

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND

BUILDING PERMIT

This is to certify that CHRISTOPHER & SARAH COPPI Located At 34 WASHINGTON AVE

Job ID: 2012-05-3951-ALTCOMM

CBL: 013- E-018-001

has permission to Amend BP#UI-07-0813 to move steps to side of deck as the zoning allows a minimum 5' side setback 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

Fire Prevention Officer

[Signature] 5/15/12

Code Enforcement Officer / Plan Reviewer

THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY
PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit Application

389 Congress Street, 04101 Tel: (207) 874-8703, FAX: (207) 8716

Job No: 2012-05-3951-ALTCOMM	Date Applied: 5/9/2012	CBL: 013- E-018-001	
Location of Construction: 34 WASHINGTON AVE	Owner Name: CHRISTOPHER & SARAH COPPI	Owner Address: 34 WASHINGTON AVE PORTLAND, ME 04101	Phone: 207-347-3031
Business Name:	Contractor Name:	Contractor Address:	Phone:
Lessee/Buyer's Name:	Phone:	Permit Type: BLDG - Building	Zone: B-2b
Past Use: Retail & pottery studio on the 1 st floor with one dwelling unit above	Proposed Use: Same – 1 st floor retail & pottery studio with one dwelling unit above – amend permit #07-0813 – locate stairs & landing from 7' x 10' deck to the <u>side</u> of the deck	Cost of Work: 1000.00	CEO District:
Proposed Project Description: amendment #070813 to move stairs to side of deck		Fire Dept: <input type="checkbox"/> Approved <input type="checkbox"/> Denied <input checked="" type="checkbox"/> N/A <i>renewal/Amendment</i>	Inspection: Use Group: <i>M/R3</i> Type: <i>SB</i> <i>IRC-2003</i> <i>this permit only</i> Signature: <i>JMB</i> <i>5/15/12</i>
Permit Taken By:		Pedestrian Activities District (P.A.D.)	
		Zoning Approval	

<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building Permits do not include plumbing, septic or electrical work.</p> <p>3. Building permits are void if work is not started within six (6) months of the date of issuance. False informatin may invalidate a building permit and stop all work.</p>	<p>Special Zone or Reviews</p> <p><input type="checkbox"/> Shoreland</p> <p><input type="checkbox"/> Wetlands</p> <p><input type="checkbox"/> Flood Zone</p> <p><input type="checkbox"/> Subdivision</p> <p><input type="checkbox"/> Site Plan</p> <p><input type="checkbox"/> Maj <input type="checkbox"/> Min <input type="checkbox"/> MM</p> <p>Date: <i>OK w/conditions</i> <i>5/15/12 ABM</i></p>	<p>Zoning Appeal</p> <p><input type="checkbox"/> Variance</p> <p><input type="checkbox"/> Miscellaneous</p> <p><input type="checkbox"/> Conditional Use</p> <p><input type="checkbox"/> Interpretation</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Denied</p> <p>Date:</p>	<p>Historic Preservation</p> <p><input checked="" type="checkbox"/> Not in Dist or Landmark</p> <p><input type="checkbox"/> Does not Require Review</p> <p><input type="checkbox"/> Requires Review</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Approved w/Conditions</p> <p><input type="checkbox"/> Denied</p> <p>Date: <i>ABM</i></p>
	CERTIFICATION		

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the application is issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provision of the code(s) applicable to such permit.

SIGNATURE OF APPLICANT	ADDRESS	DATE	PHONE
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE		DATE	PHONE

BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

or email: buildinginspections@portlandmaine.gov

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.**

Framing Only if needed prior to covering

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.



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Acting Director of Planning and Urban Development
Gregory Mitchell

Job ID: 2012-05-3951-ALTCOMM

Located At: 34 WASHINGTON
AVE

CBL: 013- E-018-001

Conditions of Approval:

Zoning

1. This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
2. The legal use of this property is retail & artist studio on the first floor and one dwelling unit above. Any change of use shall require a separate permit application for review and approval.

Building

1. All previous conditions apply and building code violations identified at the 2008 inspections shall be corrected. See attached notes.
2. This permit removes the stop work order and allows the work to commence as approved.

B-26/R-1

2012 05 3951

66



General Building Permit Application

If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Location/Address of Construction: <u>34 Washington</u>		
Total Square Footage of Proposed Structure/Area	Square Footage of Lot	Number of Stories
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>13 E 18</u>	Applicant: (must be owner, lessee or buyer) Name <u>COPPI</u> Address <u>34 Washington Ave</u> City, State & Zip <u>Portland ME 04101</u>	Telephone: <u>347-3031</u>
Lessee/DBA RECEIVED MAY 09 2012 Dept. of Building Inspections City of Portland Maine	Owner: (if different from applicant) Name Address City, State & Zip	Cost of Work: \$ <u>0</u> C of O Fee: \$ <u>0</u> Historic Review: \$ <u>0</u> Planning Amin.: \$ <u>0</u> Total Fee: \$ <u>30.00</u>
Current legal use (i.e. single family) <u>1 Residential / SHOP Artist + studio</u> If vacant, what was the previous use? <u>Mixed Use</u> Number of Residential Units _____ Proposed Specific use: _____ Is property part of a subdivision? <u>N/A</u> If yes, please name _____ <u>side</u> Project description: <u>Amending Permit # 070813 - MEME stairs to side of deck</u> <u>grant the stamp in way of original plans</u>	Contractor's name: _____ Email: _____ Address: _____ City, State & Zip _____ Telephone: <u>347-3031</u> Who should we contact when the permit is ready: <u>Sarah or Chris Coppi</u> Telephone: _____ Mailing address: <u>34 Washington Ave Portland ME 04101</u>	

Please submit all of the information outlined on the applicable checklist. Failure to do so will result in the automatic denial of your permit.

In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information or to download copies of this form and other applications visit the Inspections Division on-line at www.portlandmaine.gov, or stop by the Inspections Division office, room 315 City Hall or call 874-8703.

and I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in this application is issued, I certify that the Code Official's authorized representative shall have the authority to enter all areas covered by this permit at any reasonable hour to enforce the provisions of the codes applicable to this permit.

Signature: Sarah Jenson Coppi Date: May 9, 2012

This is not a permit; you may not commence ANY work until the permit is issued

COPPI



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Receipts Details:

Tender Information: Check , BusinessName: Earth and soul, Check Number: 1489
Tender Amount: 30.00

Receipt Header:

Cashier Id: gguertin
Receipt Date: 5/9/2012
Receipt Number: 43741

Receipt Details:

Referance ID:	6450	Fee Type:	BP-Constr
Receipt Number:	0	Payment Date:	
Transaction Amount:	30.00	Charge Amount:	30.00
Job ID: Job ID: 2012-05-3951-ALTCOMM - amendment #070813 to move stairs to side of deck			
Additional Comments: 34 washington			

Thank You for your Payment!

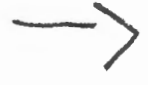
34 washington Ave.



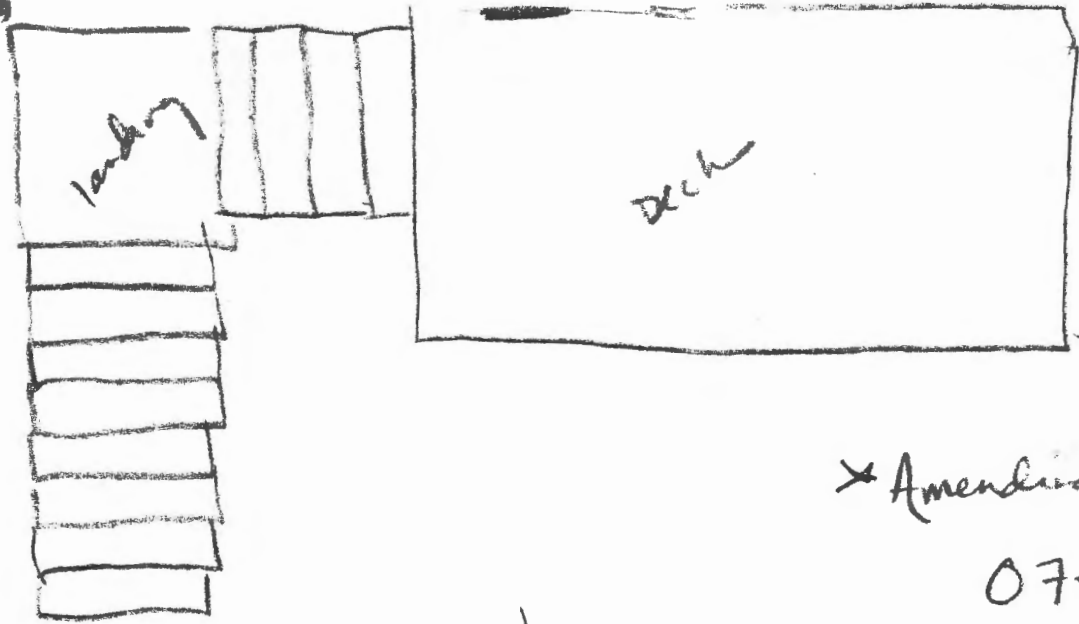
38 Silly's w/a trust (Commercial)

Washington Ave

34 Washington Ave



42 3



5' to side.

* May 9, 2012

* Amending Permit # 07-0813

* TO Move Stairs to side of deck

* Giant tree stump in way of original plans

B-2b - residential use
 front yard - none - N/A
 rear yard - 10' min (O)
 side yard - 5' min. (do not abut residential zone)
 lot coverage. maximum ratio 10% (O)

yard