

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK  
**CITY OF PORTLAND**

Please Read  
Application And  
Notes, If Any,  
Attached

BUILDING DEPARTMENT

**PERMIT**

Permit Number: 090419

PERMIT ISSUED

MAY 7 2009

CB 388A A014001

This is to certify that KENNEY RUSSELL E & KATHLEEN E. TRUSTEES  
has permission to Install Two Dormers in Front of home with the same footprint  
AT 61 ABBY LN

provided that the person or persons, firm or corporation accounting 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 lathed or otherwise covered-in. 24 HOURS 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 H. May* 5/7/09  
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

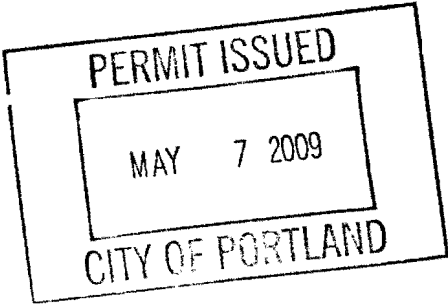
SCANNED

3/6-10  
CLOSED

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

Permit No: 09-0419		Issue Date:		CBL: 388A A014001					
Location of Construction: 61 ABBY LN		Owner Name: KENNEY RUSSELL E & KATHLE		Owner Address: 61 ABBY LN		Phone: 207-797-2879			
Business Name:		Contractor Name: Dave Kenner Builder		Contractor Address: 9 Wildridge Road Standish		Phone: 2073294344			
Lessee/Buyer's Name		Phone:		Permit Type: Additions - Dwellings			Zone: R2		
Past Use: Single Family Home		Proposed Use: Single Family Home - Install Two Dormers in Front of Home within the same Footprint		Permit Fee: \$60.00		Cost of Work: \$4,000.00		CEO District: 5	
Proposed Project Description: Install Two Dormers in Front of Home within the same Footprint				FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied		INSPECTION: Use Group: R3 Type: SB IRC 2003 Signature: Jm 5/7/09			
				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: lmd		Date Applied For: 05/07/2009		Zoning Approval					

<div>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</div> <div>2. Building permits do not include plumbing, septic or electrical work.</div> <div>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..</div>	<div>Special Zone or Reviews</div> <div><input type="checkbox"/> Shoreland</div> <div><input type="checkbox"/> Wetland</div> <div><input type="checkbox"/> Flood Zone</div> <div><input type="checkbox"/> Subdivision</div> <div><input type="checkbox"/> Site Plan</div> <div>Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/></div> <div>Date: Jm 5/7/09</div>	<div>Zoning Appeal</div> <div><input type="checkbox"/> Variance</div> <div><input type="checkbox"/> Miscellaneous</div> <div><input type="checkbox"/> Conditional Use</div> <div><input type="checkbox"/> Interpretation</div> <div><input type="checkbox"/> Approved</div> <div><input type="checkbox"/> Denied</div> <div>Date:</div>	<div>Historic Preservation</div> <div><input checked="" type="checkbox"/> Not in District or Landmark</div> <div><input checked="" type="checkbox"/> Does Not Require Review</div> <div><input type="checkbox"/> Requires Review</div> <div><input type="checkbox"/> Approved</div> <div><input type="checkbox"/> Approved w/Conditions</div> <div><input type="checkbox"/> Denied</div> <div>Date: Jm 5/7/09</div>
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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

3-16-10

at final Ok sum

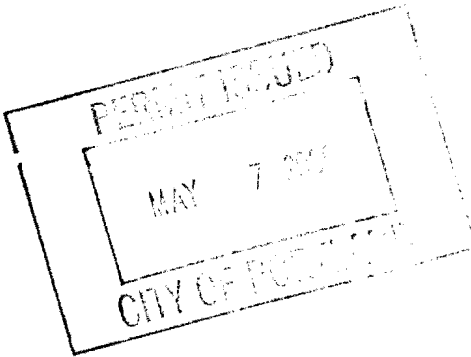
**City of Portland, Maine - Building or Use Permit**  
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No:	Date Applied For:	CBL:
09-0419	05/07/2009	388A A014001

Location of Construction:	Owner Name:	Owner Address:	Phone:
61 ABBY LN	KENNEY RUSSELL E & KATHLE	61 ABBY LN	207-797-2879
Business Name:	Contractor Name:	Contractor Address:	Phone
	Dave Kenner Builder	9 Wildridge Road Standish	(207) 329-4344
Lessee/Buyer's Name	Phone:	Permit Type:	
		Additions - Dwellings	

Proposed Use:	Proposed Project Description:
Single Family Home - Install Two Dormers in Front of Home within the same Footprint	Install Two Dormers in Front of Home within the same Footprint

<b>Dept:</b> Zoning	<b>Status:</b> Approved with Conditions	<b>Reviewer:</b> Tom Markley	<b>Approval Date:</b> 05/07/2009
<b>Note:</b>	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>		
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 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.			
<hr/>			
<b>Dept:</b> Building	<b>Status:</b> Approved with Conditions	<b>Reviewer:</b> Tom Markley	<b>Approval Date:</b> 05/07/2009
<b>Note:</b>	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>		
1) Hardwired interconnected battery backup smoke detectors shall be installed in all bedrooms, protecting the bedrooms, and on every level.			
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, sprinkler, fire alarm or HVAC or exhaust systems. Separate plans may need to be submitted for approval as a part of this process.			





# 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>61 ABBY Lane</u>		
Total Square Footage of Proposed Structure/Area <u>60 Sqr (Dormers)</u>		Square Footage of Lot <u>12,500</u>
Tax Assessor's Chart, Block & Lot Chart# <u>388A</u> Block# <u>014</u> Lot# <u>001</u>		Applicant * <u>must be owner, Lessee or Buyer</u> * Name <u>Russell Kenney</u> Address <u>61 Abby Ln</u> City, State & Zip <u>Portland, ME 04103</u>
Telephone: <u>207-799-2879</u>		
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name <u>Same</u> Address City, State & Zip	Cost Of Work: \$ <u>400000</u> C of O Fee: \$ Total Fee: \$
Current legal use (i.e. single family) <u>Single Fam. by</u> If vacant, what was the previous use? Proposed Specific use: Is property part of a subdivision? If yes, please name Project description: <u>Adding two dormers front of House within same footprint</u>		
Contractor's name: <u>Dave Kenney Builder Inc</u> Address: <u>9 Wildridge Rd</u> City, State & Zip <u>Standish, ME 04084</u> Telephone: <u>329-4344</u> Who should we contact when the permit is ready: <u>Dave</u> Telephone: Mailing address: <u>Same</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](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: <u>Russell Kenney</u>	Date: <u>05-07-09</u>
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This is not a permit, you may not commence ANY work until the permit is issue



## 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 required if originals 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.**

**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.**

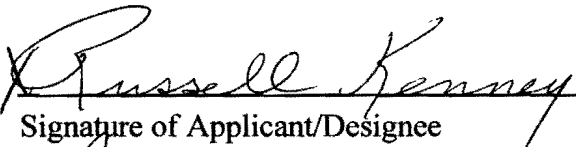
  X   **Framing/Rough Plumbing/Electrical: Prior to Any Insulating or drywalling**

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

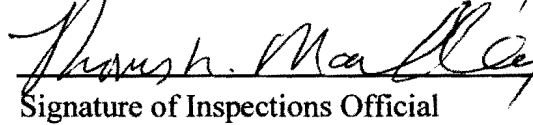
Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection.

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

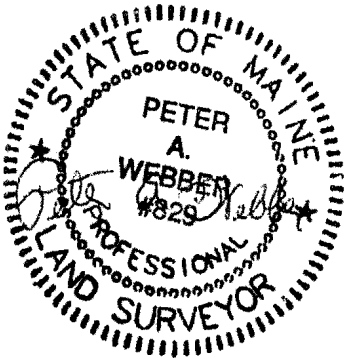
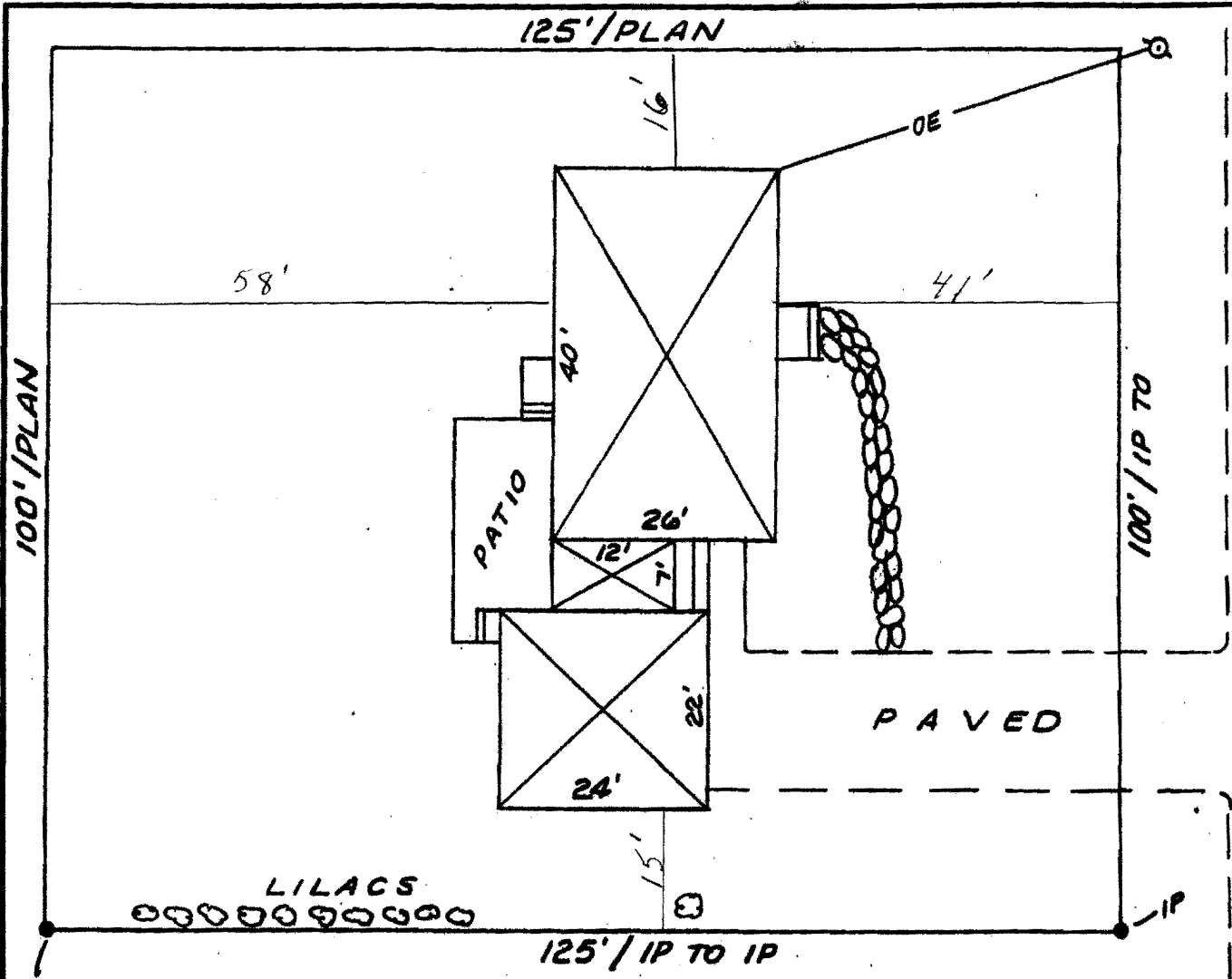
**CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED.**

  
\_\_\_\_\_  
Signature of Applicant/Designee

5-7-09  
Date

  
\_\_\_\_\_  
Signature of Inspections Official

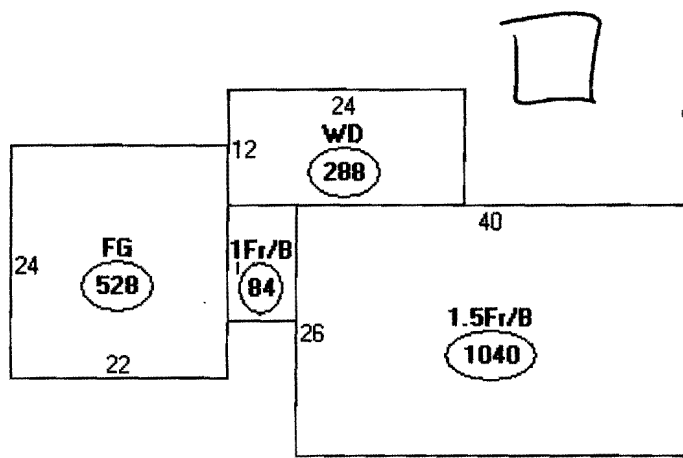
5/7/09  
Date



<b>Mortgage Loan</b> This is a Class	
PROPERTY OF <b>RUSSELL + K</b> <b>61 ABBY LANE</b>	
SCALE <b>1" = 20'</b>	DATE <b>SEPT. 24,</b>
BUYER <b>RUSSELL + K</b>	
SURVEYOR	Peter A. V Seal



12,500 Lot size



Descriptor/Area

A: 1.5Fr/B  
1040 sqft  
B: 1Fr/B  
84 sqft  
C: FG  
528 sqft  
D: WD  
288 sqft

TOTAL Allowed  
2070 Lot  
Coverage

1940  
80 shed

2020 TOTAL NW

SETBACKS  
FRONT 25 Required  
Rear 25 Required  
Sides 20 Required

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	388A A014001
Location	61 ABBY LN
Land Use	SINGLE FAMILY
Owner Address	KENNEY RUSSELL E & KATHLEEN E KENNEY TRUSTEES 61 ABBY LN PORTLAND ME 04103
Book/Page	24096/186
Legal	388A-A-14 ABBY LN 61  12500 SF

Current Assessed Valuation

Land	Building	Total
\$88,100	\$145,200	\$233,300

Property Information

Year Built	Style	Story Height	Sq. Ft.	Total Acres	
1963	Cape	1.5	1904	0.287	
Bedrooms	Full Baths	Half Baths	Total Rooms	Attic	Basement
5	2		7	None	Full

Outbuildings

Type	Quantity	Year Built	Size	Grade	Condition
SHED-FRAME	1	2005	8X10	C	A

Sales Information

Date	Type	Price	Book/Page
06/22/2006	LAND + BLDING	\$350,000	24096-186

Picture and Sketch

<a href="#">Picture</a>	<a href="#">Sketch</a>	<a href="#">Tax Map</a>
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[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!**

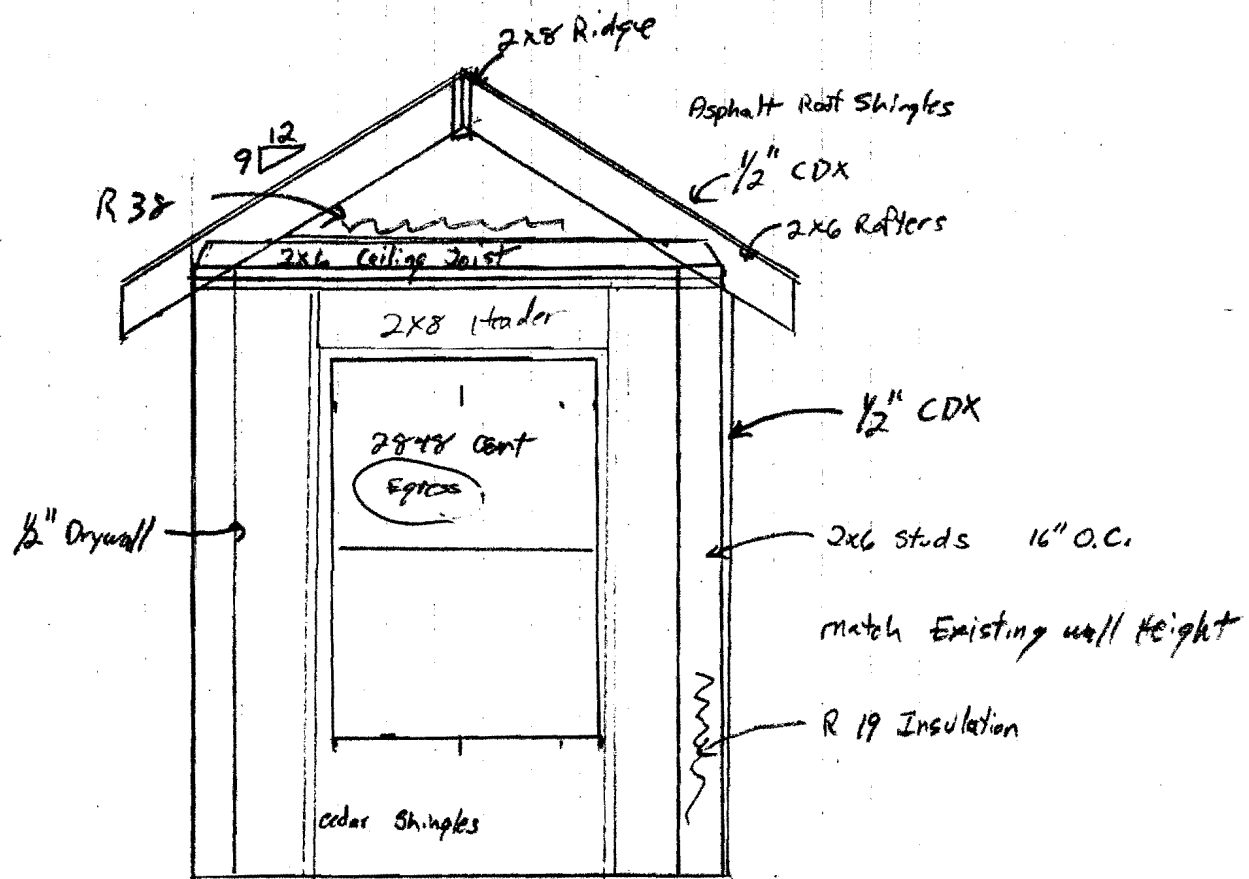
This data is provided by the Assessor's Office and is current as of										Apr 8, 2009		Fees					
										R2		LCI:		R			
CBL		388A A014001		Acct No		39998		Property Address		61 ABBY LN		Vie					
Owner Name 1		KENNEY RUSSELL E &						Property Type		RESIDENTIAL		Dist# 5					
Name 2		KATHLEEN E KENNEY TRUSTEES						Description		388A-A-14		Vie					
Mailing Address		61 ABBY LN						Census Tract		21.01		Vh					
City, State, Zip		PORTLAND		ME		04103				12500 SF							
Prop Info		Inspections		Site Plans		Permits		Complaints		Food/Water/Odor		Documents		Letters		Property Mgmt	
Land Use		SINGLE FAMILY						Nbr of Units		1		Click Here to View:					
Zone		R2						Neighborhood				Picture		Sketch			
District		NORTH DEERING						Historic District		No							
Yr Built		1963		House Style		CAPE											
Total Rms		7		Baths		2		1/2 Baths		0		Bedrms		5			
Heat Type		BASIC						Basement		FULL							
Fuel Type		OIL						Attic		NONE							
System Type		HOT WATER															
										NOTES							

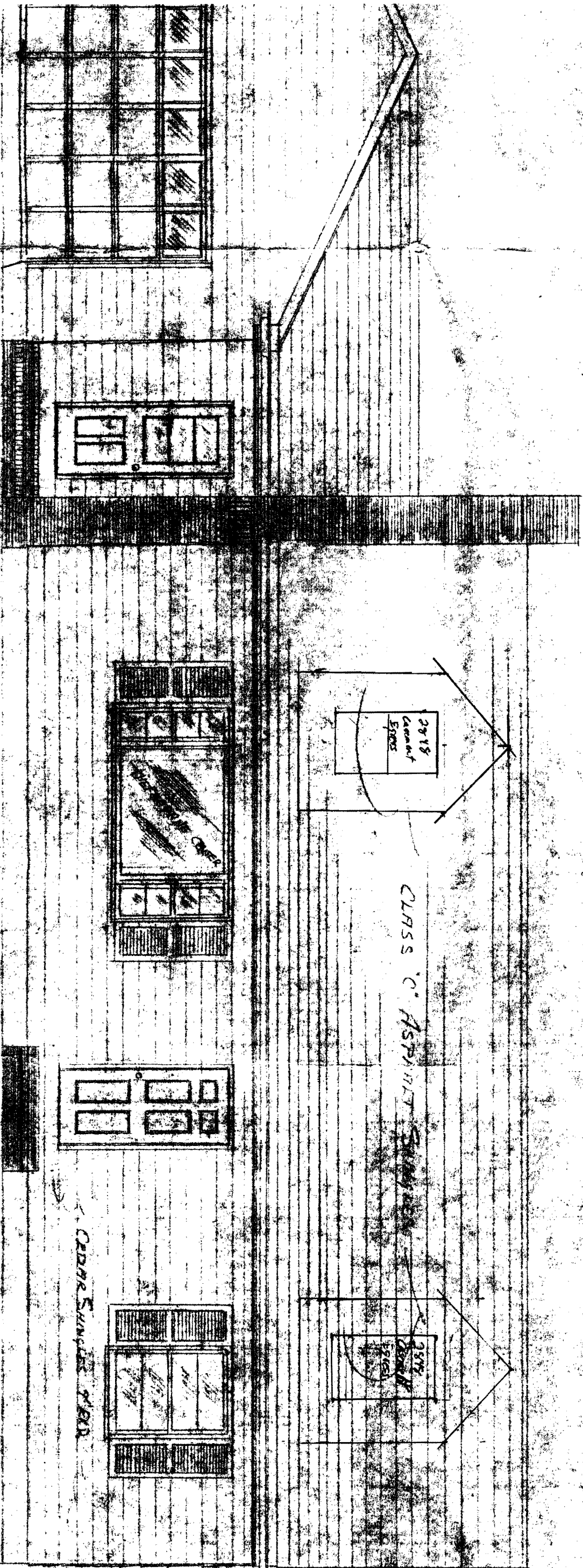
New	Scheduling
ew Complaint	Close
ew Inspection	Print Inv.
ew Site Plan	View Permit

Fees	Taxes	Notes
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Tax Map

$\frac{1}{2}" = 1'$



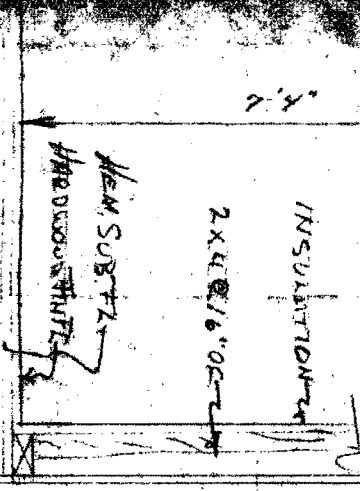


FRONT ELEVATION

SCALE 1/8" = 1'-0"

CEDAR SHINGLES 2" x 8"

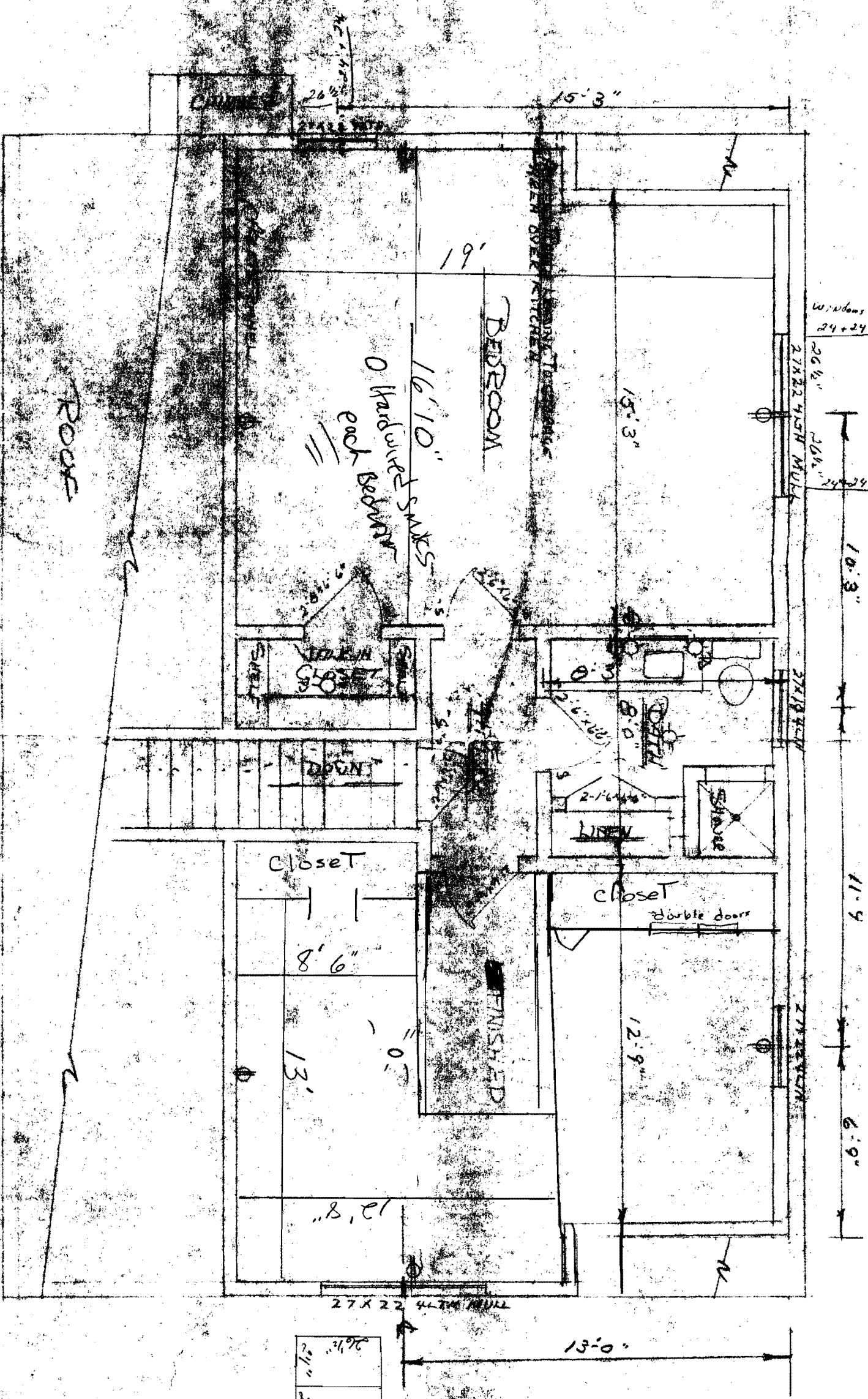
11 1/2" x 11 1/2"



POWER TERMINAL  
3/4" x 1/2"

16" O.C.  
RAILS  
MAIN COLUMN

MAIN SECTION  
SCALE: 1/4" = 1'-0"



SECOND FLOOR PLAN  
SCALE: 1/4" = 1'-0"

N.T. FOX CO., Inc. PORTLAND	
CONTRACT NO. 100-100-100	
FOR THE USE OF THE ARCHITECT	
DRAWING SECOND FLOOR PLAN	
DATE 9-26-62	SCALE 1/4" = 1'-0"