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Lee Urban- Director of Planning and Development

Michael J. Nugent- Director of Inspection Services

February 4, 2005

Scott Lessard
Industrial Welding
430 Commercial St.
Portland, Maine 04101

RE: Illegal Dwelling Unit @ 430 Commercial St. (042 G001)

Dear Mr. Lessard,

An evaluation of the above property revealed that a manufactured housing unit has been placed on the property without benefit of a permit. The structure is being used as a dwelling unit. The property is located in the WCZ Zone where this use is prohibited.

The above described condition constitutes a violation of Section 14-52 of the Municipal Zoning Ordinance and Section 6-105.1 of the Building Code. This is a notice of violation pursuant to Section 14-56 of the Municipal Zoning Ordinance and Section 6-113.2 of the Building Code. The use must be discontinued and structure must be removed within 30 days. A reinspection of the premises will occur on 3/8/05 at which time compliance is required.

Failure to comply will result in this office referring the matter to the City of Portland Corporation Counsel for legal action and possible civil penalties, as provided for in Section 1-15 of the Code and in Title 30-A M.R.S.A. Ss 4452. This constitutes an appealable decision pursuant to Section 14-472 of the Municipal Zoning Ordinance and Section 112.5 of the Building Code. Please feel free to contact me at 874- 8696 if you wish to discuss the matter or have any questions.

Yours truly,

Marland Wing
Code Enforcement Officer