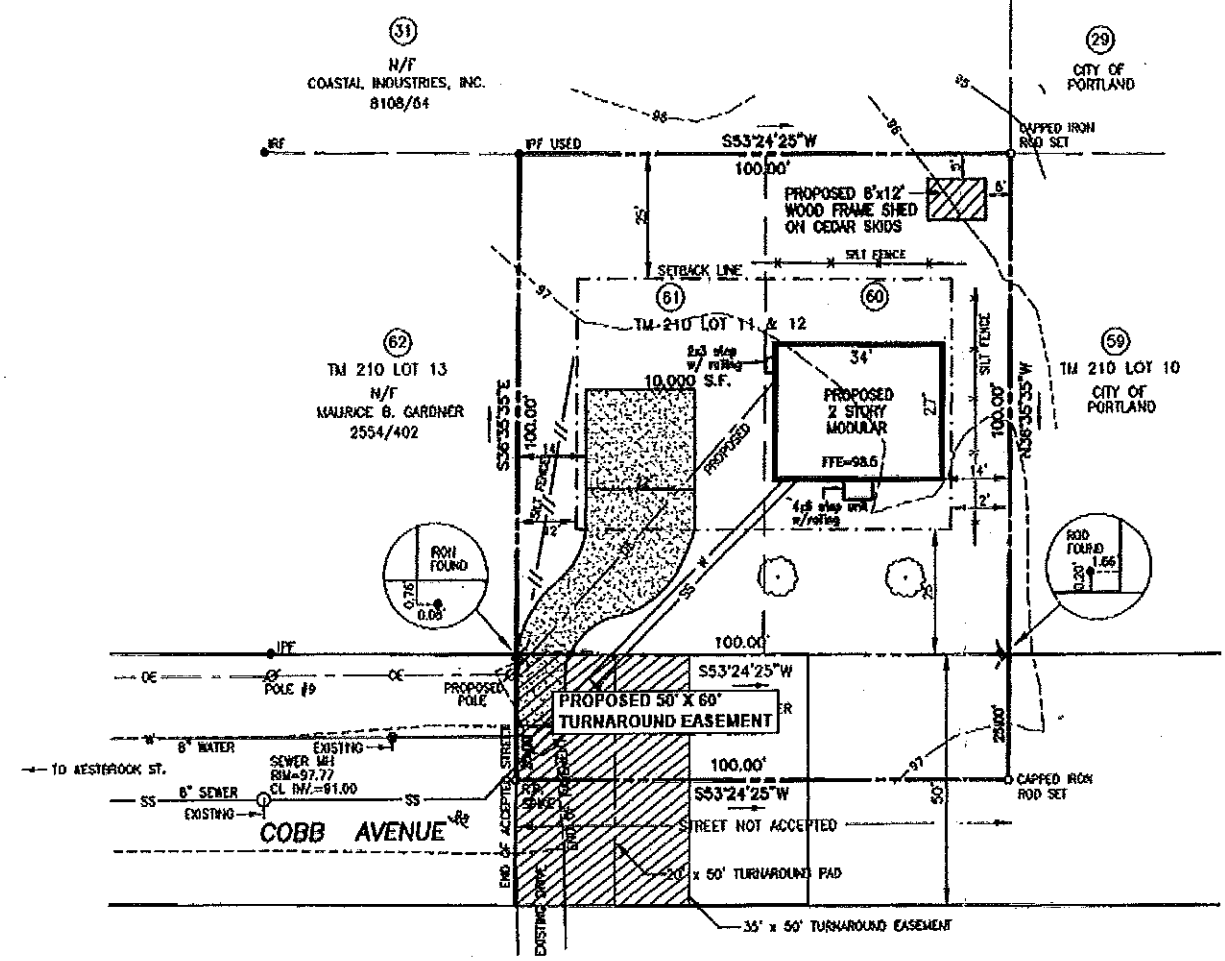
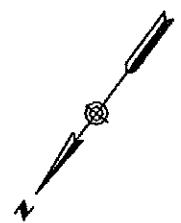
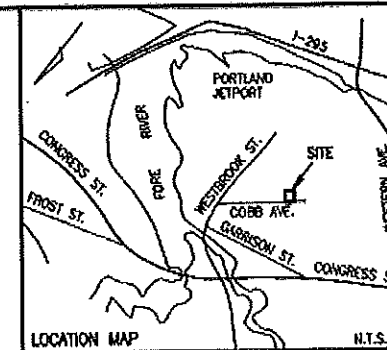


NEW

SITE PLAN
 110 CORB AVE
 PROPOSED GARAGE
 WITH APARTMENT
 AND BREZEWAY

7/1/13

ORIGINAL



NOTE: ELEVATIONS BASED ON CITY DATUM
P.K. IN POLE #8 ELEV. 100.10

- LEGEND:**
- IRON PIPE OR ROD FOUND
 - HYDRANT
 - UTILITY POLE
 - MANHOLE
 - OE — OVERHEAD ELECTRIC
 - W — WATER MAIN
 - SS — SANITARY SEWER
 - PROPOSED TREE

- PLAN REFERENCES:**
1. PLAN BY E.G. JORDAN & CO. DATED MAY 1923 FOR LILLIAN PARKER RECORDED IN PLAN BOOK 15 PAGE 33 LOTS SHOWN THUS 80
 2. PLAN FOR DUNFEY PROPERTIES BY OWEN HASKELL, INC. DATED APRIL 10, 1987.
 3. PLAN FOR COASTAL INDUSTRIES, INC. BY OWEN HASKELL, INC. DATED NOVEMBER 1989.
 3. PLAN FOR CITY OF PORTLAND BY OWEN HASKELL, INC. DATED NOV. 20, 1990.
 4. PLAN FROM PORTLAND WATER DISTRICT.
 5. PLAN FROM CITY OF PORTLAND PUBLIC WORKS "AS-BUILT COBB AVENUE SEWER" NOV. 16, 1983.

MARKUP SKETCH FOR INFORMATIONAL PURPOSES ONLY
DO NOT RECORD AT CUMBERLAND COUNTY REGISTRY OF DEEDS

ZONING:
ZONE R-2
MINIMUM LOT SIZE: 10,000 S.F.
MINIMUM FRONTAGE: 50 FT.
SETBACKS: FRONT 25 FT., SIDE 12 FT., REAR 25 FT.

SITE PLAN
ON
COBB AVENUE, PORTLAND, MAINE
MADE FOR RECORD OWNER:
JONATHAN D. WARD
14 RASPBERRY LANE, FORT CLYDE, MAINE

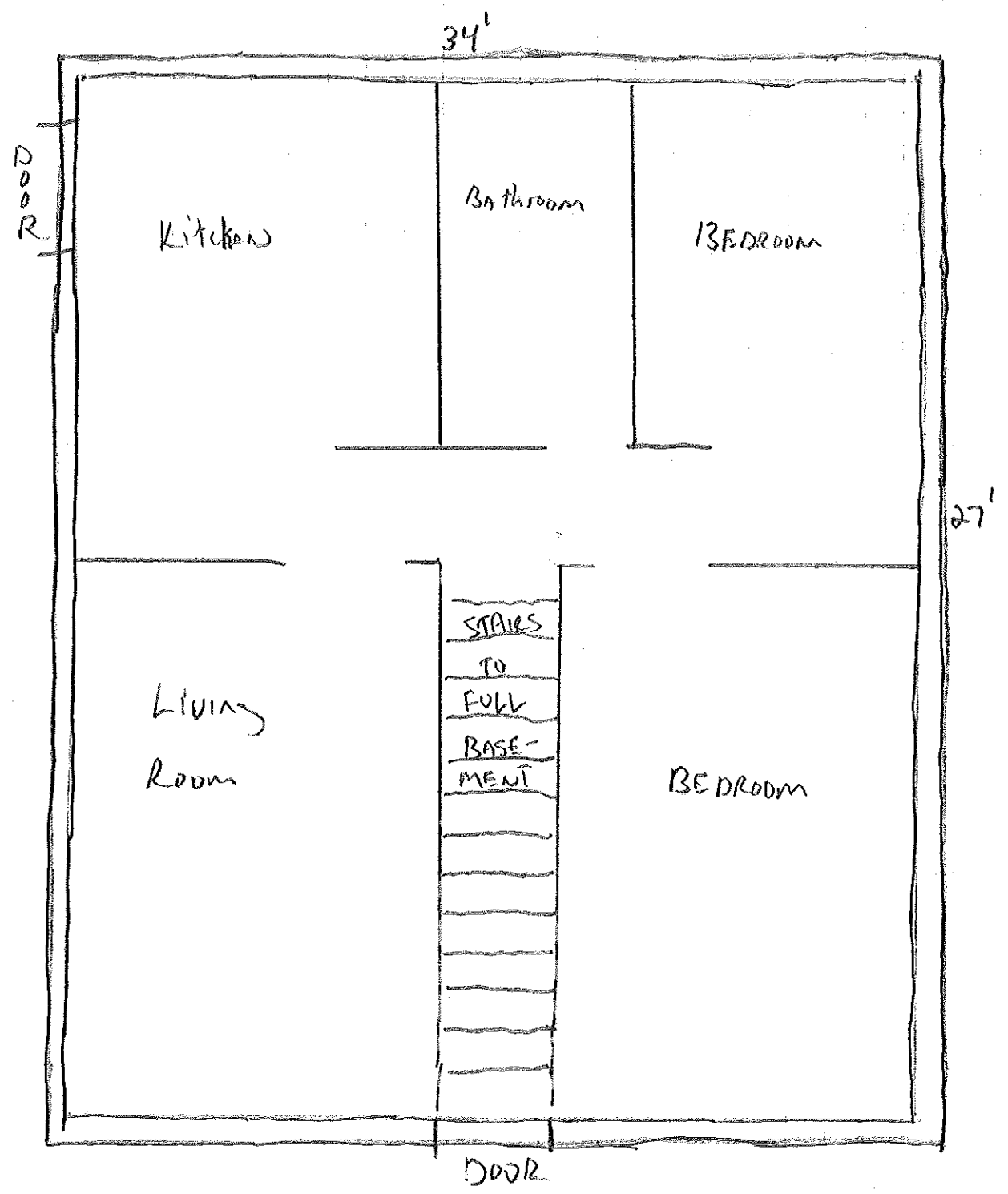
OWEN HASKELL, INC.
16 CASCO ST., PORTLAND, ME 04101 (207) 774-0484
PROFESSIONAL LAND SURVEYORS

Drawn By	RS	Date	Job No.
Trace By	JLW	MARCH 18, 2005	99009P
Check By	JPRC	Scale	Draw. No.
Book No	870	1" = 20'	15



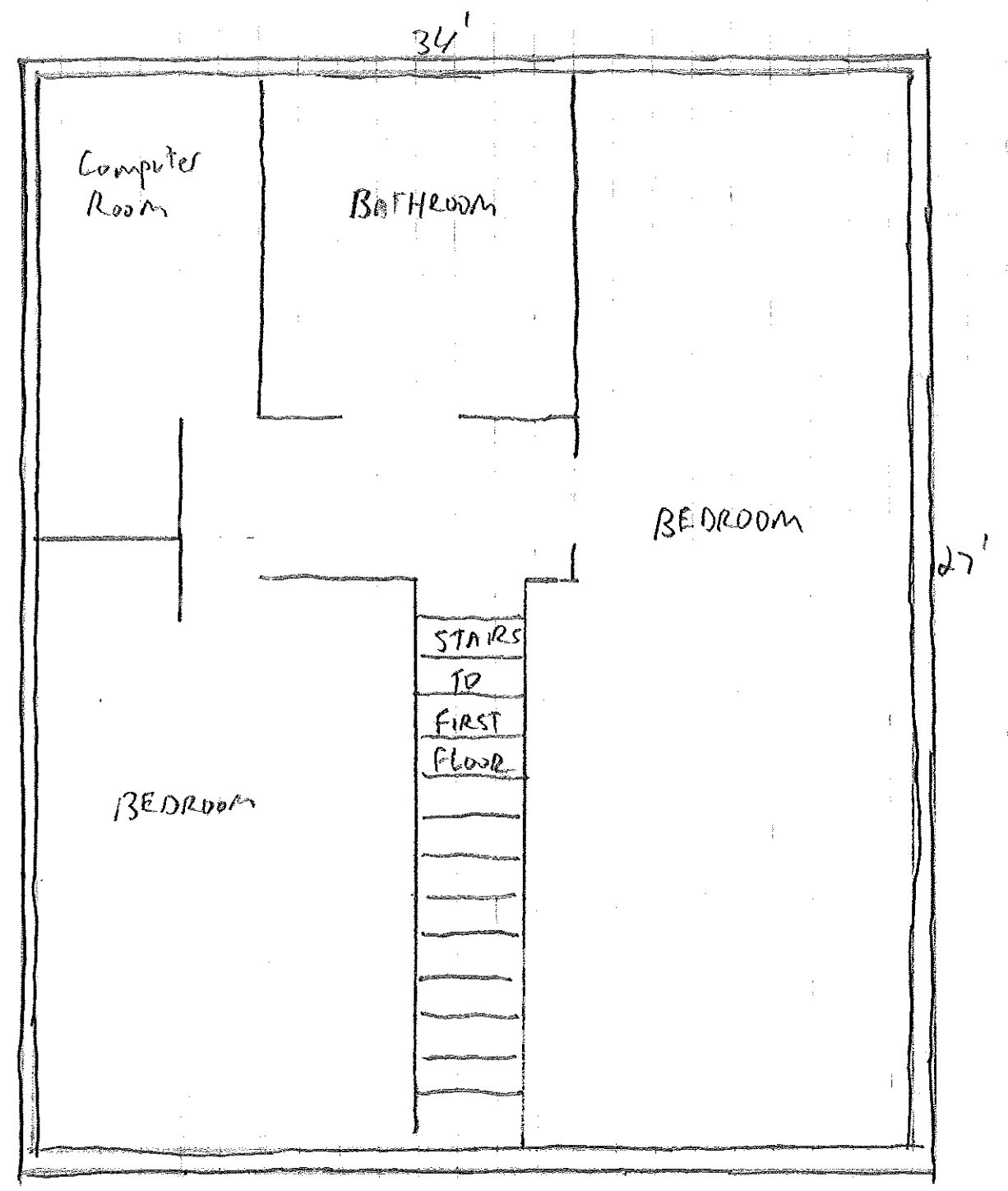
C:\DWG\2005-2.DWG WED 03/16/05 13:20:49 2005

EXISTING HOME
FIRST FLOOR



Approx. 800 Sq. Ft.

EXISTING HOME
SECOND FLOOR



Approx. 800 Sq. Ft.

RECEIVED

JUL - 2 2013

Dept. of Building Inspections
City of Portland Maine

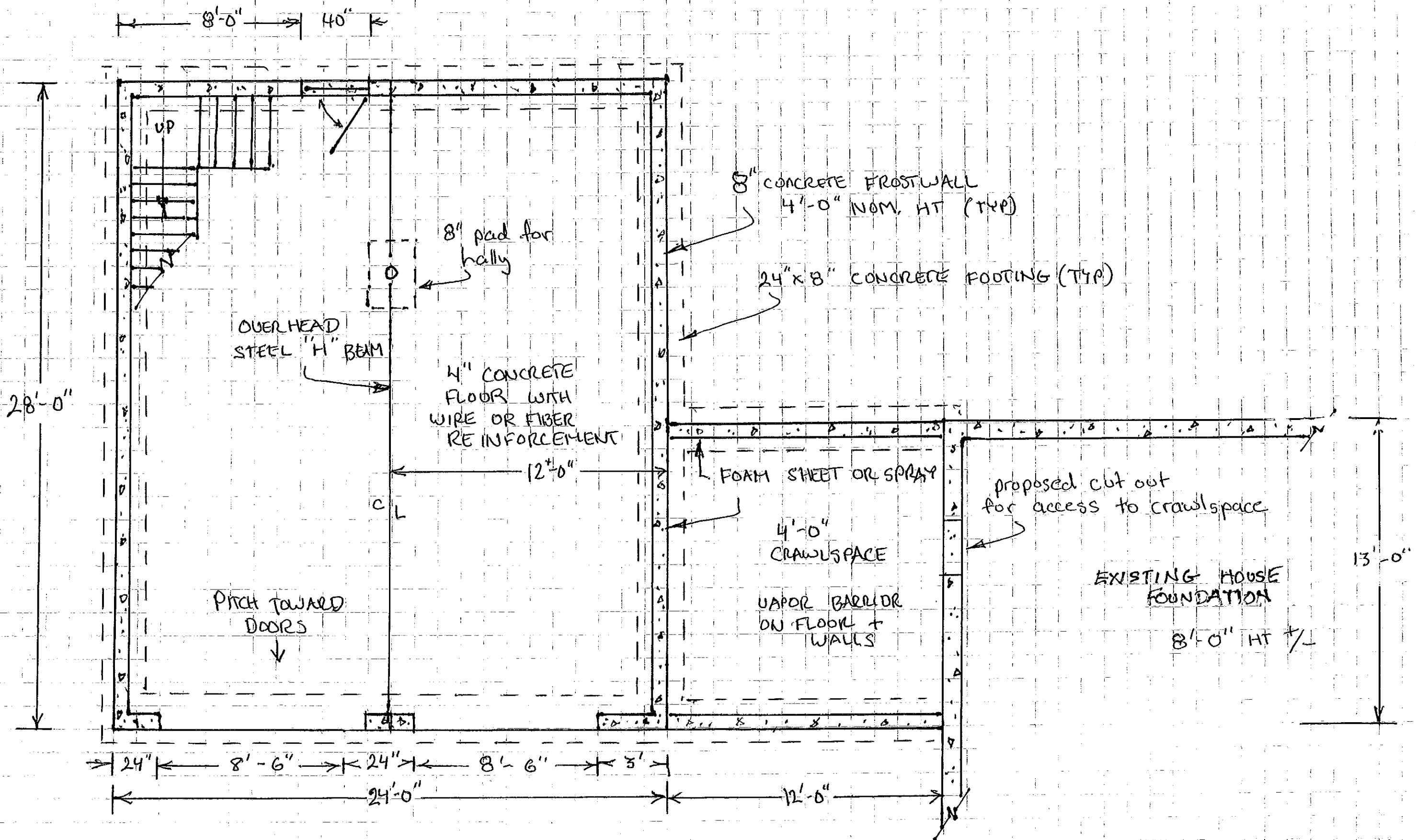
110 Cobb Ave
Existing
HOUSE
FLOOR PLAN
NOT DRAWN TO
SCALE

PROPOSED ADDITION TO EXISTING HOME

FOR : TIM RAYMOND
AT : 110 COBB AVE
PORTLAND, MAINE 04102

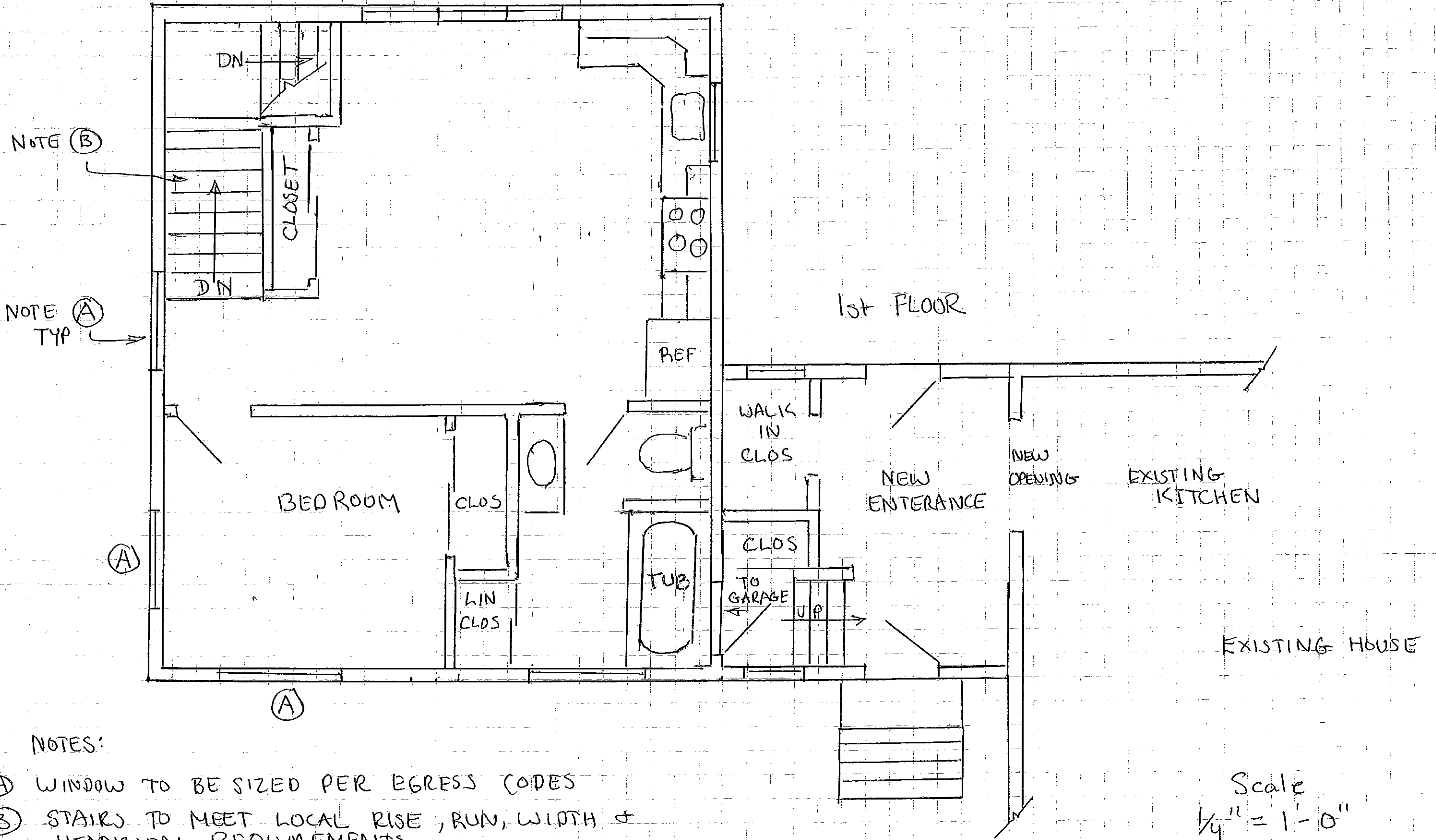
DRAWN : JUNE 27, 2013

GENERAL CONTRACTOR TIM RAYMOND



FOUNDATION PLAN
 SCALE 1/4" = 1'-0"
 PAGE 2

2nd FLOOR LAYOUT



NOTES:

- Ⓐ WINDOW TO BE SIZED PER EGRESS CODES
- Ⓑ STAIRS TO MEET LOCAL RISE, RUN, WIDTH & HEADROOM REQUIREMENTS

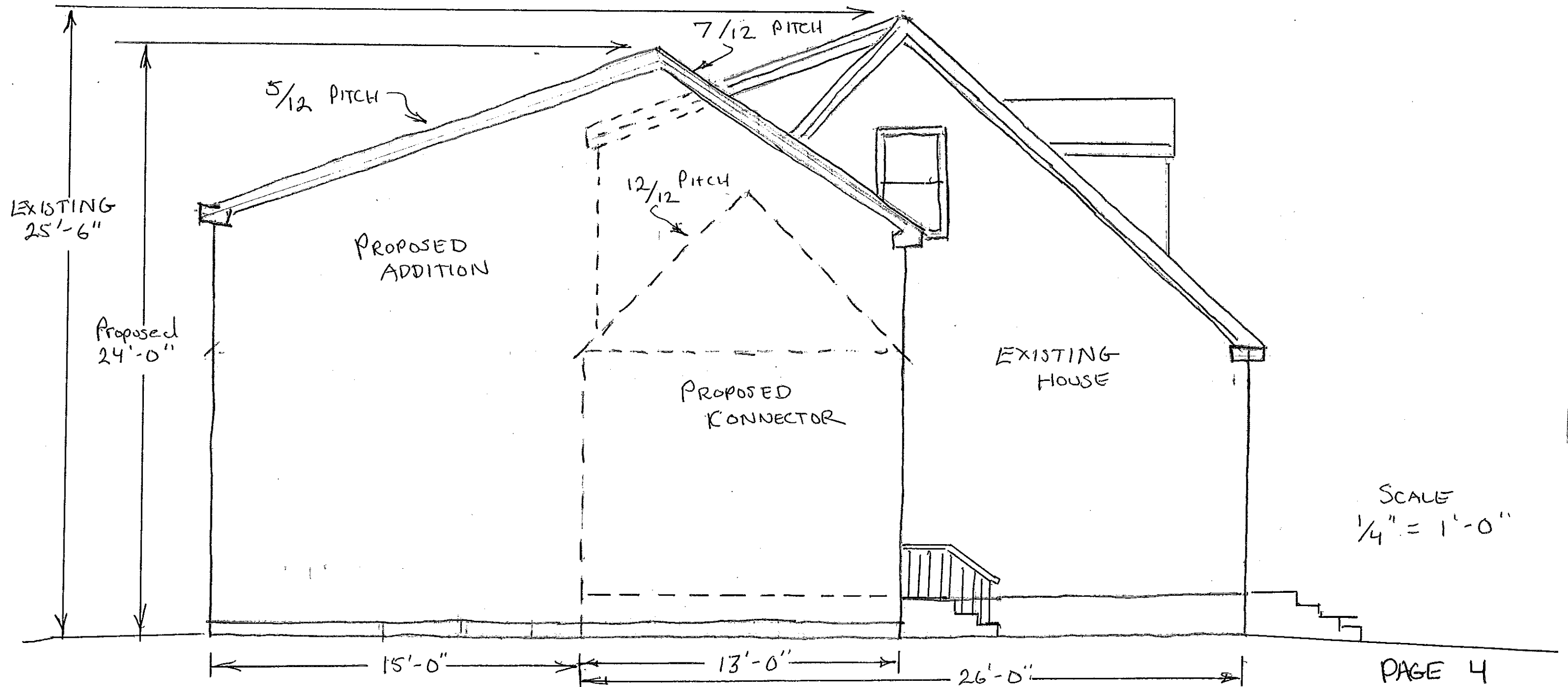
Scale
 $\frac{1}{4}'' = 1'-0''$

CLEAR INTERIOR VERTICAL DIMENSIONS

GARAGE - 8'-6"

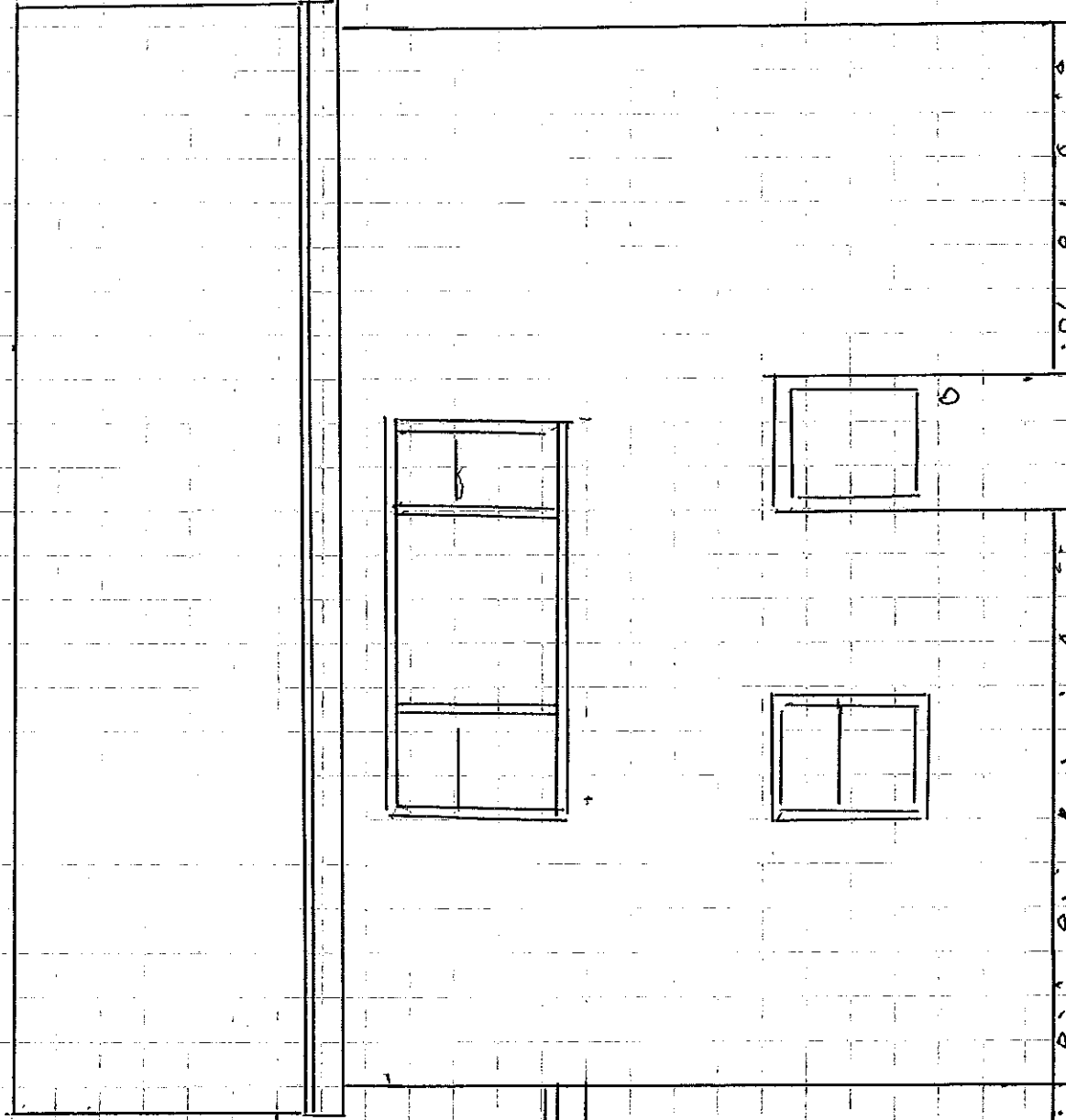
2ND FLOOR GARAGE - 7'-4"

CONNECTOR - MATCH EXISTING HOUSE

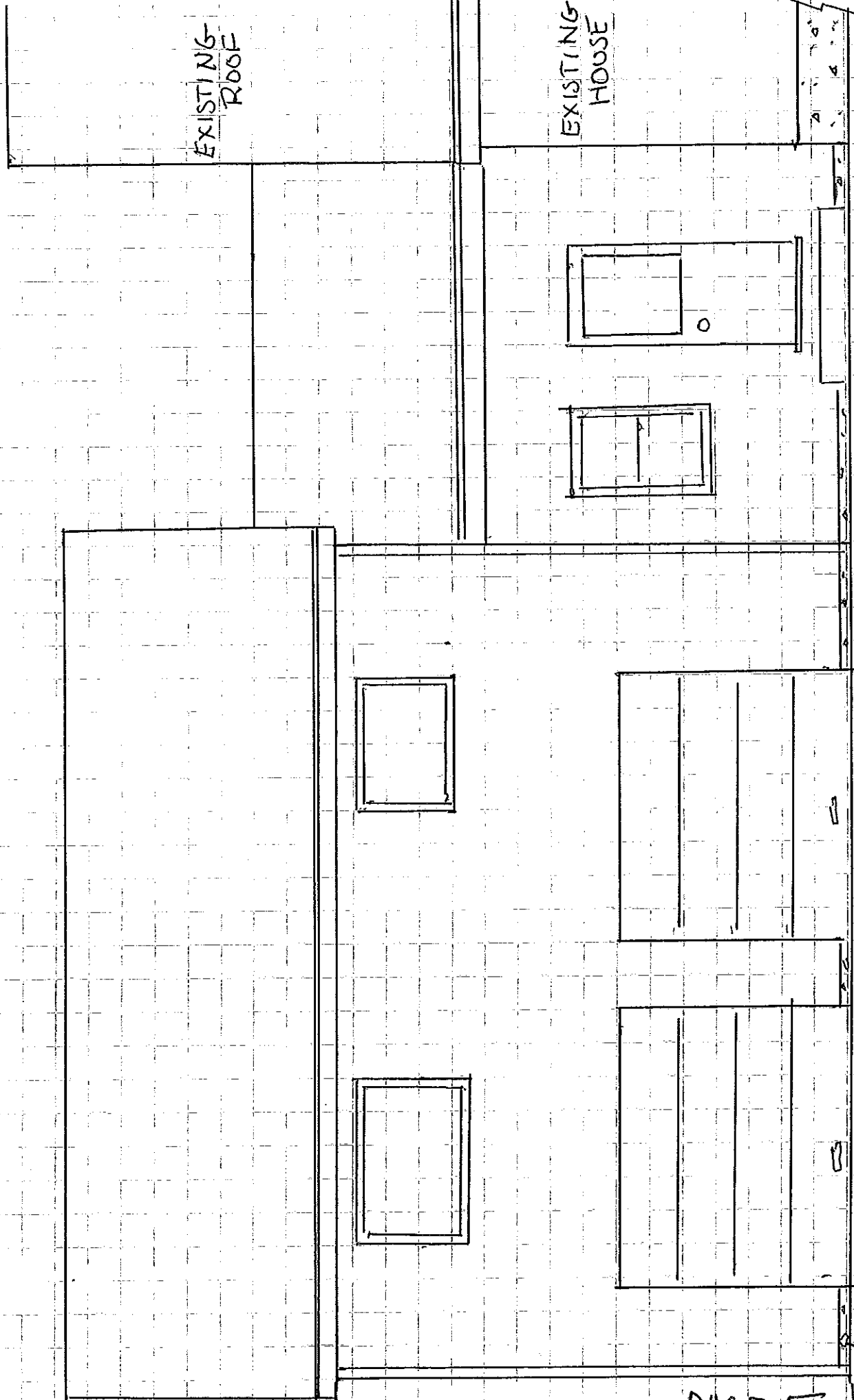


SCALE
1/4" = 1'-0"

EXISTING HOUSE



BACK VIEW



FRONT VIEW

SCALE 1/4" = 1'-0"



SIDE ELEVATION

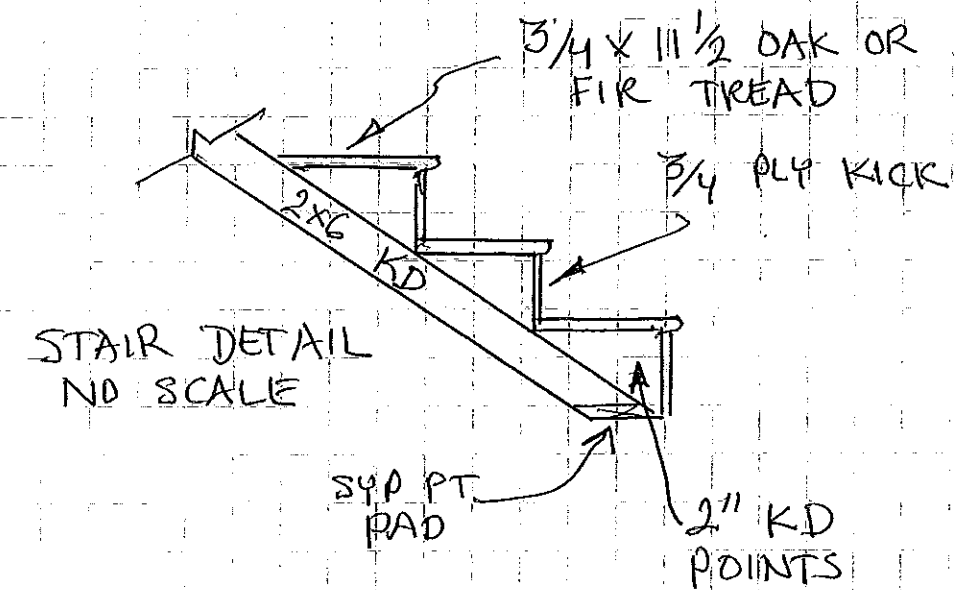
SCALE $\frac{1}{4}'' = 1'-0''$

CONSTRUCTION ADHESIVE ON ALL JOINTS

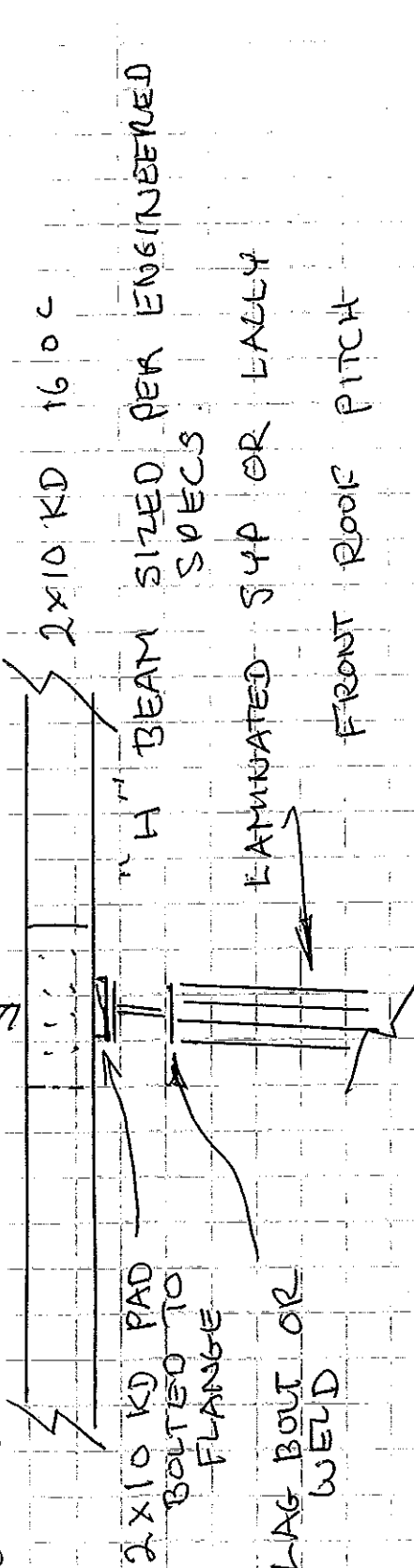
CLEAR WIDTH 42"

MAX RISE $7\frac{1}{2}''$

MIN RUN $11\frac{1}{2}''$



STEEL
DETAIL



BACK ROOF PITCH

12"

5"

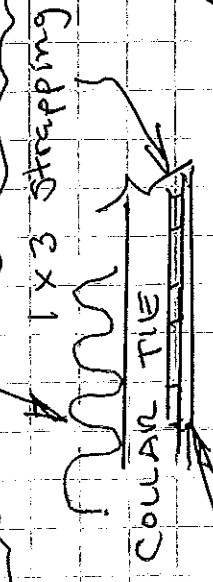
12"

7.5"

RIDGE VENTS

2x12 KD
RIDGE

R-45 INSULATION CAP



1x3 Strapping
COLLAR TIE
1/2" GYPSUM DRYWALL
TYP

FINISH FLOOR W/W CARPET OR
TILE ATOP 1/2" UNDERLAY

ASPHALT CAP

5/8 ADVANTECH SUBSTRATE

ICE & WATER SHIELD + 1516 FELT

2.5 yr or better Asphalt Shingle

Hurricane clips
3/4 AZEK
TRIM

8" ALUM
DRIP

2x6 KD DOUBLE
PLATE

VENTS

PROP OR VENT
FOAM, CELULOSE, OR FIBERGLASS
INSUL R-30 OR BETTER

R-19

2x6 KD 16 OC
(TYP)

3/4" ADVANTECH
SUBFLOOR

2x6 KD SHOE

2x10 KD BAND

FIBERGLASS OR
FOAM INSUL
R-30

1x3 STRAPPING
VAPOR BARRIER

5/8" FIRE CODE
WHERE
REQUIRED

NOT TO SCALE

VAPOR BARRIER
1/2" GYPSUM DRYWALL
(TYP)

6" FOAM,
CELULOSE OR
FIBERGLASS
R-19 or better
(TYP)

2x6 KD @ 16 OC.
(TYP)

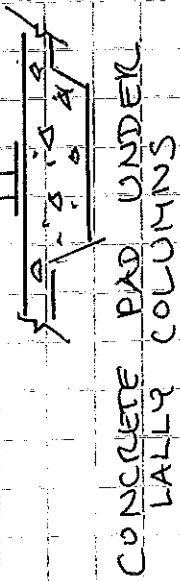
2x6 KD
2x6 PT SHOE

VAPOR WRAP

VINYL
SIDING

STILL SEAL

ANCHOR BOLTS



CONCRETE PAD UNDER
LALLY COLUMNS

GRADE

4" CONCRETE
GARAGE
FLOOR

POLY
VAPOR BARRIER

4' x 8" EXISTING

2x4" x 8" FOOT

CRAWLSPACE AREAS TO BE INSULATED

FRAMING J-TAIL