

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

BUILDING DEPARTMENT

Please Read Application And Notes, If Any, Attached

## PERMIT

Permit Number: 091271

## PERMIT ISSUED

This is to certify that RIDGWAY JAMES R III & STACY K L (Stone Ledger) has permission to Replacement of porch roof AT 252 STATE ST CP# 048 F026001 NOV 25 2009

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 set-in. 2 HOUR 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

*Thomas M. Maublen* 11/25/09  
Director - Building & Inspection Services

**PENALTY FOR REMOVING THIS CARD**

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

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

<b>Permit No:</b> 09-1271	<b>Date Applied For:</b> 11/10/2009	<b>CBL:</b> 048 F026001
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<b>Location of Construction:</b> 252 STATE ST	<b>Owner Name:</b> RIDGWAY JAMES R III & STAC	<b>Owner Address:</b> 4657 BAY SUMMIT PL	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> Stone Ledge Carpentry LLC	<b>Contractor Address:</b> 12 Rackleff Street Portland	<b>Phone:</b> (207) 318-1802
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Dwellings	

<b>Proposed Use:</b> Single Family Home - Replacement of porch roof	<b>Proposed Project Description:</b> Replacement of porch roof
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<b>Dept:</b> Historic	<b>Status:</b> Approved with Conditions	<b>Reviewer:</b> Deborah Andrews	<b>Approval Date:</b> 11/20/2009
<b>Note:</b>			<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
1) * Balustrade railing may be raised no more than 2" when reinstalled to maintain original architectural proportions.			
* Porch roof, including any replaced architectural details, to match existing appearance.			
<b>Dept:</b> Zoning	<b>Status:</b> Approved with Conditions	<b>Reviewer:</b> Ann Machado	<b>Approval Date:</b> 11/17/2009
<b>Note:</b>			<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
1) This permit is being issued with the condition that all the work will take place within the existing footprint.			
2) ANY exterior work requires a separate review and approval thru Historic Preservation. This property is located within an Historic District.			
3) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.			
4) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.			
<b>Dept:</b> Building	<b>Status:</b> Approved with Conditions	<b>Reviewer:</b> Tom Markley	<b>Approval Date:</b> 11/25/2009
<b>Note:</b>			<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
1) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.			

<b>Comments:</b> 11/20/2009-gg: received permit from historic on 11/20/09. /gg
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**BUILDING PERMIT INSPECTION PROCEDURES**

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

to schedule your inspections as agreed upon

Permits expire in 6 months, if the project is not started or ceases for 6 months.

The Owner or their designee is required to notify the inspections office for the following inspections and provide adequate notice. Notice must be called in 48-72 hours in advance in order to schedule an inspection:

By initializing at each inspection time, you are agreeing that you understand the inspection procedure and additional fees from a "Stop Work Order" and "Stop Work Order Release" will be incurred if the procedure is not followed as stated below.

A Pre-construction Meeting will take place upon receipt of your building permit.

Final inspection required at completion of work.

Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection.

If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED.

*[Signature]*  
Signature of Applicant/Designee

11/25/09  
Date

*[Signature]*  
Signature of Inspections Official

11/25/09  
Date

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

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

Permit No: 09-1271	Issue Date:	CBL: 048 F026001
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Location of Construction: 252 STATE ST	Owner Name: RIDGWAY JAMES R III & STAC	Owner Address: 4657 BAY SUMMIT PL	Phone:
Business Name:	Contractor Name: Stone Ledge Carpentry LLC	Contractor Address: 12 Rackleff Street Portland	Phone 2073181802
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	Zone: R-6

Past Use: Single Family Home	Proposed Use: Single Family Home - Replacement of porch roof	Permit Fee: \$70.00	Cost of Work: \$5,000.00	CEO District: 2
Proposed Project Description: Replacement of porch roof		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: SB IRC 2003	
		Signature:	Signature: <i>Jm</i> 11/25/09	
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)				
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied				
Signature: _____ Date: _____				

Permit Taken By: Ldobson	Date Applied For: 11/10/2009	<b>Zoning Approval</b>
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<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 information may invalidate a building permit and stop all work..</p>	<p><b>Special Zone or Reviews</b></p> <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"/> Date: 11/17/09 <i>ASH</i>	<p><b>Zoning Appeal</b></p> <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 Date: _____	<p><b>Historic Preservation</b></p> <input checked="" type="checkbox"/> Not in District or Landmark <i>yes</i> <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied Date: 11/20/09 <i>D. Andrews</i>
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**PERMIT ISSUED**

NOV 25 2009

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

- Tammy -

# 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>252 State Street</u>		
Total Square Footage of Proposed Structure/Area <u>96 sq. FT</u>	Square Footage of Lot <u>4700</u>	Number of Stories <u>3</u>
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot#  <u>48 F 26</u>	Applicant * <u>must be owner, Lessee or Buyer</u> * Name <u>James Ridgway</u> Address <u>4651 Bay Summit Pl</u> City, State & Zip <u>San Diego, CA 92117</u>	Telephone: <u>207-712-0560</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>5,000.00</u> C of O Fee: \$ _____ Total Fee: \$ <u>70</u>

Current legal use (i.e. single family) Single Family      Number of Residential Units \_\_\_\_\_  
 If vacant, what was the previous use? \_\_\_\_\_  
 Proposed Specific use: \_\_\_\_\_  
 Is property part of a subdivision? \_\_\_\_\_ If yes, please name \_\_\_\_\_  
 Project description: \_\_\_\_\_

**RECEIVED**

*Roll contractor  
D. O. O. O. O. O.*



**CITY OF PORTLAND, MAINE**  
Department of Building Inspections

**Original Receipt**

20

Received from \_\_\_\_\_

Location of Work \_\_\_\_\_

Cost of Construction \$ \_\_\_\_\_

Building Fee: \_\_\_\_\_

Permit Fee \$ \_\_\_\_\_

Site Fee: \_\_\_\_\_

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

Total: \_\_\_\_\_

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

Other \_\_\_\_\_

CBL: \_\_\_\_\_

Check #: \_\_\_\_\_ Total Collected \$ \_\_\_\_\_

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

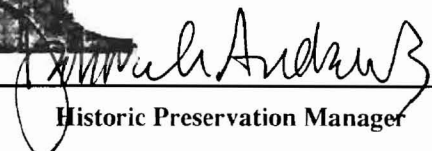
Taken by: \_\_\_\_\_

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

**CITY OF PORTLAND  
HISTORIC PRESERVATION  
CERTIFICATE OF APPROPRIATENESS**

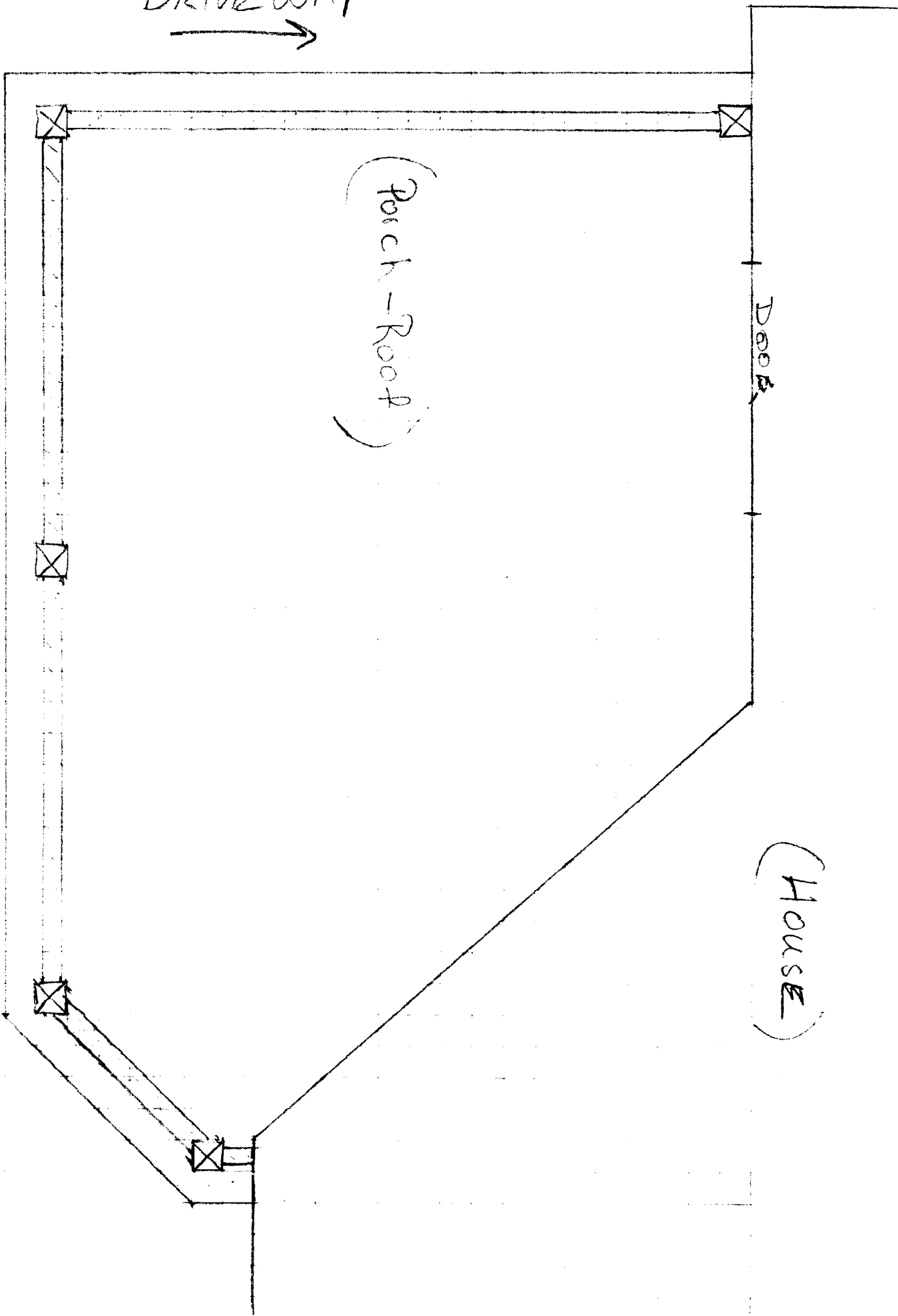
This is to certify that STONE Ledge CONCRETE  
has received approval from PORTLAND ROOF REPLACEMENT  
at 35 STATE STREET

provided that the person or persons, firm or corporation accepting this Certificate shall comply with all other applicable 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 the Historic Preservation Office of the Planning Department. For more information on this project, call 874-8719.

  
Historic Preservation Manager

**NOTE: THIS IS NOT A BUILDING PERMIT**

DRIVEWAY  
→



(HOUSE)

(Porch-Roof)

Door

← #252 STATE STREET →

3/4 scale

- \* Remove T + G Fir
- \* Replace <sup>Remove</sup> T + G Fir
- \* Install 3/4" Fir plywood with a rubber. ~~also~~ roofing on top
- \* Floating deck w/ sleepers installed on top of rubber roof

