



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION

386 CAPISIC ST

CBL 225 E010001

Issued to Wayfarer Village Inc /Larry Dontello

Date of Issue 11/05/2009

This is to certify that the building, premises, or part thereof, at the above location, built — altered — changed as to use under Building Permit No. 09-0656, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES

Entire

APPROVED OCCUPANCY

Single Family Residence
Use Group R-3
Type 5B

Limiting Conditions: None

This certificate supersedes
certificate issued

Approved:

11-5-09 *Suzanne Kim*

(Date) Inspector

[Signature]

Inspector of Buildings

Notice: This certificate identifies lawful use of building or premises, and ought to be transferred from owner to owner when property changes hands. Copy will be furnished to owner or lessee for one dollar.

②
Smt

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

Permit No: 09-0656	Issue Date:	CBL: 225 E010001
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Location of Construction: 386 CAPISIC ST	Owner Name: WAYFARER VILLAGE INC	Owner Address: 143 CRAIGIE ST	Phone:
Business Name:	Contractor Name: Larry Dontello	Contractor Address: P.O. Box 684 P Portland	Phone 2072327220
Lessee/Buyer's Name	Phone:	Permit Type: Single Family	Zone:

Past Use: Vacant Land	Proposed Use: Single Family - Construct a ranch style single family home/ partial daylight basement, 2 car garage, porch & Deck	Permit Fee: \$1,395.00	Cost of Work: \$130,000.00	CEO District: 3
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: Type	

Proposed Project Description: Single Family - Construct a ranch style single family home/ partial daylight basement, 2 car garage, porch & Deck	Signature:
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)	
Action <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Condition <input type="checkbox"/> Denied	
Signature:	Date:

Permit Taken By: Ldobson	Date Applied For: 06/22/2009	Zoning Approval
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<ol style="list-style-type: none"> 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 type="checkbox"/> Flood Zon <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Mino <input type="checkbox"/> MM <input type="checkbox"/> Date:	Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Us <input type="checkbox"/> Interpretatio <input type="checkbox"/> Approved <input type="checkbox"/> Denied Date:	Historic Preservation <input type="checkbox"/> Not in District or Landma <input type="checkbox"/> Does Not Require Revie <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Condition <input type="checkbox"/> Denied Date:
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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 APPLICAN ADDRESS DATE PHO

RESPONSIBLE PERSON IN CHARGE OF WORK, TIT DATE PHO

Location of Construction: 386 CAPISIC ST	Owner Name: WAYFARER VILLAGE INC	Owner Address: 143 CRAIGIE ST	Phone:
Business Name:	Contractor Name: Larry Dontello	Contractor Address: P.O. Box 684 P Portland	Phone 2072327220
Lessee/Buyer's Name	Phone:	Permit Type: Single Family	Zone:

Dept: Zoning	Status: Approved with Conditions	Reviewer: Ann Machado	Approval Date: 06/30/2009
Note:			Ok to Issue: <input checked="" type="checkbox"/>
1) As discussed during the review process, the property must be clearly identified prior to pouring concrete and compliance with the required setbacks must be established. Due to the proximity of the setbacks of the proposed building, it may be required to be located by a surveyor. 2) Separate permits shall be required for future decks, sheds, pools, and/or garages. 3) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval. 4) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.			
Dept: Building	Status: Approved with Conditions	Reviewer: Tom Markley	Approval Date: 07/07/2009
Note:			Ok to Issue: <input checked="" type="checkbox"/>
1) Frost protection must be installed per the enclosed detail as discussed w/owner/contractor. 2) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work. 3) Hardwired interconnected battery backup smoke detectors shall be installed in all bedrooms, protecting the bedrooms, and on every level. 4) The design load spec sheets for any engineered beam(s) / Trusses must be submitted to this office. 5) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm or HVAC or exhaust systems. Separate plans may need to be submitted for approval as a part of this process.			

Comments:
6/26/2009-amachado: Spoke to Jim Gray. The rear deck on the building plan does not match the rear deck on the site plan. Jim said that the building plan is correct and that he will amend the site plan. I'm moving the permit forward in the system but I won't sign off until the siteplan is amended.
6/30/2009-amachado: Jim Gray amended siteplan to show the correct size of the deck.

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 APPLICAN	ADDRESS	DATE	PHO
RESPONSIBLE PERSON IN CHARGE OF WORK, TIT		DATE	PHO

John D. Palmiter
29 mayberry Rd.
(207)657-4630

Professional Land Surveyor
Gray, Maine 04039
Phone & Fax

8-31-09

Survey Description for Wayfarer Village, Inc.
Lot At 386 Capisic St. - Portland

A certain lot or parcel of land with any improvements thereon located on the southwest side of Capisic Street, city of Portland and Cumberland County Maine, bounded and described as follows:

BEGINNING on the assumed southwest sideline of Capisic St. at a point located S59°-09'-31"W, 0.71' from a ¼" x 1" high iron pipe & said point being the east corner of grantor (Wayfarer Village, Inc. 23032-149) & being the north corner of Raymond Lestage (14763-24);

Thence S59°09'-31"W, 184.57' along Lestage & along Frederick Fuller (8497-275) to a 1" x 20" high iron pipe at the road edge of a 15" elm tree;

Thence N32°-03'-28"W, 66.49' along Fuller & Aaron Wickenheiser (18965-47) to a 5/8" rebar with 1278 cap;

Thence N58°-58'-12"E, 186.07' along Paul Poore (23895/291) to the assumed southwest sideline of Capisic Street;

Thence S30°-46'-00"E, 67.09' along the assumed southwest sideline of Capisic Street to POINT OF BEGINNING, containing 12,377 SF or 0.284 acres & is a portion of land conveyed by Edward Nieves to Wayfarer Village, Inc. by deed dated 8-12-05 & recorded in CCRD book 23032 page 149.

All bearings refer to the magnetic meridian of 1938.

Sincerely Yours,

John D. Palmiter, PLS #1057

JOHN D. PALMITER

REGISTERED LAND SURVEYOR

29 MAYBERRY ROAD, GRAY, ME 04039
(207) 657-4630

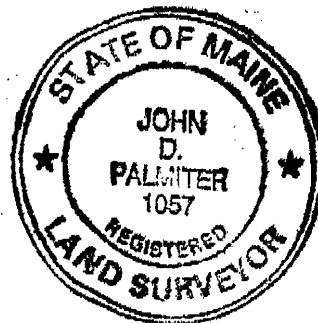
7-15-09

Code Enforcement Dept
City of Portland
389 Congress St.
Portland, Maine 04101

Re: Sideline Setbacks 386 Capric St.

I hereby certify that on 7-15-09 I found the foundation forms to be 9.3' from the northwest line of lot and 9.5' from the southeast line of the lot. The required sideline setback is 8'.

Sincerely yours
John D. Palmiter
PLS#1057



Post-It® Fax Note	7621	Date	7-15-09	# of pages	1
To	Jim Gray	From	J. Palmiter		
Co./Dept.		Co.			
Phone #	415-7881	Phone #	657-4630		
Fax #	879-9801	Fax #	657-4630		

TO: Inspections Department
FROM: Philip DiPierro, Development Review Coordinator
DATE: October 28, 2009
RE: C. of O. for #386 Capisic Street,
(Id#2009-0061) (CBL 2255 E 010001)

After visiting the site, I have the following comments:

Site work incomplete:

1. Relocation of foundation drain outfall with stone/rip rap for erosion control,
2. Installation of 1 street tree meeting arboricultural standards.

I anticipate this work can be completed by **November 6, 2009**.

At this time, **I recommend issuing a temporary Certificate of Occupancy.**

Cc: Barbara Barhydt, Development Review Services Manager
Tammy Munson, Director of Inspection Services
File: Urban Insight

TO: Inspections Department
FROM: Philip DiPierro, Development Review Coordinator
DATE: November 3, 2009
RE: C. of O. for #386 Capisic Street,
(Id#2009-0061) (CBL 2255 E 010001)

After visiting the site, I have the following comments:

Site work complete:

At this time, **I recommend issuing a permanent Certificate of Occupancy.**

Cc: Barbara Barhydt, Development Review Services Manager
Tammy Munson, Director of Inspection Services
File: Urban Insight