

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: 03-1059 Issue Date: SEP 02 2003 CBL: 084 V008001

Location of Construction: 4 Torrington Ave	Owner Name: Kennedy Harris W &	Owner Address: 4 Torrington Ave CITY OF PORTLAND	Phone: 766-0966
Business Name:	Contractor Name: Rick Caron	Contractor Address: PO Box 101 Peaks Island	Phone: 2077665084
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	Zone: IR-2

Past Use: Single Family	Proposed Use: Single Family w/addition/expansion	Permit Fee: \$561.00	Cost of Work: \$60,000.00	CEO District: 3	Shoreland
Proposed Project Description: Build 614 SF of addition and deck & expand 32% of existing house 2 stories		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: Type: R3 SB BOCA 1999 Signature: JMB 9/2/03		

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)

Action: Approved Approved w/Conditions Denied

Signature: Date:

Permit Taken By: jmb Date Applied For: 09/02/2003

Zoning Approval

<ol style="list-style-type: none"> 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. 	Special Zone or Reviews <input checked="" type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input checked="" 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: JMB 9/2/03	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: JMB
	<p><i>Panel to zone C</i></p> <p><i>Approved w/conditions within 250' ft but addition 75' from house 50% EXPANSION 14-436</i></p>		

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

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Business Name:	Contractor Name: Rick Caron	Contractor Address: PO Box 101 Peaks Island	Phone: (207) 766-5084
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	

Proposed Use: Single Family w/addition/expansion	Proposed Project Description: Build 614 SF of addition and deck & expand 32% of existing house 2 stories
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Dept: Zoning	Status: Approved with Conditions	Reviewer: Jeanine Bourke	Approval Date: 09/02/2003
Note:			Ok to Issue: <input checked="" type="checkbox"/>
1) This permit is approved using Sec. 14-436(a) allowing a 50% expansion of the 1st floor footprint into the 2nd floor.			
2) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.			
3) 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 with Conditions	Reviewer: Jeanine Bourke	Approval Date: 09/02/2003
Note:			Ok to Issue: <input checked="" type="checkbox"/>
1) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.			
2) A set of 11x17 plans must be submitted for archiving. The plans must be stamped or all engineered products must have design load specs submitted.			
3) Separate permits are required for any electrical or plumbing work.			



Residential 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: 84-V-8-9 (4 Toorington Ave Peaks IS)		
Total Square Footage of Proposed Structure 614 sqft	Square Footage of Lot 7,840	
Tax Assessor's Chart, Block & Lot Chart# 84 Block# -V- Lot# 8-9	Owner: Harris Kennedy	Telephone: 766-0966
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: Rick Caron (Builder) PO Box 101 Peaks IS ME 04108 766-5084	Cost Of Work: \$ 60 K Fee: \$ 561.00
Current Specific use: Residential (Single family)		
Proposed Specific use: Addition to Single family Residence		
Project description: 2 Story Addition to existing structure		
Contractor's name, address & telephone: R.P. Caron PO Box 101 Peaks IS ME 04108 766-5084		
Who should we contact when the permit is ready: R.P. Caron 766-5084		
Mailing address: PO Box 101 Peaks IS ME 04108		
Phone: 766-5084		

Please submit all of the information outlined in the Residential Application Checklist. Failure to do so will result in the automatic denial of your permit.

At the discretion of the Planning and Development Department, additional information may be required prior to permit approval. For further information stop by the Building Inspections 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/hcr 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: R.P. Caron	Date: 09-02-03
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Permit Fee: \$30.00 for the first \$1000.00 Construction Cost, \$9.00 per additional \$1000.00 cost

This is not a Permit; you may not commence any work until the Permit is issued.

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 084 V008001
 Location 4 TORRINGTON AVE
 Land Use SINGLE FAMILY
 Owner Address KENNEDY HARRIS W & ALICE G JTS
 4 TORRINGTON AVE
 PEAKS ISLAND NE 04108
 Book/Page 13881/56
 Legal 84-V-8-7
 OAK AVE
 TORRINGTON AVE
 PEAKS ISLAND 9678 SF

Rick 2PM
 IR-2
 Shoreland

Valuation Information

Land \$80,010 Building \$44,310 Total \$124,320

Property Information

Year Built 1948	Style Ranch	Story Height 1	Sq. Ft. 1022	Total Acres 0.222		
Bedrooms 2	Full Baths 1	Half Baths	Total Rooms 4	Attic None	Basement Crawl	

Outbuildings

Type	Quantity	Year Built	Size	Grade	Condition
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Sales Information

Date	Type	Price	Book/Page
06/01/1998	LAND + BLDING		13881-056
06/01/1998	LAND + BLDING		13881-055

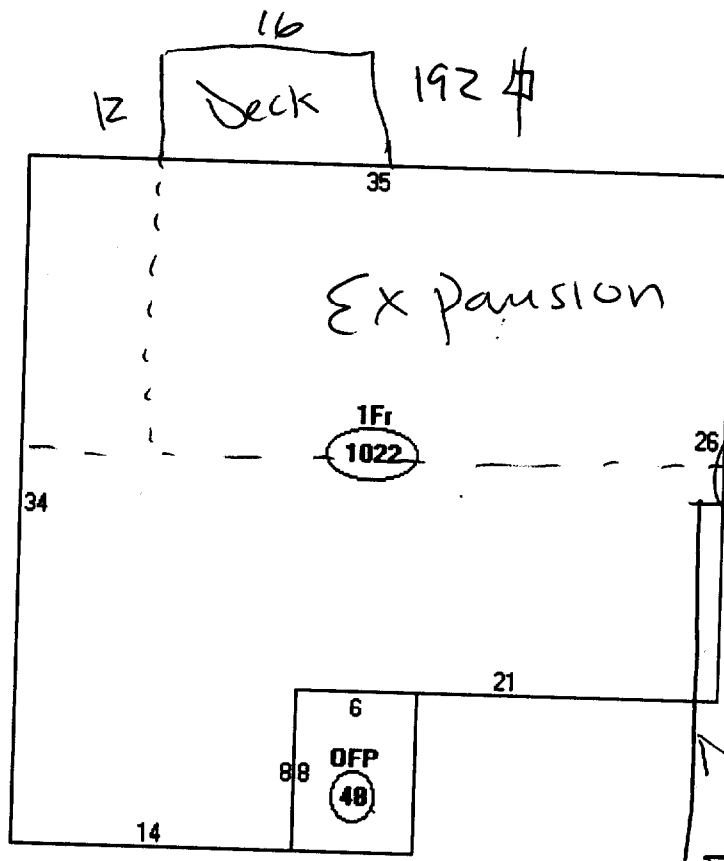
Picture and Sketch

Picture Sketch

[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: 1Fr
1022 sqft
B: OFF
48 sqft

1,070 \$
304 addition
310 Deck

192
1,262
↓

1,684 \$

50%

= 631 \$

Expansion
In 2nd FLOOR
403 \$

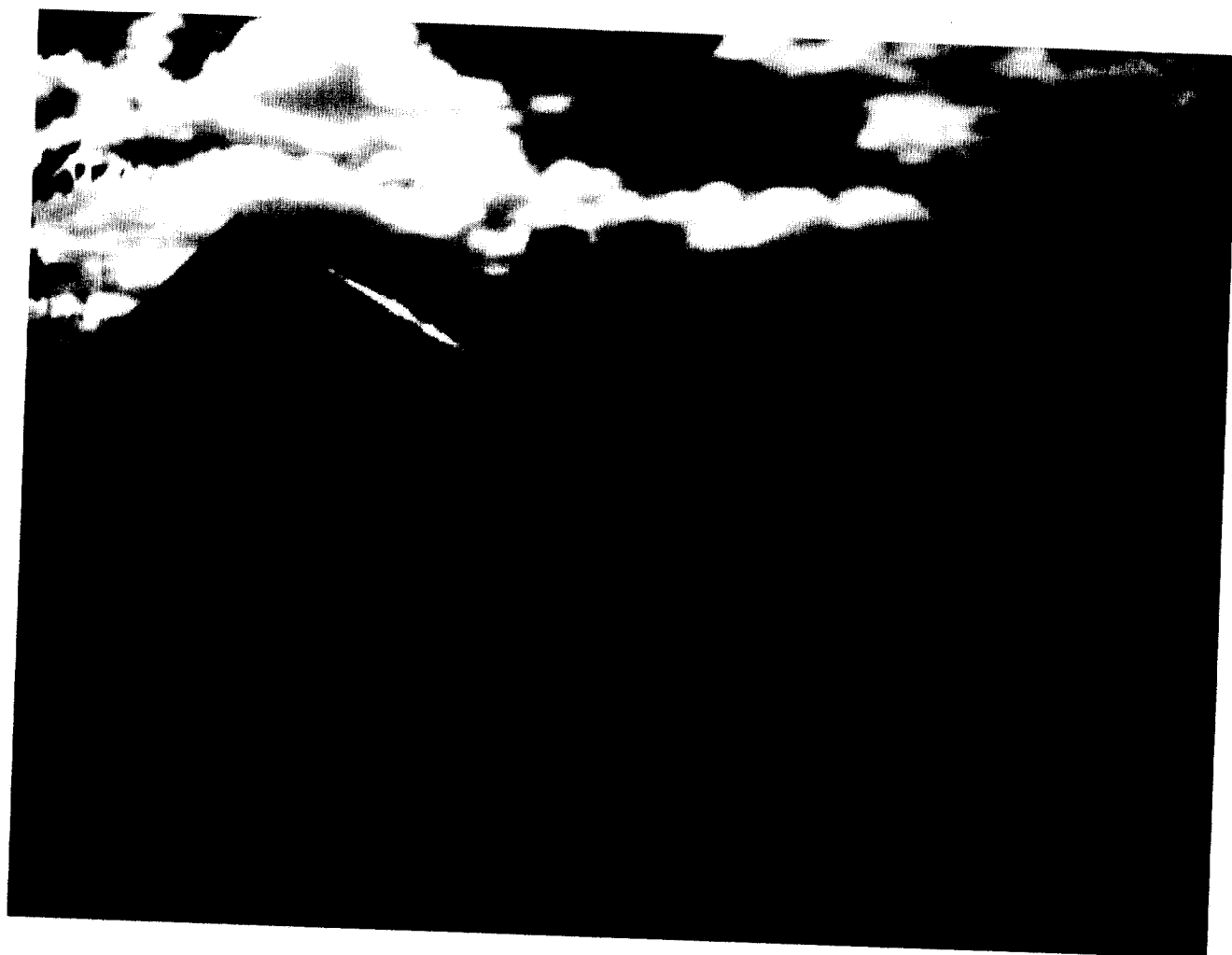
→ 32%

Sec. 14-436
allows 50%
Expansion

Lot = per survey
9,840 \$
x .20%

OK

1,968 \$



<http://www.portlandassessor.com/images/pictures/01029901.jpg>

09/02/2003

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.

JB ~~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
- NA ~~Re-Bar Schedule Inspection~~: Prior to pouring concrete
- NA ~~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.

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

X R.P. Cam
Signature of applicant/designee

09-02-03
Date

Carrie Bonke
Signature of Inspections Official

Date

9/2/03
Date

CBL: 84-V-8 Building Permit #: 03-1059

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

BUILDING DEPARTMENT

PERMIT ISSUED

Please Read Application And Notes, If Any, Attached

Permit Number: 031059
SEP 02 2003

PERMIT

This is to certify that Kennedy Harris W &/Rick O
has permission to Build 614 SF of addition and deck & extend 32% existing base 2 stories
AT 4 Torrington Ave 084 V008001

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 work in progress must be reported to the inspector before this building or part thereof is occupied or closed-in. **NO WORK 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

Jamie Bonke 9/2/03
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD