

**DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK**  
**CITY OF PORTLAND**

Please Read  
Application And  
Notes, If Any,  
Attached

**BUILDING INSPECTION**

**PERMIT**

Permit Number: 070082

This is to certify that GUZZARDI PAMELA A / J Cerino

has permission to 23' 3" x 12' 10 3/4" dormer

AT 1647 WESTBROOK ST

248 B016001

provided that the person or persons who accept this permit shall comply with all of the provisions of the Statutes of the City and of the Ordinances of the City of Portland regulating the construction, maintenance and use of buildings and structures, and of the application of the rules of this department.

**PERMIT ISSUED**

FEB 12 2007

CITY OF PORTLAND

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 closed-in. 4 HOUR NOTICE IS 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 \_\_\_\_\_

Other \_\_\_\_\_

Department Name

2/12/07 *Chris J. MA*  
Director - Building & Inspection Services

**PENALTY FOR REMOVING THIS CARD**

**City of Portland, Maine - Building or Use Permit Application**

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

Permit No: 07-0082	Issue Date:	CBL: 248 B016001
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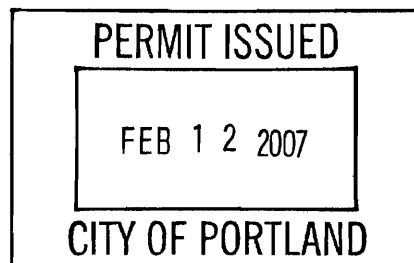
Location of Construction: 1647 WESTBROOK ST	Owner Name: GUZZARDI PAMELA A	Owner Address: 1647 WESTBROOK ST	Phone:
Business Name:	Contractor Name: Jake Cerino	Contractor Address: 34 Plummer Road Gorham	Phone 2074155825
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	Zone: R1

Past Use: Single Family	Proposed Use: Single Family 23' 3" x 12' 10 3/4" dormer to create bath and bedroom	Permit Fee:	Cost of Work: \$0.00	CEO District: 3
Proposed Project Description: 23' 3" x 12' 10 3/4" dormer		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R-3 Type: Type 5B IRC 2003 Signature: <i>clm</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: dmartin	Date Applied For: 01/25/2007	<b>Zoning Approval</b>		
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- This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.
- Building permits do not include plumbing, septic or electrical work.
- 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	Zoning Appeal	Historic Preservation
<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: <i>1/29/07 ABN</i>	<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:	<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: <i>ABN</i>


**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

**City of Portland, Maine - Building or Use Permit**

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

<b>Permit No:</b> 07-0082	<b>Date Applied For:</b> 01/25/2007	<b>CBL:</b> 248 B016001
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<b>Location of Construction:</b> 1647 WESTBROOK ST	<b>Owner Name:</b> GUZZARDI PAMELA A	<b>Owner Address:</b> 1647 WESTBROOK ST	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> Jake Cerino	<b>Contractor Address:</b> 34 Plummer Road Gorham	<b>Phone</b> (207) 415-5825
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Dwellings	

<b>Proposed Use:</b> Single Family 23' 3" x 12' 10 3/4" dormer to create bath and bedroom	<b>Proposed Project Description:</b> 23' 3" x 12' 10 3/4" dormer
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**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Ann Machado      **Approval Date:** 01/29/2007**Note:**      **Ok to Issue:** 

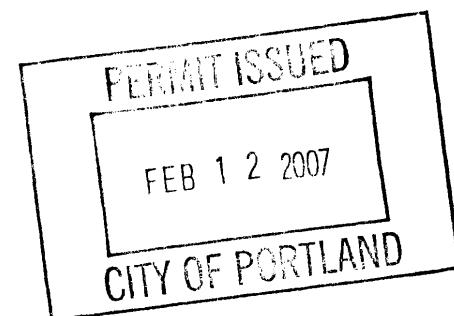
- 1) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
- 2) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

**Dept:** Building      **Status:** Approved with Conditions      **Reviewer:** Chris Hanson      **Approval Date:** 02/12/2007**Note:**      **Ok to Issue:** 

- 1) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.
- 2) Hardwired interconnected battery backup smoke detectors shall be installed in all bedrooms, protecting the bedrooms, and on every level.
- 3) Fastener schedule per the IRC 2003
- 4) Separate permits are required for any electrical, plumbing, or HVAC systems. Separate plans may need to be submitted for approval as a part of this process.

**Comments:**

1/29/2007-amachado: Left message for Jake Cerino. Need a reduced 11" x 17" set of building plans.





# General 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>1647 Westbrook St. Portland Me</u>		
Total Square Footage of Proposed Structure <u>300</u>	Square Footage of Lot <u>4400</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>248</u> Block# <u>B</u> Lot# <u>016</u>	Owner: <u>Pam Guzzardi</u>	Telephone: <u>899-0660</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>Jake Corino</u> <u>37 Plummer Rd</u> <u>Gorham Me 04038</u>	Cost Of Work: \$ <u>14,000.00</u> Fee: \$ <u>180.00</u> C of O Fee: \$ <u>N/A</u>
Current Specific use: <u>Storage</u> If vacant, what was the previous use? <u>Storage</u> Proposed Specific use: <u>Bath Guest Bedroom</u>		
Project description: <u>add 23'-3" x 12'-10 3/4"</u> <u>porch for Bath and Guest Bedroom</u>		
Contractor's name, address & telephone:		
Who should we contact when the permit is ready: <u>Jake Corino</u> Mailing address: Phone: <u>415-5825</u>		

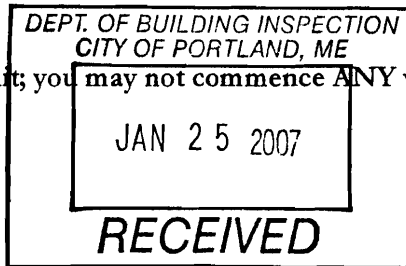
Please submit all of the information outlined in the Commercial Application Checklist. Failure to do so will result in the automatic denial of your permit.

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 visit us on-line at [www.portlandmaine.gov](http://www.portlandmaine.gov), stop by the Building Inspections 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.

Signature of applicant: [Signature] Date: 1/25/07

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





## Staff Review Checklist

1647 Westbrook.  
248-B-016

One & Two Family	Plan Review	Checklist
<b>Soil type/Presumptive Load Value (Table R401.4.1)</b>		
Component	Submitted Plan	Findings/Revisions/Dates
<b>Structural</b>		
Footing Dimensions/Depth (Table R403.1 & R403.1(1), (Section R403.1 & R403.1.4.1)	existing	
Foundation Drainage, Fabric, Damp Proofing (Section R405 & R406)	existing	
Ventilation/Access (Section R408.1 & R408.3) Crawls Space ONLY	N/A.	
Anchor Bolts/Straps, Spacing (Section R403.1.6)	N/A	
Lally Column Type (Section R407) Girder & Header Spans (Table R 502.5(2))	N/A	
Built-Up Wood Center Girder Dimension/Type	N/A	
Sill/Band Joist Type & Dimensions	N/A	
First Floor Joist Species Dimensions and Spacing (Table R502.3.1(1) & Table R502.3.1(2))	existing to be doubled. 248?	
Second Floor Joist Species Dimensions and Spacing (Table R502.3.1(1) & Table R502.3.1(2))	N/A	
Attic or Additional Floor Joist Species Dimensions and Spacing (Table R802.4(1) & R802.4(2))		

Pitch, Span, Spacing & Dimension (Table R802.5.1(1) - R 802.5.1(8)) Roof Rafter; Framing & Connections (Section R802.3 & R802.3.1)	4/12 <sup>+/-</sup>	
Sheathing; Floor, Wall and roof (Table R503.2.1.1(1))	The Attic wall 5/8" Roof	
Fastener Schedule (Table R602.3(1) & (2))	RC 2003	
<b>Private Garage</b> (Section R309)		
Living Space? (Above or beside)		
Fire Separation (Section R309.2)		
Opening Protection (Section R309.1)		
Emergency Escape and Rescue Openings (Section R310)		
Roof Covering (Chapter 9)		
Safety Glazing (Section R308)	N/A.	
Attic Access (Section R807)	N/A.	
Chimney Clearances/Fire Blocking (Chap. 10)	N/A.	
Header Schedule (Section 502.5(1) & (2))	2x8's	
Energy Efficiency (N1101.2.1) R-Factors of Walls, Floors, Ceilings, Building Envelope, U-Factor Fenestration	R-38 R-19 U.35 R-19	
Type of Heating System		

<p><b>Means of Egress</b> (Sec R311 &amp; R312)</p> <p>Basement</p> <p>Number of Stairways</p> <p>Interior 1</p> <p><input type="checkbox"/> Exterior</p> <p>Treads and Risers (Section R311.5.3)</p> <p>Width (Section R311.5.1)</p> <p>Headroom (Section R311.5.2)</p> <p>Guardrails and Handrails (Section R312 &amp; R311.5.6 – R311.5.6.3)</p>	<p><i>existing</i></p>	
<p>Smoke Detectors (Section R313)</p> <p>Location and Type/Interconnected</p>	<p><i>1 in Bedroom</i></p>	
<p>Dwelling Unit Separation (Section R317) and IBC – 2003 (Section 1207)</p>	<p><i>Garage wall 1 hr</i></p>	
<p>Deck Construction (Section R502.2.1)</p>	<p><i>existing.</i></p>	









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

<b>Card Number</b>	1 of 1
<b>Parcel ID</b>	248 B016001
<b>Location</b>	1647 WESTBROOK ST
<b>Land Use</b>	SINGLE FAMILY
<b>Owner Address</b>	GUZZARDI PAMELA A 1647 WESTBROOK ST PORTLAND ME 04102
<b>Book/Page</b>	22153/323
<b>Legal</b>	248-B-16 WESTBROOK ST 1641-1649  16000 SF

### Current Assessed Valuation

<b>Land</b>	<b>Building</b>	<b>Total</b>
\$75,300	\$82,500	\$157,800

### Property Information

<b>Year Built</b>	<b>Style</b>	<b>Story Height</b>	<b>Sq. Ft.</b>	<b>Total Acres</b>	
1950	Cape	1.5	1390	0.367	
<b>Bedrooms</b>	<b>Full Baths</b>	<b>Half Baths</b>	<b>Total Rooms</b>	<b>Attic</b>	<b>Basement</b>
2	1		4	None	Full

### Outbuildings

<b>Type</b>	<b>Quantity</b>	<b>Year Built</b>	<b>Size</b>	<b>Grade</b>	<b>Condition</b>
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### Sales Information

<b>Date</b>	<b>Type</b>	<b>Price</b>	<b>Book/Page</b>
01/28/2005	LAND + BLDING	\$159,900	22270-305

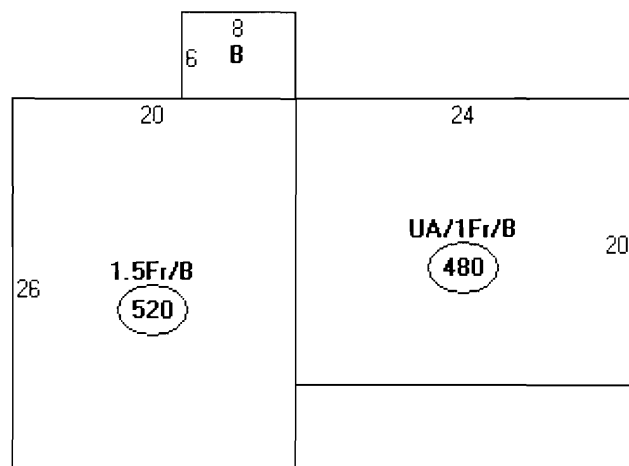
### Picture and Sketch

<a href="#">Picture</a>	<a href="#">Sketch</a>	<a href="#">Tax Map</a>
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[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](#).

**New Search!**

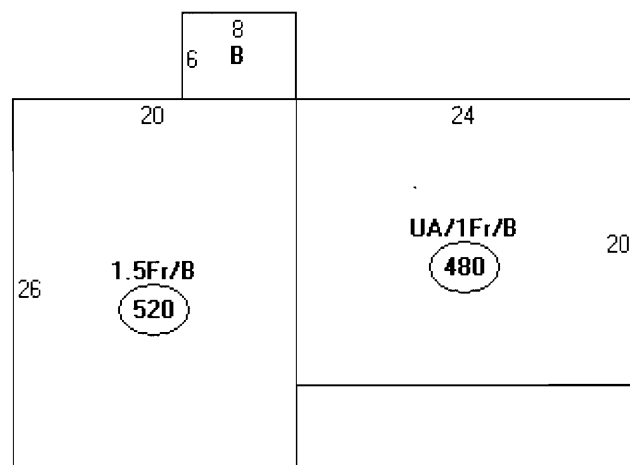


Descriptor/Area

A: 1.5Fr/B  
520 sqft

B: wD  
48 sqft

C: UA/1Fr/B  
480 sqft



Descriptor/Area

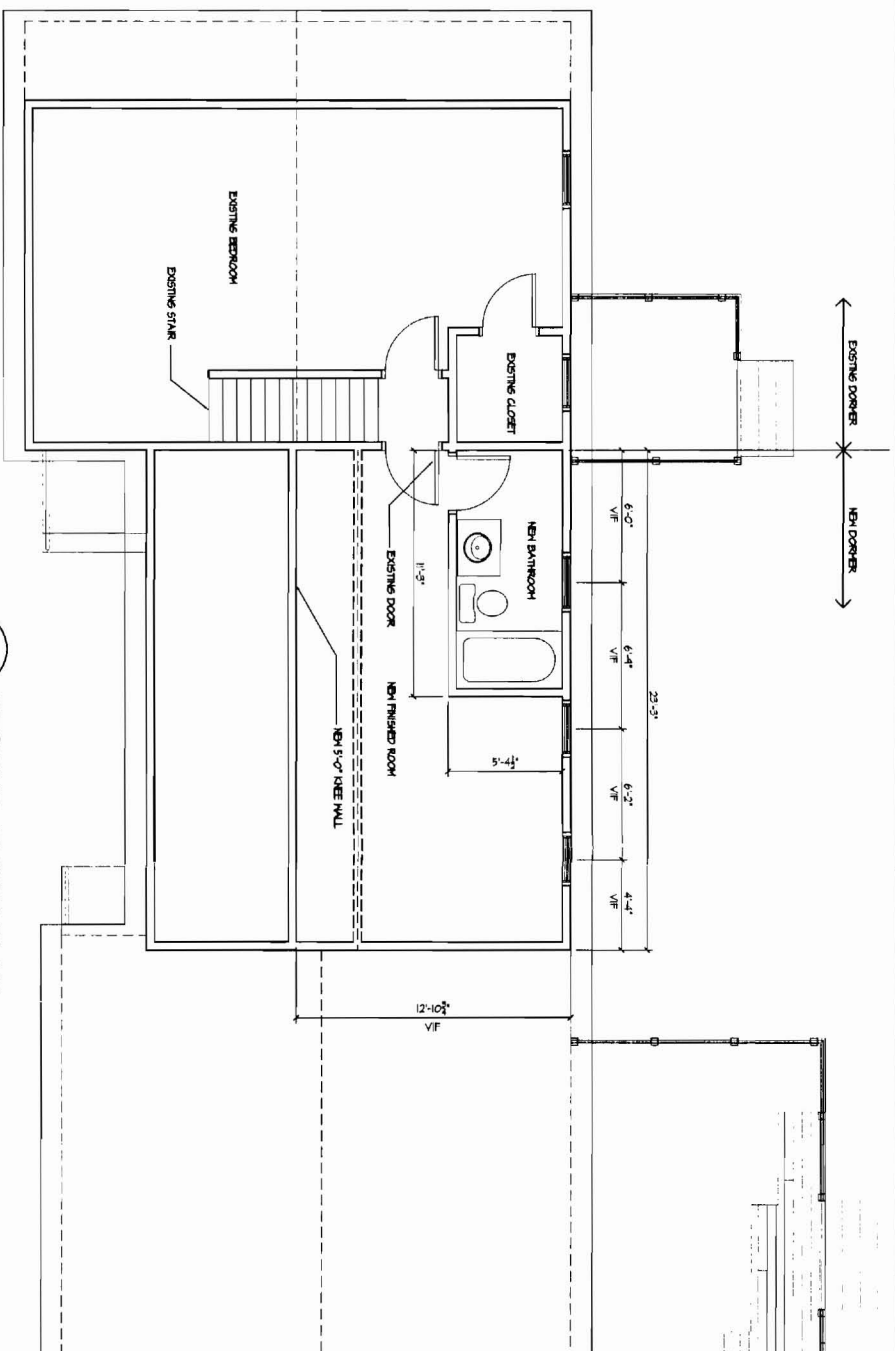
A: 1.5Fr/B  
520 sqft

B: WD  
48 sqft

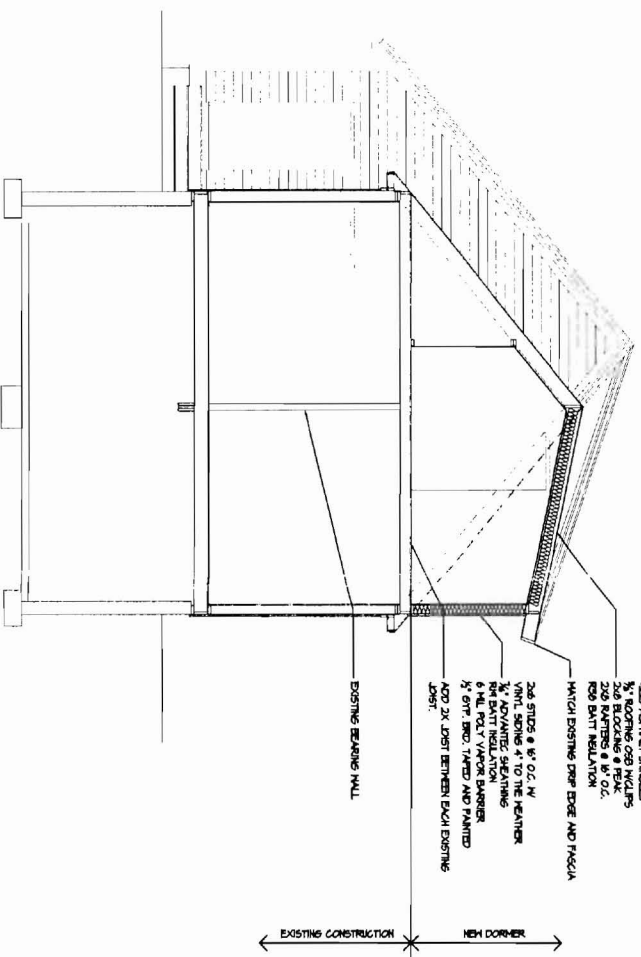
C: UA/1Fr/B  
480 sqft

24

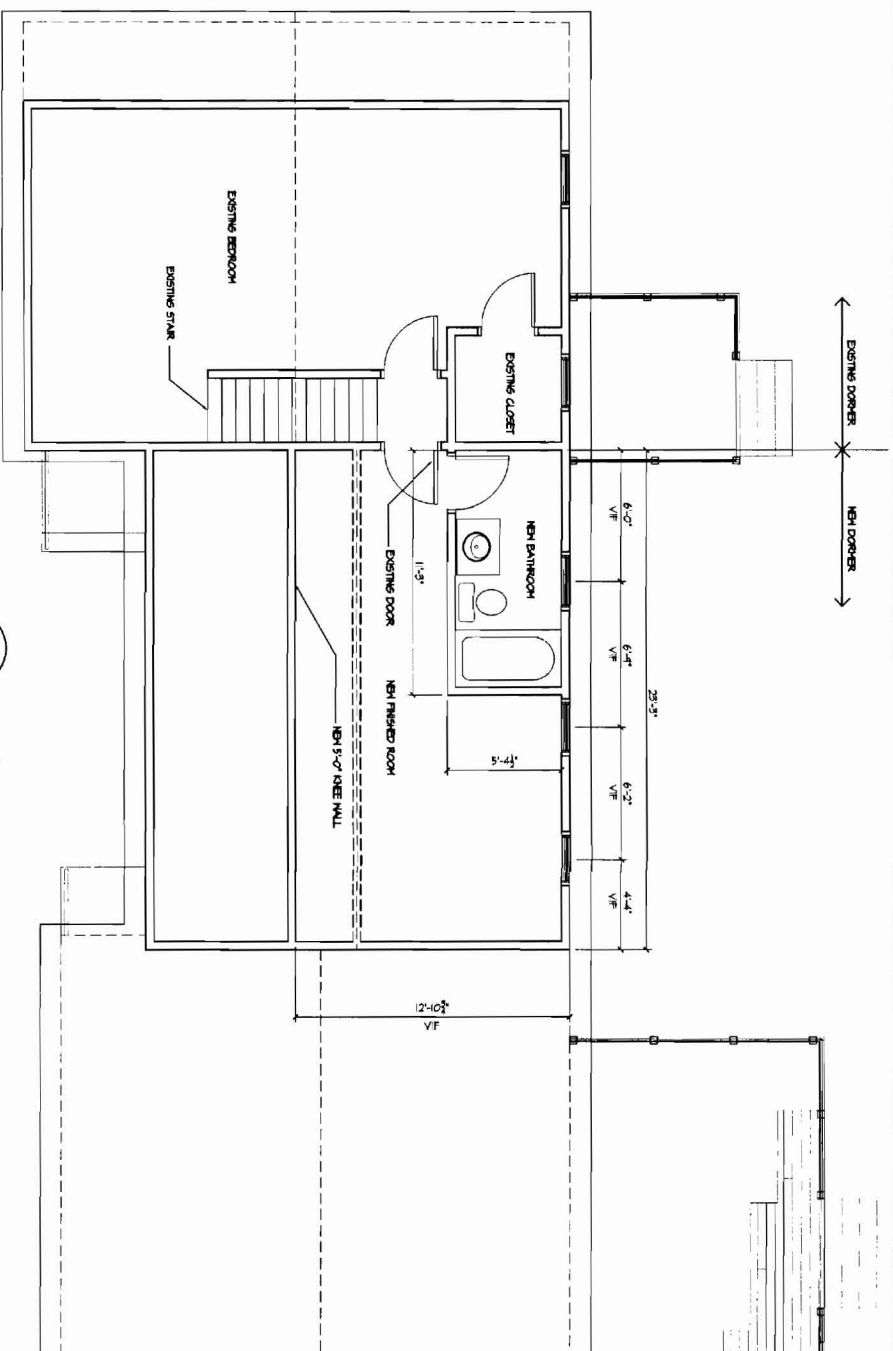
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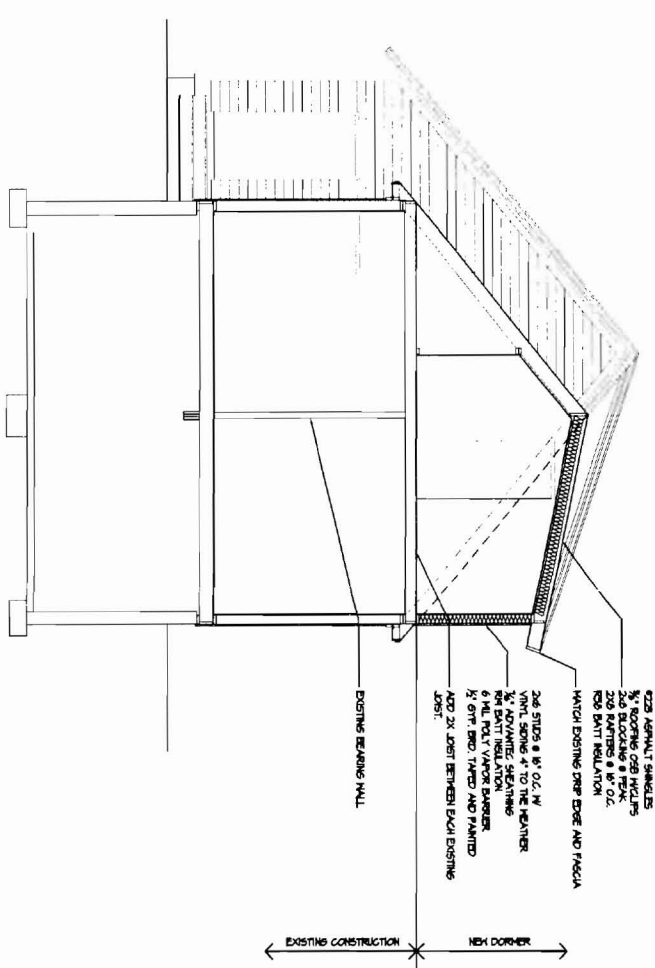
**2** SECOND FLOOR PLAN  
1/4" = 1'-0"



CROSS SECTION  
1/4" = 1'-0"

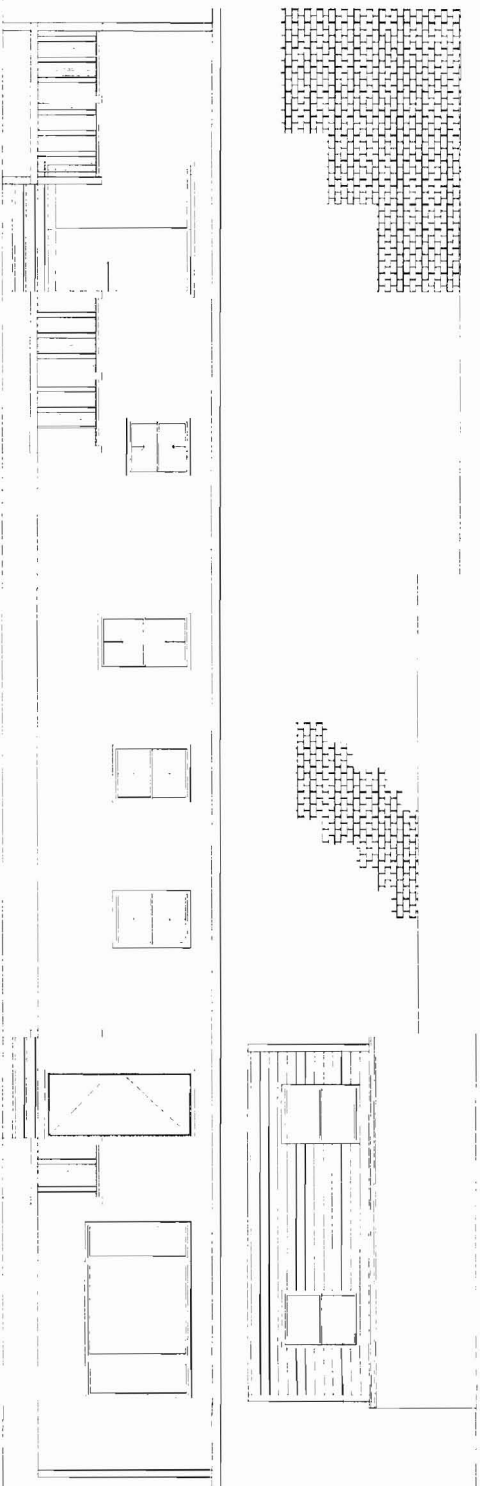


**2**  
SECOND FLOOR PLAN  
1/4" = 1'-0"

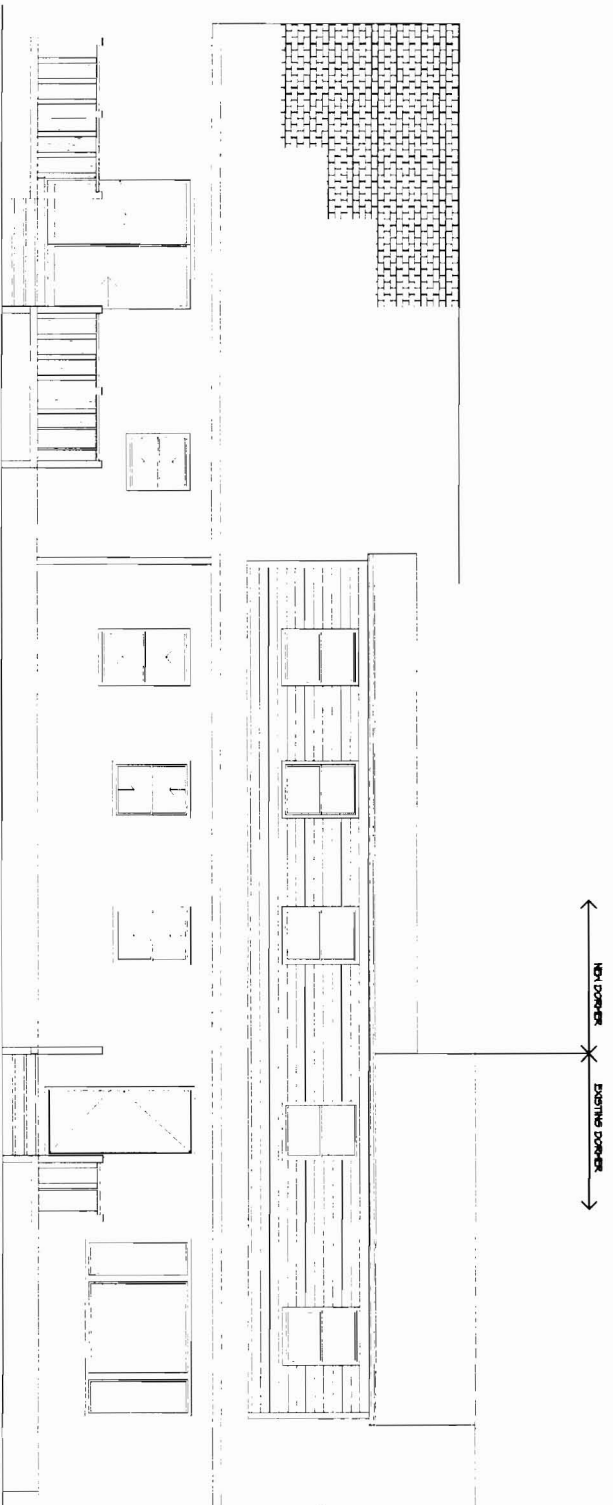


**CROSS SECTION**  
1/4" = 1'-0"

1/4" = 1'-0"

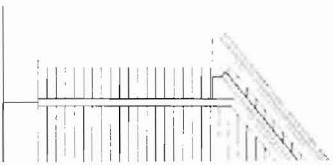
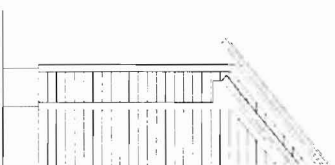


2  
1/4" = 1'-0"  
**EXISTING REAR ELEVATION**

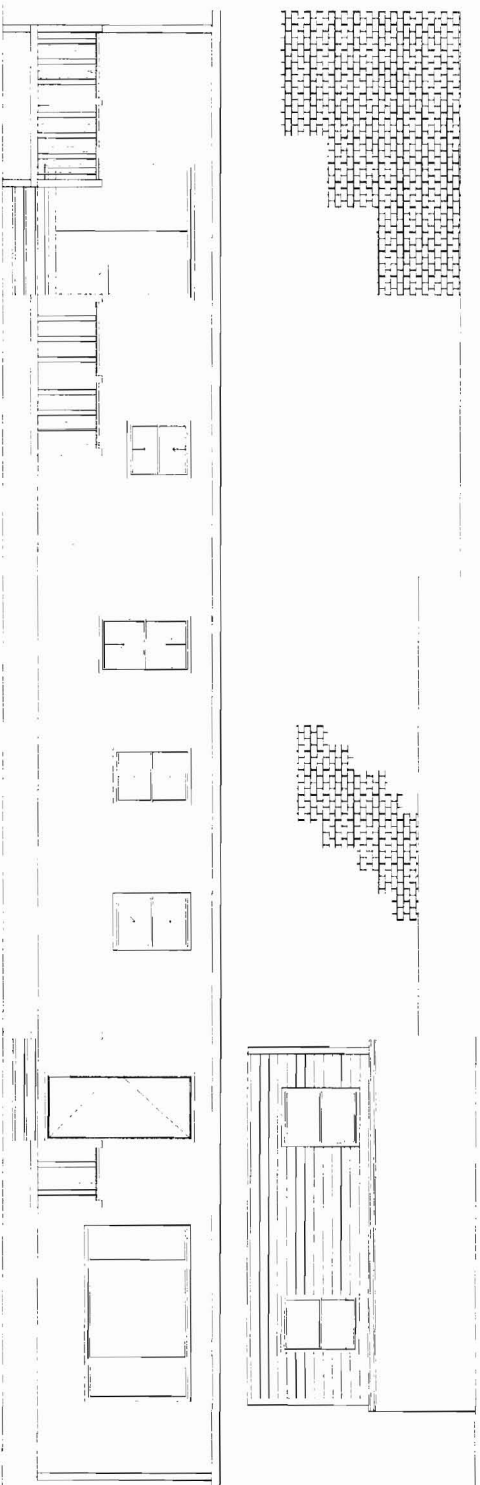


2  
1/4" = 1'-0"  
**PROPOSED REAR ELEVATION**

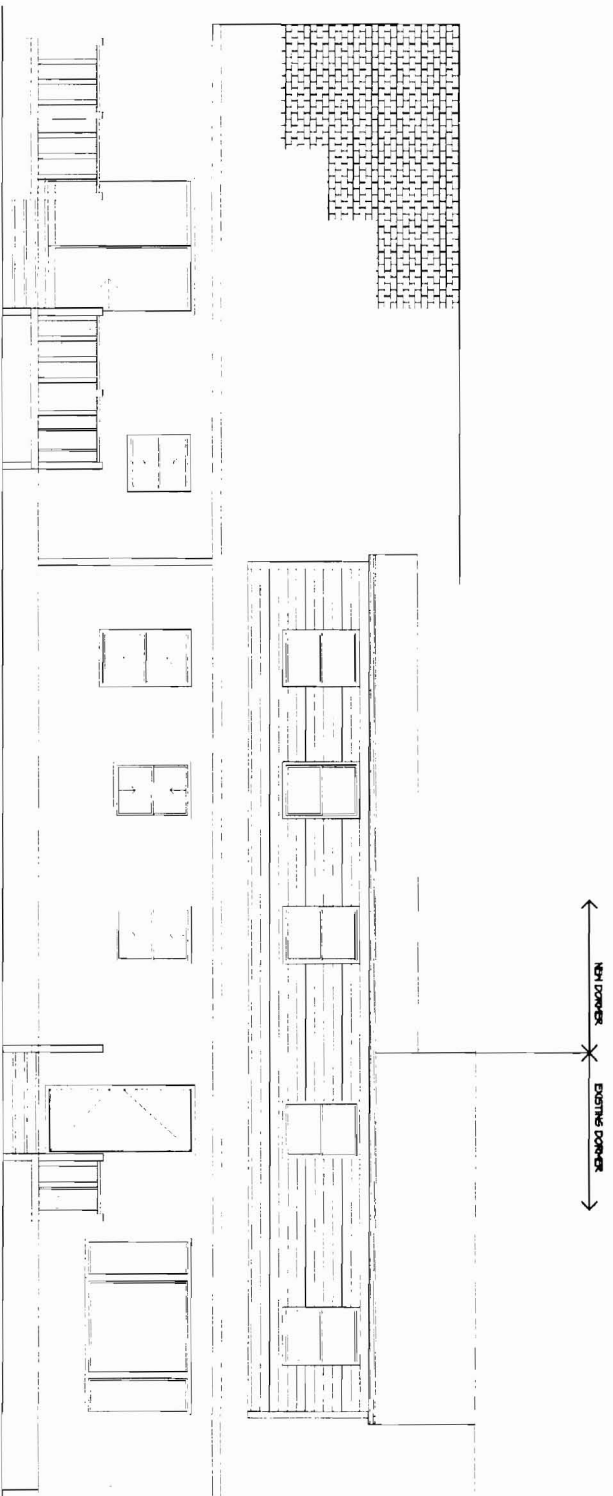
1. All work shall be in accordance with the City of Chicago Building Code, 2012 Edition, and all applicable codes and regulations.







2 EXISTING REAR ELEVATION  
1/4" = 1'-0"



2 PROPOSED REAR ELEVATION  
1/4" = 1'-0"