

Please fill out any part which applies to job. Proper plans must accompany form.

minor site plan - \$300.

Owner: Larry Adlerstein Phone # 772-7272
 Address: 415 Forest Ave; Portland, ME 04101
 LOCATION OF CONSTRUCTION 411-415 Forest Ave (Artists & Craftsman's Supply)
 Contractor: owner Sub.: _____
 Address: _____ Phone # _____
 Est. Construction Cost: _____ Proposed Use: commercial-retail
 Past Use: _____
 # of Existing Res. Units _____ # of New Res. Units _____
 Building Dimensions L _____ W _____ Total Sq. Ft. _____
 # Stories: _____ # Bedrooms _____ Lot Size: _____
 Is Proposed Use: Seasonal _____ Condominium _____ Conversion _____
 Explain Conversion ADDITION - one-story addition on posts (20'x30')

For Official Use PERMIT ISSUED

Date 4/24/90 Subdivision: _____
 Inside Fire Limits _____ Name MAY 18 1990
 Bldg Code _____ Lot _____
 Time Limit _____ Ownership: _____ Public _____
 Estimated Cost \$5000 **City Of Portland**

Zoning: R-2
 Street Frontage Provided: _____
 Provided Setbacks: Front _____ Back _____ Side _____ Side _____
 Review Required:
 Zoning Board Approval: Yes _____ No _____ Date: _____
 Planning Board Approval: Yes _____ No _____ Date: _____
 Conditional Use: _____ Variance _____ Site Plan _____ Subdivision _____
 Shoreland Zoning Yes _____ No _____ Floodplain Yes _____ No _____
 Special Exception _____
 Other (Explain) OK W/AD - 5-17-90

Foundation: AND MINOR SITE PLAN

1. Type of Soil: _____
2. Set Backs - Front _____ Rear _____ Side(s) _____
3. Footings Size: _____
4. Foundation Size: _____
5. Other _____

Floor:

1. Sills Size: _____ Sills must be anchored.
2. Girder Size: _____
3. Lally Column Spacing: _____ Size: _____
4. Joists Size: _____ Spacing 16" O.C.
5. Bridging Type: _____ Size: _____
6. Floor Sheathing Type: _____ Size: _____
7. Other Material: _____

Exterior Walls:

1. Studding Size _____ Spacing _____
2. No. windows _____
3. No. Doors _____
4. Header Sizes _____ Span(s) _____
5. Bracing: Yes _____ No _____
6. Corner Posts Size _____
7. Insulation Type _____ Size _____
8. Sheathing Type _____ Size _____
9. Siding Type _____ Weather Exposure _____
10. Masonry Materials _____
11. Metal Materials _____

Interior Walls:

1. Studding Size _____ Spacing _____
2. Header Sizes _____ Span(s) _____
3. Wall Covering Type _____
4. Fire Wall if required _____
5. Other Materials _____

Ceiling:

1. Ceiling Joists Size: _____
2. Ceiling Strapping Size _____ Spacing _____
3. Type Ceilings: _____
4. Insulation Type _____ Size _____
5. Ceiling Height: _____

Roof:

1. Truss or Rafter Size _____ Span _____
2. Sheathing Type _____ Size _____
3. Roof Covering Type 300

Chimneys:
 Type: _____ Number of Fire Places _____

Heating:
 Type of Heat: _____

Electrical:
 Service Entrance Size: _____ Smoke Detector Required Yes _____ No _____

Plumbing:

1. Approval of soil test if required Yes _____ No _____
2. No. of Tubs or Showers _____
3. No. of Flushes _____
4. No. of Lavatories _____
5. No. of Other Fixtures _____

Swimming Pools:

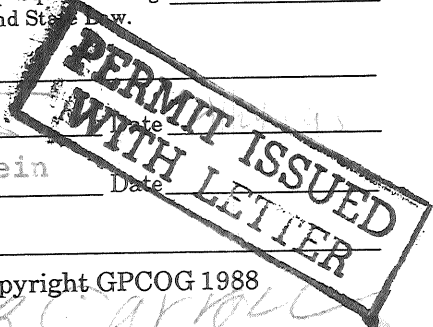
1. Type: _____
2. Pool Size: _____ x _____ Square Footage _____
3. Must conform to National Electrical Code and State Law.

Permit Received By Louise E. Chase

Signature of Applicant _____

Signature of CEO Larry Adlerstein Date _____

Inspection Dates _____



PLOT PLAN



Done w/out Insp

FEES (Breakdown From Front)

Base Fee \$ 45. - building permit
 Subdivision Fee \$ _____
 Site Plan Review Fee \$ 300.
 Other Fees \$ _____
 (Explain) _____
 Late Fee \$ _____
 \$345. paid 4/24/90

Inspection Record

Type	Date
_____	____/____/____
_____	____/____/____
_____	____/____/____
_____	____/____/____
_____	____/____/____

COMMENTS

Signature of Applicant *[Signature]*

Date 4/24/90

CITY OF PORTLAND, MAINE

389 CONGRESS STREET
PORTLAND, MAINE 04101
(207) 874-8300



DEPARTMENT OF PLANNING & URBAN DEVELOPMENT

P. SAMUEL HOFFSES, CHIEF
INSPECTION SERVICES DIVISION

May 18, 1990

Mr. Larry Adlerstein
415 Forest Ave.
Portland, ME 04101

Re: 411-415 Forest Ave.

Dear Sir:

Your application to construct a one-story addition at 415 Forest Ave. has been reviewed and a permit is herewith issued subject to the following requirements:

No certificate of occupancy can be issued until all requirements of this letter are met.

Site Plan Review Requirements


Planning Division	Approved	Mr. Richard Henry
Fire Department	Approved	Lt. Garroway
Inspection Services	Approved	W. Giroux

Public Works: The site shall be developed with a shallow swale to the rear of the addition and existing ell continuing out to the curb cut on Belmeade Road to keep any storm water from flowing onto adjacent properties.

This permit is granted with the understanding that NO work is to begin until a complete structural plan has been submitted to this division and approved.

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

Sincerely,


P. Samuel Hoffses
Chief of Inspection Services

cc: Paul Niehoff; P.P.W.D.
Steve Harris; P.P.W.D.
Lt. Garroway; P.F.D
Mr. Richard Henry, Planner

lec

CITY OF PORTLAND, MAINE

SITE PLAN REVIEW

Processing Form

Applicant Larry Adlerstein

Date 4/24/90

Mailing Address 415 Forest Ave; Ptld, ME 04101

Address of Proposed Site 411-415 Forest Ave.

Proposed Use of Site commercial - retail; one-story addition

Site Identifier(s) from Assessors Maps B-2

Acreage of Site / Ground Floor Coverage 20,000 sq ft / 600 sq ft
 20' x 30'

Zoning of Proposed Site _____

Site Location Review (DEP) Required: () Yes () No

Proposed Number of Floors _____

Board of Appeals Action Required: () Yes () No

Total Floor Area _____

Planning Board Action Required: () Yes () No

Other Comments: MINOR SITE PLAN REVIEW

Date Dept. Review Due: _____

BUILDING DEPARTMENT SITE PLAN REVIEW

(Does not include review of construction plans)

- Use does NOT comply with Zoning Ordinance
 - Requires Board of Appeals Action
 - Requires Planning Board/City Council Action

Explanation _____

Use complies with Zoning Ordinance — Staff Review Below

Zoning:
SPACE & BULK,
as applicable

	DATE	ZONE LOCATION	INTERIOR OR CORNER LOT	40 FT. SETBACK AREA (SEC. 21)	USE	SEWAGE DISPOSAL	REAR YARDS	SIDE YARDS	FRONT YARDS	PROJECTIONS	HEIGHT	LOT AREA	BUILDING AREA	AREA PER FAMILY	WIDTH OF LOT	LOT FRONTAGE	OFF-STREET PARKING	LOADING BAYS	
COMPLIES																			
COMPLIES CONDITIONALLY																			CONDITIONS SPECIFIED BELOW
DOES NOT COMPLY																			REASONS SPECIFIED BELOW

REASONS: OK WDA - 5-17-90

SIGNATURE OF REVIEWING STAFF/DATE



Artist & Craftsman Supply
415 Forest Avenue
Portland, Maine 04101
(207) 772-7272 • 772-0001

3/24/90

Dear Sir,
Enclosed find 7 copies of my application for a building permit to construct a 600 S.F. addition which will join the 2 buildings of Artist & Craftsman Supply.
The building will be on posts so as not to interfere with existing drainage. The land will be contoured to keep runoff on my land. Also a nearby oak tree will not be removed.

The multi story building at 415 forest is presently sprinkled, I propose the one story addition not be sprinkled but of course if the fire dept believes safety requires sprinklers, I agree to install same.

The 11 parking spaces should be adequate.
Thank you in advance for your consideration.

Yours Truly

Larry Advertiser

CITY OF PORTLAND, MAINE

SITE PLAN REVIEW

Processing Form

Planning Dept

Larry Adlerstein

4/24/90

Applicant 415 Forest Ave; Ptld, ME 04101

Date 411-415 Forest Ave.

Mailing Address commercial - retail

Address of Proposed Site

Proposed Use of Site 20,000 sq ft / 600 sq ft

Site Identifier(s) from Assessors Maps B-2

Acreage of Site / Ground Floor Coverage

Zoning of Proposed Site

Site Location Review (DEP) Required: () Yes () No

Proposed Number of Floors _____

Board of Appeals Action Required: () Yes () No

Total Floor Area _____

Planning Board Action Required: () Yes () No

Other Comments: MINOR SITE PLAN REVIEW

Date Dept. Review Due: _____

PLANNING DEPARTMENT REVIEW

(Date Received) _____

- Major Development — Requires Planning Board Approval: Review Initiated
- Minor Development — Staff Review Below

	LOADING AREA	PARKING	CIRCULATION PATTERN	ACCESS	PEDESTRIAN WALKWAYS	SCREENING	LANDSCAPING	SPACE & BULK OF STRUCTURES	LIGHTING	CONFLICT WITH CITY PROJECTS	FINANCIAL CAPACITY	CHANGE IN SITE PLAN
APPROVED												
APPROVED CONDITIONALLY												
DISAPPROVED												

CONDITIONS SPECIFIED BELOW
REASONS SPECIFIED BELOW

REASONS: _____

(Attach Separate Sheet if Necessary)

Richard Myers 5/2/90

SIGNATURE OF REVIEWING STAFF/DATE

LETTER OF TRANSMITTAL

Planning Division
Department of Planning and
Urban Development
Room 211 City Hall
389 Congress Street
Portland, Maine 04101

Date: May 7 1980
Staff Person: R. King

Phone : (207)874-8300, ext. 8726

To: Building Inspectors

Project Reference: 46 Forest Ave

We are sending you:

enclosed
 under separate cover
 available for pick-up

For Your:

information as requested
 review and comment
 information and use
 other: _____

Copies	Document Date	Description
<u>1</u>	_____	<u>Approved Plan</u> <u>Sign off sheet</u>
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

Remarks: _____

cc: _____

CITY OF PORTLAND, MAINE

SITE PLAN REVIEW

Processing Form

Larry Adlerstein

4/24/90

Applicant _____

Date _____

415 Forest Ave; Ptd, ME 04101

411-415 Forest Ave.

Mailing Address _____

Address of Proposed Site _____

commercial - retail

Site Identifier(s) from Assessors Maps _____

Proposed Use of Site _____

20,000 sq ft / 600 sq ft

Zoning of Proposed Site _____

Acreage of Site / Ground Floor Coverage _____

Site Location Review (DEP) Required: () Yes () No

Proposed Number of Floors _____

Board of Appeals Action Required: () Yes () No

Total Floor Area _____

Planning Board Action Required: () Yes () No

Other Comments: _____ **MINOR SITE PLAN REVIEW**

Date Dept. Review Due: _____

FIRE DEPARTMENT REVIEW

(Date Received) _____

	ACCESS TO SITE	ACCESS TO STRUCTURES	SUFFICIENT VEHICLE TURNING ROOM	SAFETY HAZARDS	HYDRANTS	SIAMESE CONNECTIONS	SUFFICIENCY OF WATER SUPPLY	OTHER	
APPROVED									
APPROVED CONDITIONALLY									CONDITIONS SPECIFIED BELOW
DISAPPROVED									REASONS SPECIFIED BELOW

REASONS: _____

(Attach Separate Sheet if Necessary)

William C. Grayson
 SIGNATURE OF REVIEWING STAFF/DATE

CITY OF PORTLAND, MAINE

SITE PLAN REVIEW

Processing Form

Steve Harris

Larry Adlerstein

4/24/90

Applicant _____

Date _____

415 Forest Ave; Ptld, ME 04101

411-415 Forest Ave.

Mailing Address _____

Address of Proposed Site _____

commercial - retail

Site Identifier(s) from Assessors Maps _____

Proposed Use of Site _____

Zoning of Proposed Site _____

20,000 sq ft / 600 sq ft

Acreage of Site / Ground Floor Coverage _____

Site Location Review (DEP) Required: () Yes () No

Proposed Number of Floors _____

Board of Appeals Action Required: () Yes () No

Total Floor Area _____

Planning Board Action Required: () Yes () No

Other Comments: MINOR SITE PLAN REVIEW

Date Dept. Review Due: _____

PUBLIC WORKS DEPARTMENT REVIEW

(Date Received) _____

	TRAFFIC CIRCULATION	ACCESS	CURB CUTS	ROAD WIDTH	PARKING	SIGNALIZATION	TURNING MOVEMENTS	LIGHTING	CONFLICT WITH CITY CONSTRUCTION PROJECT	DRAINAGE	SOIL TYPES	SEWERS	CURBING	SIDEWALKS	OTHER	
APPROVED																
APPROVED CONDITIONALLY																CONDITIONS SPECIFIED BELOW
DISAPPROVED																REASONS SPECIFIED BELOW

REASONS: The site shall be developed with a shallow swale to the rear of the addition and existing ell continuing out to the curb cut on Belmeade Road to keep any storm water from flowing into adjacent properties.

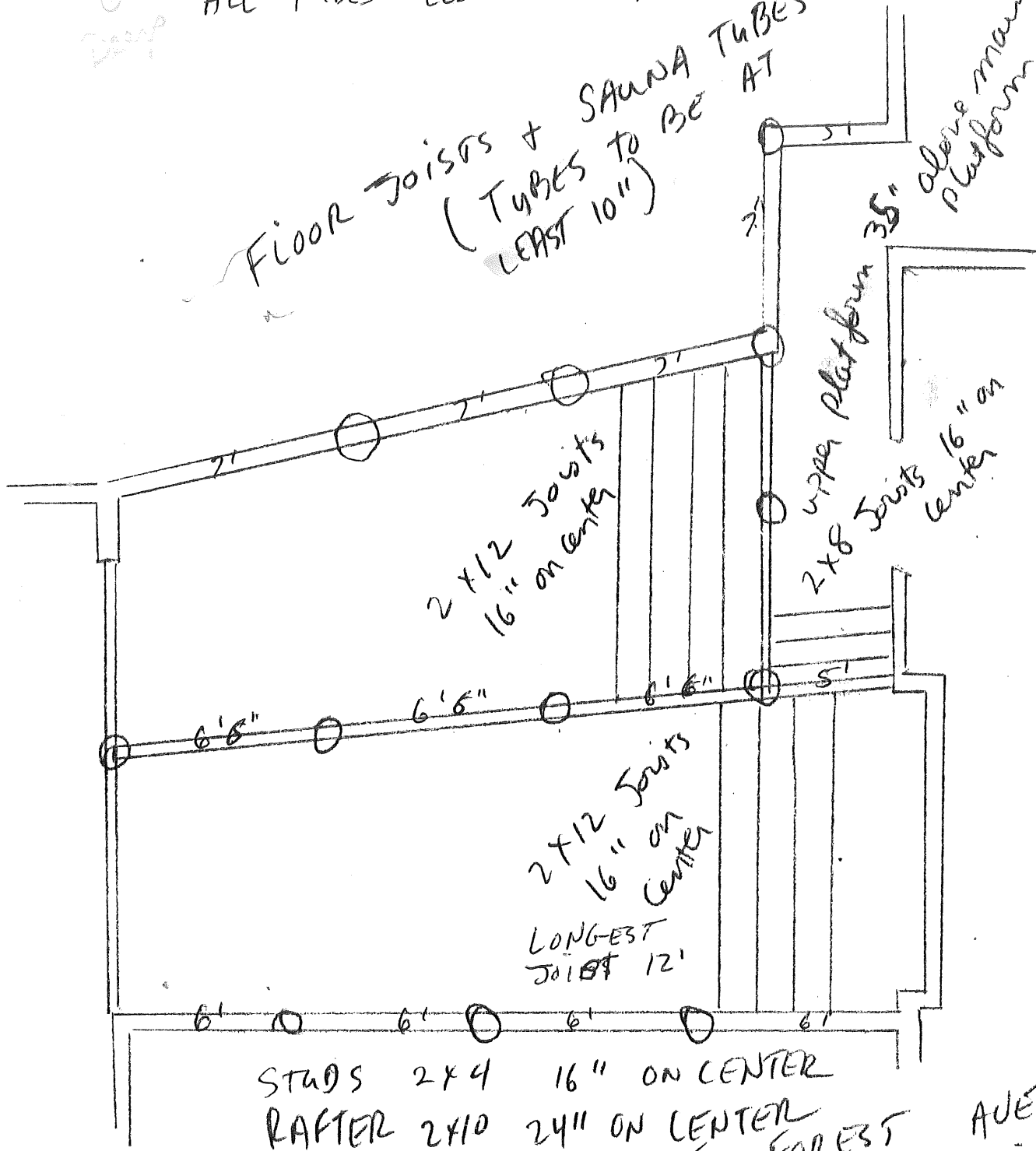
(Attach Separate Sheet if Necessary)

Stephen K. Hassan
SIGNATURE OF REVIEWING STAFF/DATE

18" SQ FOOTING UNDER TUBES
SECURED TO ~~BE~~ TUBES W IRON RD
ALL TUBES LESS THAN 7' APART

6'
Deep

FLOOR JOISTS + SAUNA TUBES
(TUBES TO BE AT
LEAST 10")



STUDS 2x4 16" ON CENTER
RAFTER 2x10 24" ON CENTER

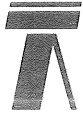
Upper platform 35" above main platform
2x8 Joists 16" on center

RECEIVED
MAY 21 1990

LARRY ADLERSTEIN
FOREST AVE

Scale 1" = 5'

DEPT. OF BUILDING INSPECTIONS
CITY OF PORTLAND



Titcomb Associates

Land Surveying
Civil Engineering
Land Planning

8 Portland North Business Park
Falmouth, Maine 04105
(207) 797-9199

Sanford (207) 324-5150

April 17, 1990

Planning Department
City of Portland
389 Congress Street
Portland, Maine 04101

RE: Minor Site Plan
Artist & Craftsman Supply, Building Addition, Portland, Maine

Dear Sir:

Enclosed are seven copies of the proposed building addition site plan to the Artist and Craftsman Supply store located at 415 Forest Avenue in Portland. Mr. Adlerstein, the owner of the property, is proposing to build a 600 s.f. connector building to the two existing buildings on the site. The connector building is to be placed on posts so that no drainage flows will be changed.

We have spoken with Steve Harris, Portland Planning Engineer, and he has indicated that existing and proposed contour intervals will not be needed. All the existing utilities will be adequate for this building addition. Please feel free to contact myself or Mr. Larry Adlerstein if further information is needed.

Sincerely,

Stephen J. Roberge, P.E.
Engineering Manager

SJR/mmd

Enclosures