

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT

This is to certify that GULLIKSON, DIANE M

Located At 35 BAY ST

Job ID: 2012-11-5337-ALTR

CBL: 156-C-001-001

has permission to Renovations after fire, add 3/4 bath 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 the buildings and structures, and of the application on file in the department.

Notification of inspection and written permission procured before this building or part thereof is lathed or otherwise closed-in. 48 HOUR NOTICE IS REQUIRED.

A final inspection must be completed by owner before this building or part thereof is occupied. If a certificate of occupancy is required, it must be

Fire Prevention Officer


Code Enforcement Officer / Plan Reviewer

THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY
PENALTY FOR REMOVING THIS CARD

BUILDING PERMIT INSPECTION PROCEDURES

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

or email: buildinginspections@portlandmaine.gov

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the city of Portland Inspections Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.**
- **Permits expire in 6 months. If the project is not started or ceases for 6 months.**
- **If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue.**

Footings/Setbacks prior to pouring concrete

Close In Elec/Plmb/Frame prior to insulate or gyp

Final Inspection

The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OF CIRCUMSTANCES.

IF THE PERMIT REQUIRES A CERTIFICATE OF OCCUPANCY, IT MUST BE PAID FOR AND ISSUED TO THE OWNER OR DESIGNEE BEFORE THE SPACE MAY BE OCCUPIED.



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Director of Planning and Urban Development
Jeff Levine

Job ID: 2012-11-5337-ALTR

Located At: 35 BAY ST

CBL: 156- C-001-001

Conditions of Approval:

Zoning

1. This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
2. This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
3. This permit is being approved with the condition that all the work is taking place within the existing footprint.

Building

1. Separate permits are required for any electrical, plumbing, sprinkler, fire alarm HVAC systems, heating appliances, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.
2. Hardwired interconnected battery backup smoke detectors shall be installed in all bedrooms, protecting the bedrooms, and on every level.
3. There must be a 2" clearance maintained between the chimney and any combustible material, with draft stopping per code at each level. Renovations of residential dwellings shall install a CO detector in each area within or giving access to bedrooms. That detection must be powered by the electrical service in the building and battery.

1. Application approval based upon information provided by the applicant or design professional. Any deviation from approved plans requires separate review and approval prior to work.
- 2.

Any modifications to existing building systems and all new systems (HVAC, electrical, plumbing) shall meet IECC 2009 or ASHRAE 90.1-2007 requirements for energy code compliance.

The existing stairs must be rebuilt to the same rise and run that existed and shall not be made steeper.

Fire

All construction shall comply with City Code Chapter 10.

A sprinkler system shall be installed.

A separate no fee One- or Two-family Fire Sprinkler Permit is required.

All smoke detectors and smoke alarms shall be photoelectric.

Hardwired Carbon Monoxide alarms with battery back up are required on each floor

Sprinkler requirements

The sprinkler system shall be installed in accordance with NFPA 13D. A compliance letter is required.

All control valves shall be supervised in accordance with NFPA 13D. Pad locks shall only be installed on valves designed to be secured in the open position by pad lock.

Application requires State Fire Marshal approval.

City of Portland, Maine - Building or Use Permit Application

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

Job No: 2012-11-5337-ALTR	Date Applied: 11/5/2012	CBL: 156- C-001-001	
Location of Construction: 35 BAY ST	Owner Name: DIANE M GULLIKSON	Owner Address: 35 BAY ST PORTLAND, ME 04103	Phone:
Business Name:	Contractor Name: KR Stiffler Construction – John Medici	Contractor Address: 32 Tandberg Trl Windham ME 04062	Phone: (207) 776-1126
Lessee/Buyer's Name:	Phone:	Permit Type: Building	Zone:
Past Use: Single family	Proposed Use: Same – Single family – renovations after fire – relocate walls, add ¾ bath, new windows	Cost of Work: \$35,000.00	CEO District:
Proposed Project Description: Renovations after fire; add 3/4 bath, new windows		Fire Dept: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> N/A	Inspection: Use Group: <i>R-3</i> Type: <i>SB</i> <i>TRC 99</i>
Permit Taken By: Brad		Signature: <i>Ceph. K. M. 11/8/12</i>	Signature: <i>[Signature]</i>
		Pedestrian Activities District (P.A.D.)	
Zoning Approval			
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 informatin may invalidate a building permit and stop all work.	Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetlands <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdiviston <input type="checkbox"/> Site Plan ___ Maj ___ Min ___ MM Date: <i>OK w/condition 11/6/12 ABM</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 type="checkbox"/> Denied Date:	Historic Preservation <input checked="" type="checkbox"/> Not in Dist 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>ABM</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



General Building Permit Application

Approved 11/5/12
(S)

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.

2012-11-5337-ALTR

Location/Address of Construction: <u>35 Bay St</u>		
Total Square Footage of Proposed Structure/Area <u>No CHANGE</u>	Square Footage of Lot <u>12052 sq</u>	Number of Stories <u>No CHANGE</u>
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>156 C 1, 2, 3</u>	Applicant: (must be owner, lessee or buyer) Name <u>John Medici</u> Address <u>32 Tandberg Trail</u> City, State & Zip <u>Windham Me 04062</u>	Telephone:
Lessee/DBA RECEIVED NOV 05 2012 Dept. of Building Inspections City of Portland Maine	Owner: (if different from applicant) Name <u>Piane Collier</u> Address <u>35 Bay St</u> City, State & Zip <u>Portland Me 04103</u>	Cost of Work: \$ <u>35,000</u> C of O Fee: \$ <u>750.00</u> Historic Review: \$ _____ Planning Amin.: \$ _____ Total Fee: \$ <u>545.00</u> 450.00
Current legal use (i.e. single family) <u>SFR</u> Number of Residential Units <u>1</u>	If vacant, what was the previous use? _____	
Proposed Specific use: _____		
Is property part of a subdivision? _____ If yes, please name _____		
Project description: <u>① RENOVATIONS after fire (walls + insulation)</u> <u>② SIDING → WINDOWS</u> <u>③ Create new 3/4 Bath</u>		
Contractor's name: <u>IRA STIGLER CONSTRUCTION</u>		Email: _____
Address: <u>32 TANDBERG TRAIL</u>		
City, State & Zip: <u>WINDHAM ME 04062</u>	Telephone: <u>400-7140</u>	
Who should we contact when the permit is ready: <u>John Medici</u>	Telephone: <u>400-7140</u>	
Mailing address: <u>SAME</u>		

Please submit all of the information outlined on the applicable 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.

and 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: [Signature] Date: 10/29/12

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



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Receipts Details:

Tender Information: Check , Check Number: 5090\$370.00

Tender Amount: 370.00

Receipt Header:

Cashier Id: bsaucier

Receipt Date: 11/5/2012

Receipt Number: 49935

Receipt Details:

Referance ID:	8641	Fee Type:	BP-Constr
Receipt Number:	0	Payment Date:	
Transaction Amount:	370.00	Charge Amount:	370.00
Job ID: Job ID: 2012-11-5337-ALTR - Renovations after fire; add 3/4 bath			
Additional Comments: 35 Bay			

Thank You for your Payment!

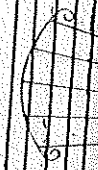
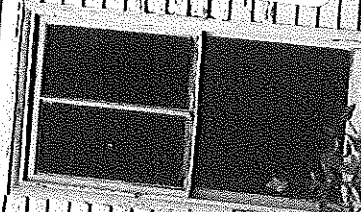
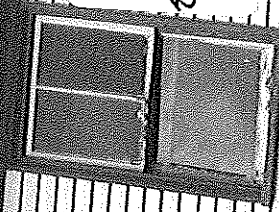


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p200p01

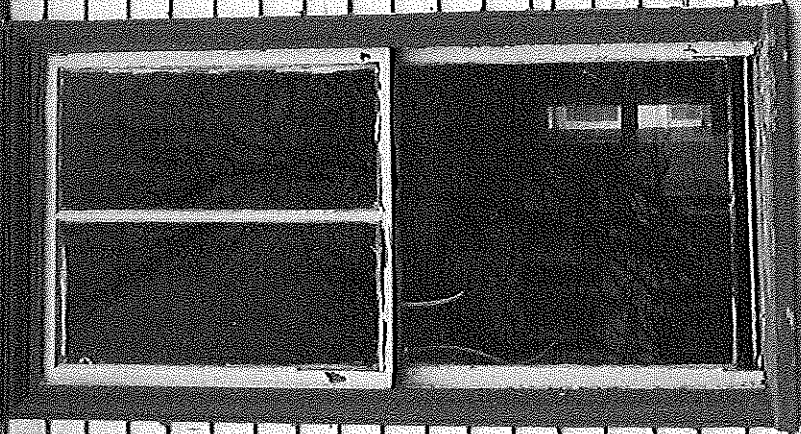


Replaced w/ 38/63 Egress →

Replaced AS 13 ↓



← Removed Replaced
Moved 18" to
left



AS
replaced
AS

2 replaced
AS 15

3 replaced AS 15



Changed
EGRESS to



Bath
Window



Fixed window
in
36x36
to

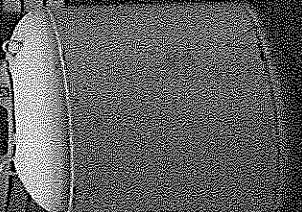
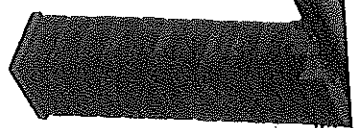


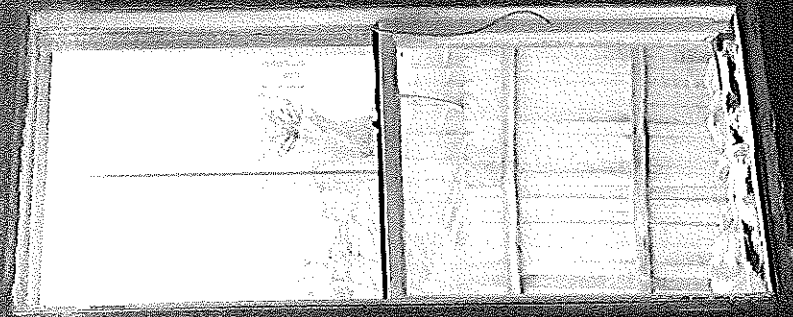
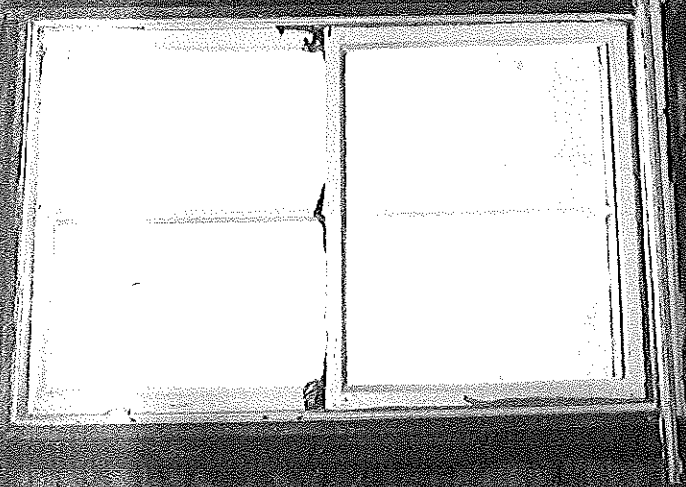
Replaced
AS IS



Replaced
AS IS →

Replaced
AS IS →





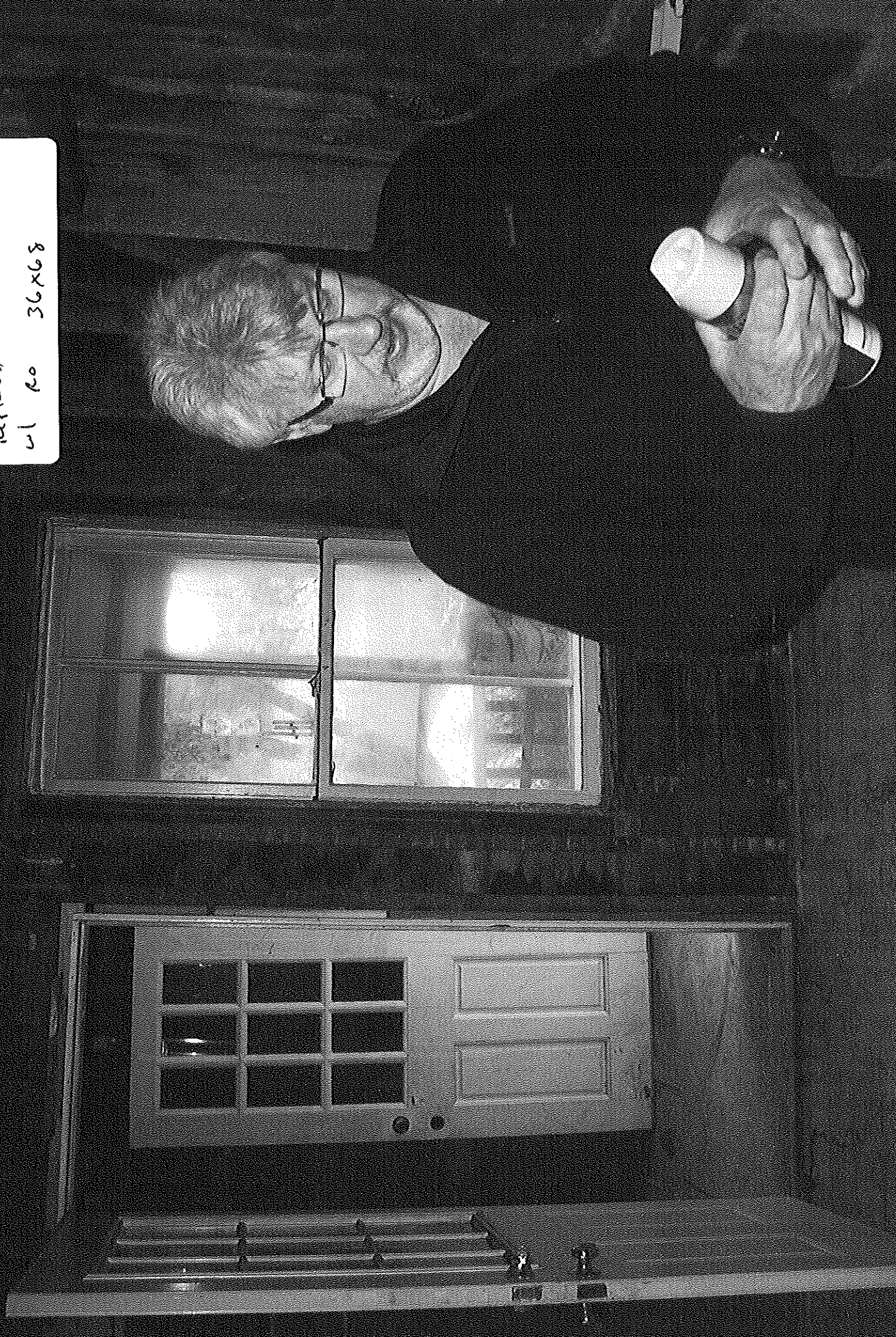
Kitchen
 Large
 Double
 18" to

Rear wall
 Window removed
 Window moved
 Right Ro 48x38



Cellar STAIRS
Replaced same location
L0 30x48

Kitchen side wall
Replaced same location
w/ no 36x68



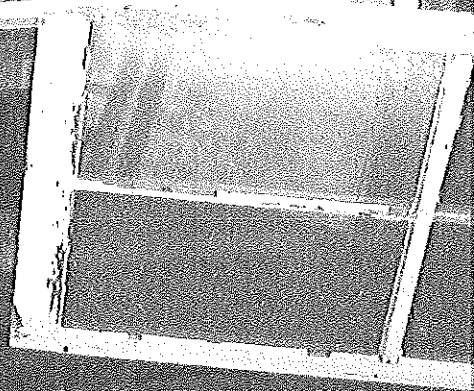
Rear Den Side
Wall Replaced
Same loc Am
Criss L. 38x63

Rear
Rear
Same
Cu

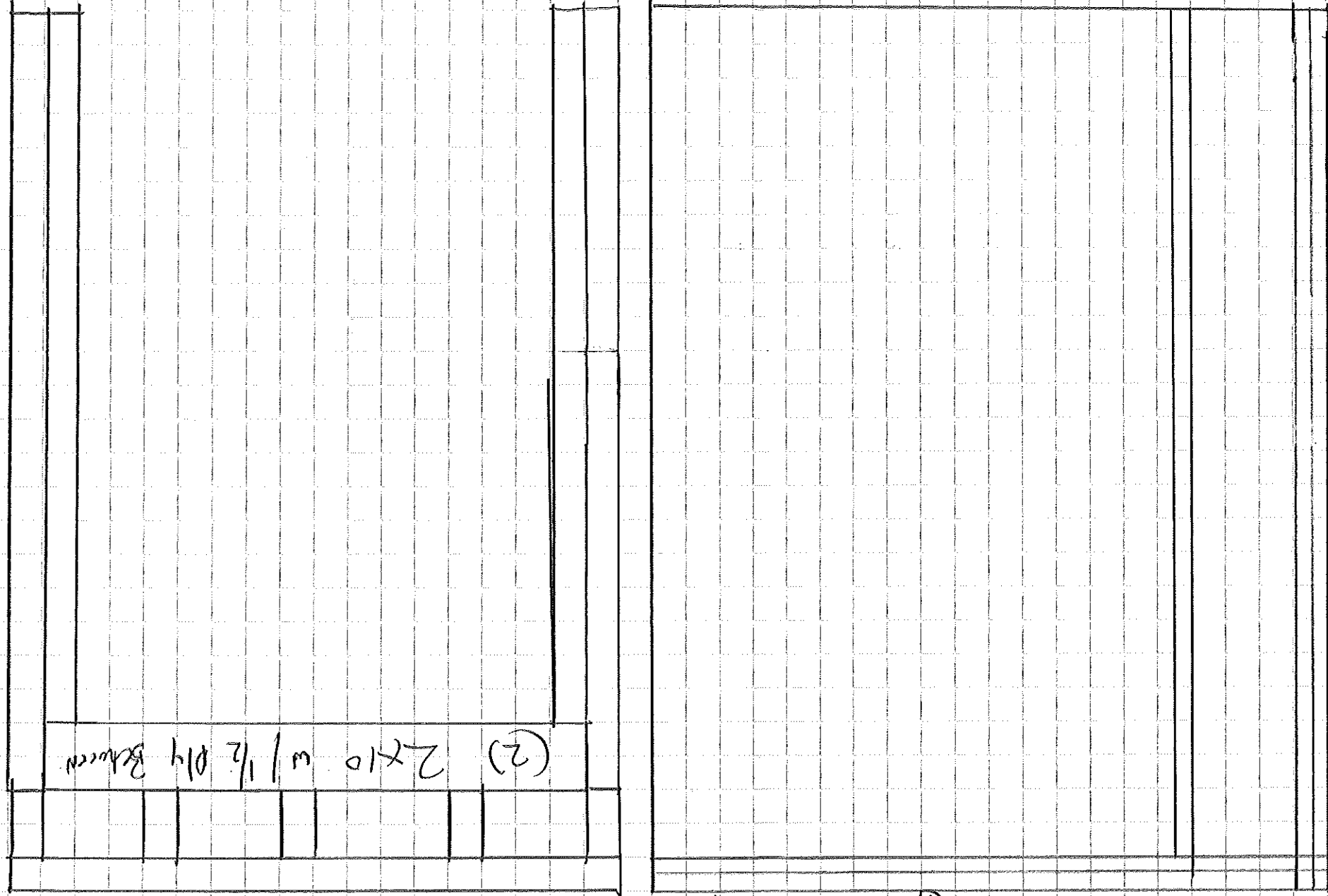
Den
wall
location
32x48

Replaced

Front Bedroom
Window Replaces in
Same location
Ro 36 x 56

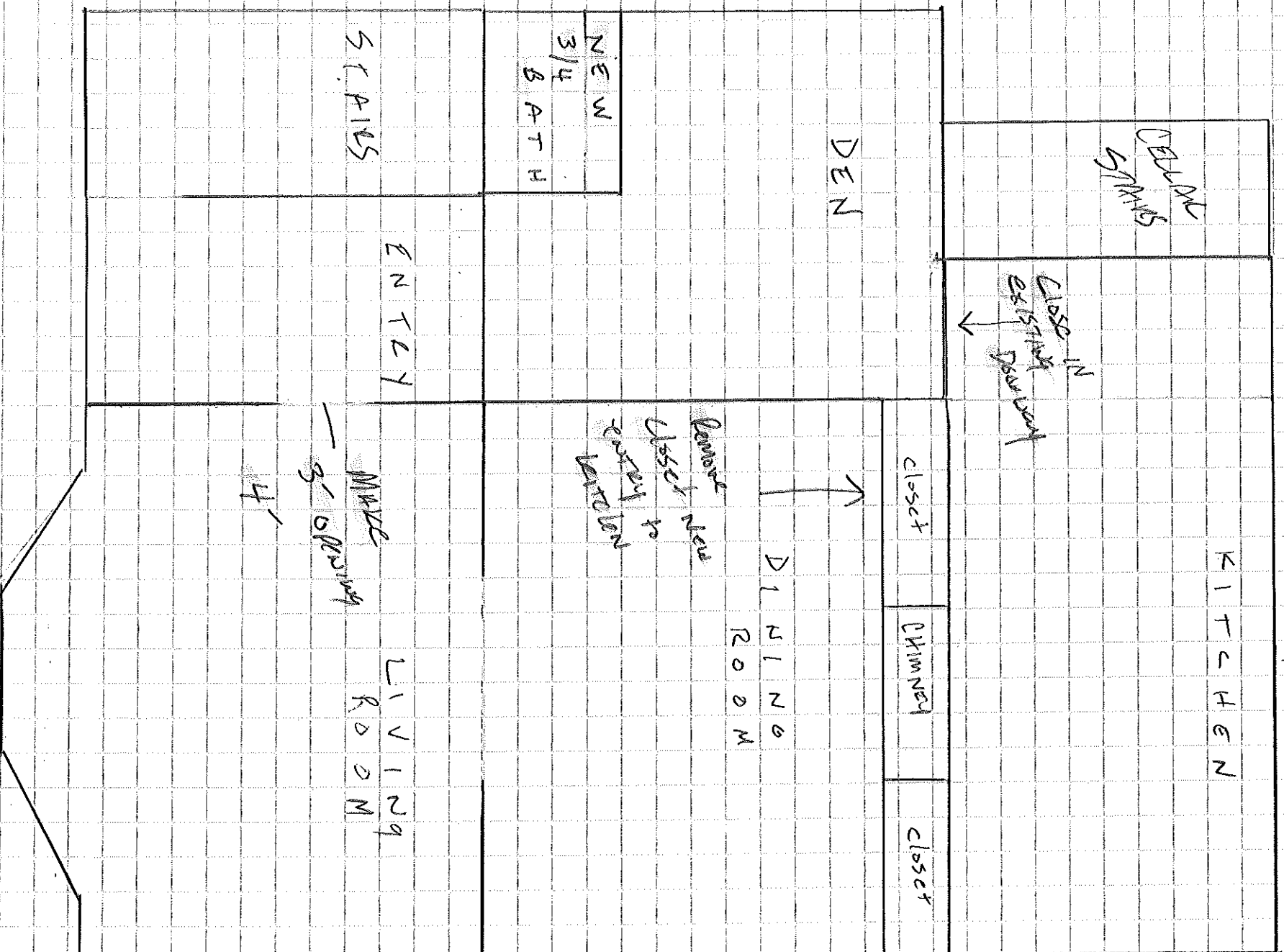


New Windows / Door
48" + UNDER



Bath Wall Framing
2x4 16" OC
Double 2x4 for plate

35 BAY ST
 RENOVATIONS AFTER FIRE



NOTES:

BED ROOMS TO HAVE
 ① EGRESS WINDOWS

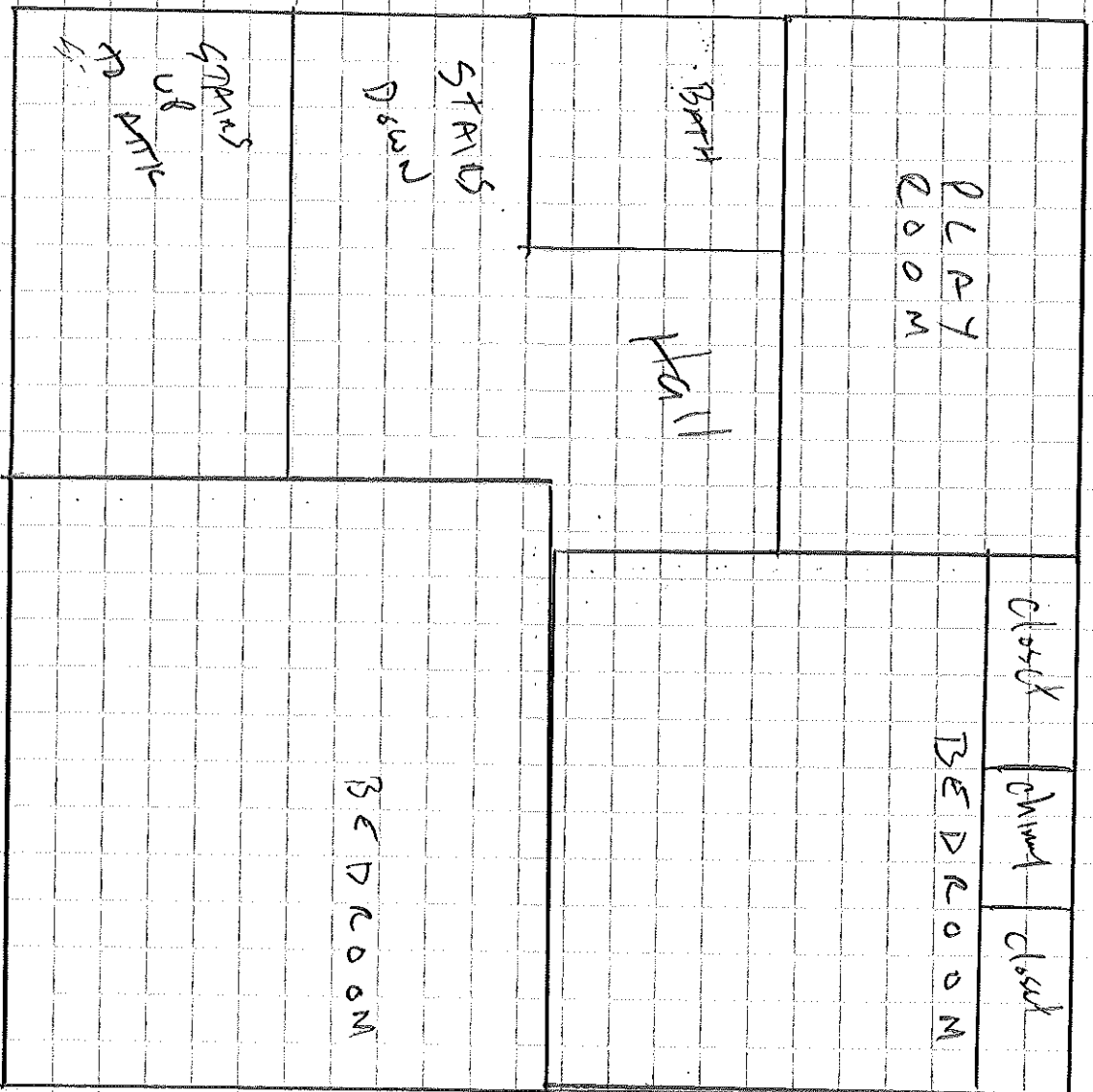
INSULATION TO CODE ✓

NEW DOOR OPENINGS
 4" AND UNDER (3) 2x10 ✓

SPEAKER SYSTEM PROTECTION
 BY FREEDOM RILEY

35 BAY ST

RENOVATIONS AFTER FIRE



2ND FLOOR

NO CHANGES