

# PERMIT ISSUED

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

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

Permit No: 03-1202	Issue Date: <b>OCT 02 2003</b>	CBL: 286 F004001
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Location of Construction: 75 Four Winds Rd	Owner Name: Lufkin John N & Sarah J Jts	Owner Address: 75 Four Winds Rd <b>CITY OF PORTLAND</b>	Phone:
Business Name:	Contractor Name: SSB Contracting, Inc	Contractor Address: 303 Ludlow Street Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	Zone: <b>R-3</b>

Past Use: single family	Proposed Use: single family - add 8' x 10' addition on rear and 10' x 20' deck	Permit Fee: \$129.00	Cost of Work: \$12,000.00	CEO District: 3
		FIRE DEPT: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied <i>W/A</i>		INSPECTION: Use Group: <b>R-3</b> Type: <b>SB</b> <b>BOCA 99</b>

Proposed Project Description: 8' x 10' rear addition and 10' x 20' deck	Signature: <i>[Signature]</i> Signature: <i>[Signature]</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: tmm	Date Applied For: 10/01/2003	<b>Zoning Approval</b>
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1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.
2. Building permits do not include plumbing, septic or electrical work.
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..

<b>Special Zone or Reviews</b> <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 checked="" type="checkbox"/> MM <input type="checkbox"/> Date: <i>10/1/02</i>	<b>Zoning Appeal</b> <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: _____	<b>Historic Preservation</b> <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>10/2/03</i>
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### 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

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

Please Read Application And Notes, If Any, Attached

BUILDING DEPARTMENT

Permit Number: 031202

# PERMIT

This is to certify that Lufkin John N & Sarah J Jts/Contractors Inc  
has permission to 8' x 10' rear addition and 10' x 10' deck  
AT 75 Four Winds Rd 286 F004001

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 work in progress must be reported 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. PERMIT ISSUED  
Health Dept. \_\_\_\_\_  
Appeal Board \_\_\_\_\_  
Other OCT 02 2013  
Department Name

*[Signature]*  
Director - Building & Inspection Services

CITY OF PORTLAND

**PENALTY FOR REMOVING THIS CARD**

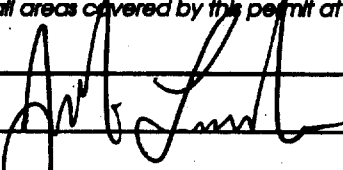
# All Purpose Building Permit Application

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>75 Four Winds Road Portland ME 04102</u>		
Total Square Footage of Proposed Structure	Square Footage of Lot <u>8500</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>286</u> Block# <u>F</u> Lot# <u>004</u>	Owner: <u>John N. + Sarah J. Lufkin</u>	Telephone: <u>(207) 828-4559</u>
Lessee/Buyer's Name (If Applicable) <u>N/A</u>	Applicant name, address & telephone: <u>Same as above</u>	Cost Of Work: \$ <u>12,000</u> Fee: \$ <u>129.00</u>
Current use: <u>Single Family Residence</u>		
If the location is currently vacant, what was prior use: <u>N/A</u>		
Approximately how long has it been vacant: <u>N/A</u>		
Proposed use: <u>Same</u>		
Project description: <u>Remove existing 8' x 12' deck / Add 10' x 8' Mudroom / Add 10' x 20' Platform Deck</u>		
Contractor's name, address & telephone: <u>SSB Contracting, Inc. 303 Ludlow St. Portland ME 04102</u> <span style="float: right;"><u>(207) 774-3312</u></span>		
Who should we contact when the permit is ready: <u>Owner</u>		
Mailing address: <u>Same as above</u>		
We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work, with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permit is picked up.      PHONE: <u>(207) 828-4559</u>		

**IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.**

*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: 	Date: <u>10/1/03</u>
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**This is NOT a permit, you may not commence ANY work until the permit is issued. If you are in a Historic District you may be subject to additional permitting and fees with the Planning Department on the 4<sup>th</sup> floor of City Hall**

**From:** John Lufkin  
**To:** Tammy Munson  
**Date:** Wed, Oct 1, 2003 3:58 PM  
**Subject:** My Mudroom - More info

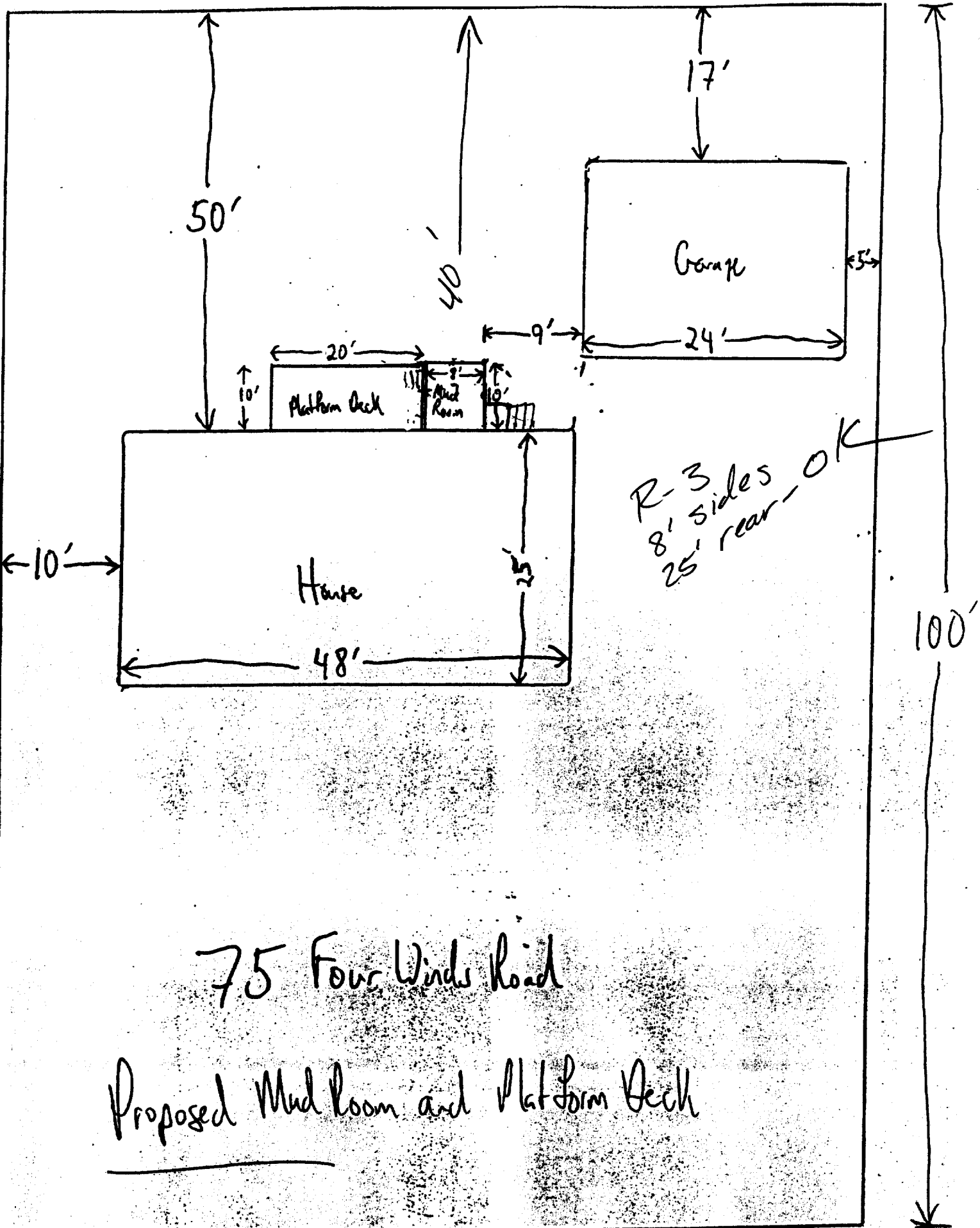
Thanks for all your help, Tammy!

I went through his estimate, which actually listed materials for some of the questions we had.

Roof Rafters will be 2"x8"  
Window Headers will be Double 2"x6"  
Door Headers will be Double 2"x8"

I'll get more detail on the deck, but I'm leaning toward using 2"x10" for the Joists and 2"x12" for the Girders, which would mean 3 more concrete tubes at 6-2/3', 13-1/3' and 20'. How high can the deck be and avoid the need for a railing, which I don't want? I know that I'll definitely need a step down, too.

Thanks again,  
Jack.



75 Four Winds Road

Proposed Mud Room and Platform Deck

85'

100'

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** 286 F004001  
**Location** 75 FOUR WINDS RD  
**Land Use** SINGLE FAMILY  
  
**Owner Address** LUFKIN JOHN N & SARAH J JTS  
 75 FOUR WINDS RD  
 PORTLAND ME 04102  
  
**Book/Page** 13012/92  
**Legal** 286-F-4  
 FOUR WINDS RD 73-79  
 8500 SF

**Valuation Information**

<b>Land</b>	<b>Building</b>	<b>Total</b>
\$34,340	\$87,150	\$121,490

**Property Information**

<b>Year Built</b> 1965	<b>Style</b> Raised Ranch	<b>Story Height</b> 1	<b>Sq. Ft.</b> 1770	<b>Total Acres</b> 0.195		
<b>Bedrooms</b> 4	<b>Full Baths</b> 1	<b>Half Baths</b> 1	<b>Total Rooms</b> 5	<b>Attic</b> None	<b>Basement</b> Full	

**Outbuildings**

<b>Type</b> GARAGE-WD/CB	<b>Quantity</b> 1	<b>Year Built</b> 1965	<b>Size</b> 24X24	<b>Grade</b> C	<b>Condition</b> A
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**Sales Information**

<b>Date</b>	<b>Type</b>	<b>Price</b>	<b>Book/Page</b>
04/01/1997	LAND + BLDING	\$114,500	13012-092
11/22/1993	LAND + BLDING	\$75,000	11166-094
10/08/1992	LAND + BLDING	\$75,500	10328-147
04/10/1992	LAND + BLDING		10328-143

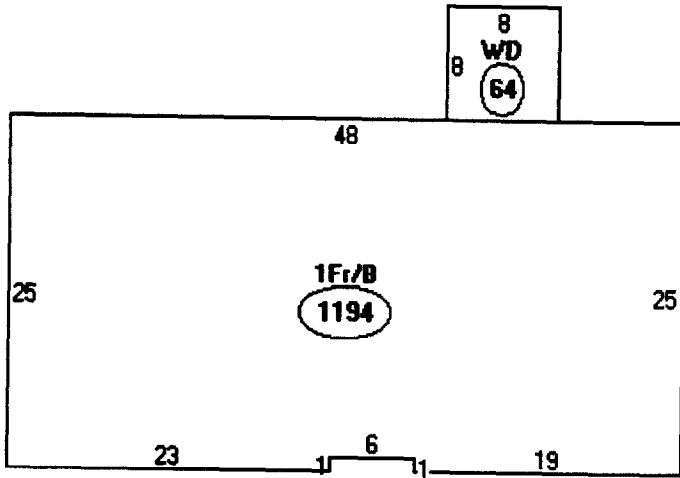
**Picture and Sketch**

Picture Sketch

[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: 1Fr/B  
1194 sqft

B: WD  
64 sqft

R-3  

$$\begin{array}{r} 8500 \text{ SF} \\ \times 2.5 \\ \hline 2125 \\ - 1194 \\ \hline 931 \end{array}$$
 Allowed

931  

$$\begin{array}{r} 805 \text{ SF Proposed} \\ - 851 \text{ SF left} \\ \hline \end{array}$$
 OK

R-3 Rear  
 25' sides  
 8' sides

1194 House  
 80 mudroom  
 576 garage  
 200 SF deck  

$$\hline 1870 \text{ SF}$$

garage 576

# BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 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.

         Pre-construction Meeting: Must be scheduled with your inspection team upon receipt of this permit. Jay Reynolds, Development Review Coordinator at 874-8632 must also be contacted at this time, before any site work begins on any project other than single family additions or alterations.

- 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

10/2/03

          
Signature of Inspections Official

          
Date

CBL: 206 F-4 Building Permit #: 03-1202