

# **Exhibit 5**

---

## **Assessment of Zoning**

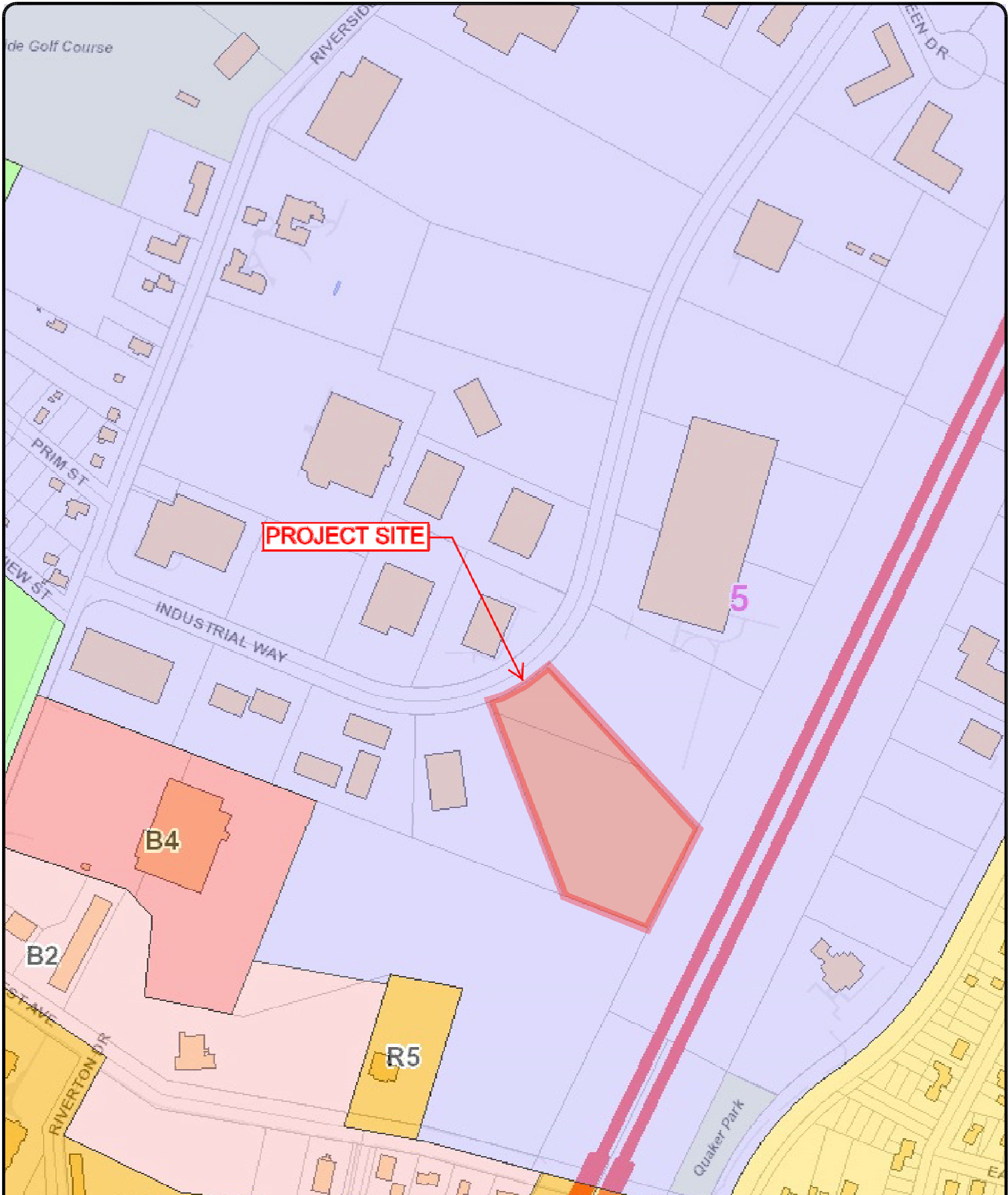
**Assessment of Zoning**

A copy of the zoning map indicating the location of the project site is provided. As depicted, the subject parcel is located entirely within the medium intensity industrial zone (I-M); and does not abut any other City zoning districts.

The anticipated tenant is Allagash Brewing Company with incidental accessory uses including: meeting spaces, lunch room/break area, locker rooms with shower facilities and an employee fitness area. Incidental accessory uses are permitted uses as described in Section 14-247.s of the City of Portland Code of Ordinances.

In accordance with the dimensional requirements defined in Section 14-250 of the City of Portland Code of Ordinances, the proposed development meets or exceeds the requirements as follows:

	<u>Ordinance Requirement</u>	<u>Provided</u>
Min. Lot Size	none	3.24 acres
Max. impervious ratio	75%	28.1%
Max. building height	75 feet	18 feet
Min. side yard	1 ft. per 1 ft. of building height	20 feet
Min. rear yard	1 ft. per 1 ft. of building height	20 feet
Min. front yard	1 ft. per 1 ft. of building height	29.9 feet
Min. street frontage	60 feet	150 feet
Pavement setback	10 feet	12.8 feet



**SEBAGO**  
 TECHNICS  
 WWW.SEBAGOTECHNICS.COM  
 75 John Roberts Rd. Suite 1A South Portland, ME 04106 Tel. 207-200-2100  
 250 Goddard Rd. Suite B Lewiston, ME 04240 Tel. 207-783-5656

ZONING MAP  
 OF LOT 5 TURNPIKE INDUSTRIAL PARK  
 LOCATION: INDUSTRIAL WAY  
 PORTLAND, MAINE  
 FOR: ZONING MAP AND PARCEL DATA  
 THE CITY OF PORTLAND GIS

SCALE: N.T.S.  
 DATE: 05/21/15  
 SHEET: 1 OF 1