

87 Walnut 12.10.08

012-6019

FAX Cover

To: Suzanne Hunt
Inspection Service

From: Tom McAdam

RE- 87 Walnut St

Time: 3:15 PM

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874-8716

012-6019

December 10, 2008

City of Portland
Inspection Services
Congress St.
Portland Maine

VIA: FAX

ATTN: Suzanne Hunt
RE: 87 Walnut St.

Dear Suzanne:

Thank you for your call today to give us a heads up on the inspection. I did receive your letter last week and had reviewed it. I unfortunately did not see the reinspection date that you indicated to me on the phone. Per our discussion, I understand there are 4 primary issues that we must resolve.

1. Pay the \$175.00 in fees owed to the City: These fees will be paid in full tomorrow on December 11th.

2. Removal of the sink in the basement: Per our discussion at the inspection several weeks ago, we stated that there was no one living in the basement. I believe that is obvious upon inspection. I understand there is some language in the code or zoning laws that may prohibit second kitchen set ups. We stated and still maintain that a fridge and a microwave do not constitute a kitchen. I have called both Marge Schmuckel and Tammy Munson at your suggestion repeatedly today seeking assistance with clarifying this. I have not yet heard back from them at this writing. There are no cabinets what so ever in the basement, there are no dishes or cooking. The sink is a laundry sink and the counter is used to fold clothes. I do not believe the code prohibits a laundry sink. We will however, remove the fridge and microwave.

3. Obtain permits for prior work: Mrs. Seavey has contacted Mancini Electric to pull a permit for the work that they have completed. I will work with Mr. Seavey to complete a to scale plan for the permit for the 2 partition walls that have been constructed in the basement. Those permits will be applied for by next Monday, December 15th. It is my understanding that the permits could not be applied for until the prior fees were paid.

4. Removal of the Rear Deck: As you have seen the upper Deck has been removed per your request. We have every intent on complying with the ordinance, however, reserve the right to proceed through the standard process of applying for a variance for the lower porch deck which is at ground level. As you know, there are hundreds of houses on

Munjoy Hill that do not meet modern set back requirements. We ask that we are given the same consideration as other residents in this regard. We will apply for this at the same time on Monday December 15th.

I would like to express my apologies and concern about the amount of effort that this has taken for everyone. Let me reiterate we are in the process of complying. While I appreciate your courtesy call this morning about the inspection, I would request that this can be put off until Monday, December 15th so the remaining work can be completed, and so we can avoid yet another inspection fee. Thank you for your consideration.

Very truly yours.

A handwritten signature in cursive script that reads "Thomas J. McAdam". The signature is written in black ink and is positioned above the printed name.

Thomas J. McAdam