

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read Application And Notes, If Any, Attached

BUILDING INSPECTION PERMIT

PERMIT ISSUED
Permit Number: 051383
OCT 21 2005
CITY OF PORTLAND

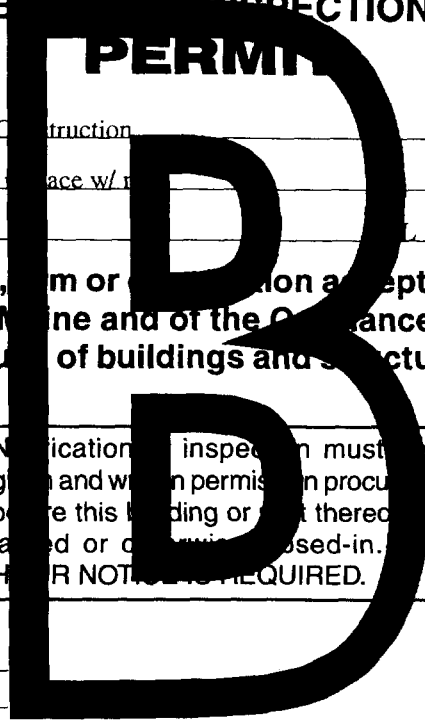
This is to certify that Larocque Monique /Cross Construction

has permission to remove deck and walls and replace w/

AT 68 Codman St

L 128 A013001

provided that the person or persons, firm or corporation accepting this permit shall comply with a
of the provisions of the Statutes of Maine and of the Ordinances of the City of Portland regulatin
the construction, maintenance and use of buildings and structures, and of the application on file i
this department.



Apply to Public Works for street line and grade if nature of work requires such information.

Notification of inspection must given and when permission procured before this building or part thereof altered or otherwise closed-in. **NO OTHER NOTICES 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

Thomas H. Maffley 10/20
Director - Building & Inspection Services

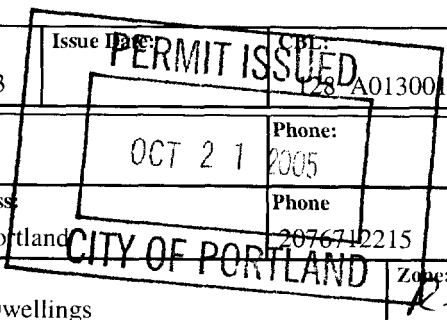
PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit Application

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

Permit No: 05-1383	Issue Date: OCT 21 2005	OP#: 128 A013001
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Location of Construction: 68 Codman St	Owner Name: Larocque Monique	Owner Address: 68 Codman St	Phone: 2076712215
Business Name:	Contractor Name: Cross Construction	Contractor Address: 24 Cleave St Portland	Phone: 2076712215
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	Zone: R-3



Past Use: Single Family	Proposed Use: Single family remove deck and walls and replace w/ new	Permit Fee: \$102.00	Cost of Work: \$9,000.00	CEO District: 4
Proposed Project Description: remove deck and walls and replace w/ new		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied <i>NA</i>	INSPECTION: Use Group: <i>R3</i> Type: <i>5B</i> <i>IRC 2003</i>	
		Signature:	Signature: <i>Jm 20 OCT 05</i>	
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: dmartin	Date Applied For: 09/19/2005	Zoning Approval	
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<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 type="checkbox"/> Shoreland <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"/> Date: <i>10/20/05 Jm</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 Date: <i>10/20/05 Jm</i>
	<i>OK under 14-385</i>		

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 _____

City of Portland, Maine - Building or Use Permit

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

Permit No: 05-1383	Date Applied For: 09/19/2005	CBL: 128 A013001
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Location of Construction: 68 Codman St	Owner Name: Larocque Monique	Owner Address: 68 Codman St	Phone:
Business Name:	Contractor Name: Cross Construction	Contractor Address: 24 Cleave St Portland	Phone: (207) 671-2215
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	

Proposed Use: Single family remove deck and walls and replace w/ new	Proposed Project Description: remove deck and walls and replace w/ new
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Tom Markley **Approval Date:** 10/20/2005**Note:** **Ok to Issue:**

- 1) 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 same use. Any changes to any of the above shall require that this structure meet the current zoning standards. The one (1) year starts at the time of removal. It shall be the owner's responsibility to contact the Code Enforcement Officer and notify them of that specific date.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Tom Markley **Approval Date:** 10/20/2005**Note:** **Ok to Issue:**

- 1) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.

All Purpose 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>68 Colman</u>		
Total Square Footage of Proposed Structure <u>200</u>	Square Footage of Lot <u>7172.50</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>128</u> Block# <u>A</u> Lot# <u>013</u>	Owner: <u>Monique Larocque</u>	Telephone: <u>899-0745</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>David Quigley</u> <u>24 Cleave St. Portland ME</u> <u>671-2215</u>	Cost Of Work: \$ <u>9000.</u> Fee: \$ <u>102</u>
Current use: <u>Porch</u> <u>S/F</u>	<div style="border: 1px solid black; padding: 5px; display: inline-block;"> DEPT. OF BUILDING INSPECTION CITY OF PORTLAND, ME <div style="border: 1px solid black; padding: 5px; width: 80%; margin: 0 auto;"> SEP 19 2005 </div> </div>	
If the location is currently vacant, what was prior use: _____		
Approximately how long has it been vacant: _____		
Proposed use: <u>Porch remove Deck walls and</u>	RECEIVED	
Project description: <u>Same Foot Print</u>		
Contractor's name, address & telephone: <u>Cross Construction</u> <u>24 Cleave St. Portland ME</u>		
Who should we contact when the permit is ready: <u>David Quigley 671-2215</u>		
Mailing address: <u>24 Cleave St. Portland ME</u>		
<p>We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work, with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permit is picked up. PHONE: 671-2215</p>		

IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.

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:	Date: <u>9/19/05</u>
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**This is NOT a permit, you may not commence ANY work until the permit is issued.
If you are in a Historic District you may be subject to additional permitting and fees with the
Planning Department on the 4th floor of City Hall**

OC

Applicant: Monique Larocque

Date:

Address: 68 Coolman St.

C-B-I: 128-A-13

CHECK-LIST AGAINST ZONING ORDINANCE

Date -

Zone Location - R-3

Interior or corner lot - NO

Proposed Use/Work - Replace Porch (enclosed) & replace

Sewage Disposal -

Lot Street Frontage -

Front Yard - 20 ft Required 38 ft shown

Rear Yard - 20 ft Required 70+ shown

* Side Yard - 8 ft Reg 6 ft 6" shown *

Projections -

Width of Lot -

Height - 2 story

* Lot Area - 7192 sq ft

- Lot Coverage/Impervious Surface -

Area per Family -

Off-street Parking -

Loading Bays -

Site Plan -

Shoreland Zoning/Stream Protection - NA

Flood Plains - NA



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	128 A013001
Location	68 CODMAN ST
Land Use	SINGLE FAMILY
Owner Address	LAROCQUE MONIQUE 68 CODMAN ST PORTLAND ME 04103
Book/Page	21942/080
Legal	128-A-13 CODMAN ST 68 7192 SF

Current Assessed Valuation For Fiscal Year 2006

Land	Building	Total
\$78,500	\$105,370	\$183,870

Estimated Assessed Valuation For Fiscal Year 2007*

Land	Building	Total
\$115,200	\$132,200	\$247,400

* Value subject to change based upon review of property status as of 4/1/06.
The tax rate will be determined by City Council in May 2006.

Property Information

Year Built 1938	Style Old Style	Story Height 2	Sq. Ft. 1444	Total Acres 0.165	
Bedrooms 3	Full Baths 1	Half Baths 1	Total Rooms 7	Attic Unfin	Basement Full

Outbuildings

Type GARAGE-WD/CB	Quantity 1	Year Built 1938	Size 12X20	Grade C	Condition F
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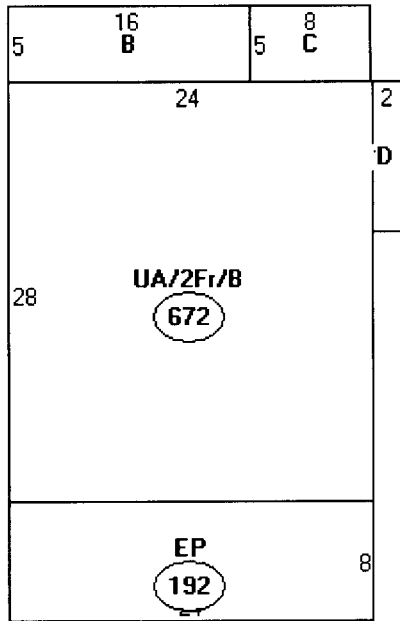
Sales Information

Date 10/27/2004 05/01/2000	Type LAND + BLDING LAND + BLDING	Price \$293,000 \$129,900	Book/Page 21942-80 15444-049
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Picture and Sketch

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

[Click here to view Tax Roll Information.](#)



Descriptor/Area

A: UA/2Fr/B
672 sqft

B: 1Fr/B
80 sqft

C: EP
40 sqft

D: 1Fr/B
20 sqft

E: EP
192 sqft

143.2

8

143.3

9

143.4

10

143.5

11

143.6

12

143.7

13

144

14

7162

7167

7172

7177

7182

7192

7207

48 50 80

52 50 54

56 50 58

60 50 62

64 50 66

68 50 70

72 50 74

CODMAN

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67

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71

73

7406

6856

7150

7165

7179

7194

Z

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3

4

5

6

7

142.29

142.58

142.87

143.16

143.45

143.74

144.03

SHEET 129C

92.72

20

21

22

23

24

5558

5547

5539

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62

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92.95

92.59

92.23

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HERSEY

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69

71

73

75

77

79

81

83

85

2194

5265

5265

5265

5265

5215

28

87

1500

11'6"

13'6"

4'

8'

4'

6'-9"

6'-9"

2'2"

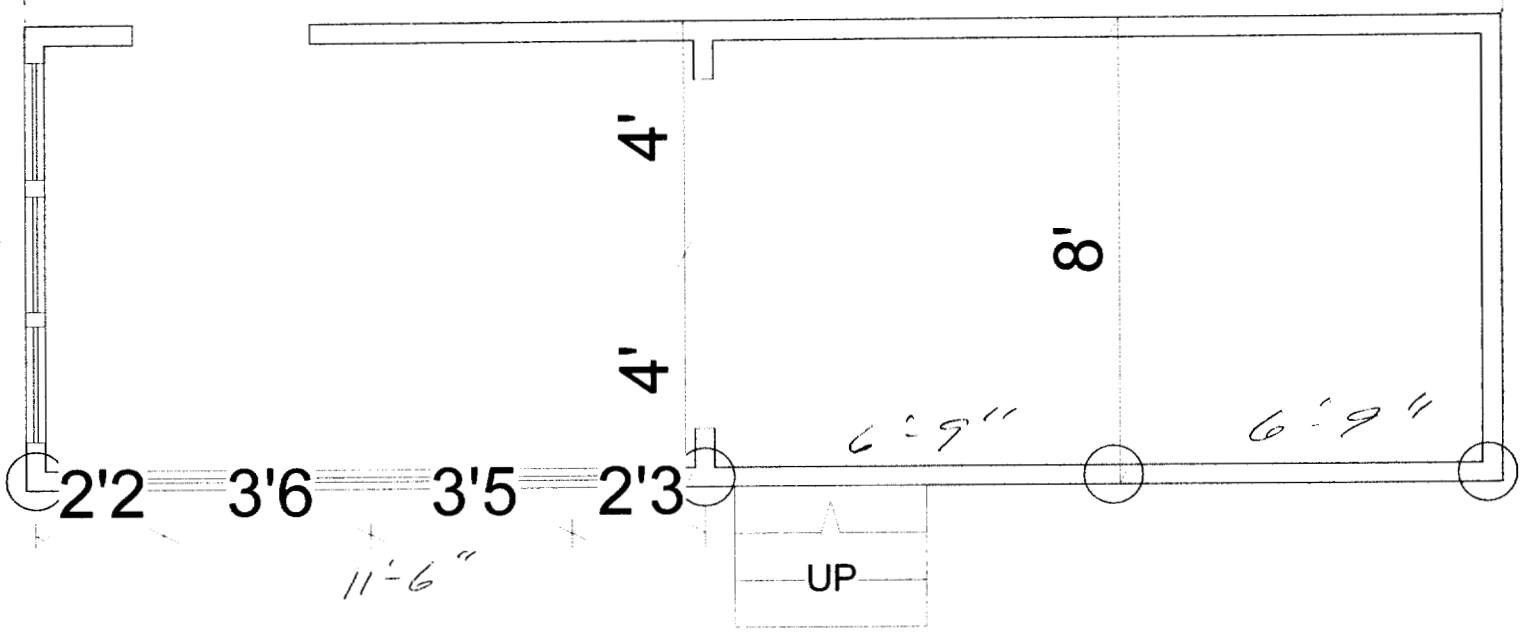
3'6"

3'5"

2'3"

11'-6"

UP



Land Use Chapter 14

14-385(B) Same Footprint

Existing Roof section

4" x 4" P+V
Support Post.

1/2 Sheathing

2" x 8"
Floor Joist
16' OC
Attached with
Simpson Hangers

4x4

Concrete
Bona Tabs
4' x 8"
Every 8' OC

Lattice
finish under deck

will do

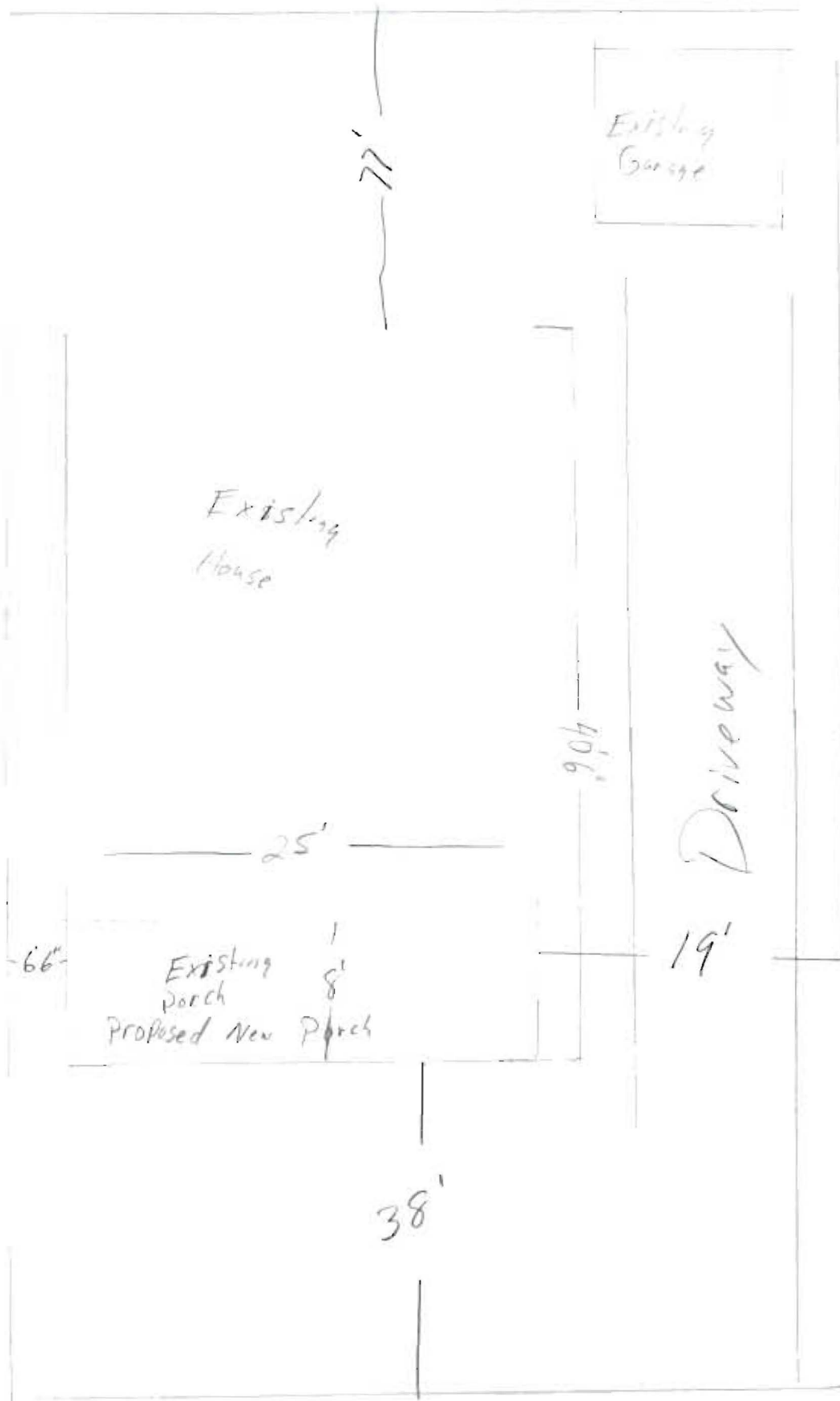
13'6" span (8 ft shower)

2x6 Headers for
Doors and windows

4-10
inch lag
bolts
2 FT OC
2x8 Ledger board
To Be lagged to
Building.

1" x 6" P+
Decking

(2) 2x12 Girders



Codman St.



CITY OF PORTLAND, MAINE

Department of Building Inspections

Sept 19 20 05

Received from Cross Construction

Location of Work 68 Federal St

Cost of Construction \$ 9,000.00

Permit Fee \$ 102.00

Building (IL) Plumbing (I5) Electrical (I2) Site Plan (U2)

Other _____

CBL: 128 A 013

Check #: AC

Total Collected \$ 11,200

THIS IS NOT A PERMIT

No work is to be started until PERMIT CARD is actually posted upon the premises. Acceptance of fee is no guarantee that permit will be granted. PRESERVE THIS RECEIPT. In case permit cannot be granted the amount of the fee will be refunded upon return of the receipt less \$10.00 or 10% whichever is greater.

WHITE - Applicant's Copy
YELLOW - Office Copy
PINK - Permit Copy