

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

BUILDING DEPARTMENT

PERMIT

Permit Number: 081281

Please Read Application And Notes, If Any, Attached

This is to certify that POWERS MARJORIE J & DAVID B JT Plumbers
has permission to Amend permit #080958 to increase size from 8' x 20' to 10' x 20' bathroom
AT 17 TORRINGTON PT PEAKS ISLAND City of Portland 084 U003001

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 lath or other work is set-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

PERMIT ISSUED

Fire Dept. _____

Health Dept. _____

Appeal Board _____

Other _____

Department Name
CITY OF PORTLAND

Thomas H. Malley 10/14/08
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

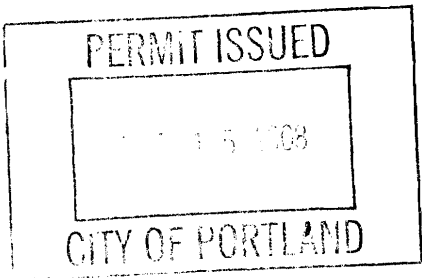
Permit No: 08-1281	Issue Date:	CBL: 084 U003001
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Location of Construction: 17 TORRINGTON PT PEAKS ISL	Owner Name: POWERS MARJORIE J & DAVID	Owner Address: 17 TORRINGTON PT	Phone:
Business Name:	Contractor Name: Keith Hults	Contractor Address: 95 Herman Ave Peaks Island	Phone 2077665780
Lessee/Buyer's Name	Phone:	Permit Type: Amendment to Single Family	Zone: IR-2

Past Use: Single Family Home	Proposed Use: Single Family Home - Amend permit #080958 to increase size from 8' x 20' to 10' x 20' Mudroom	Permit Fee: \$30.00	Cost of Work: \$30.00	CEO District: 1
Proposed Project Description: Amend permit #080958 to increase size from 8' x 20' to 10' x 20' Mudroom		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: 5B IRC 2203	
		Signature:	Signature: <i>Jm 10/14/08</i>	
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: ldobson	Date Applied For: 10/10/2008	Zoning Approval		
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<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 house is beyond 75' setback <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone addition is on side away from water. <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> OK w/land hairs Date: 10/12/08	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: <i>ARM</i>
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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

Permit 08-0958

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>17 Torrington, Peaks Is ME 04108</u>		
Total Square Footage of Proposed Structure/Area	Square Footage of Lot	Number of Stories
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>84-U-3</u>	Applicant * must be owner, Lessee or Buyer * Name <u>Margot Davenport</u> Address <u>17 Torrington</u> City, State & Zip <u>Peaks Is. ME 04108</u>	Telephone: <u>766-5952</u>
Lessee/DBA (If Applicable) <u>N/A</u>	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ _____ C of O Fee: \$ _____ Total Fee: \$ <u>30</u>
Current legal use (i.e. single family) <u>single family</u> Number of Residential Units <u>1</u> If vacant, what was the previous use? <u>Mod Room</u> Proposed Specific use: <u>Mod Room</u> Is property part of a subdivision? <u>No</u> If yes, please name _____ Project description: <u>8x20 Mod room increased to 10x20 Mod room # 080958</u>		
Contractor's name: <u>Keith Hults</u> Address: <u>17 Torrington</u> City, State & Zip: <u>Peaks Is. ME. 04108</u> Telephone: _____ Who should we contact when the permit is ready: <u>Keith Hults</u> Telephone: _____ Mailing address: <u>95 Heron</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: Keith Hults Date: 10/10/08

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

* Amendment to existing PERMIT

City of Portland, Maine - Building or Use Permit

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

Permit No: 08-1281	Date Applied For: 10/10/2008	CBL: 084 U003001
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Business Name:	Contractor Name: Keith Hults	Contractor Address: 95 Herman Ave Peaks Island	Phone (207) 766-5780
Lessee/Buyer's Name	Phone:	Permit Type: Amendment to Single Family	

Proposed Use: Single Family Home - Amend permit #080958 to increase size from 8' x 20' to 10' x 20' Mudroom	Proposed Project Description: Amend permit #080958 to increase size from 8' x 20' to 10' x 20' Mudroom
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Ann Machado **Approval Date:** 10/10/2008**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.

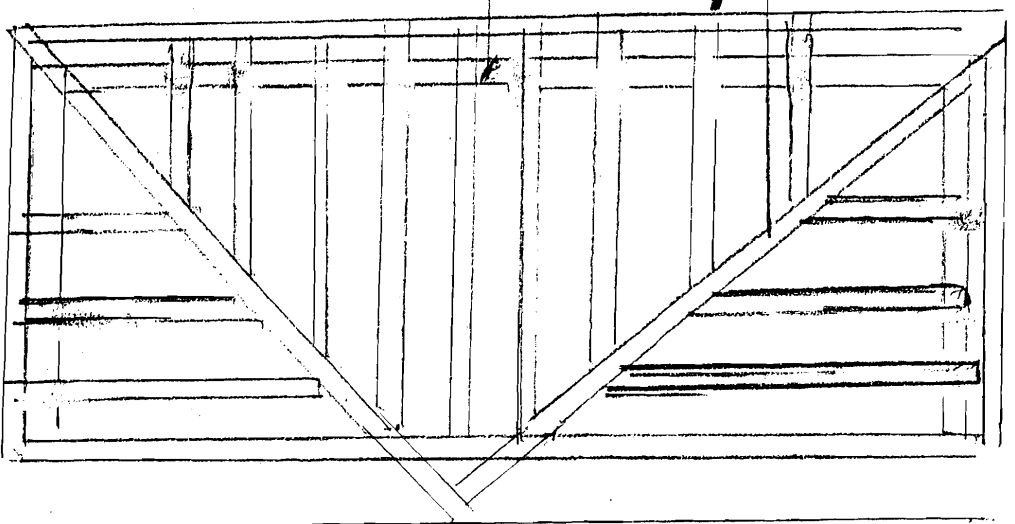
Dept: Building **Status:** Approved with Conditions **Reviewer:** Tom Markley **Approval Date:** 10/14/2008**Note:** **Ok to Issue:**

- 1) 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.
- 2) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

change to 4x10
6" column

change to
4x8

2x6 studs
2x6 plate
1/2" oc



Roof Frame

Misc. Door
17 Framing
Roof 5x
4x10

2x Studs 2-Handrails

8" concrete, 5' oc

change to 2x10
16" oc

Exist. spacing

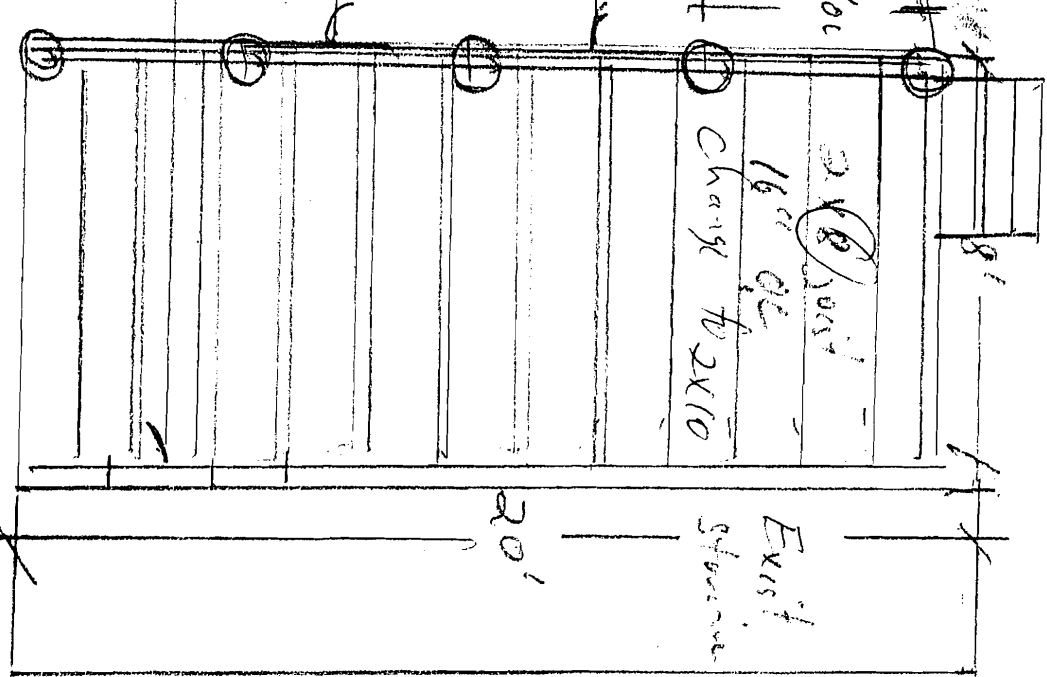
(3) 2x10
Girders on
6x6 post
w/ Simpson
anchors

2x8
Rim Joist

2x10

2x8 Ledger
16" oc

3/4" column feet



Foundation & Floor Plan

Fasteners,
 8d gals
 vinyl sheath > all sheathing

✓ 2x8 joist hangers

✓ 1/2" gals 3/8" lag bolts
 Layer. Roof & Floor

2 Triple girders

Simpson post anchors & post girder brackets

✓ 2x6 Ledger

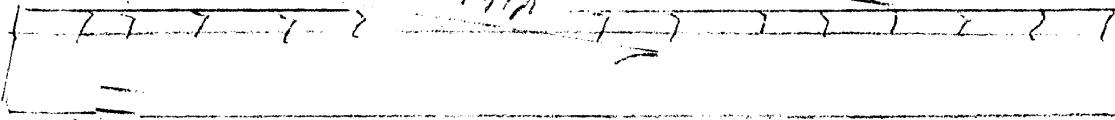
1 1/2" lag 4x10 Girders

Jack's to hip

3x10

1 1/2"

2x6 Uraich



- 2x8 - hangers
 1/2 ply

4'-
 JK - 4' opening
 1/2"
 CSB

Double 2x6 purlin

3x8
 Jack's to
 change to
 4x8
 2x4
 over house
 wall

2x6, 16" OC

3/4" Advantek subfloor

2x6 stud

2x8
 Rim joist

2x8 joist

(3) 2x10 Girders

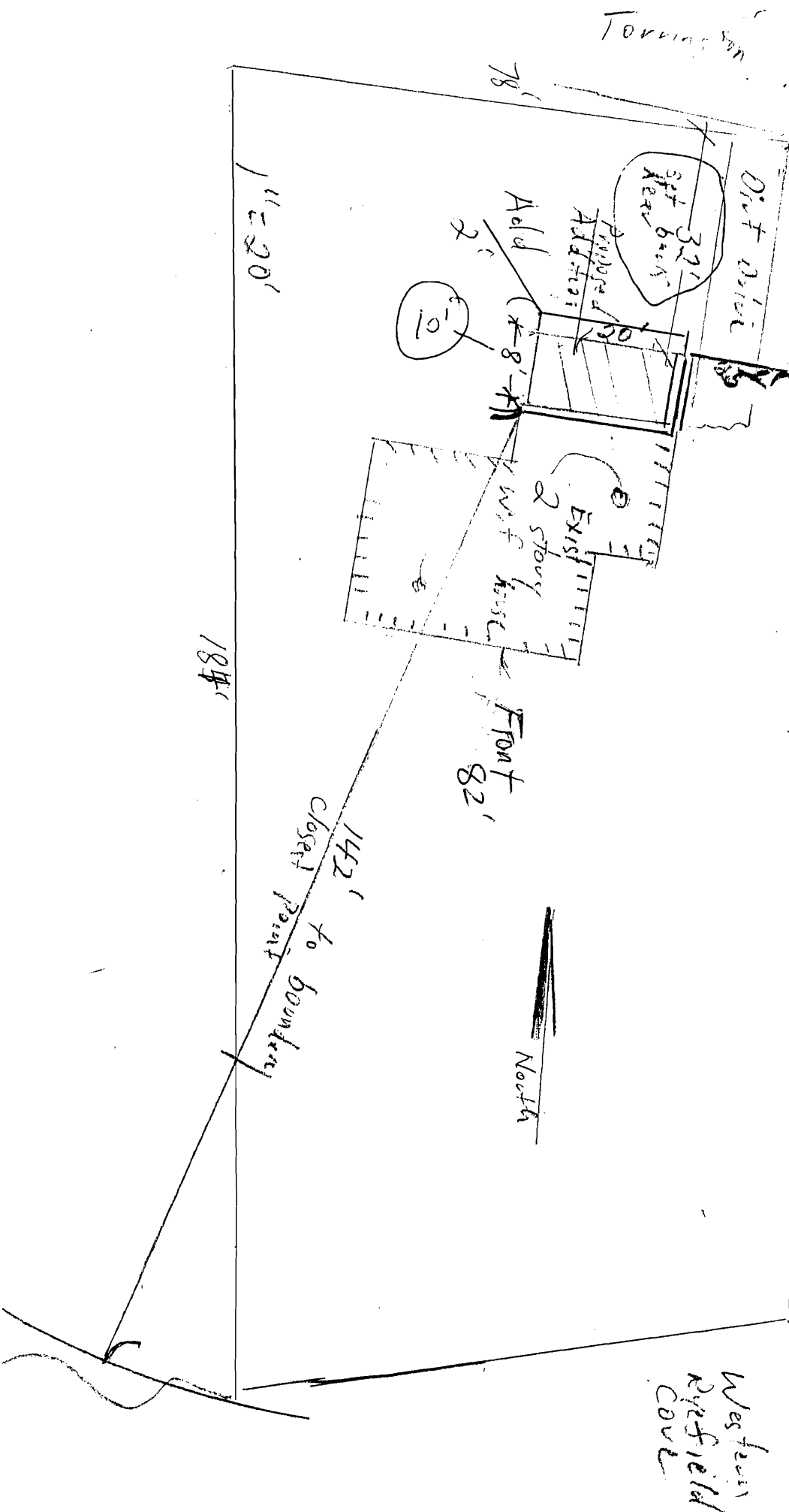
6x6 P- Post
 Simpson Anchor

(5) 8" concrete

8' span

House

SEP - 2 2004



IR-2

lotsize - 13,182

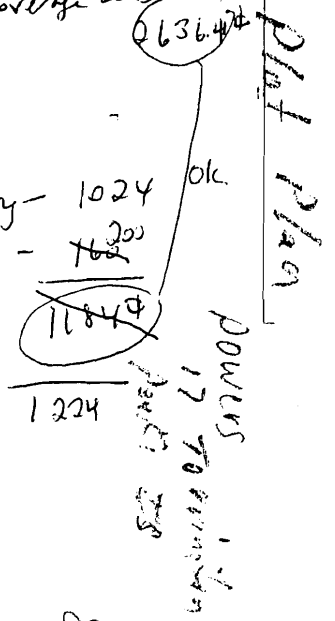
front setback - 25' - 82'

rear side - 20' - 25'

lot coverage 20% = 2636.4 sq ft

existing - 1024 sq ft

proposed - 200 sq ft



84-0-3