

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



# CITY OF PORTLAND BUILDING PERMIT



**This is to certify that**

PALMER SARAH E

**Located at**

174 PLYMOUTH ST

**PERMIT ID:** 2016-01825

**ISSUE DATE:** 08/11/2016

**CBL:** 345 A001001

has permission to **Change of Use from a single-family home to a single-family home with a licensed day care center for up to 12 children.**

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.
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*/s/ Michael White*

*/s/ Jonathan Rioux*

**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 with day care up to 12 children

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 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:**

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> 2016-01825	<b>Date Applied For:</b> 07/12/2016	<b>CBL:</b> 345 A001001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
<b>Proposed Use:</b> Same: Single-Family Home with Day Care		<b>Proposed Project Description:</b> Change of Use from a single-family home to a single-family home with a licensed day care center for up to 12 children.		
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<b>Dept:</b> Zoning	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Christina Stacey	<b>Approval Date:</b> 08/10/2016	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Note:</b> R-3 zone Approved as Conditional Use by ZBA on 5/19/16				
<b>Conditions:</b>				
1) This property shall remain a single family dwelling with licensed day care (maximum 12 children). Any change of use shall require a separate permit application for review and approval.				
2) Separate permits shall be required for any new signage.				
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 Inspecti	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Jonathan Rioux	<b>Approval Date:</b> 08/10/2016	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Note:</b> Note: A field inspection will verify your current egress/ emergency escape, Smoke and Carbon Monoxide alarm arrangement and code requirements modifications and separate permit applications/ approval may be required.				
<b>Conditions:</b>				
1) Applicant must obtain approval for the facility from the State of Maine Department of Health and Human Services				
Applicant must obtain approval for the facility from the State of Maine Fire Marshal's Office. If applicant has an accepted plan of action with the State Fire Marshall's Office, applicant must submit that plan to this office electronically and must comply with that plan prior to the issuance of a Certificate of Occupancy.				
2) Construction activity was not applied for or reviewed as a part of this permit. This permit authorizes a change in ownership ONLY. This is a Change of Use only permit. It does not authorize any construction activities.				
3) Separate permits are required for any electrical: plumbing, sprinkler, fire alarm, HVAC systems, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.				
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<b>Dept:</b> Fire	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Michael White	<b>Approval Date:</b> 08/11/2016	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Note:</b>				
<b>Conditions:</b>				
1) All means of egress to remain accessible at all times.				
2) Egress windows shall provide a clear opening of not less than 5.7 Sq Ft. The width shall not be less than 20 inches, and height shall not be less than 24 inches. The bottom of the opening shall not be more than 44 inches above the floor (Ch 24.2.2.3.3).				
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) 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				

5) As per Chapter 16.6.1.7.2:

In group day care homes, the following shall apply:

1. The minimum staff-to-client ratio shall be not less than two staff for up to 12 clients
  2. There shall be no more than three clients incapable for self preservation
  3. The staff to client ratio shall be permitted to be modified by the AHJ where safeguards in addition to those in Section 16.6 are provided
- 6) All construction shall comply with 2009 NFPA 101, Chapter 16 New Day Care Homes: 16.6.1.4.1.2 Group Day-Care Home.
- 7) 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).
- 8) All construction shall comply with City Code, Chapter 10.