

155-157 CONGRESS STREET

155-157 CONGRESS STREET

Del. of ORON. Pat. No. 292028. 2/10/01. 2/14/01. 2/14/01.



APPLICATION FOR PERMIT

B.O.C.A. USE GROUP 00 22
B.O.C.A. TYPE OF CONSTRUCTION
LOCATION PORTLAND, MAINE, July 7, 1980

PERMIT ISSUED

JUL 15 1980

CITY OF PORTLAND

DIRECTOR OF BUILDING & INSPECTION SERVICES, PORTLAND, MAINE

Applicant 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 155 Congress St. Fire District #1 [] #2 []
1. Owner's name and address Hattie - same Telephone
2. Lessee's name and address Telephone
3. Contractor's name and address Suburban Propane Gas - Thompsons Pt. Telephone 774-0387
4. Architect Specifications Plans No. of sheets
Proposed use of building No. families
Last use No. families
Material No. stories Heat Style of roof Roofing
Other buildings on same lot
Estimated contractor's cost \$ Fee \$ 4.00

FIELD INSPECTOR - Mr. GENERAL DESCRIPTION

This application is for: @ 775-5451
Dwelling Ext. 234
Garage
Masonry Bldg.
Metal Bldg.
Alterations
Demolitions
Change of Use
Other

To install 2-100 gal. propane cylinders
propane gas tanks, as per plans.
1 sheet of plans. Stamp of Special Conditions

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

PERMIT IS TO BE ISSUED TO 1 [] 2 [] 3 [x] 4 []
Other:

DETAILS OF NEW WORK

Is any plumbing involved in this work? Is any electrical work involved in this work?
Is connection to be made to public sewer? If not, what is proposed for sewage?
Has septic tank notice been sent? Form notice sent?
Height average grade to top of plate Height average grade to highest point of roof
Size, front depth No. stories solid or filled land? earth or rock?
Material of foundation Thickness, top bottom cellar
Kind of roof Rise per foot Roof covering
No. of chimneys Material of chimneys of lining Kind of heat fuel
Framing Lumber - Kind Dressed or full size? Corner posts Sills
Size Girder Columbus 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 6 feet.
Joists and rafters: 1st floor, 2nd, 3rd, roof
On cen. pt: 1st floor, 2nd, 3rd, roof
Maximum span: 1st floor, 2nd, 3rd, roof
If one story building with masonry walls, thickness of walls? height?

IF A GARAGE

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

APPROVALS BY: DATE

BUILDING INSPECTION - PLAN EXAMINER
ZONING:
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?

Signature of Applicant [Signature] Phone # same
Type Name of above Suburban Propane Gas 1 [] 2 [] 3 [x] 4 []
Other
and Address

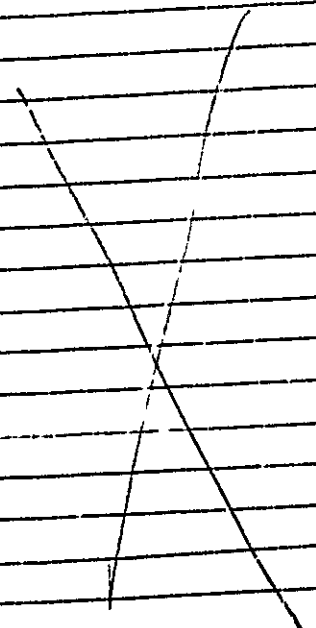
FIELD INSPECTOR'S COPY

NOTES

July 21, 1980
Nothing installed yet!

Dec.

Permit No. 80/522
Location 155
Owner J. L. Miller
Date of permit 9-2-80
Approved 7-15-80





APPLICATION FOR PERMIT
DEPARTMENT OF BUILDING INSPECTIONS SERVICES
ELECTRICAL INSTALLATIONS

Date 11-28, 19 79
 Receipt and Permit number A39756

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: KXX 155 Congress St.
 OWNER'S NAME: G & E ADDRESS: same

		FEES
OUTLETS:		
Receptacles _____	Switches _____	Plugmold _____ ft. TOTAL _____
FIXTURES: (number of)		
Incandescent _____	Flourescent _____	(not strip) TOTAL _____
Strip Flourescent _____	ft. _____	
SERVICES:		
Overhead <u>x</u> _____	Underground _____	Temporary _____ TOTAL amperes <u>200</u> .. <u>3.00</u>
METERS: (number of) <u>5</u> _____		<u>2.50</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 kvs _____	Over 20 kvs _____	
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 _____		
	INSTALLATION FEE DUE:	
FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT	DOUBLE FEE DUE:	
FOR REMOVAL OF A "STOP ORDER" (304-16.b)		
	TOTAL AMOUNT DUE:	<u>5.50</u>

INSPECTION:
 Will be ready on 11-28, 19 79 or Will Call _____
 CONTRACTOR'S NAME: Joseph V. Somma
 ADDRESS: 46 Inverness St. Port., Me. 04103
 TEL.: 775-1380
 MASTER LICENSE NO.: 04031 SIGNATURE OF CONTRACTOR: Joseph V. Somma
 LIMITED LICENSE NO.: _____

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

ELECTRICAL INSTALLATIONS -

Permit Number 39756

Location 155 Congress St.

Owner C & F

Date of Permit 11-28-79

Final Inspection 11-28-79

By Inspector Libby

Permit Application Register Page No. 43

INSPECTIONS: Service by Libby
Service called in 11-28-79
Closing-in _____ by _____

PROGRESS INSPECTIONS: _____ / _____ / _____
_____ / _____ / _____
_____ / _____ / _____
_____ / _____ / _____
_____ / _____ / _____

CODE
COMPLIANCE
COMPLETED
DATE 11-28-79

DATE:

REMARKS:

OK



APPLICATION FOR PERMIT
 DEPARTMENT OF BUILDING INSPECTIONS SERVICES
 ELECTRICAL INSTALLATIONS

Date 12-15, 1978
 Receipt and Permit number A15933

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: 157 Congress Street
 OWNER'S NAME: Cliff Dunham ADDRESS: same

OUTLETS:	Receptacles _____	Switches _____	Plugmold _____	ft. TOTAL _____	FEEES _____
FIXTURES: (number of)	Incandescent _____	Flourescent _____	(not strip) TOTAL _____		
	Strip Flourescent _____	ft _____			
SERVICES:	Overhead <input checked="" type="checkbox"/> _____	Underground _____	Temporary _____	TOTAL amperes <u>3,100</u>	Amp. <u>9.00</u>
METERS: (number of)	<u>3</u>				<u>1.50</u>
MOTORS: (number of)	Fractional _____	1 HP or over _____			
RESIDENTIAL HEATING:	Oil or Gas (number of units) _____	Electric (number of rooms) <u>5</u>			<u>1.00</u>
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: _____	DOUBLE FEE DUE: _____			
FOR REMOVAL OF A "STOP ORDER" (304-16.b)	TOTAL AMOUNT DUE: <u>11.50</u>				

INSPECTION: Will be ready on 12-15, 1978; or Will Call N
 CONTRACTOR'S NAME: Paul Bourget
 ADDRESS: P.O. 194 Box, Oakhill Scarborough, Me.
 TEL.: 283-3502
 MASTER LICENSE NO.: 2555 SIGNATURE OF CONTRACTOR: Paul Bourget C.E.T.
 LIMITED LICENSE NO.: _____

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

PERMIT NUMBER 7802

PERMIT TO INSTALL PLUMBING

Address: 155 CONGRESS STREET

Date Issued: 7/17/59

Installation For:

PORTLAND PLUMBING INSPECTOR

Owner of Bldg.: MR. KIMBALL

By: J.P. WELCH

Owner's Address: SAME

~~KUMBEK~~ PORT. GAS LIGHT COMPANY Date: 7/17/59

APPROVED FIRST INSPECTION

Date: [Signature]

APPROVED FINAL INSPECTION

Date: 7.9

By: J.P.W.

- TYPE OF BUILDING
- COMMERCIAL
- RESIDENTIAL
- SINGLE
- MULTI FAMILY
- NEW CONSTRUCTION
- REMODELING

NEW	REPL	PROPOSED INSTALLATIONS	NUMBER	FEE
		SINKS		
		LAVATORIES		
		TOILETS		
		BATH TUBS		
		SHOWERS		
		DRAINS		
	1	HOT WATER TANKS	3	1.00
		TANKLESS WATER HEATERS		
		GARBAGE GRINDERS		
		SEPTIC TANKS		
		HOUSE SEWERS		
		ROOF LEADERS (conn. to house drain)		

5M 12-53 PORTLAND HEALTH DEPT. PLUMBING INSPECTION Total 1.00

PERMIT NUMBER 8795

PERMIT TO INSTALL PLUMBING

Date Issued 5-10-60
PORTLAND PLUMBING INSPECTOR

Address: 155 Congress Street

Installation For: Mr. Matthew G. Collette

Owner of Bldg.: Mr. Matthew G. Collette

Owner's Address: 155 Congress Street

Plumbers: Portland and Light Co. Date: 5-20-60

APPROVED FIRST INSPECTION

Date: 5-12-60

By: J. P. Kleen

APPROVED FINAL INSPECTION

Date:

By:

- TYPE OF BUILDING
- COMMERCIAL
- RESIDENTIAL
- SINGL
- MULTI FAMILY
- NEW CONSTRUCTION
- REMODELING

NEW	REPL	PROPOSED INSTALLATIONS	NUMBER	FEE
		SINKS		
		LAVATORIES		
		TOILETS		
		BATH TUBS		
		SHOWERS		
		DRAINS		
1		HOT WATER TANKS		
		TANKLESS WATER HEATERS	3	1 02.00
		GARBAGE GRINDERS		
		SEPTIC TANKS		
		HOUSE SEWERS		
		ROOF LEADERS (conn. to house drain)		

PORTLAND HEALTH DEPT. PLUMBING INSPECTION Total 1 02.00

PERMIT TO INSTALL PLUMBING

8-9-61 - oct

10489

Date Issued 8/7/61
PORTLAND PLUMBING INSPECTOR

Address 155 Congress Street PERMIT NUMBER
 Installation For Rocco Salvatore
 Owner of Bldg. Rocco Salvatore
 Owner's Address 16 Grassmere Road
 Plumber: H. Cohen Date 8/7/61

APPROVED FIRST INSPECTION	NEW	REP'L	PROPOSED INSTALLATIONS	NUMBER	FEE
			SINKS		
			LAVATORIES		
			TOILETS		
			BATH TUBS		
			SHOWERS		
			DRAINS		
			HOT WATER TANKS		
	1		TANKLESS WATER HEATERS	1	\$ 2.00
			GARBAGE GRINDERS		
			SEPTIC TANKS		
			HOUSE SEWERS		
			ROOF LEADERS (Conn. to house drain)		
TYPE OF BUILDING <input type="checkbox"/> COMMERCIAL <input type="checkbox"/> RESIDENTIAL <input type="checkbox"/> SINGLE <input type="checkbox"/> MULTI FAMILY <input type="checkbox"/> NEW CONSTRUCTION <input type="checkbox"/> REMODELING					
PORTLAND HEALTH DEPT. PLUMBING INSPECTION					TOTAL ▶ \$ 2.00

PERMIT TO INSTALL PLUMBING

15171
PERMIT NUMBER

Date Issued: 5/6/65
 Address: 155 Greenway St.
 Installation For: George A. Saltonstall
 Owner of Bldg.: 16 Grosvenor Rd.
 Owner's Address: 16 Grosvenor Rd.
 Plumber: Rouben Katz Date: 5/6/65

By: J.P. Welch
 APPROVED FIRST INSPECTION
 Date: 5/12/65
J.P. Welch
 APPROVED FINAL INSPECTION
 Date: 5/12/65
JOSEPH P. WELCH
 CHIEF PLUMBING INSPECTOR

- TYPE OF BUILDING
- COMMERCIAL
 - RESIDENTIAL
 - SINGLE
 - MULTI FAMILY
 - NEW CONSTRUCTION
 - REMODELING

NEW		REPL	PROPOSED INSTALLATIONS	NUMBER	FEE
			SINKS		
		1	LAVATORIES		
			TOILETS		
			BATH TUBS		
			SHOWERS		
			DRAINS		
			HOT WATER TANKS		
			TANKLESS WATER HEATERS	1	2.00
		1	GARBAGE GRINDERS		
			SEPTIC TANKS		
			HOUSE SEWERS		
			ROOF LEADERS (Conn. to house drain)		
				TOTAL	\$4.00

PORTLAND HEALTH DEPT. PLUMBING INSPECTION

716

Date Issued 11/12/70
Portland Plumbing Inspector
By ERNOLD R GOODWIN

App. First Insp.
Date 11/12/70
By WALTER H WALLACE
DEPUTY PLUMBING INSPECTOR

App. Final Insp.
Date 11/12/70
By WALTER H WALLACE
DEPUTY PLUMBING INSPECTOR

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

PERMIT TO INSTALL PLUMBING

Address 155 Congress St.
 Installation For Plumbing alterations
 Owner of Bldg 82 North St.
 Owner's Address Portland Gas Light Co.
 Plumber Portland Gas Light Co.

PERMIT NUMBER 1991.5

NEW	REPL		Date	NO	FEE
		SINKS			
		LAVATORIES			
		TOILETS			
		BATH TUBS			
		SHOWERS			
		DRAINS			
		FLOOR			
		TANKLESS WATER HEATERS			
		GARBAGE DISPOSALS			
		SEPTIC TANKS			
		HOUSE SEWERS			
		ROOF LEADERS			
		AUTOMATIC WASHERS			
		DISHWASHERS			
		OTHER			
		TOTAL		<u>1</u>	<u>2.00</u>

Building and Inspection Services Dept. Plumbing Inspection



APPLICATION FOR PERMIT

PERMIT ISSUED
01297

SEP 24 1959

CITY of PORTLAND

Class of building or Type of Structure Third Class

PORTLAND, MAINE, Sept. 24, 1959

To the INSPECTOR OF BUILDINGS, Portland, Me.

The undersigned hereby applies for a permit to repair or renew roof covering of the following described building in accordance with the laws of Maine, the Building Code of the City of Portland, and the following specifications:

Location 155 Congress St.

Owner's name and address Eleanora Salvatore, 16 Gramere Road Telephone _____

Contractor's name and address Rocco and Albert Salvatore, " " Telephone _____

Use of building—Present Dwelling Proposed Dwelling

No. of Stories 2 1/2 Style of roof pitch Type of present roof covering Asphalt

Type and Grade of roofing to be used Asphalt Class C Und.Lab. No. plies _____

GENERAL DESCRIPTION OF NEW WORK

To cover one half of roof.

Fee \$.50
INSPECTION COPY

Signature of Owner by: Albert Salvatore



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

PERMIT ISSUED

APR 13 1953

CITY of PORTLAND

Portland, Maine, April 13, 1953

A-555

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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 157 Congress St. Use of Building 2-family dwelling. No. Stories New Building Existing
Name and address of owner of appliance Sidney Pitt, 13 Congress St.
Installer's name and address Community Oil Co., 214 Kennebec St. Telephone 2-7461

General Description of Work

To install oil burning equipment in connection with existing hot water heating system (conversion)

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 Sun Ray Labelled by underwriter's 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
Location of oil storage basement Number and capacity of tanks 1-275 gal.
If two 275-gallon tanks, will three-way valve be provided?
Will all tanks be more than five feet from any flame? yes How many tanks fire proofed?
Total capacity of any existing storage tanks for furnace burners 1-275 gal.

IF COOKING APPLIANCE

Location of appliance Any burnable material in floor surface or beneath?
If so, how protected? Kind of fuel?
Minimum distance to wood or 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

1 1/2" vent pipe

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:

0.15. E. S. S. 4/13/53

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

Community Oil Co.

Signature of Installer: William S. Wood

INSPECTION COPY



(B) LIMITED ZONE
APPLICATION FOR PERMIT

PERMIT ISSUED
00386
MAR 23 1953
CITY of PORTLAND

Class of Building or Type of Structure Third Class
 Portland, Maine, Feb. 24, 1953

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for a permit to ~~alter~~ ~~repair~~ ~~rebuild~~ ~~demolish~~ the following building structure ~~or project~~ 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 157 Congress St. Within Fire Limits? yes Dist. No. 3
 Owner's name and address Elizabeth B. Smith, 43 Congress St. Telephone 3-8233
 Lessee's name and address _____ Telephone _____
 Contractor's name and address Robert Miles, 152 Washington Ave. Telephone _____
 Architect _____ Specifications _____ Plans yes No. of sheets 1
 Proposed use of building Apartment house No. families 3
 Last use dwelling house No. families 2
 Material wood No. stories 2 1/2 Heat _____ Style of roof _____ Roofing _____
 Other buildings on same lot _____ Fee \$ 2.00
 Estimated cost \$ 400.

General Description of New Work

To change use of third floor rooms from sleeping quarters to a separate apartment making three apartments in entire ~~floor~~. Rooms are now finished off. There are two existing stairways to third floor.
 To close up one door between proposed bedroom and front hall.
 To cut in one door between proposed livingroom and kitchen.
 To widen door in proposed kitchen to 7' wide, provide 4x8 header.
 To construct 2 short non-bearing partitions to form bathroom, 2x3 studs, 16" on centers, covered on both sides with wallboard.
 To cut in one door between proposed bedroom and livingroom.
 Third floor apartment will be heated from stoves.

Permit Issued with Letter

It is understood that this permit does not include installation of heating apparatus which is to be taken out separately by and in the name of the heating contractor. **PERMIT TO BE ISSUED TO Elizabeth B. Smith**

Details of New Work

Is any plumbing involved in this work? _____ Is any electrical work involved in this work? _____
 Is connection to be made to public sewer? _____ If not, what is proposed for sewage? _____
 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 _____ Kind of heat _____ fuel _____
 Framing lumber—Kind _____ Dressed or full size? _____
 Corner posts _____ Sills _____ Girt or ledger board? _____ Size _____
 Girders _____ Size _____ Columns under girders _____ Size _____ Max. on centers _____
 Studs (outside walls and carrying partitions) 2x4-16" O. C. Bridging in every floor and flat roof span over 8 feet.
 Joists and rafters: 1st floor _____, 2nd _____, 3rd _____, roof _____
 On centers: 1st floor _____, 2nd _____, 3rd _____, roof _____
 Maximum span: 1st floor _____, 2nd _____, 3rd _____, roof _____
 If one story building with masonry walls, thickness of walls? _____ height? _____

If a Garage

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

Miscellaneous

Will work require disturbing of any tree on a public street? no
 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

APPROVED:

Signature of owner

Elizabeth B. Smith

INSPECTION COPY

(COPY)

CITY OF PORTLAND, MAINE
Department of Building Inspection



Certificate of Occupancy

LOCATION 157 Congress St.

Issued to Elizabeth B. Smith

Date of Issue May 6, 1953

This is to certify that the building, premises, or part thereof, at the above location, ~~was~~ altered
—changed as to use under Building Permit No. 53/386, 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

APPROVED OCCUPANCY

3-family Apartment House
One apartment on each floor

Limiting Conditions:

This certificate supersedes
certificate issued

Approved:

5/6/53
(Date)

Carl Smith
Inspector

W. W. ...
Inspector of Buildings

Notice: This certificate identifies the actual 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.

AP 157 Congress St.,

March 24, 1953

Mrs. Elizabeth B. Smith
43 Congress St.,
Portland, Maine

Copies to: Mr. Robert Niles
152 Washington Ave.,

Mr. William B. Millward
48 Fessenden St.,

Dear Mrs. Smith:

Permit for alterations in the third story of the two family dwelling house at 157 Congress St., to make a separate apartment there, so that there will be three in the entire building, is issued herewith based on the revised plan filed March 19, 1953, but subject to the following conditions:

1. The electric lighting in both front and rear halls throughout the building is either to be placed on a single circuit controlled by an automatic time switch so that the lights will be burning during the hours of darkness or else an arrangement of switches is to be provided so that each tenant may light his way to out of doors by turning a single switch located near the entrance door to his apartment, and vice versa.
2. The location of bath room fixtures does not meet requirements of the Housing Ordinance. This matter has been called to the attention of the Health Department, which enforces this Ordinance, and it is likely that you will hear from them concerning this matter.
3. A safety thimble no less than 12 inches in diameter is required in the partition surrounding the chimney where an opening is to be provided for connecting a heating stove.
4. The vent through the roof for connection to the gas hot water heater is required, where it is outside of the room where the heater is located, to be of standard iron or steel pipe or of incombustible material of an equivalent nature and to have special protection where it passes through the blind attic and the roof. To avoid making it necessary for changes to be made after the installation is completed, it would be well to have the installer inquire at this department as to requirements before he goes ahead.
5. Handrails are to be provided on at least one side of all stairways where none now exist and, wherever, there are winding treads, handrails are to be provided full length of the stairs on the side where the greatest width of treads occurs.

AJS/B

Very truly yours,

P. S. You are again reminded that the third apartment cannot lawfully be occupied until the required certificate of occupancy is in Warren McDonald your possession, and that notice of readiness for final inspection is required when all features controlled by Building Code and Housing Ordinance have been completed.

March 24, 1953

Re: 157 Congress Street

Mrs. Elizabeth B. Smith
45 Congress Street
Portland, Maine

Dear Mrs. Smith:

The Building Inspector has asked us to check your proposed plans to convert the 3rd floor rooms at 157 Congress Street into an apartment.

An inspection of the premises was made and it was found that there is not the required seven feet standing room at the flush toilet in its present location. In your plans you do not propose to relocate the flush.

However, in order to comply with the City Ordinances "Minimum Standards for Continued Occupancy", Section 8, you must move the flush to another location within the proposed bathroom where there will be at least seven feet at the flush toilet where a person is likely to stand.

If any additional information is desired, visit or telephone this office.

Very truly yours,

Edward W. Colby, M. D.
Health Director

by Gordon E. Martin
Housing Supervisor

GEM:af

cc to Mr. Warren Mc Donald
Building Inspector

RECEIVED

MAR 25 1953

DEPT. OF BLD'G. INSP.
CITY OF PORTLAND

March 24, 1953

Re: 157 Congress Street

Mrs. Elizabeth B. Smith
45 Congress Street
Portland, Maine

Dear Mrs. Smith:

The Building Inspector has asked us to check your proposed plans to convert the 3rd floor rooms at 157 Congress Street into an apartment.

An inspection of the premises was made and it was found that there is not the required seven feet standing room at the flush toilet in its present location. In your plans, we do not propose to relocate the flush.

However, in order to comply with the City Ordinances "Minimum Standards for Continued Occupancy", Section 8, you must move the flush to another location within the proposed bathroom where there will be at least seven feet at the flush toilet where a person is likely to stand.

If any additional information is desired, visit or telephone this office.

Very truly yours,

Edward W. Colby, M. D.
Health Director

by Gordon E. Martin
Housing Supervisor

CEM:af

cc to Mr. Warren McDonald
Building Inspector

RECEIVED

MAR 25 1953

DEPT. OF BLD'G. INSP.
CITY OF PORTLAND

*Put with
file copy*

AP 157 Congress St.,

February 26, 1953

Mrs. Elizabeth L. Smith
43 Congress St.,
Mr. Robert Miles
152 Washington Ave.,

Copy to Mrs. Smith

Dear Mrs. Smith and Mr. Miles:

The application for permit and sketch with it for alterations in the two family dwelling house at 157 Congress St., and change of the building from a two family dwelling to a three family apartment house, does not contain a great deal of the information necessary to show compliance with the Building Code requirements for a three family apartment house. The law requires that we have evidence of such compliance by way of plans and specifications before a permit may be issued, and that even after the permit is issued, the new apartment is not to be occupied for living quarters until after final inspection shows everything in order, and until the required certificate of occupancy from this department has been issued.

It will be necessary to have someone accustomed to make architectural plans in the usual way and accustomed to examine the Building Code for himself, make architectural floor plans of at least the third floor, showing all of the arrangements which are controlled by Sections 203 and 212 of the Building Code. This plan should be filed with the application for the permit as a blueprint with all of the information on it printed from the original, and must bear upon it the name and address of the maker of the plan.

The one who makes the plan should bear in mind that now that the building is proposed as an apartment house rather than a dwelling house (more than two dwelling units), Sects. 203 and 212 of the Building Code control many features besides the means of egress—for instance Sect. 203-d-5 and j-1 (d) undertake to regulate the window area in proportion to the floor area of each room in the new apartment.

Besides this plan of the third floor, the plan maker should either show on the plan so that it will appear on the blueprint or the owner should indicate to us to put with the application for the permit, all of the information which would not ordinarily appear on this third floor plan to meet the requirements of Sects. 203 and 212 of the Building Code.

While we cannot be held responsible for including everything, this latter information in the main will be as follows:

1. The one who makes the plan should positively show on the plan the correct location of the chimneys, and should indicate how many flues in each chimney and to which flue each of the stoves proposed for heating the third floor apartment will be connected. In the written statement should appear, on the plan or in writing by the owner, information as to how many and what kind of appliances are already connected to those same flues to which the stoves will be connected.
2. Are there suitable cleanout doors at the bottom of each chimney flue?
3. Is there a sound concrete floor in the cellar? If not, what kind of a floor surface? If not, do you consider it equivalent to a concrete floor, and if you do not consider it so equivalent, what will be done to make it so?
4. Is the cellar floor adequately drained and are cellar floor and walls reasonably dry?
5. Would the occupants of the third floor apartment be able to escape from the building by using either the front or rear stairs without passing through some type of private quarters controlled by others?

Mrs. Elizabeth Smith

Mr. Robert Miles-----2

February 28, 1953

- ✓6. If there is no door at the top of front and rear stairs at third floor level, is there, or will there be provided a door at second floor level at the foot of both front and rear stairs from third floor?

The plan maker should look into the matter of ~~lps~~ header proposed over the seven foot wide doorway which you plan to provide in the kitchen, and make sure whether or not this is a bearing partition, and if so whether or not the ~~lps~~ header indicated will prove adequate to take the weights from above. The one who makes the plan should indicate clearly ~~the~~ present situation is and all of the changes proposed--not just the final desired situation.

Very truly yours,

Warren McManis
Inspector of Buildings

WHD/B



FILL IN COMPLETELY AND SIGN WITH INK

PERMIT ISSUED
Permit No. 1030
5 1938

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

Portland, Maine, October 1, 1938

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 155-157 Congress Street Use of Building Dwelling No. Stories

Name and address of owner Mrs. James T. Johnston, 157 Congress Street Ward

Contractor's name and address Fred Butterfield, 45 Granite Street Telephone 4-5184

General Description of Work

To install hot water boiler for first floor

IF HEATER, POWER BOILER OR COOKING DEVICE

Is heater or source of heat to be in cellar? yes If not, which story Kind of Fuel coal

Material of supports of heater or equipment (concrete floor or what kind) concrete

Minimum distance to wood or combustible material, from top of boiler or casing top of furnace, 5'

from top of smoke pipe 24", from front of heater var 5' from sides or back of heater var 4'

Size of chimney flue 8x13 Other connections to same flue boiler

IF OIL BURNER

Name and type of burner Labeled and approved by Underwriters' Laboratories?

Will operator be always in attendance? Type of oil feed (gravity or pressure)

Location oil storage No. and capacity of tanks

Will all tanks be more than seven feet from any flame? How many tanks fireproofed?

Amount of fee enclosed? 1.00 (\$1.00 for one heater, etc., 50 cents additional for each additional heater, etc., in this building at same time)

INSPECTION COPY

Signature of contractor F. Z. Butterfield

JA...
C...
W...
A...
H...
V...
L...
D...

Ward 1 Permit No. 38/1630

Location 157 Congress St.

Owner James A Johnson

Date of permit 10/5/38

Post Card sent _____

Notif. for insp. None

Approval Tag issued 10/24/38. J.A.

Oil Burner Check List (date) _____

- 1. Kind of heat Hot Water
- 2. Label _____
- 3. Anti-siphon _____
- 4. Oil storage _____
- 5. Tank distance _____
- 6. Vent pipe _____
- 7. Fill pipe _____
- 8. Gauge _____
- 9. Rigidity _____
- 10. Feed safety _____
- 11. Pipe sizes and material _____
- 12. Control valve _____
- 13. Ash pit vent _____
- 14. Temp. or pressure safety _____
- 15. Instruction card _____
- 16. _____

NOTES

Ward 1 Permit No 38/1630

Location 15th Congress St.

Owner James A Johnson

Date of permit 10/5/38

Post Card sent _____

Notif. for insp. None

Approval Tag issued 10/24/38, JAS

Oil Burner Check-List (date) _____

- 1. Kind of heat Hot Water
- 2. Label _____
- 3. Anti-siphon _____
- 4. Oil storage _____
- 5. Tank distance _____
- 6. Vent pipe _____
- 7. Fill pipe _____
- 8. Gauge _____
- 9. Rigidity _____
- 10. Feed safety _____
- 11. Pipe sizes and material _____
- 12. Control valve _____
- 13. Ash pit vent _____
- 14. Temp. or pressure safety _____
- 15. Instruction card _____
- 16. _____

NOTES



CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT
INSPECTION SERVICES DIVISION

Mr. Joseph E. Gray, Jr.
Director of Planning & Urban Development
Portland, Maine

Re: Rental Rehab Loan Program
Steven D. Waltman
155 Congress Street
Portland, Me. 04101
CASE # 04/111/2

Dear Mr. Gray:

Please find enclosed the original and one (1) copy of Form NCP-1, Loan Application as set forth above. The following is a list of the documents retained in our files in support of the approval of this loan:

1. Form NCP-1,
2. Form NCP-16,
3. Form NCP-10,
4. Credit Rating Report
5. Form NCP-7,
6. Form NCP-8,
7. Title Search
8. Form NCP-9,
9. Form NCP-6,
10. City Housing Deficiency List
11. Form NCP-14,
12. Specifications
13. Contractor's Bid

Loan Application
Non-discrimination Statement
City Tax Report

Verification of Employment
Verification of Mortgage

Verification of Deposit
As-Is Appraisal by Staff

Report of Work Cost Estimate
(Work write-up)

- #1. The applicant is unable to secure a loan on comparable terms and conditions as offered by the City of Portland, Maine Rehabilitation Loan Program.



CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT
INSPECTION SERVICES DIVISION

Mr. Joseph E. Gray, Jr.
Director of Planning & Urban Development
Portland, Maine

Re:

Dear Mr. Gray:

Please find enclosed the original and one (1) copy of Form NCP-1, Loan Application as set forth above. The following is a list of the documents retained in our files in support of the approval of this loan:

- | | |
|----------------------------------|------------------------------|
| 1. Form NCP-1, | Loan Application |
| 2. Form NCP-16, | Non-discrimination Statement |
| 3. Form NCP-10, | City Tax Report |
| 4. Credit Rating Report | Verification of Employment |
| 5. Form NCP-7, | Verification of Mortgage |
| 6. Form NCP-8, | Verification of Deposit |
| 7. Title Search | As-Is Appraisal by Staff |
| 8. Form NCP-9, | Report of Work Cost Estimate |
| 9. Form NCP-6, | (Work write-up) |
| 10. City Housing Deficiency List | |
| 11. Form NCP-14, | |
| 12. Specifications | |
| 13. Contractor's Bid | |

- #1. The applicant is unable to secure a loan on comparable terms and conditions as offered by the City of Portland, Maine Rehabilitation Loan Program.

-1-

STATEMENT OF OWNER OF
PROPERTY TO BE REHABILITATED UNDER
DEPARTMENT OF PLANNING AND URBAN DEVELOPMENT

To Whom It May Concern:

As the owner of the residential property at _____

155 Congress Street, Portland, Me. 04101

which is to be rehabilitated with funds provided under the
Department of Planning and Urban Development Loan Program,
I wish to make the following statement:

There will be no discrimination upon the basis of race,
sex, color, creed, or national origin in the sale,
lease, rental or use or occupancy of the property at:

155 Congress Street

Portland, Me. 04101

after it is rehabilitated with loan funds from the
Department of Planning and Urban Development Loan Program.

Steven D. WARTMAN

Date: _____

STATEMENT OF OWNER OF
PROPERTY TO BE REHABILITATED UNDER
DEPARTMENT OF PLANNING AND URBAN DEVELOPMENT

To Whom It May Concern:

As the owner of the residential property at _____

_____ which is to be rehabilitated with funds provided under the Department of Planning and Urban Development Loan Program, I wish to make the following statement:

There will be no discrimination upon the basis of race, sex, color, creed, or national origin in the sale, lease, rental or use or occupancy of the property at:

after it is rehabilitated with loan funds from the Department of Planning and Urban Development Loan Program.

Date: _____



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION 155 Congress Street

Date of Issue February 4, 1987

Issued to Steven Waltman

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. 86-477, 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

4 Family Dwelling

Limiting Conditions:
Entire

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.



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION

155 Congress Street

Issued to

Steven Waltman

Date of Issue

February 4, 1987

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. _____, 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

Limiting Conditions:
Entire

4 Family Dwelling

This certificate supersedes
certificate issued

Approved:

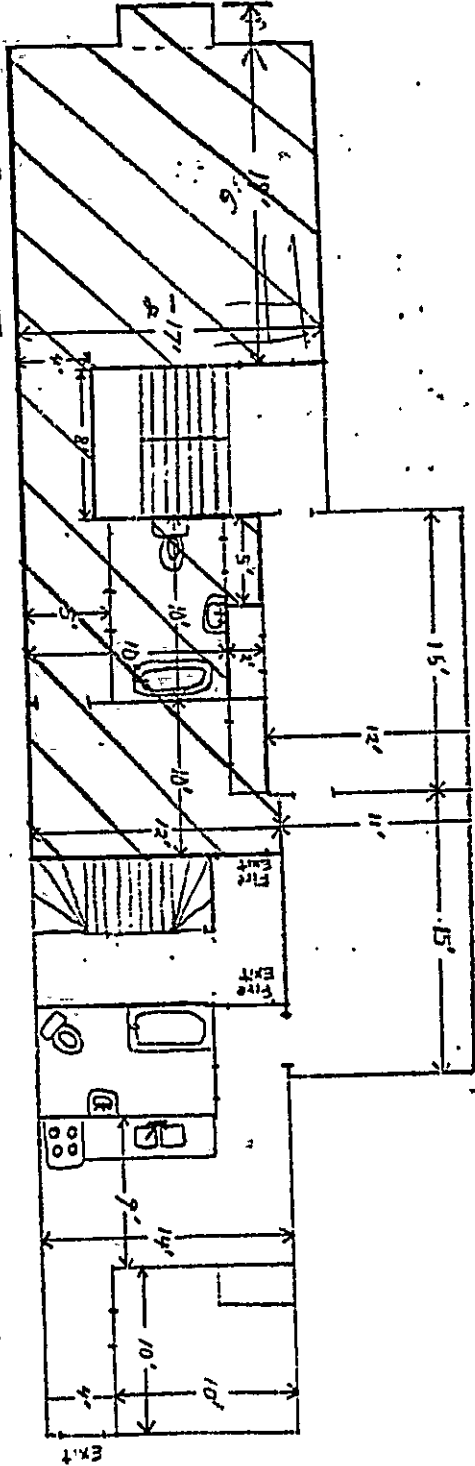
(Date)

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

2nd Floor Plan



RECEIVED

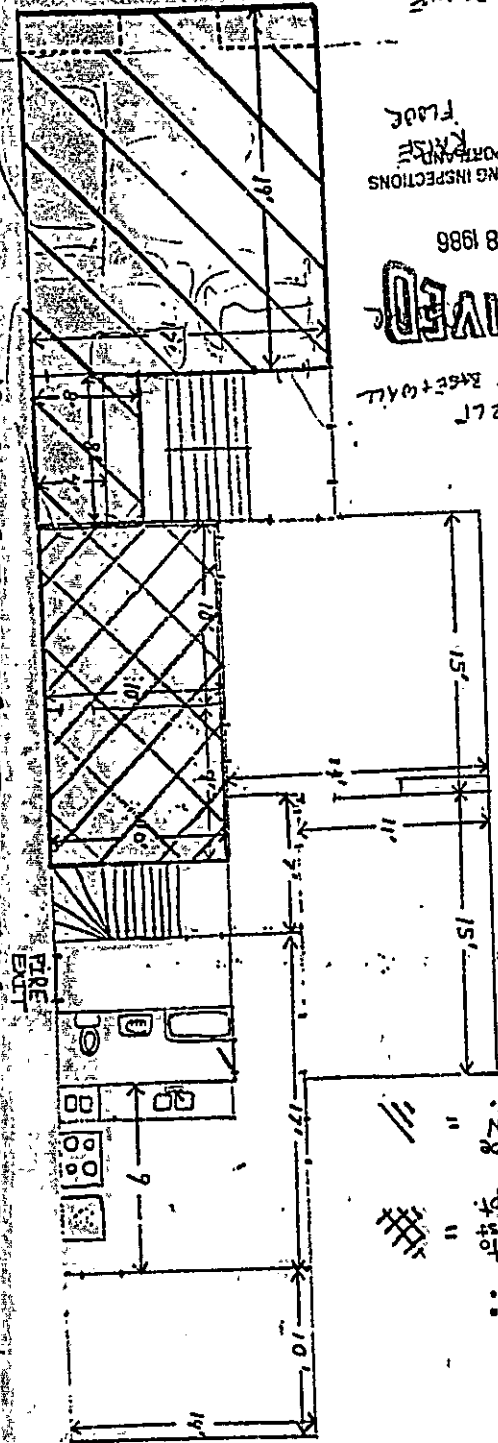
APR 28 1986

DEPT. OF BUILDING INSPECTIONS
CITY OF PORTLAND
KATSE
FLOOR

12 LF
OF 3462' WALL

REMOVE
BUY BY

1st Floor Plan



KEY:

Existing 120

Develop 120
BR

Applicant: *Steven D. Naltman* Date: *4/29/86*
Address: *153-155 Congress St*
Assessors No.:

CHECK-LIST AGAINST ZONING ORDINANCE

- Date -
- Zone Location - *R-6*
- Interior or corner lot -
- Use -
- Sewage Disposal -
- Rear Yards -
- Side Yards -
- Front Yards -
- Projections -
- Haight -
- Lot Area - *4085 sq ft*
- Building Area -
- Area per Family -
- Width of Lot -
- Lot Frontage -
- Off-street Parking -
- Loading Rays -
- Site Plan -
- Shoreland Zoning -
- Flood Plains -

Lot lines have been changed by owner as shown on attached deed descriptions to make this lot large enough to support 4 units

CITY OF PORTLAND, MAINE
ZONING BOARD OF APPEALS



MERRILL S. SELTZER
Chairman

JACQUELINE COHEN
Secretary

ROBERT J. GAUDREAU
THOMAS F. JEWELL
EUGENE S. MARTIN
DAVID L. SILVERNAIL
MICHAEL E. WESTORY

January 13, 1986

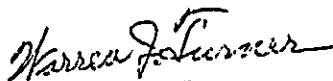
153-155 Congress St.

Mr. Steven D. Waltman
151 Congress St.
Portland, Maine 04101

Dear Mr. Waltman:

At the January 9th meeting of the Board of Appeals, the Board voted unanimously by a vote of 5 to 0 to deny your space and bulk variance request for the building at 153-155 Congress Street. Your variance, if granted, would have allowed a change of use from a three family with vacant store to four family apartments on a lot containing 3,800 square feet instead of the 4,000 square feet required in the R-6 Residence Zone based on 1,000 square feet of land area per family unit.

Sincerely,


Warren J. Turner
Zoning Specialist

WJT/el

Enclosure: Copy of Decision

cc: Merrill Seltzer, Chairman, Board of Appeals
Joseph E. Gray, Jr., Director of Planning and Urban Development
Alexander Jaegerman, Chief Planner
P. Samuel Hoffses, Chief of Inspection Services

Inspection Services
Samuel P. Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

April 16, 1993

Steve Waltman
151 Congress St
Portland, ME 04101

Re: 155 Congress St
CBL: 013-L-017
DU: 4

Dear Mr. Waltman,

A re-inspection at the above noted property was made on April 15, 1993.

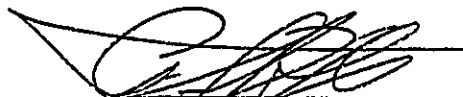
This is to certify that you have complied with our request to correct the violation(s) of the Municipal Code relating to housing conditions noted on our letter dated November 7, 1991.

Thank you for your cooperation and your efforts to help us maintain decent, safe and sanitary housing for all Portland residents.

In order to aid in the preservation of Portland's existing housing inventory, it shall be the policy of this department to inspect each residential building at least once every five years.

Sincerely,


Merlin Lear,
Code Enforcement Officer


S. Samuel Hoffses
Chief of Inspection Services

THIS IS NOT A BOUNDARY SURVEY

GAGE LOAN INSPECTION PLAN

153-155 CONGRESS STREET

No 533-16

PORTLAND, MAINE

LENDING INSTITUTION AND ITS TITLE INSURER certify that the location of the dwelling shown plan did not conform with the local zoning effect of the time of construction. The property fall within a special flood hazard zone.

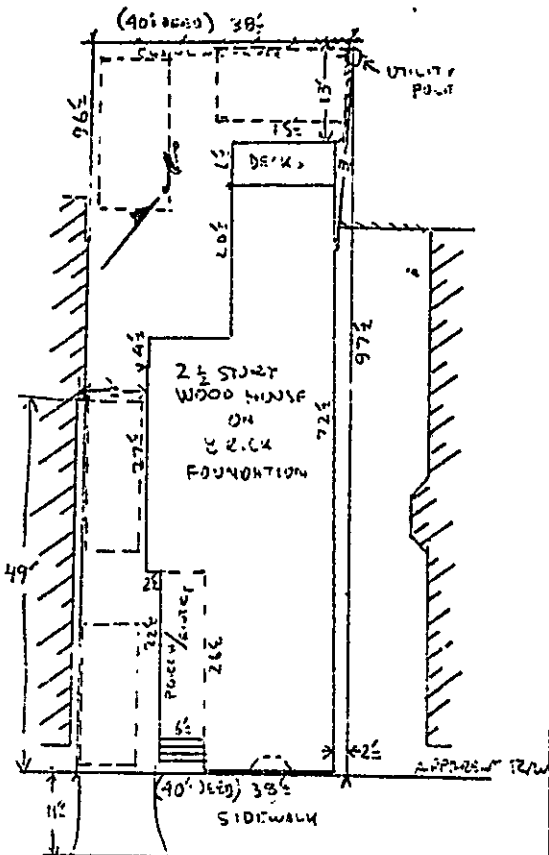
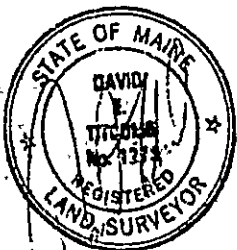
PLAN PAGE 176 COUNTY CUMBERLAND

BOOK 5 PAGE 15 LOT 153-155 Congress St

OWNER: STEVEN D. WALTMEN

DEALER: CBE ENGINEERING, INC.

Working 'x' / / - - - -



RECEIVED

APR 28 1986

DEPT OF BUILDING INSPECTIONS
CITY OF PORTLAND

CONGRESS STREET
(BITUMINOUS)

42'

BOUNDARY SURVEY. This plan is based on information provided by others and is not intended into consideration any conflicts or descriptions may contain information not made from an instrument survey. This plan is not for recording.

Date 6-17-85 Scale 1"=20.0'

RP TITCOMB ASSOCIATES, INC Falmouth, Maine

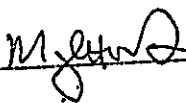
Drawn By [Signature]

(PARCEL No. 3: 153-155 Congress Street)

A certain lot or parcel of land with the buildings thereon situated on the northerly side of Congress Street, bounded and described as follows: Beginning on said northerly side of Congress Street at a point two hundred seventeen (217) feet west from the intersection of said northerly side of Congress Street with the westerly side of North Street, and running westerly by Congress Street forty three (43) feet to land conveyed by Lincoln W. Tibbetts to John F. Merrill by deed dated August 29, 1868, and recorded in the Cumberland Registry in Book 361, Page 515, and from these points extending back northerly a distance of ninety five (95) feet holding the width of forty three (43) feet.

Also hereby conveying all rights, easements, privileges, and appurtenances belonging to the premises hereinabove described.

WITNESS my hand and seal this 28th day of April, 1986.





CHRISTINE A. MCHALE

STATE OF MAINE
Cumberland, ss.

April 28, 1986

Then personally appeared the above-named Christine A. McHale and acknowledged the foregoing instrument to be his free act and deed.

Before me,


MURDOUGH H. O'BRIEN
Attorney at Law

RECEIVED
APR 28 1986

DEPT OF BUILDING INSPECTIONS
CITY OF PORTLAND

WARRANTY DEED

KNOW ALL PERSONS BY THESE PRESENTS, that I, CHRISTINE A. MCHALE, of Portland, County of Cumberland, and State of Maine, for consideration paid, grant to STEVEN D. WALTMAN, also of said city, county and state, with warranty covenants, the three lots or parcels of land in Portland, County of Cumberland, and State of Maine, described as follows:

(PARCEL NO. 1: 145-147 Congress Street)

A certain lot or parcel of land with the buildings thereon situated on the northerly side of Congress Street, bounded and described as follows: Beginning on said northerly side of Congress Street at a point one hundred ten (110) feet west from the intersection of said northerly side of Congress Street with the westerly side of North Street, and running westerly by Congress Street sixty two (62) feet to land now or formerly of Steven D. Waltman, and from these points extending back northerly a distance of ninety five (95) feet holding the width of sixty two (62) feet. Also conveying a parcel two (2) by ten (10) feet on the northeasterly side of the above described premises as was conveyed to Georgie M. Farnsworth by John F. Hamilton by deed dated July 17, 1903, and recorded in the Cumberland Registry in Book 727, Page 87, to which deed reference may be had for a further description.

(PARCEL No. 2: 149-151 Congress Street)

A certain lot or parcel of land with the buildings thereon, situated on the northerly side of Congress Street, and bounded and described as follows: Beginning on said northerly side of Congress Street at a point one hundred seventy two (172) feet west from the intersection of said northerly side of Congress Street with the westerly side of North Street, and running westerly by Congress Street forty five (45) feet from land now or formerly of Steven D. Waltman to land now or formerly of Steven D. Waltman, and from these points extending back northerly a distance of ninety five (95) feet holding the width of forty five (45) feet.

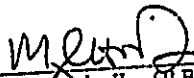
Waltman Deed - Page 3

April 28, 1986

STATE OF MAINE
Cumberland, ss.

Then personally appeared the above-named Steven D. Waltman and acknowledged the foregoing instrument to be his free act and deed.

Before me,


Murrrough H. O'Brien
Attorney at Law

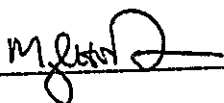
said Congress Street forty-five (45) feet to a point; thence northwesterly by land now or formerly of A. L. Farnsworth and on a line parallel with the northeasterly side line of said Harding land ninety-five (95) feet to land now or formerly of A. P. Fuller; thence southwesterly by said Fuller land and land now or formerly of Mary E. Lynch to said Harding land; thence southeasterly by said Harding land ninety-five (95) feet to said Congress Street at the place of beginning.

(PARCEL No. 3: 153-155 Congress Street)

A certain lot or parcel of land with the buildings thereon situated on the northerly side of Congress Street, bounded and described as follows: Beginning on said northerly side of Congress Street at a point two hundred twenty (220) feet west from the intersection of said northerly side of Congress Street with the westerly side of North Street, and running westerly by Congress Street forty (40) feet to land conveyed by Lincoln W. Tibbetts to John F. Merrill by deed dated August 29, 1868, and recorded in the Cumberland Registry in Book 361, Page 515, and from these points extending back northerly a distance of ninety five (95) feet holding the width of forty (40) feet; said premises being bounded westerly by said land conveyed to said Merrill and easterly by land of Grantor.

Also hereby conveying all rights, easements, privileges, and appurtenances belonging to the premises hereinabove described.

WITNESS my hand and seal this 28th day of April, 1986.




STEVEN D. WALTMAN

WARRANTY DEED

KNOW ALL PERSONS BY THESE PRESENTS, that I, STEVEN D. WALTMAN, of Portland, County of Cumberland, and State of Maine, for consideration paid, grant to CHRISTINE A. MCHALE, also of said city, county and state, with warranty covenants, the three lots or parcels of land in Portland, County of Cumberland, and State of Maine, described as follows:

(PARCEL NO. 1: 145-147 Congress Street)

A certain lot or parcel of land with the buildings thereon situated on the northwest side of Congress Street, bounded and described as follows: Beginning on the northwesterly side of Congress Street at the most easterly corner of land conveyed by Arthur L. Farnsworth to Benjamin A. Heseltine by warranty deed dated October 6, 1896, and recorded in the Cumberland County Registry of Deeds in Book 644, Page 25; thence running northeasterly by the northwesterly side of said Congress Street sixty five (65) feet to land formerly of John F. Hamilton; thence northwesterly by said Hamilton land ninety five (95) feet to land formerly of John D. Relahan; thence running southwesterly by said Relahan land and land formerly of A. P. Fuller sixty five (65) feet to the most northerly corner of said Heseltine land; thence running southeasterly by said Heseltine land ninety five (95) feet to said Congress Street and the point of beginning. Also conveying a parcel two (2) by ten (10) feet on the northeasterly side of the above described premises as was conveyed to Georgie M. Farnsworth by John F. Hamilton by deed dated July 17, 1903, and recorded in the Cumberland Registry in Book 727, Page 87, to which deed reference may be had for a further description.

(PARCEL No. 2: 149-151 Congress Street)

A certain lot or parcel of land with the buildings thereon, situated on the northwesterly side of Congress Street, and bounded and described as follows: Beginning on said northwesterly side of Congress Street at the most easterly corner of land now or formerly of Nathaniel Harding, and formerly of one Tibbetts; and running thence northeasterly by



CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT
INSPECTION SERVICES DIVISION

April 30, 1986

RE: 155 Congress Street, Portland, Maine

Mr. Steven D. Waltman
151 Congress Street
Portland, Maine 04101

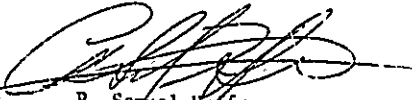
Dear Sir:

Your application to change the use of 155 Congress Street from a three (3) to a four (4) family dwelling has been reviewed and a permit is herewith issued subject to the following requirements:

1. Each apartment shall have access to two separate, remote and approved exits. Vertical openings shall be enclosed with construction having a fire rating of at least one hour including fire doors with self-closers;
2. Please read attached building code requirements section 809.4 & 1716.3.4; and,
3. The boiler shall be protected with two "quick responding" residential sprinkler heads supplied by the domestic water.

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

Sincerely,


P. Samuel Hoffses
Chief of Inspection Services

PSH/el

cc: Lt. James Collins

APPLICATION FOR PERMIT

B.O.C.A. USE GROUP
 B.O.C.A. TYPE OF CONSTRUCTION 00477
 ZONING LOCATION R-6 PORTLAND, MAINE April 28, 1986

PERMIT ISSUED
MAY 1 1986

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 . . . 155 Congress Street Fire District #1 #2
 1 Owner's name and address . . . Steven D. Waltman - 151 Congress St. Telephone . . . 772-2570
 2 Lessee's name and address . . . Hills Bros. Restoration - same Telephone . . . same
 3 Contractor's name and address . . . Hills Bros. Restoration - same No of sheets
 Proposed use of building . . . 4 family No families
 Last use . . . 3 family Heat No families
 Material No. stories Style of roof No families
 Other buildings on same lot Roofing
 Estimated contractual cost \$. . . 15,000
 FIELD INSPECTOR - Mr
 @ 775-5451

Change of use from 3 to 4 family, with new apt on 1st and 2nd floors as per plans. 1 sheet of plans.

Appeal Fees \$
 Base Fee \$
 Late Fee \$
 TOTAL \$ 120.00

City Of Portland

Stamp of Special Conditions

send permit to # 1 04101

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

WALTER T. TITMUS

DETAILS OF NEW WORK

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

IF A GARAGE

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

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?

APPROVALS BY:
 BUILDING INSPECTION PLAN EXAMINER
 ZONING
 BUILDING CODE
 Fire Dept
 Health Dept
 Others

Signature of Applicant Steven D. Waltman Phone # same
 Type Name of above Steven D. Waltman
 Other
 and Address

PERMIT ISSUED
WITH LETTER

FIELD INSPECTOR'S COPY

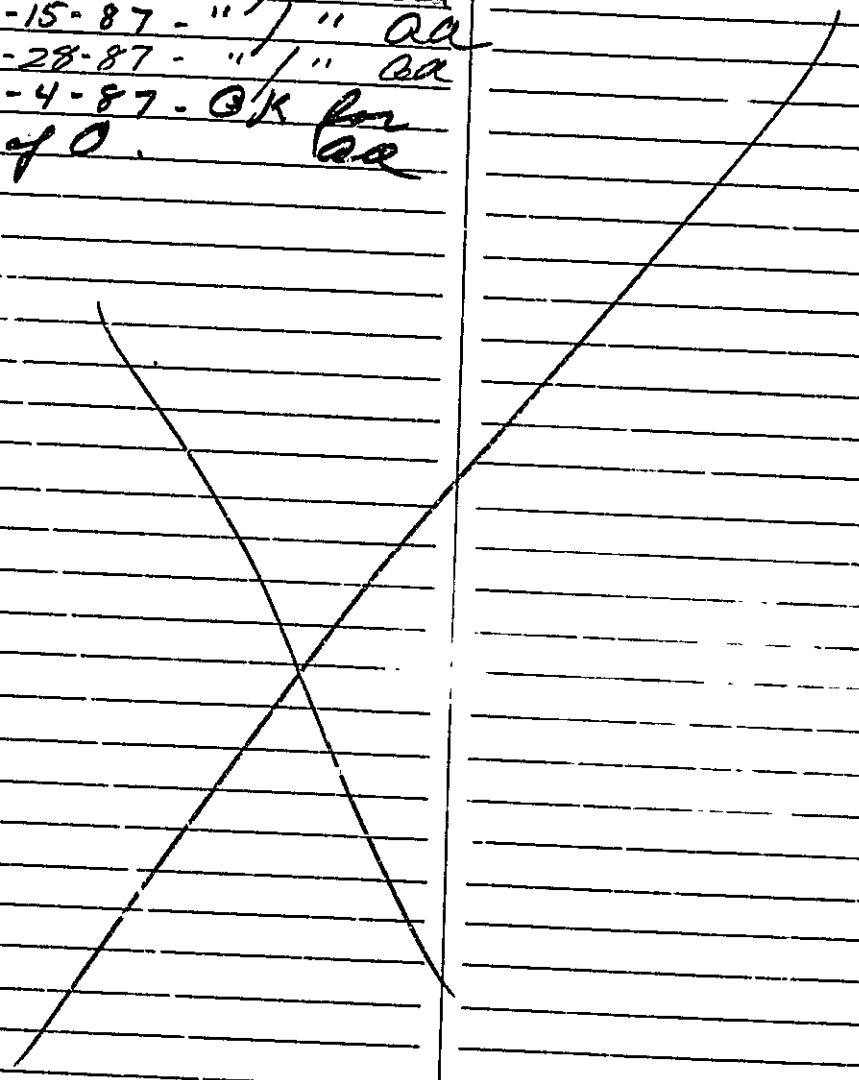
APPLICANT'S COPY

OFFICE FILE COPY

NOTES

5-9-86 - Checked site, O.K. aa
 5-16-86 - NP (LA) aa
 5-20-86 - NP aa
 6-24-86 - Checked aa
 7-29-86 - WIP aa
 8-27-86 - Store front converted to window bay. Checked up base. WIP/O.K. aa
 9-25-86 WIP/O.K. aa
 10-15-86 " " " / O.K. aa
 11-17-86 " / " aa
 12-3-86 " / " aa
 12-29-86 " / " aa
 1-15-87 - " / " aa
 1-28-87 - " / " aa
 2-4-87 - O.K. for C of O. aa

Permit No 86/477
 Location 158
 Owner
 Date of permit 4-28-86
 Approved 5-1-86
 Dwelling
 C range
 Alteration



PLUMBING APPLICATION

PROPERTY ADDRESS
PORTLAND
155 CONGRESS ST
 PROPERTY OWNERS NAME
ATMAN First STEUR
DANIEL P BURKE
5 PARSONS RD
NEW VARM. 2407

PORTLAND PERMIT # 1,962 TOWN COPY Double Fee Charged
 Date Issued 9, 24, 86 \$ FEE
 L.P.I. #
[Signature]

Owner/Applicant Statement
 I have inspected the installation authorized above and found it to be in compliance with the Maine Plumbing Rules
 Signature of Owner/Applicant [Signature] Date 10/14/86

Caution: Inspection Required
 I have inspected the installation authorized above and found it to be in compliance with the Maine Plumbing Rules
 Local Plumbing Inspector Signature [Signature] Date Approved OCT 14 1986

PERMIT INFORMATION

Application is for
 NEW PLUMBING
 RELOCATED PLUMBING

Type Of Structure To Be Served:
 1 SINGLE FAMILY DWELLING
 2 MODULAR OR MOBILE HOME
 3 MULTIPLE FAMILY DWELLING
 4 OTHER - SPECIFY _____

Plumbing To Be Installed By:
 1 MASTER PLUMBER
 2 OIL BURNERMAN
 3 MFG D HOUSING DEALER/MECHANIC
 4 PUBLIC UTILITY EMPLOYEE
 5 PROPERTY OWNER
 LICENSE # _____

Description	Column 2		Column 1	
	Number	Type Of Fixture	Number	Type Of Fixture
HOOK-UP to public sewer in those cases where the connection is not regulated and inspected by the local Sanitary District. HOOK-UP to an existing subsurface waste water disposal system PIPING RELOCATION of sanitary lines, drains, and piping without new fixtures. Hook-Ups (Subtotal) Hook-Up Fee		Hosebibb / Silcock		Bathtub (and Shower)
		Floor Drain		Shower (Separate)
		Urinal		Sink
		Drinking Fountain		Wash Basin
		Indirect Waste		Water Closet (Toilet)
		Water Treatment Softener Filter, etc		Clothes Washer
		Grease/Oil Separator		Dish Washer
		Dental Cuspidor		Garbage Disposal
		Bidet		Laundry Tub
		Other _____		Water Heater
		Fixtures (Subtotal) Column 2		Fixtures (Subtotal) Column 1
				Fixtures (Subtotal) Column 2
				Total Fixtures
				Fixtures Fee
				Hook-Up Fee
				Permit Fee (Total)

SEE PERMIT FEE SCHEDULE FOR CALCULATING FEE

TOWN COPY

HOUSING INSPECTION REPORT

Location: 155 Cumberland Ave
Housing Conditions Date: August 09, 1995
Expiration Date: October 08, 1995

Items listed below are in violation of Article V of the Municipal Codes, "Housing Codes", and must be corrected before the expiration date:

1. EXT - LEFT, FRONT - ROOF HAS BROKEN FASCIA 108.10
2. INT - 2ND, 3RD FLRS - FRONT HALL STAIRWAY HAS BROKEN PLASTER 108.40
3. EXT - LEFT, REAR - PORCH IS MISSING RAILINGS & JALUSTERS 108.40
4. INT - 1ST FLR - REAR SUN PORCH HAS BROKEN/MISSING GLASS 108.30
5. INT - 1ST FL; APT #1 - LIVING ROOM WINDOW HAS A BROKEN SCREEN 108.30
6. INT - 1ST FL; APT #1 - FRONT BEDROOM WINDOW IS MISSING A SCREEN 108.30
7. INT - 2ND FLR - REAR SUN PORCH IS MISSING GLASS 108.30
8. INT - 2ND FL; APT #2 - OVERALL APARTMENT IS MISSING SCREENS 108.30
9. INT - 2ND FL; APT #2 - BATHROOM CEILING IS MISSING PLASTER & TILES 108.20
10. INT - 3RD FL; APT #3 - FRONT BEDROOM WINDOW IS MISSING GLASS 108.30
11. INT - 3RD FL; APT #3 - KITCHEN, BATHROOM, MIDDLE BEDROOM WINDOWS ARE MISSING SCREENS 108.30
12. INT - 3RD FL; APT #3 - LIVING ROOM WINDOW HAS A ROTTEN SASH 108.30
13. INT - 3RD FL; APT #3 - BATHROOM LAVATORY - HOT WATER FAUCET IS LEAKING 111.10
14. INT - 3RD FL; APT #3 - BATHROOM CEILING HAS PEELING PAINT 108.20
15. INT - 3RD FL; APT #3 - REAR STOREROOM SKYLIGHT IS MISSING GLASS 108.30
16. INT - 3RD FL; APT #3 - REAR SUN PORCH HAS BROKEN/MISSING GLASS 108.30
17. INT - OVERALL - HARD-WIRE/BATTERY-BACK/UP SMOKE DETECTORS ARE REQUIRED IN EACH UNIT 113.50

PRIORITY VIOLATIONS: #'s 9, 12, 13, 15, 16