

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

BUILDING INSPECTION

PERMIT

PERMIT ISSUED

Permit Number: 060787

JUN 21 2006

CITY OF PORTLAND

Please Read Application And Notes, If Any, Attached

This is to certify that GETZ SUSAN E & WILLIAM B GETZ ITS/Home owner has permission to Amend Permit # 06-0574 by a sunroom instead of a wrap around porch. AT 123 MABEL ST L 179 G001001

provided that the person or persons in firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of this 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 occupied or 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.
Health Dept.
Appeal Board
Other Department Name

Jeanne Bank 6/21/06
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

**PERMIT ISSUED**

**City of Portland, Maine - Building or Use Permit Application**

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

Permit No: 06-0787	Issue Date: <b>JUN 21 2006</b>	GBL: 179 6001001
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Location of Construction: 123 MABEL ST	Owner Name: GETZ SUSAN E & WILLIAM B G	Owner Address: 123 MABEL ST	Phone:
Business Name:	Contractor Name: Home owner	Contractor Address: Portland	Phone:

**CITY OF PORTLAND**

Lessee/Buyer's Name	Phone:	Permit Type: Amendment to Single Family	Zone: R3
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Past Use: Single Family	Proposed Use: Single Family Amend Permit # 06-0574 build a sunroom instead of a wrap around porch.	Permit Fee: \$111.00	Cost of Work: \$10,000.00	CEO District: 5
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FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: SB IRC-2003 Signature: <i>AMB 6/21/06</i>
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**Proposed Project Description:**  
Amend Permit # 06-0574 build a sunroom instead of a wrap around porch.

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: 0512412006	<b>Zoning Approval</b>
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Special Zone or Reviews	Zoning Appeal	Historic Preservation
<input type="checkbox"/> Shoreland	<input type="checkbox"/> Variance	<input checked="" type="checkbox"/> Not in District or Landmark
<input type="checkbox"/> Wetland	<input type="checkbox"/> Miscellaneous	<input type="checkbox"/> Does Not Require Review
<input type="checkbox"/> Flood Zone	<input type="checkbox"/> Conditional Use	Requires Review
<input type="checkbox"/> Subdivision	<input type="checkbox"/> Interpretation	Approved
<input type="checkbox"/> Site Plan	<input type="checkbox"/> Approved	<input type="checkbox"/> Approved w/Conditions
Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/>	<input type="checkbox"/> Denied	<input type="checkbox"/> Denied
Date: <i>6/14/06 AMB</i>	Date:	Date: <i>AMB</i>

**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

<b>Permit No:</b> 06-0787	<b>Date Applied For:</b> 05/24/2006	<b>CBL:</b> 179 G001001
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<b>Location of Construction:</b> 123 MABEL ST	<b>Owner Name:</b> GETZ SUSAN E & WILLIAM B G	<b>Owner Address:</b> 123 MABEL ST	<b>Phone:</b>
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<b>Business Name:</b>	<b>Contractor Name:</b> Home owner	<b>Contractor Address:</b> Portland	<b>Phone:</b>
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<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b>
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<b>Proposed Use:</b> Single Family Amend Permit # 06-0574 build a sunroom instead of a wrap around porch.	<b>Proposed Project Description:</b> Amend Permit # 06-0574 build a sunroom instead of a wrap around porch.
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**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Ann Machado      **Approval Date:** 06/06/2006**Note:** **Ok to Issue:** 

- 1) As discussed during the review process, the sunroom is close to the front property line, so the property line must be clearly identified prior to pouring concrete and compliance with the required setbacks must be established. Due to the proximity of the setbacks of the proposed addition, it may be required to be located by a surveyor.
- 2) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
- 3) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.

**Dept:** Building      **Status:** Approved with Conditions      **Reviewer:** Jeanine Bourke      **Approval Date:** 06/21/2006**Note:** **Ok to Issue:** 

- 1) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.
- 2) If steel is used, need a spec sheet

**Comments:**

06/14/2006-jmb: Left vm w/owners to call for required details - list w/permit

06/21/2006-jmb: Spoke w/ Bill G. He will come in to add details



# 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.

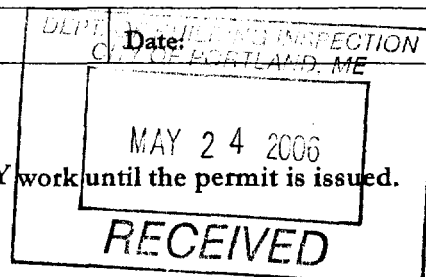
Location/Address of Construction: <u>123 MABEL ST</u>		
Total Square Footage of Proposed Structure		Square Footage of Lot <u>9000 sq'</u>
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot# <u>179      6001      001</u>	Owner: <u>William + Susan Getz</u>	Telephone: <u>772-4952</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>William + Susan Getz</u> <u>123 Mabel St.</u> <u>Portland 772-4952</u> <u>04103</u>	Cost Of Work: \$ <u>10,000</u> Fee: \$ <u>111.00</u> C of O Fee: \$ <u>121.00</u>
Current Specific use: <u>Single family residential</u> If vacant, what was the previous use? _____ Proposed Specific use: _____ Project description: <u>Amend Permit # 06-0574</u> <u>Addition of 2 car garage and sun room (16x20')</u> <u>(Porch to Sunroom)</u>		
Contractor's name, address & telephone: <u>William + Susan Getz 123 mabel st. 772-4952</u>		
Who should we contact when the permit is ready: <u>William Getz</u> Mailing address: <u>123 Mabel St.</u> <u>Portland, ME 04103</u> Phone: <u>772-4952</u>		

**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](http://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 this permit at any reasonable hour to enforce the provisions of the codes applicable to this permit.

Signature of applicant:



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

123 MABEL ST

LOT SIZE

9000 sq'

PLOT PLAN

R3

HOUSE 625 sq'

1/16 SCALE

Front 25' req. - 25' given 21x23

GARAGE 644 sq'

Rear 25' req. - 55' given

SHEED 60 sq'

Side yard side street - 20' req.

SUN ROOM 320 sq'

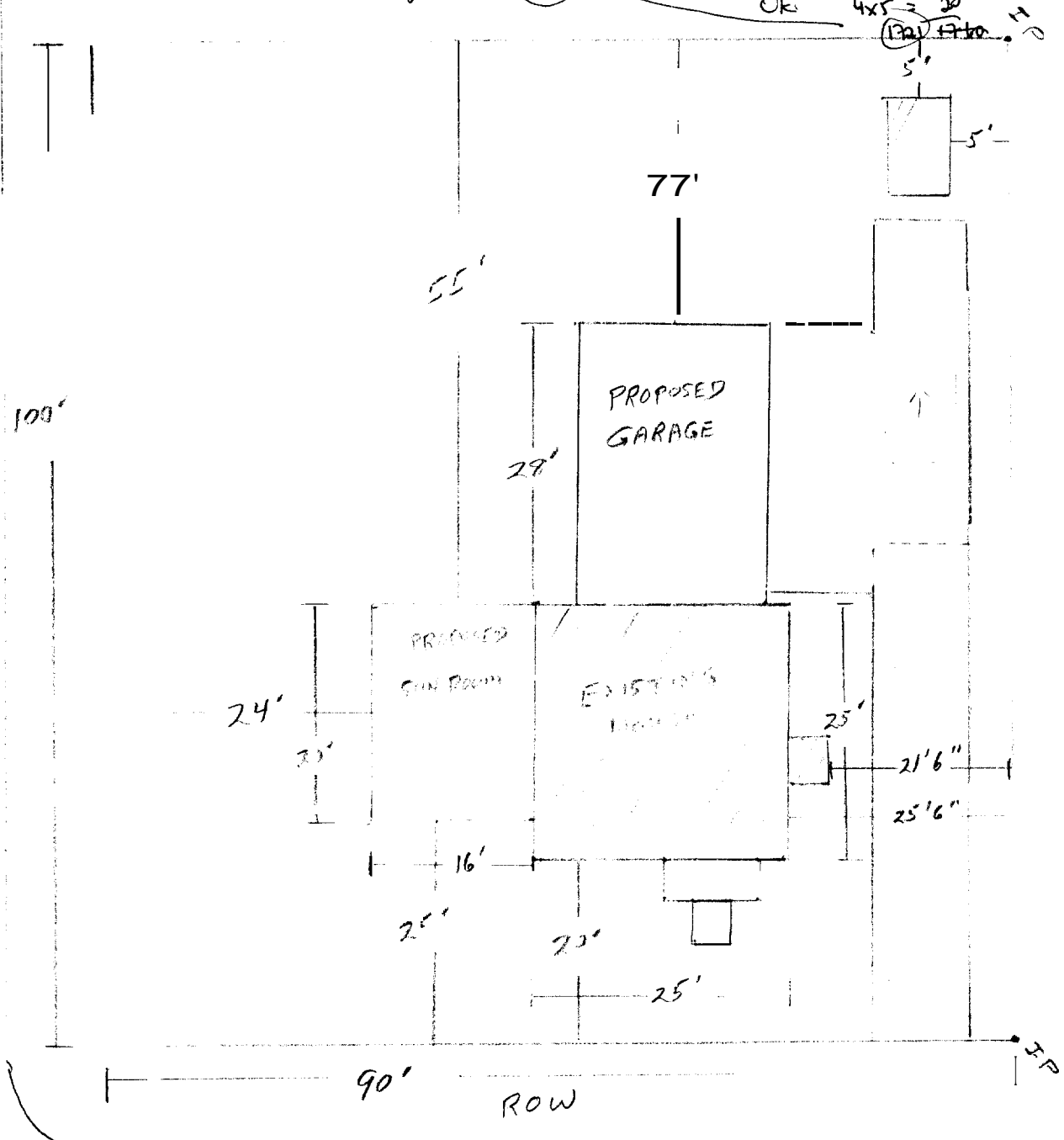
lot coverage 35% = 3150

34' given

park 9x4 = 36

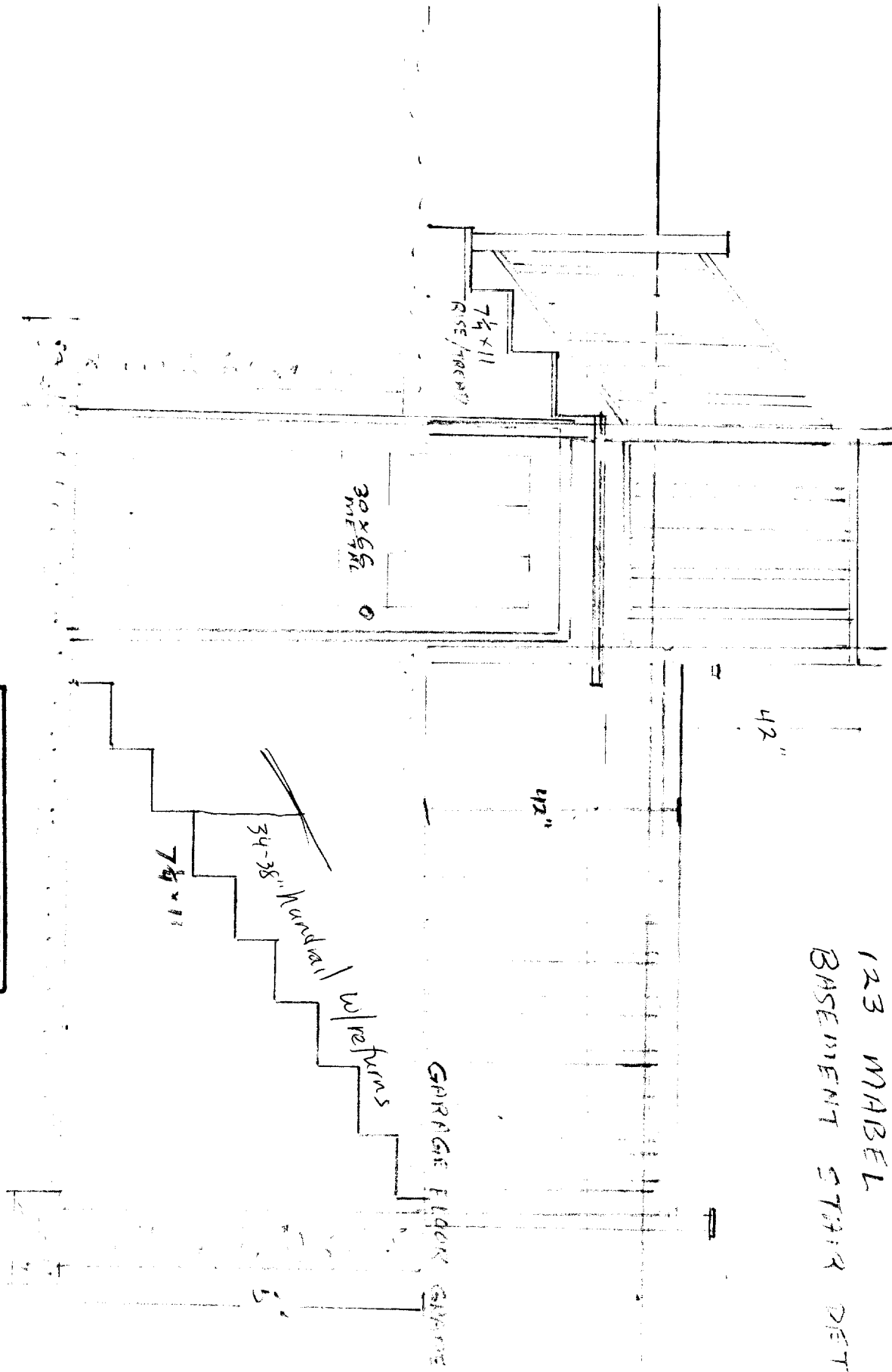
shop 4x4 = 16

Ok 4x5 = 20



MABEL ST

123 MABEL  
BASEMENT STAIR DETAIL



DEPT. OF BUILDING INSPECTION  
CITY OF PORTLAND, ME

JUN 21 2006

RECEIVED

1/2 SCALE

FOUNDATION

3/8 SCALE

EXISTING HOUSE

Existing windows

20' 5 1/2" 06  
2' x 8 1/2"

25' set back ->

5'

16'

5825 STEEL BRIDGE

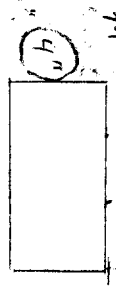
Crawl space  
Will have  
Added vents

6/21/06  
Bill & said  
Could change w/ beam  
& Lally's  
Will give detail  
if such  
foub.

3/4 DECK

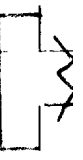
FOUNDATION  
3/4 DECK

3/4 STONE



1/2 SCALE

20'



GRIFF

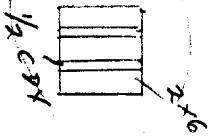
SCALE

2x6 PT  
Sill Seal

2x8 Box Sill

1/2" GDB  
2x6  
16  
19

HEADER  
DETAIL  
1" SCALE  
1/2" GDB



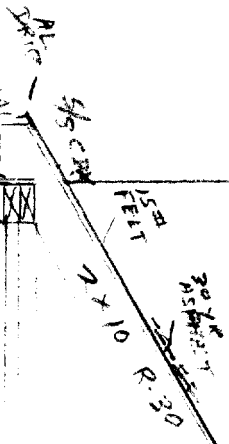
2x6 HEADER

2x6 Sub Header

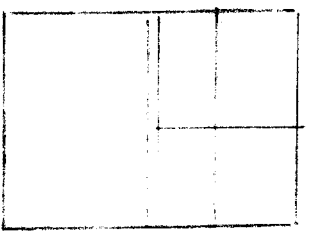
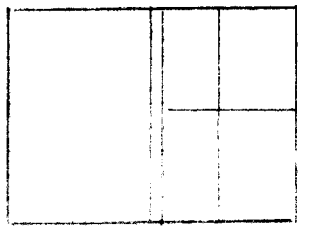
2x6  
16  
19

SUNROOM  
windows  
MAX of  
40"  
3-2x6  
per Bill B.

EXISTING  
HOUSE



2x10 OC



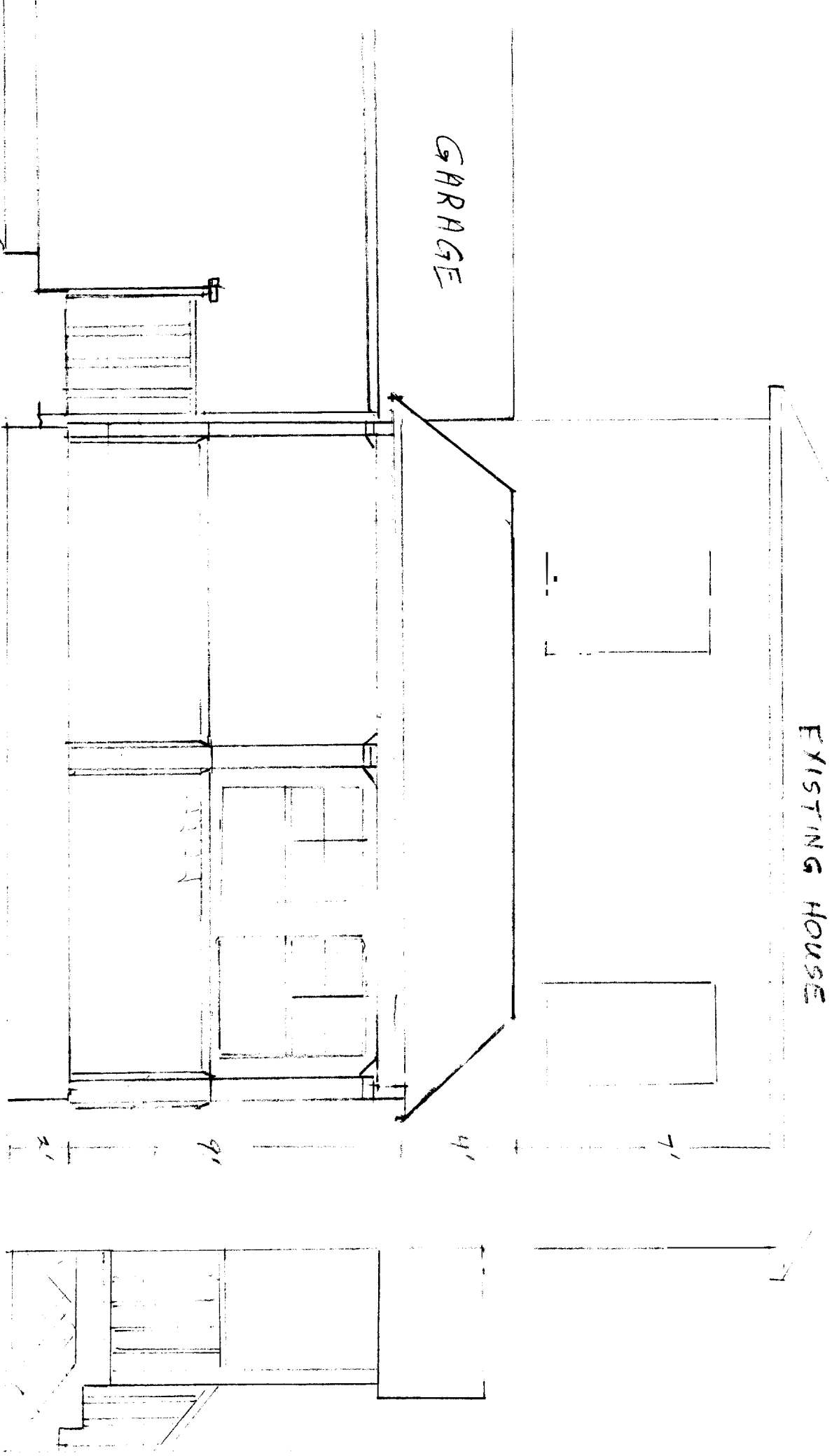


GARAGE

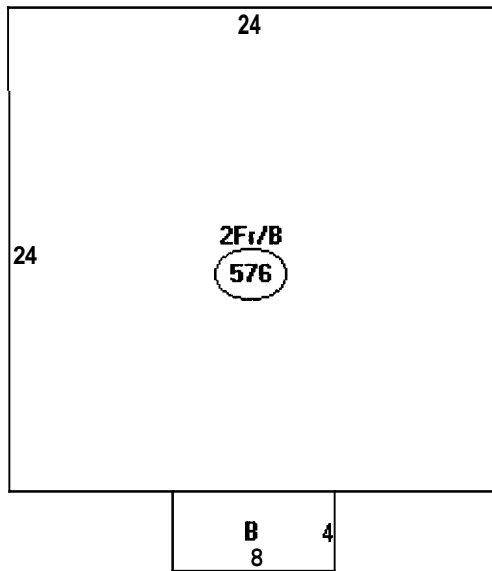
EXISTING HOUSE

2 steps  
7 3/4" max rise  
10" tread

10'



1/4 SCALE



Descriptor/Area

A 2Fr/B  
576 sqft

b25

B: OFP  
32 sqft

~~b25~~

This page contains a detailed description of the Parcel ID you selected. Press the **New Search** button at the bottom of the screen to submit a new query.

**Current Owner Information**

<b>Card Number</b>	1 of 1
<b>Parcel ID</b>	179 G001001
<b>Location</b>	123 MABEL ST
<b>Land Use</b>	SINGLE FAMILY
<b>Owner Address</b>	GETZ SUSAN E & WILLIAM B GETZ JTS 123 MABEL ST PORTLAND ME 04103
<b>Book/Page</b>	23513/119
<b>Legal</b>	179-G-1-2-3 MABEL ST 121-127 HAMBLET AVE 73-79 9000 SF

**Current Assessed Valuation For Fiscal Year 2006**

<b>Land</b>	<b>Building</b>	<b>Total</b>
\$62,090	\$70,600	\$132,690

**Estimated Assessed Valuation For Fiscal Year 2007\***

<b>Land</b>	<b>Building</b>	<b>Total</b>
\$91,200	\$80,600	\$171,800

\* Value subject to change based upon review of property status as of 4/1/06. The tax rate will be determined by City Council in May 2006.

**Property Information**

<b>Year Built</b> 1930	<b>Style</b> Old Style	<b>Story Height</b> 2	<b>sq. Ft.</b> 1152	<b>Total Acres</b> 0.207		
<b>Bedrooms</b> 3	<b>Full Baths</b> 1	<b>Half Baths</b>	<b>Total Rooms</b> 5	<b>Attic</b> None	<b>Basement</b> Full	

**Outbuildings**

<b>Type</b> SHED-FRAME	<b>Quantity</b> 1	<b>Year Built</b> 1985	<b>Size</b> 8X9	<b>Grade</b> C	<b>Condition</b> A
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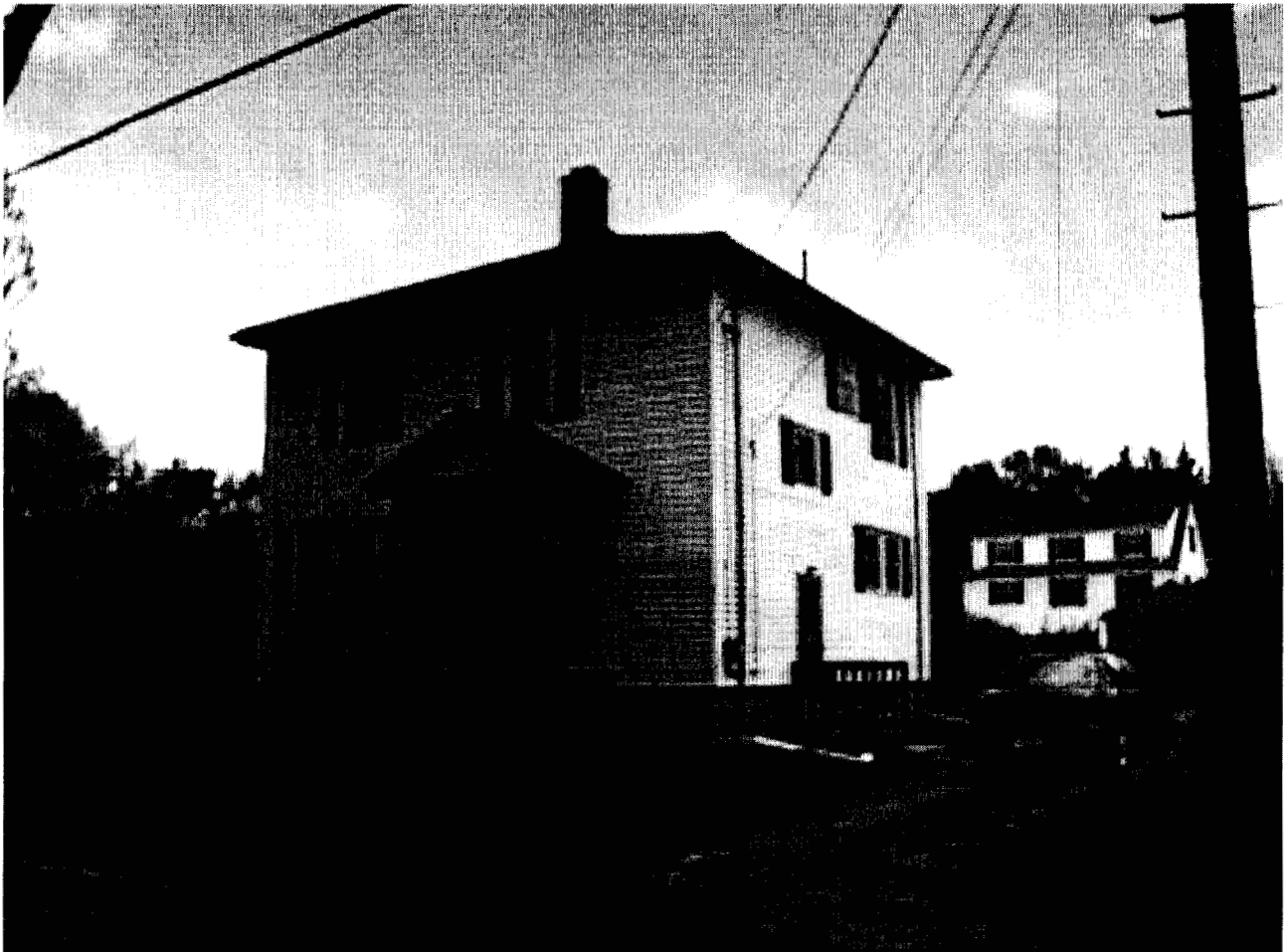
**Sales Information**

<b>Date</b> 12/20/2005	<b>Type</b> LAND + BLDING	<b>Price</b> \$205,000	<b>Book/Page</b> 23513-119
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**Picture and Sketch**

<b>Picture</b>	<b>Sketch</b>	<b>Tax Map</b>
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[Click here](#) to view Tax Roll Information.



# 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
- NA 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: 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.

NA **CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED**

[Signature]  
Signature of Applicant/Designee

\_\_\_\_\_  
Date

[Signature]  
Signature of Inspections Official

6/21/06  
Date

CBL: 179-G-1

Building Permit #: 06-0787

06-0574