

Exhibit 9

Traffic Analysis

Parking Summary for Allagash Brewing Company

Existing Parking

Allagash Brewing Company has a total of 94 employees with 69 employees (distributed over three shifts) at their facility at 50-100 Industrial Way. As a result of the recent expansion to their facility, there are 74 parking spaces on-site. Ten (10) spaces are utilized by employees and 64 spaces are reserved for visitors. Allagash leases five (5) employee parking spaces at 57 Industrial Way and leases another 35 employee parking spaces at 125 Industrial Way on a month-to-month basis.

Proposed Parking

Allagash anticipates continued growth of their business and expansion of their staff to include approximately 7-10 new employees each year. The new parking lot proposed for 81 Industrial Way (Lot 5) is intended to provide a long-term stable parking arrangement for the current employees and the future increases to their staff. The proposed facility will provide interior space and parking for company-wide events. Additionally, the building will include meeting spaces, lunch room/break area, locker rooms with shower facilities and an employee fitness area.

With the construction of Lot 5, Allagash would have access to the 75 new parking spaces for current and future employees. This will allow Allagash to discontinue leasing the 40 parking spaces at 57 and 125 Industrial Way. Allagash would maintain the existing 74 parking spaces at 50-100 Industrial Way (10 for employees, 64 for visitors).

Memorandum

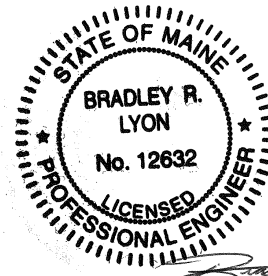
To: Richard Meek, P.E., Senior Project Engineer, Sebago Technics

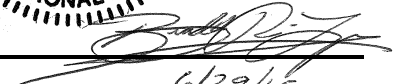
From: Bradley Lyon, P.E., PTOE, Senior Transportation Engineer, Sebago Technics

STI Project #: 04479

Date: June 29, 2015

Subject: Existing Trip Generation @ 50 Industrial Way
Portland, ME




6/29/15

Project Description

Existing trip generation for the Allagash Brewery Company at 50 Industrial Way has been determined per a request from Thomas Errico, P.E of T.Y. Lin to Jean Fraser, Planner at the City of Portland in an email dated 6/16/15 which stated the following:

“The applicant should provide information as it relates to proposed uses at Allagash Brewery Company that will be occupying space vacated by the office users moving to the new building. Additionally, the applicant should provide a summary of traffic generation to the site historically and whether in combination of all prior expansion plans (and actual trip generation), the project requires a Traffic Movement Permit”.

Given the unique characteristics of this development, information was requested from Allagash Brewery regarding employee shifts, brewery tours and hours of operation to try to accurately determine trip generation for the facility. Weekday employee shifts are generally as follows:

7 Employees (5 AM – 2 PM)
35 Employees (7-9 AM – 4-6 PM)
9 Employees (12-1 PM – 11 PM)

The facility also hosts 1 hour tours between the hours of 11:00 AM to 6:00 PM during the weekday which can accommodate up to 25 people in an hour.

On weekends, the facility has 8 employees working with hourly tours operating. It should also be noted that a 1,800 sf “tasting room” is also open outside of these scheduled tours.

Weekday Trip Generation

Existing trip generation for the facility was determined by performing turning movement counts between the hours of 4-6 PM last Thursday June 25th in an attempt to capture the largest employee shift and active tours. All four site drives were counted in addition to 57 Industrial Way where 5 parking spots are leased and 125 Industrial Way where 25 parking spots are leased. In order to determine whether traffic associated with Allagash Brewery occurred at these lots, trips were only logged if pedestrians were seen entering or existing the 50 Industrial Way lot from one of these two leased locations. This two hour count identified the peak hour of the facility to be between 5:00 PM to 6:00 PM which resulted in the following breakdown by driveway location (note that Allagash Drive #1 is the driveway furthest to the West and increases accordingly as you move to the East on Industrial Way):

Table 1
Existing Traffic Counts from 5:00 PM to 6:00 PM

Description	Entering Trips	Exiting Trips	Total Trips
Allagash Site Drive #1	8	14	22
Allagash Site Drive #2	23	26	49
Allagash Site Drive #3	2	4	6
Allagash Site Drive #4	2	11	13
Total of All Driveways	35	55	90

Of these 90 trips, 1 pedestrian walked from 50 Industrial Way to 5 Industrial Way and exited this lot while 8 pedestrians walked from 50 Industrial Way to 125 Industrial Way exiting from this lot, resulting in 81 total trips directly accessing the 50 Industrial Way lot. Details of the turning movement counts that were performed at the site can be found in Attachments 1-6.

Weekend Trip Generation

Due to an event at Allagash this past Saturday and the 4th of July Holiday this coming Saturday existing traffic operations have not been observed and instead have been calculated utilizing the following three assumptions:

1. 8 Total Employees arriving and departing outside of the scheduled 1 hour tours (results in 0 trips during the Peak Hour of the Generator).
2. 1 Hour Tour maxes out at 25 people. An assumption has been made that 2 people result in 1 trip (2 people ride in together on average). As a worst case scenario we can assume that 25 people arrive at the beginning of one hour, while an additional 25 people depart the site at the end of a tour occurring the hour before the peak which results in 25 total trips (50 people / 2) in an hour.
3. In addition to the tours there is a 1,800 sf "tasting room". The Institute of Transportation Engineer's (ITE's) 9th Edition, Land Use Code 925, Drinking Place was used which has a rate of 15.49 trips per 1,000 SF in the PM Peak Hour of the Generator (there is no rate for Saturday). Utilizing this rate results in 28 additional trips (15.49 * 1.8).

Utilizing these assumptions it has been calculated that the 50 Industrial Way lot would generate **53 total trips in the Saturday peak hour**.

Summary

In summary, the existing 50 Industrial Way lot generates **90 trips from our observations last Thursday in the weekday peak hour and 53 trips in the Saturday peak hour** as a result of our assumptions and calculations. Given these facts, the existing 50 Industrial Way does not need a Traffic Movement Permit from MaineDOT as the peak hour trip generation does not exceed the minimum threshold of 100 trips.

Attachments:

1. Allagash Drive #1 TMC Report
2. Allagash Drive #2 TMC Report
3. Allagash Drive #3 TMC Report
4. Allagash Drive #4 TMC Report
5. 125 Industrial Way TMC Report
6. Total Site Generated Trips Report

N/S Street: Allagash - Drive 1
 E/W Street: Industrial Way
 City / State: Portland, ME
 Date: 6-25-15
 Weather: Clear

Start Time	Allagash - Drive 1 From North		Industrial Way From West		Industrial Way From East	
	Left	Right	Left	Thru	Right	Thru
4:00 PM	0	3	1	7	0	16
4:15 PM	0	0	0	11	0	17
4:30 PM	0	0	0	10	0	12
4:45 PM	0	1	1	9	0	9
Total	0	4	2	37	0	54
5:00 PM	0	7	1	7	0	17
5:15 PM	0	0	0	7	0	17
5:30 PM	0	2	7	0	0	15
5:45 PM	0	5	0	5	0	8
Total	0	14	8	19	0	57

N/S Street: Allagash - Drive 2 / 57 Industrial Way Drive

E/W Street: Industrial Way

City / State: Portland, ME

Date: 6-25-15

Weather: Clear

Start Time	Allagash - Drive 2 From North			57 Industrial Way Drive From South	Industrial Way From West		Industrial Way From East	
	Left	Thru	Right	Thru	Left	Thru	Right	Thru
4:00 PM	1	0	5	0	4	3	0	12
4:15 PM	1	1	5	0	5	6	1	13
4:30 PM	0	0	2	0	5	5	1	10
4:45 PM	0	1	2	0	5	4	0	8
Total	2	2	14	0	19	18	2	43
5:00 PM	5	1	2	0	6	1	1	13
5:15 PM	1	0	9	0	4	0	0	13
5:30 PM	0	0	3	0	6	1	0	13
5:45 PM	1	0	4	0	4	0	2	5
Total	7	1	18	0	20	2	3	44

N/S Street: Allagash - Drive 3
 E/W Street: Industrial Way
 City / State: Portland, ME
 Date: 6-25-15
 Weather: Clear

Start Time	Allagash - Drive 3 From North		Industrial Way From West		Industrial Way From East	
	Left	Right	Left	Thru	Right	Thru
4:00 PM	0	1	0	3	0	12
4:15 PM	0	1	1	7	1	13
4:30 PM	0	1	0	3	0	10
4:45 PM	0	0	0	4	0	8
Total	0	3	1	17	1	43
5:00 PM	0	2	0	2	0	15
5:15 PM	0	1	0	1	0	10
5:30 PM	0	1	1	0	0	12
5:45 PM	0	0	0	1	0	6
Total	0	4	1	4	0	43

N/S Street: Allagash - Drive 4
 E/W Street: Industrial Way
 City / State: Portland, ME
 Date: 6-25-15
 Weather: Clear

Start Time	Allagash - Drive 4 From North		Industrial Way From West		Industrial Way From East	
	Left	Right	Left	Thru	Right	Thru
4:00 PM	0	0	1	3	0	12
4:15 PM	1	0	1	5	0	16
4:30 PM	0	0	0	5	0	11
4:45 PM	0	0	1	3	0	5
Total	1	0	3	16	0	44
5:00 PM	0	1	0	2	0	10
5:15 PM	0	0	1	1	0	9
5:30 PM	0	0	0	0	1	11
5:45 PM	0	2	0	1	0	4
Total	0	3	1	4	1	34

N/S Street: Allagash - Drive 4 / 125 Industrial Way

City / State: Portland, ME

Date: 6-25-15

Weather: Clear

Start Time	Allagash - Drive 4 From North Thru	125 Industrial Way From South Thru
4:00 PM	0	0
4:15 PM	2	0
4:30 PM	4	0
4:45 PM	1	0
Total	7	0
5:00 PM	3	0
5:15 PM	3	0
5:30 PM	1	0
5:45 PM	1	0
Total	8	0

N/S Street: Allagash - Drive 4
 E/W Street: Industrial Way
 City / State: Portland, ME
 Date: 6-25-15
 Weather: Clear

Start Time	Allagash - Drive 1		Allagash - Drive 2		Allagash - Drive 3		Allagash - Drive 4		All Driveways	
	Enter	Exit	Enter	Exit	Enter	Exit	Enter	Exit	Enter	Exit
4:00 PM	1	3	4	6	0	1	1	0	6	10
4:15 PM	0	0	6	7	2	1	1	3	9	11
4:30 PM	0	0	6	2	0	1	0	4	6	7
4:45 PM	1	1	5	3	0	0	1	1	7	5
Total	2	4	21	18	2	3	3	8	28	33
5:00 PM	1	7	7	8	0	2	0	4	8	21
5:15 PM	0	0	4	10	1	1	1	3	6	14
5:30 PM	7	2	6	3	1	1	1	1	15	7
5:45 PM	0	5	6	5	0	0	0	3	6	13
Total	8	14	23	26	2	4	2	11	35	55