



APPLICATION FOR EXEMPTION FROM SITE PLAN REVIEW

2008-0117

28 Monument Square LLC
Applicant

5/23/08
Application Date

28 Monument Square, Portland
Applicant's Mailing Address

28 Monument Square
Project Name/Description

H. Alan Mooney 828-1969 / David C. Verrill
Consultant/Agent/Phone Number 828-9920

28 Monument Square, Portland
Address of Proposed Site

Please check

CBL: 027-F-002

Description of Proposed Development:

The owners (28 Monument Square LLC) of the property want to convert the building into 5 condo units in order to sell the top two floors as residential units (ie, two condos units). The basement and 1st & 2nd floors will remain as the Public Market

Please Attach Sketch/Plan of Proposal/Development

Criteria for Exemptions:

See Section 14-523 (4) on back side of form

a) Within Existing Structures; No New Buildings, Demolitions or Additions

b) Footprint Increase Less Than 500 Sq. Ft.

c) No New Curb Cuts, Driveways, Parking Areas

d) Curbs and Sidewalks in Sound Condition/Comply with ADA

e) No Additional Parking/ No Traffic Increase

f) No Stormwater Problems

g) Sufficient Property Screening

h) Adequate Utilities

Applicant's Assessment (Yes, No, N/A)	Planning Office Use Only
A Yes	<input checked="" type="checkbox"/>
B N/A	condo units within 2 new units see attachments
C Yes	<input checked="" type="checkbox"/>
D Yes	<input checked="" type="checkbox"/>
E Yes - maximum requirement would be 2 spaces in adjacent garage.	<input checked="" type="checkbox"/>
F Yes	<input checked="" type="checkbox"/>
G Yes	<input checked="" type="checkbox"/>
H Yes	<input checked="" type="checkbox"/>

DEPT. OF BUILDING INSPECTION
CITY OF PORTLAND, ME
AUG - 4 2008
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Planning Division Use Only

Exemption Granted Partial Exemption Exemption Denied

Based upon the current zoning regulations (which allow for two residential units in the existing building with three commercial units) and the fact that the proposed units are located in the existing building, the proposed units are in compliance with the zoning regulations. The proposed units are located in the existing building and are in compliance with the zoning regulations. The proposed units are located in the existing building and are in compliance with the zoning regulations.

Planner's Signature Richard D. Berman Date Aug 1 2008