

Barbara Barhydt  
Development Review Services Manager  
Planning Division  
Fourth Floor, City Hall  
389 Congress Street  
Portland, Maine 04101

April 8, 2015

Dear Barbara,

Enclosed are the submittal materials to accompany an application for staff review of a subdivision plat amendment. I am working with Marjorie Shaw, the owner of two adjacent lots on Little Diamond Island. Ms. Shaw would like to construct a boathouse for storage of kayaks, canoes, paddle boards, fishing equipment, wet suit storage, etc. in proximity to her house with easy connections to the existing utilities in the house.

To site the new building in the most logical and convenient spot on her property would require a reconfiguration of the lot lines between her two lots, as the existing side yard setback requirements do not leave sufficient room between her existing building and the adjacent lot.

The enclosed surveyed plot plans (existing and proposed) demonstrate that the existing street and shore frontages would not change for either lot with the proposed lot amendment. The Site Plan shows the proposed location of the boathouse, the existing and proposed lot lines and the setbacks.

Also enclosed are Right, Title and Interest documents for both lots.

At the pre-application meeting April 1<sup>st</sup> we discussed other issues relevant to a building permit application. We are following up with the required materials to apply for the Level 1 Site Plan review that accompanies the building permit application.

Please let me know if anything else is needed to apply for this staff review.

Sincerely,



Stephen Pondelis  
Attardo Pondelis Architecture  
81 Bridge Street Suite 402  
Yarmouth, Maine 04096  
207-846-2042

Enclosures  
CC: Jean Fraser, Planner, City of Portland