

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND PERMIT ISSUED

Please Read
Application And
Notes, If Any,
Attached

BUILDING PERMIT

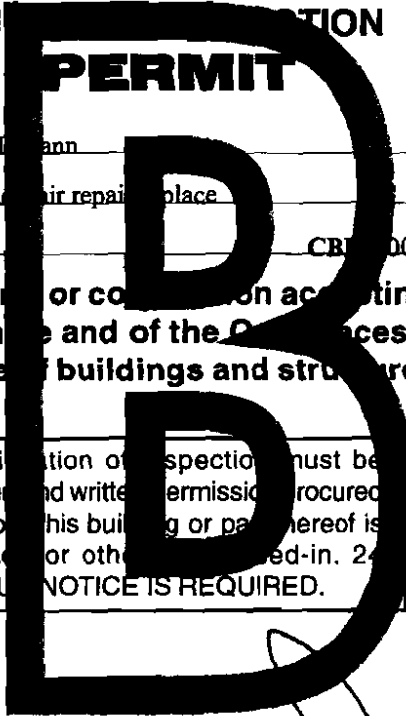
Permit Number: 000909

This is to certify that MCMANN HARRY I / Harry M. Mann _____

has permission to amend permit#100235 to include air repair place _____
City of Portland

AT 76 MORNING ST _____ CB# 003 D007001 _____

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 lathed or otherwise finished-in. 24 HOURS 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. CAPT. R. [Signature]
Health Dept. _____
Appeal Board _____
Other _____
Department Name

[Signature] 8/30/10
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: 10-0909	Issue Date:	CBL: 003 D007001
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Location of Construction: 76 MORNING ST	Owner Name: MCMANN HARRY J	Owner Address: 76 MORNING ST	Phone:
Business Name:	Contractor Name: Harry McMann	Contractor Address: 6 Earstern Promenade Portland	Phone: 2077496688
Lessee/Buyer's Name	Phone:	Permit Type: Amendment to Duplex	Zone: R-6

Past Use: 2 unit	Proposed Use: 2 unit - amend permit#100235 to include stair repair replace	Permit Fee: \$120.00	Cost of Work: \$10,000.00	CEO District: 1
		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied * See Conditions	INSPECTION: Use Group: R3 Type: SB IRC-2003	

Proposed Project Description: amend permit#100235 to include stair repair replace	Signature: <i>(KC)</i>	Signature: <i>JMB 8/30/10</i>
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: ldobson	Date Applied For: 07/28/2010	Zoning Approval	
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<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building permits do not include plumbing, septic or electrical work.</p> <p>3. 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..</p>	<p>Special Zone or Reviews</p> <p><input type="checkbox"/> Shoreland</p> <p><input type="checkbox"/> Wetland</p> <p><input type="checkbox"/> Flood Zone</p> <p><input type="checkbox"/> Subdivision</p> <p><input type="checkbox"/> Site Plan</p> <p>Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/></p> <p>Date: <i>JMB 8/30/10</i></p>	<p>Zoning Appeal</p> <p><input type="checkbox"/> Variance</p> <p><input type="checkbox"/> Miscellaneous</p> <p><input type="checkbox"/> Conditional Use</p> <p><input type="checkbox"/> Interpretation</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Denied</p> <p>Date:</p>	<p>Historic Preservation</p> <p><input checked="" type="checkbox"/> Not in District or Landmark</p> <p><input type="checkbox"/> Does Not Require Review</p> <p><input type="checkbox"/> Requires Review</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Approved w/Conditions</p> <p><input type="checkbox"/> Denied</p> <p>Date: <i>JMB</i></p>
	<p><i>Previously approved #10-0235</i></p>		

PERMIT ISSUED

AUG 30

City of Portland

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 _____



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>76 MORNING ST.</u>		
Total Square Footage of Proposed Structure/Area	Square Footage of Lot	Number of Stories <u>3</u>
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>003 000 7001</u>	Applicant *must be owner, Lessee or Buyer* Name <u>HARRY McMANN</u> Address City, State & Zip	Telephone: <u>749-6688</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>10,000.-</u> C of O Fee: \$ _____ Total Fee: \$ <u>120</u>
Current legal use (i.e. single family) <u>2-Family</u> Number of Residential Units _____ If vacant, what was the previous use? _____ Proposed Specific use: _____ Is property part of a subdivision? _____ If yes, please name _____ Project description: _____		
RECEIVED		
<u>Amend Permit #100235</u> <u>MAIL</u> <u>JUL 28 2010</u>		
Contractor's name: <u>HARRY McMANN</u>		
Address: <u>6 Eastern Promenade</u> Dept. of Building Inspections City, State & Zip: <u>Portland Me 04101</u> City of Portland Maine Telephone: _____		
Who should we contact when the permit is ready: <u>HARRY McMANN</u> Telephone: <u>749-6688</u>		
Mailing address: <u>same</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.

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: 7-20-10

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



CITY OF PORTLAND, MAINE
Department of Building Inspections

Original Receipt

7.28 2010

Received from Murray McManis

Location of Work 76 Morrigan St

Cost of Construction \$ _____ Building Fee: _____

Permit Fee \$ _____ Site Fee: _____

Certificate of Occupancy Fee: _____

Total: 120

Building (I1) _____ Plumbing (I5) _____ Electrical (I2) _____ Site Plan (U2) _____

Other _____

CBL: 307

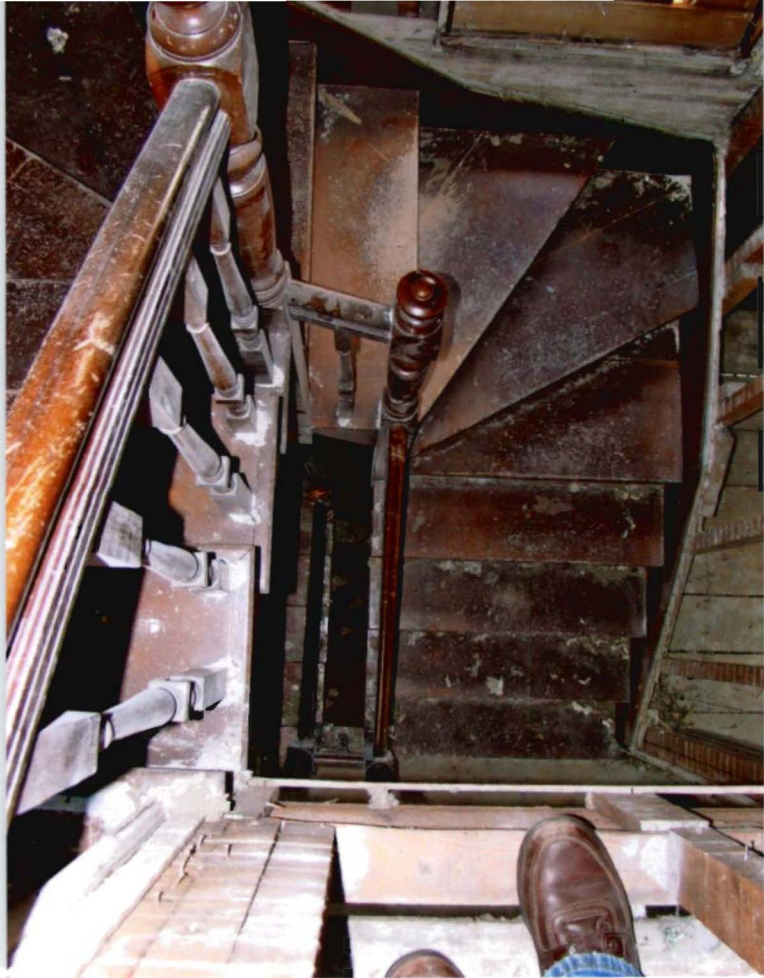
Check #: CC Total Collected \$ 120

**No work is to be started until permit issued.
Please keep original receipt for your records.**

Taken by: [Signature]

WHITE - Applicant's Copy
YELLOW - Office Copy
PINK - Permit Copy





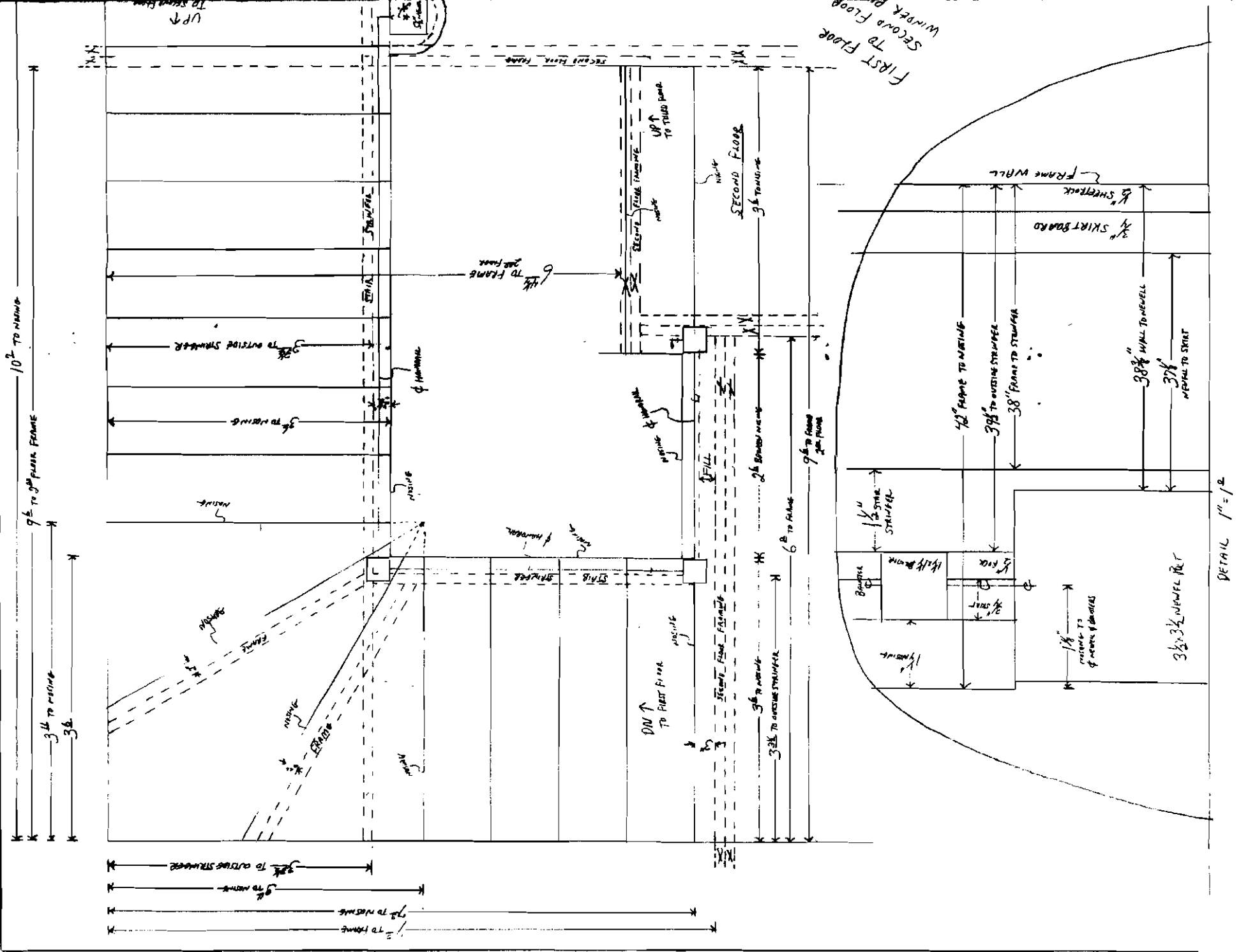












FIRST FLOOR
SECOND FLOOR
WINDOW

10" TO WINDOW

9 1/2" TO 9th FLOOR FRAME

3 1/4" TO WINDOW
3 3/8"

1/2" TO FRAME
9" TO WINDOW
3 3/8" TO WINDOW
3 3/8" TO OUTSIDE STAIRWELL

6 1/4" TO FRAME
TO 2nd FLOOR

3 3/8" TO WINDOW
3 3/8" TO OUTSIDE STAIRWELL

9 1/2" TO WINDOW
SECOND FLOOR

6" TO FRAME
2nd FLOOR

4 1/2" FRAME TO WINDOW
3 3/8" TO OUTSIDE STAIRWELL
3 3/8" FRAME TO STAIRWELL

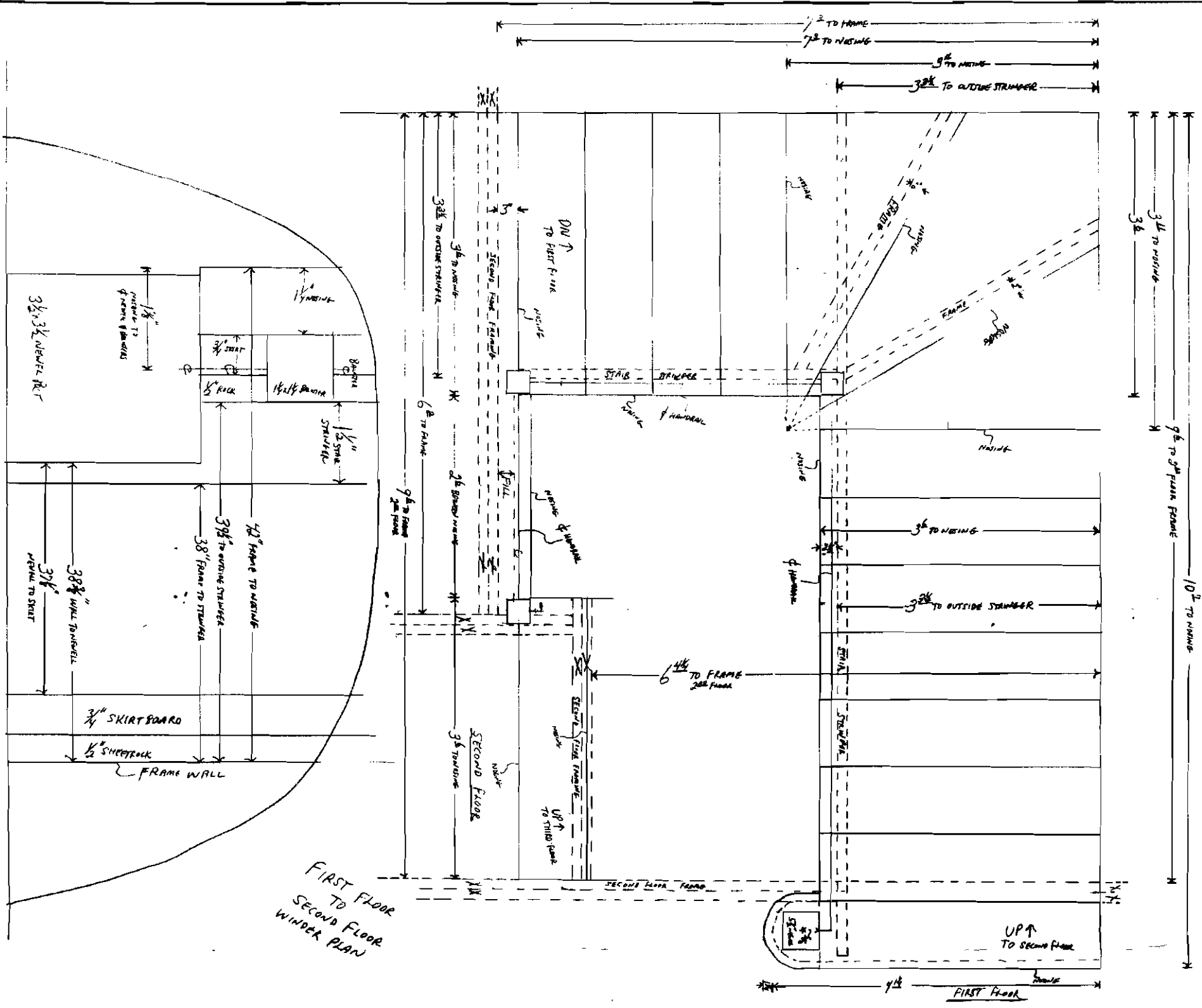
1 1/8" INSIDE TO
OF WINDOW GLASS

3 3/8" WALL TO NEWELL
NEWELL TO SKIRT

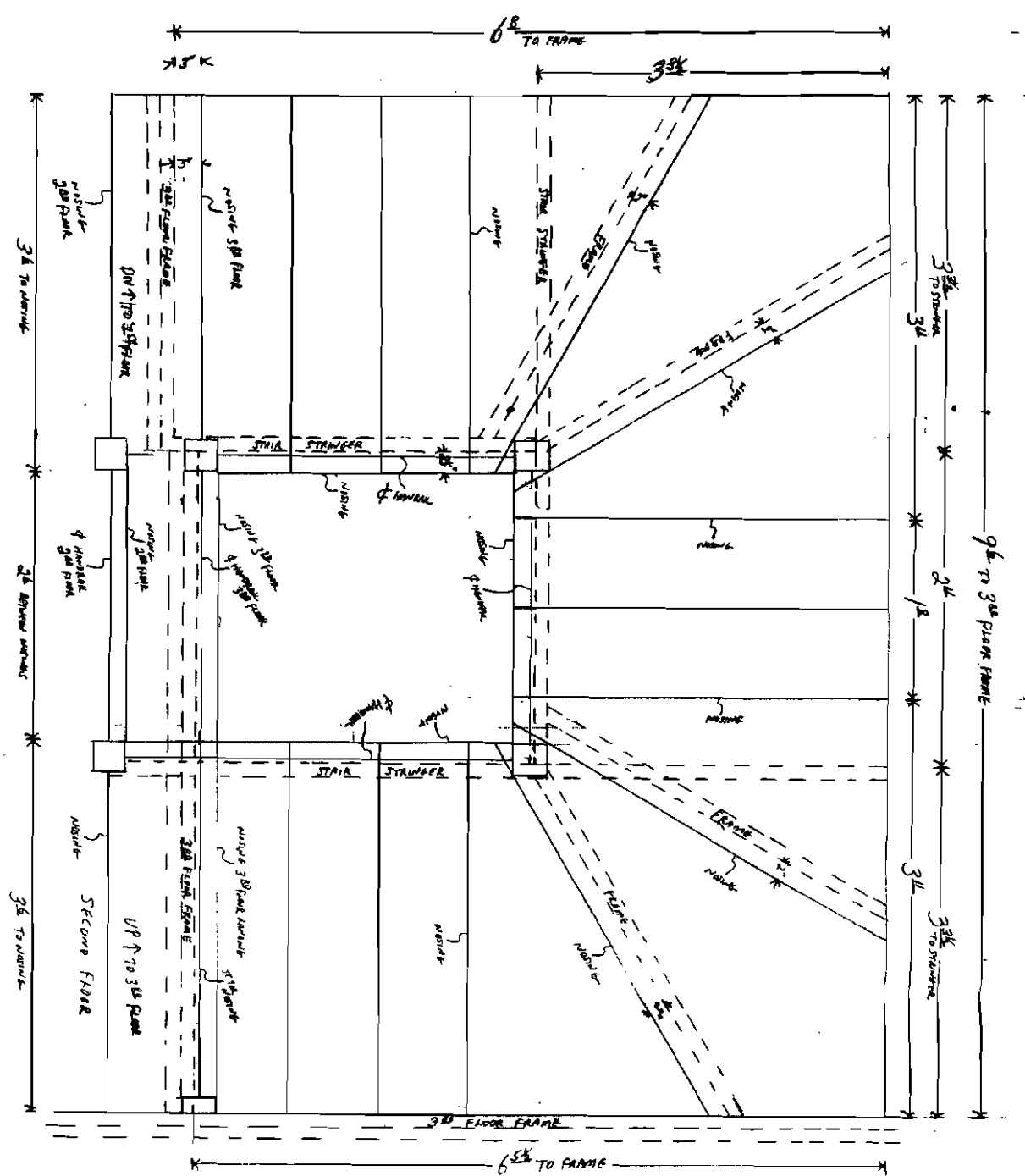
3 1/2" NEWELL RET

DETAIL 1" = 1/2"

DETAIL 1" = 1/2"



FIRST FLOOR TO SECOND FLOOR WINDOW PLAN

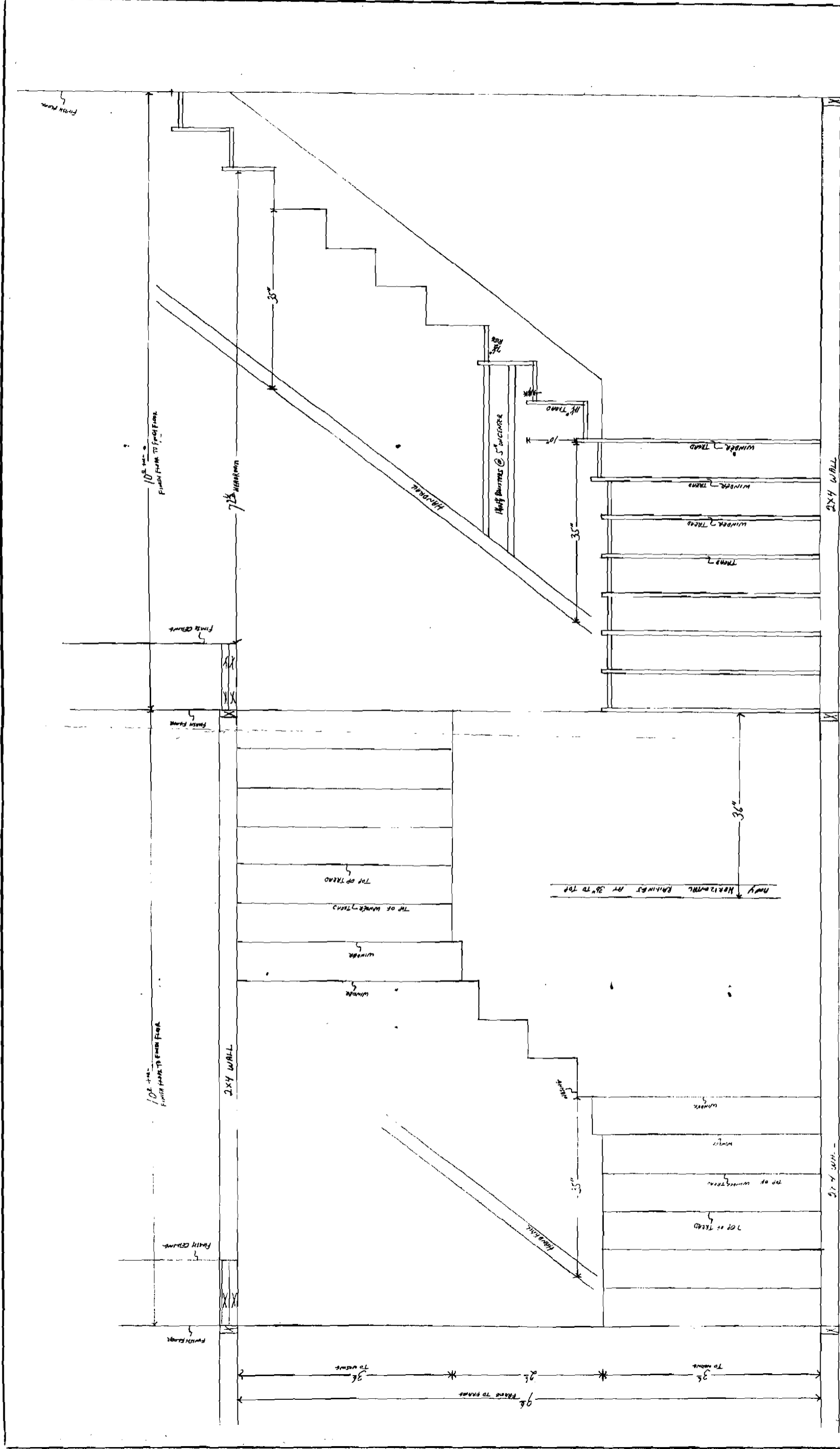


SECOND FLOOR TO THIRD FLOOR WINDOW PLAN

SCALE: 1/8" = 1/2"

76 MARQUETTE STREET, BRANSON, MISSOURI	
DATE: 1/2/20	PROJECT NO: 1000
SCALE: 1/8" = 1/2"	DESIGNER: [Signature]
CLIENT: [Name]	ARCHITECT: [Name]

76 ORANGE STREET, PORTLAND	
DESIGNED BY	W. B. E.
APPROVED BY	
DATE	
PREPARED BY	



PLAN FOR STACKED WINDOWS

SCALE: 1/8" = 1'-0"

TRIMS - 10" WIDE TO MATCH
 SILLS - 1 1/2" HIGH
 RISERS @ 7/8" + 1/4"

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Lessee/Buyer's Name	Phone:	Permit Type: Amendment to Duplex	

Proposed Use: 2 unit - amend permit#100235 to include stair repair replace	Proposed Project Description: amend permit#100235 to include stair repair replace
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Jeanine Bourke **Approval Date:** 08/30/2010
Note: **Ok to Issue:**

- 1) All previous conditions apply

Dept: Building **Status:** Approved with Conditions **Reviewer:** Jeanine Bourke **Approval Date:** 08/30/2010
Note: **Ok to Issue:**

- 1) All previous conditions apply
- 2) All penetrations between dwelling units and dwelling units and common areas shall be protected with approved firestop materials per Sec. R317.3.1.2 of the IRC
- 3) This permit is approved under IBC Sec. 3403.4, Existing Structures, which allows the alteration or replacement of existing stairs to not meet new construction dimensions when the space is restricted. Guardrails and handrails must comply with new codes to the fullest extent possible

Dept: Fire **Status:** Approved with Conditions **Reviewer:** Capt Keith Gautreau **Approval Date:** 08/04/2010
Note: **Ok to Issue:**

- 1) Stairs, handrails, and guards shall meet building code.
- 2) All construction shall comply with NFPA 1 and 101.

Comments:

7/16/2010-jmb: Did preliminary review of plans with the contractors, owner applied on on 7/28

PERMIT ISSUED

AUG 30 2010

City of Portland