

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

Please Read  
Application And  
Notes, If Any,  
Attached

ELECTRICAL SECTION

PERMIT

PERMIT ISSUED

Permit Number: 070780  
JUN 28 2007

CITY OF PORTLAND

This is to certify that LEONARD EDWARD J & SUE AHL JTS/Cold Muto, Inchas permission to Remodle kitchen and add 1/2 bathAT 435 WOODFORD ST

CITY OF PORTLAND 176 C003001

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. FOUR 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

6/28/07 *Cheryl A. M.*  
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: 07-0780	Issue Date: 06/28/2007	CBL: 176 C003001
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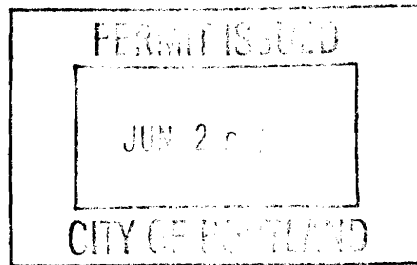
Location of Construction: 435 WOODFORD ST	Owner Name: LEONARD EDWARD J & SARAH	Owner Address: 435 WOODFORD ST	Phone: 541-4817
Business Name:	Contractor Name: Gerald Muto, Inc	Contractor Address: 115 Raymond RD Brunswick	Phone: 2077514382
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	Zone: R-3

Past Use: Single Family	Proposed Use: Single Familyw/ New 1/2 Bath	Permit Fee: \$420.00	Cost of Work: \$40,000.00	CEO District: 3
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R-3 Type: SR IRC - 2003	

Proposed Project Description: Remodle kitchen and add 1/2 Bath	Signature:	Signature: 6/28/07 C.M.
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: csh	Date Applied For: 06/28/2007	<b>Zoning Approval</b>	
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<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"/> Date: 2/29/07 C.M.	<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 type="checkbox"/> Not in District or Landmark <input checked="" 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: 6/28/07
	ext. wk. O.K.		



## 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

Please call 874-8703 or 874-8693 to schedule your  
inspections as agreed upon

Permits expire in 6 months, if the project is not started or ceases for 6 months.

The Owner or their designee is required to notify the inspections office for the following inspections and provide adequate notice. Notice must be called in 48-72 hours in advance in order to schedule an inspection:

By initialzing at each inspection time, you are agreeing that you understand the inspection procedure and additional fees from a "Stop Work Order" and "Stop Work Order Release" will be incurred if the procedure is not followed as stated below.

A Pre-construction Meeting will take place upon receipt of your building permit.

Footing/Building Location Inspection: Prior to pouring concrete  
 Re-Bar Schedule Inspection: Prior to pouring concrete  
 Foundation Inspection: Prior to placing ANY backfill  
 Framing/Rough Plumbing/Electrical: Prior to any insulating or drywalling  
 Final/Certificate of Occupancy: Prior to any occupancy of the structure or use. NOTE: There is a \$75.00 fee per inspection at this point.

Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection

*SM* If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

**CERTIFICATE OF OCCUPANCIES MUST BE ISSUED AND PAID FOR,  
BEFORE THE SPACE MAY BE OCCUPIED**

*Samuel C. [Signature]*  
Signature of Applicant/Designee

*06/28/07*  
Date

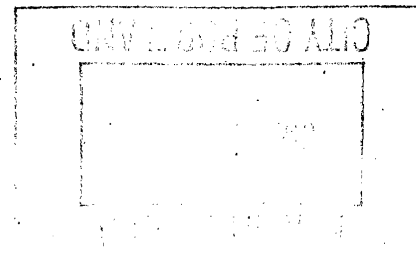
*[Signature]*  
Signature of Inspections Official

*06/28/07*  
Date

CEL: *176-C-003*

Building Permit #:

*07-0780*



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

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

Permit No: 07-0780	Date Applied For: 06/28/2007	CBL: 176 C003001
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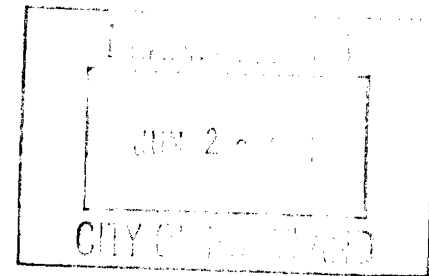
Location of Construction: 435 WOODFORD ST	Owner Name: LEONARD EDWARD J & SARAH	Owner Address: 435 WOODFORD ST	Phone: ( ) 541-4817
Business Name:	Contractor Name: Gerald Muto, Inc	Contractor Address: 115 Raymond RD Brunswick	Phone: (207) 751-4382
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	

Proposed Use: Single Familyw/ New 1/2 Bath	Proposed Project Description: Remodle kitchen and add 1/2 Bath
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**Dept:** Zoning      **Status:** Approved      **Reviewer:** Chris Hanson      **Approval Date:** 06/28/2007  
**Note:**      **Ok to Issue:**

**Dept:** Building      **Status:** Approved with Conditions      **Reviewer:** Chris Hanson      **Approval Date:** 06/28/2007  
**Note:**      **Ok to Issue:**

- 1) Fastener schedule per the IRC 2003
- 2) Separate permits are required for any electrical, plumbing, or HVAC systems.  
Separate plans may need to be submitted for approval as a part of this process.
- 3) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.





# 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.

Location/Address of Construction: <u>435 WOODFORD STREET</u>		
Total Square Footage of Proposed Structure <u>EXISTING 14x17' Kitchen</u>		Square Footage of Lot <u>4900<sup>sq</sup>' (49'x100')</u>
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot#	Owner: <u>EDWARD &amp; SARAH LEONARD</u>	Telephone: <u>541-4817</u>
Lessee/Buyer's Name (If Applicable) <u>/</u>	Applicant name, address & telephone: <u>GERALD MUTO, INC. 115 RAYMOND ROAD BRUNSWICK, MAINE 04011</u>	Cost Of Work: \$ <u>40,000</u> Fee: \$ _____ C of O Fee: \$ _____
Current legal use (i.e. single family) <u>Single family</u> If vacant, what was the previous use? _____ Proposed Specific use: <u>NEW Kitchen</u> Is property part of a subdivision? <u>NO</u> If yes, please name _____ Project description: <u>① UPDATE Kitchen - new cabinets/counter, HARDWOOD FLOOR, PAINT, SR</u> <u>② 1/2 Bath 1<sup>st</sup> Floor - new</u> <u>③ SHEETROCK ceiling in LIVING ROOM</u>		
Contractor's name, address & telephone: <u>GERALD MUTO, INC 115 RAYMOND ROAD BRUNSWICK, MAINE 04011</u>		
Who should we contact when the permit is ready: _____ Mailing address: _____ Phone: <u>751-4382</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: Gerald A Muto Date: June 28, 2007

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



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

<b>Card Number</b>	1 of 1
<b>Parcel ID</b>	176 C003001
<b>Location</b>	435 WOODFORD ST
<b>Land Use</b>	SINGLE FAMILY
<b>Owner Address</b>	LEONARD EDWARD J & SARAH L JTS 435 WOODFORD ST PORTLAND ME 04103
<b>Book/Page</b>	15243/294
<b>Legal</b>	176-C-3 WOODFORD ST 433-435 4900 SF

### Current Assessed Valuation

<b>Land</b>	<b>Building</b>	<b>Total</b>
\$85,600	\$131,500	\$217,100

### Property Information

<b>Year Built</b>	<b>Style</b>	<b>Story Height</b>	<b>Sq. Ft.</b>	<b>Total Acres</b>	
1920	Old Style	2	1696	0.112	
<b>Bedrooms</b>	<b>Full Baths</b>	<b>Half Baths</b>	<b>Total Rooms</b>	<b>Attic</b>	<b>Basement</b>
4	1		7	Unfin	Full

### Outbuildings

<b>Type</b>	<b>Quantity</b>	<b>Year Built</b>	<b>Size</b>	<b>Grade</b>	<b>Condition</b>
GARAGE-WD/CB	1	1920	18X20	C	P

*NO LONGER EXISTING!*

### Sales Information

<b>Date</b>	<b>Type</b>	<b>Price</b>	<b>Book/Page</b>
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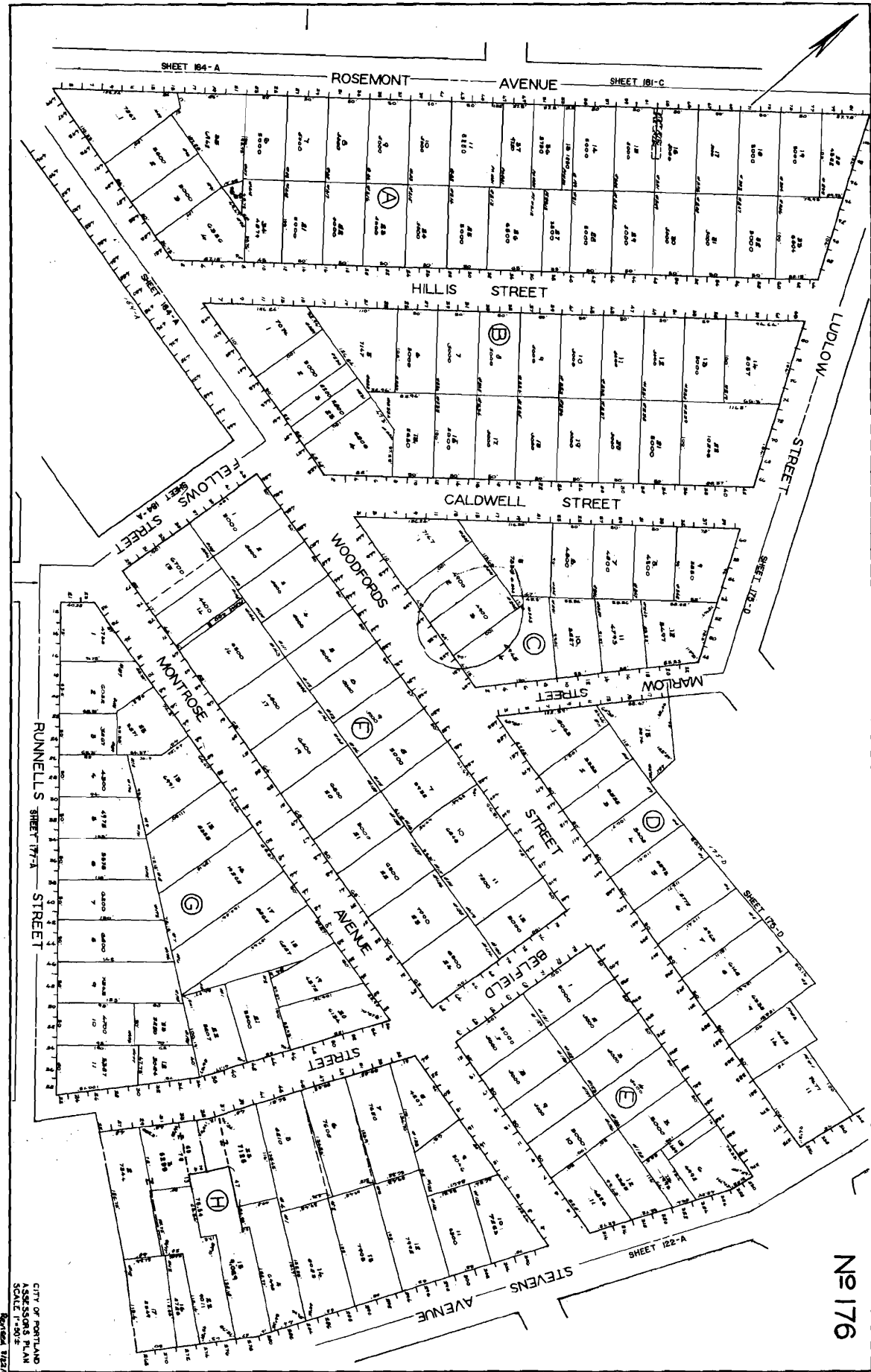
### Picture and Sketch

<b>Picture</b>	<b>Sketch</b>	<b>Tax Map</b>
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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!**



№ 176

CITY OF PORTLAND  
 ASSESSOR'S PLAN  
 SCALE 1"=50'  
 ORIGINAL SIZE



