

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

Location of Construction: 487 Stevens Ave		Owner: Cody, Wendy		Phone:		Permit No: 971139 PERMIT ISSUED OCT 20 1997 CITY OF PORTLAND		
Owner Address: SAA Ptld, ME 04103		Lessee/Buyer's Name:		Phone: 846-1652			Business Name: Ronald P. Cody D.M.D.	
Contractor Name:		Address:		Phone:			Permit Issued:	
Past Use: Dental Office		Proposed Use: Same w/signage		COST OF WORK: \$			PERMIT FEE: \$ 27.00	
Proposed Project Description: Erect Signage (10 Sq Ft)		FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied		INSPECTION: <i>u</i> Use Group: Type: <i>BOCA 96</i>		Zone: <i>R-8</i> CBL: 135-C-022		
		Signature:		Signature: <i>[Signature]</i>		Zoning Approval: <i>OK [Signature] 10/17/97</i> 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"/>		
Permit Taken By: Mary Gresik		Date Applied For: 14 October 1997		PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions <input type="checkbox"/> Denied				
		Signature:		Date:				

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..

Zoning Appeal

Variance
 Miscellaneous
 Conditional Use
 Interpretation
 Approved
 Denied

Historic Preservation

Not in District or Landmark
 Does Not Require Review
 Requires Review

Action:

Approved
 Approved with Conditions
 Denied

Date: 10/14/97
KT

PERMIT ISSUED WITH REQUIREMENTS

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 provisions of the code(s) applicable to such permit

Wendy Cody
SIGNATURE OF APPLICANT Wendy Cody ADDRESS: DATE: 14 October 1997 PHONE:

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE PHONE:

White-Permit Desk Green-Assessor's Canary-D.P.W. Pink-Public File Ivory Card-Inspector

CEO DISTRICT 6
m leary

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		Signature:		Signature:	
Permit Taken By: Mary Gresik		Date Applied For: 14 October 1997			

PERMIT ISSUED
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OCT 20 1997
CITY OF PORTLAND

Zone: CBL: 135-C-022

Zoning Approval: OK 10/17/97

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Shoreland
 Wetland
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 SIGNATURE OF APPLICANT *Wendy Cody* ADDRESS: DATE: 14 October 1997 PHONE:

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE PHONE:

White-Permit Desk Green-Assessor's Canary-D.P.W. Pink-Public File Ivory Card-Inspector

CEO DISTRICT 6

COMMENTS

11-7-97 Sign has been picked up

	Type	Inspection Record	Date
Foundation:	_____	_____	_____
Framing:	_____	_____	_____
Plumbing:	_____	_____	_____
Final:	_____	_____	_____
Other:	_____	_____	_____

BUILDING PERMIT REPORT

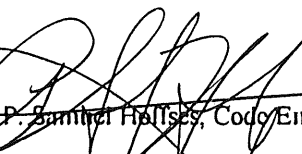
DATE: 17 OCT 97 ADDRESS: 487 STEVENS AVE.
REASON FOR PERMIT: To erect signage 10' (ground sign)
BUILDING OWNER: Wendy Cody
CONTRACTOR: Owner
PERMIT APPLICANT: Wendy Cody APPROVAL: *1, ~~RECEIVED~~
USE GROUP U BOCA 1996 CONSTRUCTION TYPE 53

CONDITION(S) OF APPROVAL

- X 1. This permit does not excuse the applicant from meeting applicable State and Federal rules and laws.
2. Before concrete for foundation is placed, approvals from the Development Review Coordinator and Inspection Services must be obtained. (A 24 hour notice is required prior to inspection)
3. Precaution must be taken to protect concrete from freezing.
4. It is strongly recommended that a registered land surveyor check all foundation forms before concrete is placed. This is done to verify that the proper setbacks are maintained.
5. Private garages located beneath habitable rooms in occupancies in Use Group R-1, R-2, R-3 or I-1 shall be separated from adjacent interior spaces by fire partitions and floor/ceiling assembly which are constructed with not less than 1-hour fire resisting rating. Private garages attached side-by-side to rooms in the above occupancies shall be completely separated from the interior spaces and the attic area by means of ½ inch gypsum board or the equivalent applied to the garage means of ½ inch gypsum board or the equivalent applied to the garage side. (Chapter 4 Section 407.0 of the BOCA/1996)
6. All chimneys and vents shall be installed and maintained as per Chapter 12 of the City's Mechanical Code. (The BOCA National Mechanical Code/1993).
7. Sound transmission control in residential building shall be done in accordance with Chapter 12 section 1214.0 of the city's building code.
8. Guardrails & Handrails: A guardrail system is a system of building components located near the open sides of elevated walking surfaces for the purpose of minimizing the possibility of an accidental fall from the walking surface to the lower level. Minimum height all Use Groups 42", except Use Group R which is 36". In occupancies in Use Group A, B, H-4, I-1, I-2 M and R and public garages and open parking structures, open guards shall have balusters or be of solid material such that a sphere with a diameter of 4" cannot pass through any opening. Guards shall not have an ornamental pattern that would provide a ladder effect. (Handrails shall be a minimum of 34" but not more than 38". Use Group R-3 shall not be less than 30", but not more than 38".)
9. Headroom in habitable space is a minimum of 7'6".
10. Stair construction in Use Group R-3 & R-4 is a minimum of 10" tread and 7 3/4" maximum rise. All other Use group minimum 11" tread, 7" maximum rise.
11. The minimum headroom in all parts of a stairway shall not be less than 80 inches. (6' 8")
12. Every sleeping room below the fourth story in buildings of use Groups R and I-1 shall have at least one operable window or exterior door approved for emergency egress or rescue. The units must be operable from the inside without the use of special knowledge or separate tools. Where windows are provided as means of egress or rescue they shall have a sill height not more than 44 inches (1118mm) above the floor. All egress or rescue windows from sleeping rooms shall have a minimum net clear opening height dimension of 24 inches (610mm). The minimum net clear opening width dimension shall be 20 inches (508mm), and a minimum net clear opening of 5.7 sq. ft.
13. Each apartment shall have access to two (2) separate, remote and approved means of egress. A single exit is acceptable when it exits directly from the apartment to the building exterior with no communications to other apartment units.
14. All vertical openings shall be enclosed with construction having a fire rating of at least one (1) hour, including fire doors with self closer's.
15. The boiler shall be protected by enclosing with (1) hour fire-rated construction including fire doors and ceiling, or by providing automatic extinguishment.
16. All single and multiple station smoke detectors shall be of an approved type and shall be installed in accordance with the provisions of the City's Building Code Chapter 9, Section 19, 920.3.2 (BOCA National Building Code/1996), and NFPA 101 Chapter 18 & 19. (Smoke detectors shall be installed and maintained at the following locations):
 - In the immediate vicinity of bedrooms
 - In all bedrooms

• In each story within a dwelling unit, including basements
In addition to the required AC primary power source, required smoke detectors in occupancies in Use Groups R-2, R-3 and I-1 shall receive power from a battery when the AC primary power source is interrupted. (Interconnection is required)

- 17. A portable fire extinguisher shall be located as per NFPA #10. They shall bear the label of an approved agency and be of an approved type.
- 18. The Fire Alarm System shall be maintained to NFPA #72 Standard.
- 19. The Sprinkler System shall maintained to NFPA #13 Standard.
- 20. All exit signs, lights, and means of egress lighting shall be done in accordance with Chapter 10 Section & Subsections 1023. & 1024. Of the City's building code. (The BOCA National Building Code/1996)
- 21. No construction or demolition work shall begin until you have obtained permits for dumpsters or containers. A work Stop Order shall be issued if this requirement is not met.
- 22. Section 25-135 of the Municipal Code for the City of Portland states, "No person or utility shall be granted a permit to excavate or open any street or sidewalk from the time of November 15 of each year to April 15 of the following year".
- 23. The builder of a facility to which Section 4594-C of the Maine State Human Rights Act Title 5 MRSA refers, shall obtain a certification from a design professional that the plans commencing construction of the facility, the builder shall submit the certification to the Division of Inspection Services.
- 24. This permit does not excuse the applicant from obtaining any license which may be needed from the City Clerk's office.
- 25. Ventilation shall meet the requirements of Chapter 12 Sections 1210. of the City's Building Code.
- 26. All electrical, plumbing and HVAC permits must be obtained by a Master Licensed holders of their trade.
- 27. All requirements must be met before a final Certificate of Occupancy is issued.
- 28. All building elements shall meet the fastening schedule as per Table 2305.2 of the City's Building Code. (The BOCA National Building Code/1996).
- 29. Ventilation of spaces within a building shall be done in accordance with the City's Mechanical Code (The BOCA National Mechanical Code/1993).
- 30. This permit is being issued with the understanding that the foundation (anchorage) for this proposed sign shall meet the City's building code requirements for loads and stresses.
- 31. _____
- 32. _____
- 33. _____
- 34. _____


P. Sumner Holmes, Code Enforcement
cc: Lt. McDougall, PFD
Marge Schmuckal

BILL	POLICY NUMBER	TC	PRODUCER NUMBER	AC	ACCOUNT NUMBER	AUDIT
D	PPS 28287895		02285823	150	0004494910-001-00001	NONE

RENEWAL EFF 03/22/1997

BRANCH L5 PRECISION SERVICES



**ASSURANCE COMPANY OF AMERICA
PRECISION PORTFOLIO POLICY - COMMON DECLARATIONS
PRECISION PREMIER
OFFICE PROGRAM**

This policy consists of the declarations as well as the coverage forms and endorsements listed on the Forms and Endorsements Applicable List.

NAMED INSURED AND MAILING ADDRESS	
RONALD P. CODY, D.M.D. AND WENDY IRENE CODY 487 STEVENS AVENUE PORTLAND	ME 04103-2685

AGENCY NAME AND MAILING ADDRESS	
MORSE, PAYSON & NOYES P. O. BOX 406 PORTLAND (207) 775-6000	ME 04112-0406

BRANCH NAME AND ADDRESS	
PRECISION SERVICES 3910 KESWICK ROAD ROOM 263 BALTIMORE MD 21211 (800) 747-5660	

POLICY PERIOD	
FROM 03/22/1997 12:01 a.m.	TO 03/22/1998 12:01 a.m.

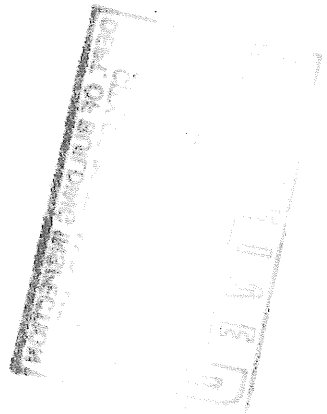
BUSINESS ENTITY: INDIVIDUAL

POLICY PREMIUMS

In return for the payment of the premium, and subject to all the terms of this policy, we agree with you to provide the insurance as stated in this policy.

This policy consists of the following coverage parts. This premium may be subject to adjustment.

	PREMIUM
COMMERCIAL PROPERTY COVERAGE PART	\$ 541.00
COMMERCIAL GENERAL LIABILITY COVERAGE PART	\$ 104.00
TOTAL POLICY PREMIUM	\$ 645.00



Countersigned by *Keta L. Bryant* _____ Date _____
Authorized Representative

Includes copyrighted material of Insurance Services Office, Inc., with its permission.
Copyright, Insurance Services Office, Inc., 1984.
Copyright, Maryland Casualty Company, 1992.

POLICY NUMBER	TC	PRODUCER NUMBER	AC	ACCOUNT NUMBER	AUDIT
PPS 28287895		02285823	150	0004494910-001-00001	NONE
ANCH L5 PRECISION SERVICES					RENEWAL EFF 03/22/1997

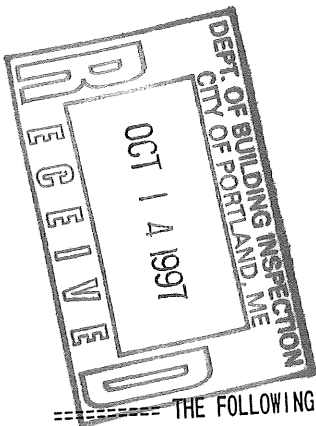
PRECISION PORTFOLIO POLICY COMMERCIAL GENERAL LIABILITY DECLARATIONS PRECISION PREMIER OFFICE PROGRAM

This coverage part consists of this declarations form, the common policy conditions, and the coverage forms and endorsements indicated as applicable on the forms list.

COVERAGES AND LIMITS OF INSURANCE

Some of these coverages are sublimits or are subject to aggregate limits. Refer to your policy to determine how they apply.

GENERAL AGGREGATE	\$2,000,000
PRODUCTS AND COMPLETED OPERATIONS AGGREGATE	\$2,000,000
EACH OCCURRENCE	\$1,000,000
TENANTS LEGAL LIABILITY	\$1,000,000
MEDICAL EXPENSES - EACH PERSON	\$ 10,000
PERSONAL INJURY AND ADVERTISING INJURY	\$1,000,000



===== THE FOLLOWING ADDITIONAL EXCLUSIONS AND LIMITATIONS APPLY =====
ABSOLUTE ASBESTOS EXCLUSION

COMMERCIAL GENERAL LIABILITY

INSURED'S COPY

02/20/1997

INFORMATION REQUIREMENTS FOR SIGN PERMIT APPLICATION

APPLICANTS FOR A SIGN PERMIT WILL BE ASKED TO SUBMIT THE FOLLOWING INFORMATION TO THE CODE ENFORCEMENT OFFICE:

- 1. PROOF OF INSURANCE *liability*
- 2. LETTER OF PERMISSION FROM THE OWNER
- 3. A SKETCH PLAN OF THE LOT, INDICATING LOCATION OF BUILDINGS, DRIVEWAYS AND ANY ABUTTING STREETS OR RIGHTS OF WAYS. LENGTHS OF BUILDING FRONTAGES AND STREET FRONTAGES SHOULD BE NOTED (SEE ATTACHED)
- 4. INDICATE ON THE PLAN ALL EXISTING AND PROPOSED SIGNS
- 5. COMPUTATION OF THE FOLLOWING:

A) SIGN AREA OF EACH EXISTING AND PROPOSED BUILDING SIGN

48" x 30" = 1,440"

B) SIGN AREA HEIGHT AND SETBACK OF EACH EXISTING AND PROPOSED FREESTANDING SIGN

A SKETCH OF ANY PROPOSED SIGN(S) SHOWING DIMENSIONS, MATERIALS, SOURCE OF ILLUMINATION AND CONSTRUCTION (ATTACHED)

CERTIFICATE OF FLAMMABILITY FOR CANOPY AT TIME OF APPLICATION

UL 7 REQUIRED FOR LIGHTED SIGNS

FEE FOR PERMIT - \$25.00

.20 per square

FEE FOR PLANNING BASED ON SIGN AREA: \$1,000.00, \$5.00 for EACH ADDITIONAL \$1,000.

NOTE: ONCE A SKETCH PLAN IS FILED FOR A PROPERTY, THE CODE ENFORCEMENT OFFICE WILL KEEP A RECORD OF THE PLAN SO THAT A NEW SKETCH PLAN WILL NOT BE REQUIRED FOR LATER CHANGES TO SIGNAGE ON THE PROPERTY. IN SUCH AN INSTANCE, APPLICANTS WILL ONLY BE REQUIRED TO SUBMIT INFORMATION APPLICABLE TO THE NEW SIGNS.

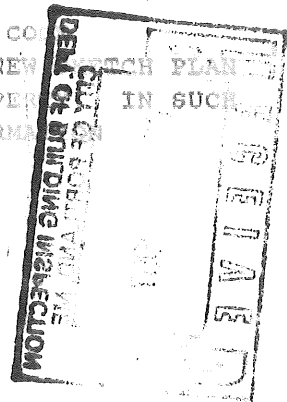


Table 2.3
Residence-Professional (R-P) Zone

Freestanding Signs

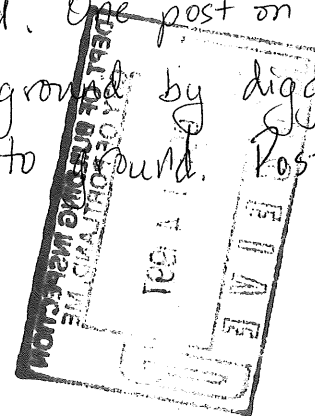
Area	30 sq. ft.
Height	8'
Setback	
# Permitted Per Lot	1 (R)

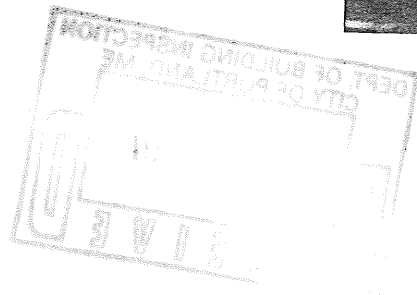
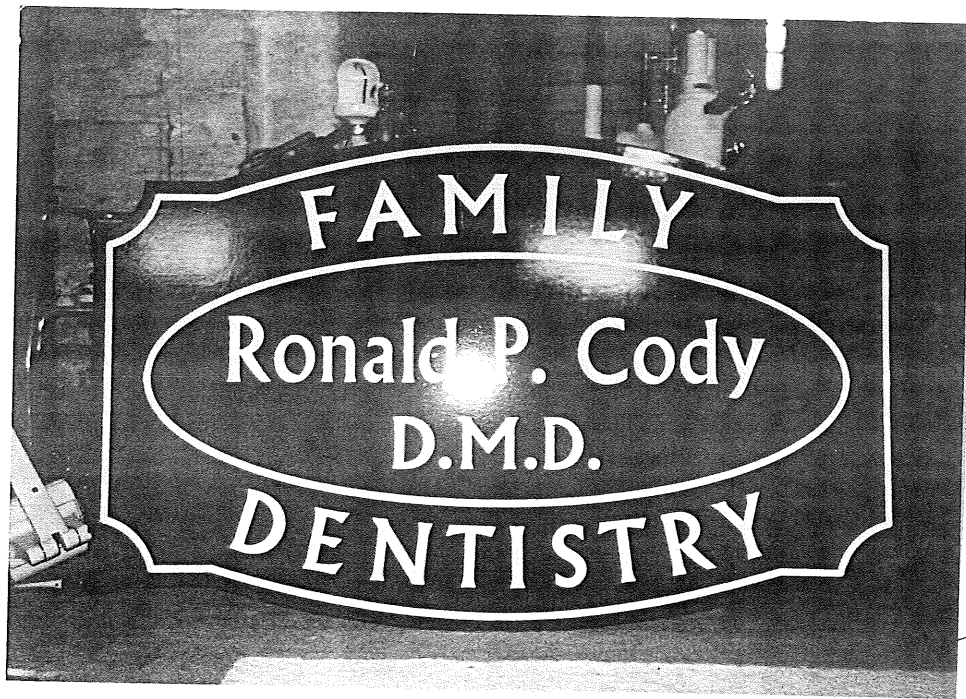
- (a) Lots fronting on two or more streets are allowed one freestanding sign of equivalent size for each street frontage with vehicular entry, provided such signs are not readily concurrently visible.

Building Signs

None allowed, other than incidental and

2 posts will secure sign to ground. One post on each side of sign. Posts will be put into ground by digging holes (3 ft. deep) and then cemented into ground. Posts are approx. 10" wide x 10" x 7'.





NEILL & GUNTER INCORPORATED

SCARBOROUGH COURT

482 PAYNE ROAD

SCARBOROUGH, MAINE 04074

(207) 883-3355

JOB NO. _____ FILE NO. _____

JOB TITLE _____

CLIENT _____

PREPARED _____ DATE _____ CHECKED _____ DATE _____

SCALE _____ SHEET _____ OF _____

GARAGE

DRIVEWAY

~~SIDEWALK~~ WALKWAY

BUILDING

ENTRYWAY

WALKWAY

SITE OF PROPOSED SIGN

5'

TREE

SIDEWALK

STEVENS AVE.

DRIVEWAY

CLINTON ST.

Freestanding 30# MAX
 height 8' MAX
 setback 5' setback

10# show
 7' high per appl.
 5' show

SIGNAGE

PLEASE ANSWER ALL QUESTIONS

R-P

ADDRESS: 405 Stevens Ave ZONE: RP
 OWNER: DR. RONALD GODY
 APPLICANT: Dr. Gody
 ASSESSOR NO.: 135-C-22

SINGLE TENANT LOT? YES NO

MULTI TENANT LOT? YES NO

FREESTANDING SIGN? (ex. pole sign..) YES NO

DIMENSIONS 48" x 30" (4x2.5)
10 #

MORE THAN ONE SIGN? YES NO

BLDG. WALL SIGN? (attached to bldg) YES NO

MORE THAN ONE SIGN? YES NO

LIST ALL EXISTING SIGNS NONE

LOT FRONTAGE (FEET) 46 feet

BLDG FRONTAGE (FEET) 32 feet

AWNING YES NO IS AWNING BACKLIT? YES NO

HEIGHT OF AWNING:

IS THERE ANY COMMUNICATION, MESSAGE, TRADEMARK OR SYMBOL ON IT?

A SITE SKETCH AND BUILDING SKETCH SHOWING EXACTLY WHERE EXISTING AND NEW
 SIGNAGE IS LOCATED MUST BE PROVIDED. SKETCHES AND/OR PICTURES OF THE
 PROPOSED SIGNS ARE ALSO REQUIRED.

