

**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: 01-0318	Issue Date: APR 11 2001	CBL: 124 012001
-----------------------	----------------------------	--------------------

Location of Construction: 81 Lincoln St	Owner Name: Simkoff Elizabeth A	Owner Address: 81 Lincoln St	Phone: 207 774-3958
Business Name: n/a	Contractor Name: Willis, John R.	Contractor Address: 34 Mill Rd. Cumberland	Phone: 207 8295407
Lessee/Buyer's Name n/a	Phone: n/a	Permit Type: Multi Family	Zone: R-5

Past Use: <del>Multi Family</del> Two family only	Proposed Use: <del>Multi Family</del> ; Call contractor when ready. legal 2 family	Permit Fee: \$84.00	Cost of Work: \$8,050.00	CEO District: 3
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: Type: <i>OK with conditions</i> 4/10/01	

Proposed Project Description:  
Remodel Bathroom in Unit #1 ONLY.

**PERMIT ISSUED WITH REQUIREMENTS**

Signature: \_\_\_\_\_

Signature: \_\_\_\_\_

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)

Action:  Approved  Approved w/Conditions  Denied

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Permit Taken By: cjh	Date Applied For: 04/04/2001	<b>Zoning Approval</b>
-------------------------	---------------------------------	------------------------

<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building permits do not include plumbing, septic or electrical work.</p> <p>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..</p>	<p>Special Zone or Reviews</p> <p><input type="checkbox"/> Shoreland</p> <p><input type="checkbox"/> Wetland</p> <p><input type="checkbox"/> Flood Zone</p> <p><input type="checkbox"/> Subdivision</p> <p><input type="checkbox"/> Site Plan</p> <p>Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/></p> <p><i>OK with conditions</i> Date: 4/10/01</p>	<p>Zoning Appeal</p> <p><input type="checkbox"/> Variance</p> <p><input type="checkbox"/> Miscellaneous</p> <p><input type="checkbox"/> Conditional Use</p> <p><input type="checkbox"/> Interpretation</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Denied</p> <p>Date: _____</p>	<p>Historic Preservation</p> <p><input checked="" type="checkbox"/> Not in District or Landmark</p> <p><input type="checkbox"/> Does Not Require Review</p> <p><input type="checkbox"/> Requires Review</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Approved w/Conditions</p> <p><input type="checkbox"/> Denied</p> <p><i>S</i> Date: _____</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

HA

LAND USE - ZONING REPORT

*Bldg Report*

ADDRESS: 81 Lincoln St DATE: 4/10/01

REASON FOR PERMIT: improve bathroom in unit #1

BUILDING OWNER: Elizabeth Sinkoff C-B-L: 124-I-012

PERMIT APPLICANT: John Willik

APPROVED: with conditions: #1, #7, #10, #12, #13

CONDITION(S) OF APPROVAL

- 1. This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
- 2. During its existence, all aspects of the Home Occupations criteria, Section 14-410, shall be maintained.
- 3. All the conditions placed on the original, previously approved, permit issued on \_\_\_\_\_ are still in effect for this amendment, and/or revised permit.
- 4. The footprint of the existing \_\_\_\_\_ shall not be increased during maintenance reconstruction.
- 5. Your present structure is legally nonconforming as to setbacks. If you are to demolish this structure on your own volition, you will only have one (1) year to replace it in the same footprint (no expansions), with the same height, and the same use. Any changes to any of the above shall require that this structure met the current zoning standards.
- 6. This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
- 7. Our records indicate that this property has a legal use of two Dwelling units. Any change in this approved use shall require a separate permit application for review and approval.
- 8. Separate permits shall be required for any new signage.
- 9. Separate permits shall be required for future decks, sheds, pool(s), and/or garage.
- 10. This is not an approval for an additional dwelling unit. You shall not add any additional kitchen equipment including, but not limited to items such as stoves, microwaves, refrigerators, or kitchen sinks, etc. without special approvals.
- 11. All of the attached Floodplain forms shall be appropriately filled out, signed, and returned prior to the issuance of any certificates of occupancy.
- 12. Other requirements of condition: Separate permits are required for Plumbing and Electrical work by MASTERS in their trades.
- 13. If any walls to be removed are bearing walls, this office requires prior information of any sizes of headers or beams to be placed.

Marge Schnuckal Marge Schnuckal, Zoning Administrator

THIS IS NOT A PERMIT/CONSTRUCTION CANNOT COMMENCE UNTIL THE PERMIT IS ISSUED

Minor/Minor Site Review for New Detached Single Family Dwelling,

## All Purpose Building Permit Application

In the interest of processing your application in the quickest possible manner, please complete the Information below for a Building or Use Permit.

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: 81 Lincoln St. Portland

Total Square Footage of Proposed Structure 81 SF Square Footage of Lot -

Tax Assessor's Chart, Block & Lot Number Chart# 124 Block# I Lot# 12	Owner: ELIZABETH SIMKOFF	Telephone#: 774-3958
---	-----------------------------	-------------------------

Lessee/Buyer's Name (If Applicable)	Owner's/Purchaser/Lessee Address:	Cost Of Work: \$ 8050 Fee: \$ 04-
-------------------------------------	-----------------------------------	-----------------------------------

Current use: 2 Family

If the location is currently vacant, what was prior use:  
Approximately how long has it been vacant:

Proposed use: 2 Family

Project description: Improve Bathroom in Unit #1

Contractor's Name, Address & Telephone: John R Willis

Applicants Name, Address & Telephone: 34 Mill Rd  
Cumberland, ME, 04021 829-5407  
758-5206 voicemail

Who should we contact when the permit is ready: John Willis  
Telephone:

If you would like the permit mailed, what mailing address should we use:  
I will pick it up

Rec'd By:

**THIS IS NOT A PERMIT/CONSTRUCTION CANNOT COMMENCE UNTIL THE PERMIT IS ISSUED**

**SEPARATE PERMITS ARE REQUIRED FOR INTERNAL & EXTERNAL PLUMBING, HVAC AND ELECTRICAL INSTALLATIONS**

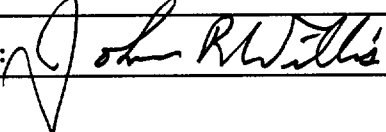
- All construction must be conducted in compliance with the 1999 B.O.C.A. Building Code as amended by Section 6-Art II.
- All plumbing must be conducted in compliance with the State of Maine Plumbing Code.
- All Electrical Installation must comply with the 1999 National Electrical Code as amended by Section 6-Art III.
- HVAC (Heating, Ventilation and Air Conditioning) installation must comply with the 1993 BOCA Mechanical Code.

Minor/Minor Site Review Fee: \$300.00/Building Permit Fee: \$30.00 for the 1st \$1000.cost plus \$6.00 per \$1,000.00 construction cost thereafter.

**ONE SET OF SUBMISSIONS INCLUDING CONSTRUCTION AND SITE PLAN DRAWINGS MUST BE SUBMITTED ON PAPER NO LARGER THAN 11" x 17" BEFORE ANY BUILDING PERMIT WILL BE ISSUED**

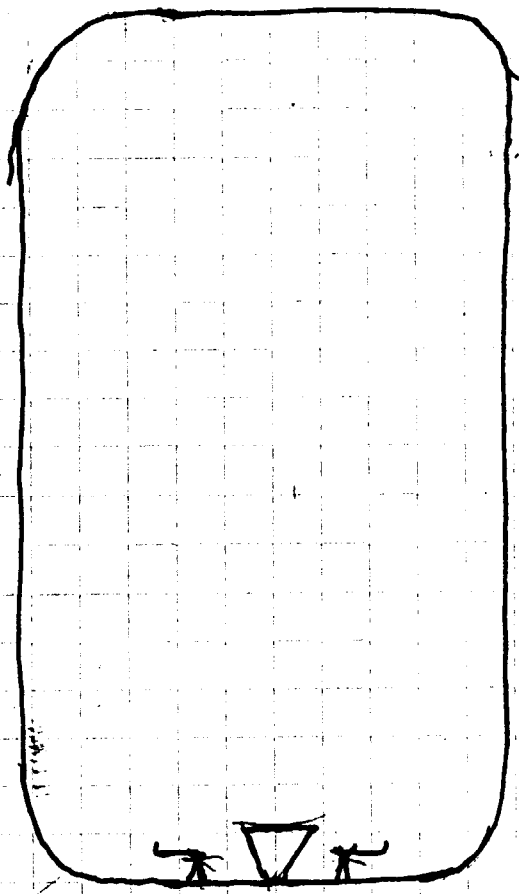
**Certification**

*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/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: 	Date: 4 April 2001
---	--------------------

**Please note that exact replacement of any structure including decks, stairs and sheds will still need a scaled plot plan.**

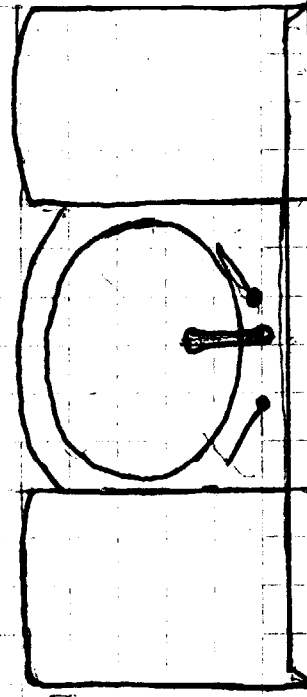
EXISTING WALL INFILL CLOSET DOOR



PIPE CHASE

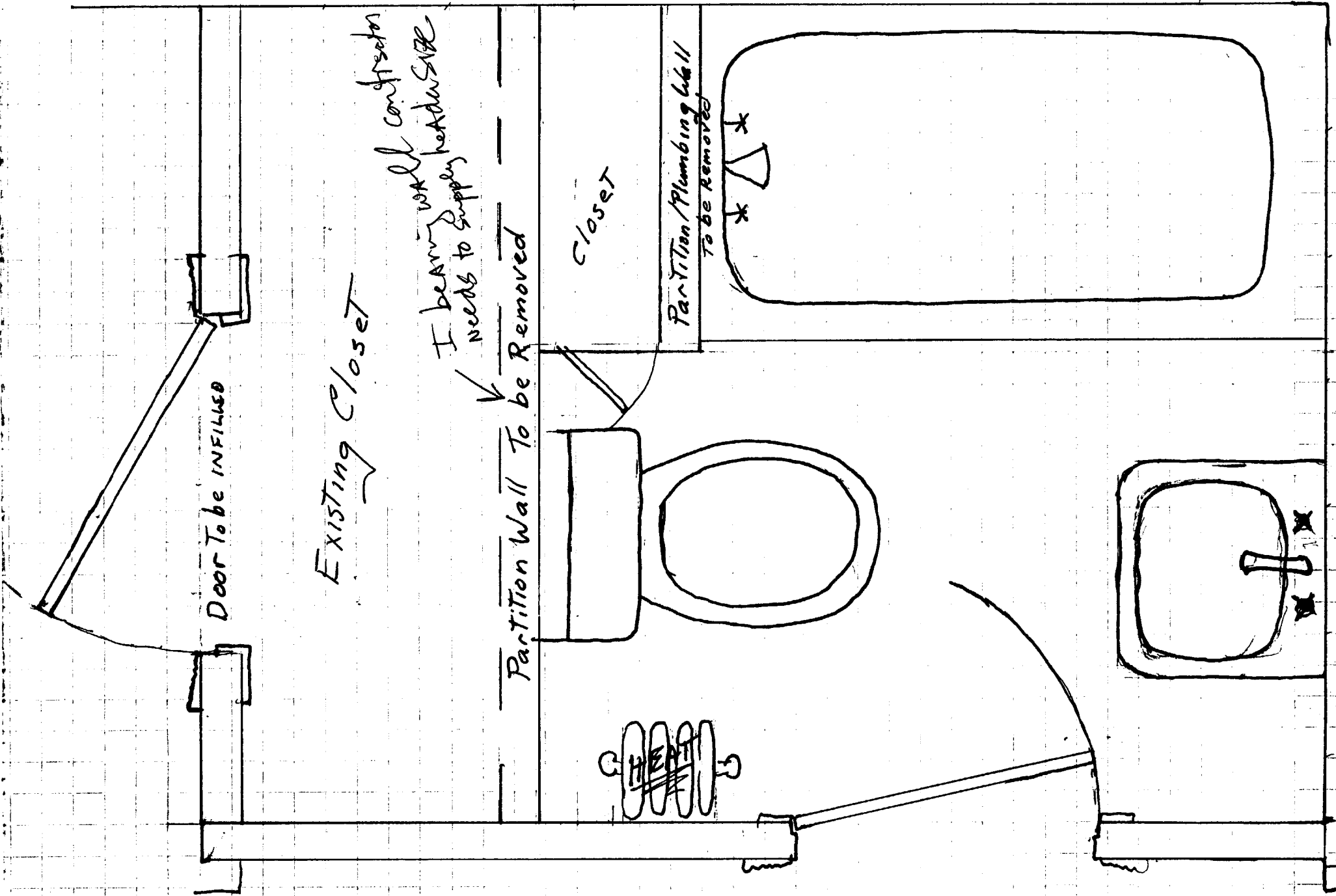
EXISTING WALL

HEAT ?



# Improved Bathroom

1" = 1'  
For Elizabeth Simkoff 81 Lincoln St. Portland Maine 04103  
By John R. Willis 34 Mill Rd. Cumberland, Maine 04021  
Cabinetmaker



Existing Bathroom & Bedroom Closet

For Elizabeth Simkoff 81 Lincoln ST  
 Portland, Maine, 04103  
 1" = 1'  
 By John R. Willis 34 Mill Rd.  
 Cabinetmaker Cumberland, Maine 04021  
 Bathroom Re-modeler