

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

BUILDING DEPARTMENT

PERMIT

Permit Number: 071118

Please Read Application And Notes, If Any, Attached

This is to certify that TOWNSEND KEVIN M & KAREN M TOWNSEND JTS/H&W

has permission to 24' x 24' garage and addition living space

AT 50 LONGWOOD DR

283 E004001

PERMIT ISSUED OCT 16 2007 CITY OF PORTLAND

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 buildings and structures, and of the application on file in this department.

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. 24 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

Thomas W. Mackley 10/16/07
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

Scanned

BUILDING PERMIT INSPECTION PROCEDURES

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

to schedule your inspections as agreed upon

Permits expire in 6 months, if the project is not started or ceases for 6 months.

The Owner or their designee is required to notify the inspections office for the following inspections and provide adequate notice. Notice must be called in 48-72 hours in advance in order to schedule an inspection:

By initializing at each inspection time, you are agreeing that you understand the inspection procedure and additional fees from a "Stop Work Order" and "Stop Work Order Release" will be incurred if the procedure is not followed as stated below.

A Pre-construction Meeting will take place upon receipt of your building permit.

- Footing/Building Location Inspection:** Prior to pouring concrete
- Re-Bar Schedule Inspection:** Prior to pouring concrete
- Foundation Inspection:** Prior to placing ANY backfill
- Framing/Rough Plumbing/Electrical:** Prior to any insulating or drywalling
- Final/Certificate of Occupancy:** Prior to any occupancy of the structure or use. NOTE: There is a \$75.00 fee per inspection at this point.

Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects **DO** require a final inspection

If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

~~**CERTIFICATE OF OCCUPANCIES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED**~~

Signature of Applicant/Designee

Date

Signature of Inspections Official

Date

CBL: 283-84

Building Permit #: 07118

City of Portland, Maine - Building or Use Permit Application

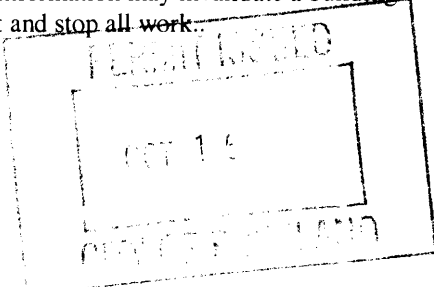
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 07-1118	Issue Date:	CBL: 283 E004001
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Location of Construction: 50 LONGWOOD DR	Owner Name: TOWNSEND KEVIN M & KARE	Owner Address: 50 LONGWOOD DR	Phone:
Business Name:	Contractor Name: Harveys Home Improvement	Contractor Address: 120 Ash Swamp Rd Scarborough	Phone 2078832413
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Commercial	Zone: R-3

Past Use: Single Family	Proposed Use: Single Family ²² x 24' garage and addition for living space (14' x 30') <i>deck is not part of this permit</i>	Permit Fee: \$770.00	Cost of Work: \$75,000.00	CEO District: 3
Proposed Project Description: ²² x 24' garage and addition for living space (14' x 30') <i>deck is not part of this permit</i>		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: SB IRC 200.5 Signature: <i>Jm 10/16/07</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: 09/12/2007	Zoning Approval		
<ol style="list-style-type: none"> 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 <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"/> <i>CP w/ conditions</i> Date: <i>10/15/07</i> <i>ABM</i>	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 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 <i>ABM</i> Date: _____



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

Permit No: 07-1118	Date Applied For: 09/12/2007	CBL: 283 E004001
-----------------------	---------------------------------	---------------------

Location of Construction: 50 LONGWOOD DR	Owner Name: TOWNSEND KEVIN M & KAREN	Owner Address: 50 LONGWOOD DR	Phone:
Business Name:	Contractor Name: Harveys Home Improvement	Contractor Address: 120 Ash Swamp Rd Scarborough	Phone (207) 883-2413
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Commercial	

Proposed Use: Single Family - 22' x 24' garage and 14' x 30' addition for living space.	Proposed Project Description: 22' x 24' garage and 14' x 30' addition for living space.
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Ann Machado **Approval Date:** 10/15/2007

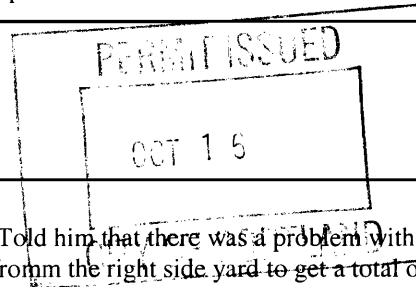
Note: **Ok to Issue:**

- 2) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
- 3) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
- 4) This permit is to build the attached garage and 14' x 30' addition only. Separate permits shall be required for future decks, sheds, and/or pools.
- 5) This is NOT an approval for an additional dwelling unit. You SHALL NOT add any additional kitchen equipment including, but not limited to items such as stoves, microwaves, refrigerators, or kitchen sinks, etc. Without special approvals.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Tom Markley **Approval Date:** 10/16/2007

Note: **Ok to Issue:**

- 1) Hardwired interconnected battery backup smoke detectors shall be installed in all bedrooms, protecting the bedrooms, and on every level.
- 2) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.
- 3) 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:**

9/20/2007-amachado: Left message for Dwayne Harvey, the contractor. Told him that there was a problem with the side setback for the proposed addition because the original house in 1968 had to borrow from the right side yard to get a total of 28' for the two side yard setbacks. I asked him to call me.

9/21/2007-amachado: Spoke to Dwayne Harvey. Told him that the side yard setbacks had to add up to a minimum of 28', so the proposed addition needs to be smaller. He said that he would bring in revised plans.

10/12/2007-amachado: Contractor called. Deck shown on rear elevation was supposed to be part of the permit. I left a message 10/15/07 that the permit is on hold until we receive a site plan that shows the deck with the setbacks and we need the plans for the deck.

10/15/2007-amachado: Spoke to contractor. Doesn't want to hold up the permit. Will apply for deck permit separately.



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>50 long wood Drive Portland</u>		
Total Square Footage of Proposed Structure/Area <u>948A</u>		Square Footage of Lot <u>8000</u>
Tax Assessor's Chart, Block & Lot Chart# <u>283</u> Block# <u>E</u> Lot# <u>216</u> <u>4</u>	Applicant * <u>must be owner, Lessee or Buyer</u> * Name <u>Kevin Townsend</u> Address <u>50 long wood Drive</u> City, State & Zip <u>Portland ME</u>	Telephone:
Lessee/DBA (If Applicable) <u>NA</u>	Owner (if different from Applicant) Name <u>Same</u> Address City, State & Zip	Cost Of Work: \$ <u>75,000</u> C of O Fee: \$ _____ Total Fee: \$ _____
Current legal use (i.e. single family) <u>Single Family</u> If vacant, what was the previous use? _____ Proposed Specific use: <u>extra bedroom for mother</u> Is property part of a subdivision? <u>yes</u> If yes, please name _____ Project description: <u>22 - revised to meet setback 10' lot; Addition</u> <u>24x24 garage. 14x30 Bedroom living Room</u>		
Contractor's name: <u>Harveys Home Imp</u> Address: <u>120 Ashswamp Rd</u> City, State & Zip <u>Scarborough ME 04074</u> Telephone: <u>883-2413</u> (<u>Duane</u>) Who should we contact when the permit is ready: <u>Same</u> Telephone: <u>Same</u> Mailing address: <u>120 Ash swamp Rd Scarborough ME 04074</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: Duane Henry Date: 9/4/07

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

THIS IS NOT A BOUNDARY SURVEY

INSPECTION OF PREMISES

I HEREBY CERTIFY TO Old Port Title Co.

50 Longwood Drive
Portland, Maine

Job Number: 388-35
Inspection Date: 01-02-06

Scale: 1" = 20'

The monumentation is ~~not~~ in harmony with current deed description.

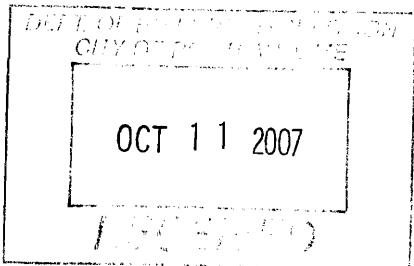
The building setbacks are ~~not~~ in conformity with town zoning requirements.

The dwelling does not ~~appear~~ to fall within the special flood hazard zone as delineated by the Federal Emergency Management Agency.

The land does not ~~appear~~ to fall within the special flood hazard zone as indicated on community-panel # 230051 0006 B

BUYER: Kevin M. &
Karen M. Townsend
SELLER: Estate of Mary E. Madden

R3
lot size 8,300 sq ft
front 25' req. - 28' given OK
rear 25' req. - 37' given original
side 2 story 14' - * see below
1 story 8'



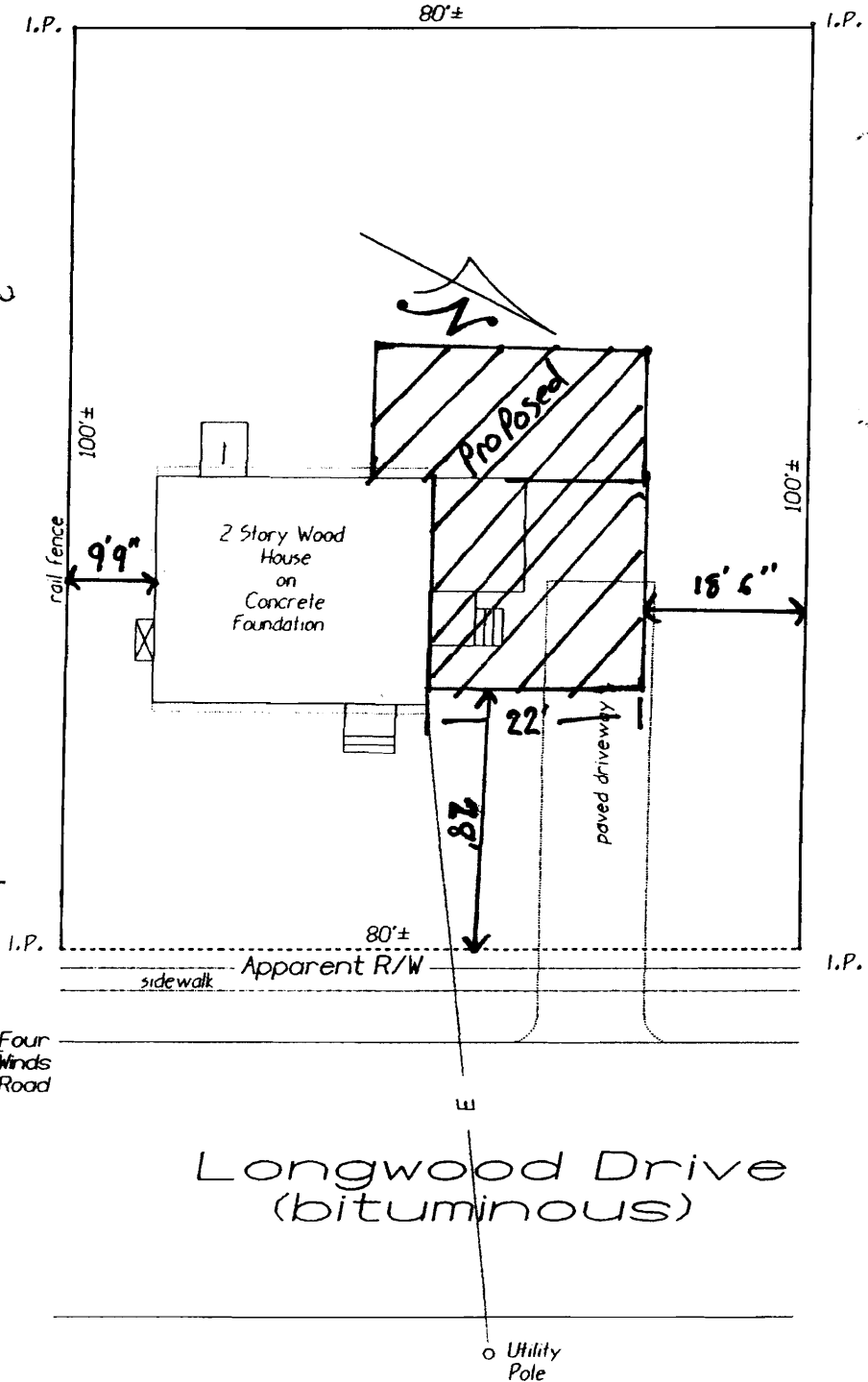
lot coverage 30% = 2420

existing 720 OK
addition 948

1668 sq ft
 $24 \times 22 = 528$
 $14 \times 30 = 420$

948

* in 1968 needed 14' on each side - but of 28' still need to push 28' 9.75'
- left side
- right side 18.5'
28.25'



THIS PROPERTY IS SUBJECT TO ALL RIGHTS AND EASEMENTS OF RECORD. THOSE THAT ARE EVIDENT ARE SHOWN. THIS PLAN MIGHT NOT REVEAL CONFLICTS WITH ABUTTING DEEDS.

Bruce R. Bowman
INCORPORATED
184 John Small Road
Sebeague Island, Maine 04017
phone: (207) 846-1663
fax: (207) 846-1664



PLAN BOOK 74 PAGE 24 LOT 216
DEED BOOK 3054 PAGE 804 COUNTY Cumberland

THIS PLAN IS NOT FOR RECORDING Drawn by: *BRB*

THIS IS NOT A BOUNDARY SURVEY

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BUYER: Kevin M. &
Karen M. Townwmsend
SELLER: Estate of Mary E. Madden

R3

lot size = 8000 sq ft

front - 25' req. - 28' given ^{OK}

rear - 25' req. - 37' given

side - 2 story - 14'
- 1 story - 8'

lot coverage = 30% = 2400 sq ft

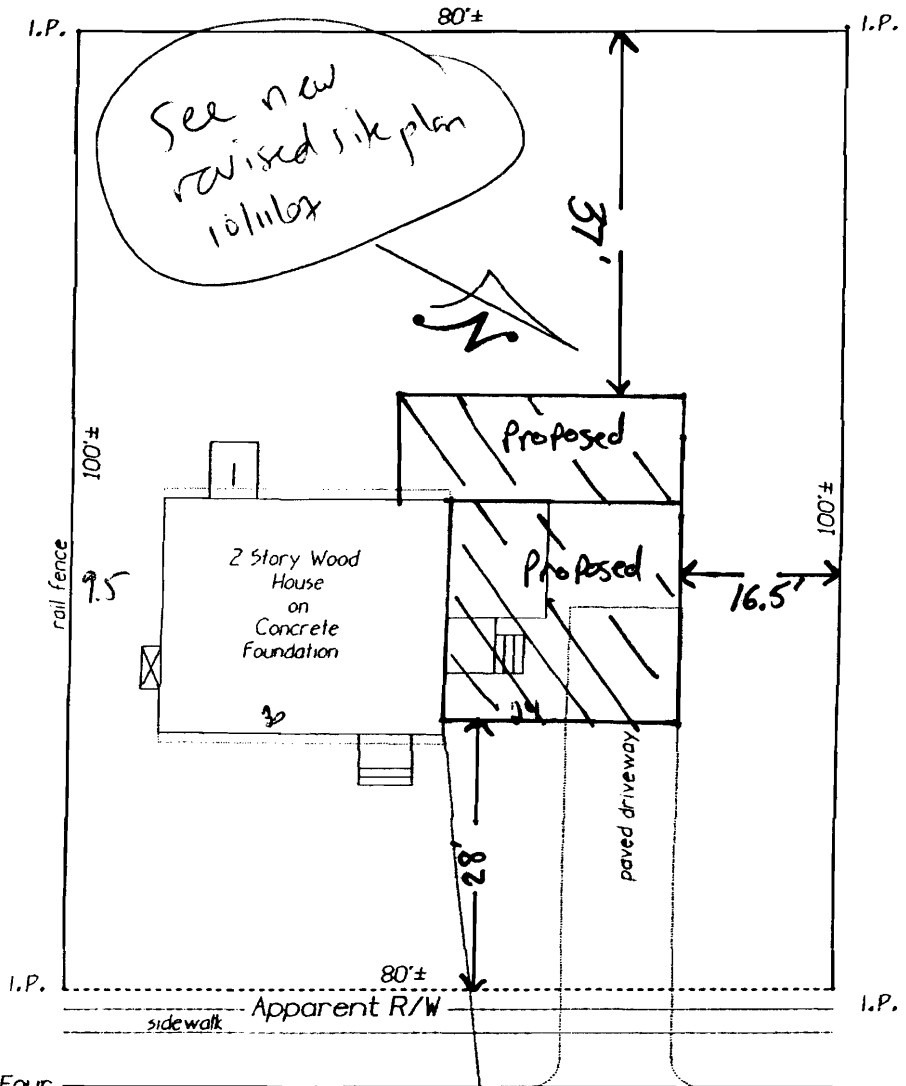
OK.

existing 720

addition 556.08 = 24 x 23.17 =

414.9 = 13.83 x 30 =

1690.98



See new revised site plan 10/11/07

in 1968 needed 14' on each side
back borrow. - need 28' total
- right of way - 9.5' + 16.5' = 26'
need 2' - setback 18.5'

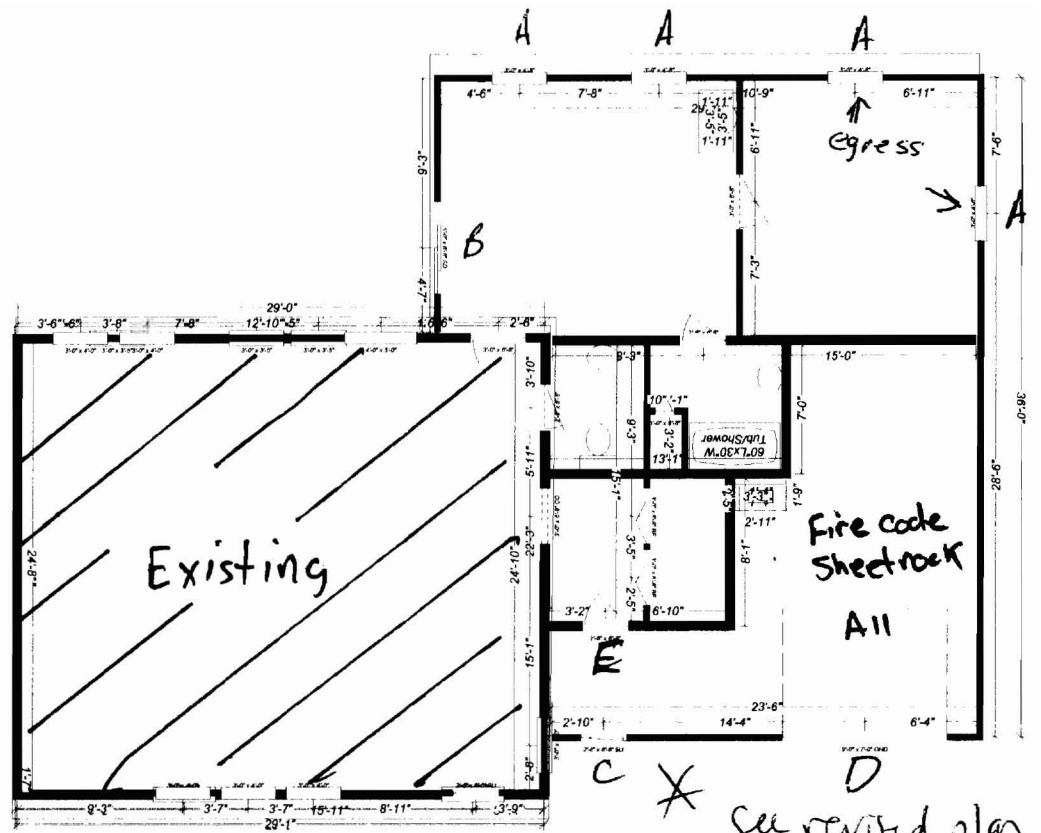
garage must be 2' shorter
as must room on back or meet it over

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PLAN BOOK 74 PAGE 24 LOT 216
DEED BOOK 3054 PAGE 804 COUNTY Cumberland

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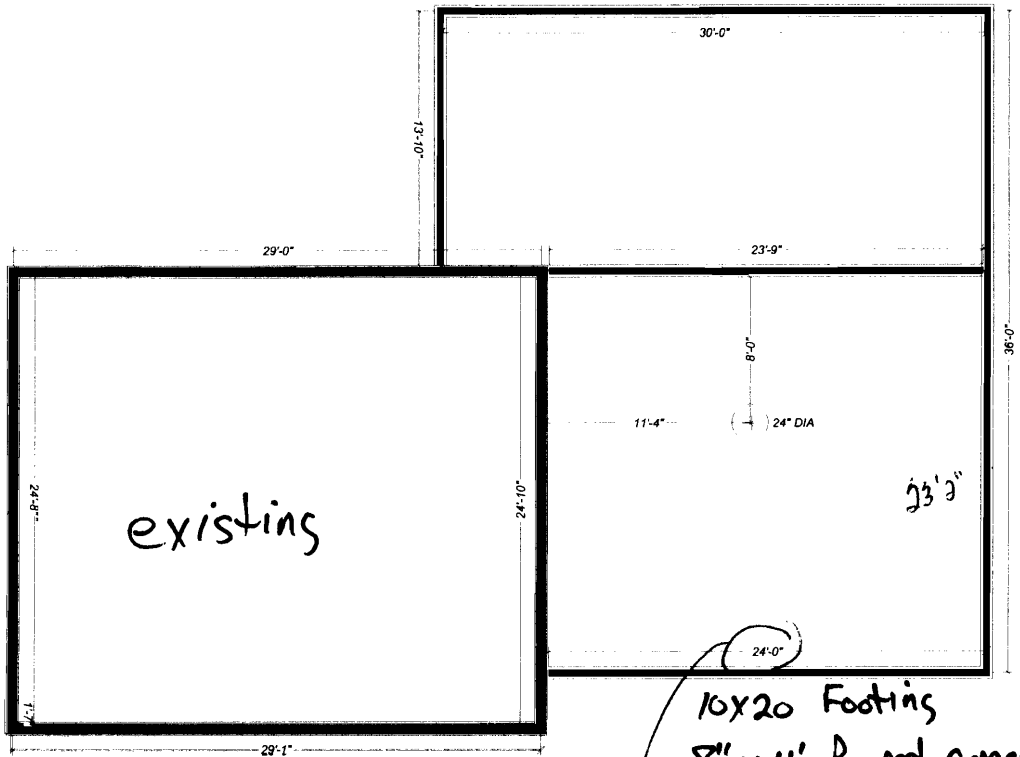
X See revised plan for size 10/11/14

Door + window Schedule

- A 3757 silver line egress
- B 5'0" x 6'8" slider
- C 3'0" 6'8" steel door
- D 9x7 steel Insulated garage door
- E 3'0" 6'8" Fire door

Header Schedule

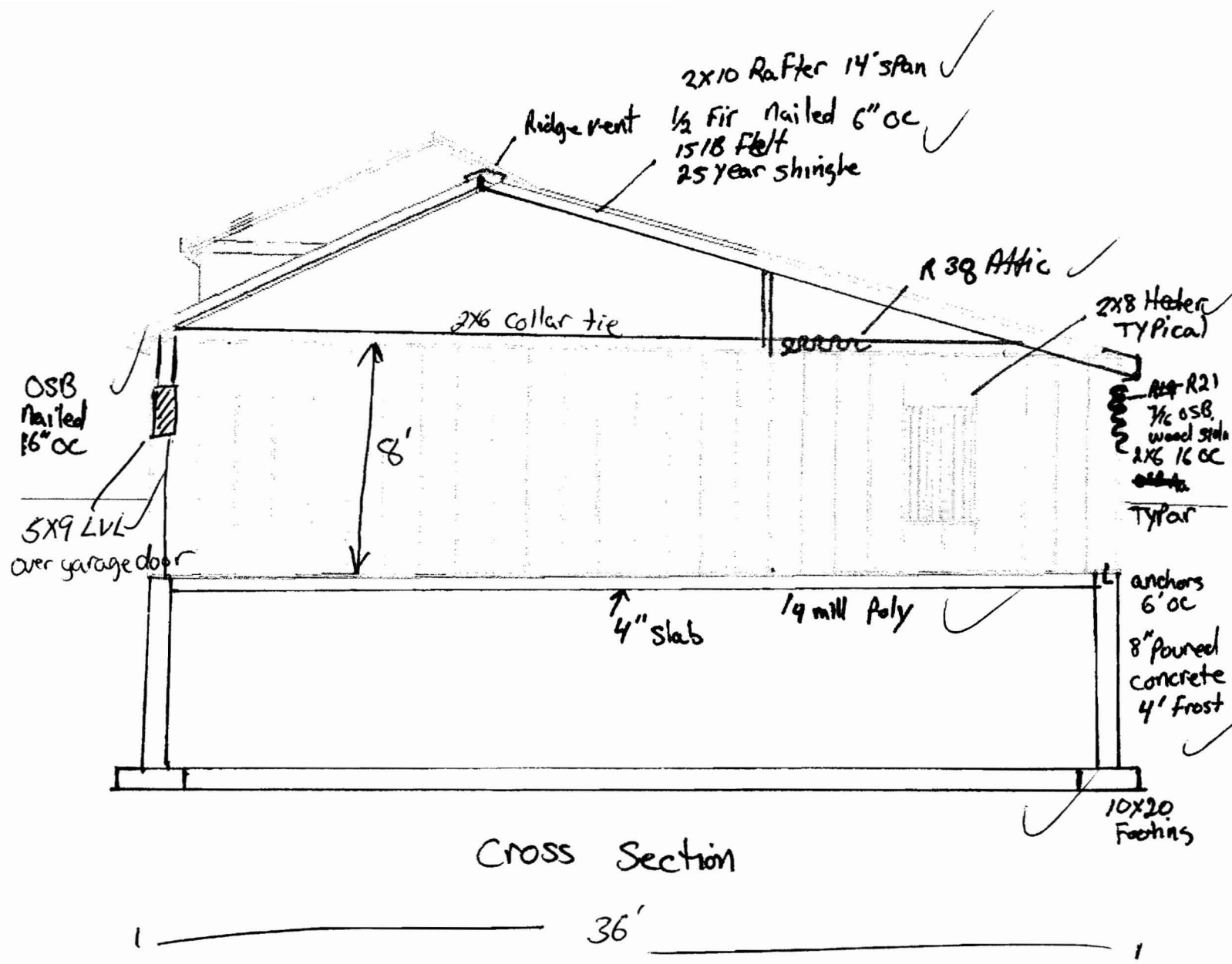
- A = 37" span 3-2x8
- B = 60" span 3-2x10
- C = 38" span 3-2x8
- D = 9' span 5x9 LVL



Foundation ✓

10x20 Footings
 8" x 4' Poured concrete
 anchors 6' OC ✓

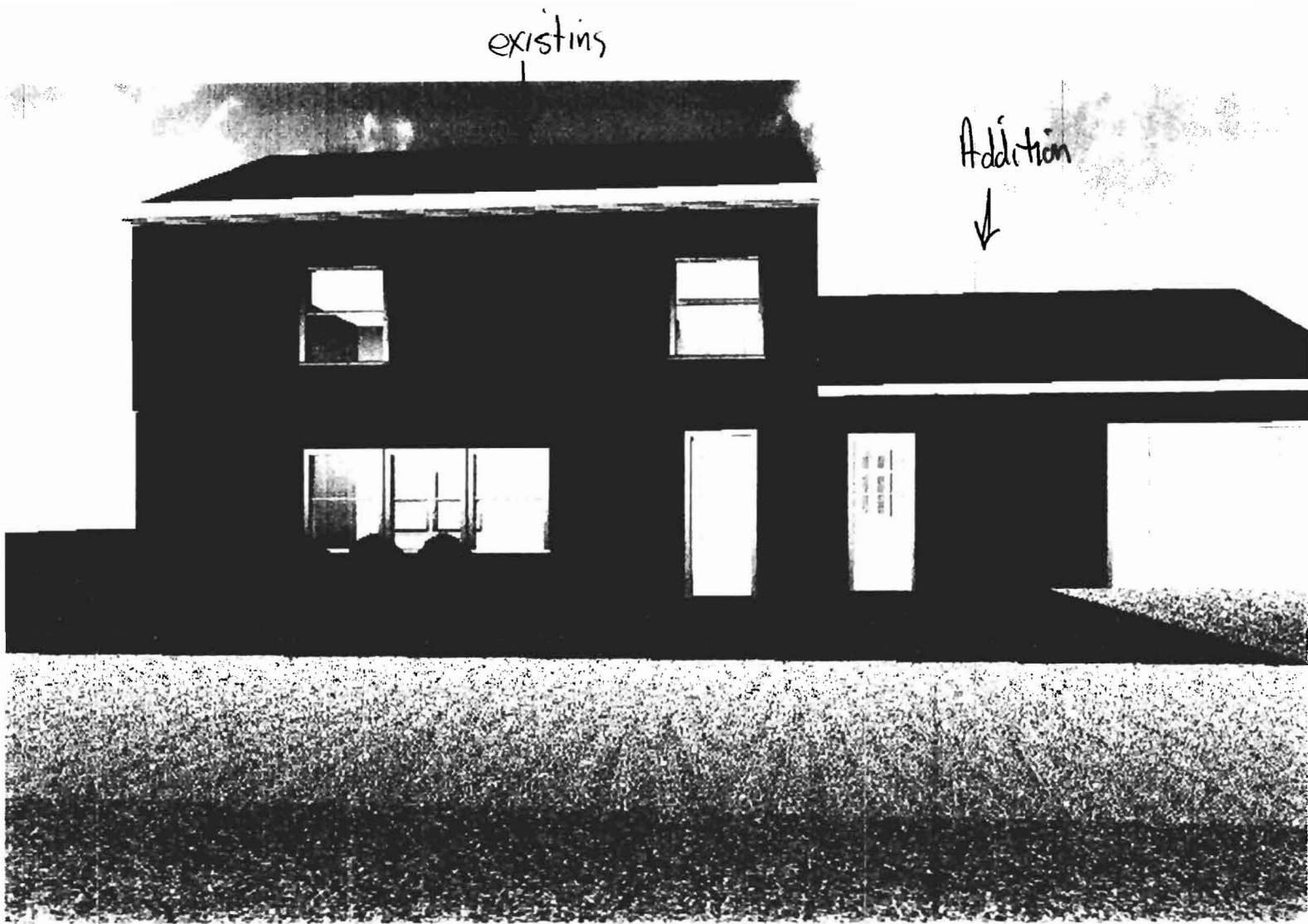
see revised plan
 received 10/11/07.



Cross Section



side



existing

Addition
↓

Front Elevation



Back

is that a deck? - no deck on permit.



1.800.234.4228



- Company Info
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- Products >**
- Data Center >
- Knowledge Center >
- How to Install a Window
- Dealer Locator
- Warranty
- Silver Line Company Store
- Career Opportunities
- Contact Us

NEW CONSTRUCTION VINYL WINDOWS & DOORS | Single-Double Hung

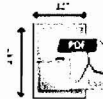


Double Hung Window
Model ID: 1400

The 1400 Series New Construction Window balances traditional style, energy savings and low maintenance vinyl construction. A complete selection of styles and sizes offer the building professional and homeowner the variety necessary to meet their requirements.



Silver Line Windows is a proud partner of the US department of Energy's ENERGY STAR® program



[DOWNLOAD SIZE GUIDE](#)

Frame	
Model ID	1400
Construction Frame/Sash	Fusion Welded Frame & Sash
Exterior Appearance	Beveled Frame
Integral J Channel	Yes
Frame Depth	2-11/16"
Structural Performance	Size 46" x 65" - DP 35 Size 101" x 65" - DP 35 Size 101" x 76" - DP 25
Glass	
Model ID	1400
I.G. Thickness	5/8" Dual Pane
Glass Type	Clear
Spacer Type	Intercept® Warm Edge
Glass Options	LoE ² , LoE ² /Argon, Tempered, Tinted, Obscure
U Factor	Clear Glass - 0.49 LoE ² Glass - 0.35 LoE ² /Argon - 0.32
Hardware	
Model ID	1400
Lock Type	Cam Type Lock & Keeper
Operating System	Block & Tackle Balances
Screen Cloth	18 x 16 Fiber Mesh
Screen Frame	Color Coordinated Extruded
Options	
Model ID	1400
Color	White or Beige
Grille Type	3/4" Contoured Grille
Extension Jamb	4-9/16" or 6-9/16" Primed or Clear Pine
Other	1/2" Sheetrock Return Channel

Silver Line Windows - 1-800-234-4228

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APPLICATION FOR PERMIT

Class of Building or Type of Structure Third Class
Portland, Maine, August 11, 1967

PERMIT ISSUED

00754
AUG 15 1967

CITY of PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for a permit to erect alter repair demolish install the following building structure equipment in accordance with the Laws of the State of Maine, the Building Code and Zoning Ordinance of the City of Portland, plans and specifications, if any, submitted herewith and the following specifications:

Location Lot 216 Longwood Drive (11 - 52) Within Fire Limits? _____ Dist. No. _____
 Owner's name and address The Minat Corp. 34 Preble St. Telephone 774-8013
 Lessee's name and address _____ Telephone _____
 Contractor's name and address owners Telephone _____
 Architect _____ Specifications _____ Plans yes No. of sheets 3
 Proposed use of building Dwelling No. families 1
 Last use _____ No. families _____
 Material frame No. stories 2 Heat _____ Style of roof _____ Roofing _____
 Other buildings on same lot _____
 Estimated cost \$ 14,000 Fee \$ 28.00

General Description of New Work

To construct 2-story frame dwelling 30' x 24'

It is understood that this permit does not include installation of heating apparatus which is to be taken out separately by and in the name of the heating contractor. PERMIT TO BE ISSUED TO owners

Details of New Work

Is any plumbing involved in this work? yes Is any electrical work involved in this work? yes
 Is connection to be made to public sewer? yes If not, what is proposed for sewage? _____
 Has septic tank notice been sent? _____ Form notice sent? yes
 Height average grade to top of plate 15' Height average grade to highest point of roof 24'
 Size, front 30' depth 24' No. stories 2 solid or filled land? solid earth or rock? earth
 Material of foundation concrete at least 4" below grade Thickness, top 10" bottom 10" cellar yes
 Kind of roof pitch Rise per foot 5" Roof covering Asphalt Class C Und Label.
 No. of chimneys 1 Material of chimneys brick of lining tile Kind of heat f.h. water fuel oil
 Framing Lumber—Kind hemlock Dressed or full size? dressed Corner posts 4x6 Sills 2x8 box
 Size Girder 8x8 f.s. Columns under girders Lally Size 3 1/2" Max. on centers 7'11"
 Studs (outside walls and carrying partitions) 2x4-16" O. C. Bridging in every floor and flat roof span over 8 feet.
 Joists and rafters: 1st floor 2x8, 2nd 2x8, 3rd _____, roof 2x8
 On centers: 1st floor 16", 2nd 16", 3rd _____, roof 24"
 Maximum span: 1st floor _____, 2nd 12', 3rd _____, roof 10' / 11'
 If one story building with masonry walls, thickness of walls? _____ height? _____

If a Garage

No. cars now accommodated on same lot _____, to be accommodated _____ number commercial cars to be accommodated _____
Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? _____

APPROVED:

C. H. 8/14/67 - Allen

Miscellaneous

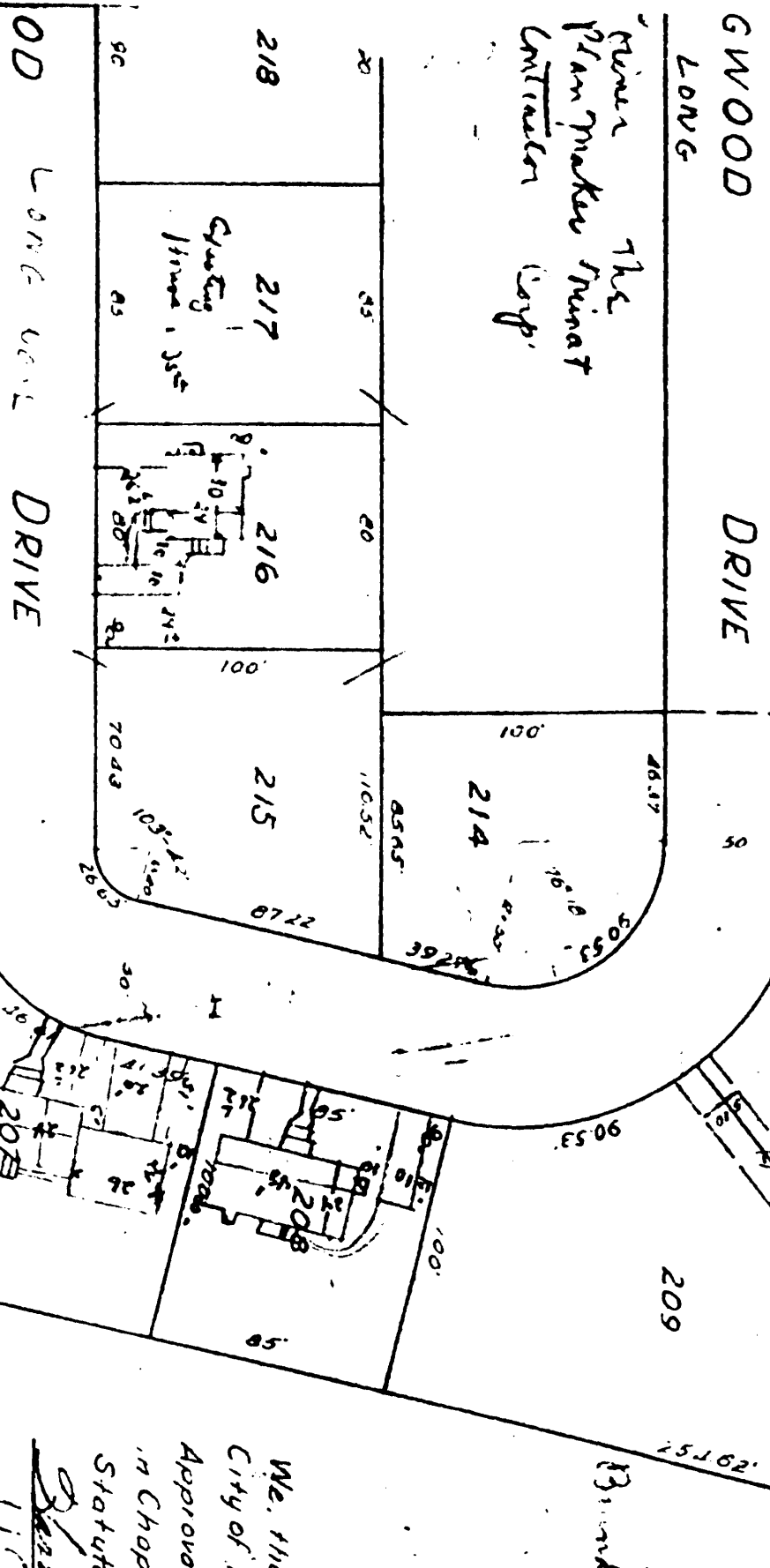
Will work require disturbing of any tree on a public street? no
Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are _____
yes

PROPOSED DWELLINGS AT
LONGFELLOW WOODS
SECTION H

SCALE
1" = 50 FT.

Boundary markings and street grade are based on survey plan as attached. Survey plan on sheets of road.

The
Planner
Plan
Maker
Contractor
Corporation



Boundary

We, the members
City of Portlan
in Chapter 9C
Statutes of A

[Signature]

[Signature]

[Signature]

[Signature]

[Signature]

[Signature]

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

Card Number 1 of 1
Parcel ID 283 E004001
Location 50 LONGWOOD DR
Land Use SINGLE FAMILY

Owner Address TOWNSEND KEVIN M & KAREN M TOWNSEND JTS
 50 LONGWOOD DR
 PORTLAND ME 04102

Book/Page 23589/326
Legal 283-E-4
 LONGWOOD DR 48-52
 8000 SF

Current Assessed Valuation

Land	Building	Total
\$64,600	\$137,000	\$201,600

Property Information

Year Built 1968	Style Garrison	Story Height 2	Sq. Ft. 1500	Total Acres 0.184	
Bedrooms 4	Full Baths 1	Half Baths 1	Total Rooms 7	Attic None	Basement Full

Outbuildings

Type	Quantity	Year Built	Size	Grade	Condition
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Sales Information

Date 01/13/2006	Type LAND + BLDING	Price \$249,900	Book/Page 23589-326
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Picture and Sketch

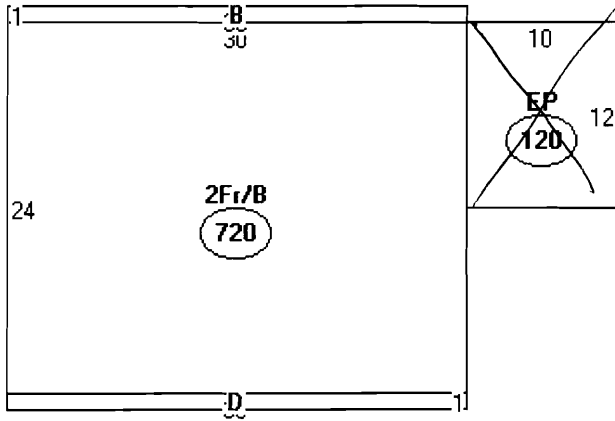
[Picture](#) [Sketch](#) [Tax Map](#)

[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](#).







Descriptor/Area

A: 2Fr/B
720 sqft

~~B: FQH
30 sqft~~

~~C: EP
120 sqft~~

~~D: FQH
30 sqft~~