

**FOR MORTGAGE LENDER USE ONLY**

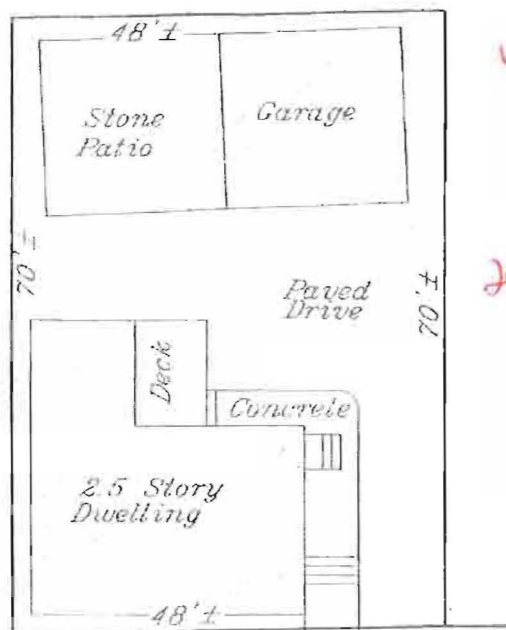
GENERAL NOTES: (1) DISTANCES SHOWN ARE TAKEN FROM PROVIDED TITLE REFERENCES SHOWN BELOW (2) THE PURPOSE OF THIS INSPECTION IS TO RENDER AN OPINION AS FOLLOWS: A) DWELLING AND ACCESSORY STRUCTURE'S COMPLIANCE WITH RESPECT TO MUNICIPAL ZONING SETBACKS, AND B) FLOOD ZONE DETERMINATION BY HORIZONTAL SCALING ON BELOW REFERENCED FEMA MAP. (3) THIS INSPECTION EXCEPTS OUT ALL TECHNICAL STANDARDS CURRENTLY SET FORTH BY STATE OF MAINE BOARD OF LICENSURE FOR PROFESSIONAL LAND SURVEYORS. (4) THIS INSPECTION IS TO BE USED ONLY BY THE BELOW LISTED LENDER AND IS NOT TO BE USED BY ANOTHER PARTY FOR BOUNDARY LINE LOCATIONS OR LAND TITLE OPINIONS. (5) TITLE OR OWNERSHIP NOT DETERMINED (6) A BOUNDARY SURVEY SHOULD BE PERFORMED TO RENDER A PROFESSIONAL OPINION PERTAINING TO BOUNDARY LINE LOCATIONS, EASEMENTS, RIGHTS OF WAY, ENCUMBRANCES, ENCROACHMENTS, AND/OR CONFLICTS WITH ANOTHER'S DEEDS. (7) LOCATION/EXISTENCE OF WETLANDS NOT DETERMINED UNLESS SHOWN ON A RECORDED SUBDIVISION PLAN.

THIS SKETCH IS NOT TO BE USED FOR CONSTRUCTION PURPOSES, IMPROVEMENTS SHOWN ARE APPROXIMATE.

ADDRESS: 51 Waterville Street  
Portland, Maine

INSP. DATE: 05/20/2011  
SCALE: 1" = 20'

R-6  
lot size 3500 sq ft  
front - 1/4  
side - 10' - existing footprint  
rear 20' - 733' (OK)  
lot coverage - 50% - 1650  
30x22 = 660  
12x25 = 300  
20x20 = 400  
1360  
open area - 20% = 700  
50% = 2140 - 1360 = 780  
1700  
12.25 x 26.5 = 324.6  
18.25 x 22 = 401.5  
752.6



Using section 14-431(b)  
80% existing footprint (752)  
585.6  
20' setback - adding  
12x4 = 48 sq ft  
 $\frac{48}{733} = 6.5\% \text{ increase}$

SEE PROVIDED TITLE REFERENCES FOR APPURTENANCES, IF ANY

APPLICANT: Birchby & Parker FILE#: 21123603  
OWNER: Yale CLIENT#: \_\_\_\_\_  
LENDER: \_\_\_\_\_  
REQ. PARTY: Baxter Title Company

TITLE REFERENCES: COUNTY: Cumberland  
DEED BOOK: 27994 PAGE: 164  
PLAN BOOK: \_\_\_\_\_ PAGE: \_\_\_\_\_ LOT: \_\_\_\_\_

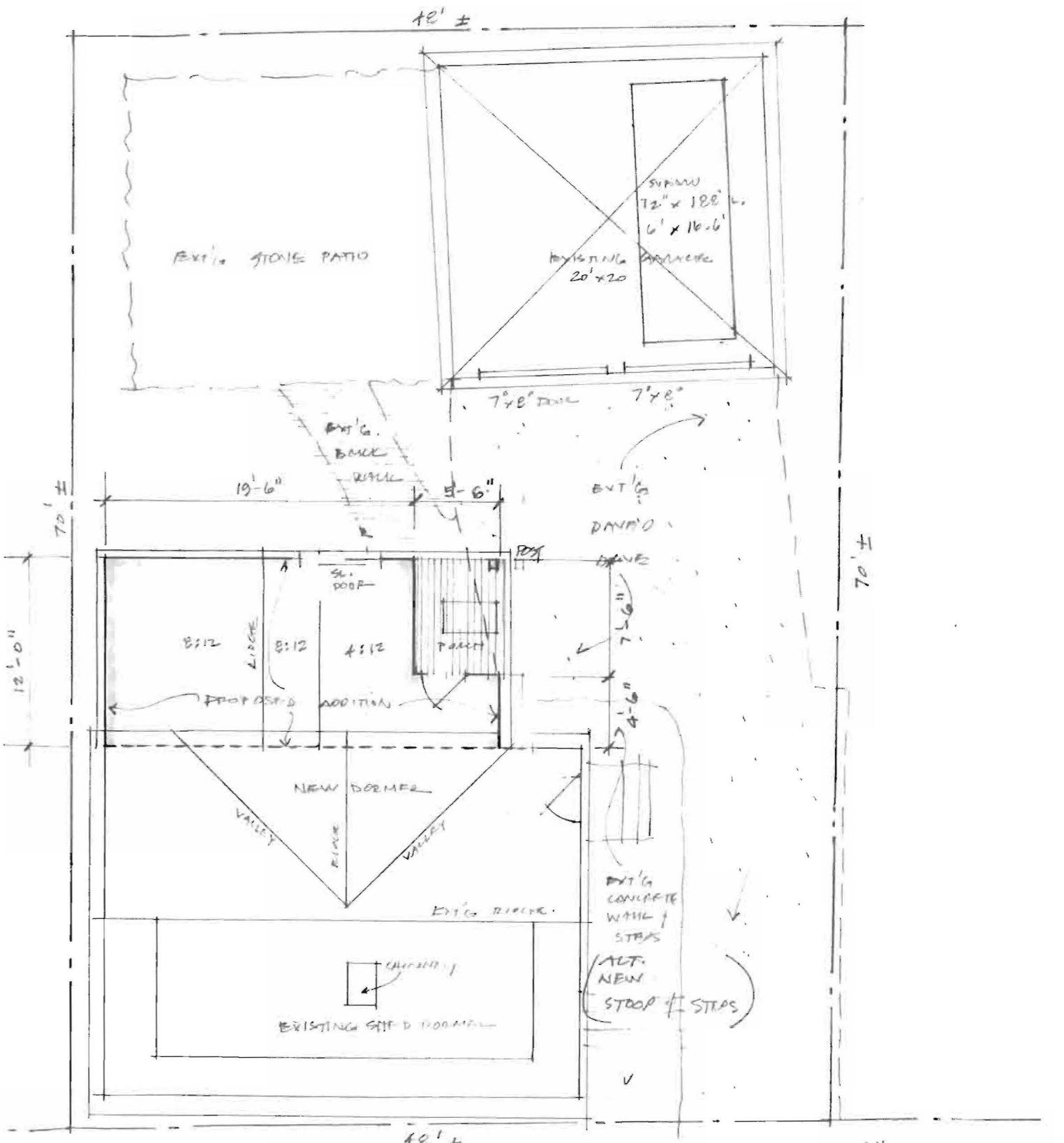
MUNICIPAL REFERENCE:  
MAP: 16 BLOCK: 1 LOT: 7

THE DWELLING DOES NOT FALL WITHIN A SPECIAL FLOOD HAZARD AREA PER FEMA COMMUNITY MAP No. 230051 PANEL: 0014B ZONE: C DATE: 12/08/1998

THE DWELLING WAS IN COMPLIANCE WITH MUNICIPAL ZONING SETBACK REQUIREMENTS AT THE TIME OF CONSTRUCTION.

James D. Nadeau, LLC  
Professional Land Surveyors  
Certified Floodplain Managers

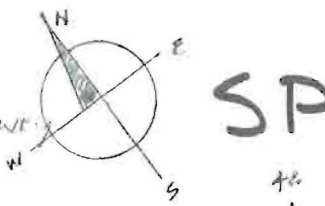
910 BRINGTON AVE. PH. (207) 878-7850  
PORTLAND, ME. 04102 F. (207) 878-7877  
THIS INSPECTION IS VALID ONLY WITH AN EMBOSSED SEAL AND IS NULL & VOID 30 DAYS AFTER INSPECTION DATE



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37 Silver Street Portland, Me 04101

MATTHEW BIRCHBY/EMILY PARKER  
51 WATERVILLE ST.  
PORTLAND, MAINE

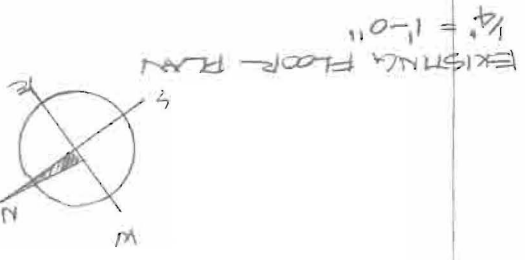
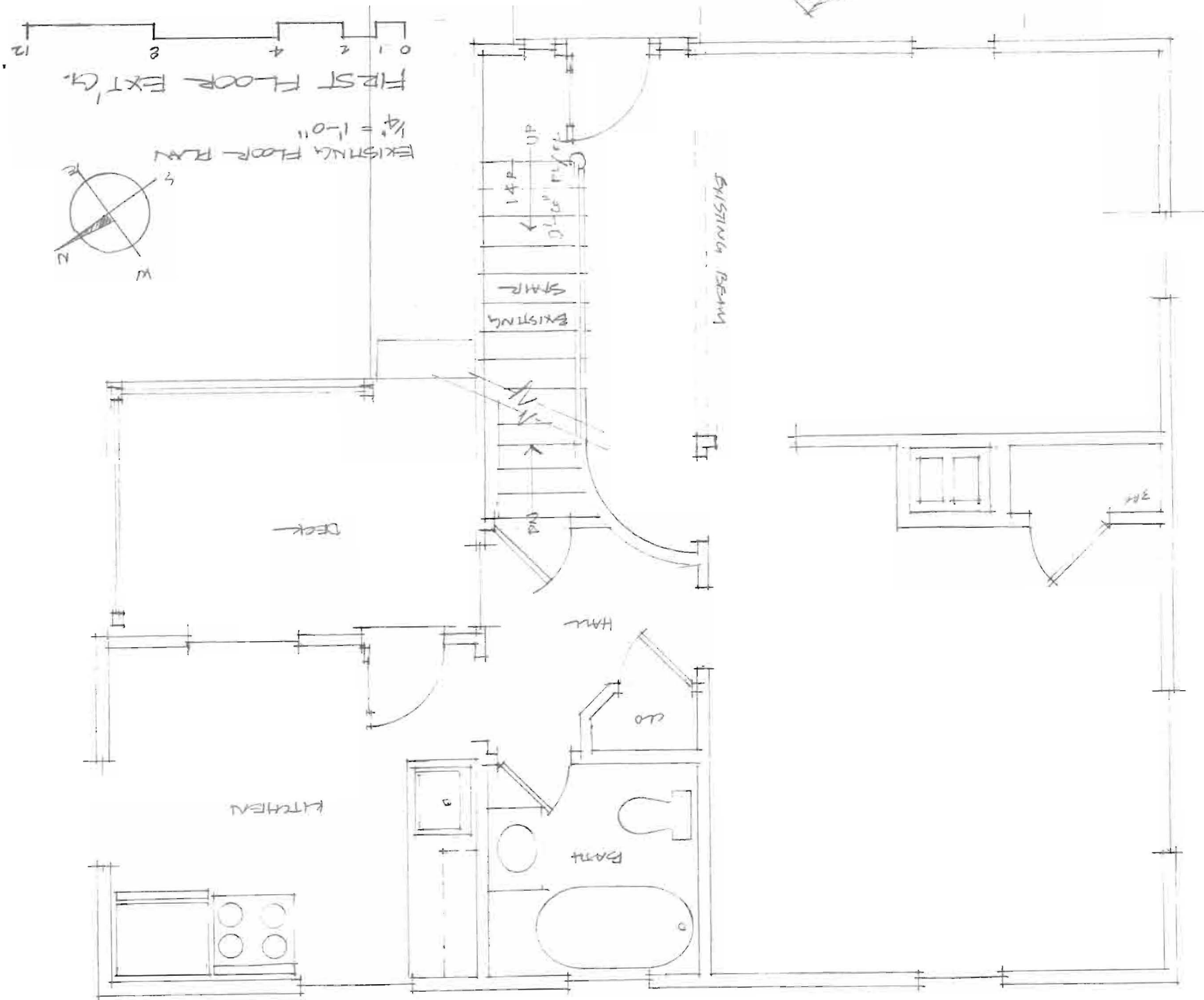
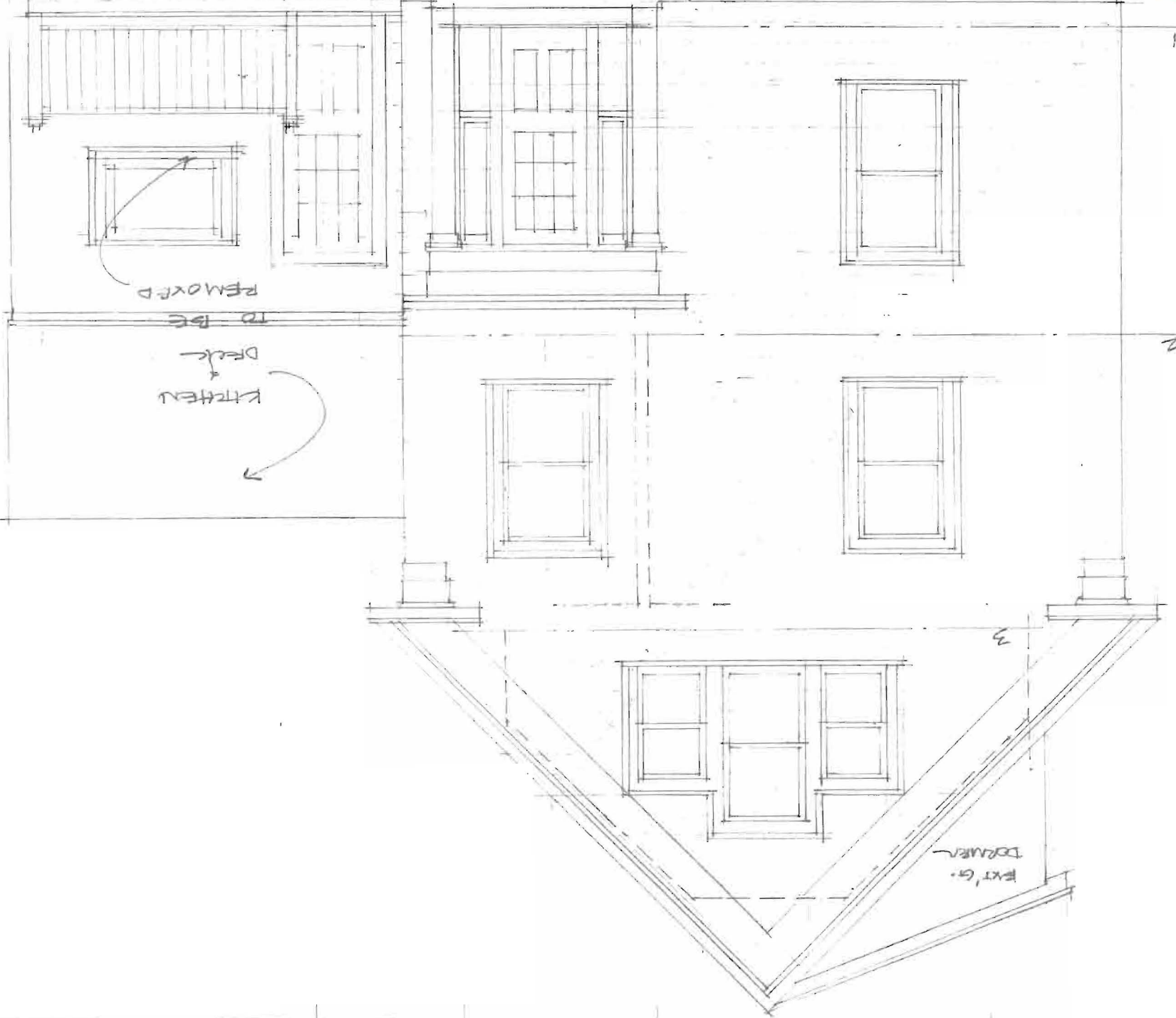
SITE PLAN 1/8" = 1'-0"  
FROM: NADÉAU & D'AMICO SURVEY  
02.23.2012



SP



SOUTHEAST ELEVATION EXT'G  
1/4" = 1'-0"



EXISTING FLOOR PLAN  
1/4" = 1'-0"

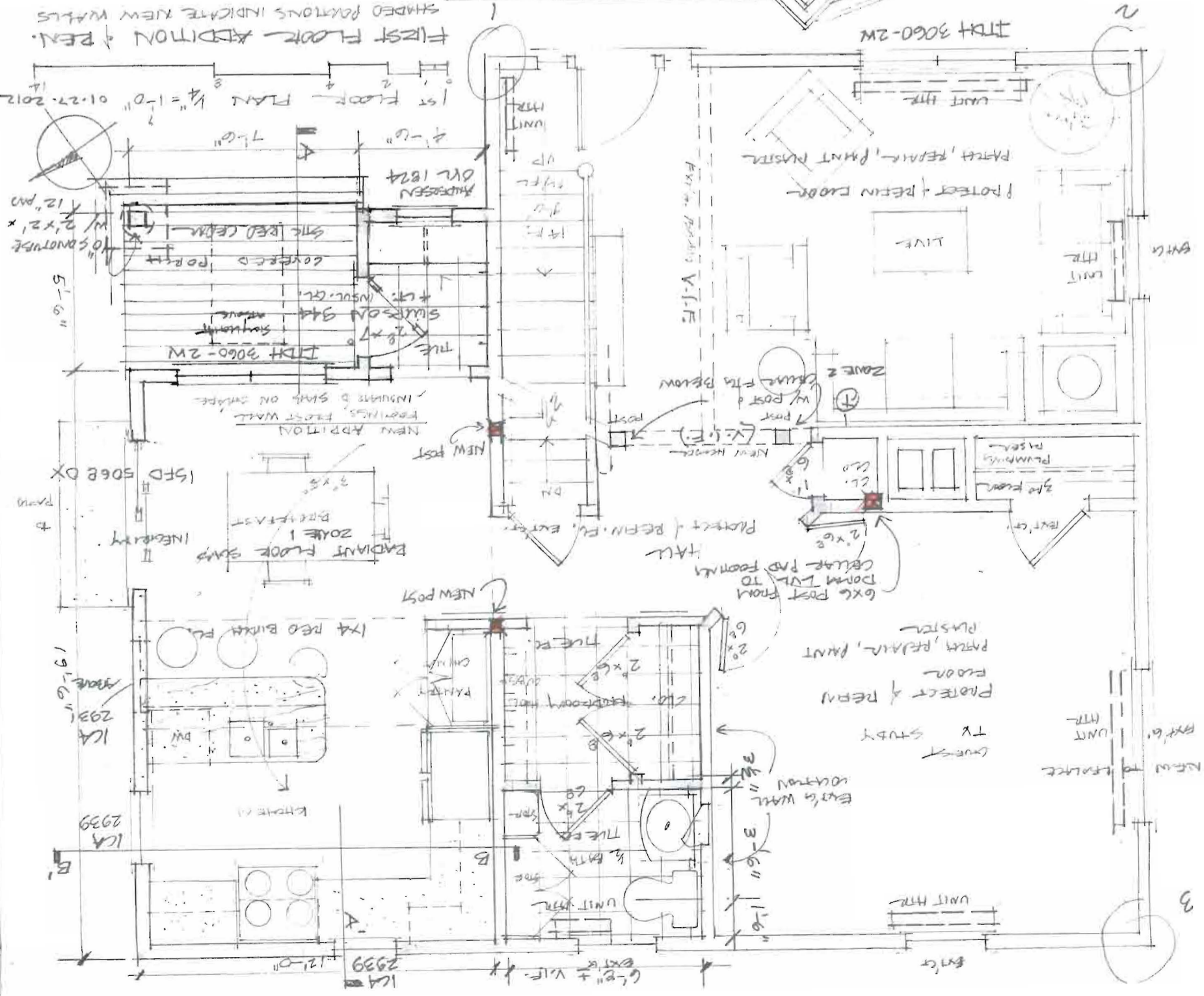
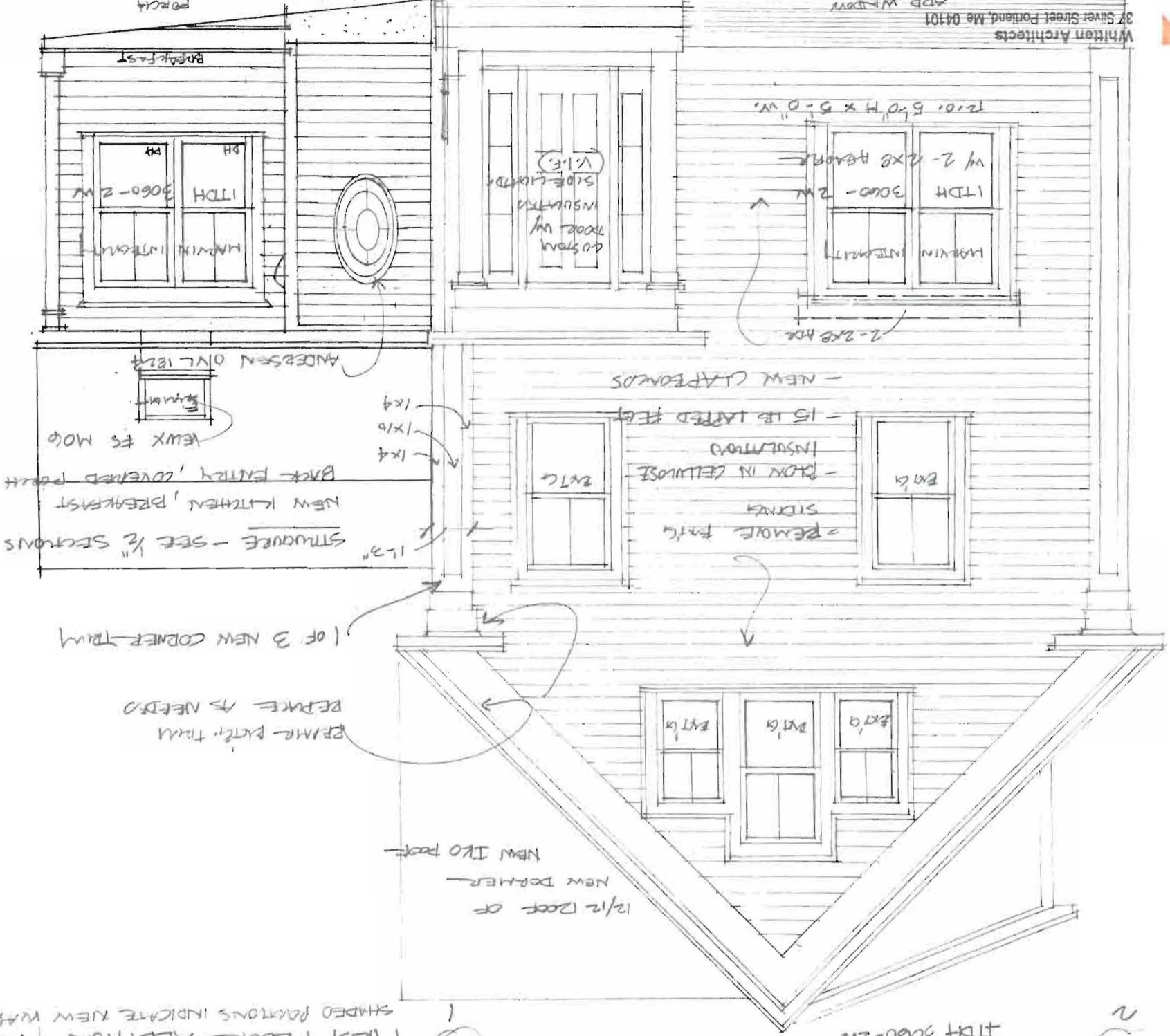
FIRST FLOOR EXT'G.  
1/4" = 1'-0"



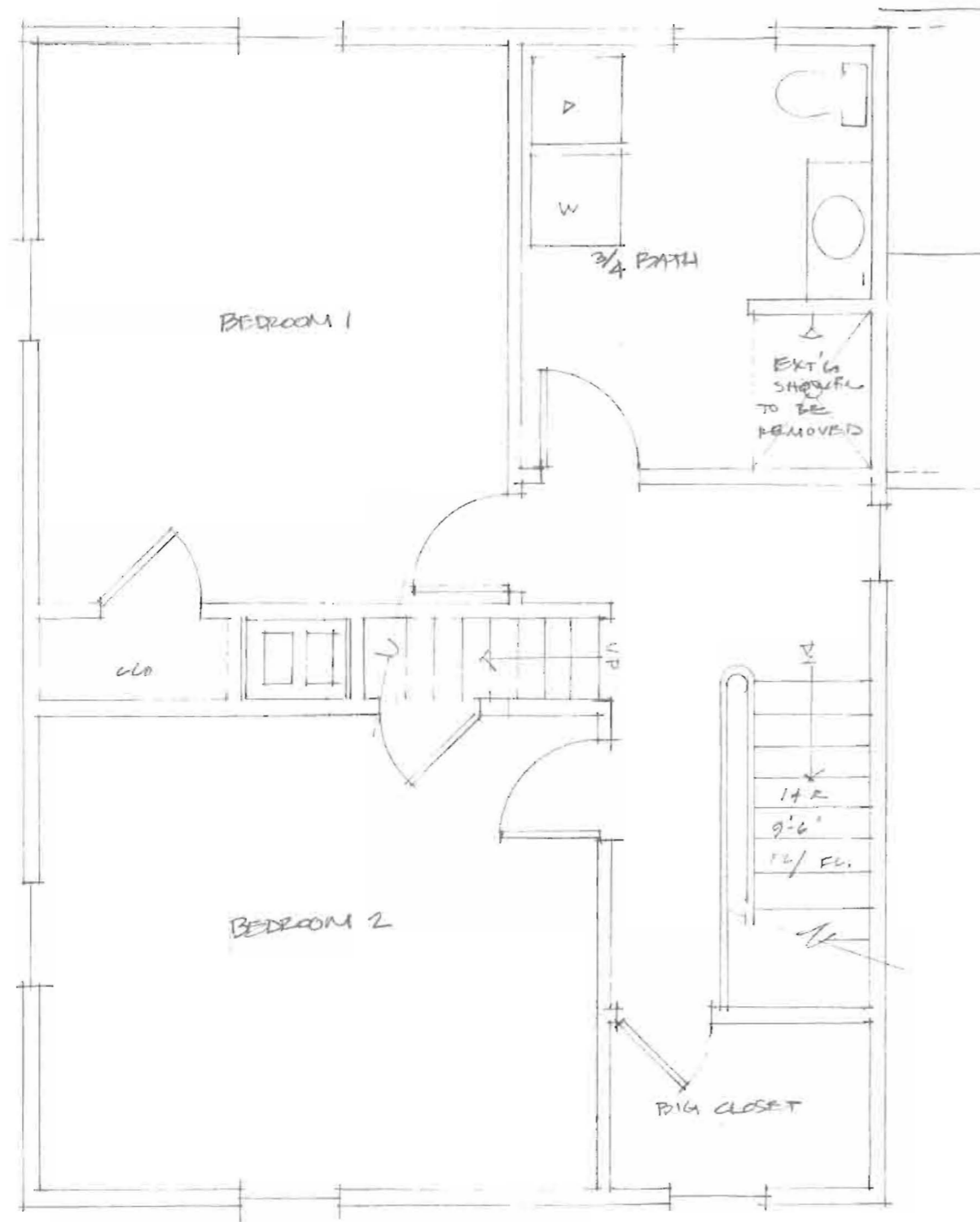


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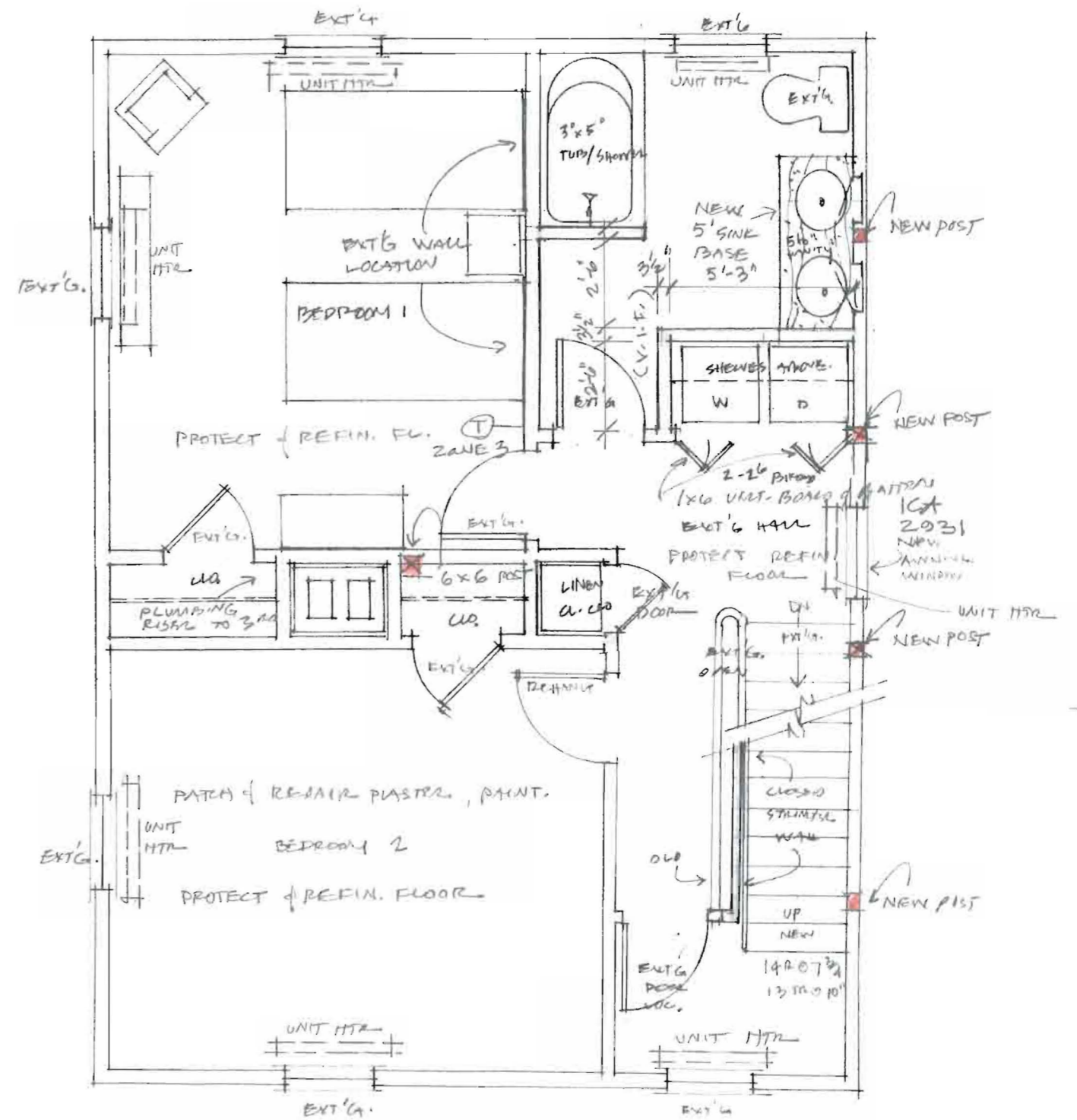
SE. ELEV. NEW ADDITION  
1/4" = 1'-0"  
02.23.2012







EXISTING SECOND FLOOR PLAN 1/4" = 1'-0"

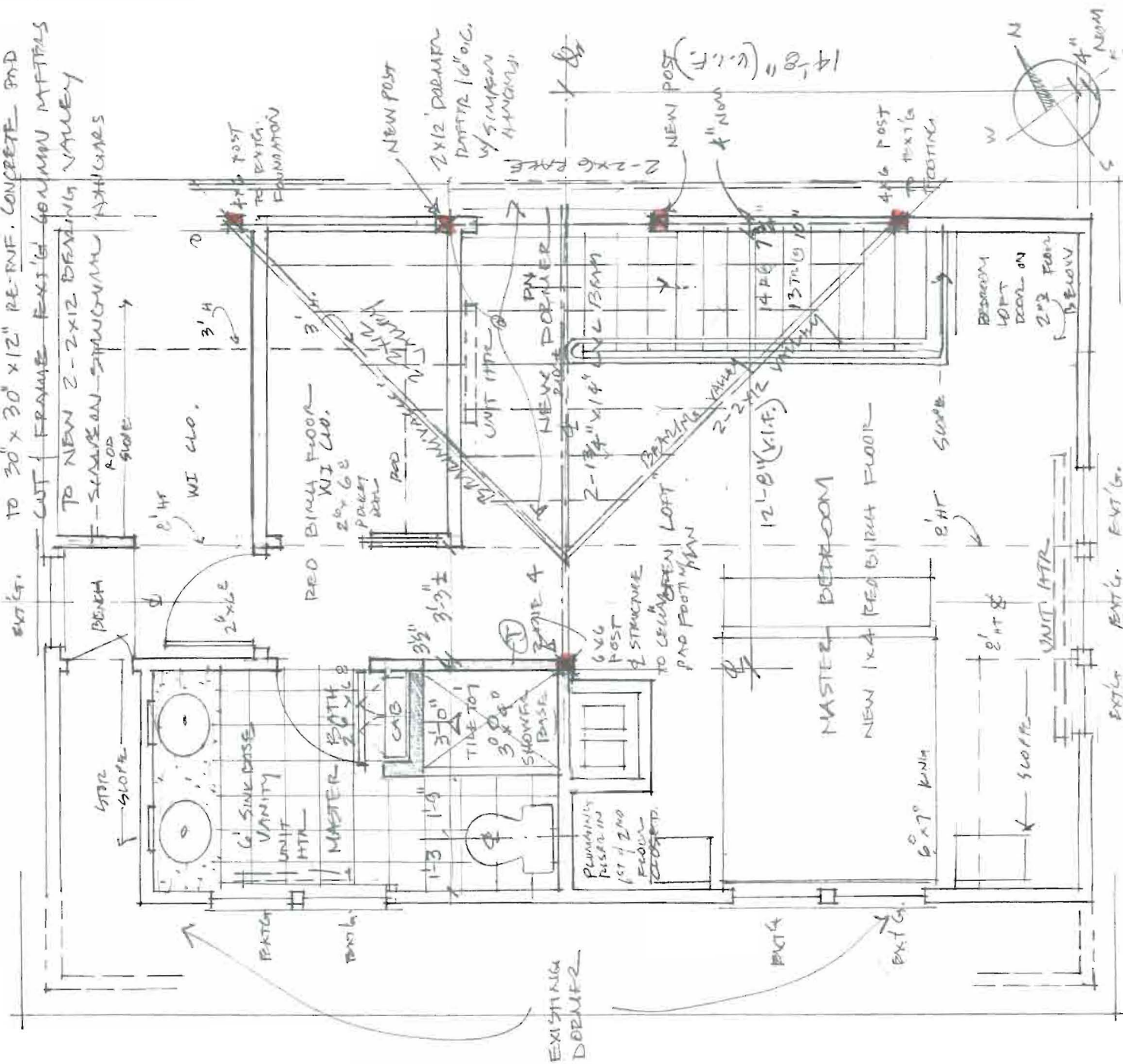


3<sup>RD</sup> FL STAIR/BATH/LAUNDRY 2<sup>ND</sup> FLOOR PLAN - 1/4" = 1'-0" 02.23.2012

ADDITIONS + RENOVATIONS  
 SHADED PORTIONS INDICATE NEW WALLS

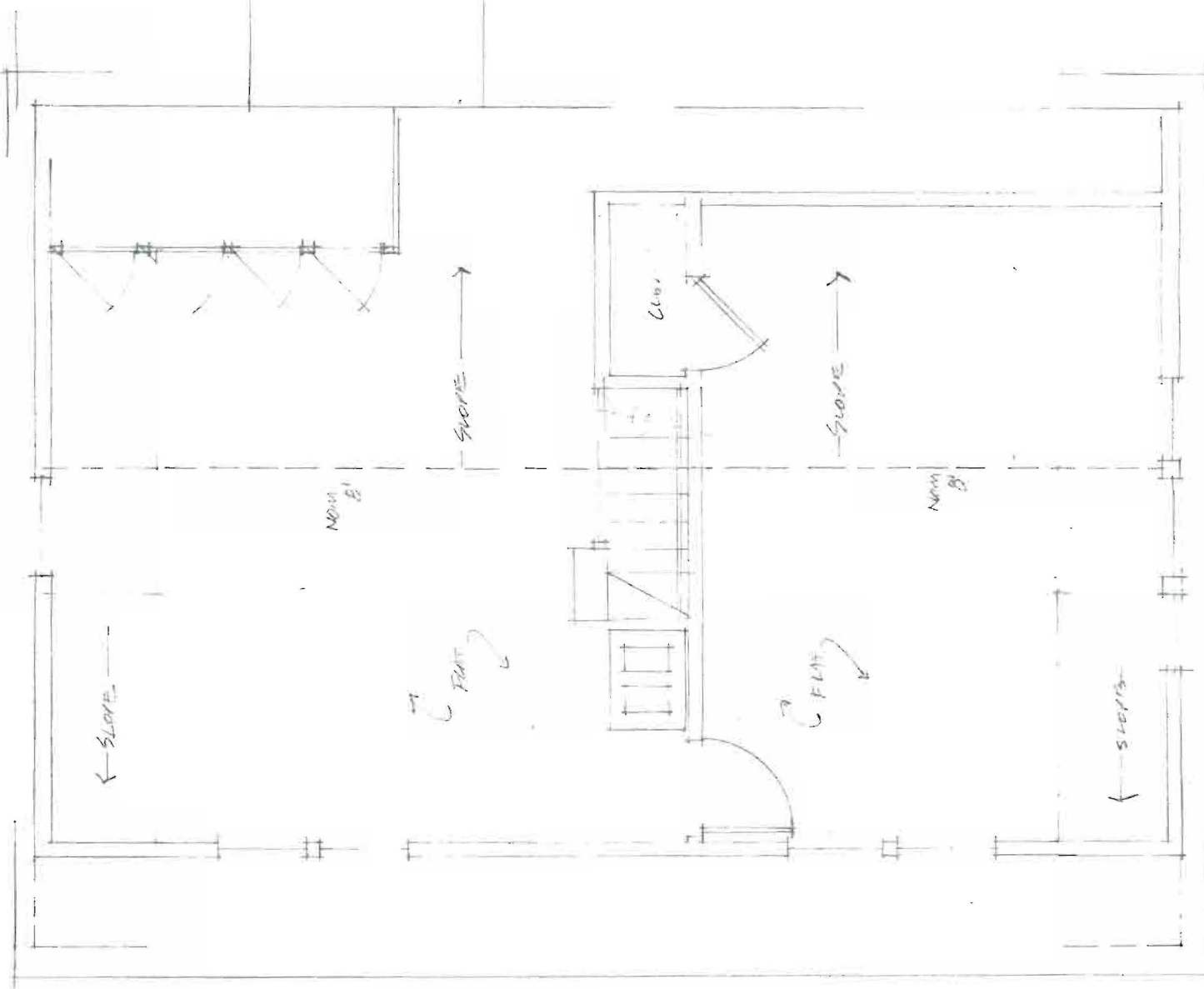
NEW DORMER - NOTE

- REMOVE EXIST'G DN CEILING & INSULATION
- INSTALL NEW DORMER - LVL BEAM
- NEW 6x6 POST IN INTERIOR PARTITION TO 30" x 30" x 12" RE-REF. CONCRETE PAD
- CUT FRAME EXIST'G COMMON AFFAIRS TO NEW 2-2x12 BEAMING VALUE
- REMOVE SHROUDING AFFAIRS



3RD FLOOR MASTER SUITE, NEW DORMER, NEW STAIRS 1/4" = 1'-0" 02.23.2012

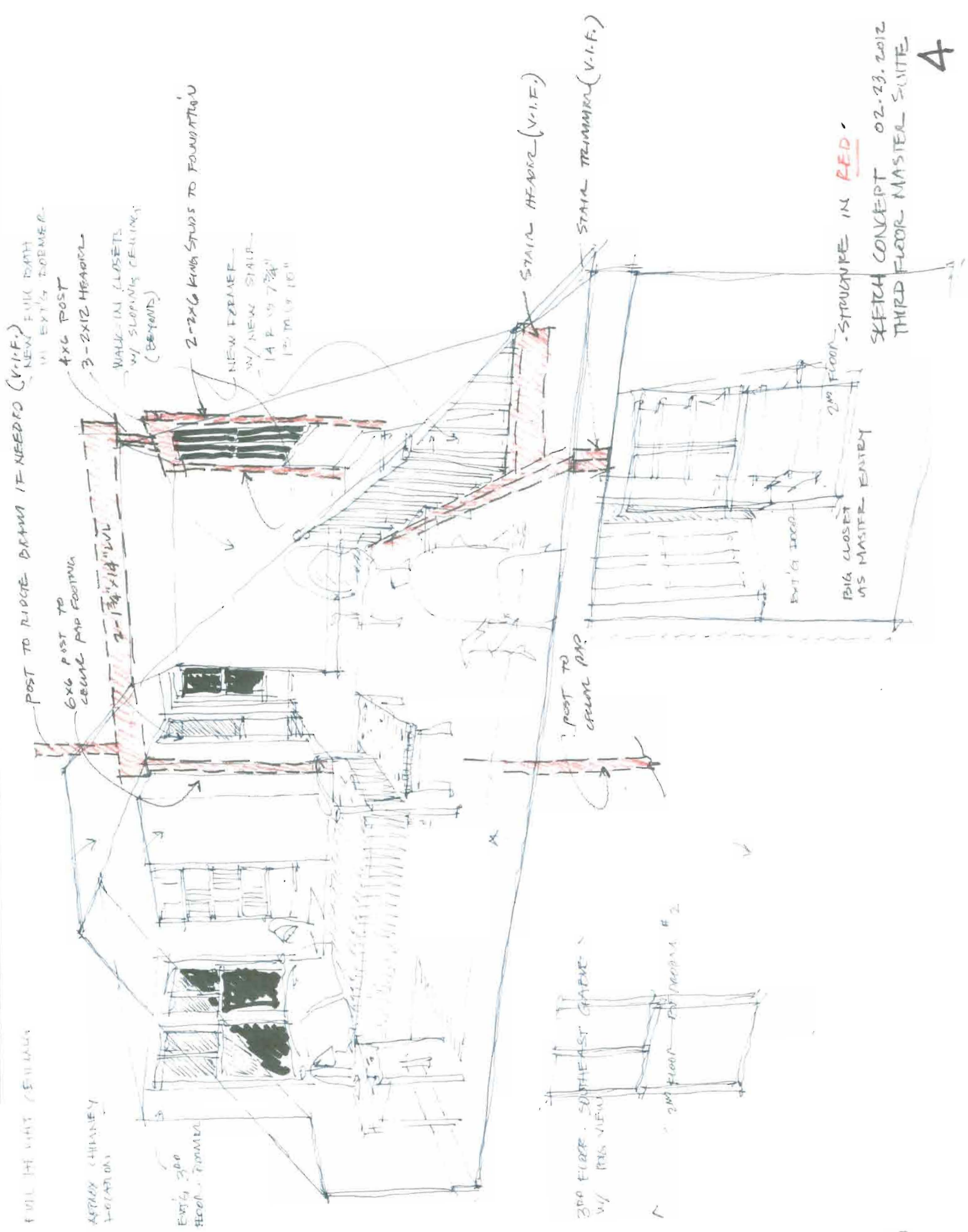
ADDITIONS & RENOVATIONS  
 SHADDED PORTIONS INDICATE NEW WALLS  
 STRUCTURE CONCENT - VERIFY IN FIELD



EXISTING THIRD FLOOR - PLAN 1/4" = 1'-0"







STRUCTURE IN RED

SKETCH CONCEPT 02-23-2012  
THIRD FLOOR MASTER SUITE

4

FULL THE UNIT CEILING

APPROX CHIMNEY LOCATION

EXT'G 3RD FLOOR TRIMMER

3RD FLOOR - SOUTHEAST CORNER w/ PERS VIEW

2ND FLOOR - EXTERIOR # 2

POST TO CROWN MOP

STAIR HEADER (V.I.F.)

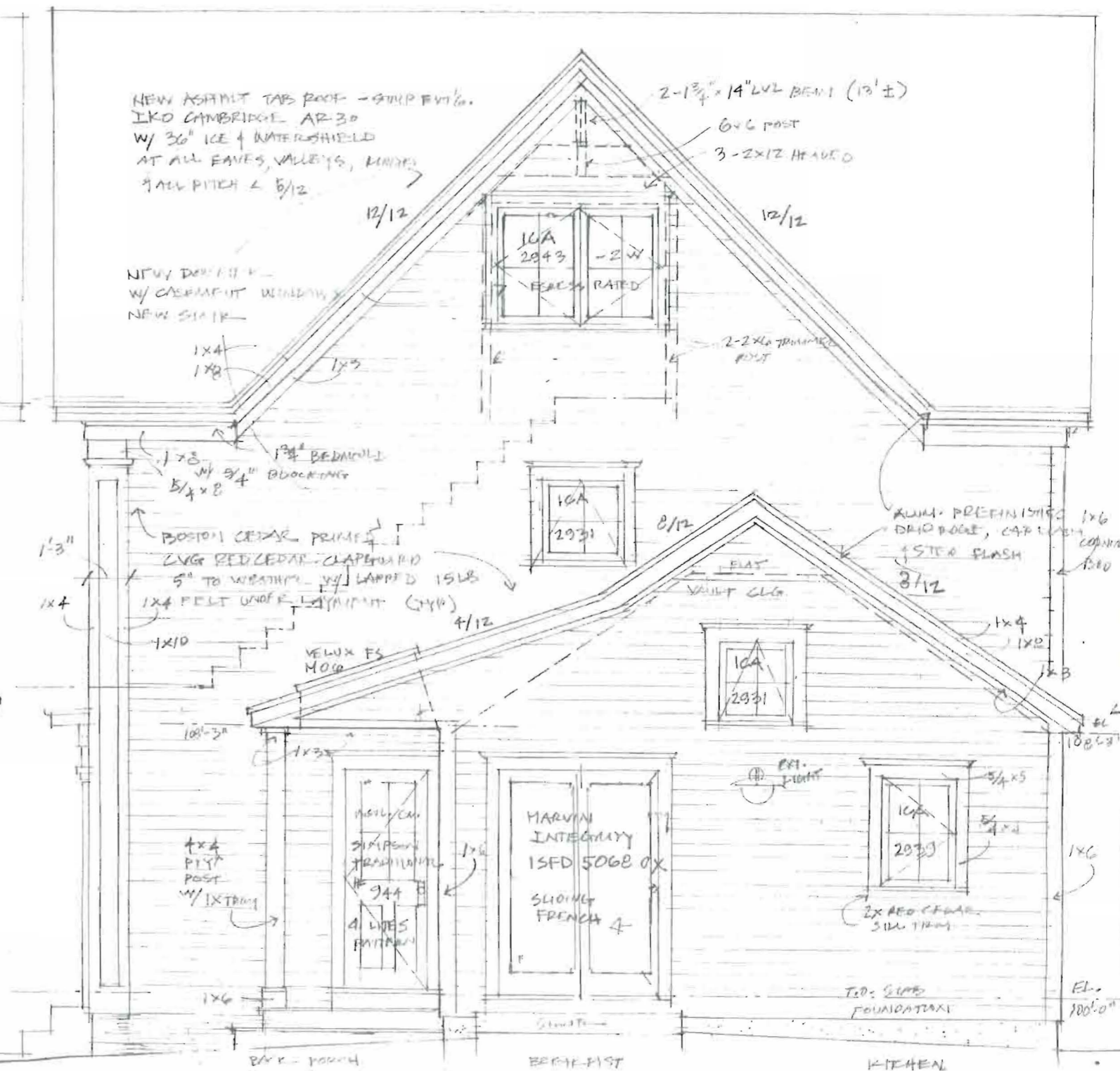
STAIR TRIMMER (V.I.F.)

EXT'G DOOR

BIG CLOSET w/ MASTER ENTRY

2ND FLOOR



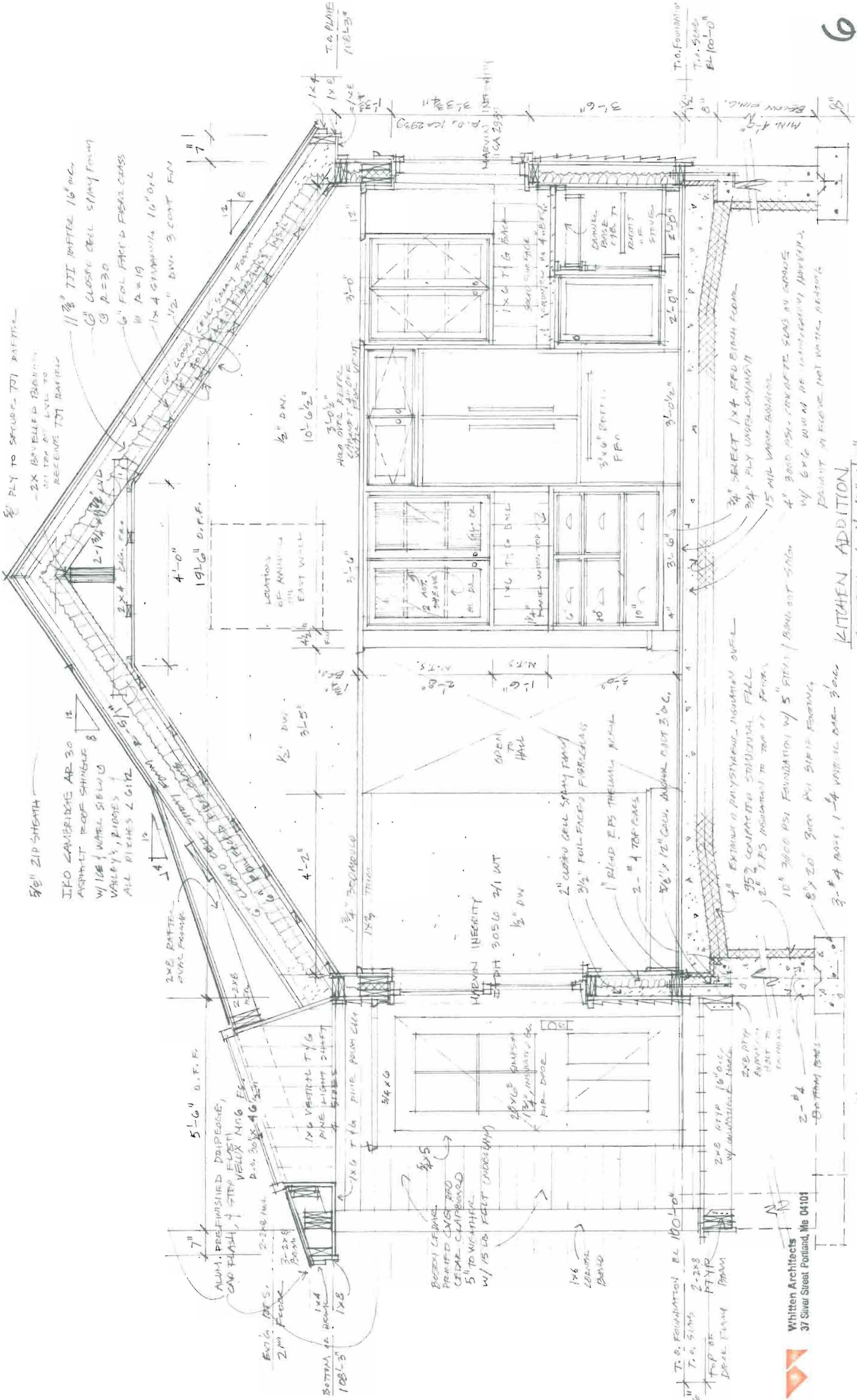


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 37 Silver Street Portland, Me 04101  
 EAST ELEVATION 1/4" = 1'-0"

NORTH ELEVATION

ADDITIONS & RENOVATIONS  
 1/4" = 1'-0" 02.23.2012





5/8" ZIP SHEATH  
 IFO CAMBRIDGE AR 30 ASPHALT ROOF SHINGLE W/ ICE & WATER SHIELD VALLEY'S, RIDGES ALL OTHERS 2 G12  
 1 1/2" TJI RAFTER 16" o.c.  
 6" CLOSED CELL SPARY FOAM G R=30  
 6" FOIL FACED FIBER GLASS W R=19  
 1x4 STRAPPING 16" o.c.  
 1/2" D.W. 3 CONT FAN  
 2x8 BATTLED BALTIMORE ON TOP OF LEVEL TO RECEIVE TJI RAFTERS  
 2x8 BATTLED OVER FLOOR

ALUM. PREFINISHED DRAPEAGE CAP FLASH, 4 STEP VELUX N16 FS  
 2x8 BRN. 2x8 FLOOR  
 1x4 1x8  
 BOTTOM OF ROOF 108'-3"

5'-6" O.F.F.  
 1x6 VERTICAL T/G PINE LIGHT 24" HT & 5" DEEP  
 2x8 BRN. 2x8 FLOOR  
 1x6 T/G PINE POLISH CLR

BOONDI CEDAR PRIME OXIG PRO CEDAR CLAPBOARD 5" TO WEATHER W/ 1/8 LB. FEET UNDERLAY

1x6 20'x12' BOARD  
 2x8 BRN. 2x8 FLOOR  
 1x6 T/G PINE POLISH CLR

2x8 BRN. 2x8 FLOOR  
 1x6 T/G PINE POLISH CLR

2x8 BRN. 2x8 FLOOR  
 1x6 T/G PINE POLISH CLR

2x8 BRN. 2x8 FLOOR  
 1x6 T/G PINE POLISH CLR

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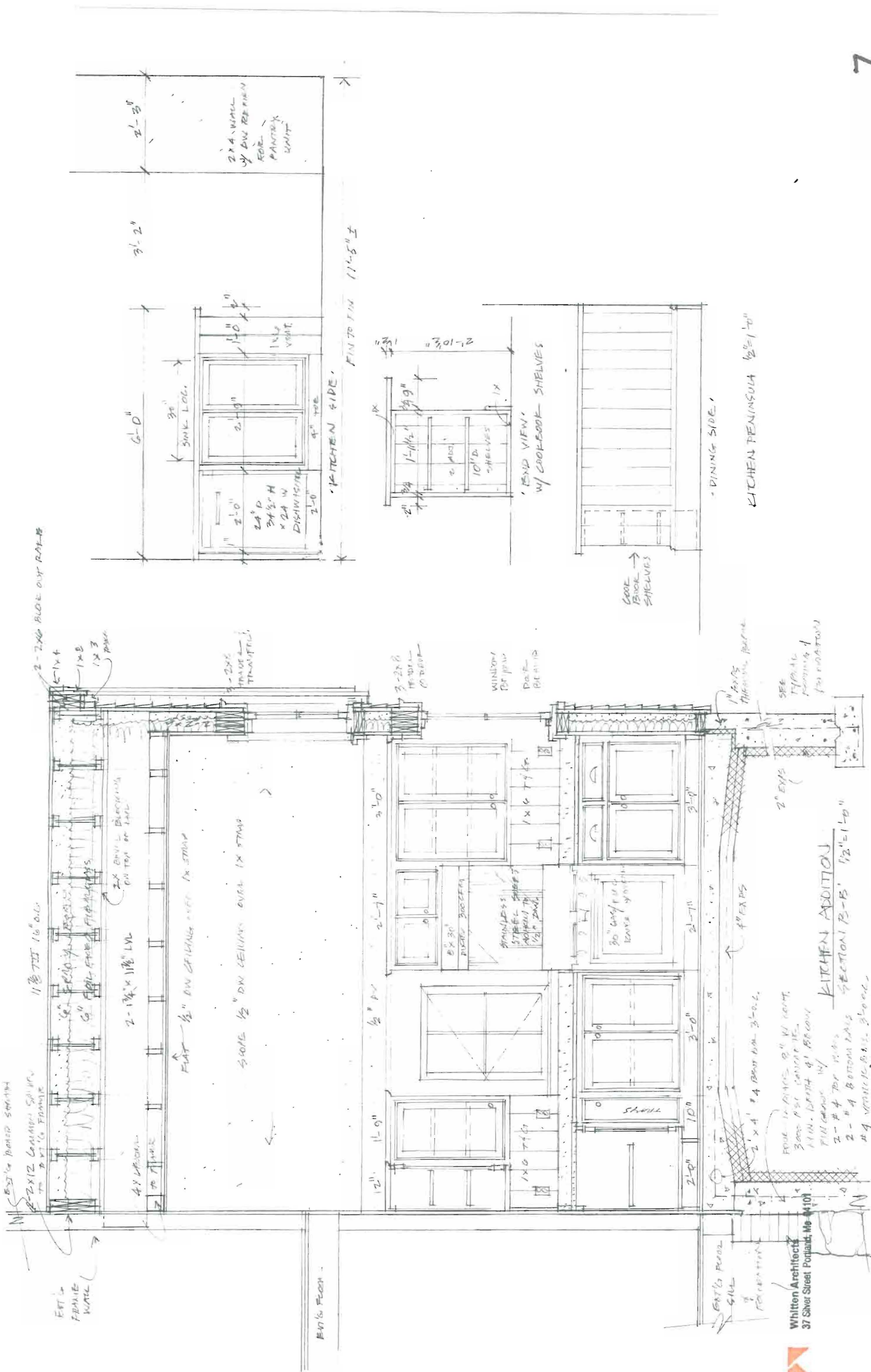
KITCHEN ADDITION  
 SECTION A-A' 1/2"=1'-0"

PORCH

02-23-2012

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KITCHEN ADDITION  
 SECTION B-B 1/2"=1'-0"

- 4x 12x12 BIRD BRG.
- 3x6x8x12 CANADIAN SPAN
- 1x12x12 DEPT. OF BLDG.
- 2x4x8x12 W/
- 2x4x8x12 FOR RAFTS
- 4x VERTICAL BIRD BRG.

KITCHEN PENINSULA 1/2"=1'-0"

COOL BACK SHELVES

END VIEW W/ COOKBOOK SHELVES

DINING SIDE

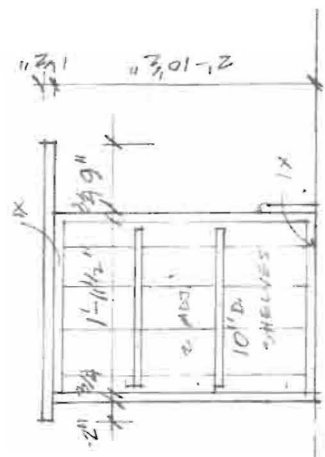
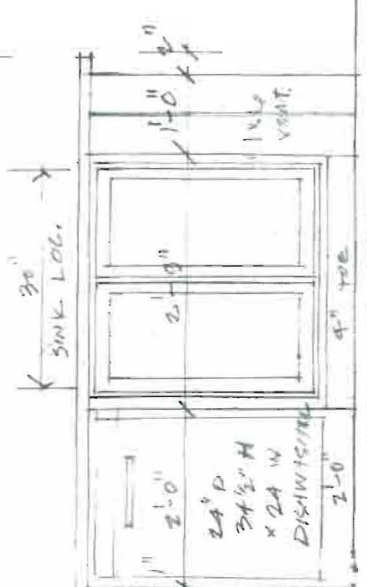
KITCHEN SIDE

6'-0"

3'-2"

2'-3"

2x4 INSUL W/ DW REFRIG FOR PANTRY UNIT



3-2x6 TRADITIONAL CORNER

WINDOW FOR PANTRY

DOOR

1x4x8 THROUGH RAFT

SEE TYPICAL PENINSULA FOR RAFTING

2x8x8

4x8x8

2x4x8

4x12x12

EST. FLOOR

EST. FLOOR