

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK  
**CITY OF PORTLAND**

**PERMIT ISSUED**  
**MAY 10 2005**  
Permit Number: 050556  
**CITY OF PORTLAND**

Please Read Application And Notes, if Any, Attached

**PERMIT**

This is to certify that Walter David & Tina Piraino / Ernest Timmons  
has permission to Build a 28' shed dormer & two 5'-5" gable dormers for a family room & bath  
AT 28 Spar Ln City 227 I011001

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 loaded or closed-in. **HEAVY 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

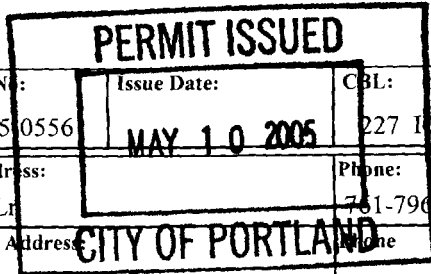
*Deanne Bourke 5/10/05*  
Director - Building & Inspection Services

**PENALTY FOR REMOVING THIS CARD**

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

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

Permit No: 050556	Issue Date: <b>MAY 10 2005</b>	CSL: 227 1011001
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Location of Construction: 28 Spar Ln	Owner Name: Walter David & Tina Piraino Jts	Owner Address: 28 Spar Ln	Phone: 751-7906
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Business Name:	Contractor Name: Earnest Timmons	Contractor Address: Portland	Phone:
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Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	Zone: R2
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Past Use: Single Family	Proposed Use: Single Family w/dormers to finish off attic	Permit Fee: \$642.00	Cost of Work: \$68,840.00	CEO District: 3	Shoreland
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FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: SB # RC-2003
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Proposed Project Description: Build a 28' shed dormer & two 6'-5" gable dormers for a family room & bath	Signature:	Signature: JMB 5/10/05
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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: jmb	Date Applied For: 05/10/2005	<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 checked="" type="checkbox"/> Shoreland <i>well over 75' to town</i> <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <i>Pine 12 Zone X</i> <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Date: <i>JMB 5/10/05</i>	<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 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: <i>JMB</i>
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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 APPLICANT	ADDRESS	DATE	PHONE
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE		DATE	PHONE

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

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

<b>Permit No:</b> 05-0556	<b>Date Applied For:</b> 05/10/2005	<b>CBL:</b> 227 I011001
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<b>Location of Construction:</b> 28 Spar Ln	<b>Owner Name:</b> Walter David & Tina Piraino Jts	<b>Owner Address:</b> 28 Spar Ln	<b>Phone:</b> ( ) 761-7966
<b>Business Name:</b>	<b>Contractor Name:</b> Earnest Timmons	<b>Contractor Address:</b> Portland	<b>Phone:</b>
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Dwellings	

<b>Proposed Use:</b> Single Family w/dormers to finish off attic	<b>Proposed Project Description:</b> Build a 28' shed dormer & two 6'-5" gable dormers for a family room & bath
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<b>Dept:</b> Zoning	<b>Status:</b> Approved	<b>Reviewer:</b> Jeanine Bourke	<b>Approval Date:</b> 05/10/2005
<b>Note:</b>			<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
1) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.			
<b>Dept:</b> Building	<b>Status:</b> Approved with Conditions	<b>Reviewer:</b> Jeanine Bourke	<b>Approval Date:</b> 05/10/2005
<b>Note:</b>			<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
1) If the shed dormer is less than a 3:12 pitch, structural details must be submitted for the ridge beam.			
2) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.			
3) Separate permits are required for any electrical, plumbing, or heating.			



# Residential 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>28 SPAR LANE</u>		
Total Square Footage of Proposed Structure <u>800 SQ FT</u>	Square Footage of Lot <u>0.98 acre</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>221</u> Block# <u>I</u> Lot# <u>11</u>	Owner: <u>David Walter</u> <u>Tina Piraino</u>	Telephone: <u>761-7966</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone:	Cost Of Work: \$ <del>76,840</del> <u>68,840</u> Fee: \$ <del>705.00</del> <u>642.00</u>
Current Specific use: <u>single family home</u>		
Proposed Specific use: <u>3rd floor addition for recreation/family room</u>		
Project description: <u>finish 3rd floor attic space with dormers / open floor plan / existing staircase in place</u>		
Contractor's name, address & telephone: <u>Ernest Timmons</u>		
Who should we contact when the permit is ready: _____		
Mailing address: _____		
Phone: _____		

**Please submit all of the information outlined in the Residential Application Checklist. Failure to do so will result in the automatic denial of your permit.**

At the discretion of the Planning and Development Department, additional information may be required prior to permit approval. For further information 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: <u>D. WALTER</u>	Date: <u>4/27/05</u>
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Permit Fee: \$30.00 for the first \$1000.00 Construction Cost, \$9.00 per additional \$1000.00 cost

**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

Card Number 1 of 1  
 Parcel ID 227 1011001  
 Location 28 SPAR LN  
 Land Use SINGLE FAMILY  
 Owner Address WALTER DAVID & TINA PIRAINO JTS  
 28 SPAR LN  
 PORTLAND ME 04102  
 Book/Page 15186/275  
 Legal 227-1-11  
 SPAR LANE 28-34  
 40129 SF

*R2 Shoreland*

*#536*

*#696*

Current Valuation Information

Land #42,210 Building #177,770 Total #219,980

New Estimated Valuation Information

Land #100,600 Building #266,600 Total #367,200 Phase-In Value #293,590

Property Information

Year Built 1995 Style Colonial Story Height 2 Sq. Ft. 2358 Total Acres 0.921  
 Bedrooms 3 Full Baths 2 Half Baths 1 Total Rooms 8 Attic None Basement Full

Outbuildings

Type Quantity Year Built Size Grade Condition

Sales Information

Date Type Price Book/Page  
 11/24/1999 LAND + BLDING #266,000 15186-275  
 04/02/1996 LAND + BLDING #221,000 12430-178  
 04/14/1995 LAND + BLDING #19,500 11882-108

Picture and Sketch

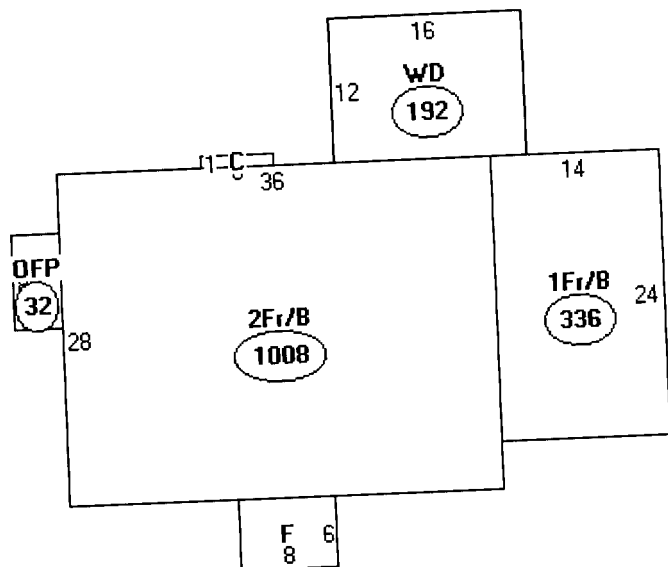
Picture Sketch Tax Map

[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](#).

[Click here to view comparable sales or below to view by:](#)





Descriptor/Area

- A: 2Fr/B  
1008 sqft
- B: OFF  
32 sqft
- C: FBAY  
6 sqft
- D: WD  
192 sqft
- E: 1Fr/B  
336 sqft
- F: OFF  
48 sqft

# 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.

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

- ~~NA~~ Footing/Building Location Inspection: Prior to pouring concrete
- ~~NA~~ Re-Bar Schedule Inspection: Prior to pouring concrete
- ~~NA~~ 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.

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

[Signature]  
Signature of Applicant/Designee

5/10/05  
Date

[Signature]  
Signature of Inspections Official

5/10/05  
Date

CBL: 227-I-11

Building Permit #

05-0556