

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

BUILDING DEPARTMENT

PERMIT

Permit Number: 100910
PERMIT ISSUED

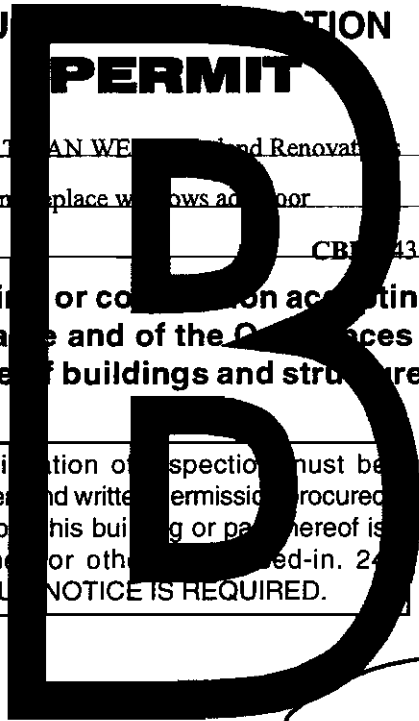
Please Read Application And Notes, If Any, Attached

This is to certify that HNATOW LAURA & ROBERT AN WE and Renovat
has permission to replace existing deck add balcony replace windows and door
AT 10 KENDALL ST CBP 431 F008001

AUG 27 2010

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.

City of Portland



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 red-in. 24 HOUR 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

[Handwritten Signature]
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: 10-0910	Issue Date:	CBL: 431 F008001
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Location of Construction: 10 KENDALL ST	Owner Name: HNATOW LAURA & ROBERT V	Owner Address: 10 KENDALL ST	Phone:
Business Name:	Contractor Name: Portland Renovations	Contractor Address: 111 Anderson Street Portland	Phone: 2077123590
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	Zone: R-3

Past Use: Single Family Home	Proposed Use: Single Family Home - replace existing deck add balcony replace windows add door	Permit Fee: \$50.00	Cost of Work: \$2,500.00	CEO District: 4	4500 ^{sq}
Proposed Project Description: replace existing deck add balcony replace windows add door		FIRE DEPT: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied <i>N/A</i>	INSPECTION: Use Group: R-3 Type: SB <i>TRC 2003</i>		
		Signature:	Signature:		

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)	
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input checked="" type="checkbox"/> Denied	Signature: _____ Date: _____

Permit Taken By: Idobson	Date Applied For: 07/28/2010	Zoning Approval	
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- 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..

Special Zone or Reviews <input type="checkbox"/> Shoreland <i>with in 250' bldgs ~ 102' from NW M</i> <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <i>RE: 2' overhang</i> <input type="checkbox"/> Subdivision <i>US 49 14-425'</i> <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Date: <i>8/12/10</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 Date: _____
--

Historic Preservation <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: _____

PERMIT ISSUED
 AUG 27 2010

City of Portland

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
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RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE	DATE	PHONE
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BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

or email: buildinginspections@portlandmaine.gov

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the City of Portland Inspection Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need to be confirmed by this office.

- Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.
- Permits expire in 6 months, if the project is not started or ceases for 6 months.
- If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue with construction.

 X Footing/Building Location Inspection: Prior to pouring concrete or setting precast piers

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

 X Final inspection required at completion of work.

The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

IF THE PERMIT REQUIRES A CERTIFICATE OF OCCUPANCY, IT MUST BE PAID FOR AND ISSUED TO THE OWNER OR DESIGNEE BEFORE THE SPACE MAY BE OCCUPIED.

PERMIT ISSUED

AUG 27 2010

City of Portland

City of Portland, Maine - Building or Use Permit

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

Permit No: 10-0910	Date Applied For: 07/28/2010	CBL: 431 F008001
-----------------------	---------------------------------	---------------------

Location of Construction: 10 KENDALL ST	Owner Name: HNATOW LAURA & ROBERT V	Owner Address: 10 KENDALL ST	Phone:
Business Name:	Contractor Name: Portland Renovations	Contractor Address: 111 Anderson Street Portland	Phone: (207) 712-3590
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	

Proposed Use: Single Family Home - replace existing deck add balcony replace windows add door	Proposed Project Description: replace existing deck add balcony replace windows add door
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Marge Schmuckal **Approval Date:** 08/12/2010

Note: **Ok to Issue:**

- 1) The balcony SHALL NOT project more than two feet from the structure as shown to meet Zoning regulations.
- 2) Separate permits shall be required for future decks, sheds, pools, and/or garages.
- 3) 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.
- 4) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
- 5) 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:** Tammy Munson **Approval Date:** 08/27/2010

Note: **Ok to Issue:**

- 1) As discussed, an engineered double rim joist shall be installed as a carrying beam spanning 18'-6" carrying the walkway.
- 2) The design load spec sheets for any engineered beam(s) / Trusses must be submitted to this office.
- 3) Fastener schedule per the IRC 2003
- 4) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

Comments:

8/12/2010-mes: using 14-425 for the 2' overhang balcony

PERMIT ISSUED

AUG 27 2010

City of Portland



CITY OF PORTLAND, MAINE

Department of Building Inspections

Original Receipt

7.23 20 10

Received from

Portland Renovations

Location of Work

10 Kendrick St

Cost of Construction

\$ _____

Building Fee: _____

Permit Fee

\$ _____

Site Fee: _____

Certificate of Occupancy Fee: _____

Total:

50

Building (1L)

Plumbing (1S)

Electrical (12)

Site Plan (U2)

Other _____

CBL:

431-F-8

Check #:

2965

Total Collected \$

50

**No work is to be started until permit issued.
Please keep original receipt for your records.**

Taken by: _____

[Signature]

WHITE - Applicant's Copy

YELLOW - Office Copy

PINK - Permit Copy



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>10 KENDALL STREET, PORTLAND 04103</u>		
Total Square Footage of Proposed Structure/Area <u>N/A</u>	Square Footage of Lot <u>N/A</u>	Number of Stories <u>N/A</u>
Tax Assessor's Chart, Block & Lot Chart# <u>431</u> Block# <u>F</u> Lot# <u>8</u>	Applicant * <u>must</u> be owner, Lessee or Buyer* Name <u>ROBERT VAN WERT</u> Address <u>10 KENDALL ST.</u> City, State & Zip <u>PORTLAND 04103</u>	Telephone: <u>207.712.3590</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name <u>SAME</u> Address _____ City, State & Zip _____	Cost of Work: \$ <u>2,500.00</u> C of O Fee: \$ _____ Total Fee: \$ _____
Current legal use (i.e. single family) <u>SINGLE FAMILY</u> Number of Residential Units <u>1</u> If vacant, what was the previous use? _____ Proposed Specific use: <u>SAME</u> Is property part of a subdivision? <u>NO</u> If yes, please name _____ Project description: <u>REPLACE EXISTING DECK, ADD BALCONY, REPLACE WINDOWS, ADD DOOR</u>		
Contractor's name: <u>PORTLAND RENOVATIONS</u>		
Address: <u>107 ANDERSON ST.</u>		Telephone: <u>207.712.3590</u>
City, State & Zip <u>PORTLAND, 04101</u>		
Who should we contact when the permit is ready: <u>ROBERT</u>		Telephone: <u>" " "</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, 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 time for the purpose of the provisions of the Codes applicable to this permit.

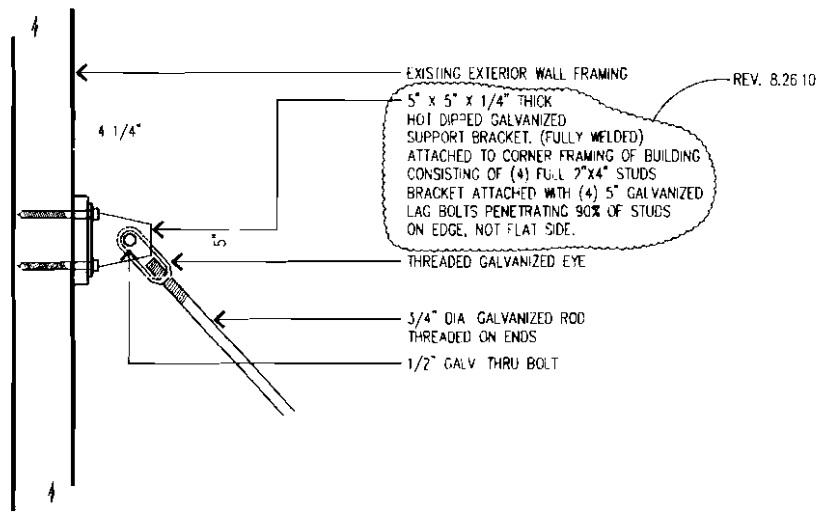
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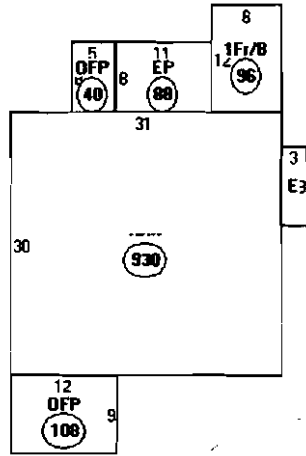
Signature: <u>[Signature]</u>	Date: <u>7.28.10</u>
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This is not a permit; you may not commence ANY work until the permit is issued

JUL 28 2010

Dept. of Building Inspections
City of Portland Maine





Descriptor/Area	
A: ---	
B: OFF	40 sqft
C: EP	88 sqft
D: 1Fr/B	96 sqft
E: FBAY	27 sqft
F: OFF	108 sqft

930
 40
 88
 96
 27
 108
 37
 2'x18.5'

$4500 \times 35' = 15750$ ok (13264)

Map



Parcels



Interstate



Streets

Buildings



Stream Overlay Zone



Island Zoning



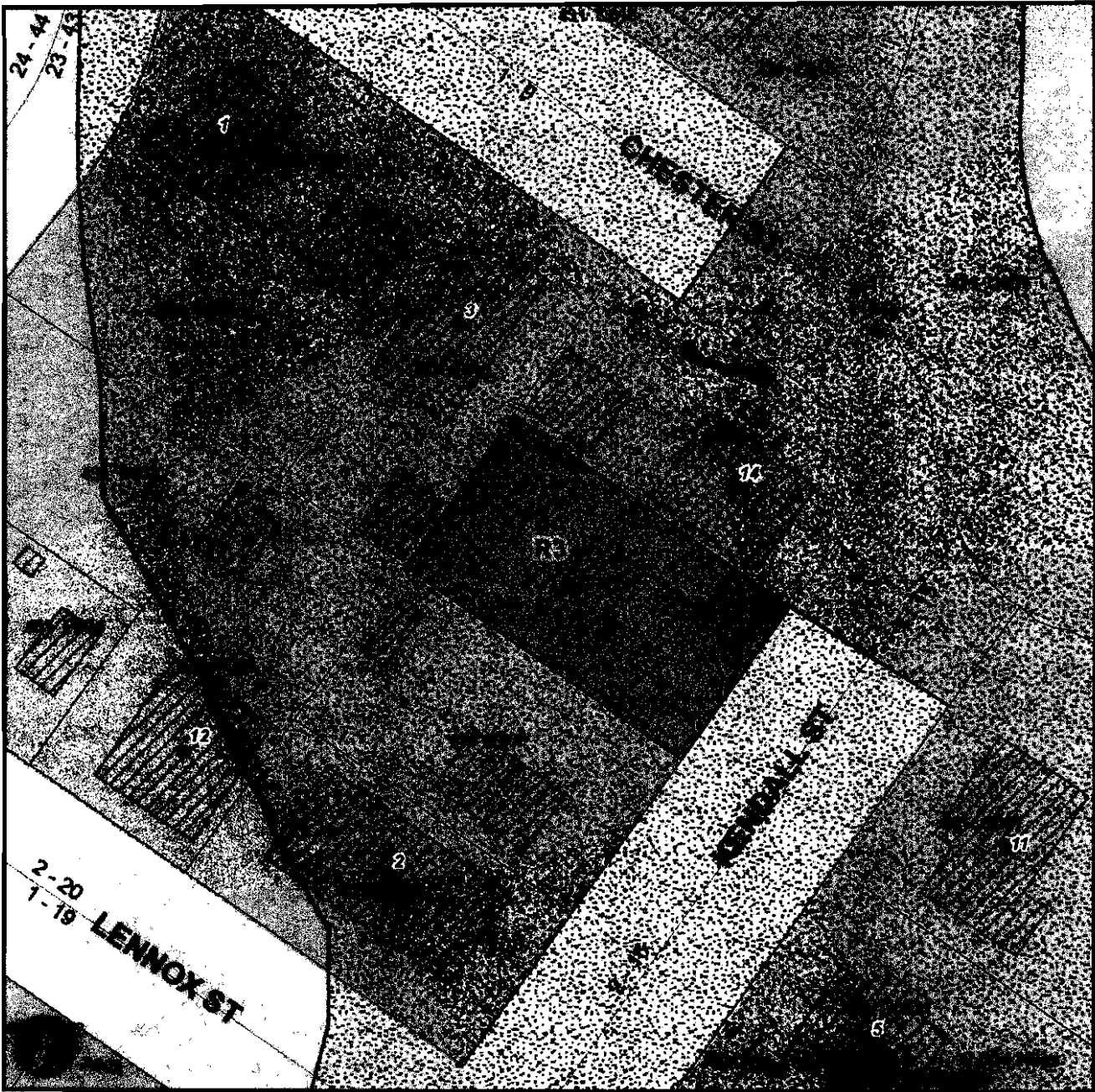
Zoning (continued)



Zoning (continued)



Map



Parcels



Interstate



Streets



Buildings



Stream Overlay Zone



Island Zoning



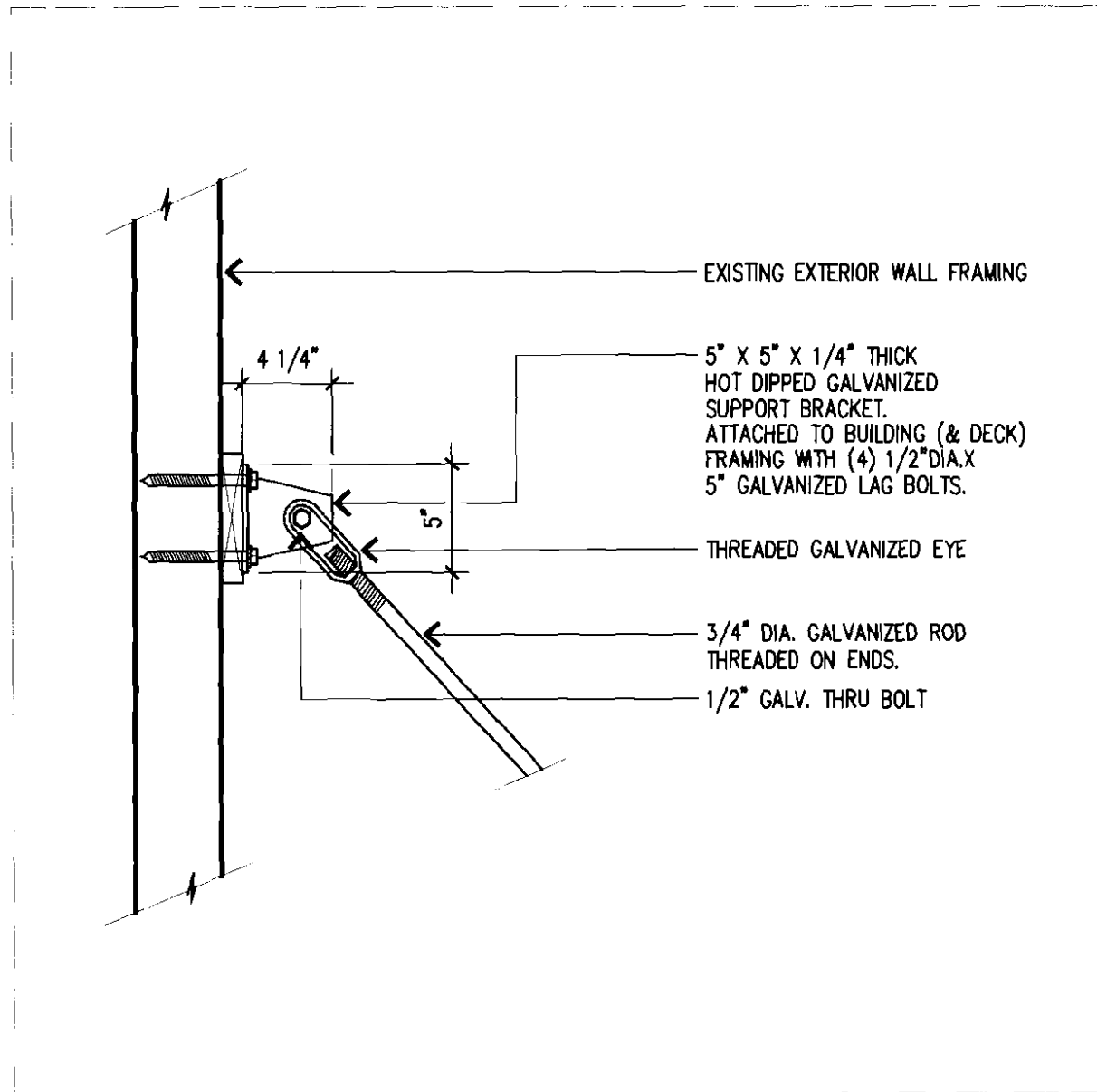
Zoning (continued)



Space

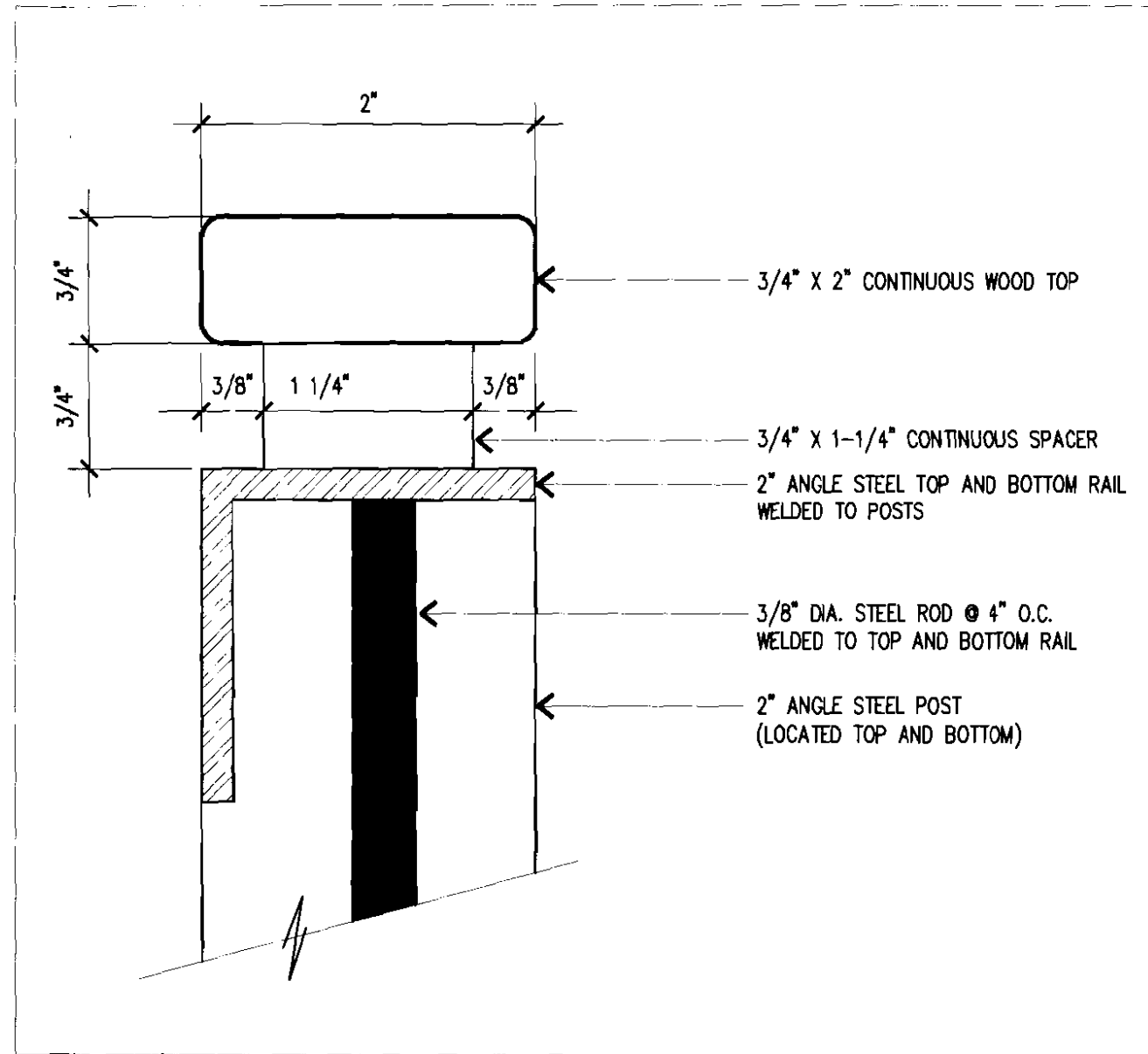
Zoning (continued)





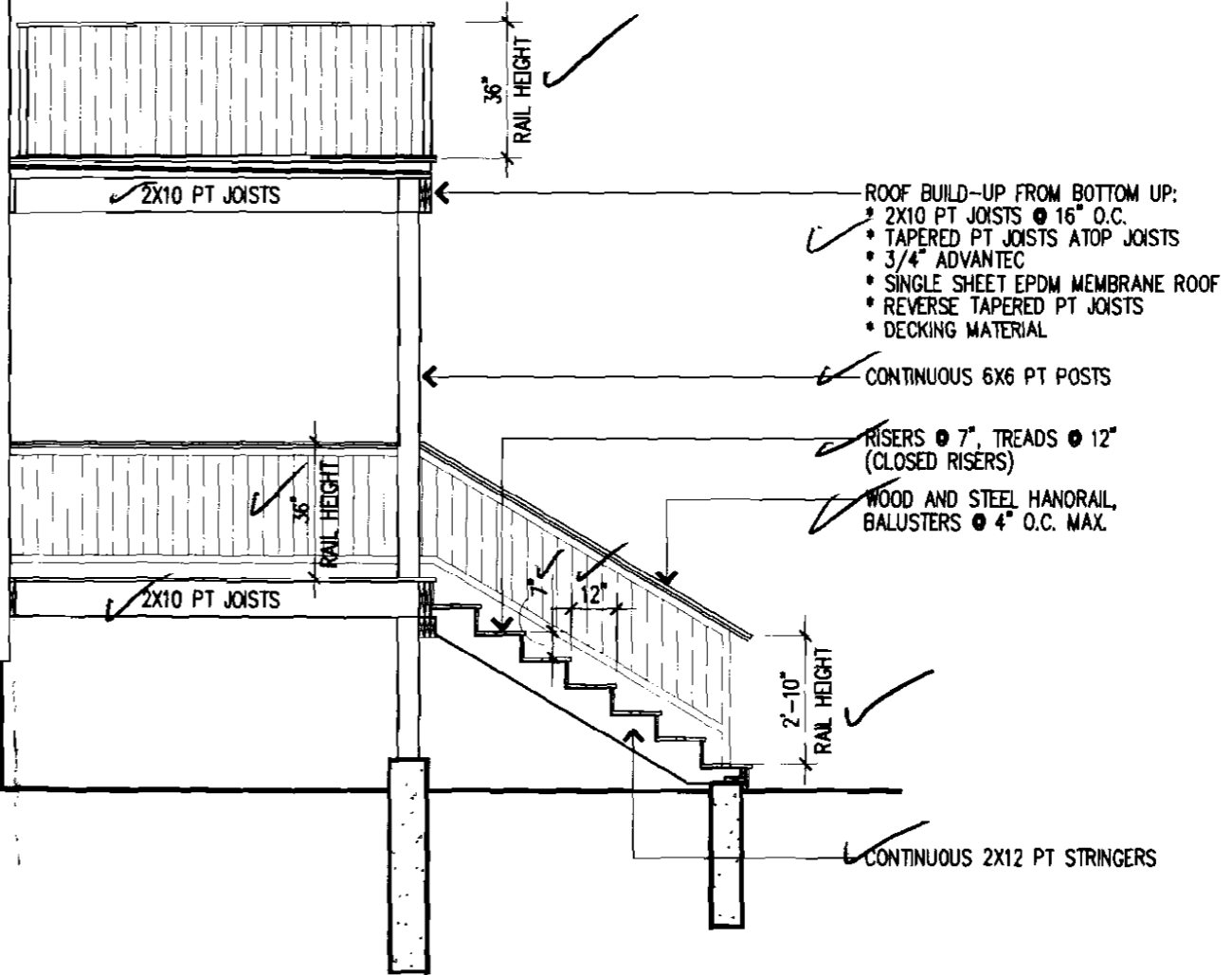
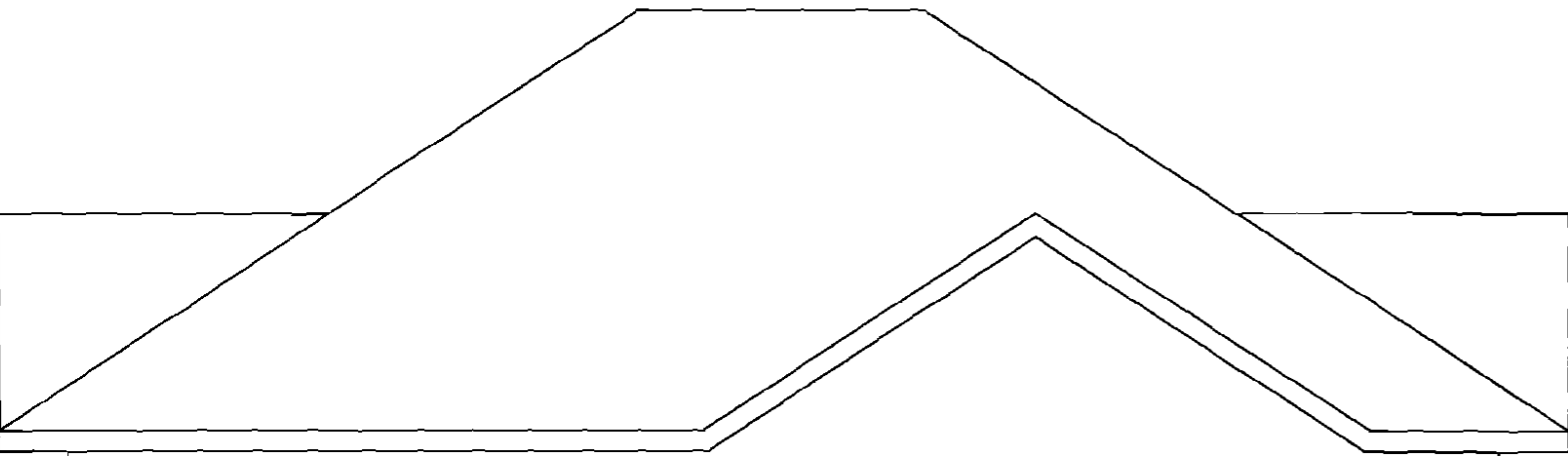
BUILDING / BRACKET ATTACHMENT DETAIL

SCALE: 1 1/2" = 1'-0"

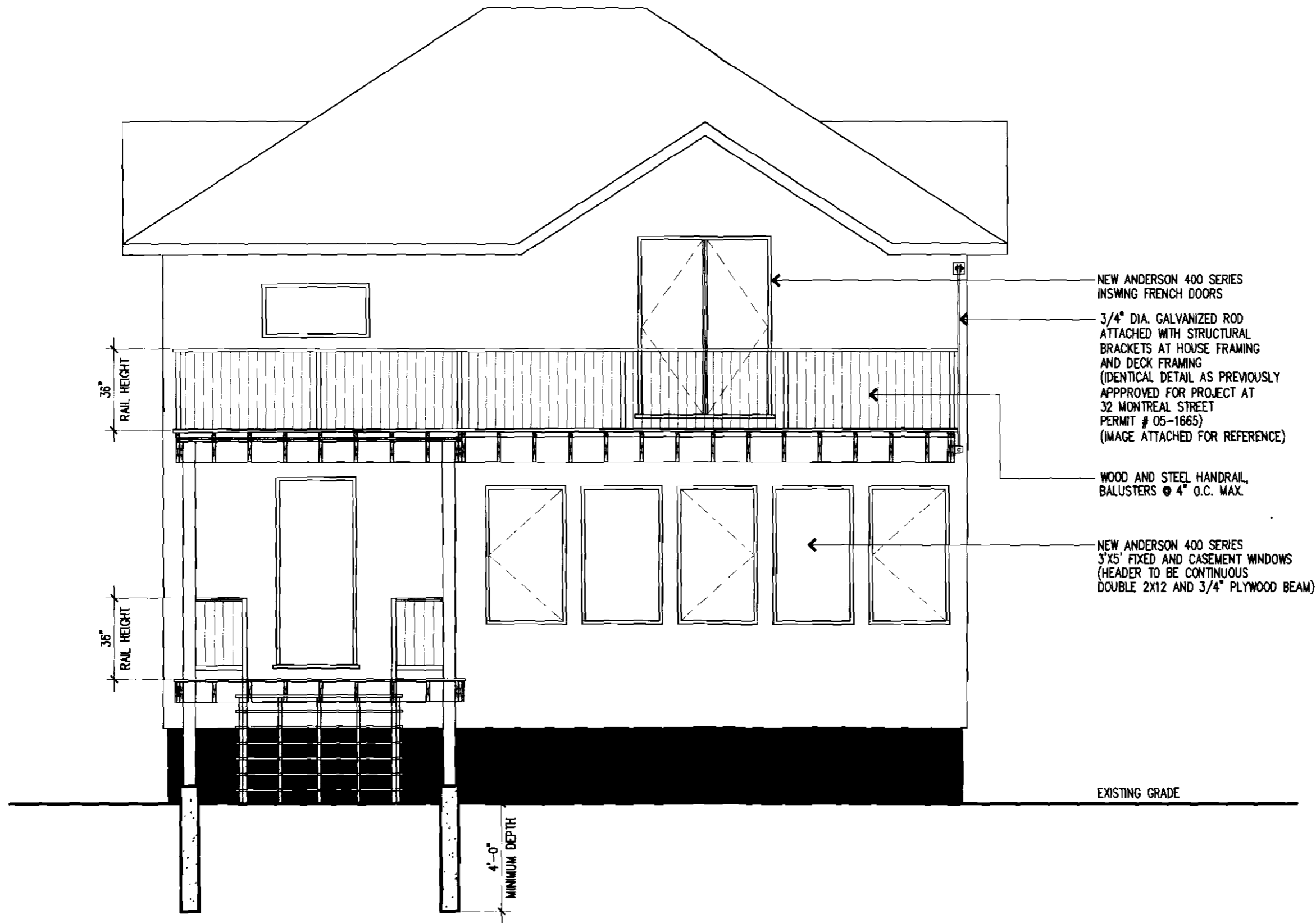


HANDRAIL / RAILING DETAIL

SCALE: 1" = 1'



- ✓ ROOF BUILD-UP FROM BOTTOM UP:
 - 2X10 PT JOISTS @ 16" O.C.
 - TAPERED PT JOISTS ATOP JOISTS
 - 3/4" ADVANTEC
 - SINGLE SHEET EPDM MEMBRANE ROOF
 - REVERSE TAPERED PT JOISTS
 - DECKING MATERIAL
- ✓ CONTINUOUS 6X6 PT POSTS
- ✓ RISERS @ 7", TREADS @ 12"
(CLOSED RISERS)
- ✓ WOOD AND STEEL HANDRAIL,
BALUSTERS @ 4" O.C. MAX.
- ✓ CONTINUOUS 2X12 PT STRINGERS



107 Anderson Street
 Portland, Maine 04107
 1.207.775.2267
 www.portlandrenovations.com

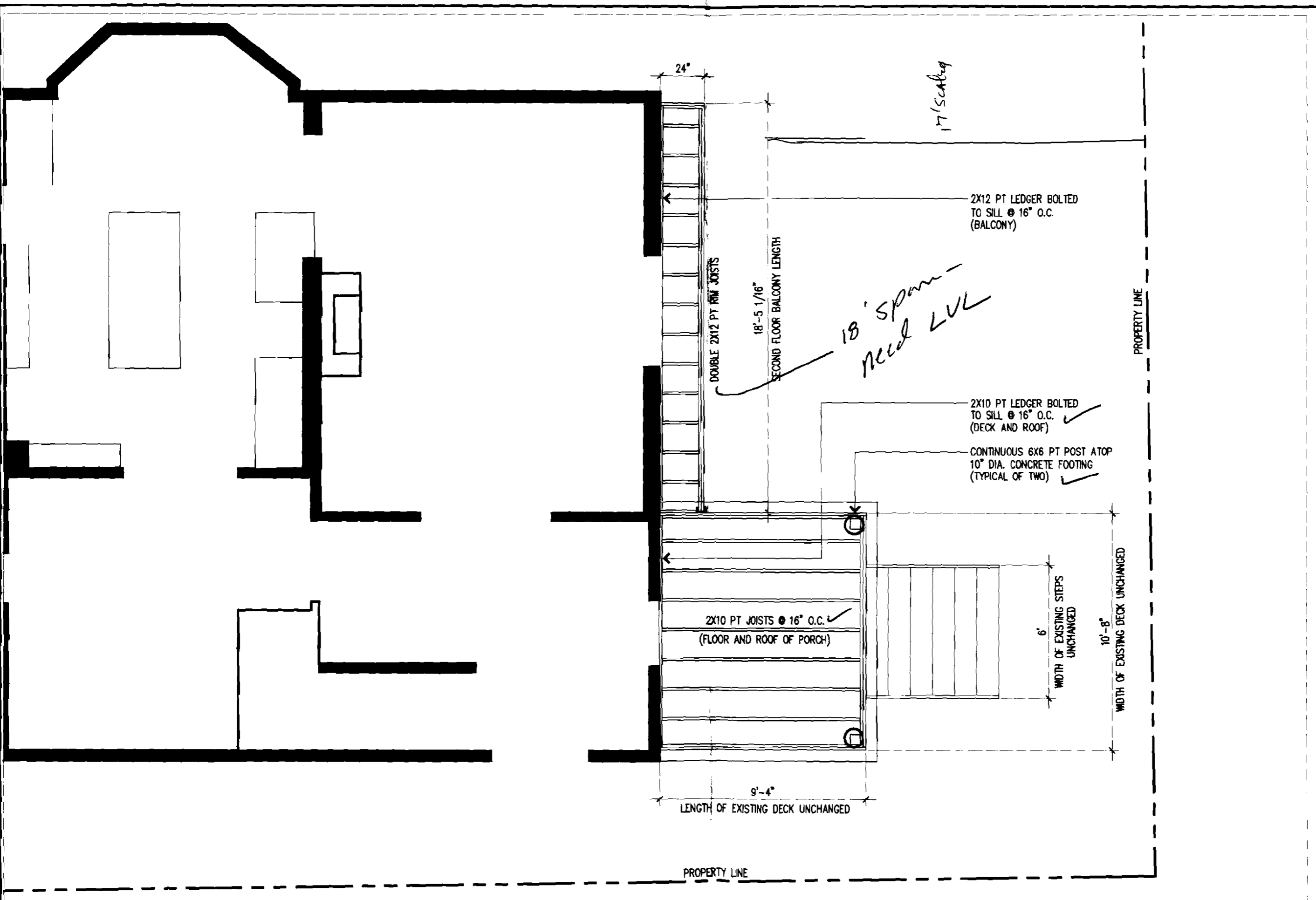
pr
 portland
 renovations

kendall street residence
 portland, maine

FRONT
 ELEV.

by RVW
 date 7.28.2010
 scale 1/4"=1'-0"
 number

A-2



107 Anderson Street
 Portland, Maine 04107
 (207) 775-2287
 www.portlandrenovations.com

pr
 portland
 renovations

kendall street residence
 portland, maine

PLAN

BY RVW
 DATE 7.28.2010
 SCALE 1/4"=1'-0"
 NUMBER

A-1

THIS IS NOT A BOUNDARY SURVEY

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MORTGAGE INSPECTION OF: DEED BOOK 2484 PAGE 37 COUNTY Cumberland
 PLAN BOOK 10 PAGE 83 LOT 62

ADDRESS: 10 Kendall Street, Portland, Maine

Job Number: 649-74

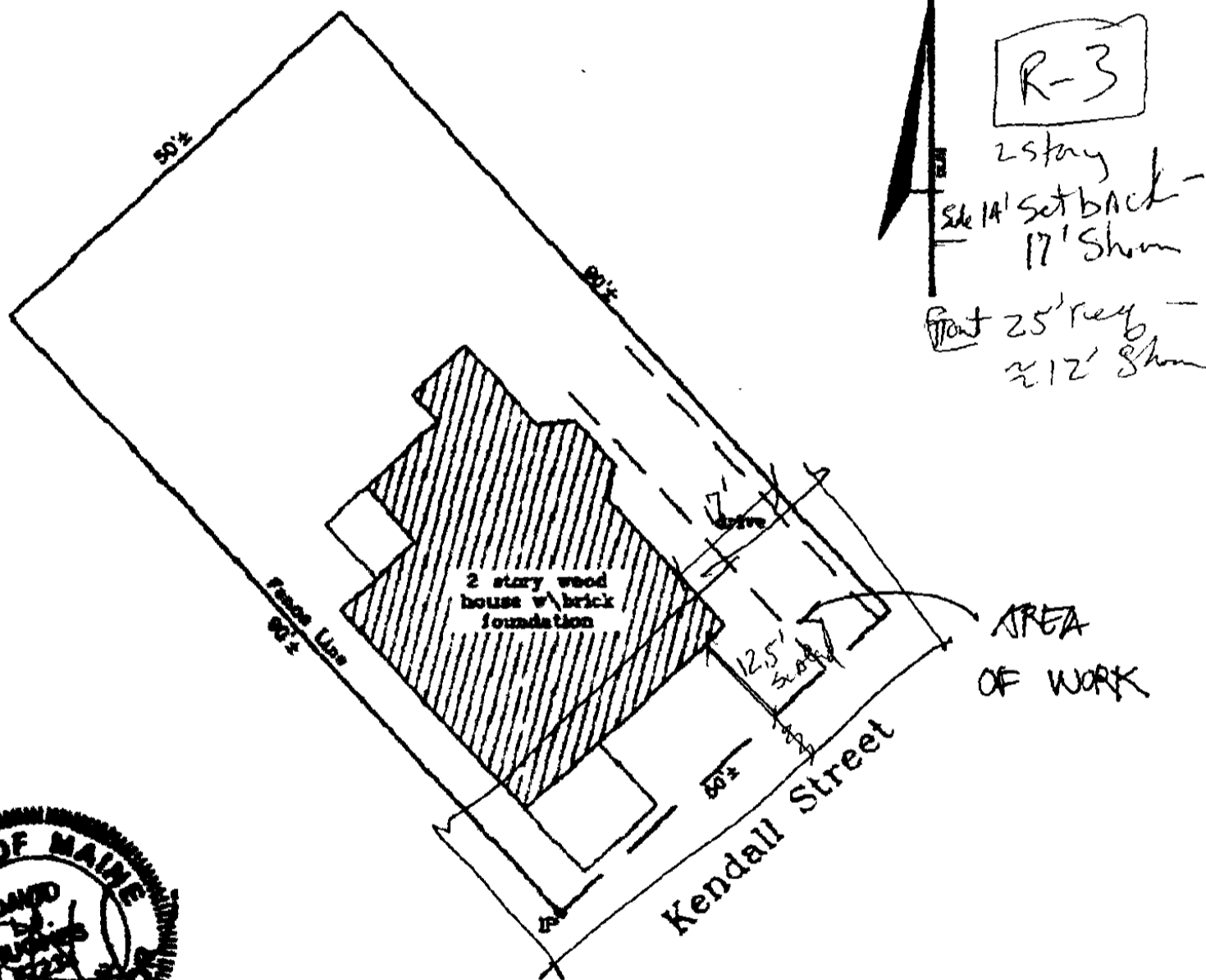
Inspection Date: 04-27-09

Scale: 1" = 20'

Client File #: 09-0863

Buyers: Laura Hnatow & Robert VanWert

Sellers: Estate of Mabel Wheeler



I HEREBY CERTIFY TO: C.H. McLaughlin Title Co. LLC, Mortgage Partners of New England and its title insurer.

Monuments found did not conflict with the deed description.
 The dwelling setbacks do not violate town zoning requirements.

As delineated on the Federal Emergency Management Agency Community Panel Z30051 0008B.

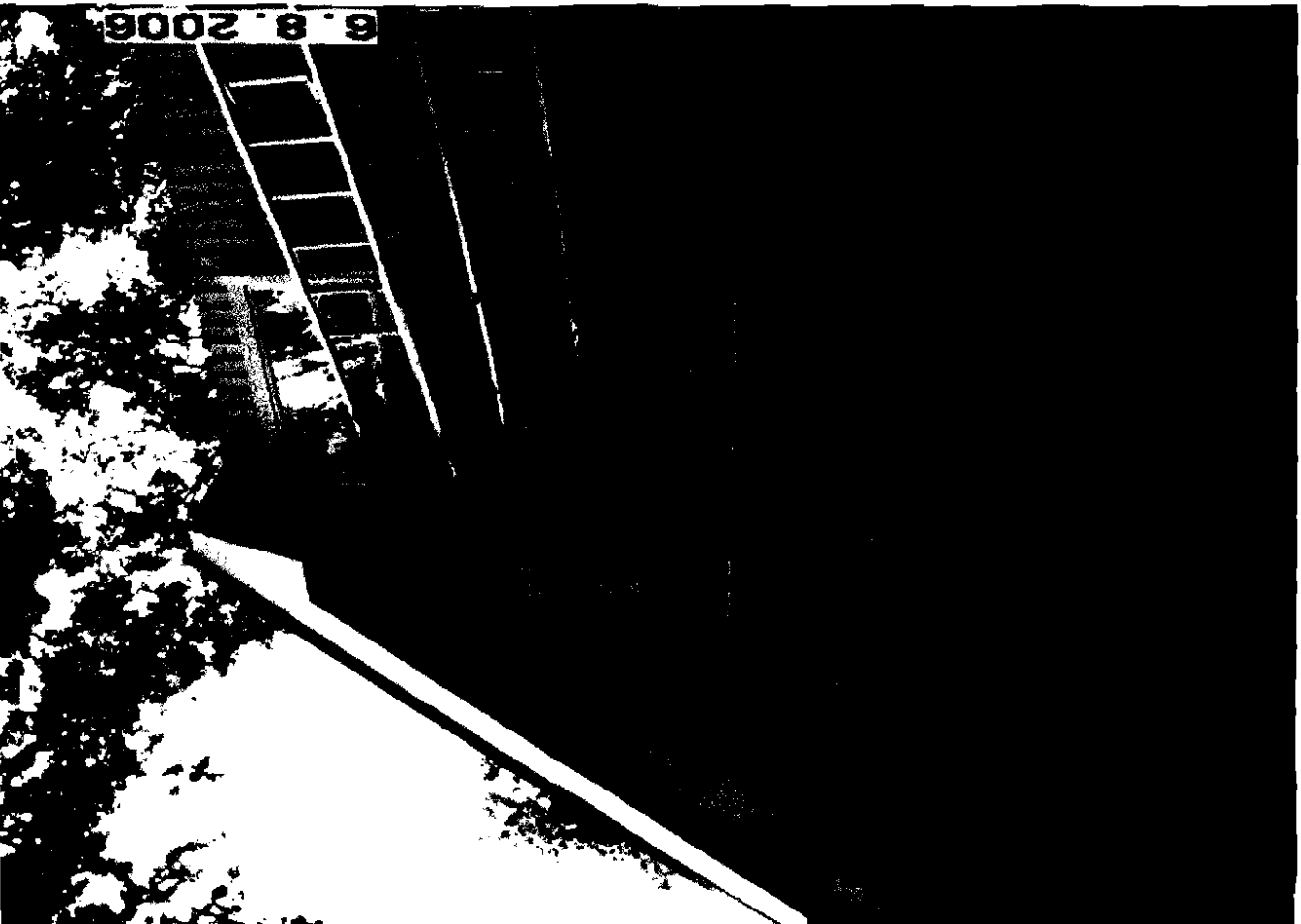
The structure does not fall within the special flood hazard zone.
 The land does not fall within the special flood hazard zone.
 A wetlands study has not been performed.

APPARENT EASEMENTS AND RIGHTS OF WAY ARE SHOWN. OTHER ENCUMBRANCES, RECORDED OR NOT, MAY EXIST. THIS SKETCH WILL NOT REVEAL ABUTTING DEED CONFLICTS, IF ANY.

Livingston-Hughes
 Professional Land Surveyors
 88 Guinea Road
 Kennebunkport, Maine 04048
 207-967-9781 phone 207-967-4831 fax
 www.livingstonhughes.com

THIS SKETCH IS FOR MORTGAGE PURPOSES ONLY

EXAMPLE OF BRACKET CONSTRUCTION



EXISTING CONDITIONS

