

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



# CITY OF PORTLAND

# BUILDING PERMIT

This is to certify that KATHLEEN A JOHNSON

Located At 49 EIGHTH ST

Job ID: 2011-09-2187-ALTR

CBL: 340 - - C - 007 - 001 - - - -

has permission to Amend building permit # 2011-09-2187-ALTR (relocation of garage).  
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

09/13/2011

\_\_\_\_\_  
Fire Prevention Officer

\_\_\_\_\_  
Code Enforcement Officer / Plan Reviewer

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

provisions of the codes applicable to this permit.

to the City of Portland and to any person authorized to enforce the

Signature: Kathleen Johnson Date: 9-8-11

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

# MORTGAGE LOAN INSPECTION PLAN

4-9 EIGHTH STREET

No. 502-41

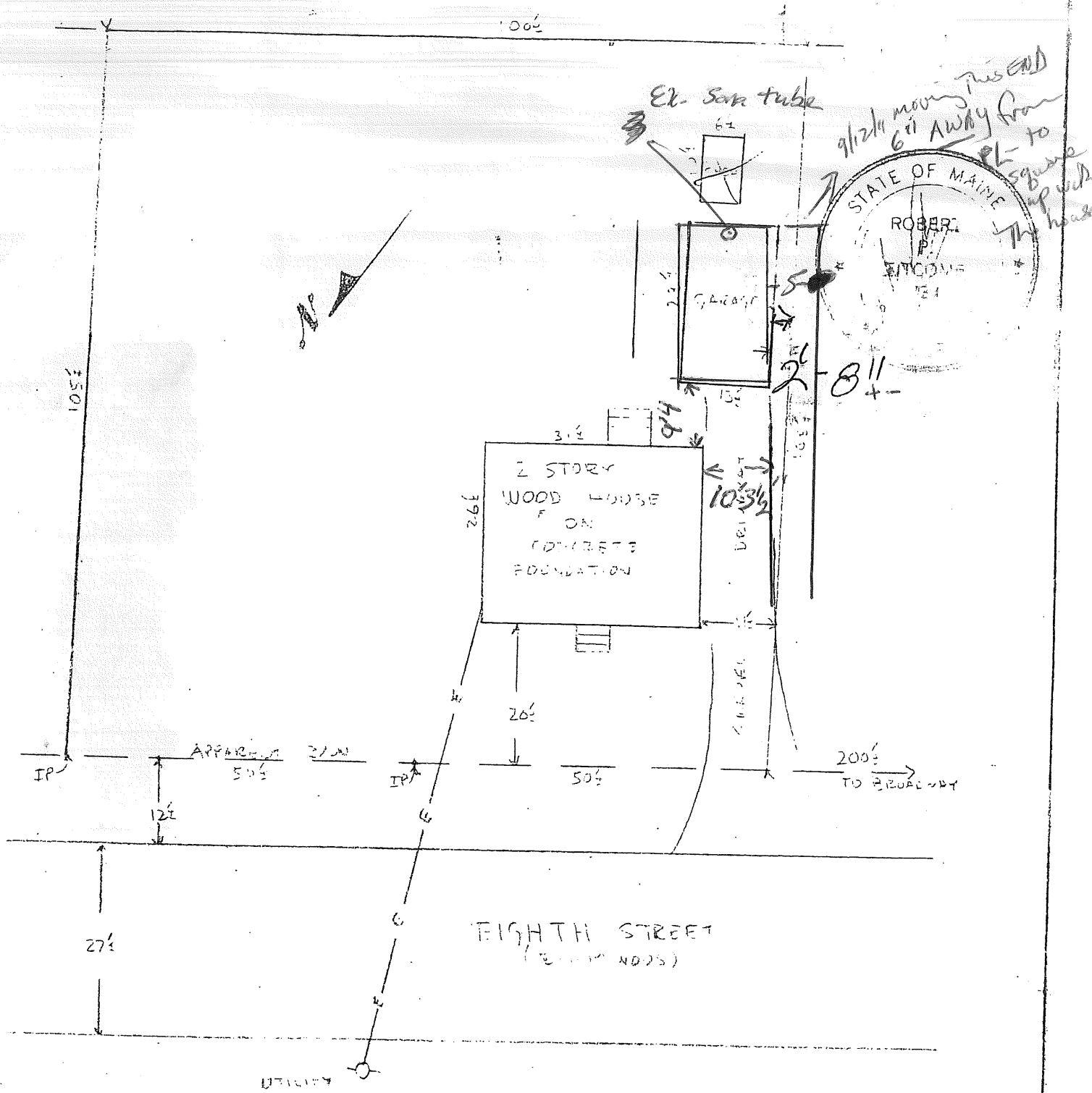
PB 13 P 52 LOTS 52-53  
 1/4 HA. 4000 SQ. FT. APPROX.  
 PORTLAND, MAINE

TO THE LENDING INSTITUTION AND ITS TITLE INSURER  
 I hereby certify that the location of the dwelling shown on this plan does conform with the local zoning laws in effect at the time of construction. The property does not fall within a special flood hazard zone.

BUYER: ERNEST E. JY. & ALLEN A. DUCHEME  
 ROMEO & GERTRUDE JY. JUNIOR

Book \_\_\_\_\_ Page \_\_\_\_\_ County CUMBERLAND

SELLER: MELVIN H. MOORE



This plan was not made from an instrument survey. The certifications are for mortgage purposes only. This plan applies only to conditions existing as of the date shown hereon. This plan is not for recording.

Date 8-28-84 Scale 1"=20'

R.P. TITCOMB ASSOCIATES, INC. Falmouth, Maine

Drawn By BES

R-3

wed sand electronic file

2011-06-14 16 demo

2011-07-11 54



# 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>49 EIGHTH ST.</u>  |   |   |
| Total Square Footage of Proposed Structure/Area<br><u>287</u>   | Square Footage of Lot<br><u>11,000</u>  | Number of Stories<br><u>1</u>   |
| Tax Assessor's Chart, Block & Lot<br>Chart# <u>340</u> Block# <u>C</u> Lot# <u>007</u>  | Applicant *must be owner, Lessee or Buyer*<br>Name <u>ERNEST JOHNSON</u><br>Address <u>49 EIGHTH ST.</u><br>City, State & Zip <u>PORTLAND 04103</u> | Telephone:<br><u>207</u><br><u>797-5387</u>   |
| Lessee/DBA (If Applicable)<br><u>RECEIVED</u><br><u>JUL -11 2011</u><br><u>Dept. of Building Inspections</u><br><u>City of Portland Maine</u>   | Owner (if different from Applicant)<br>Name _____<br>Address _____<br>City, State & Zip _____   | Cost Of Work: \$ <u>12,000</u><br>C of O Fee: \$ _____<br>Total Fee: \$ <u>140.00</u> |
| Current legal use (i.e. single family) <u>SF</u> Number of Residential Units _____<br>If vacant, what was the previous use? _____<br>Proposed Specific use: <u>GARAGE detached</u><br>Is property part of a subdivision? _____ If yes, please name _____<br>Project description:<br><u>GARAGE 12.6 x 22.8</u> <u>already had demo</u> |   |   |
| Contractor's name: <u>T.D.A.</u><br>Address: _____<br>City, State & Zip _____ Telephone: _____<br>Who should we contact when the permit is ready: _____ Telephone: _____<br>Mailing address: _____  |   |   |

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: 7-11-11

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



# 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: 2011-07-1654-ALTR

Located At: 49 EIGHTH

CBL: 340 - - C - 007 - 001 - - - -

## **Conditions of Approval:**

### **Zoning**

1. The old garage was legally nonconforming as to setbacks. You applied to demolish it (#2011-06-1496). Once you demolish this structure on your own volition, you will only have one (1) year to replace it in the same footprint (no expansions), with the same height, and same use. Any changes to any of the above shall require that this structure meet the current zoning standards. The one (1) year starts at the time of removal. It shall be the owner's responsibility to contact the Code Enforcement Officer and notify them of that specific date.
2. This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
3. This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.

### **Building**

1. Separate permits are required for any electrical, plumbing, sprinkler, fire alarm HVAC systems, heating appliances, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.
2. Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

## BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

or email: [buildinginspections@portlandmaine.gov](mailto:buildinginspections@portlandmaine.gov)

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the city of Portland Inspections Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.**
- **Permits expire in 6 months. If the project is not started or ceases for 6 months.**
- **If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue.**
  1. Setback inspection required prior to pouring concrete.
  2. Close-in inspection prior to insulating or drywalling.
  3. Final inspection required upon completion of work.

The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OF CIRCUMSTANCES.

IF THE PERMIT REQUIRES A CERTIFICATE OF OCCUPANCY, IT MUST BE PAID FOR AND ISSUED TO THE OWNER OR DESIGNEE BEFORE THE SPACE MAY BE OCCUPIED.

# MORTGAGE LOAN INSPECTION PLAN

99 EIGHTH STREET

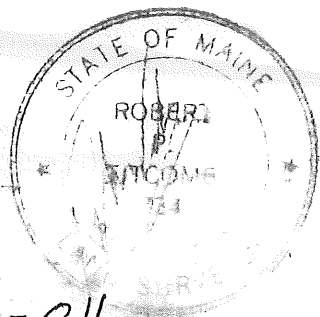
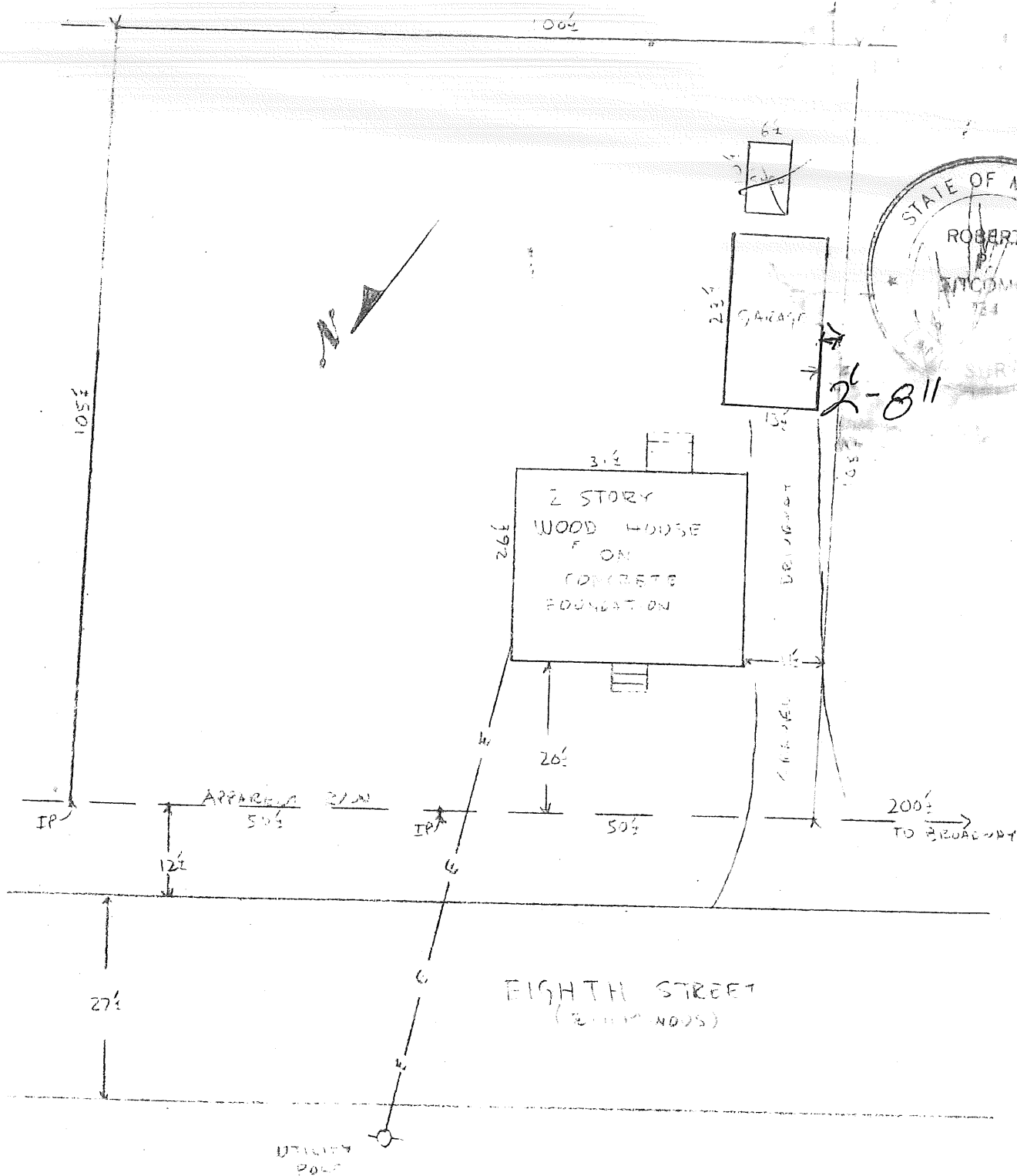
No. 502-41

PB 13 P 52 LOTS 52-53  
 "HALF ACRE HOMES"  
 PORTLAND, MAINE

TO THE LENDING INSTITUTION AND ITS TITLE INSURER  
 I hereby certify that the location of the dwelling shown on this plan does conform with the local zoning laws in effect at the time of construction. The property does not fall within a special flood hazard zone.

BUYER: ERNEST B. JY. & HELEN A. DUCHARME  
 ROMEO & GERTIE TAUNTON  
 SELLER: MELVIN H. MO...

Book \_\_\_\_\_ Page \_\_\_\_\_ County CUMBERLAND



This plan was not made from an instrument survey.  
 The certifications are for mortgage purposes only.  
 This plan applies only to conditions existing as of  
 the date shown hereon. This plan is not for recording.

Date 8-28-84 Scale 1"=20'

R.P. TITCOMB ASSOCIATES, INC. Falmouth, Maine

Drawn By BCS

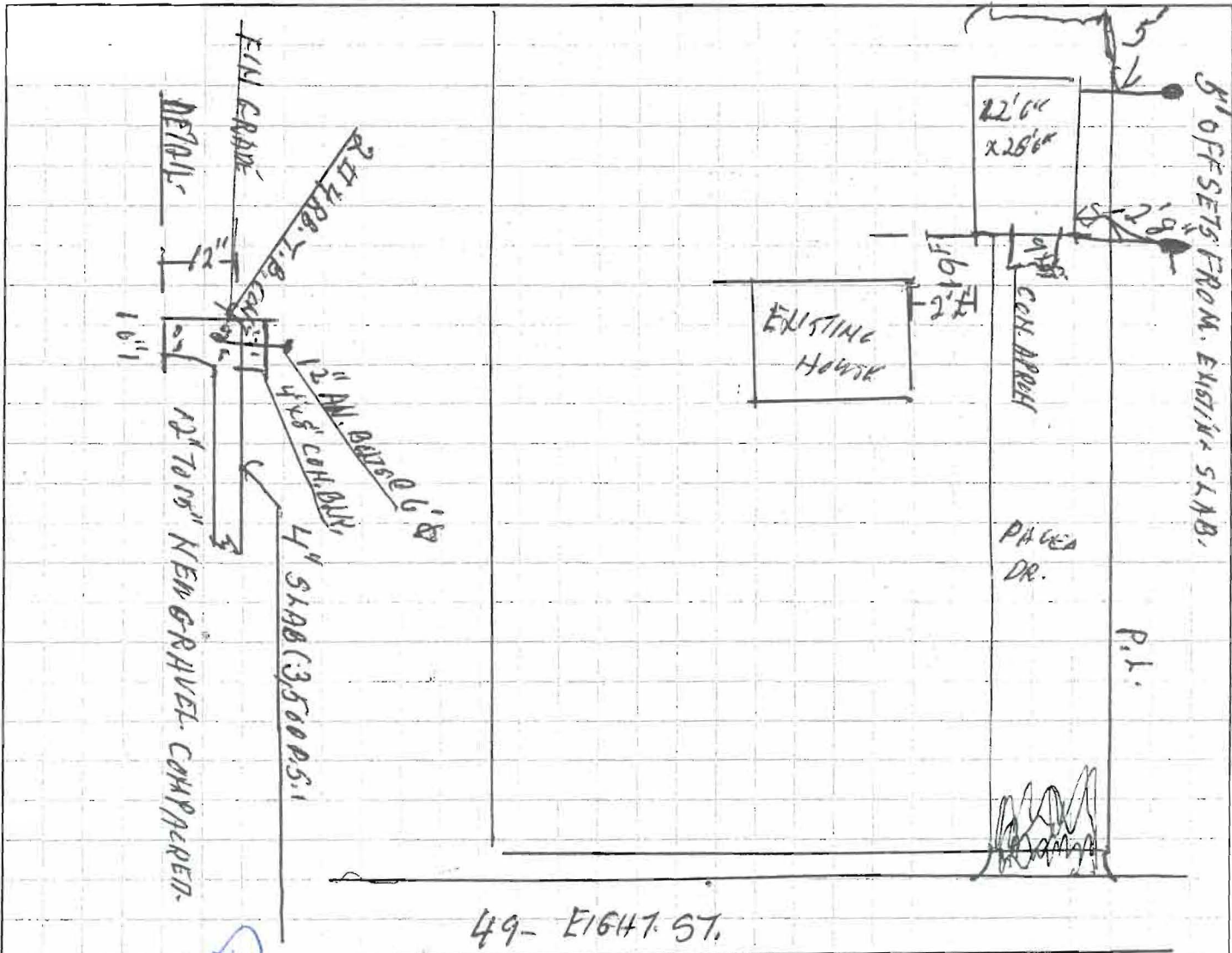


JOB: \_\_\_\_\_

SHEET NO.: \_\_\_\_\_ OF \_\_\_\_\_

CALCULATED BY: \_\_\_\_\_ DATE: \_\_\_\_\_

SCALE: \_\_\_\_\_



Revision  
RECEIVED

JUL 18 2011

Dept. of Building Inspections  
City of Portland Maine

OWNER TEL. 797-5387

WITH TEL. 797-7089

OWNER ERNEST JOHNSON  
 49 EIGHT ST. PORTLAND, ME  
 CONTRACTOR L&M BLDG INC. FAL. ME  
 GARAGE SLAB 12'6" x 28'6"  
 DATE 7-13-11  
 BY L&M BLDG INC

Proposal

FROM L & M BUILDERS, INC.

151 GRAY ROAD, FALMOUTH, MAINE

04105 Tel: 207-797-7089 CELL (207) 831-3099

Proposal No.

Sheet No.

Date 7-14-11

| Proposal Submitted To      | Work To Be Performed At |
|----------------------------|-------------------------|
| Name: ERNEST JOHNSON       | Street: SAME            |
| Street: EIGHT STREET       | City: SAME              |
| City: PORTLAND             | Date of Plans:          |
| State: ME                  | Architect:              |
| Telephone Number: 797-5387 | CELL: 717-5387          |

We hereby propose to furnish all the materials and perform all the labor necessary for the completion of  
 REPLACE EXISTING GARAGE SLAB ON GRADE (12'6" WIDE 22'8" LONG) IN SAME LOCATION. SEE PLOT PLAN. SLAB WILL HAVE A 12" HUNCHED 6" WIDE AT BOTTOM WITH TWO #4 REBAR CONTINUOUS TO BOTTOM. FLOOR AREA 4" THICK WITH FIBER. CONCRETE WILL BE 3,500 PSI. ALSO CONCRET APRON TO MATCH EXISTING. A 4" X 8" CONCRETE BLOCK TOP OF FLOOR TO SET WALLS ON ANCHOR BOLTS. #6 ON 4". DIG OUT PLACE 12" TO 15" SAND GRAVEL UNDER FLOOR.

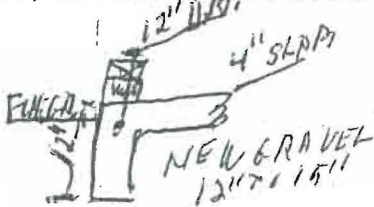
ALT 1 ADD - 6,600 4" PROST WALL NO PER DRAIN

All material is guaranteed to be as specified, and the above work to be performed in accordance with the drawings and specifications submitted for above work and completed in a substantial workmanlike manner for the sum of Dollars (\$5,400.00).

with payments to be made as follows:

1/2 DOWN - 2,700 READY BACKFILL READY COMPLETION

Any alteration or deviation from above specifications involving extra costs, will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance upon above work. Workmen's Compensation and Public Liability Insurance on above work to be taken out by L & M BLD'S INC.



Respectfully submitted L & M BLD'S INC.

Per: [Signature]

Note - This proposal may be withdrawn by us if not accepted within 9 days

ACCEPTANCE OF PROPOSAL

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Accepted: ERNEST

Signature: [Signature] 7-16-11

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

RECEIVED  
 JUL 18 2011  
 Dept. of Building Inspections  
 City of Portland Maine





# CITY OF PORTLAND, MAINE

Department of Building Inspections

## Original Receipt

Sept. 9 2011

Received from Sumit P. Singh

Location of Work 1011 + 1/2

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

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

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

Total: \_\_\_\_\_

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

Other \_\_\_\_\_

CBL: 390 (009)

Check #: 7490 Total Collected \$ 80.00

**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

## BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

or email: [buildinginspections@portlandmaine.gov](mailto:buildinginspections@portlandmaine.gov)

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the city of Portland Inspections Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.**
  - **Permits expire in 6 months. If the project is not started or ceases for 6 months.**
  - **If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue.**
1. Footings/ Setbacks
  2. Close-In: (Electrical, Plumbing, Framing)
  3. Final Inspection

The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OF CIRCUMSTANCES.

IF THE PERMIT REQUIRES A CERTIFICATE OF OCCUPANCY, IT MUST BE PAID FOR AND ISSUED TO THE OWNER OR DESIGNEE BEFORE THE SPACE MAY BE OCCUPIED.



# PORTLAND MAINE

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Director of Planning and Urban Development  
Penny St. Louis

Job ID: 2011-09-2187-ALTR

Located At: 49 EIGHTH

CBL: 340 - - C - 007 - 001 - - - - -

## **Conditions of Approval:**

### **Zoning**


1. This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work. It is understood that the rebuilt garage will be straightened to be parallel to the existing house. By doing that the rear of the garage will be shifted about 6" away from the existing side property line. No other setbacks from other property lines will be affected.
2. This is NOT an approval for an additional dwelling unit. You SHALL NOT add any additional kitchen equipment including, but not limited to items such as stoves, microwaves, refrigerators, or kitchen sinks, etc. Without special approvals. This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
3. Separate permits shall be required for future decks, sheds, pools, and/or garages.
4. All conditions on the previously approved building permit are still in force.

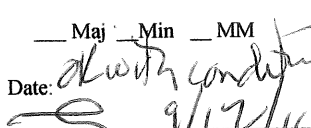
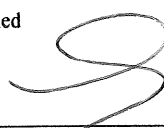
### **Building**

1. Separate permits are required for any electrical, plumbing, sprinkler, fire alarm HVAC systems, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.
2. All Building Conditions under Building Permit 2011-07-1654-ALTR apply.

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

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

|  |   |  |
|--|---|--|
| Job No:<br>2011-09-2187-ALTR   | Date Applied:<br>9/9/2011   | CBL:<br>340 - - C - 007 - 001 - - - - -  |
| Location of Construction:<br>49 EIGHTH ST                                | Owner Name:<br>KATHLEEN A & ERNEST JOHNSON  | Owner Address:<br>49 EIGHTH ST<br>PORTLAND, ME 04103   |
| Business Name:   | Contractor Name:<br>Lee DiBiase @ L & M Builders, Inc.  | Contractor Address:<br>151 Gray Road, Falmouth, ME 04105   |
| Lessee/Buyer's Name:   | Phone:  | Permit Type:<br>amendment to Permit #2011-07-1654  |
| Past Use:<br>Single Family dwelling                                      | Proposed Use:<br>Same: Single family dwelling - to amend #2011-07-1654 to straighten up the garage rebuild to be parallel to the house by moving the back of the garage 6" away from the side property line | Cost of Work:<br>6000.000000   |
|  |   | Fire Dept:<br><input type="checkbox"/> Approved<br><input type="checkbox"/> Denied<br><input checked="" type="checkbox"/> N/A                        |
|  |   | Signature:   |
|  |   | Zone:<br>R-3   |
|  |   | CEO District:  |
|  |   | Inspection:<br>Use Group: R3<br>Type: SB<br>MURFC<br>Signature:  |
| Proposed Project Description:<br>move existing garage from property line |   | Pedestrian Activities District (P.A.D.)  |
| Permit Taken By: Gayle   | <b>Zoning Approval</b>  |  |

|   |  |  |   |
|---|--|--|---|
| <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 informatin may invalidate a building permit and stop all work.</p> | <p><b>Special Zone or Reviews</b></p> <p><input type="checkbox"/> Shoreland</p> <p><input type="checkbox"/> Wetlands</p> <p><input type="checkbox"/> Flood Zone</p> <p><input type="checkbox"/> Subdivision</p> <p><input type="checkbox"/> Site Plan</p> <p>___ Maj ___ Min ___ MM</p> <p>Date:  9/12/11</p> | <p><b>Zoning Appeal</b></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><b>Historic Preservation</b></p> <p><input checked="" type="checkbox"/> Not in Dist 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: </p> |
|   | <b>CERTIFICATION</b>   |  |   |

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

9-18-11

10'6" x 22'8" 1/2 size foot print okay

3500psi with Fidea Dye

2 #9 contours in bench

2011 09 21 87



# 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.

Job ID 2011-07-1654-AITR

R-3

|  |  |   |
|--|--|---|
| Location/Address of Construction: <u>49 Eighth Street Portland Me. 10,000<sup>+</sup></u>  |  |   |
| Total Square Footage of Proposed Structure/Area<br><u>287-28 sq. ft.</u>   | Square Footage of Lot<br><u>10,500</u>   | Number of Stories<br><u>1</u>   |
| Tax Assessor's Chart, Block & Lot<br>Chart# <u>340</u> Block# <u>C</u> Lot# <u>007-001</u>   | Applicant: (must be owner, lessee or buyer)<br>Name <u>Ernest Johnson</u><br>Address <u>49 Eighth Street</u><br>City, State & Zip <u>Portland Me 04103</u> | Telephone:<br>Home <u>747-5387</u><br>Cell <u>717-5387</u>  |
| Lessee/DBA   | Owner: (if different from applicant)<br>Name <u>Same</u><br>Address<br>City, State & Zip   | Cost of Work: \$ <u>5,400.00</u><br>C of O Fee: \$ _____<br>Historic Review: \$ _____<br>Planning Admin: \$ _____<br><u>No Change</u><br>Total Fee: \$ <u>80.00</u> |
| Current legal use (i.e. single family) <u>Garage</u> Number of Residential Units <u>single family</u><br>If vacant, what was the previous use? <u>Garage - shed (residential)</u><br>Proposed Specific use: <u>Garage - shed</u><br>Is property part of a subdivision? <u>NO</u> If yes, please name _____<br>Project description: <u>Garage Amend memo to # 2011 07 1654</u>                |  |   |
| Contractor's name: <u>L+M Builders Inc.</u> <u>moving garage from property</u><br>Address: <u>151 Gray Road</u> <u>See Database</u><br>City, State & Zip: <u>Falmouth Maine - 04105</u> Telephone: <u>747-7089</u><br>Who should we contact when the permit is ready: <u>Lee DiBisce</u> Telephone: <u>831-4479</u><br>Mailing address: <u>151 Gray Road Falmouth, Me. 04103</u> <u>ASAP</u> |  |   |

Please submit all of the information outlined on the applicable checklist. Failure to do so will result in the automatic denial of your permit.

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Signature: Ernest Johnson Date: 9-8-11

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