

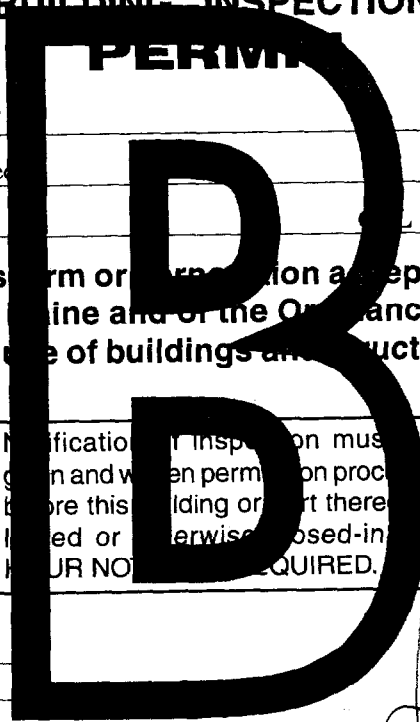
DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

PERMIT ISSUED
MAR 25 2004
Permit Number: 040289
CITY OF PORTLAND

Please Read Application And Notes, If Any, Attached

BUILDING INSPECTION

PERMIT



This is to certify that Ferrante Michael W & /self
has permission to Build 8' x 10' grade level deck
AT 114 Webb St L 262 C008001

provided that the person or persons who accept this permit shall comply with all of the provisions of the Statutes of the City 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 proceeds before this building or part thereof is started or otherwise closed-in. 4 HOUR NOTICE 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

Jeanie Bouke 3/25/04
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: 04-0289	PERMIT ISSUED Issue Date: MAR 25 2004	CBL: 262 C008001
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Location of Construction: 114 Webb St	Owner Name: Ferrante Michael W &	Owner Address: 114 Webb St	Phone: 772-7363
Business Name:	Contractor Name: self	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Building Miscellaneous	Zone: R3

Past Use: Single Family	Proposed Use: Single Family w/front deck	Permit Fee:	Cost of Work: \$300.00	CEO District: 3	6800 SF
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: accessory BOCA 1999 Signature: JMB 3/25/04		

Proposed Project Description: Build 8' x 10' grade level deck	Signature:	Signature:
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: jmb	Date Applied For: 03/23/2004	Zoning Approval		
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<ol style="list-style-type: none"> 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 <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: JMB 3/23/04	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: JMB
	<i>approved lot coverage is at a maximum</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

WARRANTY DEED
(MAINE STATUTORY SHORT FORM)

MAINE REAL ESTATE TAX PAID

I, **ROSE C. WING** of Portland, in the County of Cumberland and State of Maine, FOR CONSIDERATION PAID, grant to **MICHAEL W. FERRANTE and MARY M. ALI**, both of Portland, in the County of Cumberland and State of Maine, as joint tenants and not as tenants in common, with WARRANTY COVENANTS, the real property in Portland, County of Cumberland, State of Maine as follows:

A certain lot or parcel of land, together with the buildings thereon, situated on the easterly side of Webb Street, in the City of Portland, County of Cumberland, and State of Maine, bounded and described as follows:

Beginning on said easterly sideline of Webb Street at a point at the intersection of lot numbered thirteen (13) and lot numbered twelve (12) on Plan of Home Gardens, recorded in the Cumberland County Registry of Deeds in Plan Book 12, Page 17; thence northerly along the easterly sideline of said Webb Street eighty-five (85) feet to a point; thence easterly on a line parallel to the line of division between lot numbered eleven (11) and lot numbered ten (10) on said Plan to the easterly side of said lot numbered ten (10); thence southerly along the easterly sideline of lot numbered ten (10), lot numbered eleven (11), and lot numbered twelve (12) eighty-five (85) feet, more or less, to lot numbered thirteen (13); thence westerly along the line of division between said lot numbered thirteen (13) and lot numbered twelve (12) to the easterly sideline of Webb Street and the point of beginning. Being lot numbered twelve (12), lot numbered eleven (11) and a twenty-five (25) foot wide strip on the southerly side of lot numbered ten (10) on said plan.

Meaning and intending to convey all and the same premises described in deed of Bernard L. Wing to Rose C. Wing, dated April 13, 2000 and recorded in the Cumberland County Registry of Deeds in Book 15418, Page 73.

City of Portland, Maine - Building or Use Permit

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

Permit No: 04-0289	Date Applied For: 03/23/2004	CBL: 262 C008001
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Location of Construction: 114 Webb St	Owner Name: Ferrante Michael W &	Owner Address: 114 Webb St	Phone: () 772-7363
Business Name:	Contractor Name: self	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Building Miscellaneous	

Proposed Use: Single Family w/front deck	Proposed Project Description: Build 8' x 10' grade level deck
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Dept: Zoning Status: Approved Reviewer: Jeanine Bourke Approval Date: 03/23/2004
 Note: Ok to Issue:
 1) This addition of this structure maximizes the ~~lot~~ allowable lot coverage for the R-3 zone. No other structures will be allowed with the exception of a pool.
 2) It is the responsibility of the property owner to determine the property lines for the inspector to measure setbacks.

Dept: Building Status: Approved with Conditions Reviewer: Jeanine Bourke Approval Date: 03/23/2004
 Note: Ok to Issue:
 1) 2 x 6 joists max. Span is 9'-4" , watch for beam placement.

*Public Works
 874-8849
 ask for street right of way
 for Webb St*

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

Card Number 1 of 1
Parcel ID 262 C008001
Location 114 WEBB ST
Land Use SINGLE FAMILY

Owner Address FERRANTE MICHAEL W & MARY M ALI JTS
 114 WEBB ST
 PORTLAND ME 04102

Book/Page 18455/208
Legal 262-C-8 TO 10
 WEBB ST 110-114

 6800 SF

Valuation Information

Land	Building	Total
#31,400	#61,420	#92,820

Property Information

Year Built 1962	Style Ranch	Story Height 1	Sq. Ft. 976	Total Acres 0.156	
Bedrooms 2	Full Baths 1	Half Baths	Total Rooms 5	Attic None	Basement Full

Outbuildings

Type	Quantity	Year Built	Size	Grade	Condition
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Sales Information

Date	Type	Price	Book/Page
11/01/2002	LAND + BLDING	#138,000	18455-208
04/14/2000	LAND + BLDING		15418-073

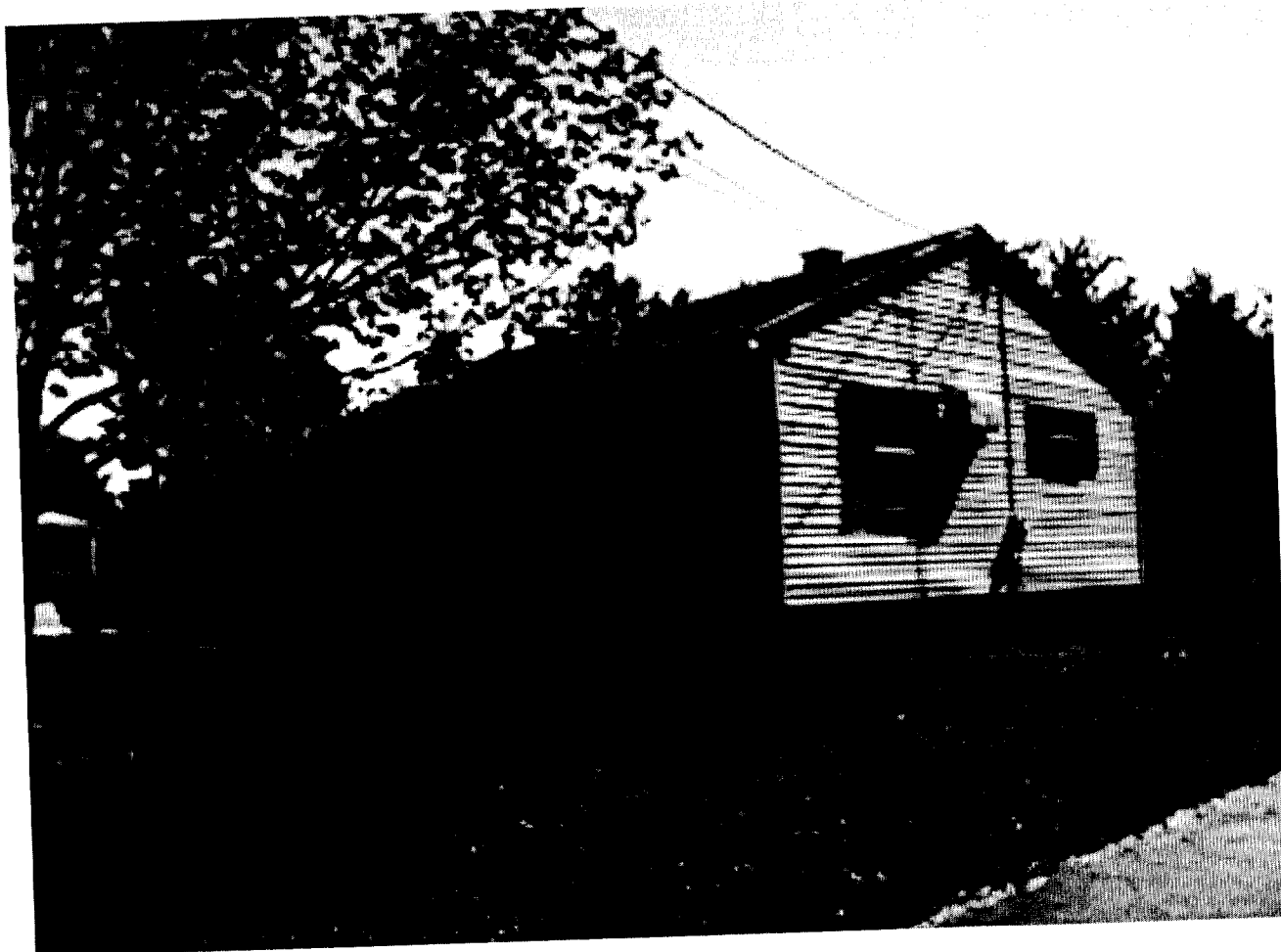
Picture and Sketch

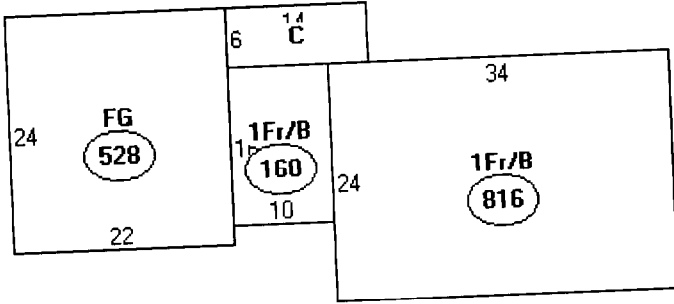
[Picture](#)
[Sketch](#)

[Click here to view Tax Roll Information.](#)

Any information concerning tax payments should be directed to the Treasury office at 874-8490 or [e-mailed](#).

New Search!





Descriptor/Area

- A: 1Fr/B
816 sqft
- B: 1Fr/B
160 sqft
- C: EP
84 sqft
- D: FG
528 sqft

1,588
80 deck
1,668 SF

OK

6,800
x 25%
1,700 SF

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>114 Webb ST Portland Me 04102</u>		
Total Square Footage of Proposed Structure <u>80ft+</u>	Square Footage of Lot <u>6800</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>1262</u> Block# <u>C</u> Lot# <u>8</u>	Owner: <u>Michael W Ferrante</u> <u>Mary M ALI</u>	Telephone: <u>(207) 772-7363</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>Michael Ferrante</u> <u>(207) 772-7363</u>	Cost Of Work: \$ <u>300.00</u> Fee: \$ <u>30.00</u>
Current use: <u>residence</u> <u>S/P</u>		
If the location is currently vacant, what was prior use: _____		
Approximately how long has it been vacant: _____		
Proposed use: <u>Deck 8 X 10</u>		
Project description: _____		
Contractor's name, address & telephone:		
Who should we contact when the permit is ready: <u>Self</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>Michael Ferrante</u>	Date:
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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

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.

JB **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.

- | | | |
|-------------------------------------|--|---|
| <input type="checkbox"/> | Footing/Building Location Inspection: | Prior to pouring concrete |
| <input type="checkbox"/> | Re-Bar Schedule Inspection: | Prior to pouring concrete |
| <input type="checkbox"/> | Foundation Inspection: | Prior to placing ANY backfill |
| <input checked="" type="checkbox"/> | Framing/Rough Plumbing/Electrical: | Prior to any insulating or drywalling |
| <input type="checkbox"/> | 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.

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

Michael Smith
Signature of Applicant/Designee

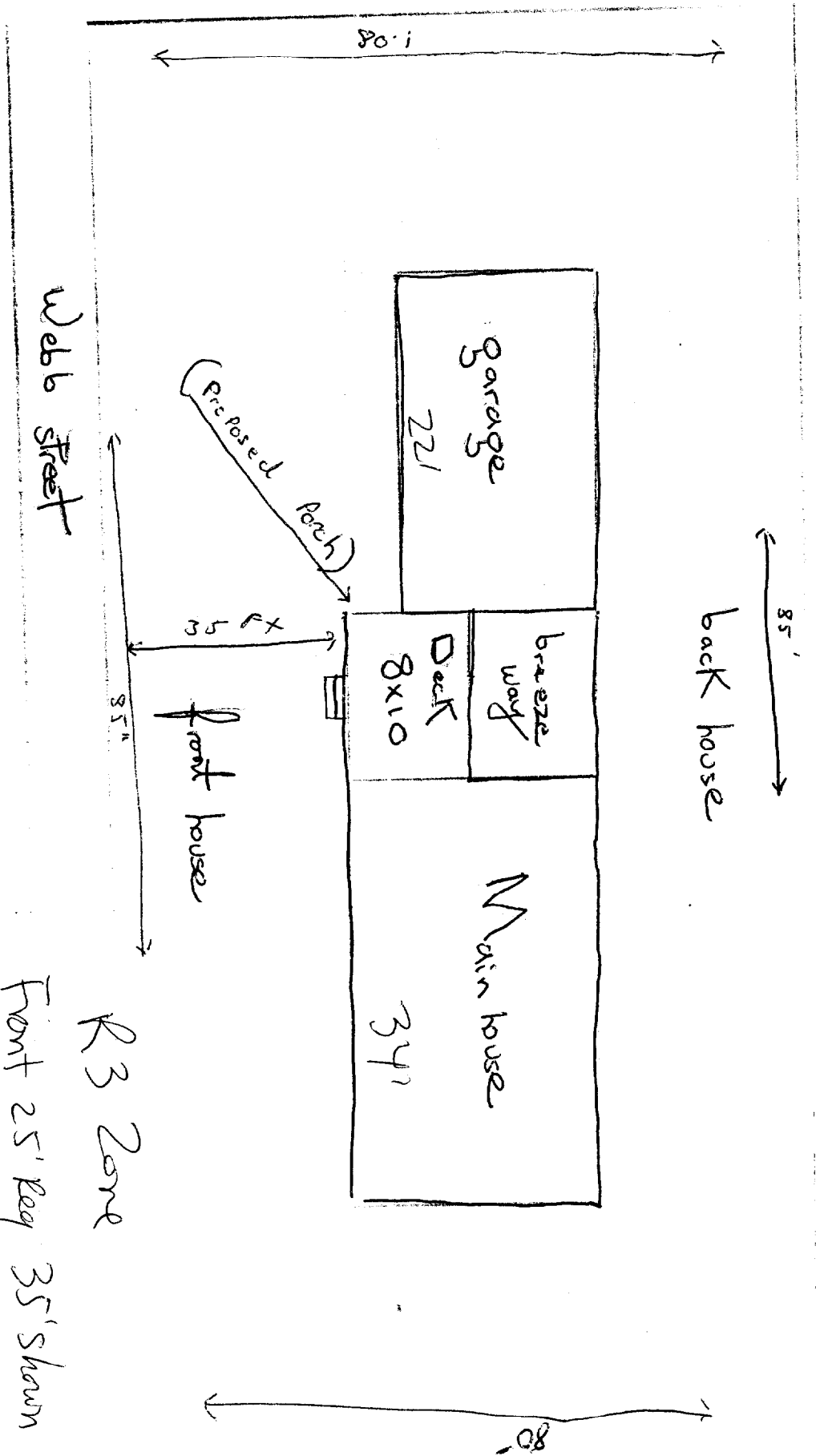
3/25/04
Date

Carrie Bowler
Signature of Inspections Official

3/25/04
Date

CBL: 262-C-8

Building Permit #: 04-0289



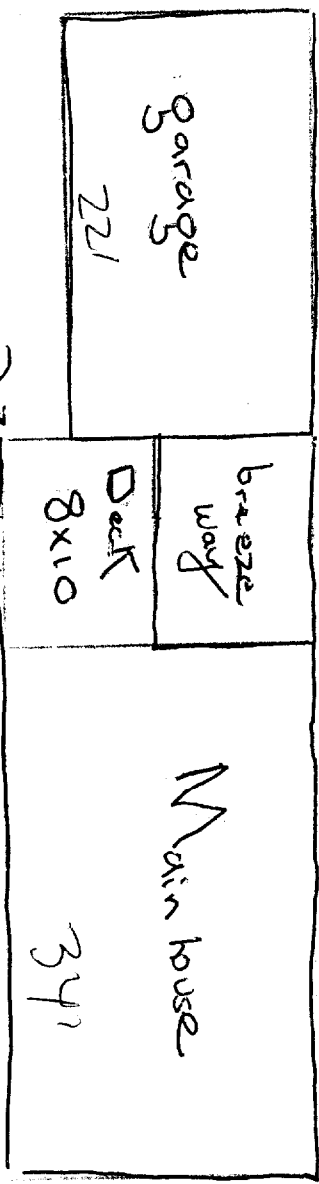
Webb Street

Proposed Porch

35'

Front house

85'



back house
85'

R3 Zone

Front 25' Req 35' shown
Side 8' Req 22' + 34' shown

80'