

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: 03-0842	Issue Date: JUL 16 2003	CBL: 336 F018001
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Location of Construction: 82 Newton St	Owner Name: Macduff James A &	Owner Address: 82 Newton St CITY OF PORTLAND	Phone: 797-5986
Business Name:	Contractor Name: Joel Slager Construction Co., INC	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Amendment to Single Family	Zone: R3

Past Use: Single Family	Proposed Use: Single Family Amendment to #030575	Permit Fee:	Cost of Work: \$0.00	CEO District: 1
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FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: SB Box A 1999 Signature: JMB 7/16/03
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Proposed Project Description:
 Replaced existing bulkhead & rear foundation wall, added rear door & stairs, finished 2nd floor as full 2-story

Signature: _____
 PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)
 Action: Approved Approved w/Conditions Denied
 Signature: _____ Date: _____

Permit Taken By: jmb	Date Applied For: 07/16/2003	Zoning Approval	
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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 type="checkbox"/> MM <input type="checkbox"/> Date: JMB 7/16/03	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 checked="" type="checkbox"/> Denied Date: JMB
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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
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RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE	DATE	PHONE
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Business Name:	Contractor Name: Joel Slager Construction Co., INC	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Amendment to Single Family	

Proposed Use: Single Family Amendment to #030575	Proposed Project Description: Replaced existing bulkhead & rear foundation wall, added rear door & stairs, finished 2nd floor as full 2-story
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Dept: Zoning	Status: Approved	Reviewer: Jeanine Bourke	Approval Date: 07/16/2003
Note:			Ok to Issue: <input checked="" type="checkbox"/>
1) 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	Reviewer: Jeanine Bourke	Approval Date: 07/16/2003
Note:			Ok to Issue: <input checked="" type="checkbox"/>
1) must submit elevation showing new full 2nd story			

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>82 NEWTON ST</u>		
Total Square Footage of Proposed Structure <u>680</u>	Square Footage of Lot <u>4,907</u>	
Tax Assessor's Chart, Block & Lot Chart# Block# Lot#	Owner: <u>JAMES + PATRICIA MacDUFF</u>	Telephone: <u>797-5986</u>
Lessee/Buyer's Name (if Applicable) <u>N/A</u>	Applicant name, address & telephone:	Cost Of Work: \$ <u>35,000.-</u> Fee: \$ <u>30.00</u>
Current use: <u>RESIDENCE</u>		
If the location is currently vacant, what was prior use: _____		
Approximately how long has it been vacant: _____		
Proposed use: <u>REPLACES EXISTING BULKHEAD + FULL FOUNDATION WITH, ADDED NEW REAR DOOR + STAIRS, FINISHED SECOND FLOOR AS FULL 2 STORY BUILDING</u>		
Project description: <u>AMENDMENT TO # 030525</u>		
Contractor's name, address & telephone: <u>JOEL SLACER CONST. 260 BUCK ST GORHAM, ME 04038</u>		
Who should we contact when the permit is ready: <u>KEN FARLEY</u>		
Mailing address: <u>260 BUCK ST GORHAM, ME 04038</u> <u>(207) 839-5079</u>		
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:		

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: 	Date: <u>7/16/03</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 4th floor of City Hall

FOR MORTGAGE LENDER USE ONLY

GENERAL NOTES: (1) DISTANCES SHOWN ARE TAKEN FROM PROVIDED TITLE REFERENCES SHOWN BELOW. (2) THE PURPOSE OF THIS INSPECTION IS TO RENDER AN OPINION AS FOLLOWS: A) DWELLING AND ACCESSORY STRUCTURE'S COMPLIANCE WITH RESPECT TO MUNICIPAL ZONING SETBACKS, AND B) FLOOD HAZARD DETERMINATION BY HORIZONTAL SCALING ON DESIGN REFERENCED FEMA MAP. (3) THIS INSPECTION EXCEPTS ONLY ALL TECHNICAL STANDARDS CURRENTLY SET FORTH BY STATE OF MAINE BOARD OF LICENSORS FOR PROFESSIONAL LAND SURVEYORS. (4) THIS INSPECTION IS TO BE USED ONLY BY THE BELOW LISTED LENDER, TITLE ATTORNEY & TITLE INSURER AND SHOULD NOT BE USED BY ANOTHER PARTY FOR BOUNDARY LINE LOCATIONS OR LAND TITLE OPINIONS. (5) A BOUNDARY SURVEY SHOULD BE PERFORMED TO RENDER A PROFESSIONAL OPINION PERTAINING TO BOUNDARY LINE LOCATIONS, EASEMENTS, RIGHTS OF WAY, ENCUMBRANCES, AND/OR ENCROACHMENTS.

ADDRESS: 88 NEWTON STREET
PORTLAND, MAINE

INSPECTION DATE: APRIL 18, 2003
SCALE: 1" = 20'

Lot SQUARE FEET = 4,907 x .20 = 981 SQ FT FOOTPRINT
ALLOWED PER ZONING RULES

Lot 262
P.M.

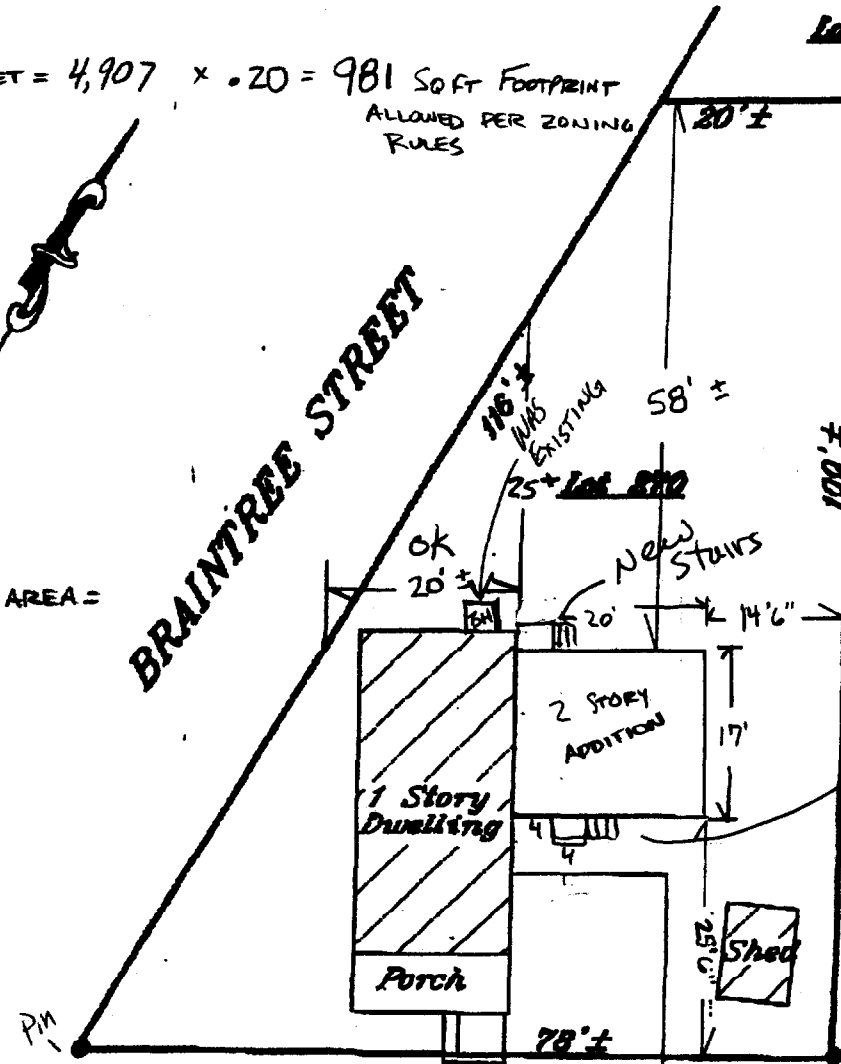
EXISTING HOUSE
FOOTPRINT =
640 SQ FT.

ADDITION
FOOTPRINT =
340 SQ FT.

TOTAL FOOTPRINT AREA =
980 SQ FT.

BRAINTREE STREET

R3 Zone
25' Req Front 25'6" Shown
14' Req side 14'6" Shown
~~25' Req side 25'6" Shown~~
~~14' Req side 14'6" Shown~~
Lot 271
Rear 25' Req 58' Shown



change direction of stairs

DEPT. OF BUILDING INSPECTION
CITY OF PORTLAND, ME
JUL 16 2003
RECEIVED

To Forest Ave. **NEWTON STREET**

SEE PROVIDED TITLE REFERENCES FOR APPLICABLE APPURTENANCES, IF ANY.

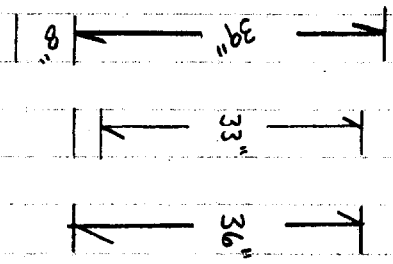
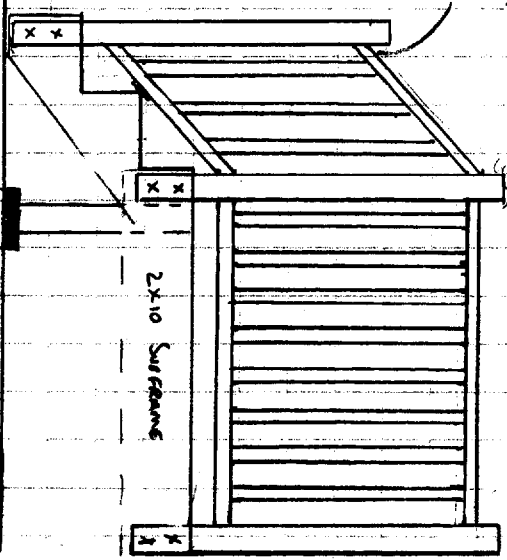
APPLICANT: JAMES & PATRICIA MACHOFF REQUESTING PARTY: ATLANTIC TITLE CO.
OWNER: SAME ATTORNEY: _____
LENDER: WELLS FARGO HOME MORTGAGE FILE No. 80318640 FIELD BOOK: _____

TITLE REFERENCES:
DEED BOOK: 7854 PAGE: 108
PLAN BOOK: 13 PAGE: 75 LOT: 270

YOUR FILE #: 17750

NADEAU & LODGE, INC.
PROFESSIONAL LAND SURVEYORS

Will provide graspable HR



RAILING DETAIL

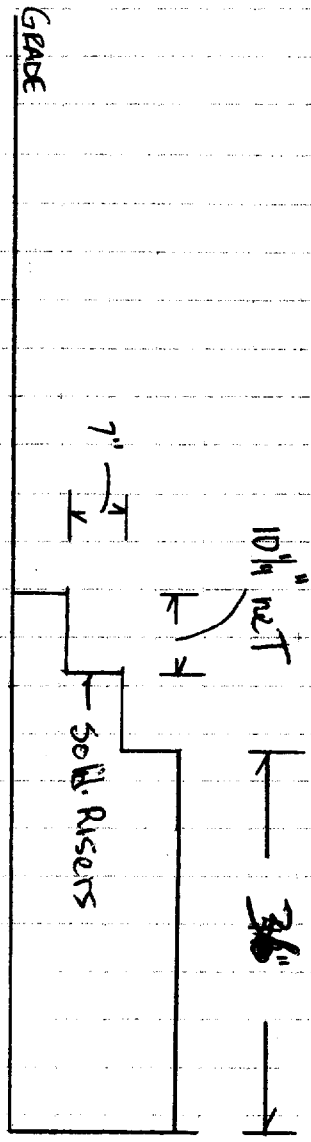
GRADE

4' DEEP CONCRETE FOOTING IN SAND TUBE



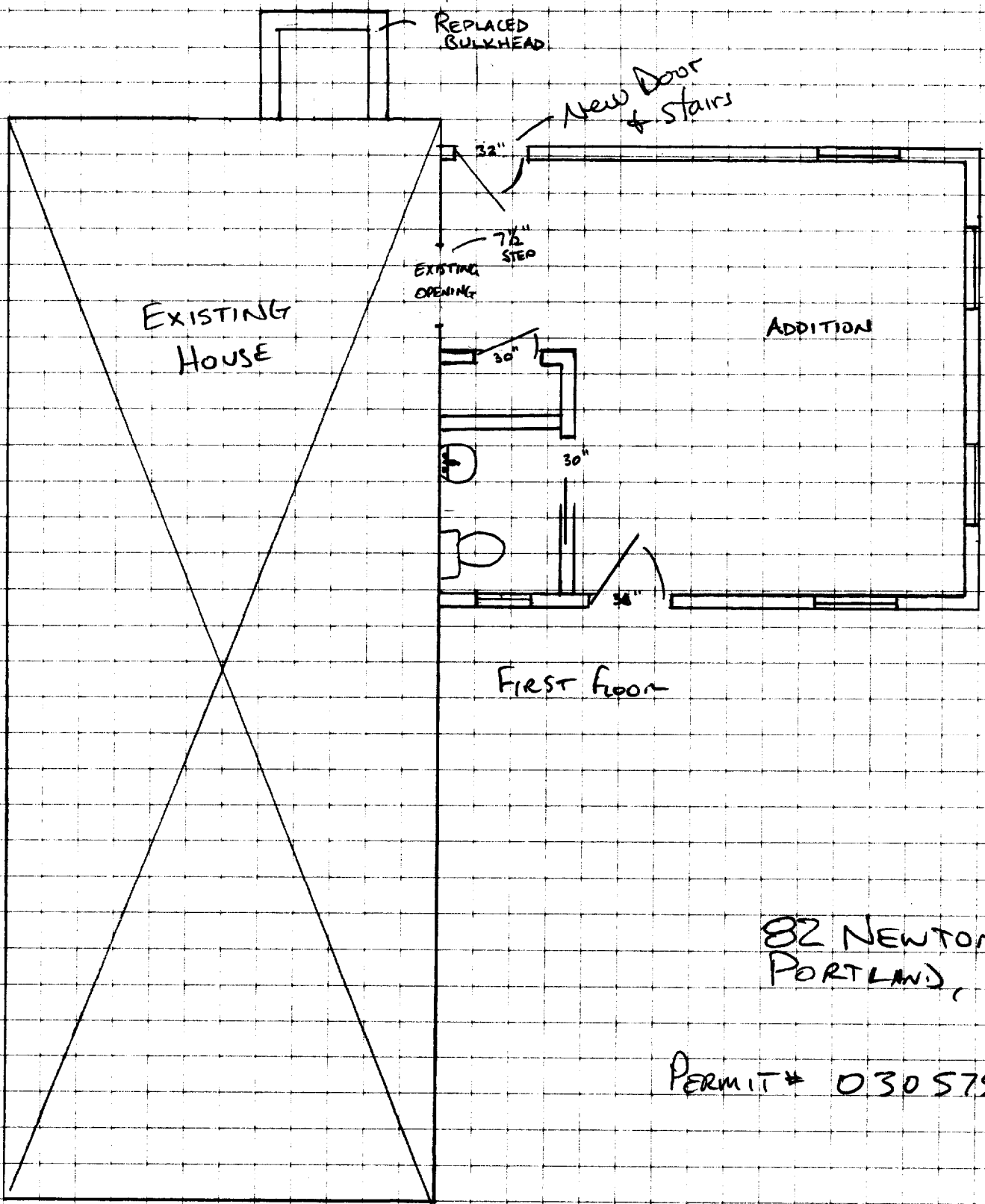
DETAIL #1

Rear Stairs



STAIR DETAIL

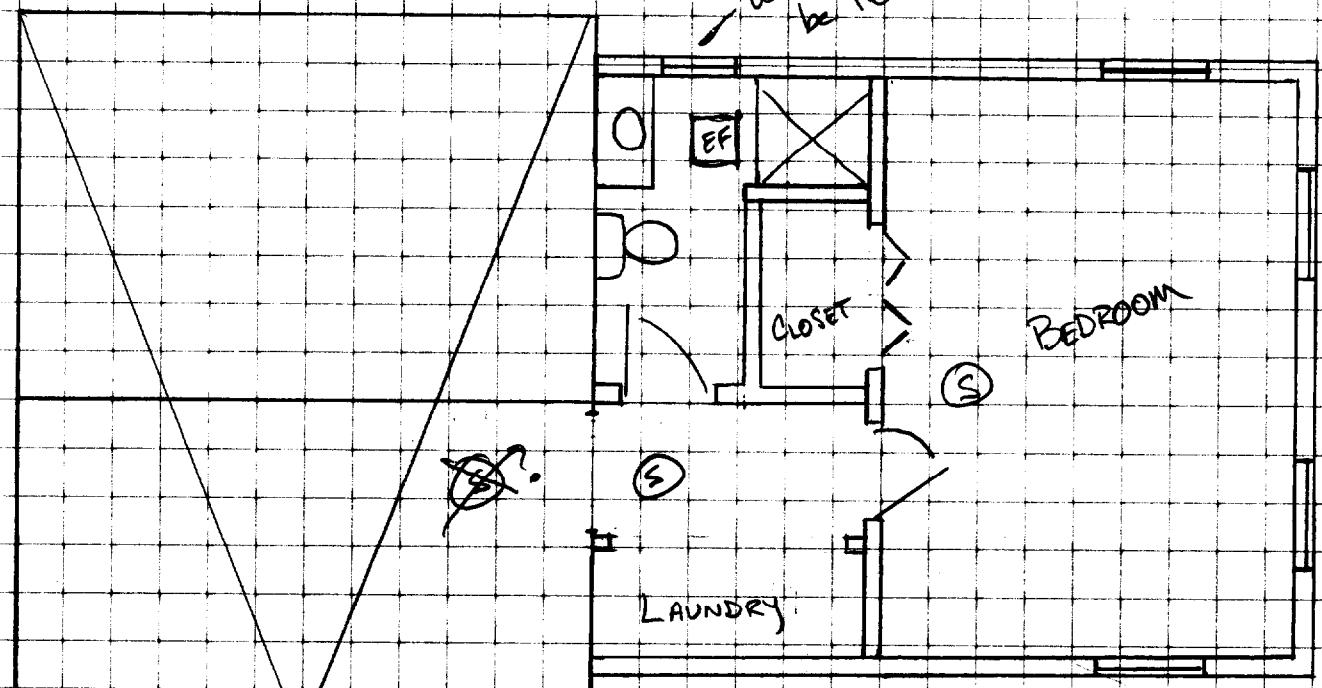
DETAIL #2



82 NEWTON ST
PORTLAND, ME

PERMIT # 030575

IF shower remains
will need to
be tempered



EXISTING
HOUSE

SECOND FLOOR

82 NEWTON ST
PORTLAND, ME

PERMIT #: 030575

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 336 F018001
Location 82 NEWTON ST
Land Use SINGLE FAMILY

Owner Address MACDUFF JAMES A & PATRICIA A JTS
 82 NEWTON ST
 PORTLAND ME 04103

Book/Page 7854/188
Legal 336-F-18
 NEWTON ST 80-84
 BRAINTREE ST 3-11
 4907 SF

*Ken
 2pm
 # 842*

Valuation Information

Land	Building	Total
\$30,660	\$40,530	\$71,190

Property Information

Year Built 1935	Style Old Style	Story Height 1	Sq. Ft. 762	Total Acres 0.113		
Bedrooms 2	Full Baths 1	Half Baths	Total Rooms 4	Attic Full Finsh	Basement Full	

Outbuildings

Type	Quantity	Year Built	Size	Grade	Condition
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Sales Information

Date	Type	Price	Book/Page
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Picture and Sketch

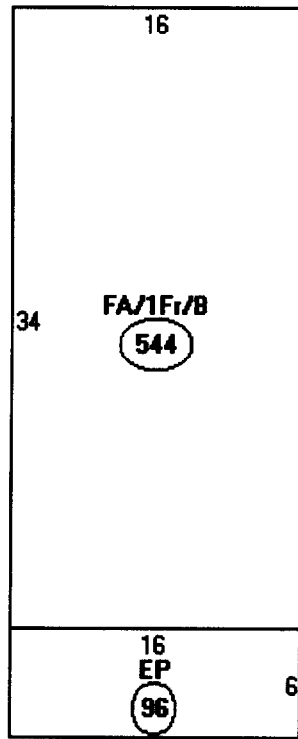
[Picture](#) [Sketch](#)

[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: FA/1Fr/B
544 sqft

B: EP
96 sqft

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

BUILDING INSPECTION

PERMIT ISSUED

Permit Number: 030842

JUL 16 2003

Please Read Application And Notes, if Any, Attached

This is to certify that Macduff James A &/Joel Slattery Construction Co., INC
has permission to Replaced existing bulkhead & rear foundation on 2nd floor added rear porch & stairs
AT 82 Newton St 336 F018001

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of the State 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 work on permit must be completed before this building or part thereof is occupied or otherwise used-in. HOUR NOTICES 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

Carrie Bonke 7/16/03
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

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 initialzing 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
- NA 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 **CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED**

[Signature] 7/16/03
Signature of applicant/designee Date
[Signature] 7/16/03
Signature of Inspections Official Date

CBL: 336 F-18 Building Permit #: 03-0842