

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

# CITY OF PORTLAND

BUILDING DEPARTMENT

Please Read Application And Notes, If Any, Attached

Permit Number: 050268

## PERMIT

PERMIT ISSUED

This is to certify that Vincent Christopher G/MWS Inc.

has permission to Installing a patio room

AT 122 Woodlawn Ave

438 C023001

MAR 30 2005

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 occupied or enclosed-in. **HEAVY 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 \_\_\_\_\_

DepartmentName

*Jamie Bouke* 3/29/05  
Director - Building & Inspection Services

**PENALTY FOR REMOVING THIS CARD**

PERMIT ISSUED

City of Portland, Maine - Building or Use Permit Application

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

Permit No: 05-0268	Issue Date:	CBL 438 C023001
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Location of Construction: 122 Woodlawn Ave	Owner Name: Vincent Christopher G	Owner Address: 122 Woodlawn Ave	Phone:
Business Name:	Contractor Name: MWS, Inc.	Contractor Address: 71 Portland Rd. Kennebunk	Phone: 2079832300
Lessee/Buyer's Name	Phone:	Permit Type: Single Family	Zone: R5

Past Use: Single family	Proposed Use: Single family installing a patio room	Permit Fee: \$102.00	Cost of Work: \$9,000.00	CEO District: 4
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: SB IRC-2003	

Proposed Project Description:  
Installing a patio room

Signature: \_\_\_\_\_ Signature: JMB 3/29/05

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)

Action:  Approved  Approved w/Conditions  Denied

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Permit Taken By: dmartin	Date Applied For: 0311712005	<b>Zoning Approval</b>
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<p>2. Building permits do not include plumbing, septic or electrical work.</p> <p>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..</p>	<p>Special Zone or Reviews</p> <p><input type="checkbox"/> Shoreland</p> <p><input type="checkbox"/> Wetland</p> <p><input type="checkbox"/> Flood Zone</p> <p><input type="checkbox"/> Subdivision JK</p> <p><input type="checkbox"/> Site Plan</p> <p>Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/></p> <p>Date: JMB 3/29/05</p>	<p>Zoning Appeal</p> <p><input type="checkbox"/> Variance</p> <p><input type="checkbox"/> Miscellaneous</p> <p><input type="checkbox"/> Conditional Use</p> <p><input type="checkbox"/> Interpretation</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Denied</p> <p>Date: _____</p>	<p>Historic Preservation</p> <p><input checked="" type="checkbox"/> Not in District or Landmark</p> <p><input type="checkbox"/> Does Not Require Review</p> <p><input type="checkbox"/> Requires Review</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Approved w/Conditions</p> <p><input type="checkbox"/> Denied</p> <p>Date: JMB</p>
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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: 05-0268	Date Applied For: 03/17/2005	CBL: 438 C023001
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Location of Construction: 122 Woodlawn Ave	Owner Name: Vincent Christopher G	Owner Address: 122 Woodlawn Ave	Phone:
Business Name:	Contractor Name: MWS, Inc.	Contractor Address: 71 Portland Rd. Kennebunk	Phone: (207) 985-2300
Tenant/Buyer's Name	Phone:	Permit Type: Single Family	

Proposed Use: Single family installing a patio room	Proposed Project Description: Installing a patio room
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**Dept:** Zoning      **Status:** Approved      **Reviewer:** Jeanine Bourke      **Approval Date:** 03/28/2005

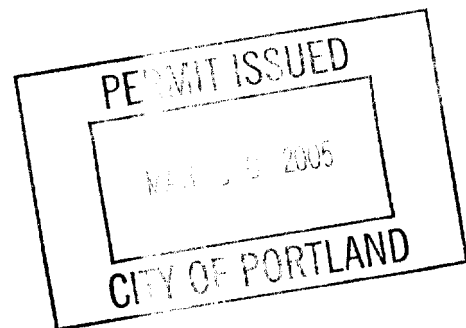
**Note:** **Ok to Issue:**

- 1) The existing deck appears to meet the required minimum 20' rear setback, inspector should verify, as there is no approved permit found.

**Dept:** Building      **Status:** Approved with Conditions      **Reviewer:** Jeanine Bourke      **Approval Date:** 03/29/2005

**Note:** 2/28/05 spoke w/Jason @ MWS about plot plan, computation comes out to 22'+ in the rear. Also need plans of existing deck, he will fax. Received plan, ok to issue. **Ok to Issue:**

- 1) The existing deck shall be inspected for adequate fasteners and bearing for spans, and modifications may be required.
- 2) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.
- 3) This permit DOES NOT certify the use of the property or building. It only authorizes the construction activities.



This page contains a detailed description of the Parcel ID you selected. Press the **New Search** button at the bottom of the screen to submit a new query.

### Current Owner Information

Card Number	1 of 1
Parcel ID	438 C023001
Location	122 WOODLAWN AVE
Land Use	TWO FAMILY
Owner Address	VINCENT CHRISTOPHER G 122 WOODLAWN AVE PORTLAND NE 04103
Book/Page	14125/348
Legal	438-C-23-24 WOODLAWN AVE 120-124 7200 SF

### Current Valuation Information

Land	Building	Total
\$32,240	\$111,400	\$1113,640

### New Estimated Valuation Information

Land	Building	Total	Phase-In Value
\$61,700	\$230,500	\$292,200	\$217,920

### Property Information

Year Built	Style	Story Height	Sq. Ft.	Total Acres		
1912	Colonial	2	2682	0.165		
Bedrooms	Full Baths	Half Baths	Total Rooms	Attic	Basement	
3	2	1	10	None	Full	

### Outbuildings

Type	Quantity	Year Built	Size	Grade	Condition
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### Sales Information

Date	Type	Price	Book/Page
09/04/1998	LAND + BLDING	\$126,500	14125-348

### Picture and Sketch

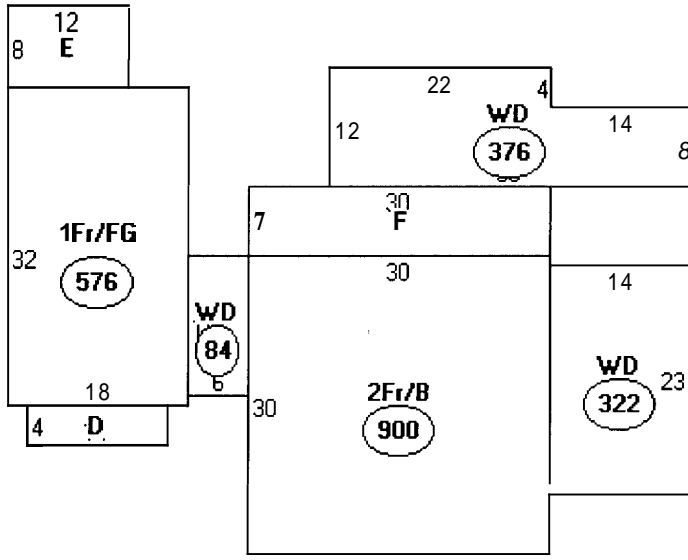
Picture	Sketch	Tax Map
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Click [here](#) to view Tax Roll Information.

Any information concerning tax payments should be directed to the Treasury office at 874-8490 or e-mailed.

Click [here](#) to view comparable sales or below to view by:





Descriptor/Area

- A: 2Fr/B  
900 sqft
- B: WD  
84 sqft
- C: 1Fr/FG  
576 sqft
- D: WD  
56 sqft
- E: 1Fr  
96 sqft
- F: 1Fr/B  
210 sqft
- G: WD  
376 sqft
- H: WD  
322 sqft

2260

OK

Lot 7200  
x 40%  
-----  
2,880 SF

Portland, ME

DEPT. OF BUILDING INSPECTION  
CITY OF PORTLAND, ME

# All Purpose 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.

MAR 15 2005

Location/Address of Construction: 122 Woodlawn Avenue

RECEIVED

Total Square Footage of Proposed Structure

Square Footage of Lot

Tax Assessor's Chart, Block & Lot

Chart#                  Block#                  Lot#

Owner: Chris Vincent

Telephone:

797-5521

Lessee/Buyer's Name (if Applicable)

Applicant name, address & telephone: MWS, Inc.

71 Portland Road  
Kennelbuck, ME

cost Of Work: \$ 9000

Fee: \$ 81

Fan  
if was prior use \_\_\_\_\_

Proposed use: Installing a Patio Room

Project description: See Attachment

Contractor's name, address & telephone: MWS, Inc - 71 Portland Road - Kennelbuck

Who should we contact when the permit is ready: Barbara Ouellette

Mailing address: 71 Portland Road  
Kennelbuck, ME 04043

We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work, with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permit is picked up. PHONE:

**IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.**

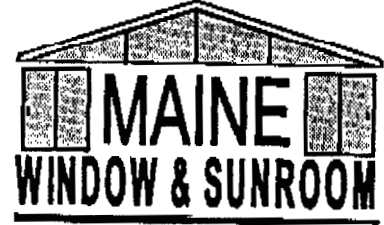
I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, 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: Barbara Ouellette

Date: 3-14-05

**This is NOT a permit, you may not commence ANY work until the permit is issued. If you are in a Historic District you may be subject to additional permitting and fees with the Planning Department on the 4th floor of City Hall**

71 Portland Road  
Kennebunk, ME 04043  
207-985-2300  
207-985-1691 fax

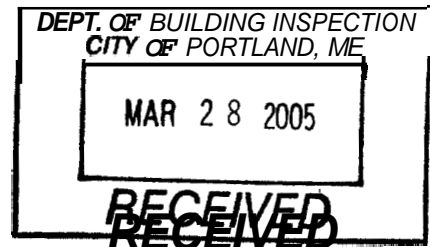


"We Treat Your Home Like Our Own."

# Fax

<b>To:</b> <u>Portland CEO</u>	<b>From:</b> <u>Jason J</u>
<b>Att:</b> <u>Seanie</u>	<b>Pages:</b> <u>2</u> (Including Cover)
<b>Fax:</b> <u>874-8716</u>	<b>Date:</b> <u>3/28/05</u>
<b>PO:</b>	<b>Job Name:</b> <u>Chris Vincent</u>

Here is the Info that you requested  
 I will call you this afternoon  
 Thanks  
 Jason





DOB NAME  
Chris Vincent

DOB ADDRESS  
122 Woodman Ave

36" TO Grade

5/4x6 Decking Boards

Passion 3/28/05  
adding one 50mm Tube  
with spurs 8'3"

2 1/2" x 4" Double Rim

2x10 Carrying Beam

4x4 Spaced between 2x10 beam  
10" square tube  
48" in ground  
Spaced no more than 8' apart

2x8 Joists  
16" O.C.

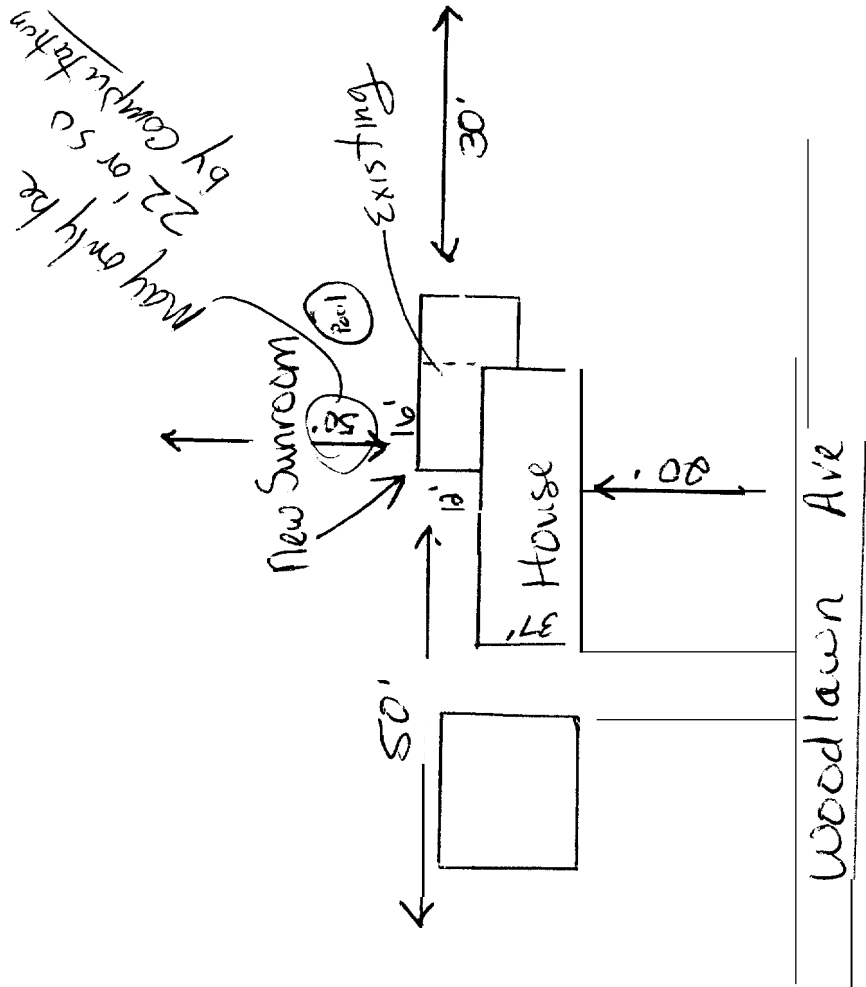
DEPT. OF BUILDING INSPECTION  
CITY OF PORTLAND, ME  
MAR 28 2005  
RECEIVED



"We Treat Your Home Like Our Own."

Chris Vincent  
122 Woodlawn Ave.  
Portland, ME

90% per tax map



Project Description:  
Enclose existing deck  
with 12' x 16' sunroom

RS Zone  
Rear 20' Reg 22' shown existing

Established 1989

ROOF SPAN DESIGN TABLE FOR HONEYCOMB PANELS

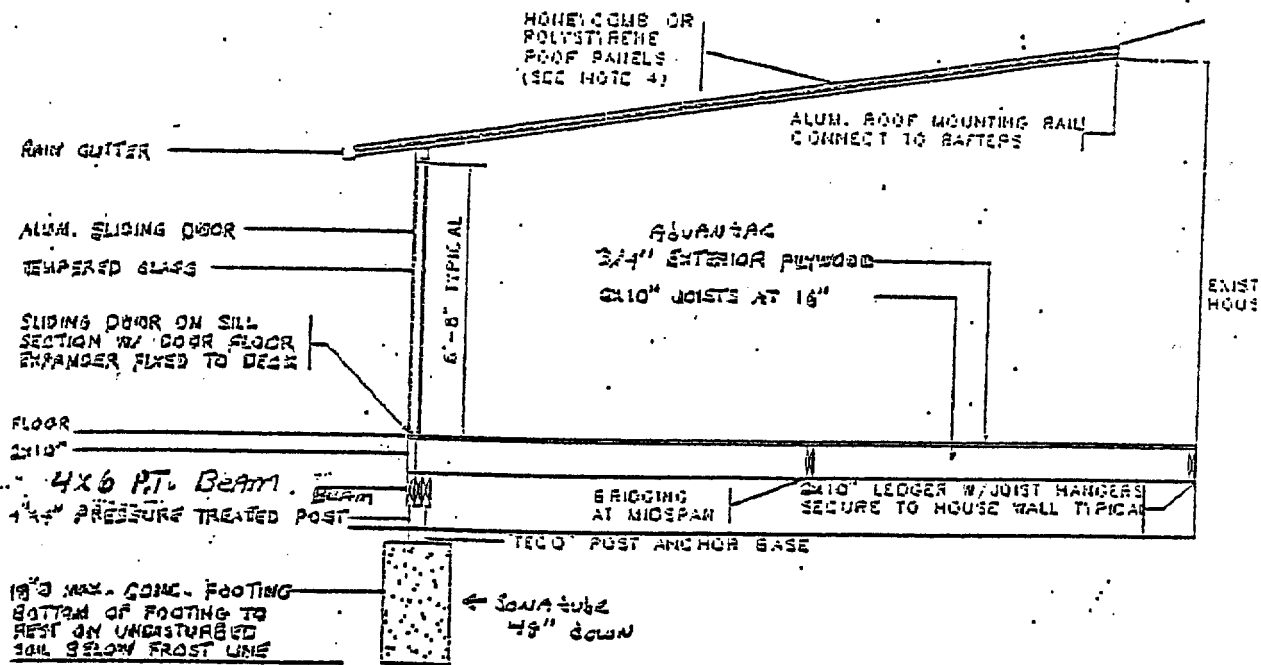
ROOF SPAN DESIGN TABLES (HONEYCOMB PANELS)<sup>(1)</sup>  
FOR LESSOR OF ULTIMATE LOAD/2.5 OR LOAD AT SPAN/120

PANEL SPAN (ft)	PANEL CONFIG.	ALLOWABLE LIVE ROOF LOADS FOR HONEYCOMB (H/C) PANELS									
		20 (psf)	25 (psf)	30 (psf)	35 (psf)	40 (psf)	45 (psf)	50 (psf)	55 (psf)	60 (psf)	
8	3" HC	.	.	.	.	.	.	.	.	.	
8	3" HC + H	.	.	.	.	.	.	.	.	.	
8	4.5" HC	.	.	.	.	.	.	.	.	.	
8	4.5" HC + H	.	.	.	.	.	.	.	.	.	
8	6" HC	.	.	.	.	.	.	.	.	.	
10	3" HC	.	.	.	.	.	.	.	.	.	
10	3" HC + H + SKY	.	.	.	.	.	.	.	.	.	
10	3" HC + H	.	.	.	.	.	.	.	.	.	
10	4.5" HC	.	.	.	.	.	.	.	.	.	
10	4.5" HC + H	.	.	.	.	.	.	.	.	.	
10	6" HC	.	.	.	.	.	.	.	.	.	
10	6" HC + H	.	.	.	.	.	.	.	.	.	
11	3" HC	.	.	.	.	.	.	.	.	.	
11	3" HC + H + SKY	.	.	.	.	.	.	.	.	.	
11	3" HC + H	.	.	.	.	.	.	.	.	.	
11	4.5" HC	.	.	.	.	.	.	.	.	.	
11	4.5" HC + H	.	.	.	.	.	.	.	.	.	
11	6" HC	.	.	.	.	.	.	.	.	.	
11	6" HC + H	.	.	.	.	.	.	.	.	.	
12	3" HC	.	.	.	.	.	.	.	.	.	
12	3" HC + H + SKY	.	.	.	.	.	.	.	.	.	
12	JHC + H	.	.	.	.	.	.	.	.	.	
12	4.5" HC	.	.	.	.	.	.	.	.	.	
12	4.5" HC + H + SKY	.	.	.	.	.	.	.	.	.	
12	4.5" HC + H	.	.	.	.	.	.	.	.	.	
12	6" HC	.	.	.	.	.	.	.	.	.	
12	6" HC + H	.	.	.	.	.	.	.	.	.	
13	3" HC	.	.	.	.	.	.	.	.	.	
13	3" HC + H + SKY	.	.	.	.	.	.	.	.	.	
13	3" HC + H	.	.	.	.	.	.	.	.	.	
13	4.5" HC	.	.	.	.	.	.	.	.	.	
13	4.5" HC + H + SKY	.	.	.	.	.	.	.	.	.	
13	4.5" HC + H	.	.	.	.	.	.	.	.	.	
13	6" HC	.	.	.	.	.	.	.	.	.	
13	6" HC + H	.	.	.	.	.	.	.	.	.	

1.7  
ALL POINTS ENTER INTO HERE

FIGURE 50-2

# STUDIO ROOM CROSS SECTION



STUDIO ROOM CROSS SECTION (WOODEN DECK)

4/13/05 ①. No mention of Pool (No protection) on Application. Need to check records. ②. ~~New wiring in patio Room w/ no permit~~ ③ Need IAGS on House side. Will call owner of

**Please call 874-8703 or 874-8693 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.**

- N/A **Footing/Building Location Inspection:** Prior to pouring concrete
- N/A **Re-Bar Schedule Inspection:** Prior to pouring concrete
- N/A **Foundation Inspection:** Prior to placing ANY backfill
- N/A **Framing/Rough Plumbing/Electrical:** Prior to any insulating or drywalling
- N/A **Final/Certificate of Occupancy:** Prior to any occupancy of the structure or use. NOTE: There is a \$75.00 fee per inspection at this point.

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

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

**N/A CERTIFICATE OF OCCUPANCIES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED**

[Signature]  
Signature of Applicant/Designee

04/07/05  
Date

[Signature]  
Signature of Inspections Official

04/07/05  
Date

CBL: 438 C023 Building Permit #:

050268