

PERMIT ISSUED

City of Portland, Maine - Building or Use Permit Application

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

| | | |
|-----------------------|----------------------------|---------------------|
| Permit No: 03-0293 | Issue Date: APR 07 2003 | CBL: 353 B005001 |
|-----------------------|----------------------------|---------------------|

| | | | |
|--|---------------------------------------|--|----------------------|
| Location of Construction: 25 West Lynne Ave | Owner Name: Tibbetts Lewis W Iii & | Owner Address: 25 West Lynne Ave | Phone: 878-2827 |
| Business Name: | Contractor Name: Davadano, Dave | Contractor Address: 38 West Lynne Street Portland | Phone: 2077731128 |
| Lessee/Buyer's Name: | Phone: | Permit Type: Additions - Dwellings | Zone: R2 |

| | | | | |
|----------------------------|--------------------------------|--|--|--------------------|
| Past Use: Single Family | Proposed Use: Single Family | Permit Fee: \$93.00 | Cost of Work: \$9,325.00 | CEO District: 2 |
| | | FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied | INSPECTION: Use Group: R3 Type: 5B BOCA 1999 Signature: JMB 4/7/03 | |

| | | |
|--|------------|------------|
| Proposed Project Description: Build 6' x 35' front covered porch | Signature: | Signature: |
| 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: jmb | Date Applied For: 04/07/2003 | Zoning Approval |
|-------------------------|---------------------------------|------------------------|

| | | | |
|--|---|--|--|
| 1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules. 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.. | 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"/> Date: JMB 4/7/03 | 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 Date: | Historic Preservation <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: 4/7/03 |
|--|---|--|--|

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 |
|---|------|-------|

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.

| | | |
|---|--|--|
| Location/Address of Construction: <u>25 W Wynne Ave Port.</u> | | |
| Total Square Footage of Proposed Structure <u>210 SF</u> | Square Footage of Lot <u>10,400 SF</u> | |
| Tax Assessor's Chart, Block & Lot Chart# <u>353</u> Block# <u>B</u> Lot# <u>5</u> | Owner: <u>Lew Gibbotts</u> | Telephone: <u>878-2827</u> |
| Lessee/Buyer's Name (If Applicable) | Applicant name, address & telephone: <u>DAVID DIARDANO</u> <u>831-2137</u> <u>38 Wynne Ave.</u> <u>Portland, ME</u> | Cost Of Work: \$ <u>9325-</u> Fee: \$ |
| Current use: <u>Single Family</u> | | |
| If the location is currently vacant, what was prior use: _____ | | |
| Approximately how long has it been vacant: _____ | | |
| Proposed use: _____ | | |
| Project description: <u>Build A 6' x 35' Front Covered Porch</u> | | |
| Contractor's name, address & telephone: <u>DAVID DIARDANO</u> | | |
| Who should we contact when the permit is ready: _____ | | |
| Mailing address: _____ | | |
| 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: <u>831-2137</u> | | |

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: <u>David Diardano</u> | Date: <u>4-7-03</u> |
|---|---------------------|

**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**

City of Portland, Maine - Building or Use Permit

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

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| Permit No: 03-0293 | Date Applied For: 04/07/2003 | CBL: 353 B005001 |
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| Location of Construction: 25 West Lynne Ave | Owner Name: Tibbetts Lewis W Iii & | Owner Address: 25 West Lynne Ave | Phone: () 878-2827 |
| Business Name: | Contractor Name: Davadano, Dave | Contractor Address: 38 West Lynne Street Portland | Phone: (207) 773-1128 |
| Lessee/Buyer's Name | Phone: | Permit Type: Additions - Dwellings | |

| | |
|--------------------------------|---|
| Proposed Use: Single Family | Proposed Project Description: Build 6' x 35' front covered porch |
|--------------------------------|---|

Dept: Zoning Status: Approved Reviewer: Jeanine Bourke Approval Date: 04/07/2003
 Note: Ok to Issue:

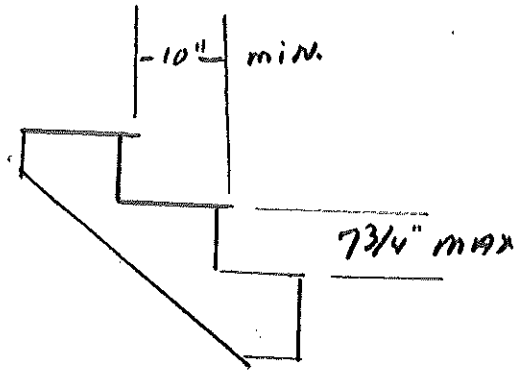
Dept: Building Status: Approved Reviewer: Jeanine Bourke Approval Date: 04/07/2003
 Note: Ok to Issue:

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

CONTRACTOR
DAVE D'ARABIO
PORTLAND
831-2137

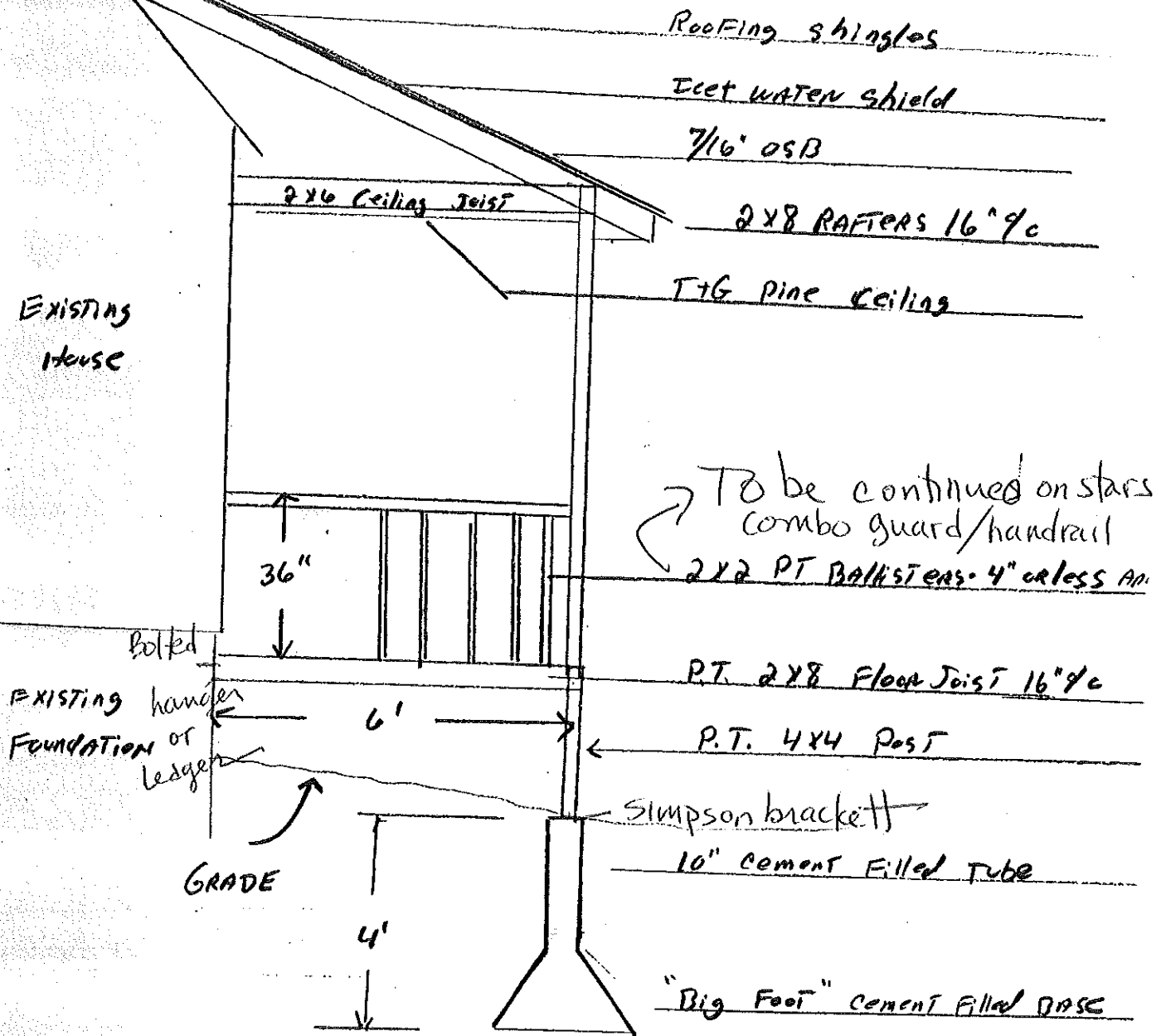
OWNER
LEW TROSBY
25 W LYMAN AVE
PORTLAND, ME
878-2827

STAIRS



New Front Porch

EXISTING
HOUSE



EXISTING HOUSE

36'

New Deck

5/4" x 6" Decking

2x8 Floor Joist

Cement Footings

Bas. 5:11 - 2-2x10 FT.

7' 7' 7' 7' 7'

35'0"

CONTRACTOR

DAVE DYERDENE

PORTLAND

571-2227

OWNER

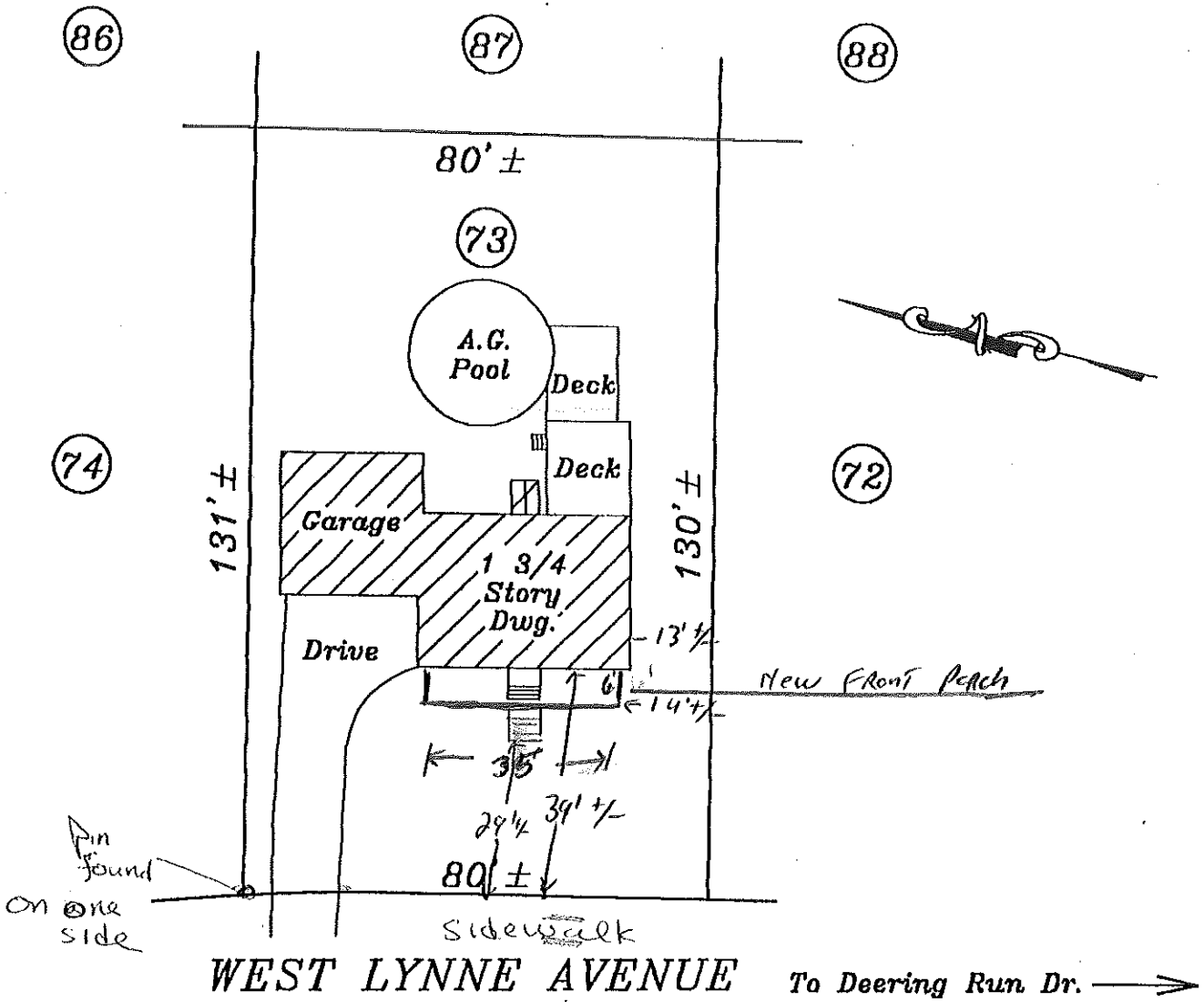
LEW TIBBOLTS

250 WYNNIE AVE

PORTLAND, ME

ADDRESS: 25 WEST LYNNE AVENUE
PORTLAND, MAINE

INSPECTION DATE: JULY 16, 1999
SCALE: 1"=30'



SEE PROVIDED TITLE REFERENCES FOR APPLICABLE APPURTENANCES, IF ANY.

130
80

10400

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 353 0005001
 Location 25 WEST LYNNE AVE
 Land Use SINGLE FAMILY

Owner Address TIBBETTS LEWIS W III & TRACY L TIBBETTS JTS
 25 WEST LYNNE AVE
 PORTLAND ME 04103

Book/Page 17604/110
 Legal 353-B-5
 W LYNNE AVE 23-27
 10384 SF

Valuation Information

| | | |
|----------|-----------|-----------|
| Land | Building | Total |
| \$32,660 | \$100,380 | \$133,040 |

Property Information

| | | | | | | |
|--------------------|-----------------|---------------------|------------------|----------------------|------------------|--|
| Year Built 1988 | Style Cape | Story Height 1.5 | Sq. Ft. 1638 | Total Acres 0.238 | | |
| Bedrooms 3 | Full Baths 2 | Half Baths | Total Rooms 6 | Attic None | Basement Full | |

Outbuildings

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

Sales Information

| Date | Type | Price | Book/Page |
|------------|---------------|-----------|-----------|
| 05/06/2002 | LAND + BLDING | | 17604-110 |
| 07/29/1999 | LAND + BLDING | | 14940-056 |
| 08/01/1989 | LAND + BLDING | \$139,900 | |

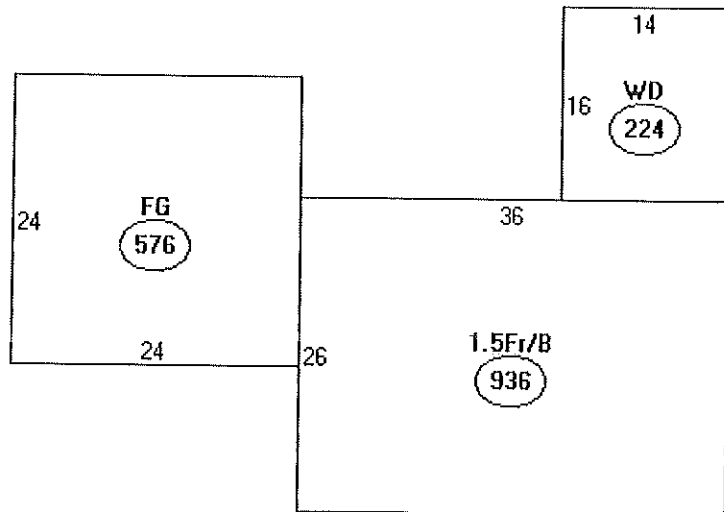
Picture and Sketch

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: 1.5Fr/B
936 sqft

B: FG
576 sqft

C: WD
224 sqft

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

BUILDING INSPECTION

PERMIT ISSUED

Permit Number: 030293

APR 07 2003

Please Read Application And Notes, if Any, Attached

This is to certify that Tibbetts Lewis W Iii &/Dave, Dave

has permission to Build 6' x 35' front covered porch

AT 25 West Lynne Ave

CITY OF PORTLAND

353 B005001

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 otherwise closed-in. 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

Jamie Bonte 4/7/03
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

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.

JR **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

NA **Re-Bar Schedule Inspection:** Prior to pouring concrete

NA **Foundation Inspection:** Prior to placing ANY backfill

NA **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

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

NA **CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED**

Paul Dula
Signature of applicant/designee

Date 4/7/03

James Bonke
Signature of Inspections Official

Date

CBL: 353-B-5 Building Permit #: 08-0293



CITY OF PORTLAND, MAINE
Department of Building Inspections

April 7 2003

Received from David Dardano

Location of Work 104 Commercial / 25 W. Lynde

Cost of Construction ~~\$18,000~~ 2 Drums 18,000

Permit Fee \$ 179.00

Building (1L) Plumbing (1S) Electrical (1Z) Site Plan (U2)

Other _____

CBL: 503-

Check #: 1076 Total Collected \$ 179.00

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