

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

RENOVATION PERMIT

PERMIT

Please Read Application And Notes, If Any, Attached

PERMIT ISSUED
Permit Number: 050301
APR - 8 2005
CITY OF PORTLAND

This is to certify that Back Cove Estates Llc /First Choice Co...
has permission to Units 1 thru 24, 25 thru 34, 35 thru 39, 40 thru 51, thru 66 kitchen renovations
AT 610 Baxter Blvd 156 F006001

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 inspection must be given and written permission procured before this building or part thereof is altered or closed-in.
HEAVY 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. [Signature]
Health Dept.
Appeal Board
Other Department Name

[Signature] 4/6/05
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: 05-0301	Issue Date: <b>PERMIT ISSUED</b> APR - 8 2005	Phone: 156 F00600
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<b>Location of Construction:</b> 610 Baxter Blvd	<b>Owner Name:</b> Back Cove Estates Llc	<b>Owner Address:</b> 163 Mountain Rd	<b>Phone:</b> 156 F00600
<b>Business Name:</b>	<b>Contractor Name:</b> First Choice Construction	<b>Contractor Address:</b> 15 Martin Street	<b>Phone:</b> 156 F00600
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Dwellings	<b>Zone:</b> R-3

<b>Past Use:</b> Condominiums	<b>Proposed Use:</b> Condominiums/ Units 1 thru 24, 25 thru 34, 36 thru 39, 42 thru 51, 54 thru 66 Kitchen renovations	<b>Permit Fee:</b> \$5,421.00	<b>Cost of Work:</b> \$600,000.00	<b>CEO District:</b> 4	<b>Zone:</b> R-3
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*current legal # of condominium D.U = 65 only*

<b>Proposed Project Description:</b> Units 1 thru 24, 25 thru 34, 36 thru 39, 42 thru 51, 54 thru 66 Kitchen renovations	<b>FIRE DEPT:</b> <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	<b>INSPECTION:</b> Use Group: R3 Type: 5B 4/6/05
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**Signature:** *[Signature]* **Signature:** *[Signature]*

**PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)**

Action:  Approved  Approved w/Conditions  Denied

**Signature:** \_\_\_\_\_ **Date:** \_\_\_\_\_

<b>Permit Taken By:</b> Idobson	<b>Date Applied For:</b> 03/22/2005	<b>Zoning Approval</b>	
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<ol style="list-style-type: none"> <li>This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</li> <li>Building permits do not include plumbing, septic or electrical work.</li> <li>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..</li> </ol>	<b>Special Zone or Reviews</b> <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"/> <i>ok with conditions</i> Date: <i>4/1/05</i>	<b>Zoning Appeal</b> <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: _____	<b>Historic Preservation</b> <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>
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**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

<b>Permit No:</b> 05-0301	<b>Date Applied For:</b> 03/22/2005	<b>CBL:</b> 156 F006001
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<b>Location of Construction:</b> 610 Baxter Blvd	<b>Owner Name:</b> Back Cove Estates Llc	<b>Owner Address:</b> 163 Mountain Rd	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> First Choice Construction	<b>Contractor Address:</b> 15 Martin Street Scarborough	<b>Phone</b> (207) 318-2876
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Dwellings	

<b>Proposed Use:</b> Condominiums/ Units 1 thru 24, 25 thru 34, 36 thru 39, 42 thru 51, 54 thru 66 Kitchen renovations	<b>Proposed Project Description:</b> Units 1 thru 24, 25 thru 34, 36 thru 39, 42 thru 51, 54 thru 66 Kitchen renovations
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**Dept:** Building      **Status:** Approved with Conditions      **Reviewer:** Mike Nugent      **Approval Date:** 04/06/4005

**Note:** **Ok to Issue:**

1) Penetrations in required fireseparation assemblies must be protected in accordance with Chapter 7 of the 2003 IBC

**Dept:** Fire      **Status:** Approved      **Reviewer:** Jay Kelley      **Approval Date:** 04/05/2005

**Note:** **Ok to Issue:**

**Comments:**  
3/22/2005-ldobson: Permit taken at counter held for more information ie; stamped plans & 3 cert forms. Informed Ijd that he would have them by Wednesday.

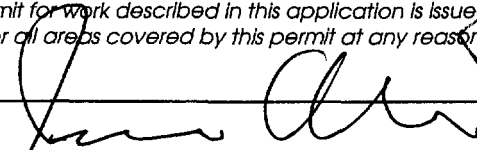
# All Purpose Building Permit Application

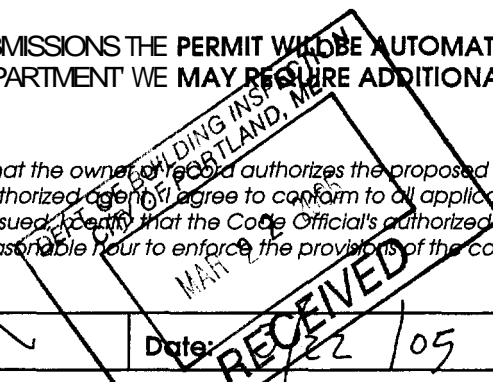
If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Location/Address of Construction: <b>610 BAXTER BLVD PORTLAND, ME</b>		
Total Square Footage of Proposed Structure <b>NA</b>	Square Footage of Lot <b>NA</b>	
Tax Assessor's Chart, Block & Lot Chart# <b>159</b> Block# <b>F</b> Lot# <b>6</b>	Owner: <b>BACK COVE ESTATES LLC JIM MCCANN</b>	Telephone <b>774-4848</b>
Lessee/Buyer's Name (If Applicable) <b>—</b>	Applicant name, address & telephone: <b>163 MOUNTAIN RD FALMOUTH, ME</b>	Cost Of Work: <b>\$ 600,000</b> Fee: <b>\$ 5421 <sup>xt</sup>/<sub>00</sub></b>
Current use: <b>CONDOMINIUMS</b>		
If the location is currently vacant, what was prior use: <b>NA</b>		
Approximately how long has it been vacant: <b>NA</b>		
Proposed use: <b>REPLACE KITCHEN CABINETS, COUNTERTOPS,</b> Project description: <b>FIXTURES &amp; APPLIANCES</b>		
Contractor's name, address & telephone: <b>FIRST CHOICE CONSTRUCTION 15 MARTIN ST, SCARBOROUGH 207-318-2876</b>		
Who should we contact when the permit is ready: <b>GEORGE SCHUMAN, ASSOC AIA</b>		
Mailing address: <b>NER/CONSTRU 11 EASTFIELD MGMT CARE ELIZABETH, ME 04107</b>		
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: <b>207-799-0366 C = 156-3488</b>		

**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 identify 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: 	Date: <b>MAY 22 2015</b>
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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 4<sup>th</sup> floor of City Hall**



CITY OF PORTLAND  
BUILDING CODE CERTIFICATE  
389 Congress St., Room 315  
Portland, Maine 04 101

TO: Inspector of Buildings City of Portland, Maine  
Department of Planning & Urban Development  
Division of Housing & Community Service

FROM: WILLIAM T DOBSON AIA

RE: Certificate of Design

DATE: 3/31/2005

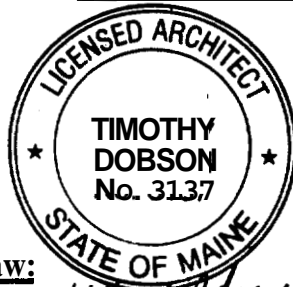
These plans and / or specifications covering construction work on:

BACK COVE ESTATES, PORTLAND, MAINE

(60 UNITS) KITCHEN REPLACEMENT OF EXISTING KITCHEN CABINET CASEWORK

Have been designed and drawn up by the undersigned, a Maine registered Architect / Engineer according to the 2003 International Building Code and local amendments.

(SEAL)



Signature: [Handwritten Signature]

Title: ARCHITECT

Firm: WILLIAM T DOBSON AIA

Address: 515 HORT STREET  
WESTFIELD, N.H.  
07090-4761

As per Maine State Law:

\$50,000.00 or more in new construction, repair expansion, addition, or modification for Building or Structures, shall be prepared by a registered design Professional.

FROM DESIGNER: WILLIAM T DOBSON A/A

DATE: 3/31/2005

Job Name: BACK COVE ESTATES, PORTLAND, MAINE

Address of Construction: 610 BAXTER BLVD., PORTLAND MAINE

2003 International Building Code

Construction project was designed according to the building code criteria listed below:

Building Code and Year 2003 IBC Use Group Classification(s) R-3

Type of Construction WOOD FRAME

Will the Structure have a Fire suppression system in Accordance with Section 903.3.1 of the 2003 IRC \_\_\_\_\_

Is the Structure mixed use? \_\_\_\_\_ if yes, separated or non separated (see Section 302.3) \_\_\_\_\_

Supervisory alarm system \_\_\_\_\_ Geotechnical/Soils report required? (See Section 1802.2) \_\_\_\_\_

STRUCTURAL DESIGN CALCULATIONS

\_\_\_\_\_ Submitted for all structural members  
(108.7, 108.7.1)

DESIGN LOADS ON CONSTRUCTION DOCUMENTS  
(1603)

Uniformly distributed floor live loads (7603.11, 1607)

Floor Area Use	Loads Shown
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____

\_\_\_\_\_ Live load reduction  
(1603.1.1, 1607.9, 1607.10)

\_\_\_\_\_ Roof live loads (1603.1.2, 1607.11)

\_\_\_\_\_ Roof snow loads (7603.7.3, 1608)

\_\_\_\_\_ Groundsnow load,  $P_g$  (1608.2)

\_\_\_\_\_ If  $P_g > 10$  psf, flat-roof snow load,  $P_f$   
(1608.3)

\_\_\_\_\_ If  $P_g > 10$  psf, snow exposure factor,  $C_e$   
(Table 1608.3.1)

\_\_\_\_\_ If  $P_g > 10$  psf, snow load importance factor,  $I_s$  (Table 1604.5)

\_\_\_\_\_ Roof thermal factor,  $C_t$  (Table 1608.3.2)

\_\_\_\_\_ Sloped roof snowload,  $P_s$  (1608.4)

\_\_\_\_\_ Seismic design category (1616.3)

\_\_\_\_\_ Basic seismic force-resisting system  
(Table 1617.6.2)

\_\_\_\_\_ Response modification coefficient,  $R$ ,  
and deflection amplification factor,  $C_d$   
(Table 1617.6.2)

\_\_\_\_\_ Analysis procedure (1616.6, 1617.5)

\_\_\_\_\_ Design base shear (1617.4, 1617.5.1)

Wind loads (1603.1.4, 1609)

\_\_\_\_\_ Design option utilized (1609.1.7, 1609.6)

\_\_\_\_\_ Basic wind speed (1609.3)

\_\_\_\_\_ Building category and wind importance factor,  $I_w$  (Table 1604.5, 1609.5)

\_\_\_\_\_ Wind exposure category (1609.4)

\_\_\_\_\_ Internal pressure coefficient (ASCE 7)

\_\_\_\_\_ Component and cladding pressures  
(1609.1.1, 1609.6.2.2)

\_\_\_\_\_ Main force wind pressures (7603.1.1, 1609.6.2.1)

Flood loads (1603.1.6, 1612)

\_\_\_\_\_ Flood hazard area (1612.3)

\_\_\_\_\_ Elevation of structure

Other loads

\_\_\_\_\_ Concentrated loads (1607.4)

\_\_\_\_\_ Partition loads (1607.5)

\_\_\_\_\_ Impact loads (1607.8)

\_\_\_\_\_ Misc. loads (Table 1607.6, 1607.6.1, 1607.7, 1607.12, 1607.13, 1610, 1611, 2404)

Earthquake design data (1603.1.5, 1614-1623)

\_\_\_\_\_ Design option utilized (1614.f)

\_\_\_\_\_ Seismic use group ("Category")  
(Table 1604.5, 1616.2)

\_\_\_\_\_ Spectral response coefficients,  $S_{DS}$  &  $S_{D1}$  (1615.1)

\_\_\_\_\_ Site class (1615.1.5)

**APPLIED**

**NOT**