

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

Location of Construction: 107 Broadway		Owner: David G. Goodell	Phone: 878-8026	Permit No: 870769
Owner Address: SAA Pctd, ME 04103	Lessee/Buyer's Name:	Phone: 878-8026	Business Name:	
Contractor Name: Apex Corporation	Address:	Phone:		
Past Use: I-fam	Proposed Use: Same w/addition	COST OF WORK: \$36,300.00	PERMIT FEE: \$ 200.00	<div style="border: 2px solid black; padding: 5px; text-align: center;"> <b>CITY OF PORTLAND</b>                  Permit Issued:                  JUL 22 1997  <b>PERMIT ISSUED</b> </div>
		FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: Type:	
Proposed Project Description: Construct Addition		Signature:	Signature:	Zone: CBL: 340-F-003
		PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions <input type="checkbox"/> Denied		Zoning Approval: OK 7/21/97 Special Zone or Reviews: <input type="checkbox"/> Shoreland <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
Permit Taken By: Mary Orenik	Date Applied For: 12 July 1997	Signature: Date:		

- 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..

**Zoning Appeal**

Variance  
 Miscellaneous  
 Conditional Use  
 Interpretation  
 Approved  
 Denied

**Historic Preservation**

Not in District or Landmark  
 Does Not Require Review  
 Requires Review

**Action:**

Approved  
 Approved with Conditions  
 Denied

Date: 7/11/97

**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: David Goodell      ADDRESS:      DATE: 11 July 1997      PHONE:

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE      PHONE:

CEO DISTRICT 7

BUILDING PERMIT REPORT

DATE: 22 July 97 ADDRESS: 107 Broadway

REASON FOR PERMIT: To Construct Addition

BUILDING OWNER: Goodell

CONTRACTOR: Apex Corporation

PERMIT APPLICANT: Goodell APPROVAL: X1 X2 X8 X9 X10 X11 X12 DENIED X5, X16, X21

CONDITION(S) OF APPROVAL

4. This permit does not excuse the applicant from meeting applicable State and Federal rules and laws. Before concrete for foundation is placed, approvals from the Development Review Coordinator and Inspection Services must be obtained. (A 24 hour notice is required prior to inspection)

3. Precution must be taken to protect concrete from freezing. 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.

2. 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 means of 1/2 inch gypsum board or the equivalent applied to the garage side. (Chapter 4 Section 407.0 of the BOCA/1996)

1. All chimneys and vents shall be installed and maintained as per Chapter 12 of the City's Mechanical Code. (The BOCA National Mechanical Code/1993) U.L. 103.

7. Sound transmission control in residential building shall be done in accordance with Chapter 12 section 1214.0 of the city's building code.

8. Guardrail & 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", except Use Group R which is 36". 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" cannot pass through any opening. Guards shall not have an ornamental pattern that would provide a ladder effect.

9. Headroom in habitable space is a minimum of 7'6".

10. Stair construction in Use Group R-3 & R-4 is a minimum of 20" tread and 7 3/4" maximum rise. All other Use group minimum 11" tread, 7" maximum rise.

11. The minimum headroom in all parts of a stairway shall not be less than 80 inches.

12. 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 sq. ft.

13. 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.

14. All vertical openings shall be enclosed with construction having a fire rating of at least one (1)hour, including fire doors with self closer's.

15. The boiler shall be protected by enclosing with (1) hour fire-rated construction including fire doors and ceiling, or by providing automatic extinguishment.

16. 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, 920.3.2 (BOCA National Building Code/1996), and NFPA 101 Chapter 18 & 19. (Smoke detectors shall be installed and maintained at the following locations):

- In the immediate vicinity of bedrooms
- In all bedrooms
- In each story within a dwelling unit, including basements

In addition to the required AC primary power source, required smoke detectors in occupancies in Use Groups R-2, R-3 and

Applicant: David Goodell

Date: 7/21/97

Address: 107 Broadwks

C-B-L: 340-F-003-15-16

CHECK-LIST AGAINST ZONING ORDINANCE

Date - Existing 1930 - 1 family

Zone Location - R-3

Interior of corner lot -

Proposed Use/Work - Addition

Sewage Disposal -

Lot Street Frontage -

Front Yard - 20' req - 47' shown

Rear Yard - N/A

See 14-433

Side Yard - 12' req - 8' shown - 8' shown - can allow a reduction down to 7' - They reduced the garage to 15' - There is open space on West of the opposite side

Projections -

Width of Lot -

Height - 2 story behind garage

Lot Area -

9,263#

Lot Coverage/Impervious Surface - 40% cover X of

Area per Family -

Off-street Parking -

Loading Bays -

Site Plan -

Shoreland Zoning/Stream Protection -

Flood Plains -

Goodell Renovation Apex Construction

966-5577

Estimated Cost of Construction 9 July 1997

Sub-Contracts	Costs
Foundation	6,200.00
Electrician	1,600.00
Plumbing	1,000.00
Masonry	1,500.00
Total Subs	10,300.00

Apex Construction

Carpentry	11,000.00
Materials	15,000.00
Total	36,300.00

