

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read
Application And
Notes, If Any,
Attached

BUILDING PERMIT

Permit Number: 050325

I hereby certify that Nial Construction Inc/Nial Construction

has permission to 24046 sq ft home w/ basement level garage

located at 17 Longview Dr City of Portland, Oregon 382A D026001

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 occupied or closed-in. **48 HOUR NOTICE IS REQUIRED.**

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

OTHER REQUIRED APPROVALS

- Fire Dept. _____
- Health Dept. _____
- Appeal Board _____
- Other _____
Department Name

Debbie Boske 5/4/05
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit Application

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

Permit No: 05-0325	Issue Date:	CBL: 382A D026001
-----------------------	-------------	----------------------

Location of Construction: Longview Dr (LT#6)	Owner Name: Nial Construction Inc	Owner Address: 191 State Rd # 2	Phone:
Business Name:	Contractor Name: Nial Construction	Contractor Address: 191 State Road Suite Portland	Phone: 2077520091
Applicant/Owner/Developer/Builder's Name	Phone:	Permit Type: Single Family	Zone: R-2

Proposed Use: Adjacent Lot #6	Proposed Use: Single Family Home / 24046 sq ft home w/ basement level garage	Permit Fee: \$1,563.00	Cost of Work: \$163,000.00	CEO District: 5
----------------------------------	--	---------------------------	-------------------------------	--------------------

FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: SB IRC-2003 Signature: JMB 5/4/05
--	---

Proposed Project Description:
~~24046~~ sq ft home w/ basement level garage

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)
Action: Approved Approved w/Conditions Denied
Signature: _____ Date: _____

Permit Taken By: L Dobson	Date Applied For: 03/28/2005	Zoning Approval	
------------------------------	---------------------------------	------------------------	--

<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building permits do not include plumbing, septic or electrical work.</p> <p>3. Building permits are void if work is not started within six (6) months of the date of issuance. False information may invalidate a building permit and stop all work..</p>	<p>Special Zone or Reviews</p> <p><input type="checkbox"/> Shoreland <i>N/A</i></p> <p><input type="checkbox"/> Wetland</p> <p><input type="checkbox"/> Flood Zone <i>Panel 2 zone X</i></p> <p><input type="checkbox"/> Subdivision</p> <p><input checked="" type="checkbox"/> Site Plan <i>02005-0062</i></p> <p>Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input checked="" type="checkbox"/></p> <p><i>ok with conditions</i></p> <p>Date: <i>9/4/05</i></p>	<p>Zoning Appeal</p> <p><input type="checkbox"/> Variance</p> <p><input type="checkbox"/> Miscellaneous</p> <p><input type="checkbox"/> Conditional Use</p> <p><input type="checkbox"/> Interpretation</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Denied</p> <p>Date: _____</p>	<p>Historic Preservation</p> <p><input checked="" type="checkbox"/> Not in District or Landmark</p> <p><input type="checkbox"/> Does Not Require Review</p> <p><input type="checkbox"/> Requires Review</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Approved w/Conditions</p> <p><input type="checkbox"/> Denied</p> <p>Date: <i>9</i></p>
---	---	---	---

CERTIFICATION

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

SIGNATURE OF APPLICANT ADDRESS DATE PHONE

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE DATE PHONE

City of Portland, Maine - Building or Use Permit

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

Permit No: 05-0325	Date Applied For: 03/28/2005	CBL: 382A D026001
-----------------------	---------------------------------	----------------------

Location of Construction: Longview Dr	Owner Name: Nial Construction Inc	Owner Address: 191 State Rd # 2	Phone:
Business Name:	Contractor Name: Nial Construction	Contractor Address: 191 State Road Suite Portland	Phone (207) 752-0091
Applicant/Owner/Buyer's Name	Phone:	Permit Type: Single Family	

Proposed Use:
Single Family Home / 28' x 56' home w/ basement level garage

Proposed Project Description:
28' x 56' home w/ basement level garage

Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Marge Schmuckal **Approval Date:** 04/05/2005

Note: **Ok to Issue:**

- 1) Separate permits shall be required for future decks, sheds, pools, and/or garages. Currently no decks or shown and no decks are being approved with the issuance of this permit.
- 2) This property shall remain a single 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:** Jeanine Bourke **Approval Date:** 05/04/2005

Note: 4/7/05 left vm w/Larry S. That plans are old and difficult to read, need to bring up to date. Several review items need to be addressed. **Ok to Issue:**

4/11 Larry S. Came in to office and received a copy of review checklist, also took the plans to correct. He brought the revised plans back in.
 4/12 Left a vm w/Larry S. To call regarding the revisions, there are some structural issues and details.
 4/13 Larry S. Called, reviewed issues and made some notes on plans, need to check the bearing wall setbacks per WFCM.
 Larry needs to decide on egress from the basement.
 4/13 Received egress from basement, but this will not work as the garage door will be in the way. He will revise. Also will adjust bearing walls to line up.
 4/26 Larry S. Called to check in on what was needed, he may revise plan to have a bulkhead egress.
 5/2 Larry S. Brought in amended plans, ok to issue

- 1) A copy of the enclosed chimney disclosure must be submitted to this office upon completion of the permitted work or for the Certificate of Occupancy.
- 2) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.
- 3) Separate permits are required for any electrical, plumbing, or heating.

Dept: DRC **Status:** Approved with Conditions **Reviewer:** Jay Reynolds **Approval Date:** 05/05/2005

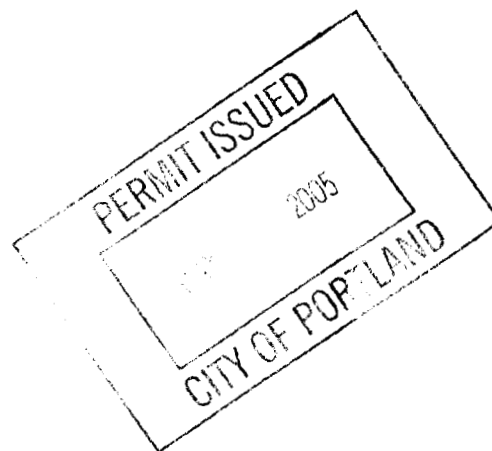
Note: **Ok to Issue:**

- 1) The Development Review Coordinator reserves the right to require additional lot grading or other drainage improvements as necessary due to field conditions.
- 2) A sewer permit is required for you project. Please contact Carol Merritt at 874-8300, ext . 8822. 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.
- 3) 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.
- 4) 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.

ation of Construction: Longview Dr	Owner Name: Nial Construction Inc	Owner Address: 191 State Rd # 2	Phone:
Business Name:	Contractor Name: Nial Construction	Contractor Address: 191 State Road Suite Portland	Phone (207) 752-0091
Applicant/Buyer's Name	Phone:	Permit Type: Single Family	

- 4) Your new street address is now #17 LONGVIEW DRIVE, the number must be displayed on the street frontage of your house prior to issuance of a Certificate of Occupancy.
- 5) 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.
- 7) All Site work (final grading, landscaping, loam and seed) must be completed prior to issuance of a certificate of occupancy.

Dept: Planning Status: Not Applicable Reviewer: Jay Reynolds Approval Date: 05/05/2005
Note: Ok to Issue:



Can't read
 PLANS FOR OLD

17 Long View Lot #6

382-A-D-26

05-0325

ONE AND TWO FAMILY Soil type/Presumptive Load Value (Table R401.4.1)	PLAN REVIEW	CHECKLIST
Component	Plan Reviewer	Inspection/Date/Findings
STRUCTURAL Footing Dimensions/Depth (Table R403.1 & R403.1(1)), (Section R403.1 & R403.1.4.1)	24" x 12' continuous footing 10" wall	ok 4/13/05
Foundation Drainage Damp proofing (Section R405 & R406)	drain, water proof windows ok	Filter fabric per L.S. ok
Ventilation/Access (Section R408.1 & R408.3) Crawls Space ONLY	1/2 Anchor bolt ?	Revised ok ok
Anchor Bolts/Straps (Section R403.1.6)	Revised = 3-2X10 Steel beam contact 8'0" span	1 Foot of 8'2" max ok ok
Lally Column Type (Section R407)	2x6 Bearing function ?	ok per Lamy's. ok
Girder & Header Spans (Table R 502.5(2)) Built-Up Wood Center Girder	2X6 PT	ok
Dimension/Type Sill/Band Joist Type & Dimensions First Floor Joist Species Dimensions and Spacing (Table R502.3.1(1) & Table R502.3.1(2))	2X10 16" O.C. → 15" spaced Spanning 15'6" + maxed	Revision moved Bearing wall per L.S. wall will be moved ok L 15'5"
Second Floor Joist Species Dimensions and Spacing (Table R502.3.1(1) & Table R502.3.1(2))	2X10 16" O.C. garage	ok

Insulation: 12" cap, 6" walls

Attic or additional Floor Joist Species	2x6 16 o.c. ceiling joist		OK
Dimensions and Spacing (Table R802.4(1) and R802.4(2))	Scissor Truss gusset	OK	
Pitch, Span, Spacing & Dimension (Table R802.5.1(1) - R802.5.1(8))	8:12 2x8 16" o.c. collar tie 2x6 16" o.c. collar tie	per U.S. 2x10 rafters 4/15/04 changed	OK
Roof Rafter; Framing & Connections (Section R802.3 & R802.3.1)	1/2 CDX, 7/16 OSB, 1/2 CDX	OK	
Sheathing; Floor, Wall and roof (Table R503.2.1.1(1))	?	IRC 2003 OK	
Fastener Schedule (Table R602.3(1) & (2))	?		
Private Garage (Section R309) Living Space? (Above or beside)	1/4" ? connecting walls	OK see plans	
Fire separation (Section R309.2)		Fire Door OK	
Opening Protection (Section R309.1)		Egress 34/50 OK	
Emergency Escape and Rescue Openings (Section R310)	?	OK	
Roof Covering (Chapter 9)	Asphalt	OK	
Safety Glazing (Section R308)	N/A	OK	
Attic Access (Section R807)	Folding Stair	OK	
Chimney Clearances/Fire blocking (Chapter 10)	Exterior 1"	OK Revision	

OK

Header Schedule (Section R502.5(1) & (2))		
Type of Heating System	3-2x10's w/ply	Revision
Means of Egress (Sec R311 & R312)	Oil Filter	Revision
Basement	?	See Plan Submittal 5/23/05 Revised rework bulkhead w/ log house
Number of Stairways	2	Revision 7/11 & 7/9/16/11
Interior	0	OK
Exterior	7 13/16 R 9" T	OK
Treads and Risers (Section R311.5.3)	6'8"	OK
Width (Section R311.5.1)	Headroom (Section R311.5.2)	OK
Guardrails and Handrails (Section R312 & R311.5.6 - R311.5.6.3)	34-36 - w/returns	revised per code
Smoke Detectors (Section R313)	?	OK
Location and type/Interconnected	N/A	OK
Dwelling Unit Separation (Section R317) and IBC - 2003 (Section 1207)	?	N/A eliminated
Deck Construction (Section R502.2.1)		

See Chimney Summary Checklist

Lot # 6

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>17 LONGVIEW DRIVE</u>		
Total Square Footage of Proposed Structure	Square Footage of Lot <u>16,682</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>382A</u> Block# <u>D</u> Lot# <u>26</u>	Owner: <u>NIAL CONSTRUCTION</u>	Telephone: <u>752-0091</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>NIAL CONSTRUCTION 191 STATE RD Suite #2 Kittery, ME 03904</u>	Cost Of Work: \$ <u>163,000</u> Fee: \$
Current use: <u>VACANT LOT</u>		
If the location is currently vacant, what was prior use: <u>Raw Land</u>		
Approximately how long has it been vacant: <u>20 plus years</u>		
Proposed use: <u>Residential Home</u> ?		
Project description: <u>2404 Sqft Basement Level Garage</u>		
Contractor's name, address & telephone: <u>NIAL CONSTRUCTION 191 STATE ROAD SUITE # Kittery, ME</u>		
Who should we contact when the permit is ready: <u>Larry Sturdivant 752-0091</u>		
Mailing address: <u>FAX</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>752-0091</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>Larry Sturdivant</u>	Date: <u>3/28/05</u>
---	----------------------

This is NOT a permit, you may not commence ANY work until the permit is issued. If you are in a Historic District you may be subject to additional permitting and fees with the Planning Department on the 4th floor of City Hall

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

2005-0062
Application I. D. Number

3/28/2005
Application Date

Auburn Estates #6
Project Name/Description

Marge Schmuckal

Commercial Construction Inc
Applicant
31 State Rd # 2, Kittery , ME 03904
Applicant's Mailing Address
Murray Sturdivant
Consultant/Agent
Agent Ph: (207)752-0091 Agent Fax:
Applicant or Agent Daytime Telephone, Fax

17 - 17 Longview Dr , Portland, Maine
Address of Proposed Site
382A D026001
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) _____

24046 sq ft 16682 _____
Proposed Building square Feet or # of Units Acreage of Site 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 Pla \$50.00 Subdivision _____ Engineer Review \$250.00 Date 3/28/2005

Zoning Approval Status:

Approved Approved w/Conditions See Attached Denied Reviewer _____

Approval Date _____ 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

- Performance Guarantee Accepted _____ date _____ amount _____ expiration date
- Inspection Fee Paid _____ date _____ amount
- Building Permit Issue _____ date
- Performance Guarantee Reduced _____ date _____ remaining balance _____ signature
- Temporary Certificate of Occupancy _____ date Conditions (See Attached) _____ expiration date
- 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

WARRANTY DEED

(Maine Statutory Short Form)

KNOW ALL PERSONS BY THESE PRESENTS, that LOUISE M. WOODBURY, of Portland, Cumberland County, Maine, for consideration paid, GRANTS to NIAL CONSTRUCTION, INC., a Massachusetts Corporation having a principal place of business in Kittery, York County, Maine, with WARRANTY COVENANTS, the land in Portland, County of Cumberland, and State of Maine, more particularly described as follows:

A certain lot or parcel of land situated in Portland, Cumberland County, Maine, lying Northerly of Summit Street and Easterly of Auburn Street, beginning with the number Five Hundred Forty-three (543) to number Five Hundred Fifty-one (551) inclusive, and bounded and described as follows:

Beginning at a point on the Easterly side of said Auburn Street where land now or formerly of Harold L. Carter joins land now or formerly belonging to Rudolf W. Kaserman; thence North Seven Degrees Fifty-eight Minutes East (N 7° 58' E) along the Easterly side of said Auburn Street One Hundred Twenty-nine and Twelve Hundredths and (129.12) feet, more or less, to a pipe driven into the ground; thence South Sixty-one Degrees Twenty-five Minutes East (S 61° 25' E) One Hundred Ninety-two (192) feet, more or less, along the Southerly line of land Philip E. Hamlin conveyed to Blanche M. Morin September 24, 1968, recorded in Cumberland County Registry of Deeds, Book 3059, Page 439, to a pipe driven into the ground; thence South Twenty-eight Degrees Thirty-five Minutes West (S 28° 35' W) Forty-eight (48) feet, more or less, along the Westerly side of other land now or formerly of the said Harold L. Carter to a pipe driven into the ground at the North-Easterly corner of land now or formerly belonging to Rudolf W. Kaserman; thence North Eighty-nine Degrees Fifty-four Minutes West (N 89° 54' W) along the Northerly side of land now or formerly owned by Rudolf W. Kaserman One Hundred Sixty-five (165) feet, more or less, to the Easterly side of said Auburn Street and the point of beginning.

Said tract of land contains Fourteen Thousand Nine Hundred Twenty (14,920) Square Feet of land, more or less.

Also, another certain lot or parcel of land situated in said Portland at 529-541 Auburn Street and bounded and described as follows:

Beginning at the point formed by the intersection of the Northerly sideline of Summit Street and the Easterly sideline of Auburn Street; thence Northerly by the Easterly sideline of Auburn Street a distance of Eighty-seven and Seventy-nine Hundredths (87.79) feet to an angle in the said Easterly sideline of Auburn Street; thence Northerly by the Easterly sideline of Auburn Street and making an included angle of One Hundred Seventy-seven Degrees Twenty-one Minutes (177° 21') through the East with the Southerly direction of the last described line a distance of Ninety-four and Forty-nine Hundredths (94.49) feet to a point; thence Easterly and making an included angle of Ninety-eight Degrees Five Minutes (98° 05') through the South with the Southerly direction of the Easterly sideline of Auburn Street a distance of One Hundred Sixty-nine and Four Tenths (169.4) feet to a point; thence Southwesterly and making an including angle of Sixty-three Degrees Ten Minutes (63° 10') through the West with the Westerly direction of the last described course a distance of Two Hundred Three and Twenty-eight Hundredths (203.28) feet to a point on the Northerly sideline of Summit St.; thence Westerly by the Northerly sideline of Summit Street and making an included angle of One Hundred Sixteen Degrees Thirty Minutes (116°

MAINE REAL ESTATE TAX PAID

of the
al estate

bury,

f same

urged of

7

may
city
40

y
of
in
l
the

560

msc

30') with the Northeasterly direction of the last described course a distance of Ninety-nine and Seven Tenths (99.7) feet to the Easterly sideline of Auburn Street and the point of beginning.

Also, another certain lot or parcel of land situated in said Portland; and bounded and described as follows:

Beginning at the intersection formed by the Easterly sideline of Auburn Street and the Southerly sideline of Longview Avenue; thence running S 82° 20-1/2's E along the Southerly sideline of said Longview Avenue a distance of Ninety and Eighty-one Hundredths (90.81) feet to an angle therein; thence running N 50° 08' E along the Northeasterly side of said Longview Avenue a distance of Two Hundred Sixteen (216) feet, more or less, to the most Westerly corner of Lot Numbered 59 as shown on Plan of Valley View Heights made for Philip E. Hamlin by H.I. & E.C. Jordan, Surveyors, dated June 21, 1957, and recorded in said Registry of Deeds in Plan Book 47, Page 6; thence running S 39° 52' E along the Southwesterly sideline of said Lot Numbered 59, a distance of One Hundred (100) feet to the most Southerly corner of said Lot Numbered 59; thence running S 50° 08' W parallel to the second bound herein described a distance of Three Hundred (300) feet, more or less, to land now or formerly on one Carter; thence running Northwesterly by said land now or formerly of Carter to the Easterly sideline of Auburn Street; thence running N 7° 37' E along the Easterly sideline of said Auburn Street a distance of One Hundred (100) feet, more or less, to the point of beginning.

Also, another certain lot or parcel of land situated in said Portland on the Southeasterly side of Long view Avenue and being lot Numbered 59 as shown on Plan of Valley View Heights above referred to, being part of the premises conveyed to Hamlin Land Development Corporation by Philip E. Hamlin by Warranty Deed dated July 3, 1957, and recorded in said Registry in Book 2360, Page 327.

Also, another certain lot or parcel of land situated in said Portland on the Southeasterly side of the second parcel herein described bounded and described as follows:

Beginning on the Northeasterly sideline of land now or formerly of one Carter at the most Southerly corner of the first parcel hereinabove described; thence running Northeasterly by the Southeasterly sideline of said second parcel hereinabove described, a distance of Two Hundred Ninety (290) feet, more or less, to the most Westerly corner of Lot No. 17 as shown on said Plan of Valley View Heights; thence running Southeasterly along the Southwesterly sideline of said Lot No. 17 as shown on said plan, a distance of Eighty-four and Twenty-seven Hundredths (84.27) feet, more or less, to a point in the "Turn-around" at the southwesterly end of Caron Street as shown on said plan; thence running Southwesterly parallel to the first bound in the description of this parcel, a distance of Two Hundred Sixty (260) feet, more or less, to land now or formerly of said Carter; thence running Northwesterly by said land now or formerly of Carter to the point of beginning.

Subject to an easement for the benefit of Philip E. Hamlin, Mildred M. Hamlin and Charles E. Hamlin, to the extent the same may still be effective, as more particularly described in a deed from Philip E. Hamlin and Hamlin Land Development to Blanche M. Morin dated September 24, 1968 and recorded in said Registry of Deeds, Book 3059, Page 439.

Being a portion of the same premises conveyed to Elliott H. Woodbury and Louise M. Woodbury by Blanche M. Morin by Warranty Deed dated December 1, 1978 recorded in said Registry of Deeds, Book 4349, Page 158. Further conveyed to Louise M. Woodbury by Warranty Deed of Elliot H. Woodbury dated December 3, 1980, recorded in said Registry of Deeds at Book 4709, Page 303.

IN WITNESS WHEREOF, the undersigned has caused this instrument to be signed and sealed this 30th day of January, 2004.

J. Jones
Witness

Louise M. Woodbury
Louise M. Woodbury

January 30, 2004

STATE OF MAINE
CUMBERLAND, SS.

Then personally appeared before me Louise M. Woodbury, who acknowledged the foregoing instrument to be her free act and deed.

Jeffrey W. Jones
Jeffrey W. Jones, Attorney-at-Law

Received
Recorded Register of Deeds
Feb 02, 2004 01:34:18P
Cumberland County
John S. O'Brien

074-8716

ATTN: Jeannie

See Amendment

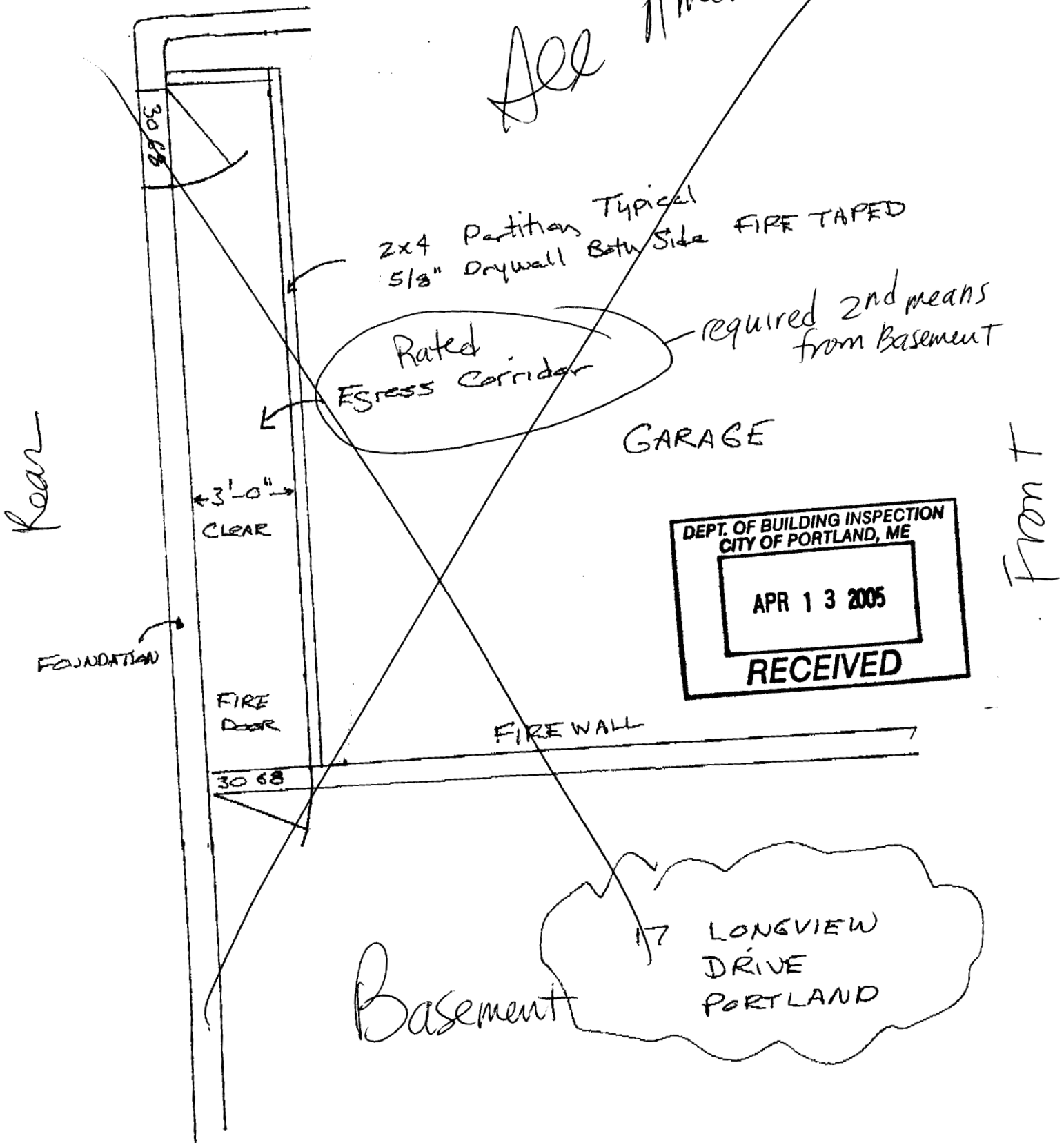


TABLE R602.3(1)—continued
FASTENER SCHEDULE FOR STRUCTURAL MEMBERS

DESCRIPTION OF BUILDING MATERIALS	DESCRIPTION OF FASTENER ^{b,c,d,e}	SPACING OF FASTENERS	
		Edges (inches) ^f	Intermediate supports ^{c,g} (inches)
Wood structural panels, subfloor, roof and wall sheathing to framing, and particleboard wall sheathing to framing			
$\frac{3}{16}$ "- $\frac{1}{2}$ "	6d common nail (subfloor, wall) 8d common nail (roof) ^f	6	12 ^g
$\frac{19}{32}$ "-1"	8d common nail	6	12 ^g
$1\frac{1}{8}$ "- $1\frac{1}{4}$ "	10d common nail or 8d deformed nail	6	12
Other wall sheathing^h			
$\frac{1}{2}$ " regular cellulosic fiberboard sheathing	$1\frac{1}{2}$ " galvanized roofing nail 6d common nail staple 16 ga., $1\frac{1}{2}$ long	3	6
$\frac{1}{2}$ " structural cellulosic fiberboard sheathing	$1\frac{1}{2}$ " galvanized roofing nail 8d common nail staple 16 ga., $1\frac{1}{2}$ long	3	6
$\frac{25}{32}$ " structural cellulosic fiberboard sheathing	$1\frac{3}{4}$ " galvanized roofing nail 8d common nail staple 16 ga., $1\frac{3}{4}$ long	3	6
$\frac{1}{2}$ " gypsum sheathing	$1\frac{1}{2}$ " galvanized roofing nail; 6d common nail; staple galvanized, $1\frac{1}{2}$ long; $1\frac{1}{4}$ screws, Type W or S	4	8
$\frac{5}{8}$ " gypsum sheathing	$1\frac{3}{4}$ " galvanized roofing nail; 8d common nail; staple galvanized, $1\frac{5}{8}$ long; $1\frac{5}{8}$ screws, Type W or S	4	8
Wood structural panels, combination subfloor underlayment to framing			
$\frac{3}{4}$ " and less	6d deformed nail or 8d common nail	6	12
$\frac{7}{8}$ "-1"	8d common nail or 8d deformed nail	6	12
$1\frac{1}{8}$ "- $1\frac{1}{4}$ "	10d common nail or 8d deformed nail	6	12

For SI: 1 inch = 25.4 mm, 1 foot = 304.8 mm, 1 mile per hour = 1.609 km/h.

- a. All nails are smooth-common, box or deformed shanks except where otherwise stated. Nails used for framing and sheathing connections shall have minimum average bending yield strengths as shown: 80 ksi (551 MPa) for shank diameter of 0.192 inch (20d common nail), 90 ksi (620 MPa) for shank diameters larger than 0.142 inch but not larger than 0.177 inch, and 100 ksi (689 MPa) for shank diameters of 0.142 inch or less.
- b. Staples are 16 gage wire and have a minimum $\frac{7}{16}$ -inch on diameter crown width.
- c. Nails shall be spaced at not more than 6 inches on center at all supports where spans are 48 inches or greater.
- d. Four-foot-by-8-foot or 4-foot-by-9-foot panels shall be applied vertically.
- e. Spacing of fasteners not included in this table shall be based on Table R602.3(2).
- f. For regions having basic wind speed of 110 mph or greater, 8d deformed nails shall be used for attaching plywood and wood structural panel roof sheathing to framing within minimum 48-inch distance from gable end walls, if mean roof height is more than 25 feet, up to 35 feet maximum.
- g. For regions having basic wind speed of 100 mph or less, nails for attaching wood structural panel roof sheathing to gable end wall framing shall be spaced 6 inches on center. When basic wind speed is greater than 100 mph, nails for attaching panel roof sheathing to intermediate supports shall be spaced 6 inches on center for minimum 48-inch distance from ridges, eaves and gable end walls; and 4 inches on center to gable end wall framing.
- h. Gypsum sheathing shall conform to ASTM C 79 and shall be installed in accordance with GA 253. Fiberboard sheathing shall conform to either AHA 194.1 or ASTM C 208.
- i. Spacing of fasteners on floor sheathing panel edges applies to panel edges supported by framing members and at all floor perimeters only. Spacing of fasteners on roof sheathing panel edges applies to panel edges supported by framing members and at all roof plane perimeters. Blocking of roof or floor sheathing panel edges perpendicular to the framing members shall not be required except at intersection of adjacent roof planes. Floor and roof perimeter shall be supported by framing members or solid blocking.

Applicant: Nial Const
Address: 17 Longview Dr (lot #6)
part of Auburn Estates

Date: 4/5/05
C-B-L: 382A-D-026
CHECK-LIST AGAINST ZONING ORDINANCE
perm # 05-0325

Date - New Dev,
Zone Location - R-Z

Interior or corner lot -

Proposed Use/Work - to construct new single family home $\approx 28 \times 56$
NO Decks shown

Sewage Disposal - City

Lot Street Frontage - 50' min - 50' shown

Front Yard - 25' min - 25.5' at closest

Rear Yard - 25' min - 27' at closest

Side Yard - 14' min - 25' to 60' shown

Projections - 2 story

Side chimney - 6' x 9' in front steps ok - bulkhead in left side

Width of Lot - 80' min req $\approx 143'$ scaled

Height - 35' MAX - 33' from lowest point to ridge

Lot Area - 10,000^{sq} min req - 16,682^{sq}

Lot Coverage Impervious Surface - 20% MAX of 3,336.4^{sq} MAX ok

Area per Family - 10,000^{sq}

Off-street Parking - 2 pkg SPC req. - 2 car garage shown

Loading Bays - N/A

Site Plan - # 2005-0062 - minor/annot

Shoreland Zoning/Stream Protection - N/A

Flood Plains - Panel 2 - Zone X

16 x 26 = 416
40 x 28 = 1120
6 x 9 = 54
1590

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.


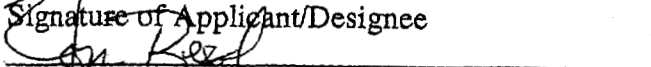
A Pre-construction Meeting will take place upon receipt of your building permit.

- Footing/Building Location Inspection:** Prior to pouring concrete
- Re-Bar Schedule Inspection:** Prior to pouring concrete
- 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.

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

	<u>5/9/05</u>
Signature of Applicant/Designee	Date
	<u>5/9/05</u>
Signature of Inspections Official	Date

CBL: 382-A 002 Building Permit #: 05-0325



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION 17 Longview Dr

CBL 382A D026001

Issued to Nial Construction Inc/Nial Construction

Date of Issue 01/04/2006

This is to certify that the building, premises, or part thereof, at the above location, built — altered — changed as to use under Building Permit No. 05-0325, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

EXISTING USE OF BUILDING OR PREMISES
dwelling

APPROVED OCCUPANCY
Single family dwelling USE GROUP: R-3
TYPE: 5-B

IRC-2003

Limiting Conditions: THIS IS A TEMPORARY CERTIFICATE WHICH EXPIRES ON 06/01/2006.
ALL REQUIRED SITE WORK MUST BE COMPLETED BY 06/01/2006

This certificate supersedes certificate issued

Approved:

Jan 4 2006
(Date)

Kevin Russell
Inspector

Chris [Signature]
Inspector of Buildings

Notice: This certificate identifies lawful use of building or premises, and ought to be transferred from owner to owner when property changes hands. Copy will be furnished to owner or lessee for one dollar.



CITY OF PORTLAND, MAINE
Department of Building Inspections

3-28 20 05

Received from Neal [unclear]

Location of Work 17 Longview Dr #6

Cost of Construction \$ _____ 3005.00

Permit Fee \$ _____ 75.00
1488.20

Building (IL) Plumbing (IS) Electrical (I2) Site Plan (U2) _____

Other _____

CBL: 382 AD26

Check #: 1810 Total Collected \$ 1863.00

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



Planning Division
Jay Reynolds, Development Review Coordinator

Code,

Revised (Approved) plans
for #17 Longview Drive.

CSL 382A026,