

THE BOCA NATIONAL BUILDING CODE/1987

complying with Section 1601.0 and a 1-inch (25 mm) intermediate space which shall be mortar-filled as each course of veneering is applied.

**1704.8 Foundation anchorage:** Wall sill plates, minimum of 2-inch by 4-inch members, shall be sized and anchored to foundation walls or piers and at intermediate intervals as required to resist wind uplift. Anchor bolts shall be a minimum of 1/2-inch diameter. The bolts shall be embedded in foundations to a depth of not less than 8 inches (203 mm) of poured in place concrete, and not less than 15 inches (381 mm) in grouted unit masonry. There shall be a minimum of two anchor bolts per section of plate and anchor bolts shall be placed 12 inches (305 mm) from the end of each section of plate with intermediate bolts spaced a maximum of 8 feet (2438 mm) on center.

**1704.9 At-grade protection:** All exterior wood framework of buildings, whether structural or nonloadbearing, shall be supported on approved foundation walls at least 8 inches (203 mm) above the finished grade, and higher when necessitated by a greater average snowfall. Where climatic conditions or the geographical location require additional control measures to protect buildings and structures against decay and termite attack, the provisions of Section 1712.0 shall apply.

SECTION 1705.0 FLOOR CONSTRUCTION

**1705.1 Flooring:** The flooring of wood frame construction shall be of adequate strength and stiffness to support required loads and, where necessary for strength and for lateral support of the building, subflooring shall be provided.

**1705.2 Floor spans:** Except when otherwise substantiated by approved structural design methods, floor joist spans shall comply with the NFOPA *Span Tables for Joists and Rafters* listed in Appendix A. Design stresses shall be those indicated in the NFOPA *Design Values for Joists and Rafters* listed in Appendix A. Metal plate connected floor trusses shall be designed in accordance with the TPI *Design Specifications for Metal Plate Connected Parallel Chord Wood Trusses* and the NFOPA *National Design Specifications for Wood Construction* listed in Appendix A.

**1705.3 Bridging:** Except as hereinafter noted, in all floor, attic and roof framing, there shall be not less than one line of bridging for each 8 feet (2438 mm) of span. The bridging shall consist of not less than 1-inch by 3-inch lumber, double-nailed at each end, or of equivalent metal bracing of equal rigidity. A line of bridging shall also be required at supports where adequate lateral support is not otherwise provided. Midspan bridging is not required for floor, attic or roof framing in buildings of Use Groups R-2 and R-3, except when the joist depth exceeds 12 inches nominal or when the minimum uniformly distributed live load exceeds 40 psf (195.28 kg/m<sup>2</sup>).

SECTION 1706.0 ROOF CONSTRUCTION

**1706.1 Roof spans:** Except when otherwise substantiated by approved struc-



*Smithwick  
Kaper Hill*

*84-D-9*

ISLAND AVE.

50

10

26

14

4940 ft

**RECEIVED**

JAN 19 1988

DEPT OF BUILDING INSPECTION  
CITY OF PORTLAND





CITY OF PORTLAND, MAINE

389 CONGRESS STREET  
PORTLAND, MAINE 04101  
(207) 775-5451

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT

P. SAMUEL HOFFSES, CHIEF  
INSPECTION SERVICES DIVISION

Chart 84, Block D, Lot 9  
Peaks Island

January 12, 1988

Mr. Ted Kaynor  
Peak Construction  
P. O. Box 3  
Peaks Island, Maine 04108

Dear Mr. Kaynor:

This is in further reference to your application for a building permit for renovations to property on New Inland Avenue on Peaks Island belonging to Jeanette Jacobs and Kaiper Wilson. We now can at least locate the building on the Assessor's Chart #84.

We shall need a plot plan showing the front, side and rear setbacks for the existing building. No such plot plan accompanied your application, only a floor plan showing interior changes.

Please furnish additional information in the form of a plot plan which shows the location of the building on the lot.

Sincerely

*Warren J. Turner*

Warren J. Turner  
Zoning Enforcement Inspector

cc: P. Samuel Hoffses, Chief, Inspection Services  
Arthur Rowe, Code Enforcement Officer



CITY OF PORTLAND, MAINE

389 CONGRESS STREET

PORTLAND, MAINE 04101

(207) 775-5451

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT

P. SAMUEL HOFFSES, CHIEF  
INSPECTION SERVICES DIVISION

New Island Avenue  
Peaks Island

January 6, 1987

Mr. Tel Kaynor  
Peak Construction  
P. O. Box 3  
Peaks Island, Maine 04108

Dear Mr. Kaynor:

This is in reference to your application for a building permit for renovations or New Island Avenue for property belonging to Jeanette Jacobs and Kaijer Wilson. We have been unable to identify the exact location of this property. Assessor's Office has no property listed in the names given.

When you filed your permit application, there was no plot plan showing the setbacks, front, side and rear, and New Island Avenue is too indefinite for an address by which to locate this property. We shall need a chart, block, and lot designation as used by the City Assessor's Office in order to locate this property. Was this a recent conveyance of the property?

Please furnish additional information including a plot plan showing the location of the building on the lot.

Sincerely,

Warren J. Turner  
Zoning Enforcement Inspector

cc: P. Samuel Hoffses, Chief, Inspection Services  
Arthur Rowe, Code Enforcement Officer

*Lot Chart + Block 84-D-9*



CITY OF PORTLAND, MAINE

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DEPARTMENT OF PLANNING & URBAN DEVELOPMENT

P. SAMUEL HOFFSES, CHIEF  
INSPECTION SERVICES DIVISION

New Island Avenue  
Peaks Island

January 6, 1987

Mr. Ted Kaynor  
Peak Construction  
P. O. Box 3  
Peaks Island, Maine 04108


Dear Mr. Kaynor:

This is in reference to your application for a building permit for renovations on New Island Avenue for property belonging to Jeanette Jacobs and Kaiper Wilson. We have been unable to identify the exact location of this property. Assessor's Office has no property listed in the names given.

When you filed your permit application there was no plot plan showing the setbacks, front, side and rear, and New Island Avenue is too indefinite for an address by which to locate this property. We shall need a chart, block, and lot designation as used by the City Assessor's Office in order to locate this property. Was this a recent conveyance of the property?

Please furnish additional information including a plot plan showing the location of the building on the lot.

Sincerely,

  
Warren J. Turner  
Zoning Enforcement Inspector

cc: P. Samuel Hoffses, Chief, Inspection Services  
Arthur Rowe, Code Enforcement Officer





CITY OF PORTLAND, MAINE

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PORTLAND, MAINE 04101  
(207) 775-5451

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT

P. SAMUEL HOFFSES, CHIEF  
INSPECTION SERVICES DIVISION

January 20, 1968

Peak Construction  
P. O. Box 3  
Peaks Island, ME 04108

RE: NEW ISLAND AVENUE, PEAKS ISLAND 24-D-9

Dear Sir,

Your application to make exterior renovations, install two (2) swing set posts and enclosing porch has been reviewed and a permit is herewith issued subject to the following requirement(s):

A. Your plan doesn't show the following framing members, therefore, no work shall start until the information is submitted and approved by this office.

1. studs
2. rafters
3. joists
4. headers
5. foundation

If you have any questions regarding these requirement(s), please do not hesitate to contact this office.

Sincerely,

P. Samuel Hoffses  
Chief, Inspection Services

PSH:tjg  
Enclosure

PLOT PLAN

N  
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FEES (Breakdown From Front)	Type	Inspection Record	Date
Base Fee \$ _____	_____	_____	____/____/____
Subdivision Fee \$ _____	_____	_____	____/____/____
Site Plan Review Fee \$ _____	_____	_____	____/____/____
Other Fees \$ _____ (Explain) _____	_____	_____	____/____/____
Late Fee \$ _____	_____	_____	____/____/____

COMMENTS 3-17-88 - W.P./O.P. O.P.  
6-20-88 - O.P. O.P.

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 \_\_\_\_\_

Signature of Applicant Ted Kayser \_\_\_\_\_ Date \_\_\_\_\_



PERMIT **000040** CITY OF Peabody BUILDING PERMIT APPLICATION MAP # \_\_\_\_\_ LOT# \_\_\_\_\_

Please fill out any part which applies to job. Proper plans must be submitted by the owner.

Owner: Jeannette Jacobs & Kaiber Wilson

Address: New Island Avenue, Peaks Island, Me 04264

LOCATION OF CONSTRUCTION: New Island Avenue, Peaks Island

CONTRACTOR: CONSTRUCTION SUB CONTRACTORS

ADDRESS: P.O. BOX 3 Peaks Island, ME 04264

Est. Construction Cost: 8000 Type of Use: Single Family

Building Dimensions: L \_\_\_\_\_ W \_\_\_\_\_ Sq. Ft. \_\_\_\_\_ # Stories: \_\_\_\_\_ Lot Size: \_\_\_\_\_

Is Proposed Use: Seasonal \_\_\_\_\_ Condominium \_\_\_\_\_ Apartment \_\_\_\_\_

Conversion - Explain: exterior renovations, install a swingset

COMPLETE ONLY IF THE NUMBER OF UNITS WILL CHANGE add 1/2' x 20' bedroom (by enclosing porch)

Residential Buildings Only: # Of Dwelling Units \_\_\_\_\_ # Of New Dwelling Units \_\_\_\_\_

Foundation:

1. Type of Soil: \_\_\_\_\_

2. Set Backs - Front \_\_\_\_\_ Rear \_\_\_\_\_ Sid. (s) \_\_\_\_\_

3. Footings Size: \_\_\_\_\_

4. Foundation Size: \_\_\_\_\_

5. Other: \_\_\_\_\_

Floors:

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. Studing Size \_\_\_\_\_ Spacing \_\_\_\_\_

2. No. studs \_\_\_\_\_

3. J. Doors \_\_\_\_\_

4. Header Size \_\_\_\_\_ Span (s) \_\_\_\_\_

5. Bracing Yes \_\_\_\_\_ No \_\_\_\_\_

6. Corner Posts \_\_\_\_\_

7. Insulation Type \_\_\_\_\_ Size \_\_\_\_\_

8. Sheathing Type \_\_\_\_\_ Size \_\_\_\_\_

9. Siding Type \_\_\_\_\_ Weather Exposure \_\_\_\_\_

10. Masonry Material: \_\_\_\_\_

11. Metal Material: \_\_\_\_\_

Interior Walls:

1. Studing Size \_\_\_\_\_ Spacing \_\_\_\_\_

2. Header Size \_\_\_\_\_ Span (s) \_\_\_\_\_

3. Wall Covering Type \_\_\_\_\_

4. Fire Wall Required \_\_\_\_\_

5. Other Material: \_\_\_\_\_

**For Official Use Only**

Date: 1/4/88 Subdivision: Yes / No \_\_\_\_\_

Inside Fire Limits \_\_\_\_\_ Name \_\_\_\_\_

Edg Code \_\_\_\_\_ Lev \_\_\_\_\_

Time Limit \_\_\_\_\_ Risk \_\_\_\_\_

Estimated Cost: 8,000 Permit Expiration: \_\_\_\_\_

Value/Structure: \_\_\_\_\_ Ownership: \_\_\_\_\_ Public \_\_\_\_\_ Private \_\_\_\_\_

Fee: 65.00

Ceiling:

1. Ceiling Joists Size: \_\_\_\_\_

2. Ceiling Strapping Size \_\_\_\_\_ Spacing: PERMIT REQUIRED

3. Type of Lathing: \_\_\_\_\_

4. Insulation Type \_\_\_\_\_ Size \_\_\_\_\_

5. Ceiling Height: \_\_\_\_\_ JAN 26 1988

Roof:

1. Truss or Rafter Size: \_\_\_\_\_ Spacing \_\_\_\_\_

2. Sheathing Type: \_\_\_\_\_ Size: 1/2" Portland

3. Roof Covering Type: \_\_\_\_\_

4. Other: \_\_\_\_\_

Chimneys:

Type: \_\_\_\_\_ Num. of Fire Places: \_\_\_\_\_

Heating:

Type of Heat: \_\_\_\_\_

Electrical:

Service Entrance Size: \_\_\_\_\_ Smoke Detector Required: Yes \_\_\_\_\_ No \_\_\_\_\_

Plumbing:

1. Approval of soil test if required: Yes \_\_\_\_\_ No \_\_\_\_\_

2. No. of Tubs or Showers: \_\_\_\_\_

3. No. of Flushes: \_\_\_\_\_

4. No. of Lavatories: \_\_\_\_\_

5. No. of Other Fixtures: \_\_\_\_\_

Swimming Pools:

1. Type: \_\_\_\_\_

2. Pool Size: \_\_\_\_\_ Square Footage \_\_\_\_\_

3. Must conform to National Electrical Code and State Law

Zoning:

District: R-2 Street Frontage Req. \_\_\_\_\_ Provisions: \_\_\_\_\_

Required Setbacks: Front \_\_\_\_\_ Back \_\_\_\_\_ Side \_\_\_\_\_

Review Required:

Zoning Board Approval: Yes \_\_\_\_\_ No \_\_\_\_\_ District: \_\_\_\_\_

Planning Board Approval: Yes \_\_\_\_\_ No \_\_\_\_\_ Notes: \_\_\_\_\_

Conditional Use: \_\_\_\_\_ Variance: \_\_\_\_\_ Site Plan: \_\_\_\_\_ Subdivision: \_\_\_\_\_

Shore and Floodplain: Agmt. \_\_\_\_\_ Special Exception: \_\_\_\_\_

Other: (Explain) \_\_\_\_\_

Date Approved: 1/4/88

Permit Received By: John Cole

Signature of Applicant: \_\_\_\_\_

Signature of CEO: TEL NYIKER Date: 1/4/88

Inspection Dates: \_\_\_\_\_

**PERMIT ISSUED WITH LETTER**