For office use:	BP	\$	Applicant & Agent Information - LUPC Building Permit Application
Tracking No.	Permit No.	Fee Received	LOFC Building Fernit Application

APPLICANT INFORMATION

Applicant Name(s) John Smith	Title (if representing a corporation)
Jore Smith	Phone 207-012-3456
Mailing Address 25 Elm Street	Email Smith j @ gmail.com
Town Smithfield	State Zip Code Muine 12345

AGENT INFORMATION (If applicable)

Agent Name(s)	Phone		
Business Name	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,		
Mailing Address	Email		
Town	State	Zip Code	

APPLICANT AND AGENT SIGNATURES

I have personally examined and am familiar with all information submitted in this application, and to the best
of my knowledge, it is true, accurate, and complete. I am aware that there may be significant penalties for
submitting false information. I understand that the applicant is responsible for complying with all conditions
of any permits issued by the Land Use Planning Commission.

If signing this document on behalf of a corporation, partnership, trust, or other legal entity, I affirm that I am authorized to bind the entity and execute legal agreements on its behalf.

Please check one of the boxes below:

□ I authorize staff of the Land Use Planning Commission to access the project site as necessary between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday.

I request that staff of the Land Use Planning Commission make reasonable efforts to contact me in advance to coordinate access to the project site.

Authorization of Agent by Applicant: By signing below, I authorize the individual or business listed above to act as my legal agent in all matters relating to this application.

Agent Signature(s):	Date:
Applicant Signature(s):	Date: 2/15/2023
Applicant Signature(s): John Smith	Date: 2/15/2023

If not providing electronic signatures, you must submit a paper copy of this form with original manual signatures.

Applicant Information Page

Please Print Legibly

For c	office	use:
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Tracking No.	

BP

Permit No.

PROPERTY INFORMATION. Provide the following details about your property location. Tax map, plan, and lot numbers are listed on your property tax bill. If you lease your property, check your lease to find out whether any unique lease lot numbers have been assigned to the property.

Fee Received

\$

Applicant(s) (list all)	Township, Town, or Plantation	County
John Smith, Jane Smith	Springville Twp,	Aroostook
Tax Map, Plan, and Lot Numbers [list all application of the second secon		
Plan 02, Lot No. 20		
Lot Size (in acres, or in square feet if less than 1 $\int \sigma - cre$	applicable (include any lesso assigned by a property owne	r or lease lot numbers r)
All Zoning on Property (check the LUPC Land Use Guidance Map)	e Zoning at Development Site) (10 ((() ())))))))))))))
D-GN	D-GN	
Road Frontage: List the name(s) and frontage(s) feet) for any public or private roads, or other rigor- of-way adjacent to your lot: Road #1mith	shts- feet) for any lakes, ponds, riv unnamed), or coastal wetlan	vers, streams (named and ds on or adjacent to your
Ro ^a d ≇ Fronta <u>€</u> f		
If there is no road frontage, describe the access		
LUPC Approved Subdivision: If the lot is part of and lot numbers: Subdivision Permit (SP) # and Lo		ovide the subdivision permi t
Subdivision Permit (SP) # and Lo		d in deed description)
PROJECT SUMMARY (for example: year-round a reconstruct damaged addition; etc.) Construct a year round a Septic system	welling and driveway; add deck; in	stall new septic system;

Applicant Name: John Smith, Jane Smith

Exhibit 4: Development Table – All Existing and Proposed

Previously issued Building Permit (BP) number (if applicable):

Refer to Structures, Features, and Uses (Exhibit 4) for instructions. Name development consistent with the Site Plan (Exhibit 5).

					pose eck a			plγ)			Dimensions in feet;		2	nber of:	1990 CONTRACTOR		-	et) of eares	t:	
Structures, Driveways, and Parking Areas (specify if temporary)	Year Built or Duration (if temporary)	Change in Use	New Construction	Expand or Add On	Reconstruct or Replace	Permanent foundation ¹	Relocate or Remove	Enclose deck or porch	Change Dimensions or Setbacks	Other	For Modified, Indicate Current (C) & Proposed (P)	Type of Foundation	Bedrooms	Plumbing or water fixtures	Road	Property line	Lake or pond	River or stream	Wetland	Ocean/Coastal Wetland
Existing/Modified																				
N/A	Vinite and the second										8									
	development of the second																			
						andu nicetatu	in an		o mo pine oppo								1	anteria arranteriora		dia funta di atta fasi
Proposed								to por e por p		6 <i>4</i> 940.0010	nanounarian na secondaria secondaria secondaria secondaria secondaria secondaria secondaria secondaria secondar									
Year Round Dwelling		/	ν			\checkmark				/	32'x32'x50'		3	4	80	35				
Deck			\vee								10'x32'	concrete Blocks			112	35				
Porking Area			\checkmark							/	20 ×20	Gravel			60	20				\square
Drive Woy Stairs			\vee								60'× 14'	Grovel				30				
Stairs			v								4' × 4'	Posts			75	40				

¹ Permanent foundations include full foundations, basements, slabs, and frost walls. Sono tubes or posts installed with augers are not considered permanent foundations. LUPC Building Permit Application Page 2

Exhibit 5: Lot Coverage, Vegetation Clearing, Soil Disturbance Tables

Lot Coverage (the maximum total lot coverage is 30%)

Applicant Name: John Smith, Jore Smith

Area of Lot: 43560 sq. ft.

Use the following tables to calculate Lot Coverage Percentage and total areas of Vegetation Clearing and Soil Disturbance. Use with the Site Plan (Exhibit 5).

Existing/Proposed Non-Vegetated Development	Dimensions (ft)	Footprint Area (sq ft)
Driveword	60' × 14'	846 <u>F1</u> 2 400 ft=
Parking /trea	20' × 20'	400 ft =
Dwelting	22'732'	1024 C+2
Deck	(0'× 32'	320 ft=
		- market to an and a second
	Total Area of Non-Vegetated Development:	2584 sq. ft

Total Area of Non-Vegetated Development:

Lot Coverage Percentage = Total Area of

Development / Area of Lot x 100%: 2584 sq ft / 43560 sq ft x 100% = 5-9%

Vegetation Clearing (clearing outside of the footprint of structures, driveways, parking areas, etc. but including clearing for septic systems)

Location, Name, or Number of Cleared Area on Site Plan	Dimensions (ft)	Cleared Area (sq ft)	
Clearing around dwelling and deck	$(62' \times 62') - ((32' \times 32') + (10' \times 32'))$	1880 ft2	
Clearing for septil system	35' × 35'	1225ft2	

3105 **Total Area of Vegetation Clearing:** sq.ft.

Soil Disturbance

Location, Name, or Number of Disturbed Area on Site Plan	Dimensions (ft)	Disturbed Area (sq ft)
Driveway	60' ×(4'	840 <u>F</u> +2
Parking Area	20' ×20'	400 P+2
Duellin & Derk	52' × 52'	2704 7+2
••		

Total Area of Soil Disturbance:

Page 4

3944

sq. ft.

Applicant/Project Name: John Smith) Jare Smith



For Use with Exhibit 6: Land Division History

further instructions and an example in Land Division History (Exhibit 6).

Applicant/Project Name: John Smith, Jone Smith

Use this table to present the ownership and land division history of your parcel. Be sure to start the history 20 years ago and include drawings. See

Book & Page Lot Size Date of Type of Transaction and Drawing (in acres) Names of Seller/Grantor and Buyer/Grantee Transaction Numbers (not to scale) January 4, Vol. 012 1998 Page Ol Nathon Jones conveyed a 1 oure 1-acre lot to David Johnson. David Johnson sold a Locke lot to John Smith and Jone Smith. September 9 Book 1234, 2014 Page 100 Locke

Note: If you own or are under contract to buy the property to be developed, your county registry of deeds office or the previous owner of the property may provide helpful information. If you lease your property, contact your lessor for information on the history of your lot.

FEE WORKSHEET

For directions, see the brochure called *Calculating and Paying the Building Permit Application Fee*

Fee Type		Fee		Enter Applicable Fee I			
Base Fee (only one base fee should	Development on lots <u>within</u> Commission approved subdivisions; no home-based business				\$50.00		
	Development on lots <u>not within</u> Commission approved subdivisions; no home-based business				\$75.00 \$ 7		\$ 75.00
apply)	Permit involvi	Permit involving a Home-based Business					
			Enter Applicable Measureme I				
Activity Specific Fees	Disturbed - Areas	Square feet of disturbed area inwetlands and within 25 feet of shoreline:	sq ft	x	\$0.40 per square foot	Ξ	\$
		Thousands of square feet of all other disturbed area, <i>excluding the first acre</i> (43,560 sq ft)	thousands of sq ft	x	\$1.00 per 1,000 square feet	=	\$
	Structures (the first 750 square feet of	on lots within Commission approved subdivisions:	sq ft	x	\$0.15 per square foot (footprint) ²	=	\$
	accessory structures may be excluded)	<u>not on lots within</u> Commission approved subdivisions:	<u>_(024</u>	x	\$0.20 per square foot (footprint) ²	=	\$ 204.80
Special Exception Fee	Exception Includes one or more uses allowed by special exception				\$100		\$
Fee Notes:	Excluded, exempt ac	deck square footage cessory structure	ן (aa		Il Estimated F		

Compare the total estimated fee with the maximum fee for your permit type (see instructions) and enter the smaller of the two values here for the total application fee:

\$ 2799.807 Total Application Fee

(i) Helpful information, including guides to this permit application, an example of a completed Building Permit application, and a list of items frequently missed may be found on the LUPC's residential development webpage: <u>maine.gov/dacf/lupc/application_forms/building-permit-help</u>.

Brochures for nonconforming development, a guide to the building permit, and dimensional requirements can be found at: <u>https://www.maine.gov/dacf/lupc/reports/index.shtml</u>

LIST OF EXHIBITS

(i) Home-Based Businesses, Wetlands Alterations, or Floodplain Development: Applications involving any of these activities may require additional information requested in the following Supplements (S):

- **S1** Home-Based Business
- **S3** Wetland Alterations
- **S4** Floodplain Development

These supplements are available at: <u>https://www.maine.gov/dacf/lupc/application_forms/index.shtml</u> The first page of each supplement describes who needs to submit the supplement.

	Exhibits Required for All Applications	~
1.	Directions and Location Map	X
2.	Deed, Lease, Sales Contract, or Easement	X
3.	Site Photographs	X
4.	Structures, Features, and Uses	\boxtimes
5.	Site Plan	X

USE CHECK BOXES TO MAKE SURE YOU HAVE COMPLETED EACH SECTION

Exhibits Required for Certain Applications							
	Exhibit	Applicability					
6.	Land Division History	Required if lot is <u>not</u> part of a Commission approved subdivision	x				
7.	Wastewater Disposal	Required for projects involving bedrooms or bathrooms, adding plumbing or pressurized water, or conversion for human habitation	х				
8.	Erosion Control, Sedimentation Control, and Drainage	Required if any soil disturbance, filling, grading, or drainage needed	x				
9.	Exterior Lighting	Required for projects proposing new exterior lighting	х				
10.	Driveway Entrance	Required if an entrance permit is needed for a new or modified driveway; required for change of use with existing driveway	х				
11.	Vegetative Buffering in Prospectively Zoned Areas	Required if the project is located in a prospectively zoned area (see exhibit for the list of plantations and townships included)	x				
12.	Additional Information	If needed					

Note: In special cases, additional exhibits may be required. These special cases include development on certain hillsides. An LUPC staff member will contact you if additional information is needed.

Exhibit 1: Directions and Location Map

Directions:

- 1. Take Exit 234 on Highway No. 2.
- 2. Go north for half a mile.
- 3. Take a left at Smith Road. There should be a huge rock next to the road sign.
- 4. Go on the road about half a mile, and then you will see the pullout on the right (north) side.
- 5. My property is on the right side (north) of Smith Road before you reach the intersection with South Shore Road.



WARRANTY DEED

Know All Men By These Presents that David Johnson whose mailing address is 5 Lovely Lane, Green Valley, Maine 01234, in consideration of one dollar and other good and valuable considerations paid by John Smith and Jane Smith, whose mailing address is 25 Elm Street, Smithfield Maine 12345, as joint tenants, the

receipt whereof we do hereby acknowledge, do hereby Give, Grant, Bargain, Sell and

Convey unto the said John Smith and Jane Smith, their heirs and assigns, forever,

A certain piece or parcel of land with buildings thereon situated in Springville, in the County of Aroostook and State of Maine, being Lot No. 20, bounded as follows, to wit:

On the north by Highway No. 2; on the east by land of Anne Johnson; on the South by land of Bob Williams and on the west by the South Shore Road.

Being the same premises conveyed to David Johnson by joint tenancy Warranty Deed of Nathan Jones, dated January 4, 1978, of record at the Northern District Aroostook Registry of Deeds in Vol. 012, Page 01.

To Have and To Hold the aforegranted and bargain expressions with all privileges and

appurtenances thereof, to the said John Smith and Jane mith their heirs and assigns, to them and their use and behoof forever.

Warrant and Defend the same to the section Smith and Jane Smith, their heirs and assigns, forever, against the lawful a same same demands of all persons.

Witness my hand the Why day of September, 2014.

Signed and realed in the present of

Witness

David Johnson

STATE OF MAINE AROOSTOOK, SS.

September 9, 2014

Personally appeared the above named David Johnson and acknowledged the foregoing instrument to be his free act and deed.

George Miller, Esq. Attorney at Law







From Google Earth Street View



Exhibit3 From Google Earth Street View

07/21/222 This is how the property looks like from Smith Road. This is the only spot on Smith Road that does not have trees and have . a pullout.

Exhibit 4 Site Conditions

The proposed use for this lot is to construct a residential dwelling, deck, driveway, and parking area. The current site conditions are an undeveloped lot with no water features, wetlands, areas of flooding, history of vegetative clearing or timber harvest, special areas, cultural/ historical conditions, or any other relevant features, conditions or details.

Exhibit "		Samp				
SUBSURFACE WASTEWATER DISPOSAL SYSTEM APPLICATION Department of Human Services Division of Health Engineering, Station 10 (207) 287-5572 FAX (207) 287-4172						
PROPE	RTY LOC	ATION	>> CAUTION : LPI APPROVAL REQUIRED <<			
City,Town or Plantation	Sprin	igville Twp.	Town/City		Permit #	
Street or Road	Sm	ith Road	Date Permit Issued /	/ Feet \$	Double Fee Charged	
Subdivision Lot #						
OWNER/A	PPLICANT	INFORMATION	Local Plumbing Inspector Signature			
a fer en ante en la contra la contra de la con Es	& Jane Sn	<u> </u>				
Name and mailing address of:	25 Eln	n Street	The Subsurface Wastewater Disposal System shall not be installed until a Permit is issued by the Local Plumbing Inspector. The Permit shall authorize the owner or installer to install the disposal system in accordance with this application and the Maine Subsurface Wastewater Disposal Rules.			
Owner /						
Applicant		ield, ME 12345 012-3456				
Daytime Tel. #			Municipal Tax Map #		· · · · · · · · · · · · · · · · · · ·	
Owner or Appl I state that the information su knowledge and understand th Department and/or Local Piu	ibmitted is c at any falsif mbing Inspe	correct to the best of my ication is reason for the actor to deny a Permit.	Caution: Inspections Required I have inspected the installation authorized above and found it to be in compliance with the Subsurface Wastewater Disposal Rules Application. (1st) Date Approved			
John Sm Signature of Owner/	nith Applicant	<u></u>	Local Plumbing Inspector Signature (2nd) Da			
<u>}</u>			INFORMATION			
~						
THIS APPLICATION IS FOR: I. First Time System 2. Replacement System Type Replaced Year Installed Installed <tr< td=""><td colspan="2"> 1. No Rule Variance 2. First Time System Variance a. Local Plumbing Inspector approval b. State & Local Plumbing Inspector approval a. Local Plumbing Inspector approval b. State & Local Plumbing Inspector approval c. b. State & Local Plumbing Inspector approval b. State & Local Plumbing Inspector approval c. State & Local Plumbing Inspector approval c. State & Local Plumbing Inspector approval c. State & Local Plumbing Inspector approval d. Non-Engineered Treatment d. Non-Engineered Disposal Fie d. State & Local Plumbing Inspector approval </td><td>tive System (graywater and alt toilet) hative Toilet, <u>specify:</u> Engineered Treatment Tank (only) ng Tank Gallon Engineered Disposal Field (only) ated Laundry System ete Engineered System (2000 gpd or more) eered Treatment Tank (only)</td></tr<>		 1. No Rule Variance 2. First Time System Variance a. Local Plumbing Inspector approval b. State & Local Plumbing Inspector approval a. Local Plumbing Inspector approval b. State & Local Plumbing Inspector approval c. b. State & Local Plumbing Inspector approval b. State & Local Plumbing Inspector approval c. State & Local Plumbing Inspector approval c. State & Local Plumbing Inspector approval c. State & Local Plumbing Inspector approval d. Non-Engineered Treatment d. Non-Engineered Disposal Fie d. State & Local Plumbing Inspector approval 		tive System (graywater and alt toilet) hative Toilet, <u>specify:</u> Engineered Treatment Tank (only) ng Tank Gallon Engineered Disposal Field (only) ated Laundry System ete Engineered System (2000 gpd or more) eered Treatment Tank (only)		
SIZE OF PROPERTY □ sq. ft 1 +/- ■ acres		DISPOSAL SYSTEM TO SERVE: I. Single Family Dwelling Unit, No. of Bedrooms 3 2.Multiple Family Dwelling No. of Units:		eatment: specify:		
SHORELAND ZONING		3. Other SPECIFY Current use: Seasonal Year Round Undeveloped		TYPE OF WATER SUPPLY ■ 1. Drilled Well □ 2. Dug Well ■ 3. Private □ 4. Public □ 5. Other: (Proposed)		
		DESIGN DETAILS (SYSTE	M LAYOUT SHOWN ON I	PAGE 3)		
TREATMENT TANK		DISPOSAL FIELD TYPE & SIZE 1. Stone Bed □ 2. Stone Ti 3. Proprietary Device □ a. Cluster array c. Line ■ b. Regular load d. H-20	rench I. No 2. Yes C If Yes or Maybe, specifi ar 2. Multi-compar bload b. Tanks	If Yes or Maybe, specify one below: □ a, Multi-compartment tank □ b, Tanks in series □		
CAPACITY 1000	□ 3. Other 0 4. Other ACITY <u>1000</u> Gal SIZE <u>2688</u> so		□ lin.ft ■ d. Filter on tank outlet - for other faciliti		SHOW CALCULATIONS - for other facilities -	
at observation hole # 1		DISPOSAL FIELD SIZING 1. Medium 2.60 sq. ft./ gpd 2. Medium - Large 3.30 sq.ft 3. Large 4.10 sq. ft. / gpd 4. Extra - Large 5.00 sq. ft /	t. / gpd 🔲 2. May be rec 🗆 3. Required	ıd Juired	3. Section 4G (meter readings) ATTACH WATER METER DATA LATITUDE AND LONGITUDE at center of disposal field LAT: N 44d 58m 05.2s LONG: W 70d 35m 51.6s	
Of Most Limiting Soil Factor		- •	DOSE	Gallons	If GPS, state margin of error:	
SITE EVALUATOR'S STATEMENT						
I certify that on 10 / 2 / 22 (date) I completed a site evaluation on this property and state that the data reported are accurate and that the proposed system is in compliance with the State of Maine Subsurface Wastewater Disposal Rules(10-144A CMR 241). Matthew Johnson 000 10-20-22						
	ator Signatur		000 SE #	<u>10-20</u> Dat		
Matthew Lakeson matthewighten @citeousluster.com						
Site Evaluator Name Printed E-mail address HHE-200 Rev. 02/2011						

Note: Changes to or deviations from the design shall be confirmed with the Site Evaluator.



Fxhibit 7



SUBSURFACE WASTEWATER DISPOSAL SYSTEM APPLICATION

Department of Human Services Division of Health Engineering



Exhibit 8. Erosion and Sedimentation Control

Erosion Control Methods:

- Silt fence
- Hay/Straw bales

Step 1. General Order of Construction Activities:

- First, we will clear the area of development and establish erosion control and sedimentation prevention methods around the site.
- Second, we will stump and grub the area of development. Import fill and grade as necessary to prepare the site for construction.
- Third, we will prepare the forms for the slab foundation and deck footers. Also, we will install the foundation.
- After completing the foundation work/construction-related site disturbance, we will seed with grass and landscape with other native vegetation. Next, we will install hay mulch to prevent seed movement in case of a bad weather. Also, we will conduct vegetative stabilization in accordance with **Chapter 10, Appendix B**.
- After establishing the vegetative stabilization measures, we will remove erosion control and sedimentation prevention devices.

Step 2. Minimizing soil disturbance and control erosion and sedimentation:

We will minimize vegetation clearing and soil disturbance to only the area necessary for development of the proposed driveway, dwelling, accessory structure, and septic system, <u>as shown on the site plan in Exhibit 5</u>.

Step 3. How erosion and sedimentation control measures will be maintained during and after construction

Through the duration of construction, we will monitor erosion control/sedimentation prevention methods, and immediately after major rainfall events. Also, we will repair and maintain erosion control/sedimentation prevention methods as necessary.

Step 4. Drainage:

- The proposed driveway will cross a drainage ditch next to the Quimby Road. To maintain the drainage, a culvert will be installed in accordance with <u>Chapter 10, Section 10.27(D)</u>. Also, we will monitor this culvert yearly and clean if necessary to ensure proper flow is maintained.
- <u>Driveway:</u> The property is generally flat, and the driveway will be located to minimize the need for cutting and filling. The driveway will be constructed with a slight crown to allow for sheet flow drainage runoff without extensive ditching.

Exhibit 9: Exterior Lighting

Fixture Location	<u>Type of Bulb</u>	<u>Wattage (W)</u>	<u>Cutoff</u> <u>Fixture?</u> (Y/N)	<u>Motion</u> <u>Activated?</u> (Y/N)	Date Installed (if existing)
Front Entrance	LED	40W	Y	N	New
Parking Area	LED	35W	Y	Y	New
Deck	LED	20W	Y	N	New