

**CITY OF PORTLAND, MAINE
DEVELOPMENT REVIEW APPLICATION
PLANNING DEPARTMENT PROCESSING FORM**

2004-0191
Application I. D. Number
9/9/2004
Application Date
Great Diamond Island (lot#69)
Project Name/Description

DRC Copy
Jay Reynolds
Rec'd 9-16

Kfdc Inc
Applicant
5600 Nw 23rd Terrace , Boca Raton , FL 33496
Applicant's Mailing Address

#116 ✓ 116 - 116 East Side Dr, Portland, Maine
Address of Proposed Site
083F A069001
Assessor's Reference: Chart-Block-Lot

Consultant/Agent
Agent Ph: _____ Agent Fax: _____
Applicant or Agent Daytime Telephone, Fax
Proposed Development (check all that apply):
 New Building Building Addition Change Of Use Residential Office Retail
 Manufacturing Warehouse/Distribution Parking Lot Other (specify) _____

Proposed Building square Feet or # of Units _____ Acreage of Site _____ Zoning _____

Check Review Required:

- Site Plan (major/minor)
- Flood Hazard
- Zoning Conditional Use (ZBA/PB)
- Subdivision # of lots _____
- Shoreland
- Zoning Variance
- PAD Review
- Historic Preservation
- 14-403 Streets Review
- DEP Local Certification
- Other _____

Fees Paid: Site Pla \$250.00 Subdivision _____ Engineer Review \$50.00 Date 9/15/2004
Reviewer _____

DRC Approval Status:

- Approved
- Approved w/Conditions See Attached
- Denied
- Approval Date _____ Approval Expiration _____ Extension to _____
- Condition Compliance _____ signature _____ date _____ Additional Sheets Attached

Performance Guarantee

Required* Not Required

* No building permit may be issued until a performance guarantee has been submitted as indicated below

	date	amount	expiration date
<input type="checkbox"/> Performance Guarantee Accepted	_____	_____	_____
<input type="checkbox"/> Inspection Fee Paid	_____	_____	_____
<input type="checkbox"/> Building Permit Issue	_____	_____	_____
<input type="checkbox"/> Performance Guarantee Reduced	_____	remaining balance	signature
<input type="checkbox"/> Temporary Certificate of Occupancy	_____	<input type="checkbox"/> Conditions (See Attached)	expiration date
<input type="checkbox"/> Final Inspection	_____	signature	_____
<input type="checkbox"/> Certificate Of Occupancy	_____	date	_____
<input type="checkbox"/> Performance Guarantee Released	_____	date	signature
<input type="checkbox"/> Defect Guarantee Submitted	submitted date	amount	expiration date
<input type="checkbox"/> Defect Guarantee Released	date	signature	_____

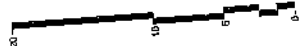
PROPOSED HOUSE

SUSAN & JOHN KINSEY
LOT 69, GREAT DIAMOND ISLAND, MAINE

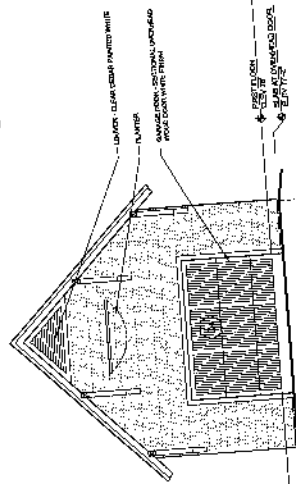
WTR ARCHITECTS
18 CONVENT ROAD
PORTLAND, ME 04108
TEL: 603.751.4444
WWW.WTRARCHITECTS.COM

DATE:	September 3, 2014
PROJECT No.:	527
DESIGN ST.:	PH
CONCEPT:	PH
SCALE:	AS SHOWN
SHEET TITLE:	BUNKHOUSE ELEVATIONS

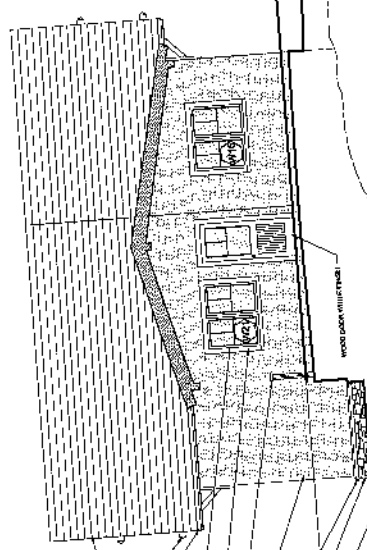
A 2.2



PROPOSED HOUSE ONLY
DO NOT REMOVE

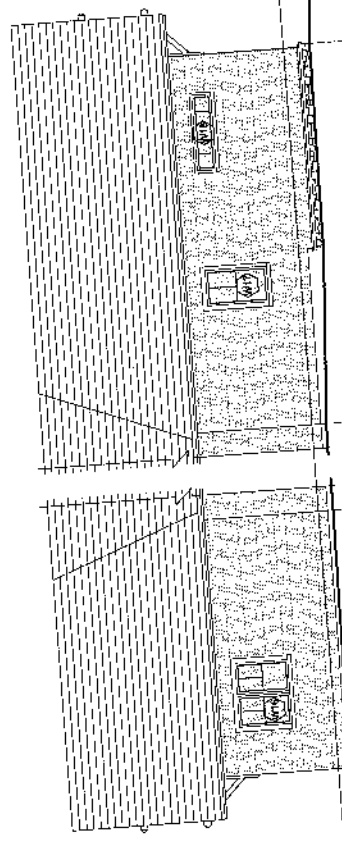


2 GARAGE/BUNKHOUSE ELEVATION - WEST
1/8" = 1'-0"



1 GARAGE/BUNKHOUSE ELEVATION
1/8" = 1'-0"

- WYDIA KEVIN'S FINISHES
- PAINT - CLEAR COAT PAINTED WHITE
- TRIM - CLASSIC CORNER PAINTED WHITE
- WINDOWS - ALUMINUM CLAD WOOD GRABBY WHITE PAINT
- WINDOVS - ALUMINUM CLAD WOOD GRABBY WHITE PAINT
- WINDOVS - ALUMINUM CLAD WOOD GRABBY WHITE PAINT
- WOOD DOORS - CLASSIC CORNER PAINTED WHITE
- CREAM PAINT - CLASSIC CORNER PAINTED WHITE
- RESIN COATED CONCRETE WATER TABLE
- STAIRS - WHITE
- SHOWER
- APPOINTMENT - CLASSIC CORNER PAINTED WHITE



3 GARAGE/BUNKHOUSE ELEVATION - SOUTH
1/8" = 1'-0"

© 2004 TPA ARCHITECTS

PROPOSED HOUSE
for SUSAN & JOHN KINSEY
41 LOT 69, GREAT DIAMOND ISLAND, MAINE

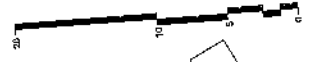
TPA ARCHITECTS
100 GARDEN ROAD, SUITE 100
CHILLICOTTE, VT 05720
ARCHITECTURE + INTERIOR

EXTERIOR

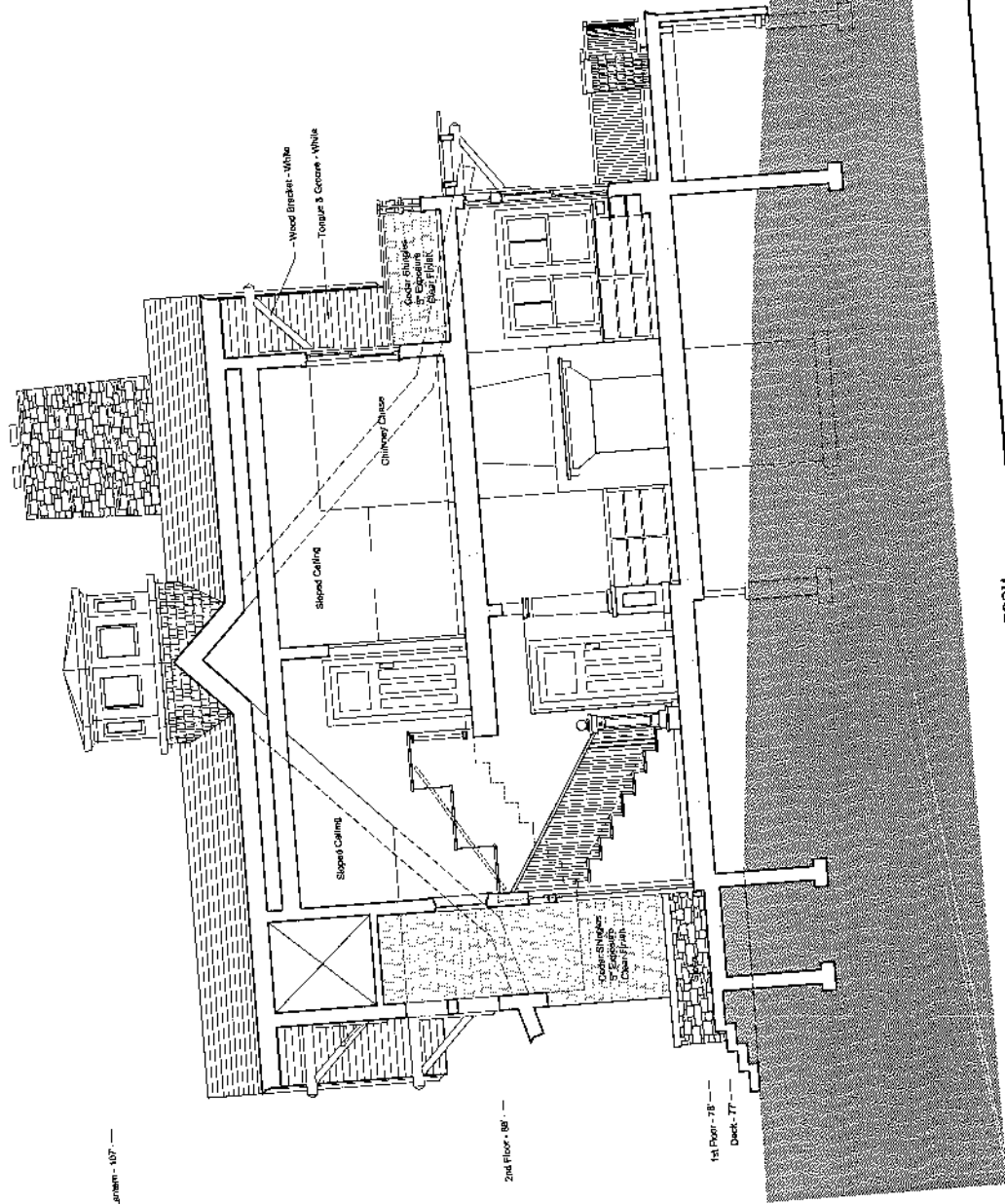
DATE: September 2, 2004
PROJECT #: 0201
DRAWN BY: PRL
CHECKED BY: BET
SCALE: AS SHOWN

STRUCTURE
BUILDING
SECTION

A 3.0



WORKSHEET NO. 1
WORKSHEET NO. 2



Top of Limestone - 107' -

2nd Floor - 88' -

1st Floor - 18' -
Deck - 77' -

SECTION B - THROUGH ENTRY HALL & LIVING ROOM
1/8" = 1'-0"

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PROPOSED HOUSE
for SUSAN & JOHN KINSEY
at LOT 69, GREAT DIAMOND ISLAND, MAINE



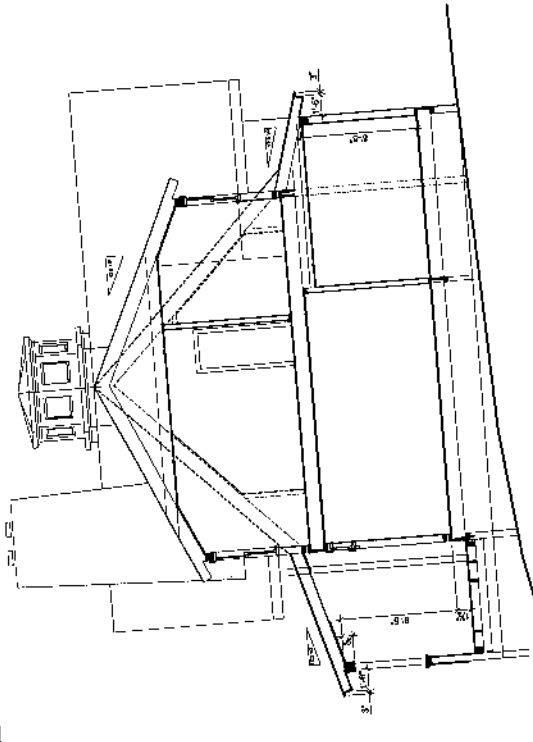
THE ARCHITECTS
100 BRADDOCK STREET, SUITE 200
PORTLAND, ME 04101
TEL: 603.733.1111
WWW.THEARCHITECTS.COM

REVISIONS:

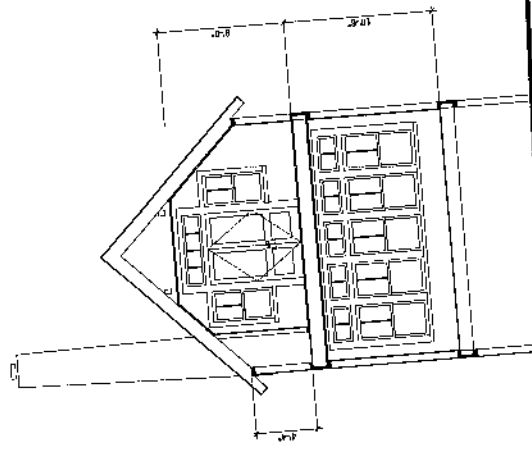
DATE	DESCRIPTION	BY
08/15/17	ISSUE FOR PERMITS	JK
08/15/17	ISSUE FOR PERMITS	JK
08/15/17	ISSUE FOR PERMITS	JK
08/15/17	ISSUE FOR PERMITS	JK
08/15/17	ISSUE FOR PERMITS	JK

ARCHITECT
BUILDING SECTIONS

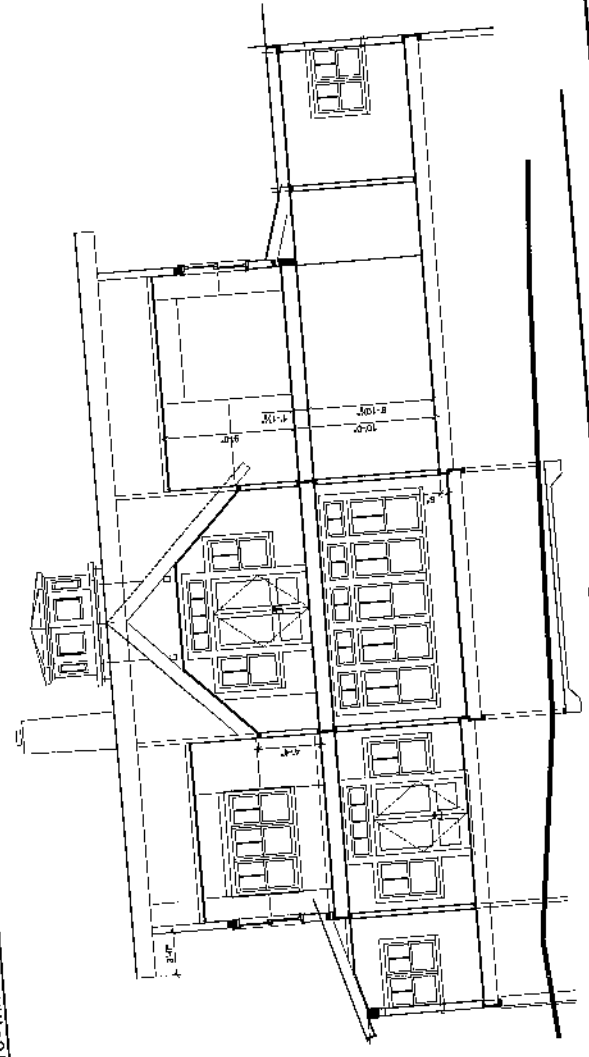
A 3.1



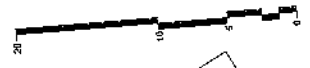
SECTION A - THROUGH BEDROOM 1
1/8" = 1'-0"



SECTION C - THROUGH LIVING ROOM
1/8" = 1'-0"



SECTION C - THROUGH LONG GABLE
1/8" = 1'-0"



FOR SETTING
AND LAYOUT ONLY

PROPOSED HOUSE
FOR SUSAN & JOHN KINSEY
AT LOT 69, GREAT DIAMOND ISLAND, MAINE

TKR ARCHITECTS
20 UNIVERSITY AVENUE
PORTLAND, ME 04104
TELEPHONE: 337-7544
ARCHITECTURE PLANNOFF



GENERAL NOTES

1. DRAWING NOTES: ALL INFORMATION ON THIS DRAWING IS SUBJECT TO THE TERMS AND CONDITIONS OF THE ARCHITECT'S STANDARD AGREEMENT WITH CLIENTS. SEE THE ARCHITECT'S AGREEMENT WITH CLIENTS FOR A COMPLETE LIST OF NOTES.
2. CODE COMPLIANCE: THIS DRAWING IS DESIGNED TO COMPLY WITH THE MAINE BUILDING CODE, AS AMENDED, AND ALL APPLICABLE REGULATIONS.
3. SITE INFORMATION: THE SITE INFORMATION IS BASED ON THE INFORMATION PROVIDED BY THE CLIENT. THE ARCHITECT HAS CONDUCTED A VISUAL INSPECTION OF THE SITE AND HAS FOUND NO EVIDENCE OF CONTAMINATION OR OTHER HAZARDOUS CONDITIONS.
4. DISCREPANCIES: IN THE EVENT OF A DISCREPANCY BETWEEN THIS DRAWING AND ANY OTHER DRAWING OR DOCUMENT, THIS DRAWING SHALL PREVAIL.
5. INTERFERENCES: THE ARCHITECT HAS CONDUCTED A VISUAL INSPECTION OF THE SITE AND HAS FOUND NO EVIDENCE OF CONTAMINATION OR OTHER HAZARDOUS CONDITIONS.
6. CENTERING: THE CENTERING IS BASED ON THE INFORMATION PROVIDED BY THE CLIENT.
7. DIMENSIONS: THE DIMENSIONS ARE AS SHOWN ON THIS DRAWING.
8. DRAWING SCALE: THE DRAWING SCALE IS AS SHOWN ON THIS DRAWING.

STRUCTURAL DESIGN CRITERIA

BOCA NATIONAL BUILDING CODE 1979
40 PSF
42 PSF
65 MPH
3.10
D
EARTHQUAKE LOADS
SEISMIC RISK CATEGORY: B, SECTION 1601.1

CODE SUMMARY

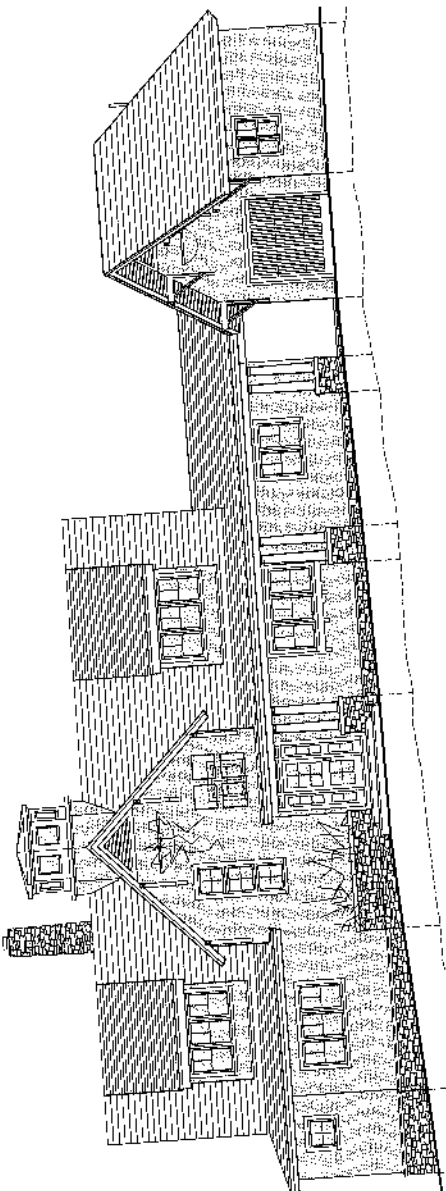
OCCUPANCY: RESIDENTIAL - S.F. ONE-FAMILY DWELLING UNIT
CONSTRUCTION TYPE: TYPE IIA UNFIREPROTECTED WOOD FRAME
BUILDING USE: SINGLE-FAMILY DWELLING
FIRST FLOOR AREA: 2,375 SQ. FT. (including porch & terrace)
SECOND FLOOR AREA: 1,075 SQ. FT.
OCCUPANT LOAD: 18
SPRINKLER SYSTEM: YES
ACCESSIBILITY: NA

ABBREVIATIONS

- AC: AIR CONDITIONING
- AD: ADJUSTABLE
- AL: ALUMINUM
- AS: ASBESTOS
- AW: AIRWAY
- BA: BATH
- BE: BENCH
- BR: BRICK
- BT: BUTYRATE
- CA: CEMENT
- CB: CEMENT BOARD
- CC: CONCRETE
- CD: CEMENTitious DUCT
- CF: CEMENT FLOORS
- CG: CEMENT GROUT
- CH: CHINA TILE
- CI: CEMENT INTERLOCK TILE
- CL: CEMENT LATH
- CM: CEMENT MORTAR
- CS: CEMENT STUCCO
- CT: CEMENT TERRAZZO
- CU: CEMENT UNDERLAYMENT
- CV: CEMENT VENEER
- DC: DRY CONCRETE
- DD: DRY MIX CONCRETE
- DF: DRY MIX CONCRETE FLOORS
- DR: DRY MIX CONCRETE ROOF
- EA: EXTERIOR AIR
- EB: EXTERIOR BRICK
- EC: EXTERIOR CONCRETE
- ED: EXTERIOR DRY MIX CONCRETE
- EE: EXTERIOR EXPOSED
- EF: EXTERIOR FINISH
- EG: EXTERIOR GLASS
- EH: EXTERIOR HANGING
- EI: EXTERIOR INSULATION
- EJ: EXTERIOR JOINT
- EK: EXTERIOR KICK OUT
- EL: EXTERIOR LATH
- EM: EXTERIOR MORTAR
- EN: EXTERIOR NAIL
- EO: EXTERIOR OILING
- EP: EXTERIOR PLASTER
- EQ: EXTERIOR QUARTZ
- ER: EXTERIOR ROOF
- ES: EXTERIOR STUCCO
- ET: EXTERIOR TILE
- EU: EXTERIOR UNDERLAYMENT
- EV: EXTERIOR VENEER
- EW: EXTERIOR WOOD
- EX: EXTERIOR
- F: FINISH
- G: GROUND
- H: HANGING
- I: INSULATION
- J: JOINT
- K: KICK OUT
- L: LATH
- M: MORTAR
- N: NAIL
- O: OILING
- P: PLASTER
- Q: QUARTZ
- R: ROOF
- S: STUCCO
- T: TERRAZZO
- U: UNDERLAYMENT
- V: VENEER
- W: WOOD

INDEX OF DRAWINGS

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- A-105 96TH FLOOR LAYOUT
- A-106 97TH FLOOR LAYOUT
- A-107 98TH FLOOR LAYOUT
- A-108 99TH FLOOR LAYOUT
- A-109 100TH FLOOR LAYOUT



Architect: TKR ARCHITECTS
Project: PROPOSED HOUSE FOR SUSAN & JOHN KINSEY
Date: 1980 JUN 15 10:30 AM
Sheet: G1.0

G1.0

PROPOSED HOUSE
 FOR SUSAN & JOHN KINSEY
 LOT 69, GREAT DIAMOND ISLAND, MAINE

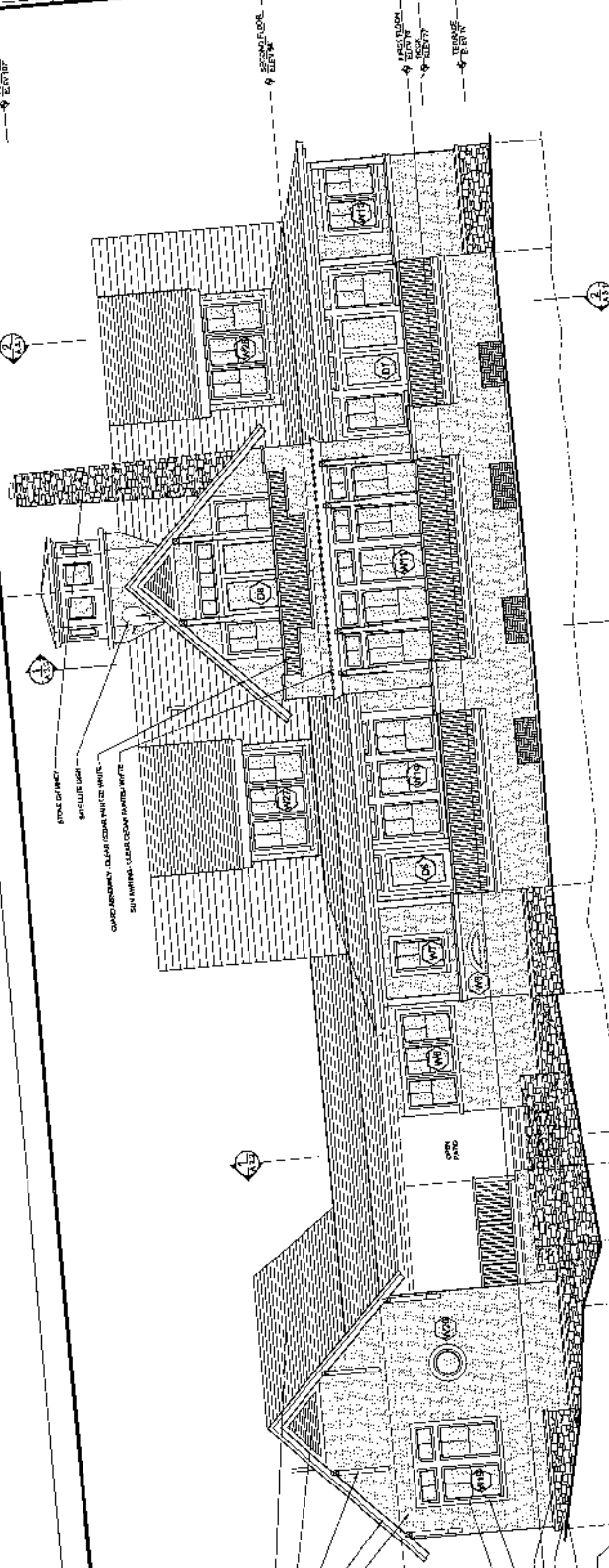
TTB ARCHITECTS
 100 CANTON MAINE 04020
 TEL: 603-883-1111
 FAX: 603-883-1112
 WWW.TTBARCHITECTS.COM

DATE: September 1, 2001
 PROJECT NO.: 0101
 DRAWN BY: MLL
 CHECKED BY: TBT
 SCALE: AS SHOWN

SHEET TITLE:
 E & W
 ELEVATIONS

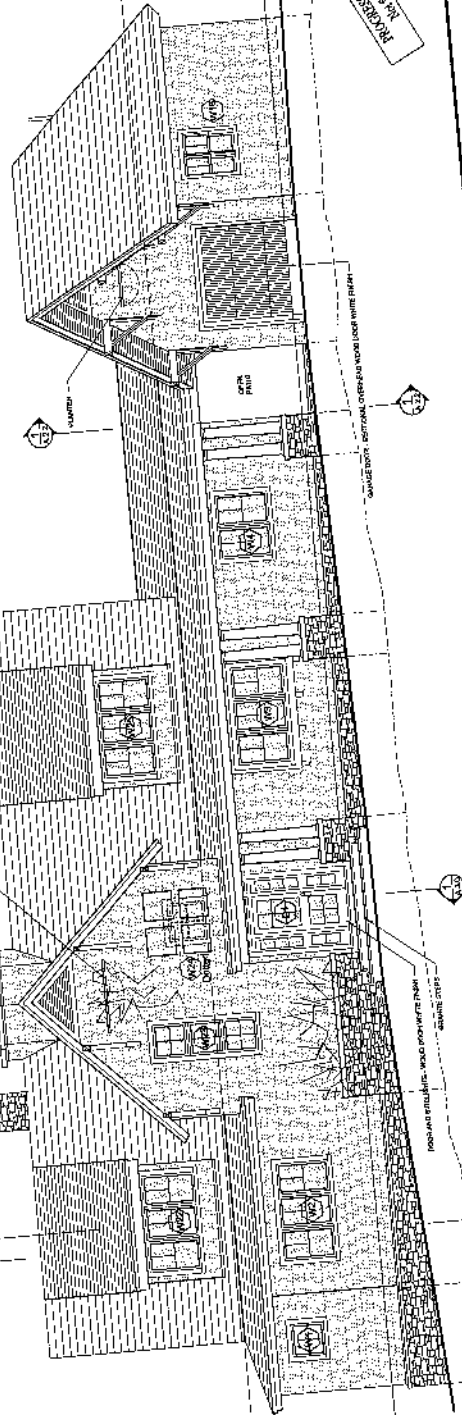
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FINISH GRADE
 EXISTING



FINISH GRADE EXISTING
 FINISH GRADE PROPOSED
 FOUNDATION
 ROOF LINE
 CHIMNEY
 DORMER
 PORCH

1 EAST ELEVATION
 1/8" = 1'-0"



2 WEST ELEVATION
 1/8" = 1'-0"

PROPOSED HOUSE
 FOR SUSAN & JOHN KINSEY
 LOT 69, GREAT DIAMOND ISLAND, MAINE



MEMO

To: Jay Reynolds
From: Richard Lo
Date: October 12, 2004

Dear Jay

We are working towards obtaining a building permit for a proposed house on Great Diamond Island (lot 69), for Susan and John Kinsey of Boca Raton, Florida. Permit application documents were filed with the City of Portland on September 9, 2004.

I understand that you have a number of concerns regarding the proposed development:

1. The location of the house relative to the Spring High Tide Line, and
2. Measures to control silt run-off from the site during the construction period.

Please find attached the drawings listed below, which I trust will address your concerns.

The revised site plan includes a 75' Setback line from the Spring High Tide Line (+/-5') and, as you'll note, the surveyed Building Setback Line is a minimum of some 30' beyond this line. As the proposed house is located significantly inside the Building Setback line it is expected that the nearest portion of the house will be at least 115' from the shore.

The site plan also notes the location & extent of a Silt Fence, to control run-off from the site during construction. A detail of the proposed fence is also included here for your consideration.

Please contact either myself, or my director, Scott Teas, if you have other questions or require further information regarding this permit application.

Regards,
Richard

Encl: C1.2 - Proposed Site Plan (revision A)
ASK1 - Silt Fence Detail

Transmittal Letter

Project: House for Susan & John Kinsey
Great Diamond Island

To: Jay Reynolds
Development Review Co-ordinator
City Hall
389 Congress Street
Portland, Maine 04101

Project No.: 0321

Date: October 12, 2004

Phone No.: 207-874-8632

Fax No.:

If enclosures are not as noted, please inform us immediately.

We transmit:

- Herewith Under separate cover via _____
- In accordance with your request _____

For your:

- Approval Distribution to Parties Information
- Record Review and Comment
- Use _____

The following:

- Drawings Shop Drawing Prints Samples
- Specifications Shop Drawing Reproduces Product Literature
- Change Order Other: _____

Copies	Date	Rev. No.	Description	Action
1	09.03.04	A	C1.2 - Proposed Site Plan	
1	10.12.04		ASK1 - Silt Fence Detail	

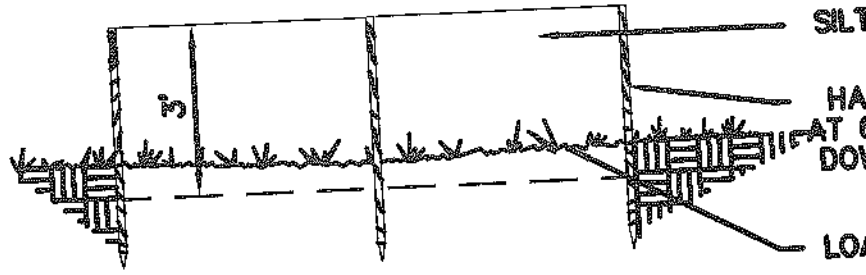
Action Code:

- A. Action indicated on item transmitted D. For signature and forwarding as noted below under Remarks
- B. No action required E. See Remarks below
- C. For signature and return to this office

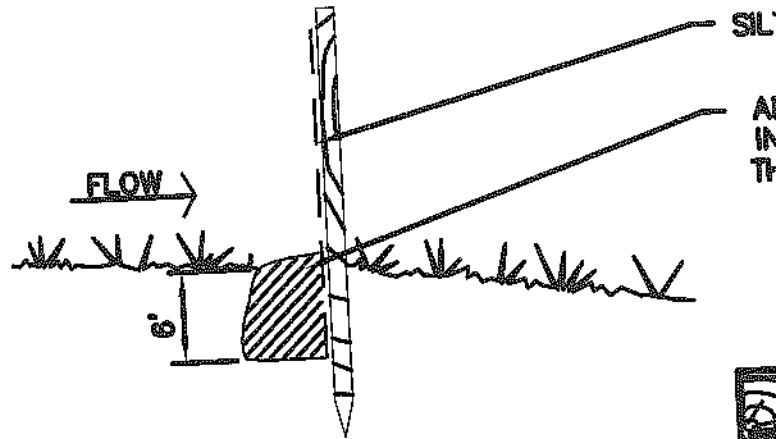
Remarks: *To accompany Building Permit Application, delivered 9 September 2004*

Copies to: File	<input type="checkbox"/> TFH Architects, P. A. <input checked="" type="checkbox"/> 100 Commercial Street <input type="checkbox"/> Portland Maine 04101 <input type="checkbox"/> Telephone 207-775-6141 <input type="checkbox"/> Fax No.: 207-773-0194 <input type="checkbox"/> By: Richard Lo
---------------------------	---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

T:\00_TFH Projects\0321_Kinsey\Drawings\Archive\10.12.04 - Portland City\ASK 1 - Silt Fence.dwg, 10/12/2004 04:55:01 PM



ELEVATION



SECTION



OVERL

① SILT FENCE DETAIL

