

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT

This is to certify that MARKT LIPPOLD

Located At 137 PLEASANT AVE

Job ID: 2011-09-2321-DEMO

CBL: 131- E-003-001

has permission to Demolish the Back"L" of the Structure (16 Foot by 19 Foot).
provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statues of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of the buildings and structures, and of the application on file in the department.

Notification of inspection and written permission procured before this building or part thereof is lathed or otherwise closed-in. 48 HOUR NOTICE IS REQUIRED.

A final inspection must be completed by owner before this building or part thereof is occupied. If a certificate of occupancy is required, it must be

10/07/2011

Fire Prevention Officer

Code Enforcement Officer / Plan Reviewer

THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY
PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit Application

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

Job No: 2011-09-2321-DEMO	Date Applied: 9/21/2011	CBL: 131- E-003-001	
Location of Construction: 137 PLEASANT AVE	Owner Name: MARK T LIPPOLD	Owner Address: 137 PLEASANT AVE PORTLAND, ME 04103	Phone: 207-712-8313
Business Name:	Contractor Name:	Contractor Address:	Phone:
Lessee/Buyer's Name:	Phone:	Permit Type: BLDG - Demo	Zone: R-5
Past Use: Single Family	Proposed Use: Same - Single family - demo rear section of house (16' x 19') - will apply for separate permit to rebuild	Cost of Work: 2000.00	CEO District:
		Fire Dept: <input type="checkbox"/> Approved <input type="checkbox"/> Denied <input checked="" type="checkbox"/> N/A	Inspection: Use Group: R5 Type: SB MURBEC Signature: <i>AB</i>
Proposed Project Description: Demo Back "L" of Structure		Pedestrian Activities District (P.A.D.)	

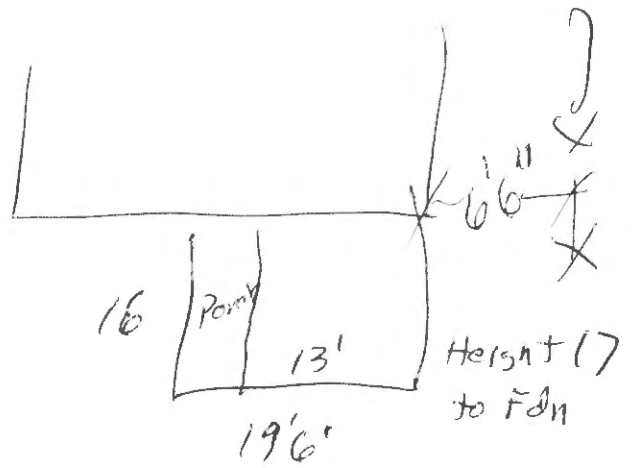
Permit Taken By:	Zoning Approval		
<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building Permits do not include plumbing, septic or electrical work.</p> <p>3. Building permits are void if work is not started within six (6) months of the date of issuance. False informatin may invalidate a building permit and stop all work.</p>	Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetlands <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <input type="checkbox"/> Maj <input type="checkbox"/> Min <input type="checkbox"/> MM Date: <i>OK w/condition 9/28/11 ABM</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 Dist 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>ABM</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

10-7-11 DW.M/GEF Mark 712-8313

Pre Demo OK



BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

or email: buildinginspections@portlandmaine.gov

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the city of Portland Inspections Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.**
- **Permits expire in 6 months. If the project is not started or ceases for 6 months.**
- **If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue.**

The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OF CIRCUMSTANCES.

IF THE PERMIT REQUIRES A CERTIFICATE OF OCCUPANCY, IT MUST BE PAID FOR AND ISSUED TO THE OWNER OR DESIGNEE BEFORE THE SPACE MAY BE OCCU0PIED.

1. Pre-Demolition
2. Final Inspection



PORTLAND MAINE

Strengthening a Remarkable City. Building a Community for Life • www.portlandmaine.gov

Director of Planning and Urban Development
Penny St. Louis

Job ID: 2011-09-2321-DEMO

Located At: 137 PLEASANT AVE CBL: 131- E-003-001

Conditions of Approval:

Zoning

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.
1. This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
2. This permit is for demolition only. A separate permit must be applied for to rebuild the structure.

Building

1. Demolition permits are valid for a period of 30 days from the date of issuance. A written request must be submitted and granted for an extension to this time period. Dust prevention shall be controlled per Chapter 6 of the Municipal Ordinance and demolition per Section 3303 of the MUBEC.
2. Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

Jonathan Rioux - 137 Pleasant Avenue

From: "Monti, Barbara" <monti@unitil.com>
To: NADAMS@portlandmaine.gov; JRIOUX@portlandmaine.gov;
JMB@portlandmaine.go...
Date: 9/23/2011 2:37 PM
Subject: 137 Pleasant Avenue

Good afternoon all,

Mark Lippold is all set with us to demo the back part of his house. The gas service he has is to the front of the house.

Any questions please let me know.

barb

Barbara Monti
Unitil Service Corp
1075 Forest Avenue
PO Box 3586
Portland ME 04104-3586
Phone: 207-541-2533
Email: monti@unitil.com

RS.

2011-09-23 21 not in queue, state ^{late} application accepted.



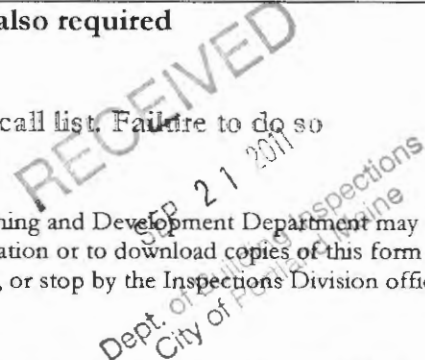
Demolition of a Structure Permit Application

entered 9/28/11

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>137 PLEASANT AVE PORTLAND ME</u>			
Total Square Footage of Proposed Structure <u>304</u>		Square Footage of Lot: <u>10512</u>	
Tax Assessor's Chart, Block & Lot: Chart# <u>131</u> Block# <u>E</u> Lot# <u>3</u>		Owner: <u>MARK + PATRICIA LIPPOLO</u>	Telephone: <u>207 773-8702</u> <u>712 8313(C)</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>MARK LIPPOLO</u> <u>137 PLEASANT AVE</u> <u>PORTLAND ME 04103</u> <u>712 8313 (C)</u>		Cost Of Work: \$ <u>2000.00</u> Fee: \$ _____
Current legal use: (i.e. garage, warehouse) <u>SINGLE FAMILY - RESIDENTIAL</u>			
If vacant, what was the previous use? _____			
How long has it been vacant? _____			
Project description: <u>demo</u> <u>BACK "L" STRUCTURE - 11'x19' - After permit to rebuild</u>			
Contractor's name, address & telephone: _____			
Who should we contact when the permit is ready: <u>MARK LIPPOLO</u>			
Mailing address: <u>137 PLEASANT AVE</u> <u>PORTLAND ME 04103</u>		Telephone: <u>(207) 773-8702</u> <u>712-8313</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, 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: <u>[Signature]</u>	Date: <u>9-20-2011</u>
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This is not a permit; you may not commence ANY work until the permit is issued.



Demolition Call List & Requirements

Site Address: 137 PLEASANT AVE

Owner: MARK & PATRICIA LIPOSD

Structure Type: Single framing

Contractor: SEASIDE EXCAVATING LLC

Utility Approvals	Number	Contact Name/Date
Central Maine Power	1-800-750-4000	^{CMP} W.O. <u>3-885-487</u> / <u>9-20-2011</u>
Unitil	1-207-541-2533	<u>BARRACK MONTE</u> / <u>9-19-2011</u>
Portland Water District	761-8310	<u>DOUG BARNES</u> / <u>9-19-2011</u>
Dig Safe	1-888-344-7233	<u>PAT Celata</u> / <u>9-18-2011</u> 2011 3902478

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

DPW/ Traffic Division (L. Cote) ^{Lucy}	874-8891	<u>CAROL MERRITT</u> / <u>9-20-11</u>
DPW/ Sealed Drain Permit (C. Merritt)	874-8822	<u>CAROL MERRITT</u> / <u>9-19-2011</u>
Historic Preservation	874-8726 874-8726	<u>DEB ANDREWS</u> / <u>9-21-2011</u>
DEP - Environmental (Augusta)	287-2651	<u>SANDY MOODY</u> / <u>9-20-2011</u> FAXED 9-20-2011 207-287-6220

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 > NOT REQ'D
- ✓ 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 contact Troy Moon @ 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: [Signature] Date: 9-21-2011

or more information or to download this form and other permit applications visit the Inspections Division on our website at www.portlandmaine.gov

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September 19, 2011

Neighbors of 137 Pleasant Avenue,
Portland, Maine 04103

As required by the City of Portland, notice is given that the single family dwelling at 137 Pleasant Avenue is applying for a demolition and building permit to repair and improve the existing structure. The owners will be removing then rebuilding the rear "L". The building activity will result in an approximately 300 square foot structure that is similar to the existing and historically representative of the period style of the main house. The structure will be built on the existing foundation, no closer to property lines than the current structure.

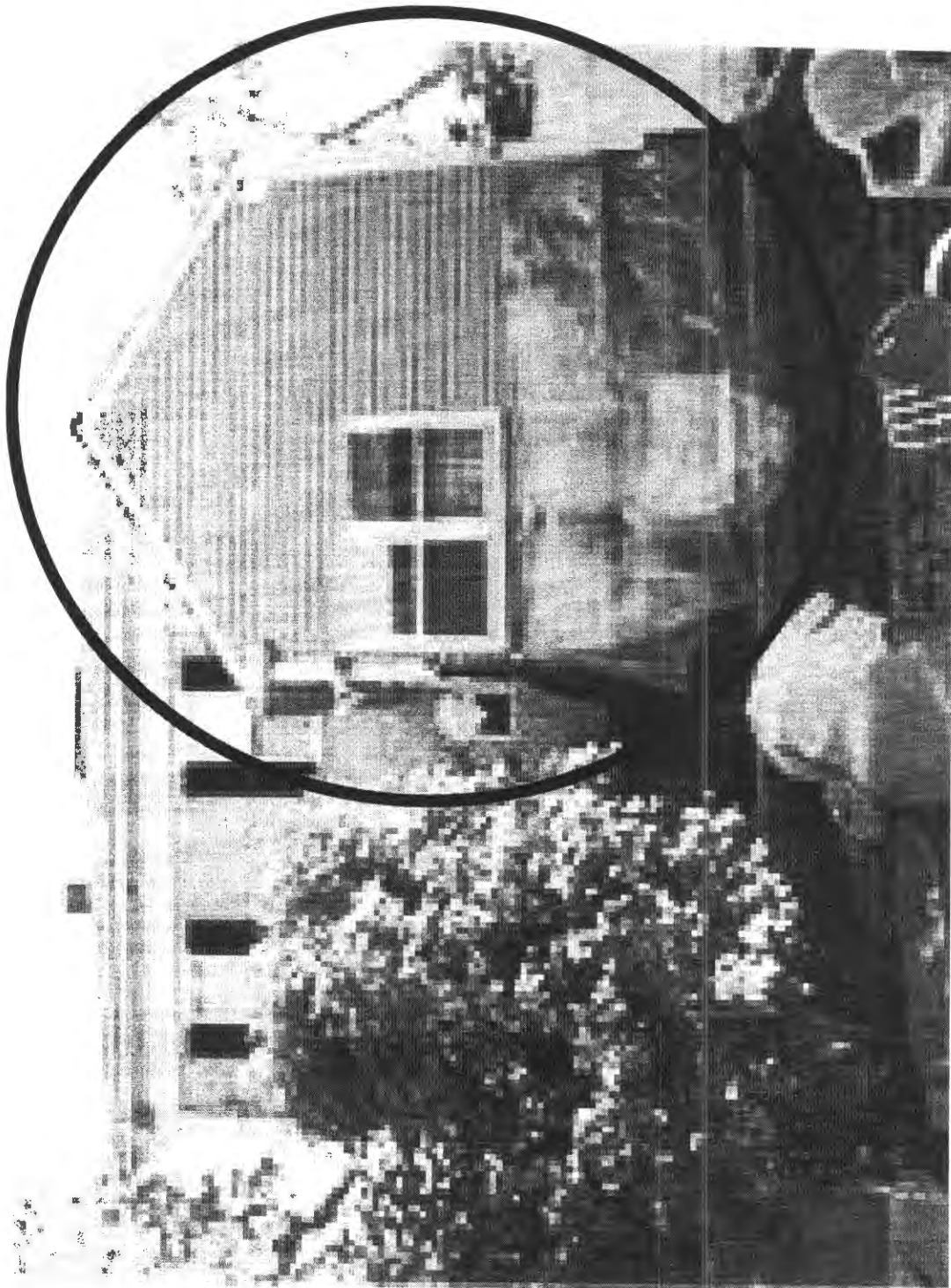
The demolition and construction will not disturb or require any use of adjoining properties.

Demolition and construction will occur immediately following permitting activities with the City of Portland. Start date is estimated to be early to mid-October.

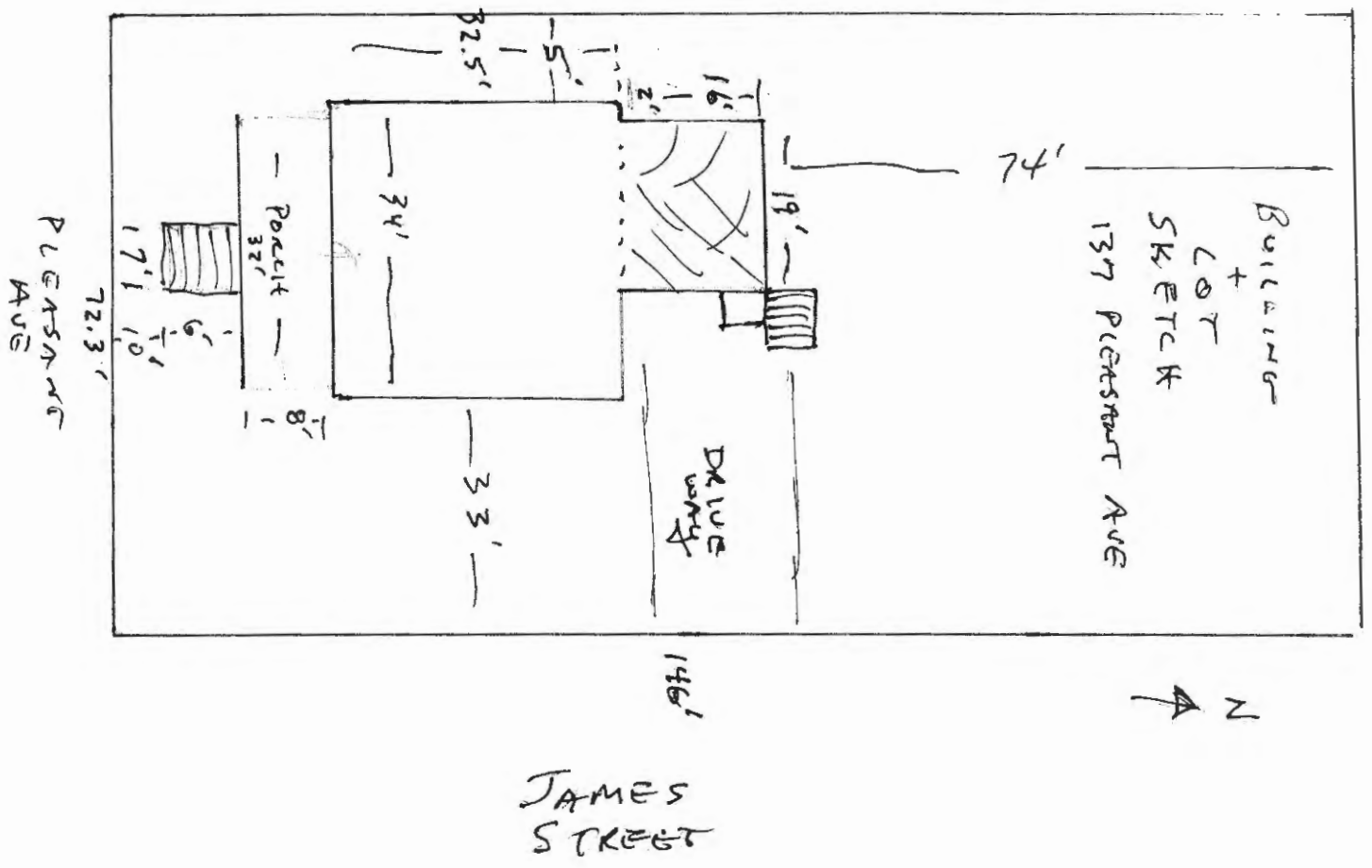
Regards,

Mark & Patti Lippold

2



3



R-1 Zone

Lot size 10,633 sq ft

Front - 11/4

rear - 20' - 7 1/2 min

* Side - 7 1/2' side 8' min - 7 1/2 min legally maximum

lot coverage - 45% = 4276.8 sq ft

house - 8 x 32 = 256 sq ft

34 x 32.5 = 1105 sq ft

16 x 19 = 304 sq ft

1465 (circled)



ASBESTOS BUILDING DEMOLITION NOTIFICATION

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



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.

6220 SENT 9-20-2011

Were regulated asbestos-containing building materials found? yes no

property address: 137 PLEASANT AVE PORTLAND, ME	building description: <input type="checkbox"/> pre-1981 residential with 2-4 units <input type="checkbox"/> post-1980 residential with 2-4 units <input checked="" type="checkbox"/> other.
asbestos survey/inspection performed by: (name & address) N/A	asbestos abatement contractor N/A
telephone: property owner: (name & address) Mark LIPPOLD 137 PLEASANT AVE PORTLAND telephone: 207-773-8702	demolition contractor: (name & address) Sensate Excavation 189 Mosher Rd Gorham, ME 04038 telephone: (207) 712-5118
demolition start date: OCT 1	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

	MARK LIPPOLD	
Print Name: Owner/Agent	Title	Signature
Telephone #	FAX #	Date 9-20-2011

2011-09-2321

137 Pleasant

Building Job Maintenance

Home Building Job Maintenance

New Save Delete Refresh Fee Plan Review Certificate Add Fee Permit Pay Now Inspection Contractors Projects Associate From Record Associate From Map Location Maintenance Job Diagram Attachments Maintenance Planning & Engineering

Record Processing Associations Land Tools Job Diagram

2011-09-2321-DEMO
Job Type: Demolition Of Building All Types
Status Code: Application Accepted
Year: 2011
Job ID: 2011-09-2321-DEMO

1 / 1

General Information

Job Type: DEMO - Demolition Of Building All Types Application Date: 09/21/2011 Status: AC - Application Accepted
Job ID: 2011-09-2321-DEMO Estimated Value: 2,000.000000 Square Footage:
Description: Demo Back"L" of Structure Public Building Flag:
Tenant Name: Tenant Number: Year: 2011 PIN Value: 2939

Contractors
Related Parties
Projects

Ready Production Enviro An unhandled exception has occ...
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Building Job Diagram

Home Building Job Diagram

Save Refresh Permit Fee Inspection Associate From Record Associate From Map Job Structure Images Global Activity Job Summary Designer
 Add Permit Add Fee Schedule Inspection Location Maintenance Notes
 Plan Review Pay Now Certificate Land Tools Maintenance Attachments Reports

Job ID: 2011 09 2321 DEMO Job Type: Demolition Of Building All Types Description: Demo BackTM of Structure

137 PLEASANT AVE
 Extended Address
 Primary Land Key 131-E-003-001
 Tax ID 19108
 Primary Related Party LIPPOLD, MARK T
 Subdivision
 Alternate ID 127045
 Jurisdiction Code Multiple
 Location ID 19108

Single Family or Duplex - Single Family Home
 Status In Review
 Square Footage
 Original Adjusted
 Estimated Value
 Original Adjusted

Building - Demo BackTM of Structure
 Issue Number 20116937
 Issue Date
 Reissue Date
 Expiration Date
 Status Initialized

Ready Production Enviro

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Plan Review Maintenance

Home Plan Review Maintenance

+ New Save Delete Refresh
 Full Plan Review Partial Plan Review
 Review Agencies
 Attachments Images Location Job Structure Comment
 Create Document Required Inspections Notes
 Conditions of Approval

Record Revision/Resubmittal Associations Maintenance Planning and Engineering

2011-09-2321 DEMO - Demo Back "L" of Str
Single Family or Duplex - Single Family Hon

Sequence Number	Type Code	Status Code
/ 0		

General Information

Plan Review Type Code: Status Code:

Plan Review

Status Code: <input type="text"/>	Copies of Plans: <input type="text"/>	Submission Date: <input type="text"/>
Estimated Comp. Date: <input type="text"/>	Revised Comp. Date: <input type="text"/>	Actual Comp. Date: <input type="text"/>
Last Action Date/Time: <input type="text"/>	Last Action By: <input type="text"/>	Last Approved By: <input type="text"/>

Comment Action Log

Ready Record: No Data Collection: No Data Production Enviro...

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