

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read
Application And
Notes, If Any,
Attached

BUILDING INSPECTION PERMIT

Permit Number: 101160

This is to certify that KELLEY SCOTT M & GAIL M TREFETHERN-KELLEY JTS pro

has permission to install a 10' x 12' 1 1/2" flat roof workshop

AT 16 STERLING ST Peaks Island CBL 087 E021001

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 lathed or otherwise closed-in. 24 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

Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD



City of Portland, Maine - Building or Use Permit Application

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

Permit No: 10-1160	Issue Date:	CBL: 087 E021001
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Location of Construction: 16 STERLING ST Peaks Island	Owner Name: KELLEY SCOTT M & GAIL M TR	Owner Address: 16 STERLING ST	Phone:
Business Name:	Contractor Name: property owner	Contractor Address:	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	Zone: JR-2

Past Use: Single Family Home	Proposed Use: Single Family Home - install a 10' x 12' 13' flat roof workshop	Permit Fee: \$50.00	Cost of Work: \$2,500.00	CEO District: 1
Proposed Project Description: install a 10' x 12' 13' flat roof workshop		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: Type:	
		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: Idobson	Date Applied For: 09/16/2010	Zoning Approval
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<ol style="list-style-type: none"> 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.. 	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:	Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input checked="" 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: <i>ASU</i>
	EXPIRED		

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 - Building or Use Permit

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

Permit No: 10-1160	Date Applied For: 09/16/2010	CBL: 087 E021001
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Location of Construction: 16 STERLING ST Peaks Island	Owner Name: KELLEY SCOTT M & GAIL M TR	Owner Address: 16 STERLING ST	Phone:
Business Name:	Contractor Name: property owner	Contractor Address:	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	

Proposed Use: Single Family Home - install a 10' x 12' flat roof workshop	Proposed Project Description: install a 10' x 12' flat roof workshop
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Dept: Zoning	Status: 7	Reviewer: Ann Machado	Approval Date:	Ok to Issue: <input type="checkbox"/>
Note:				
Dept: Building	Status: Pending	Reviewer:	Approval Date:	Ok to Issue: <input type="checkbox"/>
Note:				

Comments: 9/29/2010-amachado: Proposed structure does not meet lot coverage. See letter. Left vcm for Scott. 9/29/2010-amachado: Spoke to Scott. He's not sure what he is going to do at this point. 12/23/2011-AMACHADO: Application has expired.
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EXPIRED



PORTLAND MAINE

Strengthening a Remarkable City, Building a Community for Life • www.portlandmaine.gov

*Penny St. Louis Littell - Director of Planning and Urban Development
Marge Schmuckal, Zoning Administrator*

September 29, 2010

Scott Kelley &
Gail Trefethern-Kelley
16 Sterling Street
Peaks Island, ME 04106

cc
Right to appeal expired 10/29/10

Re: 16 Sterling Street, Peaks Island – 087 E021 – I-R2 – shed – permit #10-1160

Dear Mr. Kelley & Ms. Trefethern-Kelley,

I have done the zoning review for your permit to build a ten foot by twelve foot structure at your property at 16 Sterling Street, Peaks Island. Your application does not meet all the zoning requirements, so I must deny it.

Your property is located in the I-R2 island residential zone. Section 14-145.11(d) states that you are allowed to cover twenty percent of your lot with the footprint of structures. Your lot is 4,250 square feet, so you can cover 850 square feet of it. Your present structure is 827 square feet. You are proposing to build a 120 square foot structure which would bring your total square footage to 947 square feet which covers 22.28% of the lot. Since this is over the maximum allowable twenty percent, I must deny your permit.

Also, the setbacks for the location of your proposed structure would have to be confirmed. The only setback given on the plot plan is the fifteen foot side setback which meets the requirement. You also appear to meet the ten foot rear setback. The front setback would have to be confirmed. It needs to be twenty-five feet or the average depth of the front yards on either side [section 14-145.11(c)(1)].

You have the right to appeal my decision. If you wish to exercise your right to appeal, you have thirty days from the date of this letter in which to file an appeal. If you should fail to do so, my decision is binding and no longer subject to appeal. Please contact our office for the necessary paperwork if you decide to file an appeal.

If you decide not to file an appeal, you are entitled to get most of your money back if you bring in the original receipt you got when you applied for the permit.

Please feel free to contact me at 874-8709 if you have any questions.

Yours truly,

Ann B. Machado
Zoning Specialist
(207) 874-8709



General 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>16 STERLING ST. PEAKS ISLAND ME 04108</u>		
Total Square Footage of Proposed Structure/Area <u>120</u>	Square Footage of Lot <u>4000</u>	Number of Stories <u>1</u>
Tax Assessor's Chart, Block & Lot Chart# <u>87</u> Block# <u>E</u> Lot# <u>15</u>	Applicant * <u>must</u> be owner, Lessee or Buyer* Name <u>SCOTT KELLEY</u> Address <u>16 STERLING ST</u> City, State & Zip <u>PI ME 04108</u>	Telephone: <u>207-776-4684</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: <u>\$2,500</u> C of O Fee: \$ Total Fee: \$ <u>50</u>
<p>Current legal use (i.e. single family) <u>SINGLE FAMILY</u> Number of Residential Units <u>1</u></p> <p>If vacant, what was the previous use? <u>-</u></p> <p>Proposed Specific use: <u>WOLFHOP</u></p> <p>Is property part of a subdivision? <u>NO</u> If yes, please name <u>-</u></p> <p>Project description: <u>10 x 12 x 13' 8" STRUCTURE WITH FLAT ROOF</u></p>		
<p>Contractor's name: <u>SCOTT KELLEY</u></p> <p>Address: <u>16 STERLING ST.</u></p> <p>City, State & Zip <u>PI ME 04108</u> Telephone: <u>207-776-4684</u></p> <p>Who should we contact when the permit is ready: <u>SCOTT KELLEY</u> Telephone: <u>-</u></p> <p>Mailing address: <u>SAME</u></p>		

EXPIRED

Please submit all of the information outlined on the applicable Checklist. Failure to do so will result in the automatic denial of your permit.

In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information or to download copies of this form and other applications visit the Inspections Division on-line at www.portlandmaine.gov, or stop by the Inspections Division office, room 315 City Hall or call 874-8703.

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: [Handwritten Signature] Date: 09/16/10

RECEIVED
SEP 16 2010
Dept. of Building Inspections
City of Portland Maine

This is not a permit; you may not commence ANY work until the permit is issued.

THIS IS NOT A BOUNDARY SURVEY

This copyrighted document expires 04-10-07. Reproduction and/or dissemination after this date is unauthorized.

MORTGAGE INSPECTION OF: DEED BOOK 2435 PAGE 245 COUNTY Cumberland
 DEED BOOK 2887 PAGE 138

ADDRESS: 16 Sterling Street, Peaks Island, Maine

Job Number: 594-49

Buyers: Scott Kelley & Gail Trefethern-Kelley

Inspection Date: 1-10-07

Sellers: Leatrice J. Hasson

Scale: 1" = 20'

Client File #: 06-1758

IR-2

12x10 footprint = 120 sq ft

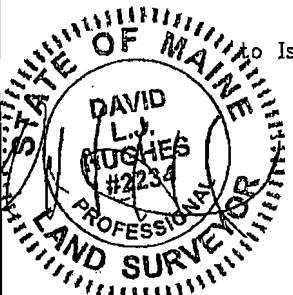
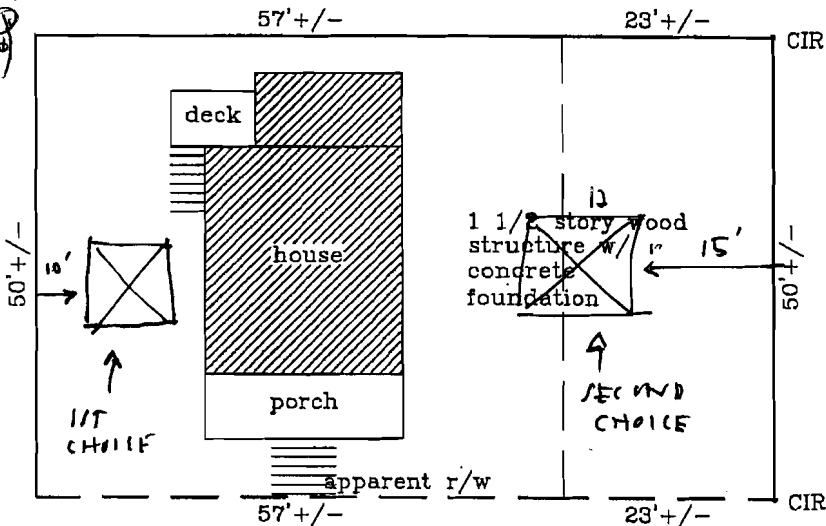
lotsize 4250 sq ft

* front 25' min - scale = 20'
 rear - 10' min (144 sq ft) ≈ 20' (ok)
 side - 15' min (15' x 15' = 225 sq ft)

lot coverage = 20%
 = 850

existing 827 sq ft

height 18' max
 13' 8"



Island Ave.

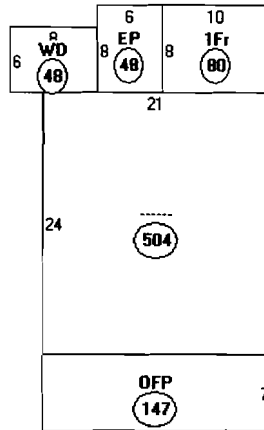
Sterling Street

I HEREBY CERTIFY TO: C.H. McLaughlin Title Co, LLC;
TD Banknorth, and its title insurer.
 Monuments found did not conflict with the deed description.
 The dwelling setbacks do not violate town zoning requirements.
 As delineated on the Federal Emergency Management Agency Community Panel: 230051-0015 B
 The structure does not fall within the special flood hazard zone.
 The land does not fall within the special flood hazard zone.
 A wetlands study has not been performed.

APPARENT EASEMENTS AND RIGHTS OF WAY ARE SHOWN. OTHER ENCUMBRANCES, RECORDED OR NOT, MAY EXIST. THIS SKETCH WILL NOT REVEAL ADJUTING DEED CONFLICTS, IF ANY.

Livingston-Hughes
 Professional Land Surveyors
 88 Guinea Road
 Kennebunkport, Maine 04046
 207-967-9761 phone 207-967-4831 fax
 www.livingstonhughes.com

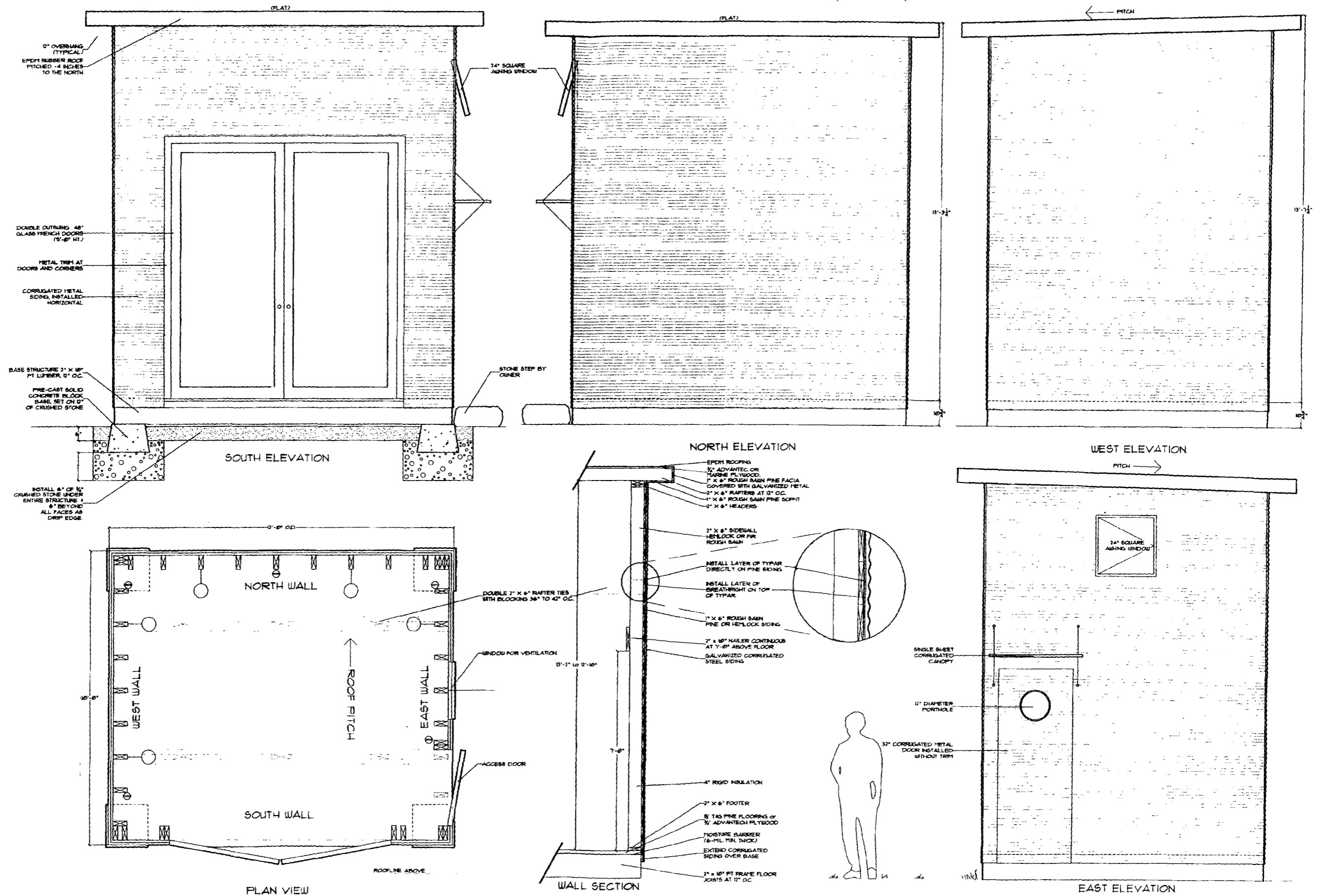
THIS SKETCH IS FOR MORTGAGE PURPOSES ONLY



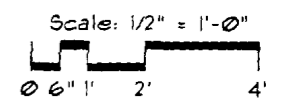
Descriptor/Area

- A: -----
504 sqft
- B: WD
48 sqft
- C: EP
48 sqft
- D: 1Fr
80 sqft
- E: OFF
147 sqft

8770



Artist Studio - Corrugated Metal Siding





CITY OF PORTLAND, MAINE
Department of Building Inspections

Original Receipt

_____ 9-16-12 _____ 20

Received from _____
Pyro... ..

Location of Work _____
16

Cost of Construction \$ _____ Building Fee: _____

Permit Fee \$ _____ Site Fee: _____

Certificate of Occupancy Fee: _____

Total: _____ *50*

Building (IL) _____ Plumbing (I5) _____ Electrical (I2) _____ Site Plan (U2) _____

Other _____

CBL: *87-5-21* _____

Check #: _____ Total Collected \$ *50* _____

**No work is to be started until permit issued.
Please keep original receipt for your records.**

Taken by: _____ *[Signature]*

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