

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

Permit No: 04-1545	Issue Date:	CBL: 336 E070001
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Location of Construction: 65 Buca Run	Owner Name: Morris Jeffery N &	Owner Address: 65 Buca Run	Phone: 878-5539
Business Name:	Contractor Name: Robert Morris	Contractor Address: 65 Veranda Street Portland	Phone: 2072339239
Lessee/Buyer's Name	Phone:	Permit Type: Garages - Attached	Zone:

Past Use: Single family home	Proposed Use: Single family home w/new 26'x26' 2 car garage w/ family room over	Permit Fee: \$516.00	Cost of Work: \$55,000.00	CEO District: 5
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: Type	

Proposed Project Description: Build new 26'x26' 2 car garage w/ family room over	Signature:	Signature:
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)		
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Condition <input type="checkbox"/> Denied		
Signature:	Date:	

Permit Taken By: dmm	Date Applied For: 10/13/2004	Zoning Approval		
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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..	Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zon <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Date:	Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Us <input type="checkbox"/> Interpretatio <input type="checkbox"/> Approved <input type="checkbox"/> Denied Date:	Historic Preservation <input type="checkbox"/> Not in District or Landma <input type="checkbox"/> Does Not Require Revie <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Condition <input type="checkbox"/> Denied Date:
	Signature: _____ Date: _____		

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 APPLICAN	ADDRESS	DATE	PHO
RESPONSIBLE PERSON IN CHARGE OF WORK, TIT		DATE	PHO

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Business Name:	Contractor Name: Robert Morris	Contractor Address: 65 Veranda Street Portland	Phone 2072339239
Lessee/Buyer's Name	Phone:	Permit Type: Garages - Attached	Zone:

Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Jeanine Bourke **Approval Date:** 11/08/2004
Note: 11/01/04 spoke w/Robert M. About site plan requirement for garage on DRC approval for permit #98-0801. He **Ok to Issue:**
will submit.
11/8 Robert came in and met w/Jay R. About the site plan requirements & it was approved.

- 1) The full site plan review & fee for this garage was waived by this department and the DRC approved the site plan from the original subdivision with some minor changes.
- 2) As discussed w/Robert M., the front setback is very close to the 25' requirement. A survey may be required to verify compliance with the code.
- 3) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Jeanine Bourke **Approval Date:** 11/08/2004
Note: 11/01/04 per phone call w/Robert M. Additional notes written on plans per the code. **Ok to Issue:**

- 1) A hardwired, battery back up smoke detector must be installed in the family room
- 2) The design load spec sheets for any engineered beam(s) must be submitted to this office.
- 3) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.
- 4) Separate permits are required for any electrical, plumbing, or heating.

Comments:

10/25/2004-ldobson: Tracy Morris stopped in Robert Morris is away you can reach her with any ?'s @ 791-6283

CERTIFICATION

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SIGNATURE OF APPLICAN

ADDRESS

DATE

PHO

RESPONSIBLE PERSON IN CHARGE OF WORK, TIT

DATE

PHO

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

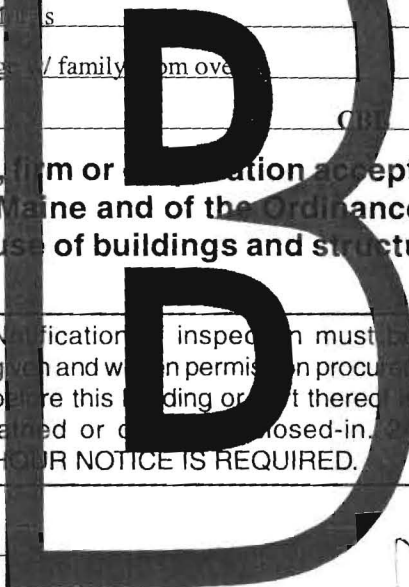
Please Read Application And Notes, If Any, Attached

BUILDING INSPECTION PERMIT

PERMIT ISSUED
NOV 9 2004
Permit Number: 041545
CITY OF PORTLAND

This is to certify that Morris Jeffery N &/Robert M
has permission to Build new 26'x26' 2 car garage / family room over
AT 65 Buca Run CD# 336 E070001

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 written permission procured before this building or part thereof is altered 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. _____
Health Dept. _____
Appeal Board _____
Other _____
Department Name

Jeannie Bouke 11/8/04
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

11/18/04 Footings - First Wall / Setbacks - OK
Setbacks measured from line between
Pins set out by owner - OK to pour
(Note that Setback XACTLY 25' from
lead edge of footing to property line)

1/24/05 Close in inspection. checked plumbing, framing and electrical.
OK. to close in job

City of Portland, Maine - Building or Use Permit

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

Permit No: 04-1545	Date Applied For: 10/13/2004	CBL: 336 E070001
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Location of Construction: 65 Buca Run	Owner Name: Morris Jeffery N &	Owner Address: 65 Buca Run	Phone: () 878-5539
Business Name:	Contractor Name: Robert Morris	Contractor Address: 65 Veranda Street Portland	Phone: (207) 233-9239
Lessee/Buyer's Name	Phone:	Permit Type: Garages - Attached	

Proposed Use: Single family home w/new 26'x26' 2 car garage w/ family room over	Proposed Project Description: Build new 26'x26' 2 car garage w/ family room over
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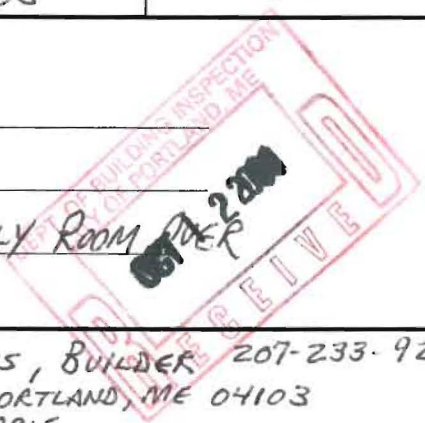
Comments:

10/25/2004-ldobson: Tracy Morris stopped in Robert Morris is away you can reach her with any ?'s @ 791-6283

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>65 BUCA RUN</u>		
Total Square Footage of Proposed Structure <u>676 SF</u>	Square Footage of Lot <u>19,081 SF</u>	
Tax Assessor's Chart, Block & Lot Chart# Block# Lot#	Owner: <u>JEFF AND TRACEY MORRIS</u>	Telephone: <u>207-878-5539</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>207 233 9239</u> <u>ROBERT P. MORRIS</u> <u>65 VERANDA ST</u> <u>PORTLAND, ME 04103</u>	Cost Of Work: \$ <u>55,000</u> Fee: \$ <u>000</u>
Current use: <u>SINGLE FAMILY HOME</u>		
If the location is currently vacant, what was prior use: _____		
Approximately how long has it been vacant: _____		
Proposed use: <u>26' x 26' 2 CAR GARAGE w/ FAMILY ROOM OVER</u>		
Project description: <u>GARAGE ADDITION</u>		
Contractor's name, address & telephone: <u>ROBERT P. MORRIS, BUILDER 207-233-9239</u> <u>65 VERANDA ST, PORTLAND, ME 04103</u>		
Who should we contact when the permit is ready: <u>ROBERT MORRIS</u>		
Mailing address: <u>SAME</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>207-233-9239</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>Robert P Morris</u>	Date: <u>10/12/04</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.

Current Owner Information

Card Number	1 of 1
Parcel ID	336 E070001
Location	65 BUCA RUN
Land Use	SINGLE FAMILY
Owner Address	MORRIS JEFFERY N & TRACY R JTS 65 BUCA RUN PORTLAND ME 04103
Book/Page	14340/26
Legal	336-E-70 BUCA RUN 63-65 LOT #20 BUCA RUN 19081 SF

Valuation Information

Land	Building	Total
\$34,230	\$101,850	\$136,080

Property Information

Year Built 1998	Style Colonial	Story Height 2	Sq. Ft. 1632	Total Acres 0.438		
Bedrooms 3	Full Baths 2	Half Baths 1	Total Rooms 6	Attic None	Basement Full	

Outbuildings

Type	Quantity	Year Built	Size	Grade	Condition
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Sales Information

Date 11/27/1998	Type LAND + BLDING	Price \$132,000	Book/Page 14340-026
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Picture and Sketch

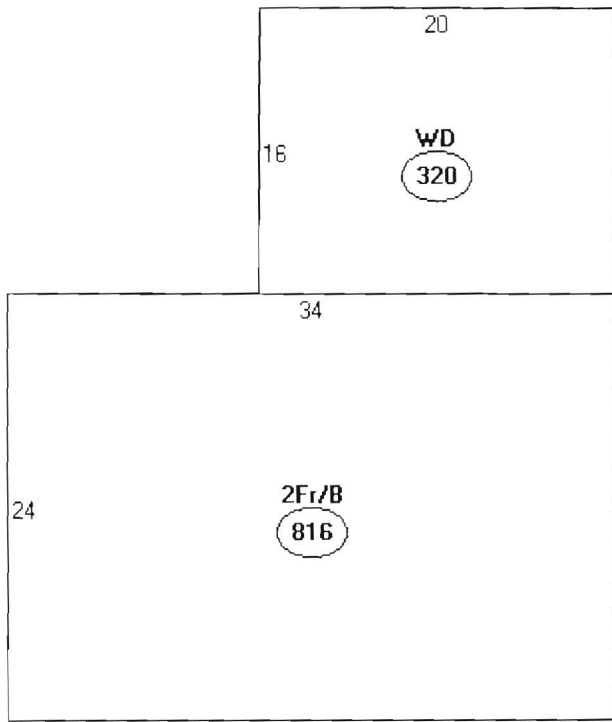
[Picture](#) [Sketch](#) [Tax Map](#)

[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: 2Fr/B
816 sqft

B: WD
320 sqft

> 1,136 SF
676 New Garage

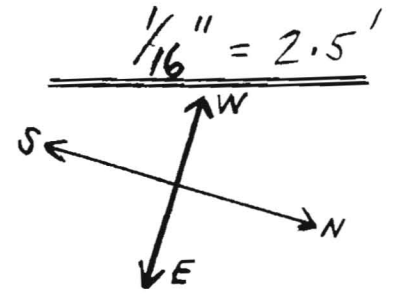
1,812

OK

Lot 19,081
x 20%
3,816.2 SF

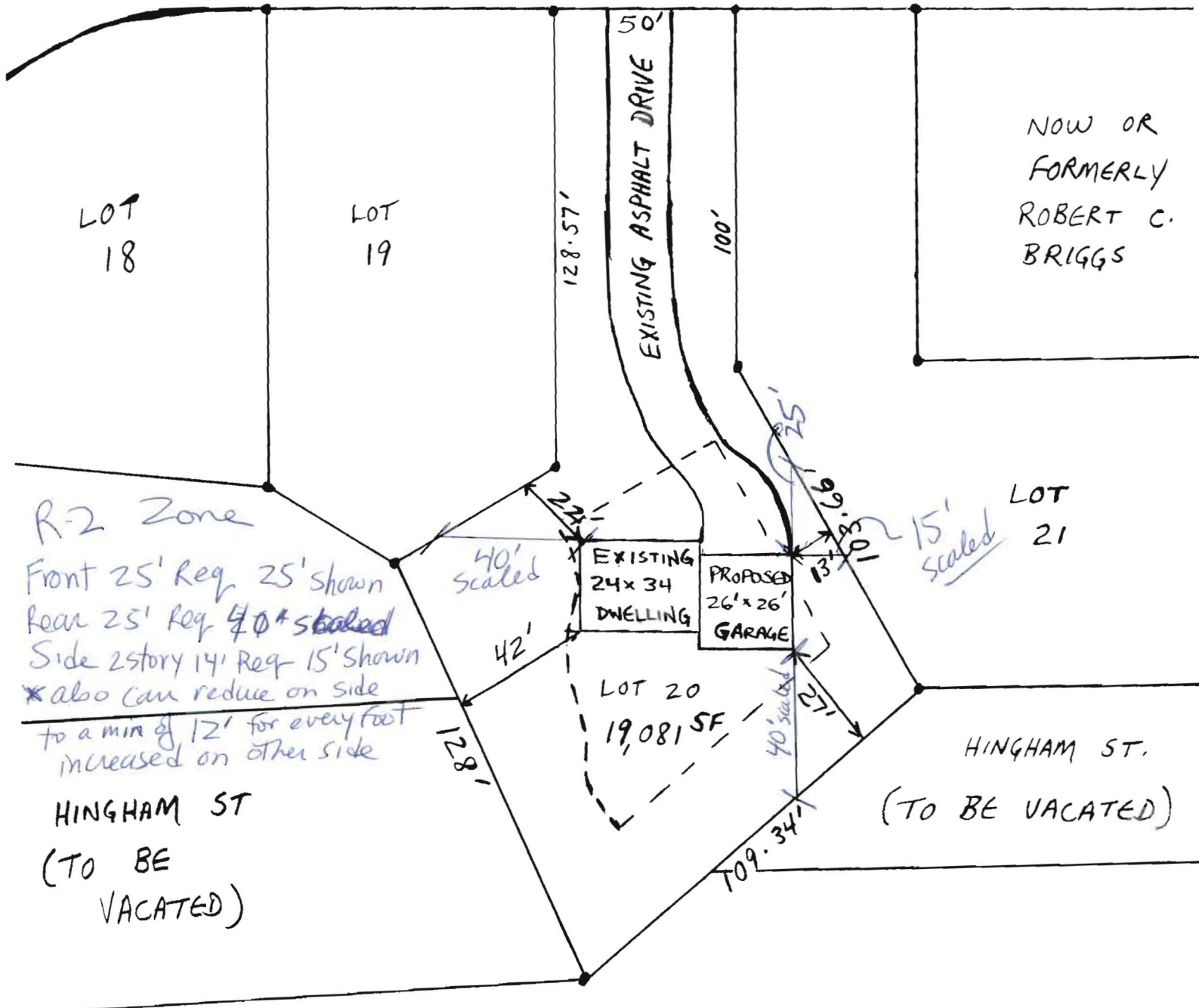
PLOT PLAN / SITE PLAN
 FOR PROPOSED 26' x 26'
 1 1/2 STORY 2 CAR GARAGE
 ADDITION w/ FULL DORMER -
 AT 65 BUCA RUN

SCALE :



BUCA RUN

(FORMERLY BRAINTREE STREET)
 EXTRACTED FROM AMENDED RECORDING PLAT (APPROVED SUBDIVISION)



R-2 Zone
 Front 25' Req. 25' shown
 Rear 25' Req. 40' * scaled
 Side 2 story 14' Req. 15' shown
 * also can reduce on side
 to a min of 12' for every foot
 increased on other side

HINGHAM ST
 (TO BE VACATED)

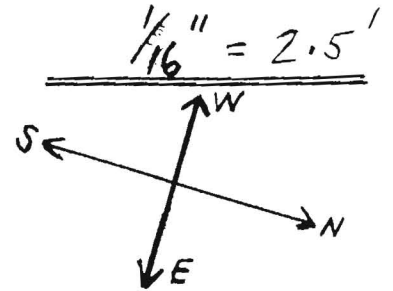
HINGHAM ST.
 (TO BE VACATED)

CITY OF PORTLAND
APPROVED SITE PLAN
Subject to Dept. Conditions
Date of Approval: 11-8-04

PLOT PLAN / SITE PLAN

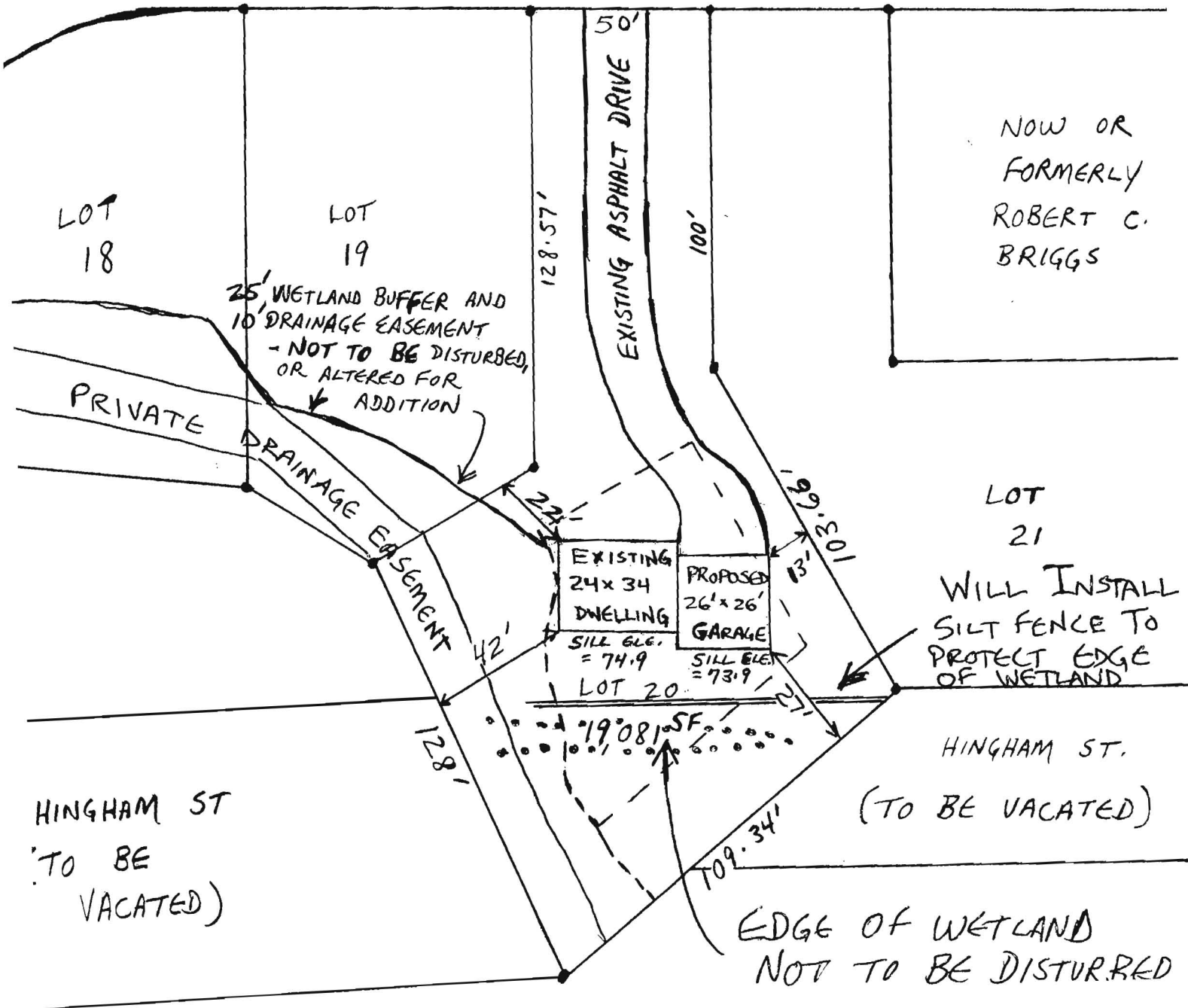
FOR PROPOSED 26' x 26'
1 1/2 STORY 2 CAR GARAGE
ADDITION w/ FULL DORMER -
AT 65 BUCA RUN

SCALE :



SURVEYED BY EDWARD M. LAWRENCE M.P.L.S. # 2189
BUCA RUN

(FORMERLY BRAINTREE STREET)
EXTRACTED FROM AMENDED RECORDING PLAT (APPROVED SUBDIVISION)



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

19980065

I. D. Number

Company Name: Storm Built Homes of Maine

Applicant

Address: Main St, Windham, ME 04062

Applicant's Mailing Address

Applicant Name: John McCarthy

Consultant/Agent

Phone: 2-3149

Applicant or Agent Daytime Telephone, Fax

6/17/98

Application Date

Buca Run (Lot #20)

Project Name/Description

65 Buca Run

Address of Proposed Site

336-E-070

Assessor's Reference: Chart-Block-Lot

DRC Conditions of Approval

Approved subject to Site Plan Review (Addendum) Conditions of Approval:

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 65 Buca Run

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.

A drainage plan shall be submitted to and approved by Development Review Coordinator showing first floor elevation (FFE), sill elevation (SE), finish street/curb elevation, lot grading, existing and proposed contours, drainage patterns and paths, drainage swales, grades at or near abutting property lines, erosion control devices and locations and outlets for drainage from the property.

The Development Review Coordinator reserves the right to require additional lot grading or other drainage

Eroded soil shall be contained on-site. A crushed stone construction entrance shall be installed at the curb cut.

The lowest building opening elevation is 14.3 pursuant to the subdivision plat.

Swales are required on each side of the drive beginning 50' from the road right of way directing runoff to the drainage course to the back of the lot. The excavator shall coordinate this work with the DRC prior to performing the work.

Future garage shall require submission of a site plan to the City.

Permit #
98-0801

Planning Conditions of Approval

Inspections Conditions of Approval

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

19980065
I. D. Number

Custom Built Homes of Maine

Applicant

27 main St, Windham, ME 04062

Applicant's Mailing Address

Dan McCarthy

Consultant/Agent

892-3149

Applicant or Agent Daytime Telephone, Fax

6/17/98

Application Date

Buca Run (Lot #20)

Project Name/Description

65 Buca Run

Address of Proposed Site

336-E-070

Assessor's Reference: Chart-Block-Lot

1. There shall be no building outside the prescribed building window without specific written authority from the Planning Division.
2. The minimum sill elevation shall be 74.9' and the lowest bldg opening shall be 73.4'. Any change shall require written authority from the Planning Div.
3. Separate permits shall be required for future decks, sheds, pool and/or garage.

Fire Conditions of Approval

Permit #
98-0801

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.

A Pre-construction Meeting will take place upon receipt of your building permit.

- 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

Robert P. Mandy
Signature of Applicant/Designee

11/8/04
Date

James Banta
Signature of Inspections Official

11/8/04
Date

CBL: 336-E-70 Building Permit #: 04-1545

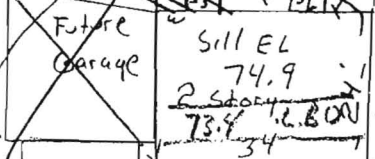
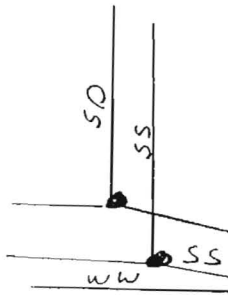
Scale 1" = 30'
Lowest Building Opening
N 73.4'

DRAINAGE EASEMENT

Permit #
98-0801

Lot 201

63.32
169.34



Silt Fence

25' Buffer MRPA

30' Drainage Easement

DRIVEWAY

Lot 19

73

73

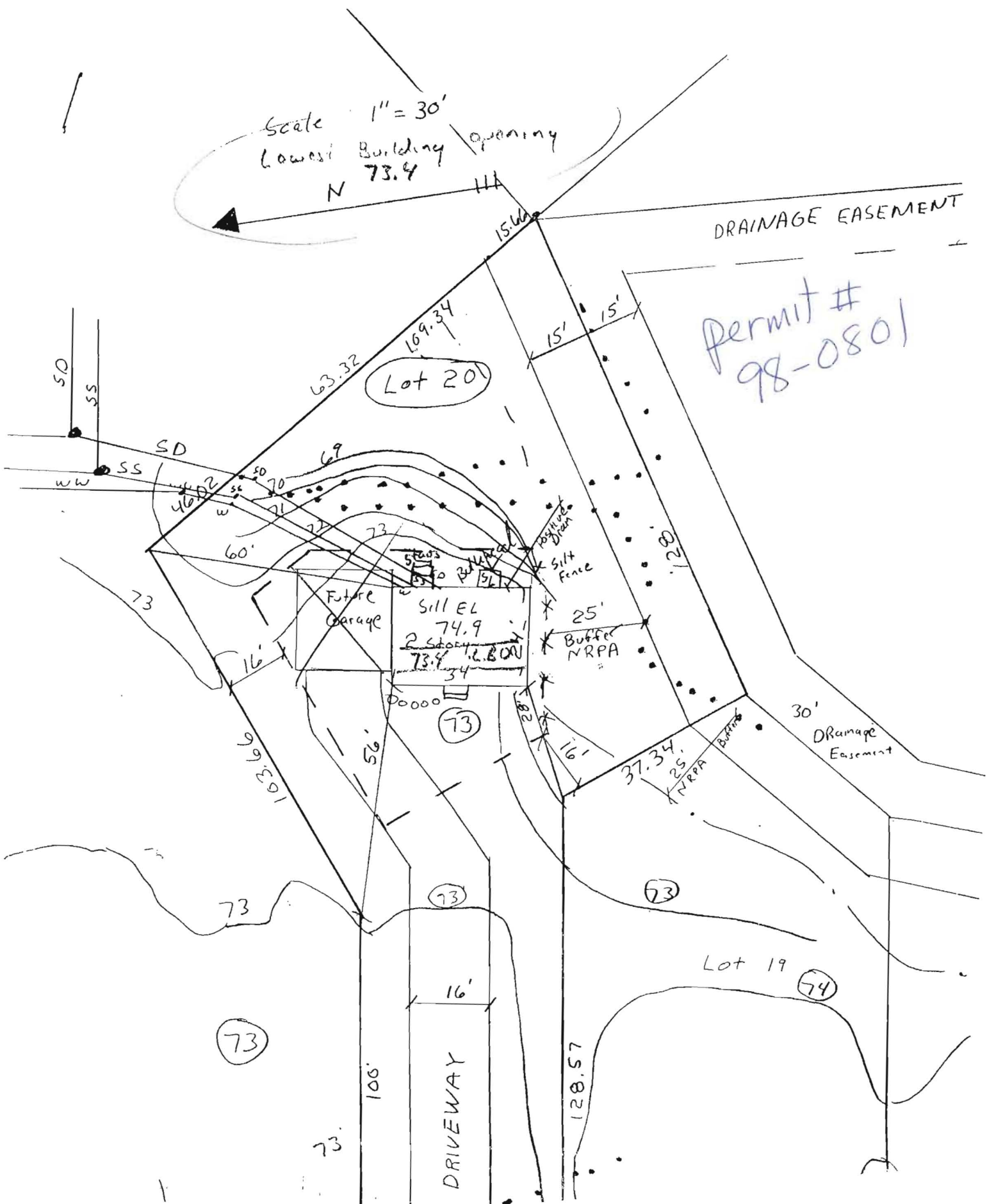
73

74

100'

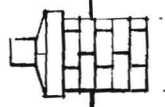
128.57

73



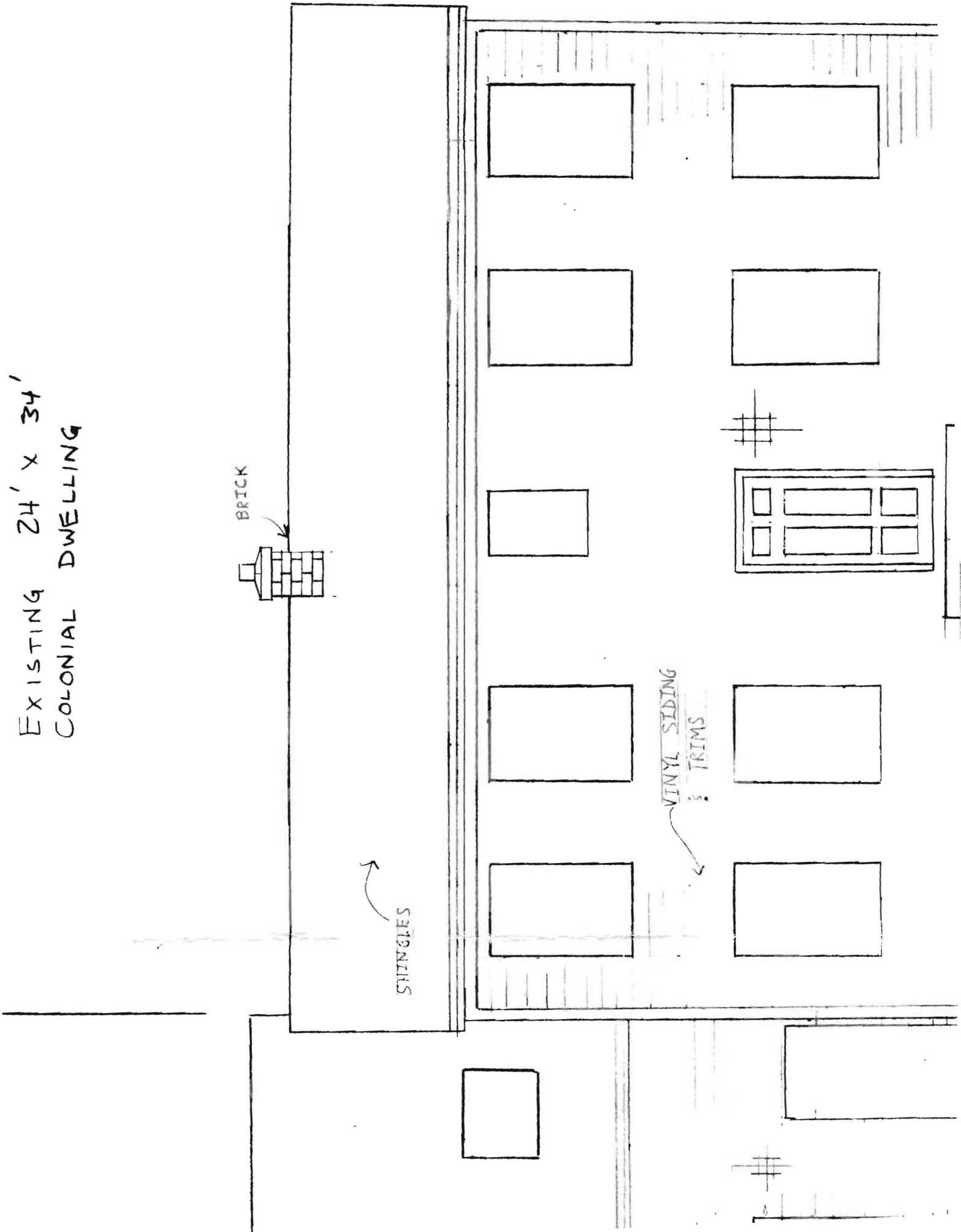
EXISTING 24' X 34'
COLONIAL DWELLING

BRICK



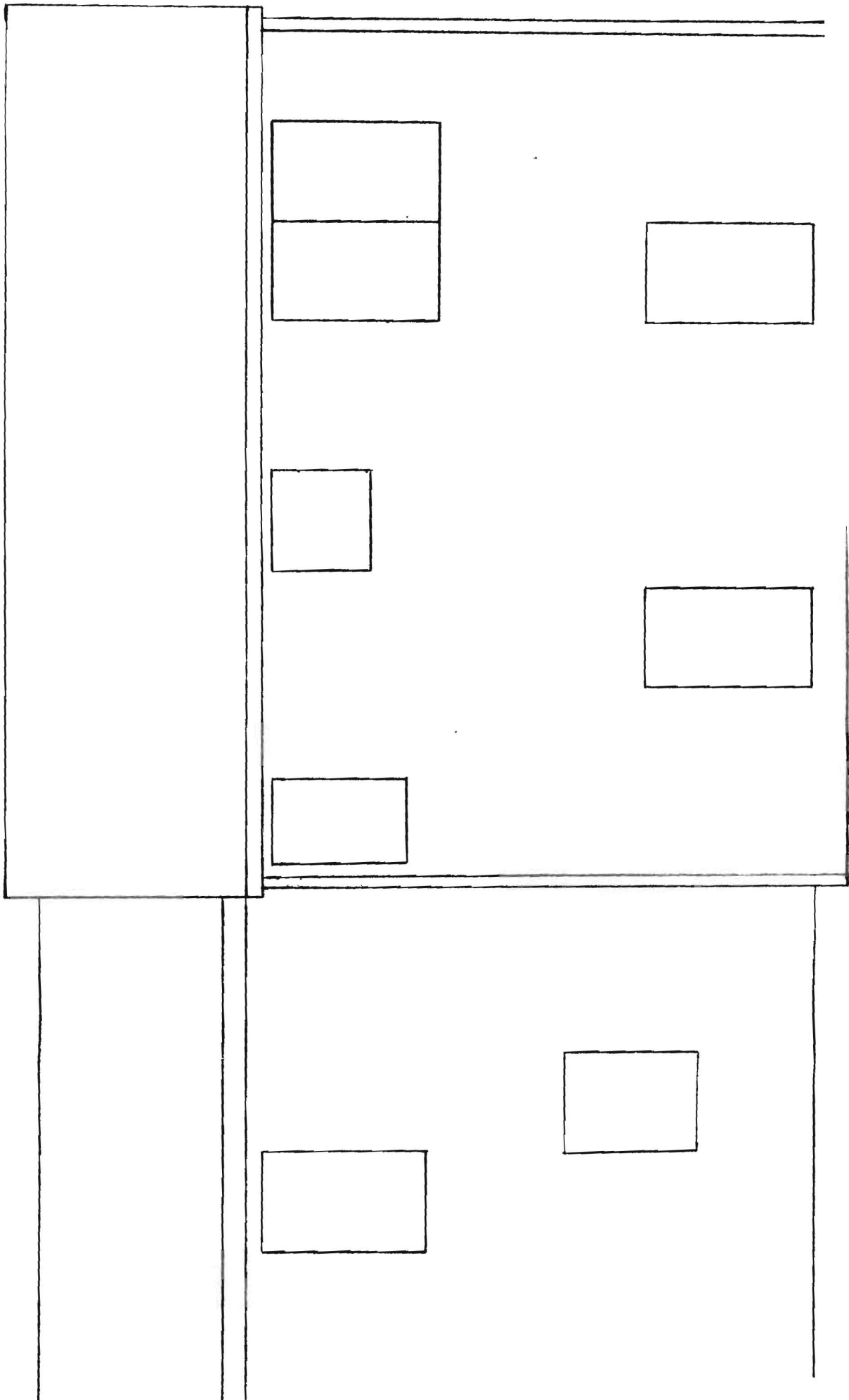
SHINGLES

VINYL SIDING
& TRIMS



PROPOSED 2-CAR GARAGE

26' x 26'

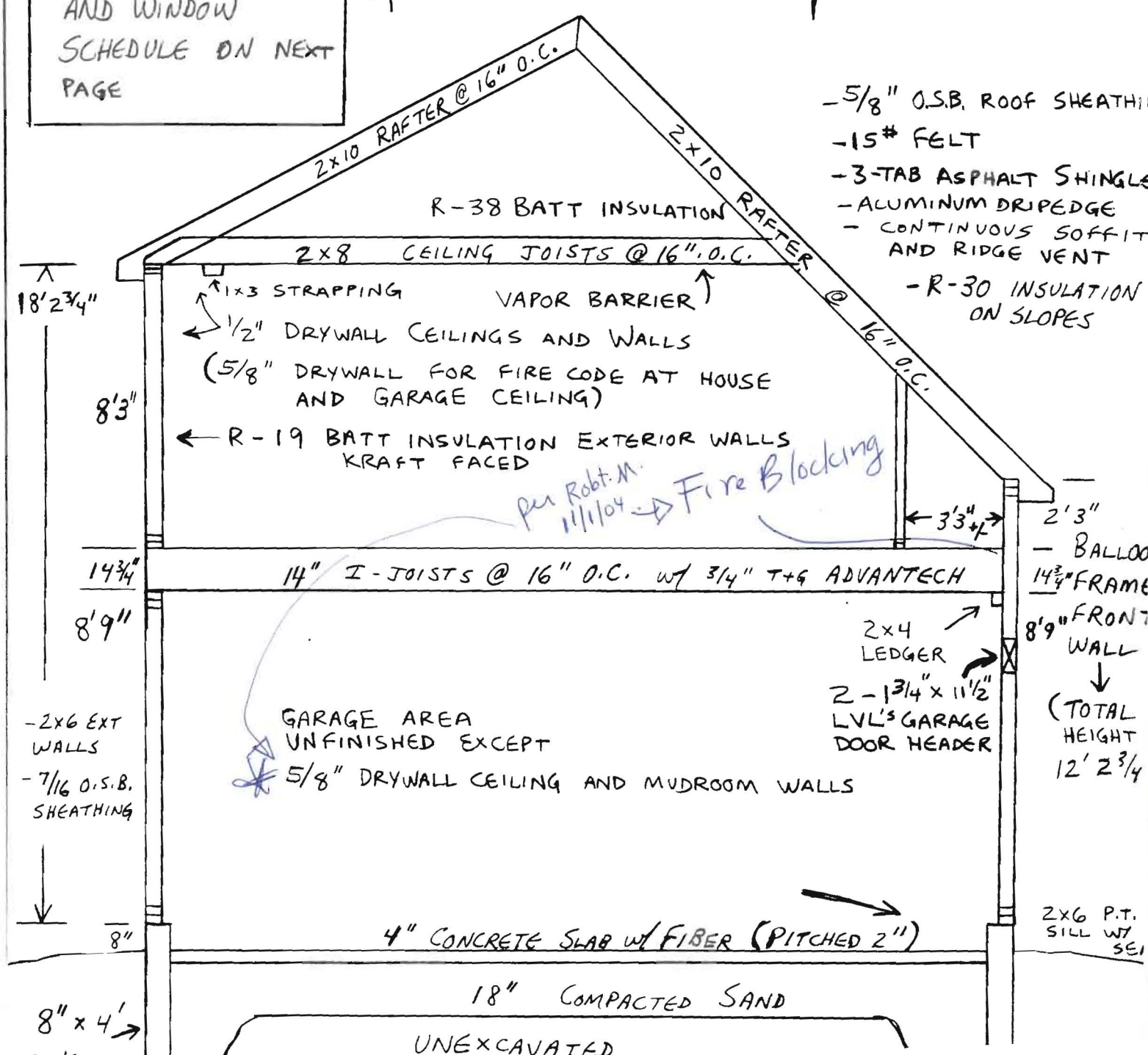


6-PANEL STEEL THERMA TRVE FROM GARAGE TO MUD ROOM W/ SELF CLOSING HINGES -
 GARAGE OVERHEAD DOOR - 16' X 8' STEEL INSULATED W/ ELECTRIC OPENER

2ND LEVEL DOOR AND WINDOW SCHEDULE ON NEXT PAGE



- 5/8" O.S.B. ROOF SHEATHING
- 15# FELT
- 3-TAB ASPHALT SHINGLE
- ALUMINUM DRIPEDGE
- CONTINUOUS SOFFIT AND RIDGE VENT
- R-30 INSULATION ON SLOPES



R-38 BATT INSULATION

2x8 CEILING JOISTS @ 16" O.C.

2x10 RAFTER @ 16" O.C.

2x10 RAFTER @ 16" O.C.

18' 2 3/4"

8' 3"

14 3/4"

8' 9"

- 2x6 EXT WALLS
 - 7/16 O.S.B. SHEATHING

1x3 STRAPPING
 1/2" DRYWALL CEILINGS AND WALLS
 (5/8" DRYWALL FOR FIRE CODE AT HOUSE AND GARAGE CEILING)

VAPOR BARRIER

R-19 BATT INSULATION EXTERIOR WALLS KRAFT FACED

per Robt. M. 11/11/04 -> Fire Blocking

14" I-JOISTS @ 16" O.C. W/ 3/4" T+G ADVANTECH

GARAGE AREA UNFINISHED EXCEPT

5/8" DRYWALL CEILING AND MUDROOM WALLS

2x4 LEDGER
 2-1 3/4" x 11 1/2" LVL'S GARAGE DOOR HEADER

2' 3"
 - BALLOO
 14 3/4" FRAME
 8' 9" FRONT WALL
 (TOTAL HEIGHT 12' 2 3/4")

4" CONCRETE SLAB W/ FIBER (PITCHED 2")

2x6 P.T. SILL W/ SEI

18" COMPACTED SAND

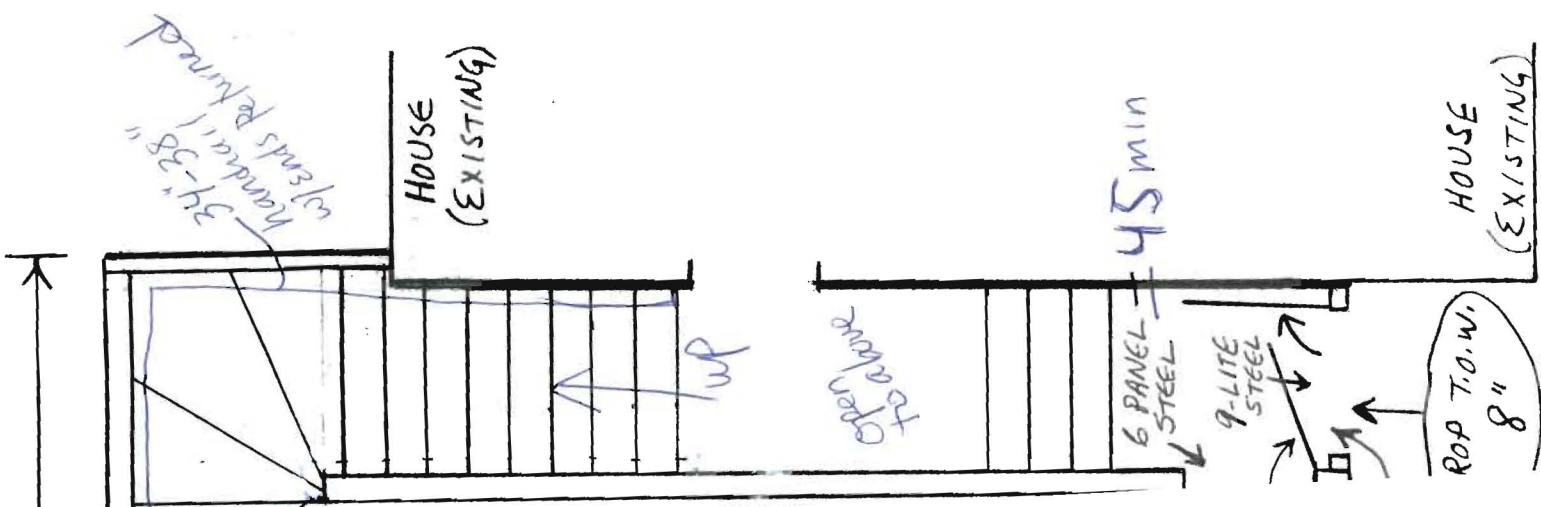
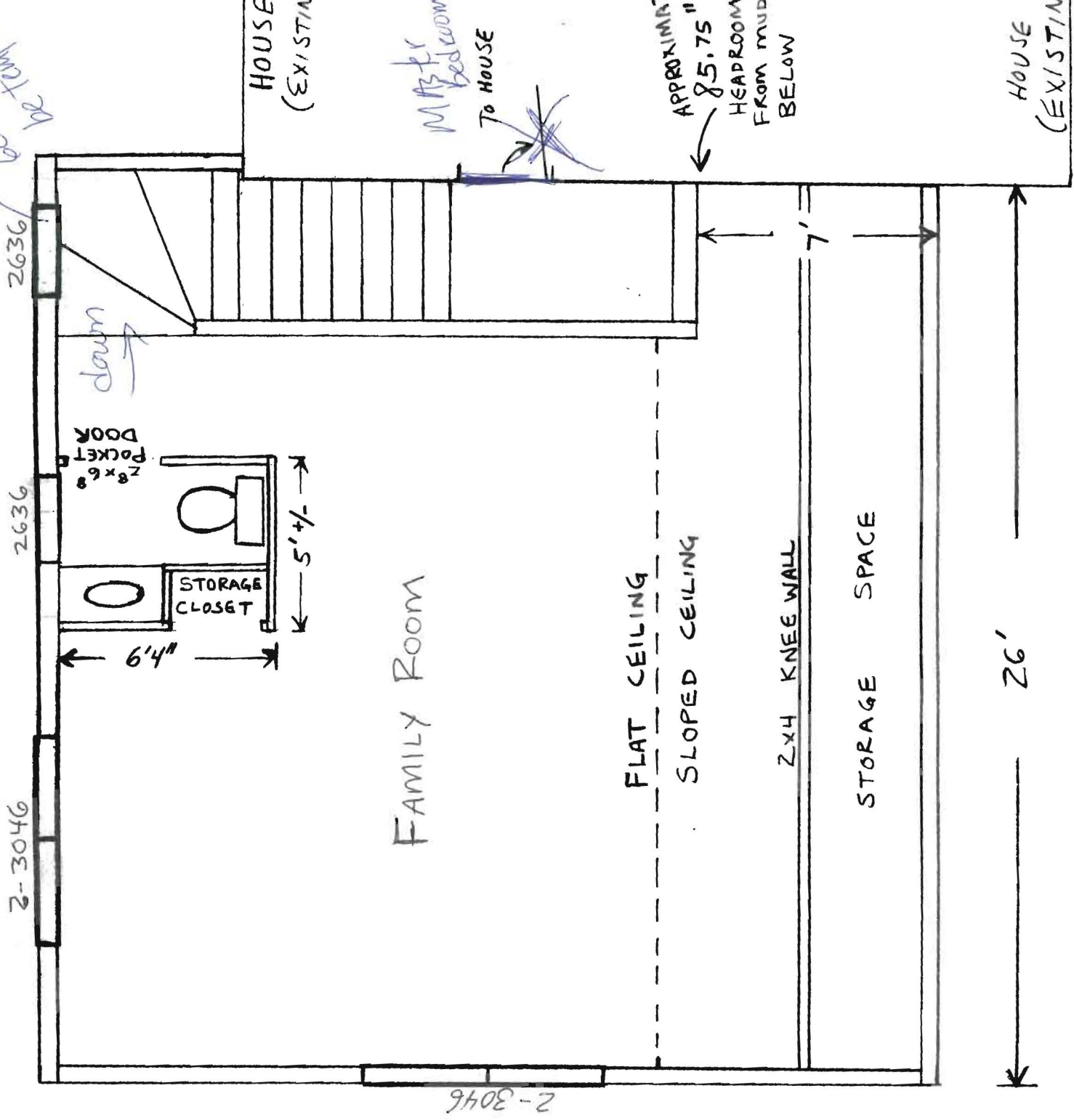
UNEXCAVATED

8" x 4' CONC.

SIDE ELEVATION

ROOM FOR 3' x 18" VANITY
OR PEDESTAL SINK

60" MUST BE TEMPERED
IF BEING



2ND



CITY OF PORTLAND, MAINE
Department of Building Inspections

10.12 20 04

Received from

Robert Morris Builders-

Location of Work

65 Busca Run-

Cost of Construction

\$ 55,000

Permit Fee

\$ 516

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

Other

CBL:

336 E 70

Check #:

Total Collected \$

516

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