

Form # P 04

# DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read  
Application And  
Notes, if Any,  
Attached

## BUILDING PERMIT

Permit Number: 100707

This is to certify that Larkin Robert/Mike Forbes  
has permission to Replace outside steps.  
AT 76 Portland St CB# 036 1022001

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 buildings and structures, and of the application on file in this department.

Apply to Public Works for street line and grade if nature of work requires such information.

Notification of inspection must be given and written permission procured before this building or part thereof is lath or other work set-in. 24 HOUR NOTICE IS REQUIRED.

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

### PERMIT ISSUED

#### OTHER REQUIRED APPROVALS

Fire Dept. CAPT. R. [Signature]  
Health Dept. \_\_\_\_\_  
Appeal Board \_\_\_\_\_  
Other \_\_\_\_\_  
Department Name \_\_\_\_\_

JUL - 6 2010

Director - Building Department  
City of Portland

PENALTY FOR REMOVING THIS CARD

**City of Portland, Maine - Building or Use Permit Application**

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

Permit No: 10-0707	Issue Date:	CBL: 036 1022001
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Location of Construction: 76 Portland St	Owner Name: Larkin Robert	Owner Address: 2 Cottage Rd	Phone: 207-831-1171
Business Name:	Contractor Name: Mike Forbes	Contractor Address: 260 Veranda Street Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Multi Family	Zone: B-2b

Past Use: Multi Family / 5 units	Proposed Use: Multi Family / Replace outside steps. (hand)	Permit Fee: \$30.00	Cost of Work: \$150.00	CEO District: 1
		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied *See Conditions	INSPECTION: Use Group: R-2 Type: SB IBC 2003	

Proposed Project Description: Replace outside steps.	Signature: (KG)	Signature: (handwritten)
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)		
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied		
Signature:		Date:

Permit Taken By: gg	Date Applied For: 06/16/2010	<b>Zoning Approval</b>	
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<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 information may invalidate a building permit and stop all work..</p> <p style="font-size: 24pt; font-weight: bold;">PERMIT ISSUED</p> <p style="font-size: 18pt;">JUL - 6 2010</p>	<p><b>Special Zone or Reviews</b></p> <p><input type="checkbox"/> Shoreland</p> <p><input type="checkbox"/> Wetland</p> <p><input type="checkbox"/> Flood Zone</p> <p><input type="checkbox"/> Subdivision</p> <p><input type="checkbox"/> Site Plan</p> <p>Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/></p> <p>Date: 6/17/10 ARU</p>	<p><b>Zoning Appeal</b></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><b>Historic Preservation</b></p> <p><input checked="" type="checkbox"/> Not in District 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: ARU</p>
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City of Portland

**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



# 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.

Portland Street

Location/Address of Construction: 72/74 ~~Street~~ Street

Total Square Footage of Proposed Structure/Area	Square Footage of Lot	Number of Stories
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot#		Applicant * <u>must</u> be owner, Lessee or Buyer* Name <u>Robert Larkin</u> Address City, State & Zip <u>04101</u>
Telephone: <u>831 1171</u> <u>8280549</u>		
Lessee/DBA (If Applicable) <u>3-19-37 RECEIVED</u>  <u>JUN 16 2010</u>	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>150.00</u> <del>Cost Of Fee: \$</del> Total Fee: \$ <u>30.00</u>
Current legal use (i.e. single family) <u>Dept. of Building Inspections</u> Number of Residential Units <u>5</u> If vacant, what was the previous use? <u>City of Portland Maine</u> Proposed Specific use: <u>Stair outside Replace to enter Building.</u> Is property part of a subdivision? <u>NO</u> If yes, please name _____ Project description: <u>Replace out side steps to enter units</u>		
Contractor's name: <u>Mike Forbes</u> Address: <u>260 Veranda St</u> City, State & Zip: <u>Portland, Me. 04103</u> Telephone: _____ Who should we contact when the permit is ready: <u>Cece</u> Telephone: <u>7760629</u> Mailing address: <u>11 Violette Ave. Portland, Me 04102</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](http://www.portlandmaine.gov), or stop by the Inspections Division office, room 315 City Hall or call 874-8703.

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: [Signature] Date: 6-15-10

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

apt  
Building

#72 → Portland St

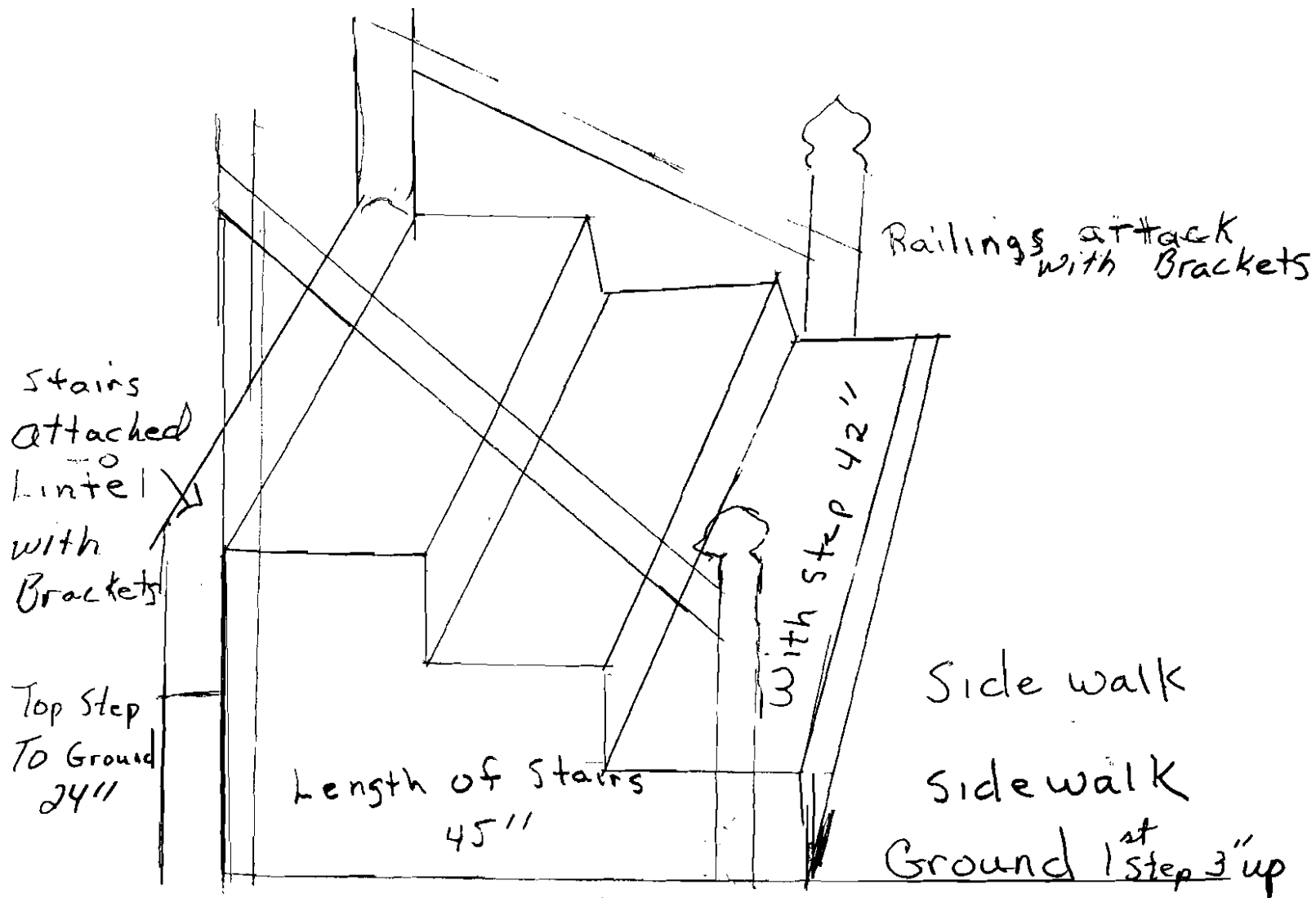
Stairs

Replaced  
Stairs

Drive way

Side walk

Portland St.



a) Pressure treated Boards

against house  
 Height ground to Top step 24" attach to  
 The Lintel + house sides of door Jam

Hand Rail 34" High

Hand Rail Length 38"

Raisers 6 1/2"

Plat form 11" = Depth of Stairs

Stairs 42" with

Stairs 45" from top Step to bottom

To Hold Post Lag bolts used

**City of Portland, Maine - Building or Use Permit**

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

Permit No: 10-0707	Date Applied For: 06/16/2010	CBL: 036 1022001
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Location of Construction: 76 Portland St	Owner Name: Larkin Robert	Owner Address: 2 Cottage Rd	Phone: 207-831-1171
Business Name:	Contractor Name: Mike Forbes	Contractor Address: 260 Veranda Street Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Multi Family	

Proposed Use: Multi Family / Replace outside steps (front).	Proposed Project Description: Replace outside steps (front).
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<b>Dept:</b> Zoning	<b>Status:</b> Approved with Conditions	<b>Reviewer:</b> Ann Machado	<b>Approval Date:</b> 06/17/2010
<b>Note:</b>	<b>Ok to Issue:</b> ✓		
1) This permit is being issued with the condition that all the work will take place within the existing footprint.			
2) The legal use of the property is retail, office and five (5) residential dwelling units . Any change of use shall require a separate permit application for review and approval.			
3) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.			
<b>Dept:</b> Building	<b>Status:</b> Approved with Conditions	<b>Reviewer:</b> Tammy Munson	<b>Approval Date:</b> 07/06/2010
<b>Note:</b>	<b>Ok to Issue:</b> ✓		
1) The stringer material must be 2" x 12"-s.			
<b>Dept:</b> Fire	<b>Status:</b> Approved with Conditions	<b>Reviewer:</b> Capt Keith Gautreau	<b>Approval Date:</b> 06/25/2010
<b>Note:</b>	<b>Ok to Issue:</b> ✓		
1) All construction shall comply with NFPA 1 and 101.			

**PERMIT ISSUED**

JUL - 6 2010

City of Portland

## **BUILDING PERMIT INSPECTION PROCEDURES**

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

**or email: [buildinginspections@portlandmaine.gov](mailto: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 Inspection 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 with construction.**

  X   **Final inspection required at completion of work.**

**The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OR 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.**

**PERMIT ISSUED**

**JUL - 6 2010**

**City of Portland**