

# DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

## BUILDING INSPECTION

# PERMIT

Permit Number: 060869

Please Read Application And Notes, If Any, Attached

This is to certify that STANISEWSKI KEITH & LILLIE C REMODEL/ITS/Home er

has permission to Adding a mudroom on a deck foundation

AT 1460 FOREST AVE L 298 B027001

provided that the person or persons firm or person accepting this permit shall comply with all of the provisions of the Statutes of 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.

PERMIT ISSUED  
11/12/06  
CITY OF PORTLAND

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 procured before this building or part thereof is loaded or service closed-in. 4 HOUR NOTIFICATION 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

*[Signature]*  
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: 06-0869	Issue Date:	CBL: 298 B027001 <sup>31</sup>
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Location of Construction: 1460 FOREST AVE	Owner Name: STANISEWSKI KEITH & HALLI	Owner Address: 1460 FOREST AVE	Phone:
Business Name:	Contractor Name: Home owner	Contractor Address:	Phone
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Duplex	Zone: R-3

**PERMIT ISSUED**  
**JUL 28 2006**  
**CITY OF PORTLAND**

Past Use: Two Family	Proposed Use: Two Family adding a mudroom on a deck foundation	Permit Fee: \$66.00	Cost of Work: \$4,200.00	CEO District: 5
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Proposed Project Description: Adding a mudroom on a deck foundation	FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: <i>R3</i> Type: <i>SB</i> <i>7/28/06</i>
	Signature:	Signature: <i>[Signature]</i>

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)		
Action:	<input type="checkbox"/> Approved	<input type="checkbox"/> Approved w/Conditions
Signature:	Date:	

Permit Taken By: dmartin	Date Applied For: 06/12/2006	<b>Zoning Approval</b>
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<ol style="list-style-type: none"> <li>This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</li> <li>Building permits do not include plumbing, septic or electrical work.</li> <li>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..</li> </ol>	<b>Special Zone or Reviews</b> <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>6/29/06</i>	<b>Zoning Appeal</b> <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: <i>6/29/06</i>	<b>Historic Preservation</b> <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

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

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

Permit No: 06-0869	Date Applied For: 06/12/2006	CBL: 298 B027001
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Location of Construction: 1460 FOREST AVE	Owner Name: STANISEWSKI KEITH & HALLIE	Owner Address: 1460 FOREST AVE	Phone:
Business Name:	Contractor Name: Home owner	Contractor Address:	Phone
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Duplex	

Proposed Use: Two Family adding a mudroom on a deck foundation	Proposed Project Description: Adding a mudroom on a deck foundation
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**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Marge Schmuckal      **Approval Date:** 06/29/2006

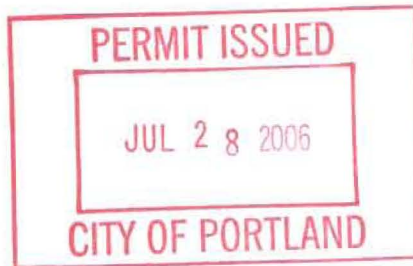
**Note:** **Ok to Issue:**

- 1) Separate permits shall be required for future decks, sheds, pools, and/or garages.
- 2) This property shall remain a two (2) 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.
- 4) 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.

**Dept:** Building      **Status:** Approved with Conditions      **Reviewer:** Mike Nugent      **Approval Date:** 07/28/2006

**Note:** **Ok to Issue:**

- 1) The rear property line must be ABSOLUTELY identified prior to pouring sonor tubes do to the proposed location being within three inches of the minimum 25 feet setback.
- 2) Risers must be solid  
Graspable rails must be present on the stairs







# 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>1458 Forest Ave</u>		
Total Square Footage of Proposed Structure <u>45</u>	Square Footage of Lot <u>14592.6</u>	
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot# <u>298      B      27-31</u>	Owner: <u>Keith Stanzewski</u> <u>Halle Bibeau</u>	Telephone: <u>603.969.4409</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>Keith Stanzewski</u> <u>1458 Forest Ave</u> <u>Portland ME 04103</u>	Cost Of Work: \$ <u>4200</u> Fee: \$ <u>266</u> C of O Fee: \$ <u>4200</u>
Current Specific use: <u>Residential Unit</u>		
If vacant, what was the previous use? _____		
Proposed Specific use: <u>Residential</u>		
Project description: <u>Adding 3 season mudroom and deck foundation</u>		
Contractor's name, address & telephone: <u>Homeowner</u>		
Who should we contact when the permit is ready: <u>Keith Stanzewski</u>		
Mailing address: <u>1458 Forest Ave</u> Phone: <u>603.969.4409</u> <u>Portland ME 04103</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: [Signature] Date: 6/12/06

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



#494

# 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
- N/A Re-Bar Schedule Inspection: Prior to pouring concrete
- N/A 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: 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

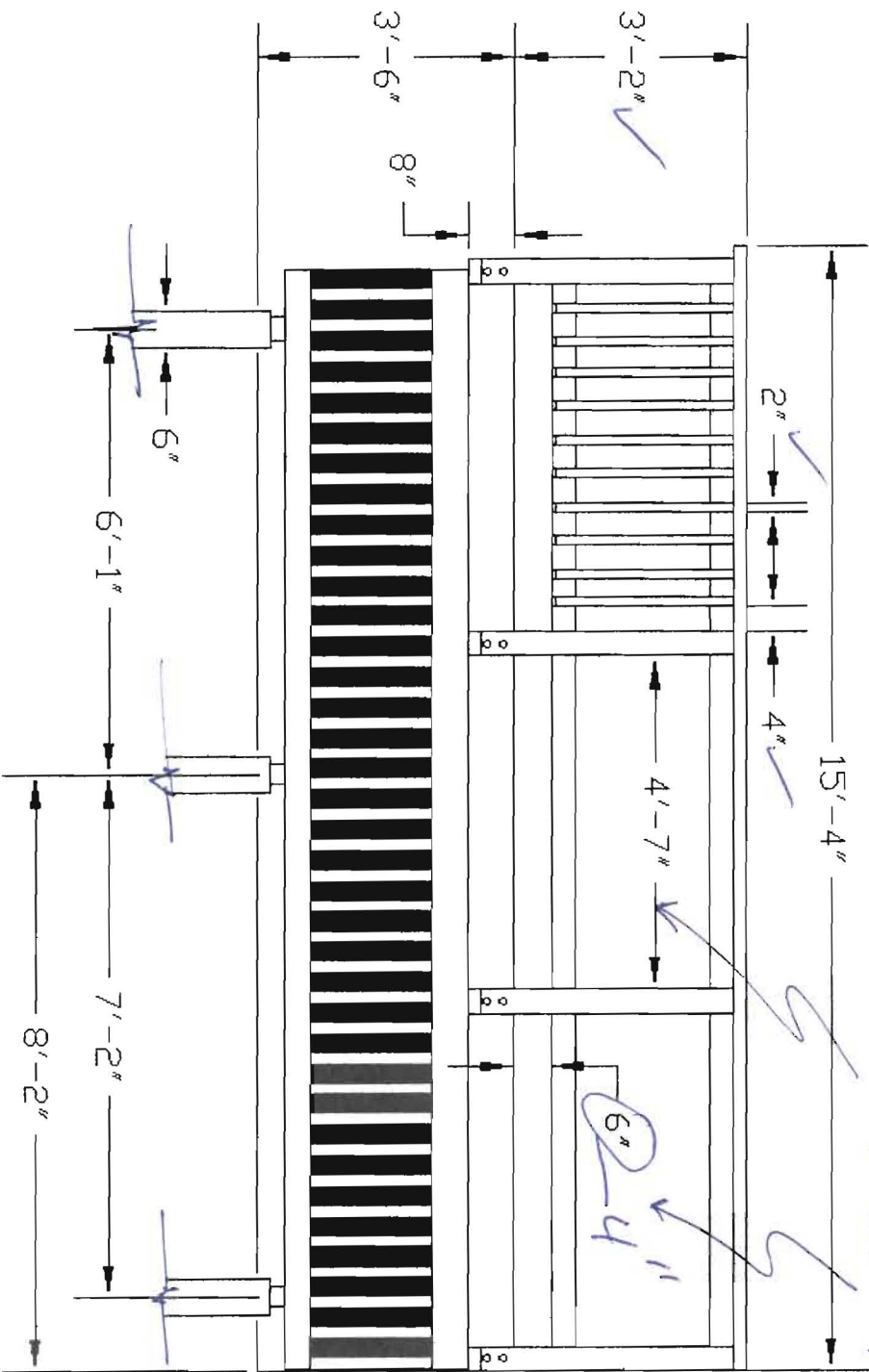
**If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.**

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

[Signature] 7/20/06  
Signature of Applicant/Designee Date

[Signature] 7 28 06  
Signature of Inspections Official Date

CBL: 29813027 Building Permit #: 060869



Railing Burgs not shown  
 for clarity



**SIMPSON**  
Strong-Tie

TM

# DECK CONNECTOR SYSTEM

FOR EASIER, STRONGER, SAFER DECK CONSTRUCTION



**NOTE:** Preservative pressure-treated woods require the use of ZMAX, post hot-dip galvanized, or Stainless Steel connectors and fasteners. For specific recommendations and other critical information see [www.strongtie.com/info](http://www.strongtie.com/info).

**BCS2-2/4Z**  
Post Cap  
Ties 4x post to double 2x beam (girder).

**BC40Z**  
Half Post Base  
Ties 4x post to deck.

**LSU26Z**  
Adjustable Light Joist Hanger  
Slopes up or down, skews to 45°. Ties deck cover rafter to ledger.

**BC4Z**  
Post Cap  
Ties 4x post to 4x beam (girder).

**LJ5Z**  
Light Double Shear Joist Hanger  
Ties girder to girder.

**LPC4Z**  
Post Cap  
Ties double 2x girder to 4x post.

**DPT7Z**  
Deck Post Tie  
Ties 4x4 post to outside of rim joist.

**PB44Z**  
Post Base  
Ties 4x4 post to concrete.

**ABA44Z**  
Standoff Post Base  
Ties 4x4 post to concrete.

**DJT14Z**  
Deck Joist Tie  
Ties 2x girder to post.

**DBT1Z**  
Deck Board Tie  
Fasten decking with hidden connection.

**DPT5Z**  
Deck Post Tie  
Ties 2x4 post to outside of rim joist.

**A35Z**  
Framing Anchor  
Ties rim joist at corners; ties stair stringer to rim joist.

**TA9Z/TA10Z**  
Staircase Angle  
Ties stair tread to stringer.

**DPPC4BK**  
Decorative Post Cover  
Provides moisture protection to a 4x4 post top.

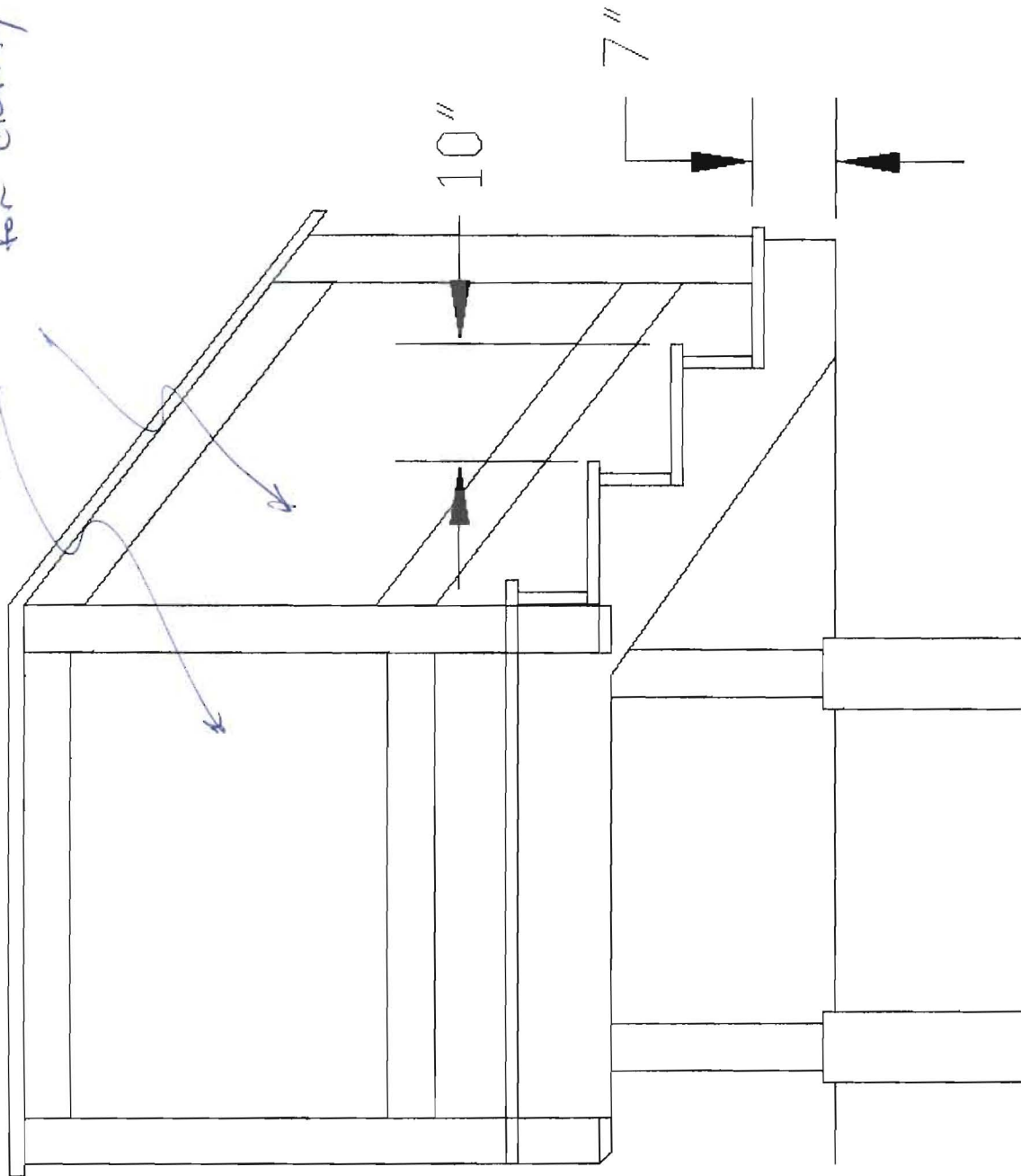
**NOTE:** Illustrated deck shows all available deck products in use. Actual products selected will depend upon application or construction method used for a particular deck.

**NOTE:** Deck lateral bracing may be required (not shown).

**A Complete Connector System for Deck Construction • Install Deck Boards with NO Surface Nailing!**

800-999-5099 • [www.strongtie.com](http://www.strongtie.com)

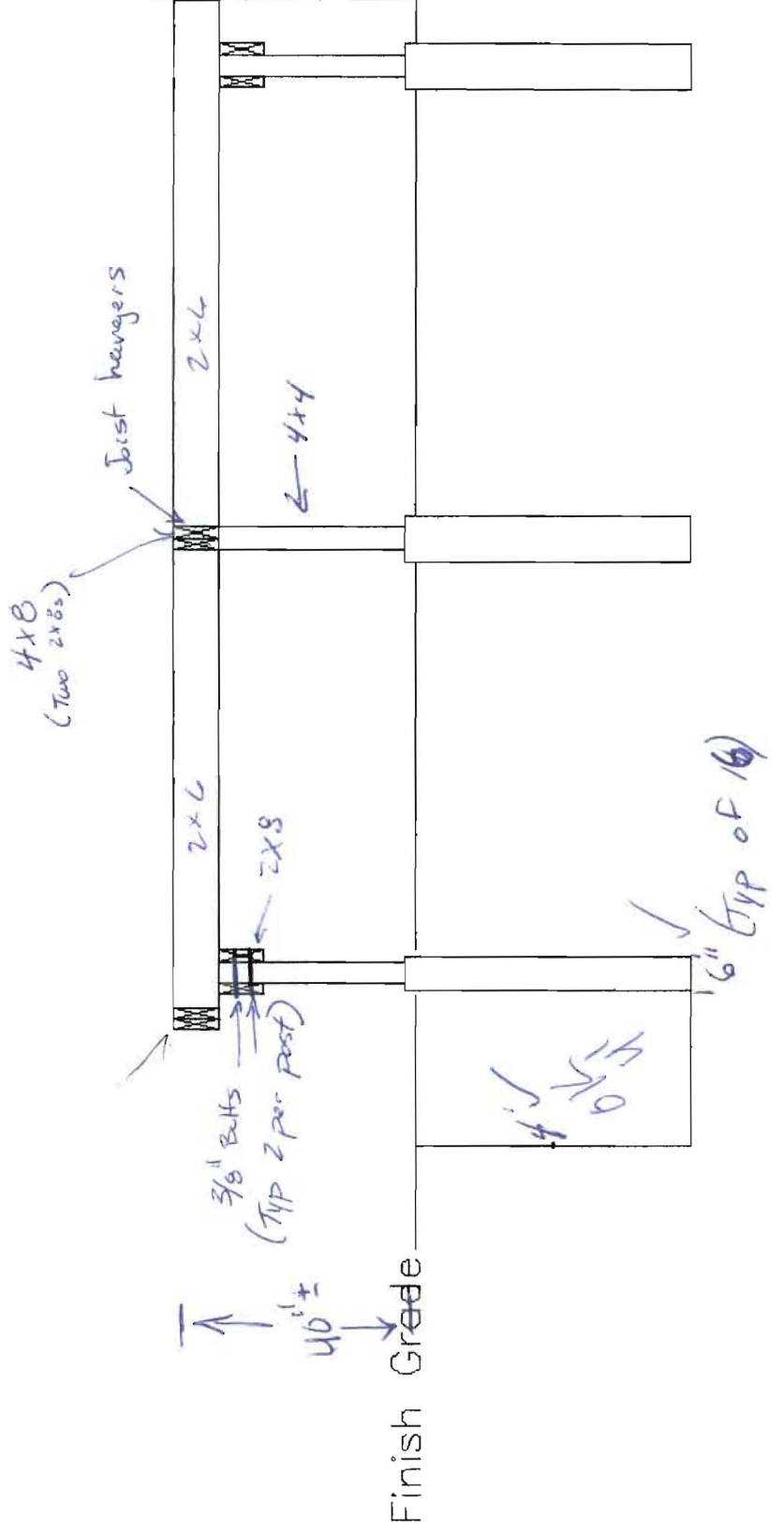
\* Railing rungs not shown  
for clarity

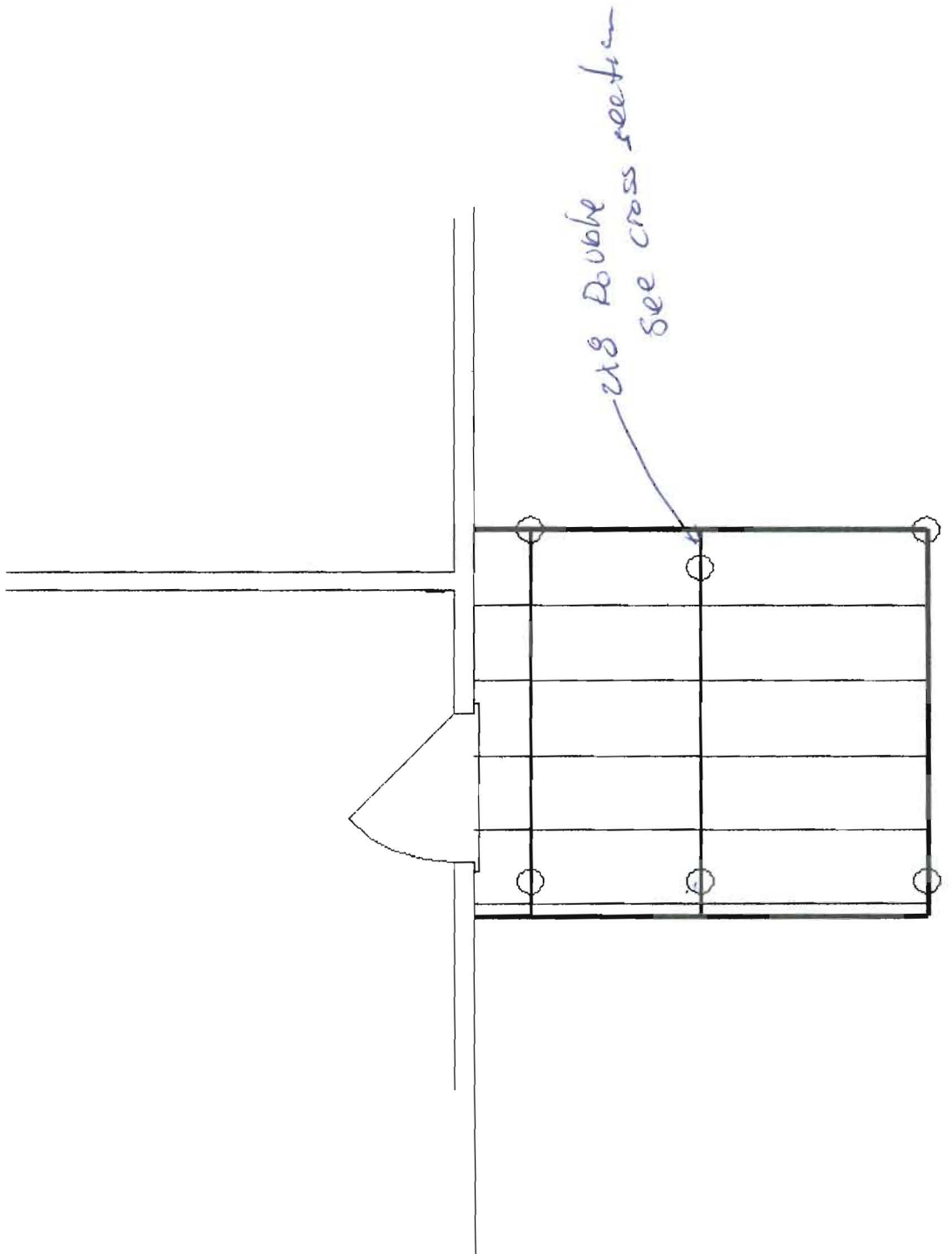


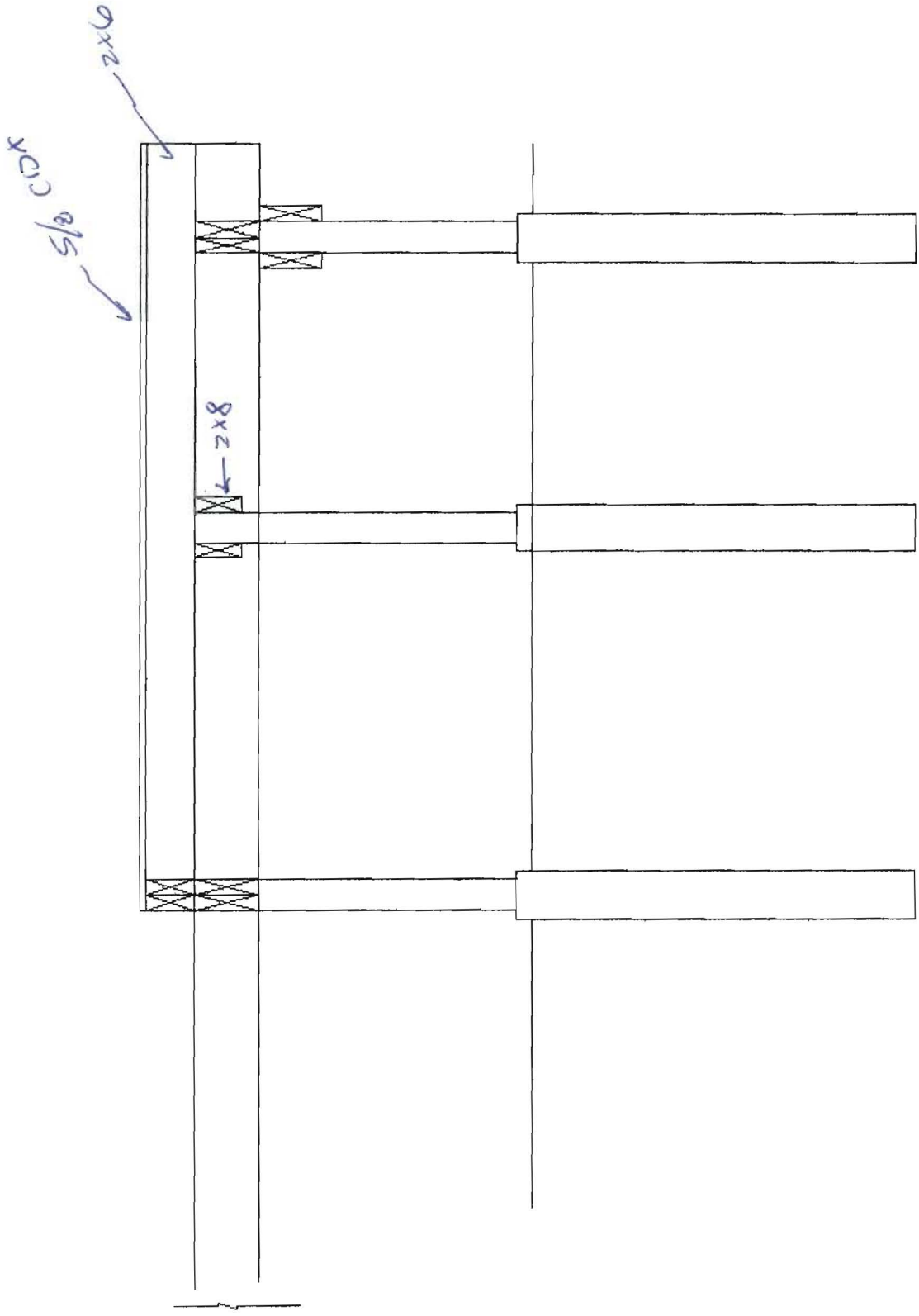




\* All wood Pressure treated





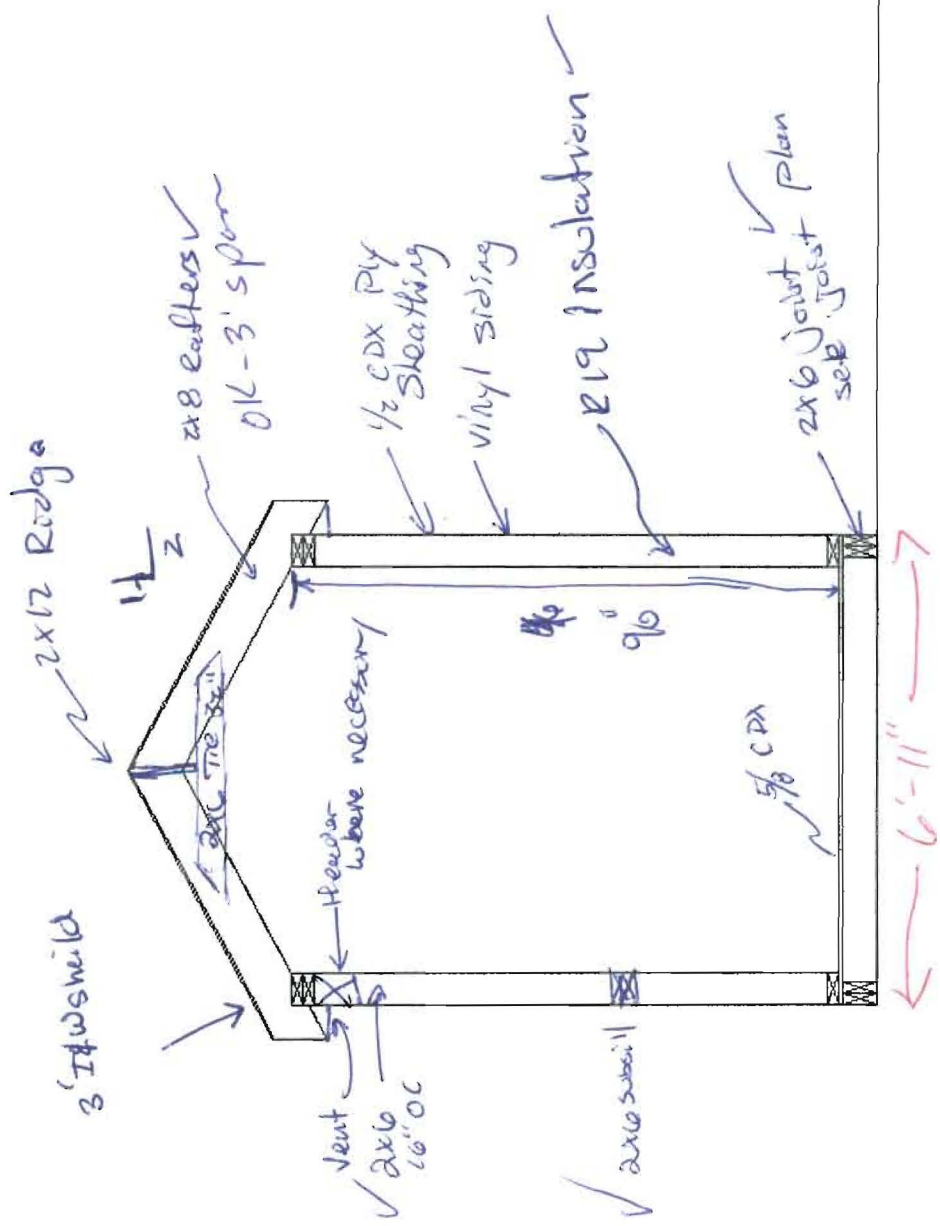




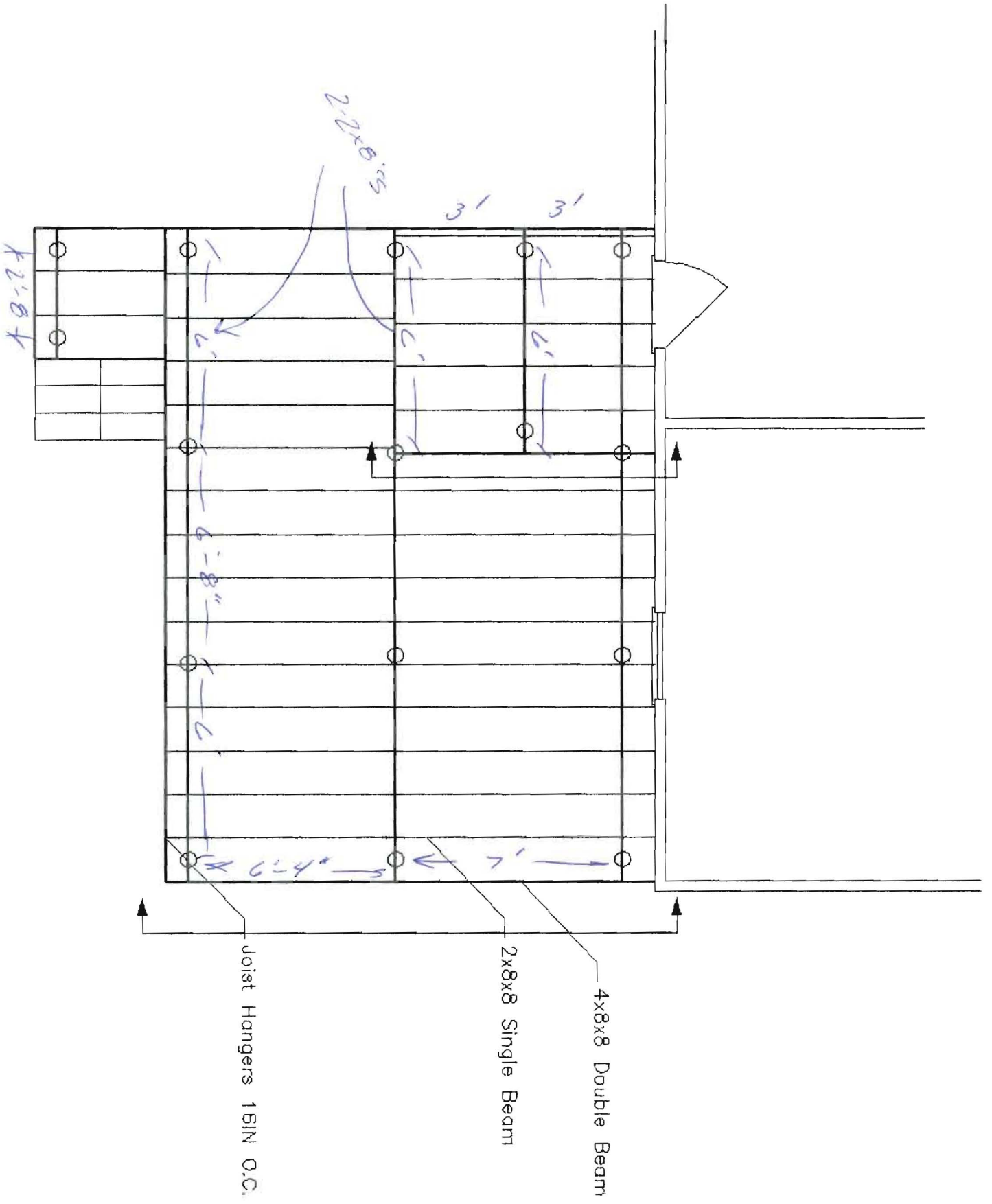
Vented  
 Ridge Cap  
 Roof: 30 yr Asphalt  
 15 lb Felt  
 5/8 CDX PLY

3

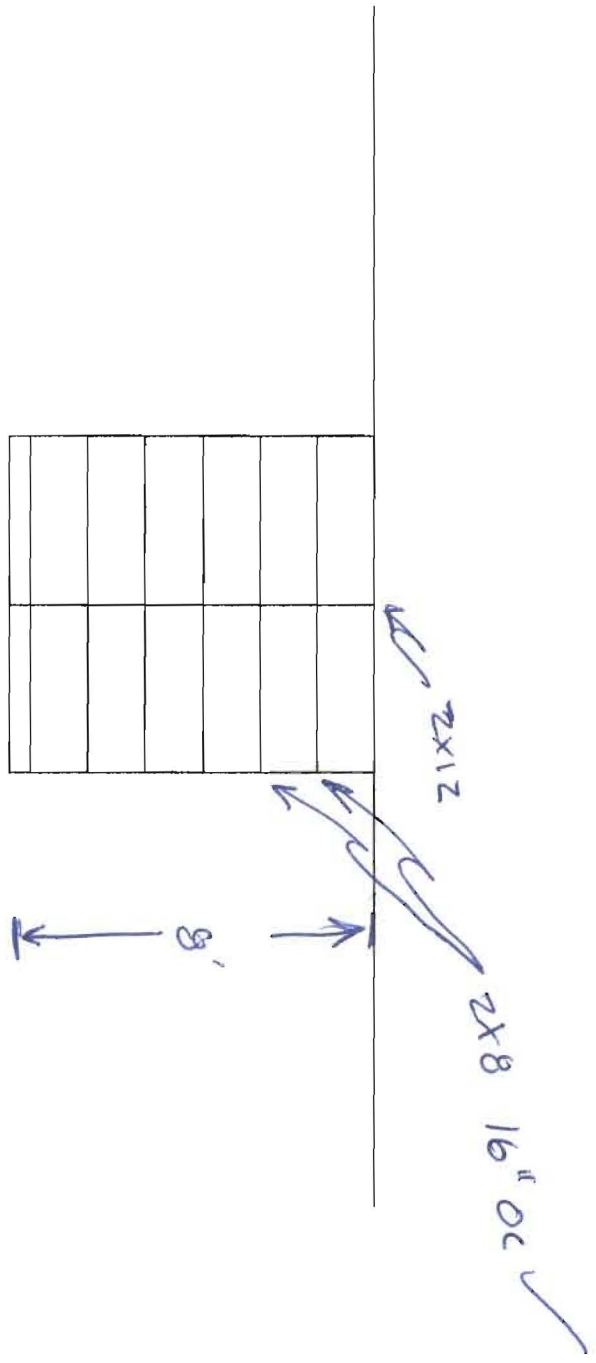
# Note interior Drywall

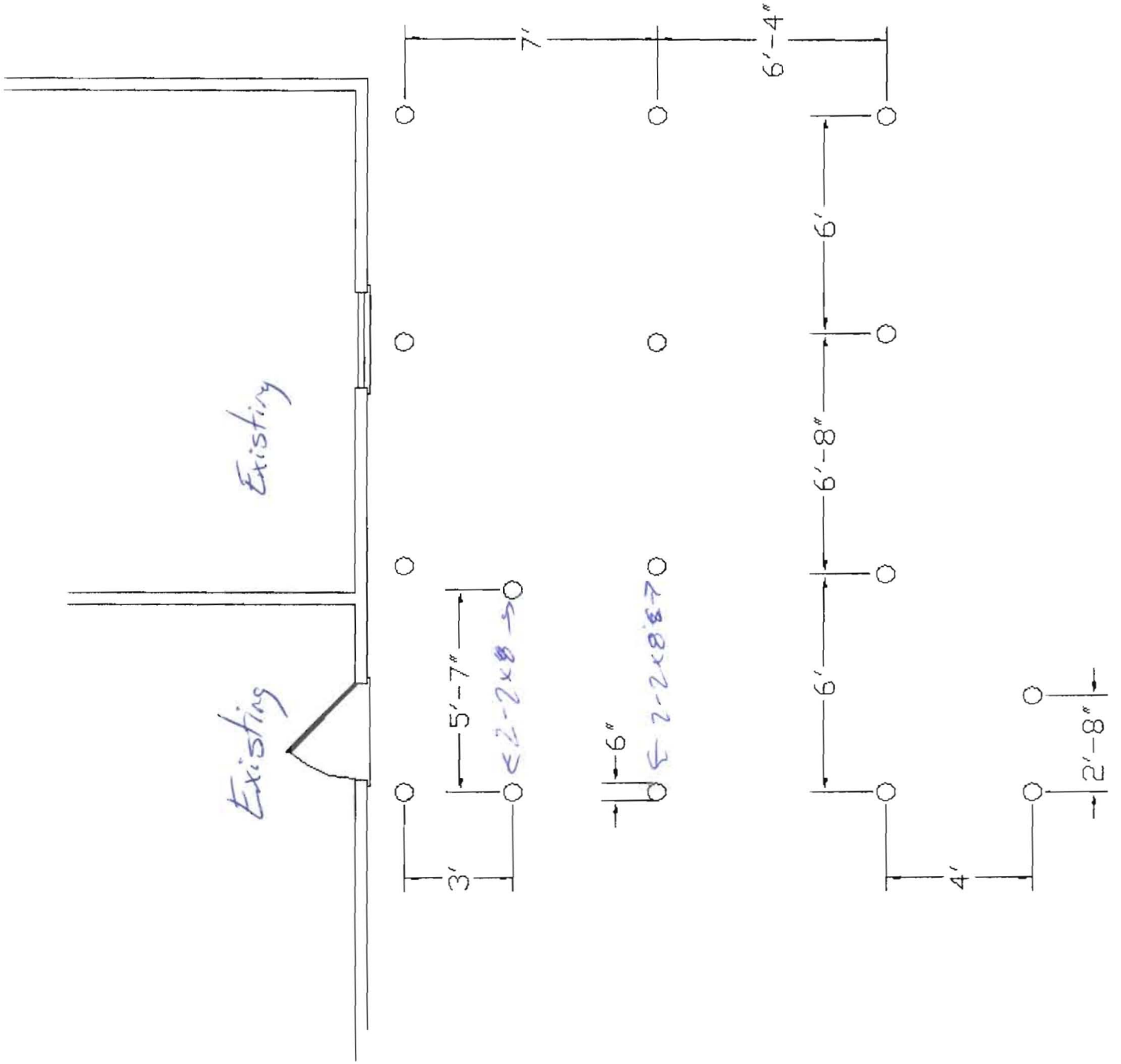


Prepared Deck see deck

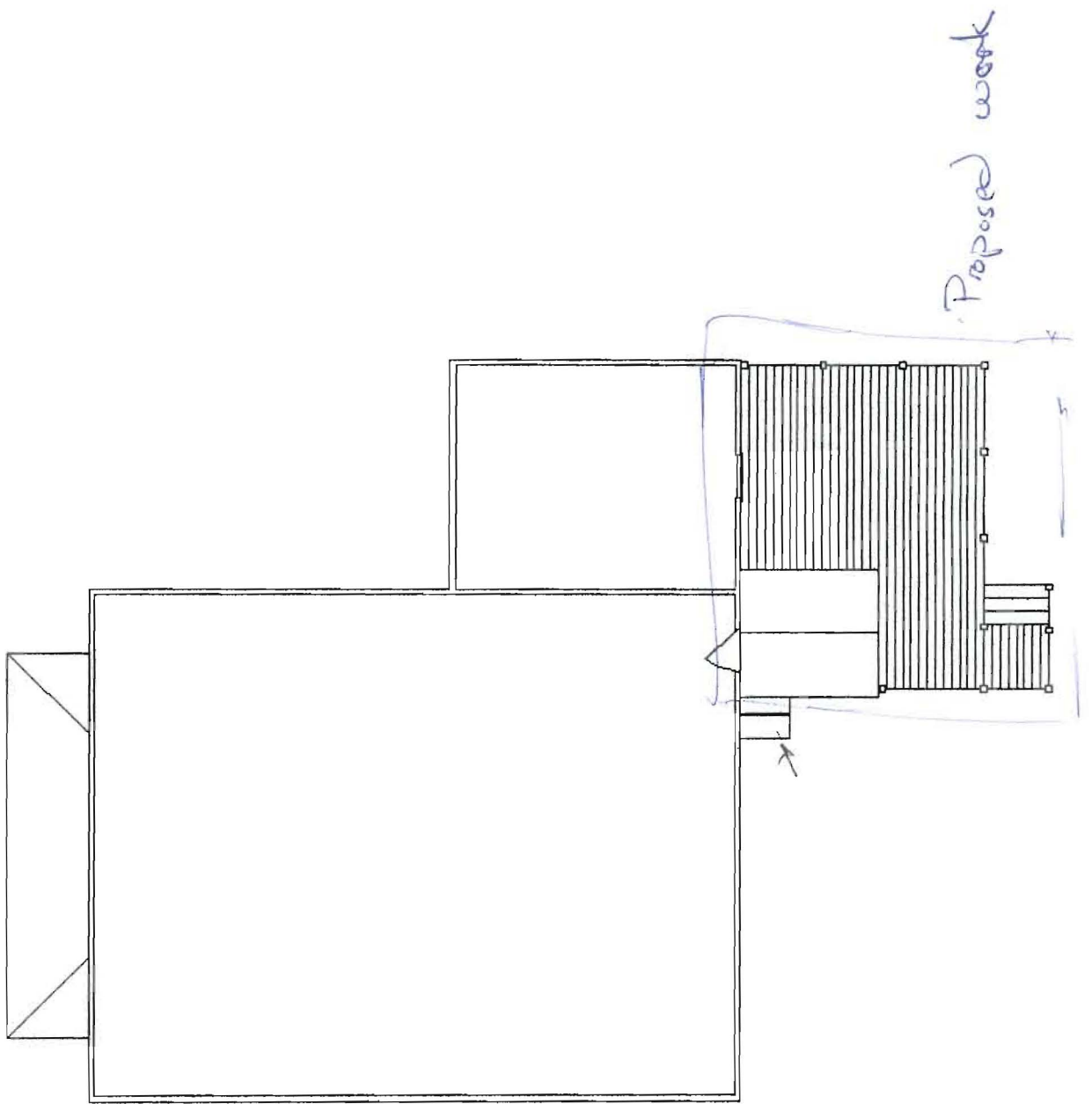


Mudroom ~~Roof~~ Joist + layout









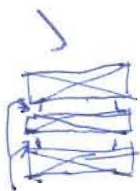
Window

- 1) 2'8" x 40 DH
- 2) 2'4" x 40 DH
- 3) 3'4" x 40 DH

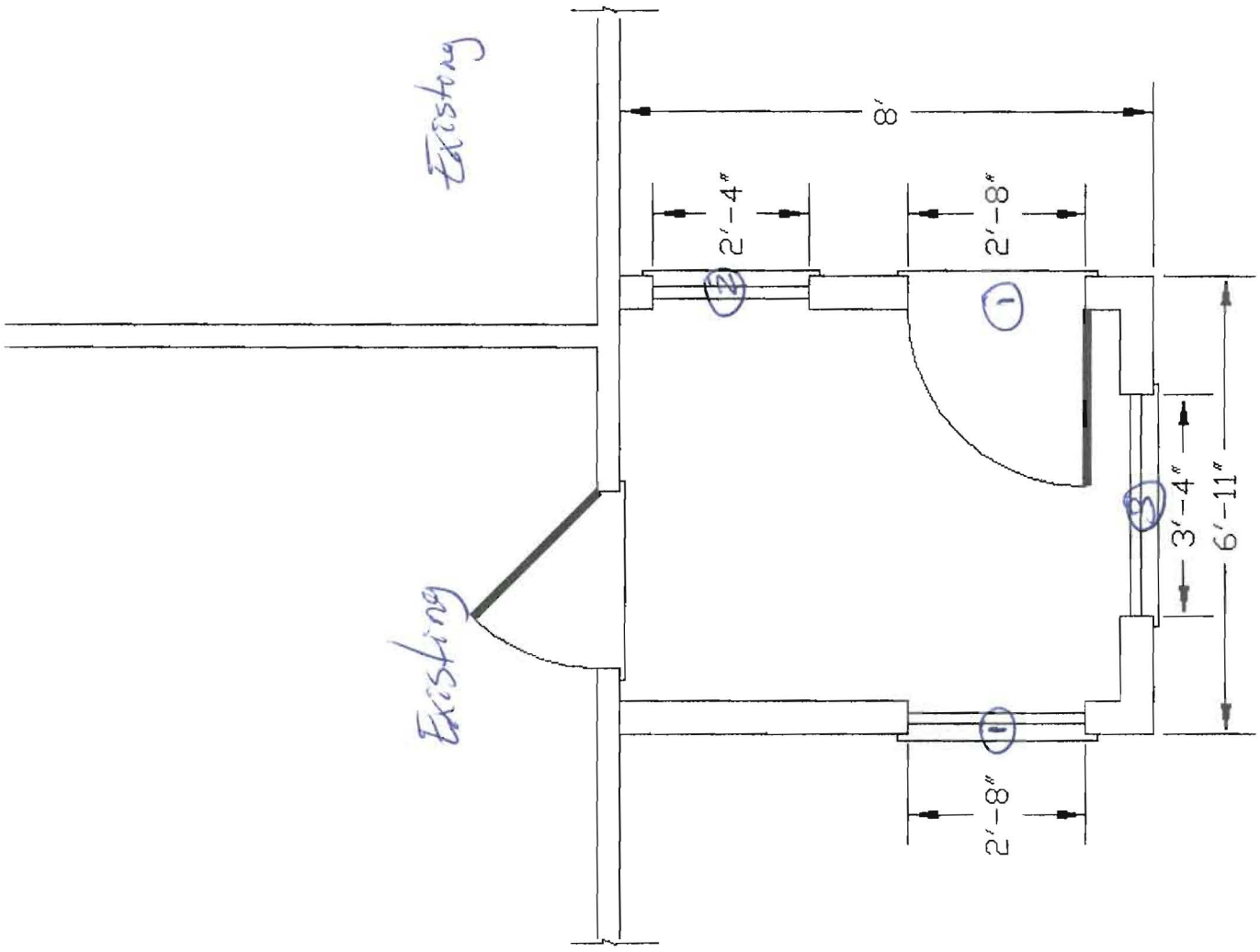
Door

- 1) 2'8" x 80 15 light

Header 2x6 with sandwiched Plywood ✓



Sill : 2x6



R-3 Zone

Address 748

Front: 25' min - 25' + shown

REAR: 25' min - 25' 3" given

Side yd. on Side St: 20' min - 20' + shown

Side yd. Abutting: 8' min - 15' + shown  
Neighborhood

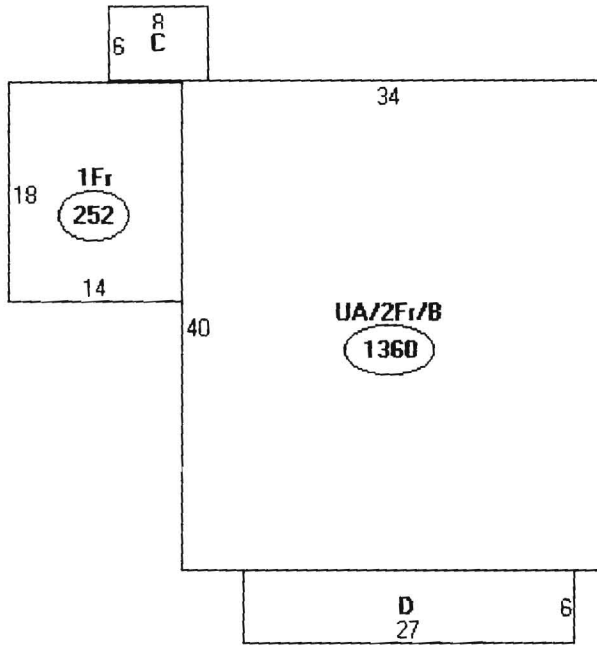
lot cov 35% of 14,585 = 5,104.75# max

Hicks Soil



PL  
Drawn from Deed

7/2/89  
Forest Hill Fran 7/99



Descriptor/Area	
A: UA/2Fr/B	1360 sqft
B: 1Fr	252 sqft
C: EP	48 sqft
D: OFP	162 sqft

1360  
 252  
 48  
 162  
 7x8 = 56  
 15.33 x 22 = 337.26  
 4 x 6.5 = 26

2241.26 #

cov.

$14,585 \times 35\% = 5,104.75 \#$

of





**CITY OF PORTLAND, MAINE**  
Department of Building Inspections

June 12 2006

Received from Keith Stanisewski

Location of Work 1458 Forest

Cost of Construction \$ 4200.00

Permit Fee \$ 666.00

Building (IL)  Plumbing (IS)  Electrical (I2)  Site Plan (U2)

Other \_\_\_\_\_

CBL: 298 B 027

Check #: 494 Total Collected \$ 666.00

**THIS IS NOT A PERMIT**

No work is to be started until PERMIT CARD is actually posted upon the premises. Acceptance of fee is no guarantee that permit will be granted. PRESERVE THIS RECEIPT. In case permit cannot be granted the amount of the fee will be refunded upon return of the receipt less \$10.00 or 10% whichever is greater.

WHITE - Applicant's Copy  
YELLOW - Office Copy  
PINK - Permit Copy