

77-83 DENNETT STREET

*Granted 7/27/66
64/88*

DATE: July 30, 1966

HEARING ON APPEAL UNDER THE ZONING ORDINANCE OF Peter X. Dascenio

AT 77-83 Bennett Street

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

BOARD OF APPEALS	VOTE	
	YES	NO
Franklin G. Hinckley	(x)	()
Ralph L. Young	(x)	()
Harry M. Shwartz	(x)	()

Record of Hearing

Granted.

No opposition.

CITY OF PORTLAND, MAINE
IN THE BOARD OF APPEALS

MISCELLANEOUS APPEAL

Peter R. Dascario, owner of property at 77-50 Bennett Street
under the provisions of Section 24 of the Zoning Ordinance of the City of Portland, hereby
respectfully petitions the Board of Appeals to permit: construction of a one and one-half
story single family dwelling. This permit is presently not issuable under the Zoning
Ordinance because the area of the lot is only about 2000 square feet instead of the minimum
of 6500 square feet required by Section 4-B-5 of the Ordinance applying to the R-3 Residence
Zone in which the property is located.

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

Peter R. Dascario
APPELLANT

DECISION

After public hearing held July 30, 1954 the Board of Appeals finds that enforcement
of the terms of the Ordinance would result in undue hardship and desirable relief
may be granted without substantially departing from the intent and purpose of the
Ordinance.

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

BOARD OF APPEALS

Franklin H. Hill
Edith L. Young
Henry M. Adams

CITY OF PORTLAND, MAINE
IN THE BOARD OF APPEALS

July 13, 1964

TO WHOM IT MAY CONCERN:

The Board of Appeals will hold a public hearing in the Council Chamber at City Hall, Portland, Maine, on Thursday, July 16, 1964, at 4:00 p.m. to hear the appeal of Peter R. Parsons requesting an exception to the Zoning Ordinance to permit construction of a one and one-half story single family dwelling at 17-23 Dennett Street.

This permit is presently not issuable under the Zoning Ordinance because the area of the lot is only about 6200 square feet instead of the minimum of 6500 square feet required by Section 4-B.8 of the Ordinance applying to the R-3 Residence Zone in which the property is located.

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

BOARD OF APPEALS

Franklin G. Mackley

Chairman

cc: Minat Corp., 34 Preble Street
Joseph F. Beaurier, 26 Westminster Avenue
Ferdinand J. Catenaude, 9 Donald Street

July 13, 1964

Mr. Peter R. Dascanio
38 Mayland Street
Portland, Maine

Dear Mr. Dascanio:

July 16, 1964.

INSPECTOR

CITY OF PORTLAND, MAINE
Department of Building Inspection

11-17-65 Permit It.

June 29, 1964

Peter M. Lascanio
38 Mayland Street

cc to: Corporation Counsel

Dear Mr. Lascanio:

Building permit for construction of a one and one-half story single family dwelling at the above named location is not issuable under the zoning ordinance because the area of the lot is only about 6200 square feet instead of the minimum of 8500 square feet required by section 4-1-6 of the ordinance applying to the R-3 Residence Zone in which the property is located.

We understand that you would like to exercise your appeal rights in this matter. Accordingly we are certifying the case to the Corporation Counsel, to whose office you should go to file the appeal.

Very truly yours,

Alfred C. Sears
Building Inspection Director

AJS:m

C
O
P
Y

(COPY)

CITY OF PORTLAND, MAINE
Department of Building Inspection



Certificate of Occupancy

LOCATION *77 Bennett St.*

Date of Issue *October 27, 1964*

Issued to *Robert B. Borden*

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. *65757*, 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

One family dwelling house.

entire

Limiting Conditions:

This certificate supersedes certificate issued

Approved:

Nelson F. G. G. G.
(Date) Inspector

Albert J. Sears
Inspector of Buildings

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

Memorandum from Department of Building Inspection, Portland, Maine

A.P.- 79 Bennett Street

August 20, 1954

Mr. Peter Dascanio
38 Mayland Street

Dear Mr. Dascanio:

Amendment to permit for change in roof structure, to construct a 5' dormer on rear of dwelling and to construct a 4'x4' enclosed porch is being issued subject to the following conditions:

1. An additional 3½" Lally Column and footing will need to be added under the 6x10-inch hemlock girder.
2. Spacing of the 2x8-inch rafters will need to be reduced to 20" instead of the 24" spacing shown on plan.
3. At the new dormer the header will need to be doubled, also the trimmer rafters at each side of the dormer.

Very truly yours,

Archie L. Seekins
Deputy Building Inspection Director



APPLICATION FOR AMENDMENT TO PERMIT

Amendment No. _____
Portland, Maine, _____

RECEIVED
CITY OF PORTLAND
BUILDING DEPARTMENT

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for amendment to Permit No. _____ 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 _____ Within Fire Limits? _____ Dist. No. _____
Owner's name and address _____ Telephone _____
Lessee's name and address _____ Telephone _____
Contractor's name and address _____ Telephone _____
Architect _____ Plans filed _____ No. of sheets _____
Proposed use of building _____ No. families _____
Last use _____ No. families _____
Increased cost of work \$_____. Additional fee \$_____.
1.00 per.

Description of Proposed Work

To change roof to _____
To enclose 5' dormer on rear of building
To construct 4' x 12' enclosure side porch

2 sheets issued with memo

Details of New Work

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

Approved: _____
with memo by _____

Signature of Owner: _____

Approved: _____
Inspector c

..-77-63 annex 10.

June 29, 1964

Peter J. Mascario
27 Highland Street

cc to: Corporation Counsel

Dear Mr. Mascario:

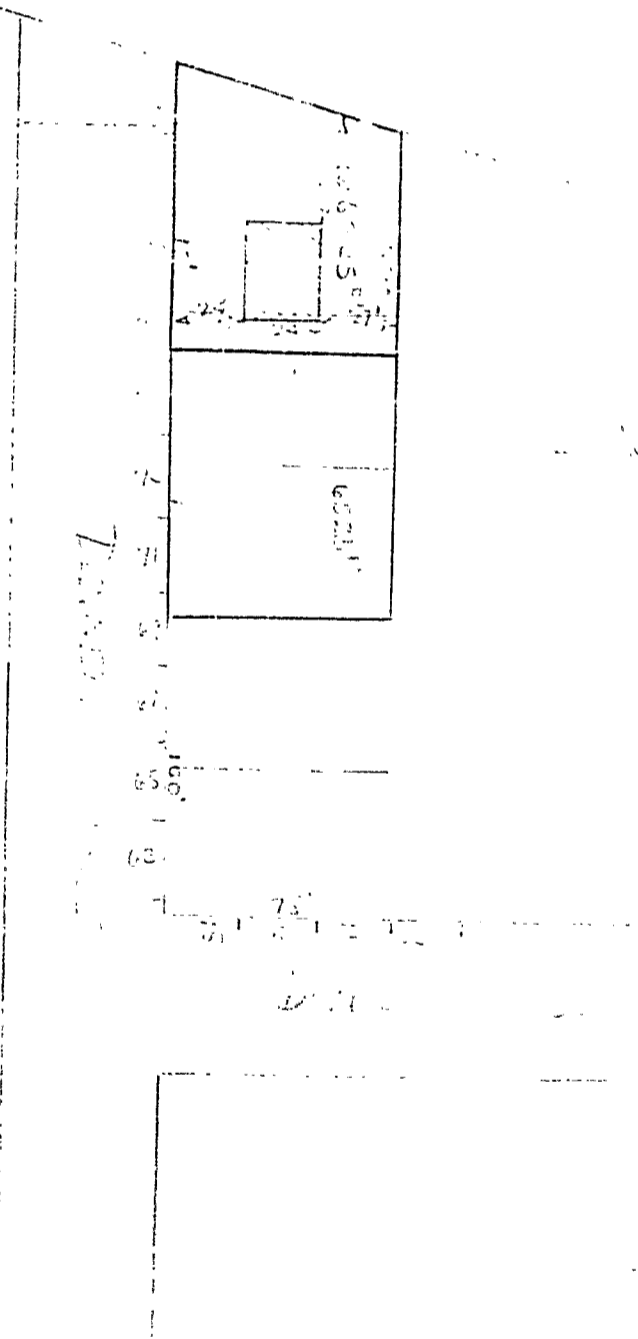
Building permit for construction of a one and one-half story single family dwelling at the above named location is not issuable under the zoning ordinance because the area of the lot is only about 6200 square feet instead of the minimum of 8500 square feet required by Section 4-1-6 of the ordinance applying to the zoning ordinance zone in which the property is located.

We understand that you would like to exercise your appeal rights in this matter. Accordingly we are certifying the case to the Corporation Counsel, to whose office you should go to file the appeal.

Very truly yours,

Albert C. Sears
Building Inspection Director

WJS:m



R3 RESIDENCE ZONE



APPLICATION FOR PERMIT

Class of Building or Type of Structure

Portland, Maine

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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

77-2 Location _____ Within Fire Limits? _____ Dis _____

Owner's name and address _____ Telephone _____

Lessee's name and address _____ Telephone _____

Contractor's name and address _____ Telephone _____

Architect _____ Specifications _____ Plans _____ No. of _____

Proposed use of building _____ No. fam _____

Last use _____ No. fam _____

Material _____ No. stories _____ Heat _____ Style of roof _____ Roofing _____

Other buildings on same lot _____

Estimated cost \$ _____ Fee \$ _____

General Description of New Work

To construct _____

7/16/16

It is understood that this permit does not include installation of heating apparatus which is to be taken out separately the name of the heating contractor. PERMIT TO BE ISSUED TO owner

Details of New Work

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

Is connection to be made to public sewer? yes 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? solid earth or rock _____

Material of foundation concrete Thickness, top _____ bottom _____ cellar _____

Kind of roof pitch Rise per foot _____ Roof covering _____

No. of chimneys _____ Material of chimneys brick of lining _____ Kind of heat _____

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 _____

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:

J. E. M.

Miscellaneous

Will work require disturbing of any tree on a public street? _____

Will there be in charge of the above work a person who has been observed that the State and City requirements pertaining to the work have been observed? yes

Foster Laccunio

CS 301

INSPECTION COPY

Signature of owner

by:

Foster Laccunio



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, Oct. 15, 1964

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

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

Location 79 Dennett St. Use of Building dwelling No Stories 1 1/2
Name and address of owner of appliance Peter Dascanio, 38 Mayland St.
Installer's name and address Randall & McAllister, 84 Commercial St. Telephone

General Description of Work

To install forced hot water heating system and oil burning equipment

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 4'
From top of smoke pipe 4' From front of appliance over 4' From sides or back of appliance
Size of chimney flue 3x3 Other connections to same flue no
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?

IF OIL BURNER

Name and type of burner Thatcher gun type Labelled by underwriters' laborator
Will operator be always in attendance? Does oil supply line feed from top or bottom of tank?
Type of floor beneath burner cement Size of vent pipe 1 1/4"
Location of oil storage basement Number and capacity of tanks 275 gal
Low water shut off Make No.
Will all tanks be more than five feet from any flame? yes How many tanks enclosed?
Total capacity of any existing storage tanks for furnace burners

IF COOKING APPLIANCE

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

MISCELLANEOUS EQUIPMENT OR SPECIAL INFORMATION

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

APPROVED:
[Signature]

Will there be in charge of the above work a
see that the State and City requirements be
observed? yes

Randall & McAllister

CS 300

INSPECTION COPY

Signature of Installer by: [Signature]

Permit No. 641 1370
Location 79 Avenue H, West
Owner Alb. Lundenius
Date of permit 12/15/14
Approved _____

NOTES

1	City of Boston	
2	County of Suffolk	
3	Town of Boston	
4	Water Department	
5	Street Department	
6	Public Works Department	
7	Police Department	
8	Fire Department	
9	Sanitation Department	
10	Public Health Department	
11	Public Safety Department	
12	Public Works Department	
13	Public Health Department	
14	Public Safety Department	

10-27-14
Completed 11/10

~~X~~

PERMIT TO INSTALL PLUMBING

14394
PERMIT NUMBER

Date Issued: 5/20/64
PORTLAND PLUMBING INSPECTOR

Address: 79 Bennett Street
Installation For: v. Dason Co
Owner of Bldg: Joseph L. Dason
Owner's Address: 38 Mayland Street

By: J. P. Welch
APPROVED FIRST INSPECTION

Plumber: Joseph S. Johnson Date: 5/27/64

Joseph S. Johnson

Date: 5-26-64

NEW	REPL	PROPOSED INSTALLATIONS	NUMBER	FEE
1	✓	SINKS	1	1.00
2	✓	LAVATORIES	2	4.00
2	✓	TOILETS	2	4.00
1	✓	BATH TUBS	1	4.00
		SHOWERS		
1	✓	DRAINS	1	.75
		HOT WATER TANKS		
1	✓	TANKLESS WATER HEATERS	1	.60
		GARBAGE GRINDERS		
		SEPTIC TANKS		
		HOUSE SEWERS		
		ROOF LEADERS (Conn. to house drain)		
1	✓	Laundry Trv	1	.60

By: J. P. Welch
APPROVED FINAL INSPECTION

Date: 10-28-64

JOSEPH P. WELCH
CHIEF PLUMBING INSPECTOR
 COMMERCIAL
 RESIDENTIAL
 SINGLE
 MULTI FAMILY
 NEW CONSTRUCTION
 REMODELING

PORTLAND HEALTH DEPT. PLUMBING INSPECTION TOTAL ▶ \$12.40

PORTLAND HEALTH DEPT. PLUMBING INSPECTION TOTAL ▶ .2.00

OFFICE OF THE HEALTH DEPARTMENT
PORTLAND, OREGON

PERMIT TO INSTALL PLUMBING

14393

Date Issued: <u>8/20/64</u>	Address: <u>79 Bennett Street</u>	PERMIT NUMBER			
By: <u>J.P. Welch</u> PORTLAND PLUMBING INSPECTOR	Installation For: <u>Mr. Mascanio</u>				
	Owner of Bldg.: <u>Peter Mascanio</u>				
	Owner's Address: <u>John A. Jonsen 38 Maryland</u>				
	Plumber: <u>John A. Jonsen</u>	Date: <u>8/20/64</u>			
APPROVED FIRST INSPECTION	NEW	REPL	PROPOSED INSTALLATIONS	NUMBER	FEE
Date: <u>8-21-64</u>			SINKS		
By: <u>J.P. Welch</u>			LAVATORIES		
APPROVED FINAL INSPECTION			TOILETS		
Date: <u>JOSEPH WELCH</u>			BATH TUBS		
By: <u>JOSEPH WELCH</u>			SHOWERS		
CHIEF PLUMBING INSPECTOR			DRAINS		
			HOT WATER TANKS		
			TANKLESS WATER HEATERS		
			GARBAGE GRINDERS		
			SEPTIC TANKS		
			HOUSE SEWERS	<u>1</u>	<u>2.00</u>
			ROOF LEADERS (Conn. to house drain)		
<input type="checkbox"/> COMMERCIAL					
<input type="checkbox"/> RESIDENTIAL					
<input type="checkbox"/> SINGLE					
<input type="checkbox"/> MULTI FAMILY					
<input type="checkbox"/> NEW CONSTRUCTION					
<input type="checkbox"/> REMODELING					
PORTLAND HEALTH DEPT. PLUMBING INSPECTION					TOTAL ▶ <u>2.00</u>

3

