

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

BUILDING DEPARTMENT

PERMIT

Permit Number: 100712

Please Read Application And Notes, if Any, Attached

This is to certify that Hang Sophy &/n/a

has permission to From single family to single family with home occupation, converting 304 square feet of existing space into a home

AT 15 Hersey St CB# 129 F008001

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 red-in. 24 HOUR NOTICE IS REQUIRED.

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

PERMIT ISSUED

OTHER REQUIRED APPROVALS

Fire Dept. _____

Health Dept. _____

Appeal Board _____

Other _____

Department Name

[Signature]
City of Portland
Director - Building & Inspection

JUN 24 2010

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: 10-0712	Issue Date:	CBL: 129 F008001
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Location of Construction: 15 Hersey St	Owner Name: Hang Sophy &	Owner Address: 15 Hersey St	Phone: 207-774-7909
Business Name:	Contractor Name: n/a	Contractor Address: n/a Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use Home Occupation	Zone: R-3

Past Use: Single Family	Proposed Use: Change of Use / From single family to single family with home occupation, converting 304 square feet of existing space into a home salon.	Permit Fee: \$225.00	Cost of Work: \$0.00	CEO District: 4
Proposed Project Description: From single family to single family with home occupation, converting 304 square feet of existing space into a home salon.		FIRE DEPT: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied <i>N/A</i> Signature: <i>[Signature]</i>	INSPECTION: Use Group: <i>R-3</i> Type: <i>SB</i> <i>IRC 2003</i> Signature: <i>[Signature]</i>	
		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: gg	Date Applied For: 06/17/2010	Zoning Approval		
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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..

PERMIT ISSUED

JUN 24 2010

City of Portland

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"/> <i>OK w/condition</i> Date: <i>6/17/10 JBN</i>	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 <i>JBA</i> Date: _____
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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
Department of Building Inspections

Original Receipt

June 11, 2010

Received from May's Stay Inn

Location of Work 15 Newry St.

Cost of Construction \$ _____ Building Fee: 15.00

Permit Fee \$ _____ Site Fee: _____

Certificate of Occupancy Fee: 15.00

Total: 30.00

Building (IL) Plumbing (15) _____ Electrical (12) _____ Site Plan (U2) _____

Other _____

CBL: 129 FOOD

Check #: 11614 Total Collected \$ 30.00

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

Taken by: Grady

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

City of Portland, Maine - Building or Use Permit

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

Permit No: 10-0712	Date Applied For: 06/17/2010	CBL: 129 F008001
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Location of Construction: 15 Hersey St	Owner Name: Hang Sophy &	Owner Address: 15 Hersey St	Phone: 207-774-7909
Business Name:	Contractor Name: n/a	Contractor Address: n/a Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use Home Occupation	

Proposed Use: Change of Use / From single family to single family with home occupation, converting 304 square feet of existing space into a home salon.	Proposed Project Description: From single family to single family with home occupation, converting 304 square feet of existing space into a home salon.
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Dept: Zoning	Status: Approved with Conditions	Reviewer: Ann Machado	Approval Date: 06/18/2010
Note: Permit #941293 converted garage to dining area.			Ok to Issue: ✓
<ol style="list-style-type: none"> 1) With the issuance of this permit and the certificate of occupancy, this property shall remain a single family dwelling with a salon as a home occupation.. Any change of use shall require a separate permit application for review and approval. 2) During its existence, all aspects of the Home Occupations criteria, Section 14-410, shall be maintained. 3) Separate permits shall be required for any new signage. 			
Dept: Building	Status: Approved with Conditions	Reviewer: Tammy Munson	Approval Date: 06/24/2010
Note:			Ok to Issue: ✓
<ol style="list-style-type: none"> 1) This is a Change of Use ONLY permit. It does NOT authorize any construction activities. 2) Separate Permits shall be required for any new signage. 3) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm HVAC systems, heating appliances, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process. 4) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work. 			

PERMIT ISSUED

JUN 24 2010

City of Portland

BUILDING PERMIT INSPECTION PROCEDURES

**Please call 874-8703 or 874-8693 (ONLY)
or email: buildinginspections@portlandmaine.gov**

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the City of Portland Inspection Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.**
- **Permits expire in 6 months, if the project is not started or ceases for 6 months.**
- **If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue with construction.**

 X **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.

The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

IF THE PERMIT REQUIRES A CERTIFICATE OF OCCUPANCY, IT MUST BE PAID FOR AND ISSUED TO THE OWNER OR DESIGNEE BEFORE THE SPACE MAY BE OCCUPIED.

PERMIT ISSUED

JUN 24 2010

City of Portland



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>15 Hersey St Portland, ME 04103</u>		
Total Square Footage of Proposed Structure/Area <u>304 sqft</u>	Square Footage of Lot <u>5265</u>	Number of Stories <u>1</u>
Tax Assessor's Chart, Block & Lot Chart# <u>129</u> Block# <u>F</u> Lot# <u>8</u>	Applicant *must be owner, Lessee or Buyer* Name <u>Sophy Hang</u> Address <u>15 Hersey St</u> City, State & Zip <u>Portland, 04103</u>	Telephone: <u>774-7909 h</u> <u>939-4612 cp</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>150.00</u> C of O Fee: \$ <u>75.00</u> Total Fee: \$ <u>225.00</u>
Current legal use (i.e. single family) <u>Single Family</u> Number of Residential Units <u>1</u> If vacant, what was the previous use? _____ Proposed Specific use: <u>Salon</u> Is property part of a subdivision? <u>NO</u> If yes, please name _____ Project description: <u>would like to convert 304sqft of my existing home into a "Home Salon"</u>		
RECEIVED		
Contractor's name: _____		
Address: _____		
City, State & Zip _____ Telephone: _____		
Who should we contact when the permit is ready: <u>Dept. of Building Inspections</u> Telephone: _____ <u>City of Portland Maine</u>		
Mailing address: _____		

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: Sophy Hang Date: 6/4/10

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

June 16, 2010

Ms. Marge Schmuckal
Zoning Administrator
Department of Planning and Urban Development
City of Portland
389 Congress Street
Portland, ME 04101

Dear Ms. Schmuckal,

I am requesting a permit to allow me the use of my residence at 15 Hersey Street for a home occupation. I intend to make my home occupation a Salon, offering services such as "manicure, pedicure, facials, and body wax. The following is an explanation of how my home occupation meets the criteria listed under item (1) of the same.

- 17.38% / 1744 from assessors
- a. My home occupation will occupy approximately 304 square feet ($\frac{17.38\%}{1744}$) of floor area of the residence.
 - b. No goods will be stored or be visible from outside the residence.
 - c. Storage of the material necessary to perform my occupation is minimal and included in the 304 square feet of floor mentioned above.
 - d. There will be no external signage related to my home occupation.
 - e. No exterior alterations to the residence are necessary.
 - f. Since I will be meeting clients at my home, the amount of parking I currently have (up to 2 cars on driveway) and off street parking, no additional parking is necessary.
 - g. No objectionable effects will result from my home occupation.
 - h. I will not require the services of any employees.
 - i. My home occupation is limited to one client at a time, no additional traffic will be generated by my services.
 - j. No vehicles even nearing a gross vehicle weight 6,000 pounds are necessary for my home occupation.

As you can see, my home occupation is a secondary and incidental use of my residence. The external level and impact is negligible and in keeping with the residential character of the neighborhood.

Attachment you will find a copy of a floor plan showing my entire dwelling and area of the home occupation space, as well as a letter from the owner of the building granting permission to conduct a home occupation on the premises. Thank you for your assistance in this matter.

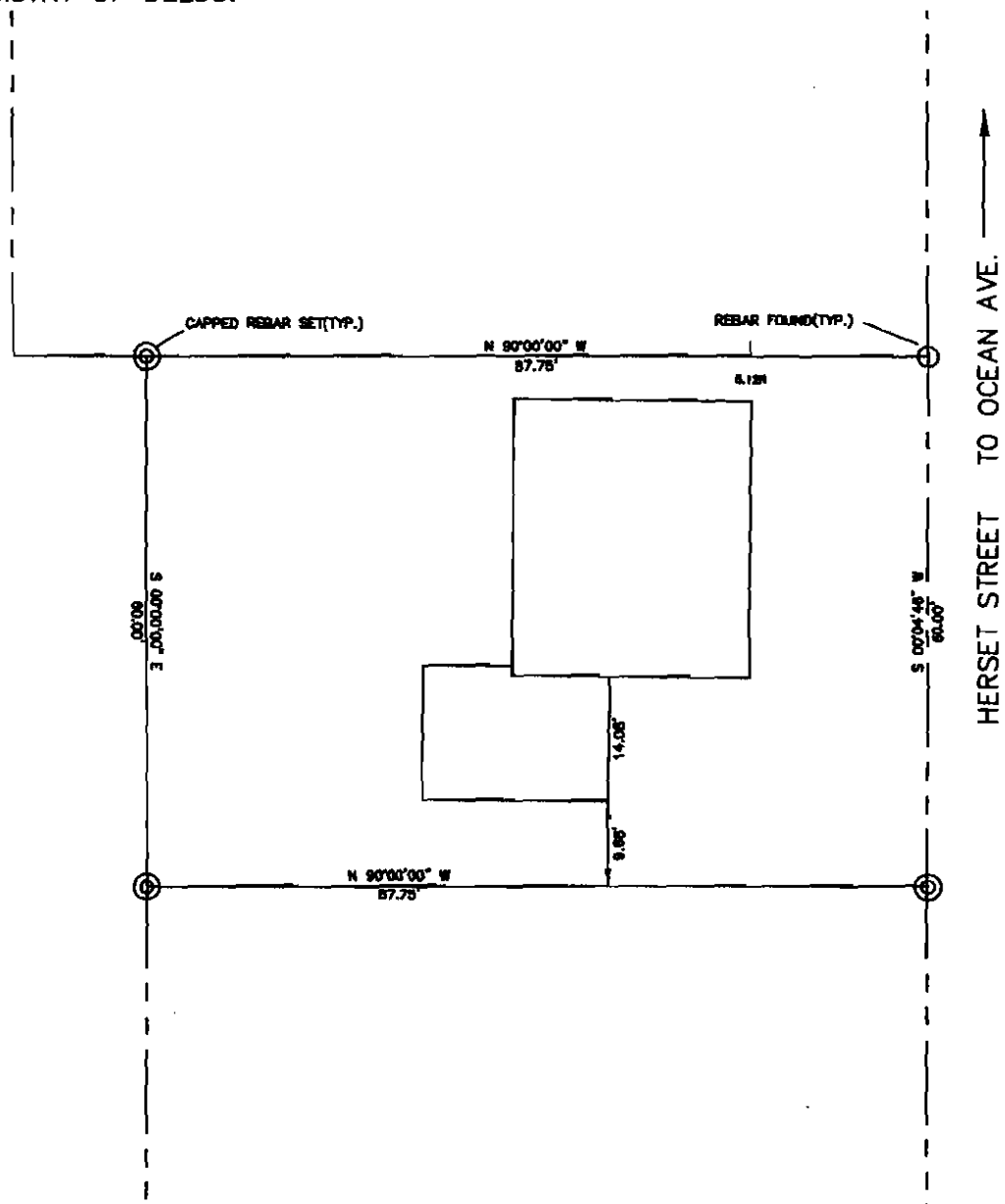
Truly,

Sophy Hang

Sophy Hang
15 Hersey Street
Portland, Maine 04103
207-774-7909 h
207-939-4612 c
888 234 8849 -f...

she is the owner - not necessary

SKETCH PLAN SHOWING PROPERTY CORNERS SET AND RECOVERED OF 15 HERSEY STREET
 PORTLAND, MAINE
 PREPARED FOR MONY HANG DESCRIBED IN DEED BOOK 13818,PAGE 128 IN THE CUMBERLAND
 COUNTY REGISTRY OF DEEDS.



HERSEY STREET TO OCEAN AVE. ↑

OCEAN PARK LAND SURVEYING LLC
 P.O. BOX 7285 OCEAN PARK, ME 04063
 207-749-9471 OCEANPARKLLC@GWL.NET



SURVEYORS STATEMENT:

I HEREBY CERTIFY THAT THIS SURVEY CONFORMS TO THE MAINE BOARD OF LICENSURE FOR PROFESSIONAL LAND SURVEYORS' STANDARDS OF PRACTICE AS ADOPTED APRIL 01, 2001 WITH THE FOLLOWING EXCEPTIONS:

- a) NO WRITTEN REPORT
- b) NO NEW DESCRIPTION

ROBERT T. GREENLAW P.L.S., #2303

DATE: OCTOBER 31, 2008

Assessor's Office | 389 Congress Street | Portland, Maine 04101 | Room 115 | (207) 874-8486

[City Home](#) [Departments](#) [City Council](#) [E-Services](#) [Calendar](#) [Jobs](#)

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:

Services	CBL	129 F008001
	Land Use Type	SINGLE FAMILY
	Property Location	15 HERSEY ST
Applications	Owner Information	HANG SOPHY & MONY H KETH JTS 15 HERSEY ST PORTLAND ME 04103
Doing Business	Book and Page	13818/128
Maps	Legal Description	129-F-8 HERSEY ST 13-17
Tax Relief		5265 SF
Tax Roll	Acres	0.121

Current Assessed Valuation:

Q & A	TAX ACCT NO.	18732	OWNER OF RECORD AS OF APRIL 2008
browse city services a-z	LAND VALUE	\$95,200.00	HANG SOPHY & MONY H KETH JTS 15 HERSEY ST PORTLAND ME 04103
	BUILDING VALUE	\$142,209.00	
browse facts and links a-z	HOMESTEAD EXEMPTION	(\$12,350.00)	
	NET TAXABLE - REAL ESTATE	\$225,050.00	
	TAX AMOUNT	\$3,992.40	

Any information concerning tax payments should be directed to the Treasury office at 874-8490 or e-mailed.



Best viewed at 800x600, with Internet Explorer

Building Information:

Card 1 of 1

Year Built	1949
Style/Structure Type	CAPE
# Stories	1.5
Bedrooms	4
Full Baths	2
Total Rooms	7
Attic	NONE
Basement	FULL
Square Feet	1749

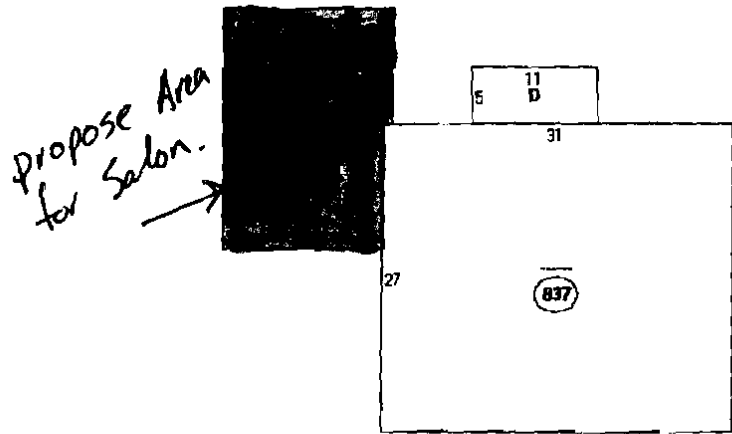
[View Sketch](#) [View Map](#) [View Picture](#)



Sales Information:

Sale Date	Type	Price	Book/Page
5/1/1998	LAND + BUILDING	\$0.00	13818/128
4/22/1997	LAND + BUILDING	\$0.00	13041/329
9/6/1996	LAND + BUILDING	\$107,000.00	12708/348

New Search



Descriptor/Area	
A: ---	837 sqft
B: 1F:	284 sqft
C: OFF	20 sqft
D: WD	55 sqft

assessor's square footage - 1749

$$\frac{304}{1749} = 17.38\%$$