

APPLICATION FOR PERMIT

B.O.C.A. USE GROUP

B.O.C.A. TYPE OF CONSTRUCTION

ZONING LOCATION

PORTLAND, MAINE OCT. 32, 1955

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

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

LOCATION - Lots 165, 166, 167 - Lexington Avenue Fire District #1 □ #2 □

1. Owner's name and address - John McGovern - 600-0835-3410 Telephone - 397-8179

2. Lessee's name and address Telephone

3. Contractor's name and address - Owner Telephone

No. of sheets

Proposed use of building - dwelling No. families - 1

Last use No. families

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

Other buildings on same lot

Estimated contractual cost \$ 50,000

FIELD INSPECTOR - Mr. Appeal Fees \$

@ 775-5451 Base Fee 270.00

site plan rev 50.00

TOTAL \$ 320.00

site plan reveals 50.00
To construct single family dwelling, 26' x 52'
with 2 car garage under dwelling as per plans
4 sheets of plans.

Stamp of Special Conditions

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

DETAILS OF NEW WORK

Is any plumbing involved in this work? yes Is any electrical work involved in this work? yes
Is connection to be made to public sewer? existing If not, what is proposed for sewage?
Has septic tank notice been sent? Form notice sent?
Height average grade to top of plate 12' Height average grade to highest point of roof 17'
Site front 52 depth 26 No. stories 1 1/2 solid or filled land? solid earth or rock? earth
Material of foundation concrete Thickness top 10" bottom 10" cellar
Kind of roof pitch Rise per foot 5/12 Roof covering asphalt shingles
No. of chimneys 1 Material of chimneys brick of lining clay Kind of heat elec fuel
Framing Lumber - Kind spruce Dressed or full size? blk Corner posts 4 x 6 Sills 2 x 6
Size Girder kil dried columns under girders Size Max. on centers
Studs (outside walls and carrying partitions) 2x4-16" O. C. Bridging in every floor and flat roof span over 8 feet.
Joists and rafters: 1st floor 2 x 10 2nd 3rd roof truss
On centers: 1st floor 16 2nd 3rd roof 24"
Maximum span: 1st floor 2nd 3rd roof

IF A GARAGE

No. cars now accommodated on same lot to be accommodated 2 number commercial cars to be accommodated
Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building?

APPROVALS BY:

DATE

MISCELLANEOUS

BUILDING INSPECTION - PLAN EXAMINER Will work require disturbing of any tree on a public street? no

ZONING: Will there be in charge of the above work a person competent

BUILDING CODE: to see that the State and City requirements pertaining thereto

Fire Dept.: are observed? yes

Health Dept.: Others:

Signature of Applicant John McGovern Phone # same

Type Name of above John McGovern 1 2 3 4

Other and Address

FIELD INSPECTOR'S COPY

APPLICANT'S COPY

OFFICE FILE COPY

CITY OF PORTLAND, MAINE
Department of Building Inspection



Certificate of Occupancy

LOCATION: 165, 166, 167, LEITCH AVE
Date of Issue 2/24/57

Issued to JOHN H. COVENS

This is to certify that the building premises, or part thereof, at the above location, built—altered—changed as to use and— Building Permit No. 60137/55, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES
ENTIRE BUILDING UNIT 351-1-52

APPROVED OCCUPANCY
SINGLE FAMILY WITH GARAGE WITHIN.

Limiting Conditions:
None

This certificate supersedes
certificate issued

Approved:
2/24/57
(Date)

[Signature]
Inspector

[Signature]
Inspector of Buildings

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



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION: LOTS 165, 166, 167, LEXINGTON AVE

Date of Issue: 2/24/87

Issued to: JOHN HO GOVERN

This is to certify that the building, portion or part thereof, at the above location, built—altered—changed as to use under Building Permit No. 201317/85 has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy of use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES

APPROVED OCCUPANCY

ENTIRE BUILDING UNIT - 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100

SINGLE FAMILY WITH GARAGE, 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100

Other Conditions:
NONE

This certificate supersedes
certificate issued

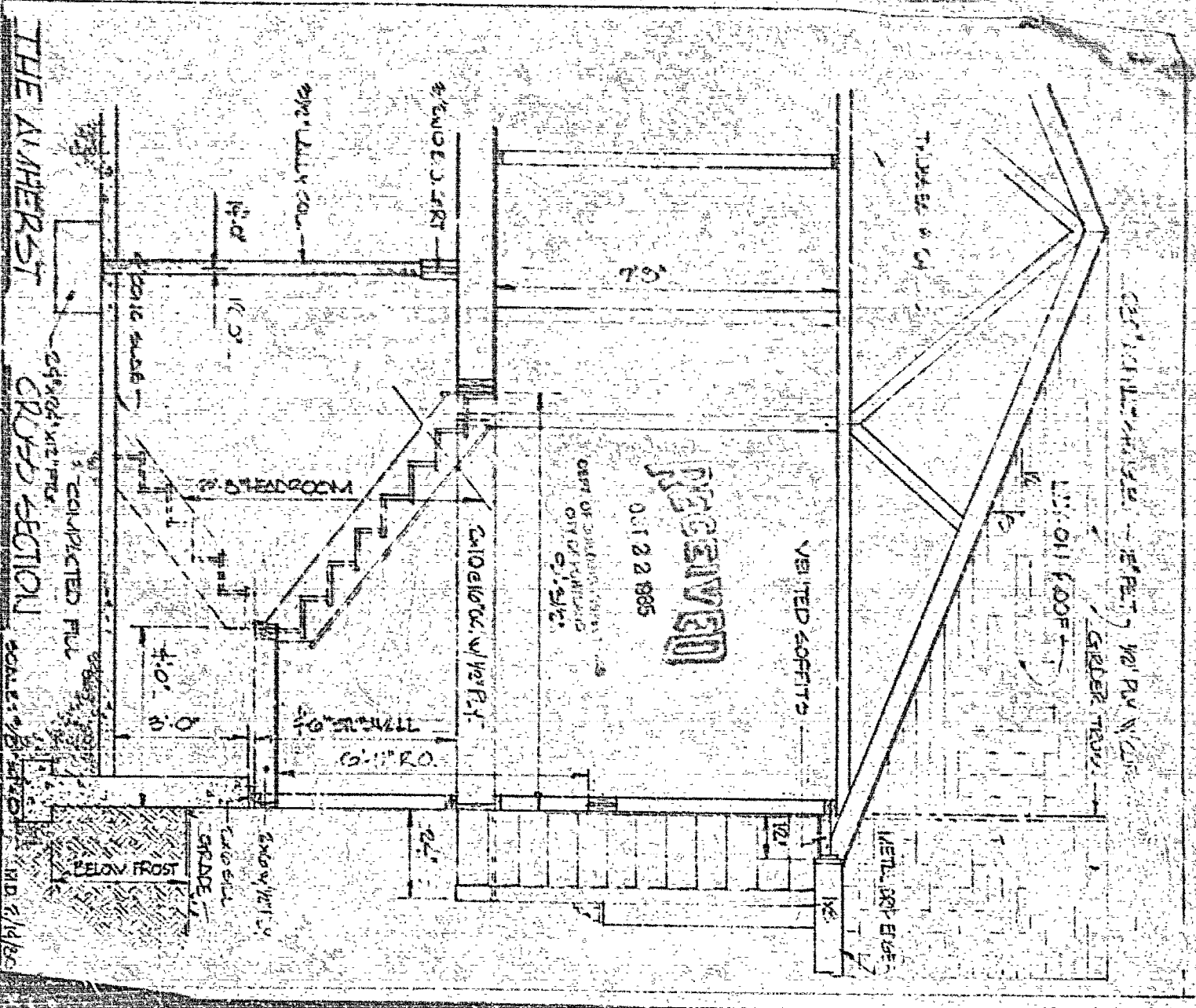
2/24/87

(D-15)

Inspector

Inspector of Buildings

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



RECEIVED

0.122 985

DEPT. OF CHILDREN'S SERVICES
OFFICE OF INVESTIGATION
01.512

THE AMHERST

CROSS SECTION

SCALE 3/8\"/>

Applicant: John McGovern Date: Nov 12, 1985
Address: Lexington Ave. Lots 165, 166, 167
Assessors No.: 538 M 24, 25 + 16

CHECK LIST AGAINST ZONING ORDINANCE

- Date -
- Zone Location - R-3 Residence
- Interior or corner lot - Interior
- Use - Single family w/ 2 car garage ^{beneath} attached (split level)
- Sewage Disposal - Public sewer
- Rear Yards - 49'
- Side Yards - 10' + 23' Required
- Front Yards - 25' 25' required
- Projections -
- Height - 1/2 story bldg
- Lot Area - 9500 sq ft
- Building Area - 1352 sq ft
- Area per Family - 6500 sq ft
- Width of Lot - 85'
- Lot Frontage - 85'
- Off-street Parking - O.K.
- Loading Bays - NA
- Site Plan - O.K.
- Shoreland Zoning - NA
- Flood Plains - NA

Two of
Lots 165 + 166 ~~and 167~~
(total 9,000 sq ft)
~~and~~ are shown as
belonging to Mary V.
Zsiga, 55 Harris Ave

Mary Zsiga retained
a 5 ft strip when she
sold off one of her two
lots to McGovern

J.T. 11/12/85



CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT
INSPECTION SERVICES DIVISION

November 13, 1985

Mr. John McGovern
Box 8025
Portland, Maine 04101

RE: Lots 165, 166, 167 Lexington Avenue
Portland, Maine

Dear Mr. McGovern:

Your application to construct a single family dwelling 26' X 52' with two-car garage under dwelling has been reviewed and a building permit is hereby issued subject to the following requirements:

Site Plan Review Requirements

Inspection Services
Public Works

Approved P. Samuel Hoffses 11/13/85
Approved with Z. Roy 11/07/85
following conditions:

1. The driveway culvert shall be aluminum or corrugated flexible plastic pipe and its installation shall be inspected and approved by the Sewer Division.
2. The roadway ditch shall not be filled, altered or disturbed in any way.
3. No sewer or other utility connection, requiring a permit to excavate or open any street, can be made from December 1 to March 31 as per Section 25 - 137 of the Municipal Code.

Building Code Requirements

1. All lot lines shall be clearly marked before calling for a foundation inspection.
2. Please read attached Building Code requirements, Section 608.1; 608.1.1; 809.4; 1016.3.4.

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

Sincerely,

P. Samuel Hoffses
Chief of Inspection Services

PSH/crb

CITY OF PORTLAND, MAINE
SITE PLAN REVIEW
 Processing Form

Applicant: JOHN MCCOY Date: Oct. 27, 1985
 Mailing Address: P. O. BOX 8025 791-8179
 Address of Proposed Site: lots 165, 166, 167 Lexington Avenue
 Proposed Use of Site: Single Family Site (lot (lots) from Assessors Maps
 Acreage of Site: 26 x 52 Zoning of Proposed Site: R-3
 Ground Floor Coverage
 Site Location Review (DEP) Required: () Yes () No Proposed Number of Floors: 1 1/2
 Board of Appeals Action Required: () Yes () No Total Floor Area: 26 x 52
 Planning Board Action Required: () Yes () No

Other Comments: _____
 Date Dept. Review Due: _____

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: _____
 Use complies with Zoning Ordinance Staff Review Only

Zone: R-3
 SPACE & BULK
 AS APPLICABLE

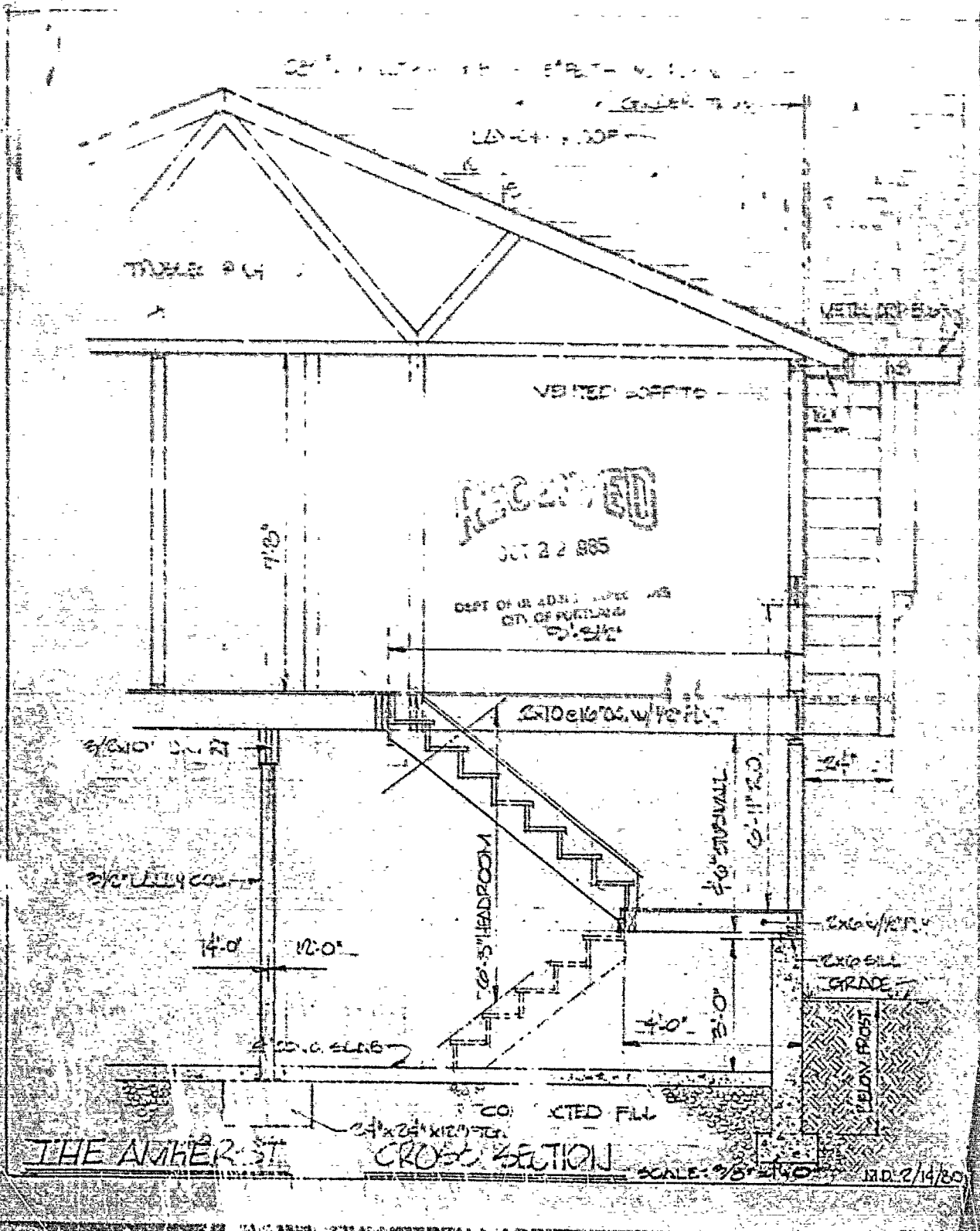
COMPLIES
 COMPLIES
 CONDITIONAL
 DOES NOT
 COMP.

SIDE YARDS	FRONT YARDS	PROJECTIONS	HEIGHT	LOT AREA	BUILDING AREA	AREA PER FAMILY	WIDTH OF LOT	LOT PERCENTAGE	OFF-STREET PARKING	LOADING BAYS

CONDITIONS
 SPECIFIED
 BELOW
 REASONS
 SPECIFIED
 BELOW

REASONS: _____

SIGNATURE OF REVIEWING STAFF/DATE
 BUILDING DEPARTMENT - ORIGINAL



Applicant: John McEwen Date: Nov. 12, 1985
Address Lexington Ave. lots 165, 166 + 167
Assessor's No.: 358 M 21, 25 + 16

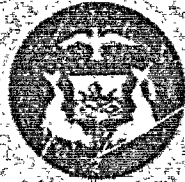
CHECK LIST AGAINST ZONING ORDINANCE

Date -
Zone Location - R-3 Residence
Interior or corner lot - Interior
Use - Single family w/ 2 car garage ^{located} ~~attached~~ (split level)
Sewage Disposal - Public sewer
Rear Yards - 49'
Side Yards - 10' + 23' Required
Front Yards - 25' as required
Projections -
Height - 1/2 story blkg
Lot Area - 9500 sq ft
Building Area - 1352 sq ft
Area per Family - 6500 sq ft
Width of Lot - 85'
Lot Frontage - 85'
Off-street Parking - O.K.
Loading Bays - NA
Site Plan - O.K.
Shoreland Zoning - NA
Flood Plains - NA

Two of
Lots 165 + 166 ~~and 167~~
(total 9,000 sq ft)
~~are~~ are shown as
belonging to Mary Zsiga,
55 Harris Ave

Mary Zsiga retained
a 5 ft strip when she
sold off one of her two
lots to McEwen

Hjt. 11/12/85



CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT
INSPECTION SERVICES DIVISION

November 13, 1985

Mr. John McGovern
Box 3025
Portland, Maine 04101

RE: Lots 165, 166, 167 Lexington Avenue
Portland, Maine

Dear Mr. McGovern:

Your application to construct a single family dwelling 16' x 51' with two car garage under dwelling has been reviewed and a building permit is hereby issued subject to the following requirements:

Site Plan Review Requirements

Inspection Services	Approved	P. Samuel Hoffses	11/13/85
Public Works	Approved with	R. Roy	11/07/85

following conditions:

1. The driveway culvert shall be aluminum or corrugated flexible plastic pipe and its installation shall be inspected and approved by the Sewer Division.
2. The roadway ditch shall not be filled, altered or disturbed in any way.
3. No sewer or other utility connection, requiring a permit to excavate or open any street, can be made from December 1 to March 31 as per Section 25 - 137 of the Municipal Code.

Building Code Requirements

1. All lot lines shall be clearly marked before calling for a foundation inspection.
2. Please read attached Building Code Requirements, Section 608.1; 608.1.1; 809.4; 1016.3.

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

Sincerely,

P. Samuel Hoffses
Chief of Inspection Services

PSE/crb

389 CONGRESS STREET • PORTLAND, MAINE 04101 • TELEPHONE (207) 775-5451

**CITY OF PORT AND MAINE
SITE PLAN REVIEW
Processing Form**

Planning Address: _____ Date: _____
 Address of Project: 145 2nd St. Port, Me.
 Proposed Use of Site: _____ Site Identifiers, Assessors Maps _____
 Arrage of Site / Ground Floor Coverage: _____ Zoning of Proposed S: _____
 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: _____
 Date Dept. Review Due: _____

PUBLIC WORKS DEPARTMENT REVIEW

	TRAFFIC CIRCULATION	ACCESS	CURB CUTS	ROAD WIDTH	PARKING	SIGNALIZATION	TURNING MOVEMENTS	LIGHTING	CONTACT WITH CITY CONSTRUCTION PROJECT	DRY WARE	SEWERS	ST. BURE	ASBESTOS	OTHER	
APPROVED	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	
APPROVED CONDITIONALLY										<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>				CONDITIONS SPECIFIED BELOW
DISAPPROVED															REASONS SPECIFIED BELOW

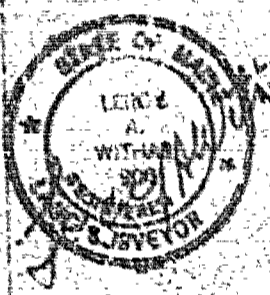
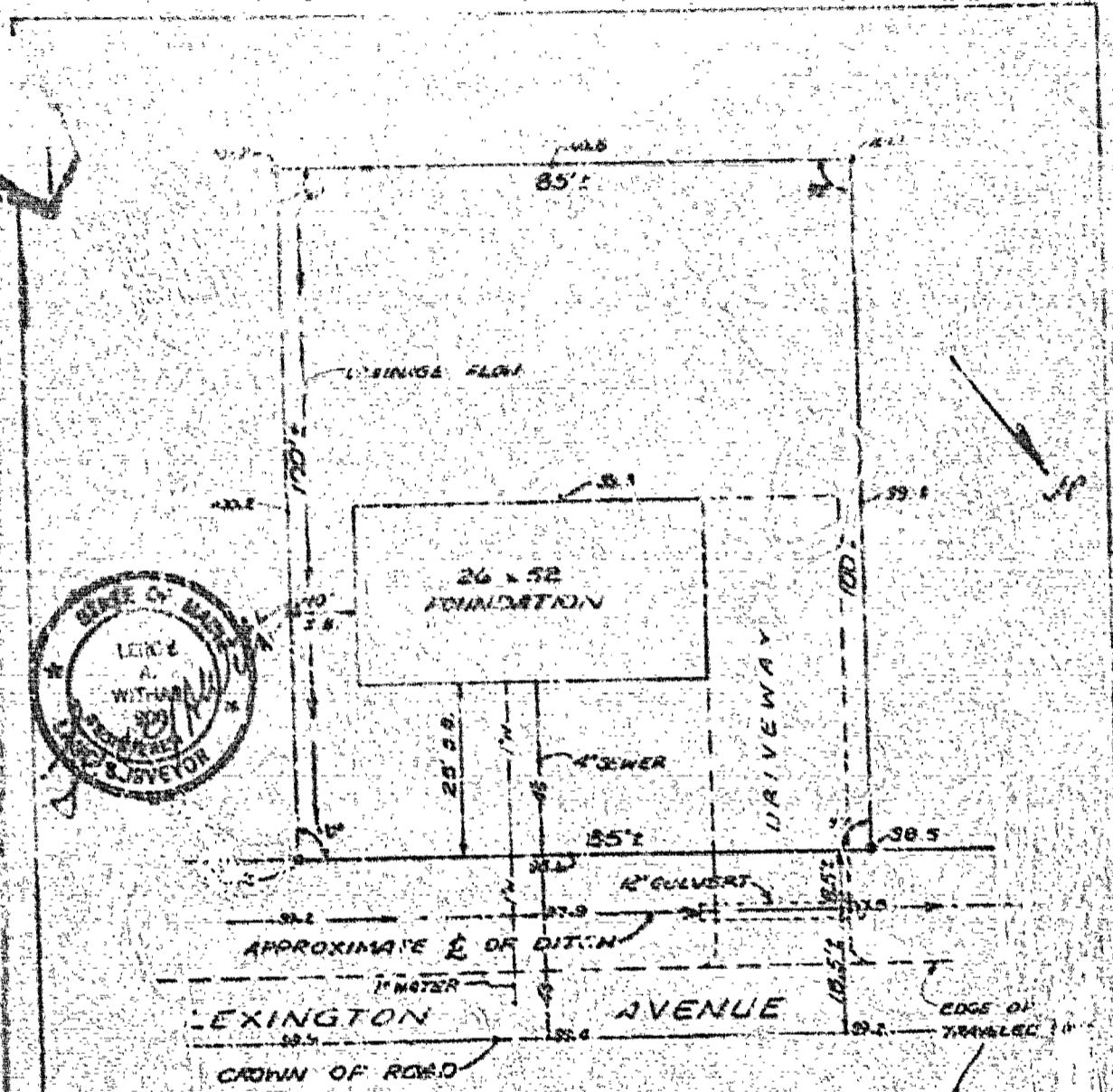
REASONS: 1) The driveway culvert shall be aluminum or corrugated flexible plastic pipe and its installation shall be inspected and approved by the Sewer Division.

2) The roadway ditch shall not be filled, altered or disturbed in any way.

3) No sewer or other utility connection requiring a permit to excavate or open any street can be made from Dec 1 to March 31 as per Section 25-137 of the Municipal Code.

Robert J. Cajigas
SIGNATURE OF REVIEWING STAFF/DATE

PUBLIC WORKS DEPARTMENT COPY



- NOTES:
1. ELEVATION FOR TOP OF FOUNDATION TO BE 82.00'.
 2. DATUM USED: MINIMUM AT CORNER OF HARRIS AND LEXINGTON - ELEV. = 38.51.

IRON PIPE SET
SPIKE SET
IRON PIPE FOUND
ELEVATION
95.2

LAND ON
LEXINGTON AVENUE
PORTLAND, MAINE
FOR

RECEIVED

JOHN MCGOVERN

NOV - 5 1985

OCTOBER 1985 SURVEYED BY
2:30 PM 11-30' A.M.I. ENGINEERING CO.
W. SCARBOROUGH, ME.

DEPT. OF BUILDING INSPECTION

APPLICATION FOR PERMIT

PERMIT ISSUED

B.O.C.A. USE GROUP 001337

NOV 14 1985

B.O.C.A. TYPE OF CONSTRUCTION PORTLAND, MAINE Oct. 22, 1985

ZONING LOCATION R-3 City of Portland

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

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

LOCATION Lots 165, 166, 167 Lexington Avenue Fire District #1 , #2

1. Owner's name and address John McGovern - Box 8025 04101 Telephone 797-8179

2. Lessee's name and address Telephone

3. Contractor's name and address OWNER Telephone

Proposed use of building dwelling No. of sheets No. families 1

Last use No. stories Heat Style of roof Roofing

Material Other buildings on same lot Estimated contractual cost \$ 50,000

FIELD INSPECTOR - Mr @ 775-5451

Appeal Fees \$ Base Fee 270.00 site plan rev 50.00 Late Fee TOTAL \$ 320.00

site plan review 50.00 To construct single family dwelling; 26' x 52' with 2 car garage under dwelling as per plans 4 sheets of plans.

Stamp of Special Condition PERMIT ISSUED WITH LETTER

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

DETAILS OF NEW WORK

Is any plumbing involved in this work? YES Is any electrical work involved in this work? YES
Is connection to be made to public sewer? existing If not, what is proposed for sewage?
Has septic tank notice been sent? Form notice sent?
Height average grade to top of plate 12 Height average grade to highest point of roof 17
Size, front 52 depth 26 No. stories 1 solid or filled land? solid earth or rock? earth
Material of foundation concrete Thickness, top 10 bottom 10 cellar? cellar
Kind of roof pitch Rise per foot 5/12 Roof covering asphalt shingles
No. of chimneys 1 Material of chimneys brick of lining clay Kind of heat elec fuel
Framing Lumber - Kind spruce Dressed or full size? blk Corner posts 2 6 x 6 sill 2 x 6
Size Girder kil dried under girders Size (a) of center
Studs (outside walls and carrying partitions) 2x4-16" O. C. Bridging in every floor and f span over 8 feet
Joists and rafters 1st floor 2 x 10 2nd 3rd
On centers 1st floor 16 2nd 3rd
Maximum span: 1st floor 2nd 3rd height?
If one story building with masonry walls, thickness of walls?

IF A GARAGE

No. cars now accommodated on same lot to be accommodated 2, number commercial cars to be accommodated
Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building?

APPROVALS BY: DATE
BUILDING INSPECTION - PLAN EXAMINER
ZONING: D.K. M. J. T. 11/14/85
BUILDING CODE:
Fire Dept.:
Health Dept.:
Others:

MISCELLANEOUS
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? YES

Signature of Applicant John McGovern Phone # same
Type Name of above John McGovern 1 2 3 4
Other
and Address

PERMIT ISSUED WITH LETTER

APPLICANT'S COPY OFFICE FILE COPY

Handwritten signature/initials

NOTES

1/7/86. Framing of roof completed

No inspectors called for to site. Inspection appears OK. The builder is an experienced contractor.

1/29/86 Framing completed. Roof work - partitions in place.

2/6/86 Dry Walling completed

3/14 Progress insp -

3/18 " " "

3/19 " " "

4/23/86 About completed

6/86. Completed - minor finish work to be finished - painting etc.

1/24/87. Cladding etc completed. Cert issued.

Permit No. 1337/85
 Location 75/161, 167, Lexington Rd
 Owner McEvoy
 Date of permit OCT. 22
 Approved NOV. 14
 Dwelling
 Garage
 Alteration

