

Exhibit 10

City Master Plan

Exhibit 10: City Master Plan Consistency

The Allagash Brewery is currently located in the moderate intensity industrial zone (I-M). The site is accessed from Industrial Way which intersects Riverside Street, north of Forest Avenue.

The expansion meets the current zoning requirements. In addition, the expansion will create additional jobs as Allagash Brewery's business continues to grow. This is consistent with the Portland's Comprehensive Plan as posted on the City of Portland website.

Specifically, in the Portland Industry and Commerce section of Portland's Goals and Policies for the Future, State Goal C strives "to promote an economic climate which increases job opportunities and overall economic well-being". Additionally, in the Industrial Zones section of the Future Land Use Plan, "no changes to the zone are anticipated".