

City of Portland, Maine - Building or Use Permit Application 389 Congress Street, 04101, Tel: (207) 874-8703, FAX: 874-8716

Location of Construction: Veterans St/Spruce Sts Peaks Isl.		Owner: Ashmore, Ralph	Phone: 772-6992	Permit No: 950662
Contractor Name: John Kiely		Leasee/Buyer's Name:	Business Name:	PERMIT ISSUED Permit Issued: JUN 28 1995 CITY OF PORTLAND
Past Use: 1-fam		Proposed Use: Same w/addition	COST OF WORK: \$ 19,900.00	
Proposed Project Description: Construct Addition (20 x 13) (Second Story)		FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: <i>A2 Type 505</i> <i>DOCA 93</i>	Zone: <i>CB-2</i> CBL: 085-G-001/2
Permit Taken By: Marc Gresik		Date Applied For: 22 June 1995		Zoning Approval: <i>OK</i> 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 <input type="checkbox"/> mc <input type="checkbox"/> mnc <input type="checkbox"/> mm <input type="checkbox"/>

- This permit application doesn't 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.

Call Ralph 772-6992

PERMIT ISSUED WITH LETTERS

PERMIT ISSUED WITH REQUIREMENTS

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 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 provisions of the code(s) applicable to such permit.

R. Ashmore
SIGNATURE OF APPLICANT: Ralph Ashmore ADDRESS: DATE: 22 June 1995 PHONE: 772-6992

RESPONSIBLE PERSON IN CHARGE OF WORK: TITLE: PHONE:

Historic Preservation:
 Not in District or Landmark
 Does Not Require Review
 Requires Review

Action:
 Approved
 Approved with Conditions
 Denied

Date: *6/23/95*

CEO DISTRICT: *6*

A. Poirer

White-Permit Desk Green-Assessor's Canary-D.P.W. Pink-Public File Ivory-Card-Inspector

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Location of Construction: Veteran St - Peaks Island		Owner: Jane Rastallis	none:	Permit No: 950480
Owner Address: Keith Ln - Sutton, MA 01527		Lease/Buyer's Name:	Phone:	Business Name:
Contractor Name: Fred Carlson		Address: 35 Pleasant St - Newbury, NH		Phone: 03255 (603 763-4605)
Past Use: 1-fam dwig	Proposed Use: 1-fam w new roof	COST OF WORK: \$ 7500	PERMIT FEE: \$ 60	<div style="border: 2px solid black; padding: 5px; text-align: center;"> PERMIT ISSUED MAY 19 1995 CITY OF PORTLAND </div>
Proposed Project Description: construct new roof		FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: A, 3 Type: S 10-493 Signature: [Signature]	
Permit Taken By: I. Chase		Date Applied For: 5/12/95		Zoning: CBL: PSE TR-2 Zoning Approval: [Signature] 5/17/95 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 major <input type="checkbox"/> minor <input type="checkbox"/> mmf

1. This permit application doesn't preclude the Applicant(s) from meeting applicable State and Federal rules.
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PERMIT ISSUED WITH LETTER

CERTIFICATION

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SIGNATURE OF APPLICANT: Fred Carlson ADDRESS: 5/12/95 DATE: 5/12/95 PHONE: _____
 RESPONSIBLE PERSON IN CHARGE OF WORK: _____ TITLE: _____ PHONE: _____

Action:

Approved
 Approved with Conditions
 Denied

Date: 5/15/95

CEC DISTRICT 6

A-Thur Rowe

White - Permit Desk Green - Assessor's Office Canary - D.P.W. Pink - Public File Ivory Card - Inspector

file
Inspection Services
T. Samuel Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

August 30, 1995

Mr. Michael Carr
131 New Island Avenue
Peaks Island, ME 04108

RE: 85-G-1 & 2
Veterans St/Spruce St.
Peaks Island

Dear Mr. Carr,

This letter is in response to your faxes dated July 19, 1995 and August 29, 1995. As explained to you previously, my zoning determination was based entirely on the present Land Use Code. According to that code, the definition of "building height", as outlined in Section 14-47, states that "the vertical measurement from grade to a level midway between the level of the eaves and the highest point of pitched roofs... For this purpose, the level of the eaves shall be taken to mean the highest level where the plane of the roof intersects the plane of the outside wall on a side containing the eaves." It is reasonable to use an "average" grade if there is a grade level difference. The proposed plan meets the requirements of the Land Use Code.

The definition of grade you refer to is from an entirely different code, The BOCA Building Code. It is not usually appropriate to pick and choose definitions from different codes when enforcing a specific ordinance. It is more appropriate to use the definitions of the specific ordinance that is being used.

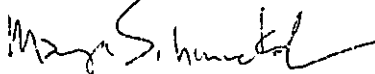
You also stated that the owner did not state the type of roof on the proposed structure. It was not necessary as the type was shown on the plans.

Our office has addressed the problem of on site debris and it has been removed. However, our Code Enforcement Officer will be inspecting on a regular basis to stay on top of this problem.

In response to your inquiry regarding building permits, they are valid for as long as work is progressing. Should work cease for more than six months, the permit becomes invalid unless a time extension is filed. It is my understanding that work at referenced site is on going.

To answer your question about building codes, Mr. Sam Zoffses reviewed and approved the submitted plans as meeting the 1993 BOCA Building Code. Our Code Enforcement Officer, Arthur Rowe, will be on site to ensure that work is being done as per approved plans.

Sincerely,



Marge Schmuckal
Zoning Administrator

cc: Joseph Gray, Dir, PUD
P. Samuel Hoffses, C, Insp Svcs
Arthur Rowe, CEO