

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK
CITY OF PORTLAND

Please Read
 Application And
 Notes, if Any,
 Attached

BU **PERMIT** ICTION

Permit Number: 091105

PERMIT ISSUED

This is to certify that FOWLER-GREAVES STEVE JENNIFER FOWLER-GREAVES
 has permission to Single Family Home - Home of as part of single family Residence & document expansion of footprint of bum
 AT 661 ALLEN AVE CB 398 B016001 **OCT 29 2009**

provided that the person or persons, firm or corporation accounting 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 lath or other is red-in. 24 HOURS 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

Ann Burke 10/29/09
 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: 09-1105	Issue Date:	CBL: <i>4</i> 398 B016001
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Location of Construction: 661 ALLEN AVE	Owner Name: FOWLER-GREAVES STEVE & JE	Owner Address: 661 ALLEN AVE	Phone:
Business Name:	Contractor Name: Fowler & Greaves Construction	Contractor Address: 661 Allen Ave Portland	Phone 2073146469
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use Home Occupation	Zone: <i>R-3</i>

Past Use: Single Family Home	Proposed Use: Single Family Home - Home office as part of single family Residence & document expansion of footprint of bumpout on detached garage to 12'x28'	Permit Fee: \$225.00	Cost of Work: \$225.00	CEO District: 4	<i>71684.2</i>
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FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied INSPECTION: Use Group: <i>R3</i> Type: <i>SB</i> <i>IRC-2003</i>	
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Proposed Project Description: Single Family Home - Home office as part of single family Residence & document expansion of footprint of bumpout on detached garage to 12'x28'	Signature: _____	Signature: <i>AMB 10/29/09</i>
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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: Ldobson	Date Applied For: 10/02/2009	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..	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 checked="" type="checkbox"/> Date: <i>10/29/09</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 Date: _____
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PERMIT ISSUED

OCT 29 2009

City of Portland

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
DEPARTMENT OF PLANNING & URBAN DEVELOPMENT
389 Congress Street
Portland, Maine 04101

INVOICE FOR PERMIT FEES

Application No: 9-1105	Applicant: FOWLER-GREAVES STEVE & JE
Project Name:	Location: 661 ALLEN AVE
CBL: 398 B016001	Development Type:
Invoice Date: 10/02/2009	

Previous Balance	-	Payment Received	+	Current Fees	-	Current Payment	=	Total Due	Payment Due Date
\$0.00		\$0.00		\$225.00		\$150.00		\$75.00	On Receipt

First Billing

Previous Balance	\$0.00
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Fee Description	Qty	Fee/Deposit Charge
Certificate of Occupancy	1	\$75.00
Home Occupation	1	\$150.00
		\$225.00

RECEIVED

OCT 29 2009

Dept. of Building Inspections
City of Portland Maine

Total Current Fees:	+	\$225.00
Total Current Payments:	-	\$150.00
Amount Due Now:		\$75.00

Detach and remit with payment

Bill to: FOWLER-GREAVES STEVE & JENNIFER FOWLE
661 ALLEN AVE
PORTLAND, ME 04103

CBL 398 B016001
Application No: 9-1105
Invoice Date: 10/02/2009
Invoice No: 35696
Total Amt Due: \$75.00
Payment Amount:

Make checks payable to the *City of Portland*, ATTN: Inspections, 3rd Floor, 389 Congress Street, Portland, ME 04101.

City of Portland, Maine - Building or Use Permit

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

Permit No: 09-1105	Date Applied For: 10/02/2009	CBL: 398 B016001
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Location of Construction: 661 ALLEN AVE	Owner Name: FOWLER-GREAVES STEVE & JE	Owner Address: 661 ALLEN AVE	Phone:
Business Name:	Contractor Name: Fowler & Greaves Construction	Contractor Address: 661 Allen Ave Portland	Phone (207) 314-6469
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use Home Occupation	

Proposed Use: Single Family Home - Home office as part of single family Residence & document expansion of footprint of bumpout on detached garage to 12'x28'	Proposed Project Description: Single Family Home - Home office as part of single family Residence & document expansion of footprint of bumpout on detached garage to 12'x28'
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Dept: Zoning Status: Approved with Conditions Reviewer: Marge Schmuckal Approval Date: 10/07/2009

Note: Ok to Issue:

- 1) The area of the Home Occupation is only for that use. This area SHALL not be a separate living area. The facilities present (such as a refrigerator and microwave) are only for the use of the Home Occupation. If the Home Occupation is abandoned, all kitchen facilities SHALL be removed.
- 2) This is NOT an approval for an additional dwelling unit. You SHALL NOT add any additional kitchen equipment including, but not limited to items such as stoves, microwaves, refrigerators, or kitchen sinks, etc. Without special approvals.
- 3) This property shall remain a single family dwelling with a home occupation for a therapist office with the issuance of this permit and the subsequent issuance of a certificate of occupancy. Any change of use shall require a separate permit application for review and approval.
- 4) During its existence, all aspects of the Home Occupations criteria, Section 14-111
- 5) This permit is being approved on the basis of revised plans submitted for approval before starting that work.

Dept: Building Status: Approved with Condit

Note: Date: 10/02/2009

- 1) The detached garage shall not be used for commercial bu. work, no contractor use is allowed.
 - 2) Application approval based upon information provided by a and approval prior to work.
- Ok to Issue:
type storage and
parate review

Please Return to Jamie when Issued - This is actually closed TX

<p>Comments:</p> <p>10/6/2009-mes: I spoke to Steve Fowler concerning the "bump out" on the garage. - It meets the setbacks. I also asked him about the home occu... figures show the area to be just over 500 sq ft which is in violation of the ordinance. He referred me to John Ossie. John will be forwarding me the specific figures on the inside measurements that supposedly total up to 484 sq ft. I also will be putting a condition on the permit regarding the "kitchen" in the home occupation.</p> <p>10/7/2009-mes: I received a revised floor plan showing that the Home Occupation is under the 500 s f and not more than 25% of the single family building</p> <p>10/2/2009-jmb: Inspected today for compliance, detached garage bumpout requires a survey letter to confirm setback compliance. Home occupation appears to meet code, discussed with Steve that this cannot be used as a dwelling unit.</p>
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City of Portland, Maine - Building or Use Permit

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

Permit No: 09-1105	Date Applied For: 10/02/2009	CBL: 398 B016001
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Marge Schmuckal **Approval Date:** 10/07/2009

Note: **Ok to Issue:**

- 1) The area of the Home Occupation is only for that use. This area SHALL not be a separate living area. The facilities present (such as a refrigerator and microwave) are only for the use of the Home Occupation. If the Home Occupation is abandoned, all kitchen facilities SHALL be removed.
- 2) This is NOT an approval for an additional dwelling unit. You SHALL NOT add any additional kitchen equipment including, but not limited to items such as stoves, microwaves, refrigerators, or kitchen sinks, etc. Without special approvals.
- 3) This property shall remain a single family dwelling with a home occupation for a therapist office with the issuance of this permit and the subsequent issuance of a certificate of occupancy. Any change of use shall require a separate permit application for review and approval.
- 4) During its existence, all aspects of the Home Occupations criteria, Section 14-410, shall be maintained.
- 5) This permit is being approved on the basis of revised plans submitted. Any deviations shall require a separate approval before starting that work.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Jeanine Bourke **Approval Date:** 10/02/2009

Note: **Ok to Issue:**

- 1) The detached garage shall not be used for commercial business activity. It can only be used for private residential type storage and work, no contractor use is allowed.
- 2) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

Comments:

10/6/2009-mes: I spoke to Steve Fowler concerning the "bump out" on the garage - It is for a wood furnace basically for the house (not the garage. - It meets the setbacks. I also asked him about the home occupation - my figures show the area to be just over 500 sq ft which is in violation of the ordinance. He referred me to John Ossie. John will be forwarding me the specific figures on the inside measurements that supposedly total up to 484 sq ft. I also will be putting a condition on the permit regarding the "kitchen" in the home occupation.

10/7/2009-mes: I received a revised floor plan showing that the Home Occupation is under the 500 s f and not more than 25% of the single family building

10/2/2009-jmb: Inspected today for compliance, detached garage bumpout requires a survey letter to confirm setback compliance. Home occupation appears to meet code, discussed with Steve that this cannot be used as a dwelling unit.



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>661 ALLEN AVENUE, PORTLAND ME 04101</u>		
Total Square Footage of Proposed Structure/Area		Square Footage of Lot
Tax Assessor's Chart, Block & Lot Chart# <u>398</u> Block# <u>B</u> Lot# <u>16</u>		Applicant * <u>must</u> be owner, Lessee or Buyer* Name <u>STEVE FOWLER</u> Address <u>661 ALLEN AVE</u> City, State & Zip <u>PORTLAND ME 04101</u>
Lessee/DBA (If Applicable)		Telephone: <u>207-314-6469</u>
Owner (if different from Applicant) Name Address City, State & Zip		Cost Of Work: \$ _____ C of O Fee: \$ _____ Total Fee: \$ _____
Current legal use (i.e. single family) <u>SINGLE FAMILY</u>		
If vacant, what was the previous use? <u>John Ossie</u>		
Proposed Specific use: <u>SINGLE FAMILY WITH HOME OCCUPATION</u>		
Is property part of a subdivision? <u>N/A</u> If yes, please name <u>329-6499</u>		
Project description: <u>HOME OFFICE AS PART OF SINGLE FAMILY RESIDENCE and document expansion of Foot print of bump out on detached garage to 12'x28'</u>		
Contractor's name: <u>FOWLER GREEVES CONSTRUCTION</u>		
Address: <u>661 ALLEN AVENUE, PORTLAND ME 04101</u>		
City, State & Zip <u>PORTLAND ME 04101</u>		Telephone: <u>314-6469</u>
Who should we contact when the permit is ready: <u>STEVE FOWLER</u>		Telephone: <u>314-6469</u>
Mailing address: <u>661 ALLEN AVENUE, PORTLAND ME 04101</u>		

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: _____

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

RECEIVED
OCT 2 2008
Dept. of Building Inspections
City of Portland Maine

RECEIVED

City of Portland Maine

Ms. Marge Schmuckal
Zoning Administrator
Department of Urban Development
City of Portland
389 Congress Street
Portland ME 04101
09/30/09

Dear Ms. Schmuckal

wife

I am requesting a permit to allow me the use of my residence at 661 Allen Avenue Portland for a home occupation. I intend to serve as an independent therapist. In effect my work will be private counseling, an acceptable home occupation listed under item (9) under section 14-410 of the Portland Zoning Ordinance. The following is an explanation of how my home occupation meets the criteria listed under item (1) of the same.

- a) My home occupation will occupy approximately 484 sq ft (24%) of floor area of residence.
- b) No goods will be stored displayed or be visible from outside the residence.
- c) Storage of any material necessary to perform my occupation are minimal and included in the 484 sq ft of floor space mentioned above
- d) There will be no external signage related to my home occupation
- e) No exterior alterations to the residence are necessary
- f) I will be meeting my clients one at a time and there is ample off street parking available for my clients.
- g) No objectionable effects will result from my home occupation
- h) I will not require the services of any employees.
- i) I will be meeting my clients one at a time at my residence; no traffic will be generated by my home occupation.
- j) No vehicles even nearing a gross vehicle weight of 6,000 pounds are necessary for my home occupation.

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

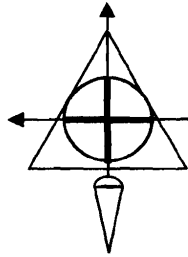
Attached you will find a copy of floor plans showing my entire dwelling and are of the home occupation space. Thank you for your assistance in this matter.

Steve Fowler

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OCT - 1 2009

Dept. of Building Inspections
City of Portland Maine



OCEAN PARK LAND SURVEYING, LLC

October 2, 2009

RECEIVED

OCT 6 2009

Ms. Jeanne Burke
Inspections Department
City of Portland Maine
389 Congress St
Portland, Maine 04101

Dept. of Building Inspections
City of Portland Maine

DETACHED RTG
✓ 60' X 60'

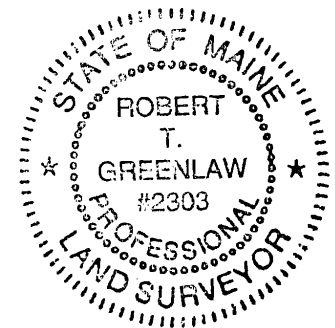
Subject: Placement of garage in relation to the setbacks of 661 Allen Avenue.

Dear Jeanne,

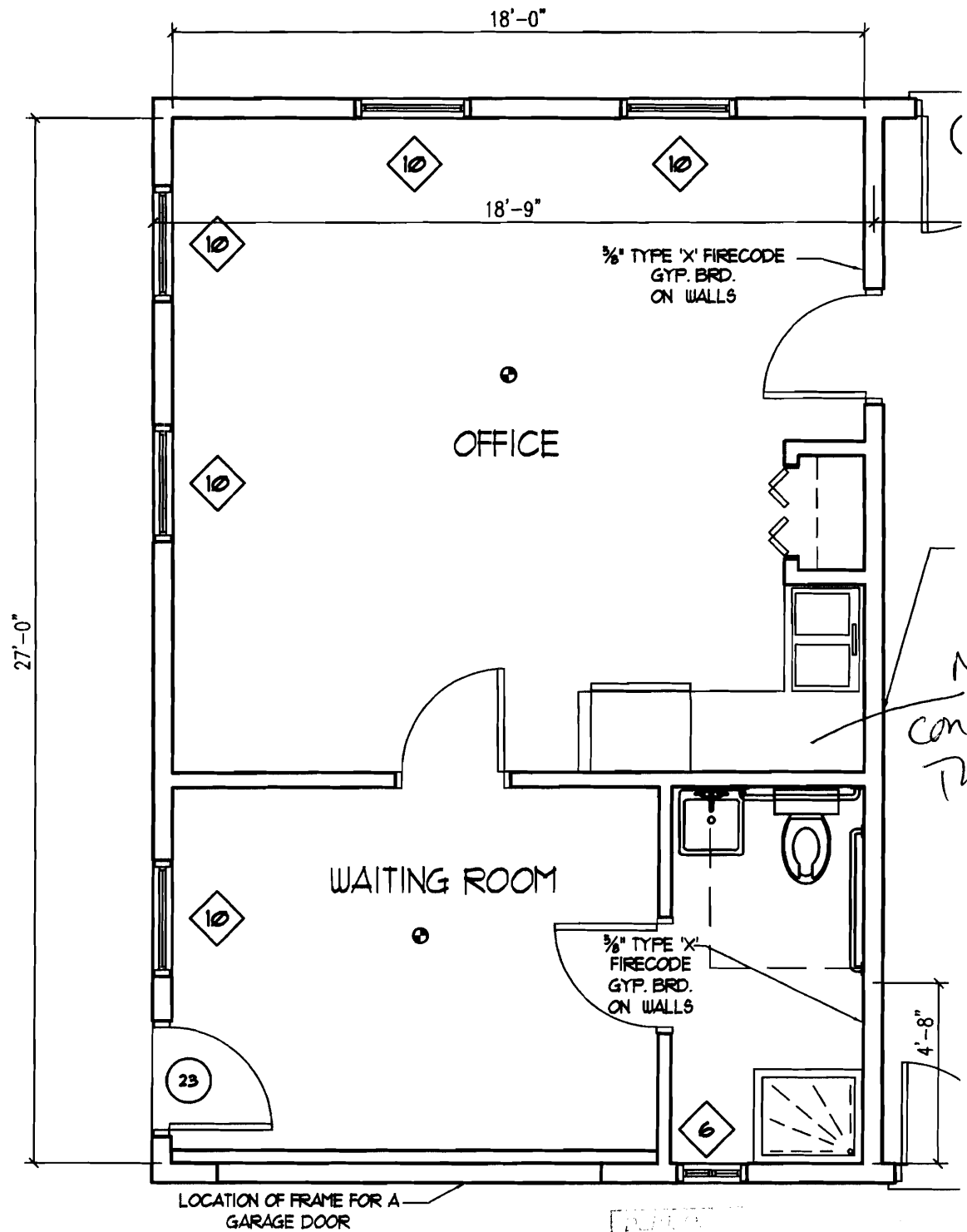
Pursuant to my original survey work and subsequent visits to 661 Allen Avenue I would ask that you accept this letter as certification that the garage located on said property exceeds the required side and rear setbacks for the R-3 zone in which it is located.

Sincerely,

Robert T. Greenlaw PLS
Maine Professional Land Surveyor #2303



P.O. Box 7265
Ocean Park, Maine 04063
Oceanparkllc@gwi.net
207-749-9471



Not condit
 conditions on
 This AREA

OCT - 6 2008

From: "John Ossie" <jossie@cad-de-tech.com>
To: "Marge Schmuckal" <MES@portlandmaine.gov>
Date: 10/6/2009 4:42:19 PM
Subject: RE: 661 Allen Ave

Thanks Marge.

Here is the floor plan.

I removed all other dimensions for clarity.

27 x 18 = 486

thanks

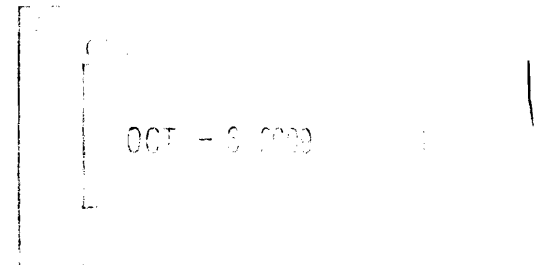
Regards,

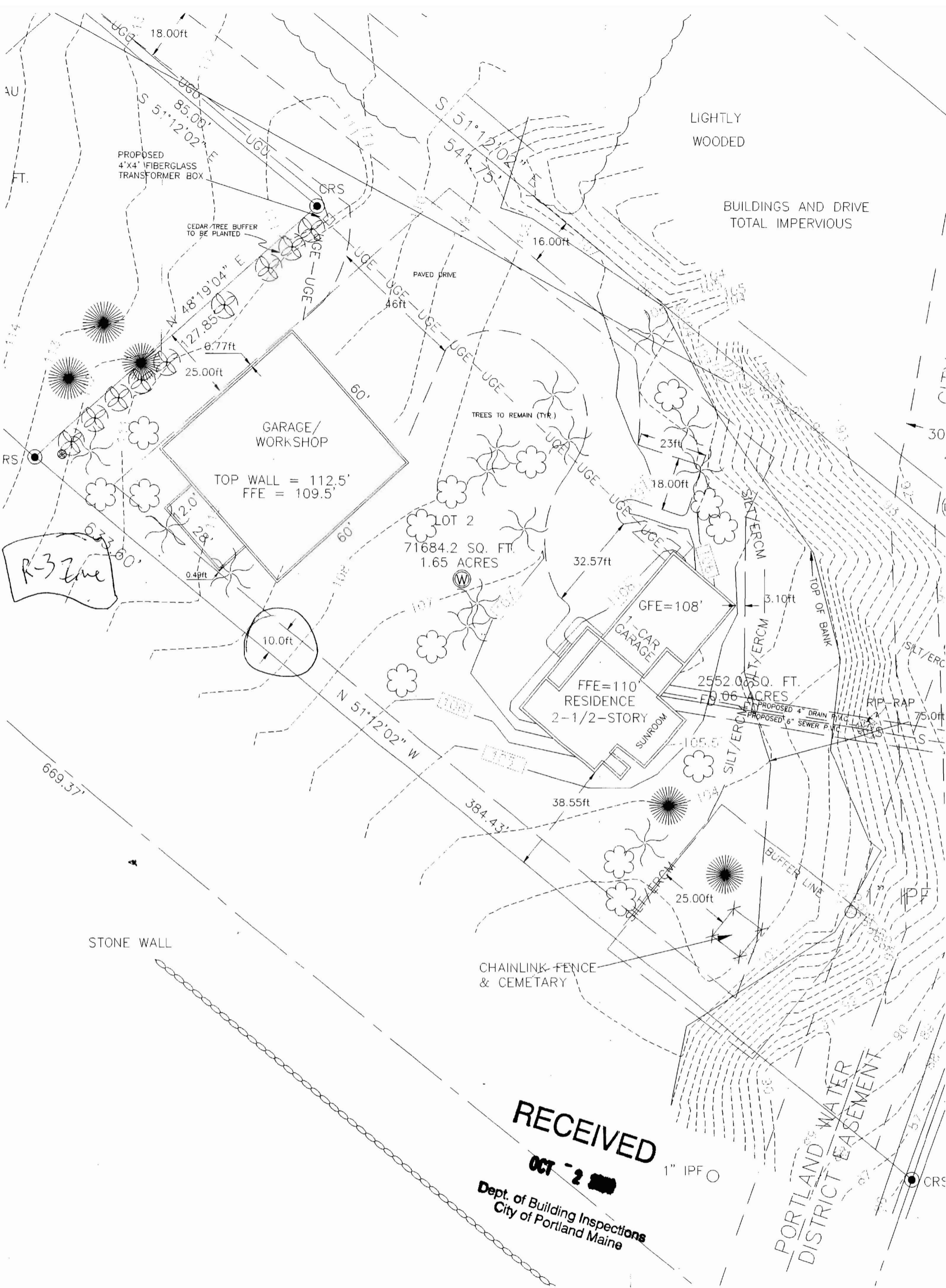
John Ossie

-----Original Message-----

From: Marge Schmuckal [mailto:MES@portlandmaine.gov]
Sent: Tuesday, October 06, 2009 4:28 PM
To: jossie@cad-de-tech.com
Subject: 661 Allen Ave

John,
Here I am....
Marge Schmuckal
Zoning Administrator





RECEIVED

OCT - 2 2007

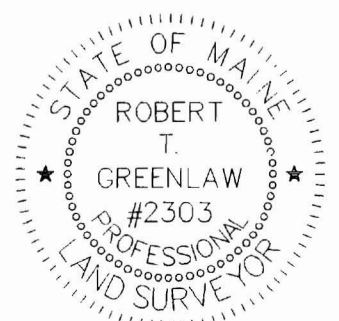
Dept. of Building Inspections
City of Portland Maine

AND SS
2007
RECORDED IN



GRAPHIC SCALE

Handwritten signature



CERTIFIC
I HEREBY CE
FOR PROFES
2005 WITH
a) NO WRIT
ROBERT T. C