

PERMIT ISSUED  
DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

JUN 21 2006

DEPT. OF BUILDING INSPECTION  
CITY OF PORTLAND, ME  
Permit Number 060006  
RECEIVED

Application And Notes, If Any,

DEPARTMENT OF BUILDING INSPECTION

PERMIT

This is to certify that \_\_\_\_\_ owner

has permission to Remove existing 2nd floor windows, replace with 1" wide 40" high slider. Add second level to 1st floor deck

AT 12 Bryant St

138 A001001

provided that the person or persons who own or control the building or structure accepting this permit shall comply with all of the provisions of the Statutes of this 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 loaded or closed-in. 4 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]*  
6/20/06  
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

Permit No: 06-0575	Issue Date: <b>PERMIT ISSUED</b> JUN 21 2006	CBL: 138 A001001
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<b>Location of Construction:</b> 12 Bryant St	<b>Owner Name:</b> Desimone Heather K &	<b>Owner Address:</b> 12 Bryant St	<b>Phone:</b> 807-5825
<b>Business Name:</b>	<b>Contractor Name:</b> homeowner	<b>Contractor Address:</b> Portland	<b>Phone:</b>
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Dwellings	<b>Zone:</b> RS
<b>Past Use:</b> Multi Family-2 Unit	<b>Proposed Use:</b> Multi Family-2 Unit	<b>Permit Fee:</b>	<b>Cost of Work:</b> \$0.00
		<b>CEO District:</b> 4	
<b>Proposed Project Description:</b> Remove existing 2nd floor windows, replace with 5'11" wide x 80" high slider. Add second level to 1st floor deck.		<b>FIRE DEPT:</b> <input type="checkbox"/> Approved <input type="checkbox"/> Denied <i>Signature: [Signature]</i>	<b>INSPECTION:</b> Use Group: R-3 Type: SB IRC 2003 <i>Signature: [Signature]</i>
		<b>PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)</b> Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied <i>Signature:</i> _____ <i>Date:</i> _____	

<b>Permit Taken By:</b> gad	<b>Date Applied For:</b> 04/19/2006	<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"/> <i>OK per section 14-436(a) 31% increase of 526</i> <i>Deal condition ASB</i> Date: 5/10/06	<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 <i>ASB</i> Date:

**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



# 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.

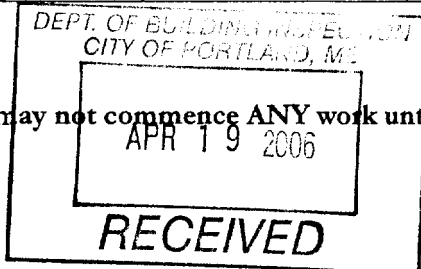
Total Square Footage of Proposed Structure <i>160 sq. ft.</i>		Square Footage of Lot <i>3078 sq. ft.</i>	
Tax Assessor's Chart, Block & Lot Chart# <i>138</i> Block# <i>A</i> Lot# <i>1</i>		owner: <i>Chris DeSimone</i>	Telephone: <i>807 5825</i>
Lessee/Buyer's Name (If Applicable)		Applicant name, address & telephone: <i>Chris DeSimone Po Box 93 Cumberland ME 04021</i>	cost Of Work: \$ <u><i>4,000</i></u> Fee: \$ _____ C of O Fee: \$ _____
Current Specific use: _____ If vacant, what was the previous use? <u><i>2 unit Apartments</i></u> Proposed Specific use: <u><i>2 unit Condo</i></u>			
Project description: <u><i>Remove existing 2nd floor 2 windows replace with 5'11" wide x 80' high slider, use old windows header and place slider right in. Then add 2nd level to foot print of 1st floor deck, changing only 4x4 to 6x6's all the way up.</i></u>			
Contractor's name, address & telephone: _____			
Who should we contact when the permit is ready: <u><i>Chris DeSimone</i></u> Mailing address: <u><i>Chris DeSimone PO Box 93 Cumberland ME 04021</i></u> Phone: <u><i>807-5825</i></u>			

Please submit all of the information outlined in the Commercial Application Checklist. 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 visit us on-line at [www.portlandmaine.gov](http://www.portlandmaine.gov), stop by the Building Inspections 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: *[Signature]* Date: *April 18, 2006*



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

*[Handwritten initials]*



WINDOWS • DOORS  
**Andersen**

**Gliding Patio Door**  
Vinyl-Clad Wood Frame  
Dual-Pane Low-E Glazing with Argon  
Product Type: Sliding Patio Door with Frame

U-Factor (U.S./I-P)	Solar Heat Gain Coefficient
<b>0.31</b>	<b>0.34</b>
<b>ADDITIONAL PERFORMANCE RATINGS</b>	
Visible Transmittance	Air Leakage (U.S./I-P)
<b>0.56</b>	<b>—</b>
<p>Manufacturer stipulates that these ratings conform to applicable NFRC procedures for determining whole product performance. NFRC ratings are determined for a fixed set of environmental conditions and a specific product size. NFRC does not recommend any product and does not warrant the suitability of any product for any specific use. Consult manufacturer's literature for other product performance information. www.nfrc.org</p>	



**ENERGY STAR® Qualified**  
in All 50 States



DESIGN PRESSURE (PSF)			
Single	DP40	SLT-C40	51" x 96"
2 Panel	DP25	SGD-LC25	96" x 96"
2 Panel Upgrade	DP40	SGD-LC40	96" x 83"
<small>Tested to ANSI/AAMA/NWDA 101/LS2-97 or NAFS-02 or AAMA/WDMA/CSA 101/LS2/A440-05</small>			

<b>WDMA</b>	WINDOW AND DOOR MANUFACTURERS ASSOCIATION www.wdma.com	<b>CERTIFIED</b>
<b>HALLMARK</b>	<b>Perma-Shield® Gliding Patio Door</b>	
<small>Manufacturer stipulates conformance to the applicable standards</small>		

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

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

<b>Permit No:</b> 06-0575	<b>Date Applied For:</b> 04/19/2006	<b>CBL:</b> 138 A001001
<b>Location of Construction:</b> 12 Bryant St	<b>Owner Name:</b> Desimone Heather K &	<b>Owner Address:</b> 12 Bryant St
<b>Business Name:</b>	<b>Contractor Name:</b> homeowner	<b>Contractor Address:</b> Portland
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Dwellings

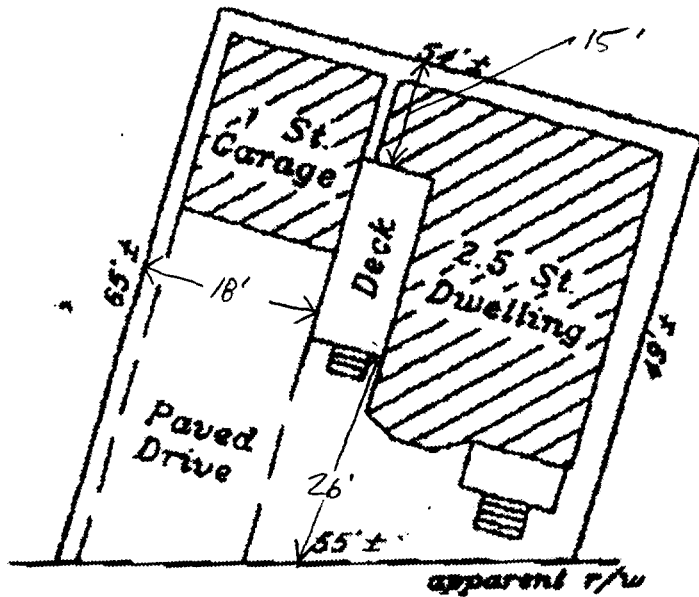
<b>Proposed Use:</b> Multi Family-2 Unit	<b>Proposed Project Description:</b> Remove existing 2nd floor windows, replace with 5'1 1" wide x 80" high slider. Add second level to 1st floor deck.
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**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Ann Machado      **Approval Date:** 05/10/2006  
**Note:** Section 14-436(a) can increase 50% of first floor footprint. First floor footprint is 1092 s.f. 50% is 546 s.f. **Ok to Issue:**   
 Addition is 168 s.f. Or 31% of 50%.

1) 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 with Conditions      **Reviewer:** Tammy Munson      **Approval Date:** 06/20/2006  
**Note:** **Ok to Issue:**

1) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.  
 2) Separate permits are required for any electrical, plumbing, or heatmg.



**Bryant Street**

1st floor footprint,  
accessory

1992 50%

541#

addition

$20.17 \times 8.33 = 168\#$

31% of 50%

former added in 1959

do I know dimensions

RS

land area per du. 3000#  
need 6,300# = 3023

20 F  
20 R  
S 12 x 14'

note

non conforming as to  
land area per du; setback

Section 14-43(a) - expand 50% of 1st floor footprint.

See title references for appurtenances.

Applicant: Nancy Bartlett Requesting Party: New England Title  
 Owner: David Craig & Eric Olson Attorney: \_\_\_\_\_  
 Lender: First Financial Mortgage Corp File # 2019410 Field Book: 203-11

**Title References:**

Deed Book: 8302 Page: 91  
 Plan Book: \_\_\_\_\_ Page: \_\_\_\_\_ Lot: \_\_\_\_\_  
 County: Cumberland

**Municipal References:**

Map: 138 Block: A Lot: 1

The dwelling does not fall within a Special Flood Hazard Zone Per FEMA Community Map No. 230051  
 Parcel: \_\_\_\_\_ Zone: G Date: 12-8-98

The dwelling was ~~built~~ in compliance with municipal zoning setback requirements at the time of construction.

Comments:

**Nadeau & Lodge, Inc.**  
 Professional Land Surveyors  
 244 Stevens Avenue Portland, Maine 04103 (207) 778-7870  
 232 Clark Street West Lewiston, Maine 04242 (207) 852-0331

*James P. Nadeau*

Prepared by: CJF

**This Is Not A Boundary Survey**

**Not For Recording**

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 138 A001001  
 Location 12 BRYANT ST  
 Land Use TWO FAMILY

Owner Address DESIMONE HEATHER K & CHRISTOPHER A DESIMONE JTS  
 12 BRYANT ST  
 PORTLAND ME 04103

Book/Page 23627/229  
 Legal 138-A-1  
 BRYANT ST 8-10

3023 SF

**Current Assessed Valuation For Fiscal Year- 2006**

Land	Building	Total
\$44,090	\$145,520	\$189,610

**Estimated Assessed Valuation For Fiscal Year 2007"**

Land	Building	Total
\$59,300	\$193,800	\$253,100

\* Value subject to change based upon review of property status as of 4/1/06.  
 The tax rate will be determined by City Council in May 2006.

**Property Information**

Year Built 1899	Style Old Style	Story Height 2	Sq. Ft. 2176	Total Acres 0.069
Bedrooms 5	Full Baths 3	Half Baths	Total Rooms 12	Attic Full Fin./wh
				Basement Full

**Outbuildings**

Type GARAGE - WD/CB	Quantity 1	Year Built 1930	Size 17X19	Grade C	Condition A
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**Sales Information**

Date	Type	Price	Book/Page
01/30/2006	LAND + BLDING	\$285,000	23627-229
04/09/2001	LAND + BLDING	\$188,000	16182-076

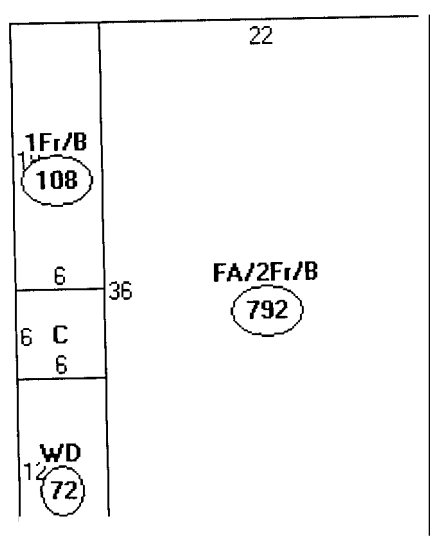
**Picture and Sketch**

Picture                      Sketch                      Tax Map

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







Descriptor/Area

- A: FA/2Fr/B  
792 sqft
- E: WD  
72 sqft
- C: OFP  
36 sqft
- D: 1Fr/B  
108 sqft
- E: OFP  
60 sqft
- F: 2FBAY/B  
24 sqft

1092

10

HOUSE

5/4 decking

48" Precast  
Concrete  
Pillars

20'2"

3-2x12's

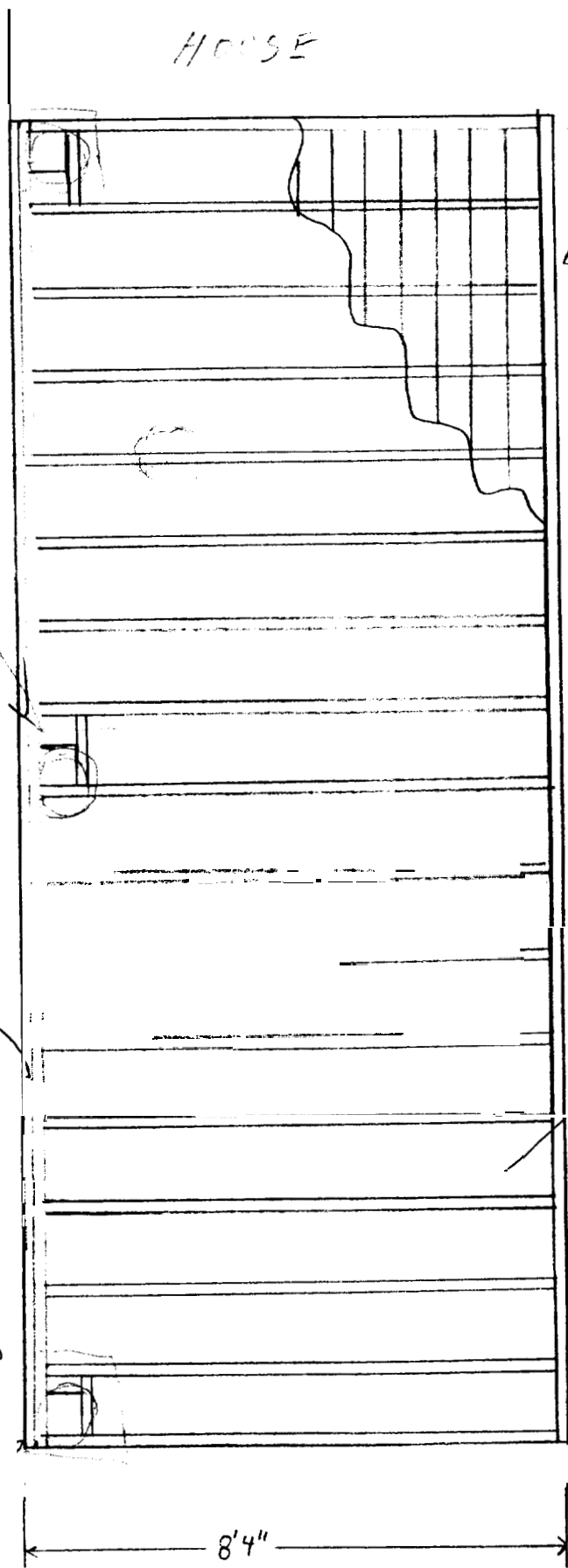
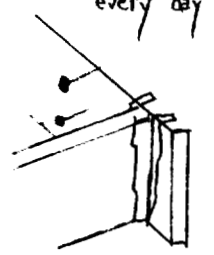
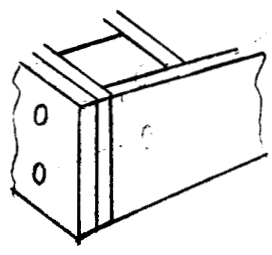
HOUSE

2x8's  
16" OC

1/2" x 4" legs  
16" OC  
125 bolts  
every bay

6x6 post with  
2 carriage bolts  
on existing 8" tubes

2x8 with joist  
hanger  
both ends

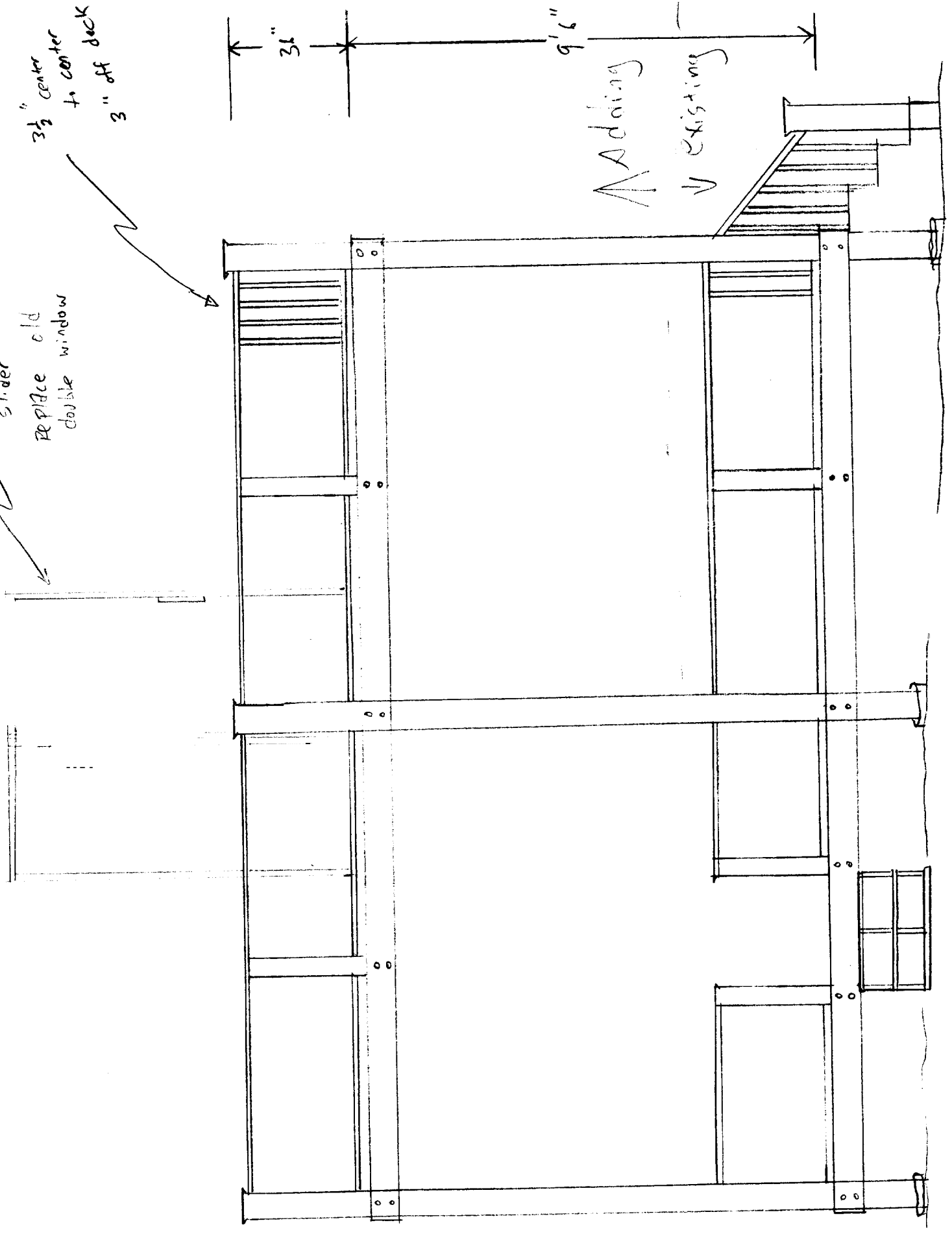


New  
Slider  
Replace old  
double window

$3\frac{1}{2}$ " center  
to center  
3" off back

36"  
9'6"

Adding  
Existing



Steps to Garage