

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT

This is to certify that

NAPPI JENNIFER A

Located at

58 SUNSET LN

PERMIT ID: 2016-02457

ISSUE DATE: 11/16/2016

CBL: 277 C001001

has permission to **Construct two-story attached garage with unfinished upstairs room (future master suite)**

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.

N/A

/s/ Greg Gilbert

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
single family

Building Inspections

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:

Setbacks and Footings Prior to Pouring

Framing Only

Final Inspection

Final - Electric

Final - Plumbing

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: 2016-02457	Date Applied For: 09/20/2016	CBL: 277 C001001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Single Family	Proposed Project Description: Construct two-story attached garage with unfinished upstairs room (future master suite)			
Dept: Zoning Status: Approved w/Conditions Reviewer: Christina Stacey Approval Date: 10/18/2016		Ok to Issue: <input checked="" type="checkbox"/>		
Note: R-3 zone Lot size 6,500 sf, meets 6,500 sf min Use §14-428 Corner Lot provision for setbacks Front setback (Sunset Ln) 25' min, garage 30' - OK Rear setback 14' min, garage 14' - OK Right side setback 14' min, garage 16' - OK Side road setback (Cedarhurst Ln) 20' min, existing house 22' - OK Aggregate setbacks are 80 ft, greater than the 78 ft total required - OK Lot coverage 35% = 2,275 sf max allowed, total existing & proposed 1,715 sf - OK Max ht 35', garage 22' grade to peak - OK				
Conditions: 1) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval. 2) This is NOT an approval for an additional dwelling unit. You SHALL NOT add any additional kitchen equipment including, but not limited to items such as stoves, microwaves, refrigerators, or kitchen sinks, etc. Without special approvals. 3) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.				
Dept: Building Inspecti Status: Approved w/Conditions Reviewer: Greg Gilbert Approval Date: 11/16/2016		Ok to Issue: <input type="checkbox"/>		
Note:				
Conditions:				