

COMMENTS

6/11/98 Called owner for pre-con Left msg @

10/22/99 - work complete. JN

Inspection Record

Type

Date

Foundation: _____

Framing: _____

Plumbing: _____

Final: _____

Other: _____



LAND USE - ZONING REPORT

ADDRESS: 123 Curtis Rd DATE: 6/4/98

REASON FOR PERMIT: to erect 4 greenhouses

BUILDING OWNER: Belousova C-B-L: 393-F-18

PERMIT APPLICANT: Dames

APPROVED: with conditions DENIED: #5, #9, #7

CONDITION(S) OF APPROVAL

1. During its existence, all aspects of the Home Occupation criteria, Section 14-410, shall be maintained.
2. The footprint of the existing _____ shall not be increased during maintenance reconstruction.
3. All the conditions placed on the original, previously approved, permit issued on _____ are still in effect for this amendment.
4. Your present structure is legally nonconforming as to rear and side setbacks. If you were to demolish the building on your own volition, you will not be able to maintain these same setbacks. Instead you would need to meet the zoning setbacks set forth in today's ordinances. In order to preserve these legally non-conforming setbacks, you may only rebuild the garage in place and in phases.
5. This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval, with an Agricultural use.
6. Our records indicate that this property has a legal use of _____ units. Any change in this approved use shall require a separate permit application for review and approval.
7. Separate permits shall be required for any signage. Please Note THAT you are very limited as to signage - No off premises signs allowed.
8. Separate permits shall be required for future decks and/or garage.
9. Other requirements of condition There shall be no sale of products not

produced on the premises. If you wish to sell Agricultural products produced solely on the premises, you would first need to take out a permit showing a single stand with no more than 200 sq ft floor area.

Marge Schmuckal, Zoning Administrator,
Asst. Chief of Code Enforcement

THIS IS NOT A PERMIT/CONSTRUCTION CANNOT COMMENCE UNTIL THE PERMIT IS ISSUED

**Building or Use Permit Application
Additions/Alterations/Accessory Structures
To Detached Single Family Dwelling**

In the interest of processing your application in the quickest possible manner, please complete the Information below for a Building or Use Permit.

NOTEIf 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: 123 Curtis Rd

Tax Assessor's Chart, Block & Lot Number Chart# <u>393</u> Block# <u>F</u> Lot# <u>018</u>	Owner: <u>A. Belousov</u> <u>A. BELOUISOV</u>	Telephone# <u>(207)</u> <u>797-00-80</u>
Owner's Address: <u>Portland ME</u> <u>123 Curtis Rd 04103</u>	Lessee/Buyer's Name (If Applicable)	Cost Of Work: \$ <u>615.00</u>
Proposed Project Description:(Please be as specific as possible) <u>Green House</u>	<u>18' x 12'</u> <u>21 1/2 x 16'</u>	<u>147" x 139"</u> <u>126" x 111"</u>
Contractor's Name, Address & Telephone <u>Sa lfe</u>		

Separate permits are required for Internal & External Plumbing, HVAC and Electrical installation.

- All construction must be conducted in compliance with the 1996 B.O.C.A. Building Code as amended by Section 6-Art II.
- All plumbing must be conducted in compliance with the State of Maine Plumbing Code.
- All Electrical Installation must comply with the 1996 National Electrical Code as amended by Section 6-Art III.
- HVAC(Heating, Ventilation and Air Conditioning) installation must comply with the 1993 BOCA Mechanical Code.

You must Include the following with you application:

- 1) A Copy of Your Deed or Purchase and Sale Agreement
- 2) A Copy of your Construction Contract, if available
- 3) A Plot Plan (Sample Attached)

*Pages ok
Rec'd 5/12/98
25-*

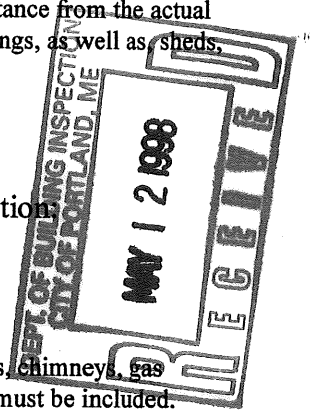
If there is expansion to the structure, a complete plot plan (Site Plan) must include:

- The shape and dimension of the lot, all existing buildings (if any), the proposed structure and the distance from the actual property lines. Structures include decks porches, a bow windows cantilever sections and roof overhangs, as well as sheds, pools, garages and any other accessory structures.
- Scale and required zoning district setbacks

4) Building Plans (Sample Attached)

A complete set of construction drawings showing all of the following elements of construction:

- Cross Sections w/Framing details (including porches, decks w/ railings, and accessory structures)
- Floor Plans & Elevations
- Window and door schedules
- Foundation plans with required drainage and dampproofing
- Electrical and plumbing layout. Mechanical drawings for any specialized equipment such as furnaces, chimney, gas equipment, HVAC equipment (air handling) or other types of work that may require special review must be included.



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/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: A. Belousov Date: 5/11/98

Site Review Fee: \$150.00/Building Permit Fee: \$25.00 for the 1st \$1000.cost plus \$5.00 per \$1,000.00 construction cost thereafter.

Applicant: Belouson

Date: 6/4/98

Address: 123 Curtis Rd

C-B-L: 393-F-018

CHECK-LIST AGAINST ZONING ORDINANCE

Date - Existing 1969 - 1 Fam.

Zone Location - R-2

Interior or corner lot -

Proposed Use/Work - erect greenhouses 4 greenhouses
Agriculture - greenhouses Allowed - 12' x 18' = 216

Sevage Disposal -

16 x 21.5 = 344

- Lot Street Frontage -

12.25 x 11.60 = 142.1

Front Yard - 25' req N/A

10.5 x 9.25 = 97.125

Rear Yard - 25' req - 25' + shown - goes back over 300'

799.225 #

Side Yard - 12' req - 16' is closest

Projections -

Width of Lot -

Height - 1 story Structures

Lot Area -

50,300 #

Lot Coverage/ Impervious Surface - 20% MAX

10,060 #

Area per Family -

26 x 34 = 884

Off-street Parking -

12 x 12 = 144

Loading Bays -

22 x 22 = 484

Site Plan - N/A

6 x 6 = 36

Shoreland Zoning/ Stream Protection - N/A

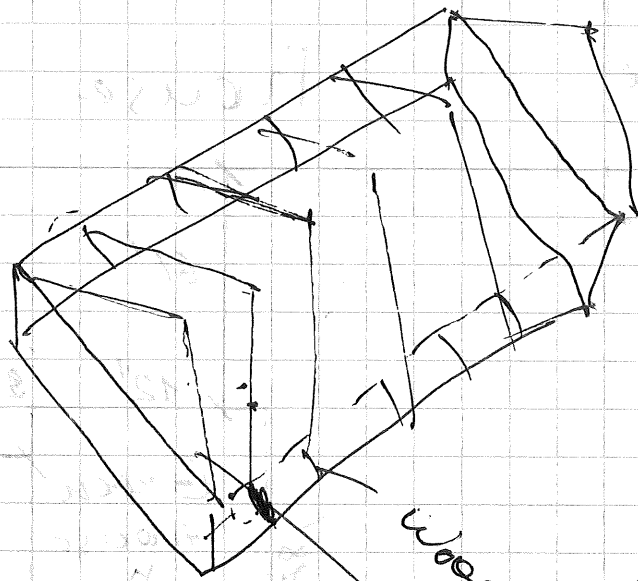
10 x 20 = 200

Flood Plains - N

1748 #

+ 799.225

2547.225 #

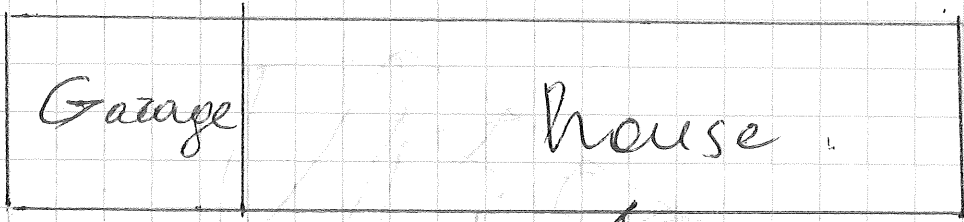


wood 2'x6"
1" pipe

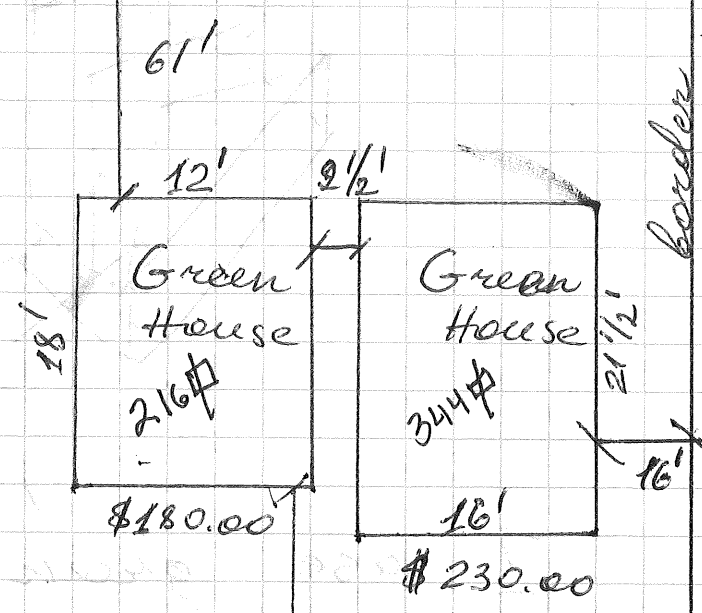
I use green house just for
spring time and food time.
Not for winter time. and
also I am taking off plastic
in winter.

123 Curtis Rd

border

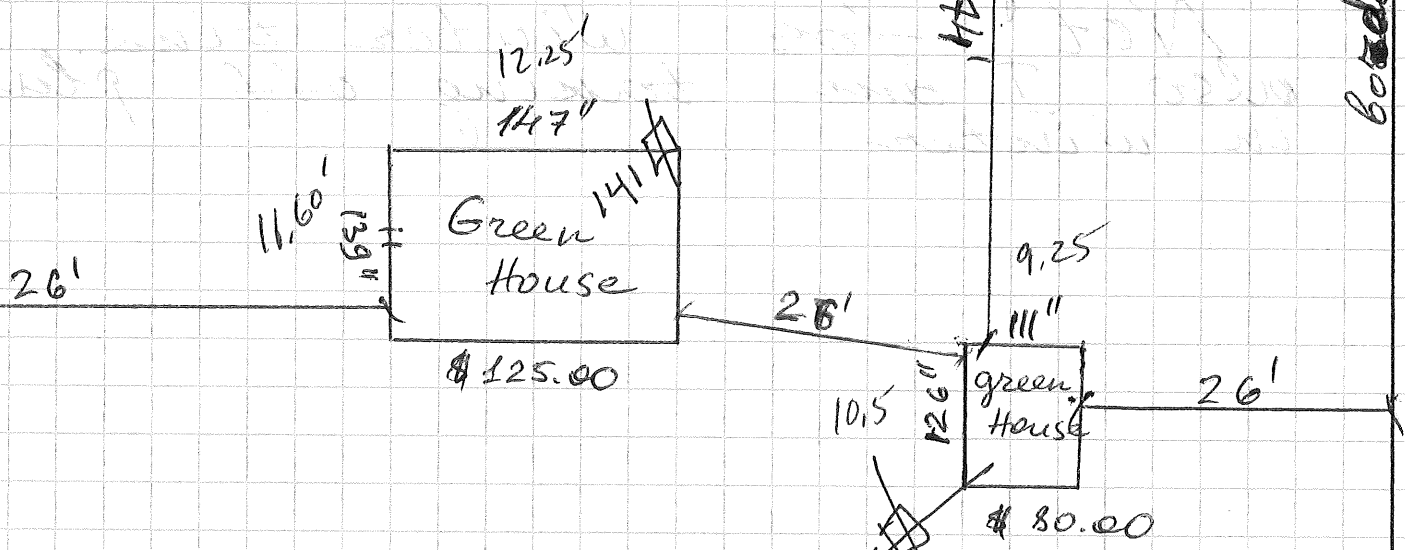


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~~97.25~~

lot goes back over 300'