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Inspection Services P. Samuel Hoffses Chief



Planning and Urban Development Joseph E. Gray Jr. Director

CITY OF PORTLAND

June 26, 1995

RE: 1199 Congress Street

Morris & Lynn G. Silver c/o Al Ober 1199 Congress St. Portland, ME 04102

Dear Mr. Silver,

On August 1993, the City reviewed and approved a site plan that you had submitted. As of this date, very little of that site plan has been adhered to. It has come to our attention that you have extended your business use onto an abutting property. You have also failed to follow that approved site plan. These actions activate the requirement for an amended site plan review.

It will be necessary to apply immediately for a revised site plan review. If there is no application within 30 days of receipt of this letter, this matter will be turned over to our Corporation Counsel for further action.

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

Sincerely,

Marge Schmuckal Asst. Chief of Inspection Services

/el

cc: Joseph E. Gray, Jr., Director of Planning and Urban Development Alex Jaegerman, Chief Planner Deborah Andrews, Senior Planner P. Samuel Hoffses, Chief of Inspection Services Kevin Carroll, Code Enforcement Officer Donna Katsiaficas, Assoc. Corporation Counsel

Tom Kane 6/23/95 Morris Silver Aug 93 city approved a sofa PLAN - Never completed per has purchased The LATry Residence behind himan MASACH. Are using AS An office ON plant 3 - @ NO lined park on handreap Spaces Rous Annin 3 proposed Addition > Never been built @ stockade finces bes is removed 3 Dunpstas have been moved back behind The Larry GARAGE 6) BACK Trees & hedges have All been Tippedout (1) Storense vehich not registered behind The Larry garage (3) Has removed the cham link for a entirely (4) remove Addition has not been done (into The setback) (2) Femar Add Stockade Fience pot Added 11) No performance Gumenthe -30 DAY OF Refer to cap Gasel-Needs & revised plan Now NS Abusinessuse - expansion fuse certifies i regi plain White Eavelope

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3 Teal Road Tel. 617-246-5400

Division of Diversified Industries, Inc.

Wakefield, MA 01880 Fax 617-246-5796 Planning & Urban Development



Joseph E. Gray Jr. Director

August 23, 1993

CITY OF PORTLAND

Mr. Morris Silver 1199 Congress Street Portland, ME 04102

Re: 1199 Congress Street

Dear Mr. Silver:

On August 20, 1993, the Portland Planning Authority granted minor site plan approval for building renovations and site improvements at 1199 Congress Street. The approval is based on the following condition:

 That sixteen (16) lineal feet of granite curbing be secured to the pavement between the gas pumps and the Congress Street sidewalk, as shown in the previously-submitted site plan (9/20/93).

The approval is based on the revised site plan, dated 7/22/93. If you need to make any modifications to the approved site plan, you must submit a revised site plan for staff review and approval. The site plan approval will be deemed to have expired unless work in the development has commenced within one (1) year of the approval or within a time period agreed upon in writing by the City and the applicant. A performance guarantee in a form acceptable to the City of Portland and an inspection fee equal to 1.7% of the performance guarantee will have to be posted before a building permit can be issued. A defect bond, consisting of 10% of the performance guarantee, must be posted before the performance guarantee will be released.

If there are any questions, please contact the Planning Staff.

sincerely,

Dreph E. Gray, Jr. (24

Joseph B. Gray, Jr. Director of Planning and Urban Development

Joseph E. Gray, Jr., Director of Planning and Urban Development cc: Alexander Jaegerman, Chief Planner Deborah G. Andrews, Senior Planner P. Samuel Hoffses, Chief of Building Inspections William Giroux, Zoning Administrator John Rague, Principal Engineer Melodie Esterberg PE, Project Engineer George Flaherty, Director of Parks and Public Works William Bray, Deputy Director of Parks and Public Works Jeff Tarling, City Arborist Natalie Burns, Associate Corporation Counsel Lt. Gaylen McDougall, Fire Prevention Paul Niehoff, Materials Engineer Louise Chase, Building Permit Secretary Approval Letter File

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