

Portland, Maine



Yes. Life's good here.

Permitting and Inspections Department
Michael A. Russell, MS, Director

Demolition of a Structure Submission Checklist

A permit is required for the demolition of any structure. Permit for interior demolition should be combined with the permit for proposed interior construction (see Submission Requirements for One- and Two-Family Additions and Alterations or Commercial Interior Alterations, as appropriate).

All applications for demolition of a structure shall include the following:

- Demolition of a Structure Submission Checklist** (this form)
- General Building Permit Application**
- Completion of the Demolition Call List** (see attached)
- Copies of written notices to property owners** of all abutting lots (see Tax Assessor's office for name and address of owner of record)
- A photo of the structure to be demolished**
- A plot plan or site plan** of the property showing the shape and dimension of the lot, footprint of all existing structures and structure(s) to be demolished including distance from property lines and the location and dimension of all parking areas and driveways
- Certification from an asbestos abatement company**, if required (See attached information regarding asbestos demolition.) *N/A*

Work may not commence until the permit is issued.

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General Building Permit Application

Project Address: 7 Diamond Pass, Peaks Island
Tax Assessor's CBL: 090 A001 001 Chart # Block # Lot # Cost of Work: \$ 17,500.00
Proposed use (e.g., single-family, retail, restaurant, etc.): single-family
Current use: cottage-seasonal Past use, if currently vacant: _____

Commercial Multi-Family Residential One/Two Family Residential

Type of work (check all that apply):

- | | | |
|--|---|---|
| <input checked="" type="checkbox"/> New Structure | <input type="checkbox"/> Fence | <input type="checkbox"/> Change of Ownership - Condo Conversion |
| <input type="checkbox"/> Addition | <input type="checkbox"/> Pool - Above Ground | <input type="checkbox"/> Change of Use |
| <input type="checkbox"/> Alteration | <input type="checkbox"/> Pool - In Ground | <input type="checkbox"/> Change of Use - Home Occupation |
| <input type="checkbox"/> Amendment | <input type="checkbox"/> Retaining Wall | <input type="checkbox"/> Radio/Telecommunications Equipment |
| <input type="checkbox"/> Shed | <input type="checkbox"/> Replacement Windows | <input type="checkbox"/> Radio/Telecommunications Tower |
| <input checked="" type="checkbox"/> Demolition - Structure | <input type="checkbox"/> Commercial Hood System | <input type="checkbox"/> Tent/Stage |
| <input type="checkbox"/> Demolition - Interior | <input type="checkbox"/> Tank Installation/ | <input type="checkbox"/> Wind Tower |
| <input type="checkbox"/> Garage - Attached | <input type="checkbox"/> Replacement Tank Removal | <input type="checkbox"/> Solar Energy Installation |
| <input type="checkbox"/> Garage - Detached | | <input type="checkbox"/> Site Alteration |

Project description/scope of work (attach additional pages if needed):

Existing seasonal cottage to be demolished and a new home to be built.

Applicant Name: Bill Bunton Phone: (207) 653-7650
Address: 87 Middle Road Cumberland, ME 04021 Email: mbunton@maine.rr.com
Lessee/Owner Name (if different): Sam Spirn Phone: (617) 849-0601
Address: 61 Chandler Street Apt 2 Boston MA 02116 Email: SSpirn@berkshirepartners.com
Contractor Name (if different): Bill Bunton Phone: (207) 653-7650
Address: 87 Middle Road, Cumberland, ME 04021 Email: mbunton@maine.rr.com

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: [Signature] Date: August 10, 2017
This is a legal document and your electronic signature is considered a legal signature per Maine state law.

Review of this application will not begin until the permit payment is received. This is not a permit. Work may not commence until the permit is issued.



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Demolition Call List & Requirements

Site Address: 7 Diamond Pass Owner: Sam Spinn

Structure Type: single family seasonal cottage Contractor: Bill Bunton

Utility Approvals	Phone #	Contact Name	Date
Central Maine Power	1-800-750-4000	<u>Kate</u>	<u>8/4/17</u>
Unitil	866-933-3821	<u>N/A</u>	<u></u>
Portland Water District	761-8310	<u>Karen L.</u>	<u>8/4/17</u>
Dig Safe	1-888-344-7233	<u>Scott</u> <i>temp # 20173114619</i>	<u>8/4/17</u>
DEP – Environmental (Augusta)	287-2651	<u>Sandy Moody</u>	<u>8/8/17</u>
City of Portland:			
DPW - Traffic Division	874-8891	<u>Carol Merit</u>	<u>8/8/17</u>
DPW - Sealed Drain Permit	874-8822	<u>Carol Merit</u>	<u>8/4/17</u>
Historic Preservation	874-8726	<u>Deb Andrews</u>	<u>8/5/17</u>

Note: After calling Dig Safe, you must wait 72 business hours before digging can begin.

U.S. EPA Region 1 – No Phone call required. Just mail copy of State Asbestos Building Demolition Notification to:

Demo / Reno Clerk
US EPA Region I (SEA)
JFK Federal Building
Boston, MA 02203

I have contacted all of the necessary companies and departments as indicated above and attached all required documentation.

Signed: *Bill Bunton* Date: 8/8/17

This is a legal document and your electronic signature is considered a legal signature per Maine state law.

For more information or to download this form and other permit applications visit the Permitting and Inspections Department on our website at www.portlandmaine.gov/1728/Permitting-Inspections.

This page contains a detailed description of the Parcel ID you selected.

[New Search!](#)

Current Owner Information:

Services

- [Applications](#)
- [Doing Business](#)
- [Maps](#)
- [Tax Relief](#)
- [Tax Roll](#)
- [Q & A](#)

[browse city services a-z](#)

[browse facts and links a-z](#)



Best viewed at 800x600, with Internet Explorer

CBL 090 A001001
Land Use Type SINGLE FAMILY
Verify legal use with Inspections Division
Property Location 7 DIAMOND PASS
Owner Information SPIRN SAMUEL W TRUSTEE
61 CHANDLER ST # 2
BOSTON MA 02116
Book and Page 32839/321
Legal Description 90-A-1
DIAMOND PASS 7
ISLAND AVE
PEAKS ISLAND 14100 SF

Current Rental Registration

Acres 0.3237

Current Assessed Valuation:

TAX ACCT NO.	14426	OWNER OF RECORD AS OF APRIL 2017
LAND VALUE	\$374,800.00	SPIRN SAMUEL W TRUSTEE
BUILDING VALUE	\$104,000.00	
NET TAXABLE - REAL ESTATE	\$478,800.00	61 CHANDLER ST # 2 BOSTON MA 02116
TAX AMOUNT	\$10,366.02	

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

Building Information:

Building 1

Year Built 1900
Style/Structure Type OLD STYLE
Stories 2
Units 1
Bedrooms 4
Full Baths 2
Total Rooms 7
Attic NONE
Basement CRAWL
Square Feet 1309

[View Sketch](#)

[View Map](#)

[View Picture](#)

Outbuildings/Yard Improvements:

Building 1

Year Built 1900
Structure GARAGE-WD/CB
Size 18X18
Units 1
Grade D
Condition F

Sales Information:

Sale Date	Type	Price	Book/Page
1/5/2016	LAND + BUILDING	\$515,000.00	32839/321
9/17/2015	LAND + BUILDING	\$515,000.00	32597/041
7/23/2013	LAND + BUILDING	\$0.00	30857/169
6/1/1992	LAND + BUILDING	\$195,000.00	10122/292

New Search!

Asbestos Building Demolition Notification	State of Maine Department of Environmental Protection Lead & Asbestos Hazard Prevention Program 17 State House Station, Augusta, ME 04333 TEL (207) 287-2651 FAX (207) 287-6220	FORM D Page 1 of 2 2015
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Notice

Prior to demolition, building owners must determine if there is any asbestos-containing material(s) (ACM) in the building. An "asbestos inspection" by a MDEP-licensed Asbestos Consultant is required for all buildings regardless of construction date, except single-family homes and residential buildings with 2-4 units built after 1980. In lieu of an asbestos inspection, pre-1981 residential buildings with 2-4 units can be surveyed to identify possible ACM by someone knowledgeable about ACM, such as a code enforcement officer or building inspector.

If your project involves the demolition of a single family residence or a residential building with less than 5 units, please answer the following questions to determine whether you need to have your inspection performed by a MDEP-licensed Asbestos Consultant:

- | | | |
|---|------------------------------|--|
| Does this demolition/renovation project involve more than ONE residential building at the same site with the same owner? | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| Is this building currently being used, or has it EVER been used, as a commercial, government, daycare, office, church, charitable or other non-profit place of business? | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| Is this building to be demolished as part of a highway or road-widening project? | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| Is this building part of a building cooperative, apartment or condo building? | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| Is this building used for military housing? | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| Have other residences or non-residential buildings at this site been scheduled to be demolished now, or in the future, as part of a larger project? | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| Is more than ONE building to be lifted from its foundation and relocated? | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| Will this building be intentionally burned for the purpose of demolition or fire department training? | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |

If you answer "no" to all the questions above, your building can be inspected by a knowledgeable non-licensed person as applicable.

Any "yes" answers to the above questions requires an inspection by a MDEP-licensed Asbestos Consultant.

Important Notice

Before you can demolish any building, including single-family residences, all asbestos materials must be removed from the building. The removal of those materials must be done by a MDEP-licensed Asbestos Abatement Contractor, except single-family homeowners may remove some asbestos under certain circumstances (Contact MDEP for more information).

With the exception of a single family home, building owners are required to submit the Asbestos Building Demolition Notification to the MDEP at least five (5) working days prior to the demolition **EVEN IF NO ASBESTOS** is present.

Asbestos Building Demolition Notification	State of Maine Department of Environmental Protection Lead & Asbestos Hazard Prevention Program 17 State House Station, Augusta, ME 04333 TEL (207) 287-2651 FAX (207) 287-6220	FORM D Page 2 of 2 2015
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Inspection/Survey Results:

Were asbestos-containing building materials identified or presumed positive? Yes No

If Yes, is the removal of ACM subject to MDEP asbestos regulations? Yes No

If No, explain WHY NOT: NO asbestos materials identified or found on site

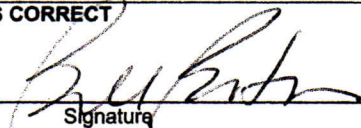
property address: <u>7 Diamond Pass Peaks Island, ME 04021</u>	building description: <input type="checkbox"/> pre-1981 residential with 2-4 units <input type="checkbox"/> post-1980 residential with 2-4 units <input type="checkbox"/> other:
asbestos survey/inspection performed by: (name & address) <u>Bill Bunton 87 Middle Road Cumberland, ME 04021</u> telephone: <u>(207) 653-7650</u>	asbestos abatement contractor telephone:
property owner: (name & address) <u>Sam Spinn 61 Chandler Street Apt. 2 Boston, MA 02116</u> telephone: <u>(207) (</u>	demolition contractor: (name & address) <u>Lionel Plante 98 Island Ave. Peaks Island, ME 04108</u> telephone: <u>(207) 766-2508</u>
demolition start date: <u>mid September</u>	demolition end date: <u>end of September</u>

Whenever more than 3 square feet or 3 linear feet of ACM is identified, the ACM must be abated in accordance with the Maine Asbestos Management Regulations by a DEP-licensed Asbestos Abatement Contractor. This includes materials presumed to be ACM. Check www.maine.gov/dep/rwm/asbestos/index.htm for a listing of asbestos contractors.

Prior to issuing a local demolition permit, the MDEP requests that **municipalities** have applicants for municipal demolition permits complete this form and fax it to the MDEP at 207-287-6220. Municipalities should not issue local demolition permits if the required asbestos inspection or survey has not been performed and identified ACM removed.

This demolition notification does not take the place of the Asbestos Project Notification if applicable

I CERTIFY THAT THE ABOVE INFORMATION IS CORRECT

<u>Bill Bunton</u> Print Name: Owner/Agent	<u>contractor</u> Title	 Signature
<u>(207) 653-7650</u> Telephone #	FAX #	<u>8/8/17</u> Date