

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

**CITY OF PORTLAND**

BUILDING INSPECTION

**PERMIT**

Permit Number: 100759

**PERMIT ISSUED**

Please Read Application And Notes, if Any, Attached

This is to certify that LOIGNON KEVIN / Dan DiPietro

has permission to add on to existing garage

AT 1495 WASHINGTON AVE

City - 375 A011001

JUL - 9 2010

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 lath or other work is set-in. 2 HOUSING 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

*[Handwritten Signature]*  
Director - Building & Inspection Services

**PENALTY FOR REMOVING THIS CARD**

**City of Portland, Maine - Building or Use Permit Application**  
 389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 10-0759	Issue Date:	CBL: 43 375 A011001
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Location of Construction: 1495 WASHINGTON AVE	Owner Name: LOIGNON KEVIN	Owner Address: 1495 WASHINGTON AVE	Phone:
Business Name:	Contractor Name: Dan DiPietro	Contractor Address: 51 Emerson Drive Windham	Phone: 2076154446
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Commercial	Zone: R-3

Past Use: Single Family Home	Proposed Use: Single Family Home - add on to existing garage	Permit Fee: \$60.00	Cost of Work: \$3,900.00	CEO District: 5	7150 <sup>#</sup>
Proposed Project Description: add on to existing garage		FIRE DEPT: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied N/A	INSPECTION: Use Group: R-3/U Type: SB IRC 2003		

Signature:	Signature:
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: Idobson	Date Applied For: 06/29/2010	<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 type="checkbox"/> MM <input type="checkbox"/> <input checked="" type="checkbox"/> Denied Date: 7/1/10	Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input checked="" 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:
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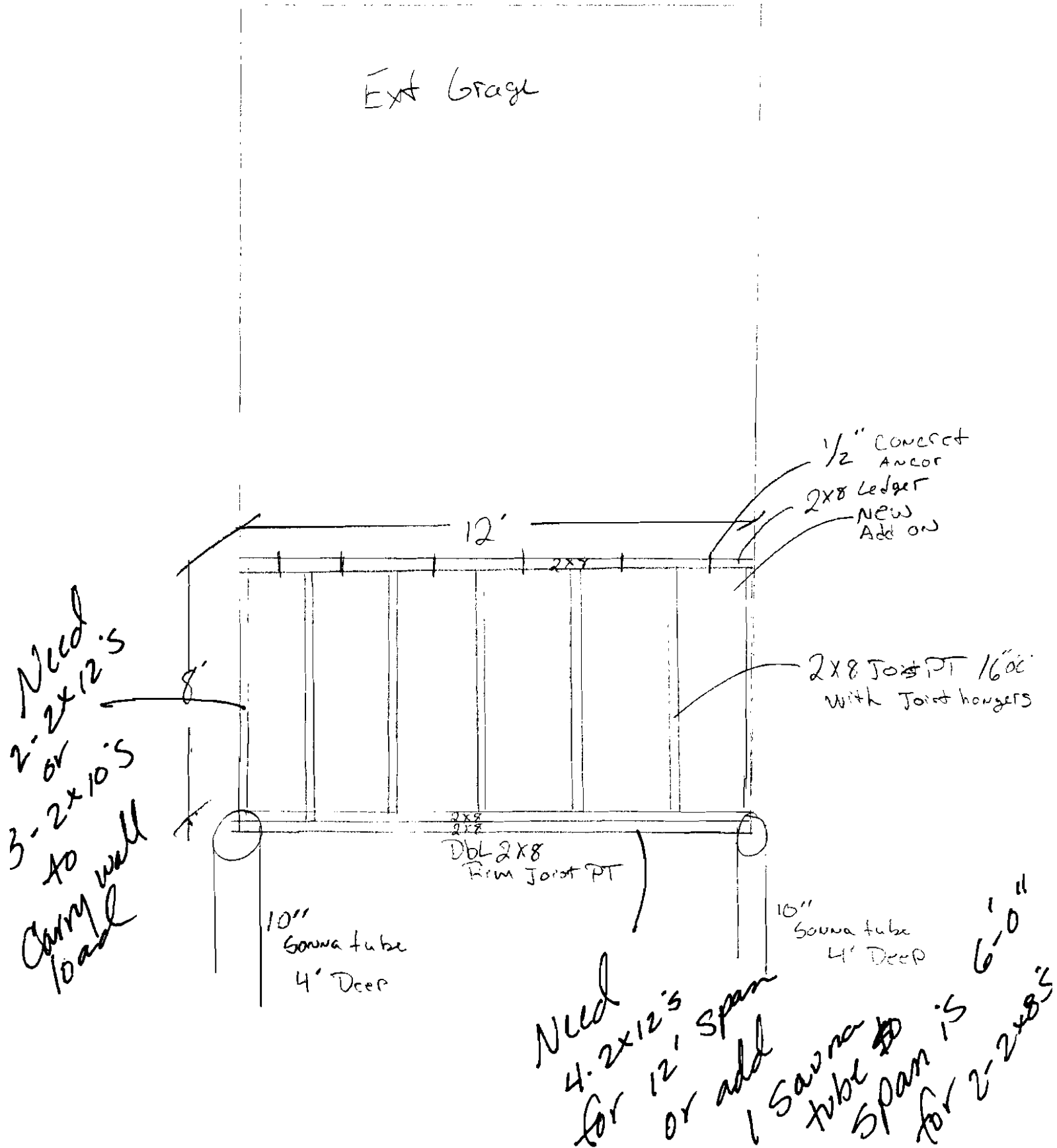
**PERMIT ISSUED**  
 JUL - 9 2010  
 City of Portland

**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

Please give this copy to applicant





# CITY OF PORTLAND, MAINE

Department of Building Inspections

## Original Receipt

6-29 20 10

Received from

Don DiPietro

Location of Work

1995 Washington Ave

Cost of Construction

\$ 111,000

Building Fee:

Permit Fee

\$

Site Fee:

Certificate of Occupancy Fee:

Total:

60

Building (1L)

Plumbing (15)

Electrical (12)

Site Plan (U2)

Other

CBL:

315-A-11

Check #:

000

Total Collected \$

60

**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

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

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

<b>Permit No:</b> 10-0759	<b>Date Applied For:</b> 06/29/2010	<b>CBL:</b> 375 A011001
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<b>Location of Construction:</b> 1495 WASHINGTON AVE	<b>Owner Name:</b> LOIGNON KEVIN	<b>Owner Address:</b> 1495 WASHINGTON AVE	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> Dan DiPietro	<b>Contractor Address:</b> 51 Emerson Drive Windham	<b>Phone</b> (207) 615-4446
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Additions - Commercial	

<b>Proposed Use:</b> Single Family Home - add on to existing garage	<b>Proposed Project Description:</b> add on to existing garage
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**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Marge Schmuckal      **Approval Date:** 07/01/2010

**Note:** **Ok to Issue:** ✓

- 1) Separate permits shall be required for future decks, sheds, pools, and/or garages.
- 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.
- 3) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
- 4) This permit is being approved on the basis of revised plans submitted. Any deviations shall require a separate approval before starting that work. It is understood that the side setback will be 8' from the garage to the side property line.

**Dept:** Building      **Status:** Approved with Conditions      **Reviewer:** Tammy Munson      **Approval Date:** 07/08/2010

**Note:** **Ok to Issue:** ✓

- 1) Please review notes on enclosed copy of your drawing. This permit is approved and shall be built to those standards/changes.
- 2) This section of the garage cannot be used as vehicular storage.
- 3) 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.
- 4) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

**Comments:**

6/30/2010-mes: The proposal is not meeting the side setback of 8' - shows 3.5' instead - called contractor Dan DiPietro and he will come in tomorrow and revise the plans.

7/1/2010-mes: Dan Dipietro came in and revised the drawing to show an 8' side setback which is the minimum required.

## **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 Inspection 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 with construction.**

  X   **Footing/Building Location Inspection: Prior to pouring concrete or setting precast piers**

  X   **Framing/Rough Plumbing/Electrical: Prior to Any Insulating or drywalling**

  X   **Final inspection required at completion of work.**

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

**PERMIT ISSUED**  
JUL - 9 2010  
City of Portland



# 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>1495 Washington Ave Ext</u>		
Total Square Footage of Proposed Structure/Area <u>96</u>	Square Footage of Lot	Number of Stories
Tax Assessor's Chart, Block & Lot Chart# <u>375</u> Block# <u>A</u> Lot# <u>11</u>	Applicant * <b>must</b> be owner, Lessee or Buyer* Name <u>Kevin Languon</u> Address <u>1495 Washington Av Ext</u> City, State & Zip <u>Portland ME, 04103</u>	Telephone:
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ _____ C of O Fee: \$ _____ Total Fee: \$ <u>60</u>
Current legal use (i.e. single family) _____ Number of Residential Units _____ If vacant, what was the previous use? _____ Proposed Specific use: <u>Storage</u> Is property part of a subdivision? <u>NO</u> If yes, please name _____ Project description: <u>Add Extension to Existing Garage</u>		
Contractor's name: <u>Dan DiPietro</u> Address: <u>51 Emerson Dr</u> City, State & Zip: <u>Newham ME, 04062</u> Who should we contact when the permit is ready: <u>Dan DiPietro</u> Mailing address: <u>51 Emerson Dr</u>		Telephone: _____ Telephone: <u>207-625-4446</u>

**RECEIVED**  
 JUN 29 2010  
 Dept of Building Inspections  
 City of Portland Maine

**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:	Date: <u>6-29-10</u>
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**This is not a permit; you may not commence ANY work until the permit is issued**

Washington Av Ext

30'

Paved  
Driveway

63'

Deck

Mud  
Room

1495  
Washington Av Ext.  
House

Built 1959

10'

Ext  
Grage

13-6'

48'

New  
Addow

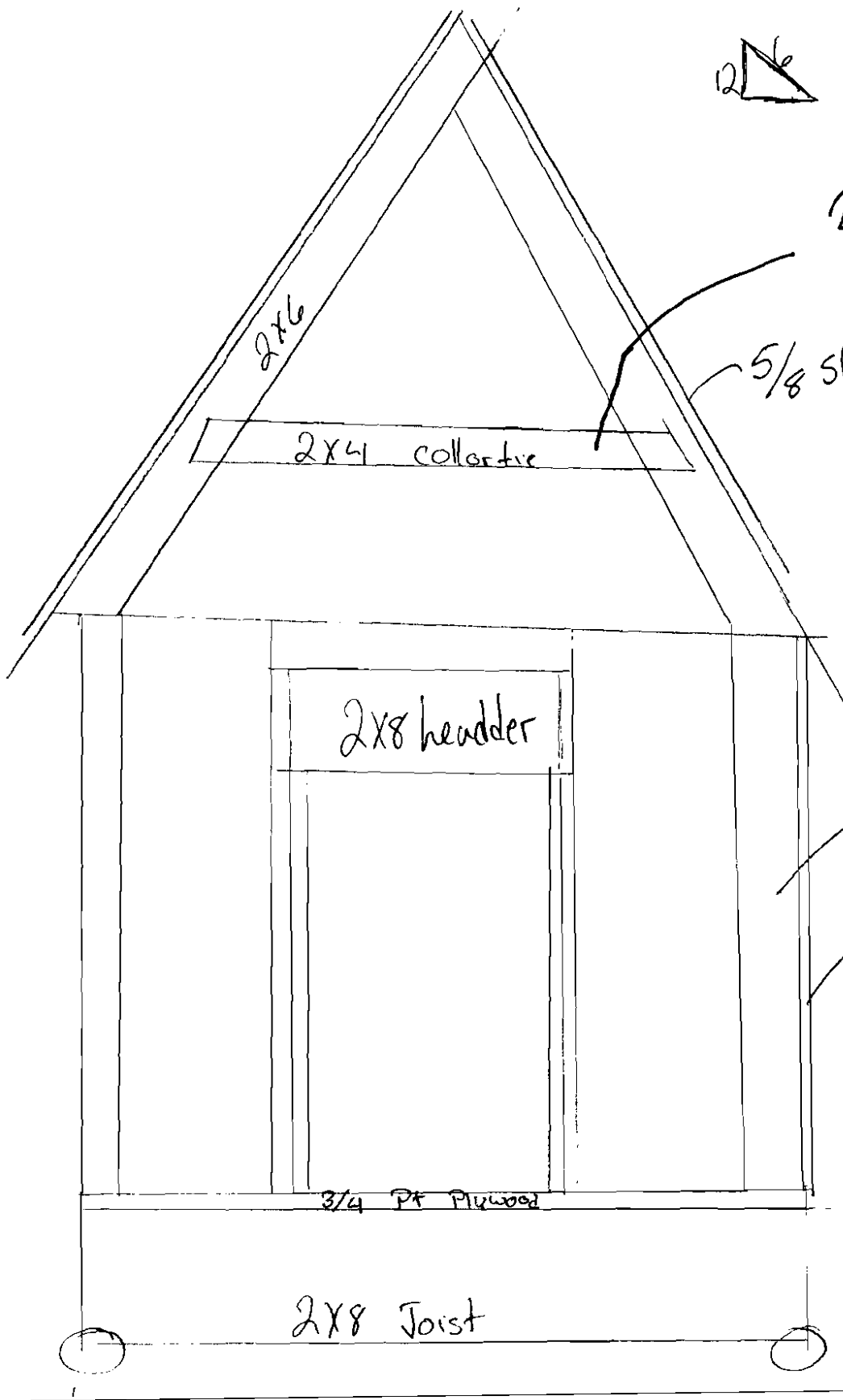
8

12'

↑  
contractor changed  
7/1/10 at front corner

32'





2x6

2x4 collar tie

5/8 sheathing

2x8 header

3/4 Ply Plywood

2x8 Joist



2x6 -  
6" span in  
lower 1/3

$$\frac{9'-9'' \times 0.67}{6''} = 10.67' = 10' 8''$$

OK

2x4 walls  
16" oc.

1/2 sheathing

