

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK **CITY OF PORTLAND**

Please Read
Application And
Notes, If Any,
Attached

BUILDING DEPARTMENT **PERMIT**

Permit Number 091040

PERMIT ISSUED

OCT - 5 2009

CITY OF PORTLAND

This is to certify that CROOKER GIRLS DEVELOPMENT LLC Constructionhas permission to enlarge 2 existing overhangsAT 270 VERANDA ST

CB 434 B001001

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 enclosed-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

Thomas M. Mauley 10/2/09
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: 09-1040	Issue Date:	CBL: 434 B001001
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Location of Construction: 270 VERANDA ST	Owner Name: CROOKER GIRLS DEVELOPME	Owner Address: 270 VERANDA ST	Phone:
Business Name:	Contractor Name: S. W. Construction	Contractor Address: 33 Delaware Ave South Portland	Phone: 2077513817
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Duplex	Zone: R-5

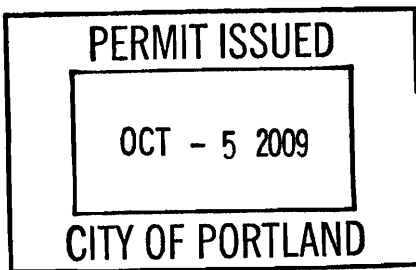
Past Use: 2 Family Home #06-1700 change of use to 2 DU.	Proposed Use: 2 Family Home - enlarge 2 existing overhangs	Permit Fee: \$150.00	Cost of Work: \$13,000.00	CEO District: 4	94224
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: SB IRC 2003		

Proposed Project Description: enlarge 2 existing overhangs	Signature:	Signature: <i>DM 10/2/09</i>
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: 09/21/2009	Zoning Approval
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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..

Special Zone or Reviews <input type="checkbox"/> Shoreland <i>within 250' but over 75' from HWM</i> <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <input type="checkbox"/> Major <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Denied <i>ok with conditions</i> Date: <i>9/22/09</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:
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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

Permit No: 09-1040	Date Applied For: 09/21/2009	CBL: 434 B001001
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Location of Construction: 270 VERANDA ST	Owner Name: CROOKER GIRLS DEVELOPME	Owner Address: 270 VERANDA ST	Phone:
Business Name:	Contractor Name: S. W. Construction	Contractor Address: 33 Delaware Ave South Portland	Phone (207) 751-3817
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Duplex	

Proposed Use: 2 Family Home - enlarge 2 existing overhangs	Proposed Project Description: enlarge 2 existing overhangs
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Marge Schmuckal **Approval Date:** 09/22/2009**Note:** **Ok to Issue:** ☒

- 1) Separate permits shall be required for future decks, sheds, pools, and/or garages.
- 2) 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.
- 3) This property shall remain a two (2) family dwelling. Any change of use shall require a separate permit application for review and approval.
- 4) 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:** Tom Markley **Approval Date:** 10/02/2009**Note:** **Ok to Issue:** ☒

- 1) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.



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>270 Veranda Street</u>			
Total Square Footage of Proposed Structure/Area		Square Footage of Lot <u>10,000</u>	Number of Stories <u>2</u>
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>434</u> <u>B</u> <u>1</u>	Applicant ^{must be owner, Lessee or Buyer} Name <u>Crocker girls</u> Address <u>270 Veranda</u> City, State & Zip <u>Portland ME 04103</u>		Telephone: <u>207 837-0824</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>13,000</u> C of O Fee: \$ _____ Total Fee: \$ _____	
Current legal use (i.e. single family) <u>2 family</u> Number of Residential Units _____ If vacant, what was the previous use? _____ Proposed Specific use: _____ Is property part of a subdivision? _____ If yes, please name _____ Project description: <u>enlarging existing overhangs</u> SEP 21 '09			
Contractor's name: <u>SW Construction Inc.</u> Address: <u>33 Delaware Ave</u> City, State & Zip <u>S. Portland ME 04106</u> Telephone: <u>207-751-3817</u> Who should we contact when the permit is ready: <u>above</u> Telephone: _____ 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 hour to enforce the provisions of the codes applicable to this permit.

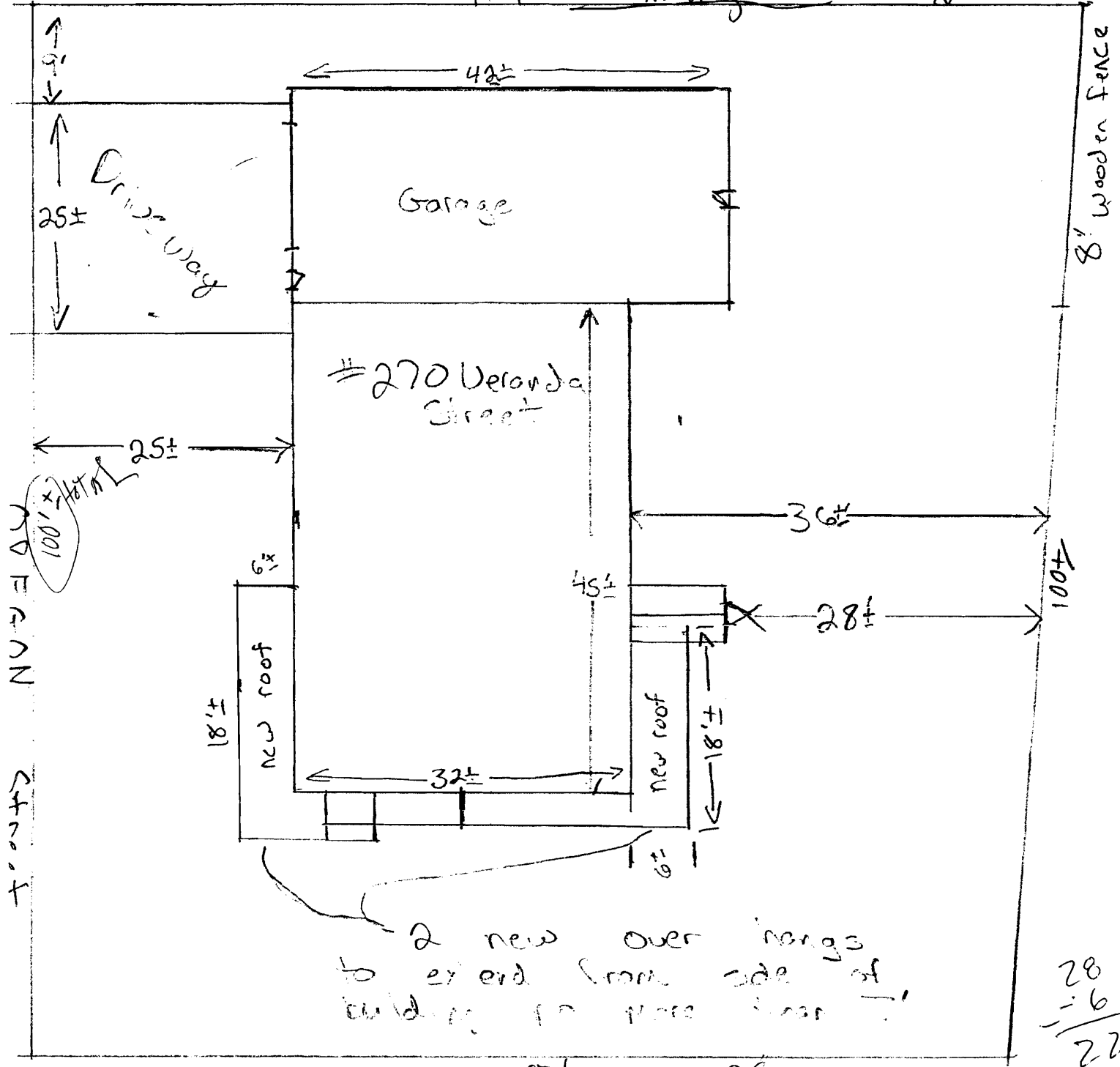
Signature: [Signature] Date: 9-21-09

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

R-5

Front: 20' min or Average on either side - ~~Not for~~
 Rear: N/A

Side Abutting Arroyo: 12' req - 22' shown
 101' = Side Abutting A Street: 15' req - 19' implied



2 new overhangs to extend from side of building for more space

87' per Assessor

28
- 6

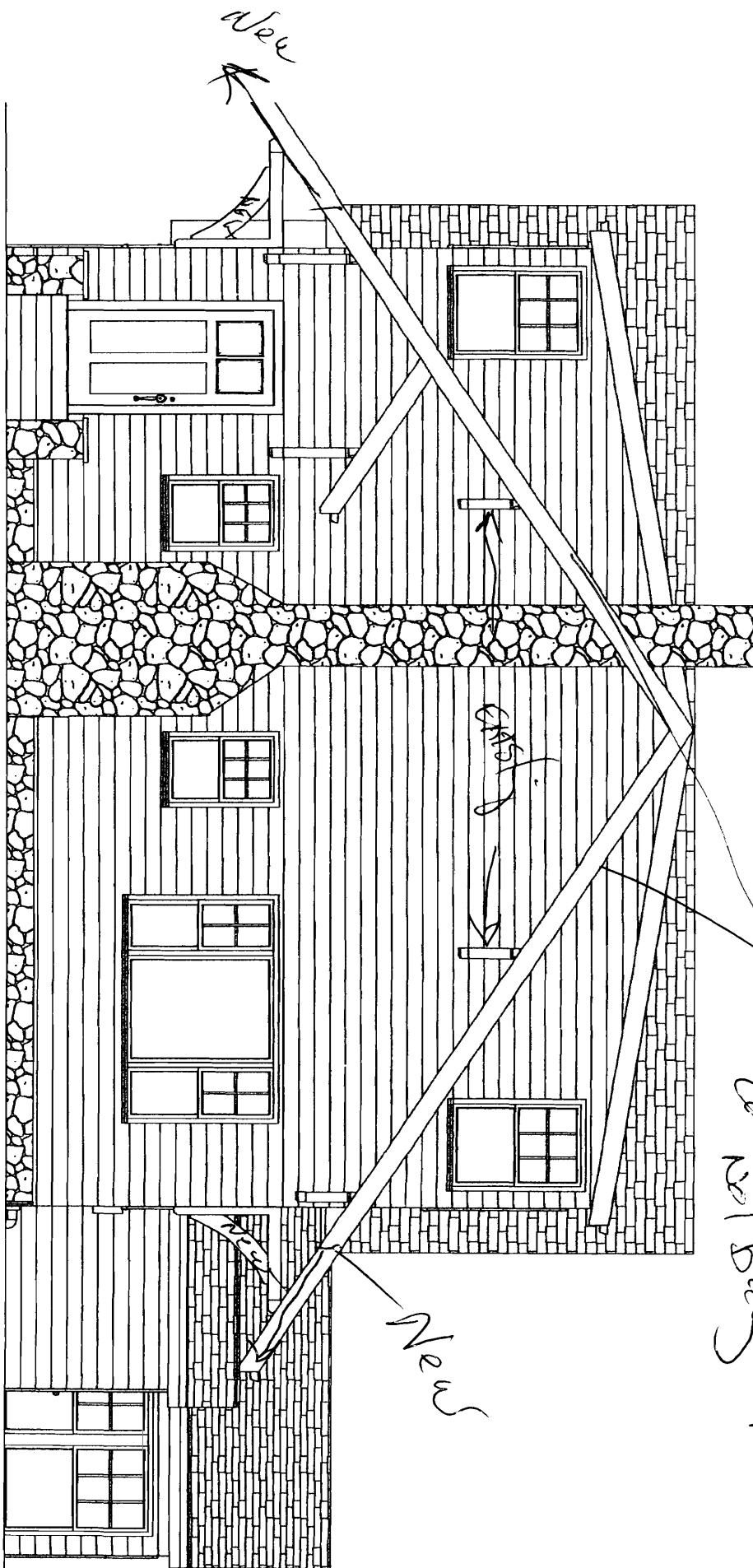
22'

25
- 6

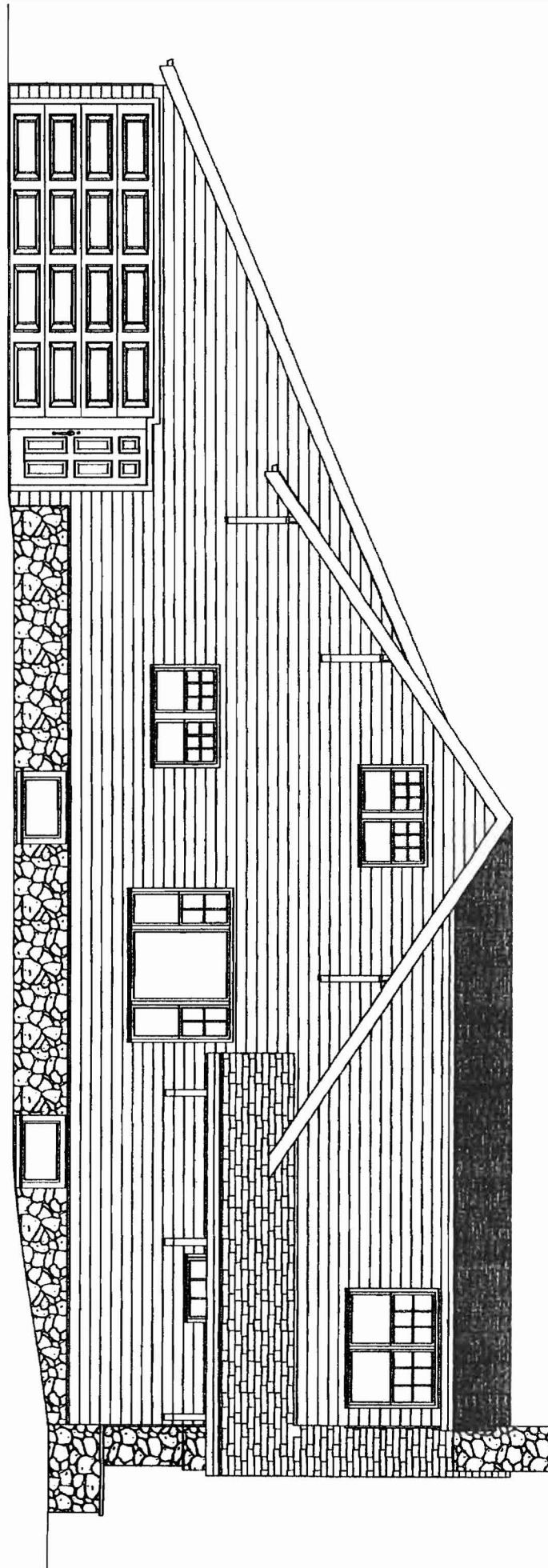
19'

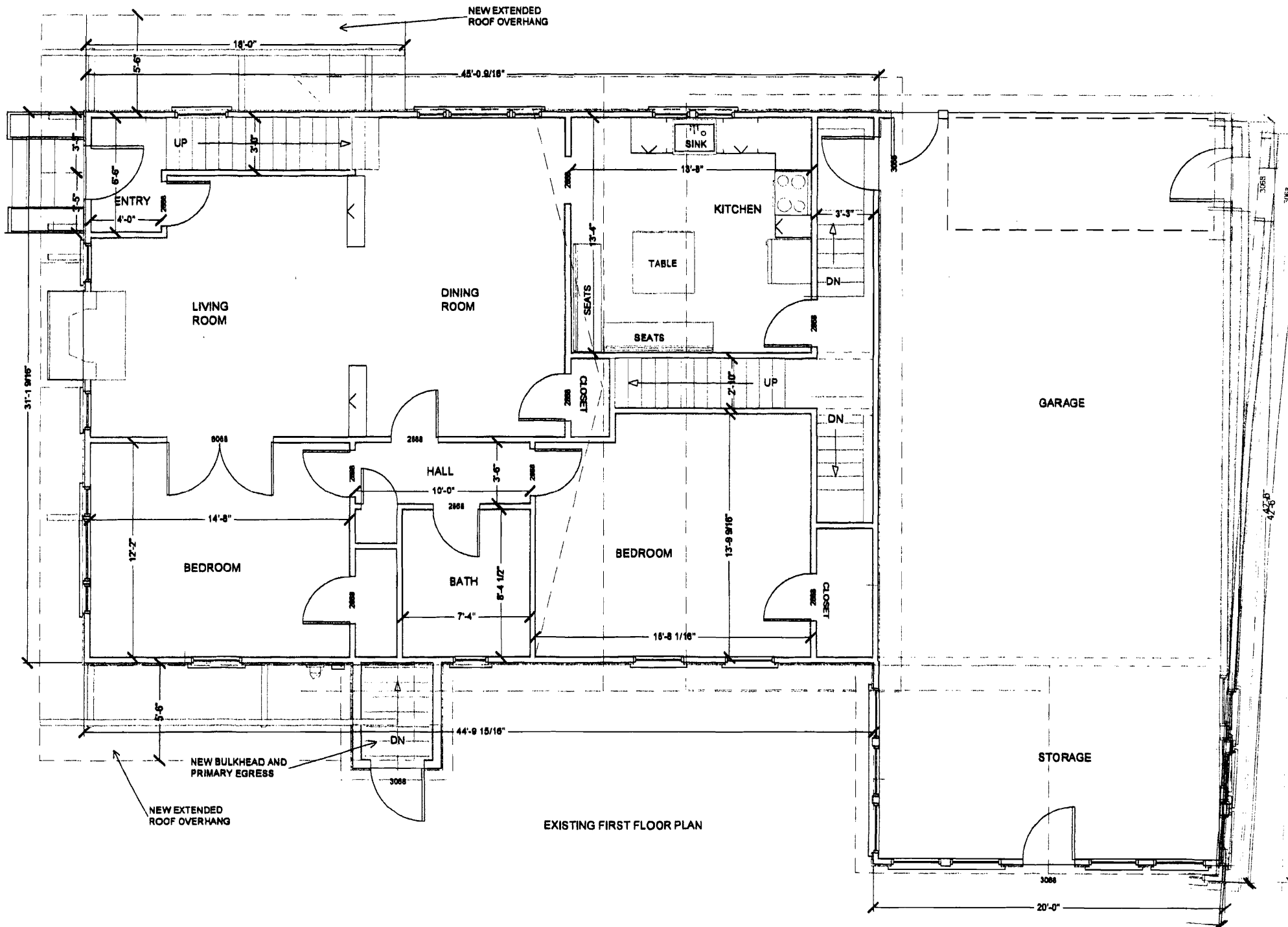
Veranda Street

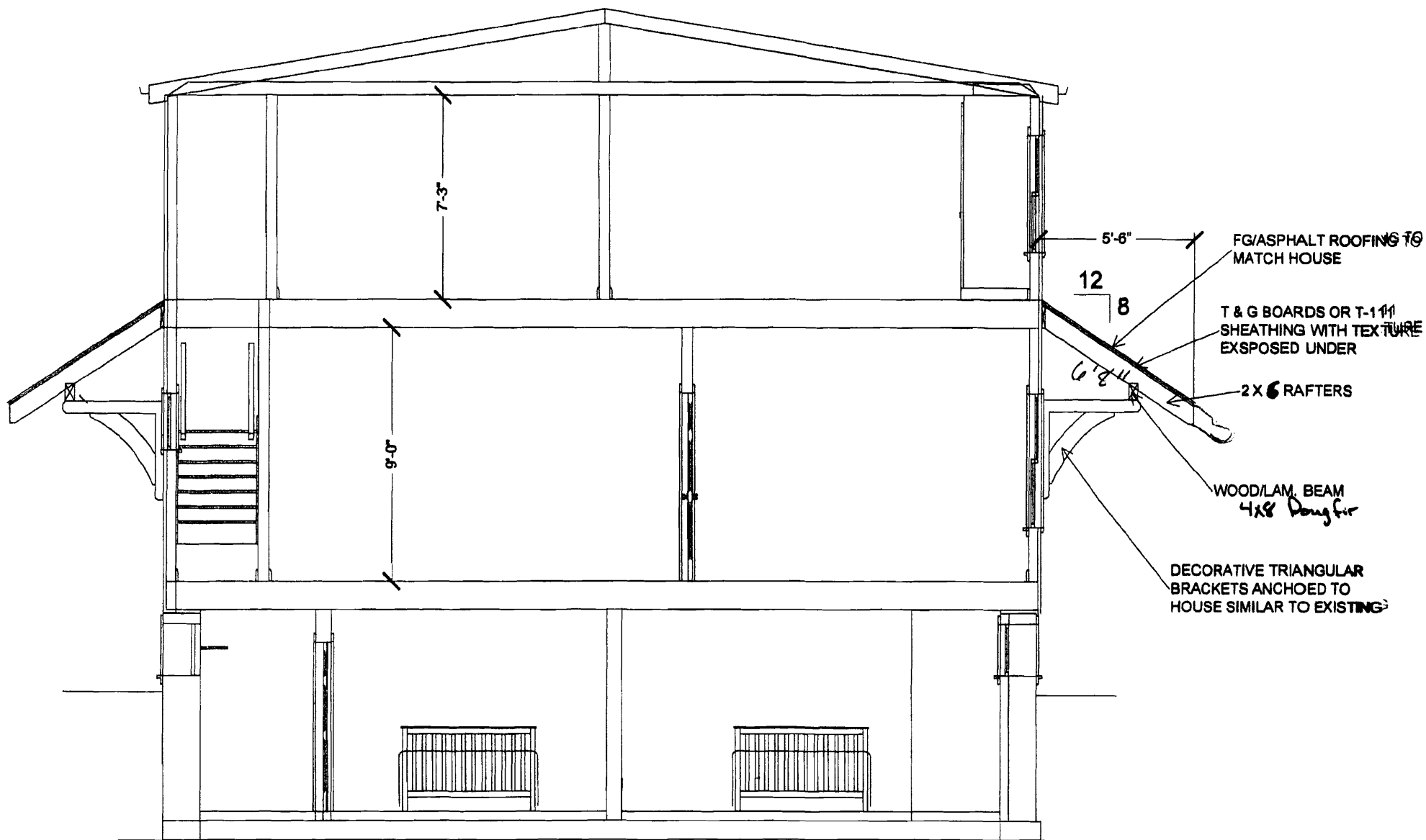
FRONT



The floor joists per
the structure (scott) is
contracted expanded group
contracted expanded group







RECORD OF BUILDINGS GRADE DENOTES QUALITY OF CONSTRUCTION: A-EXCELLENT: B-GOOD: C-AVERAGE: D-CHEAP: E-VERY CHEAP

1951

YEAR 19

YEAR 19

CONSTRUCTION

FOUNDATION		FLOOR CONST.		PLUMBING	
CONCRETE		WOOD JOIST		BATHROOM	✓
CONCRETE BLOCK		STEEL JOIST		TOILET ROOM	
BRICK OR STONE	✓	MILL TYPE		WATER CLOSET	
PIERS		REIN. CONCRETE		LAVATORY	
CELLAR AREA FULL	✓	FLOOR FINISH		KITCHEN SINK	✓
1/4 1/2 3/4		B 1 2 3		STD. WAT. HEAT	
NO. CELLAR		CEMENT	✓	AUTO. WAT. HEAT	✓
EXTERIOR WALLS		EARTH		ELECT. WAT. SYST.	
CLAPBOARDS		PINE		LAUNDRY TUBS	
WIDE SIDING		HARDWOOD	✓✓	NO PLUMBING	
DROP SIDING		TERRAZZO		TILING	
NO SHEATHING		TILE		BATH FL. & WCOT.	
WOOD SHINGLES	✓			TOILET FL. & WCOT.	
ASBES. SHINGLES				LIGHTING	
STUCCO ON FRAME		ATTIC FLR. & STAIRS		ELECTRIC	✓
STUCCO ON TILE		INTERIOR FINISH		NO LIGHTING	
BRICK VENEER		B 1 2 3		NO. OF ROOMS	
BRICK ON TILE		PINE	✓✓	BSMT.	2ND 1
SOLID BRICK		HARDWOOD		1ST 5	3RD
STONE VENEER		PLASTER	✓✓	OCCUPANCY	
CONC. OR CIND. BL.		UNFINISHED		SINGLE FAMILY	✓
TERRA COTTA		METAL CLG.		TWO FAMILY	
VITROLITE				APARTMENT	
PLATE GLASS		RECREAT. ROOM		STORE	
INSULATION		FINISHED ATTIC 1/2	✓	THEATRE	
WEATHERSTRIP		FIREPLACE	✓	HOTEL	
ROOFING		HEATING		OFFICES	
ASPH. SHINGLES	✓	PIPELESS FURNACE		WAREHOUSE	
WOOD SHINGLES		HOT AIR FURNACE		COMM. GARAGE	
ASBES. SHINGLES		FORCED AIR FURN.		GAS STATION	
SLATE TILE		STEAM		ECONOMIC CLASS	
METAL		HOT WAT. OR VAPOR	✓	OVER BUILT	
COMPOSITION		NO HEATING		UNDER BUILT	
ROLL ROOFING		GAS BURNER		DT 10-24-50	AR.
INSULATION		OIL BURNER	✓	LD. 14	PD. BAI
		STOKER		MS. 14	CK. 100

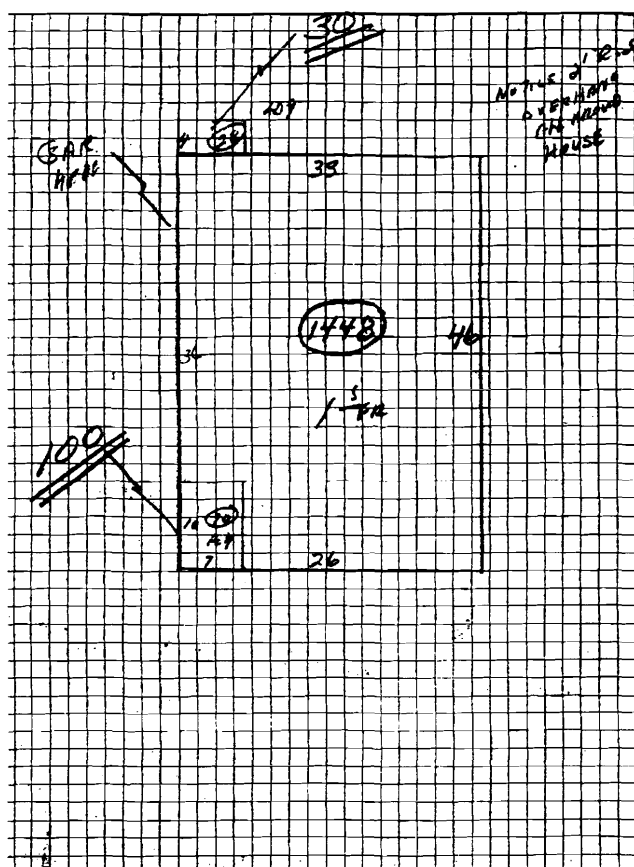
COMPUTATIONS

UNIT	1951			
1448 F.	4860			
S. F.				
ADDITIONS	+130			
BASEMENT				
WALLS				
ROOF				
GAR-Bsm	+100			
FLOORS				
ATTIC FIN	+340			
FINISH				
FIREPLACE	+180			
HEATING	+320			
PLUMBING	+50			
TILING				
TOTAL	5980			
FACT. +10	490			
REP. VAL.	6470			

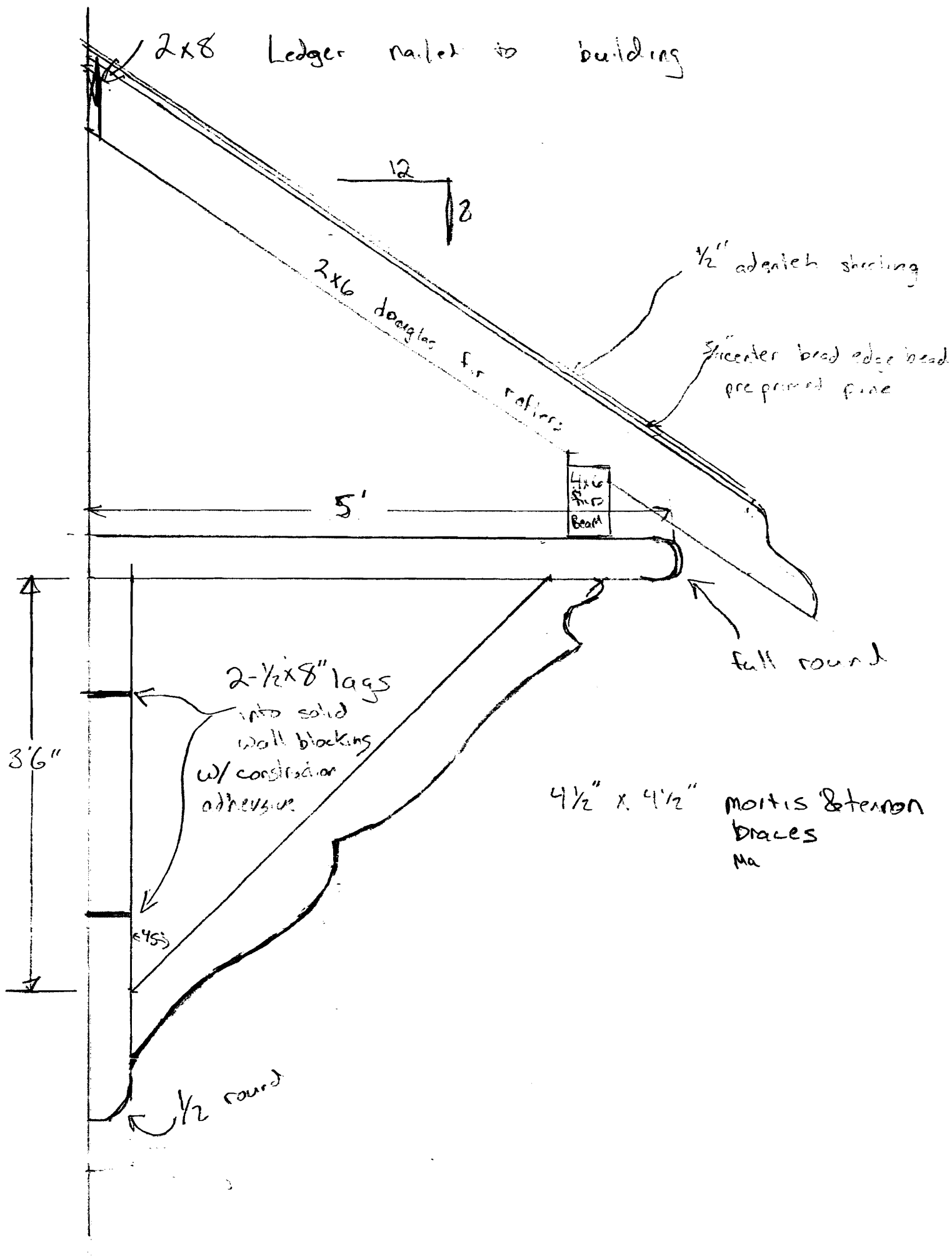
SUMMARY OF BUILDINGS

OCC'Y	TYPE	GR.	AGE	REMOD.	COND.	REP. VAL.	P. D.	PHY. VAL.	F. D.	SOUND VAL.	TAX VAL.
Dwg	A 15 FR	C	15		F	6470	45%	3560	A		
B									B		
C									C		
D									D		
E									E		
F									F		
G									G		

YEAR	1931				1951 TOTAL BLDGS.	3560
TAX VAL.					19	
OLD VAL.					19	
CHANGE					19	







BUILDING PERMIT INSPECTION PROCEDURES

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

to schedule your inspections as agreed upon

Permits expire in 6 months, if the project is not started or ceases for 6 months.

The Owner or their designee is required to notify the inspections office for the following inspections and provide adequate notice. Notice must be called in 48-72 hours in advance in order to schedule an inspection:

By initializing at each inspection time, you are agreeing that you understand the inspection procedure and additional fees from a "Stop Work Order" and "Stop Work Order Release" will be incurred if the procedure is not followed as stated below.

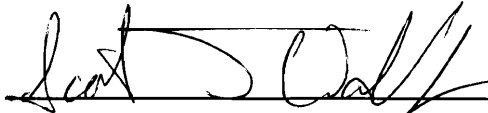
A Pre-construction Meeting will take place upon receipt of your building permit.

 X Final inspection required at completion of work.

Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection.

If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

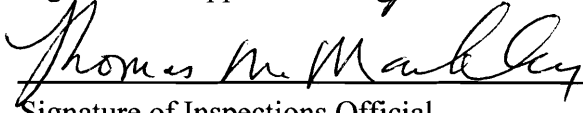
CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED.



Signature of Applicant/Designee

10-5-09

Date



Signature of Inspections Official

10/2/09

Date