



# PORTLAND MAINE

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

February 12, 2009

Christos Zoulamis  
Papou's Kitchen  
276 Woodford Street  
Portland, ME 04102

RE: 276 Woodford Street – 123 F020 – B-1 – wholesale/manufacturing business

Dear Mr. Zoulamis,

This letter is a follow up to the telephone conversation we had earlier today about your business at 276 Woodford Street. I called you to ask what your business consisted of because I was checking the zoning for your application for a food service license from the city's clerk's office. You told me that 99% of your business was manufacturing and wholesale. You said that you prepared falafel which you sold to various stores and restaurants. The other 1% of your business was retail at 276 Woodford Street.

276 Woodford Street is located in the B-1 business zone. Section 14-162 of the ordinance lists the permitted uses in the B-1 zone and section 14-163 lists the conditional uses that are permitted. Production for wholesale is not included as a permitted or a conditional use. Section 14-164 states that uses "not enumerated in sections 14-162 and 14-163 as either permitted or conditional uses are prohibited". Since it is prohibited in the B-1 zone, you must stop cease your manufacturing and wholesale business.

You have thirty days to remove your manufacturing and wholesale business from the premises. An inspection has been scheduled for March 12, 2009 to make sure that you have complied with this.

Please feel free to call me at 874-8709 if you have any questions. We can work with you to be sure that any new location complies with the underlying zoning.

Yours truly,

Ann B. Machado  
Zoning Specialist  
(207) 874-8709

Cc: Alexandra Murphy, City Clerk's Office