

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND

BUILDING PERMIT

This is to certify that LEBLOND, FREDERIC L WW II VET
& FREDERIC L WW LEBLOND

Located At 55 STEVENS

Job ID: 2011-07-1590-ALTR

CBL: 188 - - A - 036 - 001 - - - -

has permission to build attached garage

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 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

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

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. Setback inspection required prior to pouring concrete.
 2. Close-in inspection required prior to insulating or drywalling.
 3. Final inspection required upon completion of work.

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: 2011-07-1590-ALTR

Located At: 55 STEVENS

CBL: 188 - - A - 036 - 001 - - - -

Conditions of Approval:

Zoning

1. This permit is being approved on the basis of plans submitted and voice messages stating that the front setback to the road is 40' where 25' is the minimum. Any deviations shall require a separate approval before starting that work.
2. This is NOT an approval for an additional dwelling unit. You SHALL NOT add any additional kitchen equipment including, but not limited to items such as stoves, microwaves, refrigerators, or kitchen sinks, etc. without special approvals.
3. This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
4. It is understood that the minimum front setback to the front property line of 25 feet shall be met. If there are any deviations from that requirement, this office shall be notified before placing any concrete.
- 5.

Building

1. Separate permits are required for any electrical, plumbing, sprinkler, fire alarm HVAC systems, heating appliances, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.
2. Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.



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>55 STEVENS AVENUE, PORTLAND, ME 04102</u>		
Total Square Footage of Proposed Structure/Area <u>363'</u>	Square Footage of Lot <u>38,247'</u>	Number of Stories
Tax Assessor's Chart, Block & Lot Chart# <u>188</u> Block# <u>A</u> Lot# <u>36</u>	Applicant *must be owner, Lessee or Buyer* Name <u>PAUL LEBLANC</u> Address <u>55 STEVENS AVENUE</u> City, State & Zip <u>PORTLAND, ME 04102</u>	Telephone: <u>207-415-8508</u> <u>207-773-1251</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>27,500</u> C of O Fee: \$ Total Fee: \$ <u>300</u>
Current legal use (i.e. single family) <u>SINGLE FAMILY</u> Number of Residential Units <u>1</u> If vacant, what was the previous use? <u>NA</u> Proposed Specific use: <u>GARAGE</u> Is property part of a subdivision? <u>NO</u> If yes, please name Project description: <u>GARAGE ATTACHED TO END OF HOUSE BASEMENT</u> <u>16' X 22' 7" Deep</u> <u>LEVEL</u>		
Contractor's name: <u>RONALD SAUVE</u> Address: <u>264 HANSCOM ROAD</u> City, State & Zip: <u>ELIOT, ME 03903</u> Telephone: <u>207-438-9035</u> Who should we contact when the permit is ready: <u>RONALD SAUVE</u> Telephone: <u>207-438-9035</u> Mailing address: <u>SAME</u>		

Please submit all of the information outlined on the applicable 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 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 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.

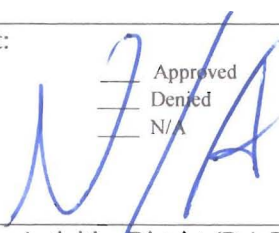
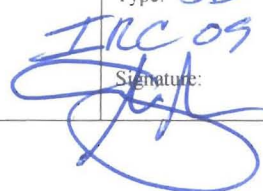
Signature: Paul C. LeBlanc

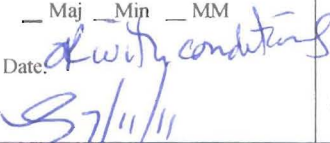

Date: Jun 29, 2011

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

City of Portland, Maine - Building or Use Permit Application

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

Job No: 2011-07-1590-ALTR	Date Applied: 6/29/2011	CBL: 188 - - A - 036 - 001 - - - -	
Location of Construction: 55 STEVENS AVE	Owner Name: FREDERIC L WW LEBLOND	Owner Address: 55 STEVENS AVE PORTLAND, ME - MAINE 04102	Phone: 415-8508
Business Name:	Contractor Name: Ronald Sauve	Contractor Address: 264 Hanscom RD ELIOT MAINE 03903	Phone: (207) 438-9035
Lessee/Buyer's Name:	Phone:	Permit Type: new garage	Zone: R-3
Past Use: Single Family	Proposed Use: Same: single Family Dwelling - to erect an attached garage	Cost of Work: \$28,000.00	CEO District:
		Fire Dept: <div style="text-align: center;"> <input type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> N/A </div> Signature: 	Inspection: R-3 Use Group: Type: SB IRC 09 Signature: 
Proposed Project Description: New Attached Garage		Pedestrian Activities District (P.A.D.)	

Permit Taken By: Lannie	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 informatin may invalidate a building permit and stop all work.	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: 	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 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: 
	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 appication 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	PHON



CITY OF PORTLAND, MAINE

Department of Building Inspections

Original Receipt

10-29 20 11

Received from _____

Location of Work _____ 55 Stevens

Cost of Construction \$ _____ Building Fee: _____

Permit Fee \$ _____ Site Fee: _____

Certificate of Occupancy Fee: _____

Total: _____ 300

Building (IL) _____ Plumbing (I5) _____ Electrical (I2) _____ Site Plan (U2) _____

Other _____

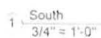
CBL: _____ 199-A 36

Check #: _____ 3954 Total Collected \$ _____ 300

**No work is to be started until permit issued.
Please keep original receipt for your records.**

Taken by: _____ SPT

WHITE - Applicant's Copy
YELLOW - Office Copy
PINK - Permit Copy



1) Basement
1/2" = 1'-0"

Type	Rough Opening		Type	Manufacturer	Model	Material	Window Schedule		Detail		Glazing		Head Height
	Width	Height					Finish	Head	Jamb	Sill	Thickness	Type	
55	2'-9"	4'-6"	Double Hung with Trim	Existing									7'-10"
57	4'-6"	4'-6"	Fixed with Trim	Existing									7'-10"
58	1'-4"	4'-6"	Double Hung with Trim	Existing									7'-10"
59	3'-0"	4'-6"	Double Hung with Trim	Existing									7'-10"
60	2'-6"	2'-6"	Double Hung with Trim	Craftsman		Vinyl							7'-10"
69	3'-0"	2'-0"	Awning with Trim	Craftsman		Vinyl							2' - 8 3/4"

Comments

RECEIVED
JUN 29 2011
Dept. of Building Inspections
City of Portland Maine

www.autodesk.com/revit

Consultant
 Address
 Address
 Phone
 Fax
 e-mail

1. **Concepts**
 2. **Analysis**
 3. **Design**
 4. **Implementation**
 5. **Testing**
 6. **Deployment**

Abstract

• **Unrelated**
• **Adverse**
• **Adverse**
• **Future**
• **Pay**

[illegible]

Paul LeBlond
LeBlond Garage
Basement Plan

Page Number	2011 - 2
Date	January 6, 2011
Prepared by	Author
Checked by	Checker

A0

$$1/2" = 1'-0"$$

Contact:
 Address:
 Address:
 Phone:
 Fax:
 e-mail:

Paul LeBlond
LeBlond Garage
Building Sections

Checker

$$1'' = 1' - 0''$$


Side

PROPERTY LINE

15'-0" TO LINE

11'-0" TO LINE

128'

252.78'

STEVENS AVENUE

THE IN GROUND FOUNDATION
GARAGE ADDITION IS
16'-0" WIDE BY 22'-7" DEEP
AS SHOWN ON PRINTS

7/11/11 - The property owner
left a voice message that
the front setback was
"40' from the Rd"
a min. of 25' is required

R-3 Zone

25 min Apparently not powered
Autodesk Revit

Front 25' mm reg
25' mm reg - molecular
w/over
? Rear 25' mm reg
Side 8' mm approx 25' mm
molecular.

Paul LeBlond
LeBlond Garage
Site Plan

Emergency Contact: _____ 2011 - 2
 Date: _____ January 6, 2011
 Name: _____ Author
 Signature: _____ Checker

Autodesk Revit

www.autodesk.com/revit

- *Armut*
- *Arbeits*
- *Arbeits*
- *Arbeits*
- *Arbeits*
- *Arbeits*

The outside
 Address
 Address
 Design
 Page
 4-1120

Confusion
 Agitation
 Agitation
 Fear
 Fear

Consultation
 Address:
 Address:
 Phone:
 Fax:
 e-mail:

EXISTING HOME BASEMENT LEVEL

220V
POWER FOR
FUTURE
PLUG-IN EV
CHARGING
MODULE

GFI

INSTALL SINGLE RECEPTACLE
FOR GARAGE DOOR OPENER

2 - 4'-0" TWIN TUBE "SHOP LIGHT" FLUORESCENT FIXTURES

GFI
2

1. Basement Electrical
3/4" = 1'-0"

Paul LeBlond
LeBlond Garage
Basement Electrical
Plan

Revision	2011.2
Date	January 6, 2011
Checked by	Author
Reviewed by	Checker

E0

$$3/4'' = 1'-0''$$



www.autodesk.com/revit

Name _____
 Address _____
 Address _____
 Phone _____
 Fax _____
 e-mail _____

Paul LeBlond
LeBlond Garage
Elevations

$$\frac{3}{4}'' = 1'-0''$$

