

**Ann Machado - Re: 135 Congress**

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**From:** Ann Machado  
**To:** William Simpson  
**Date:** 9/26/2013 12:44 PM  
**Subject:** Re: 135 Congress

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Bill -

The Application for legalization of nonconforming Dwelling units is a separate application so all the required documents like the floor plans and the plot plan need to be submitted with the application. This application will have to be approved for you to change the ownership (use) to three residential condos.

The existing permit application (2013-01923) was entered as commercial alterations and not as a change of ownership to convert the apartments to residential condos. Since one of the units is not legal at this point, to change the ownership to three residential condos is problematic. A condo conversion permit to change the ownership can't be issued until the Legalization permit is approved. I don't know if the work that is being proposed for the changes to the building are going to be necessary to meet the conditions for the legalization. It might make more sense to apply to legalize the nonconforming unit and do the work associated with the submitted permit and then apply separately for the condo conversion afterwards.

Would it help to meet about this with you and maybe Ryan and Tom Jewell?

Let me know.

Ann

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>>> William Simpson <classactspropertymanagement@yahoo.com> 9/26/2013 10:22 AM >>>

Good Morning Anne-

Tom Jewell will be submitting the application for Legalization of Nonconforming Dwelling Unit. He has found proof with the fire department and in records at city hall that the 3rd unit has been there since at least the early 80's. He asked if we needed to submit plans with this as you already have them. I also am trying to coordinate this with the condo conversion permit. I have the names of the former tenants prior to the fire, do I need to submit the same plans again with this application?

Yours Sincerely Yours,  
:)

Bill Simpson  
Department of Redundancy Department