

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

Please Read  
Application And  
Notes, If Any,  
Attached

## BUILDING DEPARTMENT PERMIT

Permit Number: 070773

This is to certify that SZANTON NATHAN S & SARA ALG J type P A Architect

has permission to Build new deck

AT 505 ALLEN AVE

PERMIT ISSUED  
JUL 11  
400 D015001

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 is procured before this building or part thereof is altered 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]*  
7/16/07  
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: 07-0773	Issue Date:	CBL: 400 D015001
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Location of Construction: 505 ALLEN AVE	Owner Name: SZANTON NATHAN S & SARAH	Owner Address: 499 ALLEN AVE	Phone:
Business Name:	Contractor Name: Archetype P A Architects	Contractor Address: 48 Union Wharf Portland	Phone 2077726022
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	Zone: <b>R-3</b>

Past Use: Single Family Home	Proposed Use: Single Family Home - Build new deck	Permit Fee: \$130.00	Cost of Work: \$10,740.00	CEO District: 4	<b>22,5134</b>
		FIRE DEPT: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied <i>N/A</i>	INSPECTION: Use Group: <b>R-3</b> Type: <b>SB</b> <i>IRC 2003</i>		

Proposed Project Description: Build new deck	Signature: <i>[Signature]</i>	Signature: <i>[Signature]</i>
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)		
Action: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied		
Signature: _____ Date: _____		

Permit Taken By: Idobson	Date Applied For: 06/27/2007	<b>Zoning Approval</b>
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<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 <i>N/A</i> <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <input type="checkbox"/> Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Denied <i>OK with conditions</i> Date: <i>7/2/07</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>[Signature]</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

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

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

<b>Permit No:</b> 07-0773	<b>Date Applied For:</b> 06/27/2007	<b>CBL:</b> 400 D015001
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<b>Location of Construction:</b> 505 ALLEN AVE	<b>Owner Name:</b> SZANTON NATHAN S & SARAH	<b>Owner Address:</b> 499 ALLEN AVE	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> Archetype P A Architects	<b>Contractor Address:</b> 48 Union Wharf Portland	<b>Phone:</b> (207) 772-6022
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Additions - Dwellings	

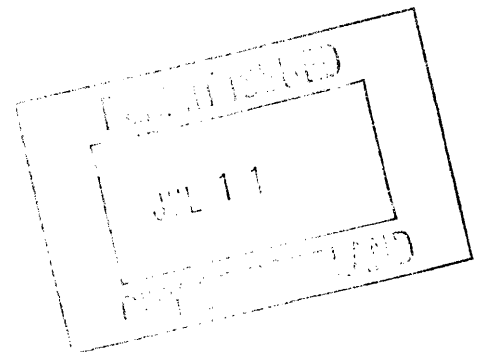
<b>Proposed Use:</b> Single Family Home - Build new deck	<b>Proposed Project Description:</b> Build new deck
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**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Marge Schmuckal      **Approval Date:** 07/02/2007**Note:** **Ok to Issue:** 

- 1) Separate permits shall be required for future decks, sheds, pools, and/or garages.
- 2) 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.
- 3) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
- 4) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.

**Dept:** Building      **Status:** Approved with Conditions      **Reviewer:** Tammy Munson      **Approval Date:** 07/11/2007**Note:** **Ok to Issue:** 

- 1) Separate permits are required for any electrical, plumbing, or HVAC systems. Separate plans may need to be submitted for approval as a part of this process.
- 2) Open risers are permitted, provided that the opening between treads does not permit the passage of a 4" diameter sphere.
- 3) The hot tub must have a safety cover which complies with ASTM F 1346.



**CITY OF PORTLAND**  
**DEPARTMENT OF PLANNING & URBAN DEVELOPMENT**

389 Congress Street  
 Portland, Maine 04101

**INVOICE FOR PERMIT FEES**

<b>Application No:</b> 7-0773	<b>Applicant:</b> SZANTON NATHAN S & SARAH
<b>Project Name:</b> Build new deck	<b>Location:</b> 505 ALLEN AVE
<b>CBL:</b> 400 D015001	<b>Development Type:</b>
<b>Invoice Date:</b> 06/27/2007	

<b>Previous Balance</b>	-	<b>Payment Received</b>	+	<b>Current Fees</b>	-	<b>Current Payment</b>	=	<b>Total Due</b>	<b>Payment Due Date</b>
\$0.00		\$0.00		\$130.00		\$127.40		\$2.60	On Receipt

**Final Notice - Application Status Under Review Pending Payment**

<b>Previous Balance</b>	<b>\$0.00</b>
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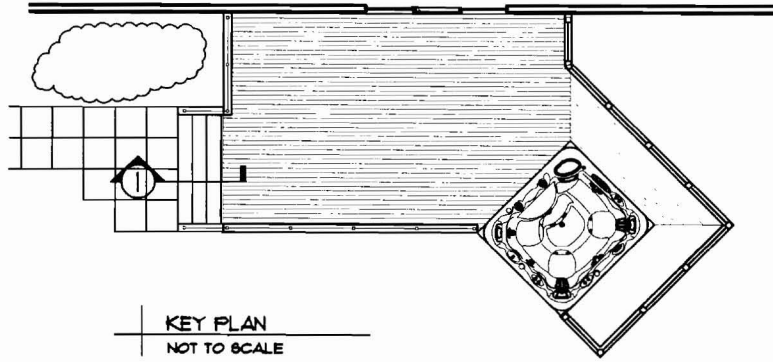
<u>Fee Description</u>	<u>Qty</u>	<u>Fee/Deposit Charge</u>
Building Permit Fee First \$1000	1	\$30.00
Building Permit Fee Add'l \$1000	1	\$100.00
		\$130.00
<b>Total Current Fees:</b>	+	<b>\$130.00</b>
<b>Total Current Payments:</b>	-	<b>\$127.40</b>
<b>Amount Due Now:</b>		<b>\$2.60</b>

Detach and remit with payment

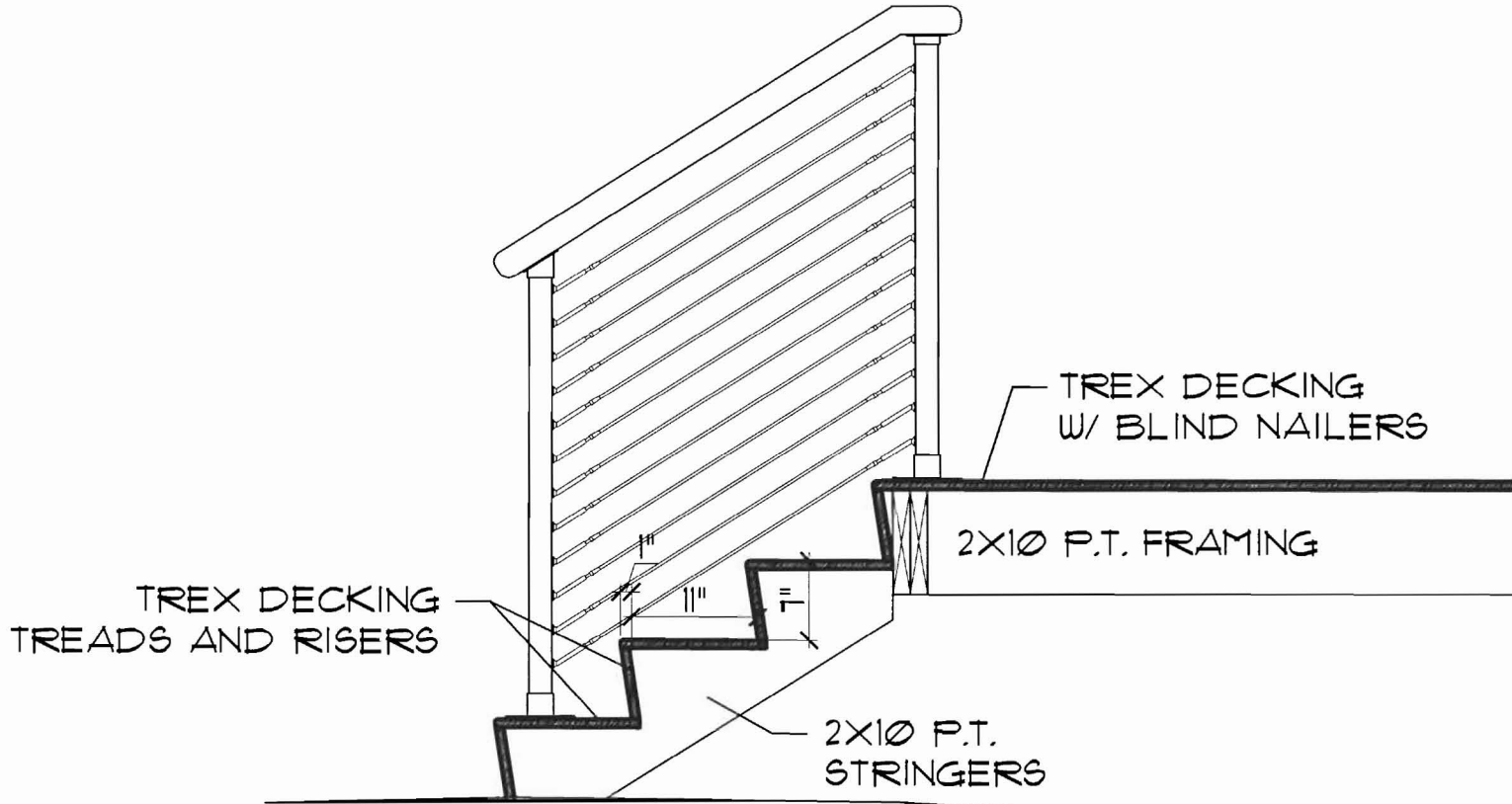
**Bill to:** SZANTON NATHAN S & SARAH G JTS  
 499 ALLEN AVE  
 PORTLAND, ME 04103

CBL 400 D015001  
**Application No:** 7-0773  
**Invoice Date:** 06/27/2007  
**Invoice No:** 28094  
**Total Amt Due:** \$2.60  
**Payment Amount:**

Make checks payable to the *City of Portland*, ATTN: Inspections, 3rd Floor, 389 Congress Street, Portland, ME 04101.



KEY PLAN  
NOT TO SCALE



1 | STAIR SECTION  
SCALE: 1" = 1'-0"

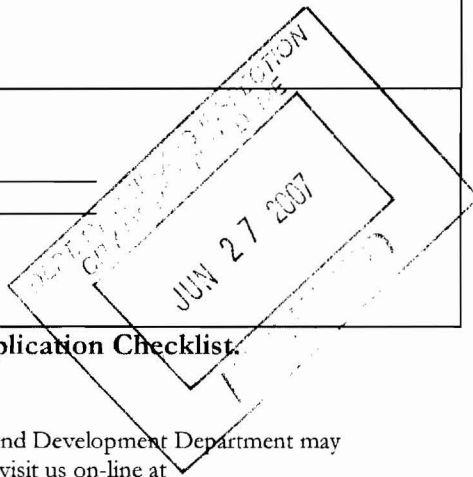
ARCHETYPE, P.A. ARCHITECTS 48 Union Wharf Portland, Maine 04101 (207) 772-6022 Fax (207) 772-4056	
Date 10 JULY 2007	Scale 1" = 1'-0"
SECTION THROUGH STAIRS	
SK TO SHEET A01	Project: SZANTON DECK 499 ALLEN AVENUE PORTLAND, MAINE
SK1	



# 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: 505 Allen Ave.		
Total Square Footage of Proposed Structure 340 sq. ft.	Square Footage of Lot .517 acres	
Tax Assessor's Chart, Block & Lot Chart# 400 Block# D Lot# 15	Owner: Nathan Szanton 499 Allen Ave. Portland, ME 04103	Telephone: (207) 797-2395
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: Archetype, PA 48 Union Wharf Portland, ME 04101 David Lloyd (207) 772-6022	Cost Of Work: \$ 10,740 Fee: \$ \$127.40 C of O Fee: \$ N/A <i>\$ 260 owe</i>
Current legal use (i.e. single family) <u>Single Family</u> If vacant, what was the previous use? _____ Proposed Specific use: <u>Deck</u> Is property part of a subdivision? <u>N/A</u> If yes, please name _____ Project description: <u>Deck</u>		
Contractor's name, address & telephone:  Who should we contact when the permit is ready: <u>Nathan Szanton</u> Mailing address: <u>499 Allen Ave. Portland, ME 04103</u> Phone: <u>(207) 797-2395</u>		



**Please submit all of the information outlined in the Commercial Application 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 visit us on-line at [www.portlandmaine.gov](http://www.portlandmaine.gov), stop by the Building Inspections 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.

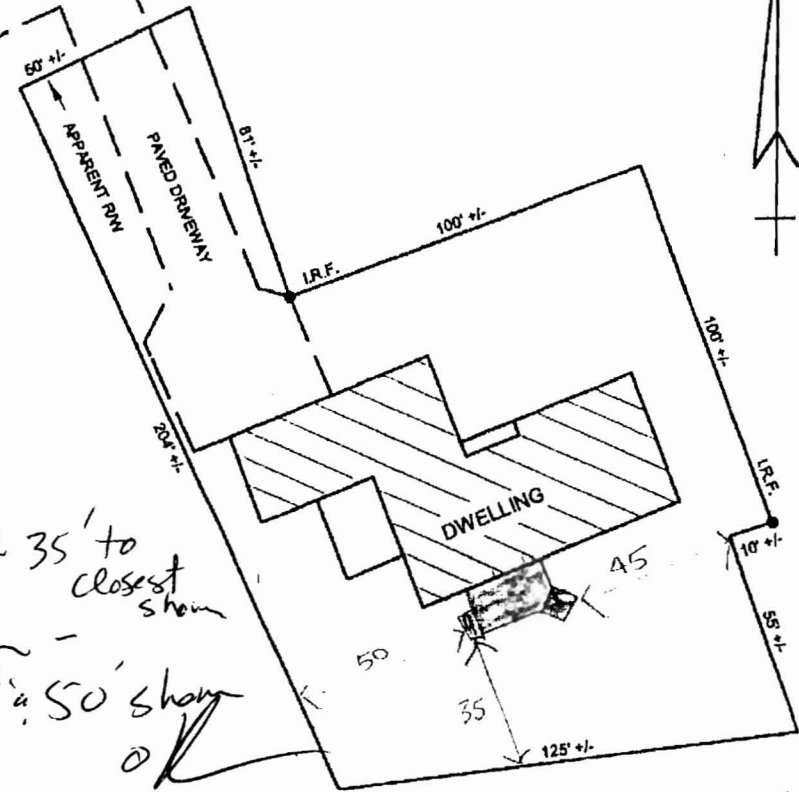
Signature of applicant: 	Date: <u>6-26-07</u>
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**This is not a permit; you may not commence ANY work until the permit is issued.**

**PDF**

ALL CURB CORNER CONNECTIONS WITH Z-11A  
COATING.

ALLEN AVENUE



FEB 16 2000

R-3

Front: N/A

REAR: 25' MAX 35' to closest show

Side: 8' min - 45' & 50' show

NEW DECIG

$22,513^{\#} \times 35\% = 7879.60^{\#} \text{ MAX}$   
lot. covering

### MORTGAGE LOAN INSPECTION PLAN

The dwelling does conform to local zoning setbacks at the time of construction.

The dwelling is not in a special flood zone as defined by flood insurance rate map 230051-0002 dated 12-8-1998.

**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 current lines of occupation, current deed information (referenced below), and tax map information. A STANDARD BOUNDARY SURVEY IS SUGGESTED TO CONFIRM ALL BOUNDARY LINES SHOWN ON THIS PLAN. This plan may not be recorded or used for any land divisions. The property shown on this plan may be subject to easements, covenants, and restrictions of record which may not be shown on this plan.

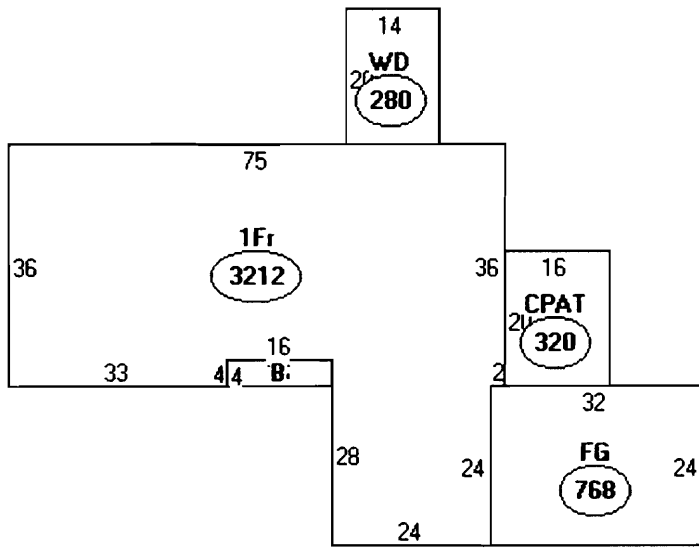
This inspection conforms to the standards of the Maine Board of Licensure for Professional Land Surveyors, standards of practice for a Mortgage Loan Inspection.

#### PROPERTY INFORMATION:

Street: 499 ALLEN AVENUE Town / City: PORTLAND County: CUMBERLAND Maine  
Buyer: NATHAN & SARAH SZANTON  
Owner: HAROLD TARDIFF, JR. & TERRINA TARDIFF  
Deed Reference: book 11466 page 64  
Plan Reference: book page lot  
Tax Map # 400 Lot D Block 15  
Lending Institution:  
Scale: 1 inch = 50 feet Date: FEBRUARY 15, 2000  
ATC file # 2000-94

Atlantic Title Company  
76 Atlantic Place  
South Portland, Maine 04106  
Telephone (207) 774-4400

WILLIAM G. AUSTIN  
STATE OF MAINE  
PROFESSIONAL LAND SURVEYOR # 2174



Descriptor/Area

- A: 1Fr  
3212 sqft
- B: OFP  
64 sqft
- C: WD  
280 sqft
- D: CPAT  
320 sqft
- E: FG  
768 sqft

3212  
64  
280  
320  
768  
4644 # existing  
464

5108 #

New

$$\begin{array}{r}
 3 \times 8 = 24 \\
 14 \times 22 = 308 \\
 12 \times 11 = 132 \\
 \hline
 464 \#
 \end{array}$$

OK

22,513 x 359 = 7879.60 #  
max lot  
cov.