

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

SEM RIN

Located at

15 HUNTRESS ST

PERMIT ID: 2016-02422

ISSUE DATE: 10/31/2016

CBL: 067 H014001

has permission to **Complete interior renovations, including foundation replacement of the existing three (3) story, three family home (3,525 SF). Construct new dormer on northeast side of building.**

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 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.

/s/ Michael White

/s/ Doug Morin

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-family

Building Inspections

Use Group: R2

Type: 5B

Three Family Residence,
Sprinkled NFPA 13R

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 are 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 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.**

REQUIRED INSPECTIONS:

Footings
Foundation/Rebar
Foundation/Backfill
Close-in Plumbing/Framing w/Fire & Draft Stopping
Electrical Close-in
Final - Electric
Final Inspection
Final - Fire

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: 2016-02422	Date Applied For: 09/13/2016	CBL: 067 H014001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Same: Three (3) Family Home		Proposed Project Description: Complete interior renovations, including foundation replacement of the existing three (3) story, three family home (3,525 SF). Constr new dormer on northeast side of building.		
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Dept: Zoning	Status: Approved w/Conditions	Reviewer: Christina Stacey	Approval Date: 10/17/2016	
Note: R-6 zone Lot size 4,919 sf, meets 2,000 sf min and meets min lot area/DU of 725 sf May be nonconforming as to side setback Use §14-436(b) - upper story expansion limited to 80% of 1st floor footpring - OK		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
1) This property shall remain a three-family dwelling. Any change of use shall require a separate permit application for review and approval.				
2) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.				
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Dept: Building Inspecti	Status: Approved w/Conditions	Reviewer: Doug Morin	Approval Date: 10/31/2016	
Note:		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
1) 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.				
2) The addition of plumbing fixtures, including water lines, drainage and vent piping shall be installed in compliance with the UPC 2009 code.				
3) Wiring installations for this project or occupancy shall comply with the 2014 National Electric Code. Existing conditions for new occupancies will be required to be upgraded to prescribed standards. Loading calculations may need to be provided prior to any electrical installations. Please contact the City electrical inspectors with any questions.				
4) Hardwired photoelectric interconnected battery backup smoke detectors shall be installed in all sleeping rooms, protecting outside these rooms, and on every level.				
The same is required for existing buildings, where permanent wiring is feasible; or at the very least battery operated smoke detectors are required. Verification of this will be upon inspection.				
5) Carbon Monoxide (CO) alarms shall be installed in each area within or giving access to sleeping rooms. That detection must be powered by the electrical service (plug-in or hardwired) in the building and battery.				
6) All fire separation partitions, barriers and horizontal assemblies at adjacent occupancies or dwelling units shall maintain rating and continuity.				
7) Penetrations in or through fire resistance rated assemblies shall be protected by an approved penetration firestop system installed as tested in accordance with ASTM E814 or UL 1479. Design specification cut sheets shall be submitted in electronic format for review and approval for each penetrating item prior to these inspections.				
8) Firestopping Systems and Smoke Seal protocol shall be followed as established in the project specifications manual. These include products, systems, standards, design submittals and execution of field quality control. Design specification cut sheets shall be submitted in electronic format for review and approval for each penetrating item prior to these inspections.				
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Dept: Fire	Status: Approved w/Conditions	Reviewer: Michael White	Approval Date: 10/17/2016	
Note:		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
1) All construction shall comply with 2009 NFPA 101, Chapter 43 Building Rehabilitation.				
2) 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).				

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- 3) 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.
- 4) All construction shall comply with 2009 NFPA 101, Chapter 30 New Apartment Buildings
- 5) All means of egress to remain accessible at all times.
- 6) If applicable, all outstanding code violations shall be corrected prior to final inspection.
- 7) A Knox Box is required.
- 8) All construction shall comply with 2009 NFPA 101, Chapter 9 Building Service and Fire Protection Equipment.
- 9) Sprinkler system installation shall comply with NFPA 13R.
- 10) Sprinkler supervisory systems shall monitor for water flow and sprinkler supervisory signals via an approved fire alarm panel to central station. One smoke detector shall be located over the panel, a manual pull station located at the front door, and an audible water flow alarm provided. A separate Fire Alarm Permit is required from a certified fire alarm company. This review does not include approval of system design or installation.
- 11) Fire department connection type and location shall be approved by the AHJ.
- 12) All smoke alarms shall be photoelectric.
- 13) 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
- 14) All construction shall comply with City Code, Chapter 10.