

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

## BUILDING INSPECTION PERMIT

Permit Number: 041023

Please Read  
Application And  
Notes, If Any,  
Attached

This is to certify that Peterson Donald M/Integrity Builders

has permission to Install new front & back steps porch roof

AT 276 State St 048 D011001

provided that the person or persons who accept this permit shall comply with all of the provisions of the Statutes of the State 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 when permission is procured before this building or part thereof is occupied or otherwise closed-in. 4 HOUR NOTICE REQUIRED.

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

### OTHER REQUIRED APPROVALS

Fire Dept. \_\_\_\_\_

Health Dept. \_\_\_\_\_

Appeal Board \_\_\_\_\_

Other \_\_\_\_\_  
Department Name

*[Signature]*  
8/6/04  
Director - Building & Inspection Services

**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: 04-1023	Issue Date:	CBL: 048 D011001
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Location of Construction: 276 State St	Owner Name: Peterson Donald M	Owner Address: 276 State St	Phone: 415-0707
Business Name:	Contractor Name: Integrity Builders	Contractor Address: 10 Highpoint Circle N Waterboro	Phone: 2072472002
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Multi Family	Zone: R-6

Past Use: multi family residence	Proposed Use: multifamily residence w/replaced steps, porch roof and bulkhead	Permit Fee: \$111.00	Cost of Work: \$10,000.00	CEO District: 2
Proposed Project Description: Install new front & back steps porch roof & bulkhead  <i>Legal Use: 3 Dwelling units only</i>		FIRE DEPT: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied <i>N/A</i>	INSPECTION: Use Group: <i>R</i> Type: <i>5</i> <i>BOCA 1999</i>	
		Signature:	Signature:	
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)				
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input checked="" type="checkbox"/> Denied				
Signature: _____ Date: _____				

Permit Taken By: jodinea	Date Applied For: 07/22/2004	<b>Zoning Approval</b>
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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 Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan  Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> <input checked="" type="checkbox"/> Denied <i>ok with conditions</i> Date: <i>08/3/04</i>	Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied Date: _____	Historic Preservation <input type="checkbox"/> Not in District or Landmark <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review <input checked="" type="checkbox"/> Approved <i>w/ waiver</i> <input type="checkbox"/> approved w/Conditions <input type="checkbox"/> Denied <i>TO D.A</i> Date: _____
	P. Andrews 8/3/04		

**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

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

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

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<p>PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)</p> <p>Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied</p> <p>Signature: _____ Date: _____</p>				

Permit Taken By: jodinea	Date Applied For: 07/22/2004	<b>Zoning Approval</b>
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	<p><i>D. Andrews</i> <i>8/3/04</i></p>		

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\_\_\_\_\_  
SIGNATURE OF APPLICANT ADDRESS DATE PHONE

\_\_\_\_\_  
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE DATE PHONE

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Proposed Project Description: Install new front & back steps porch roof & bulkhead		Signature:	Signature:	
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)				
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied				
Signature:		Date:		

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\_\_\_\_\_  
SIGNATURE OF APPLICANT ADDRESS DATE PHONE

\_\_\_\_\_  
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE DATE PHONE

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

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

<b>Permit No:</b> 04-1023	<b>Date Applied For:</b> 07/22/2004	<b>CBL:</b> 048 D011001
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<b>Location of Construction:</b> 276 State St	<b>Owner Name:</b> Peterson Donald M	<b>Owner Address:</b> 276 State St	<b>Phone:</b> ( ) 415-0707
<b>Business Name:</b>	<b>Contractor Name:</b> Integrity Builders	<b>Contractor Address:</b> 10 Highpoint Circle N Waterboro	<b>Phone:</b> (207) 247-2002
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Multi Family	

<b>Proposed Use:</b> multifamily residence w/replaced steps, porch roof and bulkhead - 3 family only	<b>Proposed Project Description:</b> Install new front & back steps porch roof & bulkhead
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**Dept:** Historical      **Status:** Approved      **Reviewer:** Deborah Andrews      **Approval Date:** 08/03/2004  
**Note:**      **Ok to Issue:** ✓

**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Marge Schmuckal      **Approval Date:** 08/03/2004  
**Note:**      **Ok to Issue:** ✓

- 1) ANY exterior work requires a separate review and approval thru Historic Preservation. This property is located within a Historic District.
- 2) 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.
- 3) This property shall remain a three (3) family dwelling. Any change of use shall require a separate permit application for review and approval.
- 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:** Pending      **Reviewer:**      **Approval Date:**      **Note:**      **Ok to Issue:**

JUL 21 2004

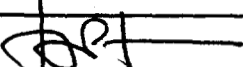
# All Purpose Building Permit Application

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>276 STATE STREET PORTLAND ME 04101</u>		
Total Square Footage of Proposed Structure <u>EXISTING</u>	Square Footage of Lot <u>± 3,486 SF</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>4B</u> Block# <u>D</u> Lot# <u>11</u>	Owner: <u>DONALD M PETERSON</u>	Telephone: <u>415-0707</u>
Lessee/Buyer's Name (If Applicable) <u>N/A</u>	Applicant name, address & telephone: <u>SEE ABOVE</u>	Cost Of Work: <u>\$ 10,000</u> Fee: <u>\$ 111.00</u>
Current use: <u>3 UNIT RESIDENTIAL</u>		
If the location is currently vacant, what was prior use: <u>N/A</u>		
Approximately how long has it been vacant: <u>N/A</u>		
Proposed use: <u>3 UNIT RESIDENTIAL</u>		
Project description: <u>REPLACE FRONT STEPS, REPLACE REAR STEPS, PORCH ROOF + BULKHEAD IN EXISTING FOOTPRINT.</u>		
Contractor's name, address & telephone: <u>INTEGRITY BUILDERS 10 HIGHPOINT CIRCLE N WATERBORO ME</u>		
Who should we contact when the permit is ready: <u>DAVE WEISENBACH</u>		
Mailing address: <u>SEE ABOVE</u>		
We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work, with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permit is picked up. <b>PHONE: 247-2002</b>		

**IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.**

*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 of applicant: 	Date: <u>7/21/04</u>
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**This is NOT a permit, you may not commence ANY work until the permit is issued. If you are in a Historic District you may be subject to additional permitting and fees with the Planning Department on the 4th floor of City Hall**

*CHK# 1568*

BRICK SIDEWALK

N75°58'21"E

75.00'

PORCH

GAS METER

FF=48.1

BRICK/CONC PORCH

WOOD STEP

BULKHEAD

2 1/2 STORY BLOCK

276 STATE STREET

CONC.

GR STE

45.27'  
CONC 56"E

45.00'

GRAVEL DRIVE

FIRE ESCAPE

GRAVEL DRIVE

79.93'

S75°58'21"W

BROKEN FENCE

WOOD FRAME BUILDING

BRICK BUILDING

TM 48 D LOT 12

N/F

GRACE NASH HILL HOUSE, LLC.

17479/315

48 D 011

STATE OF BUILDING INSPECTION  
PORTLAND, ME

JUL 21 2004

RECEIVED

NOTES:

1. OWNER OF RECORD IS DONALD M. PETERSON BOOK 15255 PAGE 209.
2. THE SURVEYED PREMISES IS SHOWN AS LOT 11 SECTION D TAX MAP 48 AND CONTAINS 3.486 S.F..

610 1 611

# Application for Exemption From Building Code Railing Height Requirements

\* Exemptions apply only for designated landmark structures and structures located in historic districts, per BOCA regulations. Requests need approval from both the Historic Preservation and Building Inspections divisions of the Planning Dept.

DONALD M PETERSON

7/21/04

Applicant

Application Date

276 STATE STREET MULTI-FAMILY

276 STATE STREET

Applicant's Mailing Address

Address of Subject Property

415-0707

Contact Person/Phone Number

Description of Project (please attach photograph of existing conditions and/or plan of project):

REBUILD FRONT STEPS 1- FURN WITHIN ENCLOSURE  
REPAIR FRONT STEPS + PULKING REAR FRONT

### Please provide the following information:

1. Current Use of Property (If multi-family residence, please indicate # of units):

3 APARTMENTS

2. Proposed Use, if applicable: SAME

3. The distance from the porch deck to the ground: 2' 6"

4. The number of existing stair risers: 15

5. The current railing height and/or documented original railing height: 28"

6. The railing height requested: 32"

### Planning Office Use Only:

Historic Preservation Committee/Staff Recommendation: \_\_\_\_\_

Inspections Staff Recommendation: \_\_\_\_\_

Exemption Granted

Conditional Exemption

Exemption Denied

Signature \_\_\_\_\_

Date: 7/21/04

White - Planning Office

Yellow - Inspections

Pink - Applicant