

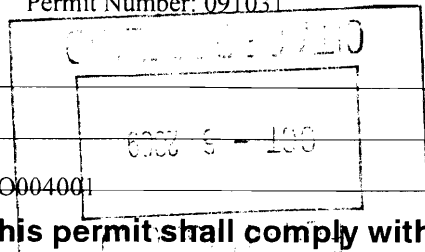
DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

BUILDING PERMITS

PERMIT

Please Read Application And Notes, If Any, Attached

Permit Number: 091031



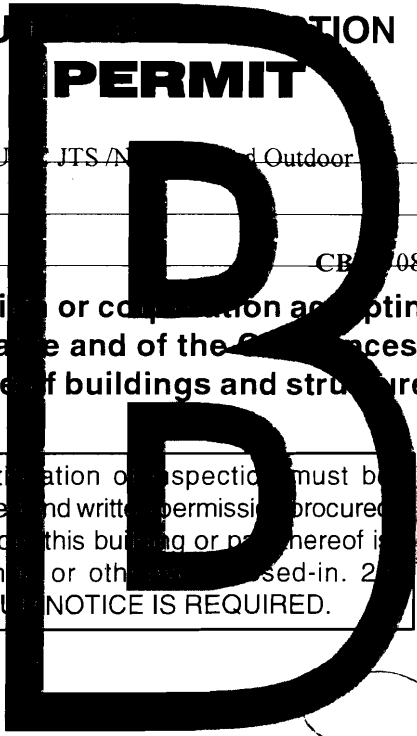
This is to certify that GLEASON NANCY M & PAUL JTS/NO and Outdoor

has permission to install a 10' x 16' shed

AT 47 SUNSET AVE Great Diamond Island

CB 083A 0004001

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 lathed or otherwise closed-in. 24 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

[Signature]
9/30/09
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: 09-1031	Issue Date:	CBL: 083A 0004001
-----------------------	-------------	----------------------

Location of Construction: 47 SUNSET AVE Great Diamond Is	Owner Name: GLEASON NANCY M & PAUL C	Owner Address: PO BOX 7953	Phone:
Business Name:	Contractor Name: New England Outdoor Wood Produ	Contractor Address: 37 1/2 Oakland Ave Methuen	Phone 8006494549
Lessee/Buyer's Name	Phone:	Permit Type: Sheds	Zone: IR-2

Past Use: Single Family Home	Proposed Use: Single Family Home - install a 10' x 16' shed	Permit Fee: \$60.00	Cost of Work: \$3,542.00	CEO District: 1
---------------------------------	--	------------------------	-----------------------------	--------------------

Proposed Project Description: install a 10' x 16' shed	FIRE DEPT: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied <i>N/A</i> Signature:	INSPECTION: Use Group: <i>R.3/v</i> Type: <i>SB</i> <i>IRC 2003</i> 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: Ldobson	Date Applied For: 09/17/2009	Zoning Approval
-----------------------------	---------------------------------	------------------------

1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules. 2. Building permits do not include plumbing, septic or electrical work. 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..	Special Zone or Reviews <input type="checkbox"/> Shoreland <i>N/A</i> <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"/> <i>OK w/conditions</i> Date: <i>9/28/09</i> <i>ABM</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 <i>ABM</i> Date: _____
			

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

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.

 X **Footing/Building Location Inspection: Prior to pouring concrete or setting precast piers**

 X **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.

Paul C. Shean
Signature of Applicant/Designee

10/7/09
Date

Signature of Inspections Official

Date



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>47 Sunset Ave GDI</u>		
Total Square Footage of Proposed Structure/Area <u>160 sq ft</u>	Square Footage of Lot <u>21,828.96 sq ft</u>	Number of Stories <u>1</u>
Tax Assessor's Chart, Block & Lot Chart# <u>083A</u> Block# <u>0</u> Lot# <u>4-5</u>	Applicant *must be owner, Lessee or Buyer* Name <u>PAUL GLEASON</u> Address <u>89 Sunset Ave</u> City, State & Zip <u>Portland, ME 04109</u>	Telephone: <u>766-2607</u>
Lessee/DBA (If Applicable) <u>SEP 17 2009</u>	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>3542.00</u> C of O Fee: \$ _____ Total Fee: \$ <u>600</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: <u>Garden Shed</u> Is property part of a subdivision? <u>No</u> If yes, please name _____ Project description:		
Contractor's name: <u>New England Outdoor Wood Products</u> Address: <u>37 1/2 Oakland Ave</u> City, State & Zip <u>Northun, MA 01844</u> Telephone: <u>1-800-649-4548</u> Who should we contact when the permit is ready: <u>PAUL GLEASON</u> Telephone: <u>766-2607</u> Mailing address: <u>P.O. Box 7953 Portland, ME 04112</u>		

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.

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: Paul C. Gleason Date: 9/11/09

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

City of Portland, Maine - Building or Use Permit

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

Permit No: 09-1031	Date Applied For: 09/17/2009	CBL: 083A 0004001
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Location of Construction: 47 SUNSET AVE Great Diamond Is	Owner Name: GLEASON NANCY M & PAUL C	Owner Address: PO BOX 7953	Phone:
Business Name:	Contractor Name: New England Outdoor Wood Produ	Contractor Address: 37 1/2 Oakland Ave Methuen	Phone: (800) 649-4549
Lessee/Buyer's Name	Phone:	Permit Type: Sheds	

Proposed Use: Single Family Home - install a 10' x 16' shed	Proposed Project Description: install a 10' x 16' shed
---	--

Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Ann Machado **Approval Date:** 09/28/2009

Note: **Ok to Issue:**

- 1) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
- 2) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

Dept: Building **Status:** Approved **Reviewer:** Residential Plan Revie **Approval Date:**

Note: **Ok to Issue:**

Comments:

9/24/2009-amachado: Left vcm for Paul Gleason. Rear setback needs to be 25'. Plot plan shows it at 20'. Needs to be revised.

9/28/2009-amachado: Received revised plot plan.

Applicant: Paul Gleason

Date: 9/24/09

Address: 47 Sunset Ave - GDI.

C-B-L: 83A-0-04.

Permit # ~~000~~ 09-1031

CHECK-LIST AGAINST ZONING ORDINANCE

*received revised plot plan 9/28/09

Date - built 1890

Zone Location - IR-2

Interior or corner lot

Proposed Use/Work - build 10'x16' shed, (garden)

Sevage Disposal -

Lot Street Frontage -

Front Yard - 25 min. - N/A

* Rear Yard - 25 min. - ~~20' shown~~ 48' shown on revised plot plan

Side Yard - 20' min. - ~~20' shown~~ 25' shown on revised plot plan

Projections -

Width of Lot -

Height - 18' max

Lot Area - 20,000 sq ft min - 21,320 sq ft (assessor's)

Lot Coverage Impervious Surface - 20% = 4264 sq ft

Area per Family - OK

Off-street Parking -

Loading Bays -

Site Plan -

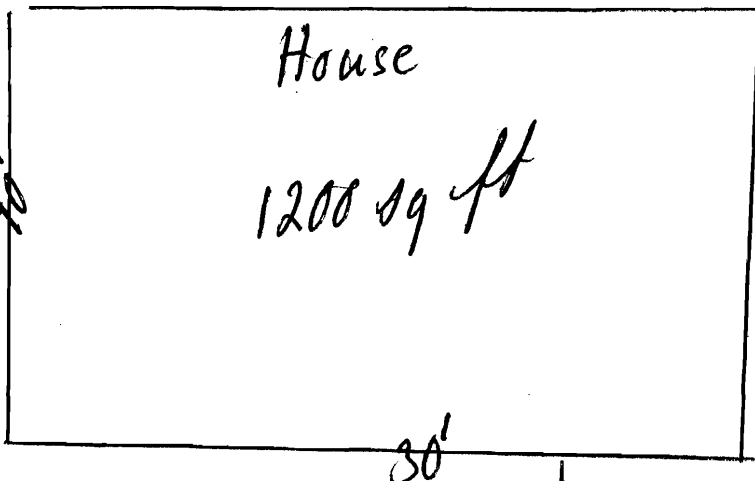
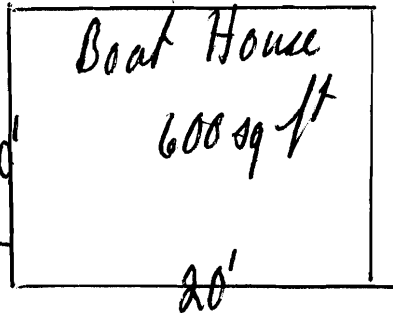
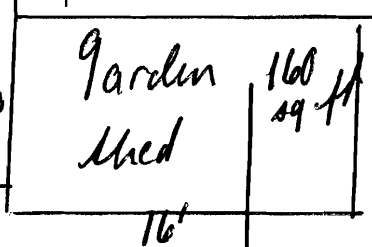
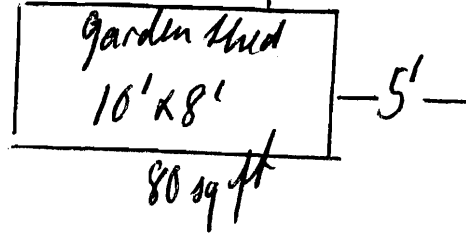
Shoreland Zoning/ Stream Protection - N/A.

Flood Plains -

	House -	1611	
	backlash.	600 = 20 x 30	
existing	Shed	50	
		<hr/>	
		2296 sq ft	
proposed		160	16 x 10 =
		<hr/>	
	OK	2456 sq ft	

Great Diamond Island 083A-0-4-5

lots 128, 129
Total sq ft 21,828.96 sq ft



RECEIVED

SEP 28 2000

Dept. of Building Inspections
City of Portland Maine

Gorgee St

223.2'

25'

25'

20'

48'

80'

10'

16'

30'

20'

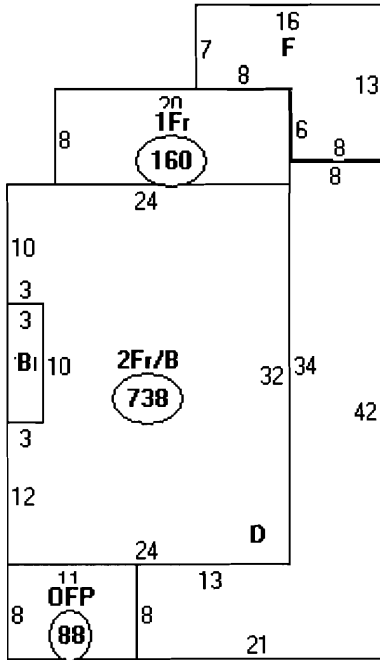
40'

30'

20'

97.8'

Sunset Ave



Descriptor/Area

- A: 2Fr/B
738 sqft
- B: OP/1Fr
30 sqft
- C: 1Fr
160 sqft
- D: EP
440 sqft
- E: OFF
88 sqft
- F: OFF
160 sqft

= 1616 ϕ



Quality Storage S
"Designed to last a li

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4' x 4' PT Timber with Pebble Base

To Order Call 1-800-849-4549 or Reqi

Storage Shed Pricing Chart

Storage Sheds

Amish Gazebos

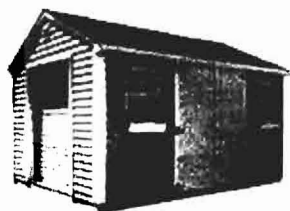
Other Products

On-Site Inspections

Shed Removal



Gambrel Sheds



Delmar Sheds

Basic Model D' x L'	Chateau			Quaker			Pine
	Pine	Cedar	Vinyl	Pine	Cedar	Vinyl	
6' x 8'	\$1058	\$1324	\$1359	\$1129	\$1409	\$1437	
6' x 10'	\$1261	\$1571	\$1611	\$1353	\$1666	\$1699	
6' x 12'	\$1513	\$1864	\$1893	\$1615	\$1968	\$1990	
6' x 14'	\$1781	\$2213	\$2209	\$1890	\$2326	\$2314	
6' x 16'	\$2039	\$2532	\$2527	\$2154	\$2651	\$2637	
Quaker & Gambrel							
8' x 8'	\$1361	\$1685	\$1694	\$1429	\$1767	\$1770	
8' x 10'	\$1587	\$1967	\$1958	\$1676	\$2059	\$2037	
8' x 12'	\$1868	\$2292	\$2262	\$1965	\$2391	\$2354	
8' x 14'	\$2129	\$2596	\$2526	\$2234	\$2705	\$2627	
8' x 16'	\$2395	\$2907	\$2862	\$2504	\$3020	\$2966	
8' x 18'	\$2721	\$3311	\$3188	\$2892	\$3463	\$3329	
8' x 20'	\$3011	\$3649	\$3479	\$3166	\$3807	\$3625	
10' x 10'	\$1914	\$2364	\$2306	\$2032	\$2485	\$2418	\$2610
10' x 12'	\$2271	\$2770	\$2657	\$2397	\$2899	\$2777	\$2981
10' x 14'	\$2606	\$3153	\$3010	\$2741	\$3292	\$3183	\$3330
10' x 16'	\$2947	\$3542	\$3368	\$3089	\$3689	\$3499	\$3685
10' x 18'	\$3341	\$4021	\$3807	\$3486	\$4127	\$3945	\$4093
10' x 20'	\$3729	\$4461	\$4211	\$3883	\$4620	\$4357	\$4495
12' x 12'	\$2650	\$3228	\$3058	\$2783	\$3366	\$3185	\$3374
12' x 14'	\$3053	\$3684	\$3448	\$3193	\$3828	\$3581	\$3791
12' x 16'	\$3430	\$4113	\$3838	\$3578	\$4265	\$3977	\$4182
12' x 18'	\$3868	\$4642	\$4378	\$4024	\$4803	\$4525	\$4634
12' x 20'	\$4305	\$5134	\$4830	\$4470	\$5305	\$4986	\$5086
14' x 14'	\$3574	\$4294	\$4058	\$3737	\$4461	\$4215	\$4326
14' x 16'	\$4013	\$4790	\$4513	\$4197	\$4979	\$4690	\$4779
14' x 18'	\$4536	\$5371	\$5047	\$4745	\$5585	\$5247	\$5316
14' x 20'	\$5061	\$5954	\$5583	\$5291	\$6190	\$5804	\$5855

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	083A 0004001
Location	47 SUNSET AVE
Land Use	SEASONAL
Owner Address	GLEASON NANCY M & PAUL C JTS PO BOX 7953 PORTLAND ME 04112
Book/Page	
Legal	83A-0-4-5 SUNSET AVE GORGES ST SUMMIT AVE GR DIA ISLAND 21320 SF

Current Assessed Valuation

Land	Building	Total
\$153,100	\$193,400	\$346,500

Property Information

Year Built 1890	Style Old Style	Story Height 2	Sq. Ft. 1666	Total Acres 0.489	
Bedrooms 4	Full Baths 2	Half Baths	Total Rooms 8	Attic None	Basement Full

Outbuildings

Type GARAGE-WD/CB	Quantity 1	Year Built 2006	Size 26X30	Grade B	Condition A
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Sales Information

Date	Type	Price	Book/Page
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Picture and Sketch

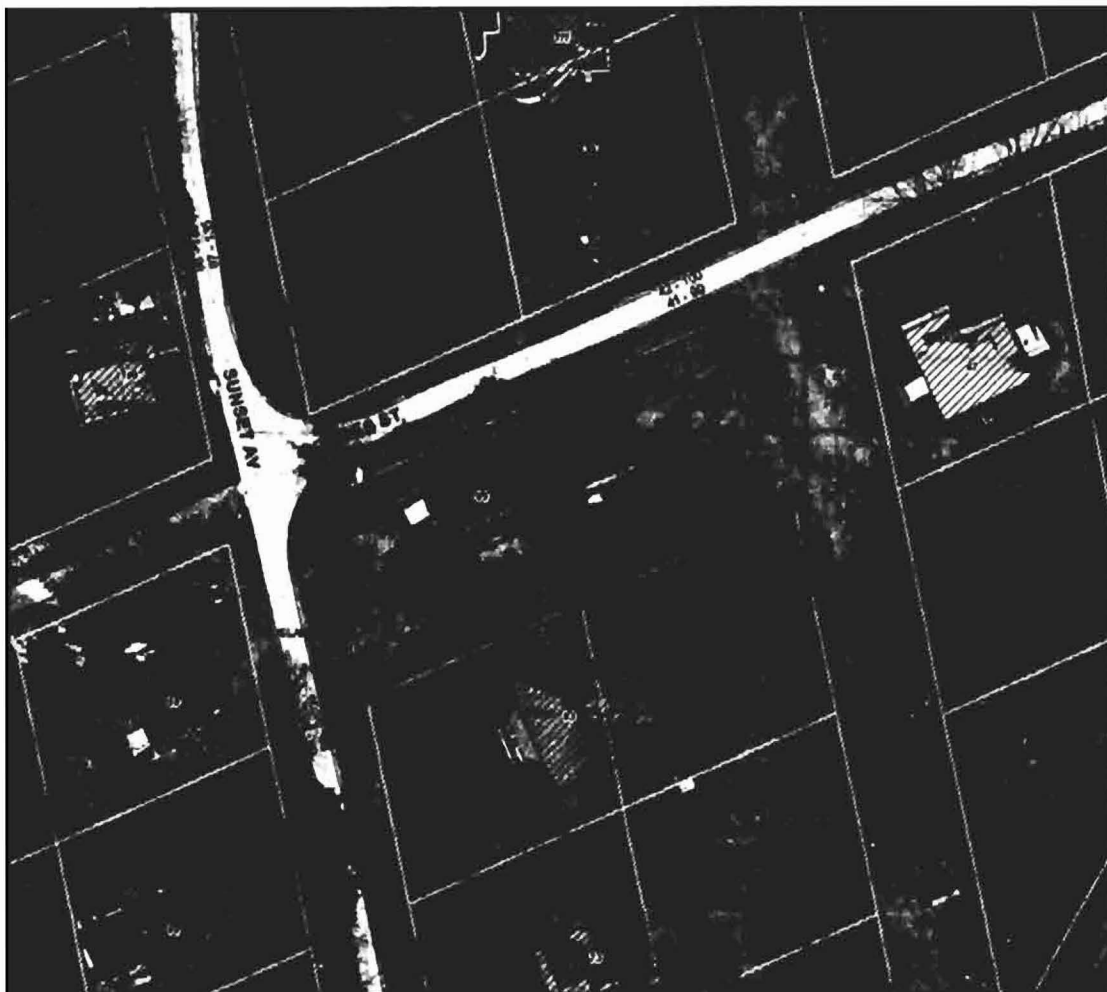
<u>Picture</u>	<u>Sketch</u>	<u>Tax Map</u>
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[Click here to view Tax Roll Information.](#)

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

New Search!



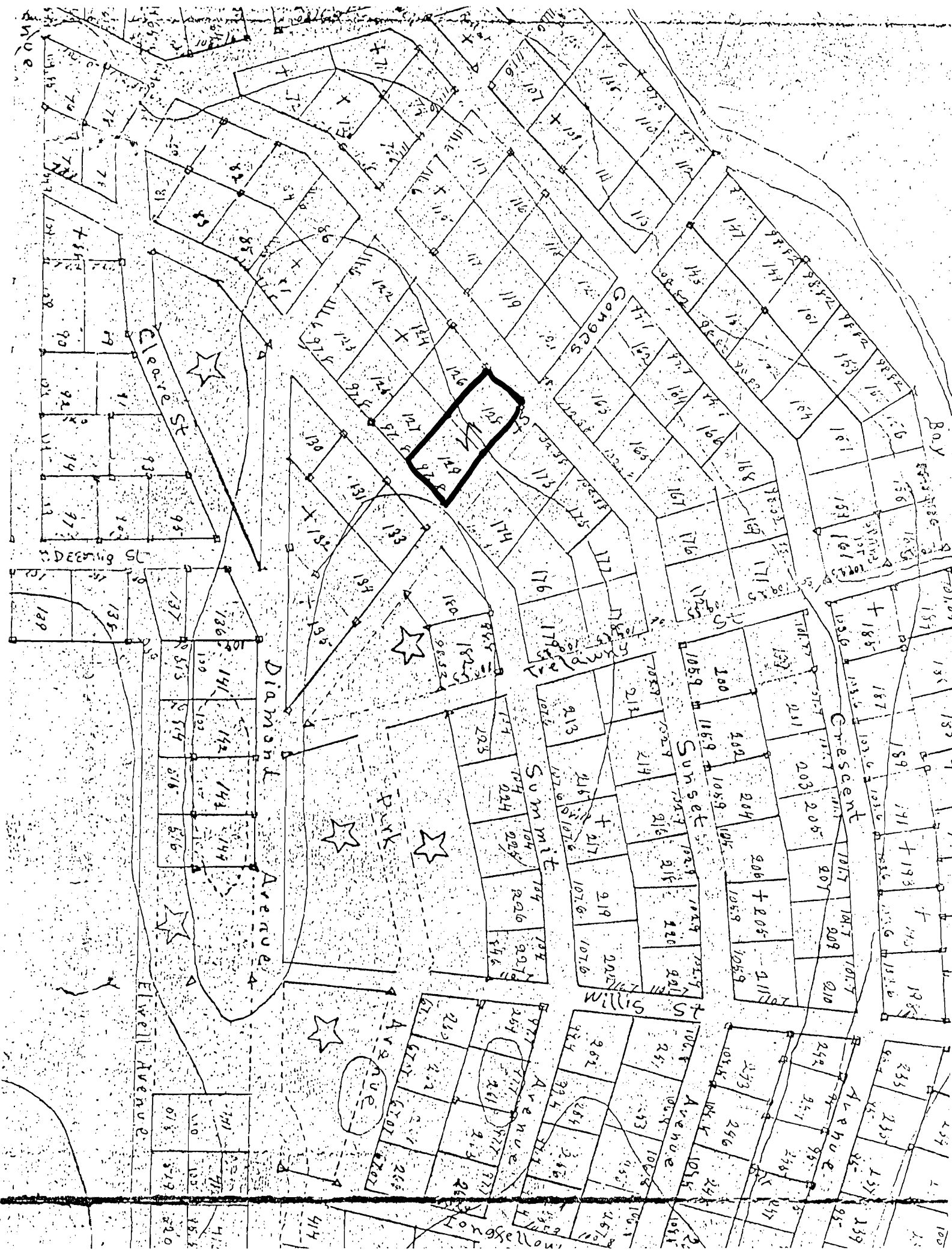


City of Portland
GIS



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Copyright 2007
City of Portland
389 Congress St.
Portland, Maine
04101



105

Clearview St

Diamond Avenue

Sun Set

Congress

Boy

Crescent

Everell Avenue

Park Ave

Ave

Avenue

Avenue

741

110

125

329

220

742

126

328

219

743

127

327

218

744

128

326

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162

292

183

779

163

291

182

780

164

290

181

4292/82

25667

Warranty Deed

(JOINT TENANCY)

WE, RICHARD L. WILSON and ANNABEL C. WILSON, being husband and wife, of Middletown, Monmouth County, State of New Jersey, (being married, for consideration paid, grant to PAUL C. GLEASON and NANCY M. GLEASON both of Newton, Middlesex County, Massachusetts with Warranty Covenants, as joint tenants, the land in Portland Cumberland County, Maine:

A certain lot or parcel of land, with the buildings thereon, situated on Diamond Island in Casco Bay, being within the limits of Portland, County of Cumberland and State of Maine and numbered one hundred twenty-eight (128) on plan of lands of the Diamond Island Association, a corporation duly created by law and located at Portland, Maine, said plan being recorded in Cumberland County Registry of Deeds in Plan Book 4, Page 42; said Lot No. 128 being on the easterly side of Sunset Avenue and having a frontage on said Avenue of ninety-seven and eight tenths (97.8) feet and extending back therefrom on Gorges Street one hundred eleven and six tenths (111.6) feet according to said plan. Also the use in common with other proprietors of cottage lots, of the wharves, beaches, avenue and streets, also the grounds, groves and other properties of the Corporation on said Diamond Island, until the same shall be sold, leased, or dedicated to special purposes by the Corporation or its Directors.

Also another certain lot or parcel of land, with the buildings thereon, situated on said Diamond Island being Lot No. 129 according to the above mentioned plan, the same being on the westerly side of Summit Avenue and having a frontage on said Avenue of Ninety-seven and eight tenths (97.8) feet and extending back therefrom one hundred eleven and six tenths (111.6) feet according to said plan.

Being the same premises conveyed to us by Elmer Chiarappa, et al, by deed dated October 1, 1965 and recorded in said Registry of Deeds in Book 2928, Page 141.

XX

XX

Witness our hands and seals this 28th day of Aug., 1978. In presence of:

John P. [Signature]

Richard L. Wilson
Annabel C. Wilson



State of Maine
County of Cumberland

Aug 28, 1978

Then personally appeared the above named Richard L. Wilson and acknowledged the foregoing instrument to be his free act and deed.

Before me,



AUG 29 1978

REGISTRY OF DEEDS, CUMBERLAND COUNTY, MAINE
Received at 3 11 42 PM, and recorded in
BOOK 4292 PAGE 82

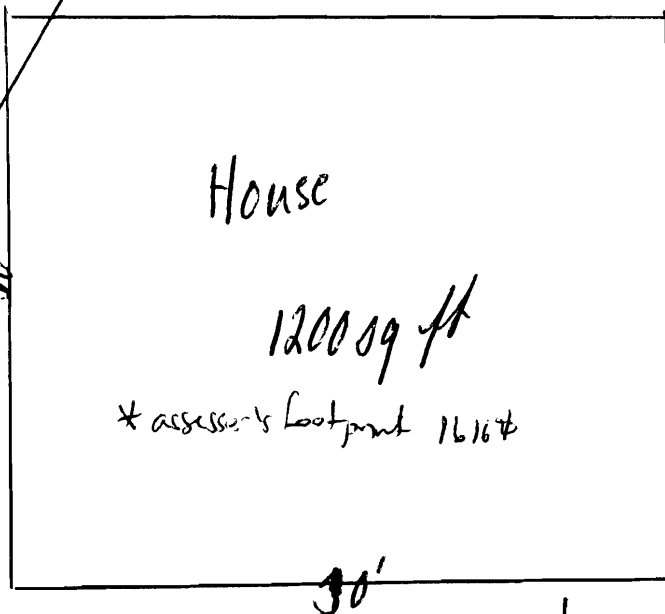
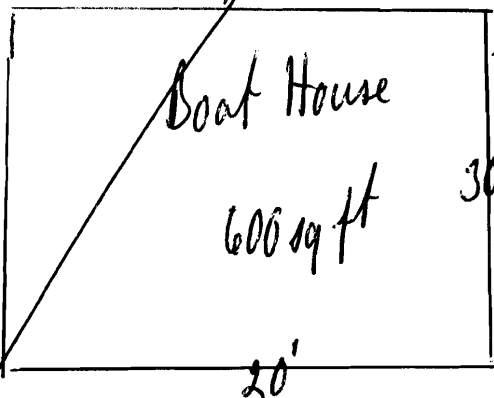
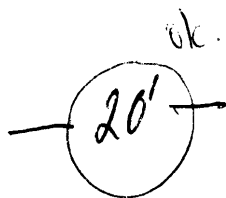
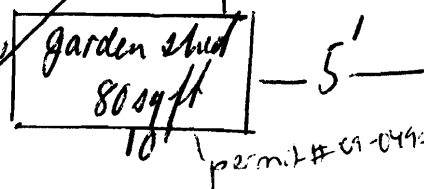
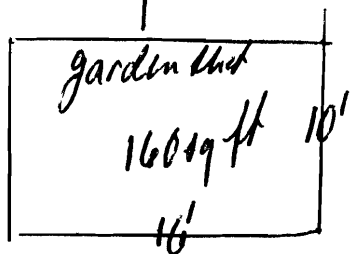
Justice of the Peace, Notary Public

Leah J. Davis DEPUTY Register

GREAT Diamond Island 083A-0-4-5

Summit

Lots 128, 129 to
Total sq ft 21828.96 sq ft



See revised
received
9/28/09

Gorges At

223.2'

20'

40'

30'

20'

97.8'

SUNSET Ave front.