

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

Please Read
Application And
Notes, If Any,
Attached

BUILDING PERMIT

Permit Number: 100123

This is to certify that TRUEWORTHY GREGORY L property owner
has permission to Enlarge bathroom, add closet, interior renovations, all work on first floor rear of the home

AT 339 WOODFORD ST CB# 122 F011001

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 lathed or otherwise enclosed-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

Fire Dept. _____
Health Dept. _____
Appeal Board _____
Other _____

Department Name _____

Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit Application

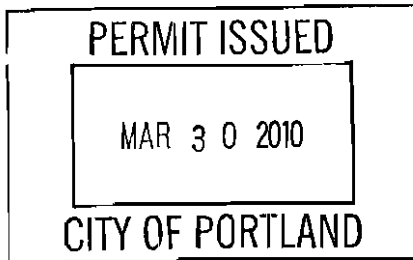
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 10-0123	Issue Date:	CBL: 122 F011001
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Location of Construction: 339 WOODFORD ST	Owner Name: TRUEWORTHY GREGORY L	Owner Address: 339 WOODFORD ST	Phone:
Business Name:	Contractor Name: property owner	Contractor Address:	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use - Dwellings	Zone: R-5

Past Use: Single Family w/ Dr office	Proposed Use: Single Family Home - Enlarge bathroom, add closet, interior renovations, all work on first floor rear of the home	Permit Fee: \$105.00	Cost of Work: \$600.00	CEO District: 5
Proposed Project Description: Enlarge bathroom, add closet, interior renovations, all work on first floor rear of the home		FIRE DEPT: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied Signature: <i>[Signature]</i>	INSPECTION: Use Group: R-3 Type: SB Signature: <i>[Signature]</i>	
		PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input checked="" type="checkbox"/> Denied Signature: _____ Date: _____		

Permit Taken By: ldobson	Date Applied For: 02/10/2010	Zoning Approval		
<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 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: <i>2/12/10</i>	Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied Date: <i>2/12/10</i>	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>[Signature]</i>

**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

City of Portland, Maine - Building or Use Permit

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

Permit No:	Date Applied For:	CBL:
10-0123	02/10/2010	122 F011001

Location of Construction: 339 WOODFORD ST	Owner Name: TRUEWORTHY GREGORY L	Owner Address: 339 WOODFORD ST	Phone:
Business Name:	Contractor Name: property owner	Contractor Address:	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use - Dwellings	

Proposed Use: Single Family Home - Enlarge bathroom, add closet, interior renovations, all work on first floor rear of the home	Proposed Project Description: Enlarge bathroom, add closet, interior renovations, all work on first floor rear of the home
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Marge Schmuckal **Approval Date:** 02/12/2010**Note:** **Ok to Issue:** ☒

- 1) Separate permits shall be required for future decks, sheds, pools, and/or garages.
- 2) This is NOT an approval for an additional dwelling unit. You SHALL NOT add any additional kitchen equipment including, but not limited to items such as stoves, microwaves, refrigerators, or kitchen sinks, etc. Without special approvals.
- 3) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval. It is understood that the area being created IS NOT a separate dwelling unit. There presently are no kitchen facilities in the area to be created. Only a bar sink no larger than 17" x 19" will be installed as allowed on other such proposals. Other alterations as detailed on you submittal is allowable under zoning.
- 4) 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:** Tammy Munson **Approval Date:** 03/02/2010**Note:** **Ok to Issue:** ☒

- 1) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.
- 2) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm or HVAC or exhaust systems. Separate plans may need to be submitted for approval as a part of this process.
- 3) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

Comments:

2/11/2010-mes: See letter written - the applicant really wants a 2nd dwelling unit, but doesn't want to do all the building code requirements. - Trying to set up a meeting with him & Jeanie and me. Permit is on hold until sorted out.

2/12/2010-mes: Owner already recieved my letter - We discussed the issue over the phone - He said there were no kitchen facilities there (no cooking facilities and no refrigerator) - He wants to install a bar sink. I told him that we have previously allowed 17" x 19" in cases like this. He agreed to that sink size. I will review the permit as such and put conditions on.

BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

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.

 X **Framing/Rough Plumbing/Electrical: Prior to Any Insulating or drywalling**

 X **Final inspection required at completion of work.**

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.

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

CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED.

Signature of Applicant/Designee

Date

Signature of Inspections Official

Date



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>339 WOODFORD ST, Portland, Me, 04103</u>			
Total Square Footage of Proposed Structure <u>558</u>		Square Footage of Lot <u>.22</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>122</u> Block# <u>F</u> Lot# <u>11-B</u>		Owner: <u>GREGORY TRENEWORTHY</u>	Telephone: <u>207-774-5543</u>
Lessee/Buyer's Name (If Applicable) <u>N/A</u>	Applicant name, address & telephone: <u>GREGORY TRENEWORTHY</u> <u>339 WOODFORD ST</u> <u>PORTLAND, ME, 04103</u>		Cost Of Work: \$ <u>600.00</u> Fee: \$ <u>0</u> C of O Fee: \$ <u>0</u>
Current legal use (i.e. single family) <u>Single Family w/ attached DR & OFFICE</u> If vacant, what was the previous use? <u>1931 WAS BUS & TRUCK WAGON</u> Proposed Specific use: <u>Change DR & OFFICE INTO 2nd LAW ATT & Bedroom + Bath</u> Is property part of a subdivision? <u>NO</u> If yes, please name _____ Project description: <u>Enlarge bathroom by adding a bath tub/shower (combo). Add 250 Line for 2nd floor. MAKE upgrade from SINK to a KITCHEN SINK. Add closet, take Down Half wall & all work 1st Floor, Rear of the Home. Close off wall Doorway. Kitchen</u>			
Contractor's name, address & telephone: _____			
Who should we contact when the permit is ready <u>GREG TRENEWORTHY</u>		Change of Use <u>30.00</u>	
Mailing address: <u>339 WOODFORD ST</u> <u>PORTLAND, ME, 04103</u>		Phone: <u>207-774-5543</u>	
		<u>75.00</u>	
		<u>105.00</u>	

Please submit all of the information outlined in the Commercial Application 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 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.

FEB 10 2010

Signature of applicant: [Signature]

Date: 10 Feb 2010

Dept. of Building Inspections

This is not a permit; you may not commence work until a permit is issued.

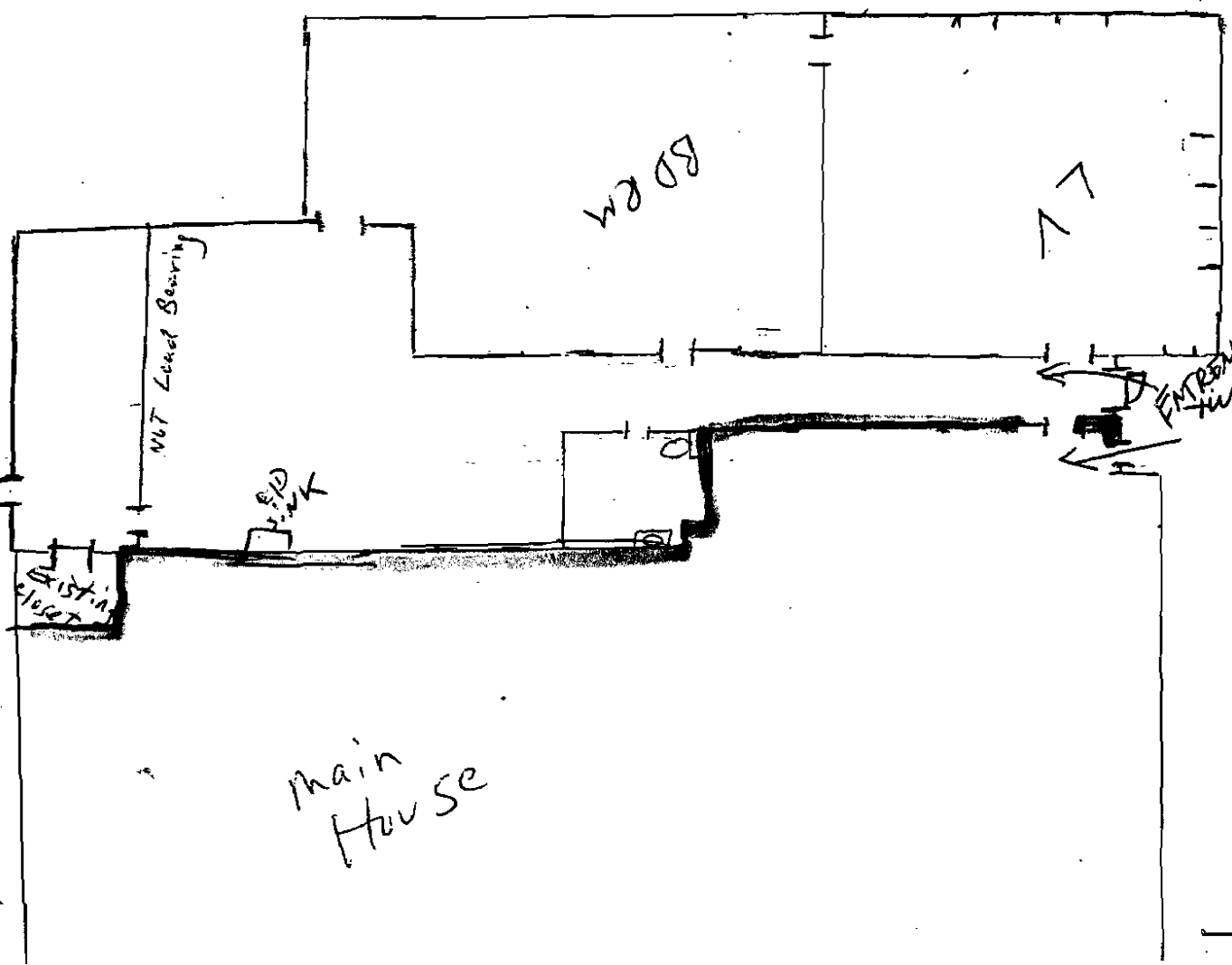
RECEIVED

FEB 10 2010

Dept. of Building Inspections
City of Portland Maine

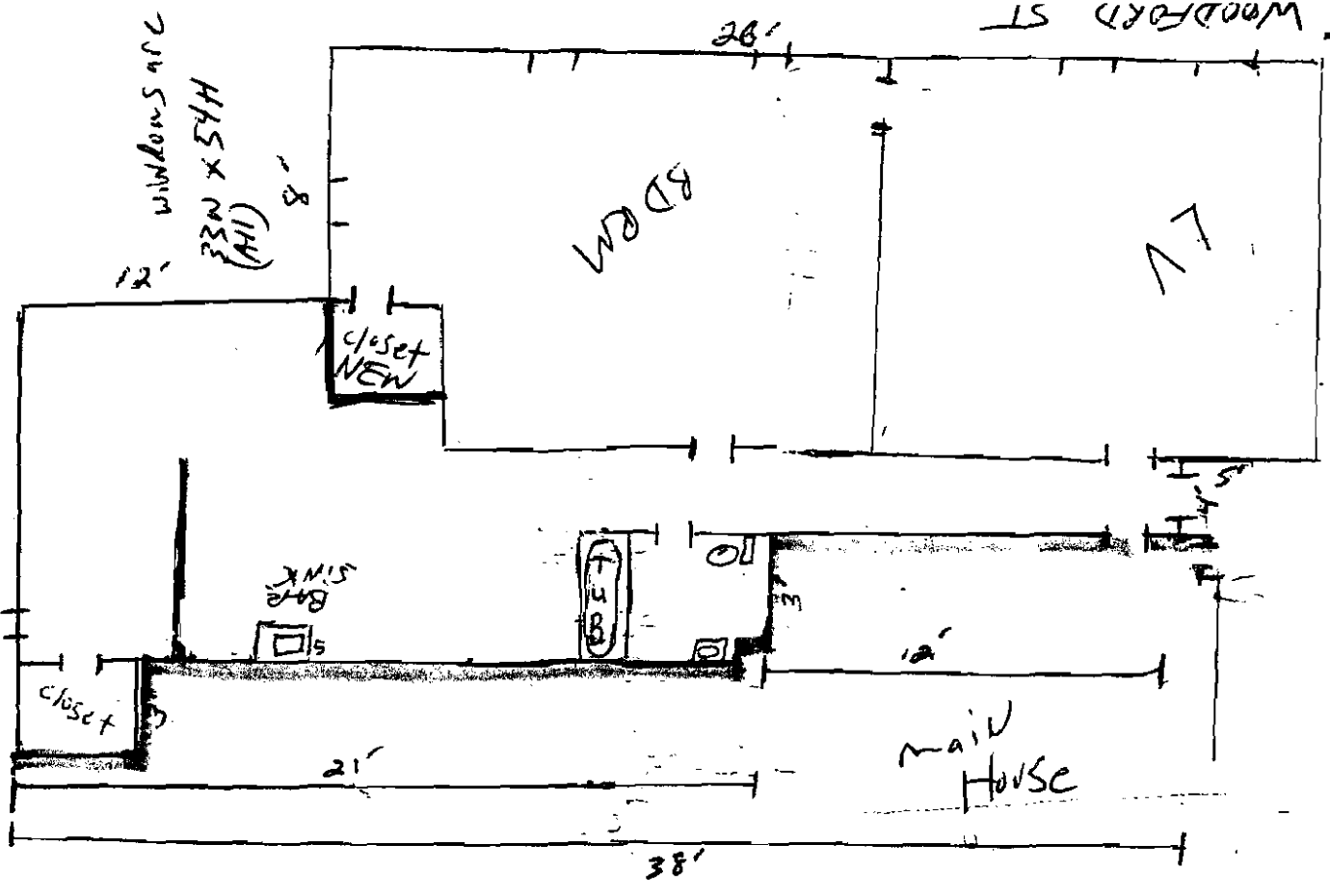
LAWN 31

PRESNT UNFINISHED FLOOR PLAN

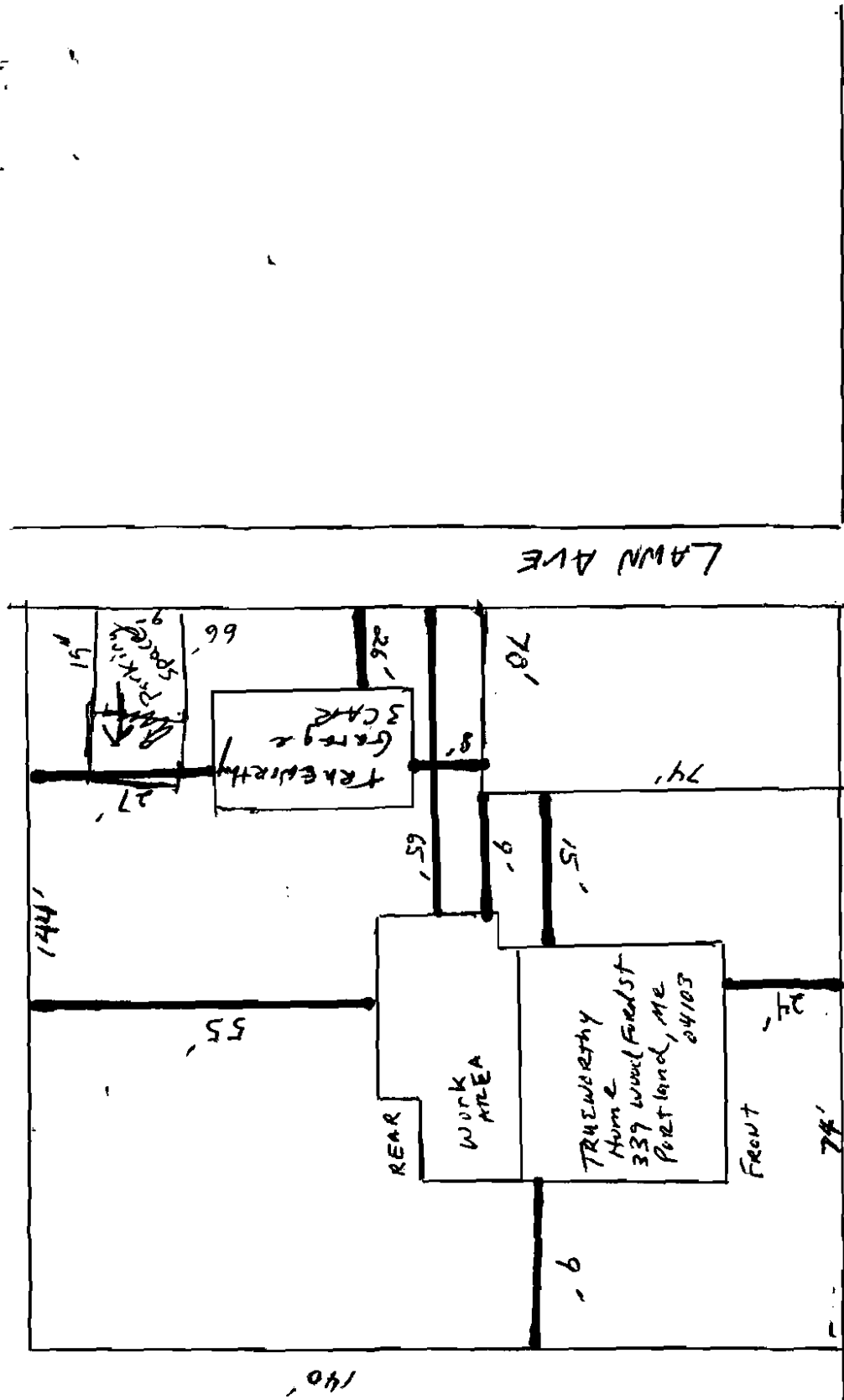


THAT WIRE ALREADY SMOKE DET + CARBON MONOXIDE INSTALLED

FUTURE FLOOR PLAN (1st Floor) REAR OF THE HOUSE FINISHED 16'



WOODFORD ST



WOODFORD ST

- = Property lines & Distance (lot)
- = Distance (House + garage to Property lines)

Walls between the ~~islaw~~ + main house
are 2x4 Framing w/ Latt + Plaster.

I will be adding a closet from the bedroom
into the kitchen. Door already exist, being Done w/
2x4 Construction w/ $\frac{1}{2}$ inch sheet rock.

+ TAKING DOWN a Half a wall in the Kitchen
that the top half was open already. opening the
back of the kitchen + closing in the doorway
on the wall in the front of the kitchen.
work to be done w/ 2x4 construction + $\frac{1}{2}$ in
sheet rock.

plumbing already exist. due to the ~~original~~
original sink in the kitchen.

No Second Floor above the ~~islaw~~.

Not a additional
Dwelling Unit



PORTLAND MAINE

Strengthening a Remarkable City, Building a Community for Life - www.portlandmaine.gov

Penny St. Louis Littell- Director of Planning and Urban Development
Marge Schmuckal, Zoning Administrator

February 11, 2010

Gregory L. Trueworthy
339 Woodford Street
Portland, ME 04103

RE: 339 Woodford Street - 122-F-011 - R-5 Residential Zone - permit #10-0123

Dear Mr. Trueworthy,

I am in receipt of your permit application to do work in your building at 339 Woodford Street in an area that was used as doctor's offices by a previous owner. When I spoke with you at the counter yesterday, you were going to create a new dwelling unit for a total of two dwelling units in your building. I understand that after you spoke with Jeanie Bourke discussing the Building Code requirements, you revised your application to create only be a bedroom suite and not a separate dwelling unit. However, per your application, there is already a separate kitchen in this area. If this is not going to be a separate dwelling unit now, you must remove the existing kitchen facilities. Kitchen facilities are what constitute a separate dwelling unit. Kitchen facilities are defined within the Land Use Zoning Ordinance as "Facilities used for the preparation of meals, including refrigerators and devices used for the cooking and preparation of food." We would need to inspect that all the kitchen facilities have been removed before we can move forward on this permit. I am also seeing that you will be removing the kitchen sink and replacing it with a bar sink. Before I can approve that change, I will need to see the specifications of the replacement bar sink. Bar sinks are limited on size. They are not the same as kitchen sinks.

Please note that the R-5 Zone in which you are located would most probably allow you to have a 2nd dwelling unit on this property. I understand that you may be taking issue with the Building Code requirements that are also required when you do this change.

Your permit is on hold until this matter can be sorted out. I would suggest that you call so that both Jeanie Bourke and I can meet with you to go over the details together. Please give us some times that you could be available. You can call me at 874-8695.

Very truly yours,

Marge Schmuckal
Marge Schmuckal
Zoning Administrator

Cc: Jeanie Bourke, Code Enforcement Officer

Room 315 - 389 Congress Street - Portland, Maine 04101 (207) 874-8695 - FAX: (207) 874-8716 - TTY: (207) 874-3936

MR. Trueworthy received
my letter on 2/12/10
spoke with him on phone.
There are NO kitchen facilities
Now in Area - will only
put in A BAR
Sink 17" X 19"
Agreed to

per owner
there are
no kitchen
facilities
there yet

No stove -
No refrigerator
NO microwave