



# PORTLAND MAINE

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

August 26, 2008

Carol A. Englehart  
80 Codman Street  
Portland, ME 04103

RE: 80 Codman Street – 128-A-016 & 043 – R-53 Zone – Permit Application #08-1065

Dear Ms. Englehart,

I am in receipt of your permit to place a 12' x 16' shed on your property located at 80 Codman Street. Your permit is denied because you are not meeting the minimum R-3 Zone rear setback requirement of 25 feet. Section 14-90(d)2 of the Land Use Zoning Ordinance requires a twenty-five (25) foot rear setback instead of the five-foot nine-inch (5'9") shown on your submitted plot plan. It is noted that your 12' x 16' shed is 192 square feet in size and can not use the rear setback reduction provision for detached structures of 100 square feet or less in size.

You have the right to appeal my decision. If you wish to exercise your right to appeal, you have 30 days from the date of this letter in which to appeal. If you should fail to do so, my decision is binding and not subject to appeal. I have included the necessary paper work you need to file an appeal.

Although we have already discussed this matter by phone, please feel free to contact me if you have any further questions at 874-8695.

Very truly yours,

Marge Schmuckal  
Zoning Administrator

Cc: file