

APPLICATION FOR ZONING PERMIT
NOANK FIRE DISTRICT ZONING COMMISSION
NOANK, CT 06340

SCANNED

Zone _____ Date Received _____ Fee _____ Permit# _____

Description of Permit Use: Addition off back of house

Name & Address of Applicant: Reagan Construction Group, 42 Fog Plain Road

City, State, Zip: Waterford, CT, 06385 Phone: (860) 625-5870

Email Address: reaganconstructionap@gmail.com

Name & Address of Owner of Record: 43 Brook St, Groton, CT 06340

Joe & Diane Barrett Phone: (203) 948-6231

Email Address: dibarrett3@sbcglobal.com / joe685@sbcglobal.com

Address of Subject Property: 43 Brook St, Groton, CT 06340

Map# _____ Block# _____ Lot# _____

This application must be accompanied by a sketch, drawn to scale, showing:

1. The actual shape and dimensions of the lot to be built upon or the activity to be permitted.
2. Size, area, shape and approximate location of all existing principal and accessory structures on the property.
3. The lines within which the proposed building, or structure, is to be erected or altered.

(The applicant may consult the zoning enforcement officer for assistance in completing this form)

I certify that the information contained in this application is true and correct and hereby authorize the Zoning Enforcement Officer to enter upon the property in question for the purpose of inspecting the conditions described in this application and enforcement of the Zoning Ordinances of the Fire District.

Property Owner/Agent's Signature: _____

Date: 6/4/24

FOR ADMINISTRATIVE USE

Zoning Plan Examiner's Notes

CAM Review Required _____ Exemption _____ FEMA _____

Front Yard _____

Side Yard _____ Side Yard _____

Rear Yard _____ Building Height _____

Lot Coverage _____

Notes: _____

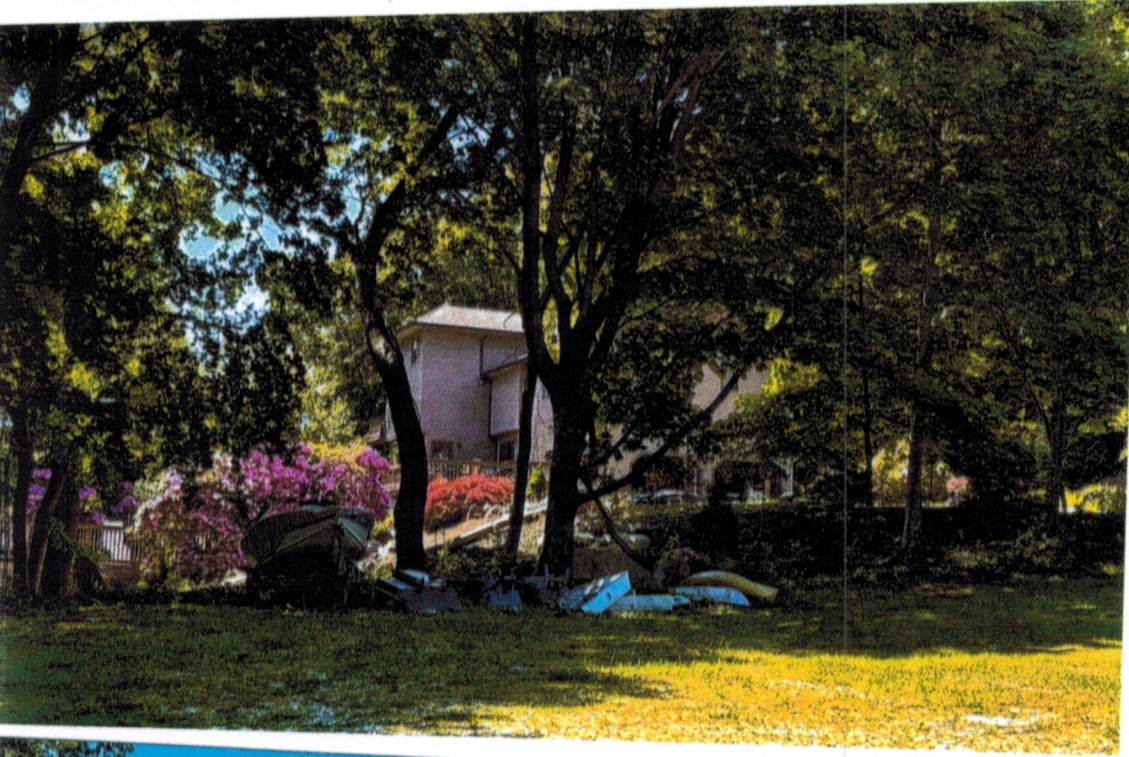
Approval is GRANTED for the project described above. You may now apply for a building permit at the Building Inspection Office of the Town of Groton.

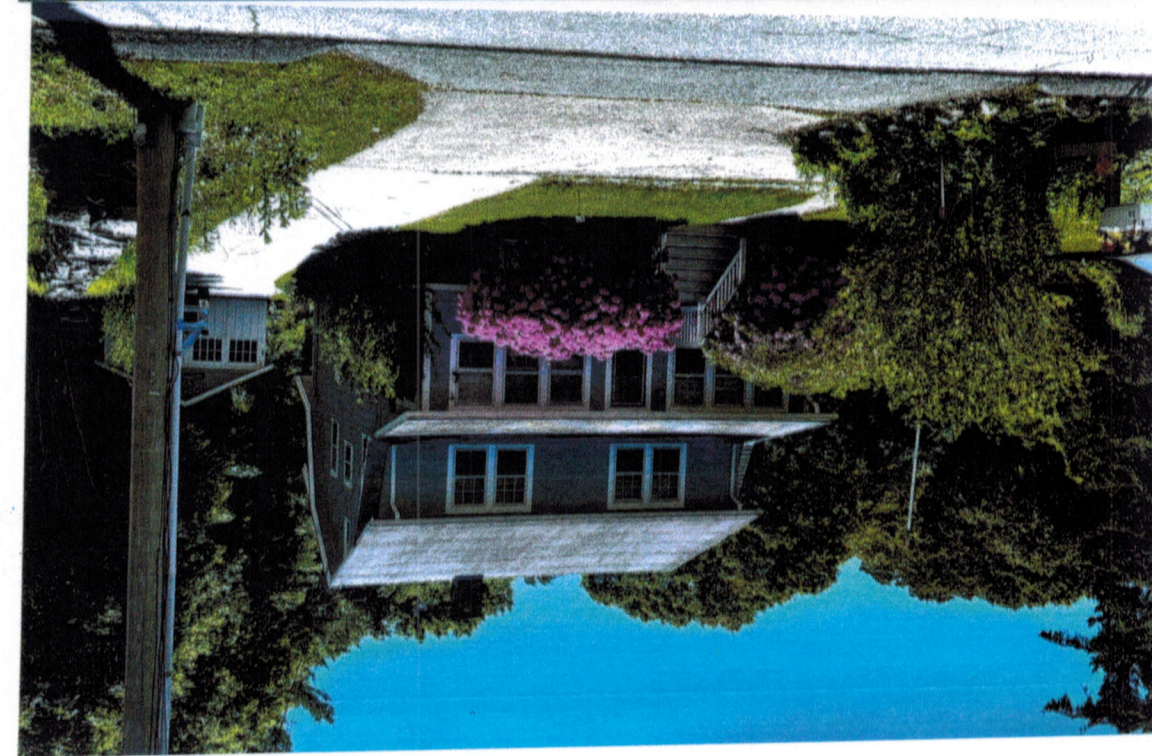
COMMENTS AND CONDITIONS: _____

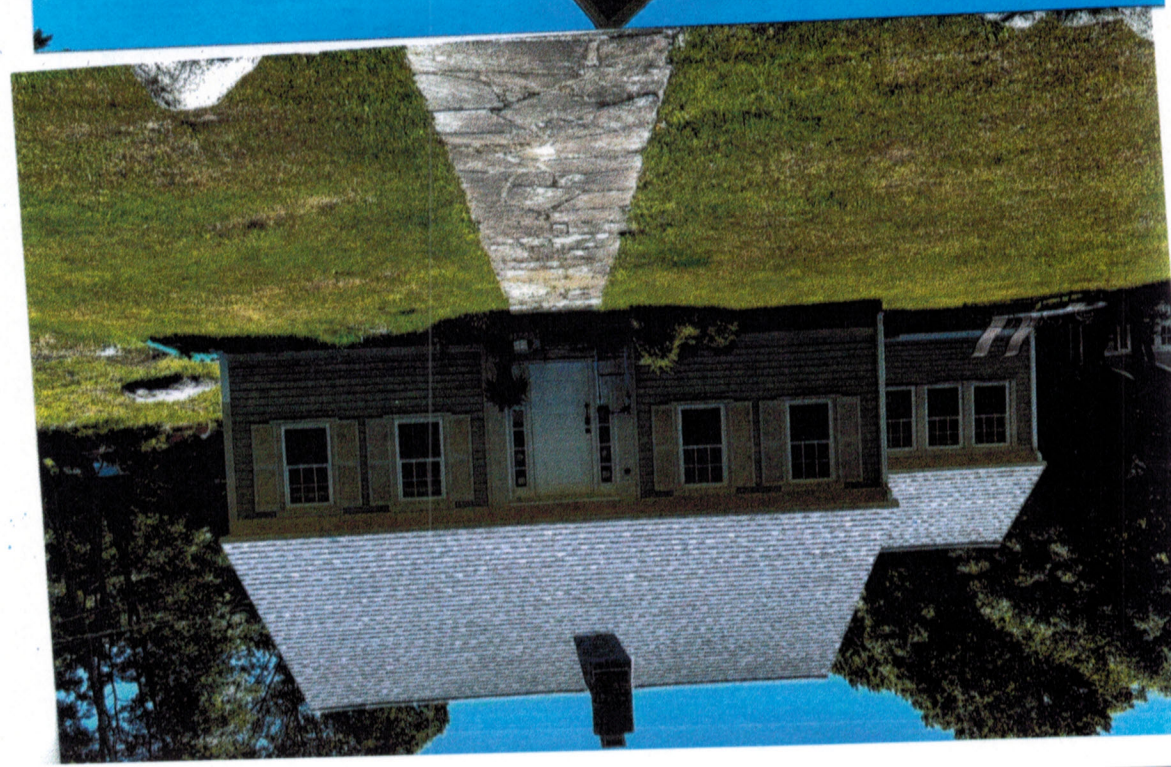
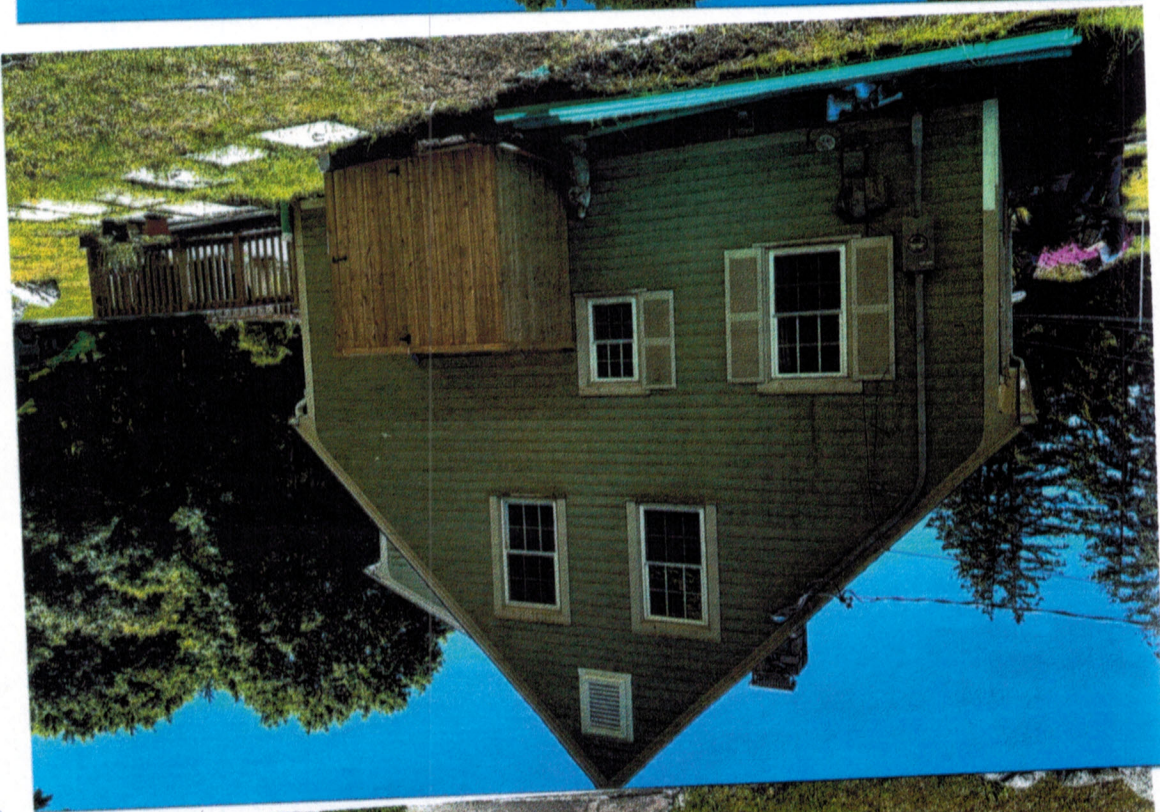
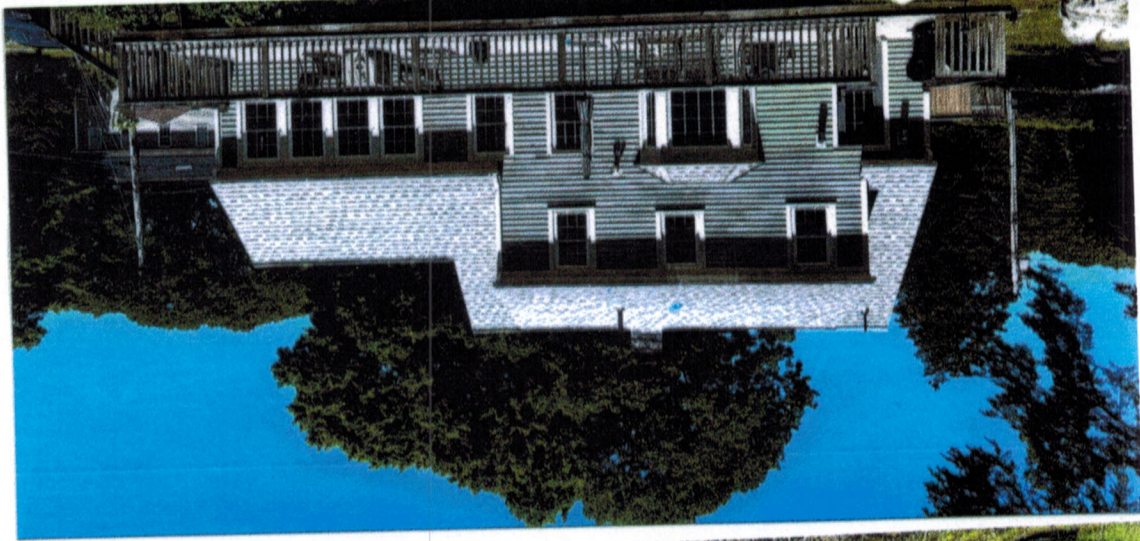
Zoning Enforcement Officer _____ Date: _____



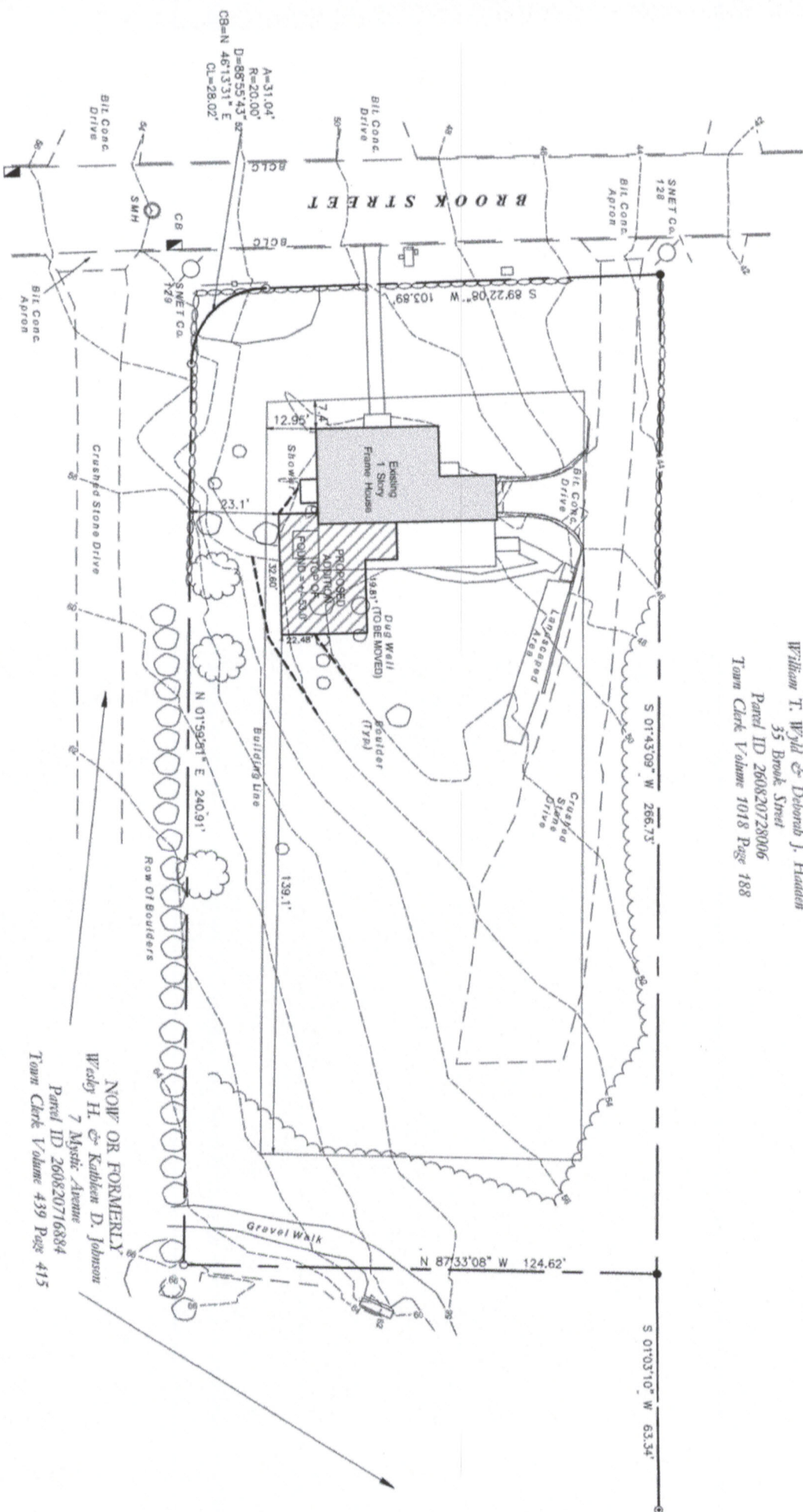




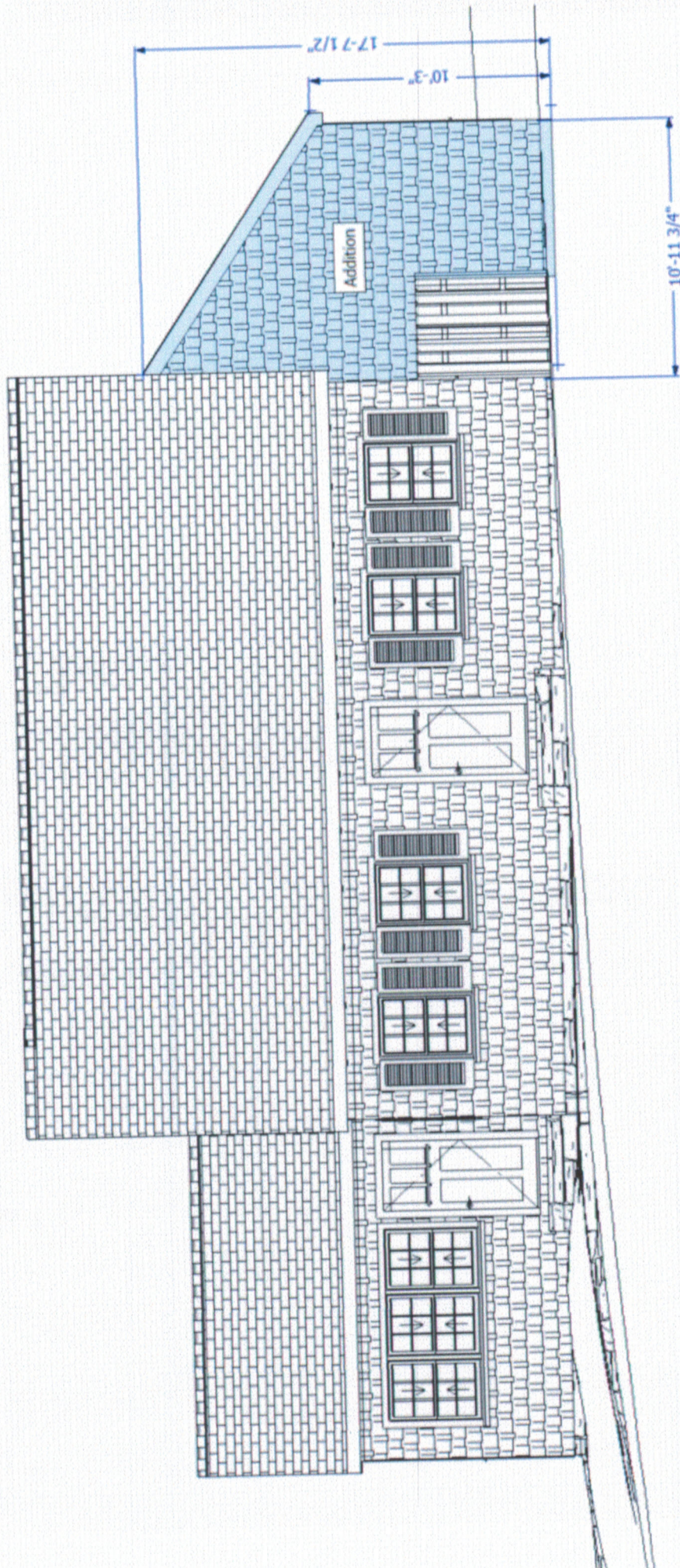




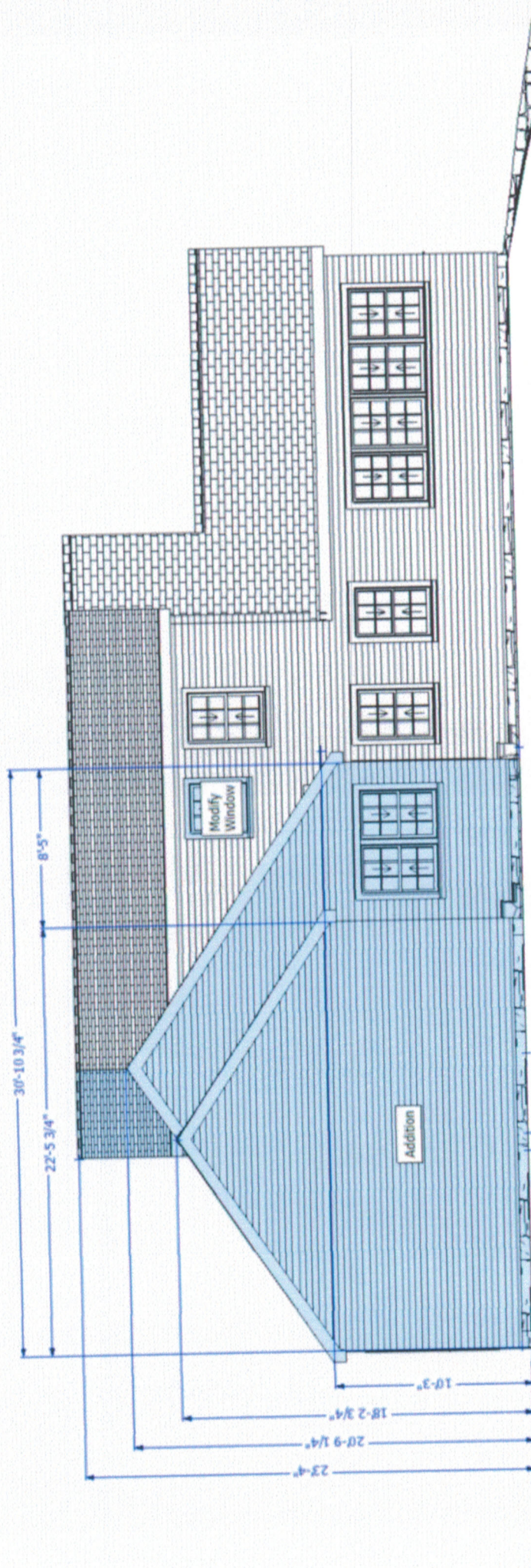
NOW OR FORMERLY
 William T. Wylie & Deborah J. Hadden
 35 Brook Street
 Parcel ID 260820728006
 Town Clerk Volume 1018 Page 188



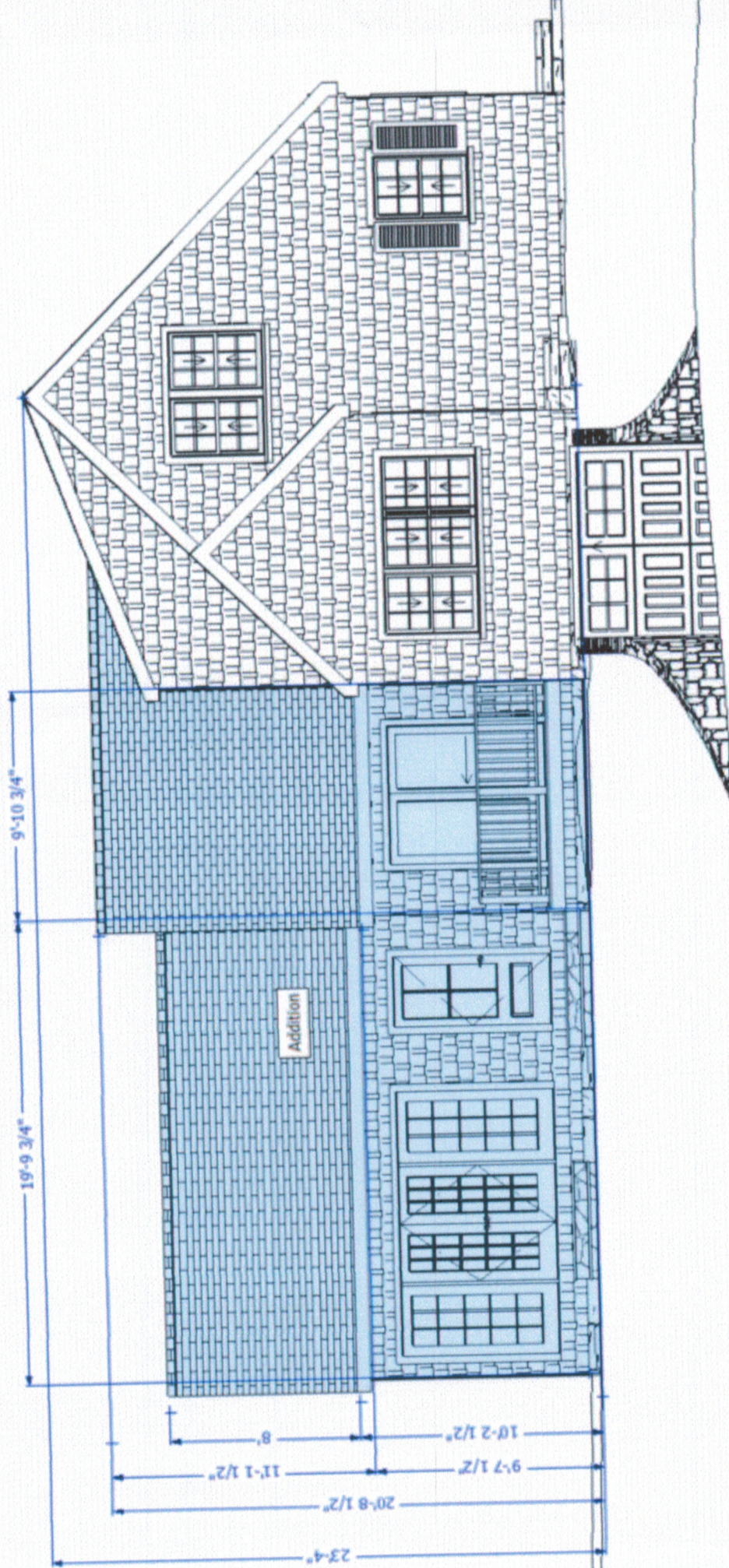
NOW OR FORMERLY
 Wesley H. & Kathleen D. Johnson
 7 Mystic Avenue
 Parcel ID 260820716884
 Town Clerk Volume 439 Page 415



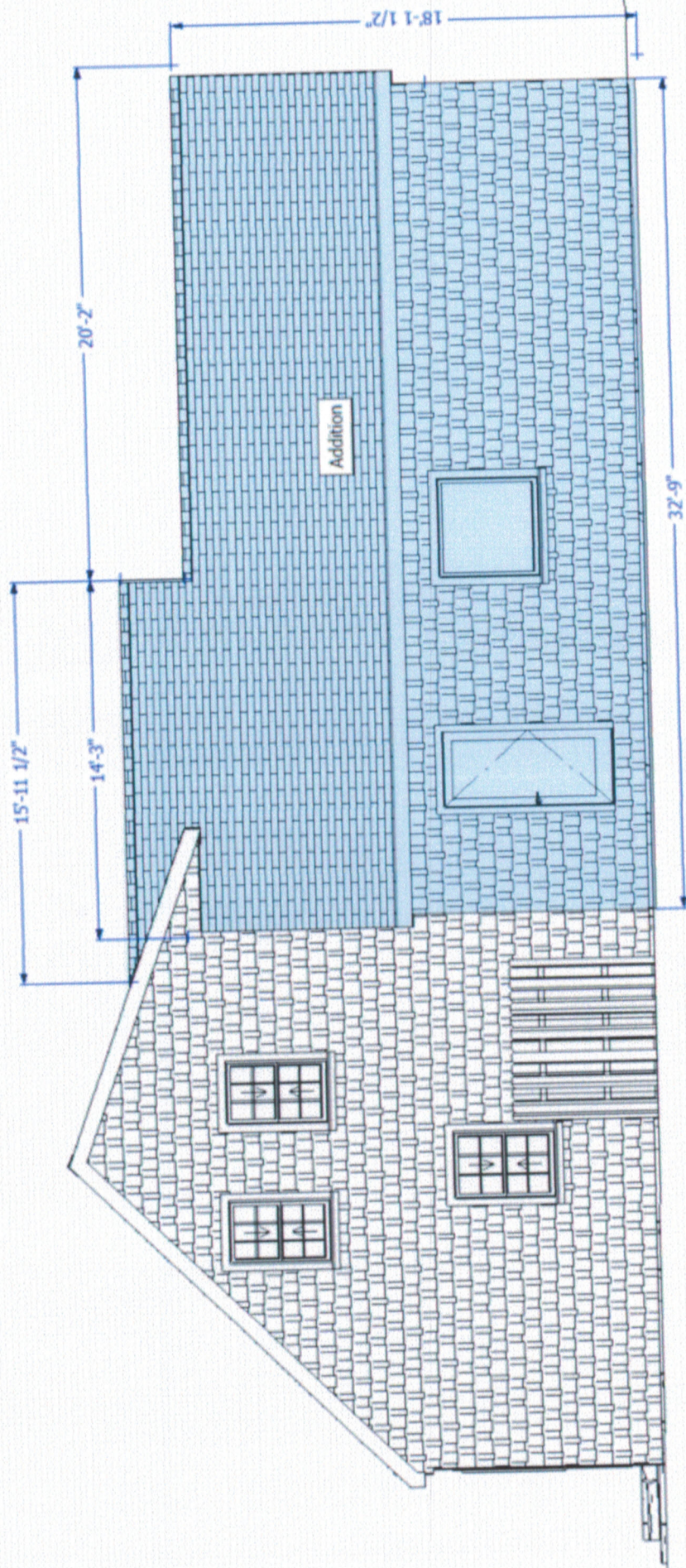
(E7) North (Front) Elevation
 1/4" = 1' ft

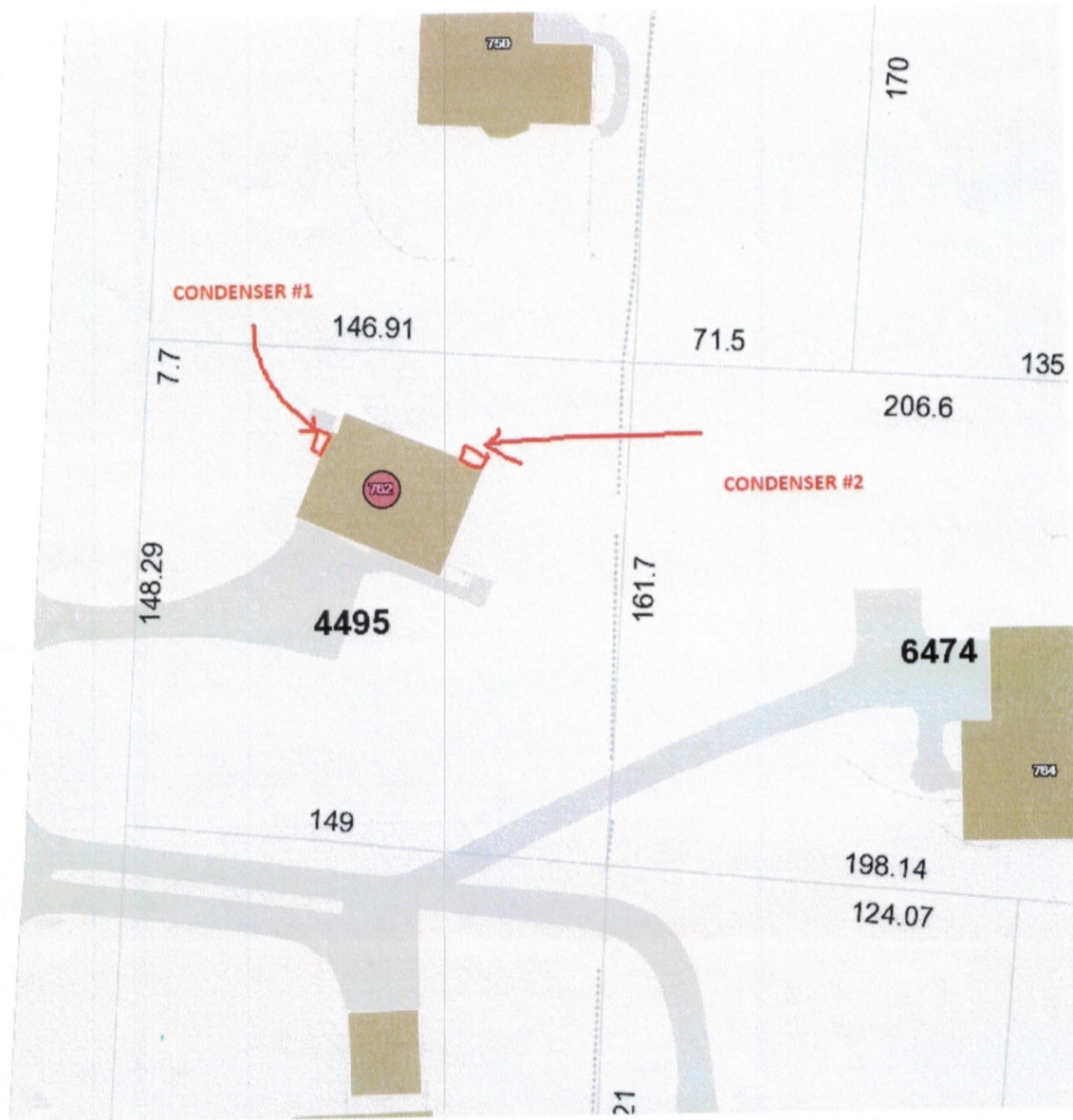
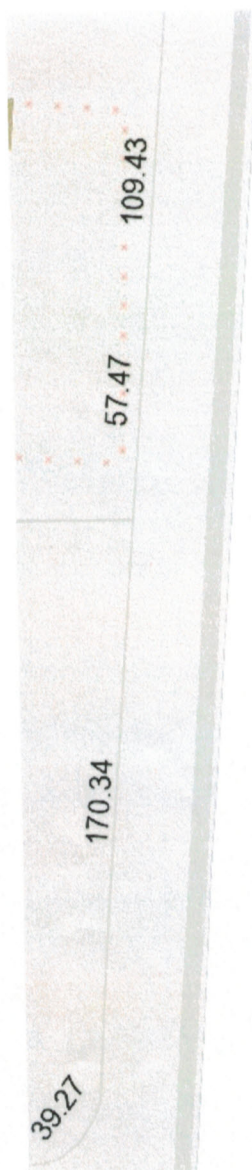


(E9) South (Rear) Elevation.
1/4 in = 1 ft



(E11) East (Left) Elevation—
1/4" = 1' ft





Residential Property Card

Card 1 Of 1

Parcel ID	Location	Grand List Code	Zoning	Acres
260819604495	762 GROTON LONG POINT RD	RESIDENTIAL	R-20	0.529
District	Neighborhood	Deed Book/Page	Use Code	
NOANK	1050	1216/957	SINGLE FAMILY	

Current Owner
MARTINEZ HECTOR M
762 GROTON LONG POINT RD
GROTON CT 06340

Property Picture



Building Information

Style:	SPLIT LEVEL
Exterior:	FRAME
Attic:	NONE
Stories:	2
Basement:	FULL
Year Built:	1984
Tot Living Area:	2474 SqFt.
Fuel:	ELECTRIC
Heating:	BASIC
System:	ELECTRIC
Bedrooms:	3
Full Baths:	2
Half Baths:	1

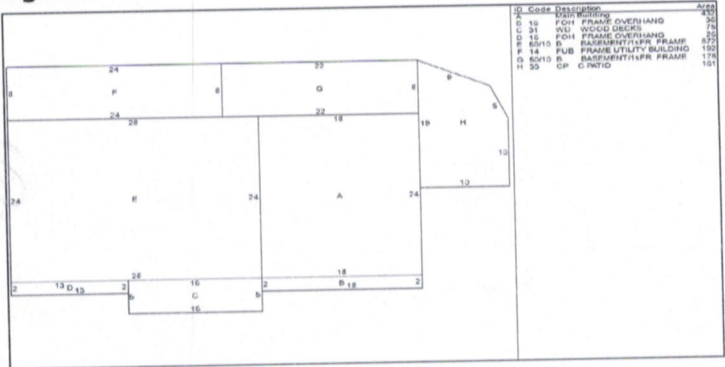
Valuation

Land:	\$122,200
Building:	\$307,200
Total:	\$429,400
Assessed Value:	\$300,580

Recent Sales

Book/Page	Date	Price
1216/957	2019-06-28 00:00:00.0000000	\$350,000
1204/465	2018-08-16 00:00:00.0000000	\$0
1204/453	2018-08-16 00:00:00.0000000	\$0
1204/440	2018-08-16 00:00:00.0000000	\$0
1204/462	2018-08-16 00:00:00.0000000	\$0

Building Sketch



Sketch Legend

1FR	Main Living Area	LSMA	Masonry	GRHS	Attached Greenhouse
OFF	Frame	OMP	Open Masonry Porch	CAT	Cathedral Ceiling
EFB	Open Frame Porch	EMP	Enclosed Msry Porch	SOP	Screen Open Frame Prch
FUB	Enclosed Frame Porch	MUB	Masonry Utility	SMP	Screen Open Msrny Prch
FUB	Frame Utility Building	MB	Masonry Bay	CPAT	Concrete Patio
FB	Frame Bay	MOH	Masonry Overhang	B	Basement
FG	Frame Garage	.SMA	1/2 Story Masonry		
FOH	Frame Overhang	MP	Masonry Patio		
.5FR	1/2 Story Frame	WD	Wood Deck		
A(U)	Attic (Unfinished)	CPY	Canopy		
A(F)	Attic (Finished)				