SMITH BAKER

60 DERBY STREET

PERMIT TO INSTALL PLUMBING

12322
PERMIT NUMBER

Date Issued 12-10-52

PORTLAND PLUMBING INSPECTOR

By J. [illegible]

APPROVED FIRST INSPECTION

Date [illegible]

By [illegible]

APPROVED FINAL INSPECTION

Date

By JOSEPH P WELCH

TYPE OF BUILDING
- ☐ COMMERCIAL
- ☐ RESIDENTIAL
  - ☐ SINGLE
  - ☐ MULTI FAMILY
- ☐ NEW CONSTRUCTION
- ☐ REMODELING

Address 40 Deering Street

Installation For Frank Deering

Owner of Bldg Frank Deering

Owner's Address 40 Deering Street

Plumber [illegible] Date 12-10-52

NEW	REPL	PROPOSED INSTALLATIONS	NUMBER	FEE
		SINKS		
		LAVATORIES		
		TOILETS		
	1	BATH TUBS	1	2.00
		SHOWERS		
		DRAINS		
		HOT WATER TANKS		
		TANKLESS WATER HEATERS		
		GARBAGE GRINDERS		
		SEPTIC TANKS		
		HOUSE SEWERS		
		ROOF LEADERS (Conn. to house drain)		

POPTLAND HEALTH DEPT. PLUMBING INSPECTION

TOTAL ▶ $ 2.00

FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, June 27, 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 [illegible] Street Use of Building [illegible] No. Stories [illegible] New Building Existing "

Name and address of owner of appliance [illegible]

Installer's name and address [illegible] Telephone [illegible]

General Description of Work

To install [illegible]

IF HEATER, OR POWER BOILER

Location of appliance or source of heat [illegible] Type of floor beneath appliance [illegible]

If wood, how protected? [illegible] Kind of fuel [illegible]

Minimum distance to wood or combustible material, from top of appliance or casing top of furnace [illegible]

From top of smoke pipe [illegible] From front of appliance [illegible] From sides or back of appliance [illegible]

Size of chimney flue [illegible] Other connections to same flue [illegible]

If gas fired, how vented? Rated maximum demand per hour

IF OIL BURNER

Name and type of burner [illegible] Labelled by underwriter's laboratories? [illegible]

Will operator be always in attendance? Does oil supply line feed from top or bottom of tank? [illegible]

Type of floor beneath burner [illegible]

Location of oil storage [illegible] Number and capacity of tanks [illegible]

If two 275-gallon tanks, will three-way valve be provided?

Will all tanks be more than five feet from any flame? [illegible] How many tanks fire proofed?

Total capacity of any existing storage tanks for furnace burners [illegible]

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 smo

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

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: OK 6-19-50 [illegible]

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.

Carrie [illegible]

Signature of Installer [illegible]

INSPECTION COPY

Permit No. 50/982

Location 60 Deering St

Owner Dr Frank Higgins

Date of permit 6/22/50

Approved

NOTES

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CC: [illegible] Jones Co.
[illegible] Portland Street
Portl[illegible], Maine

Dear Sir:

[illegible] a revised plan [illegible] letter contain[illegible] this vicinity [illegible] on plans [illegible] not sufficient. The C[illegible] connection [illegible] the eight posts shown, [illegible] and number [illegible] have no desire to make this [illegible] but my duty requires [illegible] construction [illegible] grating [illegible] a standard plan showing [illegible] gratings [illegible] will then only be necessary on [illegible] parts which are likely to be different on a different job, including the brackets, etc., should be shown in detail in each particular case.

Yours truly

CC: A. J. Bird Co.
52 Portland Street

Albert R. Farrington
178 Dartmouth Street

APARTMENT HOUSE PERMIT

APPLICATION FOR PERMIT

Class of Building or Type of Structure Second Class

Permit No. 41/1

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

Portland, Maine, August 22, 1941

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 60 Deering Street — Within Fire Limits? yes — Dist. No. 1

Owner's ~~or lessee's~~ name and address Mr. Frank P. Higgins, 60 Deering Street — Telephone 4-2236

Contractor's name and address A. J. Bird Co., 52 Portland St. — Telephone 2-6722

Architect A. F. Farrington — Plans filed yes No. of sheets 4

Proposed use of building two offices and two apartments (2d & 3d) 1st — No. families 2

Other buildings on same lot none

Estimated cost $ 500.00 — Fee $ 1.00

Description of Present Building to be Altered

Memorandum from Department of Building Inspection, Portland, Maine

60 Deering St.-Alterations and change of use for Mr. Frank P. Higgins
A. J. Bird Co.——9/22/41

To owner and builder:

Please refer to the second, fourth and fifth paragraphs of my letter of September 6, 1941, relating to sprinkler requirements and change of use to Fourth Story, to type of fire doors required, and to depth of fire escape plans below grade of ground, respectively; and be governed accordingly.

A. J. Bird Co.,
52 Portland St.

(*Signed*) Warren McDonald
Inspector of Buildings

~~Plans and specifications~~ Installation of heating apparatus when 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? yes

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 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? 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 Frank P. Higgins

74D

Permit No. 41/1415 P

Location 60 Deering St.

Owner Dr. Frank P. Higgin

Date of permit 9/22/41

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn. INSPECTION NOT COMPLETED

Cert. of Occupancy issued

Vent

NOTES

STATEMENT ACCOMPANYING APPLICATION FOR BUILDING PERMIT

for [redacted] _____
at [redacted] _____ Date 7/25/11

1. In whose name is the title of the property now recorded? Dr. Frank Higgins

2. Are the boundaries of the property in the vicinity of the proposed work shown clearly on the ground, and how? yes by fence + stone wall

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? _____

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 size, 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

Frank Polenzo

APPLICATION FOR PERMIT

Class of Building or Type of Structure [illegible] *Permit No* [illegible]

To the INSPECTOR OF BUILDINGS, PORTLAND, ME. *Portland, Maine,* July [illegible] 1941

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 59 Portis Street Within Fire Limits yes Dist. No. 3

Owner's ~~address~~ name and address Mrs. Frank P. Higgins, 59 Portis Street Telephone

Contractor's name and address Robert Vernier, Scarboro Telephone [illegible]

Architect Plans filed yes No. of sheets 1

Proposed use of building Dwelling and office No. families 2

Other building on same lot None

Estimated cost $ 1000. Fee $ 3.75

Description of Present Building to be Altered

Material brick No. stories 1½ Heat Style of roof flat Roofing

Last use Dwelling and office No. families 2

General Description of New Work

To construct one story brick ~~veneer~~ addition 20' x 20'6" on rear of building.

To construct two non-bearing partition in corner of X ray room to provide new toilet room. 2x3 studs, plastered both sides.

To construct short partitions to provide new darkroom in one corner of X ray room. Studs 2x3, plastered both sides.

To cut new door to [illegible] new addition

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? yes

Is any electrical work involved in this work? yes Height average grade to top of plate

Size, front 20' depth 20'6" No. stories 1 Height average grade to highest point of roof 11'3"

To be erected on solid or filled land? solid earth or rock? earth

Material of foundation concrete trench cellar Thickness, top 12" bottom 12" cellar

Material of underpinning * Height Thickness

Kind of roof flat Rise per foot " Roof covering [illegible]

No. of chimneys no Material of chimneys of lining

Kind of heat Type of fuel Is gas fitting involved?

Framing lumber—Kind Dressed or full size? dressed

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 [illegible], 2nd , 3rd , roof

On centers: 1st floor , 2nd , 3rd , roof 16"

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? 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 by Mrs. Frank P. Higgins
by Robert Vernier
by Frank Potenza

Permit No. 411

Location 60 Deering Street

Owner Dr. Frank P. Higgins

Date of permit 7/14/41

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn.

Cert. of Occupancy issued

NOTES

CITY OF PORTLAND, MAINE
BOARD OF MUNICIPAL OFFICERS
COMMITTEE ON ZONING AND BUILDING ORDINANCE APPEALS

Room 21, City Hall
August 4, 1941

To Whom It May Concern:

The Committee on Zoning and Building Ordinance Appeals of the Municipal Officers will hold a public hearing at the Council Chamber, City Hall on Friday, August 15, 1941 at four-thirty o'clock in the afternoon upon the appeal under the Zoning Ordinance of Dr. Frank P. Higgins at 60 Deering Street, relating to a change of use of the first story of the dwelling house there.

The Inspector of Buildings is unable to issue a permit to cover an addition on the existing dwelling house on this property and to cover conversion of the entire first floor, including the addition, for one or more suites of doctor's offices, because the proposed use of the first story does not conform with the precise terms of the ordinance in the Apartment House Zone where the property is located.

The appeal sets forth the reasons therefor as follows:

"The appellant now lives in this single family dwelling house and has his own doctor's office in the first story. He now desires to extend the doctor's offices to include the entire first floor, also including the proposed one story addition, for one or more doctor's offices; and probably make his own home elsewhere. This area along Deering Street is quite largely given over to doctors' offices now, and it is the belief of the appellant that these additional offices could not be obnoxious or detrimental to the neighborhood in any way."

All persons interested either for or against this appeal will be heard at the above time and place, this notice of hearing having been sent to the owners of property within 500 feet of the premises in question as required by law.

COMMITTEE ON ZONING AND BUILDING
ORDINANCE APPEALS

Harry E. Martin, Chairman

Sustained Conditionally
8/15/41

City of Portland, Maine

[redacted]

Appeal to the Municipal Officers to Change the Decision of the

Inspector of Buildings Relating to the Property Owned

by **Dr. Frank P. Higgins** at **60 Deering Street**

July 30, 1941 19

To the Municipal Officers:

Your appellant, **Dr. Frank P. Higgins**

who is the **owner** of property at **60 Deering 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 14 Paragraph 4, 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 cover an addition on the existing dwelling house on this property and to convert the entire first floor including the addition for one or more suites of doctor's offices, because the proposed use of the first story does not conform with the Ordinance in the Apartment House Zone where the property is located.**

The reasons for the appeal are as follows: **The appellant now lives in this single family dwelling house and has his own doctor's office in the first story. He now desires to extend the doctor's offices to include the entire first floor including the proposed one-story addition for one or more doctor's offices; and probably make his home elsewhere. This area along Deering Street is quite largely given over to doctors' offices now, and it is the belief of the appellant that these additional offices could not be obnoxious or detrimental to the neighborhodin any way.**

Will communicate from
Assessors Plan
Page 515
Block 45 Lot 2

Action of Appeals Committee on Appeal of
Dr. Frank P. Higgins, 60 Deering Street

August 15, 1941

Chairman Martin----------

Edward Berry----------

Dr. Leighton----------

Herman B. Libby----------

William J. Ward----------

PUBLIC HEARING ON THE APPEAL UNDER THE ZONING ORDINANCE OF DR. FRANK P. HIGGINS AT 60 DEERING STREET

August 15, 1941

A public hearing on the above appeal was held before the Committee on Zoning and Building Ordinance Appeals today. Present for the city were Chairman Martin, Councillor Berry and the Inspector of Buildings.

Dr. Higgins appeared in support of his appeal and there were no opponents present.

Dr. Higgins confirmed the statement made earlier to the Inspector of Buildings that he did not desire to increase the cubical volume of the building in any way since he had found that he could not afford the addition originally contemplated.

Warren McDonald

Agust 2

August 19, 1911.

Dr. [illegible] P. Higgins,
63 Deering Street,
Portland, Maine

Dear Dr. Higgins:

Your appeal under the zoning ordinance relating to the use of the first story of your building at 63 Deering Street was considered by the Municipal Officers on August 18th, conditionally upon compliance with all terms of the Building Code and upon not increasing the cubical volume of the building in any way.

I return the blueprint showing a proposed fire escape on the rear of your building, but it does not help us very much because it shows nothing as to the location of the fire escape relative to the rooms or floors which it would serve or there is not the size of a single number shown on the plan. Evidently the plan was made for your information but not as a design plan.

When you were in this office I understood that you were to have an architect make a plan showing the complete arrangement of the first floor rooms as you propose them, and I think that will be necessary now; also because you plan to provide two apartments on the second and third floors in place of the one at present, these plans ought to show to scale and clearly the arrangements of these two floors also, whether or not the rear stairs is to be removed, the location of the proposed fire escapes and all other important details.

Until you do this I am unable to issue any building permit and you cannot be able to proceed with even the conversion to doctor's offices in the first story.

Very truly yours,

WHCF/H

Inspector of Buildings

, that the said ordinance, ordinance [illegible], in the [illegible] construction [illegible] story building, [illegible] in the case to be [illegible] on the ground floor story of the building, [illegible] conversion for use as one or more dwelling units [illegible] provisions of the ordinance in the particular [illegible] property in question, in substantial condition [illegible] building permit be granted to said applicant subject to full compliance with all laws of the building Code and subject to the condition that there shall be no increase in the cubical volume of the building;

BECAUSE enforcement of the ordinance in this specific case involves unnecessary hardship by needlessly preventing the development of the property; and desirable relief may be granted without substantially derogating from the intent and purpose of the ordinance in that this neighborhood is quite largely given over to buildings housing dental offices and this use could hereby be objectionable or detrimental to the [illegible].

Sustained
Conditionally
10/21/40

City of Portland, Maine

Appeal to the Municipal Officers to Change the Decision of the

Inspector of Buildings Relating to the Property Owned

by **Dr. Frank P. Higgins** at **60 Deering Street**

October 11, 19 **40**

To the Municipal Officers

Your appellant **Dr. Frank P. Higgins**

who is the **owner** of property at **60 Deering 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 ~~25~~ **34**, Paragraph ~~C~~ **b**, of the ~~Building Ordinance~~ **Building Code** 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 ~~Building Ordinance~~ **Building Code**

The decision of the Inspector of Buildings **denies a permit to cover extension on the westerly side of the roof of the dwelling house on this property of a dormer window because such x wooden frame construction as is proposed is not allowable under the precise terms of the Building Code within the limits of Fire District No. 1 where the property is located.**

The reasons for the appeal are as follows: **A similar appeal for the wooden dormer now proposed to be extended was sustained in 1938. The appellant is now desirous of affording the same improved conditions as to light and air for all of the rooms on the westerly side of the upper floor as the existing dormer gives to part of them. It is his belief that the proposed addition will not increase the fire hazard to this or any other building. If the appeal is successful, all woodwork otherwise exposed in the open air will be covered with slate and metal or equivalent incombustible material, except window sash.**

Write for bid & as to manufacturer of the 54 Comus storm sash Co., Detroit, Mich.

43/72.

October 11, 1940

To The Municipal Officers:

The Committee on Zoning and Building Ordinance Appeals to which was referred the appeal under the Building Code of Dr. Frank P. Higgins at 60 Deering Street, relating to the extension of a wooden dormer window on the westerly side of the roof of the dwelling house there contrary to the precise terms of the Building Code in Fire District No. 1 where the property is located, reports that the appeal ought to be sustained conditionally.

COMMITTEE ON ZONING AND BUILDING
ORDINANCE APPEALS

_____
Chairman

_____

_____

, that the appeal under the Building Code of Dr. Frank P. Higgins at 60 Doering Street, relating to the extension of a wooden dormer window on the westerly side of the roof of the dwelling house there contrary to the precise terms of the Building Code in Fire District No. 1 where the property is located, be sustained conditionally and that a building permit be granted to said appellant, subject to full compliance with all terms of the Building Code not involved in this appeal, and subject to the condition that the shall, as indicated in his appeal, cover all woodwork of the proposed dormer otherwise exposed in the open air with slate and metal or equivalent incombustible material, except the window sashes;

BECAUSE enforcement of the Ordinance in this specific case would cause unnecessary hardship by needless interference with the planned improvement of the building; and desirable relief may be granted without substantially derogating from the intent and purpose of the Ordinance in that the proposed extension of the dormer would not increase the fire hazard to this or the neighboring buildings.

Room 31, City Hall
October 15, 1940

Mr. Frank P. Higgins,
60 Deering Street,
Portland, Maine

Dear Sir:

The Committee on Zoning and Building Ordinance Appeals of the Municipal Officers will hold a public hearing at the Council Chamber, City Hall on Friday, October 18, 1940 at two o'clock in the afternoon upon your appeal under the Building Code relating to construction of a dormer window on the roof of your dwelling at 60 Deering Street, contrary to the precise terms of the Building Code in Fire District No. 1 where the property is located.

Please be present or be represented at this hearing in support of your appeal.

COMMITTEE ON ZONING AND BUILDING
ORDINANCE APPEALS

W. Earle Leighton, Chairman

CC: A. J. Bird Co.
52A Portland Street

[illegible], City Hall
October 27, 1920

To Whom It May Concern:

The Committee on Zoning and Building Ordinance Appeals of the Municipal Officers will hold a public hearing at the Council Chamber, City Hall on Friday, October 29, 1920 at two o'clock in the afternoon upon the appeal under the Building Code of Dr. Frank P. Wiggins at 60 Deering Street, relating to the extension of a dormer window on the westerly side of the roof of the dwelling now there.

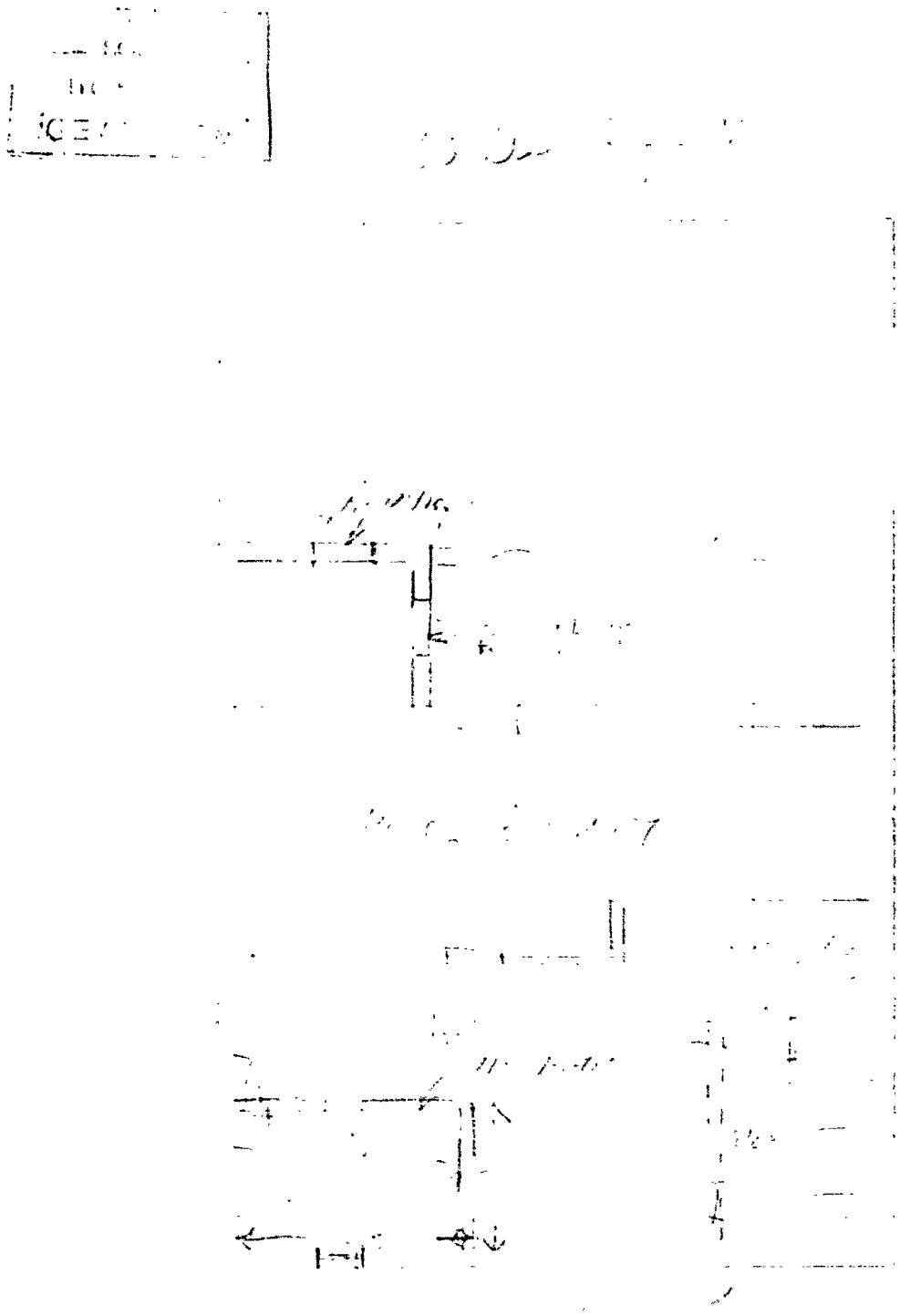
A dormer window about 4 feet long has recently been completed on the same side of the roof of this dwelling, an appeal under the Building Code having been sustained sometime ago. The appellant proposes to construct an extension of this dormer approximately as long as the existing dormer, thus making the future length of the dormer about 8 feet. The Inspector of Buildings was unable to issue a permit for this extension, because the construction of such a dormer of wood is not ordinarily allowable within the limits of fire district No. 2, in the building in which it is proposed is of brick, or second class construction as termed by the Ordinance. The appellant sets forth that the purpose of the extension is to improve conditions as to light and air for all of the rooms on the westerly side of the upper floor in the same manner as the existing dormer has done for some of them. He agrees to cover the woodwork otherwise exposed in the open air with slate and metal or equivalent incombustible material.

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

COMMITTEE ON ZONING AND BUILDING
ORDINANCE APPEALS

T. Earle Robinson, Chairman

cc: Marion Tilton [illegible]
84 Connecticut Avenue
Detroit, Michigan



Original Permit No. 10/922

Amendment No. 2

AMENDMENT TO APPLICATION FOR PERMIT

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

Portland, Maine, May 6, 1941

The undersigned hereby applies for an amendment to Permit No. 10/922 *pertaining to the building or structure comprised in the original application 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 60 Deering St. Within Fire Limits? yes Dist. No. 1

Owner's or Lessee's name and address Dr. Frank P. Higgins 60 Deering St.

Contractor's name and address John Conley 21 Sheridan St. 4-4988

Plans filed as part of this Amendment yes No. of Sheets 1

Is any plumbing work involved in this work? yes Is any electrical work involved in this work? yes

Increased cost of work 100. Additional fee .25

Framing Lumber: Kind? Hemlock Dressed or Full Size? dressed

Description of Proposed Work

To close present door and cut in new door in existing bath. to build two new partitions a new bath about 5'x6',2x3 studs 16" O.C. Cut in new window at least 3 Sq. Ft. in area for outside ventilation. All work on second floor.

The owner is to occupy the first and second floors and let the third floor.

Approved:

Chief of Fire Department.

INSPECTION COPY Commissioner of Public Works.

Dr. Frank P. Higgins
Signature of Owner
by John Conley
5/6/41

Approved: Jo Warren McDonald
Inspector of Buildings

P. 43/382-I
Amend. No. 1

October 22, 1943

Mr. Frank P. Higgins,
63 Deering Street,
Portland, Maine

Dear Sir:

Enclosed is the amendment to your building permit at 63 Deering Street covering the extension of the dormer window on the roof, your appeal under the Building Code having been sustained by the Municipal Officers, conditionally, on October 22, 1943.

The conditions are that you comply with all terms of the Building Code not involved in this appeal and that all woodwork of the proposed extension, as well as that of the part already done, otherwise exposed in the open air shall be covered with slate and metal or equivalent incombustible material, the only exception being the window sash.

Please be governed accordingly.

Very truly yours,

MacD/H

Inspector of Buildings

CC: A. J. Bird Co.
52A Portland Street

PERMIT

Original Permit No. 40/982

Amendment No. 1

AMENDMENT TO APPLICATION FOR PERMIT

Portland, Maine, October 10, 1940

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for an amendment to Permit No. 40/982 *pertaining to the building or structure comprised in the original application 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 60 Deering Street Within Fire Limits? yes Dist. No. 1

Owner's or Lessee's name and address Dr. Frank P. Higgins, 60 Deering Street

Contractor's name and address A. J. Bird Co. 52A Portland Street 2-2723

Plans filed as part of this Amendment No. of Sheets

Is any plumbing work involved in this work? Is any electrical work involved in this work?

Increased cost of work 300 Additional fee 2.75

Framing Lumber: Kind? hemlock Dressed or Full Size? dressed

Description of Proposed Work

To extend new dormer 10' on one end and 9' on the other - same framing as given in original permit

Appeal sustained conditionally 10/21/40

Dr. Frank P. Higgins

Per A. J. Bird Co.

Signature of Owner Frank P. Higgins

Approved:

Inspection Department.

10/21/40

Rept. 6755C-I

April 27, 1940

Dr. Frank P. Higgins,
60 Deering Street,
Portland, Maine

Dear Dr. Higgins:

In July 1938 we issued in your name a permit to cover alterations in your building at 60 Deering Street after successful appeal on your part allowing a variation in Fire District rules.

The work was not ever commenced and the permit became void.

Now Dr. Bird has applied for a permit in your name for alterations which are quite similar to those contemplated in the first permit. I doubt if it will again be necessary for you to go through the appeal proceedings relating to frame construction in Fire District No. 1, but the proposed use of the building ought to be more definitely stated by the owner in connection with this application for the permit than was the case either in the original application or is the case in this one.

I have a notation at the time of my first inspection of the building that there was a tentative plan to give the first floor of the building over entirely to offices at sometime in the future which leaves us in some uncertainty as to what your plans are now. Will you not be kind enough to write a letter to me explicitly stating how you intend to use the first story, second story and third story after these alterations are completed, and if you have any further changes as to use in mind at even a later date probably your best interests would be served by stating them to us now so that you might receive the benefit of future requirements to avoid any work at this time which would require undue outlay later when subsequent changes in use are made.

I also have notations that certain stairways from the upper stories do not have handrails and that the rear stairway from third floor to second opens into a private room. These matters, especially those relating to means of egress, will have to be straightened out so that we can secure the approval of the Board of Engineers upon this permit now applied for. I suggest that you have prepared to definite scale, preferably one quarter of an inch to the foot, a plan of each floor showing the arrangement of all essential features now with the proposed arrangement superimposed upon each floor plan in a different color.

Your property is located within an Apartment House Zone and it is therefore necessary for us to check the proposed use in such a zone.

Very truly yours,

WMcD/H

Inspector of Buildings

PERMIT ISSUED

JUL 22 1940

APPLICATION FOR PERMIT

Class of Building or Type of Structure [illegible]

Portland, Maine, April 21, 1940

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 60 Deering Street Within Fire Limits: yes Dist. No. 1

Owner's ~~name and address~~ name and address [illegible], 60 Deering St. Telephone

Contractor's name and address [illegible] Co., 25 Free St. Telephone 2-6723

Architect Plans filed No. of sheets

Proposed use of building Doctor's office & 2f apartment No. families 2

Other buildings on same lot none

Estimated cost $ 900. Fee $ 1.00

Description of Present Building to be Altered

Material brick No. stories 2½ Heat stove Style of roof pitch Roofing slate

Last use Doctor's office & owner's home No. families 1

General Description of New Work

To remove existing 8' x 8' 5' long and build new dormer 19' long on westerly side of roof

To finish off remodernment of two rooms bath and kitchenette(kitchenette to be in an existing room on this floor) on this third floor of building - new window at least three [illegible] for partition of new bath room - 2x4 studs, 16" OC covered with wallboard

ALL EXPOSED WOODWORK EXCEPT DOORS AND WINDOW SASH TO BE COVERED WITH METAL AND SLATE

To partition off ~~existing~~ section of rear bedroom 2nd floor to provide hallway at least 3' wide from foot of stairs to third story to head of stairs to first story. To provide handrails on at least one side of all stairways.

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

7/6/38

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 flat Rise per foot 1" Roof covering Tar and gravel, 5-ply

No. of chimneys Material of chimneys of lining

Kind of heat Type of fuel Is gas fitting involved?

Framing Lumber--Kind [illegible] Dressed or Full Size? dressed

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 2x6

On centers: 1st floor, 2nd, 3rd, roof 20"

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? 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

Signature of owner Dr. Frank P. Higgins

by H. G. Bird

INSTRUCTION COPY

Permit No. 40/982

Location 60 Deering St.

Owner Dr. Frank R Higgins

Date of permit 4/22/40.

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn.

Cert. of Occupancy issued

NOTES

FILL IN COMPLETELY AND SIGN WITH INK

Permit No. [illegible]

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

SEP 25 1916

To the INSPECTOR OF BUILDINGS, PORTLAND, ME. *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 _____ Use of Building _____ No. Stories _____ New Building / Existing ___

Name and address of owner of appliance _____

Installer's name and address _____ Telephone _____

General Description of Work

To install _____

IF HEATER, POWER BOILER OR COOKING DEVICE

Is appliance or source of heat to be in cellar? _____ If not, which story _____ Kind of Fuel _____

Material of supports of appliance (concrete floor or what kind). _____

Minimum distance to wood or combustible material, from top of appliance or casing top of furnace 28" from top of smoke pipe 16" from front of appliance. 10' from sides or back of appliance no woodwork

Size of chimney flue 12 x 16 Other connections to same flue none

IF OIL BURNER

Name and type of burner _____ Labeled and approved by Underwriters' Laboratories? ___

Will operator be always in attendance? _____ Type of oil feed (gravity or pressure) _____

Location oil storage _____ No. and capacity of tanks _____

Will all tanks be more than seven feet from any flame? _____ How many tanks fireproofed? _____

Amount of fee enclosed? _____ ($1.00 for one heater, etc., 50 cents additional for each additional heater, etc., in same building at same time.)

INSPECTION COPY

Signature of Installer [illegible] Swanton

1916

Permit No. 40/1421

Location 60 Deering St

Owner Dr Frank Nelson

Date of Permit 11/25/40

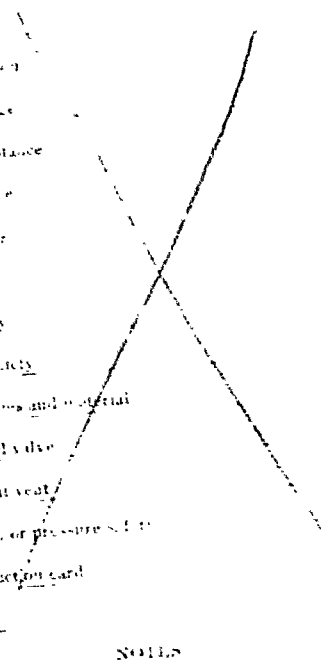
Post Card Issued

Notice Received

Approval Card Issued

Oil Burner Check List Data

1. Kind of fuel
2. Label
3. Anthracite
4. Oil storage
5. Tank distance
6. Vent Pipe
7. Fill Pipe
8. Gauge
9. Rigidity
10. Feed safety
11. Pipe sizes and material
12. Control valve
13. Ash pit vent
14. Temp. or pressure safety
15. Instruction card
16.



NOTES

[illegible]

[illegible]

July 11, 19[illegible]

[illegible]
[illegible]
[illegible]

[illegible]:

[illegible] is the permit covering [illegible] on [illegible] of the building of [illegible] covering [illegible] and [illegible] conditional upon the outside walls of the former being covered with slate. If there is [illegible] more [illegible] than appears on the present similar [illegible], it will be required to be covered [illegible].

[illegible] roof joists [illegible] figure out for this first roof. In fact I [illegible] the framing layout of [illegible] it would be well for you to submit [illegible] from [illegible] the building to the [illegible] before [illegible] avoid changes later.

Very truly yours,

(Signed) WARREN McDONALD

CC Dr. [illegible] Inspector of Buildings.

= 30.6

(A) APARTMENT HOUSE ZONE

APPLICATION FOR PERMIT

Permit No. [illegible]

(Class of Building or Type of Structure Second Class) [illegible]

Portland, Maine, June 11, 1928

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 60 Deering Street Within Fire Limits? Yes Dist. No. 1

Owner's ~~or Lessee's~~ name and address Dr. Frank P. Higgins, 60 Deering Street Telephone

Contractor's name and address Camillo Profenno Co., 15 Free Street Telephone 3-0711

Architect Plans filed no No. of sheets

Proposed use of building Office and tenements No. families 2

Other buildings on same lot none

Estimated cost $250. Fee $ .75

Description of Present Building to be Altered

Material brick No. stories 2½ Heat Style of roof pitch Roofing slate

Last use Office and tenement No. families 1

General Description of New Work

To build 11' dormer on westerly side of roof to connect up two existing dormers
To finish off 2nd room and bath on third floor, new bath room to have window at least three square feet in area - new partitions to be 2x4 studs 16" OC - existing floor joists 2x10, 16" OC - two existing stair ays from third floor to first

ALL EXTERIOR EXPOSED WOODWORK EXCEPT DOORS AND WINDOW SASH TO BE COVERED WITH METAL OR SLATE

Appeal relating to Fire District Rules sustained by Municipal Officers 7/6/28

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

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 flat Rise per foot 1½" Roof covering Tar and gravel 5 ply

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 at least one piece in cross section.

Joists and rafters: 1st floor , 2nd , 3rd , roof 2x10 Spruce

On centers: 1st floor , 2nd , 3rd , roof 16"

Maximum span: 1st floor , 2nd , 3rd , roof 16'

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? 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

Signature of owner Dr. Frank P. Higgins By Camillo Profenno Co. By A. C. Emano.

INSPECTION COPY

Permit No. 38/1022

Location 60 Deering St

Owner H. Frank D. Higgins

Date of permit 4/11/38.

Notif. closing-in

Insp. g-in

Final Notif.

Final Inspn. 10/12/38

Cert. of Occupancy issued Safford

NOTES

6" brick footings under
Ext. walls. Footings under
Partitions 2 ft 8 in
3'7" wide basement
Recreation room
34" wide rubble stone
walls 3 ft. 3 in
remainder
Rec room walls
Stairway 3 ft 6 in
wide - 6 risers
diagonal across
first floor room
for Dr. Hyer
office and part of
Dent. office and
waiting room
Utility room

4/15/38 Rec room walls 11

9/10/38

9/27/38 Lower floor

10/3/38 Rec room shall

10/13/38 Stove, etc

Sustained
7/6/38

City of Portland, Maine

Appeal to the Municipal Officers to Change the Decision of the

Inspector of Buildings Relating to the Property Owned

by Dr. Frank P. Higgins at 60 Deering Street

June 28, 1938

To the Municipal Officers

Your appellant Dr. Frank P. Higgins

who is the owner of property at 60 Deering 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 34 Paragraph b,

of the ~~Zoning Ordinance~~ Building Code, on the ground that the enforcement of the ordinance in this case

involves unnecessary hardship and because relief may be granted without substantially der-

ogating from the intent and purpose of the ~~Zoning Ordinance~~ Building Code

The decision of the Inspector of Buildings denies a permit to construct an enlarged dormer window on the west side of this dwelling of second class construction, the dormer to be of frame construction, because frame construction in such a case is not ordinarily permissible under the precise terms of the Building Code within the limits of Fire District No. 1 where the property is located.

The reasons for the appeal are as follows The appellant is desirous of providing additional light and air for the third floor so that a separate apartment may be provided there. Since the present roof is of frame construction it is not practicable to build this enlarged dormer window of any other than wooden construction. It is the belief of the appellant that this additional wooden construction, since it will be covered to a large extent on the outside with non-burnable material, will in no way increase the fire hazard to this or surrounding property.

Dr. Frank P. Higgins

By:

Attorney

PUBLIC HEARING ON THE APPEAL OF DR. FRANK P. HIGGINS AT 60 DEERING STREET

July 1, 1958

A public hearing on the above appeal was held before the Committee on Zoning and Building Ordinance appeals today. Present for the city were Councillors Eskilson and Martin and the Inspector of Buildings.

Dr. Higgins and Eugene Martin, his attorney, appeared in support of the appeal and there were no opponents present.

Warren McDonald

July 6, 1938

To The Municipal Officers:

The Committee on Zoning and Building Ordinance appeals to which was referred the appeal under the Building Code of Dr. Frank P. Higgins relating to the construction of a [illegible] dormer window proposed at 60 Deering Street within the limits of Fire District No. 1, reports that the appeal ought to be sustained.

COMMITTEE ON ZONING AND BUILDING ORDINANCE APPEALS

_____
Chairman

_____

_____

, to the appeal under the Building Code of Dr. Frank P. Higgins at 60 Deering Street, relating to the construction of an enlarged dormer window on the roof of the dwelling house at 60 Deering Street, contrary to the precise terms of the Building Code within the limits of Fire District No. 1 where the property is located, be sustained and that a building permit be granted said appellant, subject to full compliance with all terms of the Building Code not involved in this appeal and subject to the condition that the side walls of the corner shall be covered with slate or similar non-combustible metal;

BECAUSE enforcement of the ordinance in this specific case would cause unnecessary hardship by making the construction of the dormer impracticable; and desirable relief may be granted without substantially derogating from the intent and purpose of the ordinance in that the proposed alterations would not increase the fire hazard to the neighboring property.

FILL IN COMPLETELY AND SIGN WITH INK

Permit No. 43

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

SEP

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

Portland, Maine, September 11, 1917

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 60 Deering St. Use of Building Dwelling No. Stories

Name and address of owner [illegible], 60 Deering St. Ward 5

Contractor's name and address The Boyd Corp. 108 Middle St. Telephone 4-1057

General Description of Work

To install Oil burning equipment in connection with existing steam heat

CERTIFICATION REQUIRED BY LAWS OF MAINE
CERTIFICATE OF OWNER
REQUIREMENT IS WAIVED

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 Oil

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

Size of chimney flue Other connections to same flue

IF OIL BURNER

Name and type of burner Delco 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.

Will all tanks be more than seven feet from any flame? yes How many tanks fireproofed?

Amount of fee enclosed? 1.00 ($1.00 for one heater, etc., 50 cents additional for each additional heater, etc., in same building at same time.)

INSPECTION COPY

Signature of contractor The Boyd Corp.

By F. [illegible]

Ward 6 Permit N 37/1443

Location 60 Deering St

Owner Patrick Higgins

Date of permit 9/14/37

Post Card sent 9/14/37.

Notif for inspn.

Approval Tag issued

Oil Burner Check List (date)

1. Kind of heat
2. Label ✓
3. Anti-siphon
4. Oil storage
5. Tank distance ✓
6. Vent pipe ✓
7. Fill pipe ✓
8. Gauge
9. Rigidity ✓
10. Feed safety ✓
11. Pipe sizes and material ✓
12. Control valve
13. Ash pit vent
14. Temp. or pressure safety
15. Instruction card ✓
16. Not to Start in Asphalt

NOTES

(A) APARTMENT HOUSE ZONE

CITY OF PORTLAND, MAINE

DEPARTMENT OF BUILDING INSPECTION

Record of Inquiry

~~Verbal in person~~
By telephone

Date 6/20/35

Location 60 Deering St.

Made by F. W. Cummings Son & Son.

Inquiry- 1 Owner who is doctor wants to provide space for one or more doctors besides himself and make 3rd floor use for his own living quarters.

2 Is it permissable?

Answer- 1 No. — Apartment House Zone.

2

3

Reply by

MF1402

Floor timbers:	1st floor	—, 2nd	, 3rd	, 4th
On centers:	1st floor	—, 2nd	—, 3rd	, 4th
Span:	1st floor	—, 2nd	—, 3rd	—, 4th

If 1st or 2nd Class Building

External walls } thickness { 1st story —, 2nd story
Party walls } thickness { 1st story —, 2nd story

Material of cornice? _____ How fastened?

If Apartment, Tenement or Lodging House

Dimensions of lot? _____

Descriptions of other buildings on lot? _____

Clear distance to rear lot line? _____, to one side lot line? , to other side lot line?

If a Private Garage

No. cars now accommodated on lot? Total number to be accommodated? _____

Other buildings on same lot?

Distance from nearest present building to proposed garage?

All parts of garage, including eaves, will be at least 2 ft. from all lot lines.

Garage will be at least _____ feet from nearest windows of adjoining property.

Will there be a heating plant within building? _____

If so, how protected? _____

Miscellaneous

Will the above construction require the removal or disturbing of any shade tree on the public street? _____

Plans filed as part of this application? —No. sheets? _____

Estimated total cost $_____ Fee? _____

Signature of owner or authorized representative?

(A) APARTMENT HO[illegible]

Permit No. PERMIT ISSUED 1325

APPLICATION FOR PERMIT

OCT 11 1933

Class of Building or Type of Structure Second Class

Portland, Maine, October 11, 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 60 Hearing Street Ward 0 Within Fire Limits? yes Dist. No. 1

Owner's ~~or lessee's~~ name and address Dr. Frank J. Higgins 3 Hearing Avenue Telephone

Contractor's name and address J. J. Maloney Co. 470 Middle St. Telephone

Architect's name and address

Proposed use of building Dwelling House No. families 1

Other buildings on same lot

Plans filed as part of this application? no No. of sheets

Estimated cost $ 50.00 Fee $ .50

Description of Present Building to be Altered

Material brick No. stories 2½ Heat Style of roof Roofing

Last use Dwelling House No. families 1

General Description of New Work

To remove old fireplace and build a new fireplace in the front part of 2nd story. The chimney involved is a three flue chimney and this fireplace is to be connected to a flue which has no other connection. The hearth of the fireplace is to be supported clear and free of any combustible material on metal angles projecting as cantilevers from the chimney. The hearth is to be at least 18" deep.

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

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

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?

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? 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

Signature of owner Dr. Frank J. Higgins By J. J. Maloney Co. By John J. Maloney

INSPECTION COPY

Ward 6 Permit No. 33/1525

Location 60 Deering St.

Owner Dr. Frank N Higgins

Date of permit 10/11/33

Notif. closing-in

Inspn. closing-in

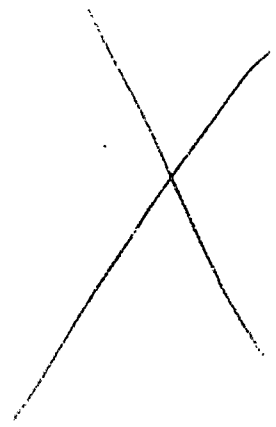
Final Notif.

Final Inspn. 10/13/33

Cert. of Occupancy issued None

NOTES

10/13/33 - Work done -
A. J. S.



'32/.87-I

September 30, 1932

Gould-Parker Company
66-70 Free Street
Portland, Maine

ATTENTION: Mr. E. T. Allen

Gentlemen:

Replying to Mr. Allen's letter of September 29th concerning credit for the fee of 1.00 paid to this Department April 22, 1932 to cover permit for oil burner to be installed for Mr. Frank Higgins at 60 Deering Street.

I am sorry that we cannot do as you request. Our records show that an Inspector from this office has made three or four trips to 60 Deering Street in an effort to inspect the oil burner. Under these circumstances, it seems to me that we should not set the precedent of refunding money or giving equivalent credit upon a job where a permit has been actually issued five months before request is made for such credit. I should feel a little differently about it if you had notified us of the circumstances within a reasonable time of the issuance of the permit so that we would not have spent so much time on a fruitless attempt to make inspection.

In the future I think we will be able to accommodate you in somewhat similar cases if you will notify us of the fact that the burner is not to be installed within a reasonable time, say a week or so, after the permit has been issued.

Very truly yours,

Inspector of Buildings.

WMJ/HC

FILL IN COMPLETELY AND SIGN WITH INK

RECEIVED
APR 20 1932
DEPT. OF BUILDINGS
CITY OF PORTLAND

Permit No. [illegible]

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

To the INSPECTOR OF BUILDINGS, PORTLAND, ME. *Portland, Maine,* April 22, 32

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 60 Deering Use of Building Dwelling

Name and address of owner 60 Deering - Dr. Frank Higgins Ward 6

Contractor's name and address Gould-Farnham Co. 70 Free St. Telephone P-4200

General Description of Work

To install Oil Burner

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 Oil

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 [illegible] C.C. 4/26/32

from top of smoke pipe, from front of heater from sides or back of heater

IF OIL BURNER

Name and type of burner Natal G-1 Labeled and approved by Underwriters' Laboratories? Yes

Will operator be always in attendance? No Type of oil feed (gravity or pressure) Pressure

Location oil storage Basement No. and capacity of tanks One 275 gal

Will all tanks be more than seven feet from any flame? Yes How many tanks fireproofed? None

Amount of fee enclosed? 1.00 ($1.00 for one heater, etc., 50 cents additional for each additional heater, etc., in same building at same time.)

INSPECTION COPY

Signature of contractor Gould-Farnham Co.
By E. J. Allen 7249

Ward 6 Permit No. 32/467

Location 60 Deering St.

Owner Dr. Frank Higgins

Date of permit 4/26/32

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn.

Cert. of Occupancy issued

NOTES

1. Kind of heat
2. Lights
3. Attachment
4. Other
5. Tests
6. Vents
7. Flues
8. Stove
9. Ex
10. Fuel
11. Pipes material
12. Control valve
13. Ash pit
14. Temp outside
15. Instructions
16.

Gould-Farmer
Company

66-68-70 FREE STREET
PORTLAND, MAINE

GENERAL ELECTRIC
REFRIGERATOR

Hotpoint
ELECTRIC RANGES

September 29, 1932

City Inspector's Office
Municipal Bldg.
Portland, Me.

Gentlemen:

We are enclosing oil burner permit issued to us for installation of oil burner at the home of Dr. Frank Higgins, 60 Deering St. as this order has been cancelled and if possible we would like to have you issue credit for the amount paid you for this permit, to be applied against later applications for permits for similar installations.

Very truly yours,

GOULD-FARMER COMPANY

E. F. Allen

E. F. Allen

ETA/N

RECEIVED
SEP [illegible] 1932
[illegible] INSP.
CITY OF PORTLAND

Permit No. 0185

APPLICATION FOR PERMIT

Class of Building or Type of Structure Second Class

Portland, Maine, February 18, 1930

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 50 Deering Street Ward 6 6 Within Fire Limits? Yes Dist. No. 4

Owner's ~~or Lessee's~~ name and address Dr. Frank P. Higgins, 50 Deering St. Telephone

Contractor's name and address Geo. E. Sears, 22 Cottage St., Telephone F 4567

Architect's name and address

Proposed use of building dwelling house No. families 1

Other buildings on same lot

Description of Present Building to be Altered

Material brick No. stories 2 Heat Style of roof Roofing

Last use dwelling house No. families 1

General Description of New Work

To enclose with glass existingone story side piazza, 6' x 16'

20' from sidewalk line and 8' from side lot line

Details of New Work

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

Material of underpinning Height Thickness

Kind of roof Roof covering

No. of chimneys Material of chimneys of lining

Kind of heat Type of fuel Distance, heater to chimney

If oil burner, name and model

Capacity and location of oil tanks

Is gas fitting involved? Size of service

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? no

Plans filed as part of this application? no No. sheets

Estimated cost $ 175. Fee $ .75

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. Frank P. Higgins By Geo E Sears

INSPECTION COPY

Ward 6 Permit No. 30135

Location 60 Deering St.

Owner Dr. F. P. Higgins

Date of permit 2/13/30

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn.

[illegible] of Occupancy issued

NOTES

4/21 [illegible]

APPLICATION FOR PERMIT

DEPARTMENT OF BUILDING INSPECTIONS SERVICES

ELECTRICAL INSTALLATIONS

Date Sept. 29, 19 86

Receipt and Permit number D 25160

To the CHIEF ELECTRICAL INSPECTOR, *Portland, Maine:*

The undersigned hereby applies for a permit to make electrical installations in accordance with the laws of Maine, the Portland Electrical Ordinance, the National Electrical Code and the following specifications:

LOCATION OF WORK: 60 Deering St.

OWNER'S NAME: James Boulos ADDRESS: _____

	FEES
OUTLETS:	
Receptacles _____ Switches _____ Plugmold _____ ft. TOTAL _____	
FIXTURES: (number of)	
Incandescent _____ Flourescent _____ (not strip) TOTAL _____	
Strip Flourescent _____ ft.	
SERVICES:	
Overhead _____ Underground _____ Temporary _____ TOTAL amperes _____ ..	
METERS: (number of) _____	
MOTORS: (number of)	
Fractional _____	
1 HP or over _____	
RESIDENTIAL HEATING:	
Oil or Gas (number of units) _____	
Electric (number of rooms) _____	
COMMERCIAL OR INDUSTRIAL HEATING:	
Oil or Gas (by a main boiler) _____	
Oil or Gas (by separate units) _____	
Electric Under 20 kws _____ Over 20 kws _____	
APPLIANCES: (number of)	
Ranges _____ Water Heaters _____	
Cook Tops _____ Disposals _____	
Wall Ovens _____ Dishwashers 1	
Dryers 1 Compactors _____	
Fans _____ Others (denote) _____	
TOTAL _____	3.00
MISCELLANEOUS: (number of)	
Branch Panels _____	
Transformers _____	
Air Conditioners Central Unit _____	
Separate Units (windows) _____	
Signs 20 sq. ft. and under _____	
Over 20 sq. ft. _____	
Swimming Pools Above Ground _____	
In Ground _____	
Fire/Burglar Alarms Residential _____	
Commercial _____	
Heavy Duty Outlets, 220 Volt (such as welders) 30 amps and under _____	
over 30 amps _____	
Circus, Fairs, etc. _____	
Alterations to wires xx ..replace service riser with 2½ galv conduit	~~23x8~~
Repairs after fire _____	2.00
Emergency Lights, battery _____	
Emergency Generators _____	
INSTALLATION FEE DUE:	
FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT ..... DOUBLE FEE DUE:	
FOR REMOVAL OF A "STOP ORDER" (304-16.b)	
TOTAL AMOUNT DUE:	~~5.00~~

INSPECTION:

Will be ready on _____ ___, 19__; or Will Call xx

CONTRACTOR'S NAME: Michael LaPlante & SOns

ADDRESS: 2 Evergreen Drive

TEL.: 878-2866

MASTER LICENSE NO.: 3714

LIMITED LICENSE NO.: _____

SIGNATURE OF CONTRACTOR: Gerald Carter

INSPECTOR'S COPY — WHITE

OFFICE COPY — CANARY

CONTRACTOR'S COPY — GREEN

— ELECTRICAL INSTALLATIONS —

Permit Number 25760

Location 20 Alexandra Ct

Owner Clarence Berlin

Date of Permit 11/29/56

Final Inspection 9/29/56

By Inspector D. Hynes

Permit Application Register Page No. 125

INSPECTIONS: Service _____ by _____

Service called in _____

Closing-in _____ by _____

PROGRESS INSPECTIONS: _____ / _____ / _____

_____ / _____ / _____

_____ / _____ / _____

_____ / _____ / _____

_____ / _____ / _____

_____ / _____ / _____

DATE:	REMARKS:

CODE COMPLIANCE COMPLETED
DATE 9/29/56

C BSL M.F.

CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT
INSPECTION SERVICES DIVISION

November 9, 1989

(PARKSIDE)

James Boulos
60 Deering Street
Portland, ME 04101

DU: 3

Dear Sir:

RE: 60 Deering St. 47-C-7

The Housing Inspections Division of the Department of Planning and Urban Development has recently completed an overall inspection of the above referred property.

Congratulations are extended to you for the general condition of your property which was found to meet the standards established by the City's Housing Code.

Good maintenance is the best way to protect the value of your property and neighborhood.

Please feel free to call on us if we can be of assistance to you.

Sincerely yours,
Joseph E. Gray, Jr., Director
Planning & Urban Development

By P. Samuel Hoffses,
Chief of Inspection Services

Code Enforcement Officer
Arthur Addato for Kevin Carroll (6)

jmr

Parkside
KC

CITY OF PORTLAND
INSPECTION SERVICES DIVISION - HOUSING INSPECTION SCHEDULE

Insp. Date: 11-8-89 Complaint____ 5 year ✓ Fire____ Inspector's Name Adolato Dist.____

Property Address: 60 DEERING ST. C-B-L: 47-C-7 Legal Units: 3 Exist. Units: 3 Stories: 3

Owner or Agent James Boulos
Address 60 Deering St.

Stand. 1st: ✓ N.O.H.C.____ L.O.D.____

Violation No.	Ext.	Int.	Fl.	Apt.	LOCATION	VIOLATION DESCRIPTION	CODE