

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND

BUILDING PERMIT

This is to certify that BRENT D BRAASCH

Located At SUMAC ST

Job ID: 2012-07-4522-ALTR

CBL: 378- A-022-001

has permission to Build detached 14 x 20 garage and 4' x 6' landing
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

Code Enforcement Officer / Plan Reviewer

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

BUILDING PERMIT INSPECTION PROCEDURES

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

or email: 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.**

Required Inspections

Footings/Setbacks prior to pouring concrete

Close In Elec/Plmb/Frame prior to insulate or gyp

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
Jeff Levine

Job ID: 2012-07-4522-ALTR

Located At: SUMAC ST

CBL: 378- A-022-001

Conditions of Approval:

Building

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.

City of Portland, Maine - Building or Use Permit Application

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

Job No: 2012-07-4522-ALTR	Date Applied: 7/23/2012	CBL: 378- A-022-001	
Location of Construction: 31 SUMAC ST	Owner Name: DKC PROPERTIES LLC	Owner Address: 5R INDUSTRY ROAD, SOUTH PORTLAND, ME 04106	Phone: 749-2236
Business Name:	Contractor Name: OWNER	Contractor Address: #5 REAR INDUSTRY RD SOUTH PORTLAND MAINE 04106	Phone: (207) 749-2236
Lessee/Buyer's Name:	Phone:	Permit Type: BLDG	Zone: R-2
Past Use: Single family dwelling	Proposed Use: Same: Single family dwelling - to construct 14'x20' detached garage and 4'x6' landing on existing house	Cost of Work: \$8,000.00	CEO District:
		Fire Dept: Approved Denied N/A	Inspection: Use Group: R-3/L Type: SB
		Signature: <i>[Handwritten Signature]</i>	Signature: <i>[Handwritten Signature]</i>
Proposed Project Description: 14' x 20' detached garage		Pedestrian Activities District (P.A.D.)	
Permit Taken By: Gayle		Zoning Approval	

<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>Special Zone or Reviews</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: <i>OK - 7/27/12</i></p>	<p>Zoning Appeal</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>Historic Preservation</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: <i>[Handwritten Signature]</i></p>
	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 appication 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

Centered IDP R-2 2012 07 4522 66



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>31 Sumac St.</u>		
Total Square Footage of Proposed Structure/Area <u>280 #</u>	Square Footage of Lot	Number of Stories <u>1</u>
Tax Assessor's Chart, Block & Lot Chart# <u>378</u> Block# <u>A</u> Lot# <u>22</u>	Applicant * <u>must be owner, Lessee or Buyer</u> * Name <u>DKC Properties LLC</u> Address <u>185 rear Industry Rd</u> City, State & Zip <u>South Portland</u>	Telephone: <u>749-2236</u>
Lessee/DBA (If Applicable) RECEIVED JUL 23 2012 Dept. of Building Inspections City of Portland Maine	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>8,000</u> C of O Fee: \$ _____ Total Fee: \$ <u>100.00</u>
Current legal use (i.e. single family) <u>single fam'l</u> Number of Residential Units <u>1</u> If vacant, what was the previous use? _____ Proposed Specific use: <u>single family</u> Is property part of a subdivision? <u>No.</u> If yes, please name _____ Project description: <u>14x20' detached garage. 4x6 landing @ existing house.</u>		
Contractor's name: <u>DKC Properties</u> Address: <u>5 rear Industry Rd</u> City, State & Zip <u>South Portland ME 04106</u> Telephone: <u>749-2236</u> Who should we contact when the permit is ready: <u>Dwane</u> Telephone: _____ 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, 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: 7/23/12

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

R-2 Zone

N/F
JANICE TISDALE
6503/4
TM 378-B A-L 020

Rear: 25' min - 27' shown
Front 25' min - 25' shown
Side: 12' min - 25' shown
(1st try) ok

Side

N/F
MELISSA MIRARCHI
13867/221
TM 378-B A-L 002

2' WIDE STONE
DRIP EDGE, TYP.

Rear

N/F
KEVIN & ERICA
KIERSTEAD
22546/187
TM 378-B A-L 055

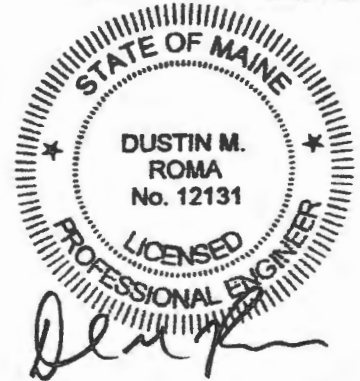
PROPOSED
HOUSE
FFE = 96.0

Proposed
Garage

Front

LAWN
FEET
OVER

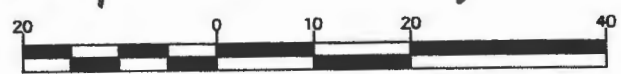
lot continues
to street



N/F
RICHARD SORENSON
2123/310
TM 378-B A-L 023

Side

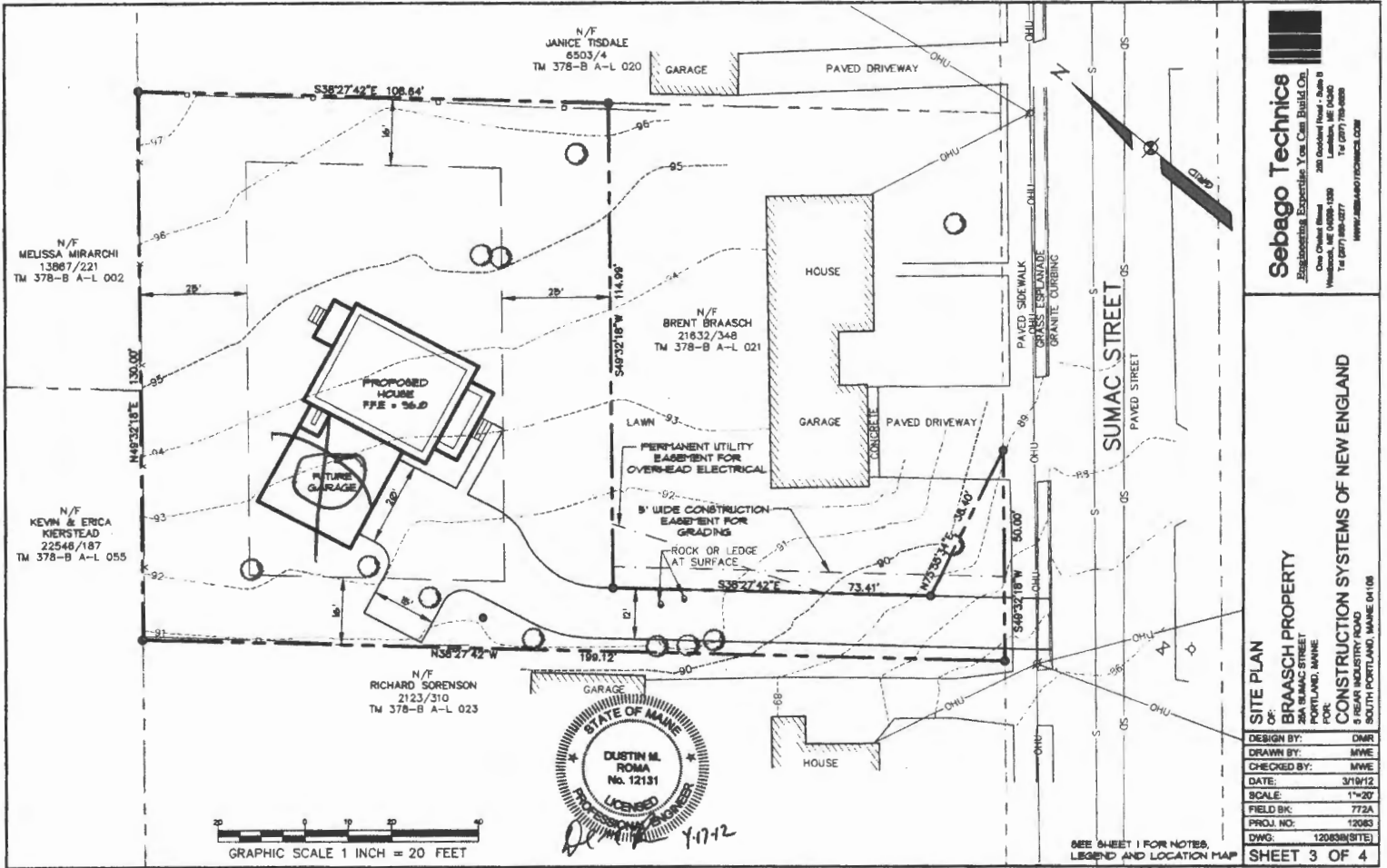
31 Sumac St
w/ proposed detached
garage



GRAPHIC SCALE 1 INCH = 20 FEET

REV BY:	DATE:	STATUS:	REVISIONS PER REVIEW COMMENTS
A	MWE 5/15/12		

building permit # 2012-04-3820
for New Single-Fam Dwelling



Sebago Technics
 Engineering. Expecting. You Can Build On.
 One Oakwood Drive • Suite 13
 Westbrook, Maine 04092
 Tel: (207) 738-5277
 Fax: (207) 738-4288
 www.sebago-technics.com

SITE PLAN
 OF
BRAASCH PROPERTY
 21632/348
 PORTLAND, MAINE
 FOR:
CONSTRUCTION SYSTEMS OF NEW ENGLAND
 8 BEAR INDUSTRIAL ROAD
 SOUTH PORTLAND, MAINE 04106

DESIGN BY:	DMR
DRAWN BY:	MWE
CHECKED BY:	MWE
DATE:	3/18/12
SCALE:	1"=20'
FIELD BK:	772A
PROJ. NO.:	12083
DWG.:	12083(SITE)

SEE SHEET 1 FOR NOTES, LEGEND AND LOCATION MAP

SHEET 3 OF 4



PORTLAND MAINE

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Receipts Details:

Tender Information: Check , BusinessName: visa, Check Number: 45648

Tender Amount: 100.00

Receipt Header:

Cashier Id: gguertin

Receipt Date: 7/24/2012

Receipt Number: 46273

Receipt Details:

Referance ID:	7367	Fee Type:	BP-Constr
Receipt Number:	0	Payment Date:	
Transaction Amount:	100.00	Charge Amount:	100.00
Job ID: Job ID: 2012-07-4522-ALTR - 14' x 20' detached garage			
Additional Comments: 31 Sumac, DKC properties LLC			

Thank You for your Payment!

9-12-12 DWM close-in O/K No electrical
yet + Add solar trees