

76-76 BECKETT STREET

SPRING WALKER

MADE IN U.S.A. PATENTED 1936

**PERMIT TO INSTALL PLUMBING** PERMIT NUMBER **1305**

Date Issued **Apr. 21, 1970**  
 Portland Plumbing Inspector  
 By **ERNOLD R. GOODWIN**

App. First Insp.  
 Date **4/23/70**  
 By **WALTER H. WALLACE**  
 DEPUTY PLUMBING INSPECTOR

App. Final Insp.  
 Date **4/23/70**  
 By **WALTER H. WALLACE**  
 DEPUTY PLUMBING INSPECTOR

- Type of Bldg.
- Commercial
  - Residential
  - Single
  - Multi Family
  - New Construction
  - Remodeling

Address **76 Beckett St.**  
 Installation For: **Multiple Fam. & Sidney Lovins**  
 Owner of Bldg: **Multiple Fam. & Sidney Lovins**  
 Owner's Address: **1902 Broadway 30th St. 10011**  
 Plumber: **City of Tampa St.** NO. **21-70FEE**

NEW	REPL	QTY	UNIT	PRICE	TOTAL
			SINKS		
			LAVATORIES		
			TOILETS		
			BATH TUBS		
			SHOWERS		
			DRAINS	FLOOR SURFACE	
			HOT WATER TANKS		
		<b>1</b>	TANKLESS WATER HEATERS		<b>2.00</b>
			GARBAGE DISPOSALS		
			SEPTIC TANKS		
			HOUSE SEWERS		
			ROOF LEADERS		
			AUTOMATIC WASHERS		
			DISHWASHERS		
			OTHER		
			<b>TOTAL</b>		<b>2.00</b>

Building and Inspection Services Dept., Plumbing Inspection



CITY OF PORTLAND, MAINE  
DEPARTMENT OF BUILDING INSPECTION  
COMPLAINT *R-*

Location:  
76 Beckett St.

INSPECTION COPY

COMPLAINT NO. 80-52 Date Received June 16, 1980

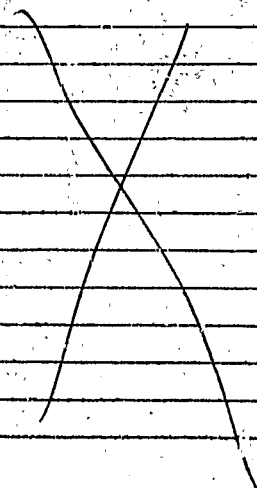
Location 76 Beckett Street Use of Building multi family- 3  
Owner's name and address Michael & Tammy A LeClerc - same Telephone 773-7316  
Tenant's name and address \_\_\_\_\_ Telephone \_\_\_\_\_  
Complainant's name and address John Searles - neighbor Telephone \_\_\_\_\_

Description: Mr. Searles states that Michael LeClerc is making a 4 unit out of 3 family unit, no permit, he also states that he does not have the necessary parking spaces. I checked file no permit applied for.

NOTES: 76-78 JUNE 16, 1980  
3-4-B, 3200 sq ft.

June 16, 80 -  
Assessor's show it as 3 fam to date.  
Inspected the property, some  
minor work was noted.  
Letter to owner

July Neighborhood housing inspectors tell me  
that Mr. Le Clerc has abandoned the idea of the  
change for the time being. They said they  
would keep me posted on this property - that  
have a list of minor violations against this  
property.





CITY OF PORTLAND

WALTER W. HILTON  
CHIEF BUILDING INSPECTOR

June 17, 1980

Michael & Tammy LeClerc  
76 Beckett Street  
Portland, Maine

RE: 76 Beckett Street

Dear Mr. & Mrs. LeClerc:

It has come to the attention of this department that you are changing from 3 to 4 families without first having applied for the required change of use, electrical, plumbing and building permits.

It is necessary that you have someone apply not later than June 30, 1980, and submit with the application a plot plan showing the parking, also, a floor plan of the apartments showing the two (2) ways of egress.

Failure to comply with the City Ordinance will automatically start legal action that could result in a fine of from \$500 to \$1000 for each day of the violation, plus the belated fees by the different departments involved, etc.

Now it has been brought to your attention, it is hoped that we will have your cooperation in this matter that any other action by this department will become unnecessary.

If you have any questions, don't hesitate to call this office.

Sincerely yours,

Joseph Gray, Jr., Director  
Neighborhood Conservation &  
Inspection Services

By \_\_\_\_\_  
Hugh Irving  
Building Inspector

HI/t





FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, September 10, 1973

PERMIT ISSUED

01005 SEP 11 1973

CITY OF PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

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

Location 22 76 Beckett St Use of Building dwelling No. Stories 3 Building Existing
Name and address of owner of appliance Sydney Levine
Installer's name and address Service Oil Co Telephone

General Description of Work

To install repl steam boiler with new boiler

IF HEATER, OR POWER BOILER

Location of appliance basement Any burnable material in floor surface or beneath? no
If so, how protected? Kind of fuel? oil
Minimum distance to burnable material, front top of appliance or casing top of furnace 5'
From top of smoke pipe adequate From front of appliance 5' From sides or back of appliance 5'
Size of chimney flue 8" Other connections to same flue none
If gas fired, how vented? Rated maximum demand per hour
Will sufficient fresh air be supplied to the appliance to insure proper and safe combustion? yes

IF OIL BURNER

Name and type of burner Texaco/Paragon Labelled by underwriters' laboratories? yes
Will operator be always in attendance? no Does oil supply line feed from top or bottom of tank? bottom
Type of floor beneath burner conc Size of vent pipe 1 1/2
Location of oil storage basement Number and capacity of tanks 2 275
Low water shut off yes Make Texaco/Paragon No
Will all tanks be more than five feet from any flame? yes How many tanks enclosed? none
Total capacity of any existing storage tanks for furnace burners

IF COOKING APPLIANCE

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

MISCELLANEOUS EQUIPMENT OR SPECIAL INFORMATION

Amount of fee enclosed? 5.00 (\$2.00 for one heater, etc., 50 cents additional for each additional heater, etc., in same building at same time.)

APPROVED:

O.K. 9-10-73 [Signature]

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

CITY OF PORTLAND PRINTING CO.

INSPECTION COPY

Signature of Installer by: Edward Miller [Signature]

**CITY OF PORTLAND, MAINE**  
**Application for Permit to Install Wires**

Permit No. 55935

Issued  
 Portland, Maine 7/11/67, 19...

To the City Electrician, Portland, Maine:

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

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

Owner's Name and Address ..... Tel. ....  
 Contractor's Name and Address Jennings ..... Tel. ....  
 Location 76 Bechell St Use of Building .....  
 Number of Families ..... Apartments ..... Stores ..... Number of Stories .....  
 Description of Wiring: New Work ..... Additions ..... Alterations .....

Pipe ..... Cable ..... Metal Molding ..... BX Cable ..... Plug Molding (No. of feet) .....  
 No. Light Outlets ..... Plugs ..... Light Circuits ..... Plug Circuits .....

FIXTURES: No. .... Light Switches ..... Fluor. or Strip Lighting (No. feet) .....  
 SERVICE: Pipe ..... Cable X ..... Underground ..... No. of Wires 3 Size 12/1 .....

METERS: Relocated ..... Added ..... Total No. Meters .....

MOTORS: Number ..... Phase ..... H. P. .... Amps ..... Volts ..... Starter .....

HEATING UNITS: Domestic (Oil) ..... No. Motors ..... Phase ..... H.P. ....  
 Commercial (Oil) ..... No. Motors ..... Phase ..... H.P. ....  
 Electric Heat (No. of Rooms) .....

APPLIANCES: No. Ranges ..... Watts ..... Brand Feeds (Size and No.) .....  
 Elec. Heaters ..... Watts .....  
 Miscellaneous ..... Watts ..... Extra Cabinets or Panels .....

Transformers ..... Air Conditioners (No. Units) ..... Signs (No. Units) .....

Will commence ..... 19..... Ready to cover in ..... 19..... Inspection ..... 19.....  
 Amount of Fee \$ 2.00 .....

Signed A. Wells

DO NOT WRITE BELOW THIS LINE

SERVICE  METER ..... GROUND   
 VISITS: 1 ..... 2 ..... 3 ..... 4 ..... 5 ..... 6 .....  
 7 ..... 8 ..... 9 ..... 10 ..... 11 ..... 12 .....

REMARKS:

INSPECTED BY SW Hubbard  
 (OVER)

**PERMIT TO INSTALL PLUMBING** *out*

**12881**

PERMIT NUMBER

Date Issued **6-4-63**

PORTLAND PLUMBING INSPECTOR

By **J. P. Welch**

APPROVED FIRST INSPECTION

Date **1-8-63**

By **J. P. Welch**

APPROVED FINAL INSPECTION

Date

By **JOSEPH P. WELCH**

By

COMMERCIAL

RESIDENTIAL

SINGLE

MULTI FAMILY

NEW CONSTRUCTION

REMODELING

Address **76 Beckett Street**  
 Installation For **Mrs. Levine**  
 Owner of Bldg. **Mrs. Levine**  
 Owner's Address **151 Congress Street**  
 Plumber **Nauman Katz** Date **6-4-63**

NEW	REPL	PROPOSED INSTALLATIONS	NUMBER	FILE
		SINKS		
		LAVATORIES		
		TOILETS		
		BATH TUBS		
		SHOWERS		
		DRAINS		
	1	HOT WATER TANKS	1	\$ 2.00
		TANKLESS WATER HEATERS		
		GARBAGE GRINDERS		
		SEPTIC TANKS		
		HOUSE SEWERS		
		ROOF LEADERS (Conn. to house drain)		

PORTLAND HEALTH DEPT. PLUMBING INSPECTION

TOTAL \$ 2.00





- c. Install a double outlet or overhead fixture in the bedroom of the 2nd floor apt.
- d. Install a convenience outlet in the living room of the 2nd floor apt.
- e. Repair or replace the defective switch in the 1st floor front hall.
- f. Install adequate artificial illumination in the rear hall of the 1st floor.
- g. Replace the 30 Amp fuses now being used with 15 Amp fuses.
- h. Our inspection reveals that the wiring is defective throughout the structure and should be checked by a competent licensed electrician.

The above mentioned conditions are in violation of Chapter 307 of the Municipal Code of the City of Portland, and must be corrected on or before April 1, 1965.

RECEIVED  
MAY - 1 1965  
DEPT. OF BLDG. INSP.  
CITY OF PORTLAND



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, Sept. 17, 1962

PERMIT ISSUED 01160

SEP 17 1962

CITY OF PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

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

Location 76 Beckett St. Use of Building Apt. House No. Stories 3 New Building Existing
Name and address of applicant Sidney I. Lyman, 56 Beckett St.
Installer's name and address Eastern Oil & Equipment Co., 27 Portland St. Telephone 3-6495

General Description of Work

To install Oil burning equipment in connection with existing steam heat (conversion) 2nd floor.

IF HEATER, OR POWER BOILER

Location of appliance Any burnable material in floor surface or beneath?
If so, how protected? Kind of fuel?
Minimum distance to burnable material, from top of appliance or casing top of furnace
From top of smoke pipe From front of appliance From sides or back of appliance
Size of chimney flue Other connections to same flue
If gas fired, how vented? Rated maximum demand per hour
Will sufficient fresh air be supplied to the appliance to insure proper and safe combustion?

IF OIL BURNER

Name and type of burner Eastern oil-gur type Labelled by underwriters' laboratories? yes
Will operator be always in attendance? Does oil supply line feed from top or bottom of tank? bottom
Type of floor beneath burner concrete Size of vent pipe 1 1/2"
Location of oil storage basement Number and capacity of tanks 220 gal.
Low water shut off yes Make McDermiller No. 67
Will all tanks be more than five feet from any flame? yes How many tanks enclosed?
Total capacity of any existing storage tanks for furnace burners 275 gal.

IF COOKING APPLIANCE

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

MISCELLANEOUS EQUIPMENT OR SPECIAL INFORMATION

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

APPROVED:

Signature of Inspector: [Handwritten Signature]

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

Eastern Oil & Equipment Co.

Signature of Installer

by: [Handwritten Signature]

INSPECTION COPY



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

# Application for Permit for Alterations, etc.

To the INSPECTOR OF BUILDINGS: Portland, May 8, 1922 192

The undersigned applies for a permit to alter the following described building:—

Location 76 Beckett Street Ward 1 in fire-limits? no  
 Name of Owner or Lessee, Mark Levine Address 76 Beckett Street  
 " " Contractor, L A Lane " 79 Anthoine St, S P  
 " " Architect

Description of Present Bldg.

Material of Building is wood Style of Roof, flat Material of Roofing, tar & gravel  
 Size of Building is 50ft feet long; 30ft feet wide. No. of stories, 3  
 Collar Wall is constructed of concrete is \_\_\_\_\_ inches wide on bottom and batters to \_\_\_\_\_ inches on top.  
 Underpinning is brick is \_\_\_\_\_ inches thick; is \_\_\_\_\_ feet in height.  
 Height of Building 38ft Wall, if Brick; 1st, \_\_\_\_\_ 2d, \_\_\_\_\_ 3d, \_\_\_\_\_ 4th, \_\_\_\_\_ 5th, \_\_\_\_\_  
 What was Building last used for? tenement No. of Families? 3  
 What will Building now be used for? same

PERMIT MUST BE OBTAINED BEFORE BEGINNING WORK

## DETAIL OF PROPOSED WORK

Repair after fire to former condition, rebuild piazza  
all to comply with the building ordinance

Estimated Cost \$ 1500.

## IF EXTENDED ON ANY SIDE

Size of Extension, No. of feet long? \_\_\_\_\_; No. of feet wide? \_\_\_\_\_; No. of feet high above sidewalk? \_\_\_\_\_  
 No. of Stories high? \_\_\_\_\_; Style of Roof? \_\_\_\_\_; Material of Roofing? \_\_\_\_\_  
 Of what material will the Extension be built? \_\_\_\_\_ Foundation? \_\_\_\_\_  
 If of Brick, what will be the thickness of External Walls? \_\_\_\_\_ inches; and Party Walls \_\_\_\_\_ inches.  
 How will the extension be occupied? \_\_\_\_\_ How connected with Main Building? \_\_\_\_\_

## WHEN MOVED, RAISED OR BUILT UPON

No. of Stories in height when Moved, Raised, or Built upon? \_\_\_\_\_ Proposed Foundations \_\_\_\_\_  
 No. of feet high from level of ground to highest part of Roof to be? \_\_\_\_\_  
 How many feet will the External Walls be increased in height? \_\_\_\_\_ Party Walls \_\_\_\_\_

## IF ANY PORTION OF THE EXTERNAL OR PARTY WALLS ARE REMOVED

Will an opening be made in the Party or External Walls? \_\_\_\_\_ in \_\_\_\_\_ Story.  
 Size of the opening? \_\_\_\_\_ How protected? \_\_\_\_\_  
 How will the remaining portion of the wall be supported? \_\_\_\_\_

Signature of Owner or Authorized Representative

Address

L. P. Lane  
79 Anthoine St  
So. Portland



FILL IN RED BOLD LETTERS

# APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

PERMIT ISSUED  
1279  
SEP 22 1959

Portland, Maine, Sept. 22, 1959

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

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

Location . . . 76 Beckett St. . . . . Use of Building residence family No. Stories . . . . . Existing " . . . . .  
 Name and address of owner of appliance Mrs. Mark Levine, 151 Congress St.  
 Installer's name and address Ballard Oil & Equip. Co., 335 Marginal Way Telephone 2-1991

### General Description of Work

To install gravity hot water heat ~~and~~ oil burning equipment (in place of coal fired heat).

### IF HEATER, OR POWER BOILER

Location of appliance basement Any burnable material in floor surface or beneath? no  
 If so, how protected? Kind of fuel? oil  
 Minimum distance to burnable material, from top of appliance or casing top of furnace 2'  
 From top of smoke pipe 2' From front of appliance 6' From sides or back of appliance 6'  
 Size of chimney flue 8x12 Other connections to same flue  
 If gas fired, how vented? Rated maximum demand per hour  
 Will sufficient fresh air be supplied to the appliance to insure proper and safe combustion? YES

### IF OIL BURNER

Name and type of burner 1 BD Esso High pressure gun type Labeled by underwriters' laboratories? yes  
 Will operator be always in attendance? Does oil supply line feed from top or bottom of tank? bottom  
 Type of floor beneath burner cement Size of vent pipe 1 1/2"  
 Location of oil storage basement Number and capacity of tanks 1-275 gal.  
 Low water shut off? Make . . . . . No. . . . .  
 Will all tanks be more than five feet from any flame? How many tanks enclosed?  
 Total capacity of any existing storage tanks for furnace burners

### IF COOKING APPLIANCE

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

### MISCELLANEOUS EQUIPMENT OR SPECIAL INFORMATION

Amount of fee enclosed: 2.00 (\$2.00 for one heater, etc., 50 cents additional for each additional heater, etc., in same building at same time.)

APPROVED: *[Signature]*  
 Sept. 22, 1959

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 - Ballard Oil & Equip. Co.,  
*[Signature]*

Signature of Installer

*[Signature]*

CS 200

INSPECTION COPY



16 PERMIT # 1223 CITY OF Portland BUILDING PERMIT APPLICATION

MAP # \_\_\_\_\_ LOTS \_\_\_\_\_

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

Owner: Margaret Jones - 774-9726

Address: 76 Beckett St., Portland, ME 04101

LOCATION OF CONSTRUCTION 76 Beckett Street

LEASE: Richard Rudolph SUBCONTRACTORS:

ADDRESS: 20 Morse Street, Portland, Maine 04103

Est. Construction Cost: \_\_\_\_\_ Type of Use: Therapist

Past Use: psycho-therapist

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

Proposed Use: \_\_\_\_\_ Seasonal \_\_\_\_\_ Condominium \_\_\_\_\_ Apartment \_\_\_\_\_  
 Conversion - Explain Change of Use from psycho-therapist to Therapist - As Home Occupation

COMPLETE ONLY IF THE NUMBER OF UNITS WILL CHANGE

Residential Buildings Only: \_\_\_\_\_ # Of Dwelling Units \_\_\_\_\_

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 \_\_\_\_\_

**For Official Use Only**

Date: September 26, 1988 Subdivision: Yes / No \_\_\_\_\_  
 Inside Fire Limits \_\_\_\_\_ Name \_\_\_\_\_  
 Bldg Code \_\_\_\_\_ Lock \_\_\_\_\_  
 Time Limit \_\_\_\_\_ Block \_\_\_\_\_  
 Estimated Cost \_\_\_\_\_ Permit Expiration: \_\_\_\_\_  
 Value Structure \_\_\_\_\_ Ownership: \_\_\_\_\_ Public \_\_\_\_\_  
 Fee: \$25.00

**PERMIT ISSUED**

Ceiling:  
 1. Ceiling Joists Size: \_\_\_\_\_  
 2. Ceiling Strapping Size \_\_\_\_\_ Spacing OCT 4 1988  
 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 Sept 26

Signature of Applicant Richard Rudolph Date \_\_\_\_\_

Signature of CEO for owner Date \_\_\_\_\_

Inspection Dates 10/10

CITY OF PORTLAND, MAINE  
Department of Building Inspection



## Certificate of Occupancy

LOCATION 76 Reckett St.

Date of Issue 1/16/92

Issued to Winterfalcon Technical

This is to certify that the building, premises, or part thereof, at the above location, built — altered — changed as to use under Building Permit No. 92/3367, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES

APPROVED OCCUPANCY

Change of Use - from three-family to three family  
with home occupation

Limiting Conditions:

This certificate supersedes  
certificate issued

Approved:

(Date)

Inspector

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.

923367

Permit # 923367 City of Portland BUILDING PERMIT APPLICATION Fee 25.00 Zone \_\_\_\_\_ Map # \_\_\_\_\_ Lot# \_\_\_\_\_

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

Owner: Winterfalcon Technical Phone # 775-3380  
 Address: 76 Beckett St Apt #3 Pclla, ME 04161  
 LOCATION OF CONSTRUCTION 76 Beckett St  
 Contractor \_\_\_\_\_ Sub: \_\_\_\_\_  
 Address: \_\_\_\_\_ Phone # \_\_\_\_\_  
 Est. Construction Cost: \_\_\_\_\_ Proposed Use: 3-fam/w/hc. business  
 Part Use: 3-fam  
 # of Existing Res. Units \_\_\_\_\_ # of New Res. Units \_\_\_\_\_  
 Building Dimensions L \_\_\_\_\_ W \_\_\_\_\_ Total Sq. Ft. \_\_\_\_\_  
 # Stories: \_\_\_\_\_ # Bedrooms \_\_\_\_\_ Lot Size: \_\_\_\_\_  
 Is Proposed Use: Seasonal \_\_\_\_\_ Condominium \_\_\_\_\_ Conversion \_\_\_\_\_  
 Explain Conversion Change of Use from 3-fam to 3-fam w/home business

**For Official Use Only**  
 Date: December 23, 1991  
 Inside Fire Limits \_\_\_\_\_  
 Bldg Code \_\_\_\_\_  
 Time Limit \_\_\_\_\_  
 Estimated Cost \_\_\_\_\_  
 Subdivisor Name \_\_\_\_\_  
 City of Portland  
**PERMIT ISSUED**  
JAN 14 1992

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 \_\_\_\_\_ Floorplain Yes \_\_\_\_\_ No \_\_\_\_\_  
 Special Exception \_\_\_\_\_  
 Other (Explain) WDA-712-31-91 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 \_\_\_\_\_  
 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 \_\_\_\_\_ Sprn \_\_\_\_\_ Action: \_\_\_\_\_ Approved \_\_\_\_\_  
 2. Sheathing Type \_\_\_\_\_ Size \_\_\_\_\_ Approves with conditions \_\_\_\_\_  
 3. Roof Covering Type \_\_\_\_\_  
 Chimneys: Type \_\_\_\_\_ Number of Fire Places \_\_\_\_\_

Heating: Type of fuel \_\_\_\_\_  
 Electrical: Servis / 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 Mary Grenik  
 Signature of Applicant Madeleine Winter Date Dec 23, 1991  
 CEO's District 3

White - Tax Assessor

CONTINUED TO REVERSE SIDE  
 Mary Tag - CEO B. Mrs. Loue  
**PERMIT ISSUED WITH REQUIREMENTS**

PLOT PLAN

N



FEES (Breakdown From Front)	Type	Inspection Record	Date
Base Fee \$ _____	_____	_____	____/____/____
Subdivision Fee \$ _____	_____	_____	____/____/____
Site Plan Review Fee \$ _____	_____	_____	____/____/____
Other Fees \$ _____	_____	_____	____/____/____
(Explain) _____	_____	_____	____/____/____
Late Fee \$ _____	_____	_____	____/____/____

COMMENTS

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.

*Madeleine G. Yuste*  
SIGNATURE OF APPLICANT

*76 Beckett #3, Portland*  
ADDRESS

*775-3380*  
PHONE NO.

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE

PHONE NO.



BUILDING PERMIT REPORT

ADDRESS: 76 Beckett St.  
Winter Falcon Technical DATE: 14 Jan/92

REASON FOR PERMIT: Change of use from 3-fam to 3-fam  
w/home business

BUILDING OWNER: Winter Falcon Technical

CONTRACTOR: " " " "

PERMIT APPLICANT: " "

APPROVED: \*3, \*4, \*5, \*6, \*7, \*9

CONDITION OF APPROVAL:

- ✓ 1.) Before concrete for foundation is placed, approvals from Public Works and Inspection Services must be obtained.
- 2.) Precaution must be taken to protect concrete from freezing.
- \* 3.) All vertical openings shall be enclosed with construction having a fire rating of at least one(1) hour, including fire doors with self-closers.
- \* 4.) Each apartment shall have access to two(2) separate, remote and approved means of egress. A single exit is acceptable when it exits directly from the apartment to the building exterior with no communications to other apartment units.
- \* 5.) The boiler shall be protected by enclosing with one(1) hour fire rated construction including fire doors and ceiling, or by providing automatic extinguishment. Sprinkler piping serving not more than six sprinklers may be connected to a domestic water supply system having a capacity sufficient to provide 0.15 gallons per minute, per square foot of floor throughout the entire area. An INDICATING shut-off valve shall be installed in an accessible location between the sprinkler and the connection to the domestic water supply. Minimum pipe size shall be 3/4 inch copper or 1 inch steel. Maximum coverage area of a residential sprinkler is 144 square feet per sprinkler.
- \* 6.) Every sleeping room below the fourth story in buildings of Use Groups R and I-1 shall have at least one operable window or exterior door approved for emergency egress or rescue. The units must be operable from the inside opening without the use of separate tools. Where windows are provided as a means of egress or rescue, they shall have a sill height not more than 44 inches (1118 mm) above the floor. All egress or rescue windows from sleeping rooms must have minimum net clear openings of 5.7 square feet (0.53m<sup>2</sup>). The minimum net clear opening height dimension shall be 24 inches (610 mm). The minimum net clear opening width dimension shall be 20 inches (508 mm).
- \* 7.) All single and multiple-station smoke detectors shall be of an approved type and shall be installed in accordance with the provisions of the building code (BOCA National Building Code 1990, and N.F.P.A. 74).

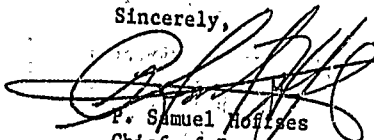
8.) Private garages located beneath rooms in buildings of Use Groups R-1, R-2, R-3 or I-J shall have walls, partitions, floors and ceilings separating the garage space from the adjacent interior spaces constructed of not less than 1-hour fire resistance rating. Attached private garages shall be completely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

9.) A guardrail system located near the open side of deck or elevated walking surfaces shall be constructed. Guards in buildings of Use Group R-3 shall be not less than 36 inches in height. Open guards shall have intermediate rails, balusters or other construction such that a sphere with a diameter of 4 inches cannot pass through any opening. Handrails on stairs shall be no less than 34 inches nor more than 38 inches. Handrails within individual dwelling units shall not be less than 30 inches nor more than 38 inches.

10.) Section 25-135 of the Municipal Code for the City of Portland states: "No person or utility shall be granted a permit to excavate or open any street or sidewalk from the time of November 15 of each year to April 15 of the following year."

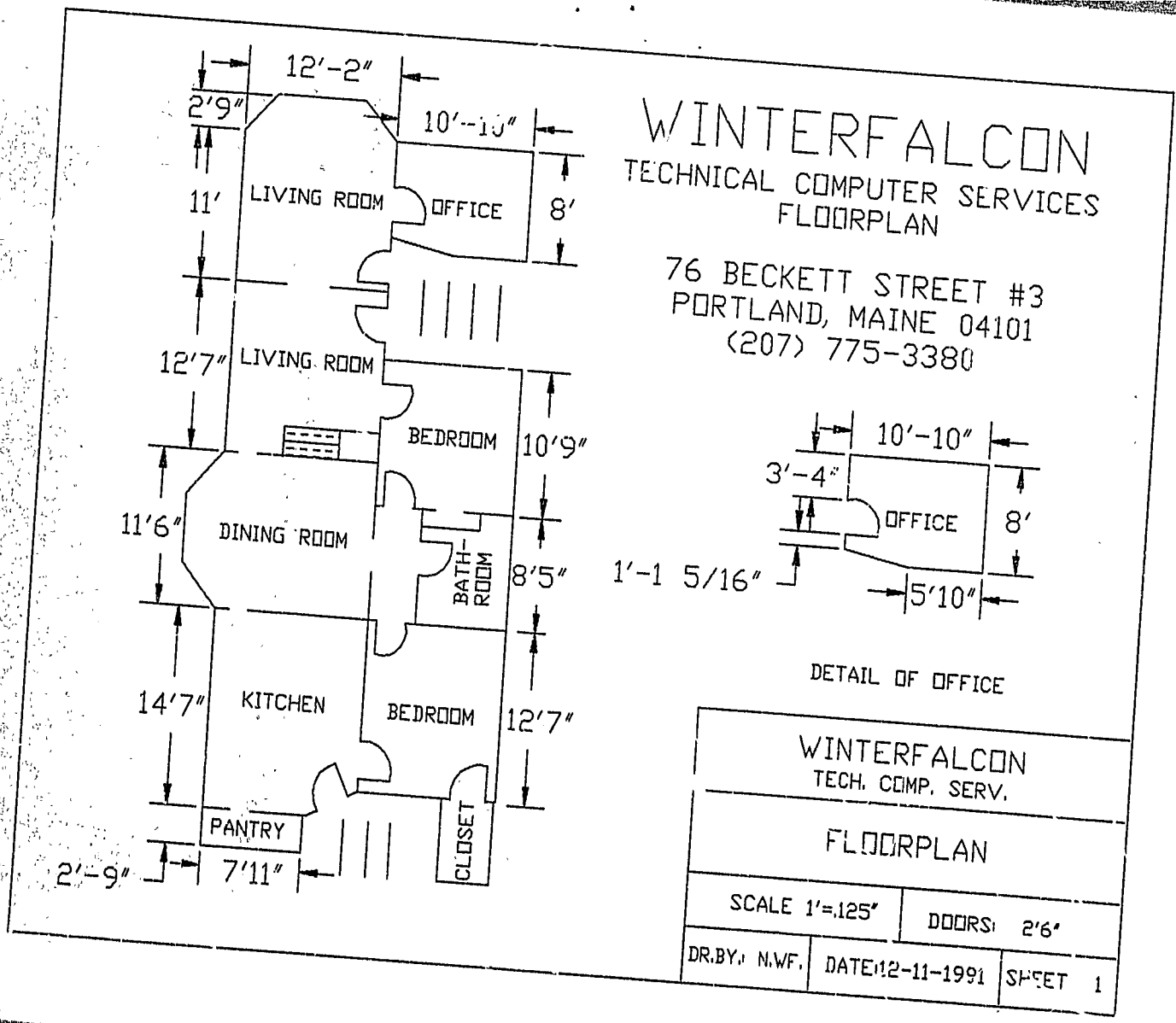
11.) The builder of a facility to which Section 4594-C of the Maine State Human Rights Act, Title 5 M.R.S.A. refers, shall obtain a certification from a design professional that the plans of the facility meet the standards of construction required by this section. Prior to commencing construction of the facility, the builder shall submit the certification to the Division of Inspection Services.

Sincerely,

  
P. Samuel Hoffes  
Chief of Inspection Services

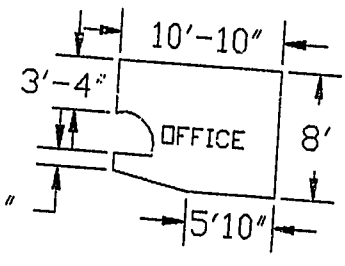
/el  
11/16/88  
11/27/90  
8/14/91

C.C. L. Garroway P.F.D.



WINTERFALCON  
 TECHNICAL COMPUTER SERVICES  
 FLOORPLAN

76 BECKETT STREET #3  
 PORTLAND, MAINE 04101  
 (207) 775-3380



DETAIL OF OFFICE

WINTERFALCON TECH. COMP. SERV.	
FLOORPLAN	
SCALE 1"=1.25'	DOORS: 2'6"
DR. BY: N.W.F.	DATE: 12-11-1991
SHEET 1	



**WINTERFALCON TECHNICAL  
COMPUTER SERVICES**  
76 Beckett Street, #3  
Portland, ME 04101

December 22, 1991

Mr. Bill Giroux  
Zoning Office  
City Hall  
Portland, ME 04101

Dear Mr. Giroux:

We are a home-based wordprocessing and computer aided drafting partnership with no employees located at the above address. We provide technical support to the legal and engineering fields. Part of our services to our clients includes pick up and delivery of work, therefore making it unnecessary for clients to come to our place of business. Also, any consultation with our clients takes place at their offices. The only people who might come to our location would be an occasional delivery person.

Enclosed is a floor plan of our apartment.

Sincerely,

*Winterfalcon Technical Computer Services*

Naomi Faleone  
Madeleine Winter

/mw  
Enclosure



November 9, 1991

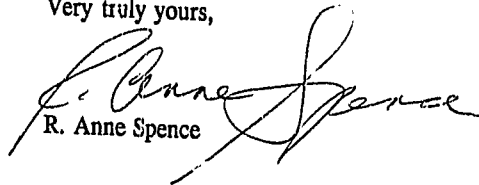
Mr. Bill Giroix  
City Hall, Room 315  
Portland, ME 04101

Re: Winterfalcon Technical Computer Services

Dear Mr. Giroix:

I am the owner of the property at 76 Beckett Street and hereby give permission to Naomi Falcone and Madeleine Winter to operate the above-referenced business from those premises.

Very truly yours,

  
R. Anne Spence

RAS/mw