

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

Location of Construction: 277² Island Ave- Peaks Isl		Owner: Nicholas B. Banas		Phone:		Permit No: 960970
Owner Address: 87 K 12 E 19 MA-		Leasee/Buyer's Name:		Phone:		
Contractor Name: Scottsdale Construction		Address: Box 2263- Windham ME 04062		Phone: 655-3012		Permit Issued: OCT - 2 1996 CITY OF PORTLAND
Past Use: 1-fam dwlg w porch		Proposed Use: 1-famdwlg w replaced porch		COST OF WORK: \$ 5600		
Proposed Project Description: rebuild porch		FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied Signature: _____		INSPECTION: Use Group: Type: BOCA 96 Signature: _____		Zone: CBL: IR-2 87-K-12a Zoning Approval: 8/27/96 Special Zone or Reviews: <input type="checkbox"/> Shoreland <i>NOT WITHIN Shoreland</i> <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <i>replicating district</i>
		PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions <input type="checkbox"/> Denied Signature: _____ Date: _____				
Permit Taken By: L Chase		Date Applied For: 9/18/96				

- This permit application doesn't 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..
- Will use truck for debris

PERMIT ISSUED WITH REQUIREMENTS

- Zoning Appeal**
- Variance
 - Miscellaneous
 - Conditional Use
 - Interpretation
 - Approved
 - Denied

- Historic Preservation**
- Not in District or Landmark
 - Does Not Require Review
 - Requires Review

Action:

- Approved
- Approved with Conditions
- Denied

Date: 9/19/96

CEO DISTRICT 6

M. Leary

CERTIFICATION

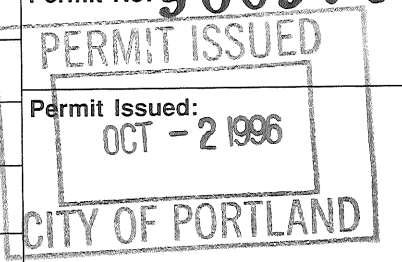
I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the application 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 provisions of the code(s) applicable to such permit

[Signature]
 SIGNATURE OF APPLICANT *Agent for owner*
 ADDRESS: _____ DATE: 9-18-96 PHONE: _____

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE _____ PHONE: _____

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Owner Address: 87 K 12 E 19		Leasee/Buyer's Name:		Phone:		Business Name:	
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Past Use: 1-fam dwlg w porch		Proposed Use: 1-famdwlg w replaced porch		COST OF WORK: \$ 5600		PERMIT FEE: \$ 50	
Proposed Project Description: rebuild porch		FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied		INSPECTION: Use Group: Type:		Zone: CBL: 87-K-12	
		Signature:		Signature:		Zoning Approval: 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"/>	
Permit Taken By: L Chase		Date Applied For: 9/13/96		PEDESTRIAN ACTIVITIES DISTRICT (P.U.D.) Action: Approved <input type="checkbox"/> Approved with Conditions: <input type="checkbox"/> Denied <input type="checkbox"/>			
		Signature:		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	



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SIGNATURE OF APPLICANT	ADDRESS:	DATE: 9-18-96	PHONE:
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE			PHONE:

Special Zone or Reviews:
 Shoreland
 Wetland
 Flood Zone
 Subdivision
 Site Plan maj minor mm

Zoning Appeal
 Variance
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 Approved
 Denied

Historic Preservation
 Not in District or Landmark
 Does Not Require Review
 Requires Review

Action:
 Approved
 Approved with Conditions
 Denied
Date: 9/13/96

CEO DISTRICT 6

COMMENTS

11-15-96 No work yet
1-23-97 Work has started. New skylights have been put
in with a new down to the roof which will be a double also today
done
4-9-97 Work is all completed

Inspection Record

Type	Date
Foundation: _____	_____
Framing: _____	_____
Plumbing: _____	_____
Final: _____	_____
Other: _____	_____

LAND USE - ZONING REPORT

ADDRESS: 277 Rear Island Ave, P.F. DATE: 9/27/96

REASON FOR PERMIT: replace existing permit

BUILDING OWNER: Nicholas Bubanas C-B-L: 87-K-12 19

PERMIT APPLICANT: Scottsdale Construction

APPROVED: with conditions DENIED: _____

2

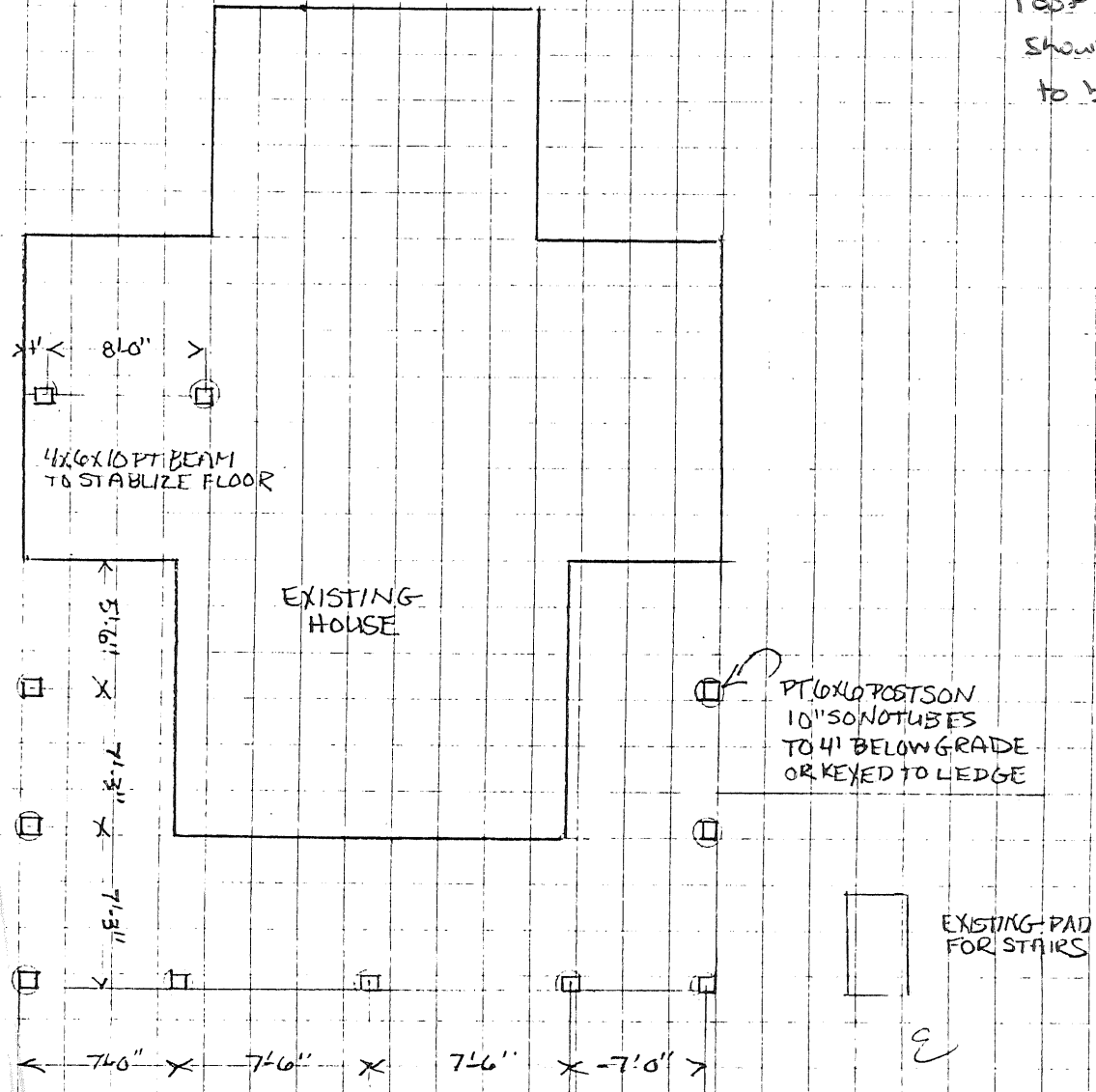
CONDITION(S) OF APPROVAL

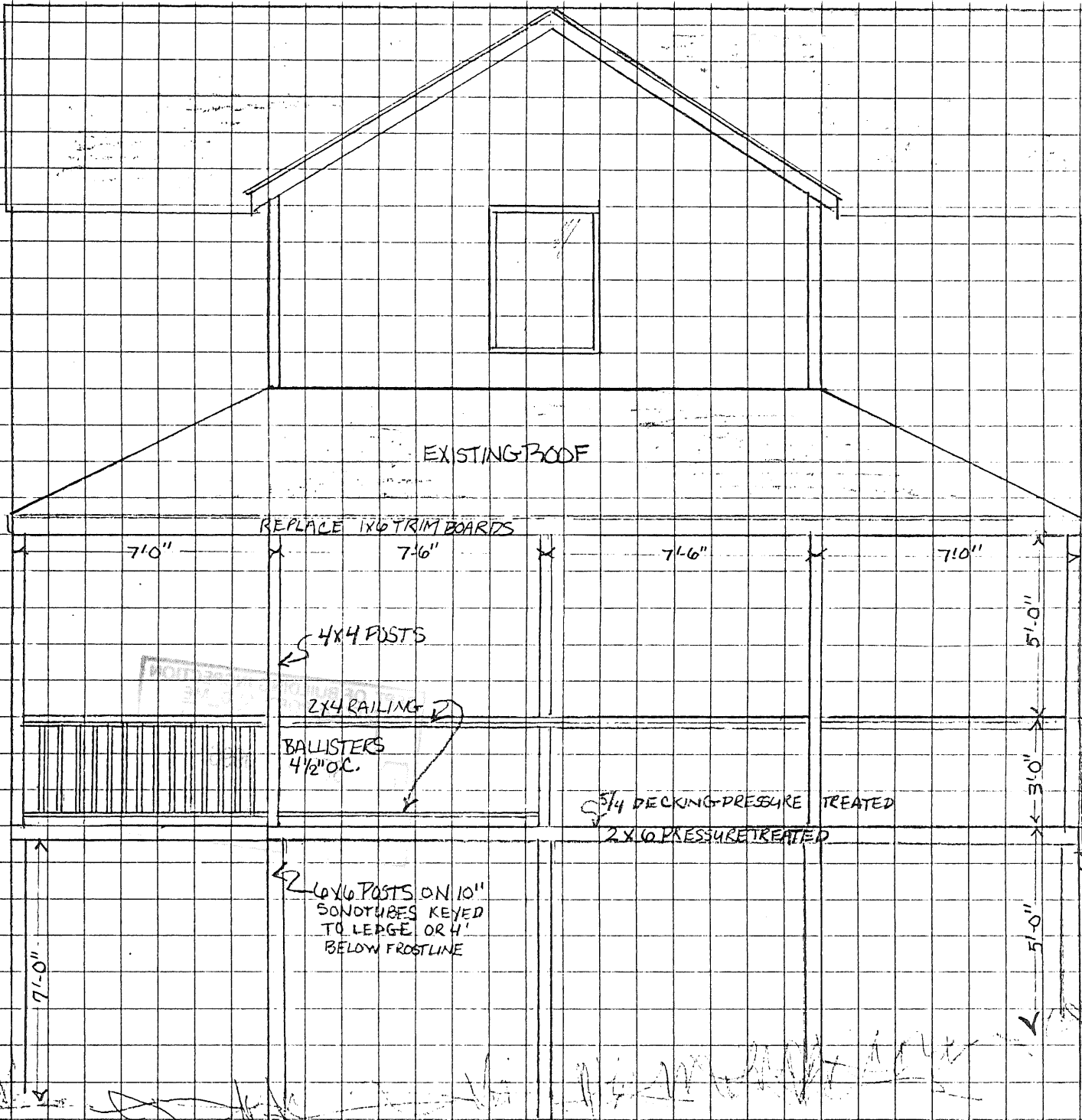
1. During its existence, all aspects of the Home Occupation criteria, Section 14-410, shall be maintained.
2. The footprint of the existing porch shall not be increased during maintenance reconstruction.
3. All the conditions placed on the original, previously approved, permit issued on _____ are still in effect for this amendment.
4. Your present structure is legally nonconforming as to rear and side setbacks. If you were to demolish the building on your own volition, you will not be able to maintain these same setbacks. Instead you would need to meet the zoning setbacks set forth in today's ordinances. In order to preserve these legally non-conforming setbacks, you may only rebuild the garage in place and in phases.
5. This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
6. Our records indicate that this property has a legal use of _____ units. Any change in this approved use shall require a separate permit application for review and approval.
7. Separate permits shall be required for any signage.
8. Separate permits shall be required for future decks and/or garage.
9. Other requirements of condition _____

Marge Schmuckal Marge Schmuckal, Zoning Administrator,
Asst. Chief of Code Enforcement

277 Island Avenue
Peaks Island, ME

Foot Print of Existing house
showing Posts + Schedules
to be replaced





JOB:
 REPLACE EXISTING PORCH,
 POSTS & SONOTUBES TO CODE
 FOR 175 ISLAND AVE
 PEAKS ISLAND, ME.
 XXX

REPLACE 1x6 TRIM BOARDS

EXISTING ROOF

4x4 POSTS

2x4 RAILING

BALLISTERS
 4 1/2" OC.

5/4 DECKING PRESSURE TREATED

2x6 PRESSURE TREATED

6x6 POSTS ON 10"
 SONOTUBES KEYED
 TO LEDGE OR 4"
 BELOW FROSTLINE

2x4 RAILING
 2x4 TRIMMER
 BALLISTERS
 4 1/2" OC ALL
 PRESSURE
 TREATED

STAIRS
 TRISERS
 9" PT. TREADS

2x6 STRINGERS
 PRESSURE
 TREATED

