

City of Portland, Maine - Building or Use Permit Application

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

Permit No: 10-0451	Issue Date:	CBL: 055 B041001
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Location of Construction: 214 BRACKETT ST apt1	Owner Name: REED TRACIE J & JOSHUA REE	Owner Address: 121 BRITTANY MNR # D	Phone:
Business Name:	Contractor Name: Josh Reed	Contractor Address: 214 Brackett St Apt 1 Portland	Phone 2073298857
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Multi Family	Zone:

Past Use: 3 unit residential	Proposed Use: 3 unit residential - additon of new exterior doorway, w/ deck platform, stairs to ground level apt 1	Permit Fee: \$30.00	Cost of Work: \$1,000.00	CEO District: 2
Proposed Project Description: addition of new exterior doorway, w/ deck platform, stairs to ground level apt 1		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/Conditions <input type="checkbox"/> Denied				
		Signature:	Date:	

Permit Taken By: Idobson	Date Applied For: 04/30/2010	Zoning Approval		
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<ol style="list-style-type: none"> This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules. Building permits do not include plumbing, septic or electrical work. 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"/> Date:	Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input 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 type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <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 APPLICANT	ADDRESS	DATE	PHONE
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE		DATE	PHONE

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Dept: Historic **Status:** Approved with Conditions **Reviewer:** Deborah Andrews **Approval Date:** 05/17/2010
Note: **Ok to Issue:**

- 1) * Exterior door and deck not visible from street; no review required.
- * Fence installation to be as shown on marked up site plan.

Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Ann Machado **Approval Date:** 05/11/2010
Note: Using section 14-425. The platform comes out 5' and the total square footage is 35.5 sf. **Ok to Issue:**

- 1) ANY exterior work requires a separate review and approval thru Historic Preservation. This property is located within an Historic District.
- 2) This property shall remain a three family dwelling. 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.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Jeanine Bourke **Approval Date:** 05/24/2010
Note: **Ok to Issue:**

- 1) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.
- 2) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm HVAC systems, heating appliances, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.

Dept: Fire **Status:** Approved with Conditions **Reviewer:** Capt Keith Gautreau **Approval Date:** 05/19/2010
Note: **Ok to Issue:**

- 1) The door and stairs shall comply with building code and NFPA.
- 2) All construction shall comply with NFPA 1 and 101.

Comments:

5/11/2010-amachado: Received revised application and siteplan exemption in the mail.
5/11/2010-amachado: Gave site plan exemption to planning.
5/18/2010-gg: received permit from historic as of 05/17/10. /gg
5/19/2010-gg: received granted site plan exemption as of 05/17/10. /gg exemption with permit.

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5/24/2010-jmb: Spoke to Josh R. for details on graspable handrail, frost depth, solid risers. This entry serves only one unit and it is historic, allowed to meet IRC 2003 code requirements

5/6/2010-amachado: Left vcm for Josh Reed. Plot plan is incomplete. Need lot lines drawn, full lot shown & dimensions to side & rear property lines. Need total dimensions including the stairs. Question on the size of the deck - permit says 180 sf but dimensions are 4'6" x 3'4". Need siteplan exemption.

5/7/2010-amachado: Met with Josh at counter. Gave him a plot plan from an old permit. The entry deck & stairs might not meet the 10' side setback. Told him about section 14-425. He might have to put the steps to the side so the footprint does not come more than 6' off the building. Gave him a siteplan exemption applicaton.

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