

**City of Portland, Maine – Building or Use Permit Application** 389 Congress Street, 04101, Tel: (207) 874-8703, FAX: 874-8716

Location of Construction: <del>Lot 170 Milton St. Extension</del>		Owner: Custom Built Homes of Maine	Phone: ***892-3149	Permit No: <b>000773</b>
Owner Address: 27 Main Street Windham, ME 04062		Lessee/Buyer's Name:	BusinessName:	
Contractor Name: Same as above		Address:		Permit Issued:  JUL 13 2000
Past Use:  Vacant		Proposed Use:  new single family w/ garage	Phone:	
Proposed Project Description:  New single family w/ garage		COST OF WORK: \$80,000	PERMIT FEE: \$504	Zone: A-2 CBL: 333-E-039
		FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group B3 Type 5B BOC #99-7/1/00 Signature: <i>[Signature]</i>	
		PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)		Zoning Approval: <i>[Signature]</i> Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input checked="" type="checkbox"/> Site Plan maj <input type="checkbox"/> minor <input type="checkbox"/> mm # 20000133
		Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions <input type="checkbox"/> Denied	Signature: _____ Date: _____	
Permit Taken By: Gayle		Date Applied For: July 3, 2000		

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..

**PERMIT ISSUED WITH REQUIREMENTS**

**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 provisions of the code(s) applicable to such permit

SIGNATURE OF APPLICANT \_\_\_\_\_ ADDRESS: \_\_\_\_\_ DATE: July 3, 2000 PHONE: \_\_\_\_\_

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE \_\_\_\_\_ PHONE: \_\_\_\_\_

- Zoning Appeal**
- Variance
  - Miscellaneous
  - Conditional Use
  - Interpretation
  - Approved
  - Denied

- Historic Preservation**
- Not in District or Landmark
  - Does Not Require Review
  - Requires Review

- Action:**
- Approved
  - Approved with Conditions
  - Denied

Date: *[Signature]*

**PERMIT ISSUED WITH REQUIREMENTS**  
CEO DISTRICT

1

COMMENTS

8/11/00

Set backs ok. Allow

8-29-00 Backfill inspection - drain, stove, cloth, tea, anchor bolts JB OK

10-12-2K: Questioned Trusses for Wdg. Noted ~~top~~ over front door, brace between trusses, cut at trim where trim meets next left side of Wdg. ? Scabbly trim used over living room - Wdg to ground, ? spec sheets for chimney & Appliances. OK

11-1-2K: Visited site w/ S.B. to check connection over front door; trim room rebound Gary Ruel to info from Trussing was insufficient & we would more specific Data. Could not see Header @ Front Door, Contractor agreed to open front wall sheathing, & will call, Basement stairs not compliant - Contractor to make corrections. OK w/ S.B.

12-8-2K: Contractor had removed floating @ Front entry exposing 2x4 under Header supporting Truss over front door, other

12-13-2K: Checked construction, blocking & fasten for Final Inspection. Sublet needed @ Rear left Balcony, & Railing @ Deck Stair needs to be brought up to 42" Allow

12-14-2K Deck Railing height corrected, Sublet would not trip other in house OK

Inspection Record

Type

Date

Foundation: \_\_\_\_\_

Framing: \_\_\_\_\_

Plumbing: \_\_\_\_\_

Final: \_\_\_\_\_

Other: \_\_\_\_\_



**BUILDING PERMIT REPORT**

DATE: 3 July 2009 ADDRESS: 201 170 MILTON ST. EXT - CBL: 333-E-039  
 REASON FOR PERMIT: To Construct a single family dwelling  
 BUILDING OWNER: Custom Built Homes of Maine  
 PERMIT APPLICANT: \_\_\_\_\_ / CONTRACTOR SAO  
 USE GROUP: R-3 CONSTRUCTION TYPE: 5-B CONSTRUCTION COST: 280,000 PERMIT FEES: 504.00

The City's Adopted Building Code (The BOCA National Building code/1999 with City Amendments)  
 The City's Adopted Mechanical Code (The BOCA National Mechanical Code/1993)

CONDITION(S) OF APPROVAL

This permit is being issued with the understanding that the following conditions are met: \*1 \*2 \*3 \*4 \*5 \*8  
\*9 \*11 \*13 \*15 \*19 \*22 \*28 \*29 \*32 \*33 \*34 \*36 #31 / / /

- ~~X~~ 1. This permit does not excuse the applicant from meeting applicable State and Federal rules and laws.
- ~~X~~ 2. Before concrete for foundation is placed, approvals from the Development Review Coordinator and Inspection Services must be obtained. (A 24 hour notice is required prior to inspection) **"ALL LOT LINES SHALL BE CLEARLY MARKED BEFORE CALLING."**
- X 3. Foundation drain shall be placed around the perimeter of a foundation that consists of gravel or crushed stone containing not more than 10 percent material that passes through a No. 4 sieve. The drain shall extend a minimum of 12 inches beyond the outside edge of the footing. The thickness shall be such that the bottom of the drain is not higher than the bottom of the base under the floor, and that the top of the drain is not less than 6 inches above the top of the footing. The top of the drain shall be covered with an approved filter membrane material. Where a drain tile or perforated pipe is used, the invert of the pipe or tile shall not be higher than the floor elevation. The top of joints or top of perforations shall be protected with an approved filter membrane material. The pipe or tile shall be placed on not less than 2" of gravel or crushed stone, and shall be covered with not less than 6" of the same material. Section 1813.5.2
- X 4. Foundations anchors shall be a minimum of 1/2" in diameter, 7" into the foundation wall, minimum of 12" from corners of foundation and a maximum 6' O.C. between bolts. Section 2305.17
- X 5. Waterproofing and dampproofing shall be done in accordance with Section 1813.0 of the building code.
6. Precaution must be taken to protect concrete from freezing. Section 1908.0
7. It is strongly recommended that a registered land surveyor check all foundation forms before concrete is placed. This is done to verify that the proper setbacks are maintained.
- X 8. Private garages located beneath habitable rooms in occupancies in Use Group R-1, R-2, R-3 or I-1 shall be separated from adjacent interior spaces by fire partitions and floor/ceiling assembly which are constructed with not less than 1-hour fire resisting rating. Private garages attached side-by-side to rooms in the above occupancies shall be completely separated from the interior spaces and the attic area by means of 1/2 inch gypsum board or the equivalent applied to the garage side. (Chapter 4, Section 407.0 of the BOCA/1999)
- X 9. All chimneys and vents shall be installed and maintained as per Chapter 12 of the City's Mechanical Code. (The BOCA National Mechanical Code/1993). Chapter 12 & NFPA 211
10. Sound transmission control in residential building shall be done in accordance with Chapter 12, Section 1214.0 of the City's Building Code.
- X 11. Guardrails & Handrails: A guardrail system is a system of building components located near the open sides of elevated walking surfaces for the purpose of minimizing the possibility of an accidental fall from the walking surface to the lower level. Minimum height all Use Groups 42". In occupancies in Use Group A,B,H-4, I-1, I-2, M and R and public garages and open parking structures, open guards shall have balusters or be of solid material such that a sphere with a diameter of 4" cannot pass through any opening. Guards shall not have an ornamental pattern that would provide a ladder effect. (Handrails shall be a minimum of 34" but not more than 38". Exception: Handrails that form part of a guard shall have a height not less than 36" and not more than 42". Handrail grip size shall have a circular cross section with an outside diameter of at least 1 1/4" and not greater than 2". (Sections 1021 & 1022.0). Handrails shall be on both sides of stairway. (Section 1014.7)
12. Headroom in habitable space is a minimum of 7'6". (Section 1204.0)
- X 13. Stair construction in Use Group R-3 & R-4 is a minimum of 10" tread and 7 1/2" maximum rise. All other Use Group minimum 11" tread, 7" maximum rise. (Section 1014.0)
14. The minimum headroom in all parts of a stairway shall not be less than 80 inches. (6'8") 1014.4
- X 15. Every sleeping room below the fourth story in buildings of Use Groups R and I-1 shall have at least one operable window or exterior door approved for emergency egress or rescue. The units must be operable from the inside without the use of special knowledge or separate tools. Where windows are provided as means of egress or rescue they shall have a sill height not more than 44 inches (1118mm) above the floor. All egress or rescue windows from sleeping rooms shall have a minimum net clear opening height dimension of 24 inches (610mm). The minimum net clear opening width dimension shall be 20 inches (508mm), and a minimum net clear opening of 5.7 sq. ft. (Section 1010.4)
16. Each apartment shall have access to two (2) separate, remote and approved means of egress. A single exit is acceptable when it exits directly from the apartment to the building exterior with no communications to other apartment units. (Section 1010.1)
17. All vertical openings shall be enclosed with construction having a fire rating of at least one (1) hour, including fire doors with self-closers. (Over 3 stories in height requirements for fire rating is two (2) hours. (Section 710.0)
18. The boiler shall be protected by enclosing with (1) hour fire rated construction including fire doors and ceiling, or by providing automatic extinguishment. (Table 302.1.1)

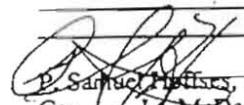
2/3



For single and multiple station smoke detectors shall be of an approved type and shall be installed in accordance with the provisions of the City's Building Code Chapter 9, Section 920.3.2 (BOCA National Building Code/1999), and NFPA 101 Chapter 18 & 19. (Smoke detectors shall be installed and maintained at the following locations):

- In the immediate vicinity of bedrooms
- In all bedrooms
- In each story within a dwelling unit, including basements

20. A portable fire extinguisher shall be located as per NFPA #10. They shall bear the label of an approved agency and be of an approved type. (Section 921.0)
21. The Fire Alarm System shall be installed and maintained to NFPA #72 Standard.
22. The Sprinkler System shall be installed and maintained to NFPA #13 Standard.
23. All exit signs, lights and means of egress lighting shall be done in accordance with Chapter 10 Section & Subsections 1023.0 & 1024.0 of the City's Building Code. (The BOCA National Building Code/1999)
24. Section 25 - 135 of the Municipal Code for the City of Portland states, "No person or utility shall be granted a permit to excavate or open any street or sidewalk from the time of November 15 of each year to April 15 of the following year".
25. The builder of a facility to which Section 4594-C of the Maine State Human Rights Act Title 5 MRSA refers, shall obtain a certification from a design professional that the plans commencing construction of the facility, the builder shall submit the certification the Division of Inspection Services.
26. Ventilation and access shall meet the requirements of Chapter 12 Sections 1210.0 and 1211.0 of the City's Building Code. (Crawl spaces & attics).
- X 27. All electrical, plumbing and HVAC permits must be obtained by a Master Licensed holders of their trade. No closing in of walls until all electrical (min. 72 hours notice) and plumbing inspections have been done.
- X 28. All requirements must be met before a final Certificate of Occupancy is issued.
- X 29. All building elements shall meet the fastening schedule as per Table 2305.2 of the City's Building Code (The BOCA National Building Code/1996).
30. Ventilation of spaces within a building shall be done in accordance with the City's Mechanical code (The BOCA National Mechanical Code/1993). (Chapter M-16)
31. Please read and implement the attached Land Use Zoning report requirements. *see Attached Site plan Development conditions & requirements that shall be met*
- X 32. Boring, cutting and notching shall be done in accordance with Sections 2305.3, 2305.3.1, 2305.4.4 and 2305.5.1 of the City's Building Code.
- X 33. Bridging shall comply with Section 2305.16.
- X 34. Glass and glazing shall meet the requirements of Chapter 24 of the building code. (Safety Glazing Section 2406.0)
35. All signage, shall be done in accordance with Section 3102.0 signs of the City's Building Code, (The BOCA National Building Code/1999).
- X 36. *Your general notes state plans designed to comply with BOCA Code 1991. The City of Portland adopted BOCA 99 in Feb of 2000.*

  
 P. Samuel Phillips, Building Inspector  
 Cc: Lt. McDougall, PFD  
 Marge Schmuckal, Zoning Administrator

PSH 1/2600

\*\*On the basis of plans submitted and conditions placed on these plans any deviations shall require a separate approval.

...THIS PERMIT HAS BEEN ISSUED WITH THE UNDERSTANDING THAT ALL THE CONDITIONS OF THE APPROVAL SHALL BE COMPLETED. THEREFORE, BEFORE THE WORK IS COMPLETED A REVISED PLAN OR STATEMENT FROM THE PERMIT HOLDER SHALL BE SUBMITTED TO THIS OFFICE SHOWING OR EXPLAINING THAT THE CONDITIONS HAVE BEEN MET. IF THIS REQUIREMENT IS NOT RECEIVED YOUR CERTIFICATE OF OCCUPANCY SHALL BE WITHHELD.

\*\*\*\*CERTIFICATE OF OCCUPANCY FEE \$50.00

\*\*\*\* ALL PLANS THAT REQUIRE A PROFESSIONAL DESIGNER'S SEAL,(AS PER SECTION 114.0 OF THE BUILDING CODE ) SHALL ALSO BE PRESENTED TO THIS DIVISION ON AUTO CAD LT.2000, OR EQUIVALENT.

CITY OF PORTLAND, ME  
BOCA 1999 Plan Review Record  
One and Two Family Dwelling

Valuation: \$80,000.00 Plan Review # 1020/2K

Fee: \$504.00 Date: 3 July 2000

Building Location: 207#170 Milton St. Ext. CBL: 333-E-039

Building Description: Single Family Dwelling

Reviewed By: S. Hoffses

Use or Occupancy: R-3 Type of Construction: 5-B

\*NR: Not Required NA: Not Applicable SR: See Report X: OK per plan

Correction List		
NO:	Description	Code Section
1.	All Site Plan and building Code requirements shall be completed before a Certificate of Occupancy can or will be issued.	111.0
2.	Your plans state that they comply with BOCA 91. The City of Portland has adapted BOCA 99 in Feb. of 2K.	
3.	Foundation drainage shall comply with section 1813.0 c	1813.0
4.	Foundation anchors shall comply with Section 2305.17	2305.17
5.	Water proofing and damp proofing shall comply with section 1813.0	1813.0
6.	Private garage const. shall comply with section 407.0	407.0
7.	Joining of wood or masonry shall comply with section 2305.2	2305.2
8.	Bridging shall comply with section 2305.16	2305.16
9.	Corner cutting and notching shall comply with sections 2305.3 2305.3.1 2305.4.4 2305.5.1	See sec. 2305.2
10.	All Fasteners shall comply with Table 2305.2	2305.2
11.	Roof Trusses shall comply with section 2313.3.1	2313.3.1
12.	Roof Covering shall comply with section 1505.1507	1505.1508-1507
13.	Flashing shall comply with section 1508.0	1508.0

REV: PSH 4-7-00



Correction List		
NO:	Description	Code Section
14.	Chimneys and vents shall comply with NFPA 211 & BOCA mech 93 / chapter 12	BOCA mech Ch. 12 NFPA 211
15	Fireplaces NFPA Ch. 8, BOCA mech. 93 Chapter 14	Chapter 14 BOCA Chapter 8 NFPA
16.	All glass and glazing shall comply with Chapter 4 Safety Glazing 2406.0	Chapter 24 2406.0
17.	Concrete Floors shall comply with Sec. 1905.4	1905.4
18.	Sleeping room egress or rescue windows shall comply with section 1010.4	1010.4
19.	Stairway construction shall comply with section 1014.0	1014.0
20.	Handrails shall comply with section 1021.0	1021.0
21.	Guardrails shall comply with section 1022.0	1022.0
22.	Smoke detectors shall comply with section 920.22	920.22
See attached details		

**THIS IS NOT A PERMIT/CONSTRUCTION CANNOT COMMENCE UNTIL THE PERMIT IS ISSUED**

**Minor/Minor Site Review, Building or Use Permit Pre-Application  
Detached Single Family Dwelling**

In the interest of processing your application in the quickest possible manner, please complete the information below for a Building or Use Permit.

**NOTE\*\*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>Lot 170 Milton St. Ext., Portland</u>		
Total Square Footage of Proposed Structure: <u>1400 ±</u>	Square Footage of Lot: <u>10,044</u>	
Tax Assessor's Chart, Block & Lot Number Chart# <u>333</u> Block# <u>E</u> Lot# <u>039</u>	Owner: <u>Custom Built Homes of ME 27 Main St. Windham ME 04062</u>	Telephone#: <u>892-3149</u>
Lessee/Buyer's Name (If Applicable): _____	Owner's/Purchaser/Lessee Address: <u>Same as above</u>	Cost Of Work: <u>\$80,000.</u> Fee: <u>\$854.00</u> <del>\$804.00</del>
Proposed Project Description: (Please be as specific as possible) <u>New Single Family dwelling</u>		
Contractor's Name, Address & Telephone <u>Custom Built Homes of Maine Inc. 27 Main St. Windham MS 04062</u>		Rec'd By: <u>Gayle</u>

Separate permits are required for Internal & External Plumbing, HVAC and Electrical installation.

- All construction must be conducted in compliance with the 1996 B.O.C.A. Building Code as amended by Section 6-Art II.
- All plumbing must be conducted in compliance with the State of Maine Plumbing Code.
- All Electrical Installation must comply with the 1996 National Electrical Code as amended by Section 6-Art III.
- HVAC (Heating, Ventilation and Air Conditioning) installation must comply with the 1993 BOCA Mechanical Code.

You must include the following with your application:

- 1) A Copy of Your Deed or Purchase and Sale Agreement
- 2) A Copy of your Construction Contract, if available
- 3) A Plot Plan (Sample Attached)

A "minor/minor" site plan review is required prior to permit issuance. The Site plan must be prepared and sealed by a registered land surveyor (2 copies are required). A complete plot plan (Site Plan) includes:

- The shape and dimension of the lot, all existing buildings (if any), the proposed structure and the distance from the actual property lines. Structures include decks porches, a bow windows cantilever sections and roof overhangs, as well as, sheds, pools, garages and any other accessory structures.
- Scale and North arrow; Zoning District & Setbacks
- First Floor sill elevation (based on mean sea level datum);
- Location and dimensions of parking areas and driveways;
- Location and size of both existing utilities in the street and the proposed utilities serving the building;
- Location of areas on the site that will be used to dispose of surface water.
- Existing and proposed grade contours

*\*\* Call Wandishin Ted 892-3149*

**4) Building Plans (Sample Attached)**

A complete set of construction drawings showing all of the following elements of construction:

- Cross Sections w/Framing details (including porches, decks w/ railings, and accessory structures)
- Floor Plans & Elevations
- Window and door schedules
- Foundation plans with required drainage and dampproofing
- Electrical and plumbing layout. Mechanical drawings for any specialized equipment such as furnaces, chimneys, gas equipment, HVAC equipment (air handling) or other types of work that may require special review must be included.

*Building Permits \$564.00*

*A 200 minor minor*

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 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>2/2/00</u>
--	---------------------

Site Review Fee: \$300.00/Building Permit Fee: \$25.00 for the 1st \$1000 cost plus \$5.00 per \$1,000.00 construction cost

30.00

6000



Inspection Services  
Michael J. Nugent  
Manager



Department of Urban Development  
Joseph E. Gray, Jr.  
Director

**CITY OF PORTLAND  
INSPECTION SERVICES**

**Room 315  
389 Congress Street  
Portland, Maine 04101  
Phone 207-874-8730  
Fax 207-874-8716  
FAX COVER SHEET**

**Date:** 11/8/00

**To:** Glen Gervais

**Business:** Custom Built Homes of Maine

**Fax Number:** 892-1383

**From:** Jeanie Bourke

**Re:** Removal Notice

Number of pages 2 including cover sheet.



Inspection Services  
Michael J. Nugent  
Manager



Department of Urban Development  
Joseph E. Gray, Jr.  
Director

## CITY OF PORTLAND

November 8, 2000

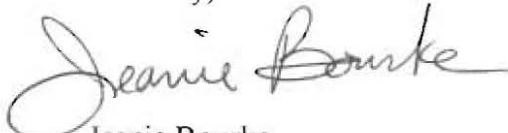
Custom Built Homes of Maine  
Attn. Glen Gervais  
27 Main Street  
Windham, ME 04062

RE: Lot 170 (140 Milton St.)  
CBL: 333-E-039

Dear Mr. Gervais:

This is to verify that the Stop Work Order posted at Lot 170 (140 Milton St.) on October 26, 2000 has been officially removed in order for work to continue at this site. Thank you for your cooperation on this matter. If you need assistance or have any questions please contact me at 874-8715.

Sincerely,

  
Jeanie Bourke



**SPROWL BUILDING COMPONENTS INC.**

P.O. Box 130  
Searsmont, Maine 04973  
(207) 342-5211 • 800-439-5211  
Fax (207) 342-5713

October,26 2000

Mr. Mike J. Nugent  
City of Portland  
Inspection Services Manager  
City Hall Room 315  
389 Congress Street  
Portland, ME 04101

Dear Mr. Nugent:

Custom Built Homes of Maine has requested that I review the roof truss installation on lot 170 Milton Street in Portland. I looked at the installation this morning, and found that all the discrepancies noted at my previous visit have been corrected and all the requirements of the truss design have been met.

If you have any questions please call me at 207-342-5211

Sincerely



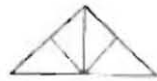
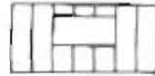
Peter Sieben  
Vice President

cc Custom Built Homes of Maine



TPI INSPECTED PLANT #446



**SBC****SPROWL BUILDING COMPONENTS INC.**

P.O. Box 130

Searsmont, Maine 04973

(207) 342-5211 • 800-439-5211

Fax (207) 342-5713

October, 26 2000

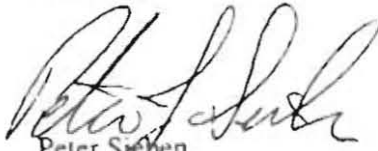
Mr. Mike J. Nugent  
City of Portland  
Inspection Services Manager  
City Hall Room 315  
389 Congress Street  
Portland, ME 04101

Dear Mr. Nugent:

Custom Built Homes of Maine has requested that I review the roof truss installation on lot 170 Milton Street in Portland. I looked at the installation this morning, and found that all the discrepancies noted at my previous visit have been corrected and all the requirements of the truss design have been met.

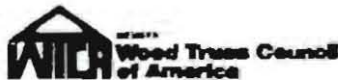
If you have any questions please call me at 207-342-5211

Sincerely



Peter Stehen  
Vice President

cc Custom Built Homes of Maine.

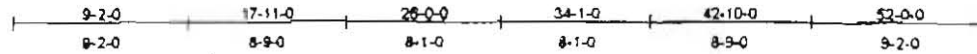


TPI INSPECTED PLANT #446

Job R46511	Truss C	Truss Type ROOF TRUSS	Qty 4	Ply 1	(optional)	Y1378934
---------------	------------	--------------------------	----------	----------	------------	----------

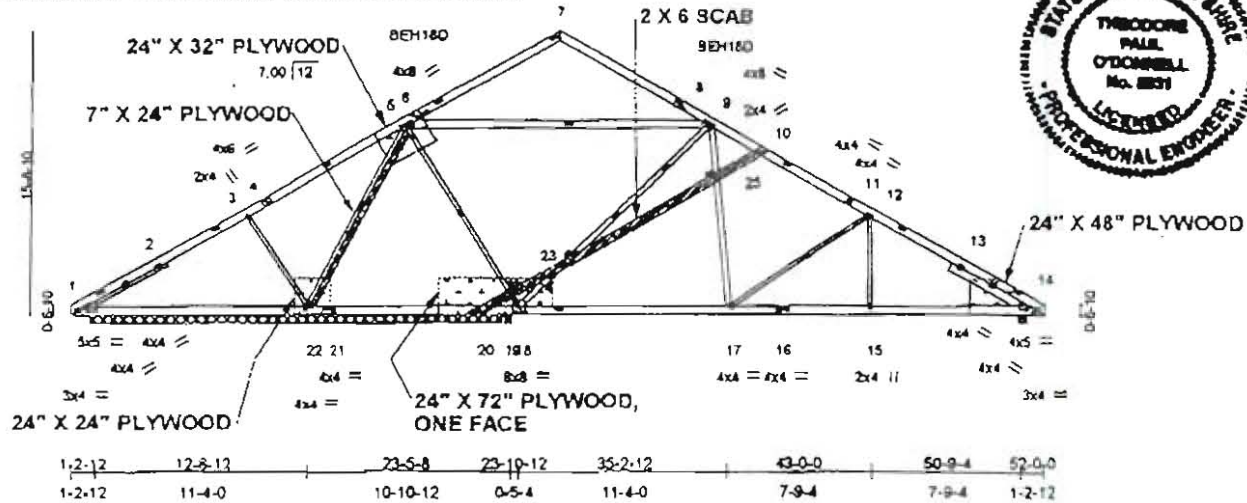
SPROWL BUILDING COMPONENTS, SEARSMONT, ME.

4.201 SR18 Sep 13 2000 MiTek Industries, Inc. Mon Oct 16 11:44:48 2000 Page 1



Scale = 1:122.2

CONDITION: REINFORCE THE TRUSS FOR BEARINGS AS SHOWN. INSERT NEW WEB & ATTACH PLYWOOD. ATTACH SCAB WITH MIN. 4 -12d NAILS AT EACH INTERSECTION.



SEE SHEET YT-HINGE-P FOR HINGE CAP PEAK CONNECTION DETAIL

ADD NEW MEMBER(S) AS SHOWN HATCHED. SEE LUMBER SPECIFICATIONS SECTION FOR PROPER SIZE AND GRADE. USE 2 x 4 #2 MIN.

Plate Offsets (X,Y): [1-0-2-0,0-2-8], [5-0-4-0,0-1-8], [8-0-0-11,0-1-2], [8-0-0-11,0-1-2], [14-0-2-15,0-2-0], [14-0-2-0,0-3-14], [18-0-4-0,0-4-9], [22-0-1-8,0-2-0]

LOADING (psf)	SPACING 2-0-0	CSI	DEFL in (loc) / defl	PLATES	GRIP
TCLL 42.0	Plates Increase 1.15	TC 0.77	Vert(LL) -0.09 14-15 >999	MI20	197/144
TCOL 7.0	Lumber Increase 1.15	BC 1.00	Vert(TL) -0.22 1-22 >707	MI18	141/138
BCLL 0.0	Rep Stress Incr YES	WB 0.85	Horz(TL) -0.06 1 n/a		
BCDL 10.0	Code BOCA/ANS95	(Matrix)	1st LC LL Min / defl = 360	Weight: 350 lb	

LUMBER	BRACING
TOP CHORD 2 X 6 SPF No.2	TOP CHORD
BOT CHORD 2 X 6 SPF No.2	Installation 1 Stabilizer(s) at 6-11-13 oc. [P]
WEBS 2 X 6 SPF No.2 "Except"	Permanent Sheathed or 4-1-0 oc purlins.
3-22 2 X 3 SPF No.2, 5-22 2 X 3 SPF No.2, 5-18 2 X 3 SPF 1650F 1.5E	BOT CHORD
9-18 2 X 4 SPF No.2, 9-17 2 X 4 SPF No.2, 12-17 2 X 3 SPF No.2	Installation 1 Stabilizer(s) at 12-4-8 oc.
12-15 2 X 3 SPF No.2, 6-22 2 X 4 SPF No.2	Permanent Rigid ceiling directly applied or 4-7-8 oc bracing.
SLIDER Left 2 X 3 SPF No.2 4-10-3, Right 2 X 6 SPF No.2 4-9-12	WEBS
	1 row(s) of 1 Stabilizer(s) at 1/2 pts. 5-22, 12-17, 5-9, 23-25

REACTIONS (lb/size) 1=523/22-0-0, 21=-131/22-0-0, 22=2200/22-0-0, 14=1739/0-5-8, 20=-357/22-0-0, 19=2134/0-3-8  
 Max Horz 14=-365(load case 2)  
 Max Uplift 1=126(load case 3), 21=-151(load case 5), 22=-514(load case 4), 14=-396(load case 4), 20=-357(load case 4), 19=-511(load case 4)  
 Max Grav 1=612(load case 5), 21=18(load case 3), 22=2200(load case 1), 14=1739(load case 1), 20=108(load case 4), 19=2134(load case 1)

FORCES (lb) - First Load Case Only  
 TOP CHORD 1-2=-275, 2-3=133, 3-4=229, 4-5=618, 5-8=-897, 6-7=-857, 7-8=-677, 8-9=-915, 9-10=-1356, 10-11=-1710, 11-12=-1764, 12-13=-2439, 13-14=-2629  
 BOT CHORD 1-22=116, 21-22=146, 20-21=146, 19-20=494, 18-19=494, 17-18=1304, 16-17=2110, 15-16=2110, 14-15=2110  
 WEBS 3-22=-882, 5-22=-1179, 5-24=-352, 18-24=-355, 18-23=-1414, 9-23=-1597, 9-25=724, 17-25=738, 12-17=-903, 12-15=176, 5-9=617, 23-24=-437, 20-24=-403, 23-25=-247, 10-25=-212

Continued on page 2



October 17, 2000

**WARNING - Verify design parameters and READ NOTES ON THIS AND REVERSE SIDE BEFORE USE.**

Design valid for use only with MiTek connectors. This design is based only upon parameters shown, and is for an individual building component to be installed and loaded vertically. Applicability of design parameters and proper incorporation of component is responsibility of building designer, not truss designer. Bracing shown is for lateral support of individual web members only. Additional temporary bracing to insure stability during construction is the responsibility of the erector. Additional permanent bracing of the overall structure is the responsibility of the building designer. For general guidance regarding fabrication, quality control, storage, delivery, erection and bracing, consult D11-88 Quality Standard, D11-88 Bracing Specification, and M11-91 Handling, Installing and Bracing Recommendation available from First State Institute, 343 O'Connell Drive, Madison, WI 53719.





Job	Truss	Truss Type	Qty	Ply	
R46511	C	ROOF TRUSS	4	1	Y1378934

(optional)

SPROWL BUILDING COMPONENTS, SEARSMONT, ME.

4.201 SR1 e Sep 13 2000 MiTek Industries, Inc. Mon Oct 16 11:44:46 2000 Page 2

**NOTES**

- 1) This truss has been checked for unbalanced loading conditions.
- 2) This truss has been designed for the wind loads generated by 90 mph winds at 25 ft above ground level, using 5.0 psf top chord dead load and 5.0 psf bottom chord dead load, 25 mi from hurricane oceanfront, on an occupancy category I, condition I enclosed building, of dimensions 45 ft by 24 ft with exposure C ASCE 7-93 per BOCA/ANSI 95. If and verticals exist, they are not exposed to wind. If cantilevers exist, they are exposed to wind. If porches exist, they are not exposed to wind. The lumber DOL increase is 1.33, and the plate grip increase is 1.33.
- 3) As requested, plates have not been designed to provide for placement tolerances or rough handling and erection conditions. It is the responsibility of the fabricator to increase plate sizes to account for these factors.
- 4) All plates are M120 plates unless otherwise indicated.
- 5) Provide mechanical connection (by others) of truss to bearing plate capable of withstanding 126 lb uplift at joint 1, 151 lb uplift at joint 21, 514 lb uplift at joint 22, 396 lb uplift at joint 14, 357 lb uplift at joint 20 and 511 lb uplift at joint 19.
- 6) This truss has been designed with ANSVTP1 1-1995 criteria.
- 7) For bracing specified, use MiTek Stabilizer(tm) Truss Bracing System (or Equivalent), attached per The Stabilizer Truss Bracing System Installation Guide. Cross bracing required at each end and at these spacings: Webs: 20-0-0; TC: Inst. 20-0-0; BC: Inst. 20-0-0.
- 8) Where diaphragm blocking is required at pitch breaks, Stabilizers may be replaced with wood blocking.

LOAD CASE(9) Standard

**ATTACH 1/2" PLYWOOD GUSSETS (APA RATED SHEATHING 32/16 EXP 1) TO EACH FACE OF TRUSS W/ CONSTRUCTION QUALITY ADHESIVE AND 12d COMMON WIRE NAILS (.131" DIA. X 3.25") (DRIVEN THRU & CLINCHED) PER THE FOLLOWING NAIL SCHEDULE:**

2 x 3's - 2 ROWS @ 2.5" O.C.	2 x 8's - 5 ROWS @ 2.5" O.C.
2 x 4's - 2 ROWS @ 2.5" O.C.	2 x 10's - 7 ROWS @ 2.5" O.C.
2 x 6's - 4 ROWS @ 2.5" O.C.	2 x 12's - 8 ROWS @ 2.5" O.C.

**WARNING - Verify design parameters and READ NOTES ON THIS AND REVERSE SIDE BEFORE USE.**

Design valid for use only with MiTek connectors. This design is based only upon parameters shown, and is for an individual building component to be installed and loaded vertically. Applicability of design parameters and proper incorporation of component is responsibility of building designer, not truss designer. Bracing shown is for lateral support of individual web members only. Additional temporary bracing to insure stability during construction is the responsibility of the erector. Additional permanent bracing of the overall structure is the responsibility of the building designer. For general guidance regarding fabrication, quality control, storage, delivery, erection and bracing, consult Q&T-88 Quality Standard, D&B-89 Bracing Specification, and H&E-91

**MiTek**  
MiTek®

P. 02/03

330 629 8040 TO SPROWL

OCT 17 '00 13:56 FR MITEK YOUNGSTOWN



**SPROWL BUILDING COMPONENTS INC.**

P.O. Box 130  
Searsmont, Maine 04973  
(207) 342-5211 • 800-439-5211  
Fax (207) 342-5713

November 3, 2000

Mr. Mike J. Nugent  
City of Portland  
Inspection Services Manager  
City Hall Room 315  
389 Congress Street  
Portland, ME 04101

Dear Mr. Nugent:

To clarify my letter of October 26, 2000, regarding the roof trusses on lot 170, Milton Street, Portland, Maine. The field repair drawing we furnished to Custom Built Homes of Maine addresses the actual conditions of the truss in question as installed ie:

- The bearing on one side of the truss is elongated because the truss actually bears on an exterior wall transferring loads through that wall to the foundation.
- The intermediate bearing shown on the original truss drawing has been eliminated.
- Live and dead loads from the adjacent shorter span truss have now been accounted for.

Please refer to the field repair drawing which clearly states all design loads, lists the load cases and shows the bearing locations as they exist. If you have any questions, please call.

Sincerely,



Peter J. Sieben  
Vice President

Cc: Custom Built Homes of Maine



Applicant: Custom Built Homes of ME Date: 7/7/00

Address: Lot #170 Milton St C-B-L: 333-E-39

CHECK-LIST AGAINST ZONING ORDINANCE

Date - NEW

Zone Location - R-2

Interior or corner lot -

Proposed Use/Work - New single family with attached garage <sup>24 x 25</sup>

Sevage Disposal - city

Lot Street Frontage - 50' min - 92' shown

Front Yard - 25' min - 25.5' shown

Rear Yard - 25' min - 25.5' shown

Side Yard - 12' req 16' & 25' shown

Projections - deck on rear <sup>12' x 12'</sup> left side - front chimney

Width of Lot - 80' min - 92' shown

Height - 35' MAX - 1 story - 19.5' scaled

Lot Area - 10,000 sq ft min - 10,044 sq ft shown

Lot Coverage/ Impervious Surface - 20% or 2008.8 sq ft Allowed

Area per Family - 10,000 sq ft

Off-street Parking - 2 req - 2 shown

Loading Bays - N/A

Site Plan - Mm of / mm of #20000133

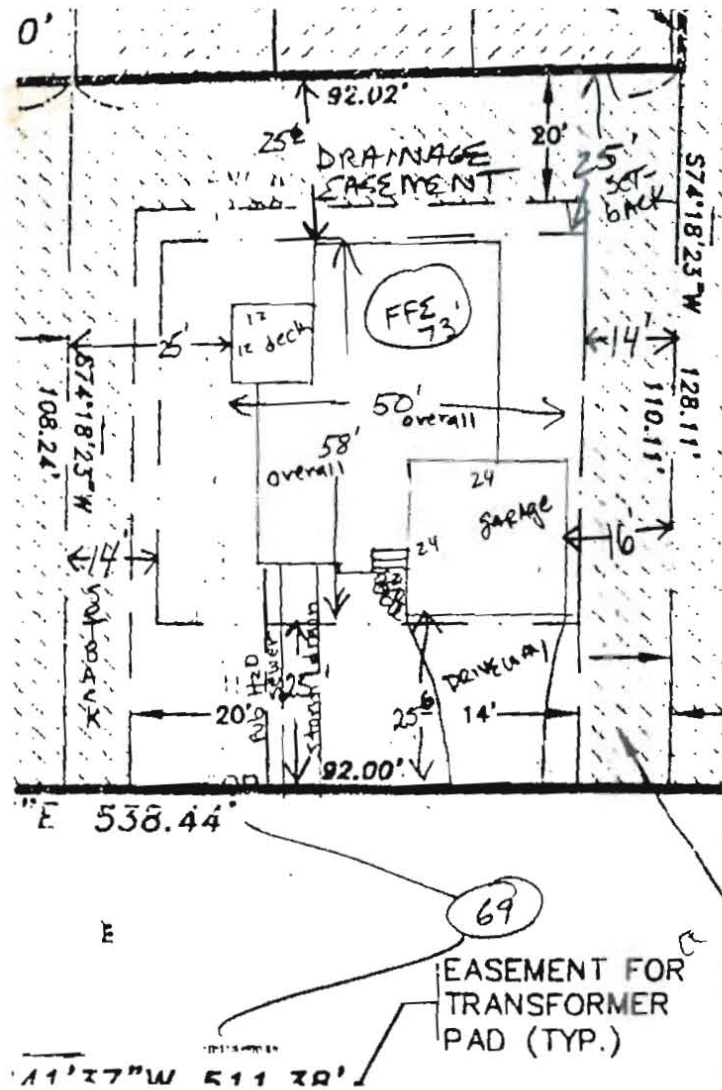
Shoreland Zoning/ Stream Protection - N/A

Flood Plains - Panel 1 of 17 zone C

Drainage easements around Bldg

24 x 24	=	576 sq ft
12' x 12'	=	144 sq ft
28 x 22	=	616 sq ft
28 x 22	=	616 sq ft
		<hr/>
		1952 sq ft

LOT 170 MILTON ST.  
 PORTLAND  
 10,044 sq. ft.



Setbacks -  
 Front + Rear 25'  
 sides 12' + 14'  
 \* reflects easement



- NR Roof rafters - Design (2305.15) spans
- X Roof decking and sheathing (2305.15.1) 5/8" boards and (2307.3) (Table 2307.3.1(2))
- SA Roof trusses (2313.3.1)
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_

**Roof Coverings (Chapter 15)**

- X Approved materials (1404.1)
- X Performance requirement (1505)
- X Fire classification (1506)
- X Material and installation requirements (1507)
- NR Roof structures (1510.0)
- NR Type of covering (1507)
- X 1508 Flashing of 1506

**Chimneys and Fireplaces  
BOCA Mechanical/1993**

- SA Masonry (1206.0)
- SA Factory - built (1205.0)
- SA Masonry fireplaces (1404)
- SA Factory - built fireplace (1403)
- SA NFPA 211

**Mechanical  
1993 BOCA Mechanical Code**

- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

### Load Design Criteria

Floor live load sleeping	<u>30 PSF</u>	<u>X</u>
Floor live load non sleeping	<u>40 PSF</u>	<u>X</u>
Roof live load	<u>42 PSF</u>	<u>X</u>
Roof snow load	<u>40 PSF</u>	<u>X</u>
Seismic Zone	<u>2</u>	<u>X</u>
Weathering area	<u>S</u>	<u>X</u>
Frost line depth	<u>4' MIN</u>	<u>X</u>

### Glazing (Chapter 24)

- SA \_\_\_\_\_ Labeling (2402.1)
- \_\_\_\_\_ Louvered window or jalousies (2402.5)
- \_\_\_\_\_ Human impact loads (2405.0)
- 1 \_\_\_\_\_ Specific hazardous locations (2405.2)
- \_\_\_\_\_ Sloped glazing and skylights (2404)

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

### Private Garages (Chapter 4)

- SA \_\_\_\_\_ General (407)
- \_\_\_\_\_ Beneath rooms (407.3)
- \_\_\_\_\_ Attached to rooms (407.4)
- \_\_\_\_\_ Door sills (407.5)
- \_\_\_\_\_ Means of egress (407.8)
- \_\_\_\_\_ Floor surface (407.9)

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



### Egress (Chapter 10)

- ~~X~~ One exit from dwelling unit (1010.2)
- ~~SA~~ Sleeping room window (1010.4)
- ~~X~~ EXIT DOOR (1017.3) 32" W 80" H
- ~~X~~ Landings (1014.3.2) stairway
- ~~NA~~ Ramp slope (1016.0)
- ~~SA~~ Stairways (1014.3) 36" W
- ~~I~~ Treads (1014.6) 10" min.
- ~~I~~ Riser (1014.6) 7 3/4" max.
- ~~I~~ Solid riser (1014.6.1)
- ~~NA~~ Winders (1014.6.3)
- ~~NA~~ Spiral and Circular (1014.6.4)
- ~~SA~~ Handrails (1022.2.2.) Ht.
- ~~I~~ Handrail grip size (1022.2.4) 1 1/4" to 2"
- ~~I~~ Guards (1012.0) 36" min.
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_

### Smoke Detectors (920.3.2)

- ~~SA~~ Location and interconnection
- ~~I~~ Power source

### Dwelling Unit Separation Table 602

~~NA~~

Electrical  
NFPA # ~~70~~



CITY OF PORTLAND  
Planning and Urban Development Department

MEMORANDUM

TO: Joseph E. Gray, Jr., Director of Planning and Urban Development  
Alexander Jaegerman, Chief Planner

FROM: James Seymour, Acting Development Review Coordinator

DATE: April 5, 1995

SUBJECT: Disclaimer Statement of Existing Poorly Drained Areas

It is the responsibility of the lot owner/homebuilder to assess drainage and provide for appropriate stormwater management design and engineering in an area which has evidence of poor hydrologic soil conditions, and/or a history of poor drainage, ponding, or soils saturation due to topography, fluctuation of seasonal ground water tables creating surface flooding, or as a result from rainfall events or snow/ice melts. The City of Portland is not responsible for resolving the drainage of land areas which could be described in any one of the above conditions.

The City of Portland Development Review Coordinator reviews lot grading for all single family homes to assure that field elevations will conform to the grades which exist at the abutting property line or to the grades which have been previously approved at the abutting property lines. The construction standards require that final foundation elevations be provided on site plans which are a minimum of 2 1/2 feet higher than street grades established at the frontage of the lot and provide positive drainage away from the entire foundation perimeter, including garage, and all basement accesses (ie. bulkheads, doorways and windows). As long as these standards are strictly enforced, most water problems on single family lots will be avoided. However, in locations with clear evidence of hydric soils, the following note shall be placed on all approved site plans:

"The city of Portland Development Review Coordinator has reviewed and approved this plan. The lot is located in an areas that is subject to seasonal conditions of saturation by surface or groundwater. Approval of this plan does not constitute a guarantee that no water problems will be experienced by the homeowners in this vicinity. Homeowners are advised to exercise care and diligence to ensure that their home and yard is adequately constructed and graded for localized drainage conditions."



CITY OF PORTLAND, MAINE  
PUBLIC NOTICE

To All Building Permit Applicants and/or Contractors:

Effective immediately all temporary erosion control measures as shown on submitted site plans or as made part of a conditional approval of a site plan shall be installed, maintained, and inspected for proper functioning. Erosion control measures include but are not limited to silt fencing hay bales, stone check dams, earthen berms, stone lined swales, riprap embankments, riprap inlet/outlets of any pipe channel or culvert, sodded or grass strips, hay mulch cover on exposed soils, jute matting or erosion control blanket/matting, geotextile grids or webbing, and any provision approved by the City Engineer or Development Review Coordinator to decrease erosion or sedimentation.

All temporary and permanent erosion control measures shall be in conformance with the Maine Erosion and Sediment Control Handbook for construction: Best Management Practices as published by Cumberland County SWCD and the Maine Department of Environmental Protection. Consistent failure to install, maintain, or construct in an acceptable manner will result in a stop work order on the building permit. All erosion control measures shall be established in proposed areas of disturbed soils resulting from construction activities prior to actual construction unless a specific deadline has been made a condition of approval or agreed to by a Public Works Engineer or the Development Review Coordinator.

Effective immediately any request for Certificate of Occupancy will be denied if the above measures have not been addressed or completed. Only under extreme conditions, due to weather, shall the omission of the erosion control standards be included on the conditions for a Certificate of Occupancy, otherwise the request for a Certificate will be refused.

The City of Portland Planning Department and Public Works Department consider Erosion and Sediment Control Planning to be an absolutely necessary initial construction activity that requires as much attention and enforcement as building construction. For the protection of sensitive waterbodies, undisturbed lands, neighboring properties, established vegetated areas, and municipal drainage systems please pay careful attention to erosion and sediment control measures and conform to the notes, details, and conditions of approval as noted on your approved site plan. These controls must be installed and maintained continuously throughout the construction period. The City may inspect the site at any time to ensure compliance, and violations could result in work stoppage orders as indicated above.

We appreciate your prompt compliance with these requirements.

CITY OF PORTLAND, MAINE  
DEVELOPMENT REVIEW APPLICATION  
PLANNING DEPARTMENT PROCESSING FORM  
ADDENDUM

20000133

I. D. Number

Custom Built Homes Of Maine

Applicant

27 Main Street, Windham, ME 04062

Applicant's Mailing Address

Custom Built Homes of Maine

Consultant/Agent

892-3149

Applicant or Agent Daytime Telephone, Fax

7/3/00

Application Date

Lot 170 Milton St. Extension

Project Name/Description

Milton St

Address of Proposed Site

333 E039

Assessor's Reference: Chart-Block-Lot

---

DRC Conditions of Approval

---

Planning Conditions of Approval

---

Inspections Conditions of Approval

1. This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
2. There are drainage easements around the rear and sides of this property. They shall not be disturbed without written approvals.  
Any future home owners shall be notified of these drainage easements.
3. Please note and pass on to the future homeowner that with the construction of this building, maximum lot coverage is nearing a maximum.
4. Separate permits shall be required for future decks, sheds, pool, and/or garage.

---

Fire Conditions of Approval

**CITY OF PORTLAND, MAINE  
DEVELOPMENT REVIEW APPLICATION  
PLANNING DEPARTMENT PROCESSING FORM**

20000133  
I. D. Number

**Custom Built Homes Of Maine**

Applicant  
27 Main Street, Windham, ME 04062  
Applicant's Mailing Address  
Custom Built Homes of Maine  
Consultant/Agent  
892-3149  
Applicant or Agent Daytime Telephone, Fax

7/3/00  
Application Date  
Lot 170 Milton St. Extension  
Project Name/Description

Milton St  
Address of Proposed Site  
333 E039  
Assessor's Reference: Chart-Block-Lot

Proposed Development (check all that apply):  
 Office    Retail    Manufacturing    New Building    Warehouse/Distribution    Building Addition    Parking Lot    Change Of Use    Residential    Other (specify) attached garage

Proposed Building square Feet or # of Units   10044 sq ft   Acreage of Site   R-2 zone   Zoning

**Check Review Required:**

Site Plan (major/minor)    Subdivision # of lots \_\_\_\_\_    PAD Review    14-403 Streets Review  
 Flood Hazard    Shoreland    Historic Preservation    DEP Local Certification  
 Zoning Conditional Use (ZBA/PB)    Zoning Variance    Other \_\_\_\_\_

Fees Paid:   Site Plan   \$3,000.00   Subdivision   \_\_\_\_\_   Engineer Review   \_\_\_\_\_   Date: 7/3/00

**Inspections Approval Status:**

Reviewer Marge Schmuckal

Approved    Approved w/Conditions see attached    Denied

Approval Date 7/7/00   Approval Expiration \_\_\_\_\_   Extension to \_\_\_\_\_    Additional Sheets Attached

Condition Compliance \_\_\_\_\_  
signature \_\_\_\_\_ date \_\_\_\_\_

Performance Guarantee    Required\*    Not Required

\* No building permit may be issued until a performance guarantee has been submitted as indicated below

<input type="checkbox"/> Performance Guarantee Accepted	_____	_____	_____
	date	amount	expiration date
<input type="checkbox"/> Inspection Fee Paid	_____	_____	
	date	amount	
<input type="checkbox"/> Building Permit Issued	_____		
	date		
<input type="checkbox"/> Performance Guarantee Reduced	_____	_____	_____
	date	remaining balance	signature
<input type="checkbox"/> Temporary Certificate of Occupancy	_____	<input type="checkbox"/> Conditions (See Attached)	
	date		
<input type="checkbox"/> Final Inspection	_____	_____	
	date	signature	
<input type="checkbox"/> Certificate Of Occupancy	_____		
	date		
<input type="checkbox"/> Performance Guarantee Released	_____	_____	
	date	signature	
<input type="checkbox"/> Defect Guarantee Submitted	_____	_____	_____
	submitted date	amount	expiration date
<input type="checkbox"/> Defect Guarantee Released			



CITY OF PORTLAND, MAINE  
DEVELOPMENT REVIEW APPLICATION  
PLANNING DEPARTMENT PROCESSING FORM  
ADDENDUM

20000133  
I. D. Number

Custom Built Homes Of Maine

Applicant

27 Main Street, Windham, ME 04062

Applicant's Mailing Address

Custom Built Homes of Maine

Consultant/Agent

892-3149

Applicant or Agent Daytime Telephone, Fax

160 Milton St

Address of Proposed Site

333 E039

Assessor's Reference: Chart-Block-Lot

7/3/00

Application Date

Lot 170 Milton St. Extension

Project Name/Description

---

DRC Conditions of Approval

Approved subject to site plan review condition of approval sheet.

All damage to sidewalk, curb, street, or public utilities shall be repaired to City of Portland standards prior to issuance of a Certificate of Occupancy.

Two (2) City of Portland approved species and size trees must be planted on your street frontage prior to issuance of a Certificate of Occupancy.

Your new street address is now 160 Milton Street,

, the number must be displayed on the street frontage of your house prior to issuance of a Certificate of Occupancy.

The Development Review Coordinator (874-8300 ext.8722) must be notified five (5) working days prior to date required for final site inspection. Please make allowances for completion of site plan requirements determined to be incomplete or defective during the inspection. This is essential as all site plan requirements must be completed and approved by the Development Review Coordinator prior to issuance of a Certificate of Occupancy. Please schedule any property closing with these requirements in mind.

Show all utility connections: water, sanitary, sewer, storm drain, electric, telephone, cable.

A sewer permit is required for you project. Please contact Carol Merritt at 874-8300, ext . 8828. The Wastewater and Drainage section of Public Works must be notified five (5) working days prior to sewer connection to schedule an inspector for your site.

As-built record information for sewer and stormwater service connections must be submitted to Public Works Engineering Section (55 Portland Street) and approved prior to issuance of a Certificate of Occupancy.

The building contractor shall check the subdivision recording plat for pre-determined first floor elevation and establish the first floor elevation (FFE) and sill elevation (SE) to be set above the finish street/curb elevation to allow for positive drainage away from entire footprint of building.

The site contractor shall establish finish grades at the foundation, bulkhead and basement windows to be in conformance with the first floor elevation (FFE) and sill elevation (SE) set by the building contractor to provide for positive drainage away from entire footprint of building.

The Development Review Coordinator reserves the right to require additional lot grading or other drainage improvements as necessary due to field conditions.

The applicant shall coordinate with Diversified Properties Inc. for the rear and side yard grading to insure compliance with the approved subdivision plan (Drawing No 5, last revised 2-17-00)

The applicant shall be responsible for all erosion control measures including, but not limited to, silt fence, haybales, and stabilized entrance.

---

Planning Conditions of Approval

---

Inspections Conditions of Approval

1. This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
2. There are drainage easements around the rear and sides of this property. They shall not be disturbed without written approvals.  
Any future home owners shall be notified of these drainage easements.
3. Please note and pass on to the future homeowner that with the construction of this building, maximum lot coverage is nearing a maximum.
4. Separate permits shall be required for future decks, sheds, pool, and/or garage.

---

Fire Conditions of Approval

## Foundations (Chapter 18)

### Wood Foundation (1808)

- ~~NA~~ Design
- ~~NA~~ Installation

### Footings (1807.0)

- Depth below (outside) grade 4' minimum;  
but below frost line except for insulated footings.
- ~~NA~~ Insulated footing provided
- Soil bearing value (table 1804.3)
- Footing width
- Concrete footing (1810.0) .3.1, 3.2
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_

### Foundation Walls

- Design (1812.1)
- Minimum thickness Tables 1812.3.2.(1) & 1812.3.2.(2)
- ~~SA~~ Water proofing and damp proofing Section 1813
- Sill plate (2305.17)
- ~~SA~~ Anchorage bolting in concrete (2305.17)
- Columns (1912)
- ~~NA~~ Crawl space (1210.2) Ventilation
- ~~SA~~ Crawl opening size (1210.2.1)
- ~~SA~~ Access to crawl and attic space (1211.0)
- \_\_\_\_\_

### Floors (Chapter 16-23)

- Joists - Non sleeping area I.L40PSF (Table - 1606)
- Joists - Sleeping area LL30PSF (Table - 1606)
- Grade
- Spacing
- Span
- Girder 4" bearing 2305.6.1

### Floors (contd.)

- ~~SA~~ Bearing (1 1/2" minimum on wood or steel 3" on masonry) and lapped (3") 2305.2
- ~~SA~~ Bridging (2305.16)
- ~~SA~~ Boring and notching (2305.5.1)
- ~~SA~~ Cutting and notching (2305.3)
- ~~SA~~ Fastening table (2305.2)
- ~~NA~~ Floor trusses (AFPANDS Chapter 35)
- ~~X~~ Draft stopping (721.7)
- ~~X~~ Framing of openings (2305.11) (2305.12)
- ~~X~~ Flooring - (2304.4) 1" solid - 1/2" particle board
- ~~SA~~ Concrete floors (1905) 3 1/2" 6 mil polyethylene vapor retarder
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_

### Wall Construction (Chapter 2300)

- ~~X~~ Design (1609) wind loads
- ~~X~~ Load requirements
- ~~X~~ Grade
- ~~SA~~ Fastening schedule (Table 2305.2)
- ~~X~~ Wall framing (2305.4.1)
- ~~SA~~ Double top plate (2305.4.2)
- ~~X~~ Bottom plates: (2305.4.3)
- ~~SA~~ Notching and boring: (2305.4.4) studs
- ~~X~~ Non load bearing walls (2305.5)
- ~~SA~~ Notching and boring (2305.5.1)
- ~~X~~ Wind bracing (2305.7)
- ~~X~~ Wall bracing required (2305.8.1)
- ~~X~~ Stud walls (2305.8.3)
- ~~X~~ Sheathing installation (2305.8.4)
- ~~X~~ Minimum thickness of wall sheathing (Table 2305.13)
- ~~NA~~ Metal construction
- ~~NA~~ Masonry construction (Chapter 21)
- ~~X~~ Exterior wall covering (Chapter 14)
- ~~X~~ Performance requirements (1403)
- ~~X~~ Materials (1404)
- ~~NA~~ Veneers (1405)
- ~~X~~ Interior finishes (Chapter 8)

### Roof-Ceiling Construction (Chapter 23)



CITY OF PORTLAND, MAINE  
 DEVELOPMENT REVIEW APPLICATION  
 PLANNING DEPARTMENT PROCESSING FORM

20000133  
 I. D. Number

Custom Built Homes Of Maine  
 Applicant  
 27 Main Street, Windham, ME 04062  
 Applicant's Mailing Address  
 Custom Built Homes of Maine  
 Consultant/Agent  
 892-3149  
 Applicant or Agent Daytime Telephone, Fax

7/3/00  
 Application Date  
 Lot 170 Milton St. Extension  
 Project Name/Description

160 Milton St  
 Address of Proposed Site  
 333 E039  
 Assessor's Reference: Chart-Block-Lot

Proposed Development (check all that apply):  New Building  Building Addition  Change Of Use  Residential  
 Office  Retail  Manufacturing  Warehouse/Distribution  Parking Lot  Other (specify) attached garage  
 Proposed Building square Feet or # of Units 10044 sq ft Acreage of Site R-2 zone Zoning

Check Review Required:

Site Plan (major/minor)  Subdivision # of lots  PAD Review  14-403 Streets Review  
 Flood Hazard  Shoreland  Historic Preservation  DEP Local Certification  
 Zoning Conditional Use (ZBA/PB)  Zoning Variance  Other

Fees Paid: Site Plan \$3,000.00 Subdivision Engineer Review Date: 7/3/00

DRC Approval Status:

Reviewer Steve Bushey

Approved  Approved w/Conditions see attache  Denied

Approval Date 7/8/00 Approval Expiration 7/8/01 Extension to  Additional Sheets Attached

Condition Compliance Steve Bushey 7/8/00  
 signature date

Performance Guarantee  Required\*  Not Required

\* No building permit may be issued until a performance guarantee has been submitted as indicated below

Performance Guarantee Accepted date amount expiration date  
 Inspection Fee Paid date amount  
 Building Permit date  
 Performance Guarantee Reduced date remaining balance signature  
 Temporary Certificate Of Occupancy date  Conditions (See Attached)  
 Final Inspection date signature  
 Certificate Of Occupancy date  
 Performance Guarantee Released date signature  
 Defect Guarantee Submitted submitted date amount expiration date  
 Defect Guarantee Released date signature

This perfects