

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

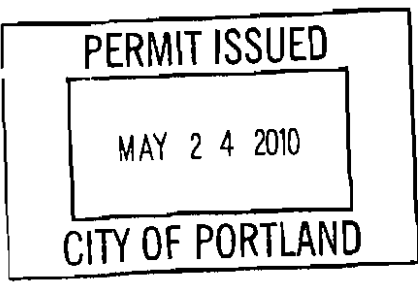
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 10-0542	Issue Date:	CBL: 430 A002001
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Location of Construction: 13 LENNOX ST	Owner Name: GERSEN KAREN L	Owner Address: 13 LENNOX ST	Phone:
Business Name:	Contractor Name: Maine Construction Consultants / To	Contractor Address: 14 Hanover St Portland	Phone: 2072328134
Lessee/Buyer's Name	Phone:	Permit Type: Amendment to Single Family	Zone: R-3

Past Use: Single Family Home amend permit#100313	Proposed Use: Single Family Home - Amend# 100313 garage area decreased to overall 25' x20'	Permit Fee: \$30.00	Cost of Work: \$30.00	CEO District: 4
Proposed Project Description: Amend# 100313 garage area decreased to overall 25' x20'		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R3 Type: SB IRL-2003 Signature: JMB 5/24/10	
		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: 05/18/2010	<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 information may invalidate a building permit and stop all work..</p>		<b>Special Zone or Reviews</b> <input type="checkbox"/> Shoreland ✓/A <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: 5/20/10 ABH	<b>Zoning Appeal</b> <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied Date:	<b>Historic Preservation</b> <input checked="" type="checkbox"/> Not in 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: ABH



**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

5-20-10

Wendell Tom needs  
surveyor to pin the stakes  
NWB

5-24-10

Surveyor Laker and  
wells are correct so  
to batchill NWB

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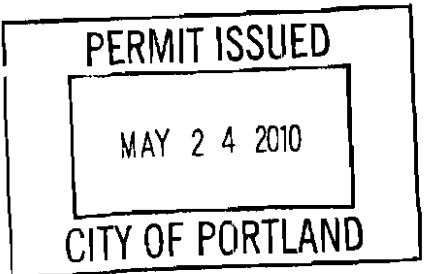
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RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE		DATE	PHONE

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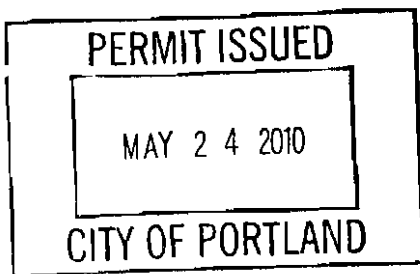
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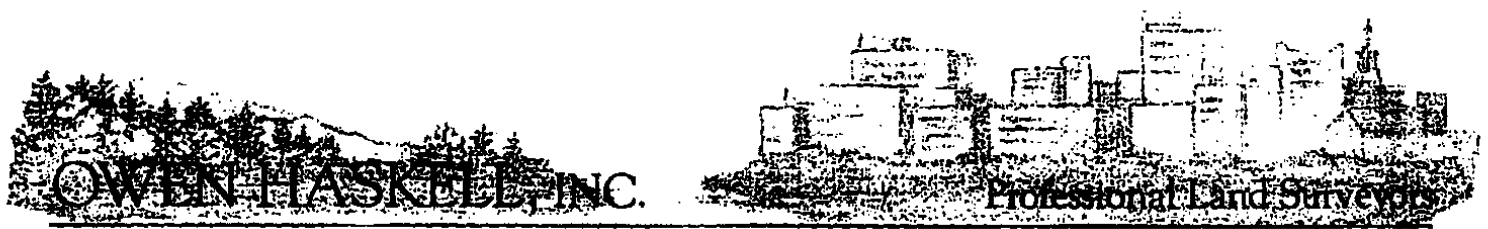
<ol style="list-style-type: none"> <li>This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</li> <li>Building permits do not include plumbing, septic or electrical work.</li> <li>Building permits are void if work is not started within six (6) months of the date of issuance. False information may invalidate a building permit and stop all work..</li> </ol>	<b>Special Zone or Reviews</b> <input type="checkbox"/> Shoreland ✓/A <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: 5/20/10 ABM	<b>Zoning Appeal</b> <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied Date:	<b>Historic Preservation</b> <input checked="" type="checkbox"/> Not in 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: ABM
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SIGNATURE OF APPLICANT	ADDRESS	DATE	PHONE
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE		DATE	PHONE



390 U.S. Route 1, Unit 10 • Falmouth, Maine 04105 • 207/774-0424 • FAX: 774-0511 • ohi@owenhaskell.com

**MEMO TO:** Nick Adams  
City Inspectors Office – City of Portland  
Fax: 874-8716

Tom Blackburn  
Maine Construction Consultants  
232-8134

**FROM:** Ellen C. Brewer  
Owen Haskell, Inc.  
774-424 Fax 774-0511

**DATE:** May 25, 2010

**RE:** 13 Lennox Street, Portland, Maine

On May 21, 2010 Owen Haskell, Inc. laid out on the ground the setback line from Lennox Street and verified points on the footing were located within the building envelope.

If you have any further questions or need any additional information please do not hesitate to call.

File: 2005-236-01-ECB

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

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

<b>Permit No:</b> 10-0542	<b>Date Applied For:</b> 05/18/2010	<b>CBL:</b> 430 A002001
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<b>Location of Construction:</b> 13 LENNOX ST	<b>Owner Name:</b> GERSEN KAREN L	<b>Owner Address:</b> 13 LENNOX ST	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> Maine Construction Consultants / To	<b>Contractor Address:</b> 14 Hanover St Portland	<b>Phone</b> (207) 232-8134
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Amendment to Single Family	

<b>Proposed Use:</b> Single Family Home - Amend# 100313 garage area decreased to overall 25' x20'	<b>Proposed Project Description:</b> Amend# 100313 garage area decreased to overall 25' x20'
--	---

**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Ann Machado      **Approval Date:** 05/20/2010**Note:** **Ok to Issue:** 

- 1) This is NOT an approval for an additional dwelling unit. You SHALL NOT add any additional kitchen equipment including, but not limited to items such as stoves, microwaves, refrigerators, or kitchen sinks, etc. Without special approvals.
- 2) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
- 3) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

**Dept:** Building      **Status:** Approved with Conditions      **Reviewer:** Jeanine Bourke      **Approval Date:** 05/24/2010**Note:** **Ok to Issue:** 

- 1) All previous conditions apply

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK  
**CITY OF PORTLAND**

Please Read  
Application And  
Notes, If Any,  
Attached

**BUILDING INSPECTION  
PERMIT**

**PERMIT ISSUED**  
Permit Number: 100542  
MAY 24 2010  
**CITY OF PORTLAND**

This is to certify that GERSEN KAREN L /Maine Construction Consultants / Tom Blackb

has permission to Amend# 100313 garage area decreased to overall 25' x20'

AT 13 LENNOX ST

CBL 430 A002001

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of buildings and structures, and of the application on file in this department.

Apply to Public Works for street line and grade if nature of work requires such information.

Notification of inspection must be given and written permission procured before this building or part thereof is lathed or otherwise closed-in. 24 HOUR NOTICE IS REQUIRED.

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

**OTHER REQUIRED APPROVALS**

Fire Dept. \_\_\_\_\_

Health Dept. \_\_\_\_\_

Appeal Board \_\_\_\_\_

Other \_\_\_\_\_

Department Name

*Samuel Bonte* 5/24/10  
Director - Building & Inspection Services

**PENALTY FOR REMOVING THIS CARD**

1940

1941





# General Building Permit Application

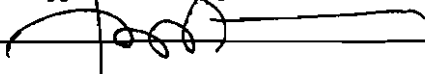
If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Location/Address of Construction: <u>13 LENNOX STREET</u>		
Total Square Footage of Proposed Structure/Area	Square Footage of Lot	Number of Stories
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot#  <u>430      A      002</u>	Applicant * <b>must</b> be owner, Lessee or Buyer* Name <u>KAREN GIBSEN</u> Address <u>13 LENNOX ST</u> City, State & Zip <u>PORTLAND 04103</u>	Telephone: <u>207415-0707</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name <u>SAME</u> Address City, State & Zip	Cost Of Work: \$ _____ C of O Fee: \$ _____ Total Fee: \$ <u>30.00</u>
Current legal use (i.e. single family) <u>single family</u> Number of Residential Units   _____ If vacant, what was the previous use? _____ Proposed Specific use: <u>single family</u> Is property part of a subdivision? _____ If yes, please name _____ Project description: <u>SAME PROJECT PER EXISTING BP OVERALL 25x20 EXCEPT GARAGE AREA HAS DECREASED - amended permit #10-0313</u>		
Contractor's name: <u>ME CONSTRUCTION SERVICES</u> Address: _____ City, State & Zip _____ Telephone: _____ Who should we contact when the permit is ready: <u>DON PETERSON</u> Telephone: <u>415-0707</u> Mailing address: <u>SAME AS ABOVE</u>		

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

In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information or to download copies of this form and other applications visit the Inspections Division on-line at [www.portlandmaine.gov](http://www.portlandmaine.gov), or stop by the Inspections Division office, room 315 City Hall or call 874-8703.

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Signature: 	Date: <u>18 May 2010</u>
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**This is not a permit; you may not commence ANY work until the permit is issued**

# ELECTRICAL PERMIT

## City of Portland, Me.

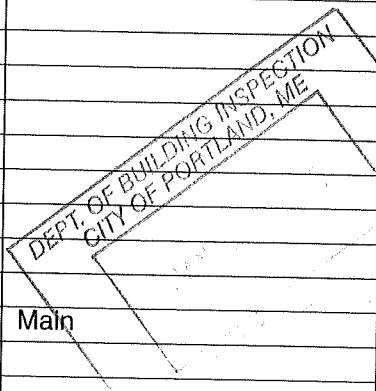


To the Chief Electrical Inspector, Portland Maine:  
 The undersigned hereby applies for a permit to make electrical installations  
 in accordance with the laws of Maine, the City of Portland Electrical Ordinance,  
 National Electrical Code and the following specifications:

Date 1.25.06  
 Permit # 2006-4055  
 CBL# 430-A-002

LOCATION: 13 Lennox METER MAKE & # \_\_\_\_\_  
 CMP ACCOUNT # \_\_\_\_\_ OWNER Phyllis Katzman  
 TENANT \_\_\_\_\_ PHONE # \_\_\_\_\_

					TOTAL EACH FEE	
OUTLETS	7	Receptacles	6	Switches	Smoke Detector	.20
FIXTURES	6	Incandescent		Fluorescent	Strips	.20
SERVICES		Overhead		Underground	TTL AMPS <800	15.00
		Overhead		Underground	>800	25.00
Temporary Service	1	Overhead		Underground	TTL AMPS	25.00
						25.00
METERS		(number of)				1.00
MOTORS		(number of)				2.00
RESID/COM		Electric units				1.00
HEATING		oil/gas units		Interior	Exterior	5.00
APPLIANCES		Ranges		Cook Tops	Wall Ovens	2.00
		Insta-Hot		Water heaters	Fans	2.00
		Dryers		Disposals	Dishwasher	2.00
		Compactors		Spa	Washing Machine	2.00
		Others (denote)				2.00
MISC. (number of)		Air Cond/win				3.00
		Air Cond/cent			Pools	10.00
		HVAC		EMS	Thermostat	5.00
		Signs				10.00
		Alarms/res				5.00
		Alarms/com				15.00
		Heavy Duty(CRKT)				2.00
		Circus/Carnv				25.00
		Alterations				5.00
		Fire Repairs				15.00
		E Lights				1.00
		E Generators				20.00
PANELS		Service		Remote	Main	4.00
TRANSFORMER		0-25 Kva				5.00
		25-200 Kva				8.00
		Over 200 Kva				10.00
					TOTAL AMOUNT DUE	
					MINIMUM FEE/COMMERCIAL 45.00	35.00



CONTRACTORS NAME Craig Springer MASTER LIC. # \_\_\_\_\_  
 ADDRESS 29 Lester Dr. LIMITED LIC. # LM50016982  
 TELEPHONE 207 878 6946

SIGNATURE OF CONTRACTOR [Signature]

CK# 1006

LENNOX STREET  
LOT LINE

NORTH

SOUTH

100'-0"

REQUIRED SETBACK  
SOUTH 8'-0  
NORTH 14'-0  
TOTAL 22'-0

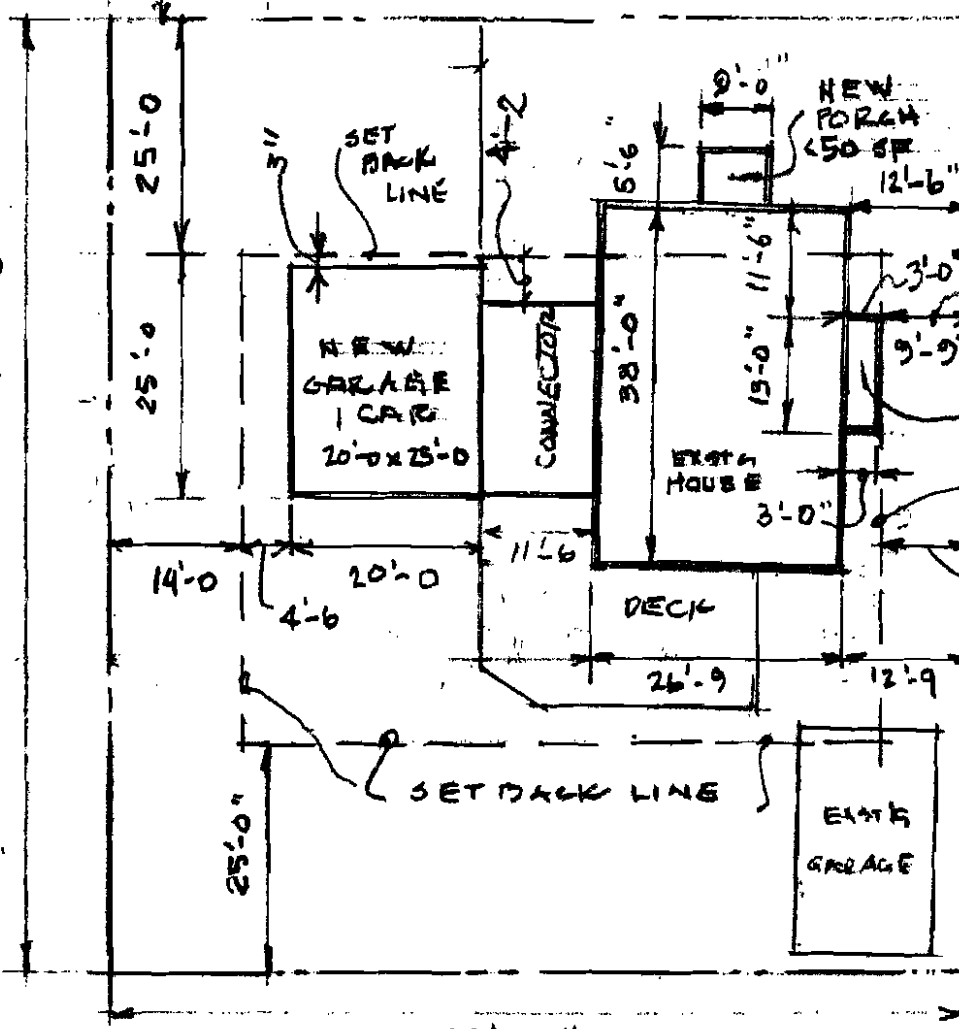
FRONT 25'-0

REAR 25'-0

GARAGE SETBACK  
PROVIDED

FRONT 25'-3

REAR 50'-0



SETBACK PROVIDED  
NEW BAY  
SETBACK LINE  
9'-9" SETBACK PROVIDED  
8'-0" SETBACK REQ'D  
1'-9" EXCESS

RECEIVED

MAY 18 2010

Dept. of Building Inspections  
City of Portland Maine

R-3

front 25' - 25' 3" given  
rear 25' - 50' given  
lot side - 14' req. - 19' 1" given

OK

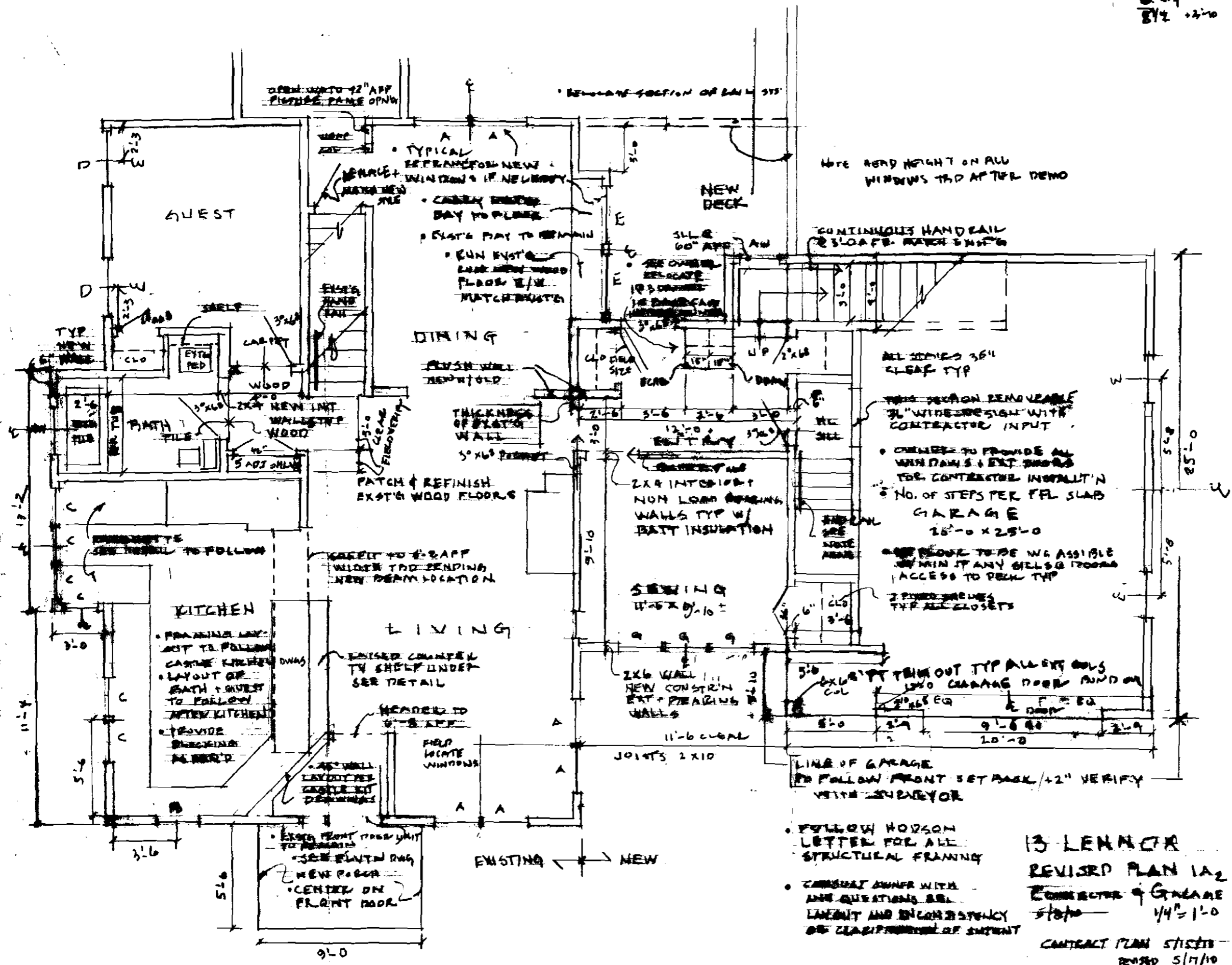
N SITE PLAN S  
SETBACK & CALCULATION

13 LENNOX STREET

~~APRIL 30 2010~~  
MAY 20 2010 REVISOR

SCALE 1" = 20'-0

REVISED 5/17/10



NOTE READ HEIGHT ON ALL WINDOWS TYP AFTER DEMO

- ALL STUDIES 3/4" CLEAR TYP
- THIS SECTION REMOVABLE 3/4" WIDE SIGN WITH CONTRACTOR INPUT
- OWNER TO PROVIDE ALL WINDOWS + EXT. DOORS FOR CONTRACTOR INSTALLATION
- NO. OF STEPS PER FFL SLAB GARAGE 25'-0" x 25'-0"
- BEFORE TO BE W/ ASSIBLE WITHIN ANY GILTS ROOMS ACCESS TO PERK TYP
- 2 PIER DRIVES TYP ALL CLOSETS

RECEIVED

MAY 18 2010

Dept. of Building Inspections  
 City of Portland Maine

- FOLLOW HUDSON LETTER FOR ALL STRUCTURAL FRAMING
- CONSULT OWNER WITH ANY QUESTIONS RE LAYOUT AND INCONSISTENCY OR CLARIFICATION OF INTENT

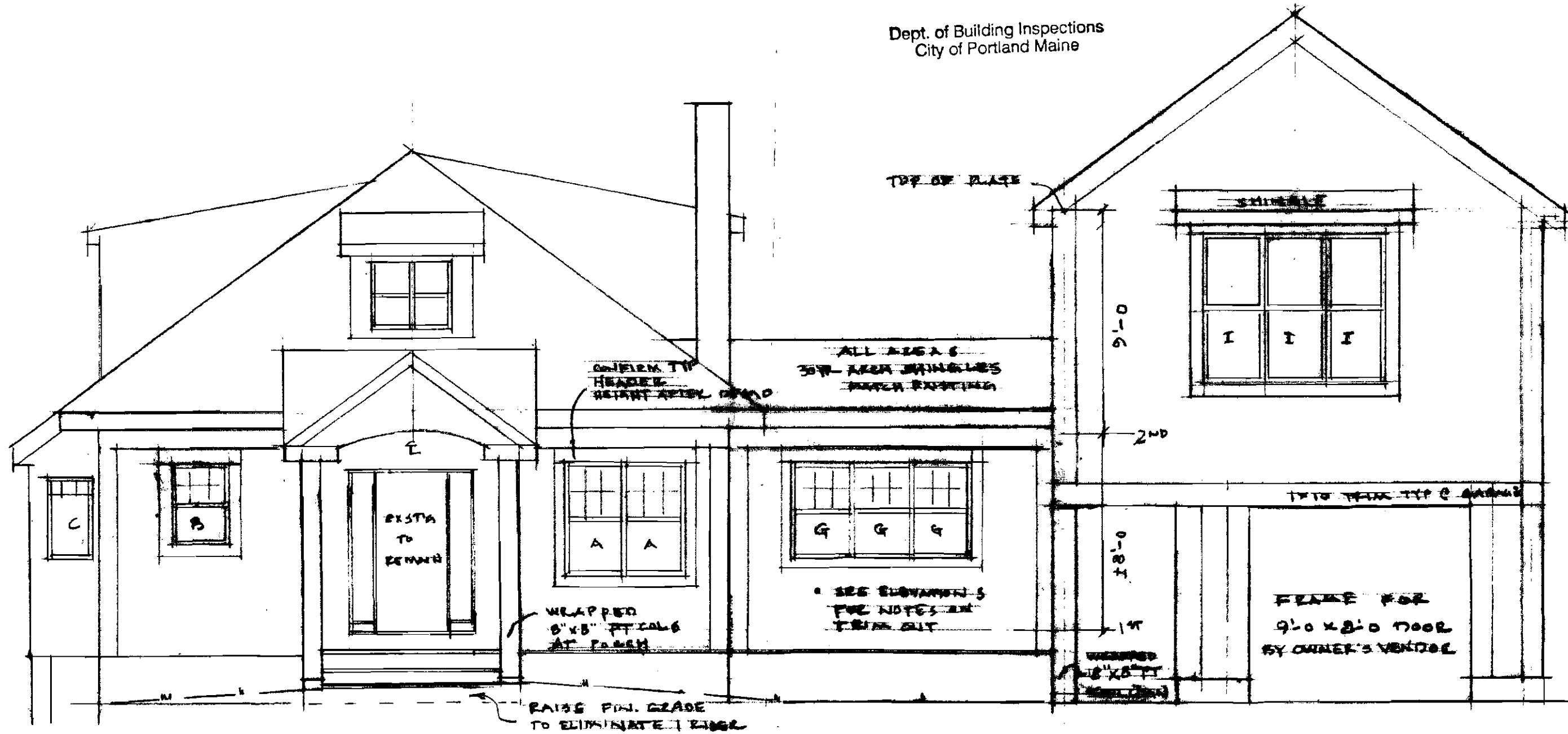
13 LEMMER  
 REVISOR PLAN 1A2  
 CORRECTOR & GRABER  
 5/10 1/4" = 1'-0"  
 CONTRACT PLAN 5/15/10  
 REVISED 5/17/10

1 121127

RECEIVED

MAY 18 2010

Dept. of Building Inspections  
City of Portland Maine



13 LENNOX E  
5/15/10 1/4"=1'-0"