

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT

This is to certify that SHARYN M KNOWLES

Located At 131 VAUGHAN ST

Job ID: 2012-01-3031-ALTR

CBL: 062-A-019-001

has permission to Addendum of Dormer & Door/Windows

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 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

Code Enforcement Officer / Plan Reviewer

THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY

PENALTY FOR REMOVING THIS CARD

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.**

Footings/Setbacks prior to pouring concrete

Close In Elec/Plmb/Frame prior to insulate or gyp

Final Inspection

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

Acting Director of Planning and Urban Development
Gregory Mitchell

Job ID: 2012-01-3031-ALTR

Located At: 131 VAUGHAN ST

CBL: 062- A-019-001

Conditions of Approval:

Zoning

1. This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
2. ANY exterior work requires a separate review and approval thru Historic Preservation. This property is located within a Historic District.
3. 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.
4. This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.

Building

Separate permits are required for any electrical: plumbing, sprinkler, fire alarm, HVAC systems, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.

Window sills in locations more than 72 inches from finished grade shall be a minimum of 24 inches above the finished floor of the room, unless a window fall prevention device is installed in accordance with section R612.3.

A graspable handrail (34-38 inches in height) shall be provided on at least one side of each continuous run of treads or flight with four or more risers. Fall protection (36 inches) from exterior decks may be required if floor joists are at or above thirty (30) inches from grade.

Ventilation of this space is required per ASRAE 62.2, 2007 edition; Insulation shall comply with the IECC, 2009 (Maine State Energy Codes).

A Carbon Monoxide (CO) alarm shall be installed in each area within or giving access to bedrooms. That detection must be powered by the electrical service (plug-in or hardwired) in the building and battery.

Hardwired photoelectric interconnected battery backup smoke alarms shall be installed in each bedroom, protecting the bedrooms, and on every level. A field inspection will verify your current smoke detector arrangement and the City's minimal code requirements.

R807.1 Attic access. Buildings with combustible ceiling or roof construction shall have an attic access opening to attic areas that exceed 30 square feet and have a vertical height of 30 inches or greater. The vertical height shall be measured from the top of the ceiling framing members to the underside of the roof framing members. The rough-framed opening shall not be less than 22 inches by 30 inches and shall be located in a hallway or other readily accessible location.

Roof Rafter framing and Connection shall comply with Section R802.3 & R802.3.1 of MUBEC.
Note: The Deck, Door, and Dormer Girder sizing and spans shall comply with Table R502.5(1).

City of Portland, Maine - Building or Use Permit Application

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

Job No: 2012-01-3031-ALTR 2012-44323	Date Applied: 5/25/2012	CBL: 062- A-019-001	
Location of Construction: 131 VAUGHAN ST	Owner Name: JUDITH DAY	Owner Address: 131 VAUGHAN ST PORTLAND, ME 04102	Phone: 207-828-1174
Business Name:	Contractor Name: MN Construction - Matthew Newhall	Contractor Address: 201 Prospect St., Portland ME 04103	Phone: (207) 939-1189
Lessee/Buyer's Name:	Phone:	Permit Type: BLDG - Building	Zone: R-4
Past Use: Single family	Proposed Use: Same - single family - convert garage to living space - add dormer & door, new windows, extend rear deck, replace front entry - same footprint.	Cost of Work: 3000.00	CEO District:
		Fire Dept: <input type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> N/A Signature:	Inspection: Use Group: R3 Type: SB IRC, 2009 Signature: <i>[Signature]</i>
Proposed Project Description: Convert garage to living space, add gable & door		Pedestrian Activities District (P.A.D.)	

Permit Taken By: Brad	Zoning Approval		
1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules. 2. Building Permits do not include plumbing, septic or electrical work. 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.	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: 6/13/12 <i>[Signature]</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 <input type="checkbox"/> Not in Dist or Landmark <input type="checkbox"/> Does not Require Review <input type="checkbox"/> Requires Review <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied Date: 6/19/12 <i>[Signature]</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	PHONE

RM

Example 5/25/12

(S)



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.

Original Job ID: 2012-01-3031 - ALTER child 2012-4132

Location/Address of Construction: 131 Vaughan St.			
Total Square Footage of Proposed Structure/Area 374		Square Footage of Lot	Number of Stories
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# 62 A 19	Applicant: (must be owner, lessee or buyer) Name Judy Day Address 131 Vaughan City, State & Zip Portland, ME 04101		Telephone: 828-1174
Lessee/DBA RECEIVED MAY 25 2012 Dept. of Building Inspections City of Portland Maine		Owner: (if different from applicant) Name Address City, State & Zip	Cost of Work: \$ 2995.00 C of O Fee: \$ Historic Review: \$ Planning Amin.: \$ Total Fee: \$ 50.00
Current legal use (i.e. single family) <u>Single family</u> Number of Residential Units _____ If vacant, what was the previous use? _____ Proposed Specific use: <u>Single family home</u> Is property part of a subdivision? <u>no</u> If yes, please name _____ Project description: <u>Adding Dormer + Door/windows</u> <u>Insulate and sheetrock garage. Update electrical outlets, switches and lights.</u>			
Contractor's name: <u>MN Construction</u> <u>Mathew Newhall</u>		Email: <u>mnconstruction1@yahoo.com</u>	
Address: <u>201 Prospect St.</u>		Telephone: <u>939-1189</u>	
City, State & Zip: <u>Portland, ME 04103</u>		Telephone: <u>939-1189</u>	
Who should we contact when the permit is ready: <u>Mathew Newhall</u>		Telephone: <u>939-1189</u>	
Mailing address: <u>201 Prospect St. Portland, ME 04103</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.

and 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: 10.30.12

ORIGINAL

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

Job ID: 2012-01-3031 - ALTER

CBL: 062-A-019-001

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 ABUTTER'S DEEDS. (7) LOCATION/EXISTENCE OF WETLANDS NOT DETERMINED UNLESS SHOWN ON A RECORDED SUBDIVISION PLAN.

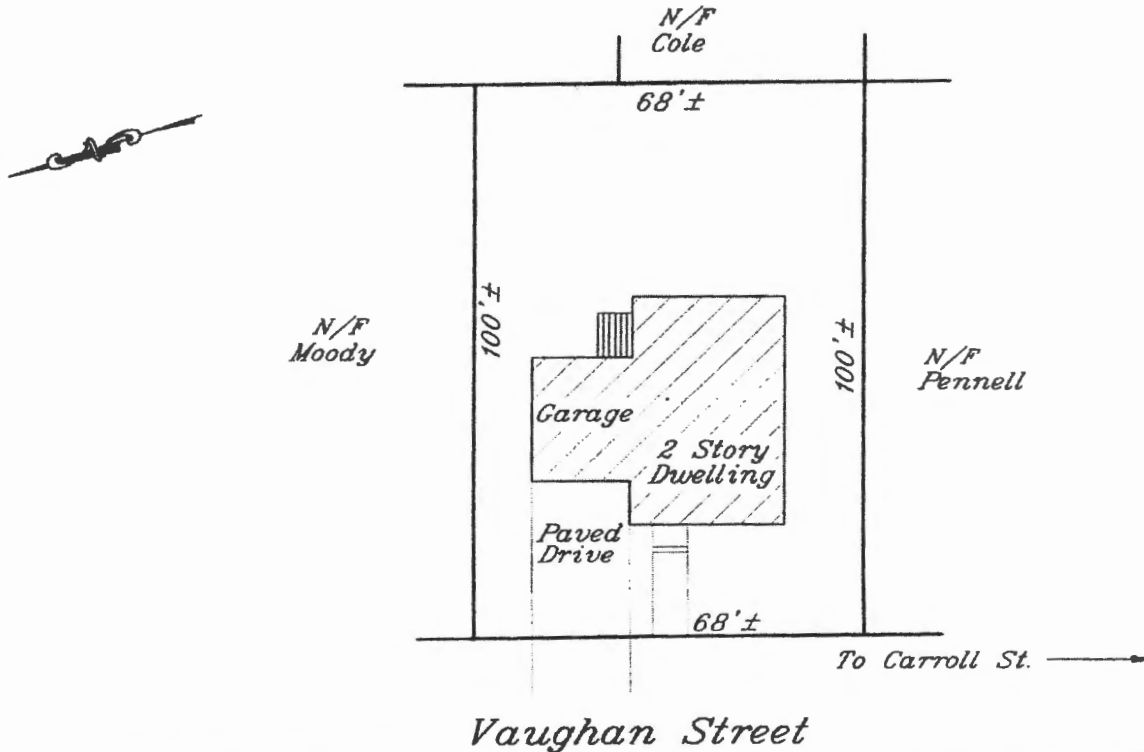
REV. 09/22/2009

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

ADDRESS: 131 Vaughan Street
Portland, Maine

INSP. DATE: 07/13/2011

SCALE: 1" = 30'



SEE PROVIDED TITLE REFERENCES FOR APPURTENANCES, IF ANY.

APPLICANT: Judith E. Day FILE#: 21123718
OWNER: Sharyn M. Knowles CLIENT#: 4666-11
LENDER: _____
REQ. PARTY: Baxter Title Co.

TITLE REFERENCES: COUNTY: Cumberland
DEED BOOK: 9717 PAGE: 75
PLAN BOOK: _____ PAGE: _____ LOT: _____

MUNICIPAL REFERENCE:
MAP: 62 BLOCK: A LOT: 19

THE DWELLING DOES NOT FALL WITHIN A SPECIAL FLOOD HAZARD AREA PER FEMA COMMUNITY MAP No. 230051 PANEL: 0013B
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



918 BRIGHTON AVE. PH: (207) 878-7870
PORTLAND, ME. 04102 F: (207) 878-7871
THIS INSPECTION IS VALID ONLY WITH AN
EMBOSSED SEAL AND IS NULL & VOID
90 DAYS AFTER INSPECTION DATE.

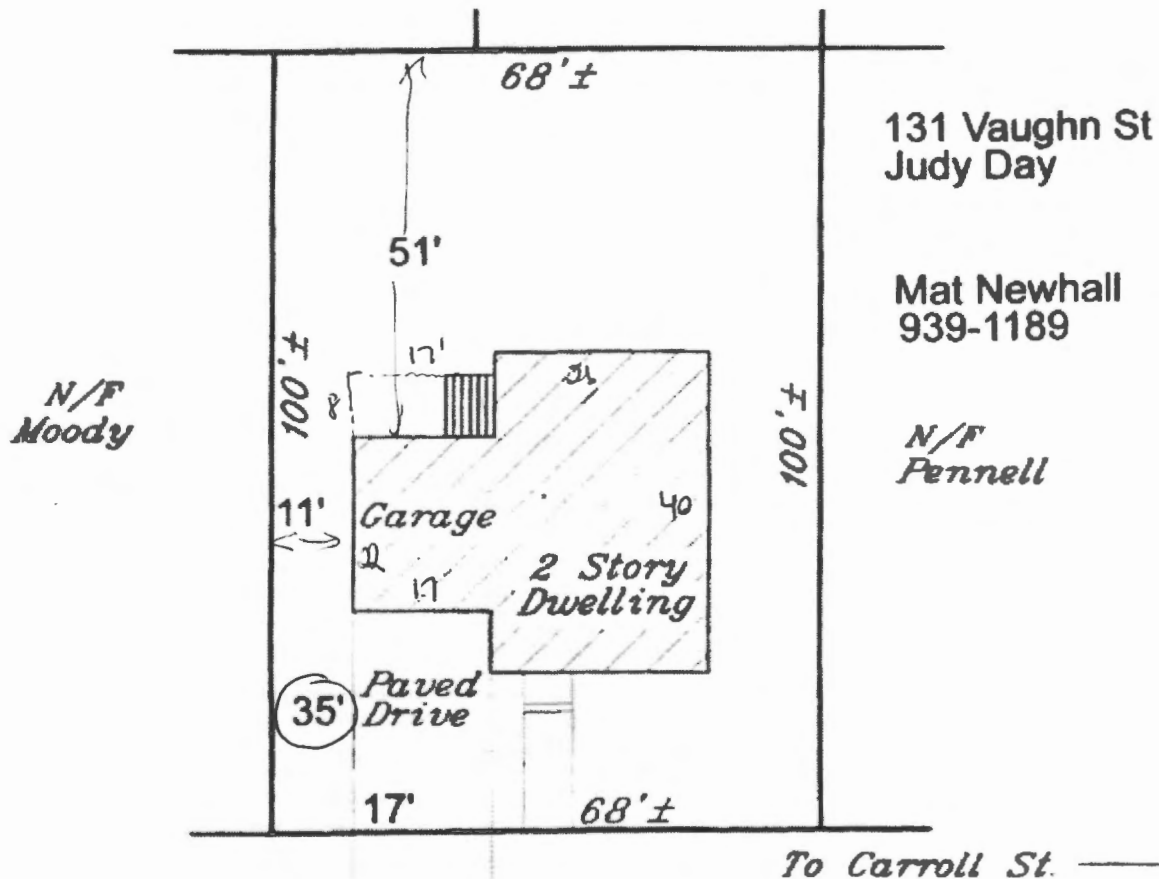
THIS IS NOT A BOUNDARY SURVEY - NOT FOR RECORDING

RECEIVED

JUN 13 2012

Dept. of Building Inspections
City of Portland Maine

☒ her Attorney in Fact



Vaughan Street

REFERENCES FOR APPURTENANCES, IF ANY.

E. Day FILE#: 21123718
Tronides CLIENT#: 4666-11

Title Co.

ES: COUNTY: Cumberland
PAGE: 75
PAGE: LOT:

RENCE:

K: 4 LOT: 19

James D. Nadeau



RECEIVED

JUN 13 2012

Dept. of Building Inspections
City of Portland Maine

R-4 - lot size 6750 ±
 front setback - 25' on average - 31' min but 25' @
 rear - 25' min - 51' - 43' @
 side - one by - 10' min - 11' side @

~~on property on property~~



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Receipts Details:

Tender Information: Check , Check Number: 92205

Tender Amount: 50.00

Receipt Header:

Cashier Id: bsaucier

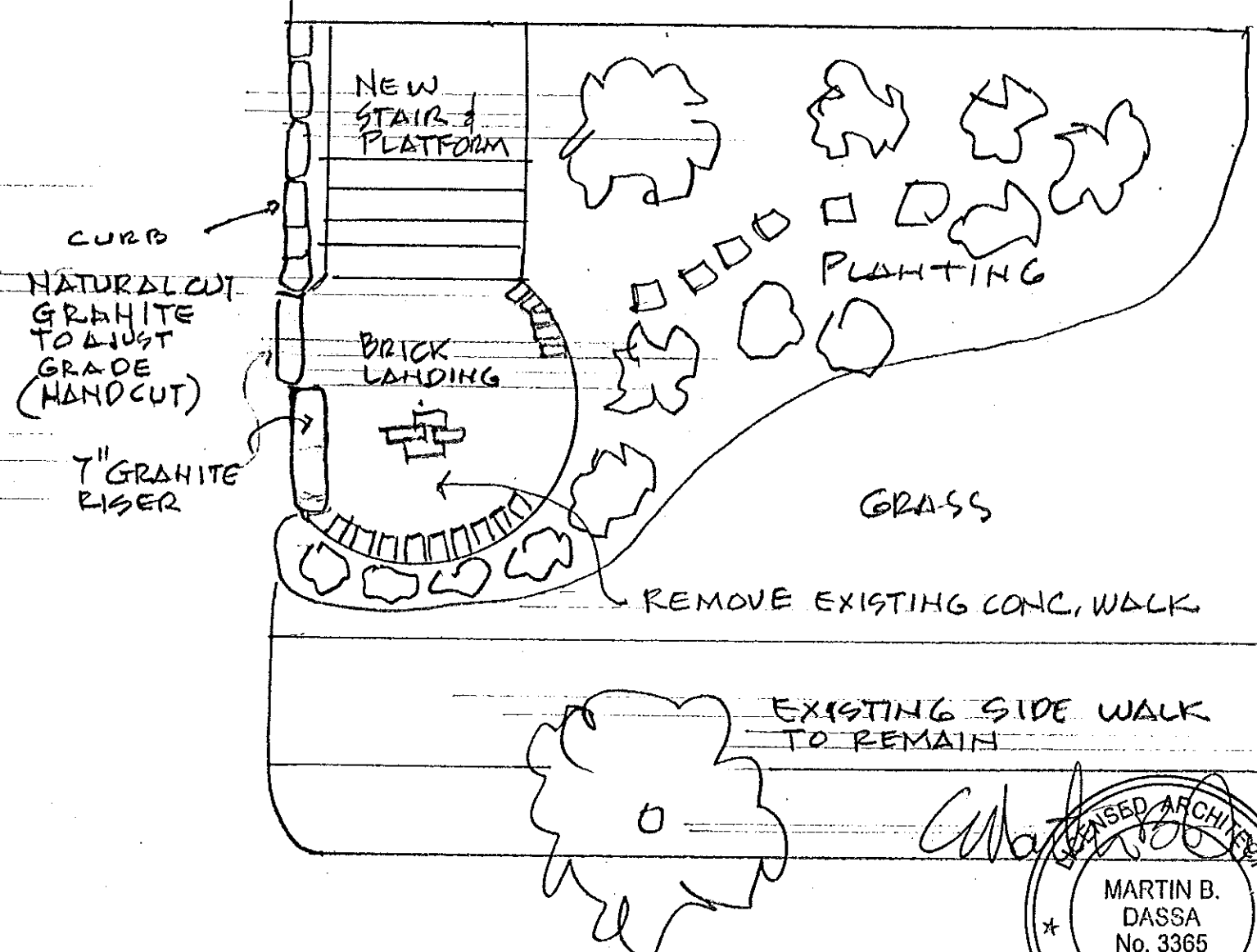
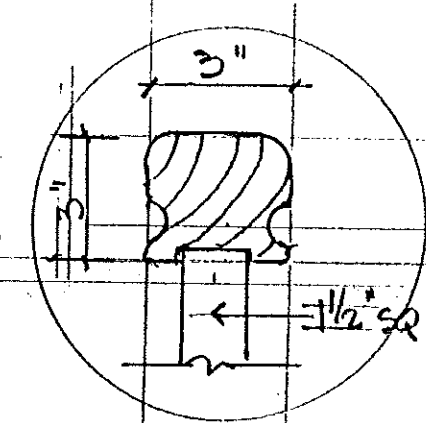
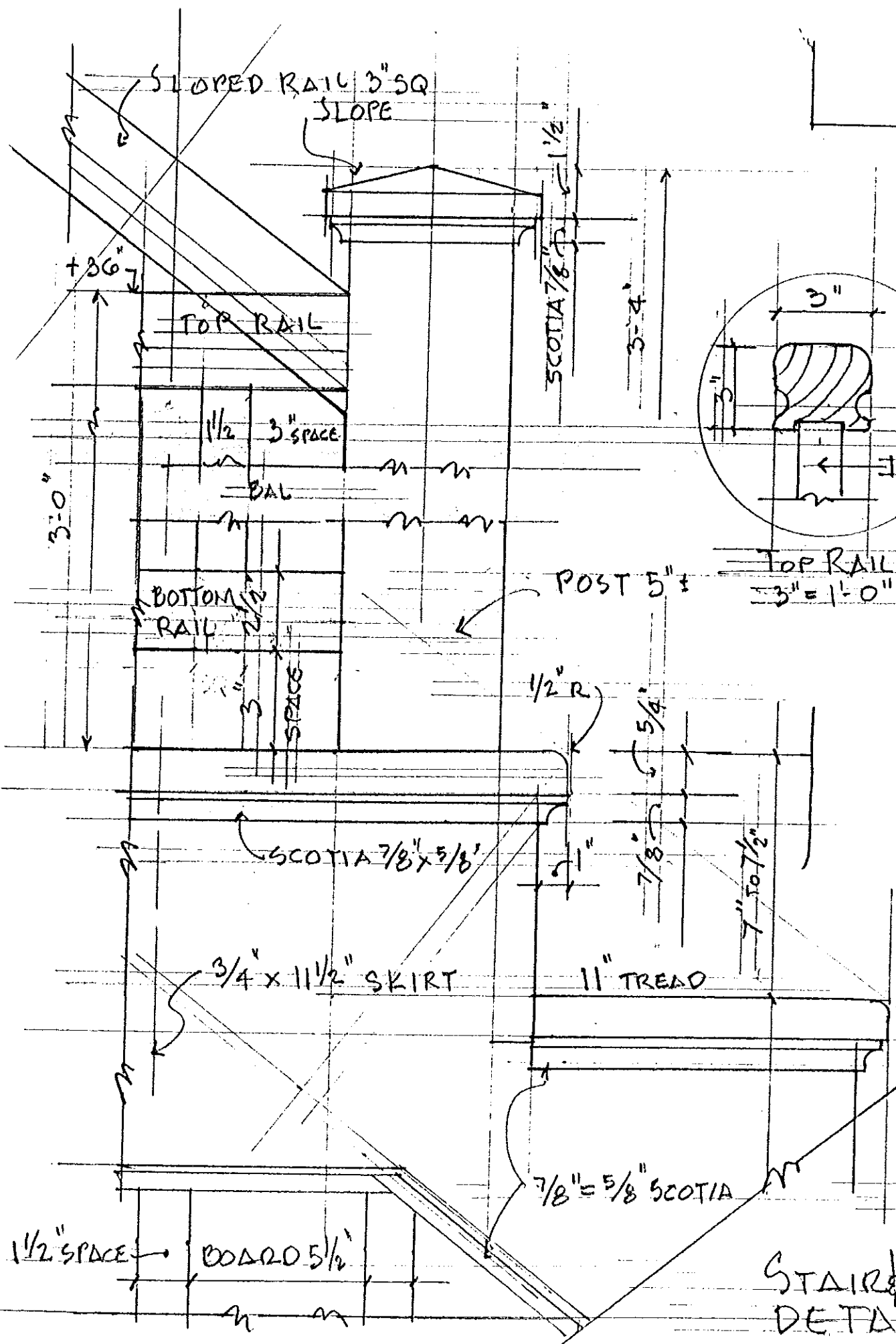
Receipt Date: 5/25/2012

Receipt Number: 44324

Receipt Details:

Reference ID:	6661	Fee Type:	BP-Constr
Receipt Number:	0	Payment Date:	
Transaction Amount:	50.00	Charge Amount:	50.00
Job ID: Job ID: 2012-01-3031-ALTR - Insulate & Sheetrock garage			
Additional Comments: 131 Vaughan addendum			

Thank You for your Payment!



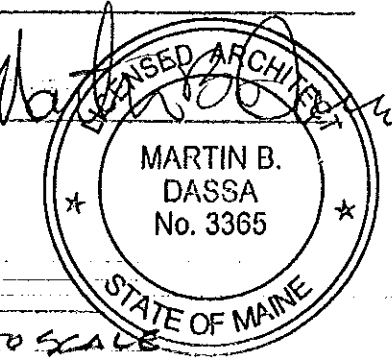
STUDY OF PROPOSED NEW REVISED
BRICK LANDING & PLANTING AREA NOT TO SCALE

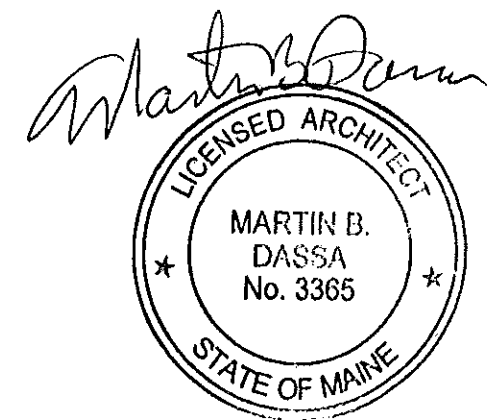
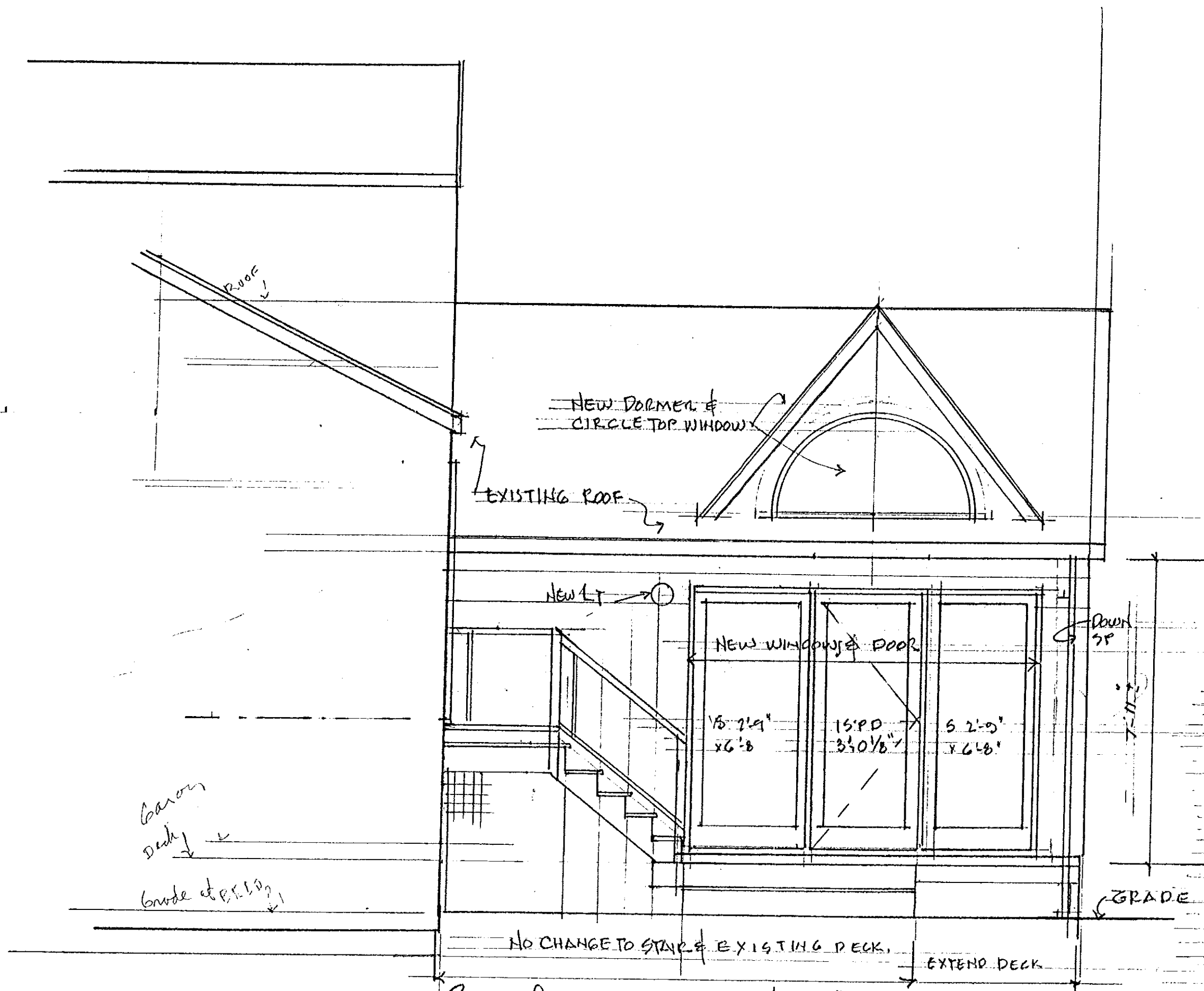
DESIGN BY ALAN EVES LANDSCAPER
GREENLAND NH

STAIR AND BRICK WALK

STAIR & PLATFORM
DETAILS 3" = 1'-0"
MARTIN B. DASSA AIA
ARCHITECT
5 COTTONWOOD LANE
FALMOUTH ME 04105

DAY RESIDENCE
131 VAUGHAN ST
PORTLAND ME 04102
MAY 3, 12, S-2





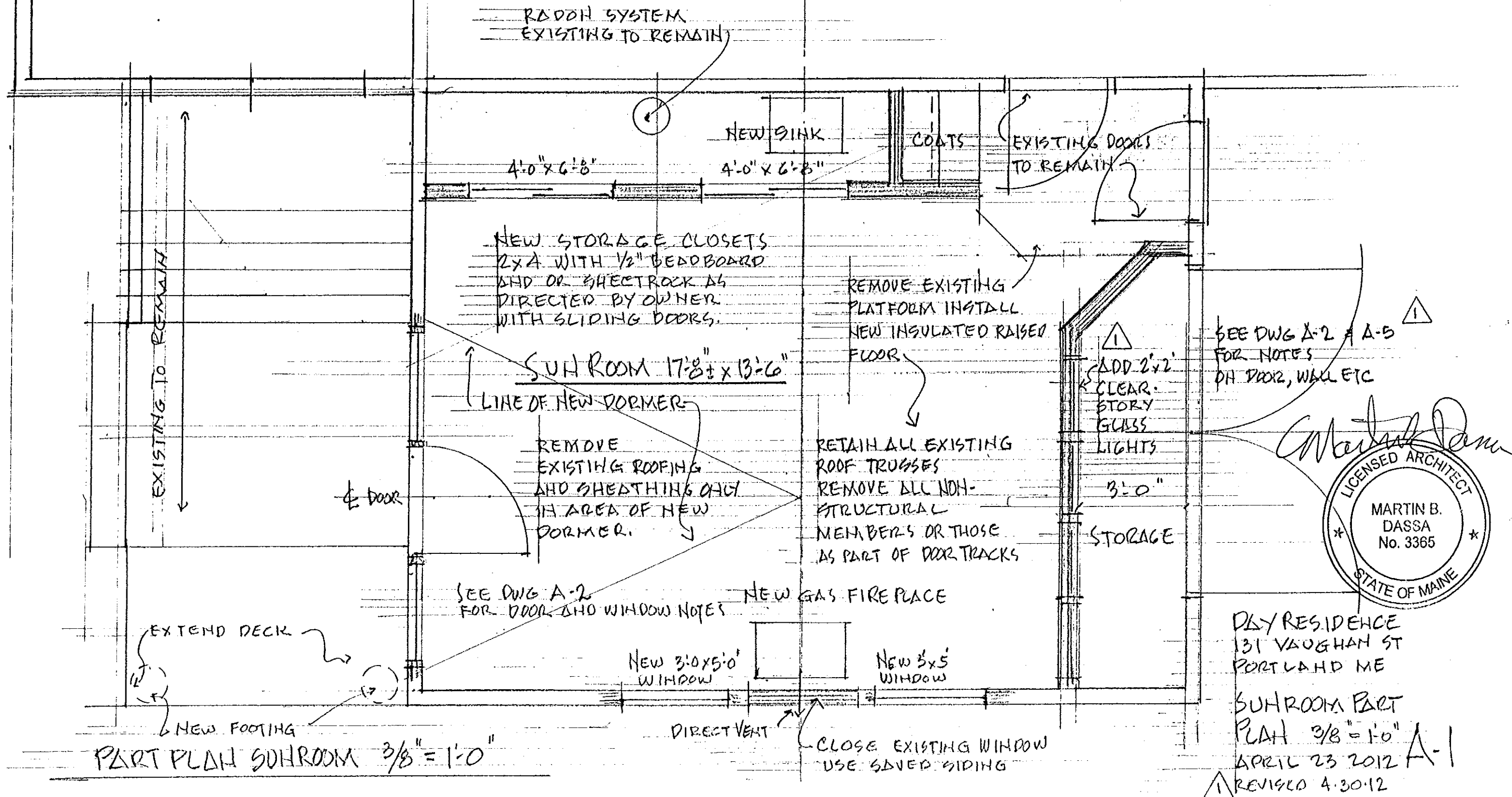
MARTIN B. DASSA AIA ARCHITECT
 5 COTTONWOOD LAKE
 FALMOUTH ME 04105
 207-899-0574
 mdassa@maine.rr.com

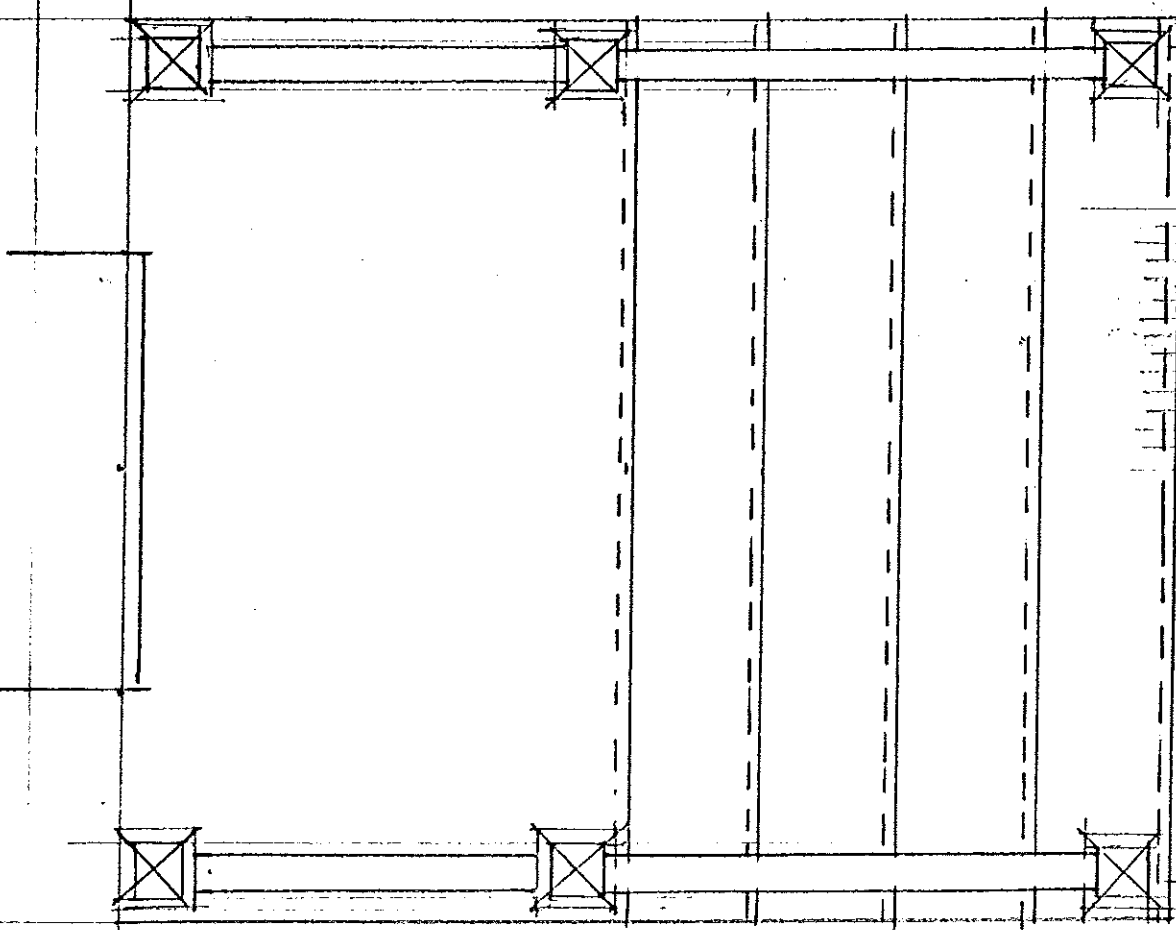
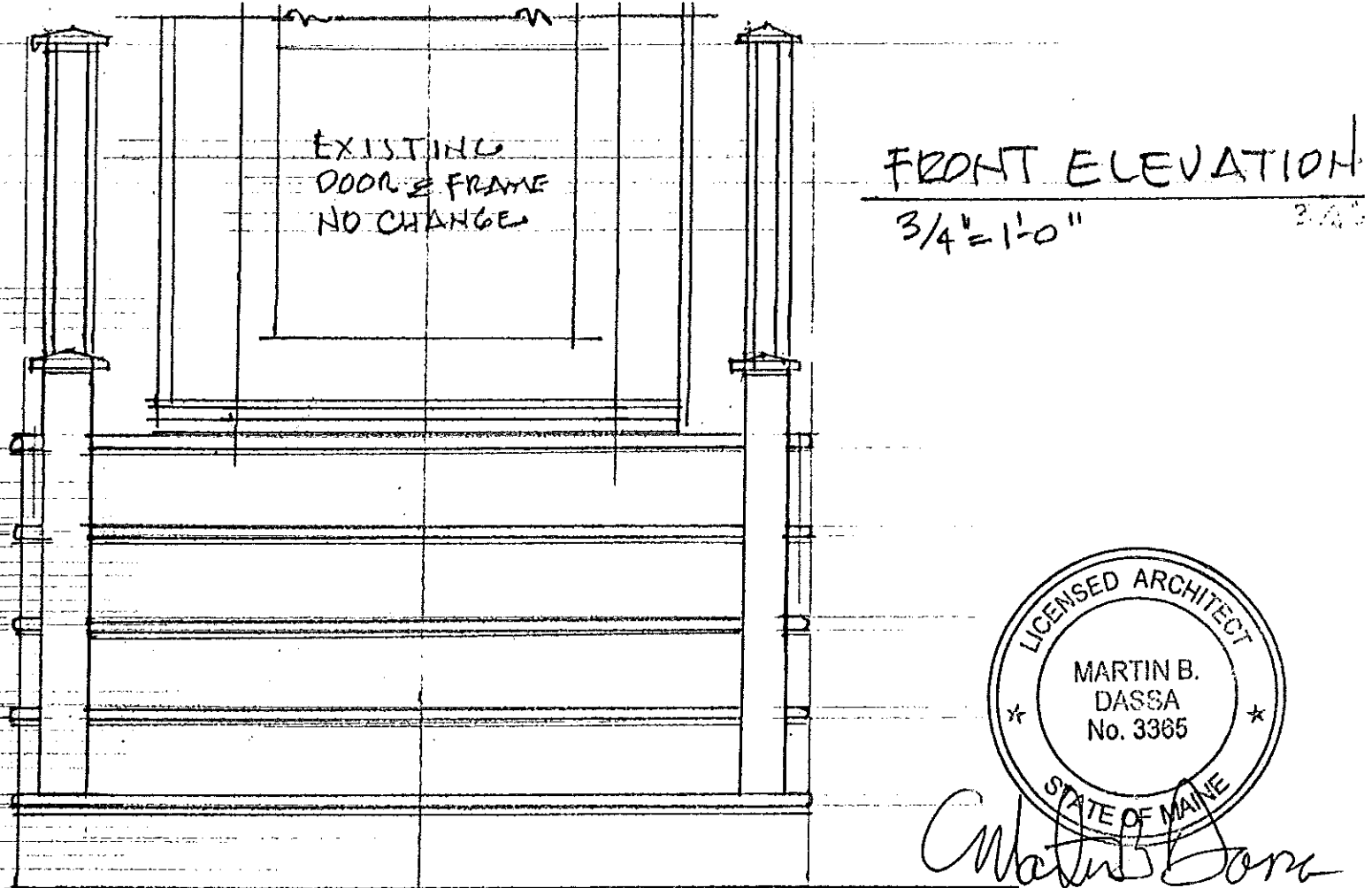
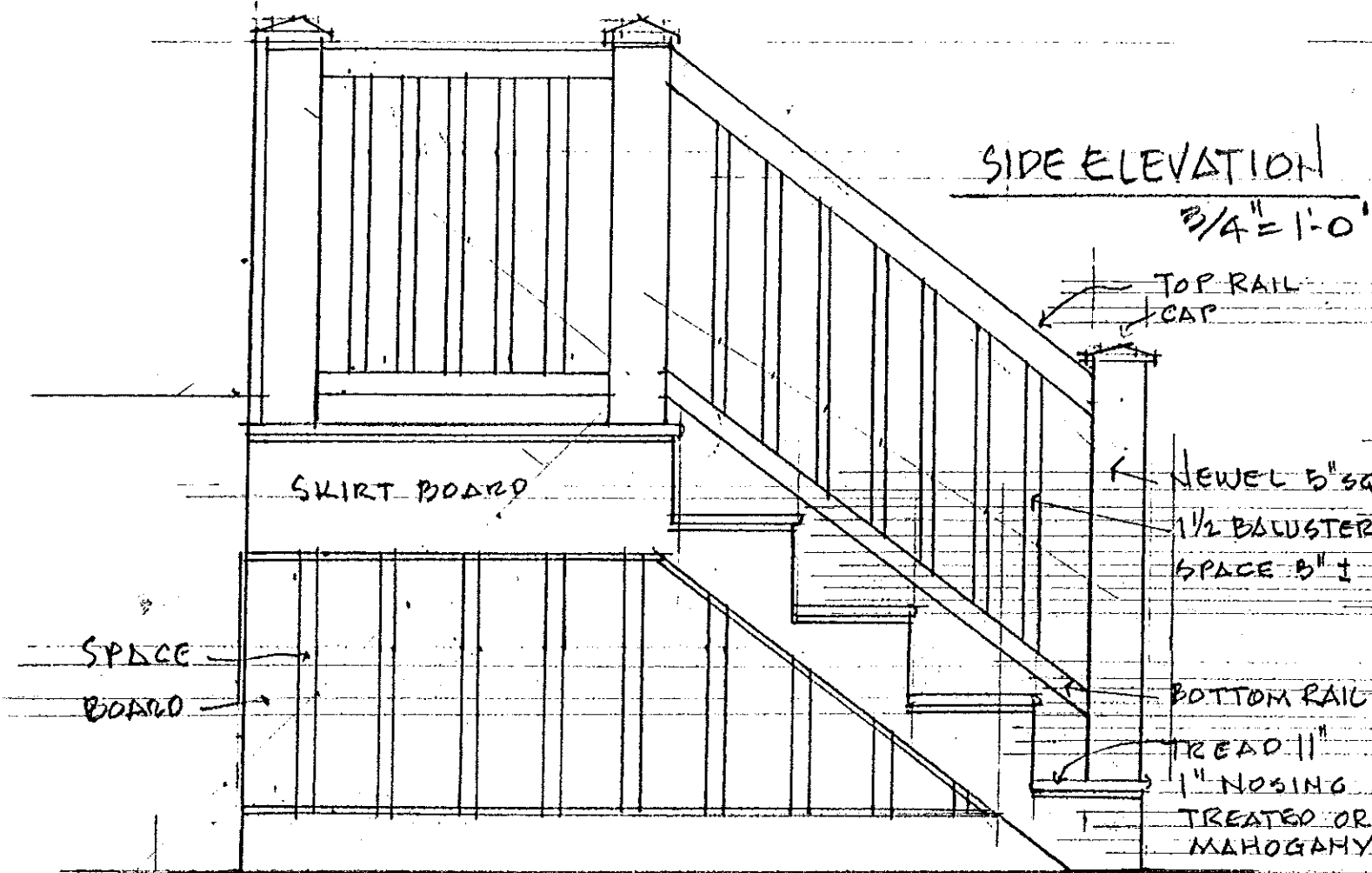
DAY RESIDENCE
 131 VAUGHAN ST
 PORTLAND ME

SUNROOM REAR ELEVATION
 APRIL 23 2012

A-3

MARTIN B. DASSA AIA ARCHITECT
5 COTTONWOOD LANE
FALMOUTH ME 04105
207-899-0574 mdassa@mame.cc.com





FINISH
 TOP & BOTTOM RAILS MAHOGANY OR
 STAINED DARK.
 BALUSTERS & NEWEL POSTS
 OFF WHITE WEATHER PROOF
 PAINT
 TREADS AND PLATFORM
 MAHOGANY OR STAINED DARK

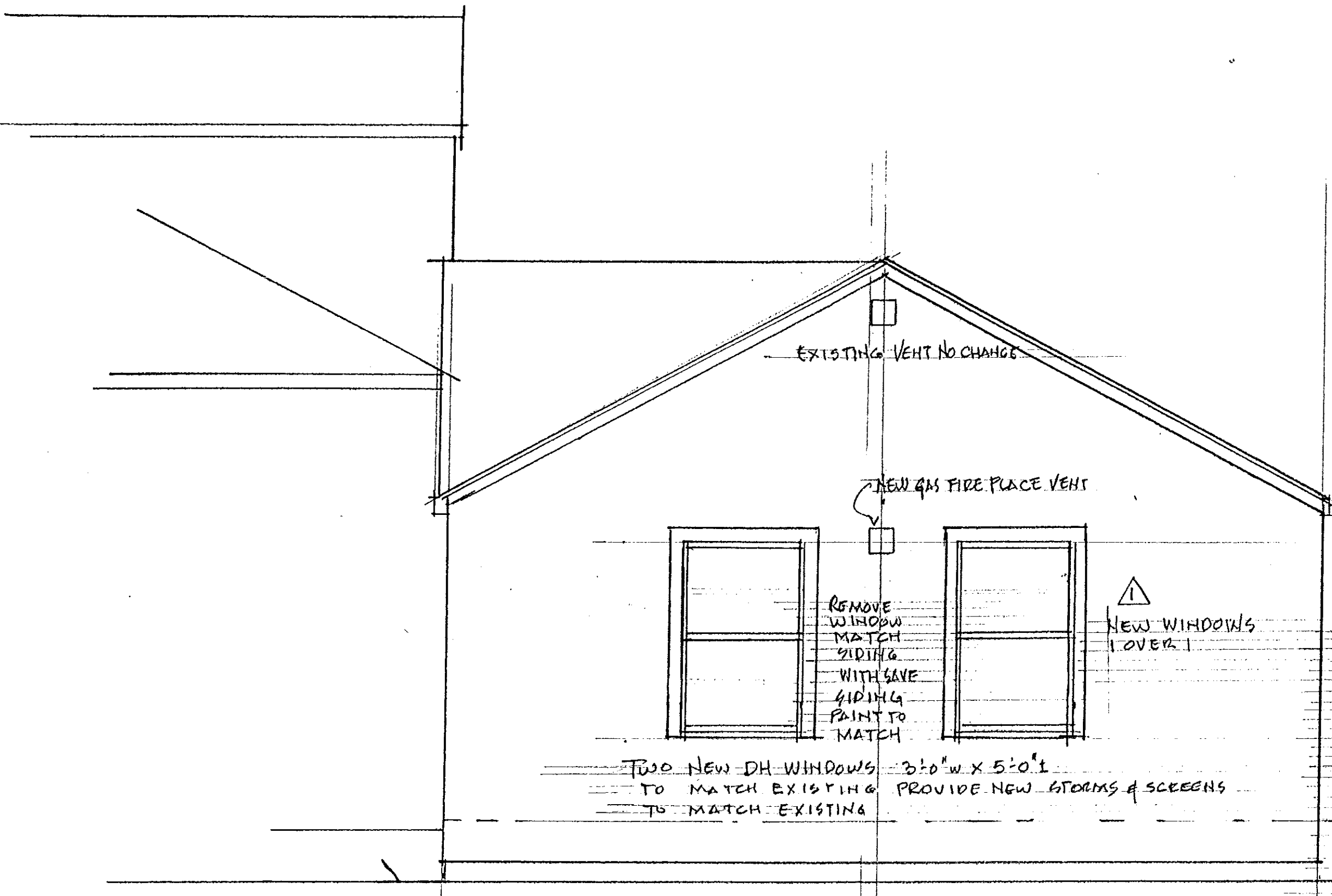
CONSTRUCTION
 CONFIRM, ONCE EXISTING
 STAIR IS REMOVED, PROPER
 FOOTING AND OR SUPPORT
 ALL SUBSTRUCTURE TREATED
 LUMBER.
 ALL CODES SHALL BE COMPLIED
 WITH.

FRONT PORCH LANDING AND STAIR
 REPLACEMENT

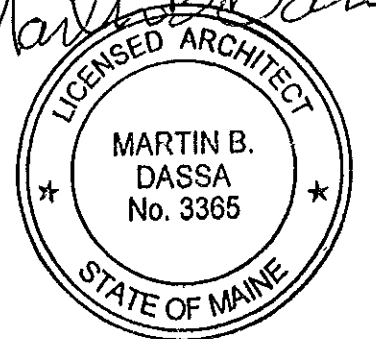
MARTIN B. DASSA AIA ARCHITECT
 5 COTTONWOOD LANE
 FALLMOUTH ME 04105
 207-899-0574 mdassa@maine.aia.com

DAY RESIDENCE
 131 VAUGHAN ST
 PORTLAND ME

△ REVISED 5-3-12
 APRIL 23 2012
 STAIR DWG S-1



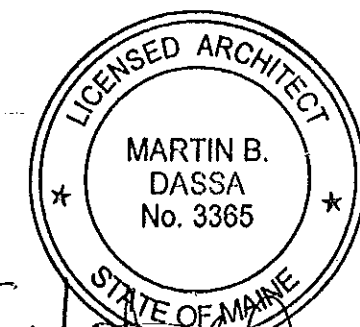
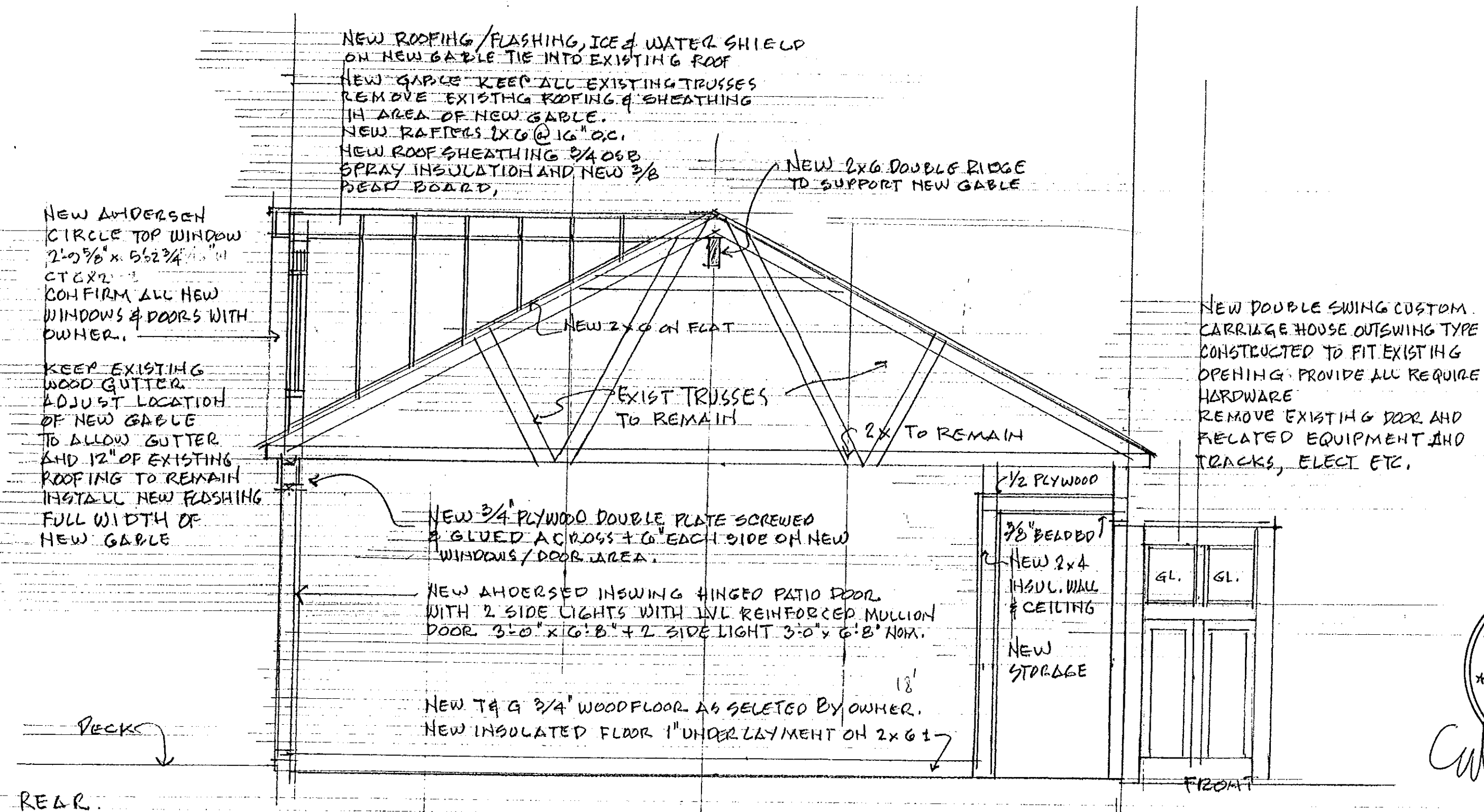
C. Martin B. Dassa



MARTIN B. DASSA AIA ARCHITECT
5 COTTON WOOD LANE
PALMOUTH ME 04105
201-899-0574
mdassa@maine.rii.com

SUNROOM SIDE
ELEVATION
APRIL 23 2012
REVISED 5-3-12
RAY RESIDENCE
131 VAUGHAN ST
PORTLAND ME

EXISTING SIDE ELEVATION WITH NEW WINDOWS
3/8" = 1'-0"

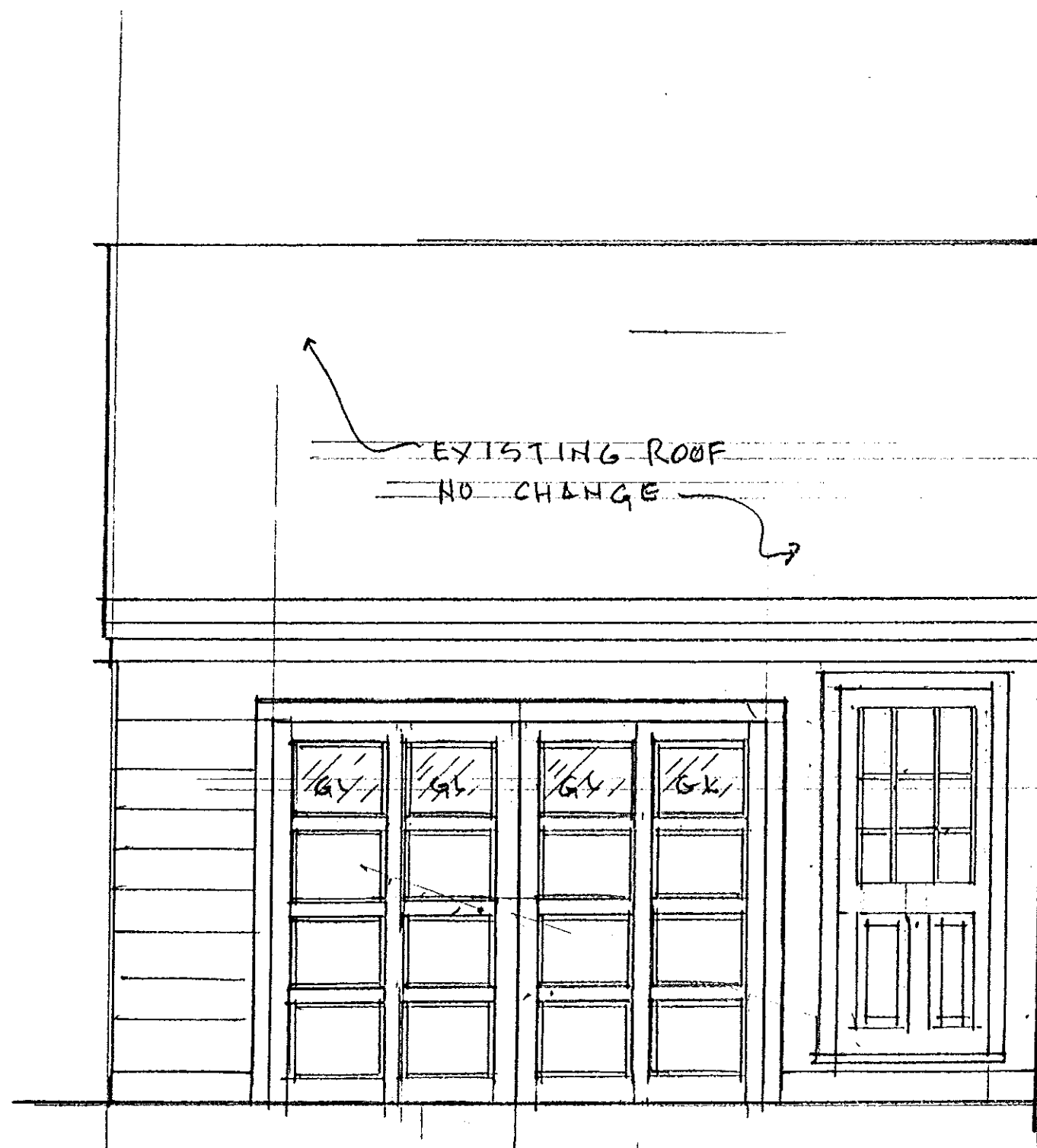


Martin B. Dassa

MARTIN B DASSA AIA ARCHITECT
SCOTTONWOOD LAKE
FALMOUTH ME 04105

DAY RESIDENCE
131 VAUGHAN STREET
PORTLAND ME
SUNROOM
APRIL 23 2012

CROSS SECTION AT NEW GABLE 3/8" = 1'-0" A-2

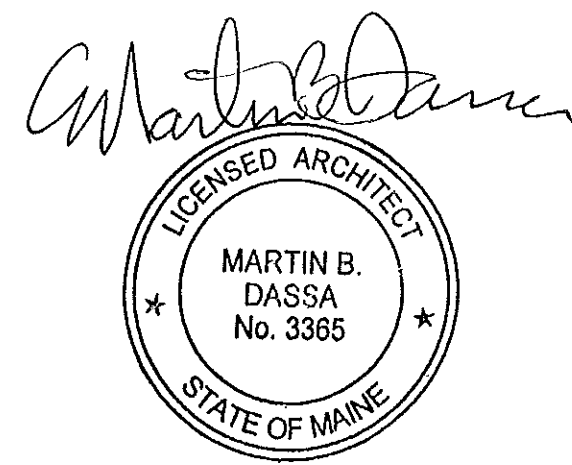


NEW SWING GARAGE WOOD DOOR,
WITH UPPER GLASS PANEL
NO CHANGE TO TRIM
PAINT NEW DOOR TO MATCH EXISTING

EXISTING DOOR
NO CHANGE

PART FRONT ELEVATION $\frac{3}{8}'' = 1'-0''$

MARTIN B. DASSA AIA ARCHITECT
5 COTTON WOOD LAKE
FALMOUTH ME 04105
207.899-0574
mdassa@maine.rr.com



SUNROOM PART FRONT
ELEVATION
NEW GARAGE DOORS

DAY RESIDENCE
131 VAUGHAN ST
PORTLAND ME

A-5
APRIL 23 2012