

**City of Portland, Maine – Building or Use Permit Application** 389 Congress Street, 04101, Tel: (207) 874-8703, FAX: 874-8716

Location of Construction: 130 McKindley Ct DI		Owner: Vicki Lynn Wille		Phone: 702-271-4231		Permit No: <b>010092</b>	
Owner Address: 920 Rancho Circle Las Vegas NEvada		Lessee/Buyer's Name:		Phone:		BusinessName:	
Contractor Name: **** Mike Coyne *** 41 Vesper Street		Address: Portland Maine***		Phone:		Permit Issued:  JAN 23 1	
Past Use:  single fmailly		Proposed Use:  same		COST OF WORK: \$ 1,800		PERMIT FEE: \$ 36.00	
				FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied		INSPECTION: Use Group <i>A-3</i> Type: <i>52</i> <i>BOC 491</i> Signature: <i>[Signature]</i>	
Proposed Project Description:  repair crown & fascia and rebuild stairs historic dist. replace existing				PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: Approved <input type="checkbox"/> Approved with Conditions: <input type="checkbox"/> Denied <input type="checkbox"/>		Zone: <i>[Handwritten]</i> CBL: 083E-B-040 Zoning Approval: <i>[Signature]</i> 11/14/00 Special Zone or Review: <input type="checkbox"/> Shoreland <i>-HA need</i> <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <i>Not to increase</i> <input type="checkbox"/> Site Plan maj <input type="checkbox"/> minor <input type="checkbox"/> mm <input type="checkbox"/> <i>The original set per</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	
Permit Taken By: <i>K</i>		Date Applied For: <i>Nov 13 2000</i>		Signature: _____ Date: _____			

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..

**PERMIT ISSUED WITH REQUIREMENTS**

**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 provisions of the code(s) applicable to such permit

Nov 14 2000 K

SIGNATURE OF APPLICANT \_\_\_\_\_ ADDRESS: \_\_\_\_\_ DATE: \_\_\_\_\_ PHONE: \_\_\_\_\_

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE \_\_\_\_\_ PHONE: \_\_\_\_\_

**PERMIT ISSUED WITH REQUIREMENTS**  
CEO DISTRICT 1

BUILDING PERMIT REPORT

DATE: 14 November 2K ADDRESS: 130 McKinley Ct, D.I. CBL: 083E-B-040

REASON FOR PERMIT: Repairs

BUILDING OWNER: Vicki Lynn Wille

PERMIT APPLICANT: CONTRACTOR Mike Coyne

USE GROUP: R-3 CONSTRUCTION TYPE: 5B CONSTRUCTION COST: 1,800. PERMIT FEES: 236.00.

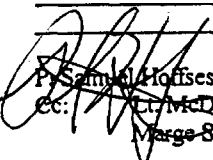
The City's Adopted Building Code (The BOCA National Building Code/1999 with City Amendments)
The City's Adopted Mechanical Code (The BOCA National Mechanical Code/1993)

CONDITION(S) OF APPROVAL

This permit is being issued with the understanding that the following conditions shall be met: \*1, \*11, \*13 #31
\*22 \*29 \*32 \*36

- \*1. This permit does not excuse the applicant from meeting applicable State and Federal rules and laws.
2. Before concrete for foundation is placed, approvals from the Development Review Coordinator and Inspection Services must be obtained.
3. Foundation drain shall be placed around the perimeter of a foundation that consists of gravel or crushed stone containing not more than 10 percent material that passes through a No. 4 sieve.
4. Foundations anchors shall be a minimum of 1/2" in diameter, 7" into the foundation wall, minimum of 12" from corners of foundation and a maximum 6' O.C. between bolts.
5. Waterproofing and dampproofing shall be done in accordance with Section 1813.0 of the building code.
6. Precaution must be taken to protect concrete from freezing.
7. It is strongly recommended that a registered land surveyor check all foundation forms before concrete is placed.
8. Private garages located beneath habitable rooms in occupancies in Use Group R-1, R-2, R-3 or I-1 shall be separated from adjacent interior spaces by fire partitions and floor/ceiling assembly which are constructed with not less than 1-hour fire resisting rating.
9. All chimneys and vents shall be installed and maintained as per Chapter 12 of the City's Mechanical Code.
10. Sound transmission control in residential building shall be done in accordance with Chapter 12, Section 1214.0 of the City's Building Code.
\*11. Guardrails & Handrails: A guardrail system is a system of building components located near the open sides of elevated walking surfaces for the purpose of minimizing the possibility of an accidental fall from the walking surface to the lower level.
12. Headroom in habitable space is a minimum of 7'6".
\*13. Stair construction in Use Group R-3 & R-4 is a minimum of 10" tread and 7 1/2" maximum rise.
14. The minimum headroom in all parts of a stairway shall not be less than 80 inches.
15. Every sleeping room below the fourth story in buildings of Use Groups R and I-1 shall have at least one operable window or exterior door approved for emergency egress or rescue.
16. Each apartment shall have access to two (2) separate, remote and approved means of egress.
17. All vertical openings shall be enclosed with construction having a fire rating of at least one (1) hour, including fire doors with self closure's.
18. The boiler shall be protected by enclosing with (1) hour fire rated construction including fire doors and ceiling, or by providing automatic extinguishment.

19. All single and multiple station smoke detectors shall be of an approved type and shall be installed in accordance with the provisions of the City's Building Code Chapter 9, Section 920.3.2 (BOCA National Building Code/1999), and NFPA 101 Chapter 18 & 19. (Smoke detectors shall be installed and maintained at the following locations):
  - In the immediate vicinity of bedrooms
  - In all bedrooms
  - In each story within a dwelling unit, including basements
20. A portable fire extinguisher shall be located as per NFPA #10. They shall bear the label of an approved agency and be of an approved type. (Section 921.0)
21. The Fire Alarm System shall be installed and maintained to NFPA #72 Standard.
22. The Sprinkler System shall be installed and maintained to NFPA #13 Standard.
23. All exit signs, lights and means of egress lighting shall be done in accordance with Chapter 10 Section & Subsections 1023.0 & 1024.0 of the City's Building Code. (The BOCA National Building Code/1999)
24. Section 25 - 135 of the Municipal Code for the City of Portland states, "No person or utility shall be granted a permit to excavate or open any street or sidewalk from the time of November 15 of each year to April 15 of the following year".
25. The builder of a facility to which Section 4594-C of the Maine State Human Rights Act Title 5 MRSA refers, shall obtain a certification from a design professional that the plans commencing construction of the facility, the builder shall submit the certification the Division of Inspection Services.
26. Ventilation and access shall meet the requirements of Chapter 12 Sections 1210.0 and 1211.0 of the City's Building Code. (Crawl spaces & attics).
- \*27. All electrical, plumbing and HVAC permits must be obtained by Master Licensed holders of their trade. No closing in of walls until all electrical (min. 72 hours notice) and plumbing inspections have been done.
28. All requirements must be met before a final Certificate of Occupancy is issued.
- \*29. All building elements shall meet the fastening schedule as per Table 2305.2 of the City's Building Code (The BOCA National Building Code/1996).
30. Ventilation of spaces within a building shall be done in accordance with the City's Mechanical code (The BOCA National Mechanical Code/1993). (Chapter M-16)
31. Please read and implement the attached Land Use Zoning report requirements. *Not to increase the original footprint*
- \*32. Boring, cutting and notching shall be done in accordance with Sections 2305.3, 2305.3.1, 2305.4.4 and 2305.5.1 of the City's Building Code.
33. Bridging shall comply with Section 2305.16.
34. Glass and glazing shall meet the requirements of Chapter 24 of the building code. (Safety Glazing Section 2406.0)
35. All signage, shall be done in accordance with Section 3102.0 signs of the City's Building Code, (The BOCA National Building Code/1999).
- \*36. All flashing shall comply with Section 1406.3.10.


 P. Samuel Hoffes, Building Inspector  
 cc: Lt. McDougall, PFD  
 Marge Schimuckal, Zoning Administrator

PSH 10/1/00

\*\*This permit is herewith issued, on the basis of plans submitted and conditions placed on these plans, any deviations shall require a separate approval.

**...THIS PERMIT HAS BEEN ISSUED WITH THE UNDERSTANDING THAT ALL THE CONDITIONS OF THE APPROVAL SHALL BE COMPLETED. THEREFORE, BEFORE THE WORK IS COMPLETED A REVISED PLAN OR STATEMENT FROM THE PERMIT HOLDER SHALL BE SUBMITTED TO THIS OFFICE SHOWING OR EXPLAINING THAT THE CONDITIONS HAVE BEEN MET. IF THIS REQUIREMENT IS NOT RECEIVED YOUR CERTIFICATE OF OCCUPANCY SHALL BE WITHHELD.**

**\*\*\*\*ALL PLANS THAT REQUIRE A PROFESSIONAL DESIGNER'S SEAL, (AS PER SECTION 114.0 OF THE BUILDING CODE) SHALL ALSO BE PRESENTED TO THIS DIVISION ON AUTO CAD LT. 2000, DXF FORMAT OR EQUIVALENT.**

**\*\*\*\*\*CERTIFICATE OF OCCUPANCY FEE \$50.00**

**THIS IS NOT A PERMIT/CONSTRUCTION CANNOT COMMENCE UNTIL THE PERMIT IS ISSUED**

**Building or Use Permit Pre-Application  
Additions/Alterations/Accessory Structures  
To Detached Single Family Dwelling**

In the interest of processing your application in the quickest possible manner, please complete the Information below for a Building or Use Permit.

**NOTE\*\***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: #4 <del>DIAMOND COVE</del> , DIAMOND ISLAND 130 McKinley Court		
Tax Assessor's Chart, Block & Lot Number Chart# 083E Block# B Lot# 040	Owner: VICKI LYNN WILLE	Telephone#: 702-271-4231
Owner's Address: LAS VEGAS, NEVADA 920 RANCHO CIRCLE	Lessee/Buyer's Name (If Applicable)	Cost Of Work: \$1,800 Fee: \$36.00
Proposed Project Description:(Please be as specific as possible) RE-BUILD STAIRS RE-WIRE / RE-PLUMB AS NECESS. REPAIR EXTERIOR CROWN + FASCIA / RE-SHEETROCK / NEW FLOOR OVERLINE		
Contractor's Name, Address & Telephone: MIKE COYNE / M.C. CONST. CO. 774-2330		Rec'd By: A. VESPERST. (C)

Separate permits are required for Internal & External Plumbing, HVAC and Electrical installation.

- All construction must be conducted in compliance with the 1996 B.O.C.A. Building Code as amended by Section 6-Art II.
- All plumbing must be conducted in compliance with the State of Maine Plumbing Code.
- All Electrical Installation must comply with the 1996 National Electrical Code as amended by Section 6-Art III.
- HVAC (Heating, Ventilation and Air Conditioning) installation must comply with the 1993 BOCA Mechanical Code.

You must Include the following with you application:

- 1) A Copy of Your Deed or Purchase and Sale Agreement
- 2) A Copy of your Construction Contract, if available
- 3) A Plot Plan (Sample Attached)

If there is expansion to the structure, a complete plot plan (Site Plan) must include:

- The shape and dimension of the lot, all existing buildings (if any), the proposed structure and the distance from the actual property lines. Structures include decks porches, a bow windows cantilever sections and roof overhangs, as well as, sheds, pools, garages and any other accessory structures.
- Scale and required zoning district setbacks

**4) Building Plans (Sample Attached)**

A complete set of construction drawings showing all of the following elements of construction:

- Cross Sections w/Framing details (including porches, decks w/railings, and accessory structures)
- Floor Plans & Elevations
- Window and door schedules
- Foundation plans with required drainage and dampproofing
- Electrical and plumbing layout. Mechanical drawings for any specialized equipment such as furnaces, chimneys, gas equipment, HVAC equipment (air handling) or other types of work that may require special review must be included.

**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/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 of applicant: <i>M. Coyne</i>	Date: 11/12/00
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Building Permit Fee: \$30.00 for the 1st \$1000. cost plus \$6.00 per \$1,000.00 construction cost thereafter.

ADDRESS: 130 McKimley Court GDI  
 PERMIT APPLICATION FOR: basin & stair replacement  
 BUILDING OWNER: Vicki Lynn White  
 PERMIT APPLICANT: Mike Payne  
 REVIEWER: D. Andrews  
 DATE OF DECISION: 1/2/07

**HISTORIC PRESERVATION REVIEW**

Note: Your property is an individually designated landmark structure or is located within a designated historic district. As such, alterations to the building exterior or site which are visible from a public way are subject to review and approval under Article IX (Historic Preservation) of the Land Use Code. Your building or sign permit application has been reviewed to determine whether the nature or scope of the project requires review, and if so, whether it meets the standards of the historic preservation ordinance.

**ACTION**

Does not Require Review (e.g. Interior work only / alteration is not readily visible from a public way)

Note: this finding is based on the understanding that the application entails interior work only or that the proposed exterior alteration(s) will not be readily visible from a public way. If your project entails exterior or site alterations (including the installation of sign(s), awnings, or exterior lighting for such) these alterations must be reviewed and approved prior to commencing with the work. Contact 874-8726 for more information.

Denied Reason for Denial: \_\_\_\_\_

Approved as submitted

Approved with conditions (see below)

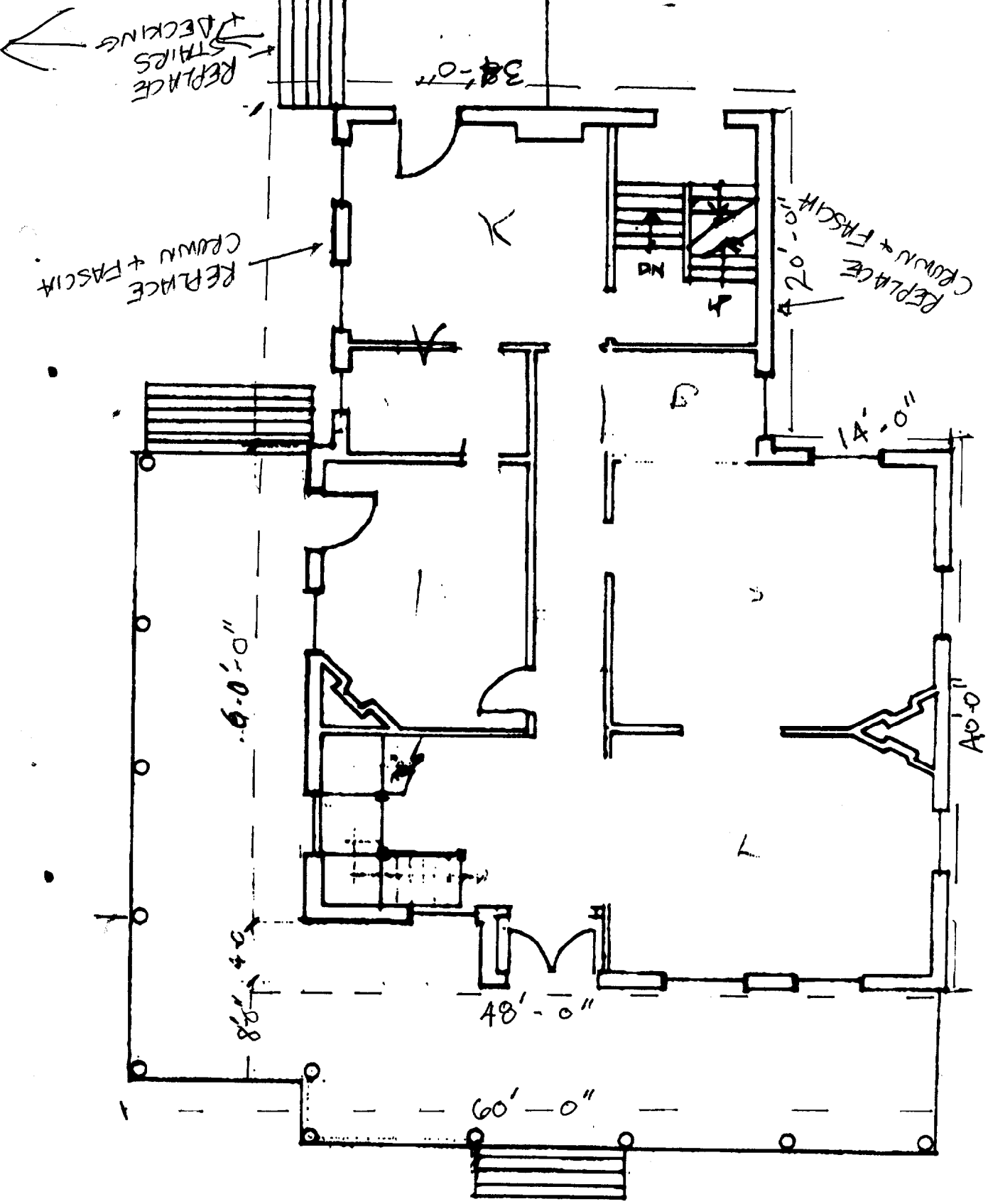
Conditions of Approval:

Contact Historic Preservation Staff ( 874-8726 or 874-8728) prior to installation of sign(s) to confirm approved location.

Your sign permit includes no reference to exterior lighting; if lighting is included, please submit information on fixtures and specifications on installation.

Other conditions:

1. This permit does not include window replacement. Applicant to provide information on window prior to approval.
2. Applicant to submit photographs of existing conditions for purposes of evaluating accuracy of duplicate original details. Photographs to be sent to attn. of Deb Andrews, Planning Dept.
3. Applicant to submit photographs of existing conditions for purposes of evaluating accuracy of duplicate original details. Photographs to be sent to attn. of Deb Andrews, Planning Dept.



4 FIRST FLOOR  
 1/8" = 1'-0"



OMB No. 2502-0265

*AKW Kathy Allen  
574-8716*

B. TYPE OF LOAN		
1 <input type="checkbox"/> FHA	2 <input checked="" type="checkbox"/> FMHA	3 <input type="checkbox"/> CONV UNINS
4 <input type="checkbox"/> VA	5 <input type="checkbox"/> CONV. INS.	
6. File Number N00-555		7. Loan Number
8. Mortgage Insurance Case Number		

**SETTLEMENT STATEMENT**  
**U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT**

**C. NOTE** This form is furnished to give you a statement of actual settlement costs. Amounts paid to and by the settlement agent are shown. Lines marked "paid" were paid outside the closing; they are shown for informational purpose and are not included in the totals. **WARNING: It is a crime to knowingly make false statements.** Penalties upon conviction can include a fine and imprisonment. For details, read the instructions. **PREVIOUS EDITION IS OBSOLETE.**

<b>D. NAME OF CREDITOR:</b>	320 ... Las Vegas, Nevada 89107	<i>Attorney General</i>
<b>ADDRESS:</b>		
<b>E. NAME OF SELLER:</b>	Robin J. Bateman 1 Brannen Lane Elliot, Maine 03903	
<b>F. NAME OF LENDER:</b>		
<b>G. PROPERTY LOCATION:</b>	130 McKinley Court Great Diamond Island Portland, Maine 04109 Cumberland County	
<b>H. SETTLEMENT AGENT:</b>	New England Title 78 Atlantic Place South Portland, Maine 04106	<b>I. SETTLEMENT DATE:</b> Wednesday September 13th 2000
<b>PLACE OF SETTLEMENT:</b>	78 Atlantic Place South Portland, Maine 04106 Cumberland County	

J. SUMMARY OF BORROWER'S TRANSACTION		K. SUMMARY OF SELLER'S TRANSACTION	
<b>100. GROSS AMOUNT DUE FROM BORROWER</b>		<b>400. GROSS AMOUNT DUE TO SELLER</b>	
101. Contract sales price	170,000.00	401. Contract sales price	170,000.00
102. Personal property		402. Personal property	
103. Settlement charges to borrower (line 1400)	2,918.47	403. [REDACTED]	
104.		404.	
105.		405.	
<b>Adjustments for items paid by seller in advance</b>		<b>Adjustments for items paid by seller in advance</b>	
106. City/town taxes	to	406. City/town taxes	to
107. County taxes	to	407. County taxes	to
108. Assessments	to	408. Assessments	to
109. Diamond Cove Capital Assessm	312.71	409. Diamond Cove Capital Assessm	312.71
110.		410.	
111.		411.	
112.		412.	
<b>120. GROSS AMOUNT DUE FROM BORROWER</b>	<b>173,231.18</b>	<b>420. GROSS AMOUNT DUE SELLER</b>	<b>170,312.71</b>
<b>200. AMOUNTS PAID ON BEHALF OF BORROWER</b>		<b>500. REDUCTIONS IN AMOUNT DUE TO SELLER:</b>	
201. Deposits (cash/notes)	9,412.00	501. Excess deposit (see instructions)	
202. Principal amount of new loan(s)		502. Settlement charges to seller (line 1400)	10,636.00
203. Existing loan(s) taken subject to		503. Existing loan(s) taken subject to	
204.		504. Payoff of first mortgage loan	
205.		<b>Marian E. Boudreault</b>	<b>57,100.00</b>
206.		505. Payoff of second mortgage loan	
207.		<b>Burns Ray DeLanc &amp; MacDonald</b>	<b>81,600.00</b>
208.		506.	
209.		507.	
209.		508.	
209.		509.	
<b>Adjustments for items unpaid by seller</b>		<b>Adjustments for items unpaid by seller</b>	
210. City/town taxes 07/01/00 to 09/13/00	411.06	510. City/town taxes 07/01/00 to 09/13/00	411.06
211. County taxes	to	511. County taxes	to
212. Assessments 09/01/00 to 09/13/00	123.37	512. Assessments 09/01/00 to 09/13/00	123.37
213.		513.	

L SETTLEMENT CHARGES				PAID FROM BORROWER'S FUNDS AT SETTLEMENT	PAID FROM SELLER'S FUNDS AT SETTLEMENT
700	TOTAL SALES/BROKER'S COMMISSION based on price \$	@	% =		
	Division of commission (line 700) as follows:	170,000.00	\$1,000.00	10,200.00	
701	\$	10			
702	\$	10,200.00	to	PORT ISLAND REALTY INC	
703	Commission paid at Settlement:				10,200.00
704					
<b>800. ITEMS PAYABLE IN CONNECTION WITH LOAN</b>					
801	Loan Origination Fee	%			
802	Loan Discount	%			
803	Appraisal Fee	to	n/a		
804	Credit Report	to	n/a		
805	Lender Review Fee				
806	Flood Certification Fee				
807	Processing Fee				
808					
809					
810					
811					
<b>900. ITEMS REQUIRED BY LENDER TO BE PAID IN ADVANCE</b>					
901	Interest from	to	@ \$	/day	
902	Mortgage Insurance Premium for	months to			
903	Hazard Insurance Premium for	years to			
904		years to			
905					
<b>1000. RESERVES DEPOSITED WITH LENDER</b>					
1001	Hazard Insurance	month @ \$		per month	
1002	Mortgage Insurance	month @ \$		per month	
1003	City Property Taxes	month @ \$		per month	
1004	County Property Taxes	month @ \$		per month	
1005	Annual Assessments	month @ \$		per month	
1006		month @ \$		per month	
1007		month @ \$		per month	
1008					
<b>1100. TITLE CHARGES</b>					
1101	Settlement or closing fee	to			
1102	Abstract or title search	to	Jewell & Boutin, P.A.		300.00
1103	Title examination	to			
1104	Title Insurance binder	to			
1105	Document preparation	to	Drummond, Woodsum & MacM (FCC)	0.00	
1106	Notary fees	to			
1107	Attorney's fees	to	New England Title		395.00
	Includes above item numbers				
1108	Title Insurance	to			
	Includes above item numbers				
1109	Lender's coverage	\$			
1110	Owner's coverage	\$	510.00		170,000.00
1111	Lawyer's Title				510.00
1112					
1113					
<b>1200. GOVERNMENT RECORDING AND TRANSFER CHARGES</b>					
1201	Recording fees Deed \$	22.00	Mortgage \$	Release \$	13.00
1202	City/county tax stamps Deed \$		Mortgage \$		22.00
1203	State tax stamps Deed \$	746.00	Mortgage \$		374.00
1204					
1205					
<b>1300. ADDITIONAL SETTLEMENT CHARGES</b>					
1301	Survey	to			
1302	Post inspection	to			
1303	Courier Fee				40.00
1304	City of Portland September 2000				1,013.76
1305	Diamond Cove Homeowners Association Sept				312.71
1306					
1307					
<b>1400. TOTAL SETTLEMENT CHARGES (enter on lines 101 Section I and 501 Section K)</b>					