

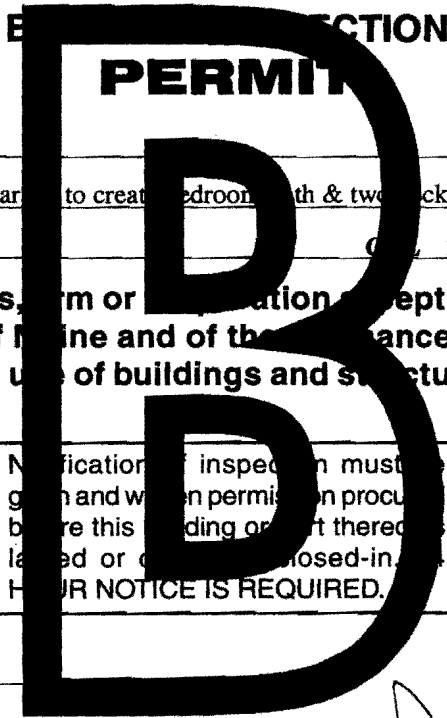
DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

PERMIT ISSUED

Please Read Application And Notes, If Any, Attached

APR 05 2004
Permit Number: 04035
CITY OF PORTLAND



This is to certify that Silberman Adam A & /self
has permission to Add 2nd floor to existing garage to create bedroom with two decks
AT 29 Wendell St 307 1009001

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 procured before this building or part thereof is altered or enclosed-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

Jeannie Bourke 4/5/04
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

*Permit 7/23
addition*

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.

JB **Pre-construction Meeting:** Must be scheduled with your inspection team upon receipt of this permit. ~~Jay Reynolds, Development Review Coordinator at 874-8693~~ 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
- NA **Re-Bar Schedule Inspection:** Prior to pouring concrete
- NA **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.

NA **CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED**

[Signature]
Signature of Applicant/Designee

Date

4/5/04

[Signature]
Signature of Inspections Official

Date

CBL: 307-F-9

Building Permit #: 04-0350

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: 04-0350	Issue Date: APR 05 2004	CBL: 307 I009001
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Location of Construction: 29 Wendell St	Owner Name: Silberman Adam A &	Owner Address: 31 Wendell St	Phone: CITY OF PORTLAND
Business Name:	Contractor Name: self	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	Zone: R3 FH
Past Use: Single Family	Proposed Use: Single Family w/2nd floor added to garage	Permit Fee: \$399.00	Cost of Work: \$42,000.00
Proposed Project Description: Add 2nd floor to existing garage to create bedroom/bath & two decks		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: 5B BOCA 1999 Signature: JMB 4/5/04
		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: jmb	Date Applied For: 04/05/2004	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"/> Date: JMB 4/5/04	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 Date: JMB
		<i>Approved w/conditions to remain a Single Family Home - NO New Kitchens</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: 04-0350	Date Applied For: 04/05/2004	CBL: 307 I009001
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Location of Construction: 29 Wendell St	Owner Name: Silberman Adam A &	Owner Address: 31 Wendell St	Phone:
Business Name:	Contractor Name:	Contractor Address:	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	

Proposed Use: Single Family w/2nd floor added to garage	Proposed Project Description: Add 2nd floor to existing garage to create bedroom/bath & two decks
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Jeanine Bourke **Approval Date:** 04/05/2004
Note: **Ok to Issue:**
 1) This permit allows additions which maximize the allowable lot coverage in the R3 zone. No other structures will be allowed to be built on this property including sheds and decks.
 2) 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.
 3) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
 4) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Jeanine Bourke **Approval Date:** 04/05/2004
Note: **Ok to Issue:**
 1) Fastening of angle bracket detail for the rear deck must be submitted to this office
 2) Design load specs for engineered beams must be submitted to this office
 3) Separate permits are required for any electrical or plumbing work.

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>31 Wendell St Portland ME</u> 04103		
Total Square Footage of Proposed Structure <u>154 SF of deck & porch</u>	Square Footage of Lot <u>7500</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>307-I-009-00</u> Block# <u>00</u> Lot# <u>00</u>	Owner: <u>ADAM + Christina Silberman</u>	Telephone: <u>(H) 7970922</u> cell <u>6536959</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>ADAM SILBERMAN</u> <u>31 Wendell St Portland ME 04103</u>	Cost Of Work: \$ <u>42,000</u> Fee: \$ <u>399.00</u>
Current use: <u>Single family</u>		
If the location is currently vacant, what was prior use: _____		
Approximately how long has it been vacant: _____		
Proposed use: <u>Living Space over Garage + mudroom + Bath</u>		
Project description: <u>SECOND FLOOR OF SPACE OVER GARAGE, CREATE AN ENTRY MUDROOM IN BACK OF GARAGE.</u>		
Contractor's name, address & telephone: _____		
Who should we contact when the permit is ready: <u>ADAM SILBERMAN</u>		
Mailing address: <u>31 Wendell St Portland ME 04103</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>7970922</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: <u>[Signature]</u>	Date: <u>4/4/04</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 4th floor of City Hall**

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.

9 AM
4/5
R3 FH

Current Owner Information

Card Number 1 of 1
Parcel ID 307 1009001
Location 29 WENDELL ST
Land Use SINGLE FAMILY

Owner Address SILBERMAN ADAM A & CHRISTINA A SILBERMAN JTS
 31 WENDELL ST
 PORTLAND ME 04103

Book/Page 16697/046
Legal 307-I-9
 WENDELL ST 29-33
 7500 SF

Valuation Information

Land	Building	Total
\$29,190	\$87,470	\$116,660

Property Information

Year Built	Style	Story Height	Sq. Ft.	Total Acres	Bedrooms	Full Baths	Half Baths	Total Rooms	Attic	Basement
1989	Contemp	1.5	1288	0.172	2	2		5	None	Full

Outbuildings

Type	Quantity	Year Built	Size	Grade	Condition

Sales Information

Date	Type	Price	Book/Page
08/31/2001	LAND + BLDING	\$160,000	16697-046
03/23/1998	LAND + BLDING	\$114,500	13681-189

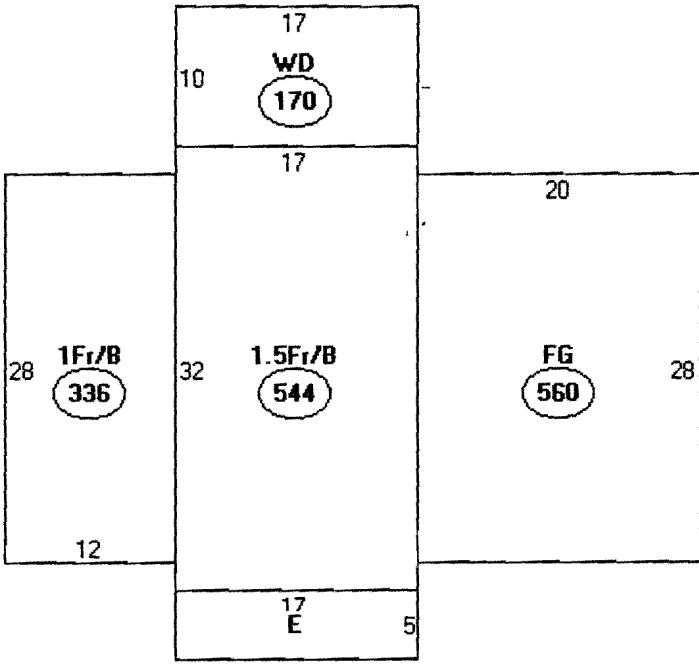
Picture and Sketch

[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](#).

New Search!



Descriptor/Area

- A: 1.5Fr/B
544 sqft
- B: 1Fr/B
336 sqft
- C: WD
170 sqft
- D: FG
560 sqft
- E: OFP
85 sqft

1695 SF
 105 Front deck
 24, Rear deck
 35 covered porch

1,859 SF

7500 SF
 X .25%

1,875 SF

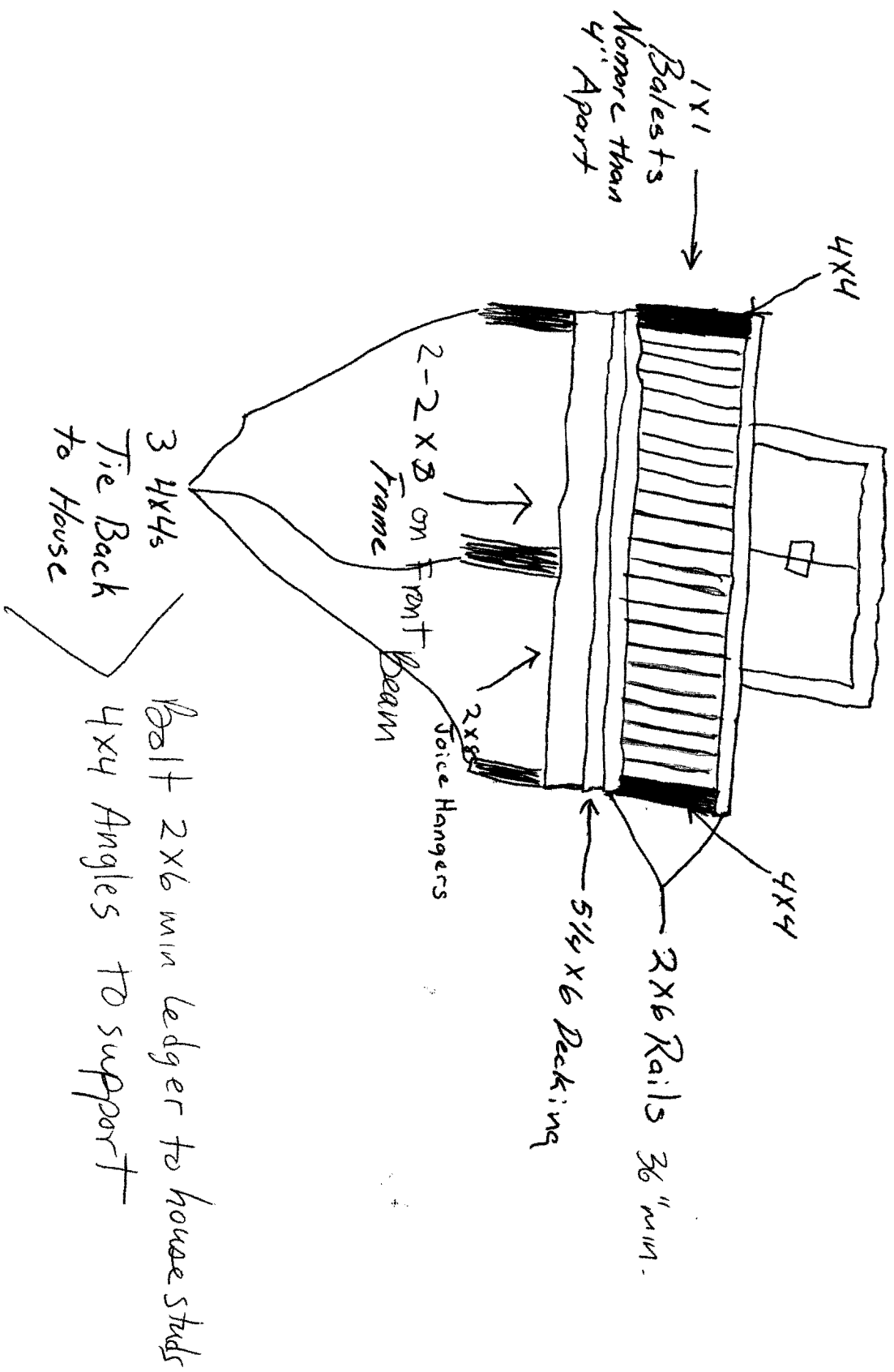
OK



<http://www.portlandassessor.com/images/pictures/01995401.jpg>

04/05/2004

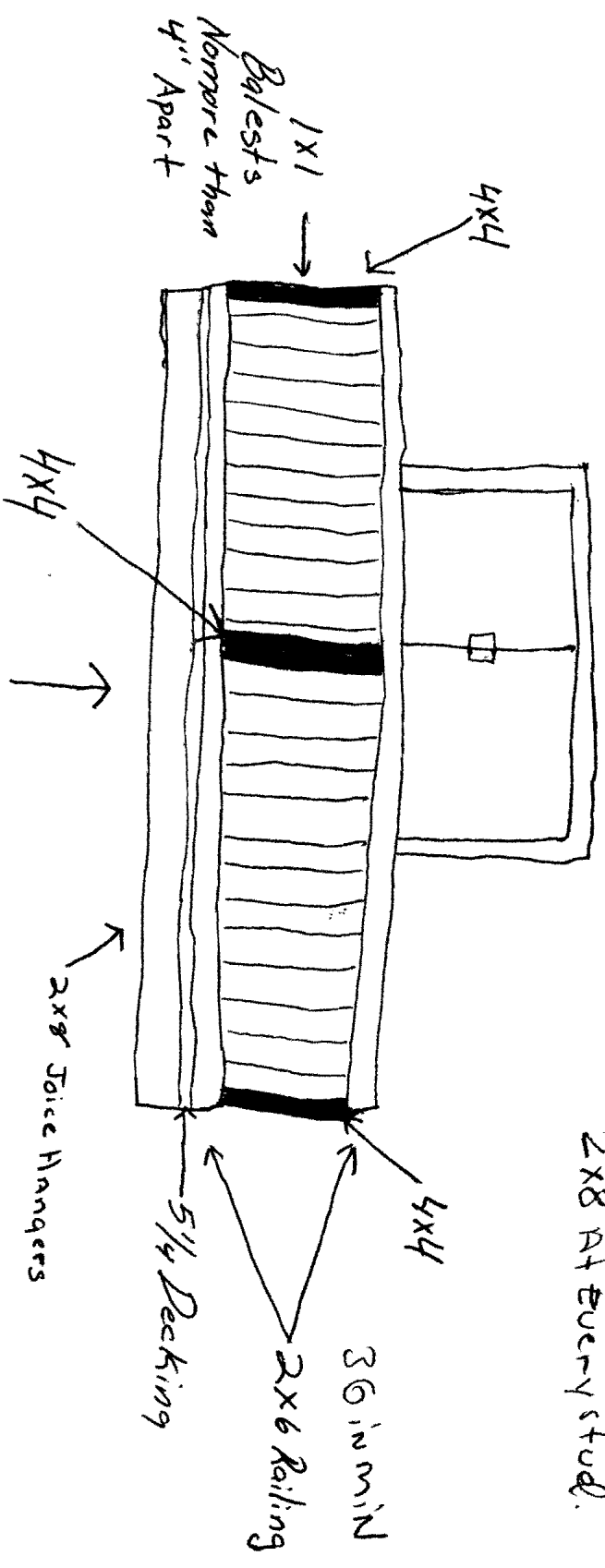
4x6 Deck



- 2x8 Frame
- 5/4x6 Decking
- 1x1 Balusters
- More than 4" Apart
- 2x6 Railings
- 4x4 Supports
- 2x8 Joice Hangers

14x4 Deck

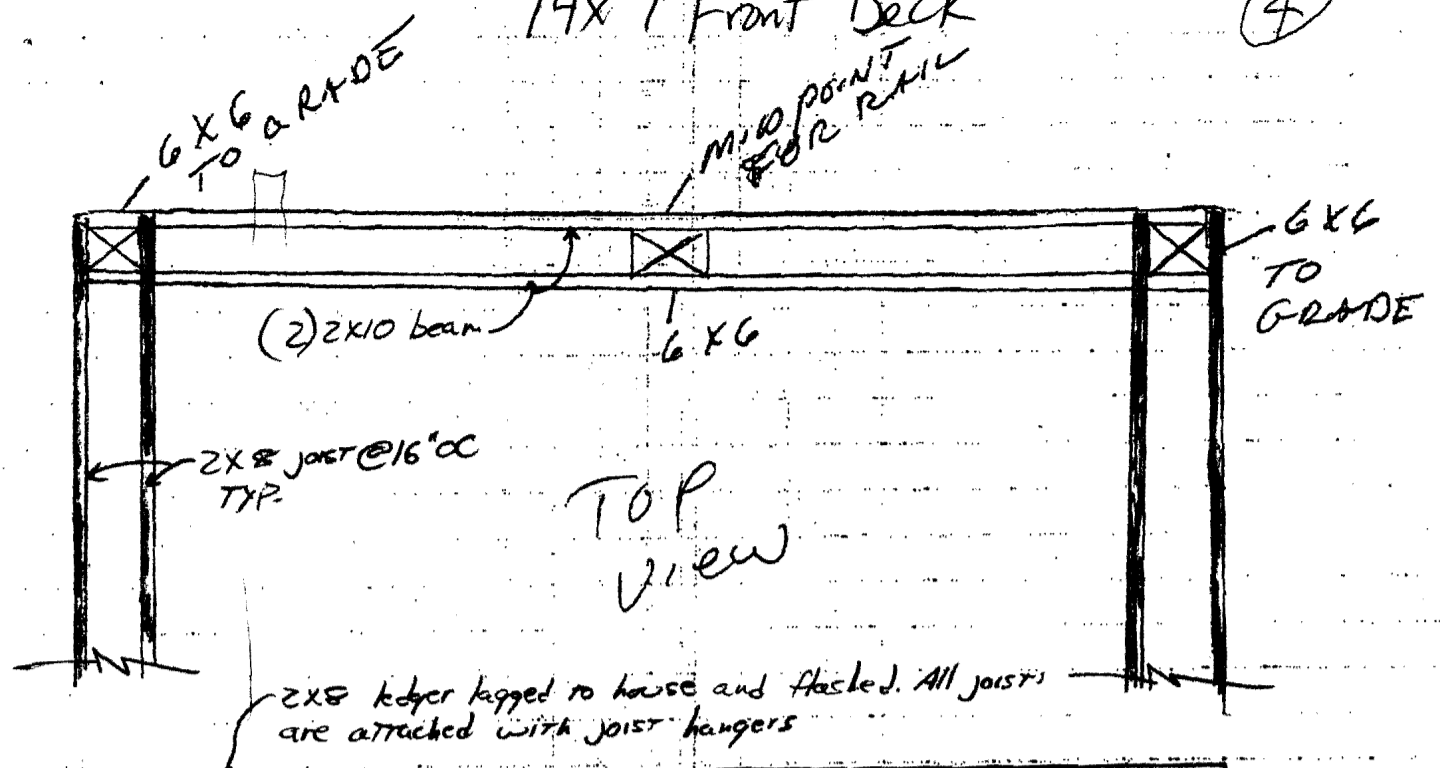
- 2x8 Frame
- 5/4x6 Decking
- 1x1 Balusters
- No more than 4" apart
- 2x6 Railings
- 4x4
- 2x8 Joice Hangers
- Bolt Ledger to House
- 2x8 at every stud.



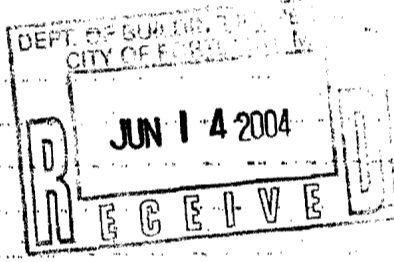
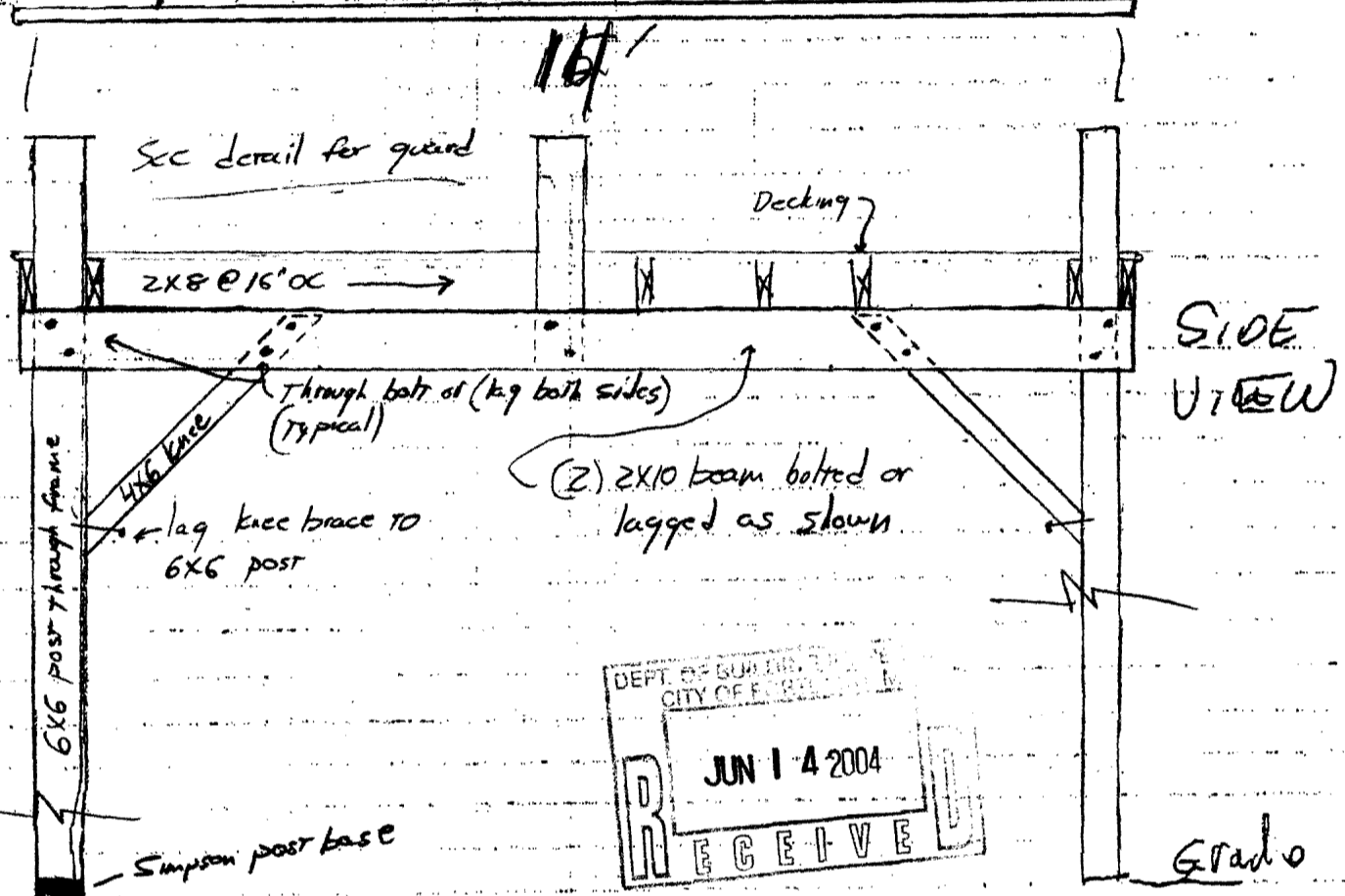
~~2x8 Beams~~
 Framing LVL to span 15'
 Box in w/ PT
 See New design 6/14/04

14x7 Front Deck

(4)



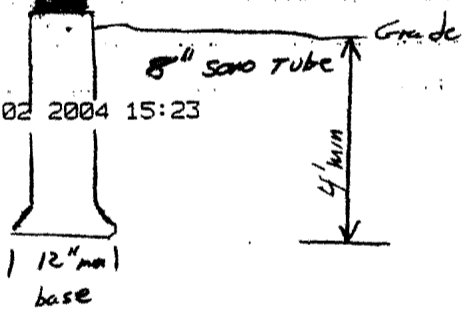
2x8 kedges lagged to house and flashed. All joists are attached with joist hangers



JUN 02 2004 15:23

207 892 2948

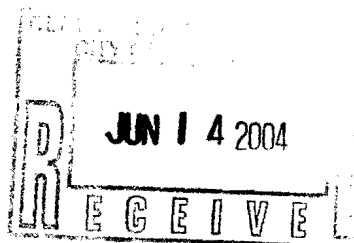
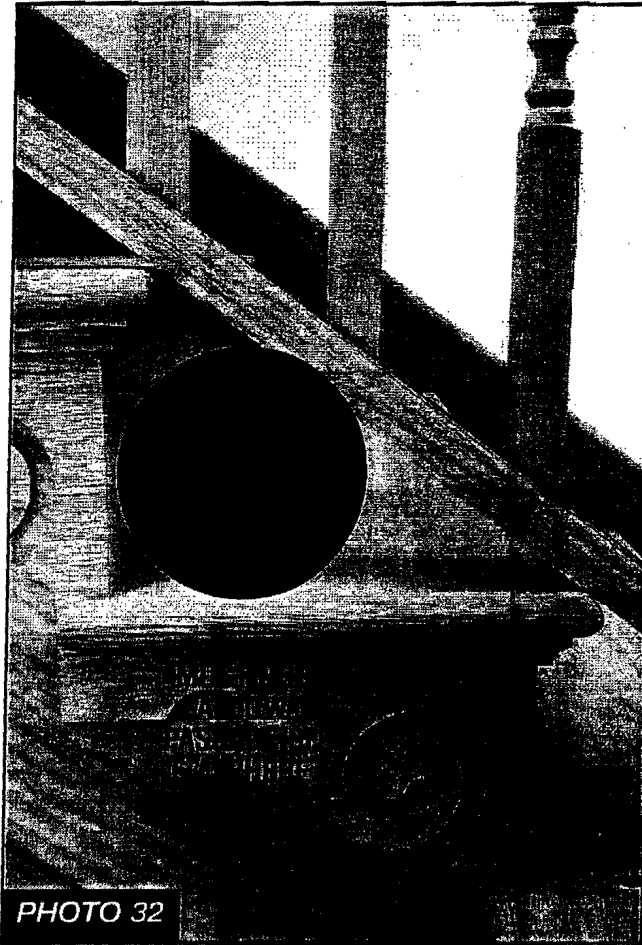
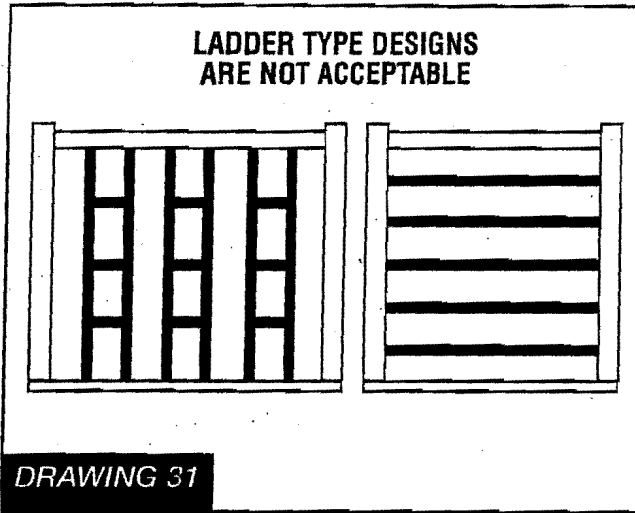
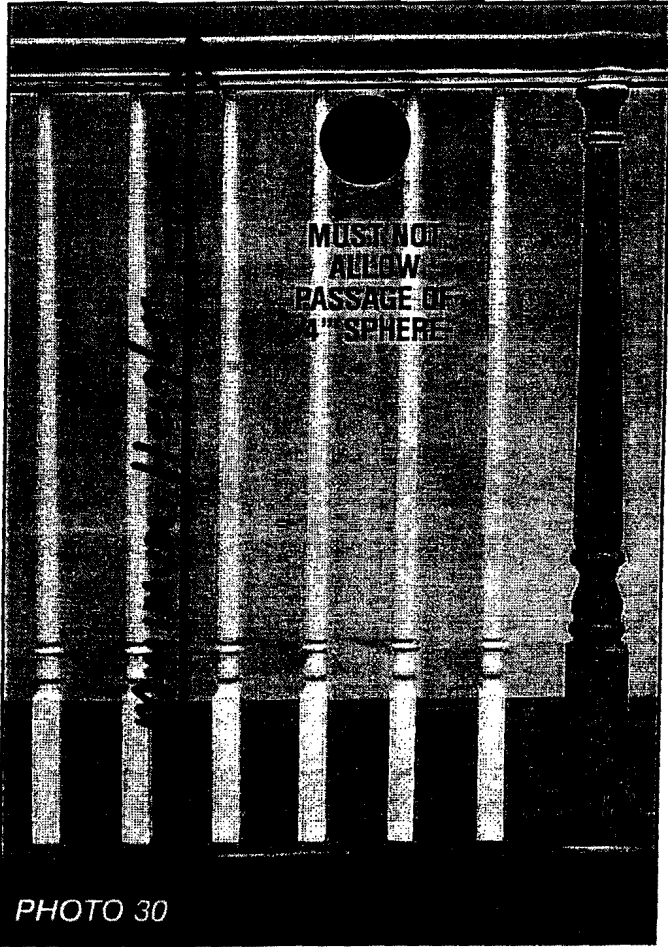
PAGE.04



R316.2 Guard opening limitations.

Required guards on open sides of stairways, raised floor areas, balconies and porches shall have intermediate rails or ornamental closures which do not allow passage of a sphere 4 inches (102 mm) in diameter. PHOTO 30. Required guards shall not be constructed with horizontal rails or other ornamental patterns that results in a ladder effect. DRAWING 31.

Exception: The triangular openings formed by the riser, tread and bottom rail of a guard at the open side of a stairway are permitted to be of such a size that a sphere 6 inches (152 mm) cannot pass through. PHOTO 32.

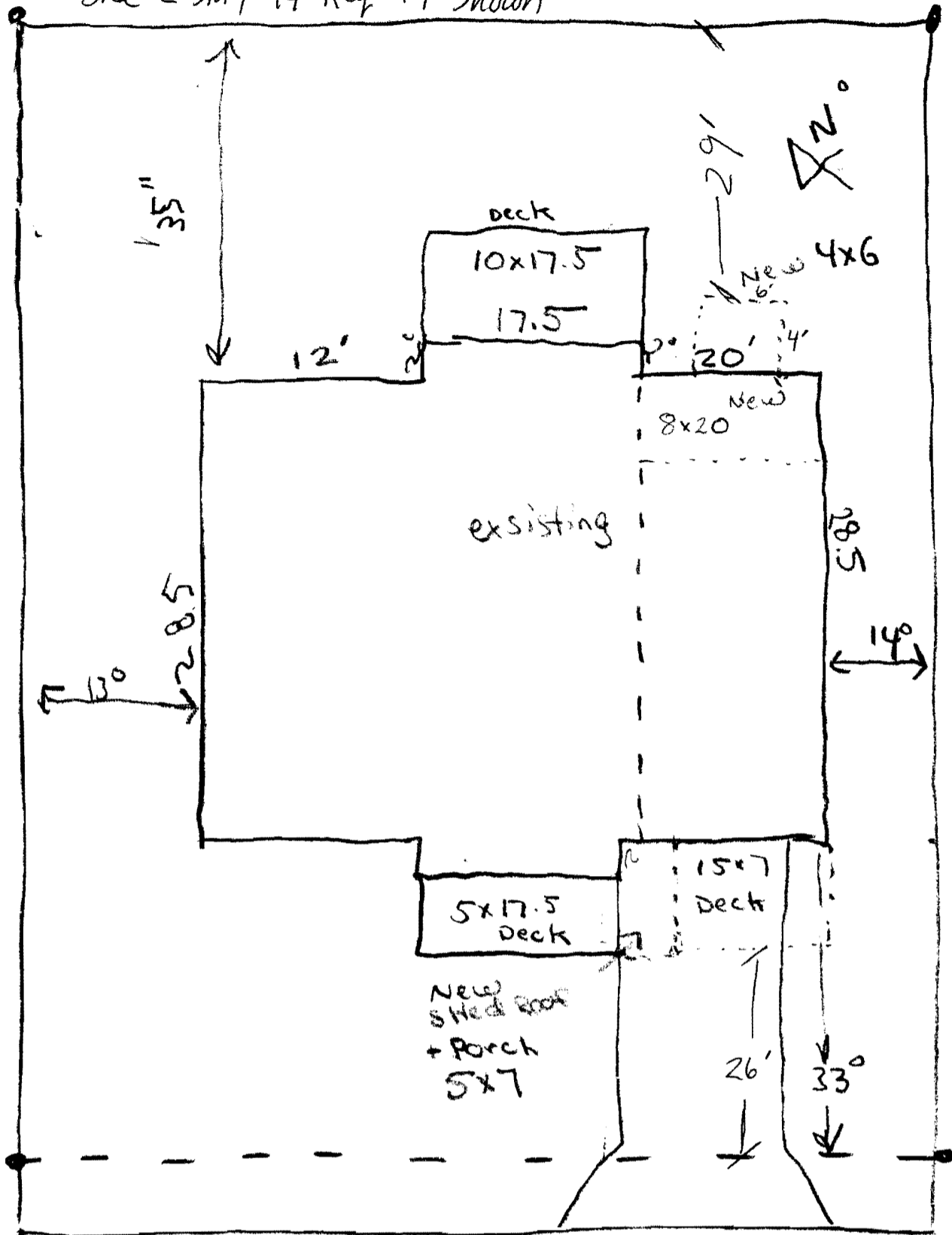


R3 Zone

Front 25' Req 26' shown

Rear 25' Req 29' shown

Side 2 story 14' Req 14' shown



Wendell ST



CITY OF PORTLAND, MAINE

Department of Building Inspections

April 5 2004

Received from Robert [unclear]

Location of Work 31 Westhill St

Cost of Construction \$ _____

Permit Fee \$ 399.00

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

Other _____

CBL: 30° I 009

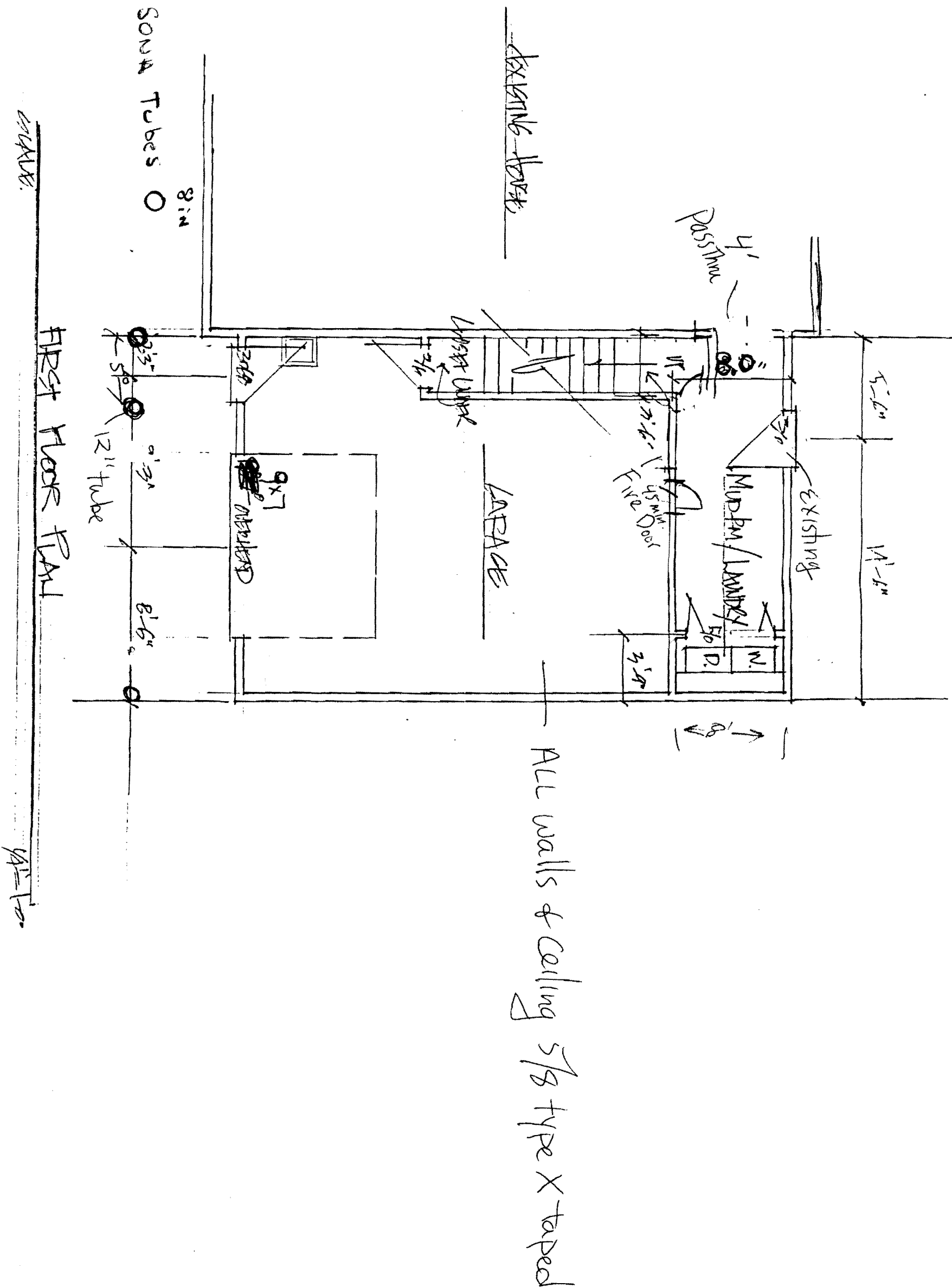
Check #: 144 Total Collected \$ 399.00

THIS IS NOT A PERMIT

No work is to be started until PERMIT CARD is actually posted upon the premises. Acceptance of fee is no guarantee that permit will be granted. PRESERVE THIS RECEIPT. In case permit cannot be granted the amount of the fee will be refunded upon return of the receipt less \$10.00 or 10% whichever is greater.

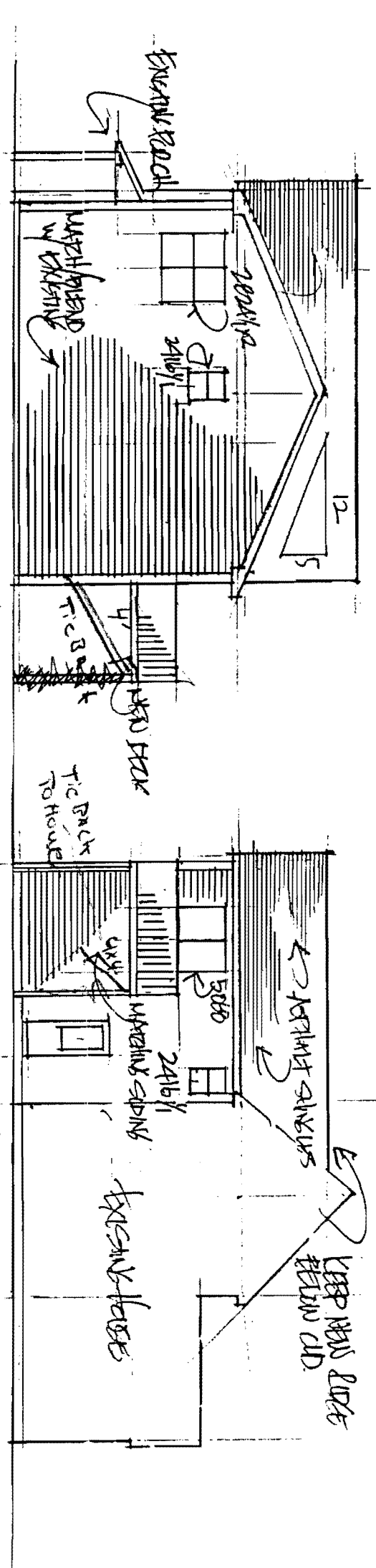
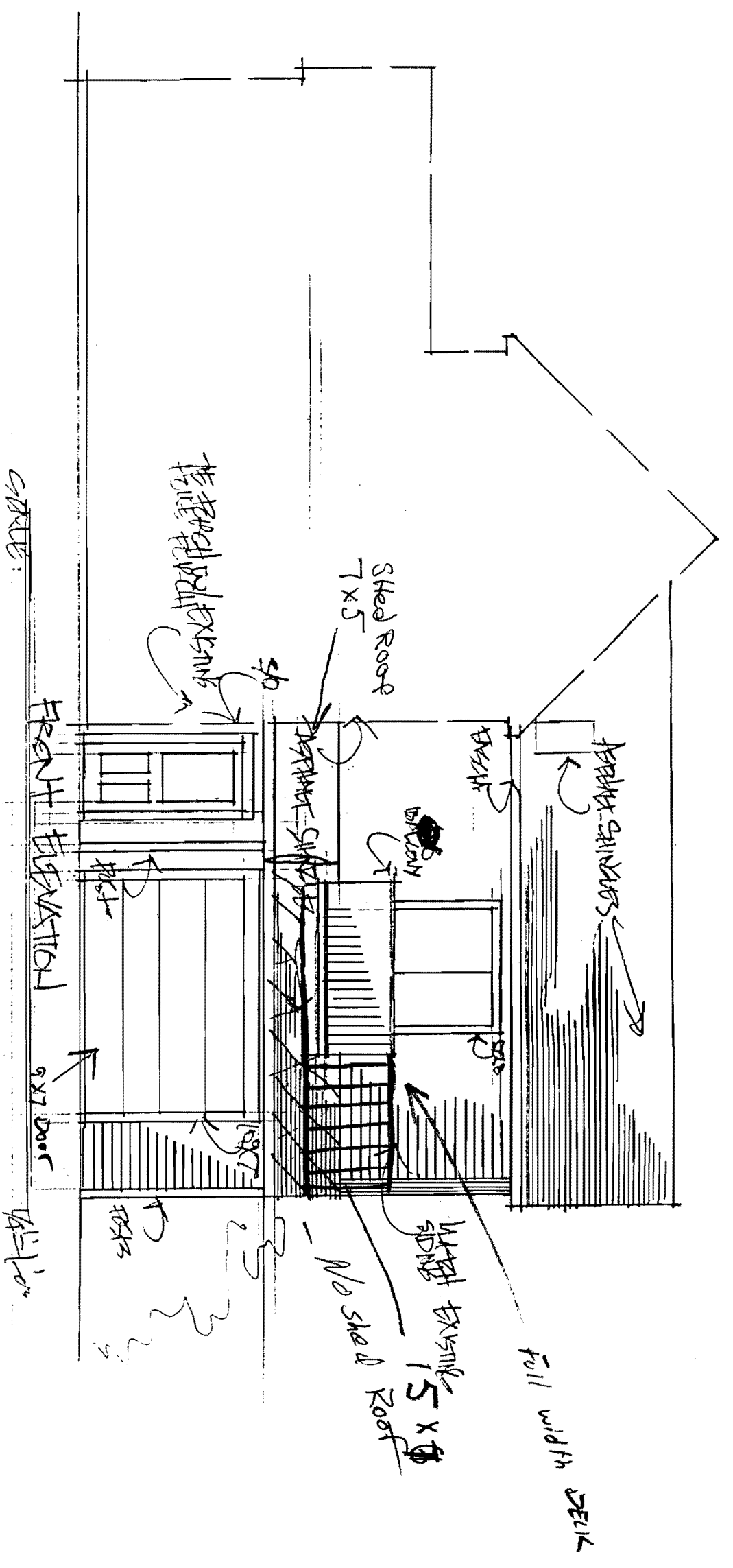
[Handwritten signature]

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



ALL walls & ceiling 5/8 type X taped

A. SILVERMAN



SCALE: 1/8" = 1'-0"

FRONT SIDE VIEW

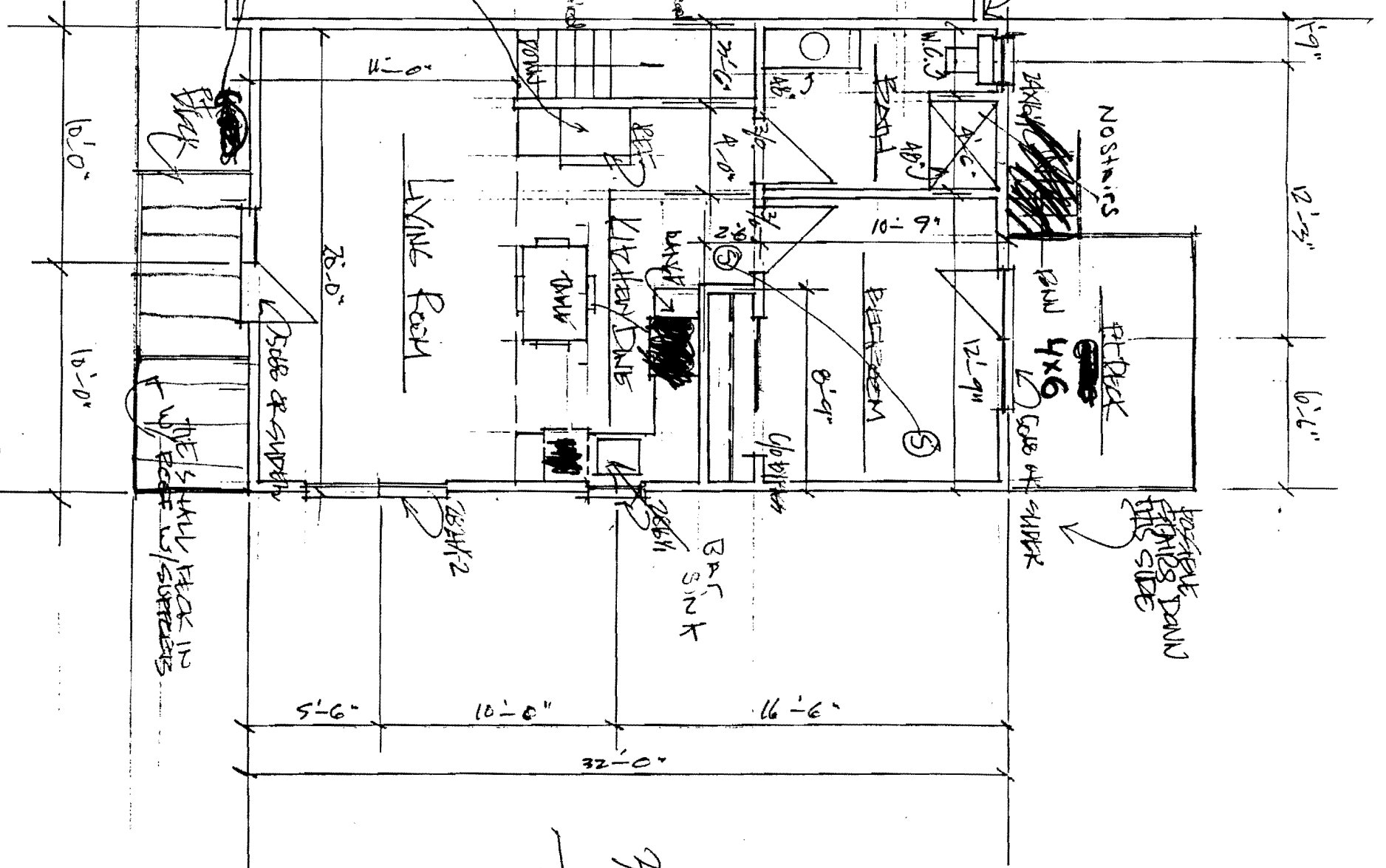
SCALE: 1/8" = 1'-0"

REAR ELEVATION

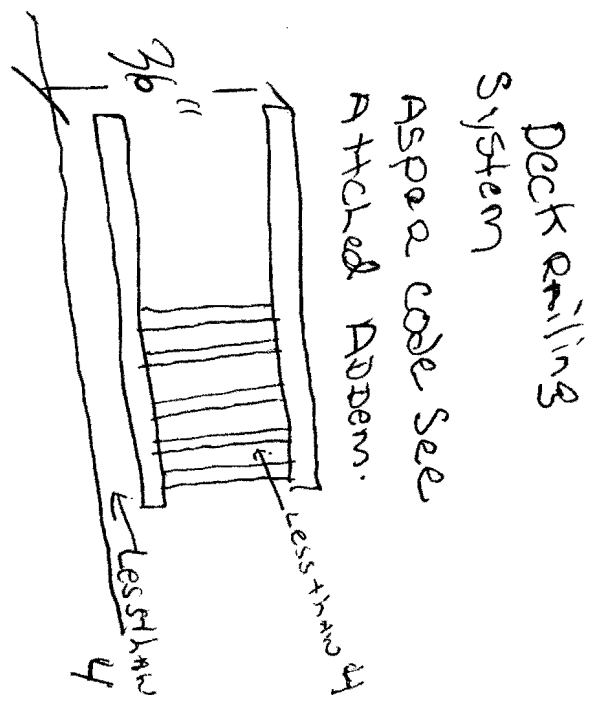
A. S. [Signature]

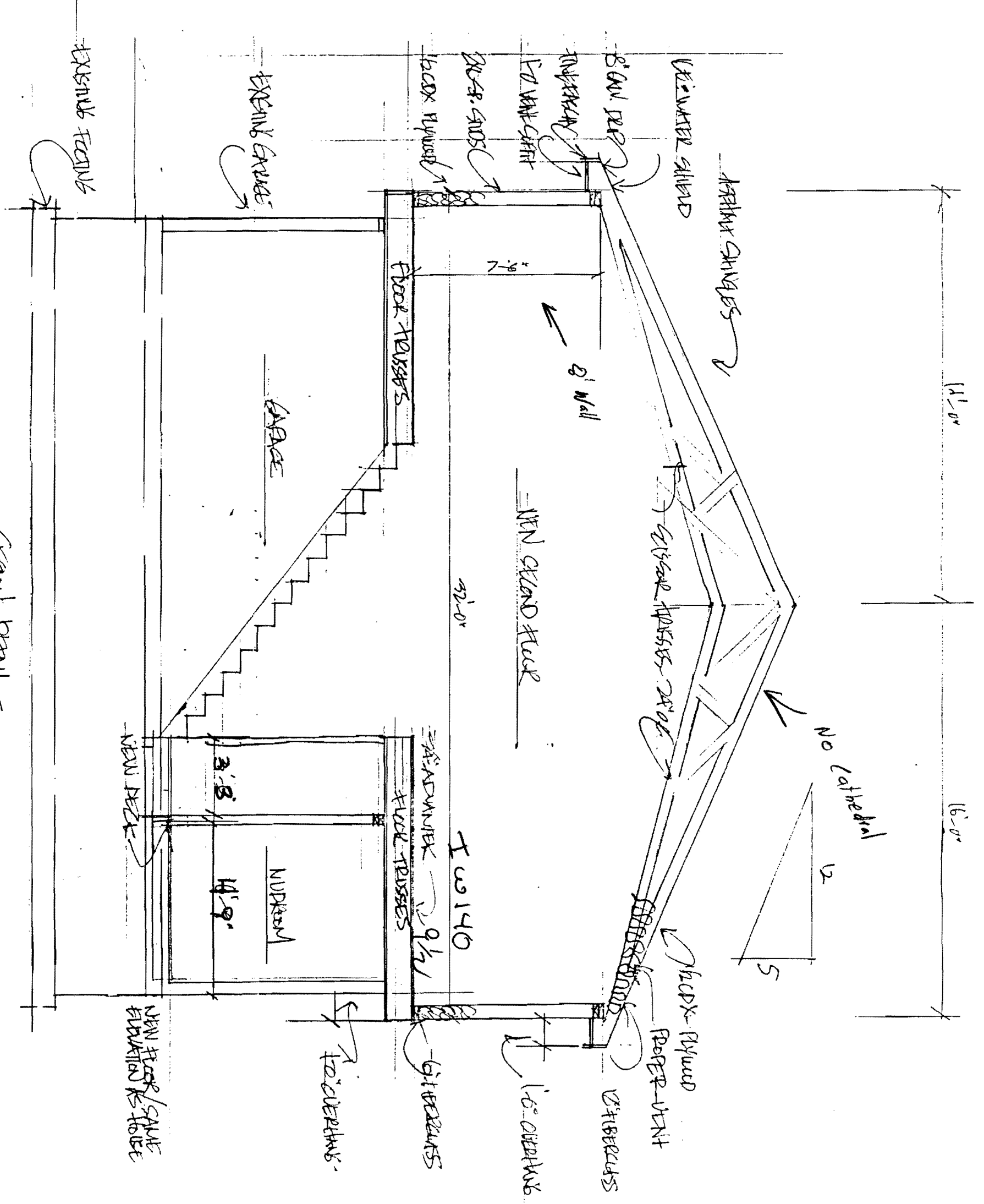
Handrail @ 34-38"
w/ returned ends
On one side

First Landing 30"
Riser Height
Stepping Surface
7 3/4 riser
Tread Depth
Leading Edge
10" net tread
3/4ths 1 1/4
NOSING
Required
Dorm
Side Berth
NO stove
OR Micro
6x15

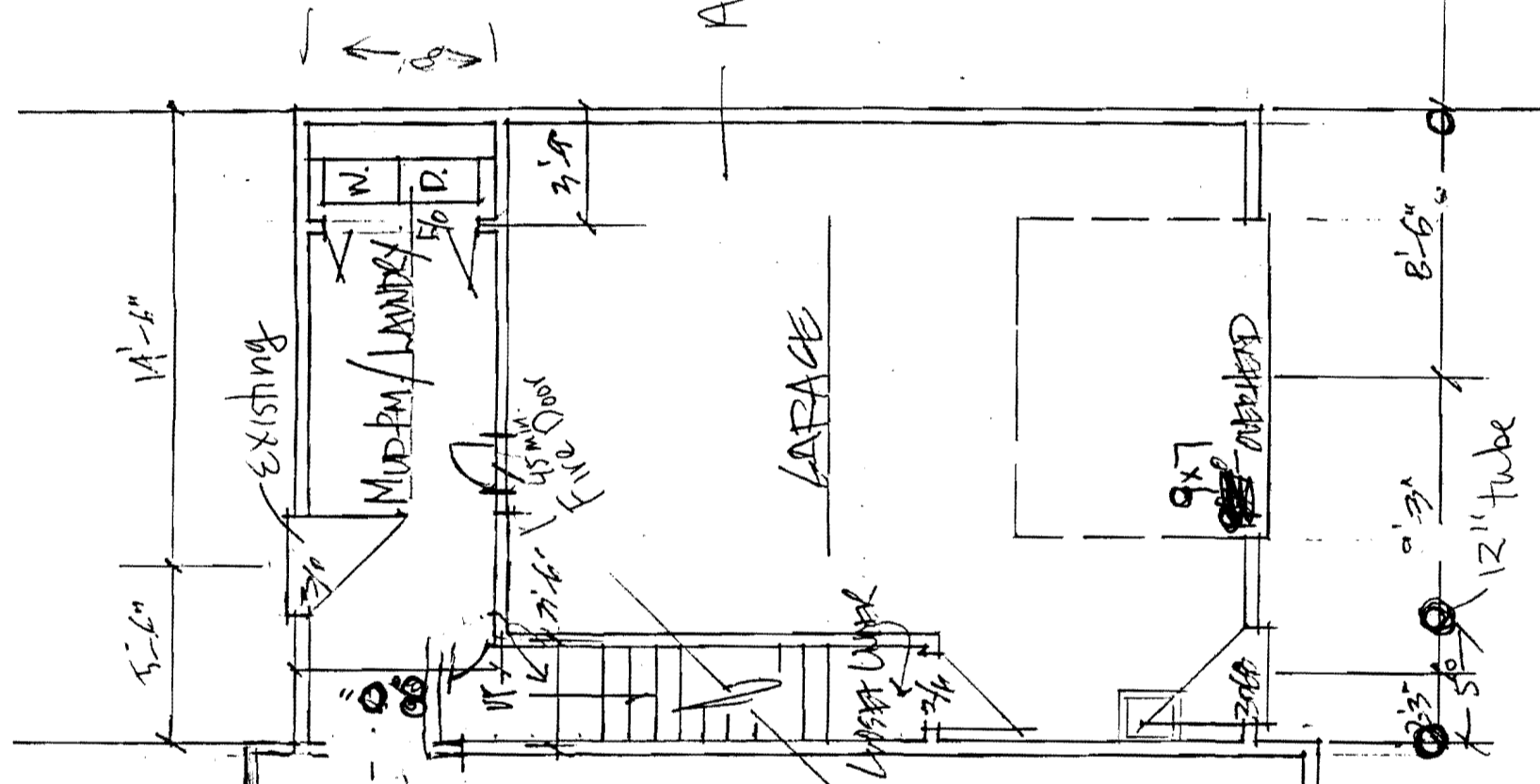


SKETCH FLOOR PLAN





SCALE: 1/4" = 1'-0" SECTION DETAIL



ALL walls & ceiling 5/8 type X taped

~~EXISTING~~ WORK

8" SONN Tubes O

FIRST FLOOR PLAN

SCALE