			CODE SUMMARY:	
			Address: 97 Cumberland St.	
			<u>Block:</u> 013	
			Zoning Restrictions – Based On Po	ortland Zoning
			Zoning District – R6	
			Minimum Setback Requirements Principal Structure	
			Front: Side:	10 feet (or e 3 stories – 1
			Rear:	20 feet
SITE PLAN LEGEND			Lot Restrictions	
	EXISTING BUILDING		<u>Gross Area</u> Minimum Street Frontage: Lot Coverage:	4500 SF 40 feet 50% maximu
	CONCRETE WALL		Open Space Requirement:	20% of lot a
	GRAVEL		Lot Compliance Gross Area:	5050 SF
	PROPERTY LINE		Street Frontage: Lot Coverage (Building):	43 feet 1790 SF
	SETBACK		Total Impervious Surface: Building Bulk	2914 SF
			Principle Structure	
	EASEMENT		Floor Area Ratio (FAR): Building Height Limit:	N/A 45 ft. (above
	SUBSURFACE DRAINAGE		Number of Stories: Overall Building Size: Total Number of Dwelling Units:	3 plus Base
	WATER SUPPLY		Use Restrictions and Requirements	
	ELECTRICAL SUPPLY		Principle Structure	
	TEL/DAT (COAXIAL CABLE)		Proposed use: Multi-family housing	
	CABLE TV		Permitted uses: Multi-family housing Single-family house	
	SANITARY SEWER		Temporary lodging (hotel,	etc.)
	FENCE		Conditional uses: Professional offices and s	imilar business
	NEW SITE CONTOUR		Parking Required Off-street Parking: 1 spac	e per dwelling
	EXISTING SITE CONTOUR			- ron annenn N
PROJECT DATA:				
TOTAL AREA OF SITE PROPOSED TOTAL DISTURBI	ED AREA OF THE SITE	5,550 SQ. FT. 2,914 SQ. FT.		
IMPERVIOUS SURFACE AREA				
IMPERVIOUS AREA (TOTAL E IMPERVIOUS AREA (TOTAL P		500 SQ. FT. 2,914 SQ. FT.		
BUILDING FOOTPRINT (TOTA		N/A		
BUILDING FOOTPRINT (TOTA BUILDING FLOOR AREA (TOT	AL PROPOSÉD) FAL EXISINTG)	1,790 SQ. FT. N/A		
BUILDING FLOOR AREA (TOT ZONING	IAL PROPOSED)	6,726 SQ. FT		
ZONING EXISTING		R6		
LAND USE EXISTING		RESIDENTIAL		
		RESIDENTIAL		
RESIDENTIAL # OF RESIDENTIAL UNITS (TO # OF RESIDENTIAL UNITS (T		N/A 5		
# OF LOTS (TOTAL PROPOS		1 N/A		
		Ν/Δ		
# OF EFFICIENCY UNITS (TOTAL PROPOSED) # OF ONE-BEDROOM UNITS (TOTAL PROPOSED) # OF TWO-BEDROOM UNITS (TOTAL PROPOSED)		N/A 4 N/A		
# OF THREE-BEDROOM UNI		1 1		
PARKING SPACES # OF PARKING SPACES (TOT		N/A		
# OF PARKING SPACES (TO # OF HANDICAPPED SPACE		5 N/A		
BICYCLE PARKING SPACES # OF BICYCLE SPACES (TOT		N/A		
# OF BICYCLE SPACES (TOTAL PROPOSED)		PER TECHNICAL MANUAL REQUIREMENTS		
ESTIMATED COST OF PROJE	ECT	\$900,000		
APPLICANT:				
PETER DUGAS 243 STATE ST. PORTLAND, ME 04101				
207-899-2409				
ARCHITECT: GO LOGIC				
TIMOTHY LOCK 137 HIGH ST BELEAST ME 04915				
BELFAST, ME 04915 207.338.1566				
	TURE: RESIDENTIAL MULTI-FAMILY (R6)			
BUILDING AREA:				
	553.6 SF 786.6 SF			
	693.0 SF			
	693.0 SF			
TOTAL BUILDING AREA: 6	726.2 SF			
PROPOSED FIRE PROTECTION	ON OF ALL BUILDINGS: FULLY SPRINKLE	ERED BUILDING IN COMPLIANCE WITH NFPA 13 D.		

