

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

223 WESTERN PROM LLC

Located at

223 WESTERN PROMENADE

PERMIT ID: 2014-02141

ISSUE DATE: 10/16/2014

CBL: 063 E005001

has permission to **Convert 3 residential units to 3 residential condominiums-Construction work on permit#2013-01639**

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.

N/A

/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

Three residential condominiums

Building Inspections

Use Group: R-2 **Type:** 3B

Three residential condominiums

ENTIRE

MUBEC/IBC 2009

Fire Department

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:

Fire - Change of Use Inspection
Certificate of Occupancy/Final
Final - Electric

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: 2014-02141	Date Applied For: 09/16/2014	CBL: 063 E005001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: 3 Residential Condominiums		Proposed Project Description: Convert 3 residential units to 3 residential condominiums- Construction work on permit#2013-01639		
<hr/>				
Dept: Historic	Status: Approved w/Conditions	Reviewer: Robert Wiener	Approval Date: 10/16/2014	
Note:			Ok to Issue: <input checked="" type="checkbox"/>	
Conditions:				
1) No new exterior alterations are approved with this permit. Any changes or additions to previously approved construction plans must be reviewed and approved prior to commencement of work.				
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Dept: Zoning	Status: Approved w/Conditions	Reviewer: Ann Machado	Approval Date: 10/16/2014	
Note: Permit #2013-01639 was issued to change the use from a two family to a three family. The certificate of occupancy has not been issued yet.			Ok to Issue: <input checked="" type="checkbox"/>	
Conditions:				
1) This property shall remain as three residential condominiums. Any change of use shall require a separate permit application for review and approval.				
2) ANY exterior work requires a separate review and approval thru Historic Preservation. This property is located within an Historic District.				
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Dept: Building	Status: Approved w/Conditions	Reviewer: Laurie Leader	Approval Date: 10/02/2014	
Note:			Ok to Issue: <input checked="" type="checkbox"/>	
Conditions:				
1) This permit authorizes a change in ownership ONLY. Construction activity was not applied for or reviewed as a part of this permit.				