

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

BUILDING INSPECTION PERMIT

Permit Number: 041454

Please Read
Application And
Notes, if Any,
Attached

This is to certify that Salminen Erik /Owner
has permission to add a dormer with 5 windows
AT 5 C St 064 D02J001

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of the State 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 altered or closed-in. **48 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. *[Signature]*
Health Dept _____
Appeal Board _____
Other _____
Department Name

[Signature]
10/19/04
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: 04-1454	Issue Date:	CBL: 064 D021001
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Location of Construction: 5 C St	Owner Name: Salminen Erik	Owner Address: Po Box 10574 749-6391	Phone:
Business Name:	contractor Name: Owner	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	Zone: B-2/R-6

Past Use: commercial 3 unit	Proposed Use: commercial 3 unit add a dormer with 5 windows	Permit Fee: \$57.00	Cost of Work: \$3,500.00	CEO District: 1
Proposed Project Description: add a dormer with 5 windows		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R Type: SE IBC 2003 Signature: [Signature]	
		Signature: [Signature] 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: dmartin	Date Applied For: 09/28/2004	Zoning Approval
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Special Zone or Reviews	Zoning Appeal	Historic Preservation
<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: 10/19/04	<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:	<input type="checkbox"/> Not in District or Landmar <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: 10/19/04

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 - Building or Use Permit

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

Permit No: 04-1454	Date Applied For: 09/28/2004	CBL: 064 D021001
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Location of Construction: 5 C St	Owner Name: Salminen Erik	Owner Address: Po Box 10574	Phone:
Business Name:	Contractor Name: Owner	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	

Proposed Use: commercial 3 unit add a dormer with 5 windows	Proposed Project Description: add a dormer with 5 windows
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Tammy Munson **Approval Date:** 10/19/2004

Note: **Ok to Issue:**

- 1) The issuance of this permit does NOT certify the legal use or legal number of units.
- 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.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Tammy Munson **Approval Date:** 10/19/2004

Note: **Ok to Issue:**

- 1) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.

All Purpose 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: 5-7 C St. Portland, ME 04102		
Total Square Footage of Proposed Structure	Square Footage of Lot	
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# 64 b 021	Owner: Adam Carafano Todd Fournier	Telephone: (207) 749-6391
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone:	cost Of Work: \$3500.00 Fee: \$5700
<div style="text-align: center;"> <hr style="width: 50%; margin: 0 auto;"/> <hr style="width: 50%; margin: 0 auto;"/> <hr style="width: 50%; margin: 0 auto;"/> <hr style="width: 50%; margin: 0 auto;"/> </div>		
Mailing address: 19 Exchange St Portland, ME 04102 04101		
<p>We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work, with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permits picked up. PHONE: 749-6391</p>		

IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.

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 of applicant:	Date: 9/28/04
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This is NOT a permit, you may not commence ANY work until the permit is issued.
If you are in a Historic District you may be subject to additional permitting and fees with the Planning Department on the 4th floor of City Hall

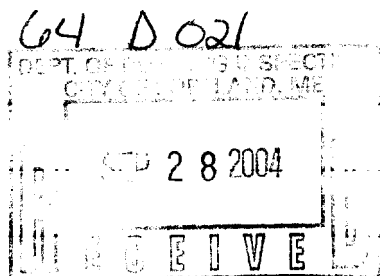
Cash

9/27/04

Cover Sheet:

This statement proposes and details the construction on a 3-unit apartment building located at 5-7 Cst. Portland, ME 04102. As owners of this building, Adam Carofano and Todd Fournier will construct a 48' dormer along the North side of said building. The construction will add additional structural integrity to the building, entailing: a ridgebeam, 2x8 lumber in place of 2x6 and additional trusses in the attic. New shingles will be added to complete the roof. In comparison, the building will be stronger, safer and add value to its surrounding community.

Thank you,
Adam Carofano



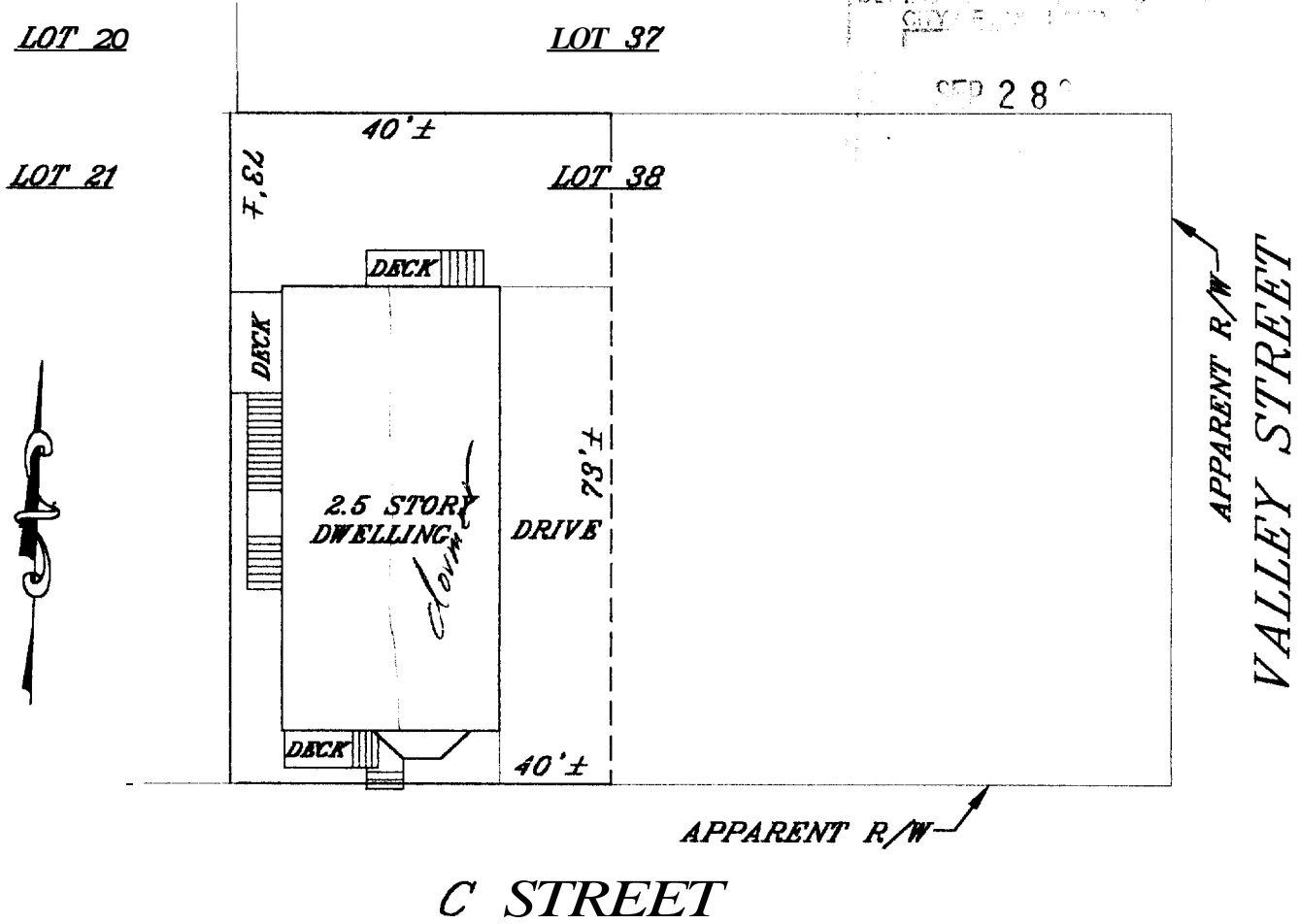
FOR MORTGAGE LENDER USE ONLY

GENERAL NOTES: (1) DISTANCES SHOWN ARE TAKEN FROM PROVIDED TITLE REFERENCES SHOWN BELOW. (2) THE PURPOSE OF THIS INSPECTION IS TO RENDER AN OPINION AS FOLLOWS: A) DWELLING AND ACCESSORY STRUCTURE'S COMPLIANCE WITH RESPECT TO MUNICIPAL ZONING SETBACKS, AND B) FLOOD ZONE DETERMINATION BY HORIZONTAL SCALING ON BELOW REFERENCED FEMA MAP. (3) THIS INSPECTION EXCEPTS OUT ALL TECHNICAL STANDARDS CURRENTLY SET FORTH BY STATE OF MAINE BOARD OF LICENSURE FOR PROFESSIONAL LAND SURVEYORS. (4) THIS INSPECTION IS TO BE USED ONLY BY THE BELOW LISTED LENDER, TITLE ATTORNEY & TITLE INSURER AND IS NOT TO BE USED BY ANOTHER PARTY FOR BOUNDARY LINE LOCATIONS OR LAND TITLE OPINIONS. (5) A BOUNDARY SURVEY SHOULD BE PERFORMED TO RENDER A PROFESSIONAL OPINION PERTAINING TO BOUNDARY LINE LOCATIONS, EASEMENTS, RIGHTS OF WAY, ENCUMBRANCES, AND/OR ENCROACHMENTS.

THIS SKETCH IS NOT TO BE USED FOR CONSTRUCTION PURPOSES

ADDRESS: 7 C STREET INSPECTION DATE: AUGUST 4, 2004
PORTLAND, MAINE SCALE: 1" = 20'

64 D 021
 DEPT. OF LAND & FORESTRY
 CITY ENGINEER
 SEP 28 2004



INSP. BY SBH

SEE PROVIDED TITLE REFERENCES FOR APPLICABLE APPURTENANCES, IF ANY.

APPLICANT: ADAN CAROFANO & TODD FOURNIER REQ. PARTY: LEETE & LEMIEUX, P.A.
 OWNER: ERIC SALMINEN ATTORNEY: JAMES LEMIEUX
 LENDER: _____ FILE No. 20416108 FIELD BOOK: _____

TITLE REFERENCES:
 DEED BOOK: 20908 PAGE: 219
 PLAN BOOK: 4 PAGE: 16 LOT: P/O 38
 COUNTY: CUMBERLAND

YOUR FILE #: 0663-04

NADEAU & LODGE, INC.
 PROFESSIONAL LAND SURVEYORS
 918 BRIGHTON AVENUE 232 CLARES WOODS ROAD
 PORTLAND, ME 04108 LYMAN, ME 04008

CERTIFIED
TRUE COPY

SHORT FORM WARRANTY DEED

Erik Salminen of 857 Broadway, #2, South Portland, ME 04106, FOR CONSIDERATION PAID, grants to **Adam T. Carofano** of 31 Merrymeeting Road, Brunswick, ME 04011, and **Todd A. Fournier** of 11 Cleaves Street, #3, Portland, ME 04101, as tenants in common, with WARRANTY COVENANTS, the following described real property located in the City of Portland, County of Cumberland and State of Maine:

A certain lot or parcel of land, with the buildings thereon, situated on the northerly side of C Street, in the City of Portland, County of Cumberland and State of Maine, and bounded and described as follows:

Beginning on said northerly side of C Street at the southeasterly corner of land now or formerly owned or occupied by S.B. Winchester and running thence easterly by said C Street a distance of forty (40) feet to a point; thence northerly on a line parallel with the westerly side of B Street, a distance of seventy-three (73) feet to the division line between lots 37 and 38 on the City Engineer's Plan of City land recorded in the Cumberland County Registry of Deeds in Plan **Book 4, Page 16**; thence westerly by said division line, a distance of forty (40) feet to land now or formerly owned or occupied by F. Harlow; thence southerly by said Harlow's land and said Winchester's land, a distance of seventy-three (73) feet to the point of beginning.

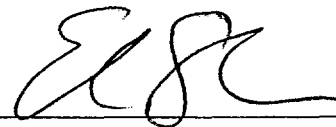
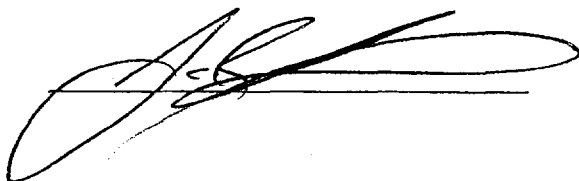
The premises are conveyed together with and subject to any and all easements or appurtenances of record, insofar as the same are in force and applicable.

This conveyance is made subject to unpaid real estate taxes for the current tax year, if any, which the Grantees herein, by acceptance of this deed, assume and agree to pay.

Meaning and intending to convey and hereby conveying the same premises conveyed to the Grantor herein by deed of Derek Wenzel dated June 1, 2002 and recorded in the Cumberland County Registry of Deeds in Book 18245, Page 23. Reference is also made to a Corrective Deed dated February 20, 2004 and recorded in said Registry of Deeds in **Book 20908, Page 291**.

WITNESS my hand and seal this 16th day of September, 2004.

WITNESS



Erik Salminen

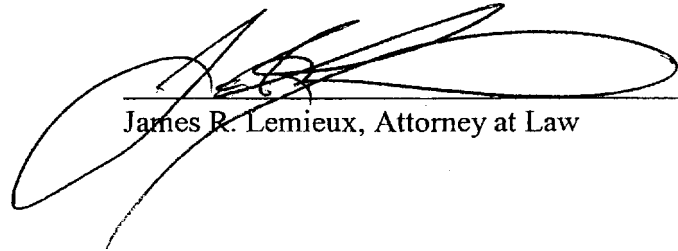
64 D 021
DEPT. OF REVENUE
CITY OF PORTLAND
SEP 28 2004

STATE OF MAINE
Cumberland County, ss.

September 16, 2004

Personally appeared the above named Erik Salminen and acknowledged the foregoing instrument to be **his** free act and deed.

Before me,



James R. Lemieux, Attorney at Law

S:\CFreeman\Clients\C\Carofano-0663-04\Deed.wpd

64 B 021
2004
SEP 20