

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

BUILDING INSPECTION

PERMIT

Permit Number: 080617

Please Read Application And Notes, If Any, Attached

PERMIT ISSUED
JUN - 4 2008

This is to certify that STURGEON KAREN A & JANE ITS /Brush & Hammer c/P

has permission to Add 13' x 6' Fire Escape to rear deck

AT 57 LESTER DR

371 A018001

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of this State 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 laid or closed-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 M. Manley 6/4/08
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: 08-0617	Issue Date:	CBL: 371 A018001
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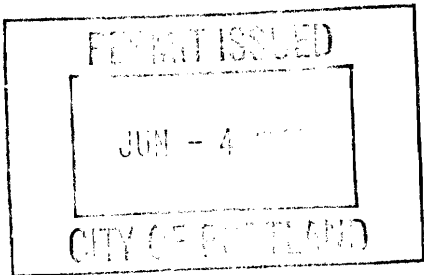
Location of Construction: 57 LESTER DR	Owner Name: STURGEON KAREN A & BRIAN	Owner Address: 57 LESTER DR	Phone: 207-878-0526
Business Name:	Contractor Name: Brush & Hammer Inc/ Phil Requia	Contractor Address: 110 Lester Drive Portland	Phone: 2078072586
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Duplex	Zone: R2

Past Use: Single Family Home	Proposed Use: Single Family Home - Add 13' x 6' Fire Escape to the rear decking.	Permit Fee: \$40.00	Cost of Work: \$2,000.00	CEO District: 5
Proposed Project Description: Add 13' x 6' Fire Escape to the rear decking.		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: SB IRC 2003	
		Signature: _____		Signature: <i>Jm</i> 6/4/08
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: lmd	Date Applied For: 06/04/2008	Zoning Approval
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- 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	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	<input type="checkbox"/> Miscellaneous	<input checked="" type="checkbox"/> Does Not Require Review
<input type="checkbox"/> Flood Zone <i>(SR)</i>	<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</i> 6/4/08	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

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.

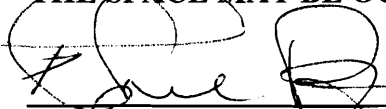
 X **Final inspection required at completion of work.**

 X **Footing/Building Location Inspection: Prior to pouring concrete or setting precast piers**

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.

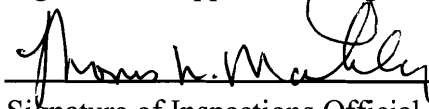
CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED.



Signature of Applicant/Designee

8/1/08

Date



Signature of Inspections Official

6/4/08

Date

City of Portland, Maine - Building or Use Permit

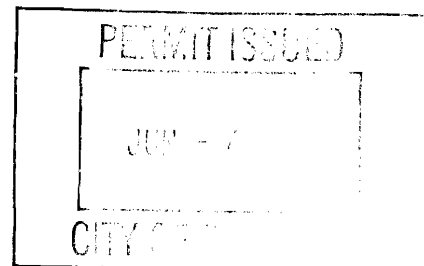
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 08-0617	Date Applied For: 06/04/2008	CBL: 371 A018001
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Location of Construction: 57 LESTER DR	Owner Name: STURGEON KAREN A & BRIAN	Owner Address: 57 LESTER DR	Phone: 207-878-0526
Business Name:	Contractor Name: Brush & Hammer Inc/ Phil Requia	Contractor Address: 110 Lester Drive Portland	Phone: (207) 807-2586
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Duplex	

Proposed Use: Single Family Home - Add 13' x 6' Fire Escape to the rear decking.	Proposed Project Description: Add 13' x 6' Fire Escape to the rear decking.
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Dept: Zoning	Status: Approved with Conditions	Reviewer: Tom Markley	Approval Date: 06/04/2008
Note:			Ok to Issue: <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.			
2) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.			
Dept: Building	Status: Approved with Conditions	Reviewer: Tom Markley	Approval Date: 06/04/2008
Note:			Ok to Issue: <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.			





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>63 Lester Drive Port. Me - 04103</u>		
Total Square Footage of Proposed Structure/Area		Square Footage of Lot <u>11,000 SIF</u>
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>371 A 18</u>	Applicant * <u>must be owner, Lessee or Buyer</u> * Name <u>Brian & Karen Sturgeon</u> Address <u>63 Lester Dr.</u> City, State & Zip <u>Port. Me 04103</u>	Telephone: <u>878-0526</u>
Lessee/DBA (If Applicable) <u>JUN - 4 2008</u>	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>2000.00</u> C of O Fee: \$ <u>N/A</u> Total Fee: \$ _____
Current legal use (i.e. single family) <u>single family</u> If vacant, what was the previous use? _____ Proposed Specific use: _____ Is property part of a subdivision? <u>no</u> If yes, please name _____ Project description: <u>13' x 6' fire escape / deck on rear of home with a 3' x 3' landing and 14 stairs down to existing deck. Deck + stairway will have rails + balusters per code.</u>		
Contractor's name: <u>Brush + Hammer Remodeling Inc</u> Address: <u>110 Lester Dr.</u> City, State & Zip <u>Portland Me 04103</u> Telephone: <u>807-2586</u> Who should we contact when the permit is ready: <u>Phil Regua</u> Telephone: <u>807-2586</u> Mailing address: <u>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, 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: [Signature] Date: 5-31-08

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

CAST

Plot Plan

lot size = 12,000 sq ft
 land area per dv = 12,000 sq ft

Front - 25' req
 Rear - 25' req

side - 15' by
 -12'
 -25' by
 right 18'
 left 14'

ok
 ok
 ok

ok
 1 + 0 =
 1488
 144
 1632

height - 35' max
 2' clear ok

Front Property Line

Stream

100' +/-

50'
 38'
 12'

10' d L
 6 3/4" Rise
 2 x 8 floor joist
 4 x 4 x 12' supports
 in concrete stands
 13 risers
 side rails @ 36"
 opening to stairs = 36"
 top rails @ 38"

14'

94' from
 Rear of house
 to stream
 X sec email
 from Phil
 Request for
 correct setback
 & deck size.



Deck & stairs
 will be supported
 by 4x4 PT
 Posts set on
 concrete stands

DRIVE

Set Posts 25' from Pole
 Front 25' req
 Rear 25' req
 Sides - 12' req
 18' stream

100' +/-
 30'

Front Property Line
 22
 32
 12
 24
 20
 100'