

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

Please Read
Application And
Notes, If Any,
Attached

BUILDING INSPECTION

Permit Number: 050792

PERMIT ISSUED

JUL 11 2005

CITY OF PORTLAND

 This is to certify that Flynn Patrick T / Robert Mc

 has permission to build 22'x24' family room/bedroom add to the family residence

 AT 13 Centennial St P, D, 087 W014001

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 when permission procured before this building or part thereof is started or otherwise closed-in. 24 HOUR NOTICE 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

Leanne Bonka 7/11/05
 Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit

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

Permit No: 05-0792	Date Applied For: 06/17/2005	CBL: 087 W014001
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Location of Construction: 13 Centennial St	Owner Name: Flynn Patrick T	Owner Address: 13 Centennial St	Phone: () 766-2319
Business Name:	Contractor Name: Robert McTigue	Contractor Address: 66 Brackett Avenue Peaks Island	Phone: (207) 766-2676
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	

Proposed Use: single family residence with family room/bedroom addition	Proposed Project Description: build 22'x24' family room/bedroom addition on single family residence
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Dept: Zoning **Status:** Approved **Reviewer:** Jeanine Bourke **Approval Date:** 06/30/2005

Note: **Ok to Issue:**

- 1) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Jeanine Bourke **Approval Date:** 07/11/2005

Note: 6/30/05 left vm w/owners for more info on framing details, stairs, carrying girder, insulation. **Ok to Issue:**

7/7 Bobby McT. Called to confirm details as noted on plans, he needs to submit stair details for new basement

stairs.

7/8 received stair details, ok to issue

- 1) Separate permits are required for any electrical, plumbing, or heating.
- 2) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.



FAX

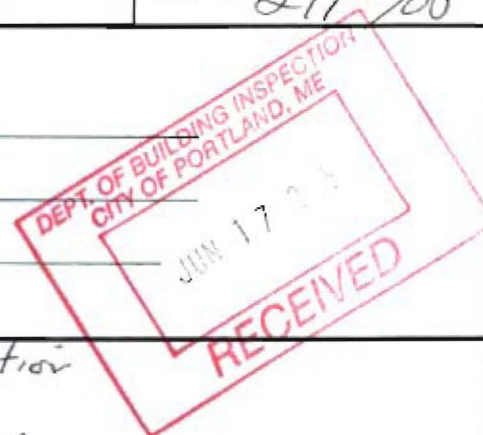
TO: TAMMI MUNSON
FAX - 874-8716

FROM: JOE TACKA
FAX - 773-9606

All Purpose 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>13 Centennial St. Peaks Island</u>		
Total Square Footage of Proposed Structure <u>226 SF</u>	Square Footage of Lot <u>23,073</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>87</u> Block# <u>W</u> Lot# <u>14-1516</u> <u>87</u> <u>W</u> <u>11-12</u>	Owner: <u>Patrick Flynn</u>	Telephone: <u>766-2319</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>Same -</u>	Cost Of Work: \$ <u>30,000</u> Fee: \$ <u>291.00</u>
Current use: <u>Single Family Home</u>		
If the location is currently vacant, what was prior use: _____		
Approximately how long has it been vacant: _____		
Proposed use: <u>Family Room - Bedroom Addition</u>		
Project description: _____		
Contractor's name, address & telephone: <u>McTigue Construction</u>		
Who should we contact when the permit is ready: <u>Patrick Flynn</u>		
Mailing address: <u>13 Centennial St. Peaks Island, Me. 04108</u>		
We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work, with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permit is picked up. PHONE: 766-2319		



IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.

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: <u>Patrick T. Flynn</u>	Date: <u>6-17-05</u>
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**This is NOT a permit, you may not commence ANY work until the permit is issued.
If you are in a Historic District you may be subject to additional permitting and fees with the
Planning Department on the 4th floor of City Hall**

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 W014001
Location	13 CENTENNIAL ST
Land Use	SINGLE FAMILY
Owner Address	FLYNN PATRICK T 13 CENTENNIAL ST PEAKS ISLAND ME 04108
Book/Page	17319/133
Legal	87-W-14-15-16 VARDE PL CENTENNIAL ST MECHANIC ST PEAKS ISLAND 17370 SF

IR-2 Zone

Current Valuation Information

Land	Building	Total
\$32,130	\$68,780	\$100,910

New Estimated Valuation Information

Land	Building	Total	Phase-In Value
\$197,000	\$80,500	\$277,500	\$189,205

Property Information

Year Built 1920	Style Old Style	Story Height 2	Sq. Ft. 1565	Total Acres 0.399		
Bedrooms 3	Full Baths 1	Half Baths	Total Rooms 4	Attic None	Basement Full	

Outbuildings

Type	Quantity	Year Built	Size	Grade	Condition
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Sales Information

Date 02/01/2002	Type LAND + BLDING	Price \$107,420	Book/Page 17319-133
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Picture and Sketch

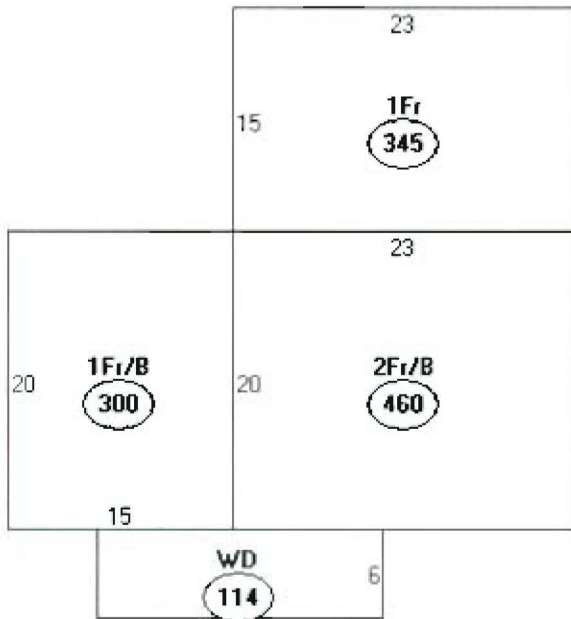
Picture	Sketch	Tax Map
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[Click here to view Tax Roll Information.](#)

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

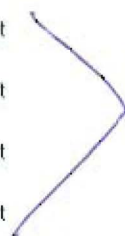
[Click here to view comparable sales or below to view by:](#)





Descriptor/Area

- A: 2Fr/B
460 sqft
- B: 1Fr/B
300 sqft
- C: 1Fr
345 sqft
- D: WD
114 sqft



1,219

1198 New Footprint

1,417

B/C

Lot 17,370
x 20%
3,474

Patrick Flynn

13 Centennial Street
Peaks Island Me.

87-03-14-15-16

87-03-11-12

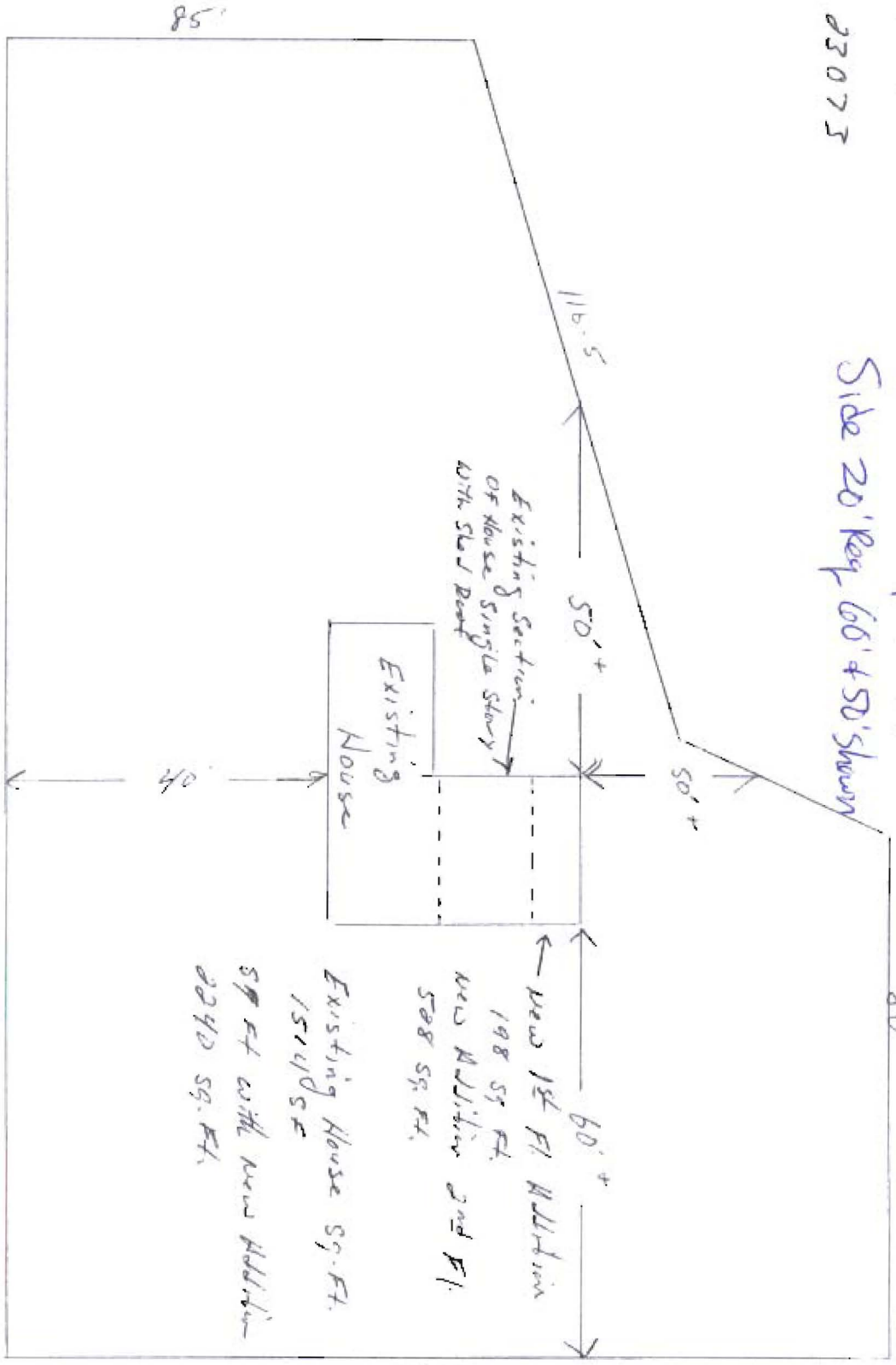
Total Sq Ft 23075

IR-2

Front 25' Req 40' Shown

Rear 25' Req 50' Shown

Side 20' Req 60' + 50' Shown



140'

Centennial Street

← New 1st Fl Addition
198 sq. Ft.
New Addition 2nd Fl.
508 sq. Ft.

Existing House sq. Ft.
1514 sq. Ft.

sq. Ft with new Addition
2240 sq. Ft.

220'

40'

60' +

50' +

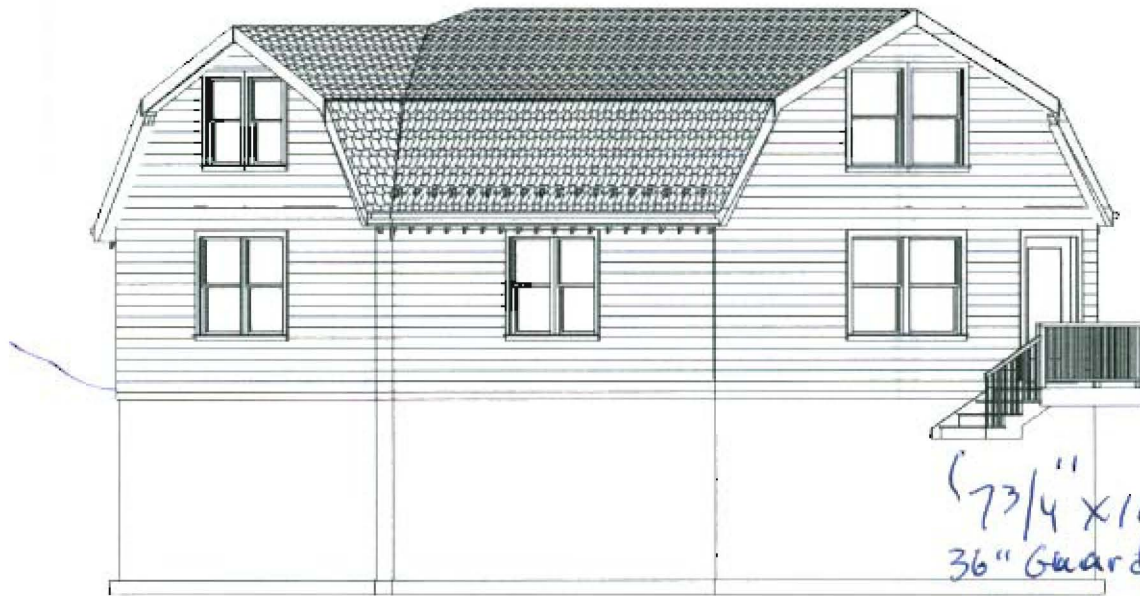
116.5'

50' +

86'

58'

All Notes per
Bobby Mt.
7/7/05
Tel/con



73/4" x 10"
36" Guard
w/ 4" space
w/ graspable
Handrail

ADDITION / RENOVATIONS

5/14/05

PATRICK FLYNN 13 CENTENNIAL STREET PEAKS ISLAND ME.

Stairs to basement

EXISTING 1ST FLOOR 1058 SF
EXISTING 2ND FLOOR 456 SF
NEW ADDITION 1ST FLOOR 198 SF
NEW ADDITION 2ND FLOOR 528 SF

REMOVE EXISTING 22' X 15' SINGLE STORY SECTION OF HOUSE
BUILD NEW 22' X 24', 2 STORY, WITH A GAMBRELL ROOF, MATCHING EXISTING

REMOVE EXISTING SECTION, REBUILD OUT TO NEW ADDITION

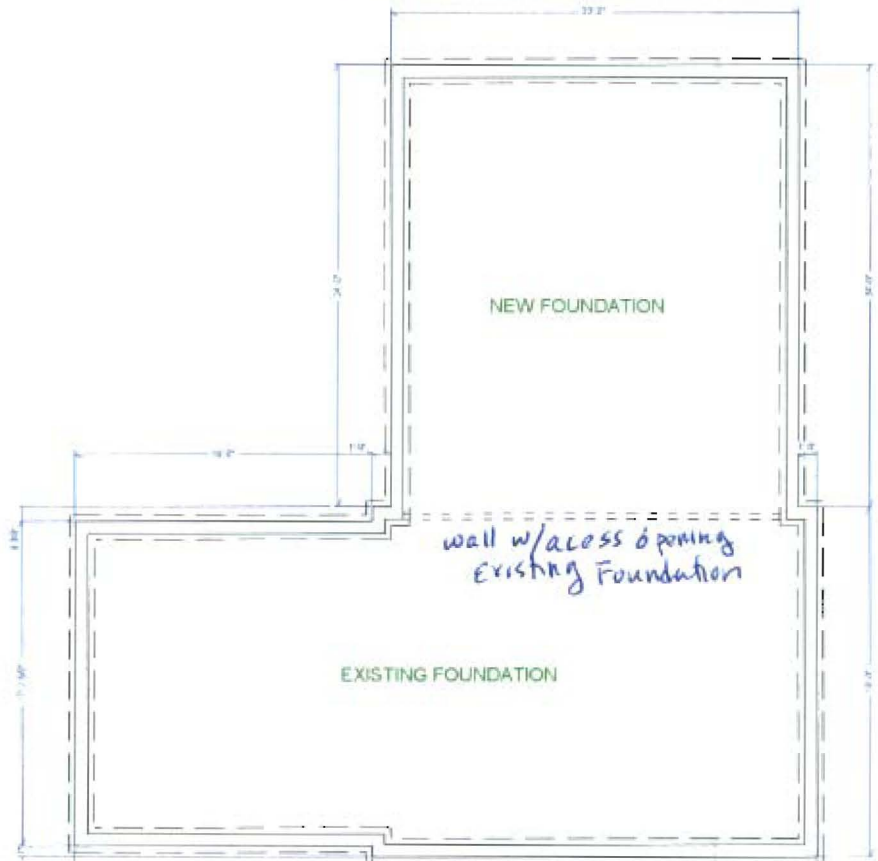


ADDITION / RENOVATIONS

5/14/05

PATRICK FLYNN 13 CENTENNIAL STREET PEAKS ISLAND ME.

FOUNDATION PLAN

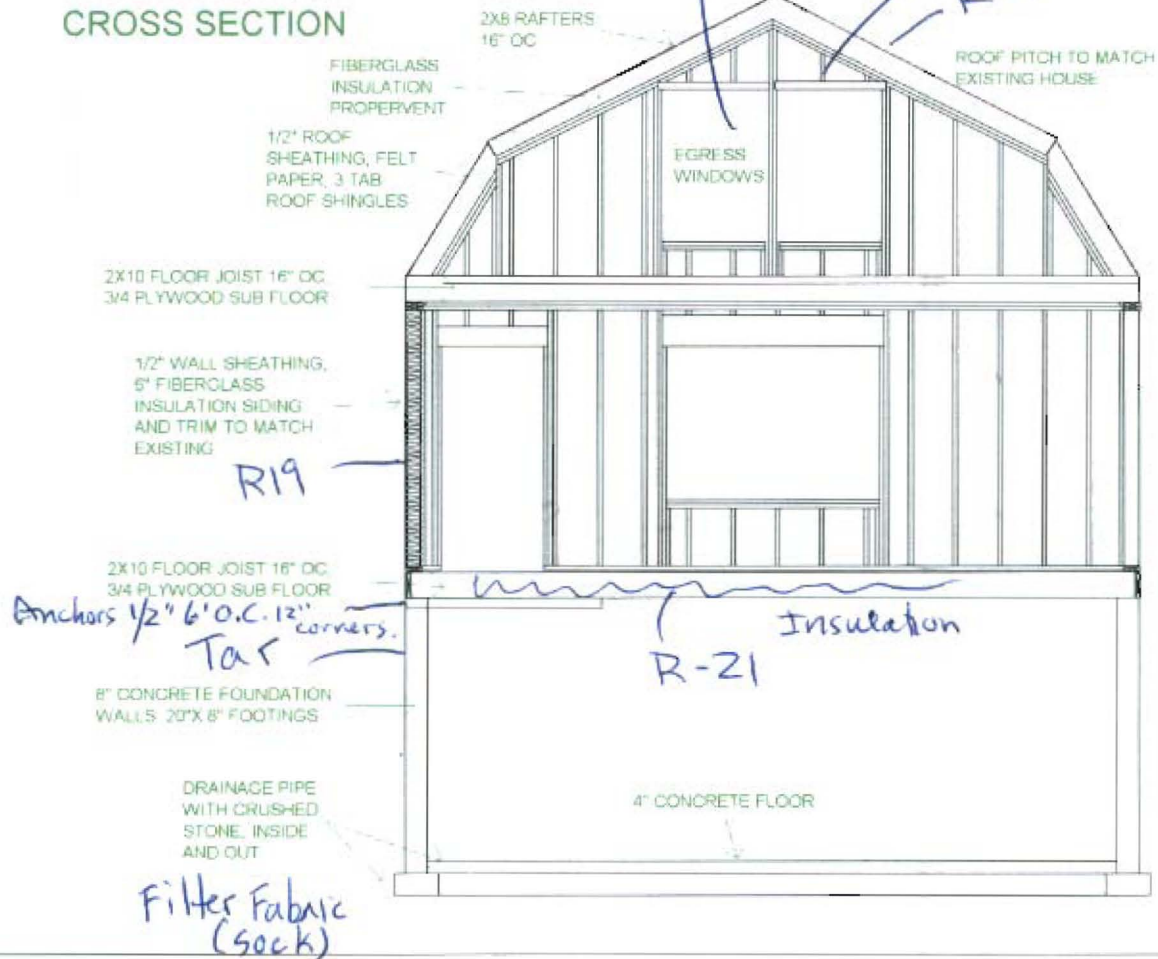


ADDITION / RENOVATIONS

5/14/05

PATRICK FLYNN 13 CENTENNIAL STREET PEAKS ISLAND ME.

CROSS SECTION

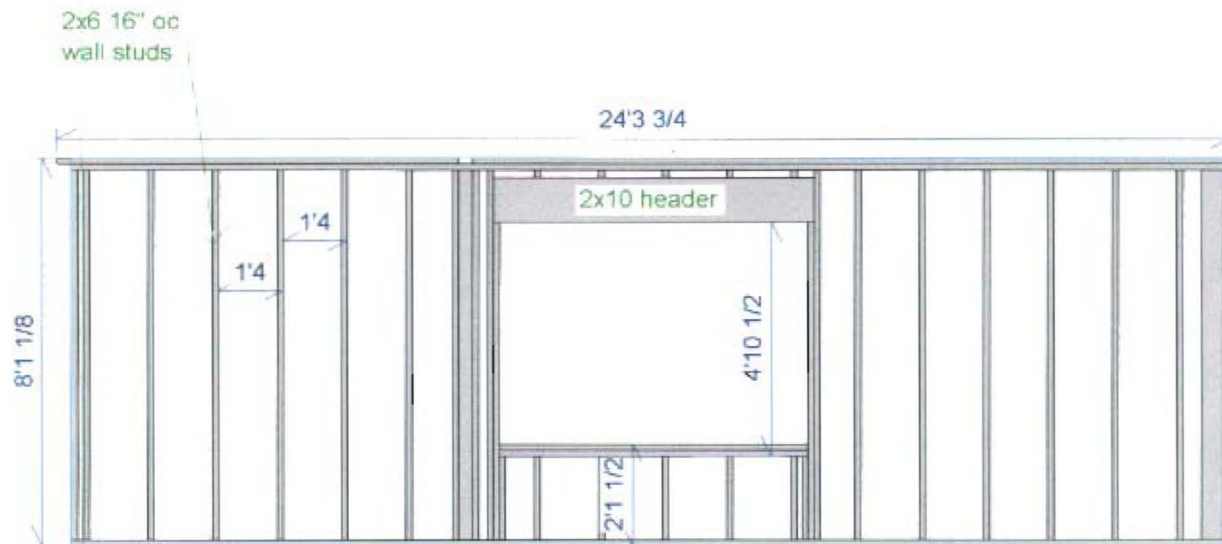


ADDITION / RENOVATIONS

5/14/05

PATRICK FLYNN 13 CENTENNIAL STREET PEAKS ISLAND ME.

SOUTH ELAVATION



ADDITION / RENOVATIONS

5/14/05

PATRICK FLYNN 13 CENTENNIAL STREET PEAKS ISLAND ME.

EAST ELVATION

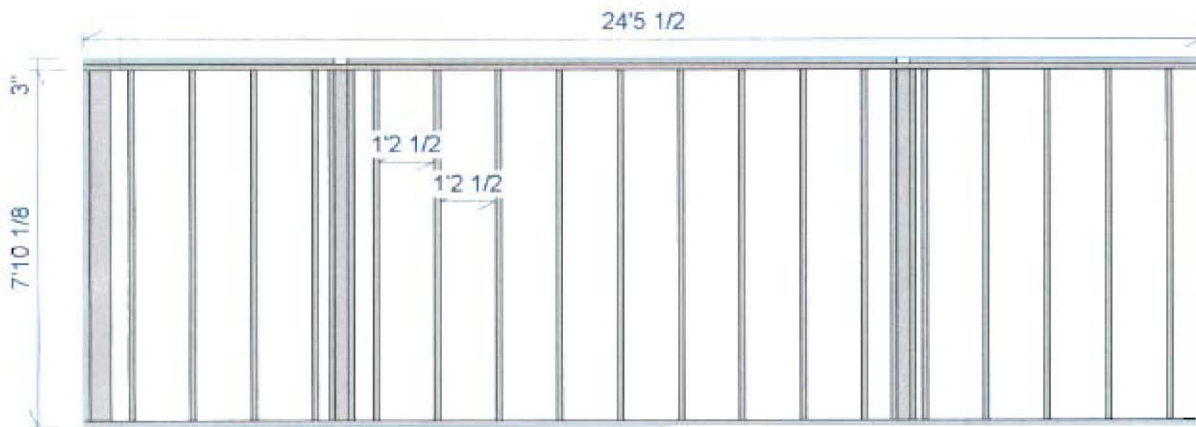


ADDITION / RENOVATIONS

5/14/05

PATRICK FLYNN 13 CENTENNIAL STREET PEAKS ISLAND ME.

NORTH ELVATION



ADDITION / RENOVATIONS

5/14/05

PATRICK FLYNN 13 CENTENNIAL STREET PEAKS ISLAND ME.

2ND FLOOR NEW
ADDITION 22' X 24'

NEW 2ND FLOOR
528 SF

Bedroom (S)

EXISTING 2ND FLOOR
456 SF

(S)

ADDITION / RENOVATIONS

5/14/05

PATRICK FLYNN 13 CENTENNIAL STREET PEAKS ISLAND ME.

97 Brackett Avenue
Pease Island
Me. 04106
Phone: 1-207-766-2876
Fax: 1-207-766-2876

McTigue Construction

Fax

To:	Jeannie Bourke	From:	Bobby McTigue
Fax:	874-8718	Date:	July 8, 2005
Phone:	[Click here and type phone number]	Pages:	[Click here and type number of pages]
Re:	Patrick Flynn, stair details	CC:	[Click here and type name]

Urgent For Review Please Comment Please Reply Please Recycle

-Comments-

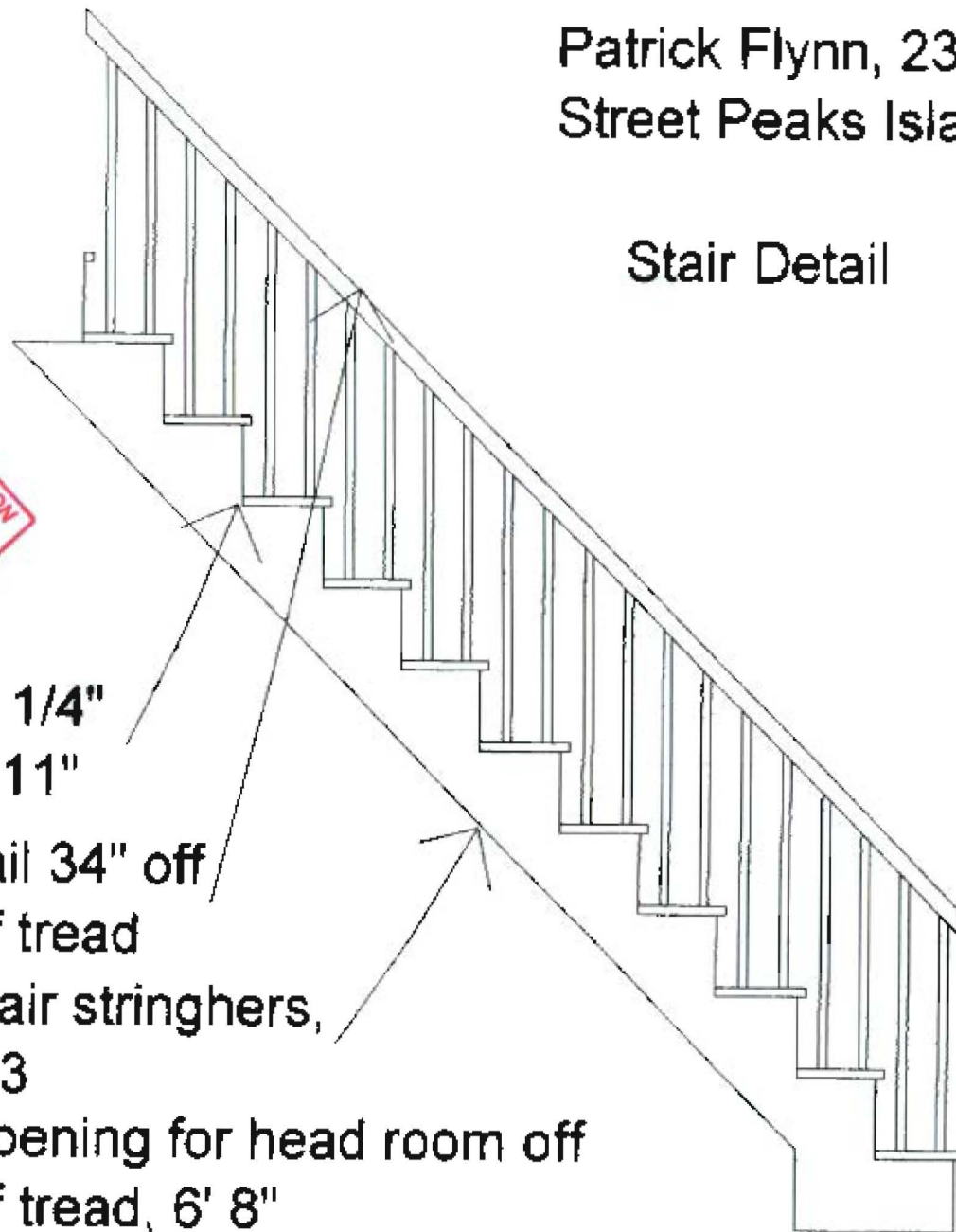


Patrick Flynn, 23 Centennial
Street Peaks Island

Stair Detail



rise - 7 1/4"
tread - 11"
hand rail 34" off
nose of tread
2x12 stair stringers,
total of 3
clear opening for head room off
nose of tread, 6' 8"





CITY OF PORTLAND, MAINE
Department of Building Inspections

_____ 10-17 2005 _____

Received from Patrick Flynn

Location of Work 13 Centennial St

Cost of Construction \$ _____

Permit Fee \$ 291⁰⁰/10

Building (1L) _____ Plumbing (15) _____ Electrical (12) _____ Site Plan (U2) _____

Other _____

CBL: 87 W 14

Check #: Cover

Total Collected \$ 291⁰⁰/10

THIS IS NOT A PERMIT

No work is to be started until PERMIT CARD is actually posted upon the premises. Acceptance of fee is no guarantee that permit will be granted. PRESERVE THIS RECEIPT. In case permit cannot be granted the amount of the fee will be refunded upon return of the receipt less \$10.00 or 10% whichever is greater.

WHITE - Applicant's Copy
YELLOW - Office Copy
PINK - Permit Copy

BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 to schedule your inspections as agreed upon

Permits expire in 6 months, if the project is not started or ceases for 6 months.

The Owner or their designee is required to notify the inspections office for the following inspections and provide adequate notice. Notice must be called in 48-72 hours in advance in order to schedule an inspection:

By initializing at each inspection time, you are agreeing that you understand the inspection procedure and additional fees from a "Stop Work Order" and "Stop Work Order Release" will be incurred if the procedure is not followed as stated below.

A Pre-construction Meeting will take place upon receipt of your building permit.

- Footing/Building Location Inspection: Prior to pouring concrete
- Re-Bar Schedule Inspection: Prior to pouring concrete
- Foundation Inspection: Prior to placing ANY backfill
- Framing/Rough Plumbing/Electrical: Prior to any insulating or drywalling
- Final/Certificate of Occupancy: Prior to any occupancy of the structure or use. NOTE: There is a \$75.00 fee per inspection at this point.

Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection

RM If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

RM CERTIFICATE OF OCCUPANCIES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED

Donna Martin
Signature of Applicant/Designee

Date

Donna Martin Admin
Signature of Inspections Official

Date

CBL: 87 W 014

Building Permit #: 050792