

PERMIT ISSUED

City of Portland, Maine - Building or Use Permit Application

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

| | | |
|-----------------------|-----------------------------------|----------------------|
| Permit No: 03-1144 | Issue Date: SEP 19 2003 | CBL: 186A A011001 |
|-----------------------|-----------------------------------|----------------------|

| | | | |
|---|--------------------------------|--|-----------------------|
| Location of Construction: 133 Frances St | Owner Name: Liang Chao Ran | Owner Address: 133 Frances St CITY OF PORTLAND | Phone: 207-7801423 |
| Business Name: | Contractor Name: Ken Hanlon | Contractor Address: 42 Smith Street Portland | Phone: |
| Lessee/Buyer's Name: | Phone: | Permit Type: Alterations - Dwellings | Zone: R-3 |

| | | | | |
|----------------------------|--|------------------------|-----------------------------|--------------------|
| Past Use: single family | Proposed Use: single family - rebuild 7' x 27' front porch and 6' x 8' side mudroom | Permit Fee: \$75.00 | Cost of Work: \$6,000.00 | CEO District: 3 |
|----------------------------|--|------------------------|-----------------------------|--------------------|

| | | |
|--|---|--|
| Proposed Project Description: rebuild 7' x 27' front porch and 6' x 8' side mudroom | FIRE DEPT: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied <i>N/A</i> | INSPECTION: Use Group: R-3 Type: 5B BOA 99 Signature: <i>[Signature]</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: tmm | Date Applied For: 09/18/2003 | Zoning Approval |
|-------------------------|---------------------------------|-----------------|

| | | | |
|--|--|---|---|
| <ol style="list-style-type: none"> 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 information may invalidate a building permit and stop all work.. | Special Zone or Reviews <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: 9/17/03 | 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 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: 9/17/03 |
|--|--|---|---|

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 |

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

BUILDING INSPECTION

PERMIT

Permit Number: 031144

Please Read Application And Notes, If Any, Attached

This is to certify that Liang Chao Ran /Ken Hanlon
has permission to rebuild 7' x 27' front porch at 5' x 8' sidewalk
AT 133 Frances St City of Portland, Oregon 186A A011001

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of Oregon 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.

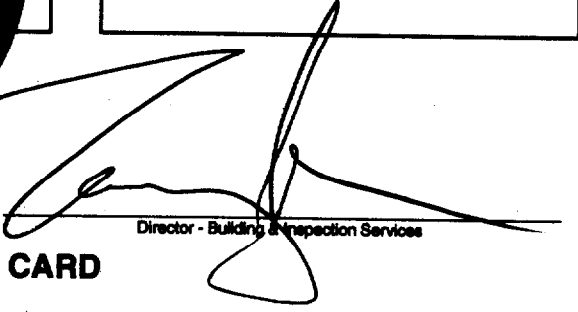
Apply to Public Works for street line and grade if nature of work requires such information.

Notification of inspection must be given and when permission is procured before this building or part thereof is occupied or otherwise used-in. **NO OTHER NOTICES REQUIRED.**

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

OTHER REQUIRED APPROVALS
Fire Dept. _____
Health Dept. _____
Appeal Board SEP 19 2003
Other _____

Department Name
CITY OF PORTLAND


Director - Building Inspection Services

PENALTY FOR REMOVING THIS CARD

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

BUILDING INSPECTION

PERMIT

Permit Number: 031144

Please Read Application And Notes, If Any, Attached

This is to certify that Liang Chao Ran /Ken Hanlon
has permission to rebuild 7' x 27' front porch and 5' x 8' side porch
AT 133 Frances St City of Portland, Oregon 186A A011001

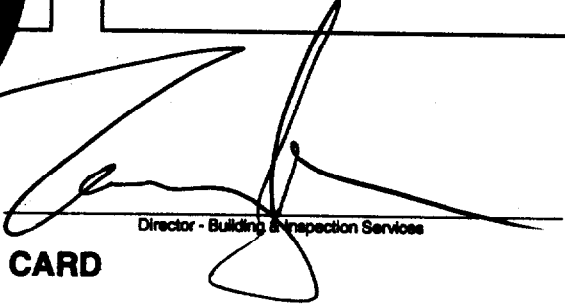
provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of Oregon and of the Ordinances of the City of Portland regulating the construction, maintenance and use of buildings and structures, and of the application on file in this department.

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

Notification of inspection must be given and work on permit must be completed before this building or part thereof is leased or otherwise used-in. **NO OTHER NOTICES REQUIRED.**

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

OTHER REQUIRED APPROVALS
Fire Dept. _____
Health Dept. _____
Appeal Board SEP 19 2003
Other _____
Department Name
CITY OF PORTLAND


Director - Building Inspection Services

PENALTY FOR REMOVING THIS CARD

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 initialzing 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.

_____ **Pre-construction Meeting:** Must be scheduled with your inspection team upon receipt of this permit. Jay Reynolds, Development Review Coordinator at 874-8632 must also be contacted at this time, before any site work begins on any project other than single family additions or alterations.

- Footing/Building Location Inspection:** Prior to pouring concrete
- Re-Bar Schedule Inspection:** Prior to pouring concrete
- 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**

[Signature]
Signature of applicant/designee

9/14/03
Date

[Signature]
Signature of Inspections Official

9/17/03
Date

CBL: 186A-A-011 Building Permit #: 03-1144

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: <u>133 Frances St. Portland, ME. 04102</u> | | |
| Total Square Footage of Proposed Structure | | Square Footage of Lot |
| Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>186A</u> <u>A</u> <u>#11#30</u> | | Owner: <u>Chao Ran Liang</u> Telephone: <u>7801423</u> |
| Lessee/Buyer's Name (If Applicable) | Applicant name, address & telephone: | Cost Of Work: \$ <u>600000</u> Fee: \$ |
| Current use: <u>Single Family</u> If the location is currently vacant, what was prior use: _____ Approximately how long has it been vacant: _____ Proposed use: <u>Re build 7' x 27' - Front Porch</u> Project description: <u>Build 6x8 Mudroom</u> | | |
| Contractor's name, address & telephone: <u>Ken Hanlon 42 Smith St Portland Me 04101</u> | | |
| Who should we contact when the permit is ready: _____ Mailing address: _____ 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: | | |

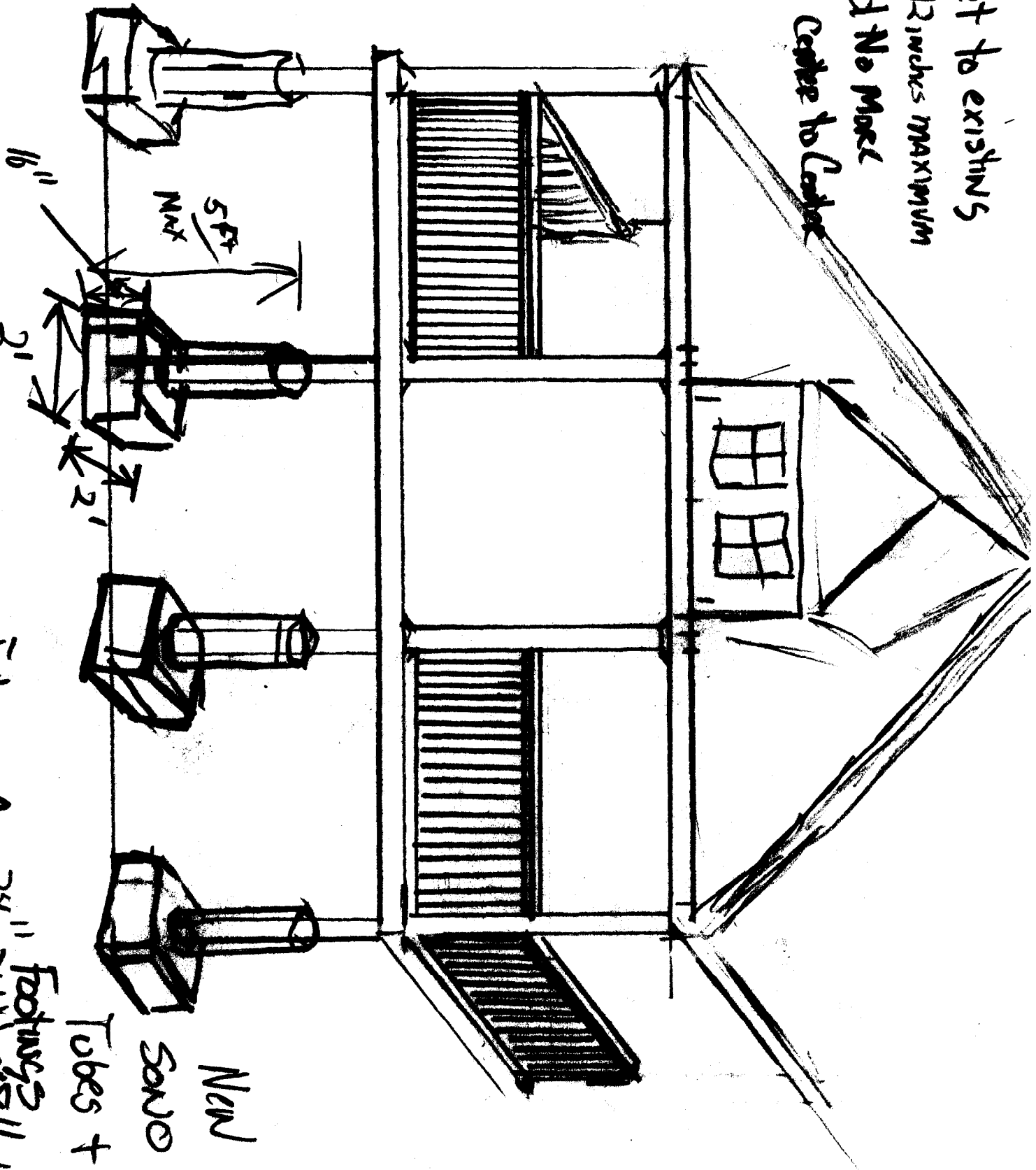
IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.

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 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>Chao Ran Liang</u> | Date: <u>9/11/03</u> |
|---|----------------------|

**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 4th floor of City Hall**

Handrails Set to existing
 Columns at 42 inches maximum
 Height spaced No More
 Than 4 inches Center to Center



Footings Are 24" x 24" x 18" deep
 Sand tubes are Anchored with #5
 Rebar 10in Diameter sand tubes 4ft tall

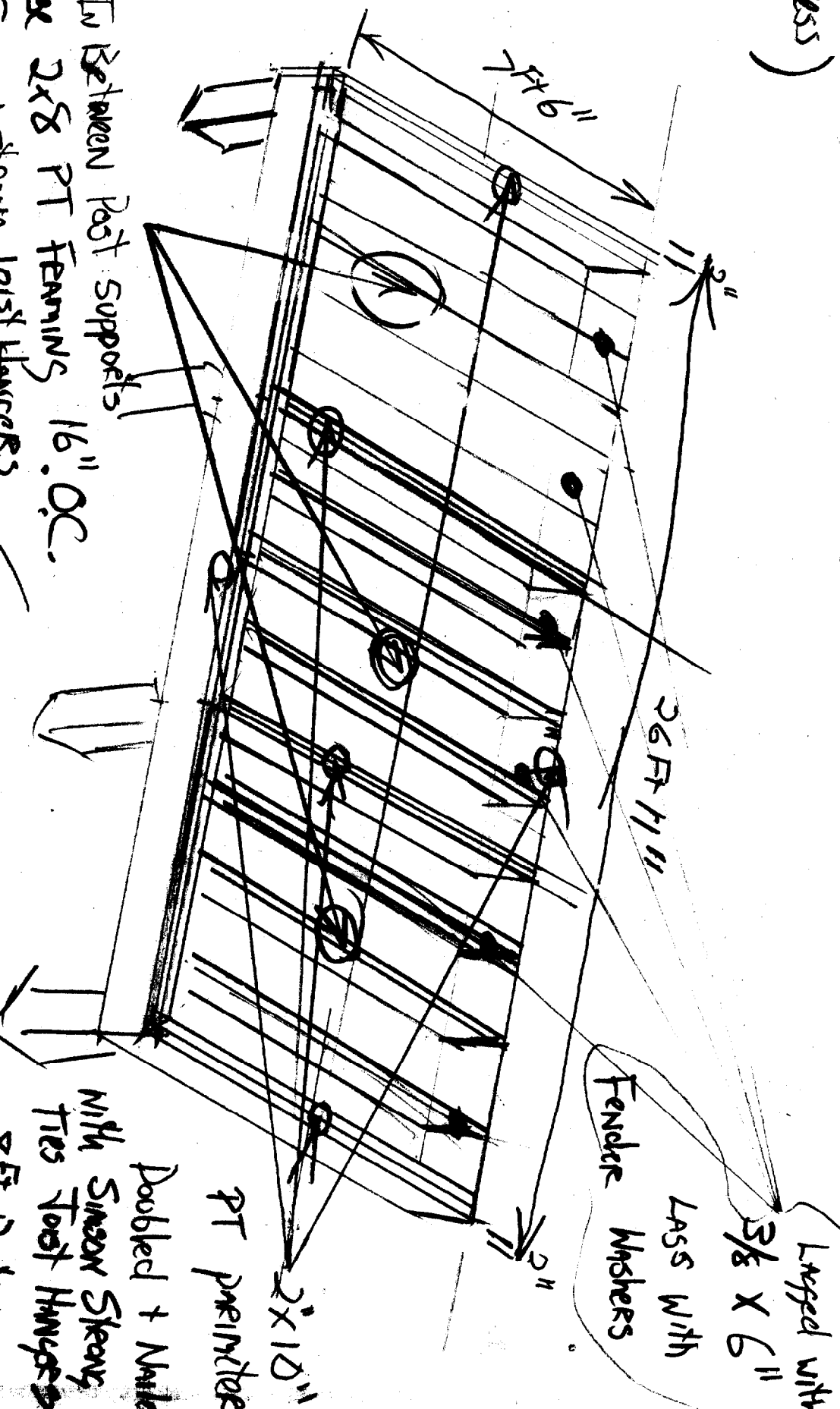
New
 Sand
 Tubes +

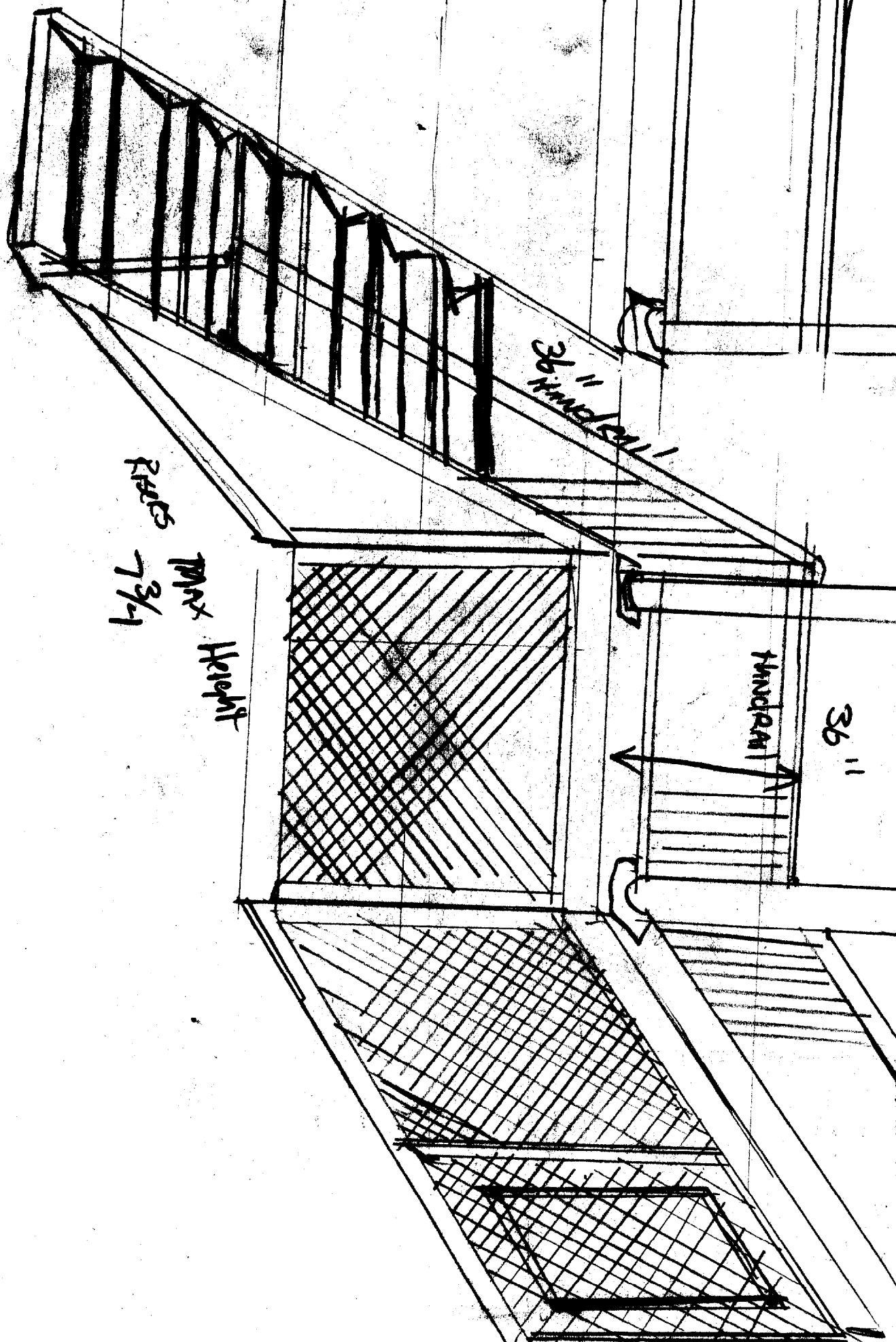
(Pine Skirt on Perimeter)
 (Deck Boards Southern Yellow Pt 5/4
 Thick Mess)

In Between Post Supports
 will use 2x8 PT FEMMINGS
 16" OC.
 with SIMPSON STRONG JOIST HANGERS

6x6 PT post
 connected to sand tube
 with 5/8 pin. Drilled center

PT perimeter
 Doubled + Nailed
 with SIMPSON STRONG
 TIES JOIST HANGERS
 8 FT Distance
 Between Column
 Supports





Risers
7 3/4
max
Height

36" Handrail

Handrail

36"

Side View

1/4 = 1/2 FT

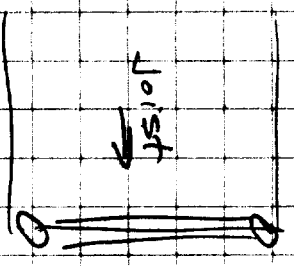
Existing Roof Line

2x8 16" D.C.

Hip Roof

Wall Framing 2x6 16" D.C.

Joist



Wood Siding

3x3 or 5x5

or 5x5

ply 1/2" D.C.

Prob Window Sill

5" skirt with lattice

2 - 2x10 purlins - 8' sp

Carrying beam

2x8 Floor Joist 16" D.C. 6'-0" sp

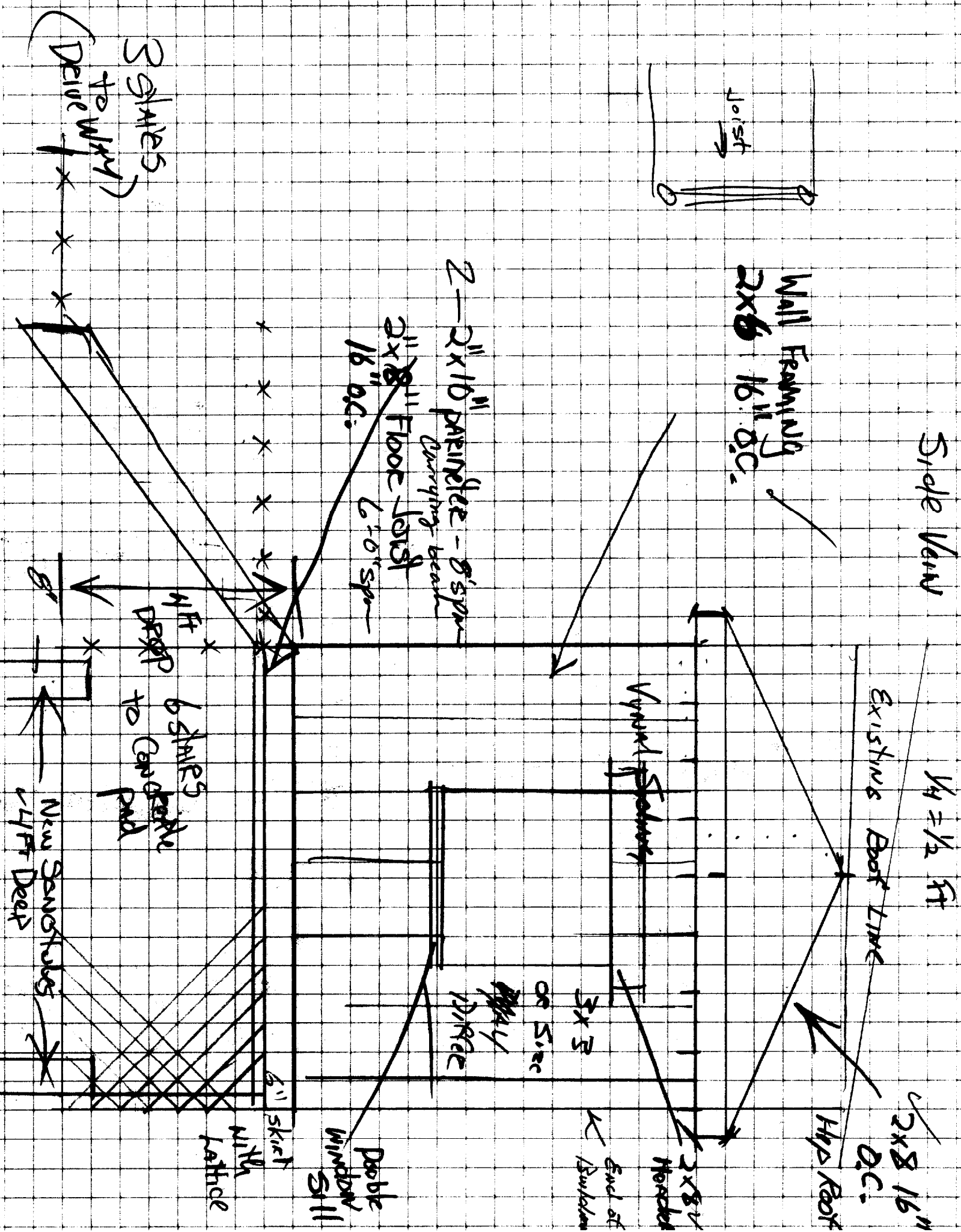
3 Shales to W/P

Drive

4' FT DRIP

6 Shales to Cap Pad

New Sausages 4' FT Deep



Top View

EXISTING

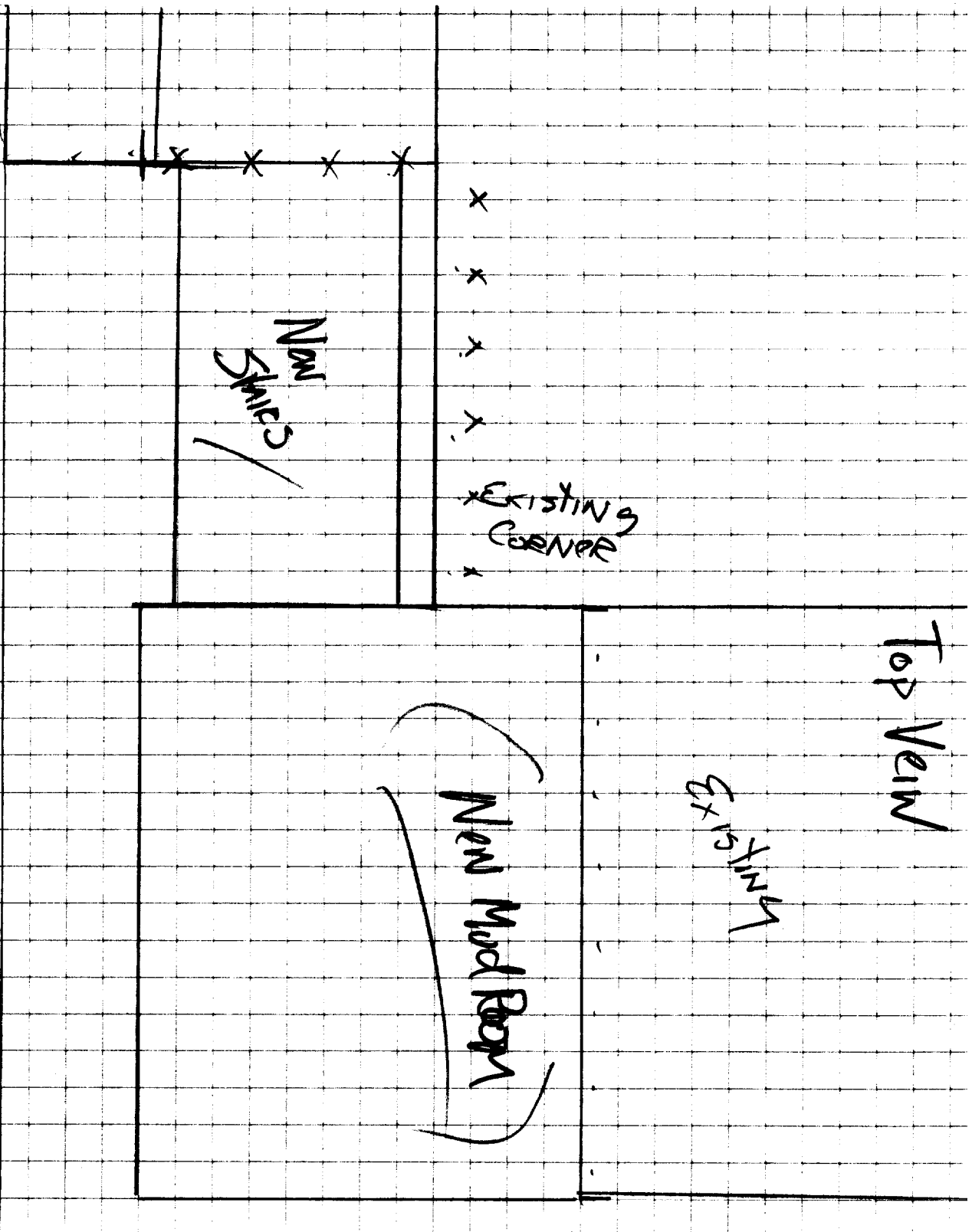
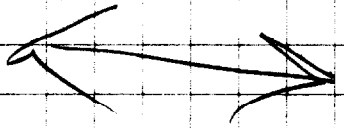
EXISTING CORNER

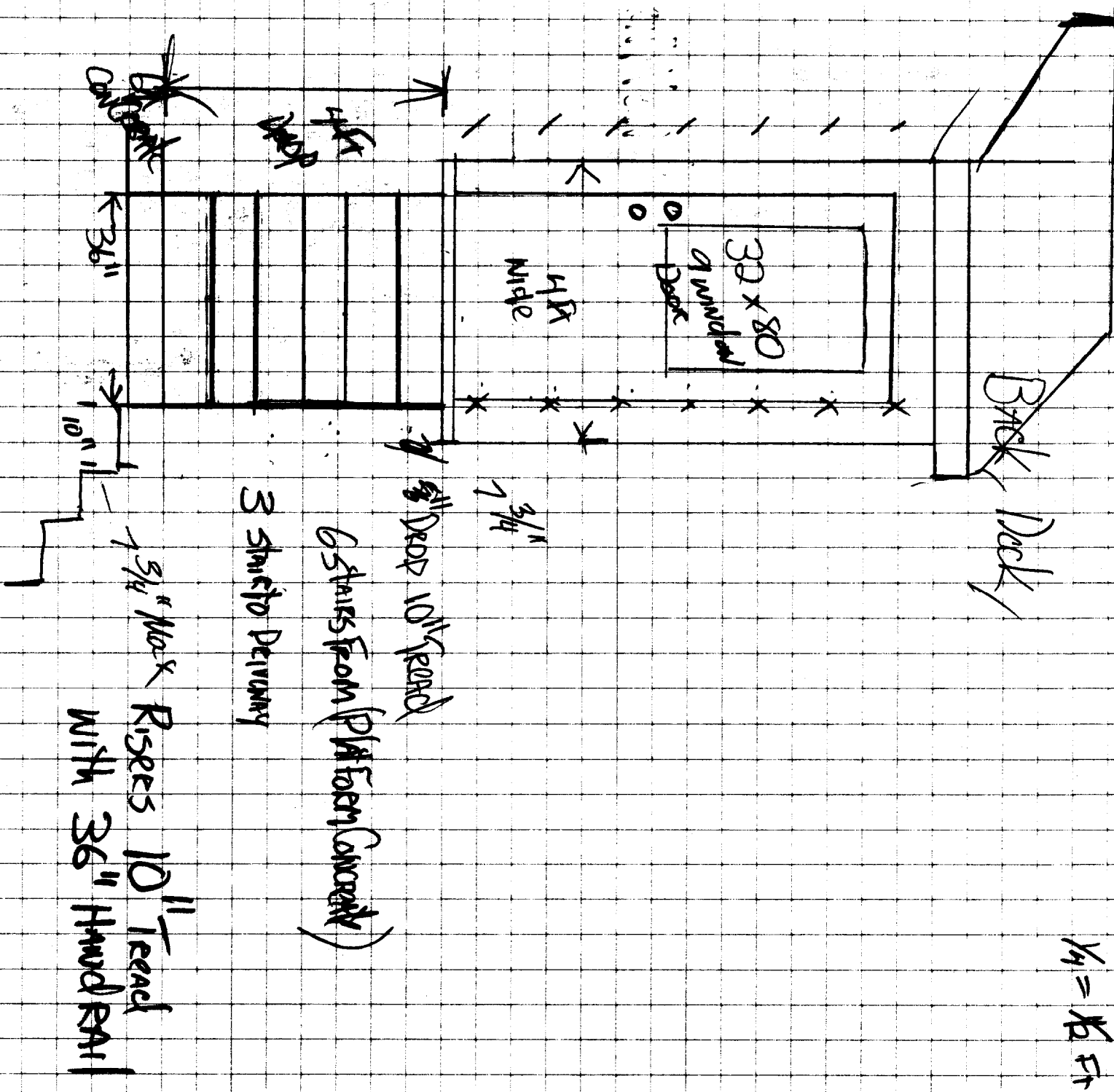
NEW SPACES

(NEW MOD ROOM)

Drive Way

11 FT





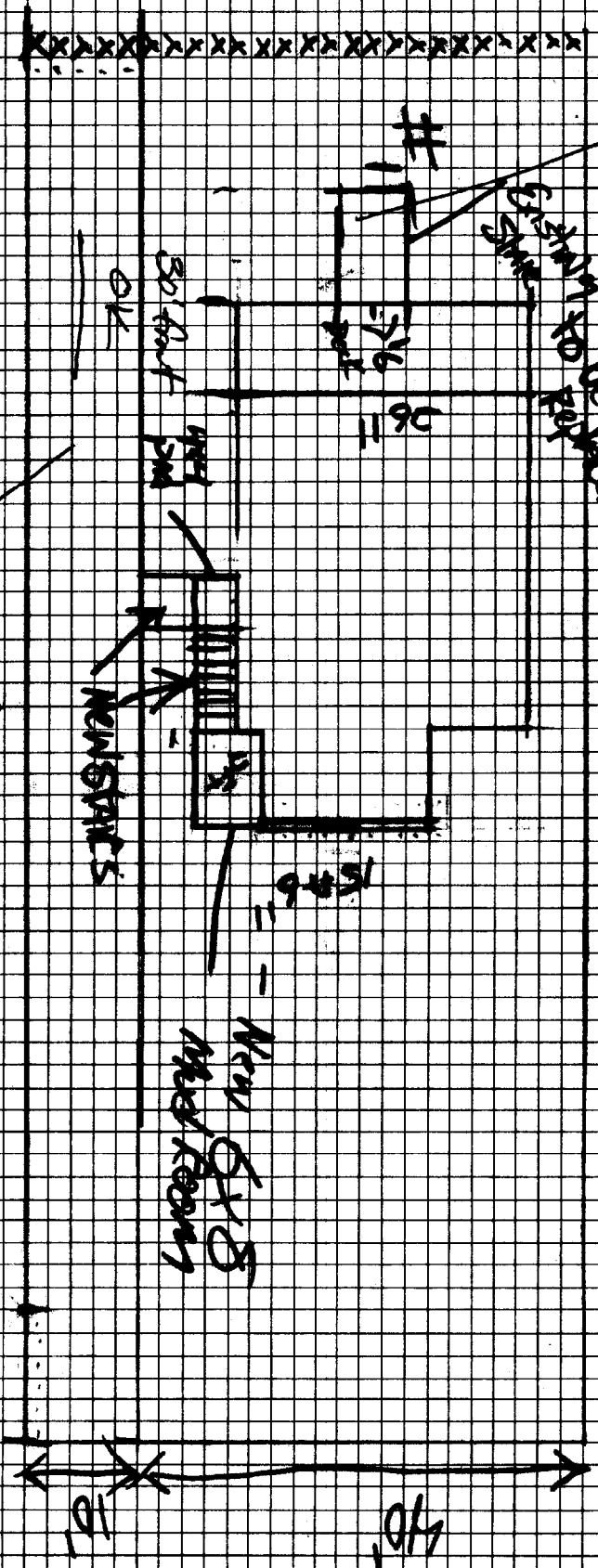
1/4" = 1/2 FT

Quet # 186 A

Block A

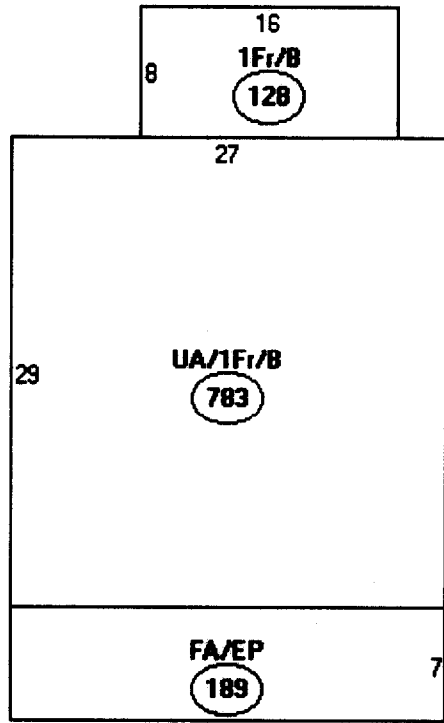
LOTS #11 #30

Summa
Footprint



50 ft side

OK



Descriptor/Area

A: UA/1Fr/B
783 sqft

B: 1Fr/B
128 sqft

C: FA/EP
189 sqft

1100

133 Frances
R-3
186A-A-11-30

25% = 1397.5

297.5 left

R-3
Sides &
front & rear - 25%

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 | 186A A011001 |
| Location | 133 FRANCES ST |
| Land Use | SINGLE FAMILY |
| | |
| Owner Address | LIANG CHAO RAN 133 FRANCES ST PORTLAND ME 04102 |
| | |
| Book/Page | 17812/139 |
| Legal | 186A-A-11-30 FRANCES ST 131-133 5590 SF |

Valuation Information

| | | |
|-------------|-----------------|--------------|
| Land | Building | Total |
| \$30,560 | \$74,550 | \$105,110 |

Property Information

| | | | | | | |
|---------------------------|--------------------------|--------------------------|-------------------------|-----------------------------|-------------------------|--|
| Year Built 1919 | Style Bungalow | Story Height 1 | Sq. Ft. 967 | Total Acres 0.128 | | |
| Bedrooms 3 | Full Baths 1 | Half Baths 1 | Total Rooms 7 | Attic Unfin | Basement Full | |

Outbuildings

| | | | | | |
|-------------|-----------------|-------------------|-------------|--------------|------------------|
| Type | Quantity | Year Built | Size | Grade | Condition |
|-------------|-----------------|-------------------|-------------|--------------|------------------|

Sales Information

| | | | |
|---------------------------|------------------------------|--------------|-------------------------------|
| Date 07/01/2002 | Type LAND + BLDING | Price | Book/Page 17812-139 |
|---------------------------|------------------------------|--------------|-------------------------------|

Picture and Sketch

| | |
|--------------------------------|-------------------------------|
| <u>Picture</u> | <u>Sketch</u> |
|--------------------------------|-------------------------------|

[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.](#)

