

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

BUILDING INSPECTION

PERMIT

Permit Number: 041194

AUG 25 2004

Please Read Application And Notes, If Any, Attached

This is to certify that Stokes Thornton L & /Caroline Davies
has permission to Repair & Replace water damaged Rafters and small renovation
AT 16 New St L 135 D004001

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 of inspection must be given and written permission procured before this building or part thereof is altered 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

[Signature]
8/25/04
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: 04-1194	Issue Date:	CBL: 135 D004001
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Location of Construction: 16 New St	Owner Name: Stokes Thornton L &	Owner Address: 8 Carll Rd	Phone:
Business Name:	Contractor Name: Caroline Davies	Contractor Address: 51 Montrose Ave. #1 Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Single Family	Zone: R-5

Past Use: 2 Family Home	Proposed Use: 2 Family Home / renovations and small Add 2 skylights
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FIRE DEPT: Approved Denied

Use Group: R-3 Type: SB
BOCA 1999

Signature: *[Signature]*

Proposed Project Description:
~~Repair & Replace water damage~~ and small renovations +
Add 2 skylights

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)

Action: Approved Approved w/Conditions Denied

Signature: _____ Date: _____

Permit Taken By: Idobson	Date Applied For: 08/17/2004
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Zoning Approval

- 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

Shoreland
 Wetland
 Flood Zone
 Subdivision
 Site Plan

Maj Minor MM

Date: 8/25/04

Zoning Appeal

Variance
 Miscellaneous
 Conditional Use
 Interpretation
 Approved
 Denied

Date: _____

Historic Preservation

Not in District or Landmark
 Does Not Require Review
 Requires Review
 Approved
 Approved w/Conditions
 Denied

Date: 8/25/04

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	

City of Portland, Maine - Building or Use Permit

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

Permit No: 04-1194	Date Applied For: 08/17/2004	CBL: 135 D004001
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Location of Construction: 16 New St	Owner Name: Stokes Thornton L &	Owner Address: 8 Carll Rd	Phone:
Business Name:	Contractor Name: Caroline Davies	Contractor Address: 51 Montrose Ave. #1 Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Single Family	

Proposed Use: 2 Family Home / small renovations and add two skylights	Proposed Project Description: small renovations and add two skylights
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Dept: Zoning	Status: Approved	Reviewer: Tammy Munson	Approval Date: 08/25/2004
Note:			Ok to Issue: <input checked="" type="checkbox"/>
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.			
2) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.			

Dept: Building	Status: Approved	Reviewer: Tammy Munson	Approval Date: 08/25/2004
Note:			Ok to Issue: <input checked="" type="checkbox"/>

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>16 New Street</u>		
Total Square Footage of Proposed Structure <u>no change to sq. footage</u>	Square Footage of Lot <u>0.143 acres</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>Map # 105</u> Block# <u>D</u> Lot# <u>4</u>	Owner: <u>Caroline C. Davies</u>	Telephone: <u>(cell) (207) 409-9295</u>
Lessee/Buyer's Name (if Applicable)	Applicant name, address & telephone: <u>16 New St. / Portland, ME 04103</u>	Cost Of Work: <u>\$2,000</u> Fee: <u>\$ 48⁰⁰/00</u>
Current use: <u>VACANT</u>		
If the location is currently vacant, what was prior use: <u>Home, 2 families</u>		
Approximately how long has it been vacant: <u>9 months</u>		
Proposed use: <u>Home 2 families add 2 skylights</u>		
Project description: <u>Repair roof - repair, renovate for 2 family home</u> <u>Re-roof + repair any water damaged rafters (approx. 6)</u>		
Contractor's name, address & telephone: <u>self</u>		
Who should we contact when the permit is ready: <u>Caroline C. Davies</u>		
Mailing address: <u>51 Montrose Ave #1 / Portland, ME 04103</u>		
<p>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, PHONE: <u>(207) 761-7653</u> ^{cell} <u>(207) 409-9295</u></p>		

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>[Signature]</u>	Date: <u>8/17/04</u>
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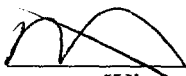
This is NOT a permit, you may not commence ANY work until the permit is issued.
If you are in a Historic District you may be subject to additional permitting and fees with the Planning Department on the 4th floor of City Hall

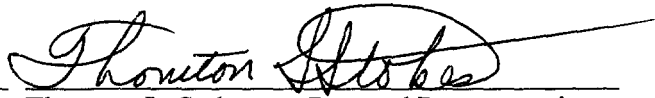
PERSONAL REPRESENTATIVES DEED


THORNTON L. STOKES of Buxton, York County, Maine and **JAMES I. STOKES**, of South Windham, Cumberland County, Maine, co-Personal Representatives of the Estate of Mary G. Stokes, deceased (testate), reference Cumberland County Probate Docket No. 2003-1600, by the power conferred by law and every other power, for Two Hundred Nineteen Thousand Dollars paid, **grant to** **CAROLINE C. DAVIES**, of City of Portland, County of Cumberland and State of Maine, whose mailing address is 51 Montrose St., Portland, **ME** 04103, the land with the improvements thereon situated on the southerly side of New Street, in the City of Portland, County of Cumberland and State of Maine, bounded and described as follows:

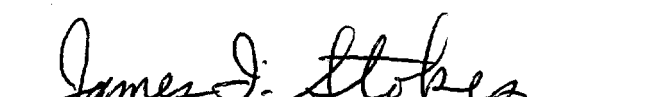
Beginning at a point on the said southerly sideline of said New Street distant westerly one hundred fifty and forty-five hundredths (150.45) feet from the southwest corner of Stevens Avenue and New Street; thence in a westerly direction along said southerly side line of New Street forty-two and fifty-one hundredths (42.51) feet to a stake; thence in a southwesterly direction, along a line forming with the southerly line of New Street, an included angle or eighty-eight (88°) degrees and fifty-one (51') minutes, measured from east to south one hundred and forty-one and fifty-five hundredths (141.55) feet, more or less, to the line separating land formerly of Mary A. Best from land formerly of one George M. Stevens; thence in an easterly direction along said boundary line between said Stevens and Best properties forty-eight and seventy-three hundredths (48.73) feet to a stake; thence in a northerly direction along said Mary A. Best's land about one hundred thirty-five and forty-five hundredths (135.45) feet, more or less, to New Street and the point of beginning. Containing approximately 6225 square feet.

WITNESS our hands and seals this 12 day of August, 2004.


Witness


Thornton L. Stokes, co-Personal Representative

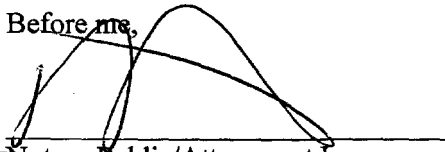

Witness


James I. Stokes, co-Personal Representative

STATE OF MAINE
CUMBERLAND, SS.

August 12, 2004

Then personally appeared **the** above-named Thornton L. Stokes and James I. Stokes, co-Personal Representatives of the Estate of Mary G. Stokes, duly authorized, and acknowledged the fore-going instrument to be **their** free acts and deeds in said capacity.

Before me,

Notary Public/Attorney at Law

Printed Name: DAVID A. PROVOST

THIS IS NOT A BOUNDARY SURVEY

MORTGAGE INSPECTION OF: DEED BOOK 1873 PAGE 74 COUNTY Cumberland
PLAN BOOK --- PAGE --- LOT ---

ADDRESS: 16 New Street, Portland, Maine

Job Number: ---

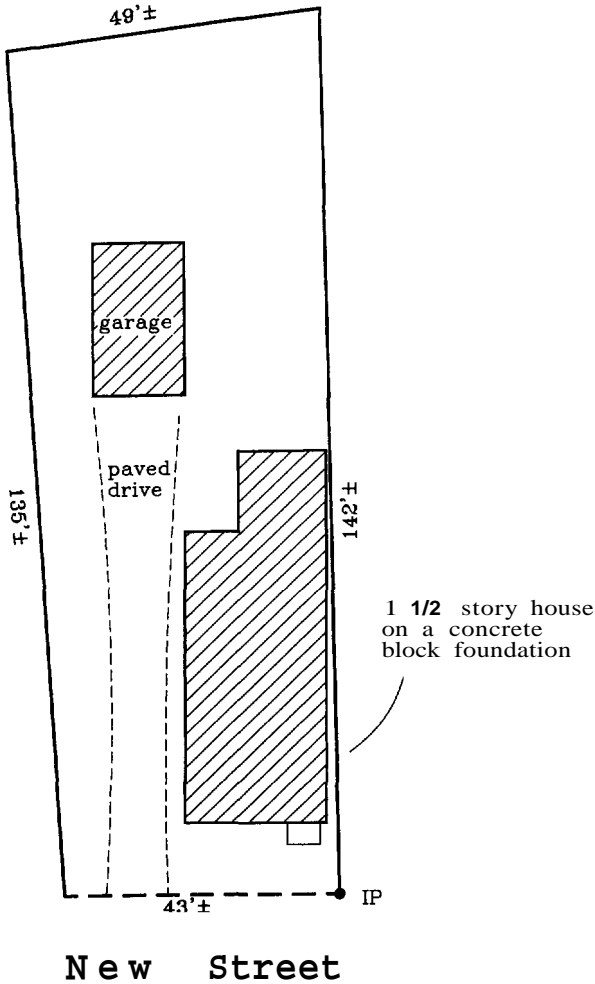
Inspection Date: 07-27-04

Scale: "- ' -

File No: ---

Buyer: Caroline Davies

Seller: Stokes Estate



[HEREBY CERTIFY TO: McLaughlin Title Co.
True North Mortgage Co.,
and its title insurer.
Monuments found did not conflict with the deed description.

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.

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.

Livingston - Hughes
 Professional Land Surveyors & Foresters
 88 Guinea Road
 Kennebunkport - Maine 04046
 207-967-9761 phone 207-967-4831 fax

Scope of Work—16 New Street



Interior Repair/Renovation:

Flooring

Removal of current flooring, sanding, refinishing
Installing new flooring where needed
(carpet, hardwood)

Walls

Plaster repair
Sheetrocking 2nd floor ceilings
Clean/Prep
Paint and Paper
Window repainting
Redo window and door trim

Exterior Repair:

Garage

Powerwash with bleach
Replace decaying trim/repair car
Replace upright door
Paint

Roof Repair

Replace roof shingles
Install ridge vent

** Add 2 skylights.*

Basement

Reset loose brick on both northern comers. Tuck point foundation on exterior above grade.

Replace rotted sills (window sills) - Replace w/2x6 replace @ window

Rear Shed

Install vented skirt to prevent critter entry below perimeter of rear shed.

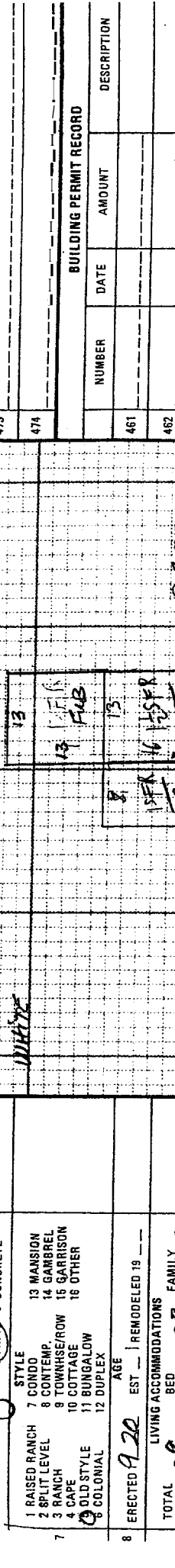
Siding

Replace damaged vinyl siding in 3 or 4 spots

Fence in border with 550 Stevens

WELLING	O	OTHER			
STORY HEIGHT	2.0	2.5	3.0		
EXTERIOR WALLS	7 STONE	8 ASBESTOS	9 CONCRETE		
STUCCO	ALUM(VINYL)				
MAS. & FRAME	CONCRETE				
RAISED RANCH	7 CONDO	13 MANHON			
2 SPLT LEVEL	8 CONTEMP.	14 GAMBREL			
3 RANCH	9 TOWNHSE/ROW	15 GARRISON			
4 CAPE	10 COTTAGE	16 OTHER			
5 OLD STYLE	11 BUNGALOW				
6 COLONIAL	12 DUPLEX				
ERECTED	9.20	AGE	EST	REMODELED	19

TOTAL ROOMS	08	BED ROOMS	03	FAMILY ROOMS	02
FULL BATHS	02	HALF BATHS	00	ADDN'T. FIXT.	2
NO. KITCHEN	1	NO. BATH	1	YES	
REMODELED	0	NO	511	REMODELED	0
NO. CRAWL	3	PART	0	FULL	0
NO. HEATING	0	BASIC	0	CENTRAL AIR COND.	3
HEATING FUEL	4	ELEC	0	COAL	6
SOLAR	0	HEATING SYSTEM	4	NO. WARM AIR	0
ELEC	0	HOT WATER	5	STEAM	0
ATTIC	0	NO. UNFIN	3	PT FIN	4
NO. UNFIN	0	FULL FIN	5	FULL FIN/WH	0
INTERIOR CONDITION	0	BETTER	0	SAME	3
POORER	0	PHYSICAL CONDITION	0	EX GO	0
AV	0	FR	0	PR	0
VP	0	UN	0	CONDO LEVEL	0
SFLA	0	OTHER FEATURES	0	COND	0
1 - INTERIOR CORNER	0	2 - CORNER	0	TYPE	0



BUILDING PERMIT RECORD		ADDITIONS		DWELLING COMPUTATIONS	
NUMBER	DATE	AMOUNT	DESCRIPTION	BASE PRICE	STORY
461					
462					
463					
464					
465					
589	DELETE 601-608				
ADD	CD	LWR	1ST'	2ND	3RD
801	A1	50	10		
802	A2	50	10	17	
803	A3		14		
804	A4				
805	A5				
806	A6				
807	A7				
808	A8				

RESIDENTIAL		POOLS		ADDITION CODES	
TYPE	CODE	QTY	YR	MA	MOD
RC1	Carport			15	Frame Bay
RC2	Canopy			16	Frame OH
RC3	Frame/Stone Detached Garage			17	1/2 Frame
RC4	Brick/Stone Detached Garage			18	Unfin. Attic
RC5	Frame Shed			19	Fin. Attic
RC6	Metal Shed			20	1s Mas
RC7	Plastic Liner			21	OMP
RC8	Prefabricated Vinyl			22	EMP
RC9	Reinforced Concrete			23	Mas. Garage
RC10	Fiberless Gunito			24	Max. Utility
RC11	Stone Patio			25	Max. Bay
RC12	Max. Stoop			30	Carport
RC13	Wood Deck			31	Wood Deck
RC14	Att. Greenhouse			32	Canopy
RC15	Unfin. Bamt.			33	Conc. Patio
RC16	Misc. Value			99	Misc. Value

OTHER BUILDINGS & YARD IMPROVEMENTS		MISCELLANEOUS IMPROVEMENTS	
TYPE	CODE	QTY	YR
801	D	1	AV
802			
803			
804			
810			
800			

GRADE FACTOR		COST & DESIGN FACTOR		CDU		MARKET ADJUSTMENT	
A	B	A	B	EX	VG	GD	AV
0	0	0	0	0	0	0	0
1	1	1	1	1	1	1	1
2	2	2	2	2	2	2	2
3	3	3	3	3	3	3	3
4	4	4	4	4	4	4	4
5	5	5	5	5	5	5	5
6	6	6	6	6	6	6	6
7	7	7	7	7	7	7	7
8	8	8	8	8	8	8	8
9	9	9	9	9	9	9	9
10	10	10	10	10	10	10	10

GRADE FACTOR		COST & DESIGN FACTOR		CDU		MARKET ADJUSTMENT	
A	B	A	B	EX	VG	GD	AV
0	0	0	0	0	0	0	0
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9	9	9	9	9	9	9	9
10	10	10	10	10	10	10	10

GRADE FACTOR		COST & DESIGN FACTOR		CDU		MARKET ADJUSTMENT	
A	B	A	B	EX	VG	GD	AV
0	0	0	0	0	0	0	0
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10	10	10	10	10	10	10	10

GRADE FACTOR		COST & DESIGN FACTOR		CDU		MARKET ADJUSTMENT	
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GRADE FACTOR		COST & DESIGN FACTOR		CDU		MARKET ADJUSTMENT	
A	B	A	B	EX	VG	GD	AV
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GRADE FACTOR		COST & DESIGN FACTOR		CDU		MARKET ADJUSTMENT	
A	B	A	B	EX	VG	GD	AV
0	0	0	0	0	0	0	0
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9	9	9	9	9	9	9	9
10	10	10	10	10	10	10	10

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	135 D004001
Location	16 NEW ST
Land Use	TWO FAMILY

Owner Address	STOKES THORNTON L & JAMES I STOKES 8 CARLL RD BUXTON ME 04093
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Book/Page	
Legal	135-D-4 NEW ST 14-16 6228 SF

Vaiuation Information

Land	Building	Total
\$31,080	\$72,350	\$103,430

Property Information

Year Built	Style	Story Height	Sq. Ft.	Total Acres		
1920	Old Style	1.5	1631	0.143		
Bedrooms	Full Baths	Half Baths	Total Rooms	Attic	Basement	
3	2		8	None	Full	

Outbuildings

Type	Quantity	Year Built	Size	Grade	Condition
GARAGE-WD/CB	1	1970	14X24	D	A

Sales information

Date	Type	Price	Book/Page
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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](#).

New Search!