

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

Please Read  
 Application And  
 Notes, If Any,  
 Attached

BU **INSPECTION**

**PERMIT**

Permit Number: 090428

This is to certify that GRABARZ JOSEPH & KRISTINA J RICHMOND (property owner)

has permission to Build 16' x 16' Deck

AT 56 BEVERLY ST CB 335 C024001

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 enclosed-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

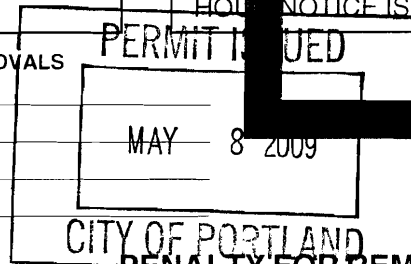
Fire Dept. \_\_\_\_\_

Health Dept. \_\_\_\_\_

Appeal Board \_\_\_\_\_

Other \_\_\_\_\_

Department Name



*Thomas N. Mally* 5/7/09  
 Director - Building & Inspection Services

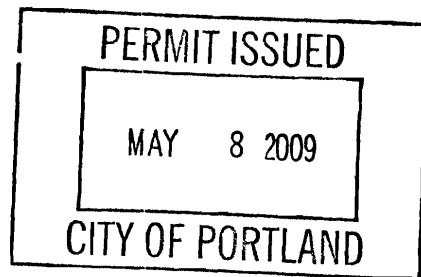
**PENALTY FOR REMOVING THIS CARD**

**City of Portland, Maine - Building or Use Permit Application**  
 389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 09-0428	Issue Date:	CBL: 335 C024001
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Location of Construction: 56 BEVERLY ST		Owner Name: GRABARZ JOSEPH & KRISTINA		Owner Address: 29A CARRIAGE LN		Phone:	
Business Name:		Contractor Name: property owner		Contractor Address:		Phone:	
Lessee/Buyer's Name		Phone:		Permit Type: Additions - Dwellings			Zone: R2
Past Use: Single Family Home		Proposed Use: Single Family Home - Build 16' x 16' Deck		Permit Fee: \$40.00	Cost of Work: \$1,500.00	CEO District: 5	
Proposed Project Description: Build 16' x 16' Deck				FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied		INSPECTION: Use Group: R3 Type: SB IRC 2003	
				Signature:		Signature: <i>Jm 5/7/09</i>	
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)							
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied							
Permit Taken By: Ldobson				Date Applied For: 05/07/2009		Zoning Approval	

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	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 <i>OK</i>	<input type="checkbox"/> Miscellaneous	<input checked="" type="checkbox"/> Does Not Require Review
<input type="checkbox"/> Flood Zone	<input type="checkbox"/> Conditional Use	<input type="checkbox"/> Requires Review
<input type="checkbox"/> Subdivision	<input type="checkbox"/> Interpretation	<input type="checkbox"/> 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>Jm 5/7/09</i>	Date:	Date: <i>Jm</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



# General Building Permit Application

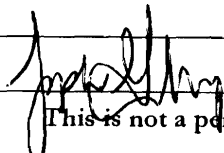
If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Location/Address of Construction: <u>56 BEVERLY STREET PORTLAND, ME 04103</u>		
Total Square Footage of Proposed Structure/Area <u>256 sq ft.</u>		Square Footage of Lot <u>.5 ACRE = 21,780 ft<sup>2</sup></u>
Tax Assessor's Chart, Block & Lot Chart# <u>335</u> Block# <u>C</u> Lot# <u>24,25,26</u>	Applicant * <u>must</u> be owner, Lessee or Buyer* Name <u>JOSEPH GRABARZ</u> Address <u>56 BEVERLY STREET</u> City, State & Zip <u>PORTLAND, ME 04103</u>	Telephone: <u>(207) 749-9761</u>
Lessee/DBA (If Applicable)  <u>N/A</u>	Owner (if different from Applicant) Name Address <u>N/A</u> City, State & Zip	Cost Of Work: \$ <u>1,500.00</u> C of O Fee: \$ _____ Total Fee: \$ <u>40.00</u>
Current legal use (i.e. single family) <u>SINGLE FAMILY DECK</u> If vacant, what was the previous use? <u>N/A</u> Proposed Specific use: <u>RECREATION (DECK)</u> Is property part of a subdivision? _____ If yes, please name _____ Project description:  <u>16 X 16 DECK ATTACHED TO SINGLE FAMILY HOME</u>		
Contractor's name: <u>JOSEPH GRABARZ</u> Address: <u>56 BEVERLY STREET</u> City, State & Zip <u>PORTLAND, ME 04103</u> Telephone: <u>749-9761</u> Who should we contact when the permit is ready: <u>JOE GRABARZ</u> Telephone: " "Mailing address: <u>SAME AS ABOVE</u>		

**Please submit all of the information outlined on the applicable 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](http://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: 

Date: 5-6-2009

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

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

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

<b>Permit No:</b> 09-0428	<b>Date Applied For:</b> 05/07/2009	<b>CBL:</b> 335 C024001
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<b>Location of Construction:</b> 56 BEVERLY ST	<b>Owner Name:</b> GRABARZ JOSEPH & KRISTINA	<b>Owner Address:</b> 29A CARRIAGE LN	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> property owner	<b>Contractor Address:</b>	<b>Phone:</b>
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Additions - Dwellings	

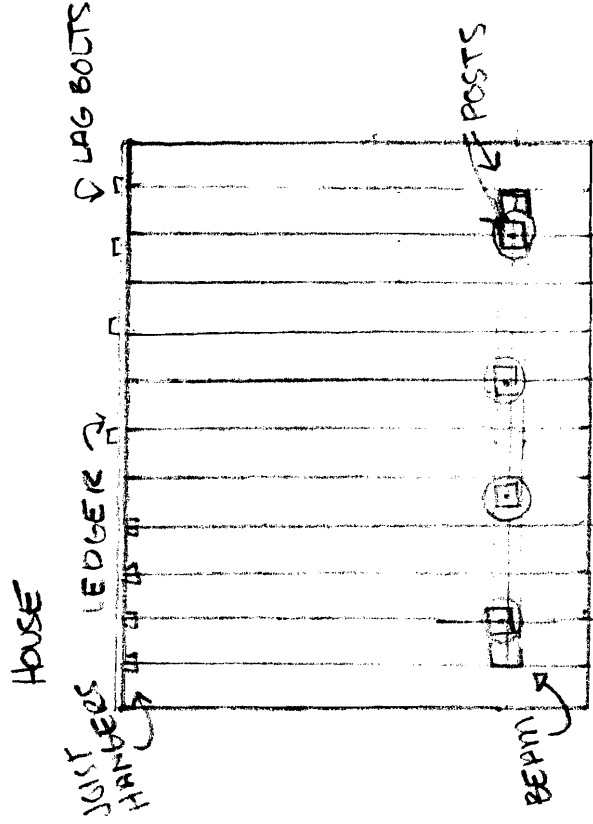
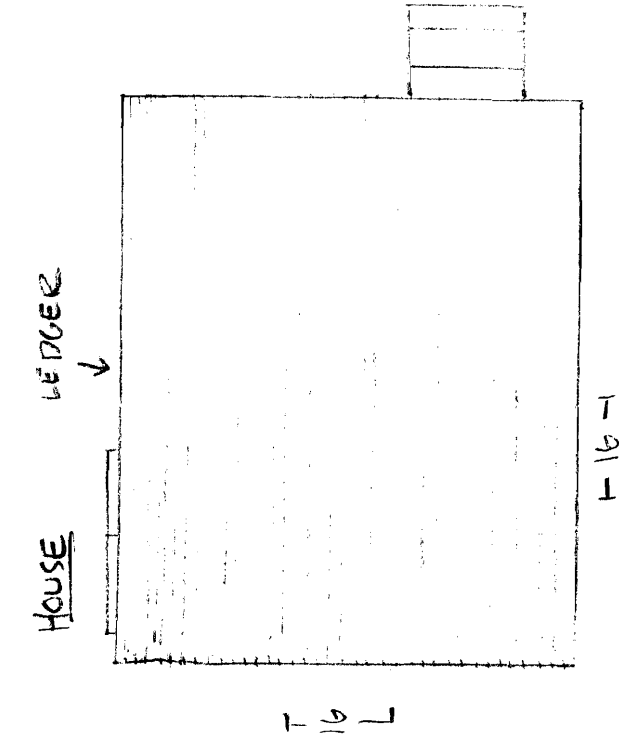
<b>Proposed Use:</b> Single Family Home - Build 16' x 16' Deck	<b>Proposed Project Description:</b> Build 16' x 16' Deck
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<b>Dept:</b> Zoning <b>Status:</b> Approved with Conditions <b>Reviewer:</b> Tom Markley <b>Approval Date:</b> 05/07/2009
<b>Note:</b> <b>Ok to Issue:</b> <input checked="" type="checkbox"/>
1) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
<b>Dept:</b> Building <b>Status:</b> Approved with Conditions <b>Reviewer:</b> Tom Markley <b>Approval Date:</b> 05/07/2009
<b>Note:</b> <b>Ok to Issue:</b> <input checked="" type="checkbox"/>
1) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

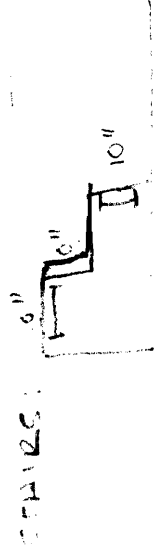
PROJECT: DECK 2009

DIMENSIONS: 16ft x 16ft (256 sq ft)

2x10 construction (16 inches)



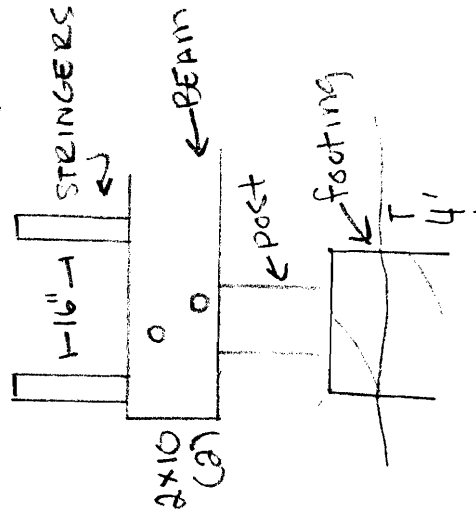
RAILING HEIGHT = 36"  
BALUSTER SPACING = 4" O.C.



MATERIALS:

DECKING 5/4 in x 6 in x 16 ft (35) = \$490.00  
BALUSTER  
RAILINGS  
POSTS - 4 x 4 x 8 ft (2) = \$16.00  
STAIRS  
FRAME 2 in x 10 in x 16 ft (17) = \$340.00  
JOIST HANGERS - (26) = \$30.00  
CONCRETE - \$13.500 / BPG

JOIST SPACING - 16" maximum  
BEAM - (2) 2x10  
JOISTS - 2x10 construction  
SPACING: (HOUSE TO BEAM) 14 ft  
SPACING: (FOOTINGS) 4 ft



## BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

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 or setting precast piers**

**Final inspection required at completion of work.**

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.**

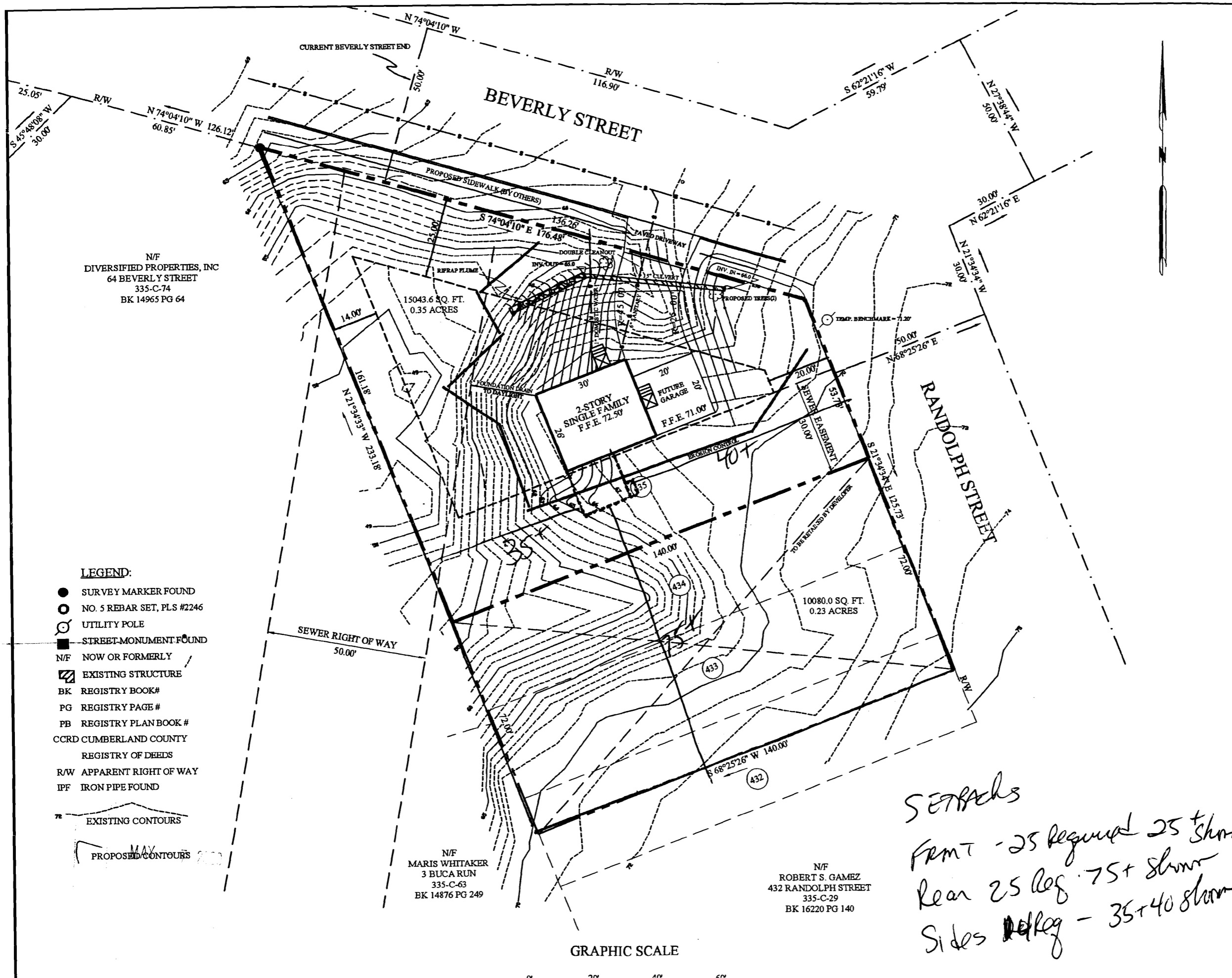
**CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED.**

  
\_\_\_\_\_  
Signature of Applicant/Designee

5/8/09  
Date

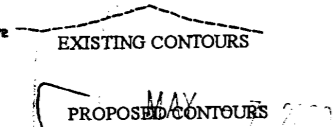
  
\_\_\_\_\_  
Signature of Inspections Official

5/7/09  
Date



N/F  
 DIVERSIFIED PROPERTIES, INC  
 64 BEVERLY STREET  
 335-C-74  
 BK 14965 PG 64

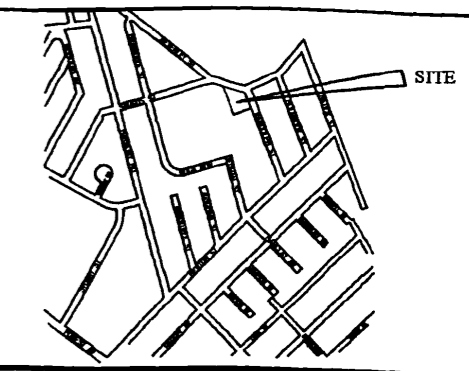
- LEGEND:**
- SURVEY MARKER FOUND
  - NO. 5 REBAR SET, PLS #2246
  - ⊙ UTILITY POLE
  - STREET-MONUMENT FOUND
  - N/F NOW OR FORMERLY
  - ▨ EXISTING STRUCTURE
  - BK REGISTRY BOOK#
  - PG REGISTRY PAGE #
  - PB REGISTRY PLAN BOOK #
  - CCRD CUMBERLAND COUNTY  
REGISTRY OF DEEDS
  - R/W APPARENT RIGHT OF WAY
  - IPF IRON PIPE FOUND



N/F  
 MARIS WHITAKER  
 3 BUCA RUN  
 335-C-63  
 BK 14876 PG 249

N/F  
 ROBERT S. GAMEZ  
 432 RANDOLPH STREET  
 335-C-29  
 BK 16220 PG 140

GRAPHIC SCALE



LOCATION MAP  
 (N.T.S.)

- REFERENCES:**
- (1) CITY OF PORTLAND  
COUNTY OF CUMBERLAND  
STATE OF MAINE
  - (2) TAX MAP 335 BLOCK CLOTS 24, 25 & 26
  - (3) PLAN OF AMENDED BOUNDARY SURVEY  
PREPARED FOR: DIVERSIFIED PROPERTIES  
PREPARED BY: TITCOMB ASSOCIATES  
DATED: REV. 6, OCTOBER 24, 2007  
RECORDED IN CCRD PB 208 PG 132
  - (4) BEVERLY STREET, PORTLAND  
SHEET 1 - SPACE & BULK REQUIREMENTS  
SHEET 2 - LOT 3, SITE & UTILITY PLAN  
SHEET 3 - LOT 3, GRADING & DRAINAGE CONCEPT  
PREPARED BY: GORRILL-PALMER  
CONSULTING ENGINEERS, INC.  
DATED: JUNE 2008

- NOTES:**
- (1) SOURCE DEED: BK 24391 PG 306  
335-C-24 & 25
  - (2) OWNER OF RECORD: WA ONE  
449 FOREST AVENUE  
2ND FLOOR  
PORTLAND, ME 04101
  - (1A) SOURCE DEED: BK 24391 PG 306  
335-C-26
  - (2A) OWNER OF RECORD: WA ONE  
449 FOREST AVENUE  
2ND FLOOR  
PORTLAND, ME 04101
  - (3) AREA OF PARCEL: 15,044. SQ.FT.
  - (4) BEARINGS ARE MAGNETIC TO REF. 3
  - (5) ALL BOOK, PLAN BOOK AND PAGE REFERENCES ARE AT  
THE CUMBERLAND COUNTY REGISTRY OF DEEDS IN  
PORTLAND, MAINE.
  - (6) ZONING: R2 - RESIDENTIAL  
  
MIN. LOT SIZE = 10,000. SQ.FT.  
MIN. STREET FRONTAGE = 50'.  
MIN. SETBACKS:  
25' FRONT  
20' FRONT ON SIDE STREET  
25' REAR  
14' SIDES
  - (7) CONTOURS TRACED FROM GORILL-PALMER

*SETBACKS*  
 FRMT - 25' regular 25' slurr  
 Rear 25' reg. 75' slurr  
 Sides reg - 35' 40' slurr

PROJECT: SITE PLAN  
 BEVERLY STREET  
 PORTLAND, MAINE

PREPARED FOR: MADD LLC  
 LEN ANDERSON  
 DAN ANDERSON

PREPARED BY: TKM  
 LAND SURVEYORS, INC.