

**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: 03-0505 Issue Date: **MAY 14 2003** CBL: 350 A006001

Location of Construction: 110 Greenwood Ln	Owner Name: Dimatteo Paul &	Owner Address: 110 Greenwood <b>CITY OF PORTLAND</b>	Phone: 797-4812
Business Name:	Contractor Name: Jim Lombardo/Builder	Contractor Address: 69 Milton St Portland	Phone:
Lessee/Buyer's Name:	Phone:	Permit Type: Additions - Dwellings	Zone: <b>R3</b>

Past Use: Single Family	Proposed Use: Single Family	Permit Fee: \$233.00	Cost of Work: \$30,000.00	CEO District: 2
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Proposed Project Description:  
Build 24x24 garage w/storage & 8x20 mudroom

Signature: \_\_\_\_\_ Type: **SB**  
 FIRE DEPT:  Approved  Denied Use Group: **R3**  
 Signature: **BOBA 1999** Type: \_\_\_\_\_  
 Signature: **AMB 5/14/03** Signature: \_\_\_\_\_  
 PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)

Permit Taken By: **jmb** Date Applied For: **05/14/2003**

**Zoning Approval**

Special Zone or Reviews

Shoreland  **OFFSHORE**

Wetland  Flood Zone

Subdivision

Site Plan

Maj  Minor  MM

Date: **AMB 5/14/03**

Zoning Appeal

Variance

Miscellaneous

Conditional Use

Interpretation

Approved

Denied

Date: \_\_\_\_\_

Historic Preservation

Not in District or Landmark

Does Not Require Review

Requires Review

Approved

Approved w/Conditions

Denied

Date: **5/14/03**

- 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..

**CERTIFICATION**

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the application is issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provision of the code(s) applicable to such permit.

SIGNATURE OF APPLICANT	ADDRESS	DATE	PHONE
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE		DATE	PHONE

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Business Name:		Contractor Name:	Jim Lombardo/Builder	Contractor Address:	69 Milton St Portland	Phone:	
Lessee/Buyer's Name		Phone:		Permit Type:	Additions - Dwellings		

Proposed Use:	Single Family	Proposed Project Description:	Build 24x24 garage w/storage & 8x20 mudroom
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Dept: Zoning      Status: Approved      Reviewer: Jeanine Bourke      Approval Date: 05/14/2003

Note:      Ok to Issue:

1) Separate permits shall be required for future decks, sheds, pools, and/or garages.

2) 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: 05/14/2003

Note:      Ok to Issue:

1) Specs on the steel beam must be submitted to this office

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>110 GREENWOOD</u>		Square Footage of Lot <u>11,250</u>
Total Square Footage of Proposed Structure <u>822</u>		
Tax Assessor's Chart, Block & Lot Chart# <u>350</u> Block# <u>A</u> Lot# <u>6</u>	Owner: <u>PAUL &amp; TINA DIMARCO</u>	Telephone: <u>797-4812</u>
Lessee/Buyer's Name (if Applicable)	Applicant name, address & telephone: <u>JIM LOMBARDO</u> <u>69 MILTON ST</u> <u>PORT. 329-5484</u>	
Current use: <u>RESIDENTIAL</u>	Cost Of Work \$ <u>30,000</u> Fee: \$ <u>233.00</u>	
If the location is currently vacant, what was prior use: _____		
Approximately how long has it been vacant: _____		
Proposed use: <u>CONSTRUCT 24' x 34' GARAGE w/ 1 x 20 mudroom</u>		
Project description: _____		
Contractor's name, address & telephone: <u>JIM LOMBARDO</u> <u>69 MILTON ST</u> <u>PORT. 04103</u>		
Who should we contact when the permit is ready: <u>Jim</u> <u>329-5484</u>		
Mailing address: <u>PORT. 04103</u> <u>69 MILTON ST</u>		

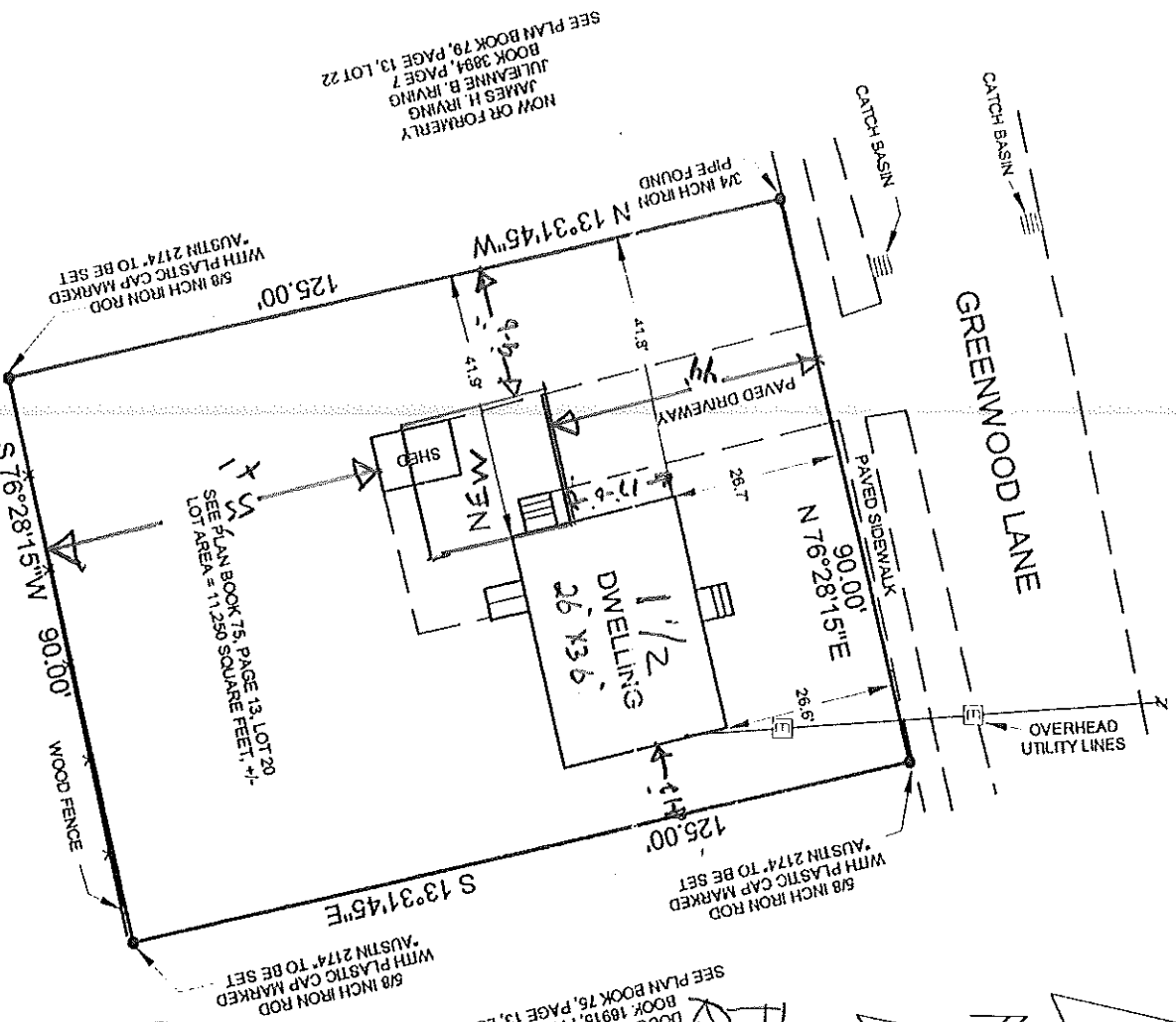
We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work, with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permit is picked up. PHONE: 329-5484

**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: [Signature] Date: 5-14-03

**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**



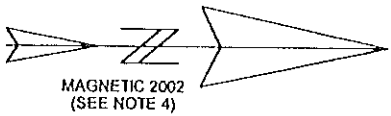
NOW OR FORMERLY  
JAMES H. IRVING  
JULIANNE B. IRVING  
BOOK 3894, PAGE 7  
SEE PLAN BOOK 79, PAGE 13, LOT 22

NOW OR FORMERLY  
ERIC G. PRIME  
VICKI L. PRIME #77  
BOOK 12465, PAGE 39, LOT 55  
SEE PLAN BOOK 51, PAGE 39, LOT 55

SEE PLAN BOOK 75, PAGE 13, LOT 20  
LOT AREA = 11,250 SQUARE FEET, +/-

NOW OR FORMERLY  
DOUGLAS R. HAMILTON  
BOOK 18918, PAGE 100  
SEE PLAN BOOK 75, PAGE 10, LOT 18

*Handwritten notes:*  
R3 Zone  
Front 25' Reg 44' shown  
Rear 25' Reg 55' shown  
Side 1st story  
8' Reg 9'6\"/>



**NOTES:**

- 1.) DEED REFERENCE: WILLIAM H. KIRK AND JUNE A. KIRK TO PAUL DIMATTEO AND TINA TRABASSI DATED FEBRUARY 28, 2001 AND RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS IN BOOK 18068, PAGE 125.
- 2.) PLAN REFERENCE: "REVISED PLAN OF GREENWOOD ACRES", DATED JULY 26, 1987 BY W. S. BOOTHBY & J. P. BEAUJEU AND RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS IN PLAN BOOK 75, PAGE 13.
- 3.) THIS SURVEY CONFORMS TO THE STANDARDS OF THE MAINE BOARD OF LICENSURE FOR LAND SURVEYORS STANDARDS OF PRACTICE, CATEGORY 1 CONDITION 3. (EXCEPTING; NO WRITTEN REPORT AND NO NEW DESCRIPTION).
- 4.) BEARINGS REFER TO MAGNETIC 2002 AND WERE BASED ON A HAND COMPASS READING.

GRAPHIC SCALE: 1 INCH = 30 FEET



PLAN SHOWING  
A STANDARD BOUNDARY SURVEY  
MADE FOR  
**PAUL DIMATTEO**

OF LAND LOCATED AT  
110 GREENWOOD LANE, PORTLAND, MAINE  
SCALE: 1 INCH = 30 FEET MAY 25, 2002  
SURVEYED BY:  
WILLIAM G. AUSTIN, PLS 2174  
82 ELDERBERRY LANE  
NEW GLOUCESTER, MAINE 04260  
(207) 632-2959

WILLIAM G. AUSTIN  
STATE OF MAINE  
PROFESSIONAL LAND SURVEYOR #2174

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 350 A006001  
 Location 110 GREENWOOD LN  
 Land Use SINGLE FAMILY  
 Owner Address DINATTEO PAUL & TINA TIRABASSI JTS  
 110 GREENWOOD LN  
 PORTLAND ME 04103

Book/Page 16068/185  
 Legal 350-A-5  
 GREENWOOD LANE 110  
 11250 SF

**Valuation Information**

Land \$34,970 Building \$56,140 Total \$103,110

**Property Information**

Year Built 1959 Style Cape Story Height 1 Sq. Ft. 1310 Total Acres 0.258  
 Bedrooms 3 Full Baths 1 Half Baths 1 Total Rooms 7 Attic Full Finish Basement Full

**Outbuildings**

Type SHED-FRAME Quantity 1 Year Built 1972 Size 9X12 Grade C Condition A

**Sales Information**

Date 03/02/2001 Type LAND + BLDING Price \$145,000 Book/Page 16068-185  
 12/13/1991 Type LAND + BLDING Price \$97,500 09827-093

**Picture and Sketch**

[Picture](#)

[Sketch](#)

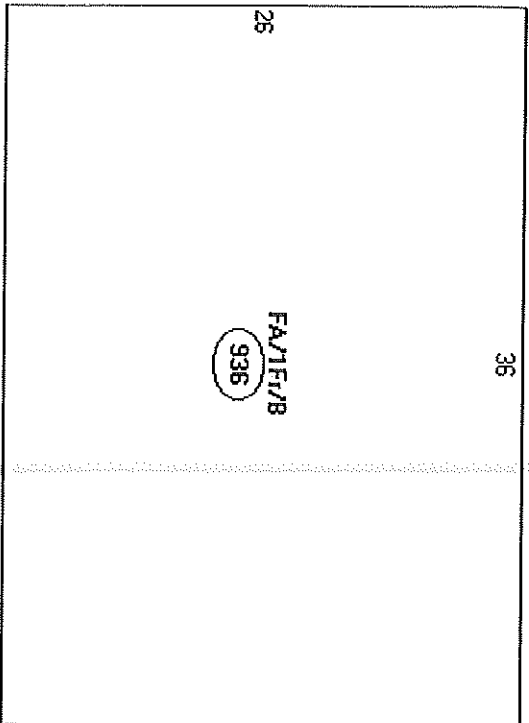
[Click here to view Tax Roll Information.](#)

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

**New Search!**



Descriptor/Area  
A: FA1F1/B  
936 sqft



Lot 11,250  $\neq$

$\times .25\% / 10 =$   
2,812

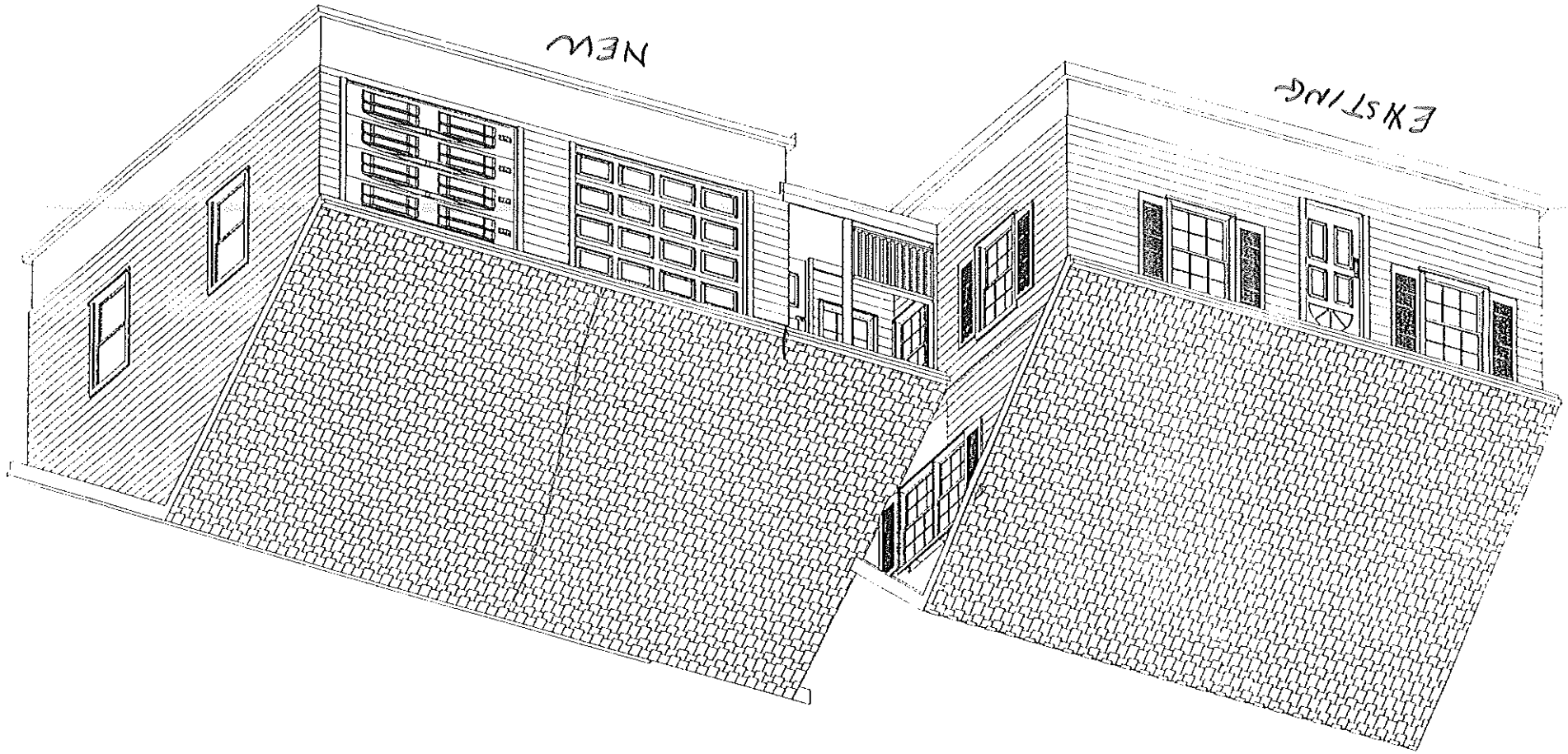
OK

New 832

exist 936

1768

Shed to be removed

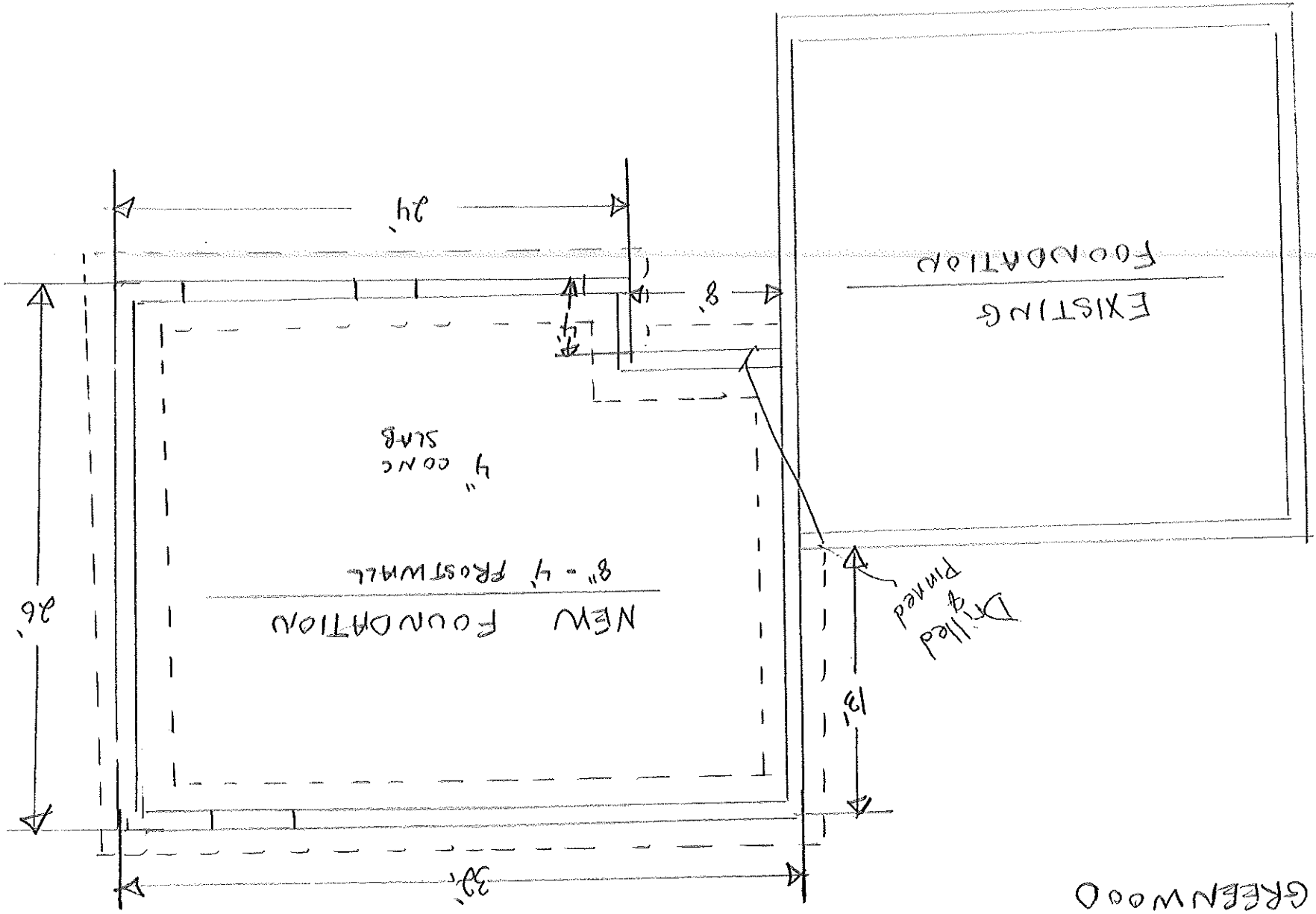


NEW

EXISTING

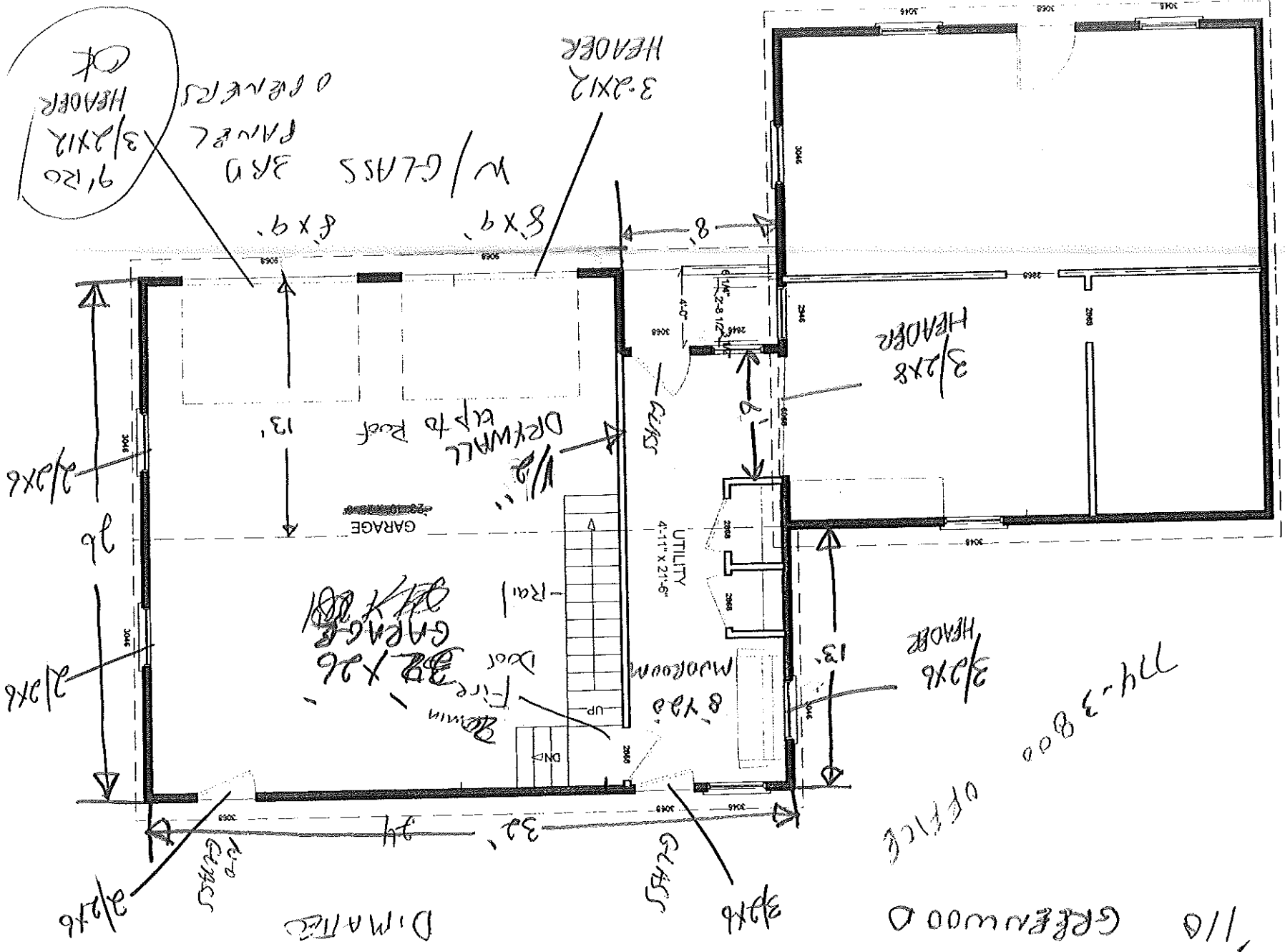


FOUNDATION PLAN



PAUL + TINA DIMATTEO  
110 GREENWOOD

JIM LOMBARDO  
329-5484



110 GREENWOOD  
OFFICE  
774-3800

9'120  
3/2x12  
HEADERS  
OK

W/GLOSS BRD  
PANEL  
8'x9'

3-2x12  
HEADER

3/2x8  
HEADER

3/2x6  
HEADER

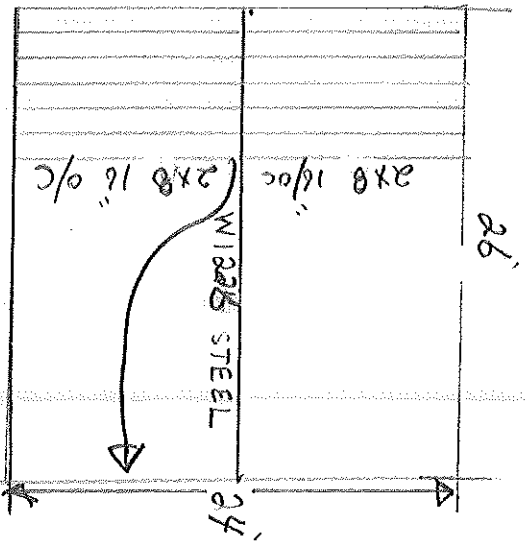
DINING

GLASS

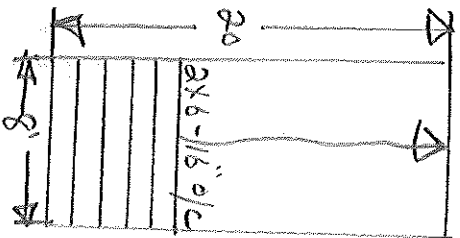
3/2x8

PAUL + TINA DIMATEO

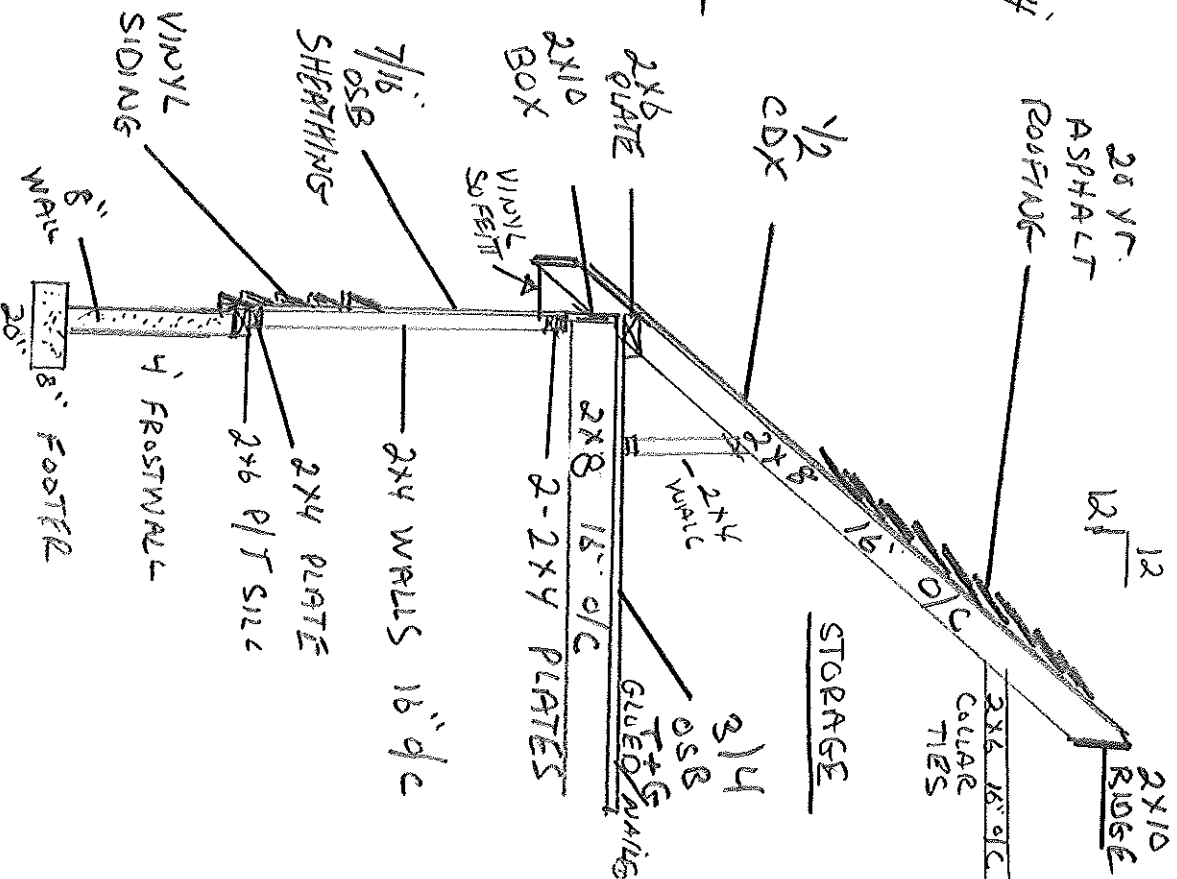
110 GREEWOOD LANE



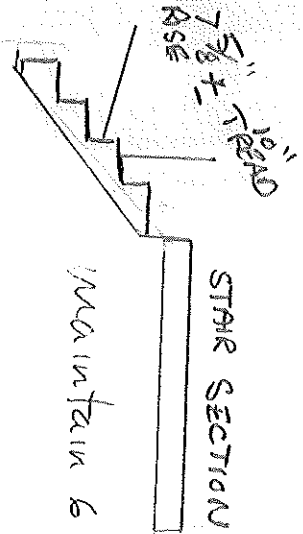
GARAGE FLOOR FRAMING



MUD ROOM FLOOR FRAMING

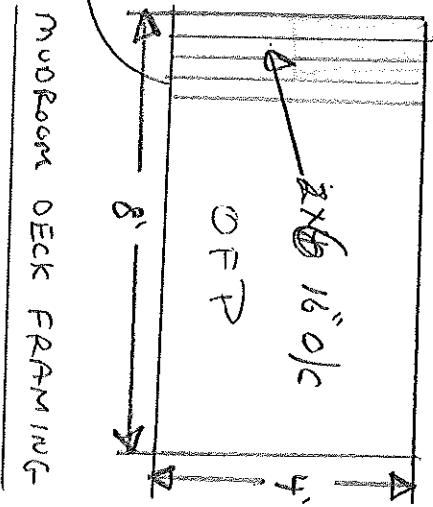


GARAGE SECTION

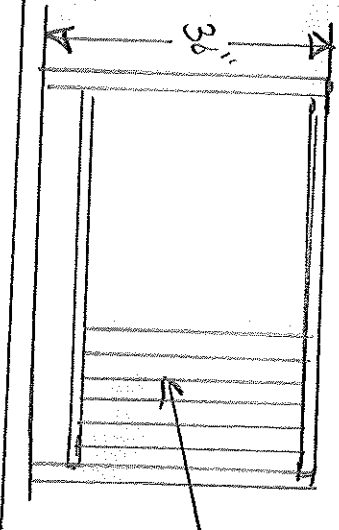


Maintain 6'8" headroom

2-2x8  
Beam  
w/ ledgers



IF over 15 1/2 grade  
Change will need guard  
w/ attached grass/pickle HR



RAILING @ DECK

# 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.

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

✓ Footing/Building Location Inspection: Prior to pouring concrete

✓ Re-Bar Schedule Inspection: Prior to pouring concrete

✓ 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.

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

Signature of applicant/designee

Date

Signature of Inspections Official

Date

CBI: 3SD-76 Building Permit #: 03-0505

# 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: 030505  
**MAY 14 2003**

This is to certify that Dimatteo Paul & Jim Lombardi

/Builder

has permission to Build 24x24 garage w/storage

8x20 m room

At 110 Greenwood Ln

350 A006001

**CITY OF PORTLAND**

provided that the person or persons applying for this permit shall comply with all of the provisions of the Statutes of the State of Oregon, the Ordinances of the City of Portland relating to the construction, maintenance and use of buildings and structures, and of the application on file in this department.

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

Notification of inspection must be given and work shall be inspected in accordance with the provisions of the Building Code of the City of Portland. A certificate of occupancy must be procured by owner before this building or part thereof is occupied. **NO OTHER NOTICES 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

**PENALTY FOR REMOVING THIS CARD**

*Deanne Brankle*  
Director - Building & Inspection Services  
5/14/03