

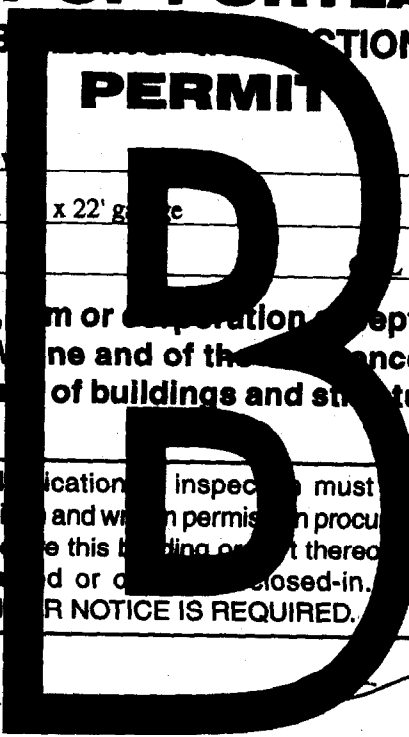
DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read
Application And
Notes, If Any,
Attached

BUILDING INSPECTION

PERMIT

Permit Number: 031471



This is to certify that Taylor Susan D /Brian Grad
has permission to build 8' x 10' breezeway and x 22' garage
AT 35 St George St 082 D008001

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 when permission is procured before this building or part thereof is started or closed-in. **HEAVY 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. PERMIT ISSUED
Health Dept. _____
Appeal Board DEC 02 2003
Other _____

Department Name

[Signature]
Director - Building & Inspection Services

CITY OF PORTLAND

PENALTY FOR REMOVING THIS CARD

PERMIT ISSUED

City of Portland, Maine - Building or Use Permit Application

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

Permit No: 03-1471	Issue Date: DEC 02 2003	CBL: 082 D008001
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Location of Construction: 35 St George St	Owner Name: Taylor Susan D	Owner Address: 35 St George St CITY OF PORTLAND	Phone: 207-772-7801
Business Name:	Contractor Name: Brian Grady	Contractor Address: 22 Cold Bear Drive Windham	Phone:
Lessee/Buyer's Name:	Phone:	Permit Type: Additions - Dwellings	Zone: R-5

Past Use: single family	Proposed Use: single family - build 8' x 10' breezeway and 16' x 22' garage	Permit Fee: \$246.00	Cost of Work: \$24,600.00	CEO District: 3
Proposed Project Description: build 8' x 10' breezeway and 16' x 22' garage		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied Signature: <i>[Signature]</i>	INSPECTION: Use Group: R-3 Type: SB BOCA 99 Signature: <i>[Signature]</i>	

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: tmm	Date Applied For: 12/02/2003	Zoning Approval	
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- This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.
 - Building permits do not include plumbing, septic or electrical work.
 - 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..

PERMIT ISSUED

DEC 02 2003

CITY OF PORTLAND

Special Zone or Reviews <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: <i>12/02/03</i>	Zoning Appeal <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: _____	Historic Preservation <input checked="" type="checkbox"/> Not in District or Landmark <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: <i>12/02/03</i>
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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: 03-1471	Date Applied For: 12/02/2003	CBL: 082 D008001
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Business Name:	Contractor Name: Brian Grady	Contractor Address: 22 Cold Bear Drive Windham	Phone:
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Dept: Zoning	Status: Approved	Reviewer: Tammy Munson	Approval Date: 12/02/2003
Note:			Ok to Issue: <input checked="" type="checkbox"/>
Dept: Building	Status: Approved	Reviewer: Tammy Munson	Approval Date: 12/02/2003
Note:			Ok to Issue: <input checked="" type="checkbox"/>

BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 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.

Pre-construction Meeting: Must be scheduled with your inspection team upon receipt of this permit. Jay Reynolds, Development Review Coordinator at 874-8632 must also be contacted at this time, before any site work begins on any project other than single family additions or alterations.

Footing/Building Location Inspection: Prior to pouring concrete

Re-Bar Schedule Inspection: Prior to pouring concrete

Foundation Inspection: Prior to placing ANY backfill

Framing/Rough Plumbing/Electrical: Prior to any insulating or drywalling

Final/Certificate of Occupancy: Prior to any occupancy of the structure or use. NOTE: There is a \$75.00 fee per inspection at this point.

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.

CERTIFICATE OF OCCUPANCIES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED

Bruce Mackey
Signature of applicant/designee

Date

12/2/03
Date

Signature of Inspections Official

CBL: 082-D-8

Building Permit #: 03-1471

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: <u>35 St. George</u>		
Total Square Footage of Proposed Structure	Square Footage of Lot <u>9800 SF</u>	
Tax Assessor's Chart, Block & Lot Chart# Block# Lot#	Owner: <u>SUSAN TAYLOR</u>	Telephone: <u>772-7801</u>
Lessee/Buyer's Name (If Applicable) <u>22 Cold Bear Drive</u> <u>Winnamme 04062</u>	Applicant name, address & telephone: <u>BRIAN GRADY</u> <u>CUSTOM BUILDER</u> <u>892-7063</u>	Cost Of Work: <u>\$24,600</u> Fee: \$ <u>246</u>
Current use: _____		
If the location is currently vacant, what was prior use: _____		
Approximately how long has it been vacant: _____		
Proposed use: _____		
Project description: _____		
Contractor's name, address & telephone: _____		
Who should we contact when the permit is ready: _____		
Mailing address: _____		
<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 permit is picked up. PHONE:</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.

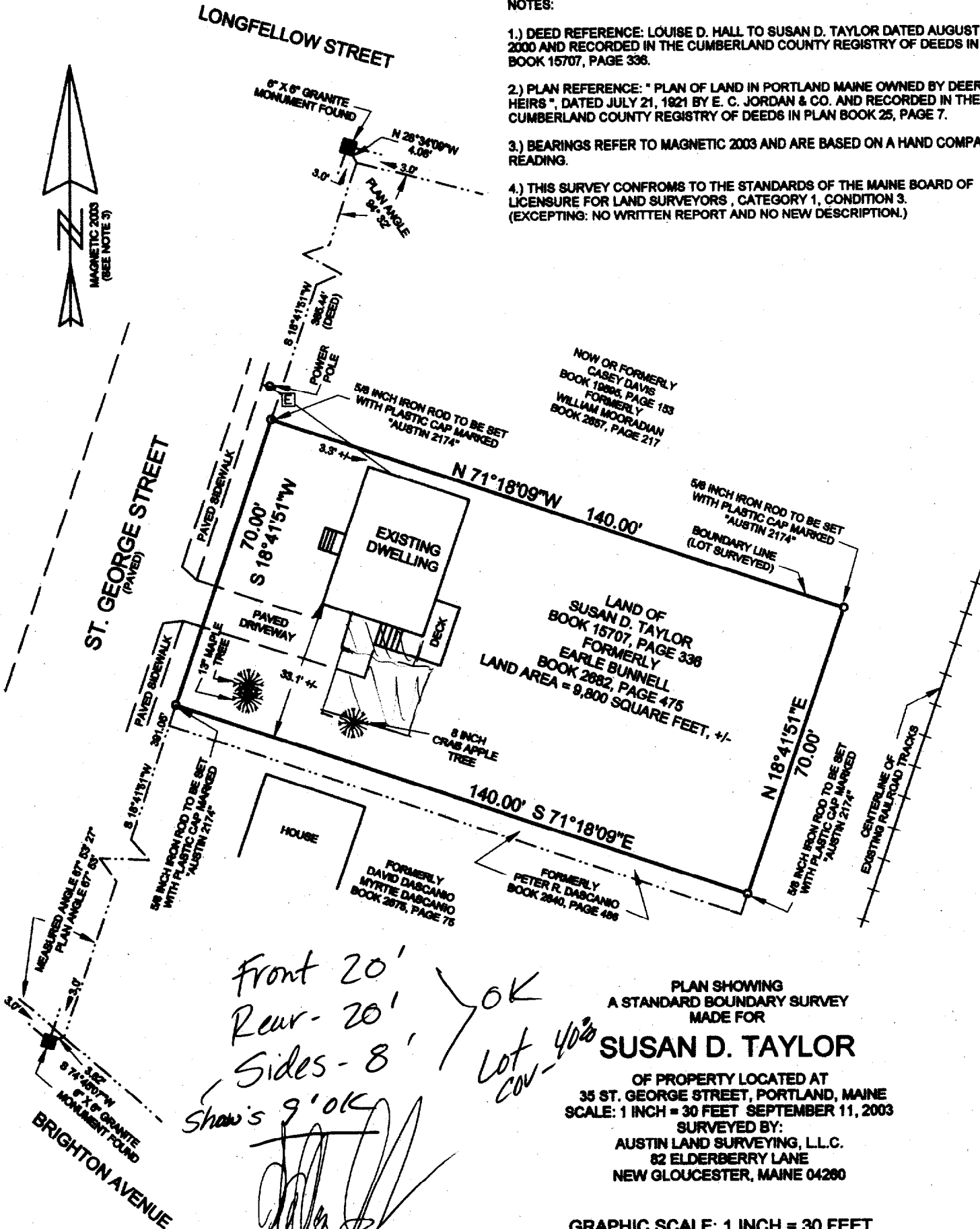
I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, 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: <u>Brian Grady</u>	Date: <u>11/2/03</u>
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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**

NOTES:

- 1.) DEED REFERENCE: LOUISE D. HALL TO SUSAN D. TAYLOR DATED AUGUST 28, 2000 AND RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS IN BOOK 15707, PAGE 336.
- 2.) PLAN REFERENCE: " PLAN OF LAND IN PORTLAND MAINE OWNED BY DEERING HEIRS ", DATED JULY 21, 1921 BY E. C. JORDAN & CO. AND RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS IN PLAN BOOK 25, PAGE 7.
- 3.) BEARINGS REFER TO MAGNETIC 2003 AND ARE BASED ON A HAND COMPASS READING.
- 4.) THIS SURVEY CONFORMS TO THE STANDARDS OF THE MAINE BOARD OF LICENSURE FOR LAND SURVEYORS, CATEGORY 1, CONDITION 3. (EXCEPTING: NO WRITTEN REPORT AND NO NEW DESCRIPTION.)



Front 20'
 Rear - 20'
 Sides - 8'
 Shaw's 9' OK

YOK
 Lot cov - 40%

[Handwritten Signature]

WILLIAM G. AUSTIN
 STATE OF MAINE
 PROFESSIONAL LAND SURVEYOR 92174

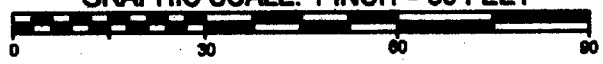
PLAN SHOWING
 A STANDARD BOUNDARY SURVEY
 MADE FOR

SUSAN D. TAYLOR

OF PROPERTY LOCATED AT
 35 ST. GEORGE STREET, PORTLAND, MAINE
 SCALE: 1 INCH = 30 FEET SEPTEMBER 11, 2003

SURVEYED BY:
 AUSTIN LAND SURVEYING, L.L.C.
 62 ELDERBERRY LANE
 NEW GLOUCESTER, MAINE 04260

GRAPHIC SCALE: 1 INCH = 30 FEET



This page contains a detailed description of the Parcel ID you selected. Press the **New Search** button at the bottom of the screen to submit a new query.

Current Owner Information

Card Number	1 of 1
Parcel ID	082 D008001
Location	35 ST GEORGE ST
Land Use	SINGLE FAMILY
Owner Address	TAYLOR SUSAN D 35 ST GEORGE ST PORTLAND ME 04103
Book/Page	15707/336
Legal	82-D-8 ST GEORGE ST 35 9800 SF

Valuation Information

Land	Building	Total
\$33,500	\$63,420	\$96,920

Property Information

Year Built 1962	Style Cape	Story Height 1	Sq. Ft. 1075	Total Acres 0.225		
Bedrooms 3	Full Baths 1	Half Baths	Total Rooms 6	Attic Full Finsh	Basement Full	

Outbuildings

Type	Quantity	Year Built	Size	Grade	Condition
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Sales Information

Date 09/05/2000	Type LAND + BLDING	Price \$122,500	Book/Page 15707-336
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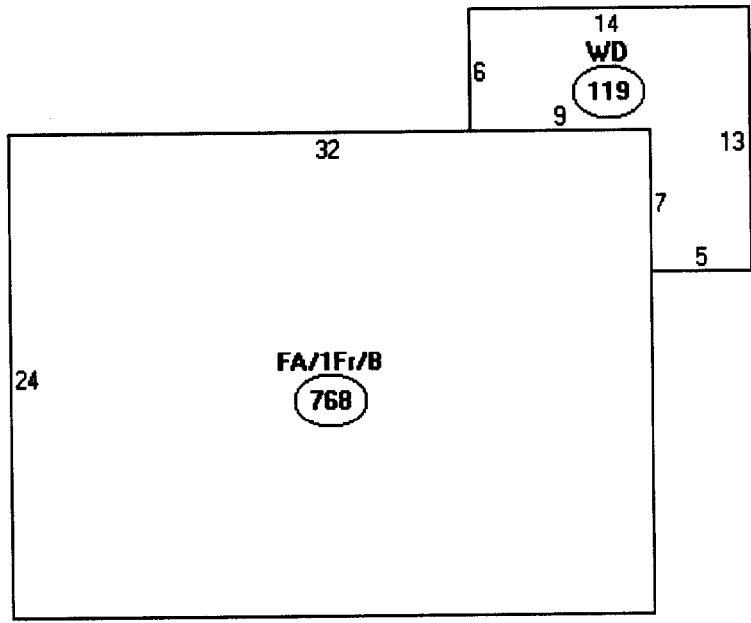
Picture and Sketch

<u>Picture</u>	<u>Sketch</u>
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[Click here to view Tax Roll Information.](#)

Any information concerning tax payments should be directed to the Treasury office at 874-8490 or [e-mailed.](#)





Descriptor/Area

A: FA/1Fr/B
768 sqft

B: WD
119 sqft