



# Lamoine Board of Appeals

606 Douglas Hwy  
Lamoine, ME 04605  
(207) - 667-2242  
town@lamoine-me.gov

## APPEAL or VARIANCE APPLICATION

Applicant's Name: Antonietta Spavetz Tax Map # 11 Lot # 33

Property owner's name (if different) \_\_\_\_\_

Mailing Address

378 Swinton Ct  
Oxford PA 19363

Physical Address (if different)

91 Dewey's Ln  
Lamoine, Maine

Telephone (H) 610 982-2191 (C) 856-745-3258 (W) \_\_\_\_\_

Email Address: spavetz-antonietta@cooperhealth.edu

Type of Appeal: (check one)

- Administrative\*
- Variance Request

\*If Administrative, what decision making authority is being appealed?

- Code Enforcement Officer/LPI
- Planning Board
- Other \_\_\_\_\_

Applicable Ordinance (check all that apply)

- Building & Land Use
- Shoreland Zoning Ordinance
- Gravel Ordinance
- Site Plan Review Ordinance
- Other \_\_\_\_\_

### For Administrative Appeals:

This application is for a decision or lack of decision by the above party because the applicant believes:

<input type="checkbox"/> An error was made in the denial of a permit	<input type="checkbox"/> Denial of a permit was based on a misinterpretation of an ordinance	<input type="checkbox"/> There is a failure to approve or deny a permit within a reasonable period of time
<input type="checkbox"/> Other (please state reason)		

(continued on other side)

Lamoine Appeal or Variance Application

Speretz / Hardie  
 91 Deweys LN  
 11/10/22

**For Variance Requests:**

Please describe the nature of the variance you are requesting:

We are requesting an additional ~ 150 sq. feet to add a toilet and sink to second floor for safety reasons due to aging owners and steep stairs.

For a variance to be granted, four criteria must be met. Please explain how your situation meets each of the following criteria: (you may attach additional pages)

- The land in question cannot yield a reasonable return unless the variance is granted.

Cannot maintain 2 bedrooms upstairs unless variance is granted to add toilet and sink.

- The need for a variance is due to the unique circumstances of the property and not to the general conditions of the neighborhood.

House is in the shoreland zone and requires variance.

- The granting of a variance will not alter the essential character of the locality.

The character will not be altered. The footprint will not change - only slight increase in volume on 2nd floor.

- The hardship is not the result of action taken by the appellant or a prior owner.

No we have not altered. Spoke a son of former owner. He says original house fell down and house was rebuilt in same footprint. He is not aware of any additions.

I certify the information contained in this application and any supplements is true and correct.

Date 11/10/22

Signature Speretz

(Application Fee is \$50.00, payable to the Town of Lamoine)

For town staff/Appeals Board Use Only – Paid by: <input type="checkbox"/> Cash <input type="checkbox"/> Check <input type="checkbox"/> Credit Card			
Dated Rec'd By:		Date Sent to Appeals Board By:	
Initial Hearing Date		Date of abutter notification By:	
Public Hearing Notices mailed by:		Newspaper Ad Date(s) By:	
<input type="checkbox"/> Appeal Approved (Date)		<input type="checkbox"/> Appeal Denied (Date)	