

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

## BUILDING INSPECTION

### PERMIT

Please Read Application And Notes, If Any, Attached

Permit Number: 080518

PERMIT ISSUED  
JUN 10 2008

This is to certify that SEGAL AMY B & SCOTT CONTRACTORS / R. G. Kelly & Co., Inc.

has permission to Garage/ Barn - Shore exterior walls - excavate for poured concrete foundation-tubes - replace sills

AT 15 ALBA ST 133-D012001

provided that the person or persons, firm or corporation 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.

Notification of inspection must be given and when permission procured before this building or part thereof is laid or closed-in. 24 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

*Thomas W. Maffey* 6/4/08  
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: 08-0518	Issue Date:	CBL: 133 D012001
-----------------------	-------------	---------------------

Location of Construction: 15 ALBA ST	Owner Name: SEGAL AMY B & SCOTT M JTS	Owner Address: 15 ALBA ST	Phone:
Business Name:	Contractor Name: R Connolly & Co., Inc.	Contractor Address: P.O. Box 8463 Portland	Phone 2072338651
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	Zone: R-5

Past Use: Single Family Home - Garage/ Barn	Proposed Use: Single Family Home - Garage/ Barn - Shore exterior walls - excavate for poured concrete sono- tubes - replace sills	Permit Fee: \$110.00	Cost of Work: \$9,000.00	CEO District: 5	57547
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: S28 IRC 2003		

Proposed Project Description: Garage/ Barn - Shore exterior walls - excavate for poured concrete sono- tubes - replace sills	Signature:	Signature: <i>jm</i> 6/4/08
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: ldobson	Date Applied For: 05/16/2008	<b>Zoning Approval</b>
-----------------------------	---------------------------------	------------------------

<ol style="list-style-type: none"> <li>This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</li> <li>Building permits do not include plumbing, septic or electrical work.</li> <li>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..</li> </ol>	<b>Special Zone or Reviews</b> <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"/> <input type="checkbox"/> Denied Date: <i>5/22/08</i>	<b>Zoning Appeal</b> <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:	<b>Historic Preservation</b> <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>ok with conditions</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

**BUILDING PERMIT INSPECTION PROCEDURES**

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

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 initializing 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.

  X   Framing/Rough Plumbing/Electrical: Prior to Any Insulating or drywalling

  X   Final inspection required at completion of work.

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.

**CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED.**

X Z Conolly  
Signature of Applicant/Designee

6-10-08  
Date

Thomas H. Manley  
Signature of Inspections Official

6/4/08  
Date



# 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>15 ALBA</u>		
Total Square Footage of Proposed Structure/Area <u>576</u>	Square Footage of Lot <u>5,700</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>133</u> Block# <u>D</u> Lot# <u>12</u>	Applicant * <u>must</u> be owner, Lessee or Buyer* Name <u>Scott + Ann Segal</u> Address <u>15 ALBA</u> City, State & Zip <u>Portland, ME</u>	Telephone: _____
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name _____ Address _____ City, State & Zip _____	Cost Of Work: \$ <u>9,000 -</u> C of O Fee: \$ _____ Total Fee: \$ _____
Current legal use (i.e. single family) <u>GARAGE / BARN (Accessary)</u> If vacant, what was the previous use? _____ <u>Principal Use! Single</u> Proposed Specific use: <u>GARAGE / BARN</u> Is property part of a subdivision? <u>NO</u> If yes, please name _____ Project description: <u>Shore exterior walls - Excavate for poured concrete sea</u>		
Contractor's name: <u>R. Connolly &amp; Co, Inc</u> Address: <u>PO. Box 8463</u> City, State & Zip: <u>Portland, ME 04104</u> Who should we contact when the permit is ready: <u>Robert</u> Mailing address: <u>PO. Box 8463 Portland, ME</u>		

*Spoke to Robert Connolly and told him that permit is ready for pick up 6/4/08 Tom M*

Please submit all of the information outlined on the form. Failure to do so will result in the automatic denial of the application.

In order to be sure the City fully understands the full scope of the project, the City may request additional information prior to the issuance of a permit. For further information on this form and other applications visit the Inspections Division on-line at [www.portlandmaine.gov](http://www.portlandmaine.gov) or 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 has authorized me to apply for this permit on his/her behalf. I agree to comply with all applicable laws of this jurisdiction. In addition, if a permit for work described in this application is issued, I certify that the Official's authorized representative shall have the authority to enter all areas covered by this permit at any reasonable time to enforce the provisions of the codes applicable to this permit.

Signature: R Connolly Date: 5-13-08

This is not a permit; you may not commence ANY work until the permit is issued.

MAY 16 2008

**City of Portland, Maine - Building or Use Permit**

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

<b>Permit No:</b> 08-0518	<b>Date Applied For:</b> 05/16/2008	<b>CBL:</b> 133 D012001
------------------------------	--	----------------------------

<b>Location of Construction:</b> 15 ALBA ST	<b>Owner Name:</b> SEGAL AMY B & SCOTT M JTS	<b>Owner Address:</b> 15 ALBA ST	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> R Connolly & Co., Inc.	<b>Contractor Address:</b> P.O. Box 8463 Portland	<b>Phone</b> (207) 233-8651
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Dwellings	

<b>Proposed Use:</b> Single Family Home - Garage/ Barn - Shore exterior walls - excavate for poured concrete sono-tubes - replace sills	<b>Proposed Project Description:</b> Garage/ Barn - Shore exterior walls - excavate for poured concrete sono-tubes - replace sills
--	---

**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Marge Schmuckal      **Approval Date:** 05/22/2008**Note:** **Ok to Issue:** 

- 1) Separate permits shall be required for future decks, sheds, pools, and/or garages.
- 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 single family dwelling. Any change of use shall require a separate permit application for review and approval. The barn is considered to be an accessory use. There is NO approvals to add any living space within the barn/garage.
- 4) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work. It is understood that the existing footprint WILL NOT be enlarged during the process to replace the barn sills and to add supports.

**Dept:** Building      **Status:** Approved with Conditions      **Reviewer:** Tom Markley      **Approval Date:** 06/04/2008**Note:** **Ok to Issue:** 

- 1) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

**BUILDING PERMIT INSPECTION PROCEDURES**

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

**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 initializing 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.**

  X   **Framing/Rough Plumbing/Electrical: Prior to Any Insulating or drywalling**

  X   **Final inspection required at completion of work.**

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.**

**CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED.**

\_\_\_\_\_  
Signature of Applicant/Designee

*Thomas N. Mahley*  
\_\_\_\_\_  
Signature of Inspections Official

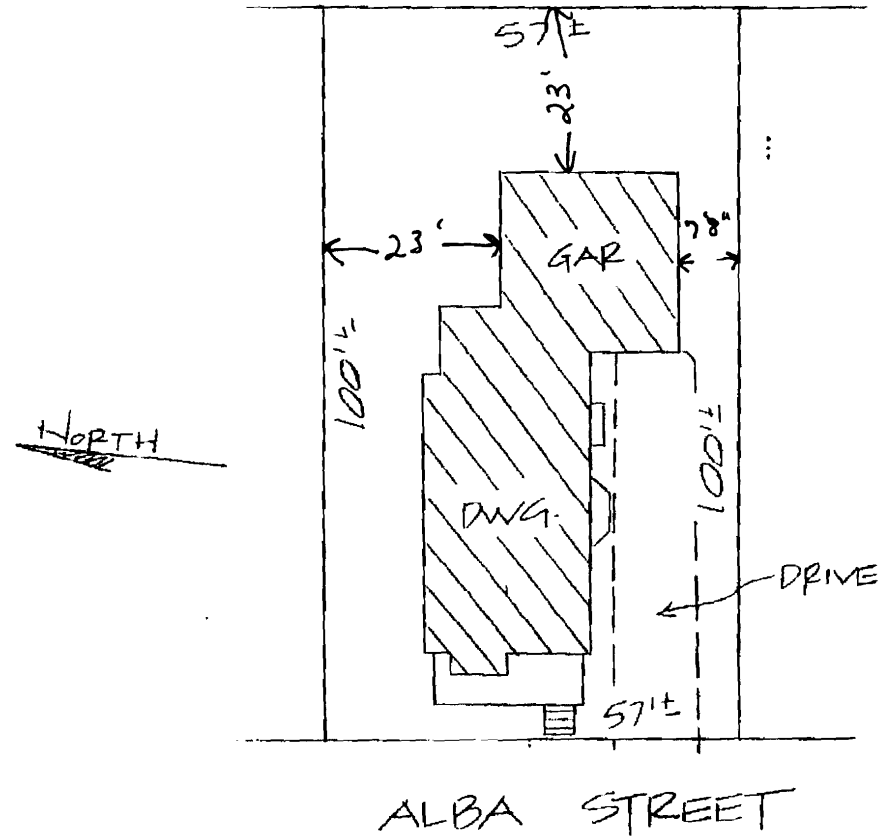
\_\_\_\_\_  
Date

*6/4/08*  
\_\_\_\_\_  
Date

# FOR MORTGAGE LENDER USE ONLY

GENERAL NOTES: (1) DISTANCES SHOWN ARE TAKEN FROM PROVIDED TITLE REFERENCES SHOWN BELOW. (2) THIS INSPECTION EXAMINES DWELLING AND ACCESSORY STRUCTURE COMPLIANCE WITH RESPECT TO MUNICIPAL ZONING SETBACK REQUIREMENTS ONLY. (3) A STANDARD BOUNDARY SURVEY SHOULD BE PERFORMED TO RENDER A PROFESSIONAL OPINION AS TO ACTUAL PROPERTY LINE LOCATIONS. (4) THIS INSPECTION DEPICTS ALL VISIBLE STRUCTURAL ENCROACHMENTS WITH RESPECT TO APPARENT PROPERTY LINES AND RECOGNIZES (5) THOSE BASEMENTS & RIGHTS OF WAY AS STATED OR SHOWN IN BELOW PROVIDED TITLE REFERENCES AND DOES NOT REVEAL ANY CONFLICTS WITH ADJUTING DEEDS. (6) FLOOD HAZARD DETERMINATION IS MADE BY SCALING DISTANCES ON BELOW REFERENCED FEMA MAP. (7) THIS INSPECTION IS TO BE USED ONLY BY BELOW LISTED LENDER, TITLE COMPANY &/OR ATTORNEY AND ITS TITLE INSURER.

ADDRESS: 15 ALBA STREET      INSPECTION DATE: 06-26-00  
PORTLAND, ME      SCALE: 1" = 20'



*SEE PROVIDED TITLE REFERENCES FOR APPLICABLE APPURTENANCES, IF ANY.*

APPLICANT: SEGAL      REQUESTING PARTY: NEW ENGLAND TITLE  
 OWNER: HARDING      ATTORNEY: JAMES FLEMING  
 LENDER: FIRST FINANCIAL MTG. CORP.      FILE NO. 2008180

TITLE REFERENCES:  
 DEED BOOK: 7006 PAGE: 10  
 PLAN BOOK: 9 PAGE: 2 LOT: ---  
 COUNTY: CLIMB

YOUR FILE #: 100-374

**NADEAU & LODGE, INC.**  
**PROFESSIONAL LAND SURVEYORS**

844 STEVENS AVENUE      854 CLARKS WOODS ROAD  
 PORTLAND, ME 04103      LYNN, ME 04002  
 (207) 876-2870      (207) 489-2354

MUNICIPAL REFERENCE:  
 MAP 133 BLOCK D LOT 12

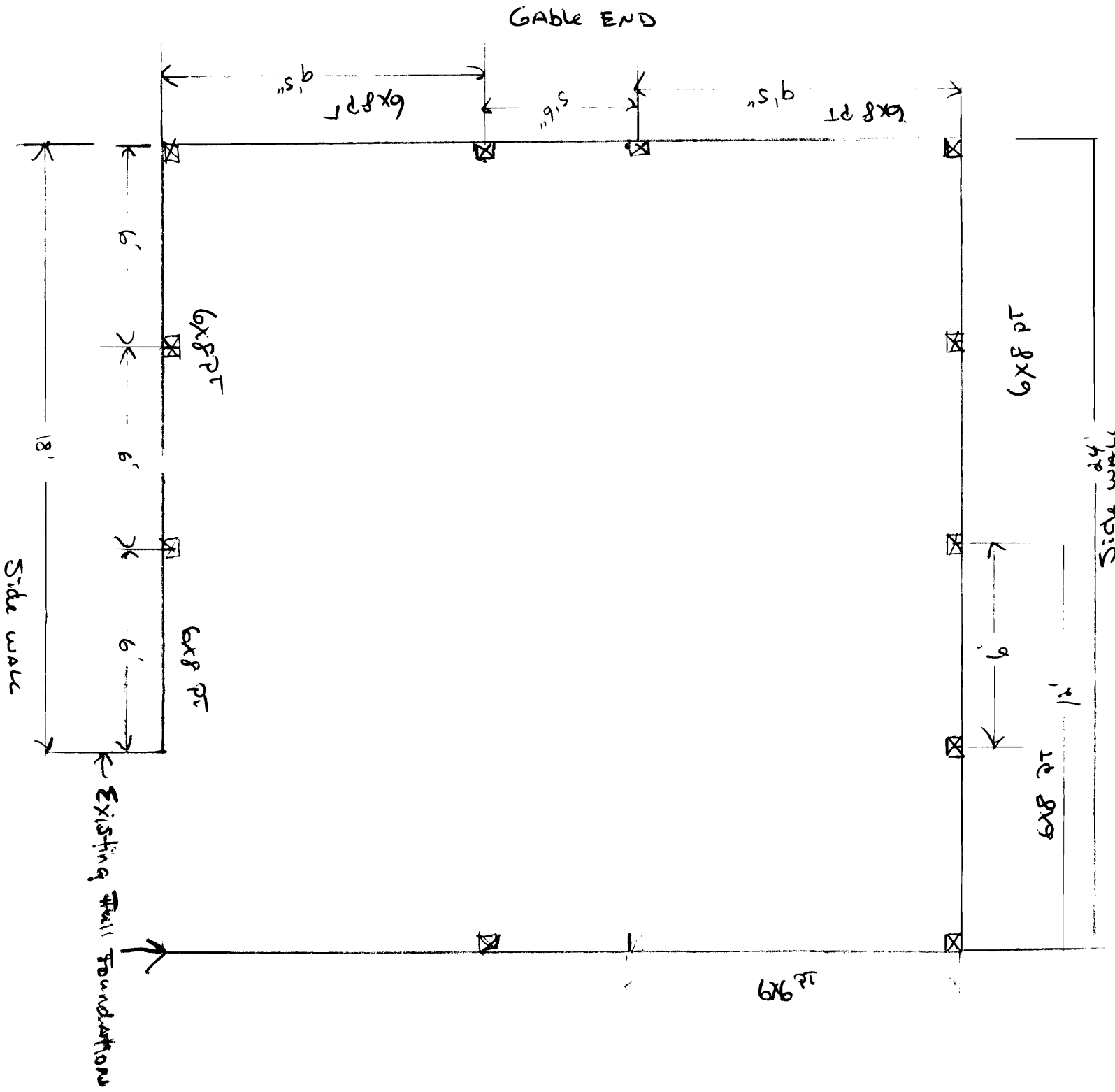
THE DWELLING DOES NOT FALL WITHIN A SPECIAL FLOOD HAZARD ZONE PER FEMA COMMUNITY MAP No. 230251 PANEL 0013B ZONE: C DATE: 12-8-98

THE DWELLING WAS  IN COMPLIANCE WITH MUNICIPAL ZONING SETBACK REQUIREMENTS AT THE TIME OF CONSTRUCTION.

COMMENTS:

**THIS IS NOT A BOUNDARY SURVEY - NOT FOR RECORDING**

# 15 ALBA  
Pier layout





# R Connolly & Company Inc.

Commercial   Residential  
Building   Remodeling

Robert J. Connolly  
P.O.Box 8463

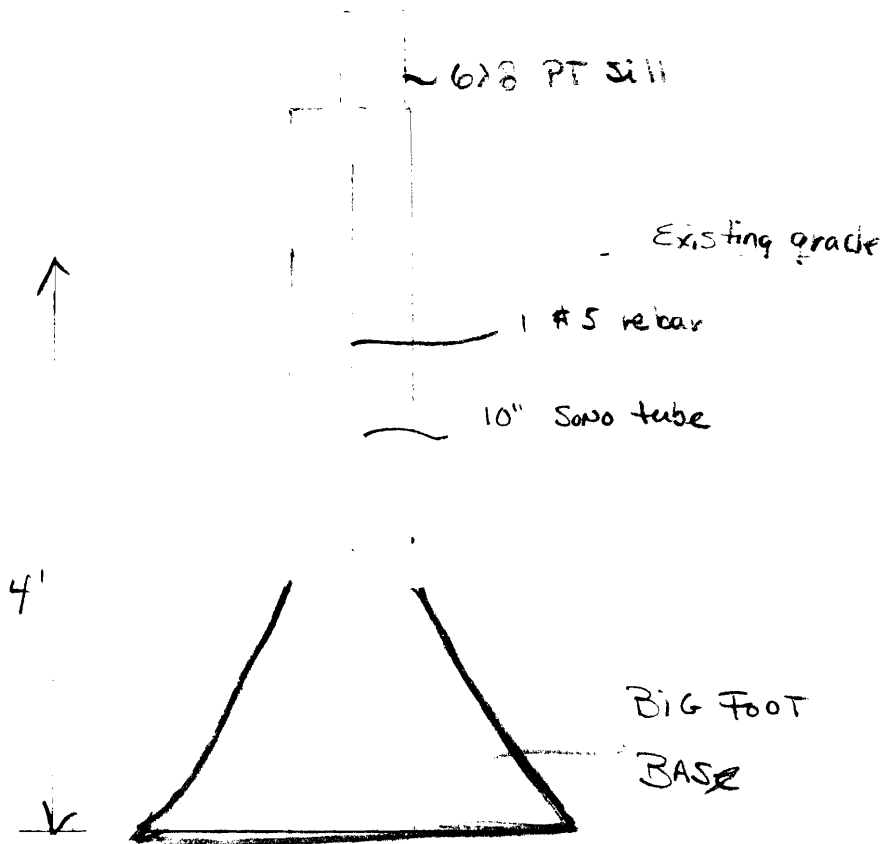
(207) 688-4223  
Portland, Me. 04104

#15 AlBA

Sill size  
Pier "

Big Foot Base "

All confirmed with C & C Structural -  
Engineering  
Per: Joe Casare 767-4830



"Quality is not a matter of chance"

