

PERMIT ISSUED

City of Portland, Maine - Building or Use Permit Application
 389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 03-0851	Issue Date: JUL 17 2003	CBL: 183A B008001
-----------------------	-----------------------------------	----------------------

Location of Construction: 55 Wingate Dr	Owner Name: Halfacre Jana W & Mark A Jts	Owner Address: 55 Wingate Dr CITY OF PORTLAND	Phone: 207-871-7262
Business Name:	Contractor Name: Mason, Scott	Contractor Address: 19 Gilman Road Buxton	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	Zone: R-3

Past Use: single family	Proposed Use: single family - add 6' 10' half round front porch	Permit Fee: \$147.00	Cost of Work: \$14,000.00	CEO District: 3
Proposed Project Description: build 6' x 10' half round front porch		FIRE DEPT: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied Signature: <i>[Signature]</i>		INSPECTION: Use Group: R-3 Type: SB BOCA 99 Signature: <i>[Signature]</i>
		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: tmm	Date Applied For: 07/17/2003	Zoning Approval
-------------------------	---------------------------------	------------------------

1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules. 2. Building permits do not include plumbing, septic or electrical work. 3. 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..	Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input checked="" 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: 7/17/03	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: _____	Historic Preservation <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 Date: 7/17/03
--	---	---	---

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
---	------	-------

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read
Application And
Notes, If Any,
Attached

BUILDING DEPARTMENT PERMIT

Permit Number: 030851

This is to certify that Halfacre Jana W & Mark A J Mason, S
has permission to build 6' x 10' half round front porch
AT 55 Wingate Dr City of Portland 183A B008001

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 leased or occupied. 24 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. **PERMIT ISSUED**
Health Dept. _____
Appeal Board JUL 17 2003
Other _____
Department Name

[Signature]
Director - Building & Inspection Services

CITY OF PORTLAND

PENALTY FOR REMOVING THIS CARD

All Purpose 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>55 Wingate Drive, Portland, Maine</u>		
Total Square Footage of Proposed Structure <u>40 SF</u>	Square Footage of Lot <u>10,000 SF</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>1B3A</u> Block# <u>B</u> Lot# <u>B</u>	Owner: <u>MARK A. HALPACRE</u>	Telephone: <u>871-7262</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>Mark Halpacre</u> <u>55 Wingate Drive</u> <u>Portland, Me 04102</u>	Cost Of Work: \$ <u>14,000</u> Fee: \$ <u>147.00</u>
Current use: <u>RESIDENTIAL</u>		
If the location is currently vacant, what was prior use: _____		
Approximately how long has it been vacant: _____		
Proposed use: _____		
Project description: _____		
Contractor's name, address & telephone: <u>SCOT MASON</u> <u>19 Gilman Rd</u> <u>Buxton, Me</u>		
Who should we contact when the permit is ready: <u>Applicant</u>		
Mailing address: <u>Mark Halpacre</u> <u>55 Wingate Drive</u> <u>Portland, Me 04102</u>		
We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work, with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permit is picked up. PHONE: <u>871-7262</u>		

IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.

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: <u>Mark Halpacre</u>	Date: <u>7/17/03</u>
--	----------------------

This is NOT a permit, you may not commence ANY work until the permit is issued. If you are in a Historic District you may be subject to additional permitting and fees with the Planning Department on the 4th floor of City Hall



ROBBED
MEMBER
ROOFING w/
BACKER

2x8 RAFTERS
12" CENTER
REAR 12x12
SLOPE 5'-6"

20" HIGH
RAIL & POSTS
BALUSTERS

3 40
BOX BEAM

3- 2x10's span -

6" FLOTTED
COLUMNS

2x6 RAIL
w/ BALUSTERS
less than 4"
between BACK

1/2" INSULATION
BOARD

CREATED
POLE

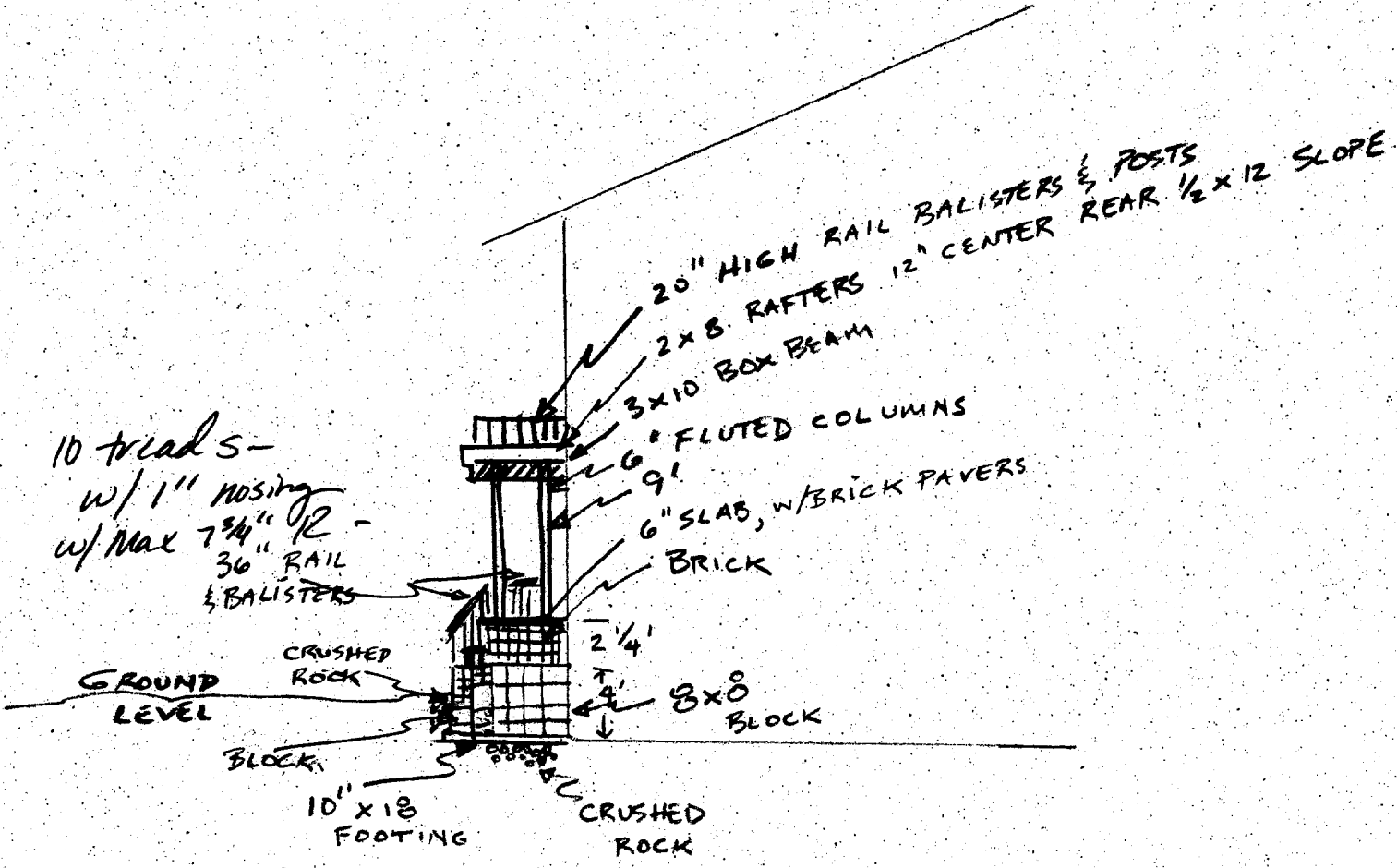
8x8
BLOCK

10" X 18"
FOOTING

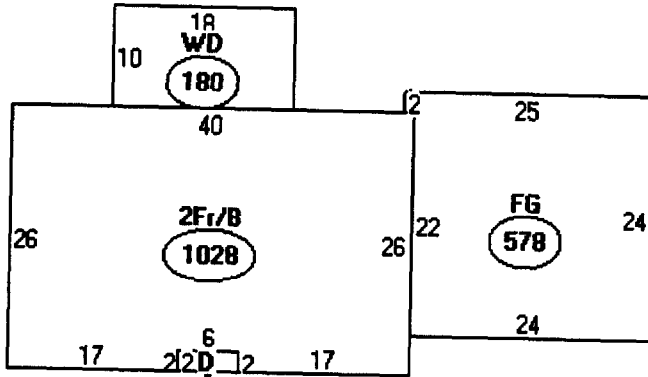
6" SLAB w/
BRICK
PANDS

3/4" POLY
IMPELL

FRONT VIEW



SIDE VIEW



Descriptor/Area

- A: 2Fr/B
1028 sqft
- B: WD
180 sqft
- C: FG
578 sqft
- D: 1Fr/OP
12 sqft

163A-B-8
53 Wingate

R-3
Permit 63-0851

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	183A B008001
Location	55 WINGATE DR
Land Use	SINGLE FAMILY

Owner Address	HALFACRE JANA W & MARK A JTS 55 WINGATE DR PORTLAND ME 04102
----------------------	--

Book/Page	
Legal	183A-B-8 PHIPPS RD 80-88 WINGATE DR 53-61 11614 SF

Valuation Information

Land	Building	Total
\$33,390	\$126,320	\$159,710

Property Information

Year Built	Style	Story Height	Sq. Ft.	Total Acres	
1963	Colonial	2	2068	0.267	
Bedrooms	Full Baths	Half Baths	Total Rooms	Attic	Basement
4	2	1	7	None	Full

Outbuildings

Type	Quantity	Year Built	Size	Grade	Condition
-------------	-----------------	-------------------	-------------	--------------	------------------

Sales Information

Date	Type	Price	Book/Page
-------------	-------------	--------------	------------------

Picture and Sketch

<u>Picture</u>	<u>Sketch</u>
--------------------------------	-------------------------------

[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](#).



BUILDING PERMIT INSPECTION PROCEDURES

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 initializing 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.

_____ **Pre-construction Meeting:** Must be scheduled with your inspection team upon receipt of this permit. Jay Reynolds, Development Review Coordinator at 874-8632 must also be contacted at this time, before any site work begins on any project other than single family additions or alterations.

Footing/Building Location Inspection: Prior to pouring concrete

N/A **Re-Bar Schedule Inspection:** Prior to pouring concrete

N/A **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

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

_____ **CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED**

X Mark Hallam
Signature of applicant/designee

7/17/03
Date

[Signature]
Signature of Inspections Official

7/17/03
Date

CBL: 183A-B-8 Building Permit #: 03-0851

