

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



# CITY OF PORTLAND BUILDING PERMIT



**This is to certify that**

MCANDREW PETER & LAURA MCANDREW  
JTS/Travis Berube

**Located at**

0 VALLEY AVE, Great Diamond Island

**PERMIT ID:** 2013-01087

**ISSUE DATE:** 07/19/2013

**CBL:** 083A R014001

has permission to **build two story, single family home with an enclosed sun porch (29' x 38' w/ minor extensions)**

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.

*/s/ Chris Pirone*

*/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*

*Building Inspections*

*Fire Department*

Single family

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

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:**

Footings/Setbacks  
Foundation/Backfill  
Close-in Plumbing/Framing  
Electrical - Residential  
Fire Inspection  
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.

<b>City of Portland, Maine - Building or Use Permit</b>		<b>Permit No:</b> 2013-01087	<b>Date Applied For:</b> 05/29/2013	<b>CBL:</b> 083A R014001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
<b>Proposed Use:</b> Single Family	<b>Proposed Project Description:</b> build two story, single family home with an enclosed sun porch (29 x 38' w/ minor extensions)			
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<b>Dept:</b> Zoning	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Ann Machado	<b>Approval Date:</b> 06/05/2013	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Note:</b>				
<b>Conditions:</b>				
1) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.				
2) 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 structure, it may be required to be located by a surveyor.				
3) 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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<b>Dept:</b> Building	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Tammy Munson	<b>Approval Date:</b> 06/26/2013	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Note:</b>				
<b>Conditions:</b>				
1) <input type="checkbox"/> Permit 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) <input type="checkbox"/> Hardwired photoelectric interconnected battery backup smoke alarms shall be installed in each bedroom, protecting the bedrooms, and on every level.				
3) <input type="checkbox"/> 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.				
4) <input type="checkbox"/> The design load spec sheets for any engineered beam(s) / Trusses must be submitted to this office.				
5) <input type="checkbox"/> There must be a 2" clearance maintained between the chimney and any combustible material, with draft stopping per code at each level.				
6) <input type="checkbox"/> A copy of the enclosed chimney or fireplace disclosure must be submitted to this office upon completion of the permitted work or for the Certificate of Occupancy.				
7) Carbon Monoxide (CO) alarms shall be installed in each area within or giving access to bedrooms. That detection must be powered by the electrical service (plug-in or hardwired) in the building and battery.				
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<b>Dept:</b> Fire	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Chris Pirone	<b>Approval Date:</b> 06/12/2013	<b>Ok to Issue:</b> <input type="checkbox"/>
<b>Note:</b>				
<b>Conditions:</b>				
1) A copy of the State Sprinkler permit with RMS date and signature shall be provided prior to scheduling of the final inspection.				
2) 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				
3) A sprinkler system shall be installed in accordance with NFPA 13D. A no fee One- or Two-family CITY Fire Sprinkler Permit is required.				

