



PORTLAND MAINE

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

November 29, 2010

Hakken Properties LLC
PO Box 10379
Portland, ME 04101

Re: 34 Rainmaker Drive (585 Riverside Street) – 306 B006201 – IM Zone – illegal nail salon

To Whom It May Concern:

It has come to the attention of our office that there is a nail salon at 34 Rainmaker Drive. We have no permit on file for a nail salon at that address. 34 Rainmaker Drive is located in the I-M Industrial zone. Section 14-247 of the ordinance lists the uses that are permitted in the I-M zone. Section 14-248 lists what are called performance based uses that are allowed and section 14-248.1 lists one specific conditional use that is allowed. Section 14-249 states that uses that are not expressly enumerated as a permitted use are prohibited. A nail salon is considered a personal service. Personal service is not a permitted use in the I-M zone. Since it is not a permitted use in this zone, it is illegal and needs to be removed.

Your property needs to be brought into compliance as soon as possible. Please call me at 874-8709 as soon as you receive this letter, so that we can discuss what needs to be done to achieve compliance.

You have the right to appeal my decisions. If you wish to exercise your right to appeal, you have thirty days from the date of this letter in which to appeal. If you should fail to do so, my decision is binding and not subject to appeal. Please contact this office for the necessary paperwork that is required to file an appeal.

Yours truly,

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

Cc. file