

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

PERMIT ISSUED	
Permit No: 02-0391	Issue Date: MAY 14 2002
CBL: 121 B011001	

Location of Construction: 12 Hollis Rd	Owner Name: England John E F & Lynne C Jts	Owner Address: 12 Hollis Rd	Phone: 774-7842
Business Name:	Contractor Name: Rich, John	Contractor Address: P.O. Box 201 Bar Mills	Phone: 2079294270
Lease/Buyer's Name:	Phone:	Permit Type: Alterations - Dwellings	Zone: R-3

Past Use: Single Family	Proposed Use: Single Family	Permit Fee: \$282.00	Cost of Work: \$36,249.00	CEO District: 3	
Proposed Project Description: Alter Roof Pitch to 12-12 Pitch w/Back Gable & 3 Dormers		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied N/A	INSPECTION: Use Group: R3 Type: SB BOIA 1999		

Signature:		Signature:	
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: gad	Date Applied For: 04/19/2002	Zoning Approval	
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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..	Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Date: 5/13/02	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: 5/13/02
	OK per 14-436		

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

5/29/02 - Checked Floor Rafters to insure 2x12's were added to 2x6's to insure steps have correct ruse stand from up living area for new 3rd floor. In M

6/18/02 - Close-in inspection. 1. Missing Smoke Detector, Call Napolitano, he will correct. Egress window is 50" off the floor and located over staircase. Will discuss w/ MN and call contractor in the am. JN

02-0391

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.

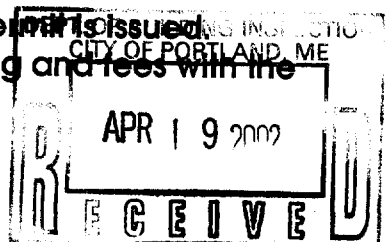
Location/Address of Construction: <u>12 Hollis Rd. Portland, Me</u>		
Total Square Footage of Proposed Structure <u>Attic 3rd floor 620 sq ft</u>	Square Footage of Lot <u>5600</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>101</u> Block# <u>B</u> Lot# <u>011</u>	Owner: <u>John + Lynn England</u>	Telephone: <u>774-7842</u>
Lessee/Buyer's Name (if Applicable)	Applicant name, address & telephone:	Cost Of Work: \$ <u>36 249.00</u> Fee: \$ <u>2800-</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>Master Bedroom suite</u>		
Project description: <u>Changing B-12 plan of roof to 12/12 pitch to add master bedroom bath</u>		
Contractor's name, address & telephone: <u>John Rich POB 201 Bar Mills Maine 04004 207-929-4270</u>		
Who should we contact when the permit is ready: <u>John Rich</u>		
Mailing address: <u>POB 201 Bar Mills, Me. 04004</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: 929-4270 <u>378-0424 Buyer</u>		

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>John W Rich</u>	Date: <u>April 19, 2002</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



Applicant:

Date:

Address: 12 Hollis Rd.

C-B-L: 121-B-11-12

CHECK-LIST AGAINST ZONING ORDINANCE

Date - 1930

Zone Location - R-3

Interior or corner lot -

Proposed Use/Work - Raise roof pitch

Sevage Disposal - Public

Lot Street Frontage -

Front Yard - Front - 25' - 20' shown

Rear Yard - Rear - 25'

Side Yard - 1 story - 8'

Projections - 2 story - 14'

14-436(A) - 50% expansion allowed.

Width of Lot -

Height -

Lot Area - 5149 existing - 6500 SF Reg

Lot Coverage/ Impervious Surface - 25% = 1287.5

1447 - shed
832 - House
38

Area per Family -

Off-street Parking -

Loading Bays -

Site Plan -

Shoreland Zoning/ Stream Protection -

Flood Plains -

1225 x 0.5 = 612.5 SF

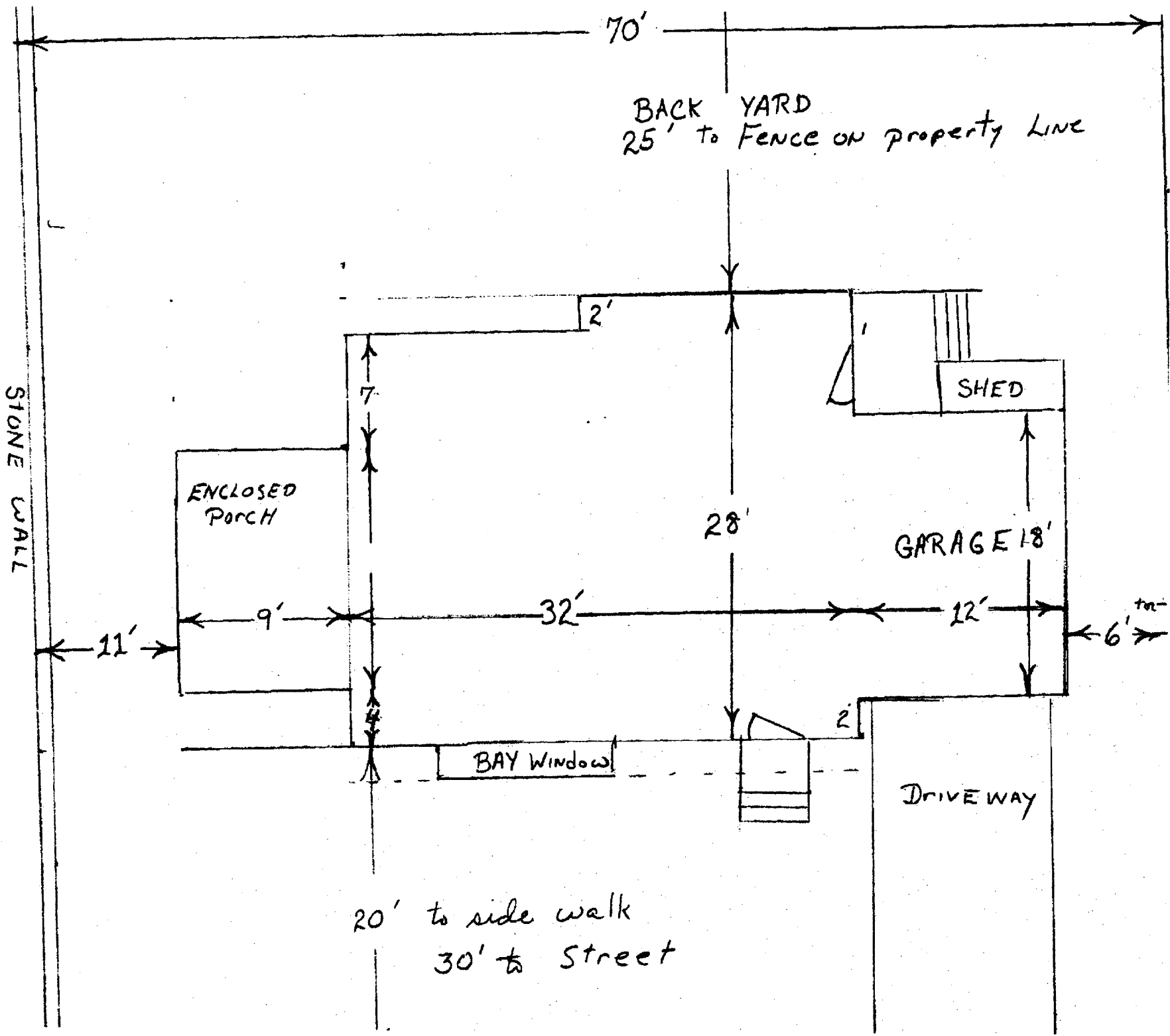
216 garage

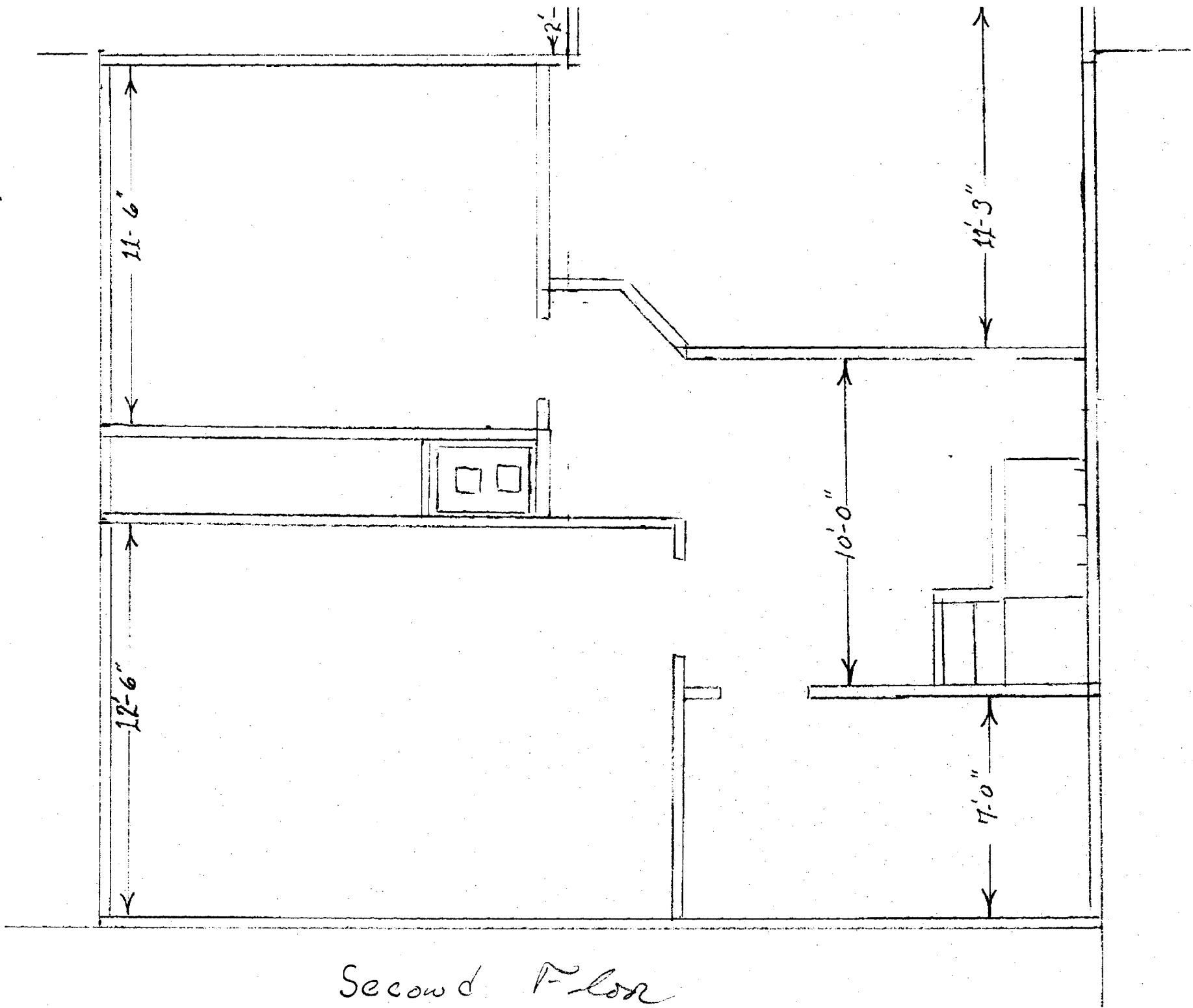
1225

612 SF allowed expansion -

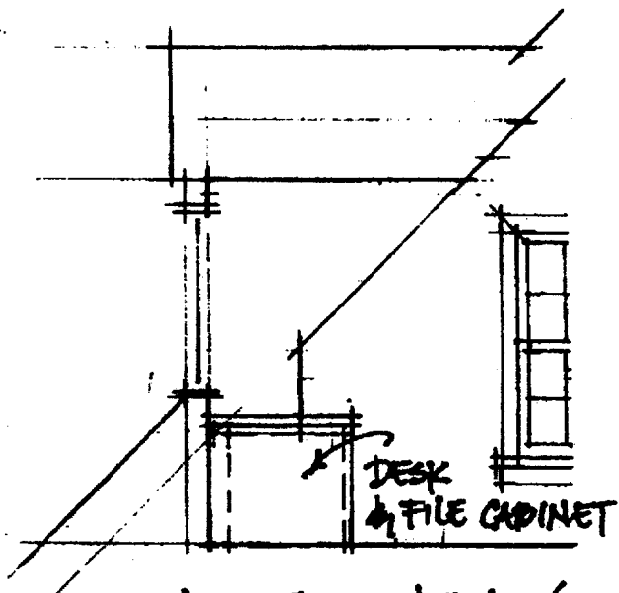
adding 575 SF - OK

14-436



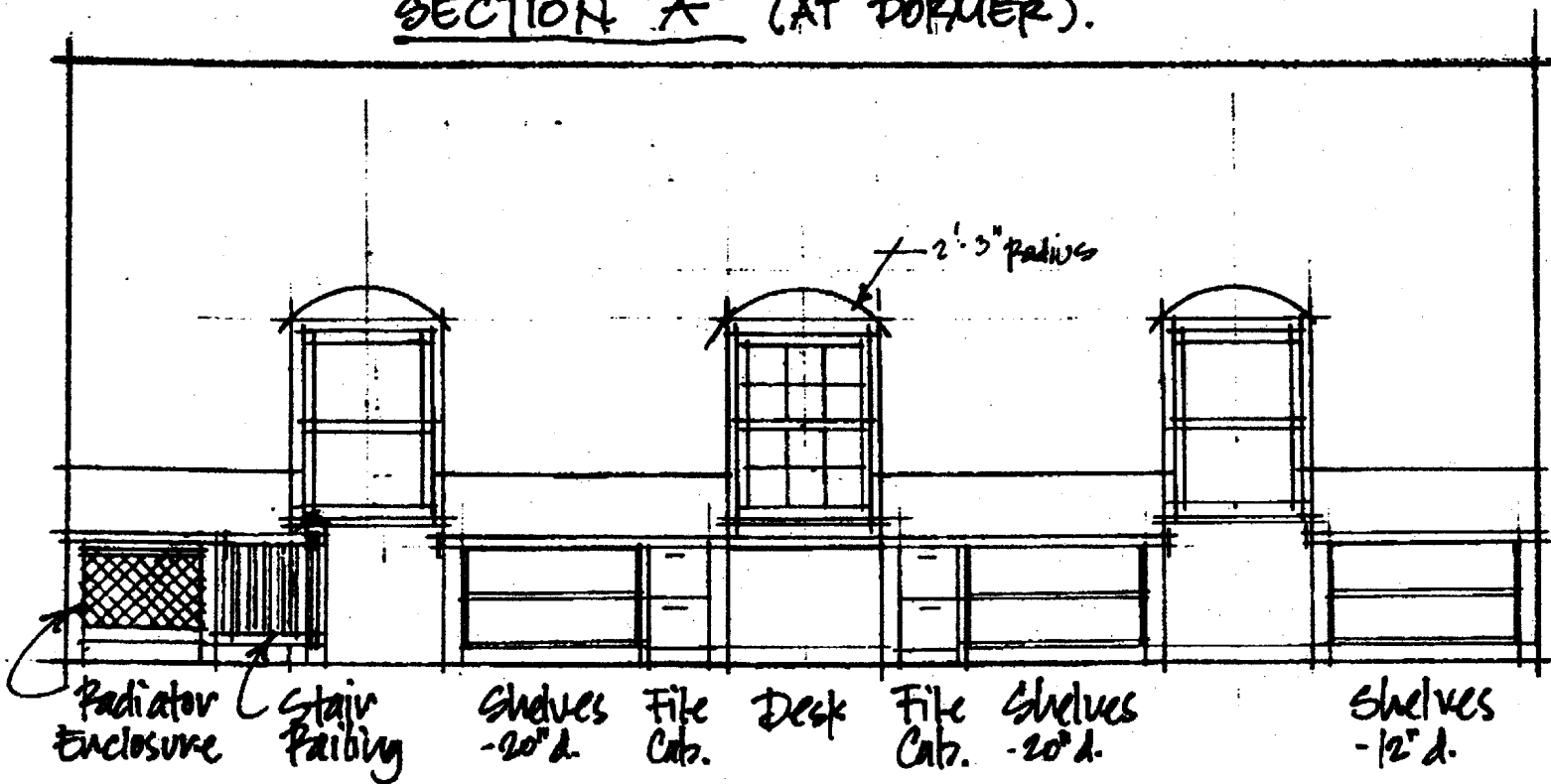


Second Floor



DESK
& FILE CABINET

SECTION 'A' (AT DORMER).



2'-3" radius

Radiator
Enclosure

Stair
Railing

Shelves
-20" d.

File
Cab.

Desk

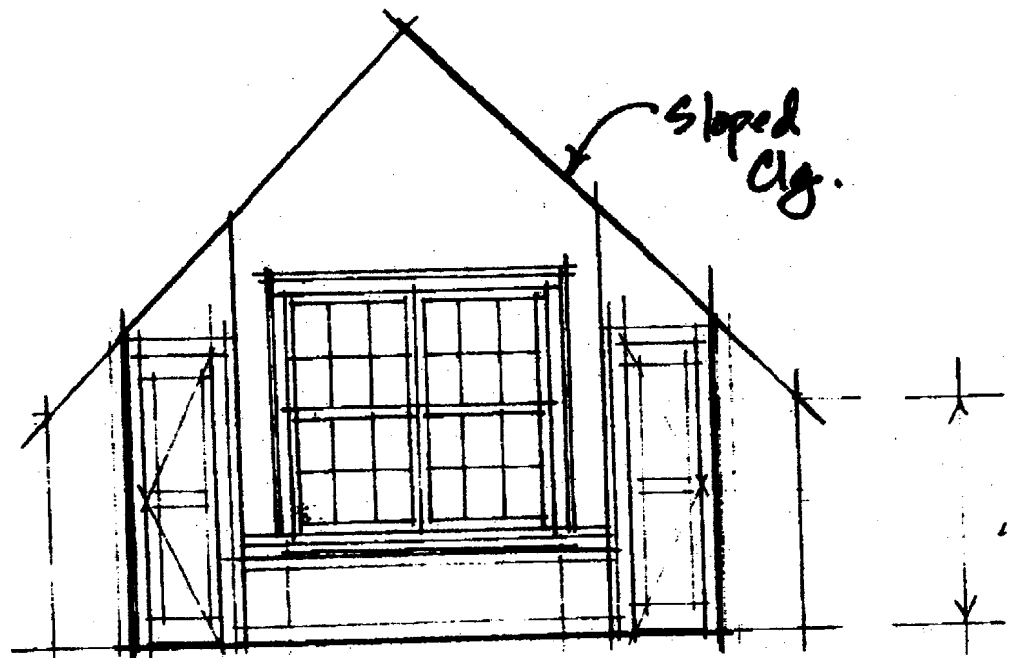
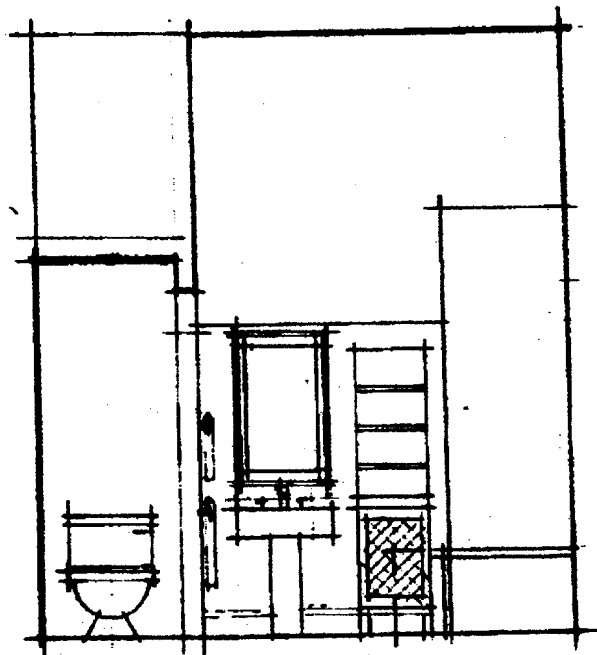
File
Cab.

Shelves
-20" d.

Shelves
-12" d.

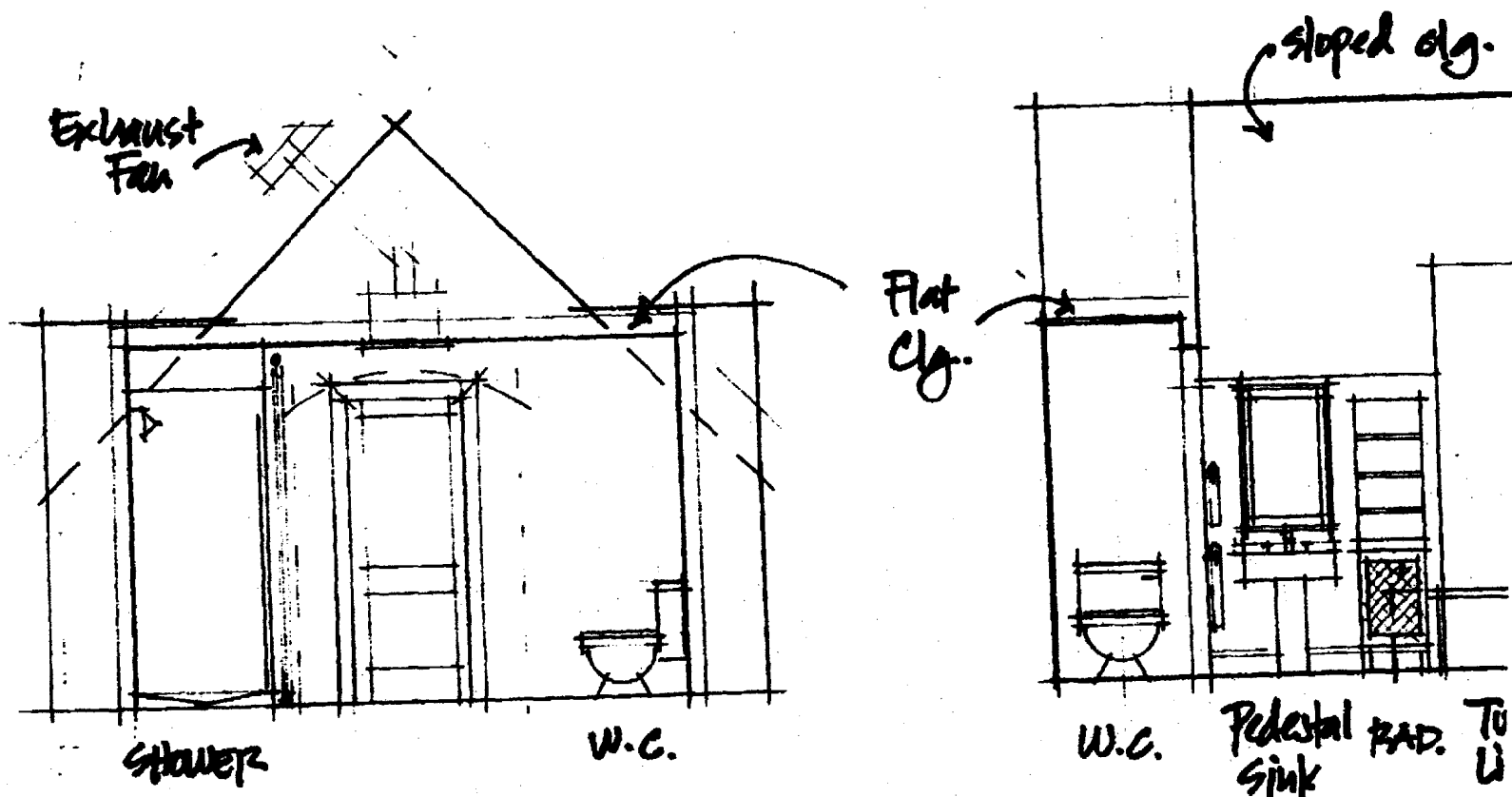
SECTION

12 HOURS PC
20 DEC '01



linen whirlpool linen
TOP

SECTION 'E'



SECTION 'C'

SECTION 'D'

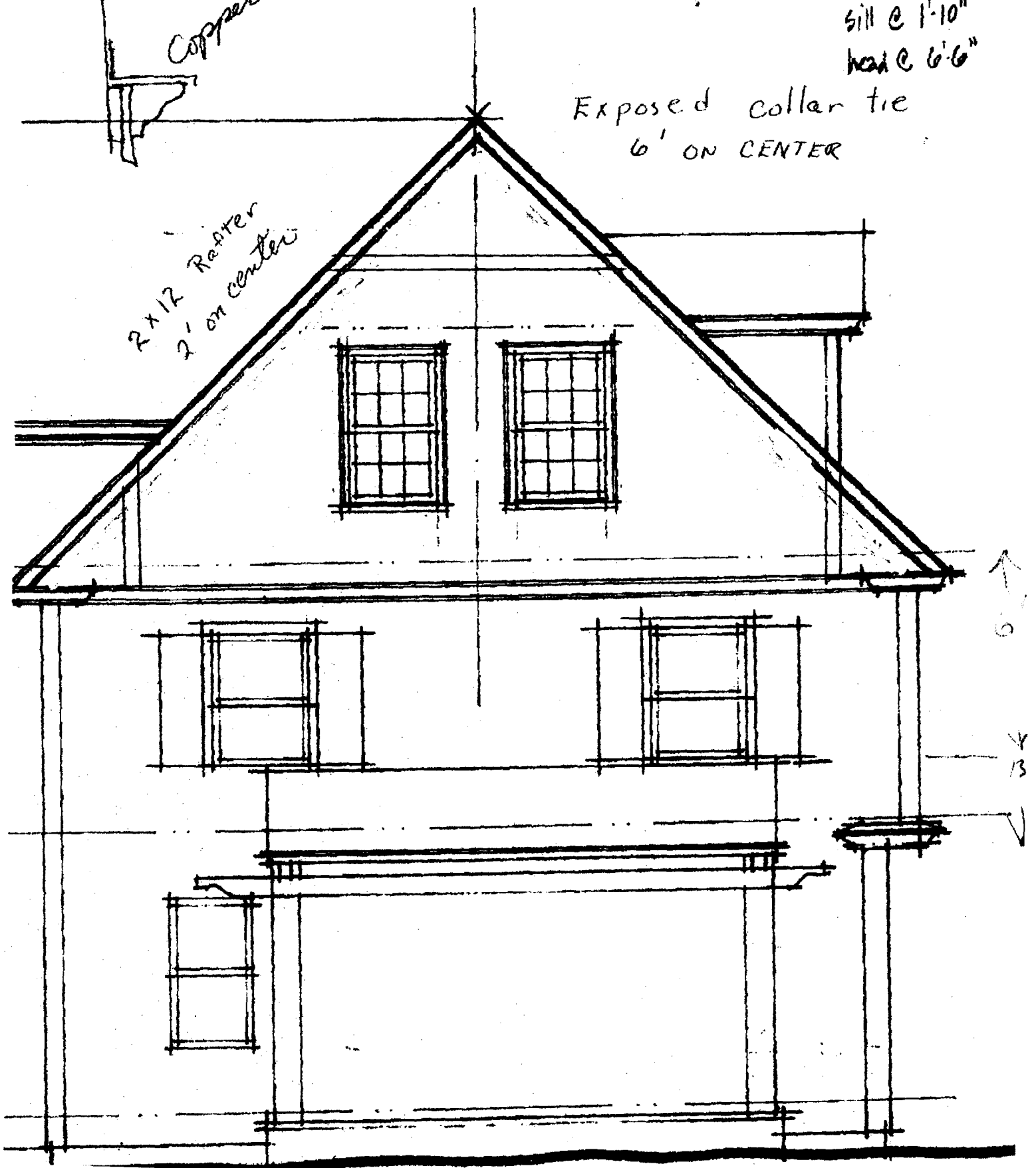
BATHROOM

Copper cap

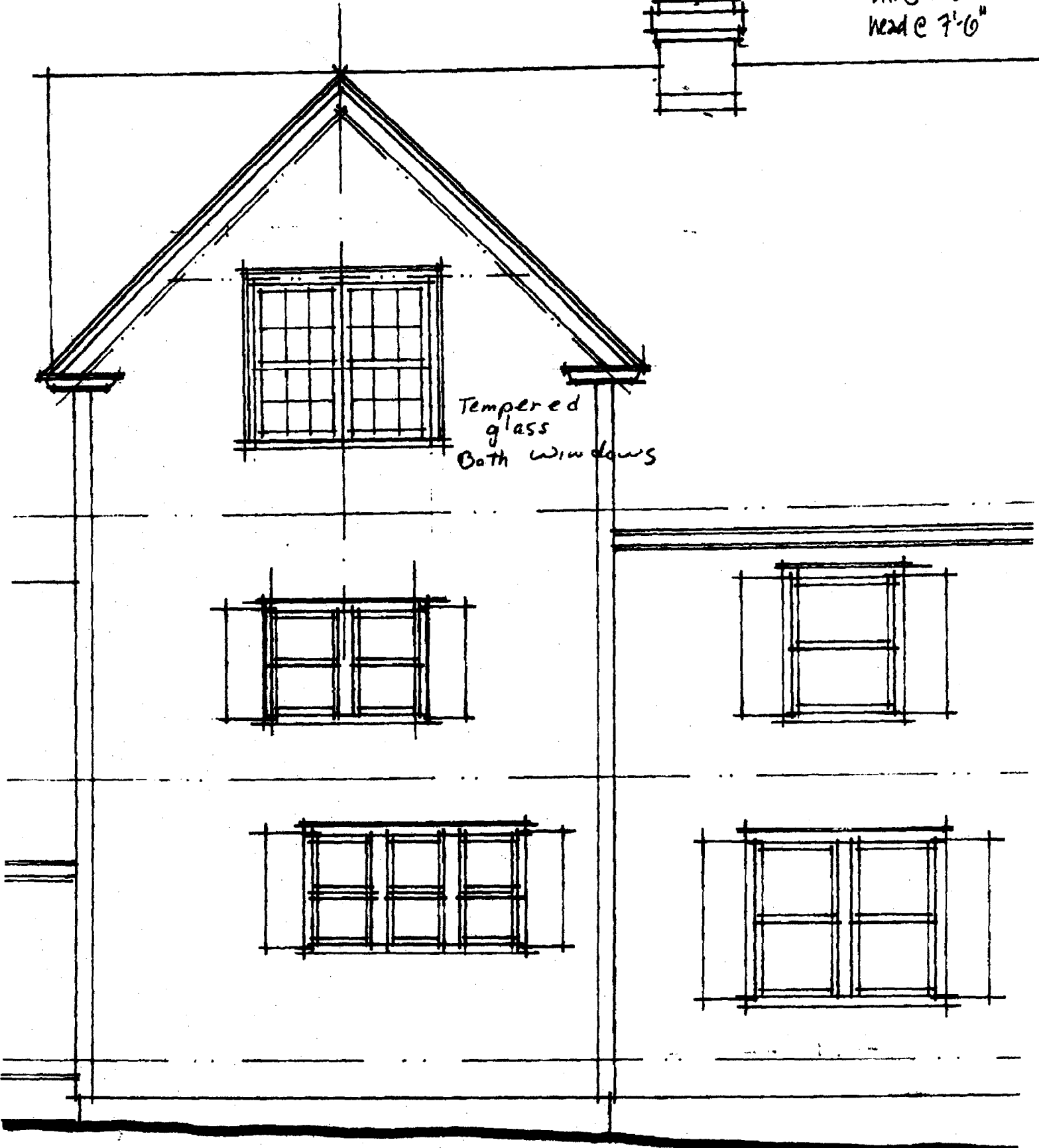
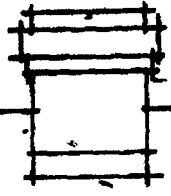
(2) 2'-9" W x 4'-8" H
Sill @ 1'-10"
head @ 6'-6"

Exposed collar tie
6' ON CENTER

2x12 Rafter
2' on center



(2) 2'-9" w x 5'-0" h
sill @ 2'-6"
head @ 7'-6"



Tempered
glass
Both windows

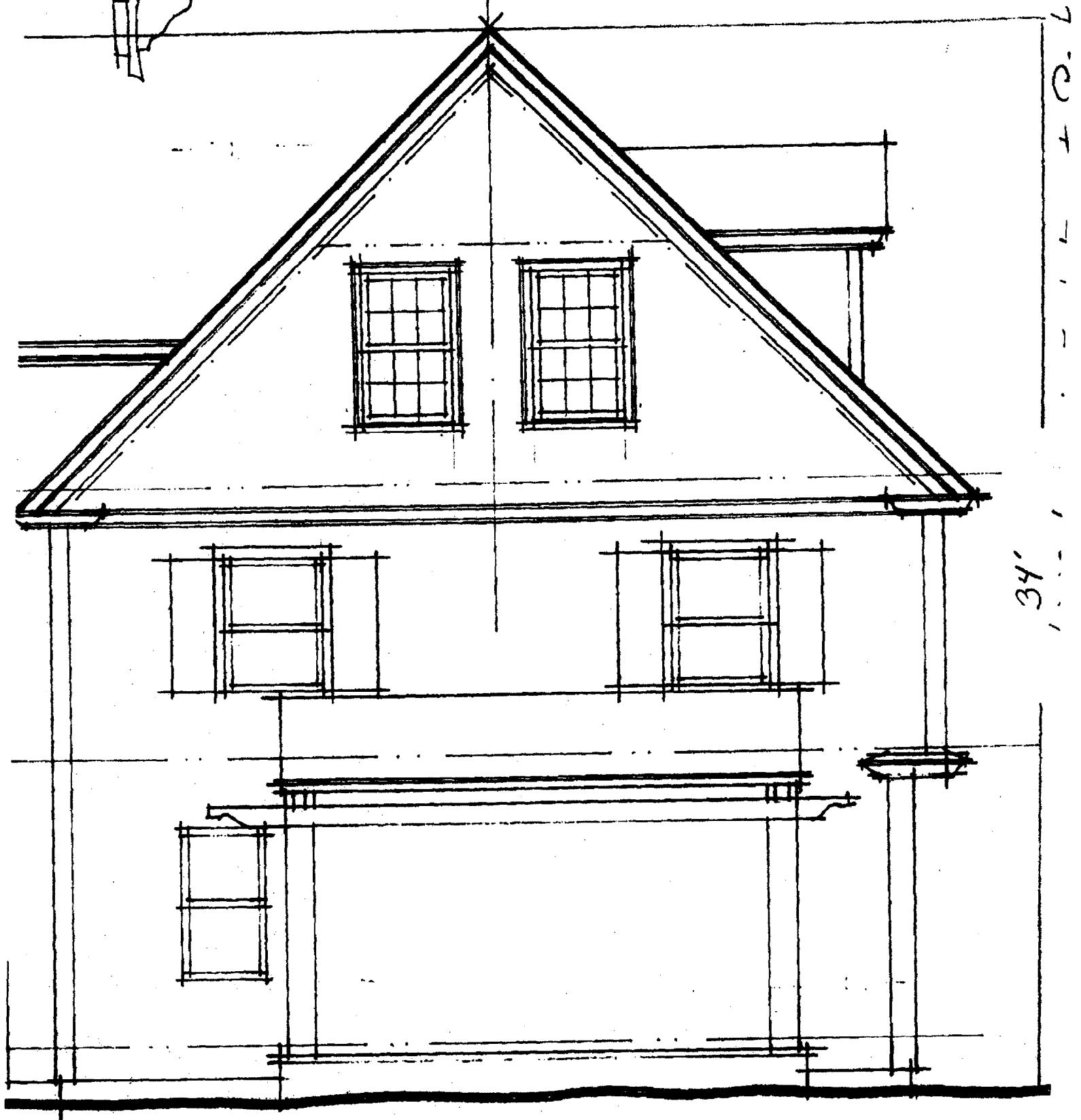


• (3) New dormers centered on
N. E. corner. 11/10/1911

Mr. [unclear]

Copper cap

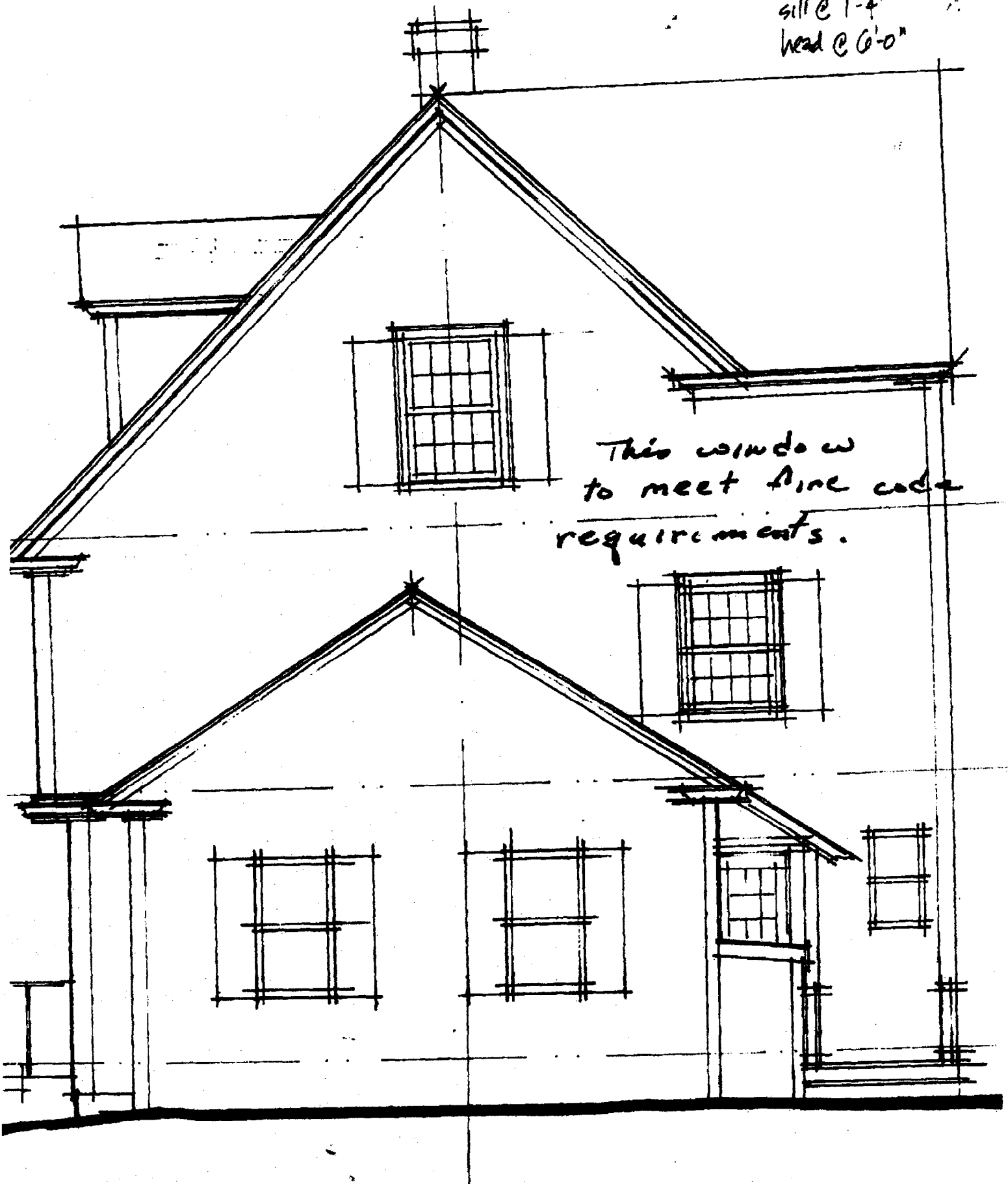
(2) 2'-9" w x 4'-8" h
sill @ 1'-10"
head @ 6'-6"



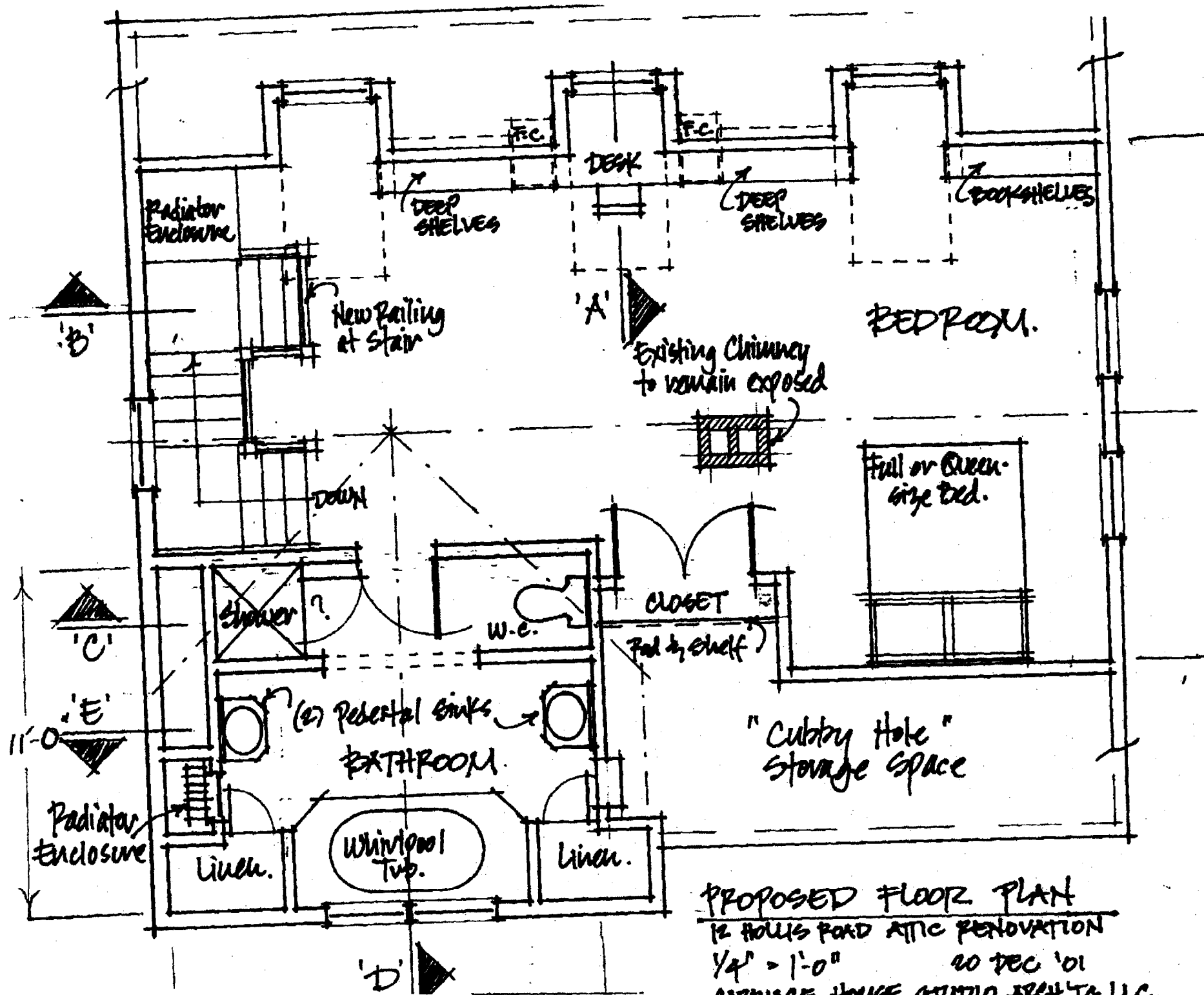
34'

6'-6"

(1) 9'-0" x 4'-8"
sill @ 1'-4"
head @ 6'-0"



This window
to meet fire code
requirements.

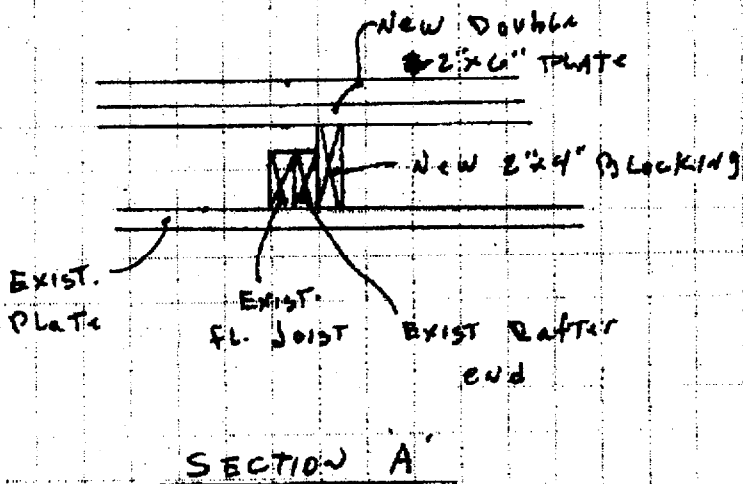
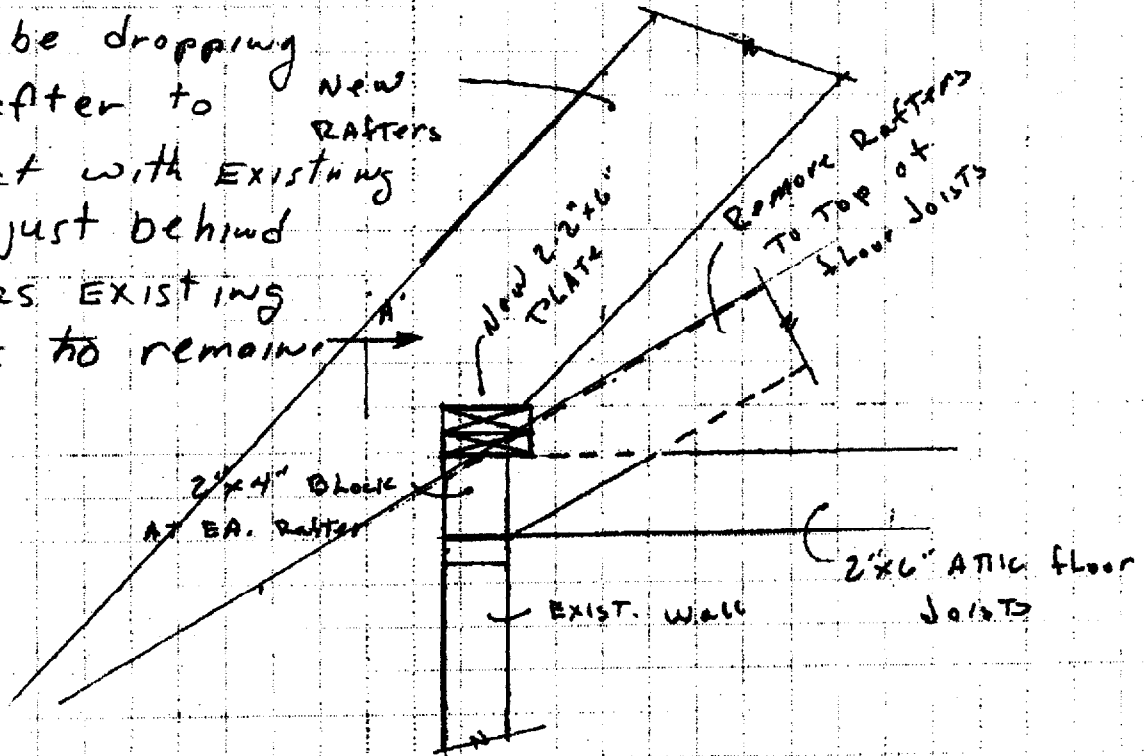


PROPOSED FLOOR PLAN
 12 HOLLIS ROAD ATTIC RENOVATION
 1/4" = 1'-0" 20 DEC '01
 ARCHITECT, HOUSE STUDIO ARCH TS LLC.

SWIFT ENGINEERING
 331 Main Street
 NORWAY, MAINE 04268
 (207) 743-5885
 FAX (207) 743-9525

JOB _____
 SHEET NO. _____ OF _____
 CALCULATED BY _____ DATE _____
 CHECKED BY _____ DATE _____
 SCALE _____

WE will be dropping
 2x12 rafter to
 intersect with Existing
 rafter just behind
 fascia as EXISTING
 cornice to remain



12 Hollis Rd.

May 10 2002

Tammy:

After talking with Wood Structure, Reifus, and the owners of the house, there is no 2x6 engineered product that will carry the span.

I have made the situation known to the owners and we have decided to raise the floor one $7\frac{3}{4}$ " step up, and use 2x12 16" o.c. to carry the span.

The peak of the roof will remain the same i.e. below 35'

I'll call later to check in

Thanks again

John Wolf

Fax Cover Letter

To Tammy Munson

From
PALLADIAN
John W. Rich
Fax # 1-207-929-5512
Tel # 1-207-929-4270
Page # 378-0424

Pages including cover page 13

Date May 5, 2002

Subject 12 Hollis Rd. Portland , Maine. Residence of John and Lynn England

Dear Tammy:

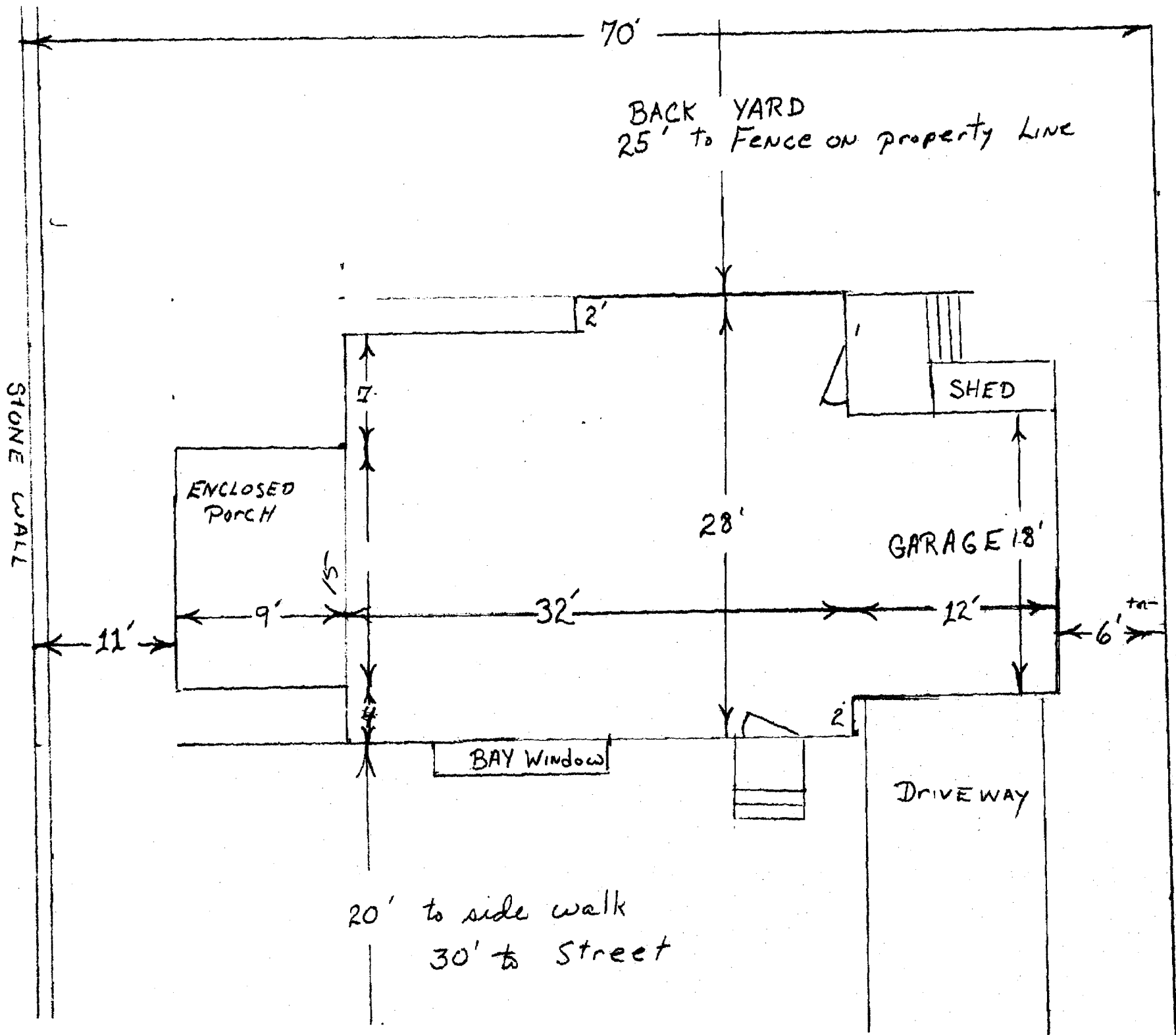
I am including all drawings that I have concerning the house at 12 Hollis Rd. in hope that they will help clarify the situation there.

Please note.

- (1) Window by tub to be of tempered glass.
- (2) Window on north elevation is to meet size requirement of 5.7 sq. ft. clear opening.
- (3) The new ridge height from ground to be 34' plus or minus an inch or two.
- (4) The current sq. footage of the house is 1896 sq. ft. + or - a few feet , with about 1000 sq. on the first floor, and 896 sq. ft. on the second. The new Master bedroom and bath on the third floor will be about 700 sq. ft.
- (5) The knee wall beneath the three dormers at the front of the house will be 4' high.
- (6) I have included a floor plan of the second floor just below the current attic space. The longest span is 12'- 6". I have also faxed the engineer for advise on whether engineered LVL 2X6 might be adequate to make the span. I will be trying to speak to him before I call you.
- (7) Current rafters and joist in the attic are currently 16" apart.

I hope that I have answers, and will try to give you a call later in the afternoon.

John W. Rich

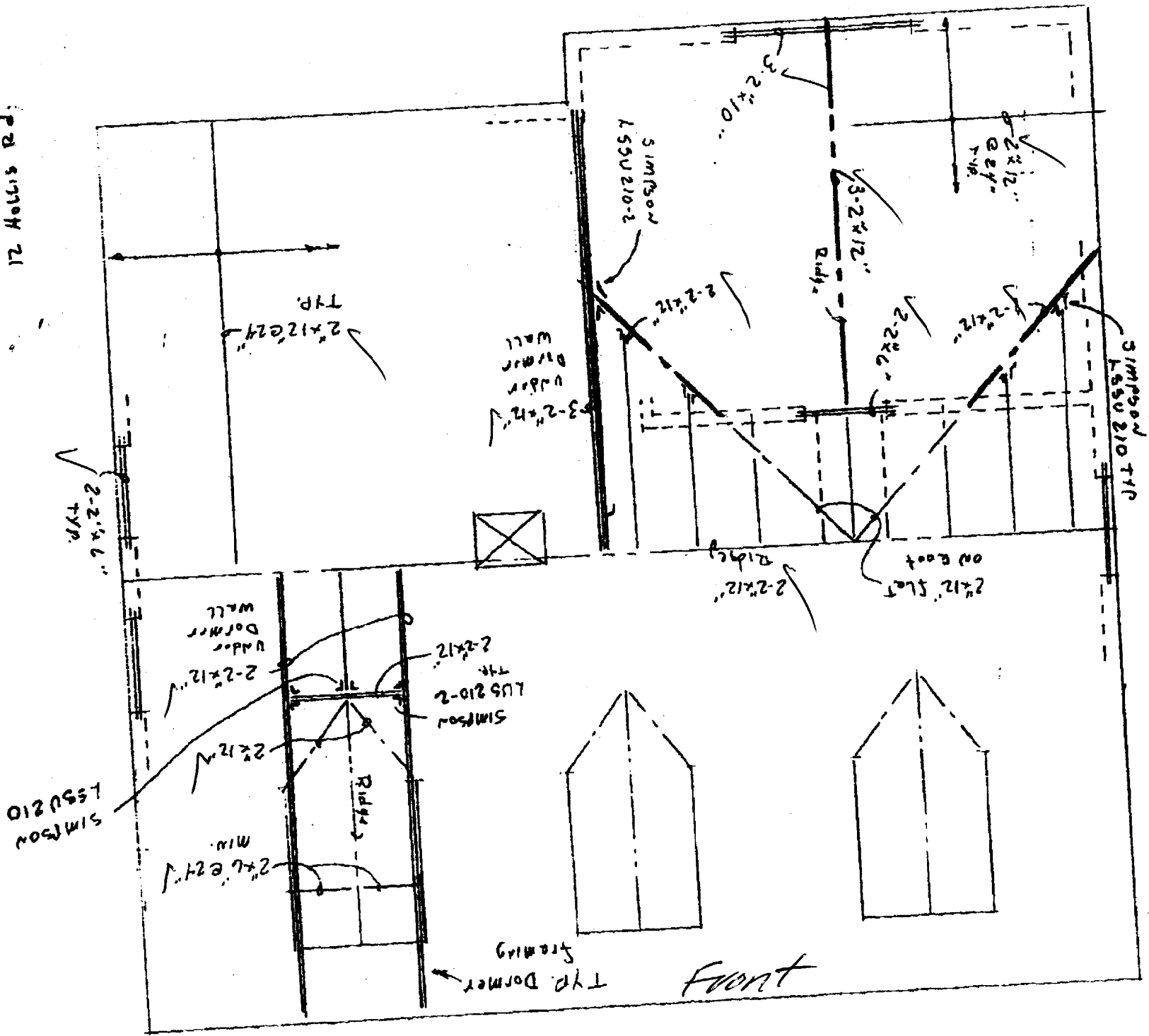


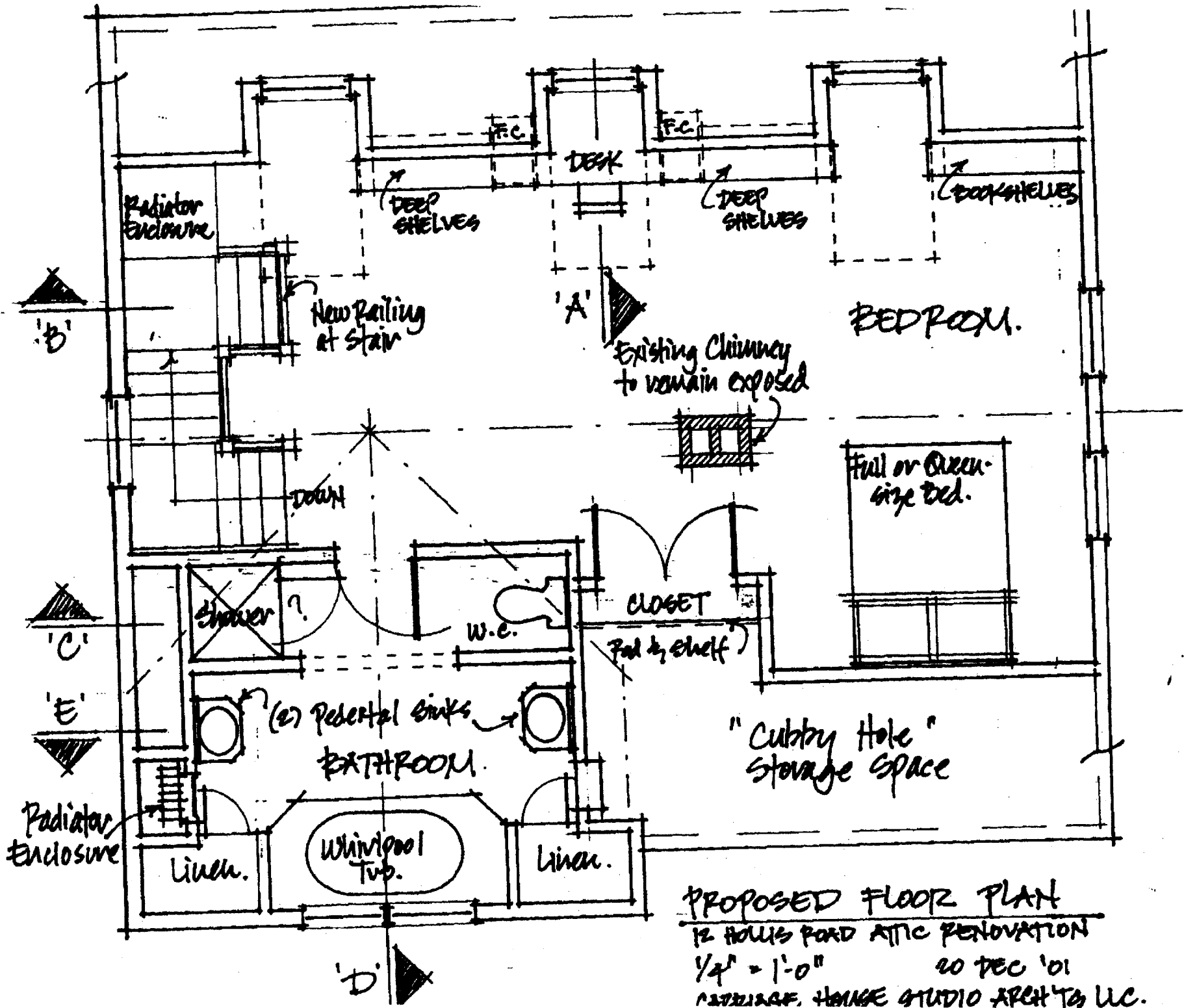
**England Residence
12 Hollis Road
Portland , Maine**

Remove existing 8-12 pitch roof and reframe new 12-12 pitch roof with back gable and three dormers in front of house.

Roof Framing will be 2x12 rafters 24" on center with 2x6 collar ties 6' on center. Knee walls at eaves to be of 2x4.

254. 1-25-02
12 Hollis Rd.

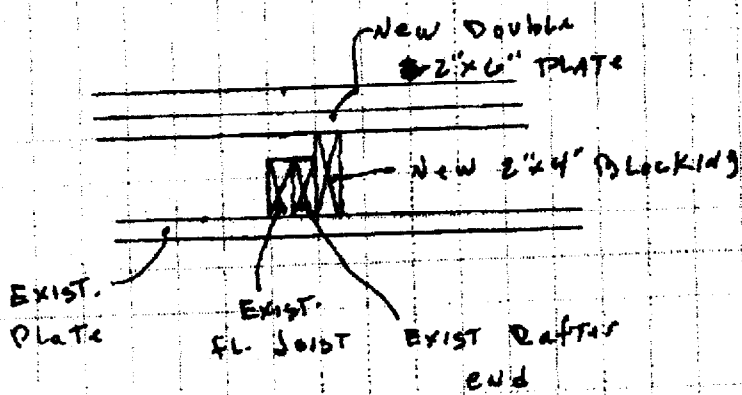
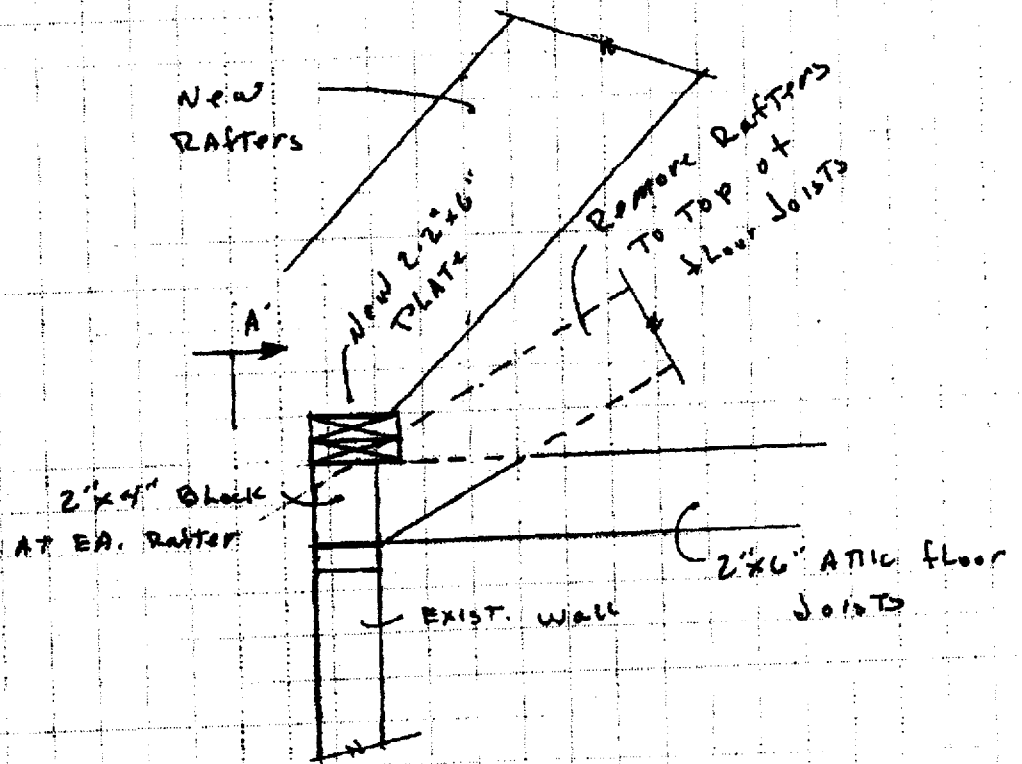




PROPOSED FLOOR PLAN
 12 HOLE FORD ATTIC RENOVATION
 1/4" = 1'-0" 20 DEC '01
 RAYMOND F. HUNGE STUDIO ARCH'TS LLC.

SWIFT ENGINEERING
 331 Main Street
 NORWAY, MAINE 04268
 (207) 743-5885
 FAX (207) 743-9525

JOB _____
 SHEET NO. _____ OF _____
 CALCULATED BY _____ DATE _____
 CHECKED BY _____ DATE _____
 SCALE _____



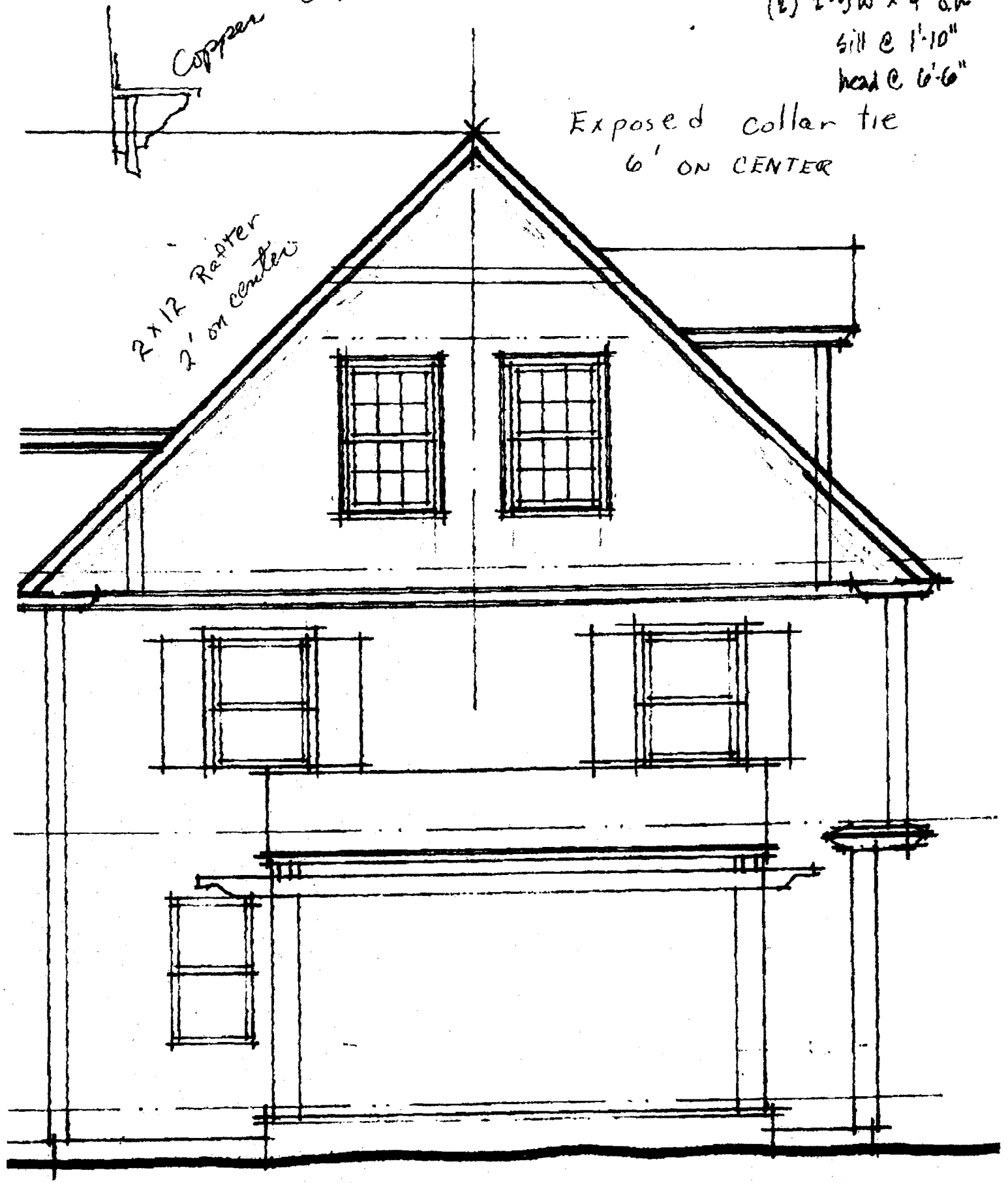
SECTION A'

Copper cap

(2) 2'-9" w x 4'-8" h
sill @ 1'-10"
head @ 6'-6"

Exposed collar tie
6' ON CENTER

2x12 Rafter
2' on center





CITY OF PORTLAND, MAINE

Department of Building Inspections

4/14 20 02

Received from WAD BROS

Location of Work 15 HOLLIS-ROCK

Cost of Construction \$ 36,249-

Permit Fee \$ 350-

Building (I1) Plumbing (I5) Electrical (I2) Site Plan (U2)

Other _____

CBL: 151 B C 11

Check #: 1710

Total Collected \$ 350-

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