

# DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

BU **PERMIT** ICTION

Please Read Application And Notes, If Any, Attached

Permit Number: 100438

## PERMIT ISSUED

This is to certify that Ernest Paterno/self

has permission to Replace sills, windows and doors

AT 82 Cumberland Ave

City of Portland 013-M010001

JUN 8 2010

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.

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 lath or other work is used-in. 2 HOURLY 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 \_\_\_\_\_

Department Name

Director - Building & Inspection Services

### PENALTY FOR REMOVING THIS CARD

**City of Portland, Maine - Building or Use Permit Application**

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

Permit No: 10-0438	Issue Date:	CBL: 013 M010001
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Location of Construction: 82 Cumberland Ave	Owner Name: Ernest Paterno	Owner Address: 61 E. Oxford Street	Phone: 207-775-0418
Business Name:	Contractor Name: self	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	Zone: R-6

Past Use: Single Family	Proposed Use: Single Family / Replace sills	Permit Fee:	Cost of Work: \$0.00	CEO District: 1
Proposed Project Description: Replace sills, <del>and other work.</del>		FIRE DEPT: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied <i>N/A</i>	INSPECTION: Use Group: <i>R. 5</i> Type: <i>SB</i> <i>IRC 2003</i>	

Signature:	Signature:
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)	
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input checked="" type="checkbox"/> Denied	
Signature:	Date:

Permit Taken By: gg	Date Applied For: 04/26/2010	<b>Zoning Approval</b>	
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- 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..

<b>Special Zone or Reviews</b> <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 <input type="checkbox"/>	<b>Zoning Appeal</b> <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied	<b>Historic Preservation</b> <input checked="" type="checkbox"/> Not in District or Landmark <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied
Date: <i>5/5/10</i>	Date:	Date:

**PERMIT ISSUED**  
 JUN 8 2010  
 City of Portland

**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

Department of Building Inspections

## Original Receipt

April 26 2010

Received from Ernest Patena

Location of Work 82 Cumberland

Cost of Construction \$ \_\_\_\_\_ Building Fee: \_\_\_\_\_

Permit Fee \$ \_\_\_\_\_ Site Fee: \_\_\_\_\_

Certificate of Occupancy Fee: \_\_\_\_\_

Total: 60.00

Building (1L)  Plumbing (1S) \_\_\_\_\_ Electrical (1Z) \_\_\_\_\_ Site Plan (U2) \_\_\_\_\_

Other \_\_\_\_\_

CEL: 013 01010

Check #: 1375 Total Collected \$ 60.00

**No work is to be started until permit issued.  
Please keep original receipt for your records.**

Taken by: [Signature]

WHITE - Applicant's Copy  
YELLOW - Office Copy  
PINK - Permit Copy

**City of Portland, Maine - Building or Use Permit**

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

Permit No: 10-0438	Date Applied For: 04/26/2010	CBL: 013 M010001
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Location of Construction: 82 Cumberland Ave	Owner Name: Ernest Paterno	Owner Address: 61 E. Oxford Street	Phone: 207-775-0418
Business Name:	Contractor Name: self	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	

Proposed Use: Single Family / Replace sills	Proposed Project Description: Replace sills
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**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Marge Schmuckal      **Approval Date:** 05/03/2010

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

- 1) PRIOR TO THE ISSUANCE OF A PERMIT - the current owner shall give us a copy of the deed to show that he has right title and interest to take out this permit.
- 2) Separate permits shall be required for future decks, sheds, pools, and/or garages.
- 3) 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.
- 4) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
- 5) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

**Dept:** Building      **Status:** Approved with Conditions      **Reviewer:** Tammy Munson      **Approval Date:** 06/08/2010

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

- 1) This permit is for sill replacement only.
- 2) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm HVAC systems, heating appliances, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.

**Comments:**

5/7/2010-gg: received Quit-Claim Deed as of 05/07/10. /gg

5/3/2010-gg: waiting for warrentee of deed. /gg

## BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY )

or email: [buildinginspections@portlandmaine.gov](mailto:buildinginspections@portlandmaine.gov)

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the City of Portland Inspection Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need to be confirmed by this office.

- Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.
- Permits expire in 6 months, if the project is not started or ceases for 6 months.
- If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue with construction.

  X   Final inspection required at completion of work.

The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

IF THE PERMIT REQUIRES A CERTIFICATE OF OCCUPANCY, IT MUST BE PAID FOR AND ISSUED TO THE OWNER OR DESIGNEE BEFORE THE SPACE MAY BE OCCUPIED.

PERMIT ISSUED

JUN 8 2010

City of Portland

Ernest Paterno owner + contractor

82 Cumberland Ave  
Portland, ME 04101

REO # P0907W6

Dept. of Building Inspections  
City of Portland Maine

MAY - 7 2010

MAINE  
QUIT-CLAIM DEED WITH COVENANT  
(Special Warranty Deed) **RECEIVED**

**FEDERAL NATIONAL MORTGAGE ASSOCIATION**, a corporation with a place of business at Philadelphia, in the County of Philadelphia and State of Pennsylvania, for consideration paid, GRANTS to **ERNEST A. PATERNO and JILL DALTON**, as joint tenants and not as tenants in common, with a mailing address of 15 Locust Street, Portland, Maine 04101, WITH QUITCLAIM COVENANT, the following described premises:

A certain lot or parcel of land, together with the buildings and improvements thereon, situated in the City of Portland, County of Cumberland and State of Maine, bounded and described as follows:

BEGINNING on the southerly side of Cumberland Avenue at land now or formerly of John McMenamini; THENCE running southeasterly by said land of McMenamini forty-five (45) feet, more or less, to a point drawn parallel to Cumberland Avenue touches [sic] the southeast corner of the shed upon the subject lot; THENCE northeasterly parallel with Cumberland Avenue fifty-seven feet, more or less, to land now or formerly of Mary Sullivan; THENCE northwesterly by said land of Sullivan forty-four and five-tenths (44.5) feet, more or less, to Cumberland Avenue; THENCE southwesterly by said Cumberland Avenue forty-nine and four-tenths (49.4) feet to said land of McMenamini and the point of beginning.

SUBJECT to the right of way, as contained in the deed of Julia A. Lucey recorded in the Cumberland County Registry of Deeds in Book 909, Page 277.

ALSO CONVEYING land on the rear north side of 80 Cumberland Avenue and shown on the City of Portland Assessor's Plan 13, Block M, Lot 10, with an area of 3100 sq. ft.

Reference is made to a Judgment of Reformation, Foreclosure and Sale brought by Federal National Mortgage Association against Heather L. Hogle, et al. filed in the Maine District Court, Division of Southern Cumberland, Docket No. POR-RE-08-601 and recorded in the Cumberland County Registry of Deeds in Book 27233, Page 85 for foreclosure of the mortgage recorded in the said Registry of Deeds in Book 23372, Page 227. Being the same premises conveyed by Federal National Mortgage Association to itself herein by deed dated November 25, 2009 and recorded in said Registry of Deeds in Book 27565, Page 287.

GRANTEE IS PROHIBITED FROM CONVEYING THIS PROPERTY TO A BONAFIDE PURCHASER FOR VALUE FOR A SALES PRICE GREATER THAN \$92,280.00, FOR A PERIOD OF 3 MONTHS FROM THE DATE OF THIS DEED. GRANTEE IS ALSO PROHIBITED FROM ENCUMBERING THIS PROPERTY WITH A SECURITY INTEREST IN THE PRINCIPAL AMOUNT GREATER THAN \$92,280.00, FOR A PERIOD OF 3 MONTHS FROM THE DATE OF THIS DEED. THESE RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT PERSONAL TO GRANTEE, NOTWITHSTANDING

McMenamin; THENCE running southeasterly by said land of McMenamin forty-five (45) feet, more or less, to a point drawn parallel to Cumberland Avenue touches [sic] the southeast corner of the shed upon the subject lot; THENCE northeasterly parallel with Cumberland Avenue fifty-seven feet, more or less, to land now or formerly of Mary Sullivan; THENCE northwesterly by said land of Sullivan forty-four and five-tenths (44.5) feet, more or less, to Cumberland Avenue; THENCE southwesterly by said Cumberland Avenue forty-nine and four-tenths (49.4) feet to said land of McMenamin and the point of beginning.

SUBJECT to the right of way, as contained in the deed of Julia A. Lucey recorded in the Cumberland County Registry of Deeds in Book 909, Page 277.

ALSO CONVEYING land on the rear north side of 80 Cumberland Avenue and shown on the City of Portland Assessor's Plan 13, Block M, Lot 10, with an area of 3100 sq. ft.

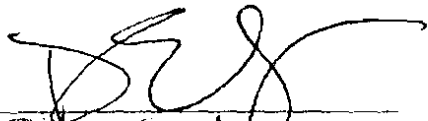
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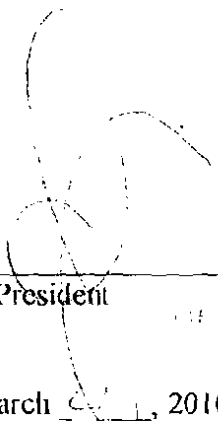
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IN WITNESS WHEREOF, FEDERAL NATIONAL MORTGAGE ASSOCIATION has caused this instrument to be executed by Heather L. Hogle its Vice President, thereunto duly authorized, this 5 day of March, 2010.

ATTEST:

FEDERAL NATIONAL MORTGAGE  
ASSOCIATION

  
\_\_\_\_\_  
DIANE SANDERS  
Assistant Secretary

BY:   
\_\_\_\_\_  
Vice President

STATE OF TEXAS  
COUNTY OF DALLAS

March 24, 2010

Personally appeared the above named David Jones, Vice President of FEDERAL NATIONAL MORTGAGE ASSOCIATION and acknowledged the foregoing instrument to be his/her free act and deed in his/her said capacity and the free act and deed of said corporation.


Before me,

SEAL

  
\_\_\_\_\_  
Notary Public

Printed Name:

My commission expires:



It is hereby certified that the address of the within named grantor is:  
Fannie Mae National Property Disposition Center,  
International Plaza II, 14221 Dallas Parkway  
Suite 1000, Dallas, Texas 75254  
Ph 972-773-7515 - Fax 972-676-0211



2

100414



# General 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: <u>82 Cumberland Avenue</u>		
Total Square Footage of Proposed Structure/Area <u>1004 sq. ft.</u>	Square Footage of Lot <u>0.126 Acres</u>	Number of Stories <u>1 1/2</u>
Tax Assessor's Chart, Block & Lot Chart# <u>013</u> Block# <u>M010001</u> Lot#	Applicant <u>must be owner, Lessee or Buyer</u> Name <u>Ernest Paterno</u> Address <u>61 E Oxford St</u> City, State & Zip <u>Portland, ME 04101</u>	Telephone: <u>2077750418</u> Ext # <u>1</u>
<div style="text-align: center;"> <b>RECEIVED</b>   APR 26 2010   <b>Dept. of Building Inspections</b>  <b>City of Portland Maine</b> </div>	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>3500.00</u> C of O Fee: \$ _____ Total Fee: \$ _____
	Current legal use (i.e. single family) <u>Single Family</u> Number of Residential Units <u>1</u> If vacant, what was the previous use? <u>Same as above</u> Proposed Specific use: <u>Single Family</u> Is property part of a subdivision? <u>No</u> If yes, please name _____ Project description: <u>Replace Sills, Stairs + Interior Renovations.</u>	
Contractor's name: <u>Ernest Paterno</u> <u>manit</u> Address: <u>61 E Oxford St</u> City, State & Zip <u>Portland, ME 04101</u> Telephone: <u>207775 0418 e</u> Who should we contact when the permit is ready: <u>Ernest Pat</u> Telephone: <u>207775 0418 ext</u> Mailing address: <u>61 E Oxford St.</u>		

Please submit all of the information do so will result in Failure to

In order to be sure the City fully understands this form and other applications visit the Inspection Division office, room 315 City Hall or call 874-8703.

*4/26/10*  
*water fed*  
*wallpaper of door*  
*5/3/10 left message against this morning*  
*66*

Department download copies of by the Inspections

I hereby certify that I am the Owner of record of the property that I have been authorized by the owner to make this application. In addition, if a permit for work is authorized representative shall have the authority to enter upon the property for the purpose of enforcing the provisions of the codes applicable to this permit.

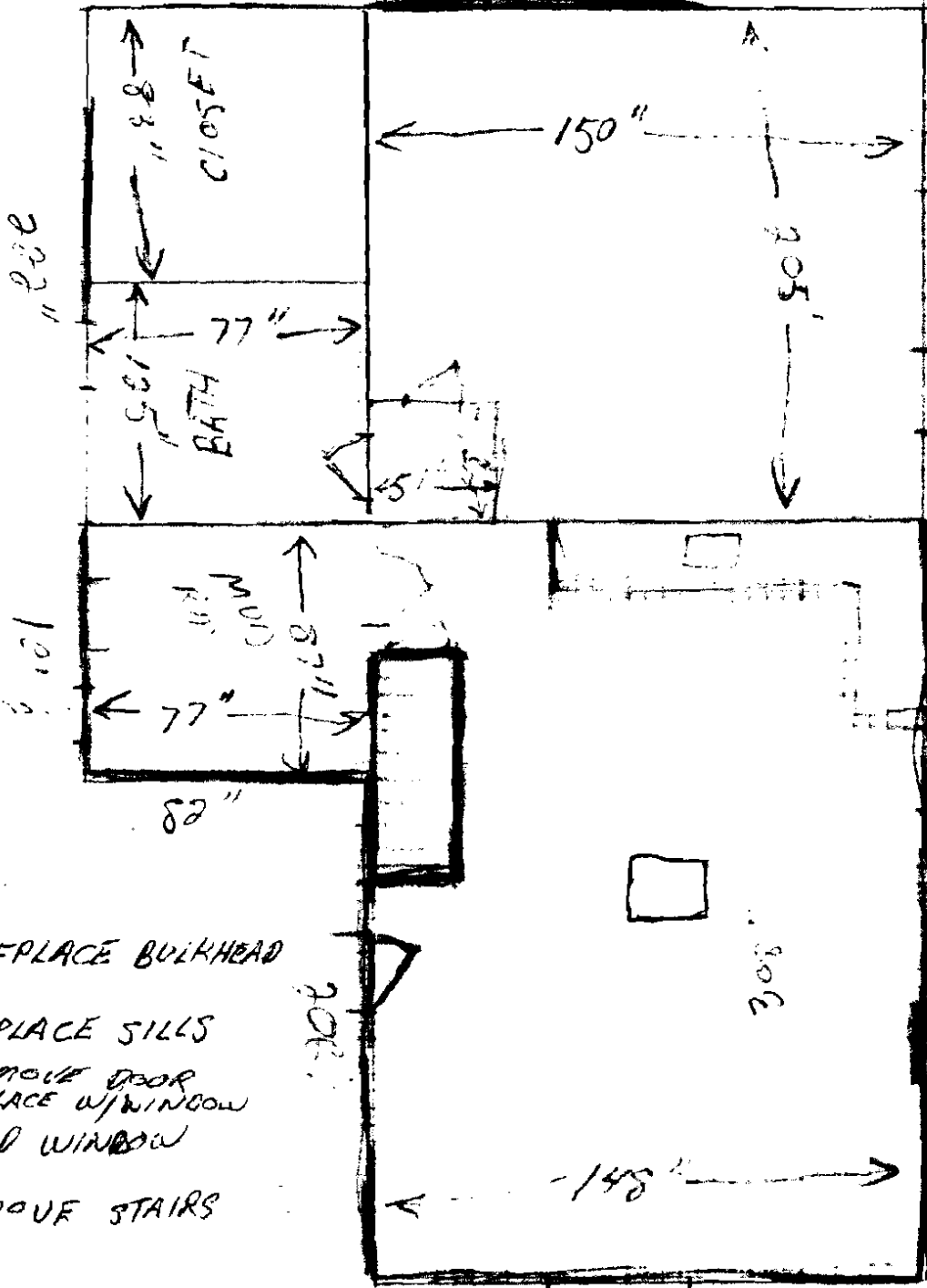
proposed work and to all applicable codes. The Official's shall enforce the

Signature: [Signature] 0410

This is not a permit; you may not commence ANY work until the permit is issued

one

Bulk  
108

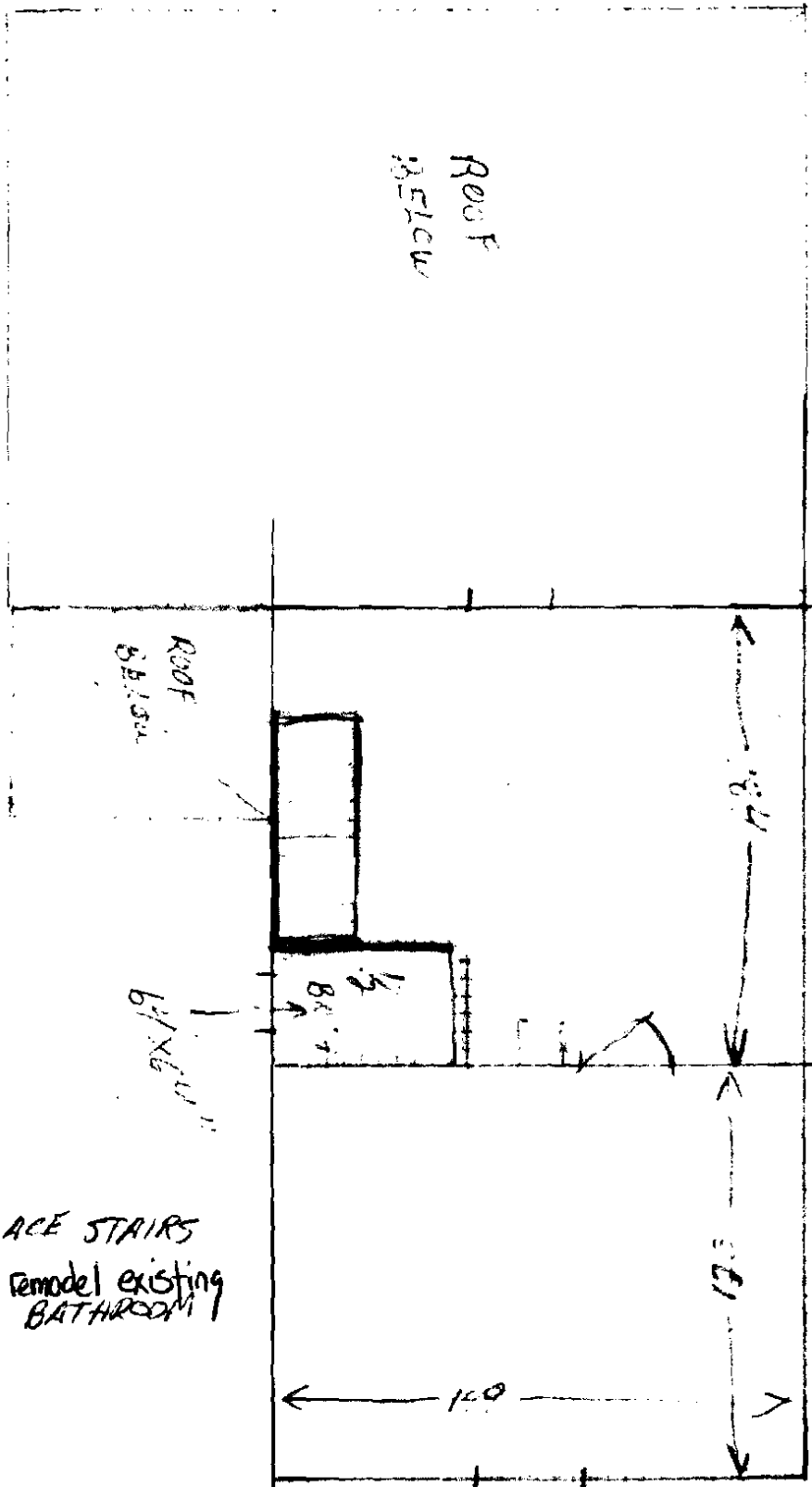


308"

157

Front of building

2nd Floor

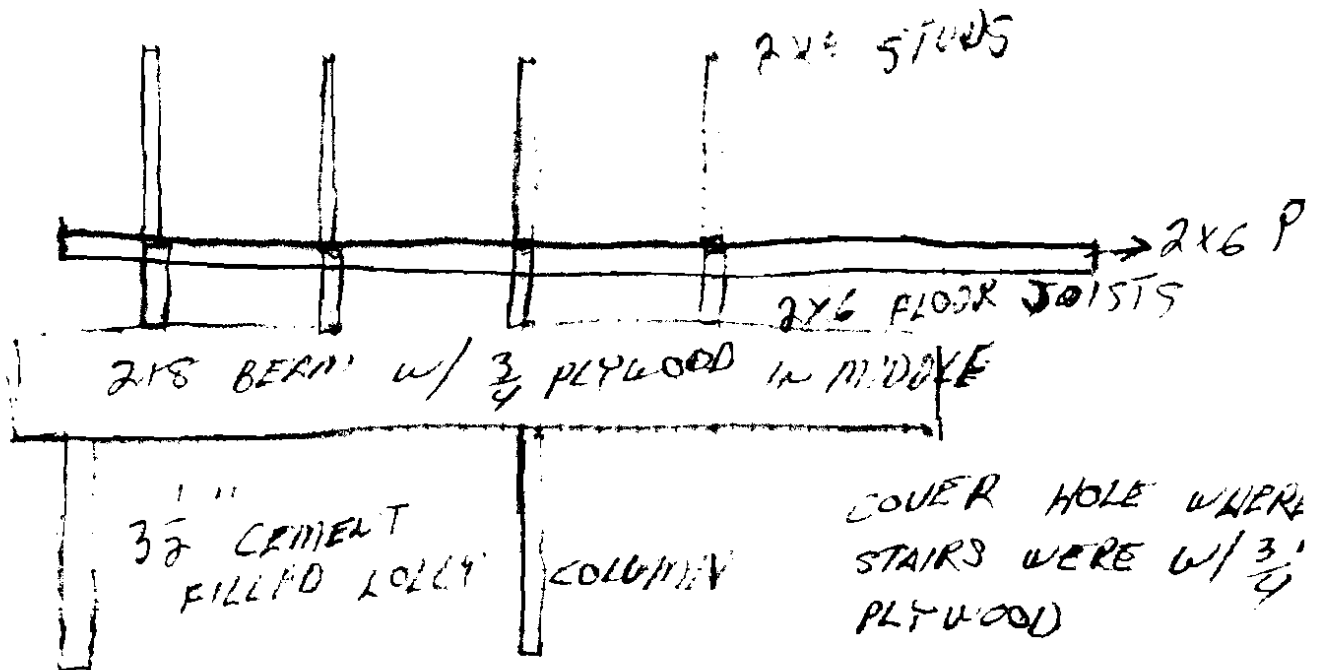


**—** REPLACE STAIRS  
- - - Remodel existing BATHROOM

Front

stair removal + Beam  
installation detail.

DRIVEWAY SIDE OF HOUSE



SISTER NEW JOISTS WERE NEEDED

REPLACE 6x8 SILLS IN FRONT + ON SOUTH

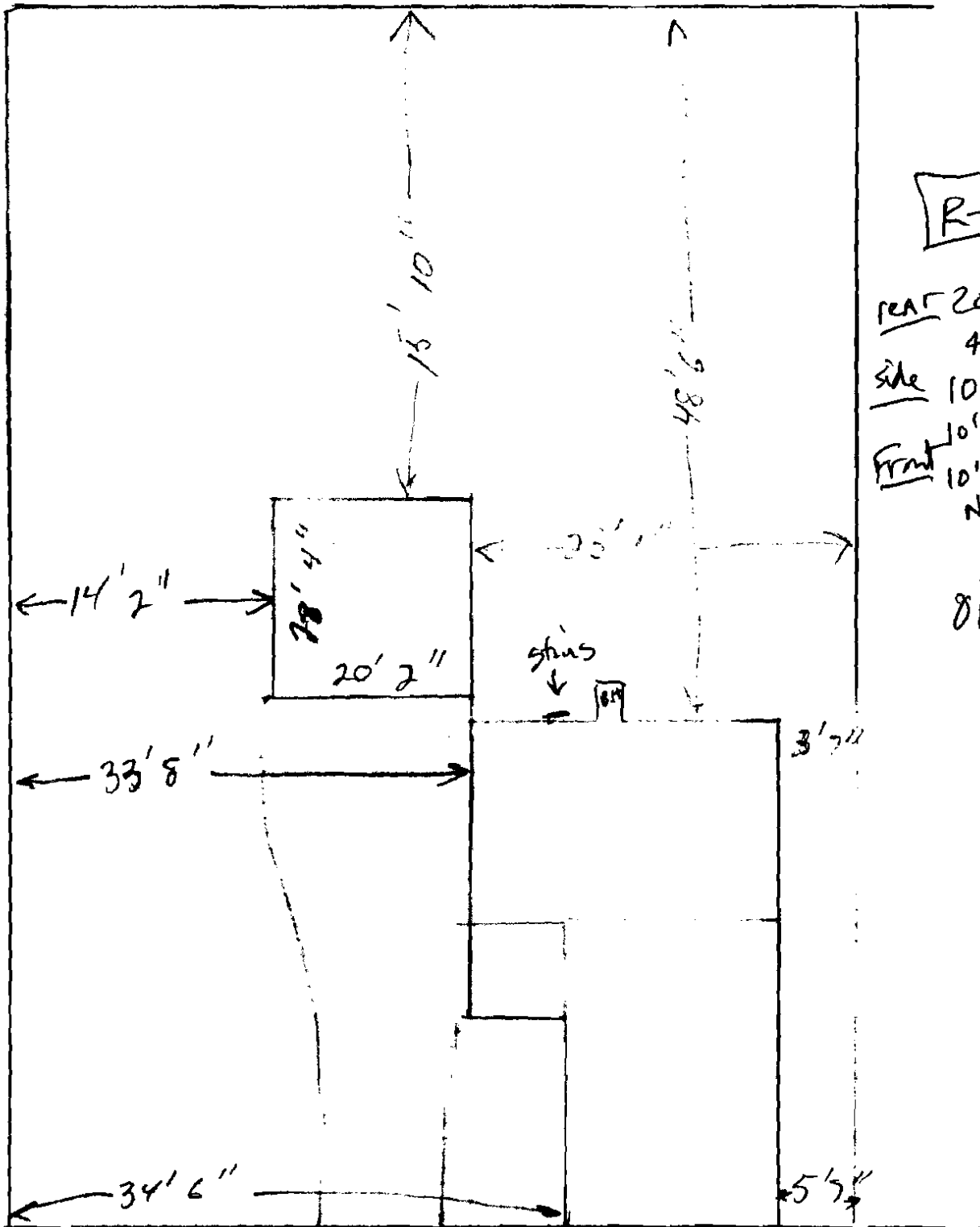
SIDE w/ 6x6 PT

ATTACH FLOOR JOISTS w/ JOIST HANGERS

ATTACH SILLS w/ LEAD SHIELDS + LAGS

REPLACE SILLS IN REAR ADDITION w/ 2x6  
WERE NEEDED

Plot Plan

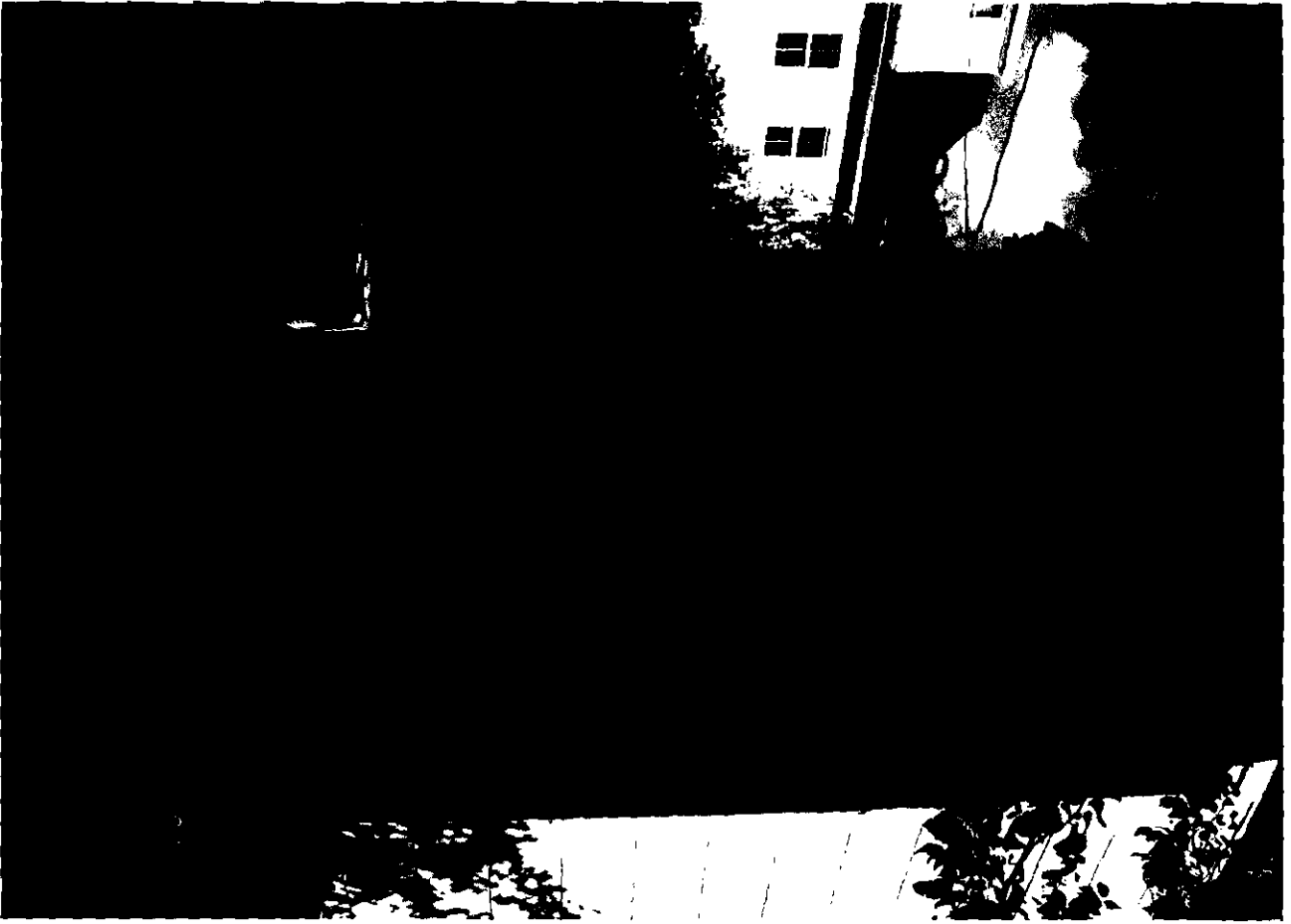


R-L

rear 20' req  
48' shown  
side 10' req  
10' implied  
Front 10' min -  
N/A

OK

SIDE WALK



82 Cummins

9-28-09





07/27/09



07/27/2009