

Location of Construction: *** 93 East Kidder		Owner: *** Patricia Leet		Phone: *** 874-4916		Permit No: 000767	
Owner Address: Same		Lessee/Buyer's Name: N/A		Phone: N/A			Permit Issued: JUL 13 2000
Contractor Name: N/A		Address: N/A		Phone: N/A			
Past Use: Single family		Proposed Use: Same		COST OF WORK: \$2,500.00		PERMIT FEE: \$39.00	
Proposed Project Description: 12 x 16 slider w/deck		PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)		FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied		INSPECTION: Use Group A-3 Type: 53	
				Signature: _____		Signature: <i>[Signature]</i>	
				Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions <input type="checkbox"/> Denied		Date: _____	
Permit Taken By: Gayle		Date Applied For: July 11, 2000 GG		Zone: _____ CBL: 425-G-016		Zoning Approval: <i>[Signature]</i>	

- This permit application does not preclude the Applicant(s) from meeting applicable State and Federal rules.
- Building permits do not include plumbing, septic or electrical work.
- Building permits are void if work is not started within six (6) months of the date of issuance. False information may invalidate a building permit and stop all work..

** Call: Patricia Leet @ 874-4916
then mail the permit to Patricia Leet

PERMIT ISSUED WITH REQUIREMENTS

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 provisions of the code(s) applicable to such permit

July 11, 2000 GG

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

Zoning Appeal

Variance
 Miscellaneous
 Conditional Use
 Interpretation
 Approved
 Denied

Special Zone or Reviews:

Shoreland *MESSAGE*
 Wetland
 Flood Zone *7/13/00*
 Subdivision
 Site Plan maj minor mm

Historic Preservation

Not in District or Landmark
 Does Not Require Review
 Requires Review

Action:

Approved
 Approved with Conditions
 Denied

Date: *[Signature]*

PERMIT ISSUED WITH REQUIREMENTS

CBO DISTRICT

BUILDING PERMIT REPORT

DATE: 11 July 2009 ADDRESS: 93 East Kilder CBL: 425-G-016

REASON FOR PERMIT: To Construct deck add slider

BUILDING OWNER: Patricia Leet

PERMIT APPLICANT: /CONTRACTOR SAO

USE GROUP: R-3 CONSTRUCTION TYPE: 5B CONSTRUCTION COST: \$2,500.00 PERMIT FEES: \$39.00

The City's Adopted Building Code (The BOCA National Building code/1999 with City Amendments)
The City's Adopted Mechanical Code (The BOCA National Mechanical Code/1993)

CONDITION(S) OF APPROVAL

This permit is being issued with the understanding that the following conditions are met: *1, *2, *11, *13, *27, *29, *31, *32, *34, *36, *37

- 1. This permit does not excuse the applicant from meeting applicable State and Federal rules and laws.
2. Before concrete for foundation is placed, approvals from the Development Review Coordinator and Inspection Services must be obtained.
3. Foundation drain shall be placed around the perimeter of a foundation that consists of gravel or crushed stone containing not more than 10 percent material that passes through a No. 4 sieve.
4. Foundations anchors shall be a minimum of 1/2" in diameter, 7" into the foundation wall, minimum of 12" from corners of foundation and a maximum 6" O.C. between bolts.
5. Waterproofing and dampproofing shall be done in accordance with Section 1813.0 of the building code.
6. Precaution must be taken to protect concrete from freezing.
7. It is strongly recommended that a registered land surveyor check all foundation forms before concrete is placed.
8. 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.
9. All chimneys and vents shall be installed and maintained as per Chapter 12 of the City's Mechanical Code.
10. Sound transmission control in residential building shall be done in accordance with Chapter 12, Section 1214.0 of the City's Building Code.
11. Guardrails & 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.
12. Headroom in habitable space is a minimum of 7'6".
13. Stair construction in Use Group R-3 & R-4 is a minimum of 10" tread and 7 1/2" maximum rise.
14. The minimum headroom in all parts of a stairway shall not be less than 80 inches.
15. 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.
16. Each apartment shall have access to two (2) separate, remote and approved means of egress.
17. All vertical openings shall be enclosed with construction having a fire rating of at least one (1) hour, including fire doors with self closer's.
18. The boiler shall be protected by enclosing with (1) hour fire rated construction including fire doors and ceiling, or by providing automatic extinguishment.

Handwritten signature or initials at the bottom right corner.

19. 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 920.3.2 (BOCA National Building Code/1999), and NFPA 101 Chapter 18 & 19. (Smoke detectors shall be installed and maintained at the following locations):

- In the immediate vicinity of bedrooms
- In all bedrooms
- In each story within a dwelling unit, including basements

20. 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. (Section 921.0)

21. The Fire Alarm System shall be installed and maintained to NFPA #72 Standard.

22. The Sprinkler System shall be installed and maintained to NFPA #13 Standard.

23. All exit signs, lights and means of egress lighting shall be done in accordance with Chapter 10 Section & Subsections 1023.0 & 1024.0 of the City's Building Code. (The BOCA National Building Code/1999)

24. 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".

25. 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 commencing construction of the facility, the builder shall submit the certification the Division of Inspection Services.

26. Ventilation and access shall meet the requirements of Chapter 12 Sections 1210.0 and 1211.0 of the City's Building Code. (Crawl spaces & attics).

* 27. All electrical, plumbing and HVAC permits must be obtained by a Master Licensed holders of their trade. No closing in of walls until all electrical (min. 72 hours notice) and plumbing inspections have been done.

28. All requirements must be met before a final Certificate of Occupancy is issued.

* 29. All building elements shall meet the fastening schedule as per Table 2305.2 of the City's Building Code (The BOCA National Building Code/1996).

30. Ventilation of spaces within a building shall be done in accordance with the City's Mechanical code (The BOCA National Mechanical Code/1993). (Chapter M-16)

31. Please read and implement the attached Land Use Zoning report requirements. *This is issued per the Setback Verification given by the owner on 7/13/00*

* 32. Boring, cutting and notching shall be done in accordance with Sections 2305.3, 2305.3.1, 2305.4.4 and 2305.5.1 of the City's Building Code.

33. Bridging shall comply with Section 2305.16.

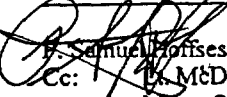
* 34. Glass and glazing shall meet the requirements of Chapter 24 of the building code. (Safety Glazing Section 2406.0)

* 35. All signage, shall be done in accordance with Section 3102.0 signs of the City's Building Code, (The BOCA National Building Code/1999).

* ~~36. Please find attached requirements for STAIRS, guardrail and handrails.~~

* ~~37. Fasteners shall be used between piers and columns and columns and deck framing.~~

* ~~38.~~


Samuel Hoffes, Building Inspector
Cc: L. McDougall, PFD
Marge Schmuckal, Zoning Administrator

PSH 1/26/00

**On the basis of plans submitted and conditions placed on these plans any deviations shall require a separate approval.

***THIS PERMIT HAS BEEN ISSUED WITH THE UNDERSTANDING THAT ALL THE CONDITIONS OF THE APPROVAL SHALL BE COMPLETED. THEREFORE, BEFORE THE WORK IS COMPLETED A REVISED PLAN OR STATEMENT FROM THE PERMIT HOLDER SHALL BE SUBMITTED TO THIS OFFICE SHOWING OR EXPLAINING THAT THE CONDITIONS HAVE BEEN MET. IF THIS REQUIREMENT IS NOT RECEIVED YOUR CERTIFICATE OF OCCUPANCY SHALL BE WITHHELD.

****CERTIFICATE OF OCCUPANCY FEE \$50.00

**** ALL PLANS THAT REQUIRE A PROFESSIONAL DESIGNER'S SEAL, (AS PER SECTION 114.0 OF THE BUILDING CODE) SHALL ALSO BE PRESENTED TO THIS DIVISION ON AUTO CAD LT.2000, OR EQUIVALENT.

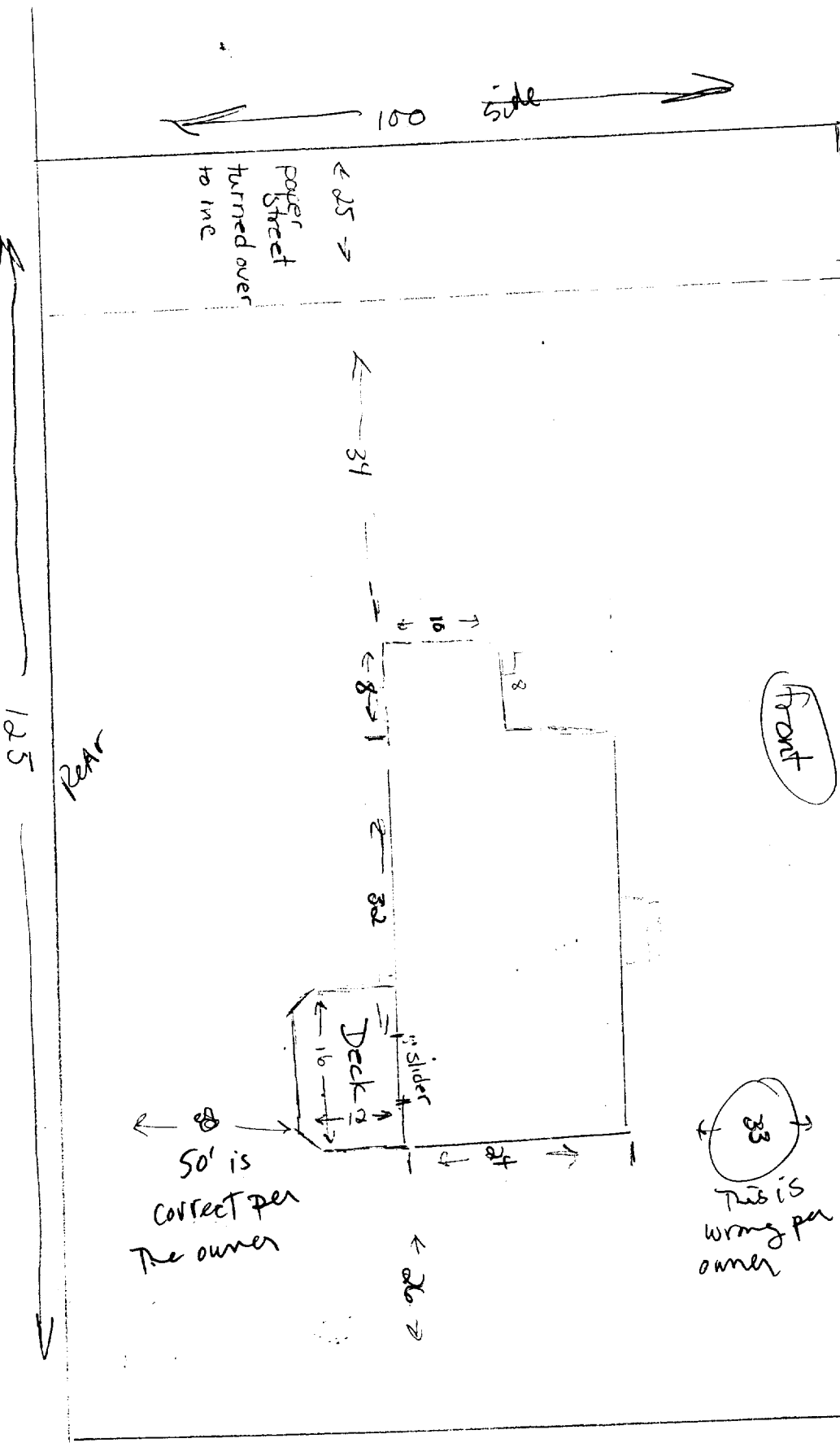
(R-S Zone)

Front: N/A

Rear: 20' reg - 50' show

Side: ~~8'~~ 8' reg - 26' show to closest pt.

EAST KIDDER



Front

33
This is wrong per owner

50' is correct per the owner

~~100~~
~~- 33 = 67~~
~~- 24 = 43~~
~~- 12 = 31 left~~

100
 - 50 = 50
 - 12 = 38
 - 24 = 14

Left

Leet



Decks USA

[Home] [Deck Plans] [Single-level] [Multi-level] [L-Shaped] [Basic]

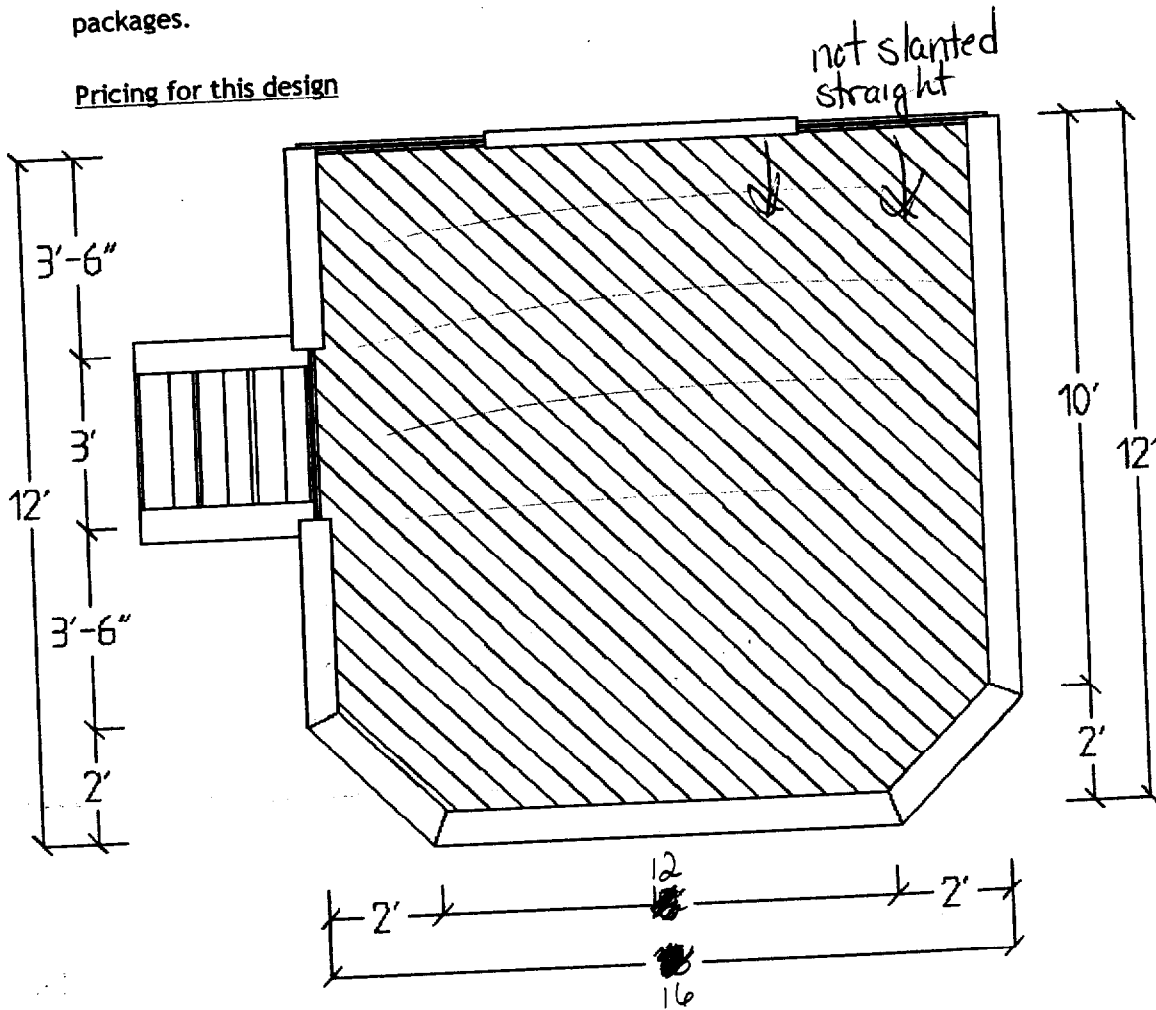
Deck Plan 1404

From the *Decks USA Deck Plans Series*. Features ¹⁹⁰140 SF 12' x ¹⁶~~12~~' deck with a diagonal flooring pattern.

Accent your deck with deck accessories. Benches, planters and buffets.

See our What You Receive section for details on complete deck construction packages.

Pricing for this design



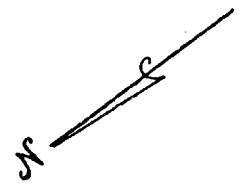
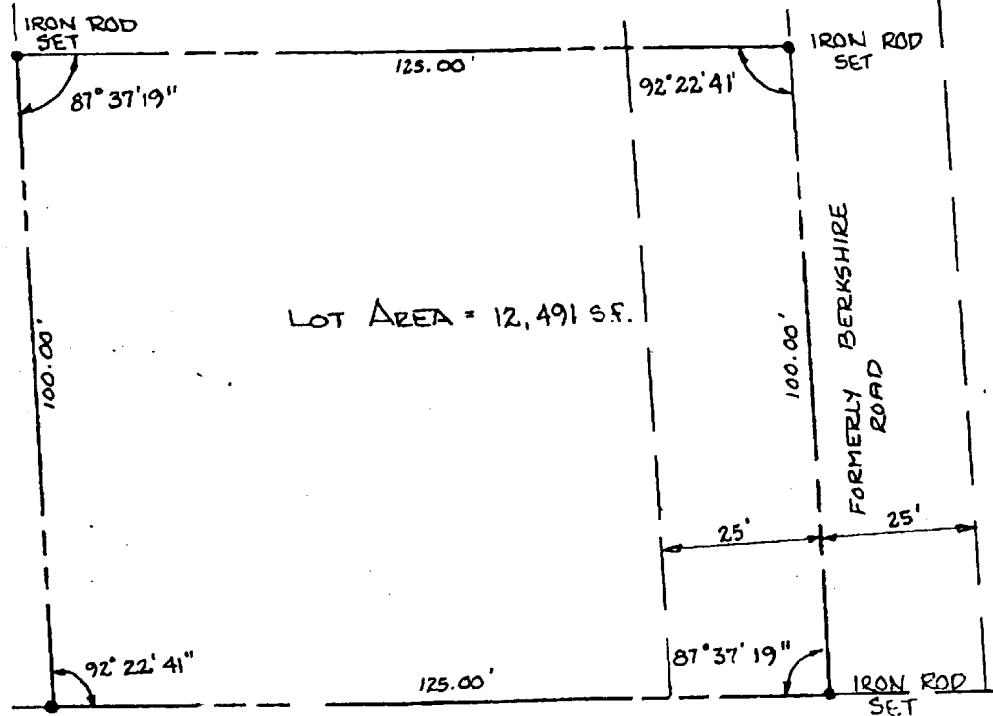
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P. 2

12-16-1999 11:50AM FROM OWEN HASKELL, INC. 2077740511

Scale 1/2"

PROFESSIONAL GRAPHICS 1000H



SKETCH PLAN
OF
93 EAST KIDDER ST
FOR
PATRICIA LEET

Owen Haskell, Inc.
Civil Engineers South Portland, Maine Land Surveyors

Drawn By	Date	Sub No.
Trace By EC	12-16-99	99290P
Check By JCS	Scale	Dwg. No.
Plt No 885	1" = 20'	

THIS IS NOT A PERMIT/CONSTRUCTION CANNOT COMMENCE UNTIL THE PERMIT IS ISSUED

**Building or Use Permit Pre-Application
Additions/Alterations/Accessory Structures
To Detached Single Family Dwelling**

In the interest of processing your application in the quickest possible manner, please complete the information below for a Building or Use Permit.

NOTEIf 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>93 East Kidder Portland, Me 04103</u>		
Tax Assessor's Chart, Block & Lot Number Sheet # 3A A Chart# <u>425</u> Block# <u>6</u> Lot# <u>5000</u>	Owner: <u>Patricia Leet</u>	Telephone#: <u>874-4916</u>
Owner's Address: <u>93 East Kidder Portland, Me</u>	Lessee/Buyer's Name (If Applicable)	Cost Of Work: <u>\$2,500.00</u> Fee: <u>\$39.00</u>
Proposed Project Description: (Please be as specific as possible) <u>slider w/ deck 12x16</u>		
Contractor's Name, Address & Telephone <u>N/A</u>		Rec'd By: <u>Gayb</u>

Separate permits are required for Internal & External Plumbing, HVAC and Electrical installation.

- All construction must be conducted in compliance with the 1996 B.O.C.A. Building Code as amended by Section 6-Art II.
- All plumbing must be conducted in compliance with the State of Maine Plumbing Code.
- All Electrical Installation must comply with the 1996 National Electrical Code as amended by Section 6-Art III.
- HVAC (Heating, Ventilation and Air Conditioning) installation must comply with the 1993 BOCA Mechanical Code.

You must include the following with you application:

- 1) A Copy of Your Deed or Purchase and Sale Agreement
- 2) A Copy of your Construction Contract, if available
- 3) A Plot Plan (Sample Attached)

Call 874-4916 + Send

If there is expansion to the structure, a complete plot plan (Site Plan) must include:

- The shape and dimension of the lot, all existing buildings (if any), the proposed structure and the distance from the actual property lines. Structures include decks porches, a bow windows cantilever sections and roof overhangs, as well as, sheds, pools, garages and any other accessory structures.
- Scale and required zoning district setbacks

→ 4) **Building Plans (Sample Attached)**

A complete set of construction drawings showing all of the following elements of construction:

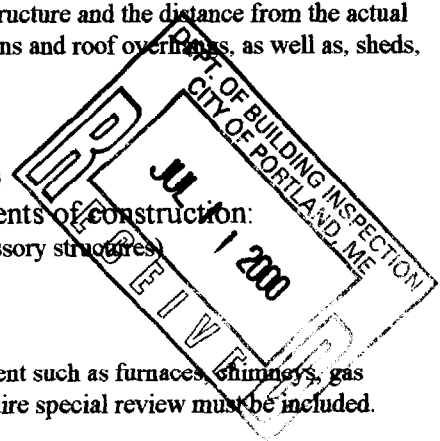
- Cross Sections w/Framing details (including porches, decks w/ railings, and accessory structures)
- Floor Plans & Elevations
- Window and door schedules
- Foundation plans with required drainage and dampproofing
- Electrical and plumbing layout. Mechanical drawings for any specialized equipment such as furnaces, chimneys, gas equipment, HVAC equipment (air handling) or other types of work that may require special review must be included.

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/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>Patricia Leet</u>	Date: <u>July 11, 2000</u>
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Building Permit Fee: \$30.00 for the 1st \$1000. cost plus \$6.00 per \$1,000.00 construction cost thereafter.



DECK INFORMATION

To apply for a deck permit, the following information shall be with your application.

1. Plot Plan showing distances to all lot lines from proposed deck.

2. Type of foundation.

- a. Full foundation (concrete or other) 8" _____ 4' below grade and on footing NA
- b. Frost wall (concrete or other) 8" _____ 4' below grade on footing _____
- c. Piers (sono tube big foot etc.) 8" X, 10" _____, 12" _____ other _____ ✓
- d. Spacing of piers 4' _____, 6' _____, 8' _____, 10' _____.
- e. Other _____

3. Columns (material between foundation (piers) and framing).

- a. Steel size 4" _____ other _____.
 - b. Wood size 4"x4" X 4"x6" _____ other _____ ✓
- Fasteners shall be used between building element.

4. Framing members.

- a. Ledger (attached to building) 2x6" _____ 2x8" _____ 2x10" _____ 2x12" _____.
- b. Joist - span (carries decking) 6' _____ 8' _____ 10' _____ 12' _____ 14' _____.
- c. Joist - size 2x6" _____ 2x8" _____ X 2x10" _____ 2x12" _____ other _____ ✓
- d. Spacing of joist 16" _____ 18" _____ 24" _____ or other _____.

5. Beam spacing (distance between supporting piers)

- a. 6' _____ 8' _____ 10' _____ 12' _____
- b. Beam size 2-2x6 _____ 2-2x8 X 2-2x10 _____ 2-2x12 _____ other _____ ✓
- c. Decking size _____ *3/4" decking*

All decks in Use Group R-3 over 15 1/2" above grade shall have a guard system.

6. Guardrail heights (decks between 15 1/2" and 30" above grade can be 36" in height).

- a. Over 36" above grade a 42" guardrail system shall be used.
36" X / 42" _____

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 ornamental pattern that would provide a ladder effect. If stairs are part of the deck system see attached requirements for stairs.