Ann Machado - RE: Permit #2013-00868 - 42 Seal Cove Lane, Great Diamond

Reviewed for Code Compliance
Inspections Division
Approved with Conditions

Date: 06/07/13

From: Peter Taggart <Peter@tagcon.com>
To: Ann Machado <AMACHADO@portlandmaine.gov>
Date: 5/14/2013 3:24 PM
Subject: RE: Permit #2013-00868 - 42 Seal Cove Lane, Great Diamond Island

Ann-

On our island site visit today we located the property boundary stakes and measured the distance from the front property line (road side) to the building. It is 30'-3" from the property line to the tip of the porch roof overhang and 30'-9" to the edge of the porch deck. Beyond the left front corner of the porch the property line moves away from the house so any deck extension that lines up with the front porch or sits back from it will be more than 30 feet back from the front property line.

Please let me know if you have any additional questions.

Thank you,

- Peter Taggart

From: Ann Machado [mailto:AMACHADO@portlandmaine.gov]
Sent: Monday, May 13, 2013 1:07 PM
To: Peter Taggart
Subject: RE: Permit #2013-00868 - 42 Seal Cove Lane, Great Diamond Island

Peter -

I got your voicemail. The existing deck for the hot tub was on the building plans for the original permit but it was not located where it is now. We will just have to confirm that the existing deck meets the front yard setback of 30'.

I have attached the revised site plan that was submitted on the original permit but since it was scanned it is only a partial.

I will indicate on the permit that the proposed new, lower level deck is part of the permit.

Ann

Ann Machado
Zoning Specialist

Planning & Urban Development
Portland City Hall
(207) 874-8709
>>> Peter Taggart <Peter@tagcon.com> 5/13/2013 11:56 AM >>>

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Hi Ann,

I apologize for the site plan error. The architect was given that by the current owner and we assumed it was correct. Would it be possible for you to send me a copy of the site plan approved by the city?

Please leave the rear deck in the permit application the owner now wants us to build it.

Thank you,

- Peter Taggart

Peter W. Taggart

President

Taggart Construction, Inc.

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Check out our cabinet shop's new website www.freeportwoodworking.com

From: Ann Machado [mailto:AMACHADO@portlandmaine.gov]
Sent: Monday, May 13, 2013 11:48 AM
To: Peter Taggart
Subject: Permit #2013-00868 - 42 Seal Cove Lane, Great Diamond Island

Peter -

I left you a voice mail, but I thought that I would email you also.The site plan that was submitted was the original from when the house was built in 2006. It did not meet the front setback. A revised site plan was submitted that met the 30' front setback. Do you have a copy of that site plan? Also, the proposed elevations shows a new rear deck at ground level and the proposed

basement floor plan shows future deck by owner. Is that deck part of this permit? remove it.

Thanks.

Ann

Ann Machado

Zoning Specialist

Planning & Urban Development

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