

CITY OF PORTLAND, MAINE

ZONING BOARD OF APPEALS

ZONING BOARD APPEAL DECISIONS

To: City Clerk
From: Ann Machado, Zoning Administrator
Date: June 5, 2015
RE: Action taken by the Zoning Board of Appeals on June 4, 2015

Members Present: Sara Moppin (chair), Kent Avery (secretary), Eric Larson, William Getz, and Donna Katsiaficas.

Members Absent: Gordon Smith and Chip Gavin.

1. New Business:

A. Practical Difficulty Variance Appeal:

7 Cushman Street, Jodie Lapchick & Mark Barnette, owners, Tax Map 056, Block B, Lot 020, R-6 Residential Zone: The applicants would like to extend their existing deck four feet, three inches by ten feet and enclose the area underneath for storage. The appellants are requesting a variance from sections 14-139(a)(4)(b) & (c) to reduce the required rear setback from twenty feet to five inches and to reduce the required side setback from ten feet to two inches. The appellants are also requesting a variance to increase the maximum allowable amount of lot coverage. Under section 14-139(a)(5) the maximum allowable lot coverage is 50 percent. The existing lot coverage is at 65 percent. With the addition the lot coverage would increase to 68.7 percent. Representing the appeal are the owners. *The Board of Appeals voted 3-2 to deny the appeal to reduce the required rear setback from twenty feet to five inches, to reduce the required side setback from ten feet to two inches, and to increase the maximum allowable amount of lot coverage to extend their existing deck.*

2. Adjournment

Enclosure:

Decision for Agenda from June 4, 2015

One DVD

CC: Michael Sauschuck, Acting City Manager
Jeff Levine, AICP, Director Planning & Urban Development
Alex Jaegerman, Planning Division
Mary Davis, Housing and Neighborhood Services Division