

Congress 127 Apartments, LLC *147 Congress Street, Portland, Maine*



Location Map- Aerial Photo source ESRI – Portland GIS Website

St. Clair Associates
Land Surveying and Civil Engineering

34 Forest Lane
Cumberland, Maine 04021

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Exhibit A
View of the Site as
observed from
Congress Street.
Note the three
vehicles parked in
the gravel parking
area to the left of
the building. This
parking area will
be converted to a
single driveway
with brick pavers.

Photo provided by applicant. Date Taken - November 2014

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Exhibit B

Close-up view of the gravel parking area and fence. An approx. 10' to 12' wide drive (with brick pavers) will be installed from the brick sidewalk to the fence. A new solid wood fence and gates will be installed.

Photo provided by applicant. Date Taken - November 4, 2014



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Exhibit C
View of the existing shed at the rear corner of the property, behind the existing brick residence. This shed will be removed as part of the proposed site improvements.

Photo provided by applicant. Date Taken - November 4, 2014

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Exhibit D
View of the wooden decks, stairs and addition at the rear of the existing brick residence. All parts of the wooden addition will be removed in association with the site improvements.

Photo provided by applicant. Date Taken - November 4, 2014

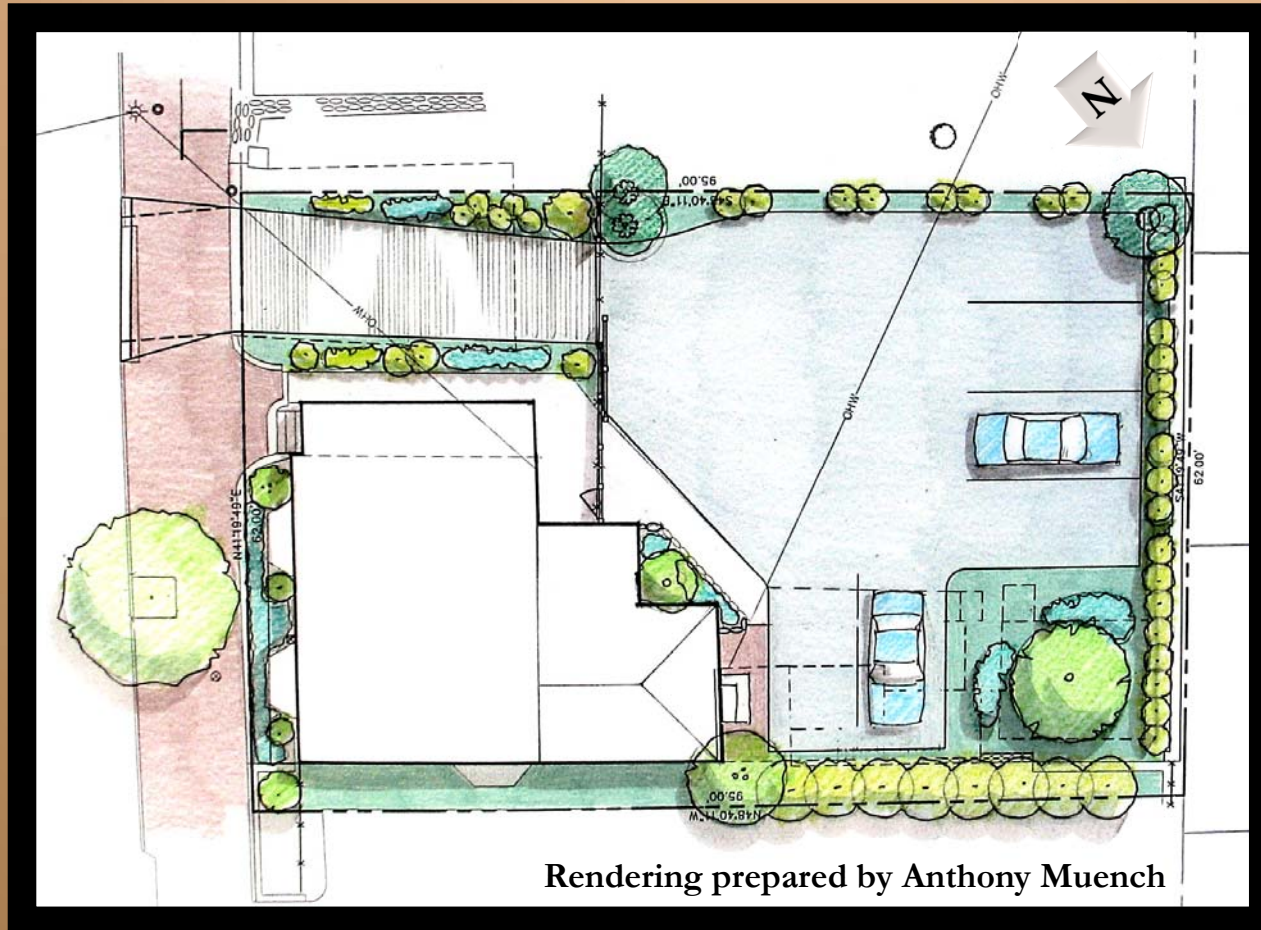


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Exhibit E

Gravel parking in the front will become a brick paver driveway. The shed, wooden deck, stairs and addition will be removed. A new parking area and landscaping will be added, behind a new wood fence and gates.



Rendered Site Plan showing Proposed Improvements

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Exhibit F
Proposed site
after removal of
the gravel
parking area
and the
addition of the
driveway and
fence with
parking behind
the building.

Rendered view of a photo taken from the front of the site looking northwesterly from Congress Street. Image shows the gate closed.

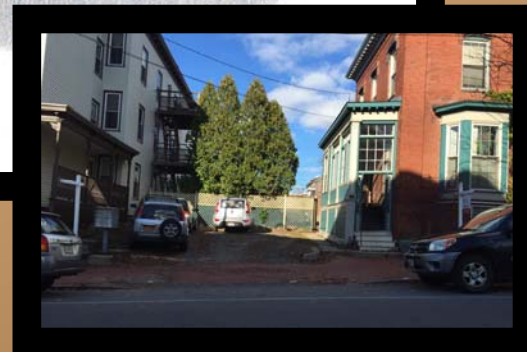
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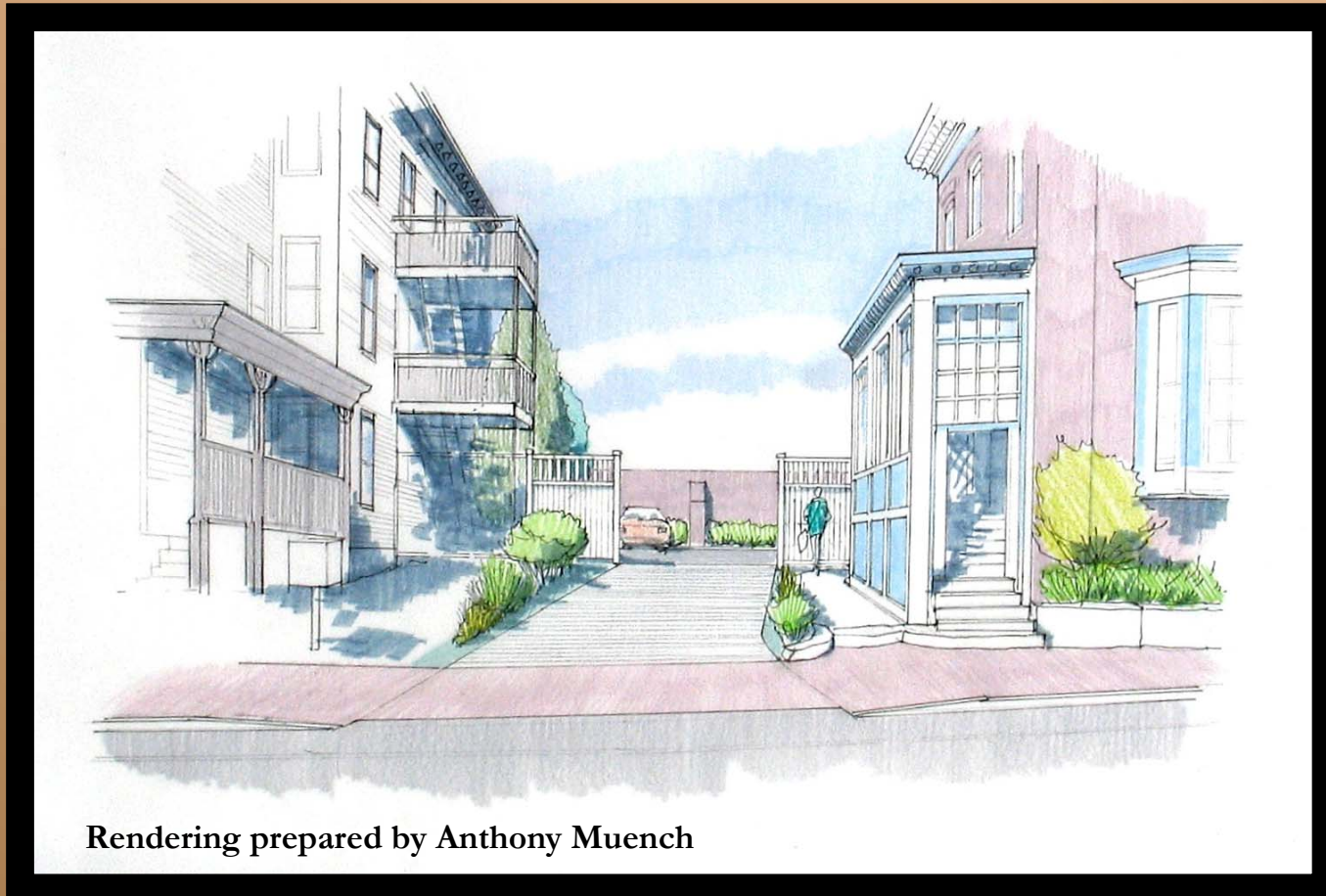
Rendering prepared by Anthony Muench

Exhibit G
Comparison of
Existing and
Proposed site
after
improvements
are complete.
Gate is closed.

Looking northwesterly from Congress St.



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Rendering prepared by Anthony Muench

Exhibit H
Proposed site
after removal of
the gravel
parking area
and the
addition of the
driveway and
fence with
parking behind
the building.

Rendered view of a photo taken from the front of the site looking northwesterly from Congress Street. Image shows the gate open.

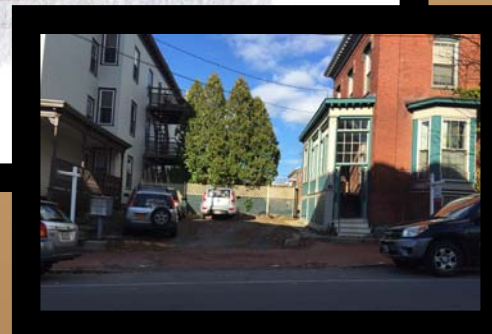
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Rendering prepared by Anthony Muench

Looking northwesterly from Congress St.

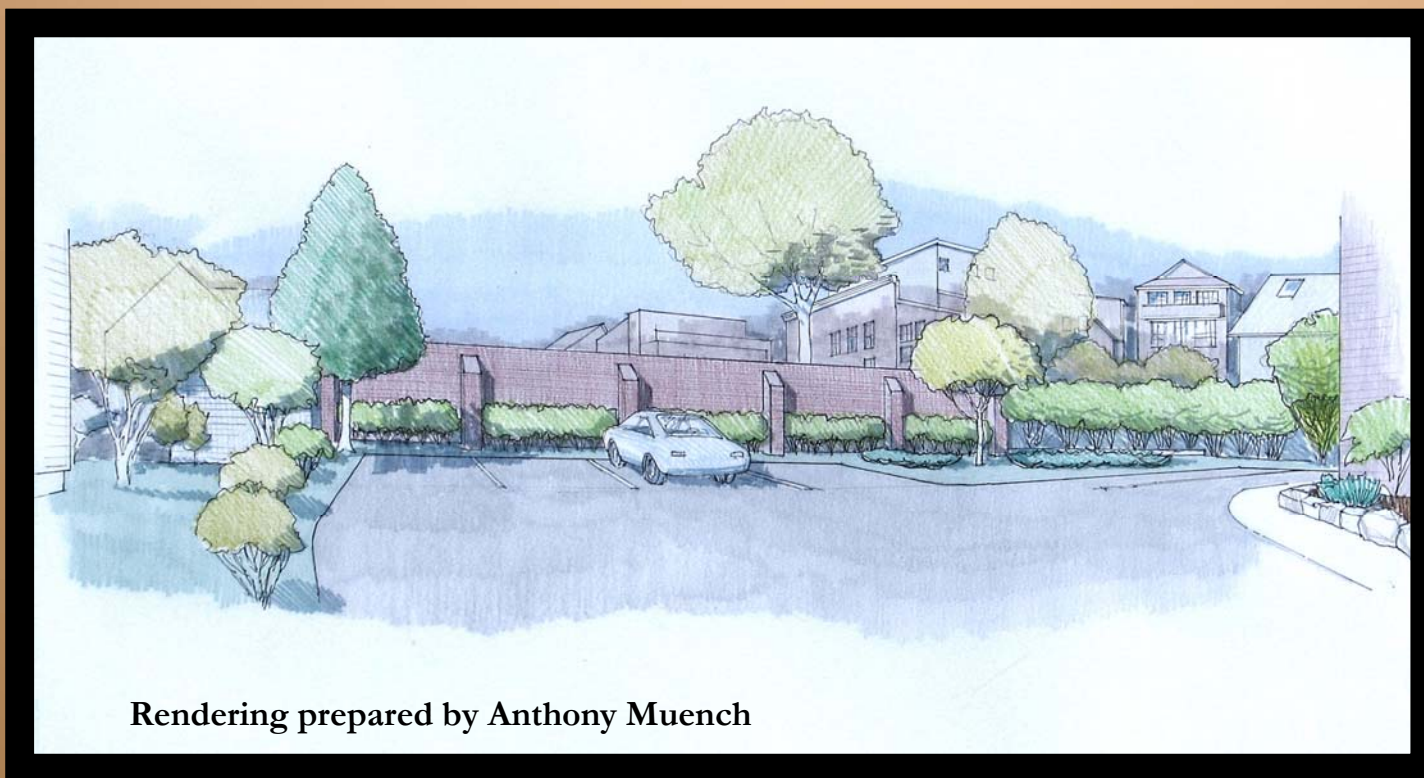
Exhibit I
Comparison of
Existing
Conditions and
Proposed Site
after
improvements
are complete.
Proposed gate
is open.



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Exhibit J

Rendering showing the proposed rear of the site after removal of the shed and the addition of parking spaces behind the building.



Rendering prepared by Anthony Muench

Rendered view of a photo taken from the westerly side of the site looking northerly across the rear of the property.

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Rendering prepared by Anthony Muench



Exhibit K
Comparison photos showing the existing conditions and proposed improvements at the rear of the site.



Views looking northerly.



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Exhibit L
Rendering
showing the
proposed rear of
the site after
removal of the
wooden porch
and decks, and
the shed, and the
addition of
parking behind
the building.



Rendering prepared by Anthony Muench

Rendered view of a photo taken from the westerly corner of the site looking northeasterly across the rear of the property.

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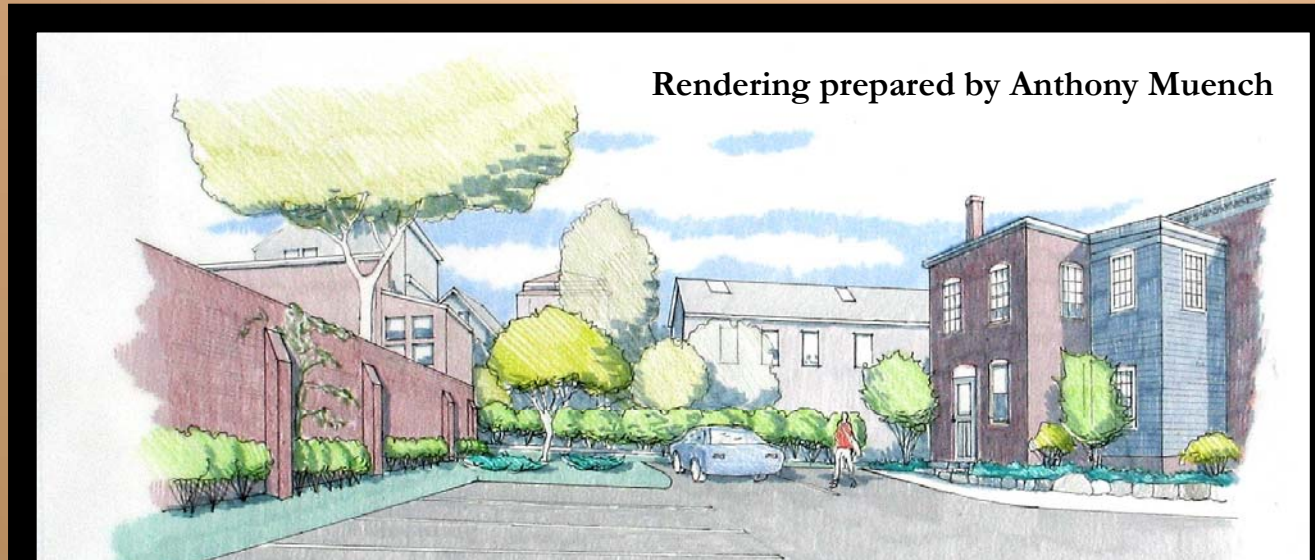
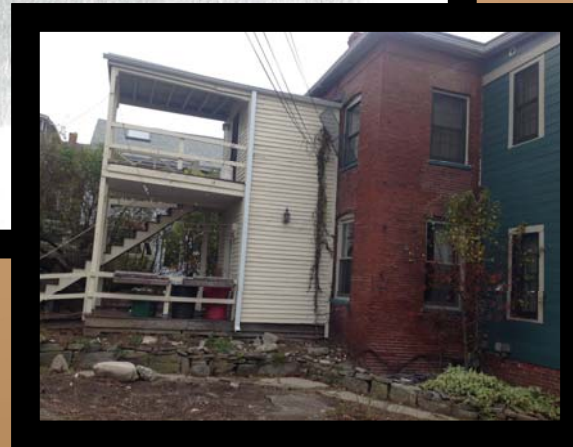


Exhibit M
Comparison photos showing the existing conditions and proposed improvements at the rear of the site.



Views looking northeasterly.



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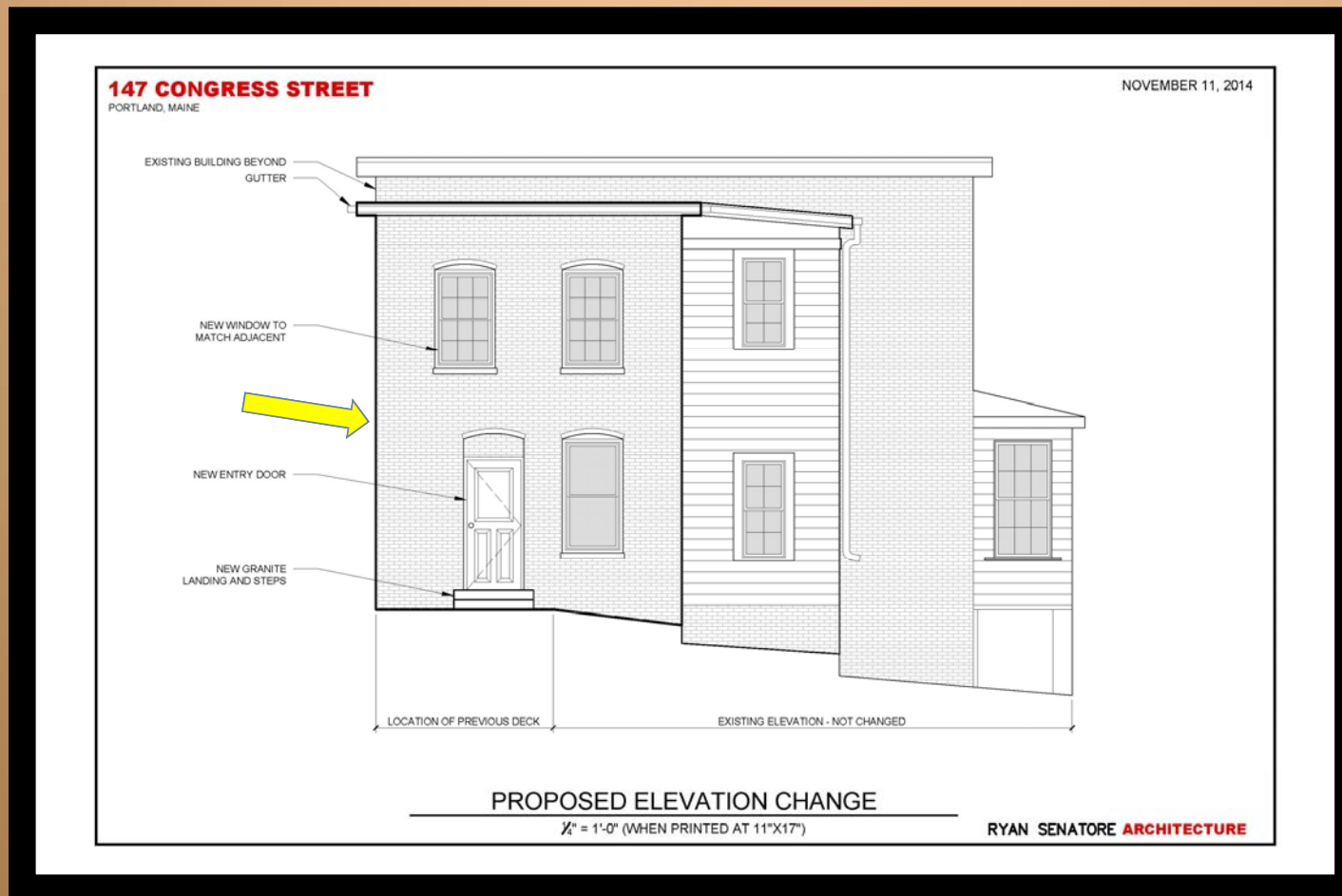
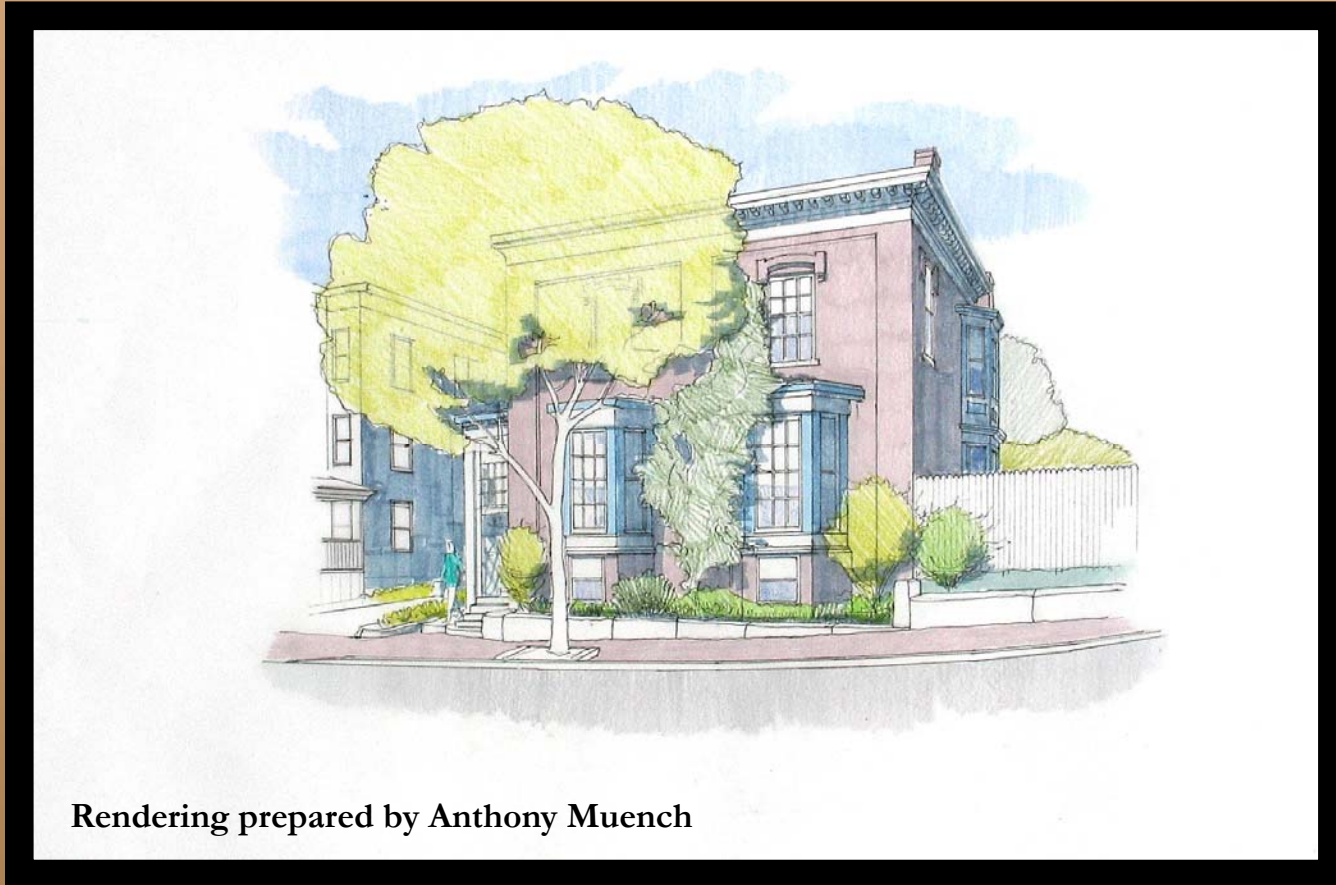


Exhibit N
Proposed rear elevation after the removal of the wooden addition decks, and stairs at the rear of the existing brick residence.
(not to scale)

Plan Prepared by Architect - Ryan Senatore Architecture



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Street View of 147 Congress Street looking westerly.

Exhibit O
With the exception of the removal of the parked cars between the buildings, no other changes are visible from this vantage point.