

City of Portland, Maine - Building or Use Permit Application
 389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 05-1301	Issue Date:	CBL: 046 A006001
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Location of Construction: 235 State St	Owner Name: Prk42 Llc	Owner Address: 503 Ocean House Rd	Phone:
Business Name:	Contractor Name:	Contractor Address:	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Multi Family	Zone:

Past Use: Multi-Family	Proposed Use: Multi-Family/ AFTER THE FACT BUILDING PERMIT -add fire escape and decks to rear of building	Permit Fee: \$138.00	Cost of Work: \$12,900.00	CEO District: 2
Proposed Project Description: AFTER THE FACT BUILDING PERMIT -add fire escape and decks to rear of building		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: Type	
		Signature:	Signature:	
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)				
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Condition <input type="checkbox"/> Denied				
		Signature:	Date:	

Permit Taken By: Idobson	Date Applied For: 09/07/2005	Zoning Approval		
1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules. 2. Building permits do not include plumbing, septic or electrical work. 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..		Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zon <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Date:	Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Us <input type="checkbox"/> Interpretatio <input type="checkbox"/> Approved <input type="checkbox"/> Denied Date:	Historic Preservation <input type="checkbox"/> Not in District or Landma <input type="checkbox"/> Does Not Require Revie <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Condition <input type="checkbox"/> Denied Date:

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 APPLICAN	ADDRESS	DATE	PHO
RESPONSIBLE PERSON IN CHARGE OF WORK, TIT		DATE	PHO

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Dept: Historical **Status:** Not Applicable **Reviewer:** Deborah Andrews **Approval Date:** 10/07/2005
Note: **Ok to Issue:**
1) * Not visible from the street -- not subject to HP review

Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Marge Schmuckal **Approval Date:** 10/04/2005
Note: using 14-440 for approvals - replacement of old egress upto today's standards. **Ok to Issue:**
1) 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.
2) This property shall remain a eight (8) family dwelling. Any change of use shall require a separate permit application for review and approval.
3) ANY exterior work requires a separate review and approval thru Historic Preservation. This property is located within a Historic District.
4) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Jeanine Bourke **Approval Date:** 11/09/2005
Note: 10/17/05 MJN scheduled a meeting w/the owners on site w/Cptn. Cass. Reviewed code compliance issues, **Ok to Issue:**
will locate submitted plans and check construction details.
10/25 Spoke w/Danika B. About structural & code issues, she gave details on # of units accessing egress. I will talk w/MJN & call her.
10/26 spoke w/MJN about only 2 units using this egress and that the other units each have 2 means of egress. Suggested a waiver to be reviewed as an R-3 structure. Called Danika to inform, she will submit a request and floor plans detailing the other units & egress.
11/2 Danika submitted floor plans & waiver request. Plans are not clear, she will revise.
11/3 Danika submitted revisions, reviewed w/MJN, will address waiver on 11/7.
11/9 waiver signed by MJN, ok to issue w/conditions
1) This approval allows the external egress started without benefit of approvals to continue based on the waiver signed by Mike Nugent. The structures shall be corrected to meet code ie. Consistency of stair risers, spacing tolerances, graspable handrail, hot dipped fasteners & connectors and spans of dimensional lumber. This is based on the inspection performed on 10/17/05 by myself and Cptn. Greg Cass. All requirements sited as a result of that meeting shall be corrected for code compliance.
2) It is required that a structural analysis of the internal framing needs to be performed and submitted as it pertains to the support of the new deck & stair structures, with specific design requirements as needed.
4) The windows located at the rear wall where the new egress stairs extends to grade level shall be fire rated as required by the IBC 2003 and NFPA codes

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Comments:

10/13/2005-mjn: The Stairs etc. Don't meet code. Jeannie B. And Capt. Cass are doing a punchlist on 10/17/05.

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