

May 26, 2016



ALPHAarchitects

Barbara Barhydt
Development Review Manager
Planning Department
City of Portland
379 Congress Street
Portland ME 04101

RE: CBL 076 A031001
Site Plan Modifications
17 Westfield Street
Portland ME 04101

Dear Barbara,

The applicant is 17 Westfield, LLC, 408 Fore Street, Portland ME 04101, 949-606-6080. The Project Architect is Mark Sengelmann of ALPHAarchitects, 17 Chestnut St, Portland ME 04101 (207) 761-9500. The property is in the IL zone.

The applicant is seeking to add (2) fenced Flex Spaces for rent to his property for use by "building contractors and outside storage of related construction equipment, provided that there shall be no outside storage of materials and supplies" allowable by Zoning 14-232 (g). This permitted use does not require setbacks since there is no building.

The 4 previously authorized building industrial uses (Brewery, Sewing, Woodworking and Storage) are all permitted uses in the zone. There are no additions or changes proposed to the exterior of the building. The post construction impervious area will be increased by 855sf. This modification is allowable with Administrative Authorization.

Please find attached the Administrative Authorization application.

Sincerely,
ALPHAarchitects

A handwritten signature in black ink, appearing to read "Mark Sengelmann". The signature is fluid and cursive, with a long horizontal stroke extending to the right.

Mark Sengelmann, NCARB
Maine Licensed Architect

Cc: Richard Packard, 17 Westfield, LLC
Encl. Administrative Authorization application, AS-1, Pre & Post Construction AS-1.

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