

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

Please Read Application And Notes, If Any, Attached

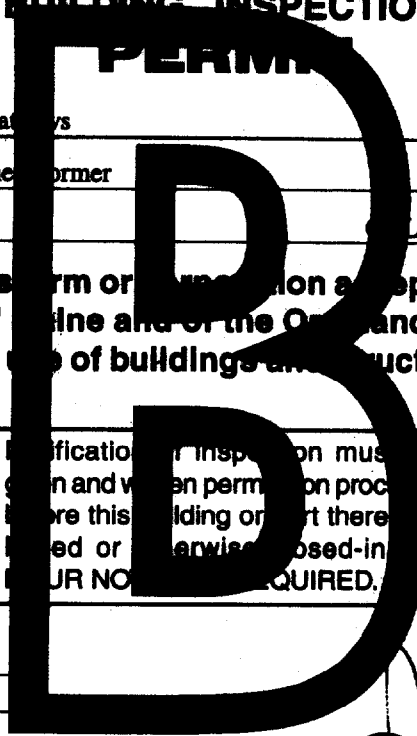
## BUILDING INSPECTION

PERMIT ISSUED

Permit Number: 031125

SEP 17 2003

# PERMIT



This is to certify that Moroz Monika M/S. H. Matys  
has permission to Build 13x28 unfinished she former  
AT 10 Leonard St 134 F008001

CITY OF PORTLAND

provided that the person or persons who apply for and accept 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 procedure before this building or part thereof is started or otherwise closed-in. A FOUR NO. 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

*Deanne Bouke* 9/17/03  
Director - Building & Inspection Services

### PENALTY FOR REMOVING THIS CARD

# PERMIT ISSUED

**City of Portland, Maine - Building or Use Permit Application**  
 389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 03-1125	Issue Date: <b>SEP 17 2003</b>	CBL: 134 F008001
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Location of Construction: 10 Leonard St	Owner Name: Moroz Monika M	Owner Address: 10 Leonard St <b>CITY OF PORTLAND</b>	Phone: 771-8813
Business Name:	Contractor Name: S. H. Mathews	Contractor Address: 44 Salem Street Portland	Phone: 2077497269
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	Zone: <b>R5</b>

Past Use: Single Family	Proposed Use: Single Family w/shed dormer	Permit Fee: \$57.00	Cost of Work: \$3,800.00	CEO District: 3
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied		INSPECTION: Use Group: <b>R3</b> Type: <b>5B</b> <b>BOCA 1999</b>

**Proposed Project Description:**  
 Build 13x28 unfinished shed dormer

Signature: \_\_\_\_\_ Date: **9/17/03**

**PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)**

Action:  Approved  Approved w/Conditions  Denied

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Permit Taken By: jmb	Date Applied For: 09/17/2003	<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..	<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"/> Date: <b>JMB 9/17/03</b>	<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: <b>JMB</b>
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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
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RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE	DATE	PHONE
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11/3/03

Fanny, elect nonplum<sup>ok</sup>.

MR

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

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

<b>Permit No:</b> 03-1125	<b>Date Applied For:</b> 09/17/2003	<b>CBL:</b> 134 F008001
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<b>Location of Construction:</b> 10 Leonard St	<b>Owner Name:</b> Moroz Monika M	<b>Owner Address:</b> 10 Leonard St	<b>Phone:</b> ( ) 771-8813
<b>Business Name:</b>	<b>Contractor Name:</b> S. H. Mathews	<b>Contractor Address:</b> 44 Salem Street Portland	<b>Phone:</b> (207) 749-7269
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Dwellings	

<b>Proposed Use:</b> Single Family w/shed dormer	<b>Proposed Project Description:</b> Build 13x28 unfinished shed dormer
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**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Jeanine Bourke      **Approval Date:** 09/17/2003

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

- 1) Sec. 14-436(b) allows an 80% expansion for legally non-conforming to setbacks, this project equals 46% of first floor footprint
- 2) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.

**Dept:** Building      **Status:** Approved      **Reviewer:** Jeanine Bourke      **Approval Date:** 09/17/2003

**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.
- 2) Separate permits are required for any electrical or plumbing work.

# All Purpose 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>10 Kennard St</u>		
Total Square Footage of Proposed Structure <u>364</u>	Square Footage of Lot <u>8,267</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>134</u> Block# <u>F</u> Lot# <u>008</u>	Owner: <u>Jim Bourque</u>	Telephone: <u>7719913</u>
Lessee/Buyer's Name (if Applicable)	Applicant name, address & telephone: <u>S.A. Matthews</u> <u>44 Salem St</u> <u>Portland ME 04102</u>	Cost Of Work: \$ <u>3800-</u> Fee: \$ <u>57.00</u>
Current use: <u>ATTIC</u>		
If the location is currently vacant, what was prior use: _____		
Approximately how long has it been vacant: _____		
Proposed use: <u>Extra bedrooms</u>		
Project description: <u>Build 28' Dormer</u>		
Contractor's name, address & telephone: <u>S.A. Matthews 44 Salem St</u> <u>Portland ME 04102</u>		
Who should we contact when the permit is ready: <u>Same</u>		
Mailing address: _____		
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: 749 7209</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: <u>Steve Matthews</u>	Date: <u>9-9-03</u>
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**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**

# BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or ~~874-8695~~ 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.

~~JB~~ NA Pre-construction Meeting: Must be scheduled with your inspection team upon receipt of this permit. Jay Reynolds, Development Review Coordinator at ~~874-8695~~ must also be contacted at this time, before any site work begins on any project other than single family additions or alterations.

NA Footing/Building Location Inspection: Prior to pouring concrete

NA Re-Bar Schedule Inspection: Prior to pouring concrete

NA Foundation Inspection: Prior to placing ANY backfill

Framing/Rough Plumbing/Electrical: Prior to any insulating or drywalling

if finished  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.

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

James Bourke  
Signature of applicant/designee

\_\_\_\_\_  
Date

James Bourke  
Signature of Inspections Official

9/12/03  
Date

CBL: 134-F-8 Building Permit #: 03-1125



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**

<b>Card Number</b>	1 of 1
<b>Parcel ID</b>	134 F008001
<b>Location</b>	10 LEONARD ST
<b>Land Use</b>	SINGLE FAMILY
<b>Owner Address</b>	MOROZ MONIKA M 10 LEONARD ST PORTLAND ME 04103
<b>Book/Page</b>	12072/125
<b>Legal</b>	134-F-8 LEONARD ST 6-10 8267 SF

*2 PM Steve*  
~~*to Steve*~~  
*# 1125*  
*RS zone*

**Valuation Information**

<b>Land</b>	<b>Building</b>	<b>Total</b>
\$32,450	\$52,810	\$85,260

**Property Information**

<b>Year Built</b>	<b>Style</b>	<b>Story Height</b>	<b>Sq. Ft.</b>	<b>Total Acres</b>		
1929	Cape	1	780	0.19		
<b>Bedrooms</b>	<b>Full Baths</b>	<b>Half Baths</b>	<b>Total Rooms</b>	<b>Attic</b>	<b>Basement</b>	
2	1		6	Unfin	Full	

**Outbuildings**

<b>Type</b>	<b>Quantity</b>	<b>Year Built</b>	<b>Size</b>	<b>Grade</b>	<b>Condition</b>
SHED-FRAME	1	2002	8X10	C	A

**Sales Information**

<b>Date</b>	<b>Type</b>	<b>Price</b>	<b>Book/Page</b>
08/01/1995	LAND + BLDING	\$87,500	12072-125

**Picture and Sketch**

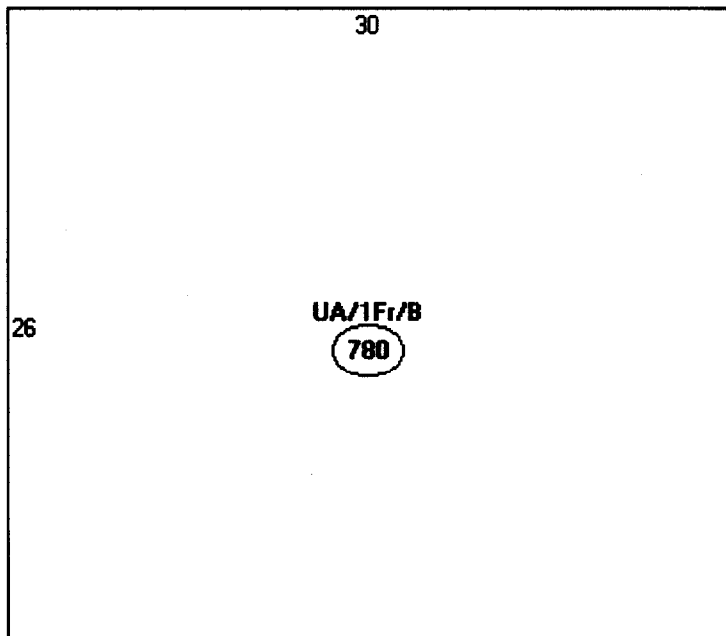
Picture                      Sketch

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

Any information concerning tax payments should be directed to the Treasury office at 874-8490 or e-mailed.







Descriptor/Area

A: UA/1F1/B  
780 sqft

Dormer  
364 sqft  
=  $\frac{364}{780} = .46\%$

10 Lennord  
Portland

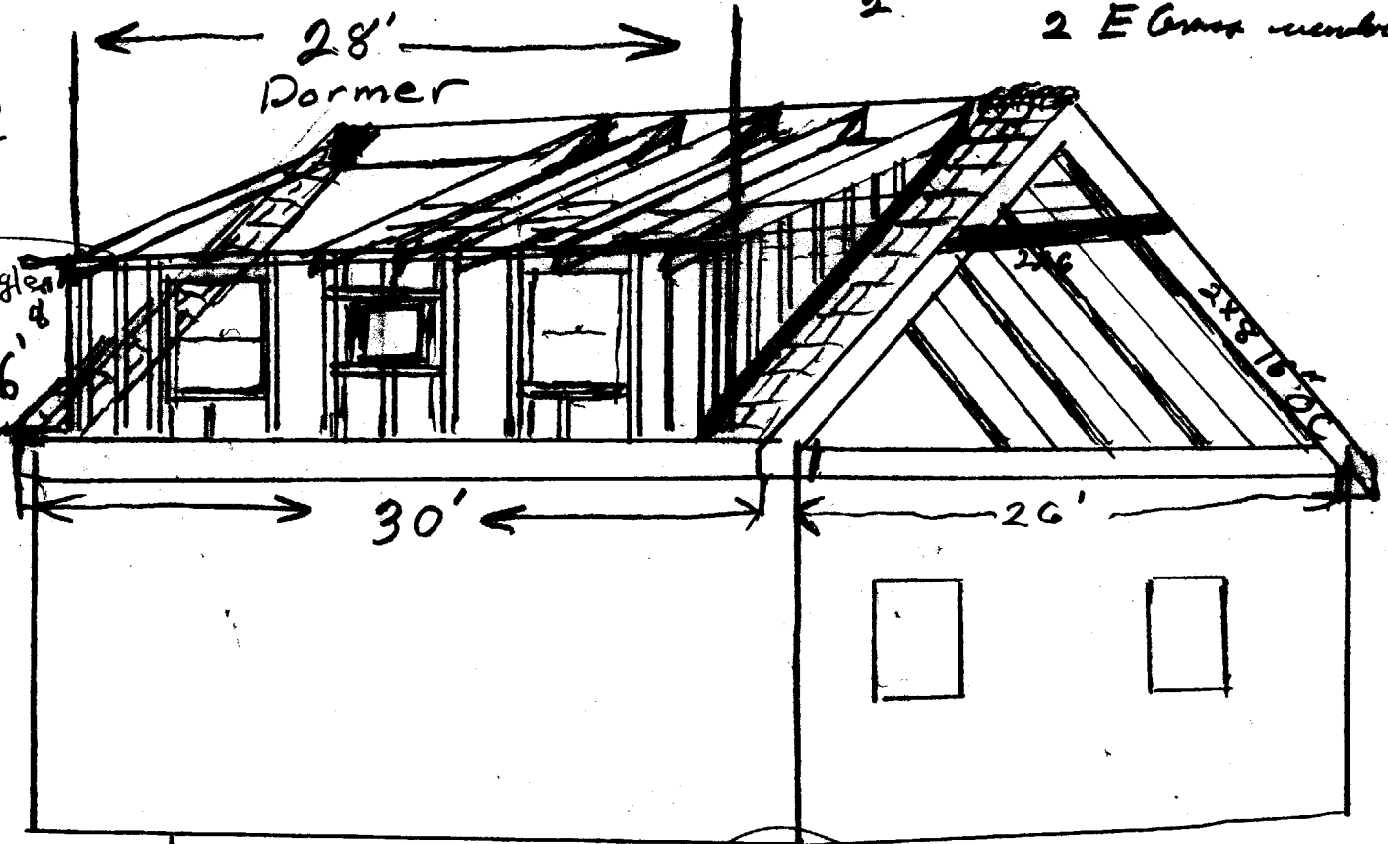
Walls 2x6 @ 1/2 (16" o.c.)  
Rafters 2x8 @ 16" o.c w/ 1/2" sheathing asphalt  
Ceiling Joists 2x6 @ 16" o.c

1/2 plywood Roof  
2 E Gress members

will be 7' ceiling

back of water shield  
complete w/ asphalt shingles

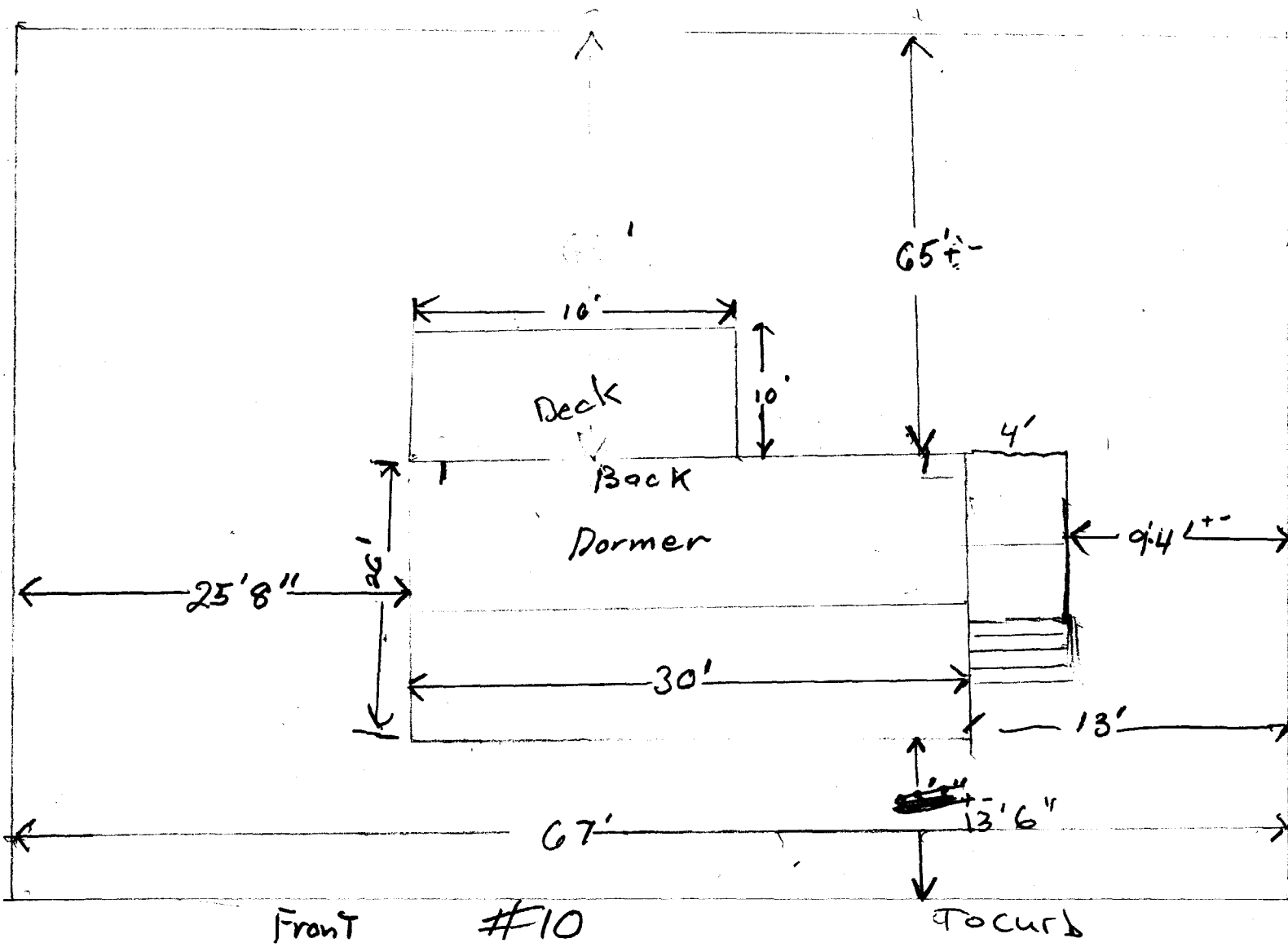
Existing walk up  
attic space



will be unfinished  
space for future  
bath + 2 BR'S

If partitions built  
will be 2x4 @ 16 o.c.

Windows 2 @ W 37 3/4 X H 56 3/4 Egress  
DH 1 @ W 26 1/4 X H 36"  
Triple 2x6 Headers



RS  
 To make 2 story  
 w/ dormer  
 Side 12' Reg 13' shown  
 Can borrow from other  
 side to reduce to 8'  
 Rear 20' Reg 55' shown  
 Front 25' Reg 13' shown  
 Sec. 14-436 allows  
 80% Expansion

Lennard St



**CITY OF PORTLAND, MAINE**  
Department of Building Inspections

June 27 2003

Received from SA Matthews

Location of Work 12 Seaward St

Cost of Construction \$ \_\_\_\_\_

Permit Fee \$ 57.00

Building (IL)  Plumbing (I5) \_\_\_\_\_ Electrical (I2) \_\_\_\_\_ Site Plan (U2) \_\_\_\_\_

Other \_\_\_\_\_

CBL: 134 F008

Check #: 1805

Total Collected \$ 57.00

**THIS IS NOT A PERMIT**

No work is to be started until PERMIT CARD is actually posted upon the premises. Acceptance of fee is no guarantee that permit will be granted. PRESERVE THIS RECEIPT. In case permit cannot be granted the amount of the fee will be refunded upon return of the receipt less \$10.00 or 10% whichever is greater.

WHITE - Applicant's Copy  
YELLOW - Office Copy  
PINK - Permit Copy