

PERMIT ISSUED

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

Permit No: 03-1329	Issue Date: OCT 28 2003	CBL: 403 D018001
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Location of Construction: 43 Jersey Ave	Owner Name: Diane + Valerie Vassar Herbert &	Owner Address: 8 Wellington Dr CITY OF PORTLAND	Phone: 797-4190
Business Name:	Contractor Name: All Season Home Improvement	Contractor Address: RFD #1 Box 1019 Augusta	Phone: 8004643039
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	Zone: R3

Past Use: Single Family	Proposed Use: Single Family w/addition	Permit Fee: \$525.00	Cost of Work: \$55,600.00	CEO District: 2
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: SB BOCA 1999 Signature: JMB 10/28/03	

Proposed Project Description:
Build 11x34 attached 1-1/2 story addition for pantry, computer room and storage

Signature: _____ Date: _____

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)
Action: Approved Approved w/Conditions Denied
Signature: _____ Date: _____

Permit Taken By: jmb	Date Applied For: 10/28/2003	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: 10/28/03 JMB	Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input checked="" type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied Date: _____	Historic Preservation <input 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: _____
	<p align="center"><i>Approved w/conditions Sec. 14-425 Front porch 50' max 5' projection</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 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

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Permit No: 03-1329	Date Applied For: 10/28/2003	CBL: 403 D018001
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Location of Construction: 43 Jersey Ave	Owner Name: Vassar Herbert &	Owner Address: 8 Wellington Dr	Phone: () 797-4190
Business Name:	Contractor Name: All Season Home Improvement	Contractor Address: RFD #1 Box 1019 Augusta	Phone: (800) 464-3039
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	

Proposed Use: Single Family w/addition	Proposed Project Description: Build 11x34 attached 1-1/2 story addition for pantry, computer room and storage
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Jeanine Bourke **Approval Date:** 10/28/2003

Note: **Ok to Issue:**

- 1) Separate permits shall be required for future decks, sheds, pools, and/or garages.
- 2) Sec. 14-425 allows an unenclosed front porch to project a max. Of 5' into the required setback and be a max. Of 50 SF, including the stairs
- 3) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Jeanine Bourke **Approval Date:** 10/28/2003

Note: **Ok to Issue:**

- 1) One interconnected hardwired battery back up smoke detector is required on each level
- 2) A minimum of 2 openings for cross ventilation of the crawl space are required. *covered vents*
- 3) Separate permits are required for any electrical or plumbing work.
- 4) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

PERMIT ISSUED

PERMIT

Permit Number: 031329

OCT 28 2003

CITY OF PORTLAND

403 D018001

Please Read Application And Notes, If Any, Attached

This is to certify that Vassar Herbert &/All Season Home Improvements has permission to Build 11x34 attached 1-1/2 story addition for pants computer room and storage AT 43 Jersey Ave

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 work on permit must be completed before this building or part thereof is occupied or closed-in. **NO 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

James Bouke 10/28/03
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or ~~874-8699~~ 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.

JB ~~Pre-construction Meeting~~ Must be scheduled with your inspection team upon receipt of this permit. Jay Reynolds, Development Review Coordinator at 874-8632 must also be contacted at this time, before any site work begins on any project other than single family additions or alterations.

subacks Footing/Building Location Inspection: Prior to pouring concrete

NA Re-Bar Schedule Inspection: Prior to pouring concrete

NA Foundation Inspection: Prior to placing ANY backfill

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.

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

x Dianne L. Vassar
Signature of applicant/designee

Date 10/28/23

James Burt
Signature of Inspections Official

Date

CBL: 403-D-18 Building Permit #: 03-1329



Residential 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>43 Jersey Avenue</u>		
Total Square Footage of Proposed Structure 7,000 " 374'		Square Footage of Lot 6,000 SF
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>403 D 18</u>	Owner: <u>Valerie + Dianne Vassar</u>	Telephone: <u>(207) 797-4190</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>Valerie + Dianne Vassar</u> <u>43 Jersey Avenue</u> <u>Portland, ME</u> <u>(207) 797-4190</u>	Cost Of Work: \$ <u>55,600</u> Fee: \$ <u>525.00</u>
Current Specific use: <u>Porch</u>		
Proposed Specific use: <u>Pantry + computer room/storage</u>		
Project description: <u>1 1/2 story addition; first floor will be pantry, the upper 1/2 story will be a computer/storage room.</u>		
Contractor's name, address & telephone: <u>All Season Home Improvement Co. Tel: 1-800-464-3839</u> <u>RFD #1, Box 1019</u> <u>Church Hill Road</u> <u>Augusta, ME 04330</u>		
Who should we contact when the permit is ready: <u>-Dianne Vassar</u>		
Mailing address: <u>43 Jersey Avenue</u> <u>Portland, ME 04103</u>		work #: <u>207-791-1143</u> Phone: Home #: <u>207-797-4190</u>

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

At the discretion of the Planning and Development Department, additional information may be required prior to permit approval. For further information stop by the Building Inspections 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 of applicant: Dianne Vassar Date: 10/28/03

Permit Fee: \$30.00 for the first \$1000.00 Construction Cost, \$9.00 per additional \$1000.00 cost

This is not a Permit; you may not commence any work until the Permit is issued.

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.

w/ps
Zpm
Diane
R3

Current Owner Information

Card Number	1 of 1
Parcel ID	403 D018001
Location	43 JERSEY AVE
Land Use	SINGLE FAMILY
Owner Address	VASSAR HERBERT & JEANNETTE JTS 8 WELLINGTON DR HUDSON MA 01749
Book/Page	7728/230
Legal	403-D-18 JERSEY AVE 43-45 6000 SF

Valuation Information

Land	Building	Total
\$31,400	\$62,580	\$93,980

Property Information

Year Built	Style	Story Height	Sq. Ft.	Total Acres	
1970	Cape	1.5	1344	0.138	
Bedrooms	Full Baths	Half Baths	Total Rooms	Attic	Basement
4	1	1	6	None	Full

Outbuildings

Type	Quantity	Year Built	Size	Grade	Condition
SHED-FRAME	1	2002	8X12	C	A

Sales Information

Date	Type	Price	Book/Page
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Picture and Sketch

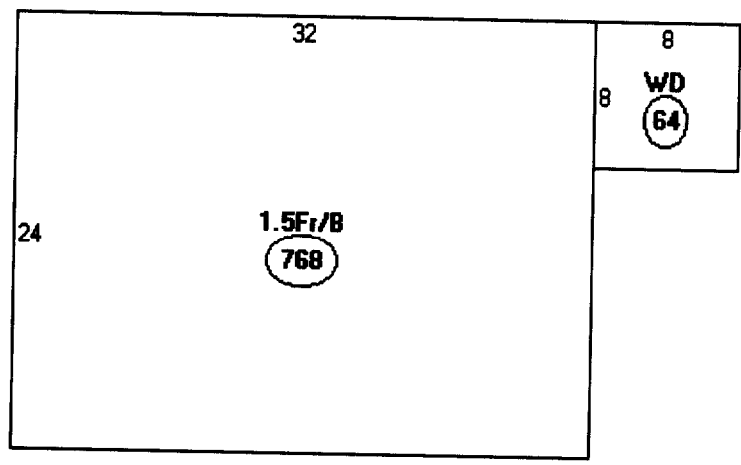
<u>Picture</u>	<u>Sketch</u>
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[Click here to view Tax Roll Information.](#)

Any information concerning tax payments should be directed to the Treasury office at 874-8490 or e-mailed.







Descriptor/Area

A: 1.5Fr/B
768 sqft
B: WD
~~64 sqft~~

768
374 New

~~1,142~~
1,96 shed

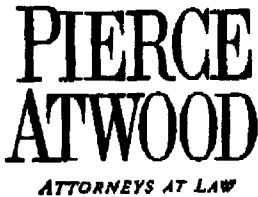
1,238
28 porch
12 stairs

1,274 SF

6,000 SF
x 25%

1,500 SF

OK



FAX COVER SHEET

DIANNE VASSAR

MARKETING ASSISTANT

DIRECT 207.791.1143

FAX 207.791.1350

E-MAIL DVassar@PierceAtwood.com

To: Ms. Jeanie Bourke, Plan Review, Code Enforcement Officer, Planning and Development Dept.

Entity: City of Portland

Fax Number: 207-874-8716

Voice Number:

Date and Time: October 29, 2003 8:40 AM

Total Pages: 3

Message:

Dear Ms. Bourke,

As per your request at our meeting yesterday attached please find the deed for our property at 43 Jersey Avenue, Portland.

**Best regards,
Dianne Vassar**

8 29 9 01

IMPORTANT MESSAGE: Any message on this fax cover sheet, and any accompanying materials, may contain confidential, secret or privileged information, the disclosure, copying, or further dissemination of which is strictly prohibited under applicable law. Therefore, if this fax cover sheet is not addressed to you or if this fax cover sheet is addressed to you, but the accompanying materials do not appear to be intended for you, please do not read, copy or disseminate either any message on the fax cover sheet or the accompanying materials. Instead, please call us collect at 207.791.1100, extension 279, and we will make arrangements for return of these materials at our expense. If you are having difficulties in receiving this, please call us at 207.791.1100, extension 279. Thank you.

Doc#: 98370 Bk:20200 Ps: 306

WARRANTY DEED

We, Herbert Vassar and Jeannette Vassar of
8 Wellington Drive, Hudson, Massachusetts
in consideration of \$50,000.00 and other valuable consideration
paid by Valerie Vassar and Dianne Vassar whose mailing address
is 43 Jersey Avenue, Portland, Maine the receipt whereof we do hereby
acknowledge, to hereby give, grant, bargain, sell and convey unto the said Valerie
Vassar and Dianne Vassar as tenants in common, their heirs and assigns forever,

A certain lot or parcel of land with the buildings thereon situated on Jersey Avenue, in
the City of Portland, County of Cumberland and State of Maine, bounded and described
as follows: Beginning on the southerly sideline of Jersey Avenue at a point five hundred
ten and ninety two hundredths (510.92) feet distant easterly along said southerly sideline
of Jersey Avenue from its intersection with the easterly sideline of Ray Street; thence
easterly along said southerly sideline of Jersey Avenue a distance of sixty (60) feet;
thence southerly on a line perpendicular to said southerly sideline of Jersey Avenue a
distance of one hundred (100) feet; thence westerly on a line parallel with and distant
southerly one hundred (100) feet from said southerly sideline of Jersey Avenue a distance
of sixty (60) feet; thence northerly on a line parallel with and distant westerly sixty (60)
feet from the second course herein described a distance of one hundred (100) feet to
Jersey Avenue at the point of beginning. Being lot numbered 14 on plan of "The Pines-
Section C-Revised" made for Robert T. Hayden, November 6, 1969.

This conveyance is made subject to drainage easements contained in a Deed from Robert
T. Hayden et al to Clyde C. Sanborn et al dated August 26, 1970 and recorded in said
Registry of Deeds in Book 3140, Page 632.

Being the same premises conveyed to the Grantors herein by Deed of David A. Houdlette
and Kerry M. Houdlette dated April 22, 1987 and recorded in the Cumberland County
Registry of Deeds in Book 7728, Page 230.

TO HAVE AND TO HOLD the aforegranted and bargained premises, with all the
privileges and appurtenances thereof, to the said Valerie Vassar and Dianne Vassar, their
heirs and assigns to them and their use and behoof forever.

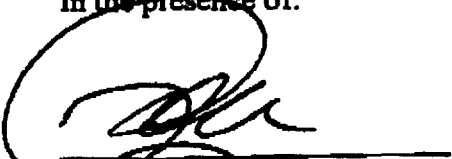
And we do covenant with the said Grantees, their heirs and assigns, that we are lawfully
seized in fee of the premises, that it is free of all encumbrances, that we have good right
to sell and convey the same to the said Grantees to hold as aforesaid; and that we and our
heirs shall and will **WARRANT** and **DEFEND** the same to the said Grantees, their heirs
and assigns forever, against the lawful claims and demand of all persons.

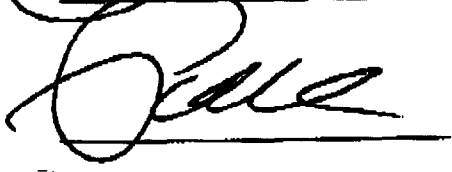
IN WITNESS WHEREOF, WE the said Herbert Vassar and Jeannette Vassar,
relinquishing and conveying all rights by descent and all other rights in the above
described premises, have hereunto set our hands and seals this 3rd day of June, 2003.

Doc#: 98370 Bk:20200 Ps: 307

SIGNED, SEALED, AND DELIVERED

In the presence of:







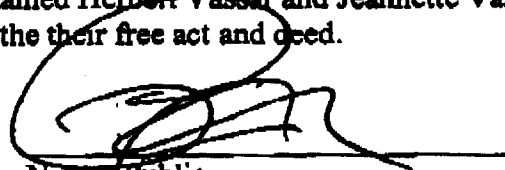
Herbert Vassar



Jeannette Vassar

STATE OF MAINE, COUNTY OF CUMBERLAND, ss June 3, 2003.

Personally appeared before me the above named Herbert Vassar and Jeannette Vassar and acknowledged the foregoing instrument to the their free act and deed.



Notary Public,
Attorney-at-law

PAUL V. STANNETTI
Printed or typed name of
person taking acknowledgement

MY COMMISSION EXPIRES
10-27-06

Received
Recorded Register of Deeds
Sep 16, 2003 10:29:45A
Cumberland County
John S. O'Brien