

15-21 TURNER STREET



Full cut #920R - Half cut #1202R - Thin cut #920SR - Film cut #920SR



APPLICATION FOR PERMIT

PERMIT ISSUED

Class of Building or Type of Structure Third Class

Permit No. 0356
APR 28 1943

Portland, Maine, April 26, 1943

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to erect alter install the following building structure equipment in accordance with the Laws of the State of Maine, the Building Code of the City of Portland, plans and specifications, if any, submitted herewith and the following specifications:

Location 31 Turner Street Within Fire Limits? YES Dist. No. 3
 Owner's or Lessee's name and address Stanton Skolfield, 13th Morning Street Telephone _____
 Contractor's name and address Alfred Niles, 44 Bay St. Telephone 2-374
 Architect _____ Plans filed _____ No. of sheets _____
 Proposed use of building _____ No. families _____
 Other buildings on same lot _____
 Estimated cost \$ _____ Fee \$.50

Description of Present Building to be Altered

Material _____ No. stories _____ Heat _____ Style of roof _____ Roofing _____
 Last use 2 - 1 car garage No. families _____

General Description of New Work

to demolish two existing 1 car garage, each 12' x 17'

It is understood that this permit does not include installation of heating apparatus which is to be taken out separately by and in the name of the heating contractor.

Details of New Work

Is any plumbing work involved in this work? _____
 Is any electrical work involved in this work? _____ Height average grade to top of plate _____
 Size, front _____ depth _____ No. stories _____ Height average grade to highest point of roof _____
 To be erected on solid or filled land? _____ earth or rock? _____
 Material of foundation _____ Thickness, top _____ bottom _____ cellar _____
 Material of underpinning _____ Height _____ Thickness _____
 Kind of roof _____ Rise per foot _____ Roof covering _____
 No. of chimneys _____ Material of chimneys _____ of lining _____
 Kind of heat _____ type of fuel _____ Is gas fitting involved? _____
 Framing lumber—Kind _____ Dressed or full size? _____
 Corner posts _____ Sills _____ Girt or ledger board? _____ Size _____
 Material columns under girders _____ Size _____ Max. on centers _____
 Studs (outside walls and carrying partitions) 2x4-16" O. C. Girders 6x8 or larger. Bridging in every floor and flat roof span over 8 feet. Sills and corner posts all one piece in cross section.
 Joists and rafters: 1st floor _____, 2nd _____, 3rd _____, roof _____
 On centers: 1st floor _____, 2nd _____, 3rd _____, roof _____
 Maximum span: 1st floor _____, 2nd _____, 3rd _____, roof _____
 If one story building with masonry walls, thickness of walls? _____ height? _____

If a Garage

No. cars now accommodated on same lot _____ to be accommodated _____
 Total number commercial cars _____
 Will automobile repairs be done other than minor repairs to cars habitually stored in the proposed building? _____

Miscellaneous

Will above work require removal or disturbing of any shade tree on a public street? _____
 Will there be in charge of the above work a person competent to see that the State and City requirements pertaining are observed? yes
 Signature of owner By Stanton Skolfield
Alfred Niles

c.u.

Permit No. 43/356

Location 313 Twines St.

Owner Stanley Skoloff

Date of permit 4/26/43

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn. 26-27

Cert. of Occupancy issued

NOTES

INVESTIGATION

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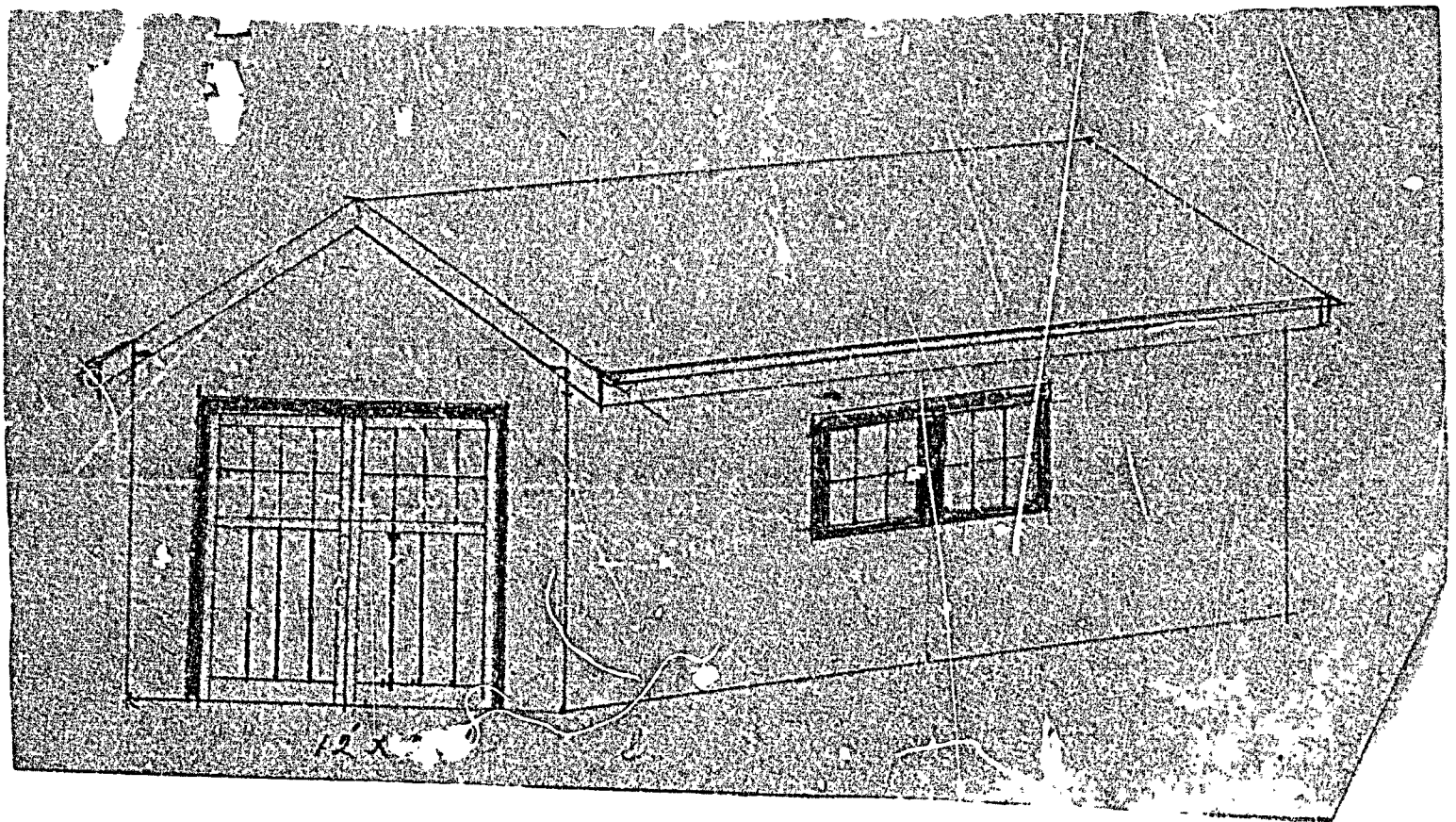
STATEMENT ACCOMPANYING APPLICATION FOR BUILDING PERMIT
for one car garage 12' x 20'
at 15-21 Turner Street

Date 9/22/33

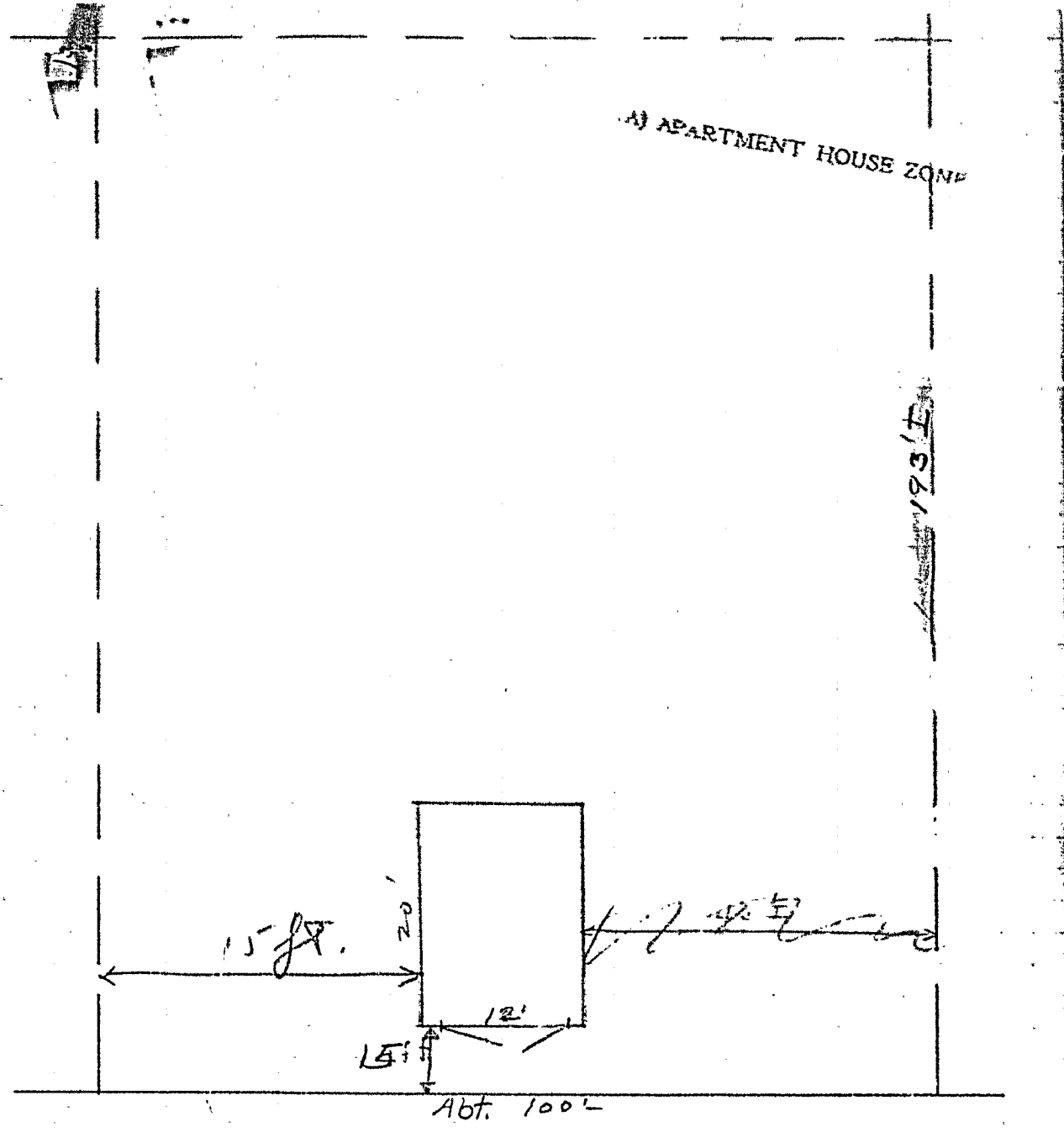
Albert
James

1. In whose name in the title of the property now recorded? James
2. Are the boundaries of the property in the vicinity of the proposed work shown clearly on the ground, and how? Iron stakes
3. Is the outline of the proposed work now staked out upon the ground? No If not, will you notify the Inspection Office when the work is staked out and before any of the work is commenced? Yes
4. What is to be maximum projection or overhang of eaves or drip? 6 in.
5. Do you assume full responsibility for the correctness of the location plan or statement of location filed with this application, and does it show the complete outline of the proposed work on the ground, including bay windows, porches, and other projections? Yes
6. Do you assume full responsibility for the correctness of all statements in the application concerning the sizes, design and use of the proposed building? Yes
7. Do you understand that in case changes are proposed in the location of the work or in any of the details specified in the application that a revised plan and application must be submitted to this office before the changes are made? Yes

James Albert



A) APARTMENT HOUSE ZONE



TURNER ST. To Eastern Pt on

Proposed Garage FOR
James Alberts. 9/24/21
15-21 Turner St.



APARTMENT HOUSE ZONE

APPLICATION FOR PERMIT

PERMIT ISSUED

Class of Building or Type of Structure Third Class OCT 28 1933

Portland, Maine, September 22, 1933

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to erect ~~alter~~ install the following building structure equipment in accordance with the Laws of the State of Maine, the Building Code of the City of Portland, plans and specifications, if any, submitted herewith and the following specifications:

Location 15-21 Turner Street Ward 1 Within Fire Limits? yes Dist. No. 3
Owner's or lessee's name and address James and Herman Albert, 110 Morning St. Telephone 5-1812
Contractor's name and address Owner Telephone _____
Architect's name and address _____
Proposed use of building 1 car garage No. families _____
Other buildings on same lot none
Plans filed as part of this application? yes No. of sheets 1
Estimated cost \$ 75. Fee \$.50

Description of Present Building to be Altered

Material _____ No. stories _____ Heat _____ Style of roof _____ Roofing _____
Last use _____ No. families _____

General Description of New Work

To erect one car frame garage 12' x 20'
(attached on side wall)

Approved and Permit Granted by Special Order of Board of Municipal Officers 10/2/33

It is understood that this permit does not include installation of heating apparatus which is to be taken out separately by and in the name of the heating contractor

Details of New Work

Height average grade to top of plate 8'
Size front 12' depth 20' No. stories 1 Height average grade to highest point of roof 14'
To be erected on solid or filled land? solid earth or rock? earth
Material of foundation concrete sills Thickness, top _____ bottom _____
Material of underpinning _____ Height _____ Thickness _____
Kind of Roof pitch Rise per foot 6" Roof covering Asphalt shingles Class C Dnd. Lub.
No. of chimneys no Material of chimneys _____ of lining _____
Kind of heat no Type of fuel _____ Is gas fitting involved? _____
Corner posts 4x4 Sills 4x6 Girt or ledger board? _____ Size _____
Material columns under girders _____ Size _____ Max. on centers _____
Studs (outside walls and carrying partitions) 2x4-16" O. C. Girders 6x8 or larger. Bridging in every floor and flat roof span over 8 feet. Sills and corner posts all one piece in cross section.
Joists and rafters: 1st floor cinder, 2nd _____, 3rd _____, roof 2x4
On centers: 1st floor _____, 2nd _____, 3rd _____, roof 2'
Maximum span: 1st floor _____, 2nd _____, 3rd _____, roof _____
If one story building with masonry walls, thickness of walls? _____ height? _____

If a Garage

No. cars now accommodated on same lot none, to be accommodated 1
Total number commercial cars to be accommodated none
Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? no

Miscellaneous

Will above work require removal or disturbing of any shade tree on a public street? no
Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? yes

INSPECTION COPY Signature of owner James Albert

Olivier A. Sanborn
CHIEF OF FIRE DEPT.

6916

Ward 1 Permit No. 33/1464
21 Turner St.
Owner James Albert et al
Date of permit 10/3/33
Notif. closing-in
Inspn. closing-in
Final Notif.
Final Inspn. 10/24/33. o.k.
Cert. o. Occupancy issued None

NOTES

7/31/33 - Inspection checked ok
10/6/33. Work not started. o.k.
11/10/33. Same. o.k.
11/16/33 Same. o.k.
10/20/33 Frame up. Boardings o.k.

7 1437

3749

File

October 29, 1930

PETITION OF JAMES ALBERT SEEKING PERMISSION TO ERECT A THREE STORY WOODEN TENEMENT HOUSE ON TURNER STREET WITHIN THE LIMITS OF FIRE DISTRICT #3.

A public hearing was held upon this petition before the Committee on Zoning and Building Ordinance Appeals October 29th. Present for the City were Councillors Wallace and Craig, and the Inspector of Buildings.

Mr. Albert appeared in support of the petition, and stated that it would cost him about 30% more to build a brick building. He desires to erect a three story wooden structure to accommodate six families on each floor,-- a total of eighteen families.

No opponents appeared.

Inspector of Buildings.

Denied 11/3/30 - Mr. Albert was at the meeting and understands about the action of the Council

*Wm
11/7/30*

November 3, 1930

To the City Council:

The Committee on Zoning and Building Ordinance Appeals to whom was referred the petition of James Albert seeking a special right to erect a three story wooden building on Turner Street within the limits of Fire District No. 3, reports as follows:

This petitioner desires to erect an all wooden tenement house, three stories in height and for the accommodation of eighteen families. The Building Code provides that no such wooden buildings more than two and one-half stories in height shall be built within the limits of Fire District No. 3.

We find that this particular provision of the Building Code was originally recommended by the Zoning Commission, presumably to avoid hazard to life which is likely to be present in a high tenement house built of wood, and to prevent the erection of large tenement houses of inferior type of construction in Apartment House Zones which make up a large part of the area of Fire District No. 3.

This petition could be granted only by amending the Building Code so that wooden buildings three stories in height might be built in all parts of Fire District No. 3.

We are unconvinced of the wisdom of reversing the action of the Council in accepting this recommendation of the Zoning Commission, and likewise of the safety in permitting the construction of high wooden tenement houses in the congested areas of the City.

Recommended that the petition be denied.

COMMITTEE ON ZONING AND BUILDING
ORDINANCE APPEALS.

Chairman

3949
October 27, 1930

Mr. James Albert
119 Morning Street
Portland, Maine

Dear Sir:

The Committee on Zoning and Building Ordinance Appeals of the City Council will hold a public hearing at Room 35, City Hall, Wednesday afternoon, October 29th, at four o'clock upon your petition for a change in the Building Code so that wooden tenement houses may be erected to a height of more than two and one-half stories within the limits of Fire District No. 5.

You should be present at this hearing or be represented in support of the petition, as failure to be so represented will be considered equivalent to withdrawal of the petition, and will be so reported to the City Council.

COMMITTEE ON ZONING AND BUILDING
ORDINANCE APPEALS.

LESTER F. WALLACE, Chairman



City of Portland, Maine

33/41
Appeal
sustained
conditionally
10/2/33
W.D.

Appeal to the Municipal Officers to Change the Decision of the
Inspector of Buildings Relating to the Property Owned
by James & Herman Albert at 15-21 Turner Street

September 22, 1933

To the Municipal Officers:

Your appellant, James & Herman Albert

who are the owners of property at 15-21 Turner Street

respectfully petitions the Municipal Officers of the City of Portland to change the decision of the Inspector of Buildings relating to this property, as provided by Section 13, Paragraph c. of the Zoning Ordinance, on the ground that the enforcement of the ordinance in this case involves unnecessary hardship and because relief may be granted without substantially derogating from the intent and purpose of the Zoning Ordinance.

The decision of the Inspector of Buildings denies a permit to construct a single car garage on the above property because there is no habitation of any kind on the lot to which the garage could be termed accessory as required by the Zoning Ordinance in the Apartment House Zone where the property is located.

The reasons for the appeal are as follows: The appellants have owned this property for several years, and hope to build an apartment house upon it at some future date. In the meantime, one of the appellants is desirous of constructing this garage so that he may keep his private automobile in there, and thus save storage charges elsewhere and make the property in some small measure more self-supporting.

33/41

October 2, 1933

To the Board of Municipal Officers:

The Committee on Zoning and Building Ordinance Appeals to whom was referred the appeal of James and Herman Albert which seeks the right to build a single car garage on a vacant lot in the Apartment House Zone at 15-21 Turner St., reports as follows:

It is the belief of this committee that failure to grant this permit involves unnecessary hardship and that desirable relief may be granted without substantially derogating from the intent and purpose of the Zoning Ordinance.

This committee recommends that the appeal be sustained and that the permit be granted subject to full compliance with the terms of the Building Code and subject to the condition that the front of the garage shall be located at least fifteen feet from the street line of Turner Street and that the building be located with its westerly side well not more than twenty feet from the westerly side property line.

COMMITTEE ON ZONING AND BUILDING
ORDINANCE APPEALS

_____ Chairman
