

**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: 03-1023	Issue Date: <b>AUG 25 2003</b>	CBL: 105 N011001
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Location of Construction: 0 Sorrento Rd <b>LDI</b>	Owner Name: Hobbs Jeffrey R. &	Owner Address: 4 Smugglers Cove Rd	Phone: 799-8868
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Business Name:	Contractor Name: Crosby, Robert	Contractor Address: 7 Marie St. Gray	Phone: 2076500023
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Lessee/Buyer's Name:	Phone:	Permit Type: Alterations - Dwellings	Zone: <b>IR-2</b>
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Past Use: Single Family	Proposed Use: Single Family w/dormers	Permit Fee: \$156.00	Cost of Work: \$15,000.00	CEO District: 1	7,750 SF
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FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: <b>R3</b> Type: <b>SB</b> <b>BOCA 1999</b>
Signature:	Signature: <b>JMB 8/24/03</b>

Proposed Project Description:  
Build 2 dormers for bathroom and expanded bedroom & 2nd story deck  
*and 6-7 Footings replaced.*

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)

Action:  Approved  Approved w/Conditions  Denied

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

Permit Taken By: jmb	Date Applied For: 08/25/2003	<b>Zoning Approval</b>
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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**

Shoreland

Wetland *well over 250' from HWM*

Flood Zone

Subdivision *Approved w/ conditions Sec. 14-436*

Site Plan *50% expansion*

Maj  Minor  MM

Date: **JMB 8/25/03**

**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: **JMB**

**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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<b>Permit No:</b> 03-1023	<b>Date Applied For:</b> 08/25/2003	<b>CBL:</b> 105 N011001
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<b>Location of Construction:</b> 0 Sorrento Rd	<b>Owner Name:</b> Hobbs Jeffrey R &	<b>Owner Address:</b> 4 Smugglers Cove Rd	<b>Phone:</b> ( ) 799-8868
<b>Business Name:</b>	<b>Contractor Name:</b> Crosby, Robert	<b>Contractor Address:</b> 7 Marie St. Gray	<b>Phone:</b> (207) 650-0023
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Dwellings	

<b>Proposed Use:</b> Single Family w/dormers	<b>Proposed Project Description:</b> Build 2 dormers for bathroom and expanded bedroom & 2nd story deck <i>&amp; 6-7 Footing Replaced</i>
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**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Jeanine Bourke      **Approval Date:** 08/25/2003  
**Note:** **Ok to Issue:**

- 1) This permit does not allow the 1st floor rear deck as it would exceed the allowable lot coverage.
- 2) This permit is approved using sec. 14-436 for a 50% expansion as the lot does not meet the land area requirement. This expansion of dormers and a deck calculates to 151 SF which is 12% of the allowable 610 SF.
- 3) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
- 4) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

**Dept:** Building      **Status:** Approved      **Reviewer:** Jeanine Bourke      **Approval Date:** 08/25/2003  
**Note:** **Ok to Issue:**

- 1) Separate permits are required for any electrical or plumbing work.
- 2) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

# CITY OF PORTLAND

BUILDING DEPARTMENT

PERMIT ISSUED

Please Read Application And Notes, If Any, Attached

Permit Number: 031023  
AUG 25 2003



This is to certify that Hobbs Jeffrey R &/Crosby, Robert  
has permission to Build 2 dormers for bathroom and expand bedroom & 2nd story deck, replace 6-7 piers  
AT 0 Sorrento Rd 105 N011001

CITY OF PORTLAND

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 when permission procured before this building or part thereof is occupied or closed-in. **48 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 Bonke* 8/25/03  
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.

JB 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
- 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 \$300 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.

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

Robert F. Acery  
Signature of applicant/designee

8/25/03  
Date

James Bonita  
Signature of Inspections Official

8/25/03  
Date

CBL: 105-N-11 Building Permit #: 03-1023

# 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.

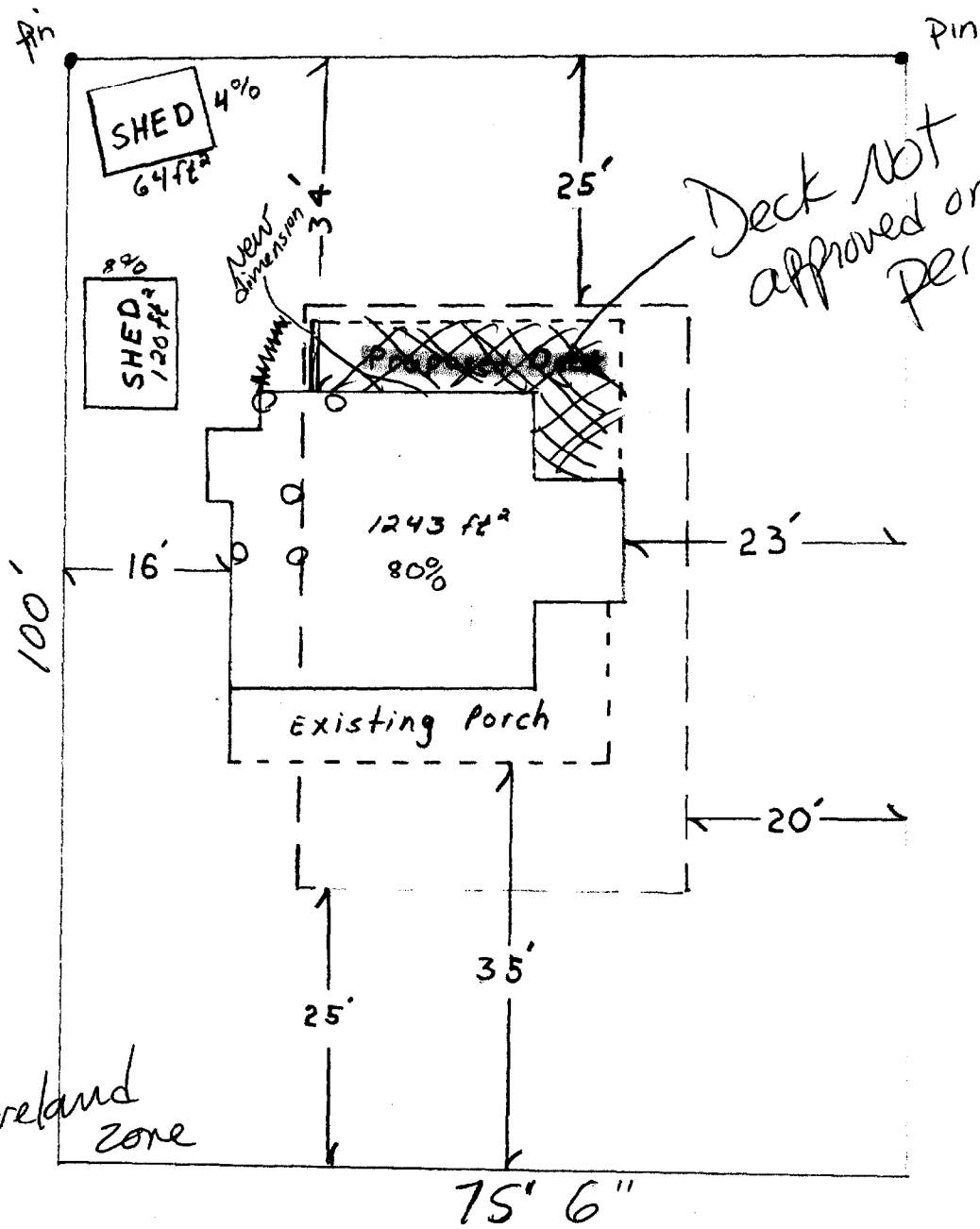
Location/Address of Construction: <u>33 Sorrento</u>		
Total Square Footage of Proposed Structure <u>312</u>	Square Footage of Lot <u>7,580</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>105</u> Block# <u>N</u> Lot# <u>11</u>	Owner: <u>Jeffrey &amp; Susan Hobbs.</u>	Telephone: <u>799-8868</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>Robert F. Crosby</u> <u>7 Marie St.</u> <u>Gray ME 04039</u>	Cost Of Work: <u>15,000</u> <del>7,000.00</del> Fee: \$ <u>156.00</u>
Current use: <u>Residence Summer</u>		
If the location is currently vacant, what was prior use: _____		
Approximately how long has it been vacant: _____		
Proposed use: <u>Residence Summer</u>		
Project description: <u>Expand 2nd Floor w/ 2 dormers and deck total 151 SF</u>		
Contractor's name, address & telephone:		
Who should we contact when the permit is ready: <u>Robert F. Crosby</u>		
Mailing address: <u>7 Marie St.</u> <u>650-0023</u> <u>Gray ME 04039</u> <u>657-2424</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:		

**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>Robert F. Crosby</u>	Date: <u>9/12/03</u>
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**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 4<sup>th</sup> floor of City Hall**



Not in Shoreland zone

IR-2 Zone

Rear 25' Req 25' Shown  
 Side 20' Req 20' Shown  
~~23'~~

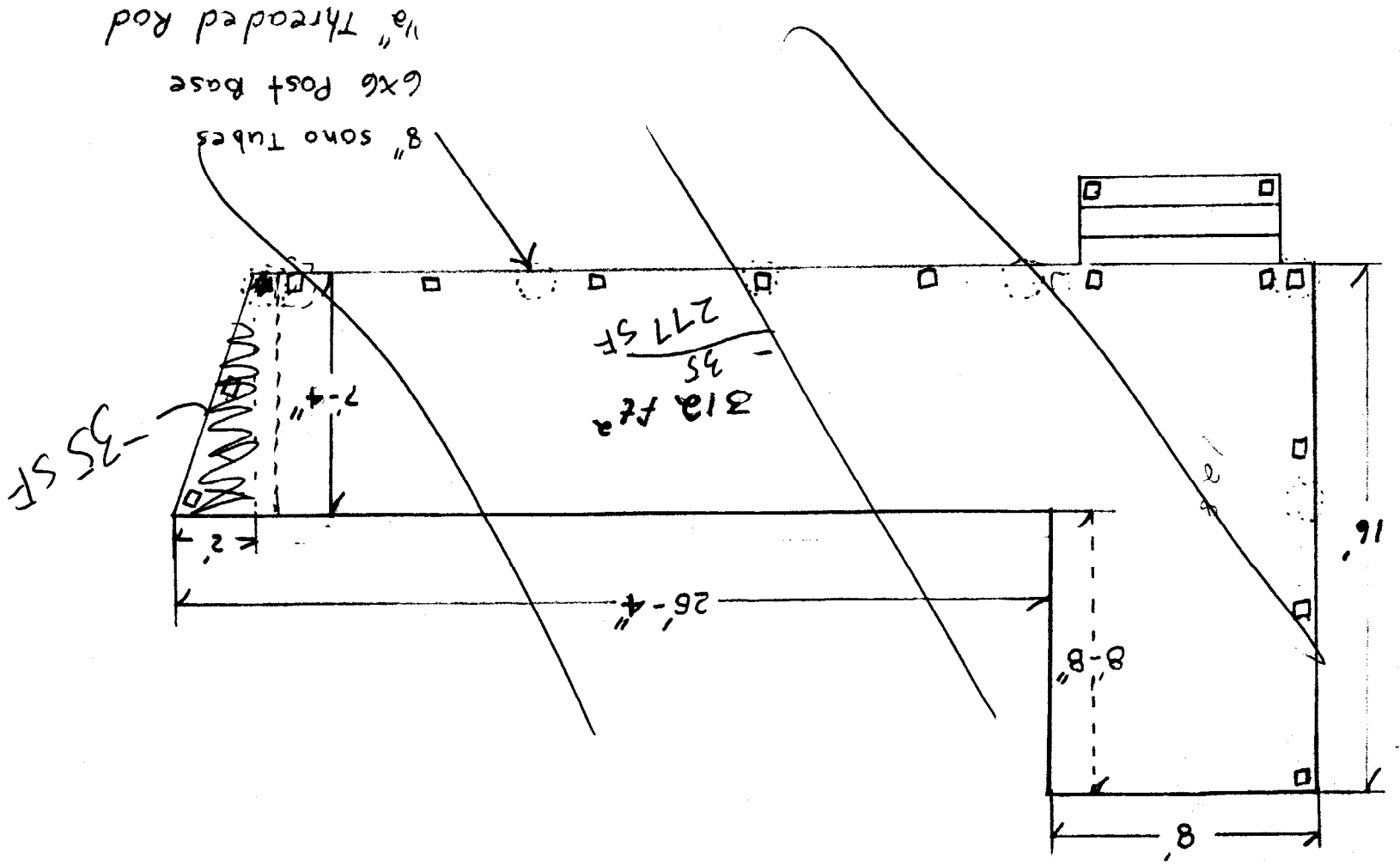
Sec. 14-436 allows  
 50% expansion of 1st Floor  
 Footprint = 610 SF

2 Dormers Expand 151 SF expansion of 12%

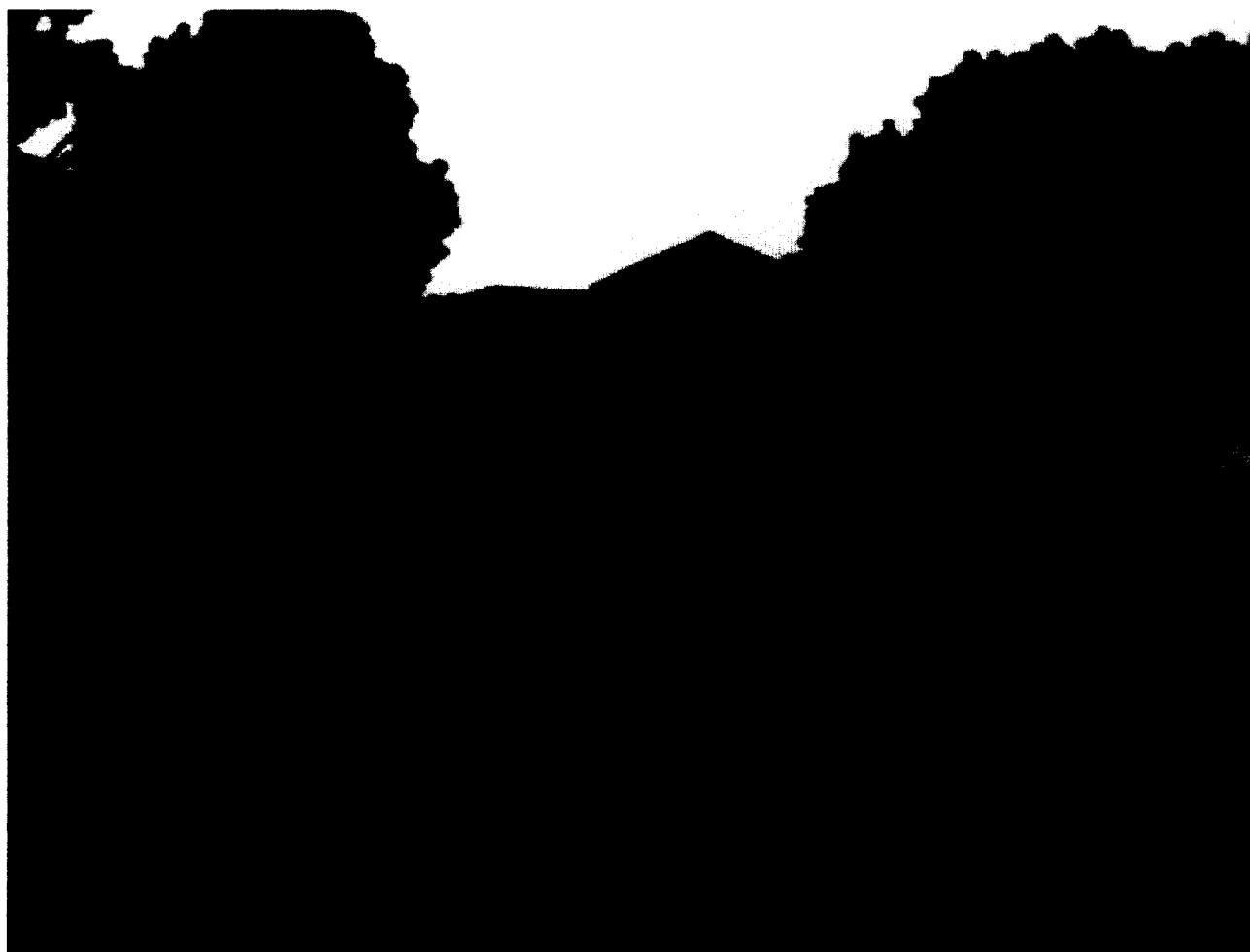
Plot Plan for  
 33 Sorrento Rd.  
 Little Diamond Isl  
 Portland ME. 04109

Lot size = 7550 ft<sup>2</sup>  
 Existing coverage = 1427 ft<sup>2</sup>

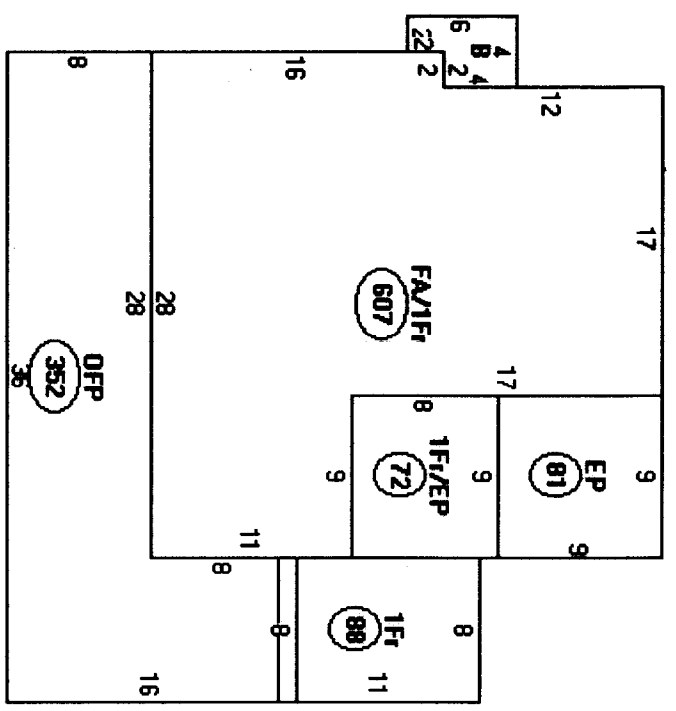
Not approved



Deck Plans North End







- Descriptor/Area
- A: FA/IF 607 sqft
  - B: FLUB 20 sqft
  - C: EP 81 sqft
  - D: 1F/EP 72 sqft
  - E: 1F 88 sqft
  - F: OFF 352 sqft

~~1720~~  
 + 64 shed  
 + 120 shed  
 1904 SF Deck  
~~1,217~~  
 1,681  
 1,510 SF  
 Lot 7550 SF  
 X .20%  
 OFF Deck  
 Only allowed  
 106 SF Max  
 more to count  
 Lamping &  
 Deck

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 105 N011001  
 Location SORRENTO RD  
 Land Use SEASONAL

Owner Address HOBBS JEFFREY R & SUSAN G JTS  
 4 SMUGGLERS COVE RD  
 CAPE ELIZABETH ME 04107

Book/Page 11644/301  
 Legal 105-N-11  
 SORRENTO RD  
 LITTLE DIAMOND ISL  
 7550 SF

*ZPM  
 Deck  
 IR-2*

**Valuation Information**

<b>Land</b>	<b>Building</b>	<b>Total</b>
\$37,060	\$30,140	\$67,200

**Property Information**

<b>Year Built</b> 1904	<b>Style</b> Cottage	<b>Story Height</b> 1	<b>Sq. Ft.</b> 917	<b>Total Acres</b> 0.173		
<b>Bedrooms</b> 3	<b>Full Baths</b> 1	<b>Half Baths</b>	<b>Total Rooms</b> 5	<b>Attic</b> Part Finsh	<b>Basement</b> Pier/slab	

**Outbuildings**

<b>Type</b>	<b>Quantity</b>	<b>Year Built</b>	<b>Size</b>	<b>Grade</b>	<b>Condition</b>
SHED-FRAME	1	1940	6X10	D	A
SHED-FRAME	1	1960	10X12	D	A

**Sales Information**

<b>Date</b> 07/01/1994	<b>Type</b> LAND + BLDING	<b>Price</b> \$70,000	<b>Book/Page</b> 11644-301
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**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.

