

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND

BUILDING PERMIT

This is to certify AAAL BUILDERS LLC

Located At TBD (232-236) HOLM AVE

Job ID: 2011-12-2993-SF

CBL: 270-B-010-001 (New CBL 272-B-022)

2012-41375-AMEND

has permission to Amend Permit # 2011-12-2993-SF to Relocate Footprint (Single Family Residence).

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of the buildings and structures, and of the application on file in the department.

Notification of inspection and written permission procured before this building or part thereof is lathed or otherwise closed-in. 48 HOUR NOTICE IS REQUIRED.

A final inspection must be completed by owner before this building or part thereof is occupied. If a certificate of occupancy is required, it must be

03/02/2012

Fire Prevention Officer

Code Enforcement Officer / Plan Reviewer

THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY
PENALTY FOR REMOVING THIS CARD



Certificate of Occupancy



CITY OF PORTLAND, MAINE

Department of Planning and Urban Development

Building Inspections Division

Location: 230 HOLM AVE

CBL: 272- B-022-001

Issued to: AAAL BUILDERS, LLC

Date Issued: 7/13/2012

This is to certify that the building, premises, or part thereof, at the above location, built-altered-changed as to use under Building Permit No. 2011-12-2993-SF, has had a final inspection, has been found to conform substantially to the requirements of the Building Code and the Land Use Code of the City of Portland, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES

ENTIRE

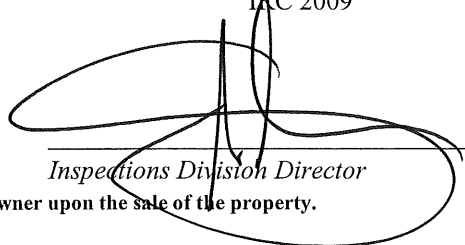
APPROVED OCCUPANCY

USE GROUP R-3
SINGLE FAMILY DWELLING
TYPE 5-B
IRC 2009

Approved:
7-13-2012

(Date)


Inspector


Inspections Division Director

Notice: This certificate identifies the legal use of the building or premises, and ought to be transferred from owner to owner upon the sale of the property.

BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

or email: buildinginspections@portlandmaine.gov

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the city of Portland Inspections Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.**
- **Permits expire in 6 months. If the project is not started or ceases for 6 months.**
- **If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue.**

1. Follow Inspection Schedule on Permit # 2011-12-2993-SF.

The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OF CIRCUMSTANCES.

IF THE PERMIT REQUIRES A CERTIFICATE OF OCCUPANCY, IT MUST BE PAID FOR AND ISSUED TO THE OWNER OR DESIGNEE BEFORE THE SPACE MAY BE OCCUPIED.



PORTLAND MAINE

Strengthening a Remarkable City, Building a Community for Life • www.portlandmaine.gov

Director of Planning and Urban Development

Job ID: 2011-12-2993-SF

Located At: 230 HOLM AVE

CBL: 270- B-010-001

Conditions of Approval:

Building

1. All conditions under Permit # 2011-12-2993-SF apply.

Zoning

1. This permit is being approved on the basis of plans submitted March 2, 2012. Any deviations shall require a separate approval before starting that work.
2. All previous conditions from original permit #2011-12-2993-SF are still in force with the issuance of this permit.

DRC

1. 3-1-12 Jim Gray submitted the revised site plan. I explained to him that the foundation drain outlet needs to be at least 10 feet from all property lines, and that the minimum driveway width at the front property line needs to be at least 10 feet wide.
 - a. The revised site plan has been accepted with the above conditions. In addition, all conditions from the previous approval still apply.

City of Portland, Maine - Building or Use Permit Application

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

Job No: 2011-12-2993-SF 2012-41375-AMEND	Date Applied: 2/15/2012	CBL: 270- B-010-001 new CBL 272-B-002	
Location of Construction: 230 HOLM AVE New address 232-336 Hdm	Owner Name: AAAL BUILDIERS, LLC	Owner Address: 6 BEACH ST. SOUTH PORTLAND, ME 04102	Phone: 207-772-6505
Business Name:	Contractor Name: Jim Gray	Contractor Address: 143 Craigie St., Portland ME 04101	Phone: (207) 553-2672
Lessee/Buyer's Name:	Phone:	Permit Type: BLDG - Building-Amend	Zone: R-3
Past Use: New single family	Proposed Use: Same - New Single family - amend permit 2011-12-2993-SF - relocate footprint & flip footprint	Cost of Work: 139000.000000	CEO District:
		Fire Dept: <input checked="" type="checkbox"/> Approved (See Permit # 2011-12-2993) <input type="checkbox"/> Denied <input type="checkbox"/> N/A	Inspection: Use Group: R3 Type: SD MUBBY Signature:
Proposed Project Description: amend permit #2011-12-2993-SF	Pedestrian Activities District (P.A.D.)		
Permit Taken By:	Zoning Approval		

Special Zone or Reviews	Zoning Appeal	Historic Preservation
<input type="checkbox"/> Shoreland	<input type="checkbox"/> Variance	<input checked="" type="checkbox"/> Not in Dist or Landmark
<input type="checkbox"/> Wetlands	<input type="checkbox"/> Miscellaneous	<input type="checkbox"/> Does not Require Review
<input type="checkbox"/> Flood Zone	<input type="checkbox"/> Conditional Use	<input type="checkbox"/> Requires Review
<input type="checkbox"/> Subdivision	<input type="checkbox"/> Interpretation	<input type="checkbox"/> Approved
<input type="checkbox"/> Site Plan	<input type="checkbox"/> Approved	<input type="checkbox"/> Approved w/Conditions
<input type="checkbox"/> Maj <input type="checkbox"/> Min <input type="checkbox"/> MM	<input type="checkbox"/> Denied	<input type="checkbox"/> Denied
Date: OK w/ conditions 3/2/12 ABM	Date:	Date: JBM

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

3-30-12 DWM/BKL Jim 415-7881 Close-in Provide

Beam calcs, (2nd floor 2-1 $\frac{3}{4}$ x 7 $\frac{7}{8}$, 1st floor 3-1 $\frac{3}{4}$ x 9 $\frac{7}{8}$) ~~hangers~~, Hangers
on 1st floor floor joists, laundry platform, Basement stairs etc

3-12-12 DWM/BKL/L+Wallace Jim Final Fail

3-13-12 DWM ~~for~~ Jim Final OK

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>230 Holden Ave</u>		
Total Square Footage of Proposed Structure/Area	Square Footage of Lot	Number of Stories <u>1 1/2</u>
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>270 B 10</u>	Applicant * <u>must be owner, Lessee or Buyer*</u> Name <u>AAAC Bldg LLC</u> Address <u>6 Shaw Pt Beach St.</u> City, State & Zip <u>So. Portland</u>	Telephone: <u>415-2881</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>0</u> C of O Fee: \$ Total Fee: \$ <u>30</u>
<p>RECEIVED FEB 15 2012</p>		
Current legal use (i.e. single family) <u>SIF</u> Number of Residential Units <u>1</u> If vacant, what was the previous use? <u>Single Vacant</u> Proposed Specific use: <u>SIF</u> Is property part of a subdivision? <u>No</u> If yes, please name _____ Project description: <u>Rear Porch + Rear Driveway on opposite ends</u>		
Contractor's name: <u>AAAC Bldg LLC</u> Address: <u>6 Shaw Pt</u> City, State & Zip <u>So. Portland</u> Telephone: <u>415-2881</u> Who should we contact when the permit is ready: <u>J. Gray</u> Telephone: _____ Mailing address: <u>143 Craigie St Portland 04102</u>		

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.

Signature: J. Gray Date: 2-15-12

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

New House

Applicant: AAAL Builders LLC

Date: original review 1/4/12
current review 2/14/12

Address: 232-236 Holm Ave (split from 230)

C-B-L: new 272-B 22/23
(split from 270-B-10)

CHECK-LIST AGAINST ZONING ORDINANCE

permit (original) 2011-12-2993

Date - new

Zone Location - R-3

3/1/12
* revised site plan 2/18/12

Interior or corner lot - build new single family cape - 24x32 w/ full dormer

Proposed Use/Work -

Sewage Disposal - public

Lot Street Frontage - 50' min - 66.23' (OK)

Front Yard - 25' min - scale 32' (OK) 31' to front yard (OK)

Rear Yard - 25' min - 1/2' setback

Side Yard - 2 stories 14' - 5' setback on left * OK can borrow from one side & reduce down to 5'
- 20' on right side need total of 20' has 30' (OK)

Projections - 10x10 deck; 3x8 front porch, 4x8 side entry, 5x6 bulkhead

Width of Lot - 65' min - lot width scales @ 65' (OK)

Height - 35' max - 21' setback @ dormer

Lot Area - 6500 sq ft min - 7254 sq ft (OK)

Lot Coverage Impervious Surface - 35% = 2538 sq ft

Area per Family - 6500 sq ft (OK)

5x6 = 30
32x24 = 768
10x10 = 100
3x8 = 24 (OK)
4x8 front = 32 sq ft
4x8 side = 32 sq ft
5x6 bulkhead = 30 sq ft
Total = 942 sq ft

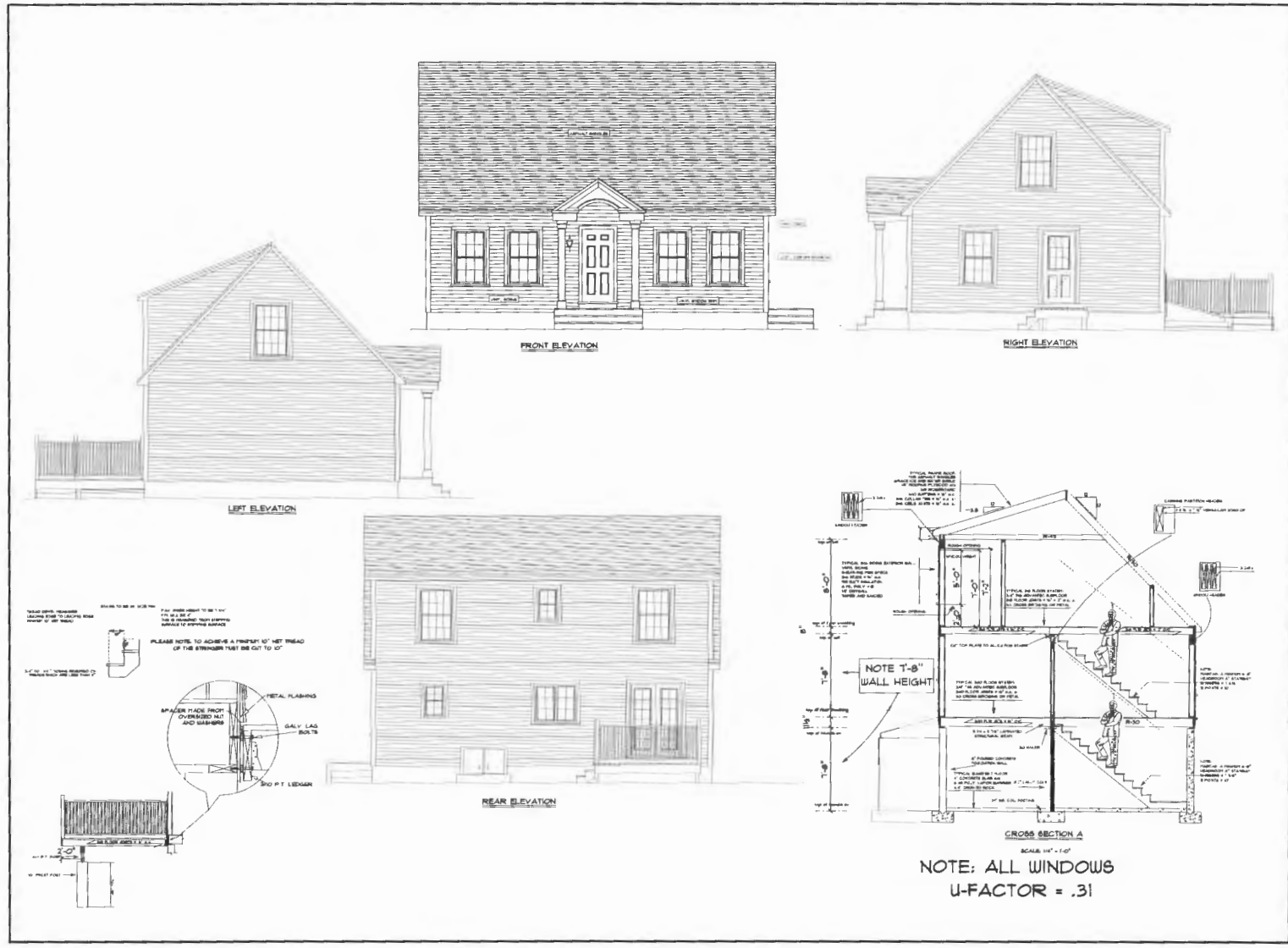
Off-street Parking - 2 spaces required - dr 9' wide - 38' beyond 25' setback (OK)

Loading Bays - N/A

Site Plan - level I minor residential

Shoreland Zoning/Stream Protection - N/A

Flood Plains - Panel 6-2000X



CAPE COTTAGE HOME DESIGN



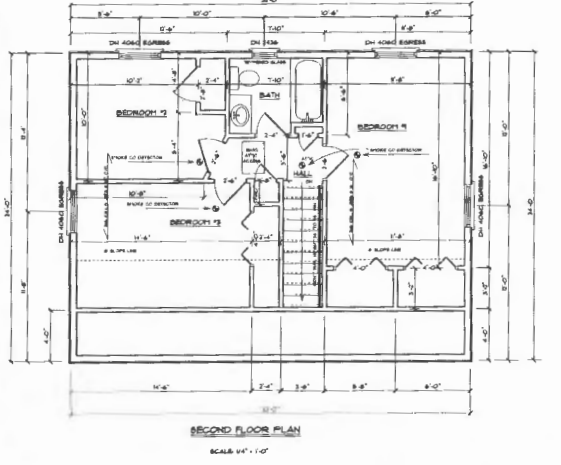
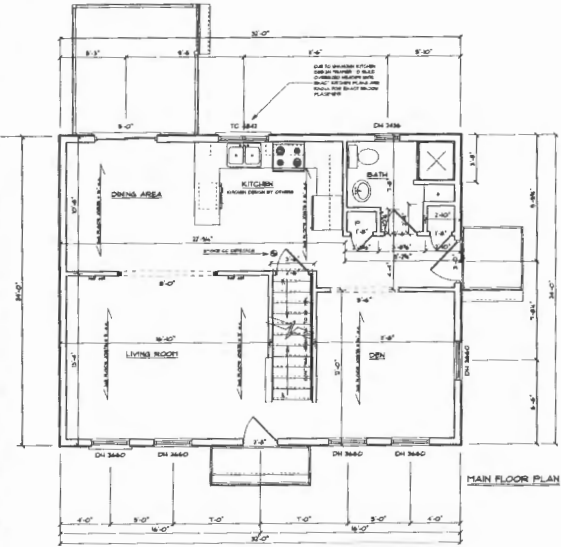
THIS IS A GENERAL CONTRACT DOCUMENT. IT IS NOT A CONTRACT. IT IS A DOCUMENT THAT PROVIDES THE DESIGNER'S INTENTIONS AND THE CONTRACTOR'S OBLIGATIONS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING UTILITIES AND STRUCTURES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL ADJACENT PROPERTIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL ADJACENT PROPERTIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL ADJACENT PROPERTIES.

CONTRACTOR:

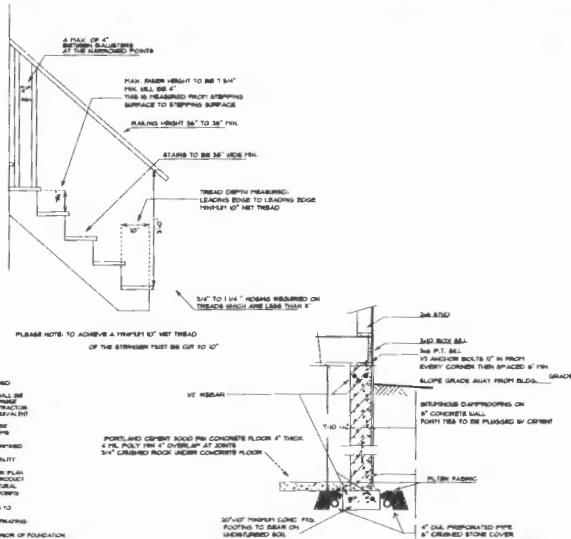
PROJECT NAME:
HOLM AVE SPEC

REVISED:

DATE: February 0, 2012
SCALE: AS SHOWN
DESIGN:
ILL:
SHEET: ___ OF ___



- FOUNDATION NOTES**
- 1. ALL FINISH WALL FOOTING DEPTHS SHALL BE DETERMINED IN THE FIELD BY THE CONTRACTOR.
 - 2. ALL FINISH FLOOR LOCATIONS SHALL BE DETERMINED BY THE FIELD BY THE CONTRACTOR. DIMENSIONS FROM FINISH FLOOR TO FINISH FLOOR SHALL BE DETERMINED BY THE FIELD BY THE CONTRACTOR.
 - 3. ALL FINISH WALLS SHALL BE 12" OF CONCRETE OR EQUIVALENT ALL CAST IN PLACE CONCRETE SHALL BE CAST IN PLACE. ALL FINISH WALLS SHALL BE CAST IN PLACE.
 - 4. ALL FINISH WALLS SHALL BE CAST IN PLACE. ALL FINISH WALLS SHALL BE CAST IN PLACE.
 - 5. ALL FINISH WALLS SHALL BE CAST IN PLACE. ALL FINISH WALLS SHALL BE CAST IN PLACE.
 - 6. ALL FINISH WALLS SHALL BE CAST IN PLACE. ALL FINISH WALLS SHALL BE CAST IN PLACE.
 - 7. ALL FINISH WALLS SHALL BE CAST IN PLACE. ALL FINISH WALLS SHALL BE CAST IN PLACE.
 - 8. ALL FINISH WALLS SHALL BE CAST IN PLACE. ALL FINISH WALLS SHALL BE CAST IN PLACE.
 - 9. ALL FINISH WALLS SHALL BE CAST IN PLACE. ALL FINISH WALLS SHALL BE CAST IN PLACE.
 - 10. ALL FINISH WALLS SHALL BE CAST IN PLACE. ALL FINISH WALLS SHALL BE CAST IN PLACE.



FASTENING SCHEDULE (SEE TABLE 2304.9.1 M.E.S. RESIDENTIAL CONSTRUCTION CODE FOR COMPLETE DETAILS)

NOTE #	DESCRIPTION	FASTENER TYPE	FASTENER SIZE	FASTENER PATTERN	FASTENER LOCATION
SEE NOTE 1	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 2	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 3	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 4	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 5	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 6	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 7	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 8	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 9	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 10	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 11	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 12	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 13	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 14	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 15	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 16	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 17	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 18	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 19	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 20	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 21	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 22	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 23	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 24	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 25	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 26	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 27	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 28	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 29	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 30	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 31	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 32	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 33	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 34	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 35	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 36	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 37	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 38	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 39	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 40	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 41	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 42	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 43	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 44	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 45	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 46	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 47	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 48	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 49	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING
SEE NOTE 50	WALL BRACKETING	2" X 4" LVL	4x4	3'-0" O.C.	WALL BRACKETING

CLIPS OFFSHORE HOME DESIGN

CONTRACTOR:

... ..
... ..
... ..
... ..
... ..
... ..
... ..
... ..
... ..
... ..
... ..

PROJECT NAME:

HOLM AVE
SPEC

CLIENTS:

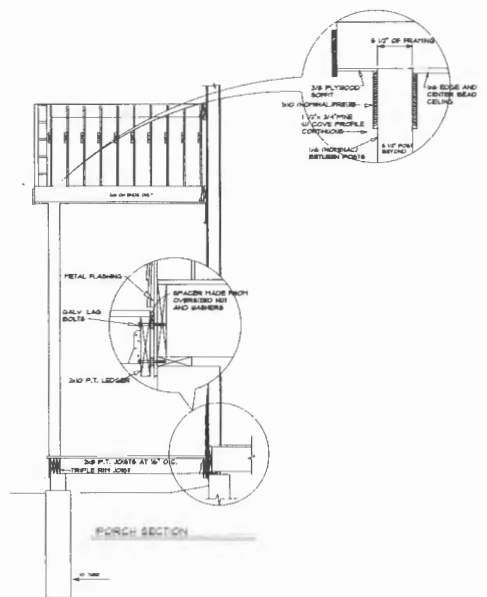
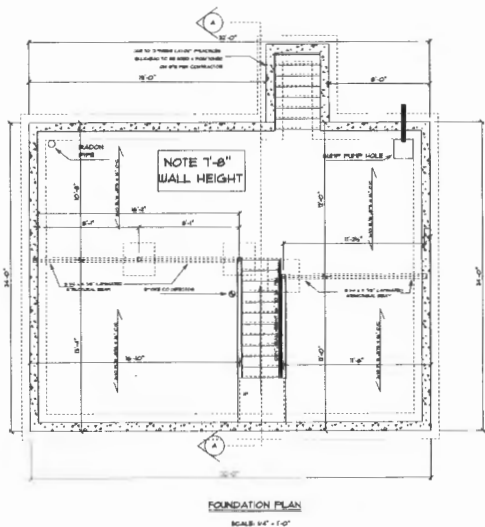
DATE: February 9, 2012

SCALE: AS SHOWN

DRAWN:

FILE:

SHEET:



THIS PLAN IS TO BE CONSIDERED AS A GENERAL GUIDE ONLY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR VERIFYING ALL CONDITIONS ON THE JOB SITE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR VERIFYING ALL CONDITIONS ON THE JOB SITE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR VERIFYING ALL CONDITIONS ON THE JOB SITE.

CONTRACTOR:

PROJECT NAME:
**HOLM AVE
SPEC**

REVISION:	
DATE: February 9, 2012	
SCALE: AS NOTED	
DRAWN:	
FILE:	
SHEET: 1 of 1	



CITY OF PORTLAND, MAINE

Department of Building Inspections

Original Receipt

_____ 7-15-20 17 _____

Received from Atta Builders

Location of Work 230 11/1/11

Cost of Construction \$ _____ Building Fee: _____

Permit Fee \$ _____ Site Fee: _____

Certificate of Occupancy Fee: _____

Total: 30

Building (U) _____ Plumbing (I5) _____ Electrical (I2) _____ Site Plan (U2) _____

Other Amend

CBL: 270 B-10

Check #: 1295 Total Collected \$ 30

**No work is to be started until permit issued.
Please keep original receipt for your records.**

Taken by: [Signature]

WHITE - Applicant's Copy
YELLOW - Office Copy
PINK - Permit Copy

Memorandum
Department of Planning and Development
Planning Division



TO: Inspections Department

FROM: Philip DiPierro, Development Review Coordinator

DATE: July 16, 2012

RE: C. of O. for # 230 Holm Avenue, LaBrie Single Family House
(Id#2011-12-2993-SF) (CBL 270 B 010001)

After visiting the site, I have the following comments:

Site work complete:

At this time, **I recommend issuing a permanent Certificate of Occupancy.**

Cc: Tammy Munson, Inspection Services Manager
Barbara Barhydt, Development Review Services Manager
File: One Solution