

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND

BUILDING PERMIT

This is to certify that Zachary Charles

Located At 58 GERTRUDE AVE

Job ID: 2012-07-4437-ALTR

CBL: 402-D-003-001

has permission to Build 12' x 16' deck

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 the buildings and structures, and of the application on file in the department.

Notification of inspection and written permission procured before this building or part thereof is lathed or otherwise closed-in. 48 HOUR NOTICE IS REQUIRED.

A final inspection must be completed by owner before this building or part thereof is occupied. If a certificate of occupancy is required, it must be

Fire Prevention Officer

Code Enforcement Officer / Plan Reviewer

**THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY
PENALTY FOR REMOVING THIS CARD**

BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

or email: buildinginspections@portlandmaine.gov

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the city of Portland Inspections Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.**
- **Permits expire in 6 months. If the project is not started or ceases for 6 months.**
- **If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue.**

Required Inspections:

Footings/Setbacks prior to pouring concrete

Frame Inspection

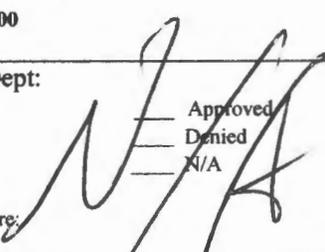
Final Inspection

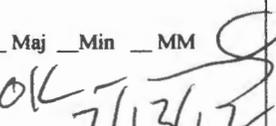
The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OF CIRCUMSTANCES.

IF THE PERMIT REQUIRES A CERTIFICATE OF OCCUPANCY, IT MUST BE PAID FOR AND ISSUED TO THE OWNER OR DESIGNEE BEFORE THE SPACE MAY BE OCCUPIED.

City of Portland, Maine - Building or Use Permit Application

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

Job No: 2012-07-4437-ALTR	Date Applied: 7/3/2012	CBL: 402- D-003-001	
Location of Construction: 58 GERTRUDE AVE	Owner Name: ZACHARY CHARLES	Owner Address: 58 GERTRUDE ST PORTLAND, ME 04103	Phone: 320-0070
Business Name:	Contractor Name: OWNER	Contractor Address:	Phone:
Lessee/Buyer's Name:	Phone:	Permit Type: BLDG ADD	Zone: R-3
Past Use: Single Family Dwelling	Proposed Use: Same: Single Family Dwelling - to build a 12' x 16' deck on the rear of the house	Cost of Work: \$1,000.00	CEO District:
		Fire Dept: <input type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> N/A Signature: 	Inspection: Use Group: R-3 Type: SB TRG 09 Signature: 
Proposed Project Description: new 12' x 16' deck		Pedestrian Activities District (P.A.D.)	
Permit Taken By: Gayle		Zoning Approval	

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 informatin may invalidate a building permit and stop all work.	Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetlands <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <input type="checkbox"/> Maj <input type="checkbox"/> Min <input type="checkbox"/> MM Date:  7/13/12	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 Dist 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: 
	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 appication 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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Director of Planning and Urban Development
Jeff Levine

Job ID: 2012-07-4437-ALTR

Located At: 58 GERTRUDE AVE

CBL: 402- D-003-001

Conditions of Approval:

Building

PLEASE READ

Joist hangers are required to be used.

The carrying beam must be 3 – 2” x 8”-s or 2 – 2” x 10”-s minimum.

2012 074437 By mail

66 R-3



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>58 Gertrude Ave</u>		
Total Square Footage of Proposed Structure/Area <u>192</u>	Square Footage of Lot <u>6,769 sq ft</u>	Number of Stories <u>1st Floor deck</u>
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>5-1</u> Plan Book #211 Page 373 <u>402-D-003</u> RECEIVED JUL 03 2012 Dept. of Building Inspections City of Portland Maine	Applicant: (must be owner, lessee or buyer) Name <u>Zachary Charles</u> Address <u>58 Gertrude Ave</u> City, State & Zip <u>Portland, Me 04103</u>	Telephone: <u>320-0070</u>
Lessee/DBA	Owner: (if different from applicant) Name Address City, State & Zip	Cost of Work: \$ <u>250.</u> C of O Fee: \$ _____ Historic Review: \$ _____ Planning Amin.: \$ _____ Total Fee: \$ _____
Current legal use (i.e. single family) <u>Single Family</u> Number of Residential Units <u>1</u> If vacant, what was the previous use? _____ Proposed Specific use: <u>deck</u> Is property part of a subdivision? <u>No</u> If yes, please name _____ Project description: <u>Build a 12x16 deck on back of house</u>		
Contractor's name: <u>Owner</u> Email: <u>zcharles4@gmail.com</u> Address: <u>58 Gertrude Ave</u> City, State & Zip <u>Portland ME 04103</u> Telephone: <u>320-0070</u> Who should we contact when the permit is ready: <u>myself</u> Telephone: <u>320-0070</u> Mailing address: <u>58 Gertrude Ave Portland ME 04103</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.

and 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: 5/10/12

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



Residential Additions/Alterations Permit Application Checklist

All of the following information is required and must be submitted. Checking off each item as you prepare your application package will ensure your package is complete and will help to expedite the permitting process.

The Maine Home Construction Contracts Act requires that any home construction or repair work for more than \$3000. in materials or labor must be based on a written contract unless the parties agree to exempt themselves. A sample contract is available on the City's website at www.portlandmaine.gov, in the Inspection Office, Room 315 of Portland City Hall or call (207)874-8703 to have one mailed to you.

One (1) complete set of construction drawings must include:

- Cross sections w/framing details
- Floor plans and elevations existing & proposed
- Detail removal of all partitions & any new structural beams
- Detail any new walls or permanent partitions
- Stair details including dimensions of: rise/run, head room, guards/handrails, baluster spacing
- Window and door schedules
- Foundation plans w/required drainage and damp proofing (if applicable)
- Detail egress requirements and fire separation/sound transmission ratings (if applicable)
- Insulation R-factors of walls, ceilings & floors & U-factors of windows per the IEEC 2009
- Deck construction including: pier layout, framing, fastenings, guards, stair dimensions
- Electronic files in pdf format are also required
- Proof of ownership is required if it is inconsistent with the assessors records

*See Lot Diagram
For details.*

N/A
Separate permits are required for internal & external plumbing, HVAC, and electrical installations.

If there are any additions to the footprint or volume of the structure, any new or rebuilt structures or, accessory detached structures a plot plan is required. A plot must include:

- The shape and dimension of the lot, footprint of the existing and proposed structure and the distance from the actual property lines. Structures include decks, porches; bow windows, cantilever sections and roof overhangs, sheds, pools, garages and any other accessory structures must be shown with dimensions if not to scale.
- Location and dimensions of parking areas and driveways
- A change of use may require a site plan exemption application to be filed.

N/A

Please submit all of the information outlined in this application checklist. If the application is incomplete, the application may be refused.

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, stop by the Building Inspections office, room 315 City Hall or call 874-8703.

Permit Fee: \$30.00 for the first \$1000.00 construction cost, \$10.00 per additional \$1000.00 cost

This is not a Permit; you may not commence any work until the Permit is issued.

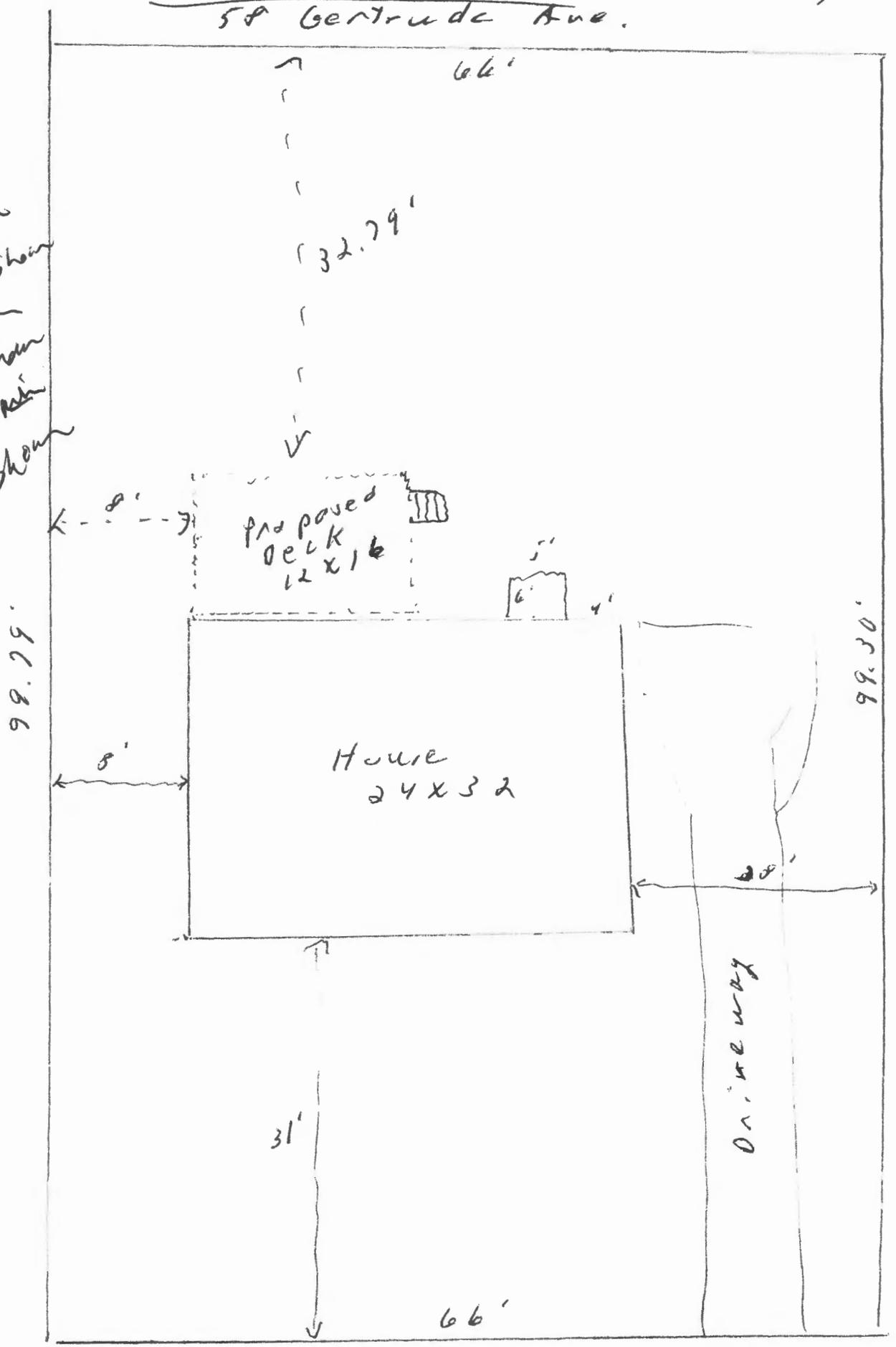
Plot Plan

58 Gertrude Ave.



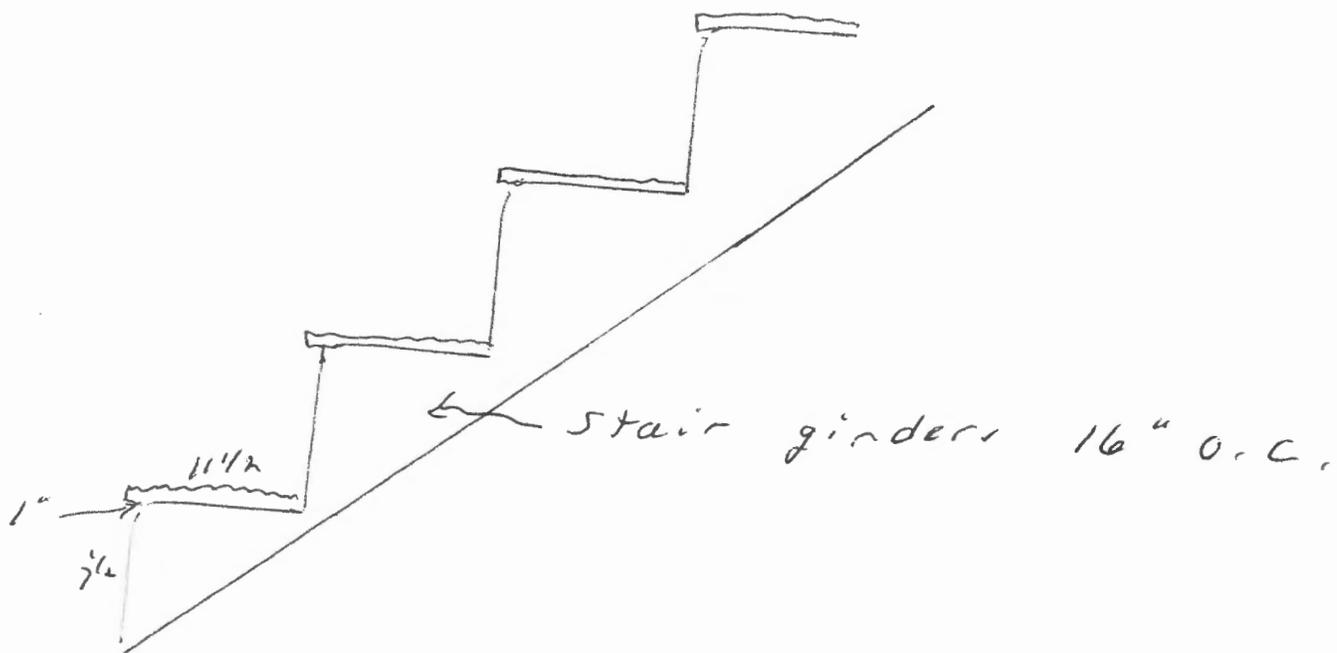
R-3

REAR: 25' min
32.79' shown
Side: 8' min
15' shown
FRONT: 25' min
31'4" shown



Scale
10'
1" = 10'

stairs



Steps $4'0"$ wide $7\frac{1}{2}"$ riser
 $11\frac{1}{2}"$ Tread $1"$ nosing

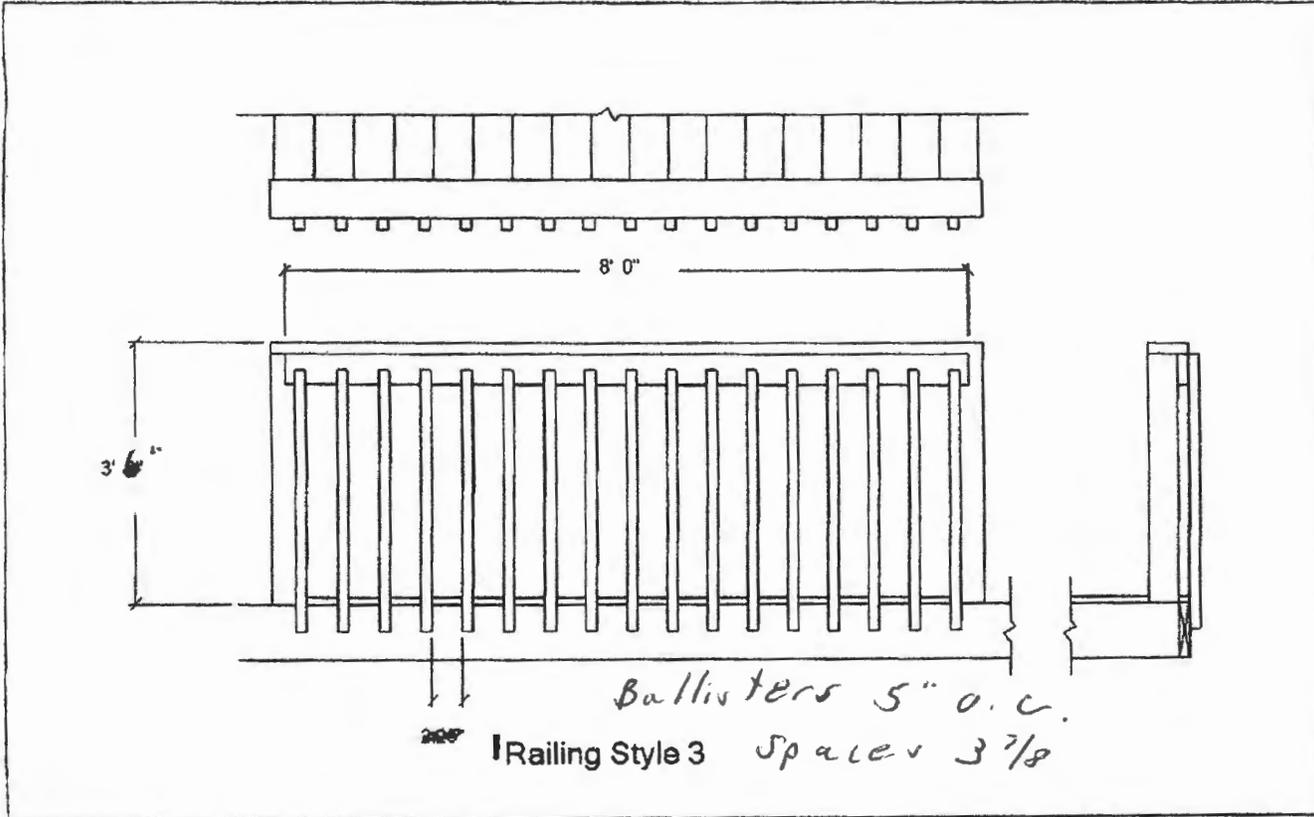
Handrail $42"$ high
 Baluster spacing $3\frac{1}{8}"$



Pro Deck Design™



Railing Details View



board rail Height 3' 6"

Warning and Important Instructions: This is not a final design plan or estimate. EDGENET, INC. assumes no responsibility for the correct use or output of this program. All information contained on this page is subject to the terms in the disclaimer located at the end of this document.

Advertencia e instrucciones importantes: Esto no es un plan ni una estimación final del diseño. EDGENET, INC. no asume ninguna responsabilidad del uso o de la salida correcto de este programa. Toda la información contenida en esta página está conforme a los términos en la negación, situada en el extremo de este documento.



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Receipts Details:

Tender Information: Check , BusinessName: Zachary D. Charles, Check Number: 264
Tender Amount: 30.00

Receipt Header:

Cashier Id: gguertin
Receipt Date: 7/10/2012
Receipt Number: 45833

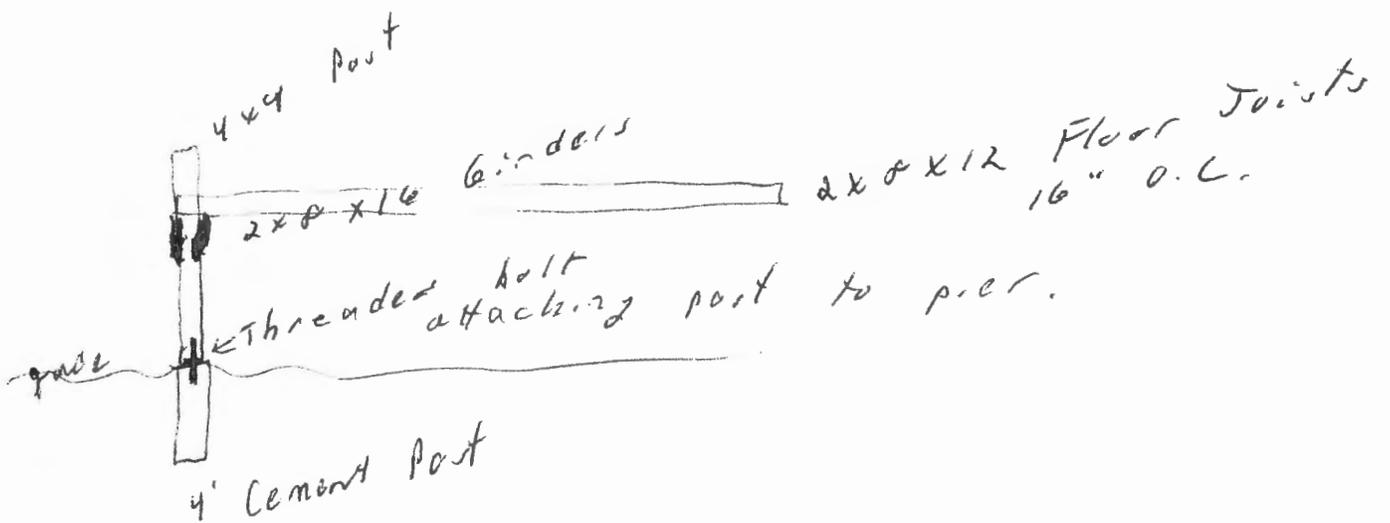
Receipt Details:

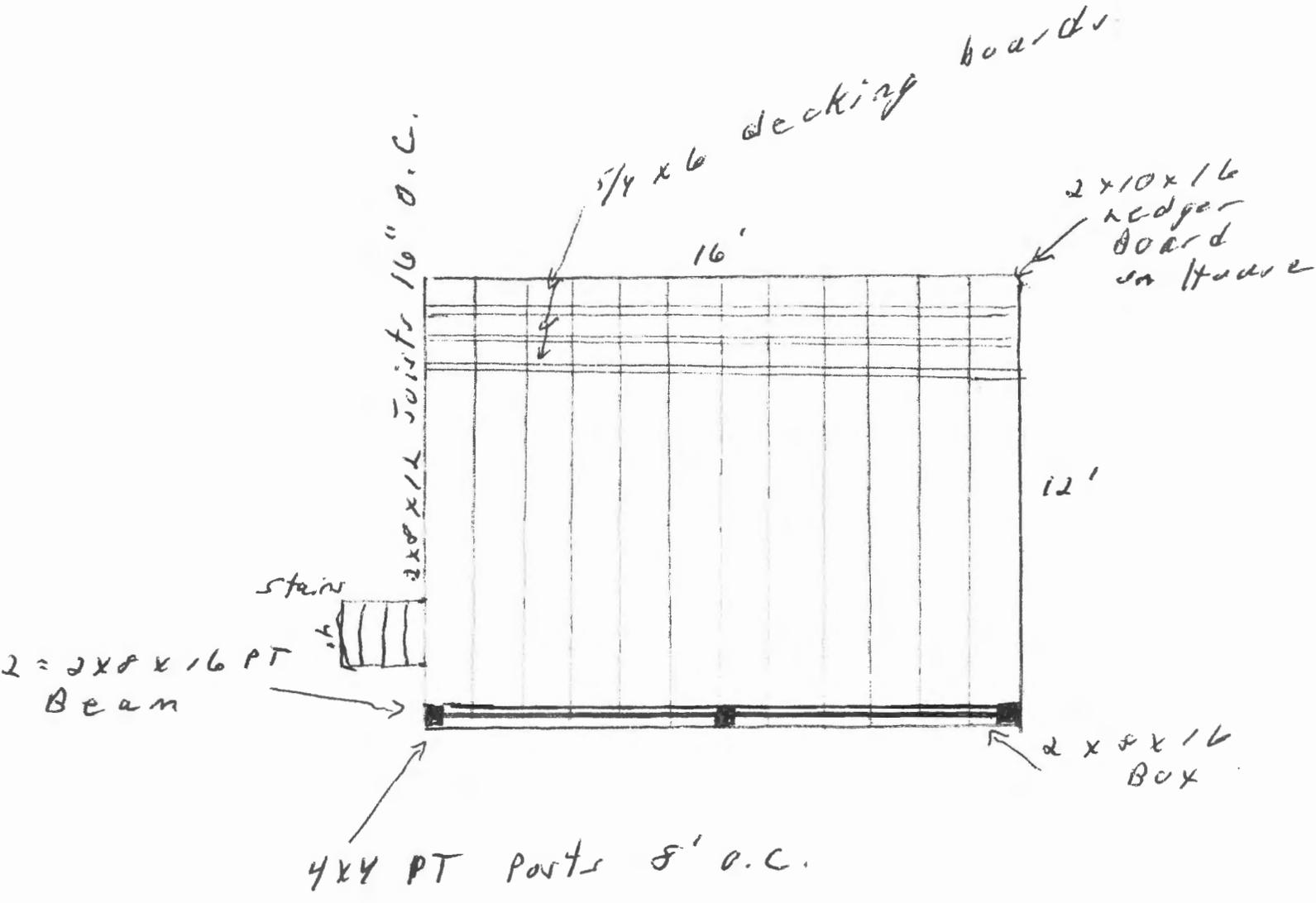
Referance ID:	7214	Fee Type:	BP-Constr
Receipt Number:	0	Payment Date:	
Transaction Amount:	30.00	Charge Amount:	30.00
Job ID: Job ID: 2012-07-4437-ALTR - new 12' x 16' deck			
Additional Comments: Zachary D. Charles, 58 Gertrude			

Thank You for your Payment!

Foundation System

4' x 6" Concrete posts 8'0" outside to center





Joists attached to House hedger
 with 2x8 Joist hangers & screws.
 Joists on top of double 2x8x16 beam
 and attached to outside 2x8x16 box.