



Administrative Authorization Application

Portland, Maine
Planning and Urban Development Department, Planning Division

PROJECT NAME: CAFE back deck (Pod's meat mk)
 PROJECT ADDRESS: 484 STEVENS AVE. CHART/BLOCK/LOT: 135-E-11
 APPLICATION FEE: (\$50.00)

PROJECT DESCRIPTION: (Please Attach Sketch/Plan of the Proposal/Development)
* ATTACHED 17x18 - existing
16x18 = 288A

CONTACT INFORMATION:

OWNER/APPLICANT
 Name: JAIME VACCHIANO
 Address: 488 STEVENS AVE
 Work #: 772-3961
 Cell #: 749-6524
 Fax #: _____
 Home #: _____
 E-mail: JVACCHIANO@MAINE.RR.COM

CONSULTANT/AGENT
 Name: _____
 Address: _____
 Work #: _____
 Cell #: _____
 Fax #: _____
 Home #: _____
 E-mail: _____

received in
Planning
5/29/12

Criteria for an Administrative Authorization:
 (see section 14-523(4) on pg .2 of this appl.)

- a) Is the proposal within existing structures?
- b) Are there any new buildings, additions, or demolitions?
- c) Is the footprint increase less than 500 sq. ft.?
- d) Are there any new curb cuts, driveways or parking areas?
- e) Are the curbs and sidewalks in sound condition?
- f) Do the curbs and sidewalks comply with ADA?
- g) Is there any additional parking?
- h) Is there an increase in traffic?
- i) Are there any known stormwater problems?
- j) Does sufficient property screening exist?
- k) Are there adequate utilities?
- l) Are there any zoning violations?
- m) Is an emergency generator located to minimize noise?
- n) Are there any noise, vibration, glare, fumes or other impacts?

Applicant's Assessment Planning Division

Y(yes), N(no), N/A	Y(yes), N(no), N/A
N	
Y	
Y	
N	
N/A	
N/A	
N	
N	
N	
Y	
Y	
N	
N	
N	

Signature of Applicant: <u>Jaime Vacchiano</u>	Date: <u>4/20/12</u>
--	----------------------

Administrative Authorization Decision

Name: Pat's Meat Market
Address: 484 Stevens Avenue
Project Description: Exterior Deck

Criteria for an Administrative Authorizations:
(See Section 14-523 (4) on page 2 of this application)

Applicant's Assessment
Y(yes), N(no), N/A

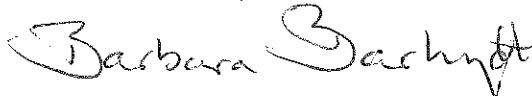
Planning Division
Use Only

a) Is the proposal within existing structures?	No	no
b) Are there any new buildings, additions, or demolitions?	Yes	yes
c) Is the footprint increase less than 500 sq. ft.?	Yes	There is an existing deck & the proposed addition increase the deck by 288 sq ft.
d) Are there any new curb cuts, driveways or parking areas?	No	no
e) Are the curbs and sidewalks in sound condition?	n/a	yes
f) Do the curbs and sidewalks comply with ADA?	n/a	yes
g) Is there any additional parking?	No	no
h) Is there an increase in traffic?	No	no
i) Are there any known stormwater problems?	No	no
j) Does sufficient property screening exist?	Yes	Yes, there are trees in the yard to provide screening
k) Are there adequate utilities?	Yes	yes
l) Are there any zoning violations?	No	no
m) Is an emergency generator located to minimize noise?	No	n/a
n) Are there any noise, vibration, glare, fumes or other impacts?	No	Must meet B-1 noise standards

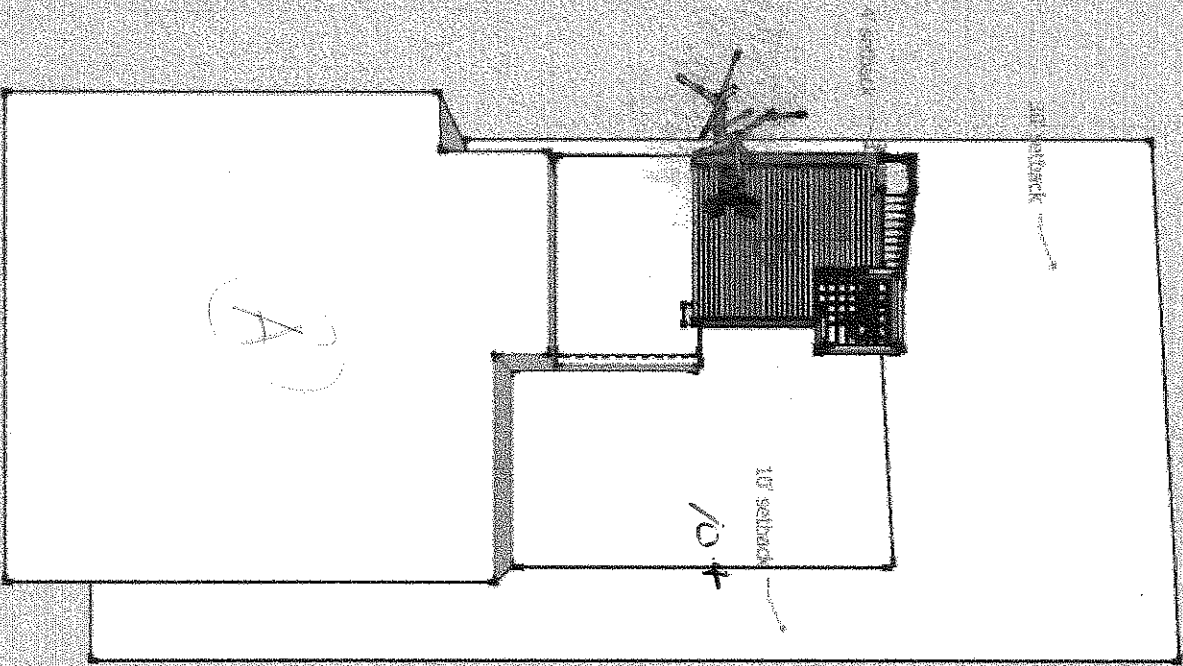
Phil DiPierro visited the site on June 1, 2012 and the pictures are uploaded to the file.

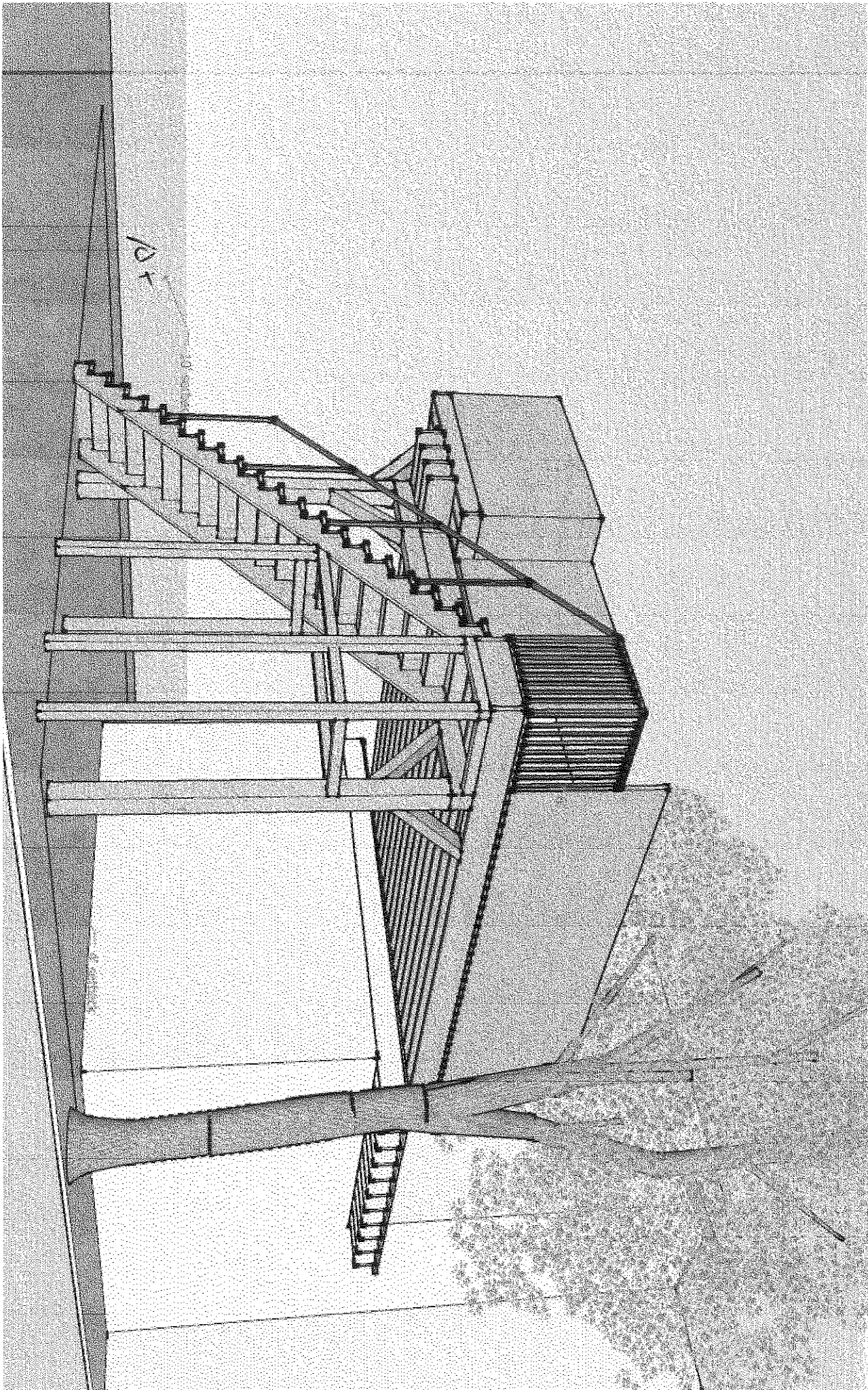
The Administrative Authorization for 484 Stevens Avenue was approved by Barbara Barhydt, Development Review Services Manager on June 4, 2012 with the following condition(s) of approval listed below:

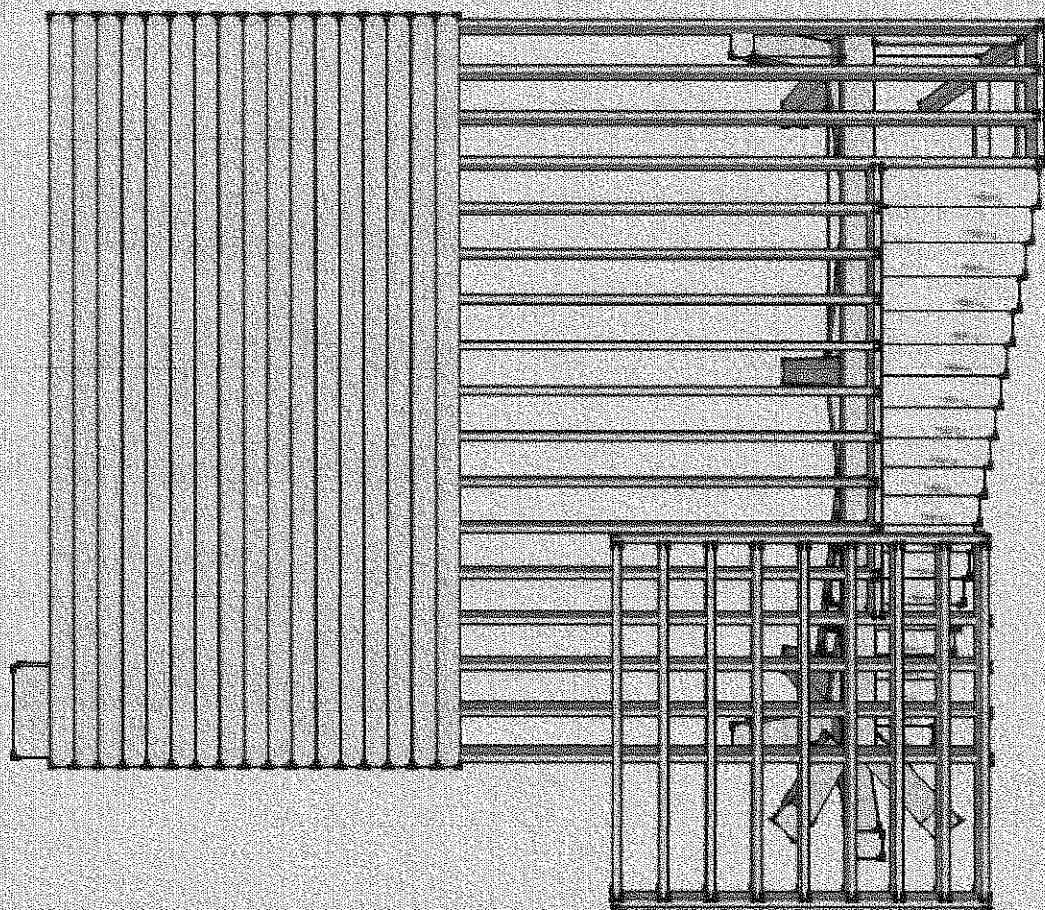
1. The site plan shows the existing tree to be retained, so the site plan is approved with the requirement to preserve the existing trees as buffers.
2. Standard Condition of Approval: The applicant shall obtain all required City Permits, including building permits from the Inspection Division (874-8703) and any other permits required from the Department of Public Services (874-8801) prior to the start of any construction.

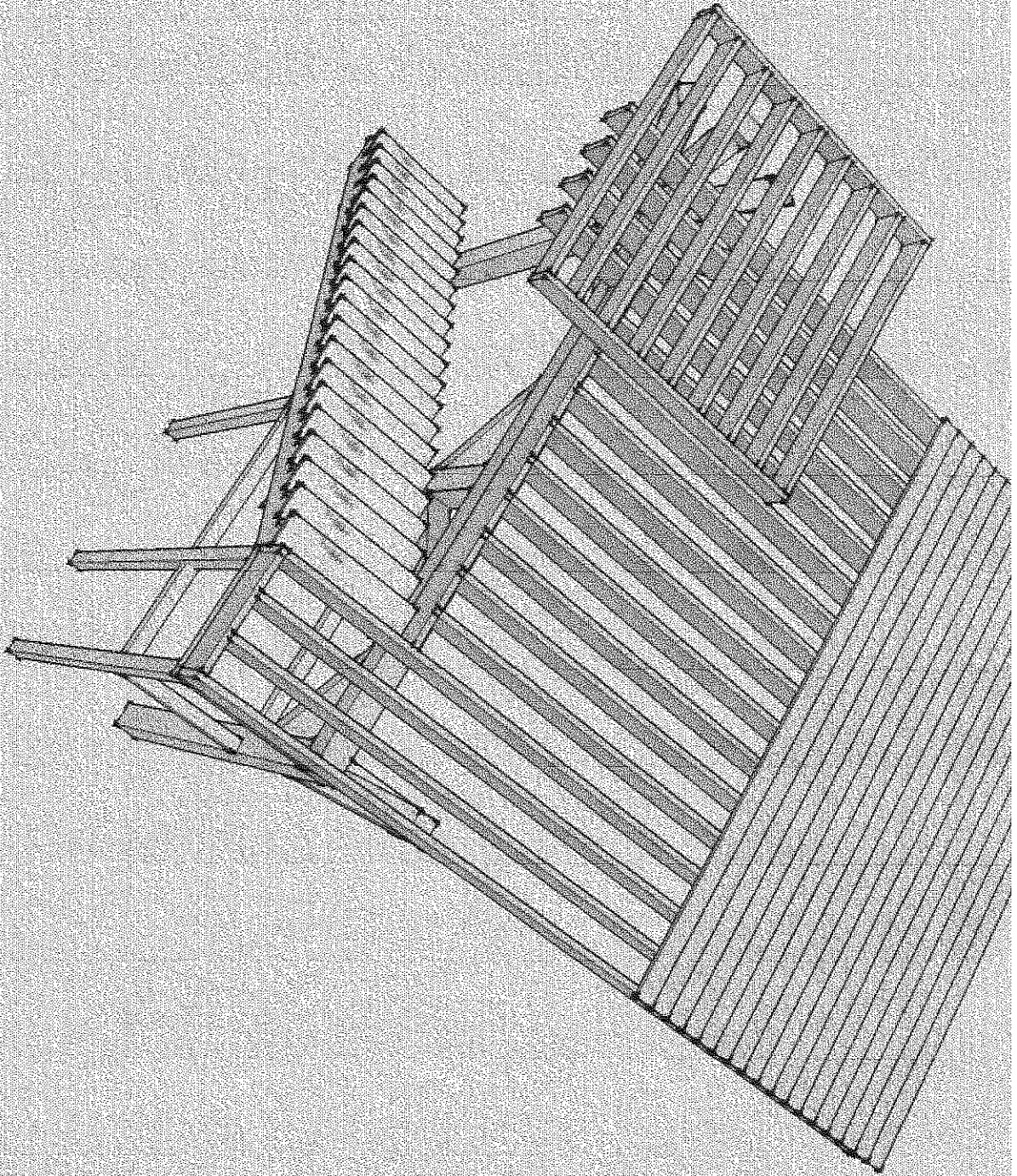


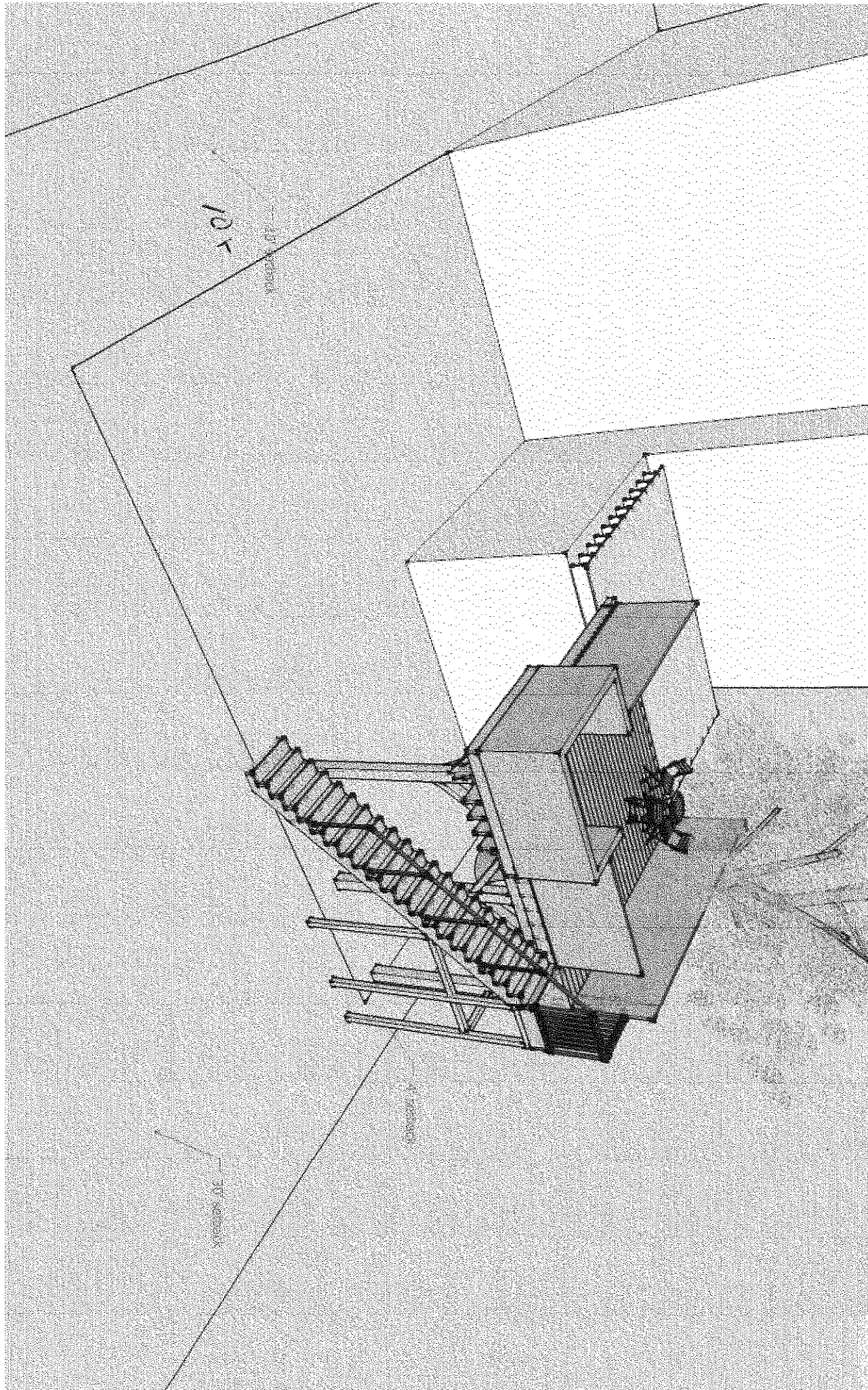
Barbara Barhydt
Development Review Services Manager
Date of Approval: June 4, 2012







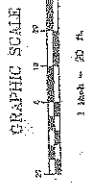




NOTES

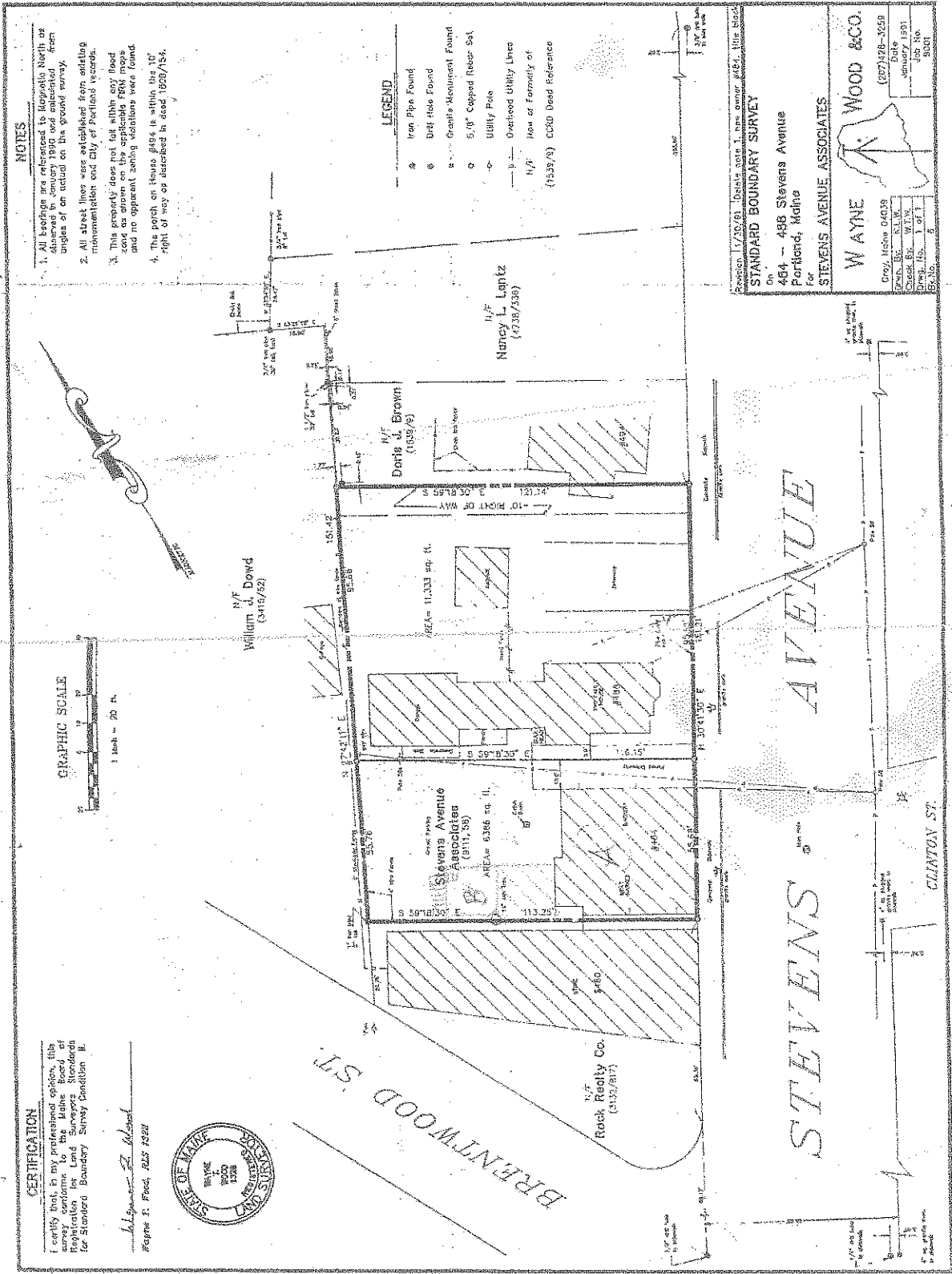
1. All bearings are referenced to Magnetic North as observed in January 1990 and indicated from angles of an actual on the ground survey.
2. All street lines were established from existing monumentation and City of Portland records.
3. This survey does not fall within any local zoning or other regulations on the applicable FRM maps and no apparent zoning violations were found.
4. The porch on House #101 is within the 10' right of way as indicated in deed 1939/754.

- LEGEND**
- Iron Pipe Found
 - BBB Hole Found
 - Granite Monument Found
 - 5, 8" Capped Rebar SA
 - Utility Pole
 - Overhead Utility Lines
 - N/F: Not at Farmely of (1539/9) CCGP Deed Reference



CERTIFICATION
 I certify that in my professional opinion, this survey conforms to the State Standard for Standard Boundary Survey Condition II.

William J. Dowd
 William J. Dowd, RLS, NSM



Section 17AS/61. Details see I, new owner #484. Nite block.

STANDARD BOUNDARY SURVEY

On
 484 - 488 Stevens Avenue
 Portland, Maine
 For
 STEVENS AVENUE ASSOCIATES.

WAYNE WOOD & CO.
 (207) 428-7559
 2200 E. K.L.W. Way
 January 1991

CHARGE NO.	W-01
DATE	1/15/91
JOB NO.	5001