



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION Great Diamond Island 083-P-A-027 (old Jailhouse)

Issued to George & Jackie Bell

Date of Issue 07 Dec 94

This is to certify that the building, premises or part thereof at the above location, built — altered — changed as to use under Building Permit No. 94/034, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES

APPROVED OCCUPANCY

Entire

Single Family Dwelling

Limiting Conditions

This certificate supersedes
certificate issued

As proved:

(Date)

12/7/94

Inspector

Inspector of Buildings

Notice: This certificate identifies lawful use of building or premises, and ought to be transferred from owner to owner when property changes hands. Copy #1 to be furnished to owner or lessee for one dollar.

940346

Permit # 940346 City of Portland BUILDING PERMIT APPLICATION Fee 520.00 Zone _____ Map # _____ Lot # _____

Please fill out any part which applies to job. Proper plans must accompany form.

Owner: George Bell Phone # _____

Address: _____

LOCATION OF CONSTRUCTION 083-F-A-027 Great Diamond Island

Contractor: Wright-Ryan Sub: Building # 27

Address: 10 Danforth St Portland, ME 04101 Phone # 773-3625

Est. Construction Cost: 100,000.00 Proposed Use: 1-fam

Past Use: Jail

of Existing Res. Units _____ # of New Res. Units _____

Building Dimensions L _____ W _____ Total Sq. Ft. _____

Stories: _____ # Bedrooms _____ Lot Size: _____

Is Proposed Use: Seasonal _____ Condominium _____ Conversion _____

Explain Conversion Change of Use from Jail to 1-fam with Int Reno

as per plans

Foundation:

1. Type of Soil: _____

2. Set Backs - Front _____ Rear _____ Side(s) _____

3. Footings Size: _____

4. Foundation Size: _____

5. Other _____

Floor:

1. Sills Size: _____ Sills must be anchored.

2. Girder Size: _____

3. Lally Column Spacing: _____ Size: _____

4. Joists Size: _____ Spacing 16" O.C.

5. Bridging Type: _____ Size: _____

6. Floor Sheathing Type: _____ Size: _____

7. Other Material: _____

Exterior Walls:

1. Studding Size _____ Spacing _____

2. No. windows _____

3. No. Doors _____

4. Header Sizes _____ Span(s) _____

5. Bracing: Yes _____ No _____

6. Corner Posts Size _____

7. Insulation Type _____ Size _____

8. Sheathing Type _____ Size _____

9. Siding Type _____ Weather Exposure _____

10. Masonry Materials _____

11. Metal Materials _____

Interior Walls:

1. Studding Size _____ Spacing _____

2. Header Sizes _____ Span(s) _____

3. Wall Covering Type _____

4. Fire Wall if required _____

5. Other Materials _____

White - Tax Assessor

PERMIT ISSUED

For Official Use Only	
Date: <u>17 March 1994</u>	Subdivision: _____
Inside Fire Limits: _____	Name: <u>APR 29 1994</u>
Big Code: _____	Owner: <u>City of Portland</u>
Time Limit: _____	Estimated Cost: _____

Zoning: _____

Street Frontage Provided: _____

Provided Setback: Front _____ Back _____ Side _____

Review Required: _____

Zoning Board Approval: Yes _____ No _____ Date: _____

Planning Board Approval: Yes _____ No _____ Date: _____

Conditional Use: _____ Variance _____ Site Plan _____ Subdivision _____

Shoreland Zoning Yes _____ No _____ Floodplain Yes _____ No _____

Special Exception _____

Other (Explain) _____

Ceiling:

1. Ceiling Joists Size: _____

2. Ceiling Strapping Size _____ Spacing _____ Not in District nor Landmark.

3. Type Ceilings: _____ Does not require review.

4. Insulation Type _____ Size _____ Requires Review.

5. Ceiling Height: _____

Roof:

1. Truss or Rafter Size _____ Span _____ Action: _____

2. Sheathing Type _____ Size _____ Approved _____

3. Roof Covering Type _____ Date: _____

Chimneys:

Type: _____ Number of Fire Places _____

Heating:

Type of Heat: 16 1/2" Radiant

Electrical:

Service Entrance Size: _____ Smoke Detector Required Yes _____ No _____

Plumbing:

Approval of soil test if required Yes _____ No _____

2. No. of Tubs or Showers _____

3. No. of Flushes _____

4. No. of Lavatories USE Group R-3 TYPE 3-13

5. No. of Other Fixtures _____

Swimming Pools:

1. Type: _____

2. Pool Size: _____ Square Footage _____

3. Must conform to National Electrical Code and State Law.

Permit Received by _____

Signature of Applicant Bill Paschke Date 17 March 94

CEO's District _____

CONTINUED TO REVERSE SIDE

Ivory Tag - CEO

766-2961 Is. No.

Phone 870-9509

PERMIT ISSUED WITH REQUIREMENTS

PLOT PLAN

N
▲

12/2/91

Completed Above

C/O.

FEES (Breakdown From Front)

Base Fee \$ _____
 Subdivision Fee \$ _____
 Site Plan Review Fee \$ _____
 Other Fees \$ _____
 (Explain) _____
 Late Fee \$ _____

Type

Inspection Record

Date

COMMENTS

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 has authorized agent and 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 or the code official's authorized representative shall have the authority to enter areas covered by such permit at any reasonable hour to enforce the provisions of the code(s) applicable to such permit.

SIGNATURE OF APPLICANT

ADDRESS

PHONE NO.

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE

PHONE NO.

BUILDING PERMIT REPORT

Address CE 3-E-A-027 Area I Dumaguete Island (C.I. 1111) ^{21/4-7} Date 29/Apr/94

Reason for Permit Change of Use From Jail To 1 Family Dwell

Contractor: WRIGHT RYAN Bldg. Owner: George Bal...

Permit Applicant: _____
Approval: *7 *8 *10

CONDITION OF APPROVAL:

1. Before concrete for foundation is placed, approvals from Public Works and Inspection Services must be obtained. (A 24 hour notice is required prior to inspection).
2. Precaution must be taken to protect concrete from freezing.
3. 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.
4. All vertical openings shall be enclosed with construction having a fire rating of at least one (1) hr., including fire doors with selfclosers.
5. Each apartment shall have access to (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.
6. The boiler shall be protected by enclosing with one (1) hour fire rated construction including fire doors and ceiling; or by providing automatic extinguishment. Sprinkler piping serving not more than six sprinklers may be connected to a domestic water supply system having a capacity sufficient to provide 0.5 gallons per minute, per square foot of floor throughout the entire area. An INDICATING shut-off valve shall be installed in an accessible locations between the sprinkler and the connection to the domestic water supply. Minimum pipe size shall be 3/4 inch copper or 1 inch steel. Maximum coverage area of a residential sprinkler is 144 square feet per sprinkler.
7. 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 opening without the use of special knowledge or separate tools. Where windows are provided as a means of egress or rescue, they shall have a sill height not more than 44 inches (1118 mm) above the floor. All egress or rescue windows from sleeping room must have minimum net clear opening height dimension shall be 24 inches (610 mm). The minimum net clear opening width dimension shall be 20 inches (508 mm), and a minimum net clear opening of 5.7 sq.ft.
8. All single and multiple station smoke detectors shall be of an approved type and shall be installed in accordance with the provisions of the building code 919.3.2 (BOCA National Building Code 1993), and NFPA 101 Chapter 18 & 19.

9. 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 ;lies 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 side. (Chapter 4 section 407.0 of the BOCA/1993).

10. Guardrails & 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 Group 42", except Use Group R which is 36". In occupancies in Use Group A, B, H-4, I1, 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.

11. All exit signs, lights and means of egress lighting shall be done in accordance with Chapter 10; section & subsections 1023. & 1024.0 of the City's building code (The BOCA National Building Code/1993).

12. Stair construction in Use Group R-3, R-4 is a minimum of 9" tread and 8-1/4" maximum rise.

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


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

15. All construction and demolition debris must be disposed at the City's authorized reclamation site. The fee rate is attached. Proof of such disposal must be furnished to the office of Inspection Services before final certificate of occupancy is issued or demolition permit is granted.

16. Section 25-135 of the Municipal Code for the City of Portland states: "No person or utility shall be granted a permit to excavate or open any street or sidewalk from the time of November 15 of each year to April 15 of the following year".

17. The builder of a facility to which Section 4594-C of the Maine State Human Rights Act, Title 5 MRSA refers, shall obtain a certification from a design professional that the plans of the facility meet the standards of construction required by this section. Prior to commencing construction of the facility, the builder shall submit the certification to the Division of Inspection Services.

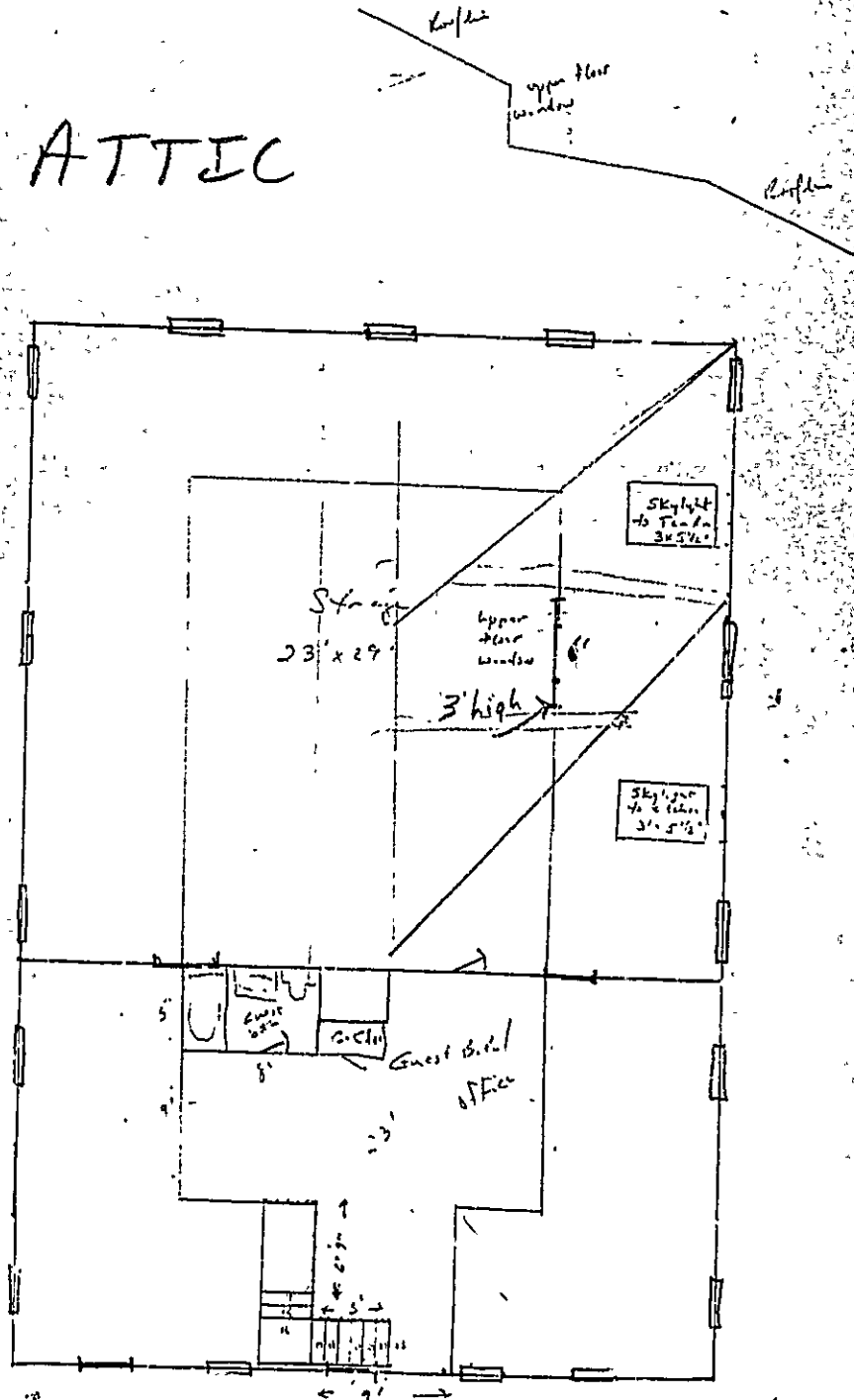
Sincerely,


Samuel Hoffses
Chief of Inspections

mm 01/14/94
redo w/additions)

1" = 9'

ATTIC



2,835.4

D.S.D

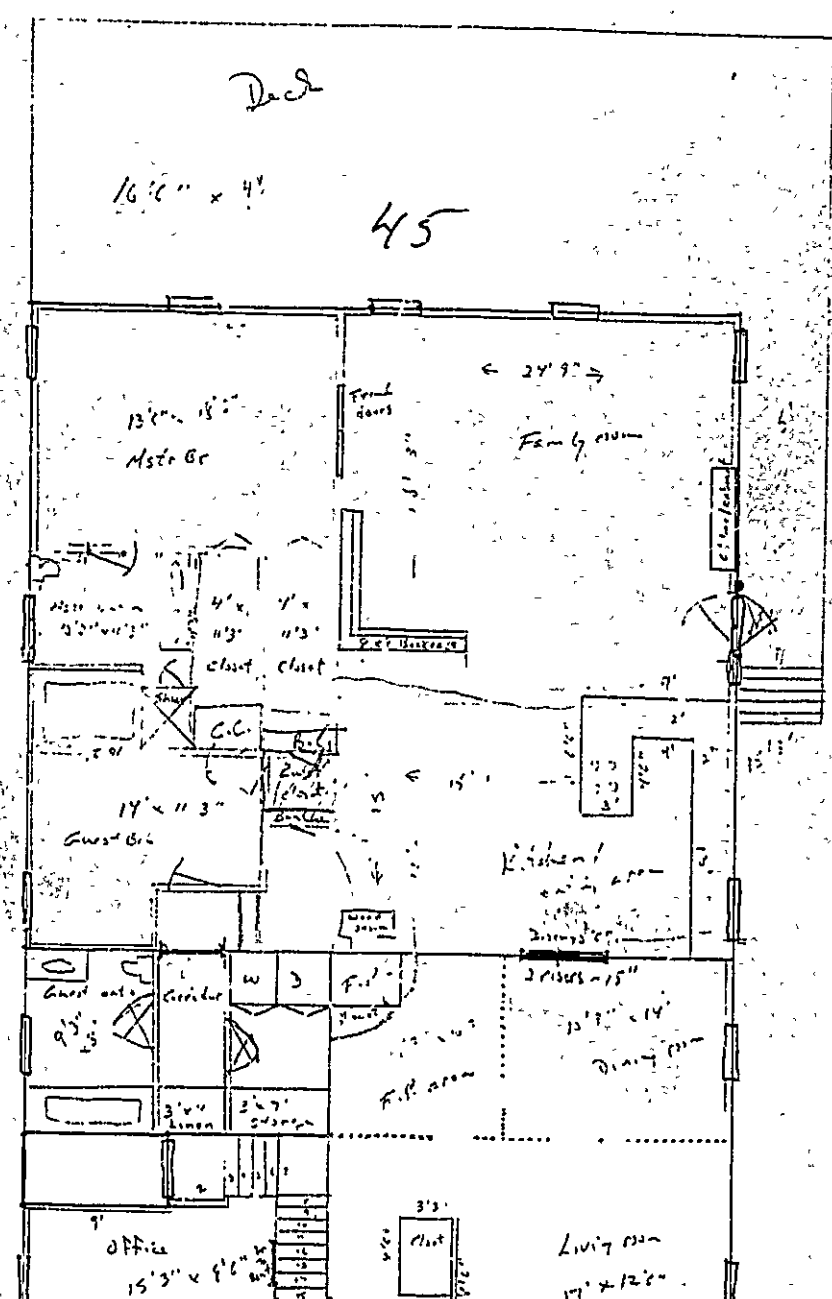
16'6" x 4'

45

1" = 9'

63

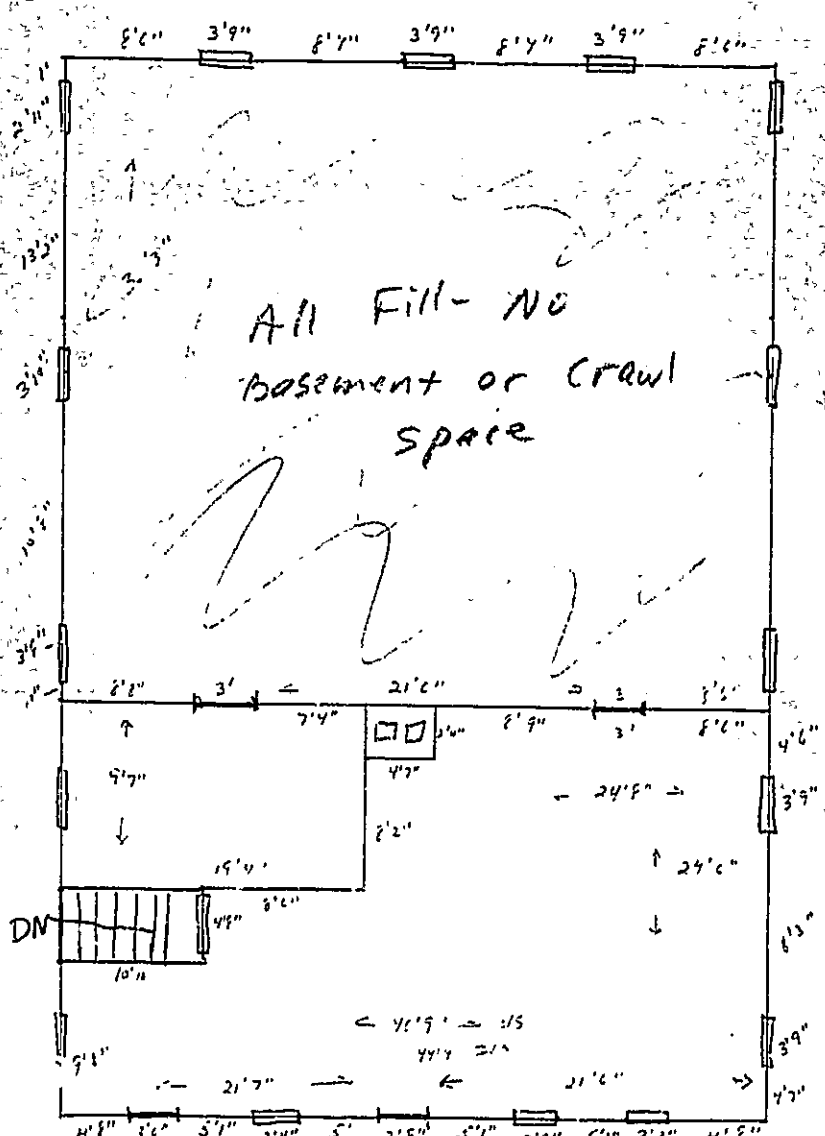
24



FIRST FLOOR

1" = 9'

BASEMENT



All Fill - NO
Basement or Crawl
Space

- 7/5 33' x 45'
- Slab 30' x 36' x 9"
- Truss 32' x 33'
- Joist 32' x 21' x 22'
- Beam 30' x 25'
- W/D 30' x 33'
- Door 21' x 19'
- 7 1/2" dia 2 x 6'

DN



APPLICATION FOR PERMIT
DEPARTMENT OF BUILDING INSPECTIONS SERVICES
ELECTRICAL INSTALLATIONS

Date 8/18/94, 1994
 Receipt and Permit number 3145

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 Portland Electrical Ordinance, the National Electrical Code and the following specifications:

LOCATION OF WORK: Old Jail - Great Diamond Island
 OWNER'S NAME: Jerry Bell ADDRESS: _____

OUTLETS:	FEES
Receptacles <u>50</u> Switches <u>25</u> Plugmold _____ ft. TOTAL <u>75</u> m.....	15.00
FIXTURES: (number of)	
Incandescent <u>15</u> Fluorescent _____ (not strip) TOTAL <u>15</u>	3.00
Strip Fluorescent <u>20</u> ft.	3.00
SERVICES:	
Overhead _____ Underground _____ Temporary _____ TOTAL amperes _____ ..	
METERS: (number of) _____	
MOTORS: (number of)	
Fractional _____	
1/2 HP or over _____	
RESIDENTIAL HEATING:	
Oil or Gas (number of units) _____	
Electric (number of rooms) _____	
COMMERCIAL OR INDUSTRIAL HEATING:	
Oil or Gas (by a main boiler) _____	
Oil or Gas (by separate units) _____	
Electric Under 20 kws _____ Over 20 kws _____	
APPLIANCES: (number of)	
Ranges _____	Water Heaters _____
Cook Tops _____	Dishwashers _____
Wall Cvens _____	Dishwashers _____
Dryers _____	Computers _____
Fans _____	Others (denote) _____
TOTAL <u>1</u>	2.00
MISCELLANEOUS: (number of)	
Branch Panels _____	
Transformers _____	
Air Conditioners Central Unit _____	
Separate Units (windows) _____	
Signs 20 sq. ft. and under _____	
Over 20 sq. ft. _____	
Swimming Pools Above Ground _____	
In Ground _____	
Fire/Burglar Alarms Residential _____	
Commercial _____	
Heavy Duty Outlets, 220 Volt (such as welders) 30 amps and under _____	
over 30 amps _____	
Circus, Fairs, etc. _____	
Alterations to wires _____	
Repairs after fire _____	
Emergency Lights battery _____	
Emergency Generators _____	

FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT INSTALLATION FEE DUE
 FOR REMOVAL OF A "STOP ORDER" (304-16.0) DOUBLE FEE DUE
TOTAL AMOUNT DUE: 23.00

INSPECTION Will be ready on 8/19 pm 19; or Will Call _____
 CONTRACTOR'S NAME: F. M. I.
 ADDRESS: 16 Label Ave - Ptd
 TEL: 797.4611
 MASTER LICENSE NO.: Steve Stewart SIGNATURE OF CONTRACTOR:
 LICENSE NO.: 3145

INSPECTOR'S COPY — WHITE
 OFFICE COPY — OFFICE
 CONTRACTOR'S COPY — GREEN

