

City of Portland, Maine – Building or Use Permit Application

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

Location of Construction: 74 Massachusetts Avenue		Owner: Singh Bhupinder & Tejinder		Phone:		Permit No: 970864			
Owner Address: 58th Field, ME 04102		Lessee/Buyer's Name:		Phone:		Business Name:			
Contractor Name: Jeffrey R. Verrill		Address: 12 Boston Rd No. Yorkmouth, ME 04097		Phone: 829-6005		<div style="border: 2px solid black; padding: 5px; text-align: center;"> PERMIT ISSUED Permit Issued: AUG 13 1997 CITY OF PORTLAND </div>			
Past Use: 1-fam		Proposed Use: Same		COST OF WORK: \$ 12,000.00				PERMIT FEE: \$ 110.00	
				FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied				INSPECTION: Use Group: Type:	
Proposed Project Description: Construct Single story addition (approx 15x18) w/Deck on Second story				PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions <input type="checkbox"/> Denied		Signature: _____ Date: _____			
Permit Taken By: Mary Grechik		Date Applied For: 05 August 1997							

Zone: _____ **CBL:** 100-D-038

Zoning Approval: _____

Special Zone or Reviews:

Shoreland

Wetland

Flood Zone

Subdivision

Site Plan maj minor mm

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: _____

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

SIGNATURE OF APPLICANT: Jeff Verrill ADDRESS: _____ DATE: 05 August 1997 PHONE: _____

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE: _____ PHONE: _____

CEO DISTRICT

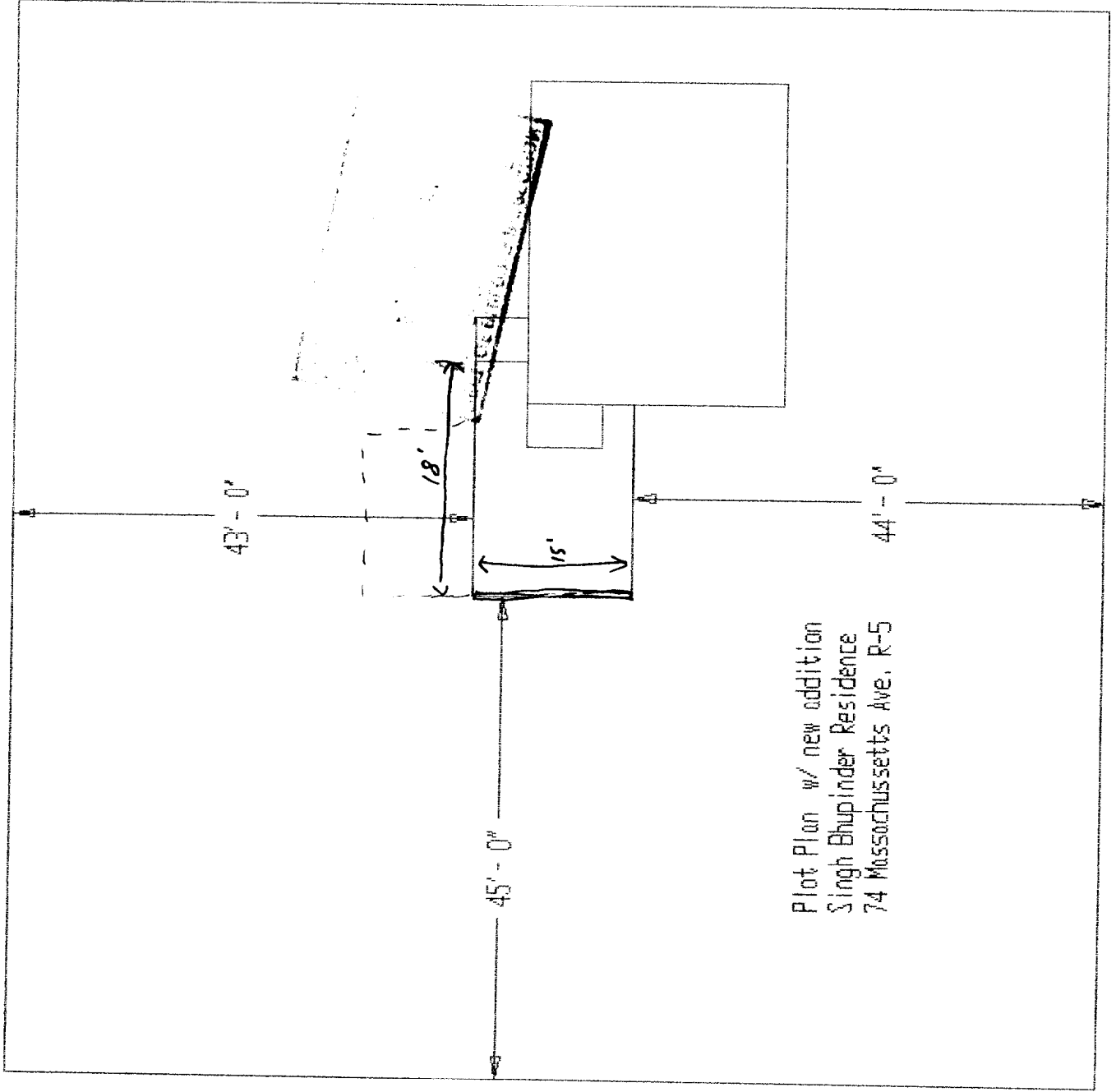


BUILDING PERMIT REPORT

DATE: 12 Aug 1997 ADDRESS: 74 Massachusetts Ave.
REASON FOR PERMIT: To Construct a 15'x18' addition/deck on second floor
BUILDING OWNER: Singh
CONTRACTOR: Jeffrey R. Verrill
PERMIT APPLICANT: ↑ APPROVAL: *1,*2,*8,*9,*10,*12,*16 **DENIED**
*21,

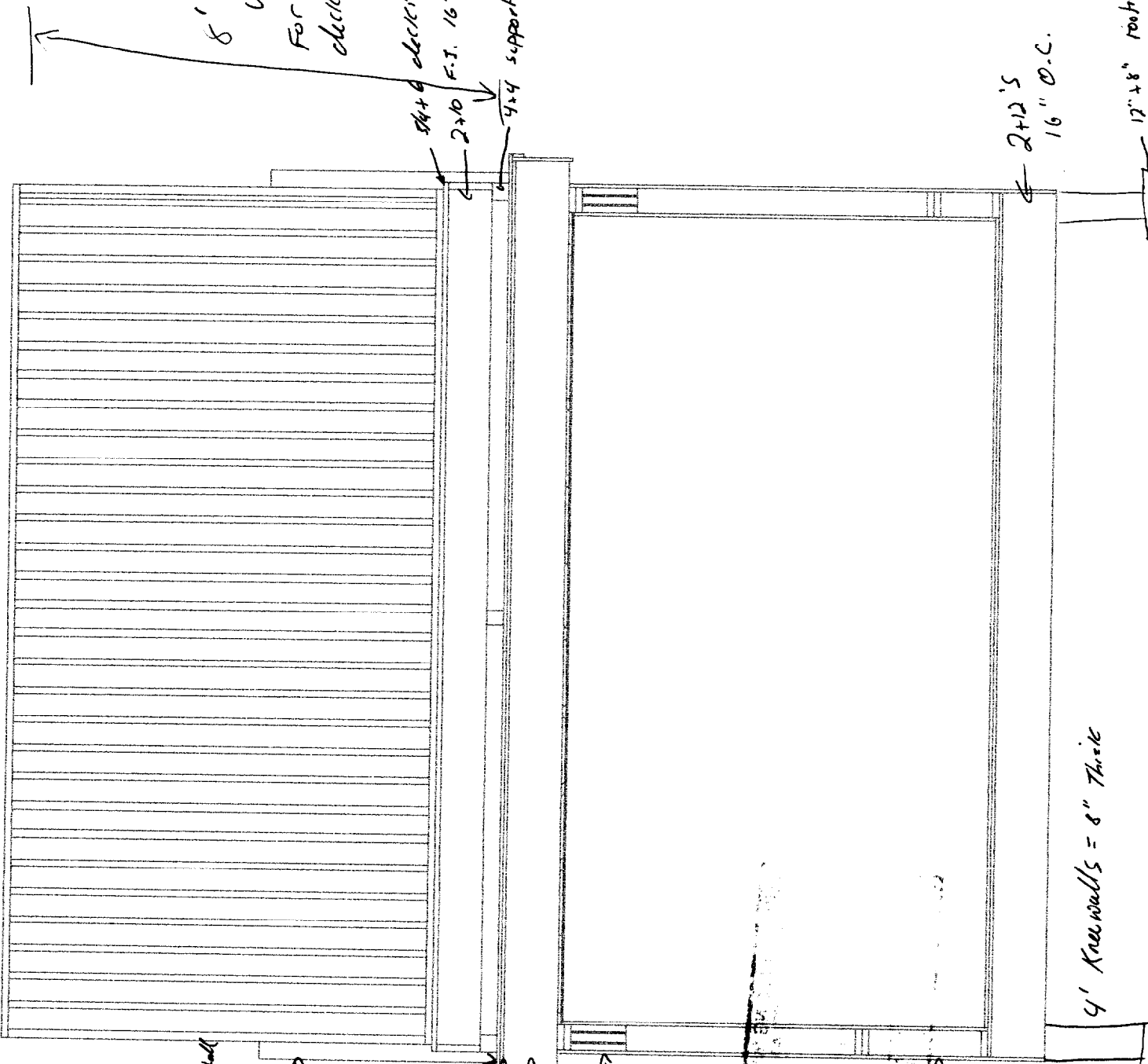
CONDITION(S) OF APPROVAL

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) U.L. 103.
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. Guardrail & 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.
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.
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 basementsIn addition to the required AC primary power source, required smoke detectors in occupancies in Use Groups R-2, R-3 and



Plot Plan w/ new addition
Singh Bhupinder Residence
74 Massachusetts Ave, R-5

Banner Wall - 2x6 P.T. Constructing - All 2x6's at angle to obscure view



8' Banner
Wall
For Open
deck above.

5x4 deck
2x10 F.T. 16" O.C.
4x4 supports

2x12's
16" O.C.

12"x8" rafters

Railings - 40" tall
4x4 posts
w/ 3" O.C. balusters

Rubber Foot
membrane
3/4" T&G deck
2x12 Rafters
12" O.C.

2x12
Sandwich
header

2x6
16" O.C.
w/ 1/2 CAJ

4' Knee walls = 8" Thick

Flat Roof
No Pitch

CHECK-LIST AGAINST ZONING ORDINANCE

Date - 8/18/95
1955

Zone Location - R-5

Interior of corner lot -

Proposed Use/Work - new 1st story addition

Sewage Disposal -

Lot Street Frontage -

Front Yard - 20' req - 44' shown
Rear Yard - 20' req - 43' shown
Side Yard - 8' req - 45' shown
Amendment
See Deck

Projections -

Width of Lot -

Height - 35' max

Lot Area -

10,252 sq ft

Lot Coverage/Impervious Surface - 25% max coverage or 2563 sq ft max

Area per Family -

Off-street Parking -

Loading Bays -

Site Plan -

Shoreland Zoning/Stream Protection -

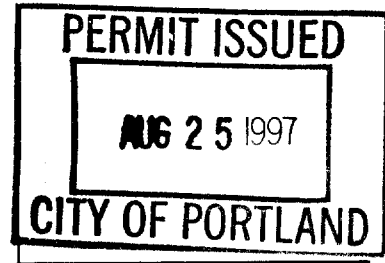
Flood Plains -

Applicant: Jeff Venable
Address: 74 MASSACHUSETTS AVE
Date: 8/11/97
C.B.L: 186-D-38-39-40

24 x 32 = 768 sq ft
4 x 8 = 32 sq ft
15 x 18 = 270 sq ft
1070 sq ft

JP

970918



APPLICATION FOR AMENDMENT TO PERMIT

Amendment No. Portland, Maine, August 21, 1997

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for amendment to Permit No. 970918 pertaining to the building or structure comprised in the original application in accordance with the Laws of the State of Maine, the Building Code and Zoning Ordinance of the City of Portland, plans and specifications, if any, submitted herewith, and the following specifications:

Location, Owner's name and address, Lessee's name and address, Contractor's name and address, Architect, Proposed use of building, Last use, Increased cost of work, Within Fire Limits?, Dist. No., Telephone, Plans filed, No. of sheets, No. families, Additional fee

Description of Proposed Work

Amendments as per plan... mail to contractor

Details of New Work

Is any plumbing involved in this work? Is any electrical work involved in this work? Height average grade to top of plate... Height average grade to highest point of roof... Size, front... depth... No. stories... solid or filled land?... earth or rock?... Material of foundation... Thickness, top... bottom... cellar... Material of underpinning... Height... Thickness... Kind of roof... Rise per foot... Roof covering... No. of chimneys... Material of chimneys... of lining... Framing lumber - Kind... Dressed or full size?... Corner posts... Sills... Girt or ledger board?... Size... Girders... Size... Columns under girders... Size... Max. on centers... Studs (outside walls and carrying partitions) 2x4-16" O.C. Bridging in every floor and flat roof span over 8 feet. Joints and rafters: 1st floor, 2nd, 3rd, roof. On centers: 1st floor, 2nd, 3rd, roof. Maximum span: 1st floor, 2nd, 3rd, roof.

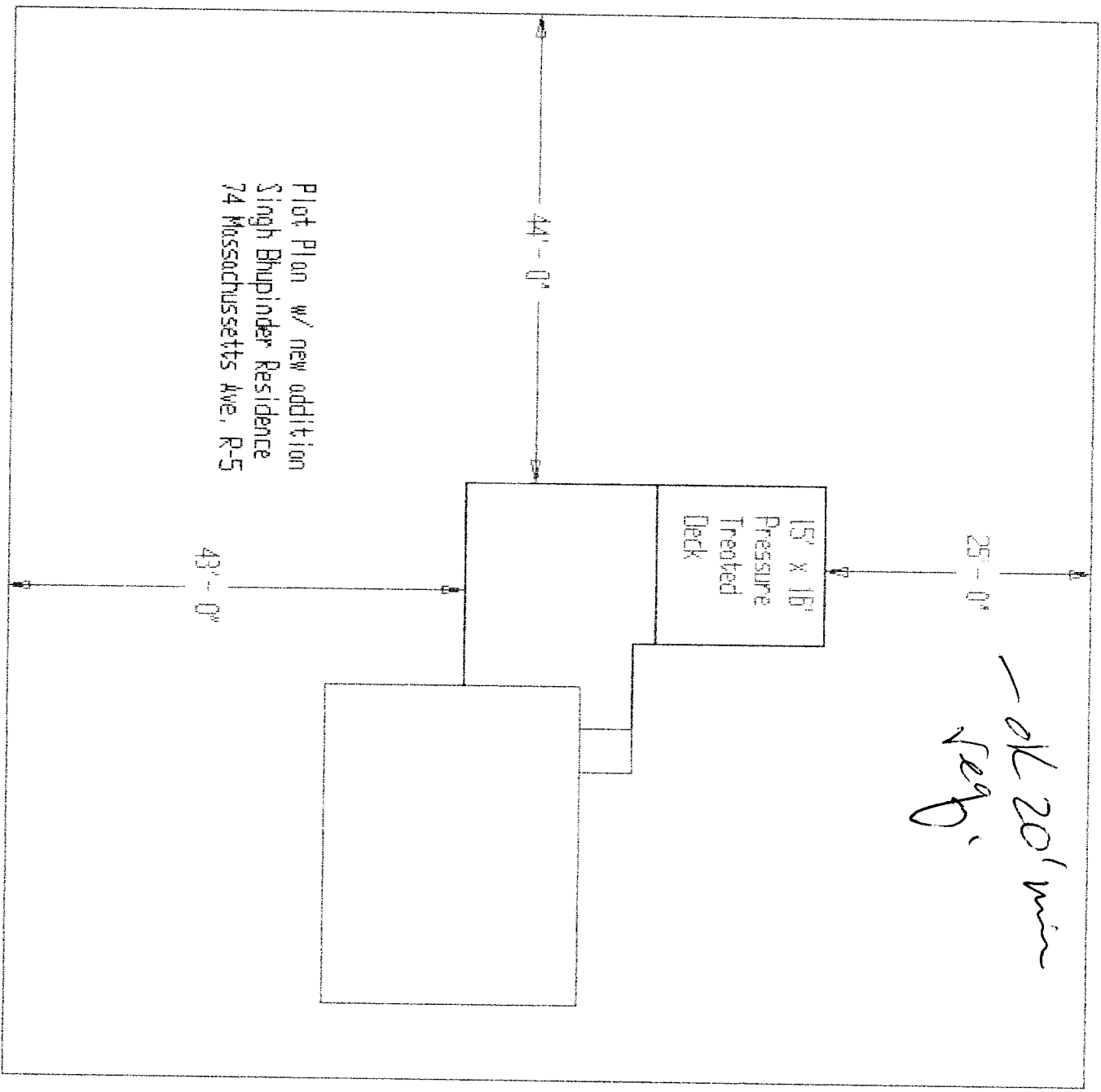
Approved: [Signature] Signature of Owner [Signature] Approved: [Signature]

INSPECTION COPY - WHITE APPLICANT'S COPY - YELLOW FILE COPY - PINK ASSESSOR'S COPY - GOLDEN Inspector of Buildings

SAME CONDITIONS AS ORIGINAL [Handwritten notes]

74 Mass. Ave.

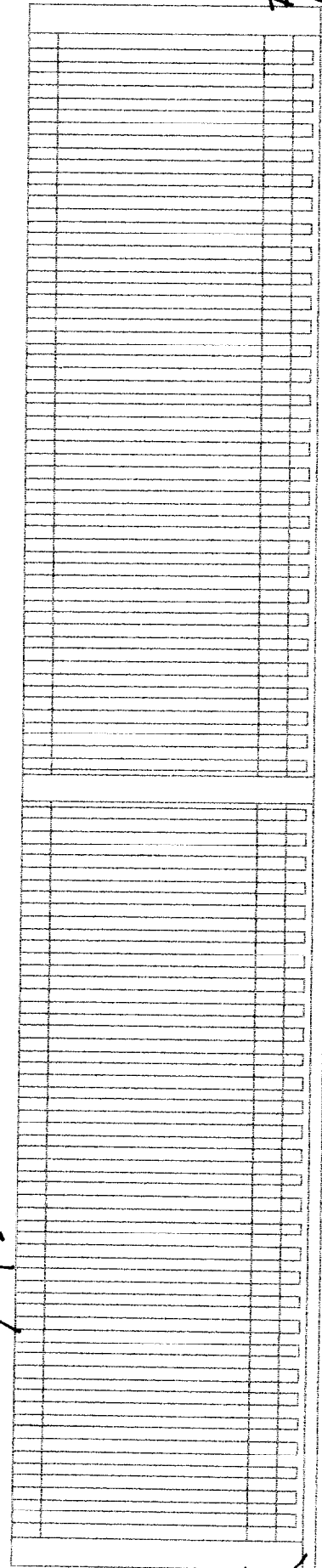
OK 20' min
segs.



Deck Cross Section

74 Mas. Acc.

2x4 w/ 3 1/2" O.C.
1 1/2" blaster



4x4

5/8" x 11" metal fastener

2x10 F.S. of solid bracing

6" x 6" joist

4'6"

16'



2x12 Roll-A-Vent
ridge vent



2x4 24" O.C.
Collar Ties

2x10 - 16" O.C.
rafters
1/2" CDX
2016 R/LT
25yr. Sheathing

1x12 Soffits/Continuous
Soffit Vents
Paper Vent in e bay
1x8 Fascias & R/Ls
1x3 dbl Fascias & R/Ls

2x6 - 16" O.C. Ceiling Joist
1x3 - 16" O.C. Sheathing
1/2" - Sheetrock
6" - fiberglass w/ 12" fiberglass cutouts

3/4" Oak Hardwood
3/4" T & G Subfloor

2x6 Studs
16" O.C.
6" Insul (fiberglass)

10" x 4" Concrete walls

10" x 16" Footing

2x12 Floor Joist
1x3 Cross Bracing
12" Fiberglass Insul

