

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK
CITY OF PORTLAND

read
on And
s, If Any,
attached

BUILDING DEPARTMENT

PERMIT

Permit Number: 091049

PERMIT ISSUED

This is to certify that LEGERE JERRY W & CHRISTINE C LEBLANC/Jamie He

has permission to Single Family Home w/ 4 bedrooms, 2 3/4 baths & 2 Car Garage

OCT 3 2009

AT 56 QUIET LN CE 388A A055001

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 lathed or otherwise red-in. 24 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

Thomas M. Manley
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

SCANNED

City of Portland, Maine - Building or Use Permit Application

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

Permit No: 09-1049		Issue Date:		CBL: 388A A055001	
Location of Construction: 56 QUIET LN		Owner Name: LEGERE JERRY W & CHRISTINE C		Owner Address: 56 PINELOCH DR	
Business Name:		Contractor Name: Jamie Header		Contractor Address: 110 Roaring Brook Portland	
Lessee/Buyer's Name		Phone:		Permit Type: Single Family	
Past Use: Vacant Land		Proposed Use: Single Family Home - Single Family Home w/ 4 bedrooms, 2¾ baths & 2 Car Garage		Phone: 2074157011	
Proposed Project Description: Single Family Home w/ 4 bedrooms, 2¾ baths & 2 Car Garage		Permit Fee: \$2,595.00		Cost of Work: \$250,000.00	
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied		CEO District: 5	
		Signature:		Signature:	
		PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)			
		Action <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Condition <input type="checkbox"/> Denied			
		Signature: Date:			
Permit Taken By: Ldobson		Date Applied For: 09/22/2009		Zoning Approval	
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		Zoning Appeal	
		<input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zon <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan Ma <input type="checkbox"/> Mino <input type="checkbox"/> M <input type="checkbox"/> Date:		<input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Us <input type="checkbox"/> Interpretati <input type="checkbox"/> Approved <input type="checkbox"/> Denied Date:	
		Historic Preservation			
		<input type="checkbox"/> Not in District or Landma <input type="checkbox"/> Does Not Require Revie <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Condition <input type="checkbox"/> Denied Date:			

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 APPLICAN

ADDRESS

DATE

PHO

RESPONSIBLE PERSON IN CHARGE OF WORK, TIT

DATE

PHO

11-25-09 OK - finished all work (drain tile - roof)
12-9-09 OK. Backfill (rock - drain tile - silk screen - waterproofing) by Ely
2-25-10 close in
Gues can dry vent to Garage
Sub Panel By heating system no 36" clearance
SMH

Location of Construction: 56 QUIET LN	Owner Name: LEGERE JERRY W & CHRISTINE C	Owner Address: 56 PINELOCH DR	Phone:
Business Name:	Contractor Name: Jamie Header	Contractor Address: 110 Roaring Brook Portland	Phone 2074157011
Lessee/Buyer's Name	Phone:	Permit Type: Single Family	Zone:

Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Ann Machado **Approval Date:** 10/23/2009
Note: **Ok to Issue:** ☒

- 1) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
- 2) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Tom Markley **Approval Date:** 10/19/2009
Note: **Ok to Issue:** ☒

- 1) Hardwired interconnected battery backup smoke detectors shall be installed in all bedrooms, protecting the bedrooms, and on every level.
- 2) The design load spec sheets for any engineered beam(s) / Trusses must be submitted to this office.
- 3) A copy of the enclosed chimney or fireplace disclosure must be submitted to this office upon completion of the permitted work or for the Certificate of Occupancy.
- 4) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm or HVAC or exhaust systems. Separate plans may need to be submitted for approval as a part of this process.
- 5) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

Comments:

9/25/2009-amachado: Front corner of the siteplan is cut off. Need to have complete lot on siteplan to check front setback & street frontage. Siteplan doesn't show the three season porch. Waiting for Phil to review application to see if he needs anything.

10/7/2009-amachado: Phil completed his initial review. He is all set. Spoke to Jerry Legere and told him what we needed (see previous note). He will have Northeast Civil Solutions email a complete siteplan with the 3 season porch & the full lot. They will follow up with a full size plan.

10/8/2009-amachado: Checked frontage for lot on original subdivision plat. The lot has 50,23' of frontage. Moving permit forward for building review, but not signing off until receive complete siteplan with 3 season porch.

10/19/2009-tm: Building review completed and returned to Ann Machado for final sign off before issuance.

10/23/2009-amachado: Received full size revised site plan.

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 APPLICAN

ADDRESS

DATE

PHO

RESPONSIBLE PERSON IN CHARGE OF WORK, TIT

DATE

PHO

Location of Construction: 56 QUIET LN	Owner Name: LEGERE JERRY W & CHRISTIN	Owner Address: 56 PINELOCH DR	Phone:
Business Name:	Contractor Name: Jamie Header	Contractor Address: 110 Roaring Brook Portland	Phone (207) 415-7011
Lessee/Buyer's Name	Phone:	Permit Type: Single Family	

6) The Development Review Coordinator (874-8632) must be notified five (5) working days prior to date required for final site inspection. Please make allowances for completion of site plan requirements determined to be incomplete or defective during the inspection. This is essential as all site plan requirements must be completed and approved by the Development Review Coordinator prior to issuance of a Certificate of Occupancy. Please schedule any property closing with these requirements in mind.

7) Two (2) City of Portland approved species and size trees must be planted on your street frontage prior to issuance of a Certificate of Occupancy. Existing healthy trees may be credited towards this requirement, subject to the approval of the City Arborist.

8) All Site work (final grading, landscaping, loam and seed) must be completed prior to issuance of a certificate of occupancy.

Comments:

9/25/2009-amachado: Front corner of the siteplan is cut off. Need to have complete lot on siteplan to check front setback & street frontage. Siteplan doesn't show the three season porch. Waiting for Phil to review application to see if he needs anything.

10/7/2009-amachado: Phil completed his intial review. He is all set. Spoke to Jerry Legere and told him what we needed (see previous note). He will have Notheast Civil Solutions email a complete siteplan with the 3 season porch & the full lot. They will follow up with a full size plan.

10/8/2009-amachado: Checked frontage for lot on original subdivision plat. The lot has 50,23' of frontage. Moving permit forward for building review, but not signing off until receive complete siteplan with 3 season porch.

10/19/2009-tm: Building review completed and returned to Ann Machado for final sign off before issuance.

10/23/2009-amachado: Received full size revised site plan.



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>56 QUIET LANE, PORTLAND, ME 04103</u>		
Total Square Footage of Proposed Structure/Area <u>3346 ft²</u>	Square Footage of Lot <u>1.35 acre</u>	Number of Stories <u>2</u>
Tax Assessor's Chart, Block & Lot Chart# <u>MAP 388A</u> Block# <u>A</u> Lot# <u>Parcel 55</u> Deed Book <u>21789</u> , page <u>185</u> CCRD	Applicant *must be owner, Lessee or Buyer* Name <u>Jerry and Christine Legere</u> Address <u>56 Aneloch Dr.</u> City, State & Zip <u>Portland, Me 04103</u>	Telephone: <u>207-899-3889 (h)</u> <u>207-451-8684 (c)</u>
Lessee/DBA (If Applicable) <u>N/A</u>	Owner (if different from Applicant) Name <u>Same</u> Address City, State & Zip	Cost Of Work: \$ <u>280,000</u> C of O Fee: \$ <u>75</u> Total Fee: \$ <u>28075</u>
Current legal use (i.e. single family) <u>Vacant lot</u> Number of Residential Units <u>0</u> If vacant, what was the previous use? <u>none</u> Proposed Specific use: <u>Single family home</u> Is property part of a subdivision? <u>Yes</u> If yes, please name <u>Hidden Acres</u> <u>2 acre garage -</u> Project description: <u>Single family home construction in accordance with submitted plans.</u> <u>4 Bedrooms 2 3/4 Bath</u>		
Contractor's name: <u>Jaime Header</u> Address: <u>110 Roaring Brook Rd.</u> City, State & Zip <u>Portland, Me 04103</u> Telephone: <u>207-878-4621</u> Who should we contact when the permit is ready: <u>Jaime Header</u> Telephone: <u>(207) 415-7011</u> Mailing address: <u>110 Roaring Brook Rd</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.

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: 9/21/2009
This is not a permit; you may not commence ANY work until the permit is issue

BUILDING PERMIT INSPECTION PROCEDURES

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

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.

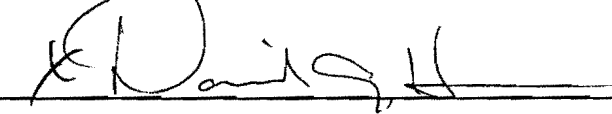
A Pre-construction Meeting will take place upon receipt of your building permit.

- ☒ Footing/Building Location Inspection: Prior to pouring concrete or setting precast piers
- ☒ Foundation Inspection: Prior to placing ANY backfill for below grade occupiable space
- ☒ Framing/Rough Plumbing/Electrical: Prior to Any Insulating or drywalling
- ☒ 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

10.25.09
Date



Signature of Inspections Official

10.23.09
Date

PERMIT ISSUED

OCT 23 2009

City of Portland

CBL: 388A A055001

Building Permit #: 09-1049

Ann Machado - 56 Quiet Lane

From: Ann Machado
To: jlegere314@aol.com
Date: 10/21/2009 3:56 PM
Subject: 56 Quiet Lane

Jerry -

The plan reviewer/building inspector has completed his review and are all set. The development review coordinator has also completed his siteplan review. I'm just waiting for a full size, scalable siteplan that shows the three season porch and the complete lot. Once I receive that the permit can be issued.

Call me if you have any questions.

Ann Machado
Zoning Specialist
207.874.8709

Ann Machado - 56 Quiet Lane - New Single family Home

From: Ann Machado
To: Philip DiPierro
Date: 9/25/2009 2:58 PM
Subject: 56 Quiet Lane - New Single family Home

Phil -

I have completed my review for this new sigle family. I have two things that I need.
- the front end of the lot is not shown, so I can't check the street frontage
- The building plans have a three season porch that is not on the siteplan.

Let me know when you have completed your review.

Thanks.
Ann

10/7/09 Phil finished his review. He is all set. doesn't need anything

CITY OF PORTLAND, MAINE
DEVELOPMENT REVIEW APPLICATION
PLANNING DEPARTMENT PROCESSING FORM
Zoning Copy

2009-0071
Application I. D. Number
9/22/2009
Application Date
Single Family Home
Project Name/Description

Legere Jerry W &
Applicant
56 Pineloch Dr , Portland , ME 04103
Applicant's Mailing Address
Jamie Header
Consultant/Agent
Agent Ph: (207)415-7011 Agent Fax:
Applicant or Agent Daytime Telephone, Fax

Marge Schmuckal

56 - 56 Quiet Ln , Portland, Maine
Address of Proposed Site
388A A055001
Assessor's Reference: Chart-Block-Lot

Proposed Development (check all that apply): ☒ New Building ☐ Building Addition ☐ Change Of Use ☒ Residential ☐ Office ☐ Retail
☐ Manufacturing ☐ Warehouse/Distribution ☐ Parking Lot ☐ Apt 0 ☐ Condo 0 ☐ Other (specify) _____

1.35 acres 0
Proposed Building square Feet or # of Units Acreage of Site Proposed Total Disturbed Area of the Site Zoning

Check Review Required:
☐ Site Plan (major/minor) ☐ Zoning Conditional - PB ☐ Subdivision # of lots _____
☐ Amendment to Plan - Board Review ☐ Zoning Conditional - ZBA ☐ Shoreland ☐ Historic Preservation ☐ DEP Local Certification
☐ Amendment to Plan - Staff Review ☐ Zoning Variance ☐ Flood Hazard ☐ Site Location
☐ After the Fact - Major ☐ Stormwater ☐ Traffic Movement ☐ Housing Replacement
☐ After the Fact - Minor ☐ PAD Review ☐ 14-403 Streets Review ☐ Design Review
☐ Other _____

Fees Paid: Site Plan \$50.00 Subdivision Engineer Review \$250.00 Date 9/23/2009

Zoning Approval Status: Reviewer _____
☐ Approved ☐ Approved w/Conditions See Attached ☐ Denied
Approval Date _____ Approval Expiration _____ Extension to _____ ☐ Additional Sheets Attached
☐ Condition Compliance signature date

Performance Guarantee ☐ Required* ☐ Not Required
* No building permit may be issued until a performance guarantee has been submitted as indicated below
☐ Performance Guarantee Accepted date amount expiration date
☐ Inspection Fee Paid date amount
☐ Building Permit Issue date
☐ Performance Guarantee Reduced date remaining balance signature
☐ Temporary Certificate of Occupancy date ☐ Conditions (See Attached) expiration date
☐ Final Inspection date signature
☐ Certificate Of Occupancy date
☐ Performance Guarantee Released date signature
☐ Defect Guarantee Submitted submitted date amount expiration date
☐ Defect Guarantee Released date signature

Applicant: Jerry & Christine Legere

Date: 9/25/09

Address: 56 Quiet Lane

C-B-L: 388A-A-55

perm. # - 09 - 1049

CHECK-LIST AGAINST ZONING ORDINANCE

* revised plat plan 10/23/09

Date - new

Zone Location - R-2

Interior or corner lot -

Proposed Use/Work - build new single family home - 2 story w/ 2 car garage.

Sewage Disposal - City

Lot Street Frontage - 50' min. ^{OK} - 50.23 shown on subdivision plat for lot # 4.

Front Yard - 25' min. ^{OK} - 23.9' ^{OK} *

Rear Yard - 25' min. - 150' ^{OK} scaled ^{OK} - 164' ^{OK} *

Side Yard - 2 stories - 14' min. - 20' on right ^{OK} scaled ^{OK} - 27' on left ^{OK} *
- 29' on left ^{OK} scaled ^{OK} - 16.5' on left ^{OK} * X OK

Projections -

Width of Lot - 80' min. ^{115'} - 105' scaled.

Height - 35' max - 26' scaled.

Lot Area - 10,000 \pm min. - 59,046 \pm from subdivision plat

Lot Coverage/Impervious Surface - 20% ^{OK} of 59,046 = 11,809.2

Area per Family - 10,000 \pm ^{OK}

Off-street Parking - 2 spaces required - 2 car garage ^{OK}

Loading Bays - N/A

Site Plan - minor/minor 2009 - 0071

Shoreland Zoning/Stream Protection - N/A

Flood Plains - panel 2 - zone X

$$\begin{array}{rcl} 43 \times 38 & = & 1634 \\ 2 \times 16 & = & 32 \\ 2 \times 5.5 & = & 11 \\ 8 \times 32 & = & 256 \\ 24 \times 32 & = & 768 \\ 18 \times 20 & = & 360 \\ & & \text{---} 2701 \\ & & \text{3061} \\ & & \text{OK} \end{array}$$

56 Quiet Lane #09-1049

388A A055001

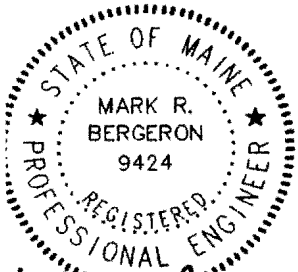
ONE AND TWO FAMILY	PLAN REVIEW	CHECKLIST
Soil type/Presumptive Load Value (Table R401.4.1)		
Component	Submitted Plan	Findings Revisions Date
STRUCTURAL		
Footing Dimensions/Depth (Table R403.1 & R403.1(1), (Section R403.1 & R403.1.4.1)	Concrete Wall - 10x20 Footings - Frost wall around garage	OK
Foundation Drainage, Fabric, Damp proofing (Section R405 & R406)	perimeter drains - fabric - Stone - damp proofing	OK
Ventilation/Access (Section R408.1 & R408.3) Crawls Space ONLY	NA	NA
Anchor Bolts/Straps, spacing (Section R403.1.6)	1/2 x 12 6" OC	OK
Lally Column Type (Section R407)	4" concrete filled lallys on 10x3 ft sq frms	OK
Girder & Header Spans (Table R 502.5(2))	3(7x12') Headers	
Built-Up Wood Center Girder Dimension/Type	3(13/4 x 11 7/8 LVLSS) 3(2x12's)	OK
Sill/Band Joist Type & Dimensions	2x10	
First Floor Joist Species Dimensions and Spacing (Table R502.3.1(1) & Table R502.3.1(2))	2x12 16" OC	OK
Second Floor Joist Species Dimensions and Spacing (Table R502.3.1(1) & Table R502.3.1(2))	2x12 16" OC	OK
Attic or additional Floor Joist Species Dimensions and Spacing (Table R802.4(1) and R802.4(2))	2x12 16" OC w/ 2x6 collar ties 2x10 hyp	OK

Pitch, Span, Spacing & Dimension (Table R802.5.1(1) - R 802.5.1(8)) Roof Rafter; Framing & Connections (Section R802.3 & R802.3.1)	10:12 pitch 2x10 & 2x12 Rafters per IRC 203	OK
Sheathing; Floor, Wall and roof (Table R503.2.1.1(1))	1/2 OSB - 7/16 Advantec walls 5/8 Advantec - roof 3/4 Advantec floors OK	OK
Fastener Schedule (Table R602.3(1) & (2))	per IRC 203	OK
Private Garage (Section R309) Living Space ? (Above or beside) Fire separation (Section R309.2) Opening Protection (Section R309.1)	(unfinished) 1 hr walls / ceiling Rated Doors	OK
Emergency Escape and Rescue Openings (Section R310)	3046 Egress Windows	OK
Roof Covering (Chapter 9)		
Safety Glazing (Section R308)	per IRC OK (see notes)	OK
Attic Access (Section R807)	22x30 mm	OK
Chimney Clearances/Fire Blocking (Chap. 10)	2" min clearance	OK
Header Schedule (Section 502.5(1) & (2))	3 (2x12's)	OK
Energy Efficiency (N1101.2.1) R-Factors of Walls, Floors, Ceilings, Building Envelope, U-Factor Fenestration	Ceilings R-49 walls - R21 Floors R-24 Basement walls R-11	OK

Type of Heating System		
Means of Egress (Sec R311 & R312) Basement		
Number of Stairways	3	
Interior	3	
Exterior	0	
Treads and Risers (Section R311.5.3)	7/34 max Rise 10" min net tread w/ nosings	
Width (Section R311.5.1)	36" min	OK
Headroom (Section R311.5.2)	6'10" min	
Guardrails and Handrails (Section R312 & R311.5.6 - R311.5.6.3)	36" min	
Smoke Detectors (Section R313) Location and type/Interconnected	each bedroom + all common areas - Hardwired - interconnected w/ battery back-up	OK
Draftstopping (Section R502.12) and Fireblocking (Section R602.8)	Fire cancelled	OK
Dwelling Unit Separation (Section R317) and IBC - 2003 (Section 1207)	NA	
Deck Construction (Section R502.2.1)	3 season porch	OK


OF SURFACE WATER.

27. HIGH GROUNDWATER TABLES ARE A CONSIDERATION FOR MAINE SOILS. HOUSES WITH BASEMENTS ARE RECOMMENDED TO HAVE PROPER FOUNDATION DRAINAGE TO ACCOMMODATE THESE CONDITIONS.
28. THIS APPROVAL IS DEPENDENT UPON, AND LIMITED TO, THE PROPOSALS AND PLANS CONTAINED IN THE APPLICATION AND SUPPORTING DOCUMENTS SUBMITTED AND AFFIRMED BY THE APPLICANT AND ANY VARIATION FROM THE PLANS, PROPOSALS AND SUPPORTING DOCUMENTS IS SUBJECT TO REVIEW AND APPROVAL BY THE PLANNING BOARD, EXCEPT FOR DEMINIMUS CHANGES WHICH THE DIRECTOR OF PLANNING AND ZONING MAY APPROVE.
29. THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES.
30. THERE SHALL BE MINIMAL DISTURBANCE TO THE AREA WITHIN THE 25 FEET BUFFER AREA AS SHOWN. THE DEVELOPER SHALL PRESERVE (OR REPLANT TO THE SPECIFICATIONS OF THE CITY ARBORIST) NO LESS THAN 50% OF THE EXISTING TREE GROWTH AND OTHER VEGETATION. NO STRUCTURES ARE PERMITTED IN THIS BUFFER.
31. NO STANDING TREES, TIMBER OR UNDERGROWTH SHALL BE REMOVED IN THE NO-CUT BUFFERS AS SHOWN ON THE PLANS, EXCEPT IN THE EVENT ANY SUCH TREE OR TIMBER PRESENTS A DANGEROUS OR UNSAFE CONDITION.



Mark R. Bergeron
4/14/00

6	4/13/00	REVISED LOT 1 ENVELOPE, NOTES
5	1/05/00	REV'D MINOR DISTANCES PER SURVEYOR'S REVIEW
4	12/08/99	REV'D SWALES, SEWER LAYOUT PER PLANNING STAFF
3	11/19/99	REV'D PER PLANNING STAFF REVIEW
2	11/08/99	REV'D PER PLANNING STAFF REVIEW
1	10/26/99	REV'D PER PLANNING STAFF REVIEW
REV.	DATE	DESCRIPTION

 PINKHAM & GREER CONSULTING ENGINEERS, INC. FALMOUTH, MAINE	NAN C. SAWYER 40 BELMONT STREET, PORTLAND ME
	HIDDEN ACRES SUMMIT STREET, PORTLAND ME
SUBDIVISION PLAN	

SCALE: 1"=60'	DRN BY: MRB
DATE: 10/13/99	DESG BY: MRB
PROJECT: 99152	CHK BY: TSG

12/14/00
C1



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION 56 QUIET LN

CBL 388A A055001

Issued to Legere Jerry W & /Jamie Header

Date of Issue 06/08/2010

This is to certify that the building, premises, or part thereof, at the above location, built — altered — changed as to use under Building Permit No. 09-1049, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES

Entire

APPROVED OCCUPANCY

Use Group R3
Type 5B
IRC 2003

Limiting Conditions:

This certificate supersedes
certificate issued

Approved:

6/8/10

(Date)

Inspector

Inspector of Buildings

Notice: This certificate identifies lawful use of building or premises, and ought to be transferred from owner to owner when property changes hands. Copy will be furnished to owner or lessee for one dollar.



CITY OF PORTLAND, MAINE

Department of Building Inspections

Original Receipt

9.22. 2009

Received from

David Kucur

Location of Work

56 Quier

Cost of Construction

\$ 20,000

Building Fee:

2,520

Permit Fee

\$

Site Fee:

300

Certificate of Occupancy Fee:

75

Total:

2,895

Building (IL)

Plumbing (I5)

Electrical (I2)

Site Plan (U2)

Other

SFH

CBL:

388AH 055

Check #:

Total Collected \$

2,895

No work is to be started until permit issued.
Please keep original receipt for your records.

Taken by:

S. J. [Signature]

WHITE - Applicant's Copy

YELLOW - Office Copy

PINK - Permit Copy

STATE OF MAINE
CHIMNEY OR FIREPLACE CONSTRUCTION/INSTALLATION DISCLOSURE

Dear Consumer: State law, specifically 32 M.R.S.A. § 2313-A, requires that chimney or fireplace installers, as of January 1, 1992, provide you with this "Disclosure" prior to the installation or construction of your chimney or fireplace. The purpose of this Disclosure is to inform you that the National Fire Protection Standard #211 (NFPA #211) is the current standard which applies to all new construction of chimneys and fireplaces. Please note that the State of Maine does not require registration or licensure of chimney or fireplace installers. It is important to realize that many fires are caused each year from improperly constructed fireplaces and chimneys. This disclosure form should help you in making an informed decision as to the abilities of the installer and under what requirements the installation must comply.

INSTALLER INFORMATION

Name of Installer:		D/B/A:	
Name of Installer (if incorporated): JAMES JACKSON		D/B/A: PINETROE MASONRY, INC.	
Legal Address: 121 LONGWOODS RD.			
City: CUMBERLAND CTR.	State: ME	Zip Code: 04021	
County: CUMBERLAND	Home Telephone: () -		
	Work Telephone: (207) 829-5322		
Years of experience doing fireplace or chimney installations: 27 YEARS			

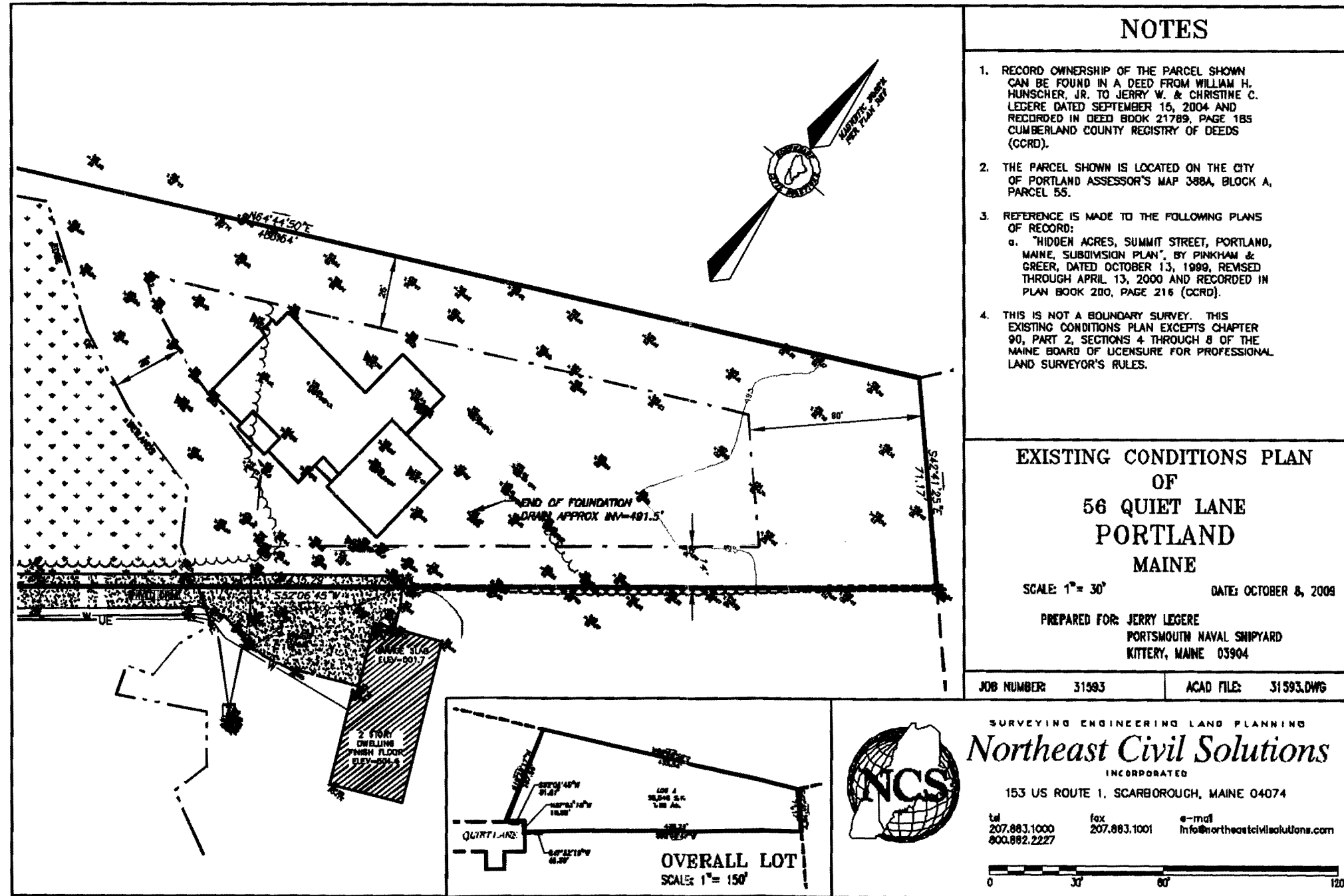
CONSUMER INFORMATION

Name of Consumer: Chris + Jerry Lege		
Mailing Address: 56 Quiet Lane		
City: Portland	State: MAINE	Zip Code: 04103
County: Cumberland	Home Telephone: () -	
	Work Telephone: () -	

Installer, please give a brief description of installation being offered: **EXTERIOR, SINGLE**
FUEL, BRICK VENTOR FIREPLACE.

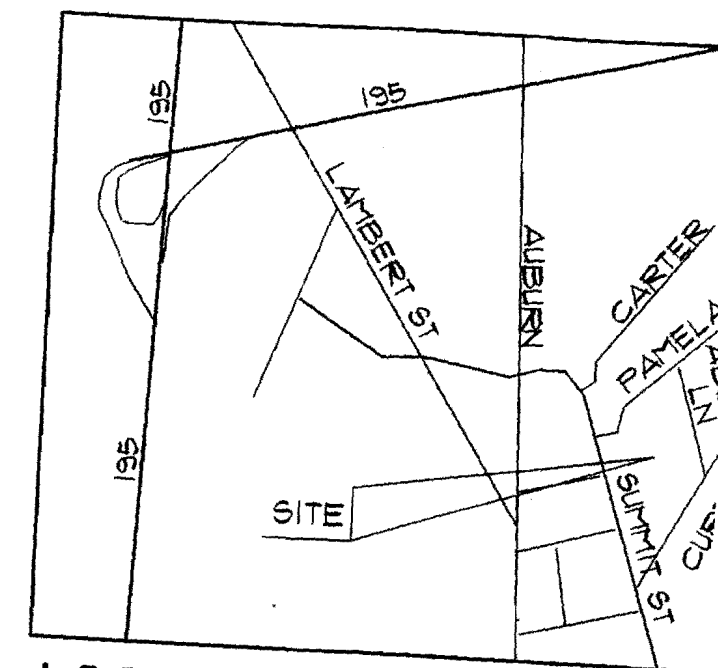
I hereby attest that the preceding information provided is true to the best of my knowledge. I also understand that if I fail to conform with the standards as outlined in NFPA #211 that I shall be subject to penalties as outlined in Title 32, M.R.S.A., Chapter 33 and the Oil and Solid Fuel Board Rules.

Signature of Installer:  Date: **3/31/10**

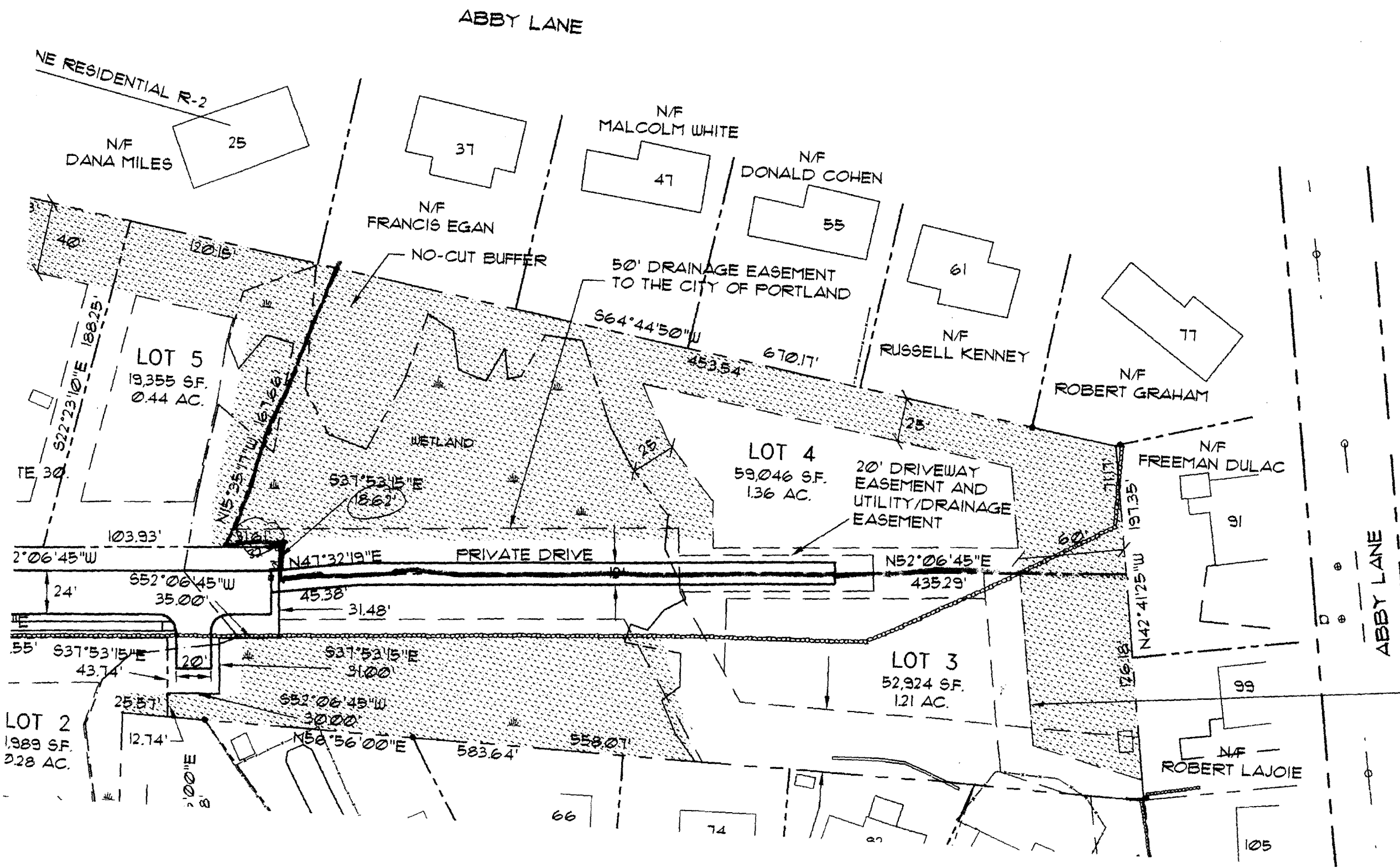


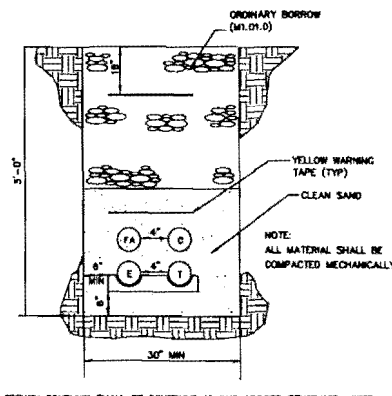
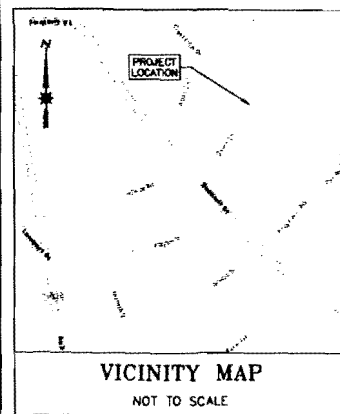
32419251'

11
31.61
18.62
50.23

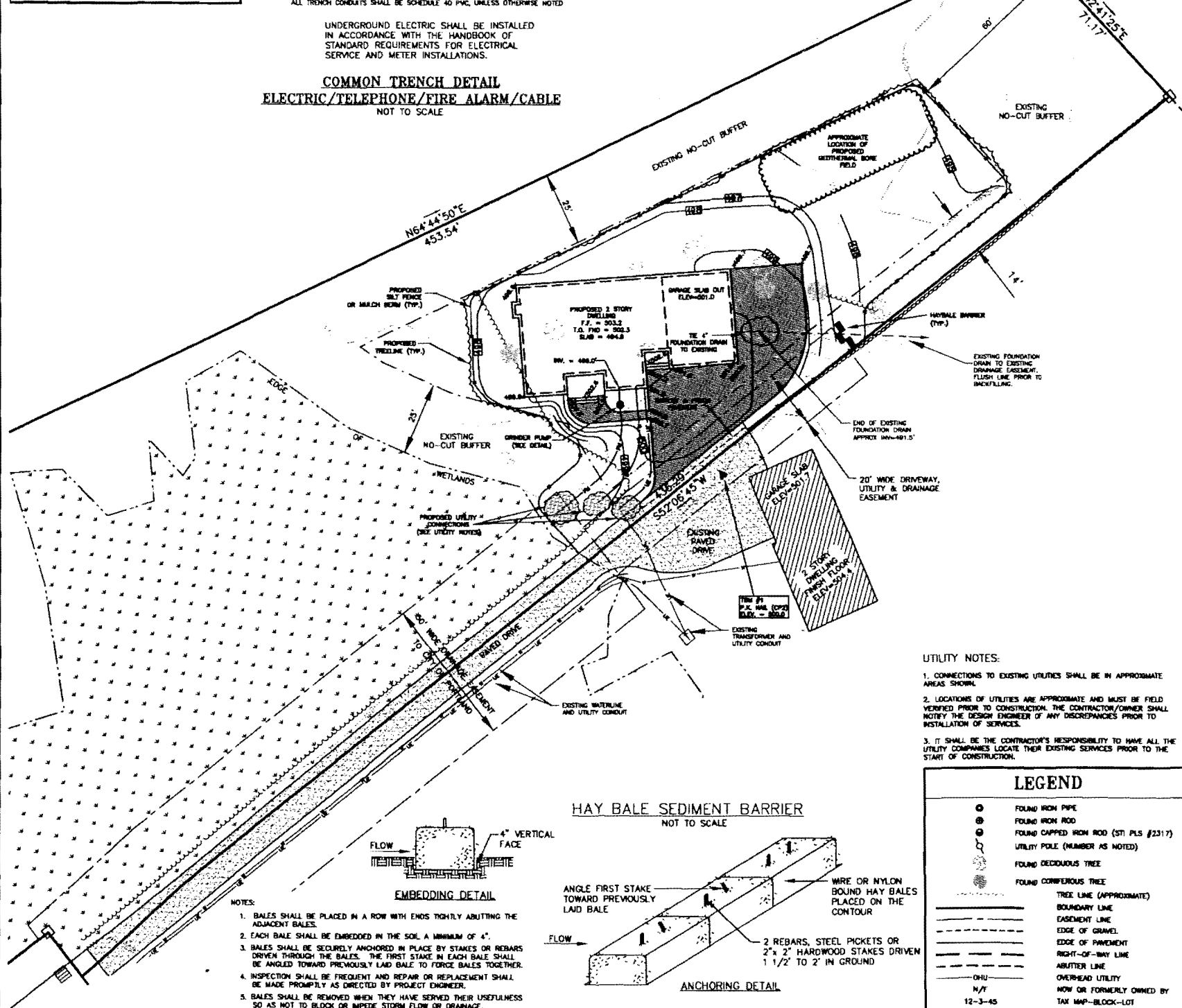


LOCATION MAP





COMMON TRENCH DETAIL
ELECTRIC/TELEPHONE/FIRE ALARM/CABLE
NOT TO SCALE



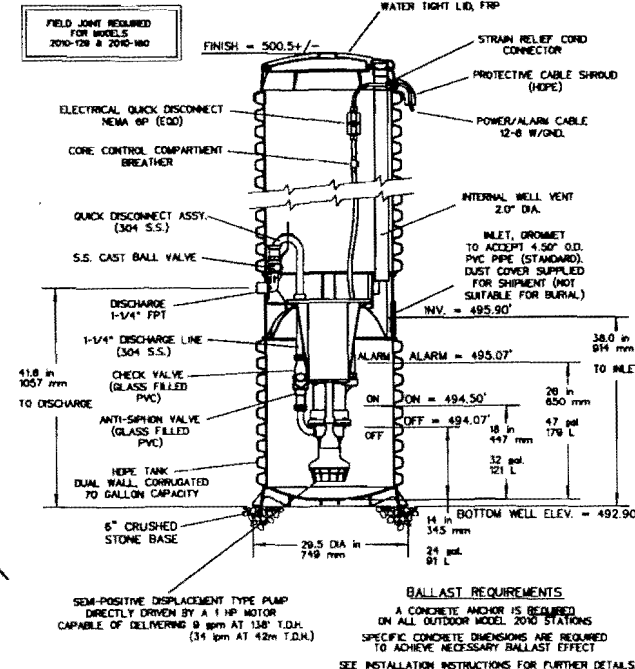
- UTILITY NOTES:
1. CONNECTIONS TO EXISTING UTILITIES SHALL BE IN APPROXIMATE AREAS SHOWN.
 2. LOCATIONS OF UTILITIES ARE APPROXIMATE AND MUST BE FIELD VERIFIED PRIOR TO CONSTRUCTION. THE CONTRACTOR/OWNER SHALL NOTIFY THE DESIGN ENGINEER OF ANY DISCREPANCIES PRIOR TO INSTALLATION OF SERVICES.
 3. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO HAVE ALL THE UTILITY COMPANIES LOCATE THEIR EXISTING SERVICES PRIOR TO THE START OF CONSTRUCTION.

LEGEND

- FOUND IRON PIPE
- FOUND IRON ROD
- FOUND CAPPED IRON ROD (ST. PLS. #2317)
- UTILITY POLE (NUMBER AS NOTED)
- FOUND DECIDUOUS TREE
- FOUND CONIFEROUS TREE
- TREE LINE (APPROXIMATE)
- BOUNDARY LINE
- EASEMENT LINE
- EDGE OF GRAVEL
- EDGE OF PAVEMENT
- RIGHT-OF-WAY LINE
- ABUTMENT LINE
- OVERHEAD UTILITY
- NOW OR FORMERLY OWNED BY TAX MAP-BLOCK-LOT

NOTES

1. REFERENCE IS MADE TO THE FOLLOWING PLAN OF RECORD:
a. "THORN ACRES, SUMMIT STREET, PORTLAND, MAINE, SUBDIVISION PLAN", BY PINGHAM & GREER, DATED OCTOBER 13, 1989, REVISED THROUGH APRIL 13, 2000 AND RECORDED IN PLAN BOOK 200, PAGE 210 (C.C.R.D.).
2. RECORD OWNERSHIP OF THE PARCEL SHOWN CAN BE FOUND IN A DEED FROM WILLIAM H. HUNSCHE, JR. TO JERRY W. & CHRISTINE C. LEONE, DATED SEPTEMBER 15, 2004 AND RECORDED IN DEED BOOK 21789, PAGE 185 CLAMBERLAND COUNTY REGISTRY OF DEEDS (C.C.R.D.).
3. THE PARCEL SURVEYED IS IDENTIFIED ON THE CITY OF PORTLAND ASSESSOR'S MAP 308A, BLOCK A, PARCEL 55.
4. THE PARCEL IS LOCATED IN THE R-2 ZONE. PORTIONS OF BULK AND SPACE REQUIREMENTS ARE AS FOLLOWS:
MINIMUM LOT SIZE = 10,000 S.F.
MINIMUM STREET FRONTAGE = 50'
SETBACKS:
FRONT = 25'
REAR = 25'
SIDES:
1 & 1-1/2 STORY = 12'
2 STORY = 14'
2-1/2 STORY = 16'
5. ELEVATIONS AND CONTOURS ARE BASED ON CITY OF PORTLAND DATUM. SEE PLAN FOR TBM DESCRIPTION.



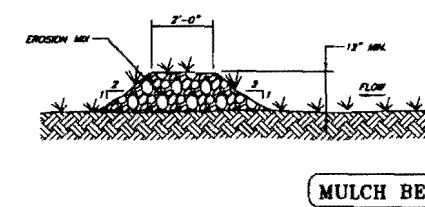
SEWAGE GRINDER PUMP
NOT TO SCALE

EROSION CONTROL MIX BERM
EROSION CONTROL MIX CAN BE MANUFACTURED ON OR OFF THE PROJECT SITE. IT MUST COMBINE PRIMARILY OF ORGANIC MATERIAL, REGENERATED AT THE POINT OF GENERATION, AND MAY INCLUDE: SHREDDER HAIR, STUMP CHIPPING, COMPOSTED BARK, OR ACCEPTABLE MANUFACTURED PRODUCTS. WOOD AND BARK CHIPS, GROUND CONSTRUCTION DEBRIS OR REPROCESSSED WOOD PRODUCTS WILL NOT BE ACCEPTABLE AS THE ORGANIC COMPONENT OF THE MIX.

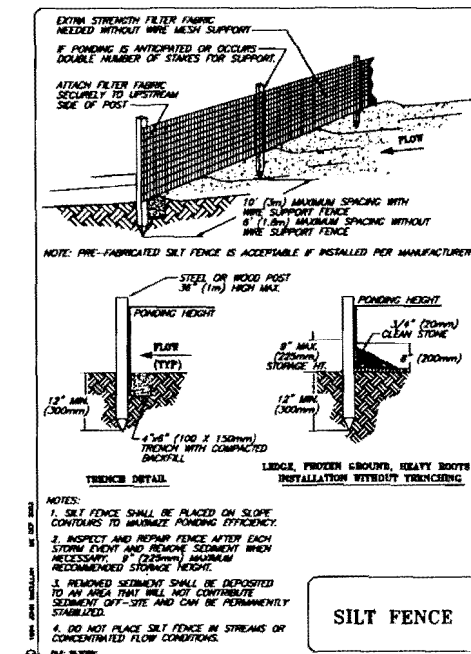
COMPOSITION
EROSION CONTROL MIX SHALL CONTAIN A WELL-GRADED MIXTURE OF PARTICLE SIZES AND MAY CONTAIN ROCKS LESS THAN 4" IN DIAMETER. EROSION CONTROL MIX MUST BE FREE OF WEEDS, PHYSICAL CONTAMINANTS, AND MATERIAL TOXIC TO PLANT GROWTH. THE MIX COMPOSITION SHALL MEET THE FOLLOWING STANDARDS:

- THE ORGANIC MATTER CONTENT SHALL BE BETWEEN 80 AND 100% DRY WEIGHT BASIS.
- PARTICLE SIZE BY WEIGHT SHALL BE 10% PASSING A #100 SCREEN AND A MAXIMUM OF 70% MAXIMUM OF 1/8", PASSING A #20 SCREEN.
- THE ORGANIC PORTION NEEDS TO BE FIBROUS AND ELONGATED.
- LARGE PORTIONS OF SILT, CLAYS OR FINE SANDS ARE NOT ACCEPTABLE IN THE MIX.
- SOLUBLE SALT CONTENT SHALL BE < 1.0% BY WEIGHT.
- THE PH SHOULD FALL BETWEEN 5.0 AND 8.0.

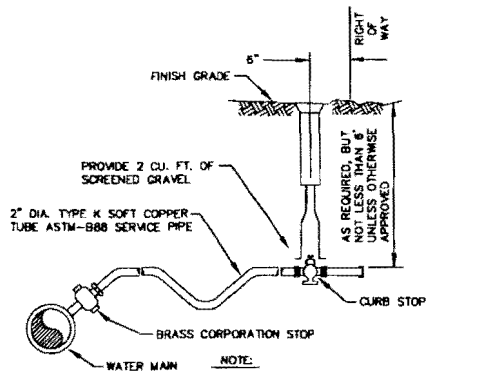
INSTALLATION
• THE BARRIER MUST BE PLACED ALONG A RELATIVELY LEVEL CONTOUR. IT MAY BE NECESSARY TO CUT TALL GRASSES OR WOODY VEGETATION TO AVOID CREATING VOIDS AND BRIDGES THAT WOULD ENABLE FLOODS TO PASS UNDER THE BARRIER THROUGH THE GRASS BLADES OR PLANT STEMS.- ON SLOPES LESS THAN 4:1 UP TO 30 FEET LONG, THE BARRIER MUST BE A MINIMUM OF 12" HIGH, AS MEASURED ON THE UPHILL SIDE OF THE BARRIER, AND A MINIMUM OF TWO FEET WIDE ON LOWER OR STEEPER SLOPES. THE BARRIER SHOULD BE WIDER TO ACCOMMODATE THE ADDITIONAL RUNOFF.
- FROZEN GROUND, OUTCROPS OF BEDROCK AND VERY WOODED FORESTED AREAS ARE LOCATIONS WHERE BERM OF EROSION CONTROL MIX ARE MOST PRACTICAL AND EFFECTIVE.
- OTHER BARRIERS SHOULD BE USED AT LOW POINTS OF CONCENTRATED RUNOFF, BELOW CULVERTS, OUTLET APPROACH, AROUND CATCH BASINS AND CLOSED STORM SYSTEMS, AND AT THE BOTTOM OF STEEP FROTHING BLENDS THAT ARE MORE THAN 30 FEET FROM TOP TO BOTTOM (E.G., A LARGE UP GRADIENT CONTRIBUTING WATERSHED).



MULCH BERM



SILT FENCE



TYPICAL WATER SERVICE CONNECTION
NOT TO SCALE

Revised	By	Date	Change
1	SLA	8/15/09	REMOVE 18' X 24' PORCH

PROJECT NUMBER: 31583 ACAD FILE: 31583-RESIDING SCALE: 1" = 20' DATE: AUGUST 26, 2009

Grading Name: GRADING AND UTILITY PLAN

Project Name and Location: SINGLE FAMILY RESIDENTIAL LOT 56 QUAY LANE, PORTLAND, MAINE

Prepared For: JERRY LEGERE PORTSMOUTH NAVAL SHIPYARD, KITTERY, MAINE 03904

SURVEYING ENGINEERING LAND PLANNING
Northeast Civil Solutions
INCORPORATED
133 US ROUTE 1, SCARBOROUGH, MAINE 04074
Tel: 207.863.1000 Fax: 207.863.1001 E-mail: info@northeastcivilsolutions.com
207.863.2227

INSTALLATION STANDARDS

The 1996 Edition of NFPA #211 contains provisions for chimney, fireplaces, venting systems, and solid fuel burning appliances including their installations. The standards applies to residential as well as commercial and industrial installations.

PLEASE CHECK THE TYPE OF CONSTRUCTION TO BE BUILT:

☐ **Factory-Built Chimney and Chimney Units.**

Factory-built chimney and chimney units shall be listed and installed in accordance with the temperature conditions of the listing, the manufacturer's instructions and all applicable sections of NFPA #211.

☐ **Factory-Built Fireplaces.**

Factory-built fireplaces shall be listed and shall be installed in accordance with the terms of the listing. Hearth extensions shall be provided in accordance with the manufacturer's instructions or shall be of masonry on non combustible construction in accordance with applicable sections of NFPA #211.

☐ **Unlisted Metal Chimney (smokestacks) for Non Residential Applications.**

Single wall metal chimneys or unlisted metal chimneys shall not be used inside or outside of one and two family dwellings. Metal chimneys shall be constructed and installed in accordance with the appropriate sections of NFPA #211

☐ **Masonry Chimney.**

Masonry chimneys shall be constructed by appropriate sections of NFPA #211 for proper design, support, re-enforced, and installation..

☐ **Masonry Fireplace.**

Masonry fireplaces shall comply with all requirements of NFPA #211 and all other pertinent sections.

CONSUMER CHECKLIST

1. Has the installer provided you with a written contract? 10 M.R.S.A., Chapter 219-A requires written contracts for any home remodeling or construction with an estimated cost in excess of \$3,000.
2. Have you asked the local fire department or code enforcement officials to inspect the installation during and after construction?
3. Is the installer familiar with current NFPA #211 standards and does he have a copy of same?
4. Have you asked for references to be provided by the installer?