

RECEIVED

Doc#: 15872 Bk:27921 Pg: 148



NOV - 3 2010

Dept. of Building Inspections  
City of Portland Maine

CITY OF PORTLAND

CERTIFICATE OF VARIANCE APPROVAL

I, Gordon Smith, the acting Chair of the Board of Appeals for the City of Portland, Cumberland County and State of Maine, hereby certify that on the 17th day of June, 2010, the following variance was granted pursuant to the provisions of 30-A M.R.S.A. Section 4353(5) and the City of Portland's Code of Ordinances.

1. **Current Property Owner: Vilcan Taggersell and Robert Levine**
2. **Property: 395 Spring Street, Portland, ME 04102 CBL: 061-A-001**  
Cumberland County Registry of Deeds, Book 24066 Page 175  
Last recorded deed in chain of Title: June 14, 2006
3. **Variance and Conditions of Variance:**  
To grant relieve from section 14-105(e) of the Land Use Zoning Ordinance to allow a lot coverage of 43.85% for the addition of a twenty-two foot by twelve foot porch with a seven foot by thirteen foot mudroom to the rear of the house instead of the required 30% maximum permitted. This variance was granted for a period of 2 years and will expire if work has not significantly commenced by June 17, 2012.

IN WITNESS WHEREOF, I have hereto set my hand and seal this 18th day of June, 2010

Acting Chair of  
City of Portland Zoning Board,  
Gordon Smith

(Printed or Typed Name)

Received  
Recorded Register of Deeds  
Jul 19 2010 08:56:52A  
Cumberland County  
Pamela E. Lovley

STATE OF MAINE  
Cumberland, ss.

Then personally appeared the above-named Gordon Smith and acknowledged the above certificate to be his free act and deed in his capacity as Acting Chairman of the Portland Board of Appeals, with his signature witnessed on June 18<sup>th</sup> 2010.

(Printed or Typed Name)  
Notary Public

Margaret Schmuckal

My Term Expires June 28, 2012

PURSUANT TO 30-A M.R.S.A. SECTION 4353(5), THIS CERTIFICATE MUST BE RECORDED BY THE PROPERTY OWNER IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS WITHIN 90 DAYS FROM FINAL WRITTEN APPROVAL FOR THE VARIANCE TO BE VALID. FURTHERMORE, THIS VARIANCE IS SUBJECT TO THE LIMITATIONS SET FORTH IN SECTION 14-474 OF THE CITY OF PORTLAND'S CODE OF ORDINANCES.

SEAL