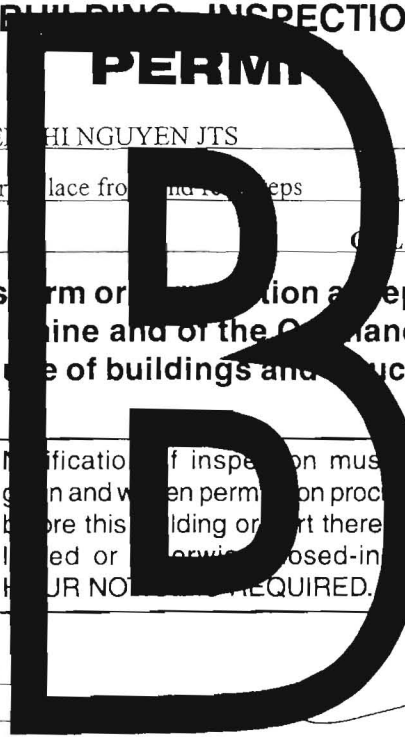


DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read Application And Notes, If Any, Attached

BUILDING INSPECTION PERMIT

Permit Number: 070560



This is to certify that NGUYEN TIENG C & HIEU THI NGUYEN JTS
has permission to interior renovations & repair place from indoor steps
AT 284 BRACKETT ST 063 1003001

provided that the person or persons firm or individual 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 when permission procured before this building or part thereof is occupied or service closed-in. 4 HOUR NOT REQUIRED.

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

OTHER REQUIRED APPROVALS
Fire Dept. _____
Health Dept. OCT 15 2007
Appeal Board _____
Other _____
CITY OF PORTLAND
Department Name

[Signature] 10/15/07
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: 07-0560	Issue Date: OCT 15 2007	CBL: 063 1003001
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Location of Construction: 284 BRACKETT ST	Owner Name: NGUYEN TIENG C & HIEP THI	Owner Address: 284 BRACKETT ST	Phone:
Business Name:	Contractor Name:	Contractor Address: CITY OF PORTLAND	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Duplex	Zone: R-6

Past Use: 2 unit residential	Proposed Use: 2 unit residential - interior renovations & repair replace front and rear steps	Permit Fee: \$270.00	Cost of Work: \$25,000.00	CEO District: 2
Proposed Project Description: interior renovations & repair replace front and rear steps		FIRE DEPT: Approved Denied	INSPECTION: Use Group: R-3 Type: SB	
		Signature:	Signature:	

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)	
Action: Approved	Approved w/Conditions Denied
Signature:	Date:

Permit Taken By: Idobson	Date Applied For: 05/17/2007	Zoning Approval		
-----------------------------	---------------------------------	------------------------	--	--

<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>	Special Zone or Reviews Shoreland Wetland Flood Zone Subdivision Site Plan Maj Minor MM Date: 5/25/07	Zoning Appeal Variance Miscellaneous Conditional Use Interpretation Approved Denied Date:	Historic Preservation Not in District or Landmark Does Not Require Review Requires Review Approved <input checked="" type="checkbox"/> Approved w/Conditions Denied Date: 6/5/07
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Scanned

CERTIFICATION

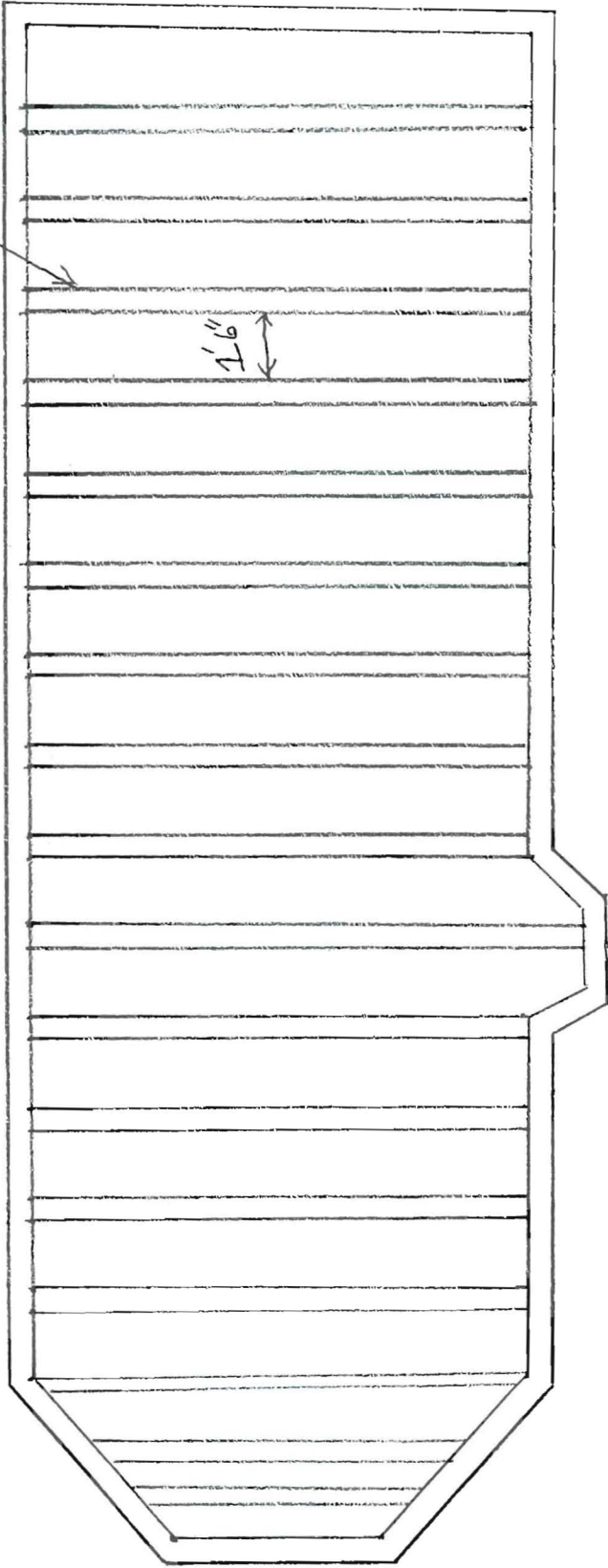
I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, 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

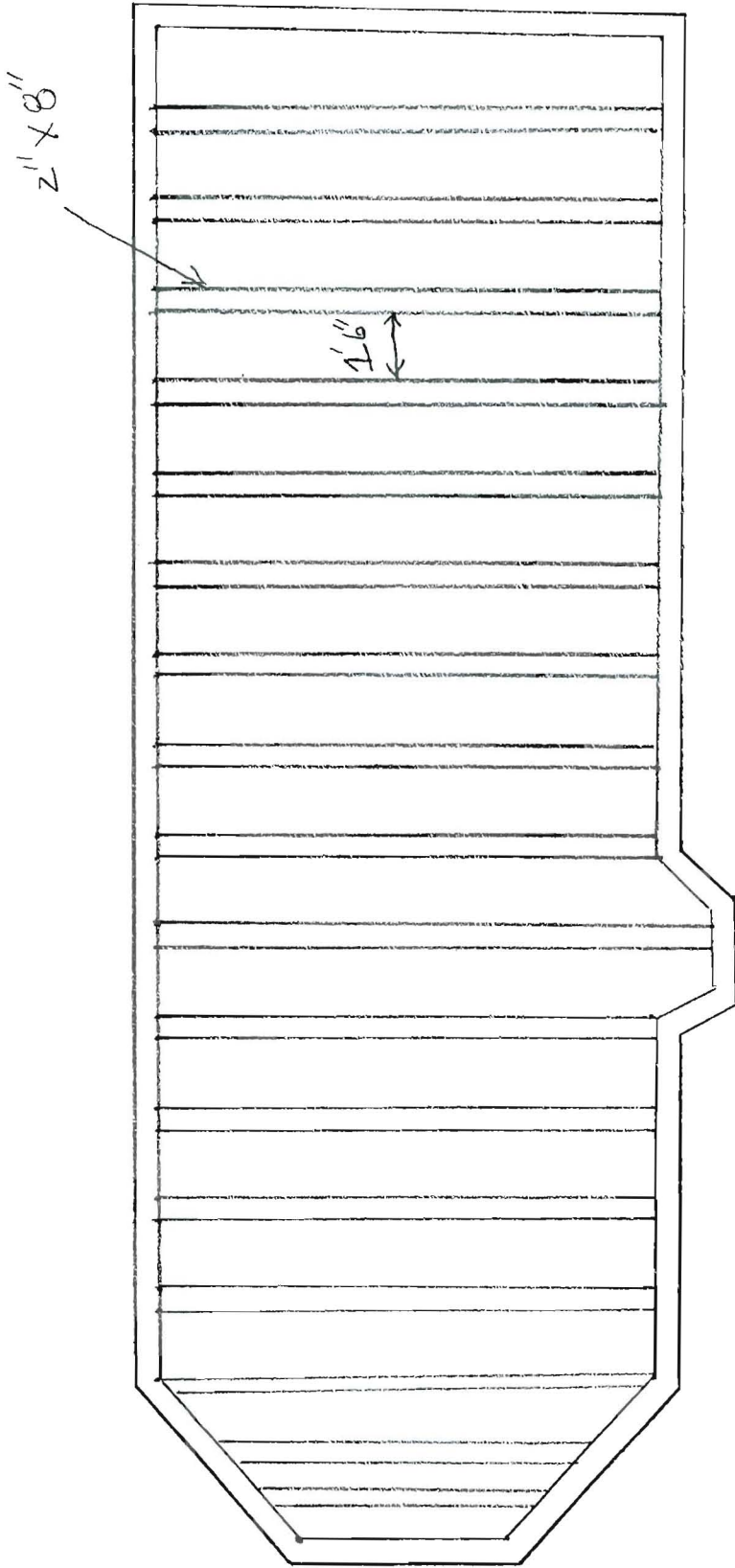
2nd Floor

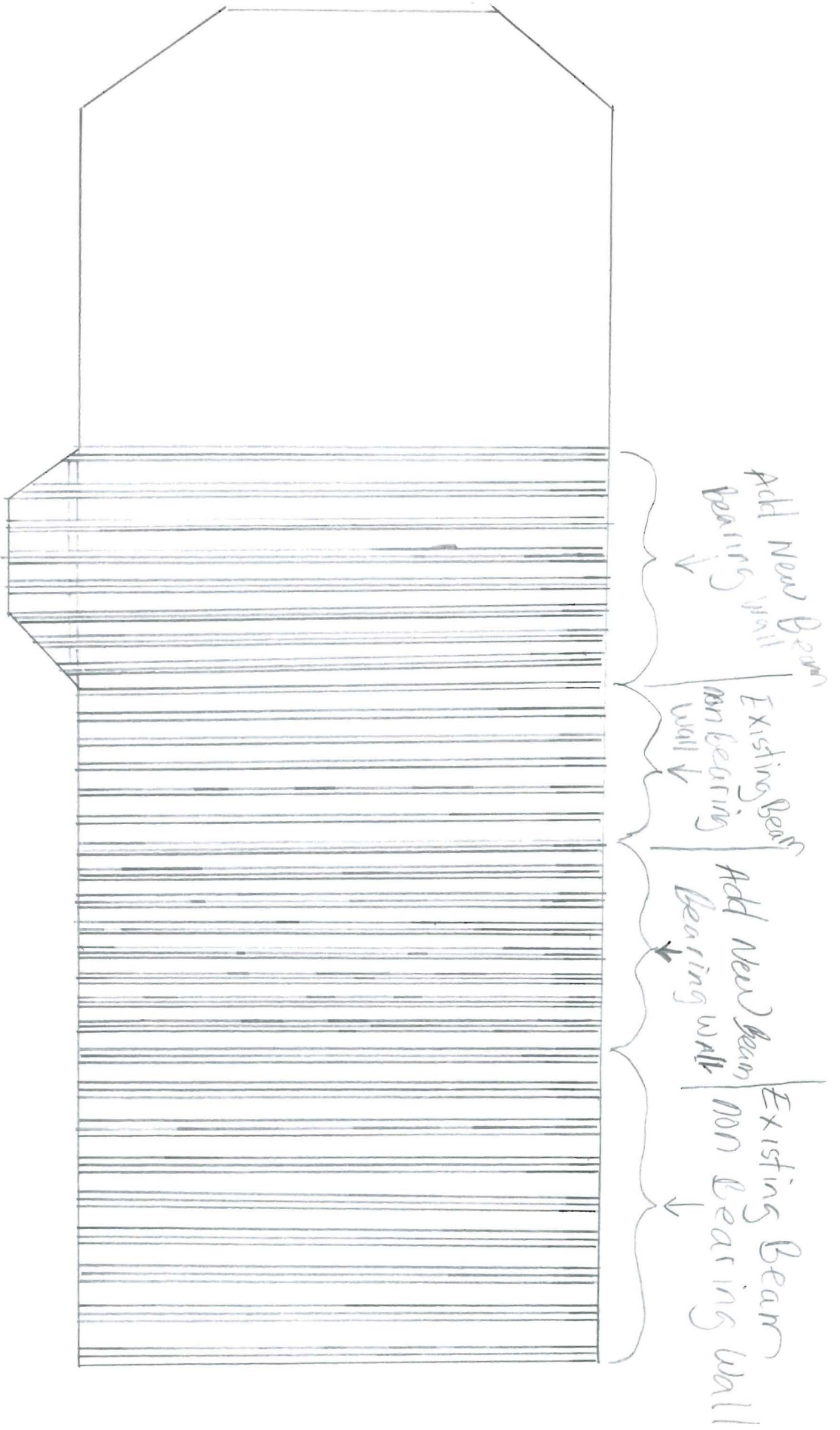
2" x 8"

1'6"



1st Floor





284 Brackett St,
Trenton (207) 633-6890

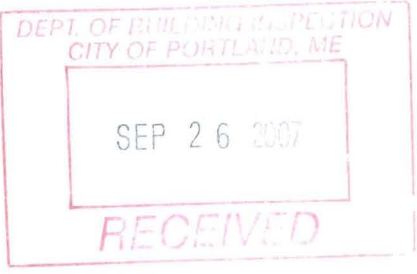


Tru Nguyen
 284 Brackett Street
 Portland, ME 04102
 207-319-3461



35 Bradley Drive
 Westbrook, ME 04092
 CML Services Inc TIN#20-0504442
 207-772-5032

JOB DATE	REP	SOURCE	REF COMPANY	REFERRAL	CREW CHIEF	Services
9/25/2007	NL					
Professional Mold Remediation Services requested at above address						0.00
Spray first floor, second floor, and basement with MDF500						1,000.00
Sales Tax						0.00



Handwritten signatures and initials
 #1478

The customer acknowledges that permanently discolored, faded and/or bleached areas on carpet, upholstery, drapery or other types of material sometimes make it impossible to restore the original color or condition. Spot Removal is not guaranteed. PLEASE SEE THE ADDITIONAL TERMS AND CONDITIONS OF SERVICE ON THE REVERSE SIDE.

TOTAL	\$1,000.00
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I have read the Terms and Conditions of Service on the reverse side hereof and agree to same.

(X) *[Signature]*
 Authorized Signature

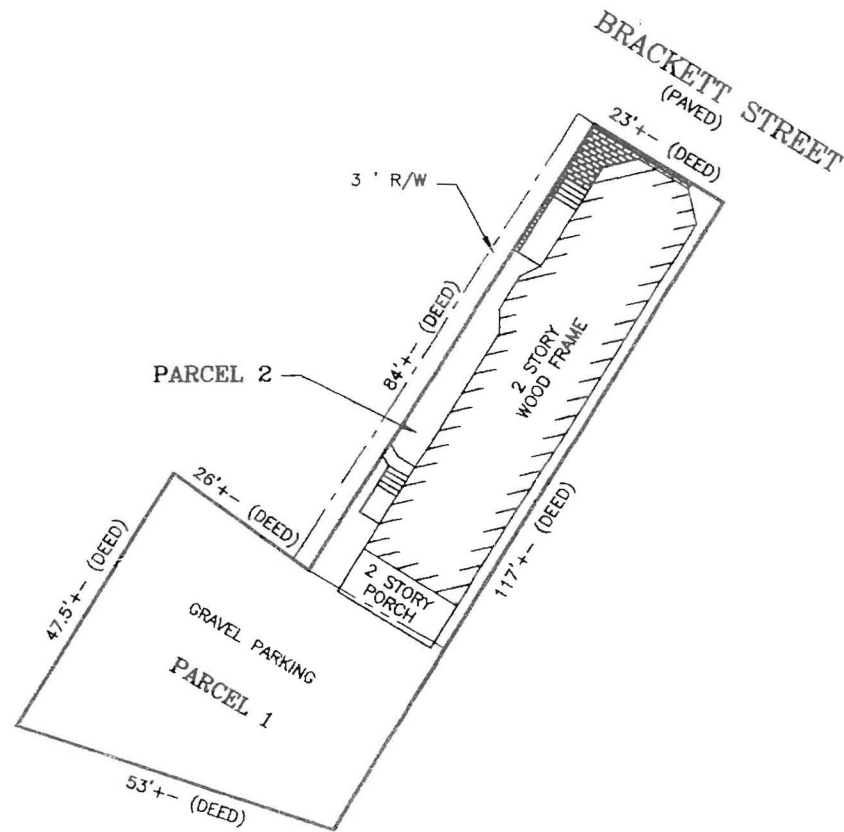
TERMS OF PAYMENT: Unless otherwise specified on this invoice, payment is due in full upon completion of service. Interest will be charged at the maximum allowable by law, or at 1.5% per month, whichever is lesser, on accounts over 30 days past due.

Payment due at time of service. Thank you

I hereby acknowledge the satisfactory completion of the above-described work

(X) _____
 Customer Signature No One Home

Mortgage Loan Inspection

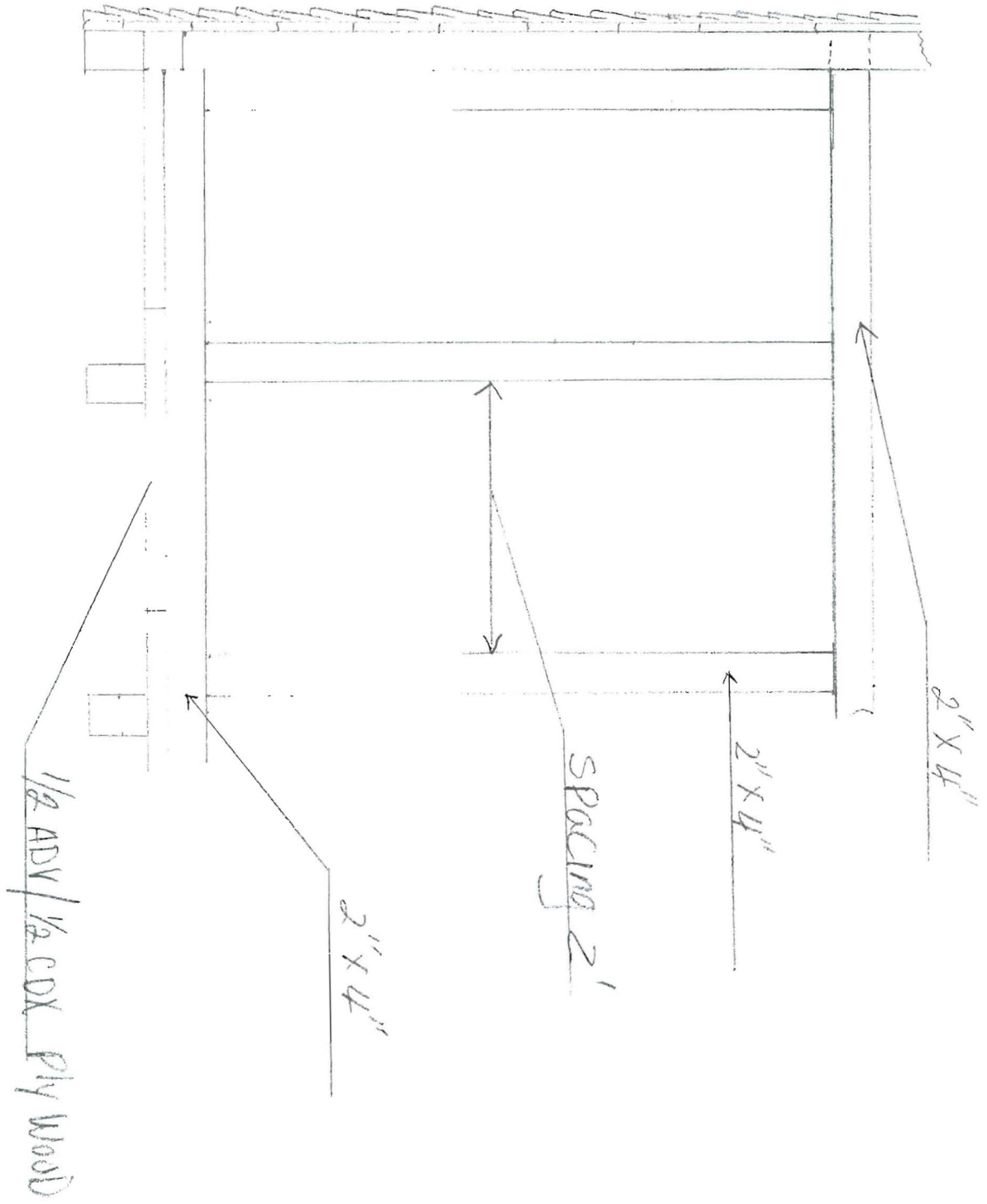


NOTE: A FULL BOUNDARY SURVEY IS RECOMMENDED TO VERIFY BOUNDARY AS SHOWN.

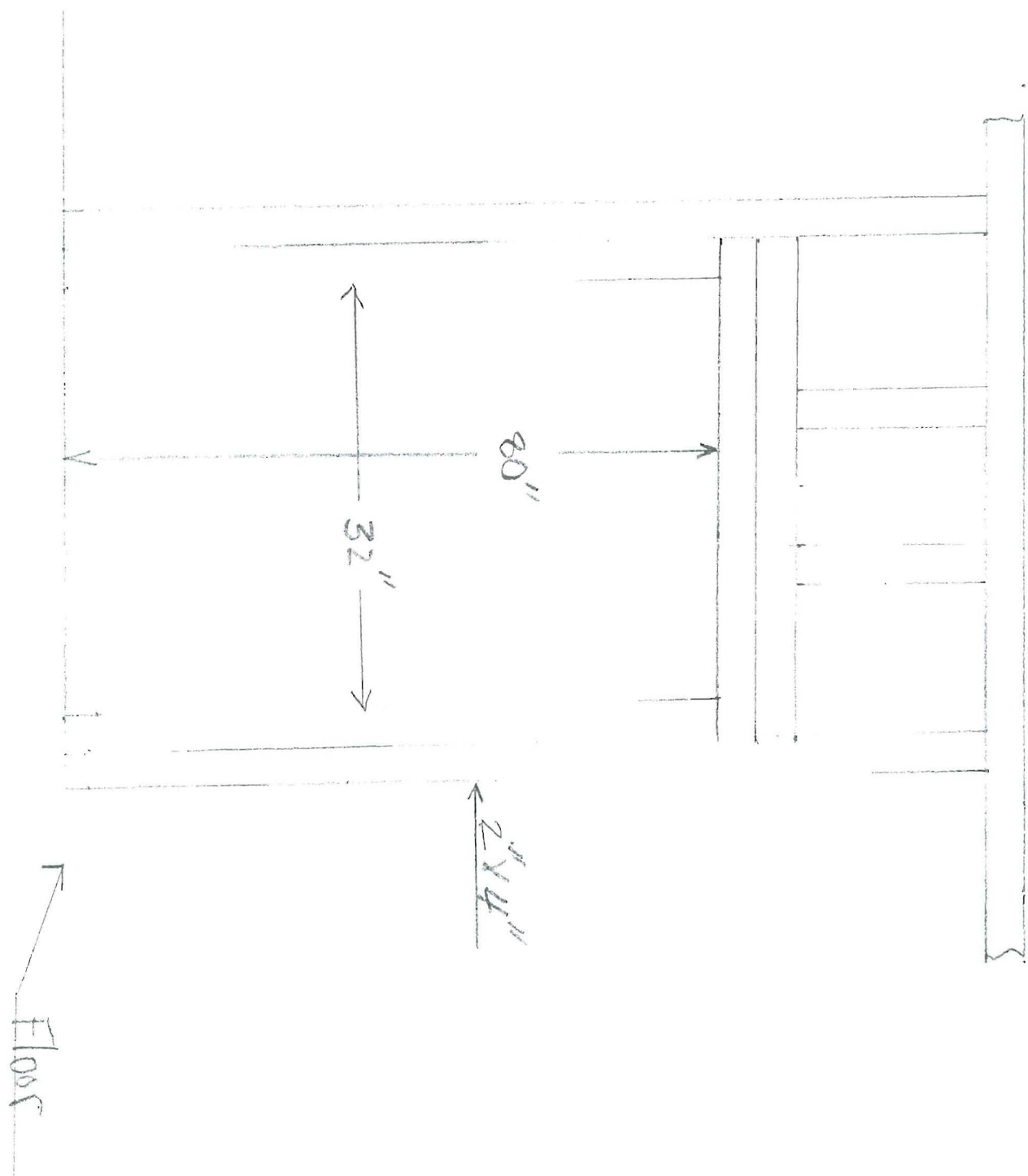
SCALE: 1" = 30'

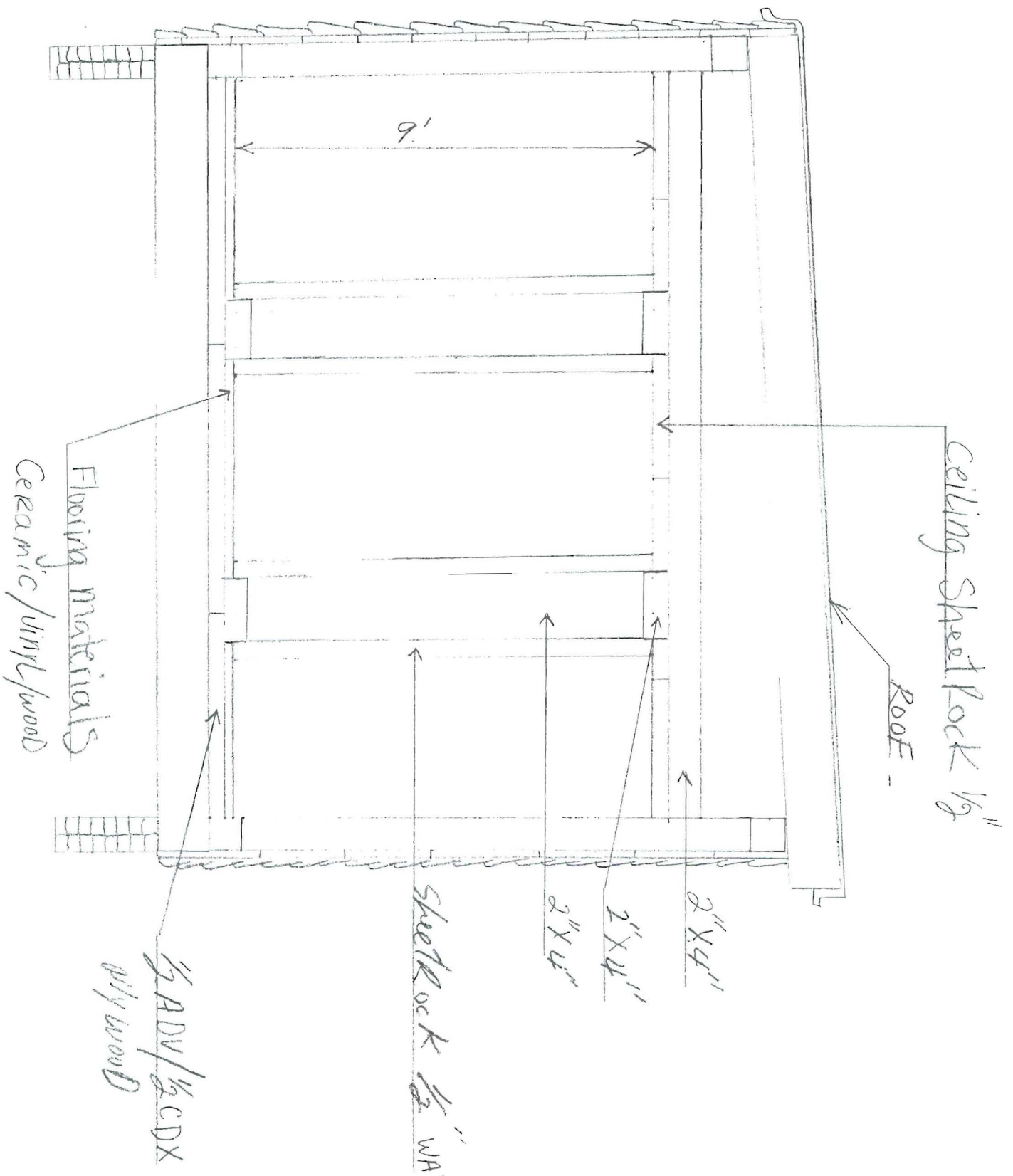
The dwelling **DOES** conform to the local zoning at the time of construction.
The dwelling **IS NOT** in a special flood hazard zone as shown on the Flood Insurance Rate Map.

THIS IS NOT A STANDARD BOUNDARY SURVEY. Information shown on this plan is for mortgage purposes only. Property lines shown on this plan are based on apparent lines of occupation, current deed information, and Municipal tax maps. **A STANDARD BOUNDARY SURVEY IS RECOMMENDED TO CONFIRM ALL BOUNDARY LINES SHOWN ON THIS PLAN.** Any one using this plan for anything other than mortgage loan purposes does so at their own risk. This plan may not be recorded or used for any land divisions. The property on this plan may be subject to easements, covenants, and restrictions of record, which may or may not be shown on this plan.



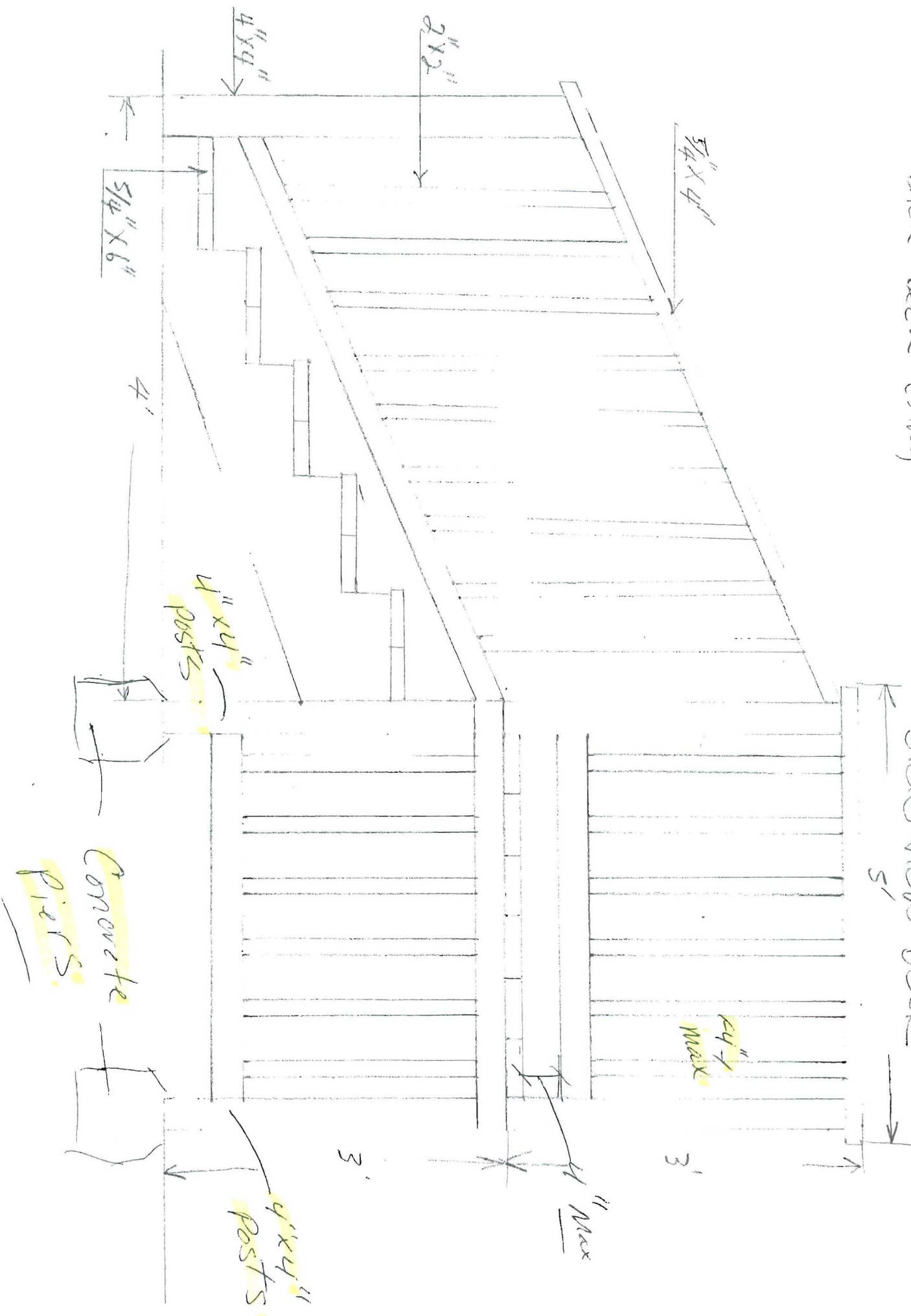
Door

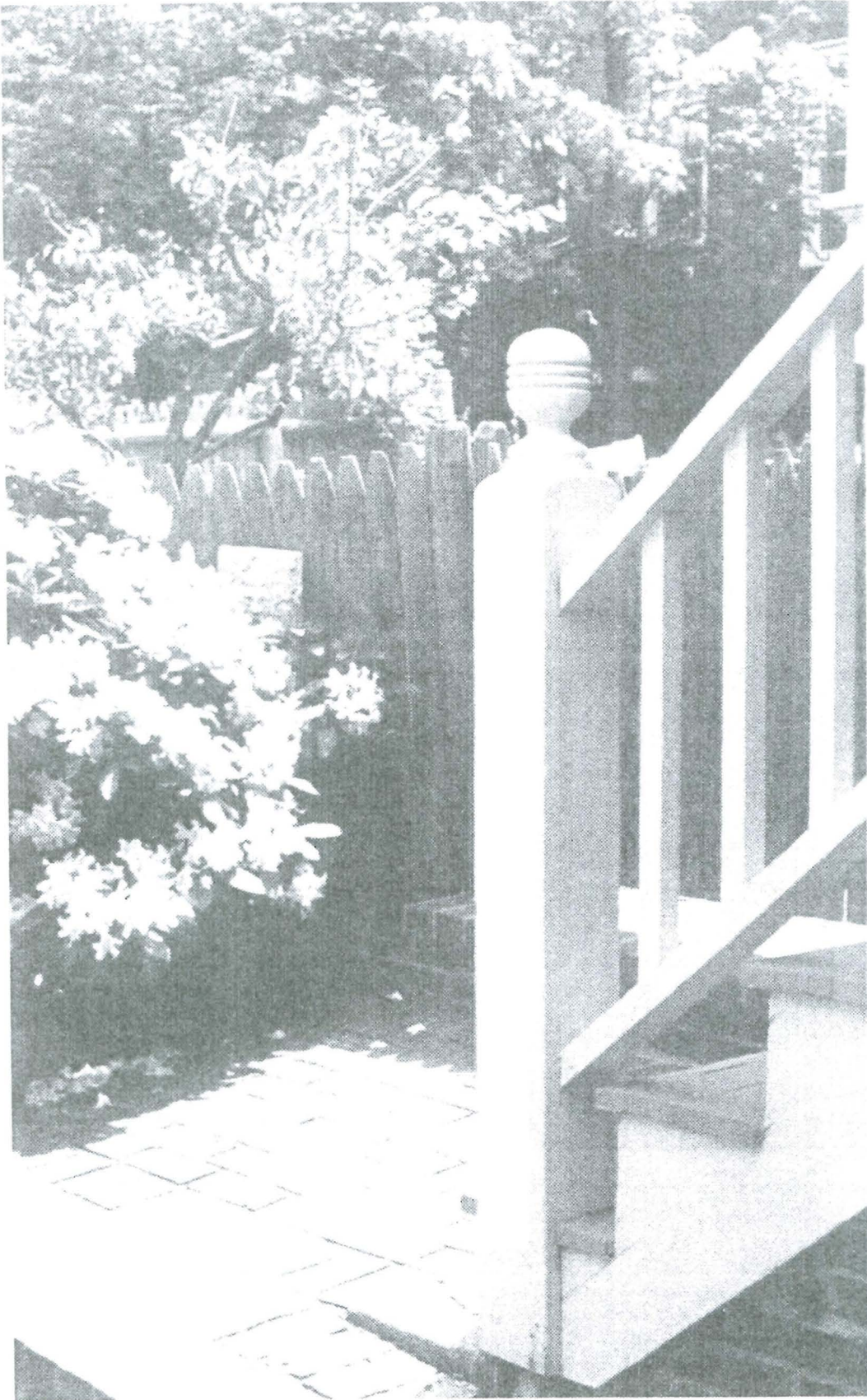




Back Deck (Side)

Side View Deck

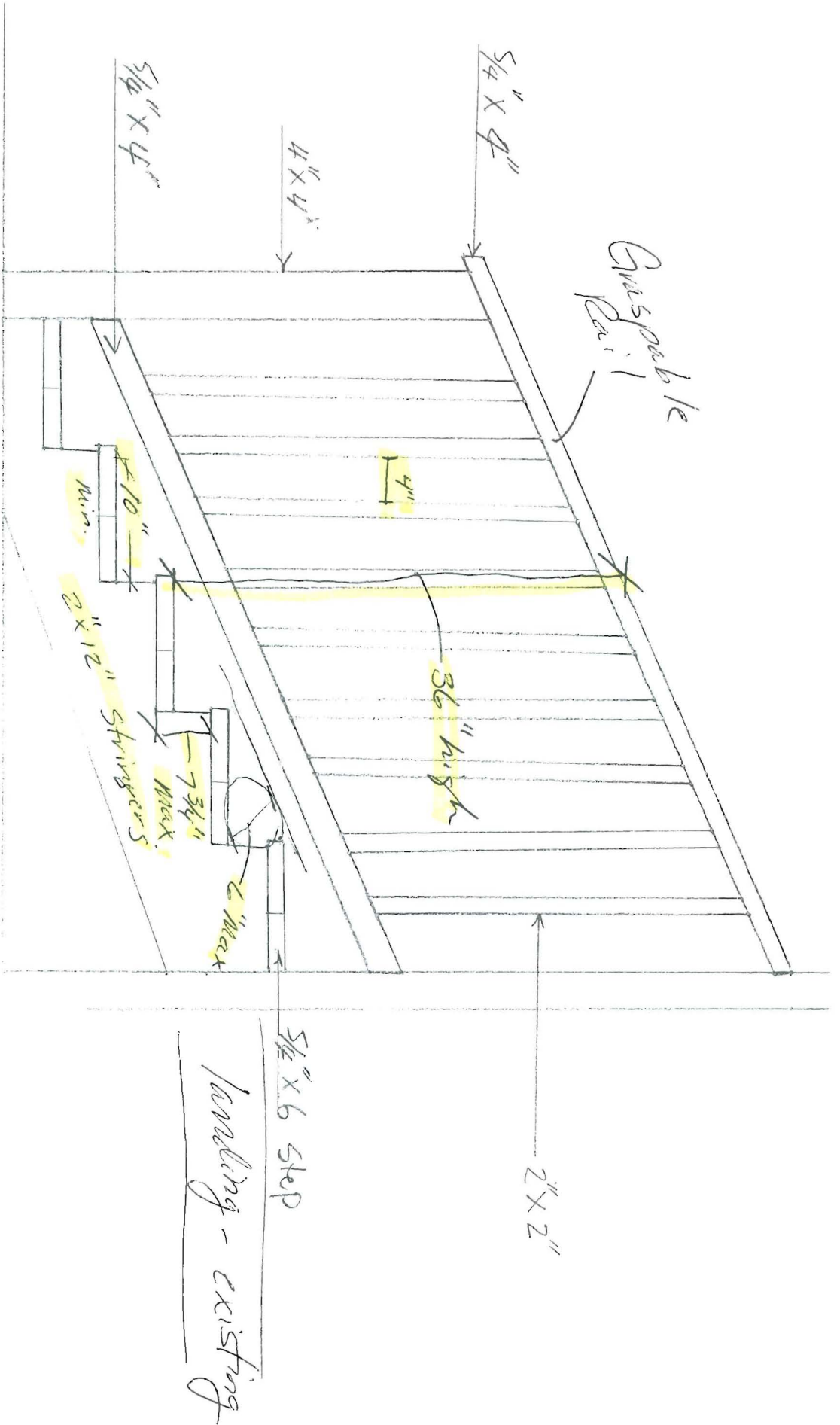




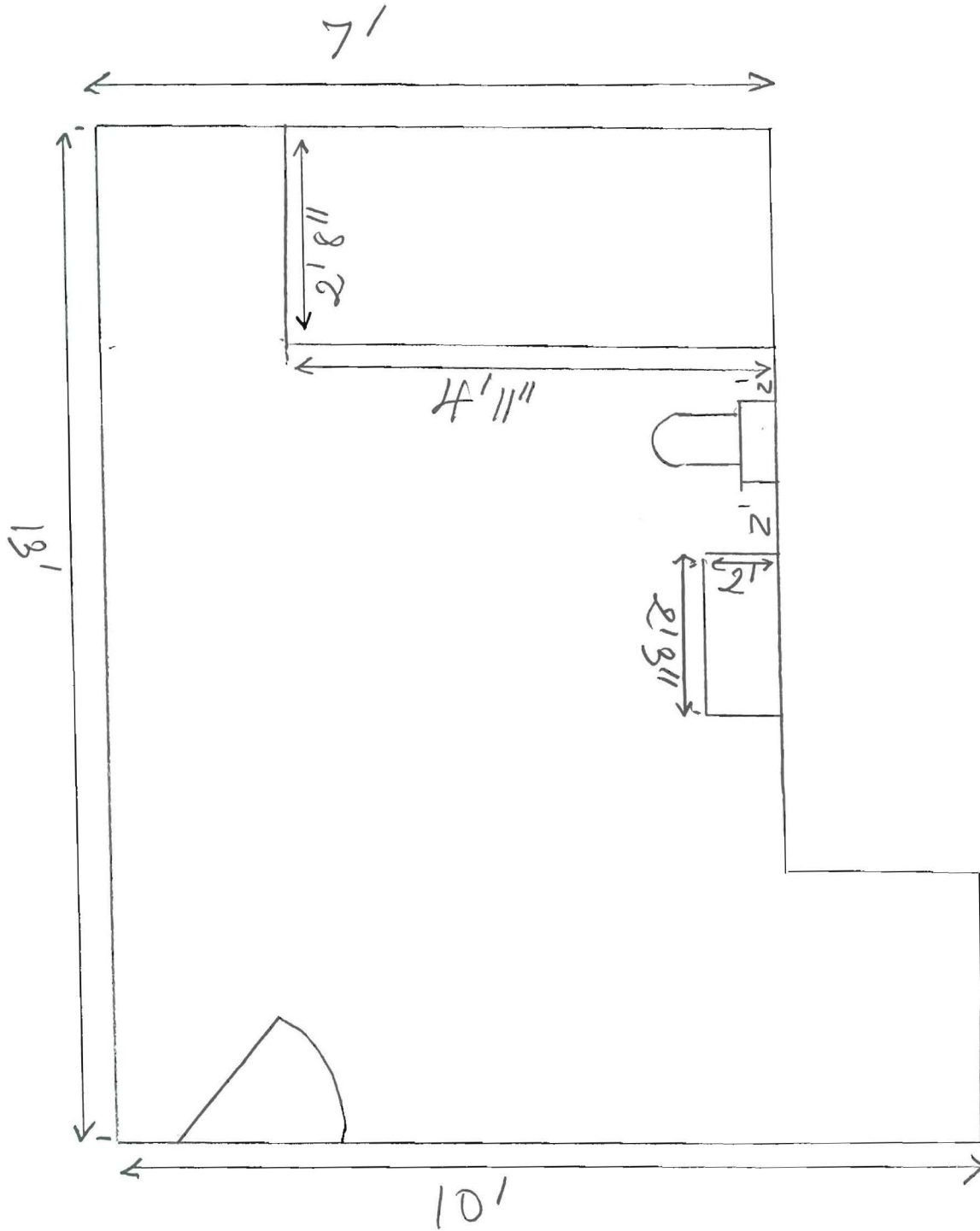
4x4 solid wood post with a decorative finial

Front Deck

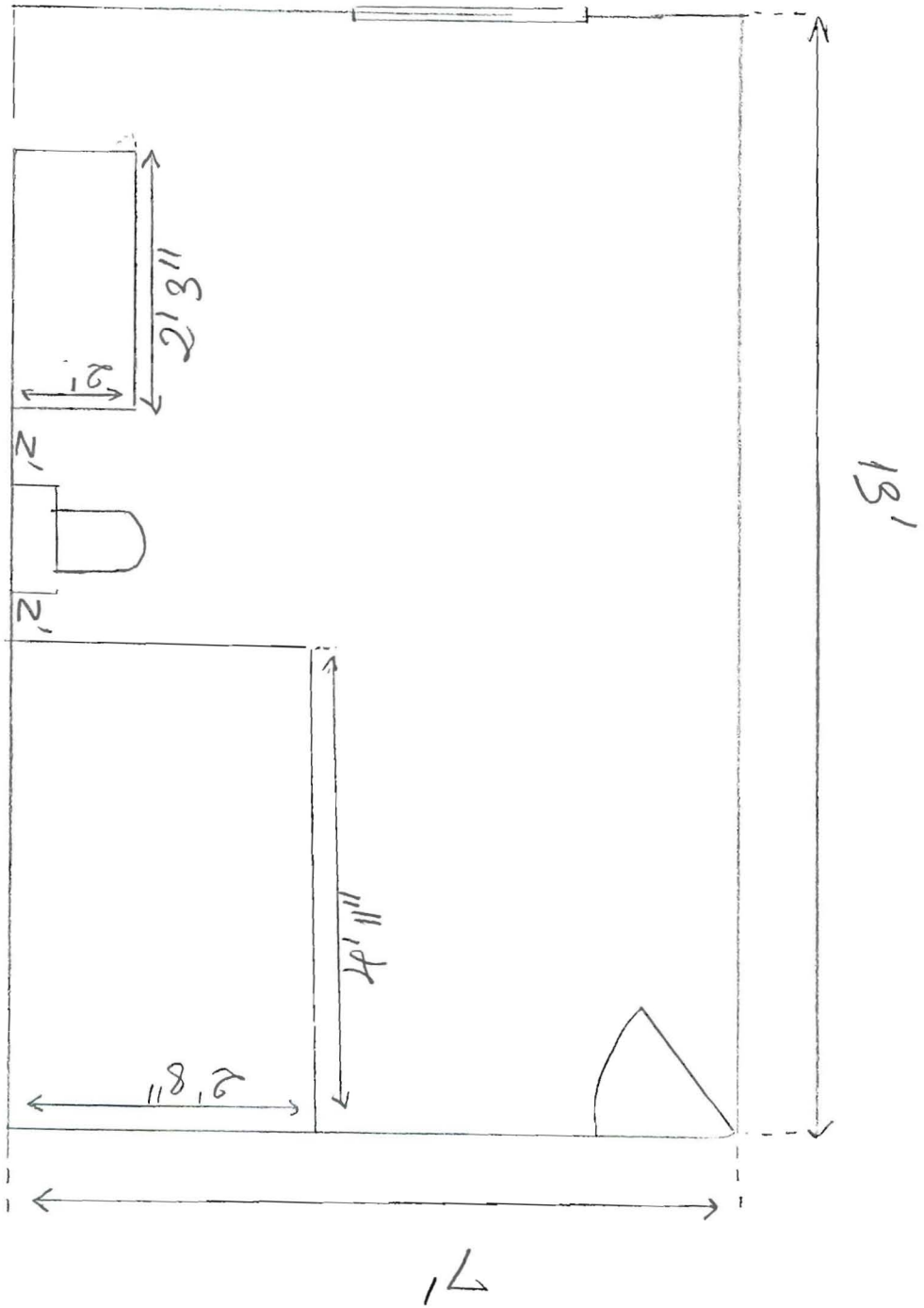
Side View Step

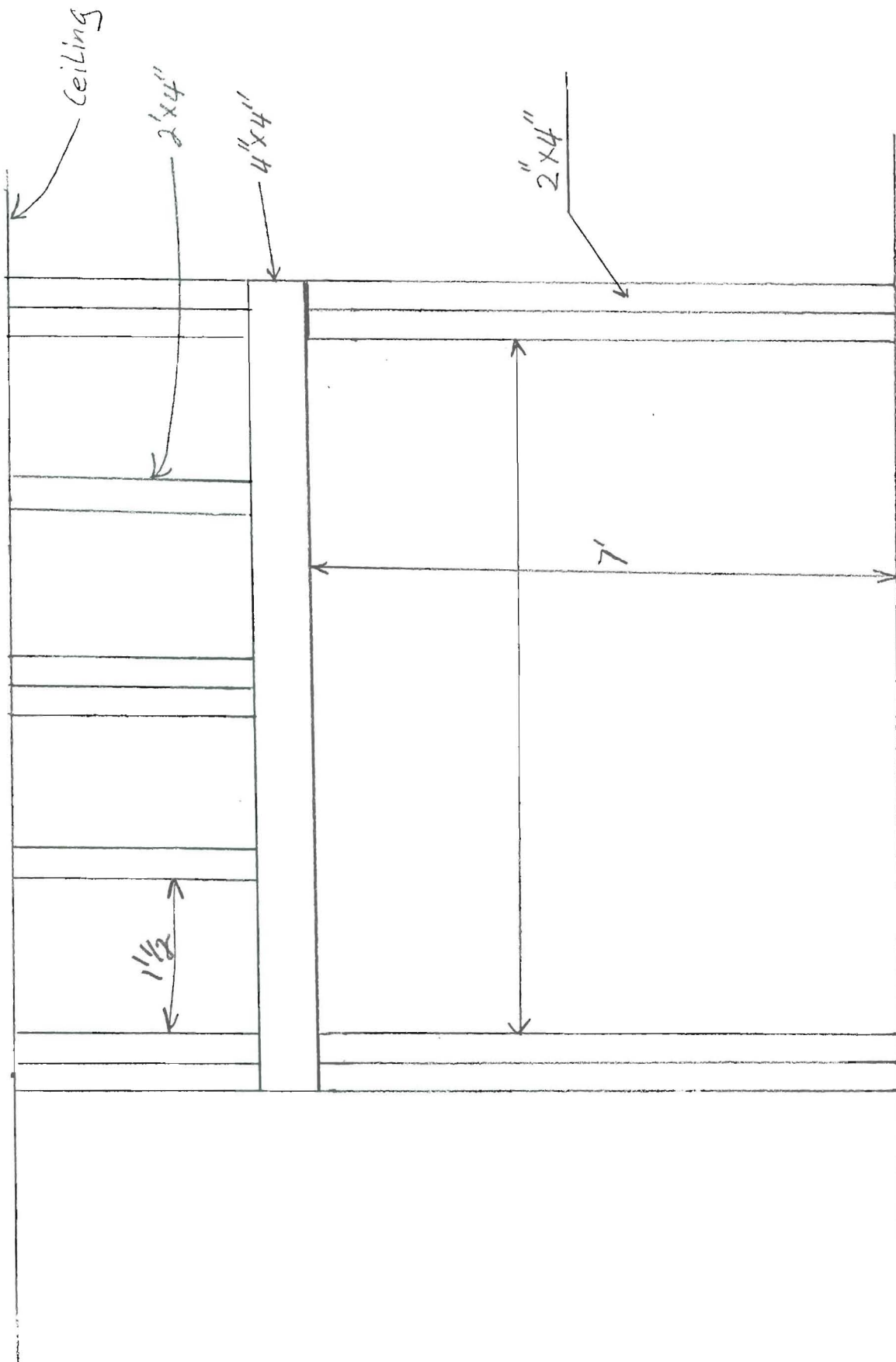


BATH ROOM layout 1st Floor

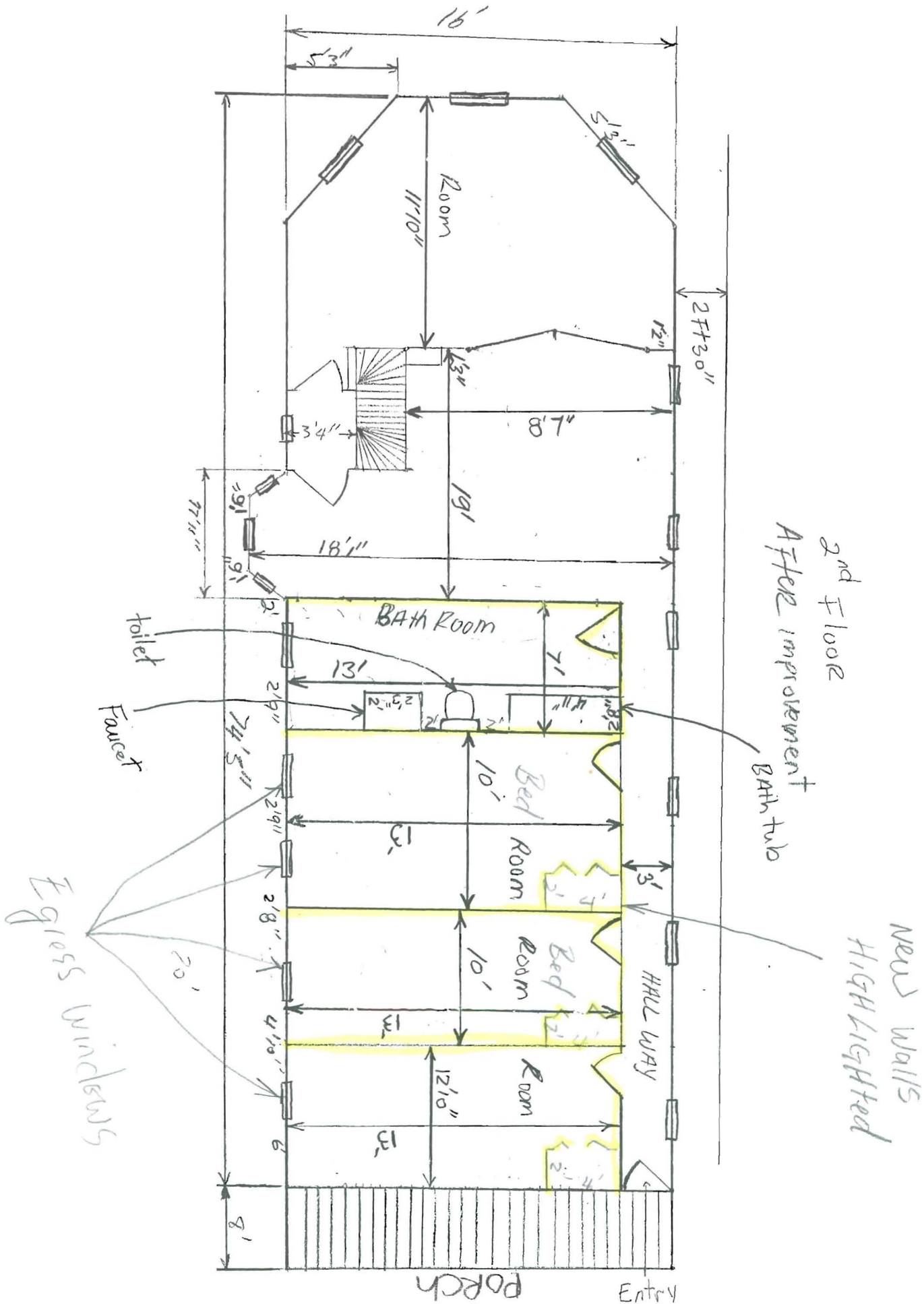


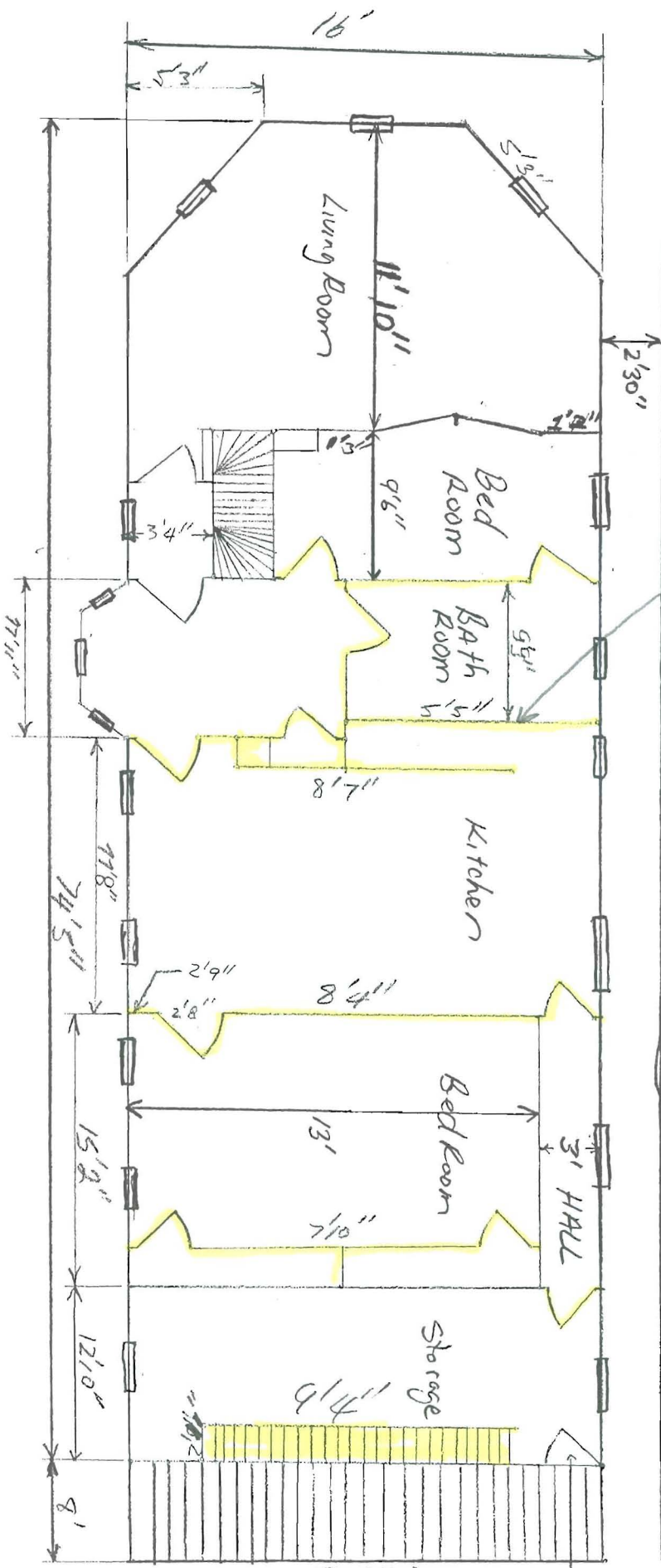
BATH ROOM LAYOUT
2nd FLOOR





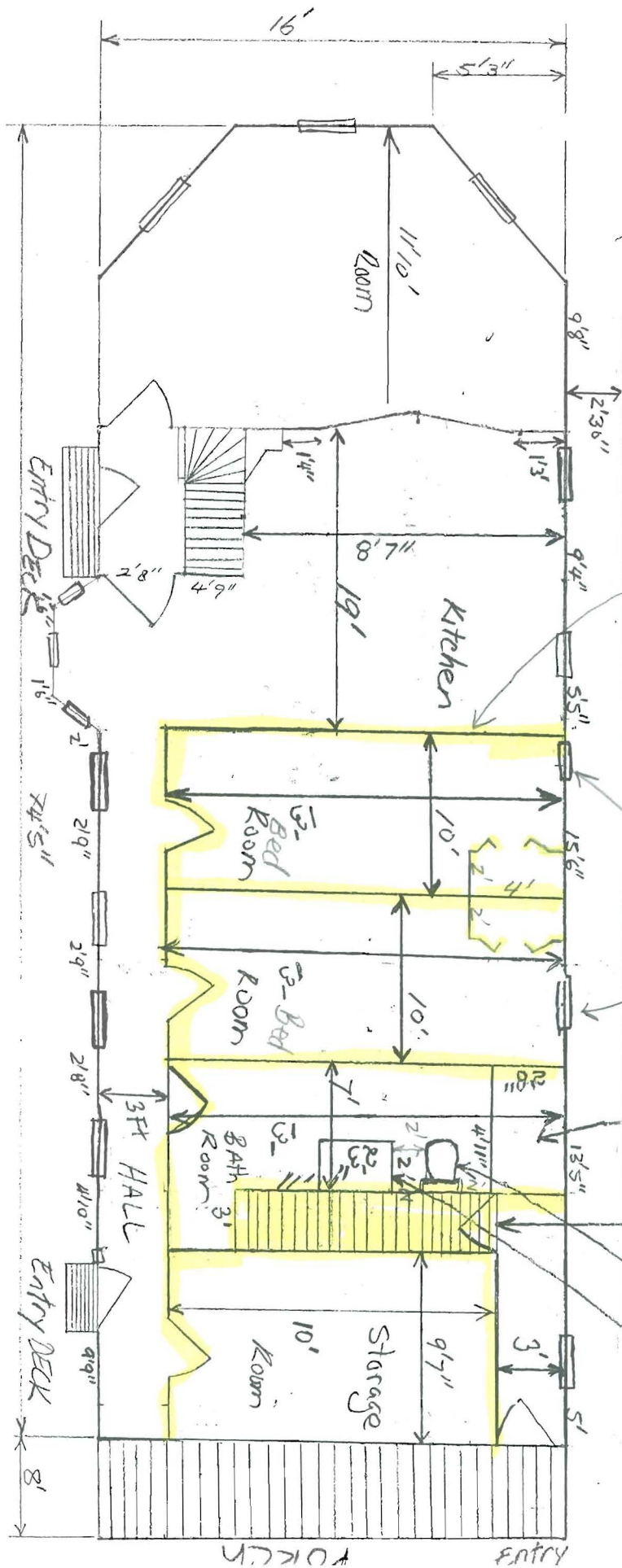
2 Pool Opening





Remove nonbearing walls
 HIGHLIGHTED
 2nd Floor
 Before improvement

POKCN
 11-1-2

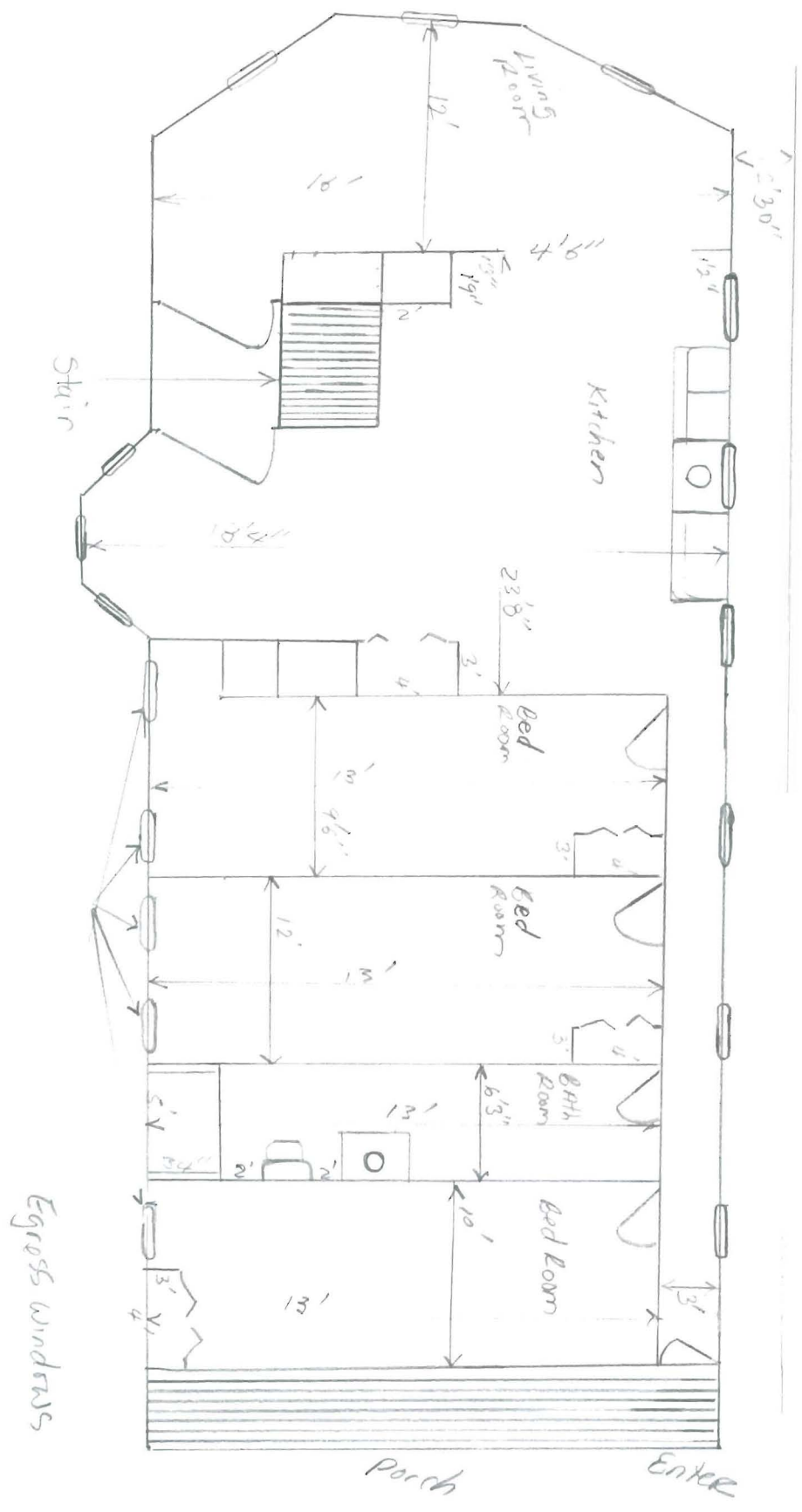


New walls
 HIGH LIGHTED
 1st Floor

After improvement
 Egress Windows

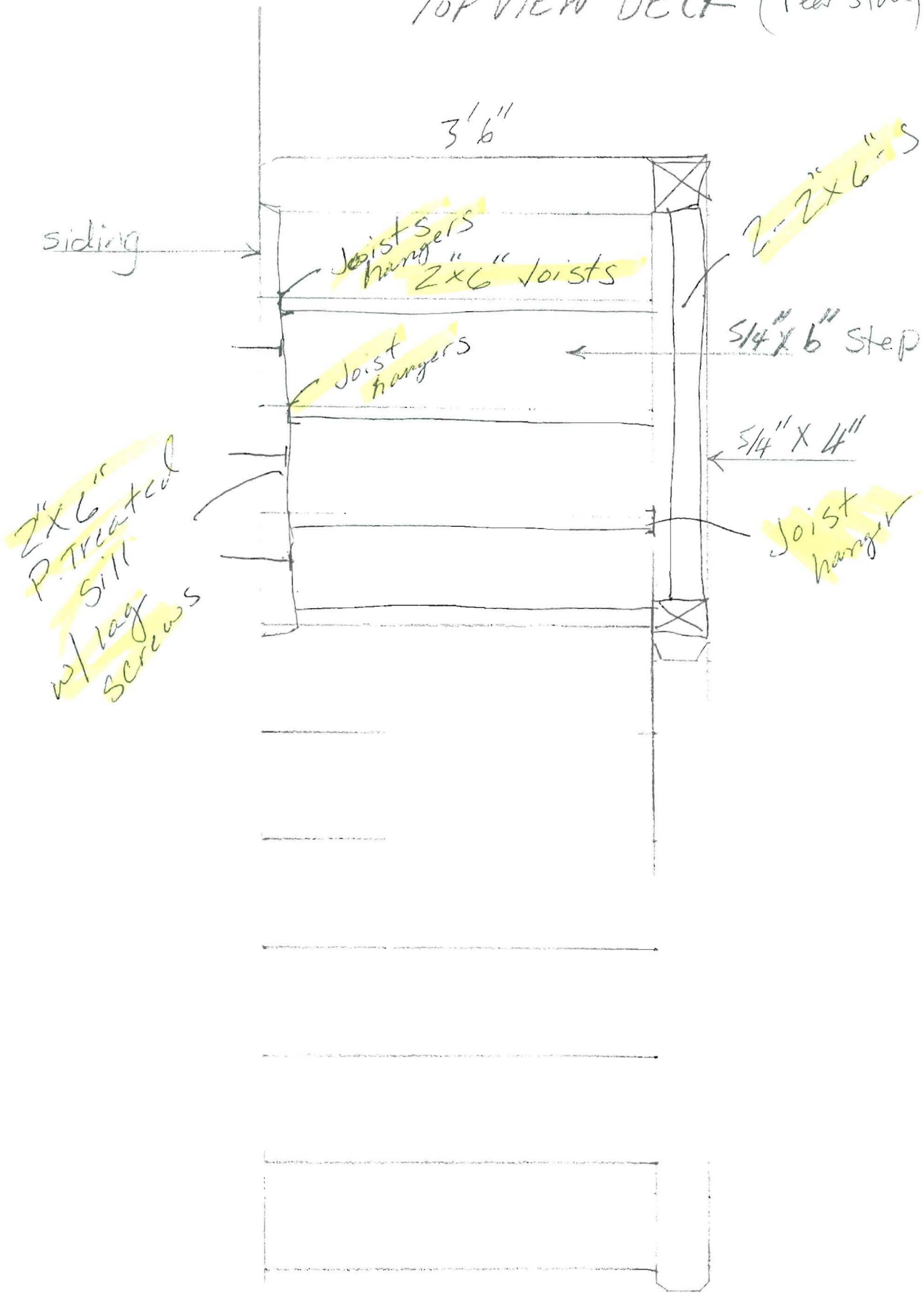
Down Basement
 toilet
 Faucet

2nd Floor
Improvement



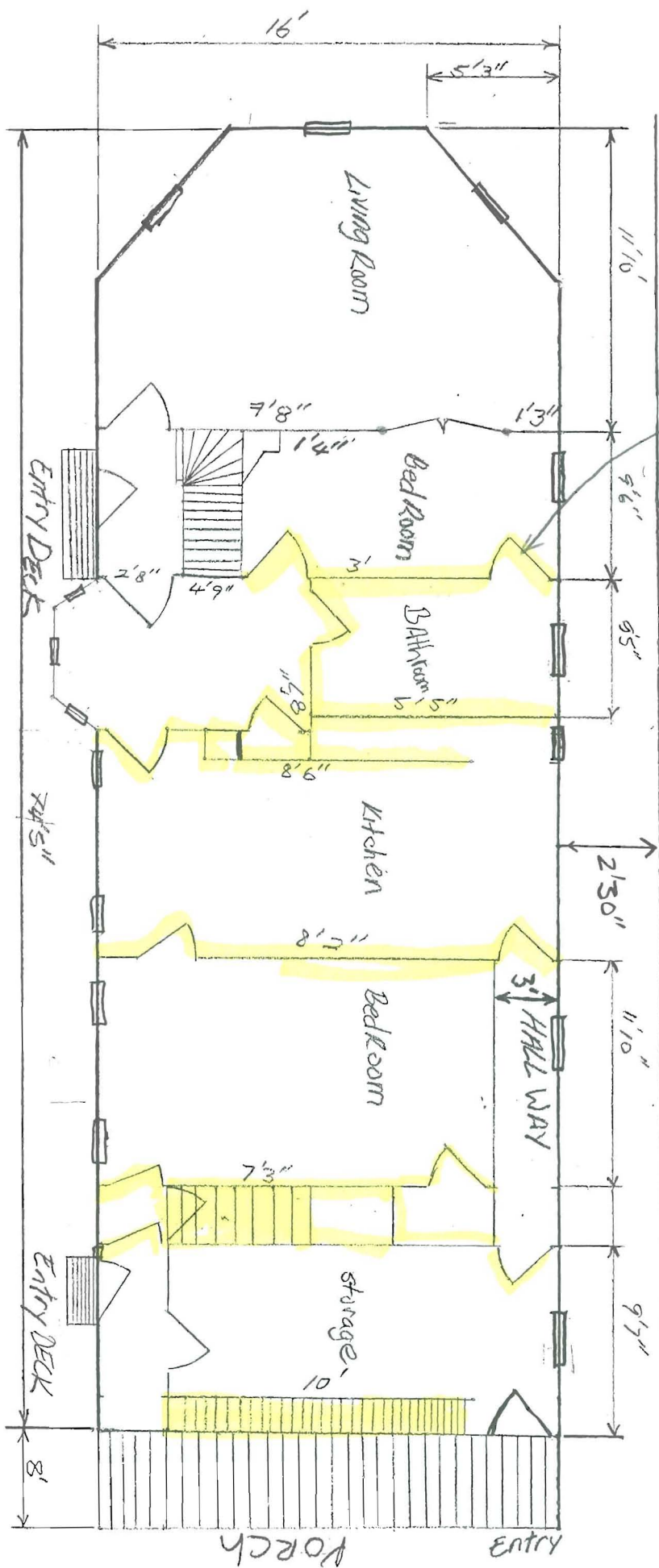
Egress windows

TOP VIEW DECK (rear side)

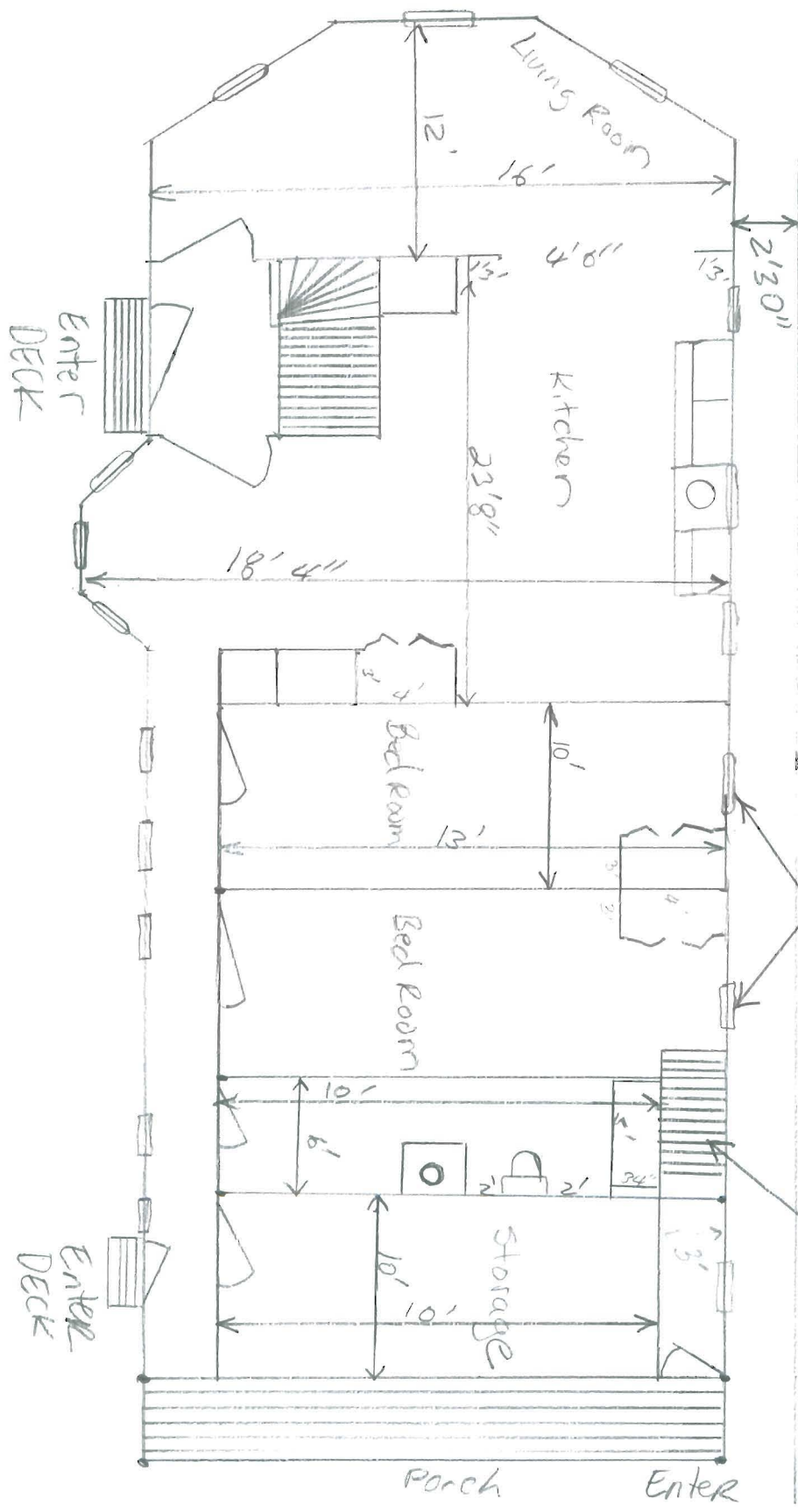


Remove non bearing
walls
Highlighted

1st Floor Before



1st Floor Improvement



Window Egress

Stair Down Basement

Porch

Enter

Enter DECK

Enter DECK

*City of Portland, Maine
Inspections Division
Inspection Schedule by Inspector*

Inspector Jon Rioux

Date	Type	Address	Parcel	Census	AppID	Reached	ETA
08/26/2008	Close-in/Elec./Plmb. Prmt	284 BRACKETT ST	063 1003001	13	70560	Y N LM	2:00 PM

Comments: Afternoon, Truc 319-3614 or 633-6890

Outcome:

Date	Type	Address	Parcel	Census	AppID	Reached	ETA
09/02/2008	Inspection Prmt	284 BRACKETT ST	063 1003001	13	70560	Y N LM	2:00 PM

Comments: 09-02-08 Meet with Truc and review action plan for building construction/ occupancy requirements. JGR.

Outcome:

Date	Type	Address	Parcel	Census	AppID	Reached	ETA
10/24/2008	Plumbing Only Plumb	284 BRACKETT ST	063 1003001	13	20088285	Y N LM	10:00 AM

Comments: 939-1090 scott

Outcome:

Date	Type	Address	Parcel	Census	AppID	Reached	ETA
12/01/2010	Close-in/Elec./Plmb. Prmt	284 BRACKETT ST	063 1003001	13	70560	Y N LM	8:29 AM

Comments: Truc Nguyen @ 207-350-9760 for close in. /gg

Outcome: 12/01/10 Close-In: (Second Flr. Only); advised Owner to (1) fire block with approved materials, (2) replace four (4) doors (in the main entrance) with sixty (60) minute fire-rated assemblies; (3) provide protection on underside of main stairwell; (4) provide sound channeling; (5) provide plumbing test; (6) complete back porch/ secondary egress (positive connection from second floor deck floor joist beam- ground); questioned recessed light fixtures on second floor, bathroom plumbing venting, & to provide a continuous handrail for main stairwell- advised Owner to schedule second close-in, out @ 9:17 AM, JGR & DWM.

Date	Type	Address	Parcel	Census	AppID	Reached	ETA
12/06/2010	Close-in/Elec./Plmb Prmt	284 BRACKETT ST	063 1003001	13	90548	Y N LM	6:00 AM

Comments: 350-9760 Truc

Outcome: 12-06-10 (Second) Close-In Second Floor, all previous items corrected, 20 Amp. circuit in new kitchen area. and set-up for house meter required; interconnected smoke detector in the main hallway must be roughed in, out @ JGR, DWM & BKL.

Date	Type	Address	Parcel	Census	AppID	Reached	ETA
12/29/2010	Close-in/Elec./Plmb. Prmt	284 BRACKETT ST	063 1003001	13	70560	Y N LM	8:30 AM

Comments: 350-9760

Outcome: 12-29-10 Okay to Close-In: 20 Amp. Circuit provided for kitchen, exhaust for fan, smk. Det. Rough-in added in hallway, house (common) area meter roughed in, fire blocking via 16" supported un-faced insulation installed, out @ JGR & BKL.

City of Portland, Maine - Building or Use Permit

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

Permit No: 07-0560	Date Applied For: 05/17/2007	CBL: 063 I003001
-----------------------	---------------------------------	---------------------

Location of Construction: 284 BRACKETT ST	Owner Name: NGUYEN TIENG C & HIEP THI	Owner Address: 284 BRACKETT ST	Phone:
Business Name:	Contractor Name:	Contractor Address:	Phone
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Duplex	

Proposed Use: 2 unit residential - interior renovations & repair replace front and rear steps	Proposed Project Description: interior renovations & repair replace front and rear steps
--	---

Dept: Historic **Status:** Approved with Conditions **Reviewer:** Scott Hanson **Approval Date:** 06/05/2007

Note: **Ok to Issue:**

- 1) Porch and stair details to follow designs in City of Portland Porch Repair booklet as agreed by applicant on 6/5/07. Copies attached. Front and rear porches on west side of building to use either turned Queen or square with trned finial for newel post. 1 1/2" x 1 1/2" square balusters. Spaced board skirting with finish 1 x 6 or 1 x 8 framing boards. Pressure treated may be used for framing only, all finish wood to be cedar or pine, painted. Composite material may be used for the newel post, and painted to match.
- 2) Cornice return to be rebuilt on rear corner.

Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Ann Machado **Approval Date:** 05/25/2007

Note: Routed to historic for review Scott H **Ok to Issue:**

- 1) This permit is being approved on the condition that the work on the two entry decks takes place within the existing foot print of the building.
- 2) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
- 3) ANY exterior work requires a separate review and approval thru Historic Preservation. This property is located within an Historic District.
- 4) This property shall remain a two family dwelling. Any change of use shall require a separate permit application for review and approval.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Tammy Munson **Approval Date:** 10/15/2007

Note: 7/5/07 gave to Tammy for review after speaking with the owner, needs to schedule a meeting for more details. **Ok to Issue:**

- 1) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.
- 2) All penetrations between dwelling units and dwelling units and common areas shall be protected with approved firestop materials, and recessed lighting/vent fixtures shall not reduce the (1 hour) required rating.
- 3) Hardwired interconnected battery backup smoke detectors shall be installed in all bedrooms, protecting the bedrooms, and on every level.
- 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.

Comments:

7/5/2007-jmb: Spoke with Tieng N., and explained the need for more details on the interior renovations and decks/stairs. The whole

Location of Construction: 284 BRACKETT ST	Owner Name: NGUYEN TIENG C & HIEP THI	Owner Address: 284 BRACKETT ST	Phone:
Business Name:	Contractor Name:	Contractor Address:	Phone
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Duplex	

building will be brought to the studs. He will call Tammy for an appointment. He requested that this permit does not include the deck/stairs as they want to do the interior first and will not provide plans until then. We may issue this with those conditions.

7/10/2007-tmm: met w/owners son - went over requirements - need to figure out how much of a renovation they will do and resubmit plans

9/26/2007-tmm: met w/owners on site to do walk thru - went over plans



(633-6990)
319-3461

Add New Beam to support roof.

