

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

BUILDING INSPECTION PERMIT

Please Read
Application And
Notes, If Any,
Attached

Permit Number: 040484

PERMIT ISSUED
MAY 12 2004
CITY OF PORTLAND

This is to certify that Johnson Scott W &/self
has permission to 8' x 12' deck off of 1st floor kitchen.
AT 493 Ocean Ave

CR# 163 D003001

provided that the person or persons, firm or corporation accepting 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 written permission procured before this building or part thereof is lathed or otherwise closed-in. 24-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. *[Signature]*
Health Dept. _____
Appeal Board _____
Other _____

Department Name

[Signature] 5/11/04
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: 04-0484	Issue Date:	CBL: 163 D003001
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Location of Construction: 493 Ocean Ave	Owner Name: Johnson Scott W &	Owner Address: 493 Ocean Ave	Phone: 207-329-5551
Business Name:	Contractor Name: self	Contractor Address:	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Multi Family	Zone: R-5 (Ermt)

Past Use: 3 family	Proposed Use: 3 family w/8' x 12' deck off of 1st floor kitchen.	Permit Fee: \$30.00	Cost of Work: \$0.00	CEO District: 4	Zone: R-3 (com)
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FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied Signature: <i>[Signature]</i>	INSPECTION: Use Group: R2 Type: JB BOCA 1999 Signature: <i>[Signature]</i> 5/11/04

Legal use: Three (3) family dwelling units

Proposed Project Description:
8' x 12' deck off of 1st floor kitchen.

Permit Taken By: kwd	Date Applied For: 04/26/2004	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"/> Date: <i>5/3/04</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 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>[Signature]</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

5-28-04
Piers are
mm) installed

6/23/04 on site w/ Mr. Collins. Setbacks ARE OK. JK

City of Portland, Maine - Building or Use Permit

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

Permit No: 04-0484	Date Applied For: 04/26/2004	CBL: 163 D003001
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Location of Construction: 493 Ocean Ave	Owner Name: Johnson Scott W &	Owner Address: 493 Ocean Ave	Phone: 207-329-5551
Business Name:	Contractor Name: self	Contractor Address:	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Multi Family	

Proposed Use: 3 family w/8' x 12' deck off of 1st floor kitchen.	Proposed Project Description: 8' x 12' deck off of 1st floor kitchen.
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Marge Schmuckal **Approval Date:** 05/03/2004

Note: change of use to 3 units under permit # 03-0035 **Ok to Issue:**

- 1) This is NOT an approval for an additional dwelling unit. You SHALL NOT add any additional kitchen equipment including, but not limited to items such as stoves, microwaves, refrigerators, or kitchen sinks, etc. Without special approvals.
- 2) This property shall remain a three (3) family dwelling. Any change of use shall require a separate permit application for review and approval.
- 3) 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 **Reviewer:** Jeanine Bourke **Approval Date:** 05/11/2004

Note: **Ok to Issue:**

- 1) Approval based on notes made on 5/11/04 per Scott J. To meet code

Dept: Fire **Status:** Approved with Conditions **Reviewer:** Lt. MacDougal **Approval Date:** 05/05/2004

Note: **Ok to Issue:**

- 1) conditions from permit #030035 must be completed
- 2) guards shall be a minimum of 42"

Comments:

4/27/2004-kwd: called, spoke w/owner, need additional information: materials list, new slider detail. He will fax to us 4/28/2004. Kwd

4/30/2004-kwd: received fax, routing to MES.

04-0484

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.

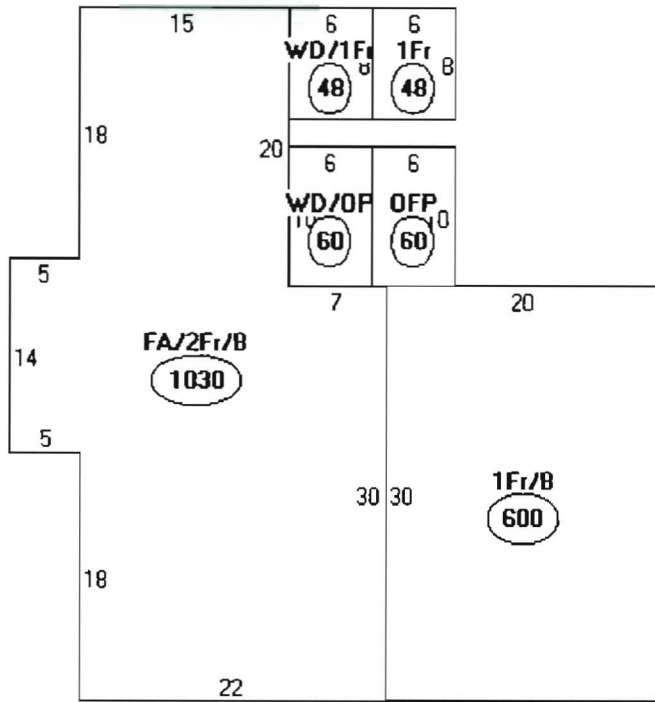
Location/Address of Construction: <u>493 OCEAN AVE</u>		
Total Square Footage of Proposed Structure <u>96 DECK</u>	Square Footage of Lot <u>21,250</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>163</u> Block# <u>D</u> Lot# <u>004</u> Block 7825 Pg 32 MAY 163 Block	Owner: <u>SCOTT W. JOHNSON</u>	Telephone: <u>773-4994</u>
Lessee/Buyer's Name (if Applicable) <u>LOTS 3+4</u>	Applicant name, address & telephone: <u>SCOTT W. JOHNSON</u> <u>329-5551</u>	Cost Of Work: \$ <u>500.00</u> Fee: \$ <u>30.00</u>
Current use: <u>- 3 Family</u>		
If the location is currently vacant, what was prior use: _____		
Approximately how long has it been vacant: _____		
Proposed use: <u>DECK</u> <u>3/Family</u>		
Project description: <u>8'x12' DECK OFF KITCHEN</u>		
Contractor's name, address & telephone: <u>SCOTT W. JOHNSON - 329-5551 - C*</u>		
Who should we contact when the permit is ready: <u>774-1104 - W</u>		
Mailing address: _____		
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>Scott W. Johnson</u>	Date: <u>4/26/04</u> APR 26 2004
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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



Descriptor/Area	Area
A: FA/2Fr/B	1030 sqft
B: WD/1Fr	48 sqft
C: WD/OP	60 sqft
D: 1Fr	48 sqft
E: OFF	60 sqft
F: 1Fr/B	600 sqft

1846 #
 8x12 96 #
 1942 #

lot size 21250 # x 40% = 8500 #

City of Portland, Maine - Building or Use Permit

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

Permit No: 03-0035	Date Applied For: 01/15/2003	CBL: +63 D003001
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Location of Construction: 493 Ocean Ave	Owner Name: Johnson Scott W &	Owner Address: 493 Ocean Ave	Phone: () 773-4994
Business Name:	Contractor Name: Applicant	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use - Dwellings	

Proposed Use: Multi Family/ 3 Units	Proposed Project Description: Change of Use from 2 Units to 3 with Alterations to Doorways.
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Marge Schmuckal **Approval Date:** 04/25/2003

Note: 3/24/03 - A) needs a site plan review or exemption -I put a form in the mail to owner **Ok to Issue:**
 B) needs to show the setbacks for the new front stoop and stairs.- ok per phone conversation
 4/25/03 received the site plan exemption from planning

- 1) Separate permits shall be required for future decks, sheds, pools, and/or garages.
- 2) You SHALL NOT add any additional kitchen equipment to make more than three (3) units, including, but not limited to items such as stoves, microwaves, refrigerators, or kitchen sinks, etc. Without special approvals.
- 3) This property shall remain a three (3) family dwelling with the issuance of this permit. Any change of use shall require a separate permit application for review and approval.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Mike Nugent **Approval Date:** 05/12/2003

Note: **Ok to Issue:**

- 1) Met w/ owner on 5/9/03 The following was resolved:
- 1) A layer of 5/8" type "x" gypsum wall board will be installed between the proposed unit and the existing units.
 - 2) The room with the walkout door will be the sleeping room and the room marked "den" will never be used as a sleeping room unless an egress window is installed and this permit is amended to rectify this record.

Dept: Fire **Status:** Approved with Conditions **Reviewer:** Lt. McDougall **Approval Date:** 04/28/2003

Note: **Ok to Issue:**

- 1) the boiler shall be separated with a one hour fire separation or smoke protected with a domestic sprinkler
- 2) smoke detectors shall be installed in accordance with NFPA 72 standards
- 3) vertical openings shall be fire rated with a minimum of one hour fire rating

Comments:

4/30/03-mjn: vague technical submissions, left message w/ owner

Previous permit
Approval

Materials List 4/29/04

TO: Karen

Fax: 874-8716

Prop: 493 Ocean Ave. (Scott Johnson)

This 8 X 12 Deck will be bolted to 9 X 9 X 48 preformed, tapered piers,
sunk to a depth of 42"

3 uprights at 72" intervals of 4 X 4 pressure treated (PT) pine

Joists, ledger board and frame will be 2 X 8 PT attached to the ledger board
at 16" on ctr with steel hangers.

Decking will be 5/4 X 6 "Correct Deck".

Railings will be 2 X 4 wall 36" high (PT), sheathed with 1/2 PT plywood
and vinyl sided to match house.

An Anderson Slider 72 X 80 will provide access, through a non-bearing
wall with 3- 2 X 8's as a header.

There will be no stairs or outside access to this deck.

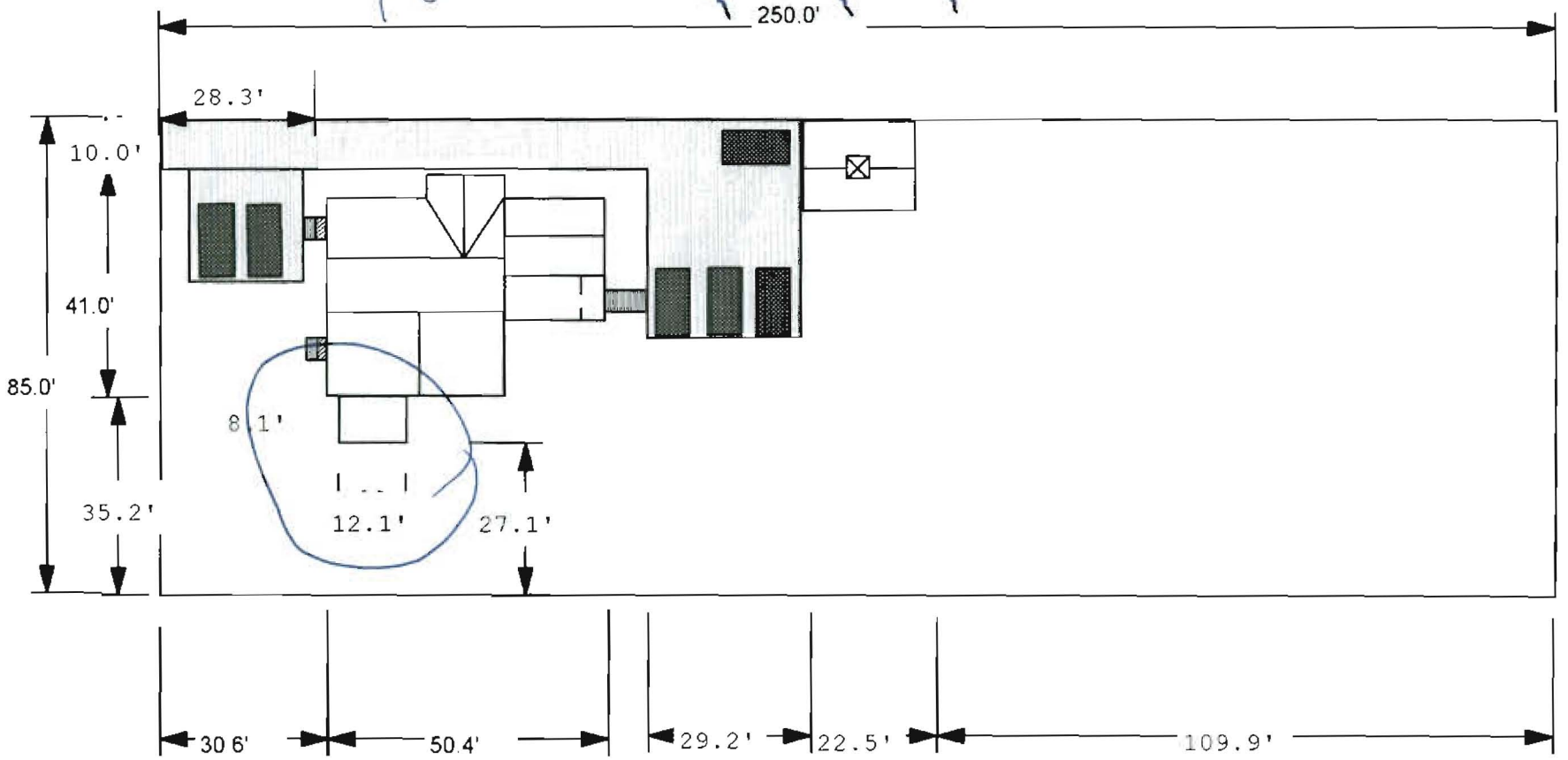
Scott Johnson 329-5551

493 OCEAN AVE., PORTLAND, MAINE 04103

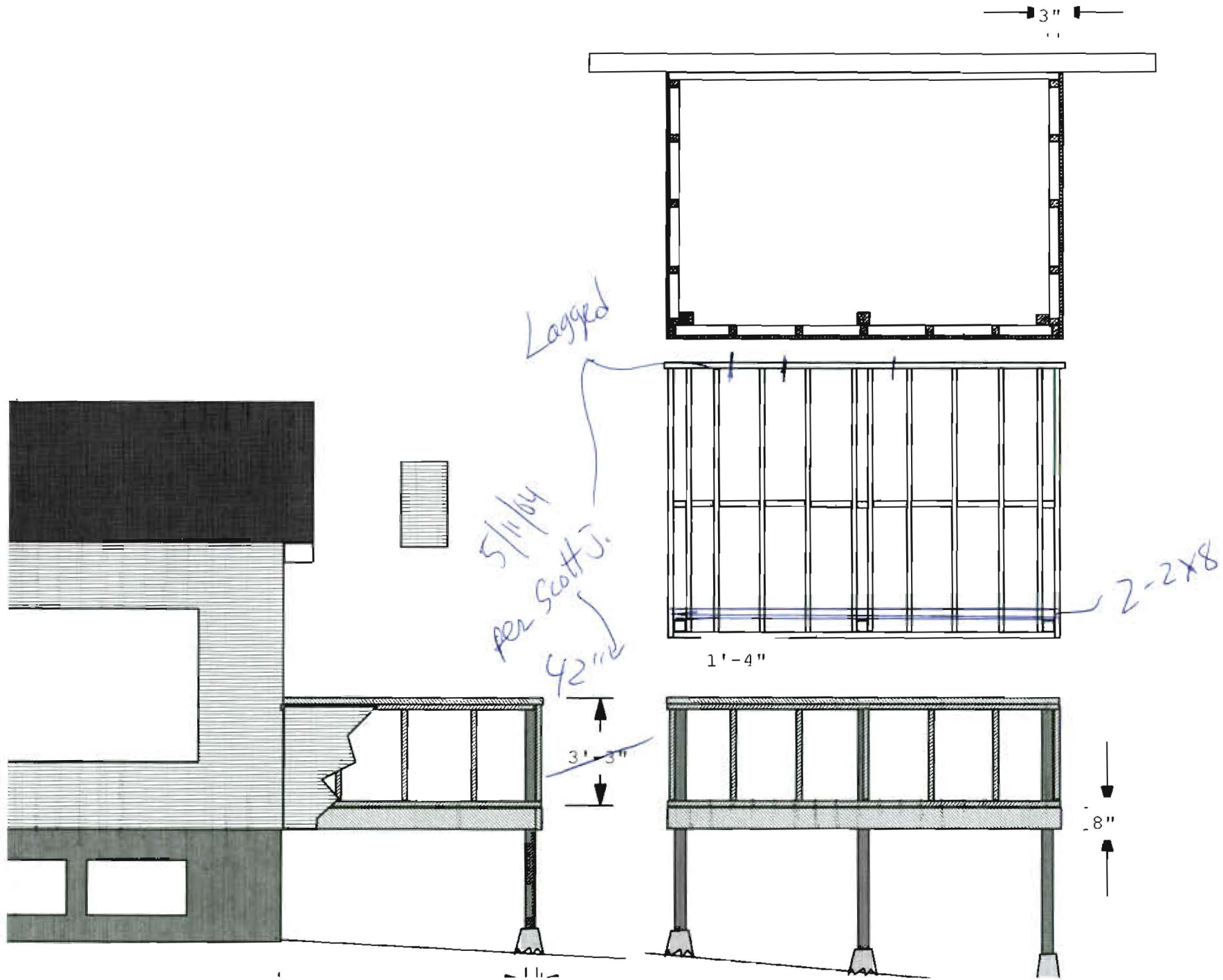
PLOT PLAN INCLUDING DECK

4/04

Handwritten notes:
R-5 Zone
where houses is
located
Rear 20' min - 100' shown
Side 15' min - 27' shown
Front 20' min - 24' shown
NOT a problem
left corner of is



Handwritten note: Ocean Ave



11

