



CITY OF PORTLAND, MAINE

ZONING BOARD OF APPEALS

Todd Morse, Chair
Andrew Weaver, Secretary
Dan Black
Laura Burden
Thomas Loureiro
Nancy English
Ryan Lizanecz

ZONING BOARD OF APPEALS DECISION FROM SEPTEMBER 18, 2025

To: City Clerk
From: Ann Machado, Zoning Administrator
Date: September 19, 2025
RE: Actions taken by the Zoning Board of Appeals on September 18, 2025 at a hybrid meeting

Attendance: Todd Morse (Chair), Andrew Weaver (Secretary), Thomas Loureiro, Ryan Lizanecz and Nancy English present. Dan Black and Laura Burden absent.

1. New Business

- A. Undue Hardship Variance ([ZBA-003449-2025](#))**
84 Auburn ST, 84 Auburn, LLC, Tax Map 375, Block A, Lot 026, B-1 Mixed-Use Zone: The applicant is seeking a Hardship Variance for relief from the maximum number of building mounted signs permitted for the property [Table 19-G] and from the maximum area allowed for freestanding directional signs [Table 19-S]. Representing the owner is Kyle Gahm. **The Board voted 5-0 to deny the appeal.**

2. Adjournment . The meeting started at 6:00 pm and adjourned at 7:00 pm.

cc: Danielle West, City Manager
Kevin Kraft, Director Planning & Urban Development
City Councilors
Planning Board Members