

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

BUILDING INSPECTION

PERMIT

Please Read Application And Notes, If Any, Attached

Permit Number: 050999

PERMIT ISSUED
AUG 10 2005
CITY OF PORTLAND

This is to certify that Mckeen Stephen /Owner
has permission to build 12'x16' freestanding deck on cement at single family residence
AT 108 Lexington Ave Call 338 K01200
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 when permission procured before this building or part thereof is occupied or otherwise used-in-4 HOUR NOT 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
Director - Buil

PENALTY FOR REMOVING THIS CARD

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
- 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: 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.

CERTIFICATE OF OCCUPANCIES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED

Signature of Applicant/Designee _____ Date 12 Aug 2005
signature of Inspections Official _____ Date 8.12.05

CBL: 388k12 Building Permit #: 05-0999

ion
716

Permit No: 05-0999	Issue Date:	PERMIT ISSUED	BL: 388 KC12001
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Location of Construction: 108 Lexington Ave	Owner Name: Mckeen Stephen	Owner Address: 108 Lexington Ave	Phone: 797-9433
Business Name:	Contractor Name: Owner	Contractor Address: Portland	Phone: CITY OF PORTLAND
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	Zone: R-3
Past Use: single family home	Proposed Use: single family home with 12'x16' deck on cement blocks	Permit Fee: \$30.00	Cost of Work: \$874.00
		CE0 District: 5	
		FIRE DEPT: 1A <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: 5B IRC 3003 Signature: <i>[Signature]</i>
		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: jharris	Date Applied For: 07/22/2005	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 checked="" 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: 8/5/05	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: 8/5/05
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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

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.

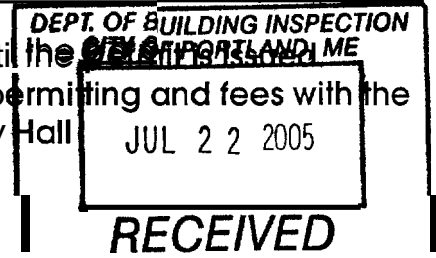
Location/Address of Construction: <u>108 Lexington Ave Portland Me 04103</u>		
Total Square Footage of Proposed Structure	Square Footage of Lot	
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>338 K 012</u>	Owner: <u>Stephen McKeen</u>	Telephone: <u>797-9433</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>Stephen McKeen</u> <u>108 Lexington Ave</u> <u>Portland Me. 04103 797-9433</u>	Cost Of Work: \$ <u>874</u> Fee: \$ <u>30</u>
Current use: <u>Home Since family</u>		
If the location is currently vacant, what was prior use: _____		
Approximately how long has it been vacant: _____		
Proposed use: <u>12 x 14 Deck, Free Standing (Cement Blocks)</u>		
Project description:		
Contractor's name, address & telephone:		
Who should we contact when the permit is ready: <u>Above</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>Stephen McKeen</u>	Date: <u>22 July 05</u>
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This is NOT a permit, you may not commence ANY work until the DEPT. OF BUILDING INSPECTION
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



City of Portland, Maine - Building or Use Permit

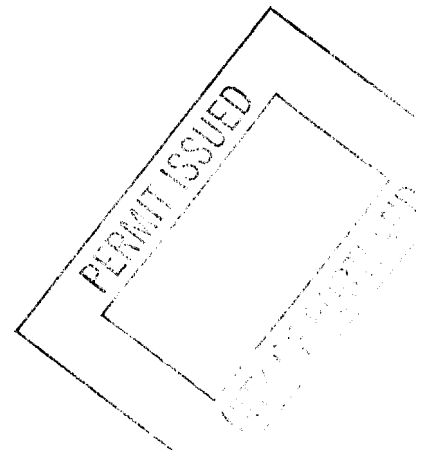
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 05-0999	Date Applied For: 07/22/2005	CBL: 338 K012001
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Location of Construction: 108 Lexington Ave	Owner Name: Mckeen Stephen	Owner Address: 108 Lexington Ave	Phone: () 797-9433
Business Name:	Contractor Name: Owner	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	

single family home with 12'x16' deck on cement blocks	build 12'x16' freestanding deck, on cement blocks, at single family residence
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Dept: Zoning	Status: Approved	Reviewer: Tammy Munson	Approval Date: 08/05/2005
Note:			Ok to Issue: <input checked="" type="checkbox"/>
Dept: Building	Status: Approved with Conditions	Reviewer: Peter Merrow	Approval Date: 08/09/2005
Note:			Ok to Issue: <input checked="" type="checkbox"/>
1) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.			



The Home Depot # 2401
245 RIVERSIDE STREET, PORTLAND, ME 04103
(207) 761-0600
Thu Jul 21 11:15:44 2005
STEPHEN MCKEEN
NEW DECK DESING
218836

Construction Specifications

deck 1:

Construction Method = Beam to Side of Post

Footing Type = ~~In-Ground~~ *Cement Blocks (5" x 7 1/2" - 15 1/2")*

Live Load = 40

Dead Load = 10

Decking Spacing = 0 1/4"

Joist Spacing = 16"

Beam Spacing = 125"

Post Spacing = 84"

Decking = 5/4X6 Thompsonized Southern Pine No. 2

Beams = 2X8 Treated Southern Pine No. 1

Joists = 2X6 Treated Southern Pine No. 1

Posts = 4X4 Treated Southern Pine No. 2

Deck Height = 15"

Diagonal Bracing = Yes

Deck Skirt = No

Joist Overhang = 12"

Beam Overhang = 12"

Decking Deflection Factor = 360

Joist Deflection Factor = 360

Beam Deflection Factor = 360

Pref Decking Size = ML5/4x6x16

Pref Joist Size = none

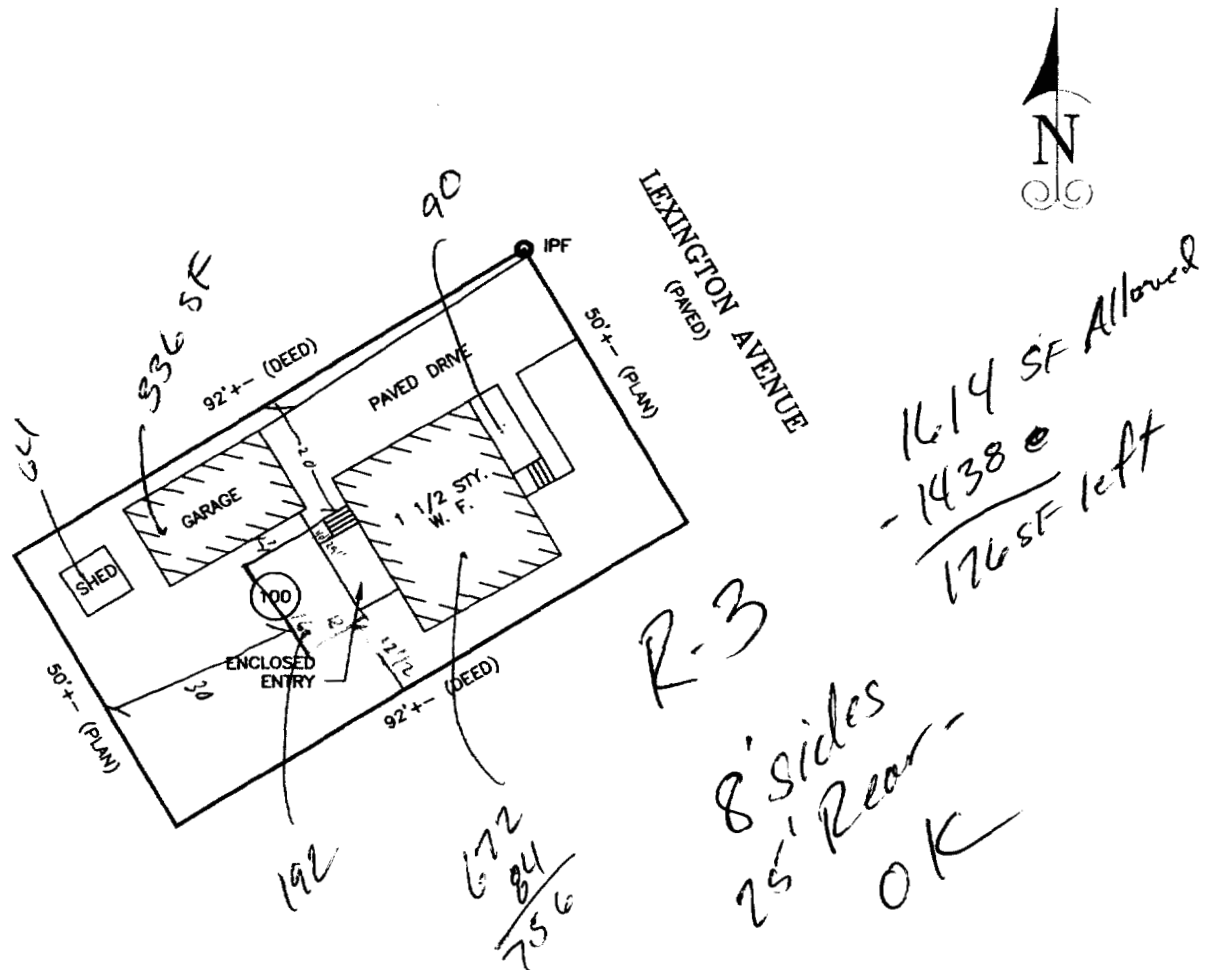
Pref Beam Size = none

Pref Post Size = none

Diag Brace Height 1 = 24" in

Diag Brace Height 2 = 24" in

Mortgage Loan Inspection



SCALE: 1" = 30'

The proposed dwelling **DOES** conform to the local zoning at the time of construction.
The proposed dwelling **IS NOT** in a special flood hazard zone as shown on the Flood Insurance Rate Map.

THIS IS NOT A STANDARD BOUNDARY SURVEY. Information shown on this plan is for mortgage purposes only. Property lines shown on this plan are based on apparent lines of occupation, current deed information, and Municipal tax maps. A **STANDARD BOUNDARY SURVEY IS RECOMMENDED TO CONFIRM ALL BOUNDARY LINES SHOWN ON THIS PLAN.** Any one using this plan for anything other than mortgage loan purposes does so at their own risk. This plan may not be recorded or used for any land divisions. The property on this plan may be subject to easements, covenants, and restrictions of record, which may or may not be shown on this plan.

Date: 11/15/2004, File No.: 972088, Job No: M28-39,
Lending Institution: Allied Home Mortgage Capitol Corp.
Client: Stephen McKeen
Location: 108 Lexington Ave., Portland, Cumberland County
Deed reference: Bk. 19481, Pg. 27
Plan reference: Bk. 9, Pg. 129, Lot 100
Tax Map No. 338, Lot No. 12, Block No. K

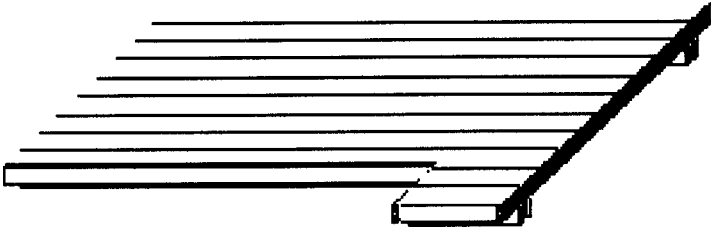
Bruce W. Goodwin, PLS

Tel: 1-207-776-1665

Fax: 1-207-799-2326

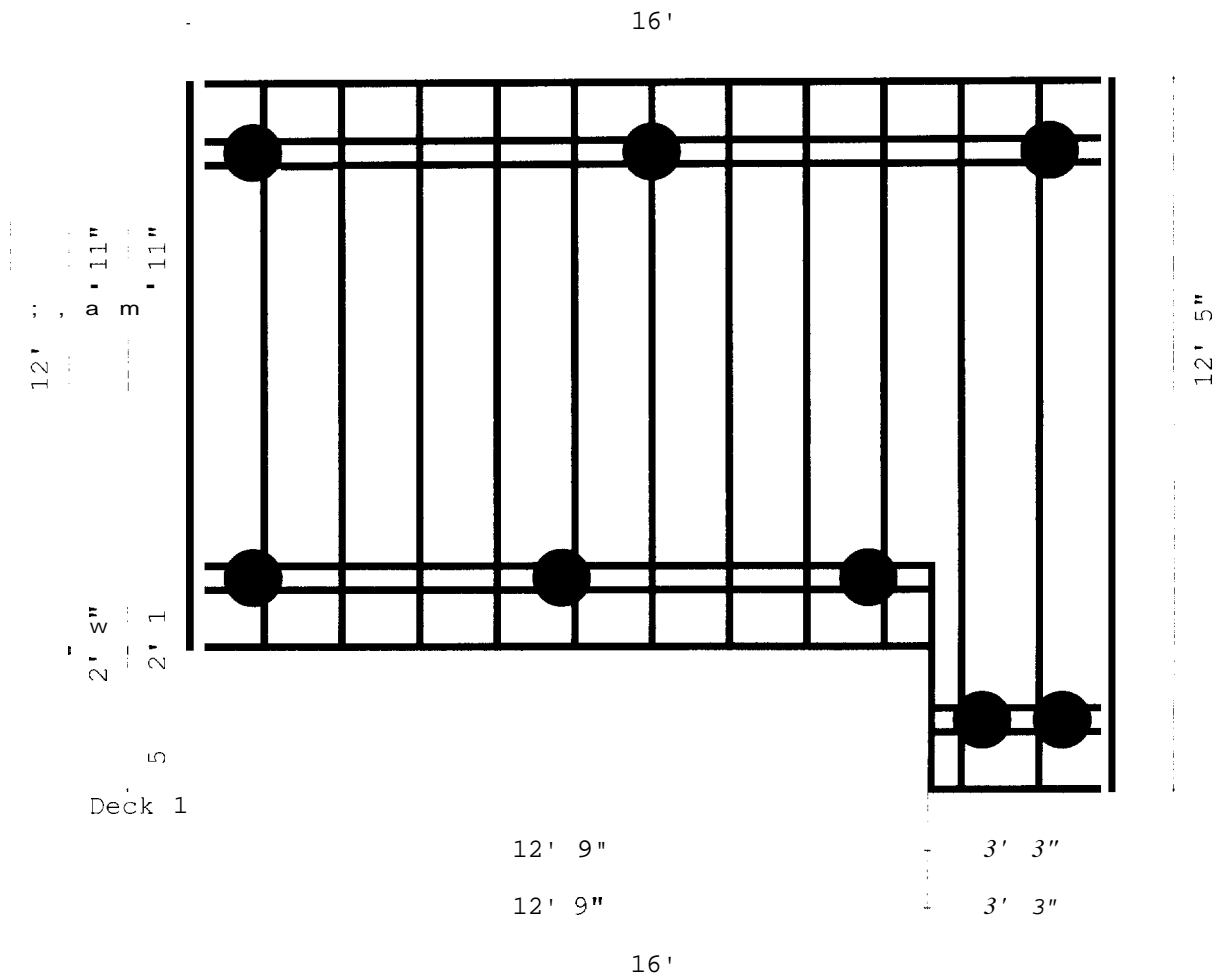
The Home Depot # 2401
245 RIVERSIDE STREET, PORTLAND, ME 04103
(207) 761-0600
Thu Jul 21 11:15:26 2005
The materials for this project will cost \$876.39

STEPHEN MCKEEN
NEW DECK DESING
218836
3D View



The Home Depot # 2401
 245 RIVERSIDE STREET, PORTLAND, ME 04103
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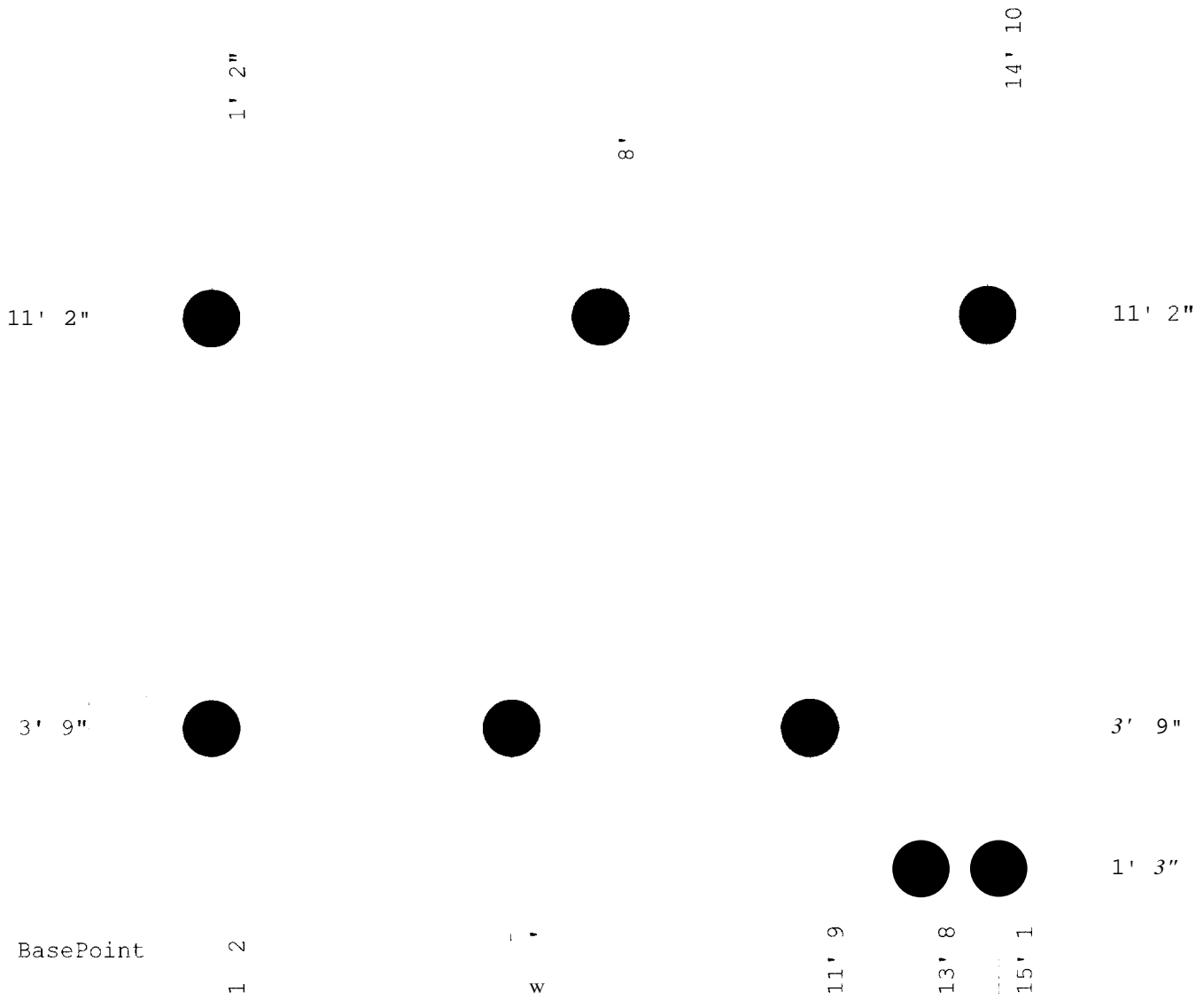
STEPHEN MCKEEN
 NEW DECK DESING
 218836
 Deck Dimensions for Deck 1



Joist Spacing = 16 in. o.c.
 Baluster Spacing = 3 3/4"
 Toe Spacing = 3 3/4"
 Railing Height = 36"

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NEW DECK DESING
218836
Post Layout for **Deck 1**



The Home Depot # 2401
 245 RIVERSIDE STREET, PORTLAND, ME 04103
 (207) 761-0600
 7/21/2005
 STEPHEN MCKEEN
 NEW DECK DESING
 218836

Materials for Deck:

Qty	UOM	SKU	Use	Description
1	EA	255523	Beam	2X8-8 #1 SYP PT
4	EA	255677	Beam	2x8-16 #1 SYP PT
20	EA	159091	Decking	5/4X6-16 PREMIUM THOMPSONIZED PT
2	EA	167894	Decking	5/4X6-10 THOMPSONIZED DECK PT
9	EA	255376	Joist	2x6-10 #1 SYP PT
2	EA	255457	Joist	2X6-16 #1 SYP PT
4	EA	257974	Post	4x4-10 #2 PT
1	EA	255278	Rim Joist	2X6-8 #1 SYP PT
1	EA	255376	Rim Joist	2x6-10 #1 SYP PT
3	EA	255457	Rim Joist	2x6-16 #1 SYP PT
Standard Deck Materials				
16	EA	544208	Beam Bolt 4x4	CARRIAGE BOLT-GALV. 1/2 X 8
16	EA	538892	Beam Nut	HEX NUT GALV 1/2
16	EA	538981	Beam Washer	FLAT CUT WASHER GALV 1/2
16	EA	169765	Concln-GroundFoot	80LB. CONCRETE MIX
2	EA	258132	DiagBrac Joist	4x4-12 #2 PT
1	EA	192708	DiagBrac Joist Nail	16D 3-1/2" HOT GALV COMMON 5 LB
8	EA	336963	Footing Tube 10"	10IN X 48IN TUBE FOR CONCRETE
1	EA	192708	Joist Framing Nails	16D 3-1/2" HOT GALV COMMON 5 LB
Decking: Default				
2	EA	735003	Deck Screws Green	GREEN 5LB 3 IN DECKMATE DECK SCRW

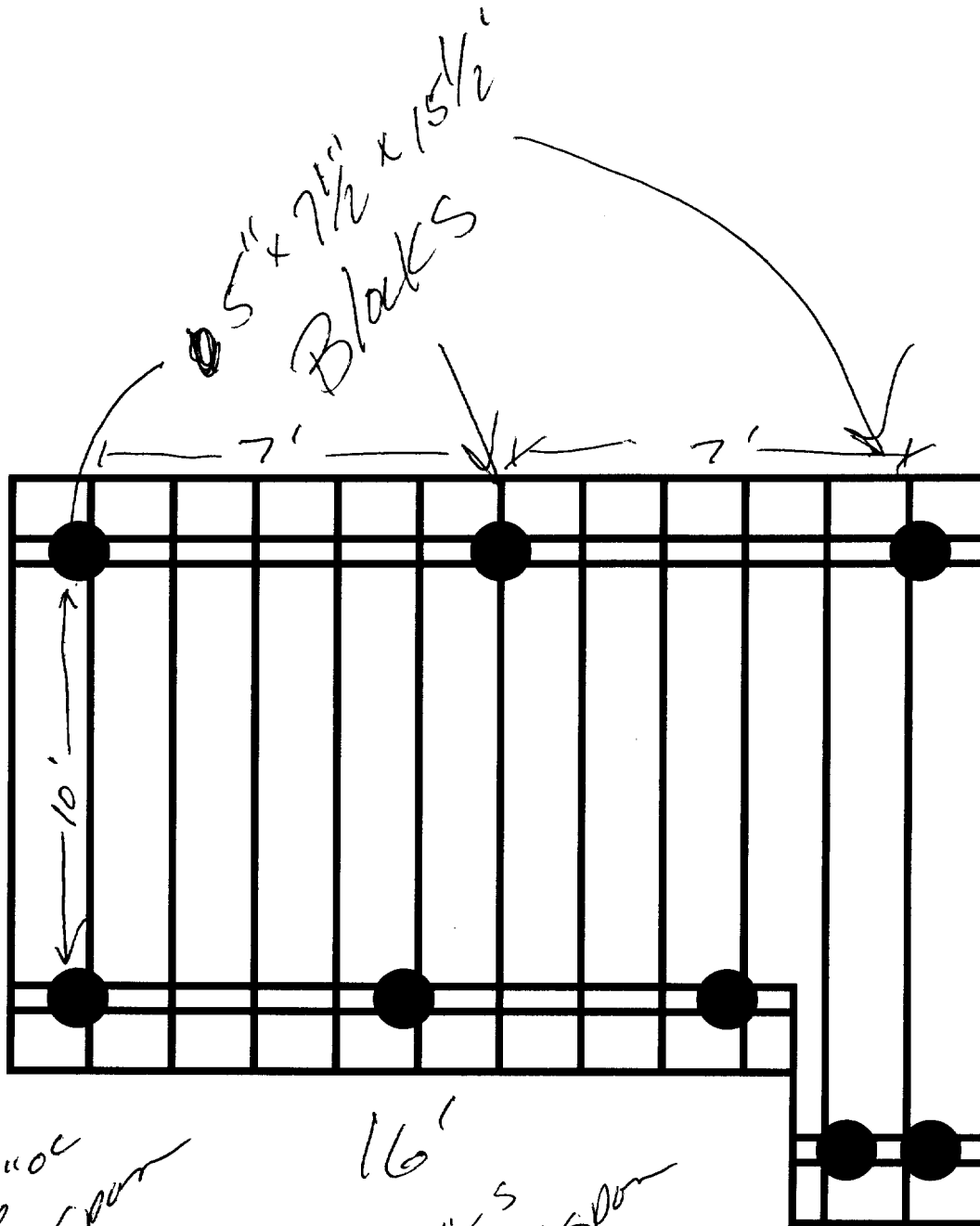
The total cost of in stock materials is \$876.39 plus tax.
 This estimate was created on 7/21/2005 and is valid for 3 business days.

Parameters from UBC.cod parameter file.
 Parameters used for Deck 1: 40 psf live load, 48 inch footing depth.

WARNING:
 THIS IS NOT A FINAL DESIGN PLAN. VARIATIONS IN BUILDING CODES, SPECIFIC ARCHITECTURAL CONSIDERATIONS, OR SITE CONDITIONS MAY REQUIRE CHANGES TO THIS DESIGN. YOU ARE RESPONSIBLE FOR THE FINAL STRUCTURE, CODE VERIFICATION, MATERIAL USAGE, AND STRUCTURAL SAFETY OF THIS DESIGN. BE SURE TO CHECK AND VERIFY THE DESIGN WITH YOUR LOCAL ARCHITECT AND BUILDING INSPECTOR.
 THE COMPANY ASSUMES ABSOLUTELY NO RESPONSIBILITY FOR THE CORRECT USE OF THIS PROGRAM. ALL OUTPUT SHOULD BE EXAMINED BY A QUALIFIED PROFESSIONAL TO DETERMINE IF THEY ARE REASONABLE AND ACCURATE.

The Home Depot # 2401
245 RIVERSIDE STREET, PORTLAND, ME 04103
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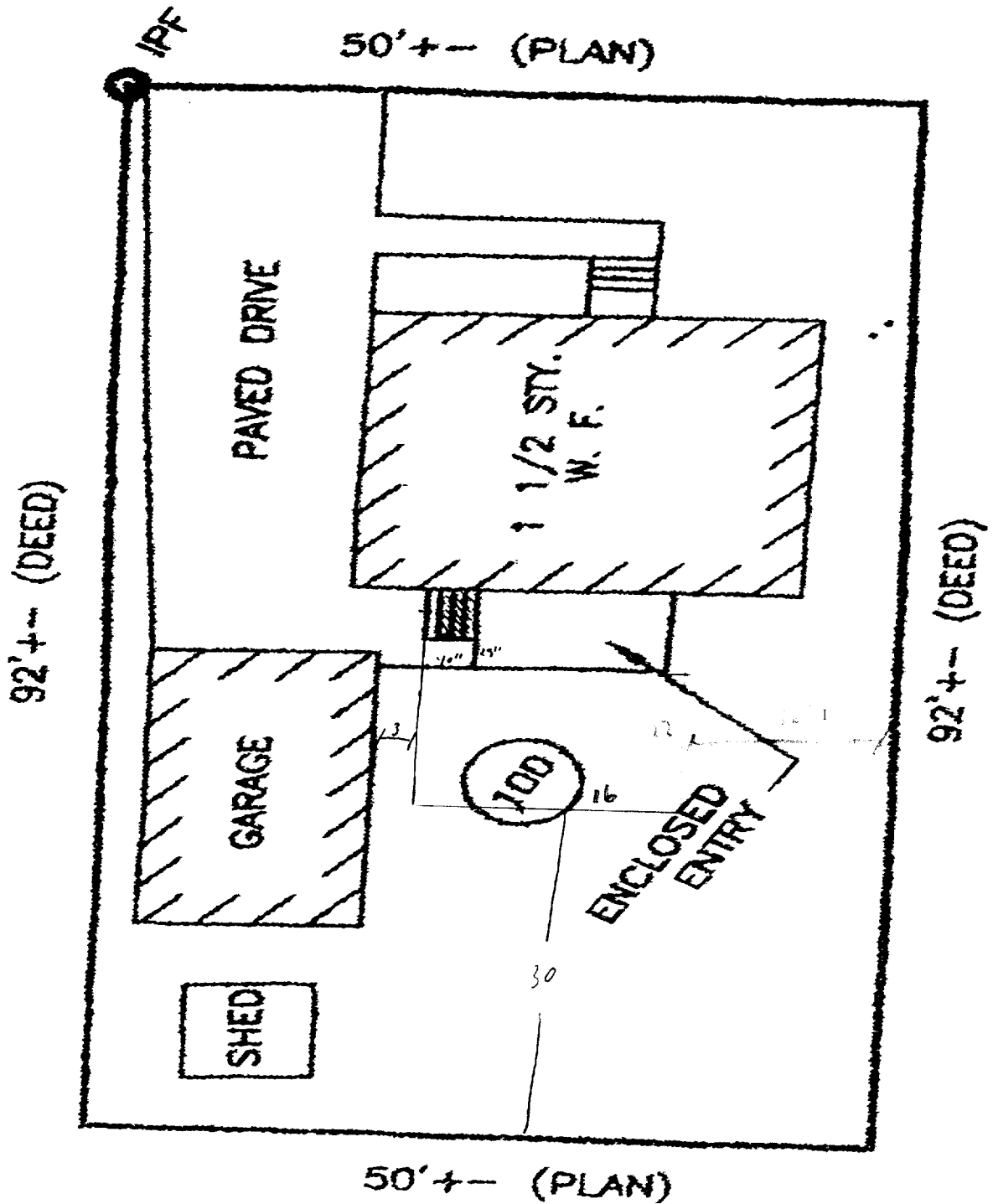
STEPHEN MCKEEN
NEW DECK DESING
218836
Deck Layout
Zone 12-3 (25' near 8' sides)



2x6-16 "oc
9'-4" Spans

16'
2x8-5
1'-6" Spans

LEXINGTON AVENUE (PAVED)



8/17/05 Setbacks of Blacks at to
Proceed w/ detached deck
Left TazD



CITY OF PORTLAND, MAINE
Department of Building Inspections

July 22 2005

Received from Stephen McKen

Location of Work 108 Lexington

Cost of Construction \$ _____

Permit Fee \$ 30

Building (I1) Plumbing (I5) _____ Electrical (I2) _____ Site Plan (U2) _____

Other _____

CBL: 338 K C 10

Check #: 1031 Total Collected \$ 30

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

108 LEXINGTON

~~SPAN OF 2x6 JOIST~~

~~GIVEN 2x6 TO SPAN~~

NO STAIN? -

CLARIFY FOOTING TYPE

~~FOOT~~ ^{BLOCKS} OR SOLID TUBES

HEIGHT, (30' HEIGHT GUARDRAILS)

TALKED TO OWNER

ON 5" x 7 1/2" x 15 1/2" BLOCKS

FREE STANDING NOT

ATTACHED TO HOUSE

OK TO ISSUE PERMIT