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*Penny St. Louis Littell- Director of Planning and Urban Development
Marge Schmuckal, Zoning Administrator*

November 6, 2009

Bernstein Shur
100 Middle Street
PO Box 9729
Portland, ME 04104-5029
Attn: Susan Osborne

RE: 30-32 Deering Street/ Thomas Reed House LLC – 46-C-1 & 2 (the “Property”) –
R-6 Zone with a Historic Overlay Zone

Dear Ms. Osborne,

The Property is located within a R-6 Residential Zone with a Historic Overlay Zone. The most current building permit in our file is for a change of use dated June, 1953. The approved change of use in 1953 was from doctors’ offices and 3 apartments to doctors’ offices and 4 apartments. There were no more recent permits that denoted approved uses since 1953. The 1955 Portland Directory which outlines uses, both commercial and residential, shows the property to be doctors’ office and five apartments. The basis of the City of Portland’s Zoning Ordinance begins in 1957. Since our files show no building permits after 1957, I would default to the most current uses shown prior to 1957. Therefore, based on the 1955 Portland Directory, the legal use of the Property is doctors’ offices and five apartments. There is no certificate of occupancy on file.

I am not aware of any legal action(s) or contemplated legal action(s) against the Property.

If you have any questions regarding this matter, please do not hesitate to contact me at 874-8695.

Very truly yours,

Marge Schmuckal
Zoning Administrator

Enclosures