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PUBLIC NOTICE

DATE: November 3, 2022

RE: 5 COVESIDE LANE, RAYMOND MAINE

After a review of the parcel file for 5 Covese Lane (Tax Map 58, Lot 8) I have found the following facts:

1. A single-family dwelling existed on the lot on January 1, 1989, that was 600 square feet with a 108 square-foot deck.
2. This dwelling was built in the 1950s.
3. While the file is unclear, it appears as though this dwelling was completely destroyed by fire on November 30, 1996.
4. An HHE 200 form in the file notes a 1,000-gallon wastewater tank serves the dwelling. There is no mention made of a wastewater disposal field included with this septic system.
5. According to Assessing records, a 360-square-foot garage exists on the parcel.
6. On August 29, 2018, a permit was issued for the construction of a 31' x 20.5' single-family dwelling with two (2) bedrooms. This permit notes that the new structure would replace an existing of the same exact size, on the existing floor. Apparently, a tree fell on the existing structure.
7. A Certificate of Occupancy was issued on August 22, 2019, for a two-bedroom single-family dwelling.
8. The current structure is 635.5 square feet, with a 128-square-foot deck. This is an increase of 55.5 square feet of what existed on January 1, 1989.
9. The Town of Raymond cannot confirm or deny if a non-conforming structure can or cannot be expanded within 100' of the normal high-water line (NHWL) of Sebago Lake until a building permit application has been submitted. The approval or denial of this application would indicate to what extent the structure may be expanded.
10. You can submit a building permit online here: <https://raymondcode.portal.iworq.net/portalhome/raymondcode>
11. For more information on the expansion of non-conforming structures see Section 12 of the [Shoreland Zoning Provisions](#).
12. A survey will likely be required in order to demolish and replace or expand a non-conforming structure.

Sincerely,

A handwritten signature in blue ink, appearing to read "Alex Sirois".

Alexander L. Sirois
Code Enforcement Officer
Town of Raymond, Maine