



Ann Machado <amachado@portlandmaine.gov>

114 Harris Ave. - Permit 2016-02914

3 messages

Ann Machado <amachado@portlandmaine.gov>
To: zorica.krsmanovic86@gmail.com

Fri, Feb 3, 2017 at 2:54 PM

Zorica -

I have done the initial zoning review for the sunroom that was built "on the existing porch". At this point I cannot approve the permit for zoning.

The property is in the R-3 zone. The side yard setback for a one story addition is 8 feet. The plot plan shows the setback to the house as 18 feet and the deck coming 15 feet off the side of the house. That leaves an 6' side setback which does not meet zoning. There is no permit on file for a 12' x 15' deck.

The property needs to be brought into compliance. You have two options. You can provide a plan drawn by a surveyor that shows that the existing sunroom meets the eight foot side setback, or two, you need to remove the part of the sunroom that does not meet the eight foot side setback. You have thirty days to let me know which option you choose to follow.

You have the right to appeal this decision. If you decide to file an appeal, you have thirty days from the date of this email to submit the appeal, or you lose the right to appeal. Please contact me for the necessary paperwork if you decide to file the appeal.

Please contact me with any questions.

Ann

Ann Machado
Zoning Administrator
Permitting and Inspections Department
City of Portland, Maine
(207) 874-8709

Zorica Krsmanovic <zoricakrsmanovic86@gmail.com>
To: Ann Machado <amachado@portlandmaine.gov>

Fri, Feb 3, 2017 at 3:43 PM

Hi Ann,

After some discussion my parents decided to take the sunroom down And make a deck. there was no way to cut the deck by 2 feet. My dad has already started taking stuff off. He was going to take the walls and roof ff and leave the floor frame and make a deck. Would that meet the zoning requiremnets?

Thank you

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Notice: Under Maine law, documents - including e-mails - in the possession of public officials or city employees about government business may be classified as public records. There are very few exceptions. As a result, please be advised that what is written in an e-mail could be released to the public and/or the media if requested.

Ann Machado <amachado@portlandmaine.gov>
To: Zorica Krsmanovic <zoricakrsmanovic86@gmail.com>

Mon, Feb 6, 2017 at 10:03 AM

Zorica -

Thank you for your quick response.

The deck needs to meet the 8' side setback. Please submit a revised building permit application page and a revised plot plan that shows the size of the deck and the setback. Also submit plans that show how the new deck is being built.

Thank you.

Ann

Ann Machado
Zoning Administrator
Permitting and Inspections Department
City of Portland, Maine
[\(207\) 874-8709](tel:(207)874-8709)

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