

Location of Construction: 522 Island Ave- Peaks Isl		Owner: Theodore W Haykal	Phone: 755-4454	Permit No: 60780
Owner Address: 522 Island Ave- Peaks Island ME 04103	Leasee/Buyer's Name:	Phone:	BusinessName:	<div style="border: 2px solid black; padding: 5px; text-align: center;"> PERMIT ISSUED Permit Issued: AUG - 8 1996 CITY OF PORTLAND </div>
Contractor Name: owner	Address:	Phone:		
Past Use: 1-fam dwlg & retail art gallery	Proposed Use: 1-fam dwlg & art gallery with tower (on existing deck)	COST OF WORK: \$ 1000	PERMIT FEE: \$ 25	
Proposed Project Description: construct look-out tower on existing deck		FIRE DEPT. <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: Type:	Zone: E-3 CBL: 90-A-A-3
		Signature: <i>[Signature]</i>		Zoning Approval: <i>[Signature]</i>
Permit Taken By: L McChase		Date Applied For: 8/1/95	PEDESTRIAN ACTIVITIES DISTRICT (P.U.D.) Action: Approved <input type="checkbox"/> Approved with Conditions: <input type="checkbox"/> Denied <input type="checkbox"/> Signature: _____ Date: _____	

- 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..

PERMIT ISSUED WITH LETTER

PERMIT ISSUED WITH REQUIREMENTS

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 OF APPLICANT <i>[Signature]</i>	ADDRESS:	DATE: 8/1/95	PHONE:
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE			PHONE:

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: _____

CEO DISTRICT 6

[Signature]

COMMENTS

10-30-96 Foundation is being framed.
12-12-96 Work is progressing. Making changes on foundation
will have to come in for amendment.
9-17-97 Foundation is all completed

Inspection Record

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

Inspection Services
P. Samuel Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

8 July 1996

Theodore W. Haykal
552 Island Ave.
Peaks Island, Me. 04103

RE : 522 Island Ave.

Dear Sir,

Your application to construct a look-out tower on existing deck has been reviewed and a permit is herewith issued subject to the following requirements: This permit does not excuse the applicant from meeting applicable State and Federal laws.

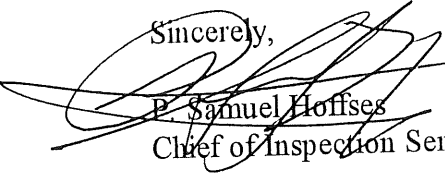
No Certificate of Occupancy will be issued until all requirements of this letter are met

Building & Fire Code Requirements

1. Before any construction begins on this proposed project, please submit a complete structural design to this office for approval .

If you have questions regarding this requirements, please do not hesitate to contact this office.

Sincerely,


P. Samuel Hoffses
Chief of Inspection Services

LAND USE - ZONING REPORT

ADDRESS: 522 Island Ave. Parkers DATE: 8/6/96

REASON FOR PERMIT: construct look-out tower (continue old

BUILDING OWNER: Theodore W. Haykel C-B-L: 90-11-4^{Permit}

PERMIT APPLICANT: owner

APPROVED: with conditions DENIED: _____

#3, #4

CONDITION(S) OF APPROVAL

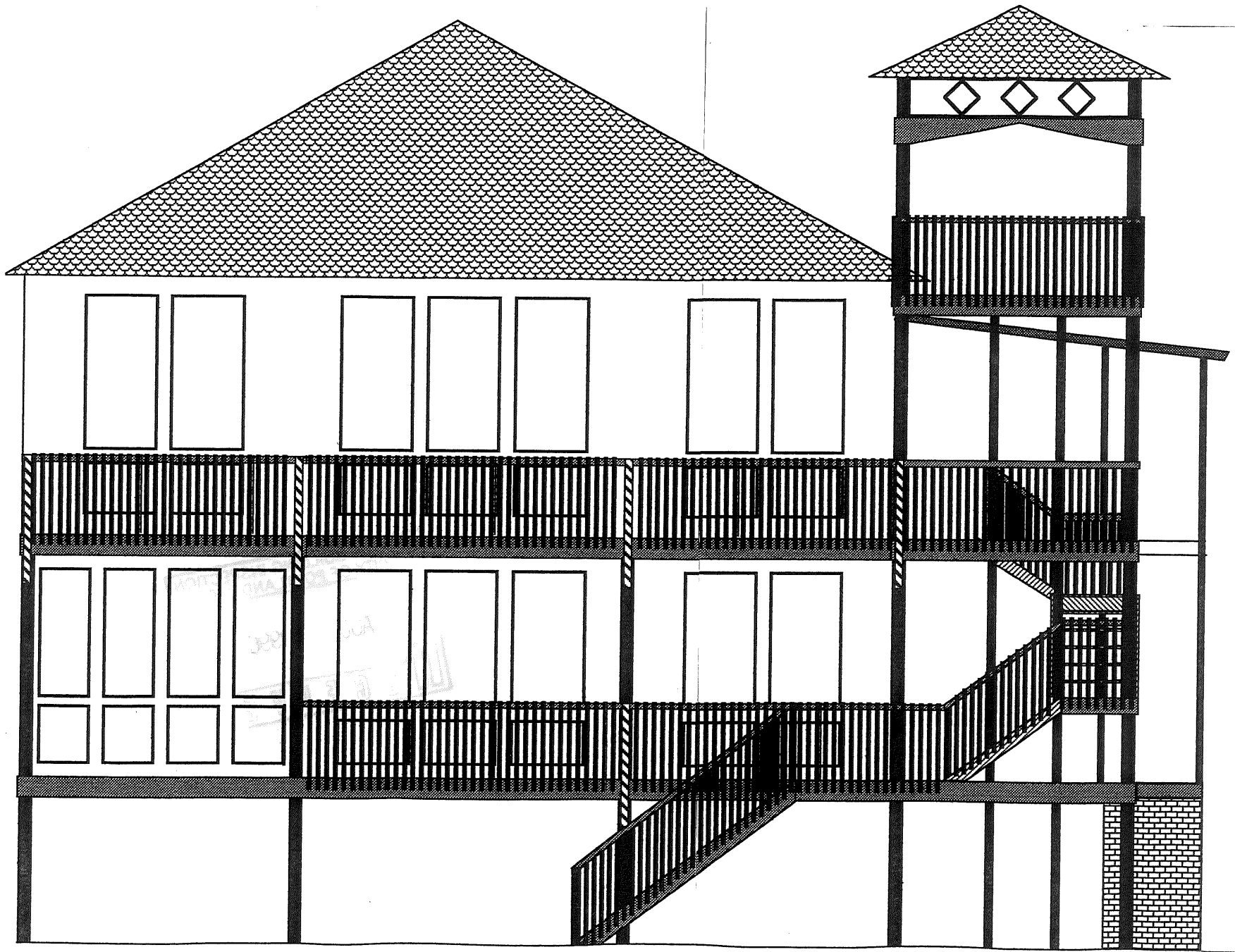
1. During its existence, all aspects of the Home Occupation criteria, Section 14-410, shall be maintained.
2. The footprint of the existing _____ shall not be increased during maintenance reconstruction.
3. All the conditions placed on the original, previously approved, permit issued on prior are still 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 This look-out tower shall be for private use, not for public use. If to be for public use, a separate permit & review shall be required.

Marge Schmuckal

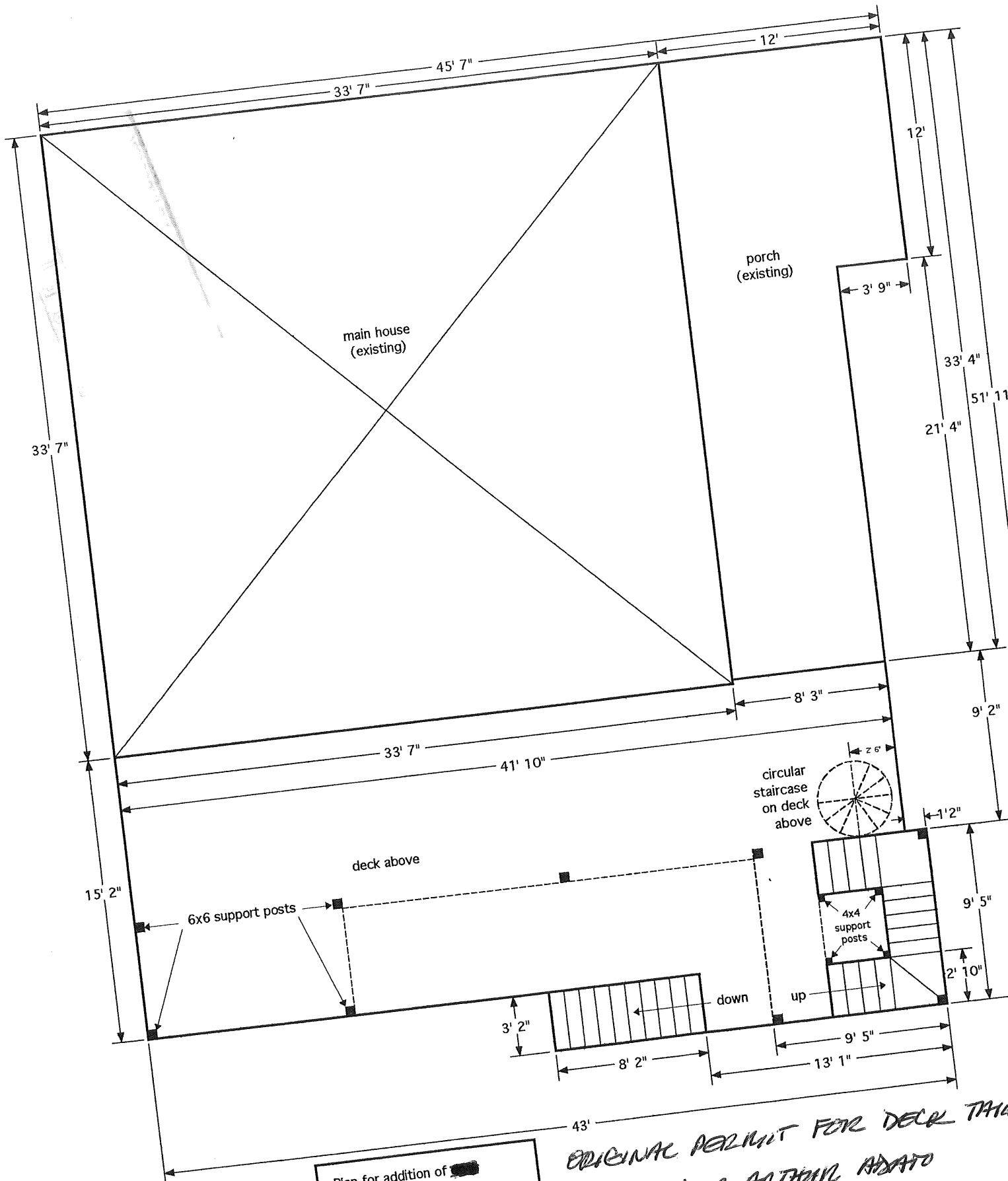
Marge Schmuckal, Zoning Administrator,
Asst. Chief of Code Enforcement



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522 ISLAND AVE.
PEAKS ISLAND, ME 04108
207-766-4454

SCALE: 1/4" = 1'



Plan for addition of [redacted] tower at:
 522 Island Ave.
 Peaks Island, ME 04108
 207-766-4454
 Drawing not to scale

ORIGINAL PERMIT FOR DECK TAKEN
 OUT UNDER ANTHONY ADAMO

Applicant:

Theodore W. Haykal
522 Island Ave, PI.

Date:

8/5/96

Address:

Assessors No.: 90-AA-4

CHECK-LIST AGAINST ZONING ORDINANCE

Date -

Zone Location - I-B

Interior of corner lot -

Use - New tower ^{cut-out} →

for whom ^{Private} ~~The Art Gallery~~
is the deck ^{New?} →

is existing - is slow
bldg off an old permit
Inspector had owner
come in to update
the old permit

Sewage Disposal -

Rear Yards -

Side Yards -

Front Yards -

Projections -

Height - 35' MAX - 27' shown

Lot Area -

Building Area -

Area per Family -

Width of Lot -

Lot Frontage -

Off-street Parking -

Loading Bays -

Site Plan -

Shoreland Zoning - Not in Shoreland

Flood Plains -

NOTE: shall only be for owner's use, Not the
If public is to use, A separate permit
separate review shall be required