



Ann Machado <amachado@portlandmaine.gov>

Notice of Violation for rooming unit with cooking equipment

1 message

Ann Machado <amachado@portlandmaine.gov>
To: Danforth Inn <stay@danforthinn.com>

Thu, Mar 22, 2018 at 4:19 PM

Oscar & Pare -

I finally heard back from our lawyer in the City's Corporation Counsel. It is Corporation Counsel's determination that under the current C-15 Conditional Rezoning Agreement approved by the City Council on 11/29/04 the definition of bed and breakfast did not include the section "An owner, manager, or operator shall live in the building as a permanent resident". Since there was no provision for the "manager" or "operator" to live in the building, zoning cannot approve a rooming unit with kitchen equipment for the "overnight staff member".

I understand the need for a "manager" to be at the property during the night in case the guests need anything. With that in mind, zoning could approve a the addition of a sleeping room in the building as long as the room meets the building code and life-safety code. As a sleeping room, there can't be any kitchen equipment including a hot plate or small refrigerator. To add a sleeping room or make the existing sleeping room legal, please submit a Commercial Interior Alteration application to the Permitting and Inspections Department. Here is a link to the Permitting and Inspections Department on the City website: <http://www.portlandmaine.gov/1728/Permitting-Inspections> . From the home page you can read about the "Online Application Submission through Citizen Self Service" process and you can access the application from the Application tab on the left side.

You need to apply for this permit within 10 days of the date of this email or remove the room in the basement.

Please let me know if you have any questions.

Ann

Ann Machado
Zoning Administrator
Permitting and Inspections Department
City of Portland, Maine
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