



Planning & Urban Development Department

Jeff Levine, AICP, Director

Ann Machado, Acting Zoning Administrator

March 31, 2015

Community Housing of Maine
309 Cumberland Ave., Suite 203
Portland, ME 04101
Attn: Brenda Sylvester

Re: 12 Boynton Street - "the Property" - 053-I-008 – R-6 Residential Zone

Dear Ms. Sylvester,

I am in receipt of your request for a determination letter concerning the property located at 12 Boynton Street. A Certificate of Occupancy was issued for the Property on January 27, 1986 listing the approved occupancy as "4 dwelling units". Since this is the most recent certificate of occupancy on file, the legal use of the property is four residential dwelling units. Multifamily dwelling are a permitted use in the R-6 Residential Zone under the Land Use Ordinance.

The proposed project is to "renovate and upgrade the property" maintaining the use as a four unit, multifamily dwelling. This proposed project is in compliance with Land Use Ordinance of Portland, Maine.

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

Yours truly,

Ann B. Machado
Acting Zoning Administrator
City of Portland, Maine
amachado@portlandmaine.gov
207.874.8709



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION 12 Boynton Street

Issued to Paul Dowd

Date of Issue January 27, 1986

This is to certify that the building, premises, or part thereof, at the above location, built—altered—changed as to use under Building Permit No. 85-1384, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES

entire

APPROVED OCCUPANCY

4 dwelling units

Limiting Conditions:

This certificate supersedes
certificate issued

Approved:

1/27/86
(Date)

Kenneth A. Taylor
Inspector

[Signature]
Inspector of Buildings

Notes: This certificate identifies lawful use of building or premises and ought to be transferred from owner to owner when property changes hands. Copy will be furnished to owner or lessee for one dollar.