

CITY OF PORTLAND, MAINE

HISTORIC PRESERVATION BOARD

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June 29, 2017

Michael Keon
44 Oak Street
Portland, Maine 04101

Re: 44 Oak Street – Rooftop pergola and planters
CBL: 039 B011

Dear Mike,

On June 21, 2017, Portland's Historic Preservation Board voted 7-0 to approve your after the fact application to construct a rooftop pergola and planters on the flat roof of your unit at 21 Pine Street. Approval is based on the specifications and information provided for the public hearing held on June 21, 2017, and is subject to the following conditions:

- Approved pergola design is the simplified and scaled back revision presented at the 6/21/17 Board hearing: 7' x 18', painted charcoal to match the stair bulkhead.
- The applicant is responsible for obtaining all required permits, including a building permit.
- Planters that are at least 4' from the railing shall be a maximum of 30" high. Planters located between 30" and 48" from the railing shall not be taller than 24" high. No planters are to be closer to the railing than 30".
- At no time shall the height of plants exceed 5' from the deck.

All improvements shall be carried out as shown in the plans and specifications submitted to HP staff, except as specified above. Changes to the approved plans and specifications and any additional work that may be undertaken must be reviewed and approved by this office prior to construction, alteration, or demolition. If, during the course of completing the approved work, conditions are encountered which prevent completing the approved work, or which require additional or alternative work, you must apply for and receive a Certificate of Appropriateness or Non-Applicability PRIOR to undertaking additional or alternative work. This Certificate is granted upon condition that the work authorized herein is commenced within twelve (12) months after the date of issuance. If the work authorized by this Certificate is not commenced within twelve (12) months after the date of issuance or if such work is suspended in significant part for

a period of one year after the time the work is commenced, such Certificate shall expire and be of no further effect; provided that, for cause, one or more extensions of time for periods not exceeding ninety (90) days each may be allowed in writing by the Department.

Sincerely,

A handwritten signature in cursive script that reads "Robert Wiener".

Robert Wiener, Preservation Compliance Coordinator

Cc: Deborah Andrews, Historic Preservation Program Manager