

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

Location of Construction: 68 Felicia Ln (Lot #12)		Owner: Jandie Development		Phone: 797-9534		Permit No: 960362	
Owner Address: 2 Flintlock Ln Falmouth, ME 04105		Leasee/Buyer's Name:		Phone:		BusinessName:	
Contractor Name: Jandie Development		Address:		Phone:		<div style="border: 2px solid black; padding: 5px; text-align: center;"> PERMIT ISSUED Permit Issued: <div style="border: 1px solid black; padding: 5px; display: inline-block;"> MAY 13 1996 </div> </div>	
Past Use: Vacant Land		Proposed Use: 1-fam		COST OF WORK: \$ 40,000.00 PERMIT FEE: \$ 220.00			
Proposed Project Description: Construct 1-fam Dwelling		FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied Signature:		INSPECTION: Use Group: <i>B3</i> Type: <i>5/B</i> <i>BOCA 93</i> Signature:		Zone: <i>R-3</i> CBL: 409-H-010	
		PEDESTRIAN ACTIVITIES DISTRICT (P.U.D.) Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions <input type="checkbox"/> Denied Signature:		Signature: <i>[Signature]</i> Date:		Zoning Approval: Special Zone or Reviews: <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input checked="" type="checkbox"/> Site Plan maj <input type="checkbox"/> minor <input type="checkbox"/> mm <input type="checkbox"/>	
		Permit Taken By: <i>Mary Greesik</i>		Date Applied For: <i>30 April 1996</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	

1. This permit application doesn't 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..

PERMIT ISSUED WITH LETTER

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 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 provisions of the code(s) applicable to such permit

06 May 1996 - Permit Routed

30 April 1996

SIGNATURE OF APPLICANT <i>Julie DeKice</i>		ADDRESS:		DATE:		PHONE:	
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE						PHONE:	

White-Permit Desk Green-Assessor's Canary-D.P.W. Pink-Public File Ivory Card-Inspector

CEO DISTRICT

7

COMMENTS

5-15-96 / 24'x36' Cape / 2nd story unfinished (8" x 16" Ftg's Poured stripping in progress)
about 34' left side Front setback / Front right side about 13'

6-9-96 - Framing Insp. OK per plans @ this time.

6-10-96 - Pl insp. / Rough In - Shatrock in progress -

6-20-96 - Air Test on PVC Waste OK 5 for over 15'

6-25-96 - Rear sliding door to remain secured / no stairs / 2nd Fl. Unit habitable
(ST #'s) Smoke Det. / In 1st Fl. / Furnace / Pipe fl. PTR Valve / side Stair platform
cono tubes to be placed @ 4" x 4" S

3/18/97 Trees still not in @

Inspection Record

Type	Date
Foundation: _____	_____
Framing: _____	_____
Plumbing: _____	_____
Final: _____	_____
Other: _____	_____

Applicant: Julie DeRice

Date: 5/8/96

Address: 68 Felicia Lane (lot #12)

Assessors No.: 409-#-10

CHECK LIST AGAINST ZONING ORDINANCE

Date - New

Zone Location - R-3

Interior or corner lot -

Use - Single family home 24' x 36' - NO GARAGE - NO DECK

Sewage Disposal - City

Rear Yards - 25' req - 40' shown

Side Yards - 8' req - 30' & 12' shown

Front Yards - 25' req - 35' shown

Projections - side & front steps

Height - 1 1/2 stories Cape

Lot Area - 6,500 sq ft req 10,300 sq ft shown

Building Area - MAX 25% of lot area MAX 2597 sq ft

Area per Family - 6,500 sq ft

Width of Lot - 75' req - 78' shown

Lot Frontage - 50' req - 30' shown

Off-street Parking - 2 cars

Loading Bays -

Site Plan - memorandum

Shoreland Zoning - N/A

Flood Plains - N/A

24 x 36 = 864 sq ft

OK

Inspection Services
P. Samuel Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

May 10, 1996

Jandie Development
2 Flintlock Lane
Falmouth, Maine 04105

RE: 68 Felicia Lane

Dear Madam/Sir,

Your application to construct a single family dwelling has been reviewed and a permit is herewith issued subject to the requirements listed below. This permit does not excuse the applicant from meeting applicable State and Federal laws.

No Certificate of Occupancy will be issued until all requirements of this letter are met.

Site Plan Review Requirements

Building Inspections - a) Separate permits will be required for future deck and or garage construction. **b)** a separate permit will be required for finishing off the second floor. -
M. Schmuckal

Development Review Coordinator - a) erosion control measures must be taken to assure that sediment does not get into the street. **b)** all swales constructed must conform to the grade at the abutters property line. **c)** please see attached standard conditions

Building Code Requirements

1. Please read and implement items 1, 7, 9, 11, 13, 14, 15 and 16 of the attached Building Permit Report.
2. Safety glazing must be used in hazardous locations.

If you have any questions regarding these requirements, please do not hesitate to contact this office.

Sincerely,

P. Samuel Hoffses
Chief, Code Enforcement Division

cc: M. Schmuckal, Asst C, Code Enf Div
J. Seymour, DRC



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION 68 Felicia Lane (Lot #12) 409-H-010
Date of Issue 27 June 1996

Issued to Jandie Development

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. 960362, 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.

PORTION OF BUILDING OR PREMISES

First Floor Only

APPROVED OCCUPANCY

Single Family Dwelling

Limiting Conditions: TEMPORARY:

- 1) See memo (attached) dated 26 June 1996 from James Seymour to David Jordan listing One (1) condition of approval.

This certificate supersedes certificate issued

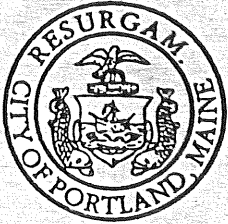
Approved:

(Date)

Inspector

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
Planning and Urban Development Department

MEMORANDUM

TO: Dave Jordan, Code Enforcement Officer

FROM: James Seymour, Acting Development Review Coordinator *JRS*

DATE: June 26, 1996

SUBJECT: Temporary Certificate of Occupancy for 68 Felicia Lane

I have reviewed the single family residence at 68 Felicia Lane and believe it would be acceptable to issue a temporary Certificate of Occupancy. A permanent Certificate of Occupancy should not be issued until the following condition has been met.

1. The disturbed lot area shall be graded to conform to the approved site plans, loamed, seeded, mulched, and two street trees shall be planted. All items shall be completed within 2 weeks from the date of issuance of this temporary Certificate of Occupancy. This is based on the faxed agreement from the Jandie Development Corp. dated June 19, 1996.

cc: Kathi Staples PE, City Engineer



CITY OF PORTLAND
Planning and Urban Development Department

MEMORANDUM

TO: Joseph E. Gray, Jr., Director of Planning and Urban Development
Alexander Jaegerman, Chief Planner

FROM: James Seymour, Acting Development Review Coordinator

DATE: April 5, 1995

SUBJECT: Disclaimer Statement of Existing Poorly Drained Areas

It is the responsibility of the lot owner/homebuilder to assess drainage and provide for appropriate stormwater management design and engineering in an area which has evidence of poor hydrologic soil conditions, and/or a history of poor drainage, ponding, or soils saturation due to topography, fluctuation of seasonal ground water tables creating surface flooding, or as a result from rainfall events or snow/ice melts. The City of Portland is not responsible for resolving the drainage of land areas which could be described in any one of the above conditions.

The City of Portland Development Review Coordinator reviews lot grading for all single family homes to assure that field elevations will conform to the grades which exist at the abutting property line or to the grades which have been previously approved at the abutting property lines. The construction standards require that final foundation elevations be provided on site plans which are a minimum of 2 1/2 feet higher than street grades established at the frontage of the lot and provide positive drainage away from the entire foundation perimeter, including garage, and all basement accesses (ie. bulkheads, doorways and windows). As long as these standards are strictly enforced, most water problems on single family lots will be avoided. However, in locations with clear evidence of hydric soils, the following note shall be placed on all approved site plans:

"The City of Portland Development Review Coordinator has reviewed and approved this plan. The lot is located in an areas that is subject to seasonal conditions of saturation by surface or groundwater. Approval of this plan does not constitute a guarantee that no water problems will be experienced by the homeowners in this vicinity. Homeowners are advised to exercise care and diligence to ensure that their home and yard is adequately constructed and graded for localized drainage conditions."

BUILDING PERMIT REPORT

DATE: 9/22/96 ADDRESS: 68 Felicia Lane (Lot #12)

REASON FOR PERMIT: TO Construct a single family dwelling

BUILDING OWNER: Jandie Development

CONTRACTOR: " " " " APPROVED: *1*2*9*11

PERMIT APPLICANT: " " " " ~~DENIED?~~ *13*14*15*16

CONDITION OF APPROVAL OR DENIAL

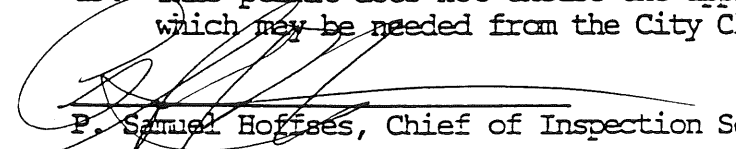
- * 1. Before concrete for foundation is placed, approvals from the Development Review Coordinator and Inspection Services must be obtained. (A 24 hour notice is required prior to inspection)
2. Precaution must be taken to protect concrete from freezing.
3. It is strongly recommended that a registered land surveyor check all foundation forms before concrete is placed. This is done to verify that the proper setbacks are maintained.
4. All vertical openings shall be enclosed with construction having a fire rating of at least one(1) hour, including fire doors with selfclosers.
5. Each apartment shall have access to two(2) separate, remote and approved means of egress. A single exit is acceptable when it exits directly from the apartment to the building exterior with no communications to other apartment units.

6. The boiler shall be protected by enclosing with one(1) hour fire-rated construction including fire doors and ceiling, or by providing automatic extinguishment. Sprinkler piping serving not more than six sprinklers may be connected to a domestic water supply having a capacity sufficient to provide 0.15 gallons per minute, per square foot of floor throughout the entire area. An INDICATING shut-off valve shall be installed in an accessible location between the sprinkler and the connection to the domestic water supply. Minimum pipe size shall be 3/4 inch copper or 1 inch steel. Maximum coverage area of a residential sprinkler is 144 sq. feet per sprinkler.
- * 7. Every sleeping room below the fourth story in buildings of Use Groups R and I-1 shall have at least one operable window or exterior door approved for emergency egress or rescue. The units must be operable from the inside without the use of special knowledge or separate tools. Where windows are provided as means of egress or rescue, they shall have a sill height not more than 44 inches (1118mm) above the floor. All egress or rescue windows from sleeping rooms shall have a minimum net clear opening height dimension of 24 inches (610mm). The minimum net clear opening width dimension shall be 20 inches (508 mm), and a minimum net clear opening of 5.7 sq. feet.
8. A portable fire extinguisher shall be located as per NFPA #10. They shall bear the label of an approved agency and be of an approved type.
- * 9. All single and multiple station smoke detectors shall be of an approved type and shall be installed in accordance with the provisions of the City's building code Chapter 9, section 19, 919.3.2(BOCA National Building Code/1993), and NFPA 101 Chapter 18 & 19. (Smoke detectors shall be installed and maintained at the following locations):

1. In the immediate vicinity of bedrooms
2. In all bedrooms
3. In each story within a dwelling unit, including basements

In addition to the required AC primary power source, required smoke detectors in occupancies in Use Groups R-2, R-3 and I-1 shall receive power from a battery when the AC primary power source is interrupted.

10. Private garages located beneath habitable rooms in occupancies in Use Group R-1, R-2, R-3 or I-1 shall be separated from adjacent interior spaces by fire partitions and floor/ceiling assembly which are constructed with not less than 1-hour fire resisting rating. Private garages attached side-by-side to rooms in the above occupancies shall be completely separated from the interior spaces and the attic area by means of 1/2 inch gypsum board or the equivalent applied to the garage side. (Chapter 4 section 407.0 of the BOCA/1993)
- X 11. Guardrail & Handrails-A guardrail system is a system of building components located near the open sides of elevated walking surfaces for the purpose of minimizing the possibility of an accidental fall from the walking surface to the lower level. Minimum height all Use Groups 42", except Use Group R which is 36". In occupancies in Use Group A, B, H-4, I-1, I-2 M and R and public garages and open parking structures, open guards shall have balusters or be of solid material such that a sphere with a diameter of 4" cannot pass through any opening. Guards shall not have an ornamental pattern that would provide a ladder effect.
12. All exit signs, lights, and means of egress lighting shall be done in accordance with Chapter 10, section & subsections 1023. & 1024. of the City's building code. (The BOCA National Building Code/1993)
- X 13. Stair construction in Use Group R-3 & R-4 is a minimum of 9" tread and 8-1/4" maximum rise. ~~All other Use Group minimum 11" tread, 7" maximum rise.~~
- X 14. Headroom in habitable space is a minimum of 7'6".
- X 15. The minimum headroom in all parts of a stairway shall not be less than 80 inches.
- X 16. All construction and demolition debris must be disposed at the City's authorized reclamation site. The fee rate is attached. Proof of such disposal must be furnished to the office of Inspection Services before final Certificate of Occupancy is issued or demolition permit is granted.
17. Section 25-135 of the Municipal Code for the City of Portland states, "No person or utility shall be granted a permit to excavate or open any street or sidewalk from the time of November 15 of each year to April 15 of the following year".
18. The builder of a facility to which Section 4594-C of the Maine State Human Rights Act, Title 5 MRSA refers, shall obtain a certification from a design professional that the plans of the facility meet the standards of construction required by this section. Prior to commencing construction of the facility, the builder shall submit the certification to the Division of Inspection Services.
19. This permit does not excuse the applicant from obtaining any license which may be needed from the City Clerk's Office.


P. Samuel Hoffses, Chief of Inspection Services

/el 3/16/95

CITY OF PORTLAND, MAINE
 SITE PLAN REVIEW (ADDENDUM)
 CONDITIONS OF APPROVAL

APPLICANT: JANDIE DEVELOPMENT
 ADDRESS: 2 FLINTLOCK LN. FALMOUTH ME 04105
 SITE ADDRESS/LOCATION: 68 FELICIA LANE - LOT 12
 DATE: 5/3/96

Review by the Development Review Coordinator is for General Conformance with ordinances and standards only and does not relieve the applicant, his contractors or agents from the responsibility to provide a completely finished site, including but not limited to: increasing or concentrating of all surface runoff onto adjacent or downstream properties, issues regarding vehicle sight distance, location of public utilities and foundation elevations.

CONDITIONS CHECKED OFF BELOW WILL BE ENFORCED FOR YOUR SITE PLAN

1. 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.
2. 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.
3. Your new street address is now 68 FELICIA LANE, the number must be displayed on the street frontage of your house prior to issuance of Certificate of Occupancy.
4. 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.
5. Show all utility connections: water, sanitary sewer, storm drain, electric, telephone, cable.
6. A sewer permit is required for your project. Please contact Carol Poliskey 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.

7. _____ A street opening permit(s) is required for your site. Please contact Carol Poliskey at 874-8300 , ext. 8828. (Only excavators licensed by the City of Portland are eligible.)
8. As-built record information for sewer and stormwater service connections must be submitted to Parks and Public Works Engineering Section (55 Portland Street) and approved prior to issuance of a Certificate of Occupancy.
9. _____ 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.
10. The site contractor shall establish finish grades at the building 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.
11. A drainage plan shall be submitted to and approved by Development Review Coordinator showing first floor elevation (FEE), 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 the drainage from the property.
12. The Development Review Coordinator reserves the right to require additional lot grading or other drainage improvements as necessary due to field conditions.
13. EROSION CONTROL MEASURES SHALL BE INSTALLED DURING CONSTRUCTION TO ASSURE THAT SEDIMENTS DO NOT GET TRANSPORTED INTO THE STREET OR STORM DRAIN SYSTEM.

cc: Katherine Staples, P.E., City Engineer

14 ALL SWALES CONSTRUCTED ON OR NEAR THE PROPERTY LINE MUST CONFORM WITH THE GRADE OF THE ABUTTERS LOT WITHOUT ENCRUCHING ON THE ABUTTING LOT.

15 PLEASE NOTE POOR DRAINAGE DISCLAIMER.
 ^
 EXISTING

**CITY OF PORTLAND, MAINE
PUBLIC NOTICE**

To All Building Permit Applicants and/or Contractors:

Effective immediately all temporary erosion control measures as shown on submitted site plans or as made part of a conditional approval of a site plan shall be installed, maintained, and inspected for proper functioning. Erosion control measures include but are not limited to silt fencing hay bales, stone check dams, earthen berms, stone lined swales, riprap embankments, riprap inlet/outlets of any pipe channel or culvert, sodded or grass strips, hay mulch cover on exposed soils, jute matting or erosion control blanket/matting, geotextile grids or webbing, and any provision approved by the City Engineer or Development Review Coordinator to decrease erosion or sedimentation.

All temporary and permanent erosion control measures shall be in conformance with the Maine Erosion and Sediment Control Handbook for construction: Best Management Practices as published by Cumberland County SWCD and the Maine Department of Environmental Protection. Consistent failure to install, maintain, or construct in an acceptable manner will result in a stop work order on the building permit. All erosion control measures shall be established in proposed areas of disturbed soils resulting from construction activities prior to actual construction unless a specific deadline has been made a condition of approval or agreed to by a Public Works Engineer or the Development Review Coordinator.

Effective immediately any request for Certificate of Occupancy will be denied if the above measures have not been addressed or completed. Only under extreme conditions, due to weather, shall the omission of the erosion control standards be included on the conditions for a Certificate of Occupancy, otherwise the request for a Certificate will be refused.

The City of Portland Planning Department and Public Works Department consider Erosion and Sediment Control Planning to be an absolutely necessary initial construction activity that requires as much attention and enforcement as building construction. For the protection of sensitive waterbodies, undisturbed lands, neighboring properties, established vegetated areas, and municipal drainage systems please pay careful attention to erosion and sediment control measures and conform to the notes, details, and conditions of approval as noted on your approved site plan. These controls must be installed and maintained continuously throughout the construction period. The City may inspect the site at any time to ensure compliance, and violations could result in work stoppage orders as indicated above.

We appreciate your prompt compliance with these requirements.

N/T DIRK A. B LINDA FRIEND
7393/220

N/T ALLENE
3715/84

2481/192

Lot # 13
SET BACKS

Left Side 27'
Right Side 12'
FRONT 33'
BACK 40'

Sill Elev. 67.00
STREET ELEV. 64.00
DRAINAGE FLOW

Lot # 12
SET BACKS

Left Side 30'
Right Side 12'
FRONT 35'
BACK 40'

Sill ELEV. 67.00
STREET ELEV. 64.00
DRAINAGE FLOW

N 57° 18' 54" E

420.50

46.37

131.24

155.39

79.12

LOT 14
13653 S.F.

LOT 13
9983 S.F.

24 x 32'
GARRISON

LOT 12
10388 S.F.

24 x 36'
CAPE COD

STREET ELEV. 64.00

LOT 11
12,632 S.F.

FELICIA
LANE

EASEMENT SEE NOTE

12	34
36	36
30	13
75	83





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

I. D. Number _____

Jandie Development

Applicant 2 Flintlock Ln Falmouth, ME 04105

30 April 1996

Application Date
Deering Meadows

Applicant's Mailing Address
797-9534

Project Name/Description
Lot #12

Consultant/Agent _____

68 Felicia Ln
Address of Proposed Site

409-H-010

Applicant or Agent Daytime Telephone, Fax _____

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 Other (specify) _____

864 GFC 1,728 Total

10,388 Sq Ft

R-3

Proposed Building Square Feet or # of Units

Acreage of Site

Zoning

Check Review Required:

- | | | | |
|--|--|---|--|
| <input type="checkbox"/> Site Plan (major/minor) | <input type="checkbox"/> Subdivision # of lots _____ | <input type="checkbox"/> PAD Review | <input type="checkbox"/> 14-403 Streets Review |
| <input type="checkbox"/> Flood Hazard | <input type="checkbox"/> Shoreland | <input type="checkbox"/> Historic Preservation | <input type="checkbox"/> DEP Local Certification |
| <input type="checkbox"/> Zoning Conditional Use (ZBA/PB) | <input type="checkbox"/> Zoning Variance | <input checked="" type="checkbox"/> Single-Family Minor | <input type="checkbox"/> Other _____ |

Fees paid: site plan 50.00 subdivision _____

Approval Status:

Reviewer Marge Schmuck

- Approved Approved w/Conditions listed below Denied

- Separate permits will be required for future deck and/or garage
- A separate permit will be required for finishing off 2nd floor
- _____
- _____

Approval Date 5/8/96 Approval Expiration _____ date Extension to _____ date 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

<input type="checkbox"/> Performance Guarantee Accepted	_____ date	_____ amount	_____ expiration date
<input type="checkbox"/> Inspection Fee Paid	_____ date	_____ amount	
Performance Guarantee Reduced	_____ date	_____ remaining balance	_____ signature
Performance Guarantee Released	_____ date	_____ signature	
Defect Guarantee Submitted	_____ submitted date	_____ amount	_____ expiration date
Defect Guarantee Released	_____ date	_____ signature	

Address: 68 Felicia Ln (Lot 12)

STEEL BEAMS • ANGLES • PLATE • ROUNDS • SPANNERS

GOLDSTEIN STEEL CO.

DANNY DUMMOND, PRESIDENT

(207) 839-3411

FAX (207) 839-3726

38 RUNNING HILL ROAD
SCARBORO, MAINE 04074

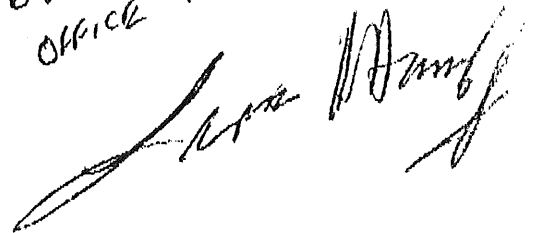
P.O. BOX 277
GORHAM, MAINE 04038

TO WHOM IT MAY CONCERN

MR. DERICE HAS CALLED OUR OFFICE FOR A STEEL WIDE FLANGE BEAM, WE ASSISTED MR. DERICE IN THE SIZING OF THE STEEL BEAM. THE BEAM HE HAS PURCHASED IS OF APPROPRIATE STRENGTH. A $W8 \times 18 \times 14'1"$ IS STRUCTURALLY SOUND FOR THE APPLICATION DESCRIBED TO ME BY MR. DERICE, FOR ANY MORE INFORMATION PLEASE FEEL FREE TO CALL MYSELF OR DANNY DUMMOND AT THE ~~PHO~~ NUMBER ABOVE

THANK YOU

LEWIS H. HANSON JR.
OFFICE MANAGER





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

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Jandle Development

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 Office Retail Manufacturing Warehouse/Distribution Other (specify) _____

864 GFC 1,728 Total

10,388 Sq Ft

Proposed Building Square Feet or # of Units

Acreeage of Site

Zoning

Check Review Required:

- | | | | |
|--|--|---|--|
| <input type="checkbox"/> Site Plan (major/minor) | <input type="checkbox"/> Subdivision # of lots _____ | <input type="checkbox"/> PAD Review | <input type="checkbox"/> 14-403 Streets Review |
| <input type="checkbox"/> Flood Hazard | <input type="checkbox"/> Shoreland | <input type="checkbox"/> Historic Preservation | <input type="checkbox"/> DEP Local Certification |
| <input type="checkbox"/> Zoning Conditional Use (ZBA/PB) | <input type="checkbox"/> Zoning Variance | <input checked="" type="checkbox"/> Single-Family Minor | <input type="checkbox"/> Other _____ |

Fees paid: site plan 50.00 subdivision _____

Approval Status:

Reviewer James Seymour

- Approved Approved w/Conditions listed below Denied

- APPLICANT SHALL INSTALL EROSION CONTROL MEASURES TO ASSURE SEDIMENTS DO NOT GET INTO THE STREET.
- _____
- ALL SWALES CONSTRUCTED MUST CONFORM TO THE GRADES @ THE ~~ADJ~~ ADJUTORS PROPERTY LINE.
- PLEASE SEE ATTACHED STANDARD CONDITIONS.

Approval Date 5/3/96 Approval Expiration 5/97 Extension to _____ date
 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

<input type="checkbox"/> Performance Guarantee Accepted	_____ date _____	_____ amount _____	_____ expiration date _____
<input type="checkbox"/> Inspection Fee Paid	_____ date _____	_____ amount _____	
Performance Guarantee Reduced	_____ date _____	_____ remaining balance _____	_____ signature _____
Performance Guarantee Released	_____ date _____	_____ signature _____	
Defect Guarantee Submitted	_____ submitted date _____	_____ amount _____	_____ expiration date _____
Defect Guarantee Released	_____ date _____	_____ signature _____	

Address: 68 Felicia Ln (Lot 12)

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 specification:

Date 6/3/96

Permit # 15115

LOCATION: 64 Felicia Ln Lot 12

OWNER Jandie Const ADDRESS _____

409-H-010

							TOTAL EACH FEE		
OUTLETS									
	30	Receptacles	10	Switches		Smoke Detector	40	.20	8.00
FIXTURES		(number of)							
	10	incandescent		fluorescent			10	.20	2.00
		fluorescent strip						.20	
SERVICES									
		Overhead				TTL AMPSTO	800		15.00
	x	Underground					800	100	15.00
TEMPORARY SERV.									
		Overhead				AMPS OVER	800		25.00
		Underground					800		25.00
METERS	1	(number of)							
MOTORS		(number of)					1	1.00	1.00
RESID/COM		Electric units						2.00	
HEATING	1	oil/gas units						1.00	
APPLIANCES	1	Ranges		Cook Tops		Wall Ovens		1	5.00
		Water heaters		Fans	1	Dryers			2.00
1 Disposals	1	Dishwasher		Compactors		Others (denote)		4	2.00
MISC. (number of)		Air Cond/win							3.00
		Air Cond/cent							10.00
		Signs							5.00
		Pools							10.00
		Alarms/res							5.00
		Alarms/com							15.00
		Heavy Duty							2.00
		Outlets							
		Circus/Carnv							25.00
		Alterations							5.00
		Fire Repairs							15.00
		E Lights							1.00
		E Generators							20.00
		Panels							4.00
TRANSFORMER		0-25 Kva							5.00
		25-200 Kva							8.00
		Over 200 Kva							10.00
							TOTAL AMOUNT DUE		39.00
							MINIMUM FEE	25.00	
							MINIMUM FEE/COMMERCIAL 35.00		

INSPECTION: Will be ready 6/7/96 pm or will call x

CONTRACTORS NAME McCoid Elect
 ADDRESS 534 Washington Ave- Ptld
 TELEPHONE 828-0562

MASTER LICENSE No. James McCoid #15115
 LIMITED LICENSE No. Exp. 6/30/96

SIGNATURE OF CONTRACTOR

MEMORANDUM

409-H-10

TO: Kevin Carroll, Code Enforcement
Kandi Talbot, Planner

FROM: Jim Wendel, Development Review Coordinator

DATE: June 13, 1998

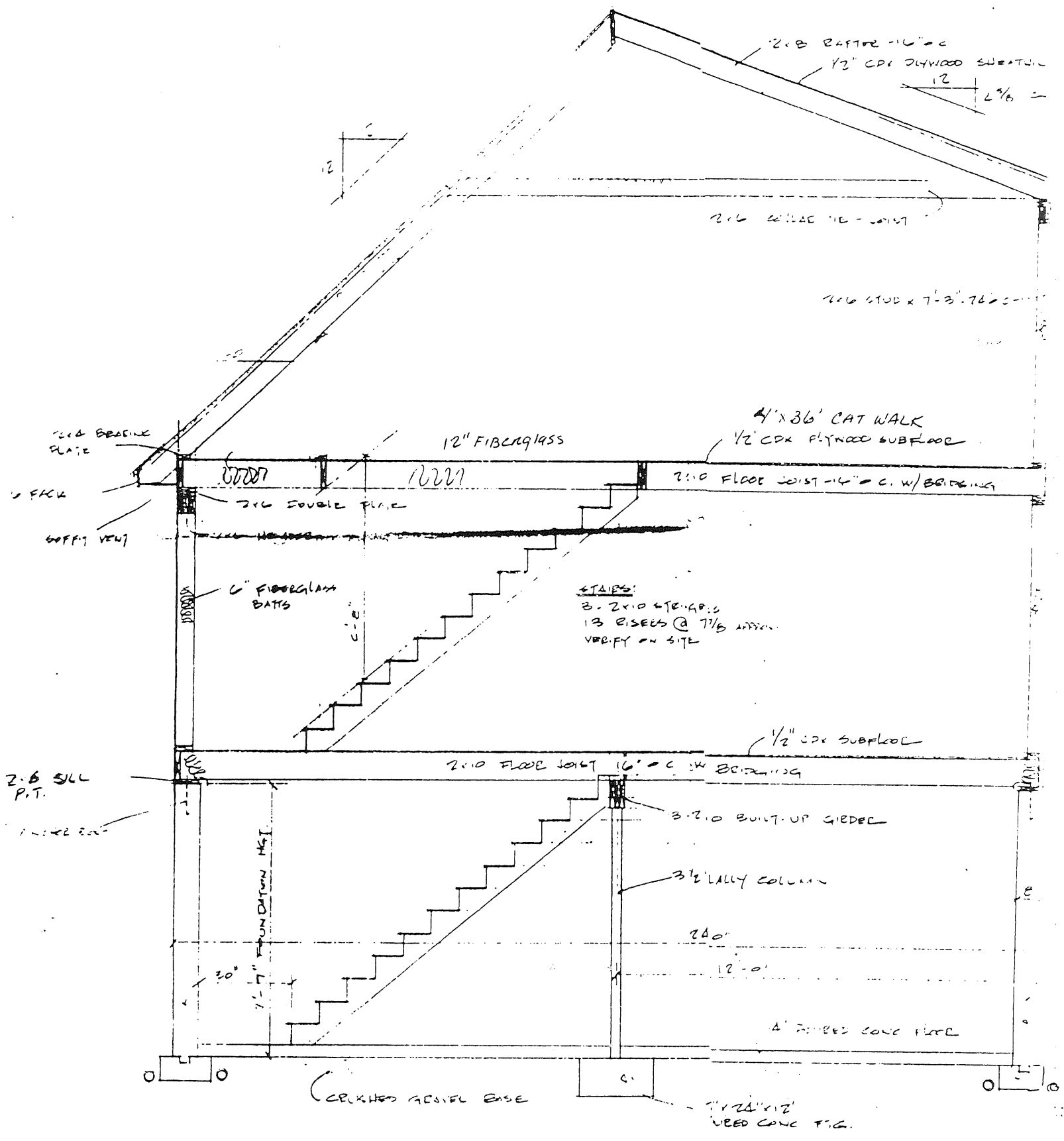
RE: Request for Certificate of Occupancy
68 Felicia Lane (lot 12)

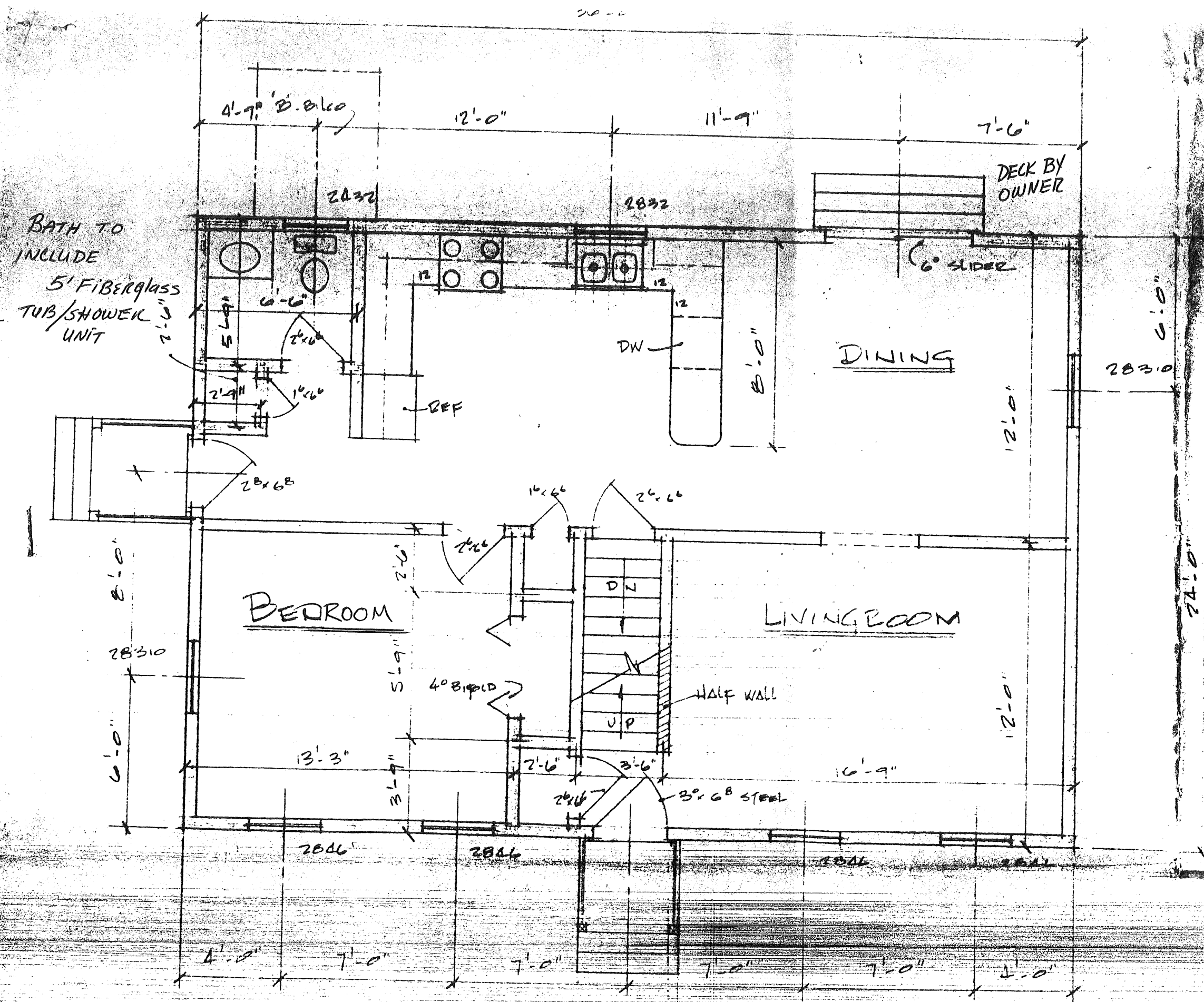
On June 9, 1998 the site was reviewed for compliance with the conditions of approval dated 5/10/96 and remaining items noted in a memo dated 6/26/96 to code enforcement from the DRC. My comments are:

1. The drainage from the lot is not in compliance with the approved plan. There is evidence of significant intermittent ponding on the right side yard by the existence of a large area of dead grass within a slight depression. Also, this ponding area appears to extend to the abutting property to the right. This area must be filled with a granular borrow, graded to drain and vegetated in conformance with the approved site plan.
2. No trees have been planted as required in the approval.
3. A deck has been constructed on the back of the house which was not shown on the approved plan.

It is my opinion that all of the conditions of the site plan approval have not been satisfactorily completed and a **permanent certificate of occupancy should not be issued.**

JN1350.10/disk5/68felica





BATH TO INCLUDE
5' FIBERGLASS
TUB/SHOWER UNIT

DECK BY
OWNER

DINING

BEDROOM

LIVING ROOM

24'x36' CAPE
FINISHED FIRST
FLOOR ONLY

FIRST FLOOR PLAN

— SELF-SEAL ASPHALT ROOF SHINGLES —



2046

2046

2046

2046

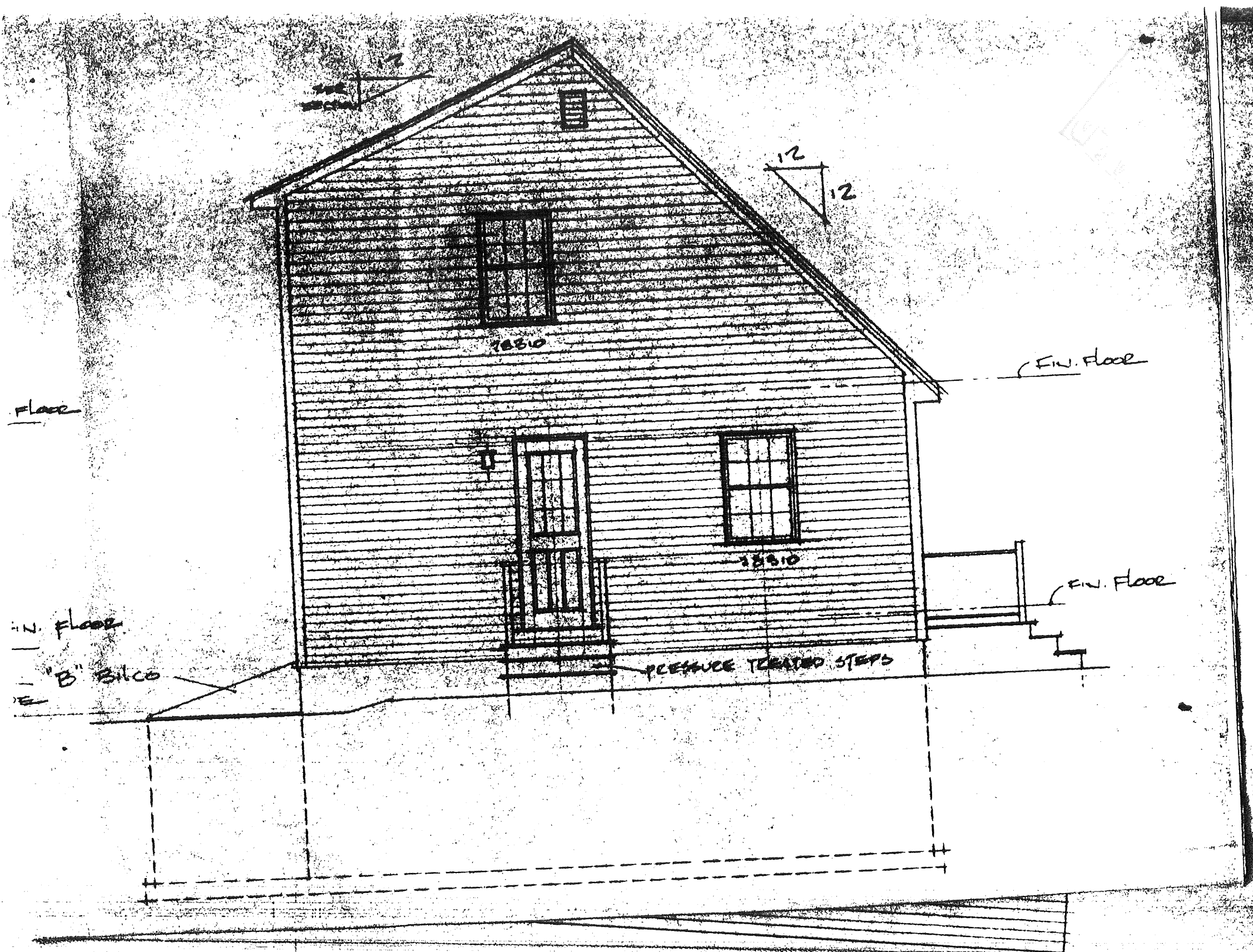
FIN

FIN 1

FIN 2

FIN 3

FIN 4



1st Floor

2nd Floor

2\" B\" Silco

12
12

FIN. Floor

FIN. Floor

12510

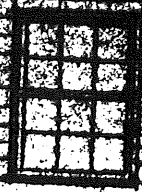
12510

PRESSURE TREATED STEPS

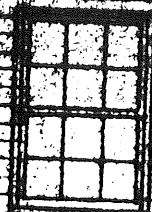
— SELF-SEAL ASPHALT ROOF SHINGLES —



28310

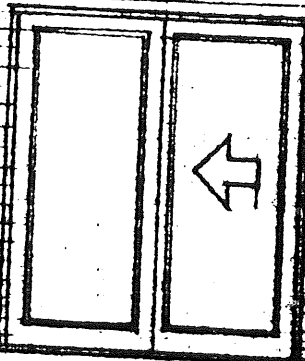


2832



28310

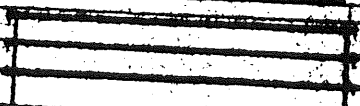
— VINYL SIDING - 4 EXP. —

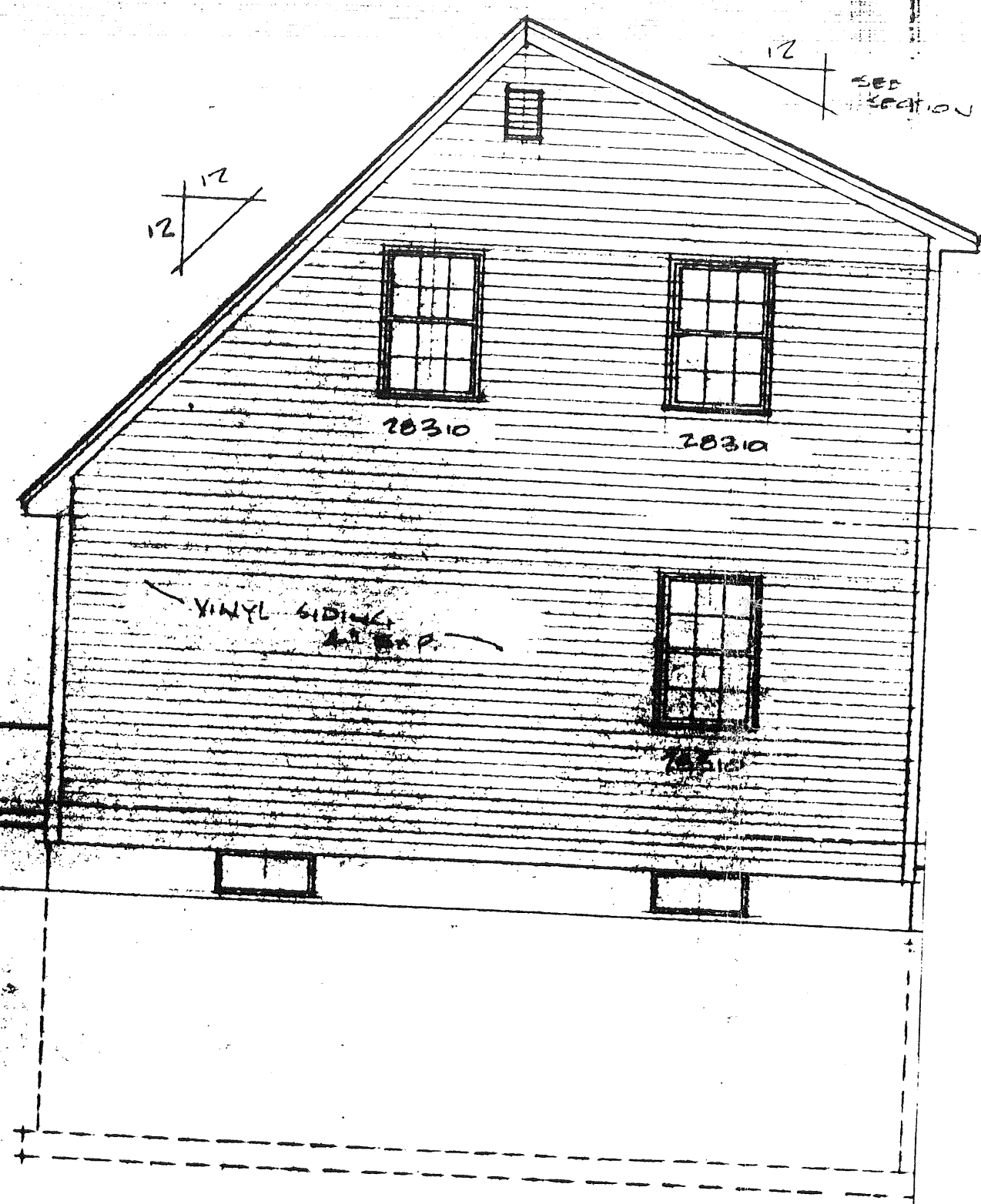


2832



2432





2nd Floor

(FIN FLOOR)

1st Floor

GRADE

GRADE

ELEVATIONS
SCALE: 1/4" = 1'-0"

JOB NO. 1379
SHEET 2 OF 3

16'-9"

2

3" BILCO

4'-9"

5'-8"

12'-0"

BASEMENT WINDOW (3)

4" POURED CONC FLOOR

2x10 FLOOR JOIST - 16" O.C.
W/ BEARING

12'-0" TO GIRDER

6'-0"

5'-8"

8'-0"

8'-0"

8'-0"

3 1/2" LALLY COLUMN

GIRDER PALET
BOTH ENDS

3-2x10 BUILT-UP
GIRDER

78" x 28" x 12"
POURED CONC.
FTG.

2x10 FLOOR JOIST - 16" O.C.
W/ BEARING

24'-0"

8" x 7'-4" POURED CONC
FOUNDATION

8" x 16" POURED
CONC. FTG.

6'-0"

36'-0"

FOUNDATION PLAN
SCALE: 1/4" = 1'-0"

1070