

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



# CITY OF PORTLAND BUILDING PERMIT



**This is to certify that**

LUDDY KATHERINE ANNE & COREY RICHARD  
TEMPLETON JTS

**Located at**

31 TYNG ST

**PERMIT ID:** 2018-00192    **ISSUE DATE:** 03/12/2018    **CBL:** 044 C009002

has permission to **Removing plaster in bedroom corner closet. Insulate exterior wall, install new gypsum. Remove closet area in kitchen to make room for fridge. Remove built in in dining room install dry wall & install closet pole and shelf.**

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes 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.

/s/ Jason Grant

/s/ Glenn Harmon

**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***

Residential condominium unit (3 total in building)

***Building Inspections***

**Use Group:** R2    **Type:** VB  
Three unit apartment  
2nd floor partial  
IBC 2009/MUBEC

***Fire Department***

**Classification:**  
Apartment Building  
ENTIRE  
NFPA 101 CH 31

BUILDING PERMIT INSPECTION PROCEDURES  
Please call 874-8703  
or email: [buildinginspections@portlandmaine.gov](mailto: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:**

Final - Commercial

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.

<b>City of Portland, Maine - Building or Use Permit</b>		<b>Permit No:</b> 2018-00192	<b>Date Applied For:</b> 02/12/2018	<b>CBL:</b> 044 C009002
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
<b>Proposed Use:</b> same: Residential condominium unit (3 total in building)		<b>Proposed Project Description:</b> Removing plaster in bedroom corner closet. Insulate exterior wall, install new gypsum. Remove closet area in kitchen to make room for fridge. Remove built in in dining room install dry wall & install closet pole and shelf.		
<b>Dept:</b> Zoning	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Christina Stacey	<b>Approval Date:</b> 02/16/2018	
<b>Note:</b>		<b>Ok to Issue:</b> <input checked="" type="checkbox"/>		
<b>Conditions:</b>				
1) This unit shall remain a residential condominium for single-family use. 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 interior work only.				
3) This permit is being approved on the basis of plans and documents submitted. Any deviations shall require a separate approval before starting that work.				
<b>Dept:</b> Building Inspecti	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Glenn Harmon	<b>Approval Date:</b> 03/06/2018	
<b>Note:</b>		<b>Ok to Issue:</b> <input checked="" type="checkbox"/>		
<b>Conditions:</b>				
1) 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.				
2) Interior finishes shall be classified in accordance with ASTM E 84 for flame spread and smoke-developed indexes as specified per occupancy group in IBC 2009 Chapter 8.				
3) Insulation shall be installed to the equivalent R-value and windows to the equivalent U-factor for climate zone 6 per the IECC Tables				
4) All penetrations shall maintain the fire resistance rating of walls and ceilings with approved firestop materials, including electrical fixtures and exhaust vents per IBC Sec. 713 and IRC Sec. R302.4				
5) All existing fire separation partitions, barriers and horizontal assemblies at adjacent occupancies or dwelling units shall be maintain for rating and continuity. Additional materials may need to be added for compliance.				
6) There must be a 2" clearance maintained between the chimney and any combustible material, with draft stopping per code at each level.				
<b>Dept:</b> Fire	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Jason Grant	<b>Approval Date:</b> 03/10/2018	
<b>Note:</b>		<b>Ok to Issue:</b> <input checked="" type="checkbox"/>		
<b>Conditions:</b>				
1) All construction shall comply with City Code, Chapter 10. All construction shall comply with 2009 NFPA 101 Life Safety Code, Chapter # 43 and other applicable chapters All construction shall comply with 2009 NFPA 1, Fire Code. This review and approval by the AHJ shall not relieve the applicant of the responsibility of compliance with this Code. NFPA 1 (section 1.14.4). All means of egress to remain accessible at all times. If applicable, all outstanding code violations shall be corrected prior to final inspection.				