

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read
Application And
Notes, If Any,
Attached

BUILDING INSPECTION PERMIT

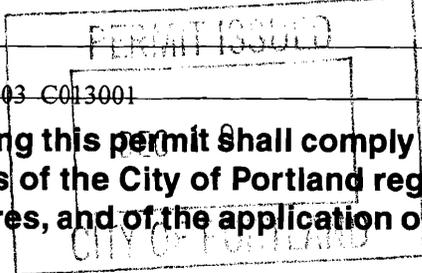
Permit Number: 071446

This is to certify that GILES RALPH W E & KATHLEEN C ITS /Sunset Ridge Construct

has permission to Replace existing deck - with closed c

AT 37 MORNING ST L 003 C013001

provided that the person or persons firm or person 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.

ification of inspection must be given and when permission procured before this building or part thereof is closed or service closed-in 4
OUR NOTICE REQUIRED.

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

OTHER REQUIRED APPROVALS

Fire Dept. Greg Cass

Health Dept. _____

Appeal Board _____

Other _____
Department Name

12/10/02 Platy J M
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: 07-1446	Issue Date: 12/10/07	CBL: 003 C013001
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Location of Construction: 37 MORNING ST	Owner Name: GILES RALPH W E & KATHLEE	Owner Address: 1400 LOWELL RD	Phone:
Business Name:	Contractor Name: Sunset Ridge Construction	Contractor Address: PO Box 583 Oxford	Phone: 2076719557
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Multi Family	Zone: R-6

Past Use: 3 unit Residential	Proposed Use: 3 unit Residential - Replace existing deck - with enclosed deck	Permit Fee: \$200.00	Cost of Work: \$17,250.00	CEO District: 1
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Proposed Project Description: Replace existing deck - with enclosed deck	FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R-2 Type: 5B
	Signature: <i>Loeg Carr</i>	Signature:
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)		
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied		
Signature: _____ Date: _____		

legal use: 3 residential dwelling units

See Construction

Permit Taken By: Idobson	Date Applied For: 11/19/2007	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 align="center">Special Zone or Reviews</p> <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"/> <input type="checkbox"/> Denied Date: <i>11/29/07</i>	<p align="center">Zoning Appeal</p> <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: _____	<p align="center">Historic Preservation</p> <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: _____
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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

Permit No: 07-1446	Date Applied For: 11/19/2007	CBL: 003 C013001
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Location of Construction: 3, MORNING ST	Owner Name: GILES RALPH W E & KATHLEE	Owner Address: 1400 LOWELL RD	Phone:
Business Name:	Contractor Name: Sunset Ridge Construction	Contractor Address: PO Box 583 Oxford	Phone (207) 671-9557
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Multi Family	

Proposed Use: 3 unit Residential - Replace existing deck - with enclosed deck	Proposed Project Description: Replace existing deck - with enclosed deck
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Dept: Zoning	Status: Approved with Conditions	Reviewer: Marge Schmuckal	Approval Date: 11/29/2007
Note:			Ok to Issue: <input checked="" type="checkbox"/>
<ol style="list-style-type: none"> 1) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work. The existing footprint shall not be increased during construction. 2) Your present structure is legally nonconforming as to setbacks. If you are to demolish this structure on your own volition, you will only have one (1) year to replace it in the same footprint (no expansions), with the same height, and same use. Any changes to any of the above shall require that this structure meet the current zoning standards. The one (1) year starts at the time of removal. It shall be the owner's responsibility to contact the Code Enforcement Officer and notify them of that specific date. 3) This property shall remain a three (3) family dwelling. Any change of use shall require a separate permit application for review and approval. 4) 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. 			

Dept: Building	Status: Approved with Conditions	Reviewer: Chris Hanson	Approval Date: 12/10/2007
Note: Needs to add sonotube under center post or replace lowest carrying beam to eng lvl or simalar Contractor agreed to put in lvl CSH 12/10/07			Ok to Issue: <input checked="" type="checkbox"/>
<ol style="list-style-type: none"> 1) Open risers are permitted, provided that the opening between treads does not permit the passage of a 4" diameter sphere. 2) Frost protection must be installed per the enclosed detail as discussed w/owner/contractor. 3) As discussed during the review process, ballusters must be spaced with less than a 4" opening between each. 4) 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. 5) Fastener schedule per the IRC 2003 6) The design load spec sheets for any engineered beam(s) must be submitted to this office. 7) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans. 			

Dept: Fire	Status: Approved with Conditions	Reviewer: Capt Greg Cass	Approval Date: 11/29/2007
Note:			Ok to Issue: <input checked="" type="checkbox"/>
<ol style="list-style-type: none"> 1) All construction shall comply with NFPA 101 2) The entire structure shall comply with NFPA 101 "Existing Apartments" Compliance shall be insured prior to the issuance of a Certificate of Occupancy. 			

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Business Name:	Contractor Name: Sunset Ridge Construction	Contractor Address: PO Box 583 Oxford	Phone (207) 671-9557
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Multi Family	



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>37 MORNING ST PORTLAND ME</u>		
Total Square Footage of Proposed Structure/Area		Square Footage of Lot
Tax Assessor's Chart, Block & Lot Chart# Block# Lot#	Applicant * <u>must be owner, Lessee or Buyer</u> * Name <u>Ralph Gihes</u> Address <u>1400 howell rd</u> City, State & Zip <u>CONCORD MA 01742</u>	Telephone:
<u>3</u> <u>C</u> <u>13</u>		
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name <u>Ralph Gihes</u> Address <u>1400 howell rd</u> City, State & Zip <u>CONCORD, MA 01742</u>	Cost Of Work: \$ <u>17,250</u> C of O Fee: \$ _____ Total Fee: \$ <u>17,250⁰⁰</u> <u>200</u>
Current legal use (i.e. single family) <u>3 FAMILY</u> If vacant, what was the previous use? _____ Proposed Specific use: _____ Is property part of a subdivision? _____ If yes, please name _____ Project description: <u>REPLACING AN EXISTING DECK - OPEN DECK TO CLOSE DECK</u>		
Contractor's name: <u>SUNSET RIDGE CONSTRUCTION</u>		
Address: <u>PO BOX 583 - 14 DIXIE DR.</u>		514-3280
City, State & Zip <u>OXFORD, ME 04270</u>		Telephone: <u>538-9104</u>
Who should we contact when the permit is ready: <u>MARC LABONTE</u>		Telephone: <u>621-9557</u>
Mailing address: <u>PO BOX 583</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.

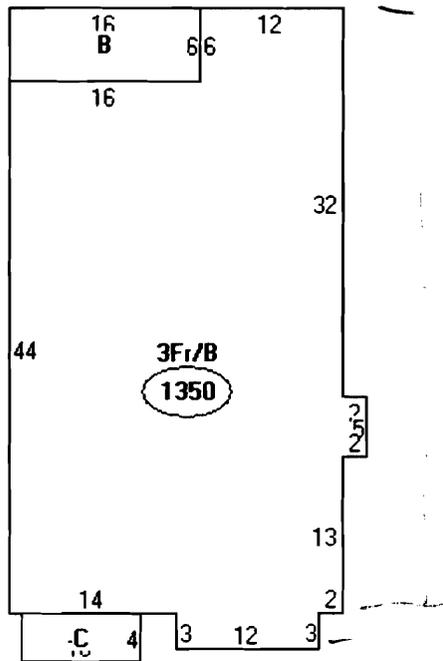
Signature:

Date:

11-19-07

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

NOV 15



Descriptor/Area

A: 3Fr/B
1350 sqft
B: 3sOP
96 sqft
C: OFP
40 sqft

Handwritten calculations:

$$\begin{array}{r} 13 \\ 5 \\ \hline 50' \\ - 3' \text{ front bay} \\ \hline 53' \end{array}$$



REAL ESTATE ASSESSMENT RECORD — CITY OF PORTLAND, MAINE

CURR. DESC.	LAND NOS.	STREET	BLDG. NO.	CARD NO.	DEVELOPMENT NO.	AREA	DIST.	ZONE	CHART	BLOCK	LOT	CURR. DESC.
	35-37	Morning		OF			5		3	C	13	

TAXPAYER ADDRESS AND DESCRIPTION

MILLETT FRED A
37 MORNING ST
PORTLAND MAINE

REAL ESTATE-PORTLAND ME ASSESSORS
PLANS ON FILE IN ASSESSORS OFFICE
CITY HALL PLAN 3-C-13 MORNING ST
#35-37 AREA 4000 SQ FT

RECORD OF TAXPAYER	YEAR	BOOK	PAGE	PROPERTY FACTORS	
				TOPOGRAPHY	IMPROVEMENTS
				LEVEL	✓
				HIGH	
				LOW	
				ROLLING	
				SWAMPY	
				STREET	
				PAVED	✓
				SEMI-IMPROVED	
				DIRT	
				SIDEWALK	✓
				TILLABLE	
				PASTURE	
				WOODED	
				WASTE	

LAND VALUE COMPUTATIONS AND SUMMARY						
FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR	FRONT FT. PRICE	YEAR 1951	19
40	100	25 ⁰⁰	100	25 ⁰⁰	1000	
TOTAL VALUE LAND					1000	
TOTAL VALUE BUILDINGS					5770	
TOTAL VALUE LAND AND BUILDINGS					6770	
SQ. FT. TO-FROM CH.			BLK.	LOT		
SQ. FT. TO-FROM CH.			BLK.	LOT		

LAND VALUE COMPUTATIONS AND SUMMARY						
FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR	FRONT FT. PRICE	19	19
TOTAL VALUE LAND						
TOTAL VALUE BUILDINGS						
TOTAL VALUE LAND AND BUILDINGS						
SQ. FT. TO-FROM CH.			ELK.	LOT		
SQ. FT. TO-FROM CH.			BLK.	LOT		

ASSESSMENT RECORD			INCREASE	DECREASE
1950	LAND	725		
	BLDGS.	3550		
	TOTAL	4275		
1951	LAND ✓	600		
	BLDGS. ✓	3450		
	TOTAL ✓	4050		
1952	LAND			
	BLDGS.			
	TOTAL			
1953	LAND			
	BLDGS.			
	TOTAL			
1954	LAND			
	BLDGS.			
	TOTAL			
1955	LAND			
	BLDGS.			
	TOTAL			
1956	LAND			
	BLDGS.			
	TOTAL			
1957	LAND			
	BLDGS.			
	TOTAL			
1958	LAND			
	BLDGS.			
	TOTAL			
1959	LAND			
	BLDGS.			
	TOTAL			
1960	LAND			
	BLDGS.			
	TOTAL			

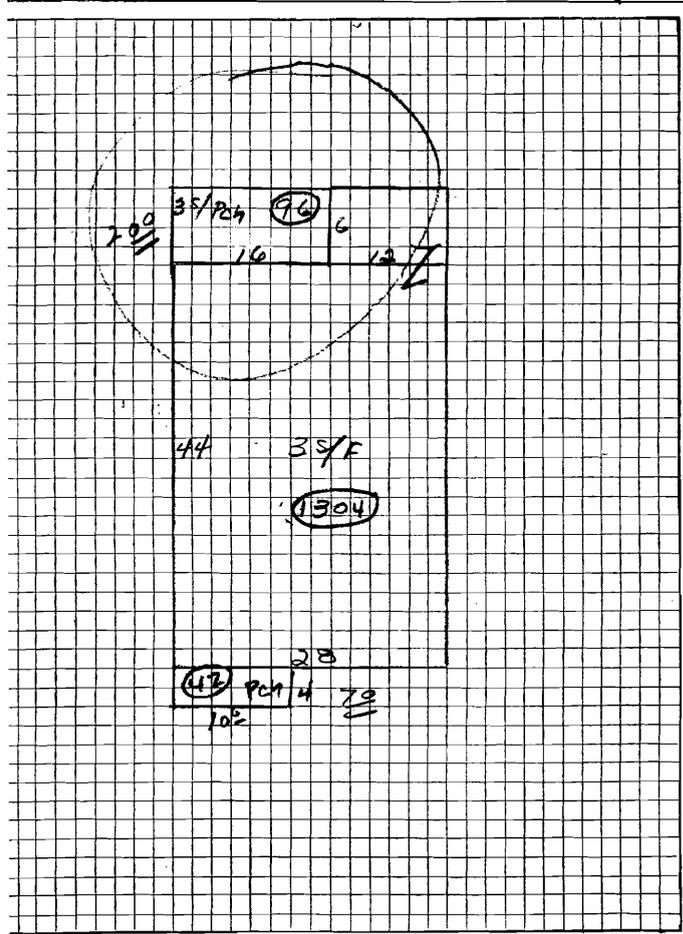
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FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR	FRONT FT. PRICE	19	19
TOTAL VALUE LAND						
TOTAL VALUE BUILDINGS						
TOTAL VALUE LAND AND BUILDINGS						
SQ. FT. TO-FROM CH.			BLK.	LOT		
SQ. FT. TO-FROM CH.			BLK.	LOT		

LAND VALUE COMPUTATIONS AND SUMMARY						
FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR	FRONT FT. PRICE	19	19
TOTAL VALUE LAND						
TOTAL VALUE BUILDINGS						
TOTAL VALUE LAND AND BUILDINGS						
SQ. FT. TO-FROM CH.			BLK.	LOT		
SQ. FT. TO-FROM CH.			BLK.	LOT		

YEAR	ORIG. COST	RENTAL	1060
YEAR	SALE PRICE	EXPENSE	
YEAR	U. S. R. S.	NET	

YEAR 1960
 REVIEW *OK*
 2 O. H. DOUGLASS IN GAC

YEAR 19
*Pre-1957 check
 show the
 3 story
 porch*



FOUNDATION		FLOOR CONST.		PLUMBING	
CONCRETE		WOOD JOIST		BATHROOM	3 ✓
CONCRETE BLOCK		STEEL JOIST		TOILET ROOM	
BRICK OR STONE	✓	MILL TYPE		WATER CLOSET	
PIERS		REIN. CONCRETE		LAVATORY	
CELLAR AREA FULL	✓	FLOOR FINISH		KITCHEN SINK	3 ✓
1/4 1/2 3/4		B	1 2 3	STD. WAT. HEAT	2 ✓
NO. CELLAR		CEMENT	✓	AUTO. WAT. HEAT	✓
EXTERIOR WALLS		EARTH		ELECT. WAT. SYST.	✓
CLAPBOARDS	✓	PINE	✓✓✓	LAUNDRY TUBS	
WIDE SIDING		HARDWOOD	✓✓✓	NO PLUMBING	
DROP SIDING		TERRAZZO		TILING	
NO SHEATHING		TILE		BATH FL. & WCOT.	
WOOD SHINGLES		ATTIC FLR. & STAIRS		TOILET FL. & WCOT.	
ASBES. SHINGLES		INTERIOR FINISH		LIGHTING	
STUCCO ON FRAME		B	1 2 3	ELECTRIC	
STUCCO ON TILE		PINE	✓✓✓	NO LIGHTING	
BRICK VENEER		HARDWOOD	✓✓✓	NO. OF ROOMS	
BRICK ON TILE		PLASTER	✓✓✓	BSMT.	2ND 5
SOLID BRICK		UNFINISHED		1ST 5	3RD 5
STONE VENEER		METAL CLG.		OCCUPANCY	
CONC. OR CIND. BL.		RECREAT. ROOM		SINGLE FAMILY	
ASPH. 1.0	✓	FINISHED ATTIC		TWO FAMILY	
TERRA COTTA		FIREPLACE		APARTMENT	3 ✓
VITROLITE		HEATING		STORE	
PLATE GLASS		PIPELESS FURNACE		THEATRE	
INSULATION		HOT AIR FURNACE		HOTEL	
WEATHERSTRIP		FORCED AIR FURN.		OFFICES	
ROOFING		STEAM	✓	WAREHOUSE	
ASPH. SHINGLES		HOT WAT. OR VAPOR		COMM. GARAGE	
WOOD SHINGLES		NO HEATING		GAS STATION	
ASBES. SHINGLES		ECONOMIC CLASS		OVER BUILT	
SLATE TILE		UNDER BUILT		UNDER BUILT	
METAL		GAS BURNER		DT 6-2-50	AR. CB
COMPOSITION	✓	OIL BURNER	✓	LD. 50	PD. CB
ROLL ROOFING		STOKER		MS.	CK.
INSULATION		SUMMARY OF BUILDINGS			

1st. 30 - OWNER - Est.
 2nd. 28 - HEAT + WATER FURN.
 3rd. 30 - " " "
 88x12 = 1056

COMPUTATIONS		UNIT	1951
1304	S. F.	10520	
	S. F.		
ADDITIONS	+ 270		
1 3/4 BAY	+ 190		
BASEMENT			
WALLS			
ROOF			
FLOORS			
ATTIC			
FINISH			
FIREPLACE			
HEATING	+ 320		
PLUMBING	—		
TILING			
TOTAL	11300		
FACT. 410	1050		
REP. VAL.	12350		

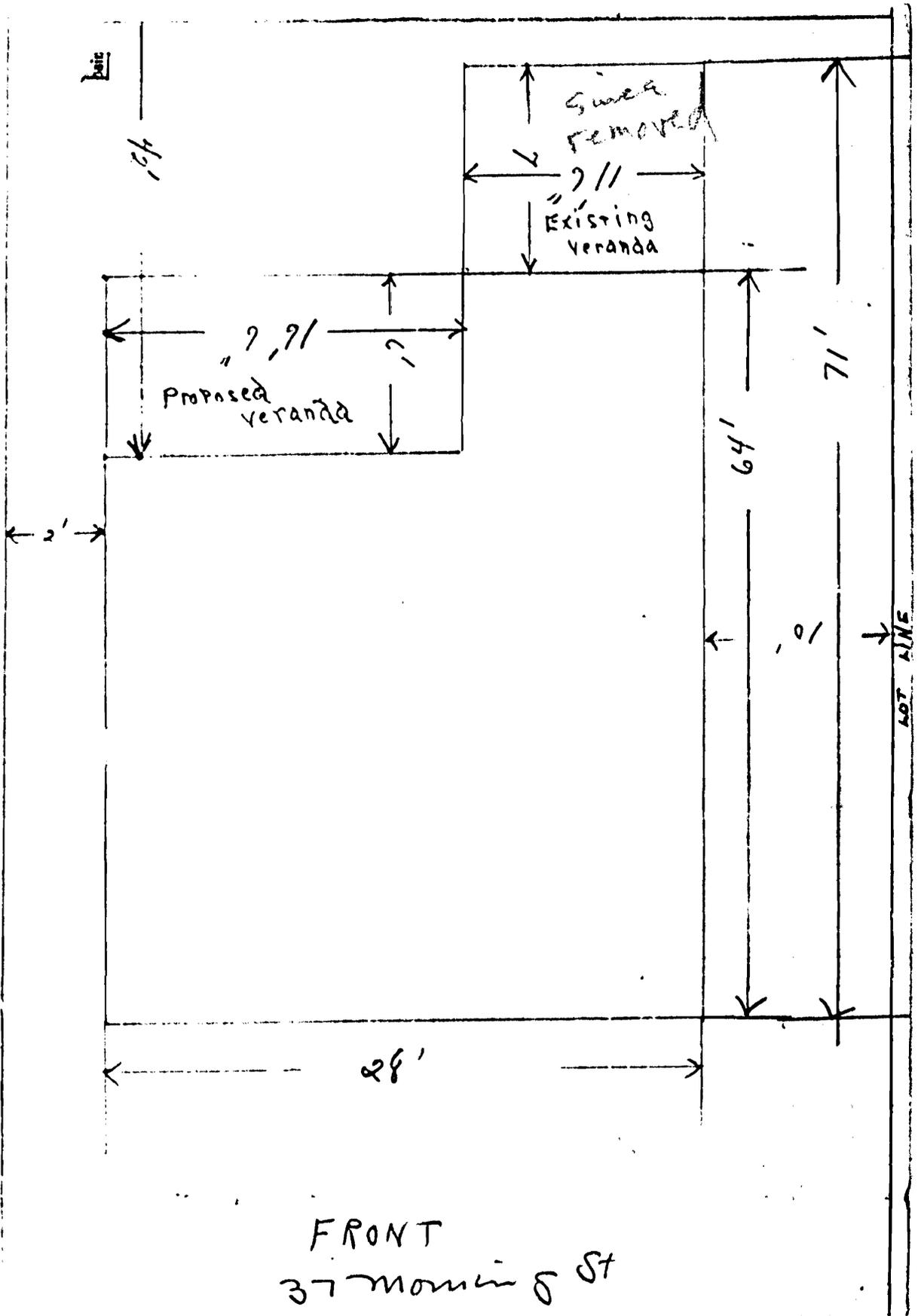
OCC'Y	TYPE	GR.	AGE	REMOD.	COND.	REP. VAL.	P. D.	PHY. VAL.	F. D.	SOUND VAL.	TAX VAL.
Apt.	A 3 1/2 FR	C	56		F	12350	50%	6180	10%	5560	3325
GAR	B 2C/FR 18X18	C	16		F	430	50%	210	-E	210	125
C											
D											
E											
F											
G											

YEAR	1951	1951 TOTAL BLDGS.	
TAX VAL.	5475	19	19
OLD VAL.		19	19
CHANGE		19	19

57703450

F

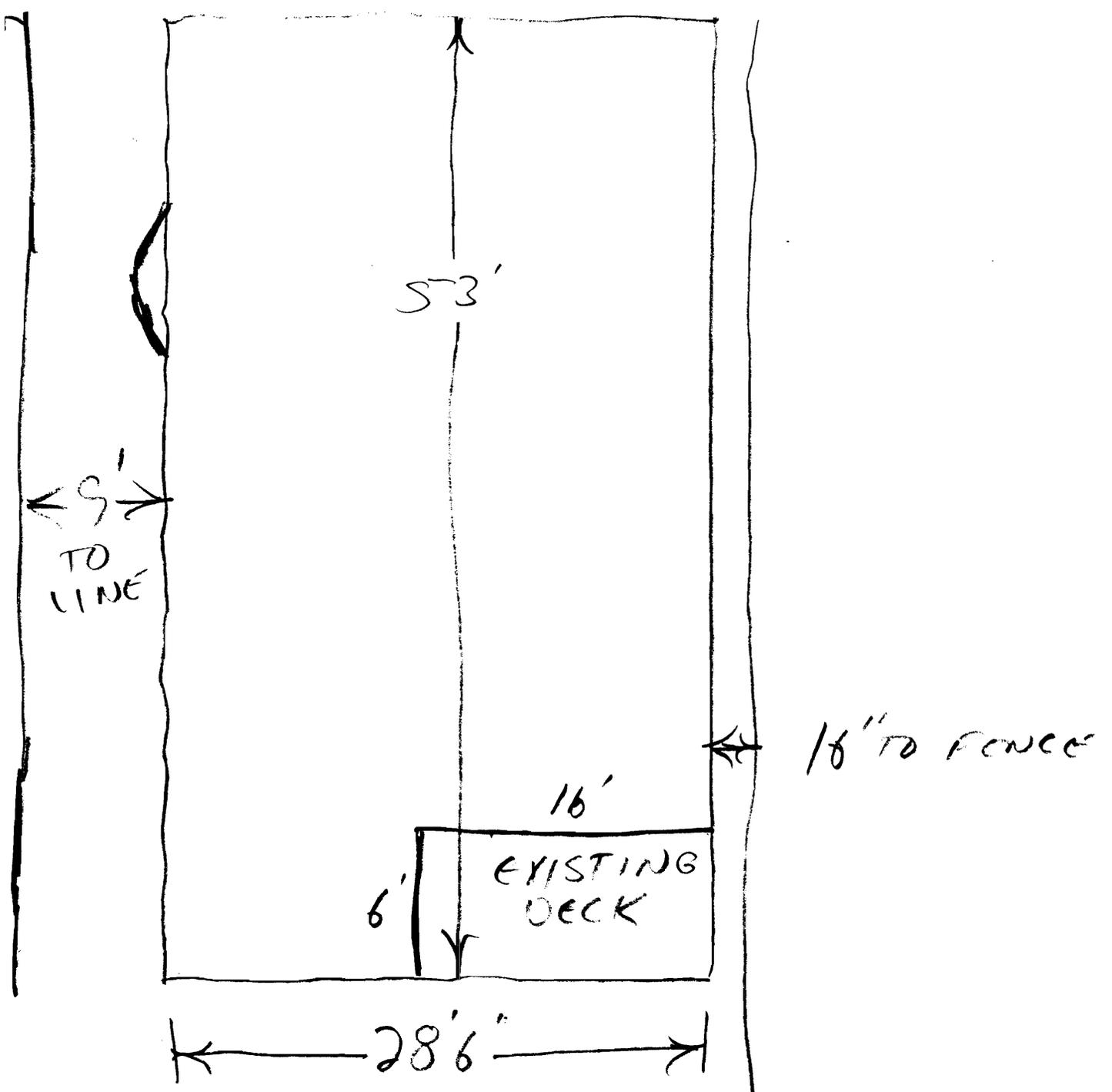
LOT LINE



FRONT
37 Monin St

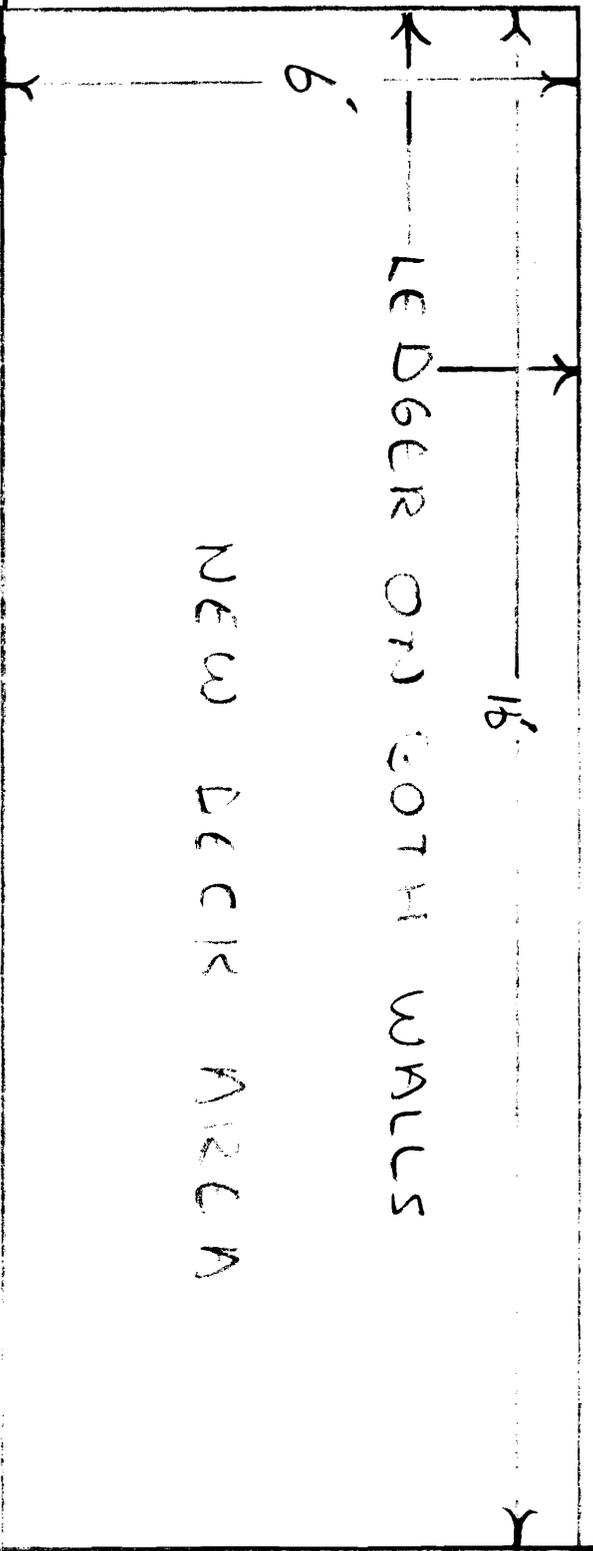
9/5/1934

37 MOREWING ST



EXISTING BUILDING

EXISTING BUILDING



NEW DECK AREA

2x8" IT LEADER

ICE WATER FINISHING ON TOP OF ALL LEADERS



1/2" x 5" GALV ANG SCREWS. 16" o.c. (a) 2x4 GALV WALLS. 16" o.c.

1/2" x 5" GALV JOIST Hangers with metal connections to ledgers

2x10 K.D. RAFTERS
16" O.C. w/ 5/8 SHEATHING

4x4 PT. POST ATTACHED
w/ 1/2" x 7 LAGS

DOUBLE
HUNG
WINDOWS
ALL AROUND

36" HIGH 2x4 KO WALL
WITH 1/2" OSB PLY SHEATHING
COVERED WITH VINYL
SIDING (TYP)

EXISTING
BUILDING

2 - 2x10 PT.
HEADER
w/ 4x4 STIFFENER

4x6 PT.
POST

3/4 ADMIN. TRUCK
LOADING

2x8
JOIST
16" O.C.

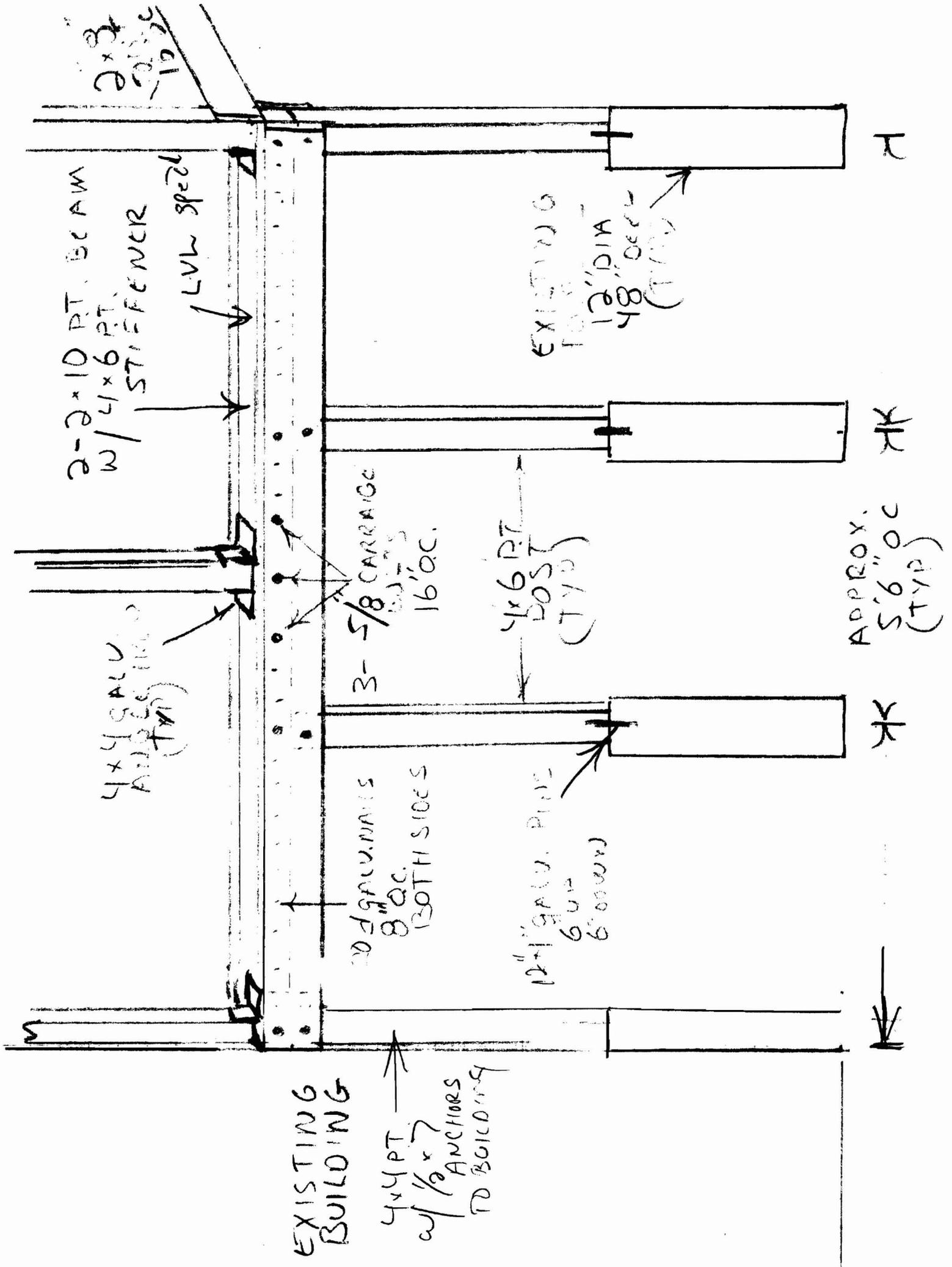
2x8 PT.
2 IN JOIST

20x25 0 NAILS
6x8 O.C. JOIST

CONNECTIONS

5/8

CONNECTIONS



2-2x10 PT. BEAM
w/ 4x6 PT.
STIFFENER

LVL SPACER

4x4 GALV.
ANCHORS
(TYP)

3-5/8 CARRIAGE
BOLTS
16' OC.

20# GALV. NAILS
8' OC.
BOTH SIDES

4x6 PT.
POST
(TYP)

12" GALV. PIPE
6' ON
6' ON

EXISTING
12" DIA
48' OC
(TYP)

APPROX.
5'6" OC
(TYP)

EXISTING
BUILDING

4x4 PT.
w/ 1/2 x 7
ANCHORS
TO BUILDING

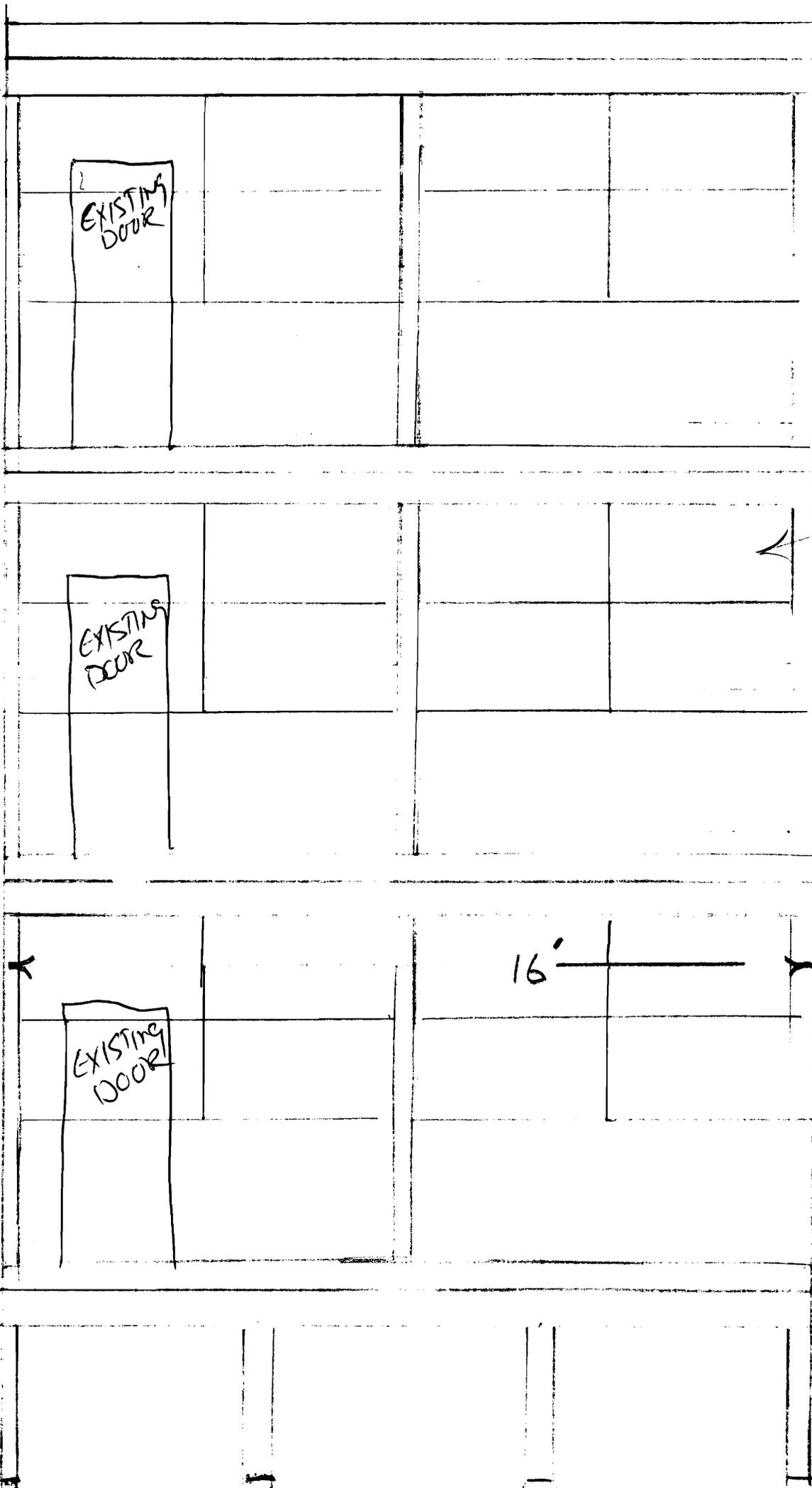


X

X

X

π



6'
DEEP

DOUBLE
HUNG
WINDOWS
(ALL FLOORS)

29'

36''
WALL
HEIGHT

8'

16''

EXISTING
DOOR

EXISTING
DOOR

EXISTING
DOOR