

# DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read  
Application And  
Notes, If Any,  
Attached

## BUILDING INSPECTION PERMIT

Permit Number: 030430

This is to certify that Duplissie James M /Manny about  
has permission to Replace side steps in existing footprint, stairs, rail and decking  
AT 44 Ocean Ave 129 B006001

provided that the person or persons who perform or supervise the work in accepting this permit shall comply with all of the provisions of the Statutes of the State 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.

Inspection must be given and when permission is given before this building or part thereof is occupied or otherwise closed-in. YOUR NO. REQUIRED.

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

### OTHER REQUIRED APPROVALS

Fire Dept. Jay Kelbey P.F.D.  
Health Dept. \_\_\_\_\_  
Appeal Board \_\_\_\_\_  
Other \_\_\_\_\_  
Department Name \_\_\_\_\_

[Signature] 5/21/03  
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: 03-0430	Issue Date:	CBL: 129 B006001
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Location of Construction: 44 Ocean Ave	Owner Name: Duplissie James M	Owner Address: 9 Hersey St	Phone:
Business Name:	Contractor Name: Manny Rideout	Contractor Address: Gray	Phone: 2076573282
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Multi Family	Zone: R5

Past Use: Three unit dwelling	Proposed Use: Three unit dwelling with new side steps in existing footprint	Permit Fee: \$30.00	Cost of Work: \$900.00	CEO District: 2
Proposed Project Description: Replace side steps in existing footprint, replace balusters, rails, and decking		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied <i>JAY KELLEY APPROVED</i>	INSPECTION: Use Group: <i>R2</i> Type: <i>5B</i> <i>5/2/03</i>	
		Signature:	Signature: <i>[Signature]</i>	
per microfiche: legally 3-family dwelling unit		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: kwd	Date Applied For: 05/02/2003	<b>Zoning Approval</b>
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1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules. 2. Building permits do not include plumbing, septic or electrical work. 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..	Special Zone or Reviews <input type="checkbox"/> Shoreland <i>NA</i> <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <i>to remain 3D.U. only</i> <input type="checkbox"/> Subdivision <i>not to increase the existing footprint</i> <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> <i>ok with conditions</i> Date: <i>MS 5/2/03</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>[Signature]</i>
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**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

<b>Permit No:</b> 03-0430	<b>Date Applied For:</b> 05/02/2003	<b>CBL:</b> 129 B006001
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<b>Location of Construction:</b> 44 Ocean Ave	<b>Owner Name:</b> Duplissie James M	<b>Owner Address:</b> 9 Hersey St	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> Manny Rideout	<b>Contractor Address:</b> Gray	<b>Phone:</b> (207) 657-3282
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Multi Family	

<b>Proposed Use:</b> Three unit dwelling with new side steps in existing footprint	<b>Proposed Project Description:</b> Replace side steps in existing footprint, replace balusters, rails, and decking
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**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Marge Schmuckal      **Approval Date:** 05/02/2003

**Note:** **Ok to Issue:**

- 1) It is understood that you will not be increasing the existing footprint during this reconstruction unless required to meet building and fire codes.
- 2) 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.
- 3) This property shall remain a three (3) family dwelling. Any change of use shall require a separate permit application for review and approval.
- 4) 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:** Pending      **Reviewer:**      **Approval Date:**

**Note:** **Ok to Issue:**

# All Purpose Building Permit Application 03-0430

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.

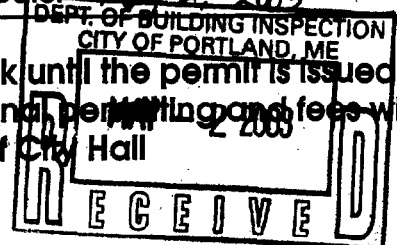
Location/Address of Construction: <u>42-44 OCEAN AVENUE</u>		
Total Square Footage of Proposed Structure		Square Footage of Lot
Tax Assessor's Chart, Block & Lot Chart#                      Block#                      Lot# <u>129</u> <u>6</u> <u>6</u>	Owner:  <u>JIM DUPUSSIE</u>	Telephone: W - <u>552-6027</u> H <u>396-5111</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone:	Cost Of Work: \$ <u>900 - APPROX.</u>  Fee: \$ <u>30.00</u>
Current use: <u>MULTI-UNIT ART BLDG. (3)</u>		
If the location is currently vacant, what was prior use: _____		
Approximately how long has it been vacant: _____		
Proposed use: <u>3 unit w/ new side stairs</u>		
Project description: <u>new side stairs in footprint of existing</u>		
Contractor's name, address & telephone:		
Who should we contact when the permit is ready: <u>HANNY RIDEOUT H. 657-3282</u>		
Mailing address: <u>GRAY, ME</u>		
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. <b>PHONE:</b>		

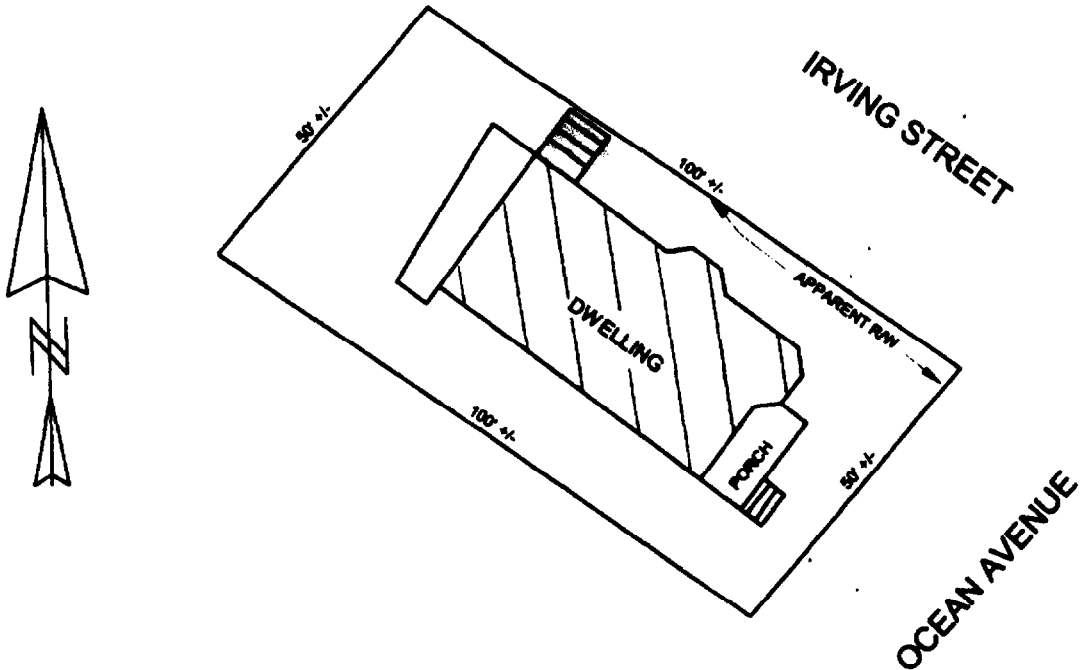
**IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.**

*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: James M. Dupussie                      Date: May 2, 2003

**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 4<sup>th</sup> floor of City Hall





**MORTGAGE LOAN INSPECTION PLAN**

The dwelling does conform to local zoning building setbacks at the time of construction.

The dwelling is not in a special flood zone as defined by flood insurance rate map 230051-0007 dated 12-8-1998.

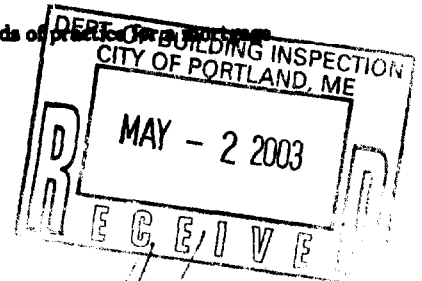
**THIS IS NOT A STANDARD BOUNDARY SURVEY.** Information shown on this plan is for mortgage purposes only. Property lines shown on this plan are based on current lines of occupation, current deed information (referenced below), and tax map information. **A STANDARD BOUNDARY SURVEY IS SUGGESTED TO CONFIRM ALL BOUNDARY LINES SHOWN ON THIS PLAN.** This plan may not be recorded or used for any land divisions. Anyone who uses this plan for anything other than for mortgage purposes does so at their own risk. The property shown on this plan may be subject to easements, covenants, and restrictions of record which may or may not be shown on this plan.

This inspection conforms to the standards of the Maine Board of Licensure for Professional Land Surveyors, standards of practice of the ~~Professional Land Surveyors~~ **DEPT. OF BUILDING INSPECTION CITY OF PORTLAND, ME** loan inspection.

**PROPERTY INFORMATION:**

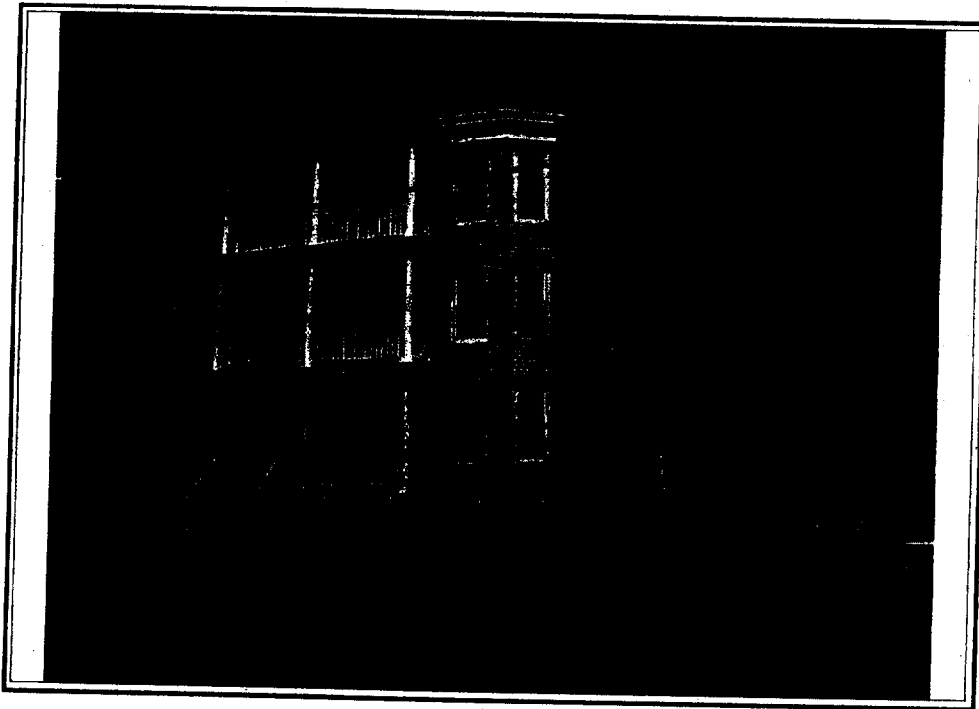
Street: 42-44 OCEAN AVENUE City/Town: PORTLAND County: CUMBERLAND , Maine  
 Buyer: JAMES DUPLISSIE  
 Owner: PETER & AUDRIE BRYANT  
 Deed Reference: book 15384 page 95  
 Plan Reference: book page Lot  
 Tax Map # 129 Lot 6 Block B  
 Lending Institution: ALLIED MORTGAGE CAPITAL CORPORATION  
 Scale: 1 inch = 30 feet Date: JULY 12, 2001  
 ATC file #

**Atlantic Title Company  
 76 Atlantic Place  
 South Portland, Maine 04106**



**WILLIAM G. AUSTIN  
 STATE OF MAINE  
 PROFESSIONAL LAND SURVEYOR # 2174**

**APPRAISAL OF**



←  
SIDE  
DECK

**LOCATED AT:**

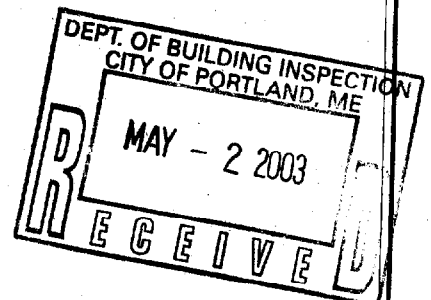
42-44 Ocean Avenue  
Portland, ME 04103

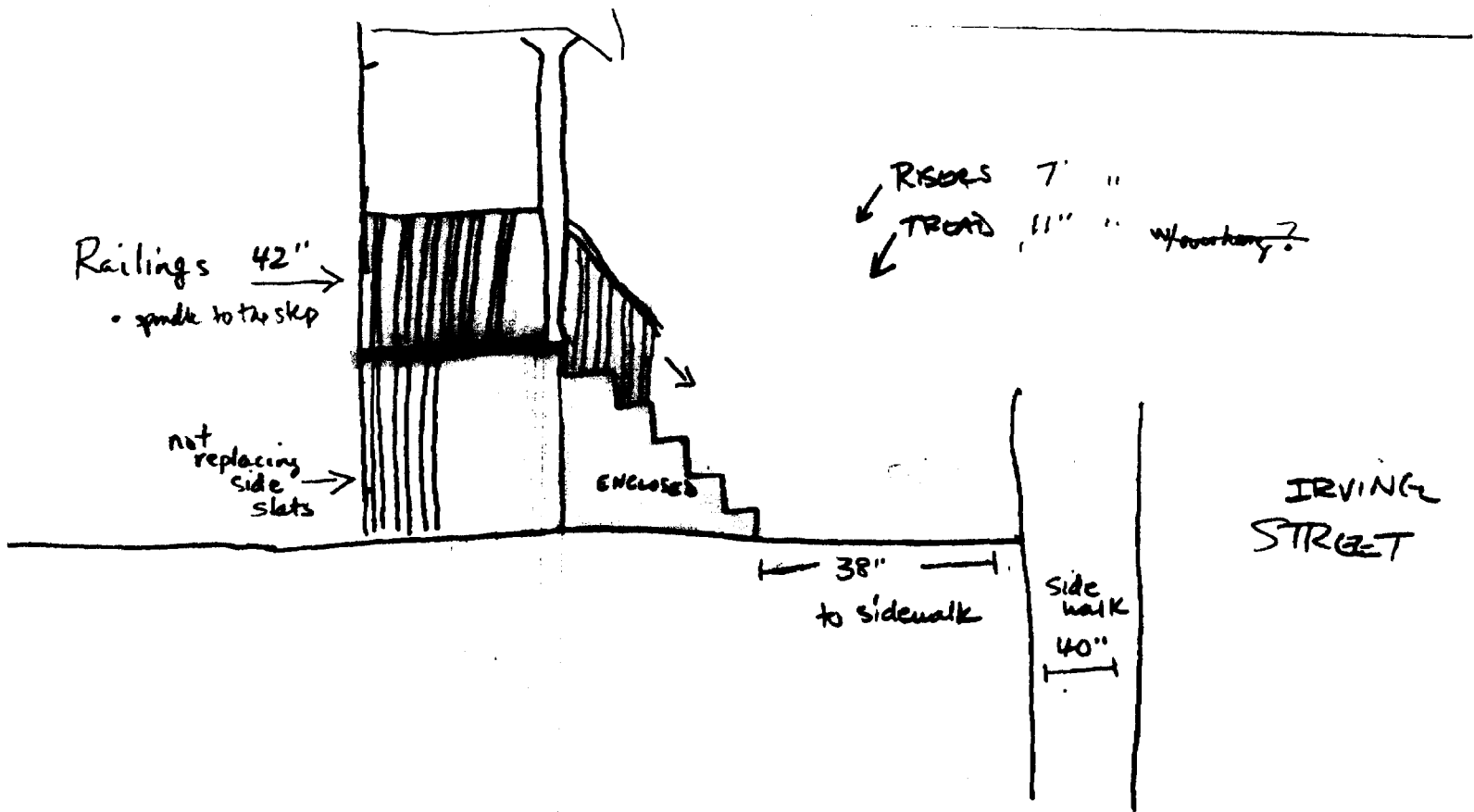
**FOR:**

Allied Mortgage Capital Corp.  
75 Atlantic Place  
South Portland, Me. 04106

**BORROWER:**

Duplissle, James





- Pressure treated wood

### SPECS

- Roof + support system are staying
- Replacing only treads, railings, decking, stringers, enclosed side wall
- Spacing between rails will be less than 4" balusters
- Spacing on deck between 1" x 6" boards will be less than 1/4"
- All new material will be pressure treated wood.



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**Dept:** Building      **Status:** Approved with Conditions      **Reviewer:** Mike Nugent      **Approval Date:** 05/02/2003

**Note:** **Ok to Issue:**

- 1) Guards must be 42 inches in height with openings less than 4"

**Dept:** Fire      **Status:** Approved      **Reviewer:** Mike Nugent      **Approval Date:** 05/02/2003

**Note:** **Ok to Issue:**

- 1) Per Jay Kelly