PHONE	DATE		RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE
PHONE	DATE	ADDRESS	SIGNATURE OF APPLICANT
y the owner of record and that all applicable laws of this fal's authorized representative on of the code(s) applicable to	N proposed work is authorized by the proposed work is authorized by the gent and I agree to conform to all ed, I certify that the code official let hour to enforce the provision of the provisio	CERTIFICATION med property, or that the p cation as his authorized ag i in the application is issue ch permit at any reasonabl	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.
			CONTRACTOR SO ALES
, *			
Date: 8 10102	Date:	Date: 50	
☐ Denied/	Denied	Maj	
Approved w/Conditions	Approved	Site Plan	
Approved	Interpretation	Subdivision	False information may invalidate a building permit and stop all work.
Requires Review	Conditional Use	FloodZonc	<ol> <li>Building permits are void if work is not started within six (6) months of the date of issuance.</li> </ol>
Does Not Require Review	Miscellaneous	Wetland	<ol><li>Building permits do not include plumbing, septic or electrical work.</li></ol>
Historic Preservation	Zoning Appeal  Variance	Special Zone or Reviews  Shoreland	<ol> <li>This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</li> </ol>
\	Zoning Approval		gg 07/31/2003
Date:	Signature:		Permit Taken Ry:
Approved w/Conditions   Denied	Action: 🔲 Approved 🔲 Approved		
Signature: UCT (P.A.D.)	Signature: Signature: PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)	•	Add 20' x 30' single car attached garage with family room above
BOX K			Proposed Project Description:
Use Group: 7 Type: 5 To	Approved Denied		room above.
CEO District:  0 2	귀ວ 밝	car attached garage with family	Family
Zone: Z-3	s - Dwel		n/a n/a
631-7914	221 Virginia Street Portland		
MIL AN 207-878-9898	e CHINOSPE	&	73 Racine Ave Ives Gregory G &
ᆁ	)wner Address:		Location of Construction: Owner Name:
2603   399 C051001	1 Since Date: 03-0926 AUG 20	Building or Use Permit Application Tel: (207) 874-8703, Fax: (207) 874-8716	389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716
المهائية المائية	Boundary 1		

### DISPLAY T () 2 び見ること WORK

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	C

This is to certify that Please Read Application And Notes, If Any, Attached Ives Gregory G & /David D **INTECTION** 

Permit Number: 030926

this department. the construction, maintenance and L of the provisions of the Statutes of N provided that the person or persons, has permission to 73 Racine Ave Add 20' x 30' single car attac m or ne and of the Ord of buildings and garage oom abo ances of the City of Portland regulating Etures, and of the application on file in pting this permit shall comply with all 399 C051001

and grade if nature of work requires such information. Apply to Public Works for street line

Health Dept. Appeal Board

OTHER REQUIRED APPROVALS

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RNOT and w ication d or c ding or insper is in procu t therec sed-in., OUIRED. n must

ing or part thereof is occupied. A certificate of occupancy must be procured by owner before this build-

OF PORTLAND PENALTY FOR REMOVING THIS CARD

Iding & Inspection Service

### BUILDING PERMIT INSPECTION PROCEDURES 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

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

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

single family additions or alterations. also be contacted at this time, before any site work begins on any project other than receipt of this permit. Jay Reynolds, Development Review Coordinator at 874-8632 must Pre-construction Meeting: Must be scheduled with your inspection team upon

i <del>.</del>	Final/Certificate of Occupancy: Pr	Framing/Rough Plumbing/Electrical:	Foundation Inspection:	Re-Bar Schedule Inspection:	Footing/Building Location Inspection:
use. NOTE: There is a \$75.00 fee perinspection at this point.	Prior to any occupancy of the structure or	l: Prior to any insulating or drywalling	Prior to placing ANY backfill	Prior to pouring concrete	n: Prior to pouring concrete

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

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

CRI 395-1-51	Signature of Thenesting Official	Signetare of applicant/designee	X ( Secret & X	BEFORE THE SPACE AMY BE OCCUPANION
Date グター 0920	8/20/03	Date /		ICES MUST BE ISSUED AND PAID FOR TUPIED

Dept: Building Status: Note:	3) This permit is being approved on the basis of plans submitted. work.	2) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.	1) 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.	Dept: Zoning Status: Note:	Proposed Use: Single Family / Add 20' x 30' single car attached garage with family room above.	n/a	n/a	73 Racine Ave	Maine , 04101
Pending	n the basis of plans su	gle family dwelling. A	additional dwelling unves, microwaves, refrig	Approved with Conditions	ecar attached garage v	n/a	David Dipietro	Ives Gregory G &	- Building or Use Permit Tel: (207) 874-8703, Fax: (207) 874-8716
Reviewer:		ıny change of use shal	nit. You SHALL NO: gerators, or kitchen sin	itions Reviewer:		<u></u>	, b) C		207) 874-871
Tammy Munson	ons shall require a se	l require a separate p	Γ add any additional ks, etc. Without spe	Tammy Munson	Proposed Project Description: Add 20' x 30' single car attached garage	Permit Type: Additions - Dwellings	221 Virginia Street Portland	Owner Address: 73 Racine Ave	26
Approval Date: Ok	Any deviations shall require a separate approval before starting that	ermit application for	kitchen equipment in cial approvals.	Approval Date: Ok		şs		1	Date Applied For: 07/31/2003
te: Ok to Issue:	re starting that	r review and	ncluding, but	ite: 08/20/2003 Ok to Issue: 🗹	with family room above.		Phone	Phone: 207-878-9898	CBL: 399 C051001

## 30926

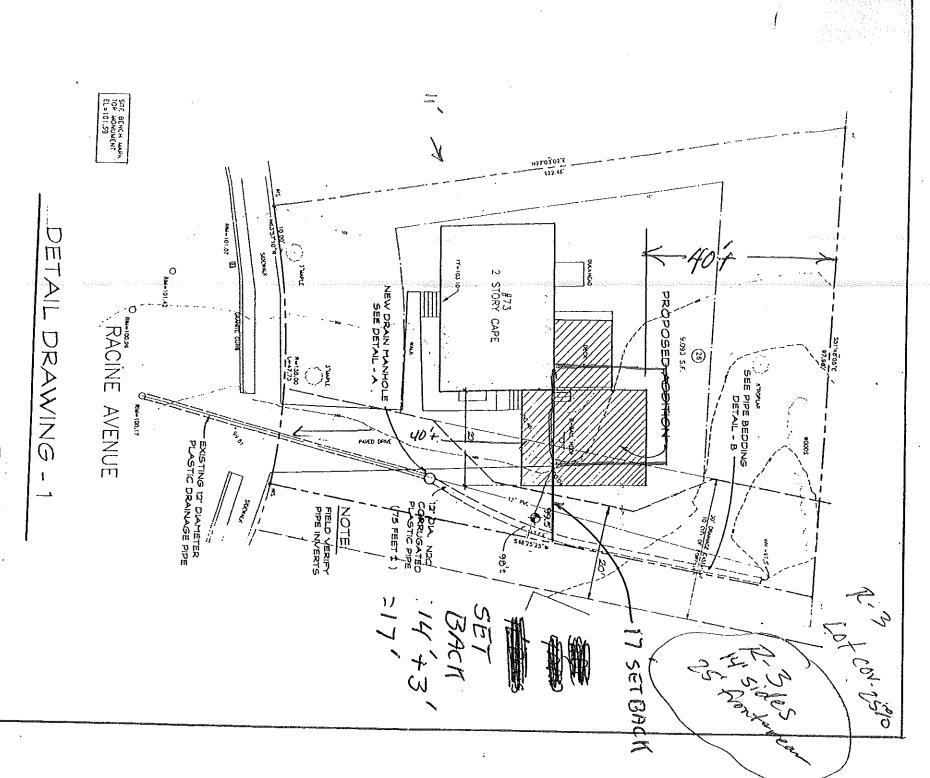
# All Purpose Building Permit Application

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.

Location/Address of Construction: 73 RACINE	2 6	でなった。
Total Square Footage of Proposed Structure	Square Footage of Lot	٩
Tax Assessor's Chart, Block & Lot Chart# Slock# Lot# Owner: €	SACY INES	
Lessee/Buyer's Name (If Applicable) Applicant r telephone:	Applicant name, address & telephone: Dx vid D, P, etro 221 Virguite St. 797-953 John 831-7914	Cost Of Work: \$
Current use:	,	,
If the location is currently vacant, what was prior use:		
Approximately how long has it been vacant:		
Proposed use: Odd Dix 30 Project description:	mile som	E P
Contractor's name, address & telephone:		
Who should we contact when the permit is ready: $D$ Mailing address: $2211100$	ST PORTANI	
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:	y. You must come in and a Plan Reviewer. A stop picked up. PHONE:	d pick up work ord
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 APROVE THIS PERMIT.	UBMISSIONS THE PERMIT V DEPARTMENT, WE MAY REG	ILL BE
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 enter the provisions of the codes applicable to this permit.	or that the owner of record autications and the content of the code is is sued. I certify that the Code reasonable hour to enjoyce the code code code code code code code cod	ortzes ti onform Officia Provisi
Signature of applicant	Constitution of the Consti	C.C.

55325 Date:

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



NOV. 5, 2002 architect: brian e. duffy associates

THE IVES RESIDENCE 73 RACINE AVENUE PORTLAND, MAINE 04103

#### 7/28/2003 2:54 PAGE 1/1 RightFAX

### 

# BC CALC® 2003 DESIGN REPORT - US

Monday, July 28, 2003 15:07

ingle 11 7/8" BCI® 450s SP

b Name: NES.

Idress: ty, State, Zip: ustomer:

de reports: NER 594, ICBO 5208

File Name: BC CALC Project: J01

Description:
Specifier: F
Designer: F
Company: V
Misc: RUFUS DEERING KATRINA WSI

B0, 1-3/4" 93 lbs LL 47 lbs DL		1
PL 34		
	Standard	
	Load - 40	
	asf   20 psf	
	Standard Load - 40 psf   20 psf OC Spacing 16"	
	16°	
	_	
	-	
	_	
B1, 1-3/4" 493 lbs LL 247 lbs DL	_	
5 L + 1		

Total Horizontal Length - 18-06-00

eneral Data rsion: US Imperial ember Type: Joist	ID Description Load Type S Standard Load Unf. Area	Ref. Start End Left 00-00-00 18-0	End Type 18-06-00 Live	Value 40 psr	နဲ့ ကို လွ
	Controls Summary				
ght Cantilever: No	Control Type Value	% Allowable	Duration	Load Case	250 0
ope: 0/12		82.4%	100%	א א	i
acing:		n/a	100%		
		61.7%	100%	2	
on Type:	Live Load Defl (7569 (0.585")	% % % %		N	
		n 04.0%		N	
	PD T	00.0% n/a		2	
and Load: 20 psf					
	Notes  Design meets Code minimum (1/240) Transl look doffortion criticis	) Total looped plantagements	<b>.</b>		
isclosure	Design meets User specified (L/480) Live load deflection criteria.	Live load deflection criteri	ρυ' !		
ne completeness and accuracy of	Minimum hearing length for BO in 1 3/4"	n load deflection criteria.			
e input must be verified by anyone	iničeska=	94".			
idence of suitability for a	Entered/Displayed Horizontal Span Length(s) = Clear Span + 1/2 min. end bearing + 1/2 intermediate bearing	ength(s) = Clear Span + :	1/2 min. end beari	າg + 1/2 int	ermed
rticular application. The output					
ove is based upon building					
de-accepted design properties					
BOISE engineered wood					
oducts must be in accordance					
th the current Installation Guide	tie()e.				
id the applicable building codes.	5,44.55				
obtain an Installation Guide or if					
u have any questions, please call	-0342				
00)232-0788 before beginning	.i.i.i.				
DOLICE Installation.					

CALC®, BC FRAMER®, BCI®, ARIM BOARD™, BC OSB RIM DARD™, BOISE GLULAM™, ERSA-LAM®, VERSA-RIM®, ERSA-RIM PLUS®, ERSA-STRAND™, ALLJOIST® and IS™ are trademarks of ise Cascade Corporation.

oduct installation.

# PERFORMANCE GUARANTEE with the City of Portland

Developer's Tax Identification Number:	007.60.840
Developer's Name and Mailing Address:	GREGORY IVES
	TO RACINE AND
	FORTUND ME 04103
City Account Number: 1	
Treasurer's Report of Receipts Number: 1_	
Project Job Number: 1 (from Site Plan Application form)	
Application of GREGORY IVES [Application of at LOT 26 / 73	Application of GREGORY IVES [Applicant] for RACINE DRAINAGE CHANGES.  at LOT 26 / 73 RACINE AVE
The City of Portland (hereinafter the "City") will hold the sum of \$ 1,950	
of installing NEW DRAW LINE AND I	interest bearing account established with the City. This account shall represent the estimated cost of installing NEW DRAW LINE AND MANHOLE IN EXISTING DRAWAGE EASEME
as depicted on the subdivision/ required under Portland Code of Ordinances	as depicted on the subdivision/site plan, approved on 14 JAN 2003 as required under Portland Code of Ordinances Chapter 14 §§499, 499.5, 525 and Chapter 25 §§46
Ordinances Chapter 14 §§501, 502 and 525, to post a performance guarantee for the ab	Ordinances Chapter 14 §§501, 502 and 525, to post a performance guarantee for the above
retorocod dours on t	

against this Escrow Account in the event that: The City, through its Director of Planning and Development and in his sole discretion, may draw

referenced development.

- the Developer has failed to satisfactorily complete by 14 JAN '05 DRAINAGE the work on the improvements contained within the RACINE approval, dated 1+JAN 2003 EASEMENT REVISIONS/AMENDED . ဝင်္ 75 A CONTROL
- Ņ City; or description of any streets, easements or other improvements required to be deeded to the the Developer has failed to deliver to the City a deed containing the metes and bounds
- ယ the Developer has failed to post the ten percent (10%) Defect Guarantee required by Portland Code of Ordinances Chapter 14 §§501 and 525; or
- 4 installation of improvements noted in paragraph one. the Developer has failed to notify the City for inspections in conjunction with the

submitted by the City of Portland no later than ninety (90) days following such notice, whenever expiration of this escrow within sixty (60) days prior thereto. Otherwise, drafts may be a period not to exceed ninety (90) days after the expiration of this commitment; provided that the thirty days prior to the expiration date contained herein, or s/he may draw against this escrow for Director of Finance, City of Portland, 389 Congress Street, Room 110, Portland, Maine) of the Applicant will give the City written notice, by certified mail (restricted delivery to Duane Kline, The Director of Planning and Development may draw on this guarantee, at his option, either

chiefly below grade, the City of Portland Director of Planning and Development or its Director of City to reduce the available amount of the escrowed money by a specified amount Finance as provided in Chapter 14 \$501 of the Portland Code of Ordinances, may authorize the drains, catch basins, manholes, electrical conduits, and other required improvements constructed Department of Public Works and Planning, including but not limited to sanitary sewers, stonn After all underground work has been completed and inspected to the satisfaction of the

This Esrow will automatically expire upon the earlier of:

- accordance with the City of Portland's specifications; or work contained within the LOT 26 DEALERE EXCENSOR FOUSIONS/ AMENDED the written notification from Portland's Director of Planning and Development that said Chapter 14 §§499, 499.5, \$25 and Chapter 25 §46 through 65 has been completed in LACADONA PORT ; approval and as required by Portland Code of Ordinances
- (-) the expiration date of or any automatically extended date as specified herein 14 JAN 05

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Agreed
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Attach Letter of Approval and Estimated Cost of Improvements to this form

### Distribution

- 1. This information will be completed by Planning Staff.
- The account number can be obtained by calling Paul Colpitts, ext. 8665.
- The Agreement will be executed with one original and one copy.
- The original and copy, each signed by the Developer, will be delivered to the Finance Office, together with a copy of the Report of Receipts form.
- other signed copy to the Planning Office The Director of Finance will sign the copies, retain the original for their files and deliver the

# DRAINAGE EASEMENT DEED

in Cumberland County, State of Maine, with warranty covenants, an easement described hereby acknowledged, grant to the City of Portland, a body politic and corporate located address at 73 Racine Avenue Portland, Maine, for consideration paid, receipt whereof is KNOW ALL PERSONS BY THESE PRESENTS, that Gregory Ives, with an

property being described in Schedule A, attached hereto and incorporated herein by 26 (73 Racine Avenue), Portland, in said County of Cumberland and State of Maine, said The right perpetually to enter at any and all times upon property situated on Lot

The above described parcel contains 1,939 square feet of area

amended by a Recording Plat of Racine Avenue Subdivision dated November 14, 2002 recorded in the Cumberland County Registry of Deeds in Plan Book 179, Page 63, and Meaning and intending to convey a portion of Lot 26 conveyed to this Grantor as Recording Plat of Racine Avenue Subdivision dated February 23, 1988

permanent structure, for the purpose above mentioned, provided that no otherwise with the perpetual use thereof by the grantee, its successors and assigns strips and for such purposes only as will in no way interfere temporarily or reserving to the grantor and her heirs and assigns the use and enjoyment of said drainage easement at any and all times for any of the foregoing purposes, necessary or appropriate for any of the above purposes; and to enter upon said said drainage easement to such extent as in the sole judgment of the grantee is remove debris and deposits of any kind and to alter and regrade the contours of upon or under said strips, with all necessary fixtures and appurtenances, together trim, cut down and remove trees, bushes, and other vegetation of all kinds, land adjoining said drainage easement by means of pipes or other services; to with the right at all times to make connections with said conduits or pipelines to to lay, relay, repair, maintain, clean and remove said stormwater pipe or pipes pipelines with all necessary fixtures and appurtenances for conveying water and Said easement for the sole purpose of and conveying the right to construct, install perpetually maintain through, under and across said property conduits or including, but not limited to, walls and fences, shall be building or any kind of

the written permission of the grantee, its successors and assigns. erected on said strip by the grantor, her successors or assigns; and that the grantor, her heirs and assigns shall not remove earth from said drainage easement without

this 23 day of January., 2003\_. IN WITNESS WHEREOF, Gregory Ives has hereunto set his hand and seal on

WITNESS

STATE OF MAINE CUMBERLAND, ss.

Dated:

Personally appeared the above-named instrument to be his free act and deed.

, and acknowledged the foregoing

Before me,

### City of Portland, Me. ELECTRICAL PERMIT



Date Permit #

To the Chief Electrical Inspector, Portland Maine:

The undersigned hereby applies for a permit to make electrical installations in accordance with the laws of Maine, the City of Portland Electrical Ordinance, National Electrical Code and the following specifications:

LOCATION: 23 RACINE  CMP ACCOUNT #	METER MAKE & #CBL#	344 005	
	OWNER		
TENANT GREA 1755	PHONE #		
		TOTAL EACH F	m
CULTUS JY Recentacles	Na Recentacles   C   Switches   Smoke Detector		

					ı			OA	EACH FEE	m
OUTLETS	K	Receptacles	$\infty$	Switches		Smoke Detector		30	1 1	6.00
FIXTURES	$\infty$	Incandescent		Fluorescent		Strips		$\Diamond$	.20	
		A.C.A.						-		1.00
SERVICES		Overhead		Underground		TTL AMPS	<b>4800</b>		15.00	
		Overhead		Underground			>800		25.00	
7		)								
lemporary Service		Overnead		Underground		TTL AMPS			25.00	
									25.00	
MEIERS		(number of)							1.00	
MOTORS		(number of)							2.00	
RESID/COM		Electric units			_				1 00	
HEATING		oil/gas units		Interior		Exterior			5 00	
APPLIANCES		Ranges		Cook Tops	_	Wall Ovens			200	
		Insta-Hot		eg S		Fans		-at-	2.00	7% (
		Dryers		Disposals		Dishwasher		-	2.00	
		Compactors		Spa		Washing Machine			2.00	
		Others (denote)							2.00	
MISC. (number of)		Air Cond/win							3.00	
		Air Cond/cent				Pools			10.00	
		HVAC		EMS		Thermostat			5.00	
		oigns							10.00	
		Alarms/res							5.00	
		Alarms/com							15.00	
		Heavy Duty(CRKT)							2.00	
		Circus/Carny							25.00	
		Alterations							5.00	
		Fire Repairs							15.00	
		E Lights							1.00	
		E Generators							20.00	
DANEI C		000000								
TRANSFORMER		O-SE Kva		Kemote		Main			4.00	
		05 000 Km							5.00	
		25-200 Kva							8.00	
		Over 200 Kva							10.00	
	_		2			TOTAL AMOUNT DUE	DUE			08.0
		MINIMUM FEE/COMMERCIAL 45.00	MMK	HCIAL 45.00	_	MNIMUM FEE		35.00		つないの
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ADDRESS 100 NARRADO	う4 名	子で		いろうり タヤホスノッグ・	,	MASIEK LIC. # 02	000	17.47	>	
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7	SIGNATURE OF CONTRACTOR
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CYCL LIMITED LIC.#

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TELEPHONE ADDRESS ////

PLUMBING APPLICATION

Department of Human Sciences
Division of Health Engineering