



Assessor's Office | 389 Congress Street | Portland, Maine 04101 | Room 115 | (207) 874-8486

[City](#) [Home](#) [Departments](#) [City Council](#) [E-Services](#) [Calendar](#) [Jobs](#)

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.

Reviewed for Code Compliance  
Inspections Division  
Approved with Conditions

Date: 01/30/15

**Current Owner Information:**

**Services**

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

**CBL** 118 D008001  
**Land Use Type** TWO FAMILY  
*Verify legal use with Inspections Division*  
**Property Location** 26 NOYES ST  
**Owner Information** RICHARDSON JOEL  
 26 NOYES ST  
 PORTLAND ME 04103  
**Book and Page** 19357/134  
**Legal Description** 118-D-8  
 NOYES ST 26-28  
 6364 SF  
**Acres** 0.1461

[browse city services a-z](#)

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



Best viewed at 800x600, with Internet Explorer

**Current Assessed Valuation:**

<b>TAX ACCT NO.</b>	16596	<b>OWNER OF RECORD AS OF APRIL 2014</b>
<b>LAND VALUE</b>	\$87,600.00	RICHARDSON JOEL
<b>BUILDING VALUE</b>	\$189,800.00	26 NOYES ST
<b>HOMESTEAD EXEMPTION</b>	(\$10,000.00)	PORTLAND ME 04103
<b>NET TAXABLE - REAL ESTATE</b>	\$267,400.00	
<b>TAX AMOUNT</b>	\$5,348.00	

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

**Building Information:**

**Building 1**

**Year Built** 1920  
**Style/Structure Type** OLD STYLE  
**# Stories** 2  
**# Units** 2  
**Bedrooms** 6  
**Full Baths** 2  
**Total Rooms** 10  
**Attic** UNFIN  
**Basement** FULL  
**Square Feet** 2840

[View Sketch](#) [View Map](#) [View Picture](#)

**Sales Information:**

Sale Date	Type	Price	Book/Page
5/1/2003	LAND + BUILDING	\$0.00	19357/134
11/5/1999	LAND + BUILDING	\$0.00	15155/135

[New Search!](#)



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

**CBL** 118 D010001  
**Land Use Type** TWO FAMILY  
*Verify legal use with Inspections Division*  
**Property Location** 10 FREEMAN ST  
**Owner Information** CAMPBELL STACEY  
 10 FREEMAN ST  
 PORTLAND ME 04103  
**Book and Page** 24065/167  
**Legal Description** 118-D-10  
 FREEMAN ST 10  
 4350 SF  
**Acres** 0.0999

[browse city services a-z](#)

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



Best viewed at 800x600, with Internet Explorer

**Current Assessed Valuation:**

<b>TAX ACCT NO.</b>	16600	<b>OWNER OF RECORD AS OF APRIL 2014</b>
<b>LAND VALUE</b>	\$84,900.00	CAMPBELL STACEY
<b>BUILDING VALUE</b>	\$193,400.00	10 FREEMAN ST
<b>NET TAXABLE - REAL ESTATE</b>	\$278,300.00	PORTLAND ME 04103
<b>TAX AMOUNT</b>	\$5,566.00	

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

**Building Information:**

**Building 1**

**Year Built** 1920  
**Style/Structure Type** OLD STYLE  
**# Stories** 2  
**# Units** 2  
**Bedrooms** 6  
**Full Baths** 2  
**Total Rooms** 14  
**Attic** FULL FINSH  
**Basement** FULL  
**Square Feet** 3120

[View Sketch](#)

[View Map](#)

[View Picture](#)

**Sales Information:**

Sale Date	Type	Price	Book/Page
6/14/2006	LAND + BUILDING	\$270,000.00	24065/167
2/23/2006	LAND + BUILDING	\$0.00	/
8/19/2001	LAND + BUILDING	\$0.00	/

**New Search!**



Jeff Levine, AICP, Director  
Planning & Urban Development Department

Tammy M  
Inspector

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Date: 01/30/15

# Demolition of a Structure Permit Application Checklist

All of the following information is required and must be submitted. Checking off each item as you prepare your application package will ensure your package is complete and will help to expedite the permitting process.

**One (1) complete application must include:**

- Completion of the Demolition Call List
- Written notice to adjoining owners (copy of each)
- A photo(s) of the structure to be demolished
- A plot plan or site plan of the property
- Certification from an asbestos abatement company (if required)
- Electronic files in PDF format are also required (separate PDFs-per document-and named appropriately)

**Please submit all of the information outlined in this application checklist. If the application is incomplete, the application will be refused.**

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](http://www.portlandmaine.gov), or stop by the Inspections Division office, room 315 City Hall or call 874-8703.

**Permit Fee: \$30.00 for the first \$1000.00 construction cost, \$10.00 per additional \$1000.00 cost**

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



# Demolition of a Structure Permit Application



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If you or the property owner owes real estate or personal property taxes or user charges on the City, payment arrangements must be made before permits of any kind are ac

Date: 01/30/15

Location/Address of Construction: <u>20 Noyes St</u>		
Total Square Footage of Proposed Structure <u>6000 Sq Ft</u>		Square Footage of Lot: <u>7000 Sq Ft. (.1543 ACRES)</u>
Tax Assessor's Chart, Block & Lot: Chart#      Block#      Lot# <u>118            000 9001</u>	Owner Name: <u>GREG NISBET</u> Address: <u>124 Noyes St Portland ME</u> E-Mail:	Telephone: <u>207 756 9232</u>
Lessee Name: (If different than owner) <u>NONE</u> Address: <u>SAME AS OWNER</u> Phone: E-Mail:	Applicant Name: (If different than owner) <u>Benjamin Const</u> Address: <u>93 Lincoln St. So. Portland ME 04106</u> Phone: <u>207 712-2979</u> E-Mail: <u>BENJAMIN.DEMO55@YAHOO.COM</u>	Cost Of Work: \$ <u>38000</u>  Fee: \$ _____
Current legal use: (i.e. garage, warehouse) <u>VACANT</u>		
If vacant, what was the previous use? <u>WAS AN APPT</u>		
How long has it been vacant? <u>OCT 21 2014</u> <u>FILE</u>		
Project description: <u>TEAR DOWN TO CAPPED CELLAR</u>		
Contractor's name, address & telephone: <u>Benjamin Construction Company 20 Bosworth &amp; Jackson Rd Remain</u>		
Who should we contact when the permit is ready:		
Mailing address: <u>93 Lincoln St</u> <u>So Portland ME</u>		Telephone: <u>207 712 2979</u>
E Mail: <u>B Benjamin.Demo55@Yahoo.Com.</u>		

Electronic files in pdf format are also required

**Please submit all of the information outlined in the Demolition call list. 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](http://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 of Applicant:** Edward Bezan

**Date:** Jan 22 2015

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



# Demolition Call List & Requiremer



Reviewed for Code Compliance  
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Site Address: 20-24 Noyes St

Owner: Greg Ne

Structure Type: wood

Contractor: Benjam

## Utility Approvals

### Number

### Contact Name/

Date: 01/30/15

Central Maine Power

1-800-750-4000

Removed

Unitil

CRIS CLARK 252 3224

1-207-541-2502

Mark Allen

Portland Water District

761-8310

Sonyq Removed

Dig Safe

1-888-344-7233

# 11740 Benjamin Cons  
2015 0302713

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

DPW/ Traffic Division

874-8891

Kevin Tomas

DPW/ Sealed Drain Permit

874-8822

NA

Historic Preservation

874-8726

Rob Wiener

DEP - Environmental (Augusta)

287-2651

NA

## Additional Requirements

- 1) Written notice to adjoining owners
- 2) A photo of the structure(s) to be demolished
- 3) A plot plan or site plan of the property
- 4) Certification from an asbestos abatement company NA
- 5) Electronic files in pdf format are also required in addition to hard copy

Permit Fee: \$30.00 for the first \$1000.00 construction cost, \$10.00 per additional \$1000.00 cost

All construction and demolition debris generated in Portland must be delivered to Riverside Recycling Facility at 910 Riverside Street. Source separated salvage materials placed in specifically designated containers are exempt from this provision. For more information call @ 874-8467.

U.S. EPA Region 1 - No Phone call required. Just mail copy of State notification to:

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

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

Signed: Edward Benjamin

Date: 1-14-15

For more information or to download this form and other permit applications visit the Inspections Division on our website at [www.portlandmaine.gov](http://www.portlandmaine.gov)



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# YAHOO! MAIL

**Subject** On Target Locating Services - TICKET#: 20150302713; EMAIL ID#: 14863715  
**From** No-Reply <noreply@OnTargetServices.onmicrosoft.com>  
**To** benjamindemo55@yahoo.com <benjamindemo55@yahoo.com>  
**Date** Fri, Jan 16, 2015 at 3:11 PM

Date: 01/30/15



Locating Services  
617 Water Street  
Gardiner, Maine 04345  
tel 800-598-0628 fax 207-588-3302  
www.ontargetservices.com

Date/Time: 1/16/2015 3:11:40 PM

EDWARD, BENJAMIN CONST CO INC  
93 LINCOLN ST  
S PORTLAND, ME 04106

This message is being sent in response to your request for underground cable location. The following represents a list of responses for the indicated member. These responses only pertain to the specific member.

Ticket Number: 20150302713  
Address: NOYES ST/FREEMAN ST  
PORTLAND, MAINE

Markout Completed on: 1/16/2015 2:10:46 PM Company: CENTRAL MAINE POWER

If you received this notification by email please do not respond by email, please call 1-800-598-0628 with any questions.

Thank you.



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# YAHOO! MAIL

**Subject** Fwd: Regular Locate Request - 20150302713  
**From** Fire Electrical <FireElec@portlandmaine.gov>  
**To** benjamindemo55@yahoo.com <benjamindemo55@yahoo.com>  
**Date** Wed, Jan 14, 2015 at 1:20 PM

Date: 01/30/15

**There is no underground fire alarm cable at this immediate location**

>>> <CallCenter@DigSafe.com> 1/14/2015 10:59 AM >>>  
(DIG SAFE SYSTEM, INC - MA) 01/14/2015 10:59:27

-AB -MA -MN -MR  
-ON -OT -PC -PD  
4-PR CTYPOR

\*\*\*\*\* REGULAR \*\*\*\*\*

TIME..10:59 DATE..01/14/2015

REQUEST NO...20150302713

LATITUDE..43.6669835 LONGITUDE..-70.2795747

STATE.....MAINE  
MUNICIPALITY..PORTLAND

STREET...NOYES ST/FREEMAN ST

NEAREST CROSS STREET 1..

WKG AT THE CORNER PROP OF 20-24 NOYES ST & FREEMAN ST

NATURE OF WORK..DEMO BLDG

EXTENT OF WORK  
ENTIRE PROP

AREA IS PREMARKED..YES

START DATE.....01/20/2015 START TIME..11:00

CALLER.....EDWARD  
TITLE.....OWNER  
RETURN CALL....B 5PM  
PHONE #.....207-767-1122  
FAX #.....207-767-1110  
ALT. PHONE #....207-712-2979  
EMAIL ADDRESS...BENJAMINDEMO55@YAHOO.COM  
CONTRACTOR.....BENJAMIN CONST CO INC  
ADDRESS.....93 LINCOLN ST  
CITY.....S PORTLAND  
STATE.....ME  
ZIP.....04106



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Letter to notify neighbors~benco

Benjamin Construction Co  
1/14/2014  
93 Linclon st  
South Portland Maine. 04106  
(207) 712-2979

Date: 01/30/15

To: adjoining Neighbors of 20-24 Noyes st. Portland maine.

Hello neighbors: this letter is to inform you that with in 60 days of this letter. the Demolition team of Benjamin Construction will be tearing down, 20 - 24 Noyes street.

Please consider this letter as notice to the demolition of the building, the demolition may take from 2 to 4 days depending on unseen circumstances that may delay the progress, but we dont anticipate that it should be more than 4 days. Our intentions are to have this site removed as fast as possible in a neighborly manner. If you have questions or concerns please dont hesitate to call me ~ Ed benjamin @ 207 712 2979. and i shall answer any questions you have concerning this matter

sincerely, Edward H. Benjamin

Ed Benjamin ~ 297-712-2979  
e-mail: benjamindemo55@yahoo.com





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# YAHOO! MAIL

**Subject** 23 Noyes  
**From** Joelchrdsn <joelchrdsn@gmail.com>  
**To** benjamindemo55@yahoo.com <benjamindemo55@yahoo.com>  
**Date** Sat, Jan 17, 2015 at 11:15 AM

Date: 01/30/15

Ed,

Please let me know 1 week before you begin demo. I wish to get my construction staging out of the driveway before you arrive. Also please let me salvage moldings from 23 Noyes to aid in spring reconstruction

. You are welcome to knock down chimneys or park rigs in my driveway if you will be responsible for any damage.

Thanks very much.

Joel Richardson.

Chaos Management

26 Noyes St.

Portland 04103

207-671-3083

Sent from my iPhone



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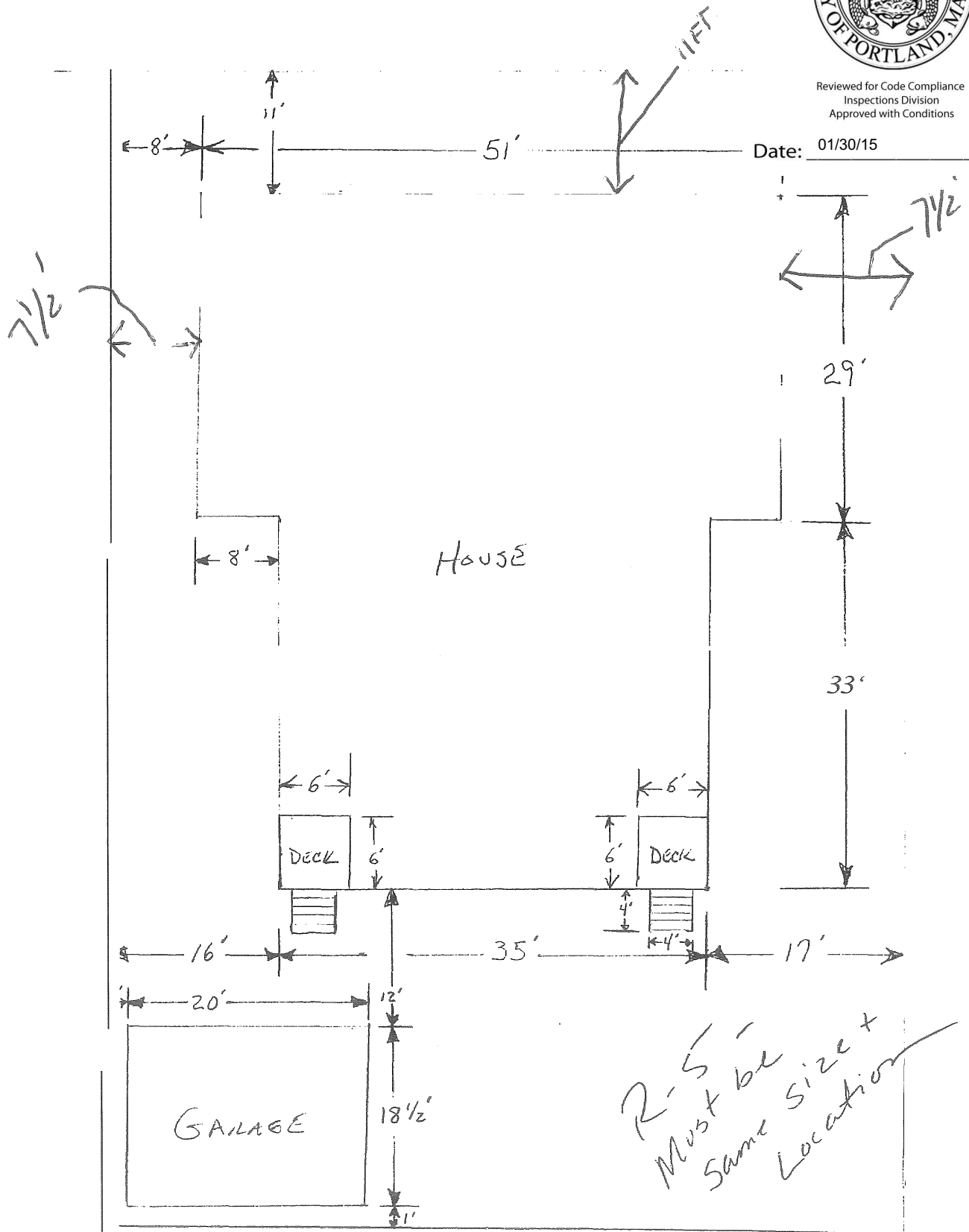


20+24 NOYES ST.



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*2-5-  
Must be  
same size +  
location*

*1/4" = 3'*

# FAX



Reviewed for Code Compliance  
Inspections Division  
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To: DEP

Fax Number : 207-287-7826

From: Edward Benjamin

Date: 01/30/15

Phone Number: 712-2979

Date: 1-22-15

Regarding: 20 Noyes Street

Total Number Of Pages Including Cover: 2

Phone Number For Follow-Up: above

### Comments:

Please see attached Asbestos Building Demolition notification form.

City Of Portland, Maine  
Inspections Division Services  
389 Congress St Room 315 Portland Me 04101-3509  
Phone: (207) 874-8703 or (207)874-8693



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# ASBESTOS BUILDING DEMOLITION NOTIFICATION

MAINE DEPARTMENT OF ENVIRONMENTAL PROTECTION  
Lead & Asbestos Hazard Prevention Program  
17 State House Station, Augusta, Maine 04333

Date: 01/30/15

Maine law requires the filing of the ASBESTOS BUILDING DEMOLITION NOTIFICATION with the Department prior to demolition of any building except a single-family home.

Building owners are required to provide this notification of the demolition of a building to the DEP at least 5 working days prior to the demolition. This notification is not required before the demolition of a single-family residence or related structure (e.g., garage, shed, barn). It is also not required if previous notification of the demolition has been provided to the DEP as part of an asbestos abatement project notification. Demolition means the tearing down or intentional burning of a building or part of a building.

Prior to demolition, building owners must determine if there is any asbestos-containing material(s) (ACM) in the building. An "asbestos inspection" by a DEP-licensed Asbestos Consultant is required for all buildings 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 materials that may contain asbestos are found, then you can either assume they are ACM or hire a DEP-licensed Asbestos Consultant to test the materials.

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 for a listing of asbestos contractors.

Prior to issuing a local demolition permit, the DEP requests that municipalities have applicants for municipal demolition permits complete this form and fax it to the DEP at 207-287-7826. Municipalities should not issue local demolition permits if the required asbestos inspection or survey has not been performed and identified ACM removed.

Were regulated asbestos-containing building materials found?  yes  no

property address: 20-24 Noyes St Portland Maine 04103	building description: <input checked="" 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) N/A	asbestos abatement contractor N/A
telephone: property owner: (name & address) GREG Nishet Noyes St. Portland Maine 04103 telephone:	demolition contractor: (name & address) Benjamin Construction Co 73 Lincoln St So Portland Maine 04106 telephone:
demolition start date:	demolition end date:

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

I CERTIFY THAT THE ABOVE INFORMATION IS CORRECT

ED Benjamin Print Name: Owner/Agent	President/owner Title	Edmond Benjamin Signature
207 712 2979 Telephone #	FAX #	JAN 22 2015 Date



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# YAHOO! MAIL

**Subject** Positive Response Notification  
**From** posreply@digtrack.com <posreply@digtrack.com>  
**Date** Thu, Jan 15, 2015 at 1:15 PM

Date: 01/30/15

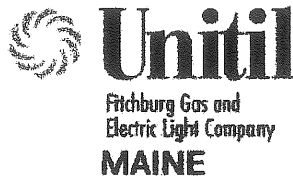
## DIGTRACK POSITIVE RESPONSE NOTIFICATION www.digtrack.com

**Date:** 2015/01/15  
**Time:** 13:15  
**To :** EDWARD  
**Company:** BENJAMIN CONST CO INC  
  
**From:** Unitil - Maine  
  
**Subject:** Request for Underground Location

This message is being sent in response to your request for underground utility location. The following represents a list of responses for the indicated member codes. These responses only pertain to the specific member codes.

=====  
Ticket : 20150302713  
Member : MN  
Place : PORTLAND Address : NOYES ST/FREEMAN ST  
Site Status: NO CONFLICT Markings: NONE  
Message : Investigated-No Gas in Dig Area  
=====

If there are any questions regarding this transmission or if you arrive at the site and have a question about the work site, please call 603-294-5177



## **SAFETY MESSAGE / CONTRACTOR INFORMATON**

**EMERGENCY  
Call 911**

**Emergency Number  
866-900-4460**

### **Considerations When Working Around Gas Mains and Services**

#### **Maine Public Utilities Commission Dig Safe Rules & Regulations**

- Pre-Mark area, On Site meeting
- Safety Zone, 18' around gas lines
- Hand Shovel only in Safety Zone
- Dig Safe Tickets only good for 60 Days