

# CITY OF PORTLAND, MAINE

---

## ZONING BOARD OF APPEALS

Gordon Smith-chair  
Sara Moppin-secretary  
William Getz  
Mark Bower  
Eric Larsson  
Chip Gavin  
Kent Avery

July 25, 2013

Tim Raymond  
110 Cobb Avenue  
Portland, ME 04102

RE: 110 Cobb Avenue  
CBL: 210 B011 & 012  
ZONE: R-2

Dear Mr. Raymond,

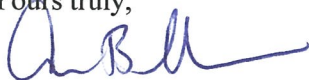
At the July 18, 2013 meeting, the Zoning Board of Appeals voted 4-0 to grant your Conditional Use Appeal to add an accessory dwelling unit to your property at 110 Cobb Avenue. I am enclosing a copy of the Board's decision. You will also find a receipt for your payment of the outstanding fees. Your account is now paid in full.

Now that the conditional use appeal has been approved, you need to submit a building permit to build the addition and change the use of the property to a single family home with an accessory dwelling unit. I have enclosed a building permit application, but you may also find it on the city website under the Inspections Division. On the Inspections Division home page there is also information about the electronic permit and plan submittal process. Since you are adding an accessory dwelling unit you will also need to submit an application to the Planning Division. You should contact Barbara Barhydt, Development Review Services Manager, at 874-8699 or [bab@portlandmaine.gov](mailto:bab@portlandmaine.gov) to find out what application you need to submit. You have six months from the date of the meeting, July 18, 2013, referenced under section 14-474(f) to obtain the permit, or your Zoning Board approval will expire.

Appeals from decisions of the Board may be filed in Superior Court in accordance with Rule 80B of the Maine Rules of Civil Procedure.

Should you have any questions please feel free to contact me at 207-874-8709.

Yours truly,



Ann B. Machado  
Zoning Specialist

# CITY OF PORTLAND, MAINE

---

## ZONING BOARD OF APPEALS

### ZONING BOARD APPEAL DECISION

**To:** City Clerk  
**From:** Marge Schmuckal, Zoning Administrator  
**Date:** July 25, 2013  
**RE:** Action taken by the Zoning Board of Appeals on July 18, 2013.

**Members Present:** Mark Bower, William Getz (acting chair), Kent Avery and Eric Larsson (acting secretary)

**Members Absent:** Gordon Smith, Sara Moppin and Chip Gavin

#### 1. New Business

##### A. Conditional Use Appeal:

110 Cobb Avenue, Judith Raymond, owner, Tax Map 210, Block B, Lots 011 & 012, R-2 Residential Zone: The appellant is seeking a Conditional Use Appeal under section 14-78(a)(2) to add an accessory dwelling unit to her single family home. Representing the appeal is Tim Raymond. **The Zoning Board of Appeals voted 4-0 to grant the appeal to add an accessory dwelling to the single family home.**

##### Enclosure:

Decision for Agenda from July 18, 2013

One DVD

CC: Mark Rees, City Manager

Jeff Levine, AICP, Director Planning & Urban Development

Alex Jaegerman, Planning Division

Mary Davis, Housing and Neighborhood Services Division