

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

Please Read Application And Notes, If Any, Attached

BUILDING DEPARTMENT

PERMIT

PERMIT ISSUED
 Permit Number: 050391
APR 25 2005
 CITY OF PORTLAND

This is to certify that Sawyer Deborah A
 has permission to Home Occupation for a law office
 AT 169 Clinton St

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 is procured before this building or part thereof is altered or 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

[Signature] 4/22/05
 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: 05-0391	Issue Date PERMIT ISSUED APR 25 2005	CBL: 135 CO 8001
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Location of Construction: 169 Clinton St	Owner Name: Sawyer Deborah A	Owner Address: 169 Clinton St	Phone:
Business Name:	Contractor Name:	Contractor Address:	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use Home Occupation	Zone: R5

Past Use: Dwelling 2-family	Proposed Use: Dwelling/ Home Occupation for a law office 2 family with one D.U. having a home occupation for LAW OFFICE	Permit Fee: \$225.00	Cost of Work: \$225.00	CEO District: 4
Proposed Project Description: Home Occupation for a law office		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied NA	INSPECTION: Use Group R-3 Type: SB IRC 2003	

Signature: _____

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)

Action Approved Approved w/Conditions Denied

Signature: _____ **Date:** _____

Permit Taken By: ldobson	Date Applied For: 04/11/2005	Zoning Approval
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<p>1.</p> <p>2. Building permits do not include plumbing, septic or electrical work.</p> <p>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..</p>	<p align="center">Special Zone or Reviews</p> <p><input type="checkbox"/> Shoreland</p> <p><input type="checkbox"/> Wetland</p> <p><input type="checkbox"/> Flood Zone</p> <p><input type="checkbox"/> Subdivision</p> <p><input type="checkbox"/> Site Plan</p> <p>Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/></p> <p>OK with conditions Date: 8/4/20/05</p>	<p align="center">Zoning Appeal</p> <p><input type="checkbox"/> Variance</p> <p><input type="checkbox"/> Miscellaneous</p> <p><input type="checkbox"/> Conditional Use</p> <p><input type="checkbox"/> Interpretation</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Denied</p> <p>Date: _____</p>	<p align="center">Historic Preservation</p> <p><input checked="" type="checkbox"/> Not in District or Landmark</p> <p><input type="checkbox"/> Does Not Require Review</p> <p><input type="checkbox"/> Requires Review</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Approved w/Conditions</p> <p><input type="checkbox"/> Denied</p> <p>Date: _____</p>
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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 - Building or Use Permit

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

Permit No: 05-0391	Date Applied For: 0411112005	CBL: 135 C018001
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Location of Construction: 169 Clinton St	Owner Name: Sawyer Deborah A	Owner Address: 169 Clinton St	Phone:
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Business Name:	Contractor Name:	Contractor Address:	Phone:
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Lessee/Buyer's Name	Phone:	Permit Type: Change of Use Home Occupation
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Proposed Use: two family with one dwelling unit (first floor) having a Home Occupation for a law office	Proposed Project Description: Home Occupation for a law office
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Marge Schmuckal **Approval Date:** 04/20/2005
Note: **Ok to Issue:**

- 1) Separate permits shall be required for any new signage under the home occupation guidelines.
- 2) During its existence, all aspects of the Home Occupations criteria, Section 14-410, shall be maintained.
- 3) This is NOT an approval for an additional dwelling unit. You SHALL NOT add any additional litchen equipment including, but not limited to items such as stoves, microwaves, refrigerators, or kitchen sinks, etc. Without special approvals.
- 4) This property shall remain a two (2) family dwelling. Any change of use shall require a separate permit application for review and approval.
- 5) 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 with Conditions **Reviewer:** Tammy Munson **Approval Date:** 0412212005
Note: **Ok to Issue:**

- 1) This is a Change of Use ONLY permit. It does NOT authorize any construction activities

change of use

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>169 Clinton st.</u>		
Total Square Footage of Proposed Structure		Square Footage of Lot
Tax Assessor's Chart, Block & Lot Chart# <u>135</u> Block# <u>C</u> Lot# <u>18</u>	Owner: <u>Deborah Sawyer</u>	Telephone: <u>773-8741</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>Seth Berrier</u> <u>775-2452</u>	cost Of Work: \$ _____ Fee: \$ _____

Current use: residential dwelling

If the location is currently vacant, what was prior use: _____

Approximately how long has it been vacant: _____

Proposed use: _____

Project description: change of use for a home occupation, to add;

law office



Contractor's name, address & telephone: none

Who should we contact when the permit is ready: Seth Berrier

Mailing address: _____

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: 775-2452

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.

	<u>1/1</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 4th floor of City Hall

April 7, 2005

-two family

Department of Zoning
Portland City Hall

Dear People:

I have just moved to 169 Clinton Street in Portland, which I believe is in an R5 zone. I request a permit to use one room on the first floor of the house as a law office. The room is approximately **10 1/2'** by **10 1/2'** in a three story structure approximately **23'** wide by **53'** deep. "Lawyer" is #17 in the list of permitted Home Occupations in City Code Section 14-410. Furthermore,

A) no structural modifications are required
B) I may put a small sign on the front door or near ~~the door~~ bell, but otherwise will have no outside signs. - *Separate permit req*

C) The house has an off-street driveway that clients will be able to park in.

D) I expect to see very few clients at the house as much of my work does not involve face-to-face client meetings, **and** I intend to hold most of my meetings at the courthouse.

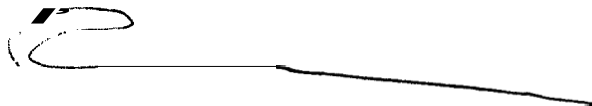
E) I have no employees. I do all ~~work~~ related to **the office myself**.

F) The office will occupy **about 100 square feet of the 1219 square foot first floor** in a three story house. *ok* $125\% = 304.75$

F) The house is the full-time residence of **me and** Deb Sawyer, who is the owner of the property and my romantic partner; and the half-time residence of Deb's three minor children. The primary purpose of the house is **as** a home - my office will be a secondary and incidental use of my residence.

Attached is a floor plan showing approximate dimensions and a letter from the building owner. Also enclosed is my \$225.00 check to cover the Change of Use Fee and Certificate of Occupancy. Please let me know if you need additional information, or need to conduct an inspection.

Sincerely,



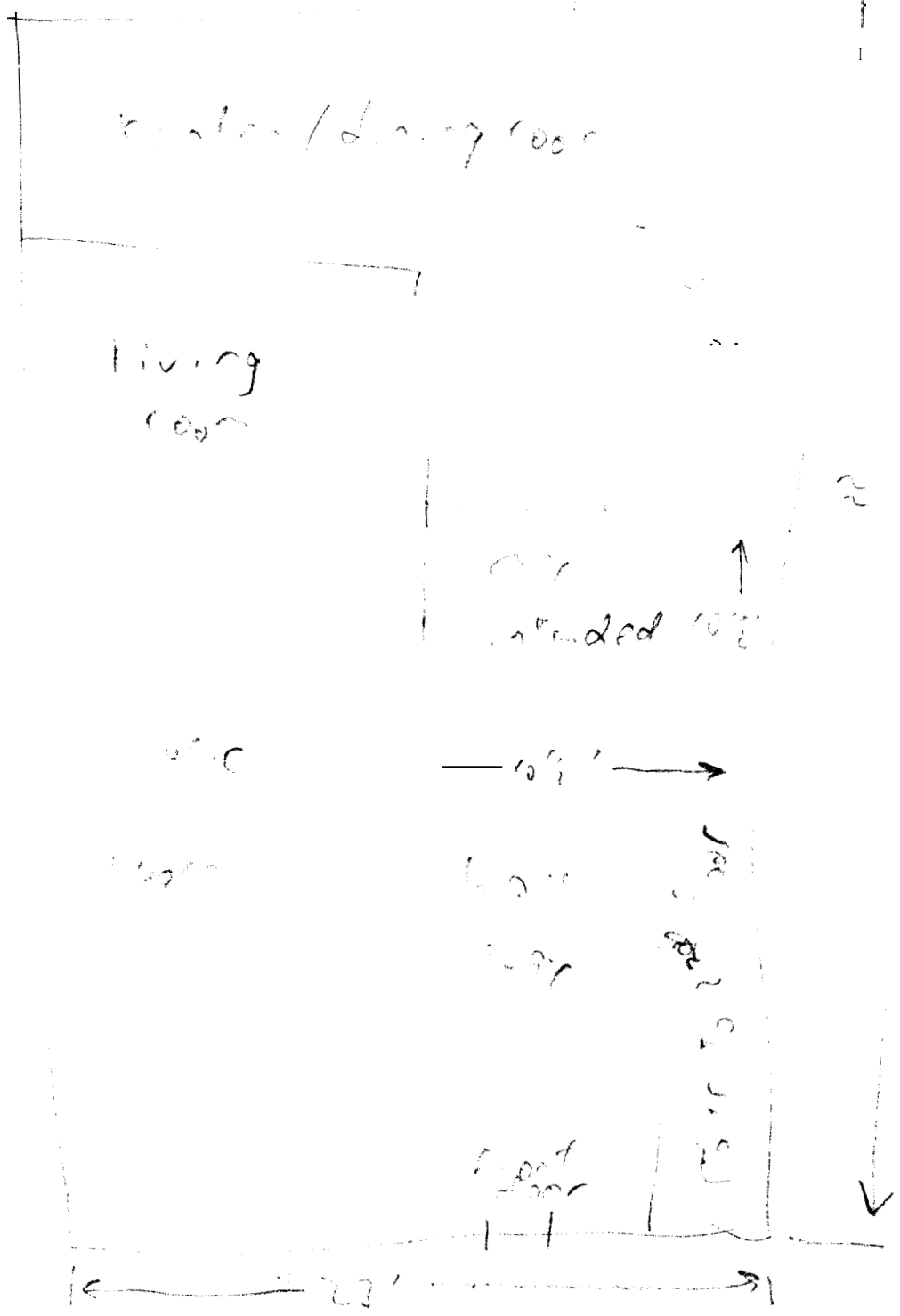
Seth Berner

169 Clinton
Portland ME 04103
775-2452

First floor plan

163 S. ...

4, 500 sq. ft.



Clinton Street

April 7, 2005

**Department of Zoning
City of Portland**

Dear People:

My name is Deborah Sawyer, formerly Deborah Raszmann. I own the property at 169 Clinton Street in Portland. Seth Berner is my romantic partner and lives here full time with me. I give permission to Seth Berner to have a law office in our house.

Sincerely,

A handwritten signature in black ink, appearing to read 'Deborah Sawyer', with a stylized flourish at the end.

Deborah Sawyer