

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:	Issue Date:	CBL:
05-0495	MAY 2 2005	344 G033001

Location of Construction: 14 Brewster St	Owner Name: Parent Suzanne E &	Owner Address: 14 Brewster St	Phone: 878-2935
Business Name:	Contractor Name: self	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Duplex	Zone: R3

Past Use: Two Family	Proposed Use: Two Family w/12' x 16' deck and stairs	Permit Fee: \$30.00	Cost of Work: \$1,000.00	CEO District: 5
Proposed Project Description: Build a 12' x 16' deck and stairs		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: SB accessory IRC-2003 Signature: JMB 5/2/05	
		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: 05/02/2005	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 type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <i>OK</i> Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Date: <i>JMB 5/2/05</i>	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: <i>JMB</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

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Lessee/Buyer's Name	Phone:	Permit Type: Additions - Duplex	

Proposed Use: Two Family w/12' x 16' deck and stairs	Proposed Project Description: Build a 12' x 16' deck and stairs
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Dept: Zoning **Status:** Approved **Reviewer:** Jeanine Bourke **Approval Date:** 05/02/2005

Note: **Ok to Issue:**

- 1) As discussed during the review process, the property 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.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Jeanine Bourke **Approval Date:** 05/02/2005

Note: **Ok to Issue:**

- 1) This permit DOES NOT certify the use of the property or building. It only authorizes the construction activities.
- 2) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.

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>14 Brewster St.</u>		
Total Square Footage of Proposed Structure <u>12' x 16'</u>	Square Footage of Lot <u>13050 SF</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>344</u> Block# <u>G</u> Lot# <u>33,34,35</u>	Owner: <u>Suzanne & Robert Parent</u>	Telephone: <u>878-2935</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>Suzanne Parent</u> <u>14 Brewster St. 878-2935</u> <u>Portland, ME 04103</u>	Cost Of Work: \$ <u>1000.00</u> Fee: \$ <u>30.00</u>
Current use: <u>Yard</u>		
If the location is currently vacant, what was prior use: _____		
Approximately how long has it been vacant: _____		
Proposed use: <u>Deck</u>		
Project description: <u>a deck attached to home 12' x 16' & stairs</u>		
Contractor's name, address & telephone:		
Who should we contact when the permit is ready: <u>Bob Parent 233-7026</u>		
Mailing address: <u>14 Brewster St.</u> <u>Portland, ME 04103</u>		
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>Suzanne E. Parent</u>	Date: <u>4/25/05</u>
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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**

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 344 G033001
 Location 14 BREWSTER ST
 Land Use TWO FAMILY

Owner Address PARENT SUZANNE E & ROBERT L JR JTS
 14 BREWSTER ST
 PORTLAND ME 04103

Book/Page 9678/299
 Legal 344-G-33-34-35
 BREWSTER ST
 13050 SF

9 AM 5/2
#3
#495

Current Valuation Information

Land	Building	Total
\$32,760	\$75,810	\$108,570

New Estimated Valuation Information

Land	Building	Total	Phase-In Value
\$74,100	\$154,900	\$229,000	\$168,785

Property Information

Year Built 1907	Style Old Style	Story Height 2	Sq. Ft. 2316	Total Acres 0.3
Bedrooms 6	Full Baths 2	Half Baths	Total Rooms 10	Attic Unfin
				Basement Full

Outbuildings

Type	Quantity	Year Built	Size	Grade	Condition
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Sales Information

Date	Type	Price	Book/Page
04/01/1992	LAND		09991-053
08/16/1991	LAND	\$83,000	09678-299
05/31/1991	LAND		09581-326

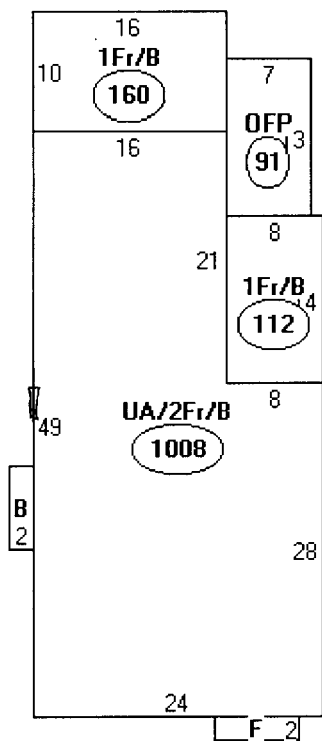
Picture and Sketch

[Picture](#) [Sketch](#) [Tax Map](#)

[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](#).

[Click here](#) to view comparable sales or below to view by:



Descriptor/Area

- A: UA/2Fr/B
1008 sqft
- B: FBAY
14 sqft
- C: 1Fr/B
160 sqft
- D: OFF
91 sqft
- E: 1Fr/B
112 sqft
- F: FBAY
14 sqft

1,299

192 Newdeck

1,491

16 stairs

1,507 SF

13050

X 35%

4,567.5 SF

OK



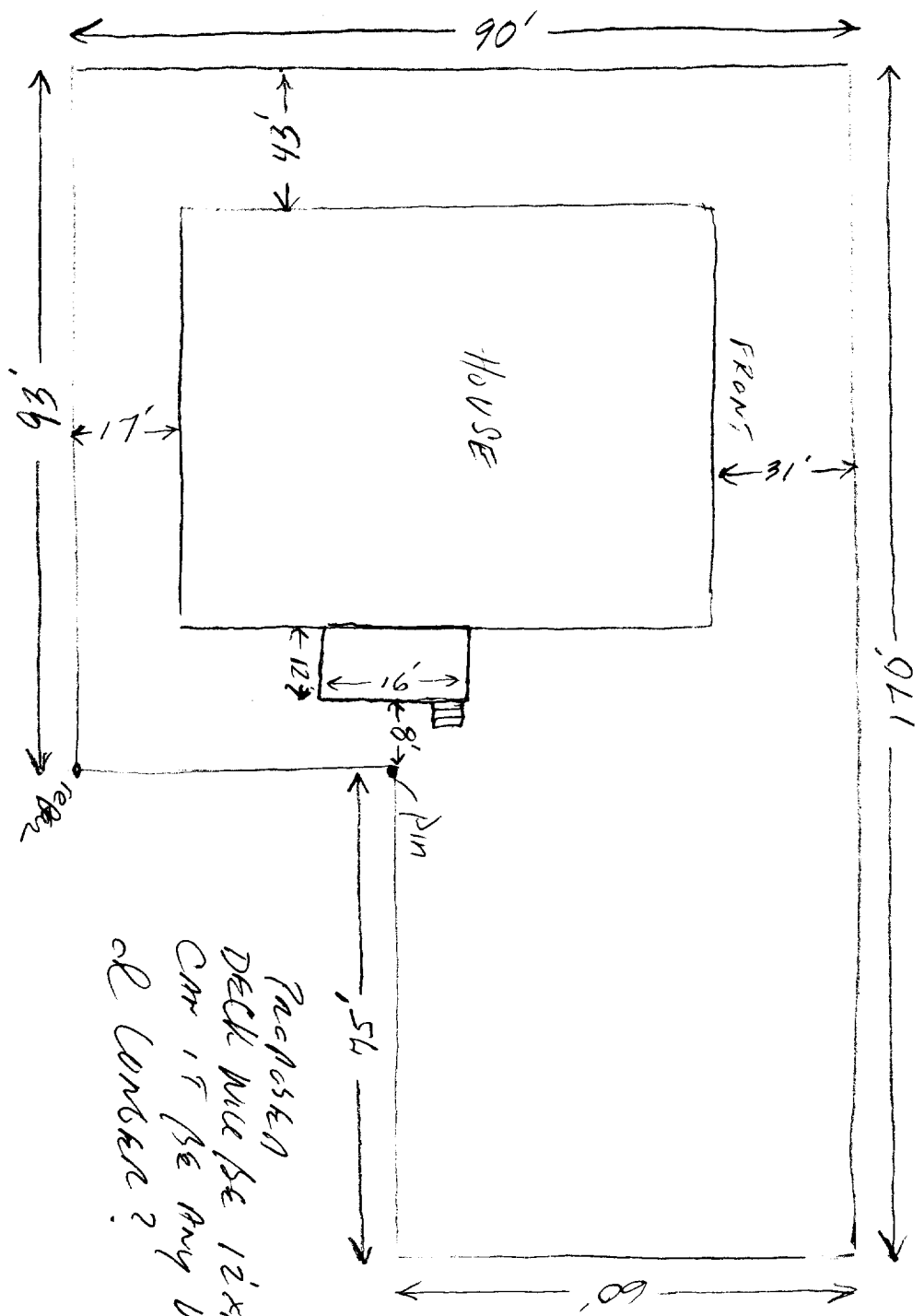
R3 Zone

Rear 25' Req 30' "

Side 8' Req 8' Shown

14

BRENSER STREET

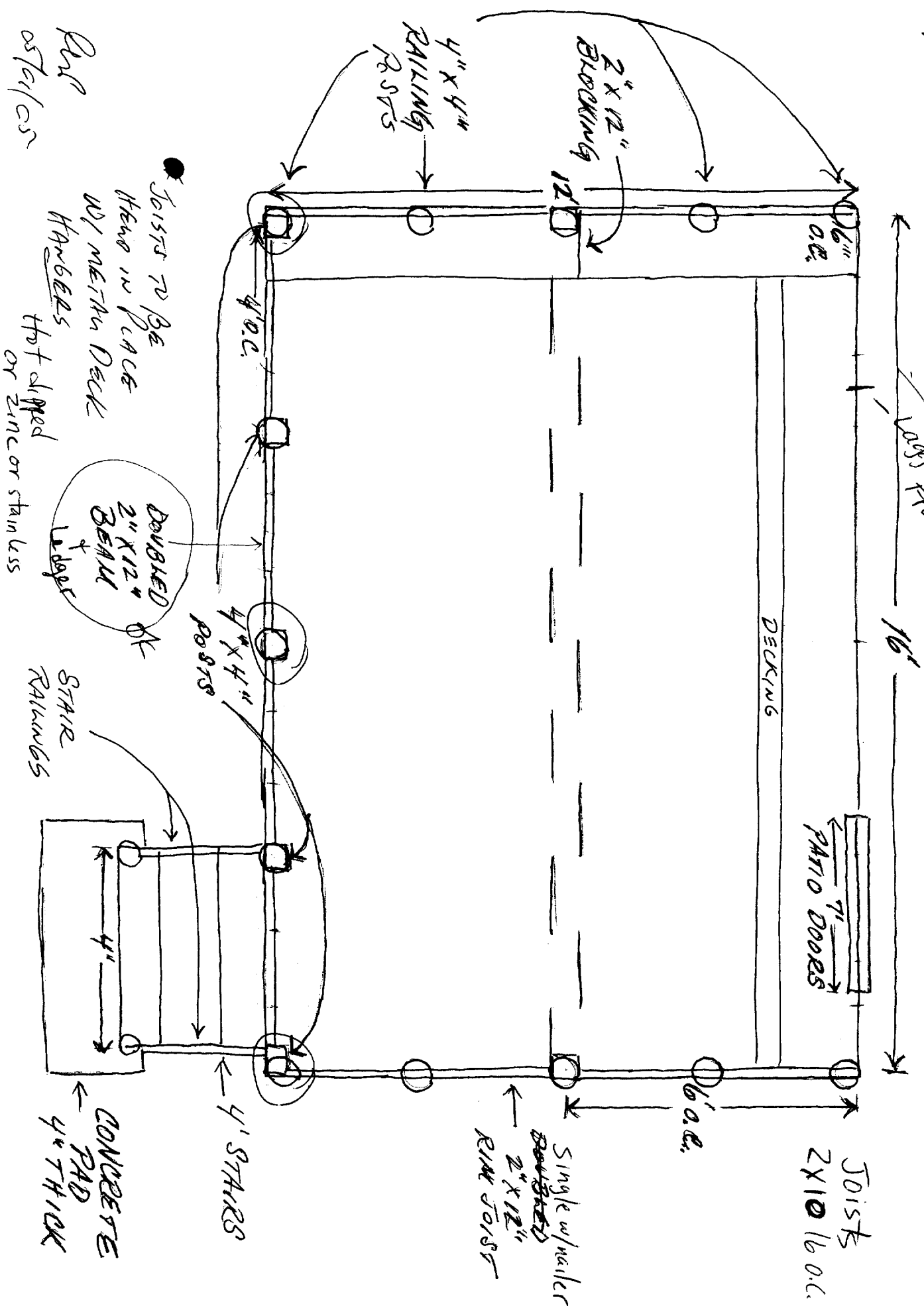


PACKED DECK WILL BE 12x16'. CAN IT BE ANY WIDER. OR CONCRETE?

★ GALVANIZED DECK SCABS (HOT DIPPED) TO BE USED WHEREVER POSSIBLE
 HOUSE

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★ WOOD WILL BE PRESERVE TREATED AND COMPOSITE



★ JOISTS TO BE HERE IN PLACE W/ METAL DECK HANGERS THAT ARE ZINC OR STAINLESS

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★ DOUBLED 2" X 12" BEAM

★ STAIR RAILINGS

★ CONCRETE PAD 4" THICK

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★ SINGLE W/ HULLER BOARD 2" X 12" RIM JOIST

★ JOISTS 2X10 16 O.C.

★ DECKING

★ PATIO DOORS 7'

★ SPINNES LAGGED INTO FRAMING

★ 16'

★ 16 O.C.

★ 16 O.C.

★ 4" X 4" RAILING POSTS

★ 2" X 12" BLOCKING

★ 4" X 4" POSTS

★ 4" STAIRS

★ 4" O.C.

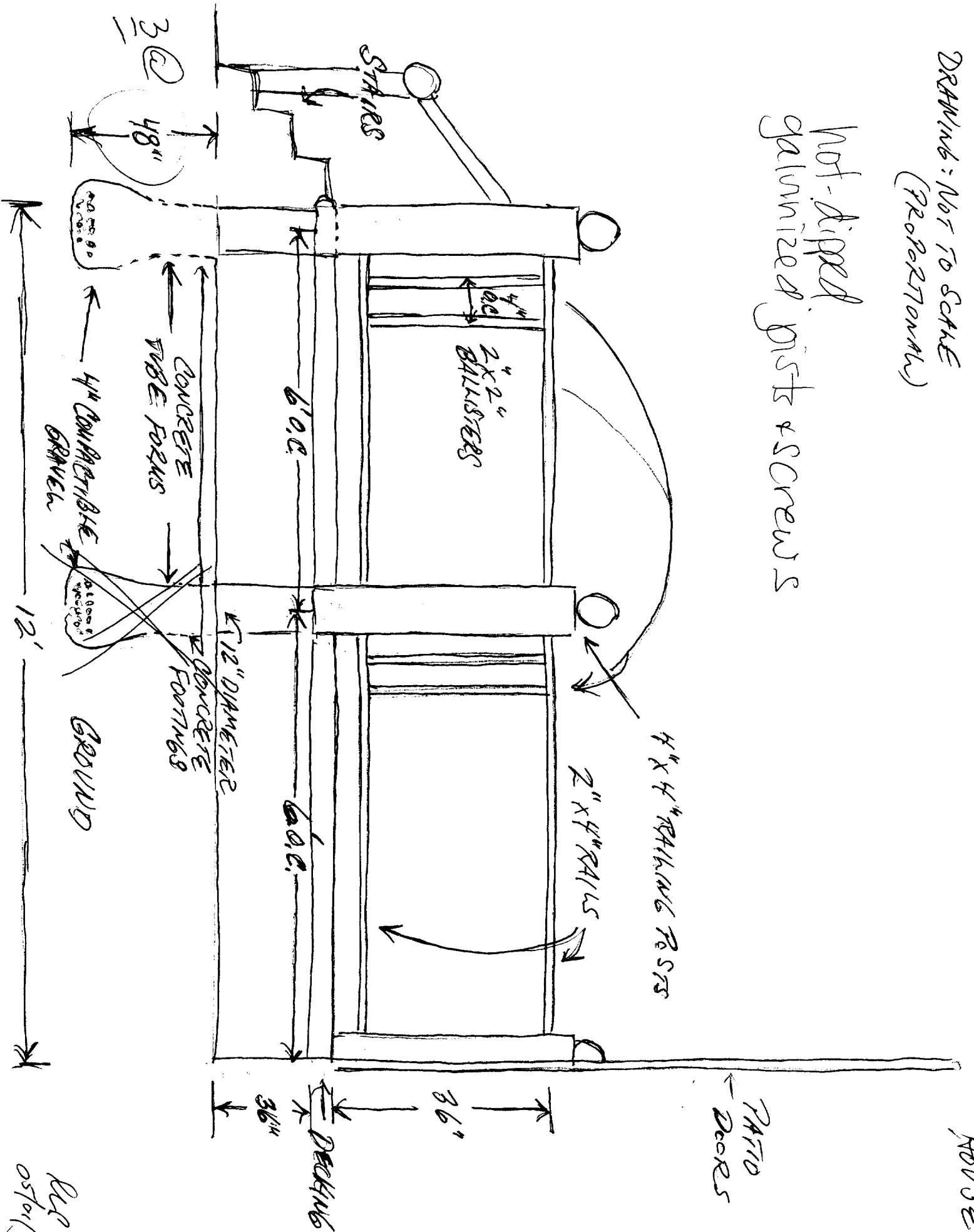
★ 4" O.C.

★ 4" O.C.

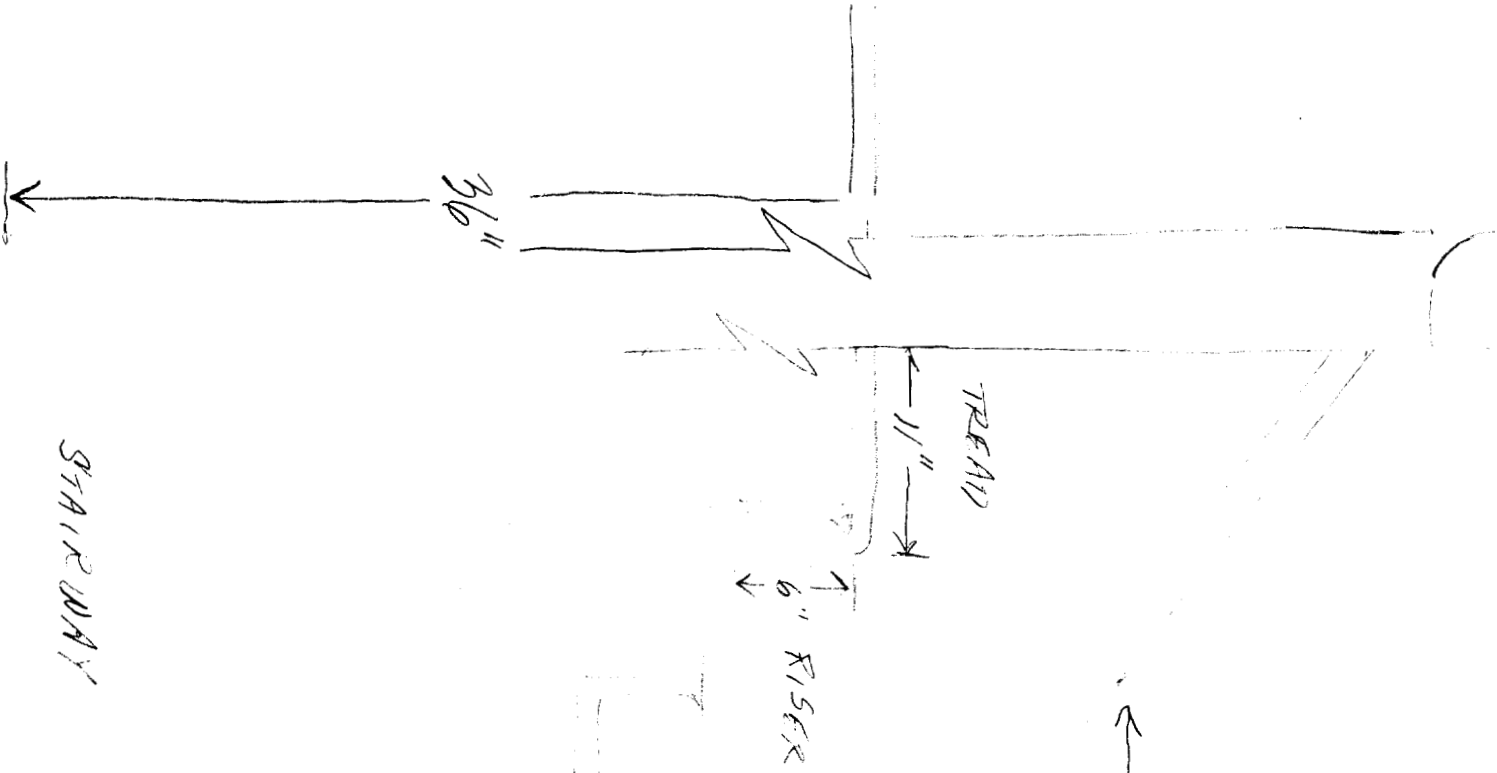
★ 4" O.C.

DRAWINGS: NOT TO SCALE
(PROPORTIONALLY)

Not-tipped,
galvanized jists & screws

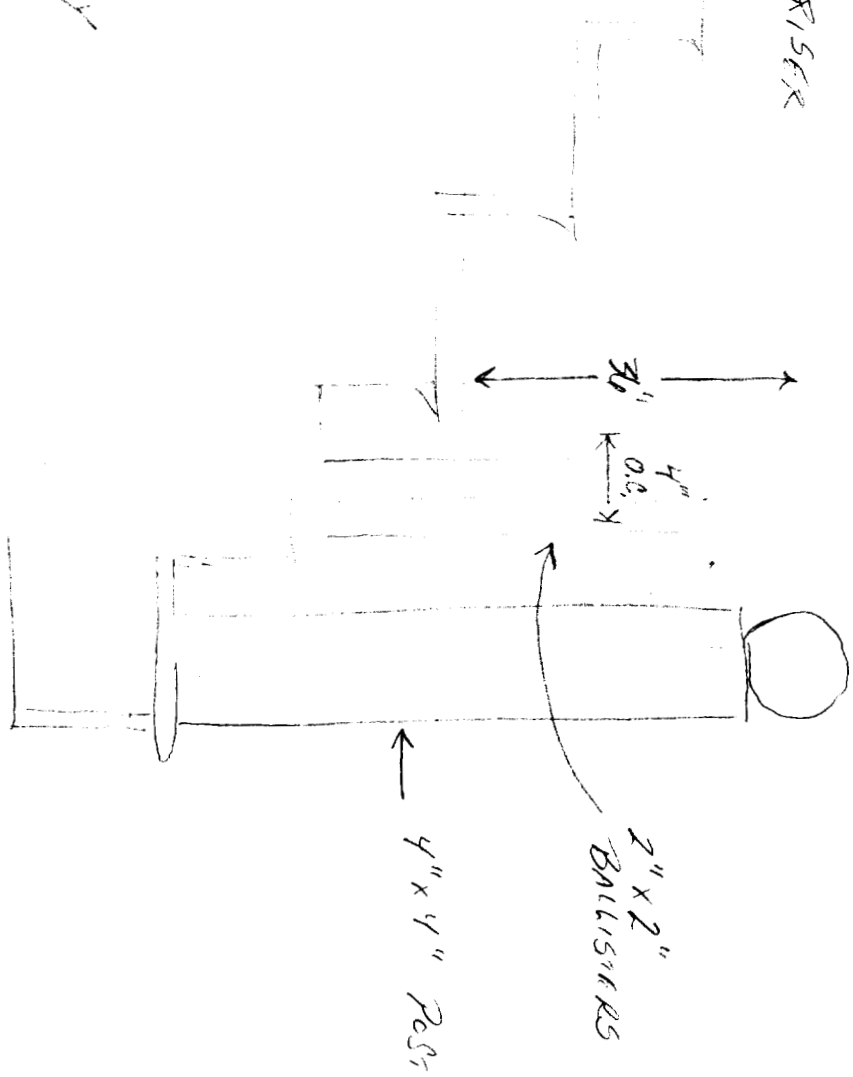


PLP
05/10/05



STAIRWAY

← TOP RAILINGS will be graspable
or
attached



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
- NA Foundation Inspection: Prior to placing ANY backfill
- NA 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.

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

Steve E. West 5/2/05
Signature of Applicant/Designee Date

Edame Bouke 5/2/05
Signature of Inspections Official Date

CBL: 344-6-33 Building Permit #: 05-0495

DISPLAY THIS CARD ON PRINCIPAL FRONT
CITY OF PORTLAND

PERMIT ISSUED
MAY 2 2005
Permit Number: 050493
CITY OF PORTLAND

Please Read Application And Notes, If Any, Attached

This is to certify that Parent Suzanne E &/self
has permission to Build a 12' x 16' deck and sta
AT 14 Brewster St 344 G033001

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 altered or enclosed-in.
HEAR 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

Jeanie Bourke 5/2/05
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD