

**City of Portland, Maine - Building or Use Permit Application**

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

Permit No:	04-1811	Issue Date:	JAN - 7 2005	CBL:	087 U001001
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<b>Location of Construction:</b> 1 City Point Rd <i>P.I.</i>	<b>Owner Name:</b> Rose Clifton P &	<b>Owner Address:</b> P.o. box 1069	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> Greg Landry	<b>Contractor Address:</b> 75 Welch St Peaks Island	<b>Phone:</b> 7662812
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b>	<b>Zone:</b> IR-2

**PERMIT ISSUED**

CITY OF PORTLAND

<b>Proposed Project Description:</b> Add 2 decks - Front deck 32' x 14' and rear deck 8' x 22'	Front deck 32' x 14' and rear deck 8' x 22'	<b>FIRE DEPT:</b> <input type="checkbox"/> Approved <input type="checkbox"/> Denied	<b>INSPECTION:</b> Use Group <i>K7</i> Type <i>9B</i> <i>IRC-2003</i>
		Signature	Signature <i>JMB 1/6/05</i>
<b>PEDESTRIAN ACTIVITIES DISTRICT (P. .D.)</b>			
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied			
Signature:		Date:	

<b>Permit Taken By:</b> Idobson	<b>Date Applied For:</b> 12/08/2004	<b>Zoning Approval</b>
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<b>Special Zone or Reviews</b> <input type="checkbox"/> Shoreland <i>w/m 250' 0"</i> <input type="checkbox"/> Wetland <i>Hum</i> <input type="checkbox"/> Flood Zone <i>well over 75' to Hum</i> <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <i>OK</i> Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Date: <i>JMB 1/6/05</i>	<b>Zoning Appeal</b> <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:	<b>Historic Preservation</b> <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>JMB</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

<b>Permit No:</b> 04-1811	<b>Date Applied For:</b> 12/08/2004	<b>CBL:</b> 087 U001001
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<b>Location of Construction:</b> 1 City Point Rd	<b>Owner Name:</b> Rose Clifton P &	<b>Owner Address:</b> P.o.box 1069	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> Greg Landry	<b>Contractor Address:</b> 75 Welch St Peaks Island	<b>Phone</b> (207) 766-2812
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Additions - Dwellings	

<b>Proposed Use:</b> Single Family Home/ add 2 decks - Front deck 32' x 14' and rear deck 8' x 22'	<b>Proposed Project Description:</b> Add 2 decks - Front deck 32' x 14' and rear deck 8' x 22'
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<b>Dept:</b> Zoning	<b>Status:</b> Approved	<b>Reviewer:</b> Jeanine Bourke	<b>Approval Date:</b> 0110612005
<b>Note:</b>			<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Dept:</b> Building	<b>Status:</b> Approved with Conditions	<b>Reviewer:</b> Jeanine Bourke	<b>Approval Date:</b> 0110612005
<b>Note:</b>			<b>Ok to Issue:</b> <input checked="" type="checkbox"/>

1) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.



# Residential 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>5 City Point Rd. Peaks Island, Me. 04108</u>		
Total Square Footage of Proposed Structure <u>569sf + 176sf</u>		Square Footage of Lot <u>36,495</u>
Tax Assessor's Chart, Block & Lot Chart# <u>87</u> Block# <u>U</u> Lot# <u>1</u>	Owner: <u>Peter Rose / Alicia Kershaw</u>	Telephone: <u>212-945-1239</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>Greg Landry</u> <u>79 Welch St.</u> <u>Peaks Island, Me.</u> <u>766-2812</u>	Cost Of Work: \$ <u>24,000.00</u> Fee: \$ <u>237.00</u>
Current Specific use: <u>Residential House</u>		
Proposed Specific use: <u>Residential House</u>		
Project description: <u>Building Two decks, one in front, and one in back. DEC 7'</u> <u>The Front deck totals 569sf 30' x 14' + 6' x 13' included</u> <u>The Back deck totals 176sf 8 x 22</u>		
Contractor's name, address & telephone: <u>Greg Landry 79 Welch St. Peaks Island Me. 766-2812</u>		
Who should we contact when the permit is ready: <u>Greg Landry</u>		
Mailing address: <u>79 Welch St.</u> <u>Peaks Island, Me. 04108</u>		Phone: <u>207-766-2812</u>

**Please submit all of the information outlined in the Residential Application Checklist. Failure to do so will result in the automatic denial of your permit.**

At the discretion of the Planning and Development Department, additional information may be required prior to permit approval. For further information **stop** by the Building Inspections 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 of applicant: Greg A. Landry Date: 12/7/04

Permit Fee: \$30.00 for the first \$1000.00 Construction Cost, \$9.00 per additional \$1000.00 cost

**This is not a Permit; you may not commence any work until the Permit is issued.**

This page contains a detailed description of the Parcel ID you selected. Press the **New Search** button at the bottom of the screen to submit a new query.

**Current Owner Information**

Card Number	1 of 1
Parcel ID	087 U001001
Location	1 CITY POINT RD
Land Use	TWO FAMILY
Owner Address	ROSE CLIFTON P & ALICIA M KERSHAW JTS P.O. BOX 1069 NEW YORK NY 10274
Book/Page	21343/308
Legal	87-U-L-5 CITY POINT RD CENTENNIAL ST PEAKS ISLAND 39009 SF

**Valuation Information**

Land	Building	Total
\$56,390	\$116,760	\$173,150

**Property Information**

Year Built	Style	Story Height	Sq. Ft	Total Acres		
2000	Duplex	2	3176	0.666		
Bedrooms	Full Baths	Half Baths	Total Rooms	Attic	Basement	
6	3		10	Unfin	Part	

**Outbuildings**

Type	Quantity	Year Built	Size	Grade	Condition
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**Sales Information**

Date	Type	Price	Book/Page
05/28/2004	LAND + BLDING	\$725,000	21343-308
09/24/1999	LAND + BLDING	\$48,500	15065-149
08/01/1997	LAND	\$55,000	13281-155

**Picture and Sketch**

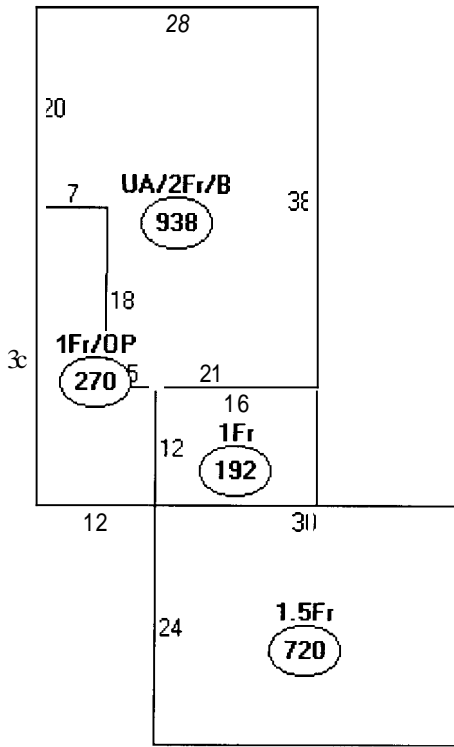
Picture	Sketch	Tax Map
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Click here to view Tax Roll Information.

Any information concerning tax payments should be directed to the Treasury office at **874-8490** or e-mailed.

**New Search!**





Descriptor/Area

- A UA/2Fr/B  
938 sqft
- B: 1Fr/OP  
270 sqft
- C 1Fr  
192 sqft
- D. 1.5Fr  
720 sqft

2120  
+ 745 Decks  

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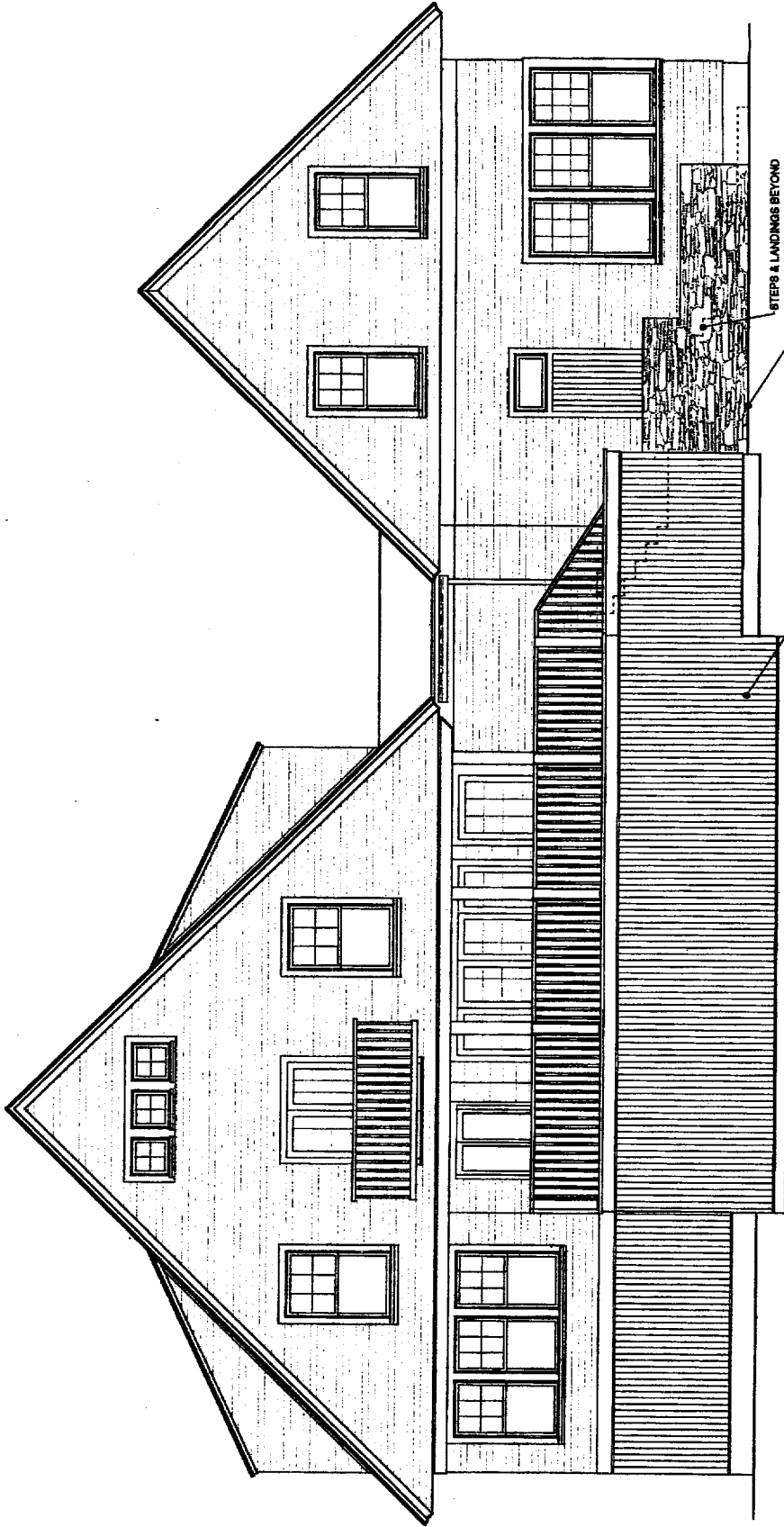
2,865 SF

*Handwritten signature or initials.*

lots 36,495 +  
x 20%  

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7,299



RAMELESS TRANSBOM WINDOW

EPHATIC TILE WALLS & CEILING

IRPOR (BY OWNER)

AROMA WALL-HUNG TOILET W/  
UNCEALED TANK

RAINLESS STEEL SINK

DRYAN COUNTER AND CABINET

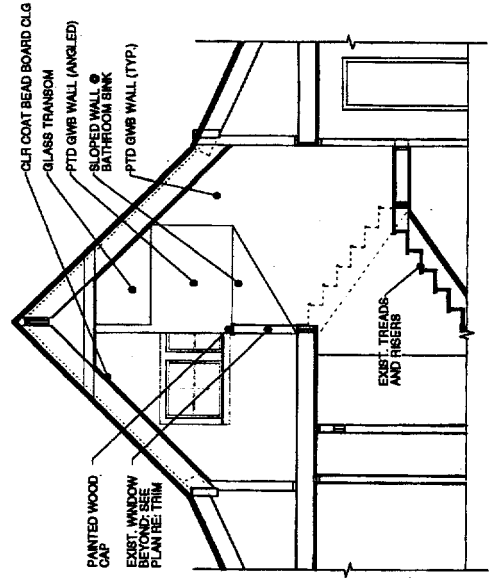
EPHATIC TILE FLOOR AND BASE;  
LOW-DE WATERPROOF MEMBRANE  
UNDER SUBFLOOR AND TILE;  
IN THE BATHROOM AND TILED  
ONE TILE TO DRAIN IN CENTER OF  
TUB ROOM.

MATCH EXISTING TRIM BELOW DECK

STEPS & LANDINGS BEYOND

CONFIRM ALL ELEVATIONS IN FIELD  
PRIOR TO CONSTRUCTION

**3 DECK ELEVATION**  
SCALE: 1/4"=1'-0"



PAINTED WOOD  
CAP

EXIST. WINDOW  
BEYOND: SEE  
PLAN RE: TRIM

PTD GWB WALL (TYP.)

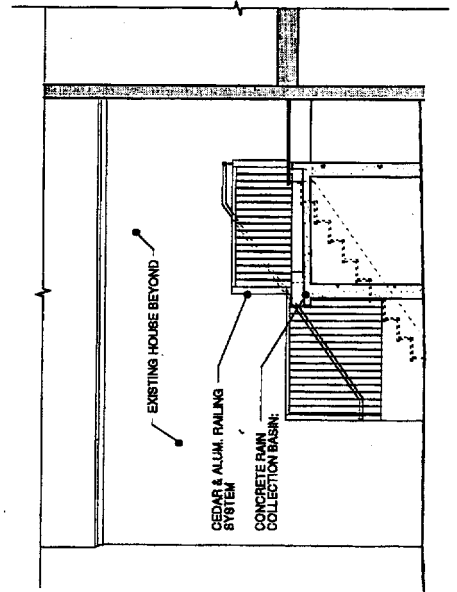
SLOPED WALL @  
BATHROOM SINK

PTD GWB WALL (ANGLED)

GLASS TRANSBOM

CLR COAT BEAD BOARD CLG

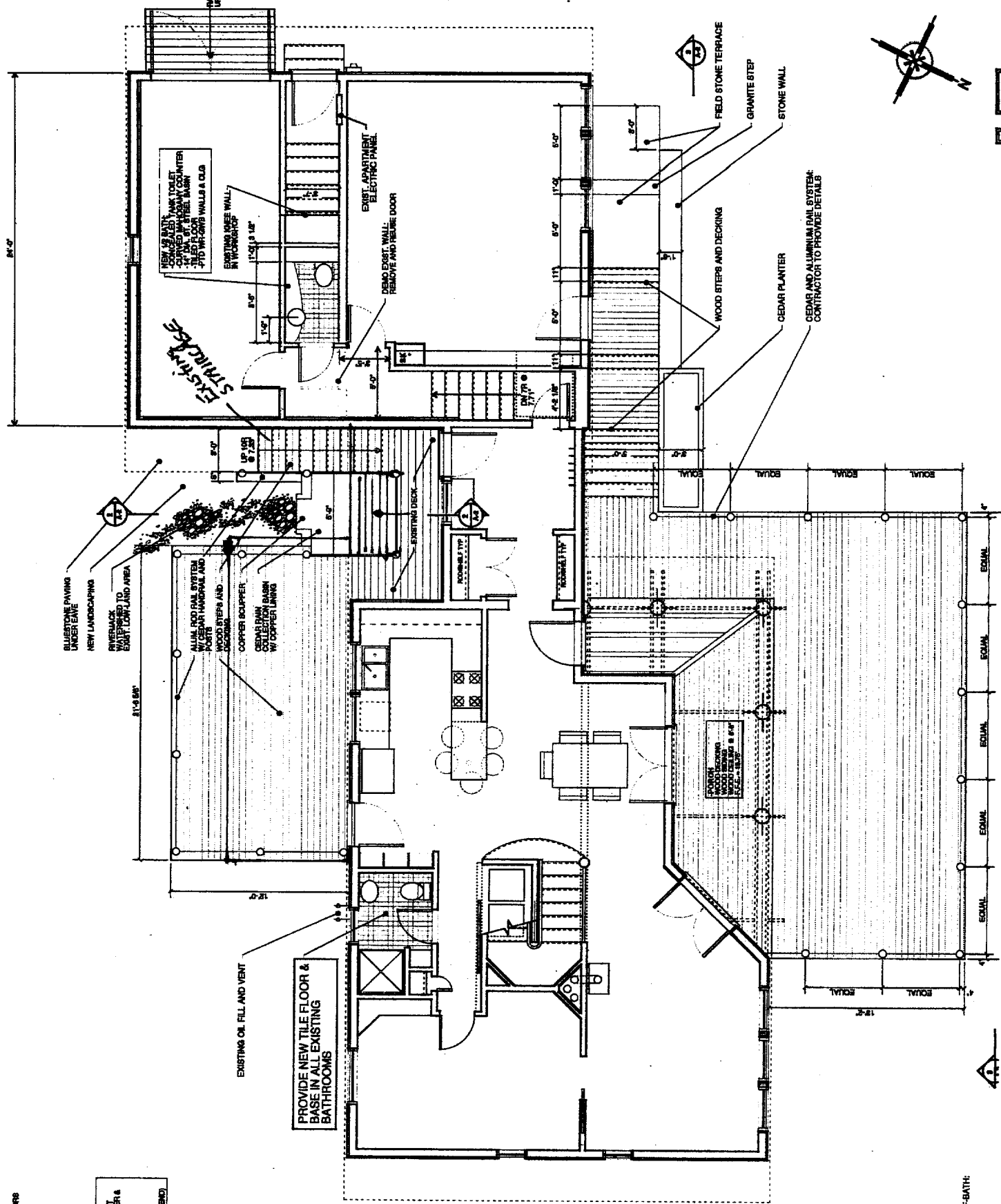
EXIST. TREADS  
AND RISERS



EXISTING HOUSE BEYOND

GEDAR & ALUM. RAILING  
SYSTEM

CONCRETE BANK  
COLLECTION BASIN



REMOVE PTD WOOD DOORS TO STORAGE AREA

NEW BATHROOM:  
 WALK-IN CLOSET  
 WALKED COUNTER  
 BATH CABINET  
 48\"/>

EXISTING OIL FILL AND VENT

PROVIDE NEW TILE FLOOR & BASE IN ALL EXISTING BATHROOMS

FINISH WALLS, C.G., FLOOR & TRIM: SEE SPEC.

GLASS TO CEILING: SEE SECTION

BATHROOM WALL: SEE PLAN

SKEWED BATHROOM WALL: SEE PLAN

TAPERED WALL: SEE ATTO PLAN

RELOCATE DOOR: SEE PLAN

OUTLINE OF NEW HALF-BATH: SEE PLAN

ROOM





GREG

Landry

Island

Renovations

79 Wehst.

Peaks Island

Maine 04108

1368

ROSE/KERSHAW

DECK ADDITION

5 City Point Rd.

Peaks Island, Maine

04108

Frame Details: FD1, FD2, FD3

Cross Sections: FD3, CSA

Railing Details: RPI

SKIRTING ~~PH~~: PY1

STAIR DETAIL: SD1

GREG  
LANDRY

Island  
Renovations  
79 Welch St.  
Peaks Island  
Maine 04108

Project:

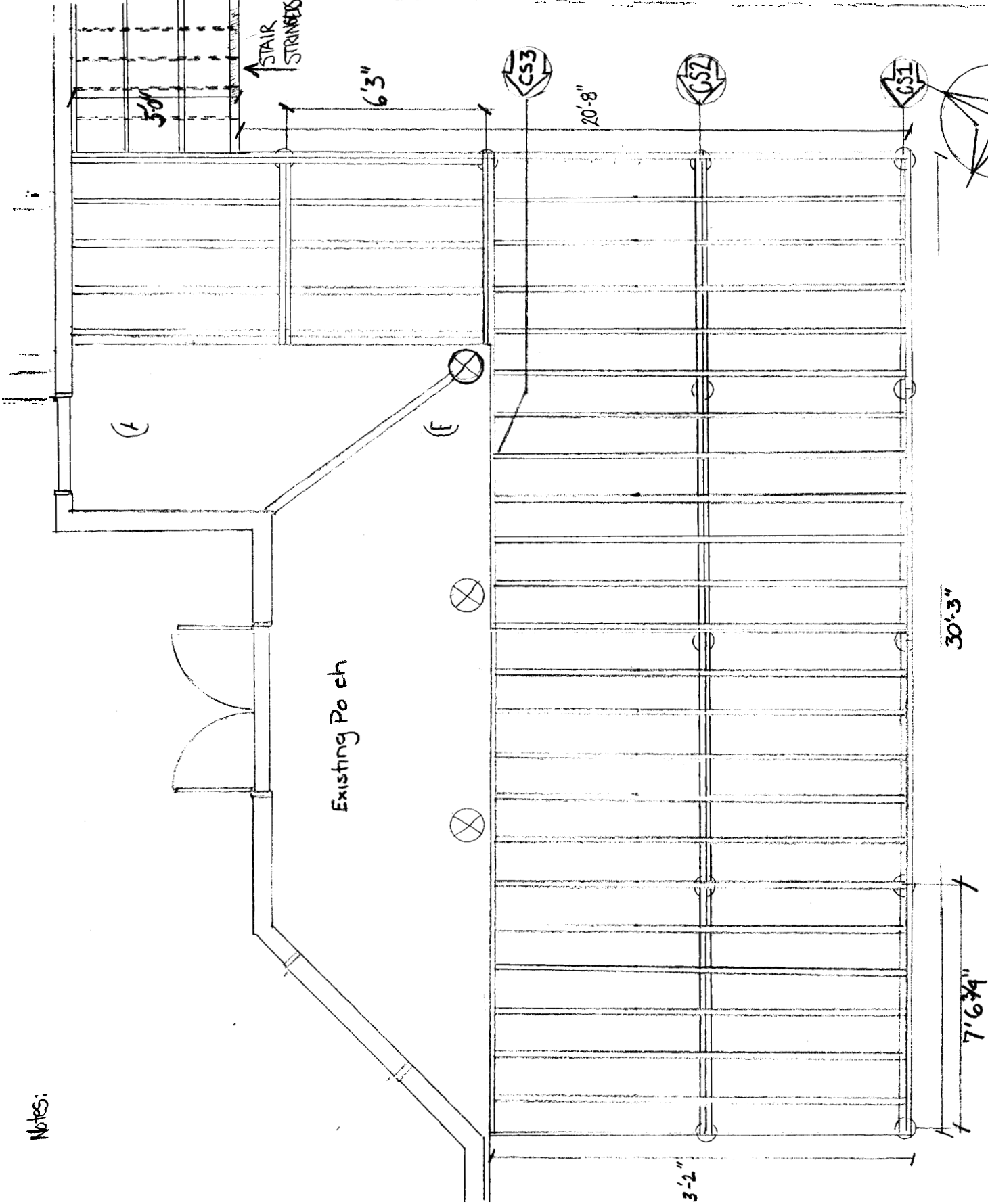
ROSE /  
KERSHAW  
5 City Pt. rd.  
Peaks Island  
MAINE 04108

Title:

Front Deck  
Frame Detail

DATE:  
12/4/04

FD1



Notes:

Key: Scale: 1/4" = 1'0"  
 O = Concrete Frost Post  
 ⊗ = Existing Column  
 Front Deck Frame detail

GREG  
LANDRY

Island  
Renovations  
79 Welch St.  
Peaks Island  
Maine 04108

Project:

ROSE /  
KERSHAW  
5 City Pk. rd.  
Peaks Island  
Maine 04108

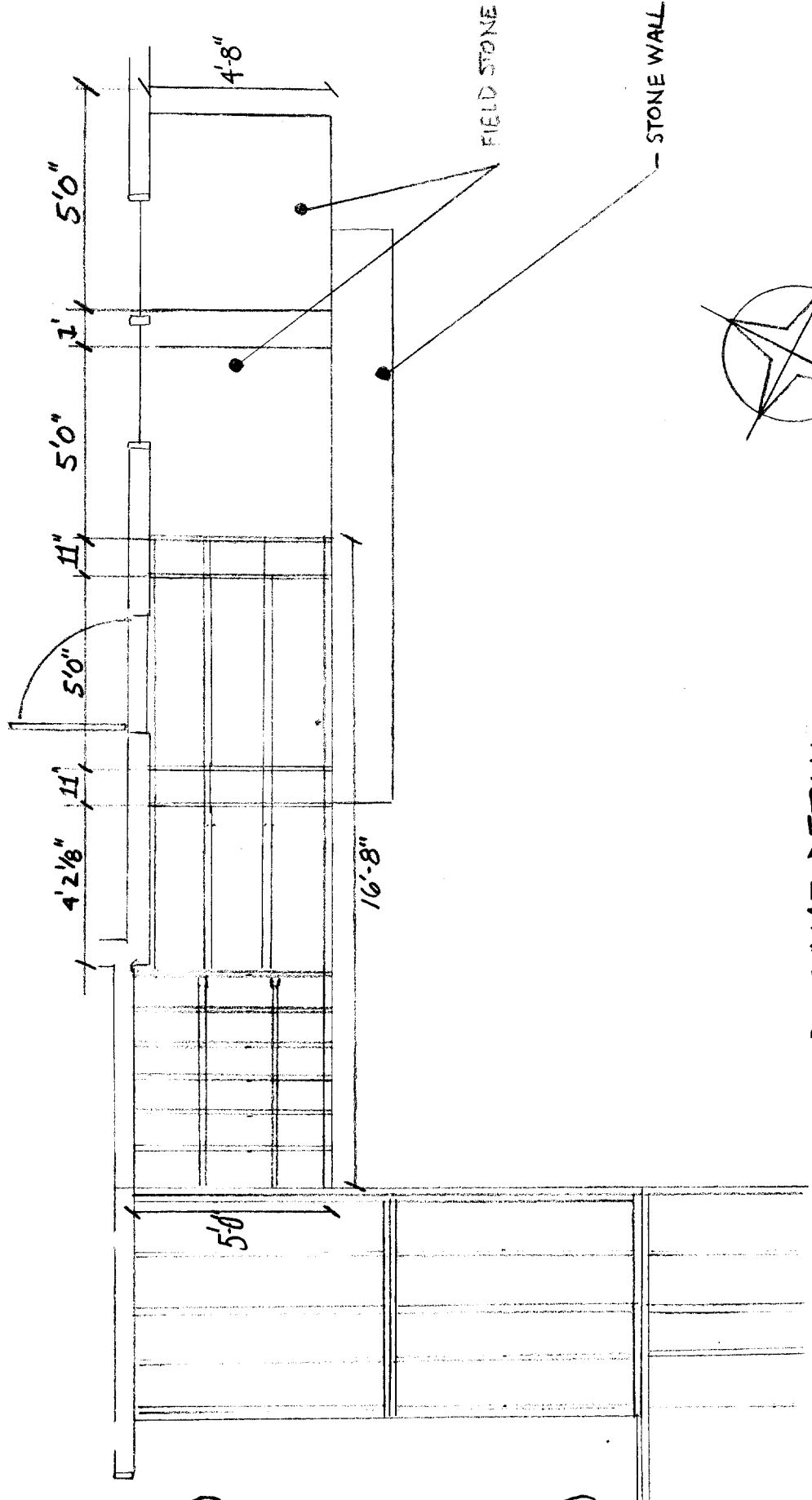
Title:

Framing  
Detail

DATE:  
12/4/04

FD2

1368



STAIR FRAME DETAIL

GREG LANDRY  
 Island Renovations  
 79 Welch St.  
 Peaks Island Me  
 04108

Project:  
 ROSE/KERSHAW  
 5 City Point Rd  
 Peaks Island

Deck Addition

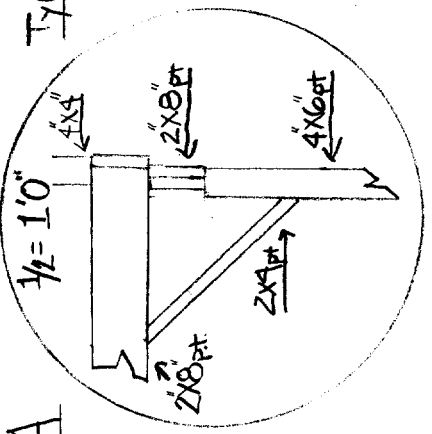
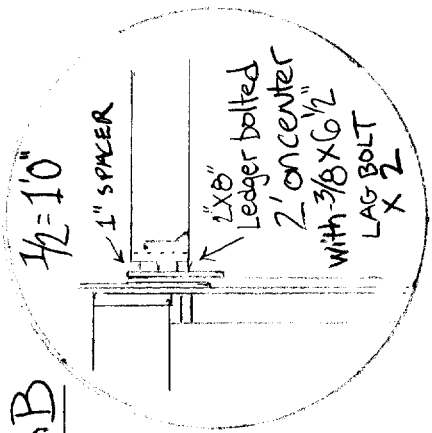
Title:

Rear Deck  
 Frame Detail

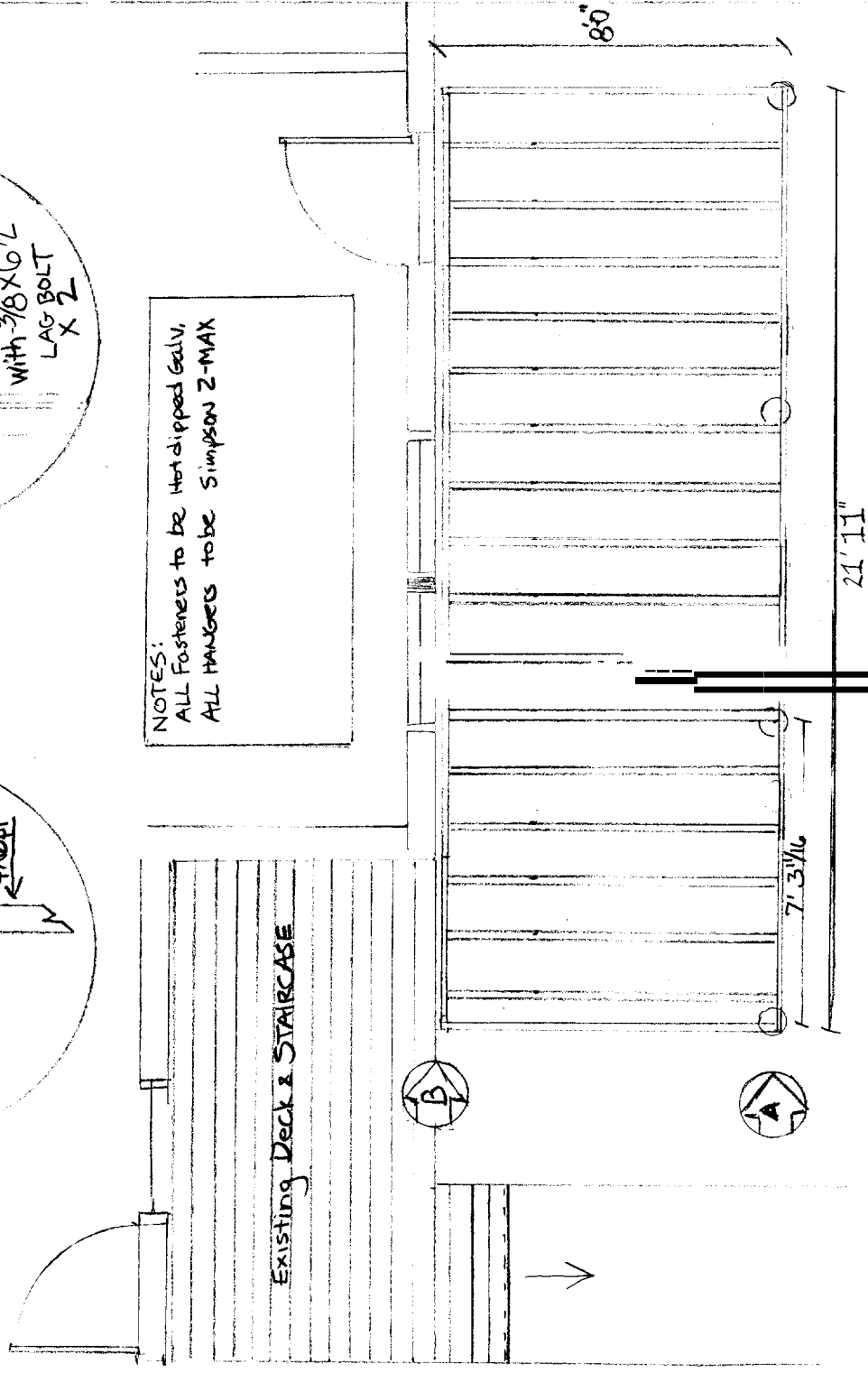
DATE:  
 12/4/04

FD3

Typical Connection B



NOTES:  
 ALL FASTENERS TO BE HOT DIPPED GALV.  
 ALL HANGERS TO BE SIMPSON 2-MAX



Back Deck frame Detail  
 Scale: 1/4" = 1'0" or otherwise noted

GREG  
LANDRY

Island  
Renovations  
79 Welch St.  
Peaks Island  
Maine 04108

Project:

ROSE/  
KERSHAW  
5 City Pt. Rd.  
Peaks Island  
Maine 04108

Title:

CROSS  
SECTIONS

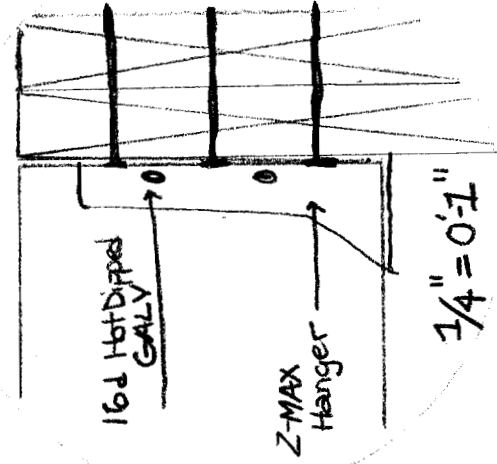
DATE:  
12/4/04

CSA

CS  
3

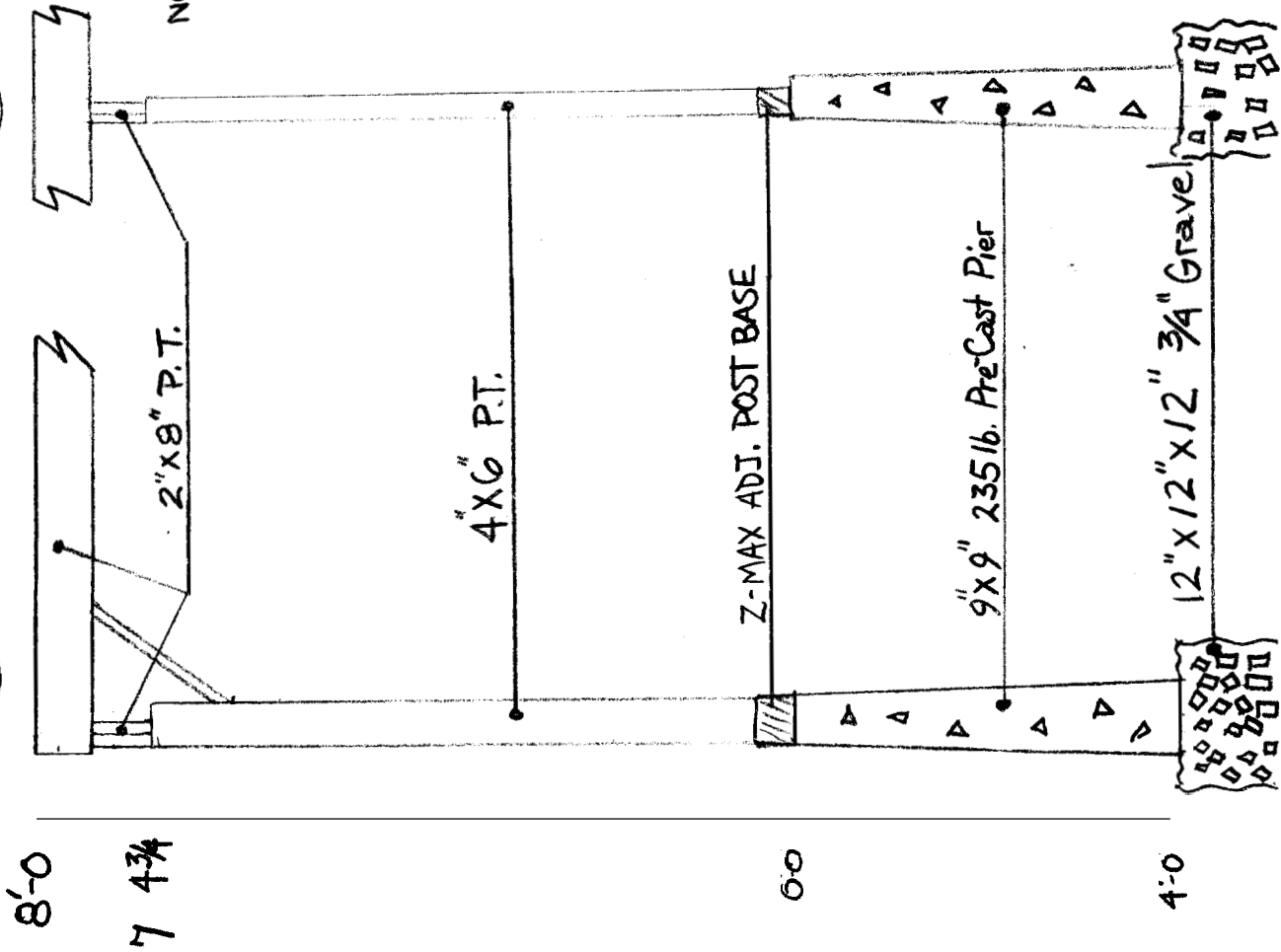


NOTE: ALL FRAMING FASTENERS  
ARE HOT DIPPED GALVANIZED  
1/2" & 1/4"



Front Deck  
CROSS SECTIONS

CS  
2



GREG  
LANDRY

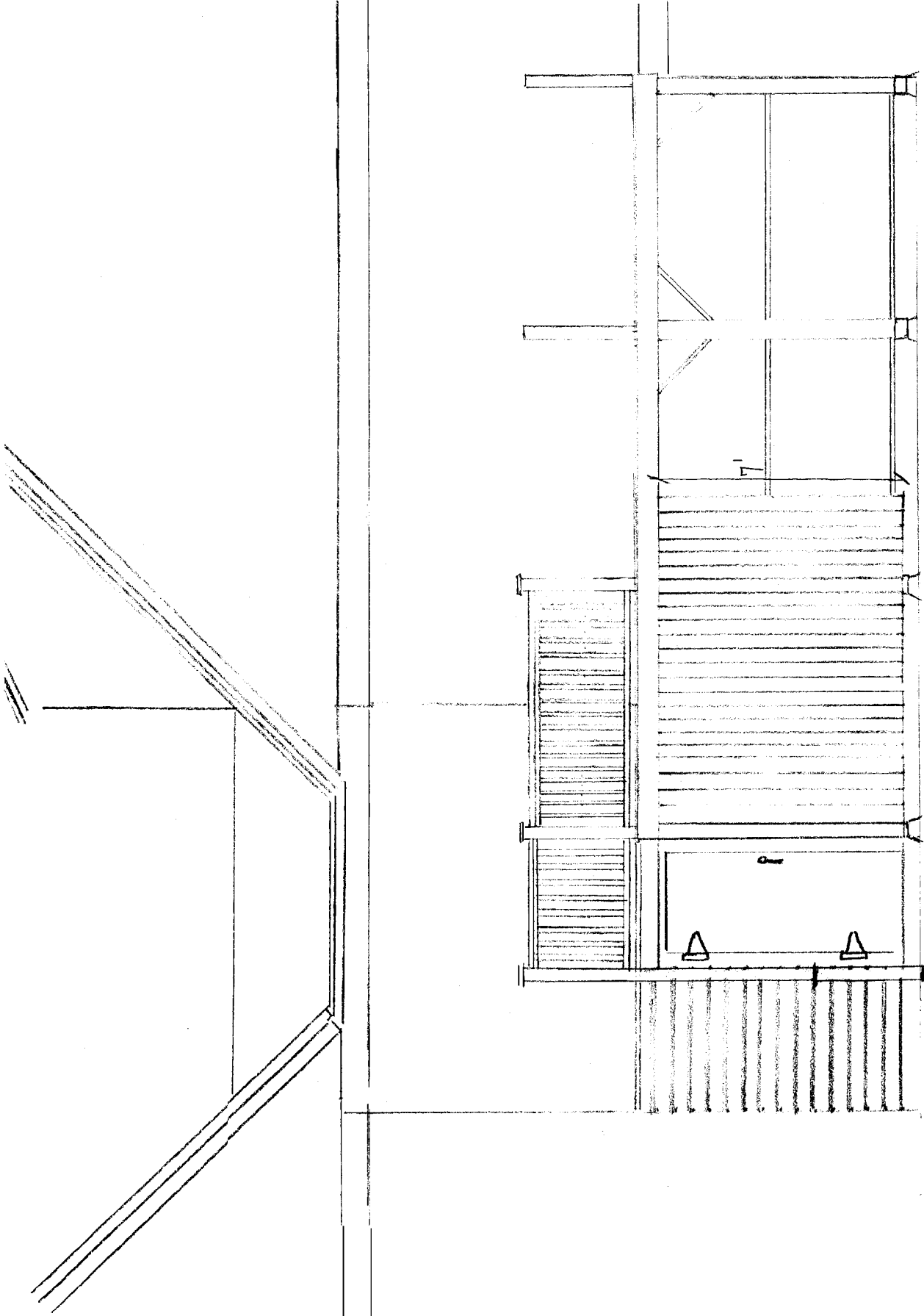
Island  
Renovations  
79 Welch st.  
Peaks Island  
Maine 04108

Project:  
ROSE/  
KERSHAW  
5 City P. Rd.  
Peaks Island  
Maine 04108

Title  
SKIRTING  
PLAN

DATE:  
12/4/04

PVI



Note: SKIRTING to be 1X6 V-MATCH - Pre Primed  
SKIRTING Fastening to be Hot dipped Galv or S.S.

1/4" = 1'0"  
REAR DECK SKIRTING-PLAN

South Elevation

Note: ALL Decking Fastened with 10d stainless Steel Ring Shank  
 ALL Balusters will be laid out 4" on center

GREG  
 LANDRY

Island  
 Renovations  
 79 Welch St,  
 Peaks Island  
 Maine 04108

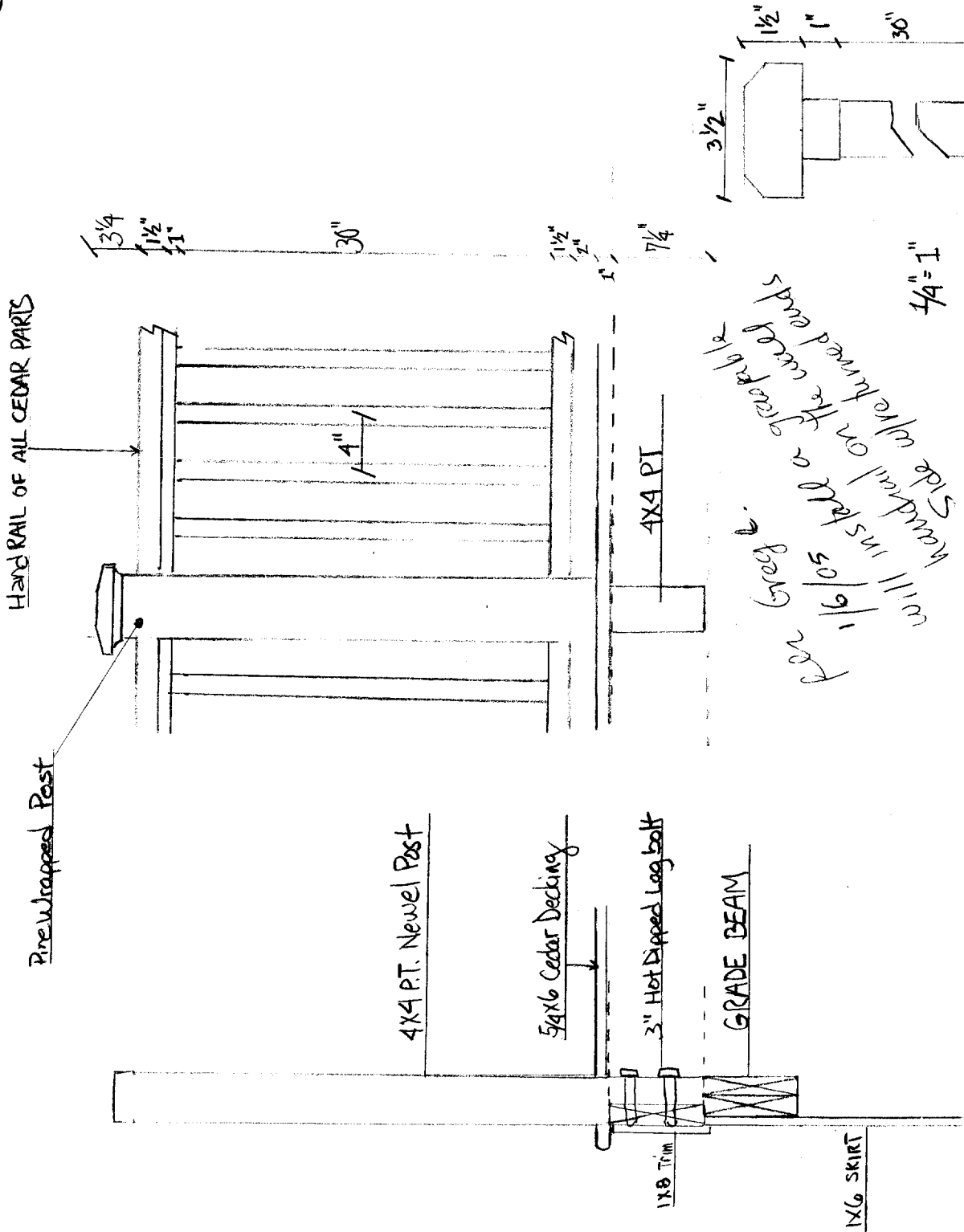
Project:  
 ROSE/  
 KERSHAW  
 5 City Pl. Rd.  
 Peaks Island  
 Maine 04108

Title:  
 RAILING  
 DETAIL

DATE:  
 12/14/04

RDI

13-8



1/4" = 1" gap  
 will install a gapable  
 wedge on the turned ends  
 side where turned ends

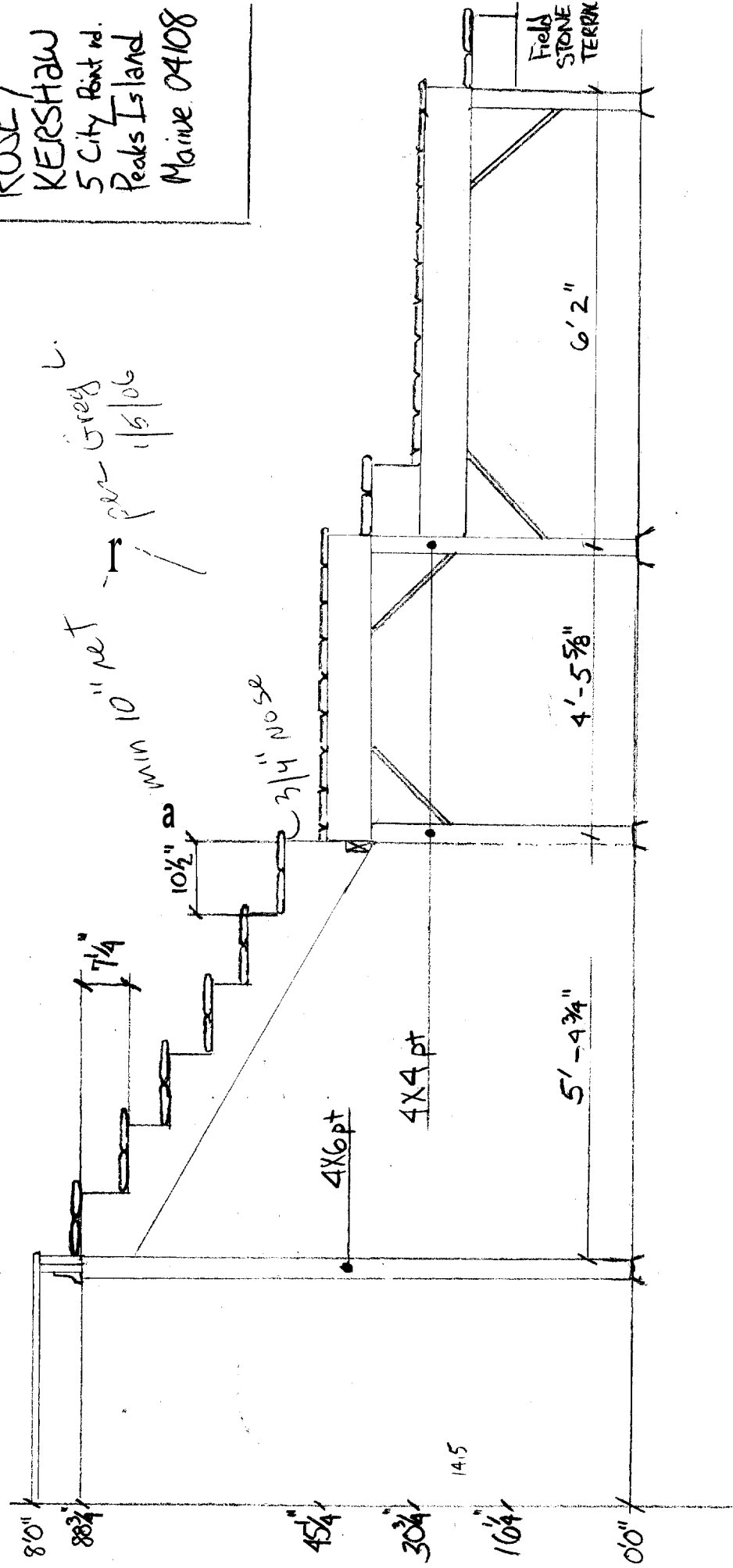
RAILING DETAIL

Greg  
Landry  
Island  
Renovations  
79 Welch St.  
Peaks Island  
Maine 04108

Project:  
ROSE /  
KERSHAW  
5 City Point rd.  
Peaks Island  
Maine 04108

1378

Note: For Railing Details please see page RD1  
Entire frame will be constructed of pressure treated Lumber  
and fastened with Hotdipped Galvanized Nails



SD1

SCALE: 1/2" = 10"