

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

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

**PERMIT ISSUED**

Permit No:	04-0283	Issue Date:	MAR 23 2004	CBL:	340 D014001
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Location of Construction:	24 Arthur St	Owner Name:	Delmonite Terry M Jr &	Owner Address:	24 Arthur St	CITY OF PORTLAND	Phone:	878-3453
Business Name:		Contractor Name:	D. K. Buddy Pike Jr.	Contractor Address:	2 Poplar Street Old Orchard		Phone:	2079342545
Lessee/Buyer's Name		Phone:		Permit Type:	Alterations - Dwellings		Zone:	R3

Proposed Use:	Single Family w/shed dormer	Permit Fee:	\$141.00	Cost of Work:	\$10,000.00	CEO District:	5	Zone:	R5125
Proposed Project Description:	Add full shed dormer w/ 3' cantilever on rear to expand 2nd floor 270 SF for new bedroom/bath	FIRE DEPT:	<input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION:	Use Group: R3 Type: SB	Signature:	AMB 3/23/04		

Permit Taken By:	jmb	Date Applied For:	03/23/2004	Signature:		Date:	
				<b>Zoning Approval</b>			

1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.	<input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan	<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	<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
2. Building permits do not include plumbing, septic or electrical work.			
3. Building permits are void if work is not started within six (6) months of the date of issuance. False information may invalidate a building permit and stop all work..			

**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**  
Department of Building Inspections

March 23 2004

Received from Terry Belmonte

Location of Work 24 Arthur

Cost of Construction \$ 10,000

Permit Fee \$ 111.00

Building (11)  Plumbing (15)  Electrical (12)  Site Plan (102)

Other

CBL: 340-D-14

Check #: 7386 Total Collected \$ 111.00

**THIS IS NOT A PERMIT**

No work is to be started until PERMIT CARD is actually posted upon the premises. Acceptance of fee is no guarantee that permit will be granted. **PRESERVE THIS RECEIPT.** In case permit cannot be granted the amount of the fee will be refunded upon return of the receipt less \$10.00 or 10% whichever is greater.

WHITE - Applicant's Copy  
YELLOW - Office Copy  
PINK - Permit Copy

# City of Portland, Maine - Building or Use Permit

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

Permit No:	04-0283	Date Applied For:	03/23/2004	CBL:	340 D014001
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Location of Construction: 24 Arthur St	Owner Name: Delmonte Terry M Jr &	Owner Address: 24 Arthur St	Phone: ( ) 878-3453
Business Name:	Contractor Name:	Contractor Address:	Phone
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Dwellings	

Proposed Use:  
Single Family w/shed dormer

Proposed Project Description:  
Add full shed dormer on rear to expand 2nd floor for bedroom/bath

Dept: Zoning      Status: Approved with Conditions      Reviewer: Jeanine Bourke      Approval Date: 03/23/2004

Note:      Ok to Issue:

1) Sec. 14-433 allows a reduction in setback if the applicable setback cannot be met. For a 2 story building a 14' side setback is required. The addition of a 3' overhang is approved based on the lack of headroom in the second floor and the necessary width to allow an average bathroom and additional bedroom.

2) Sec. 14-436(a) allows an 80% expansion when legally non-conforming to setbacks. This dormer addition adds 270 SF which is 38% of the first floor of 720 SF.

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: 03/23/2004

Note:      Ok to Issue:

1) Design load specs and fastening are required to be submitted to this office for the engineered LVL floor joists to carry the cantilever.

2) Separate permits are required for any electrical or plumbing work.

3) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

# All Purpose Building Permit Application

If you or the property owner owns 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>24 ARTHUR ST.</u>		Total Square Footage of Proposed Structure <u>270 SF of owner addition</u>	Square Footage of Lot <u>650 SF</u>
Tax Assessor's Chart, Block & Lot Chart# <u>340</u> Block# <u>D</u> Lot# <u>14</u>	Owner: <u>TERRY DEMONTE</u>	Applicant name, address & telephone: <u>TERRY DEMONTE</u> <u>24 ARTHUR ST</u> <u>PORTLAND, ME 04103</u>	
Lessee/Buyer's Name (If Applicable)		Cost Of Work: \$ <u>10,000</u>	Telephone: <u>207-878-3453</u>
Current use: <u>PRIMARY RESIDENCE / SINGLE FAMILY</u>		Fee: \$ <u>111.00</u>	
If the location is currently vacant, what was prior use: _____			
Approximately how long has it been vacant: _____			
Proposed use: _____			
Project description: _____			
Contractor's name, address & telephone: <u>D.K. BOBBY PIERCE JR.</u> <u>(207)-934-2545</u> <u>2 PERMAN ST.</u> <u>CL 2 CECHEMO, ME 04064</u>			
Who should we contact when the permit is ready: <u>TERRY DEMONTE</u>			
Mailing address: <u>24 ARTHUR ST.</u> <u>PORTLAND, ME 04103</u>			

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. PHONE: 207-878-3453

**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 he/she has 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: [Signature] Date: 3/23/04

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

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

**PERMIT ISSUED**  
MAR 23 2004  
Permit Number: 04028  
CITY OF PORTLAND

Please Read Application And Notes, if Any, Attached

## BUILDING INSPECTION PERMIT

This is to certify that Delmonte Terry M Jr & D J Suddy Pike Jr.

has permission to Add full shed dormer w/ 3' overhang over 2nd floor at 270 SF for new bedroom/bath  
at 24 Arthur St 340 D014001

provided that the person or persons firm or corporation accepting this permit shall comply with a 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.

If inspection must be made on premises, the inspector shall be notified in writing by the permit holder or the permit holder's agent or representative. If inspection is required, the permit holder shall be notified in writing by the inspector. If inspection is required, the permit holder shall be notified in writing by the inspector.

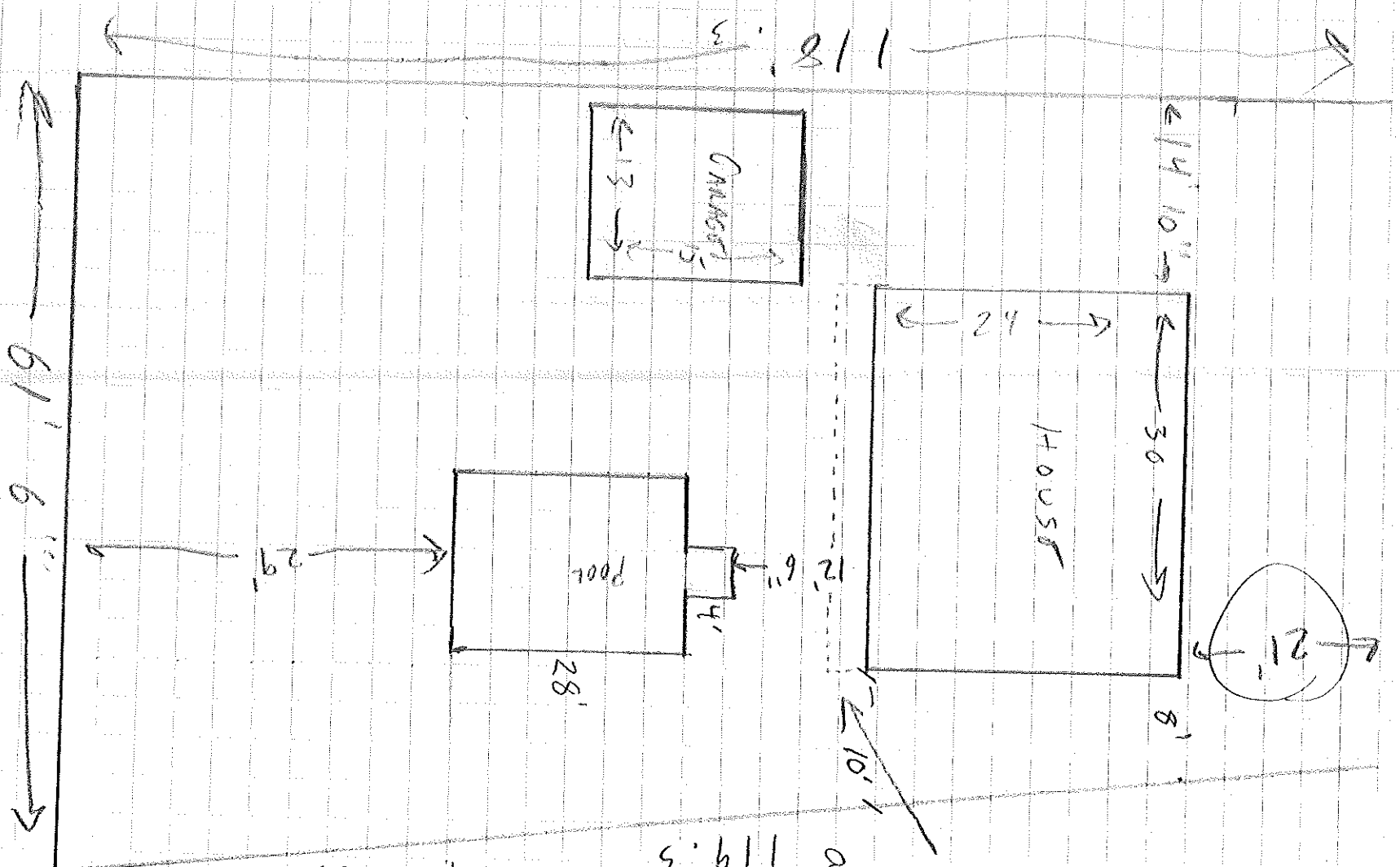
A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

### OTHER REQUIRED APPROVALS

Fire Dept \_\_\_\_\_  
Health Dept \_\_\_\_\_  
Appeal Board \_\_\_\_\_  
Other \_\_\_\_\_  
Department Name \_\_\_\_\_

PENALTY FOR REMOVING THIS CARD

*Dennis Burke*  
Director - Building & Inspection Services  
3/23/04



3' OVERHANGS OF DRIVEWAY  
 Sec. 14-433 allows a reduction in setback to mins if required setback cannot be met  
 119' 5"

### R3 Zone

Front 25' Req

Z1 Shown

Sec. 14-436(1) allows an 80% expansion if

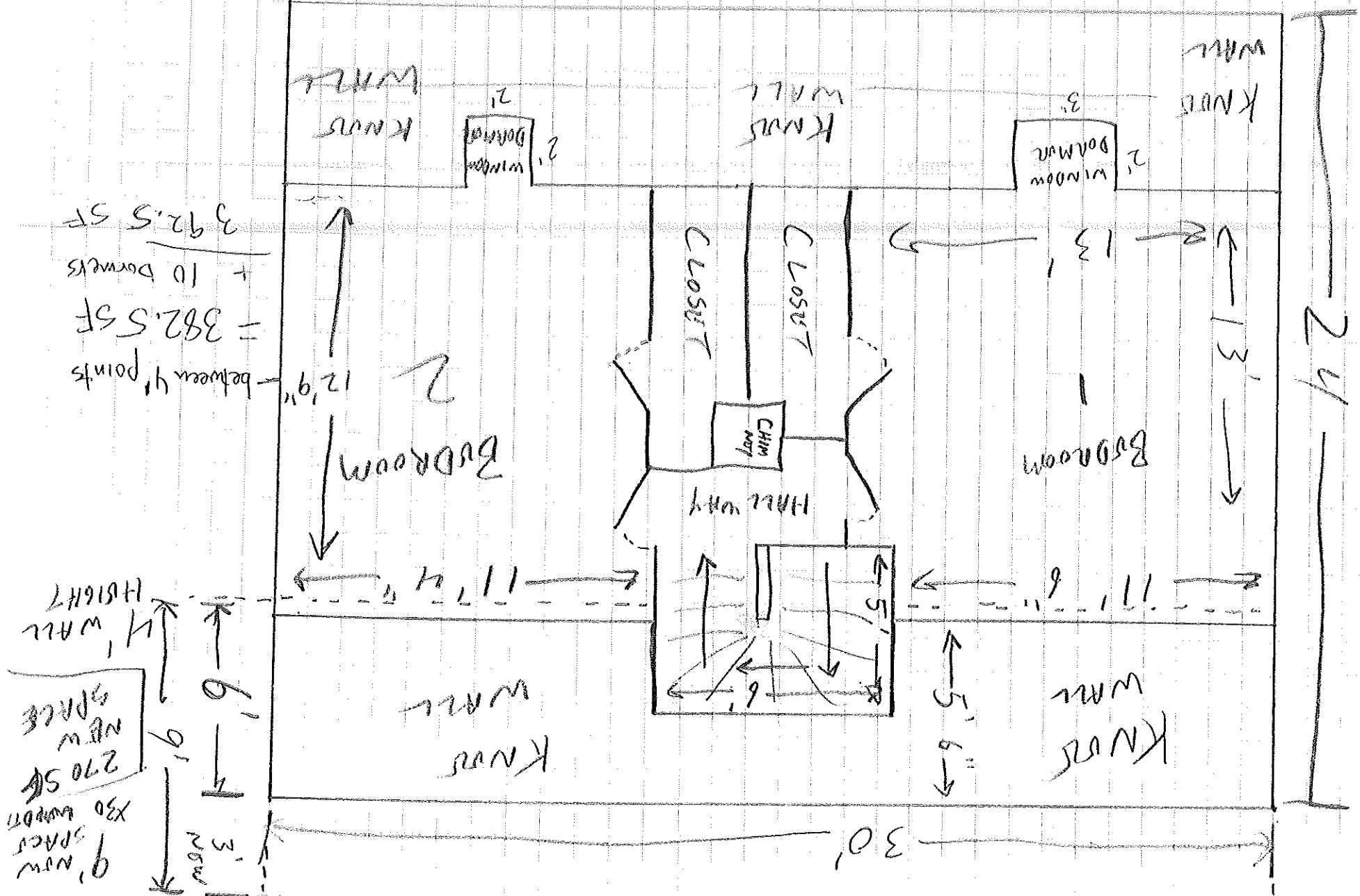
legally non-conforming to setbacks.

Rear 25' Req

60' Shown to new overhang

159 = 3' Scale

AS OF  
3/23/04







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 340 D014001  
 Location 24 ARTHUR ST  
 Land Use SINGLE FAMILY  
 Owner Address DELMONTE TERRY M JR & JENNIFER M JTS  
 24 ARTHUR ST  
 PORTLAND ME 04103

3/23  
 2PM  
 Terry  
 04-0283  
 R3

Book/Page 10517/250  
 Legal 340-D-14  
 ARTHUR ST 24-26

**Valuation Information**

Land 5572 SF  
 Building 6K  
 \$31,850 \$63,100 Total \$94,950

**Property Information**

Year Built 1953 Style Cape  
 Bedrooms 3 Full Baths 1  
 Story Height 1 Sq. Ft. 1006  
 Half Baths 1 Total Rooms 6  
 Attic Full Finish  
 Basement Full

**Outbuildings**

Type	Quantity	Year Built	Size	Grade	Condition
GARAGE-WD/CB	1	1953	12X30	D	G
POOL-PREFAB	1	2002	14X28	C	A
PLASTIC LINER					

**Sales Information**

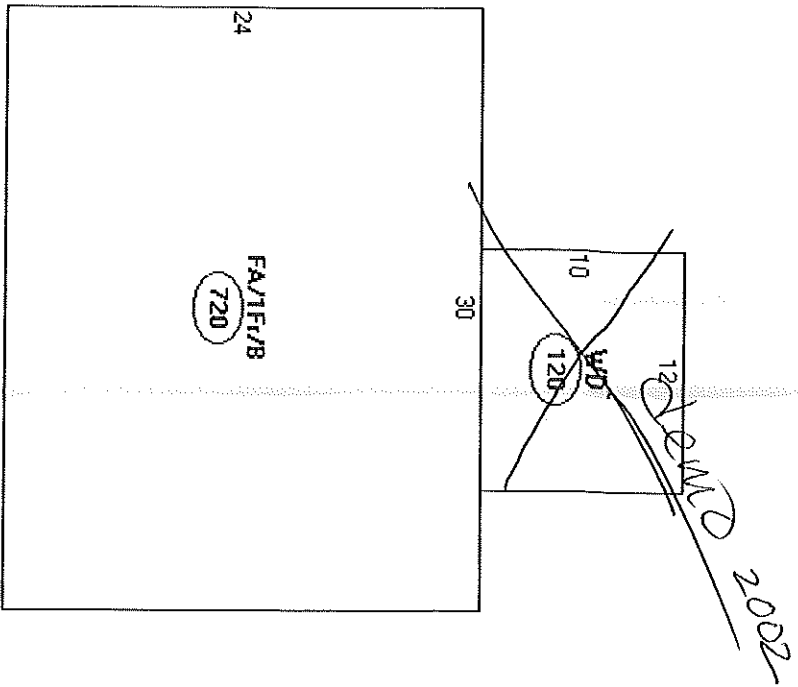
Date	Type	Price	Book/Page
01/15/1993	LAND + BLDING	\$94,500	10517-250

Picture and Sketch  
[Picture](#) [Sketch](#)

[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.

[New Search!](#)



Existing 2nd Fl = 392.5 SF per story definition.

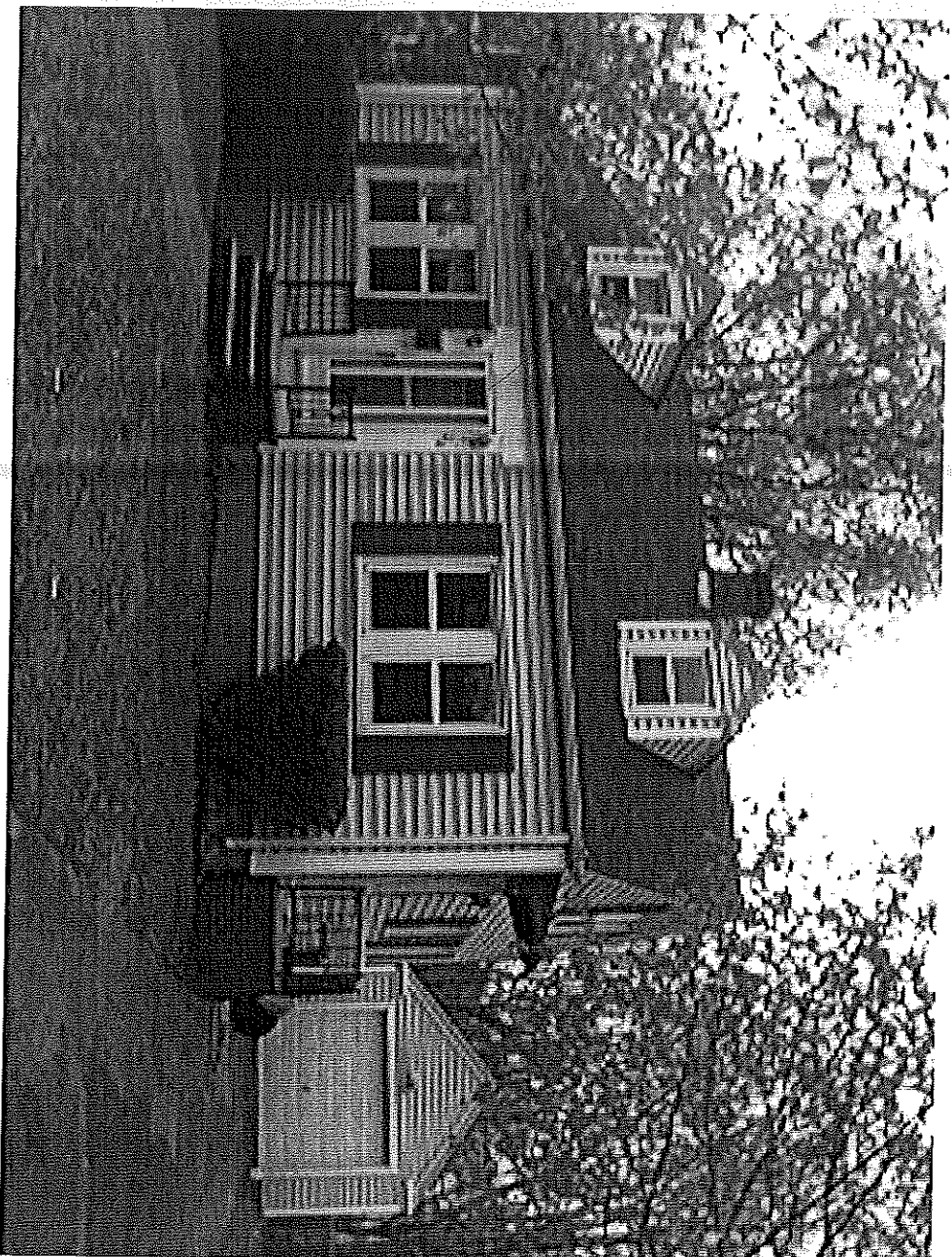
Descriptor/Area
A: FA/1F/1B 720 sqft
<del>B: W/D 120 sqft</del>

720  
x 80%  
-----  
576 SF allowed

Lot = 6572  
x 25  
-----  
1643  
OK

New Downer  
9 x 30 = 270 SF  
= 386/10

62.5 SF  
in Second Floor  
which is over 2/3 of first floor foot print @ 455



# BUILDING PERMIT INSPECTION PROCEDURES

## Please call 874-8703 or 874-8693 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. ~~by Reynolds, Development Review Coordinator at 874-8693 must~~ also be contacted at this time, before any site work begins on any project other than single family additions or alterations.

NA **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.

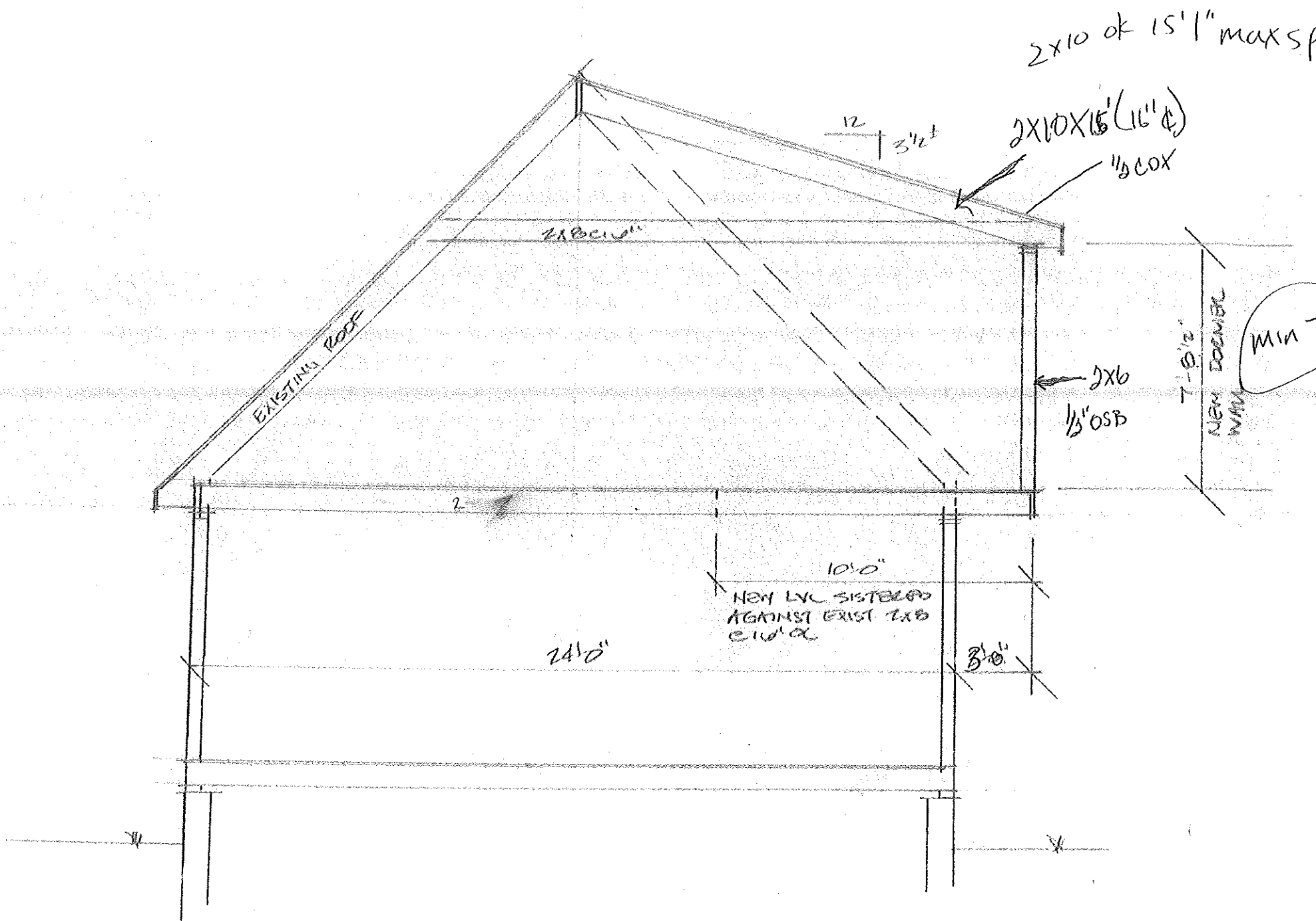
Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection

✓ If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

NA **CERTIFICATE OF OCCUPANCIES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED**

Signature of Applicant/Designee 3/23/14  
 Signature of Inspections Official 3/23/14  
 Date 3/23/14  
 Date 3/23/14

CBI: 340-D-14 Building Permit #: 04-0283



2x10 ok 15'1" max sp

2x10X15 (16"  $\phi$ )  
1/2" COX

12 | 3 1/2"

2x8X10"

EXISTING ROOF

2x6  
1/2" OSB

7'-0 1/2"  
NEW DOORWAY  
WALL

MIN 7

2

10'-0"  
NEW LVL SISTERED  
AGAINST EXIST LAB  
@ 10' OC

24'-0"

3'-0"

CROSS SECTION

1/4" = 1'-0"

1/2" = 1'-0"

SIDE ELEVATION

