

DEALER: MARTIN'S COUNTRY HOMES
 28X36 FINISHED CAPE

CUSTOMER: O'SULLIVAN
 TOWN/STATE: PORTLAND, ME

TITLE: ELEVATION
 PG. NO.: 3

MODEL: OH-WDS-02833
 SCALE: 1/8"

DR. BY: M.J.
 DATE: 9-5-25

REVISIONS

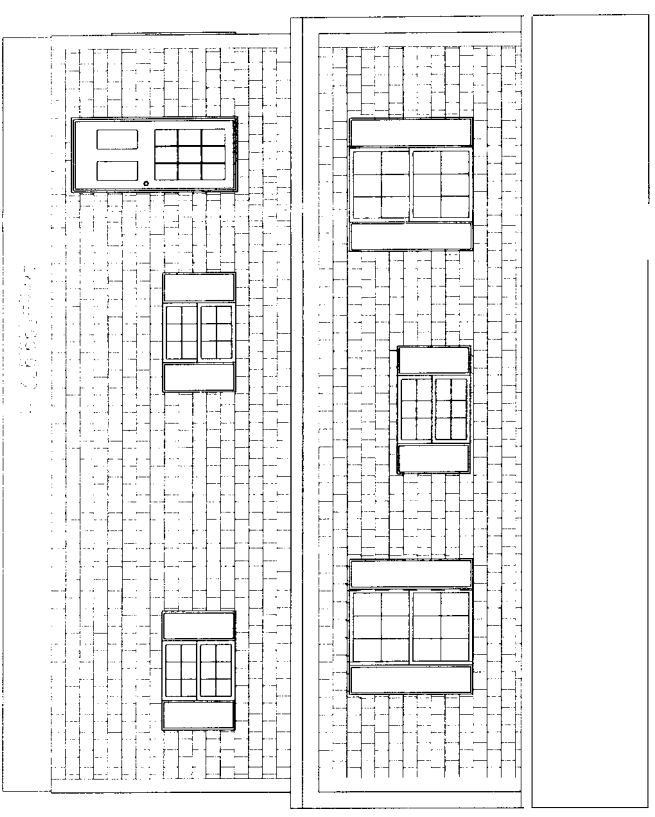
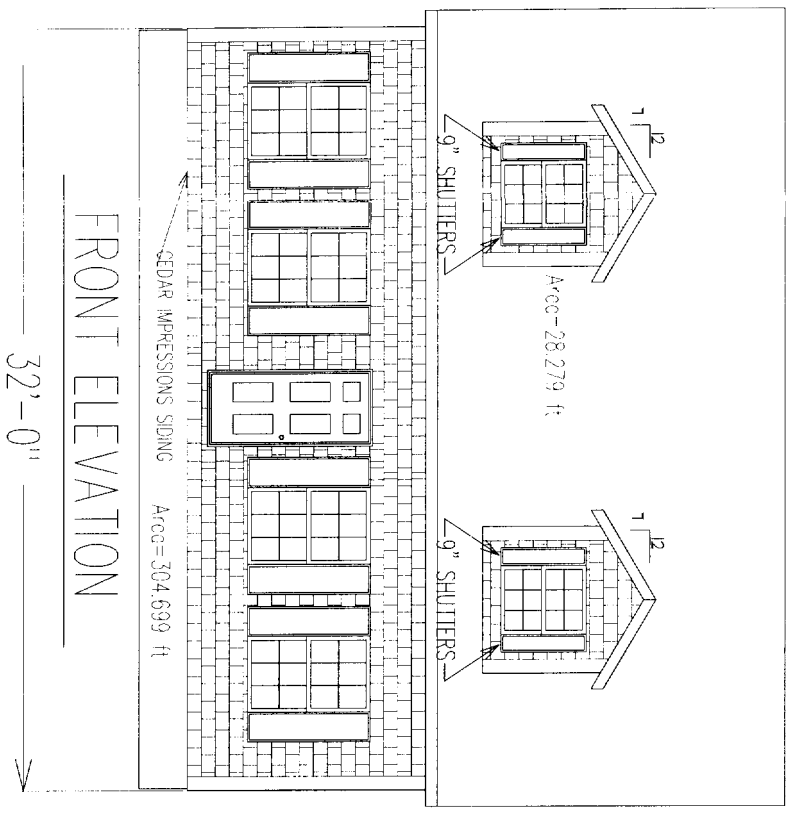
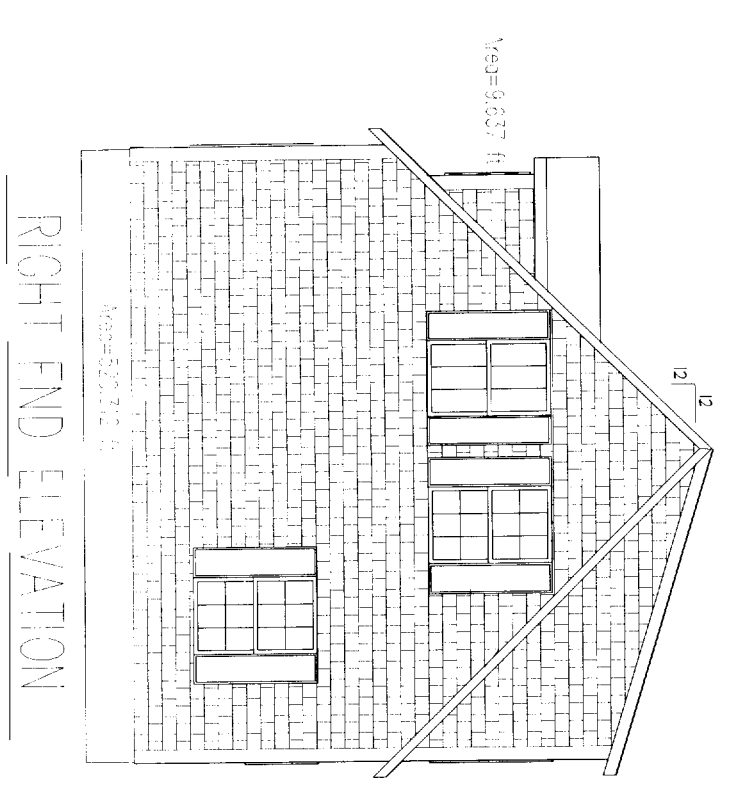
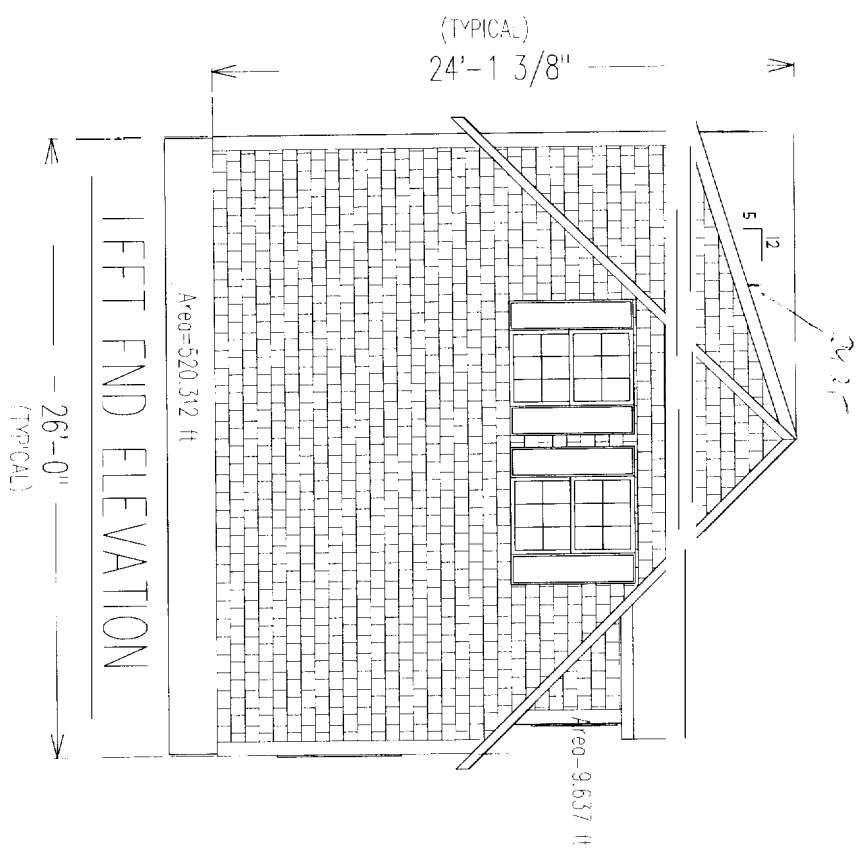
SPECIAL NOTES:

APPROVAL STAMP

DEPT. OF BUILDING INSPECTION
 CITY OF PORTLAND, ME

OCT 15 2025

RECORDED



DEALER: MARTIN'S COUNTRY HOMES
 26X32 FINISHED CAPE

CUSTOMER: O'SULLIVAN
 TOWN/STATE: PORTLAND, ME.

TITLE: ■ FOUNDATION
 PG. NO. 1

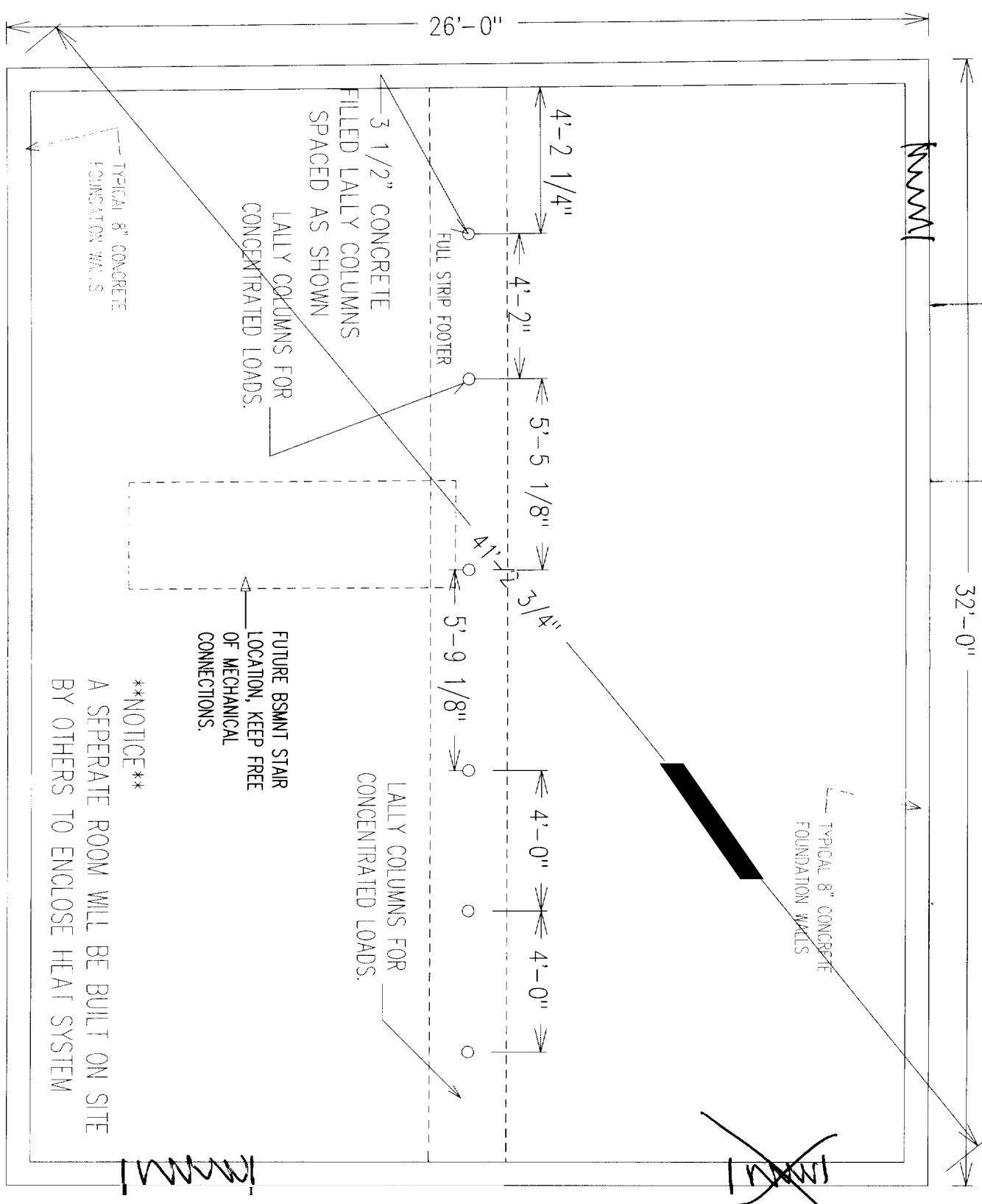
UNIT #02833
 SCALE: ~~1/4" = 1'~~
 1/4" = 1'

DR. BY: JWC
 DATE: 7/25/06

REVISIONS

SPECIAL NOTES:

*As per
 Frost
 Control*



****NOTICE****
 A SEPERATE ROOM WILL BE BUILT ON SITE
 BY OTHERS TO ENCLOSE HEAT SYSTEM

FUTURE BSMENT STAIR
 LOCATION, KEEP FREE
 OF MECHANICAL
 CONNECTIONS.

3 1/2" CONCRETE
 FILLED LALLY COLUMNS
 SPACED AS SHOWN
 LALLY COLUMNS FOR
 CONCENTRATED LOADS.

TYPICAL 8" CONCRETE
 FOUNDATION WALLS

26'-0"

32'-0"

4'-2 1/4"

4'-2"

5'-5 1/8"

4'-1"

5'-9 1/8"

4'-0"

4'-0"

LALLY COLUMNS FOR
 CONCENTRATED LOADS.

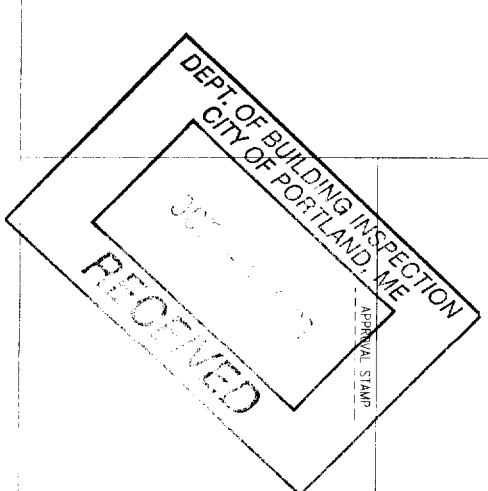
TYPICAL 8" CONCRETE
 FOUNDATION WALLS

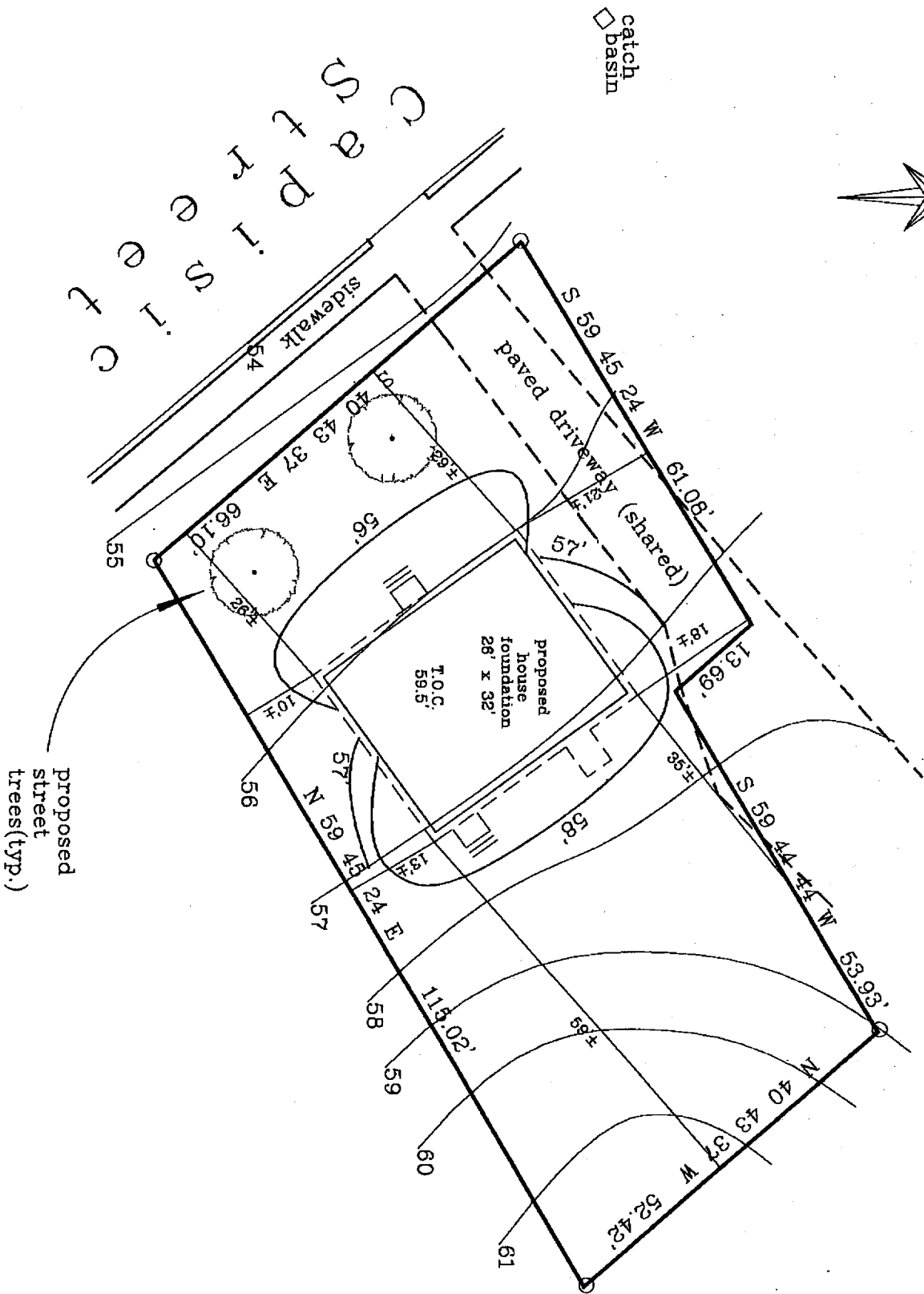
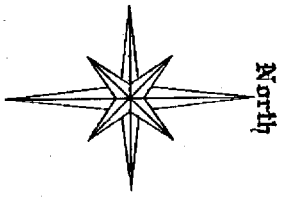
FULL STRIP FOOTER

NOTICE:
 OXFORD HOMES INC. WILL INCUR NO LIABILITY
 NOR RESPONSIBILITY FOR ANY ISSUES RELATED
 TO SITEWORK, FOUNDATION CONSTRUCTION, SILL PLATES
 NOT LEVEL WHICH WOULD EFFECT THE SQUARENESS OF THE
 HOME, MATERIAL DEFECTS, STRUCTURAL DEFECTS, WATER
 PROBLEMS, FAULTY WORKMANSHIP OR ANY ISSUES RELATED
 TO THE DESIGN AND/OR CONSTRUCTION OF ANY FOUNDATION.

APPROVED

*Notes per
 Don Ray
 10/3/06
 8" x 24" Footing
 decompref
 drains inside/out
 filter fab*





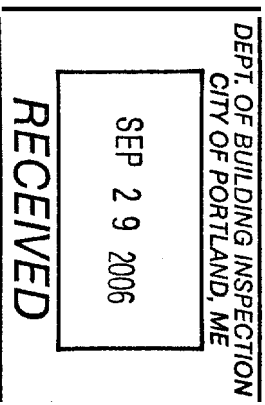
LOCUS DEED REFERENCE :
 CCRD Book 19106 Page 299 (portion of)

PLAN REFERENCES :

1. Boundary Survey & Lot Split
 155 Capisic St. Portland, ME
 Northeast Civil Solutions, 1-23-06

NOTES :

1. Elevations were carried from an offset mon @ Colonial & Rockland St. Portland Eng'r's EL 57.967
2. R-3 Zone Requirements:
 Front/Rear Setbacks 25'
 Side Setbacks 14' - 2 story, (minimum 8')



Graphic Scale 1" = 20'



Site Plan & Topo Survey
 Capisic Street
 Portland, Maine
 for
 Donald O'Sullivan
 Martin's Country Homes

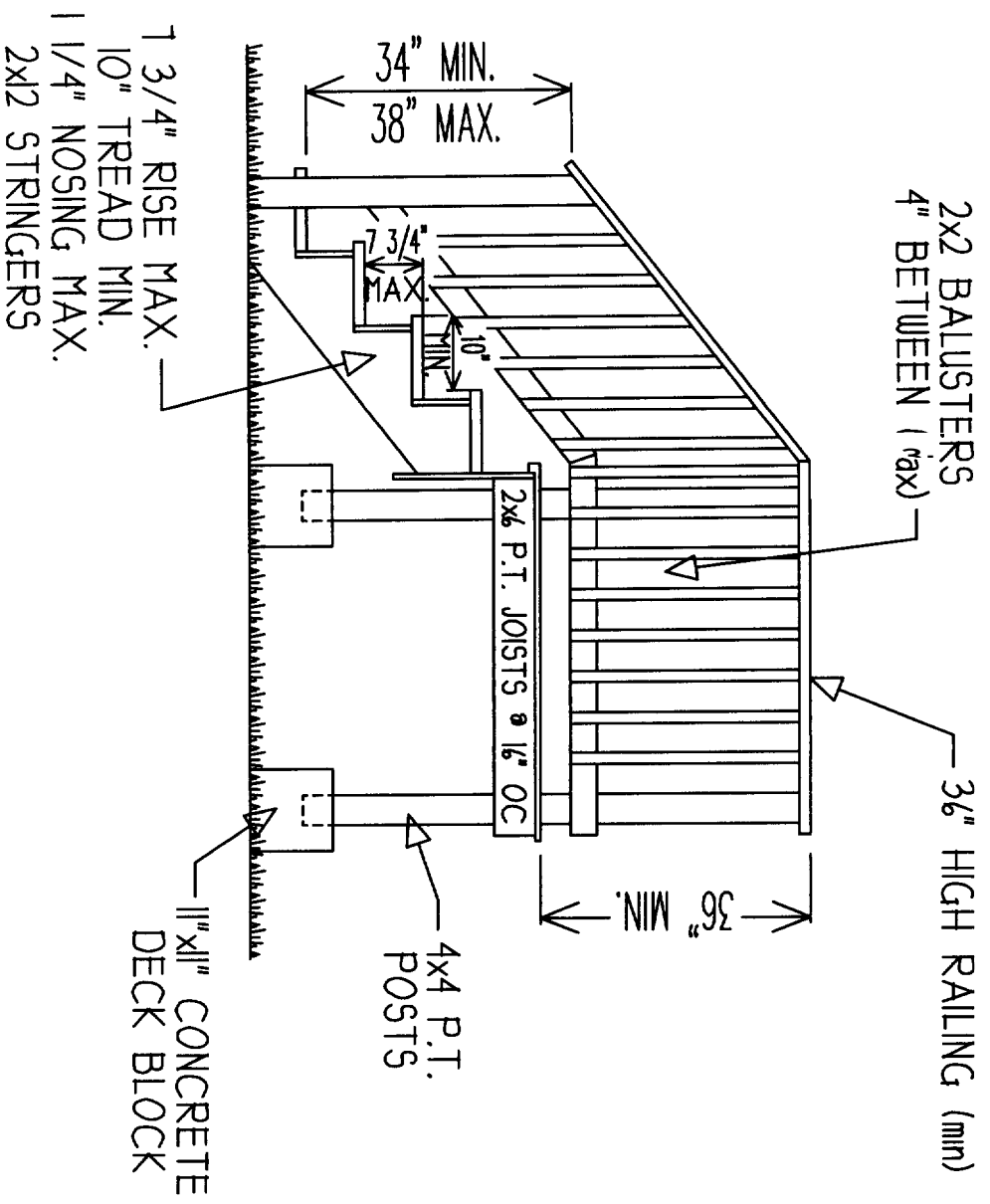
Prepared by :

Livingston-Hughes
 Professional Land Surveying Corporation
 88 Guinea Road Kennebunkport Maine 04046

Date: 9-22-06 Drawn: DLH Check: TLAH File No. 106-028, 577-17

DLH

ALL DRAWINGS, DIMENSIONS AND SPECIFICATIONS SHALL BE VERIFIED BY BUILDER AND OWNER BEFORE START OF CONSTRUCTION. MAINE DESIGNS, INC. ASSUMES NO LIABILITY FOR ANY PLANS NOT VERIFIED BY BUILDER/OWNER AND ALSO FOR ANY PLANS MODIFIED OR CHANGED BY ANYONE OTHER THAN MAINE DESIGNS, INC.



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 WWW.MAINEDESIGNS.COM



P.T. PORCH
DETAIL

JOB I.D. NUMBER:
MCH-00

PLANS PREPARED FOR:

NOTE: PRELIMINARY DESIGNS FOR THE PROPOSED DWELLING STRUCTURE(S) ONLY. THESE PLANS HAVE NO ENGINEERING APPROVALS UNLESS STAMPED BY A REGISTERED ENGINEER. ~~THEY ARE NOT LICENSED ARCHITECTS OR REGISTERED ENGINEERS.~~

DATE:
8/22/2006

DRAWN BY:
RSB

CHECKED BY:

REVISIONS

SCALE:
3/8"=1'-0"

PAGE NO.

2