

# DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

## CITY OF PORTLAND

Please Read  
Application And  
Notes, If Any,  
Attached

BUILDING INSPECTION

PERMIT

Permit Number: 051673

This is to certify that Deangelis Michael/Bjorn Ericksonhas permission to rebuild 74" x 80" rear porch deck only - no railingAT 88 Dartmouth St

City of Portland 116 A009001

provided that the person or persons who obtain or accept 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 when permission is procured before this building or part thereof is altered or repaired. Closed-in 4 HOUR NOTICE REQUIRED.

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

OTHER REQUIRED DEPARTMENTS

Fire Dept. \_\_\_\_\_

Health Dept. \_\_\_\_\_

Appeal Board \_\_\_\_\_

Other \_\_\_\_\_

PERMIT ISSUED

NOV 15 2005

Department Name

CITY OF PORTLAND

PENALTY FOR REMOVING THIS CARD


 11/15/05  
 Director - Building & Inspection Services

**City of Portland, Maine - Building or Use Permit Application**

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

**PERMIT ISSUED**

<b>Location of Construction:</b> 88 Dartmouth St	<b>Owner Name:</b> Deangelis Michael	<b>Owner Address:</b> 27 Sherman St	<b>Phone:</b> 
<b>Business Name:</b> 	<b>Contractor Name:</b> Biorn Erickson	<b>Contractor Address:</b> 120 Park Avenue #19 Portland	<b>Phone:</b> 2076322673

<b>Lessee/Buyer's Name</b> 	<b>Phone:</b> 	<b>Permit Type:</b> Additions - Dwellings	<b>Zone:</b> R-5
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<b>Past Use:</b> residential	<b>Proposed Use:</b> residential - rebuild 74" x 80" rear porch deck only - same location	<b>Permit Fee:</b> \$39.00	<b>Cost of Work:</b> \$2,000.00	<b>CEO District:</b> 2
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<b>FIRE DEPT:</b> <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied Signature: <i>[Signature]</i>	<b>INSPECTION:</b> Use Group <i>R-3</i> Type <i>SB</i> <i>IRC 2003</i> <i>[Signature]</i>
<b>Action:</b> <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied Signature: _____ Date: _____	

<b>Permit Taken By:</b> tmm	<b>Date Applied For:</b> 11/15/2005	<b>Zoning Approval</b>
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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..

<b>Special Zone or Reviews</b> <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: <i>11/15/05</i>	<b>Zoning Appeal</b> <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: _____	<b>Historic Preservation</b> <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>11/15/05</i>
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**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: 05-1673	Date Applied For: 11/15/2005	CBL: 116 A009001
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Location of Construction: 88 Dartmouth St	Owner Name: Deangelis Michael	Owner Address: 27 Sherman St	Phone:
Business Name:	Contractor Name: Bjorn Erickson	Contractor Address: 120 Park Avenue #19 Portland	Phone (207) 632-2673
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	

Proposed Use: residential - rebuild 74" x 80" rear porch deck only - same location	Proposed Project Description: rebuild 74" x 80" rear porch deck only - same location
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**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Tammy Munson      **Approval Date:** 11/15/2005**Note:**      **Ok to Issue:** ☒

- 1) Your present 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. The one (1) year starts at the time of removal. It shall be the owner's responsibility to contact the Code Enforcement Officer and notify them of that specific date.

**Dept:** Building      **Status:** Approved with Conditions      **Reviewer:** Tammy Munson      **Approval Date:** 11/15/2005**Note:**      **Ok to Issue:** ☒

- 1) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.



# 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: <i>Fore River Apartments 57 Frederick St Peri</i>		
Total Square Footage of Proposed Structure		Square Footage of Lot
Tax Assessor's Chart, Block & Lot Chart# <i>67</i> Block# <i>K</i> Lot# <i>19</i>	Owner: <i>A Westy Housing</i> <i>307 Cumberland Ave</i> <i>Portland, Me 04101</i>	Telephone:
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <i>Leach Electric Inc.</i> <i>P.O. Box 907</i> <i>Portland, Me 04039</i> <i>Gray</i>	Cost Of Work: \$ <i>9,000</i> Fee: \$ <i>102.00</i> C of O Fee: \$
Current Specific use: _____ Proposed Specific use: <i>New</i>		
Project description: <i>Fire Alarm</i>		
Contractor's name, address & telephone:  Who should we contact when the permit is ready: <i>Leach Electric Inc</i> Mailing address: <i>P.O. 907</i> Phone: <i>653-5555 cell 2403319</i> <i>Gray, Me 04039</i>		

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

In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information visit us on-line at [www.portlandmaine.gov](http://www.portlandmaine.gov), 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: *Mark Carbonara*

Date: *10/02/05*

**This is not a permit; you may not commence ANY work until the permit is issued.**

*✓ # 2145*

# BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 to schedule your inspections as agreed upon

Permits expire in 6 months, if the project is not started or ceases for 6 months.

The Owner or their designee is required to notify the inspections office for the following inspections and provide adequate notice. Notice must be called in 48-72 hours in advance in order to schedule an inspection:

By initializing at each inspection time, you are agreeing that you understand the inspection procedure and additional fees from a "Stop Work Order" and "Stop Work Order Release" will be incurred if the procedure is not followed as stated below.

A Pre-construction Meeting will take place upon receipt of your building permit.

- ☒ Footing/Building Location Inspection: Prior to pouring concrete *Tube depth*
- NA* Re-Bar Schedule Inspection: Prior to pouring concrete
- NA* Foundation Inspection: Prior to placing ANY backfill
- ☒ Framing/Rough Plumbing/Electrical: Prior to any insulating or drywalling
- ☒ Final/Certificate of Occupancy: Prior to any occupancy of the structure or use. NOTE: There is a \$75.00 fee per inspection at this point.

Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection

\_\_\_\_\_ If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

\_\_\_\_\_ CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED

*[Signature]*  
Signature of Applicant/Designee

Date

*[Signature]*  
Signature of Inspections Official

Date

CBL: 116-A-009

Building Permit #: 05-1673



This page contains a detailed description of the Parcel ID you selected. Press the **New Search** button at the bottom of the screen to submit a new query.

### Current Owner Information

Card Number	1 of 1
Parcel ID	116 A009001
Location	88 DARTMOUTH ST
Land Use	TWO FAMILY
Owner Address	DEANGELIS MICHAEL 27 SHERMAN ST PORTLAND ME 04101
Book/Page	
Legal	LLL-A-9 DARTMOUTH ST 86-88 4832 SF

### Current Assessed Valuation For Fiscal Year 2006

Land	Building	Total
\$57,770	\$141,290	\$199,060

### Estimated Assessed Valuation For Fiscal Year 2007\*

Land	Building	Total
\$85,500	\$174,100	\$259,600

\* Value subject to change based upon review of property status as of 4/1/06.  
The tax rate will be determined by City Council in May 2006.

### Property Information

Year Built	Style	Story Height	Sq. Ft.	Total Acres	
1914	Old Style	2	2678	0.111	
Bedrooms	Full Baths	Half Baths	Total Rooms	Attic	Basement
4	2		10	Part Finsh	Full

### Outbuildings

Type	Quantity	Year Built	Size	Grade	Condition
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### Sales Information

Date	Type	Price	Book/Page
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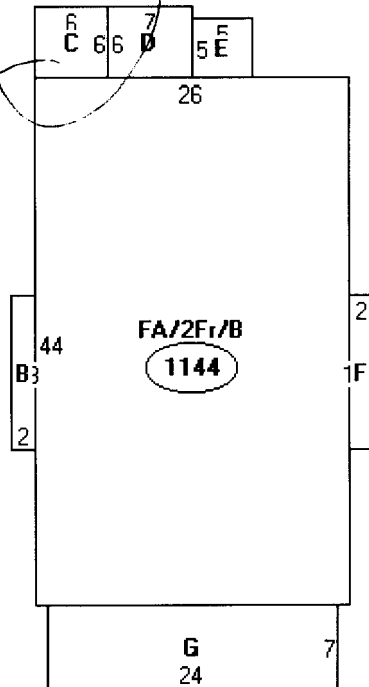
### Picture and Sketch

Picture	Sketch	Tax Map
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[Click here to view Tax Roll Information.](#)

Any information concerning tax payments should be directed to the Treasury office at 874-8490 or e-

*Rebuild*



Descriptor/Area

A:FA/2Fr/B  
1144 sqft

B:2Fr/B  
26 sqft

C:OP/OP  
36 sqft

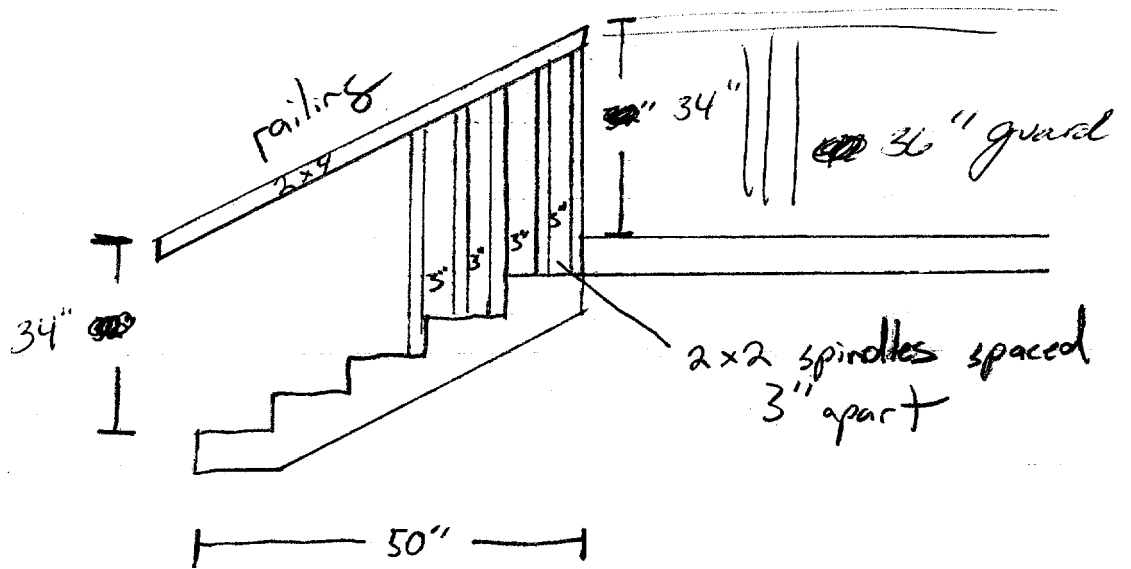
D:FUB/FUB  
42 sqft

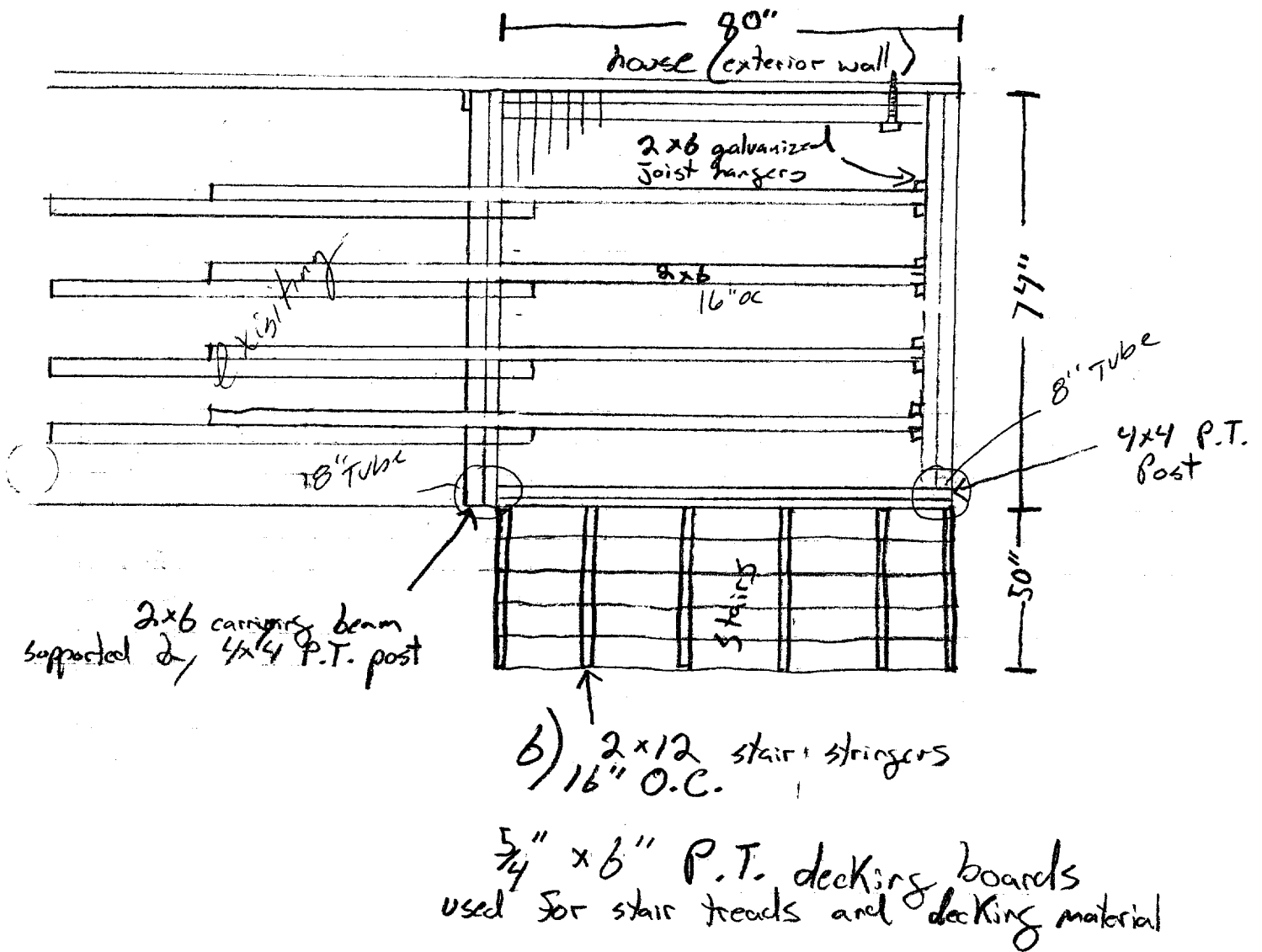
E:FUE  
25 sqft

F:2Fr/B  
26 sqft

G:OFF  
168 sqft





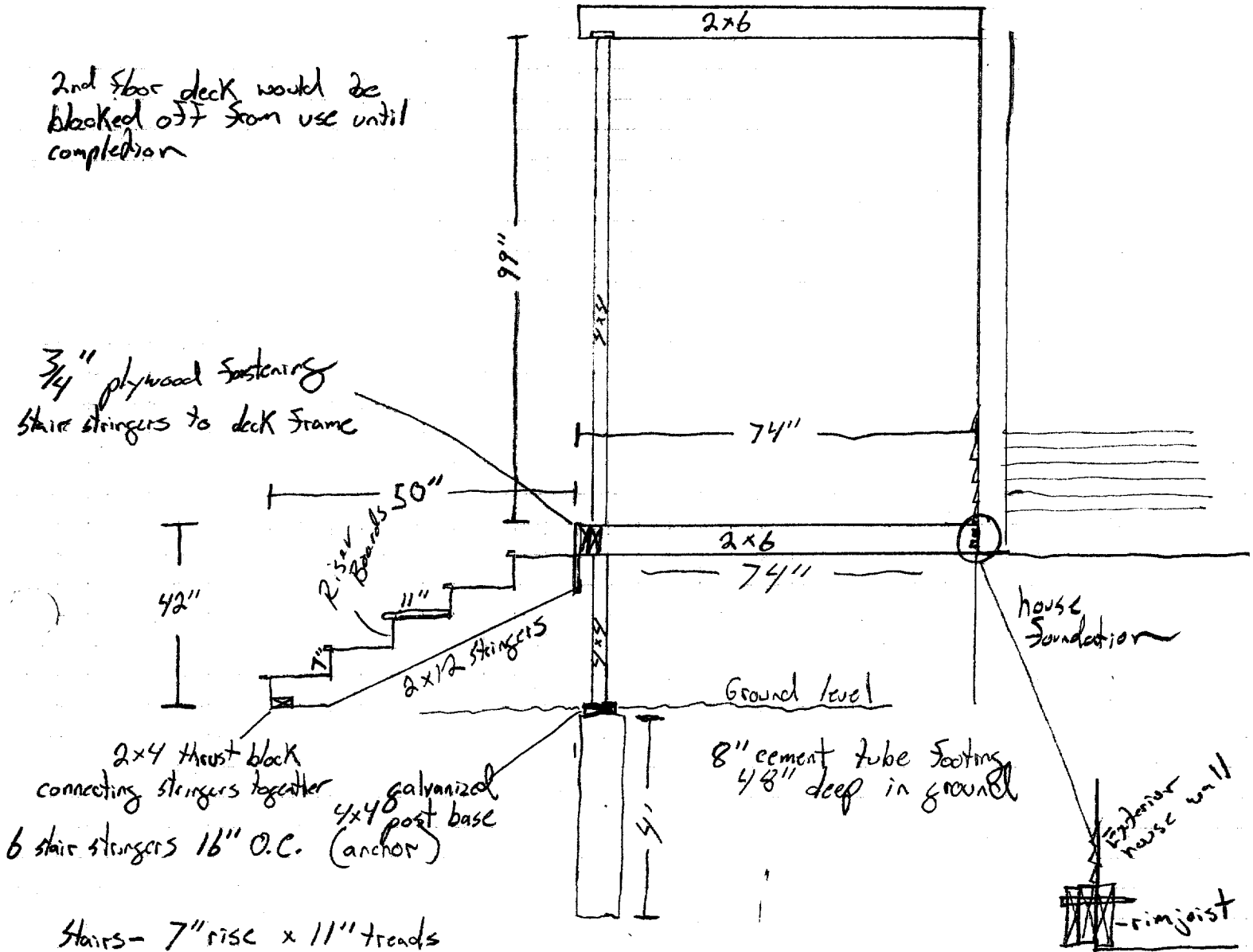


Back Deck at 88 Dartmouth St.

2nd floor deck will be supported from the ground by 4x4 posts during the construction of new 1st floor deck

2nd floor deck would be blocked off from use until completion

$\frac{3}{4}$ " plywood fastening  
stair stringers to deck frame



Stairs- 7" rise x 11" treads

1" overhang on stair treads

$\frac{1}{2}$ " x 6" long  
lag bolts used to  
join deck frame  
to house screwed into the rim joist  
of the 1st floor framing



# CITY OF PORTLAND, MAINE

## Department of Building Inspections

20

Received from \_\_\_\_\_

Location of Work \_\_\_\_\_

Cost of Construction \$ \_\_\_\_\_

Permit Fee \$ \_\_\_\_\_

Building (IL) \_\_\_\_ Plumbing (I5) \_\_\_\_ Electrical (I2) \_\_\_\_ Site Plan (U2) \_\_\_\_

Other \_\_\_\_\_

CBL: \_\_\_\_\_

Check #: \_\_\_\_\_ Total Collected \$ \_\_\_\_\_

## THIS IS NOT A PERMIT

No work is to be started until PERMIT CARD is actually posted upon the premises. Acceptance of fee is no guarantee that permit will be granted. PRESERVE THIS RECEIPT. In case permit cannot be granted the amount of the fee will be refunded upon return of the receipt less \$10.00 or 10% whichever is greater.

WHITE - Applicant's Copy

YELLOW - Office Copy

PINK - Permit Copy