

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that
PAPPAS ARGYRO C

Located at
142 PLEASANT AVE

PERMIT ID: 2015-00608 **ISSUE DATE:** 05/15/2015 **CBL:** 131 G003001

has permission to **Alterations - Repairs to main apartment (1st & 2nd floors) due to water damage from frozen pipes**

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/ Craig Messinger

/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

Three family pending certificate of occupancy under permit #07-0349

Building Inspections

Use Group: R-2 **Type:** 5B
Residential Apartments (3 units)
Flrs 1 & 2, main unit
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:

Close-in Plumbing/Framing

Electrical Close-in

Final - Commercial

Final - Electric

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: 2015-00608	Date Applied For: 03/30/2015	CBL: 131 G003001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Legal three family pending certificate of occupancy under permit 07-0349	Proposed Project Description: Alterations - Repairs to main apartment (1st & 2nd floors) due to water damage from frozen pipes			
Dept: Zoning Status: Approved w/Conditions Reviewer: Ann Machado Approval Date: 05/13/2015 Note: The current legal use is a two family with one nonconforming dwelling unit. Permit #07-0349 is pending to legalize the nonconforming unit. Ok to Issue: <input checked="" type="checkbox"/> Conditions: 1) This property shall remain a two family until permit #07-0349 is issued and the certificate of occupancy is issued to legalize one nonconforming unit.				
Dept: Building Inspecti Status: Approved w/Conditions Reviewer: Jeanie Bourke Approval Date: 05/15/2015 Note: Ok to Issue: <input checked="" type="checkbox"/> 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) Egress size windows are required (1) in each bedroom per IRC Sec. R310 or per the State Fire Marshal policies for existing buildings. 3) 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. 4) 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.				
Dept: Fire Status: Approved w/Conditions Reviewer: Craig Messinger Approval Date: 05/12/2015 Note: Ok to Issue: <input checked="" type="checkbox"/> Conditions: 1) All smoke detectors shall be photoelectric. 2) Carbon Monoxide is detection required in accordance with NFPA 720, Standard for Installation of Carbon Monoxide (CO) Detection and Warning Equipment, 2009 edition. 3) All outstanding code violations shall be corrected prior to final inspection. 4) Shall comply with NFPA 101, Chapter 31, Existing Apartments. 5) All construction shall comply with City Code Chapter 10.				