

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

TWS CONSULTING & DEVELOPMENT LLC

Located at

73 MELBOURNE ST

PERMIT ID: 2017-00042

ISSUE DATE: 03/08/2017

CBL: 015 F020001

has permission to **Construct rooftop deck (over existing flat roof)**

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statues of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of the buildings and structures, and of the application on file in the department.

Notification of inspection and written permission procured before this building or part thereof is lathed or otherwise closed-in. 48 hour notice is required.	A final inspection must be completed before this building or part thereof is occupied. If a certificate of occupancy is required, it must be procured prior to occupancy.
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N/A

/s/ Brian Stephens

Fire Official

Building Official

**THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY
THERE IS A PENALTY FOR REMOVING THIS CARD**

Approved Property Use - Zoning

Two residential condominium units

Building Inspections

Use Group: **Type:**

Two Family Dwelling Unit

Roof Top Deck

MUBEC/IRC-2009

Fire Department

PERMIT ID: 2017-00042

Located at: 73 MELBOURNE ST

CBL: 015 F020001

BUILDING PERMIT INSPECTION PROCEDURES
Please call 874-8703
or email: buildinginspections@portlandmaine.gov

**Check the Status of Permit or Schedule an Inspection at
<http://www.portlandmaine.gov/planning/permitstatus.asp>**

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the City of Portland Inspections Division for the inspections listed below. Appointments must be requested 48 to 72 hours in advance. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that are attached to this permit.**
- **Permits expire in 6 months if the project is not started or ceases for 6 months.**
- **If the inspection requirements below are not followed, then additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue.**
- **Per Section 107.3.1 of the Maine Uniform Building and Energy Code (MUBEC), one set of printed approved stamped construction documents will be kept at the site of work and open to inspection by building officials.**

REQUIRED INSPECTIONS:

Framing Only

Final Inspection

The project cannot move to the next phase prior to the required inspection and approval to continue.

If the permit requires a certificate of occupancy, it must be paid and issued to the owner or designee before the space may be occupied.

City of Portland, Maine - Building or Use Permit		Permit No: 2017-00042	Date Applied For: 01/12/2017	CBL: 015 F020001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Same: Residential Condominiums - 2 Units	Proposed Project Description: Construct rooftop deck (over existing flat roof)			
Dept: Zoning Status: Approved w/Conditions Reviewer: Christina Stacey Approval Date: 02/09/2017 Note: Ok to Issue: <input checked="" type="checkbox"/>				
Conditions: 1) This property shall remain two residential condominium units. Any change of use shall require a separate permit application for review and approval. 2) This permit is not approving any lot coverage or setback requirements for the existing structure. It is approving work within the existing building footprint only. 3) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.				
Dept: Building Inspecti Status: Approved w/Conditions Reviewer: Brian Stephens Approval Date: 03/08/2017 Note: Ok to Issue: <input checked="" type="checkbox"/>				
Conditions: 1) When a landing or deck is over 30" above a floor or grade, a guard is required at a minimum height of 36". Guardrail openings shall be less than 4". 2) This permit is approved based upon information provided by the applicant or design professional. Any deviation from the final approved plans requires separate review and approval prior to work.				