

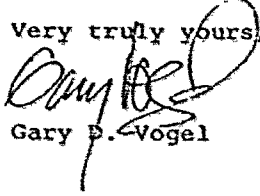
William Gillian
Cynthia Parsons

June 17, 1986
Page 2

that you have no obligation to discuss vacating the premises prior to the end of the 120-day period and nothing herein is intended to limit your right to reside in the premises for 120 days after receiving this Notice.

If you have any questions or would like to discuss this matter, please feel free to contact either myself, Ken Porter, or the City of Portland, Building Inspection Division.

Very truly yours,



Gary P. Vogel

GDV/bns
Encl.

CERTIFIED MAIL--RETURN RECEIPT REQUESTED

cc: Kendall R. Porter
John S. Whitman
(with enclosures)
bcc: Christopher Goucher
Maine Savings Bank
(with enclosure)

NOTICE OF INTENT TO CONVERT TO

TENANTS OF 40-42 NORWOOD STREET, PORTLAND, MAINE

NOTICE is hereby given of intent to convert the three apartments at 40-42 Norwood Street, Portland, Maine, to three condominium units. This Notice is given on behalf of Kendall R. Porter and John S. Whitman, the current owners of the property pursuant to Section 14-565 et seq., of the Portland Code.

Option to Purchase: Pursuant to the above-referenced provisions of the Portland Code, you are hereby granted an exclusive and irrevocable option to purchase your apartment as a condominium unit for a purchase price of One Hundred Ten Thousand and 00/100 Dollars (\$110,000.00) net to the owners. This option is granted for a period of sixty (60) days from the date of receipt of this Notice. This option is granted only to the tenants of each respective apartment and may not be sold, transferred or assigned.

Notice to Vacate: If you do not purchase your apartment, you must vacate your apartment on or before the one hundred twentieth (120th) day following receipt of this Notice, after which time the owners may evict you by summary legal process without further notice.

Relocation Payments: If your gross income is below eighty percent (80%) of the median income of the Portland SMSA, adjusted for family size, as determined by the U. S. Department of Housing and Urban Development at the time this Notice is given, the owners/developers must provide you with relocation payments as provided in the Portland Code. Further, upon your request, the developer will provide assistance in the form of referrals to other reasonable accommodations and will assist in determining your eligibility for relocation payments.

As of June 17, 1986, eighty percent (80%) of the median income of the Portland SMSA is as follows:

Family Size	Median Income
1	\$15,400
2	17,600
3	19,800
4	22,000
5	23,400
6	24,750
7	26,150
8+	27,500

If you do not buy your apartment, the developer of this project is required by law to assist you in finding another place to live and in determining your eligibility for

relocation payments. If you have questions about your rights under the law, or complaints about the way you have been treated by the developer, you may contact the Building Inspection Division, Department of Planning and Urban Development, City of Portland, Maine, 04101 (telephone 774-5451).

- 1.) All vertical openings shall be enclosed with construction having a fire rating of at least one (1) hour, including fire doors with self-closers.
- 2.) Each apartment shall have access to two (2) separate, remote and approved means of egress. A single exit is acceptable when it exits directly from the apartment to the building exterior or with no communications to other apartment units.
- 3.) Each apartment shall be equipped with an approved single station smoke detector powered by the house current. The detector shall be located in an area which will provide protection for the sleeping areas.
- 4.) The boiler shall be protected by enclosing with one (1) hour fire rated construction including fire doors and ceiling, or by placing over the boiler, two (2) residential sprinkler heads supplied from the domestic water.
- 5.) Every sleeping room below the fourth story in buildings of use Groups R and I-1 shall have at least one operable window or exterior door approved for emergency egress or rescue. The units must be operable from the inside opening without the use of separate tools. Where windows are provided as a means of egress or rescue, they shall have a sill height not more than 44 inches (1118 mm) above the floor. All egress or rescue windows from sleeping rooms must have minimum net clear openings of 5.7 square feet (0.53m²). The minimum net clear opening height dimension shall be 24 inches (610 mm). The minimum net clear opening width dimension shall be 20 inches (508 mm).

DATE: August 1, 1986

ADDRESS: 40-42 Norwood Street

REASON FOR PERMIT: Renovations (3 family)

BUILDING OWNER: Peter & Whitman

CONTRACTOR: Owners

PERMIT APPLICANT: Porter

APPROVED: #3,4,5,6 DENIED

CONDITION OF APPROVAL OR DENIAL:

BUILDING PERMIT REPORT

52 Center St
KCP
04/10/1

40A
40B
40C

Handwritten signature

6.) In addition to any automatic fire alarm system required by Sections 1716.3.2 and 1716.3.3, a minimum of one single station smoke detector shall be installed in each guest room, suite or sleeping area in buildings of Use Groups R-1 and I-1 and in dwelling units in the immediate vicinity of the bedrooms in buildings of Use Group R-2 or R-3. When actuated, the detector shall provide an alarm suitable to warn the occupants within the individual unit (see Section 1717.3.1).

In buildings of Use Groups R-1 and R-2 which have basements, an additional smoke detector shall be installed in the basement. In buildings of Use Group R-3, smoke detectors shall be required on every story of the dwelling unit, including basements.

In dwelling units with split levels, a smoke detector installed on the upper level shall suffice for the adjacent lower level provided the lower level is less than one full story below the upper level. If there is an intervening door between the adjacent levels, a smoke detector shall be installed on both levels.

All detectors shall be installed in an approved location. Where more than one detector is required to be installed within an individual dwelling unit, the detectors shall be wired in such a manner that the actuation of one alarm will actuate all the alarms in the individual unit.

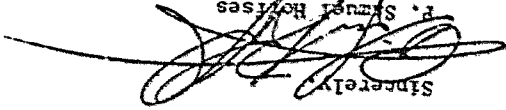
7.) 608.1 Attached garages: Private garages located beneath rooms in buildings of Use Groups R-1, R-2, R-3 or I-1 shall have walls, partitions, floors, and ceilings separating the garage space from the adjacent interior spaces constructed of not less than 1 hour fire-resistance rating. Attached private garages shall be completely separated from the adjacent interior spaces and the attic area by means of 1/2-inch gypsum board or equivalent applied to the garage side. The sills of all door openings between the garage and adjacent interior spaces shall be raised not less than 4 inches (102mm) above the garage floor. The door opening protectives shall be 1 3/4-inch solid core wood doors or approved equivalent.

608.1.1 Separation by breezeway: A garage separated by a breezeway not less than 10 feet (3048mm) in length from a building of Use Group R-3 may be of type 5B construction, but the junction of the garage and breezeway shall be firestopped to comply with the requirements of Section 1420.0.

cc: Fred Williams, Code Enforcement Officer

Chief of Inspection Services

R. Stuart Holmes



Sincerely,

If you have any questions on these requirements, please call this office.

electrical, plumbing and building codes.

Please bear in mind that a certificate of occupancy will be issued for each unit after they have been inspected and meet all fire, housing,

Your application to convert 40 Norwood Street from three apartments to three condominium dwelling units has been reviewed and a permit is hereby issued subject to the following requirements.

Dear Sirs:

Porter & Whitman
465 Congress Street
Portland, Maine 04101

January 6, 1987

40 Norwood Street

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT
INSPECTION SERVICES DIVISION

CITY OF PORTLAND



PERMIT ISSUED WITH LETTER

Name of Applicant: Kendall R. Porter & John S. Whitman
Address: [illegible]
Phone: same

APPROVALS BY: BUILDING INSPECTOR - PLAN EXAMINER: [illegible]
ZONING: [illegible]
BUILDING CODE: [illegible]
Fire Dept. [illegible]
Health Dept. [illegible]
Others: [illegible]

DETAILS OF NEW WORK
Is any plumbing involved in this work? [illegible]
Is connection to be made to public sewer? [illegible]
Has septic tank notice been sent? [illegible]
Height average grade to top of plate [illegible]
Size, front [illegible]
Material of foundation [illegible]
Kind of roof [illegible]
No. of chimneys [illegible]
Material of chimneys [illegible]
Roof covering [illegible]
Rise per foot [illegible]
Thickness, top, bottom, cellar [illegible]
Studs (outside walls and carrying partitions, 2x4-16" O. C. Bridging in every floor and flat roof span over 8 feet. [illegible]
Joists and rafters [illegible]
On centers [illegible]
Maximum span [illegible]
If one story building with masonry walls, thickness of walls [illegible]
height? [illegible]

MISCELLANEOUS
No. cars now accommodated on same lot [illegible]
Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? [illegible]
Will work require disturbing of any tree on a public street? [illegible]
Will there be in charge of the above work a person competent to see that the State and City regulations pertaining thereto are observed? [illegible]

NOTE TO APPLICANT: Separate permits are required by [illegible] installers and subcontractors of plumbing, electrical and mechanical.
Is any electrical work involved in this work? [illegible]
Is connection to be made to public sewer? [illegible]
Has septic tank notice been sent? [illegible]
Height average grade to top of plate [illegible]
Size, front [illegible]
Material of foundation [illegible]
Kind of roof [illegible]
No. of chimneys [illegible]
Material of chimneys [illegible]
Roof covering [illegible]
Rise per foot [illegible]
Thickness, top, bottom, cellar [illegible]
Studs (outside walls and carrying partitions, 2x4-16" O. C. Bridging in every floor and flat roof span over 8 feet. [illegible]
Joists and rafters [illegible]
On centers [illegible]
Maximum span [illegible]
If one story building with masonry walls, thickness of walls [illegible]
height? [illegible]

PERMIT ISSUED WITH LETTER

Stamp of Special Conditions
Change of use from 3 apartments to 3 condominiums
no alterations or structural changes
25.00 each unit
FIELD INSPECTOR - Mr. [illegible] @ 775-5451
Estimated contractual cost \$ [illegible]
Other buildings on same lot [illegible]
Material [illegible]
No. stories [illegible]
Heal [illegible]
Style of roof [illegible]
Roofing [illegible]
Proposed use of building [illegible]
Last use [illegible]
No. of sheets [illegible]
No. of families [illegible]
No. of families [illegible]
1. Owner's name and address [illegible]
2. Lessee's name and address [illegible]
3. Contractor's name and address [illegible]
Telephone [illegible]
Telephone [illegible]
Telephone [illegible]
Fire District #1 [illegible] #2 [illegible]
Telephone [illegible]
Telephone [illegible]
Telephone [illegible]
465 Congress St. [illegible]
40 Norwood St. [illegible]
LOCATION [illegible]
The undersigned hereby applies for a permit to erect, alter, repair, demolish, move or install the following building, structure, equipment or change use in accordance with the Laws of the State of Maine, the Portland B.O.C.A. Building Code and Zoning Ordinance of the City of Portland with plans and specifications. If any, submitted herewith and the following specifications:

To the CHIEF OF BUILDING & INSPECTION SERVICES, PORTLAND, MAINE
B.O.C.A. USE GROUP [illegible]
B.O.C.A. TYPE OF CONSTRUCTION [illegible]
ZONING LOCATION [illegible]
PORTLAND, MAINE Dec 31, 1989
JAN 2 1987
PERMIT ISSUED

APPLICATION FOR PERMIT

B.O.C.A. USE GROUP

B.O.C.A. TYPE OF CONSTRUCTION

ZONING LOCATION

PORTLAND, MAINE July 17, 1986

PERMIT ISSUED

AUG 1 1986

City Of Portland

To the CHIEF OF BUILDING & INSPECTION SERVICES, PORTLAND, MAINE

The undersigned hereby applies for a permit to erect, alter, repair, demolish, move or install the following building, structure, equipment or change use in accordance with the Laws of the State of Maine, the Portland B.O.C.A. Building Code and Zoning Ordinance of the City of Portland with plans and specifications, if any, submitted herewith and the following specifications.

LOCATION 40-42, Narwood St. Fire District #1 [] #2 []
1. Owner's name and address Kendall R. Porter & John S. Whitman Telephone 774-2941
2. Lessee's name and address same Telephone
3. Contractor's name and address Owners Telephone

Proposed use of building 3 apartments No. of sheets
Last use same No. families
Material No. stories Heat Style of roof Roofing
Other buildings on same lot

Estimated contractual cost \$35,000

FIELD INSPECTOR - Mr. @ 775-5451

Appeal Fees \$
Base Fee 195.00
Late Fee
TOTAL \$

Interior renovations to existing 3 family dwelling, structural changes also, adding 2nd floor to 3rd floor unit as per plans. 3 sheets of plans.

Stamp of Special Conditions PERMIT ISSUED WITH LETTER

send permit to 52 Center St. - Kendall Porter

NOTE TO APPLICANT: Separate permits are required by the installers and subcontractors of heating, plumbing, electrical and mechanicals.

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? existing If not, what is proposed for sewage?
Has septic tank notice been sent? Form notice sent?
Height average grade to top of plate Height average grade to highest point of roof
Size, front depth No. stories solid or filled land? earth or rock?
Material of foundation Thickness, top bottom cellar
Kind of roof Rise per foot Roof covering
No. of chimneys Material of chimneys of lining Kind of heat fuel
Framing Lumber - Kind Dressed or full size? Corner posts Sills
Size Girder Columns under girders Size Max. on centers
Studs (outside walls and carrying partitions) 2x4-16" O. C. Bridging in every floor and flat roof span over 8 feet.
Joists and rafters: 1st floor 2nd 3rd roof
On centers: 1st floor 2nd 3rd roof
Maximum span: 1st floor 2nd 3rd roof
If one story buildir h 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?

APPROVALS BY: DATE MISCELLANEOUS
BUILDING INSPECTION - PLAN EXAMINER Will work require disturbing of any tree on a public street? NO
ZONING:
BUILDING CODE:
Fire Dept. Will there be in charge of the above work a person competent
Health Dept. to see that the State and City requirements pertaining thereto
Others: are observed?

Signature of Applicant Kendall R. Porter Phone # 773-5100
Type Name of above Kendall R. Porter 1 [] x 2 [] 3 [] 4 []

PERMIT ISSUED WITH LETTER

FIELD INSPECTOR'S COPY APPLICANT'S COPY OFFICE FILE COPY

MA, William

APPLICATION FOR PERMIT

DEPARTMENT OF BUILDING INSPECTIONS SERVICES

ELECTRICAL INSTALLATIONS



Needs to put permit
of
Date JULY 28, 1988
Receipt and Permit number 29363

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:

OWNERS NAME: Ken Fort...

ADDRESS: Ruskx Peaks Isl...

OUTLETS: Receptacles _____ Switches _____ Plugmold _____ # TOTAL 131-60

FIXTURES: (number of) Incandescent 15 _____ Fluorescent _____ (not strip) TOTAL 5

SERVICES: Overhead _____ Underground _____ Temporary _____ TOTAL amperes _____

METERS: (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 _____ Cook Tops _____ Wall Ovens _____ Dishwashers _____ 3 _____ Disposal _____ 3 _____ Water Heaters _____ 3 _____

MISCELLANEOUS: (number of) Fans _____ Dryers _____ Wall Ovens _____ Cook Tops _____ Ranges _____ Branch Panels 2 _____ 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) 50 amps and under _____ over 50 amps _____

Circuit breakers, etc. _____ Alterations to wires _____ Repairs after fire _____

Emergency Lights, battery _____ Emergency Generators _____

FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT DOWNSIDE FEE DUE _____

FOR REMOVAL OF A STOP ORDER (304-16B) _____

TOTAL AMOUNT DUE: 33.00

INSPECTION: Will be ready on _____, 19 _____, or will call _____

CONTRACTOR'S NAME: John Berry

ADDRESS: 381 Danforth St.

TEL: 773-5824

MASTER LICENSE NO: 3695

LIMITED LICENSE NO: _____

SIGNATURE OF CONTRACTOR: _____

5 COPY - WA TE

OFFICE COPY - CANARY

CONTRACTORS COPY - GREEN



