



Community Housing of Maine

permit 10-0131

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October 9, 2015

Via Email attachment

Ann Machado, Zoning Administrator  
City of Portland  
389 Congress Street  
Portland, ME 04101-3509

RECEIVED

OCT 13 2015

Re: Zoning Determination letter  
106 Cumberland Avenue  
City of Portland, Map 13, Lot M002

Dept. of Building Inspections  
City of Portland Maine

Dear Ann,

Community Housing of Maine, Inc. (CHOM) is a non-profit organization that develops, owns and maintains affordable rental housing. CHOM is considering the purchase of the subject property, has secured CDBG funding from the City of Portland and is applying to MaineHousing for development funding to purchase and upgrade the property located at 106 Cumberland Ave., map 13, lot M002.

There is an existing 4 story, 4 unit building at this site. It is currently in use as a 4 unit MF rental property and has no dedicated on-site parking. If we do buy this property we will continue the use it as a 4 unit MF rental property.

Can you please provide a statement on letterhead identifying the zone the property is in, confirming that the proposed project complies with the local land use ordinances, and that the proposed project is a permitted use within the applicable zone? The funding application requires it.

If you have any questions or require additional information, please contact me directly at 207-649-5511, or via email at [brenda@chomhousing.org](mailto:brenda@chomhousing.org). I look forward to hearing from you soon.

Sincerely,  
*Brenda Sylvester*  
Brenda Sylvester  
Development Officer

**CITY OF PORTLAND**  
**DEPARTMENT OF PLANNING & URBAN DEVELOPMENT**

389 Congress Street  
 Portland, Maine 04101

**INVOICE OF FEES**

<b>Application No:</b> 0000-2516	<b>Applicant:</b> LAMB RALPH W ETAL
<b>Project Name:</b> 106 CUMBERLAND AVE	<b>Location:</b> 106 CUMBERLAND AVE
<b>CBL:</b> 013 M002001	<b>Application Type:</b> Determination Letter
<b>Invoice Date:</b> 10/13/2015	

<b>Previous Balance</b>	-	<b>Payment Received</b>	+	<b>Current Fees</b>	-	<b>Current Payment</b>	=	<b>Total Due</b>	<b>Payment Due Date</b>
\$0.00		\$0.00		\$150.00		\$0.00		\$150.00	On Receipt

**First Billing**

<b>Previous Balance</b>	<b>\$0.00</b>
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<b>Fee Description</b>	<b>Qty</b>	<b>Fee/Deposit Charge</b>
Zoning Determinations	1	\$150.00
		<u>\$150.00</u>
<b>Total Current Fees:</b>	+	<b>\$150.00</b>
<b>Total Current Payments:</b>	-	<b>\$0.00</b>
<b>Amount Due Now:</b>		<b>\$150.00</b>

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 Detach and remit with payment

**CBL** 013 M002001  
**Bill To:** LAMB RALPH W ETAL  
 417 FALMOUTH RD  
 FALMOUTH, ME 04105

**Application No:** 0000-2516  
**Invoice Date:** 10/13/2015  
**Invoice No:** 51160  
**Total Amt Due:** \$150.00  
**Payment Amount:**

Make checks payable to the *City of Portland*, ATTN: Inspections, 3rd Floor, 389 Congress Street, Portland, ME 04101.  
 Check the status of your permit or schedule an inspection on-line at <http://www.portlandmaine.gov/792/Permit-Status>

[Click Here to Pay On Line](#)