

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

Permit No. <b>02-0428</b>	Issue Date	DBL: 083C A012001
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Location of Construction: 0 Diamond Shore Rd	Owner Name: O'brien Judith R	Owner Address: 88 Two Lights Rd	Phone: 207-799-7587
Business Name:	Contractor Name: Nail Construction	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	Zone: <b>IR-1</b>

Past Use: single family	Proposed Use: single family DEMO and replace existing 10' x 32' deck, no stairs	Permit Fee: \$37.00	Cost of Work: \$1,553.15	CEO District: 1
Proposed Project Description: DEMO and replace existing 10' x 32' deck		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: <b>RS</b> Type: <b>5B</b>	
		Signature: <i>[Signature]</i>		Signature: <i>[Signature]</i>

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: jodinea	Date Applied For: 04/28/2002	<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 checked="" type="checkbox"/> Shoreland <i>within 250' over 80' for HWM</i> <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <i>panel 9 zone C</i> <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Date: <i>6/1/02</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 type="checkbox"/> Denied Date: _____	Historic Preservation <input checked="" 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: <i>[Signature]</i>
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**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

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

Please Read Application And Notes, If Any, Attached

## PERMIT

020911

Permit Number: ~~020428~~

This is to certify that O'brien Judith R/Nail Construction  
has permission to DEMO and replace existing x 32' de  
AT 0 Diamond Shore Rd 083C A012001

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 inspection must be given and work in progress before this building or part thereof is closed-in. 24 HOUR NOTICE IS 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]* 8/13/02  
Director - Building & Inspection Services

**PENALTY FOR REMOVING THIS CARD**

Application ID Number: 2-0911

Delete Save Close

Department: Building

Status: Approved with Conditions

Reviewer: Mike Nugent

Comments:

Approval Date: 08/13/2002

Given On Date: 08/12/2002

OK to Issue Permit Name: Mike Nugent Date: 08/13/2002 Date 2:

Conditions Section:

Add New Condition From Add New Condition Delete Condition

Guards must be 36" in height with openings LESS than 4 "

Create Date: 08/13/2002 By: mjn Update Date: 08/13/2002 By: mjn

Print Close

20904

08/12/2002

[Empty input field]

[Large empty rectangular area]

8/2002

02-0428

# 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: GREAT DIAMOND ISLAND Shore Rd.

Total Square Footage of Proposed Structure 320 SF. Square Footage of Lot 74,140 S.F. TO APPARENT MEAN HIGH WATER

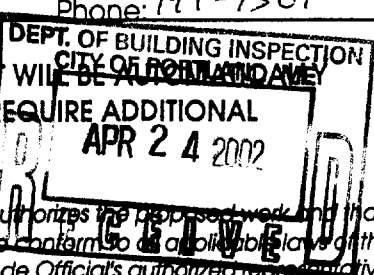
Tax Assessor's Chart, Block & Lot Chart# 83C Block# A Lot# 12 Owner: JUDITH R. O'BRIEN Telephone: 799-7587

Lessee/Buyer's Name (If Applicable) N/A Applicant name, address & telephone: JUDY O'BRIEN 88 TWO LIGHTS ROAD CAPE ELIZABETH, ME 04107 Cost Of Work: \$ 1553.15 Fee: \$ 36.00

Current use: DECK If the location is currently vacant, what was prior use: N/A Approximately how long has it been vacant: N/A Proposed use: DECK Project description: REPLACE EXISTING DECK WITH NEW DECK FOR SAFETY REASONS 10x32 deck

Contractor's name, address & telephone: N/A Who should we contact when the permit is ready: JUDY O'BRIEN Mailing address: 88 TWO LIGHTS ROAD CAPE ELIZABETH, ME 04107 Phone: 799-7587

IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE 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: Judith R. O'Brien Date: 4-20-02

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

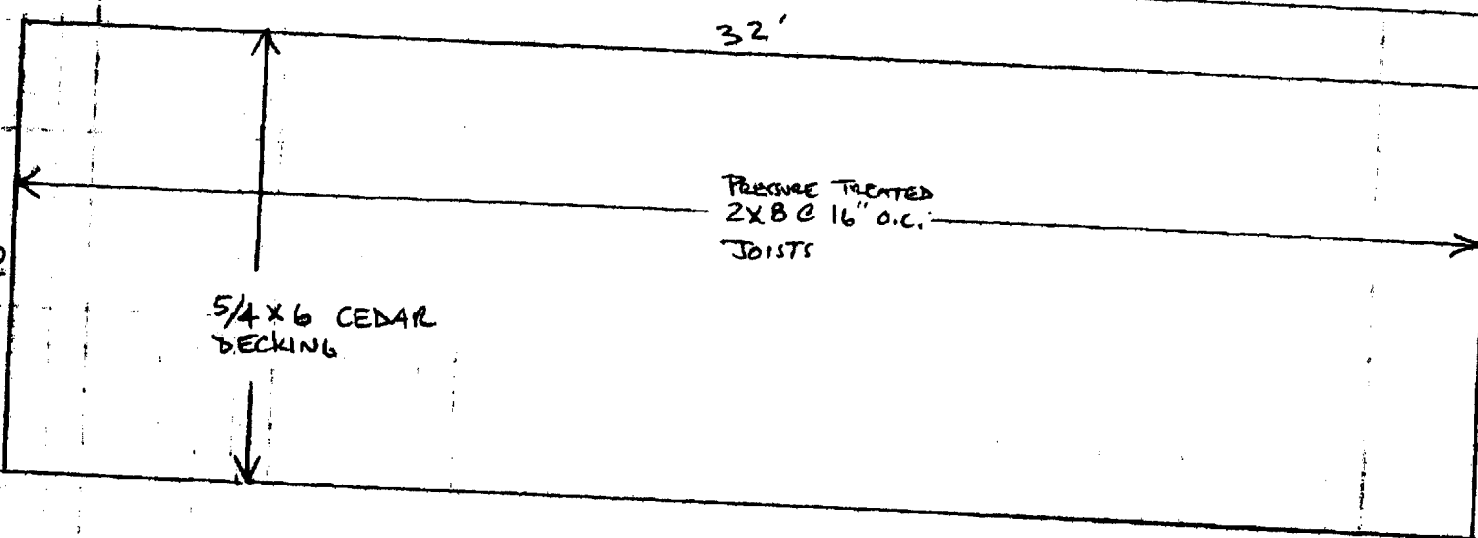


22-141 50 SHEETS  
 22-142 100 SHEETS  
 22-144 200 SHEETS

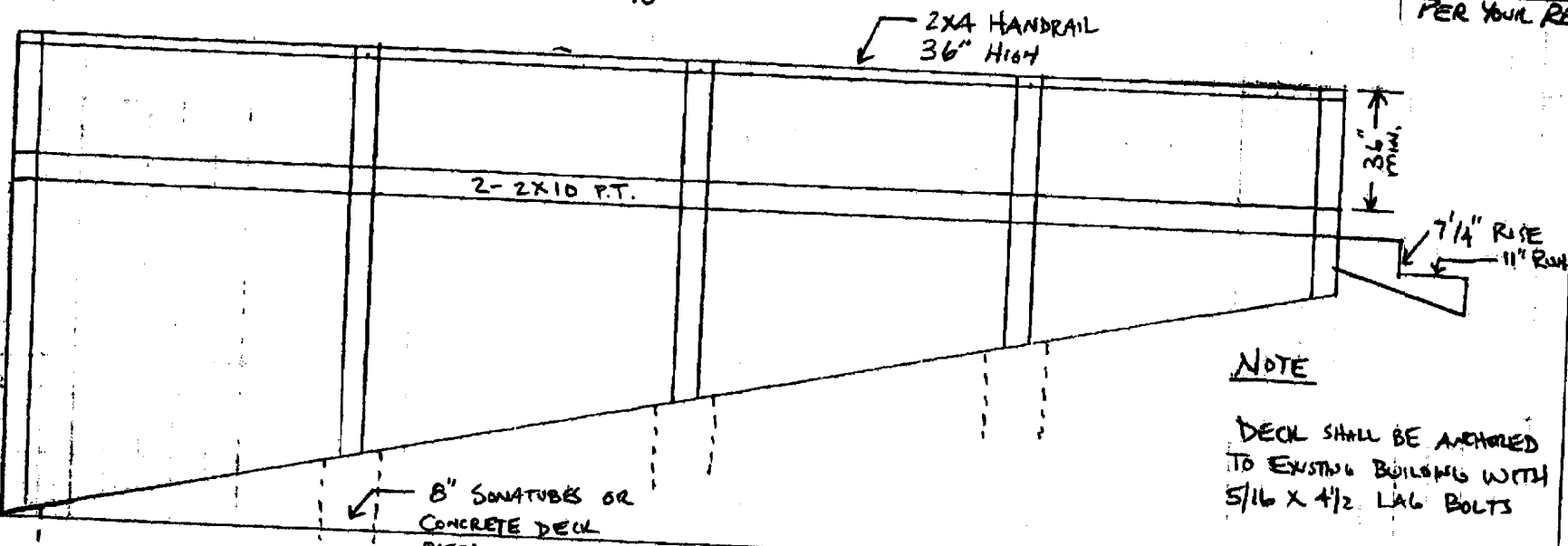
P:1/1

TO: 8748716

MAY-23-2002 16:26 FROM: LEWIS AND WARSINA 12078565620



PLAN VIEW  
 1" = 40'



ELEVATION VIEW

NOTE

DECK SHALL BE ANCHORED TO EXISTING BUILDING WITH 5/16 X 4 1/2 LAG BOLTS

REMOVED DRAWINGS AND STORED 36" RAILING PER YOUR REQUEST

Post-it® Fax Note	7671	Date	5/23	# of pages	1
To	MIKE MURPHY	From	RICH WARSINA		
Co./Dept		Co.	RE: JUDY O'BRIEN		
Phone #		Phone #	856-5610		
Fax #	874-8716	Fax #	856-5620		

# Lewis & Wasina, Inc.

SURVEYORS AND ENGINEERS

July 26, 2002

Portland City Hall  
Inspections Department  
Attn: Marge Schmuckal & Mike Nugent  
389 Congress Street  
Portland, ME 04101

RE: Judy O'Brien – Great Diamond Island

Dear Marge & Mike:

Enclosed please find a revised plan showing the 75 foot setback line from the normal high-water mark. This portion of line was accurately located by Lewis & Wasina, Inc., as well as the existing structure. The following calculations show that we are well within the 30% expansion allowed.

Total area of existing structure within 75 foot setback	479 sq. feet
479 X 30% = sq. feet allowed expansion	
Total area of expansion requested	46 sq. feet

Areas were computed using AutoCAD software on the computer. Volume expansions were neglected as the proposed deck will not be covered.

If you should have any additional questions, please do not hesitate to call.

Sincerely,  
Lewis & Wasina, Inc.

Richard Wasina (dp)

Richard Wasina, PLS  
Project Manager

enc. Revised Boundary Survey

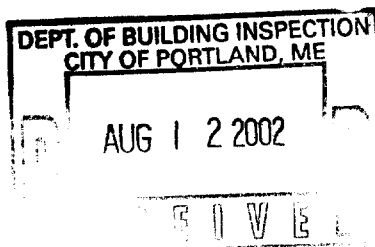
cc. Judy O'Brien

Dana Warp Mill  
90 Bridge Street

PO Box 183  
Westbrook, Maine  
04098-0183

Tel 207.856.5610  
Fax 207.856.5620

lewiswasin@aol.com



Mike — you 8/12/02  
have this permit  
— I'm OK set  
with it —  
marge

# BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or ~~874-8693~~ to schedule your inspections as agreed upon

Permits expire in 6 months, if the project is not started or ceases for 6 months.

The Owner or their designee is required to notify the inspections office for the following inspections and provide adequate notice. Notice must be called in 48-72 hours in advance in order to schedule an inspection:

By initializing at each inspection time, you are agreeing that you understand the inspection procedure and additional fees from a "Stop Work Order" and "Stop Work Order Release" will be incurred if the procedure is not followed as stated below.

JB **Pre-construction Meeting:** Must be scheduled with your inspection team upon receipt of this permit. Jay Reynolds, Development Review Coordinator at 874-8632 must also be contacted at this time, before any site work begins on any project other than single family additions or alterations.

- x JB **Footing/Building Location Inspection:** Prior to pouring concrete \*
- W/A **Re-Bar Schedule Inspection:** Prior to pouring concrete
- N/A **Foundation Inspection:** Prior to placing ANY backfill
- N/A **Framing/Rough Plumbing/Electrical:** Prior to any insulating or drywalling
- x JB **Final/Certificate of Occupancy:** Prior to any occupancy of the structure or use. ~~NOTE: There is a \$75.00 fee per inspection at this point.~~

Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection

x JB **If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.**

N/A **CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED**

Judith Obrien  
Signature of applicant/designee

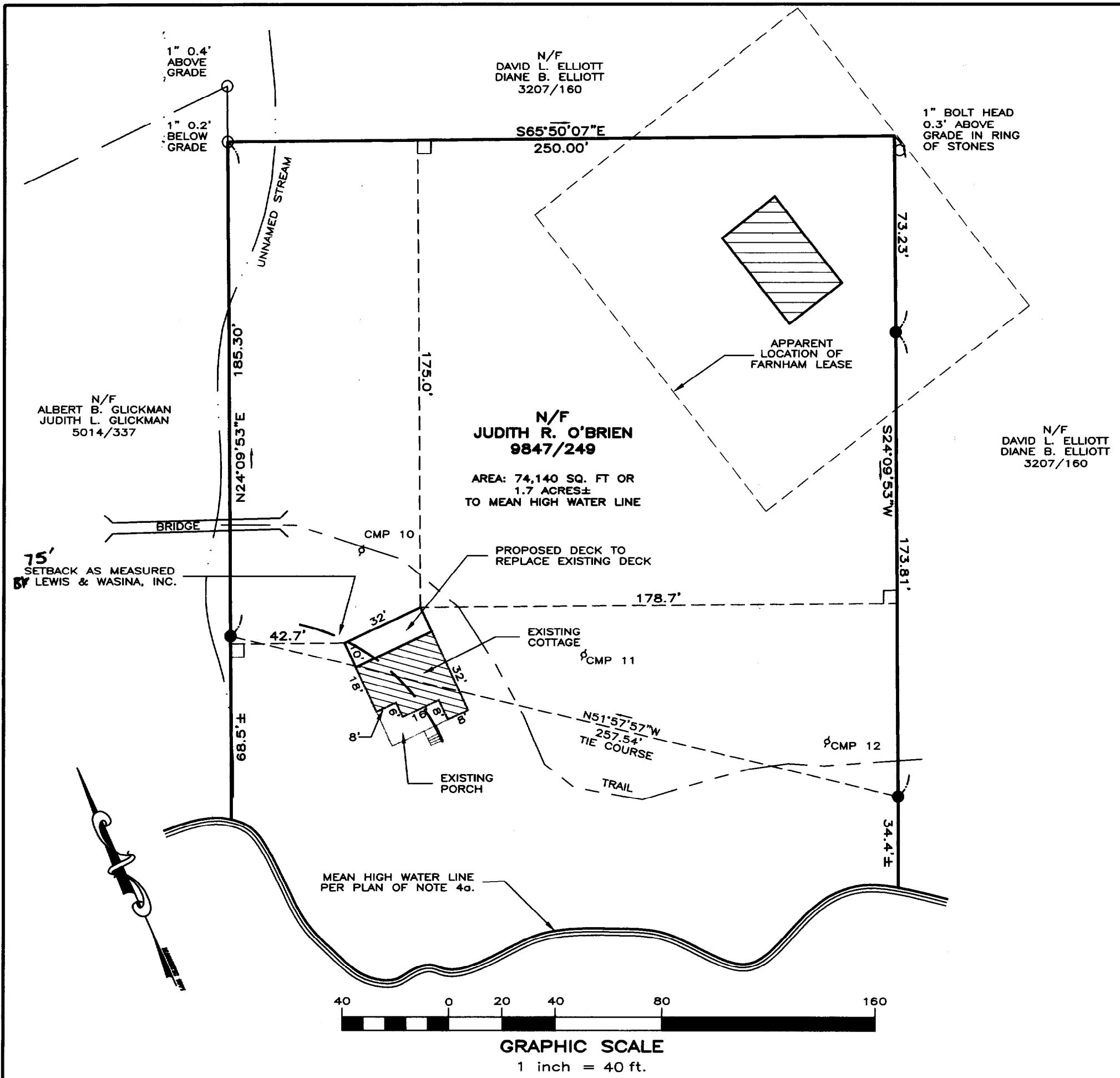
8.20.02  
Date

Ronnie Rourke  
Signature of Inspections Official

8/20/02  
Date

CBL: 083CA012 Building Permit #: 000911





N/F  
ALBERT B. GLICKMAN  
JUDITH L. GLICKMAN  
5014/337

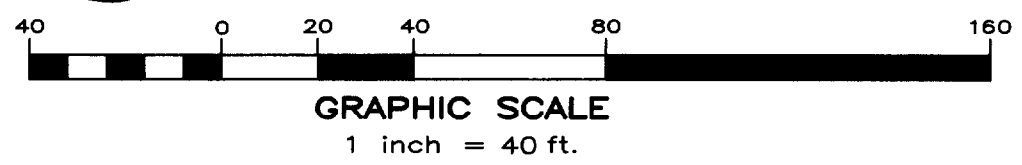
N/F  
DAVID L. ELLIOTT  
DIANE B. ELLIOTT  
3207/160

N/F  
DAVID L. ELLIOTT  
DIANE B. ELLIOTT  
3207/160

N/F  
JUDITH R. O'BRIEN  
9847/249

AREA: 74,140 SQ. FT OR  
1.7 ACRES±  
TO MEAN HIGH WATER LINE

75'  
SETBACK AS MEASURED  
BY LEWIS & WASINA, INC.

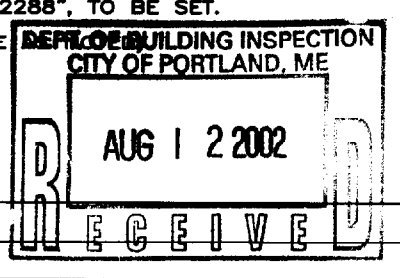


**NOTES**

1. THE BASIS OF BEARING FOR THIS SURVEY IS THE OBSERVED MAGNETIC MERIDIAN OF 1971.
2. THIS SURVEY WAS PERFORMED USING THE DEED FROM EARLE D. REED TO JUDITH R. O'BRIEN DATED RECORDED IN BOOK 9847, PAGE 249.
3. THE LOCUS PARCEL IS SHOWN AS LOT 12 ON THE CITY OF PORTLAND TAX MAP NO. 83-C, BLOCK A.
4. REFERENCE IS MADE TO THE FOLLOWING ITEMS:
  - a. BOUNDARY AND TOPOGRAPHIC SURVEY ON GREAT DIAMOND ISLAND FOR T.F.H. ARCHITECTS BY OWEN HASKELL, INC. DATED FEBRUARY 9, 2001.
  - b. PLAN OF GREAT DIAMOND SHORES, PHASE I, FINAL PLAT BY LAND USE CONSULTANTS, INC. DATED AUGUST 2, 1976, RECORDED IN PLAN BOOK 114, PAGE 128.

**LEGEND**

- 5/8 INCH REBAR WITH ALUMINUM CAP STAMPED "LEWIS & WASINA PLS 2288", TO BE SET.
- FOUND IRON PIPE (SIZE)
- UTILITY POLE
- BOUNDARY LINE
- ▨ BUILDING/STRUCTURE



REV.	BY	DATE	STATUS
2	RLW	7/26/02	ADDED FIELD MEASURED 75' SETBACK LINE
1	RLW	4/18/02	SUBMITTED FOR CITY REVIEW

*Handwritten signature and date: 7/26/02*

**Lewis & Wasina, Inc.**  
SURVEYORS - ENGINEERS

90 Bridge Street - P.O. Box 183  
Westbrook, Maine 04098-0183  
Tel (207) 856-5610 Fax (207) 856-5620

Designed: N/A  
Drawn: APL  
Checked: RLW  
Date: 04/18/02  
Scale: 1" = 40'  
Field Book: FILE  
Project: 21052  
File Name: 21052SBS  
Contour Int.: N/A

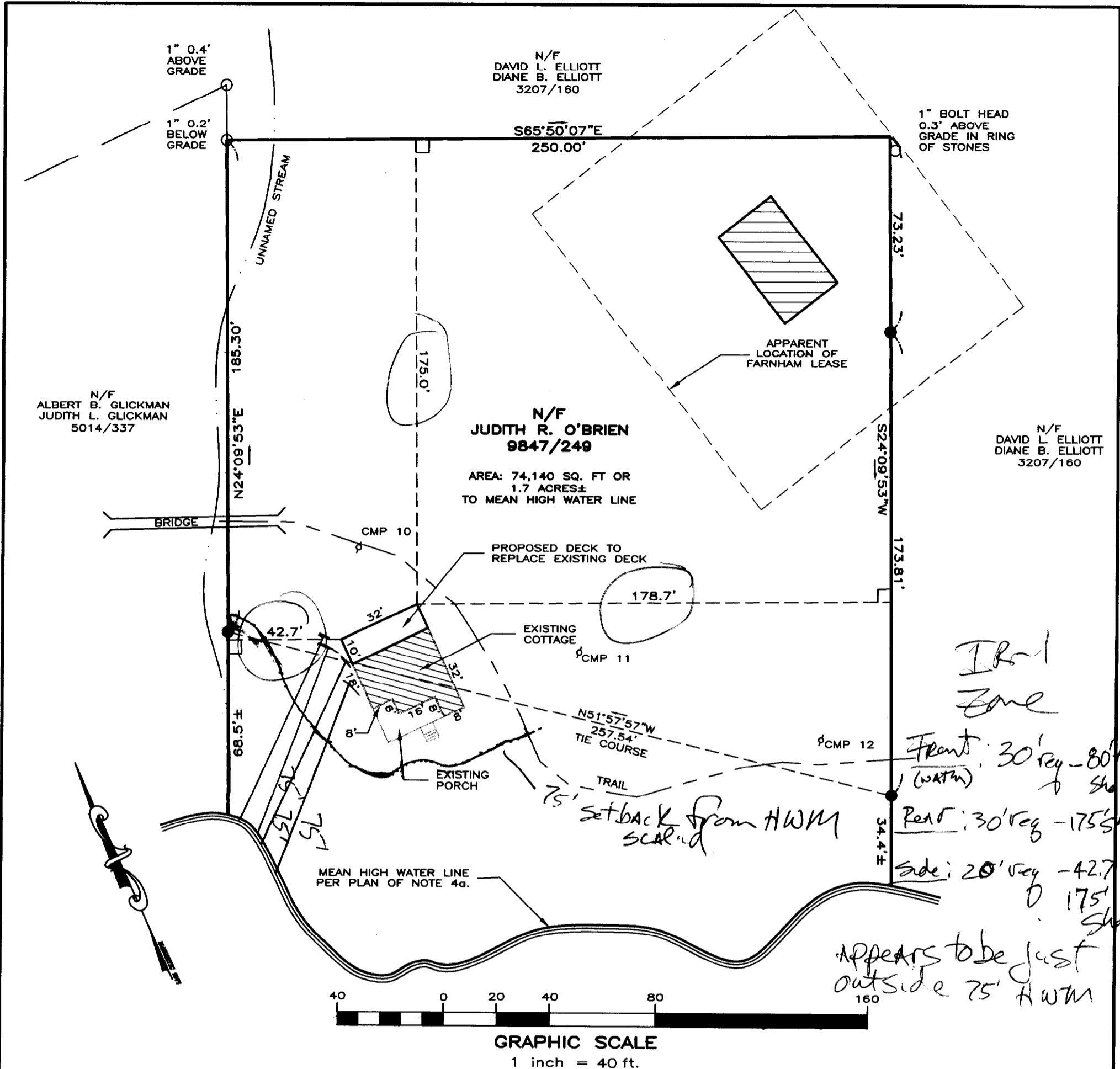
**SHEET 1 OF 1**

**BOUNDARY SURVEY**

PROPERTY ON GREAT DIAMOND ISLAND  
CITY OF PORTLAND, COUNTY OF CUMBERLAND  
STATE OF MAINE

for  
**JUDITH O'BRIEN**

88 Two Lights Road  
Cape Elizabeth, ME 04107



*IB-1 Zone*

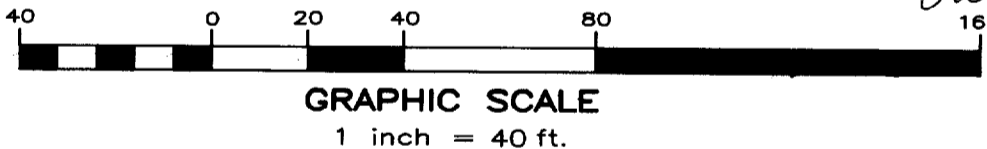
*Front: 30' reg - 80' Show*

*Back: 30' reg - 175' Show*

*Side: 20' reg - 42.7' E 175' Show*

*75' setback from HWM scaled*

*appears to be just outside 75' HWM*



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- FOUND IRON PIPE (SIZE AS NOTED)
- ⊕ UTILITY POLE
- BOUNDARY LINE
- ▨ BUILDING/STRUCTURE

REV.	BY	DATE	STATUS
1	RLW	4/18/02	SUBMITTED FOR CITY REVIEW

**Lewis & Wasina, Inc.**  
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Westbrook, Maine 04098-0183  
Tel (207) 856-5610 Fax (207) 856-5620

Designed: N/A  
Drawn: APL  
Checked: RLW  
Date: 04/18/02  
Scale: 1" = 40'  
Field Book: FILE  
Project: 21052  
File Name: 21052SBS  
Contour Int.: N/A

**SHEET 1 OF 1**

**BOUNDARY SURVEY**

PROPERTY ON GREAT DIAMOND ISLAND  
CITY OF PORTLAND, COUNTY OF CUMBERLAND  
STATE OF MAINE

for  
**JUDITH O'BRIEN**

88 Two Lights Road  
Cape Elizabeth, ME 04107

*RLW*  
*4/18/02*