



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

### General Building Permit Application

Project Address: 428 Brighton Ave

Tax Assessor's CBL: 177 1001 001 Cost of Work: \$ 7,000.00  
Chart # Block # Lot #

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

Current use: Retail/coffee shop 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 checked="" type="checkbox"/> Demolition - Structure | <input type="checkbox"/> Commercial Hood System        | <input type="checkbox"/> Tent/Stage                             |
| <input 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):

Demo building damaged by truck

Applicant Name: Joe McBonigal Phone: (207) 749-7388

Address: 32 Cross hill Rd Cape Elizabeth Email: joemcg32@gmail.com

Lessee/Owner Name (if different): \_\_\_\_\_ Phone: ( ) - -

Address: \_\_\_\_\_ Email: \_\_\_\_\_

Contractor Name (if different): Servpro - Jim Francoeur Phone: (207) 807-0165

Address: 9 Hutcherson Dr. Gorham ME Email: Jim.francoeur@servproportland.me

*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: 1-30-18  
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.



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## Demolition of a Structure Submission Checklist

A permit is required for the demolition of any structure. Permit for interior demolition should be combined with the permit for proposed interior construction (see Submission Requirements for One- and Two-Family Additions and Alterations or Commercial Interior Alterations, as appropriate).

All applications for demolition of a structure shall include the following:

- Demolition of a Structure Submission Checklist** (this form)
- General Building Permit Application**
- Completion of the Demolition Call List** (see attached)
- Copies of written notices to property owners** of all abutting lots (see Tax Assessor's office for name and address of owner of record)
- A photo of the structure to be demolished**
- A plot plan or site plan** of the property showing the shape and dimension of the lot, footprint of all existing structures and structure(s) to be demolished including distance from property lines and the location and dimension of all parking areas and driveways
- Certification from an asbestos abatement company**, if required (See attached information regarding asbestos demolition.)
- Sealed Drain Permit** from the City of Portland Department of Public Works

**Work may not commence until the permit is issued.**



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**Electronic Signature and Fee Payment Confirmation**

This is a legal document and your electronic signature is considered a legal signature per Maine state law. You will receive an e-mailed invoice from our office which signifies that your electronic permit application has been received and is ready for payment. Please pay by one of the following:

- Electronic check or credit card: [portlandmaine.gov/payyourpermit](http://portlandmaine.gov/payyourpermit)
- Over the phone at (207) 874-8703
- Drop off to Room 315, City Hall
- Mail to:

**City of Portland  
Permitting and Inspections Department  
389 Congress Street, Room 315  
Portland, Maine 04101**

By signing below, I understand the review process starts once my payment has been received. After all approvals have been completed, my permit will be issued via e-mail. Work may not commence until permit is issued.

Applicant Signature: \_\_\_\_\_

A handwritten signature in black ink, appearing to read "John McLaughlin", written over a horizontal line.

Date: 1-30-18

I have provided electronic copies and sent them on:

Date: 2-2-18

**NOTE:** All electronic paperwork must be delivered to [permitting@portlandmaine.gov](mailto:permitting@portlandmaine.gov) or with a thumb drive to the office.

**If you or the property owner owes taxes or user charges on property within the City, payment arrangements must be made before a permit application is accepted.**



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## Demolition Call List & Requirements

Site Address: 428 Brighton Ave

Owner: JTR Holdings 749-7388

Structure Type: Single story commercial

Contractor: Phelps Excavation - 650-8785

Utility Approvals	Phone #	Contact Name	Date
Central Maine Power	1-800-750-4000	<u>lauren R.</u>	<u>1-30-18</u>
Unitil	207-541-2502	<u>Mark Allen</u>	<u>1-31-18</u>
Portland Water District	761-8310	<u>Donna B.</u>	<u>1-31-18</u>
Dig Safe	1-888-344-7233 -	<u>Robert A.</u>	<u>1-31-18</u>

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

Conf # 20180502983

DEP – Environmental (Augusta) 287-7688 Sandy Moosy 1-31-18

### City of Portland:

DPW - Traffic Division 874-8891 Kevin Thomas 1-31-18

DPW - Sealed Drain Permit 874-8822 Rhonda 1-30-18

Historic Preservation 874-8726 Deb Andrews 1-31-18

U.S. EPA Region 1 – No Phone call required. Just mail copy of State Asbestos Building Demolition Notification to:

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

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

Signed: [Signature] Date: 1-31-18

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

For more information or to download this form and other permit applications visit the Permitting and Inspections Department on our website at [www.portlandmaine.gov/1728/Permitting-Inspections](http://www.portlandmaine.gov/1728/Permitting-Inspections).

**THIS PERMIT EXPIRES THIRTY DAYS FROM DATE OF ISSUE**

PERMISSION IS HEREBY GIVEN TO J & R Holdings 428 Brighton Ave  
name address

TO OPEN 428 - 428 Brighton Ave @ Stevens Ave

FOR THE PURPOSE OF Demo building, cap sewer line at building

SAID WORK SHALL BE PROPERLY DONE ACCORDING TO The Excavation Ordinance, Chapter 25 of the Municipal Code, "STREETS, SIDEWALKS AND OTHER PUBLIC PLACES" and abide by all provisions of Chapter 6, Plumbing code and Chapter 24, Sewer Use Ordinance, of the Municipal Codes of the City of Portland, Maine. I HAVE READ AND UNDERSTAND MY RESPONSIBILITIES AS A LICENSED EXCAVATOR AS DESCRIBED IN THE STREET EXCAVATOR ORDINANCE, SECTION 25, ARTICLE VII OF THE MUNICIPAL CODE.

COMMENTS/SPECIAL INSTRUCTION

25' x 25' building

Sealed sewer on private property



Christopher C. Branch  
Director of Public Services

This permit does not create in the applicant any permission for him to enter or use the land of another property owner, either temporarily or permanently, for the purposes of connection with the City sewer line. Questions concerning such permission should be referred to Applicant's attorney.

Qty	Description	Rate	per	Unit	Charge	Paid	Adj	Due
1.000	Sealed Drain	\$50.00		Each	\$50.00	\$50.00	\$0.00	\$0.00
<b>Totals:</b>					<u>\$50.00</u>	<u>\$50.00</u>	<u>\$0.00</u>	<u>\$0.00</u>