

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read Application And Notes, if Any, Attached

BUILDING DEPARTMENT

PERMIT

Permit Number: 070183

This is to certify that WINTER-DIGIROLAMO JAMES & COLLEEN WINTER-DIGIROLAMO

has permission to Expand & Reconfigure existing deck & stairs on rear of building

AT 26 MAPLE ST

| | |
|------------------|--|
| PERMIT ISSUED | |
| MAY 11 2007 | |
| CITY OF PORTLAND | |

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of this 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 procured before this building or part thereof is loaded or enclosed-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

4/10/07 *Cheryl A. [Signature]*
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

Scanned

City of Portland, Maine - Building or Use Permit Application

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

| | | |
|-----------------------|-------------|---------------------|
| Permit No: 07-0183 | Issue Date: | CBL: 085 J019001 |
|-----------------------|-------------|---------------------|

| | | | |
|---|---|---------------------------------------|--------|
| Location of Construction: 26 MAPLE ST <i>Peak's Island</i> | Owner Name: WINTER-DIGIROLAMO JACK & | Owner Address: 26 MAPLE ST | Phone: |
| Business Name: | Contractor Name: Home owner | Contractor Address: | Phone: |
| Lessee/Buyer's Name | Phone: | Permit Type: Additions - Dwellings | Zone: |

| | | | | |
|---------------------------------|---|--|---|--------------------|
| Past Use: Single Family Home | Proposed Use: Single Family Home - Expand & Reconfigure existing deck & steps on front of building | Permit Fee: \$170.00 | Cost of Work: \$15,000.00 | CEO District: 2 |
| | | FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied | INSPECTION: Use Group: <i>Q-3</i> Type: <i>SB</i> <i>IRC 2003</i> | |

| | | |
|--|------------|---------------------------|
| Proposed Project Description: Expand & Reconfigure existing deck & steps on front of building | Signature: | Signature: <i>2/28/07</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: Idobson | Date Applied For: 02/20/2007 | Zoning Approval |
|-----------------------------|---------------------------------|------------------------|

| | | | |
|--|--|---|---|
| <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> | 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 <i>O.K.</i> Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Date: <i>4/10/07</i> <i>CL</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 type="checkbox"/> Not in District or Landmark <input checked="" 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>4/10/07</i> <i>CL</i> |
|--|--|---|---|



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 |

6/14/01 - checked drawings for Deck - all IAW permit requirements. Post holes on ledge.

9/27
Porch framing. O.K.
Railway - to low
31" high

JRM

Need - Graspable Hand-rail

11-19-09 ^{Sumpt} Rail at 36

handrail @ 31

~~the~~ graspable handrail ~~is~~ - OK

~~is~~ S.M.H.

TT



C

O.K. to Issue.
Called Jack
4/10/07

Received from _____

Location of Work _____

Cost of Construction \$ _____

Permit Fee \$ _____

Building (IL) _____ Plumbing (I5) _____ Electrical (I2) _____ Site Plan (U2) _____

Other _____

CBL: 519

Check #: 519

Total Collected \$ 170^P00

THIS IS NOT A PERMIT

No work is to be started until PERMIT CARD is actually posted upon the premises. Acceptance of fee is no guarantee that permit will be granted. PRESERVE THIS RECEIPT. In case permit cannot be granted the amount of the fee will be refunded upon return of the receipt less \$10.00 or 10% whichever is greater.

WHITE - Applicant's Copy

YELLOW - Office Copy

PINK - Permit Copy

City of Portland, Maine - Building or Use Permit

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

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| Permit No: 07-0183 | Date Applied For: 02/20/2007 | CBL: 085 J019001 |
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| Location of Construction: 26 MAPLE ST | Owner Name: WINTER-DIGIROLAMO JACK & | Owner Address: 26 MAPLE ST | Phone: |
| Business Name: | Contractor Name: Home owner | Contractor Address: | Phone: |
| Lessee/Buyer's Name | Phone: | Permit Type: Additions - Dwellings | |

| | |
|---|--|
| Proposed Use: Single Family Home - Expand & Reconfigure existing deck & steps on front of building | Proposed Project Description: Expand & Reconfigure existing deck & steps on front of building |
|---|--|

Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Chris Hanson **Approval Date:** 04/10/2007

Note: **Ok to Issue:**

- 1) As discussed during the review process, the property must be clearly identified prior to pouring concrete and compliance with the required setbacks must be established. Due to the proximity of the setbacks of the proposed addition, it may be required to be located by a surveyor.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Chris Hanson **Approval Date:** 04/10/2007

Note: **Ok to Issue:**

- 1) This permit is issued based on the plans submitted. Variations in actual construction that effect grades may change the requirements for handrails and guards.
- 2) Fastener schedule per the IRC 2003
- 3) As discussed during the review process, ballusters must be spaced with less than a 4" opening between each.
- 4) Separate permits are required for any electrical, plumbing, or HVAC systems. Separate plans may need to be submitted for approval as a part of this process.
- 5) Frost protection must be installed per the enclosed detail as discussed w/owner/contractor.

Comments:

3/1/2007-csh: Applicants figures on setback averaging and lot coverage exceed allowable increase CSH 03/01/2007

3/26/2007-jmb: Spoke with Marge and verified the averaging procedure. All the dimensions should be measured to the same reference line, ie. The edge of the ROW or the lot lines. In this case it's to the edge of the paved road which can be verified using the 40' ROW from PW. Called Jack and asked to submit a new revised plot plan showing the proposed deck with dimensions to the ROW (same as adjacent lots), and reduction in dimensions to meet the 20% lot coverage max. The steps can be under Sec. 14-436 for 50 S. F. The calcs on the average are 14' + 25'(min for zone)= 39', average = 19.5' at the shortest point at the right corner.