



CITY OF PORTLAND

August 25, 2003
Dodi Sidelinger
267 Allen Avenue – apt #1
Portland, ME 04103

RE: 1424 Washington Ave – 344-G-032 - R-P Residential-Professional Zone –
Permit application #03-1012 (change of use) & #03-1013 (sign permit)

Dear Dodi,


I am in receipt of your permit application to change the use of this property from an office space to a salon on the first floor only. Your permit has been denied because it does not meet the requirements of the R-P Residential-Professional Zone in which it is located.

Section 14-147 specifically excludes personal services such as a beauty shop or salon from the list of permitted uses. Therefore this permit has been denied.

In conjunction with this use denial, your permit application for a new freestanding sign is also denied. Signs are considered to be an accessory use to a permitted use. Since your principal use permit has been denied, you have no rights to an accessory sign. I would also like to point out at this time that your plans did not state whether the existing freestanding sign would remain or be eliminated. There was also no indication as to the height of your proposed sign. These are required items that need to be submitted before a sign permit could be allowed.

You have the right to appeal my decision concerning use. If you wish to exercise your right to appeal, you have thirty (30) days from the date of this letter in which to appeal. Please note that use variances are a very difficult appeal to have granted by the Zoning Board of Appeals. If you should fail to appeal within the given timeframe, my decision is binding and not subject to appeal. Please contact this office for the necessary paperwork that is required to file an appeal.

Very truly yours,


Marge Schmuckal, Zoning Administrator