

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND

BUILDING PERMIT

This is to certify that SNYDER, THOMAS F F & ANNE W
SNTHOMAS F F & ANNE W SN SNYDER

Located At 50 CENTENNIAL

CBL: 087 - - OO - 001 - 001 - - - -

Job ID: 2011-07-1587-ALTR

has permission to repair & replace railings & add sauna tubes

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statues of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of the buildings and structures, and of the application on file in the department.

Notification of inspection and written permission procured before this building or part thereof is lathed or otherwise closed-in. 48 HOUR NOTICE IS REQUIRED.

A final inspection must be completed by owner before ~~this~~ building or part thereof is occupied. If a certificate of occupancy is required, it must be

Fire Prevention Officer

Code Enforcement Officer / Plan Reviewer

THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY
PENALTY FOR REMOVING THIS CARD

BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

or email: buildinginspections@portlandmaine.gov

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the city of Portland Inspections Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.**
- **Permits expire in 6 months. If the project is not started or ceases for 6 months.**
- **If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue.**
 1. Tube depth inspection required prior to pouring concrete.
 2. Final inspection required upon completion of work.

The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OF CIRCUMSTANCES.

IF THE PERMIT REQUIRES A CERTIFICATE OF OCCUPANCY, IT MUST BE PAID FOR AND ISSUED TO THE OWNER OR DESIGNEE BEFORE THE SPACE MAY BE OCCUPIED.



PORTLAND MAINE

Strengthening a Remarkable City, Building a Community for Life • www.portlandmaine.gov

Director of Planning and Urban Development
Penny St. Louis

Job ID: 2011-07-1587-ALTR

Located At: 50 CENTENNIAL

CBL: 087 - - OO - 001 - 001 - - - -

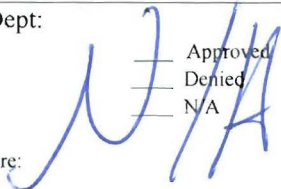

Conditions of Approval:

Zoning

1. This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
2. This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
3. This permit is being issued with the condition that all the work is taking place within the existing footprint. The wrap around porch was permitted in 1997 (#970318).

City of Portland, Maine - Building or Use Permit Application

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

Job No: 2011-07-1587-ALTR	Date Applied: 6/28/2011	CBL: 087 - - OO - 001 - 001 - - - -	
Location of Construction: 50 CENTENNIAL ST, P.F.	Owner Name: THOMAS F F & ANNE W SNYDER	Owner Address: 42 CHILTON ST CAMBRIDGE, MA 02138	Phone: 617-875-3674
Business Name:	Contractor Name: John Golembiewski	Contractor Address: 18 Natick St., Peaks Island, ME 04108	Phone: 207-239-5269
Lessee/Buyer's Name:	Phone:	Permit Type: BUILDING	Zone: IR-2
Past Use: Single Family	Proposed Use: Single family - repair & replace porch railings & sink sonotubes under porch step handrail posts. (3sets of steps)	Cost of Work: 2000.00	CEO District:
		Fire Dept:  Approved Denied N/A	Inspection: Use Group: R-3 Type: SB Signature: 
Proposed Project Description: Repair & Replace porch railings & add sonotubes under porch stairs		Pedestrian Activities District (P.A.D.)	
Permit Taken By:		Zoning Approval	

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 informatin may invalidate a building permit and stop all work.

Special Zone or Reviews

☒ Shoreland *repairing existing porch which is so far from high water.*
☐ Wetlands
☐ Flood Zone
☐ Subdivision
☐ Site Plan
☐ Maj ☐ Min ☐ MM
 Date: 07/01/11 *ABN*

Zoning Appeal

☐ Variance
☐ Miscellaneous
☐ Conditional Use
☐ Interpretation
☐ Approved
☐ Denied
 Date:

Historic Preservation

☒ Not in Dist or Landmark
☐ Does not Require Review
☐ Requires Review
☐ Approved
☐ Approved w/Conditions
☐ Denied
 Date: *ABN*

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 appication 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

PHON

IR-2 - charcoal,



General 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>50 Centennial St., Peaks Island, ME</u>			
Total Square Footage of Proposed Structure/Area		Square Footage of Lot	Number of Stories <u>3</u>
Tax Assessor's Chart, Block & Lot Chart# <u>87</u>	Block# <u>00</u>	Lot# <u>1</u>	Applicant * <u>must</u> be owner, Lessee or Buyer* Name <u>Anne Snyder</u> Address <u>50 Centennial St.</u> City, State & Zip <u>Peaks Island, ME 04108</u>
Lessee/DBA (If Applicable)			Telephone: <u>(2) 617-875-3674</u> <u>(h) 207-766-5144</u>
Owner (if different from Applicant) Name Address City, State & Zip		Cost Of Work: \$ <u>2000</u> C of O Fee: \$ Total Fee: \$ <u>40</u>	
Current legal use (i.e. single family) <u>Single Family</u> Number of Residential Units <u>1</u> If vacant, what was the previous use? <u>Single Family</u> Proposed Specific use: <u>Single Family</u> Is property part of a subdivision? <u>no</u> If yes, please name Project description: <u>Repair & replace porch handrails & spindles with man-made materials (Interlux). Sink 6 new 6" sonotubes - 4' depth - under porch step hand rail posts. No change in shadow lines from 1996 approved building plan.</u>			
Contractor's name: <u>John Golembiewski</u>			
Address: <u>18 Natick Street</u>			
City, State & Zip <u>Peaks Island, ME 04108</u>		Telephone: <u>207-239-5269</u>	
Who should we contact when the permit is ready: <u>Anne Snyder</u>		Telephone: <u>617-875-3674</u>	
Mailing address: <u>50 Centennial St., Peaks Island, ME 04108</u>			

Please submit all of the information outlined on the applicable Checklist. Failure to do so will result in the automatic denial of your permit.

In order to be
may request a
this form and
Division office,

I hereby certify
that I have been
laws of this juris
authorized repre
provisions of the

WANTS
to
P/C -

the project, the Planning and Development Department
mit. For further information or to download copies of
line at www.portlandmaine.gov, or stop by the Inspections

or that the owner of record authorizes the proposed work and
/her authorized agent. I agree to conform to all applicable
is application is issued, I certify that the Code Official's
ed by this permit at any reasonable hour to enforce the

RECEIVED
JUN 28 2011
Dept. of Building Inspection
City of Portland, Maine

Signature: [Signature]

June 28, 2011

ANY work until the permit is issued

↑ water edge ↑ 100' ±



Plot Plan

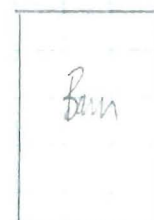
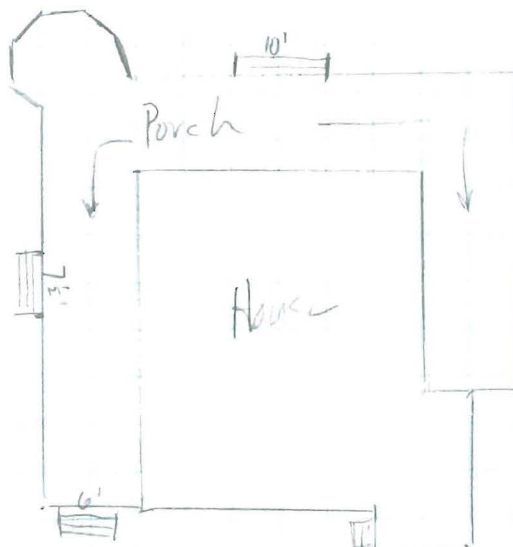
50 Centennial St.
Peaks Island, ME

Snyders
617-875-3674

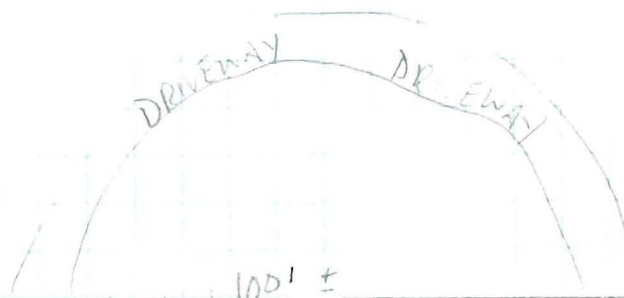
Rail fence

250' ±

Rail Fence

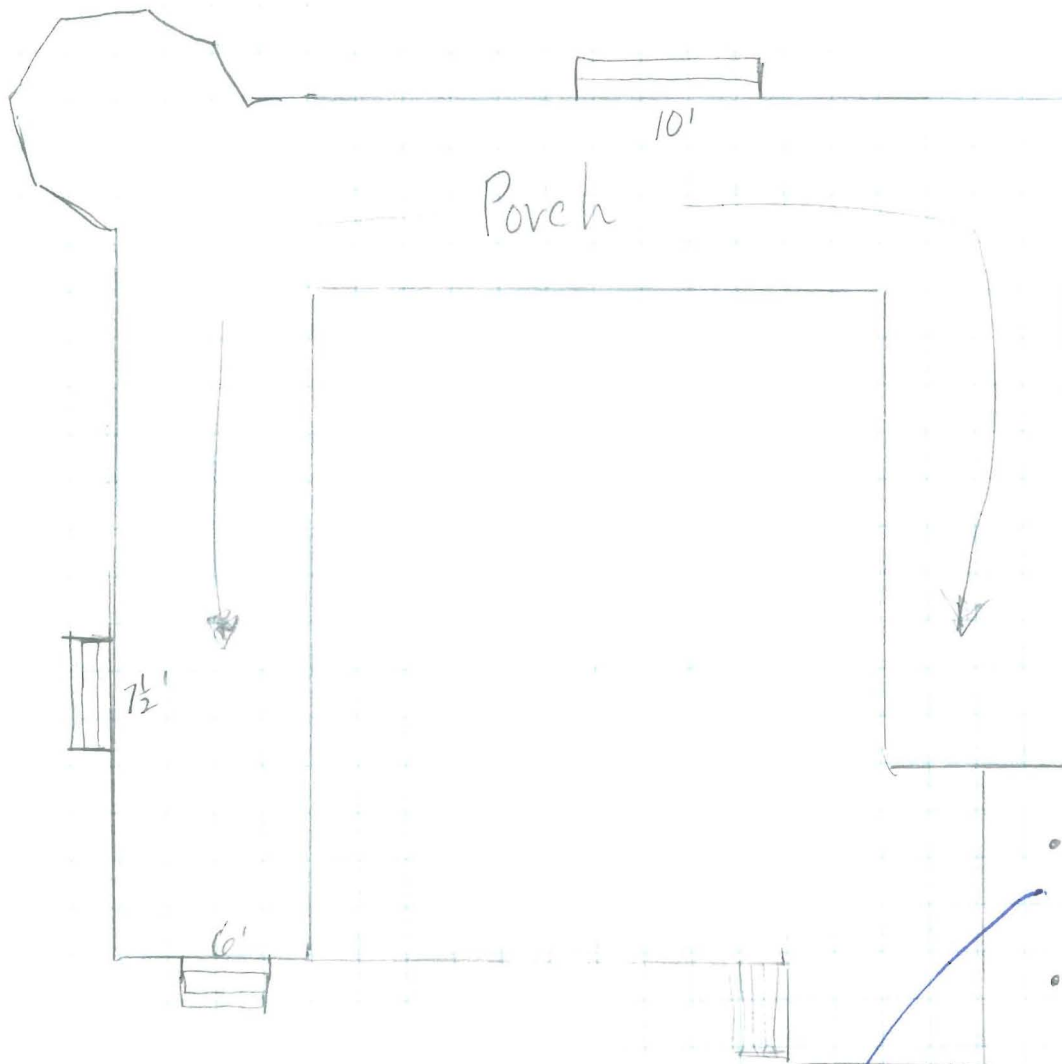


250' ±



Site plan
50 Centennial St
Peris Island ME

Snyders
617-875-3674



Railings &
Spindles
Surround
porch.
Replacement
w/ Marine
materials.
(Interlux)

- Railings 34" high
- Opening between Spindles 3 1/2"
- Porch surface to ground varies between 22" - 27" (less than 30")

OK
if less
than 30"

Existing

Tread & Riser Dimensions

50 Centennial St.
Peaks Island, ME

Snyders
617-875-3674

3 sets of porch steps:

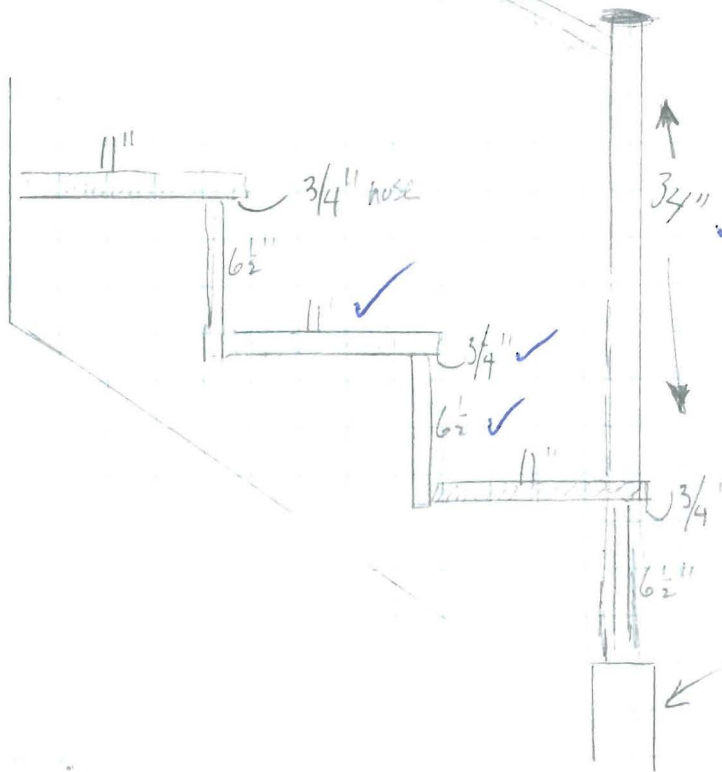
1) 10' wide, 2 steps ✓

2) 7½' wide, 3 steps ✓

3) 6' wide, 3 steps ✓

All built to
these dimensions

Baluster spacing =
32" ✓



Materials -
Steps are cedar boards
3/4 x 4"
Risers are composite
boards

Additions:

2 sono tubes for each stair set, - 6 total
to support post for handrail
(1st builder neglected to do this so current posts rotted)

New - 6 6" Sono tubes ✓
4 ft. depth

Handrail height = 34" ✓

Applicant: Robert A. Imlach, Jr.
Address: 46 Centennial St, P.I.

Date: 4/16/97

C-B-L: 87-00-1 2 3, 43 44

CHECK-LIST AGAINST ZONING ORDINANCE

Date - ~~Engring~~ 1990

Zone Location - IR-2

Interior or corner lot -

Proposed Use/Work - construct WRAP AROUND deck

Sewage Disposal -

Lot Street Frontage -

Front Yard - ~~25'~~ 25' req - 110' shown

Rear Yard - 25' req - 80' shown

Side Yard - 20' req - 30' & 30' shown

Projections -

Width of Lot -

Height -

Lot Area -

25,550 sq ft

Lot Coverage/ Impervious Surface -

20% of lot MAX
5110 sq ft MAX

Area per Family -

Off-street Parking -

Loading Bays -

Site Plan - N/A

Shoreland Zoning/ Stream Protection -

yes is within

Flood Plains - map 15 - outside flood plain

Zone C

$$9 \times 20 = 224$$

$$5 \times 16 = 80$$

$$5 \times 10 = 55$$

$$30 \times 35 = 1050$$

$$1160$$

$$42 \times 10 = 420$$

$$38 \times 10 = 380$$

$$36 \times 10 = 360$$

$$1160$$

$$1160$$

$$+ 1429$$

$$2569$$

Setback house is 80' from high water mark

TO Remain Family



CITY OF PORTLAND, MAINE

Department of Building Inspections

Original Receipt

6-29-20 11

Received from Anne Snyder -

Location of Work 50 Centennial St

Cost of Construction \$ _____ Building Fee: _____

Permit Fee \$ _____ Site Fee: _____

Certificate of Occupancy Fee: _____

Total: 40

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

Other _____

CBL: 87001

Check #: _____ Total Collected \$ 40

No work is to be started until permit issued.
Please keep original receipt for your records.

Taken by: [Signature]

WHITE - Applicant's Copy
YELLOW - Office Copy
PINK - Permit Copy