

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



# CITY OF PORTLAND

# BUILDING PERMIT

This is to certify that CYNTHIA L MCALLISTER

Located At 34 CASTINE AVE

Job ID: 2011-07-1810-SF

CBL: 309 - - E - 015 - 001 - - - -

has permission to Amend previous permit to change location of House provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statues 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**

*[Handwritten Signature]* 9/6/11  
\_\_\_\_\_  
**Code Enforcement Officer / Plan Reviewer**

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

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

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

Job No: 2011-07-1810-SF 2011-6012-AMEND	Date Applied: 8/22/2011	CBL: 309 - - E - 015 - 001 - - - - -	
Location of Construction: 40 CASTINE A:E	Owner Name: CYNTHIA L MCALLISTER	Owner Address: PO BOX 874 SABATTUS, ME - MAINE 04280	Phone:
Business Name:	Contractor Name: Brackett, Dwight	Contractor Address: 84 Country LN PORTLAND MAINE 04103	Phone:  (207) 756-0687
Lessee/Buyer's Name:	Phone:	Permit Type: BLDG - Building- Amend	Zone:  R-3
Past Use:  Vacant Land split from 34 Castine	Proposed Use:  Single family - amend permit #2011-07-1810 to shift footprint of house to the right - same structure	Cost of Work:	CEO District:
		Fire Dept:  <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> N/A  Signature: <i>Capt Pitore 8/31/11</i>	Inspection: Use Group: R-3 Type SB IRC-2009  Signature: <i>[Signature]</i> 9/6/11
Proposed Project Description: relocate footprint of 24' x 32' cape w/ 10' x 10' deck		Pedestrian Activities District (P.A.D.)	
Permit Taken By:	<b>Zoning Approval</b>		

	Special Zone or Reviews	Zoning Appeal	Historic Preservation
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.	<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: <i>OK 8/22/11 ABN</i>	<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:	<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: <i>ABN</i>

**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 \_\_\_\_\_



# PORTLAND MAINE

*Strengthening a Remarkable City. Building a Community for Life* • [www.portlandmaine.gov](http://www.portlandmaine.gov)

Director of Planning and Urban Development  
Penny St. Louis

Job ID: 2011-07-1810-SF

Located At: 34 CASTINE

CBL: 309 - - E - 015 - 001 - - - -

## **Conditions of Approval:**

### **DRC**

1. Same conditions as original approval apply.

### **Building**

1. All previous conditions and inspections apply.
2. This approves site changes, no changes in the building details or construction allowed.

2011-6012  
2011-07-18



# 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>40</u> <u>Crestline</u>		
Total Square Footage of Proposed Structure/Area <u>1400</u>	Square Footage of Lot <u>6500</u>	Number of Stories <u>2</u>
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot# <u>309 E 015</u> <u>001</u>	Applicant *must be owner, Lessee or Buyer* Name <u>D.A. BRACKETT</u> Address <u>84 COUNTRY LAKE</u> City, State & Zip <u>PORTLAND ME 04107</u>	Telephone: <u>7560687</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>0</u> C of O Fee: \$ _____ Total Fee: \$ _____
Current legal use (i.e. single family) <u>SINGLE FAMILY</u> Number of Residential Units _____ If vacant, what was the previous use? <u>VACANT LOT</u> Proposed Specific use: <u>24x32 HOUSE</u> Is property part of a subdivision? <u>NO</u> If yes, please name _____ Project description:		
Contractor's name: <u>DWIGHT BRACKETT</u> Address: <u>84 COUNTRY LAKE</u> City, State & Zip: <u>PORTLAND ME 04107</u> Telephone: _____ Who should we contact when the permit is ready: <u>DWIGHT BRACKETT</u> Telephone: <u>7560687</u> Mailing address: _____		

8.22.11

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](http://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: [Signature] Date: 8/22/11

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

\* lot split from 34 Cashire.

Applicant: Diversified Properties

Date: 9/27/10

Address: 36-40 Cashire Ave

C-B-L: 309 - E - part of 17<sup>all</sup>, 31<sup>all</sup>, 32

permit # 10-1163

CHECK-LIST AGAINST ZONING ORDINANCE

\* revised site plan 10/18/10

\*\* revised site plan 8/22/11

Date - new

Zone Location - R-3

Interior or corner lot -

Proposed Use/Work - build new single family house (32' x 24') w/ full dormer over 10' x 10' deck.

Savage Disposal - city

Lot Street Frontage - 50' - 73' sides (OK)

Front Yard - 25' min - ~~25.75'~~ scaled to front steps (OK) 20' setbacks - 31' to building (OK)

Rear Yard - 25' min - 25' scaled to rear deck (OK) (OK)

Side Yard - 2 stories - 14' min - ~~8' on left~~ (OK) can borrow from other side 22' setbacks / 26' to building (OK) 29' on right - needs to be 20' (OK)

Projections - 10x10 deck, front steps 5'x4'; side steps 4'x5', built-in 5.35'x1'

Width of Lot - 65' min. - 73' scaled (OK) (OK)

Height - 35' max. - 21' scaled (OK)

Lot Area - 6,500 sq ft - 65 to 5000 (OK)

Lot Coverage/Impervious Surface - 35% = 2299.5 sq ft

Area per Family - 6500 sq ft (OK)

Off-street Parking - 2 spaces required - 2 spaces 18' x 18' each (OK)

Loading Bays - N/A

Site Plan - Level I - minor residential 2010-0033

Shoreland Zoning/Stream Protection - N/A

Flood Plains - panel 6 - zone X

32 x 24 = 768 sq ft  
 10 x 10 = 100 sq ft (OK)  
 5.35 x 1 = 5.35 sq ft  
 5 x 4 = 20 sq ft  
 4 x 5 = 20 sq ft  
 939.95 sq ft

\* garage must be removed before permit is issued. - garage been demoed

## Jeanie Bourke - Re: 40 Castine Street - Revised Site Plan

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**From:** Philip DiPierro  
**To:** Machado, Ann; Rioux, Jonathan  
**Date:** 8/22/2011 3:16 PM  
**Subject:** Re: 40 Castine Street - Revised Site Plan

Ok, done.....

>>> Ann Machado 8/22/2011 3:04 PM >>>

There is a sign off box for DRC under the amended permit. It is under the building permit (as an amendment) that was created in One Solution when the permit was issued in July.

Ann

>>> Philip DiPierro 8/22/2011 2:56 PM >>>

This is an old UI plan sign off. Would it be in 1S?

>>> Jonathan Rioux 8/22/2011 2:44 PM >>>

Probably just the approved box in One Solution will work, thanks, JGR.

Jonathan Rioux  
Code Enforcement Officer/ Plan Reviewer

City of Portland  
Planning and Urban Development Department  
Inspection Services Division  
389 Congress St. Rm 315  
Portland, ME 04101  
Office: 207.874.8702  
Support Staff: 207.874.8703  
[jrioux@portlandmaine.gov](mailto:jrioux@portlandmaine.gov)

>>> Philip DiPierro 8/22/2011 2:39 PM >>>

Hi guys, I just looked at the revised site plan for this project and it looks fine to me. It appears as though the only change is shifting the footprint of the house approximately 3.5 feet to the west. All other features of the site plan are basically the same, including the grading and drainage. Let me know if you need me to sign off somewhere.

Thanks.

Phil



# CITY OF PORTLAND, MAINE

Department of Building Inspections

## Original Receipt

8.22. 20 11

Received from Dwight Prescott

Location of Work 70 Carline

Cost of Construction \$ \_\_\_\_\_ Building Fee: \_\_\_\_\_

Permit Fee \$ 5 Site Fee: \_\_\_\_\_

Certificate of Occupancy Fee: \_\_\_\_\_

Total: 30

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

Other Plumbing \_\_\_\_\_

CBL: 309 015

Check #: cash Total Collected \$ 30

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

Taken by: [Signature]

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