

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT

This is to certify that GARY J WAGNER

Located At 28 HANOVER ST

Job ID: 2012-10-5248-ALTR

CBL: 033-I-023-001

has permission to after the fact permit application for bath
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 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


Code Enforcement Officer / Plan Reviewer

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

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.**

Footings/Setbacks prior to pouring concrete

Close In Elec/Plmb/Frame prior to insulate or gyp

Final Inspection

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.



PORTLAND MAINE

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

Director of Planning and Urban Development
Jeff Levine

Job ID: 2012-10-5248-ALTR

Located At: 28 HANOVER ST

CBL: 033- I-023-001

Conditions of Approval:

Zoning

1. This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work. It is understood that there are no structural changes to the existing roof line. All work is interior work within the existing volume shell of the building.
2. 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.
3. This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.

Building

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. The windows enclosing the tub/shower area must be tempered glass if they are less than 5'-0" above the standing surface of the tub.

City of Portland, Maine - Building or Use Permit Application

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

| | | | |
|---|---|---|---|
| Job No: 2012-10-5248-ALTR | Date Applied: 10/22/2012 | CBL: 033-1-023-001 | |
| Location of Construction: 28 HANOVER ST | Owner Name: GARY J WAGNER | Owner Address: 28 HANOVER ST PORTLAND, ME 04101 | Phone: 329-2736 |
| Business Name: | Contractor Name: Owner | Contractor Address: | Phone: |
| Lessee/Buyer's Name: | Phone: | Permit Type: BLDG ALT | Zone: B-2b |
| Past Use: Single Family Dwelling | Proposed Use: Same: Single Family Dwelling -after-the-fact permit to install new bathroom on 2 nd floor as per plans | Cost of Work: \$1,000.00 | CEO District: |
| | | Fire Dept: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> N/A | Inspection: Use Group: R-3 Type: SB IRC 05 |
| Proposed Project Description: after the fact permit for bathroom | | Pedestrian Activities District (P.A.D.) | |
| Permit Taken By: Gayle | | Zoning Approval | |

| | | | |
|---|---|--|--|
| <p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building Permits do not include plumbing, septic or electrical work.</p> <p>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.</p> | <p>Special Zone or Reviews</p> <p><input type="checkbox"/> Shoreland</p> <p><input type="checkbox"/> Wetlands</p> <p><input type="checkbox"/> Flood Zone</p> <p><input type="checkbox"/> Subdivision</p> <p><input type="checkbox"/> Site Plan</p> <p><input type="checkbox"/> Maj <input type="checkbox"/> Min <input type="checkbox"/> MM</p> <p>Date: <u>OK with conditions</u> <u>10/23/12</u></p> | <p>Zoning Appeal</p> <p><input type="checkbox"/> Variance</p> <p><input type="checkbox"/> Miscellaneous</p> <p><input type="checkbox"/> Conditional Use</p> <p><input type="checkbox"/> Interpretation</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Denied</p> <p>Date:</p> | <p>Historic Preservation</p> <p><input checked="" type="checkbox"/> Not in Dist or Landmark</p> <p><input type="checkbox"/> Does not Require Review</p> <p><input type="checkbox"/> Requires Review</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Approved w/Conditions</p> <p><input type="checkbox"/> Denied</p> <p>Date: <u>[Signature]</u></p> |
| | 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 |

2012 10 5248 66

B-26



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>28 HANOVER STREET</u> | | |
| Total Square Footage of Proposed Structure/Area <u>NONE ADDITIONAL</u> | Square Footage of Lot <u>1953 M²</u> | Number of Stories <u>2.5</u> |
| Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>33 102 3001</u> <u>033 I 023</u> | Applicant: (must be owner, lessee or buyer) Name <u>GARY WAGNER</u> Address <u>28 HANOVER STREET</u> City, State & Zip <u>PORTLAND ME 04101</u> | Telephone: <u>207-329-2736</u> |
| Lessee/DBA <u>RECEIVED</u> <u>OCT 22 2012</u> Dept. of Building Inspections City of Portland, Maine | Owner: (if different from applicant) Name _____ Address _____ City, State & Zip _____ | Cost of Work: \$ <u>1,000.00</u> C of O Fee: \$ _____ Historic Review: \$ _____ Planning Amin.: \$ _____ <u>UNKNOWN</u> Total Fee: \$ <u>30.00</u> |
| 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? _____ | | |
| Proposed Specific use: _____ | | |
| Is property part of a subdivision? _____ If yes, please name _____ | | |
| Project description: <u>EXISTING BATH IN HOME REQUIRES PERMIT FOR RESALE. - Issued without permit after the fact permit. The permit is returned</u> | | |
| Contractor's name: <u>UNKNOWN</u> | | Email: _____ |
| Address: _____ | | <u>WAGNER.GARY@GMAIL.COM</u> |
| City, State & Zip: _____ | | Telephone: _____ |
| Who should we contact when the permit is ready: _____ | | Telephone: _____ |
| Mailing address: _____ | | |

Please submit all of the information outlined on the applicable checklist. 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.

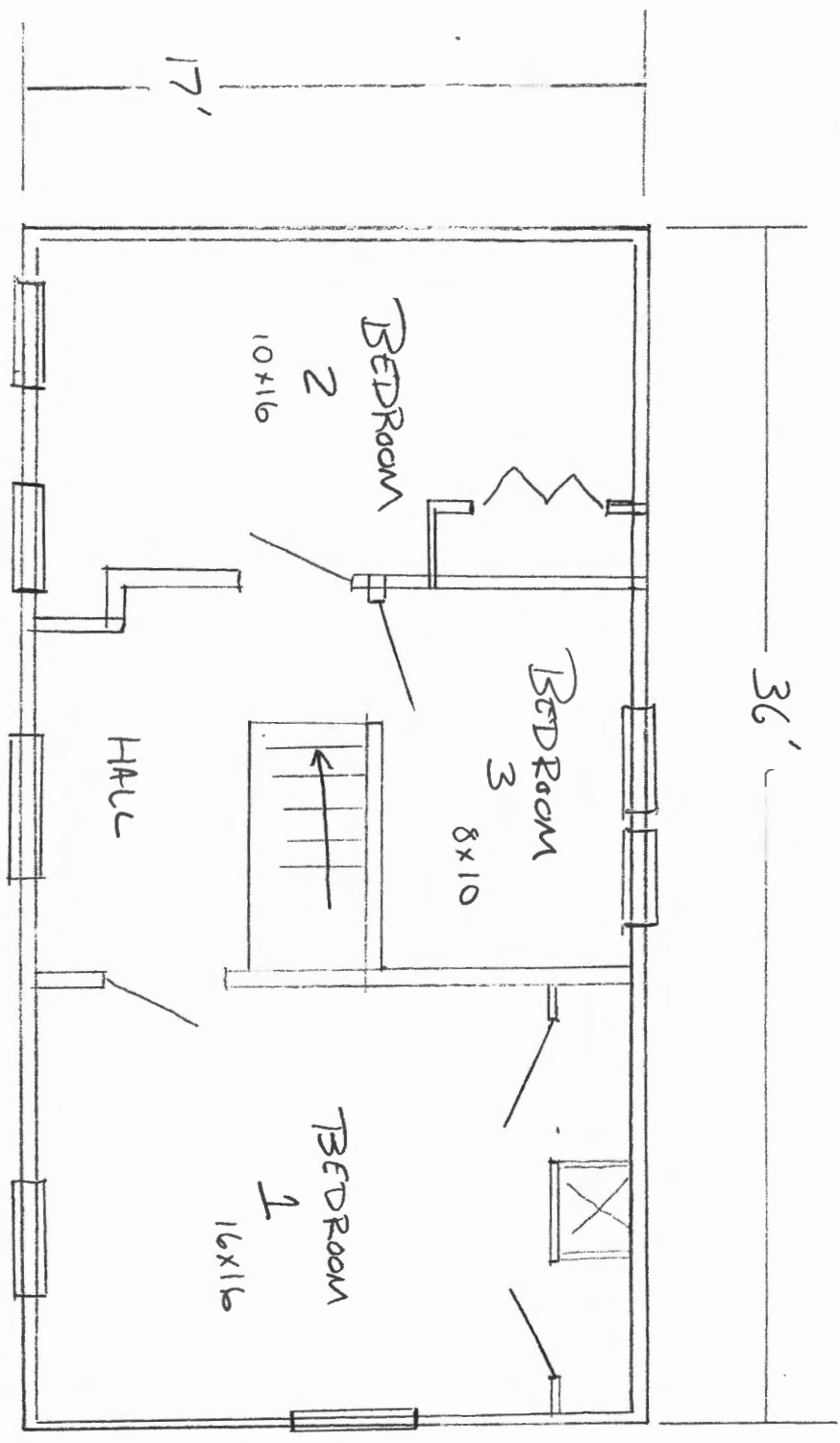
and I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, 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 enforce the provisions of the codes applicable to this permit.

Signature: _____ Date: 10.22.2012

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

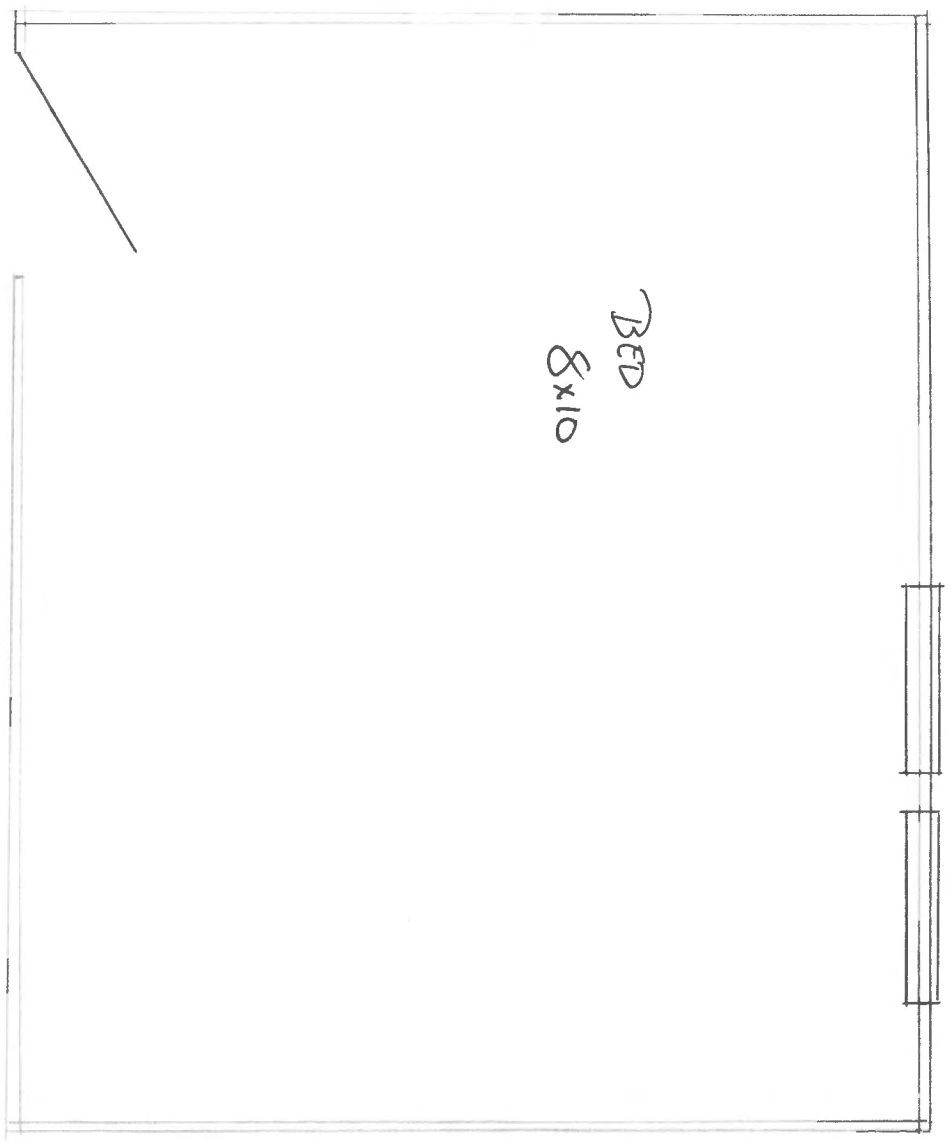
28 HANOVER STREET

FLOOR 2 - ORIGINAL



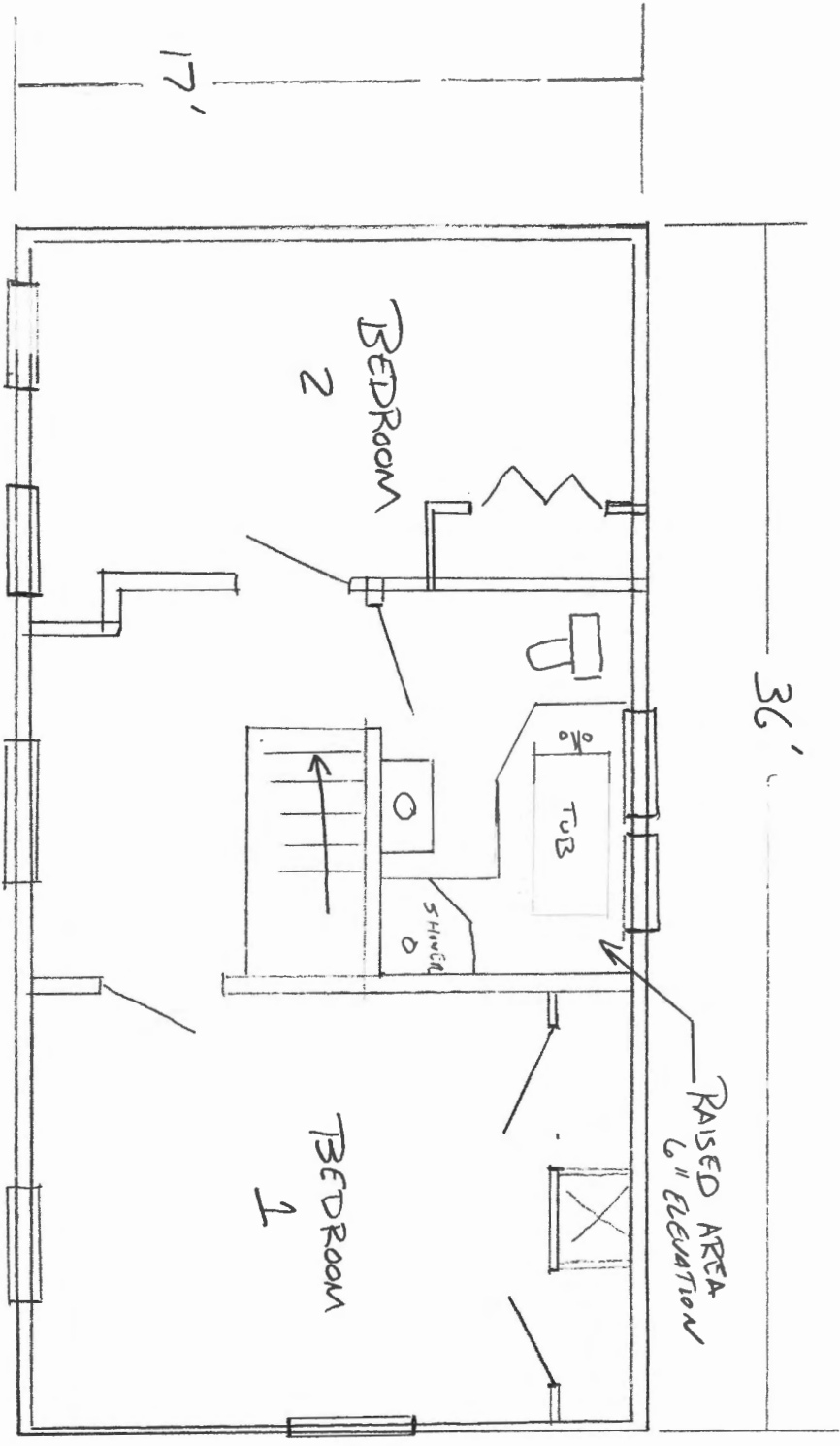
28 HANOVER STREET

3RD BEDROOM - ORIGINAL



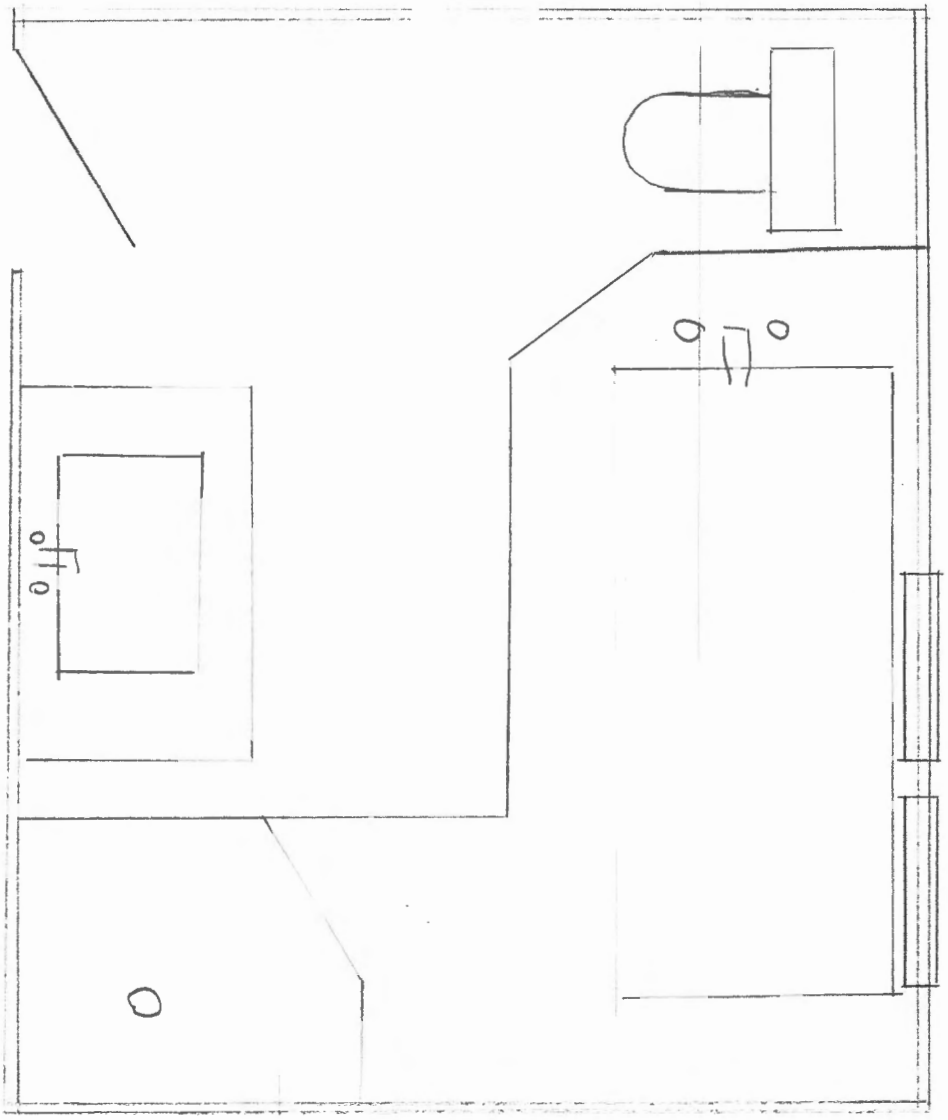
28 HANOVER STREET

FLOOR 2 - EXISTING
2ND FLOOR BATH



28 HANDOVER STREET

EXISTING 2ND BATHROOM





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Receipts Details:

Tender Information: Check , BusinessName: visa, Check Number: 15486

Tender Amount: 30.00

Receipt Header:

Cashier Id: gguertin

Receipt Date: 10/23/2012

Receipt Number: 49535

Receipt Details:

| | | | |
|--|-------|----------------|-----------|
| Referance ID: | 8484 | Fee Type: | BP-Constr |
| Receipt Number: | 0 | Payment Date: | |
| Transaction Amount: | 30.00 | Charge Amount: | 30.00 |
| Job ID: Job ID: 2012-10-5248-ALTR - after the fact permit for bathroom | | | |
| Additional Comments: 28 Hanover St. | | | |

Thank You for your Payment!