

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

BUILDING DEPARTMENT

PERMIT

Please Read Application And Notes, If Any, Attached

Permit Number: 0714307
PERMIT ISSUED
DEC 21 2007
CITY OF PORTLAND

This is to certify that FRONCEK THOMAS W & LEN K KITS/R Method

has permission to Single Family Home - Addition to kitchen 1/2' x

AT 82 CONCORD ST L 130 B005001

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 is procured before this building or part thereof is started or closed-in. 48 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

12/21/07 [Signature]
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: 07-1475	Issue Date: 12/21/07	CBL: 130 B005001
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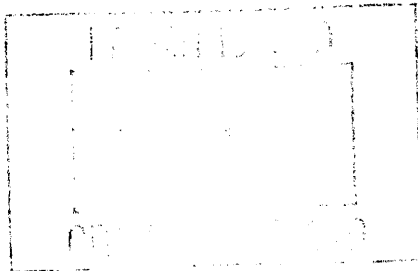
Location of Construction: 82 CONCORD ST	Owner Name: FRONCEK THOMAS W & ELLEN	Owner Address: 82 CONCORD ST	Phone: 774-3830
Business Name:	Contractor Name: R M Woodworks/ Ray Wood	Contractor Address: 14 Union Street Gorham	Phone: 2076503689
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	Zone: R-5

Past Use: Single Family Home	Proposed Use: Single Family Home - Addition to kitchen 3 1/2' x 8'	Permit Fee: \$250.00	Cost of Work: \$23,000.00	CEO District: 4
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R-3 Type: SB IRC 2003	

Proposed Project Description: Single Family Home - Addition to kitchen 3 1/2' x 8'	Signature:	Signature: (12/21/07) CLM
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: Idobson	Date Applied For: 12/05/2007	Zoning Approval
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- 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 Major <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Denied	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	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: 12/10/07	Date:	Date:

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: 07-1475	Date Applied For: 12/05/2007	CBL: 130 B005001
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Location of Construction: 82 CONCORD ST	Owner Name: FRONCEK THOMAS W & ELLEN	Owner Address: 82 CONCORD ST	Phone:
Business Name:	Contractor Name: R M Woodworks/ Ray Wood	Contractor Address: 14 Union Street Gorham	Phone (207) 650-3689
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	

Proposed Use: Single Family Home –Addition to kitchen 3 ½' x 8'	Proposed Project Description: Single Family Home –Addition to kitchen 3 ½' x 8'
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Dept: Zoning	Status: Approved with Conditions	Reviewer: Marge Schmuckal	Approval Date: 12/10/2007
Note:			Ok to Issue: <input checked="" type="checkbox"/>
<ol style="list-style-type: none"> 1) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval. 2) Separate permits shall be required for future decks, sheds, pools, and/or garages. 3) 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. 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: Chris Hanson	Approval Date: 12/21/2007
Note:			Ok to Issue: <input checked="" type="checkbox"/>
<ol style="list-style-type: none"> 1) The design load spec sheets for any engineered beam(s) / Trusses must be submitted to this office. 2) Fastener schedule per the IRC 2003 3) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work. 4) Frost protection must be installed per the enclosed detail as discussed w/owner/contractor. 5) 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. 			



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>82 Concord -</u>		
Total Square Footage of Proposed Structure <u>28 (3 1/2 x 8 ft)</u>		Square Footage of Lot <u>50 x 100</u>
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>130 D 5</u>	Owner: <u>Thomas FRONCEK</u>	Telephone: <u>774-3930</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>Thomas FRONCEK</u> <u>82 Concord St.</u> <u>PORTLAND, ME</u> <u>04011</u>	Cost Of Work: \$ <u>23,000⁰⁰</u> Fee: \$ <u>250⁰⁰</u> C of O Fee: \$ _____
Current legal use (i.e. single family) <u>Single Family</u> If vacant, what was the previous use? _____ Proposed Specific use: _____ Is property part of a subdivision? <u>No</u> If yes, please name _____ Project description: <u>Addition to Kitchen - 3 1/2' x 8'</u>		
Contractor's name, address & telephone: Who should we contact when the permit is ready: <u>Ray Wood, R.M. Woodworks</u> Mailing address: <u>14 Union St</u> Phone: <u>207-650-3689</u> <u>Gorham, ME</u> <u>04038</u>		

DEC 5

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 visit us on-line at www.portlandmaine.gov, 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: <u>Thomas Froncek</u>	Date: <u>12/4/07</u>
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This is not a permit; you may not commence ANY work until the permit is issued.

FOR MORTGAGE LENDER USE ONLY

GENERAL NOTES: (1) DISTANCES SHOWN ARE TAKEN FROM PROVIDED TITLE REFERENCES SHOWN BELOW. (2) THE PURPOSE OF THIS INSPECTION IS TO RENDER AN OPINION AS FOLLOWS: A) DWELLING AND ACCESSORY STRUCTURE'S COMPLIANCE WITH RESPECT TO MUNICIPAL ZONING SETBACKS, AND B) FLOOD ZONE DETERMINATION BY HORIZONTAL SCALING ON BELOW REFERENCED FEMA MAP. (3) THIS INSPECTION EXCEPTS OUT ALL TECHNICAL STANDARDS CURRENTLY SET FORTH BY STATE OF MAINE BOARD OF LICENSURE FOR PROFESSIONAL LAND SURVEYORS. (4) THIS INSPECTION IS TO BE USED ONLY BY THE BELOW LISTED LENDER, TITLE ATTORNEY & TITLE INSURER AND IS NOT TO BE USED BY ANOTHER PARTY FOR BOUNDARY LINE LOCATIONS OR LAND TITLE OPINIONS. (5) A BOUNDARY SURVEY SHOULD BE PERFORMED TO RENDER A PROFESSIONAL OPINION PERTAINING TO BOUNDARY LINE LOCATIONS, BASEMENTS, RIGHTS OF WAY, ENCUMBRANCES, ENCROACHMENTS, AND/OR CONFLICTS WITH ADJUTER'S DEEDS.

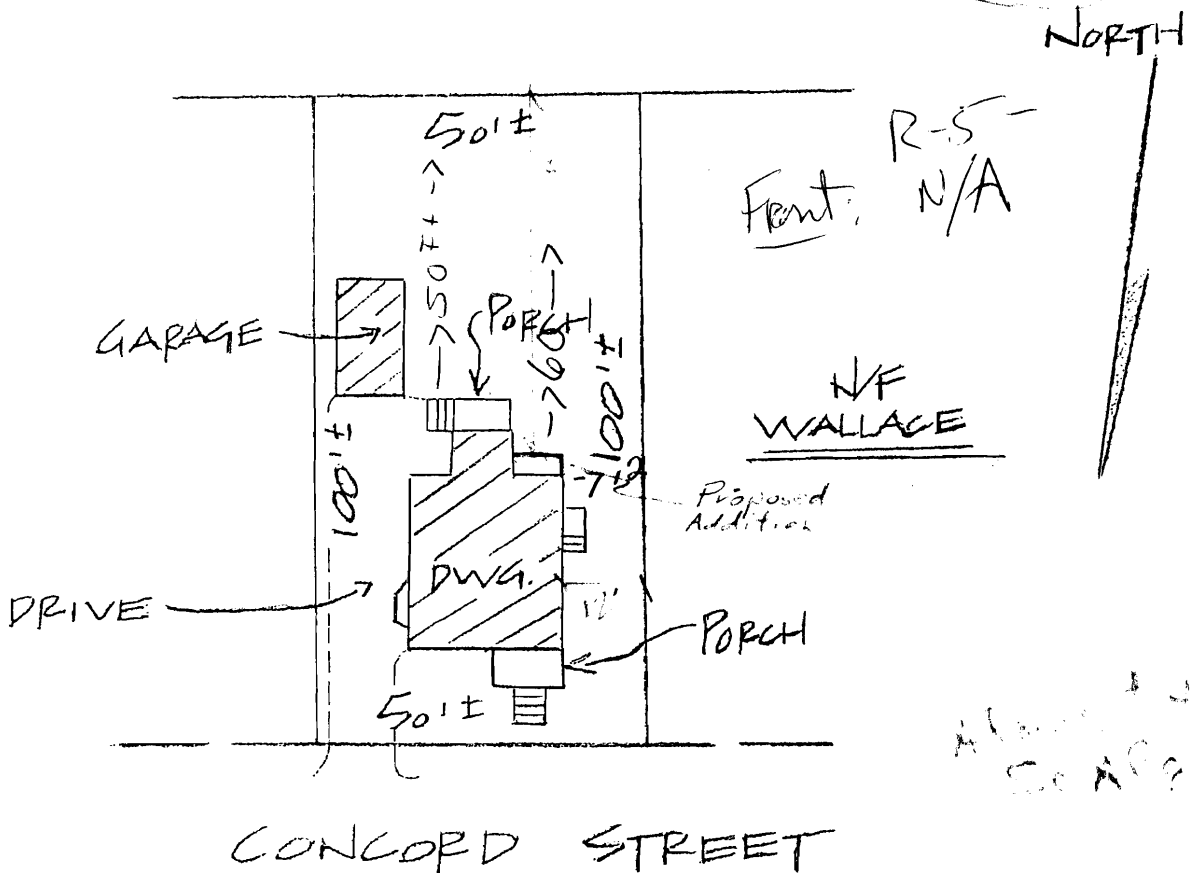
REV. 09/19/07

THIS SKETCH IS NOT TO BE USED FOR CONSTRUCTION PURPOSES, IMPROVEMENTS SHOWN ARE APPROXIMATE.

ADDRESS: 82 Concord Street
Portland, Maine

INSP. DATE: 9/21/2007

SCALE: 1"=30'



NDB

SEE PROVIDED TITLE REFERENCES FOR APPURTENANCES, IF ANY.

APPLICANT: Thomas & Ellen Froncek FILE#: 20720697

OWNER: Nancy Forrester CLIENT#: 3017-07

LENDER: _____

REQ. PARTY: Baxter Title Company

ATTORNEY: _____

TITLE REFERENCES: COUNTY: Cumberland

DEED BOOK: 20916 PAGE: 337

PLAN BOOK: _____ PAGE: _____ LOT: _____

MUNICIPAL REFERENCE:

MAP: 130 BLOCK: D LOT: 5

THE DWELLING DOES NOT FALL WITHIN A SPECIAL FLOOD HAZARD ZONE PER FEMA COMMUNITY MAP No. 230051 PANEL: 0013B
ZONE: C DATE: 12/8/1998

THE DWELLING WAS ~~NOT~~ IN COMPLIANCE WITH MUNICIPAL ZONING SETBACK REQUIREMENTS AT THE TIME OF CONSTRUCTION.

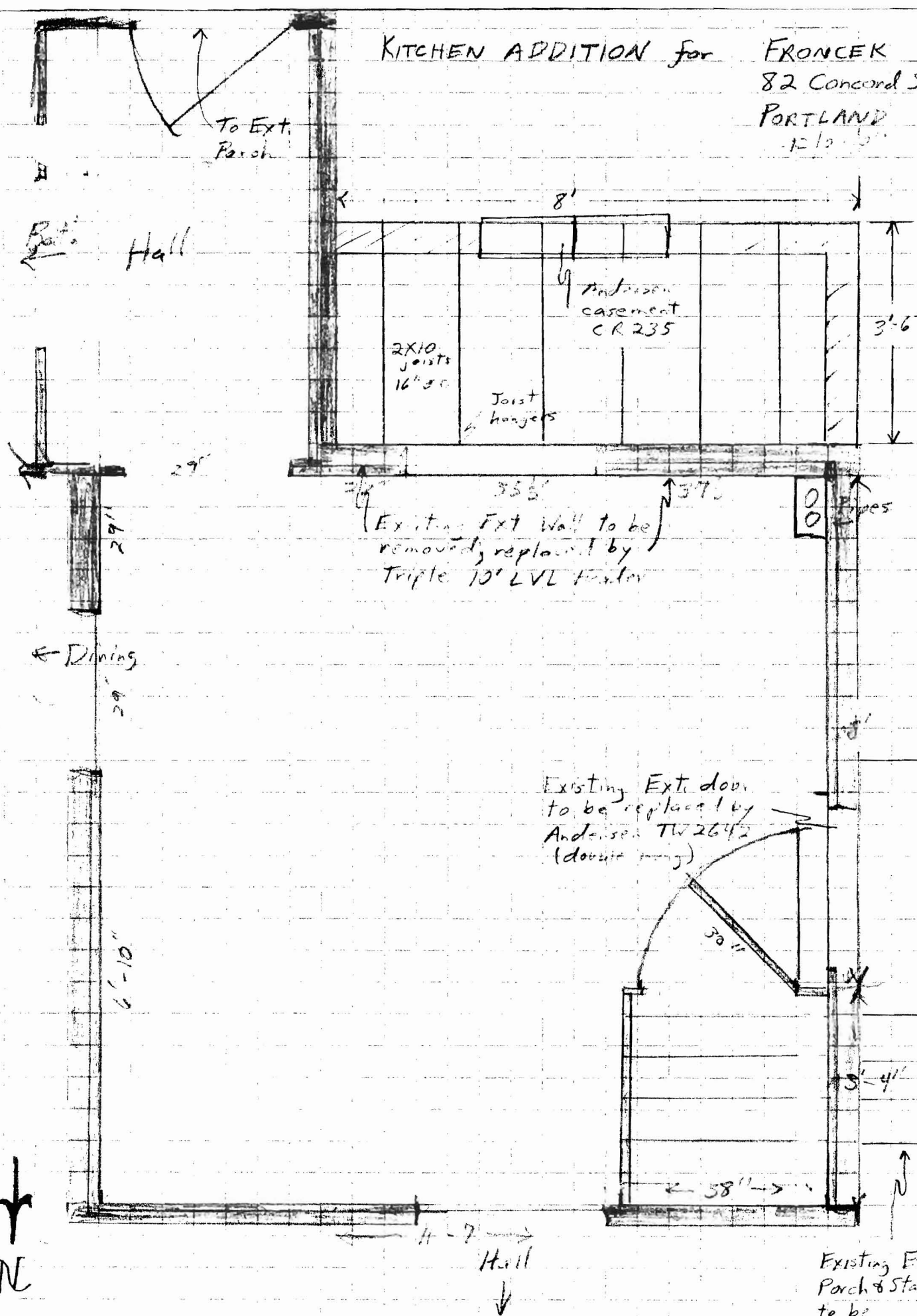
James D. Nadeau, LLC
Professional/Land Surveyors

[Signature]
9-21-07

918 BRIGHTON AVE. PH.(207)878-7870
PORTLAND, ME. 04102 F.(207)878-7871
THIS INSPECTION IS VALID ONLY WITH AN EMBOSSED SEAL AND IS NULL & VOID 90 DAYS AFTER INSPECTION DATE.

THIS IS NOT A BOUNDARY SURVEY - NOT FOR RECORDING

KITCHEN ADDITION for FRONCEK
 82 Concord St
 PORTLAND
 12/12/50



To Ext. Porch

Hall

Anderson casement CR 235

2x10 Joists 16" OC

Joist hangers

Pipes

Existing Ext Wall to be removed, replaced by Triple 10" LVL Header

Dining

Existing Ext. door to be replaced by Anderson TW 264 1/2 (door in wing)

N

Hall

Existing Ext. Porch & Stairs to be removed