

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

BUILDING INSPECTION

PERMIT

Please Read Application And Notes, If Any, Attached

PERMIT ISSUED

Permit Number: 060407
APR 11 2006

CITY OF PORTLAND

This is to certify that RICHARDS JEFFREY R / Concrete Design & Construction INC
 has permission to 24x24 garage w/ breezeway
 AT 364 LUDLOW ST PORTLAND, OR 97202 286 E009001

provided that the person or persons who perform or cause to be performed any work in connection with this permit shall comply with all of the provisions of the Statutes of the State of Oregon 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 services closed-in. 4
 YOUR 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

[Signature] 4/11/06
 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: 06-0407 | Issue Date: APR 11 2006 | CBL: 286 E009001 |
|-----------------------|----------------------------|---------------------|

| | | | |
|--|--|---|---------------------|
| Location of Construction: 364 LUDLOW ST | Owner Name: RICHARDS JEFFREY R | Owner Address: 364 LUDLOW ST | Phone: |
| Business Name: | Contractor Name: Onsite Design & Construction INC | Contractor Address: 32 Moody Rd Lisbon | Phone: 207756080 |
| Lessee/Buyer's Name | Phone: | Permit Type: Alterations - Dwellings | Zone: R3 |

| | | | | |
|--|--|---|--|--------------------|
| Past Use: Single Family | Proposed Use: Single Family 24x24 garage w/ breezeway | Permit Fee: \$399.00 | Cost of Work: \$42,000.00 | CEO District: 3 |
| Proposed Project Description: 24x24 garage w/ breezeway | | FIRE DEPT: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied <i>N/A</i> | INSPECTION: Use Group: R3 Type: 5B <i>IRC 2003</i> | |
| | | Signature: | | |

| | |
|--|------------------------------|
| 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: 03/29/2006 | Zoning Approval | |
|-----------------------------|---------------------------------|------------------------|--|

| | | | |
|---|--|---|---|
| <p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building permits do not include plumbing, septic or electrical work.</p> <p>3. 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..</p> | <p>Special Zone or Reviews</p> <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>4/11/06</i> | <p>Zoning Appeal</p> <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: _____ | <p>Historic Preservation</p> <input checked="" type="checkbox"/> Not in District or Landmark Does Not Require Review <input type="checkbox"/> Requires Review Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied Date: <i>4/11/06</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

| | | |
|------------------------------|--|----------------------------|
| Permit No: 06-0407 | Date Applied For: 03/27/2006 | CBL: 286 E009001 |
|------------------------------|--|----------------------------|

| | | | |
|---|---|--|--------------------------------|
| Location of Construction: 364 LUDLOW ST | Owner Name: RICHARDS JEFFREY R | Owner Address: 364 LUDLOW ST | Phone: |
| Business Name: | Contractor Name: Onsite Design & Construction INC | Contractor Address: 32 Moody Rd Lisbon | Phone (207) 775-6080 |
| Lessee/Buyer's Name | Phone: | Permit Type: Alterations - Dwellings | |

| | |
|---|---|
| Proposed Use: Single Family 24x24 garage w/ breezeway | Proposed Project Description: 24x24 garage w/ breezeway |
|---|---|

Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Tammy Munson **Approval Date:** 04/11/2006


Note: **Ok to Issue:**

- 1) Your present structure is legally nonconforming as to setbacks. If you are to demolish this structure on your own volition, you will only have one (1) year to replace it in the same footprint (no expansions), with the same height, and same use. Any changes to any of the above shall require that this structure meet the current zoning standards. The one (1) year starts at the time of removal. It shall be the owner's responsibility to contact the Code Enforcement Officer and notify them of that specific date.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Tammy Munson **Approval Date:** 04/11/2006

Note: **Ok to Issue:**

- 1) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.
- 2) Separate permits are required for any electrical, plumbing, or heating.

ONSITE DESIGN  & CONSTRUCTION

• *design* 36" door
 207 structural ridge in vaulted contracting
 stair details OUNDS

Tammy Munson has

- 1) Structural ridge
- 2) Sta
- 3) Ball
- 4) spe
- 5) hea

Scope

- 1)
- 2)
- 3) l
- t
- a

*353-7930
Fax #*


*115-16" oc
Clips/Ties @
rafters/stud
vertical ins.*

- 4) All foundation anchor bolts will be 1" x 10" with washer and nut, 1" x 12" may be used depending on availability.
- 5) Entry or passage doors will all have 2" x 8" Headers built out to *make up 5-1/2"* width with plywood reinforcement. All Garage doors will be built with 2" x 10" Headers built out to *make up 5-1/2"* width with plywood reinforcement,

Please call me immediately if there is anything else you need as we have contractors billing me for the delayed down time since I am requesting they hold equipment for permit.

sincerely,

Jason Rounds - Onsite Design and Construction, Inc.
(207) 650 - 6981
<http://www.onsite-design.net/index.html>

| | | |
|---|---|---|
| ONSITE DESIGN |  | & CONSTRUCTION |
| <ul style="list-style-type: none"> • drafting • design • building 207-650-6961 | | <ul style="list-style-type: none"> • estimates • general contracting JASON ROUNDS |

FAX LETTER HEAD

FROM: ONSITE DESIGN & CONSTRUCTION *FAX: 267-353-7930*

TO: TAMMY

FAX #: 874-8716

NUMBER OF PAGES (Includes This cover) 2

Please Note:..P to sending fax sm
as the fax is on a shar d line.

NOTES: * HERE IS WHAT YOU ASKED FOR ON
JEFF RICHARDS JOB, 364 LUDLOW ST.

| | | |
|---|--|--|
| ONSITE DESIGN | | & CONSTRUCTION |
| <ul style="list-style-type: none"> • drafting • design • building 207-650-6961 | | <ul style="list-style-type: none"> • estimates • general contracting JASON ROUNDS |

FAX LETTER HEAD

FROM: ONSITE DESIGN & CONSTRUCTION FAX: 207-353-7930

TO: TAMMY MUNSON

FAX #: 874 - 8716

NUMBER OF PAGES (Includes This cover) 3

Please Note: Please call prior to sending fax transmissions as the fax is on a shared line.

NOTES: HELLO TAMMY: I HAVE EDITED THE SKETCHES AS REQUESTED AND I DID NOT CALCULATE THE VOLUME OF THE ROOF AREA AS IT APPEARED TO BE MINIMAL.

PLEASE CALL IF YOU HAVE QUESTIONS.

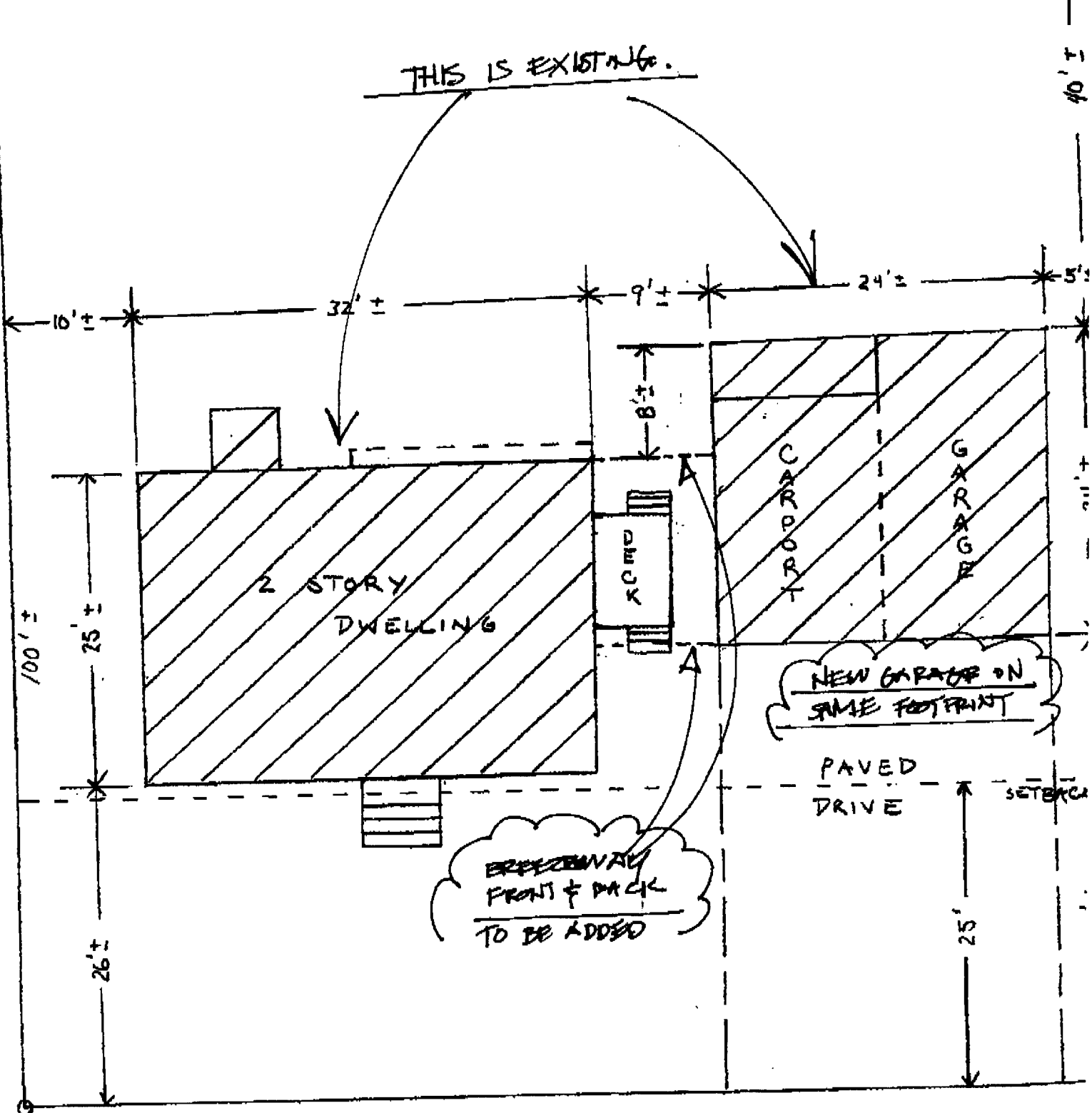
650-6961

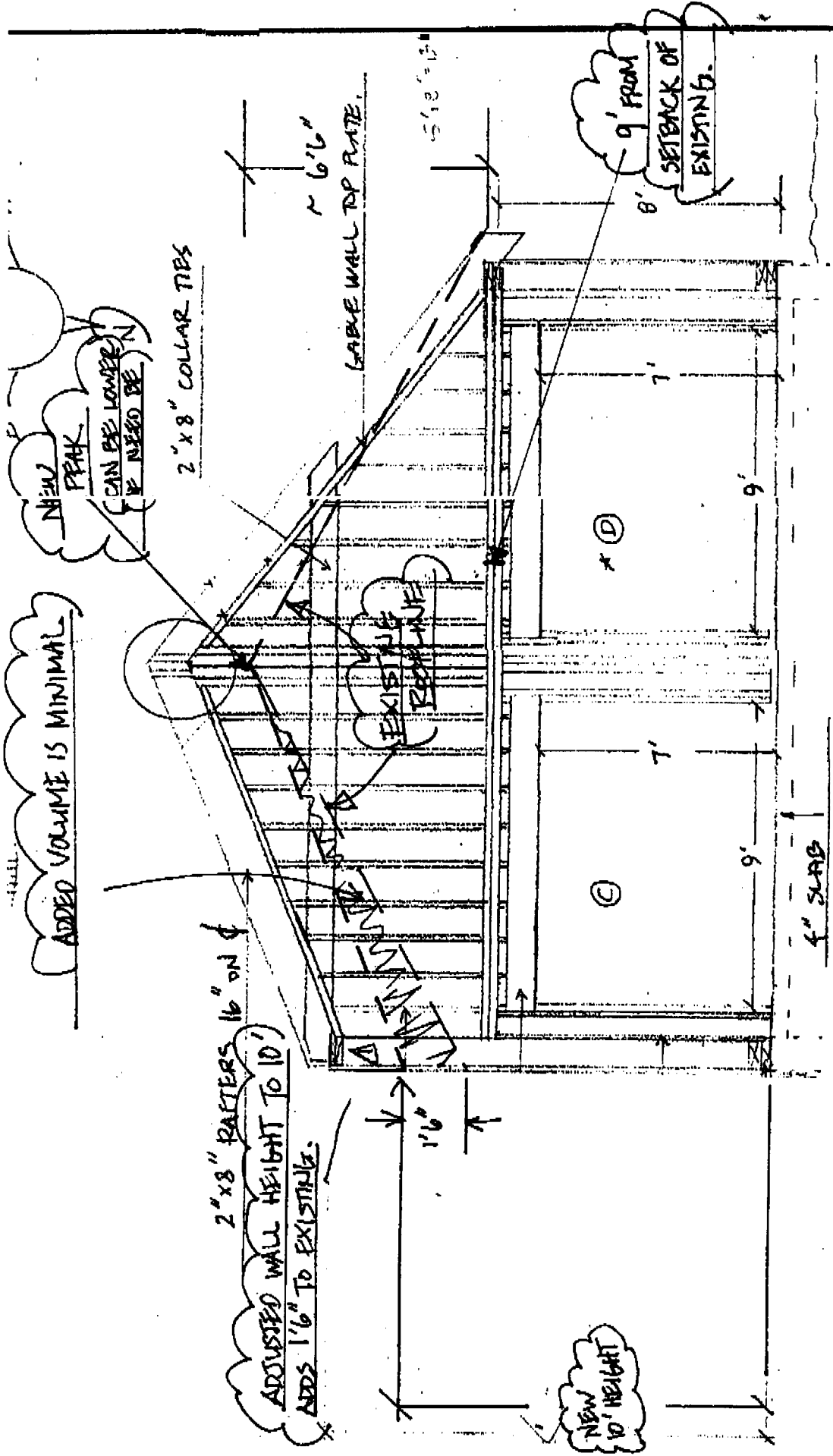
THANKS JASON.

80' ±

TRUE

THIS IS EXISTING.





NOTES : (IN BALLOON AREAS.)

BY DROPPING WALL DESIGN FROM 12' TO 10' WE WILL ONLY BE ADDING MINIMAL VOLUME TO THE NEW STRUCTURE TO ALLOW WALL HEIGHT NEEDED IN NEW BAYWAY.

GARAGE - NORTH ELEVATION