

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT

This is to certify that MAXINE F MARTIN

Located At 45 ROSEMONT AVE

Job ID: 2011-11-2627-DEMO

CBL: 176- A-011-001

has permission to Demo garage NOT intending to be rebuilt
provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statues of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of the buildings and structures, and of the application on file in the department.

Notification of inspection and written permission procured before this building or part thereof is lathed or otherwise closed-in. 48 HOUR NOTICE IS REQUIRED.

A final inspection must be completed by owner before this building or part thereof is occupied. If a certificate of occupancy is required, it must be

Fire Prevention Officer

Code Enforcement Officer / Plan Reviewer

11/17/2011

THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY
PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit Application

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

Job No: 2011-11-2627-DEMO	Date Applied: 10/28/2011	CBL: 176- A-011-001	
Location of Construction: 45 ROSEMONT AVE	Owner Name: MAXINE F MARTIN	Owner Address: 45 ROSEMONT AVE PORTLAND, ME 04103	Phone: 772-3520
Business Name:	Contractor Name: Michael Roberge	Contractor Address: 2 Chase Court, Freeport, ME 04032	Phone: 865-9718
Lessee/Buyer's Name:	Phone:	Permit Type: DEMO	Zone: R-5
Past Use: Single Family Dwelling	Proposed Use: Same: Single Family Dwelling - to demolish approximate 10'x18' garage not intended to be rebuilt	Cost of Work: \$2000.00	CEO District:
		Fire Dept: <input type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> N/A	Inspection: Use Group: Type: <i>Demo</i> Signature: <i>[Signature]</i>
Proposed Project Description: Demo garage		Pedestrian Activities District (P.A.D.)	

Permit Taken By: Lannie	Zoning Approval
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<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building Permits do not include plumbing, septic or electrical work.</p> <p>3. Building permits are void if work is not started within six (6) months of the date of issuance. False informatin may invalidate a building permit and stop all work.</p>	Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetlands <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <input type="checkbox"/> Maj <input type="checkbox"/> Min <input type="checkbox"/> MM Date: <i>[Signature]</i> 11/7/11	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: <i>[Signature]</i>	Historic Preservation <input checked="" type="checkbox"/> Not in Dist 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: <i>[Signature]</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

11-17-11 DWM no utilities.

BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

or email: buildinginspections@portlandmaine.gov

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the city of Portland Inspections Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.**
- **Permits expire in 6 months. If the project is not started or ceases for 6 months.**
- **If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue.**

1. Final Inspection

The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OF CIRCUMSTANCES.

IF THE PERMIT REQUIRES A CERTIFICATE OF OCCUPANCY, IT MUST BE PAID FOR AND ISSUED TO THE OWNER OR DESIGNEE BEFORE THE SPACE MAY BE OCCUPIED.



PORTLAND MAINE

Strengthening a Remarkable City, Building a Community for Life • www.portlandmaine.gov

Director of Planning and Urban Development
Penny St. Louis

Job ID: 2011-11-2627-DEMO

Located At: 45 ROSEMONT AVE CBL: 176- A-011-001

Conditions of Approval:

Zoning

1. This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
2. This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
3. Your present structure is legally nonconforming as to setbacks. If you are to demolish this structure on your own volition, you will only have one (1) year to replace it in the same footprint (no expansions), with the same height, and same use. Any changes to any of the above shall require that this structure meet the current zoning standards. The one (1) year starts at the time of removal. It shall be the owner's responsibility to contact the Code Enforcement Officer and notify them of that specific date. Please note that this office understands that the demoed garage is not intended to be rebuilt.

Building

1. Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.
2. Demolition permits are valid for a period of 30 days from the date of issuance. A written request must be submitted and granted for an extension to this time period. Dust prevention shall be controlled per Chapter 6 of the Municipal Ordinance and demolition per Section 3303 of the IBC 2009.
3. Separate permits are required for any electrical, plumbing, sprinkler, fire alarm, HVAC systems, heating appliances, including pellet/wood stoves, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.
4. Demolition permit only. No other construction activities allowed until a separate approved building permit is issued. The foundation hole shall be filled in and the site graded. Demo permit only! **Construction requires separate permits.**



Demolition of a Structure Permit Application

12-5

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>45 Rosemont Ave Portland ME 04103</u>		
Total Square Footage of Proposed Structure <u>185</u>	Square Footage of Lot: <u>6250</u>	
Tax Assessor's Chart, Block & Lot: Chart# Block# Lot# <u>176 A011001</u>	Owner: <u>Maxine Marten</u>	Telephone: <u>772-3520</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>Michael Roberge 2 Chase Ct 222 Cambridge St Freeport ME 8659718</u>	Cost Of Work: \$ <u>1850.00</u> Fee: \$ _____
Current legal use: (i.e. garage, warehouse) <u>Garage</u> If vacant, what was the previous use? _____ How long has it been vacant? _____ Project description: <u>Demolition of Garage - not replacing according to letter to Abuttan</u>		
Contractor's name, address & telephone: <u>Michael Roberge 2 Chase Court Freeport ME</u>		
Who should we contact when the permit is ready: <u>Michael Roberge</u>		
Mailing address: <u>2 Chase Court Freeport ME 04032</u>		Telephone: <u>865-9718</u>

11.3.11

Electronic files in pdf format are also required

Please submit all of the information outlined in the Demolition call list. 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 or to download copies of this form and other applications visit the Inspections Division on-line at www.portlandmaine.gov, or stop by the Inspections Division 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 authorized 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.

RECEIVED
DEMOLITION SECTION
COURT 2
DEMOLITION SECTION
COURT 2

Signature of applicant:

Date:

10-26-11

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



Demolition Call List & Requirements

Site Address: 45 Rosemont Ave Portland ME

Owner: Maxine Martin

Structure Type: Garage

Contractor: Michael Roberge

Utility Approvals	Number	Contact Name/Date
Central Maine Power	1-800-750-4000	<u>Tracy-Newconstruction 10-26-11</u>
Unitil	1-207-541-2533	<u>Barbra Monti 541-2533 10-26-11</u>
Portland Water District	761-8310	<u>Gordon-control center 10-26-11</u>
Dig Safe	1-888-344-7233	<u>Maureen-ticket # 20114906135 10-26-11</u>

After calling Dig Safe, you must wait 72 business hours before digging can begin.

DPW/ Traffic Division (L. Cote)	874-8891	<u>Kevin Thomas 10-26-11</u>
DPW/ Sealed Drain Permit (C. Merritt)	874-8822	<u>John Emerson 10-26-11</u>
Historic Preservation	874-8726	<u>Deb Andrews 10-26-11</u>
DEP - Environmental (Augusta)	287-2651	<u>Sandy Moody 10-26-11</u>

Additional Requirements

- 1) Written notice to adjoining owners
- 2) A photo of the structure(s) to be demolished
- 3) A plot plan or site plan of the property
- 4) ~~Certification from an asbestos abatement company~~
- 5) Electronic files in pdf format are also required in addition to hard copy

Permit Fee: \$30.00 for the first \$1000.00 construction cost, \$10.00 per additional \$1000.00 cost

All construction and demolition debris generated in Portland must be delivered to Riverside Recycling Facility at 910 Riverside Street. Source separated salvage materials placed in specifically designated containers are exempt from this provision. For more information contact Troy Moon @ 874-8467.

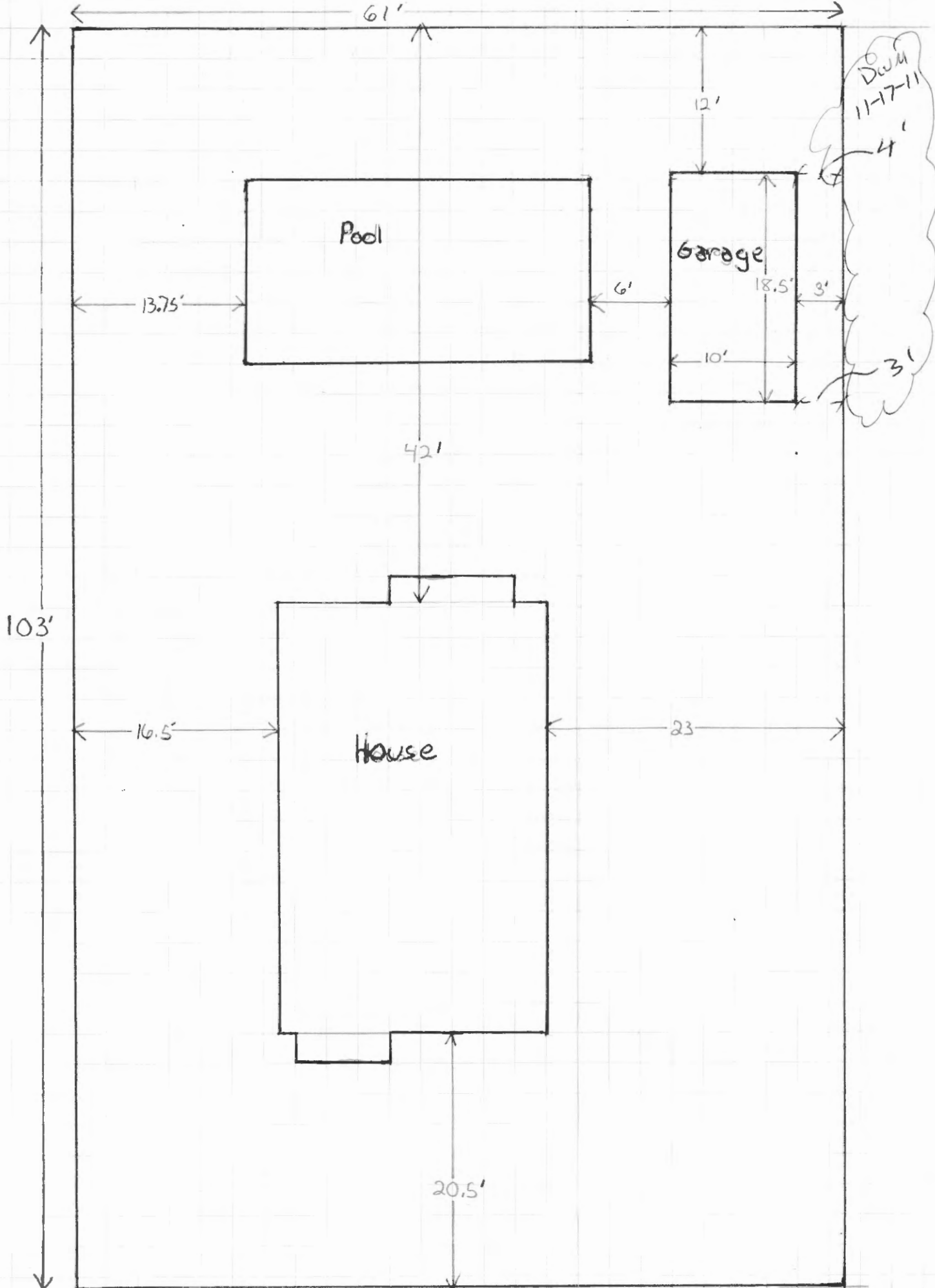
U.S. EPA Region 1 - No Phone call required. Just mail copy of State notification to:

Demo / Reno Clerk
US EPA Region I (SEA)
JFK Federal Building
Boston, MA 02203

I have contacted all of the necessary companies/departments as indicated above and attached all required documentation.

Signed:  Date: 10-26-11

or more information or to download this form and other permit applications visit the Inspections Division on our website at www.portlandmaine.gov



Dear neighbor,

We are planning to take down our garage and are in the permit process. According to the permit process we are required to inform you of our plans. Our plan is to take down the garage and dispose of it and not replace it.

Therefore, this will serve as your notice of our intent. If you have any questions regarding our plans please feel free to call me, contractor Michael Roberge at (207)228-3065

Home owner:

Maxine Martin
45 Rosemont Ave.
Portland , ME 04103

Contractor:

Odds and Ends Painting
Michael Roberge
2 Chase Court
Freeport , ME 04032
(207)228-3065

