

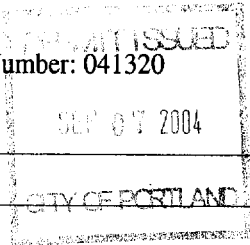
# DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read Application And Notes, If Any, Attached

BUILDING DEPARTMENT

## PERMIT

Permit Number: 041320



This is to certify that Sawyer Melissa J & /no contractor / self  
has permission to build frost walls for 26' x 26' garage, 9' x 10' breezeway, and 10' x 17' attached room  
AT 7 Tampa St City of Portland 399 A020001

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 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

*[Signature]* 9/3/04  
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

<b>Permit No:</b> 04-1320		<b>Issue Date:</b>	<b>CBL:</b> 399 A020001
<b>Location of Construction:</b> 7 Tampa St	<b>Owner Name:</b> Sawyer Melissa J &	<b>Owner Address:</b> 7 Tampa St <i>878-0312</i>	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> no contractor / self	<b>Contractor Address:</b> Portland	<b>Phone:</b>
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>		<b>Zone:</b> <i>R-3</i>
<b>Past Use:</b> single family	<b>Proposed Use:</b> single family - build frost walls for 26' x 26' garage, 9' x 16' breezeway, and 14' x 17' attached room	<b>Permit Fee:</b>	<b>Cost of Work:</b> \$0.00
<b>Proposed Project Description:</b> build frost walls for 26' x 26' garage, 9' x 16' breezeway, and 14' x 17' attached room		<b>CEO District:</b> 4	<b>INSPECTION:</b> Use Group <i>R 3</i> Type: <i>5B</i> <i>BOLA 1999</i>
		<b>FIRE DEPT:</b> <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied <i>NA</i>	
		<b>Signature:</b>	
<b>PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)</b>			
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied			
		<b>Signature:</b>	
		<b>Date:</b>	
<b>Permit Taken By:</b> tmm	<b>Date Applied For:</b> 09/03/2004	<b>Zoning Approval</b>	

<ol style="list-style-type: none"> <li>This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</li> <li>Building permits do not include plumbing, septic or electrical work.</li> <li>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..</li> </ol>	<b>Special Zone or Reviews</b> <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: <i>9/3/04</i>	<b>Zoning Appeal</b> <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:	<b>Historic Preservation</b> <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>9/3/04</i>
	<i>OK Under 14-433</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

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

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

<b>Permit No:</b> 04-1320	<b>Date Applied For:</b> 09/03/2004	<b>CBL:</b> 399 A020001
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<b>Owner Name:</b> Sawyer Melissa J &	<b>Owner Address:</b> 7 Tampa St	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> no contractor / self	<b>Contractor Address:</b> Portland
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Foundation Only/Residential

<b>Proposed Use:</b> single family - build frost walls for 26' x 26' garage, 9' x 16' breezeway, and 14' x 17' attached room	<b>Proposed Project Description:</b> build frost walls for 26' x 26' garage, 9' x 16' breezeway, and 14' x 17' attached room
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**Dept:** Zoning      **Status:** Approved  
**Note:** okunder 14-433

**Reviewer:** Tammy Munson      **Approval Date:** 09/03/2004  
**Ok to Issue:**

**Dept:** Building      **Status:** Approved  
**Note:**

**Reviewer:** Tammy Munson      **Approval Date:** 09/03/2004  
**Ok to Issue:**

# 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]  
Signature of Applicant/Designee

9-7-04  
Date

[Signature]  
Signature of Inspections Official

9/7/04  
Date

CBL: 899A020 Building Permit #: 041320

8/4/2004

AUG - 4 2004

Building Inspection Office  
Portland City Hall Room#3 15

To Whom It May Concern:

Please find attached a plot plan outlining the layout of the property and a complete set of 11X17 house plans.

As you will notice on the plot plans, there is a minor variance with the set back needed on the back corner of the garage to the back property line.

Although we made every reasonable effort to comply with the **25** foot setback, there are many valid reasons why this could not be attained.

The reasons are as follows;

1. The current structure is a "New Englander" colonial built in the early **1920's**. For us to build a breezeway that would comply with the setbacks, the breezeway would have to be positioned in a section of the house that would not be centered, and ultimately make the aesthetics look awkward for a house of this period. Also from an aesthetics standpoint, the back corner of the garage will be even with the back corner of the existing property, which makes it more visually pleasing.
2. To move the breezeway closer to the front property would also require dramatic structural changes, because the current stairway going to the second floor of the existing structure would have to be completely moved to accommodate an opening going to the new structure.
3. Also, we entertained the option of making the planned garage smaller, to accommodate the setbacks, but this was not possible for several reasons. **1)** To put a stairway into the upstairs space (this space is not finished now, but hope to finish someday) we would not have enough space inside the breezeway to get to the second floor over the garage. **2)** The garage would have to be roughly **26X20** to fit into the space to have the necessary set-backs. That **size** garage would not accommodate **2** cars, and would be more of a single car garage, which is not the desired effect of the addition. **3)** The space above the garage would ultimately be too small to make into a family room, which is something we hope to pursue in the future.
4. The way the current house is situated on the lot, it would not be feasible to put the garage on the other side. In fact, that would give us less set back space then we are currently allotting.

There is other reasoning behind giving exception to the set-back ordinance.

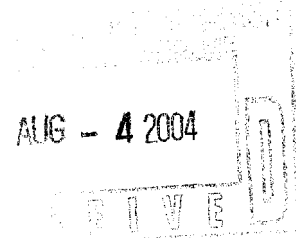
1. If you look at the plot map you will notice that our house is the last on a dead end dirt road in the North Deering section of town. One of the other compelling factors, is that the property located to the back of us is only accessible off of Racine Street, which is a street that runs parallel with Tampa St. There is a fence abutting our property, which separates the landowners.
2. In an attempt to meet the set-back requirements as much as possible we situated the garage on an angle, so the north side of the garage is situated further away from the back property line, then the south side of the garage.

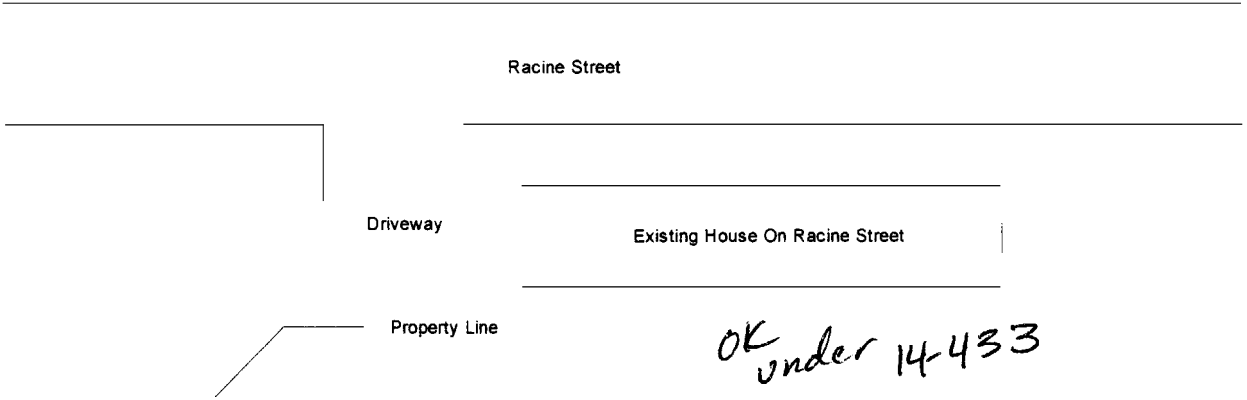
Hopefully, the above details regarding the reasoning and circumstances behind giving us a variance on the set-backs is understandable. To create the desired result from the addition, and the minimal impedance it will have on the community, we hope that the above is justifiable cause.

If you have any questions, please do not hesitate to call.

Sincerely,

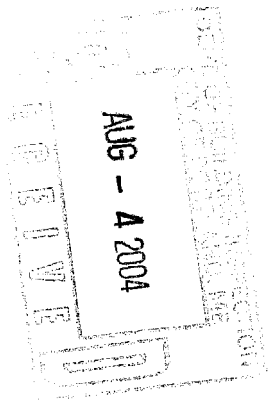
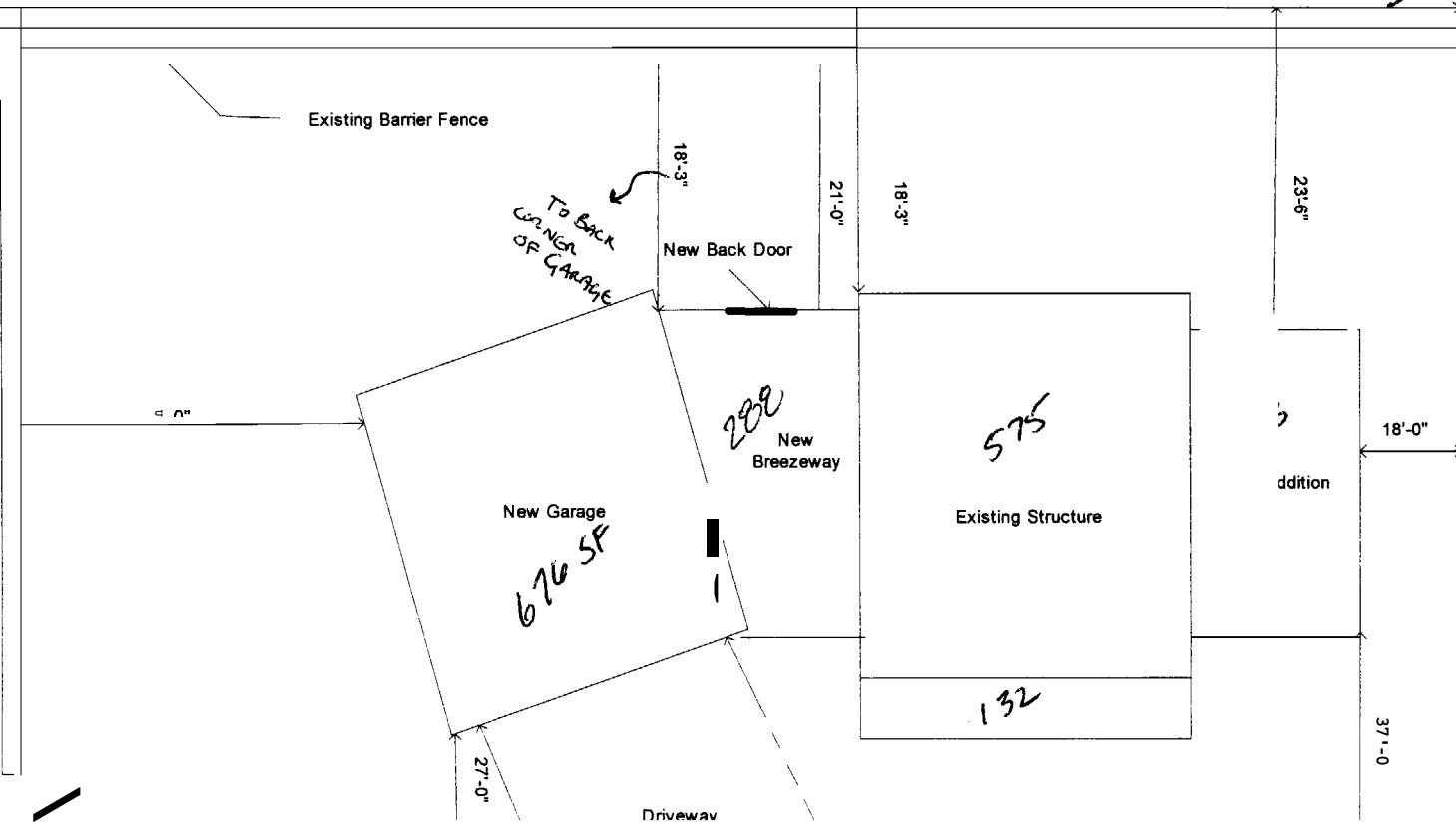
Chris and Melissa Sawyer  
7 Tampa Street, Portland Maine  
**207-878-0312**





R-3  
 9000 SF  
 X 25%  
 -----  
 2250 Allowed  
 -1909  
 -----  
 341 left +  
 -80  
 -----  
 261 left OK

OK under 14-433



Front - 25'  
 Sides - 14'  
 rear - 5'  
 OIC

Property Line

Tampa Street

7 Tampa St. 878-0312

Soil type/Presumptive Load Value (Table 401.4.1)		
<b>STRUCTURAL</b> Footing Dimensions/Depth (Table 403.1.1 & 403.1.1(1), Section 403.1.2)	OK	
Foundation Drainage Damp proofing (Section 406)	OK	
① Ventilation (Section 409.1) Crawls Space ONLY ✓	<del>OK</del> Not shown	need size + location and access A3
② Anchor Bolts/Straps (Section 403.1.4)	1/2" noted - 72" MAX OC	MAX 6 o.c.
Lally Column Type, Spacing and footing sizes (Table 502.3.4(2))	N/A	SEP - 3 2004
Built-Up Wood Center Girder Dimension/Type (Table 502.3.4(2))		SEP - 3 2004
Sill/Band Joist Type & Dimensions	2x6 PT OK	
First Floor Joist Species Dimensions and Spacing (Table 503.3.1(1) & Table 503.3.2(1))	2x12-14' OK 16" OC	
Second Floor Joist Species Dimensions and Spacing Table(503.3.1(1) & Table 503.3.2(1))	2x12'-14' OK	SEP - 3 2004