


12 DEERING STREET


SHAW-WALKER

Full cut # 920H - Half cut # 920H - Third cut # 920H - Fifth cut # 920H

(COPY)



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION #12 Dearing St.

Issued to **John Craso**

Date of Issue **April 1, 1968**

196 Middle St. (St. Regis Hotel)

This is to certify that the building, premises, or part thereof, at the above location, built—altered—changed as to use under Building Permit No. **67/1088**, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES

APPROVED OCCUPANCY

Entire

Seven Family Apartment Building

Limiting Conditions:

This certificate supersedes
certificate issued

Approved:

Nelson F. Cartwright
(Date) Inspector

A. Allan Smith
Inspector of Buildings

Notice: This certificate identifies lawful use of building or premises, and ought to be transferred from owner to owner when property changes hands. Copy will be furnished to owner or lessee for one dollar.

12 Deering Street
Amend. #1

Dec. 14, 1967

Charles Craig
41 Braintree Street

cc to: John Gasso
St. Regis Hotel, 196 Middle Street

Dear Mr. Craig:

Amendment to building permit 67/1088 to change contractors
and revise plans is being issued subject to Building Code restrictions
as follows:

1. Closet shown under front stairs on sheet 1 of the
plans is not allowable. (Section 402.5.4.5 Building Code).
2. Self closing doors shall be provided at the top of the
front and rear stairs on the second floor and at the top
of the stairs on the third floor.

Very truly yours,

A. Allan Soule
Inspector II

AAS:m



APPLICATION FOR AMENDMENT TO PERMIT

Amendment No. 1

Portland, Maine, Dec. 11, 1967

PERMIT ISSUED

14 1967

CITY OF PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for amendment to Permit No. 67/1088 pertaining to the building or structure comprised in the original application in accordance with the Laws of the State of Maine, the Building Code and Zoning Ordinance of the City of Portland, plans and specifications, if any, submitted herewith, and the following specifications:

Location 12 Deering Street Within Fire Limits? Dist. No.
Owner's name and address John Casso, 2 St., Regis Hotel, 196 Middle St. Telephone
Lessee's name and address Telephone
Contractor's name and address Charles Craig, 41 Braintree St. Telephone 797-6757
Architect Plans filed No. of sheets 3
Proposed use of building apt. house No. families
Last use No. families
Increased cost of work Additional fee .50

Description of Proposed Work

To change name of contractor and to revise plans received Dec. 11, 1967

Details of New Work

Is any plumbing involved in this work? Is any electrical work involved in this work?
Height average grade to top of plate Height average grade to highest point of roof
Size, front depth No. stories 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
Framing lumber—Kind Dressed or full size?
Corner posts Sills Girt or ledger board? Size
Girders Size Columns under girders Size Max. on centers
Studs (outside walls and carrying partitions) 2x4-16" O. C. Bridging in every floor and flat roof span over 8 feet.
Joists and rafters: 1st floor, 2nd, 3rd, roof
On centers: 1st floor, 2nd, 3rd, roof
Maximum span: 1st floor, 2nd, 3rd, roof

Approved: O.K. 12/14/67 - Allen White

Signature of Owner Charles Craig By: Charles Craig

INSPECTION COPY CS-105

Approved: Inspector of Buildings

Ar - 12 Jeering Street

September 13, 1967

Mr. John Casso
176 Middle St.

cc: A & C Plumbing - Heating & Insulating Inc.
25 Lambert Street
cc: Corporation Counsel

Dear Mr. Casso:

Building permit and Certificate of Occupancy to change from a one-family dwelling to a 7-family apartment house at the above named location with three families on each of the first and second stories and one-family on the third story, are not issuable under the zoning ordinance because the area of the lot on which the building is located is only 4,777 square feet instead of the minimum of 7,000 square feet (1,000 square feet per family) required by Section 7-4-8 for the R-6 residence zone in which this property is located.

We understand that you would like to exercise your appeal rights in this matter. Accordingly you should come to this office (Room 113), City Hall to file the appeal on forms which are available here. A fee of \$5.00 shall be paid at this office at the time the appeal is filed.

If the appeal is sustained it will be necessary to meet the following Building Code requirements:

1. Permit for the fire escape for the third floor shall be applied for by the actual installer. Detailed plan will be needed showing location and all structural members of the fire escape.
2. All inside toilets are required to be vented to the satisfaction of the plumbing inspector.
3. All doors serving as means of egress (including the front and rear door to the building) shall have hardware of the type that all fastenings which would keep the door from opening will be released instantly, without special knowledge or skill, merely by turning the customary knob or by pressure on a plate or lever.
4. Door on rear stairway from first floor to second about one quarter the way up must be removed.
5. Small holes in ceiling in basement will need to be filled in with plaster.
6. Cellar stairs in the rear of the building shall be cut off from cellar by a separation of no less than one-hour fire resistance. Self-closing solid core plywood doors having a nominal uniform thickness of not less than one and three-quarter inches with closer will be required at the foot of the stairs.

Mr. John Casso-----2

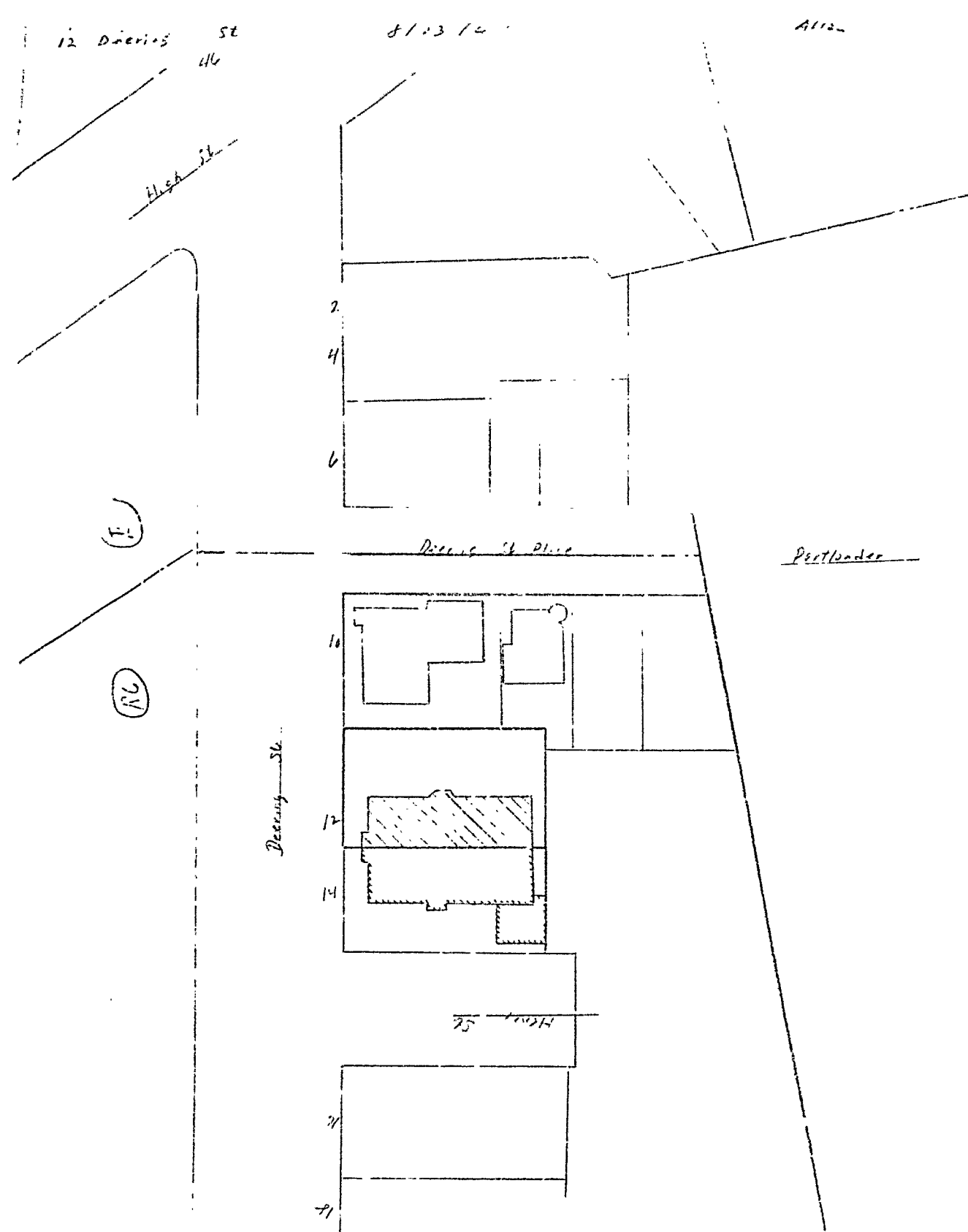
September 13, 1967

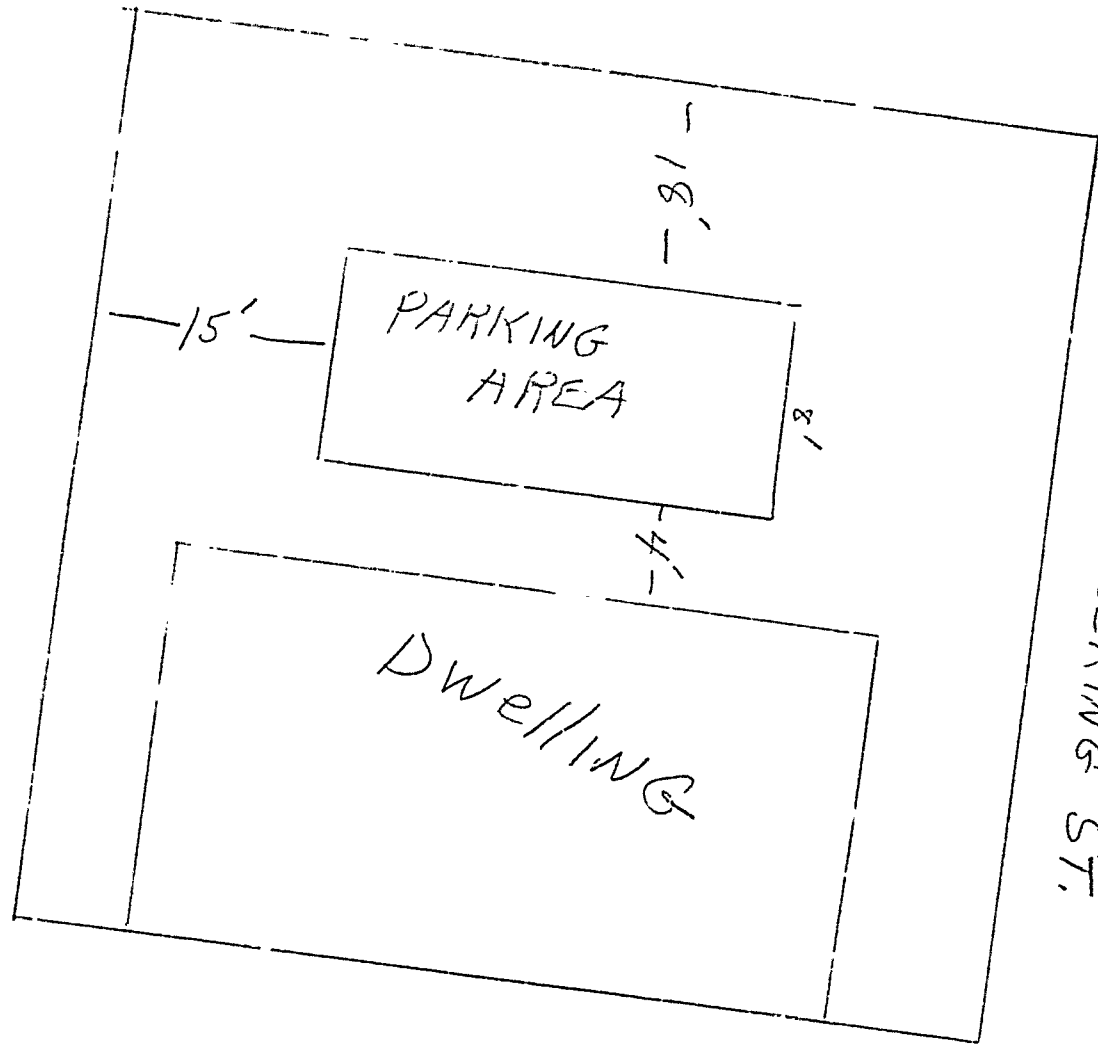
7. Hallways, stairways, and all parts of means of egress used in common shall be equipped so as to be adequately lighted by electricity from sunset to sunrise. Lights shall be on the owner's meter.
8. Chimney will need to be checked before it is put in use by the inspector. At present it is not possible to be checked.
9. Heating equipment in the basement shall be enclosed by separations of no less than one-hour fire resistance material.

Very truly yours,

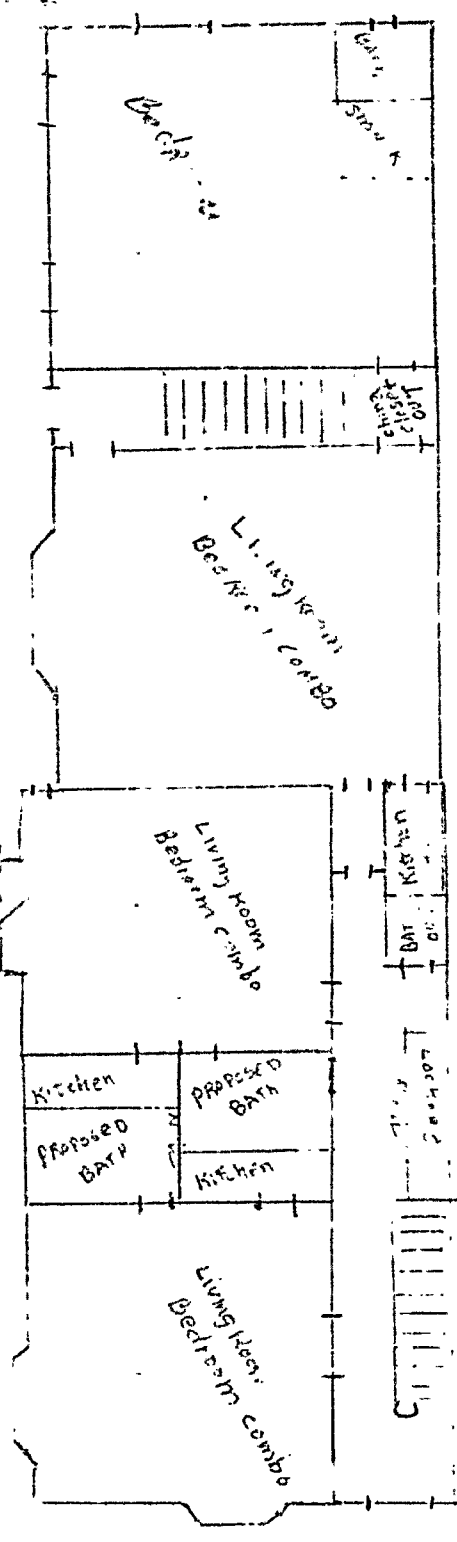
Cerald H. Hayberry
Director

MAS/h





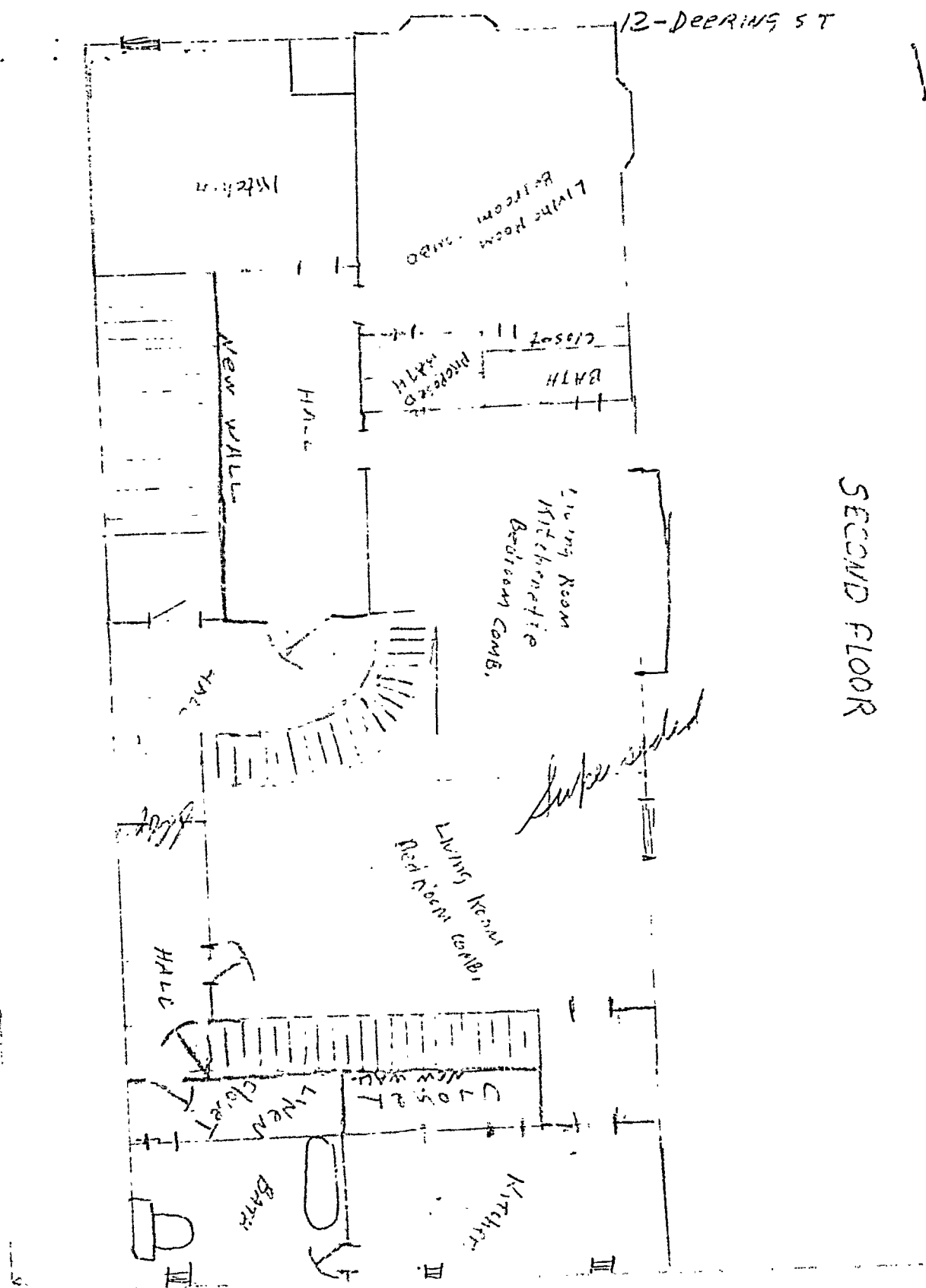
Handwritten signature



FIRST FLOOR

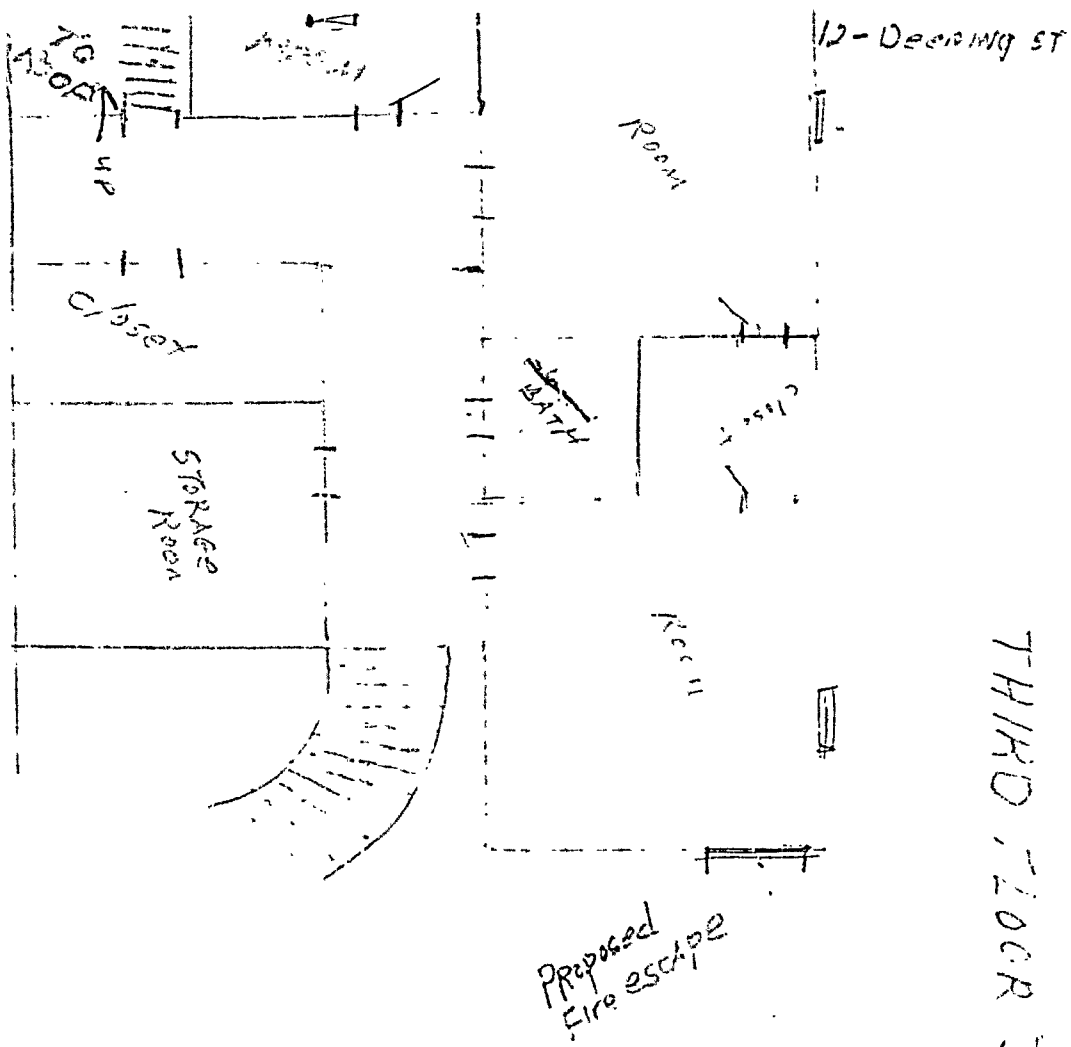
Super select

12 - DEERING ST.



SECOND FLOOR

Proposed



THIRD FLOOR

Super resident

MR RUSSELL
797 3930

RS RESIDENCE ZONE

PERMIT ISSUED
CROSS
PORTLAND



APPLICATION FOR PERMIT

Class of Building or Type of Structure Second Class
Portland, Maine, August 16, 1967

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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

Location 12 Deering Street Within Fire Limits? _____ Dist. No. _____
 Owner's name and address John Casso, St. Regis Hotel, 196 Middle St. Telephone 772-757
 Lessee's name and address _____ Telephone _____
 Contractor's name and address R & C Plumbing & Heating & Remodeling, Inc. Telephone 791-2930
 Architect 26 Lambert St. Specifications _____ Plans _____ No. of sheets _____
 Proposed use of building Apartment House dwelling No. families 6
 Last use _____ No. families 1
 Material brick No. stories 3 Heat _____ Style of roof _____ Roofing _____
 Other buildings on same lot _____ Fee \$ 12.00
 Estimated cost \$ 5800

General Description of New Work

To change use from 1-fam. dwelling to ⁷ family apartment house, with alterations as per plan

This application is preliminary to get settled the question of zoning appeal. In the event the appeal is sustained the applicant will furnish complete information, estimated cost, and pay legal fee.

Appeal sustained 10/12/67 Sent to Fire Dept. 8/24/67

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. **PERMIT TO BE ISSUED TO owner**

Details of New Work

Is any plumbing involved in this work? _____ Is any electrical work involved in this work? _____
 Is connection to be made to public sewer? _____ If not, what is proposed for sewage? _____
 Has septic tank notice been sent? _____ Form notice sent? _____
 Height average grade to top of plate _____ Height average grade to highest point of roof _____
 Size, front _____ depth _____ No. stories _____ solid or filled land? _____ earth or rock? _____
 Material of foundation _____ Thickness, top _____ bottom _____ cellar _____
 Kind of roof _____ Rise per foot _____ Roof covering _____
 No. of chimneys _____ Material of chimneys _____ of lining _____ Kind of heat _____ fuel _____
 Framing Lumber-Kind _____ Dressed or full size? _____ Corner posts _____ Sills _____
 Size Girder _____ Columns under girders _____ Size _____ Max. on centers _____
 Studs (outside walls and carrying partitions) 2x4-16" O. C. Bridging in every floor and flat roof span over 8 feet.
 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 _____ number commercial cars to be accommodated _____
 Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? _____

Miscellaneous

Will work require disturbing of any 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 thereto are observed? yes

John Casso
R & C Plumbing & Heating & Remodeling, Inc.

APPROVED:
8/25/67 J.R. Casens Jr.
O.K. - 10/16/67 - Allen
CHIEF OF FIRE DEPT.

CS 301

INSPECTION COPY

Signature of owner By: John Casso

True

NOTES

1-15-68 One ceiling removed
 (then) Collar
 10/17/67 All work done
 all details etc. Collar
 1-5-68 Some walls
 ready for sheetrock
 1-29-68 Ready for
 collar work & fire
 escape
 1-30-68 To vent 1st
 floor kitchenette by
 cleaf or 60% opening
 1-31-68 Door removed
 from kitchenette allows
 60% opening of wall
 3-13-68 1st & 2nd
 floor Apts ready
 to roof.
 3rd floor waiting
 for fire escape
 4-1-68 Completed

Permit No. 67/1088
 Location 18 Deering Street
 Owner Peter Cande
 Date of permit 10/16/67
 Notif. closing-in
 Inspn. closing-in
 Final Notif.
 Final Inspn.
 Cert. of Occupancy issued 4/1/68 - A. C. C. C. C.
 Staking Out Notice
 Form Check Notice



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, March 14, 1968

PERMIT 14 1968 CITY OF PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to install the following heating, cooking or power equipment in accordance with the Laws of Maine, the Building Code of the City of Portland, and the following specifications:

Location 12 Deering Street Use of Building Apartments No Stories New Building Existing Name and address of owner of appliance John Casso, 196 Middle St. Installer's name and address Resnick Oil Co., 305 St. John Street Telephone

General Description of Work

To install oil-fired hot water heating heater

IF HEATER, OR POWER BOILER

Location of appliance basement Any burnable material in floor surface or beneath? no If so, how protected? Kind of fuel? oil Minimum distance to burnable material, from top of appliance or casing top of furnace 3' From top of smoke pipe 6" From front of appliance 4' From sides or back of appliance 3' Size of chimney flue 6" Other connections to same flue boiler If gas fired, how vented? Rated maximum demand per hour Will sufficient fresh air be supplied to the appliance to insure proper and safe combustion? yes

IF OIL BURNER

Name and type of burner Texaco Labelled by underwriters' laboratories? yes Will operator be always in attendance? Does oil supply line feed from top or bottom of tank? bottom Type of floor beneath burner concrete Size of vent pipe Location of oil storage Number and capacity of tanks existing Low water shut off? Make No. Will all tanks be more than five feet from any flame? yes How many tanks enclosed? Total capacity of any existing storage tanks for furnace burners

IF COOKING APPLIANCE

Location of appliance Any burnable material in floor surface or beneath? If so, how protected? Height of Legs, if any Skirting at bottom of appliance? Distance to combustible material from top of appliance? From front of appliance From sides and back From top of smokepipe Size of chimney flue Other connections to same flue Is hood to be provided? If so, how vented? Forced or gravity? If gas fired, how vented? Rated maximum demand per hour

MISCELLANEOUS EQUIPMENT OR SPECIAL INFORMATION

Amount of fee enclosed? 2.00 (\$2.00 for one heater, etc., \$1.00 additional for each additional heater, etc., in same building at same time)

APPROVED:

U.K 3-14-68 - [Signature]

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 Resnick Oil Co.

Signature of Installer By: Sam Di Pietro

CS 300

INSPECTION COPY

RA

Permit No. 68/199
Location St. Dennis St
Owner John Casper
Date of permit 3/14/68
Approved _____

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37-1-68 Completed
9/6

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R6 RESIDENCE ZONE

APPLICATION FOR PERMIT

Class of Building or Type of Structure Second Class
Portland, Maine, March 11, 1968

PERMIT ISSUED

MAR 14 1968

CITY of PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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

Location 12 Deering Street Within Fire Limits? _____ Dist. No. _____
Owner's name and address John Casso, 196 Middle St. Telephone _____
Lessee's name and address _____ Telephone _____
Contractor's name and address R. M. Jackman, 58 Cross St. Telephone _____
Architect _____ Specifications _____ Plans yes No. of sheets 1
Proposed use of building apartment house No. families 7
Last use _____ No. families 1
Material brick No. stories 3 Heat _____ Style of roof _____ Roofing _____
Other buildings on same lot _____
Estimated cost \$ 600.

General Description of New Work

To construct metal fire escape third floor to ground on left hand side of building as per plan

Sent to Fire Dept 3/13/68
Rec'd from Fire Dept 3/14/68

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. PERMIT TO BE ISSUED TO contractor

Details of New Work

Is any plumbing involved in this work? _____ Is any electrical work involved in this work? _____
Is connection to be made to public sewer? _____ If not, what is proposed for sewage? _____
Has septic tank notice been sent? _____ Form notice sent? _____
Height average grade to top of plate _____ Height average grade to highest point of roof _____
Size, front _____ depth _____ No. stories _____ solid or filled land? _____ earth or rock? _____
Material of foundation _____ Thickness, top _____ bottom _____ cellar _____
Kind of roof _____ Rise per foot _____ Roof covering _____
No. of chimneys _____ Material of chimneys _____ of lining _____ Kind of heat _____ fuel _____
Framing Lumber—Kind _____; Dressed or full size? _____ Corner posts _____ Sills _____
Size Girder _____ Columns under girders _____ Size _____ Max. on centers _____
Studs (outside walls and carrying partitions) 2x4-16" O. C. Bridging in every floor and flat roof span over 8 feet.
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 _____ number commercial cars to be accommodated _____
Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? _____

APPROVED:

Deputy Chief [Signature] 3-14-68
G. H. - 3/14/68 - [Signature]

Miscellaneous

Will work require disturbing of any 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
John Casso

CS 301

INSPECTION COPY

Signature of owner

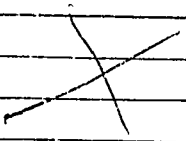
By: Robert M. Jackman

P.4

Permit No. 681,198
Location 12 Keenings Street
Owner John Deane
Date of permit 3/14/68
Notif. closing-in
Inspn. closing-in
Final Notif.
Final Inspn.
Cert. of Occupancy issued
Staking Out Notice
Form Check Notice

NOTES

4-1-68 Completed



12 Deering Street

March 11, 1968

R. M. Jackman
58 Cross Street

cc to: John Casso
196 Middle Street

Dear Mr. Jackman:

Before permit to construct metal fire escape from third floor to ground on left hand side of building can be issued the enclosed certificate of design will need to be signed by the designer.

Very truly yours,

A. Allan Soule
Acting Building Inspector

AAS:m

PERMIT TO INSTALL PLUMBING

JAN 4 - '68

JAN 5 - '68

Date Issued **12/28/67**
 Portland Plumbing Inspector
 By **ERNOLD R. GOODWIN**

Address 12 Leaning Street PERMIT NUMBER **17919**
 Installation For 1st. House
 Owner of Bldg: John Casso
 Owner's Address: 12 Leaning Street
 Plumber: Willie Miles, Sr. Date: 12/28/67

App. First Insp.
 Date **JAN 2 - 1968**
 By **ERNOLD R. GOODWIN**

NEW	REPL.		NO.	FEE
		SINKS	7	11.25
		LAVATORIES	4	2.40
		TOILETS	4	2.40
		BATH TUBS		
		SHOWERS	5	3.00
		DRAINS FLOOR SURFACE		
		HOT WATER TANKS		
		TANKLESS WATER HEATERS		
		GARBAGE DISPOSALS		
		SEPTIC TANKS		
		HOUSE SEWERS		
		ROOF LEADERS		
		AUTOMATIC WASHERS		
		DISHWASHERS		
		OTHER		
			TOTAL 20	19.00

App. Final Insp.
 Date **FEB 13 1968**
 By **ERNOLD R. GOODWIN**

- Type of Bldg.
 Commercial
 Residential
 Single
 Multi Family
 New Construction
 Remodeling

Building and Inspection Services Dept.; Plumbing Inspection

EB
AAS
dy

12 Deering Street
Amend. #1

Dec. 14, 1967

Charles Craig
41 Braintree Street

cc to: John Casso
St. Regis Hotel, 196 Middle Street

Dear Mr. Craig:

Amendment to building permit 67/1088 to change contractors
and revise plans is being issued subject to Building Code restrictions
as follows:

1. Closet shown under front stairs on sheet 1 of the
plans is not allowable. (Section 402.5.4.5 Building Code).
2. Self closing doors shall be provided at the top of the
front and rear stairs on the second floor and at the top
of the stairs on the third floor.

Very truly yours,

A. Allan Soule
Inspector II

AAS:z

CITY OF PORTLAND, MAINE
Application for Permit to Install Wires

Permit No. 56427
 Issued 12/11/67
 Portland, Maine 11 Dec., 1967

To the City Electrician, Portland, Maine:

The undersigned hereby applies for a permit to install wires for the purpose of conducting electric current, in accordance with the laws of Maine, the Electrical Ordinance of the City of Portland, and the following specifications:

(This form must be completely filled out — Minimum Fee, \$1.00)

Owner's Name and Address John G. Smith Hotel Tel.
 Contractor's Name and Address E. J. Coyle 112 Montfort Tel. 7753391
 Location 12 Decatur St. Use of Building Smuggling
 Number of Families 7 Apartments 7 Stores Number of Stories 7
 Description of Wiring: New Work Additions Alterations

Pipe Cable Metal Molding BX Cable Plug Molding (No. of feet)
 No. Light Outlets 13 Plugs 21 Light Circuits 14 Plug Circuits 17
 FIXTURES: No. Light Switches 16 Fluor. or Strip Lighting (No. feet)
 SERVICE: Pipe Cable Underground No. of Wires 7 Size 7/8
 METERS: Relocated 1 Added 7 Total No. Meters 8
 MOTORS: Number Phase H. P. Amps Volts Starter
 HEATING UNITS: Domestic (Oil) No. Motors Phase H.P.
 Commercial (Oil) No. Motors Phase H.P.
 Electric Heat (No. of Rooms)
 APPLIANCES: No. Ranges 7 Watts Brand Feeds (Size and No.) 6
 Elec. Heaters Watts
 Miscellaneous Watts Extra Cabinets or Panels
 Transformers Air Conditioners (No. Units) Signs (No. Units)
 Will commence 12 Dec 1967 Ready to cover in 11 Dec 1967 Inspection 19.....
 Amount of Fee \$ 16.50

Signed E. J. Coyle

DO NOT WRITE BELOW THIS LINE

SERVICE METER GROUND
 VISITS: 1 2 3 4 5 6
 7 8 9 10 11 12

REMARKS:

cs 205 See. Called in 11/5/68

INSPECTED BY J. W. Huber
 (OVER)

1507
1050

LOCATION *Deering St. 12*
 INSPECTION DATE *1/12/68*
 WORK COMPLETED *1/12/68*
 TOTAL NO. INSPECTIONS *1*
 REMARKS:

FEE SCHEDULE FOR WIRING PERMITS EFFECTIVE JULY 31, 1963

WIRING		
1 to 30 Outlets	(including switches)	\$ 2.00
31 to 60 Outlets	(including switches)	3.00
Over 60 Outlets, each Outlet	(including switches)	.05
(Each twelve feet or fraction thereof of fluorescent lighting or any type of plug molding will be classed as one outlet).		
SERVICES		
Single Phase		2.00
Three Phase		4.00
MOTORS		
Not exceeding 50 H.P.		3.00
Over 50 H.P.		4.00
HEATING UNITS		
Domestic (Oil)		2.00
Commercial (Oil)		4.00
Electric Heat (Each Room)		.75
APPLIANCES		
Ranges, Cooking Tops, Ovens, Water Heaters, Disposals, Dishwashers, etc. — Each Unit		1.50
TEMPORARY WORK (Limited to 6 months from date of permit)		
Service, Single Phase		1.00
Service, Three Phase		2.00
Wiring, 1-50 Outlets		1.00
Wiring, each additional outlet over 50		.02
Circuses, Carnivals, Fairs, etc.		10.00
MISCELLANEOUS		
Distribution Cabinet or Panel, per unit		1.00
Transformers, per unit		2.00
Air Conditioners, per unit		2.00
Signs, per unit		2.00
ADDITIONS		
5 Outlets, or less		1.00
Over 5 Outlets, Regular Wiring Rates		

CITY OF PORTLAND, MAINE
IN THE BOARD OF APPEALS

5 - pd 9/21/67
Granted 10/12/67
67/3057

MISCELLANEOUS APPEAL

John Casso, owner of property at 12 Deering Street
under the provisions of Section 24 of the Zoning Ordinance of the City of Portland, hereby
respectfully petitions the Board of Appeals to permit: changing from a one-family dwelling
to a 7-family apartment house. This permit is presently not issuable under the Zoning
Ordinance because the area of the lot on which the building is located is only 4,770 square
feet instead of the minimum of 7,000 square feet (1,000 square feet per family) required
by Section 7-B-8 for the R-6 Residence Zone in which this property is located.

LEGAL BASIS OF APPEAL: Such permit may be granted only if the Board of Appeals find that
enforcement of the terms of the Ordinance would result in undue hardship and desirable relief
may be granted without substantially departing from the intent and purpose of the Ordinance.

John R. Casso
APPELLANT

DECISION

After public hearing held October 12, 1967 the Board of Appeals finds that
enforcement of the terms of the Ordinance would result in undue hardship and desirable
relief may be granted without substantially departing from the intent and purpose of
the Ordinance.

It is, therefore, determined that such permit may be issued.

BOARD OF APPEALS

Franklin D. Halliday
Harry M. Leonard
Stephen J. Long

CITY OF PORTLAND, MAINE
IN THE BOARD OF APPEALS

October 6, 1967

TO WHOM IT MAY CONCERN:

The Board of Appeals will hold a public hearing in the Council Chamber at City Hall, Portland, Maine on Thursday, October 12, 1967 at 4:00 p.m. to hear the appeal of John Casso requesting an exception to the Zoning Ordinance to change the use of a one-family dwelling to a 7-family apartment house at 12 Deering Street.

This permit is presently not issuable under the Zoning Ordinance because the area of the lot on which the building is located is only 4,770 square feet instead of the minimum of 7,000 square feet (1,000 square feet per family) required by Section 7-2-8 for the R-6 Residence Zone in which this property is located.

All persons interested either for or against this appeal will be heard at the above time and place.

BOARD OF APPEALS

Franklin G. Hinckley

Chairman

h
cc: Bernard S. Mortimer Harris
10 Deering Street
Att: Herbert Kallard

Dr. Alexander Anton
14 Deering St.

The Portlander
645 Congress St.

October 9, 1967

Mr. John Casso
196 Middle St.

Dear Mr. Casso:

October 12, 1967

DATE: October 12, 1967

HEARING ON APPEAL UNDER THE ZONING ORDINANCE OF John Casso
AT 12 Deering Street

Public Hearing on the above appeal was held before the Board of Appeals.

BOARD OF APPEALS

Franklin G. Hinckley
Ralph L. Young
Harry M. Shwartz

VOTE	
YES	NO
(x)	()
(x)	()
(x)	()

Record of Hearing

12 Deering St.

1-family to 6-families

Front door - might be left
New same
Solid need to be sealed

3rd floor

Stairs - Rise 8" treads 10" Handrails - both - but not at bottom
Doors - swing over stairways (Handrails) Hardware
Windows - each room type
Window - area 1/2 of floor area type

2nd floor

Stairs - Rise 8" treads 9" Handrails
Doors - swing over stairways Hardware
Windows - each room 2-4 - except 1 inside door frame
Window area 1/2 of floor area c.k.

1st floor

Stairs - Rise treads Handrails
Doors - swing over stairways Hardware
Windows - each room type
Window area 1/2 of floor area type
Hallway - Lights switches meter
Closets - under stairs - no walls really - one large one
area of rear stairs to 2nd floor

Cellar - Chimney

Heat - oil burner

→ Cellar stairs enclosed

Concrete floor type

Ceilings - plaster - some small holes

Sprinkled No

Fire alarm No

LOCATION 12 Dorr St

DATE 1/25/67

PERMIT _____

INQUIRY Radio

COMPLAINT _____

Need to be addressed
for repairs (R6)

(1) Area 1 Sub 4.770"
Need to be finished
6.300" See 7-B-6

(2) Area parking space
is needed See 14-B-1
They can provide this.
With this showing the
parking space is needed
before appeal starts.

I have checked the
condition as of today with
the fire dept. There is still
appeal needed. I am sure
they will not go along with
this because of location
of units.

I am in the following.

- (1) Wright catches on fire
to find other doors.
- (2) All inside toilets need
to be checked to the
satisfaction of all Plumbing
Inspectors. (over)

(1) Floor in ... a
1st to ...
that ...
the ...

(2) ...
...
is closed to ...

(3) ...
...
need to be filled in

(4) ...
...
done.

(5) ...
...
... meters.

(6) This floor should
not be used unless 2
mets. of sq. ins are
provided. This ...
... floor.
would need a handrail
(this would ...
on each of ...
are the ...

Willson



APPLICATION FOR PERMIT

Class of Building or Type of Structure Second Class

Portland, Maine, July 9, 1951

PERMIT ISSUED

JUL 9 1951

of PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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

Location 12-14 Deering Street Within Fire Limits? _____ Dist. No. _____
 Owner's name and address Dr. Milton Blaisdell, 12 Deering St. Telephone _____
 Lessee's name and address Ers. Marjorie Holt, 14 Deering St. Telephone _____
 Contractor's name and address F. W. Cunningham & Son, 181 State St. Telephone _____
 Architect _____ Specifications _____ Plans no No. of sheets _____
 Proposed use of building See below No. families _____
 Last use _____ No. families _____
 Material Brick No. stories _____ Heat _____ Style of roof _____ Roofing _____
 Other buildings on same lot _____
 Estimated cost \$ 500. Fee \$ 2.00

General Description of New Work

To remove existing 15'x18' cupola on roof and provide 2x4 rafters, 6' span, pitch roof Class C Und. Lab. asphalt.

To provide two new skylights 26"x36" for access to roof.

There is one dwelling unit and one doctor's office on each side of duplex house.

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. PERMIT TO BE ISSUED TO F. W. Cunningham & Son

Details of New Work

Is any plumbing involved in this work? _____ Is any electrical work involved in this work? _____
 Height average grade to top of plate _____ Height average grade to highest point of roof _____
 Size, front _____ depth _____ No. stories _____ 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 _____ fuel _____
 Framing lumber—Kind _____ Dressed or full size? _____
 Corner posts _____ Sills _____ Girt or ledger board? _____ Size _____
 Girders _____ Size _____ Columns under girders _____ Size _____ Max. on centers _____
 Studs (outside walls and carrying partitions) 2x4-16" O. C. Bridging in every floor and flat roof span over 8 feet.
 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 _____ number commercial cars to be accommodated _____
 Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? _____

APPROVED:

Miscellaneous

Will work require disturbing of any 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

Dr. Blaisdell & Dr. Holt
F. W. Cunningham & Son

INSPECTION COPY

Signature of owner

By:

J. T. Foggy

8-21
Permit No. 51/1229

Location 12-1410 Dorsey St

Owner Dr. Beasly & Hee

Date of permit 7/9/51

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn. 8/15/51 W. J. M.

Cert. of Occupancy Issued

NOTES

7/13/51 - Checked ~~by~~ ~~premises~~ ~~22~~

RW



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, July 1, 1950

PERMIT ISSUED
01165

JUL 21 1950

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for a permit to install the following heating, cooking or power equipment in accordance with the Laws of Maine, the Building Code of the City of Portland, and the following specifications:

Location: 110 W. Washington St. Use of Building: Office (2 to 3) Stories. New Building / Existing. Name and address of owner of appliance: J. J. ... Installer's name and address: Ballard Oil Equipment Co. Telephone: 2-1001

General Description of Work

To install a gas water heater, 30-gal. tank, vented to outside.

IF HEATER, OR POWER BOILER

Location of appliance or source of heat: ... Type of floor beneath appliance: ... If wood, how protected? ... Kind of fuel: ... Minimum distance to wood or combustible material, from top of appliance or casing top of furnace: ... From top of smoke pipe: ... From front of appliance: ... From sides or back of appliance: ... Size of chimney flue: ... Other connections to same flue: ... If gas fired, how vented? ... Rated maximum demand per hour: ...

IF OIL BURNER

Name and type of burner: ... Labeled by underwriter's laboratories? ... Will operator be always in attendance? ... Does oil supply line feed from top or bottom of tank? ... Type of floor beneath burner: ... Location of oil storage: ... Number and capacity of tanks: ... If two 275-gallon tanks, will three-way valve be provided? ... Will all tanks be more than five feet from any flame? ... How many tanks fire proofed? ... Total capacity of any existing storage tanks for furnace burners: ...

IF COOKING APPLIANCE

Location of appliance: ... Kind of fuel: ... Type of floor beneath appliance: ... If wood, how protected? ... Minimum distance to wood or combustible material from top of appliance: ... From front of appliance: ... From sides and back: ... From top of smokepipe: ... Size of chimney flue: ... Other connections to same flue: ... Is hood to be provided? ... If so, how vented? ... If gas fired, how vented? ... Rated maximum demand per hour: ...

MISCELLANEOUS EQUIPMENT OR SPECIAL INFORMATION

Blank lines for miscellaneous information.

RECEIVED
JUL 19 1950
DEPT. OF BLD'G. INSP.
CITY OF PORTLAND

Amount of fee enclosed? \$2.00 (\$2.00 for one heater, etc., 50 cents additional for each additional heater, etc., in same building at same time.)

APPROVED: [Signature] 7-19-50

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

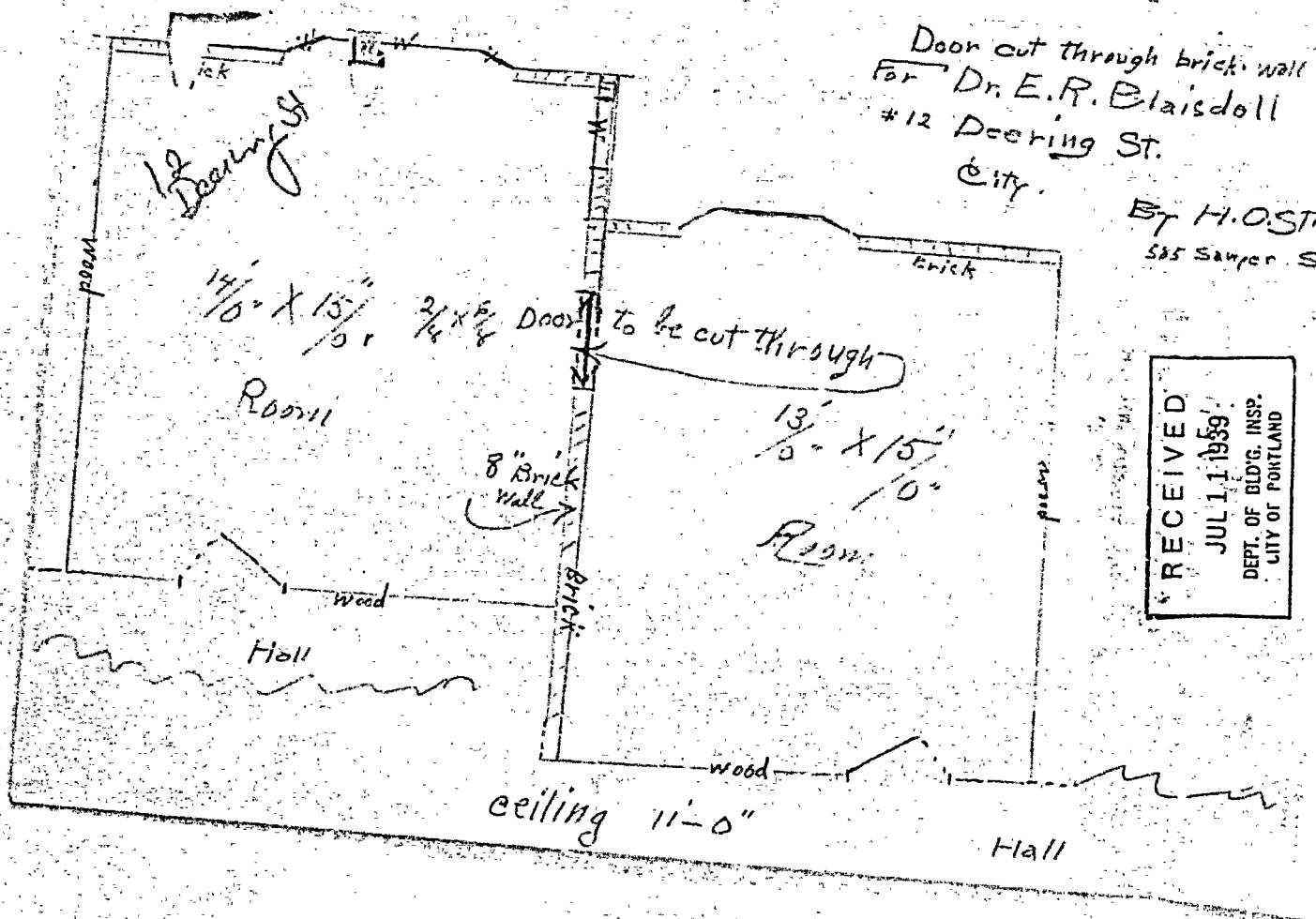
INSPECTION COPY

Signature of Installer: Ballard Oil Equipment Co.

Permit No. 50/1168 7-31-50
Location 12 Deering St.
Owner Dr. P. Blaisdell
Date of permit 7/20/50
Approved 7-31-50 P.H.T.

NOTES

- 1 Mill Pipe /
- 2 Vent Pipe /
- 3 Kind of Heat Gas
- 4 Burner Rwydly & Supports /
- 5 Name of Tank /
- 6 Stack Control /
- 7 High Limit Control /
- 8 Remote Control /
- 9 Piping Support & Protection /
- 10 Valves in Supply Line /
- 11 Capacity of Tanks /
- 12 Tank Facility & Supports /
- 13 Tank Distance /
- 14 Oil Gauge /
- 15 Instruction Card /
- 16 /



Door cut through brick wall
 for Dr. E. R. Blaisdell
 #12 Deering St.
 City.

By H. O. Stnam
 585 Sawyer St. SP

RECEIVED
 JUL 11 1959
 DEPT. OF BLDG. INSP.
 CITY OF PORTLAND



(A) APARTMENT HOUSE ZONE
APPLICATION FOR PERMIT

PERMIT ISSUED
6987

City of Building or Type of Structure Second Class JUL 11 1939
Portland, Maine, July 11, 1939

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 12 Dering Street Within Fire Limits? Yes Dist. No. 1
 Owner's or Lessee's name and address Dr. E. R. Blaisdell, Le Dering Street Telephone _____
 Contractor's name and address H. O. Stow, 585 Sawyer Street, S. P. Telephone 3-1913
 Architect _____ Plans filed _____ No. of sheets _____
 Proposed use of building Dwelling No. families 1
 Other buildings on same lot None Fee \$.25
 Estimated cost \$ 25.00
 Description of Present Building to be Altered
 Material Brick No. stories 2 Heat _____ Style of roof Mansard Roofing _____
 Last use Dwelling No. families 1

General Description of New Work

To cut in new doorway between two bedrooms in second story. I beam header.

CERTIFICATE OF OCCUPANCY
REQUIREMENT IS WAIVED

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

Size, front _____ depth _____ No. stories _____ Height average grade to top of plate _____ No
 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 to be accommodated _____
 Will automobile repairing 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 thereto are observed? Yes

Signature of owner Dr. E. R. Blaisdell
H. O. Stow

INSPECTION COPY

47605

Permit No. 39/987

Location 12 Deering St

Owner Dr. E. P. Blaisdell

Date of permit 7/11/39.

Notif. closing-in

In-pr closing-in

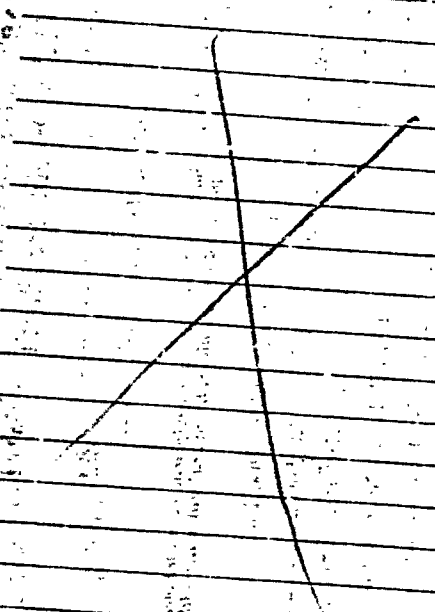
Final notif.

Final Inspn. 7/25/39

Cert. of Occupancy issued None

NOTES

7/25/39 - P.I.F. - C.C.K.





Location, Ownership and detail must be correct, complete and legible.
 Separate application required for every building.
 Plans must be filed with this application.

Application for Permit for Alterations, etc.

To the Portland, August 2nd, 1916
 INSPECTOR OF BUILDINGS:

The undersigned applies for a permit to alter the following-described building:—

Location 12 Deering St. Ward, 5 in fire-limits? no
 Name of Owner or Lessee, Chas. C. Harmon Address 12 Deering St.
 " " Contractor, Gaugens & Clark " 23 Cotton St.
 " " Architect, _____ " _____
 Material of Building is brick Style of Roof, pitch Material of Roofing, tin
 Size of Building is 50 feet long; 25 feet wide. No. of Stories, 2 1/2
 Cellar Wall is constructed of stone is _____ inches wide on bottom and batters to _____ inches on top.
 Underpinning is brick is _____ inches thick; is _____ feet in height.
 Height of Building, _____ Wall, if Brick; 1st, _____ 2d, _____ 3d, _____ 4th, _____ 5th, _____
 What was Building last used for? dwelling No. of Families? two
 Building to be occupied for _____ Estimated Cost, \$100

Description of Present Bldg.

PERMIT MUST BE OBTAINED BEFORE BEGINNING WORK

DETAIL OF PROPOSED WORK

build bay window . one story high, tin roof, slated sides.
wooden cornice.

IF EXTENDED ON ANY SIDE

Size of Extension, No. of feet long? _____; No. of feet wide? _____; No. of feet high above sidewalk? _____
 No. of Stories high? _____; Style of Roof? _____; Material of Roofing? _____
 Of what material will the Extension be built _____ Foundation? _____
 If of Brick, what will be the thickness of External Walls? _____ inches; and Party Walls _____ inches.
 How will the extension be occupied? _____ How connected with Main Building? _____

WHEN MOVED, RAISED OR BUILT UPON

No. of Stories in height when Moved, Raised or Built upon? _____ Proposed Foundations? _____
 No. of feet high from level of ground to highest part of Roof to be? _____
 How many feet will the External Walls be increased in height? _____ Party Walls _____

IF ANY PORTION OF THE EXTERNAL OR PARTY WALLS ARE REMOVED

Will an opening be made in the Party or External Walls? _____ in _____ Story.
 Size of the opening? _____ How protected? _____
 How will the remaining portion of the wall be supported? _____

Signature of Owner or Authorized Representative Gaugens & Clark
 Address 23 Cotton St.

FILL IN COMPLETELY AND SIGN WITH INK



1672
PERMIT ISSUED
OCT 18 1934

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, October 16, 1934

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to install the following heating, cooking or power equipment in accordance with the Laws of Maine, the Building Code of the City of Portland, and the following specifications:

Location 12 Deering St., Portland, Maine Use of Building Doctors' Office & Dwelling
Name and address of owner Dr. Elton R. Blaisdell, 12 Deering St., Portland, Maine Ward 5
Contractor's name and address Ballard Oil & Equipment Co. of Maine, 124 High St., Portland, Maine Telephone 2-1991

General Description of Work

To install Oil Burning Equipment

IF HEATER, POWER BOILER OR COOKING DEVICE

Is heater or source of heat to be in cellar? yes If not, which story _____ Kind of Fuel _____
Material of supports of heater or equipment (concrete floor or what kind) Concrete
Minimum distance to wood or combustible material, from top of boiler or casing top of furnace, _____
from top of smoke pipe _____, from front of heater _____ from sides or back of heater _____

IF OIL BURNER

Name and type of burner Ballard #4 BG Labeled and approved by Underwriters' Laboratories? yes
Will operator be always in attendance? _____ Type of oil feed (gravity or pressure) Pressure
Location oil storage Basement No. and capacity of tanks 1 - 275 Gal.
Do tanks be more than seven feet from any flame? yes How many tanks fireproofed? _____

Fee enclosed? 1.00 (\$1.00 for one heater, etc., 50 cents additional for each additional heater, etc., in same same time.)

Signature of contractor By R. A. Arator

NON COPY

NOTIFICATION BEFORE LAYING
OR CLOSING-IN IS WAIVED
CERTIFICATE OF OCCUPANCY
REQUIREMENT IS WAIVED

307013

Ward 5 Permit No. 34/1672
 Location 12 Decsing St.
 Owner Dr. E. R. Bairdell
 Date of permit 10/18/34.
 Notif. closing-in _____
 Inspn. closing-in _____
 Final Notif. 12/6/34
 Final Inspn. 12/24/34 O.T. Ode.
 Cert. of Occupancy issued None

NOTES

1. Kind of heat Steam
2. Label ✓
3. Anti-siphon ✓
4. Oil storage ✓
5. Tank distance ✓
6. Vent pipe ✓
7. Fill pipe ✓
8. Gauge ✓
9. Rigidity somewhat loose
10. Feed safety ✓
11. Pipe sizes & material ✓
12. Control valve ✓
13. Ash pit vent ✓
14. Temp. or pressure safety ✓
15. Instruction card ✓
16. _____

over

12/13/34.
 Chimney extends but 8" below under-
 side of smokepipe, where it enters chimney, sits on stone foundation, and no cleanout.
 Top of smokepipe 7" below wood lath and plastered ceiling, situation such that smokepipe can be lowered even if chimney is not carried down for a cleanout. Ode.

12/23/34 - Better bond

Will au
 Amount of
 riding at sr
 ECT

December 15, 1934

File Permit No. 34/1872B-I

Dr. E. R. Blaisdell,
12 Deering Street,
Portland, Maine.

Dear Sir:

In connection with the oil burner which you have had installed in your dwelling house at number 12 Deering Street, while the oil burner installation appears to be in appliance with the law, an inspector from this office reports that the smoke pipe from the boiler to the chimney is only about seven inches below the ceiling of the cellar which is plaster upon wooden lath, and also that the chimney has no cleanout device in it.

This smoke pipe is much too close to the combustible material above it for safety and the Building Code requires that all chimneys shall be equipped with a castiron cleanout door and frame at the bottom of each chimney flue.

It is my duty to require that you have the chimney flue extended downward into the foundation of the building a sufficient distance so that the smoke pipe may be lowered to such a point that the top of it will be at least fifteen inches below the ceiling above and then provide a castiron cleanout door and frame at the very bottom of the flue and below the smoke pipe.

Please arrange to have this work completed on or before December 24, 1934 and notify this office when it is done so that another inspection may be made.

Very truly yours,

McD/H

Inspector of Buildings.

CITY OF PORTLAND, MAINE
MEMORANDUM

TO: Elizabeth L. Boynton, Assoc. Corporation Counsel DATE: 3/13/84
FROM: Marge Schmuckal, Code Enforcement Officer/Appraiser
SUBJECT: Smoke detectors - 12 Deering Street

file →
As an update on this property, let me inform you that the person who served the papers for the eviction cannot get me a copy of them or even a docket number. The only information I have is the alleged owner (Mrs. Gasso) and the tenant who was served (Miss Leland). The date of service was sometime after 1/27/84.

Please follow up with whatever is necessary for this case.

MS/kat

PLUMBING APPLICATION

Department of Human Services
Division of Health Engineering
(207) 289-3826

PROPERTY ADDRESS

Town Or Plantation: **PORTLAND**
Street Subdivision Lot #: **12 DEERING STR.**

PROPERTY OWNERS NAME

Last: **EHERS** First: **JENE**
Applicant Name: **Paul Caspius**
Mailing Address of Owner/Applicant (if Different): **1221 FOREST AVE. PORTL.**

PORTLAND 3778 TOWN COPY
Date of Permit Issued: **12, 2, 90** \$ **112** FEE Double Fee Charge
Local Plumbing Inspector Signature: *[Signature]* L.P.I. # **01231**

Owner/Applicant Statement

I certify that the information submitted is correct to the best of my knowledge and understand that any falsification is reason for the Local Plumbing Inspector to deny a permit.
[Signature]
Signature of Owner/Applicant Date

Caution: Inspection Required

I have inspected the installation authorized above and found it to be in compliance with the Maine Plumbing Rules.
Local Plumbing Inspector Signature Date Approved: **MAR 9 1990**

PERMIT INFORMATION

This Application is for	Type Of Structure To Be Served:	Plumbing To Be Installed By:
1. <input type="checkbox"/> NEW PLUMBING 2. <input checked="" type="checkbox"/> RELOCATED PLUMBING	1. <input type="checkbox"/> SINGLE FAMILY DWELLING 2. <input type="checkbox"/> MODULAR OR MOBILE HOME 3. <input checked="" type="checkbox"/> MULTIPLE FAMILY DWELLING 4. <input type="checkbox"/> OTHER - SPECIFY _____	1. <input checked="" type="checkbox"/> MASTER PLUMBER 2. <input type="checkbox"/> OIL BURNERMAN 3. <input type="checkbox"/> MFG'D. HOUSING DEALER/MECHANIC 4. <input type="checkbox"/> PUBLIC UTILITY EMPLOYEE 5. <input type="checkbox"/> PROPERTY OWNER LICENSE # 1776

Hook-Up & Piping Relocation Maximum of 1 Hook-Up	Column 2 Type of Fixture		Column 1 Type of Fixture	
	Number	Type of Fixture	Number	Type of Fixture
HOOK-UP: to public sewer in those cases where the connection is not regulated and inspected by the local Sanitary District. OR HOOK-UP: to an existing subsurface wastewater disposal system.		Hose/bbb / Sillcock	1	Bathtub (and Shower)
		Floor Drain		Shower (Separate)
		Urinal	1	Sink
		Drinking Fountain	1	Wash Basin
		Indirect Waste	1	Water Closet (Toilet)
		Water Treatment Softener, Filter, etc.		Clothes Washer
PIPING RELOCATION: of sanitary lines, drains, and piping without new fixtures.		Grease/Oil Separator		Dish Washer
		Dental Cuspidor		Garbage Disposal
		Bidet		Laundry Tub
Number of Hook-Ups & Relocations		Other: _____		Water Heater
\$ Hook-Up & Relocation Fee		Fixtures (Subtotal) Column 2	4	Fixtures (Subtotal) Column 1
			0	Fixtures (Subtotal) Column 2
			4	Total Fixtures
			\$ 12	Fixture Fee
			\$ 0	Hook-Up & Relocation Fee
			\$ 12	Permit Fee (Total)

TOWN COPY

Permit # **940040** City of Portland BUILDING PERMIT APPLICATION Fee \$25. Zone _____ Map # _____ Lot# _____
 Please fill out any part which applies to job. Proper plans must accompany form.

Owner: JEAN Alears Phone # 799-7916
 Address: 20 Ramble Rd- Cape Elizabeth, ME 04107
 LOCATION OF CONSTRUCTION 12 Deering St.
 Contractor: Hap Cleary Sub: 799-7916
 Address: Box 6608 - Ptld, ME Phone # 04101
 Est. Construction Cost: \$800 Proposed Use: 1p-fam dwlg w intr
 Past Use: 1p-fam
 # of Existing Res. Units _____ # of New Res. Units _____
 Building Dimensions L _____ W _____ Total Sq. Ft. _____
 # Stories: _____ # Bedrooms _____ Lot Size: _____
 Is Proposed Use: Seasonal _____ Condominium _____ Conversion _____
 Explain Conversion Interior renovations - closet; 2nd fl

For Official Use Only
 Date 1/6/93 Subdivision Name JAN 19 1991
 Inside Fire Limits _____ Lot _____
 Bldg Code _____ Ownership _____ Public _____
 Time Limit _____ Private _____
 Estimated Cost 800

Zoning: renov Street Frontage Provided: _____ Back _____ Side _____
 Provided Setbacks: Front _____ Back _____ Side _____
 Review Required:
 Zoning Board Approval: Yes _____ No _____ Date: _____
 Planning Board Approval: Yes _____ No _____ Date: _____
 Conditional Use: _____ Variance _____ Site Plan _____ Subdivision _____
 Shoreland Zoning: Yes _____ No _____ Floodplain: Yes _____ No _____
 Special Exception _____ (Explain) _____
WNA 1-13-94

Foundation:
 1. Type of Soil: _____
 2. Set Backs - Front _____ Rear _____ Side(s) _____
 3. Footings Size: _____
 4. Foundation Size: _____
 5. Other _____

Floor:
 1. Sills Size: _____ Sills must be anchored.
 2. Girder Size: _____
 3. Lally Column Spacing: _____ Size: _____
 4. Joists Size: _____ Spacing 16" O.C.
 5. Bridging Type: _____ Size: _____
 6. Floor Sheathing Type: _____ Size: _____
 7. Other Material: _____

Exterior Walls:
 1. Studding Size _____ Spacing _____
 2. No. windows _____
 3. No. Doors _____
 4. Header Sizes _____ Span(s) _____
 5. Bracing: Yes _____ No _____
 6. Corner Posts Size _____
 7. Insulation Type _____ Size _____
 8. Sheathing Type _____ Size _____
 9. Siding Type _____ Weather Exposure _____
 10. Masonry Materials _____
 11. Metal Materials _____

Interior Walls:
 1. Studding Size _____ Spacing _____
 2. Header Sizes _____ Span(s) _____
 3. Wall Covering Type _____
 4. Fire Wall if required _____
 5. Other Materials _____

Ceiling:
 1. Ceiling Joists Size: _____ Spacing Not in District nor Landmark.
 2. Ceiling Strapping Size _____
 3. Type Ceilings: _____ Does not require review see attached note
 4. Insulation Type: _____ Size _____
 5. Ceiling Height: _____ Requires review.

Roof:
 1. Truss or Rafter Size _____ Action: SPAP approved
 2. Sheathing Type _____ SPAP approved with conditions
 3. Roof Covering Type _____ Decked

Chimneys:
 Type: _____ Number of Fireplaces 1 1/11/94
 of _____ 1/11/94

Heating:
 Type of Heat: _____

Electrical:
 Service Entrance Size: _____ Smoke Detector Required Yes _____ No _____

Plumbing:
 1. Approval of soil test if required Yes _____ No _____
 2. No. of Tubs or Showers _____
 3. No. of Flushes _____
 4. No. of Lavatories _____
 5. No. of Other Fixtures _____

Swimming Pools:
 1. Type: _____
 2. Pool Size: _____ x _____ Square Footage _____
 3. Must conform to National Electrical Code and State Law.

Permit Received By Louise E. Chase
 Signature of Applicant Hap Cleary Date _____
 District 5

PERMIT ISSUED WITH REQUIREMENTS
 CONTINUED TO REVERSE SIDE
 White - Tax Assessor
 Ivory Tag - CEO
PERMIT ISSUED WITH REQUIREMENTS
15/1/93

940040

Permit # _____ City of Portland BUILDING PERMIT APPLICATION Fee \$25. Zone _____ Map # _____ Lot# _____

Please fill out any part which applies to job. Proper plans must accompany form.

Owner: JEAN Alears Phone # 799-7916

Address: 20 Ramble Rd- Cape Elizabeth, ME 04107

LOCATION OF CONSTRUCTION 12 Deering St.

Contractor: Hap Cleary Sub: 799-7916

Address: Box 6608 - Ptld, ME Phone # 04101

Est. Construction Cost: \$800 Proposed Use: 1 1/2 - fam dwlg

Past Use: 1 1/2 - fam w intr renov

of Existing Res. Units _____ # of New Res. Units _____

Building Dimensions L _____ W _____ Total Sq. Ft. _____

Stories: _____ # Bedrooms _____ Lot Size: _____

Is Proposed Use: Seasonal _____ Condominium _____ Conversion _____

Explain Conversion Interior renovations - closet; 2nd fl

For Official Use Only

Date 1/6/93 Subdivision: _____
Inside Fire Limits: _____ Name _____
Bldg Code: _____ Lot JAN 19 1994
Time Limit: _____ Ownership: _____
Estimated Cost 800

Zoning: _____ Street Frontage Provided: _____
Review Required: _____ Provided Setbacks: Front _____ Back _____ Side _____

Zoning Board Approval: Yes _____ No _____ Date: _____
Planning Board Approval: Yes _____ No _____ Date: _____
Conditional Use: _____ Variance _____ Site Plan _____ Subdivision _____
Shoreland Zoning Yes _____ No _____ Floodplain Yes _____ No _____
Special Exception _____
Other (Explain) WNA-PI-13-94

Foundation:
1. Type of Soil: _____
2. Set Backs - Front _____ Rear _____ Side(s) _____
3. Footings Size: _____
4. Foundation Size: _____
5. Other _____

Floor:
1. Sills Size: _____ Sills must be anchored.
2. Girder Size: _____
3. Lally Column Spacing: _____ Size: _____
4. Joists Size: _____ Spacing 16" O.C.
5. Bridging Type: _____ Size: _____
6. Floor Sheathing Type: _____ Size: _____
7. Other Material: _____

Exterior Walls:
1. Studding Size _____ Spacing _____
2. No. windows _____
3. No. Doors _____
4. Header Sizes _____ Span(s) _____
5. Bracing: Yes _____ No _____
6. Corner Posts Size _____
7. Insulation Type _____ Size _____
8. Sheathing Type _____ Size _____
9. Siding Type _____ Weather Exposure _____
10. Masonry Materials _____
11. Metal Materials _____

Interior Walls:
1. Studding Size _____ Spacing _____
2. Header Sizes _____ Span(s) _____
3. Wall Covering Type _____
4. Fire Wall if required _____
5. Other Materials _____

Ceiling:
1. Ceiling Joists Size: _____
2. Ceiling Strapping Size _____ Spacing _____
3. Type Ceilings: _____
4. Insulation Type _____ Size _____
5. Ceiling Height: _____

Roof:
1. Truss or Rafter Size _____ Span _____
2. Sheathing Type _____ Size _____
3. Roof Covering Type _____

Chimneys:
Type: _____ Number of Fire Places: _____

Heating:
Type of Heat: _____

Electrical:
Service Entrance Size: _____ Smoke Detector Required Yes _____ No _____

Plumbing:
1. Approval of soil test if required Yes _____ No _____
2. No. of Tubs or Showers _____
3. No. of Flushes _____
4. No. of Lavatories _____
5. No. of Other Fixtures _____

Swimming Pools:
1. Type: _____
2. Pool Size: _____ x _____ Square Footage _____
3. Must conform to National Electrical Code and State Law.

Permit Received By Louise E. Chase

Signature of Applicant Hap Cleary Date _____

CEO's District 5

CONTINUED TO REVERSE SIDE

Ivory Tag - CEO

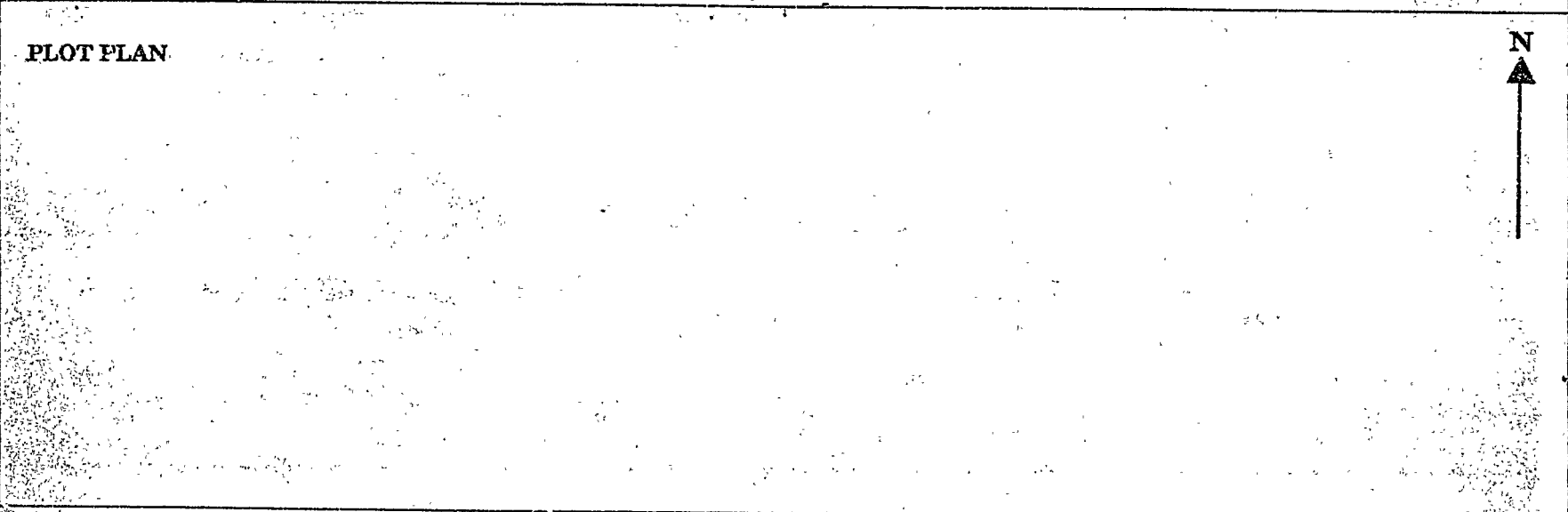
White - Tax Assessor

PERMIT ISSUED WITH REQUIREMENTS

PERMIT ISSUED WITH REQUIREMENTS

[Signature]

PLOT PLAN



FEES (Breakdown From Front)
Base Fee \$ 25
Subdivision Fee \$ _____
Site Plan Review Fee \$ _____
Other Fees \$ _____
(Explain) _____
Late Fee \$ _____

Type	Inspection Record	Date
<i>[Handwritten Signature]</i>	<i>[Handwritten Signature]</i>	<i>[Handwritten Date]</i>
_____	_____	_____
_____	_____	_____
_____	_____	_____

COMMENTS

CERTIFICATION

I hereby certify that I am the owner of record of the named property or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as has authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in this application is issued, I certify that the code official or the code official's authorized representative shall have the authority to enter areas covered by such permit at a reasonable hour to enforce the provisions of the code(s) applicable to such permit.

SIGNATURE OF APPLICANT _____ ADDRESS _____ PHONE NO. _____

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE _____ PHONE NO. _____

BUILDING PERMIT REPORT

Address 12 Deering St. Date 19/Jun/94

Reason for Permit TO MAKE INTERIOR RENOVATIONS -
Close 2nd floor Bldg. Owner: Jean Alears

Contractor: Hop Cleary

Permit Applicant: _____

Approval: *4 *18

CONDITION OF APPROVAL:

1. Before concrete for foundation is placed, approvals from Public Works and Inspection Services must be obtained. (A 24 hour notice is required prior to inspection).
2. Precaution must be taken to protect concrete from freezing.
3. It is strongly recommended that a register land surveyor check all foundation forms before concrete is placed. This is done to verify that the proper setbacks are maintained.
- *4. All vertical openings shall be enclosed with construction having a fire rating of at least one (1) hr., including fire doors with selfclosers.
5. Each apartment shall have access to (2) separate, remote and approved means of egress. A single exit is acceptable when it exits directly from the apartment to the building exterior with no communications to other apartment units.
6. The boiler shall be protected by enclosing with one (1) hour fire rated construction including fire doors and ceiling, or by providing automatic extinguishment. Sprinkler piping serving not more than six sprinklers may be connected to a domestic water supply system having a capacity sufficient to provide 0.15 gallons per minute, per square foot of floor throughout the entire area. An INDICATING shut-off valve shall be installed in an accessible locations between the sprinkler and the connection to the domestic water supply. Minimum pipe size shall be 3/4 inch copper or 1 inch steel. Maximum coverage area of a residential sprinkler is 144 square feet per sprinkler.
7. Every sleeping room below the fourth story in buildings of Use Groups R and I-1 shall have at least one operable window or exterior door approved for emergency egress or rescue. The units must be operable from the inside opening without the use of special knowledge or separate tools. Where windows are provided as a means of egress or rescue, they shall have a sill height not more than 44 inches (1118 mm) above the floor. All egress or rescue windows from sleeping room must have minimum net clear opening height dimension shall be 24 inches (610 mm). The minimum net clear opening width dimension shall be 20 inches (508 mm), and a minimum net clear opening of 5.7 sq.ft.
8. All single and multiple station smoke detectors shall be of an approved type and shall be installed in accordance with the provisions of the building code (BOCA National Building Code 1990), and NFPA 101 Chapter 18 & 19.

9. Private garages located beneath habitable rooms in occupancies in Use Group R-1, R-2, R-3 or I-1 shall be separated from adjacent interior spaces by Fire Partitions and floor/ceiling assembly ;lies which are constructed with not less than 1-hour fire resisting rating. Private garages attached side-by-side to rooms in the above occupancies shall be completely separated from the interior spaces and the attic area by means of 1/2 inch gypsum board or the equivalent applied to the garage side. (Chapter 4 section 407.0 of the BOCA/1993).

10. Guardrails & Handrails - A guardrail system is a system of building components located near the open sides of elevated walking surfaces for the purpose of minimizing the possibility of an accidental fall from the walking surface to the lower level. Minimum height all Use Group 42", except Use Group R which is 36". In occupancies in Use Group A, B, H-4, I1, I-2 M and R and public garages and open parking structures, open guards shall have balusters or be of solid material such that a sphere with a diameter of 4" cannot pass through any opening. Guards shall not have an ornamental pattern that would provide a ladder effect.

11. All exit signs, lights and means of egress lighting shall be done in accordance with Chapter 10, section & subsections 1023.& 1024.0 of the City's building code (The BOCA National Building Code/1993).

12. Stair construction in Use Group R-3, R-4 is a minimum of 9" tread and 8-1/4" maximum rise.

13. Headroom in habitable space is a minimum of 7'6".

14. The minimum headroom in all parts of a stairway shall not be less than 80 inches.


15. All construction and demolition debris must be disposed at the City's authorized reclamation site. The fee rate is attached. Proof of such disposal must be furnished to the office of Inspection Services before final certificate or occupancy is issued or demolition permit is granted.

16. Section 25-135 of the Municipal Code for the City of Portland states: "No person or utility shall be granted a permit to excavate or open any street or sidewalk from the time of November 15 of each year to April 15 of the following year".

17. The builder of a facility to which Section 4594-C of the Maine State Human Rights Act, Title 5 MRSA refers, shall obtain a certification from a design professional that the plans of the facility meet the standards of construction required by this section. Prior to commencing construction of the facility, the builder shall submit the certification to the Division of Inspection Services.

18. NO EXTERIOR WORK IS TO BE DONE

Sincerely,


P. Samuel Hoffses
Chief of Inspections

/dmm 01/14/94
(redo w/additions)

ELEVATION
FROM APARTMENT

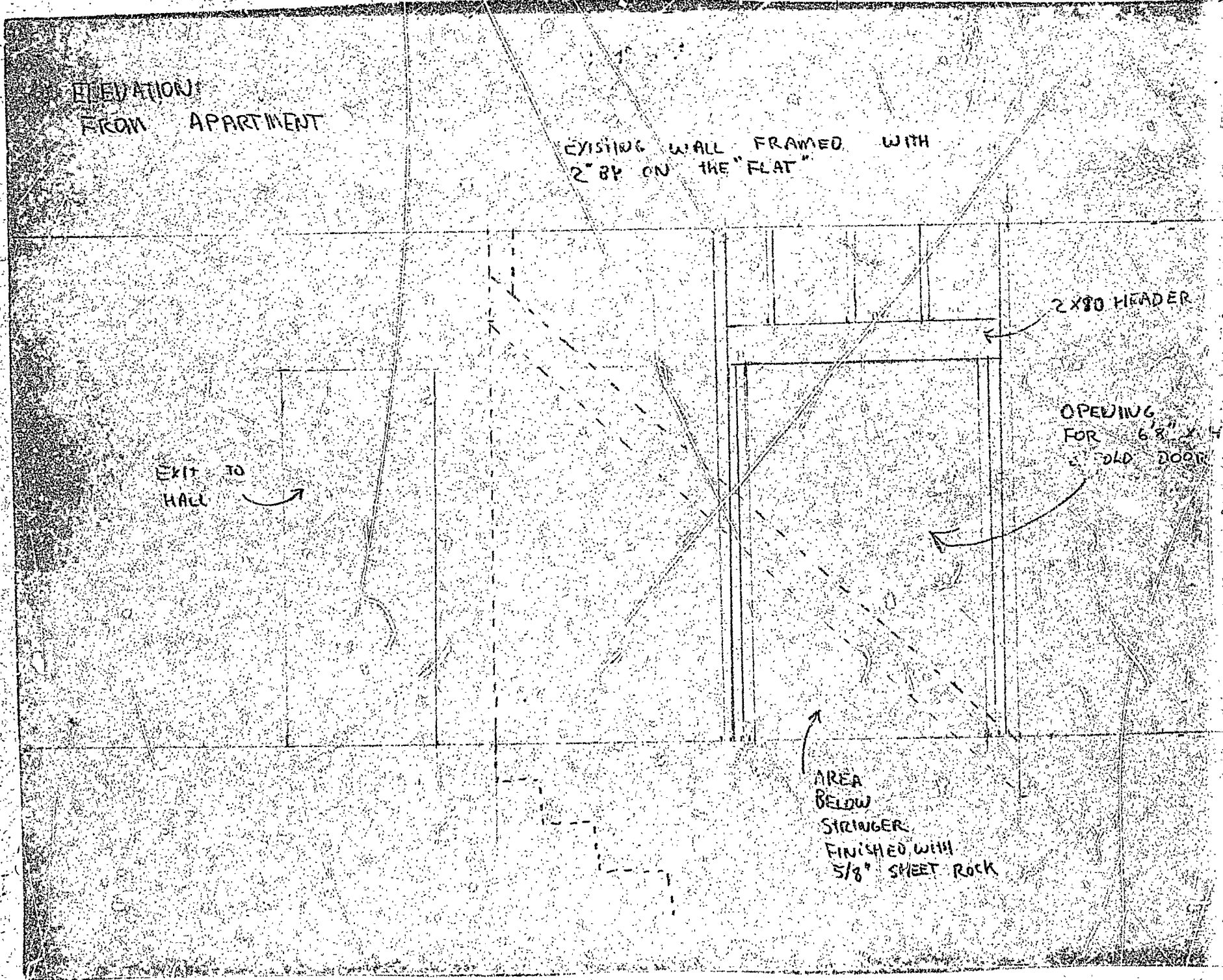
EXISTING WALL FRAMED WITH
2" BY 4" ON THE "FLAT"

2x80 HEADER

OPENING
FOR 6'8" x 4'
3" OLD DOOR

EXIT TO
HALL

AREA
BELOW
STRINGER
FINISHED WITH
5/8" SHEET ROCK



SECTIONAL VIEW THROUGH STAIRWELL

STAIR WELL WIDTH 35"

CEILING

HALL

STAIR WELL WALL

7'6"

5/8" SHEET ROCK

1/2" INCH GIBBER LAYMENT PLYWOOD

2-2x8 STRINGERS FASTENED TO STAIRWELL STUDS

1ST FLOOR CEILING

STAIRS

