

City of Portland, Maine - Building or Use Permit Application

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

Permit No: 04-1308	Issue Date:	CBL: 376 A020001
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Location of Construction: 468 Allen Ave	Owner Name: Gowen William W	Owner Address: 468 Allen Ave	Phone:
Business Name:	Contractor Name: Owner <i>Garage Pro's of Maine</i>	Contractor Address: Portland	Phone <i>642-6945</i>
Lessee/Buyer's Name	Phone:	Permit Type: Single Family	Zone: <i>R-3</i>

Past Use: Single Family Home	Proposed Use: Single Family Home / add 24'x24' garage	Permit Fee: \$129.00	Cost of Work: \$12,000.00	CEO District: 5
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Proposed Project Description: add 24'x24' garage	FIRE DEPT: <i>NA</i> Signature: <i>[Signature]</i>	INSPECTION: Use Group: <i>V</i> Type: <i>SB</i> <i>BOLA 1999</i> Signature: <i>[Signature]</i>
	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: 09/02/2004	Zoning Approval
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<ol style="list-style-type: none"> This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules. Building permits do not include plumbing, septic or electrical work. 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: <i>9/29/04</i>	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: <i>9/29/04</i>
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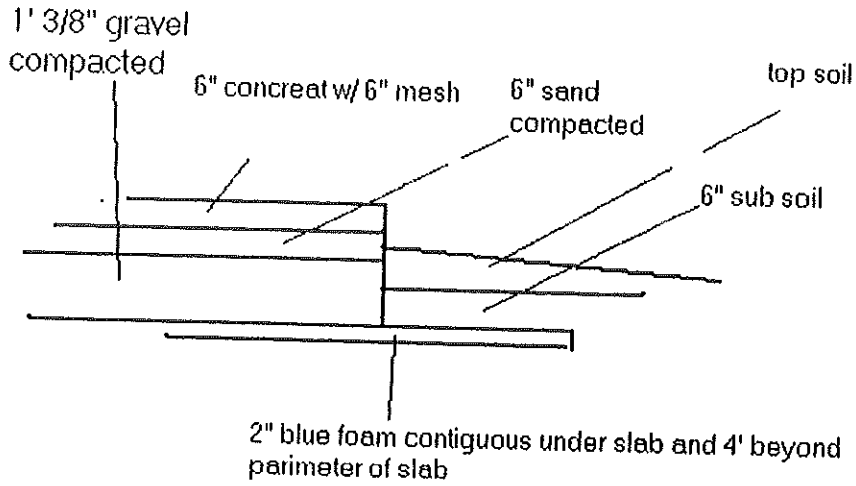
CERTIFICATION

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

DETAIL OF SLAB AND INSULATION



*1/2" dia - Max. 6' OC
w/sill seal
2"x6" PT sill*

24x24

NO SCALE
jbd for shekinah realty
468 Allan Av. Portland Maine
8/30/04

THIS IS NOT A BOUNDARY SURVEY

MORTGAGE INSPECTION OF: DEED BOOK 20271 PAGE 91 COUNTY Cumberland
PLAN BOOK _____ PAGE _____ LOT _____

R-3

ADDRESS: 468 Allen Avenue, Portland, Maine

Job Number: 436-25-R

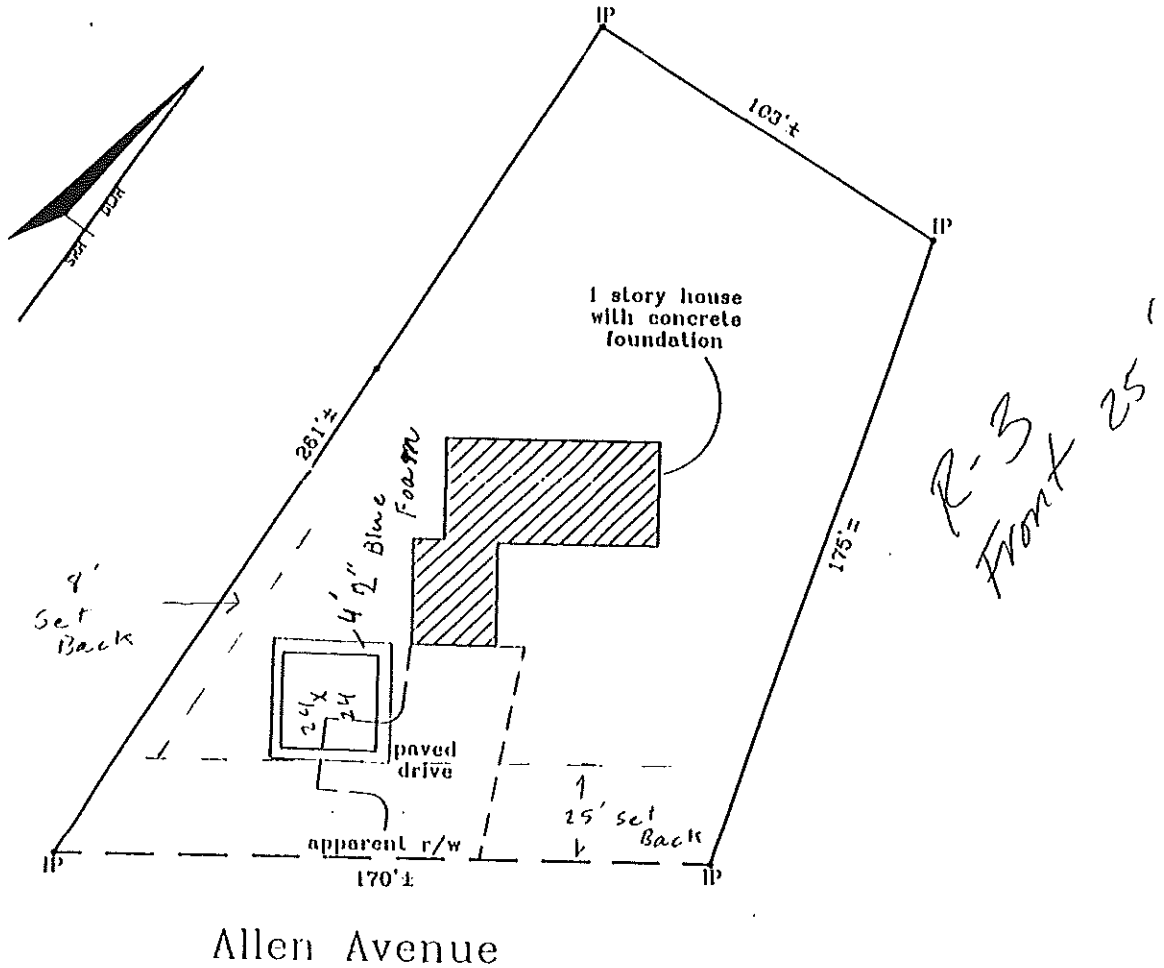
Inspection Date: 01-26-04

Buyer: William W. Gowen

Scale: 1" = 50'

Client #: 04070023

Sellers: Donald S. Chalmers & Bruce R. Shaw



Allen Avenue

[Handwritten signature]

I HEREBY CERTIFY TO:

Stewart Title of Northern New England, Inc.
Northeast Bank, FSD

and its title insurer,
with the deed description.

Monuments found did not conflict with the deed description.
The dwelling setbacks do not violate town zoning requirements.

As delineated on the Federal Emergency Management Agency Community
Panel: 230051 0002 B

The structure does not fall within the special flood hazard zone.

The land does not fall within the special flood hazard zone.

A wetlands study has not been performed.

APPARENT EASEMENTS AND RIGHTS OF
WAY ARE SHOWN. OTHER ENCUMBRANCES,
RECORDED OR NOT, MAY EXIST. THIS
SKETCH WILL NOT REVEAL ADJUTING
DEED CONFLICTS, IF ANY.

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Livingston - Hughes
Professional Land Surveyors & Foresters
88 Guinea Road
Kennebunkport - Maine 04046
207-007-9701 phone 207-007-4031 fax

THIS SKETCH IS FOR MORTGAGE PURPOSES ONLY

City of Portland, Maine - Building or Use Permit

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

Permit No: 04-1308	Date Applied For: 09/02/2004	CBL: 376 A020001
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Location of Construction: 468 Allen Ave	Owner Name: Gowen William W	Owner Address: 468 Allen Ave	Phone:
Business Name:	Contractor Name: Owner	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Single Family	

Proposed Use: Single Family Home / add 24'x24' garage	Proposed Project Description: add 24'x24' garage
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Dept: Zoning	Status: Approved	Reviewer: Tammy Munson	Approval Date: 09/29/2004
Note:	Ok to Issue: <input checked="" type="checkbox"/>		

Dept: Building	Status: Approved with Conditions	Reviewer: Tammy Munson	Approval Date: 09/29/2004
Note:	Ok to Issue: <input checked="" type="checkbox"/>		
1) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.			

Comments:

9/23/04-tmm: need better detail on slab, headers, anchor bolts size and spacing, and sill sealer? Left message w/builder and owner.
 9/29/04-tmm: spoke w/owner - left message w/builder.

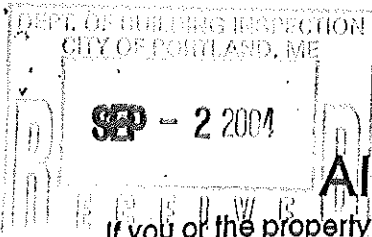
Permit Nbr: 04-1308 Location of Construction: 468 Allen Ave Appl. Date: 09/02/2004
 Status: Pending Permit Type: Single Family Issue Date:
 CBL: 376 A020001 District Nbr: 5 Estimated Cost: \$12,000.00 Date Closed:

Text#3: 38562 Constr. Type: New Num1: 41308
 Print:

Comment Date: 09/23/2004 Comment: need better detail on slab, headers, anchor bolts size and spacing, and sill sealer? Left message w/builder and owner.

Name: Follow Up Date: Completed:

CreatedBy: idobson CreateDate: 09/02/2004 ModBy: idobson ModDate: 09/02/2004



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>468 ALLEN AVE.</u>		
Total Square Footage of Proposed Structure <u>576</u>	Square Footage of Lot <u>30,000 +/-</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>376</u> Block# <u>A</u> Lot# <u>020</u>	Owner: <u>WILLIAM W GOWEN</u>	Telephone: <u>878-2127</u>
Lessee/Buyer's Name (if Applicable)	Applicant name, address & telephone: <u>468 ALLEN AVE. PORTLAND, ME 04103 8782127</u>	Cost Of Work: \$ <u>12000</u> Fee: \$
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>GARAGE 24 x 24</u>		
Project description:		
Contractor's name, address & telephone: <u>SELF</u>		
Who should we contact when the permit is ready: <u>WILLIAM W. GOWEN</u>		
Mailing address: <u>468 ALLEN AVE. PORTLAND, ME 04103-3719</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: <u>878-2127</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>William Gowen</u>	Date: <u>9/2/04</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

CH 3312

WARRANTY DEED

Know All Men By These Presents That We, Donald S. Chalmers and Bruce R. Shaw of 468 Allen Avenue, Portland, County of Cumberland

and State of Maine, for consideration paid, grant to William W. Gowen

of P.O. Box 1088, Windham, County of Cumberland

and State of Maine

with WARRANTY COVENANTS:

A certain lot or parcel of land together with any buildings thereon situated in Portland County of Cumberland and State of Maine, more particularly described in Exhibit A attached hereto and incorporated herein by reference.

In Witness Whereof, we have hereunto set our hand(s) this 10th day of March, 2004.

Witness Wendy L Swar

Donald S. Chalmers
Donald S. Chalmers

Bruce R. Shaw
Bruce R. Shaw

State of Maine
County of Cumberland

ss.

On this 10th day of March, 2004, above named Donald S. Chalmers and Bruce R. Shaw, personally appeared before me the and acknowledged the foregoing to be his/hers/their free act and deed.

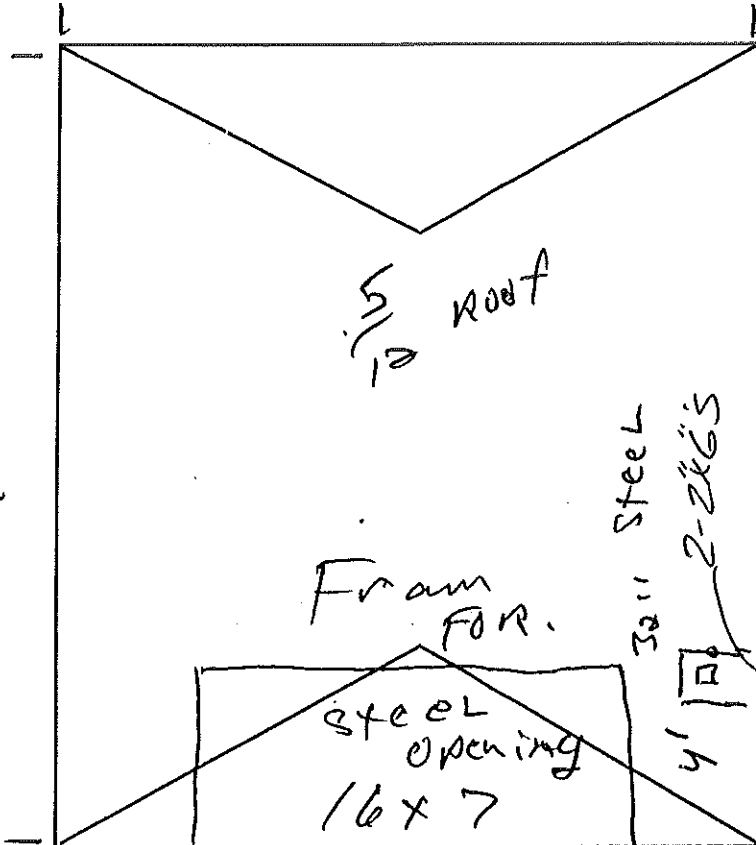
Wendy L Swar
Notary Public, Attorney at Law

Return to: William W. Gowen

Wendy L Swar
10/13/04



CONDITIONS OF CONTRACT



Customer Stetina Realty LLC
 Street 468 Allen Aven
 Town Portland ME 04103
 Phone 878-2127 Date 8-9-04
 Delivery Date ASAP
 Garage Size 24 x 24 5/12 ROOF

SPECIFICATIONS

Siding 5/8 T-11 ON WALL'S
 Window with Locks 0
 Overhead Doors Has one OVER Framing Opn 16x7
 Reinforced Concrete Slab 6" Slab w/ Steel. mesh
 Shingle Color Wood Blend Shingles
 Service Door 2/8 x 6/8
one Steel Sere wood 32" w/ Glass.

* Building Permit and Zoning regulations are Responsibility of Owners.

SITE SPECIFICATIONS:

Is site level? NO
 Who orders fill? Customer
 Is customer to pay for fill? yes
 Customer is to pay for all site work. yes

- Gravel must be within 1/2 to 1' of being level or customer will be charged for time that men must shovel to make level.
- Gravel pad for slab needs to be 3-4 feet bigger all around the actual garage.
- Site must be accessible for all trucks to deliver materials.
- Site must have a power supply. If power has to be provided by contractor, there will be an additional cost to be paid by customer.

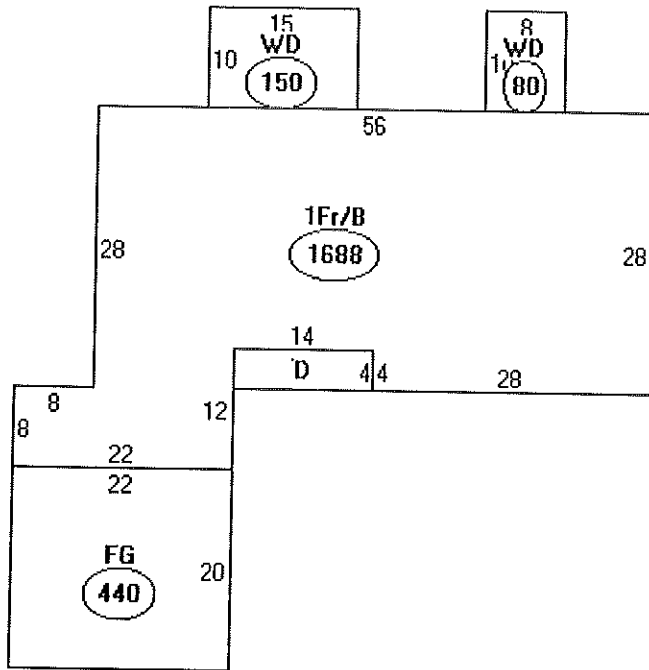
IMPORTANT: All site preparation including digging, dozing, fill, gravel, and tree removal will be **PAID BY OWNER** and is not included in contract price.

- Bottom Plate 2 x 4 Pressure Treated
- Studs - 2x4 - 16" O.C.
- Corner Posts - Triple 2x4
- Top Plate - Double 2x4
- Rafters - 2x8
- Rafter Ties 2x4
- Ridge Board 2x8
- Roof Deck Sheathing
- Asphalt Roof Shingles
- Soffit - 1x6 or 1x8
- Facia 1x4
- Corner Boards - 1x3 and 1x4 butted at right angles
- Rake 1x4,
- Collar Ties
- Metal drip Edge
- One Year Free Service

22x12's Non-bearing

DATE OF ACCEPTANCE 8-9-03

Plan Authorized by: [Signature]
 Owners Signature
[Signature]
 Contractors Signature



Descriptor/Area

A: 1Fr/B
1688 sqft

B: WD
150 sqft

C: WD
80 sqft

D: DFP
56 sqft

E: FG
440 sqft

*2-3
25' front
8' sides
Lot cov ok*

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	376 A020001
Location	468 ALLEN AVE
Land Use	SINGLE FAMILY
Owner Address	GOWEN WILLIAM W 468 ALLEN AVE PORTLAND ME 04103
Book/Page	20987/232
Legal	376-A-20 ALLEN AVE 468 27570 SF

Valuation Information

Land	Building	Total
\$38,330	\$113,190	\$151,520

Property Information

Year Built 1993	Style Ranch	Story Height 1	Sq. Ft. 1688	Total Acres 0.633	
Bedrooms 3	Full Baths 2	Half Baths	Total Rooms 7	Attic None	Basement Full

Outbuildings

Type	Quantity	Year Built	Size	Grade	Condition
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Sales Information

Date	Type	Price	Book/Page
03/18/2004	LAND + BLDING	\$259,000	20987-232
09/01/2003	LAND + BLDING	\$249,000	20271-91
10/04/1993	LAND	\$31,600	11000-196

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](#).

New Search!



DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

BUILDING INSPECTION

PERMIT

Permit Number: 041308

Please Read
Application And
Notes, if Any,
Attached

This is to certify that Gowen William W /Owner

has permission to add 24'x24' garage

AT 468 Allen Ave

376 A020001

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 inspection must be given and when permission is procured before this building or part thereof is altered or closed-in. 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

[Signature]
9/29/04
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 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.

A Pre-construction Meeting will take place upon receipt of your building permit.

- Call Footing/Building Location Inspection: Prior to pouring concrete
- Call Re-Bar Schedule Inspection: Prior to pouring concrete
- Call Foundation Inspection: Prior to placing ANY backfill
- Call Framing/Rough Plumbing/Electrical: Prior to any insulating or drywalling
- Call 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.

_____ CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED

Signature of Applicant/Designee

Date

Signature of Inspections Official

Date

CBL: 376 A 20 Building Permit #: 041308

Kevin Carol

874-8708