

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read Application And Notes, If Any, Attached

BUILDING INSPECTION

PERMIT

PERMIT ISSUED
Permit Number: 060599
MAY 1 2 2006
CITY OF PORTLAND

This is to certify that Malone Helen A Wid Kw V Doyle Enterprises

has permission to Construct a 9'x16' deck.

AT 49 Seeley Ave

123 B03700

provided that the person or persons who apply for and receive this permit shall comply with all of the provisions of the Statutes of the State of Oregon 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 proceeds before this building or part thereof is started or service closed-in. 4 HOUR NOTICES 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

[Signature] 5/12/06
Director - Building & Inspection Services

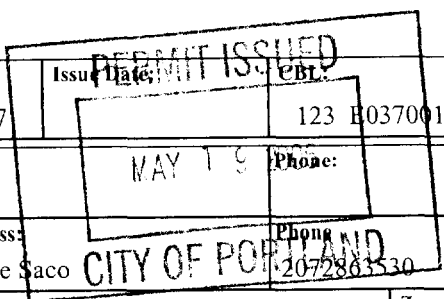
PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit Application

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

Permit No: 06-0597
 Issued Date: **PERMIT ISSUED**
 123 E037001

Location of Construction: 49 Seeley Ave	Owner Name: Malone Helen A Wid Kw Vet	Owner Address: 49 Seeley Ave
Business Name:	Contractor Name: Doyle Enterprises	Contractor Address: 16 Tiffany Lane Saco
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings
		Zone: R5



Past Use: Two Family <i>(permit # 05-0764)</i> <i>legal use:</i>	Proposed Use: Two Family <i>2 dwelling units</i>	Permit Fee: \$57.00	Cost of Work: \$3,500.00	CEO District:	
		FIRE DEPT: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied <i>N/A</i>	INSPECTION: Use Group: <i>R-3</i> Type: <i>5B</i> <i>IRC 2003</i>		

Proposed Project Description:
Construct a 9'x16' deck.

Signature: _____
 Signature: _____
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)
 Action: Approved Approved w/Conditions Denied
 Signature: _____ Date: _____

Permit Taken By: gad	Date Applied For: 0412412006	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"/> <i>Or w/conditions</i> Date <i>5/12/06</i>	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 Landmar <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions Denied <i>ARW</i> Date _____
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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

- Check rear set back at footing inspection. Also

City of Portland, Maine - Building or Use Permit

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

Permit No: 06-0597	Date Applied For: 04/24/2006	CBL: 123 E037001
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Location of Construction: 49 Seeley Ave	Owner Name: Malone Helen A Wid Kw Vet	Owner Address: 49 Seeley Ave	Phone:
Business Name:	Contractor Name: Doyle Enterprises	Contractor Address: 16 Tiffany Lane Saco	Phone (207) 286-3530
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	
Proposed Use: Two Family		Proposed Project Description: Construct a 9'x16' deck.	

Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Ann Machado **Approval Date:** 05/12/2006**Note:** **Ok to Issue:**

- 1) This property shall remain a two family dwelling Any change of use shall require a separate p e m t application for review and approval.
- 2) Due to the proxirmtly of the addtion to the rear setback, it will have to be confirmed by the inspector at the foting inspection.
- 3) This p e m t is being approved on the basis of plans submrmted. Any deviations shall require a separate approval before starting that work.

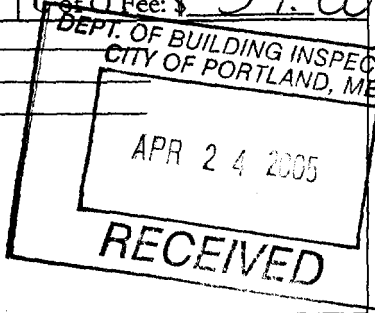
Dept: Building **Status:** Approved **Reviewer:** Tammy Munson **Approval Date:** 05/12/2006**Note:** **Ok to Issue:**

06-0597



General Building Permit Application

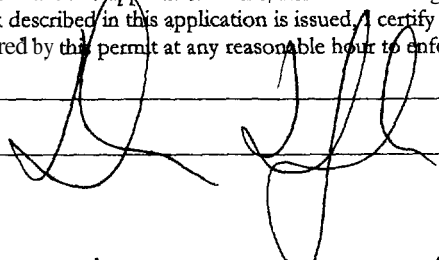
If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Location/Address of Construction: 49 SEELBY AVE		
Total Square Footage of Proposed Structure 144 sq²	Square Footage of Lot 10,519 sq²	
Tax Assessor's Chart, Block & Lot Chart# 123 Block# E Lot# 037	Owner: HELEN MALONE	Telephone:
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: DOYLE ENTERPRISES HUMPHREY 16 TIFFANY LN SACO, ME 04072 229-3530	Cost Of Work: \$ 3500. Fee: \$ CofO Fee: \$ 57.00
Current Specific use: SINGLE FAMILY HOME - 2 Family		
If vacant, what was the previous use?		
Proposed Specific use:		
Project description: ADD A 9' X 16 DECK TO EXISTING HOME.		
Contractor's name, address & telephone: DOYLE ENTERPRISES 16 TIFFANY LN SACO, ME 229-3530		
Who should we contact when the permit is ready: DIANE DOYLE		
Mailing address: 16 TIFFANY LN SACO, ME 04072 Phone: 229-3530		

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, 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 the permit at any reasonable hour to enforce the provisions of the codes applicable to this permit.

Signature of applicant: 	Date: 4/21/06
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This is not a permit; you may not commence ANY work until the permit is issued.

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
- Re-Bar Schedule Inspection: Prior to pouring concrete
- 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.

CERTIFICATE OF OCCUPANCIES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED

[Signature]
Signature of Applicant/Designee

6/2/06
Date

[Signature]
Signature of Inspections Official

6206
Date

CBL: 123 E 037 Building Permit #: 060597

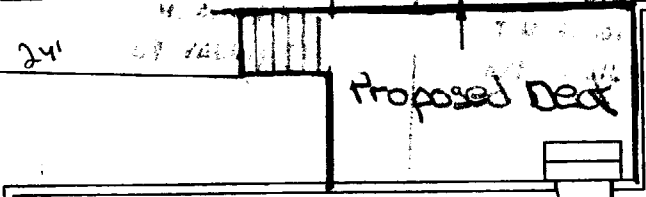
8'-0" SIDE SETBACK

REAR SETBACK 20'-0"

SETBACK

1" = 10'

6 AV



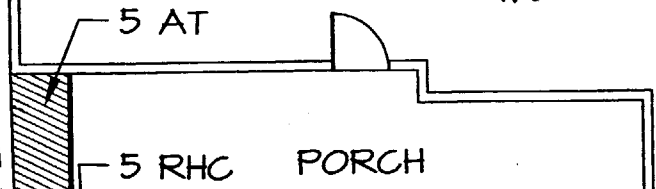
Proposed Deck

RS-
R 20' req. - 20.5' OK ✓
S 8' min - 24' on left OK
40% of 4207.6 ft²
2777
144
2861 OK

LOT SIZE 10,519 ft²
BUILDING LOT COVERAGE 2687 ft²
PROPOSED DECK COVERAGE 144 ft²
2831 ft²

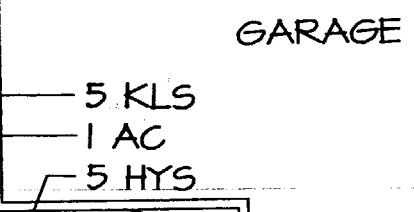
DUPLEX RESIDENCE

PROPOSED SITE COVERAGE 28%
RS ZONE 40% COVERAGE ALLOWED



5 AT

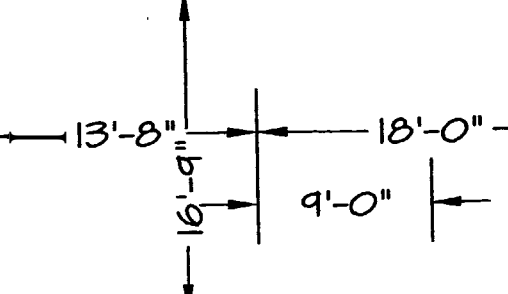
5 RHC PORCH



GARAGE

5 KLS
1 AC
5 HYS

3 AS, 3 DI,
7 EP
7 AL, 7 AS,
5 AT 5 HF



13'-8"

18'-0"

16'-9"

9'-0"

15'-4 2/3"

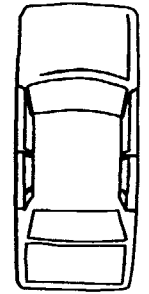
18'-0" PARKING

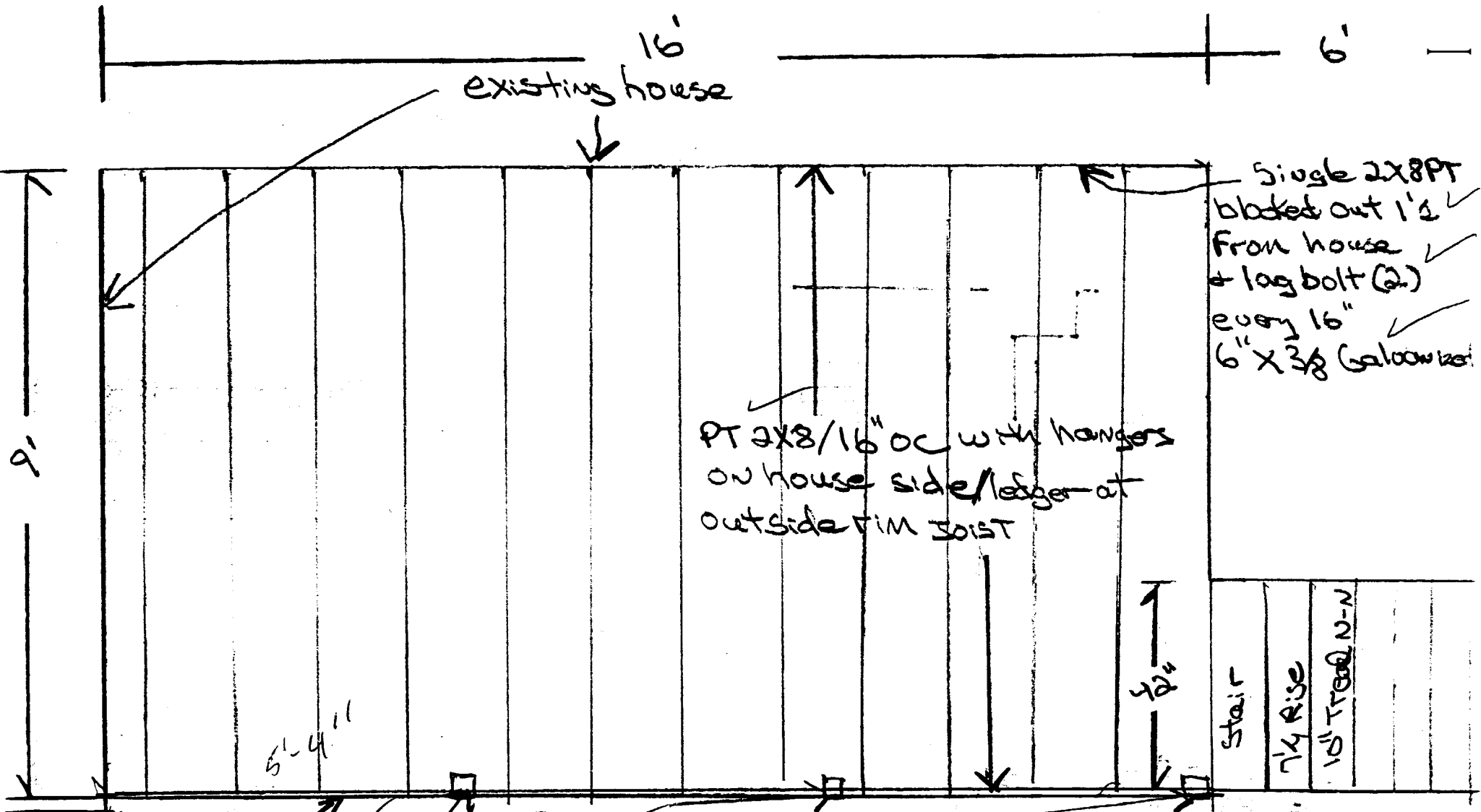
R10'-0"

11'-5 1/4"

GUEST PARKING

11'-7"





16'
existing house

6'

9'

Single 2x8PT
blotted out 1 1/2
from house
+ lag bolt (2)
every 16"
6" x 3/8 Galvanized

PT 2x8/16" OC with hangers
on house side/ledger at
outside rim joist

5'-4"

42"

Stair

7 1/4 Rise

10" Tread N-N

Double 2x10 PT RM
6x6 PT on 10" sonotubes 4' deep

Guard rail hgt 36"
Baluster Spacing 4" OC
handrail hgt 36"
Treads nosing to nosing 10"
Risers 7 1/4"
Stair width 42"

Tread nosing 1"



APPLICANT:

HELEN A. MALONE
45 SEELEY AVENUE
PORTLAND, ME 04103

PROJECT LOCATION:

TAX MAP 123
BLOCK E
LOT 36

ZONING DISTRICT:

R5

ALL TOPOGRAPHIC AND EXISTING BASE INFORMATION
PROVIDED BY BH2M, 28 STATE STREET, GORHAM, MAINE,
TEL. 207.839.2771.

LOT SIZE:

10,519 S.F.

SITE COVERAGE:

(INCLUDES BUILDINGS, DECKS, PORCHES & PAVEMENT)

BUILDING	2687 S.F.
DRIVEWAY	1367 S.F.
WALKS	195 S.F.
TOTAL	4279 S.F.

SITE COVERAGE: 40%

PARKING SPACES:

PROVIDED:	
RESIDENT:	1
TENANT:	2
GUEST:	1
TOTAL	4

APPROVED BY:

CITY OF PORTLAND, MAINE
PLANNING BOARD

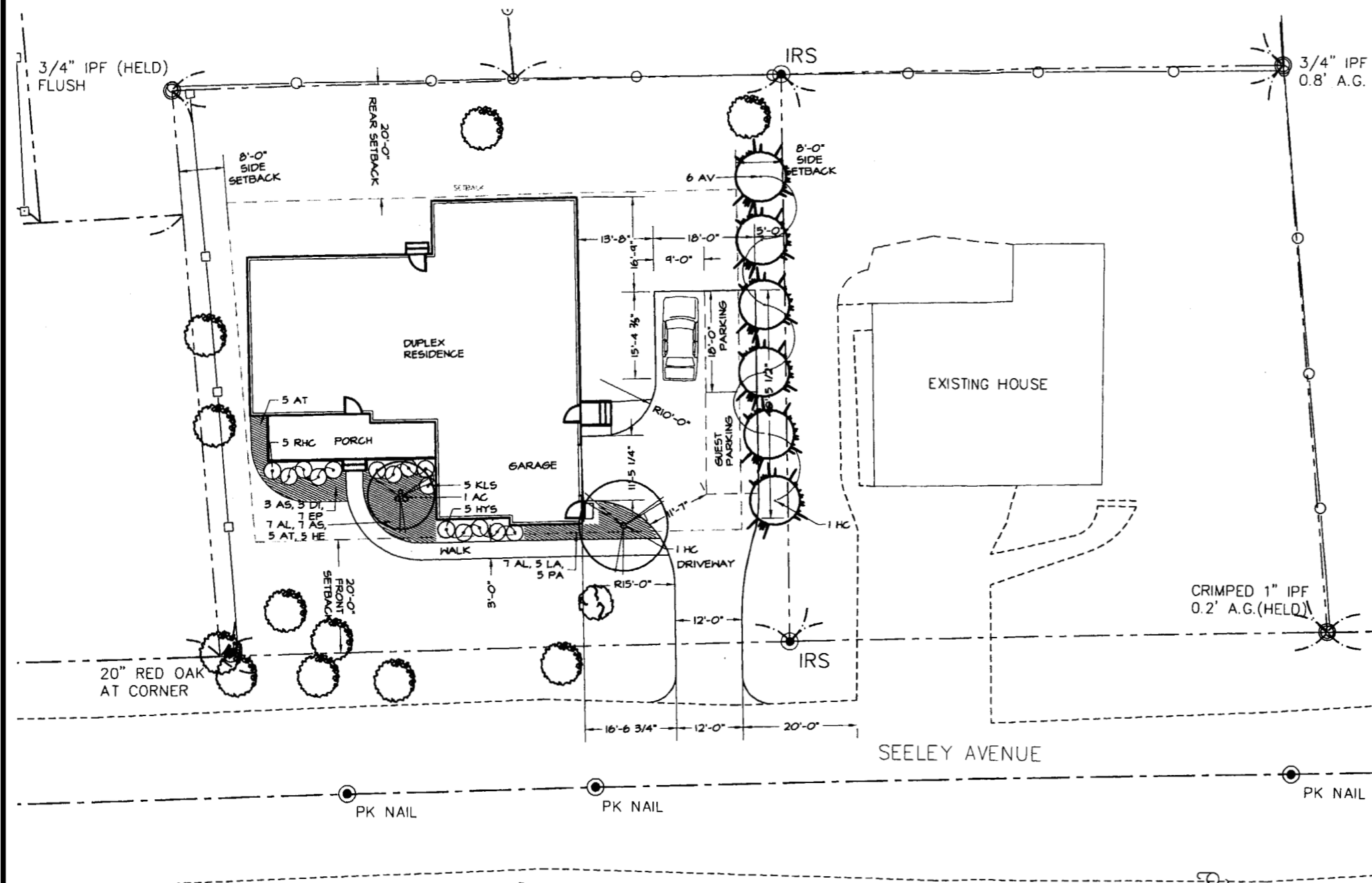
NAME

DATE

Malone Residence
45 Seeley Avenue
Portland, Maine

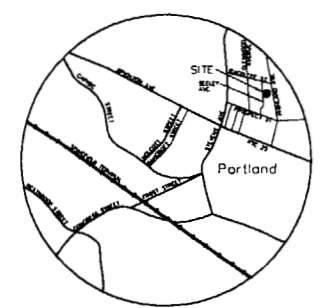
Site Plan

DATE	03.03.05	JOB NO.	05003
DRAWN	RSL	CHECKED	
SCALE	1"=10'	FILE NAME	
SHEET	1		



Master Plant List

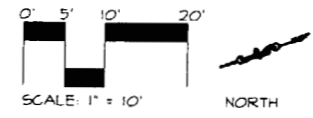
Symb.	Botanical Name	Common Name	Size	Comment
Trees				
1 AC	Amelanchier canadensis 'Autumn Brilliance'	Autumn Brilliance Shadbl	6 - 8' ht	Multi trunk, 3-5 canes; dense, uniform branching
6 AV	Abies veitchii	Veitch Fir	5'-6' ht	Straight trunk, dense, uniform branching
1 HC	Halesia caroliniana	Carolina Silverbell	2 1/2 - 3" cal	Straight trunk; dense, uniform branching
Shrubs				
5 KLS	Kalmia latifolia 'Sarah'	Mountain Laurel	18"-24" ht.	Dense form, good color, well rooted
5 RHC	Rhododendron carolinianum	Carolina Rhododendron	18"-24" ht	Dense form, good color, well rooted
5 HYS	Hydrangea serrata 'Beni-Gaku'	Beni-Gaku Hydrangea	18"-24" ht.	Dense form, good color, well rooted
Perennials				
14 AL	Alchemilla mollis	Lady's Mantle	2 qt.	Well rooted in pot, good color
10 AS	Astilbe japonica 'Deaustland'	False Spirea	2 qt.	Well rooted in pot, good color
3 DI	Dicentra eximia	Fringed Bleeding Heart	2 qt.	Well rooted in pot, good color
7 EP	Epimedium youngianum 'Niveum'	Barrenwort	2 qt.	Well rooted in pot, good color
5 LA	Lavendula angustifolia	Lavender	1 gal.	Well rooted in pot, good color
6 PA	Paeonia lactiflora 'Sarah Bernhart'	Sarah Bernhart Peony	1 gal	Well rooted in pot, good color
5 HE	Heuchera micrantha 'Palace Purple'	Palace Purple Heuchera	2 qt.	Well rooted in pot, good color
Ferns				
10 AT	Athyrium filix-femina	Lady Fern	2 qt.	Well rooted in pot; dense growth; good color



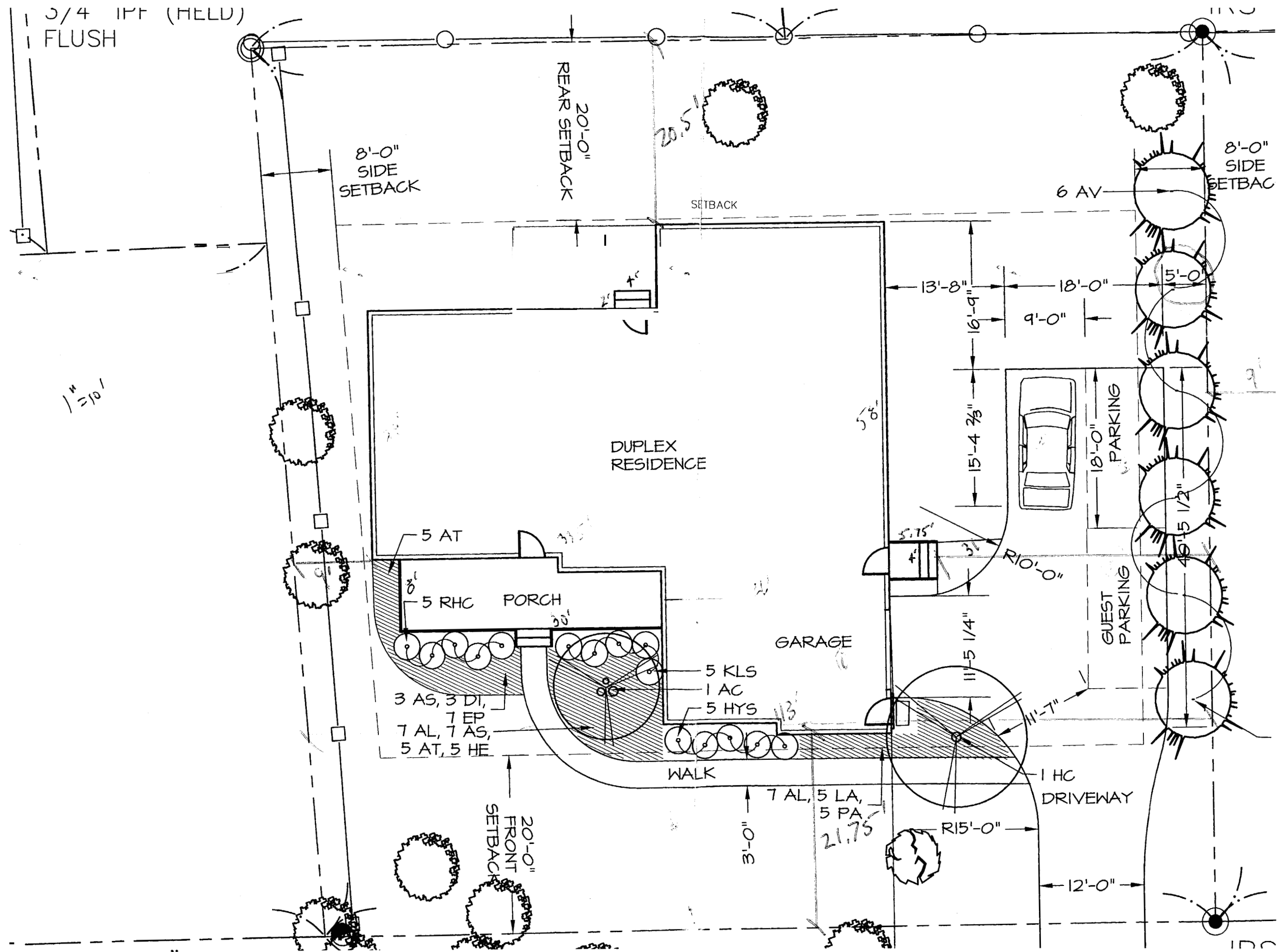
LOCATION MAP
SCALE: 1" = 2 MILES

LEGEND

SYMBOL	DESCRIPTION
○	GRANITE MONUMENT FOUND
○ with line	IRON PIPE/IRON ROD FOUND
● with line	5/8" IRON ROD W/ CAP TO BE SET
●	PK NAIL FOUND ● CL OF R.O.W.
○ with cross	UTILITY POLE
○ with dots	EXISTING STONEWALL
○	DECIDUOUS TREE
●	CONIFEROUS TREE
○ with line	CHAIN LINK FENCE
---	PROPERTY LINE
---	EDGE OF PAVEMENT
---	CENTERLINE OF RIGHT OF WAY



3/4 IPF (HELD)
FLUSH





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