

Form # P 04

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

Please Read
Application And
Notes, If Any,
Attached

BUILDING INSPECTION

Permit Number: 061484

This is to certify that DIBIASE MATTHEW A / T Blackburn

has permission to Expand bedroom and add a room

AT 25 NEVENS ST

130 F01902B

PERMIT ISSUED
OCT 13 2006
CITY OF PORTLAND

provided that the person or persons who perform or supervise the work 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.

Verification of inspection must be given and when permission is procured before this building or part thereof is occupied or services closed-in. FOUR 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

[Signature]
10/11/06
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: 06-1484	Issue Date:	CBL: 130 F01902B
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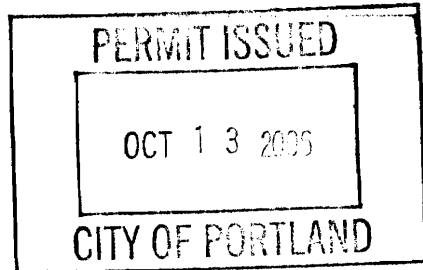
Location of Construction: 25 NEVENS ST	Owner Name: DIBIASE MATTHEW A	Owner Address: 25 NEVENS ST # 2B	Phone:
Business Name:	Contractor Name: Tom Blackburn	Contractor Address: 10 Country Creek No. Yarmouth	Phone: 2072328134
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	Zone:

Past Use: Residential / condo	Proposed Use: Residential / condo expand bedroom and add a bathroom	Permit Fee: \$100.00	Cost of Work: \$7,500.00	CEO District: 4
Proposed Project Description: Expand bedroom and add a bathroom		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied <i>WA</i>	INSPECTION: Use Group: <i>R-3</i> Type: <i>SB</i> <i>IRC 2003</i>	
		Signature: _____ Signature: _____		
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: 10/10/2006	Zoning Approval		
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- 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	Zoning Appeal	Historic Preservation
<input type="checkbox"/> Shoreland	<input type="checkbox"/> Variance	<input type="checkbox"/> Not in District or Landmark
<input type="checkbox"/> Wetland	<input type="checkbox"/> Miscellaneous	<input type="checkbox"/> Does Not Require Review
<input type="checkbox"/> Flood Zone	<input type="checkbox"/> Conditional Use	<input type="checkbox"/> Requires Review
<input type="checkbox"/> Subdivision	<input type="checkbox"/> Interpretation	<input type="checkbox"/> Approved
<input type="checkbox"/> Site Plan	<input type="checkbox"/> Approved	<input type="checkbox"/> Approved w/Conditions
Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/>	<input type="checkbox"/> Denied	<input type="checkbox"/> Denied
Date: _____	Date: _____	Date: _____



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



General 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>25 NEVEN'S STREET</u>		
Total Square Footage of Proposed Structure		Square Footage of Lot
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>130 F0190 2B</u>	Owner: <u>MATTHEW DIBIAKE</u>	Telephone: <u>775-0333</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>BTM CONSTRUCTION</u> <u>10 COUNTRY CREEK</u> <u>PORTLAND ME 04097</u> <u>N. YARMOUTH</u> <u>TOM BLACKBURN</u> <u>232-8134</u>	Cost Of Work: \$ <u>7500-</u> Fee: \$ <u>100.00</u> C of O Fee: \$ <u>1100</u>
Current Specific use: _____ If vacant, what was the previous use? _____ Proposed Specific use: _____		
Project description: <u>EXPANDING BEDROOM + ADDING A BATHROOM</u>		
Contractor's name, address & telephone: <u>BTM CONSTRUCTION</u> <u>10 COUNTRY CREEK N. YARMOUTH</u>		
Who should we contact when the permit is ready: <u>TOM BLACKBURN</u>		
Mailing address: _____ Phone: <u>232-8134</u>		

Please submit all of the information outlined in the Commercial Application Checklist.
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 visit us on-line at www.portlandmaine.gov, stop by the Building Inspections 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: <u>[Signature]</u>	Date: <u>10/10/00</u>
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This is not a permit; you may not commence ANY work until the permit is issued.

[Signature]

City of Portland, Maine - Building or Use Permit

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

Permit No: 06-1484	Date Applied For: 10/10/2006	CBL: 130 F01902B
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Location of Construction: 25 NEVENS ST	Owner Name: DIBIASE MATTHEW A	Owner Address: 25 NEVENS ST # 2B	Phone:
Business Name:	Contractor Name: Tom Blackburn	Contractor Address: 10 Country Creek No. Yarmouth	Phone (207) 232-8134
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	

Proposed Use: Residential / condo expand bedroom and add a bathroom	Proposed Project Description: Expand bedroom and add a bathroom
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Tammy Munson **Approval Date:** 10/11/2006**Note:** **Ok to Issue:**

- 1) 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.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Tammy Munson **Approval Date:** 10/11/2006**Note:** **Ok to Issue:**

- 1) Separate permits are required for any electrical, plumbing, or HVAC systems.
Separate plans may need to be submitted for approval as a part of this process.

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	130 F01902B
Location	25 NEVENS ST
Land Use	RESIDENTIAL CONDO

Owner Address	DIBIASE MATTHEW A 25 NEVENS ST # 2B PORTLAND ME 04103
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Book/Page	22803/004
Legal	130-F-19-23 NEVENS ST R23-27 25 NEVENS STREET CONDO UNIT 2B

Current Assessed Valuation

Land	Building	Total
\$39,500	\$158,100	\$197,600

Property Information

Year Built	Style	Story Height	Sq. Ft.	Total Acres		
1905	Condo	1	1320	0		
Bedrooms	Full Baths	Half Baths	Total Rooms	Attic	Basement	
3	1		7	None	Pier/slab	

Outbuildings

Type	Quantity	Year Built	Size	Grade	Condition
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Sales Information

Date	Type	Price	Book/Page
06/27/2005	LAND + BLDING	\$219,900	22803-4

Picture and Sketch

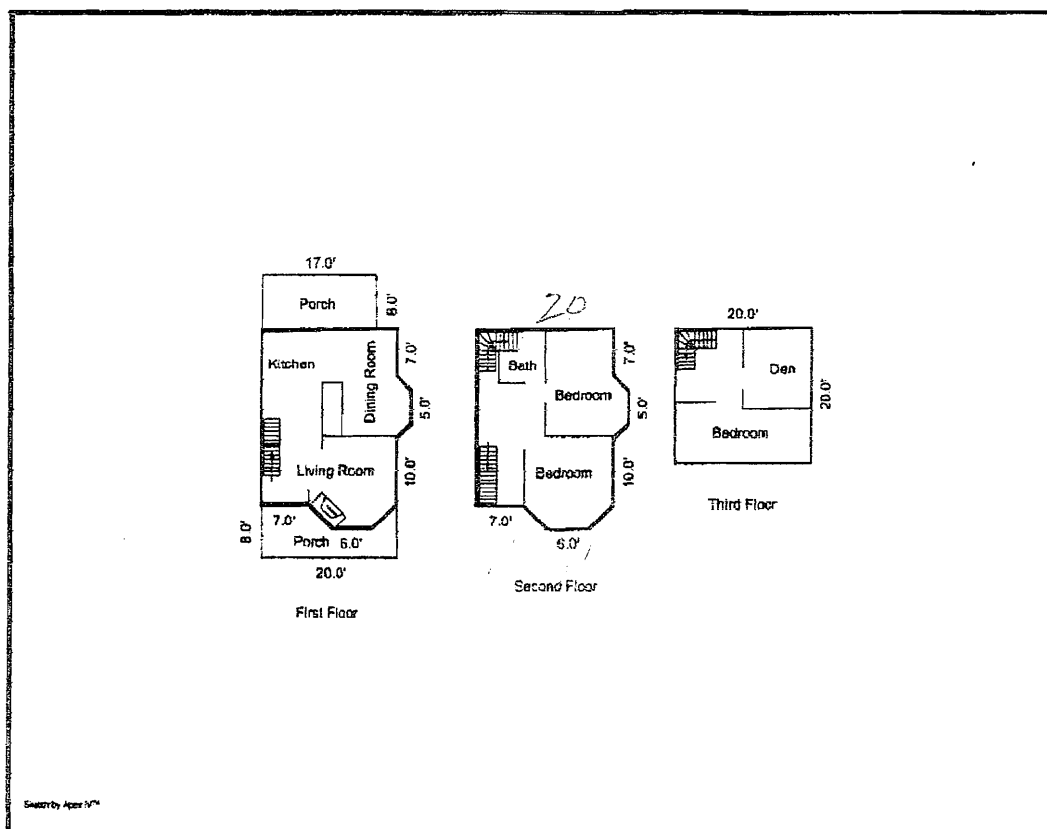
Picture	Sketch	Tax Map
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[Click here to view Tax Roll Information.](#)

Building Sketch (Page - 1)

Borrower/Client	DiBiase, Matthew		
Property Address	25 Nevens Street		
City	County	State	Zip Code
Portland	Cumberland	ME	04103-3122
Lender	Capital Mortgage Group		

Plot Plan - LBSP

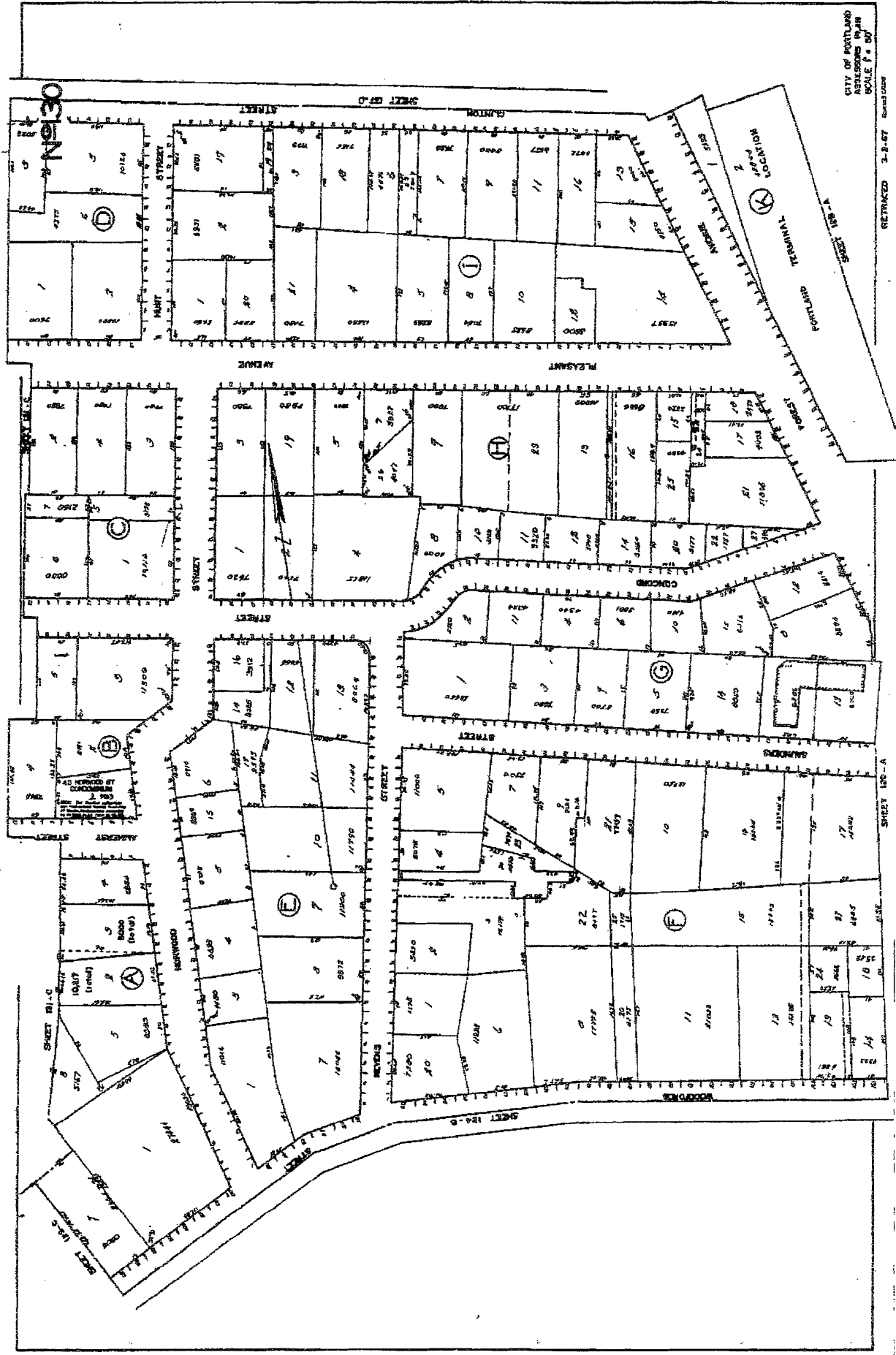


Survey by Apex N/A

Comments:

AREA CALCULATIONS SUMMARY			
Code	Description	Net Size	Net Totals
GLA1	First Floor	573.1	573.1
GLA2	Second Floor	573.1	573.1
GLA3	Third Floor	400.0	400.0
P/P	Porch	126.3	
	Porch	136.0	262.3
Net LIVABLE Area		(Rounded)	1546

LIVING AREA BREAKDOWN		
Breakdown		Subtotal
First Floor		
9.2 x	20.1	185.5
2.1 x	5.0	10.6
0.5 x	2.1	2.2
0.5 x	2.1	2.2
10.0 x	20.1	200.7
6.8 x	20.1	135.6
0.5 x	0.2	2.4
3.5 x	6.0	21.2
0.5 x	3.5	6.2
0.5 x	3.5	6.2
Second Floor		
9.2 x	20.1	185.5
2.1 x	5.0	10.6
0.5 x	2.1	2.2
0.5 x	2.1	2.2
10.0 x	20.1	200.7
6.8 x	20.1	135.6
0.5 x	0.2	2.4
3.5 x	6.0	21.2
0.5 x	3.5	6.2
0.5 x	3.5	6.2
Third Floor		
20.0 x	20.0	400.0
21 Items	(Rounded)	1546



CITY OF PORTLAND
RESUBDIVISION PLAT
SCALE 1" = 40'

RETRACTED 3-2-67

Please call 874-8703 or 874-8693 to schedule your inspections as agreed upon

Permits expire in 6 months, if the project is not started or ceases for 6 months.

The Owner or their designee is required to notify the inspections office for the following inspections and provide adequate notice. Notice must be called in 48-72 hours in advance in order to schedule an inspection:

By initialing at each inspection time, you are agreeing that you understand the inspection procedure and additional fees from a "Stop Work Order" and "Stop Work Order Release" will be incurred if the procedure is not followed as stated below.

A Pre-construction Meeting will take place upon receipt of your building permit.

~~N/A~~ Footing/Building Location Inspection: Prior to pouring concrete
~~N/A~~ Re-Bar Schedule Inspection: Prior to pouring concrete
~~N/A~~ Foundation Inspection: Prior to placing ANY backfill
Cell Framing/Rough Plumbing/Electrical: Prior to any insulating or drywalling
Cell Final/Certificate of Occupancy: Prior to any occupancy of the structure or use. NOTE: There is a \$75.00 fee per inspection at this point.

Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection

_____ If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

CERTIFICATE OF OCCUPANCIES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED

[Signature]
Signature of Applicant/Designee

10/13/06
Date

[Signature]
Signature of Inspections Official

10/13/06
Date

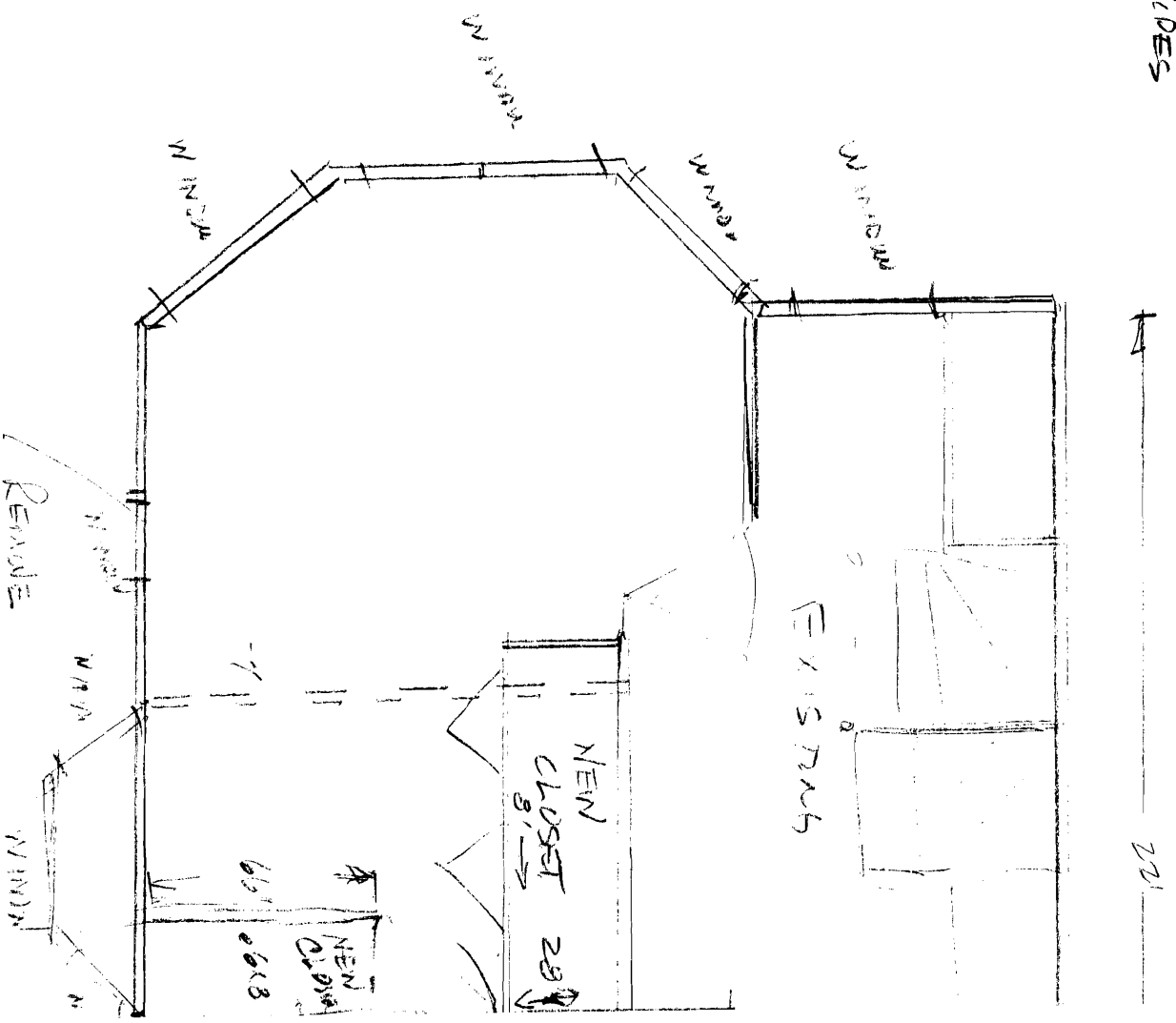
CBL: 130 F019

Building Permit #: 061484

MATTHEW DUBASE
25 XEVERIST
PORTLAND, ME 04103

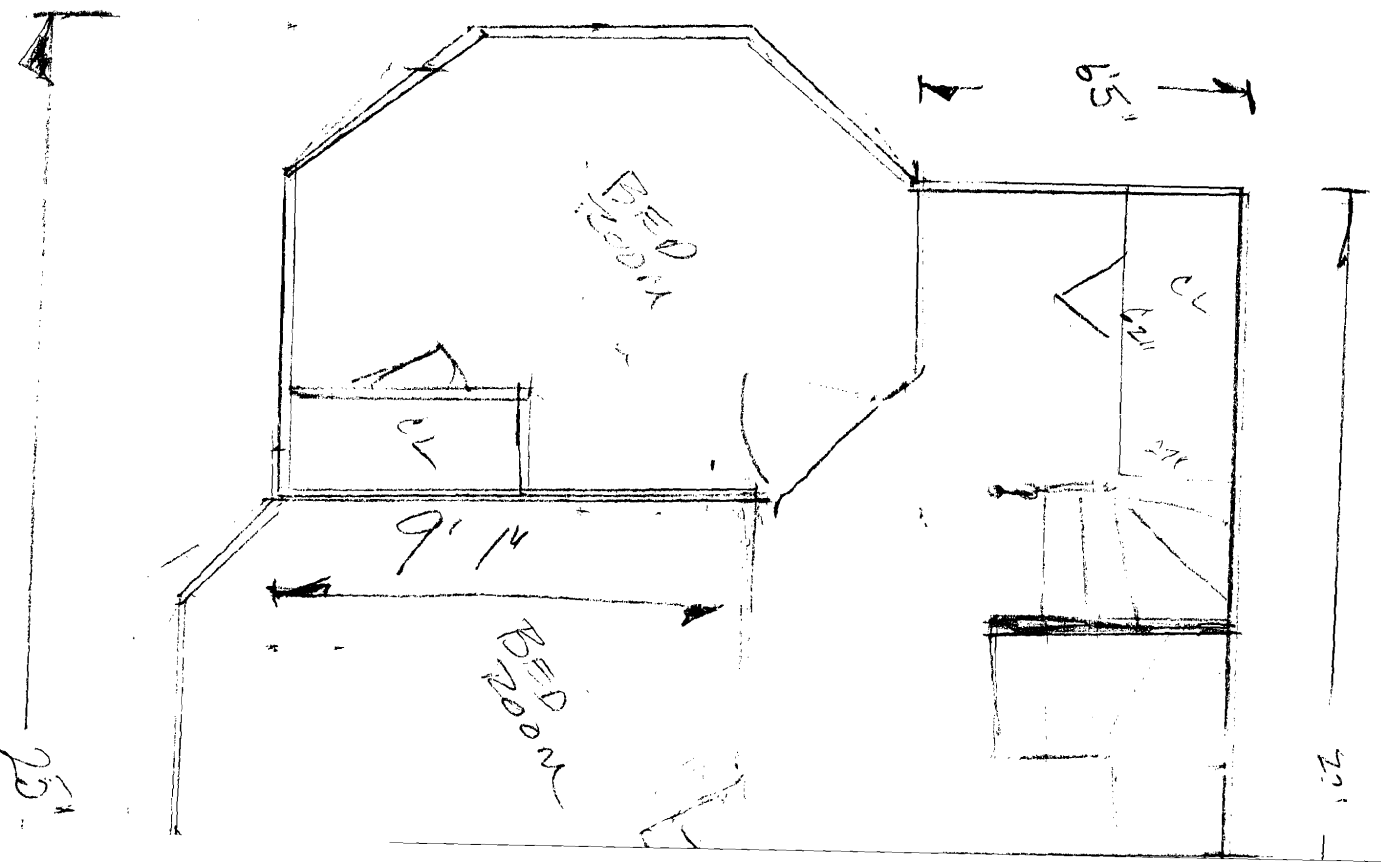
PROPOSED

- ① NEW CONSTRUCTION:
- 2x4 WALLS 16' OC
 - 1/2 GYPSUM +
 - BLUE BOARD GYPSUM IN BATH
 - FLOORING BATH TILE
 - REPLACE NON SAFETY GLASS
 - WITH SAFETY GLASS IN BATH.
 - 7/8" STEP TO ELEVATE FLOOR
 - TO ALLOW PLUMBING + WASTE PIPES



MATTHEW DIBIA
25 XEVENS STRE
PORTLAND, ME

EXISTING



9-24-04

MATHEW DIRASSE

25 NEWBORN ST,

PORTLAND ME

04109 - 3122

1/2" to 1"

2ND FLOOR BATH ADDITION

