

Portland, Maine



Yes. Life's good here.

Alex Jaegerman, FAICP
Division Director, Planning Division

October 8, 2014

Greg Payne
Avesta Housing
307 Cumberland Avenue
Portland, ME 04101

Dear Mr. Payne:

Housing: Sustaining Portland's Future was adopted as the housing element of Portland's Comprehensive Plan on November 18, 2002. Maine's State Planning Office found Portland's comprehensive plan to be consistent with Maine's Growth Management Law in February 2003. The consolidated Comprehensive Plan, including Housing: Sustaining Portland's Future, was adopted by Portland's City Council on November 21, 2005.

Avesta's proposal to develop a housing project with forty-five (45) units at 33 Boyd Street is located within the Residential R-7 zone. The site was previously zoned R-6 and the City Council adopted the map amendment on May 19, 2014. Both the R-6 and R-7 zones are designated residential growth zones, as shown on Portland's Future Land Use Plan (copy attached).

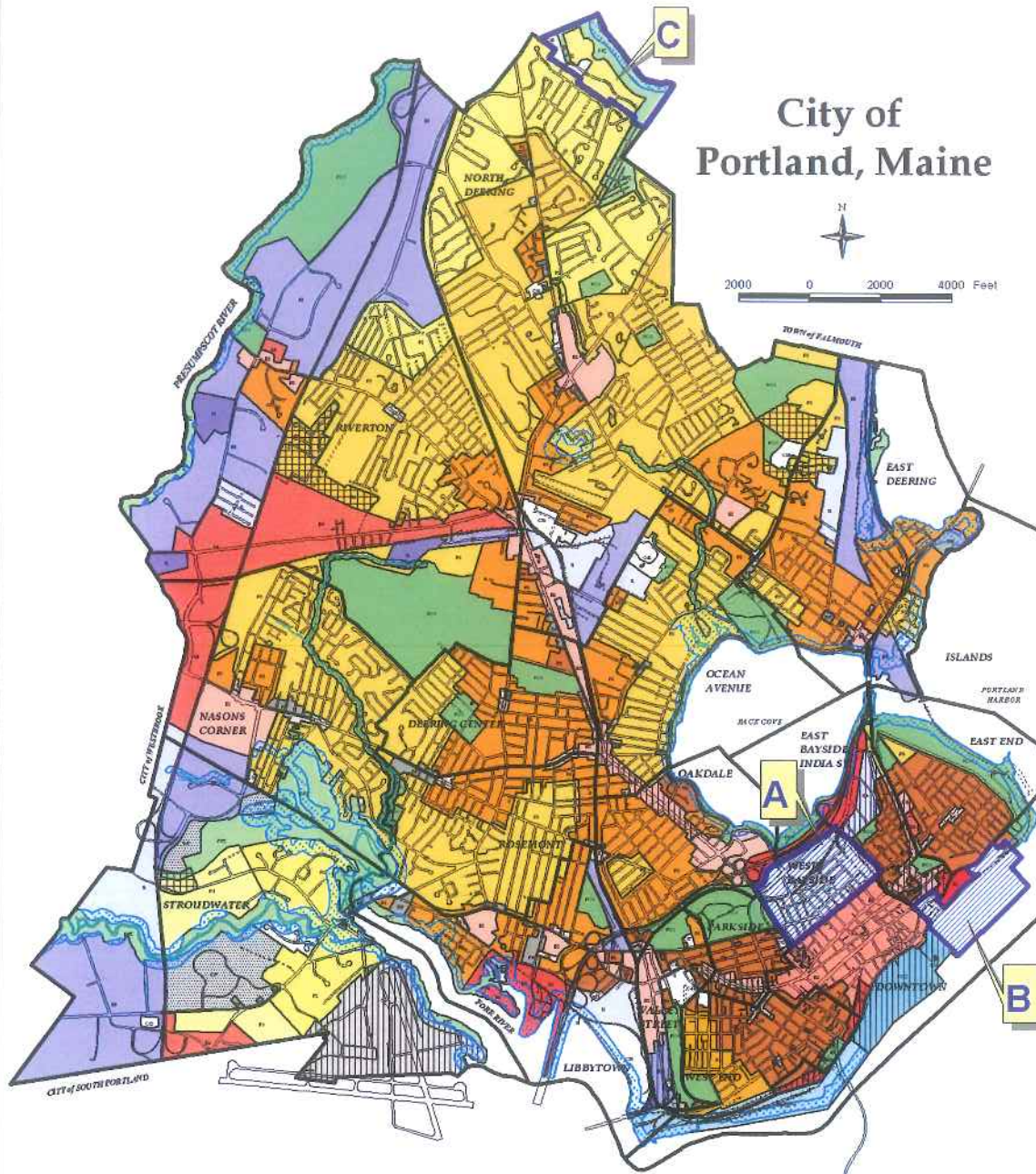
If you have any questions or require additional information, please do not hesitate to contact me.

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



FUTURE LAND USE

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| GROWTH AREAS RESIDENTIAL ZONES R1 Residential R2 Residential R3 Residential PH Flexible Housing R4 Residential R5 Residential R6 Residential R7 Compact Urban Residential Overlay Contract Zones Office Zones Business Zones | | INDUSTRIAL ZONES I & I-1 Industrial M & M-1 Industrial W WATERFRONT ZONES WC2 Waterfront Central WP2 Waterfront Port Development WS2 Waterfront Special Use REDEVELOPMENT/STUDY AREAS A BaySide Area B Waterfront East C Presumpscot River Area | | RURAL AREAS CONSERVATION ZONES RP2 Resource Protection ROS Recreation & Open Space Note: REFER TO ISLAND FUTURE LAND USE MAP FOR ADDITIONAL RURAL AREAS ENVIRONMENTALLY SENSITIVE ZONING PROVISIONS WITHIN BOTH GROWTH AND RURAL AREAS Streamland Regulations Stream Protection Flood Plain Management Regulations NEIGHBORHOOD AREAS | |
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