Reviewed for Code Compliance
Inspections Division
Approved with Conditions
Date: 04/15/15

Laurie Leader - Latest measurements for 112 Ludlow St.

From: Lucky Hollander <lucky.hollander@gmail.com>
To: Laurie Leader <LRL@portlandmaine.gov>
Date: 4/15/2015 6:51 AM
Subject: Latest measurements for 112 Ludlow St.
CC: Ken Toner <kentoner@msn.com>, Lucky Hollander <lucky.hollander@gmail.com...
Attachments: SetbackMeasurements112Ludlow.pdf

Good morning -

Again I thank you for all your hard work on our behalf. I have scanned the sketch we made of our house with the houses on either side. To the left (facing Ludlow St.) is 118 Ludlow, and to the right is 18 Rosemont.

As per your phone call, we measured from the edge of the porch, and the edge of the step, to the sidewalk. 118 Ludlow measures 16â€™ 5â€ from the porch, 13â€™ 5.5â€ from the steps. 18 Rosemont has no sidewalk, so you suggested we measure from where the sidewalk might extend if it had been installed. There is a fence at that exact place, so we measured from the house to the fence, which was 6â€™3â€.

The average setback, therefore, is **11â€™ 4â€ if you measure from the porch, and 9â€™ 9â€ if you measure from the steps.** Either of those numbers are well below our measurements of 18â€™ 5â€ from the steps, and 21â€™ 5â€ from the porch. All we are asking is to extend the steps 3â€™ - there will be no other change to the front yard save we will have to replant one peony bush :)

Please let me know if this is helpful. If you cannot read the scanned version of our (not very professional) sketch, I am happy to carry the hard copy down to your office.

Spring is here, and we are hoping we can enhance the house and garden soon, so we hope very much that we can be issued the permit we have requested.

Again thanks for all your work - and thank Ann too!

Lucky Hollander

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