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WLL TLF

Zoning Administrator
Marge Schmuckal

Department of Urban Development



CITY OF PORTLAND

CERTIFICATE OF SETBACK REDUCTION

I, *Marge Schmuckal*, Zoning Administrator for the City of Portland, Cumberland County, State of Maine, Hereby certify that on the 4th day of September, 2003, the following setback reduction was granted pursuant to the provisions of section 14-437 of the City of Portland's Land Use Code.

1. Property Owner: James Shortt and Judith Noonan
2. Chart-Block-Lot: 53 Phipps Road, Portland, ME - 183A-A-005
3. Property: Cumberland County Registry Book 6246, Page 206.
4. Setback reduction granted: *This is to allow an approximate twenty-three (23) plus or minus, foot rear yard setback instead of the twenty-five (25) foot rear yard setback as required under section 14-90 of the R-3 residential zone, as allowed under section 14-437 (Setback Reductions). All illegal and unpermitted rear decks have been removed and are not covered under this certificate of setback reduction.*

In Witness Whereof, I have hereto set my hand and seal this 4th day of September, 2003.

Marge Schmuckal
Zoning Administrator

STATE OF MAINE
Cumberland, ss

Then personally appeared the above-named MARGE Schmuckal and acknowledged the above certificate to be his/her free act and deed in his/her capacity as Zoning Administrator for the City of Portland.

Mary P. Davis
Mary P. Davis, Notary Public
Printed or Typed Name of Notary Public
State of Maine
My Commission Expires 07/27/2010

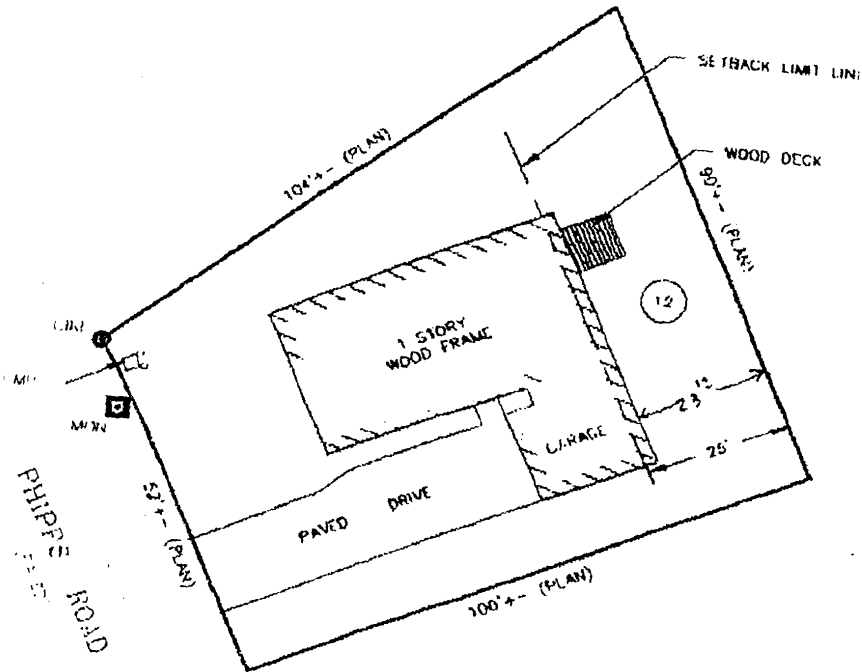
THIS CERTIFICATE MUST BE RECORDED BY THE PROPERTY OWNER IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS FOR THE SETBACK REDUCTION TO BE VALID.

WAG
FLJ

MARGE-

- ① CLOTH TAPE SURVEY-
- ② 1 CORNER MARKER & 1 MONUMENT
- ③ DIFFICULT LOCATION IN FRONT

I WOULD GO 23' ± 6"



Scale: 1" = 30'

