

129-133 COYLE STREET



Full cut # 920R - Half cut # 9202R - Thin cut # 9203R - Fine cut # 9205R

P14 45803

RECEIPT FOR CERTIFIED MAIL

NO INSURANCE COVERAGE PROVIDED
NOT FOR INTERNATIONAL MAIL
(See Reverse)

SENT TO		
Marc Lamontagne		
STREET AND NO		
133 Coyle St.		
PO, STATE AND ZIP CODE		
Portland, Me.		
POSTAGE		\$
CONSULT POSTMASTER FOR FEES	CERTIFIED FEE	¢
	SPECIAL DELIVERY	¢
	RESTRICTED DELIVERY	¢
	OPTIONAL SERVICES	
	RETURN RECEIPT SERVICE	¢
	SHOW TO WHOM AND DATE OF DELIVERY	¢
	SHOW TO WHOM DATE AND ADDRESS OF DELIVERY	¢
	SHOW TO WHOM DATE AND ADDRESS OF DELIVERY WITH RESTRICTED DELIVERY	¢
TOTAL POSTAGE AND FEES		\$
POSTMARK OR DATE		

PS Form 3800, Apr 1976



APPLICATION FOR PERMIT
DEPARTMENT OF BUILDING INSPECTIONS SERVICES
ELECTRICAL INSTALLATIONS

Date Aug. 25, 18 80
Receipt and Permit number A 51636

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: 133 Coyle St.

OWNER'S NAME: Marc Lemontagne ADDRESS: lives there

FEE'S

OUTLETS:

Receptacles _____ Switches _____ Plugmold _____ ft. TOTAL _____

FIXTURES: (number of)

Incandescent _____ Fluorescent _____ (not strip) TOTAL _____

Strip Fluorescent _____ ft. _____

SERVICES:

Overhead ☒ Underground _____ Temporary _____ TOTAL amperes 200 .. 3.00

METERS: (number of) 2 .. .50

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 _____

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/Englar 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: 3.50

INSPECTION:

Will be ready on ready, 19 80; or Will Call _____

CONTRACTOR'S NAME: W. C. Haycock & Sons

ADDRESS: 104 Primrose Lane

TEL.: 797-3625

MASTER LICENSE NO.: 4066

LIMITED LICENSE NO.: _____

SIGNATURE OF CONTRACTOR:

Walter C. Haycock

INSPECTOR'S COPY — WHITE

OFFICE COPY — CANARY

CONTRACTOR'S COPY — GREEN

INSPECTIONS

Service

by

Service called in

Closing-in

by

PROGRESS INSPECTIONS

8-26-80

ELECTRICAL INSTALLATIONS -

Permit Number

51636

Location

133 Maple St.

Owner

Mrs. L. A. Montague

Date of Permit

8-25-80

Final Inspection

By Inspector

Permit Application Register Page No.

64

DATE

REMARKS:

8-26-80

Should be new service - 3 meters.

Wrong gr. clamp on rod.

Main switches not grounded.

Branch panels still ground - should be disconnected

Third floor apt. wired - no permit or inspection

no GFI

These apartments were illegally done. Information

turned over to Chief Inspector for follow-up.

August 27, 1980

Marc Lamontagne
133 Coyle St.
Portland, Me.

Re: 133 Coyle St.

It has been noted by this department that you have added an apartment on the third floor without permits which are required by law.

It will be necessary to apply for a permit immediately. At the time of application, we will need floor plans and a plot plan showing parking. It will also be necessary for the electrician and plumber to apply for their appropriate permits.

If there is no action on your part within 10 days of the receipt of this letter to begin the permit procedure, it will be necessary for this department to take stricter enforcement measures. Failure to comply with the Building Code requirements can result in court action with fines up to \$1,000. a day, per day of violation.

If you have any questions regarding this matter, do not hesitate to contact this office.

Very truly Yours,

Marge Schmuckal
Building Inspector

Cc: Aified Mail

MS:k

CITY OF PORTLAND, MAINE

Application for Permit to Install Wires

Permit No. 57934
 Issued 6/26/49, 19

Portland, Maine

To the City Electrician, Portland, Maine:

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

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

Owner's Name and Address Milecki Tel.
 Contractor's Name and Address Merrill, CARL Tel.
 Location 33 Coyle St Use of Building
 Number of Families Apartments Stores Alterations
 Description of Work New Work Additions

Pipe Cable Metal Molding BX Cable Plug Molding (No. of feet)
 No. Light Outlets Plugs Light Circuits Plug Circuits
 FIXTURES: No. Fluor. or Strip Lighting (No. feet)
 SERVICE: Pipe Cable Under No. of Wires Size 3-2
 METERS: Relocated Added Total No. Meters
 MOTORS: Number Phase H. P. Amps Volts Starter
 HEATING UNITS: Domestic (Oil) No. Motors Phase H.P.
 Commercial (Oil) No. Motors Phase H.P.
 Electric Heat (No. of Rooms)
 APPLIANCES: No. Ranges Watts Brand Feeds (Size and No.)
 Elec. Heaters Watts
 Miscellaneous Watts
 Transformers Air Conditioners (No. Units) Extra Cabinets or Panels
 Will commence 19 Ready to cover in 19 Signs (No. Units)
 Amount of Fee \$ 2.00 Inspection 19

Signed Carl Merrill
FWH

DO NOT WRITE BELOW THIS LINE

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

REMARKS:

INSPECTED BY FWH (OVER)

LOCATION *Coyote ST 133*
 INSPECTION DATE *7/7/69*
 WORK COMPLETED *7/7/69*
 TOTAL NO. INSPECTIONS *1*
 REMARKS

FEES FOR WIRING PERMITS EFFECTIVE JULY 31, 1968

WIRING	
1 to 30 Outlets	\$ 2.00
31 to 60 Outlets	3.00
Over 60 Outlets, each Outlet	.05
(each twelve feet or fraction thereof of fluorescent lighting or any type of plug molding will be classed as one outlet).	
SERVICES	2.00
Single Phase	4.00
Three Phase	3.00
MOTORS	4.00
Not exceeding 50 H.P.	2.00
Over 50 H.P.	4.00
HEATING UNITS	.75
Domestic (Oil)	
Commercial (Oil)	
Electric Heat (Each Room)	
APPLIANCES	
Ranges, Cooking Tops, Ovens, Water Heaters, Disposals, Built-in Dishwashers, Dryers, and any permanent built-in appliance — each unit	1.50
MISCELLANEOUS	
Temporary Service, Single Phase	1.00
Temporary Service, Three Phase	2.00
Circuits, Carnivals, Fairs, etc.	10.00
	1.00
	1.00



FILL IN COMPLETELY AND SIGN WITH INK

PERMIT ISSUED

Permit No. 1470

OCT 26 1945

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, October 21, 1945

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 133 Coyle Street Use of Building Dwelling No. Stories 2 1/2 New Building Existing "

Name and address of owner of appliance Philip E. Abbott, 133 Coyle St.

Installer's name and address Harris Oil Company, 17 Main St., So. Portland Telephone 2-8204

General Description of Work OIL - 2 Stairs

To install oil burning equipment in connection with existing steam heat

IF HEATER, POWER BOILER OR COOKING DEVICE

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

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

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

from top of smoke pipe from front of appliance from sides or back of appliance

Size of chimney flue Other connections to same flue

IF OIL BURNER

Name and type of burner Johnson EE-0

Labeled and approved by Underwriters' Laboratories? Yes

Will operator be always in attendance?

Does oil supply line feed from bottom or top of tank? bottom

Location oil storage basement

Type of oil-feed (gravity or pressure) bottom

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.)

ORIGINAL

Signature of Installer By:

H. E. Guillard

CERTIFICATE OF OCCUPANCY
REQUIREMENT IS WAIVED
OR CLOSING-IN IS WAIVED

Permit No. 45/1470

Location 133 Campbell St.

Owner Philip E. Abbott

Date of Permit 10/26/45

Post Card sent

Notif. or in.

Approval Tag issued 11-19-45 B.M.

Oil Burner Check List (date)

- | | |
|------------------------------|--------------|
| 1. Kind of heat | <u>Steam</u> |
| 2. Label | <u>✓</u> |
| 3. Anti-siphon | <u>✓</u> |
| 4. Oil storage | <u>✓</u> |
| 5. Tank Distance | <u>✓</u> |
| 6. Vent Pipe | <u>✓</u> |
| 7. Fill Pipe | <u>✓</u> |
| 8. Gauge | <u>✓</u> |
| 9. Rigidity | <u>✓</u> |
| 10. Feed safety | <u>✓</u> |
| 11. Pipe sizes and material | <u>✓</u> |
| 12. Control valve | <u>✓</u> |
| 13. Ash pit vent | <u>✓</u> |
| 14. Temp. or pressure safety | <u>✓</u> |
| 15. Instruction card | <u>✓</u> |
| 16. | |

NOTES

122 13
December 26, 1933

Harris Oil Co.,
17 Main Street,
South Portland, Maine

Gentlemen:

Please provide an instruction card relating to the operation of the oil burning equipment which you have installed for Fred C. Scribner at 153 Coyne Street, permanently posted in place near the oil burner and thus comply with the regulations of the Building Code.

Very truly yours,

Inspector of Buildings

FMCD/H

CC: Fred C. Scribner
465 Congress Street



FILL IN COMPLETELY AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

Portland, Maine

SEP 18 1939

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 133 Cove Street Use of Building dwelling No. Stories 2 NEW Building
Name and address of owner of appliance Fred C. Scribner, 165 Congress Existing
Installer's name and address Harris Oil Co., 17 Elm St., Portland Telephone 2-8301

General Description of Work

To install Oil Burner Equipment and boiler in connection with existing heat

IF HEATER, POWER BOILER OR COOKING DEVICE

Is appliance or source of heat to be in cellar? yes If not, which story 1st Kind of Fuel oil
Material of supports of appliance (concrete floor or what kind) concrete
Minimum distance to wood or combustible material, from top of appliance or casing top of furnace, 2'
from top of smoke pipe 18" from front of appliance 2' from sides or back of appliance 3'
Size of chimney flue 8x12 Other connections to same flue stove

IF OIL BURNER

Name and type of burner Fluid Heat Labeled and approved by Underwriters' Laboratories? yes
Will operator be always in attendance? yes 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? 0

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 Installer

By

R M A

Harris Oil Co.

NOTIFICATION BEFORE LATITUDE
OR CLOSING-IN IS WAIVED
REQUIRED BY CITY



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

APPLICATION FOR PERMIT TO BUILD (3D CLASS BUILDING)

Portland Me., April 21, 1919 19

To THE
INSPECTOR OF BUILDINGS:

The undersigned hereby applies for a permit to build, according to the following Specifications:—

Location 133 Corlie St Wd. 3
Name of owner is? Worace W. Phillips Address 133 Corlie St
Name of mechanic is? W. J. Watson " Water St
Name of architect is? " "
Proposed occupancy of building (purpose)? garage
If a dwelling or tenement house, for how many families? _____
Are there to be stores in lower story? _____ No. _____
Size of lot, No. of feet front? 70ft; No. of feet rear? _____; No. of feet deep? 56ft
Size of building, No. of feet front? 20ft; No. of feet rear? _____; No. of feet deep? 20ft
No. of stories, front? 1; rear? _____
No. of feet in height from the mean grade of street to the highest part of the roof? 2
Distance from lot lines, front? _____ feet; side? _____ feet; side? _____ feet; rear? _____ feet
Firestop to be used? Sides and roof to be covered with asphalt
Will the building be erected on solid or filled land? _____
Will the foundation be laid on earth, rock, or piles? _____
If on piles, No. of rows? _____ distance on centres? _____ length of? _____
Diameter, top of? _____ diameter, bottom of? _____
Size of posts? _____
" girts? _____
" floor timbers? 1st floor concrete, 2d _____, 3d _____, 4th _____
O. C. " " " " _____, " _____, " _____, " _____
Span " " " " _____, " _____, " _____, " _____
Braces, how put in? _____
Building, how framed? _____
Material of foundation? concrete thickness of? _____ laid with mortar? _____
Underpinning, material of? _____ height of? _____ thickness of? _____
Will the roof be flat, pitch, mansard, or hip? pitch Material of roofing? asphalt
Will the building be heated by steam, furnaces, stoves or grates? _____ Will the flues be lined? _____
Will the building conform to the requirements of the law? Yes
No. of brick walls? _____ and where placed? _____
Means of egress? _____

If the building is to be occupied as a Tenement House, give the following particulars:

What is the height of cellar or basement? _____
What will be the clear height of first story? _____ second? _____ third? _____
State what means of egress is to be provided? _____
_____ Scuttle and stepladder to roof? _____

Estimated Cost,
\$ 350.00

Signature of owner or authorized representative,

Address,

Worace W. Phillips
133 Corlie St

Plans submitted? _____

Received by? _____

PERMIT MUST BE RECEIVED BEFORE BEGINNING WORK.

191

FINAL REPORT

APPROVAL OF PLANS

No. 191

191

APPLICATION FOR
PERMIT TO BUILD 3d CLASS BUILDINGHas the work been completed in accordance with
this application and plans filed and approved?LOCATION
No. 191Law been violated?
Nature of violation?

Supervisor of Plans.

Ward

Inspector

CONDITIONS

PERMIT GRANTED

April 1, 1991

191

Permit filled out by

Violation removed when?

191

Permit number

Estimated cost of building, etc., \$

Plan number

Building Inspector.

98-074

Permit City of Portland BUILDING PERMIT APPLICATION Fee \$50
Please fill out any part which applies to job. Proper plans must accompany form.

3000 Bldg Permit

Zone 1st Map # 11-15-93 Lot #

Owner: Donald S. Yargeau Phone # 774-0561
 Address: 11 South St- Ptld, ME 04101
 LOCATION OF CONSTRUCTION 133 Coyle St.
 Contractor: Sub:
 Address: Phone #
 Est. Construction Cost: 1,000- Proposed Use: 3-fam w/reno
 Past Use: 2-fam
 # of Existing Res. Units # of New Res. Units
 Building Dimensions L. W Total Sq. Ft.
 # Stories: # Bedrooms Tot Size:
 Is Proposed Use: Seasonal Condominium Conversion
 Explain Conversion Variance Appeal - to authorize existing

For Official Use Only:
 Date 8/25/93
 Inside Fire Limits
 Bldg Code
 Time Limit
 Estimated Cost
 Zoning: Street Frontage Provided: CITY OF PORTLAND
 Provided Setbacks: Front Back Side Side
 Review Required:
 Zoning Board Approval: Yes No Date:
 Planning Board Approval: Yes No Date:
 Conditional Use: Variance Site Plan Subdivision
 Shoreland Zoning Yes No Floodplain Yes No
 Special Exception
 Other (explain) 11-16-93

Foundation: third dwelling unit
 1. Type of Soil: Rear Side(s)
 2. Set Backs - Front
 3. Footings Size:
 4. Foundation Size:
 5. Other:
 Floor:
 1. Sills Size: Sills must be anchored.
 2. Girder Size:
 3. Lally Column Spacing: Size: Spacing 7.6" O.C.
 4. Joists Size:
 5. Bridging Type: Size:
 6. Floor Sheathing Type: Size:
 7. Other Material:
 Exterior Walls:
 1. Studding Size Spacing
 2. No. windows
 3. No. Doors
 4. Header Sizes Span(s)
 5. Bracing: Yes No
 6. Corner Posts Size
 7. Insulation Type Size
 8. Sheathing Type Size
 9. Siding Type Weather Exposure
 10. Masonry Materials
 11. Metal Materials
 Interior Walls:
 1. Studding Size Spacing
 2. Header Sizes Span(s)
 3. Wall Covering Type
 4. Fire Wall if required
 5. Other Materials

CEILING: 1. Ceiling Joists Size: Spacing
 2. Ceiling Strapping Size
 3. Type Ceilings: Does not require review
 4. Insulation Type Size Requires Review
 5. Ceiling Height:
 Roof:
 1. Truss or Rafter Size Span Action: Approved
 2. Sheathing Type Size Approved with Conditions
 3. Roof Covering Type
 Chimneys:
 Type: Number of Fire Places
 Heating:
 Type of Heat:
 Electrical:
 Service Entrance Size: Smoke Detector Required Yes No
 Plumbing:
 1. Approval of soil test if required Yes No
 2. No. of Tubs or Showers
 3. No. of Flushes
 4. No. of Lavatories
 5. No. of Other Fixtures
 Swimming Pools:
 1. Type:
 2. Pool Size: x
 3. Must conform to National Electrical Code and State Code
 Permit Received By Louise E. Chase
 Signature of Applicant Donald S. Yargeau Date 8/25/93
 Signature of CEO Date
 Inspection Dates

White-Tax Assessor Yellow-GPCOG

White Tag - CEO

Copyright GPCOG 1983

931074

Permit # 931074 City of Portland BUILDING PERMIT APPLICATION Fee \$50 Zone 3000 Bldg Permt + Map # 11-15-93 Lot # 11-15-93

Owner: Donald S. Yargau Phone # 774-0561
Address: 11 South St- Pld, ME 04101
LOCATION OF CONSTRUCTION 133 Coyle St.
Contractor: _____ Sub: _____
Address: _____ Phone # _____
Est. Construction Cost: 4,000 - Proposed Use: 3-fam w/perm
Past Use: 2-fam
of Existing Res. Units _____ # of New Res. Units _____
Building Dimensions L _____ W _____ Total Sq. Ft. _____
Stories: _____ # Bedrooms _____ Lot Size: _____
Is Proposed Use: Seasonal _____ Condominium _____ Conversion _____
Explain Conversion Variance Appeal - to authorize existing

Foundation: 125-K-5 third dwelling unit
1. Type of Soil: _____
2. Set Back - Front _____ Rear _____ Side(s) _____
3. Footings Size: _____
4. Foundation Size: _____
5. Other: _____
Floor: _____
1. Sills Size: _____ Sills must be anchored.
2. Girder Size: _____
3. Lally Column Spacing: _____ Size: _____
4. Joists Size: _____ Spacing 16" O.C.
5. Bridging Type: _____ Size: _____
6. Floor Sheathing Type: _____ Size: _____
7. Other Material: _____
Exterior Walls: _____
1. Studding Size _____ Spacing _____
2. No. windows _____
3. No. Doors _____
4. Header Size _____ Span(s) _____
5. Bracing: Yes _____ No _____
6. Corner Posts Size _____
7. Insulation Type _____ Size _____
8. Sheathing Type _____ Size _____
9. Siding Type _____ Weather Exposure _____
10. Masonry Mater: _____
11. Metal Materials _____
Interior Walls: _____
1. Studding Size _____ Spacing _____
2. Header Sizes _____ Span(s) _____
3. Wall Covering Type _____
4. Fire Wall if required _____
5. Other Materials _____

For Official Use Only
Date: 8/25/93 Subdivision: PERMIT ISSUED
Inside Fire Limits _____ Name _____
Bldg Code _____ Lot _____
Time Limit _____ Ownership: NOV 18 1993
Estimated Cost _____ Private

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

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

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

Chimneys: _____
Type: _____ Number of Fire Places _____ Date: _____
Heating: _____
Type of Heat: _____

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

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

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

Permit Received By Louise E. Chase
Signature of Applicant: Donald S. Yargau Date: 8/25/93
Signature of City: _____ Date: _____

Inspection Dates _____
White-Tax Assesor Yellow-GPCOG White Tag-CEO
© Copyright GPCOG 1988

PLOT PLAN

N
↑

FEES (Breakdown From Front)

Base Fee \$ _____
Subdivision Fee \$ _____
Site Plan Review Fee \$ _____
Other Fees \$ 50 - appeal fee
(Explain) _____
Late Fee \$ _____

Type

Inspection Record

Date

<u>Done</u>	<u>5</u>	<u>1</u>	<u>9</u>	<u>9</u>
	<u>1</u>	<u>1</u>	<u>1</u>	<u>1</u>
	<u>1</u>	<u>1</u>	<u>1</u>	<u>1</u>
<u>OK</u>	<u>1</u>	<u>1</u>	<u>1</u>	<u>1</u>
	<u>1</u>	<u>1</u>	<u>1</u>	<u>1</u>

Al Lowe

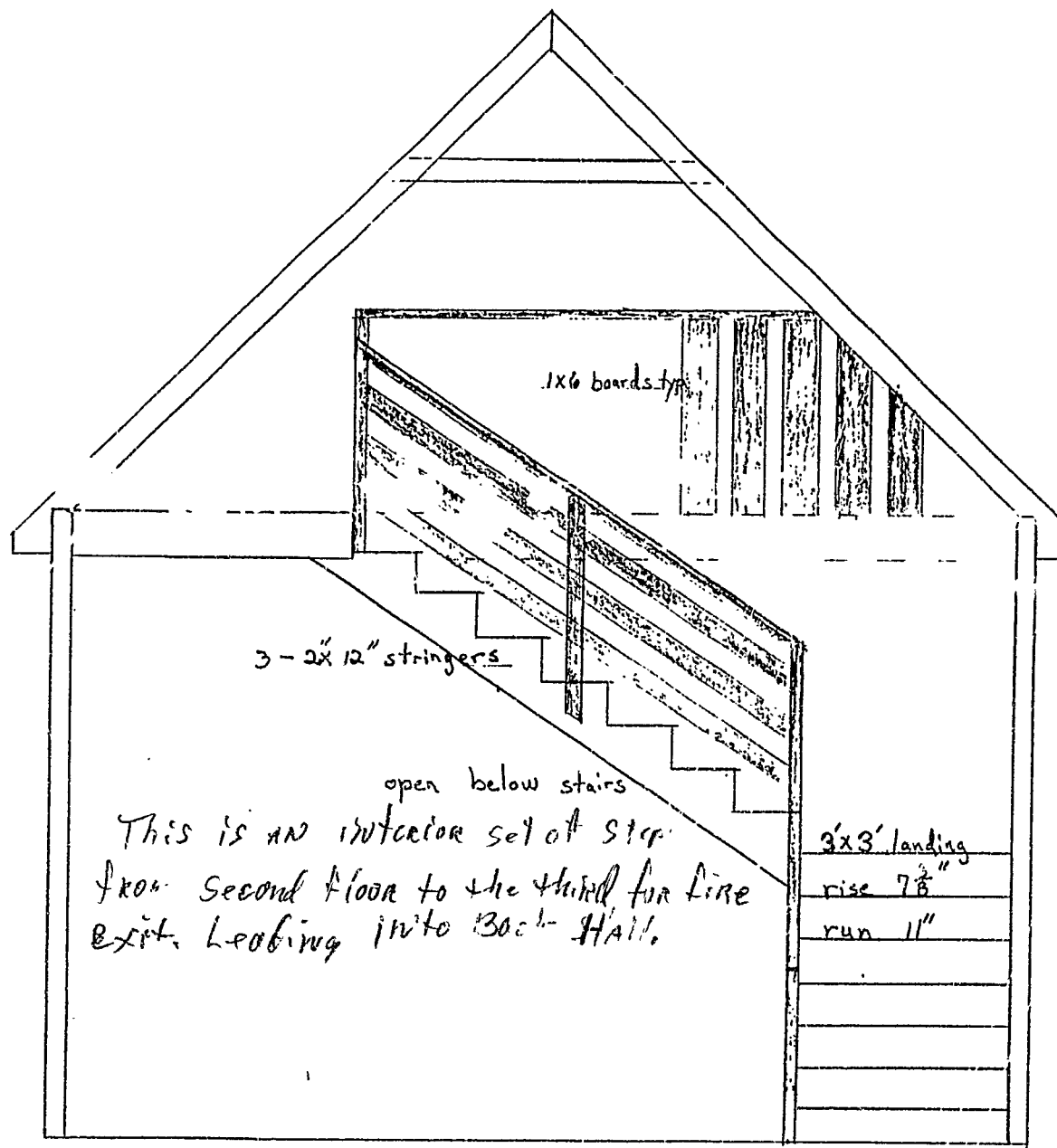
COMMENTS

Signature of Applicant

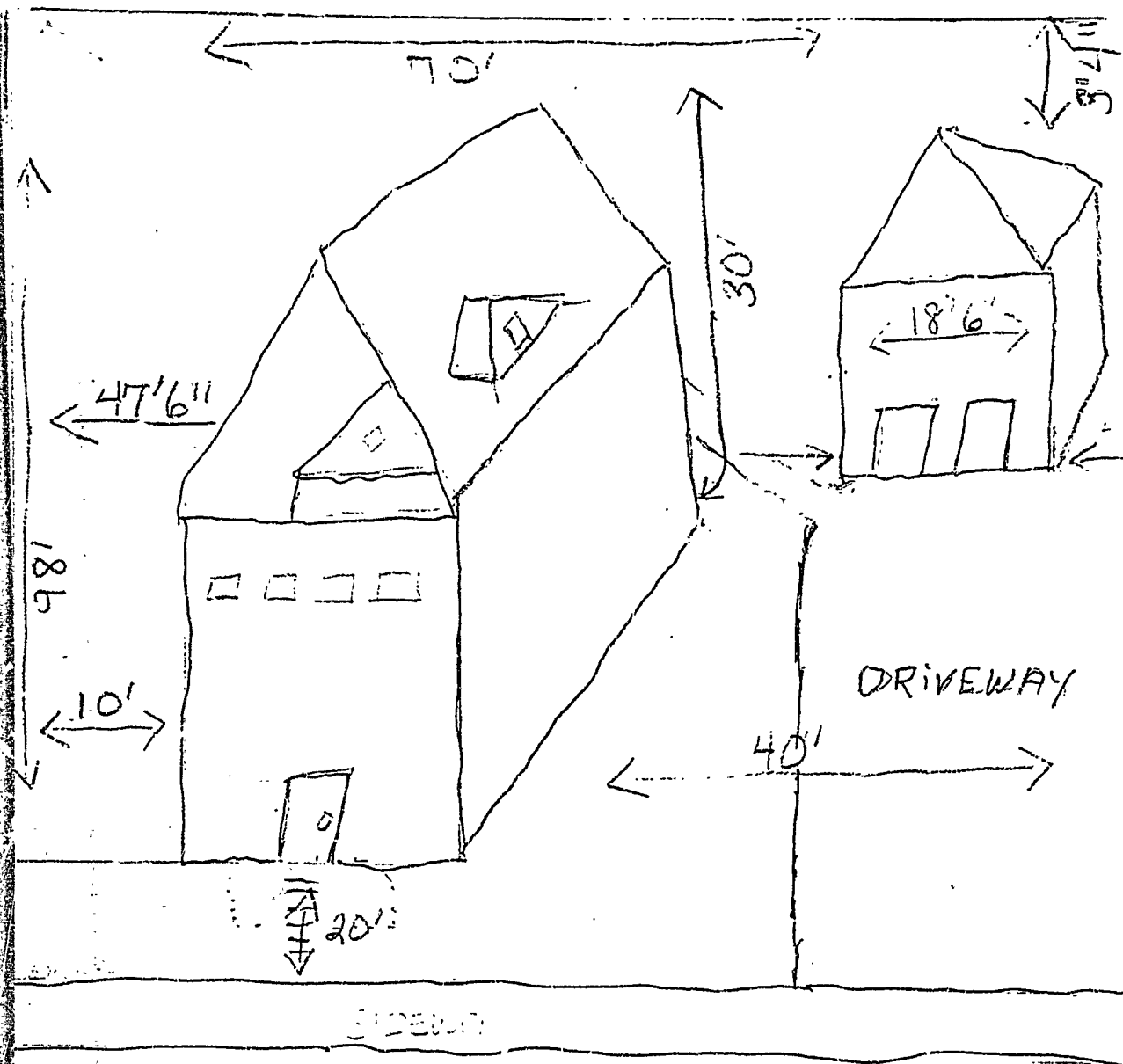
Donald E. Gargano

Date

8/25/93



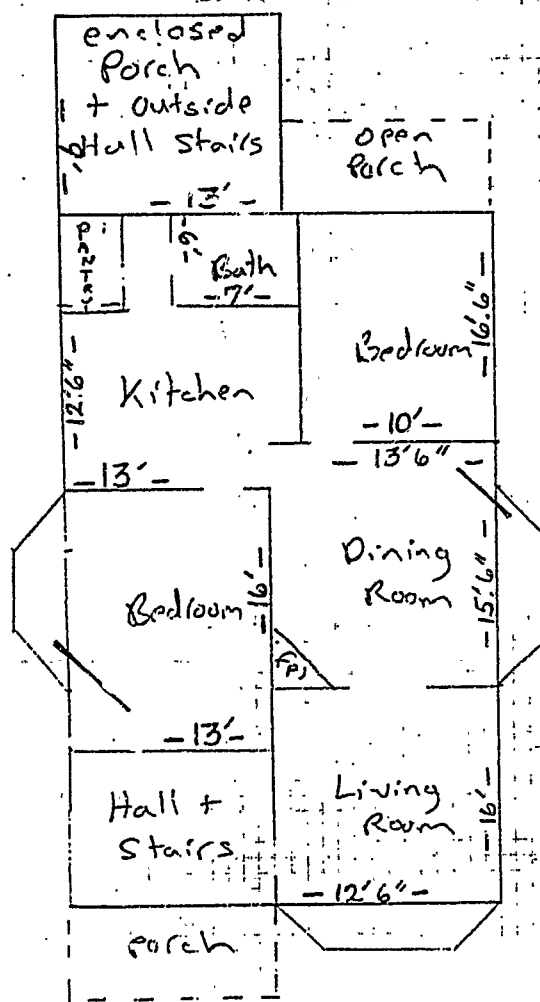
Don Yargeau
Coil St. Apt. 133
stair scale 1/2" = 1 ft.
late 10-21-93



DONALD YARGEAH
 133 COYLE ST
 PORTLAND, ME
 04103

CBL 125-K-5

SKETCH ADDENDUM			
Borrower/Client	Donald J. Yargeau		
Property Address	133 Coyle Street		
City	Portland	County	Cumberland
		State	Maine
		Zip Code	04103
Lender	Fleet Mortgage		



GLA = 27 x 45
+ Bays

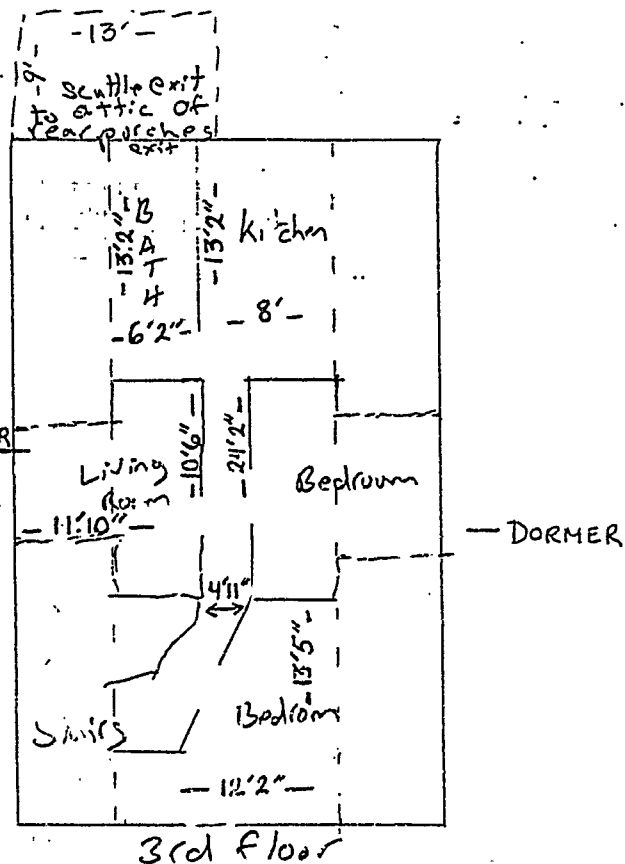
2nd floor
Lr. out almost
ident. to
first floor
including bays
that were added
to GLA

45

27'

1st floor

3rd floor GLA
 calculated at approx
 1/2 first floor GLA
 due to slope of roof.
 GLA figure is approx.
 Room sketch is approx.



Horreputer® Forms Processing System for Laser Printers 1-(302) 773-3018

Bath 13'2" Length 6'2" Width
 Kitchen 13'2" Length 8' Width
 Living Rm. 10'6" Length 11'10" Width (includes dormer)
 1st Bedroom 10'6" Length 11'10" Width (includes dormer)
 2nd Bedroom 13'5" Length 12'2" Width
 Hallway 24'2" Length 4'11" Width

SMALL RESIDENTIAL INCOME PROPERTY APPRAISAL REPORT

Comparison analysis

Underigned has recited three recent sales of properties most similar and proximate to the subject property and has described and analyzed these in this analysis. If there is a significant variation between the subject and comparable properties, the analysis includes a dollar adjustment reflecting the market reaction to those items or an explanation supported by the market data. If a significant item in the comparable property is superior to, or more favorable than, the subject property, a minus (-) adjustment is made, if reducing the indicated value of the subject, if a significant item in the comparable is inferior to, or less favorable than, the subject property, a plus (+) adjustment is made, thus increasing the indicated value of the subject. $\{ (1) \text{ Sales Price} + \text{Gross Monthly Rent} \}$

favorable than, the subject property, a plus (+) adjustment is made, thus increasing the indicated value of the subject property.

11) Sales Price

ITEM

SUBJECT

COMPARABLE SALE NO. 1

133 Coyle Street

35 Bolton Street

94 Glenwood Ave.

Address

Portland

Portland

Proximity to subject

1/2 mile +/-

1/2 mile +/-

Sales price

\$ --- ☒ Unf ☐ Furn \$ 145,000

\$ --- ☒ Unf ☐ Furn \$ 150,000

\$ --- ☒ Unf ☐ Furn \$ 122,500

Sales price per GBA

\$ 0 \$ 44.75

\$ 0 \$ 35.67

\$ 0 \$ 30.93

Gross monthly rent

\$ 1,675.00 \$ 1,625.00

\$ 1,700.00 \$ 88.24

\$ 1,735.00 \$ 70.61

Gross mo. rent mult. (1)

0 89.23

0 88.24

0 70.61

Sales price per unit

\$ 0 \$ 48,333.33

\$ 0 \$ 50,000.00

\$ 0 \$ 40,833.33

Sales price per room

\$ 0 \$ 10,357.14

\$ 0 \$ 10,714.29

\$ 0 \$ 6,805.56

Data source

inspection MLS/broker/assessor

MLS/broker/assessor

MLS/broker/assessor

ADJUSTMENTS

DESCRIPTION DESCRIPTION (+/-) \$ Adjustment

DESCRIPTION DESCRIPTION (+/-) \$ Adjustment

DESCRIPTION DESCRIPTION (+/-) \$ Adjustment

Sales or financing

fha sale

conv fine

conv fine

concessions

none known

none known

none known

Date of sale/time

8-3-93

5-28-93

9-29-92

3-08-93

Location

suburban

similar

similar

similar

Site/view

6958sf/ngb

4520sf/ngb

7560sf/ngb

5060sf/ngb

Design and appeal

2.5sty/avg

2.5sty/avg

2.5sty/avg

3 sty/inf

Quality of construction

average

average

sl superior -5000

sl inferior +5000

Year built

1900+/-

1900+/-

1900+/-

1922+/-

Condition

average

sl superior -5000

sl superior -5000

sl inferior +5000

Gross Building Area

3237 Sq ft

3240 Sq ft

4205 Sq ft

3960 Sq ft

Unit

No. of units

No. of units

No. of units

No. of units

breakdown

Rm. count

Rm. count

Rm. count

Rm. count

Tot Br Ba

Tot Br Ba

Tot Br Ba

Tot Br Ba

No. vac

No. vac

No. vac

No. vac

1 5 2 1 0

1 5 2 1 0

1 5 2 1 0

1 5 2 1 0

1 5 2 1 0

1 5 2 1 0

1 5 2 1 0

1 5 2 1 0

1 4 2 1 0

1 4 2 1 0

1 4 2 1 0

1 4 2 1 0

Basement description

full/unfin

full/unfin

full/unfin

full/unfin

Functional utility

average

average

average

average

Heating/cooling

2 fhw/oil

2 fhw/gas

2 stm/oil

3 stm/oil

Parking or /off site

off street

off street

off street

off street

Project amenities and fees

porchs

porchs

porchs

porchs

(If applicable)

garage

garage

garage

garage

Other

\$ 0 \$ 5,000

\$ 0 \$ 10,000

\$ 0 \$ 15,000

\$ 0 \$ 12,250

Net Adj. (total)

\$ 0 \$ 3,420

\$ 0 \$ 6,620

\$ 0 \$ 12,250

\$ 0 \$ 12,250

Adj. sales price of comparables

\$ 140,000

\$ 140,000

\$ 140,000

\$ 137,500

Comments on sales comparison (including reconciliation of all indicators of value as to consistency and relative strength and evaluation of the typical investors'/purchasers' motivation in that market):

sales 1 and 2 are similar 2.5 story three units with the 3rd unit in the attic, sale 3 is a traditional decker with less appeal than the subject.

sale 1 is very similar to the subject.

INDICATED VALUE BY SALES COMPARISON APPROACH \$ 140000

Analysis of any current agreement of sale, option, or listing of the subject property and analysis of any prior sales of subject and comparables within one year of the date of appraisal

Not applicable

Income approach

Income approach
Total gross monthly estimated rent \$ 1,675 x gross rent multiplier (GRM) 88.00 = \$ 147,400 INDICATED VALUE BY INCOME APPROACH
Comments on income approach (including expense ratios, if available, and reconciliation of the GRM) GRM developed from comparable sales and other 3 units on file.

Reconciliation

INDICATED VALUE BY SALES COMPARISON APPROACH	\$ 148,000
INDICATED VALUE BY INCOME APPROACH	\$ 147,000
INDICATED VALUE BY COST APPROACH	\$ notused

☐ subject to completion per plans and specifications

INDICATED VALUE BY COST APPROACH

This appraisal is made ☐ 'as is' ☒ subject to the repairs, alterations, inspections or conditions listed below ☐ subject to completion, per plans and specifications

Comments and conditions of appraisal: subject to change in use and date of occupancy for

Description of Improvements		Exterior description		(Materials/condition)		Foundation		full		Insulation (R-value if known)	
Units/bldgs	3	Foundation	brick and stone	Slab	---	Roof					
Stories	2.5	Exterior walls	vinyl sided	Crawl space	---	Ceiling	<input checked="" type="checkbox"/>				
Type (det/att)	detached	Floor surface	asphalt shingle	Sumo Pump	no	Walls	<input checked="" type="checkbox"/>				
Design (style)	NE wd frame	Gutters & downspouts	aluminum	Dampness	none seen	Floor	<input checked="" type="checkbox"/>				
Existing/proposed	yes	Window type	wood doublehung	Settlement	none seen	None	<input type="checkbox"/>				
Under construction	---	Storm sash/Screens	aluminum combo	Infestation	none seen	Adequacy				avg	
Year built	1900 +/-	Manufactured housing	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Basement	100 % of 1st floor area	Energy efficient items					
Effective age (yrs.)	20-25 +/-	*(Complies with the HUD Manufactured Housing Construction and Safety Standards)		Basement finish	unfinished						

Units	Level(s)	Foyer	Living	Dining	Kitchen	Den	Family rm.	# Bedrooms	# Baths	Laundry	Other	Sq ft./unit	Total
1	1	X	1	1	1			2	1			1295	1295
1	1	X	1	1	1			2	1			1295	1295
1	1		1		1			2	1			647	647

Improvements contain: Rooms: 14 Bedroom(s): 6 Bath(s): 3 3237 Square feet of GROSS BUILDING AREA
 GROSS BUILDING AREA (GBA) IS DEFINED AS THE TOTAL FINISHED AREA (INCLUDING COMMON AREAS) OF THE IMPROVEMENTS BASED UPON EXTERIOR MEASUREMENTS.

Surfaces	(Materials/condition)	Heating	Type	Kitchen equip. (#/unit-cond.)	Attic	Improvement analysis	Good	Avg	Fair	Poor
Floors	hdwd/cpt/in	Fuel	fhw	Refrigerator	3/avg	Quality of Construction	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Walls	plas/ptd	Condition	oil	Range/oven	3/avg	Condition of Improvements	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Trim/finish	wood/ptd	Adequacy	avg	Disposal	3/avg	Room sizes/layout	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Bath floor	inlaid	Cooling	avg	Dishwasher	---	Closets and storage	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Bath wainscot	msn board	Other	---	Fan/hood	---	Energy efficiency	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Doors	solid	Condition	---	Compactor	---	Plumbing-adequacy & condition	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
materials in	average condition	Adequacy	---	Washer/dryer	---	Electrical-adequacy & condition	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Fireplace(s)	# 1	Condition	---	Microwave	---	Kitchen cabinets-adequacy & cond	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Car storage:	<input checked="" type="checkbox"/> Garage	Attached	<input checked="" type="checkbox"/>	Intercom	---	Compatibility to neighborhood	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
No. cars: 2+dw	<input type="checkbox"/> Carport	Detached	<input checked="" type="checkbox"/>	Adequate	<input checked="" type="checkbox"/>	Appeal & marketability	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Comments on repairs needed, additional features, modernization, etc.						Estimated remaining economic life	40-45	years		

No immediate repairs appear necessary. First and second floor units have hardwood floors that appear in good to average condition, painted plaster walls, and painted plaster ceilings. Kitchens and baths are older styled but functional. 3rd floor unit added approx 1980 and is in average condition with carpeted floors, drywall walls and ceilings. Kitchen and bath are modern. Large driveway provides offstreet parking for at least 6 +/- cars in addition to garage.

Additional comments on neighborhood, site and description of improvements: No physical, functional or external inadequacies noted.

Environmental conditions observed by or known to the appraiser: None known or observed.

VALUATION ANALYSIS

Purpose of Appraisal is to estimate Market Value as defined in the Certificate & Statement of Limiting Conditions.

Cost approach

Comments on cost approach, accrued depreciation, and estimated site value.

ESTIMATED REPRODUCTION COST-NEW-OF IMPROVEMENTS.

Sq Ft @ \$	\$
Sq Ft @ \$	\$
Sq Ft @ \$	\$
Sq Ft @ \$	\$

Extras

Due to age of subject and difficulty in determining accrued depreciation the cost approach was not used. The cost approach

1994 REAL ESTATE PROPERTY TAX STATEMENT
City of Portland

Fiscal Year
July 1, 1993

DUE SEPT. 3, 1993	DUE MARCH 4, 1994	AMOUNT PAID	INTEREST DUE	PAY TO
\$1,531.38	\$1,531.38	\$.00	\$.00	\$1,531.38

Account Number

CBL

Assessed Property Description

Y0031194

125- - K-005-001

125-K-5
COYLE ST 129-133
6958SF



TRANSAMERICA

YARGEAU DONALD S
11 SOUTH ST
PORTLAND, ME 04101

BRING ALL PARTS WHEN PAYING IN PERSON.

Please make your check payable to:
City of Portland

SEND COPY OF BILL TO MORTGAGE HOLDER.

PARTIAL PAYMENTS MAY BE MADE AT ANY TIME.

RETURN THIS TOP PORTION WITH PAYMENT

KEEP THIS PORTION

1994 REAL ESTATE PROPERTY TAX STATEMENT
City of Portland

Fiscal Year 1994
July 1, 1993 - June 30, 1994

Owner of Record as of April 1, 1993

YARGEAU DONALD S
11 SOUTH ST
PORTLAND, ME 04101

Account Number
Y0031194

CBL

125- - K-005-001



Assessed Property Description

125-K-5
COYLE ST 129-133
6958SF

CURRENT BILLING DISTRIBUTION

School	\$ 1,644.69
Parks/Public Works	\$ 318.53
Fire	\$ 272.59
Police	\$ 226.64
Debt Repayments	\$ 248.08
General Government	\$ 73.51
County	\$ 94.95
Health/Human Services	\$ 39.82
Library	\$ 67.38
Metro Transit District	\$ 64.32
Enterprise Activities	\$ 12.25

CURRENT BILLING INFORMATION

Land Value	\$ 27,000
Building Value	\$ 97,200
Total Value	\$ 124,200
Exemptions	\$ 0
Taxable Value	\$ 124,200
Tax Rate	\$ 24.66
TOTAL TAX	\$ 3,062.76
AMOUNT PAID	\$.00

TAXPAYER'S NOTICE

Notice is hereby given that your County and City tax is due July 1, 1993 through June 30, 1994 and is payable in two (2) equal installments on September 3, 1993 and March 4, 1994 and interest will be charged on the first installment at an annual rate of 10% from September 4, 1993. Interest will be charged on the second installment at an annual rate of 10% from March 5, 1994.

As per state statute, the ownership and taxable valuation of all real and personal property subject to taxation shall be fixed as of April 1st of each year.

INFORMATION

Information regarding changes OR information regarding valuations, should be sent to the Assessor's Office, Room 115, City Hall, phone 874-8486. For information regarding payments, interest, cost changes and/or refunds, please contact the Treasury Division, Room 102, City Hall, phone 874-8300.

A STATE STATUTE REQUIRES THAT MUNICIPALITIES INFORM TAXPAYERS THAT STATE AID TO MUNICIPALITIES HELPS REDUCE LOCAL PROPERTY TAXES FOR THE FISCAL YEAR JULY 1, 1993 THROUGH JUNE 30, 1994, THE ESTIMATED STATE AID REDUCES LOCAL PROPERTY TAXES BY 14.00%.

After eight months and no later than one year from the date of commitment, a lien will be placed on all real estate for which taxes remain unpaid.

REMITTANCE INSTRUCTIONS

To avoid standing in line, it is recommended that taxes be paid by mail. Please make check or money order payable to
CITY OF PORTLAND and mail to:

CITY OF PORTLAND, P.O. BOX 544, PORTLAND, ME 04112-0544

Should questions of delinquency arise, validation stamp of U. S. Post Office will be final. Postage meter machine dates will be UNACCEPTABLE. If paying in person, bring all parts of tax bill to the Treasury Division of the Finance Department, Room 102, City Hall, office hours 8:00 a.m. to 5:00 p.m., Monday through Wednesday, and Friday, 8:00 a.m. to 7 p.m. Thursday.

EXEMPTIONS

Veteran exemptions are based on a ratio of current list value in accordance with Title 30, Sec. 653, MRSA. For additional information call 874-8767.

