

City of Portland, Maine - Building or Use Permit Application

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

Job No: 2011-04-908-ALTR	Date Applied: 4/26/2011	CBL: 197 - - L - 004 - 001 - - - - -	
Location of Construction: 93 WESTLAND AVE	Owner Name: Chad Thompson	Owner Address: 93 WESTLAND AVE PORTLAND, ME 04102	Phone: 207-749-7778
Business Name:	Contractor Name: Jared Saunders	Contractor Address: 53 DILL ST LEWISTON ME 04240	Phone: (207) 576-1185
Lessee/Buyer's Name:	Phone:	Permit Type: BLDG - Building	Zone: R-5
Past Use: Single Family	Proposed Use: Single Family – build a 12' x 14' single story addition in rear	Cost of Work: 2000.00	CEO District:
WITHDRAW		Fire Dept: <input type="checkbox"/> Approved <input type="checkbox"/> Denied <input checked="" type="checkbox"/> N/A	Inspection: Use Group: R3 Type: 5B IRC, 2009
		Signature:	Signature:
Proposed Project Description: 93 Westland Ave. – 12' x 14' addition		Pedestrian Activities District (P.A.D.)	

Permit Taken By:	Zoning Approval		
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"/> Wetlands <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan ___ Maj ___ Min ___ MM Date: OK w/ condition 5/2/11 ABM	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 Dist 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: ABM
	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	PHON



General Building Permit Application

TXW

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>93 Westland Ave Portland, ME 04102</u>		
Total Square Footage of Proposed Structure/Area <u>168 sq. ft.</u>		Square Footage of Lot <u>10,000 sq. ft.</u>
Tax Assessor's Chart, Block & Lot Chart# <u>197</u> Block# <u>4</u> Lot# <u>4</u>	Applicant * must be owner, Lessee or Buyer * Name <u>Chad Thompson</u> Address <u>93 Westland Ave</u> City, State & Zip <u>Portland, ME 04102</u>	Telephone: <u>(207) 749-7778</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>2000.⁰⁰</u> C of O Fee: \$ Total Fee: \$ <u>40</u>
Current legal use (i.e. single family) <u>Single family</u> If vacant, what was the previous use? Proposed Specific use: <u>dining room</u> Is property part of a subdivision? <u>No</u> If yes, please name Project description: <u>Tear down existing 10'x4' section of building and is construct a 12'x14' room in its place. Addition will be set on (4) 4' deep tapered frost posts.</u>		
Contractor's name: <u>Veteran's Construction/Jarrod Saunders</u> Address: <u>53 Dill St</u> City, State & Zip <u>Lewiston, ME 04240</u> Telephone: <u>576-1185</u> Who should we contact when the permit is ready: <u>Chad Thompson</u> Telephone: <u>749-7778</u> Mailing address: <u>93 Westland Ave Portland, ME 04102</u>		

#374

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, or stop by the Inspections Division office, room 315 City Hall or call 874-8703.

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.

RECEIVED
APR 28 2011
Department of Planning & Inspections
City of Portland, Maine

Signature: [Signature] Date: 4/13/11

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

Jonathan Rioux - RE: 93 Westland Ave.

From: "Chad Thompson" <cthompson@pwd.org>
To: "Jonathan Rioux" <JRIOUX@portlandmaine.gov>
Date: 8/2/2011 2:40 PM
Subject: RE: 93 Westland Ave.

Yes, the old application (2011-04-908-ALTR) was for only one story and didn't include the dormer and frost wall foundation. --All that and I hired a different contractor. So I don't believe there is anything in the first application that is not included or expanded upon in the second application. Go ahead and consider application 2011-04-908-ALTR withdrawn.

Thanks Jon.

Chad

From: Jonathan Rioux [mailto:JRIOUX@portlandmaine.gov]
Sent: Tuesday, August 02, 2011 1:30 PM
To: Chad Thompson
Subject: RE: 93 Westland Ave.

Chad,

Permit # 2011-04-908-ALTR (not yet issued) looks like the same drawing (without the second story) as permit # 2011-07-1652-ALTR.

Did you mean to withdrawn this permit 2011-04-908-ALTR application because you added a second floor in permit # 2011-07-1652-ALTR?

If email doesn't work you can call me at 207.874.8702, JGR.

Jonathan Rioux
Code Enforcement Officer/ Plan Reviewer

City of Portland
Planning and Urban Development Department
Inspection Services Division
389 Congress St. Rm 315
Portland, ME 04101
Office: 207.874.8702
Support Staff: 207.874.8703
jrioux@portlandmaine.gov

Chad Thompson
Source Protection Coordinator
Portland Water District
225 Douglass Street, PO Box 3553
Portland, ME 04104
Phone: 774-5961 Ext. 3323
Fax: 207-892-0041
E-mail: cthompson@pwd.org
<http://www.pwd.org>

R-5

lot size - 10,000

front - N/A

side - 15' by - 8' min - 9' 5" min (OK)

rear - 20' min - 41' 5" min (OK)

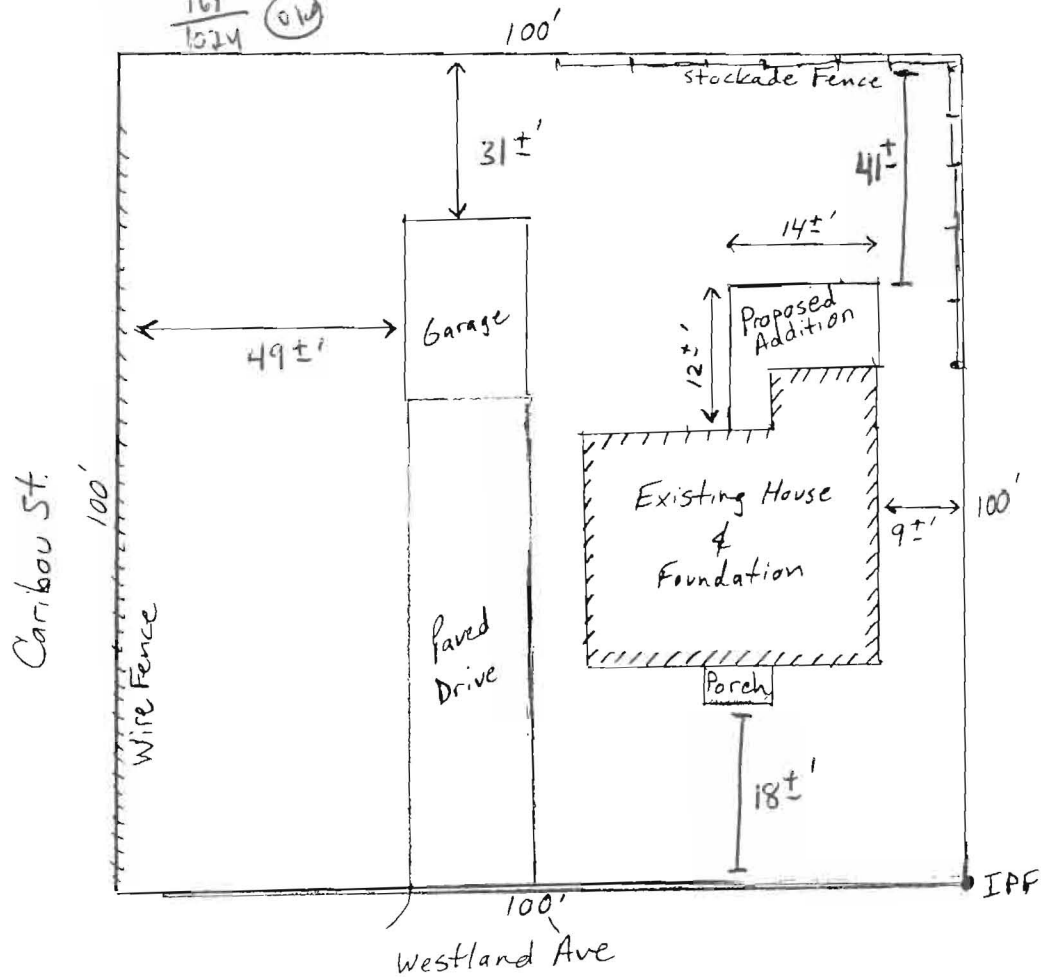
lot coverage = $\frac{4000}{10000} = 40\%$

existing - 616 base
240 garage
876 new
168 (OK)
1024 (OK)

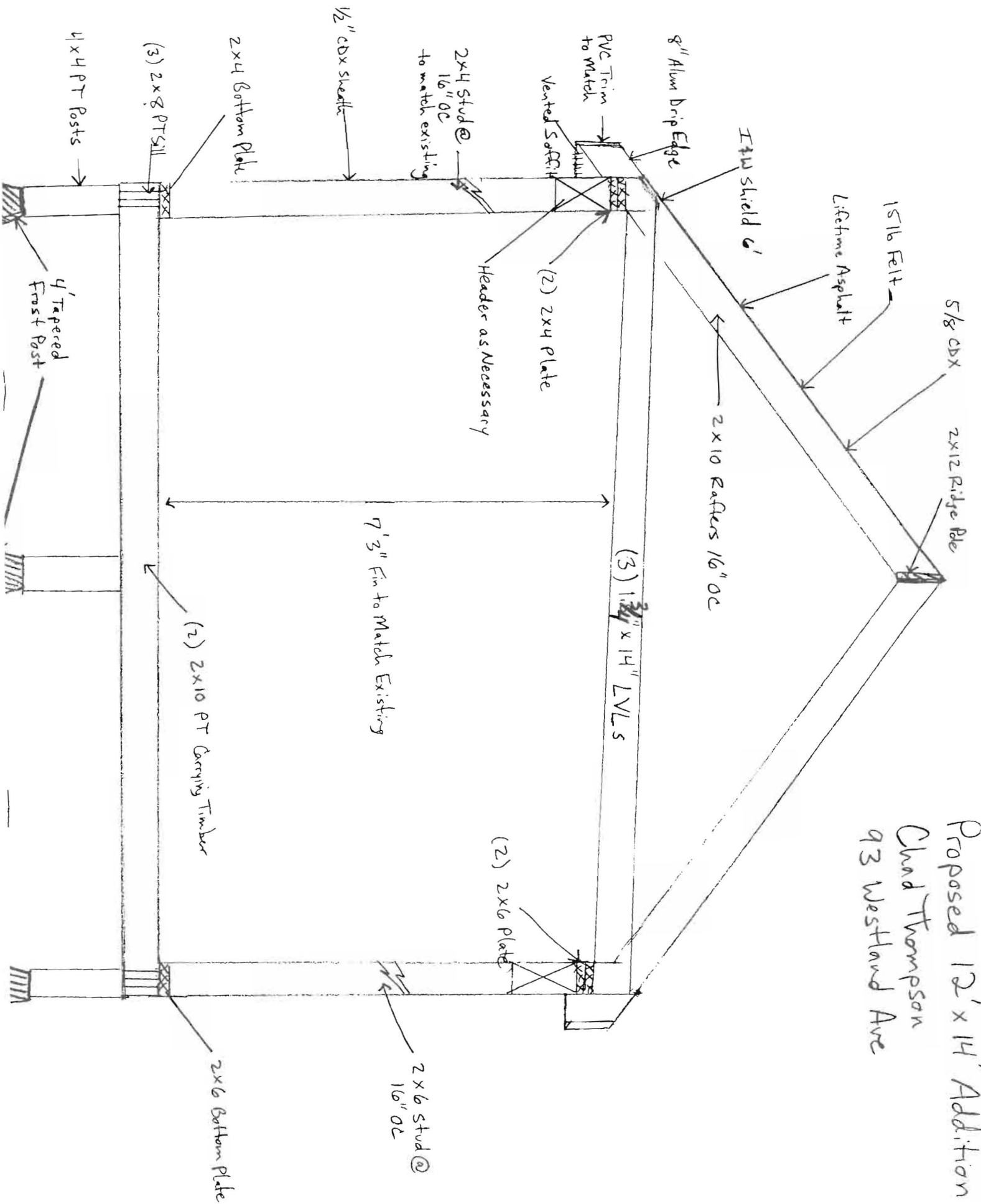
Plot Plan

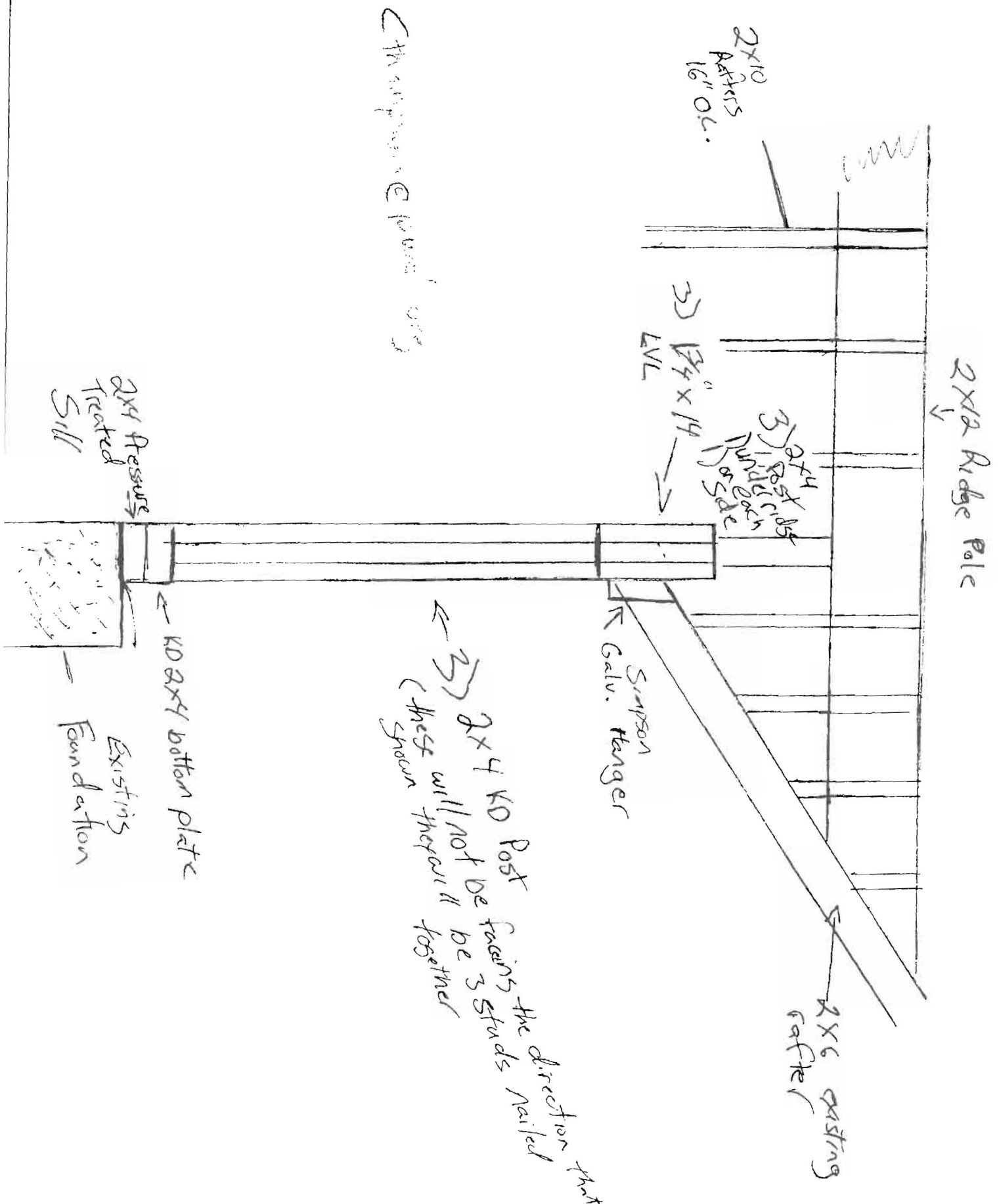
93 Westland Ave

Chad Thompson



Proposed 12' x 14' Addition
 Chad Thompson
 93 Westland Ave





2x12 Ridge Pole

2x10 Rafters
16" O.C.

3) 2x4 Joist
LVL

3) 2x4 Post
16" O.C.
Per Side

Simpson Galv. Hanger

2x6 ceiling
(ceiling)

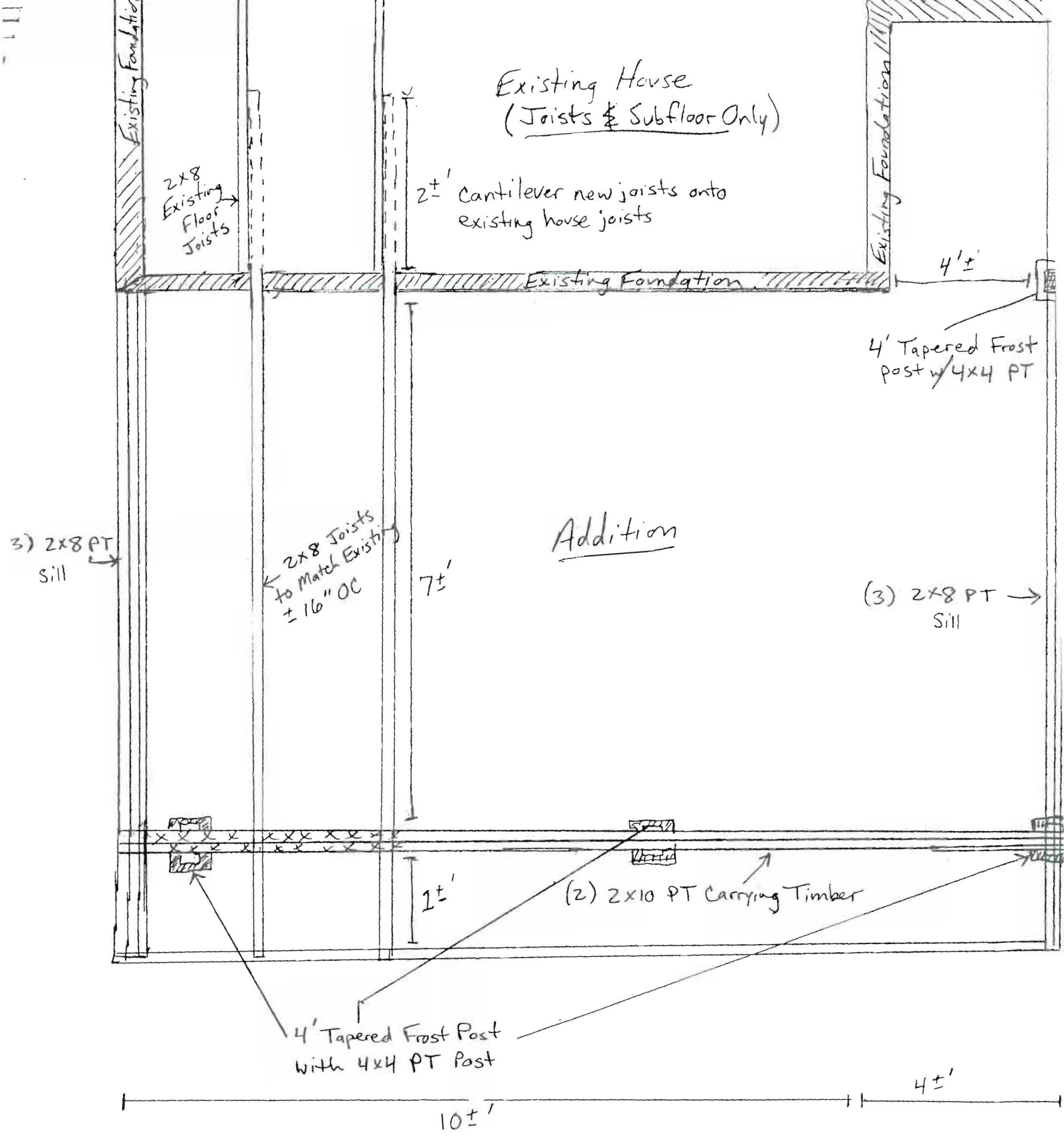
Chimney @ 10' from end

3) 2x4 KD Post
 (these will not be facings the direction that
 shown they will be 3 studs nailed together)

2x4 Pressure Treated Sill

KD 2x4 bottom plate

Existing Foundation



Floor Section
 93 Westland Ave
 Chad Thomson



Triple 1-3/4" x 14" VERSA-LAM® 2.0 3100 SP

Floor Beam\FB01

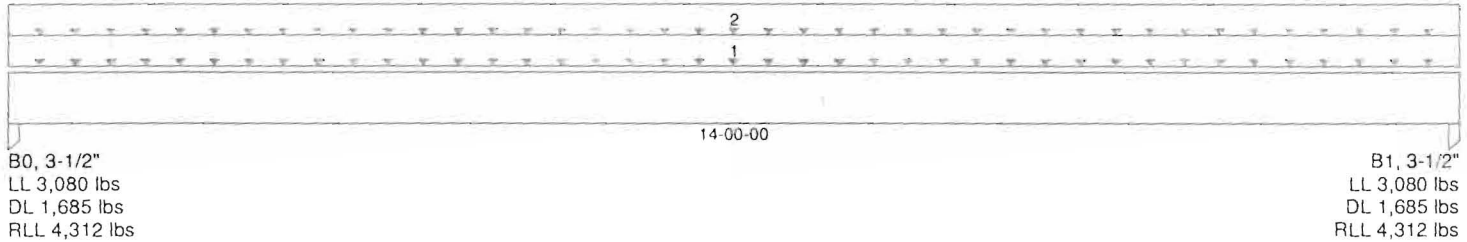
BC CALC® 3.0 Design Report - US
Build 440

1 span | No cantilevers | 0/12 slope

Tuesday, April 12, 2011

Job Name:
Address:
City, State, Zip: ,
Customer:
Code reports: ESR-1040

File Name: Veteran Construction.BCC
Description: FB01
Specifier:
Designer:
Company:
Misc:



Total Horizontal Product Length = 14-00-00

					Live	Dead	Snow	Wind	Roof Live	Trib. (in.)	
Tag	Description	Load Type	Ref.	Start	End	100%	90%	115%	133%	125%	
1	Standard Load	Unf. Area (psf)	L	00-00-00	14-00-00	40	10				11-00-00
2	Roof Load	Unf. Area (psf)	L	00-00-00	14-00-00		10		56		11-00-00

Controls Summary	Value	% Allowable	Duration	Case	Span
Pos. Moment	29,723 ft-lbs	54.6%	125%	55	1 - Internal
End Shear	7,186 lbs	41.2%	125%	4	1 - Left
Total Load Defl.	L/398 (0.409")	60.3%		4	1
Live Load Defl.	L/488 (0.333")	73.7%		4	1
Max Defl.	0.409"	40.9%		4	1
Span / Depth	11.6	n/a			1

Disclosure

Completeness and accuracy of input must be verified by anyone who would rely on output as evidence of suitability for particular application. Output here based on building code-accepted design properties and analysis methods. Installation of BOISE engineered wood products must be in accordance with current Installation Guide and applicable building codes. To obtain Installation Guide or ask questions, please call (800)232-0788 before installation.

Bearing Supports	Dim. (L x W)	Value	% Allow Support	% Allow Member	Material
B0 Post	3-1/2" x 3-1/2"	9,077 lbs	n/a	98.8%	Unspecified
B1 Post	3-1/2" x 3-1/2"	9,077 lbs	n/a	98.8%	Unspecified

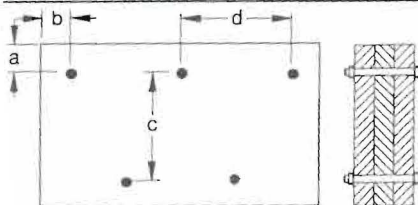
Cautions

Member is not fully supported at post B0. A connector is required at this bearing.
Member is not fully supported at post B1. A connector is required at this bearing.

Notes

Design meets Code minimum (L/240) Total load deflection criteria.
Design meets Code minimum (L/360) Live load deflection criteria.
Design meets arbitrary (1") Maximum load deflection criteria.

Connection Diagram



a minimum = 2" c = 10"
b minimum = 2-1/2" d = 24"

Bolts are assumed to be Grade A307 or Grade 2 or higher
Member has no side loads.
Connectors are: 1/2 in. Staggered Through Bolt

BC CALC®, BC FRAMER®, AJS™, ALLJOIST®, BC RIM BOARD™, BCI®, BOISE GLULAM™, SIMPLE FRAMING SYSTEM®, VERSA-LAM®, VERSA-RIM PLUS®, VERSA-RIM®, VERSA-STRAND®, VERSA-STUD® are trademarks of Boise Cascade, L.L.C.

Existing House

4'x4' PT Portal
w/millings

32" Exterior Insulated Door

Double hung Window
48" x 58" RO

Addition

(2) 50" x 50" Picture Windows

Double hung Window
48" x 58" RO

12'±

14'±

Window Layout

Proposed Addition
Chad Thompson
93 Westland Ave

Back of Existing House

Grippable Handrail

Max Opening such that a 4" sphere cannot pass through

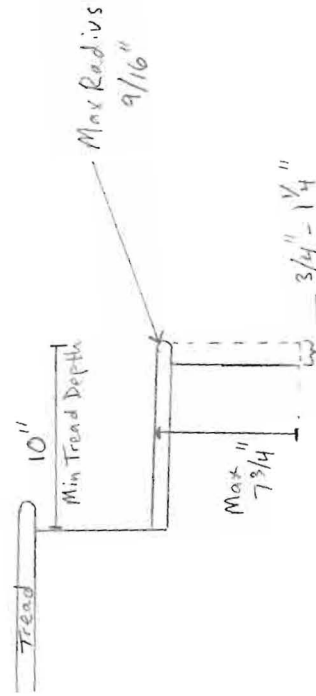
Minimum 6'8" Headroom

4"x4" Post

48" x 48" Deck

Ground

Addition



Stair Detail