

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



# CITY OF PORTLAND BUILDING PERMIT



**This is to certify that**

COOPER KEVIN L & TRICIA M COOPER JTS/Fine  
Lines Construction

**Located at**

44 MCKINLEY CT

**PERMIT ID:** 2013-01691

**ISSUE DATE:** 09/18/2013

**CBL:** 083E E134001

has permission to **Installation of new kitchen in existing location, living area built-ins, renovation of bathrooms in existing locations, new flooring throughout, selective demolition of non-bearing partitions, repaint existing walls**

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes 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.
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/s/ Chris Pirone

/s/ Jeanie Bourke

**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***

Residential condo in 8 unit building

***Building Inspections***

**Use Group:** Residential Townhouse (Multiple Single Family)  
**Type:** N/A  
ENTIRE  
MUBEC/IRC 2009

***Fire Department***

**Classification:**  
One or Two Family Dwellings  
ENTIRE  
2009 NFPA

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

Final Inspection

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> 2013-01691	<b>Date Applied For:</b> 08/05/2013	<b>CBL:</b> 083E E134001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
<b>Proposed Use:</b> Single Family in 8 unit building		<b>Proposed Project Description:</b> Installation of new kitchen in existing location, living area built-ins renovation of bathrooms in existing locations, new flooring throughout, selective demolition of non-bearing partitions, repaint existing walls		
<b>Dept:</b> Historic	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Robert Wiener	<b>Approval Date:</b> 09/17/2013	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Note:</b>				
<b>Conditions:</b>				
1) Exterior repairs may include replacement of some components, providing exactly matching materials and profiles are used. If large scale or complete replacements are needed, historic preservation staff is to be notified.				
2) If chimney lining work results in any exterior alteration to the chimney, historic preservation staff is to be notified.				
<b>Dept:</b> Zoning	<b>Status:</b> Approved	<b>Reviewer:</b> Ann Machado	<b>Approval Date:</b> 08/08/2013	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Note:</b>				
<b>Conditions:</b>				
<b>Dept:</b> Building	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Jeanie Bourke	<b>Approval Date:</b> 09/13/2013	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Note:</b>				
<b>Conditions:</b>				
1) Per Section R314.3.1 of the IRC 2009, when alterations, repairs or additions requiring a permit occur, the dwelling unit shall be equipped with smoke alarms located as required for new dwellings. Per Section R315.2 carbon monoxide alarms shall be provided in dwellings with fuel-fired appliances or attached garages. Verification of this will be upon inspection.				
Hardwired photoelectric interconnected battery backup smoke detectors shall be installed in all bedrooms, protecting the bedrooms, and on every level in the addition. The same is required for the existing building, where permanent wiring is feasible; or at the very least battery operated smoke detectors are required. Verification of this will be upon inspection.				
2) 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.				
3) 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.				
<b>Dept:</b> Fire	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Chris Pirone	<b>Approval Date:</b> 08/27/2013	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Note:</b>				
<b>Conditions:</b>				
1) Street addresses shall be marked on the structure.				
2) Required only in areas affected by the renovation:				
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.				
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) All construction shall comply with City Code Chapter 10.				

4) Shall Comply with 2009 NFPA 101 Chapter 24 One- Two Family Occupancy.