



**CITY OF PORTLAND**  
**Application for Legalization of Nonconforming Dwelling Units**  
 Section 14-391 – In effect March 24, 2004

<b>Location/Address of Legalization:</b> 59 Bramhall Street	
<b>Tax Assessor's Chart/Block/Lot:</b> / / 054 E001001	
<b>Owner Name:</b> Randall T Scott	<b>Cost of Work:</b> \$ TBD
<b>Address (if different than above):</b>	
<b>Fee:</b> \$ Already Paid - \$1,125 ( <b>\$300 per legalized unit &amp; \$75 per C of O</b> )	
<b>Telephone:</b> 970-379-3398	
<b>E-Mail:</b> brandon_cooper@me.com	<b>Total DUE:</b> n/a
<b>Requested # of Units to be legalized:</b> 2	<b>Total bldg. units:</b> 8 plus 1 lodging unit
<b>Current # of Legal D.U.:</b> 6 and one lodging unit	
<b>Attach evidence that each requested unit to be legalized existed as of 04/01/95.</b>	
<b>LIST evidence that you are submitting:</b>	
-1982 assessor's card has it as a 9 unit	
-Two "Notice of Housing Conditions" from the Inspections Office 1978 & 1991 state that there were 9 units	
***unit 7 is a lodging unit and will stay a lodging unit***	
<b>Attach evidence that the current owner/applicant neither constructed NOR established the non-conforming dwelling units to be legalized.</b>	
<b>LIST evidence that you are submitting:</b> Current owner bought the property as a nine unit in 1998 - deed already submitted	
<i>I hereby certify that I am the Owner of Record of the above 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.</i>	
<b>Signature of Applicant:</b> <u>Brandon Cooper</u> <b>Date:</b> <u>10/15/15</u>	
<i>This is NOT a permit; you may NOT commence ANY work until the permit is issued.</i>	

**FLOOD HAZARD INFORMATION**

FILE NUMBER: 40645

FLOOD MAP COMMUNITY NO.: 230051 ZONE: C

ATTORNEY: DRUMMOND & DRUMMOND, LLP

PANEL: 0013 B DATED: 7/17/1986

TITLE COMPANY: OLD REPUBLIC NATIONAL TITLE COMPANY

**TITLE REFERENCE**

LENDER: TD BANK, N.A.

DEED BOOK: 14042 PAGE: 178

OWNER: SCOTT T. RANDALL

DEED/PLAN 3 PAGE: 34 LOT(S): 4

APPLICANT: 59 BRAMHALL STREET REALTY, LLC

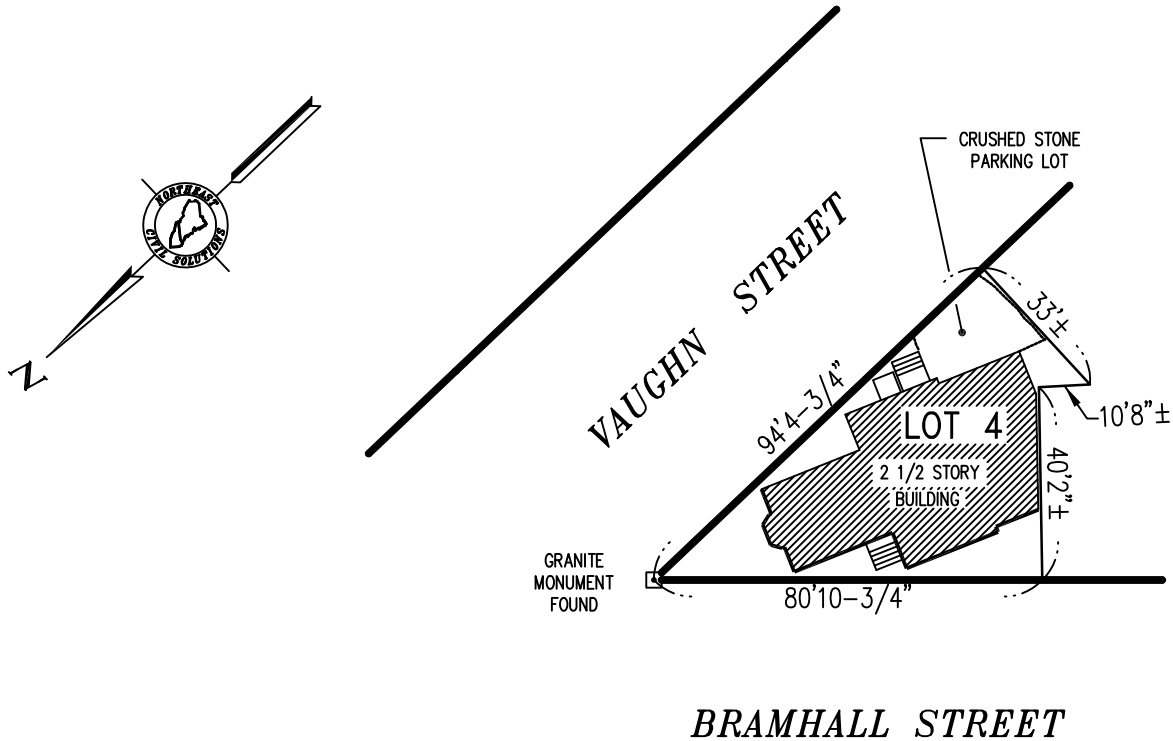
PLAN NUMBER: N/A OF N/A

**ASSESSORS MAP**

DATE: 10/05/2015 SCALE: 1"=40'

MAP: 54 BLOCK: E PARCEL: 1

**MORTGAGE INSPECTION PLAN  
59 BRAMHALL STREET, PORTLAND, MAINE**



**MORTGAGE LENDER  
USE ONLY**

THIS IS NOT A BOUNDARY SURVEY.

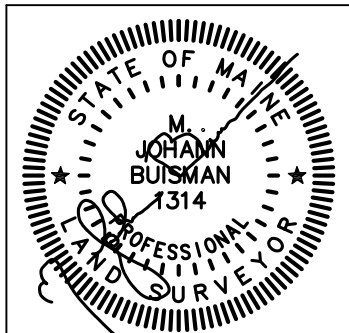
THIS IS THE RESULT OF TAPE MEASUREMENT, NOT THE RESULT OF AN INSTRUMENT SURVEY AND IS CERTIFIED TO THE TITLE INSURANCE COMPANY AND ABOVE LISTED ATTORNEY AND LENDER.

THERE ARE NO DEEDED EASEMENTS IN THE ABOVE REFERENCED DEED OR ENCROACHMENTS WITH RESPECT TO BUILDINGS SITUATED ON THIS LOT EXCEPT AS SHOWN.

THE LOCATION OF THE BUILDING SHOWN DOES NOT FALL WITHIN A SPECIAL FLOOD HAZARD ZONE.

THE LOCATION OF THE BUILDING AS SHOWN HEREON WAS IN COMPLIANCE WITH THE LOCAL ZONING BY-LAWS IN EFFECT WHEN CONSTRUCTED (WITH RESPECT TO STRUCTURAL SETBACK REQUIREMENTS ONLY).

SURVEYING ENGINEERING LAND PLANNING  
**Northeast Civil Solutions**  
 INCORPORATED  
 381 PAYNE ROAD, SCARBOROUGH, MAINE 04074  
 40' 0 40' 80'  
 tel: (207) 883-1000 or (800) 882-2227  
 fax: (207) 883-1001  
 e-mail: mip@northeastcivilsolutions.com



GENERAL NOTES: (1) This mortgage inspection plan excepts Chapter 90, Part 2, Section 4 through 8 of the Maine Board of Licensure for Professional Land Surveyors' rules. (2) Declarations are made to the above named client only as of this date. (3) This plan was not made for recording purposes, for use in preparing deed descriptions or for construction purposes. (4) Verifications of property line dimensions, building offsets, fences, or lot configuration may be accomplished only by an accurate instrument survey.

## Building Sketch

Borrower	Brandon Cooper		
Property Address	59 Bramhall St		
City	Portland	County	Cumberland
		State	ME
		Zip Code	04102
Lender/Client	TD Bank, N.A.		

Complete

