### DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK





#### This is to certify that

Located at

OLINS BARAK L & MIRIAM J OLINS JTS

2 Taylor St

**CBL:** 057 B013001

**PERMIT ID:** 2014-01440 **ISSUE DATE:** 11/18/2014

has permission to Build a new 3 story single family home

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 clsoed-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.

Fire Department

/s/ Craig Messinger

/s/ Tammy Munson

**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 InspectionsUse Group: R-3Type: 5BSingle familyENTIREMUBEC 2009

## 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:**

Setbacks and Footings Prior to Pouring Close-in Plumbing/Framing Electrical Close-in Certificate of Occupancy/Final Final - DRC Foundation/Backfill Electrical Service

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:	Date Applied For:	CBL:	
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874			874-8716	2014-01440	06/27/2014	057 B013001	
Proposed Use: Proposed Proje							
New Single Family Home		Build a	Build a new 3 story single family home				
Dent	Zoning Status: Appr	coved w/Conditions	Reviewer	Ann Machado	Approval I	<b>Date:</b> 07/16/2014	
-	Using the small residential lot de				rippi ovai i	Ok to Issue:	
Conditions:							
rec	) 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.						
	2) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.						
	is permit is being approved on the ork.	basis of plans submitted.	Any deviati	ons shall require a	a separate approval	before starting that	
4) Se	4) Separate permits shall be required for future decks, sheds, pools, and/or garages.						
,	5) The square footage of the shed cannot exceed 100 square feet and cannot be attached to the building. It must be located a minimum of 5 feet from the rear property line.						
Dept	Building Status: Appr	coved w/Conditions	<b>Reviewer:</b>	Tammy Munson	Approval I	Date: 07/31/2014	
Note:	• • • •			•		Ok to Issue:	
Cond	itions:						
1) Te	mpered safety glazing is required a	at all hazardous locations	per IRC 200	9 Sec. R308.4 and	IBC 2009 Sec. 24	06.4	
	Hardwired photoelectric interconnected battery backup smoke detectors shall be installed in all bedrooms, protecting the bedrooms, and on every level.						
	e same is required for existing built tectors are required. Verification of	• •	-	sible; or at the very	y least battery oper	ated smoke	
pe	Separate permits are required for any electrical, plumbing, sprinkler, fire alarm, HVAC systems, heating appliances, including pellet/wood stoves, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.						
	Energy Code compliance shall be confirmed via a ResCheck or ComCheck, http://www.energycodes.gov/software.stm#tabs-2 certificate or alternate program standard for thermal envelope and MEP systems.						
5) Eg	Egress size windows are required (1) in each bedroom per IRC Sec. R310						
6) Th	e design load spec sheets for any e	engineered beam(s) / Truss	ses must be s	ubmitted to this of	ffice.		
	rbon Monoxide (CO) alarms shall the electrical service (plug-in or h			ing access to bedro	ooms. That detection	on must be powered	
	) 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	Fire Status: Appr	coved w/Conditions	<b>Reviewer:</b>	Craig Messinger	Approval I	<b>Date:</b> 07/18/2014	
Note:						Ok to Issue:	
Conditions:							
1) Sh							
1) 51	all comply with NFPA 13D						

3)	3) Application requires State Fire Marshal approval.						
4)	All construction shall comply with City Code Chapter 10.						
De	pt: DRCStatus: Approved w/ConditionsReviewer: Philip DiPierroApproval Date:11/18/2014						
	ote: Ok to Issue: 🔽						
Conditions:							
1)	Two (2) City of Portland approved species and size trees must be planted on your street frontage prior to issuance of a Certificate of Occupancy.						
2)	This site plan is being approved using the Bowman survey dated October 14, 1999, and the Titcomb sketch plan dated November 7, 2014. The applicant is required to submit a revised survey, meeting current City survey standards, within 30 days of the issuance of the building permit.						
3)	As discussed during the review process, the location of the footings and perimeter drain must be clearly identified prior to pouring concrete, and compliance with the required setbacks must be established. Due to the proximity of the foundation, footings and perimeter drain in relation to the City Right-of-way, the footings and perimeter drain must be located by a surveyor in order to confirm they are located entirely within the limits of the site. The expectation is that no part of the footing or perimeter drain is to be located within the City right-of-way. Prior to backfilling the foundation, the applicant must submit a letter from a surveyor licensed in the State of Maine confirming that the footings and perimeter drain are located entirely on the subject site.						
4)	The site shall be developed and maintained as depicted in the approved site plan, written submission of the applicant, and these written conditions of approval. The modification of the approved site plan or alteration of a parcel which was the subject of site plan approval shall require the prior approval of a revised site plan by the Planning Authority.						
5)	A performance guarantee will be required to cover the cost of site work not completed due to seasonal conditions ie., finish grading, loaming, seeding, mulching, installation of street trees, etc. The performance guarantee must be reviewed, approved, and accepted by the Planning Authority prior to the release of a Temporary Certificate of Occupancy.						
6)	The applicant shall have a licensed surveyor install, prior to the issuance of any Certificate of Occupancy, permanent mounumentation/pins identifying property corners.						
7)	Erosion and Sedimentation control shall be established and inspected by the Development Review Coordinator prior to soil disturbance, and shall be done in accordance with Best Management Practices, Maine Department of Environmental Protection Technical and Design Standards and Guidelines. All Erosion and Sedimentation control measures must be inspected and maintaned daily.						
8)	The Development Review Coordinator reserves the right to require additional lot grading or other drainage improvements as necessary due to field conditions.						
9)	All Site work (final grading, landscaping, loam and seed) must be completed prior to issuance of a certificate of occupancy.						
10	A street opening permit(s) is required for your site. Please contact Carol Merritt ay 874-8300, ext. 8822. (Only excavators licensed by the City of Portland are eligible.)						
11	A sewer permit is required for your project. Please contact Carol Merritt at 874-8300, ext . 8822. The Wastewater and Drainage section of Public Services must be notified five (5) working days prior to sewer connection to schedule an inspector for your site.						
12	All damage to sidewalk, curb, street, or public utilities shall be repaired to City of Portland standards prior to issuance of a certificate of occupancy.						
13	The Development Review Coordinator (874-8632) must be notified five (5) working days prior to date required for final site inspection. Please make allowances for completion of site plan requirements determined to be incomplete or defective during the inspection. This is essential as all site plan requirements must be completed and approved by the Development Review Coordinator prior to issuance of a Certificate of Occupancy. Please schedule any property closing with these requirements in mind.						