

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

AYOTTE MICHAEL & MELISSA BYRNE JTS

Located at

15 DOW ST

PERMIT ID: 2015-02380

ISSUE DATE: 10/27/2015

CBL: 055 D012001

has permission to **Convert the existing attached storage room to a three-season porch and construct a new covered porch (9' by 9') with attached stairs (3' by 4').**

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 by owner before this building or part thereof is occupied. If a certificate of occupancy is required, it must be procured prior to occupancy.

N/A

Fire Official

/s/ Tammy Munson

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-family

Building Inspections

Fire Department

PERMIT ID: 2015-02380

Located at: 15 DOW ST

CBL: 055 D012001

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

**Check the Status or Schedule an Inspection On-Line 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 Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.**
- **Permits expire in 6 months. If the project is not started or ceases for 6 months.**
- **If the inspection requirements are not followed as stated below 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 shall be kept at the site of work and shall be open to inspection by building officials.**

REQUIRED INSPECTIONS:

Close-in Plumbing/Framing

Electrical Close-in

Framing Only

Final Inspection

The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OF CIRCUMSTANCES.

IF THE PERMIT REQUIRES A CERTIFICATE OF OCCUPANCY, IT MUST BE PAID FOR AND ISSUED TO THE OWNER OR DESIGNEE BEFORE THE SPACE MAY BE OCCUPIED.

City of Portland, Maine - Building or Use Permit		Permit No: 2015-02380	Date Applied For: 09/30/2015	CBL: 055 D012001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Same: Two-Family Home		Proposed Project Description: Convert the existing attached storage room to a three-season porch and construct a new covered porch (9' by 9') with attached stairs (3' by 4').		
Dept: Historic Status: Approved w/Conditions Reviewer: Robert Wiener Approval Date: 10/26/2015 Note: Ok to Issue: <input checked="" type="checkbox"/>				
Conditions:				
1) For any windows, siding or trim visible from a public view point, all details, profiles, dimensions and materials shall match the the historic appearance of the property.				
Dept: Zoning Status: Approved w/Conditions Reviewer: Christina Stacey Approval Date: 10/13/2015 Note: R-6 zone Ok to Issue: <input checked="" type="checkbox"/>				
Lot size 3,104 sf - meets 2,000 sf min Front yard - 5' min, 0' scaled off plan - existing nonconf. Rear yard - 10' min, 40'+ scaled off plan - OK Side yard 5' min - Left- house 0' - existing nonconf. Right - new porch 5' - OK Lot coverage 60% = 1,862 max allowed, total existing & proposed 1,247 sf - OK Max height 45', new covered porch approx 15' - OK				
Conditions:				
1) This property shall remain a two-family dwelling. Any change of use shall require a separate permit application for review and approval.				
2) 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.				
3) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.				
4) As discussed during the review process, 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, it may be required to be located by a surveyor.				