

Map No \_\_\_\_\_  
Lot No \_\_\_\_\_  
.....

**TOWN OF WHITING**  
**BUILDING PERMIT APPLICATION**  
PO BOX 10

Permit No \_\_\_\_\_  
Date Rec \_\_\_\_\_  
Recv'd by \_\_\_\_\_

Fee Schedule  
Application Fee \$10.00  
Addition/Moving \$20.00  
Garage Utility \$40.00  
New Home \$ .20/ sq ft  
Mobile Home \$ .20/ sq ft  
Open Deck \$20.00  
Towers see fee schedule

WHITING MAINE 04691  
TEL/FAX 207-733-2027  
[whiting@roadrunner.com](mailto:whiting@roadrunner.com)

Fee Amount \_\_\_\_\_  
Fee Recvd: Y N

Application is hereby made for permission to build, alter, enlarge, move or relocate a structure. Please describe your intent:

\_\_\_\_\_  
\_\_\_\_\_

Owner name and address:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
Phone: \_\_\_\_\_

Contractor name and address:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
Phone: \_\_\_\_\_

Project details: Lot area: (acres) \_\_\_\_\_  
No. of stories: \_\_\_\_\_  
Proposed water & sewer facilities \_\_\_\_\_

Project size: sq. ft. \_\_\_\_\_  
Mobile Home: Y N

(Note: The sketch required on the second page is necessary and integral for planning board/CEO consideration of this application.)

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**PLANNING BOARD/CEO ACTION**

Shoreland Zone: \_\_\_\_\_ Soils test: \_\_\_\_\_ Septic design: \_\_\_\_\_  
Conforming Structure \_\_\_\_\_ 30% rule: \_\_\_\_\_ Application complete \_\_\_\_\_

When signed by the issuing Authority, this application constitutes a valid Town of Whiting building permit subject to the following conditions: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

This permit may be revoked upon violation of Town or State ordinances or the above conditions.

Approved: \_\_\_\_\_ Disapproved: \_\_\_\_\_ Tabled: \_\_\_\_\_ Expires: \_\_\_\_\_

Signatures of issuing authority: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

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Permit No: \_\_\_\_\_

Town of Whiting  
Building Permit Application

Sketch of structure location on parcel.

Sketch need not be to scale, but must include: parcel dimensions with water and/or road frontage, size of building (including maximum height above mean grade), location of domestic water supply, privy or other sewage disposal system, and distance of each structure or construction from property lines, roads and shore line. All dimensions must be in feet.

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This sketch and application information are correct to the best of my knowledge:

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Applicant Signature

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Date

A plan for sewage disposal, approved by a Certified Disposal System Designer, must accompany permit application for residences and mobile homes.

Conversion of a seasonal dwelling to year-round use requires approval by a Licensed Plumbing Inspector. Addition of rooms to an existing dwelling may also require a plumbing permit.

This permit is approved on the basis of information provided by the applicant in the record regarding his ownership of the property and boundary location. The applicant has the burden of ensuring that he has a legal right to use the property and that he is measuring required setbacks from the legal boundary lines of the lot. The approval of this permit in no way relieves the applicant of this burden. Nor does this permit approval constitute a resolution in favor of the applicant of any issues regarding the property boundaries, ownership or similar title issues. The permit holder would be well-advised to resolve any such title problems before expending money in reliance on this permit.

## Preparing a Building Permit Application

To speed Planning Board approval of building permits, it is essential that all data be provided as requested on the application form and the Permit Ordinance. Ask for an Ordinance copy.

1. Map and Lot Number: Check Assessor records to determine these numbers. An applicant shall confirm his right to build on the lot via a deed, tax bill, listing in Assessor records, written agreement with the owner, or similar.
2. Description and Lot Owner: These are necessary – including a telephone number. Applicant and/or contractor must be present at Planning Board meeting to obtain approval of application. Contractor name may be omitted if unknown. Note: project size means total living space area including basement.
3. Water and Sewer: Residence applications (including buildings and mobile homes moved to Whiting) must have an accompanying water and sewage plan prepared by a licensed professional. When bedrooms are to be added to an existing building, sewage capacity must increase or public documents must affirm existing adequate capacity. Consult the Plumbing inspector with questions.
4. Sketch of Structure Location: The sketch attests to an intent to respect setbacks from lot lines, roads, and shore front. Structure details are unnecessary except for calculation of living space and building height (30 feet maximum). Setbacks are:
  - 10 feet from lot lines;
  - 25 feet from road right of way;
  - 75 feet from marine shore, rivers, and streams;
  - 100 feet from lakes and great ponds
5. Note: A \$10.00 application fee shall be tendered when the application is submitted. Upon approval, an additional fee will be assessed as listed on the application form.
6. The fee for a building or mobile home moved to a Whiting site will be calculated on the basis of living space. Similarly, the fee for an addition that increases living space will be based on that increased space.
7. Provided that the finished structure will not violate the Building Permit Ordinance, a building addition that does not increase living space requires payment of a \$10.00 fee. Demolition of an existing building also entails a \$10.00 fee.
8. Applications are reviewed at the Planning Board meeting subsequent to submission. **Applicant or Contractor attendance at the meeting is necessary for approval.**
9. **Construction shall begin within one year of the date of the permit approval. Thereafter the permit is void. The building permit shall be displayed on the premises clearly visible to the Code Enforcement Officer.**

From Shoreland Zoning Ordinance)

Section 15. LAND USE STANDARDS

All land use activities within the shoreland zone shall conform with the following provisions, if applicable.

A. Minimum Lot Standards

1.	<u>Minimum Lot Area (sq ft)</u>	<u>Minimum Shore Frontage (ft)</u>
<u>Residential per dwelling unit</u>		
a. Within the Shoreland Zone Adjacent to Tidal Areas	30,000	150
b. Within the Shoreland Zone Adjacent to Non-Tidal Areas	40,000	200

Government, Instructional, Commercial or Industrial per Principal structure

a. Within the Shoreland Zone Adjacent to Tidal Areas	40,000	200
b. Within the Shoreland Zone Adjacent to Non-Tidal Areas	60,000	300

Public and Private Recreational Facilities

- |   |        |
|---|--------|
| a. Within the Shoreland Zone Adjacent to<br>Tidal and Non-Tidal Areas | 40,000 |
|---|--------|
- Land below the normal high-water line of a water body or upland edge of a wetland and land beneath roads serving more than two (2) lots shall not be included toward calculating minimum lot area.
  - Lots located on opposite sides of a public or private road shall be considered each a separate tract or parcel of land unless such road was established by the owner of land on both sides thereof after September 22, 1971.
  - The minimum width of any portion of any lot within one-hundred (100) feet, horizontal distance, of the normal high-water line of a water body or upland edge of a wetland shall be equal to or greater than the shore frontage requirement for a lot with the proposed use.
  - If more than one residential dwelling unit or more than one principal commercial or industrial structure is constructed on a single parcel, all dimensional requirements shall be met for each additional dwelling unit or principal structure.