

Ann Machado - RE: Permit #2014-01037 - 170 Anderson Street

From: Ann Machado
To: mgagnon@landmarccorp.com
Date: 6/19/2014 3:36 PM
Subject: RE: Permit #2014-01037 - 170 Anderson Street

Thanks for the information Marc.

You are correct that the uses are remaining industrial or warehouse but zoning breaks down the various industrial uses into more specific uses. The last use of the building was Wholesale/Warehouse. The small furniture woodworking shop is a change of use because it is considered a low impact industrial use which is different from wholesale, warehousing & distribution centers. This is a change of use to that area of the building. If units 1-3 are used for something other than warehouse/storage in the future then they will need to have a change of use.

I hope this makes sens.

Ann

Ann Machado
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 >>> "mgagnon@landmarccorp.com" <mgagnon@landmarccorp.com> 6/19/2014 3:08 PM >>>

Hi Ann,

Please see below in red.

Marc C. Gagnon | President

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From: Ann Machado [mailto:AMACHADO@portlandmaine.gov]
Sent: Thursday, June 19, 2014 2:50 PM
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Subject: Permit #2014-01037 - 170 Anderson Street

Marc -

I have been reviewing this permit for zoning and I have a couple questions. The general building application page says under the Project Description - "subdivide interior warehouse/storage into six smaller/storage lease units". Plan A1-0 shows Unit 1 (100), Unit 2 (200), Unit 3 (300) and then Unit 4 - Workshop (400), Unit 4 Shipping (502), Unit 4 Warehouse (500) and unit 4 (600). I'm a little confused here.

The building is being designed and demised to have 6 individual industrial/warehouse tenants for future use - Units #001, #002, #003, #004a, #004bc & Unit #004d. However, the building owner is going to presently occupy the #004 unit spaces for warehousing, shipping and receiving and a small fabrication wood shop.

Also what is the use for units 1,2 and 3 & Unit 4 (600) - Are they all warehouse/storage?

All spaces are being used for industrial or warehouse uses with no change to its present use as of right now.

Also - Unit 4 (400) lists workshop as the use. What kind of a workshop is it?

Small furniture woodworking shop.

Thanks.

Ann

Thank you.

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