

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

BUILDING INSPECTION

PERMIT

Please Read Application And Notes, If Any, Attached

PERMIT ISSUED

Permit Number: 061122
AUG 25 2006

CITY OF PORTLAND

This is to certify that MJ DEVELOPMENT CO LLC / M J Development

has permission to build a 24' x 36' Home w/ a 12' x 24' attached garage

AT 118 YALE ST

CALL 438 A016001

provided that the person or persons who accept this permit shall comply with all of the provisions of the Statutes of the State 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 when permission procured before this building or part thereof is started or service closed-in. 4 HOUR NOTICE 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

Jeanie Boule 8/23/06
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: 06-1122	ISSUE DATE: PERMIT ISSUED AUG 25 2006	CBL: 438 A016001
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Location of Construction: 118 YALE ST	Owner Name: MJ DEVELOPMENT CO LLC	Owner Address: 50 THORNHURST RD	Phone:
Business Name:	Contractor Name: M J Developement	Contractor Address: 31 Old Campus Dr Portland	Phone: 2077974386
Lessee/Buyer's Name	Phone:	Permit Type: Single Family	Zone: R3

Past Use: Vacant Land	Proposed Use: Single Family Home- build a 24' x 36' Home w/ a 18.5' x 24' attached Garage	Permit Fee: \$1,195.00	Cost of Work: \$110,000.00	CEO District: 4
Proposed Project Description: build a 24' x 36' Home w/ a 18.5' x 24' attached Garage		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: SB IRC-2003 Signature: JMB 8/23/06	
		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: Idobson	Date Applied For: 07/31/2006	Zoning Approval		
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	Special Zone or Reviews	Zoning Appeal	Historic Preservation
1.	<input type="checkbox"/> Shoreland N/A	<input type="checkbox"/> Variance	<input checked="" type="checkbox"/> Not in District or Landmark
2.	<input type="checkbox"/> Wetland N/A	<input type="checkbox"/> Miscellaneous	<input type="checkbox"/> Does Not Require Review
3.	<input type="checkbox"/> Flood Zone Final Zone X <input type="checkbox"/> Subdivision	<input type="checkbox"/> Conditional Use	<input type="checkbox"/> Requires Review
	<input checked="" type="checkbox"/> Site Plan 2006-0139 Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input checked="" type="checkbox"/> OK w/ conditions Date: 8/3/06 ABM	<input type="checkbox"/> Interpretation	<input type="checkbox"/> Approved
		<input type="checkbox"/> Approved	<input type="checkbox"/> Approved w/Conditions
		<input type="checkbox"/> Denied	<input type="checkbox"/> Denied ABM
		late: _____	late: _____

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



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>118 Gale St.</u>		
Total Square Footage of Proposed Structure <u>Approx 2160 sq ft</u>		Square Footage of Lot <u>6500 sq ft</u>
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>17365/29/ 6</u>	Owner: <u>M. J Development</u>	Telephone: <u>797-4380</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>M. J Development 31 Old Campus Dr. Portland Me. 04103</u>	cost Of Work: \$ <u>110</u> Fee: \$ _____ C of O Fee: \$ _____
Project description: <u>Family Home</u> <u>1 - 24' x 36' Colonial Single Family Home</u> <u>1 - 18 1/2' x 24' attached Garage.</u>		
Contractor's name, address & telephone: Who should we contact when the permit is ready: <u>Jim Wescott</u> Mailing address: _____ Phone: <u>276-1767</u>		

Please submit **all** of the information outlined in the Commercial Application 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 visit us on-line at www.portlandmaine.gov, stop by the Building Inspections 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 of applicant: [Signature] Date: 7-25-06

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

413 415
 Lot # 4 110 Yale St. 438-A-14 #06-0344
 Lot # 5 - 116 Yale St 438-A-15 #06-0333

ONE AND TWO FAMILY	PLAN REVIEW	CHECKLIST
Soil type/Presumptive Load Value (Table R401.4.1)	Submitted Plan	Findings Revisions Date
STRUCTURAL Footing Dimensions/Depth (Table R403.1 & R403.1(1), (Section R403.1 & R403.1.4.1))	8'x16' Footing 8" wall Solid 24" pad for lally's	OK
Foundation Drainage, Fabric, Damp proofing (Section R405 & R406)	MEMbrane water proofing fabric, stone 4" pipe	OK
Ventilation/Access (Section R408.1 & R408.3) Crawls Space ONLY	N/A	OK
Anchor Bolts/Strans, spacings (Section R403.1.6)	1/2" x 12" 12' o.c.	OK
Lally Column Type (Section R407)	conc. lally	OK 4/14/02
Girder & Header Spans (Table R 502.5(2))	5 lallys - 2 Pt loaded from above	9'6" max
Built-Up Wood Center Girder Dimension/Type	LVL - Spec needed?	3-2x12 OK
Sill/Band Joist Type & Dimensions	2x8 PT sill seal 2x6 garage	OK
First Floor Joist Species Dimensions and Spacing (Table R502.3.1(1) & Table R502.3.1(2))	2x10 "o.c. or 117 TTT	OK
Second Floor Joist Species Dimensions and Spacing (Table R502.3.1(1) & Table R502.3.1(2))	2x10 16" o.c.	OK
Attic or additional Floor Joist Species Dimensions and Spacing (Table R802.4(1) and R802.4(2))	N/A	

City of Portland, Maine - Building or Use Permit

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

Permit No: 06-1122	Date Applied For: 07/31/2006	CBL: 438 A016001
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Location of Construction: 118 YALE ST	Owner Name: MJ DEVELOPMENT CO LLC	Owner Address: 50 THORNHURST RD	Phone:
Business Name:	Contractor Name: M J Developement	Contractor Address: 31 Old Campus Dr Portland	Phone (207) 797-4386
Lessee/Buyer's Name	Phone:	Permit Type: Single Family	

Proposed Use: Single Family Home- build a 24' x 36' Home w/ a 18.5' x 24' attached Garage	Proposed Project Description: build a 24' x 36' Home w/ a 18.5' x 24' attached Garage
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<p>Rich, Span, Spacing & Dimension (Table R802.5.1(1) - R 802.5.1(8))</p> <p>Roof Rafter; Framing & Connections (Section R802.3 & R802.3.1)</p> <p>Sheathing; Floor, Wall and roof (Table R503.2.1.1(1))</p>	<p>8:12</p> <p>26' Trusses 24" O.C.</p> <p>Gauge - Attic Trusses</p> <p>3/4 TAG, 1/2 cdx, 5/8 cdx</p>	<p>OK</p> <p>1 1/2 stories max</p>
<p>Fastener Schedule (Table R602.3(1) & (2))</p>	<p>BOCA or latest ed.</p>	<p>OK</p>
<p>Private Garage</p> <p>(Section R309)</p> <p>Living Space ?</p> <p>(Above or beside)</p>	<p>? Access to Attic</p> <p>1 m walls/ceiling.</p>	<p>None T.W.</p> <p>4/4/06 (2)</p>
<p>Fire separation (Section R309.2)</p>		<p>OK</p>
<p>Opening Protection (Section R309.1)</p>	<p>Rated Door</p>	<p>OK</p>
<p>Emergency Escape and Rescue Openings (Section R310)</p>	<p>30 4/6 Egress</p>	<p>OK</p>
<p>Roof Covering (Chapter 9)</p>	<p>Shingles # 15 felt</p>	<p>OK</p>
<p>Safety Glazing (Section R308)</p>	<p>N/A</p>	<p>OK</p>
<p>Attic Access (Section R807)</p>	<p>22 x 30</p> <p>wrong direction</p>	<p>OK Change</p> <p>per SW. 4/4/06 (3)</p>
<p>Chimney Clearances/Fire Blocking (Chap. 10)</p>	<p>N/A</p> <p>Over 48" 3-2x10</p> <p>under 48" 2-2x10 Box</p>	<p>OK</p>
<p>Header Schedule (Section 502.5(1) & (2))</p>	<p>6" walls</p> <p>15" Roof</p> <p>1st Fl</p>	<p>? Gauge Hdr</p> <p>LVL</p> <p>OK</p>
<p>Walls, Floors, Ceilings, Building Envelope, U-Factor Fenestration</p>	<p>U Factor 131 - .35</p>	<p>9" Floor</p> <p>OK</p> <p>(4)</p>

Type of Heating System	Gas	Fuel	Direct vent
Means of Egress (Sec R311 & R312) Basement	Nat Gas Yes - No bulkhead - No habitation condition		
Number of Stairways	3		Code compliant Garage Stairs Per S.W.
Interior	3		
Exterior	0		
Treads and Risers (Section R311.5.3)	7 3/4" max 10" min w/ nosing		
Width (Section R311.5.1)	36" min		
Headroom (Section R311.5.2)	6' 10" min		
Guardrails and Handrails (Section R312 & R311.5.6 - R311.5.6.3)	3 1/2"		
Smoke Detectors (Section R313) Location and type/Interconnected	7	5	smoke detectors per code interconnected
Draftstopping (Section R502.12) and Fireblocking (Section (R602.8)	Address - caulk		
Dwelling Unit Separation (Section R317) and IBC - 2003 (Section 1207)	N/A		
Deck Construction (Section R502.2.1)	2-2x12 Beam Rim lagged 1/2"x6" @ 24" o.c. 4x4 post anchored precast pier ? Dist. 2x8		

2-2x12 Beam
 2x6 Joists
 2x6 Rafters
 3 Headers
 4x12

8

5

Job Name:

Lot # 4 & 5

File Name: BC CALC Project

Description: FB01

Address:

Specifier:

Garage

City, State, Zip:

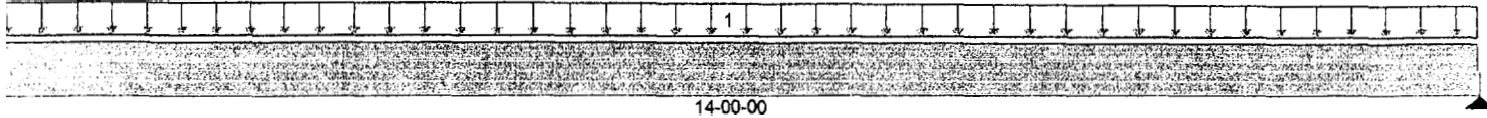
Designer:

Customer:

Company:

Code reports: ESR-1040

Misc:



14-00-00

DL 1-3/4"										B1, 1-3/4"
LL 2520 lbs										LL 2520 lbs
TL 930 lbs										DL 930 lbs

Total of Horizontal Design Spans = 14-00-00

Load Description	Load Type	Ref.	Start	End	Live 100%	Dead 90%	Snow 100%	Wind 133%	Roof Live 125%	Trib.
Standard Load	Unf. Area	Left	00-00-00	14-00-00	30 psf	10 psf				12-00-00

Controls Summary	Value	% Allowable	Duration	Load Case	Span Location
Pos. Moment	12074 ft-lbs	57.7%	100%	1	1 - Internal
End Shear	3024 lbs	31.9%	100%	1	1 - Left
Total Load Defl.	L/296 (0.568")	81.1%		1	1
Live Load Defl.	U405 (0.415")	88.9%		1	1
Span / Depth	17.7	n/a			1

Disclosure

Completeness and accuracy of input must be verified by anyone who would rely on output as evidence of suitability for particular application. Output here based on building code-accepted design properties and analysis methods. Installation of BOISE engineered wood products must be in accordance with current Installation Guide and applicable building codes. To obtain Installation Guide or ask questions, please call (800)232-0788 before installation.

BC CALC®, BC FRAMER®, AJS™, ALLJOIST®, BC RIM BOARD™, BCI®, BOISE GLULAM™, SIMPLE FRAMING SYSTEM®, VERSA-LAW, VERSA-RIM PLUS®, VERSA-RIM®, VERSA-STRAND™, VERSA-STUD® are trademarks of BoiseWood Products, L.L.C.

Notes

Design meets Code minimum (L/240) Total load deflection criteria.
 Design meets Code minimum (L/360) Live load deflection criteria.
 Minimum bearing length for B0 is 1-1/2".
 Minimum bearing length for B1 is 1-1/2".
 Entered/Displayed Horizontal Span Length(s) = Clear Span + 1/2 min. end bearing + 1/2 intermediate bearing

2nd Floor Beams

CITY OF PORTLAND, MAINE
DEVELOPMENT REVIEW APPLICATION
PLANNING DEPARTMENT PROCESSING FORM

Zoning Copy

2006-0139

Application I. D. Number

7/31/2006

Application Date

Single Family Home Lot#6

Project Name/Description

Mi Development Co Llc

Applicant

50 Thornhurst Rd , Falmouth, ME 04105

Applicant's Mailing Address

Jim Wescott

Consultant/Agent

Agent Ph: (207)776-1767

Agent Fax:

Applicant or Agent Daytime Telephone, Fax

118 - 118 Yale St . Portland. Maine

Address of Proposed Site

438 A016001

Assessor's Reference: Chart-Block-Lot

Proposed Development (check all that apply): New Building Building Addition Change Of Use Residential Office Retail
 Manufacturing Warehouse/Distribution Parking Lot Other (specify) _____

Proposed Building square Feet or # of Units 6500 Acreage of Site _____ Zoning _____

Check Review Required:

- Site Plan (major/minor) Subdivision # of lots _____ PAD Review 14-403 Streets Review
 Flood Hazard Shoreland Historic Preservation DEP Local Certification
 Zoning Conditional Use (ZBA/PB) Zoning Variance Other _____

Fees Paid: Site Pla \$50.00 Subdivision _____ Engineer Review \$250.00 Date 7/31/2006

Zoning Approval Status:

- Approved Approved w/Conditions See Attached Denied
Approval Date _____ Approval Expiration _____ Extension to _____ Additional Sheets Attached
 Condition Compliance _____ signature _____ date _____

Performance Guarantee Required* Not Required

* No building permit may be issued until a performance guarantee has been submitted as indicated below

- | | | | |
|---|----------------|--|-----------------|
| <input type="checkbox"/> Performance Guarantee Accepted | _____ | _____ | _____ |
| | date | amount | expiration date |
| <input type="checkbox"/> Inspection Fee Paid | _____ | _____ | |
| | date | amount | |
| <input type="checkbox"/> Building Permit Issue | _____ | | |
| | date | | |
| <input type="checkbox"/> Performance Guarantee Reduced | _____ | _____ | _____ |
| | date | remaining balance | signature |
| <input type="checkbox"/> Temporary Certificate of Occupancy | _____ | <input type="checkbox"/> Conditions (See Attached) | _____ |
| | date | | expiration date |
| <input type="checkbox"/> Final Inspection | _____ | _____ | |
| | date | signature | |
| <input type="checkbox"/> Certificate Of Occupancy | _____ | | |
| | date | | |
| <input type="checkbox"/> Performance Guarantee Released | _____ | _____ | |
| | date | signature | |
| <input type="checkbox"/> Defect Guarantee Submitted | _____ | _____ | _____ |
| | submitted date | amount | expiration date |
| <input type="checkbox"/> Defect Guarantee Released | _____ | _____ | |
| | date | signature | |

Applicant: MJ Development (Jim Wescott)

Date: 8/2/06

Address: 118 Yale St. (Lot 6)

C-B-L: 435-A-016

permit #: 06-1122

CHECK-LIST AGAINST ZONING ORDINANCE

Date - new

Zone Location - R3

Interior or corner lot -

Proposed Use/Work - build new single family, 2 story - 24'x36' w/ 18.5'x24' attached garage.

Sewage Disposal - city

Lot Street Frontage - 50' min. - 65' given.

Front Yard - 25' min. - 25' to porch scaled ok
24' to front step - off section 14-425 projects 1' @ 4'

Rear Yard - 25' min. - 25' from steps off deck (scaled)

Side Yard - 1 1/2 stories - 8' - 8.25' on left (scaled)
2 stories - 14' - 14.25' on right (scaled)

Projections - deck 8x12 w/ steps 4x2, porch 6x22 w/ 1x4 steps

Width of Lot - 65' min. - 65' scaled

Height - 35' max. - 25' 25' scaled

Lot Area - 6,500 sq ft min. - 6,500 sq ft given

Lot Coverage/ Impervious Surface - 35% **2275**

Area per Family - 6,500 sq ft

Off-street Parking - 2 spaces required - 2 spaces in garage.

Loading Bays - N/A

Site Plan - 2006 - 0139

Shoreland Zoning/ Stream Protection - N/A

Flood Plains - panel 7 - zone X

OK.

24x36	= 864
18.5x24	= 444
8x12	= 96
4x2	= 8
1x4	= 4
5x22	= 110

1526