PLEASE PRINT

DATE REC'D: 5-29-19
FEE PAID ($160.00): Yes X No
TAX MAP #: 14 LOT 13

OGUNQUIT ZONING BOARD OF APPEALS APPLICATION

Appellant's Name: Mister T LLC Representative: Linda Briggs
Mailing Address: 19 Beach St, PO Box 1188
Ogunquit, ME 03907
Telephone #: 207-251-0330

TAX MAP: 14 **LOT:** 13 **ZONING DIST(S):** GenBus 2 - GB2
STREET: 387 Main St

TYPE OF APPEAL & BRIEF DESCRIPTION OF FACTS OF APPEAL:

***Administrative Appeal** - Article 5.2.A

***Variance Appeal** – Under Article(s) 5.2.B.2.a relaxed dimensional standard variance. applicant is seeking a setback variance to build a new structure as depicted on submitted plans.
* see attached letter

***Other Variances** - Under Article(s) _____.

***Miscellaneous Appeals** - Under Article(s) _____.

THIS FORM, ACCOMPANIED BY A $160.00 FEE MUST BE RETURNED TO THE CODE ENFORCEMENT OFFICE, DUNAWAY CENTER, SCHOOL STREET, OGUNQUIT TOGETHER WITH THE APPROPRIATE DOCUMENTATION AS OUTLINED IN THE LETTER ATTACHED.

****

I certify the information contained in this application and its supplement(s) is true and correct.

DATE: 5/29/19 Linda Briggs
Appellant's/Representative's Signature

*SEE ATTACHED ARTICLE 5 OF THE OGUNQUIT ZONING ORDINANCE FOR DESCRIPTION AND CRITERIA FOR ABOVE APPEALS.

Anne
Erwin

Sotheby's
INTERNATIONAL REALTY

19 Beach Street, PO Box 1188
Ogunquit, Maine 03907
Phone: 207.646.8802
Fax: 207.646.8806

May 29, 2019

Mr. Jay Smith, Chair
Ogunquit Zoning Board of Appeals
23 School Street
P.O. Box 875-0875
Ogunquit, Maine 03907

Re: Application for relaxed dimensional standards variance, available outside of shoreland zones

Dear Chair Smith,

I am the owner of Anne Erwin Sotheby's International Realty, located at 19 Beach Street in Ogunquit. I have been a business owner in Ogunquit for nearly 4 years, and I have been actively selling real estate in Ogunquit for nearly 28 years. I also own Mister T, LLC which owns my other office location, in York Village, Maine. Mister T, LLC is the appellant requesting the dimensional variance.

I have a legal and binding contract, dated May 21, 2019, to purchase the property located at 387 Main Street, Ogunquit, Maine, owned by Gibbs Oil Company Partnership. I plan on building a modestly sized office building from which to move and house my already established real estate office. I've since had a survey completed with Ambit Engineering. I am including the survey with this application. The irregularly shaped lot has an equally irregularly shaped building envelope, defined by the zoning setbacks for a corner lot:

- Corner Lot - A lot having frontage on two or more approved streets or private rights-of-way. Corner lots are subject to front setback requirements on all streets on which they have frontage.

In this case, there is a 30' front setback from both Main Street (Route One) and Glen Avenue.

Furthermore, the zoning ordinance prohibits parking in setbacks. It would cause practical difficulty for me, or anyone for that matter, to fit a structure, plus parking, within the building envelope.

I am respectfully requesting that the Board of Appeals grant a setback variance for the purpose of building a new structure as depicted on the attached plan. The proposed building footprint is 1,263 sq. ft. which is the same size as the existing structure, in the exact location. By doing so, it would allow a parking area to remain within the building envelope and out of the setbacks, conforming to the zoning regulations. Please see the attached Variance Plan.

Thank you very much for your consideration. If granted, I will present a thoughtful and attractive building design to the planning board for review.

Sincerely,

Linda Briggs

Linda Briggs

GIBBS OIL COMPANY LIMITED PARTNERSHIP
SIX KIMBALL LANE
LYNNFIELD, MA 01940
(617) 660-7400 FAX (617) 660-7502

May 29, 2019

Town of Ogunquit
23 School Street
PO BOX 875
Ogunquit, ME 03907
Attn: Board of Appeals

Re:	Property:	387 Main Street, Ogunquit, ME
	Property Owner:	Gibbs Oil Company Limited Partnership
	Subject:	Variance Application

To Whom It May Concern:

This letter is sent to inform you that we have authorized Linda Briggs, Owner/Broker at Anne Erwin Sotheby's International Realty of York, ME, to represent Gibbs Oil Company Limited Partnership to bring the property before the Board of Appeals for a Variance.

Sincerely,

Wendy S. White

Wendy S. White
Real Estate Manager