



Lake Arrowhead

C O M M U N I T Y , I N C .

206 Old Portland Road, North Waterboro ME 04061 • 207-247-5239 Phone • 207-247-5604 Fax

GUIDELINES FOR BUILDING PERMITS AND PERMISSION SLIPS

The following categories delineate the type of application that must be submitted to Lake Arrowhead Community, Inc., prior to the commencement of alterations to property.

The LAC Office, located in Clubhouse 2 on 206 Old Portland Road can provide applicants with a copy of the deed restrictions that apply to properties in Lake Arrowhead. Individual deeds may contain other restrictions that apply to the particular lot. Applicants may contact the LAC Office (247-5239) to obtain assistance in assessing whether intended alterations comply with association/property restrictions.

The member’s account must be current – with regard to payment of annual maintenance assessments, fines, etc., before a building permit/permission slip will be granted. Payment will not be accepted until the permit process is completed, including site inspection.

Building Permits: Building Permits issued by LAC are, in general, intended for larger structures that include any kind of living space or provide storage for automobiles/equipment (garages) or construction activities that involve the use of heavy equipment or any type of construction project that requires a **Town or SRCC permit**. This includes: **Garages, Additions, Decks** (200 sq. feet or larger) **Cargo Containers** (100 sq. feet or larger), **Foundations** (new or replaced), and **Detached Accessory Structures** (over 200 sq. feet), if requesting multiple sheds, they will be reviewed one at a time and the first shed must be completed before any additional sheds are requested.

Cost: Houses:	\$150.00	After the Fact: \$400.00 (includes a \$250.00 fine)
Additions, Decks & Garages:	\$50.00	After the Fact: \$150.00 (includes a \$100.00 fine)

Permission Slips: Permission slips issued by LAC are intended for smaller construction projects or property alterations that do not include living space, provide storage for automobiles/equipment, or involve the use of heavy equipment or require a Town/SRCC permit. Samples of activities requiring permission slips:

- Cargo Containers** (less than 100 sq. feet)
- Deck and Deck Extensions** (under 200 sq. feet combined)
- Detached Accessory Structures** (less than 200 sq. ft) if requesting multiple sheds, they will be reviewed one at a time and the first shed must be completed before any additional sheds are requested.
- Fences**
- Pools** (Inground only)

Cost: None	After the Fact: \$100.00 (consists of a \$100.00 fine)
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Docks: Require neither a building permit nor a permission slip (**however, may be subject to Town and SRCC Regulations.**)

Tree Cutting Permit: Community members, including their contractors and/or agents, must obtain a “Tree Cutting Permit” whenever they wish to cut trees within Lake Arrowhead (except trees which are less than six inches in diameter – as measured two feet from the ground – are exempt from permit requirements). **A fine of \$100.00 for each tree that is cut without the written approval of the Community Permit Coordinator will be imposed.**

Cost: \$20.00	After the Fact: \$100.00 Per Tree
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Driveways – Change of Location or Paving: The LAC office should be notified to prevent the possibility of being required to reconstruct (at the owner’s expense) if the paving interferes with the LAC right of way. **Properties within 500’ of the water must request permission from Saco River Corridor Commission (625-8123).**

Expiration: All Building Permits that are granted shall remain in effect for two (2) years from the date of issuance, Tree Cutting Permits granted remain in effect for three (3) years from the date of issuance and all Permission Slips that are granted shall remain in effect for one (1) year from the date of issuance.