

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

Please Read  
Application And  
Notes, If Any,  
Attached

## BUILDING INSPECTION

# PERMIT

Permit Number: 031223

This is to certify that Sawtelle Kenneth A &/Richard L Leduc  
has permission to Construct a 6' x 10' Addition w/ 3'x6' Porch  
AT 96 Dorothy St CHL 297 C015001

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.

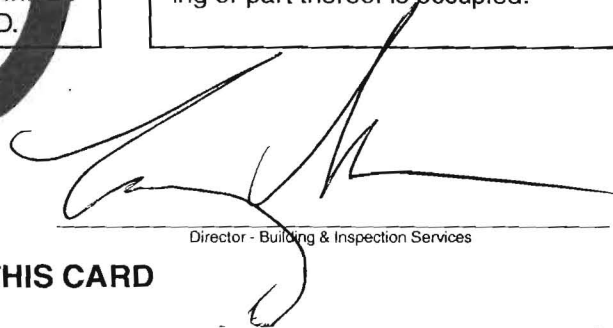
Apply to Public Works for street line and grade if nature of work requires such information.

Notification of inspection must be given and written permission procured before this building or part thereof is latched or closed-in. 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. \_\_\_\_\_  
Health Dept. \_\_\_\_\_  
Appeal Board \_\_\_\_\_  
Other \_\_\_\_\_  
Department Name

  
Director - Building & Inspection Services

**PENALTY FOR REMOVING THIS CARD**

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: 03-1223	Issue Date: OCT 24 2003	CBL: 297 C015001
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Location of Construction: 96 Dorothy St	Owner Name: Sawtelle Kenneth A &	Owner Address: 96 Dorothy St	Phone: 797-6242
Business Name:	Contractor Name: Richard Ledue	Contractor Address: 301 Brook Street Westbrook	Phone: 2077974375
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	Zone: R-3

Past Use: Single Family	Proposed Use: Single Family/Mud Room Addition	Permit Fee: \$129.00	Cost of Work: \$12,000.00	CEO District: 1
		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied N/A	INSPECTION: Use Group: R-3 Type: 5B BOCA 99	

Proposed Project Description:  
Construct a 6' x 10' Addition w/a 3'x6' Porch

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

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

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)

Action:  Approved  Approved w/Conditions  Denied

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Permit Taken By: gg	Date Applied For: 10/02/2003	<b>Zoning Approval</b>	
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<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building permits do not include plumbing, septic or electrical work.</p> <p>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..</p>	<p>Special Zone or Reviews</p> <p><input type="checkbox"/> Shoreland</p> <p><input type="checkbox"/> Wetland</p> <p><input type="checkbox"/> Flood Zone</p> <p><input type="checkbox"/> Subdivision</p> <p><input type="checkbox"/> Site Plan</p> <p>Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/></p> <p>Date: 10/23/03</p>	<p>Zoning Appeal</p> <p><input type="checkbox"/> Variance</p> <p><input type="checkbox"/> Miscellaneous</p> <p><input type="checkbox"/> Conditional Use</p> <p><input type="checkbox"/> Interpretation</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Denied</p> <p>Date: _____</p>	<p>Historic Preservation</p> <p><input checked="" type="checkbox"/> Not in District or Landmark</p> <p><input type="checkbox"/> Does Not Require Review</p> <p><input type="checkbox"/> Requires Review</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Approved w/Conditions</p> <p><input type="checkbox"/> Denied</p> <p>Date: 10/23/03</p>
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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 Application**  
 389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 03-1223	Issue Date:	CBL: 297 C015001
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Business Name:	Contractor Name: Richard Ledue	Contractor Address: 301 Brook Street Westbrook	Phone: 2077974375
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	Zone: R-3

Past Use: Single Family	Proposed Use: Single Family/Mud Room Addition	Permit Fee: \$129.00	Cost of Work: \$12,000.00	CEO District: 1
Proposed Project Description: Construct a 6' x 10' Addition w/a 3'x6' Porch		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied <i>N/A</i>	INSPECTION: Use Group: R-3 Type: SB BOCA 99	
		Signature:	Signature:	

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)

Action:  Approved  Approved w/Conditions  Denied

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Permit Taken By: EG	Date Applied For: 10/02/2003	<b>Zoning Approval</b>
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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 Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input checked="" type="checkbox"/> MM <input type="checkbox"/> Date: 10/23/03	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: 10/23/03
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SIGNATURE OF APPLICANT	ADDRESS	DATE	PHONE
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE		DATE	PHONE

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

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

<b>Permit No:</b> 03-1223	<b>Date Applied For:</b> 10/02/2003	<b>CBL:</b> 297 C015001
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<b>Location of Construction:</b> 96 Dorothy St	<b>Owner Name:</b> Sawtelle Kenneth A &	<b>Owner Address:</b> 96 Dorothy St	<b>Phone:</b> ( ) 797-6242
<b>Business Name:</b>	<b>Contractor Name:</b> Richard Ledue	<b>Contractor Address:</b> 301 Brook Street Westbrook	<b>Phone</b> (207) 797-4375
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Additions - Dwellings	

<b>Proposed Use:</b> Single Family/Mud Room Addition	<b>Proposed Project Description:</b> Construct a 6' x 10' Addition w/a 3'x6' Porch
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<b>Dept:</b> Zoning	<b>Status:</b> Approved	<b>Reviewer:</b> Tammy Munson	<b>Approval Date:</b> 10/23/2003
<b>Note:</b>			<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Dept:</b> Building	<b>Status:</b> Approved	<b>Reviewer:</b> Tammy Munson	<b>Approval Date:</b> 10/23/2003
<b>Note:</b>			<b>Ok to Issue:</b> <input checked="" type="checkbox"/>

03-1223

# 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>96 Dorothy St.</u>		
Total Square Footage of Proposed Structure <u>78 ft<sup>2</sup></u>	Square Footage of Lot <u>13975 ft<sup>2</sup></u>	
Tax Assessor's Chart, Block & Lot Chart# <u>297</u> Block# <u>C</u> Lot# <u>015</u>	Owner: <u>Ken Sewtelle</u>	Telephone: <u>797-6242</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>Richard Ledue</u> <u>301 Brook St. Westboro</u>	Cost Of Work: \$ <u>12,000</u> Fee: \$ <u>129.00</u>
Current use: <u>porch / steps</u> <u>S/F</u>		
If the location is currently vacant, what was prior use: _____		
Approximately how long has it been vacant: _____		
Proposed use: <u>mud Room</u> <u>6' x 10' &amp; 3x6 porch</u>		
Project description:		
Contractor's name, address & telephone: <u>Richard Ledue</u> <u>Builder/Remodeler Inc.</u> <u>301 Brook St. Westboro Me 04092</u>		
Who should we contact when the permit is ready: <u>Richard Ledue</u>		
Mailing address:		
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>797-4375</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>[Signature]</u>	Date: <u>10/1/03</u>
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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 4<sup>th</sup> floor of City Hall

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**

<b>Card Number</b>	1 of 1
<b>Parcel ID</b>	297 C015001
<b>Location</b>	96 DOROTHY ST
<b>Land Use</b>	SINGLE FAMILY
<b>Owner Address</b>	SAWTELLE KENNETH A & DEBRA M 96 DOROTHY ST PORTLAND ME 04103
<b>Book/Page</b>	
<b>Legal</b>	297-C-15 DOROTHY ST 94-96  13975 SF

**Valuation Information**

<b>Land</b>	<b>Building</b>	<b>Total</b>
\$34,970	\$72,240	\$107,210

**Property Information**

<b>Year Built</b> 1969	<b>Style</b> Cape	<b>Story Height</b> 1.5	<b>Sq. Ft.</b> 1428	<b>Total Acres</b> 0.321		
<b>Bedrooms</b> 3	<b>Full Baths</b> 2	<b>Half Baths</b>	<b>Total Rooms</b> 7	<b>Attic</b> None	<b>Basement</b> Full	

**Outbuildings**

<b>Type</b> SHED-FRAME	<b>Quantity</b> 1	<b>Year Built</b> 1970	<b>Size</b> 4X8	<b>Grade</b> D	<b>Condition</b> A
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**Sales Information**

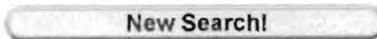
<b>Date</b>	<b>Type</b>	<b>Price</b>	<b>Book/Page</b>
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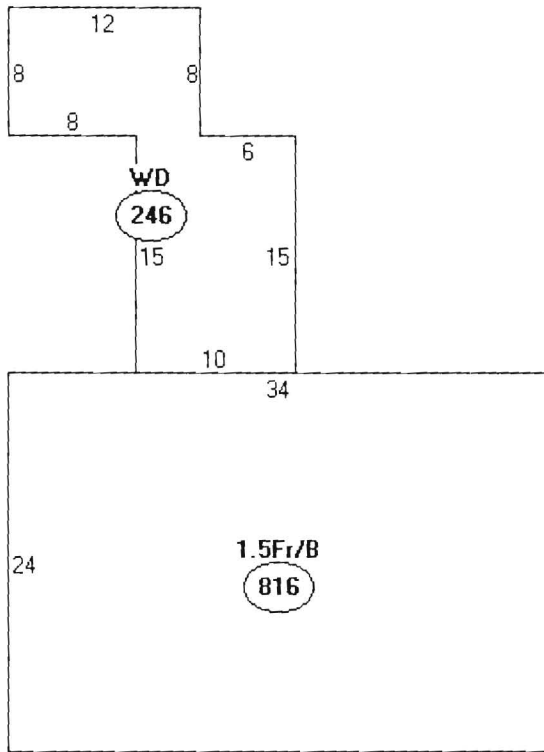
**Picture and Sketch**

<u><a href="#">Picture</a></u>	<u><a href="#">Sketch</a></u>
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[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.





Descriptor/Area

A: 1.5Fr/B  
816 sqft

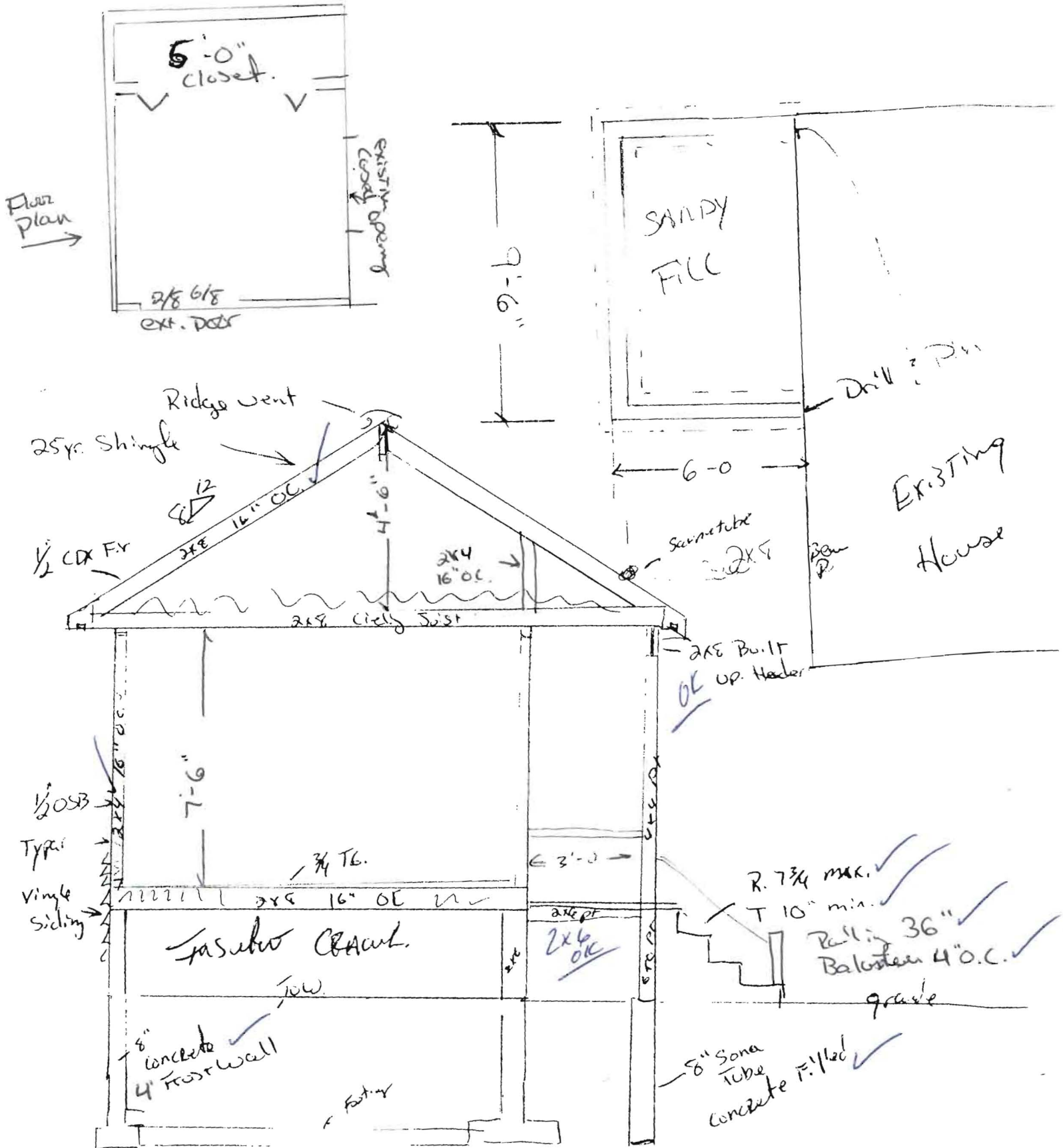
B: WD  
246 sqft

R-3

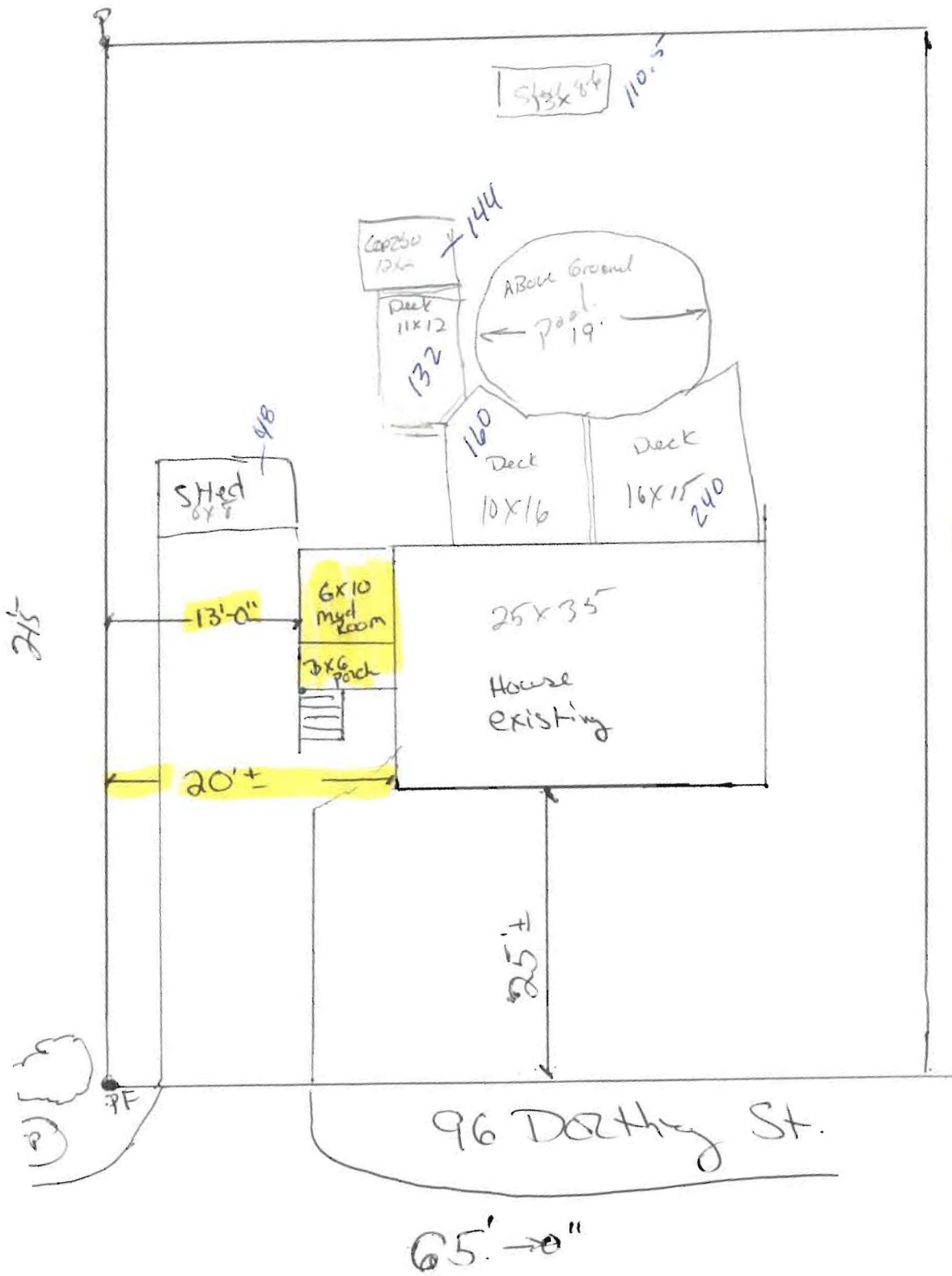
13,975 SF  
x .25  
3493 Allowed  
- 1650 current  
1842  
98 Proposed  
1744 left.  
OK

Ken Sawtelle  
Portland  
96 Dorothy St.

797-6242







2-3 Sides 8'  
Front/rear 25'

Not To Scale

# 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.

JB **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
- 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 of applicant/designee

Jamie Bork

Signature of Inspections Official

Date

10/27/03

Date

CBL: 097C05 Building Permit #: 03-1023



# CITY OF PORTLAND, MAINE

## Department of Building Inspections

Oct 2 2003

Received from Rickard's

Location of Work 96 Dorothy St

Cost of Construction \$ \_\_\_\_\_

Permit Fee \$ 1200

Building (I1)  Plumbing (I5)  Electrical (I2)  Site Plan (U2)

Other \_\_\_\_\_

CBL: 9576015

Check #: 3762 Total Collected \$ 1200

### THIS IS NOT A PERMIT

No work is to be started until PERMIT CARD is actually posted upon the premises. Acceptance of fee is no guarantee that permit will be granted. PRESERVE THIS RECEIPT. In case permit cannot be granted the amount of the fee will be refunded upon return of the receipt less \$10.00 or 10% whichever is greater.

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

*[Handwritten signature]*

11/12/03 - Setbacks & size - OK  
Need to terminate existing shed  
or new mudroom due to approx 4'  
in between. Left message for contractor.  
TM

12/22/03 Close in for mudroom w/ contractor.

OK to close - reviewed fire rating of shed  
within 5' of house. JB

Reviewed stair finishing - rough cuts compliant  
also Guard/handrail codes - he understands JB  
also discussed bottom Rise - The grade will change  
& blacktop poured to allow for consistent Rise. JB

2/10/04 - For ferral - Everything ok except 1st rail  
from grade is 5 1/2" - 6" - all others 6 1/2" -  
Buick & ground at grade frozen - will keep  
permit open & correct after thaw. (P)