

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

**CITY OF PORTLAND**

**BUILDING INSPECTION**

**PERMIT**

Permit Number. 100358

Please Read Application And Notes, If Any, Attached

This is to certify that QUINN JAMES J WWII VET & ELIZABETH M JTS/property own  
has permission to install Door & Ramp to make house wheel chair accessible  
AT 3 VAN VECHTEN ST CBL 410 C036001

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 lathed or otherwise closed-in. 24 HOUR NOTICE IS REQUIRED.

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

PERMIT ISSUED

APR 15 2010

CITY OF PORTLAND

OTHER REQUIRED APPROVALS

Fire Dept. \_\_\_\_\_

Health Dept. \_\_\_\_\_

Appeal Board \_\_\_\_\_

Other \_\_\_\_\_

Department Name

*James Burke* 4/13/10  
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: 10-0358	Issue Date:	CBL: 410 C036001
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Location of Construction: 3 VAN VECHTEN ST	Owner Name: QUINN JAMES J WWII VET & EL	Owner Address: 190 VAN VECHTEN ST	Phone: 34,35,37
Business Name:	Contractor Name: property owner	Contractor Address:	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	Zone: R-3

Past Use: Single Family Home	Proposed Use: Single Family Home - install Door & Ramp to make house wheel chair accessible	Permit Fee: \$30.00	Cost of Work: \$1,000.00	CEO District: 4
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Proposed Project Description: install Door & Ramp to make house wheel chair accessible	FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group R3 Type: SB JRC-2003
	Signature:	Signature: AMB 4/13/10
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: 04/12/2010	<b>Zoning Approval</b>
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<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><b>Special Zone or Reviews</b></p> <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"/> Date: 4/13/10 w/ AMB	<p><b>Zoning Appeal</b></p> <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: _____	<p><b>Historic Preservation</b></p> <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 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

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

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

<b>Permit No:</b> 10-0358	<b>Date Applied For:</b> 04/12/2010	<b>CBL:</b> 410 C036001
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<b>Location of Construction:</b> 3 VAN VECHTEN ST	<b>Owner Name:</b> QUINN JAMES J WWII VET & EL	<b>Owner Address:</b> 190 VAN VECHTEN ST	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> property owner	<b>Contractor Address:</b>	<b>Phone:</b>
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Additions - Dwellings	

<b>Proposed Use:</b> Single Family Home - install Door & Ramp to make house wheel chair accessible	<b>Proposed Project Description:</b> install Door & Ramp to make house wheel chair accessible
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**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Ann Machado      **Approval Date:** 04/13/2010

**Note:** Proposed ramp and entry deck does not meet the 25' front setback and may not meet the 8' side setback ( there are conflicting numbers as to the existing side setback - the "plot plan says 14' but the information sheet says 11' ) **Ok to Issue:**

- 1) This permit is being issued with the condition that the applicant must apply for a disability variance within thirty days of the date that the permit is issued.
- 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:** 04/13/2010

**Note:** **Ok to Issue:**

- 1) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.
- 2) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm HVAC systems, heating appliances, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.
- 3) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

**Comments:**

4/12/2010-jmb: Helped Mr. Quinn with the plans at the counter as he has come in several times with the information.



# 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>3 Van Vetchen Street</u>		
Total Square Footage of Proposed Structure/Area <u>77 SQFT Ramp/Deck</u>	Square Footage of Lot <u>120FT x 100 = 12000 SQFT</u>	Number of Stories <u>2</u>
Tax Assessor's Chart, Block & Lot Chart# <u>410</u> Block# <u>C</u> Lot# <u>34</u>	Applicant * <u>must</u> be owner, Lessee or Buyer* Name <u>James J. Quinn</u> Address <u>3 Van Vetchen St.</u> City, State & Zip <u>Portland, ME 04103</u>	Telephone: <u>207-799-4088</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name <u>James J Quinn</u> Address _____ City, State & Zip _____	Cost Of Work: \$ _____ C of O Fee: \$ _____ Total Fee: \$ <u>30.00</u>
Current legal use (i.e. single family) <u>Single Fam</u> Number of Residential Units <u>1</u>		
If vacant, what was the previous use? _____		
Proposed Specific use: _____		
Is property part of a subdivision? <u>NO</u> If yes, please name _____		
Project description: <u>Door &amp; Ramp + to make house wheelchair accessible</u>		
Contractor's name: <u>Self</u> <u>(I gave him the variance Appeal paperwork fmrB)</u>		
Address: _____		
City, State & Zip _____		Telephone: _____
Who should we contact when the permit is ready: <u>James</u>		Telephone: <u>799-4088</u>
Mailing address: _____		

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

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

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

Signature: James J Quinn Date: 4-2-2010

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



# PORTLAND MAINE

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

*Penny St. Louis Littell - Director of Planning and Urban Development  
Marge Schmuckal, Zoning Administrator*

April 14, 2010

Mr. James Quinn  
3 Van Vechten Street  
Portland, ME  
04103

Re: 3 Van Vechten Street – 410 C036 - R-3 – disability variance – Permit #10-0358

Dear Mr. Quinn,

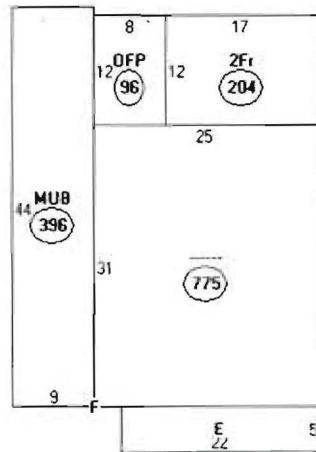
You applied for a permit to build a ramp and a five (5) foot by five (5) foot entry deck to make your house at 3 Van Vechten Street accessible for a wheel chair. 3 Van Vechten Street is located in the R-3 residential zone. The required front yard setback is twenty-five (25) feet [section 14-90(d)(1)]. The plot plan you submitted showed the setback to the proposed ramp as three (3) feet. The required side setback is eight (8) feet [section 14-90(d)(3)]. Your permit application had conflicting numbers for the side setback to the proposed ramp and entry deck. The plot plan said it was nine (9) feet but the information sheet said the setback to the existing house was eleven (11) feet which would make the entry deck six (6) feet from the side property line. Since the ramp has to be installed immediately, the permit has been issued to build it, but you need to apply for a disability variance within thirty days of the permit being issued, since the ramp and entry deck do not meet the required front setback and may not meet the required side yard setback.

I have enclosed the disability variance application and the information about the appeal process. Please feel free to contact me at 874-8709 if you have any questions.

Yours truly,

A handwritten signature in black ink, appearing to read "Ann B. Machado".

Ann B. Machado  
Zoning Specialist  
(207) 874-8709



Descriptor/Area

- A: ---  
775 sqft
- B: MUB  
396 sqft
- C: OFF  
96 sqft
- D: 2Ft  
204 sqft
- E: EP  
110 sqft
- F: RG1  
440 sqft

= 2021 Ⓟ

# Plot Plan

Lot Size = 120 x 100

$$\text{lot coverage} = 35\% = 4200$$

existing - 2021

$$4 \times 13.33 = - 53.32$$

$$\text{max} = \frac{25}{2.127.65}$$

R-3

lot size = 12,000 sq ft

\* front setback - 25 min

- 3' 6" min

rear setback - 78' 5" (OE)

Side - 11' - 8" min

9' 5" (OE)

14 FT 11' 6" ready to dimensions on sheet submitted.

6'

9 FT

replace window with Door

EXISTING STRUCTURE

5'-0"

5'x5' DECK

5'-0"

DN

13'-4"

4'-0"

porch

VAN VETCHEN Street

I

3' to PL Per owner

LOT SIZE

120 X 100

• 75 FT LOT Y-D RIVE WAY

34 FT HOUSE

11 FT REMAINING

SIDE OF HOUSE TO  
WINDOW REMOVE .

PUT DOOR IN

14 FT LONG

~~14 FT~~ HIGH 14 INCHES

5 FT WIDE

House is 25' wide





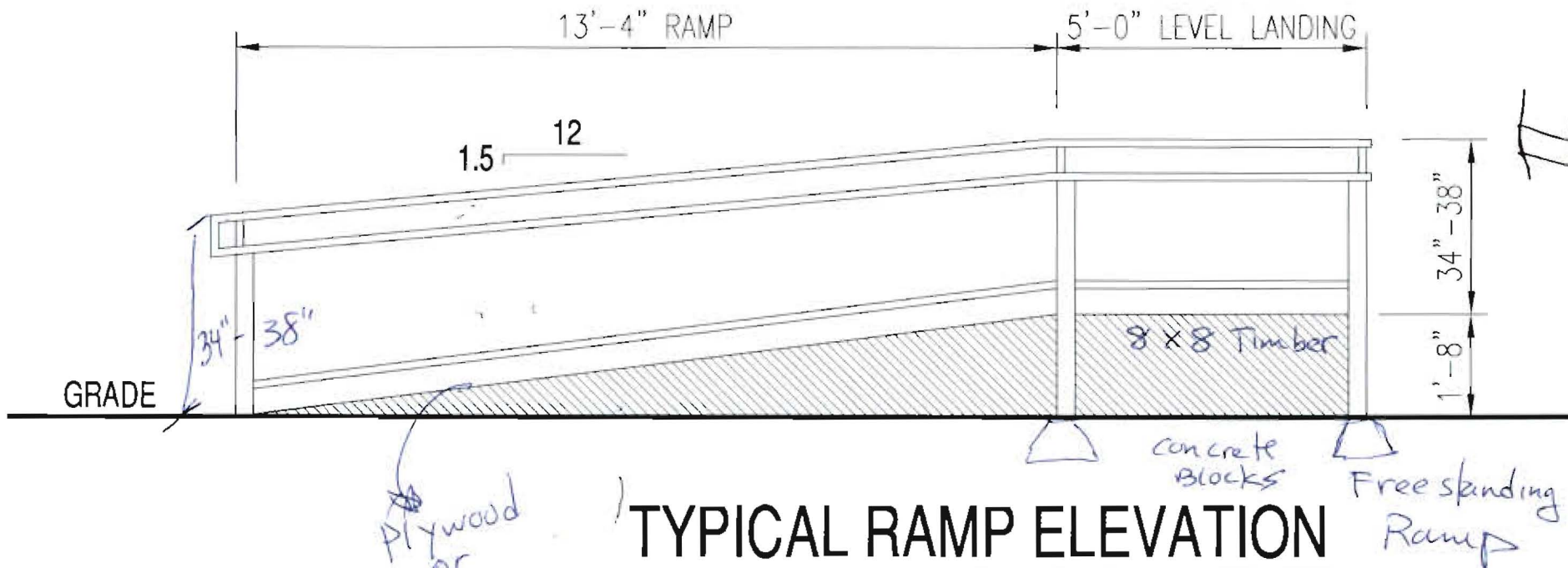
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Est. 1848

www.hancocklumber.com

Taken By:	Delivered By:	Built By:	Billed By:	Checked By:	Page #		
					1		
Shipping Time Zone - Check One 14:12				From Base	BRIDGTON		
#1	#2	#3	#4	Standard quote			
6:00 am - 9:00 am	9:00 am - 12:00pm	12:00 pm - 3:00 pm	3:00 pm - 6:00 pm				
SOLD TO: QUINN (EMP) / THOMAS 970 MEADOW RD CASCO, ME 04015			SHIP TO: 970 MEADOW RD RAMP CASCO, ME 04015 E39539				
ACCOUNT NO.	INVOICE DATE	DELIVERY DATE	SALESPERSON		CUSTOMER PO		
E39539	04/02/10	322	10547740 Counter Counter				
ITEM #	QUANTITY	UNIT	DESCRIPTION	EXTENDED QUANTITY	UNIT PRICE	PER	NET AMOUNT
DB	2	EA	MAINE DECK BRACKET	2.000	19.900	EA	39.80
GSTCUT	12	LFT	6" BUILDERS TUBE	12.000	0.455	LFT	5.46
80C5	1	EACH	80# 5000+ HI-STRENGTH CONC.MIX	10.000	4.480	EACH	44.80
4412PT1	3	EACH	4X4-12 #1 PT SYP GROUND CONTAC	48.000	669.630	MBF	32.14
2610PT1	3	EACH	2X6-10 #1 PT SYP ABOVE GROUND	60.000	530.000	MBF	31.80
2614PT1	3	EACH	2X6-14 #1 PT SYP ABOVE GROUND	42.000	479.210	MBF	20.13
5468PT1	1	EACH	5/4X6-8 #1 PTSYP ABV-GRND W/WA	85.000	757.790	MBF	64.41
2414PT1	3	EACH	2X4-14 #1 PT SYP ABOVE GROUND	37.330	479.570	MBF	17.90
2410PT1	2	EACH	2X4-10 #1 PT SYP ABOVE GROUND	13.330	530.000	MBF	7.06
54614PT1	2	EACH	5/4X6-14 #1 PTSYP ABV-GRNDW/WA	17.500	765.020	MBF	13.39
54610PT1	2	EACH	5/4X6-10 #1 PTSYP ABV-GRNDW/WA	43.750	760.020	MBF	33.25
S8DR	2	EA	2-1/2"RING STICK NAIL,BOST.	1.000	20.780	EA	20.78
S16D131G	1	EA	3-1/2"GALV PL STICK NAIL,BOST	1.000	58.860	EA	58.86
ALLOW	1	EA	ALLOWANCE FOR 9 LITE DOOR	1.000	216.000	EA	216.00
			Total Ship Units:	4.000 EA			
				12.000 LFT			
				1225.213 EACH			
METHOD OF PAYMENT		RECEIVED IN GOOD CONDITION	CUSTOMER SIGNATURE X	SUBTOTAL		605.78	
TERMS: BALANCE IS DUE IN FULL BY THE LAST DAY OF THE MONTH. A 2.5% PER MONTH LATE CHARGE IS ASSUMED STARTING ON THE LAST DAY OF THE MONTH FOLLOWING THE MONTH OF PURCHASE. ALL STATEMENTS ARE MAILED ON THE FIRST DAY OF EACH MONTH. 10% HANDLING CHARGE ON ALL MATERIALS RETURNED UNLESS WE ARE AT FAULT.				SALES TAX		30.29	
Hancock's standard Terms and Conditions are incorporated herein and made a part of the parties contract.				PLEASE PAY THIS AMOUNT		636.07	
2	2	E39539	000002209100000				

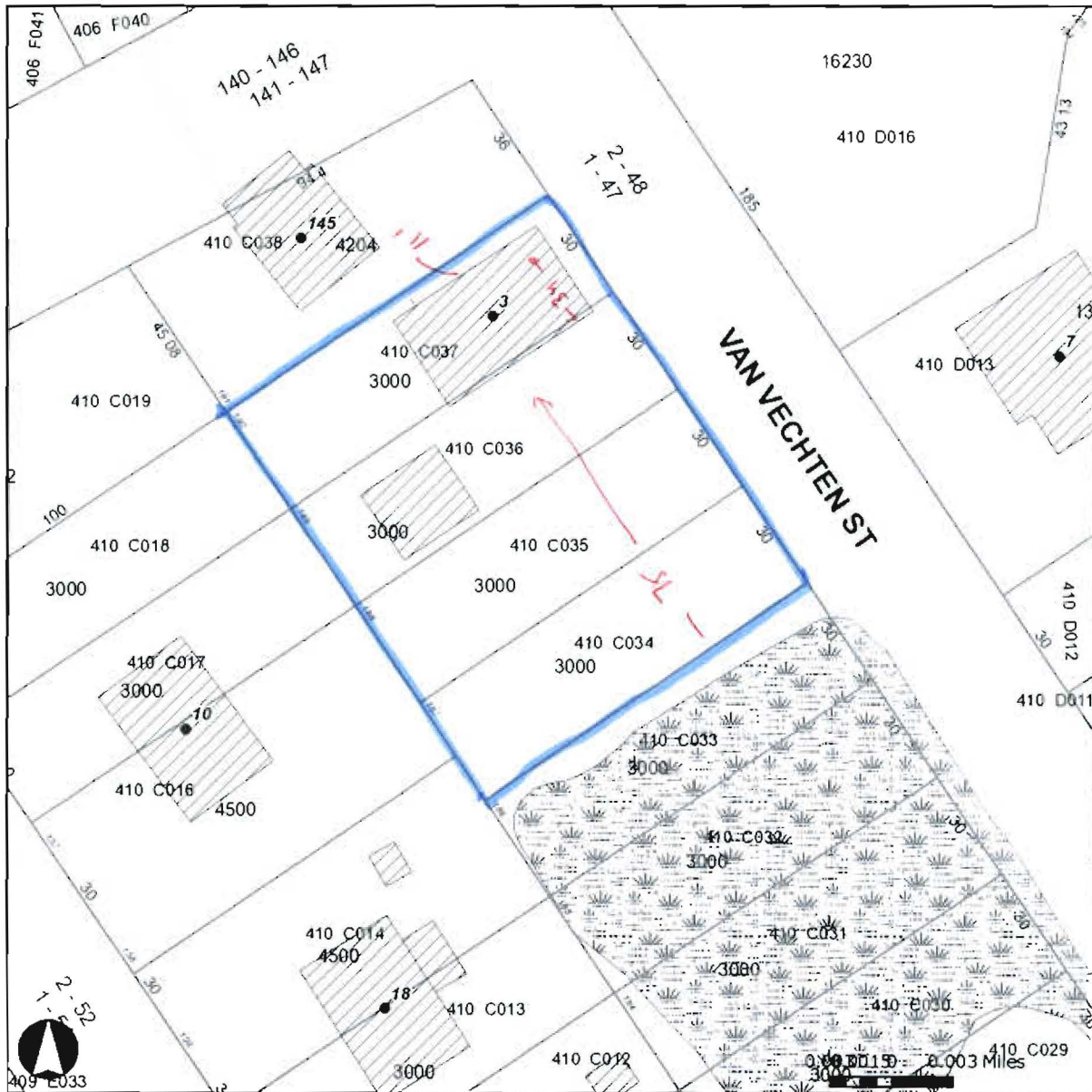


# TYPICAL RAMP ELEVATION

INSTALL HANDRAIL ON BOTH SIDES

Allowed to be 1:8 per IRC  
 12.5% slope  
*amb*

# Map



Interstate 	Traveled Ways 	Jetport 	Ocean 
Streets 	Stream 	County Streets 	
Buildings Building Out Building	Wetland swamp	—A1S —A21 —A31	
Parcels under_road waterbody	Lake/Pond 	ME Towns Land Water Body	

