



February 24, 2017

Barbara Barhydt, Development Review Manager  
City of Portland, Planning Division  
389 Congress Street, 4<sup>th</sup> Floor  
Portland, Maine 04103

**RE: Level III Site Plan Application  
6 Unit Residential Condominium Development  
7 Cumberland Street  
Portland, Maine**

Dear Barbara,

On behalf of our client, Banner Properties LLC, we are pleased to submit this Level III Site Plan Application for the development of 6 residential condominium units at 7 Cumberland Street. We look forward to collaborating with you to help create much needed mid-level market-rate dwelling units on Munjoy Hill.

The building will be four (4) stories with a full basement and surface parking in the rear. The parking will be accessed by a shared driveway with the 30 Merrill Loft Condo Project off of Merrill Street. Pervious paving will be utilized along the drive and in the parking areas. The building will be accessed from a street entrance and a rear entrance to two accessible units.

In compiling this application, we have attempted to place the materials supporting our application in the same order as the City's checklist. Please feel free to contact me with any questions or concerns you may have regarding the attached application materials.

Sincerely,

A handwritten signature in blue ink that reads "Evan A. Carroll". The signature is fluid and cursive.

Evan Carroll, AIA, LEED AP BC+D