42 DEERING STREET

FILL IN AND SIGN WITH INK

0 0663

PERMIT ISSUED

JUL 28 ..

CITY of PORTLAND

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, ... 7-31-78 .....

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 42 Deering St. ..... Use of Building 4 apart. bldg. No. Stories 3 New Building Existing "x"

Name and address of owner of appliance David Shaw-40 Deering St. .....

Installer's name and address ....Home Heating & Service Co.-962 Shore Rd., Cape Eliz., Me. Telephone 799-3735

General Description of Work

To install 1 Beckett burner & 1 bock water heater-oil fired .....

IF HEATER, OR POWER BOILER

Location of appliance basement ..... Any burnable material in floor surface or beneath? yes-has fire walls

If so, how protected? fire walls ..... Kind of fuel? #2 .....

Minimum distance to burnable material, from top of appliance or casing top of furnace 5' .....

From top of smoke pipe 2' ..... From front of appliance 3' to fire wall From sides or back of appliance 5' & 3'

Size of chimney flue 10" ..... Other connections to same flue water heater .....

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 Beckett ..... Labelled by underwriters' laboratories? yes

Will operator be always in attendance? no Does oil supply line feed from top or bottom of tank? bottom

Type of floor beneath burner concrete Size of vent pipe 8" .....

Location of oil storage basement Number and capacity of tanks 1 - 275 .....

Low water shut off yes ..... Make MacDonald/Miller ..... No. .....

Will all tanks be more than five feet from any flame? yes How many tanks enclosed? none .....

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

Sizes are rough estimate .....

Amount of fee enclosed? 5.00

APPROVED:

O.K.-E.B. 7/31/78

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 Installer John Paul Shaw #3267

CS 500

INSPECTION COPY

Permit No. 78/0663

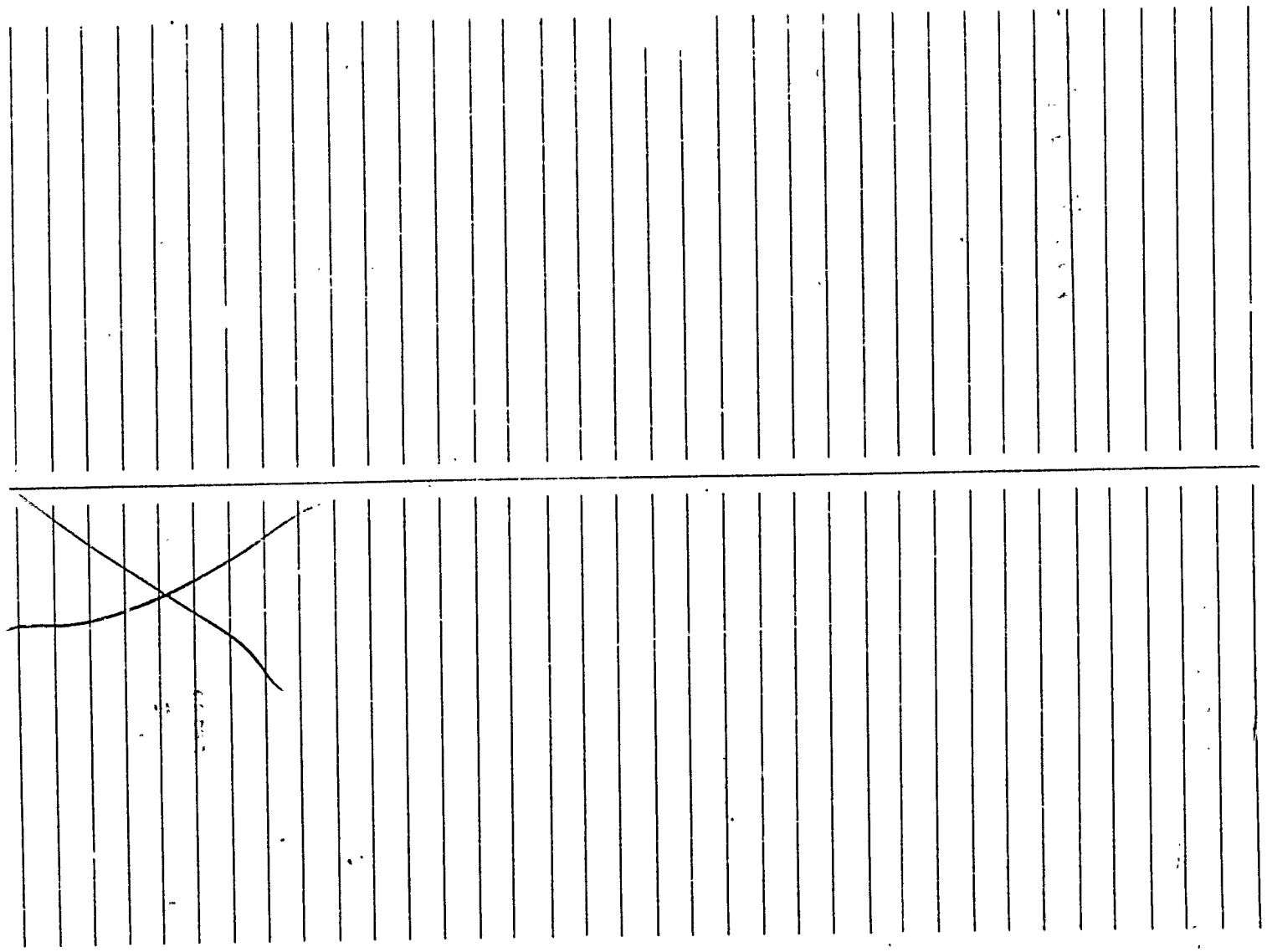
Location 42 Deering St.

Owner David Shaw

Date of permit 7-31-78

Approved

NOTES 8-11-78 (0-sep'd well -



APPLICATION FOR PERMIT

DEPARTMENT OF BUILDING INSPECTIONS SERVICES

ELECTRICAL INSTALLATIONS

Date Dec. 4, 19 81

Receipt and Permit number A87558

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: 42 Deering St.

OWNER'S NAME: David Shaw ADDRESS: 40 Deering St.

	FEES
OUTLETS: Receptacles ___ Switches ___ Plugmold ___ ft. TOTAL ___	
FIXTURES: (number of) Incandescent ___ Flourescent ___ (not strip) TOTAL ___	
Strip Flourescent ___ ft.	
SERVICES: Overhead X Underground ___ Temporary ___ TOTAL amperes 100	3.00
METERS: (number of) 1	.50
MOTORS: (number of) Fractional ___	
1 HP or over ___	
RESIDENTIAL HEATING: Oil or Gas (number of units) ___	
Electric (number of rooms) 1	1.00
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	
Dryers		Compactors	
Fans		Others (denote)	
TOTAL			

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 ___	
Repairs after fire ___	
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:	4.50

INSPECTION:

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

CONTRACTOR'S NAME: Roberts Electric

ADDRESS: 116 Munjoy South

TEL.:

MASTER LICENSE NO.: 4230

LIMITED LICENSE NO.:

SIGNATURE OF CONTRACTOR: Robert K Roberts

INSPECTOR'S COPY — WHITE

OFFICE COPY — CANARY

CONTRACTOR'S COPY — GREEN

ELECTRICAL INSTALLATIONS —

Permit Number 87558

Location 42 Deering St.

Owner D. Shaw

Date of Permit 12-4-81

Final Inspection 12-7-81

By Inspector Libby

Permit Application Register Page No. 106

INSPECTIONS: Service ~ by Libby

Service called in 12-2-81

Closing-in 12-2-81 by Libby

PROGRESS INSPECTIONS: ____ / ____ / ____

____ / ____ / ____

____ / ____ / ____

____ / ____ / ____

____ / ____ / ____

____ / ____ / ____

____ / ____ / ____

____ / ____ / ____

____ / ____ / ____

____ / ____ / ____

DATE | REMARKS:

12-2-81

APPLICATION FOR PERMIT

DEPARTMENT OF BUILDING INSPECTIONS SERVICES

ELECTRICAL INSTALLATIONS

Date 7-31, 1978

Receipt and Permit number A12776

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: 42 Deering St.

OWNER'S NAME: David Shaw ADDRESS: 40 Deering St.

			FEES
OUTLETS: (number of)			
Lights			
Receptacles			
Switches			
Plugmold		(number of feet)	
TOTAL			
FIXTURES: (number of)			
Incandescent			
Fluorescent		(Do not include strip fluorescent)	
TOTAL			
Strip Fluorescent, in feet			
SERVICES:			
Permanent, total amperes			
Temporary			
METERS: (number of)			
MOTORS: (number of)			
Fractional			
1 HP or over			
RESIDENTIAL HEATING:			
Oil or Gas (number of units)	x Beckett burner ✓		
Electric (number of rooms)			3.00
COMMERCIAL OR INDUSTRIAL HEATING:			
Oil or Gas (by a main boiler)			
Oil or Gas (by separate units)			
Electric (total number of kws)			
APPLIANCES: (number of)			
Ranges			
Cook Tops		Water Heaters	
Wall Ovens		Disposals	
Dryers		Dishwashers	
Fans		Compactors	
TOTAL		Others (denote)	
MISCELLANEOUS: (number of)			
Branch Panels			
Transformers			
Air Conditioners			
Signs			
Fire/Burglar Alarms			
Circus, Fairs, etc.			
Alterations to wires			
Repairs after fire			
Heavy Duty, 220v outlets			
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)			
FOR PERFORMING WORK WITHOUT A PERMIT (304-9)			
		TOTAL AMOUNT DUE:	3.00

INSPECTION:

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

CONTRACTOR'S NAME: Home Heating & Service Co.

ADDRESS: 962 Shore Rd., Cape Eliz., Me.

TEL.: 799-3735

MASTER LICENSE NO.: 3267

LIMITED LICENSE NO.: _____

SIGNATURE OF CONTRACTOR: John Paul Jaime 3267

INSPECTOR'S COPY

ELECTRICAL INSTALLATIONS —

Permit Number 12776

Location 42 Deering St.

Owner David Shaw

Date of Permit 7-31-78

Final Inspection 8-1-78

By Inspector [illegible]

Permit Application Register Page No. 1446

INSPECTIONS. Service ____ by ____

Service called in ____ by ____

Closing-in ____ by ____

PROGRESS INSPECTIONS: 8-1-78 AK

8-1-78 OK AK

CODE COMPLIANCE COMPLETED DATE 8-1-78

DATE:	REMARKS:

PERMIT TO INSTALL PLUMBING

15105
PERMIT NUMBER

Date Issued 1/21/65
PORTLAND PLUMBING INSPECTOR
By J. D. Walsh
APPROVED FIRST INSPECTION
Date Apr. 24, 1965
By JOSEPH P. WELCH
APPROVED FINAL INSPECTION
Date Apr. 26, 1965
By JOSEPH P. WELCH
CHIEF PLUMBING INSPECTOR

- ☐ COMMERCIAL
- ☐ RESIDENTIAL
  - ☐ SINGLE
  - ☐ MULTI FAMILY
- ☐ NEW CONSTRUCTION
- ☐ REMODELING

Address 10 Deering Street
Installation For: treatment and offices
Owner of Bldg. Dr. Warren Baldwin
Owner's Address: 21 Andrews Ave., Falmouth Foreside
Plumber: A. M. Cunningham Co. Date: 1/21/65

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

3

PORTLAND HEALTH DEPT. PLUMBING INSPECTION

CITY OF PORTLAND, MAINE
DEPARTMENT OF BUILDING INSPECTION

COMPLAINT

Location: 38-40 Deering St.

FILE COPY

COMPLAINT NO. 75/37 Date Received 5-8-75

42 address corrected by field inspector Wolfe.

Location 38-40 Deering Street Use of Building vacant

Owner's name and address [redacted] Telephone [redacted]

Tenant's name and address Hayden Agency (R. Hayden Telephone 774-7888

Complainant's name and address Refused to give name & address Telephone

Description:

NOTES: Man called and complained of heavy stones having fallen of from a vacant building at 38-40 Deering Street.

5-8-75 Check area sidewalk found rock on sidewalk from above. 5-9-75.

5-9-75 Check 42 Deering found rock on sidewalk notified office of violation & office stated to call owner. Left duplicate received answered

5-9-75 Called Ag. Hayden Agency by Telephone told Agency of violation and requested it be taken care of.

5-12-75 Check area same condition — Nothing with Mr. Hayden or Agency he should be contacted have been further.

(COPY)

CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION 42 Deering St.

Issued to Dr. Warren C. Baldwin
36 Andrews Road, Falmouth Foreside Me. Date of Issue January 28, 1959

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. 58/958, 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
Basement	
First Floor	Offices of Non-resident physician
Second Floor.	" " " " "
	Waiting rooms.

Limiting Conditions:
Third floor not to be used
in any way as living quarters.

This certificate supersedes certificate issued August 21, 1953

Approved:

1/28/59 (Date) — A. Miller Smith, Inspector

Albert J. Lord, Inspector of Buildings

CS 147

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.

October 24, 1958

BP-58/9581-42 Deering Street

Dr. Warren C. Baldwin
36 Andrews Road
Falmouth Foreside, Maine
Mr. Douglas K. Goodspeed
443 Congress Street

cc to: Corporation Counsel
cc to: J. H. Kennedy
105 Preble Street

Gentlemen:

We are unable to issue a permit for enclosure of outside rear steps and platform leading to basement of building at the above location, which is used for doctors' offices in basement and first story with living quarters in second story, because the walls of the enclosure are to be of wood frame construction instead of the Second Class or Protected Noncombustible Construction specified by Section 402-e-1 of the Building Code applying to such construction in Fire District #1 in which property is located.

We understand that the owner would like to exercise his appeal rights concerning this discrepancy, as provided by Section 115-a-3 of the Building Code. Accordingly we are certifying the case to the Corporation Counsel, at whose office in Room 203, City Hall, appeals are filed.

Very truly yours,

AJS/ff

Albert J. Seamu
Deputy Inspector of Buildings

APPLICATION FOR AMENDMENT TO PERMIT

Amendment No. 2

Portland, Maine, October 23, 1958

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for amendment to Permit No. 58/958 *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 47 Deering St. Within Fire Limits? yes Dist. No.

Owner's name and address Dr. Warren C. Baldwin, 36 Andrews Dr., Falmouth Foreside Telephone

Lessee's name and address Telephone

Contractor's name and address D. H. Kennedy, 205 Preble St. Telephone

Architect Plans filed No. of sheets

Proposed use of building Doctors' offices and 3 lodging rooms No. families

Last use No. families

Increased cost of work 200. Additional fee .50

Description of Proposed Work

To remove existing rear rollway and

To construct 4' x 9' enclosed rear steps and platform as per plan - steps and platform are to be concrete

Approve also for building & requirements for metals covering & roofing & flashing.

Appeal Postponed 11/3/58

Details of New Work Douglas Goodspeed, 443 Congress St.

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 concrete existing Thickness, top bottom cellar

Material of underpinning Height Thickness

Kind of roof shed Rise per foot Roof covering asphalt roofing Class C Und. Lab.

No. of chimneys Material of chimneys of lining

Framing lumber—Kind hemlock Dressed or full size? dressed

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 concrete	2nd	3rd	roof 2X4
On centers:	1st floor	2nd	3rd	roof 16"
Maximum span:	1st floor	2nd	3rd	roof 4'

Approved:

Dr. Warren C. Baldwin

Signature of Owner By: Douglas V. Goodspeed

agd

Approved: Warren McDonald

Inspector of Buildings

INSPECTION COPY

C.-105

Granted 11/3/58
58/132

DATE: November 3, 1958

HEARING ON APPEAL UNDER THE BUILDING CODE OF WARREN C. BALDWIN

AT 42 Deering St.

Public hearing on the above appeal was held before the Municipal Officers.

BOARD OF APPEALS	VOTE		MUNICIPAL OFFICERS
	Yes	No	
Perley J. Lessard	(✓)	( )	
S. T. Bernstein	(✓)	( )	
H. Merrill Luthe	(✓)	( )	
Ben B. Wilson	(✓)	( )	
Harold E, Frank	(✓)	( )	
William H. O'Brion	(✓)	( )	
Mitchell Cope	(✓)	( )	
Sumner S. Clark	(✓)	( )	
Ira E. Ball, Sr.	(✓)	( )	

Record of Hearing:

City of Portland, Maine
Municipal Officers
BUILDING CODE

October 28, 19 58

To the Municipal Officers:

Your appellant, Dr. Warren C. Baldwin, who is the owner of property at 42 Deering Street, respectfully petitions the Municipal Officers of the City of Portland to permit an exception to the provisions of the Building Code relating to this property, as provided by Section 115, Paragraph A of said Building Code.

Building permit for enclosure of outside rear steps and platform leading to basement of building at 42 Deering Street, which is used for doctor's offices in basement and first story with living quarters in second story is not issuable because the walls of the enclosure are to be of wood frame construction instead of the Second Class or Protected Noncombustible Construction specified by Section 402-a-1 of the Building Code applying to such construction in Fire District #1 in which property is located.

The facts and conditions which make this exception legally permissible are as follows:

An exception may be granted if the Municipal Officers find that enforcement of the Building Code would involve practical difficulty and unnecessary hardship and desirable relief may be granted without substantially departing from the intent and purpose of the Code.

Mrs Warren C Baldwin
Appellant

After public hearing held on the 3rd day of November, 19 58, the Municipal Officers find that an exception is necessary in order to avoid practical difficulty and unnecessary hardship and desirable relief may be granted without substantially departing from the intent and purpose of the Building Code.

It is, therefore, determined that exception to the Building Code may be permitted in this specific case.

Percy J. Lessard
Thomas J. Daniel Little
Ben B Wilson
Hurley Evans
William F. O'Brien
MUNICIPAL OFFICERS

McDONALD
ECTOR OF BUILDINGS

ALBERT J. SEARS
DEPUTY INSPECTOR OF BUILDINGS

CITY OF PORTLAND, MAINE
Department of Building Inspection

SP 2-1397
2-1861

6:30 monday

October 24, 1958

BP-58/958-42 Deering Street

Dr. Warren C. Baldwin
36 Andrews Road
Falmouth Foreside, Maine
Mr. Douglas K. Goodspeed
443 Congress Street

cc to: Corporation Counsel
cc to: J. H. Kennedy
105 Preble Street

Gentlemen:

We are unable to issue a permit for enclosure of outside rear steps and platform leading to basement of building at the above location, which is used for doctors' offices in basement and first story with living quarters in second story, because the walls of the enclosure are to be of wood frame construction instead of the Second Class or Protected Noncombustible Construction specified by Section 402-a-1 of the Building Code applying to such construction in Fire District #1 in which property is located.

We understand that the owner would like to exercise his appeal rights concerning this discrepancy, as provided by Section 115-a-3 of the Building Code. Accordingly we are certifying the case to the Corporation Counsel, at whose office in Room 208, City Hall, appeals are filed.

Very truly yours,

Albert J. Sears
Deputy Inspector of Buildings

AJS/jg

R6 RESIDENCE ZONE

APPLICATION FOR PERMIT

PERMIT ISSUED
01199
SEP 8 1958
CITY of PORTLAND

Class of Building or Type of Structure Installation

Portland, Maine, Sept. 4, 1958

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 42 Deering St, Within Fire Limits? yes Dist. No.

Owner's name and address Dr.Warren C. Baldwin, 36 Andrews Rd.Falmouth Foreside Telephone

Lessee's name and address Telephone

Contractor's name and address M.B. Bourne & Son 56 Cross St. Telephone 2-3907

Architect Specifications Plans yes No. of sheets 1

Proposed use of building (2) Doctor's Offices and (3) Lodging Rooms No. families

Last use Doctor's Office and (3) Lodging Rooms No. families

Material frame No. stories 2½ Heat Style of roof Roofing

Other buildings on same lot

Estimated cost $ Fee $ 2.00

General Description of New Work

To install steam coil and system of sheet metal duct work for heating basement in connection with existing steam heat. as per plan.

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

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

Size Girder Columns under girders Size Max. on centers

Kind and thickness of outside sheathing of exterior walls?

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:
BR-9/5/58-a g.l

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

M.B. Bourne & Son

Signature of owner by: William C Bourne
F.M.

INSPECTION COPY

Permit No. 581 4199

Location 4241 Lee Terrace Dr.

Owner Mr. Mrs. Wm. Ballard

Date of permit 9/8/58

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn.

Cert. of Occupancy issued

Staking Out Notice

Form Check Notice

NOTES

10/29/58 - Duct work all Alt.

R6 RESIDENCE ZONE

APPLICATION FOR AMENDMENT TO PERMIT

Amendment No. #1

Portland, Maine, August 6, 1958

PERMIT ISSUED
AUG 7 1958
CITY of PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for amendment to Permit No. 58/958 *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 42 Deering St. Within Fire Limits? ..... Dist. No. .....

Owner's name and address Dr. Warren C. Baldwin, 36 Andrews Rd. Falmouth Foreside Maine Telephone .....

Lessee's name and address ..... Telephone .....

Contractor's name and address J.H. Kennedy, 105 Preble St. Telephone 3-5639

Architect ..... Plans filed yes No. of sheets 1

Proposed use of building 2 doctor's offices and 3 lodging rooms. No. families .....

Last use Doctor's office and " " " No. families .....

Increased cost of work ..... Additional fee .50

Description of Proposed Work

For changes indicated on plans filed August 4, 1958

Details of New Work permit to contractor

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: Albert J. Sears
Chief Deputy of Safety

Dr. Warren C. Baldwin
J.H. Kennedy
Signature of Owner by: J.H. Kennedy

Approved: 8/7/58 L.W.M.
Inspector of Buildings
F.M.

INSPECTION COPY
CS. 105

July 25, 1958

AP- 42 Deering Street

Mr. Douglas K. Goodspeed
443 Congress Street

cc to: Dr. Warren C. Baldwin
36 Andrews Road, Fal. Foreside
cc to: Chief of Fire Department

Dear Mr. Goodspeed:

Building permit for alterations in basement of building at the above named location to provide a suite of doctor's offices there is issued herewith based on plan filed with application for permit but subject to the following conditions:

1. The new bulkhead entrance to cellar at rear of building has been approved by the Fire Chief as an emergency means of egress from the basement subject to the following conditions:

   a. There are never to be more than a total of 5 persons in basement at any one time.

   b. Steel bulkhead doors are to have only such locking hardware as will allow them to be readily opened from the inside at any time.

   c. Exit signs are to be provided over door from center corridor to utility room and also to indicate entrance to bulkhead.

   d. Door shown on opening in foundation wall at entrance to bulkhead is to be omitted.

2. A hand rail is to be provided on one side of steps leading up to bulkhead.

3. The single stepdown at first floor level to platform at head of new inside stairs to basement is to be eliminated.

4. Location of partitions enclosing heater is to be such that there will be at least one foot clearance from heater at the side and not less than two feet at any part of the front, or in any case enough to allow proper servicing of oil burner.

5. A separate permit issuable only to the actual installer is required for installation of the new underground fuel oil storage tank.

6. Notification is to be given this department for inspection before any covering is applied to walls, partitions or ceilings.

7. A certificate of occupancy is required from this department before new office suite is put into use.

8. Width of treads of new inside stairway is not to be less than 9 inches and height of risers is not to be more than 8½ inches, these measurements to be taken on the stair points.

Very truly yours,

Albert J. Sears
Deputy Inspector of Buildings

AJS:m

AP - 42 Deering Street

July 2, 1958

Dr. Warren C. Baldwin
36 Andrews Road
Falmouth Foreside, Maine

cc to Mr. Douglas K. Goodspeed
443 Congress Street

Corporation Counsel

Dear Dr. Baldwin:

We are unable to issue a permit for finishing off a suite of doctor's offices in basement of building at 42 Deering Street because such a use is not allowable in the R-6 Residence Zone in which the property is located unless authorized by the Board of Appeals, and would constitute an extension of an existing non-conforming use to a part of the building other than was authorized by the Appeal Board in 1953, contrary to Section 16 of the Zoning Ordinance.

We understand you would like to exercise your appeal rights concerning this matter. Accordingly we are certifying the case to the Corporation Counsel, at whose office the appeal should be filed.

Very truly yours,

Warren McDonald
Inspector of Buildings

WJG/H

R6 RESIDENCE ZONE

PERMIT ISSUED
JUL 25 1958
CITY of PORTLAND

APPLICATION FOR PERMIT

Class of Building or Type of Structure Third Class

Portland, Maine, July 2, 1958

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 42 Deering Street Within Fire Limits? ..... Dist. No. .....

Owner's name and address Dr. Warren C. Baldwin, 36 Andrews Rd. Falmouth Foreside, Maine Telephone .....

Lessee's name and address ..... Telephone .....

Contractor's name and address J. H. Kennedy, 105 Preble St. Telephone 3-5639

Architect ..... Specifications ..... Plans no No. of sheets .....

Proposed use of building 2 doctors' offices and ~~dwelling~~ 3 lodging rooms No. families .....

Last use Doctor's office and ~~dwelling~~ " " No. families 1

Material frame No. stories 2½ Heat ..... Style of roof ..... Roofing .....

Other building on same lot .....

Estimated cost $ ~~5000.~~ 10,000.

Fee $ 5.00 5.00 add. pd. 8/4/58

General Description of New Work

To Change Use of portion of basement (75%) to doctor's office - 18'x50'

To provide non-bearing partitions for several rooms in connection with doctor's office

To ~~separate~~ provide boiler room as per plans

To provide new stairway from basement to first floor and new exit from basement to grade

This application is preliminary to get settled the question of zoning appeal.
In event the appeal is sustained the applicant will furnish complete information.

Plan filed with Appeal Appeal granted 2/18/58

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*** Douglas Goodspeed, 443 Congress St.

Permit issued with Letter

Details of New Work

B-7572

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

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 .....

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 .....

Size Girder ..... Columns under girders ..... Size ..... Max. on centers .....

Kind and thickness of outside sheathing of exterior walls? .....

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:
with letter, A.J.L.
Carl E. Johnson
CHIEF OF FIRE DEPT.

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. Warren Baldwin

INSPECTION COPY

Signature of owner By: Douglas K. Goodspeed

RH

Permit No. 57 [illegible]

Location 40 Cleveland St.

Owner Dr. Warren C. Baldwin

Date of permit 7/25/58

Notif. closing-in

Inspn. closing-in 9/17/58

Final Notif.

Final Inspn. 1/27/59

Cert. of Occupancy issued 1/29/59 C.L.P.

Staking Out Notice

Form Check Notice

NOTES

C of O - Mrs. Anne Ellis
Keeps a room and one
V.V.L. - Not exist -
Existing one for 2 cars -
Window was cut for -
- Not for in Existence
Existing
Handrail -
Measure step dim. -
Check clearances heater -
Permit for 2 storage -
Closing - in -
Check 9 risers for unit -
Door to carry out on flat
stairway. -

8/11/58 - Work started - Allen
9/16/58 - O.K. to cover - Allen
Left G.F. - Allen
10/1/58 - Work in progress
Mr. Deal, Mr. Allen.
10/24/58 - V/L received on
rear door. Handrail, exit
signs needed - Allen
11/19/58 - Check re
same - Allen
12/10/58 - Handrail & exit
signs needed - Allen
1/7/59 - Exit signs needed
Allen
1/22/59 - Job completed -
Allen

Granted 7/16/58
58/

CITY OF PORTLAND, MAINE
BOARD OF APPEALS

CONDITIONAL USE APPEAL July 3 ,1958

Warren C. Baldwin ,owner of property at 42 Deering Street ,
under the provisions of Section 23 of the Zoning Ordinance of the City of Portland, hereby respectfully petitions the Board of Appeals for: To permit finishing off a suite of doctor's offices in basement of building. This permit is presently not issuable because such a use is not allowable in the R-6 Residence Zone in which the property is located unless authorized by the Board of Appeals, and would constitute an extension of an existing non-conforming use to a part of the building other than was authorized by the Appeal Board in 1953, contrary to Section 16 of the Zoning Ordinance.

LEGAL BASIS OF APPEAL: Such permit may be granted only if the Board of Appeals finds that such use of the premises will not adversely affect property in the same zone or neighborhood and will not be contrary to the intent and purpose of the Zoning Ordinance.

Warren C. Baldwin M.D.
APPELLANT

DECISION

After public hearing held July 16 ,1958, the Board of Appeals finds that such use of the premises will not adversely affect property in the same zone or neighborhood and will not be contrary to the intent and purpose of the Zoning Ordinance.

It is, therefore, determined that permit should be issued in this case.

Franklin G. Hamilton
Harry M. Stuart
BOARD OF APPEALS

CITY OF PORTLAND, MAINE
BOARD OF APPEALS

July 8, 1958

TO WHOM IT MAY CONCERN:

The Board of Appeals will hold a public hearing in the Council Chamber at City Hall, Portland, Maine, on Friday, July 18, 1958, at 4:00 p.m. to hear the appeal of Warren C. Baldwin requesting an exception to the Zoning Ordinance to permit finishing off a suite of doctor's offices in basement of building at 42 Deering Street.

This permit is presently not issuable because such a use is not allowable in the R-6 Residence Zone in which the property is located unless authorized by the Board of Appeals, and would constitute an extension of an existing non-conforming use to a part of the building other than was authorized by the Appeal Board in 1953, contrary to Section 16 of the Zoning Ordinance.

This appeal is taken under Section 23 of the Zoning Ordinance which provides that such permit may be granted only if the Board of Appeals finds that such use of the premises will not adversely affect property in the same zone or neighborhood and will not be contrary to the intent and purpose of the Ordinance.

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

BOARD OF APPEALS

Franklin G. Hinckley

Chairman

S

EARL McDONALD
INSPECTOR OF BUILDINGS

ALBERT J. SEARS
DEPUTY INSPECTOR OF BUILDINGS

CITY OF PORTLAND, MAINE

Department of Building Inspection

AP - 42 Deering Street

July 2, 1958

Dr. Warren C. Baldwin
36 Andrews Road
Falmouth Foreside, Maine

cc to Mr. Douglas K. Goodspeed
443 Congress Street
Corporation Counsel

Dear Dr. Baldwin:

We are unable to issue a permit for finishing off a suite of doctor's offices in basement of building at 42 Deering Street because such a use is not allowable in the R-6 Residence Zone in which the property is located unless authorized by the Board of Appeals, and would constitute an extension of an existing non-conforming use to a part of the building other than was authorized by the Appeal Board in 1953, contrary to Section 16 of the Zoning Ordinance.

We understand you would like to exercise your appeal rights concerning this matter. Accordingly we are certifying the case to the Corporation Counsel, at whose office the appeal should be filed.

Very truly yours,

AJS/H

Warren McDonald
Inspector of Buildings

CITY OF PORTLAND, MAINE
BOARD OF APPEALS

July 15, 1958

Dr. Warren C. Baldwin
36 Andrews Road
Falmouth Foreside, Maine

Dear Dr. Baldwin:

The Board of Appeals will hold a public hearing on Friday, July 18, 1958, at 4:00 p.m. in the Council Chamber of the City Hall, Portland, Maine, to hear your appeal under the Zoning Ordinance.

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

BOARD OF APPEALS
Franklin G. Hinckley
Chairman

S

R6 RESIDENCE ZONE

APPLICATION FOR PERMIT

Class of Building or Type of Structure Third Class

Portland, Maine, July 2, 1958

PERMIT ISSUED
C0958
JUL 25 19
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 42 Deering Street Within Fire Limits? Dist. No.

Owner's name and address Dr. Warren C. Baldwin, 36 Andrews Rd. Falmouth Foreside, Maine Telephone

Lessee's name and address Telephone

Contractor's name and address J. H. Kennedy, 105 Preble St. Telephone

Architect Specifications Plans no No. of sheets

Proposed use of building 2 doctors' offices and ~~dwelling~~ 3 lodging rooms No. families

Last use Doctor's office and ~~dwelling~~ " " No. families 1

Material frame No. stories 2½ Heat Style of roof Roofing

Other building on same lot

Estimated cost $ ~~5000.~~ 10,000. Fee $ 5.00 5.00 add. pd. 8/4/58

General Description of New Work

To Change Use of portion of basement (75%) to doctor's office - 18'x50'

To provide non-bearing partitions for several rooms in connection with doctor's office

To ~~repair~~ provide boiler room as per plans

To provide new stairway from basement to first floor and new exit from basement to grade

This application is preliminary to get settled the question of zoning appeal.
In event the appeal is sustained the applicant will furnish complete information.

Appeal sustained 8/15/58

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*** Douglas Goodspeed, 443 Congress St.

Details of New Work

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

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

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

Size Girder Columns under girders Size Max. on centers

Kind and thickness of outside sheathing of exterior walls?

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. Warren Baldwin

Signature of owner By: Douglas K. Goodspeed

FILE COPY

FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

PERMIT ISSUED
AUG 8 1956
CITY OF PORTLAND

Portland, Maine, August 6, 1956

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 42 Deering St. Use of Building dwelling No. Stories 2½ New Building / Existing "

Name and address of owner of appliance Warren C. Baldwin, Falmouth, Maine

Installer's name and address Johnson Automatic Heat, 15 Brackett St. Telephone 3-9662

General Description of Work

To install steam boiler and oil burning equipment (replacement)

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' 6"

From top of smoke pipe 24" From front of appliance over 4' From sides or back of appliance over 3'

Size of chimney flue 9x12 Other connections to same flue none

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 Percoflash Labelled by underwriters' laboratories? yes

Will operator be always in attendance? no Does oil supply line feed from top or bottom of tank? bottom

Type of floor beneath burner cement Size of vent pipe ~~1x~~ existing

Location of oil storage basement Number and capacity of tanks 1-275 existing

Low water shut off yes Make M&M No.

Will all tanks be more than five feet from any flame? yes How many tanks enclosed? none

Total capacity of any existing storage tanks for furnace burners none

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., 50 cents additional for each additional heater, etc., in same building at same time.)

APPROVED: 8-6-56.

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

Johnson Automatic Heat

Signature of Installer BY, Everett G. Johnson

CIT 150 IM MAINE PRINTING CO.

INSPECTION COPY

Permit No. 56/1180

Location 42 Deering St

Owner Stanley C. Belcher

Date of permit 8/6/56

Approved [illegible]

C-1

1 Fill Pipe

2 Vent Pipe

3 Kind of Heat

4 Burner Mfr'd't & Supports

5 Name & Level

6 Stack

7 High Limit Control

8 Remote Control

9 Piping Support & Protection

10 Valves to Supply Line

11 Capacity of Tanks

12 Tank Burial & Supports

13 Tank Location

14 Oil Gauge

15 Inventory

16 Low Water Shut-off

NOTES

(A) APARTMENT HOUSE [illegible]

APPLICATION FOR PERMIT

01387

Class of Building or Type of Structure Third Class

Portland, Maine, August 12, 1953

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 42 Deering St. Within Fire Limits? yes Dist. No. 1

Owner's name and address Dr. Warren Baldwin, M. F. D. 5, Portland Telephone

Lessee's name and address Telephone

Contractor's name and address Curran Supply Co., 399 Fore St. Telephone

Architect Specifications Plans no No. of sheets

Proposed use of building doctor's office and lodging house No. families

Last use " " No. families

Material wood No. stories 3 Heat Style of roof Roofing

Other buildings on same lot

Estimated cost $ Fee $ 2.00

General Description of New Work

To install automatic fire alarm using Spot Fire Lowecator Modelx 101) (made by the Star Sprinkler Corp.) not more than 30' apart nor more than 15' at right angles from any wall or partition extending to ceiling, to cover entire basement or cellar and sub-cellar, if any, all public and stair halls, all closets off halls or under stairs, all hazardous rooms and attached garage, if any, and entire first floor--gongs of such tone, strength of signal, number and location as to arouse all persons for whose protection intended--current by dry batteries of capacity to ring all gongs simultaneously at full signal strength, to operate system for at least one year, installed in substantial cabinet of no less than 14 gauge steel or well-seasoned wood at least 3/4" thick with hinged door and catch and located not less than 6" nor more than 6' above floor in dry, clean place where temperature will not go below 40 degrees F. not above 100 degrees--test button rigidly fastened in place, conveniently located to permit and capable of testing entire system frequently. Alarm silencing switch, if provided, will be so arranged that alarm will sound if switch is thrown to "silent" position when alarm is not sounding. Installer will fasten to control box full instructions as to operation and testing of system and where and how to secure servicing if system gets out of order.
one 6" Edwards gong to be installed in second floor hall. Gong is labelled by Underwriters Lab.

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 Curran Supply Corp. 8/14/53 8/19/53

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?

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: 3rd floor roof Ex
Wm. P. Inslow

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. Warren Baldwin

Signature of owner by:

INSPECTION COPY

Permit No. 53/1387

Location 42 Queensborough St.

Owner Mr. Margaret Goldstein

Date of permit 8/19/53

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn. 12/23/53

Cert. of Occupancy issued

NOTES

Appeal Cause: "installing a standard automatic fire detection and alarm system with the detection coverage covering basement, in entire first story, in stairs and public halls and other locations as may be determined by the Chief of F.D. 6/17/53 and alternative requirement for the installation of smoke detectors

MEMORANDUM FROM DEPARTMENT OF BUILDING INSPECTION, PORTLAND, MAINE

____. 42 Deering St.—Installation of automatic fire alarm system for Dr. Warren Baldwin by Curran Supply Corp., installers

When such a system has been installed, the owner and lessee of the building are responsible for keeping the system in working order at all times so that the system may always be on guard to warn the occupants of the building in case a fire starts. To discharge this responsibility and to have good assurance that he will not be held either financially or criminally liable in case of injury or loss of life in his building due to fire, it is my belief that the owner and lessee must see to it that the alarm system is tested every twenty-four hours. This may be done by merely pressing very briefly the test button to see if the bells ring loud and clear.

Most of these systems have dry batteries for their power, and the batteries will deteriorate in time so that they will not ring the alarm bells satisfactorily, if at all. If the batteries are used briefly by this test every day, they will last longer than when tested less frequently.

Because this is a safety device whenever it is found that the bells do not ring loud and clear or any other defect appears in the system, the owner or his agent should notify immediately some predetermined party who has agreed in advance to come at once and service the system, whether day or night, Sundays or holidays.

It is recommended that the name of such a party and the address and telephone number be posted permanently on or in the control box of the system.

WMcD/H
CC: Dr. Warren Baldwin
R. F. D. [illegible]

(Signed) WARREN MCDONALD
INSPECTOR OF BUILDINGS

AP 42 Deering Str.
(automatic fire alarm)

August 14, 1953

Oliver T. Sanborn, Chief of the Fire Department

Warren McDonald, Inspector of Buildings

Automatic fire alarm system at 42 Deering St., where there is to be a single suite of Dr's offices throughout the first story, several lodging rooms "as is" second story, no living quarters at all on third floor.

The Municipal Officers granted use of this automatic system to compensate for the fire resistive ceilings, partitions and fire doors otherwise required between the first story officesand and the lodging rooms on second floor on the basis that the detection part of the system would cover:

—the entire basement

—entire first story

—all stair and public halls

—any other locations determined necessary by Fire Chief

Several weeks ago when the owner, Dr. Warren Baldwin, was in the office and asked me to phone you as to the amount of coverage of the detection system in the third story, you thought that the detection part need only cover the stairs from second to third floor and the small hall at the top of the stairs. I presume that is still satisfactory.

Will you be good enough to indicate whether there are any other areas beyond thos named above which you feel should be covered by the detection system?

WMcD/B

Inspector of Buildings

City of Portland, Maine
Board of Appeals
—ZONING—

Sustained 7/3/53

53/53

To the Board of Appeals: June 19, 1953, 19

Your appellant, Warren C. Baldwin, who is the owner of property at 42 Deering Street, respectfully petitions the Board of Appeals of th City of Portland to permit an exception to the regulations of the Zoning Ordinance relating to this property, as provided by Section 18, Paragraph E of said Zoning Ordinance.

Building permit intended to authorize alterations in the first story of the lodging house at 42 Deering Street to make there a suite of doctor's offices and leaving the second floor as it is for lodging house use, is not issuable under the Zoning Ordinance because the property is in an Apartment House Zone where the professional office use is not allowable according to Section 8 of the Ordinance applying to such zones.

The facts and conditions which make this exception legally permissible are as follows:

An exception is necessary in this case to grant reasonable use of property where necessary to avoid confiscation and can be granted without substantially departing from the intent and purpose of the Zoning Ordinance.

Warren C. Baldwin
Appellant

After public hearing held on the third day of July, 19 53 the Board of Appeals finds that an exception is necessary in this case to grant reasonable use of property where necessary to avoid confiscation and can be granted without substantially departing from the intent and purpose of the Zoning Ordinance.

It is, therefore, determined that exception to the Zoning Ordinance may be permitted in this specific case.

Edward J. Colley
Robert L. Gulezian
Hal C. Frost
William A. O'Brien

BOARD OF APPEALS

DATE: JULY 3, 1953

HEARING ON APPEAL UNDER THE ZONING ORDINANCE OF WARREN C. BALDWIN

AT 42 DEERING STREET

Public hearing on above appeal was held before the BOARD OF APPEALS

Board of Appeals	VOTE		Municipal Officers
	Yes	No	
EDWARD T. COLLEY	(✓)	( )	
HELEN C. FROST	(✓)	( )	
ROBERT L. GETCHELL	(✓)	( )	
WILLIAM H. O'BRION	(✓)	( )	
BEN B. WILSON	( )	( )	
	( )	( )	
	( )	( )	
	( )	( )	
	( )	( )	

Record of Hearing:

NO OPPOSITION

CITY OF PORTLAND, MAINE
BOARD OF APPEALS

June 30, 1953

Warren C. Baldwin, M.D.
R. F. D. #5
Portland, Maine

Re: Appeal - 42 Deering Street

Dear Dr. Baldwin:

The Board of Appeals will hold a public hearing in the Council Chamber at City Hall, Portland, Maine on Friday, July 3, 1953 at 10:30 a. m. Daylight Saving Time to hear your appeals under the Zoning Ordinance and the Building Code.

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

Very truly yours,

EDWARD T. COLLEY

Chairman

K