

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

ENGINEERING SECTION

PERMIT

Permit Number: 071004

Please Read Application And Notes, If Any, Attached

This is to certify that David Gulick & Maria Crouse David Crouse

has permission to Demo Garage

AT 178 CONCORD ST

PERMIT ISSUED
SEP 12 2007
CITY OF PORTLAND

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of Maine 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.

Notification inspection must given and work on permission procure before this building or part thereof lated or closed-in. HOUR NOTICE IS 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

9/12/07 *Cheryl R...*
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: 07-1004	Issue Date:	CBL: 132 G011001
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Location of Construction: 178 CONCORD ST	Owner Name: David Gulick & Maria Crouch	Owner Address: 14 Shady Run Lane	Phone: 233-4054
Business Name:	Contractor Name: David Cole	Contractor Address: 116 Walton St. Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Demolitions - Building	Zone: R-5

Past Use: Single Family	Proposed Use: Single Family - Demo Garage	Permit Fee: \$30.00	Cost of Work: \$220.00	CEO District: 5
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R-3 Type: SB IRC-2003 9/16/07 <i>CLM</i>	

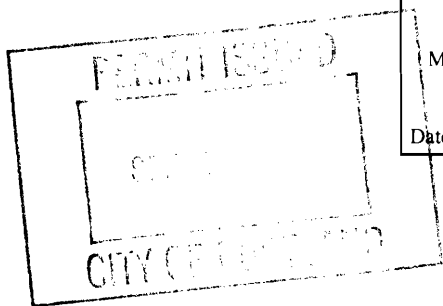
Proposed Project Description:
Demo Garage

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: 08/17/2007	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 <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: 8/24/07 <i>ASB</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 <i>APM</i> Date:
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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



Demolition of a Structure Permit Application

Include w/
oversee 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: <u>178 Concord Street, Portland 04103</u>		
Total Square Footage of Proposed Structure <u>400</u>	Square Footage of Lot <u>7200</u>	
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>132</u> <u>G</u> <u>11</u>	Owner: <u>DAVID GULICK</u> <u>MARIA CROUCH</u>	Telephone: <u>233-4054</u> <u>671-6394</u>
Lessee/Buyer's Name (If Applicable) <u>N/A</u>	Applicant name, address & telephone: <u>DAVID GULICK</u> <u>14 Shady Run Lane</u> <u>Cumberland, ME 04021</u> <u>233-4054</u>	Cost Of Work: \$ <u>20,000</u> Fee: \$ <u>220.00</u>
Current legal use: (i.e. garage, warehouse) <u>GARAGE</u> If vacant, what was the previous use? _____ How long has it been vacant?: _____		
Project description: <u>Demolish</u> <u>Garage</u>		
Contractor's name, address & telephone: <u>DAVID COLE, 116 Walton St, Portland, ME</u>		
Who should we contact when the permit is ready: <u>DAVID GULICK</u>		# <u>332-7107</u>
Mailing address: <u>14 Shady Run Lane</u> <u>Cumberland, ME 04021</u>		Phone: <u>233-4054</u>

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>David Gulick</u>	Date: <u>August 15, 2007</u>
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This is not a permit; you may not commence ANY work until the permit is issued.

CC - Council
Be Processed



Demolition Call List & Requirements

Site Address: 178 Concord St, Portland

Owner: David Gulick + Maria Crouch

Structure Type: Garage

Contractor: David Cole
332-7107

Utility Approvals	Number	Contact Name/Date
Central Maine Power (2/6)	1-800-750-4000	<u>Jen 8/15/07</u> (they have no equipment @ garage)
Northern Utilities	797-8002 ext 6241	<u>Mark Allen 8/15/07</u>
Portland Water District	761-8310	<u>Donna Barnes - Cust Service 8/15/07</u>
Dig Safe	1-888-344-7233	<u>2007 330 6201</u>
ATT - "all clear" 2007 330 6201 (800) 252-1133		
After calling Dig Safe, you must wait 72 business hours before digging can begin.		
Verizon - auto call received - "Ok to proceed" - could not save call for ID #		
DPW/ Traffic Division (^{Lucy} L. Cote) "all set"	874-8891 (msg)	<u>Lucy 8/16/07</u>
DPW/ Sealed Drain Permit (^{Carl} C. Merritt)	874-8822	<u>Carl Merritt 8/15/07</u>
Historic Preservation (Deb Andrews)	874-8726 (msg)	<u>Deb Andrews 8/16/07</u>
Fire Dispatcher	874-8576	<u>Morrisseau 8/15/07</u>

~~Scott Hanksa 756 8023~~

Additional Requirements

- 1) Written Notice to Adjoining Owners (+ who accepted the letter)
- 2) A Photo of the Structure(s) to be demolished + PLOT PLAN
- 3) Certification from an asbestos abatement company - ~~not~~ needed per Donna (old garage)

DEP - Environmental (Augusta) ^{Sandy Moody} 287-2651 (~~msg~~) OK to demo + Fax BDNF to

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

DEP
Done ✓
8/16/07

I have contacted all of the necessary companies/departments as indicated above and attached all required documentation.

Signed: David Gulick

Date: 8/16/07

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

City of Portland, Maine - Building or Use Permit

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

Permit No: 07-1004	Date Applied For: 08/17/2007	CBL: 132 G011001
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Business Name:	Contractor Name: David Cole	Contractor Address: 116 Walton St. Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Demolitions - Building	

Proposed Use: Single Family - Demo Garage	Proposed Project Description: Demo Garage
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Ann Machado **Approval Date:** 08/24/2007

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:** Chris Hanson **Approval Date:** 09/07/2007

Note: **Ok to Issue:**

- 1) Must stay within same footprint.
- 2) Frost protection must be installed per the enclosed detail as discussed w/owner/contractor.
- 3) Fastener schedule per the IRC 2003
- 4) Demolition permit only. No other construction activities allowed.
- 5) 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.
- 6) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

THIS IS NOT A BOUNDARY SURVEY

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MORTGAGE INSPECTION OF: DEED BOOK 3618 PAGE 34 COUNTY Cumberland
PLAN BOOK --- PAGE --- LOT ---

ADDRESS: 17B Concord Street, Portland, Maine

Job Number: 608-26

Inspection Date: 7-12-07

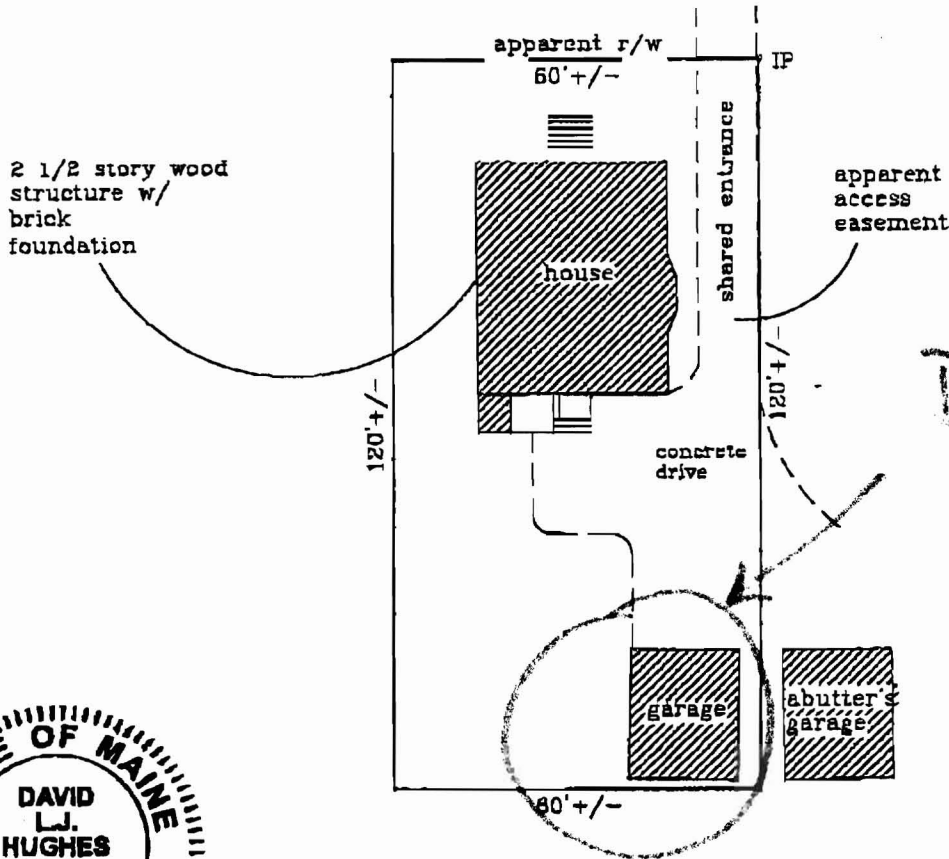
Buyers: David Gulick & Maria Crouch

Scale: 1" = 30'

Sellers: Shelagh A. & James D. Welch, Jr.

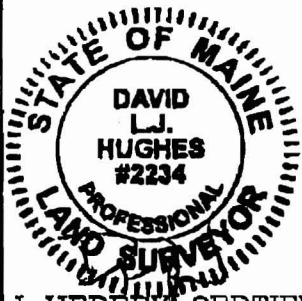
Client File #: H-GULICK

to Stevens Ave. Concord Street



Demo & rebuild in existing footprint

Note:
Lines of occupation are shown.
A boundary survey may yield different results.



I HEREBY CERTIFY TO: Hopkinson & Abbondanza,
the Lender and its title insurer.
Monuments found did not conflict with the deed description.
The dwelling setbacks do not violate town zoning requirements.
As delineated on the Federal Emergency Management Agency Community Panel:
The structure does not fall within the special flood hazard zone.
The land does not fall within the special flood hazard zone.
A wetlands study has not been performed.

APPARENT EASEMENTS AND RIGHTS OF WAY ARE SHOWN. OTHER ENCUMBRANCES, RECORDED OR NOT, MAY EXIST. THIS SKETCH WILL NOT REVEAL ABUTTING DEED CONFLICTS, IF ANY.

Livingston-Hughes
Professional Land Surveyors
88 Guinea Road
Kennebunkport, Maine 04046
207-967-9761 phone 207-967-4831 fax
www.livingstonhughes.com

THIS SKETCH IS FOR MORTGAGE PURPOSES ONLY





Maine Department of Environmental Protection
Lead & Asbestos Hazard Prevention Program

17 State House Station, Augusta, Me 04333-0017
 Tel: (207) 287-2651 Fax: (207) 287-7826



Building Demolition Notification Form (BDNF)

Important Notice: Maine law requires the filing of this "Building Demolition Notification Form" prior to demolition of any building except a single-family home

1) 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.

2) 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.

3) 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.state.me.us/dep/rwm/asbestos/index.htm 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.

Were asbestos-containing materials found? yes no no inspection or survey required (post-1980 2-4 unit)

←
 NOT
 REQUIRED
 for
 garage

✓
 FAXed
 to
 DEP

property address: 178 Concord Street Portland ME 04103	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: 2-CAR GARAGE
asbestos survey performed by: (name & address)	asbestos inspection performed by: (name of licensed Asbestos Consultant)
telephone:	telephone:
property owner: (name & address) DAVID GULICK & MARIA CROUCH 14 Shady Run Lane Cumberland ME 04021 telephone: 233-4054 & 671-6394	demolition contractor: (name & address) DAVID COLE 116 Walton Street Portland ME 04103 telephone: 332-7107
demolition start date: 8/16/07	demolition end date: 8/24/07

DAVID GULICK 8/16/07
 Notification Submitted by: (please print) Date Submitted

Help save Maine fisheries – Remove and recycle mercury thermostats and fluorescent lamps from your building prior to demolition!