

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



# CITY OF PORTLAND

# BUILDING PERMIT

This is to certify that *King Construction*

Located At 4 STEPPING STONE LN

Job ID: 2011-08-2037-SF

CBL: 406-F-060-001

has permission to Build a new Single Family Residence with an attached 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**

*[Signature]* 11/15/2011  
**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)

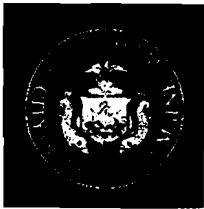
or email: [buildinginspections@portlandmaine.gov](mailto:buildinginspections@portlandmaine.gov)

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. Footings/Setbacks prior to pouring concrete
  2. Foundation prior to backfill
  3. Close In Elec/Plmb/Frame prior to insulate or gypsum
  4. Insulation prior to Close-In.
  5. Final Inspection/ Certificate of Occupancy

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

*Strengthening a Remarkable City, Building a Community for Life • [www.portlandmaine.gov](http://www.portlandmaine.gov)*

**Job ID: 2011-08-2037-SF**

**Located At: 4 STEPPING  
STONE LN**

**CBL: 406-F-060-001**

## **Conditions of Approval:**

### **Building**

1. Separate permits are required for any electrical: plumbing, sprinkler, fire alarm, HVAC systems, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.
2. Submit specifications for Engineered Beams and Trusses.
3. Header and Girder spans must comply with Table R502.5(1).
4. Window sills in locations more than 72 inches from finished grade shall be a minimum of 24 inches above the finished floor of the room, unless a window fall prevention devices is installed in accordance with section R612.3.
5. A code compliant emergency escape shall be provided in the bedroom. Window sills in locations more than 72 inches from finished grade shall be a minimum of 24 inches (no higher than 44 inches) above the finished floor of the room, or in compliance with Section R612.4.2 Operation for emergency escape.
6. **Note: Contractor agreed to submit code compliant deck framing details prior to construction.**
7. R311.5.1 Attachment. Exterior landings, decks, balconies, stairs and similar facilities shall be positively anchored to the primary structure to resist both vertical and lateral forces or shall be designed to be self-supporting. Attachment shall not be accomplished by use of toenails or nails subject to withdrawal.
8. R502.6 Bearing. The ends of each joist, beam or girder shall have not less than 1.5 inches of bearing on wood or metal and not less than 3 inches on masonry or concrete except where supported on a 1-inch-by-4-inch ribbon strip and nailed to the adjacent stud or by the use of approved joist hangers.
9. A graspable handrail (34-38 inches in height) shall be provided on at least one side of each continuous run of treads or flight with four or more risers. Fall protection (36 inches) from exterior decks may be required if floor joist are at or above thirty (30) inches from grade.
10. Stairway headroom shall be not less than 6 feet 8 inches measured vertically from the sloped plane adjoining the tread nosing or from the floor surface of the landing or platform.

11. R302.6 Dwelling/garage fire separation. The garage shall be separated as required by Table R302.6. Openings in garage walls shall comply with Section R302.5. This provision does not apply to garage walls that are perpendicular to the adjacent dwelling unit wall.

**TABLE R302.6  
DWELLING/GARAGE SEPARATION**

| SEPARATION  | MATERIAL   |
|---|--|
| From the residence and attics   | Not less than 1/2-inch gypsum board or equivalent applied to the garage side   |
| From all habitable rooms above the garage   | Not less than 5/8-inch Type X gypsum board or equivalent   |
| Structure(s) supporting floor/ceiling assemblies used for separation required by this section | Not less than 1/2-inch gypsum board or equivalent  |
| Garages located less than 3 feet from a dwelling unit on the same lot                         | Not less than 1/2-inch gypsum board or equivalent applied to the interior side of exterior walls that are within this area |

For SI: 1 inch = 25.4 mm, 1 foot = 304.8 mm.

2009 INTERNATIONAL RESIDENTIAL CODE®

51

### Zoning

1. This permit is being approved on the basis of plans submitted including the site plan received 11/3/11. Any deviations shall require a separate approval before starting that work.
2. As discussed during the review process, the property must be clearly identified prior to pouring concrete and compliance with the required setbacks must be established. Due to the proximity of the setbacks of the proposed structure, it may be required to be located by a surveyor.
3. This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.

### Fire

1. All construction shall comply with City Code Chapter 10.
2. A sprinkler system shall be installed.
3. A separate no fee One- or Two-family Fire Sprinkler Permit is required.
4. All smoke detectors and smoke alarms shall be photoelectric.
5. Hardwired Carbon Monoxide alarms with battery back up are required on each floor.
6. **Sprinkler requirements**
7. The sprinkler system shall be installed in accordance with NFPA 13D. A compliance letter is required.
8. All control valves shall be supervised in accordance with NFPA 13D. Pad locks shall only be installed on valves designed to be secured in the open position by pad lock.
9. install an NFPA 13D automatic sprinkler system

## Planning Department Conditions of Approval

1. The Development Review Coordinator reserves the right to require additional lot grading or other drainage improvements as necessary due to field conditions.
2. The applicant shall have a licensed surveyor install, prior to the issuance of any Certificate of Occupancy, permanent monumentation/pins identifying property corners.
3. A street opening permit(s) is required for your site. Please contact Carol Merritt at 874-8300, ext. 8822. (Only excavators licensed by the City of Portland are eligible.)
4. All damage to sidewalk, curb, street, or public utilities shall be repaired to City of Portland standards prior to issuance of a certificate of occupancy.
5. 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.
6. 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.
7. All Site work (final grading, landscaping, loam and seed) must be completed prior to issuance of a certificate of occupancy. A performance guarantee will be required to cover the cost of site work not completed due to seasonal conditions ie., finish grading, loaming, seeding, mulching, installation of street trees, etc. The performance guarantee must be reviewed, approved, and accepted by the Planning Authority prior to the release of a Temporary Certificate of Occupancy.
8. Trees that are designated to be saved are to be protected during excavation and construction. Tree protection fencing is to be installed around the tree canopy drip line prior to the start of any excavation. Tree protection measures are to be inspected and maintained daily.
9. Erosion and Sedimentation control shall be established and inspected by the Development Review Coordinator prior to soil disturbance, and shall be done in accordance with Best Management Practices, Maine Department of Environmental Protection Technical and Design Standards and Guidelines. All Erosion and Sedimentation control measures must be inspected and maintained daily.
10. The limits of allowable clearing shall be clearly marked with flagging or temporary fencing. Absolutely no clearing is to take place within, or encroach into the "do not disturb/no cut" zone. All conditions listed in the approved subdivision plan, as they relate to this lot shall be followed.
11. A sewer permit is required for your project. Please contact Carol Merritt at 874-8300, ext . 8822. The Wastewater and Drainage section of Public Services must be notified five (5) working days prior to sewer connection to schedule an inspector for your site.

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

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

|   |  |  |   |
|---|--|--|---|
| Job No:<br>2011-08-2037-SF  | Date Applied:<br>8/18/2011   | CBL:<br>406 - - F - 060 - 001 - - - - -  |   |
| Location of Construction:<br>4 STEPPING STONE - Lot 10  | Owner Name:<br>King Construction   | Owner Address:<br>6198 Saco Ave.<br>Old Orchard Beach, ME 04064  | Phone:  |
| Business Name:  | Contractor Name:<br>Thomas Blackburn   | Contractor Address:<br>14 Hanover St., Portland, ME 04101  | Phone:<br>207-232-8134  |
| Lessee/Buyer's Name:  | Phone:   | Permit Type:<br><b>Building - New Single Family</b>  | Zone:<br><b>R-3</b>   |
| Past Use:<br>Vacant Land  | Proposed Use:<br>New Single family - construct a new, two story (28' x 34'), single family home with 12' x 22' one story attached garage | Cost of Work:<br>115000.00   | CEO District:   |
|   |  | Fire Dept:<br><input checked="" type="checkbox"/> Approved <i>w/ conditions</i><br><input type="checkbox"/> Denied<br><input type="checkbox"/> N/A | Inspection:<br>Use Group <i>RS</i><br>Type: <i>SD</i><br><i>MUBEC</i> |
|   |  | Signature: <i>Capt. Perrine 11/8/11</i>  | Signature: <i>[Signature]</i>   |
| Proposed Project Description:<br>New single family home - 28' x 34' w/12' x 22' attached garage |  | Pedestrian Activities District (P.A.D.)  |   |

|   |  |   |   |
|---|--|---|---|
| Permit Taken By:  | <b>Zoning Approval</b>   |   |   |
| <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> | <b>Special Zone or Reviews</b><br><input type="checkbox"/> Shoreland <i>V/A</i><br><input type="checkbox"/> Wetlands <i>V/A</i><br><input type="checkbox"/> Flood Zone <i>panel 7 - zone X</i><br><input type="checkbox"/> Subdivision<br><input checked="" type="checkbox"/> Site Plan<br><i>Level I Minor Residential!</i><br><input type="checkbox"/> Maj <input type="checkbox"/> Min <input type="checkbox"/> MM<br>Date:<br><i>OK w/ cond. has 11/3/11 [Signature]</i> | <b>Zoning Appeal</b><br><input type="checkbox"/> Variance<br><input type="checkbox"/> Miscellaneous<br><input type="checkbox"/> Conditional Use<br><input type="checkbox"/> Interpretation<br><input type="checkbox"/> Approved<br><input type="checkbox"/> Denied<br>Date: | <b>Historic Preservation</b><br><input checked="" type="checkbox"/> Not in Dist or Landmark<br><input type="checkbox"/> Does not Require Review<br><input type="checkbox"/> Requires Review<br><input type="checkbox"/> Approved<br><input type="checkbox"/> Approved w/Conditions<br><input type="checkbox"/> Denied<br>Date: <i>[Signature]</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 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 |

| ONE AND TWO FAMILY   | PLAN REVIEW   | CHECKLIST             |
|--|---|-----------------------|
| <b>Soil type/Presumptive Load Value (Table R401.4.1)</b>   |   |                       |
| <b>STRUCTURAL</b><br>Footing Dimensions/Depth<br>(Table R403.1 & R403.1(1),<br>(Section R403.1 & R403.1.4.1) | 2'-0" x 1'-0"<br>w/ 8" Thick Wall<br>4" slab # Rebar 36" o.c. | okay                  |
| Foundation Drainage, Fabric, Damp proofing<br>(Section R405 & R406)  | "Perimeter Drainage"  |                       |
| Ventilation/Access (Section R408.1 & R408.3)<br>Crawls Space ONLY  | N/A   |                       |
| Anchor Bolts/Straps, spacing (Section R403.1.6)  | 1/2 DIA<br>4" Bolts @ 12" on centers                          |                       |
| Lally Column Type (Section R407)   | 3 1/2" Lally 5'-10" Max<br>Vertical or U & X 18 Steel         | okay (2) Specs Needed |
| Girder & Header Spans (Table R 502.5(2))   |   |                       |
| Built-Up Wood Center Girder<br>Dimension/Type  |   | (1) Specs Needed      |
| Sill/Band Joist Type & Dimensions  | Per Engineered Specs  |                       |
| First Floor Joist Species<br>Dimensions and Spacing<br>(Table R502.3.1(1) & Table R502.3.1(2) )              | MJS 2S 9.5 @ 16" o.c  | okay (3) Specs Needed |
| Second Floor Joist Species<br>Dimensions and Spacing (Table R502.3.1(1) &<br>Table R502.3.1(2) )             | " same as 1st flr.  | (3)                   |
| Attic or additional Floor Joist Species<br>Dimensions and Spacing (Table R802.4(1) and<br>R802.4(2))         |   | (3)                   |



attached to Permit  
new single family # 201108-  
3037

# Water-Based Fire Suppression System Permit

If you or the property owner owes real estate or property taxes or user charges on any property within the city, payment arrangements must be made before permits of any kind are accepted.

Installation address: 4 STEPPING STONE LN CBL: 406 F060

Exact location: (within structure) SEE ATTACHED PLANS

Type of occupancy(s) (NFPA & ICC): \_\_\_\_\_

Building owner: KING CONSTRUCTION

Managing Supervisor (RMS): \_\_\_\_\_ License No: \_\_\_\_\_

Supervisor phone: \_\_\_\_\_ E-mail: \_\_\_\_\_

Installing contractor: MICHAEL LOCKE License No: \_\_\_\_\_

Contractor phone: 229-6335 E-mail: \_\_\_\_\_

The suppression work to be done will be: New:  Renovation:  Addition to existing system:

This is an amendment to an existing permit: Yes:  NO  Permit no: \_\_\_\_\_

NFPA Standard this system is designed to: \_\_\_\_\_ Edition: \_\_\_\_\_

\*Non-NFPA systems are not approved for use within the City of Portland.

Download a new copy of this document from [www.portlandmaine.gov/fire](http://www.portlandmaine.gov/fire) for every submittal. Attach all working documents and complete approved submittals as may be required by the State Fire Marshal's Office on electronic PDF's in addition to full sized plans.

Contractor shall verify location and type of all FDCs shall be approved in writing by the Fire Prevention Bureau.

**COST OF WORK:** \_\_\_\_\_  
**PERMIT FEE:** 0  
(\$10 PER \$1,000 + \$30 FOR THE FIRST \$1,000)

Submit all information to the Building Inspections Department, 389 Congress Street, Room 315, Portland, Maine 04101.

Prior to acceptance of any fire protection system, a complete commissioning and acceptance test must be coordinated with all fire system contractors and the Fire Department, and proper documentation of such test(s) provided.

All installation(s) must comply with NFPA and the Fire Department Technical Standard(s).

Applicant signature: TOR SUPEROWNER Date: 8/18/14





Tsvetelina Bryant <krebkpr1@gmail.com>

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## Fwd: Fire Sprinkler Permit, Log Book Number: [2111284]

2 messages

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krekw1@aol.com <krekw1@aol.com>  
To: krebkpr1@gmail.com

Wed, Aug 10, 2011 at 2:54 PM

Tom: for inclusion with the Portland application for Autumn Glen. King

-----Original Message-----

From: Sherri Locke <slocke2@maine.rr.com>  
To: King Weinstein <krekw1@aol.com>  
Sent: Wed, Aug 10, 2011 2:44 pm  
Subject: Fwd: Fire Sprinkler Permit, Log Book Number: [2111284]

FYI

Sent from my iPhone

Begin forwarded message:

**From:** [sfmo.permit@maine.gov](mailto:sfmo.permit@maine.gov)  
**Date:** August 8, 2011 11:39:55 AM EDT  
**To:** [slocke2@maine.rr.com](mailto:slocke2@maine.rr.com)  
**Subject:** Fire Sprinkler Permit, Log Book Number: [2111284]

Thank you for using the online Fire Sprinkler Permit service. The Log Number for your application is: **2111284**.  
The recorded Job Name is: **STEPPING STONES-KINGWEINSTEIN**  
Your permit application has been submitted to the State Fire Marshal's Office for review. Once your permit application has been reviewed and accepted, your permit will be sent via email to [slocke2@maine.rr.com](mailto:slocke2@maine.rr.com) and [devon.huynh@uponor-usa.com](mailto:devon.huynh@uponor-usa.com). If adjustments need to be made to the fees, the SFMO will contact you.  
Once the permit application has been reviewed and the permit has been issued your credit card will be charged and the charge will appear on your statement as DEPT. OF PUBLIC SAFETY. Questions about this Service? Contact Department of Public Safety, Maine Fire Marshal's Office at: (207) 626-3889  
or reply to Email: [sfmo.permit@maine.gov](mailto:sfmo.permit@maine.gov)

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Tsvetelina Bryant <krebkpr1@gmail.com>  
To: krekw1@aol.com

Wed, Aug 10, 2011 at 3:02 PM

[Quoted text hidden]

entred 8/22/11

# 2011 OF 2037

|  |  |  |
|--|--|--|
| Location/Address of Site:<br><b>4 STEPPING STONE LANE</b>  |  |  |
| Total Square Footage of Proposed Structure/Area:<br><b>2048</b>  | Area of lot (total square feet):<br><b>9894</b>  | Number of Stories:<br><b>2</b>   |
| Tax Assessor's Chart, Block & Lot(s)<br>Chart#      Block #      Lot#<br><b>406      F      060</b>  | Fees Paid: (for Office Use Only)<br>Site Plan _____<br>Building Permit... _____<br>Inspection _____  | Cost of Work:<br>Work: \$ <u>115.00</u><br>C of O Fee \$ _____                   |
| Current Legal Use:<br>Number of residential Units<br><b>VACANT</b>   | If vacant, previous use?<br><b>VACANT LAND</b>   | Is property part of a subdivision?<br>If yes, please name:<br><b>AUTUMN GLEN</b> |
| Proposed Use and Project Description:<br><b>SINGLE FAMILY HOME</b>   |  |  |
| Applicant - must be owner, Lessee or Buyer<br>Name: <b>KING CONSTRUCTION</b><br>Business Name, if applicable:<br>Address: <b>198 SALD AVE</b><br><b>OLD ORCHARD</b><br>City/State: <b>BEACH, ME</b> Zip Code: <b>04004</b> | Applicant Contact Information<br>Work #<br>Home#<br>Cell #<br>e-mail:<br><b>Site cap 100</b><br><b>1,170.00</b><br><b>300.00</b><br><b>75.00</b><br><b>100.00</b><br><b>total 1,645.00</b> |  |
| Owner - (if different from Applicant)<br>Name:<br>Address:<br>City/State :      Zip Code:  | Owner Contact Information<br>Work #<br>Home#<br>Cell #<br>e-mail:<br><b>RECEIVED</b><br><b>AUG 18 2011</b><br><b>Dept. of Building Inspections</b><br><b>City of Portland Maine</b>        |  |
| Agent/ Contractor<br>Name: <b>THOMAS BLACKBURN</b><br>Address: <b>14 HANOVER ST</b><br>City/State : <b>PORT ME</b> Zip Code: <b>0401</b>   | Agent/Contractor Contact Information<br>Work # <b>207-292-8134</b><br>Home#<br>Cell # <b>207-232-8134</b><br>e-mail: <b>TEBLKBURN@MAINE.PRCOM</b>  |  |
| Billing Information<br>Name:<br>Address:<br>City/State :      Zip Code:<br>Phone Number:   | Contact when Building Permit is Ready:<br>Name: <b>TOM BLACKBURN</b><br>Address:<br>City/State :      Zip Code:<br>Phone Number: <b>232-8134</b>   |  |

**DEVELOPMENT REVIEW FEES:**

Check all reviews that apply. Payment may be made in cash or check to the City of Portland.

|   |  |
|---|--|
| <b>Level I Minor Residential Site Plan</b><br>___ Application Fee (\$300.00 flat fee)<br><br>The City invoices separately for the following: <ul style="list-style-type: none"><li>• Notices (\$.75 each)</li></ul> | <b>Fees Paid</b><br>(office use)<br><br>___  |
| <b>Inspection Fee:</b> Inspection fee due after approval (for site plan inspection by the Planning Division)  | \$100 (flat fee)   |
| <b>Performance Guarantee</b>  | Exempt except for those projects that complete construction in the winter and the site work is incomplete. |
| <b>Building Permit Fee</b>  | \$30 for the first \$1,000 construction cost, \$10 per additional \$1,000 cost.                            |

**Application Check List:**

As of December 1, 2010, all site plans and written application materials must be uploaded to a website for review. At the time of application, instructions for uploading the plans will be provided to the applicant. One paper set of the plans, written materials and application fee must be submitted to the Planning Division Office to start the review process.

<sup>INSPECTIONS</sup>  
**Refer to the application checklist for a detailed list of submittal requirements.**

Portland's development review process and requirements are outlined in the Land Use Code (Chapter 14), which includes the Subdivision Ordinance (Section 14-491) and the Site Plan Ordinance (Section 14-521). Portland's Land Use Code is on the City's web site: [www.portlandmaine.gov](http://www.portlandmaine.gov) Copies of the ordinances may be purchased through the Planning Division. All of the information on the checklist must be submitted for review. The applicant must check off the items contained in the application package to ensure the application is complete.

**Property Taxes:**

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 a permit of any kind is accepted.

**Separate Permits:**

Separate permits are required for internal and external plumbing, HVAC, and electrical installations.

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 Planning Authority and Code Enforcement'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.

|                                |              |
|--------------------------------|--------------|
| <b>Signature of Applicant:</b> | <b>Date:</b> |
|--------------------------------|--------------|

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

|                                     |                          |   |
|-------------------------------------|--------------------------|---|
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | ▪ Proposed protections to or alterations of watercourses.   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | ▪ Proposed wetland protections or impacts.  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | ▪ Existing vegetation to be preserved and proposed site landscaping and street trees (2 trees per unit for a single or two-family house). |
| <input type="checkbox"/>            | <input type="checkbox"/> | ▪ Existing and proposed curb and sidewalk, except for a single family home.   |
| <input type="checkbox"/>            | <input type="checkbox"/> | ▪ Existing and proposed easements or public or private rights of way.   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | ▪ Show foundation/perimeter drain and outlet.   |
| <input type="checkbox"/>            | <input type="checkbox"/> | ▪ Additional requirements may apply for lots on unimproved streets.   |
| <input type="checkbox"/>            | <input type="checkbox"/> | 3<br>(1 paper copy as of Dec. 1)  |
|                                     |                          | Three sets of the reduced boundary survey/site plan is required if original is larger than 11'x17'  |

### Building Permit Submittal Requirements –Level I: Minor Residential Development

| Applicant Checklist                 | Planner Checklist (internal) | Number of Copies | Submittal Requirement  |
|-------------------------------------|------------------------------|------------------|--|
|                                     |                              | 1                | <b>One (1) complete set of construction drawings must include:</b>   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                  | ▪ Cross section with framing details   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                  | ▪ Floor plans and elevations to scale  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                  | ▪ Stair details including dimensions of : rise/run, head room, guards/handrails, baluster space  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                  | ▪ Window and door schedules  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                  | ▪ Foundation plans w/required drainage and damp proofing , if applicable   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                  | ▪ Detail egress requirements and fire separation, if applicable  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                  | ▪ Insulation R-factors of walls, ceilings & floors & U-factors of windows per the IEEC 2003  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                  | ▪ Deck construction including: pier layout, framing, fastenings, guards, stair dimensions  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                  | ▪ As of September 16, 2010 all new construction of one and two family homes are required to be sprinkled in compliance with NFPA 13D. This is required by City Code. (NFPA 101 2009 ed.) |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                  | ▪ Reduced plans or electronic files in pdf format are also required if original plans are larger than 11X17"   |

**Reminder:** Separate permits are required for internal and external plumbing, HVAC, and electrical installations. Please submit all of the information outlined in this application checklist. If the application is incomplete, the application may be refused. The Planning and Urban Development Department may request additional information prior to the issuance of a permit.

## Site Plan Standards for Review of Level I: Minor Residential

Level I: Minor Residential site plan applications are subject to the following site plan standards\*, as contained in section 14-526 of Article V, Site Plan:

- 14-526 (a) **Transportation Standards:** 2.a.(i) and (ii);  
2.c (if the site plan is a two-family or multi-family building);  
4.a.(i) and (iv)
- 14-526 (b) **Environmental Quality Standards:** 1  
2.a.  
2.b.(iii)  
3.a., c. and d. and e.
- 14-526 (c) **Public Infrastructure and Community Safety Standards:** 1. and 3.a through e.
- 14-526 (d) **Site Design Standards:** 5. and 9.

*\*Except as provided in Article III of the City Code, or to conditions imposed under Section 14-526(e) only, or to those submission requirements set forth in section 14-527 as relate solely thereto.*



### PORTLAND FIRE DEPARTMENT SITE REVIEW FIRE DEPARTMENT CHECKLIST



A separate drawing[s] shall be provided to the Portland Fire Department for all site plan reviews.

1. Name, address, telephone number of applicant.
2. Name address, telephone number of architect
3. Proposed uses of any structures [NFPA and IBC classification]
4. Square footage of all structures [total and per story]
5. Elevation of all structures
6. Proposed fire protection of all structures
  - **As of September 16, 2010 all new construction of one and two family homes are required to be sprinkled in compliance with NFPA 13D. This is required by City Code. (NFPA 101 2009 ed.)**
7. Hydrant locations

### General Submittal Requirements – Level I Minor Residential

| Applicant Checklist                 | Planner Checklist (internal) | Number of Copies                 | Submittal Requirement  |
|-------------------------------------|------------------------------|----------------------------------|--|
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     | 3<br>(1 paper copy as of Dec. 1) | Completed application form and check list.   |
| <input type="checkbox"/>            | <input type="checkbox"/>     | 1                                | Application fees.  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     | 3<br>(1 paper copy as of Dec. 1) | Evidence of right, title and interest.   |
| <input type="checkbox"/>            | <input type="checkbox"/>     | 3<br>(1 paper copy as of Dec. 1) | Copies of required state and/or federal permits.<br><i>N/A</i>   |
| <input type="checkbox"/>            | <input type="checkbox"/>     | 3<br>(1 paper copy as of Dec. 1) | Written Description of existing and proposed easements or other burdens.<br><i>N/A</i>   |
| <input type="checkbox"/>            | <input type="checkbox"/>     | 3<br>(1 paper copy as of Dec. 1) | Written requests for waivers from individual site plan and/or technical standards.<br><i>N/A</i>   |
| <input type="checkbox"/>            | <input type="checkbox"/>     | 3<br>(1 paper copy as of Dec. 1) | Evidence of financial and technical capacity.  |
| <input type="checkbox"/>            | <input type="checkbox"/>     | 3<br>(1 paper copy as of Dec. 1) | Written summary of fire safety (referencing NFPA fire code and Section 3 of the City of Portland Technical Manual). Refer to Fire Department Checklist on page 6 of this application. <i>See</i> |

*Submit*

### Site Plans and Boundary Survey Requirements – Level I Minor Residential

| Applicant Checklist                 | Planner Checklist (internal) | Number of Copies                 | Submittal Requirement   |
|-------------------------------------|------------------------------|----------------------------------|---|
| <input type="checkbox"/>            | <input type="checkbox"/>     | 3<br>(1 paper copy as of Dec. 1) | Boundary survey meeting the requirements of section 13 of the City of Portland Technical Manual with the site plan information listed below shown on the plan, including a north arrow and a scale greater than or equal to 1"=20'. (Photocopies of the plat or hand drawn building footprints will not be accepted.) |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                                  | ▪ <i>Zoning district, setbacks and dimensional requirements. Show zone lines and overlay zones that apply to the property, including Shoreland Zone &amp;/or Stream Protection Zone.</i>  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                                  | ▪ <i>Existing and proposed structures (including location of proposed piers, docks or wharves if in Shoreland Zone).</i>  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                                  | ▪ <i>Location and dimension of existing and proposed paved areas.</i>   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                                  | ▪ <i>Proposed ground floor area of building.</i>  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                                  | ▪ <i>Finish floor elevation (FEE) or sill elevation.</i>  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                                  | ▪ <i>Exterior building elevations (show all 4 sides).</i>   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                                  | ▪ <i>Existing and proposed utilities (or septic system, where applicable)</i>   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                                  | ▪ <i>Existing and proposed grading and contours.</i>  |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                                  | ▪ <i>Proposed stormwater management and erosion controls.</i>   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>     |                                  | ▪ <i>Total area and limits of proposed land disturbance.</i>  |



## Level I – Minor Residential Development Review Application Portland, Maine

Planning and Urban Development Department  
Planning Division

Portland's Planning and Urban Development Department coordinates the development review process for site plan, subdivision and other applications under the City's Land Use Code. Attached is the application form for a Level I: Minor Residential site plan and building permit.

### Level I: Minor Residential development includes:

- Development of a single-family or a two-family building, excluding building additions, decks, or accessory structures, such development shall be deemed minor residential development for purposes of this article regardless of its size.
- The addition of any additional dwelling unit to a building initially reviewed as a two-family dwelling or multifamily structure, if the additional dwelling unit does not require subdivision review under Maine State Statutes and Portland's Subdivision Ordinance.

**As of September 16, 2010 all new construction of one and two family homes are required to be sprinkled in compliance with NFPA 13D. This is required by City Code. (NFPA 101 2009 ed.)**

The Maine Home Construction Contracts Act requires that any home construction or repair work for more than \$3000 in materials or labor must be based on a written contract unless the parties agree to exempt themselves. A sample contract is available on the City's website at [www.portlandmaine.gov](http://www.portlandmaine.gov), or contact the Inspections Office to have one mailed to you.

The Land Use Code (including Article V), the Technical Manual, and the Design Manual are available on the City's web site at <http://www.portlandmaine.gov/planning/default.asp> or copies may be purchased at the Planning Division Office.

**Inspection Division**  
Room 315, City Hall  
389 Congress Street  
(207) 874-8703

**Office Hours**  
Monday, Tuesday, Wednesday and Friday  
8:00 a.m. – 4:00 p.m.  
Thursday  
8:00 a.m. – 1:00 p.m.

**Planning Division**  
Fourth Floor, City Hall  
389 Congress Street  
(207) 874-8721

**Office Hours**  
Monday thru Friday  
8:00 a.m. – 4:30 p.m.

LAWYERS TITLE INSURANCE CORPORATION

Owners Policy

BOOK 23038 page 1

SCHEDULE A

File No. : 3391

Policy No.: C29-0238681

Address: ~~25~~ Stepping Stone Lane, Portland, Maine

Amount of Insurance: \$205,000

Date of Policy: October 1, 2009 at 2:48 p.m.

1. NAME OF INSURED: KING CONSTRUCTION CORP.
2. THE ESTATE OR INTEREST IN THE LAND DESCRIBED HEREIN AND WHICH IS COVERED BY THIS POLICY IS:

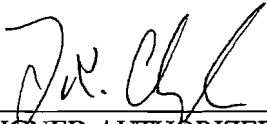
Fee Simple

3. THE ESTATE OR INTEREST REFERRED TO HEREIN IS AT DATE OF POLICY VESTED IN:  
The Insured

4. THE LAND REFERRED TO IN THIS POLICY IS DESCRIBED AS FOLLOWS:

All that certain real estate situated on or about 25 Stepping Stone Lane in the City of Portland, County of Cumberland and State of Maine, all more particularly described on Exhibit A, attached hereto and made a part hereof.

ISSUED AT: PORTLAND, MAINE  
TOMPKINS CLOUGH HIRSHON & LANGER, P.A.



COUNTERSIGNED AUTHORIZED OFFICER OR AGENT

THIS POLICY IS INVALID UNLESS THE COVER SHEET AND SCHEDULE B ARE ATTACHED  
ALTA Owner's Policy 2006



File No. 3391

25 Stepping Stone Lane, Portland, Maine

**Exhibit A**

A certain lot or parcel of land together with any buildings or improvements thereon in the City of Portland, County of Cumberland and State of Maine, described as follows, to wit:

A certain lot or parcel of land situated in the City of Portland, County of Cumberland and State of Maine being lot numbered 5 as shown on the subdivision Plan/Recording Plat of Newcomb Glen Subdivision for Gunter Paul, Inc. by Sebago Technics, Inc. dated February 15, 2002, as amended by Subdivision Plan of Autumn Glen Subdivision dated March 17, 2004 and recorded in the Cumberland County Registry of Deeds in Plan Book 204, Page 247 as also further amended by Subdivision Plan/Recording Plat of Autumn Glen Subdivision Plan dated August 30, 2007 recorded in Plan Book 209, Page 249.

Along with a certain easement more particularly described in a deed conveyed by Gunter-Paul, Inc. to Windemere Homes, LLC dated April 2, 2004 and recorded in the Cumberland County Registry of Deeds in Book 21088, Page 312.

EXCEPTING AND RESERVING that parcel of land more particularly described in said deed of Gunter-Paul, Inc. dated April 2, 2004 and recorded in said Registry of Deeds in Book 21088, Page 312.

This property is subject to all covenants, conditions, restrictions and easements of record, to the extent they apply to the property herein conveyed.

(end)



Initial for Identification

"A"

QUITCLAIM (RELEASE) DEED

KNOW ALL MEN BY THESE PRESENTS,

THAT, NORTHEAST TRADING CORP. of Freeport, in the County of Cumberland and State of Maine, Mortgagee and Plaintiff pursuant to a Statutory Power of Sale against Windemere Homes LLC, with a public sale having occurred on July 13, 2005 at the premises described below after Notice of Sale was published in the \_\_\_\_\_ on \_\_\_\_\_ 2005, \_\_\_\_\_ 2005 and \_\_\_\_\_ 2005, in consideration of ONE DOLLAR (\$1.00) and other valuable consideration, paid by \_\_\_\_\_ and/or his/her/its heirs/successors and assigns, of \_\_\_\_\_, County of \_\_\_\_\_ and State of \_\_\_\_\_, whose mailing address is: \_\_\_\_\_, being the highest bidder at the public sale, the receipt whereof he/she/it does hereby acknowledge, does hereby release all of his/her/its right, title, and interest in the following described property unto the said \_\_\_\_\_ and/or his/her/its heirs/successors and assigns, their heirs and assigns, to wit:

A certain lot or parcel of land situated on the westerly side of Beaugard Street in the City of Portland, County of Cumberland and State of Maine as shown on the Subdivision Plan/Recording Plat of Newcomb Glen Subdivision for Gunter-Paul, Inc. by Sebago Technics, Inc. dated February 15, 2002 and last revised August 4, 2003, bounded and described as follows:

Beginning at a 5/8" rebar to be set at the southeasterly corner of land now or formerly of Gregory McCormack and the southwesterly sideline of Beaugard Street;

Thence S 33°-51'-39" E, by and along the southwesterly sideline of Beaugard Street and the northeasterly sideline of Lot One, Patriot Lane, Lot Ten and Lot Eight, a distance of 394.23 feet to a point near a found loose 5/8" rebar with Cap Number 2063 at the easterly corner of said Lot Eight;

Thence S 57° 25' 55" W, by and long the northerly sideline of remaining land of Dean Cole as shown on said Plan, a distance of 1.06 feet to a point;

Thence S 61°-35'-11" W, by and along the northerly sideline of remaining land of Dean Cole as shown on said plan and land now or formerly of Rocco Joseph Pompeo as described in a deed recorded at Cumberland County Registry of Deeds in Book 2130, Page 386, and the southeasterly sideline of Lot Eight and Lot Seven, a distance of 329.68 feet to a point near a 1" iron pipe crimped and a 1/2" rebar 10 inches high at the most easterly corner of land now or formerly owned by Leighton as described in a deed recorded at Cumberland County Registry of Deeds in Book 6962, Page 349;

Thence N 70°-02'-31" W, by and along the northerly sideline of land of said Leighton and the southerly sideline of Lot Six and Lot Five as shown on said Plan, a distance of 157.26 feet to a 5/8" capped rebar to be set;

Thence N 19°-57'-29" E, by and along the westerly sideline of Lots Five, Four, Three, Two and a portion of Lot One as shown on said Plan, a distance of 430.00 feet to a 5/8" capped rebar to be set;

Thence N 70°-02'-31" W, by and along a portion of Lot One as shown on said Plan, a distance of 100.00 feet to a 5/8" capped rebar to be set near a 1/2" rebar 2 inches underground at the easterly sideline of Ray Street;

Thence N 19°-57'-29" E, by and along the easterly sideline of said Ray Street, a distance of 50.00 feet to a 5/8" capped rebar to be set at land of said McCormack;

Thence S 70°-02'-31" E, by and along land of said McCormack, a distance of 158.70 feet to the Point of Beginning.

Meaning and intending to describe the overall boundary of the area to be subdivided, containing approximately 2.79 acres.

Said parcel being subject to and benefited by all easements as shown on said Plan.

Said bearings are based on Grid north.

Being the same premises conveyed to Windemere Homes LLC, by warranty deed of Gunter-Paul, Inc., dated April 2, 2004, and recorded in Book 21088, Page 312 of the Cumberland County Registry of Deeds.

The above described parcel is conveyed together with a certain pedestrian easement located on the northwesterly side of Marlborough Street in said City of Portland, as shown on said Subdivision Plan/Recording Plat of Newcomb Glen Subdivision for Gunter-Paul, Inc. by Sebago Technics, Inc. dated February 15, 2002 and last revised August 4, 2003 as described in said deed of Gunter-Paul, Inc. to Windemere Homes LLC, dated April 2, 2004, and recorded in Book 21088, Page 312 of the Cumberland County Registry of Deeds.

EXCEPTING AND RESERVING HEREFROM, Lot #4 as depicted on said Plan and being further described in a Partial Release dated August 24, 2004 and recorded in said Registry in Book 21769, Page 319 and Lot #5 as depicted on said Plan and being further described in a Partial Release dated June 24, 2004 and recorded in said Registry in Book 21475, Page 70.

**TO HAVE AND TO HOLD** the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said \_\_\_\_\_ and/or his/her/its heirs/successors and assigns, to him/her/its and his/her/their own use and behoof forever.

**IN WITNESS WHEREOF**, the said George Denney, President of Northeast Trading Corp. has caused these presents to be signed this \_\_\_\_\_ day of the month of \_\_\_\_\_, A.D., 2005.

**Signed Sealed and Delivered  
in the Presence of:**

NORTHEAST TRADING CORP.

\_\_\_\_\_  
Witness

\_\_\_\_\_  
George Denney, President

STATE OF MAINE  
COUNTY OF CUMBERLAND

\_\_\_\_\_, 2005

Then personally appeared the above named George Denney, President of Northeast Trading Corp. and acknowledged the foregoing instrument to be his own free act in his said capacity.

Before me,

\_\_\_\_\_  
Notary Public/Attorney-at-Law

\_\_\_\_\_  
Print or type name

Applicant: King Construction

Date: 8/26/11

Address: Stepping Stone Lane - Lot #10

C-B-L: 496-~~200~~F-60  
permit # 2011-08-2037

CHECK-LIST AGAINST ZONING ORDINANCE

\* Site plan received 11/3/11

Date - new

Zone Location - R-3

Interior or corner lot -

Proposed Use/Work - build new 2 story single family home - 34' x ~~28'~~ 28' ; 12' x 22' 1 story garage.

Sevage Disposal - City - public

Lot Street Frontage - 50' min - 137.14 (just stepping stone frontage) (OK)

Front Yard - 25' min. setback 26' (OK)

Rear Yard - 25' min - setback 38' (OK)

Side Yard - 2 stories - 14' min. - 15' to garage setback scaled (OK)

Projections - Side yard, side street - 20' min - 27' on street (OK) scaled

Width of Lot - 65' min - 81' scaled @ rear of deck.

Height - 35' max - 22' 4 1/2" min (OK)

Lot Area - 6500 sq ft min - 9894 sq ft (given subdivision plat)

Lot Coverage Impervious Surface - 35% = 3162.9 sq ft

28 x 34 = 952  
22 x 12 = 264  
7 x 2 = 14  
14 x 8 = 112

Area per Family - 6500 sq ft (OK)

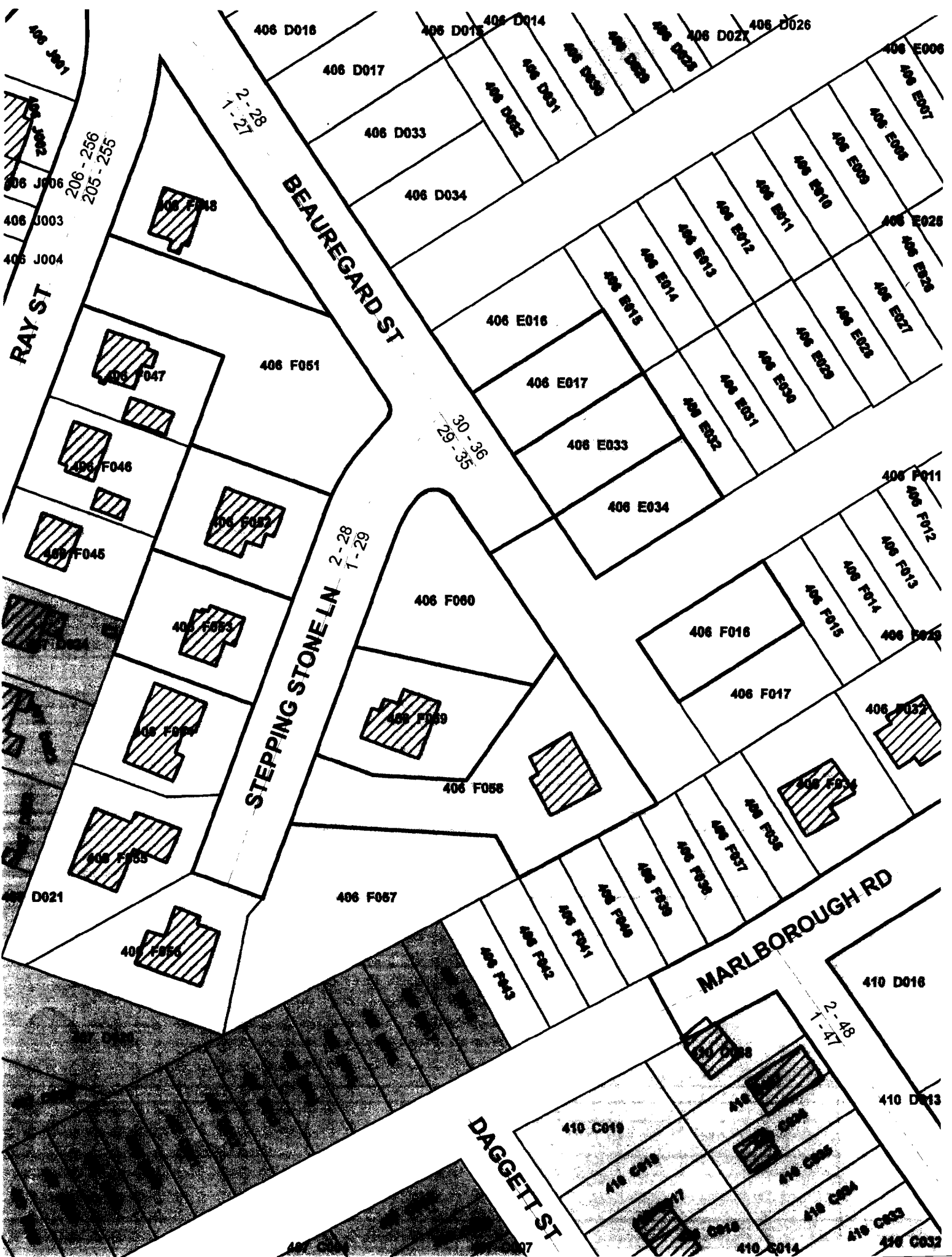
\* Off-street Parking - need 2 spaces - 1 space in garage 12' x 22' need second space beyond front setback. (1342 sq ft OK)

Loading Bays - N/A

Site Plan - Level I Minor Residential Site Plan

Shoreland Zoning/Stream Protection - N/A

Flood Plains - Panel 7 - zone X



RAY ST

BEAUREGARD ST

STEPPING STONE LN

DAGGETT ST

MARLBOROUGH RD

406 D018

406 D015 406 D014

406 D021 406 D020 406 D022 406 D023 406 D024 406 D025 406 D026

406 E006

406 D017

406 D033

406 D034

406 E016

406 E017

406 E033

406 E034

406 E025

406 E026

406 E027

406 E028

406 E029

406 E030

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406 F014

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406 F016

406 F017

406 F018

406 F060

406 F069

406 F068

406 F067

406 F036

406 F037

406 F038

410 D016

410 D013

410 C019

410 C018

410 C017

410 C016

410 C015

410 C014

410 C013

410 C012

2-28  
1-27

30-36  
29-35

2-28  
1-29

2-48  
1-47

206-256  
205-255

406 J006  
406 J003  
406 J004

406 D021

406 C019

| CBL | OWNER                             | OWNER MAILING ADDRESS                       | PROPERTY LOCATION    | UNITS |
|-----|-----------------------------------|---|----------------------|-------|
|     | INJAC IGOR &<br>TATJANA INGAC JTS | 22 STEPPING STONE LN<br>PORTLAND, ME 04101  | 16 STEPPING STONE LN | 0     |
|     | INJAC TATJANA &<br>IGOR INJAC JTS | 11 HUNTINGTON AVE<br>PORTLAND, ME 04104     | 22 STEPPING STONE LN | 1     |
|     | KING CONSTRUCTION CORP            | 198 SACO AVE<br>OLD ORCHARD BEACH, ME 04064 | 1 STEPPING STONE LN  | 0     |
|     | KING CONSTRUCTION CORP            | 198 SACO AVE<br>OLD ORCHARD BEACH, ME 04064 | 4 STEPPING STONE LN  | 0     |
|     | WEINSTEIN KING H                  | 198 SACO AVE<br>OLD ORCHARD BEACH, ME 04064 | 9 STEPPING STONE LN  | 1     |
|     | WEINSTEIN KING H                  | 198 SACO AVE<br>OLD ORCHARD BEACH, ME 04064 | 17 STEPPING STONE LN | 1     |

**IMPORTANT NOTICE FROM CITY OF PORTLAND**

To residents and property owners: A Level 1: Minor Residential Development application was submitted to the Portland Planning Division by King Construction for a new single family home at 4 Stepping Stone Lane lot #10.

In accordance with the Portland Land Use Ordinance, notices of receipt of a Level I Minor Residential Development application must be sent to neighbors. This application will be reviewed administratively by City Staff.

Plans are available in the Portland Planning Division, 4th Floor, City Hall. If you have any questions or wish to submit comments, contact the Planning Division at 874-8719 or email [jmy@portlandmaine.gov](mailto:jmy@portlandmaine.gov)

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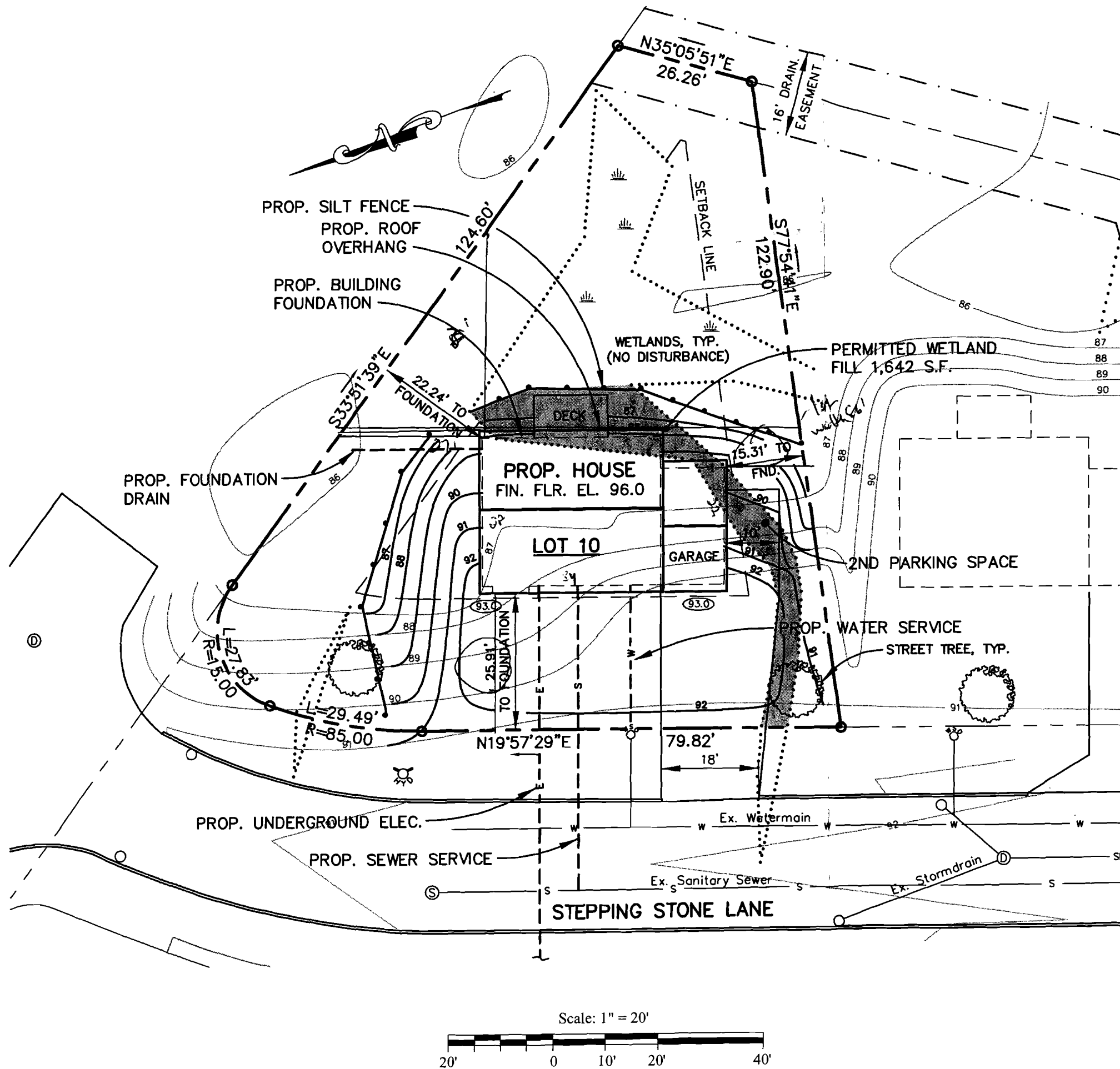
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NOTES:

APPLICANT: KING CONSTRUCTION CORP.  
 STEPPING STONE LANE, LOT 10  
 PORTLAND, MAINE

ZONING: R3

SETBACKS: FRONT 25'  
 BEAUREGARD 20'  
 SIDE & REAR 14'  
 Rev 25'

ALL CONSTRUCTION AND SITE ALTERATIONS SHALL BE DONE IN ACCORDANCE WITH THE EROSION PREVENTION PROVISIONS OUTLINED IN THE MAINE EROSION CONTROL AND SEDIMENTATION BMP'S, LATEST REVISION.

A MINIMUM OF TWO STREET TREES SHALL BE PLANTED IN THE FRONT YARD MEETING THE CITY OF PORTLAND'S ARBORICULTURAL SPECS. AND STANDARDS OF PRACTICE AND LANDSCAPE DESIGN GUIDELINES.

TOPOGRAPHIC AND BOUNDARY SURVEY INFORMATION FROM PLAN TITLED "SUBDIVISION PLAN/RECORDING PLAT, AUTUMN GLEN SUBDIVISION, DATED 8/30/07, BY SEBAGO TECHNICS.

GROUND FLOOR AREA OF PROPOSED STRUCTURE - 1,158 SQ. FT.

GROUND DISTURBANCE ON LOT - 4,670 SQ. FT.

CUMBERLAND COUNTY MEDIUM INTENSITY SOIL MAPS INDICATE SITE CONTAINS FOLLOWING SOIL: HrB-HOLLIS FINE SANDY LOAM

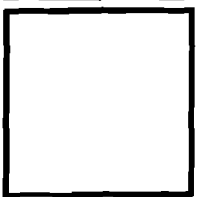
RECEIVED

NOV - 3 2011

Dept. of Building Inspections  
 City of Portland, Maine

STATE OF MAINE  
 ROBERT  
 M.B.B. R.  
 2011  
 PROFESSIONAL  
 LAND SURVEYOR

| NO. | DATE     | REVISION                   |
|-----|----------|----------------------------|
| 1   | 9-8-11   | Rev'd. Per City Comment    |
| 2   | 9-12-11  | Rev'd. Per Client Comment  |
| 3   | 9-30-11  | Rev'd. F.F.E. to 96.0      |
| 4   | 10-11-11 | Rev'd. Per 10-6-11 E-mail  |
| 5   | 10-23-11 | Rev'd. Per 10-23-11 E-mail |



**BH2M**  
 Barry, Huff, McDonald, Milligan, Inc.  
 Engineers, Surveyors  
 28 Saco Street  
 Portland, Maine 04108  
 Tel: (207) 859-2771  
 Fax: (207) 859-8250

FOR  
 King Construction Corp.  
 198 Saco Avenue  
 Old Orchard Beach, Maine

SITE PLAN  
 LOT 10  
 AUTUMN GLEN  
 STEPPING STONE LANE  
 PORTLAND, MAINE

|                 |                   |
|-----------------|-------------------|
| DESIGNED<br>WEP | DATE<br>Aug. 11   |
| DRAWN<br>WEP    | SCALE<br>1" = 20' |
| CHECKED<br>BT   | JOB. NO.<br>11063 |

SHEET  
 1