

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

Permit No: 03-1220	Issue Date: MAY 12 2004	CBL: 137 E001001
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Location of Construction: 796 Forest Ave	Owner Name: Whittier W Frank II	Owner Address: 796 Forest Ave CITY OF PORTLAND	Phone:
Business Name:	Contractor Name:	Contractor Address:	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use - Commercial	Zone: B2

Past Use: Office Space (2nd) floor only 1st floor use VACANT & Not currently established	Proposed Use: Office Space: all of 2nd floor: massage therapy	Permit Fee: \$105.00	Cost of Work: \$0.00	CEO District: 3
Proposed Project Description: Change of Use: all of 2nd floor: massage therapy <i>see conditions</i>		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: B Type: 5B (2nd floor only) 5/11/04 <i>[Signature]</i>	
		Signature: <i>[Signature]</i>	Signature: <i>[Signature]</i>	
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: kwd	Date Applied For: 10/03/2003	Zoning Approval		
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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..	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: <i>MS 4/28/04</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 Denied <i>[Signature]</i> Date:
	Date: <i>MS 4/28/04</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

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

SECTION

PERMIT

Permit Number: 031220

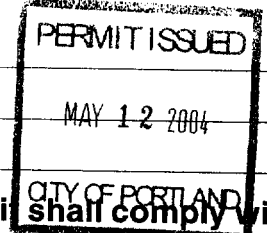
Please Read Application And Notes, If Any, Attached

This is to certify that Whittier W Frank II

has permission to Change of Use: all of 2nd floor massage therapy

AT 796 Forest Ave

137 E001001



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 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. [Signature]

Health Dept. _____

Appeal Board _____

Other _____
DepartmentName

[Signature]
Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Marge Schmuckal **Approval Date:** 04/28/2004

Note: 10/17/03 gave permit back to Karen to call owner. I can not find a change of use from a residential to any office use (the message is ok) But I need a change of use for the whole building. They need a site plan showing parking and full floor plans.

4/20/04 left message with Laura Werner - Is all of building an office use? How many cars does the garage hold - needs 3 off-street parking spaces if all of building is office.

4/23/04 Jennifer Whittier called back - 1st floor has no use

4/28/04 A site visit showed the garage is one car only and only one parking space is to the right side of the garage

- 1) This second floor shall remain a professional office space only. Any change of use shall require a separate permit application for review and approval. It is understood that a use has not yet been established on the first floor. When a use is established for the first floor IT WILL BE REQUIRED to apply for a building permit for a change of use PRIOR to occupancy. There shall be additional off-street parking spaces as outlined in the zoning ordinance at that time.
- 2) Separate permits shall be required for any new signage.
- 3) 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:** Mike Nugent **Approval Date:** 05/11/2004
Note: **Ok to Issue:**

Dept: Fire **Status:** Approved **Reviewer:** Lt. MacDougal **Approval Date:** 05/03/2004
Note: **Ok to Issue:**

comments:

5/4/2004-mjn: need more info

03-1220

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.

FOREST AVE.	
Total Square Footage of Proposed Structure	Square Footage of Lot

Tax Assessor's Chart, Block & Lot		Owner: Frank Whittier	Telephone:
Chart#	Block#	Lot#	
137	E	001	797-7591

Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone:	cost Of Work:
Laura J. Werner	772-7979 796 Forest & e. Portland, ME 04103	\$ 30.00 + 75 CofC Fee: \$ - - - -

Current use: massage therapy ; was space

If the location is currently vacant, what was prior use: #

Approximately how long has it been vacant: 0

Proposed use: massage therapy on entire 2nd or

Project description:

Contractor's name, address & telephone:

Who should we contact when the permit is ready: _____

Mailing address: _____

772-7979

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:**

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>Laura J. Werner</u>	Date: <u>9/30/03</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 4th floor of City Hall

3/17/04

Ms. Karen Dunfee
Department of Zoning & Inspection
City of Portland
389 Congress St., Room 315
Portland, ME 04101

Re: Floor Plan Diagram for 796 Forest Avenue

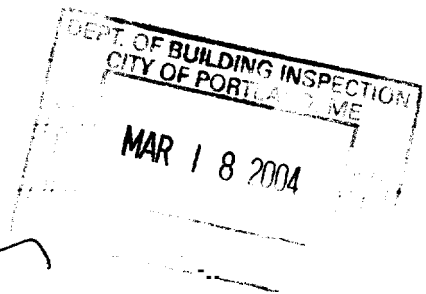
Dear Karen,

Please find enclosed diagram of the 1st floor of 796 Forest Avenue submitted to you as needed for renewal of my City of Portland Massage Therapist / Establishment license. Please direct any questions to me at 772-7979.

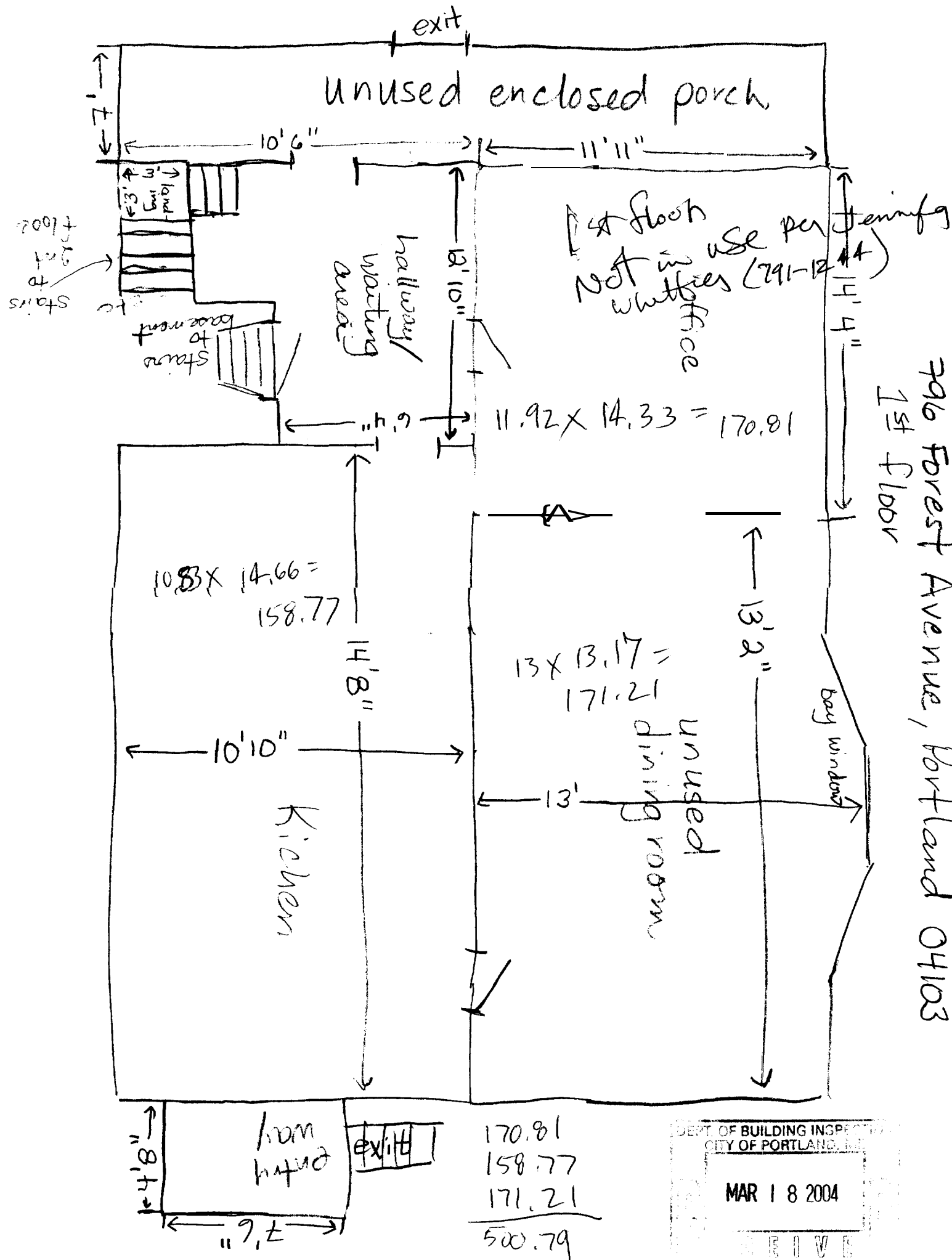
Thank you.

Laura J. Werner

Laura J. Werner



796 Forest Avenue, Portland 04103
1st floor



DEPT. OF BUILDING INSPECTION
CITY OF PORTLAND, ME
MAR 18 2004
REIVE

REAL ESTATE ASSESSMENT RECORD — CITY OF PORTLAND, MAINE

CURR. DESC.	LAND NOS.	STREET	ELDG. NO.	CARD NO.	DEVELOPMENT NO.	AREA	DIST.	ZONE	CHART	BLOCK	LOT	CURR. DESC.
	701-706	Forest hve.		OF			7		137	E	1	

TAXPAYER ADDRESS AND DESCRIPTION

JOHNSON CARL P
790 FOREST AVE
CITY

LAND & BLDGS FOREST AVE #794-796
& HARTLEY ST #3-7 PORTLAND ME
ASSESSORS PLAN 137-E-1
AREA 2236 SQ FT

RECORD OF TAXPAYER	YEAR	BOOK	PAGE
<i>Johnson, Mary Ellen</i>			

PROPERTY FACTORS			
TOPOGRAPHY		IMPROVEMENTS	
LEVEL	<input checked="" type="checkbox"/>	WATER	
HIGH		SEWER	
LOW		CAS	
ROLLING		ELECTRICITY	
SWAMPY		ALL UTILITIES	<input checked="" type="checkbox"/>
STREET		TREND OF DISTRICT	
PAVED	<input checked="" type="checkbox"/>	IMPROVING	
SEMI-IMPROVED		STATIC	<input checked="" type="checkbox"/>
DIRT		DECLINING	
SIDEWALK	<input checked="" type="checkbox"/>		
TILLABLE		PASTURE	
		WOODED	
		WASTE	

LAND VALUE COMPUTATIONS AND SUMMARY						
FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR	FRONT FT. PRICE	YEAR 1951	19
<i>Fig. 35</i>	<i>69</i>	<i>18.00</i>	<i>85</i>	<i>1550</i>	<i>540</i>	
<i>C.I. +10%</i>					<i>+ 50</i>	
TOTAL VALUE LAND					<i>590</i>	
TOTAL VALUE BUILDINGS					<i>3530</i>	
TOTAL VALUE LAND AND BUILDINGS					<i>4120</i>	

LAND VALUE COMPUTATIONS AND SUMMARY						
FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR	FRONT FT. PRICE	YEAR 1951	19
TOTAL VALUE LAND						
TOTAL VALUE BUILDINGS						
TOTAL VALUE LAND AND BUILDINGS						

ASSESSMENT RECORD			INCREASE	DECREASE
1950	LAND	<i>450</i>		
	BLDGS.	<i>1850</i>		
	TOTAL	<i>2300</i>		
1951	LAND <input checked="" type="checkbox"/>	<i>350</i>		
	BLDGS. <input checked="" type="checkbox"/>	<i>2125</i>		
	TOTAL <input checked="" type="checkbox"/>	<i>2475</i>		

LAND VALUE COMPUTATIONS AND SUMMARY						
FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR	FRONT FT. PRICE	YEAR 1951	19
TOTAL VALUE LAND						
TOTAL VALUE BUILDINGS						
TOTAL VALUE LAND AND BUILDINGS						

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FRONTAGE	DEPTH	UNIT PRICE	DEPTH FACTOR	FRONT FT. PRICE	YEAR 1951	19
TOTAL VALUE LAND						
TOTAL VALUE BUILDINGS						
TOTAL VALUE LAND AND BUILDINGS						

ASSESSMENT RECORD			INCREASE	DECREASE
1950	LAND			
	BLDGS.			
	TOTAL			
1951	LAND			
	BLDGS.			
	TOTAL			

YEAR	GRIB COST	RENTAL
YEAR	SALE PRICE	EXPENSE
YEAR	U. S. R. S.	NET

60% X 33 = 20

100% X 15 = 15

35

RECORD OF BUILDINGS

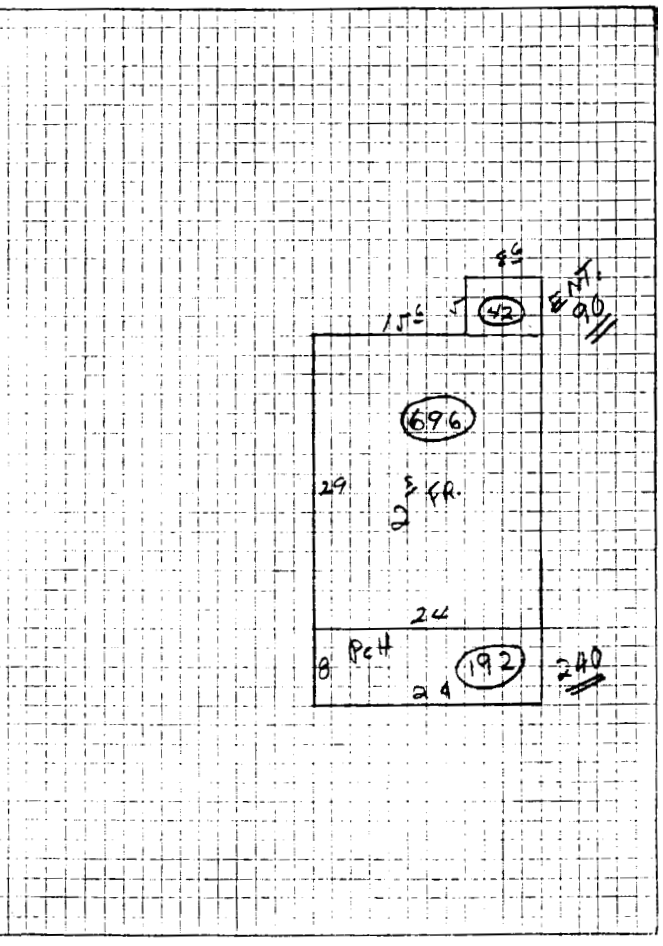
GRADE DENOTES QUALITY OF CONSTRUCTION: A—EXCELLENT: E—GOOD: C—AVERAGE: D—CHEAP: E—VERY CHEAP

YEAR 19

YEAR 19

CONSTRUCTION		
FOUNDAT ON	FLOOR CONST.	PLUMBING
CONCRETE	WOOD JOIST ✓	BATHROOM ✓
CONCRETE BLOCK	STEEL JOIST	TOILET ROOM
BRICK OR STONE ✓	MILL TYPE	WATER CLOSET
PIERS	REIN. CONCRETE	LAVATORY
CELLAR AREA FT. L. ✓	FLOOR FINISH	KITCHEN SINK ✓
1/4 1/2 3/4	B 1 2 3	STD. WAT. HEAT ✓
NO. CELLAR	CEMENT ✓	AUTO. WAT. HEAT ✓
EXTERIOR WALLS	EARTH	ELECT. WAT. SYST. ✓
CLAPBOARDS	PINE	LAUNDRY TUBS ✓
WIDE SIDING	HARDWOOD ✓✓	NO PLUMBING ✓
DROP SIDING	TERRAZZO	
NO SHEATHING	TILE	
WOOD SHINGLES ✓		
ASBES. SHINGLES		
STUCCO ON FRAME	ATTIC FLR. & STAIRS ✓	
STUCCO ON TILE	INTERIOR FINISH	
BRICK VENEER	B 1 2 3	
BRICK ON TILE	PINE ✓✓	
SOLID BRICK	HARDWOOD	
STONE VENEER	PLASTER ✓✓	
CONC. OR CIND. BL.	UNFINISHED	
	METAL CLG.	
TERRA COTTA		
VITROLITE	RECREAT. ROOM	
PLATE GLASS	FINISHED ATTIC	
INSULATION	FIREPLACE	
WEATHERSTRIP		
ROOFING	HEATING	
ASPH. SHINGLES ✓	PIPELESS FURNACE	
WOOD SHINGLES	HOT AIR FURNACE	
ASBES. SHINGLES	FORCED AIR FURN.	
SLATE TILE	STEAM	
METAL	HOT WAT. OR VAPOR ✓	
COMPOSITION	NO HEATING	
ROLL ROOFING	GAS BURNER ✓	
	OIL BURNER ✓	
INSULATION	STOKER	

COMPUTATIONS		
UNIT	1951	
696 S. F.	4270	
S. F.		
ADDITIONS	+330	
1/2 BAY	+150	
BASEMENT		
WALLS	+50	
ROOF		
FLOORS		
ATTIC	+90	
FINISH		
FIREPLACE		
HEATING	+250	
PLUMBING	+100	
TILING		
TOTAL	5240	
FACT. +10	430	
REP. VAL.	5670	



SUMMARY OF BUILDINGS												
OCC'Y	TYPE	GR.	AGE	REMOD.	COND.	REP. VAL.	P. D.	PHY. VAL.	F. D.	SOUND VAL.	TAX VAL.	YR.
DWG	A 2 3 FR	C	35		F	5670	40%	3400	A		2050	
GAR.	B FR. 1 1/2	C	26		F	200	35%	130	D		75	
C									C			
D									D			
E									E			
F									F			
G									G			

YEAR	1951	1951 TOTAL BLDGS.	3530	2125
AX VAL.				
LD VAL.				
CHANGE				

License Inspection Slip

137 E 001

Applicant ↓

Business Name Laura J. Werner

Address ~~759~~ 796 Forest Ave

Phone 772-7979

Type of License massage Am. / estab

Clerks Office Use Only

New _____ Renewal

Change of Ownership _____

Date Issued 8/12/03

Date of Application/ Renewal/ Council Mtg 8/11/03

Zoning: Approved Denied Zone _____

CHANGE OF USE PERMIT Required Not required issued date _____

_____ Date

_____ Signature of Zoning Enforcement Official

Comments:

Inspection Services: Approved Denied

_____ Date

_____ Signature of Inspector

_____ Date

_____ Signature of Chief or Asst. Chief of Inspection

Comments:

Fire Prevention Bureau: Approved Denied

_____ Date

_____ Signature of Fire Prevention Officer

Comments:



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 137 E00LOOL
 Location 79b FOREST AVE
 Land Use MULTI-USE COMMERCIAL
 Owner Address WHITTIER W FRANK II
 79b FOREST AVE
 PORTLAND ME 04103
 Book/Page 7320/162
 Legal 137-E-1
 FOREST AVE 79b
 HARTLEY ST
 2399 SF

Valuation Information

Land Building Total
 \$47,250 \$56,600 \$103,850

Building Information

Bldg #	Year Built	# Units	Bldg Sq. Ft.	Identical Units
1	1930	1	2304	1

Total Acres	Total Buildings	Sq. Ft.	Structure Type	Building Name
0.055	2304		MIXED RES/COMM	WHITTIER E ASSOC

Exterior/Interior Information

Section	Levels	Sire	Use
1	B1/B1	696	UNFINISHED RES BSMT
1	01/01	900	CONVERTED OFFICE
1	02/02	708	CONVERTED OFFICE

Height	Walls	Beating	A/C
8			
8	FRAIIE	NONE	
8	FRAIIE	NONE	

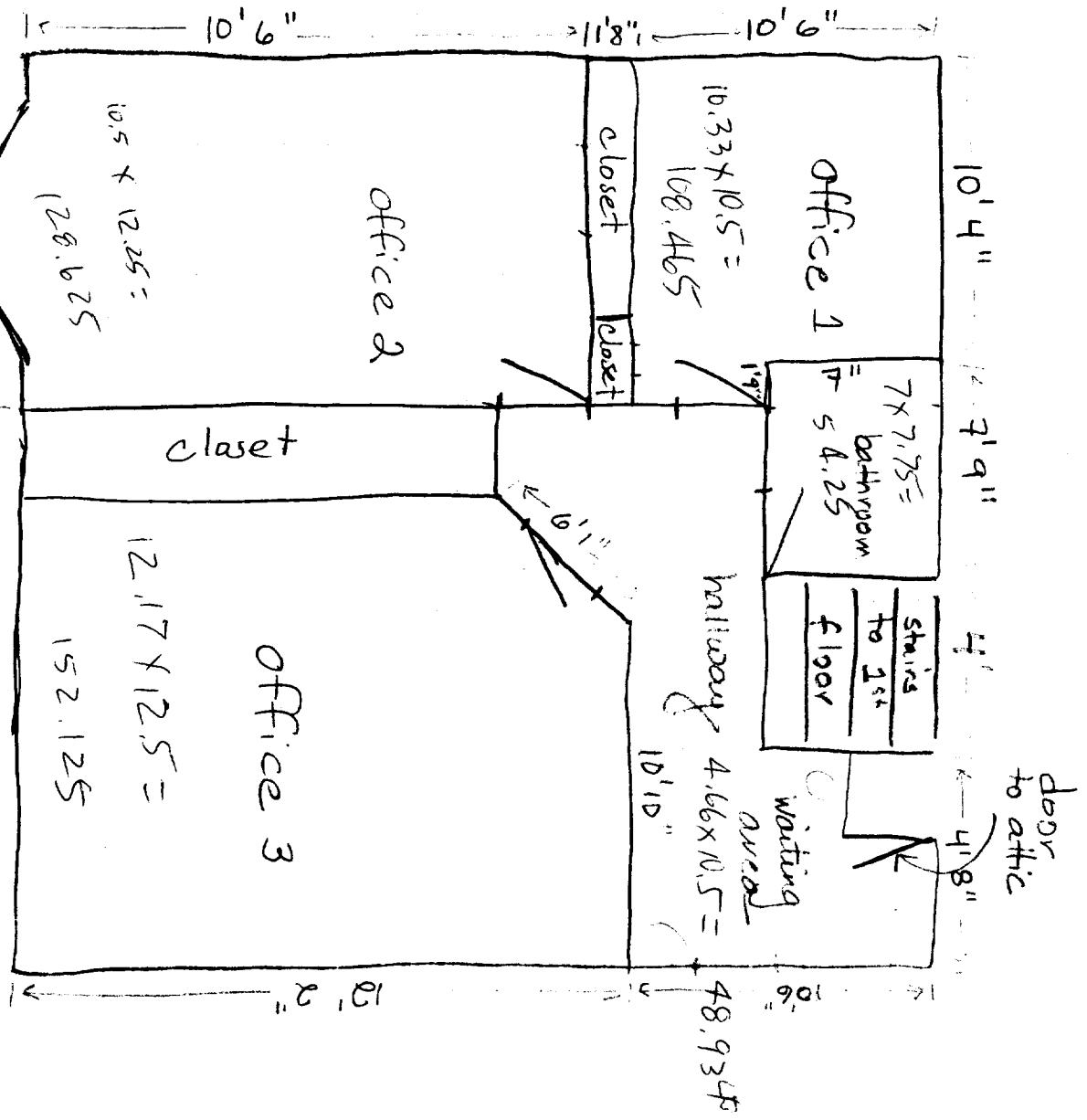
Building Other Features

Line	Structure Type	Identical Units
2	ENCLOSED ENTRY	1
2	OPEN AREA - BANK/OFFICE	1

Yard Improvements

Year Built	Structure Type	Length or Sq. Ft.	# Units
1930	GARAGE FRAIIE	400	1

1st floor 500.79
 492.39
 492.39 - 334 = 158.39
 158.39 OR 3 PARK SPACES
 use postage meter
 1.47



796 Forest Avenue
 Floor 2
 (not to scale)

- 54.25
- 108.465
- 128.625
- 48.930
- 152.125

492.39 - 334 = 158.39

9/18/03: LVM

no documentation

3 signs, 5 people

entire 2nd floor

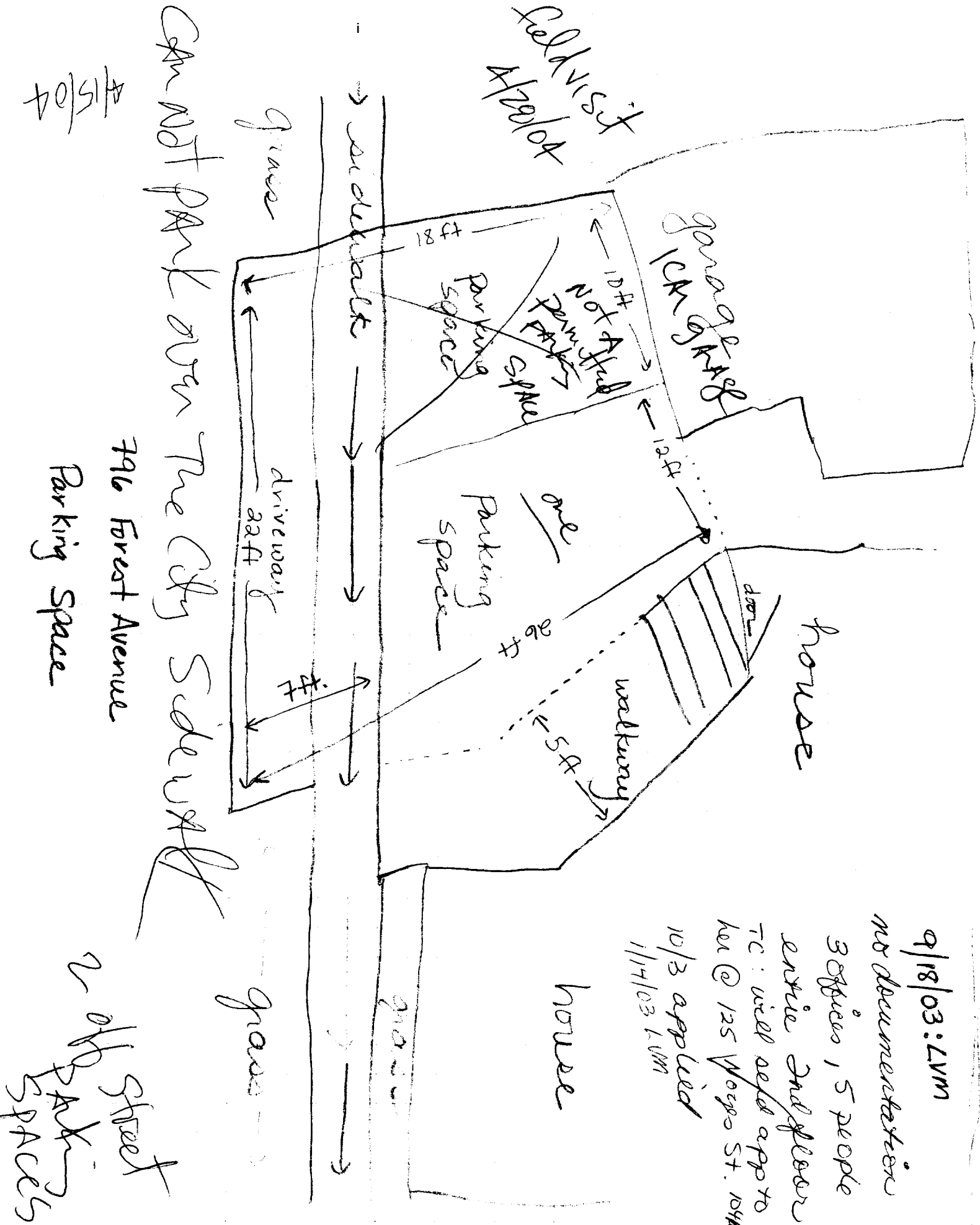
TC: will need app to

her @ 125 Wozzo St. 10/18/03

10/3 applied

1/14/03 LVM

Field visit
Apr 2004



Can NOT park over The City Sidewalk

796 Forest Avenue

Parking space

4/15/04

2 off street parking spaces

City of Portland, Maine - Building or Use Permit

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Dept: Building **Status:** Pending **Reviewer:** **Approval Date:**
Note: **Ok to Issue:**

Dept: Fire **Status:** Pending **Reviewer:** **Approval Date:**
Note: **Ok to Issue:**