

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



# CITY OF PORTLAND

# BUILDING PERMIT

This is to certify that DIPIERRO, COSMO A & COSMO A & DIPIERRO

Located At 21 STONECREST

Job ID: 2011-06-1508-ALTR

CBL: 385 - A - C - 004 - 001 - - - -

has permission to Build 24' x 24' detached 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

\_\_\_\_\_  
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**



# 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: 2011-06-1508-ALTR

Located At: 21 STONECREST

CBL: 385 - A - C - 004 - 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.
2. 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. Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

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

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

Job No: 2011-06-1508-ALTR	Date Applied: 6/23/2011	CBL: 385 - A - C - 004 - 001 - - - - -	
Location of Construction: 21 STONECREST DR	Owner Name: COSMO A. DIPIERRO	Owner Address: 21 STONECREST DR PORTLAND, ME 04103	Phone: 207-650-5532
Business Name:	Contractor Name: Walker, Scott	Contractor Address: 6 Fox Hill RD FALMOUTH ME 04105	Phone: (207) 751-3817
Lessee/Buyer's Name:	Phone:	Permit Type: BUILDING	Zone: R-2
Past Use: Single Family	Proposed Use: Single Family - build detached 24' x 24' garage	Cost of Work: 24000.000000	CEO District:
		Fire Dept: <input type="checkbox"/> Approved <input type="checkbox"/> Denied <input checked="" type="checkbox"/> N/A	Inspection: Use Group: <i>RC-3</i> Type: <i>SB</i>
		Signature: <i>MIA</i>	Signature: <i>TRC pp</i>
Proposed Project Description: Detached 24' x 24' Garage		Pedestrian Activities District (P.A.D.)	

Permit Taken By:	<b>Zoning Approval</b>		
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.	<b>Special Zone or Reviews</b> <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetlands <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <input type="checkbox"/> Maj <input type="checkbox"/> Min <input type="checkbox"/> MM Date: <i>06/28/11</i> <i>ABU</i>	<b>Zoning Appeal</b> <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:	<b>Historic Preservation</b> <input checked="" type="checkbox"/> Not in Dist 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>ABU</i>
	<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



R-2

2011-06-1508

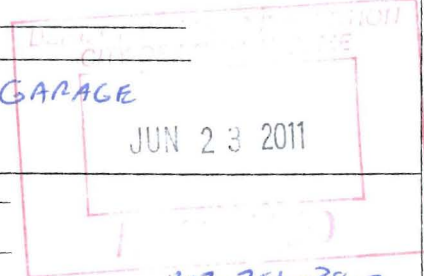


# General Building Permit Application

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>21 STONECREST DRIVE, PORTLAND, ME 04103</u>		
Total Square Footage of Proposed Structure/Area <u>576</u>	Square Footage of Lot <u>10508</u>	Number of Stories <u>1</u>
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>4</u> <u>385 AC 004</u> <u>Taxes okay</u>	Applicant * <u>must be owner, Lessee or Buyer*</u> Name <u>COSMO DIPIRRO</u> Address <u>21 STONECREST DRIVE</u> City, State & Zip <u>PORTLAND, ME 04103</u>	Telephone: <u>207-650-5532</u>
Lessee/DBA (If Applicable) <u>N/A</u>	Owner (if different from Applicant) Name <u>N/A</u> Address City, State & Zip	Cost Of Work. \$ <u>23544.36</u> C of O Fee. \$ _____ Total Fee. \$ <u>260.00</u>
Current legal use (i.e. single family) <u>SINGLE FAMILY</u> Number of Residential Units <u>1</u> If vacant, what was the previous use? <u>N/A</u> Proposed Specific use: _____ Is property part of a subdivision? _____ If yes, please name _____ Project description: <u>UNATTACHED STAND ALONE 24'x24' GARAGE</u>		
Contractor's name: <u>SW CONSTRUCTION - SCOTT WALKER</u> Address: <u>6 FOX HALL RD.</u> City, State & Zip <u>FALMOUTH, ME 04105</u> Telephone: <u>207-751-3817</u> Who should we contact when the permit is ready: <u>COSMO DIPIRRO</u> Telephone: <u>207-650-5532</u> Mailing address: <u>21 STONECREST DR. PORTLAND, ME 04103</u>		

6-23-11



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

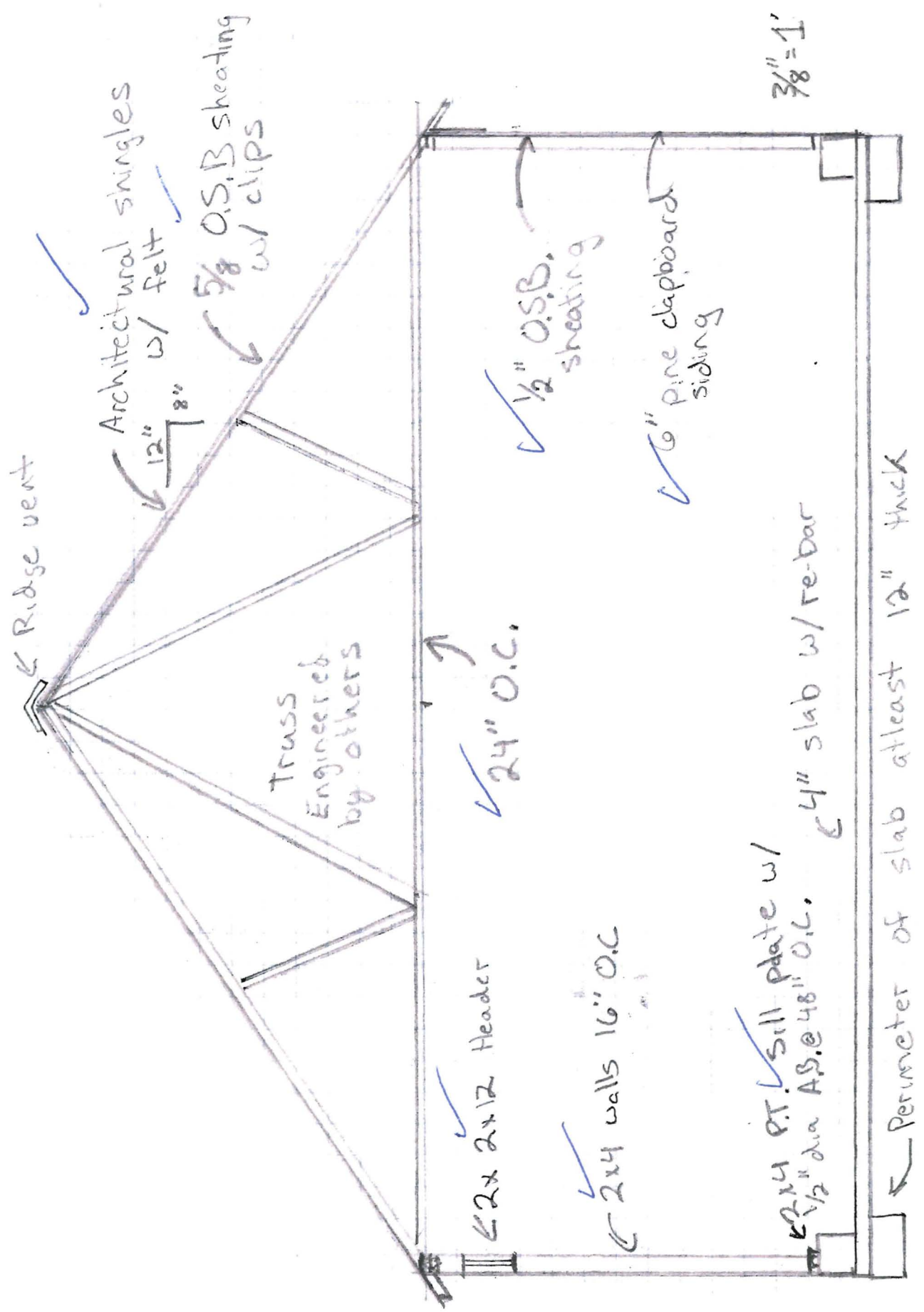
In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information or to download copies of this form and other applications visit the Inspections Division 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: <u>Cosmo DiPirro</u>	Date: <u>6/22/11</u>
---------------------------------	----------------------

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





← Ridge vent

Architectural shingles  
w/ felt

12" O.S.B. sheathing  
w/ clips

Truss  
Engineered  
by others

← 2x2x12 Header

← 24" O.C.

← 1/2" O.S.B.  
sheathing

← 2x4 walls 16" O.C.

← 6" pine clapboard  
siding

← 2x4 PT. sill plate w/  
1/2" dia AS @ 48" O.C.

← 4" slab w/ re-bar

← Perimeter of slab atleast 12" thick

3/8" = 1'





**CITY OF PORTLAND, MAINE**  
 Department of Building Inspections

**Original Receipt**

June 23 2011

Received from Conrad Dipiero

Location of Work Al Stora's Diner

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: 385 AC 004

Check #: Visa **Total Collected \$** 960.00

**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. Setback inspection required prior to pouring concrete.
  2. Close-in inspection required prior to insulating or drywalling.
  3. Final inspection required.

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.



8 LOCATIONS TO SERVE YOU BETTER

<b>AUBURN</b> 261 POLAND RD. 04210 207-284-6000 TOLL FREE 800-436-2835	<b>BANGOR</b> 1887 HAMMOND ST 207-945-8416 TOLL FREE 866-439-2264
<b>BELGRADE</b> PO BOX 580 04917 207-495-3369 TOLL FREE 800-436-2835	<b>FAIRFIELD</b> 53 HAMMATT ST. 04937 207-453-7322 TOLL FREE 888-459-3347
<b>FARMINGTON</b> 189 FARMINGTON FALLS RD 207-778-2218 TOLL FREE 800-436-2835	<b>GREENVILLE</b> MONTDIN ST 04441 207-945-4381 TOLL FREE 800-436-2835
<b>FORTLAND</b> 300 RIVERSHOP ST 207-771-8880 TOLL FREE 888-436-2835	<b>SKOWHEGAN</b> 34 PRESBYTERIAN ST. 04776 207-474-8122 TOLL FREE 800-436-2835

VISIT OUR WEBSITE:  
[WWW.HAMMONDLUMBER.COM](http://WWW.HAMMONDLUMBER.COM)

Visit our online showroom and sign up for our free e-mail newsletter to stay informed about our special products and prices.

**DISCLAIMER:**  
DRAWINGS ARE PROVIDED BY HAMMOND LUMBER COMPANY AS A SERVICE TO ITS CUSTOMERS AND ARE INTENDED FOR INFORMATIONAL AND ILLUSTRATIVE PURPOSES ONLY. THE INFORMATION PRESENTED IN THESE DRAWINGS IS NOT PREPARED OR REVIEWED BY A REGISTERED ARCHITECT AND SHOULD NOT BE USED AS A BASIS FOR CONSTRUCTION. HAMMOND LUMBER COMPANY SUGGESTS THAT ITS CUSTOMERS SEEK THE SERVICES OF A REGISTERED ARCHITECT TO OBTAIN TECHNICAL BLUEPRINTS IF THE CUSTOMER DESIRES TO PROCEED FURTHER. DRAWINGS ARE NOT TO BE USED AS A BASIS FOR CONSTRUCTION AND HAMMOND LUMBER COMPANY DISCLAIMS ANY RESPONSIBILITY IF THEY ARE SO USED.

PREPARED FOR:

**WRANGLER**

DESCRIPTION:

**24x24 2 BAY  
GARAGE**

TOTAL LIVING AREA:

**0000 SQ. FT.**

DRAWING PROGRESS:

- PRELIMINARY: MM1DD1YY
- REVISION #1: MM1DD1YY
- REVISION #2: MM1DD1YY
- FINAL DRAFT: MM1DD1YY

APPROVED BY CUSTOMER:

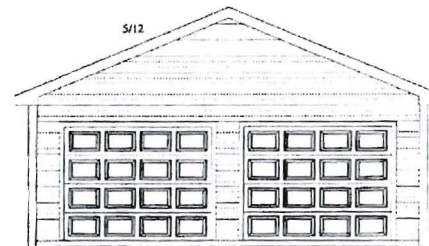
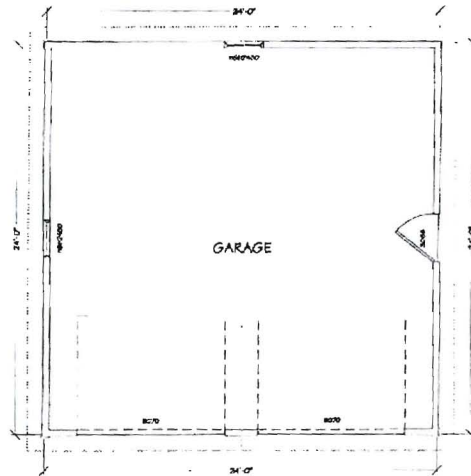
SIGNATURE

PREPARED BY:

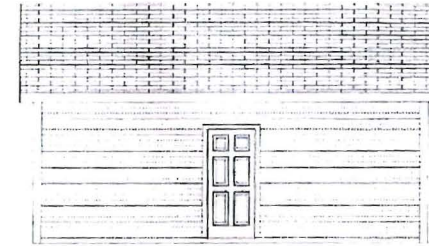
**Matt Morin**  
Quality Manager / Customer Service  
10/21/2009  
207-474-8122  
1887 Hammond St. Bangor, ME 04411  
Toll Free 800-436-2835

**Hammond**  
Lumber Company  
Quality Manager / Customer Service  
10/21/2009  
207-474-8122  
1887 Hammond St. Bangor, ME 04411  
Toll Free 800-436-2835

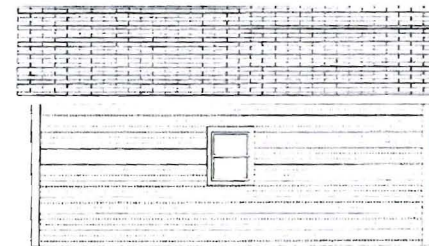
SALESPERSON:



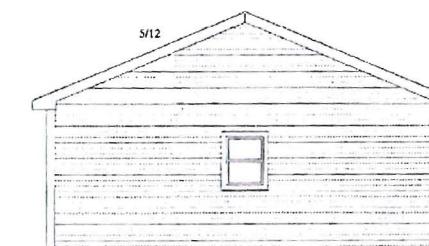
FRONT ELEVATION



RIGHT ELEVATION



LEFT ELEVATION



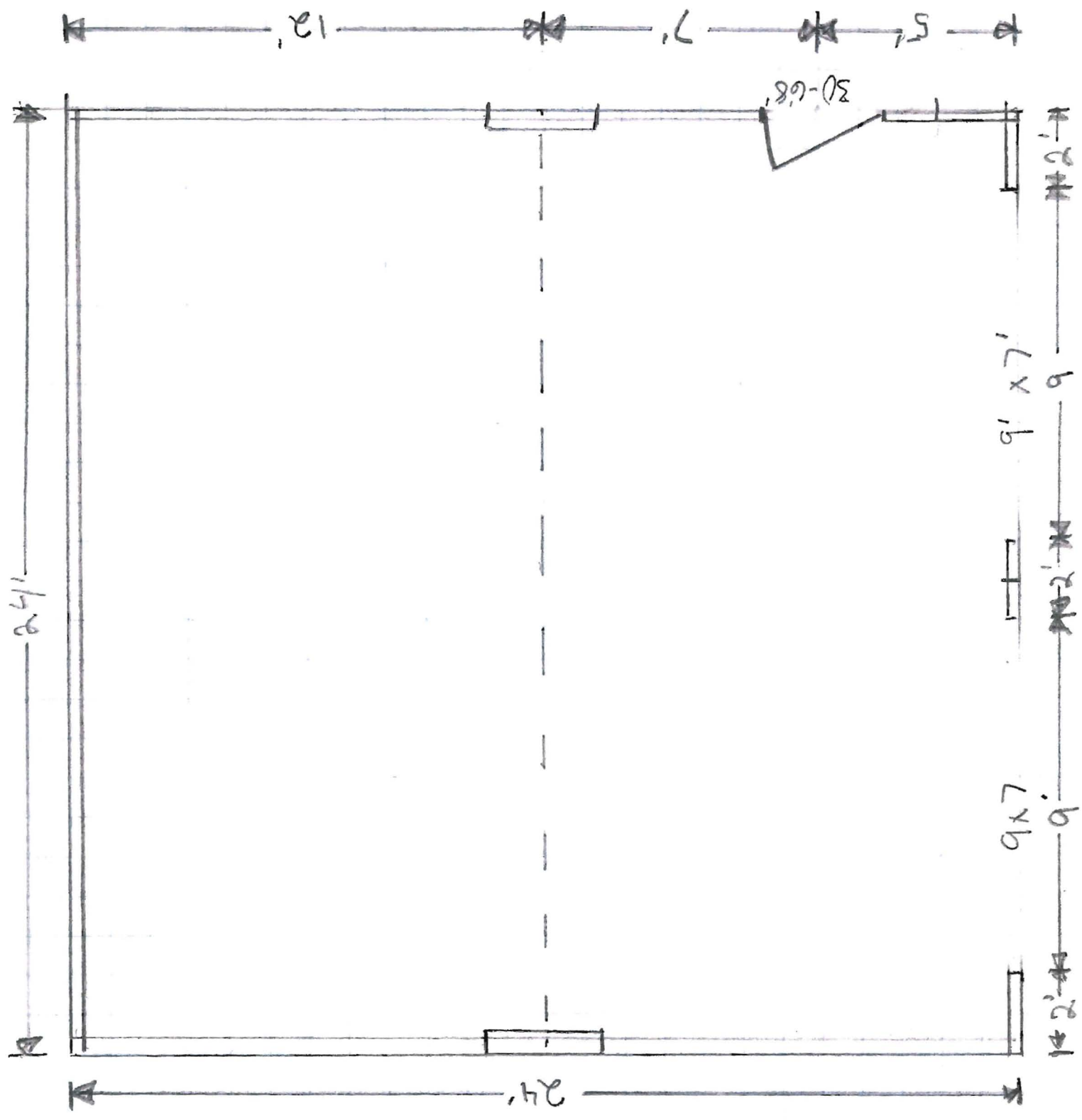
REAR ELEVATION

DUE TO REPROGRAPHIC DISPARITY, ORIGINAL DRAWING SCALE CANNOT BE GUARANTEED AS ACCURATE. THE CONTRACTOR AND/OR HOMEOWNER SHOULD VERIFY THAT THE DEFINED SCALE IS ACCURATELY REPRESENTED BEFORE CONTINUING.

**PRELIMINARY - NOT FOR CONSTRUCTION**

DRAWING NUMBER	REPLY DATE
<b>WRANGLER</b>	<b>10/21/2009</b>
TOTAL	PAGE
<b>BEL</b>	<b>1 OF 5</b>
SCALE	
<b>1/4"</b>	

© 2009 Hammond Lumber Company. All Rights Reserved.



1. 11. 1'

City of Portland, Maine  
Assessor's Plan  
Scale: 1 inch = 50 feet

Map produced by the City of Portland Assessor's Office and the GIS Workgroup  
2006

385A

