



Permitting and Inspections Department
Michael A. Russell, MS, Director

12/26/2018

General Building Permit Application

Project Address: 20 Fall Brook

Tax Assessor's CBL: _____ Chart # _____ Block # _____ Lot # _____ Cost of Work: \$ 30,000

Proposed use (e.g., single-family, retail, restaurant, etc.): Single family

Current use: Single family Past use, if currently vacant: _____

- Commercial
- Multi-Family Residential
- One/Two Family Residential

Type of work (check all that apply):

<input type="checkbox"/> New Structure	<input type="checkbox"/> Fence	<input type="checkbox"/> Change of Ownership - Condo Conversion
<input type="checkbox"/> Addition	<input type="checkbox"/> Pool - Above Ground	<input type="checkbox"/> Change of Use
<input type="checkbox"/> Alteration	<input type="checkbox"/> Pool - In Ground	<input type="checkbox"/> Change of Use - Home Occupation
<input type="checkbox"/> Amendment	<input type="checkbox"/> Retaining Wall	<input type="checkbox"/> Radio/Telecommunications Equipment
<input type="checkbox"/> Shed	<input type="checkbox"/> Replacement Windows	<input type="checkbox"/> Radio/Telecommunications Tower
<input type="checkbox"/> Demolition - Structure	<input type="checkbox"/> Commercial Hood System	<input type="checkbox"/> Tent/Stage
<input checked="" type="checkbox"/> Demolition - Interior	<input type="checkbox"/> Tank Installation/Replacement	<input type="checkbox"/> Wind Tower
<input type="checkbox"/> Garage - Attached	<input type="checkbox"/> Tank Removal	<input type="checkbox"/> Solar Energy Installation
<input type="checkbox"/> Garage - Detached		<input type="checkbox"/> Site Alteration

Project description/scope of work (attach additional pages if needed):

NEW Kitchen, Adding 1/2 Bath in closet, fixing EXIST DECK
Removal of 1 wall

Applicant Name: Ron Goddard Phone: (207) 730-2103

Address: 1728 Washington Ave Ext Email: RONNIE.GODDARD@GMAIL.COM

Lessee/Owner Name (if different): _____ Phone: () - _____

Address: Same Email: _____

Contractor Name (if different): _____ Phone: () - _____

Address: _____ Email: _____

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: [Signature] Date: 10/17/18
This is a legal document and your electronic signature is considered a legal signature per Maine state law.

Review of this application will not begin until the permit payment is received. This is not a permit. Work may not commence until the permit is issued.



12/26/2018

Permitting and Inspections Department
Michael A. Russell, MS, Director

**FAST TRACK ELIGIBLE PROJECTS
SCHEDULE B**

(Please note: The appropriate Submission Checklist and General Building Permit Application must be submitted with any Fast Track application.)

Type of Work:

- One/two family renovations within existing shell, including interior demolition and windows.
- One/two family HVAC, including boiler, furnace, heating appliance, pellet or wood stove.
- One/two family exterior propane tank.
- Commercial HVAC for boiler, furnace, and heating appliance.
- Commercial HVAC system with structural and mechanical stamped plans.
- Commercial interior demolition – no load bearing demolition.
- Temporary outdoor tents and stages less than 750 square feet.
- Temporary construction trailer.

Zone: R-5

- | | | |
|-------------------------|---------------------------|-------------------------------------|
| Shoreland zone? | <input type="radio"/> Yes | <input checked="" type="radio"/> No |
| Stream protection zone? | <input type="radio"/> Yes | <input checked="" type="radio"/> No |
| Historic district? | <input type="radio"/> Yes | <input checked="" type="radio"/> No |
| Flood zone (if known)? | <input type="radio"/> Yes | <input checked="" type="radio"/> No |

This information may be found on the city's online map portal at:
<http://click.portlandmaine.gov/gisportal/>

I certify that (all of the following must be initialed for this application to be accepted):

- I am not expanding the building, including footprint, floor area, or dormer.
- I am the owner or authorized owner's agent of the property listed below.
- I am aware that this application will not be reviewed for determination of the zoning legal use and the use may not be in compliance with City records.
- I assume responsibility for compliance with all applicable codes, bylaws, rules and regulations.
- I assume responsibility for scheduling inspections of the work as required, and agree that the inspector may require modifications to the work completed if it does not meet applicable codes.

Initials
R.G.
R.G.
R.C.
R.E.
R.G.

Project Address: 20 Fall Brook

Print Name: Ron Ald Goddard Date: 11/18/18

This is a legal document and your electronic initials are considered a legal signature per Maine state law.



12/26/2018

Doc#: 54757 Bk:35241 Ps: 101

Return to:

J. Brown Investments, LLC
Northeast Building & Development, LLC
439 Main Street, Suite 101
Saco, Maine 04072

WARRANTY DEED
(Corporate Grantee)

Elizabeth Dunkerley of 16 Old Salt Road, Old Orchard Beach, Maine 04064, for consideration paid, grants a one half interest in common and undivided to J. Brown Investments, LLC, a Maine Limited Liability Company with a mailing address of 439 Main Street, Suite 101, Saco, Maine 04074 and the remaining one half interest in common and undivided to Northeast Building & Development, LLC, a Maine Limited Liability Company with a mailing address of 1728 Washington Avenue Extension, Portland, Maine 04103 with **Warranty Covenants**, the land and interest in land situated in Portland, Cumberland County, Maine, described as follows:

Parcel One:

A certain lot or parcel of land, together with the buildings and improvements thereon, situated in the City of Portland, County of Cumberland and State of Maine, on the southeasterly side of Fall Brook Street, which runs westerly from Washington Avenue, formerly called Main Street, in Ward Nine, between Lunts Corner and Allen's Corner and bounded and described as follows:

BEGINNING at a point of the southeasterly side of Fall Brook Street, distant Two Hundred (200) feet southwesterly from the southwesterly side of said Washington Avenue;

THENCE running southwesterly by said Fall Brook Street fifty (50) feet to a point;

THENCE southeasterly parallel to Washington Avenue, One Hundred and Ninety (190) feet, more or less, to land now or formerly of one Blanchard;

THENCE northeasterly by said Blanchard land, fifty (50) feet to a point;

THENCE northwesterly parallel to said Washington Avenue, One Hundred and Ninety (190) feet, more or less, to said Fall Brook Street and the point of beginning.

Parcel Two:

Also another certain lot or parcel of land, with the buildings and improvements thereon, situated in that part of Portland formerly Deering, bounded and described as follows:

MAINE REAL ESTATE TAX PAID



12/26/2018

BEGINNING on Fall Brook Street, so-called, at the northeasterly corner of a certain lot or parcel of land conveyed by Sarah A. Libby to Allan McLean by deed dated March 24, 1899 and recorded in the Cumberland County Registry of Deeds in Book 671, Page 479;

THENCE running northeasterly on the easterly sideline of said Fall Brook Street Forty (40) feet, more or less, to the land now or formerly owned or occupied by Robert E. Schen;

THENCE running southeasterly along the line of said Schen's land to the land formerly owned or occupied by one Blanchard, and now or formerly owned by Eva J. Peterson;

THENCE southwesterly by the line of said Peterson's land Forty (40) feet, more or less, to the southwesterly corner of said lot conveyed by Sarah A. Libby to said Allan McLean;

THENCE in a northwesterly direction along the line of land formerly owned by said Allan McLean to the point of beginning.

Parcel Three

Also another certain lot or parcel of land, together with the buildings and improvements thereon, situated in said Portland, and bounded and described as follows:

BEGINNING at a point on the southeasterly sideline of the second above-described parcel, which point is One Hundred Sixty-five (165) feet, more or less, southwesterly of the southwesterly sideline of Washington Avenue;

THENCE southwesterly by the southeasterly sideline of the above-describe parcels and by land of others One Hundred Fifty (150) feet, more or less, to land now or formerly of one Bean;

THENCE southeasterly by said Bean land and land of others Eighty (80) feet, more or less, to land now or formerly of Lester H. Libby;

THENCE northeasterly by said Libby land Fifty (50) feet, more or less, to the center of Fall Brook;

THENCE following the center of the brook easterly One Hundred (100) feet, more or less, to a point One Hundred Sixty-Five (165) feet, more or less, southwesterly from said Washington Avenue;

THENCE northwesterly Sixty-Five (65) feet, more or less to the point of beginning.



12/26/2018

Being the same premises conveyed to Elizabeth Dunkerley by virtue of a deed from Francis K. Toto and Pamela A. Toto dated December 10, 1986 recorded in the Cumberland County Registry of Deeds in Book 7529, Page 273.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 24th day of October, 2018.

[Signature]
Witness

Elizabeth Dunkerley
Elizabeth Dunkerley

State of Maine
County of York, ss

October 24, 2018

Personally appeared the above named Elizabeth Dunkerley and acknowledged the foregoing instrument to be her free act and deed.



Before me,

[Signature]
Notary Public/Maine Attorney at Law

Print name: _____

Deed/5892-005/na/l-dir

Received
Recorded Register of Deeds
Oct 25, 2018 08:57:48A
Cumberland County
Nancy A. Lane