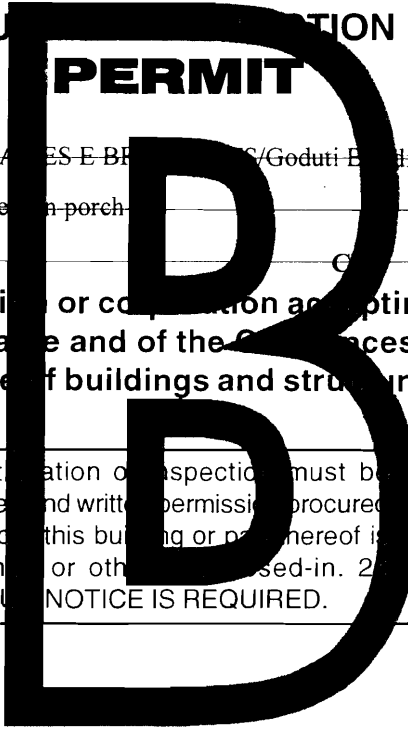


DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

BUILDING DEPARTMENT PERMIT

Permit Number: 081417

Please Read Application And Notes, If Any, Attached



This is to certify that WENDELKEN CHERIE & JAMES E BRADY / Goduti Building
has permission to addition of a 11' x 16.6' (3) second porch
AT 84 CRESCENT AVE SDI 083A E005001

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 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 written permission procured before this building or part thereof is lathed or otherwise used-in. 24 HOUR NOTICE IS 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. _____
Appeal Board _____
Other _____
Department Name _____

Chris M. [Signature] 11/17/08
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: 08-1417	Issue Date: 11/17/08	CBL: 083A E005001
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Location of Construction: 84 CRESCENT AVE <i>GDI</i>	Owner Name: WENDELKEN CHERIE & JAMES	Owner Address: 9 PARKWAY PL	Phone:
Business Name:	Contractor Name: Goduti Building Co Inc.	Contractor Address: 9 Deering St. Portland	Phone: 2077763768
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	Zone: IR-2

Past Use: Single Family Home	Proposed Use: Single Family Home - addition of a 11' x 16.6' (3) season porch	Permit Fee: \$270.00	Cost of Work: \$25,000.00	CEO District: 1
Proposed Project Description: addition of a 11' x 16.6' (3) season porch		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: <i>R-3</i> Type: <i>SB</i> <i>IRC-2003</i>	
		Signature: <i>[Signature]</i> 11/17/08		
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)				
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied				
Signature: _____ Date: _____				

Permit Taken By: Idobson	Date Applied For: 11/05/2008	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 information may invalidate a building permit and stop all work.. 	Special Zone or Reviews <input checked="" type="checkbox"/> Shoreland <i>land & house in shoreland have is 30' part 75 letter</i> <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"/> Date: <i>11/17/08</i> <i>ABK</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 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: _____
	<div style="border: 1px solid black; padding: 5px; width: fit-content; margin: 0 auto;"> <p style="text-align: center;">PERMIT ISSUED</p> <p style="text-align: center; font-size: 1.2em;">NOV 20</p> <p style="text-align: center;">CITY OF PORTLAND</p> </div>		

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: 08-1417	Date Applied For: 11/05/2008	CBL: 083A E005001
------------------------------	--	-----------------------------

Location of Construction: 84 CRESCENT AVE Great Diamon	Owner Name: WENDELKEN CHERIE & JAMES	Owner Address: 9 PARKWAY PL	Phone:
Business Name:	Contractor Name: Goduti Building Co Inc.	Contractor Address: 9 Deering St. Portland	Phone (207) 776-3768
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	

Proposed Use: Single Family Home - addition of a 11' x 16.6' (3) season porch	Proposed Project Description: addition of a 11' x 16.6' (3) season porch
---	--

Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Ann Machado **Approval Date:** 11/05/2008

Note: **Ok to Issue:**

- 1) As discussed during the review process, the property must be clearly identified prior to pouring concrete and compliance with the required setbacks must be established. Due to the proximity of the setbacks of the proposed addition, it may be required to be located by a surveyor.
- 2) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
- 3) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Chris Hanson **Approval Date:** 11/17/2008

Note: **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) Frost protection must be installed per the enclosed detail as discussed w/owner/contractor.
- 3) Separate permits are required for any electrical, plumbing, HVAC or exhaust systems. Separate plans may need to be submitted for approval as a part of this process.

Comments:

11/5/2008-mes: I gave back to Lannie to retype the permit with the Island identified.



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>Crescent Ave., Great Diamond Island</u>		
Total Square Footage of Proposed Structure/Area <u>182 sq +/-</u>		Square Footage of Lot <u>25,029 +/-</u>
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>83A E 5,6,11</u>	Applicant * <u>must</u> be owner, Lessee or Buyer* Name <u>Goduti Building Co. Inc.</u> Address <u>11 Park Circle</u> City, State & Zip <u>Cape Elizabeth, ME 04107</u>	Telephone: <u>207-776-3768</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name <u>James Brooks/Cherie Wendel Ken</u> Address <u>9 Parkway Place</u> City, State & Zip <u>Ithaca, NY 14850</u>	Cost Of Work: \$ <u>25,000.00</u> C of O Fee: \$ _____ Total Fee: \$ _____
Current legal use (i.e. single family) <u>Single Family</u> If vacant, what was the previous use? _____ Proposed Specific use: <u>Single Family</u> Is property part of a subdivision? _____ If yes, please name _____ Project description: <u>Addition of an 11' x 16' +/- 3 season porch.</u>		
Contractor's name: <u>Goduti Building Co. Inc.</u> Address: <u>11 Park Circle</u> City, State & Zip <u>Cape Elizabeth, ME 04107</u> Telephone: <u>776-3768</u> Who should we contact when the permit is ready: <u>James Goduti</u> Telephone: <u>776-3768</u> Mailing address: <u>11 Park Circle, Cape Elizabeth, ME 04107</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: James P. Goduti Date: 11/5/08

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

Applicant: James Brooks & Charis Wendelken

Date: 11/05/08

Address: 84 Crescent Ave

C-B-L: 83E-4-005

permit # 08-1412

CHECK-LIST AGAINST ZONING ORDINANCE

Date - built 2005

Zone Location - IR-2

Interior or corner lot -

Proposed Use/Work - add 11' x 16.5' "3" season porch

Sewage Disposal -

Lot Street Frontage -

Front Yard - 25' min - N/A

Rear Yard - 25' min. N/A

Side Yard - 20' min - 22' given.

Projections -

Width of Lot -

Height -

Lot Area - 25,029

Lot Coverage Impervious Surface - 20% = 5005.8 sq ft

existing - 1424

addition 1581.5 (11 x 16.5)

ok - 1645.5

Area per Family -

Off-street Parking -

Loading Bays -

Site Plan -

Shoreland Zoning/ Stream Protection - property located in shoreland - structure is 30' beyond the 75' setback line.

Flood Plains - panel 8 - zone C

N/F
DOUGLAS & KATHY ROBERTS
13290/182

Brooks
CRESCENT AVE
601.

N/F
WENELKEN & JAMES BROOKS
BLOCK E, PARCELS 5,6&11
15259/128
25,029 S.F.±

TBM - PENAIL IN
BASE OF C.P. 14-E
ELEVATION = 100.00'

158

159

156

155

157

75' setback
from highest
tide

HELD

PROPOSED ADDITION

BUILDING RANGE LINE
INDICATE MINIMUM
SETBACK REQUIREMENT

250' SECRET-LAND
ZONE SETBACK

PROPERTY CORNER
FALLS IN 45' ASH

FOUNDATION
FFE = 3'-0"
OVERHANG

11' BROW
UP-BUILD

SHED

SHED

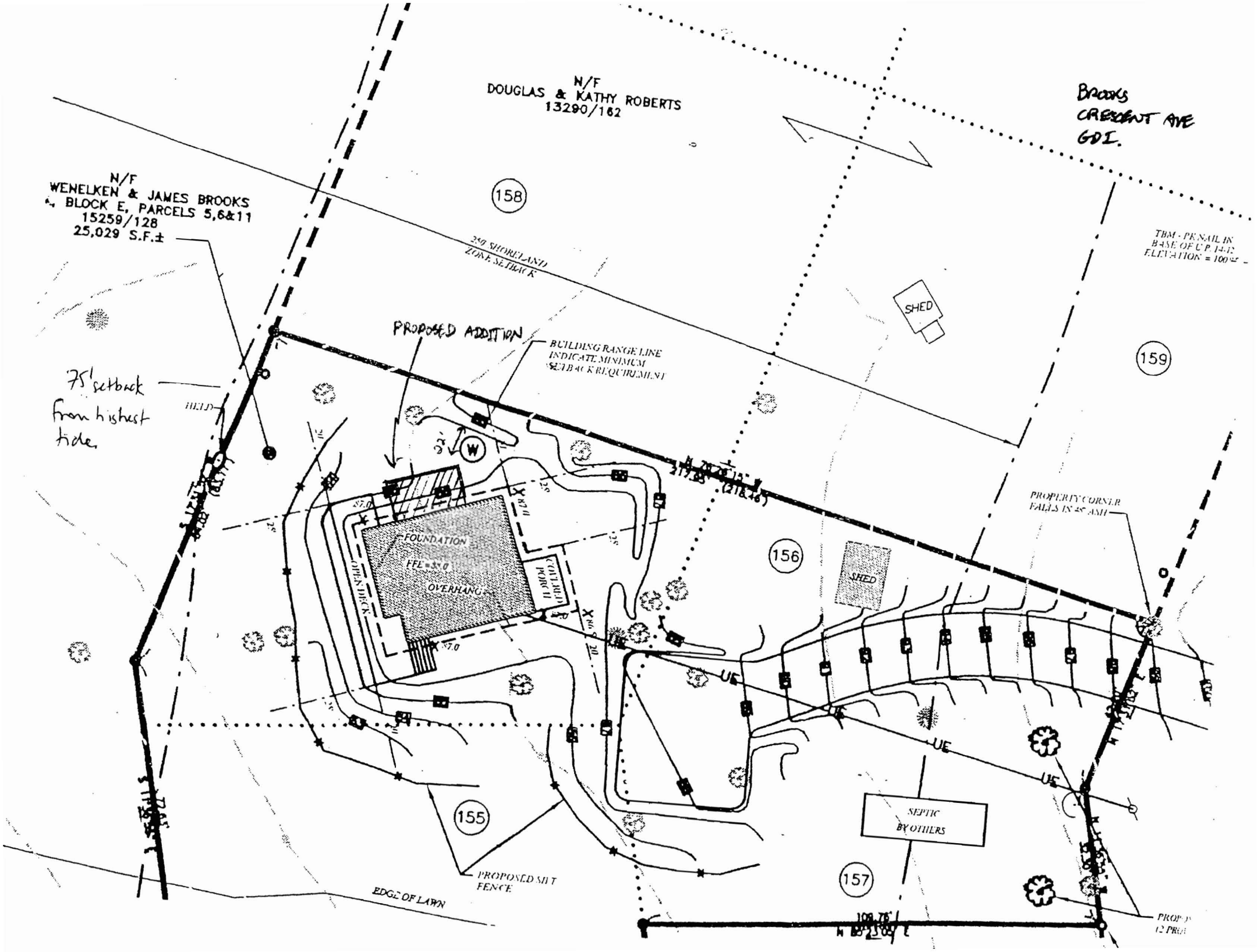
SEPTIC
BY OTHERS

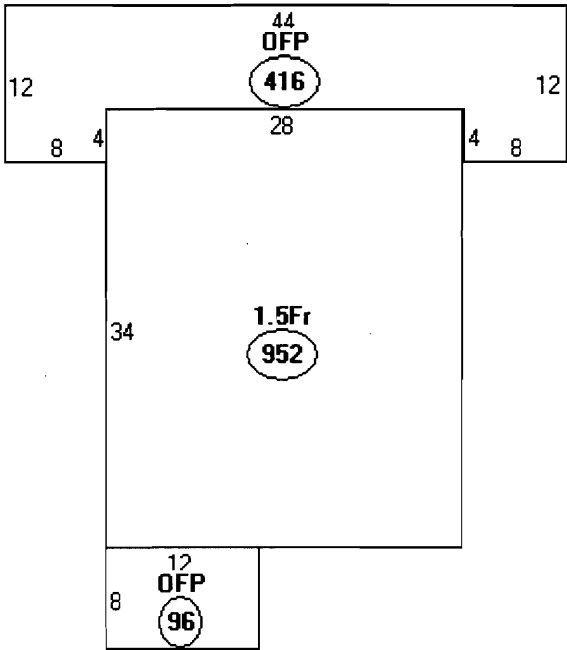
PROPOSED SHT
FENCE

EDGE OF LAWN

PROP. 12 PROJ

108.75'
W 15259/128 E





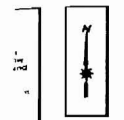
Descriptor/Area

A: 1.5Fr
952 sqft

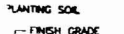
B: OFP
416 sqft

C: OFP
96 sqft

= 1464



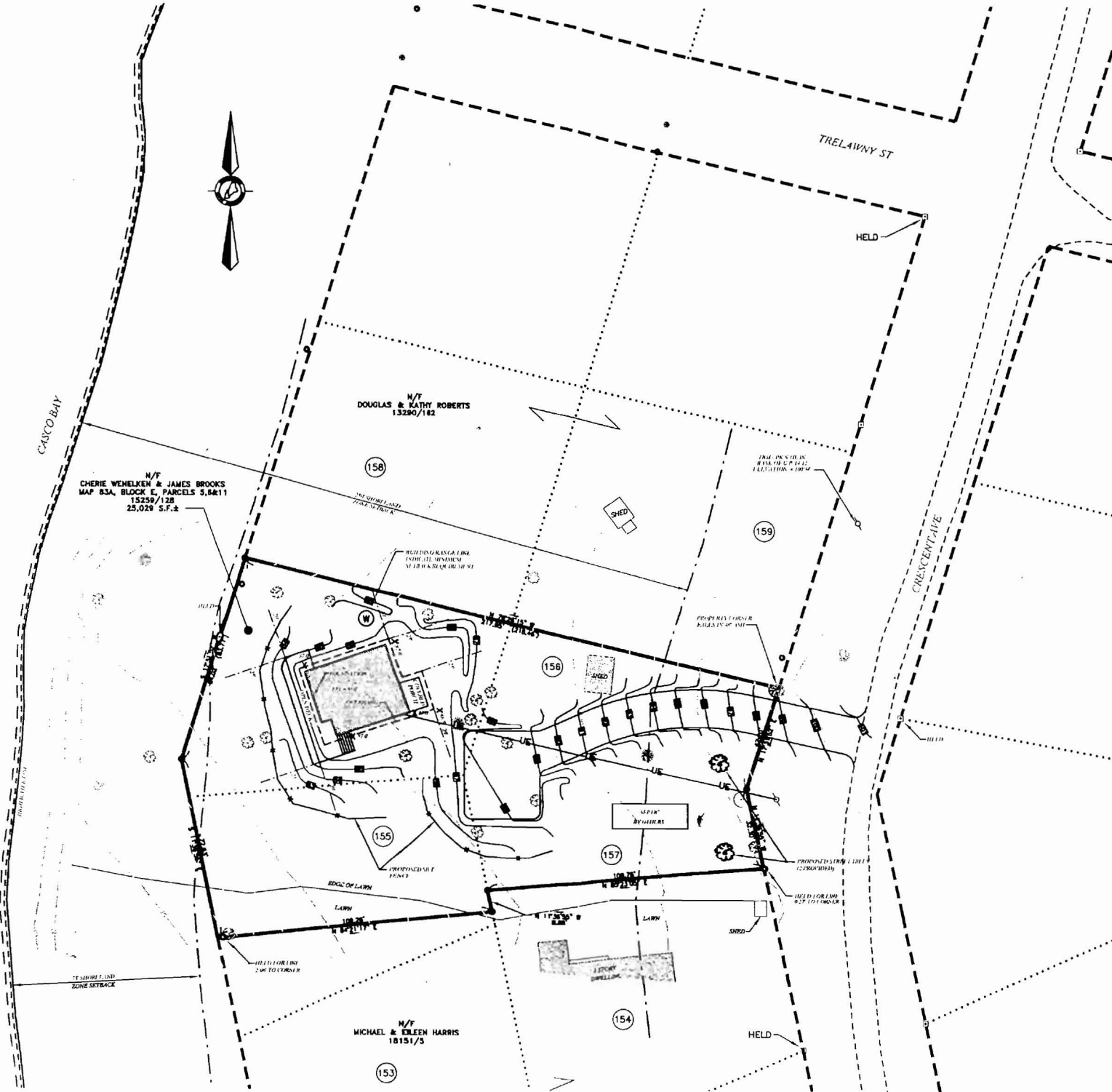
ILT FENCE



6" MOUND OF COMPACTED PLANTING SOIL

E ROOT BALL TIES & P FROM TOP 1/3 OF BALL ONLY

TAIL



● SET (S) REBAR WITH PLASTIC CAP STAMPED
 "NCS INC. PLS 1314"
 ● FOUND CAPPED IRON ROD STAMPED
 "SET H.P. GRAY"
 ● FOUND IRON PIPE (SIZE & TYPE AS NOTED)
 ● FOUND MONUMENT (SIZE & TYPE AS NOTED)
 ● FOUND DRILL HOLE
 ● UTILITY POLE (NUMBER AS NOTED)
 ● CUP WIRE ANCHOR
 ● FOUND DECIDUOUS TREE (SIZE & TYPE AS NOTED)
 ● FOUND CONIFEROUS TREE (SIZE & TYPE AS NOTED)

--- BOUNDARY LINE
 --- SETBACK LINE
 --- EDGE OF WATER
 --- EDGE OF DRIVE
 --- RIGHT-OF-WAY LINE
 --- ABUTTER LOT LINE
 --- OVERHEAD UTILITY
 --- NOW OR FORMERLY OWNED BY DEED BOOK AND PAGE (COORD)
 --- TAX MAP-BLOCK-LOT
 --- PARENTHESIS DENOTE RECORD DATA

OHU
 N/F
 1234/567
 12-3-45
 (12345)

- ### NOTES
- THE BASIS OF BEARING FOR THIS SURVEY IS GRID NORTH, MAINE WEST ZONE AS PER PLAN REFERENCE 4.A. BELOW.
 - DEED AND PLAN BOOK REFERENCES ARE TO THE CLAMBERLAND COUNTY REGISTER OF DEEDS (COORD).
 - RECORD OWNERSHIP OF THE PARCEL SURVEYED CAN BE FOUND IN A DEED FROM FREDERICK P. LAURSEN TO CHERIE WENDELKEN AND JAMES E. BROOKS RECORDED IN DEED BOOK 15258, PAGE 128 (COORD), ON JANUARY 3, 2000.
 - REFERENCE IS MADE TO THE FOLLOWING PLANS:
 - "TO DAMAGED PARCELS" A PLAN BY THE CITY OF PORTLAND DEPARTMENT OF PUBLIC WORKS, UNDATED, UNRECORDED.
 - "PLAN OF A PART OF GREAT DAMAGED ISLAND" SIGNED BY THE DIRECTORS OF THE GREAT DAMAGED ISLAND ASSOCIATION DATED OCTOBER 28, 1892, FOUND IN THE CITY OF PORTLAND DEPARTMENT OF PUBLIC WORKS ARCHIVES, DAMAGED 3/2/76.
 - "PLAN OF PROPERTY BELONGING TO THE GREAT DAMAGED ISLAND ASSOCIATION" BY E. C. JORDAN DATED NOVEMBER 1882, RECORDED IN PLAN BOOK 4, PAGE 42 (COORD).
 - "PLAN OF PROPERTY NO. 3 BELONGING TO THE GREAT DAMAGED ISLAND ASSOCIATION" BY RILEY & CLAMBERLAND DATED DECEMBER 18, 1896, RECORDED IN PLAN BOOK 6, PAGE 4 (COORD).
 - "PLAN OF PROPERTY BELONGING TO DAMAGED ISLAND ASSOCIATION" BY RILEY & CLAMBERLAND DATED 1885 AND RECORDED IN PLAN BOOK 4, PAGE 62.
 - THE PARCEL SURVEYED IS IDENTIFIED ON THE CITY OF PORTLAND TAX ASSESSOR'S MAP (MESA-E LOTS 5, 6 & 11).
 - THE PARCEL SURVEYED IS LOCATED IN THE R3 ZONE. PORTIONS OF BULK AND SPACE REQUIREMENTS ARE AS FOLLOWS:
 FRONT SETBACK: 25 FEET
 SIDE SETBACK: 20 FEET
 REAR SETBACK: 25 FEET
 MINIMUM STREET FRONTAGE: 70 FEET
 - THE WIDTH AND LAYOUT OF CRESCENT AVENUE WAS DETERMINED FROM PLAN REFERENCE 4.B. ABOVE AND MONUMENTATION FOUND IN THE FIELD. SAID WIDTH IS 50 FEET.
 - THE WIDTH AND LAYOUT OF BAY AVENUE WAS DETERMINED FROM PLAN REFERENCE 4.B. ABOVE AND MONUMENTATION FOUND IN THE FIELD. SAID WIDTH VARIES. BAY AVENUE HAS NEVER BEEN CONSTRUCTED.
 - NO EASEMENTS OF RECORD AFFECTING THE PARCEL SURVEYED ARE KNOWN TO EXIST.
 - ELEVATIONS AND CONTOURS ARE BASED ON AN ASSUMED ELEVATION. SEE PLAN FOR THE DESCRIPTION.

PROJECT: 28513	DRAWING NAME: 28513.210
DATE: DECEMBER 22, 2005	SCALE: 1"=20' N.T.S.
REVISED DATE: JANUARY 4, 2006	COMMENTS: N/A

BOUNDARY SURVEY & GRADING PLAN
 CRESCENT AVE, GREAT DAMAGED ISLAND, PORTLAND, MAINE

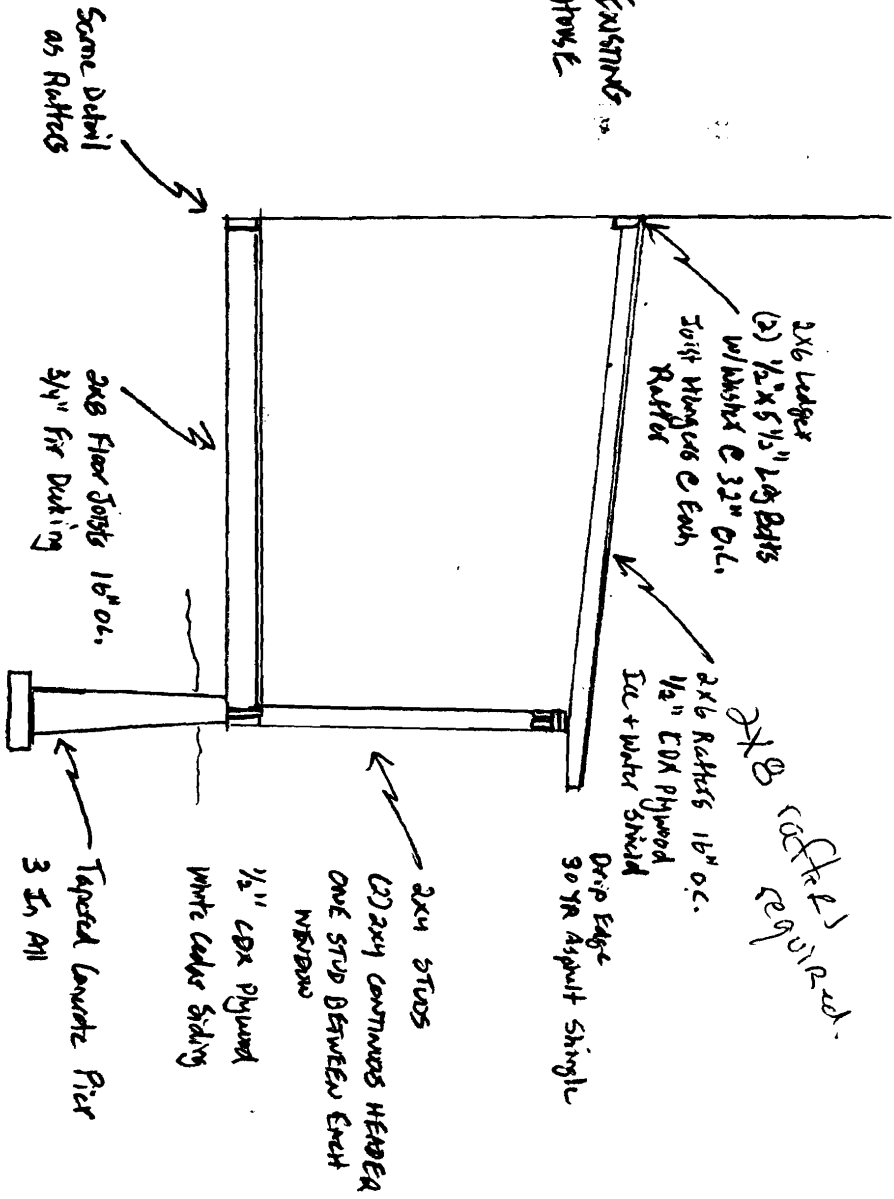
Prepared For:
CHERIE WENDELKEN & JAMES BROOKS
 4 ARLINGTON ST. APT 32, CAMBRIDGE, MA 02140

Prepared By:
GODUTI BUILDING CO.
 8 DEERING STREET, PORTLAND, ME 04101

SURVEYING ENGINEERING LAND PLANNING INCORPORATED
Northeast Civil Solutions
 153 US ROUTE 1, SCARBOROUGH, MAINE 04074
 Tel: 207.883.1000 Fax: 207.883.1001
 800.883.2227

STAMP AND SIGNATURE

EXISTING HOUSE



Same Detail as Rafters

SECTION

2x6 Ledger
(2) 1/2" x 5 1/2" Lg Bolts
w/ Washers @ Each
3014 Hangers @ Each
Rafters

2x6 Rafters 16" o.c.
1/2" CDX Plywood
Ice + Water Shield

Drip Edge
30 YR Asphalt Shingle

2x8 rafters required

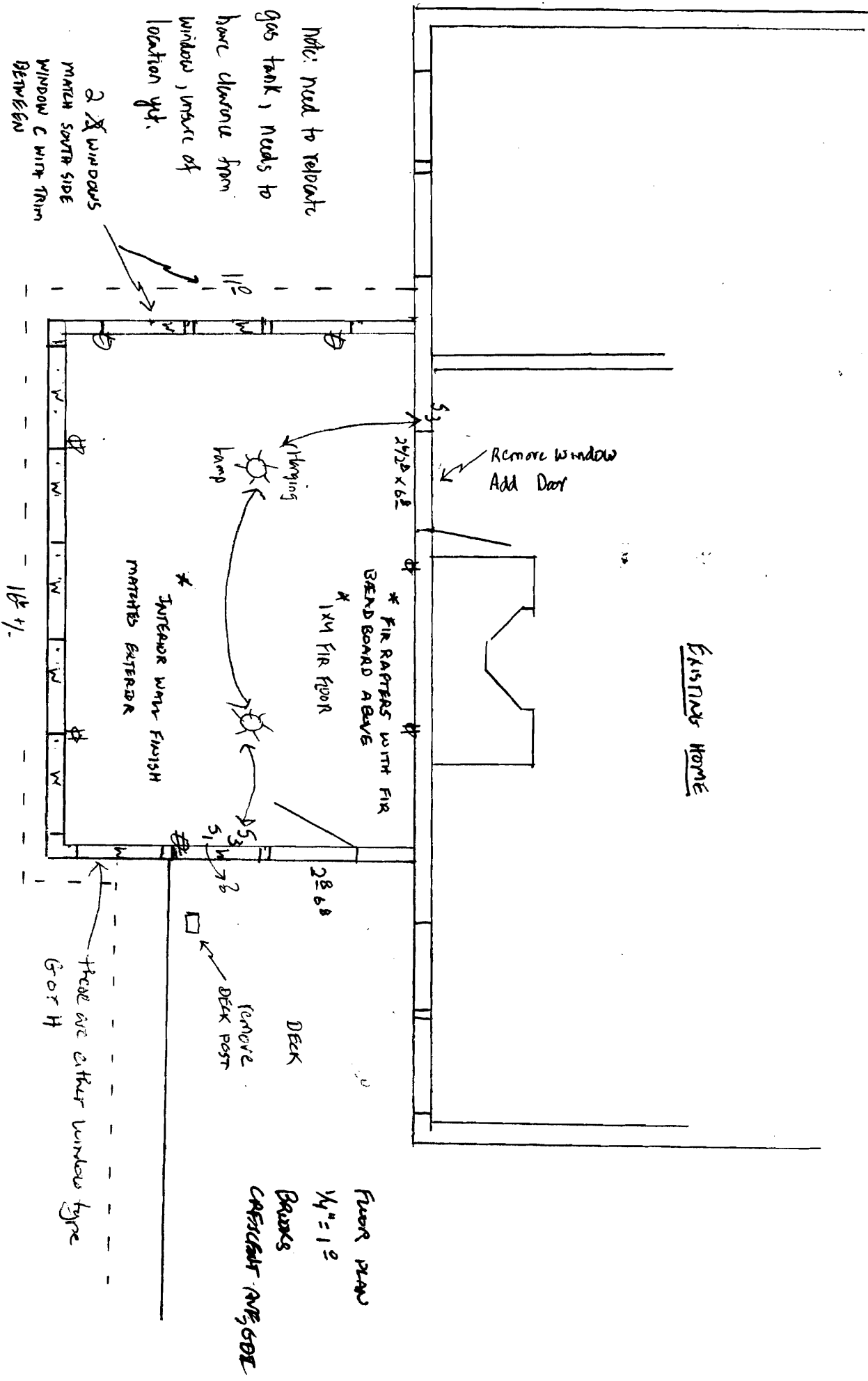
2x8 Floor Joists 16" o.c.
3/4" Fir Decking

1/2" CDX Plywood
White Cedar Siding

1/4" = 12

BRICKS
CRESCENT AVE, GDI

EXISTING HOME



Note: need to relocate gas tank, needs to have clearance from window, unsure of location yet.

2 X WINDOWS MATCH SOUTH SIDE WINDOW C WITH TRIM BETWEEN

Remove window Add Door

hanging lamp

* INSTEAD WITH FINISH MATCHED EXTERIOR

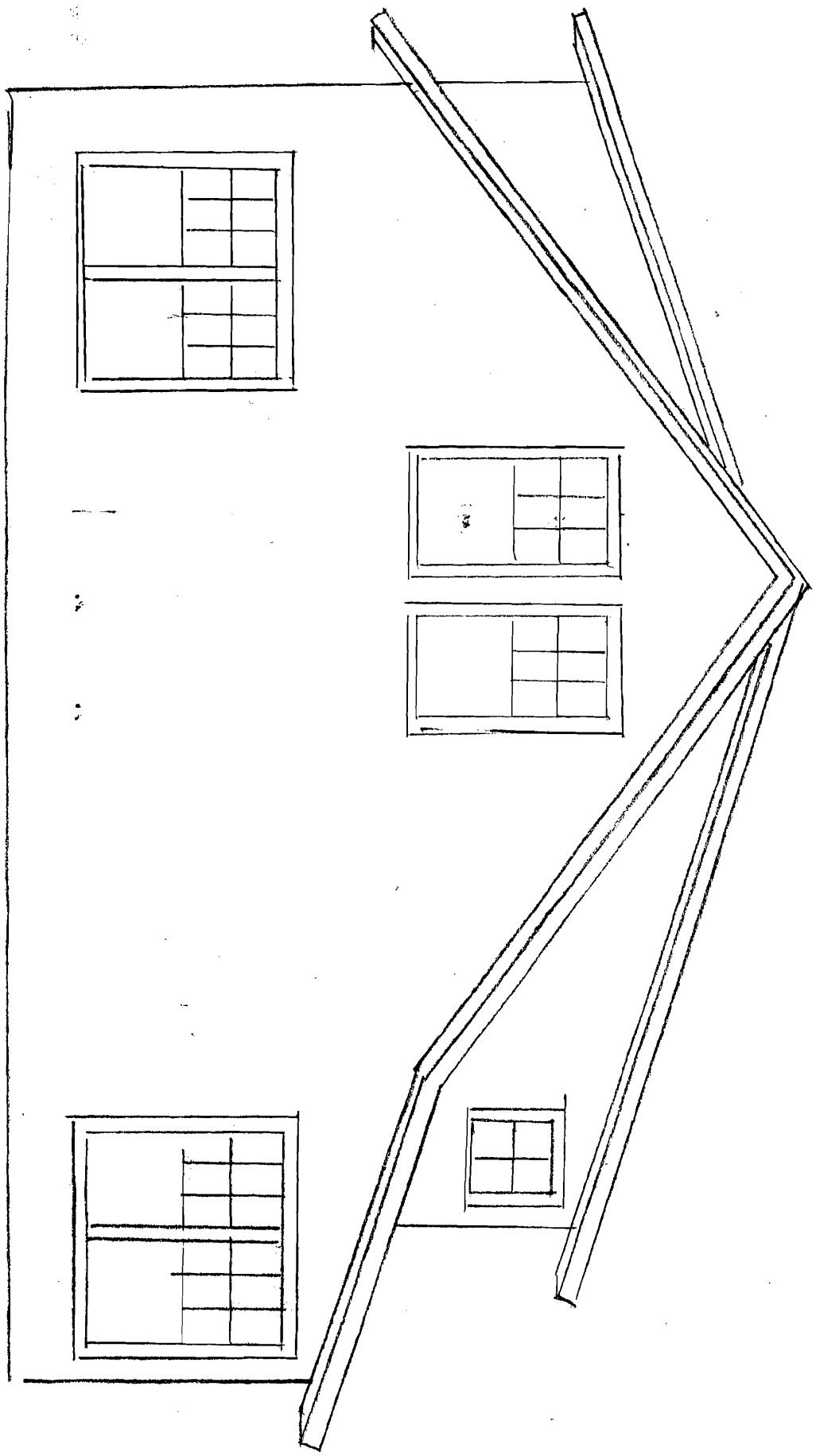
* FIR RAFTERS WITH FIR BEND BOARD ABOVE
* 1x4 FIR FLOOR

REMOVE DECK POST

FLOOR PLAN
BRACKS
1/4" = 1'
CASUAL ANTS GOIT

these are either windows type GOR H

6-11-2017 - 4/17/18



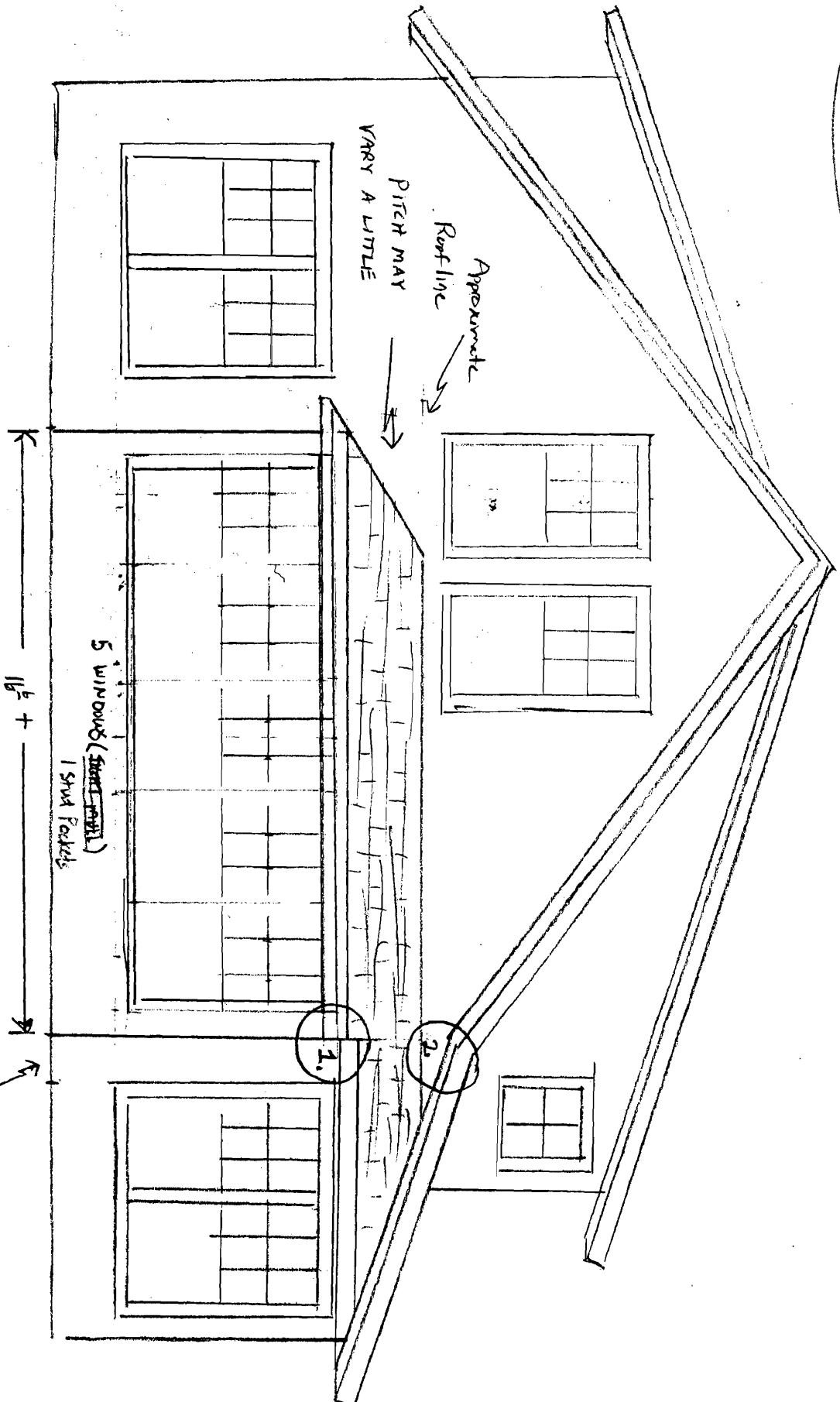
EXISTING NORTH ELEVATION

1/4" = 1'-0"

BROOKS

CASSIDY ANE, GDI

HIP COTTAGE

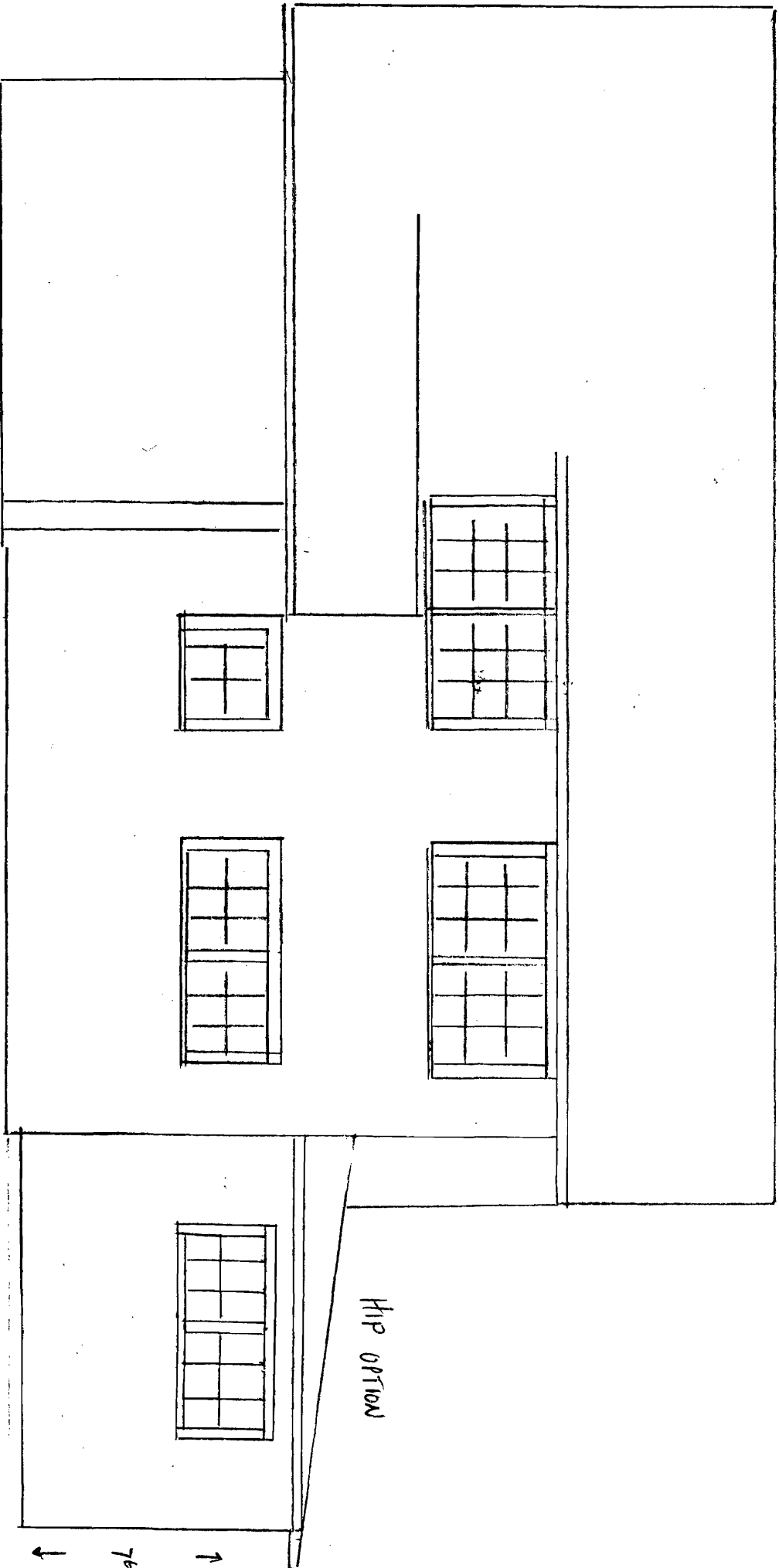


1. The addition extends beyond the deck. The roofline of the addition is therefore a little lower than that of the deck.

2. The new roof clears up this interface.

NOAH'S ELEVATION

BRIDGES
 1/4" = 1'-0"
 1835 W. AVE., GDC



FRONT ELEVATION (VIEW FROM GREENWAY AVE)

HIP OPTION

1/4" = 1'-0"
BRACKS
CARSON AVE, GDI

↑
76
↑