

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

BUILDING INSPECTION

PERMIT

Permit Number: 070583

Please Read Application And Notes, If Any, Attached

This is to certify that SHAHNAZ PROPERTIES INC / Anthony Beasley

has permission to Adding a 16' x 10' deck

AT 799 FOREST AVE (785 Forest)

137 ⁰⁰³ ~~000~~

PERMIT ISSUED
JUL 10 2007
CITY OF PORTLAND

provided that the person or persons who accept this permit shall comply with all of the provisions of the Statutes of the State 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 leased or occupied. **FOUR HOUR NOTICE IS REQUIRED.**

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

OTHER REQUIRED APPROVALS

Fire Dept. Craig Carr
Health Dept. _____
Appeal Board _____
Other _____
Department Name

[Signature] 7/10/07
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

Scanned

City of Portland, Maine - Building or Use Permit Application

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

Permit No: 07-0583	Issue Date:	CBL: 007 137 C002001
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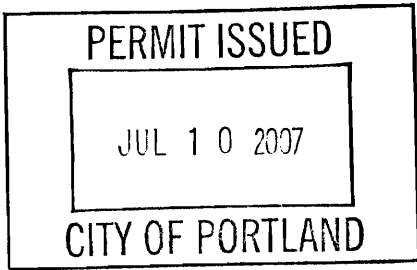
Location of Construction: 799 FOREST AVE (795 Forest)	Owner Name: SHAHNAZ PROPERTIES LLC	Owner Address: 256 BANCROFT ST	Phone:
Business Name:	Contractor Name: Anthony Beasley	Contractor Address: 259 Woodford St Portland	Phone 2077733729
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	Zone: B2

Past Use: Commercial / Restaraunt "Acropolis"	Proposed Use: Commercial / Restaraunt adding 16' x 10' deck 28' x 7' deck	Permit Fee: \$30.00	Cost of Work: \$1,000.00	CEO District: 4
Proposed Project Description: Adding a 16' x 10' deck 28' x 7' deck		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied See Cond. it. and		INSPECTION: Use Group: A/U Type: 5 IBC 2003
		Signature: <i>Corey G...</i>		Signature: <i>[Signature]</i>
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied Signature: _____ Date: _____				

Permit Taken By: dmartin	Date Applied For: 05/14/2007	Zoning Approval		
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- This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.
- Building permits do not include plumbing, septic or electrical work.
- 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	Zoning Appeal	Historic Preservation
<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"/> OK w/ conditions Date: 6/25/07 <i>ASB</i>	<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:	<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 <i>ABM</i> Date:



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: 07-0583	Date Applied For: 05/18/2007	CBL: 137 C003001
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Location of Construction: 799 Forest Ave (795 Forest)	Owner Name: SHAHNAZ PROPERTIES LLC	Owner Address: 256 BANCROFT ST	Phone:
Business Name:	Contractor Name: Anthony Beasley	Contractor Address: 259 Woodford St Portland	Phone (207) 773-3729
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	

Proposed Use: Commercial / Restaurant - adding 28' x 7' deck	Proposed Project Description: Adding a 28' x 7' deck
------------------------------------------------------------------------	----------------------------------------------------------------

Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Ann Machado **Approval Date:** 06/25/2007**Note:** **Ok to Issue:**

- 1) This permit is for the deck only. Need a separate permit for outdoor seating.
- 2) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Tammy Munson **Approval Date:** 07/10/2007**Note:** **Ok to Issue:**

- 1) As discussed, the minimum tread depth measured nosing to nosing must be 11".
- 2) Separate permits are required for any electrical, plumbing, or HVAC systems. Separate plans may need to be submitted for approval as a part of this process.

Dept: Fire **Status:** Approved with Conditions **Reviewer:** Capt Greg Cass **Approval Date:** 07/09/2007**Note:** **Ok to Issue:**

- 1) A seating plan shall be designed and followe

Comments:

5/29/2007-amachado: Left message for Nikifor where the deck is going. Whis is the owner? Are they going to displace any park

6/22/2007-amachado: Mike Corey brought in a deck and parking spaces. He needs to combine the two on the plot plan showing the to fill out a site plan exemption. I left him a message on his cell phone. He also told him what he needed to include to make that complete.

6/25/2007-amachado: Received complete site plan exemption form to planning.

6/1/2007-amachado: Spoke to Mike Corey. T where the deck is going, and also that it is not displacing any parking spaces. He told me that there is anew property owner, but that NIKO Katsamus is still leasing the restaurant space, so that is no change.

6/4/2007-amachado: Mike Corey brought in a more complete plot plan but it would lead to less parking spaces or not meet parking regulations. Will bring in a new plan tomorrow.

Location of Construction: 799 Forest Ave (795 Forest)	Owner Name: SHAHNAZ PROPERTIES LLC	Owner Address: 256 BANCROFT ST	Phone:
Business Name:	Contractor Name: Anthony Beasley	Contractor Address: 259 Woodford St Portland	Phone (207) 773-3729
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	

6/5/2007-amachado: Mike Corey brought in a revised plan for the deck. The plan shows the property extending past the end of the building. No site plan was included with the original application. A mortgage loan inspection plan was included with a previous permit that shows th building flush with the rear proeprty line. We need a plot plan that shows the lot and the buildings and parking and the proposed deck to see if it meets the requirements of the underlying zone.

6/28/2007-gg: received partial granted site exemption. Exemption is with permit (Capt. Cass) /gg





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: <u>795 FOREST AVE PORTLAND ME 04103</u>		
Total Square Footage of Proposed Structure <u>432 SQ FEET</u>		Square Footage of Lot
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>137 C 0023</u>	Owner: <u>N. KIFOROS KATSANIS</u> ^{ACCEPTS} (Landlord) <u>Sothearan OumSanar</u>	Telephone: <u>879-2400</u>
Lessee/Buyer's Name (If Applicable) <u>NIKIFOROS</u> <u>KATSANIS</u>	Applicant name, address & telephone: <u>Nikiforos Katsanis</u> <u>795 FOREST AVE</u> <u>PORTLAND, ME 04103 879-2400</u>	Cost Of Work: \$ <u>1000</u> Fee: \$ <u>30</u> C of O Fee: \$ <u>30</u>
Current legal use (i.e. single family) <u>RESTAURANT</u> If vacant, what was the previous use? <u>N/A</u> Proposed Specific use: <u>ADDING DECK</u> Is property part of a subdivision? <u>N/A</u> If yes, please name _____ Project description: <u>Adding a deck to the outside of building; in the</u> <u>PARKING LOT. 7'x28'</u>		
Contractor's name, address & telephone: <u>Anthony Be...</u>		
Who should we contact when the permit is ready: <u>NIKIFOROS KATSANIS / MIKE COREY</u>		
Mailing address: <u>795 FOREST AVE</u> Phone: <u>879-2400 / 409-3924</u> <u>PORTLAND, ME 04103</u>		

DEPT. OF BUILDING INSPECTION
CITY OF PORTLAND, ME

MAY 18 2007

RECEIVED

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 or to download copies of this form and other applications visit the Inspections Division on-line at www.portlandmaine.gov, or stop by the Inspections Division 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: <u>[Signature]</u>	Date: <u>5/9/07</u>
--------------------------------------------	---------------------

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

1342



PORTLAND MAINE

Strengthening a Remarkable City, Building a Community for Life • www.portlandmaine.gov

*Lee Urban- Director of Planning and Development
Marge Schmuckal, Zoning Administrator*

June 5, 2007

Nikifuros Katsamas
795 Forest Avenue
Portland, ME 04103

RE: 795 Forest Avenue – 137 C003 – B2 – add outside deck – permit # 07-0583

Dear Mr. Katsamas,

In reviewing your application to build a deck outside of your restaurant at 795 Forest Avenue, I found your application to be incomplete. The application lacked a plot plan showing the shape and dimension of the lot, the footprint of the existing and proposed structure and their distance from the actual property lines, and the location and dimensions of the parking area. Without this plot plan, I cannot determine if the deck meets the requirements of the underlying zone.

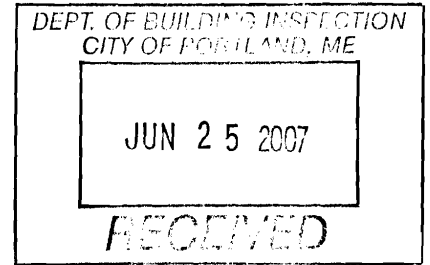
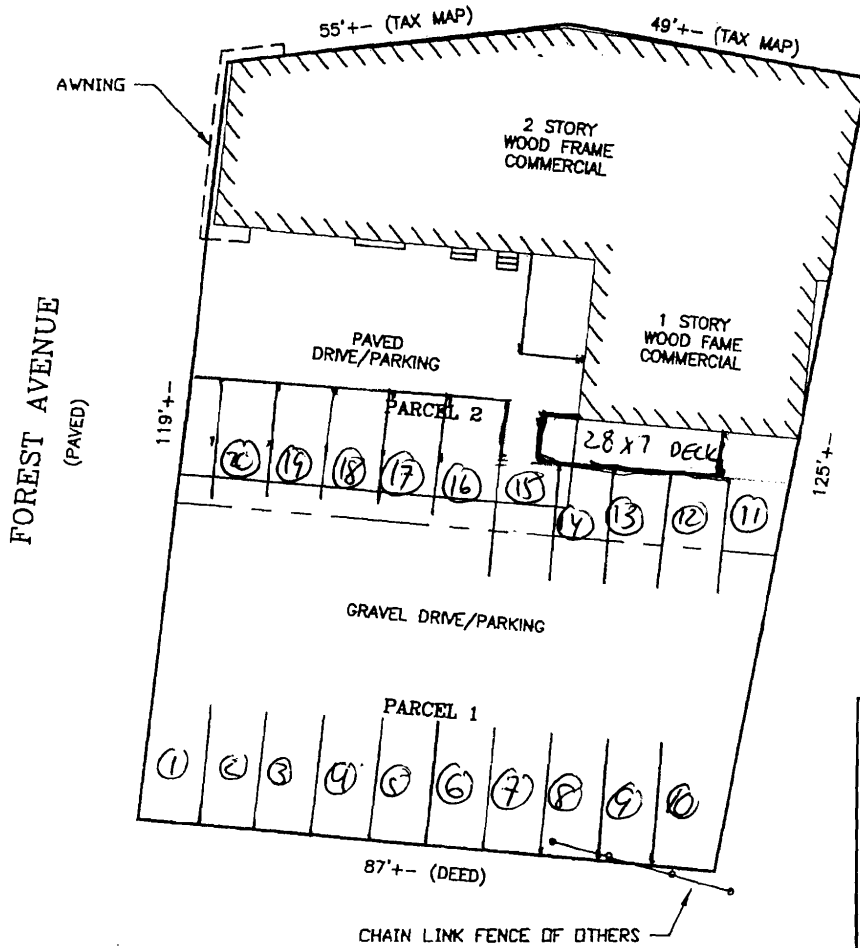
I called and left a message at the restaurant on May 29, 2007. Mike Corey called me on June 1, 2007, and I told him about the need for a plot plan. He brought in a partial plot plan yesterday showing the location of the deck, but the parking spaces were being relocated. This proposed parking change did not meet the parking standards in the City of Portland Technical and Design Standards and Guidelines. Mike Corey brought in another partial plan today with a new location for the deck. I told Mike that without a full site plan I couldn't determine if the newest proposal meets the underlying zone requirements. Your application for the deck is on hold until we receive a complete site plan.

Please feel free to call me at 874-9708 if you have any questions.

Sincerely,

Ann B. Machado
Zoning Specialist
(207) 874-8709

Mortgage Loan Inspection



SCALE: 1" = 30'

The dwelling DOES conform to the local zoning at the time of construction.
The dwelling IS NOT in a special flood hazard zone as shown on the Flood Insurance Rate Map

THIS IS NOT A STANDARD BOUNDARY SURVEY. Information shown on this plan is for mortgage purposes only. Property lines shown on this plan are based on apparent lines of occupation, current deed information, and Municipal tax maps. **A STANDARD BOUNDARY SURVEY IS RECCOMENDED TO CONFIRM ALL BOUNDARY LINES SHOWN ON THIS PLAN.** Any one using this plan for anything other than mortgage loan purposes does so at their own risk. This plan may not be recorded or used for any land divisions. The property on this plan may be subject to easements, covenants, and restrictions of record, which may or may not be shown on this plan.

Date: 12/9/2003, File No.: 431, Job No: M23-78,

Lending Institution: Banknorth, N.A.

Client: Shahnaz Mahager

Location: 799 Forest Ave., Portland, Cumberland County

Deed reference: Bk. 3465, Pg. 61

Plan reference: Bk. , Pg. , Lot

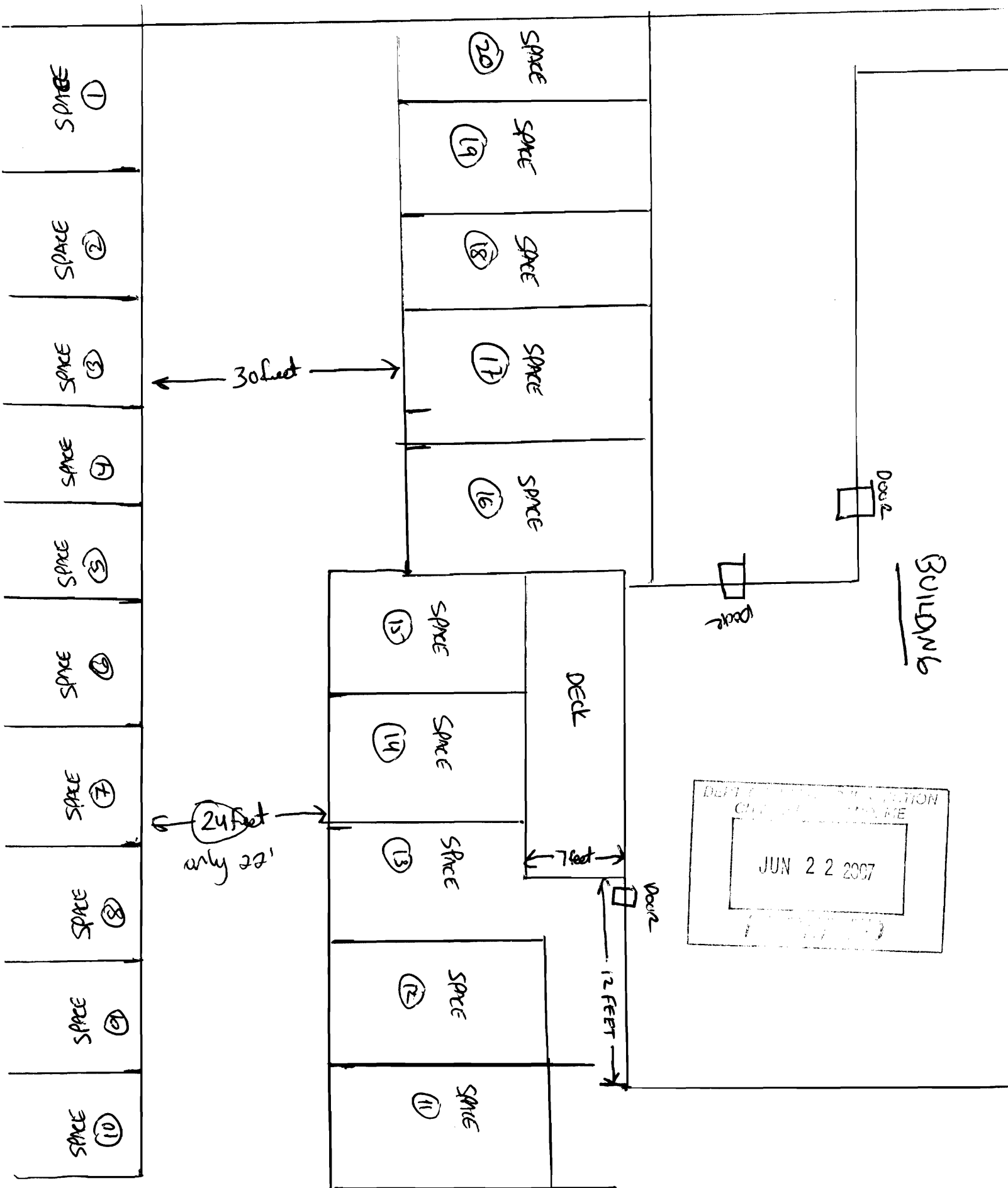
Tax Map No. 137, Lot No. 3, Block No. C

Bruce W. Goodwin
Bruce W. Goodwin, PLS

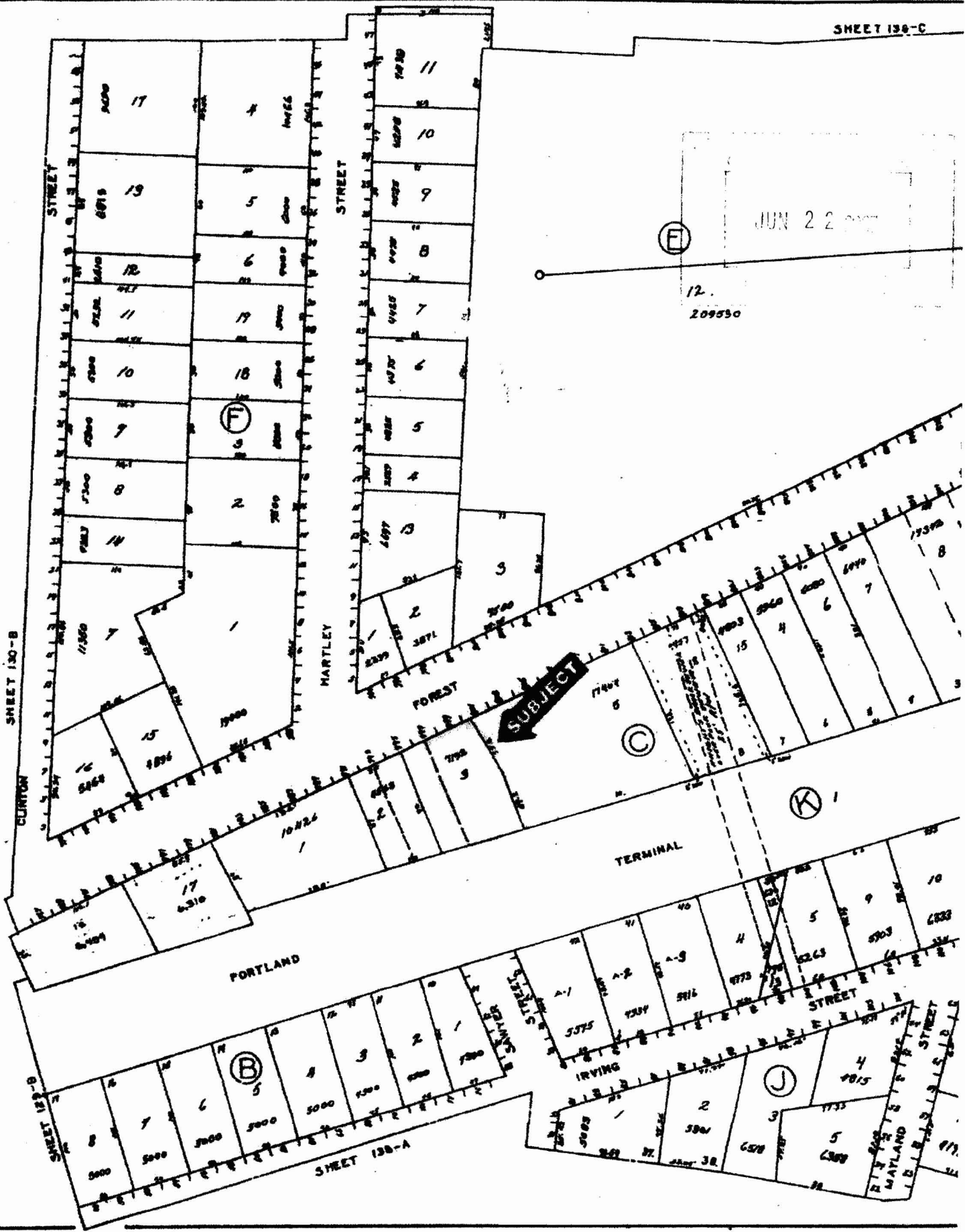
Tel: 1-207-776-1665

Fax: 1-207-799-2326

FORREST AVE.



DEPT. OF PUBLIC UTILITIES DIVISION
CITY OF MEMPHIS
JUN 22 2007
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209630

SUBJECT

SHEET 130-B

SHEET 130-B

SHEET 130-A



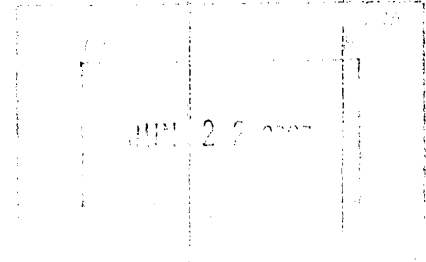
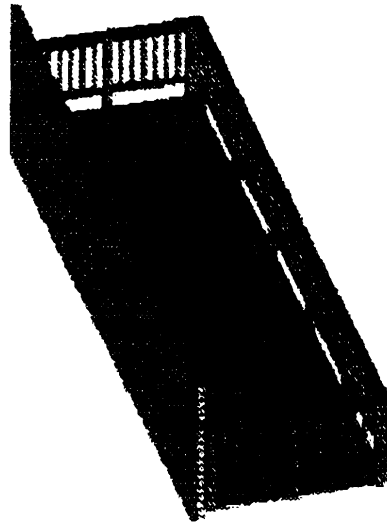
Store #1946
1058 BRIGHTON AVENUE
PORTLAND, ME 04102
(207) 482-2800
Salesperson:

*ATTN: Mike
LOREY
2077720485*

Print

Project Quote
Date of Quote: Thursday Jun 21, 2007
Project Number:

*Sitting on
ground
level*



Below are the Specifications and Materials that you have selected for your deck:

Overview	Number of Levels: 1	Footer Depth: 48"
	Total Square Feet: 196	Live Load: 72 psf Dead Load: 10 psf

Component	Size	Wood Type
Joists	2 x 8	Top Choice Treated
Beams	2 x 10	Top Choice Treated
Posts	4 x 4	Top Choice Treated
Decking	5/4 x 6	Pressure Treated Severe Weather Decking
Railing		Pressure Treated Railing
Bench		None
Lattice		None

Footer Depth	48"	Live Load	72 psf
		Dead Load	10 psf

Today's estimated cost for materials in this design with options: \$1,778.26
Pricing is valid until Saturday Jun 23, 2007

Material List

Lumber Materials

SKU	Qty	Description
92334	18	2X8X10 ACQ TOP CHOICE TREATED
201521	8	2X10X8 ACQ TOP CHOICE TREATED
46905	2	2X4X8 ACQ TOP CHOICE TREATED
79670	2	2X4X16 ACQ TOP CHOICE TREATED
2690	3	4X4X16 #2 .40 ACQ TREATED
42380	18	2X4X6 TRU-FIT DECK RAIL
7470	79	2x2x36" Baluster Angle Both End
91658	4	2X8X8 ACQ TOP CHOICE TREATED
92781	2	2X8X12 ACQ TOP CHOICE TREATED
201519	1	2X8X16 ACQ TOP CHOICE TREATED
201704	30	5/4X6X16 SW TOP CHOICE ACQ
121	2	4X4X6 #2 .40 ACQ TREATED

Other Materials

SKU	Qty	Unit	Description
69264	1	5	NAIL COMMON GALV 5 LB 16 D
2411	8	1	4X4 2-SIDE POST ANCHOR TZ (14354)
10385	18	80	CONCRETE MIX 80# QUIKRETE
10149	8	1	CONCRETE FORM TUBE 8"X48"
218509	8	1	1/2"X6" HDG ANCHOR BOLT AB126HDG
69262	1	5	NAIL COMMON GALV 5 LB 10 D
63449	64	1	GALV ROUND WASHER 1/2"
67357	32	1	GALV CARRIAGE BOLT 1/2 X 8
67342	32	1	GALV 1/2 HEX NUT
21993	48	1	HURR ANCHOR, 6.5X1.5TZ DBL PLATE TIE
69138	14	1	NAIL COMMON GALV 1LB 8D
68408	1	1	JOIST HGR.NAIL 1 LB 1-1/2"NA111CD
116241	8	1	TZ SLANT JSTHGR 2X6-8 18GA(14479)
184956	1	5	10DX1 1/2" NAIL (5 LB.) MC
13087	4	1	1-5/16X2-3/8X4 TZ ANGL CLP AC5-TZ
31161	1	1	1.2GL WD WATERGUARD VOC (28896)
11347	24	1	4X4 DECK POST TIE TZ (14360)
67341	48	1	GALV 3/8 HEX NUT
41706	4	1	3/8" FLAT WASHER GALV (25) PP
67353	48	1	GALV CARRIAGE BOLT 3/8 X 8
67365	56	1	GALV LAG SCREW 1/2 X 6

Disclaimer: This quote is an estimate and is valid until Saturday Jun 23, 2007. Lowe's Price Guarantee is applicable to individual material items only. Lowe's Price Guarantee does not apply to the total design package as a whole as quantities within different designs may vary.

Warning: This may not be a final design plan. Variations in building codes, specific architectural considerations, or site conditions may require changes to this design. You are responsible for the final structure, code verification, material usage, and structural safety of this design. Be sure to check and verify the design with your architect, engineer and building inspector.

Lowe's is a supplier of materials only. Lowe's does not engage in the practice of engineering, architecture, or general contracting. Lowe's does not assume any responsibility for design, engineering, or construction; for quantities or sizing of materials for a general or specific use; for quantities or sizing of materials; for the use or installation of materials; or for compliance with any building code or standard of workmanship. Always refer to information on fastener packaging for use with pressure treated lumber.

Note: It is recommended that joist that meet on top of beams should be spliced with gussets. The gussets should be 2- by wood the same width as the joist and overlap by 6 inches on each side. These gussets should be held in place with 12 16d galvanized nails.

Handling Precautions for Pressure-Treated Wood

Disposal: Dispose of treated wood by ordinary trash collection. Treated wood should not be burned in open fires, stoves, fireplaces, or residential boilers because toxic chemicals may be produced as part of the smoke and ashes. Treated wood from commercial or industrial use (e.g., construction sites) must be disposed of in accordance with state and Federal regulations, which may include burning only in commercial or industrial incinerators or boilers. Always refer to information on fastener packaging for use with pressure treated lumber.

Operating Conditions: Avoid frequent or prolonged inhalation of sawdust from treated wood. When sawing, sanding and machining treated wood, wear a dust mask. Whenever possible, these operations should be performed outdoors to avoid indoor accumulations of airborne sawdust from treated wood. (Lowe's™ in-store saws are equipped with a vacuum to minimize airborne sawdust).

Protection: When power-sawing and machining, wear goggles to protect eyes from flying particles.

Clean Thoroughly: Wear gloves when working with the wood. After working with the wood, and before eating, drinking, toileting, and use of tobacco products, wash exposed areas thoroughly.

Wash Separately: Because preservatives or sawdust may accumulate on clothes, they should be laundered before reuse. Wash work clothes separately from other household clothing.

For Additional Information:
www.epa.gov - www.healthybuilding.net - www.ccasafetyinfo.com & www.treatedwood.com Call: (800)282-0600 or (800)356-AWPI

Close

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