

SITE DATA

LOCATION: 1342 CONGRESS STREET
 PORTLAND, MAINE
 TAX MAP 191 LOTS B-16/77
 OWNER: ROMAN CATHOLIC BISHOP OF PORTLAND
 510 OCEAN AVENUE
 PORTLAND, MAINE 04103

ZONING DISTRICT: R-5 RESIDENTIAL ZONE

PROPOSED USE: NEIGHBORHOOD CENTER AND SCHOOL.*

*ALLOWED WITH CONDITIONAL USE APPROVAL

DIMENSIONAL REQUIREMENTS:

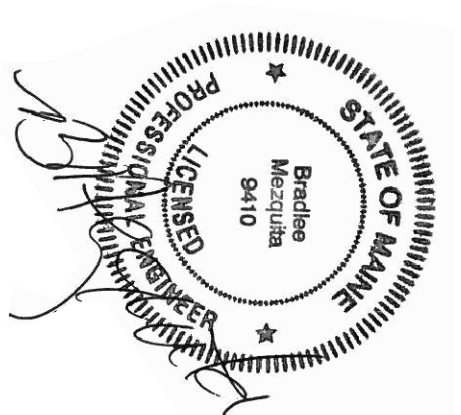
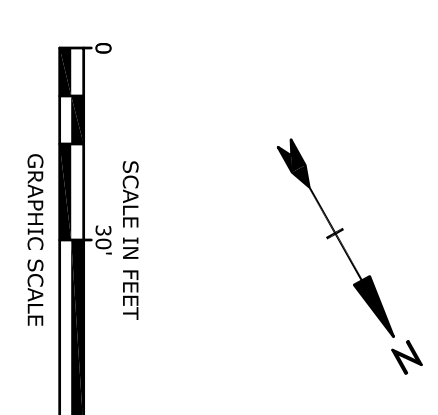
MINIMUM LOT AREA:	REQUIRED	PROVIDED
MINIMUM FRONT YARD SETBACK:	43,550 SF	94,181 SF
MINIMUM SIDE YARD SETBACK:	20 FT	20.8 FT
MINIMUM REAR YARD SETBACK:	8 FT	8.9 FT
MINIMUM SIDE SETBACK:	20 FT	20.8 FT
MINIMUM REAR SETBACK:	20 FT	20.8 FT
MINIMUM MAXIMUM HEIGHT:	35 FT	23.4 FT
		<35 FT

PARKING REQUIREMENTS:

PARKING STALL LAYOUT:	REQUIRED	PROVIDED
STANDARD 90°:	9' X 18'	9' X 18'
DRIVE ALONG (W/IN TRAFFIC):	24 FT	24 FT
PARKING SPACES REQUIRED:		
NEIGHBORHOOD CENTER = 1 SPACE/150 SF	30 SPACES	
(4,575 SF) 1 SPACE/750SF =		
SCHOOL = 1 SPACE/STAFF MEMBER	14 SPACES	
(14 STAFF MEMBERS) 1 SPACE =		
OFFICE = 1 SPACE/400 SF	5 SPACES	
(2,000 SF) 1 SPACE/400SF =		
TOTAL PARKING REQUIRED	49 SPACES	50 SPACES

PROPOSED
 NEIGHBORHOOD CENTER
 418,200 SF

CONGRESS STREET
 (WALKWAY WITH PUBLIC WALK)



Jewish Community Alliance of Southern Maine
 Proposed Neighborhood Center
 Portland, Maine

April 03, 2015

2. 02/27/15 REVISED FOR PB SUBMISSION	
1. 08/15 REVISED FOR PB WORKSHOP	
Drawn Date Description	
PROJECT NO.:	J-0096
FILE:	J0094-SITE.dwg
DRAWN BY:	GWH
CHECKED:	BLM
APPROVED BY:	BLM

OVERALL SITE PLAN
 SCALE: AS SHOWN
 C-2A