

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: 02-0392 Issue Date: MAY - 1 2002 CBL: 131 L003001

Location of Construction: 11 James St	Owner Name: Foster Steven N &	Owner Address: 11 James St	Phone:
Business Name:	Contractor Name: Construction Systems of New Engla	Contractor Address: 10A Thompson's Point Portland	Phone: 2078719070
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	Zone:

Past Use: Single Family	Proposed Use: Single Family	Permit Fee: \$373.00	Cost of Work: \$50,000.00	CEO District: 3
Proposed Project Description: Replace Existing Deck w/ 8' x 26' Deck & Stairs/Change Roof Pitch From 12/12 to 5/12		FIRE DEPT: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied N/A	INSPECTION: Use Group: R3 Type: S13 BOCA 1999 Signature: <i>[Signature]</i>	

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)

Action: Approved Approved w/Conditions Denied

Signature: _____ Date: _____

Permit Taken By: gad Date Applied For: 04/19/2002 **Zoning Approval**

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 checked="" type="checkbox"/> MM <input type="checkbox"/> Date: 4/30/02	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: 4/30/02
--	---	--	---

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

Applicant:

Date: 4/30/02

Address: 11 James St.

C-B-I: 131-L-003

CHECK-LIST AGAINST ZONING ORDINANCE

Date - 4/30/02

Zone Location - R-5

Interior or corner lot - Interior

Proposed Use/Work - Addition + deck

Sewage Disposal - Public

Lot Street Frontage - ~~20' Req~~

Front Yard - 20' Req - N/A

Rear Yard - 20' Req. - 25' shown - OK

Side Yard - 12' Req. - 11' shown - OK can reduce because other side is 24'

Projections -

Width of Lot -

Height -

Lot Area - 5458

Lot Coverage/ Impervious Surface - 40% = 2183.2

OK

~~2183.2~~

Area per Family -

Off-street Parking -

Loading Bays -

Site Plan -

Shoreland Zoning/ Stream Protection -

Flood Plains -

02-0392

All Purpose 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.

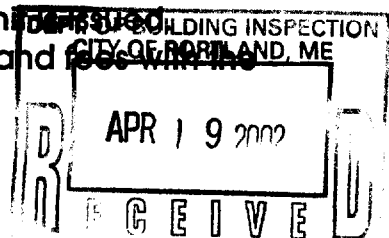
Location/Address of Construction: <u>#11 James St.</u>		
Total Square Footage of Proposed Structure <u>584 sq + 200 sq deck.</u>	Square Footage of Lot <u>5458 sq</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>131</u> Block# <u>L</u> Lot# <u>003</u>	Owner: <u>Steve N. Foster.</u>	Telephone:
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>Dwane Christian 108 Thompson's Pt Bx 29 Portland ME 04102</u>	Cost Of Work: \$ <u>50,000</u> Fee: \$ <u>373</u>
Current use: <u>single family</u>	remaining <u>17x30' deck</u> remaining <u>20' diameter pole</u>	
If the location is currently vacant, what was prior use:		
Approximately how long has it been vacant: <u>Changing roof pitch from 12/12 to 5/12</u>		
Proposed use: <u>single family</u>	8x26' deck with stairs	
Project description: <u>add 10' to back of existing house</u>		
Contractor's name, address & telephone: <u>Construction Systems 108 Thompson's Pt Portland 04102 871 9070</u>		
Who should we contact when the permit is ready: <u>Dwane</u>		
Mailing address: <u>same as above.</u> <u>749-2236</u>		
We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work, with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permit is picked up. PHONE:		

IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.

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>[Signature]</u>	Date: <u>7/17/02.</u>
--	-----------------------

This is NOT a permit, you may not commence ANY work until the permit is issued. If you are in a Historic District you may be subject to additional permitting and fees with the Planning Department on the 4th floor of City Hall



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.


Pre-construction Meeting: Must be scheduled with your inspection team upon receipt of this permit. Jay Reynolds, Development Review Coordinator at 874-8632 must also be contacted at this time, before any site work begins on any project other than single family additions or alterations.

- 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 of applicant/designee

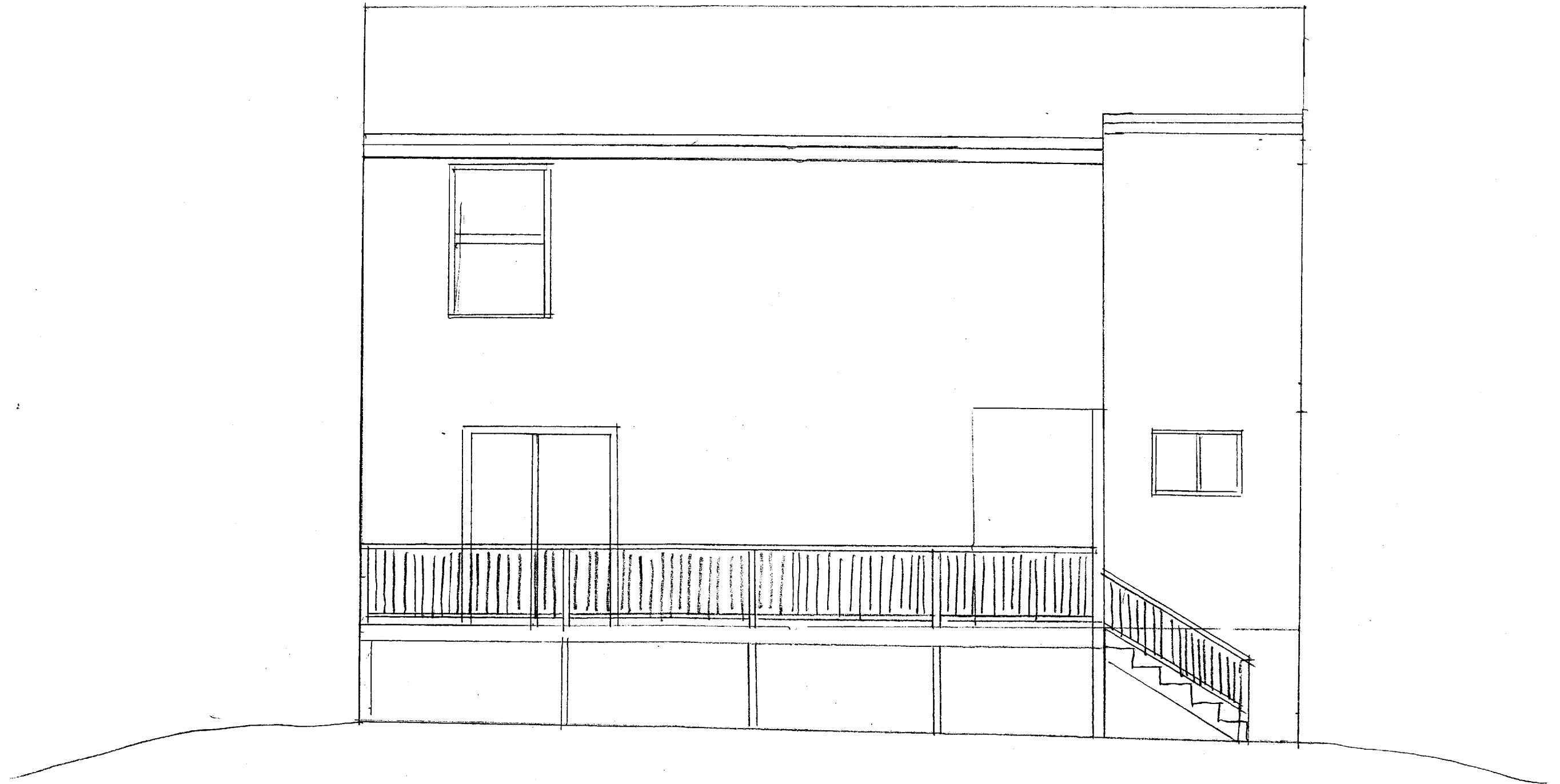
Date

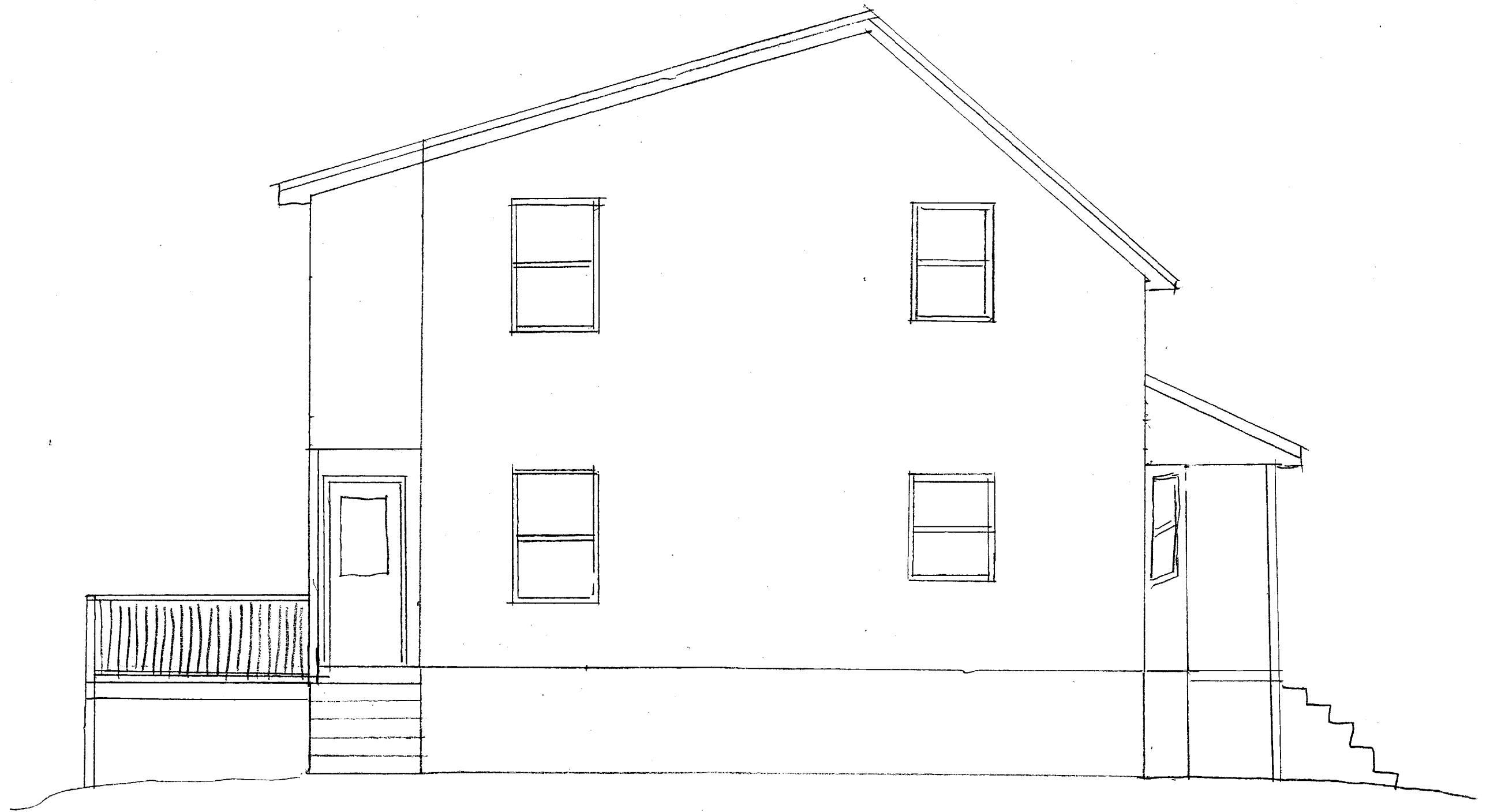


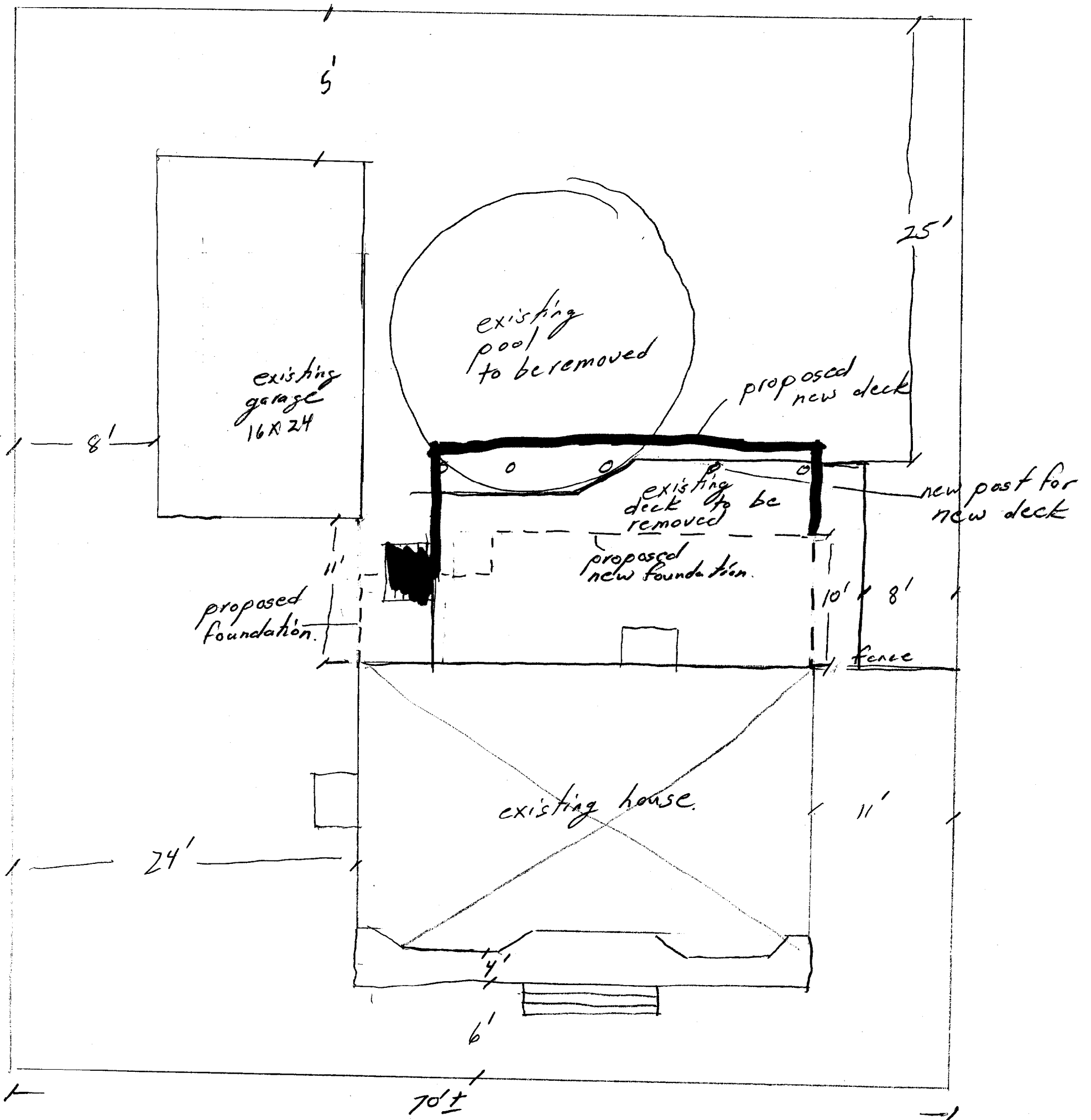
Signature of Inspections Official

Date

CBL: 131 L 003 Building Permit #: 020392







#11 James St
Portland

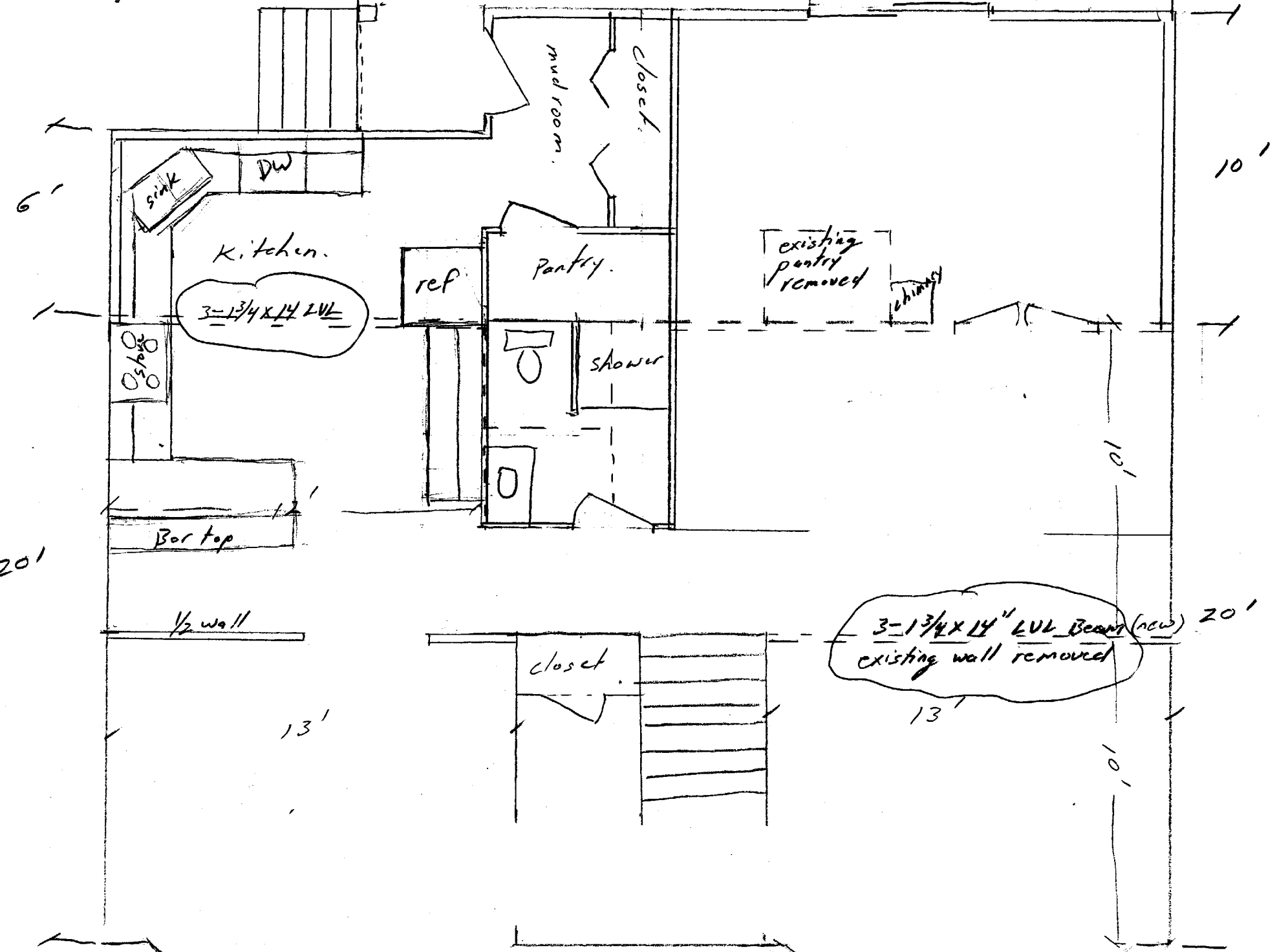
existing garage

26'

Deck

8'

slider

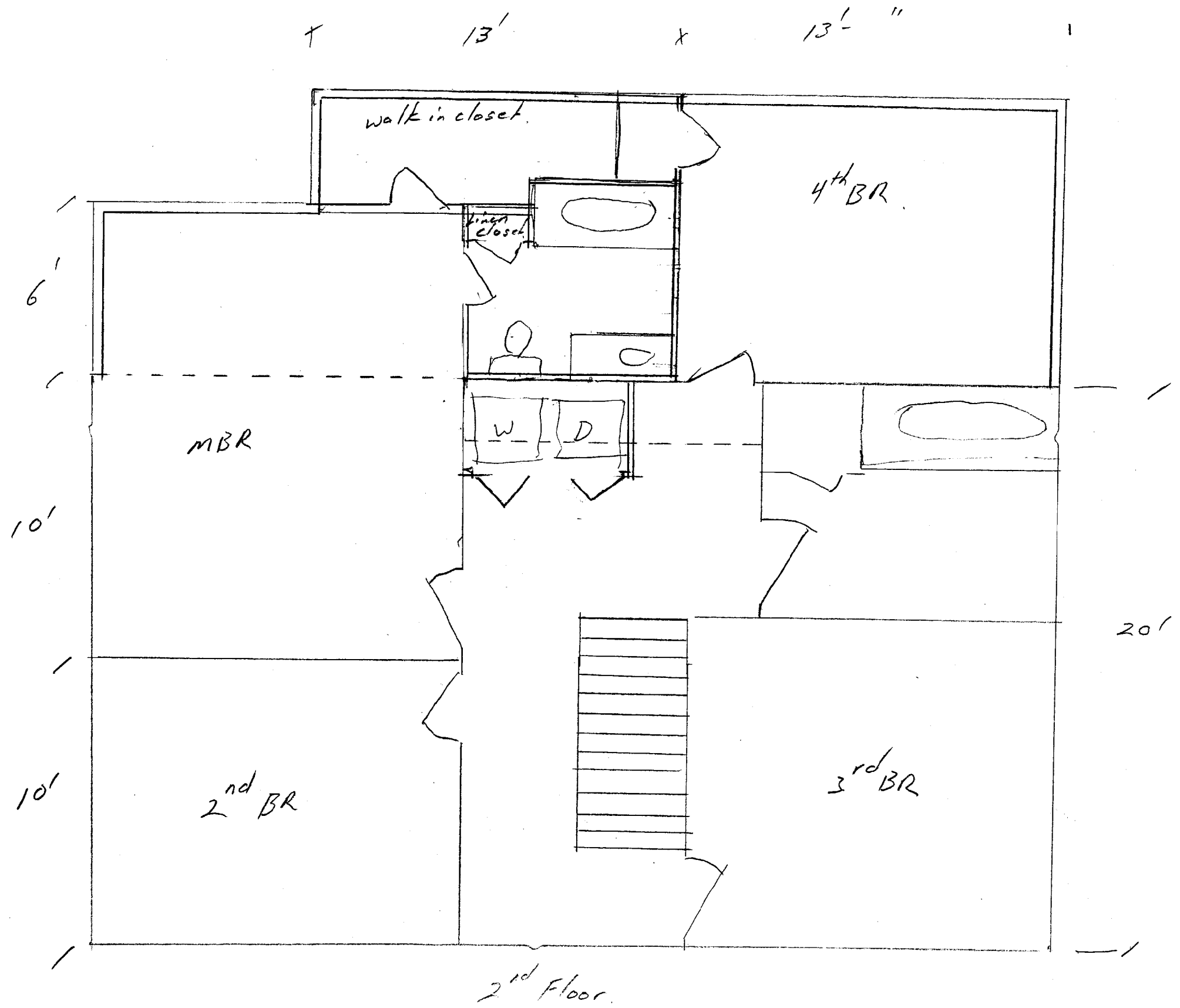


↑ Proposed Existing House ↓

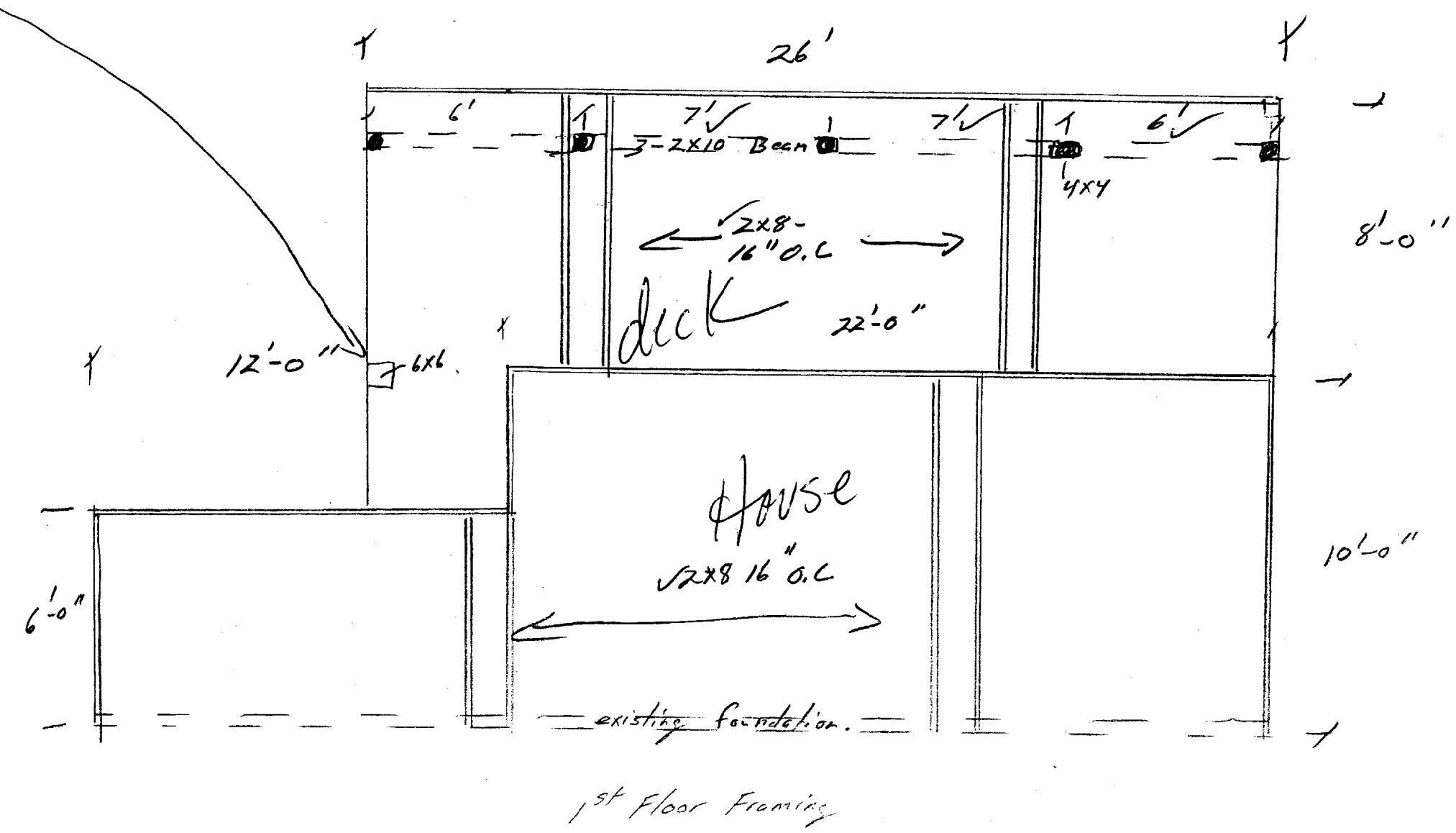
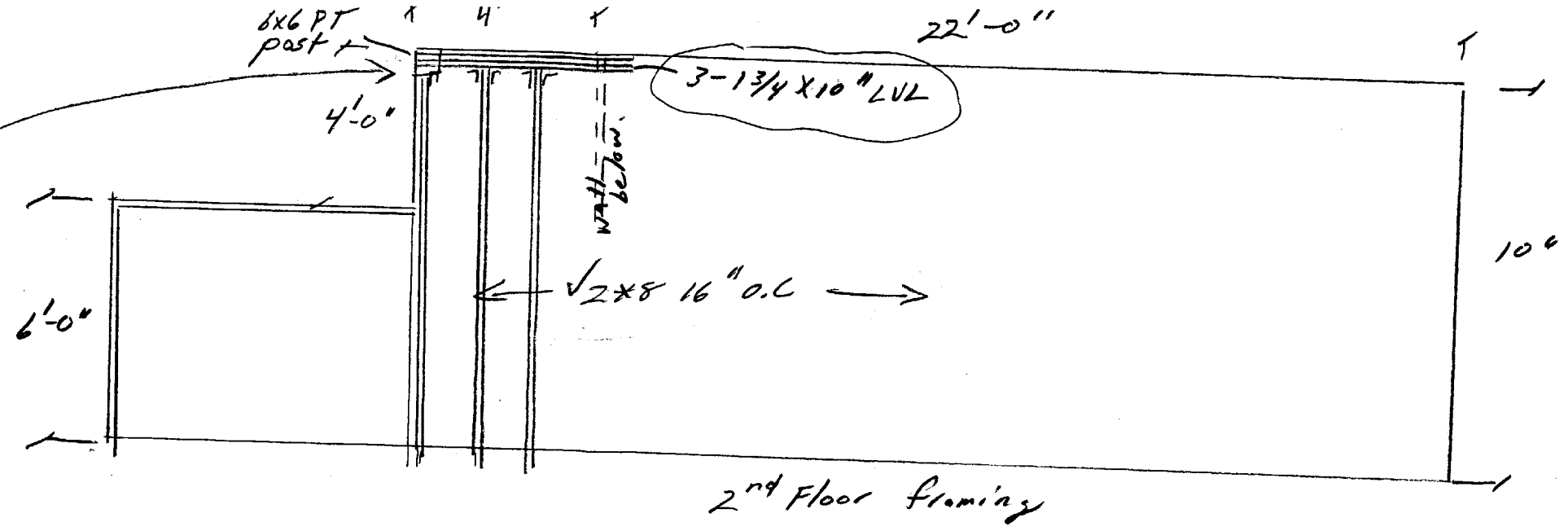
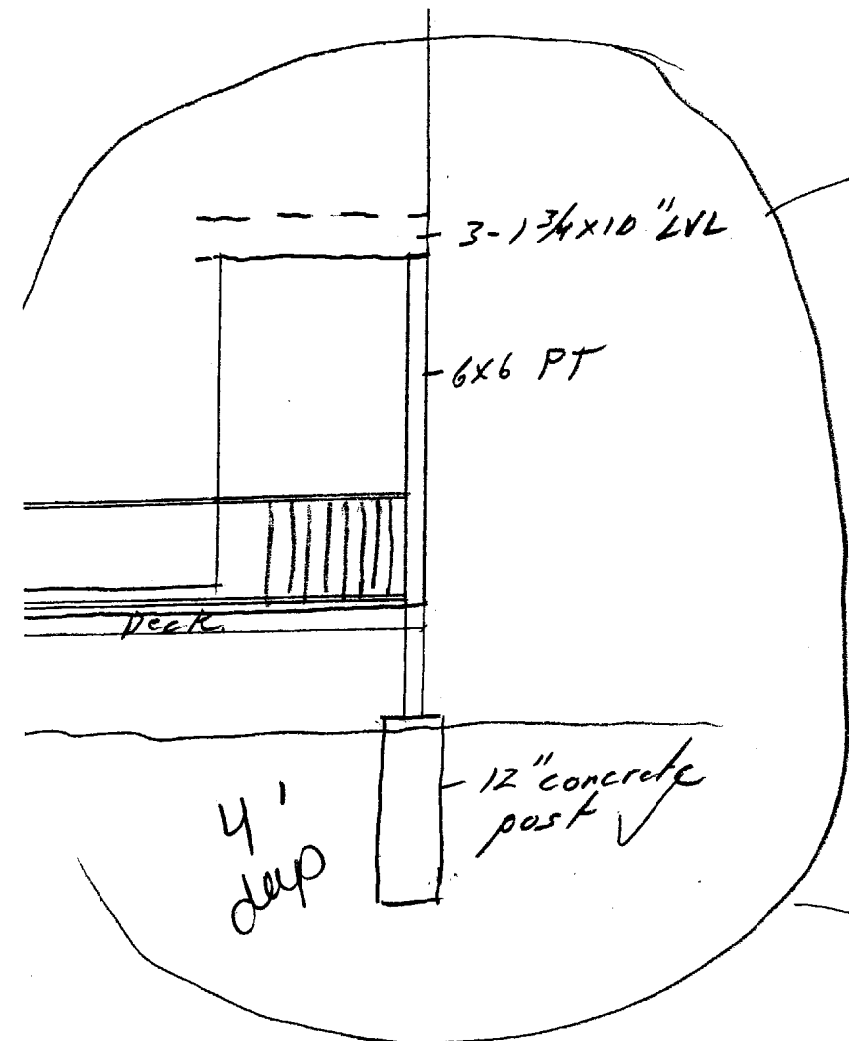
3-1 3/4 x 14" LVL Beam (new) existing wall removed

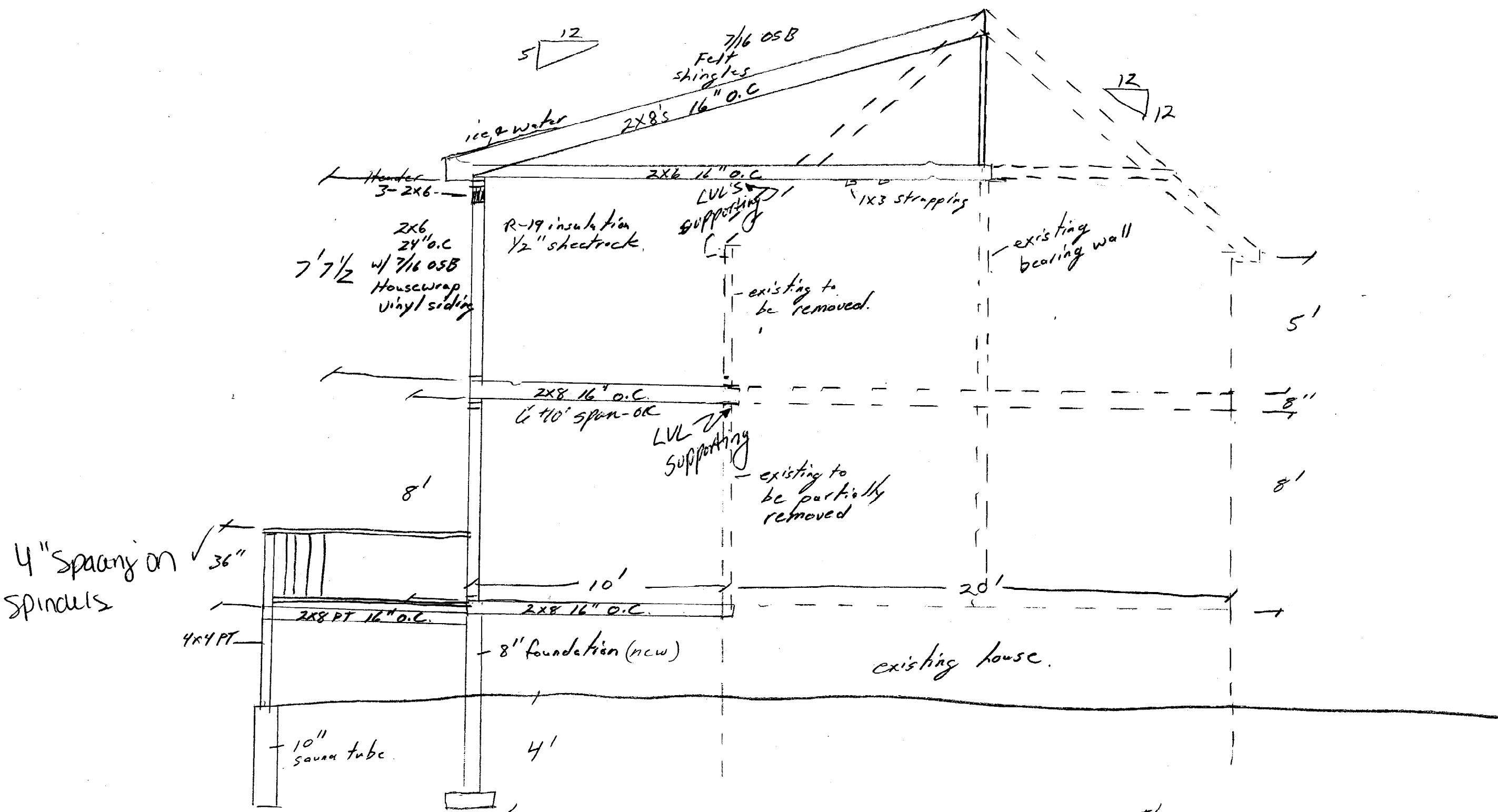
existing walls to be removed

1st Floor

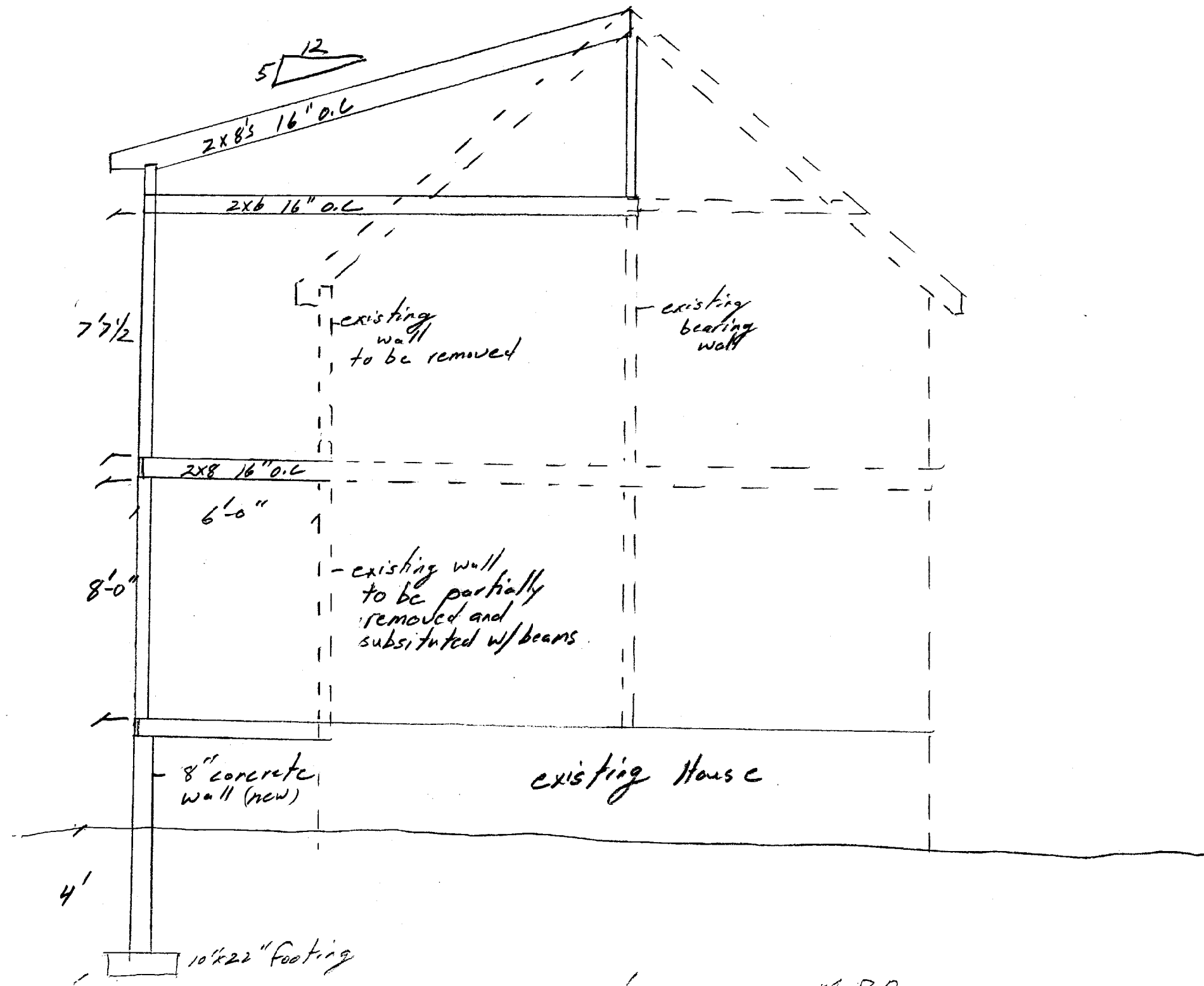


proposed
↑
↓
existing





cross-section over office & 4th BR.



cross section over M.B.P.