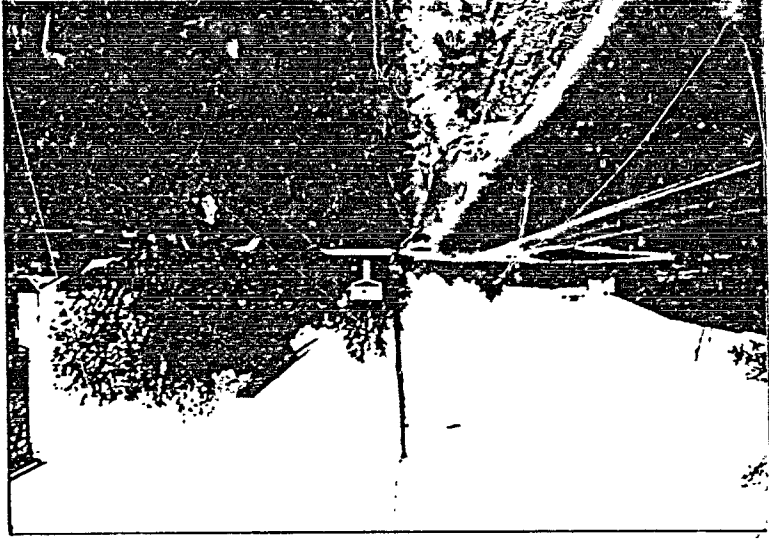
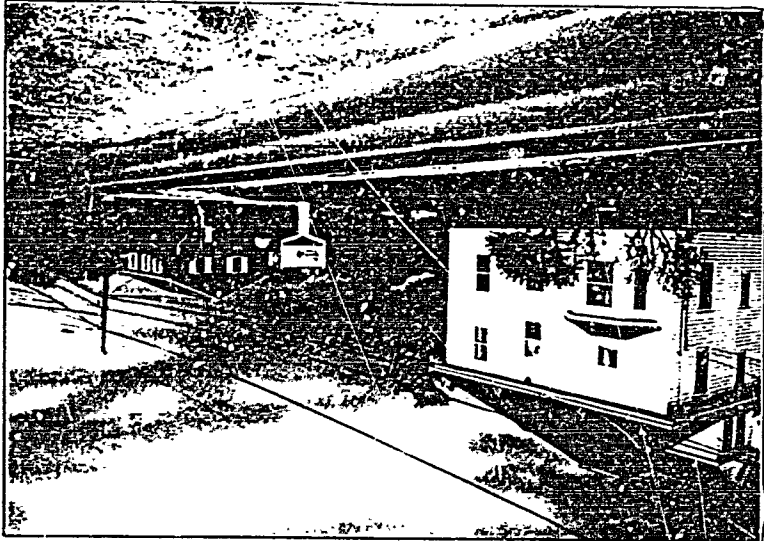


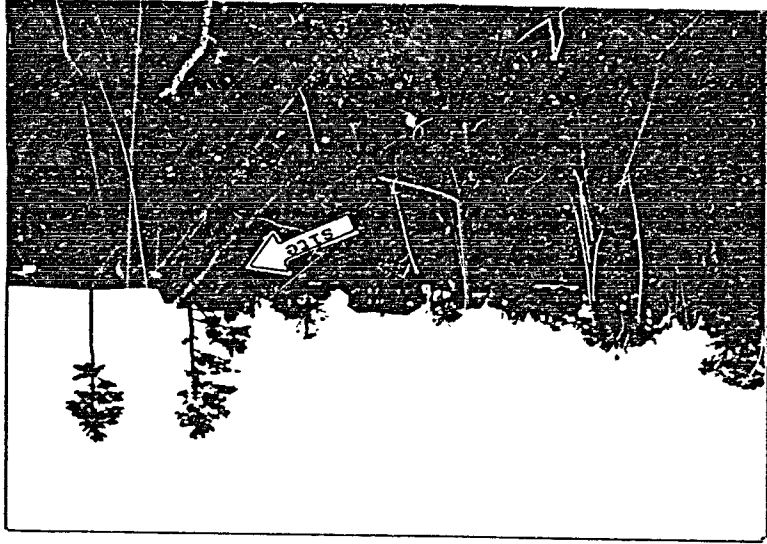
899 Riverside Street  
The Spurwink School



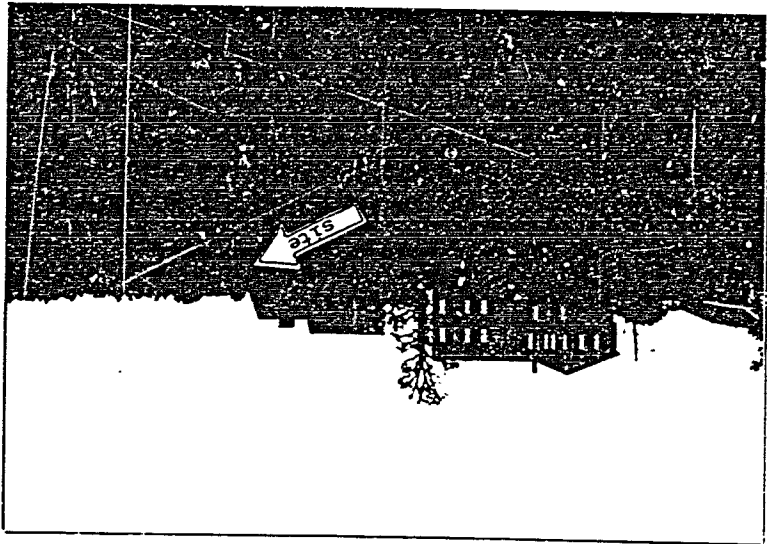
899 Riverside Street  
The Spurwink School

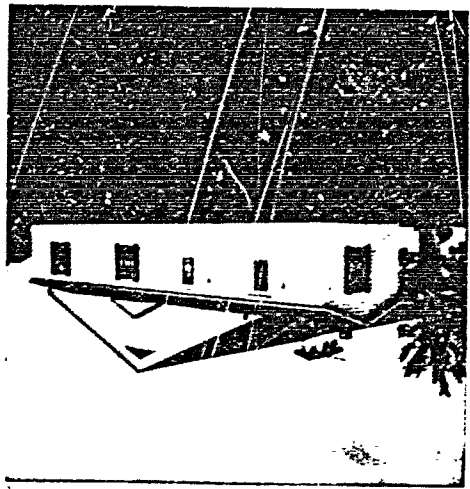


899 Riverside Street  
Modular Classroom Site



899 Riverside Street  
Modular Classroom Site

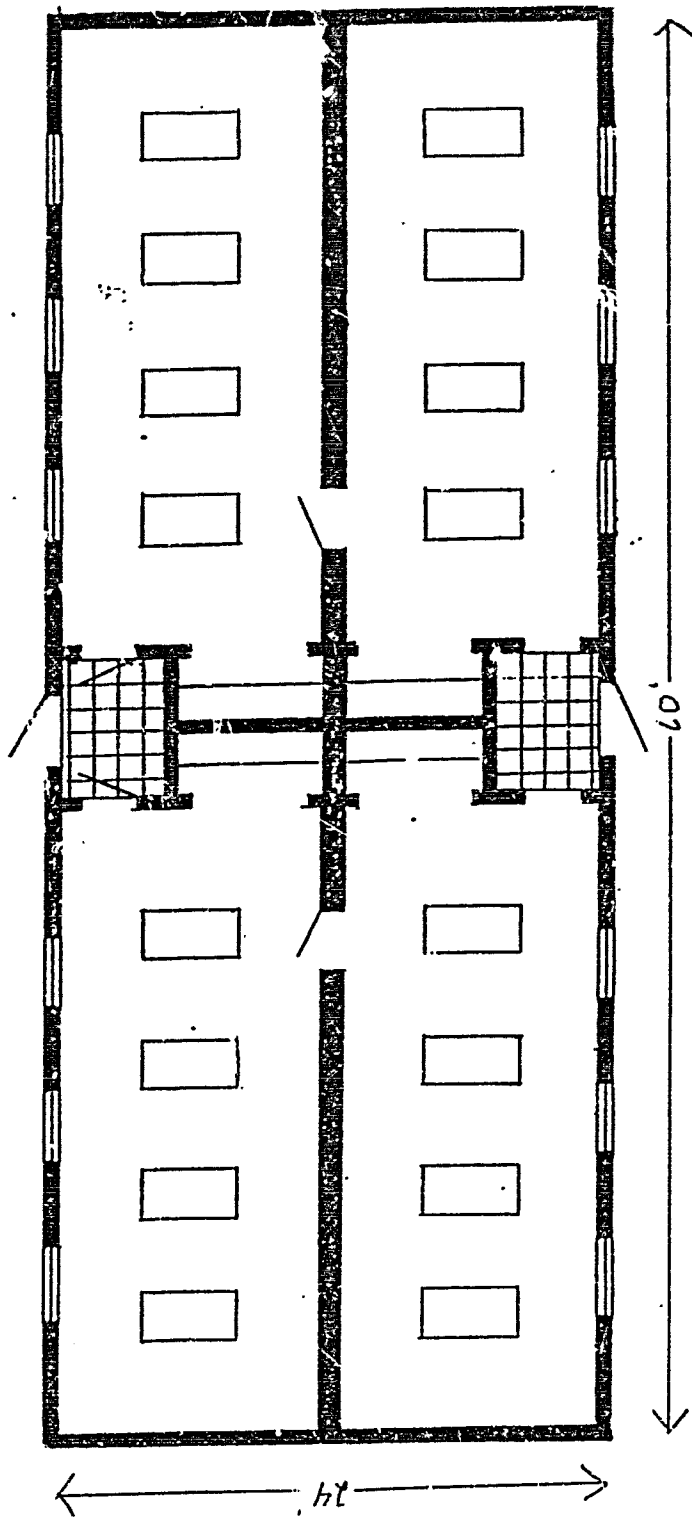




Pictures of the  
Modular Classroom

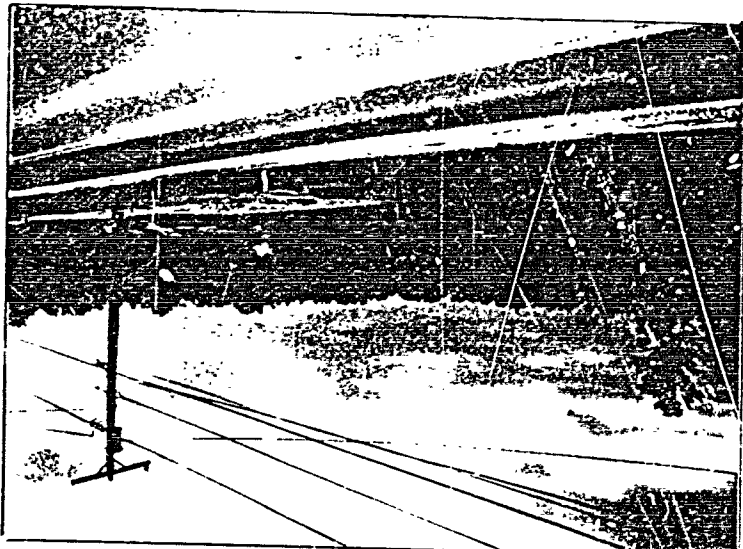


Modular Classroom  
Layout

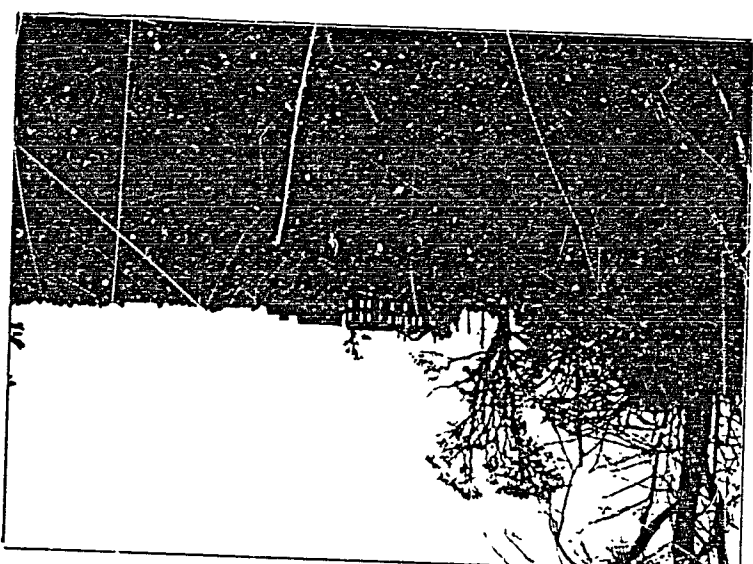


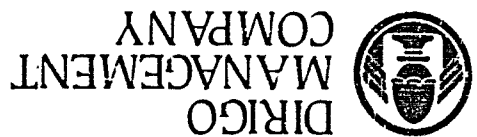


899 Riverside St.  
Parking Lot  
Extension



899 Riverside St.  
Parking Lot  
Extension





May 28, 1987

Board of Zoning Appeals  
City Hall - Room 315  
389 Congress Street  
Portland, ME 04101

Ladies and Gentlemen:

Spurwink Associates is seeking a use variance for the property located at 899 Riverside Street, Portland, which is leased to The Spurwink School.

We wish to temporarily install a 24' x 60' modular classroom on this site.

This property was apparently rezoned, thus making The Spurwink School operation a non-conforming use. We are attempting to find an economic means of relocating the School. In the meanwhile, the School's normal growth of operations necessitates better and larger classroom space. This expansion will not entail any increase in the number of students or staff - we are simply attempting to house existing operations more effectively. Without this space, our business and ability to serve our clientele of handicapped children will be severely harmed. Therefore, we are requesting a variance to permit construction of this temporary modular classroom building adjacent to the existing buildings.

The neighborhood consists of a mixture of residential and commercial/ industrial properties. We believe the addition of a small, traditionally styled school structure will not alter the character of the neighborhood.

We hope you will give this application favorable action at your meeting scheduled for June 22, 1987. Should you have any questions, please contact me.

Sincerely,

SPURWINK ASSOCIATES

*David Lakart*  
David Lakart  
General Partner

cc. Dr. John Rosser  
Harvey Beaman  
Peter McPherson

Warren J. Turner, Zoning Enforcement Inspector  
GH

178 MIDDLE STREET • PORTLAND, MAINE 04101 • (207) 871-1080

cc: Dr. John Rosser  
David Lakart  
General Partner  
DL/Jd  
Peter McPherson  
Walter J. Turner, Zoning Enforcement Inspector

David Lakart  
General Partner

SPURWINK ASSOCIATES

Sincerely,

We wish to temporarily install a 24' x 60' modular classroom on this site. Spurwink Associates is seeking a use variance for the property located at 899 Riverside Street, Portland, which is leased to The Spurwink School. Ladies and Gentlemen:  
This property was apparently rezoned, thus making The Spurwink School operation a non-conforming use. We are attempting to find an economic means of relocating the School. In the meanwhile, the School's normal growth of operations necessitates better and larger classroom space. This expansion will not entail any increase in the number of students or staff - we are simply attempting to house existing operations more effectively. Without this space, our business and ability to serve our clientele of handicapped children will be severely harmed. Therefore, we are requesting a variance to permit construction of this temporary modular classroom building adjacent to the existing buildings.  
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Board of Zoning Appeals  
City Hall - Room 315  
389 Congress Street  
Portland, ME 04101

May 28, 1987

DIRIGO MANAGEMENT COMPANY





CITY OF PORTLAND



REQUEST FOR VARIANCE APPEAL

Applicant's name and address: Spurwink Associates  
c/o Dirigo Management Company, 178 Middle St., Portland ME

Applicant's interest in property (e.g., owner, purchaser, etc.):  
Owner

Owner's name and address (if different):

Address of property (or Assessor's chart, block and lot number):  
899 Riverside Street, Portland, ME.

Zone: I-1  
Present use: The Spurwink School  
Charge of use (if applicable)

Variance from: Section 14-231-13

Relief requested from Board:  
To grant a variance for a temporary 24' x 60' modular classroom  
per the site plan attached.

NOTE: If site plan approval is required, attach preliminary or final site plan.

The undersigned hereby requests a variance as above-described, and certifies that all information herein supplied by him is true and correct to the best of his knowledge and belief.

SPURWINK ASSOCIATES  
By: *[Signature]*  
Signature of Applicant  
David L. Lakart, Partner

Dated: 5/28/81, 19

(See other side for variance standards.)

FINDINGS OF FACT  
ALL APPEALS  
*Mae Lawrence*

TYPE OF APPEAL conditional use

1. Name of Applicant Spurwink Associates/Hirigo Management

2. Address of Applicant 178 Middle Street Portland

3. Right of applicant to appeal.  
Owner

Option to Purchase \_\_\_\_\_

4. Location of property under appeal 899 Riverside St.

5. Zone in which the property is located I-1

6. Present use of property School (handicapped children)

7. Proposed use if the appeal is granted.  
add structure to be serve as temporary modular classroom

8. Names and addresses of those appearing in support of the application:

David Lally, 5000 <sup>1/2</sup> Ave. <sup>1/2</sup> Ray  
Genety Hollenbach - 21150  
Pete - McPherson - Spurwink  
Dawn - Spurwink

9. Names and addresses of those appearing in opposition to the application:

10. Listing of the documentary evidence presented to the Board (e.g., plans, photos, maps, etc.)

VARIANCES

A variance may be granted if the Board finds that it will not be contrary to the public interest where, owing to special conditions, a literal enforcement of the Ordinance would result in "undue hardship". The following questions must all be answered, with supporting findings of fact, in order to grant the appeal.

1. Can the land yield a reasonable return (not the highest return) without the granting of a variance?

No 4 deny the appeal

Reasons (including evidence) The need of the

NON-

2. Are there factors which are unique to this property, and not to the general conditions of the neighborhood, which create a need for a variance?

No 2 deny the appeal

Reasons (including evidence)

3. Will the granting of the variance alter the essential character of the locality?

No 7 deny the appeal

Reasons (including evidence) Temporary addition to

ETV Living School

4. Is the hardship a result of action taken by the applicant or a prior owner (self-created hardship)?

No 4 deny the appeal

Reasons (including evidence) Zone change, pre-

ETV Living



If the appeal is granted, does the Board wish to impose conditions which will further the intent and purpose of this Ordinance?

Yes

No

Specific Conditions Appeal, if granted, to be in force for & not more than two years.

Reasons temporarily relieve to space needs

Date of Public Hearing Nov. 25, 1987

Motion

(including conditions and findings of fact)

<p>Votes Opposed</p> <p>3</p> <p><u>Mr. J. S. [unclear]</u></p> <p><u>Mr. [unclear]</u></p> <p><u>Mr. [unclear]</u></p>	<p>Votes In Favor</p> <p>4</p> <p><u>Mr. [unclear]</u></p> <p><u>Mr. [unclear]</u></p> <p><u>Mr. [unclear]</u></p> <p><u>Mr. [unclear]</u></p>
---	--

Acceptance of Proposal - The above prices specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Date of Acceptance: 8/12/87

Signature: *[Signature]*  
 Signature: *[Signature]*  
 Signature: *[Signature]*

Spaulink Associates  
 Property Manager

DEPT OF BUILDING INSPECTIONS  
 CITY OF PORTLAND  
 AUG 12 1987  
**RECEIVED**

Item #1 \$335.00  
 Item #2 \$162.00  
 Item #3 \$833.00

OWNER TO OBTAIN NECESSARY PERMITS  
 NO PAINTING

1. Modern front steps 4 ft. x 1 ft. Platform 36 in. high
2. 36 ft. x 3 ft. ramp
3. 1/2 in. chipboard skirting 10 in. high

All materials guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from specifications involving extra costs will be executed or upon written orders, and will become a charge over and above the estimate. All agreements contingent upon state, city, delays or unforeseen problems beyond our control. Owner to carry fire, tornado, or necessary insurance.

Note: This proposal may be withdrawn by us if not accepted within \_\_\_\_\_ days.

50% at completion  
 50% at start, 50% when skirting is on.  
 Payment to be made as follows.  
 50% front steps down, balance upon completion.

dollars \$ 2352.00

PROPOSAL SUBMITTED TO: DIRIGO MANAGEMENT COMPANY  
 STREET: 175 Middle Street  
 CITY, STATE AND ZIP CODE: Portland Maine  
 ARCHITECT: Portland Maine

DATE OF PLANS: \_\_\_\_\_

JOB NAME: *Portale Classroom*  
 JOB LOCATION: *999 E. Middle Street*  
 JOB PHONE: *Portland Maine 871-1200*

PHONE: *871-1280*  
 DATE: *Aug. 5, 1987*

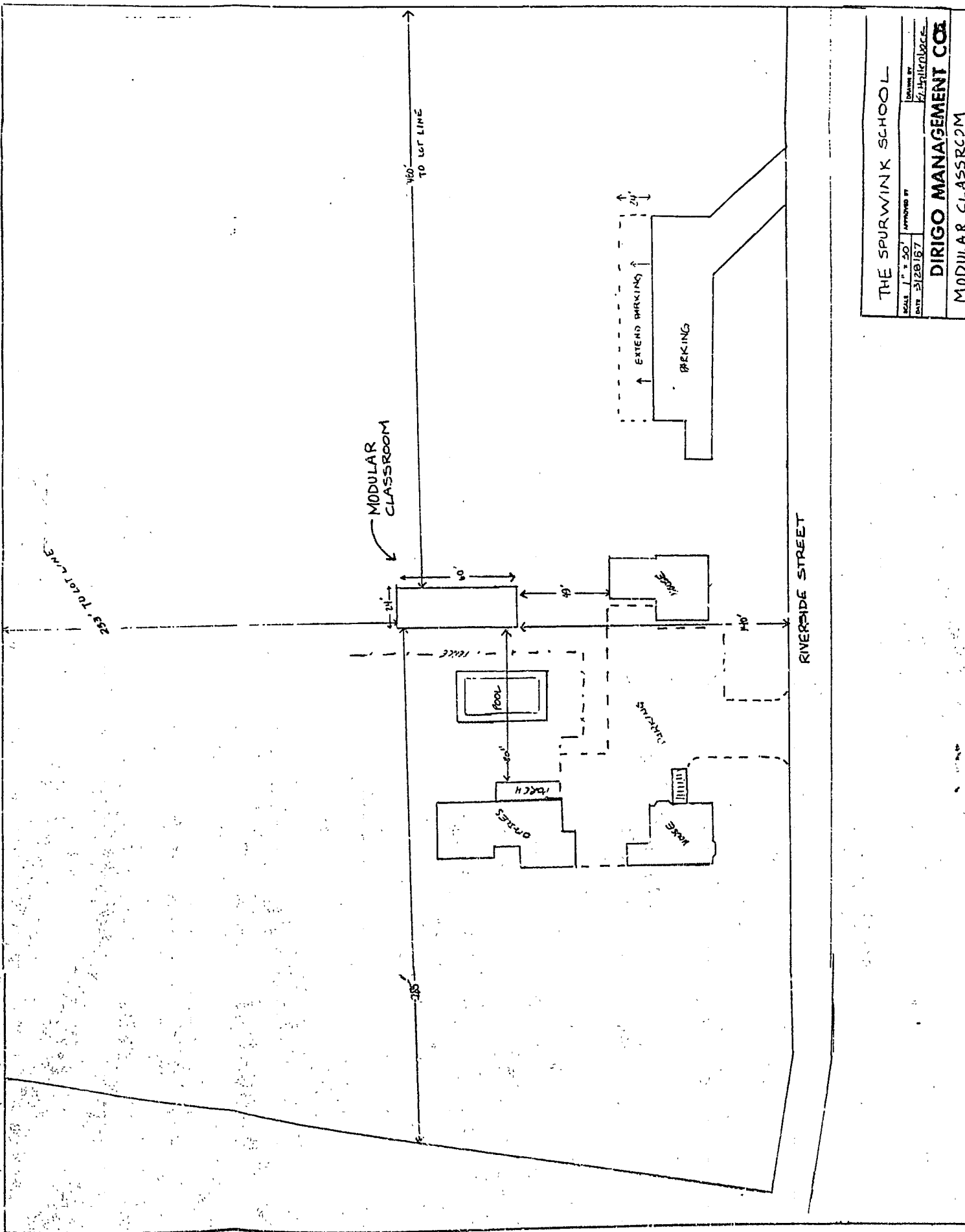
HAWKES CONSTRUCTION  
 RECEIVED  
 263D Egypt Road  
 Raymond, Maine 04071  
 Phone 655-1073  
 AUG 12 1987

MOUNT HOLYOKE COLLEGE

EVE MITCHELL

RIVERSIDE INDUSTRIAL PARK

CITY OF PORTLAND



THE SPURWINK SCHOOL	
SCALE 1" = 50'	DESIGNED BY K. HARRINGTON
DATE 3/28/67	APPROVED BY
<b>DIRIGO MANAGEMENT CO.</b>	
MODULAR CLASSROOM	



*Mrs Taylor*

White-GPCOG Green - Applicant Yellow - Assessor Pink - Office File Gold - Field Inspector

District No. <u>4</u>	XVII. SIGNATURE OF APPLICANT <i>Mrs Taylor</i>	PHONE # <u>871-1080</u>
	XVIII. TYPE NAME OF ABOVE	APPROVALS BY: _____ DATE _____

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

APPROVALS BY: \_\_\_\_\_ DATE \_\_\_\_\_

BUILDING INSPECTION PLAN EXAMINER: A.R. Taylor July 27, 1987

ZONING: OR-1

FIRE DEPT. \_\_\_\_\_

CEO \_\_\_\_\_

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

Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? \_\_\_\_\_

XV. RESIDENTIAL BUILDINGS ONLY	1. BDRM _____	2. BDRMS _____	3. BDRMS _____
# NEW DWELING UNITS WITH:			
# EXISTING DWELING UNITS WITH:			
XVI. # RESIDENTIAL UNITS:			
# NEW DWELINGS			
# EXISTING DWELINGS			
TOTAL RESIDENTIAL UNITS			

COMPLETE XV AND XVI ONLY IF THE NUMBER OF UNITS WILL CHANGE

XIII. EST. CONSTRUCTION COST: 1,550

XIV. GR. SQ. FT. OF LOT: \_\_\_\_\_

XII. OWNERSHIP: PUBLIC <input checked="" type="checkbox"/> PRIVATE <input checked="" type="checkbox"/>	XI. PAST USE: _____
X. PROPOSED USE: <u>extended parking lot</u>	CODE: <u>other</u> explain _____
VIII. OFFICE USE: _____	TAX MAP # _____
LOT # _____	VALUE/STRUCTURE _____
PERMIT EXPIRATION: _____	IX. NEW OR PHASED SUBDIVISION: _____
NAME _____	Lot _____
Block _____	Seasonal Condominium Apartment _____

6. PLUMBING: _____	SPRINKLER SYSTEM? Yes <input type="checkbox"/> No <input type="checkbox"/>
5. ROOF: type _____ pitch _____	covering _____ load _____
4. FOUNDATION: type _____	thickness _____ footing _____
3. HEAT: type _____ fuel _____	
2. SEWER: public <input type="checkbox"/> private <input type="checkbox"/>	service entrance size _____
7. ELECTRICAL: _____	# smoke detectors _____
8. CHIMNEY: # flues _____ material _____	# fireplaces _____
10. If 1-story building w/masonry _____	v. cills _____ wall thickness _____ height _____
11. BEDROOM WINDOWS	height _____ width _____ sill height _____ egress window? Yes <input type="checkbox"/> No <input type="checkbox"/>

VII. DETAILS OF WORK

1. WATER SUPPLY: public  private

2. SEWER: public  private

3. HEAT: type \_\_\_\_\_ fuel \_\_\_\_\_

4. FOUNDATION: type \_\_\_\_\_ thickness \_\_\_\_\_ footing \_\_\_\_\_

5. ROOF: type \_\_\_\_\_ pitch \_\_\_\_\_ covering \_\_\_\_\_ load \_\_\_\_\_

6. PLUMBING: \_\_\_\_\_

7. ELECTRICAL: \_\_\_\_\_

8. CHIMNEY: # flues \_\_\_\_\_ material \_\_\_\_\_ # fireplaces \_\_\_\_\_

9. FRAMING: floor joists \_\_\_\_\_ ceiling joists \_\_\_\_\_ slids \_\_\_\_\_ rafters \_\_\_\_\_ size \_\_\_\_\_ max. on center \_\_\_\_\_

10. If 1-story building w/masonry \_\_\_\_\_ v. cills \_\_\_\_\_ wall thickness \_\_\_\_\_ height \_\_\_\_\_

11. BEDROOM WINDOWS: height \_\_\_\_\_ width \_\_\_\_\_ sill height \_\_\_\_\_ egress window? Yes  No

VIII. BUILDING DIMENSIONS: length \_\_\_\_\_ width \_\_\_\_\_ square footage \_\_\_\_\_ height \_\_\_\_\_ # stories \_\_\_\_\_

IV. ZONE: OR-1

Street frontage \_\_\_\_\_

Setbacks: front \_\_\_\_\_ back \_\_\_\_\_ side \_\_\_\_\_

V. REVIEW REQUIRED: variance \_\_\_\_\_ other \_\_\_\_\_

Number of off-street parking spaces: \_\_\_\_\_ enclosed \_\_\_\_\_ outdoor \_\_\_\_\_

VI. FEES: \_\_\_\_\_

subdivision fee \_\_\_\_\_

late fee \_\_\_\_\_

other fees \_\_\_\_\_

TOTAL \$30.00

send permit to #1 \_\_\_\_\_

II. DESCRIPTION OF WORK: to extend parking lot as per plans

4. Is this a legally recorded lot? Yes  No

3. Contractor's name: Hamilton Sand & Gravel Co., Inc. Address: 8 Hamilton Road Fairhaven Tel: 797-2727

1. Owner's name: City of Portland Address: 178 Middle Street 04102 c/o Dirigo Management Co. Tel: 871-1080

2. Lessee's name: \_\_\_\_\_

Location/address of construction: 999 Riverdale Street

PERMIT # \_\_\_\_\_

PORTLAND BUILDING PERMIT APPLICATION DATE 7/23/87

JUL 28 1987

CITY OF PORTLAND

PERMIT ISSUED



Call Chad Oliver when ready 761-3875 902048

Permit # \_\_\_\_\_ City of Portland BUILDING PERMIT APPLICATION Fee \$31.66 Zone \_\_\_\_\_ Map # \_\_\_\_\_ Lot# \_\_\_\_\_

Please fill out any part which applies to job. Proper plans must accompany form.

Owner: Bowl New England, Inc & Richard & Liz Caspary Phone # 761-3875  
 Address: P.O. Box 42, Colchester Industrial Pk.  
Colchester, VT 05446  
 LOCATION OF CONSTRUCTION: 897 Riverside Street \*  
 Contractor: NewKraft Signs, Inc. Sub.  
 Address: 666 Main St., Lewiston, ME 04240 Phone # \_\_\_\_\_  
 Est. Construction Cost: \_\_\_\_\_ Proposed Use: Bowling Alley  
 Past Use: new bldg.  
 # 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: To erect 10x 3'4" pole sign, as per plan.

**For Official Use Only**  
 Date: October 15, 1990 Subdivision: \_\_\_\_\_  
 Inside Fire Limits: \_\_\_\_\_ Name: **PERMIT ISSUED**  
 Bldg Code: \_\_\_\_\_ Lot: \_\_\_\_\_  
 Time Limit: \_\_\_\_\_ Ownership: OCT 22, 1990 Private  
 Estimated Cost: \_\_\_\_\_ City Of Portland

Zoning: T-1  
 Street Frontage Provided: \_\_\_\_\_  
 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): OK WDA

**Foundation:**  
 1. Type of Soil: \_\_\_\_\_  
 2. Set Backs - 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 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: \_\_\_\_\_ Not in District nor Landmark.  
 2. Ceiling Strapping Size \_\_\_\_\_ Spacing \_\_\_\_\_ Does not require review.  
 3. Type Ceilings: \_\_\_\_\_  
 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 \_\_\_\_\_ Date: 10/15/90  
 Signature: [Signature]

**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 \_\_\_\_\_ Square Footage \_\_\_\_\_  
 3. Must conform to National Electrical Code and State Law.

Permit Received By Joyce M. Binaldi

Signature of Applicant \_\_\_\_\_ Date \_\_\_\_\_

Signature of CEO \_\_\_\_\_ Date \_\_\_\_\_

Inspection Dates \_\_\_\_\_

White-Tax Assessor Yellow-GPCOG White Tag -CEO [Initials] [Signature] [Signature]



PLOT PLAN



**FEES (Breakdown From Front)**  
Base Fee \$ 31.66  
Subdivision Fee \$ \_\_\_\_\_  
Site Plan Review Fee \$ \_\_\_\_\_  
Other Fees \$ \_\_\_\_\_  
(Explain) \_\_\_\_\_  
Late Fee \$ \_\_\_\_\_

Type	Inspection Record	Date
_____	_____	____/____/____
_____	_____	____/____/____
_____	_____	____/____/____
_____	_____	____/____/____

COMMENTS: 10-7 signs not completed yet. Signs installed  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Signature of Applicant [Signature] Absent for review Date 15 Oct 90

ACCORD. CERTIFICATE OF INSURANCE		ISSUE DATE (MM/DD/YY)				
PRODUCER Gasavant Insurance Agency P.O. Box 1190 Lowiston, Maine 04240		10/11/90				
THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW						
INSURED Neokraft Signs, Inc. 686 Main Street Lowiston, Maine 04240		COMPANIES AFFORDING COVERAGE				
CODE	SUB-CODE	COMPANY LETTER A	Aetna C & S			
		COMPANY LETTER B				
		COMPANY LETTER C				
		COMPANY LETTER D				
		COMPANY LETTER E				
Revised						
THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED, NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN. THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.						
CO LTR	TYPE OF INSURANCE	POLICY NUMBER	POLICY EFFECTIVE DATE (MM/DD/YY)	POLICY EXPIRATION DATE (MM/DD/YY)	ALL LIMITS IN THOUSANDS	
	GENERAL LIABILITY				GENERAL AGGREGATE	\$ 1000
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY				PRODUCTS-COMP/OPS AGGREGATE	\$ 1000
	CLAIMS MADE: <input checked="" type="checkbox"/> OCCUR	ACMS680851	9/1/90	9/1/91	PERSONAL & ADVERTISING INJURY	\$ 500
	<input checked="" type="checkbox"/> OWNER'S & CONTRACTOR'S PROT.				EACH OCCURRENCE	\$ 500
	AUTOMOBILE LIABILITY				FIRE DAMAGE (Any one fire)	\$ 50
A	<input checked="" type="checkbox"/> ANY AUTO				MEDICAL EXPENSE (Any one person)	\$ 5
	<input checked="" type="checkbox"/> ALL OWNED AUTOS	FJ984178CCA	9/1/90	9/1/91	COMBINED SINGLE LIMIT	\$ 500
	<input checked="" type="checkbox"/> SCHEDULED AUTOS				BODILY INJURY (Per person)	\$
	<input checked="" type="checkbox"/> HIRED AUTOS				BODILY INJURY (Per accident)	\$
	<input checked="" type="checkbox"/> NON-OWNED AUTOS				PROPERTY DAMAGE	\$
	<input checked="" type="checkbox"/> GARAGE LIABILITY					
A	EXCESS LIABILITY	Renewal of XS638163	9/1/90	9/1/91	EACH OCCURRENCE	\$ 1000
	<input checked="" type="checkbox"/> OTHER THAN UMBRELLA FORM				AGGREGATE	\$ 1000
A	WORKER'S COMPENSATION AND EMPLOYER'S LIABILITY	CH76323CPS	9/1/90	9/1/91	STATUTORY	\$ 500 (EACH ACCIDENT)
						\$ 500 (DISEASE-POLICY LIMIT)
						\$ 500 (DISEASE-EACH EMPLOYEE)
	OTHER					
DESCRIPTION OF OPERATION/LOCATION/VEHICLE/RESTRICTIONS/SPECIAL ITEMS						
897 Riverside ST						
City of Portland Inspection Dept. Cory Hall Congress Street Portland, Maine 04111				CANCELLATION		
SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, THE ISSUING COMPANY WILL ENDEAVOR TO MAIL 10 DAYS WRITTEN NOTICE TO THE CERTIFICATE HOLDER NAMED TO THE LEFT, BUT FAILURE TO MAIL SUCH NOTICE SHALL IMPOSE NO OBLIGATION OR LIABILITY OF ANY KIND UPON THE COMPANY, ITS AGENTS OR REPRESENTATIVES						
AUTHORIZED REPRESENTATIVE						



**ACORD. CERTIFICATE OF INSURANCE** BB 02226 ISSUE DATE (MM/DD/YY) 10/11/90

PRODUCER  
**HACKETT VALINE MACDONALD**  
 P. O. BOX 2127  
 SO BURLINGTON VT 05407-2127

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW

**COMPANIES AFFORDING COVERAGE**

CODE	SUB-CODE	COMPANY LETTER	COMPANY NAME
		A	INA INSURANCE COMPANY
		B	
		C	
		D	
		E	

INSURED  
**BOWL NEW ENGLAND, INC. & RICHARD & LINDA CORLEY**  
 P. O. BOX 42  
 COLCHESTER INDUSTRIAL PK  
 COLCHESTER, VT 05446

**COVERAGES**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED, NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

CO LTR	TYPE OF INSURANCE	POLICY NUMBER	POLICY EFFECTIVE DATE (MM/DD/YY)	POLICY EXPIRATION DATE (MM/DD/YY)	ALL LIMITS IN THOUSANDS
A	GENERAL LIABILITY	SVPD20382764	10/01/90	10/01/91	GENERAL AGGREGATE \$ 2,000
X	COMMERCIAL GENERAL LIABILITY				PRODUCTS-COMPIOPS AGGREGATE \$ 2,000
	CLAIMS MADE X OCCUR.				PERSONAL & ADVERTISING INJURY \$ 1,000
	OWNER'S & CONTRACTOR'S PROT.				EACH OCCURRENCE \$ 1,000
					FIRE DAMAGE (Any one fire) \$ 50
					MEDICAL EXPENSE (Any one person) \$ 5
	AUTOMOBILE LIABILITY				COMBINED SINGLE LIMIT \$
	ANY AUTO				BODILY INJURY (Per person) \$
	ALL OWNED AUTOS				BODILY INJURY (Per accident) \$
	SCHEDULED AUTOS				PROPERTY DAMAGE \$
	HIRED AUTOS				
	NON-OWNED AUTOS				
	GARAGE LIABILITY				
	EXCESS LIABILITY				
	OTHER THAN UMBRELLA FORM				EACH OCCURRENCE \$
	WORKER'S COMPENSATION AND EMPLOYERS' LIABILITY				AGGREGATE \$
	OTHER				STATUTORY \$
					(EACH ACCIDENT) \$
					(DISEASE-POLICY LIMIT) \$
					(DISEASE-EACH EMPLOYEE) \$

DESCRIPTION OF OPERATIONS/LOCATIONS/VEHICLES/RESTRICTIONS/SPECIAL ITEMS  
**CERTIFICATION OF LIABILITY COVERAGE**

**CERTIFICATE HOLDER**

**MR. SAM HOFFSES**  
 CHIEF OF INSPECTION SERVICES, BUILDING DEPT.  
 389 CONGRESS ST.  
 PORTLAND, ME 04101

*877 Riverside St.*

**CANCELLATION**

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, THE ISSUING COMPANY WILL ENDEAVOR TO MAIL 30 DAYS WRITTEN NOTICE TO THE CERTIFICATE HOLDER NAMED TO THE LEFT, BUT FAILURE TO MAIL SUCH NOTICE SHALL IMPOSE NO OBLIGATION OR LIABILITY OF ANY KIND UPON THE COMPANY, ITS AGENTS OR REPRESENTATIVES.

**AUTHORIZED REPRESENTATIVE**

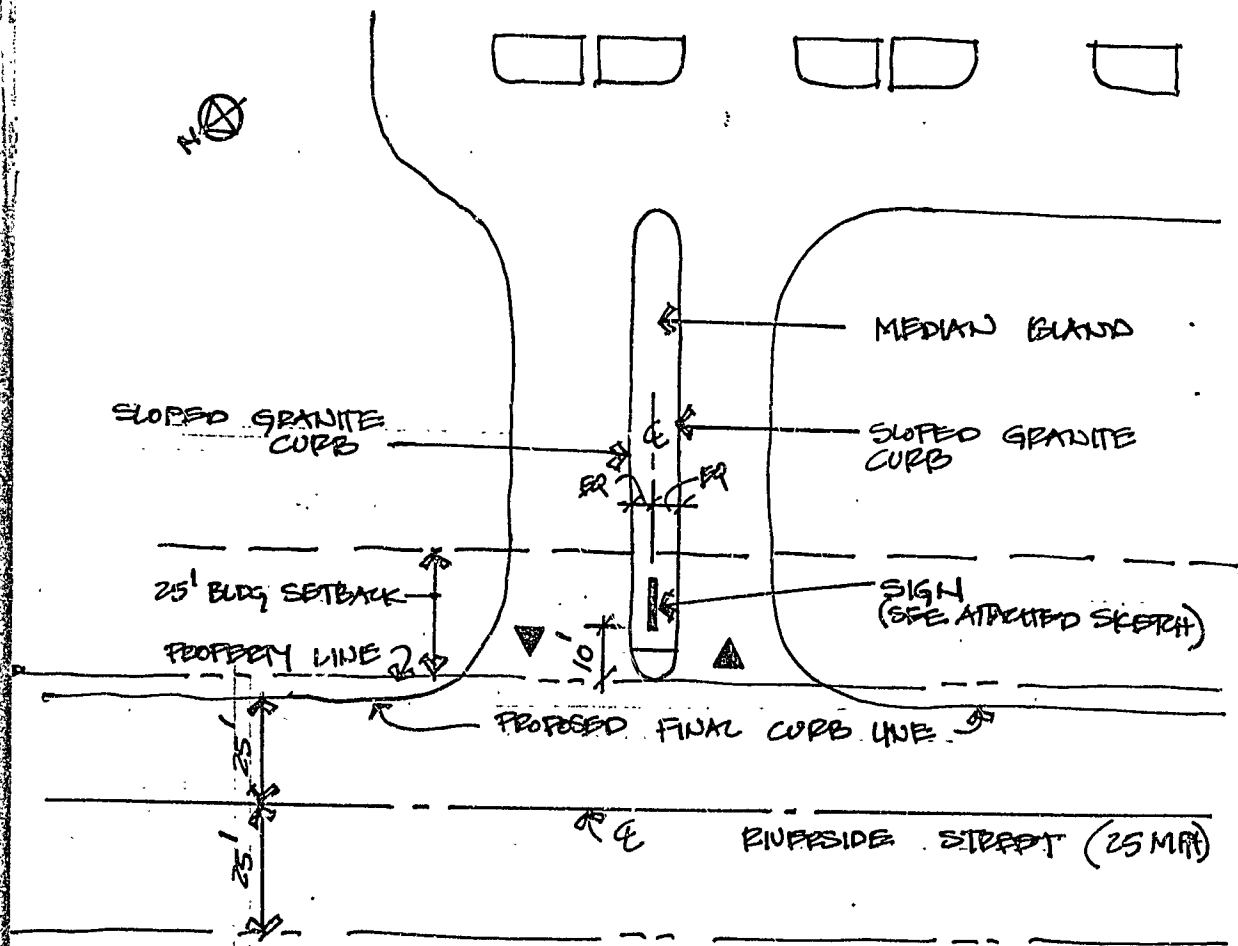
**HACKETT VALINE MACDONALD, INC.**

ACORD 28-S (3/88)

ACORD CORPORATION 1888



PARKING AREA



897 Riverside ST.

BHE-YANKEE LANES.  
SITE SIGN LOC. 1230'  
15. OCT. 90



LAND USE CONSULTANTS  
Land Planners • Engineers • Surveyors  
One India Street Portland, Maine 04101  
207-772-8192

N  
0

# Shop Drawing

For Shop Use only upon Customer Approval

Date:

Order No. 19959

Job Name YANKEE LANES

Job Location 897 RIVERSIDE ST., PORTLAND, ME

Date 10-10-90

Drawing No. of 1

ATTN:  
RICHARD CORLEY

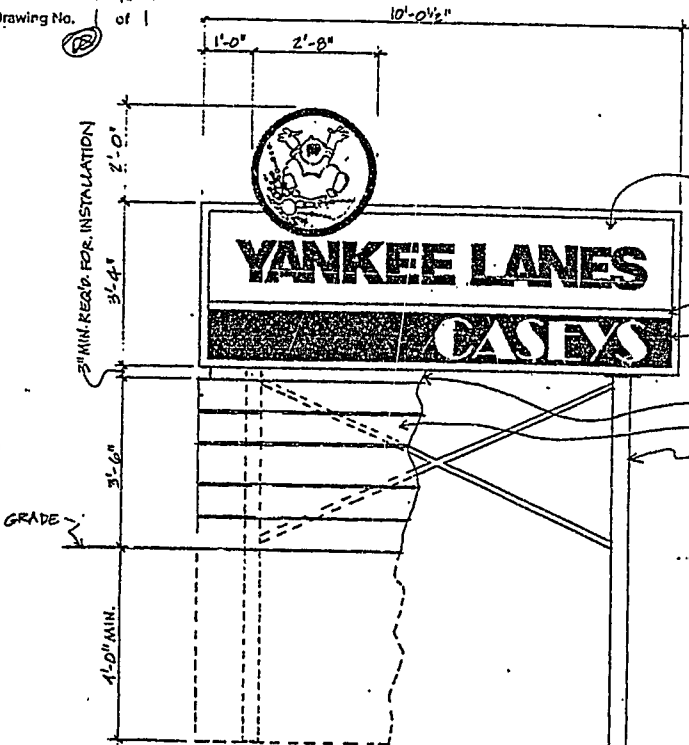
## NeoKraft

Manufacturers of Interior and Exterior Signs  
NeoKraft Signs Inc.  
441 Main Street  
Portland, Maine 04101  
(603) 877-1234

### COLORS

RED = LACRYL RUBY 435-R  
BLUE = LACRYL OCEAN 461-B  
LT. BROWN = LACRYL LT. BRWN. 451  
IVORY = LACRYL IVORY 409-1  
YELLOW = LACRYL LEMON 415-Y

897 RIVERSIDE ST.  
NEOKRAFT  
NOV 9 1990



CAP. & RET.: WHITE, EXCEPT AT CIRCULAR LOGO, BLACK. FACE GRAPHIC BLACK CIRCLE STRIPE TO REGISTER W/ CIRCLE LOGO RETAINER.

CIRCULAR LOGO & YANKEE LANES TO BE (1) PC. 3/16\"/>

LOGO: SEE ARTWORK CARD & EMBROIDERED SHIRT (P.MUEPHY) BLACK LINE WORK, LT. BROWN SHOES, RED PANTS & TONGUE, IVORY FLESH TONES, YELLOW SHIRT (ALL TRANSL.)

DIVIDER BAR - WHITE

'CASEY'S' FACE TO BE (1) PC. 3/16\"/>

COPY: BROADWAY ALL CAPS, WHITE (TRANSL.)

FAB. REVEAL - BLACK (BY N/K)

MASONRY BASE BY OTHERS

NEOKRAFT TO PROVIDE (2) CROSSBRACED 4\"/>

SIGN INSTALLATION ON MATCHING PLATES BY NEOKRAFT



REMOVABLE RETAINER FOR FACES ACCESS

SIGN ELEV-D/F INT. ILLUM. SIGN  
SCALE: 1/4\"/>

DETAIL SHOWING SIDE B COPY LAYOUT AND FACES ACCESS  
SCALE: 3/8\"/>

Call Chad Oliver when Ready 761-3875 902048

Permit # \_\_\_\_\_ City of Portland BUILDING PERMIT APPLICATION Fee \$31.66 Zone \_\_\_\_\_ Map # \_\_\_\_\_ Lot# \_\_\_\_\_

Please fill out any part which applies to job. Proper plans must accompany form.

Owner: Bowl New England, Inc. & Richard & Linda G. Riley Phone # 761-3875  
 Address: P.O. Box 42, Colchester Industrial Pk.  
Colchester, VT 05446  
 LOCATION OF CONSTRUCTION 897 Riverside Street  
 Contractor: NewKraft Signs, Inc. Sub.  
 Address: 686 Main St., Lewiston, ME 04240 Phone # \_\_\_\_\_  
 Est. Construction Cost: \_\_\_\_\_ Proposed Use: Bowling Alley  
 Past Use: new bldg.  
 # 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 To erect 10x 3'4" pole sign, as per plan.

**For Official Use Only**

Date October 15, 1990 Subdivision: **PERMIT ISSUED**  
 Inside Fire Limits \_\_\_\_\_ Name \_\_\_\_\_  
 Bldg Code \_\_\_\_\_ Lot: OCT 21 1990  
 Time Limit \_\_\_\_\_ Ownership: \_\_\_\_\_  
 Estimated Cost \_\_\_\_\_ City Of Portland

Zoning: F-1  
 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) OK WDH

**Foundation:**  
 1. Type of Soil: \_\_\_\_\_  
 2. Set Backs - 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 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: \_\_\_\_\_  
 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 \_\_\_\_\_  
 Action: \_\_\_\_\_ Approved.  
 \_\_\_\_\_ Approved with Conditions.

**Chimneys:**  
 Type: \_\_\_\_\_ Number of Fire Places \_\_\_\_\_  
 Signature: [Signature]

**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 \_\_\_\_\_ Square Footage \_\_\_\_\_  
 3. Must conform to National Electrical Code and State Law.

Permit Received By Joyce M. Fernaldi

Signature of Applicant [Signature] Date 15 Oct 90

Signature of CEO \_\_\_\_\_ Date \_\_\_\_\_

Inspection Dates \_\_\_\_\_

White-Tax Assessor Yellow-GPCOG White Tag -CFO [4] Copyright GPCOG 1988



901845

Permit # 901845 City of Portland BUILDING PERMIT APPLICATION Fee 145. Zone \_\_\_\_\_ Map # \_\_\_\_\_ Lot# \_\_\_\_\_

Please fill out any part which applies to job. Proper plans must accompany form.

Owner: Spurwink Assoc. Phone # 871-1080  
 Address: 45 Exchange St; Ptld, ME 04101  
 LOCATION OF CONSTRUCTION 899 Riverside St. (Kaufmann  
 Cont. Dirigo Management, Co. House)  
 Address: 45 Exchange St. Phone # 871-1080 - call  
 Ptld, ME 04101  
 Est. Construction Cost: 25,000. Proposed Use: office; boarding ho  
 Past Use: same  
 # 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 RENOVATIONS - interior & Exterior

**For Official Use Only PERMIT ISSUED**

Date 7/9/90 Subdivision: \_\_\_\_\_ Name \_\_\_\_\_  
 Inside Fire Limits \_\_\_\_\_ Lot 815 30 1990  
 Bldg Code \_\_\_\_\_ Ownership: \_\_\_\_\_ Public  
 Time Limit \_\_\_\_\_ Estimated Cost 25,000 City Of Portland

Street Frontage Provided: \_\_\_\_\_  
 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) \_\_\_\_\_

**Foundation:**  
 1. Type of Soil: \_\_\_\_\_  
 2. Set Backs - 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 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: \_\_\_\_\_  Not to District nor Landmark.  
 2. Ceiling Strapping Size \_\_\_\_\_ Spacing \_\_\_\_\_  Does not require review.  
 3. Type Ceilings: \_\_\_\_\_  Requires Review.  
 4. Insulation Type \_\_\_\_\_ Size \_\_\_\_\_  
 5. Ceiling Height: \_\_\_\_\_  
 Action:  Approved,  Approved with Conditions,  Denied

**Roof:**  
 1. Truss or Rafter Size \_\_\_\_\_ Span \_\_\_\_\_  
 2. Sheathing Type \_\_\_\_\_ Size \_\_\_\_\_  
 3. Roof Covering Type \_\_\_\_\_  
 Date: 7/9/90  
 Signature: [Signature]

**Chimneys:**  
 Type: \_\_\_\_\_ Number of Fire Places \_\_\_\_\_

**Heating:**  
 Type of Heat: \_\_\_\_\_

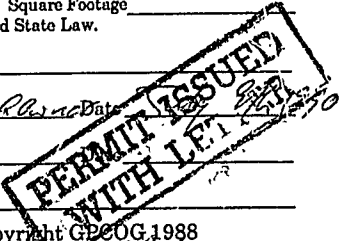
**Electrical:**  
 Service Entrance Size: \_\_\_\_\_ Smoke Detector Required Yes \_\_\_\_\_ No \_\_\_\_\_

**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 \_\_\_\_\_ Square Footage \_\_\_\_\_  
 3. Must conform to National Electrical Code and State Law.

Permit Received By Louise E. Chase  
 Signature of Applicant [Signature]  
 Signature of CEO Craig Moore  
 Inspection Dates \_\_\_\_\_

White-Tax Assessor Yellow-GPCOG White Tag-CEO [4] MIA [Signature] Copyright GPCOG 1988



**CITY OF PORTLAND, MAINE**  
ZONING BOARD OF APPEALS



MERRILL S. SELTZER  
Chairman  
JOHN C. KNOX  
Secretary  
PETER F. MORELLI  
THOMAS F. JEWELL  
DAVID L. SILVERNAIL  
MICHAEL E. WESTORT  
CHRISTOPHER DINAN

Vicinity of 899 Riverside Street

October 30, 1989

Mr. David Lakari, General Partner  
Spurwink Associates  
c/o Richmond Corporation  
45 Exchange Street  
Portland, Maine 04101

Dear Mr. Lakari:

This will acknowledge receipt of your request for a special exception to permit joint use of parking on two abutting parcels on Riverside Street in the I-1 Industrial Zone for the Spurwink School and the Corley Family Limited Partnership. Corley will be constructing a 1/0 car parking lot to accommodate a proposed bowling center, which would primarily be used after 6 P.M. This miscellaneous appeal for joint use of the parking area would be considered as a special exception by the Board of Appeals under Section 14-343 of the City Zoning Ordinance.

This special exception for joint use will be considered by the Board of Appeals at the meeting on Thursday, November 16, 1989, in Room 209, City Hall, Portland, Maine. A copy of the agenda for that meeting will be mailed to the applicants as soon as printed copies become available for distribution. Scheduled for Evening meeting, 7:00 P.M.

Sincerely,

*Warren J. Turner*  
Warren J. Turner  
Administrative Assistant

cc: Merrill S. Seltzer, Chairman, Board of Appeals  
Joseph E. Gray, Jr., Director, Planning & Urban Development  
P. Samuel Hoffses, Chief, Inspection Services  
Merlin Leary, Code Enforcement Officer  
William D. Giroux, Zoning Enforcement Officer  
Charles A. Lane, Associate Corporation Counsel

**CITY OF PORTLAND, MAINE**  
ZONING BOARD OF APPEALS



Vicinity of 899 Riverside  
Street

MERRILL S. SELTZER  
Chairman

JOHN C. KNOX  
Secretary

PETER F. MORELLI  
THOMAS F. JEWELL  
DAVID L. SILVERNAIL  
MICHAEL E. WESTORY  
CHRISTOPHER DINAN

November 21, 1989

Spurwink Associates  
45 Exchange Street  
Portland, Maine 04101

Attention: David Robinson

Dear Mr. Robinson:

At the meeting of the Board of Appeals on November 16th, the Board voted by a vote of five in favor to one opposed to grant a special exception for joint use of the parking facility to be installed for the proposed bowling alleys by Corley Family Limited Partnership of Colchester, Vermont. This joint use of the parking would be shared by the Spurwink Associates and the bowling facility. Section 14-343 of the City Zoning Ordinance.

The Board voted by a vote of four in favor to two opposed to limit the approval to a joint use between an entertainment facility (bowling alley) and a mixed social service and related office space facility, as a condition of the Board's approval.

Sincerely,

*Warren J. Turner*

Warren J. Turner  
Administrative Assistant

Enclosure; Copy of Board's Decision

cc: Merrill S. Seltzer, Chairman, Board of Appeals  
Corley Family Limited Partnership, P. O. Box 42, Colchester, Vermont, 05446  
Joseph E. Gray, Jr., Director, Planning & Urban Development  
P. Samuel Hoffses, Chief, Inspection Services  
Merlin Leary, Code Enforcement Officer  
William D. Giroux, Zoning Enforcement Officer  
Charles A. Lane, Associate Corporation Counsel  
Sarah Greene, Planner





CITY OF PORTLAND, MAINE

385 CONGRESS STREET  
PORTLAND MAINE 04101  
(207)874-8300

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT

P. SAMUEL HOFFSES, CHIEF  
INSPECTION SERVICES DIVISION

899 Riverside St.

June 26, 1989

Ms. Karen A. Darling  
Human Resources Coordinator  
The Spurwink School  
899 Riverside Street  
Portland, Maine 04103

Dear Ms. Darling:

A conditional use for the modular unit can not be extended except by vote of the Board of Appeals. Your modular unit for the Spurwink School can not be continued without the approval of the extension by the Board of Appeals.

If you decide to relocate this modular unit, then another conditional use appeal must be applied for if the relocation site is within the City of Portland.

If you desire to be included on the next available meeting of the Board of Appeals, then you should file for a continuance or extension before the expiration of the current conditional use appeal. The next regular meeting of the Board will be held on August 10, 1989, and materials should be in this office on or before 12 Noon on July 24, 1989.

The application forms for Conditional Use appeal are enclosed with this letter, for your convenience in making application.

Sincerely,

*Warren J. Turner*  
Warren J. Turner  
Administrative Assistant

Enclosure: Conditional Use Appeal Forms

cc: Merrill S. Seltzer, Chairman, Board of Appeals  
Jack Rosser, Executive Director, The Spurwink School, 899 Riverside St.  
Joseph E. Gray, Jr., Director, Planning & Urban Development  
P. Samuel Hoffses, Chief, Inspections Services  
William D. Giroux, Zoning Enforcement Officer  
Merlin Leary, Code Enforcement Officer  
Charles A. Lane, Associate Corporation Counsel



**APPLICATION FOR PERMIT**  
**DEPARTMENT OF BUILDING INSPECTIONS SERVICES**  
**ELECTRICAL INSTALLATIONS**

Date Oct 10, 1989, 19  
 Receipt and Permit number 0077

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: 899 Riverside Street  
 OWNER'S NAME: Sprurwink School ADDRESS: \_\_\_\_\_ FEES

OUTLETS:	Receptacles _____	Switches _____	Plugmold _____	ft. TOTAL _____	
FIXTURES: (number of)	Incandescent _____	Flourescent _____	(not strip) TOTAL _____		
	Strip Flourescent _____	ft. _____			
SERVICES:	upgrade 100 to 400				
	Overhead <u>XX</u>	Underground _____	Temporary _____	TOTAL amperes <u>400</u>	<u>6.00</u>
METERS: (number of)	<u>1</u>				<u>.50</u>
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)	Rang's _____	Water Heaters _____			
	Cook Tops _____	Disposals _____			
	Wall Ovens _____	Dishwashers _____			
	Dryers _____	Compactors _____			
	Fans _____	Others (denote) _____			
	TOTAL _____				
MISCELLANEOUS: (number of)	Branch Panels <u>2</u>				<u>2.00</u>
	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:	
				DOUBLE FEE DUE:	
				TOTAL AMOUNT DUE:	<u>8.50</u>

INSPECTION: Will be ready on \_\_\_\_\_, 19\_\_; or Will Call XX  
 CONTRACTOR'S NAME: Seabee Elec  
 ADDRESS: 200 Anderson St Ptld  
 TEL: 774-4880  
 MASTER LICENSE NO.: 3014 SIGNATURE OF CONTRACTOR: William Seabee  
 LIMITED LICENSE NO.: \_\_\_\_\_

INSPECTOR'S COPY — WHITE  
 OFFICE COPY — CANARY  
 CONTRACTOR'S COPY — GREEN









**APPLICATION FOR PERMIT**  
 DEPARTMENT OF BUILDING INSPECTIONS SERVICES  
 ELECTRICAL INSTALLATIONS

Date June 28, 1990, 19  
 Receipt and Permit number 01407

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: 897 Riverside St.  
 OWNER'S NAME: Bowl New England Assoc. ADDRESS: Colechester Vermont

	FEES
OUTLETS: Receptacles <u>95</u> Switches <u>50</u> Plugmold <u>0</u> ft. TOTAL <u>145</u> .....	13.50
FIXTURES: (number of) Incandescent <u>98</u> Fluorescent <u>190</u> (not strip) TOTAL <u>288</u> .....	30.80
Strip Fluorescent _____ ft. ....	-----
SERVICES: Overhead _____ Underground <u>X</u> Temporary _____ TOTAL amperes <u>800</u> .	6.00
METERS: (number of) <u>1</u> .....	.50
MOTORS: (number of) Fractional <u>50</u> .....	25.00
1 HP or over <u>15</u> .....	15.00
RESIDENTIAL HEATING: Oil or Gas (number of units) _____ .....	-----
Electric (number of rooms) _____ .....	-----
COMMERCIAL OR INDUSTRIAL HEATING: Oil or Gas (by a main boiler) _____ .....	10.00
Oil or Gas (by separate units) <u>5</u> .....	-----
Electric Under 20 kws _____ Over 20 kws _____	-----
APPLIANCES: (number of)	
Ranges <u>1</u> .....	-----
Cook Tops <u>1</u> .....	-----
Wall Ovens <u>1</u> .....	-----
Dryers _____ .....	-----
Fans <u>2</u> .....	-----
Water Heaters <u>1</u> .....	-----
Disposals <u>1</u> .....	-----
Dishwashers <u>1</u> .....	-----
Compactors _____ .....	-----
Others (denote) _____ .....	12.00
TOTAL <u>8</u> .....	8.00
MISCELLANEOUS: (number of)	
Branch Panels <u>8</u> .....	15.00
Transformers _____ .....	-----
Air Conditioners Central Unit <u>3</u> .....	-----
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 _____ .....	6.00
Emergency Lights, battery <u>12</u> .....	-----
Emergency Generators _____ .....	-----
FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT .....	-----
FOR REMOVAL OF A "STOP ORDER" (304-16.b) .....	-----
INSTALLATION FEE DUE: .....	-----
DOUBLE FEE DUE: .....	-----
TOTAL AMOUNT DUE:	141.80

INSPECTION: Will be ready on \_\_\_\_\_, 19\_\_; or Will Call X  
 CONTRACTOR'S NAME: B. H. Milliken  
 ADDRESS: 200 Anderson St. Portland, Maine 04101  
 TEL.: 879-1877  
 MASTER LICENSE NO.: 3604 SIGNATURE OF CONTRACTOR: Brian Milliken  
 LIMITED LICENSE NO.: \_\_\_\_\_

INSPECTOR'S COPY — WHITE  
 OFFICE COPY — CANARY  
 CONTRACTOR'S COPY — GREEN





**APPLICATION FOR PERMIT**  
**DEPARTMENT OF BUILDING INSPECTIONS SERVICES**  
**ELECTRICAL INSTALLATIONS**

Date 1/28/91, 19  
 Receipt and Permit number 01972

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: 899 Riverside Str.  
 OWNER'S NAME: Spurwink School ADDRESS: same

	FEES
<b>OUTLETS:</b>	
Receptacles _____ Switches _____ Plugmold _____ ft. TOTAL _____	
<b>FIXTURES: (number of)</b>	
Incandescent _____ Flourescent _____ (not strip) TOTAL _____	
Strip Flourescent _____ ft. _____	
<b>SERVICES:</b>	
Overhead <input checked="" type="checkbox"/> _____ Underground _____ Temporary _____ TOTAL amperes <u>200</u> ..	15.00
<b>METERS: (number of)</b> _____	
<b>MOTORS: (number of)</b>	
Fractional _____	
1 HP or over _____	
<b>RESIDENTIAL HEATING:</b>	
Oil or Gas (number of units) _____	
Electric (number of rooms) _____	
<b>COMMERCIAL OR INDUSTRIAL HEATING:</b>	
Oil or Gas (by a main boiler) _____	
Oil or Gas (by separate units) _____	
Electric Under 20 kws _____ Over 20 kws _____	
<b>APPLIANCES: (number of)</b>	
Ranges _____ Water Heaters _____	
Cook Tops _____ Disposals _____	
Wall Ovens _____ Dishwashers _____	
Dryers _____ Compactors _____	
Fans _____ Others (denote) _____	
<b>TOTAL</b> _____	
<b>MISCELLANEOUS: (number of)</b>	
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 _____	
<b>INSTALLATION FEE DUE:</b>	
<b>FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT ..... DOUBLE FEE DUE:</b>	
<b>FOR REMOVAL OF A "STOP ORDER" (304-16.b) ..... TOTAL AMOUNT DUE:</b>	15.00

**INSPECTION:**  
 Will be ready on 1/30 - 11 am, 1991; or Will Call \_\_\_\_\_  
**CONTRACTOR'S NAME:** Joseph Hanson  
**ADDRESS:** P.O. Box 359 - Hollis, ME 04042  
**TEL:** 929-8001  
**MASTER LICENSE NO.:** J Hanson #07759 **SIGNATURE OF CONTRACTOR:** \_\_\_\_\_  
**LIMITED LICENSE NO.:** \_\_\_\_\_

INSPECTOR'S COPY — WHITE  
 OFFICE COPY — CANARY  
 CONTRACTOR'S COPY — GREEN





PERMIT # \_\_\_\_\_ CITY OF Portland BUILDING PERMIT APPLICATION MAP # \_\_\_\_\_ LOT# \_\_\_\_\_

Please fill out any part which applies to job. Proper plans must accompany form.

Owner: Spurwink Assoc - c/o Dirigo Manage. Co. - 871-1080

Address: 45 Exchange St., Portland, ME 04101

LOCATION OF CONSTRUCTION 899 Riverside Street

CONTRACTOR: \_\_\_\_\_ SUBCONTRACTORS: \_\_\_\_\_

ADDRESS: \_\_\_\_\_

Est. Construction Cost: \_\_\_\_\_ Type of Use: Parking Lot for

Past Use: Staff parking for Spurwink

Building Dimensions L \_\_\_\_\_ W \_\_\_\_\_ Sq. Ft. \_\_\_\_\_ # Stories: \_\_\_\_\_ Lot Size: \_\_\_\_\_

Is Proposed Use: Seasonal Condominium Apartment

Conversion - Explain Major Site Plan Review to construct a gravel

COMPLETE ONLY IF THE NUMBER OF UNITS WILL CHANGE parking lot, as per plan

Residential Buildings Only: \_\_\_\_\_ (22 spaces)

# Of Dwelling Units \_\_\_\_\_ # Of New Dwelling Units \_\_\_\_\_

Foundation:

1. Type of Soil: \_\_\_\_\_
2. Set Backs - Front \_\_\_\_\_ Rear \_\_\_\_\_ Side(s) \_\_\_\_\_
3. Footings Size: \_\_\_\_\_
4. Foundation Size: 11-21-89
5. Other \_\_\_\_\_

Floor:

1. Sills Size: joint use of parking Sills must be anchored.
2. Girder Size: \_\_\_\_\_
3. Lally Column Spacing: \_\_\_\_\_ Size: \_\_\_\_\_
4. Joists Size: \_\_\_\_\_ Spacing 16" O.C.
5. Bridging Type: area Size: \_\_\_\_\_
6. Floor Sheathing Type: \_\_\_\_\_ Size: \_\_\_\_\_
7. Other Material: \_\_\_\_\_

Exterior Walls:

1. Studding Size (W Bowl New England) 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 2-21-92

Interior Walls:

1. Studding Size \_\_\_\_\_ Spacing Project not pursued
2. Header Sizes \_\_\_\_\_ Span(s) \_\_\_\_\_
3. Wall Covering Type \_\_\_\_\_
4. Fire Wall if required \_\_\_\_\_
5. Other Materials \_\_\_\_\_

For Official Use Only	
Date <u>Feb 17, 1989</u>	Subdivision: Yes / No _____
Inside Fire Limits _____	Name _____
Bldg Code _____	Lot _____
Time Limit _____	Block _____
Estimated Cost _____	Permit Expiration: _____
Value/Structure _____	Ownership: _____ Public _____ Private _____
Fee <u>\$350.00 - Major Site Plan</u>	

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 \_\_\_\_\_
4. Other \_\_\_\_\_

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 \_\_\_\_\_ Square Footage \_\_\_\_\_
3. Must conform to National Electrical Code and State Law.

Zoning:

District \_\_\_\_\_ Street Frontage Req.: \_\_\_\_\_ Provided \_\_\_\_\_

Required Setbacks: Front \_\_\_\_\_ Back \_\_\_\_\_ Side \_\_\_\_\_

Review Required:

Zoning Board Approval: Yes \_\_\_\_\_ No \_\_\_\_\_ Date: \_\_\_\_\_

Planning Board Approval: Yes \_\_\_\_\_ No \_\_\_\_\_ Date: \_\_\_\_\_

Conditional Use: \_\_\_\_\_ Variance \_\_\_\_\_ Site Plan \_\_\_\_\_ Subdivision \_\_\_\_\_

Shore and Floodplain Mgmt. \_\_\_\_\_ Special Exception \_\_\_\_\_

Other (Explain) \_\_\_\_\_

Date Approved \_\_\_\_\_

Permit Received By Joyce M. Rinaldi

Signature of Applicant: Spurwink Assoc Date 2/17/89

Signature of CEO: Property Manager Date \_\_\_\_\_

Inspection Dates \_\_\_\_\_

901845

Permit # 901845 City of Portland BUILDING PERMIT APPLICATION Fee 110. Zone \_\_\_\_\_ Map # \_\_\_\_\_ Lot# \_\_\_\_\_

Please fill out any part which applies to job. Proper plans must accompany form.

Owner: Spurdink Assoc. Phone # 371-1111  
 Address: 45 Exchange St; Ptd. 42 01101  
 LOCATION OF CONSTRUCTION: 399 Riverside St. (Kaufman)  
 Contractor: Dirigo Holdings Inc. (Sub. Co.)  
 Address: 45 Exchange St. Ptd. 42 01101 Phone # 371-1111  
 Est. Construction Cost: 25,000. Proposed Use: office; parking  
 Past Us: 5212  
 # 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: RENOVATIONS - Interior & Exterior

For Official Use Only

Date: 7/19/90 Subdivision: \_\_\_\_\_  
 Inside Fire Limits \_\_\_\_\_ Name: \_\_\_\_\_  
 Bldg Code \_\_\_\_\_ Lot: AUG 30 1990  
 Time Limit \_\_\_\_\_ Ownership: \_\_\_\_\_  
 Estimated Cost: 25,000 City Of Portland

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) \_\_\_\_\_

Foundation:  
 1. Type of Soil: \_\_\_\_\_  
 2. Set Backs - 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 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 \_\_\_\_\_ Not in District nor landmark.  
 2. Ceiling Strapping Size \_\_\_\_\_ Spacing \_\_\_\_\_ Does not require review.  
 3. Type Ceilings: \_\_\_\_\_  
 4. Insulation Type \_\_\_\_\_ Size \_\_\_\_\_ Requires Review.  
 5. Ceiling Height: \_\_\_\_\_

Roof:  
 1. Truss or Rafter Size \_\_\_\_\_ Span \_\_\_\_\_ Action: \_\_\_\_\_ Approved.  
 2. Sheathing Type \_\_\_\_\_ Size \_\_\_\_\_ Approved with Conditional  
 3. Roof Covering Type \_\_\_\_\_  
 Date: 8/2/90  
 Signature: [Signature]

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 \_\_\_\_\_ Square Footage  
 3. Must conform to National Electrical Code and State Law.

Permit Received By Louise E. Chase  
 Signature of Applicant: [Signature] Date: 7/19/90  
 Signature of CEO: [Signature]  
 Inspection Dates \_\_\_\_\_

HISTORIC PRESERVATION

PERMIT ISSUED

PERMIT ISSUED

WHITE LETTER

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White-Tax Assesor Yellow-GPCOG White Tag-CEO



PLOT PLAN



FEES (Breakdown From Front)

Base Fee \$ 145-

Subdivision Fee \$ \_\_\_\_\_

Site Plan Review Fee \$ \_\_\_\_\_

Other Fees \$ \_\_\_\_\_

(Explain) \_\_\_\_\_

Late Fee \$ \_\_\_\_\_

Inspection Record		Type	Date
_____	_____	<del>ASSET</del> FINAL	11 27 91
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____

COMMENTS 9/14/91 Handicap ramp to be installed next to driveway.  
 Street rock work put in west side of driveway.  
 1-17-91 Made a new door for handicap on outside.  
 11-27-91 ALL DONE

\_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

Signature of Applicant Carl Moore Agent of Owner Date July 9th 1990



CITY OF PORTLAND, MAINE

389 CONGRESS STREET  
PORTLAND, MAINE 04101  
(207) 874-8300

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT

P. SAMUEL HOFFSES, CHIEF  
INSPECTION SERVICES DIVISION

August 29, 1990

RE: 899 Riverside Street

Dirigo Management Company  
45 Exchange Street  
Portland, Maine 04101

Dear Sir:

Your application to make interior and exterior renovations to change use to business office has been reviewed and a permit is herewith issued subject to the following requirement:

No certificate of occupancy can be issued until all requirements of this letter are met.

823.0 Means of egress lighting shall be done in accordance with section 824.0 of the Building Code.

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

Sincerely,

P. Samuel Hoffses  
Chief of Inspection Services

/el

cc: LT. Wallace Garroway, Fire Prevention Bureau

LY MA Lean



APPLICATION FOR AMENDMENT TO PERMIT

Amendment No. 1

Portland, Maine, August 28, 1990

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for amendment to Permit No. Not issued 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 899 Riverside St. Within Fire Limits? Dist. No.
Owner's name and address Spurwink Assoc. 45 Exchange St. Telephone 871-1080
Lessee's name and address Spurwink School Telephone
Contractor's name and address Dirigo Mgt. 45 Exchange Telephone 871-1080
Architect Plans filed yes No. of sheets 2
Proposed use of building business No. families
Last use No. families
Increased cost of work none Additional fee none

Description of Proposed Work

No fee Permit not yet issued-therefore no permit number
Sam has ok.

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
Flaming lumber - Kind Dressed or full size?
Corner posts Sill 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.
Joints and rafters: 1st floor, 2nd, 3rd, roof
On centers: 1st floor, 2nd, 3rd, roof
Maximum span: 1st floor, 2nd, 3rd, roof

Approved [Signature] 8-28-90 I-1

Signature of Owner [Signature]

INSPECTION COPY - WHITE
APPLICANT'S COPY - YELLOW

FILE COPY - PINK
ASSESSOR'S COPY - GOLDEN

Approved [Signature] Inspector of Buildings

PERMIT ISSUED WITH LETTER

[4] MA, LEAN



923968

Permit # 923968 City of Portland BUILDING PERMIT APPLICATION Fee \$30. Zone \_\_\_\_\_ Map # \_\_\_\_\_ Lot# \_\_\_\_\_

Please fill out any part which applies to job. Proper plans must accompany form.

Owner: David Robinson Phone # 871-1080  
Address: 45 Exchange St; Ptld, ME 04101

LOCATION OF CONSTRUCTION 899 Riverside St.

Contractor: C R E W Inc Sub.: \_\_\_\_\_

Address: \_\_\_\_\_ Phone # \_\_\_\_\_

Est. Construction Cost: \_\_\_\_\_ Proposed Use: 1 office bldg w renov

Past Use: XXXX office bldg

# 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 interior/exterior renovations

Foundation:

- 1. Type of Soil: \_\_\_\_\_
- 2. Set Backs - 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 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 \_\_\_\_\_

White - Tax Assessor

**For Official Use Only**

Date 7/16/92 Subdivision: \_\_\_\_\_

Inside Fire Limits: \_\_\_\_\_ Name: \_\_\_\_\_

Bldg Code: \_\_\_\_\_ Lot: AUG-1992

Time Limit: \_\_\_\_\_ Ownership: \_\_\_\_\_ Public \_\_\_\_\_

Estimated Cost: 2000 City of Portland

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 \_\_\_\_\_

**HISTORIC PRESERVATION:**

Ceiling:

- 1. Ceiling Joists Size: \_\_\_\_\_  Not in District nor Landmark.
- 2. Ceiling Strapping Size \_\_\_\_\_ Spacing \_\_\_\_\_  Does not require review.
- 3. Type Ceilings: \_\_\_\_\_  Requires Review.
- 4. Insulation Type \_\_\_\_\_ Size: \_\_\_\_\_
- 5. Ceiling Height: \_\_\_\_\_ Action:  Approved.

Roof:

- 1. Truss or Rafter Size: \_\_\_\_\_ Span \_\_\_\_\_
- 2. Sheathing Type \_\_\_\_\_ Size \_\_\_\_\_
- 3. Roof Covering Type \_\_\_\_\_ Date: 7-16-92

Signature: [Signature]

Chimneys: \_\_\_\_\_

Heating: \_\_\_\_\_

Electrical: \_\_\_\_\_

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: \_\_\_\_\_
- 3. Must conform to National Electrical Code and State Law

Permitted By: Louise E. Chase

Signature: [Signature]

District: \_\_\_\_\_

**PERMIT ISSUED WITH LETTER**

**PERMIT ISSUED WITH LETTER**

CONTINUED TO REVERSE SIDE

Ivory Tag - CEO

[Signature] MR. MACISBK

930173

Permit # \_\_\_\_\_ City of Portland BUILDING PERMIT APPLICATION Fee \$170 Zone \_\_\_\_\_ Map # \_\_\_\_\_ Lot# \_\_\_\_\_

Please fill out any part which applies to job. Proper plans must accompany form.

Owner: Spurwink Associates Phone # \_\_\_\_\_  
 Address: 45 Exchange St- Ptld, ME 04101  
 LOCATION OF CONSTRUCTION 899 Riverside St.  
 Contractor: C.R.E.W. Sub: 829-5552  
 Address: Box 7584- Ptld, ME 04112 Phone # \_\_\_\_\_  
 Est. Construction Cost: 30,000 Proposed Use: office/clinic complex  
 Past Use: office/clinic  
 # 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 Smith House - handicapped ramp; change door  
 & interior work

**For Official Use Only**  
 Date 3/5/93 Subdivision: MAR 10 1993  
 Inside Fire Limits \_\_\_\_\_ Name \_\_\_\_\_  
 Bldg Code \_\_\_\_\_ Lot \_\_\_\_\_  
 Time Limit \_\_\_\_\_ Ownership: CITY OF PORTLAND  
 Estimated Cost 30,000 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) WDA - P 3-8-93

326 B 4 Foundation: 2. Kaufman House- new entrance; stairway, ramp

1. Type of Soil: \_\_\_\_\_ & interior work
2. Set Backs - 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 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 \_\_\_\_\_

- HISTORIC PRESERVATION**
1. Ceiling Joists Size: \_\_\_\_\_
  2. Ceiling Strapping Size \_\_\_\_\_ Spacing \_\_\_\_\_ Not in District nor Landmark.
  3. Type Ceilings: \_\_\_\_\_ Does not require review.
  4. Insulation Type \_\_\_\_\_ Size \_\_\_\_\_ Requires Review.
  5. Ceiling Height: \_\_\_\_\_
- Roof:
1. Truss or Rafter Size \_\_\_\_\_ Span \_\_\_\_\_
  2. Sheathing Type \_\_\_\_\_ Size \_\_\_\_\_ Approved with Conditions
  3. Roof Covering Type \_\_\_\_\_
- Chimneys:
- Type: \_\_\_\_\_ Number of Fire Places \_\_\_\_\_ Date: 3/5/93  
 Signature: \_\_\_\_\_
- 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 \_\_\_\_\_ Square Footage \_\_\_\_\_
  3. Must conform to National Electrical Code and State Law.

Permit Reviewed By Louise E. Chase  
 Signature of Applicant [Signature] Date 3/5/93  
 Signature of CEO [Signature] Date \_\_\_\_\_  
 Inspection Dates [Signature]





**APPLICATION FOR PERMIT**  
**DEPARTMENT OF BUILDING INSPECTIONS SERVICES**  
**ELECTRICAL INSTALLATIONS**

Date December 28, 1992, 19  
 Receipt and Permit number 3811

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: 899 Riverside St  
 OWNER'S NAME: Spurwink School ADDRESS: \_\_\_\_\_ FEES \_\_\_\_\_

OUTLETS: \_\_\_\_\_  
 Receptacles \_\_\_\_\_ Switches \_\_\_\_\_ Plugmold \_\_\_\_\_ ft. TOTAL \_\_\_\_\_

FIXTURES: (number of) \_\_\_\_\_  
 Incandescent \_\_\_\_\_ Flourescent \_\_\_\_\_ (not strip) TOTAL \_\_\_\_\_  
 Strip, Flourescent \_\_\_\_\_ ft. \_\_\_\_\_

SERVICES: Upgrade from 100 to 200 Amp \_\_\_\_\_ TOTAL amperes \_\_\_\_\_ 15.00  
 Overhead \_\_\_\_\_ Underground \_\_\_\_\_ Temporary \_\_\_\_\_

METERS: (number of) \_\_\_\_\_  
 MOTORS: (number of) \_\_\_\_\_  
 Fractional \_\_\_\_\_  
 1 HP or over \_\_\_\_\_

RESIDENTIAL HEATING: \_\_\_\_\_  
 Oil or Gas (number of units) \_\_\_\_\_  
 Electric (number of rooms) \_\_\_\_\_

COMMERCIAL OR INDUSTRIAL HEATING: \_\_\_\_\_  
 Oil or Gas (by a main boiler) \_\_\_\_\_  
 Oil or Gas (by separate units) \_\_\_\_\_  
 Electric Under 20 kws \_\_\_\_\_ Over 20 kws \_\_\_\_\_

APPLIANCES: (number of) \_\_\_\_\_  
 Ranges \_\_\_\_\_ Water Heaters \_\_\_\_\_  
 Cook Tops \_\_\_\_\_ Disposals \_\_\_\_\_  
 Wall Ovens \_\_\_\_\_ Dishwashers \_\_\_\_\_  
 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 \_\_\_\_\_

FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT ..... INSTALLATION FEE DUE: \_\_\_\_\_  
 FOR REMOVAL OF A "STOP ORDER" (304-16.b) ..... DOUBLE FEE DUE: \_\_\_\_\_  
 TOTAL AMOUNT DUE: 15.00

INSPECTION:  
 Will be ready on 11:00 12/28, 19; or Will Call \_\_\_\_\_  
 CONTRACTOR'S NAME: DL Electric David Leach  
 ADDRESS: 128 Silver St Waterille  
 TEL.: 873-3435  
 MASTER LICENSE NO.: 13811 SIGNATURE OF CONTRACTOR: \_\_\_\_\_  
 LIMITED LICENSE NO.: \_\_\_\_\_

INSPECTOR'S COPY — WHITE  
 OFFICE COPY — CANARY  
 CONTRACTOR'S COPY — GREEN





930178

Permit # 930178 City of Portland BUILDING PERMIT APPLICATION Fee \$170 Zone \_\_\_\_\_ Map # \_\_\_\_\_ Lot# \_\_\_\_\_

Please fill out any part which applies to job. Proper plans must accompany form.

Owner: Spurwink Associates Phone # \_\_\_\_\_

Address: 45 Exchange St- Ptld, ME 04101

LOCATION OF CONSTRUCTION 899 Riverside St.

Contractor: C.R.E.W. Sub: 829-5552

Address: Box 7534- Ptld, ME 04112 Phone # \_\_\_\_\_

Est. Construction Cost: 30,000 Proposed Use: office/clinic comp Zoning: \_\_\_\_\_

Past Use: Office/clinic w intr/ext Street Frontage Provided: \_\_\_\_\_

# 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 Smith House - handicapped ramp; change door

& interior work

326 B 4 Foundation: 2. Kaufman House - new entrance; stairway, ramp

- 1. Type of Soil: \_\_\_\_\_
- 2. Set Backs - 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 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 \_\_\_\_\_

**For Official Use Only**

Date: 3/5/93 Subdivision: \_\_\_\_\_ Name: MAR 10 1993

Inside Fire Limits: \_\_\_\_\_ Lot: \_\_\_\_\_

Bltg Code: \_\_\_\_\_ Ownership: \_\_\_\_\_ Public \_\_\_\_\_ Private \_\_\_\_\_

Time Limit: \_\_\_\_\_ Estimated Cost: 30,000

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) WDA-23-8-93

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: 3/5/93

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 \_\_\_\_\_ Square Footage \_\_\_\_\_

3. Must conform to National Electrical Code and State Law.

Permit Received By Louise E. Chase

**PERMIT ISSUED WITH LETTER**

Signature of Applicant [Signature] Date 3/5/93

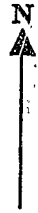
Signature of Inspector [Signature] Date \_\_\_\_\_

Inspection Dates \_\_\_\_\_

White-Tax Assessor Yellow-GPCOG White Tag - CEO

© Copyright GPCOG 1988

PLOT PLAN



FEE'S (Breakdown From Front)

Base Fee \$ 190-  
 Subdivision Fee \$ \_\_\_\_\_  
 Site Plan Review Fee \$ \_\_\_\_\_  
 Other Fees \$ \_\_\_\_\_  
 (Explain) \_\_\_\_\_  
 Late Fee \$ \_\_\_\_\_

Inspection Record

Type	Date
First + last	1/12/94
	1/1/
	1/1/
Close X	1/1/
	1/1/

COMMENTS

(Bath) Hand rail 37" - Flush 18" - sink 35 1/2" - paper towel 47" (sprinkler system installed)  
 No fire rated doors (Bath Rm) (Ext hand rail 34" - all balusters 4" OC on handicapped ramp)  
 ramp is 11" pitch OK Bath Houses (OK) [Signature]

Signature of Applicant \_\_\_\_\_

Date \_\_\_\_\_



Inspection Services  
Samuel P. Hoffses  
Chief



Planning and Urban Development  
Joseph E. Gray Jr.  
Director

March 10, 1993

CITY OF PORTLAND

RE: 899 Riverside Street

C.R.E.W.  
Box 7584  
Portland, Maine 04112

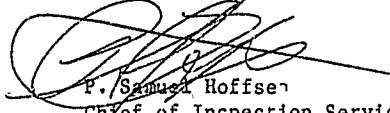
Dear Sir:

Your application to make interior/exterior renovations (Smith & Kaufman House), has been reviewed and a permit is herewith issued subject to the following requirements:

1. Ramps shall comply with ANSI A117.1.
2. Guards and handrails shall comply with Section 5-2.5.4 Life Safety Code.
3. Means of egress shall be illuminated. Section 5-8.1.1
4. Means of egress shall be marked with back-up. Section 5-10.1.1
5. Front setback must be a minimum of 25'.
6. All construction and demolition debris must be disposed at the RWS by a licensed carrier or solid waste at the City's authorized reclamation site. The fee rate is attached. Proof of such disposal must be furnished to the office of Inspection Services before final certificate of occupancy is issued or demolition permit is granted.

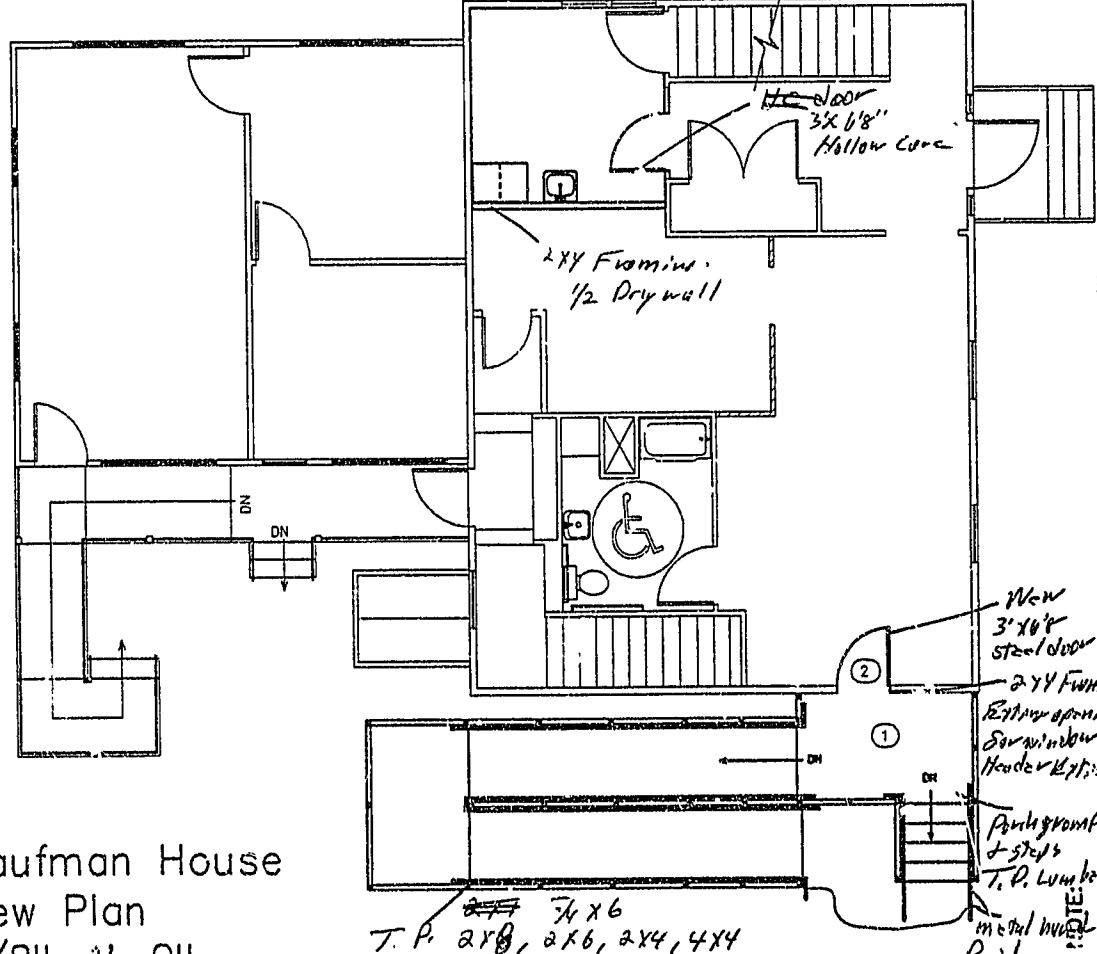
If you have any questions regarding these requirements, please do not hesitate to contact this office.

Sincerely,

  
S. P. Hoffses  
Chief of Inspection Services

/el

cc: William Giroux, Zoning Administrator  
LT. G. MacDougall, Fire Prevention Bureau



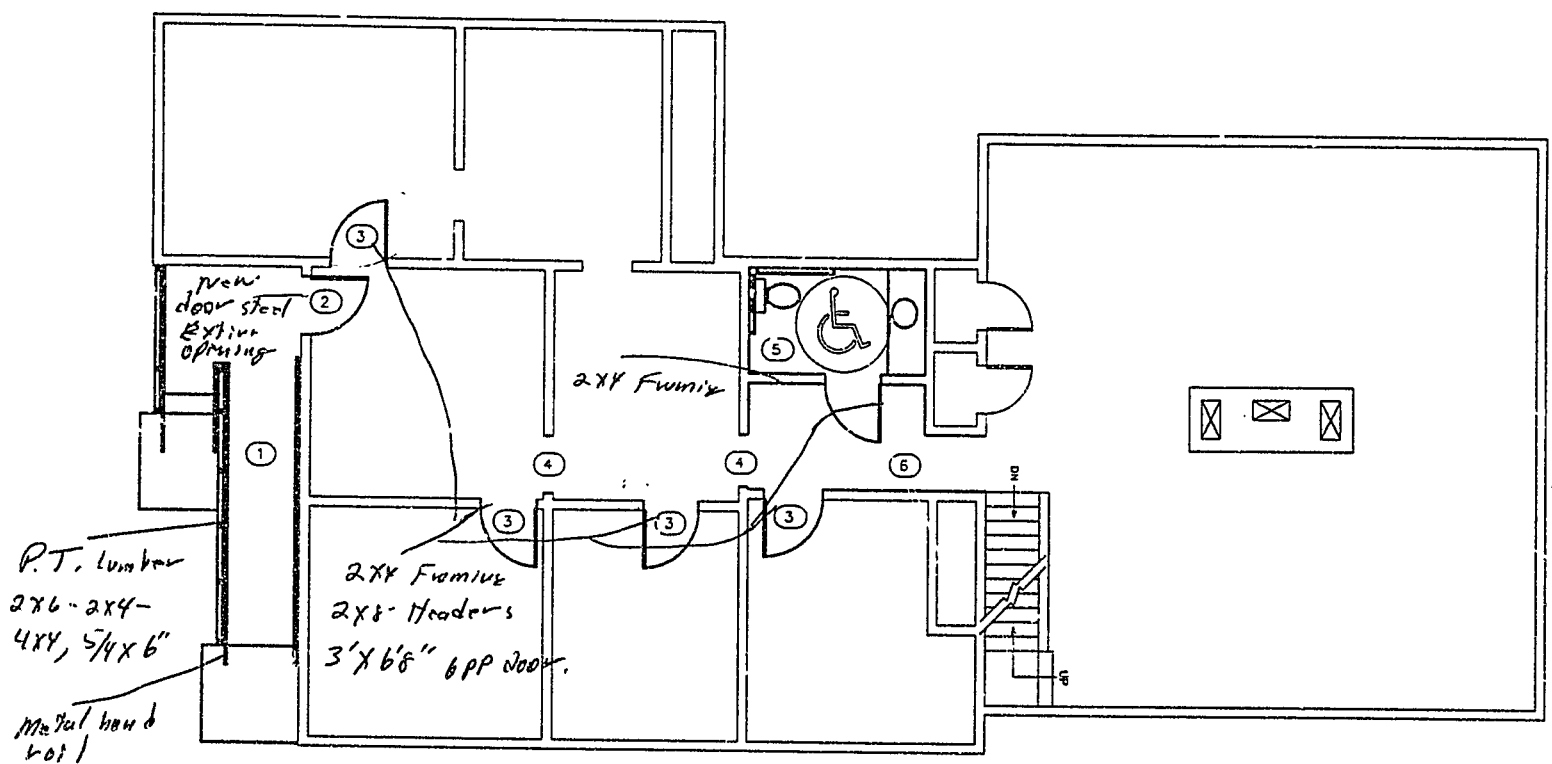
Kaufman House  
 New Plan  
 1/8" = 1'-0"  
 2/23/93

~~2x4~~ 4x6  
 T.P. 2x8, 2x6, 2x4, 4x4

□ New construction as shown and detailed in the outline specification.

All new work is barrier free design in compliance with the requirements of section 4594-C of the Maine State Human Rights Act, ANSI A117.1-1986 and the Americans with Disabilities Act.

New 3'x6' steel door  
 2x4 Framing  
 Existing opening for window Header & Lath  
 Patch ramp & steps  
 T.P. Lumber  
 metal hand Rail  
 DJE



Smith House 1st floor  
 New Plan  
 1/8" = 1'-0"  
 2/15/93

**NOTES:**  
 All new work is of barrier free design in compliance with  
 the requirements of section 4594-C of the Maine State  
 Human Rights Act, ANSI A117.1-1986 and the Americans  
 with Disabilities Act.



923968

Permit # 923968 City of Portland BUILDING PERMIT APPLICATION Fee \$30. Zone \_\_\_\_\_ Map # \_\_\_\_\_ Lot# \_\_\_\_\_  
Please fill out any part which applies to job. Proper plans must accompany form.

Owner: David Robinson Phone # 871-1080  
Address: 45 Exchange St; Ptd, ME 04101

LOCATION OF CONSTRUCTION 899 Riverside St.

Contractor: C R E W Inc Sub: \_\_\_\_\_

Address: \_\_\_\_\_ Phone # \_\_\_\_\_

Est. Construction Cost: \_\_\_\_\_ Proposed Use: 1 office bldg w

Past Use: XXXX office bldg

# 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 interior/exterior renovations

Date <u>7/15/92</u>	
Inside Fire Limits _____	Bldg Code _____
Time Limit _____	Estimated Cost <u>2000</u>
Subdivision Name <u>AUG</u>	
City of Portland	

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 \_\_\_\_\_ Subd. \_\_\_\_\_  
 Shoreland Zoning Yes \_\_\_\_\_ No \_\_\_\_\_ Floodplain Yes \_\_\_\_\_ No \_\_\_\_\_  
 Special Exception \_\_\_\_\_  
 Other (Explain) HISTORIC PRESERVATION

Foundation:  
 1. Type of Soil: \_\_\_\_\_  
 2. Set Backs - 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 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 \_\_\_\_\_

Coiling:  
 1. Ceiling Joists Size: \_\_\_\_\_  
 2. Ceiling Strapping Size \_\_\_\_\_ Spacing \_\_\_\_\_  
 3. Type Ceilings: \_\_\_\_\_  
 4. Insulation Type \_\_\_\_\_  
 5. Ceiling Height: \_\_\_\_\_  
 Roof:  
 1. Truss or Rafter Size: \_\_\_\_\_ Span \_\_\_\_\_  
 2. Sheathing Type \_\_\_\_\_  
 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:  
 Type: \_\_\_\_\_  
 Size: \_\_\_\_\_ Square Footage \_\_\_\_\_  
 Must conform to National, City and State Law.

PERMIT ISSUED WITH LETTER

PERMIT ISSUED WITH LETTER

Signature of Applicant Bruce Garrigan Date \_\_\_\_\_  
CEO's District 3

CONTINUED TO REVERSE SIDE  
Ivory Tag - CEC MR. MACIS

White - Tax Assessor



Inspection Services  
Samuel P. Hoffses  
Chief



Planning and Urban Development  
Joseph E. Gray Jr.  
Director

CITY OF PORTLAND

August 4, 1992

David Robinson  
45 Exchange Street  
Portland, ME 04101

Re: 899 Riverside St

Dear Mr. Robinson,

Your application to make interior and exterior renovations at the above referred address has been reviewed and a permit is herewith issued subject to the following requirements:

Review is for business office use Chapter 27 of the Life Safety Code.

1. Means of egress shall be marked in accordance with Section 5-10.
2. Stairways shall be protected vertical openings in accordance with Section 27-3.1. More detailed plans shall be submitted prior to beginning construction.
3. Hazardous areas shall be protected in accordance with Section 27-3.2.
4. Interior finishes shall be in accordance with Section 27-3.3.
5. Portable fire extinguishers shall be provided in accordance with N.F.P.A. #10.

If you have any questions regarding these requirements, please do not hesitate to contact this office.

Sincerely,

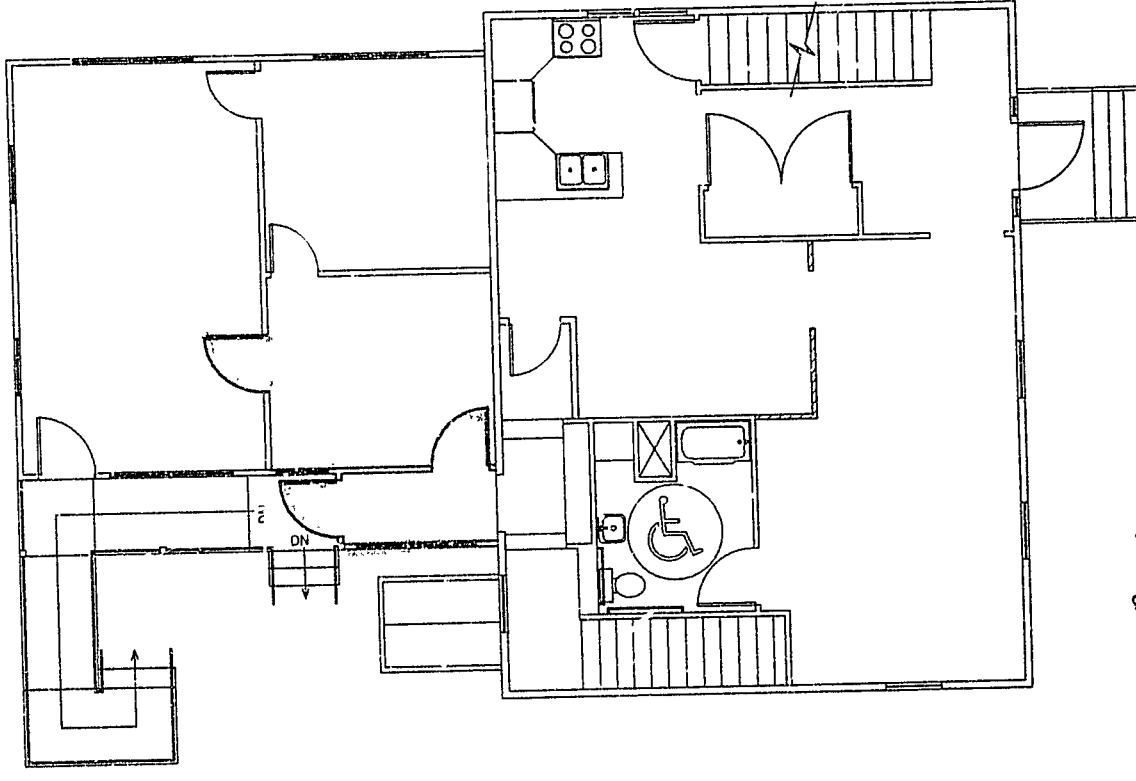
A handwritten signature in dark ink, appearing to read 'S. Hoffses', written over a horizontal line.

P. Samuel Hoffses  
Chief of Inspection Services

cc: LT W. Garroway, FPB



*New*



Kaufman House  
New Plan  
1/8" = 1'-0"  
7/15/92

*J. Strauss*

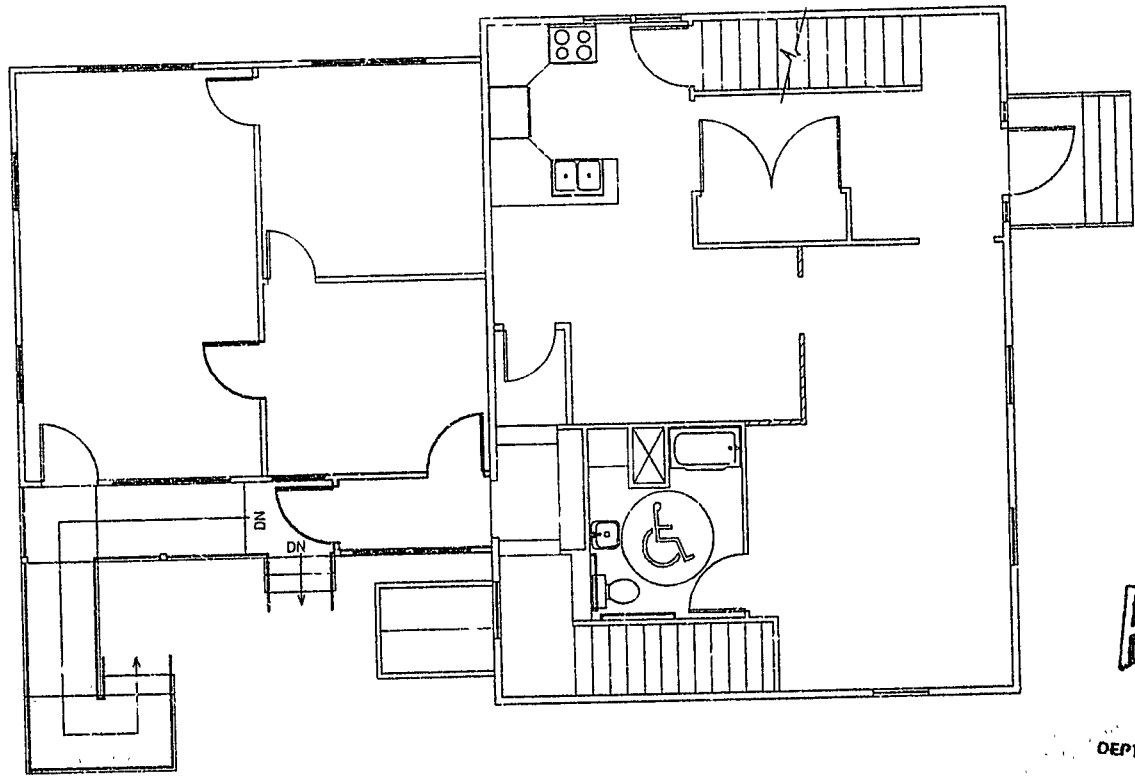
*W. K. ...*

— New construction as shown and detailed in the outline specification.

DEPT. OF BUILDINGS AND INSPECTIONS  
CITY OF PORTLAND

JUL 19 1992

PERCEVAL

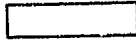


RECEIVED

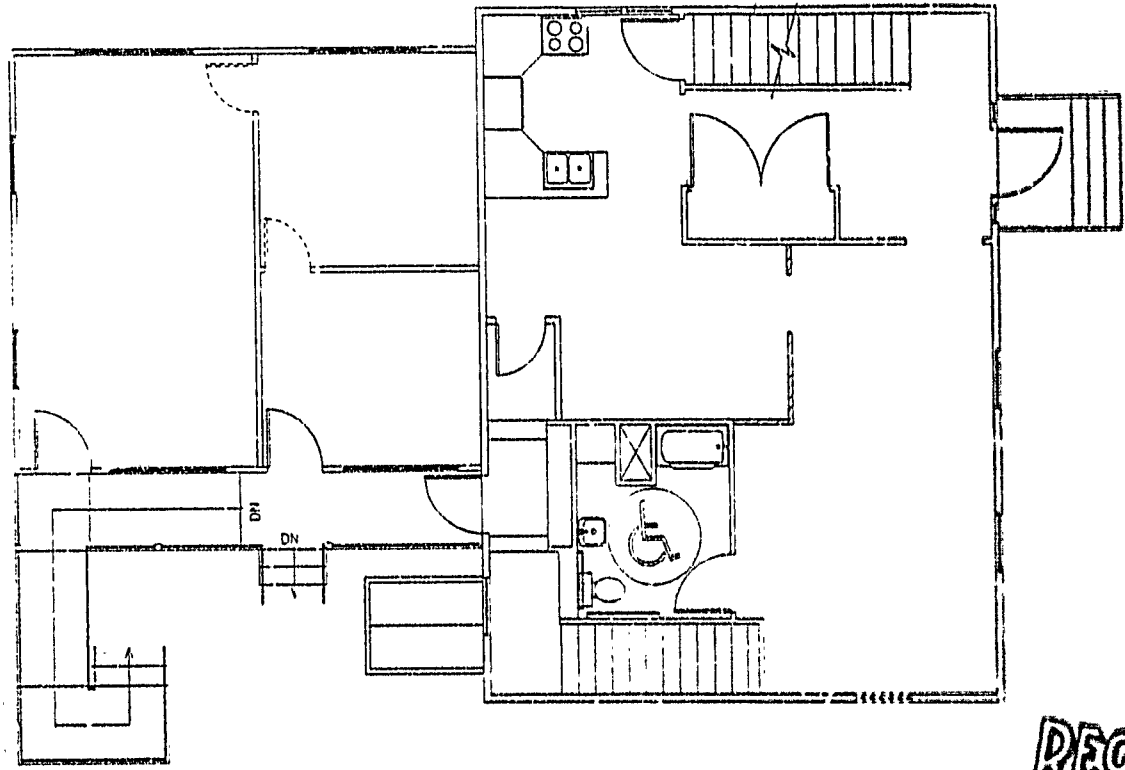
JUL 16 1992

DEPT OF BUILDING  
CITY OF PORTLAND

Kaufman House  
New Plan  
1/8" = 1'-0"  
7/15/92

 New construction as shown and detailed in the outline specification.

*Electric*

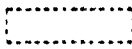


Kaufman House  
~~Demolition Plan~~  
1/8" = 1'-0"  
12/19/91

**RECEIVED**

JUL 16 1992

DEPT OF BUILDING INS. L.  
CITY OF PORTLAND

 Demo as shown and detailed  
in the outline specification.





**APPLICATION FOR PERMIT**  
 DEPARTMENT OF BUILDING INSPECTIONS SERVICES  
 ELECTRICAL INSTALLATIONS

Date 14 April 1994  
 Receipt and Permit number 2436

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: 899 Riverside St  
 OWNER'S NAME: Spurwink School ADDRESS: \_\_\_\_\_

	FEES
<b>OUTLETS:</b>	
Receptacles <u>50</u> Switches <u>20</u> Plugmold _____ ft. TOTAL _____	14.00
<b>FIXTURES:</b> (number of)	
Incandescent _____ Fluorescent _____ (not strip) TOTAL <u>50</u>	10.00
Strip Fluorescent _____ ft. _____	
<b>SERVICES:</b>	
Overhead _____ Underground <input checked="" type="checkbox"/> Temporary <input checked="" type="checkbox"/> TOTAL amperes <u>400</u>	15.00
<b>METERS:</b> (number of) _____	1.00
<b>MOTORS:</b> (number of)	
Fractional _____	
1 HP. or over _____	
<b>RESIDENTIAL HEATING:</b>	
Oil or Gas (number of units) _____	
Electric (number of rooms) _____	
<b>COMMERCIAL OR INDUSTRIAL HEATING:</b>	
Oil or Gas (by a main boiler) <u>1</u>	5.00
Oil or Gas (by separate units) _____	
Electric Under 20 kws _____ Over 20 kws _____	
<b>APPLIANCES:</b> (number of)	
Ranges _____ Water Heaters _____	
Cook Tops _____ Disposals _____	
Wall Ovens _____ Dishwashers _____	
Dryers _____ Compactors _____	
Fans _____ Others (denote) _____	
TOTAL _____	4.00
<b>MISCELLANEOUS:</b> (number of)	
Branch Panels _____	
Transformers _____	
Air Conditioners Central Unit <u>2</u>	20.00
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 <u>2</u>	2.00
Emergency Generators _____	

FOR ADDITIONAL WORK ON ORIGINAL PERMIT \_\_\_\_\_ INSTALLATION FEE DUE: \_\_\_\_\_  
 FOR REMOVAL OF A "STOP ORDER" (304-16.b) \_\_\_\_\_ DOUBLE FEE DUE: \_\_\_\_\_  
 TOTAL AMOUNT DUE: 71.00

**INSPECTION:**  
 Will be ready on \_\_\_\_\_, 19\_\_\_\_; or Will Call \_\_\_\_\_  
 CONTRACTOR'S NAME: Anthony Mancini  
 ADDRESS: 179 Sheridan ST  
 TEL.: 774-5829  
 MASTER LICENSE NO.: 2436 SIGNATURE OF CONTRACTOR: \_\_\_\_\_  
 LIMITED LICENSE NO.: \_\_\_\_\_

SERIES U-403  
 TYPE 3R  
 MIL BANK ISSUE # B-173  
 0179  
 INSPECTOR'S COPY — WHITE  
 OFFICE COPY — CANARY  
 CONTRACTOR'S COPY — GREEN  
 10 300 WIRE  
 600V-400A  
 u/rmkal/cd  
 11/16/94



940254

Permit # 940254 City of Portland BUILDING PERMIT APPLICATION Fee 2,020.90 3/28/94 4-6-94  
Please fill out any part which applies to job. Proper plans must accompany form. 3/23/94 \$500 - Minor Site Plan

Owner: Spurwink School Phone # \_\_\_\_\_  
Address: 899 Riverside Str- Ptld, ME 04103

LOCATION OF CONSTRUCTION 899 Riverside St.  
Contractor: C M Cimino Inc Sub: 854-8876  
Address: 3 Warren Ave- Westbrook Phone # ME 04092

Est. Construction Cost: 400,000 Proposed Use: adm office w addition  
Past Use: admin office

# 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 (54'x65')  
Explain Conversion: construct addition - apx 3000 sq ft

**For Official Use Only**

Date: 3/28/94 Division: \_\_\_\_\_  
 Inside Fire Limits \_\_\_\_\_  
 Ridge Code \_\_\_\_\_  
 Time Limit \_\_\_\_\_  
 Estimated Cost: 400,000

Lot # 1819  
 Ownership: \_\_\_\_\_  
**CITY OF PORTLAND**

Street Frontage Provided: \_\_\_\_\_  
 Provided Setback: 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: WDA-247-94 (Explain)

Foundation: \_\_\_\_\_ - Minor Site Plan review

- Type of Soil: \_\_\_\_\_
- Set Backs - Front \_\_\_\_\_ Rear \_\_\_\_\_ Side(s) \_\_\_\_\_
- Footings Size: \_\_\_\_\_
- Foundation Size: \_\_\_\_\_
- Other: \_\_\_\_\_

- Floor:
- Sills Size: \_\_\_\_\_ Sills must be anchored.
  - Girder Size: \_\_\_\_\_
  - Lally Column Spacing: \_\_\_\_\_ Size: \_\_\_\_\_
  - Joists Size: \_\_\_\_\_ Spacing 16" O.C.
  - Bridging Type: \_\_\_\_\_ Size: \_\_\_\_\_
  - Floor Sheathing Type: \_\_\_\_\_ Size: \_\_\_\_\_
  - Other Material: \_\_\_\_\_

- Exterior Walls:
- Studding Size \_\_\_\_\_ Spacing \_\_\_\_\_
  - No. windows \_\_\_\_\_
  - No. Doors \_\_\_\_\_
  - Header Sizes \_\_\_\_\_ Span(s) \_\_\_\_\_
  - Bracing: Yes \_\_\_\_\_ No \_\_\_\_\_
  - Corner Posts Size \_\_\_\_\_
  - Insulation Type \_\_\_\_\_ Size \_\_\_\_\_
  - Sheathing Type \_\_\_\_\_ Size \_\_\_\_\_
  - Siding Type \_\_\_\_\_
  - Masonry Materials \_\_\_\_\_ Weather Exposure \_\_\_\_\_
  - Metal Materials \_\_\_\_\_

- Interior Walls:
- Studding Size \_\_\_\_\_ Spacing Cimino
  - Header Sizes \_\_\_\_\_ Span(s) \_\_\_\_\_
  - Wall Covering Type \_\_\_\_\_
  - Fire Wall if required \_\_\_\_\_
  - Other Materials \_\_\_\_\_

- Ceiling:
- Ceiling Joist Size: \_\_\_\_\_
  - Ceiling Strapping Size \_\_\_\_\_ Spacing \_\_\_\_\_
  - Type Ceilings: \_\_\_\_\_ Does not require review.
  - Insulation Type \_\_\_\_\_ Size \_\_\_\_\_ Requires Review.
  - Ceiling Height: \_\_\_\_\_

- Roof:
- Truss or Rafter Size \_\_\_\_\_ Span \_\_\_\_\_ Action: Approved
  - Sheathing Type \_\_\_\_\_ Size \_\_\_\_\_
  - Roof Covering Type \_\_\_\_\_

- Chimneys:
- Type: \_\_\_\_\_ Number of Fire Places \_\_\_\_\_ Date: \_\_\_\_\_ Signature: \_\_\_\_\_

- Heating:
- Type of Heat: \_\_\_\_\_

- Electrical:
- Service Entrance Size: \_\_\_\_\_ Smoke Detector Required Yes \_\_\_\_\_ No \_\_\_\_\_

- Plumbing:
- Approval of soil test if required Yes \_\_\_\_\_ No \_\_\_\_\_
  - No. of Tubs or Showers \_\_\_\_\_
  - No. of Flushes \_\_\_\_\_
  - No. of Lavatories \_\_\_\_\_
  - No. of Other Fixtures \_\_\_\_\_

- Swimming Pools:
- Type: \_\_\_\_\_
  - Pool Size: \_\_\_\_\_ x \_\_\_\_\_ Square Footage \_\_\_\_\_
  - Must conform to National Electrical Code and State Law.

Permit Received By Louise F. Chase  
 Signature of Applicant Michael B. Prior Date 3/23/94  
 CEO's District Michael B. Prior

PERMIT ISSUED WITH LETTER

PERMIT ISSUED WITH LETTER

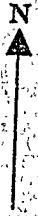
White - Tax Assessor

CONTINUED TO REVERSE SIDE [Z] Mr. Jordan  
Ivory Tag - CEO





PLOT PLAN



FEES (Breakdown From Front)

Base Fee \$ \_\_\_\_\_  
 Subdivision Fee \$ \_\_\_\_\_  
 Site Plan Review Fee \$ 500  
 Other Fees \$ \_\_\_\_\_  
 (Explain) \_\_\_\_\_  
 Late Fee \$ \_\_\_\_\_

Inspection Record

Type	Date
Footings Prelim OK	4 19 194
Foundation OK	5 14 194
Foundation CF	6 19 194
Final O	8 19 194
CLOSE X	8 15 194

COMMENTS (5-4-94 Truss joint system installed) (6-6-94 Roughin Plumbing Airtest OK) Final Plumbing OK  
Final building OK, check on Cot O if required 8-4-94) (NO Cot O required)

CERTIFICATION

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as has authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in this application is issued, I certify that the code official or the code official's authorized representative shall have the authority to enter areas covered by such permit at any reasonable hour to enforce the provisions of the code(s) applicable to such permit.

SIGNATURE OF APPLICANT \_\_\_\_\_ ADDRESS \_\_\_\_\_ PHONE NO. \_\_\_\_\_

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE \_\_\_\_\_ PHONE NO. \_\_\_\_\_

Inspection Services  
Samuel P. Hoffses  
Chief



Planning and Urban Development  
Joseph E. Gray Jr.  
Director

CITY OF PORTLAND

April 12, 1994

RE: 899 Riverside Street - Portland

C. M. Cimino Inc.  
3 Warren Ave.  
Westbrook, Maine 04092

Dear Sir:

Your application to construct a 54' X 65' addition has been reviewed and a permit is herewith issued subject to the following requirements: This permit does not preclude the applicant from meeting applicable State and Federal laws.

No Certificate of Occupancy can be issued until all requirements of this letter are met.

Site Plan Review Requirements  
Inspection Services Approved William Giroux, Zoning Administrator  
Public Works Approved (See attached conditions) C. Carrigan, PE  
Fire Department Approved LT. Kyle McDougal  
Planning Division That prior to issuance of a building permit \$15,600 will be contributed to the street improvement fund The applicant will meet with the Traffic Engineer to coordinate the removal of trees along Riverside Street S. Hopkins

- Building/Fire Code Requirements
1. Before concrete for foundation is placed, approvals from Public Works and Inspection Services must be obtained. (A 24 hour notice is required prior to inspection).
  2. All stairways shall comply with chapter 10 section and subsections 1014.0 of the city's building code. (The BOCA National Building Code/1993)
  3. All handrails shall comply with Chapter 10, Section 1022.0 and its subsections of the city's building code.
  4. Door #23 is too narrow, all doors in the means of egress shall be a minimum of 32" in clear width.
  5. Portable fire extinguishers shall be provided in accordance with NFPA #10.

389 Congress Street · Portland, Maine 04101 · (207) 874-8704



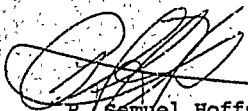
Cimino

2

4/12/94

If you have any questions regarding these requirements, please do not  
hesitate to contact this office.

Sincerely,



P. Samuel Hoffses  
Chief of Inspection Services

/el

cc: William Giroux, Zoning Administrator  
LT. Gaylen McDougal, Fire Prevention Bureau  
Craig Carrigan, PE, Development Review Coordinator  
Sara Hopkins, Planning

**CITY OF PORTLAND, MAINE**  
**SITE PLAN REVIEW**  
 Processing Form

Applicant: Spurwink School Date: 3/23/94  
 Address: 899 Riverside St - PT1d, ME 04103 Address of Proposed Site: 899 Riverside St.  
 Mailing Address: construct addition for office space Site Identifier(s) from Assessors Maps: \_\_\_\_\_  
 Proposed Use of Site: \_\_\_\_\_ Zoning of Proposed Site: \_\_\_\_\_  
 Acreage of Site: 3.44 acres / Ground Floor Coverage: appx 3000 sq ft  
 Site Location Review (DEP) Required: ( ) Yes ( ) No Proposed Number of Floors: \_\_\_\_\_  
 Board of Appeals Action Required: ( ) Yes ( ) No Total Floor Area: \_\_\_\_\_  
 Planning Board Action Required: ( ) Yes ( ) No  
 Other Comments: contact person: Michael Prior - 774-8444  
 Date Dept. Review Due: \_\_\_\_\_

minor site plan review

**BUILDING DEPARTMENT SITE PLAN REVIEW**  
 (Does not include review of construction plans)

- Use does NOT comply with Zoning Ordinance
  - Requires Board of Appeals Action
  - Requires Planning Board/City Council Action

Explanation: Permit routed 4-6 prior to site plan approval - see permit file dated 4-6  
 Use complies with Zoning Ordinance - Staff Review Below

Zoning: SPACE & BULK, as applicable

COMPLIES  
 COMPLIES CONDITIONALLY  
 DOES NOT COMPLY

DATE	ZONE LOCATION	INTERIOR OR CORNER LOT	45 FT. SETBACK AREA (SEC. 21)	USE	SEWAGE DISPOSAL	REAR YARDS	SIDE YARDS	FRONT YARDS	PROJECTIONS	HEIGHT	LOT AREA	BUILDING AREA	AREA PER FAMILY	WIDTH OF LOT	LOT FRONTAGE	OFF-STREET PARKING	LOADING BAYS

CONDITIONS SPECIFIED BELOW  
 REASONS SPECIFIED BELOW

REASONS:

\_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

SIGNATURE OF REVIEWING STAFF/DATE

BUILDING DEPARTMENT - ORIGINAL