

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND

BUILDING PERMIT

This is to certify that TODD E FOLEY

Located At 23 RUDMAN RD

Job ID: 2012-07-4452-ALTR

CBL: 194- C-018-001

has permission to Adding a deck and adding a sliding door.

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 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 closed-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

Fire Prevention Officer

Code Enforcement Officer / Plan Reviewer

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



PORTLAND MAINE

Strengthening a Remarkable City, Building a Community for Life • www.portlandmaine.gov

Director of Planning and Urban Development
Jeff Levine

Job ID: 2012-07-4452-ALTR

Located At: 23 RUDMAN RD

CBL: 194- C-018-001

Conditions of Approval:

Building

The girder shall only over hang the tubes by 2'-0".



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Receipts Details:

Tender Information: Check , Check Number: 725471

Tender Amount: 40.00

Receipt Header:

Cashier Id: bsaucier

Receipt Date: 7/13/2012

Receipt Number: 45915

Receipt Details:

Referance ID:	7241	Fee Type:	BP-Constr
Receipt Number:	0	Payment Date:	
Transaction Amount:	40.00	Charge Amount:	40.00
Job ID: Job ID: 2012-07-4452-ALTR - Adding a deck and adding a sliding door.			
Additional Comments: 23 Rudman			

Thank You for your Payment!

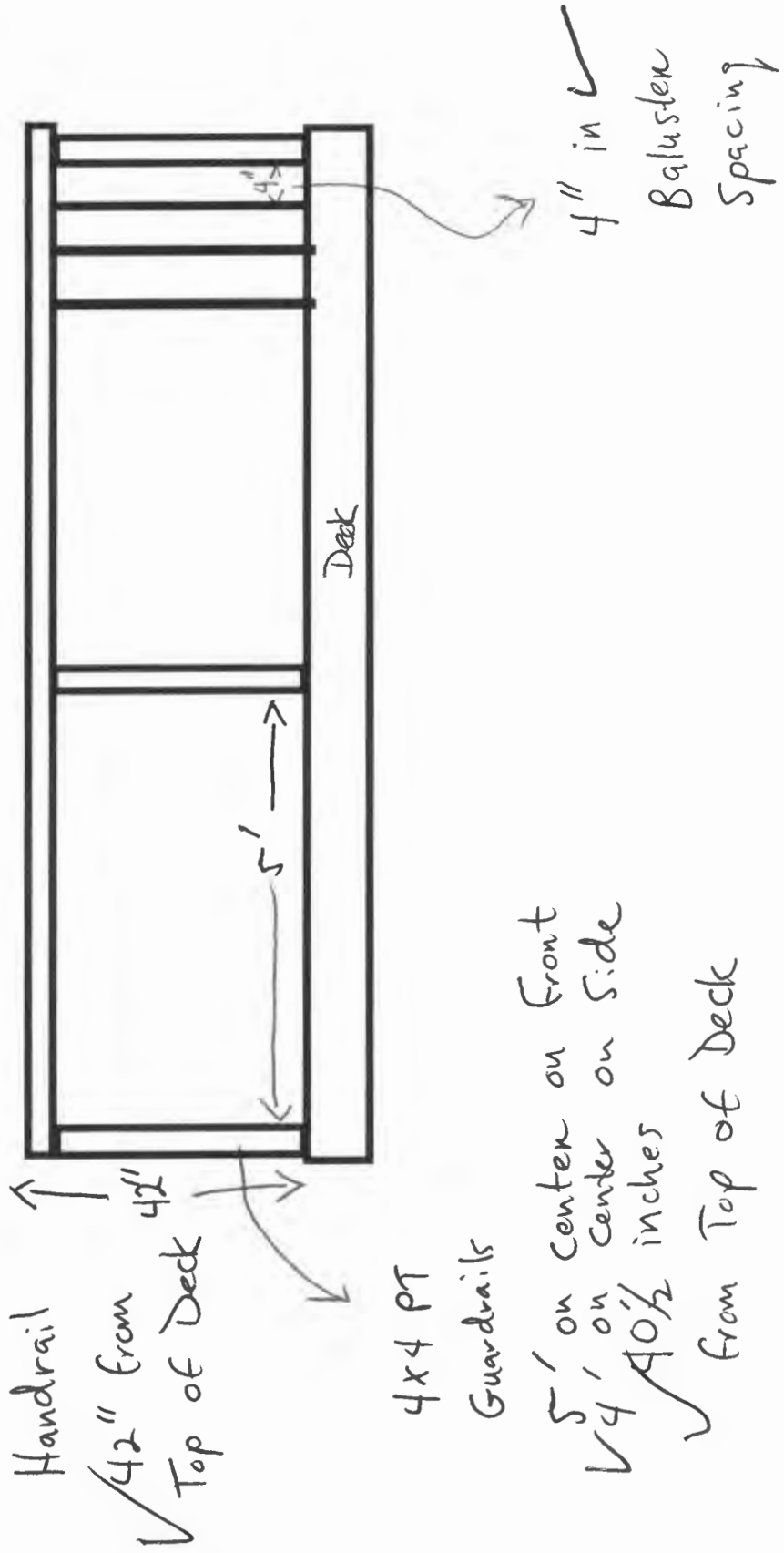
BUILDING A DECK???

INFORMATION REQUIRED WITH YOUR APPLICATION

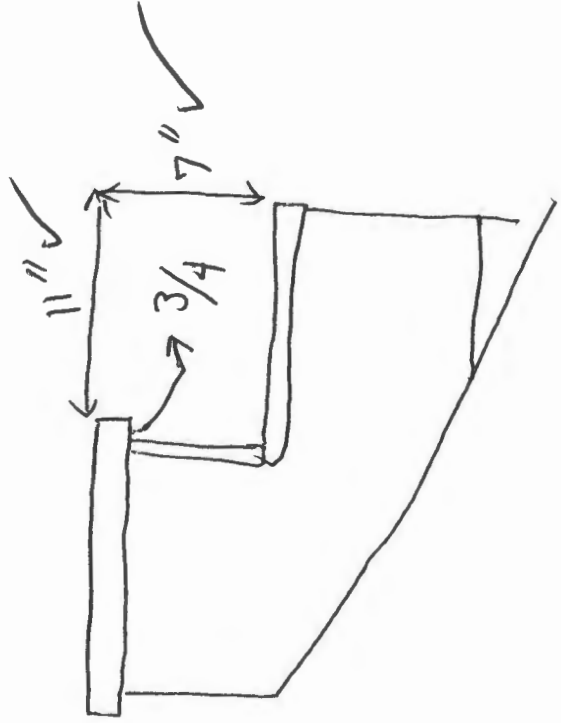
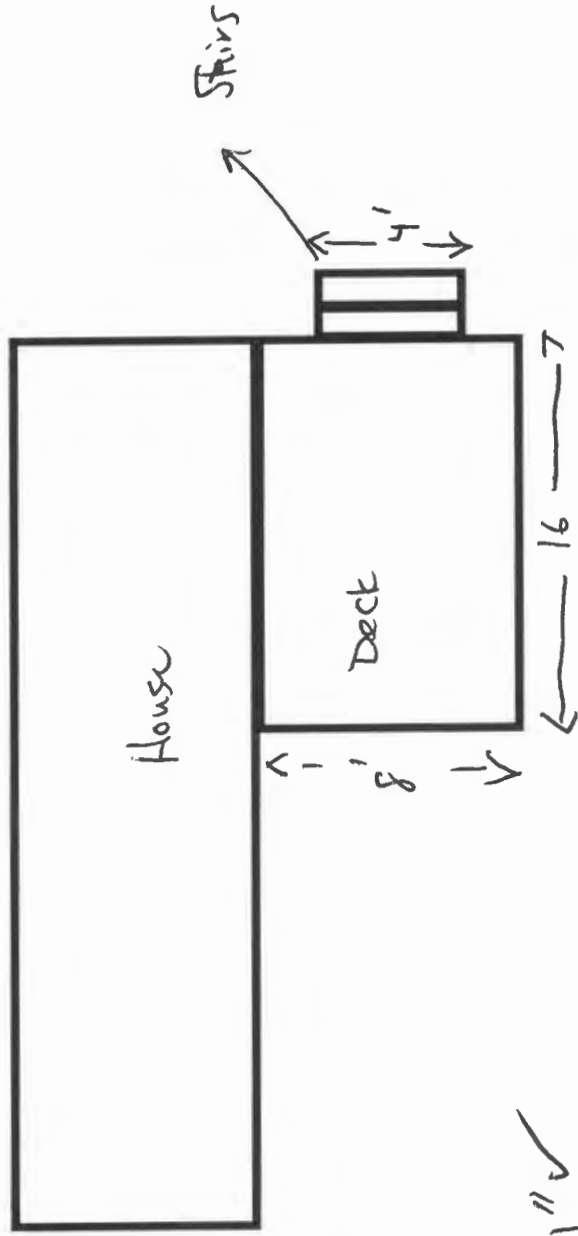
The following is a guideline of information required for the review of a deck application. It is intended to help you supply proper and complete application packages. Please label all of the following items on your plans. Thank you!

1. **A complete plot plan showing all structures & proposed structures with distances to all property lines labeled.**
2. **Type of foundation system**
 - a. Diameter of concrete filled tube or pre cast concrete pier size
 - b. depth below grade (minimum 4'-0" below grade)
 - c. anchorage of column to footing
 - d. spacing and location of tubes/piers
3. **Framing Members**
 - a. Columns – wood size and location (members supporting framing of floor system)
 - b. Ledger size attached to building
 - c. Fastener size and spacing attaching ledger
 - d. Girder Size and spans carrying floor system
 - e. Joist size, span, and spacing
 - f. Joist hangers or ledger
4. **Guardrails & Handrail Details**
 - a. Guardrail height
 - b. Baluster spacing
 - c. Handrail height
5. **Stair Details**
 - a. Tread depth (measured nosing to nosing)
 - b. Riser height
 - c. Nosing on tread
 - d. Width of stairs

Guardrails and Handrail Details



Stair Details



Steps 2 steps high

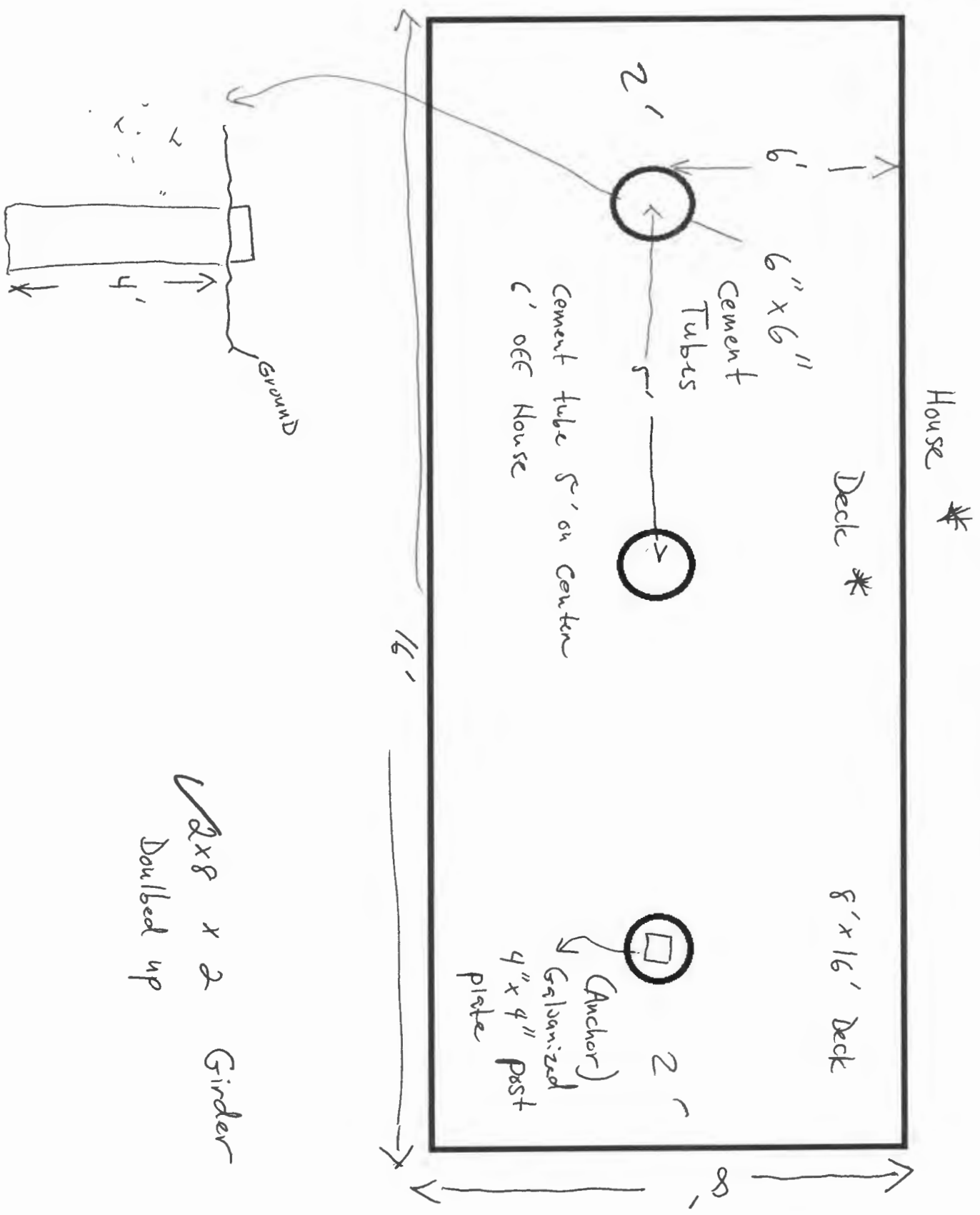
Steps 4' wide ✓

Tread depth 11" ✓

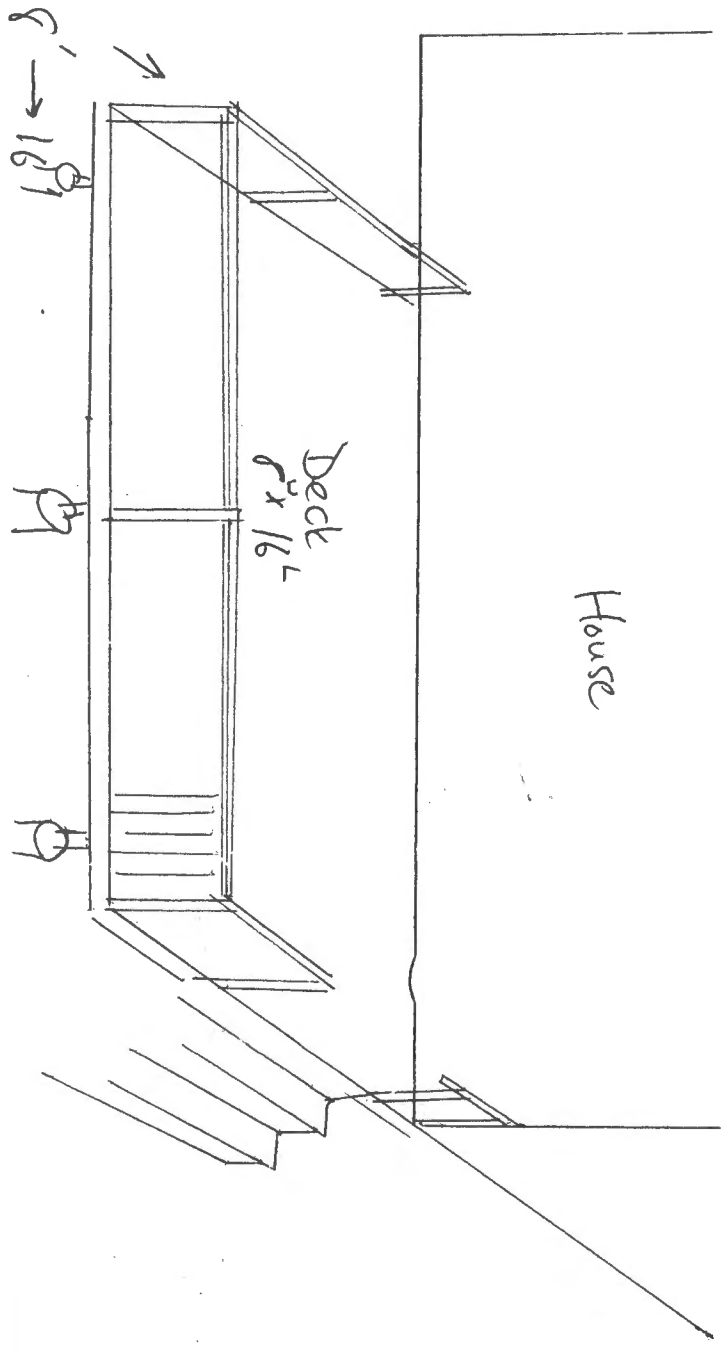
Riser height 7" ✓

Nosing on Tread 3/4" ✓

Foundation System



✓ 2x8 x 2
Doubled up
Girder



Single Family AGENT SYNOPSIS



MLS#: 1029812 Status: Current Kickout: No
 23 Rudman Road, Portland, ME 04102 List Price: \$ 155,000
 Original Price: \$ 169,000
 List Date: 09/10/11
 Neigh'd/Assoc: Assoc. Fee /Mo:
 Directions: outer Congress, to right on Stevens, to first public street on left (before Capisic St), to house at end on right

General/Land Information

Style: Ranch #Rooms:5 #Bedrooms: 3 #Baths: F = 1 / 1/2 = 0
 SqFt Fin. Above Grade+/-: 1,014 SqFt Fin. Below Grade+/-: 0 SqFt Finished Total+/-: 1,014
 Source of Square Footage: Public Record
 Year Built+/-: 1969 Color: beige Lot Size (Acr)+/-: 0.193 Road Frontage+/-: 84
 Surveyed: Yes Seasonal: No Zone: r
 Wtr Frt: No Amt Wtr Frntge+/-: Wtr Frt Owned+/-: Wtr Frt Shared+/-:
 Water Body: Water Body Type:

Interior Information

	KT	DN	LR	FR	MBR	2BR	3BR	4BR	OT	OT2
Level:	1		1		1	1	1			
Size:										
Cathedral Ceil:	No									
Skylight:	No									
Gas Fireplace:				0						
Wood Burn Fireplace:					0					
Heat Stove:								No		
Heat Stove HU:									No	

Appliances:

Remarks

Great price for this move in ready home in a convenient location with no thru traffic! Recently updates include new bathroom fixtures, some fresh paint, & replacement windows. Nice side and back yard.Full cellar w/bulkhead.

Property Features - NOTE: Check Detail Reports for complete list of Features.

Site: Level Construction: Wood Frame
 Driveway: Paved Basement Info: Full
 Parking: Foundation Mtrls:
 Location: Neighborhood Exterior: Shingle
 Restrictions: Roof: Pitched
 Rec. Water: Heat System: Hot Water
 Roads: Public, Dead End Heat Fuel: Oil
 Transportation: Water Heater: Off Heating System
 Electric: Circuit Breakers Cooling: No Cooling
 Gas: Unknown Floors: Wood, Carpet, Vinyl
 Waste Wtr Disp: Public Veh. Storage: Garage, Detached
 Water: Public Amenities:
 Equipment: Access. Amenities:

Handwritten notes:
 \$130K @ 4.25% =
 \$640 }
 tax 215 } \$905
 ins 50 }
 PMI 125 → \$1030

Tax/Deed/Community Information

Book/Page/Deed: 9723/43/All Map/Block/Lot: 194/C/18 Full Tax Amt/Yr: \$ 2,578 / (11-12) School Dist:

Off Market Information

DOM: 163

Listing Contact Information

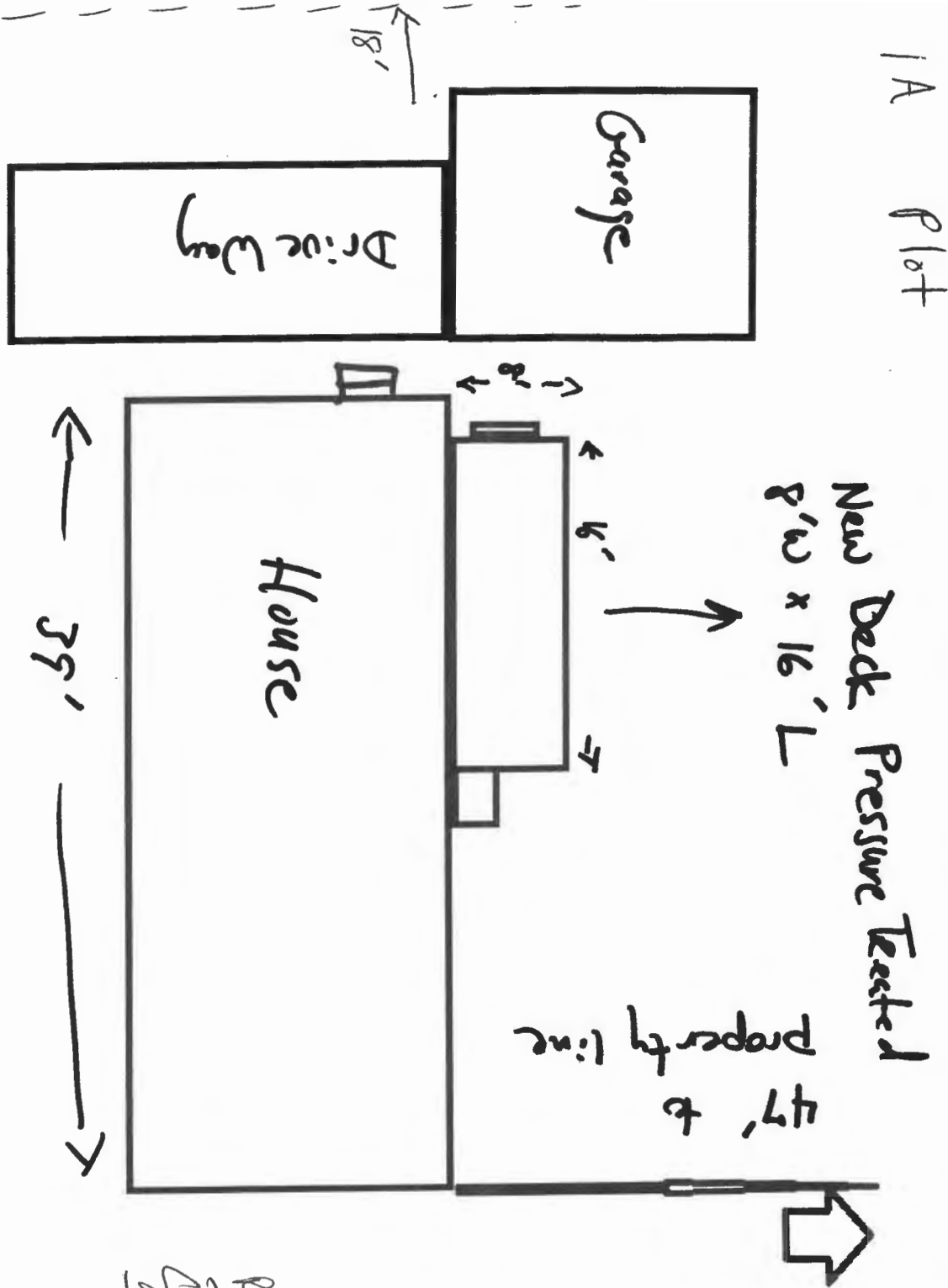
List Office: Reali Realty, LLC 1939 Office: 207-879-7653
 List Agent: Victoria Fisk 002233 Email: vickifisk@psouth.net LAgt Ph: 207-415-7355
 CoList Agt: Thomas Carter 001752 CoL Agt Ph: 207-879-7653 Ext: 106 LAgt Cell: 207-415-7355
 CoList Email: TomCarter@maine.rr.com CoL Cell: 207-838-8043
 Show Intr: Call Listing Broker, Electronic Lockbox, Notice Required SAF/BAF/TBF: / 3.50% / 3.500%

Virtual Tour:

Internal Rmks
 /Contingency:



1A Plot



New Deck Pressure Treated
8'w x 16'L

47' to
Property line

R-3

Permit: 25' min - 47' show
 Side: 8' min - 20' side
 applied
 18' min side
 given

FOR MORTGAGE LENDER USE ONLY

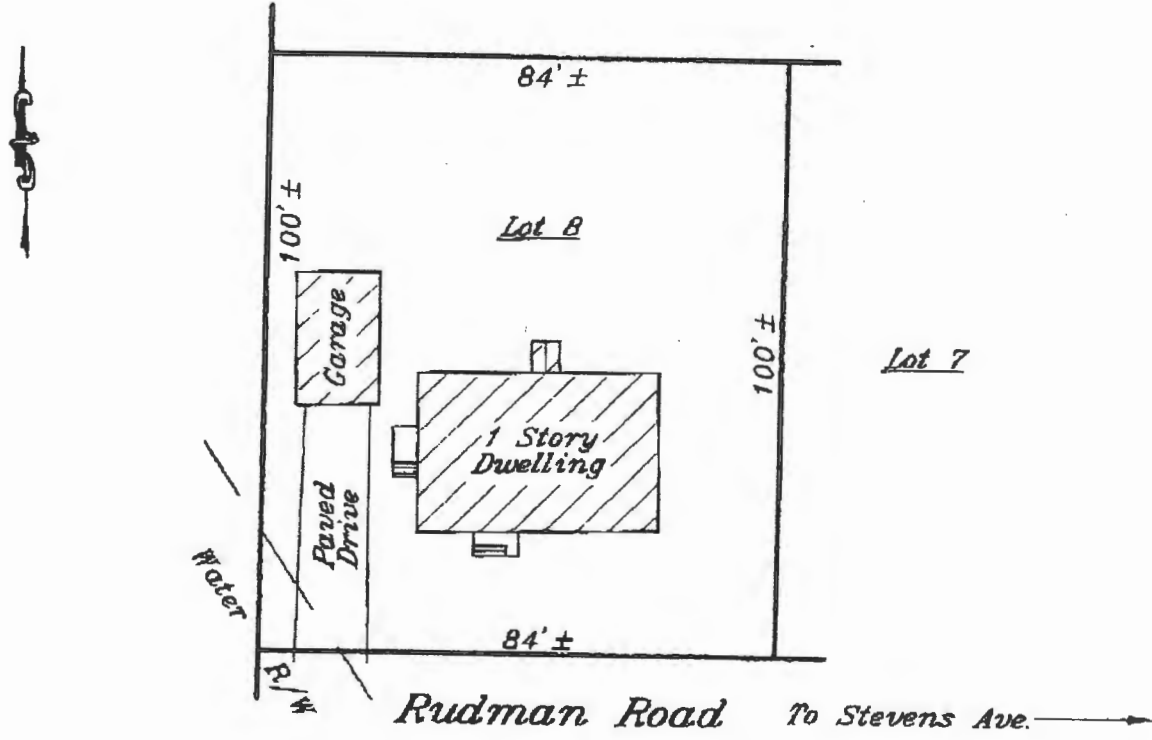
GENERAL NOTES: (1) DISTANCES SHOWN ARE TAKEN FROM PROVIDED TITLE REFERENCES SHOWN BELOW. (2) THE PURPOSE OF THIS INSPECTION IS TO RENDER AN OPINION AS FOLLOWS: A) DWELLING AND ACCESSORY STRUCTURE'S COMPLIANCE WITH RESPECT TO MUNICIPAL ZONING SETBACKS, AND B) FLOOD ZONE DETERMINATION BY HORIZONTAL SCALING ON BELOW REFERENCED FEMA MAP. (3) THIS INSPECTION EXCEPTS OUT ALL TECHNICAL STANDARDS CURRENTLY SET FORTH BY STATE OF MAINE BOARD OF LICENSURE FOR PROFESSIONAL LAND SURVEYORS. (4) THIS INSPECTION IS TO BE USED ONLY BY THE BELOW LISTED LENDER AND IS NOT TO BE USED BY ANOTHER PARTY FOR BOUNDARY LINE LOCATIONS OR LAND TITLE OPINIONS. (5) TITLE OR OWNERSHIP NOT DETERMINED. (6) A BOUNDARY SURVEY SHOULD BE PERFORMED TO RENDER A PROFESSIONAL OPINION PERTAINING TO BOUNDARY LINE LOCATIONS, EASEMENTS, RIGHTS OF WAY, ENCUMBRANCES, ENCROACHMENTS, AND/OR CONFLICTS WITH ADJUTTER'S DEEDS. (7) LOCATION/EXISTENCE OF WETLANDS NOT DETERMINED UNLESS SHOWN ON A RECORDED SUBDIVISION PLAN.

REV. 09/28/2009

THIS SKETCH IS NOT TO BE USED FOR CONSTRUCTION PURPOSES, IMPROVEMENTS SHOWN ARE APPROXIMATE.

ADDRESS: 23 Rudman Road
Portland, Maine

INSP. DATE: 4/25/2012
SCALE: 1" = 30'



Recommend Boundary Survey for accurate location.

TPB

SEE PROVIDED TITLE REFERENCES FOR APPURTENANCES, IF ANY.

APPLICANT: Linda D. Jordan FILE#: 21224502
OWNER: Rhonda L. & Todd E. Foley CLIENT#: 12-1100
LENDER: Regency Mortgage Corporation
REQ. PARTY: Cornerstone Title And Settlement

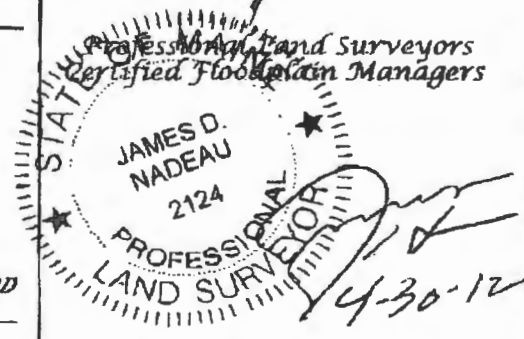
TITLE REFERENCES: COUNTY: Cumberland
DEED BOOK: 9723 PAGE: 42
PLAN BOOK: 15 PAGE: 27 LOT: 8

MUNICIPAL REFERENCE:
MAP: 194 BLOCK: C LOT: 18

THE DWELLING DOES NOT FALL WITHIN A SPECIAL FLOOD HAZARD AREA PER FEMA COMMUNITY MAP No. 230051 PANEL: 0013B
ZONE: C DATE: 12/8/1998

THE DWELLING WAS IN COMPLIANCE WITH MUNICIPAL ZONING SETBACK REQUIREMENTS AT THE TIME OF CONSTRUCTION.

James D. Nadeau, LLC



918 BRIGHTON AVE. PH. (207) 878-7870
PORTLAND, ME. 04102 F. (207) 878-7871
THIS INSPECTION IS VALID ONLY WITH A SURVEYOR'S SEAL AND IS NULL & VOID 90 DAYS AFTER INSPECTION DATE.

THIS IS NOT A BOUNDARY SURVEY - NOT FOR RECORDING

Tax Assessor's Map

Borrower	Jordan, Linda D.			
Property Address	23 Rudman Rd			
City	Portland	County	Cumberland	State ME Zip Code 04102
Lender/Client	Regency Mortgage Corp. & Dept of VA			



