

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

BUILDING DEPARTMENT

Please Read Application And Notes, If Any, Attached

Permit Number: 081480

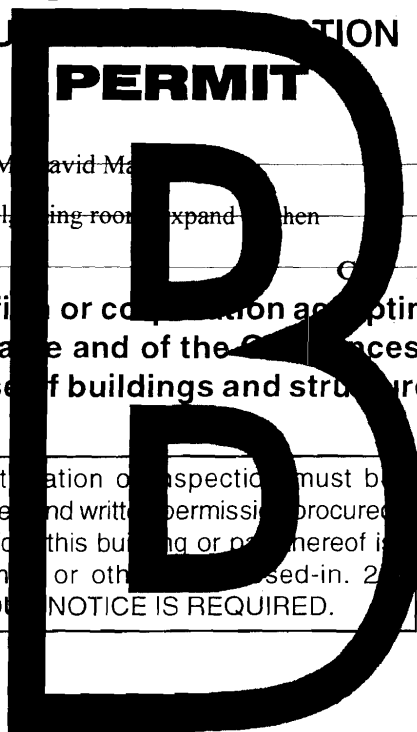
DEC 3 2008

CITY OF PORTLAND

This is to certify that WOODWARD LORALYN M David M
 has permission to add a 16' x22' addition 1 level living room expand when

AT 124 ALLEN AVE 342 B016001

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 lath or other work is set-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

Thomas M. Mahoney 12/5/08
 Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit Application

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

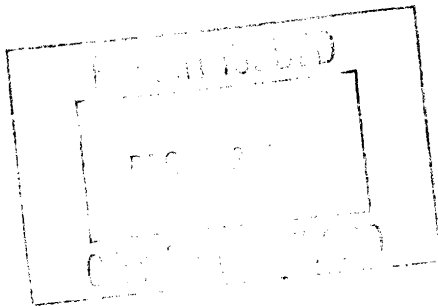
Permit No: 08-1480	Issue Date:	CBL: 342 B016001
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Location of Construction: 124 ALLEN AVE	Owner Name: WOODWARD LORALYN M	Owner Address: 124 ALLEN AVE	Phone:
Business Name:	Contractor Name: David Marsh	Contractor Address: 124 Allen Ave Portland	Phone 8023457436
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Multi Family Duplex	Zone: R5/R3

Past Use: Multi-Family Two family Legal use - 2 dw.	Proposed Use: Multi-Family - add a 16' x22' addition 1 level, living room, expand kitchen	Permit Fee: \$120.00	Cost of Work: \$10,000.00	CEO District: 5
Proposed Project Description: add a 16' x22' addition 1 level, living room, expand kitchen		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied		INSPECTION: Use Group: R3 Type: SB IRC 2003
		Signature:		Signature: <i>DM</i> 12/3/08
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)				
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied				
Signature: _____ Date: _____				

Permit Taken By: ldobson	Date Applied For: 11/20/2008	Zoning Approval
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<ol style="list-style-type: none"> This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules. Building permits do not include plumbing, septic or electrical work. Building permits are void if work is not started within six (6) months of the date of issuance. False information may invalidate a building permit and stop all work.. 	Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> OK w/conditions Date: 11/21/08 <i>ABM</i>	Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied Date:	Historic Preservation <input checked="" type="checkbox"/> Not in District or Landmark <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied <i>ABM</i> Date:
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CERTIFICATION

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the application is issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provision of the code(s) applicable to such permit.

SIGNATURE OF APPLICANT	ADDRESS	DATE	PHONE
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE		DATE	PHONE

12/11/08 (M) CORNER 4' SONNET tube on ledge okay
(4) 5' PIERS okay
MBO

2-9-09 OK - framing, add lag bolts to support beam at roof top + need spec sheet on
low beam. YF M

2-13-09 OK - rough-in elec. AFCE on all circuits except kit. outlets YF M

City of Portland, Maine - Building or Use Permit

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

Permit No: 08-1480	Date Applied For: 11/20/2008	CBL: 342 B016001
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Location of Construction: 124 ALLEN AVE	Owner Name: WOODWARD LORALYN M	Owner Address: 124 ALLEN AVE	Phone:
Business Name:	Contractor Name: David Marsh	Contractor Address: 124 Allen Ave Portland	Phone (802) 345-7436
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Duplex	

Proposed Use: Two-Family - add a 16' x22' addition 1 level, living room, expand kitchen	Proposed Project Description: add a 16' x22' addition 1 level, living room, expand kitchen
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Ann Machado **Approval Date:** 11/21/2008

Note: **Ok to Issue:**

- 1) 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.
- 2) This property shall remain a two family dwelling. Any change of use shall require a separate permit application for review and approval.
- 3) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Tom Markley **Approval Date:** 12/03/2008

Note: **Ok to Issue:**

- 1) Separate permits are required for any electrical, plumbing, HVAC or exhaust systems. Separate plans may need to be submitted for approval as a part of this process.
- 2) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

BUILDING PERMIT INSPECTION PROCEDURES

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

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.

 X **Footing/Building Location Inspection: Prior to pouring concrete or setting precast piers**

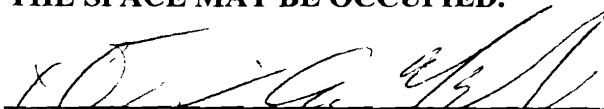
 X **Framing/Rough Plumbing/Electrical: Prior to Any Insulating or drywalling**

 X **Final inspection required at completion of work.**

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.

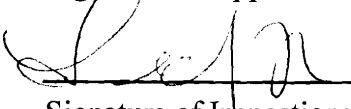
If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

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



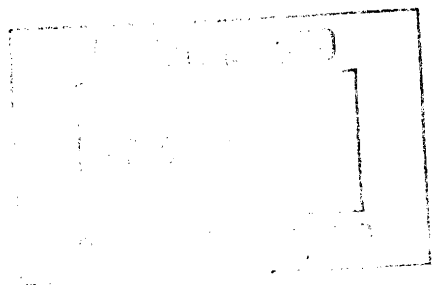
Signature of Applicant/Designee

 12-3-08
Date



Signature of Inspections Official

 12-3-08
Date





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>124 Allen Avenue</u>		
Total Square Footage of Proposed Structure/Area <u>352 s/f</u>		Square Footage of Lot <u>6,825 s/f</u>
Tax Assessor's Chart, Block & Lot Chart# <u>342</u> Block# <u>B</u> Lot# <u>16</u>	Applicant * <u>must</u> be owner, Lessee or Buyer* Name <u>Loralyn Woodward</u> Address <u>124 Allen Ave</u> City, State & Zip <u>Portland, ME 04103</u>	Telephone: <u>802-345-7436</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>10,000</u> C of O Fee: \$ _____ Total Fee: \$ _____
Current legal use (i.e. single family) <u>two multi-family</u> If vacant, what was the previous use? _____ Proposed Specific use: <u>Additional Living space</u> Is property part of a subdivision? <u>No</u> If yes, please name _____ Project description: <u>To add a 16'x22' one-level Living room which will incorporate some of the current kitchen space. also adding a window</u>		
Contractor's name: <u>David Morash</u> Address: <u>124 Allen Ave</u> City, State & Zip <u>Portland, ME 04103</u> Telephone: <u>802-345-7436</u> Who should we contact when the permit is ready: <u>David Morash</u> Telephone: _____ Mailing address: <u>same as above</u>		

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, 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: [Signature] Date: 11/20/08 NOV 20 2008

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

Applicant: Loralyn Woodward

Date: 11/21/08

Address: 124 Allen Ave

C-B-L: 342-B-016 5023

perm. # 08-1410

CHECK-LIST AGAINST ZONING ORDINANCE

Date - house built 1900

Zone Location - R5/R-3

Interior or corner lot -

Proposed Use/Work - ~~add~~ ^{build} 16'x22' one story addition on right near side of building

Sevage Disposal -

Lot Street Frontage -

Front Yard - N/A

Rear Yard - 20' min. - 28' to deck - max to addition

Side Yard - 1 story - 8' min. - 17' to house - max to addition

Projections -

Width of Lot -

Height - 35' max - one story -

Lot Area - 6,000 sq ft min - 12,513 (6935 + 5625)

Lot Coverage Impervious Surface - 40% 5025.2

existing 1416

Area per Family - 3,000 sq ft

addition (16x22) = 352

Off-street Parking -

1768

Loading Bays -

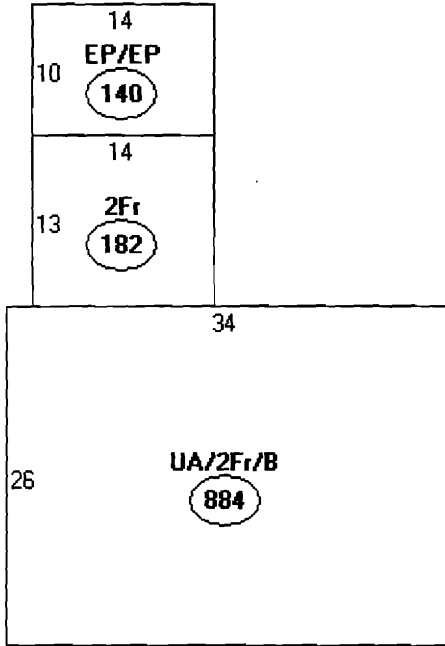
shed 5.5x8 = 44

Site Plan -

1812

Shoreland Zoning/Stream Protection -

Flood Plains -



Descriptor/Area

A: UA/2Fr/B
884 sqft

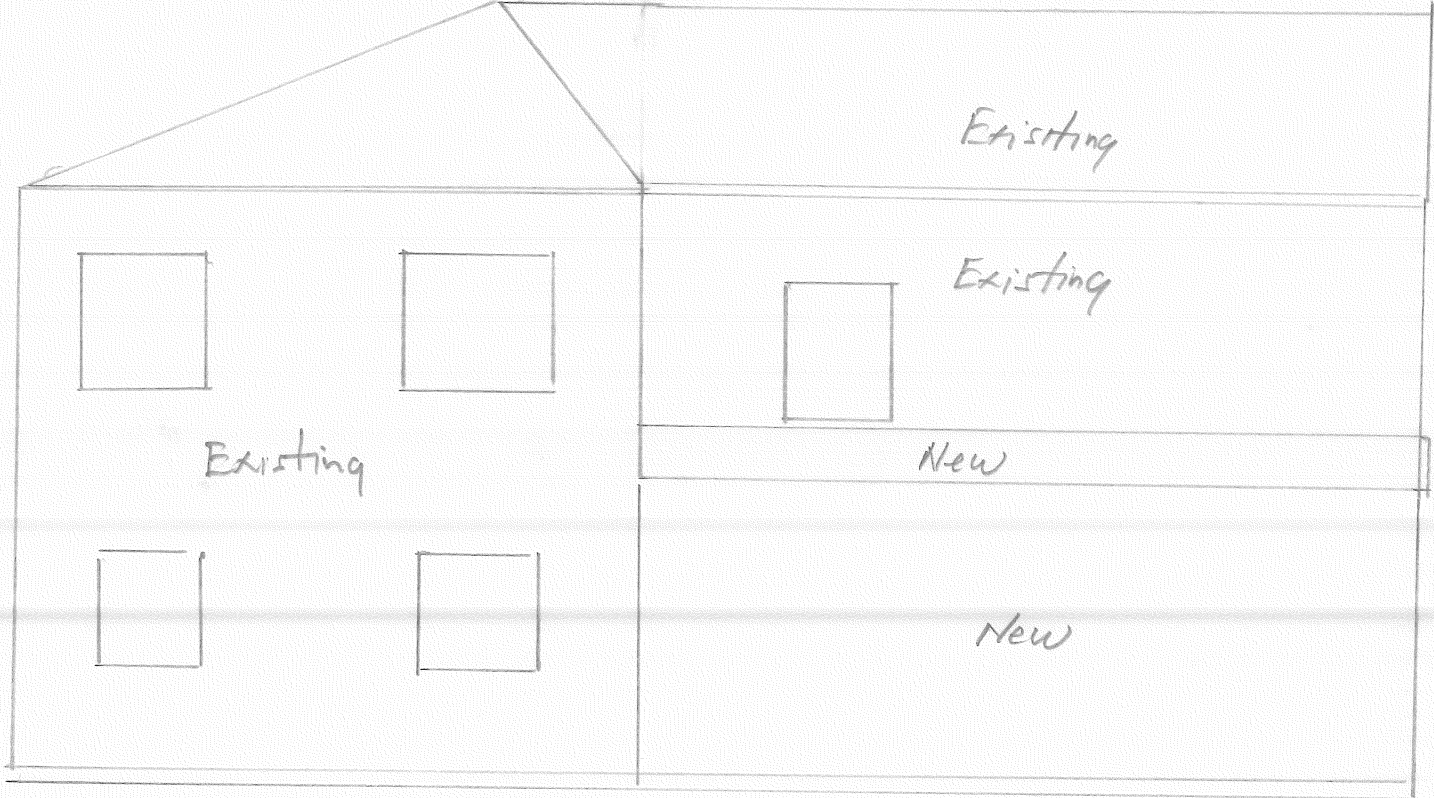
B: 2Fr = 1206
182 sqft

C: EP/EP
140 sqft

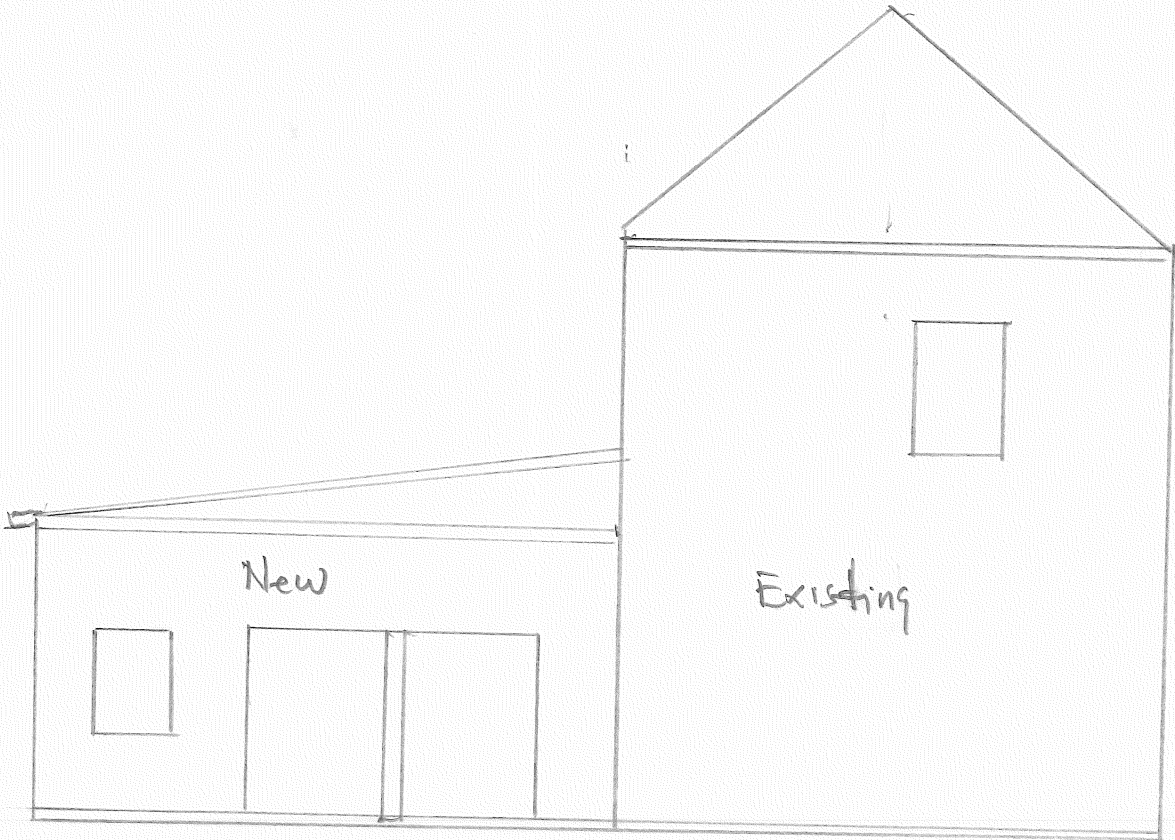
axis delec. = 150

6x10 mudroom = 60

1416

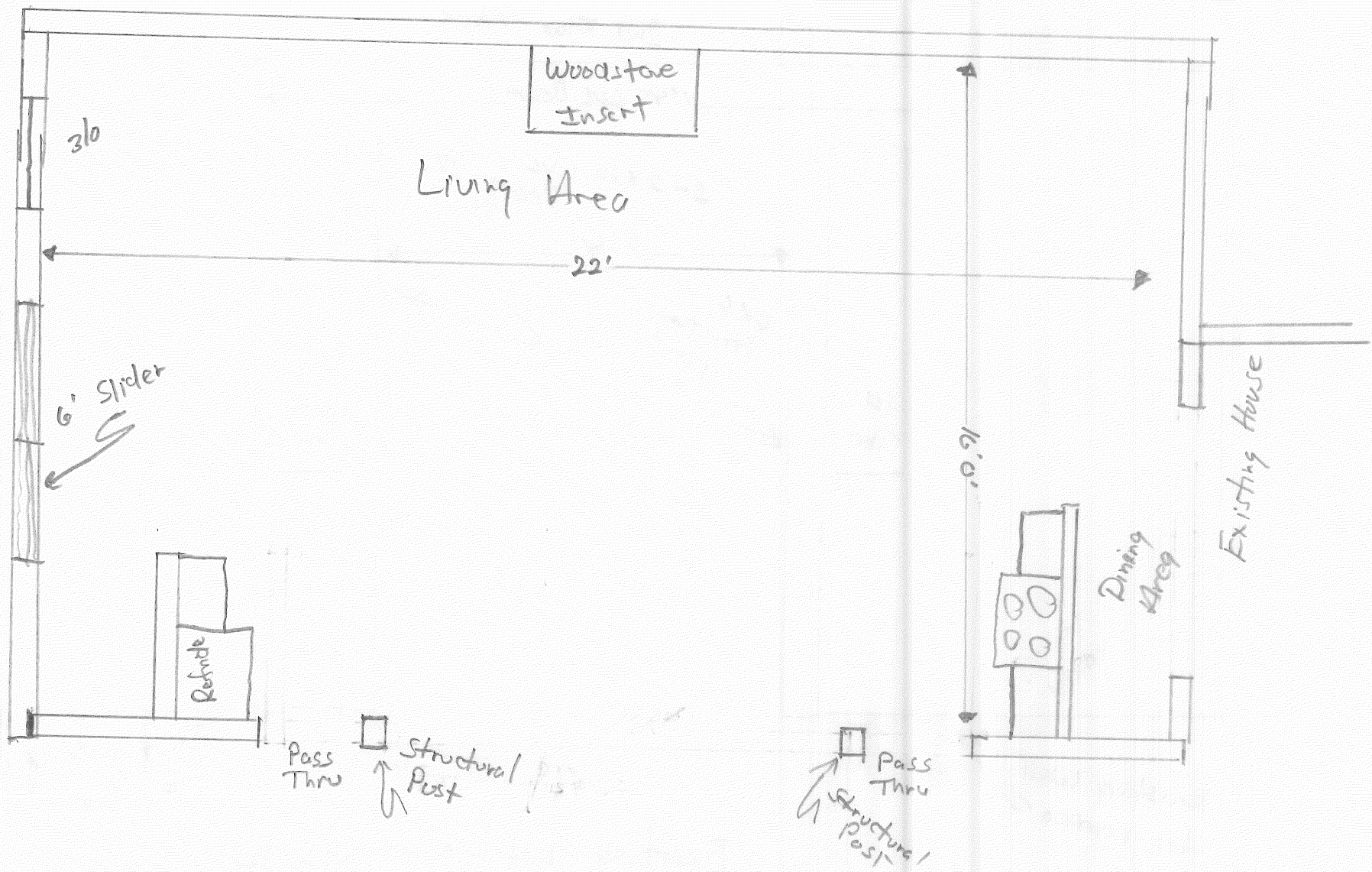


North Elev



West Elev

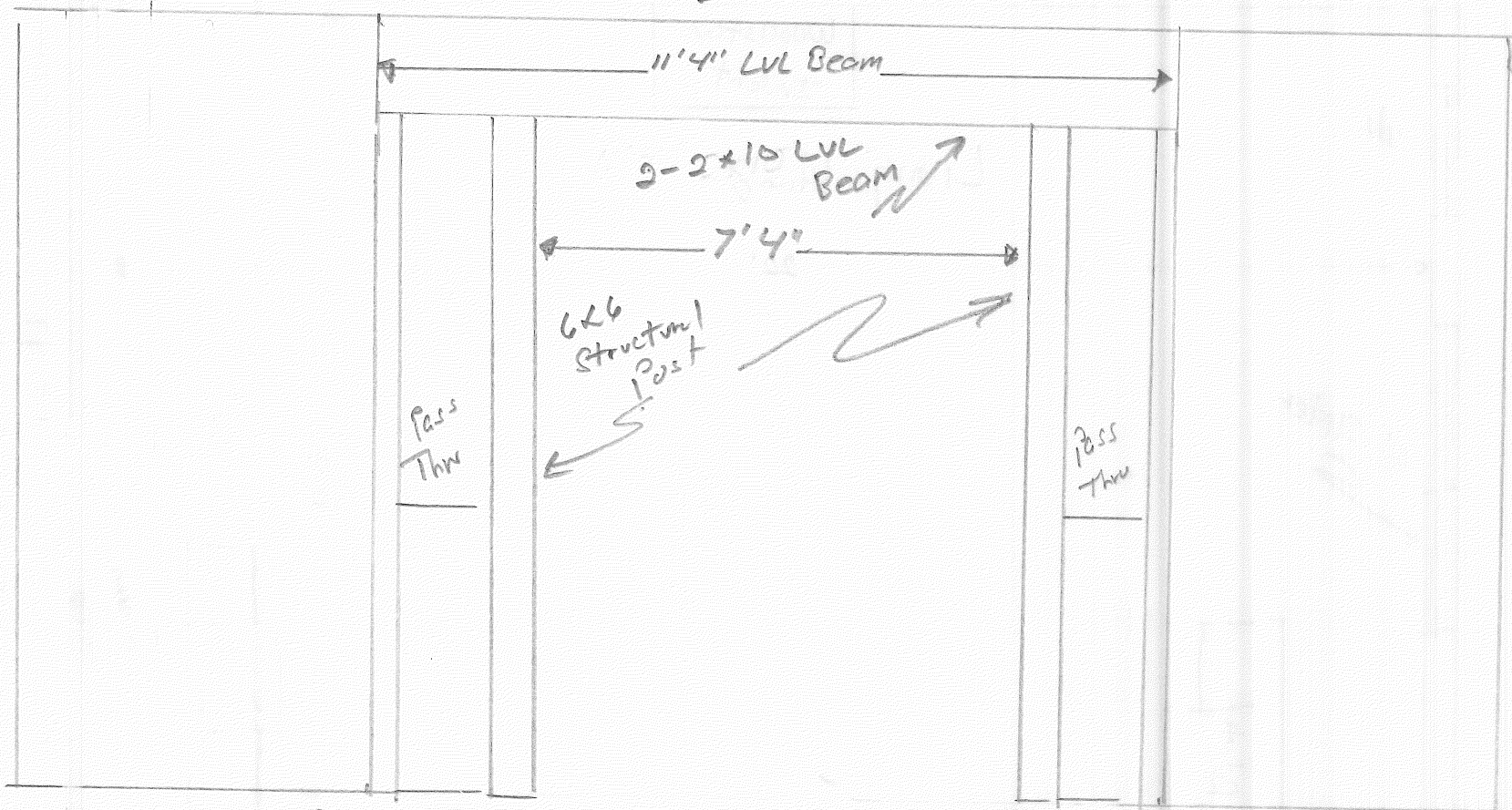
1241 Allen Ave



Existing House - Southside

Over →

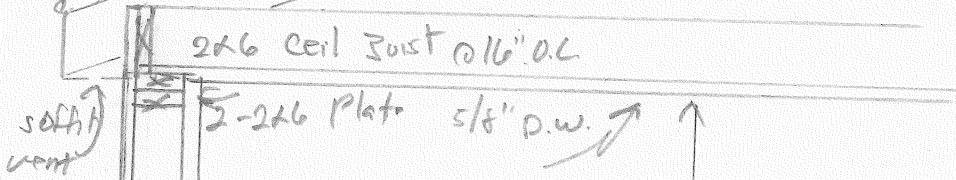
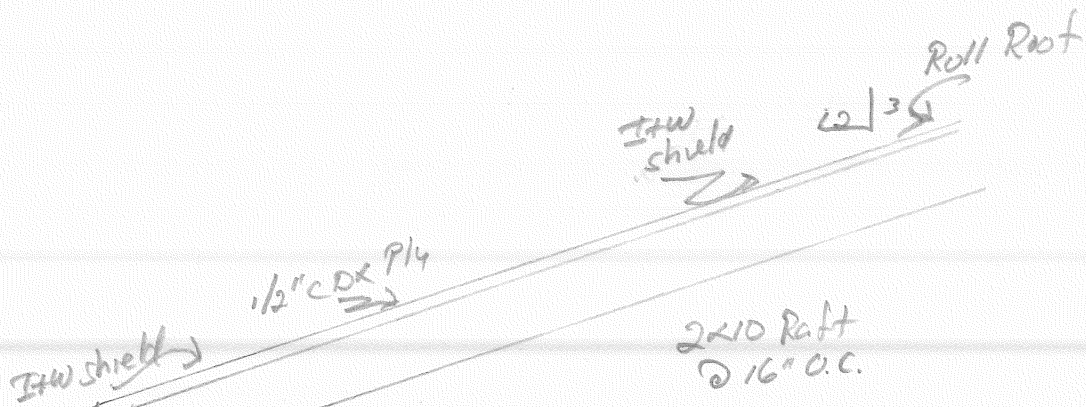
2nd Floor Above



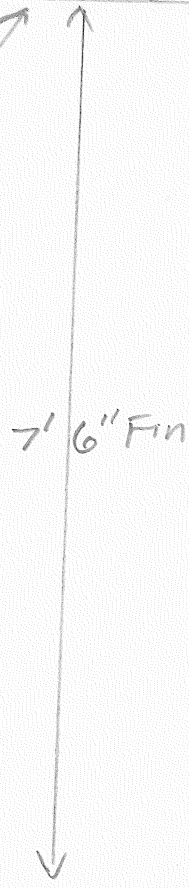
Existing Wall to remain

Existing Wall to remain

Existing Kitchen - Southside



soffit vent



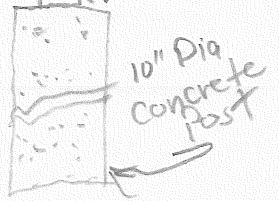
R21 Insulation

7/16 asB

D-4 Vinyl Siding



6x6 PT Post
Metal Anchor



2nd Floor Above

11'4"

2-2x10 LVL Beam

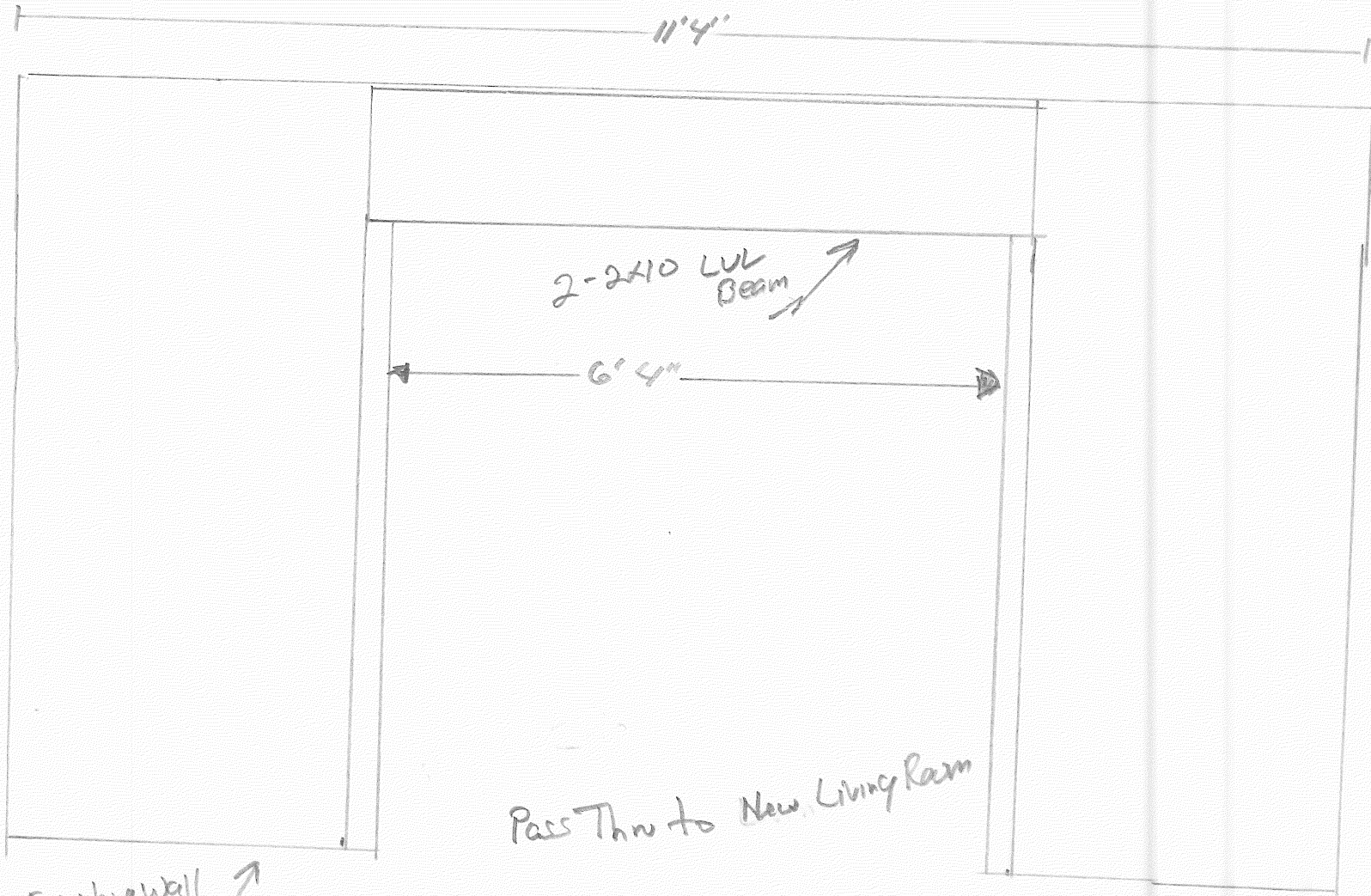
6'4"

Pass Thru to New Living Room

Existing Wall to remain

Existing Wall to remain

Existing Dining Room - Eastside



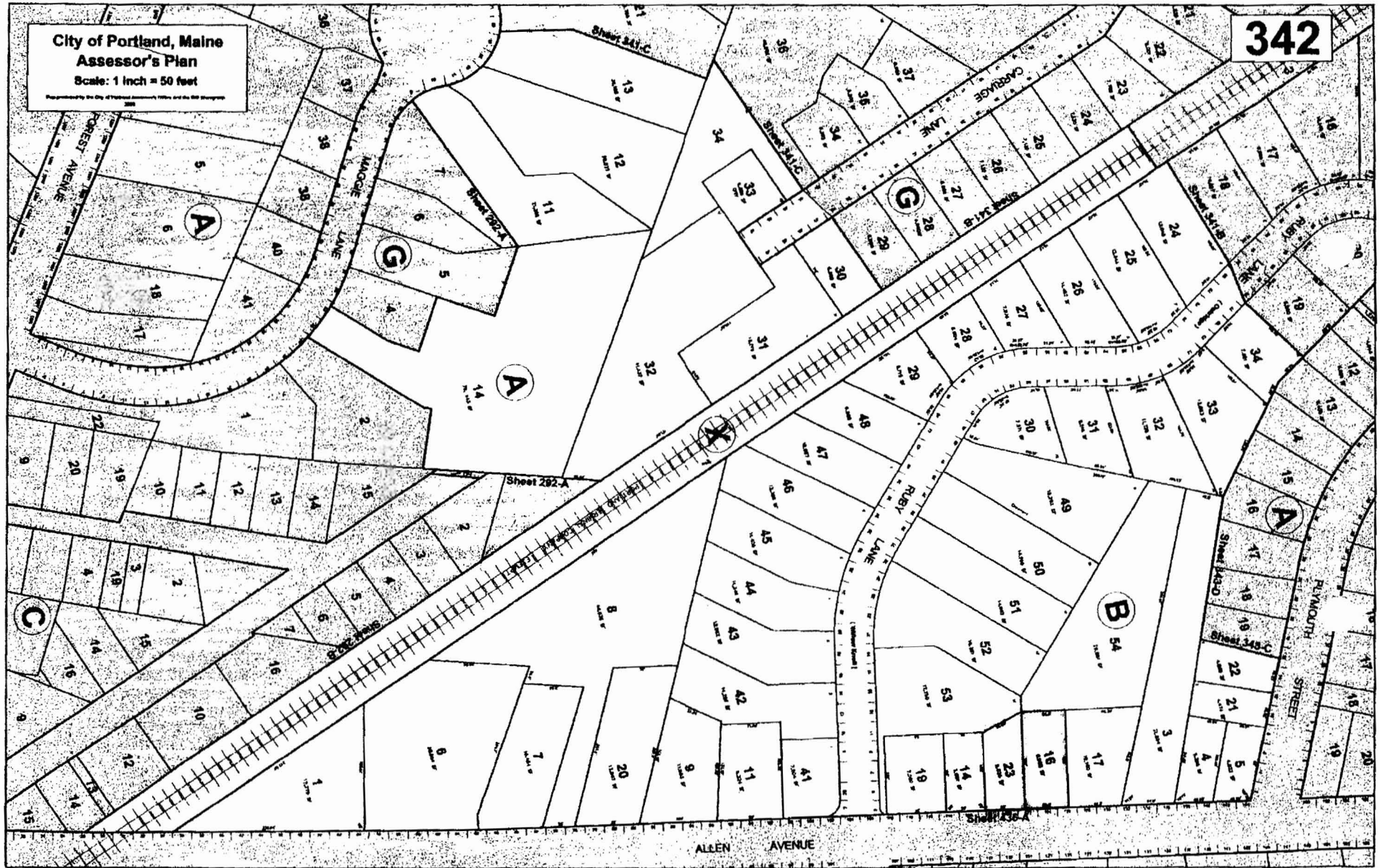


Plot Plan -
 124 Allen Avenue

Note:
 Lines
 are st
 A bou
 may 3
 consult.

City of Portland, Maine
Assessor's Plan
Scale: 1 inch = 50 feet

342



Revised 11/21/04

ELECTRICAL PERMIT City of Portland, Me.



To the Chief Electrical Inspector, Portland Maine:
The undersigned hereby applies for a permit to make electrical installations in accordance with the laws of Maine, the City of Portland Electrical Ordinance, National Electrical Code and the following specifications:

Date _____
Permit # 288-4068
CBL# 742-B-16

LOCATION: 124 Allen Ave METER MAKE & # _____
CMP ACCOUNT # _____ OWNER David Mofash
TENANT _____ PHONE # _____

							TOTAL EACH FEE		
OUTLETS	12	Receptacles	5	Switches		Smoke Detector	.20	3.40	
FIXTURES	11	Incandescent		Fluorescent		Strips	.20	2.20	
SERVICES		Overhead		Underground		TTL AMPS <800	15.00		
		Overhead		Underground		>800	25.00		
Temporary Service		Overhead		Underground		TTL AMPS	25.00		
							25.00		
METERS		(number of)					1.00		
MOTORS		(number of)					2.00		
RESID/COM	5	Electric units					1.00	5.00	
HEATING		oil/gas units		Interior		Exterior	5.00		
							2.00	2.60	
APPLIANCES	1	Ranges		Cook Tops		Wall Ovens	2.00		
		Insta-Hot		Water heaters		Fans	2.00		
		Dryers		Disposals		Dishwasher	2.00		
		Compactors		Spa		Washing Machine	2.00		
		Others (denote)					2.00		
MISC. (number of)		Air Cond/win					3.00		
		Air Cond/cent				Pools	10.00		
		HVAC		EMS		Thermostat	5.00		
		Signs					10.00		
		Alarms/res					5.00		
		Alarms/com					15.00		
		Heavy Duty(CRKT)					2.00		
		Circus/Carnv					25.00		
		Alterations					5.00		
		Fire Repairs					15.00		
	E Lights					1.00			
	E Generators					20.00			
PANELS		Service		Remote		Main	4.00		
TRANSFORMER		0-25 Kva					5.00		
		25-200 Kva					8.00		
		Over 200 Kva					10.00		
TOTAL AMOUNT DUE									
MINIMUM FEE/COMMERCIAL 55.00							MINIMUM FEE	45.00	55-

CONTRACTORS NAME Caron and Waltz MASTER LIC. # MCC60018750
ADDRESS 321 Lincoln St. South Portland LIMITED LIC. # _____
TELEPHONE 799-2228

SIGNATURE OF CONTRACTOR 

