



TOWN OF NAPLES BOARD OF APPEALS APPLICATION

P.O. Box 1757, Naples, Maine 04055
Phone: (207) 693-6364 / Fax: (207) 693-3667
www.townofnaples.org

Date: 7/25/2021
Owner/Applicant Name: LLM PROPERTIES LLC
Mailing Address: P.O. Box 1559 NAPLES, ME 04055
Telephone: 207-749-7147 Email: Jim@LongLakeMarina.com
Property Owner: LLM PROPERTIES LLC
Property Location: Ashleys Way Map & Lot: MAP U-25
LAMBS MILL RD LOT 42
Zoning District: VILLAGE

The undersigned applies for the following:

1. VARIANCE APPEAL. Applicant requests a variance regarding the following:

- The proposed project doesn't not meet all dimensional requirements;
- Denial of the permit was based on the misinterpretation of the ordinance;
- The denial of the permit does inflict undue hardship;
- The permit was not approved or denied within a reasonable amount of time;

Other: PERMIT WAS APPROVED BY THE PLANNING BOARD BUT

Please include 7 copies of this application along with an in-depth letter explaining the
reason why you are applying for an variance appeal.

*Project
Roof 15 3/12
Pitch
NEEDS APPEALS
BOARD APPROVAL*

I have read, understand, and agree to the above instructions and conditions. I authorize any Board Member or other Town Officials to enter onto the site. I certify that the information contained in this application and its supplement is true and correct.

Signature: *James M. Leggett* Date: 7/25/21

Application Fee: \$50.00

Advertising Fee: \$50.00

Applicant's total: \$ _____

Mailing Fee: \$10.00 per abutter

Dear members of the Naples Board of Appeals,

Please consider my application regarding construction of a storage building on Ashley's Way because the town changed the rules after I ordered the building. The roof pitch is 3/12 and cannot be changed to 5/12 because it will exceed the maximum height limitation.

The project in it's entirety has the support and approval of the Naples planning board but needs appeals board approval for the roof pitch provision. The building is currently being manufactured and cannot be altered. The design allows for a 3 high tiered storage system which maximizes inside boat storage and decreases shrink wrapped outside storage.

The building is similar in design to buildings operated by Long Lake Marina Storage. The building was ordered prior to the ordinance change and was reviewed at multiple meetings with the past code enforcement officer before ordering.

The building project has the support of the abutting neighbors, John and Deb Dean. The building meets all the requirements of the ordinance except the roof pitch. The project and has been reviewed by the Cumberland County soil district and the LEA and has gained their approval and support. The building will eliminate shrink wrap boat storage on that lot.

Thank you for your consideration regarding this matter.

Jim Davenport



President/Owner Long Lake Marina
Manager/Owner LLM Properties LLC