

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

BUILDING INSPECTION PERMIT

PERMIT ISSUED

Permit Number: 031424

NOV 24 2003

Please Read Application And Notes, If Any, Attached

This is to certify that Roberts Christopher & /self
has permission to Add 10' x 13' screen room, additions to 2nd floor, existing garage
AT 379 Island Ave L 090 N002001

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 of inspection must be given and work on permit must be completed before this building or part thereof is occupied or closed-in. **HEAR 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

James Banke 11/24/03
Director Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

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

PERMIT ISSUED

Permit No: 03-1424	Issue Date: NOV 24 2003	CBL: 090 N002001
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Location of Construction: 379 Island Ave	Owner Name: Roberts Christopher &	Owner Address: 48 Spruce St	Phone: 766-5819
Business Name:	Contractor Name: self	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	Zone: IR-2

Past Use: Single Family	Proposed Use: Single Family w/additions to house	Permit Fee: \$381.00	Cost of Work: \$40,000.00	CEO District: 3
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: SB BOCA 1999	

Proposed Project Description: Add 10' x 13' screen room, additions to 2nd floor, 40' x 10' to existing garage for storage	Signature: JMB 11/24/03
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: jmb	Date Applied For: 11/17/2003	Zoning Approval
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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 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: JMB 11/24/03	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>Approved Sec. 14-436(b) allows an 80% expansion</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

City of Portland, Maine - Building or Use Permit

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

Permit No: 03-1424	Date Applied For: 11/17/2003	CBL: 090 N002001
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Location of Construction: 379 Island Ave	Owner Name: Roberts Christopher &	Owner Address: 48 Spruce St	Phone: () 766-5819
Business Name:	Contractor Name: self	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	

Proposed Use: Single Family w/additions to house garage	Proposed Project Description: Add 10' x 13' screen room, additions to 2nd floor, 10' x 10' to existing garage for storage
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Jeanine Bourke **Approval Date:** 11/17/2003

Note: **Ok to Issue:**

- 1) Your present detached garage structure is legally nonconforming as to setbacks. If you are to demolish this structure on your own volition, you will only have one (1) year to replace it in the same footprint (no expansions), with the same height, and same use. Any changes to any of the above shall require that this structure meet the current zoning standards.
- 2) The existing principal structure is legally non-conforming to setbacks. Sec. 14-436(b) allows an 80% expansion of the first floor footprint. This expansion is 40%, therefore any future expansion can only be a maximum of 40%.
- 3) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.

Dept: Building **Status:** Approved **Reviewer:** Jeanine Bourke **Approval Date:** 11/24/2003

Note: **Ok to Issue:**

- 1) This permit does not add a bedroom to the existing dwelling, it re-configures the floor plan and location of rooms, therefore the existing septic system is adequate.
- 2) Separate permits are required for any electrical or plumbing work.
- 3) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.



Residential 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>379 ISLAND AVE, PEAKS ISLAND</u>		
Total Square Footage of Proposed Structure <u>528</u>	Square Footage of Lot <u>15,943</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>90</u> Block# <u>N</u> Lot# <u>2-3</u>	Owner:	Telephone: <u>766-5819</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>CHRISTOPHER ROBERTS</u> <u>379 ISLAND AVE</u> <u>PEAKS ISLAND, ME</u> <u>766-5819</u>	Cost Of Work: \$ <u>40,000</u> Fee: \$ <u>381.⁰⁰/₁₀₀</u>
Current Specific use: <u>SINGLE FAMILY RESIDENCE</u>		
Proposed Specific use: <u>SAME</u>		
Project description: <u>1. PROPOSED ADDITION TO SMALL BEDROOM, ADDITION OF SCREENED PORCH 9'9" X 13'2"</u> <u>2. PROPOSED ADDITION TO ACCESSORY BUILDING 10' X 10'</u>		
Contractor's name, address & telephone: <u>C. ROBERTS (SAME AS ABOVE)</u>		
Who should we contact when the permit is ready: <u>C. ROBERTS</u>		
Mailing address: <u>379 ISLAND AVE</u> <u>PEAKS ISLAND</u>		Phone: <u>766-5819</u>

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

At the discretion of the Planning and Development Department, additional information may be required prior to permit approval. For further information stop by the Building Inspections office, room 315 City Hall or call 874-8703.

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: <u><i>Christopher Roberts</i></u>	Date: <u>11-17-03</u>
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Permit Fee: \$30.00 for the first \$1000.00 Construction Cost, \$9.00 per additional \$1000.00 cost

This is not a Permit; you may not commence any work until the Permit is issued.





