

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that
REPETA THOMAS J

Located at
75 WATSON ST

PERMIT ID: 2017-01552 ISSUE DATE: 11/06/2017 CBL: 431 C013001

has permission to **Disassemble 6' by 6' portion of front entry deck, add footings and rebuild as enclosed entry mudroom in same footprint.**

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 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/ Brian Stephens

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
Use Group: R Type:
Single Family Dwelling Unit
First Floor
MUBEC/IRC-2009

Fire Department

BUILDING PERMIT INSPECTION PROCEDURES
Please call 874-8703
or email: buildinginspections@portlandmaine.gov

**Check the Status of Permit or Schedule an Inspection 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 Division for the inspections listed below. Appointments must be requested 48 to 72 hours in advance. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that are attached to this permit.**
- **Permits expire in 6 months if the project is not started or ceases for 6 months.**
- **If the inspection requirements below are not followed, then 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 will be kept at the site of work and open to inspection by building officials.**

REQUIRED INSPECTIONS:

Footings

Close-in Plumbing/Framing

Electrical Close-in

Final - Electric

Final Inspection

The project cannot move to the next phase prior to the required inspection and approval to continue.

If the permit requires a certificate of occupancy, it must be paid and issued to the owner or designee before the space may be occupied.

City of Portland, Maine - Building or Use Permit		Permit No: 2017-01552	Date Applied For: 09/29/2017	CBL: 431 C013001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Same. Single Family.	Proposed Project Description: Disassemble 6' by 6' portion of front entry deck, add footings and rebuild as enclosed entry mudroom in same footprint.			
<p>Dept: Zoning Status: Approved w/Conditions Reviewer: Christina Stacey Approval Date: 10/23/2017</p> <p>Note: R-3 zone, SLZ Ok to Issue: <input checked="" type="checkbox"/></p> <p>Flood Zone C, Panel 8 Lot size 12,060 sf - meets 6,500 sf min Front setback (Watson St) 25' min - new mudroom 46' scaled - OK Rear setback 25' min - new mudroom 37' - OK Right side setback 8' min - new mudroom >50' - OK Setback from Highest Annual Tide (HAT) 75' min - new mudroom approx 63'. Expansion of existing house OK provided that footprint and volume expansions do not exceed 30% There is no footprint expansion proposed. The total allowed volume expansion calculated in 1997 was 4,076 cu ft. Additions in 1997 and 2003 have added 3,547 cu ft. Current proposal is to add approx. 350 sf for a total of 4,047 cu ft - meets limit.</p> <p>Conditions:</p> <ol style="list-style-type: none"> 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 permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work. 				
<p>Dept: Building Inspecti Status: Approved w/Conditions Reviewer: Brian Stephens Approval Date: 11/06/2017</p> <p>Note: Ok to Issue: <input checked="" type="checkbox"/></p> <p>Conditions:</p> <ol style="list-style-type: none"> 1) Tempered safety glazing is required at all hazardous locations per IRC 2009 Sec. R308.4 and IBC 2009 Sec. 2406.4 2) 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. 3) Insulation shall be installed to the equivalent R-value and windows to the equivalent U-factor for climate zone 6 per the IECC Tables 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. 				