

City of Portland, Maine – Building or Use Permit Application 389 Congress Street, 04101, Tel: (207) 874-8703, FAX: 874-8716

Location of Construction: 132 Kowe Ave		Owner: Fecteau, Albert		Phone: 773-2252		Permit No 950436			
Owner Address: SAA Pctd, ME 04102		Leasee/Buyer's Name:		Phone:		BusinessName:			
Contractor Name: Deck Specialties, Inc.		Address: One Waterhouse Rd Gorham, ME		Phone: 04038 839-5463		<div style="border: 2px solid black; padding: 5px; text-align: center;"> PERMIT ISSUED Permit Issued: MAY 16 1995 CITY OF PORTLAND </div>			
Past Use: 1-fam		Proposed Use: Same w/new deck		COST OF WORK: \$ 2,280.00 FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied Signature:				PERMIT FEE: \$ 30.00 INSPECTION: Use Group B3 Type 5B Signature: <i>Heffer</i>	
Proposed Project Description: Construct deck - to replace existing not to exceed existing footprint				PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: Approved <input type="checkbox"/> Approved with Conditions: <input type="checkbox"/> Denied <input type="checkbox"/> Signature: _____ Date: _____				Zoning Approval: Zone: R-3 CBL: 261-D-13 Special Zone or Reviews: <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"/>	
Permit Taken By: Mary Gresik		Date Applied For: 11 May 1995							

- This permit application doesn't 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..
Pick-up fro debris removal

PERMIT ISSUED WITH REQUIREMENTS

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 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 provisions of the code(s) applicable to such permit

SIGNATURE OF APPLICANT <i>Al Fecteau</i>	ADDRESS:	DATE: 11 May 1995	PHONE:
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE			PHONE:

- Zoning Appeal**
- Variance
 - Miscellaneous
 - Conditional Use
 - Interpretation
 - Approved
 - Denied
- Historic Preservation**
- Not in District or Landmark
 - Does Not Require Review
 - Requires Review

Action:

- Approved
- Approved with Conditions
- Denied

Date: 5/12/95

[Signature]

CEO DISTRICT 4

K. Carroll

COMMENTS

Lined area for handwritten notes.

7

Done w/out Insp.

Inspection Record

Type	Date
Foundation: _____	_____
Framing: _____	_____
Plumbing: _____	_____
Final: _____	_____
Other: _____	_____

BUILDING PERMIT REPORT

DATE: 16/MAY/95 ADDRESS: 132 Rowe Ave

REASON FOR PERMIT: To Construct a 10'x20'

BUILDING OWNER: ALBERT FECTEAU

CONTRACTOR: DECK SPECIALTIES, INC. APPROVED: _____

PERMIT APPLICANT: _____ DENIED: *1 *71 *13 *20

CONDITION OF APPROVAL OR DENIAL

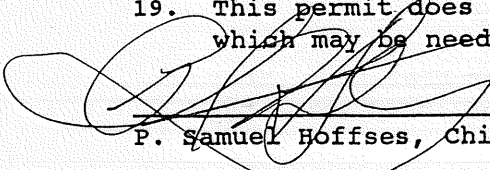
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1. Before concrete for foundation is placed, approvals from ~~Public Works~~ ~~and~~ Inspection Services must be obtained. (A 24 hour notice is required prior to inspection)
2. Precaution must be taken to protect concrete from freezing.
3. It is strongly recommended that a registered land surveyor check all foundation forms before concrete is placed. This is done to verify that the proper setbacks are maintained.
4. All vertical openings shall be enclosed with construction having a fire rating of at least one(1) hour, including fire doors with selfclosers.
5. Each apartment shall have access to two(2) separate, remote and approved means of egress. A single exit is acceptable when it exits directly from the apartment to the building exterior with no communications to other apartment units.
6. The boiler shall be protected by enclosing with one(1) hour fire-rated construction including fire doors and ceiling, or by providing automatic extinguishment. Sprinkler piping serving not more than six sprinklers may be connected to a domestic water supply having a capacity sufficient to provide 0.15 gallons per minute, per square foot of floor throughout the entire area. An INDICATING shut-off valve shall be installed in an accessible location between the sprinkler and the connection to the domestic water supply. Minimum pipe size shall be 3/4 inch copper or 1 inch steel. Maximum coverage area of a residential sprinkler is 144 sq. feet per sprinkler.
7. Every sleeping room below the fourth story in buildings of Use Groups R and I-1 shall have at least one operable window or exterior door approved for emergency egress or rescue. The units must be operable from the inside without the use of special knowledge or separate tools. Where windows are provided as means of egress or rescue, they shall have a sill height not more than 44 inches (1118mm) above the floor. All egress or rescue windows from sleeping rooms shall have a minimum net clear opening height dimension of 24 inches (610mm). The minimum net clear opening width dimension shall be 20 inches (508 mm), and a minimum net clear opening of 5.7 sq. feet.
8. A portable fire extinguisher shall be located as per NFPA #10. They shall bear the label of an approved agency and be of an approved type.
9. All single and multiple station smoke detectors shall be of an approved type and shall be installed in accordance with the provisions of the City's building code Chapter 9, section 19, 919.3.2(BOCA National Building Code/1993), and NFPA 101 Chapter 18 & 19. (Smoke detectors shall be installed and maintained at the following locations):

1. In the immediate vicinity of bedrooms
2. In all bedrooms
3. In each story within a dwelling unit, including basements

In addition to the required AC primary power source, required smoke detectors in occupancies in Use Groups R-2, R-3 and I-1 shall receive power from a battery when the AC primary power source is interrupted.

10. Private garages located beneath habitable rooms in occupancies in Use Group R-1, R-2, R-3 or I-1 shall be separated from adjacent interior spaces by fire partitions and floor/ceiling assembly which are constructed with not less than 1-hour fire resisting rating. Private garages attached side-by-side to rooms in the above occupancies shall be completely separated from the interior spaces and the attic area by means of 1/2 inch gypsum board or the equivalent applied to the garage side. (Chapter 4 section 407.0 of the BOCA/1993)
- * 11. Guardrail & Handrails-A guardrail system is a system of building components located near the open sides of elevated walking surfaces for the purpose of minimizing the possibility of an accidental fall from the walking surface to the lower level. Minimum height all Use Groups 42", except Use Group R which is 36". In occupancies in Use Group A, B, H-4, I-1, I-2 M and R and public garages and open parking structures, open guards shall have balusters or be of solid material such that a sphere with a diameter of 4" cannot pass through any opening. Guards shall not have an ornamental pattern that would provide a ladder effect.
12. All exit signs, lights, and means of egress lighting shall be done in accordance with Chapter 10, section & subsections 1023. & 1024. of the City's building code. (The BOCA National Building Code/1993)
- * 13. Stair construction in Use Group R-3 & R-4 is a minimum of 9" tread and 8-1/4" maximum rise. All other Use Group minimum 11" tread, 7" maximum rise.
14. Headroom in habitable space is a minimum of 7'6".
15. The minimum headroom in all parts of a stairway shall not be less than 80 inches.
16. All construction and demolition debris must be disposed at the City's authorized reclamation site. The fee rate is attached. Proof of such disposal must be furnished to the office of Inspection Services before final Certificate of Occupancy is issued or demolition permit is granted.
17. Section 25-135 of the Municipal Code for the City of Portland states, "No person or utility shall be granted a permit to excavate or open any street or sidewalk from the time of November 15 of each year to April 15 of the following year".
18. The builder of a facility to which Section 4594-C of the Maine State Human Rights Act, Title 5 MRSA refers, shall obtain a certification from a design professional that the plans of the facility meet the standards of construction required by this section. Prior to commencing construction of the facility, the builder shall submit the certification to the Division of Inspection Services.
19. This permit does not excuse the applicant from obtaining any license which may be needed from the City Clerk's Office.


P. Samuel Hoffses, Chief of Inspection Services

/el 3/16/95

20: The proposed deck must be in same footprint as the replacement deck

Applicant: AL Fecteau
Address: 132 Rowe Ave
Assessors No.: 261-D-13

Date: 5/15/95

CHECK LIST AGAINST ZONING ORDINANCE

Date -

Zone Location - R-3

Interior or corner lot -

Use - Construct Deck

Sewage Disposal -

Rear Yards -

Side Yards -

Front Yards -

Projections -

Height -

Lot Area -

Building Area -

Area per Family -

Width of Lot -

Lot Frontage -

Off-street Parking -

Loading Bays -

Site Plan -

Shoreland Zoning -

Flood Plains -

Condition — replacing old
Deck — New one
can be No larger
Must be on same
foot print

DECK SPECIALTIES, INC.

One Waterhouse Road
Gorham, Maine 04038
(207) 839-5463

Date: 5/9/95

Al Fecteau
132 Rowe Ave.
Portland, Maine 04102
Tel. 773-2252

261-D-013

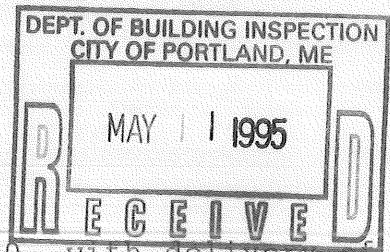
CONTRACT FOR NEW DECK

Work Location: Same

Description of work: As follows

- * Construct deck aprox. 10x20 consisting of:
- * 2x10 rim joists (outside edges)
- * 2x8 floor joists 16" o.c.
- * 4x4 posts
- * 5/4x6 radius edged decking #2
- * Balister type rail systems w/ 4" spacing
- * One set of steps consisting of 2x10 stringers, double 2x6 treads (11"), 3/4" kickboards and rails to match
- * Deck to be skirted using 2x4 framing and heavy duty lattice panels. One access door. 3/4" trim
- * Deck to rest on existing footings
- * All lumber to be pressure treated southern yellow pine
- * All fasteners to be galvanized
- * All decking, rail systems and stair treads to be attached with 2 1/2" galvanized deck screws
- * Flashing where required

Customer responsible for any and all permits
Contractor responsible for trash removal at end of project



Terms of Payment

\$500.00 with acceptance of contract; \$1000.00 with delivery of materials and start of project; \$780.00 due upon completion of project.

TOTAL LABOR AND MATERIALS..... \$2280.00

WARRANTY: In addition to any additional warranties agreed to by the parties, Deck Specialties, Inc. warrants that the work will be free from faulty materials; constructed according to the standards of the building code applicable for the location; and constructed in a skillful manner and fit for habitation. The warranty rights and remedies set forth in the Maine Uniform Commercial Code apply to this contract.

RESOLUTION OF DISPUTES: If a dispute arises concerning the provisions of this contract or the performance by the parties, then the parties agree to settle this dispute by jointly paying for one of the following (check only one):

- Binding arbitration as regulated by the Maine Uniform Arbitration Act, with the parties agreeing to accept as final the arbitrator's decision.
- Nonbinding arbitration, with the parties free to not accept the arbitrator's decision and to seek satisfaction through other means, including a lawsuit.
- Mediation, with the parties agreeing to enter into good faith negotiations through a neutral mediator in order to attempt to resolve their differences.

By agreeing to the above, Deck Specialties, Inc. is not waiving its rights to a mechanic's lien and, should it prevail in a lawsuit filed to enforce its claim under a lien or this contract, it shall also be entitled to all of its attorney's fees and costs.

If Deck Specialties, Inc. is delayed at anytime in the progress of the work by an act or neglect of the owner, his agents or employees, or by changes ordered in the work, or by labor disputes, unusual delay in deliveries, subservice conditions, unavoidable casualties or other causes beyond the control of Deck Specialties, Inc., then the completion date shall be extended by change order for a reasonable time and the contract price shall be increased by change order for extra costs.

Homeowner/Lessee shall carry all necessary casualty insurance to insure the work location as improved hereunder.

CHANGE ORDERS: Any alteration or deviation from the above contractual specifications that involve extra cost will be executed only upon the parties entering into a written change order.

ACCEPTANCE OF CONTRACT BY BOTH PARTIES

DATED: 5/9/95

DECK SPECIALTIES, INC.

BY: Norman A. Gagne, Jr.
Norman A. Gagne, Jr.
President

DATED:

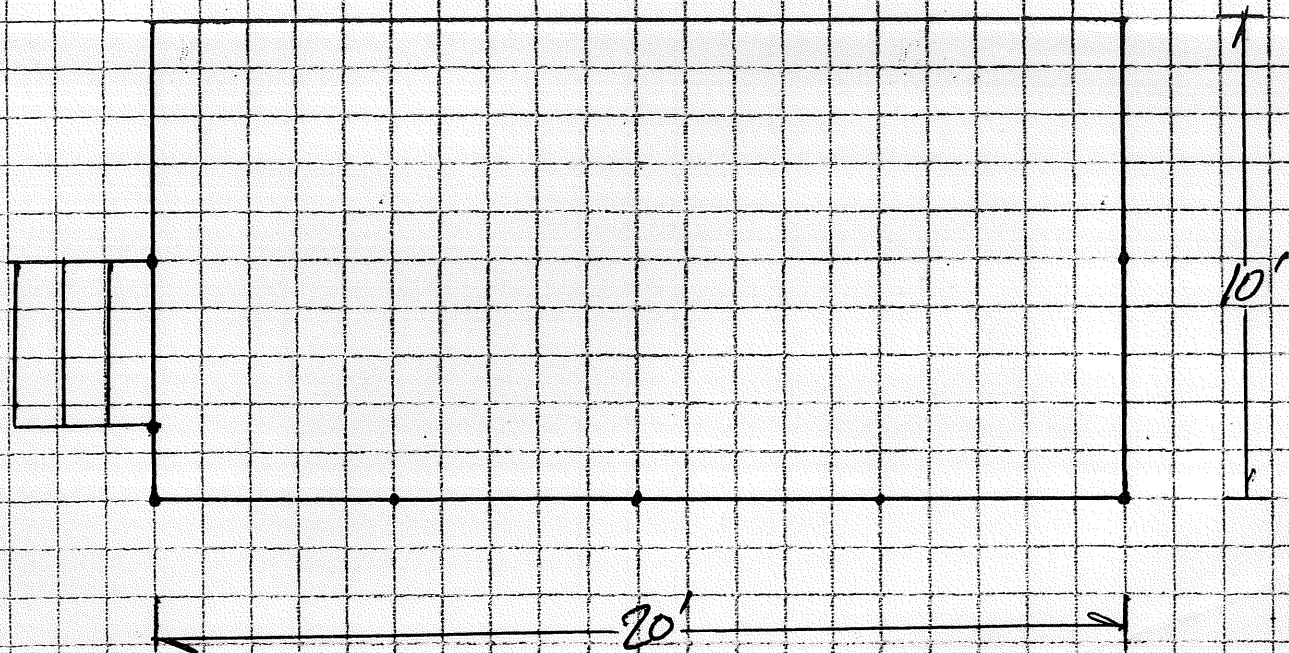
Homeowner

Homeowner

I acknowledge receipt of a copy of this executed contract.

Homeowner

NO FOOTINGS



FECTEAU/PORTLAND

Dimensions are approx. and may vary slightly.