
Re: 1363 Washington Ave., CBL: 401 A0002001

1 message

Jean Fraser <jf@portlandmaine.gov>
To: Courtney Krupinsky <ckrupinsky@fellmankapilian.com>

Mon, Apr 29, 2019 at 2:04 PM

Courtney

As noted in the earlier correspondence, the City does not issue the kind of letter that you had requested. Below I have set out the current zoning status of this site.

At the time the use for a restaurant and drive-through were approved in 2016 (approval letter attached), the use was a permitted use in the B2 zone because it did not abut a residential zone. I attach the zoning text that was in place at that time (see 14-182 (b) 18.).

Since then any drive through use is a conditional use in the B2 zone (see current 14-182 Use Table).

The 2019 amended site plan application was for a minor amendment to address a condition of approval in the 2016 site plan approval, and therefore was not subject to the conditional use standards as the use was already established. The amended plan was approved on April 12, 2019 (approval letter attached).

I attach the Certificate of Occupancy related to the 2016/2017 approvals and permits.

Thank you
Jean

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On Sat, Apr 27, 2019 at 10:54 PM Courtney Krupinsky <ckrupinsky@fellmankapilian.com> wrote:

Hi Jean! Thank you very much! I'll take the correct facts over incorrect ones any day of the week!

Frankly, I suspected there was more there than I was told about by my client 😊.