

Form # P 04

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

Please Read Application And Notes, If Any, Attached

BUILDING DEPARTMENT

## PERMIT

Permit Number: 020692

This is to certify that Ryan Thomas & Donna M Johnson applicants  
has permission to Construct a 3' rear dormer addition for 1 bedroom and 1 bathroom.  
AT 147 Lynn St L 332 J050001

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. **48 HOUR NOTICE IS REQUIRED.**

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

### OTHER REQUIRED APPROVALS

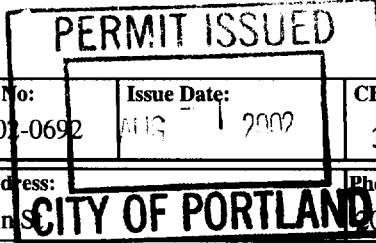
Fire Dept. \_\_\_\_\_  
Health Dept. \_\_\_\_\_  
Appeal Board \_\_\_\_\_  
Other \_\_\_\_\_  
Department Name

*[Signature]* 7/3/02  
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: 02-0692	Issue Date: AUG 1 2002	CEL: 332 J050001
-----------------------	---------------------------	---------------------

Location of Construction: 147 Lynn St	Owner Name: Ryan Thomas & Donna M Jts	Owner Address: 147 Lynn St	Phone: 28-9800 207-878-3431
Business Name:	Contractor Name: Applicant	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	Zone: R-2

Past Use: Single Family	Proposed Use: Single Family with 3' rear dormer addition over existing footprint.	Permit Fee: \$149.00	Cost of Work: \$18,000.00	CEO District: 1	11,798 <sup>#</sup>
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: 5B 7/31/02 <i>[Signature]</i>		

Proposed Project Description:  
Construct a 3' rear dormer addition for 1 bedroom and 1 bathroom.

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)

Action:  Approved  Approved w/Conditions  Denied

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Permit Taken By: jmy	Date Applied For: 06/19/2002	<b>Zoning Approval</b>	
-------------------------	---------------------------------	------------------------	--

<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> <p><input type="checkbox"/> Shoreland <i>received from Mike N. 7/26/02</i></p> <p><input type="checkbox"/> Wetland</p> <p><input type="checkbox"/> Flood Zone <i>ok per 14-436</i></p> <p><input type="checkbox"/> Subdivision <i>Allowed 80%</i></p> <p><input type="checkbox"/> Site Plan <i>to remain 1 family</i></p> <p>Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/></p> <p>Date: <i>US 7/26/02</i></p>	<p>Zoning Appeal</p> <p><input type="checkbox"/> Variance</p> <p><input type="checkbox"/> Miscellaneous</p> <p><input type="checkbox"/> Conditional Use</p> <p><input type="checkbox"/> Interpretation</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Denied</p> <p>Date: _____</p>	<p>Historic Preservation</p> <p><input checked="" type="checkbox"/> Not in District or Landmark</p> <p><input type="checkbox"/> Does Not Require Review</p> <p><input type="checkbox"/> Requires Review</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Approved w/Conditions</p> <p><input type="checkbox"/> Denied</p> <p>Date: <i>[Signature]</i></p>
---	--	---	---

**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
---	------	-------

9/4/02 - Close in - Framing ok -  
Bedroom window is undersize -  
No Smoke wired into Bedroom -  
discussed on site w/ owner - he will  
Correct & Call for another Close in top

9/13/02 Bedroom window changed New <sup>E</sup> OK.  
Hardware, Interconnected Smoke - Ray OK

# 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.

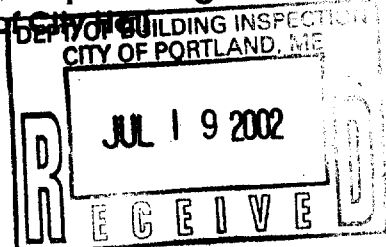
Location/Address of Construction: <u>147 LYNN STREET</u>		
Total Square Footage of Proposed Structure <u>210 SQ' <del>297 SQ'</del> + <del>516 SQ'</del> ATTIC *</u>	Square Footage of Lot <u>12,922</u>	
Tax Assessor's Chart, Block & Lot Chart# Chart#      Block#      Lot#	Owner: <u>THOMAS P DONNA RYAN</u>	Telephone: <u>207 878-3431</u>
Lessee/Buyer's Name (if Applicable) <u>N/A</u>	Applicant name, address & telephone: <u>THOMAS RYAN</u> <u>147 LYNN ST</u> <u>PORTLAND, ME 04103</u>	Cost Of Work: \$ <u>18,000</u> Fee: \$ <u>149</u> *
Current use: <u>SINGLE FAMILY DWELLING</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>ADD 1 BEDROOM + 1 CLOSET</u> TO SINGLE FAMILY DWELLING		
Project description: <u>* ATTIC TO BE USED FOR STORAGE AREA</u>		
Contractor's name, address & telephone: <u>THOMAS RYAN</u> (W) 828-9400 <u>147 LYNN ST. PORTLAND 04101</u> (H) 878-3431		
Who should we contact when the permit is ready: <u>THOMAS RYAN</u>		
Mailing address: <u>147 LYNN ST.</u> <u>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: (W) 828-9400 (H) 878-3431		

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:
--	-------

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



# THIS IS NOT A BOUNDARY SURVEY

## INSPECTION OF PREMISES

147 LYNN ST  
PORTLAND, MAINE

Job Number: 263-40

Inspection Date: 01-19-96

Scale: 1" = 30'

I HEREBY CERTIFY TO OLD FOR TITLE CO. PEOPLES HERITAGE SAVINGS AND ITS TITLE INSURER

The monumentation is set in harmony with current deed description.

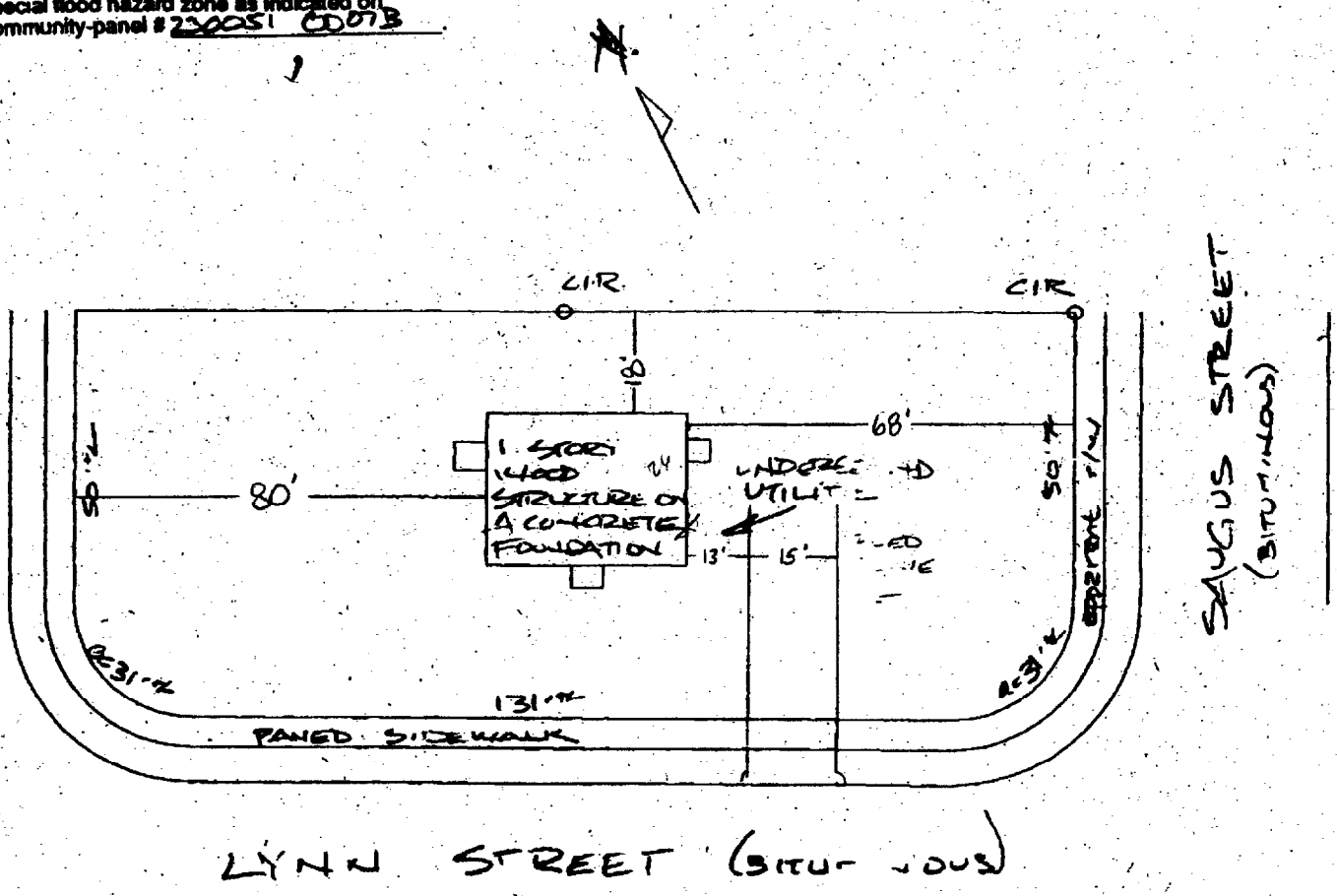
The building setbacks are in conformity with town zoning requirements.

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 007B

BUYER: TOMAS & DONNA M  
YON

SELLER: ARLES & LAURIE  
DANSKY



LYNN STREET (BITUMINOUS)

SAUGUS STREET (BITUMINOUS)

R-2  
10,000 sq ft, 11,798 sq ft per Assessor

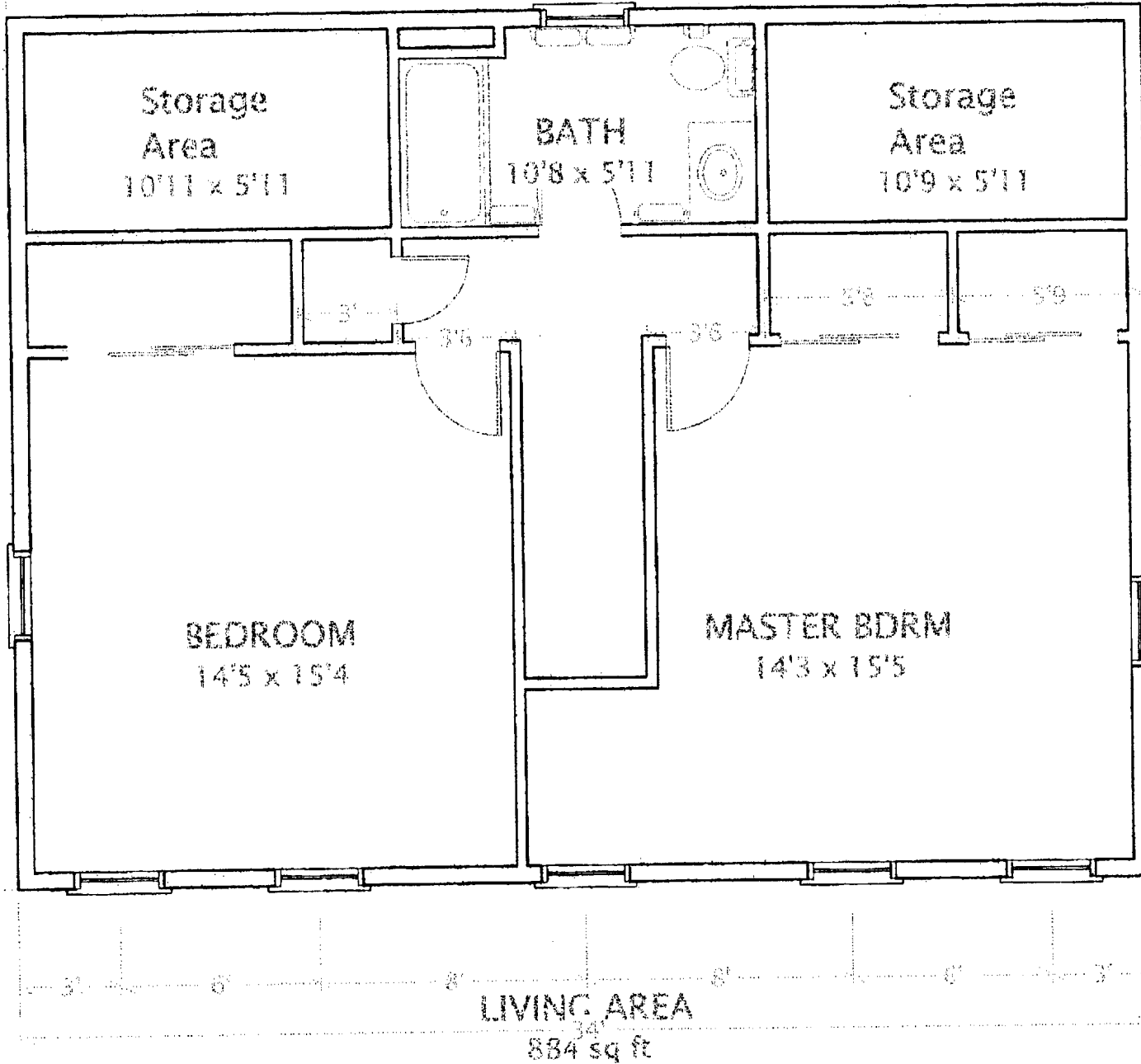
THIS PROPERTY IS SUBJECT TO ALL RIGHTS AND EASEMENTS OF RECORD. THOSE THAT ARE EVIDENT ARE SHOWN. THIS PLAN MIGHT NOT REVEAL CONFLICTS WITH ADJUTING DEEDS.

BRUCE R. BOWMAN, INC.  
176 Gray Road  
Cumberland, Maine 04021  
Phone: (207) 285-2014  
Fax: (207) 285-2022

PLAN BOOK \_\_\_\_\_ PAGE \_\_\_\_\_ LT \_\_\_\_\_  
DEED BOOK \_\_\_\_\_ PAGE \_\_\_\_\_ COUNTY ENTERLAND

THIS PLAN IS NOT FOR RECORDING Drawn by \_\_\_\_\_

EXISTING FLOOR PLAN



0004

GATEWAY MASTERING

207 828 9405

14:21

07/18/02

REVISED  
FLOOR PLAN

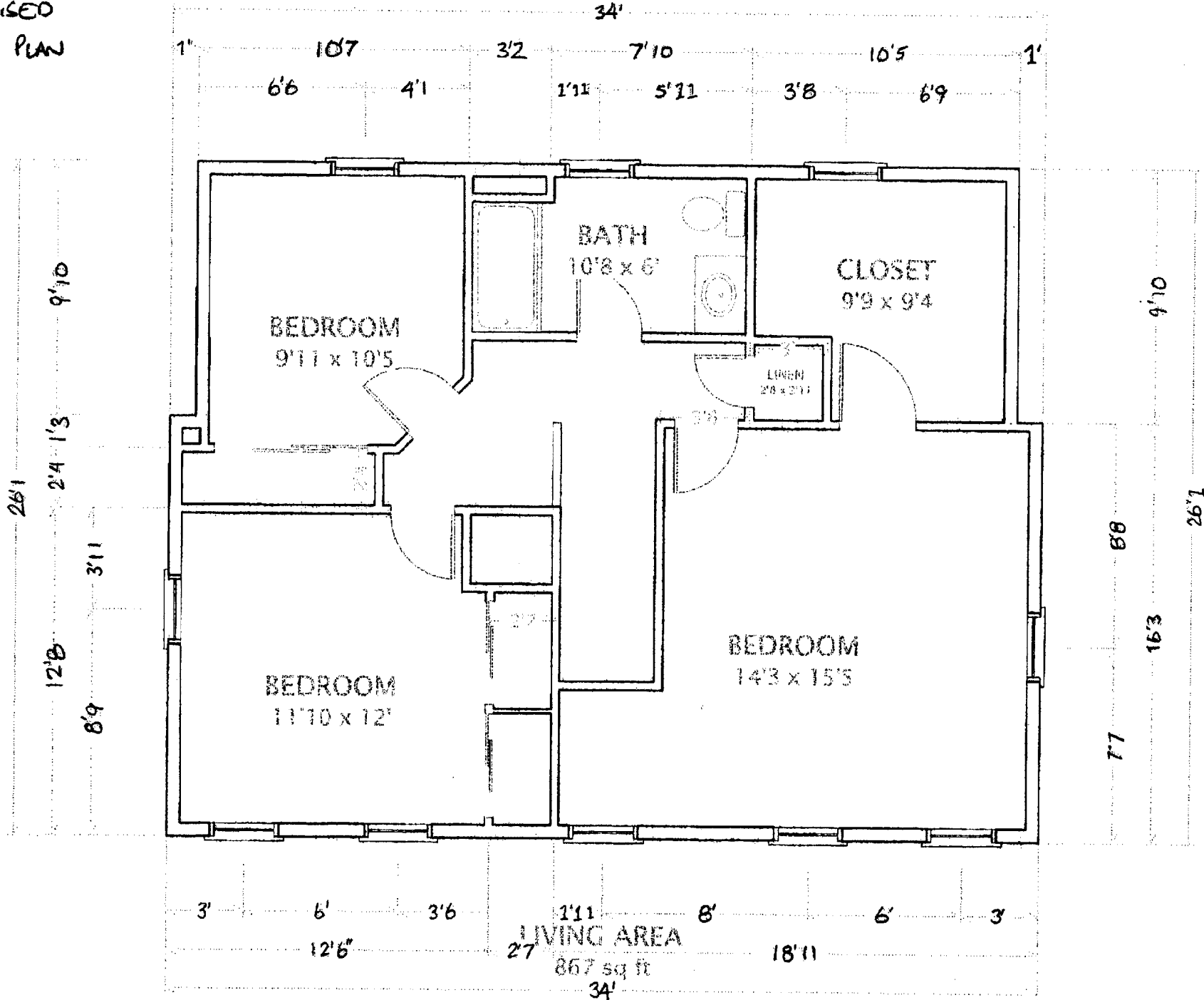
0005

GATEWAY MASTERING

207 828 9405

14:22

07/18/02



REVISED WINDOW & DOOR SCHEDULE

ALL WINDOWS & DOORS 80" AFF

ALL EXTERIOR HEADERS TO BE TRIPLE 2X8 W/2 PLYWOOD SANDWICH (SEE DETAIL)

BEDROOM

(1) 32 X 55 DOUBLE HUNG

CLOSET

(1) 32 X 55 DOUBLE HUNG

DOOR SCHEDULE

ALL DOORS WILL BE INTERIOR / HOLLOW CORE 6 PANEL

ALL INTERIOR HEADERS WILL BE 2X8 DOUBLE (SEE DETAIL)

MASTER BED (TO CLOSET)

(1) 30 X 80 LH (6 PANEL)

NEW DOORS

(2) 30 X 80 LH

(1) 24 X 80 LH

BEDROOM (9'11" X 10'S)

(1) 30 X 80 LH (6 PANEL)

(1) 72" X 80 SLIDING DOOR (EXISTING)

BEDROOM (11'10" X 12')

(1) 30 X 80 LH (6 PANEL) - (EXISTING)

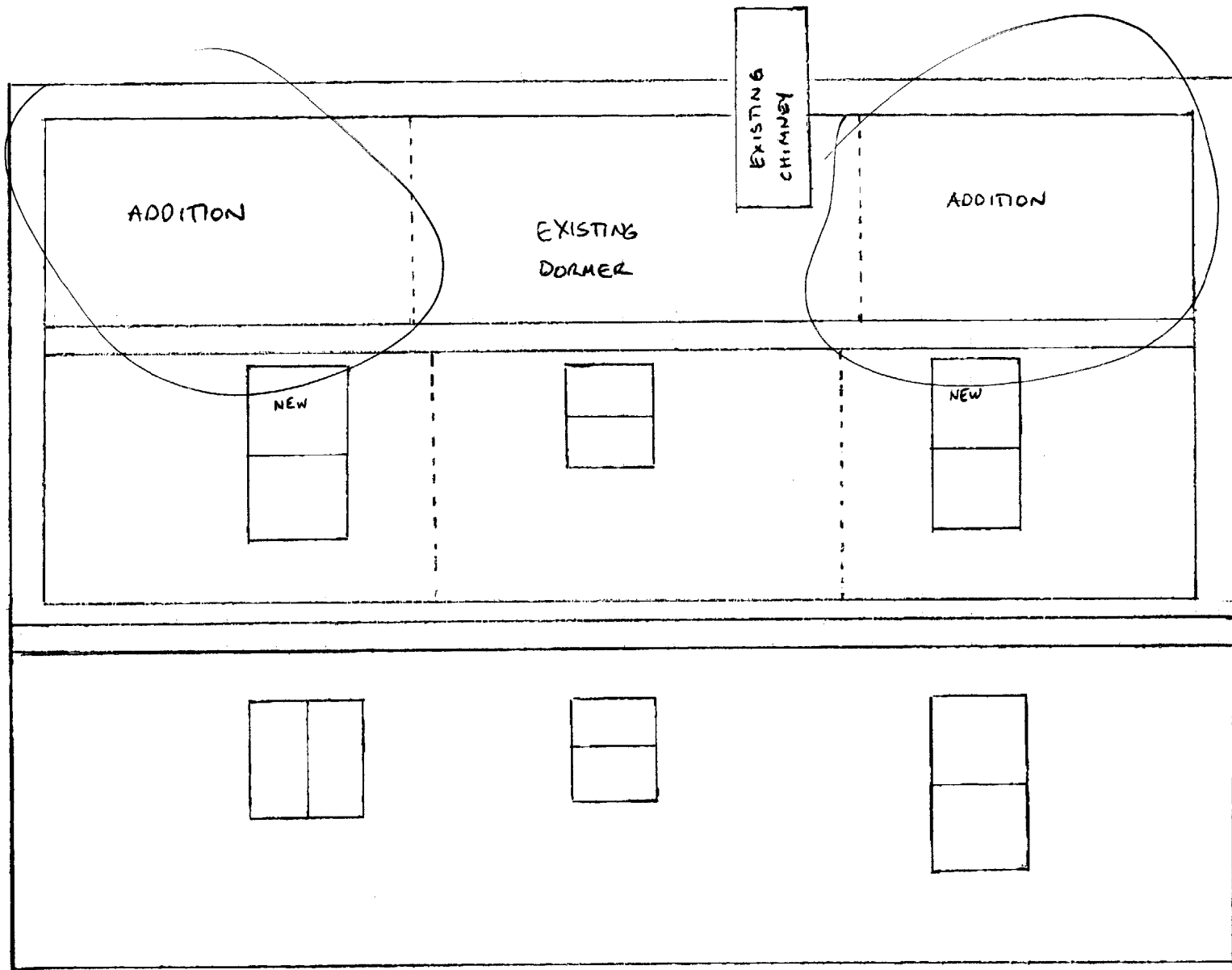
(2) 48 X 80 SLIDING DOOR - (EXISTING)

LINEN

(1) 24 X 80 RH (6 PANEL)



17-11-  
NORTH  
ELEVATION



0007

GATEWAY MASTERING

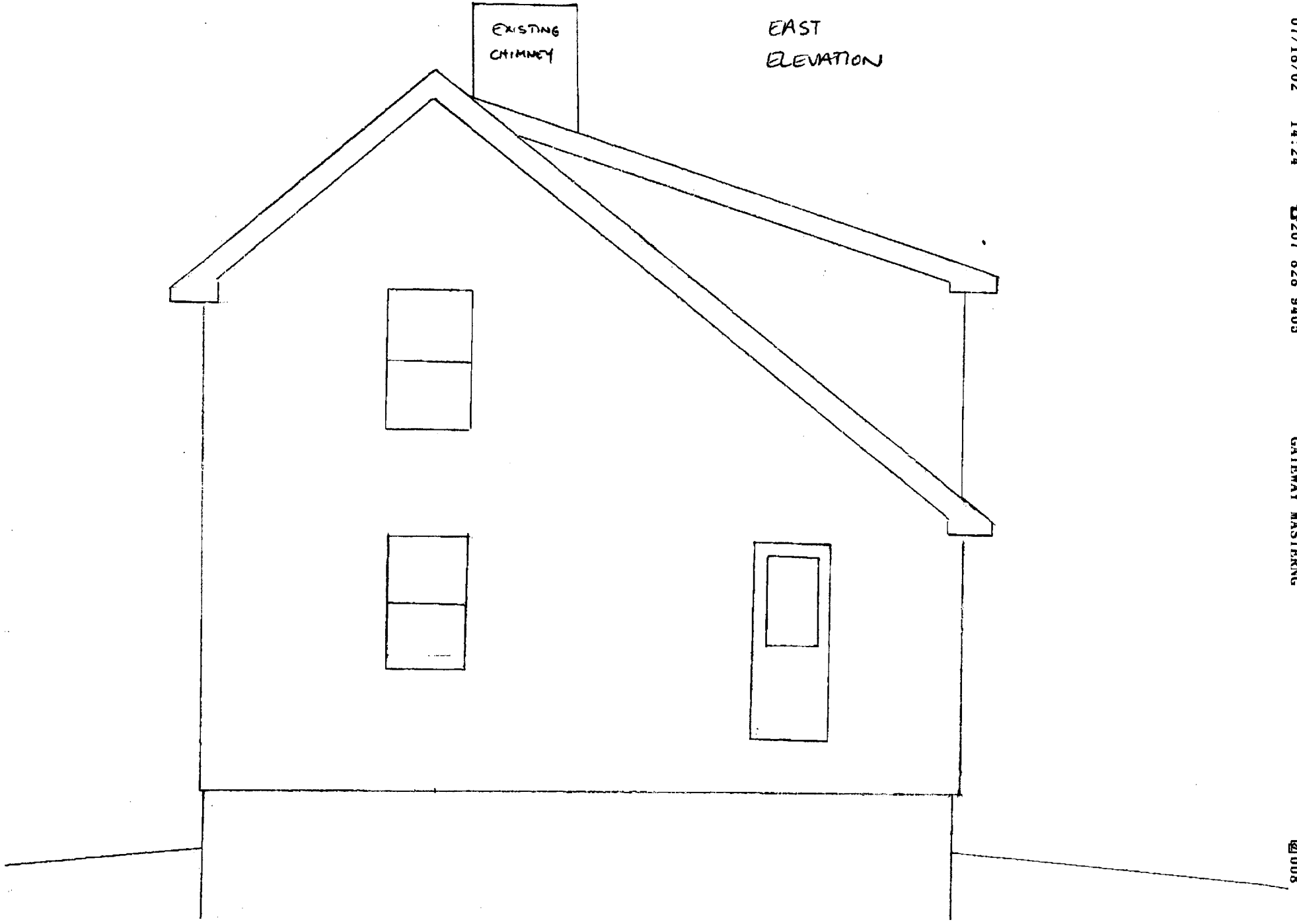
207 828 9405

07/18/02 14:23

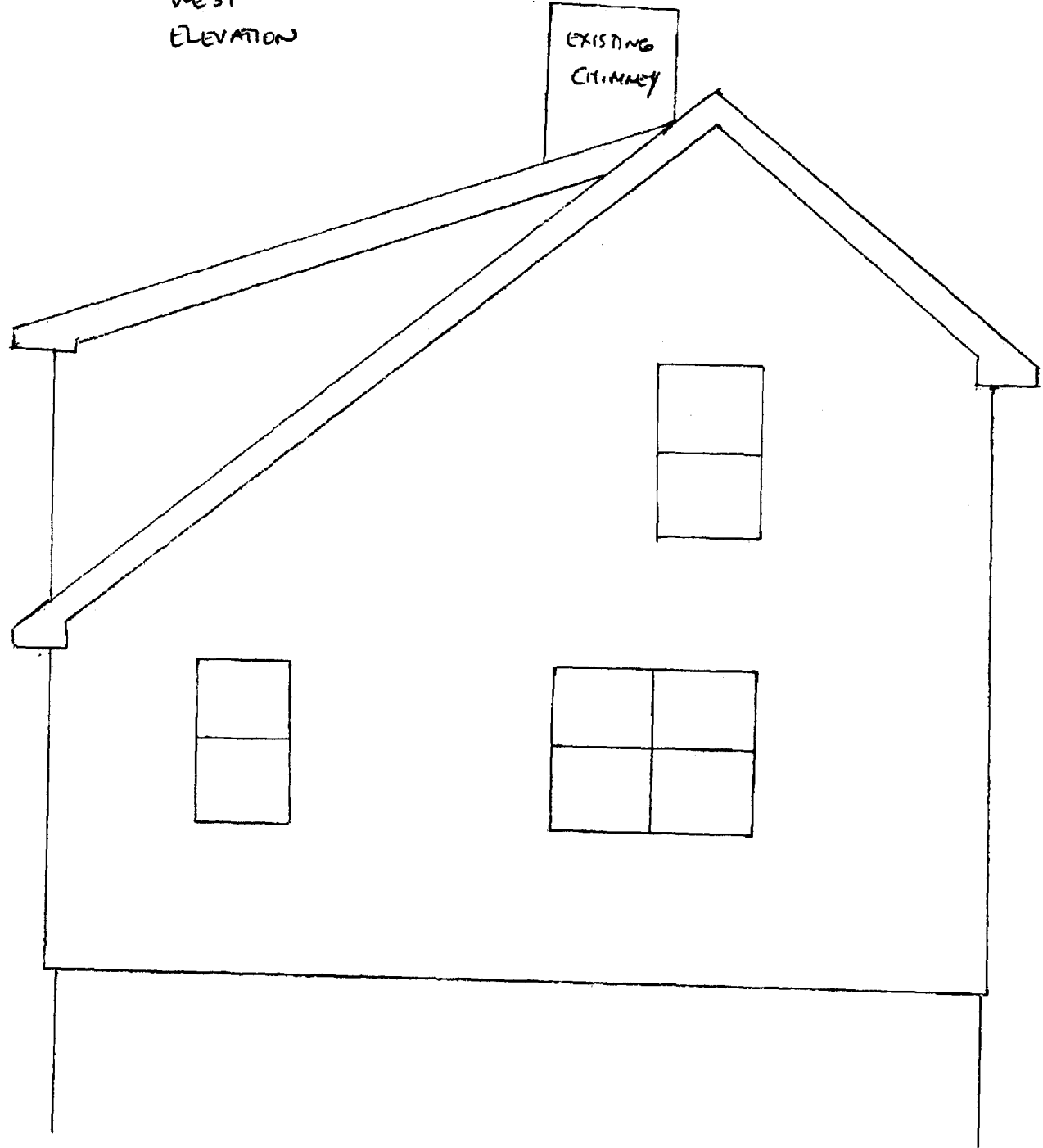
1/4" = 1'0"

EXISTING  
CHIMNEY

EAST  
ELEVATION

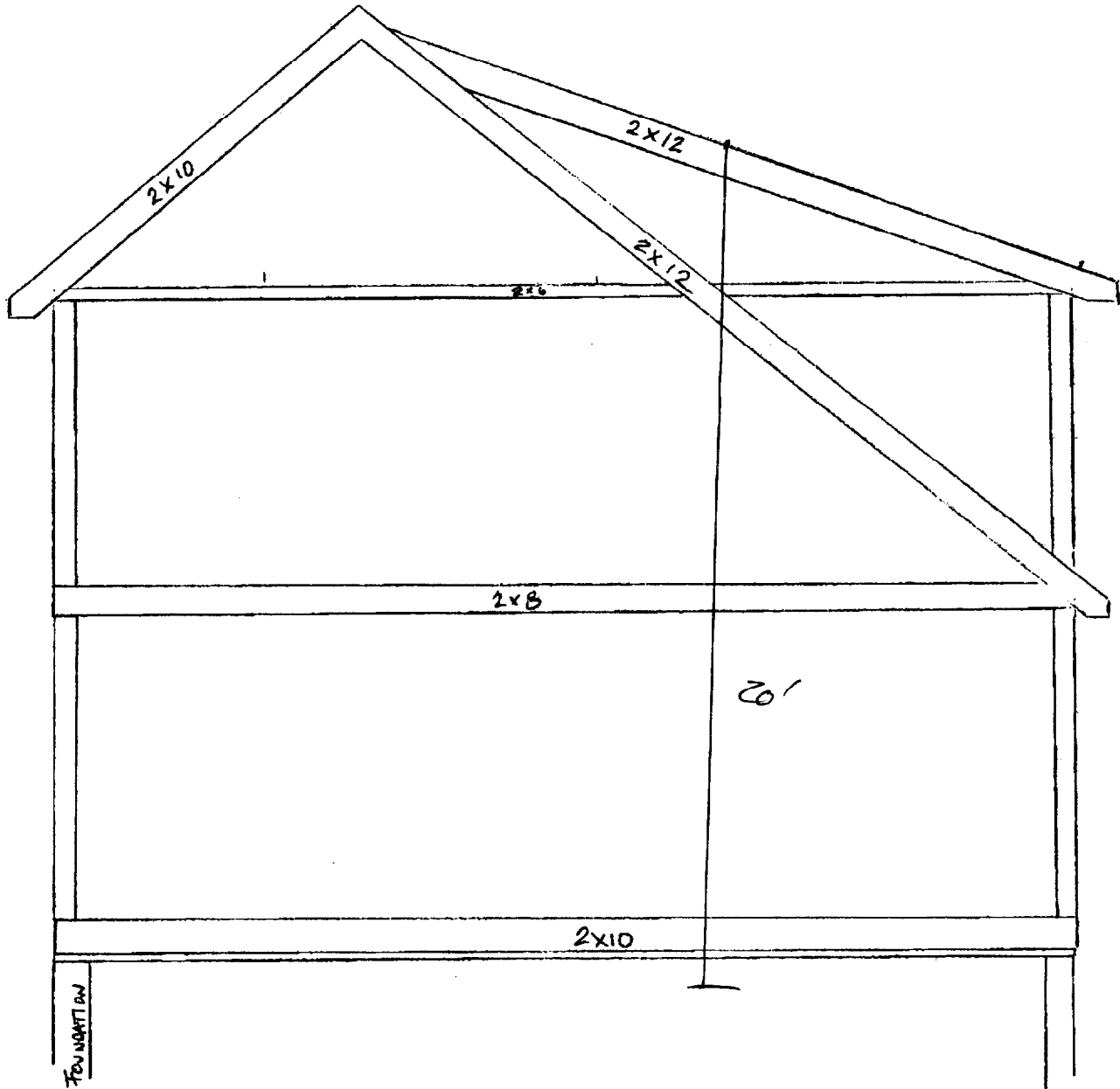


1/4" = 1'0"  
WEST  
ELEVATION



$\frac{1}{4}'' = 1'0''$

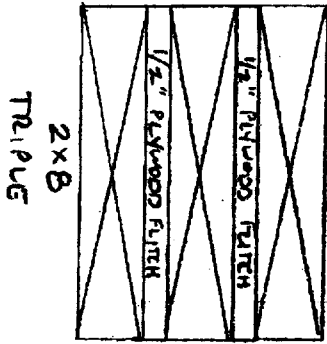
CROSS SECTION  
EAST VIEW



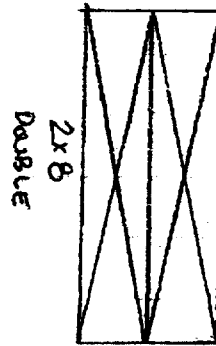
3" = 1'0"

# HEADER DETAILS

HEADERS FOR ALL  
EXTERIOR WALLS



HEADER FOR ALL  
INTERIOR WALLS



**bob ludwig's gateway mastering**

428 Cumberland Ave., Portland, Maine 04101

**FAX**Date: 18 Jul 02Number of pages including cover sheet: 11

To:

Mike NugentPhone: 874-8700Fax: 874-8716

From:

Tom RyanGateway Mastering Studios428 Cumberland Ave.Portland, Maine 04101Phone: (207) 828-9400Fax: (207) 828-9405**Remarks:**

Hello Mike,

As per our conversation yesterday, please find the revised (again) drawings for my home at 147 Lynn Street. It will now be an extension of the dormer on the left and right in the back with no change to the existing height of the roof.

On the building permit application page, would you mind changing the total square footage to read 210 sq' for the structure and 290 sq' for the attic?

On the proposed use line, could we change the word bathroom, to closet and cross out the 3' rear addition line to match my faxed copy? The cost of work will be less but I'll keep that amount as is so the fee won't change. I hope I can make those changes to the application page but if not let me know and I'll come in to fill out a new one. Many thanks.

Best regards,

02-0692


# All Purpose Building Permit Application

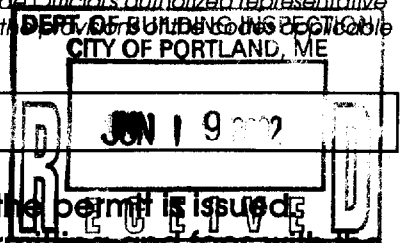
If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Location/Address of Construction: <u>147 LYNN STREET</u>		
Total Square Footage of Proposed Structure <u>297 SQ' + 510 SQ' ATTIC*</u>	Square Footage of Lot <u>12,922</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>33h</u> Block# <u>J</u> Lot# <u>050</u>	Owner: <u>THOMAS &amp; DONNA RYAN</u>	Telephone: <u>207 878-3431</u>
Lessee/Buyer's Name (If Applicable) <u>N/A</u>	Applicant name, address & telephone: <u>THOMAS RYAN</u> <u>147 LYNN ST</u> <u>PORTLAND, ME 04103</u>	Cost Of Work: \$ <u>18,000</u> Fee: \$ <u>149<sup>00</sup></u>
Current use: <u>SINGLE FAMILY DWELLING</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>ADD 1 BEDROOM &amp; 1 BATHROOM TO SINGLE FAMILY DWELLING</u> Project description: <u>* ATTIC TO BE USED FOR STORAGE AREA / 3' REAR ADDITION</u>		
Contractor's name, address & telephone: <u>THOMAS RYAN</u> (W) 828-9400 <u>147 LYNN ST. PORTLAND 04101</u> (H) 878-3431		
Who should we contact when the permit is ready: <u>THOMAS RYAN</u>		
Mailing address: <u>147 LYNN ST.</u> <u>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: (W) 828-9400 (H) 878-3431		

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 Code applicable to this permit.

Signature of applicant: 	Date: <u>JUN 19 2002</u>
---	--------------------------



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





Application ID Number: 2-0692

Delete Save Close

Department: Building

Status: Approved with Conditions

Reviewer: Mike Nugent

Comments:

Approval Date: 07/31/2002

Given On Date: 07/30/2002

OK to Issue Permit

Name: Mike Nugent

Date: 07/31/2002

Date 2:

Conditions Section:

Add New Condition From

Add New Condition

Delete Condition

Ridge beam must be at least 2- 2" x 12" with proper jack studs. Owner notified, 7/31/2002

New sleeping room window must meet Egress Standards

Create Date: 06/24/2002 By: jmy

Update Date: 07/31/2002 By: mjn

Application ID Number: 2-0692

Department: Zoning

Status: Approved with Conditions

Reviewer: Mike Nugent

Comments: 7/26/02 Received from Mike Nugent

Approval Date: 07/26/2002

Given On Date: 06/26/2002

OK to Issue Permit Name: Marge Schmuckal Date: 07/26/2002 Date 2:

Conditions Section:

This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.

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.

Create Date: 06/24/2002 By: jmy Update Date: 07/26/2002 By: mes



## CITY OF PORTLAND, MAINE

Department of Building Inspections

6/19 2008

Received from Thomas Ryan

Location of Work 147 Lynn St

Cost of Construction \$ 18,000

Permit Fee \$ 149-

Building (I1)  Plumbing (I5)  Electrical (I2)  Site Plan (U2)

Other \_\_\_\_\_

CBL: 33h-3-050

Check #: 2777 Total Collected \$ 149-

### 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.

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