

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



# CITY OF PORTLAND

# BUILDING PERMIT

PERMIT ISSUED

MAR 18 2011

This is to certify that DAVID MOORE

Located At 86 WALL

City of Portland

Job ID: 2011-03-524-ALTR

CBL: 340 - -J - 003 - 001 - - - -

has permission to 36 sf addition and 72" x 80" window

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statues of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of the buildings and structures, and of the application on file in the department.

Notification of inspection and written permission procured before this building or part thereof is lathed or otherwise closed-in. 48 HOUR NOTICE IS REQUIRED.

A final inspection must be completed by owner before this building or part thereof is occupied. If a certificate of occupancy is required, it must be

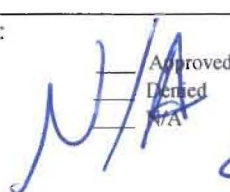
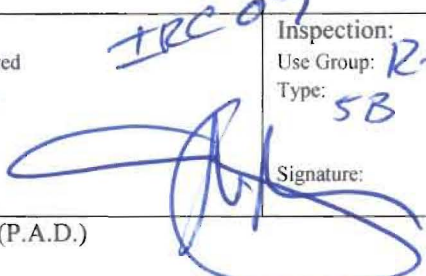
Fire Prevention Officer


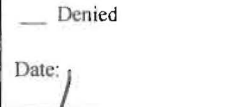

Code Enforcement Officer / Plan Reviewer

**THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY.  
PENALTY FOR REMOVING THIS CAR**

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

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

Job No: 2011-03-524-ALTR	Date Applied: 2/28/2011	CBL: 340 - - J - 003 - 001 - - - - -	
Location of Construction: 86 WALL ST	Owner Name: DAVID MOORE	Owner Address: 86 WALL ST PORTLAND, ME - MAINE 04103	Phone:  City of Portland
Business Name:	Contractor Name: Moore, David	Contractor Address:	Phone: 779-1829
Lessee/Buyer's Name:	Phone:	Permit Type: BLDG - Building	Zone: R-3
Past Use: Single Family Dwelling	Proposed Use: Same: Single Family Dwelling - To add 36 sq ft addition to accommodate for 72" x 80" new patio door - also a 35" x 84" window will be added	Cost of Work: 2,000.00	CEO District:
		Fire Dept:  Approved Denied N/A	Inspection: Use Group: R-3 Type: SB
		Signature: 	Signature: 
Proposed Project Description: Single Family / Alterations		Pedestrian Activities District (P.A.D.)	

Permit Taken By: Gayle	<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 informatin may invalidate a building permit and stop all work.</p>	<b>Special Zone or Reviews</b> <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetlands <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <input type="checkbox"/> Maj <input type="checkbox"/> Min <input type="checkbox"/> MM Date: 	<b>Zoning Appeal</b> <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied Date: 	<b>Historic Preservation</b> <input checked="" type="checkbox"/> Not in Dist or Landmark <input type="checkbox"/> Does not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied Date: 
	CERTIFICATION 3/10/11		

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 appication 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	PHON

5-2-11

NOT Ready ~~LLD~~



Received  
PDF  
66 2/24/11

# General 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>86 WALL ST. Portland, ME</u>		
Total Square Footage of Proposed Structure/Area	Square Footage of Lot	Number of Stories <u>2</u>
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot#  <u>340      5      003</u>	Applicant * <u>must be owner, Lessee or Buyer</u> * Name <u>DAVID MOORE</u> Address <u>86 WALL ST.</u> City, State & Zip <u>Portland, ME 04103</u>	Telephone: <u>(207) 749-1329</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>1,200</u> C of O Fee: \$ _____ Total Fee: \$ <u>40,000</u>
Current legal use (i.e. single family) <u>single family</u> Number of Residential Units _____ If vacant, what was the previous use? _____ Proposed Specific use: <u>SAME</u> Is property part of a subdivision? <u>No</u> If yes, please name _____ Project description: <u>36 sq/ft addition to accomodate for 72" x 80" new patio door. Also a 35" x 34" window will be added.</u>		
Contractor's name: <u>HOMEOWNER - DAVID MOORE</u>		<b>RECEIVED</b> FEB 28 2011 Dept. of Building Inspections City of Portland Maine
Address: _____		
City, State & Zip _____		
Who should we contact when the permit is ready: _____		
Mailing address: _____		

Please submit all of the information outlined on the applicable Checklist. Failure to do so will result in the automatic denial of your permit.

In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information or to download copies of this form and other applications visit the Inspections Division on-line at [www.portlandmaine.gov](http://www.portlandmaine.gov), or stop by the Inspections Division office, room 315 City Hall or call 874-8703.

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: David Moore      Date: 2.22.2011

This is not a permit; you may not commence ANY work until the permit is issued

PERMIT ISSUED



PORTLAND MAINE  
City of Portland

*Strengthening a Remarkable City, Building a Community for Life* • [www.portlandmaine.gov](http://www.portlandmaine.gov)

Director of Planning and Urban Development  
Penny St. Louis

Job ID: 2011-03-524-ALTR

Located At: 86 WALL

CBL: 340 - - J - 003 - 001 - - - -

### **Conditions of Approval:**

#### **Zoning**

1. This permit is being approved on the basis of plans submitted along with the additional setback information you gave me by phone on 3/10/11. Any deviations shall require a separate approval before starting that work.
2. This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
3. Separate permits shall be required for future decks, sheds, pools, and/or garages.
4. 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.

#### **Building**

1. Separate permits are required for any electrical, plumbing, sprinkler, fire alarm HVAC systems, heating appliances, commercial hood exhaust systems and fuel tanks.
2. Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

PERMIT ISSUED

MAR 18 2011

## BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

or email: [buildinginspections@portlandmaine.gov](mailto:buildinginspections@portlandmaine.gov)

City of Portland

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the city of Portland Inspections Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.**
  - **Permits expire in 6 months. If the project is not started or ceases for 6 months.**
  - **If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue.**
1. Close-in inspection for framing, plumbing, electrical required.
  2. Final inspection required upon completion of work.

The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OF CIRCUMSTANCES.

IF THE PERMIT REQUIRES A CERTIFICATE OF OCCUPANCY, IT MUST BE PAID FOR AND ISSUED TO THE OWNER OR DESIGNEE BEFORE THE SPACE MAY BE OCCUPIED.

R-3

WALL REMOVAL

35' - confirmed per owner  
3/8/11  
(2)

Front: N/A  
REAR: 25' min  
35' given

Side yd on A  
side Street  
20' min -  
27' shown

N27°14'37"W  
100.00'

27' per phone  
call from owner  
3/10/11

2 Story  
Dwelling

Proposed  
Addition

Removing these  
walls.

93 1/2"

174"

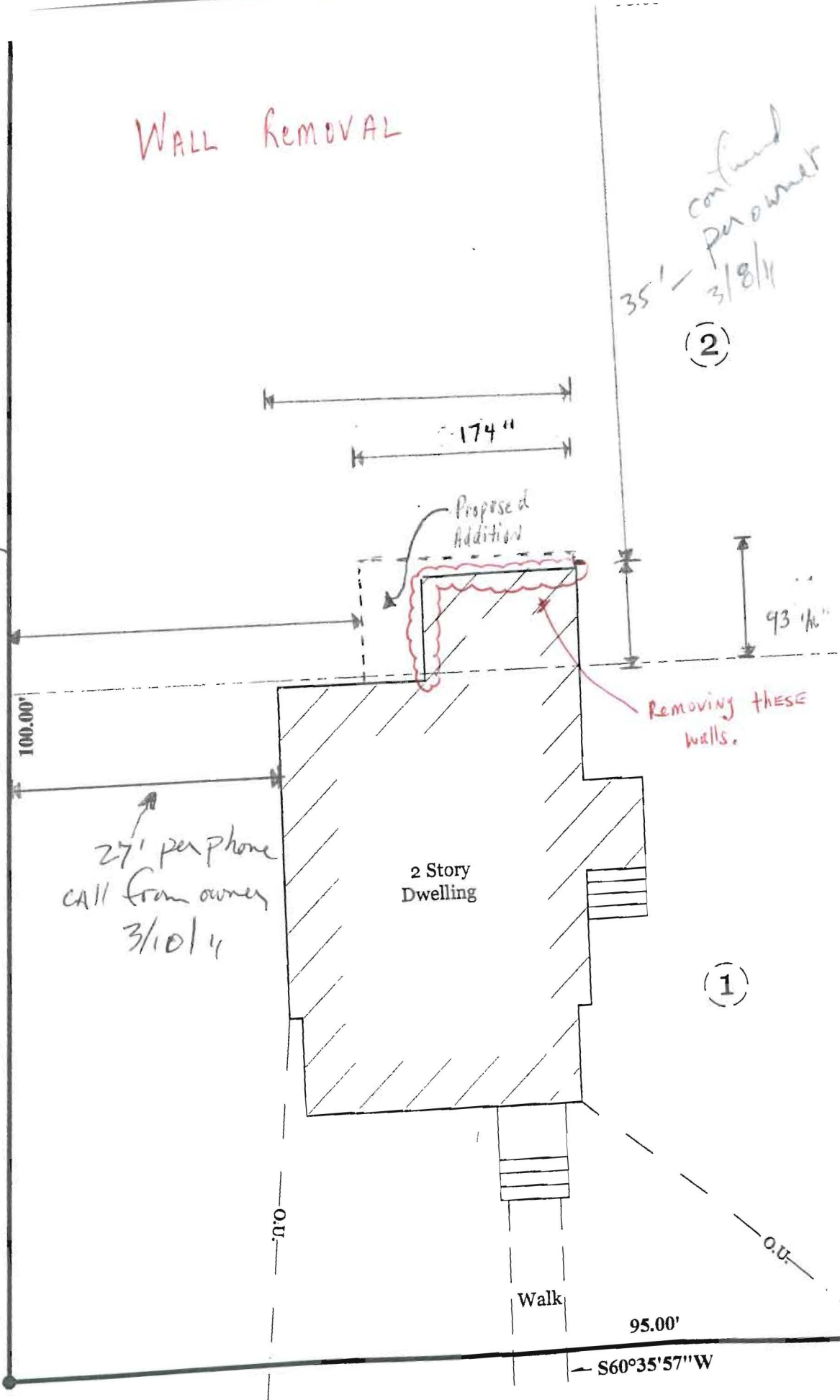
(1)

0.0'

Walk

95.00'

S60°35'57"W



**Job Summary Report**  
**Job ID: 2011-03-524-ALTR**

Report generated on Mar 4, 2011 12:47:00 PM

<b>Job Type:</b>	Alterations Residential SF	<b>Job Description:</b>	Single Family / Alterations	<b>Job Year:</b>	2011
<b>Building Job Status Code:</b>	Initiate Plan Review	<b>Pin Value:</b>	789	<b>Tenant Name:</b>	
<b>Job Application Date:</b>		<b>Public Building Flag:</b>	N	<b>Tenant Number:</b>	9494
<b>Estimated Value:</b>	2,000	<b>Square Footage:</b>			
<b>Related Parties:</b>		DAVID MOORE		Property Owner	
		- David Moore		GENERAL CONTRACTOR	

**Job Charges**

Fee Code Description	Charge Amount	Permit Charge Adjustment	Net Charge Amount	Payment Date	Receipt Number	Payment Amount	Payment Adjustment Amount	Net Payment Amount	Outstanding Balance
Job Valuation Fees	\$40.00		\$40.00						\$40.00

**Location ID: 36118**

**Location Details**

Alternate Id	Parcel Number	Census Tract	GIS X	GIS Y	GIS Z	GIS Reference	Longitude	Latitude
A03905	340 J 003 001		M				-70.298565	43.695623

Location Type	Subdivision Code	Subdivision Sub Code	Related Persons	Address(es)
1				86 WALL STREET WEST

Location Use Code	Variance Code	Use Zone Code	Fire Zone Code	Inside Outside Code	District Code	General Location Code	Inspection Area Code	Jurisdiction Code
SINGLE FAMILY		NOT APPLICABLE					DISTRICT 8	RIVERTON

**Structure Details**

**Structure: 36 sf addition, and 35" x 84" window**

**Occupancy Type Code:**

Structure Type Code	Structure Status Type	Square Footage	Estimated Value	Address
Single Family	0			86 WALL STREET WEST

Longitude	Latitude	GIS X	GIS Y	GIS Z	GIS Reference	User Defined Property Value

**Permit #: 20111655**

**Permit Data**

Location Id	Structure Description	Permit Status	Permit Description	Issue Date	Reissue Date	Expiration Date
36118	36 sf addition, and 35" x 84" window	Initialized	36 sf addition and 72" x 80" window			

*Galya*

*in Que*



**Job Summary Report**  
**Job ID: 2011-03-524-ALTR**

Report generated on Mar 4, 2011 12:47:00 PM

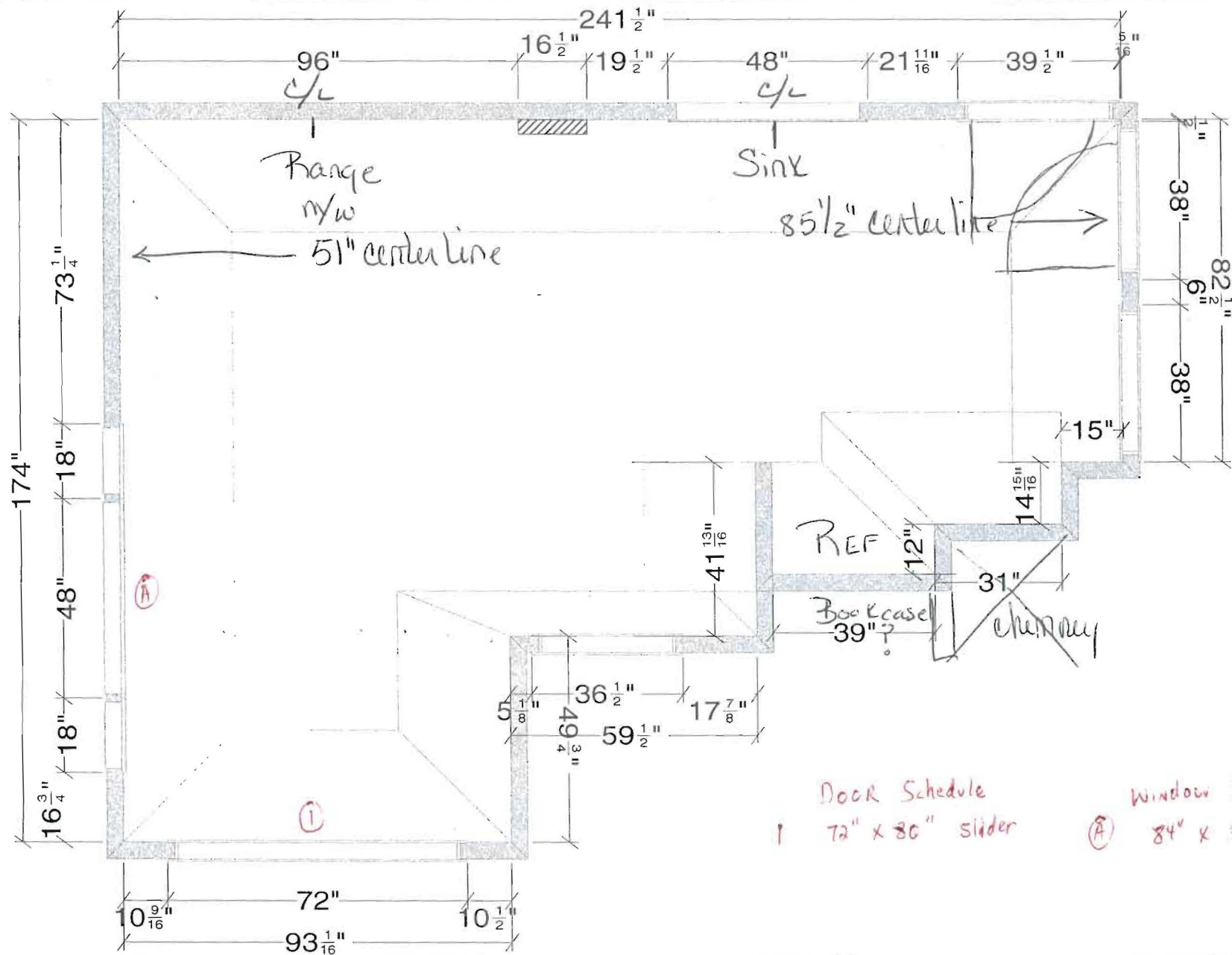
Page 2

**Inspection Details**

<b>Inspection Id</b>	<b>Inspection Type</b>	<b>Inspection Result Status</b>	<b>Inspection Status Date</b>	<b>Scheduled Start Timestamp</b>	<b>Result Status Date</b>	<b>Final Inspection Flag</b>
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**Fees Details**

<b>Fee Code Description</b>	<b>Charge Amount</b>	<b>Permit Charge Adjustment</b>	<b>Permit Charge Adj Remark</b>	<b>Payment Date</b>	<b>Receipt Number</b>	<b>Payment Amount</b>	<b>Payment Adjustment Amount</b>	<b>Payment Adj Comment</b>
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Door Schedule  
 1 72" x 80" slider

Window Schedule  
 (A) 84" x 35"

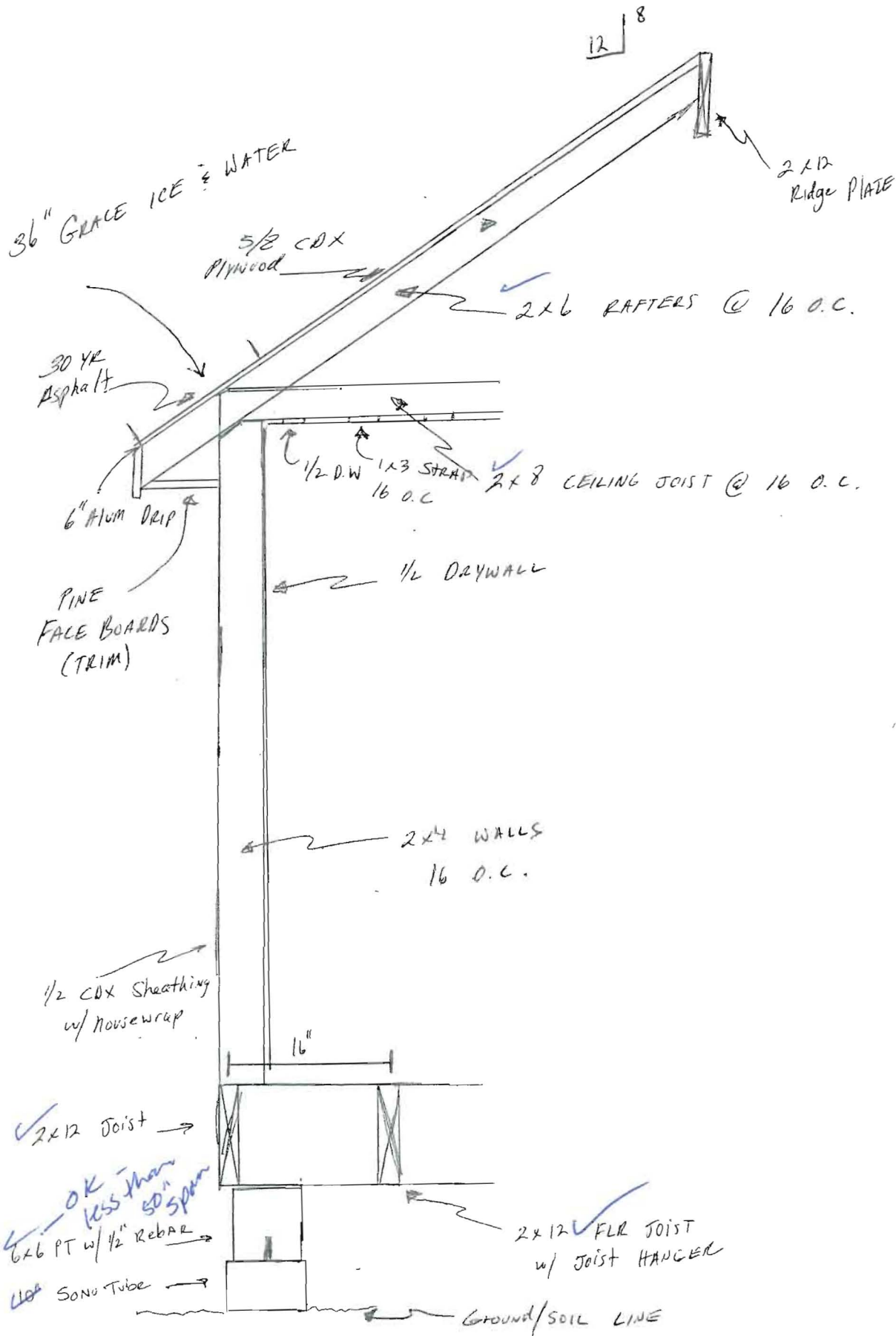
All dimensions size designations given are subject to verification on job site and adjustment to fit job conditions.

Designer: Joani Hamill  
 Hammond Lumber  
 300 Riverside St  
 Portland, ME 04103  
 207-553-4831

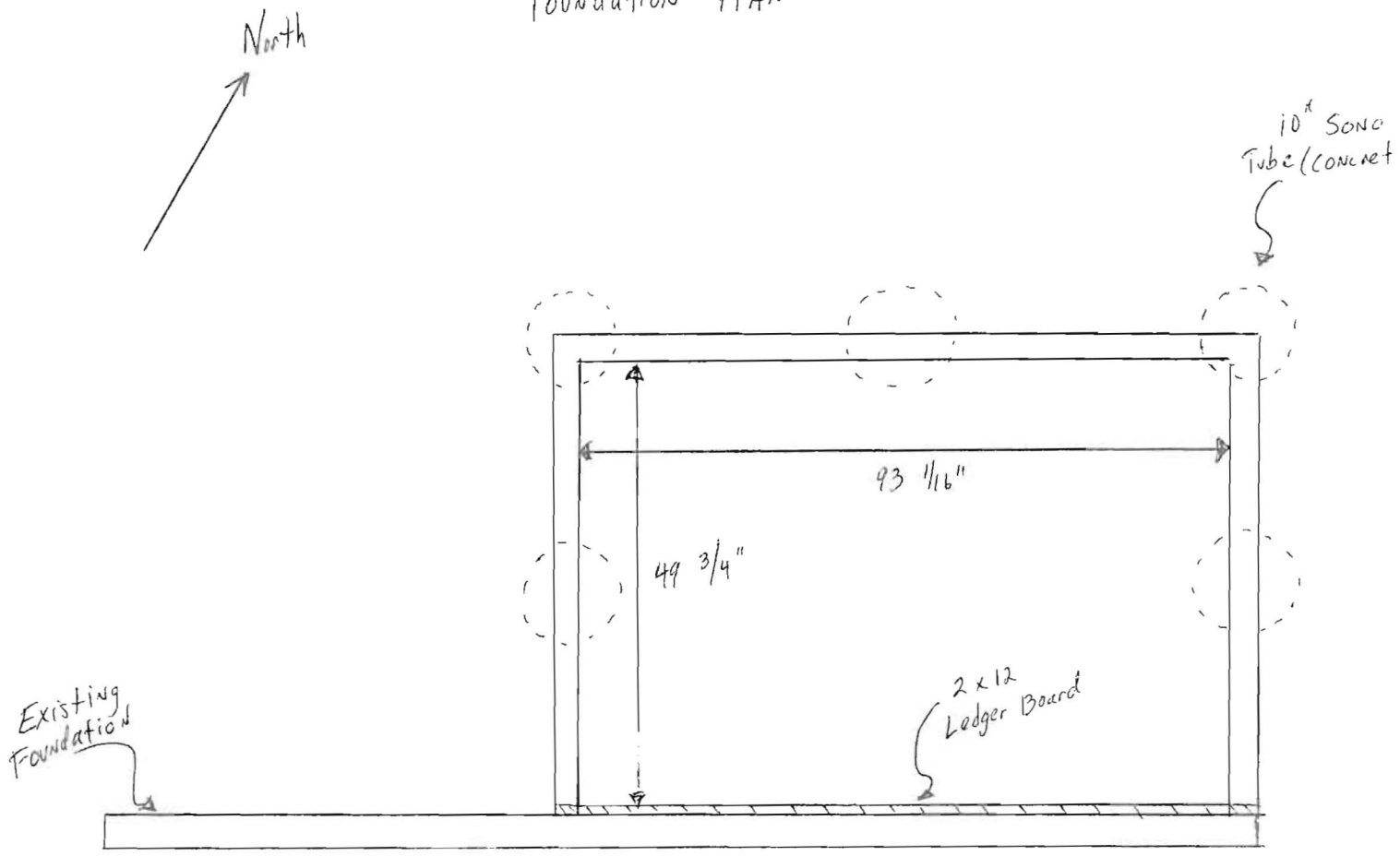
This is an original design and must not be released or copied unless applicable fee has been paid or job order placed.

Designed: 1/18/2011  
 Printed: 2/12/2011

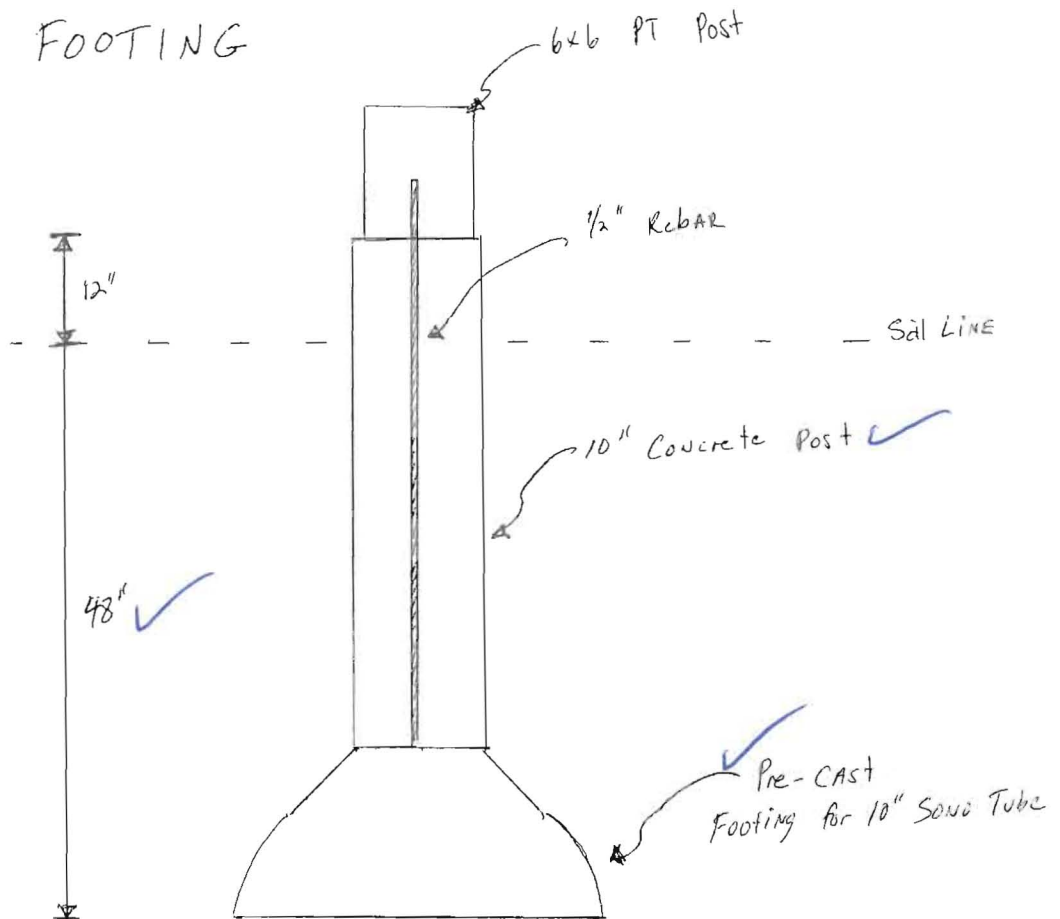
# FRAMING PLAN



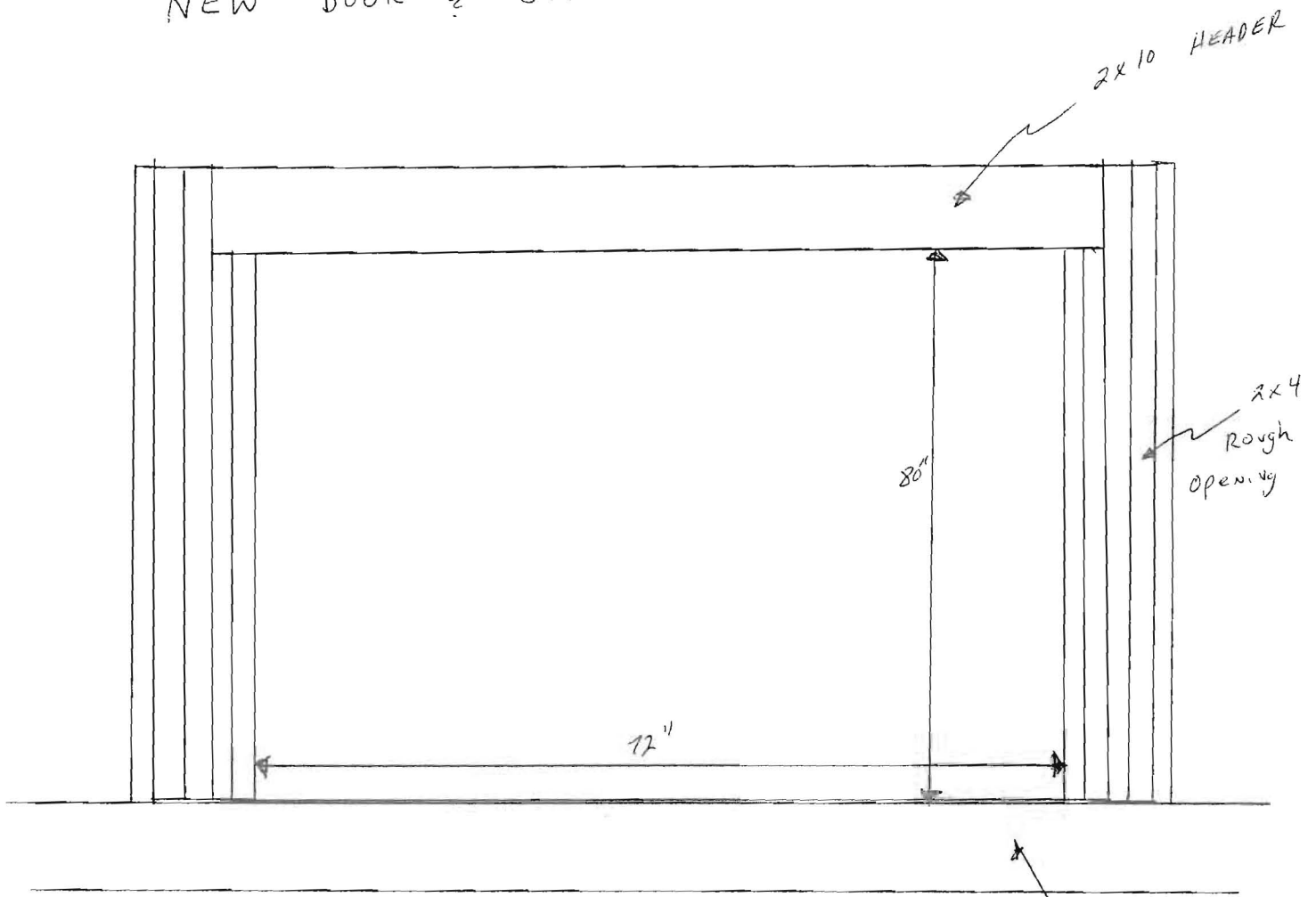
# Foundation PLAN



# DECK POST & FOOTING

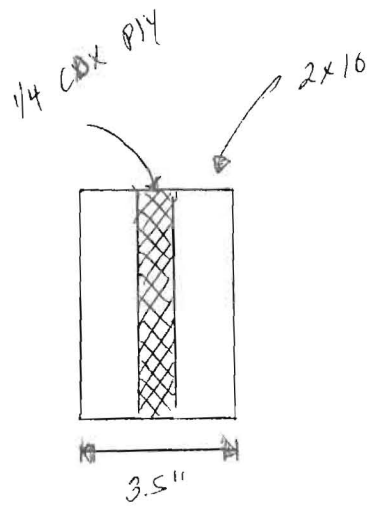


# NEW DOOR & STRUCTURAL BEAM



\* This door meets egress req's.

NOTE: NOT TO SCALE

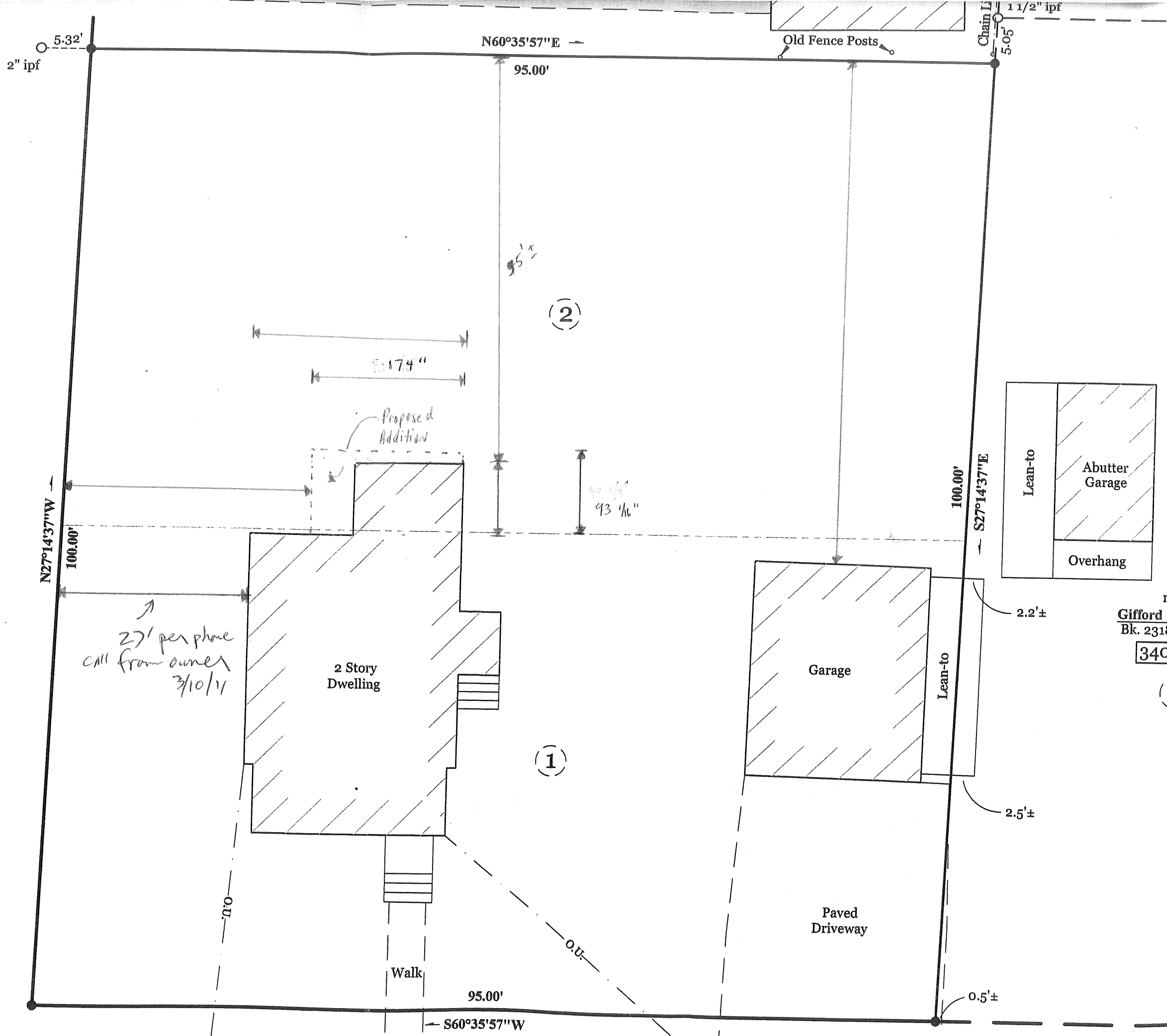


SIDE VIEW OF NEW HEADER

# Broadway

Drawing 01  
Rev. 1

500.35'



Gifford &  
Bk. 2318  
340



# Residential Additions/Alterations Permit Application Checklist

All of the following information is required and must be submitted. Checking off each item as you prepare your application package will ensure your package is complete and will help to expedite the permitting process.

The Maine Home Construction Contracts Act requires that any home construction or repair work for more than \$3000. in materials or labor must be based on a written contract unless the parties agree to exempt themselves. A sample contract is available on the City's website at [www.portlandmaine.gov](http://www.portlandmaine.gov), in the Inspection Office, Room 315 of Portland City Hall or call (207)874-8703 to have one mailed to you.

One (1) complete set of construction drawings must include:

- Cross sections w/framing details
- Floor plans and elevations existing & proposed
- Detail removal of all partitions & any new structural beams
- Detail any new walls or permanent partitions
- Stair details including dimensions of: rise/run, head room, guards/handrails, baluster spacing
- Window and door schedules
- Foundation plans w/required drainage and damp proofing (if applicable)
- Detail egress requirements and fire separation/sound transmission ratings (if applicable)
- Insulation R-factors of walls, ceilings & floors & U-factors of windows per the IECC 2003
- Deck construction including: pier layout, framing, fastenings, guards, stair dimensions
- Reduced plans or electronic files in pdf format are also required if original plans are larger than 11" x 17"
- Proof of ownership is required if it is inconsistent with the assessors records

Separate permits are required for internal & external plumbing, HVAC, and electrical installations.

If there are any additions to the footprint or volume of the structure, any new or rebuilt structures or, accessory detached structures a plot plan is required. A plot must include:

- The shape and dimension of the lot, footprint of the existing and proposed structure and the distance from the actual property lines. Structures include decks, porches; bow windows, cantilever sections and roof overhangs, sheds, pools, garages and any other accessory structures must be shown with dimensions if not to scale.
- Location and dimensions of parking areas and driveways
- A change of use may require a site plan exemption application to be filed.

**Please submit all of the information outlined in this application checklist. If the application is incomplete, the application may be refused.**

In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information visit us on-line at [www.portlandmaine.gov](http://www.portlandmaine.gov), stop by the Building Inspections office, room 315 City Hall or call 874-8703.

Permit Fee: \$30.00 for the first \$1000.00 construction cost, \$10.00 per additional \$1000.00 cost

**This is not a Permit; you may not commence any work until the Permit is issued.**