

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

BUILDING DEPARTMENT

PERMIT

Please Read Application And Notes, If Any, Attached

PERMIT ISSUED
Permit Number: 050588
MAY 27 2005
CITY OF PORTLAND

This is to certify that Kirkwood Llc /John Jordan
has permission to Demolish Single Family Home for Vacant Land
AT 440 Presumpscot St 418A A009001

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 occupied or enclosed-in. **HEAVY 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

Debbie Bowke 5/26/05
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit Application

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

Permit No: 05-0588	Issue Date: PERMIT ISSUED MAY 27 2005	SBL: 41 SA A009001
-----------------------	----------------------------------------------------	-----------------------

Location of Construction: 440 Presumpscot St	Owner Name: Kirkwood Llc	Owner Address: 477 Congress St Ste 1005	Phone:
Business Name:	Contractor Name: John Jordan	Contractor Address: 78 Atlantic Place, South Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: CITY OF PORTLAND	Zone: R-3

Past Use: Single Family Home	Proposed Use: Demolish Single Family Home for Vacant Land	Permit Fee: \$75.00	Cost of Work: \$6,000.00	CEO District: 4
Proposed Project Description: Demolish Single Family Home for Vacant Land		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group R-3 Type: DEMO	
		Signature	Signature: JMB 5/26/05	
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)				
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied				
Signature: _____ Date: _____				

Permit Taken By: Idobson	Date Applied For: 05/12/2005	Zoning Approval		
<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"/> <input type="checkbox"/> Denied Date: <i>5/26/05</i>	Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied	Historic Preservation <input checked="" type="checkbox"/> Not in District or Landmar <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied Date: <i>5/26/05</i>	

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

City of Portland, Maine - Building or Use Permit

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

Permit No: 05-0588	Date Applied For: 0511212005	CBL: 418A A009001
------------------------------	----------------------------------------	-----------------------------

Location of Construction: 440 Presumpscot St	Owner Name: Kirkwood Llc	Owner Address: 477 Congress St Ste 1005	Phone:
Business Name:	Contractor Name: John Jordan	Contractor Address: 78 Atlantic Place South Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Demolitions	

Proposed Project Description: Demolish Single Family Home for Vacant Land	
-------------------------------------------------------------------------------------	--

Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Marge Schmuckal **Approval Date:** 0512612005

Note: **Ok to Issue:**

- 1) This permit is only for a demolition. Separate building and site plan review permits are required for the construction of a new single family to be built.

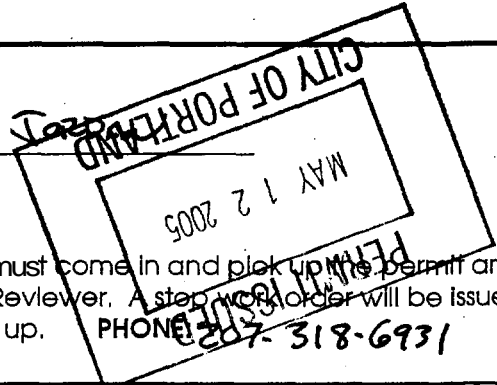
Dept: Building **Status:** Approved **Reviewer:** Jeanine Bourke **Approval Date:** 05/26/2005

Note: **Ok to Issue:**

All Purpose 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.

Total Square Footage of Proposed Structure		Square Footage of Lot 18,500	
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# 18 AA 009		Owner: JOHN R. JORDAN BRUCE K. BROWN III	
Lessee/Buyer's Name (If Applicable)		Telephone: 207-318-6931	
Applicant name, address & telephone: John R Jordan 78 ATLANTIC PLACE SOUTH PORTLAND, ME 04106 207-775-4200		cost Of Work: \$ <u>2,000.00</u> Fee: \$ <u>45.00</u>	
Current use: <u>VACANT SINGLE FAMILY RESIDENCE</u>			
If the location is currently vacant, what was prior use: <u>SINGLE FAMILY RESIDENCE</u>			
Approximately how long has it been vacant: <u>4 MONTHS</u>			
Proposed use: <u>SINGLE FAMILY HOUSING</u>			
Project description:			
Contractor's name, address & telephone:			
Who should we contact when the permit is ready: John Jordan			
Mailing address: 78 ATLANTIC PLACE SOUTH PORTLAND, ME 04106			
We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work, with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permit is picked up.			



IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.

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: *[Handwritten Signature]* Date: 4/5/05

This is NOT a permit, you may not commence ANY work until the permit is issued. If you are in a Historic District you may be subject to additional permitting and fees with the Planning Department on the 4th floor of City Hall



STATE OF MAINE
DEPARTMENT OF ENVIRONMENTAL PROTECTION

ANGUS S KING, JR.
GOVERNOR

MARTHAKIRKPATRICK
COMMISSIONER

Demolitions and Asbestos

To: Code Enforcement Officers and Municipal Officials
From: Ed Antz, Asbestos/Lead Hazard Prevention Program
Subject: Asbestos Issues During Building Demolitions
Date: September 2000

1) Overview

In Maine, building demolitions happen on a regular basis. Many of the demolitions occur in older buildings that are likely to containing some asbestos products, particularly in or on heating (HVAC), wall, floor, and ceiling systems. These demolition projects may be happening without the proper protection of employees, the general public, and the environment. It is important to remember that state and federal laws require that owners have buildings inspected and have any asbestos products properly removed prior to demolition. The Maine DEP is forwarding this information to municipal officials in an effort to increase awareness of and compliance with applicable rules, resulting in less asbestos exposure to the general public, demolition site personnel, and the environment.

2) What Can Municipalities Do To Help?

Municipalities can greatly assist the people of Maine and the Department by joining with the DEP and the US EPA to ensure that asbestos is properly managed during demolitions. Specifically, municipalities can hand out appropriate information, issue demolition permits only to persons who can demonstrate that they will properly handle the asbestos, and mail or fax the building demolition (BDF) report form to the Department. The following check-off list can be used:

- A) Provided "Asbestos Fact Sheet" to Applicant
B) Had applicant fill out "Building Demolition Form" (BDF)
C) Did not issue Demolition Permit to Applicant not answering "Yes" to three questions on BDF Form (OPTIONAL BUT SUGGESTED)
D) Municipality faxed (or mailed) BDF Form to DEP at 287-7826.

3) What Are The Rules?

Simply stated, state and federal asbestos rules and regulations require that buildings be inspected for asbestos products and have them removed prior to demolition. The inspection and removal operations must be performed by DEP-licensed companies under regulated and controlled conditions.

4) Using The Building Demolition Report Form

The purpose of this form is to ensure that an applicant has the correct information to properly remove asbestos from a building prior to demolition. The form asks three questions and records some basic information that the DEP may need during follow-up inquiries. The Form has two parts which need to be filled out by the applicant. The first section on the Form, Pre-Demolition Building Inspection and

AUGUSTA
17 STATE HOUSE STATION
AUGUSTA, MAINE 04333-0017
(207) 287-7688
RAY BLDG., HOSPITAL YT.

BANGOR
106 HOGAN ROAD
BANGOR, MAINE 04401
(207) 941-4570 FAX: (207) 941-4584

PORTLAND
312 CANCO ROAD
PORTLAND, MAINE 04103
(207) 822-6300 FAX: (207) 822-6303

PRESQUE ISLE
1334 CENTRAL DRIVE, SKYWAY 10
PRESQUE ISLE, MAINE 04769-2000
(207) 764-0477 FAX: (207) 764-1500

City of Portland Inspection Services Division - Demolition Call List and Requirements

Site Address: 440 PRESUMPSCOT ST.

Owner: Brown / Jordan

Structure Type: 2 1/2 family home

Contractor: Cover Excavating

<u>UTILITY APPROVALS</u>	<u>NUMBER</u>	<u>CONTACT NAME/DATE CONTACTED</u>
Central Maine Power	1-800-750-4000	<u>CINDY / SERVICE CENTER 4/4/05</u>
Verizon	1-800-941-9900	<u>PAULINE / JAW 4/4/05</u>
Northern Utilities	797-8002 ext 6241	<u>MARK ALLEN 4/4/05</u>
• Portland Water District	761-8310	<u>MARY CALDER 4/4/05</u>
Time Warner Cable Co.	253-2222	<u>DEBRA WHITTEN 4/4/05</u>
- Dig Safe***	1-888-344-7233	<u>LINDA 4/4/05</u>

***(After Call, There is a wait of 72 Business Hours before digging can begin)

<u>CITY APPROVALS</u>	<u>NUMBER</u>	<u>CONTACT NAME/DATE CONTACTED</u>
DPW/ Traffic Division	874-8891	<u>(L. Cote) LUCY COTE 4/4/05</u>
DPW/ Forestry Division	874-8389	<u>(J. Tarling) JEFF TARLING 4/4/05</u>
- DPW/ Sealed Drain Permit	874-8822	<u>Carol (C. Merritt) TODD MERKLE 4/5/05</u>
- Building Inspections (Insp. Req'd.)	874-8703	
Historic Preservation	874-8726	<u>DEB ANDREWS 4/4/05</u>
Fire Dispatcher	874-8576	<u>MIKE SHUTTS 4/4/05</u>
DEP - Environmental (Augusta)	287-2651	<u>(Ed Antz) JOHN BUCCI 4/5/05</u>
U.S. EPA Region 1 - No Phone call required. Just mail copy of State notification to:		<u>4/5/05</u>

Demo / Reno Clerk
US EPA Region I (SEA)
JFK Federal Building
Boston, MA 02203

ADDITIONAL REQUIREMENTS:

- 1) Written Notice to Adjoining Owners: **Only** when written notice has been given by the Applicant to the owners of adjoining lots will a demolition permit be issued. Provide a list of those notified and a copy of the notification sent with your completed application.
- 2) A Photo of the Structure(s) to be demolished must be submitted with your application.
- 3) Certification From an Asbestos Abatement Company that the building is asbestos-free may be required as per state law notification form attached.

I have contacted all of the necessary companies / departments as indicated above and attached all required documentation.

Signed: 

Date: 4/5/05



CITY OF PORTLAND

The Demolition Call List must be submitted with a Building Permit Application

Property location: 440 PRESUMPSCOT ST. **Chart/Block/Lot** _____

The call list below must be submitted with the building permit application. Please note any "commercial use" demolition will need additional approvals.

When making the submission please include a plot plan showing the location of the structure that is being removed along with a photograph. You may not remove or disconnect any type of lines (private or public) until you have received an *approved building permit*. If the building does not have one of the below utilities please put "does not apply". All Departments in bold must be notified under all circumstances.

City Approvals

<u>Department</u>	<u>Number</u>	<u>Contact</u>	<u>Date/Who you spoke with</u>
Public Works Sewer	874-5468	Clifford Farris	_____
Public Works Traffic	874-8437	Gary Dobson	_____
(if structure is being moved to another location)			
Public Works Sealed Drain Permit	874-8822	Carol Merritt	Does not Apply TODD MERRITT 4/5/05
Historical Preservation	874-8726	Deb Andrews	4/4/05 DEB ANDREWS
Fire Dispatch	874-8576	Dispatcher on Duty	MIKE SHUTTS 4/4/05

Utility Approvals

Dig Safe	1-888-344-7233	Customer Service	LUNDA 4/4/05
(must receive 72 hours notice before digging can begin)			
Asbestos	1-207-287-2651	Ed Antz	JOHN BUCCI 4/5/05

I have contacted all the necessary companies and departments as indicated above

Signature _____ Date: 4/5/05



Maine Department of Environmental Protection

Asbestos/Lead Unit

17 State House Station

Augusta, Me 04333-0017

Tel (207) 287-2651 FAX (207) 287-7826



Building Demolition Form (BDF)

A) Pre-Demolition Building Inspection and Abatement Information

Important Notice: This Notification is Required by Law

Maine Law requires that buildings be inspected for asbestos and that asbestos-containing materials be removed from any building prior to demolition. Demolition means the tearing down or intentional burning of a building or part of a building. This includes any institutional, commercial, public, industrial, or **residential** building. Inspection and/or removal of more than 3 square feet or 3 linear feet of asbestos-containing materials must be performed by an asbestos firm licensed by the ME DEP.

Municipalities are requested to have applicants for demolition permits complete this form prior to the issuance of a demolition permit. The Department also requests that a demolition permit **Not** be issued to an applicant for a "no" answer to any of the questions below. Please call (207) 287-2651 with any questions.

Please answer all questions:

- yes** **no** Has the building been inspected by a DEP licensed asbestos consultant?
- yes** **no** If asbestos was found, has a 10day notification sent to DEP?
- yes** **no** **n/a** Has the asbestos (if any) been removed by a DEP licensed asbestos contractor?

Note: This form constitutes notification to the Department when asbestos is not present in the building being demolished.

B) General Information

property address: 440 PRESUMPSCOT ST. PORTLAND, ME 04103 telephone: 207-318-6931	asbestos survey performed by: (name & address) Icon Environmental 131 EIGHT RD RD. AUGUSTA, ME 04330 telephone: 207-458-7143
telephone: 207-775-4200 BRUCE K. BROWN III 78 ATLANTIC PLACE SOUTH PORTLAND, ME	telephone:
demolition contractor: (name & address) CARVER EXCAVATION 28 WINN RD. FALMOUTH, ME 04105 207-797-6085 telephone:	demolition start date: demolition end date: building type: (commercial, residential, etc.) RESIDENTIAL



Maine Department of Environmental Protection

Demolition Fact Sheet

Contact: phone (207)-287-2651

This Fact Sheet provides a brief overview of the regulatory requirements pertaining to asbestos demolition activities in Maine. This document addresses the basic requirements. Should you require detailed information or have a specific question, please call (207) 287-2651.

What is Asbestos?

Asbestos is naturally occurring mineral, very strong and heat resistant, which has been made into nearly three thousand products. It is found on heating and domestic water systems (pipes, boilers, gaskets, tanks, elbows and tees), spray-on insulation (fireproofing and acoustical purposes), flooring components (vinyl tiles and linoleum) and drop-in ceiling systems (ceiling tiles). Asbestos-containing materials (ACM) are also found in building materials, such as siding (shingles or sheets) and roofing, used on the outside of buildings.

When do Maine's Asbestos Regulations apply?

Any (single) demolition activity that involves the removal of ACM in quantities greater than 3 square or 3 linear feet is subject to the requirements of 38 M.R.S.A. Title 38 Sections 1271 to 1284 (Maine statute) and Chapter 425, Asbestos Management Regulations (DEP regulation). Demolition means the tearing down or intentional burning of a building or part of a building. This includes any institutional, commercial, public, industrial or residential building. **Be advised that Maine and federal regulations require that all ACM be removed from a building (or affected portions thereof) before it is completely or partially torn down.**

What are Maine's requirements?

Maine regulations require that notification of the demolition activity be sent to the Department 10 days prior to the activity; that companies performing the removal be licensed with the Department; that individuals working for the licensed companies be certified with the Department; that the work be performed under controlled conditions (specific work practices consisting of reduced pressure enclosures and wet methods) by properly protected employees; and that inspection, project design and clearance standards (air testing) be met. Finally Maine regulations require that asbestos be properly stored in fiber-tight containers, be transported by DEP-permitted vehicles, and be disposed in a landfill licensed to accept the type of waste generated (friable or non-friable).

What are the Federal Asbestos requirements?

The federal government under the National Emissions Standards for Hazardous Air Pollutants (NESHAPs) also regulates asbestos demolitions. Specifically, the NESHAPs requires that facilities be inspected thoroughly for asbestos products, that the owner/operator notify the federal government 10 days prior to the project, and that friable asbestos (any loose, crumbly material) be removed prior to demolition. The federal government and the Department have worked out an agreement that allows notification to the Department to constitute notification to the federal government as well. All demolitions, asbestos-containing or not, must be reported, excluding residential units (<5).

Simply, What Can I Do To Be In Compliance?

As soon as possible before demolition, building owners need to hire an asbestos consultant or asbestos contractor (with consulting experience) to inspect and make recommendations about demolition options. An up to date list of asbestos companies is available from the Department as is technical assistance following inspection.

City of Portland
Demolition Call List

**Neighbor's Notified of Intent to Demolish:
Written Notification Mailed 4/5/2005**

Margaret Brown
410 Presumpscot Street
Portland, Maine 04103

Vincent and Ethel Devito
474 Presumpscot Street
Portland, Maine 04103

T A X R E C E I P T
City of Portland, Maine
P O Box 544
Portland ME 041120544
207-874-8856

Paid by: KIRKWOOD LLC
64 LAKESIDE DR
FALMOUTH ME 04105

Receipt#: 59323 / 492331
Batch: KELLYG 5/13/2005 00
Date paid: 5/13/2005

Account ID: 42762 Parcel Id 418A- A-009-001
440 PRESUMPSCOT ST REAL ESTATE TAX
Owner: BLACK BERTHA M WID WWII VET 418A-A-9
ACCOUNT # B24275 PRESUMPSCOT ST 434-446
EAST DEERING 17600 SF

Year	Value	Rate	Base	Pen & Int	Cell fee	Total paid
2005 2 RE TAX	86040	26.53000	1,141.32	14.18		1,155.50

Printed: 5/13/05 13:38:28

Receipt total: 1,155.50

Tender: CHECK 8128 1,155.50

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.

Current Owner Information

Card Number	1 of 1
Parcel ID	418A A009001
Location	440 PRESUMPSCOT ST
Land Use	SINGLE FAMILY
Owner Address	KIRKWOOD LLC 477 CONGRESS ST STE 1005 PORTLAND ME 04101
Book/Page	22303/230
Legal	418A-A-9 PRESUMPSCOT ST 434-446 17600 SF

Current Valuation Information

Land	Building	Total
\$32,760	\$60,480	\$93,240

New Estimated Valuation Information

Land	Building	Total	Phase-In Value
\$75,000	\$85,300	\$160,300	\$126,770

Property Information

Year Built	Style	Story Height	Sq. Ft.	Total Acres	
1880	old style	1.5	1962	0.404	
Bedrooms	Full Baths	Half Baths	Total Rooms	Attic	Basement
6	1		9	None	crawl

Outbuildings

Type	Quantity	Year Built	Size	Grade	Condition
-------------	-----------------	-------------------	-------------	--------------	------------------

Sales Information

Date	Type	Price	Book/Page
02/07/2005	LAND + BLDING	\$101,000	22303-230
02/07/2005	LAND + BLDING	\$101,000	22303-229

Picture and Sketch

<u>Picture</u>	<u>Sketch</u>	<u>Tax Map</u>
--------------------------------	-------------------------------	--------------------------------

[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.

[Click here](#) to view comparable sales or below to view by:

[Map](#)