

Portland, Maine



Yes. Life's good here.

Permitting and Inspections Department
Michael A. Russell, MS, Director

Ann Machado, Zoning Administrator

August 7, 2017

Jennifer C. Wilson
1567 Westbrook St.
Portland, ME 04102

Re: 1567 Westbrook St, CBL 256-B-001, R-1 Residential Zone

Dear Ms. Wilson:

Enclosed please find a Certificate of Setback Reduction signed by the City Zoning Administrator, which certifies that the rear setback for the shed has been reduced from 25 feet to 5 feet, per the requirements of Section 14-438 of the City's Land Use Ordinance. **The original Certificate must be recorded in the Cumberland County Registry of Deeds within 90 days of the date it was signed.** Failure to record the Certificate will result in it being voided.

Our office must be provided with a copy of the recorded Certificate of Setback Reduction showing the recorded book and page before the building permit can be approved. Because of the ongoing enforcement case related to this issue, I am asking that you e-mail me a copy of the recorded Certificate within 30 days of the date of this letter so that we can continue working towards resolution of the violation.

Should you have any questions, please contact me at (207) 874-8695 or cstacey@portlandmaine.gov.

Sincerely,

Christina Stacey
Zoning Specialist



CITY OF PORTLAND

CERTIFICATE OF SETBACK REDUCTION

I, Ann Machado, the Zoning Administrator for the City of Portland, Cumberland County and State of Maine, hereby certify that on the 7th day of August, 2017, the following setback reduction was granted pursuant to the provisions of Section 14-438 of the City of Portland's Code of Ordinances.

1. **Current Property Owner: Jennifer Christine Wilson**

2. **Property: 1567 Westbrook Street, Portland, ME** **CBL: 256-B-001**
Cumberland County Registry of Deeds, **Book: 31965 Page: 001**
Last recorded deed in chain of Title: **12/11/14**

3. **Setback Reduction Granted:**
To allow the reduction of the required rear yard of 25 feet [section 14-70(d)(2)(a)] to 5 feet per the provisions of section 14-438 and per the affidavit of the of the abutting property owner which is entitled "Easement" and is attached as Exhibit A.

In WITNESS WHEREOF, I have hereto set my hand and seal this 7th day of August, 2017

Ann Machado,
Zoning Administrator

State of Maine
Cumberland, ss.

Then personally appeared above-named Ann Machado and acknowledged the above certificate to be her free act and deed in her capacity as Zoning Administrator for the City of Portland, Maine.

RONDA E. JONES, NOTARY PUBLIC
Printed or typed Name of Notary Public
STATE OF MAINE
MY COMMISSION EXPIRES 4/12/2018

This certificate must be recorded by the property owner in the Cumberland County Registry of Deeds with all required attachments for the setback reduction to be valid.