

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND

BUILDING PERMIT

This is to certify that ROCKET WONG

Located At 267 COMMERCIAL ST UNIT 4-F

Job ID: 2011-08-1840-ALTCOMM

CBL: 038 - - G - 002 - 04F - - - -

has permission to Replace 6 historic wndows in existing openings provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statues 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

[Handwritten Signature] 8/23/11
Code Enforcement Officer / Plan Reviewer

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

Projects in Historic Districts

If your project affects the exterior of a building located within a designated historic district*, please provide the following supplemental information, *as applicable to your project*. Keep in mind that the information you provide Historic Preservation staff is the only description they will have of your project or design. Therefore, it should accurately and fully illustrate the proposed alteration(s).

Exterior photographs of existing conditions. Include a general streetscape view, view of entire building & close-ups of affected area. *Photographs are mandatory for all projects in historic districts.*

Sketches or elevation drawings at a minimum 1/4" scale. Please label all relevant dimensions. 11" x 17" plans are recommended for legibility.

Details or sections, where applicable.

Floor plans, where applicable.

Site plan showing relative location of adjoining structures. (The site plan can be a simple sketch.)

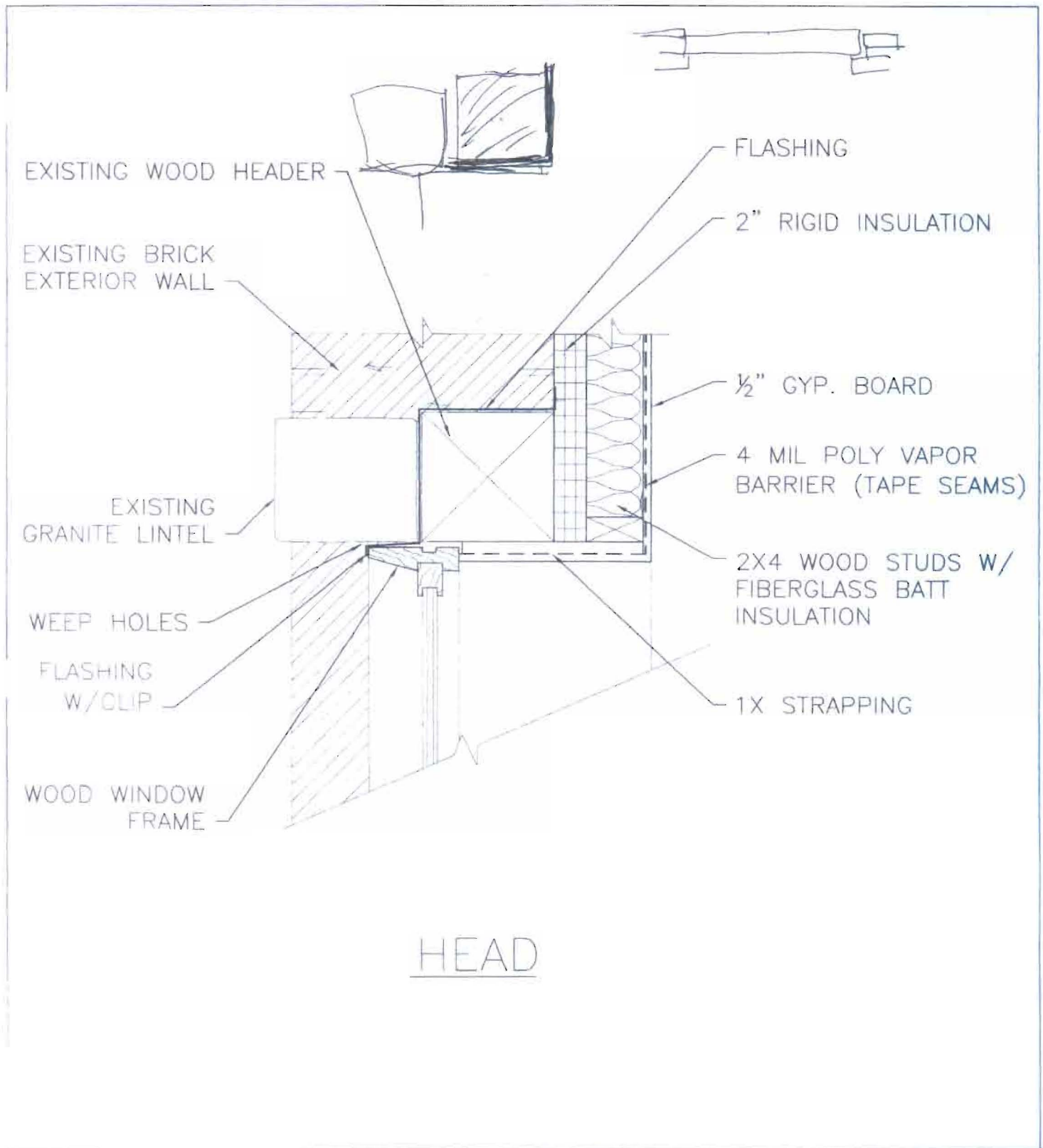
Catalog cuts or product information for proposed features (e.g. building mechanicals, windows, doors, light fixtures)

Materials - list all visible exterior materials. Samples are helpful when the materials are not standard.

Other (explain)

* To confirm whether the property you are working on is located within a historic district, please consult the map or list of designated historic properties available in the Building Inspections office.

If you have any questions or need assistance in completing this form, please contact Deb Andrews, Historic Preservation Program Manager, at 874-8726 or by e-mail at dga@portlandmaine.gov



designed by JL
 drawn by LAI
 checked by JHL
 scale 1 1/2" = 1'-0"

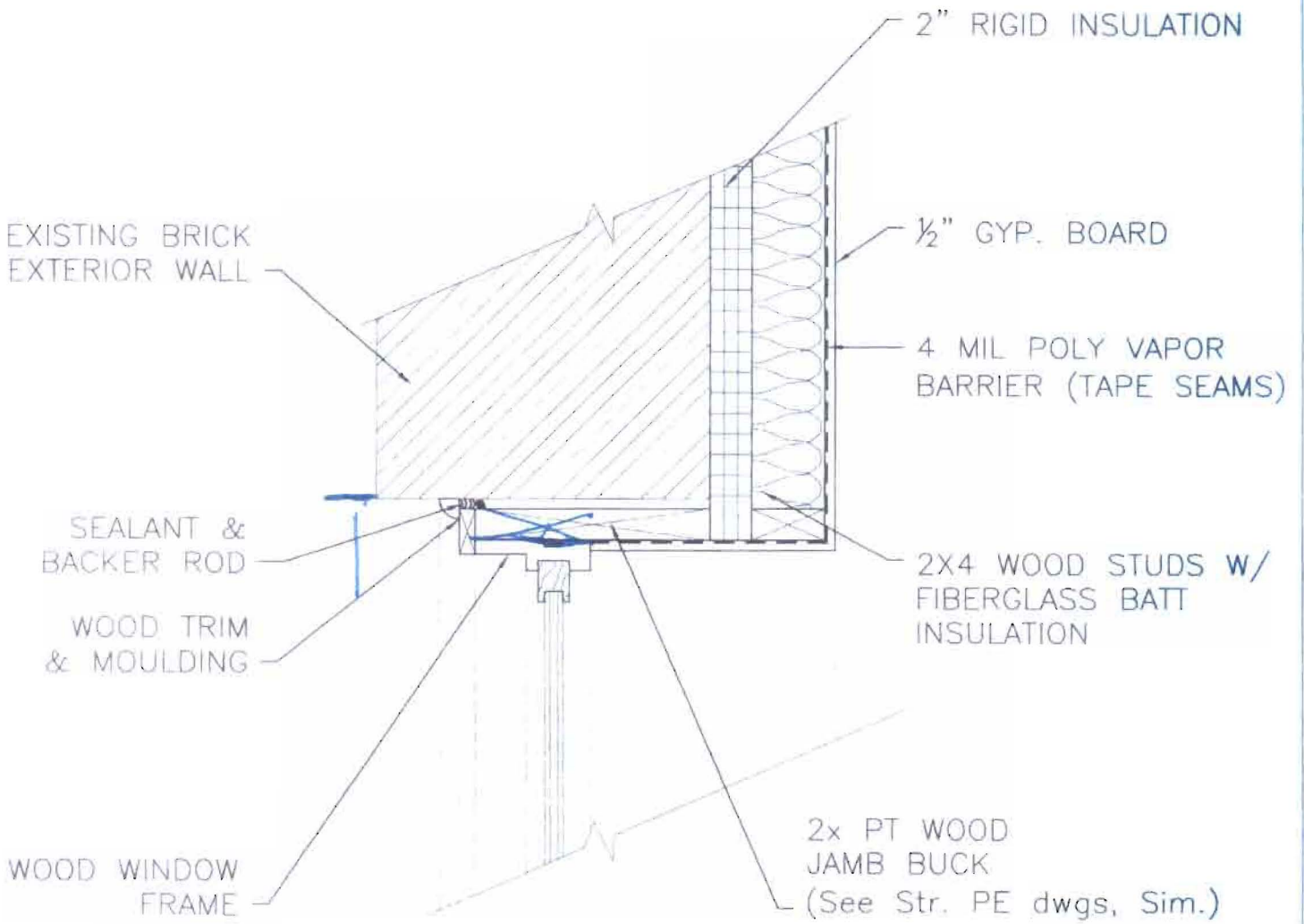
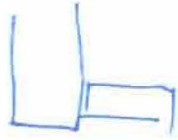
HARBOR LANDING
 269 COMMERCIAL STREET
 PORTLAND, MAINE

JOHN H. LEASURE
 ARCHITECT, INC.
 SIX D STREET
 SOUTH PORTLAND, MAINE 04106

PHONE: (207) 767-4600
 FAX: (207) 799-5832
 EMAIL: jleasure@maine.rr.com

A-1

DATE: JANUARY 31, 2008



JAMB

designed by JL
 drawn by LAI
 checked by JHL
 scale 1 1/2" = 1'-0"
 date: JANUARY 9, 2008

HARBOR LANDING
 269 COMMERCIAL STREET
 PORTLAND, MAINE
 PROPOSED WINDOW JAMB DETAIL (UNIT 2E)

JOHN H. LEASURE
 ARCHITECT, INC
 SIX D STREET
 SOUTH PORTLAND, MAINE 04106
 PHONE: (207) 767-4600
 FAX: (207) 799-5432
 EMAIL: jeasure@maine.rr.com

1/2" HARDWOOD SILL
TRAPPING
3" BLOCKING
4 MIL POLY VAPOR
BARRIER (TAPE SEAL)
3/4" GYP. BOARD



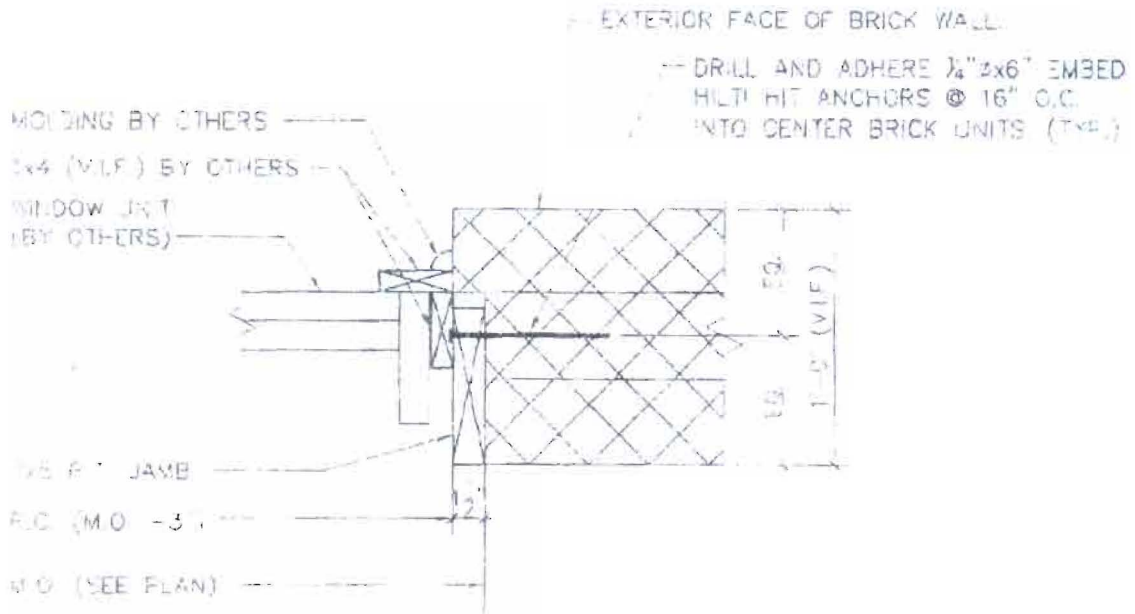
2x4 WOOD STUD
WITH FIBERGLASS
BATT INSULATION

FISHING AND
WIRE HOLES

5-6

2x4 WOOD STUD





TYPICAL JAMB DETAIL

1 1/2" = 1'-0"



NOTE

G.C. SHALL INSTALL AND SEAL WINDOW IN ACCORDANCE W/ MANUFACTURERS WRITTEN SPECIFICATIONS AND INSTRUCTIONS.

PRELIMINARY SET
NOT FOR CONSTRUCTION.

DESIGNED BY	JHL
DRAWN BY	KSP
CHECKED BY	MFL
SCALE	AS NOTED
DATE	12. 2007

HARBOR LANDING
 269 COMMERCIAL STREET UNIT 3E
 PORTLAND, ME

STRUCTURAL RETROFIT OF EXISTING WINDOWS
 DETAILS

L & L STRUCTURAL
 ENGINEERING SERVICES, INC
 SIX O STREET
 SOUTH PORTLAND, MAINE 04106

PHONE: (207) 787-4230
 FAX: (207) 799-5432
 EMAIL: LLENG@aol.com

S3

MARVIN DESIGN GALLERY

a complete window and door showroom
by Eldredge

Marvin Design Gallery
317 Marginal Way
Portland, ME 04101
(207) 772-2003 Fax: (207) 772-0418
Sales Person: Dave Thibeau
dthibeau@marvinportland.com
www.marvinbyeldredge.com

April 26, 2011

Tim W. Gilbert, Inc.
P.O. Box 31
East Poland, ME 04230
Mobile: (207) 749-2716
Email: twgilbert@roadrunner.com

Project: Wong- Full Tear-Out
269 Commercial St
Unit 4F
Portland, ME 04010

PROPOSAL

The Marvin Design Gallery proposes to supply all product as listed below. Please review to ensure all sizing and specifications are correct and meet your project requirements. Marvin products are special order items and may not be changed, cancelled or returned once the order is approved and processed.

GENERAL PRODUCT SPECIFICATIONS EXCEPT AS NOTED BELOW

Manufacturer: Marvin

Product Line: Wood

Glass: Clear Insulating Glass

Grille/Divided Lite Bar Type: 7/8" SDL w/ Black Spacer

Interior Finish: Primed Pine

Exterior Finish: Primed Pine

Interior Casing: Wood Colonial

Exterior Casing: Custom flat with existing rope moulding

Jamb Depth: 4 9/16" Standard

Screen: Half Screen

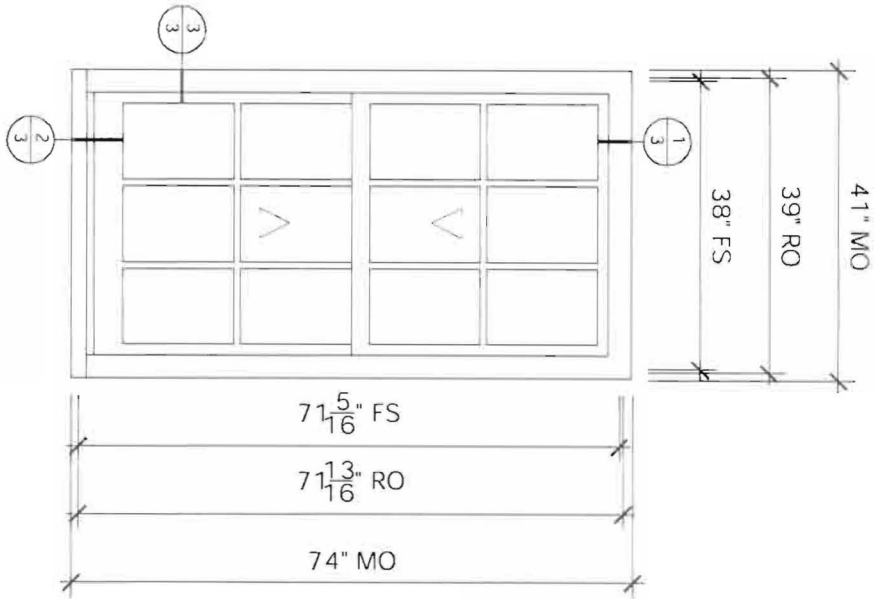
Screen Color: Stone White

Screen Mesh: Hi-Transparency Charcoal Fiberglass

Jambliner Color: white

Window Hardware: White

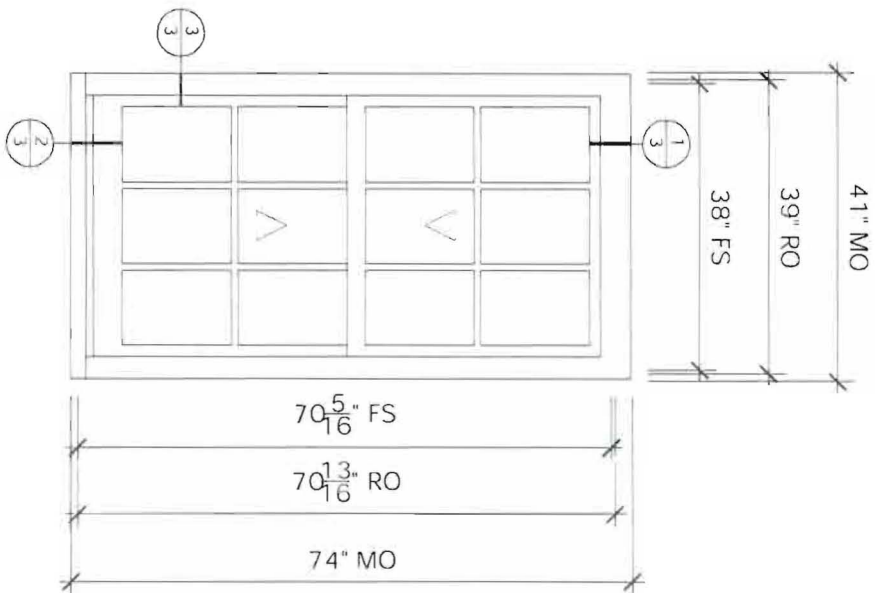
only visible exterior materials



Unit 1,2

SCALE: $\frac{1}{2}'' = 1'-0''$ WUDH

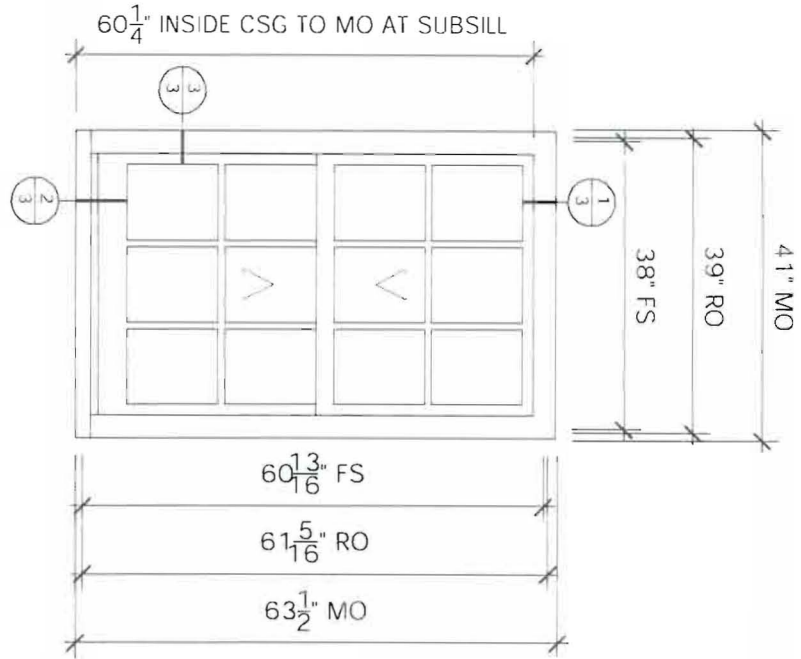
WOOD FRAME W/CLAD SASH
 5/4 x 3" HEAD CASING
 5/4 x 3" SIDE CASING



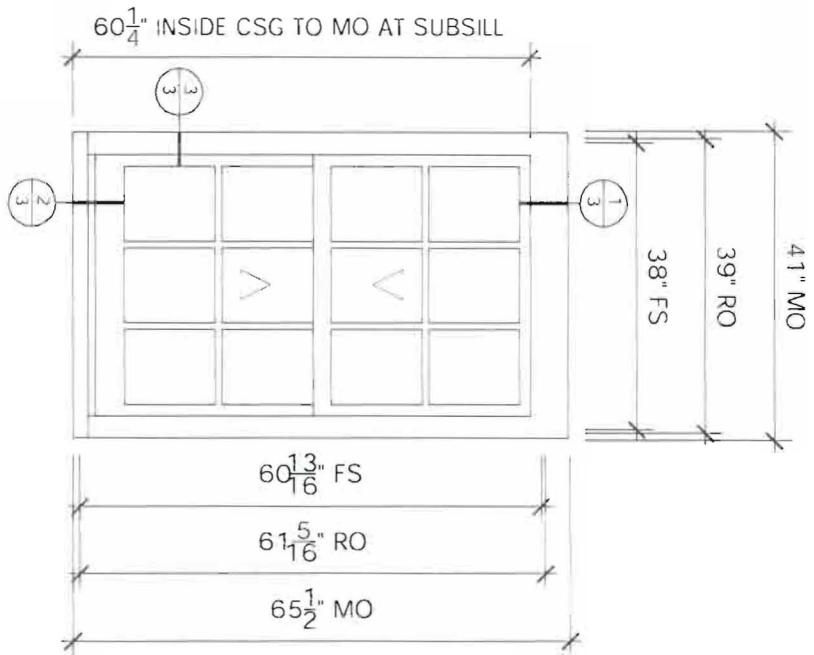
Unit 3

SCALE: $\frac{1}{2}'' = 1'-0''$ WUDH

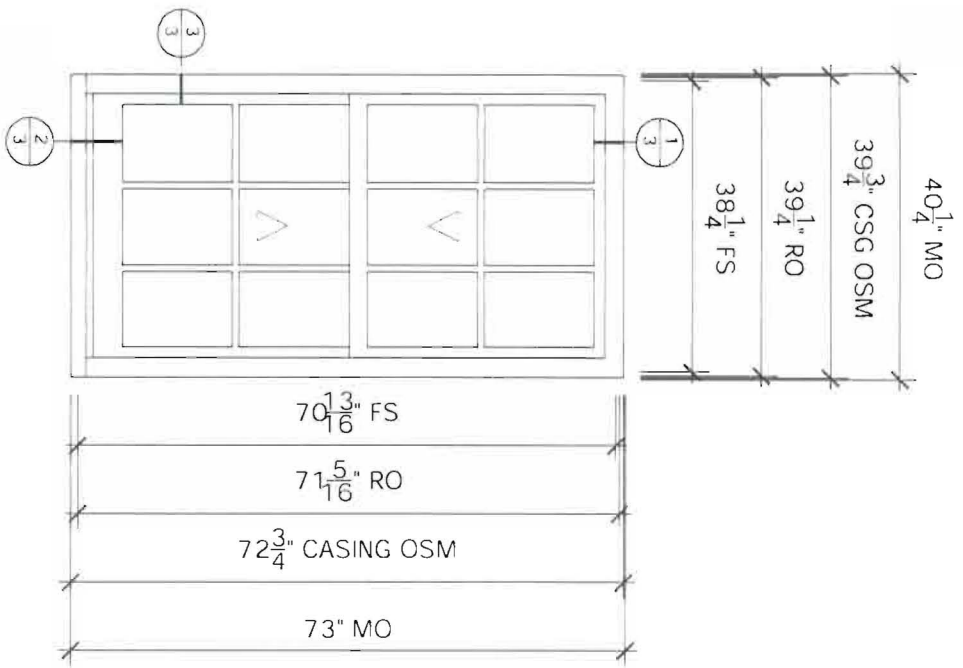
WOOD FRAME W/CLAD SASH
 5/4 x 4" HEAD CASING
 5/4 x 3" SIDE CASING



Unit 4
 SCALE: $1/2" = 1'-0"$ WUDDH
 WOOD FRAME W/CLAD SASH
 5/4 x 3" HEAD CASING
 5/4 x 3" SIDE CASING

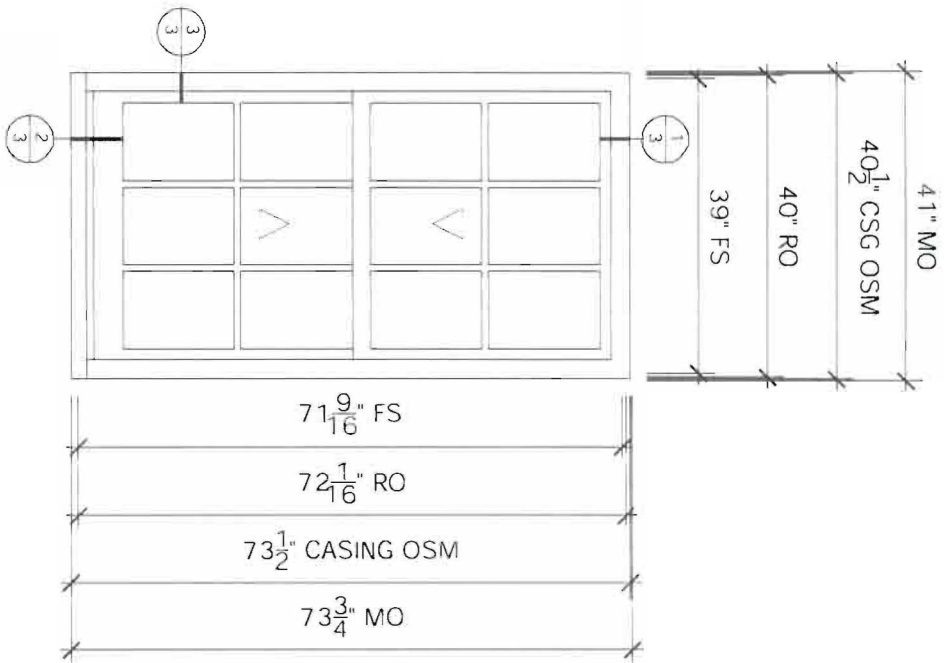


Unit 5,6
 SCALE: $1/2" = 1'-0"$ WUDDH
 WOOD FRAME W/CLAD SASH
 5/4 x 5" HEAD CASING
 5/4 x 3" SIDE CASING



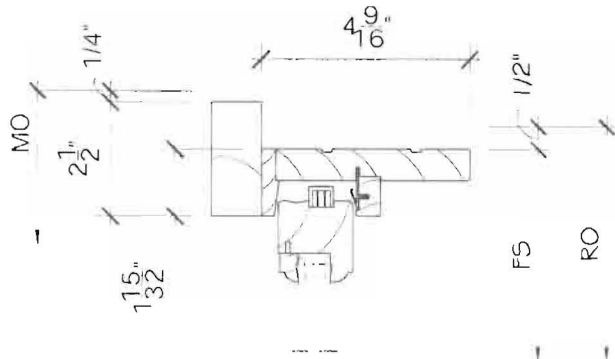
Unit Add
 QTY: 3 SCALE: 1/2" = 1'-0"
 WUDH

5/4 x 2 1/2" HEAD CASING
 5/4 x 2 1/2" SIDE CASING



Unit Add
 QTY: 3 SCALE: 1/2" = 1'-0"
 WUDH

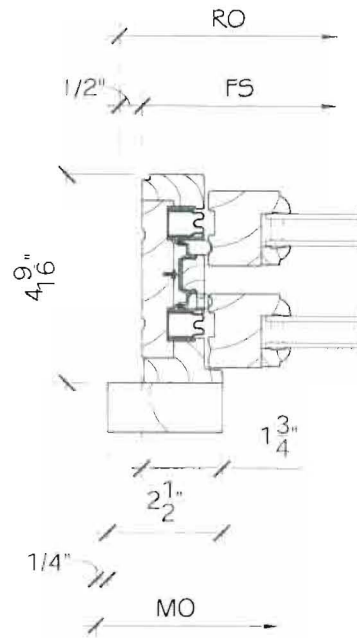
5/4 x 2 1/2" HEAD CASING
 5/4 x 2 1/2" SIDE CASING



1
2

HEAD

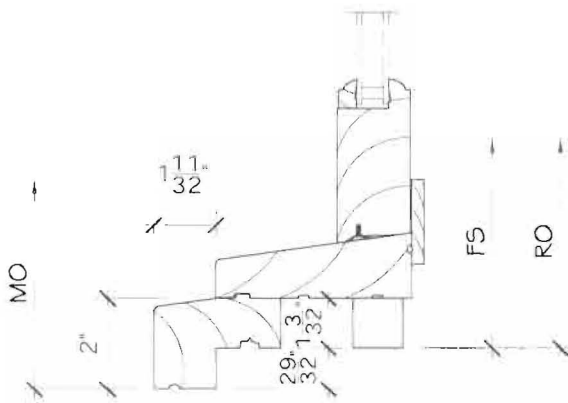
SCALE: 3" = 1'-0"



3
2

JAMB

SCALE: 3" = 1'-0"



2
2

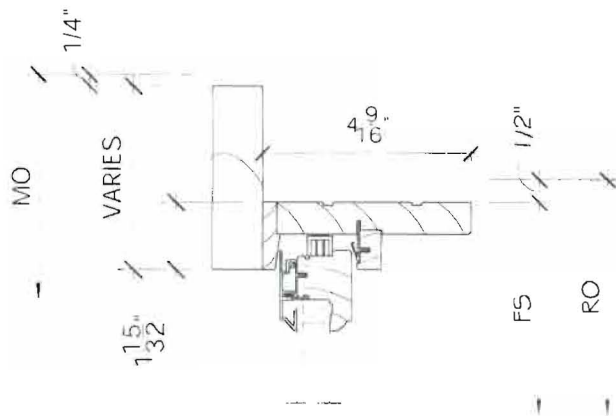
SILL/SUBSILL

SCALE: 3" = 1'-0"

4
2

NOT USED

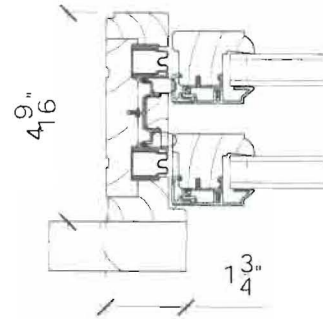
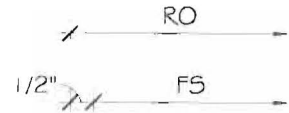
SCALE: 3" = 1'-0"



1
3

HEAD

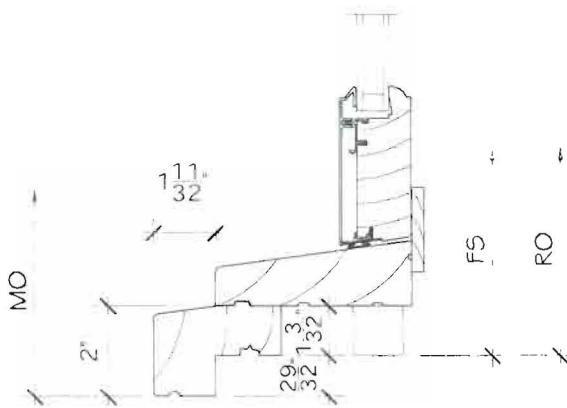
SCALE: 3" = 1'-0"



3
3

JAMB

SCALE: 3" = 1'-0"



2
3

SILL/SUBSILL

SCALE: 3" = 1'-0"

4
3

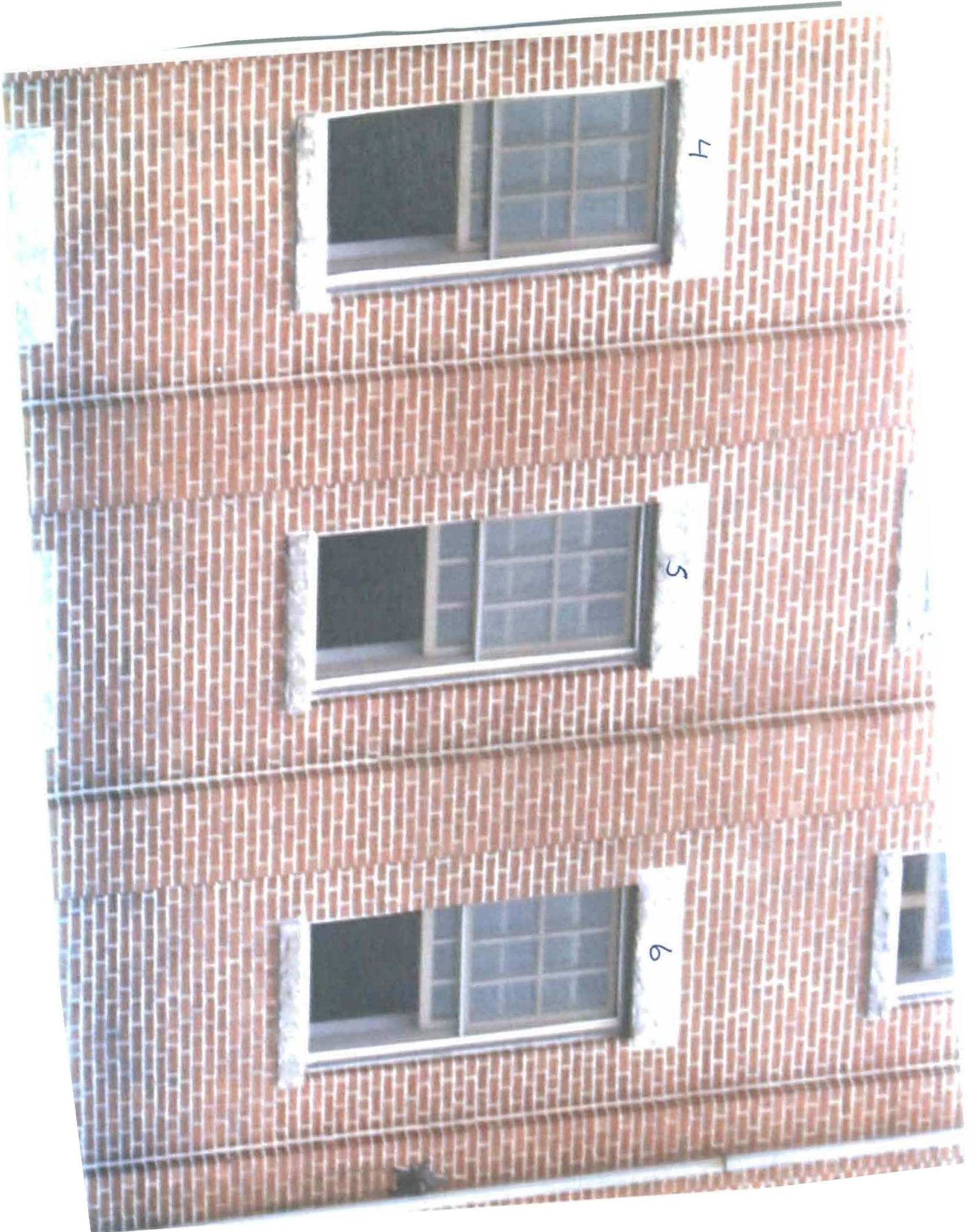
NOT USED

SCALE: 3" = 1'-0"

POTTERY & CROCKERY
E. SMASEY & CO.
GLASS WARE



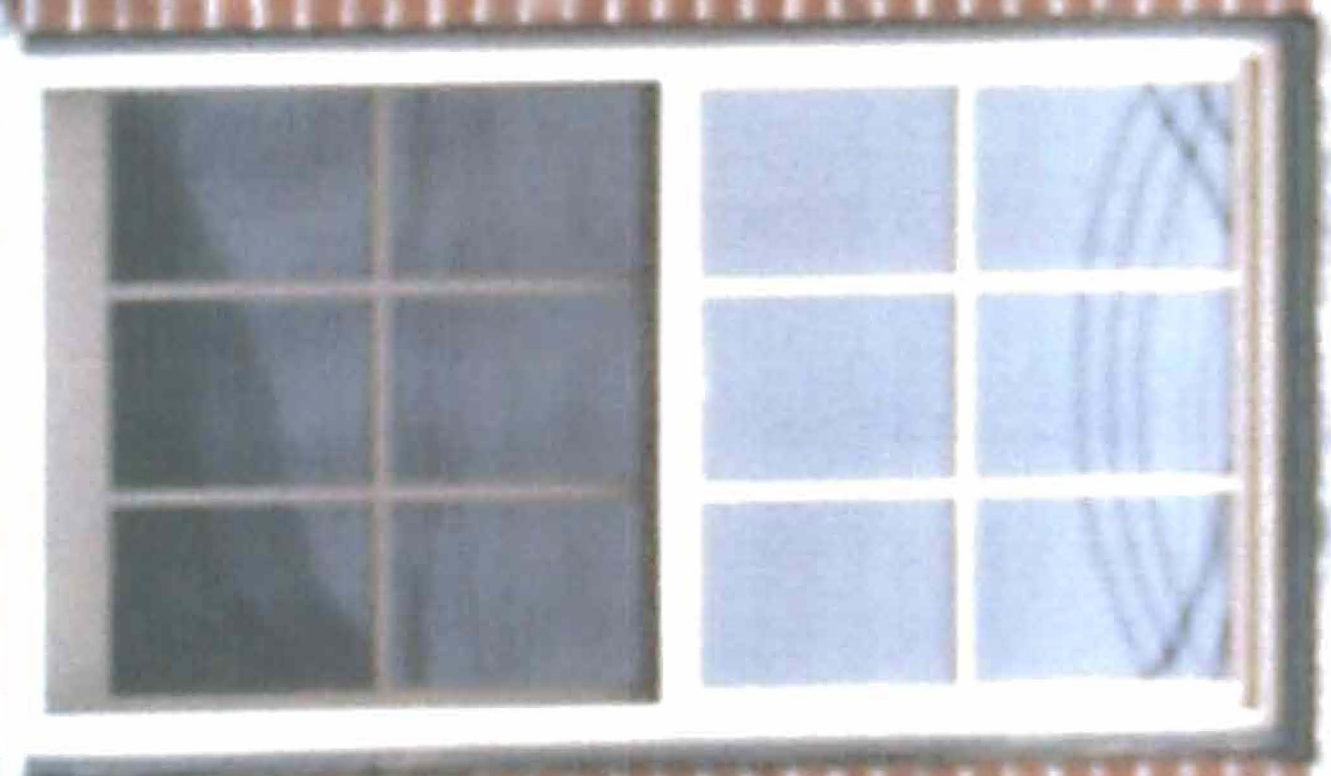




4

5

6



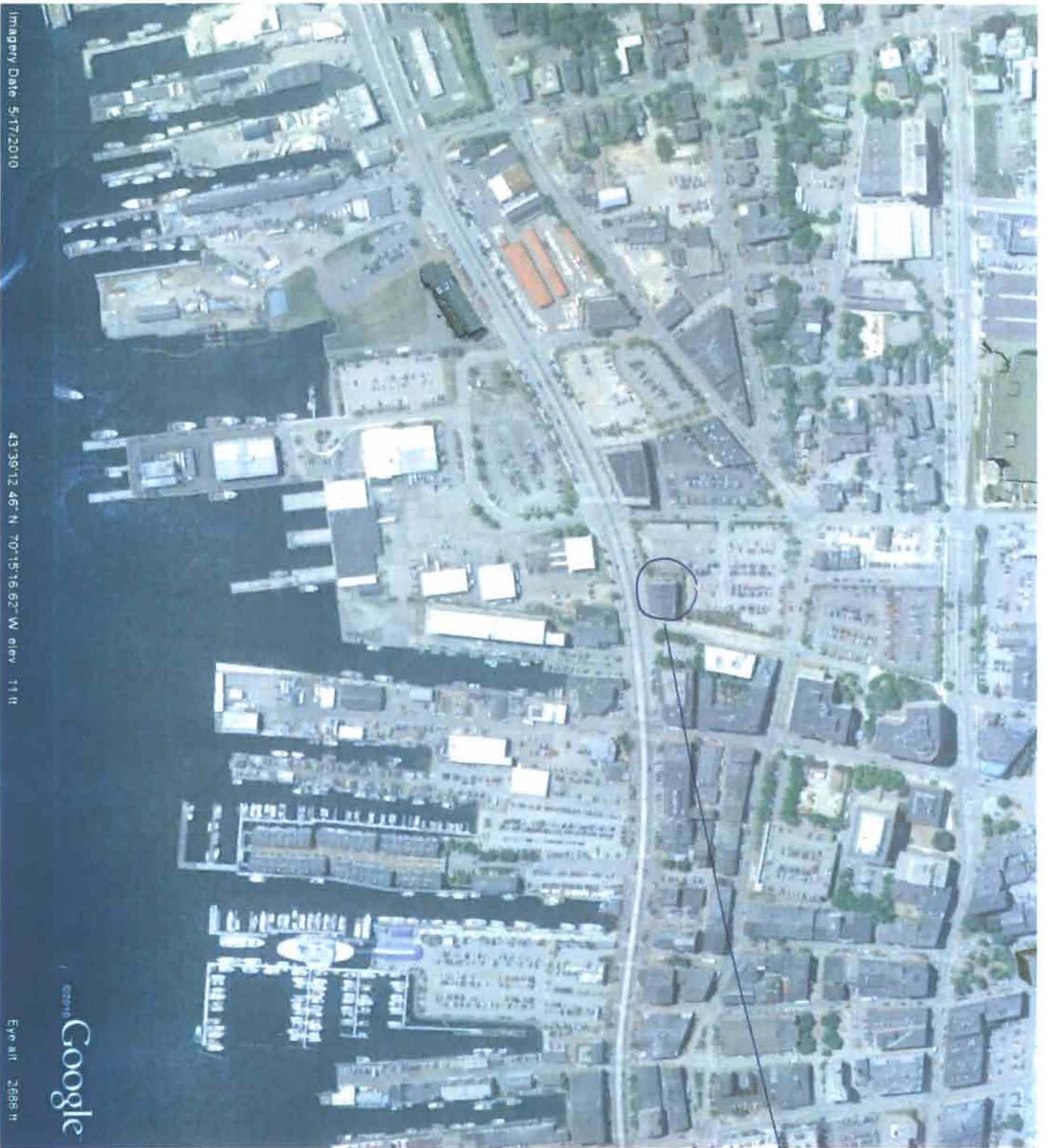


269 Commercial
St. Portland ME
04101

Imagery Date: 5/17/2010

43°39'15.62" N 70°15'20.08" W elev: 111ft

Exp: 01/18/10



265 Commercial
St. Portland ME
~~04101~~
04101

Imagery Date: 5/17/2010

43°39'12.46" N 70°15'16.62" W elev 11 ft

©2010 Google

Eye Alt 2685 ft



CITY OF PORTLAND, MAINE

Department of Building Inspections

Original Receipt

9.1

2011

Received from Tim Gilbert

Location of Work 169 Commercial

Cost of Construction \$ _____ Building Fee: 130

Permit Fee \$ _____ Site Fee: 50

Certificate of Occupancy Fee: _____

Total: 180

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

Other _____

CBL: 38-6 020 JYF

Check #: 343 Total Collected \$ 180

**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

City of Portland, Maine - Building or Use Permit Application

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

Sue Worsell
Kelle

Job No: 2011-08-1840-ALTCOMM	Date Applied: 8/2/2011	CBL: 038 - - G - 002 - 04F - - - -	
Location of Construction: 269 COMMERCIAL ST - UNIT 4-F	Owner Name: ROCKET WONG	Owner Address: 269 COMMERCIAL ST APT 4F PORTLAND, ME - MAINE 04101	Phone:
Business Name:	Contractor Name: Tim Gilbert	Contractor Address: 737 Empire Rd, Poland, ME 04274	Phone: 749-2716
Lessee/Buyer's Name:	Phone:	Permit Type: Bldg alterations	Zone: B-3
Past Use: Retail/restaurant uses on the 1 st floor -- offices on the 2 nd floor and 24 residential Condo units above	Proposed Use: Same: retail/restaurant uses on 1 st floor with offices on the 2 nd floor and 24 Residential Condo units above - to remove 6 existing windows and replace with 6 new windows - unit 4F	Cost of Work: \$11,000.00	CEO District:
		Fire Dept: <input checked="" type="checkbox"/> Approved w/conditions <input type="checkbox"/> Denied <input type="checkbox"/> N/A	Inspection: Use Group: M/A/R Type: IBC 2009 Signature: <i>JWB</i> 8/23/11
Proposed Project Description: Remove existing Windows replace w/ 6 new		Pedestrian Activities District (P.A.D.)	

Permit Taken By: inputted by management	Zoning Approval		
<ol style="list-style-type: none"> This permit application does not 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 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: <i>Signed off by P. Steves</i> <i>8/2/11</i>	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 <i>w/then</i> <input type="checkbox"/> Not in Dist or Landmark <input type="checkbox"/> Does not Require Review <input checked="" type="checkbox"/> Requires Review <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied Date: <i>8/16/11</i> <i>D. Andrews</i>
	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	PHON

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.**
1. Final at completion of work unless close in required for electrical installations

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.



PORTLAND MAINE

Strengthening a Remarkable City, Building a Community for Life • www.portlandmaine.gov

Director of Planning and Urban Development
Penny St. Louis

Job ID: 2011-08-1840-ALTCOMM

Located At: 267 COMMERCIAL
UNIT 4-F

CBL: 038 - - G - 002 - 04F - - - -

Conditions of Approval:

Fire

1. Installation shall comply with City Code Chapter 10.
2. All construction shall comply with City Code Chapter 10.
3. This permit is being approved on the basis of the plans submitted. Any deviation from the plans would require amendments and approval.

Building

1. Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.
2. Separate permits are required for any electrical, plumbing, sprinkler, fire alarm, HVAC systems, heating appliances, including pellet/wood stoves, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.



General Building Permit Application

B-3
Historic

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>269 Commercial St. Portland ME 04101 Unit 4F</u>		
Total Square Footage of Proposed Structure/Area <u>950 square ft.</u>		Square Footage of Lot
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>38 6 020 4F</u> <u>002 ✓</u>	Applicant * <u>must</u> be owner, Lessee or Buyer* Name <u>Tim W. Gilbert Inc</u> Address <u>PO Box 31</u> City, State & Zip <u>East Poland ME 04230</u>	Telephone: <u>207-749-2716</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name <u>Rocket Wang</u> Address <u>269 Commercial St. Unit 4F</u> City, State & Zip <u>Portland ME 04101</u>	Cost Of Work: <u>\$11,000</u> C of O Fee: \$ _____ Total Fee: \$ _____
Current legal use (i.e. single family) <u>single family Mixed use Building</u> If vacant, what was the previous use? _____ Proposed Specific use: _____ Is property part of a subdivision? <u>No</u> If yes, please name _____ Project description: <u>Remove 6 existing windows and Replace w/ 6 New windows</u> <u>Re-Frame existing opening as needed per prints</u>		
Contractor's name: <u>Tim Gilbert</u> Address: <u>737 Empire Rd.</u> City, State & Zip <u>Poland ME 04274</u> Telephone: <u>207-749-2716</u> Who should we contact when the permit is ready: <u>Tim Gilbert</u> Telephone: <u>207-749-2716</u> Mailing address: <u>PO Box. 31 East Poland ME 04230</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.

PERMITS DIVISION
AUG 1 2011
City of Portland

Signature: [Signature] Date: 7-25-11

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