

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

BETSY MORRELL

Located at

24 SALEM ST

PERMIT ID: 2016-01547

ISSUE DATE: 06/27/2016

CBL: 058 B002001

has permission to **Change of use and construction to convert the current single family home back into a two 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.
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/s/ Michael White

/s/ Laurie Leader

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

Building Inspections

Fire Department

Use Group:

Type:

Two family

ENTIRE

MUBEC/IRC 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:

Close-in Plumbing/Framing

Electrical Close-in

Final - Electric

Final - Fire

Certificate of Occupancy/Final

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: 2016-01547	Date Applied For: 06/09/2016	CBL: 058 B002001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Two Family	Proposed Project Description: Change of use and construction to convert the current single family home back into a two family home.			
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Dept: Zoning	Status: Approved w/Conditions	Reviewer: Christina Stacey	Approval Date: 06/17/2016	Ok to Issue: <input checked="" type="checkbox"/>
Note: R-6 zone Lot size 3,015 sf, meets 2,000 sf Minimum lot area/DU 725 sf, proposed 1,507 sf - OK No parking requirement, first 3 units exempt				
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) This permit is not approving any lot coverage or setback requirements for the existing structure. It is approving interior work only.				
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Dept: Building Inspecti	Status: Approved w/Conditions	Reviewer: Laurie Leader	Approval Date: 06/24/2016	Ok to Issue: <input checked="" type="checkbox"/>
Note:				
Conditions:				
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) 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.				
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Dept: Fire	Status: Approved w/Conditions	Reviewer: Michael White	Approval Date: 06/24/2016	Ok to Issue: <input checked="" type="checkbox"/>
Note:				
Conditions:				
1) Egress windows shall provide a clear opening of not less than 5.7 Sq Ft. The width shall not be less than 20 inches, and height shall not be less than 24 inches. The bottom of the opening shall not be more than 44 inches above the floor (Ch 24.2.2.3.3).				
2) Single-station photoelectric smoke alarms are required. They shall be powered by the building's electrical service with battery backup and shall be interconnected. Smoke alarms shall be installed in the following locations:				
(1) All sleeping rooms				
(2) Outside each separate sleeping area, in the immediate vicinity of the sleeping rooms				
(3) On each level of the dwelling unit, including basements.				
3) Single-station Carbon Monoxide (CO) alarms are required. They shall be powered by the building's electrical service with battery backup and shall be interconnected. CO alarms shall be installed in the following locations:				
(1) Outside each separate dwelling unit sleeping area in the immediate vicinity of the bedrooms				
(2) On every occupiable level of the dwelling unit, including basements, excluding attics and crawl spaces				
4) All smoke alarms shall be photoelectric.				
5) If applicable, all outstanding code violations shall be corrected prior to final inspection.				
6) All means of egress to remain accessible at all times.				
7) All construction shall comply with 2009 NFPA 101, Chapter 24 One and Two Family Dwellings.				
8) All construction shall comply with 2009 NFPA 101, Chapter 43 Building Rehabilitation.				
9) All construction shall comply with 2009 NFPA 1, Fire Code. Review and approval by the AHJ shall not relieve the applicant of the responsibility of compliance with this Code (Chapter 1.14.4).				
10) All construction shall comply with City Code, Chapter 10.				