

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT

This is to certify that ELIZABETH & DA MARGOLIS-PINEO

Located At 22 EMERSON ST

Job ID: 2011-05-1204-DEMO

CBL: 014 - -J-010-001- - - -

has permission to Demolish SFD for Vacant land for Furture rebuild

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statues of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of the buildings and structures, and of the application on file in the department.

Notification of inspection and written permission procured before this building or part thereof is lathed or otherwise closed-in. 48 HOUR NOTICE IS REQUIRED.

A final inspection must be completed by owner before this building or part thereof is occupied. If a certificate of occupancy is required it must be

Fire Prevention Officer

[Signature]
Code Enforcement Officer / Plan Reviewer 6/20/11

THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY
PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit Application

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

Job No: 2011-05-1204-DEMO	Date Applied: 5/25/2011	CBL: 014 - - J - 010 - 001 - - - - -	
Location of Construction: 22 EMERSON ST	Owner Name: ELIZABETH & DAVID MARGOLIS-PINEO	Owner Address: 138 GLENWOOD AVE PORTLAND, ME 04103	Phone: 207-773-8447
Business Name:	Contractor Name:	Contractor Address:	Phone:
Lessee/Buyer's Name:	Phone:	Permit Type: DEMO - Demolition Permit	Zone: R-6
Past Use: Single Family home	Proposed Use: Demolish Existing single family home – future application will be applied for to rebuild within existing footprint & shell.	Cost of Work: 5000.00	CEO District:
		Fire Dept: <input type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> N/A	Inspection: Use Group: R-3 Type: Demolition ONLY Signature: AMB
Proposed Project Description: Demolish Single Family Home		Pedestrian Activities District (P.A.D.) 6/20/11	
Permit Taken By:		Zoning Approval	

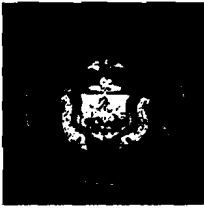
	Special Zone or Reviews	Zoning Appeal	Historic Preservation
1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.	<input type="checkbox"/> Shoreland	<input type="checkbox"/> Variance	<input checked="" type="checkbox"/> Not in Dist or Landmark
2. Building Permits do not include plumbing, septic or electrical work.	<input type="checkbox"/> Wetlands	<input type="checkbox"/> Miscellaneous	<input type="checkbox"/> Does not Require Review
3. Building permits are void if work is not started within six (6) months of the date of issuance. False informatin may invalidate a building permit and stop all work.	<input type="checkbox"/> Flood Zone	<input type="checkbox"/> Conditional Use	<input type="checkbox"/> Requires Review
	<input type="checkbox"/> Subdivision	<input type="checkbox"/> Interpretation	<input type="checkbox"/> Approved
	<input type="checkbox"/> Site Plan	<input type="checkbox"/> Approved	<input type="checkbox"/> Approved w/Conditions
	<input type="checkbox"/> Maj <input type="checkbox"/> Min <input type="checkbox"/> MM	<input type="checkbox"/> Denied	<input type="checkbox"/> Denied
	Date: Ok w/ condition 6/11/11 ABM	Date:	Date: ABM

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 PHON



PORTLAND MAINE

Strengthening a Remarkable City, Building a Community for Life • www.portlandmaine.gov

Director of Planning and Urban Development
Penny St. Louis

Job ID: 2011-05-1204-DEMO

Located At: 22 EMERSON

CBL: 014 - - J - 010 - 001 - - - - -

Conditions of Approval:

Zoning

1. Your present structure is legally nonconforming as to setbacks. If you are to demolish this structure on your own volition, you will only have one (1) year to replace it in the same footprint (no expansions), with the same height, and same use. Any changes to any of the above shall require that this structure meet the current zoning standards. The one (1) year starts at the time of removal. It shall be the owner's responsibility to contact the Code Enforcement Officer and notify them of that specific date.

Building

1. Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.
2. Demolition permits are valid for a period of 30 days from the date of issuance. A written request must be submitted and granted for an extension to this time period. Dust prevention shall be controlled per Chapter 6 of the Municipal Ordinance and demolition per Section 3303 of the IBC 2009.

BUILDING PERMIT INSPECTION PROCEDURES

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

or email: 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 Inspections 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.**

1. Final at completion of demolition

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



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Demolition of a Structure 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: 22 EMERSON STREET		
Total Square Footage of Proposed Structure 1,000 S.F. ±	Square Footage of Lot: 36' x 105' LOT 3780 SF	
Tax Assessor's Chart, Block & Lot: Chart# Block# Lot# 014 - J - 010 - 001	Owner: DAVID + ELIZABETH MARGOLIS - PINEO	Telephone: 207-773-8447
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: DAVID MARGOLIS - PINEO 138 GLENWOOD AVE PORTLAND, ME 773-8447	Cost Of Work: \$ 5,000 Fee: \$ _____
Current legal use: (i.e. garage, warehouse) SINGLE FAMILY If vacant, what was the previous use? N/A How long has it been vacant? N/A Project description: DEMOLISH SINGLE FAMILY TO RE-BUILD ON SAME FOUNDATION FOOT PRINT		
Contractor's name, address & telephone: _____		
Who should we contact when the permit is ready: DAVID MARGOLIS - PINEO Mailing address: 138 GLENWOOD AVE Telephone: 207-400-6695 PORTLAND, ME 04103		

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Please submit all of the information outlined in the Demolition call list. Failure to do so will result in the automatic denial of your permit.

In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information or to download copies of this form and other applications visit the Inspections Division on-line at www.portlandmaine.gov, or stop by the Inspections Division office, room 315 City Hall or call 874-8703.

RECEIVED
MAY 25 2011

I hereby certify that I am the Owner of record of the named property, or that the owner of record authorized me to inspect 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 City of Portland's authorized representative shall have the authority to enter all areas covered by this permit at any reasonable hour to enforce the provisions of the codes applicable to this permit.

Signature of applicant: **David Margolis-Pineo** Date: **May 24, 2011**

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



Demolition Call List & Requirements

Site Address: 22 EMERSON ST.

Owner: DAVID + ELIZABETH MARGOLIS - PINEU

Structure Type: SINGLE FAMILY

Contractor: _____

Utility Approvals

Central Maine Power
Northern Utilities
Portland Water District
Dig Safe

Number	WORK ORDER #	Contact Name/Date	FA# 621-4522
1-800-750-4000	→ 3-826403	BILLIE	5-5-11
797-8002 ext 6241		N/A	
761-8310		2:30 THURS 7-7-11 TO REMOVE METER-HEATHER	
1-888-344-7233		TALKED TO RICO SPUGMADI 5-19-11	
		CALLBACK w/ CONTRACTOR START 5-27-11	
		20112204231 TICKET #	
		CAROL 5-24-11	

After calling Dig Safe, you must wait 72 business hours before digging can begin.

DPW/ Traffic Division (L. Cote)	874-8891
DPW/ Sealed Drain Permit (C. Merritt)	874-8822
Historic Preservation	874-8726
Fire Dispatcher	874-8576
DEP - Environmental (Augusta)	287-2651

OK'd BY L. COTE 5-23-11
 Carl Merritt 5/18/11 1:10 P.M.
 SPOKE w/ DEB AND OK'd (5-24-11)
 N/A CAPT. [Signature]
 N/A

Additional Requirements

- 1) Written notice to adjoining owners.
- 2) A photo of the structure(s) to be demolished
- 3) A plot plan or site plan of the property
- 4) Certification from an asbestos abatement company

Permit Fee: \$30.00 for the first \$1000.00 construction cost, \$10.00 per additional \$1000.00 cost

All construction and demolition debris generated in Portland must be delivered to Riverside Recycling Facility at 910 Riverside Street. Source separated salvage materials placed in specifically designated containers are exempt from this provision. For more information contact Troy Moon @ 874-8467.

U.S. EPA Region 1 - No Phone call required. Just mail copy of State notification to:

Demo / Reno Clerk
 US EPA Region I (SEA)
 JFK Federal Building
 Boston, MA 02203

I have contacted all of the necessary companies/departments as indicated above and attached all required documentation.

Signed: David Margolis - Pineu

Date: May 24, 2011

For more information or to download this form and other permit applications visit the Inspections Division on our website at www.portlandmaine.gov

CITY OF PORTLAND, MAINE

Department of Public Works
Engineering Division

55 Portland Street, Portland, Maine 04101
(207) 874-8846 Fax (207) 874-8852

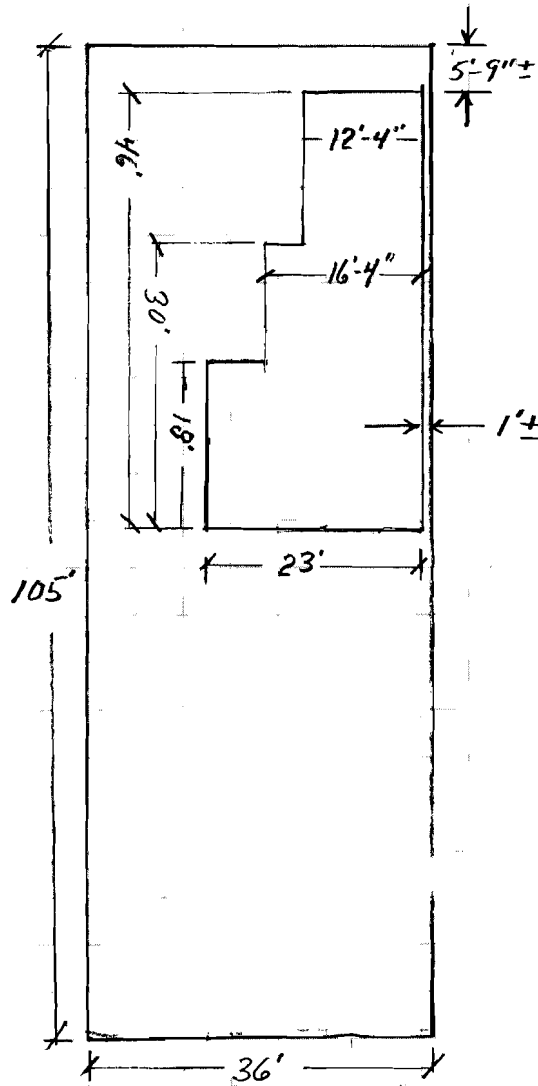
Strengthening A Remarkable City - Building A Community For Life

Project: DEMOLITION 22 EMERSON ST.
Sheet No.: _____ Of _____
Calculated By: _____ Date _____
Checked By: _____ Date _____
Scale: _____

PLOT PLAN
22 EMERSON STREET

R-6 ZONE

36' x 105' = 3,780 S.F



1" = 20'

June 14, 2011

Sheila Jackson
Julia Kirby
20 Emerson Street
Portland, ME 04101

Dear Sheila and Julia,

This letter is to inform you that my wife and I will be moving next door to you to 22 Emerson Street, hopefully by Thanksgiving, or the first of January at the latest. We have sold our home of 30 years in the Deering Center neighborhood and can't wait to move to Munjoy Hill.

My wife and I are very fortunate to be able to build new. This means demolishing the existing building and foundation. This house was originally build in 1879 and has not had a lot of improvements done to it. We plan to keep the house the same size, two stories and keep the cedar shingles on the outside.

We hope to start the demolishing the second week of July. Rick Romano will be our builder. Breggy Oil will provide the heating system which will incorporate a solar panel. This is our retirement home, except we haven't retired.

Thank you in advance for your patience during this process. I apologize in advance for any inconvenience. If you have any questions or concerns, please call me at 400-6695.

Thank you.

Sincerely,
David and Elizabeth Margolis-Pineo

June 14, 2011

David and Simone Halstead
24 Emerson Street
Portland, ME 04101

Dear David and Simone,

This letter is to inform you that my wife and I will be moving next door to you to 22 Emerson Street, hopefully by Thanksgiving, or the first of January at the latest. We have sold our home of 30 years in the Deering Center neighborhood and can't wait to move to Munjoy Hill.

My wife and I are very fortunate to be able to build new. This means demolishing the existing building and foundation. This house was originally build in 1879 and has not had a lot of improvements done to it. We plan to keep the house the same size, two stories and keep the cedar shingles on the outside.

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Thank you.

Sincerely,
David and Elizabeth Margolis-Pineo

June 14, 2011

J Petruschke
J Porciello
21 Howard Street
Portland, ME 04101

Dear Neighbor,

This letter is to inform you that my wife and I will be moving next door to you to 22 Emerson Street, hopefully by Thanksgiving, or the first of January at the latest. We have sold our home of 30 years in the Deering Center neighborhood and can't wait to move to Munjoy Hill.

My wife and I are very fortunate to be able to build new. This means demolishing the existing building and foundation. This house was originally build in 1879 and has not had a lot of improvements done to it. We plan to keep the house the same size, two stories and keep the cedar shingles on the outside.

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Thank you.

Sincerely,
David and Elizabeth Margolis-Pineo

June 14, 2011

Bryan Bruchman
Sandy Phillips
21 Howard Street
Portland, ME 04101

Dear Neighbor,

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David and Elizabeth Margolis-Pineo



