



PORTLAND MAINE

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Planning & Urban Development Department

Jeff Levine, AICP, Director

Planning Division

Alexander Jaegerman, FAICP, Director

October 18, 2012

Greg Payne
Avesta Housing
307 Cumberland Avenue
Portland, ME 04103

Dear Mr. Payne:

In November 2002, the City of Portland adopted a comprehensive plan that was found to be consistent with Maine's Growth Management Law by the State Planning Office. The Plan included updates to the housing plan (Housing: Sustaining Portland's Future).

Avesta's proposal to develop a housing project with 18 efficiency units at 134 Washington Avenue is located within the Community Business B-2 Zone. The B-2 zone is one of Portland's designated growth zones, as shown on the Future Land Use Plan (copy attached).

If you have any questions or require additional information, please do not hesitate to contact me.

Sincerely,

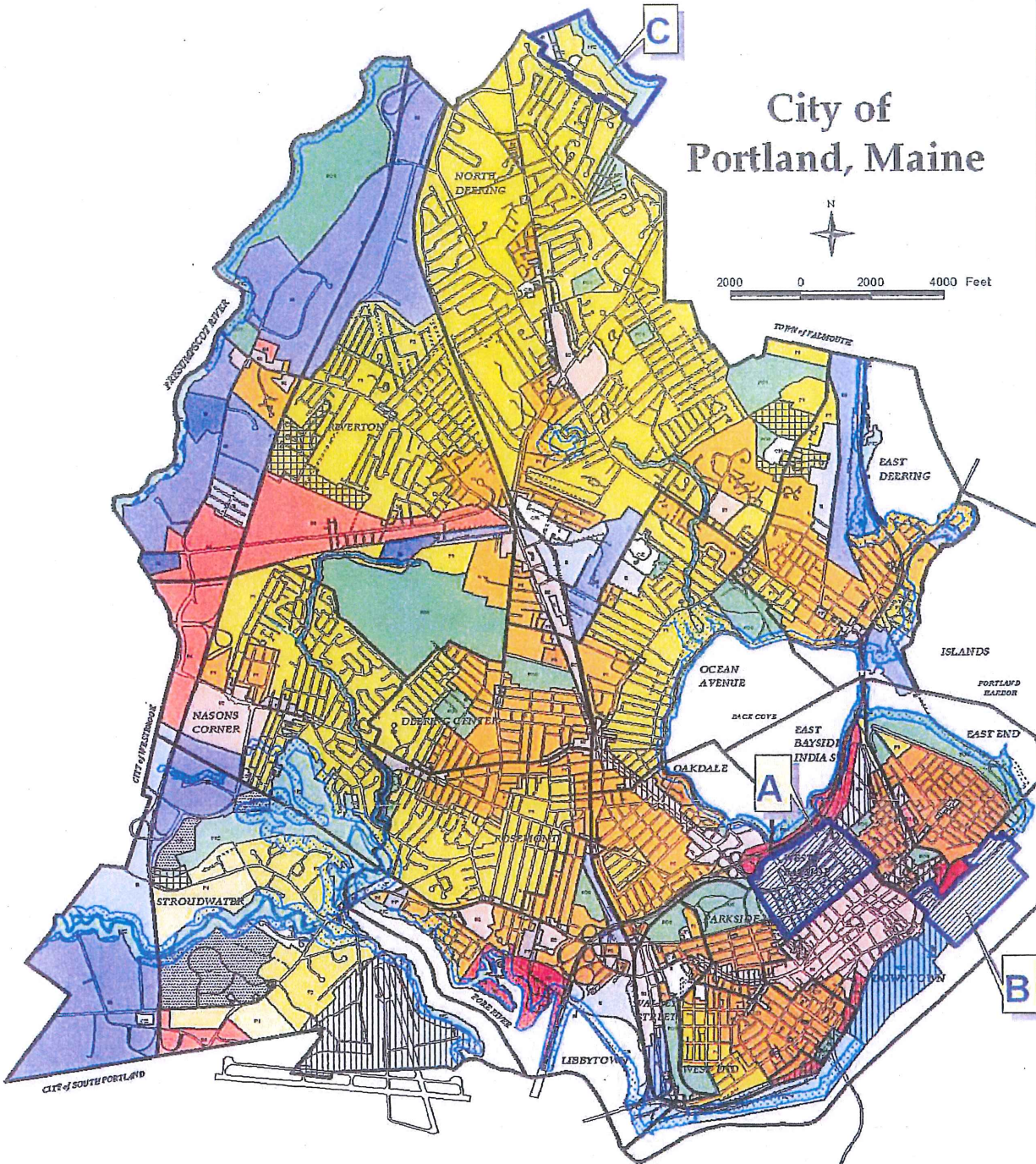
Barbara Barhydt
Development Review Services Manager

cc: Jeff Levine, Director, Department of Planning and Urban Development
Alexander Jaegerman, Planning Division Director
Mary Davis, Housing and Community Development Director

City of Portland, Maine



2000 0 2000 4000 Feet



FUTURE LAND USE

GROWTH AREAS		INDUSTRIAL ZONES		RURAL AREAS	
RESIDENTIAL ZONES R1 Residential R4 Residential R2 Residential R5 Residential R3 Residential R6 Residential RH Flexible Housing R7 Compact Urban Residential Overlay		I-1 Industrial I-2 Industrial I-3 Industrial I-4 Industrial I-5 Industrial		CONSERVATION ZONES CPZ Resource Protection R-15 Recreation & Open Space	
CONTRACT ZONES Conditional Contract Zones		WATERFRONT ZONES WCZ Waterfront Control WFDZ Waterfront Post Development WSDZ Waterfront Special Use		Note: REFER TO ISLAND FUTURE LAND USE MAP FOR ADDITIONAL RURAL AREAS	
OFFICE ZONES OP Residence-Professional OP Office Park		REDEVELOPMENT STUDY AREAS A Bayside Area B Waterfront East C Presumpscot River Area		ENVIRONMENTALLY SENSITIVE ZONING PROVISIONS WITHIN BOTH GROWTH AND RURAL AREAS S-1 Stream Protection S-2 Wetland Protection S-3 Flood Plain Management Regulations	
BUSINESS ZONES B-1 Business B-1b Neighborhood Business B-2 Business B-2b Community Business B-3 Airport Business B-4 Downtown Business B-4 Commercial Corridor B-5 Business B-5b Urban Commercial/High Use				NEIGHBORHOOD AREAS	