

City of Portland, Maine - Building or Use Permit Application

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

PERMIT ISSUED

Permit No: 02-0943	Issue Date: AUG 29 2002	CBL: 386A B028001
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CITY OF PORTLAND

Location of Construction: 48 Garsoe Dr	Owner Name: Smith Andrea L & Stephen L Jts	Owner Address: 48 Garsoe Dr	Phone: 707-797-9864
Business Name: n/a	Contractor Name: n/a	Contractor Address: n/a n/a	
Lessee/Buyer's Name: n/a	Phone: n/a	Permit Type: Additions - Dwellings	Zone: R-2
Past Use: Single Family	Proposed Use: Single Family / Add dormer along rear of garage.	Permit Fee: \$44.00	Cost of Work: \$3,000.00
Proposed Project Description: Add Dormer		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R-3 Type: 5B BOCA 1999 Signature: JMB 8/29/02
		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: gg	Date Applied For: 08/21/2002	Zoning Approval		
<ol style="list-style-type: none"> 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 <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: 8/29/02 JMB	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: _____	
	N/A			

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
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RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE	DATE	PHONE
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020943

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>48 Garcoe Dr.</u>		
Total Square Footage of Proposed Structure <i>* Dormer 140 sq. ft. added</i>	Square Footage of Lot <u>27,000</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>390A</u> Block# <u>B</u> Lot# <u>020</u>	Owner: <u>Stephen & Andrea Smith</u>	Telephone: <u>797-9364</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone:	Cost Of Work: \$ <u>3,000</u> Fee: \$ <u>44-</u>
Current use: <u>Single Family Home w/unfinished garage</u>		
If the location is currently vacant, what was prior use: _____		
Approximately how long has it been vacant: _____		
Proposed use: _____		
Project description: <u>Add a dormer along rear of garage</u>		
Contractor's name, address & telephone: <u>Owner</u>		
Who should we contact when the permit is ready: <u>Sasc</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: <u>797-9364</u>		

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>[Signature]</u>	Date: <u>8/21/02</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

N07°32'09"E
142.60'

WETLAND

LOT #27

LOT #28

FND DRAIN
INV. EL = 120.0

N15°58'26"W
203.28'

LOT #29

S82°31'53"E
208.79'

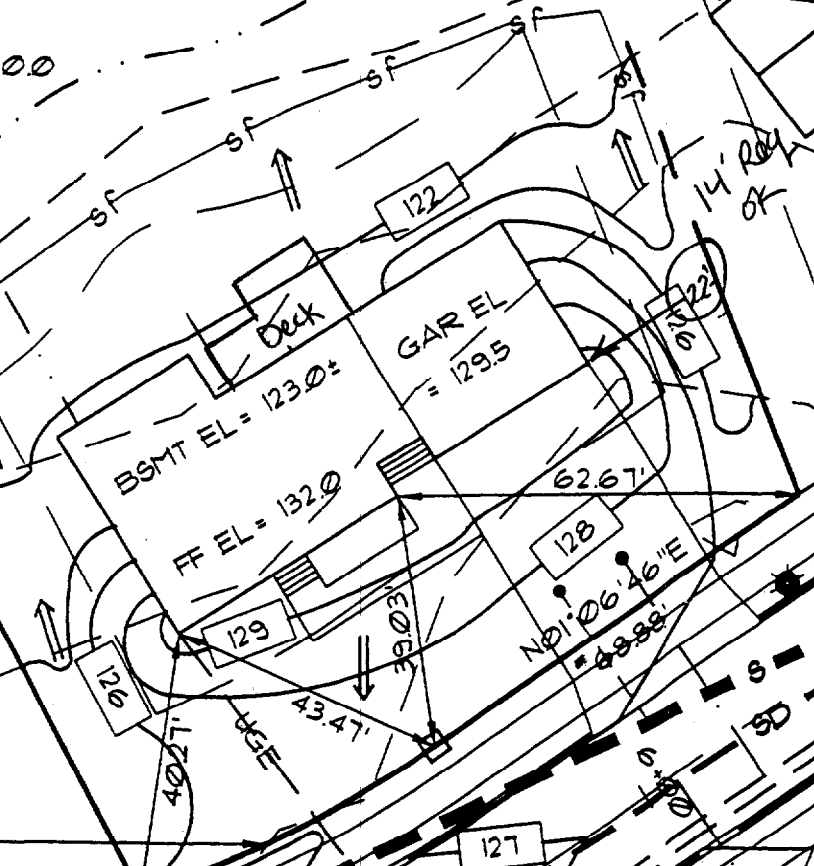
BSMT EL = 123.0±
FF EL = 132.0

GAR EL = 129.5

14' Req
OR

R=175.00'
L=51.13'
Tan=25.75°
Δ=16°44'27"

62.67'
N01°06'46"E
48.88'



13



Rafters need joist hangers

13' 0"

Existing House Roof

1/2" CDx

Grace Ice & Water Child

Asphalt Shingles To match Existing

2x10 Rafters 16" oc

2x6 Ceiling Joist 16" oc

Existing 2x8 Rafters

8' 0"

Existing 2x8 Rafters

2x6 Exterior wall

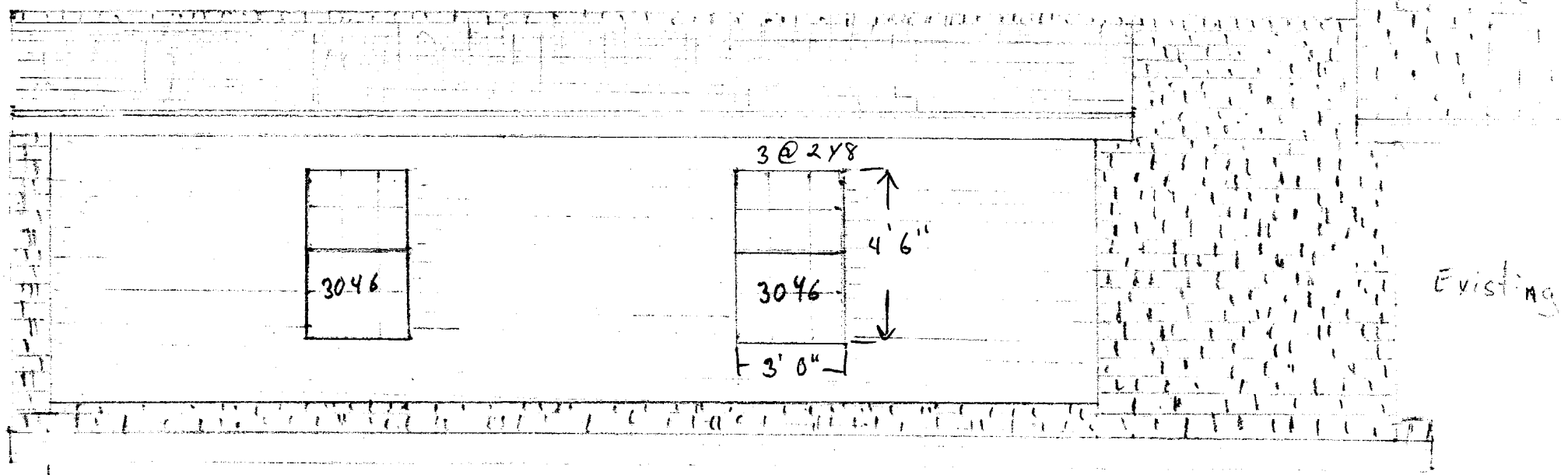
12" 10"

1/2" CDx
Sid. to metal

← 26' →
Existing Garage Below

✓ Garage to be 5/8 Fire code throughout

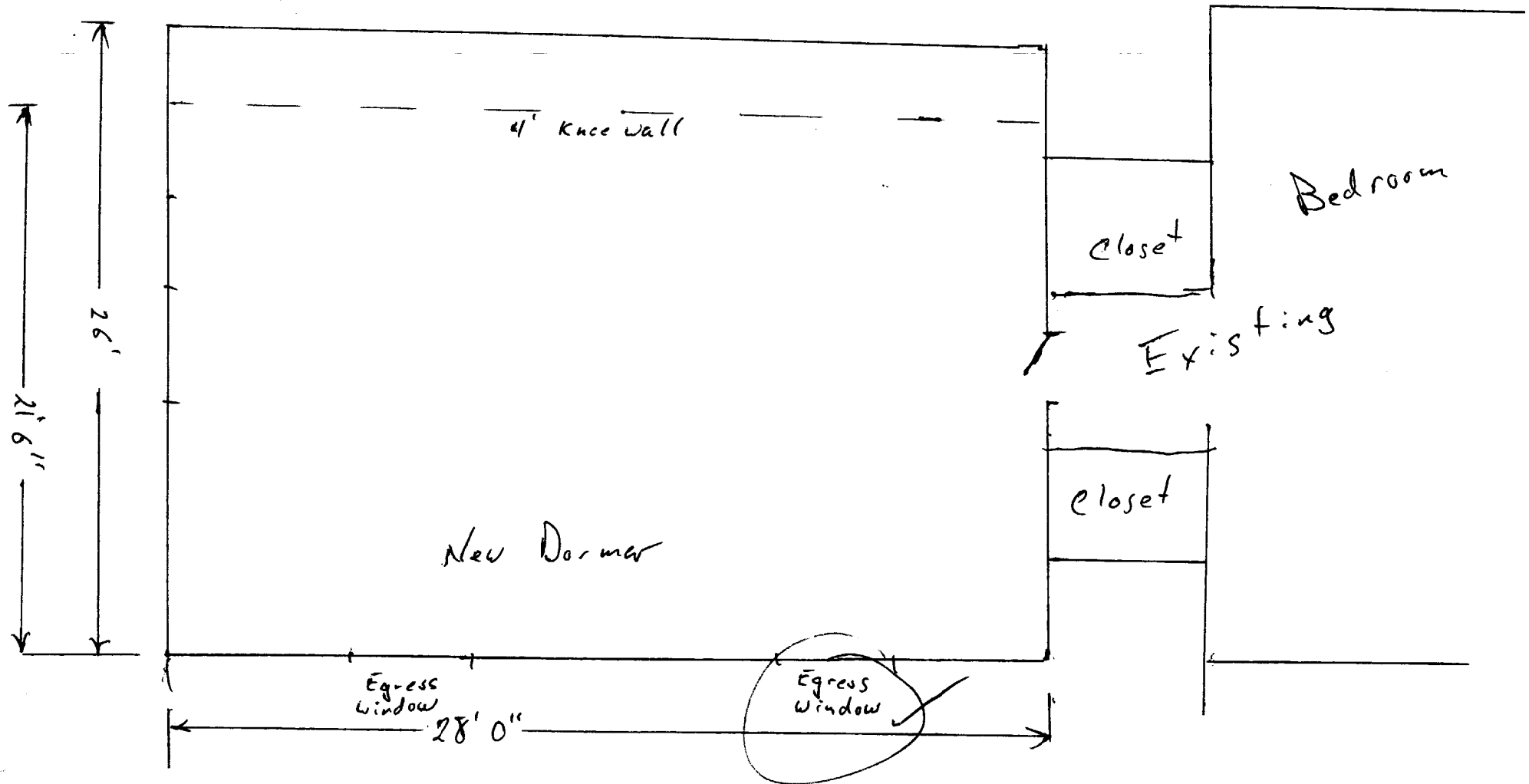
28'0"



Existing

Existing

Garage 2nd Floor Plan



Application ID Number: 2-0943

Delete Save Close

Department: Building

Status: Approved

Reviewer: Jeanine Bourke

Comments:

Approval Date: 08/29/2002

Given On Date: 08/23/2002

OK to Issue Permit Name: Jeanine Bourke Date: 08/29/2002 Date 2:

Conditions Section:

Add New Condition From Add New Condition Delete Condition

Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

Separate permits are required for any electrical or plumbing work.

Garage must be completely fire separated with 5/8" type X sheetrock

Create Date: 08/22/2002 By: gg Update Date: 08/29/2002 By: jmb

Application ID Number: 2-0943

Delete Save Close

Department: Zoning Status: Approved Reviewer: Jeanine Bourke

Comments: [Empty Box] Approval Date: 08/29/2002

Given On Date: 08/23/2002

OK to Issue Permit Name: Jeanine Bourke Date: 08/29/2002 Date 2: [Empty Box]

Conditions Section:

Add New Condition from Add New Condition Delete Condition

This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval. [Magnifying Glass Icon]

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. [Magnifying Glass Icon]

Separate permits shall be required for future decks, sheds, pools, and/or garages. [Magnifying Glass Icon]

Create Date: 08/22/2002 By: gg Update Date: 08/29/2002 By: lmb

Form # P 04

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

PERMIT ISSUED

Please Read Application And Notes, If Any, Attached

ERECTOR

PERMIT

PERMIT NUMBER: 026943
AUG 29 2002
CITY OF PORTLAND

This is to certify that Smith Andrea L & Stephen J s/n/a
has permission to Add Dormer
AT 48 Garsoe Dr L 386A B028001

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 laid or closed-in. HAZARD 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 8/29/02
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD