

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that
INVESTMENT CORE LLC

Located at
5 MONUMENT ST

PERMIT ID: 2017-01698 ISSUE DATE: 11/03/2017 CBL: 016 A005001

has permission to **Amendment #1 to 2017-00838 - Increase foundation foot print and change foundation configuration ONLY. Building framing is NOT approved by this permit.**

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.

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
single-family

Building Inspections
Use Group: R **Type:**
Single Family Dwelling Unit
Occupant Load = 3
Sprinkled NFPA 13D
Foundation
MUBEC/IRC-2009

Fire Department

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:

Setbacks and Footings Prior to Pouring
Foundation/Rebar
Foundation/Backfill

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: 2017-01698	Date Applied For: 10/27/2017	CBL: 016 A005001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Same: single-family		Proposed Project Description: Amendment #1 to 2017-00838 - Increase foundation foot print and change foundation configuration ONLY. Building framing is NOT approved by this permit.		
Dept: Zoning		Status: Approved w/Conditions	Reviewer: Christina Stacey	Approval Date: 10/30/2017
Note: Rear setback 10' min - ell is not located within rear setback buffer (shifted over slightly). Side setback 5' min - ell 8' scaled - OK Lot coverage 60% = 2,760 sf max - proposed 592 sf - OK		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
1) .All conditions from previous permits for this project are still in effect with the issuance of this permit.				
2) The property must be clearly identified prior to pouring concrete and compliance with the required setbacks must be established. Due to the proximity of the setbacks of the proposed addition, the inspector may be require it to be located by a surveyor.				
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: 11/03/2017
Note:		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
1) Sheet AR is approved for Zoning (building elevation height) ONLY.				
2) The approved foundation wall height (6'-0") to enclose Under Floor Space only. Wall height shall not be increased without prior additional review and approvals.				
3) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm, HVAC systems, heating appliances, including pellet/wood stoves, commercial hood exhaust systems, fire suppression and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.				
4) This phased permit does not construe approval of compliant design requirements for all building and life safety codes for the construction, use and occupancy of the structure. The permit holder shall proceed at their own risk with building operation and without assurance that a permit for additional work will be granted.				
5) This permit approves the foundation construction and site work only, no core and shell or building construction is allowed prior to the issuance of the applicable permit (Amendment #2).				
6) .All conditions from previous permits for this project are still in effect with the issuance of this amendment.				
7) 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.				
Dept: DRC		Status: Approved w/Conditions	Reviewer: Robert Wiener	Approval Date: 11/03/2017
Note:		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
1) All conditions attached to the approval of the originally approved site plan (application 2017-00838) are still in force and apply to this amendment.				
2) This approval for a site plan amendment only pertains to the noted changes in the footprint of the single family home - the approved plan is the revision dated 11/1/17, as marked up by Portland plan reviewer. No other changes to the site plan are approved, as compared with the previously approved site plan dated 8/8/17 (approved by DRC 9/12/17.)				