

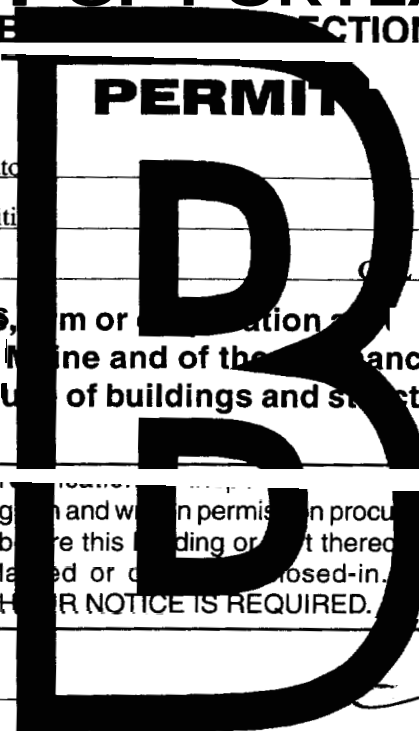
DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK  
**CITY OF PORTLAND**  
BUILDING DEPARTMENT

Please Read  
Application And  
Notes, If Any,  
Attached

Permit Number: 041382

This is to certify that Flynn Chad M &/Gerry Muto  
has permission to build 8' x 13' 2nd story addition  
AT 47 Runnells St 177 A010001

provided that the person or persons, firm or corporation shall conform to all  
of the provisions of the Statutes of the State 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  
this department.



Apply to Public Works for street line  
and grade if nature of work requires  
such information.

begin and when permission procured  
before this building or part thereof  
is occupied or closed-in.  
NOTICE IS REQUIRED.

A certificate of occupancy must be  
procured by owner before this build-  
ing or part thereof is occupied.

OTHER REQUIRED APPROVALS

Fire Dept. \_\_\_\_\_  
Health Dept. \_\_\_\_\_  
Appeal Board \_\_\_\_\_  
Other \_\_\_\_\_  
Department Name \_\_\_\_\_

*[Signature]*  
9/16/04  
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: 04-1382	Issue Date:	CBL: 177 A010001
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Location of Construction: 47 Runnells St	Owner Name: Flynn Chad M &	Owner Address: 47 Runnells St	Phone: 207-773-0599
Business Name:	Contractor Name: Gerry Muto	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	Zone: R-5

single family	single family - build 8' x 13' 2nd story addition	Permit Fee:	Cost of Work:	CEO District:
		<b>FIRE DEPT:</b> <input checked="" type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied <i>Signature: [Handwritten Signature]</i>		<b>INSPECTION</b> Use Group <i>R 3</i> Type <i>SB</i> <i>BOLA 1999</i> <i>Signature: [Handwritten Signature]</i>
		ns <input type="checkbox"/> Denied		

Permit Taken By: tmm	Date Applied For: 09/16/2004
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Special Zone or Reviews	Zoning Appeal	Historic Preservation
<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>9/16/04</i>	<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:	<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>9/16/04</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



# Residential 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>47 RUNNELLS STREET</u>		
Total Square Footage of Proposed Structure <u>104'</u>	Square Footage of Lot <u>5,000</u>	
Tax Assessor's Chart, Block & Lot Chart#                  Block#                  Lot#	Owner:	Telephone:
Lessee/ Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>CHAS FLYNN</u> <u>47 RUNNELLS STREET</u> <u>PORTLAND ME 04103</u>	Cost Of Work: \$ <u>22,000 -</u> Fee: \$ <u>219 -</u>
Current Specific use: <u>NONE</u>		
Proposed Specific use: <u>BATH / CLOSET</u>		
Project description: <u>ADD 3/4 BATH AND CLOSET ABOVE EXISTING FIRST FLOOR DEN AND CONNECT TO ADJACENT BED ROOM ON SECOND FLOOR.</u>		
Contractor's name, address & telephone: <u>GERALD MUTO, INC 833.5643</u>		
Who should we contact when the permit is ready: <u>CHAS FLYNN (ABOVE)</u>		
Mailing address:		
Phone:		

**Please submit all of the information outlined in the Residential Application Checklist. Failure to do so will result in the automatic denial of your permit.**

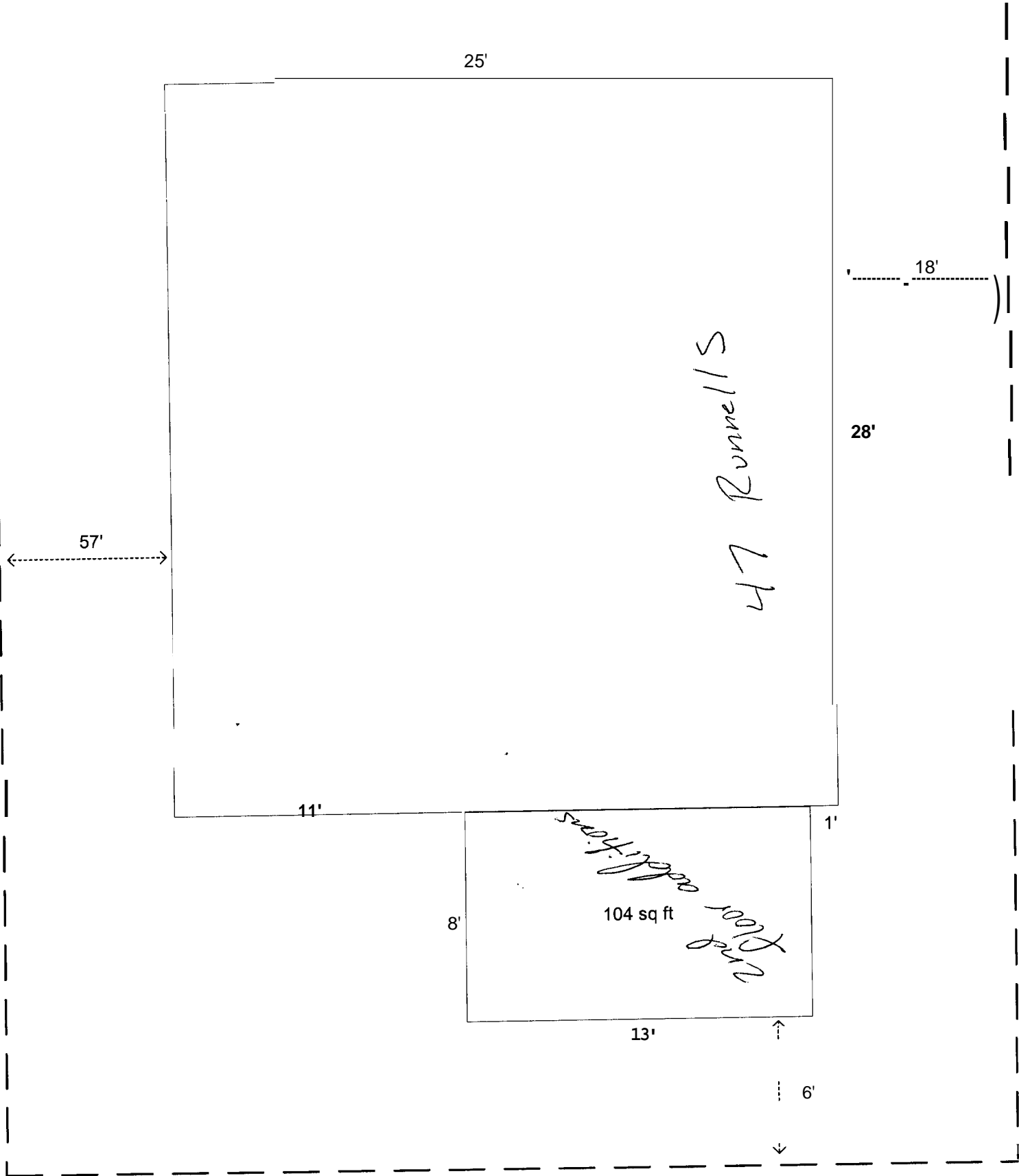
At the discretion of the Planning and Development Department, additional information may be required prior to permit approval. For further information stop by the Building Inspections office, room 315 City Hall or call 874-8703.

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>[Signature]</u>	Date: <u>9/14/2004</u>
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**Permit Fee: \$30.00 for the first \$1000.00 Construction Cost, \$9.00 per additional \$1000.00 cost**

**This is not a Permit; you may not commence any work until the Permit is issued.**



25'

18'

28'

57'

11'

1'

8'

104 sq ft

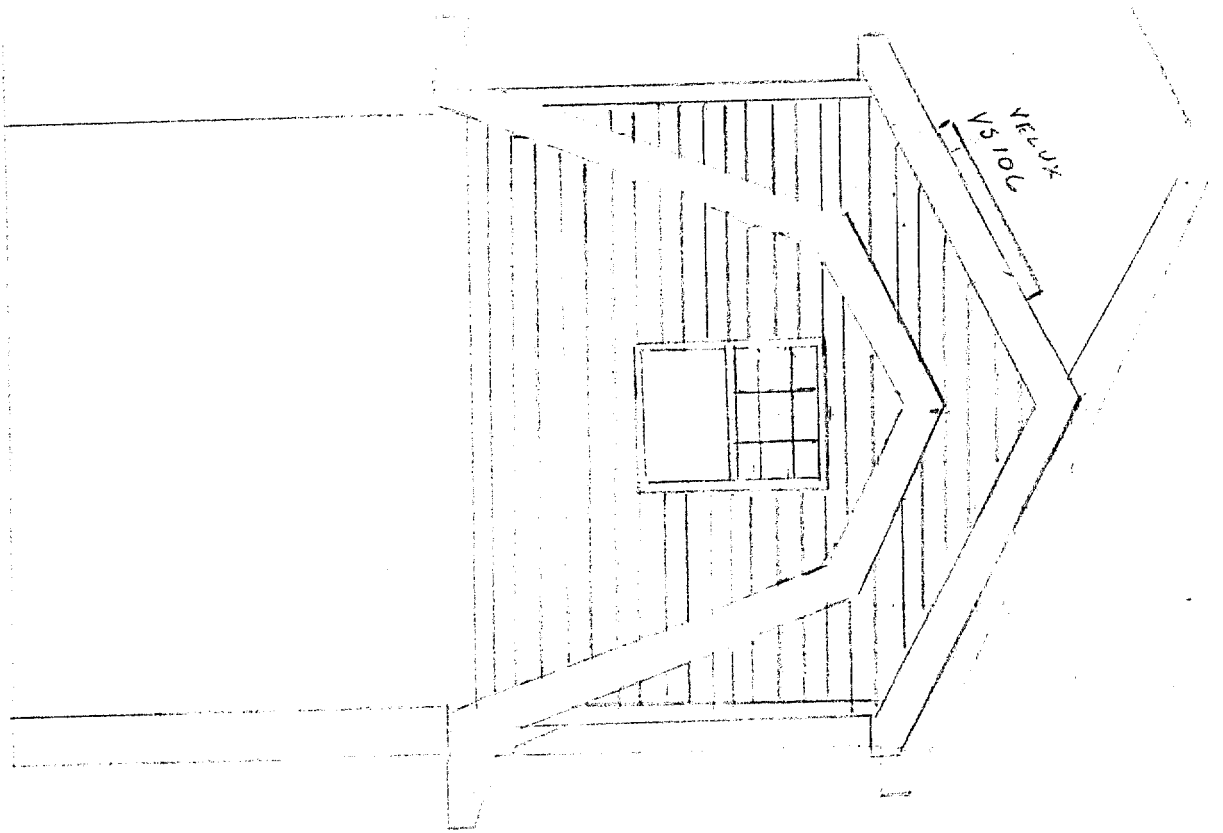
13'

6'

47 Runnels

New floor additions

side



NE 20' x  
V 3 10' 0"

Flynn Addition  
499 Riverside Dr  
Riverside, MA 01967

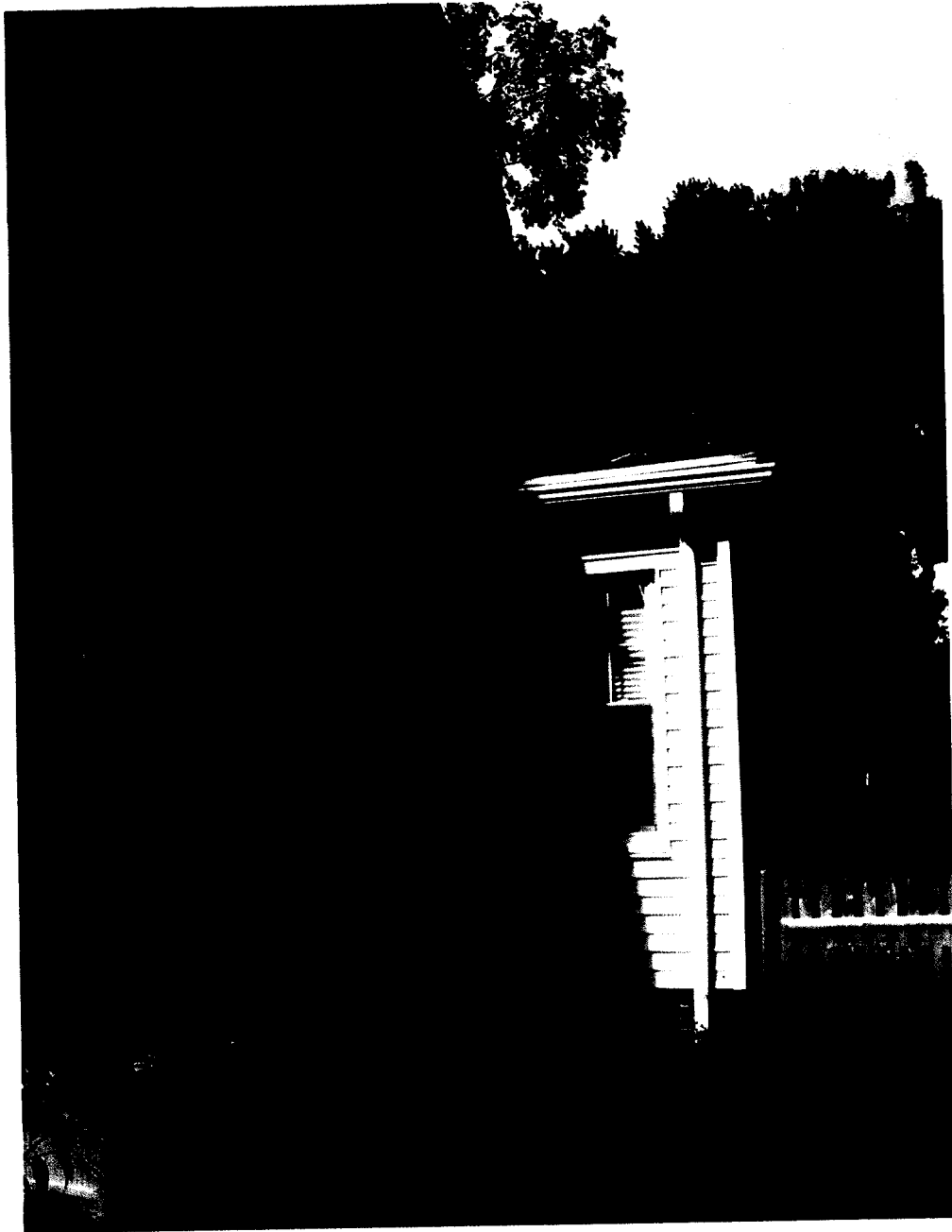
**Project Description:**

Add  $\frac{3}{4}$  bath and closet above existing first-floor den and connect to adjacent bedroom on second-floor. Footprint of structure will not change and volume will increase **864** cubic feet (104 sq. ft).

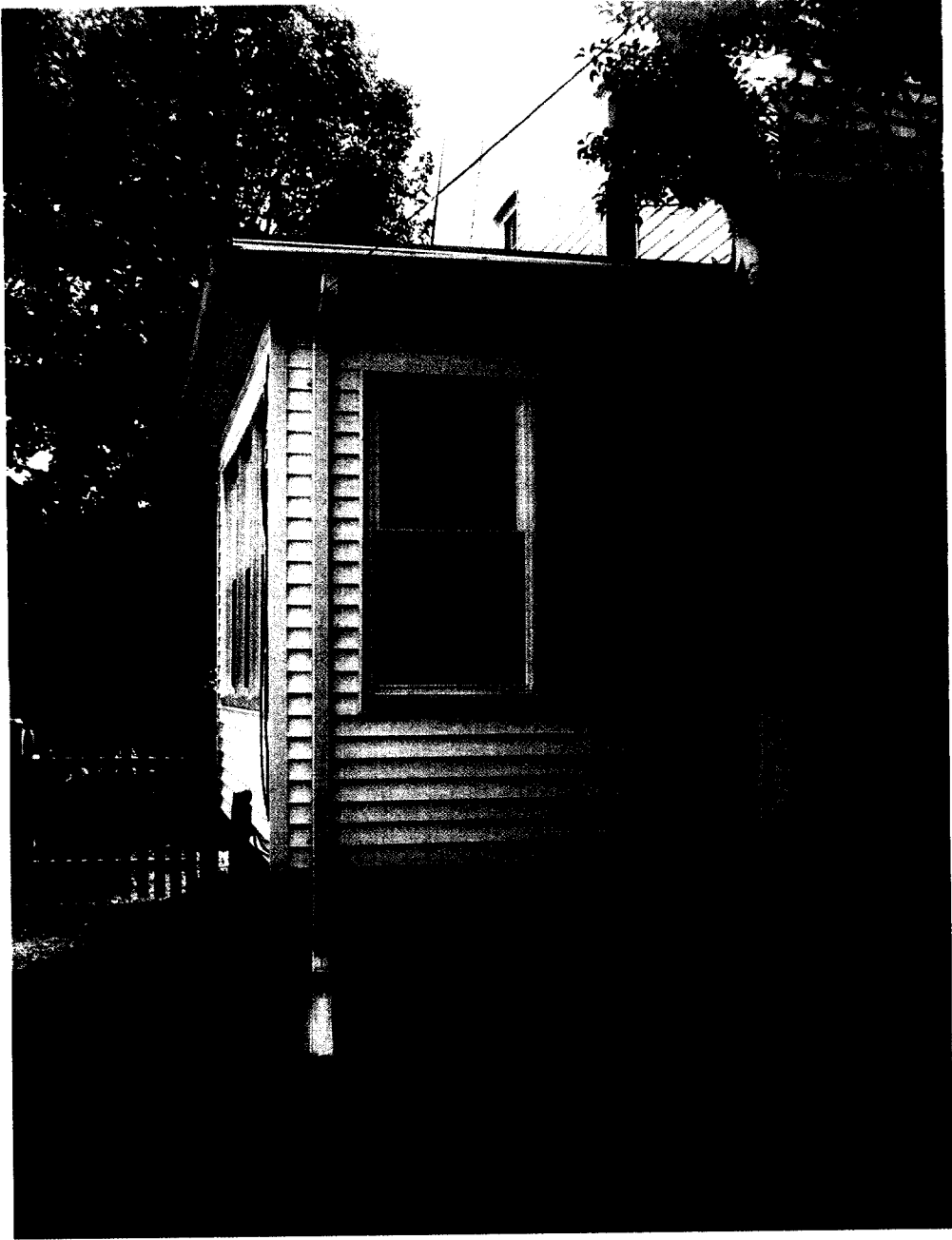
**Construction Detail:**

Expansion to be constructed on top of existing den, which is supported on foundation of **6** in. thick poured concrete with brick facade. Building platform will be existing roof, which is 2x8 construction bolted to house framing and running perpendicular from house sidewall. Inspected existing construction in interior den ceiling and exterior sophet.

Framing diagram attached.



Den - rear



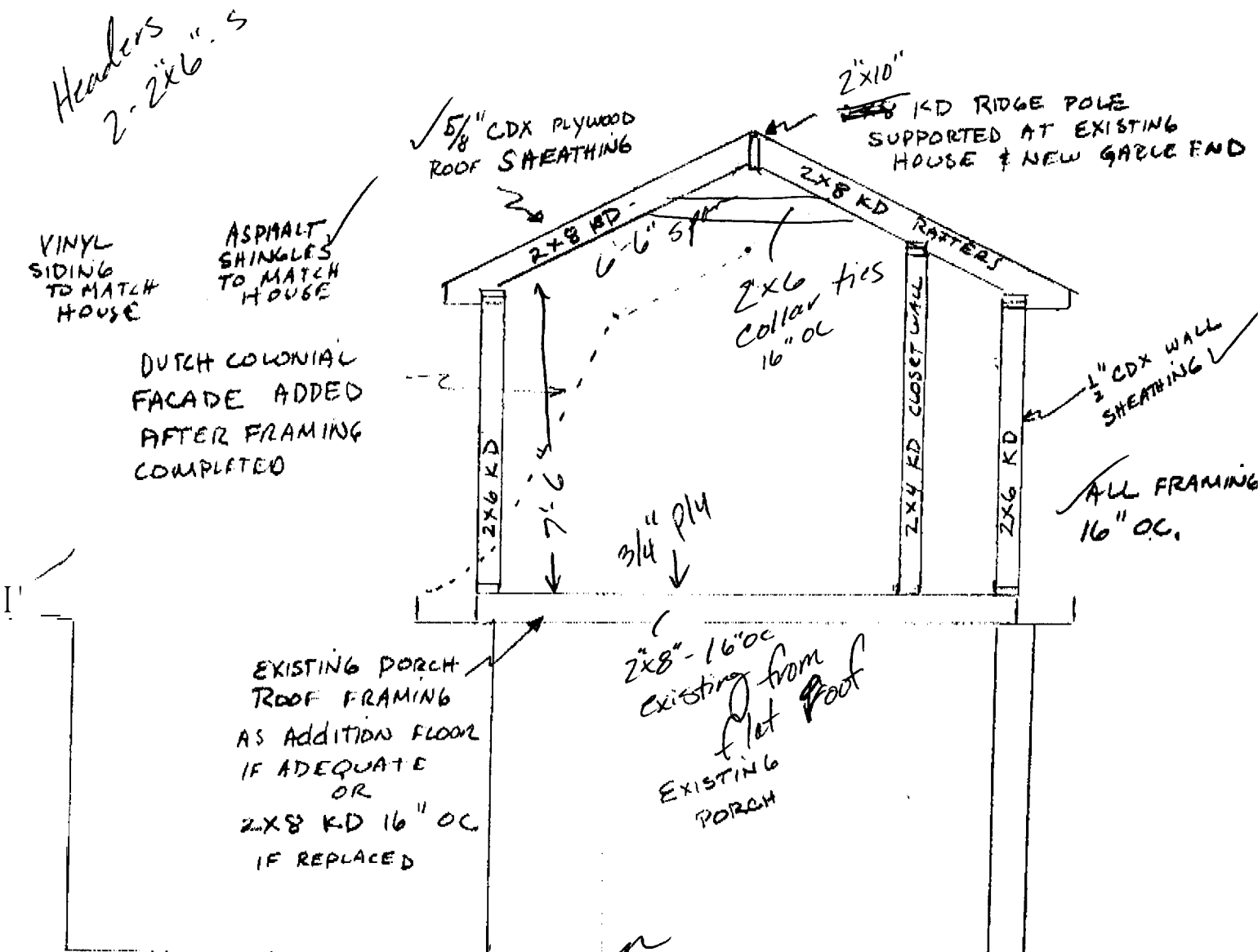
Den - front





# FRAMING DIAGRAM 2<sup>ND</sup> FLOOR MASTER BATH for

CHAD & MELISSA FLYNN  
47 RUNNELLS STREET  
PORTLAND, MAINE 04103



Headers  
2-2x6".s

5/8" CDX PLYWOOD  
ROOF SHEATHING

2x10"  
KD RIDGE POLE  
SUPPORTED AT EXISTING  
HOUSE & NEW GABLE END

VINYL  
SIDING  
TO MATCH  
HOUSE

ASPHALT  
SHINGLES  
TO MATCH  
HOUSE

DUTCH COLONIAL  
FACADE ADDED  
AFTER FRAMING  
COMPLETED

2x6  
collar ties  
16" OC

1/2" CDX WALL  
SHEATHING

ALL FRAMING  
16" OC.

EXISTING PORCH  
ROOF FRAMING  
AS ADDITION FLOOR  
IF ADEQUATE  
OR  
2x8 KD 16" OC  
IF REPLACED

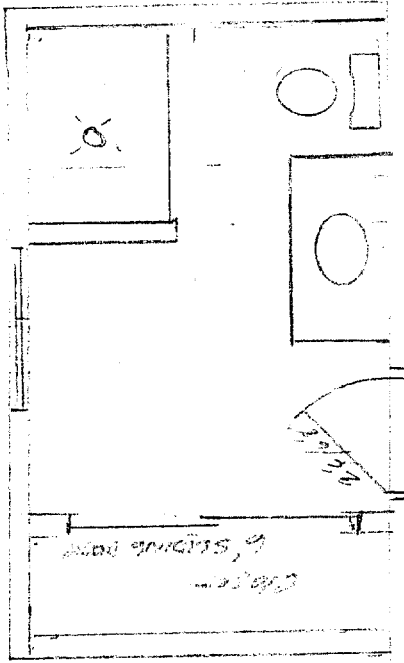
2x8"-16"OC  
existing from  
flat roof  
EXISTING  
PORCH

Full foundation  
under existing  
porch.

GERALD MUTO, INC.  
30 STOVERS POINT ROAD  
HARPSWELL ME 04079  
833-5043

13' 6"

ANDERSEN  
TW 28310



8

is 1/2 wall  
framed -  
fire blocking -  
floor level.

Flynn Addition  
477 RUNNELLS  
PORTLAND, MAINE

# BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 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.

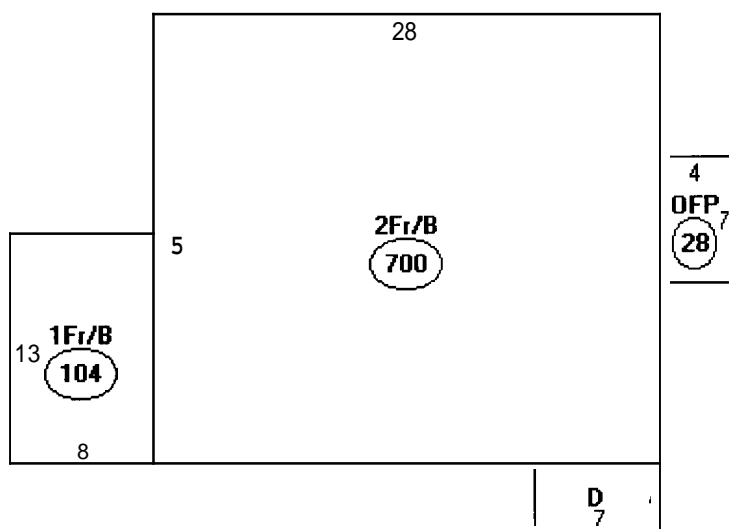
- N/A Footing/Building Location Inspection; Prior to pouring concrete
- N/A Re-Bar Schedule Inspection: Prior to pouring concrete
- N/A Foundation Inspection: Prior to placing ANY backfill
- Framing/Rough Plumbing/Electrical: Prior to any insulating or drywalling
- Final/Certificate of Occupancy: Prior to any occupancy of the structure or use. NOTE: There is a \$75.00 fee per inspection at this point.

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

Charles F. [Signature] \_\_\_\_\_ Date 9/16/04  
Signature of Applicant/Designee  
signature of Inspections official \_\_\_\_\_ Date 9/16/04  
CBL: 177-A-10 Building Permit #: 04-1382



Descriptor/Area

- A: 2Fr/B  
700 sqft
- B: 1Fr/B  
104 sqft
- C: OFF  
28 sqft
- D: OFF  
28 sqft

*R-5.  
80% expansion  
14-436B*

This page contains a detailed description of the Parcel ID you selected. Press the **New Search** button at the bottom of the screen to submit a new query.

**Current Owner Information**

Card Number	1 of 1
Parcel ID	177 A010001
Location	47 RUNNELLS ST
Land Use	SINGLE FAMILY
Owner Address	FLYNN CHAD M 8 DEBRA L R FLYNN JTS 47 RUNNELLS ST PORTLAND ME 04103
Book/Page	14192/327
Legal	177-A-LO RUNNELLS ST 47
	5000 SF

**Valuation Information**

Land	Building	Total
\$30,240	\$76,760	\$107,000

**Property Information**

Year Built	Style	Story Height	Sq. Ft.	Total Acres	
1927	Gambrel	2	1504	0.115	
Bedrooms	Full Baths	Half Baths	Total Rooms	Attic	Basement
3	1		6	None	Full

**Outbuildings**

Type	Quantity	Year Built	Size	Grade	Condition
GARAGE-WD/CB	1	1950	12X18	C	A

**Sales Information**

Date	Type	Price	Book/Page
10/01/1998	LAND + BLDING	\$124,000	14192-327
09/01/1998	LAND + BLDING		14180-321
07/01/1998	LAND + BLDING	\$95,500	13954-305

**Picture and Sketch**

Picture                      Sketch

**Click here** to view Tax Roll Information.

Any information concerning tax payments should be directed to the Treasury office at 874-8490 or e-mailed.



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[Picture](#)

[Sketch](#)

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**New Search!**

