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**DEPARTMENT OF PLANNING AND DEVELOPMENT**

February 18, 2003

Denis Lachman  
500 Congress St.  
Portland, Maine 04101

RE: 195 Congress St. (013 m022)

Dear Denis,

This office has reviewed your request dated 11/25/02 with regard to the proposed bulkhead installation, the following are the facts:

- 1) The existing three family home that encroaches on the rear yard setback.
- 2) The parcel is located in the B1 abutting an R6 Zone.
- 3) The rear yard setback is 20 feet.
- 4) The building has two code compliant stairways that access the basement.

The applicant proposes that the City allow a bulkhead for equipment repair access only be constructed within the footprint of the existing structure, with limited treads, risers and headroom.

Based on the above facts the City of Portland hereby grants the request based on the following conditions:

- 1) The Owner/ occupant has control of this locked bulkhaed at all times
- 2) The use is limited to large and bulky items that otherwise would not fit through the code compliant means of egress (s).
- 3) The bulkhead must be constructed within the existing footprint.

Sincerely,

Mike Nugent  
Manager of Inspection Services