



# PORTLAND MAINE

*Strengthening a Remarkable City, Building a Community for Life • [www.portlandmaine.gov](http://www.portlandmaine.gov)*

*Penny St. Louis Littell - Director of Planning and Development  
Marge Schmuckal, Zoning Administrator*

January 14, 2009

Stevan Morrow  
Sterling Builders, Inc.  
P.O. Box 43  
Westbrook, ME 04098

Re: 65 Grant Street – 048 B016 – R-6 – Handicap ramp – permit #09-0035

Dear Mr. Morrow,

This letter is a follow up to the telephone conversation that we had yesterday. In reviewing your application to install a handicap ramp at 63 Grant Street, I found that the existing structures on the property already covered more than the maximum allowable lot coverage. The property is located in the R-6 residential zone. Section 14-139(1)(e) of the ordinance gives the maximum allowable lot coverage for a property with less than twenty dwelling units as fifty percent. The lot is 9,500 square feet, so the maximum allowable lot coverage is 4,750 square feet. With the fire escapes that were built in 2005 (#05-1768), the footprints of the buildings were over what is allowed, and this ramp is adding thirty-five more square feet of coverage. Since the handicap ramp has to be installed ASAP, we will move the permit forward, but you need to apply for a disability variance within thirty days of the permit being issued, since the ramp does not meet lot coverage.

I have enclosed the disability variance application and the information about the appeal process. Please feel free to contact me at 874-8709 if you have any questions.

Yours truly,

Ann B. Machado  
Zoning Specialist  
(207) 874-8709