

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

Location of Construction: 31 Lennox St		Owner: Stephen & Hilary Andrew		Phone:		Permit No: <b>971342</b>	
Owner Address: SAA		Lessee/Buyer's Name:		Phone:		BusinessName:	
Contractor Name: Taggart Construction		Address: P.O. Box 255 Freeport, ME 04032		Phone: 865-2281		<div style="border: 2px solid black; padding: 5px; text-align: center;"> <b>PERMIT ISSUED</b>                  Permit Issued:  <b>DEC 30 1997</b>  <b>CITY OF PORTLAND</b> </div>	
Past Use:  1-fam		Proposed Use:  Same		COST OF WORK: \$ 35,000.00 PERMIT FEE: \$ 195.00			
				FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied INSPECTION: Use Group: <b>R3</b> Type: <b>53</b> <i>BOCA 96</i> Signature: <i>[Signature]</i>		Zone: <b>R-3</b> CBL: 430-A-008 Zoning Approval: <i>OK but with conditions 12/29/97</i> Special Zone or Reviews: <input checked="" type="checkbox"/> Shoreland <i>outside of 75' setback</i> <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <i>Zone C</i> <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan maj <input type="checkbox"/> minor <input type="checkbox"/> mm <input type="checkbox"/>	
Proposed Project Description:  Reconstruct/Expand Garage		PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)		Action: Approved <input type="checkbox"/> Approved with Conditions: <input type="checkbox"/> Denied <input type="checkbox"/> Signature: _____ Date: _____		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	
Permit Taken By: Mary Gresik		Date Applied For: 08 October 1997				Historic Preservation <input checked="" type="checkbox"/> Not in District or Landmark <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review	

1. This permit application does not 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 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

SIGNATURE OF APPLICANT <i>Peter W Taggart</i>		ADDRESS:		DATE: 08 October 1997		PHONE:	
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE <i>Peter W Taggart Builder</i>						PHONE: 865-2281	

Action:

Approved  
 Approved with Conditions  
 Denied

Date: 10/9/97  
*[Signature]*

CEO DISTRICT 6  
*M. LEAVY*

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

Location of Construction: 52 Berwick St		Owner: Joseph Esposito		Phone:		Permit No: <b>950945</b>
Owner Address:		Leasee/Buyer's Name:		Phone:		<div style="border: 2px solid black; padding: 5px; text-align: center;"> <b>PERMIT ISSUED</b>                  SEP - 8 1995  <b>CITY OF PORTLAND</b> </div>
Contractor Name: Thomas Pierce		Address: 167 Main St, Windham, ME		Phone: 04062 892-7410		
Past Use: 1-fam		Proposed Use: Same		COST OF WORK: \$ 25,000.00 PERMIT FEE: \$ 145.00		Zoning: <b>R-3</b> CBL: 430-A-010 Zoning Approval: <i>9/7/95</i> <b>Special Zone or Reviews:</b> <input checked="" type="checkbox"/> Shoreland <i>100 feet to 3x6 expansion</i> <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"/>
Proposed Project Description: Remove Dormers - Construct Second Story		FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied Signature: _____ PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions <input type="checkbox"/> Denied <input type="checkbox"/> Signature: _____ Date: _____		INSPECTION: Use Group: <b>43</b> Type: <b>513</b> Signature: <i>[Signature]</i>		
Permit Taken By: <b>Mary Gresik</b>		Date Applied For: <b>01 SEPT 95</b>				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

- This permit application doesn't 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..

30 YC 30-2158/00293

*NOTE: Call Tom Pierce when ready*

**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 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

SIGNATURE OF APPLICANT <i>Thomas Pierce</i>		ADDRESS:		DATE: <b>01 Sept 95</b>		PHONE:	
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE				PHONE:			

**Historic Preservation**

Not in District or Landmark  
 Does Not Require Review  
 Requires Review

Action:  
 Approved  
 Approved with Conditions  
 Denied

Date: *9/1/95*

*[Signature]*

CEO DISTRICT 6

*A. ROWE*

COMMENTS

7/17/96 Not completed

9-14-96 Work is all finished

	Type	Inspection Record	Date
Foundation:		N/A	
Framing:		OK	
Plumbing:		OK	7/17/96
Final:			
Other:			

BUILDING PERMIT REPORT

DATE: September 8, 1995 ADDRESS: 52 Berwick Street

REASON FOR PERMIT: To remove dormers - construct 2nd story

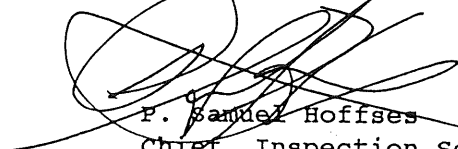
BUILDING OWNER: Joseph Esposito

CONTRACTOR: Thomas Pierce APPROVED: See items #7,9,11,13, 14 and 16

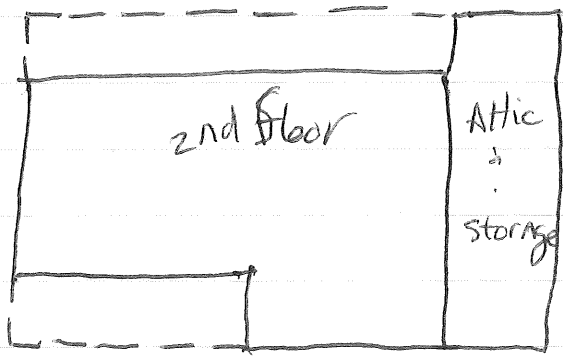
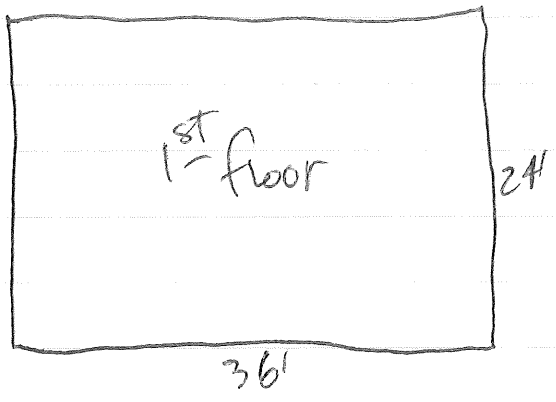
CONDITIONS OF APPROVAL

1. Before concrete for foundation is placed, approvals from Inspection Services must be obtained. (A 24 hour notice is required prior to inspection)
2. Precautions 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 square 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 (508mm), and a minimum net clear opening of 5.7 square 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, Chapters 18 and 19. (Smoke detectors shall be installed and maintained at the following locations):
  - a. In the immediate vicinity of bedrooms
  - b. In all bedrooms
  - c. In each story within a dwelling unit, including basementsIn 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)
- \*\*11. Guardrail and 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 inches, except Use Group R which is 36 inches. 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 inches 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 and Subsections 1023. and 1024. of the City's Building Code. (The BOCA National Building Code/1993)
- \*\*13. Stair construction in Use Group R-3 and R-4 is a minimum of 9" tread and 8-1/4" maximum rise. All other Use Group minimum is 11" tread, and 7" maximum rise.
- \*\*14. Headroom in habitable space is a minimum of 7'6".
15. The minimum headroom in all parts of a stairway shall not be less than 80 inches.
- \*\*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 for 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, Inspection Services

Existing



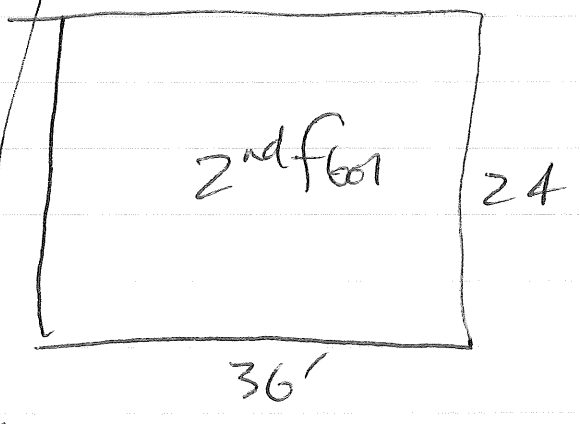
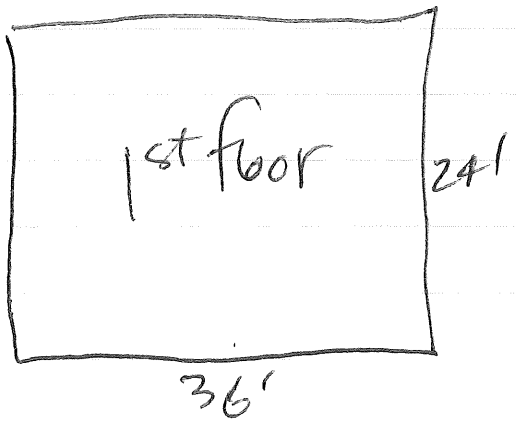
1st floor  $24' \times 36' = 864\#$   
 2nd floor  $= 642.82\#$   
 $1506.82\#$

$13.25' \times 14.5' = 192.125\#$   
 $18.5' \times 11.83' = 218.855\#$   
 $9.66' \times 24' = 231.84\#$   
 $642.82\#$

$1506.82\# \times 30\% = 452,046\#$   
 $452,046\#$

$958.128\#$  MAX. for New

New



1st floor =  $864\#$   
 2nd floor =  $864\#$   
 $1728\#$

Applicant: Thomas Pierce  
Address: 52 Berwick St  
Assessors No.: 430-A-010

Date: 9/15/95

CHECK LIST AGAINST ZONING ORDINANCE

Date -

Zone Location - R-3

Interior or corner lot - end of Street by waters edge

Use - 1 family <sup>24' x 36'</sup> existing → remove existing dormers; construct 2nd floor

Sewage Disposal - City

Rear Yards -

Side Yards -

Front Yards -

Projections -

Height -

Lot Area -

7,850<sup>#</sup> per assessors

Building Area -

Area per Family -

Width of Lot -

Lot Frontage -

Off-street Parking -

Loading Bays -

NOTE: microfiche shows NO expansion since 1989 - ug

Site Plan - N/A

Shoreland Zoning - yes; within 75' of high water ~~shore~~

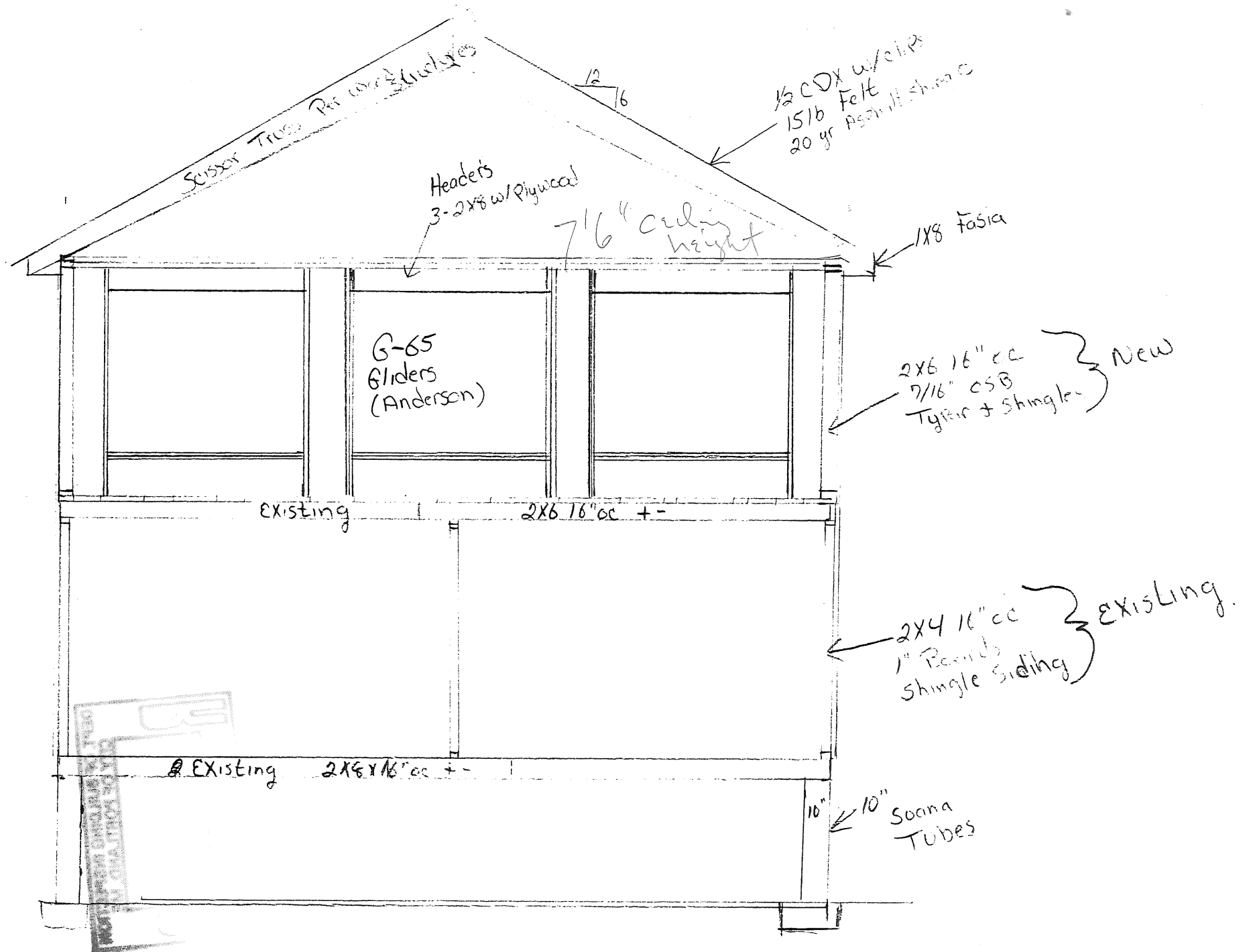
Flood Plains - n/a  
Sec. 14-392(P)(1) - "If any portion of a structure is less than the required setback from the normal high water line of a tributary stream, or other water body or upland edge of a wetland after Jan 1, 1989 that portion of the structure shall not be expanded by 30% or more of either floor area or volume during the lifetime of the structure"

is under -  
This provision  
see attached



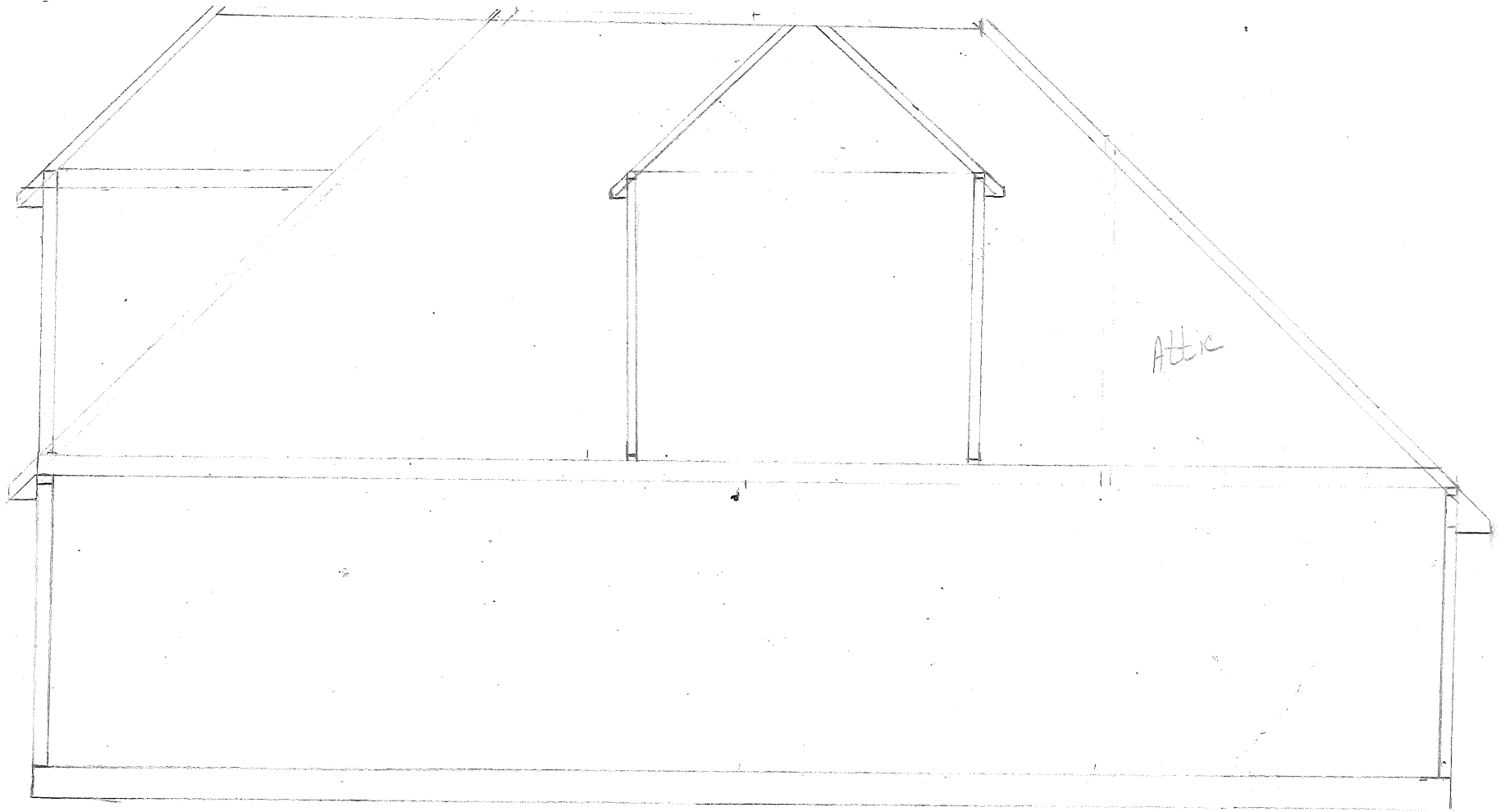


1'0"



407

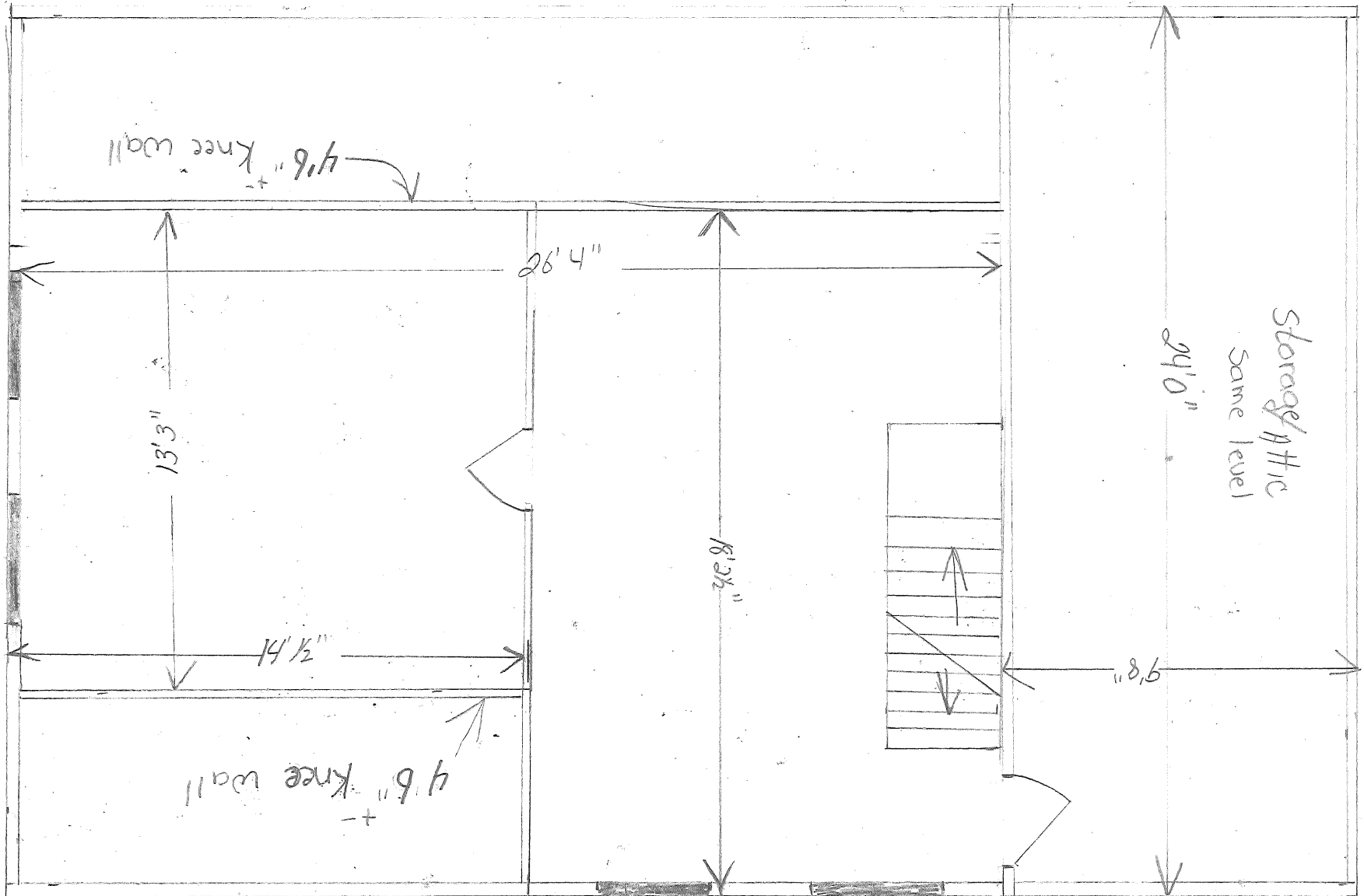
52 Berwick



Existing  
1/4" = 1'0"

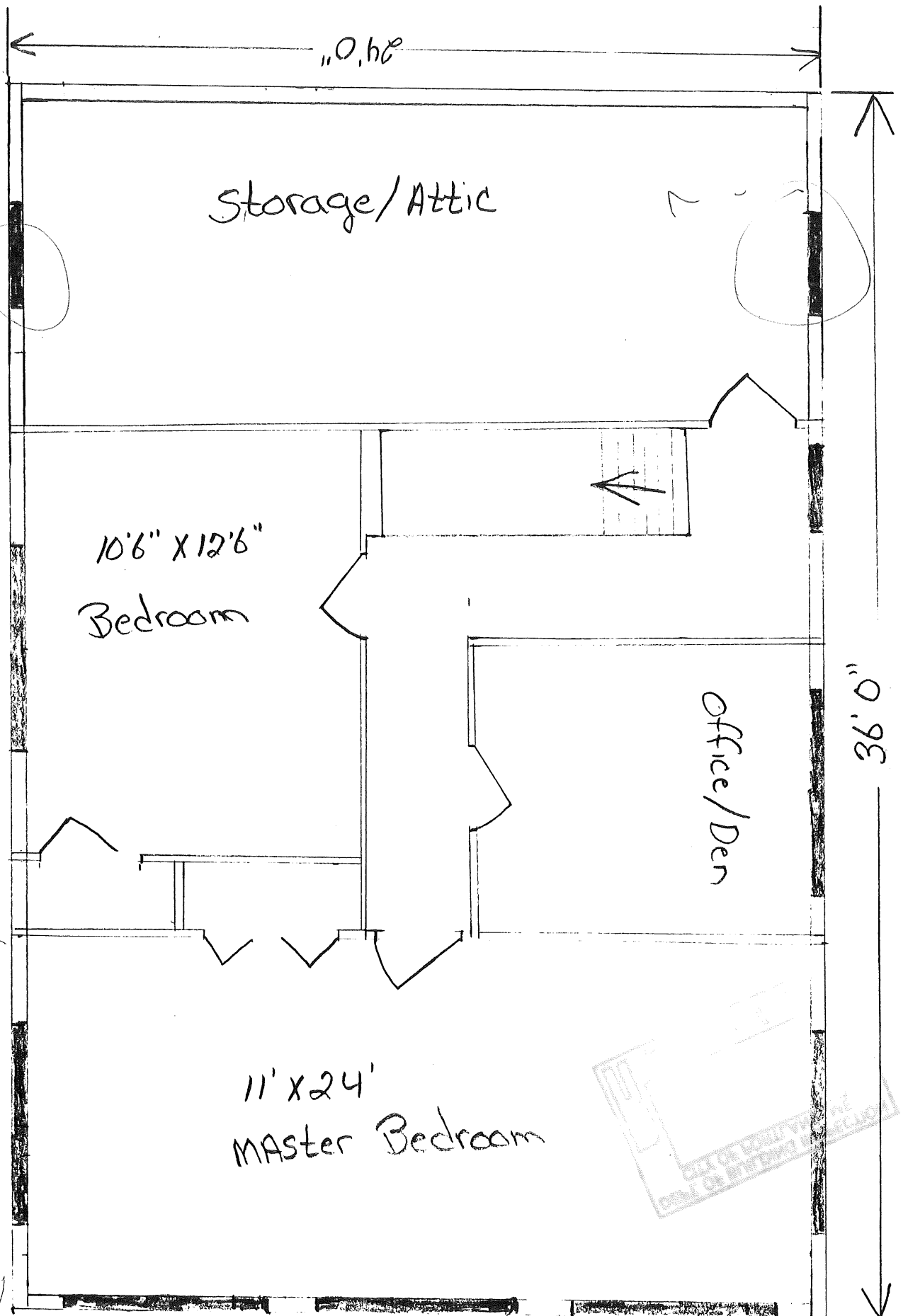
Received  
9/7/95

52 Berwick



Existing  
 $\frac{1}{4}'' = 1'0''$

received  
a/7/8



2 Scale 1/4" = 1'0"

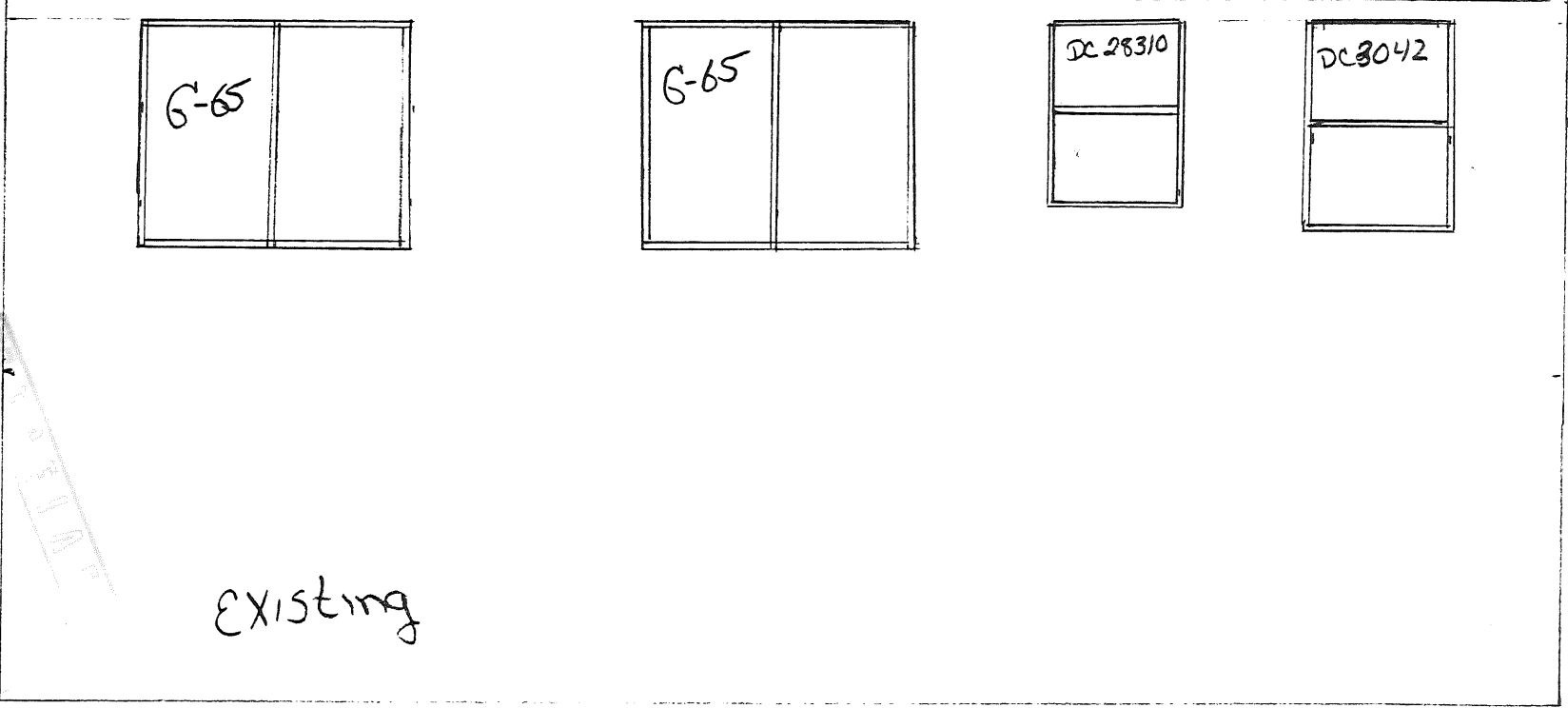
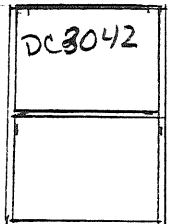
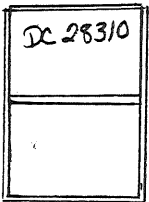
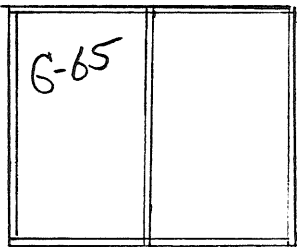
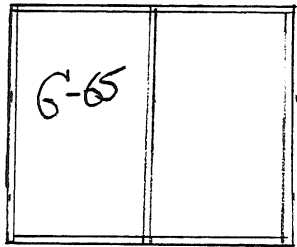
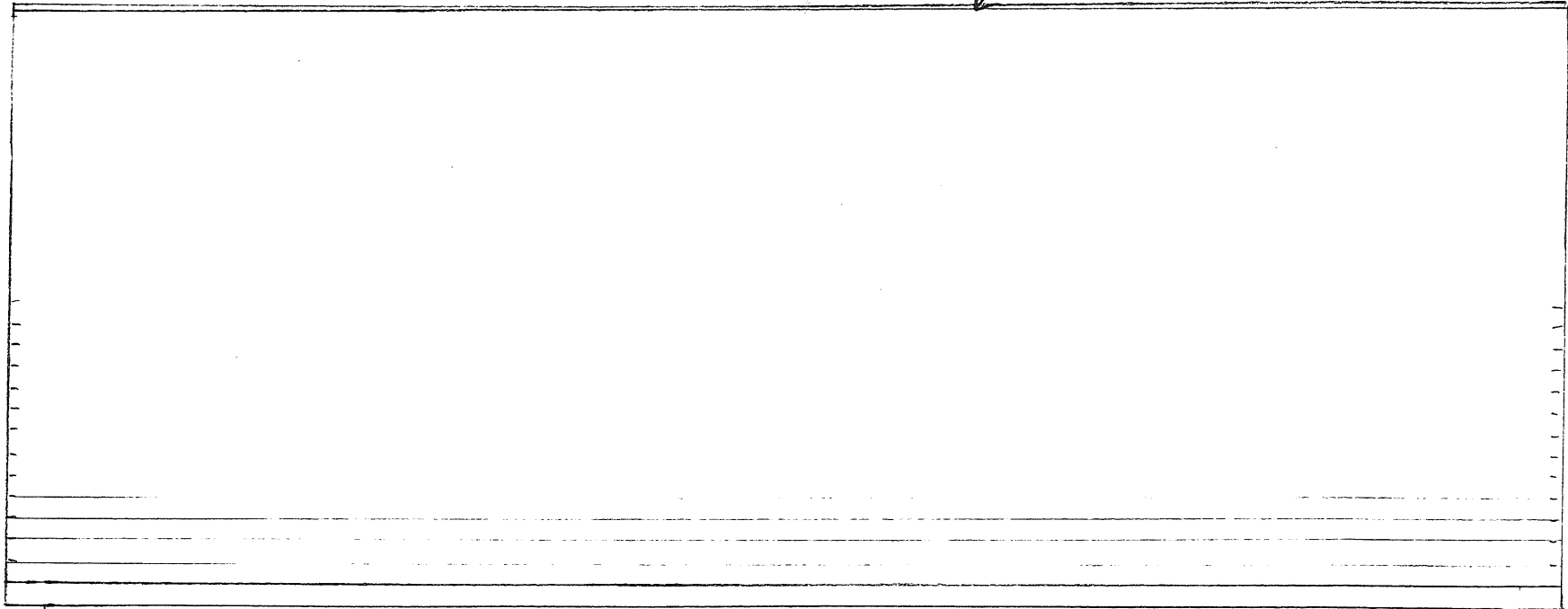
per Tom  
1/5/95 Power

15'5" x 26'4"  
four - 7'3"

crisis



King-Deer



Existing

