

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



# CITY OF PORTLAND BUILDING PERMIT



**This is to certify that**

RANK JOSEPH Z & JEAN C N RANK JTS/Portland Home  
Builders

**PERMIT ID:** 2013-00451

**Located at**

98 HAMBLET AVE

**CBL:** 179 B042001

has permission to **Remodel kitchen - demo existing wall & add beam**

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statues 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 closoed-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 procured prior to occupancy.

**Fire Prevention Officer**

**Code Enforcement Officer / Plan Reviewer**

**THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY  
THERE IS A PENALTY FOR REMOVING THIS CARD**

4/9/13 GF/DWM

FMG - PASS  
ELEC - PASS  
PLUMB - EXISTING

**City of Portland, Maine - Building or Use Permit Application**

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

Permit No: 2013-00451	Issue Date:	CBL: 179 B042001
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Location of Construction: 98 HAMBLET AVE	Owner Name: RANK JOSEPH Z & JEAN C N RANK JTS	Owner Address: 98 HAMBLET AVE PORTLAND, ME 04103	Phone:
Business Name:	Contractor Name: Portland Home Builders	Contractor Address: 700 Washington Avenue Portland ME 04103	Phone: (207) 653-9424
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	Zone: R3
Past Use: Single family	Proposed Use: single family	Permit Fee: \$320.00	Cost of Work: \$30,000.00
Proposed Project Description: Remodel kitchen - demo existing wall & add beam		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <input checked="" type="checkbox"/> N/A Signature: <i>JMB</i>	INSPECTION: Use Group: R-3 Type: JB MURPHY/IRC2009 Signature: <i>JMB 4/5/13</i>
		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: bjs	Date Applied For: 03/07/2013	<b>Zoning Approval</b>
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<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building permits do not include plumbing, septic or electrical work.</p> <p>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..</p>	<p><b>Special Zone or Reviews</b></p> <p><input type="checkbox"/> Shoreland</p> <p><input type="checkbox"/> Wetland</p> <p><input type="checkbox"/> Flood Zone</p> <p><input type="checkbox"/> Subdivision</p> <p><input type="checkbox"/> Site Plan</p> <p>Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/></p> <p>OK Date: 3/7/13 <i>AKU</i></p>	<p><b>Zoning Appeal</b></p> <p><input type="checkbox"/> Variance</p> <p><input type="checkbox"/> Miscellaneous</p> <p><input type="checkbox"/> Conditional Use</p> <p><input type="checkbox"/> Interpretation</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Denied</p> <p>Date: _____</p>	<p><b>Historic Preservation</b></p> <p><input checked="" type="checkbox"/> Not in District or Landmark</p> <p><input type="checkbox"/> Does Not Require Review</p> <p><input type="checkbox"/> Requires Review</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Approved w/Conditions</p> <p><input type="checkbox"/> Denied</p> <p>Date: <i>AKU</i></p>
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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

**BUILDING PERMIT INSPECTION PROCEDURES**  
Please call 874-8703 (ONLY)  
or email: [buildinginspections@portlandmaine.gov](mailto: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.**

**REQUIRED INSPECTIONS:**

Close-in Plumbing/Framing  
Electrical Close-in  
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.

**City of Portland, Maine - Building or Use Permit**

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

<b>Permit No:</b> 2013-00451	<b>Date Applied For:</b> 03/07/2013	<b>CBL:</b> 179 B042001
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<b>Location of Construction:</b> 98 HAMBLET AVE	<b>Owner Name:</b> RANK JOSEPH Z & JEAN C N RA	<b>Owner Address:</b> 98 HAMBLET AVE	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> Portland Home Builders	<b>Contractor Address:</b> 700 Washington Avenue Portland	<b>Phone</b> (207) 653-9424
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Dwellings	

<b>Proposed Use:</b> single family	<b>Proposed Project Description:</b> Remodel kitchen - demo existing wall & add beam
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<b>Dept:</b> Zoning	<b>Status:</b> Approved	<b>Reviewer:</b> Ann Machado	<b>Approval Date:</b> 03/07/2013
<b>Note:</b>			<b>Ok to Issue:</b> <input checked="" type="checkbox"/>

<b>Dept:</b> Building	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Jeanie Bourke	<b>Approval Date:</b> 04/05/2013
<b>Note:</b>			<b>Ok to Issue:</b> <input checked="" type="checkbox"/>

- 1) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm, HVAC systems, heating appliances, including pellet/wood stoves, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.
- 2) Hardwired (non-ionization detection technology) interconnected battery backup smoke alarms shall be installed in each bedroom, protecting the bedrooms, and on every level.

A field inspection will verify your current smoke detector arrangement and the City's minimal code requirements.

R315.2 Where required in existing dwellings. Where work requiring a permit occurs in existing dwellings that have attached garages or in existing dwellings within which fuel-fired appliances exist, carbon monoxide alarms shall be provided in accordance with Section R315.1.

A Carbon Monoxide (CO) alarms shall be installed in each area within or giving access to bedrooms. That detection must be powered by the electrical service (plug-in or hardwired) in the building and battery.

- 3) The design load spec sheets for any engineered beam(s) / Trusses must be submitted to this office.
- 4) Permit approved based upon information provided by the applicant or design professional. Any deviation from approved plans requires separate review and approval prior to work.



# General Building Permit Application

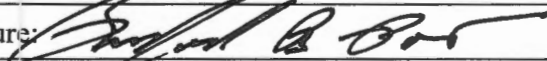
If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Location/Address of Construction: <b>98 HAMBLET AVE., PORTLAND, ME</b>		
Total Square Footage of Proposed Structure/Area <b>RENOVATION ONLY</b>	Square Footage of Lot <b>6068</b>	Number of Stories <b>2</b>
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot# <b>179          B          42</b>	Applicant: (must be owner, lessee or buyer) Name <b>JEAN AND SIOSEPH RANK</b> Address <b>98 HAMBLET AVE</b> City, State & Zip <b>PORTLAND ME 04103</b>	Telephone: <b>541-9239</b>
Lessee/DBA <b>RECEIVED MAR 07 2013 Dept. of Building Inspections City of Portland Maine</b>	Owner: (if different from applicant) Name Address City, State & Zip	Cost of Work: \$ <b>3,000</b> C of O Fee: \$ _____ Historic Review: \$ _____ Planning Amin.: \$ _____ Total Fee: \$ <b>320.00</b>
Current legal use (i.e. single family) <b>SINGLE FAMILY</b> Number of Residential Units <b>1</b> If vacant, what was the previous use? _____ Proposed Specific use: _____ Is property part of a subdivision? <b>NO</b> If yes, please name _____ Project description: <b>KITCHEN REMODEL - ONE BEAM PLACED</b>		
Contractor's name: <b>PORTLAND HOME BUILDERS</b> Email: _____ <b>BRAO POST - BUILDERS</b> Address: <b>700 WASHINGTON AVE, #2 PORTLAND</b> City, State & Zip <b>PORTLAND, ME 04103</b> Telephone: <b>653-9424</b> Who should we contact when the permit is ready: <b>BRAOFOLO POST</b> Telephone: <b>653-9424</b> Mailing address: <b>700 WASHINGTON AVE, #2, PORTLAND, ME 04103</b>		

Please submit all of the information outlined on the applicable checklist. Failure to do so will result in the automatic denial of your permit.

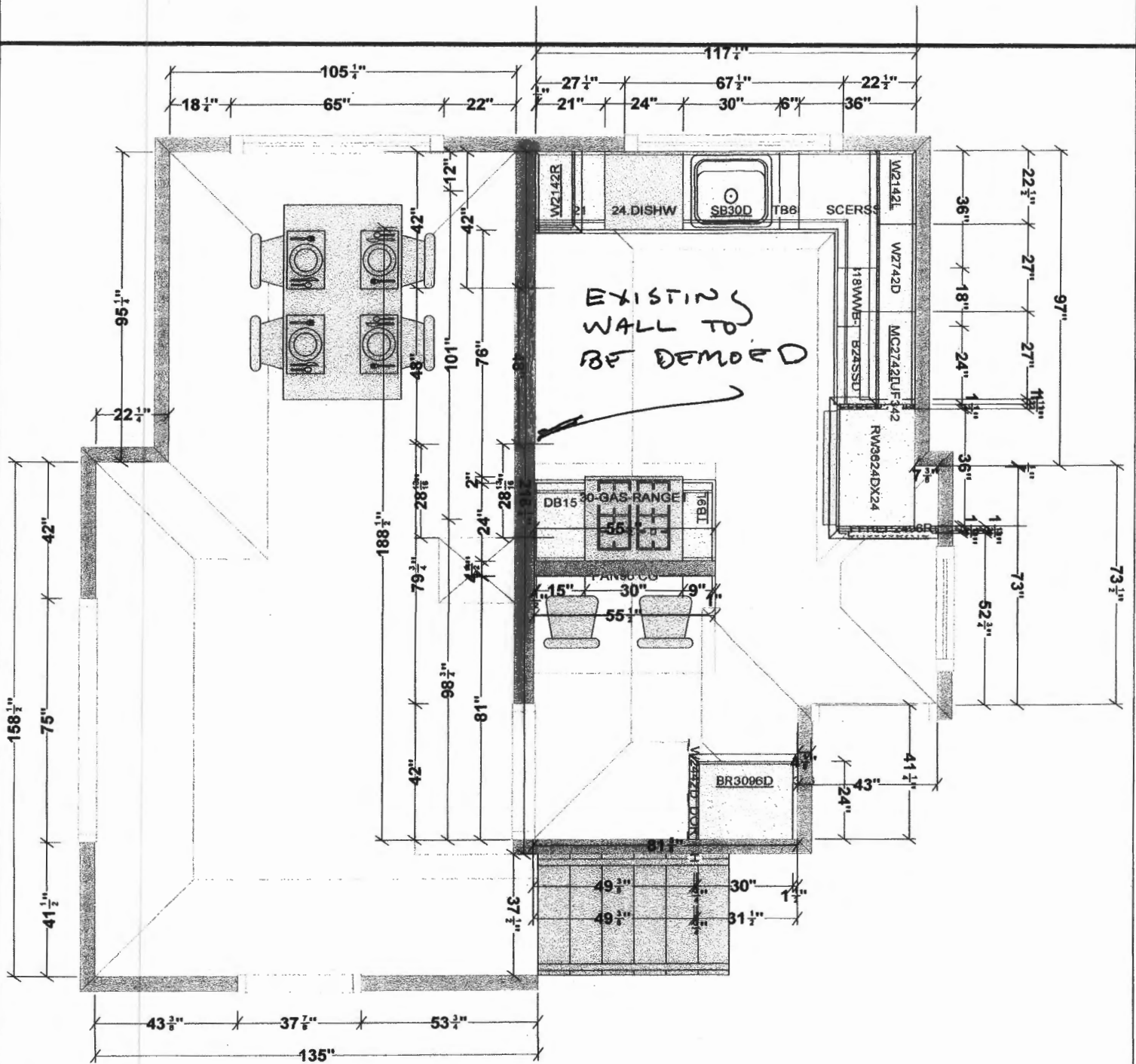
In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information or to download copies of this form and other applications visit the Inspections Division on-line at [www.portlandmaine.gov](http://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:  Date: **3/5/2013**

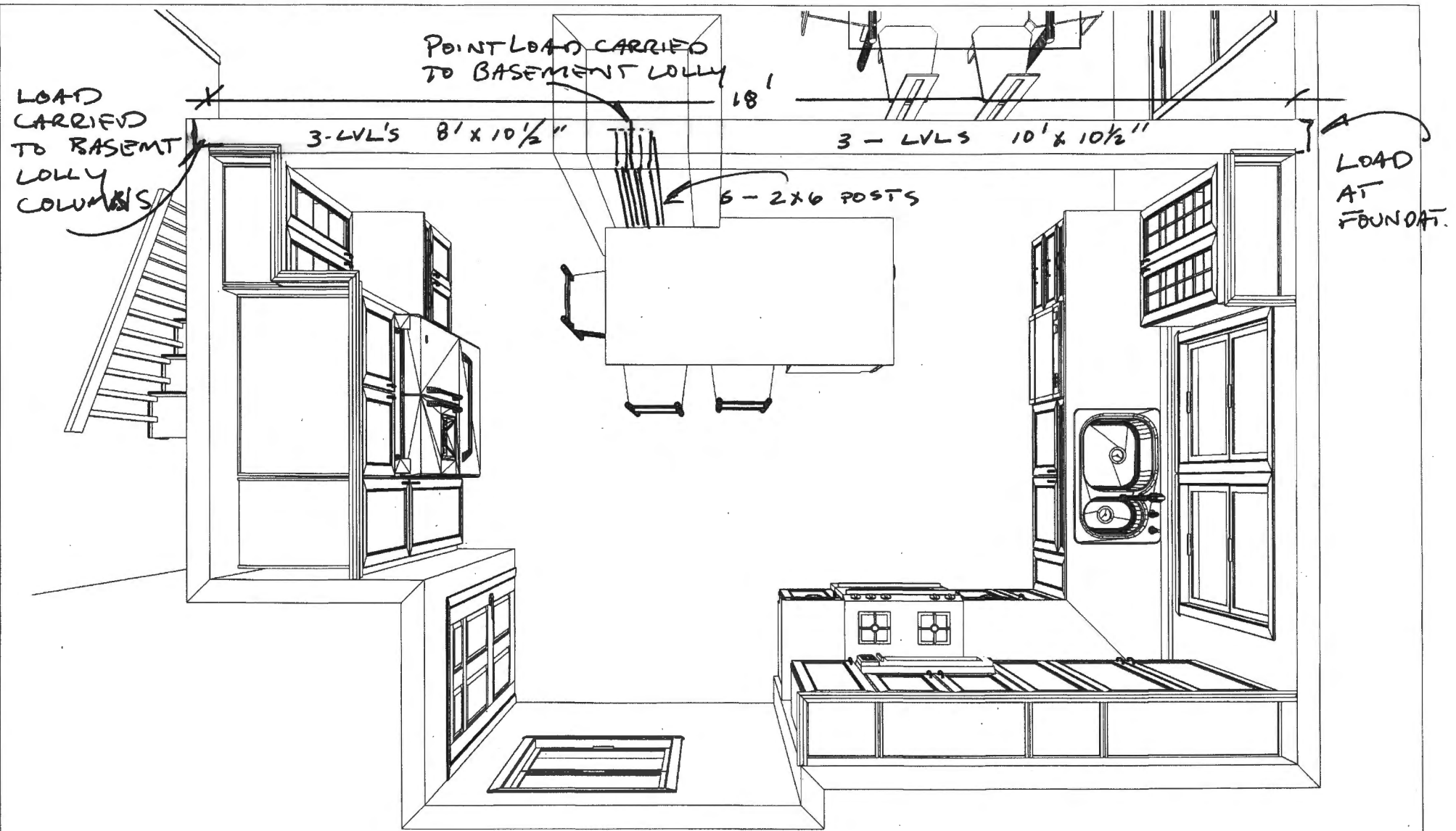
**This is not a permit; you may not commence ANY work until the permit is issued**

**Portland Home Builders  
700 Washington Ave., #2  
Portland, Maine 04103**



**EXISTING KITCHEN**  
**JEAN & JOE RANK**  
**98 HAMBLET AVE.**  
**PORTLAND, ME, 04103**

<p>All dimensions size designations given are subject to verification on job site and adjustment to fit job conditions.</p>	<p>This is an original design and must not be released or copied unless applicable fee has been paid or job order placed.</p>	<p>Designed: Printed:</p>
<p>Jean Rank</p>	<p>Floor Plan</p>	<p>Drawing #: 1</p>



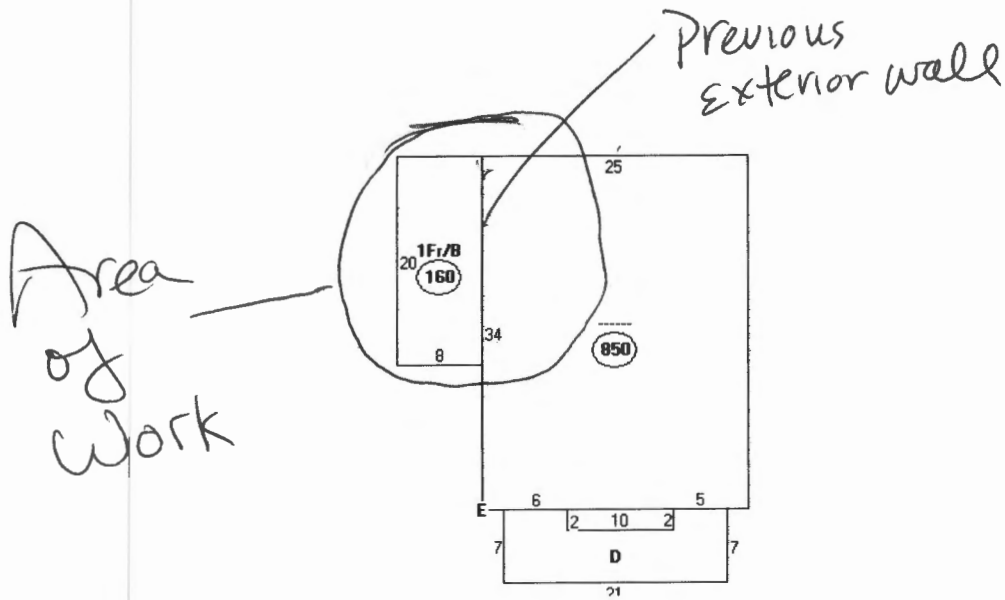
PROPOSED KITCHEN BEAMS

JOE AND JEAN RANK  
 98 HAMLET AVE  
 PORTLAND, ME. 04103

Note: This drawing is an artistic interpretation of the general appearance of the design. It is not meant to be an exact rendition.



Designed: 3/4/2013  
 Printed: 3/4/2013



Descriptor/Area	
A: -----	950 sqft
B: 1Fr/B	160 sqft
C: 1Fr	20 sqft
D: OFP	127 sqft
E: RG1	240 sqft

98 Hamblet



# VERSA-LAM® Floor & Roof Application Tables



## GENERAL NOTES

- Table assumes that lateral support is provided at each support and continuously along the top edge and applicable compression edges of the beam.
- Minimum 3-inch end bearing or see BC CALC® software requirements.
- Bearing length specifications assume bearing across the full width of the beam.
- Uniform loading is assumed for all tables.
- Multiple member beams require proper connection schedules.
- Dry service conditions are assumed.
- It may be possible to exceed the limitations of this table by analyzing a specific application with the BC CALC® software.

## Roof Notes (see pages 7, 8 & 9)

- Always use roof live and dead loads that meet or exceed the required design loading.
- No roof load reductions have been taken.
- Table assumes 2'-0" roof overhang.

## Ridge Beam (see page 8)

- Deflection is limited to L/240 live load and L/180 total load.
- Table based upon either simple or continuous beam span conditions.

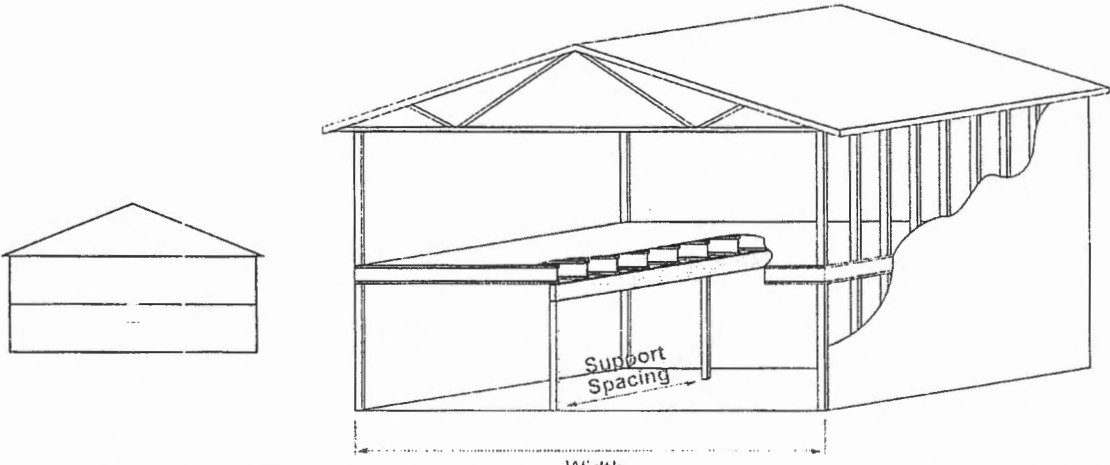
## Floor Notes (see pages 6, 8 & 9)

- Floor loads are 40 psf live load and 10 psf dead load.
- Deflection is limited to L/360 live load and L/240 total load.
- Table based upon either simple or continuous floor joist spans.
- Tables assume a wall weight of 100 plf (pages 6, 9).
- Interior floor support may vary a maximum of 4 feet from centerline (page 9).

## Header (Roof) (see page 7)

- Deflection is limited to L/240 live load and L/180 total load.

## One Floor Beam Span Table



Required Beam Depths and Bearing Lengths [in]

VERSA-LAM 2.0 3100

Load Duration %	Floor Load [psf]		Beam Support Spacing [Feet]	Width of Building Segment [feet]																	
				KEY: Beam Breadth [in] X Beam Depth [in] End Support / Intermediate Support Bearing Length Requirements [in]																	
				20	24	26	28	30	32	36	40										
100%	40	10	8	3.5 x 7.25	1.5/3	3.5 x 7.25	1.5/3	3.5 x 9.5	1.5/3	3.5 x 9.5	1.5/3	3.5 x 9.5	1.5/4.5	3.5 x 9.5	1.5/4.5	3.5 x 9.5	3/4.5	3.5 x 9.5	3/4.5		
				5.25 x 7.25	1.5/1.5	5.25 x 7.25	1.5/3	5.25 x 7.25	1.5/3	5.25 x 7.25	1.5/3	5.25 x 7.25	1.5/3	5.25 x 7.25	1.5/3	5.25 x 7.25	1.5/3	5.25 x 7.25	1.5/3	5.25 x 9.5	1.5/3
			10	3.5 x 9.5	1.5/3	3.5 x 9.5	1.5/4.5	3.5 x 9.5	1.5/4.5	3.5 x 9.5	1.5/4.5	3.5 x 11.875	3/4.5	3.5 x 11.875	3/4.5	3.5 x 11.875	3/6	3.5 x 11.875	3/6	3.5 x 11.875	3/6
				5.25 x 9.5	1.5/3	5.25 x 9.5	1.5/3	5.25 x 9.5	1.5/3	5.25 x 9.5	1.5/3	5.25 x 9.5	1.5/3	5.25 x 9.5	1.5/3	5.25 x 9.5	1.5/4.5	5.25 x 9.5	1.5/4.5	5.25 x 9.5	1.5/4.5
			12	3.5 x 11.875	1.5/4.5	3.5 x 11.875	3/4.5	3.5 x 11.875	3/4.5	3.5 x 11.875	3/4.5	3.5 x 11.875	3/6	3.5 x 11.875	3/6	3.5 x 11.875	3/6	3.5 x 14	3/6	3.5 x 14	3/7.5
				5.25 x 9.5	1.5/3	5.25 x 9.5	1.5/3	5.25 x 11.875	1.5/3	5.25 x 11.875	1.5/3	5.25 x 11.875	1.5/4.5	5.25 x 11.875	1.5/4.5	5.25 x 11.875	1.5/4.5	5.25 x 11.875	3/4.5	5.25 x 11.875	3/4.5
			14	3.5 x 11.875	1.5/4.5	3.5 x 14	3/4.5	3.5 x 14	3/6	3.5 x 14	3/6	3.5 x 14	3/6	3.5 x 14	3/6	3.5 x 14	3/6	3.5 x 16	3/7.5	3.5 x 16	3/7.5
				5.25 x 11.875	1.5/3	5.25 x 11.875	1.5/3	5.25 x 11.875	1.5/4.5	5.25 x 11.875	1.5/4.5	5.25 x 11.875	1.5/4.5	5.25 x 14	3/4.5	5.25 x 14	3/4.5	5.25 x 14	3/4.5	5.25 x 14	3/6
			16	3.5 x 14	3/4.5	3.5 x 16	3/6	3.5 x 16	3/6	3.5 x 16	3/6	3.5 x 16	3/6	3.5 x 16	3/7.5	3.5 x 16	3/7.5	3.5 x 18	4.5/9	3.5 x 18	4.5/9
				5.25 x 11.875	1.5/3	5.25 x 14	1.5/4.5	5.25 x 14	1.5/4.5	5.25 x 14	1.5/4.5	5.25 x 14	1.5/4.5	5.25 x 14	3/4.5	5.25 x 14	3/4.5	5.25 x 16	3/6	5.25 x 16	3/6
			18	3.5 x 14	3/6	3.5 x 16	3/6	3.5 x 18	3/7.5	3.5 x 18	3/7.5	3.5 x 18	3/7.5	3.5 x 18	3/7.5	3.5 x 18	4.5/9	5.25 x 16	3/6	5.25 x 18	3/7.5
				5.25 x 14	1.5/4.5	5.25 x 14	3/4.5	5.25 x 16	3/4.5	5.25 x 16	3/4.5	5.25 x 16	3/4.5	5.25 x 16	3/6	5.25 x 16	3/6	7 x 16	3/4.5	7 x 16	3/6
			20	3.5 x 14	3/6	3.5 x 18	3/7.5	5.25 x 16	3/6	5.25 x 18	3/6	5.25 x 18	3/6	5.25 x 18	3/6	5.25 x 18	3/6	5.25 x 18	3/7.5	-	-
				5.25 x 14	1.5/4.5	5.25 x 16	3/4.5	7 x 16	1.5/4.5	7 x 16	1.5/4.5	7 x 16	1.5/4.5	7 x 16	3/4.5	7 x 16	3/4.5	7 x 18	3/6	7 x 18	3/6

4/9/13 GF/DWM

FMG - PASS  
ELEC - PASS  
PLUMB - EXISTING