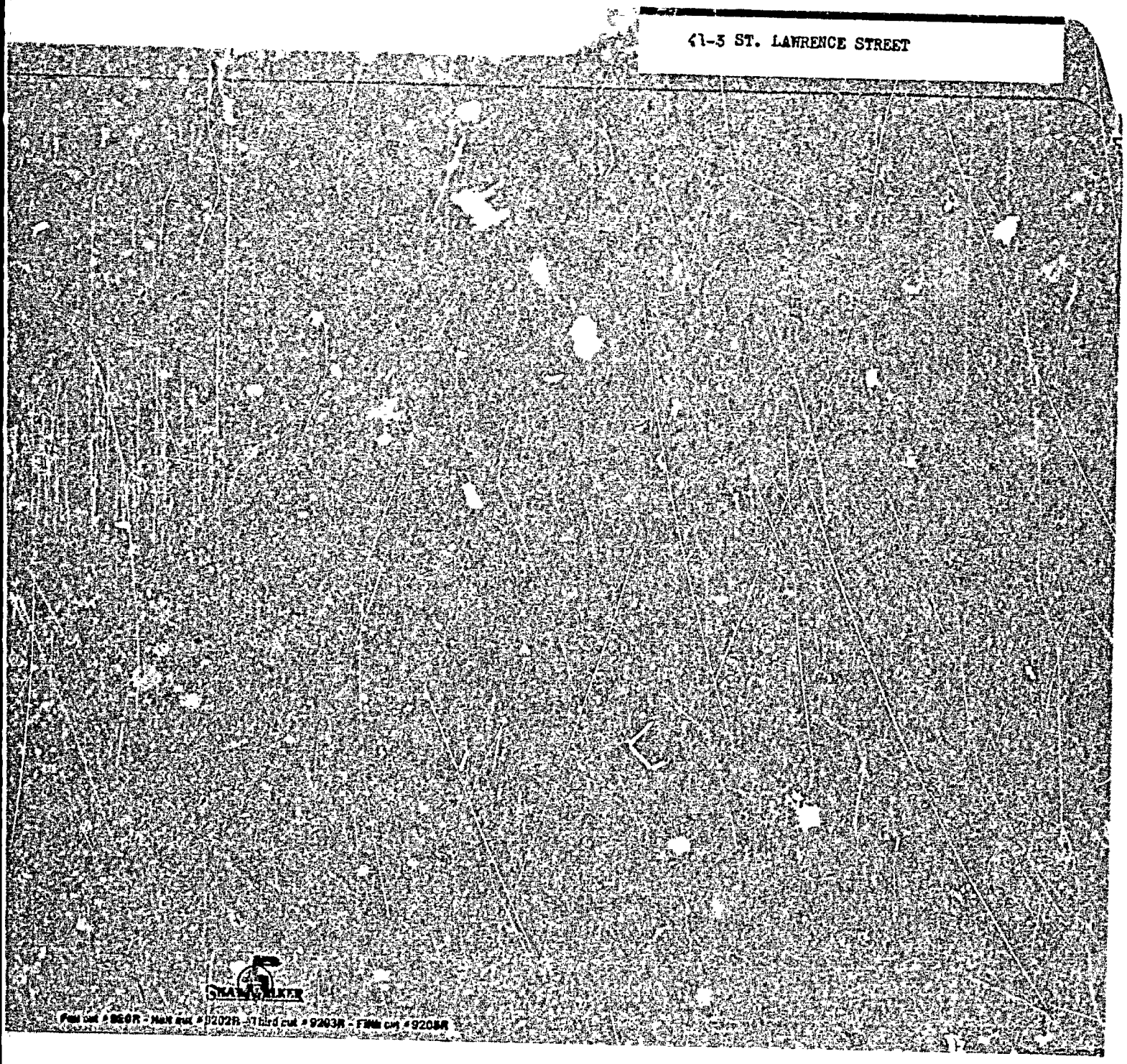
41-3 ST. LAWRENCE STREET



APPLICATION FOR PERMIT

DEPARTMENT OF BUILDING INSPECTIONS SERVICES

ELECTRICAL INSTALLATIONS

Date Jan. 30, 19 79
Receipt and Permit number A 23229

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: 43 St. Lawrence St.

OWNER'S NAME: Evangilista Donatelli ADDRESS: same

	FEES
OUTLETS:	
Receptacles ___ Switches ___ Plugmold ___ ft. TOTAL ___	
FIXTURES: (number of)	
Incandescent ___ Flourescent ___ (not strip) TOTAL ___	
Strip Flourescent ___ ft.	
SERVICES:	
Overhead x Underground ___ Temporary ___ TOTAL amperes 200	
METERS: (number of) 3	3.00
MOTORS: (number of)	1.50
Fractional ___	
1 HP or over ___	
RESIDENTIAL HEATING:	
Oil or Gas (number of units) ___	
Electric (number of rooms) ___	
COMMERCIAL OR INDUSTRIAL HEATING:	
Oil or Gas (by a main boiler) ___	
Oil or Gas (by separate units) ___	
Electric Under 20 kws ___ Over 20 kws ___	
APPLIANCES: (number of)	
Ranges ___ Water Heaters ___	
Cook Tops ___ Disposals ___	
Wall Ovens ___ Dishwashers ___	
Dryers ___ Compactors ___	
Fans ___ Others (denote) ___	
TOTAL ___	
MISCELLANEOUS: (number of)	
Branch Panels ___	
Transformers ___	
Air Conditioners Central Unit ___	
Separate Units (windows) ___	
Signs 20 sq. ft. and under ___	
Over 20 sq. ft. ___	
Swimming Pools Above Ground ___	
In Ground ___	
Fire/Burglar Alarms Residential ___	
Commercial ___	
Heavy Duty Outlets, 220 Volt (such as welders) 30 amps and under ___	
over 30 amps ___	
Circus, Fairs, etc. ___	
Alterations to wires ___	
Repairs after fire ___	
Emergency Lights, battery ___	
Emergency Generators ___	
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:	4.50

INSPECTION:

Will be ready on ready, 19__; or Will Call ___

CONTRACTOR'S NAME: Manc ini Electric

ADDRESS: 179 Sheridan St.

TEL.: ___

MASTER LICENSE NO.: 2436

LIMITED LICENSE NO.: ___

SIGNATURE OF CONTRACTOR: Carlton Lancia SIC

INSPECTOR'S COPY — WHITE

OFFICE COPY — CANARY

CONTRACTOR'S COPY — GREEN

ELECTRICAL INSTALLATIONS

Permit Number 23229

Location 43 St. Lawrence St.

Owner E. Dana Telli

Date of Permit 1-30-79

Final Inspection 4-25-79

By Inspector Libby

Permit Application Register Page No. 15

INSPECTIONS: Service ✓ by Libby

Service called in 2-12-79

Closing-in ____ by ____

PROGRESS INSPECTIONS: 1-30-79 not done

4-25-79

CODE COMPLIANCE COMPLETED 4-25-79 DATE

DATE:	REMARKS:
	Two inspections before permit taken out.
2-12-79	grounding not corrected yet.
	OK

FRANK M. HOGERTY, JR.
COMMISSIONER

HAROLD E. TRAHEY
DEPUTY COMMISSIONER

CHARLES F. ROGAN
DIRECTOR

HARRY S. ROLLINS
ASSISTANT DIRECTOR

STATE OF MAINE

Insurance Department

DIVISION OF STATE FIRE PREVENTION

AUGUSTA, MAINE 04330

September 21, 1970

Mrs. Evangelista Donatelli
43 St. Lawrence Street
Portland, Maine

Dear Madam: Re: Day Care Home

In accordance with Title 25, Revised Statutes of 1964, a Supervising State Fire Inspector recently inspected your property and found the following conditions in violation of the statutes governing the fire laws of this State, as indicated below:

1. Provide Underwriters Laboratories approved fire extinguisher for kitchen.
2. Provide thermal electric switch for water heater and furnace.

COPY

Please advise this office in writing when such violations of the fire laws have been corrected in order that this office may advise the Commissioner of the Department of Health and Welfare that your property complies with the statutory provisions relating to fire safety.

By direction of the Insurance Commissioner

Charles F. Rogan

Director

WHR:cag
cc: Health & Welfare Dept.
Chief Joseph Crowe
Portland Building Inspector

ALWAYS PREVENT FIRE ALL WAYS

PERMIT TO INSTALL PLUMBING Out 8-2-61
Out - 8-4-61

10470
PERMIT NUMBER

[illegible] 7/31/61
PORTLAND PLUMBING INSPECTOR

By J. P. Welch
APPROVED FIRST INSPECTION

Date 8-4-61

By
APPROVED FINAL INSPECTION

Date 8-4-61

By JOSEPH P. WELCH

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

Address 43 St. Lawerence Street
Installation For: Bertha G. Crocker
Owner of Bldg. Bertha G. Crocker
Owner's Address: 43 St. Laverance Street
Plumber: Portland Gas Light Company Date: 7/31/61

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

PORTLAND HEALTH DEPT. PLUMBING INSPECTION

3

FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

PERMIT ISSUED
JAN 6 1959
CITY of PORTLAND

Portland, Maine, January 5, 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 43 St.Lawrence St. Use of Building Dwelling No. Stories 2 ~~New~~ Building Existing "

Name and address of owner of appliance Crocker Realty Co.P.O. Box 186 Portland

Installer's name and address Ballard Oil & Equipment Co.135 Marginalway Telephone 2-1971

General Description of Work

To install Oil burner in existing gravity hot water boiler (replacement)

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 Esso High Pressure-gun type Labelled by underwriters' Laboratories? yes

Will operator be always in attendance? ..... Does oil supply line feed from top or bottom of tank? .....

Type of floor beneath burner cement Size of vent pipe 1¼"

Location of oil storage basement Number and capacity of tanks 1-275 existing

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 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., 50 cents additional for each additional heater, etc., in same building at same time.)

APPROVED: OK 1-6-59 [illegible]

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 & Equipment Co

Signature of Installer Geo. E. Thomas, Jr.

PH + F.M.

C17 MAINE PRINTING CO.

INSPECTION COPY

NOTES

Permit No. 59116

Location 123 Mt Auburn St

Owner Charles Kratz Co

Date of permit 1-6-59

Approved 1-13-59

1-13-59. Ins Footing started

[illegible]

HARMON • C • CROCKER
TRADE COMPOSITION Since 1907 - -
LINOTYPE • LUDLOW FORMS
LEADS • RULES • FOUNDRY TYPE
394 Fore Street
Portland, Maine

41-43

RECEIVED
OCT 2 1937
DEPT. OF BLD'G. INSP.
CITY OF PORTLAND

October 1, 1937

Mr. Warren McDonald
Inspector of Buildings
City Building
City

Dear Sir:

In reply to a card received from you Sept. 20, the installation of Oil Burning Equipment has been completed at my home at #5 St. Lawrence St., and the work is ready to be inspected.

Very truly yours,

HARMON C. CROCKER.

HCC:LM

FILL IN COMPLETELY AND SIGN WITH INK

PERMIT ISSUED
Permit No. 1185
SEP 20 1937

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

To the INSPECTOR OF BUILDINGS, PORTLAND, ME. *Portland, Maine,* September 20, 1937

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 47 St. Lawrence Street Use of Building dwelling No. Stories

Name and address of owner Homer C. Grosser, 47 St. Lawrence St. Ward 1

Contractor's name and address Harris Oil Co. 17 Main St. So.Portland Telephone 2-8704

General Description of Work

NOTIFICATION BEFORE LATHING OR CLOSING-IN IS WAIVED

To install Oil Burning Equipment

CERTIFICATE OF OCCUPANCY REQUIREMENT IS WAIVED

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 Oil

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,

from top of smoke pipe, from front of heater from sides or back of heater

Size of chimney flue Other connections to same flue

IF OIL BURNER

Name and type of burner Gilliam Labeled and approved by Underwriters' Laboratories yes

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

Location oil storage basement No. and capacity of tanks 1 - 275 gal.

Will all tanks be more than seven feet from any flame? yes 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 same building at same time.)

INSPECTION COPY

Signature of contractor Harris Oil Co
Ray E. Soule

Ward 1 Permit No. 37/1485

Location 48 St. Laurence St.

Owner Harmon C. Crocker

Date of permit 9/20/37.

Post Card sent 9/20/37

Notif. for inspn. 10/2/37.

Approval Tag issued 10/5/37

Oil Burner Check List (date) 10/5/37

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

10/6/37 - Called office about lack of instruction card OK

FILL IN COMPLETELY AND SIGN WITH INK

PERMIT ISSUED

Permit No. [redacted]

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

To the INSPECTOR OF BUILDINGS, PORTLAND, ME. *Portland, Maine,* July 27, 1933

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 43 St. Lawrence Street Use of Building Residence

Name and address of owner Harmon Crocker

Contractor's name and address Easternoil Inc., 133 Marginal Way Ward 1 Telephone 3-6498

General Description of Work

To install Oil Burning Equipment

NOTIFICATION BEFORE LATH OR CLOSING IN IS REQUIRED

CERTIFICATE OF OCCUPANCY REQUIRED

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

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, from top of smoke pipe, from front of heater from sides or back of heater

IF OIL BURNER

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

Will operator be always in attendance? No Type of oil feed (gravity or pressure) Pressure

Location oil storage Basement No. and capacity of tanks 1 - 275 gallon

Will all tanks be more than seven feet from any flame? Yes How many tanks fireproofed? None

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

INSPECTION COPY

Signature of contractor EASTERNOIL INC.

By H. Hunter

7/27/33

272B

Ward 1 Permit No. 33/998

Location 48 St. Laurence St.

Owner Harman Cerches

Date of permit 7/27/33.

Notif. closing-in

Inspn. closing-in

Final Notif. 8/14/33

Final Inspn. 8/14/33. O.T. C.B.

Cert. of Occupancy issued None

NOTES

1. Kind of heat Steam
2. Label ✓
3. Ash siphon ✓
4. Oil gage ✓
5. Tank distance ✓
6. Vent pipe ✓
7. Fill pipe ✓
8. Gauge ✓
9. Rigidity ✓
10. Feed safety ✓
11. Pipe sizes & material ✓
12. Control valve ✓
13. Ash pit vent —
14. Temp. or pressure safety ✓
15. Instruction card See note.
16.

8/11/33. Could not get in.
8/14/33. Called Castenoil Co. and instructions card will be furnished. C.B.

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 August 6, 1923 *192*

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

Location 43 St Lawrence Street Ward 1 in fire-limits? no

Name of Owner or ~~Lessee~~ Harmon C. Crocker Address 43 St. Lawrence Street

" " Contractor Earl Elliott " 74 Pacific

" " Architect " "

Description of Present Bldg.

Material of Building is wood Style of Roof pitch Material of Roofing asphalt

Size of Building is 45ft feet long; 30ft feet wide. No. of Stories 2½

Cellar Wall is constructed of stone is inches wide on bottom and batters to inches on top.

Underpinning is brick is inches thick; is feet in height.

Height of Building 32ft Wall, if Brick; 1st 2d 3d 4th 5th

What was Building last used for? dwelling No. of families? 2

What will Building now be used for? tenement (3 families)

Detail of Proposed Work

Corner lot-5 feet on one side to lot line-take off pitch roof and put on flat tar & gravel roof, change third floor into rent, cut in windows, put in partition, there will be two continuous strairways, build third story piazza 8x20 feet with asphalt roof all to comply with the building ordinance

Estimated Cost $ 3,000.

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 Harmon C. Crocker

Address 43 St Lawrence St

PERMIT MUST BE OBTAINED BEFORE BEGINNING WORK

1,25

43 St. Lawrence St.-

4)-

PERMIT GRANTED

August 6, 1923 .....192.....

Permit filled out by.....

Permit number.....

Location 43 St. Lawrence St.

FINAL REPORT

.....192.....

Has the work been completed in accordance with this application and plans filed and approved?

.....

Law been violated?.....Doc. No.....of 192.....

Nature of violation?.....

.....

.....

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.....

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.....

Violation removed, when?.....192.....

Estimated cost of alterations, etc., $.....

.....

Inspector of Buildings.

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 to Build

(3d CLASS BUILDING)

Portland, Me., June 6th 1916.

TO THE INSPECTOR OF BUILDINGS:

The undersigned hereby applies for a permit to build, according to the following Specifications:—

Location, 43. St. Lawrence. St. ..... Wd. 1

Name of owner is? Herman G. Crocker ..... Address, 42. St. Lawrence. St.

Name of mechanic is? Stephen. Hebb ..... " 29. Pine. St.

Name of architect is? ..... "

Proposed occupancy of building (purpose)? garage. to. be. covered. with. Neponset. shing.

If a dwelling or tenement house, for how many families? .....

Are there to be stores in lower story? ..... No. .....

Size of lot, No. of feet front? ..... ; No. of feet rear? ..... ; No. of feet deep? .....

Size of building, No. of feet front? 17 ..... ; No. of feet rear? ..... ; No. of feet deep? 20 .....

No. of stories, front? one ..... ; rear? .....

No. of feet in height from the mean grade of street to the highest part of the roof? .....

Distance from lot lines, front? ..... feet; side? ..... feet; side? ..... feet; rear? ..... feet

Firestop to be used? .....

Will the building be erected on solid or filled land? .....

Will the foundation be laid on earth, rock, or piles? .....

If on piles, No. of rows? ..... distance on centres? ..... length of? .....

Diameter, top of? ..... diameter, bottom of? .....

Size of posts? .....

" girts? .....

" floor timbers? 1st floor ....., 2d ....., 3d ....., 4th .....

O. C. " " " ....., " ....., " ....., " .....

Span " " " " ....., " ....., " ....., " .....

Braces, how put in? .....

Building, how framed? .....

Material of foundation? cement. floor. thickness of? ..... laid with mortar? .....

Underpinning material of? ..... height of? ..... thickness of? .....

Will the roof be flat, pitch, mansard, or hip? hip ..... Material of roofing? Neponset. shingles.

Will the building be heated by steam, furnaces, stoves or grates? ..... Will the flues be lined? .....

Will the building conform to the requirements of the law? .....

No. of brick walls? ..... and where placed? .....

Means of egress? .....

PERMIT MUST BE RECEIVED BEFORE BEGINNING WORK.

Plans must be submitted in duplicate, one set to be filed with the Department and the duplicate set thereof (bearing the approval of the Inspector of Buildings) shall be kept on the work and exhibited on demand

If the building is to be occupied as a Tenement House, give the following particulars:

What is the height of cellar or basement? .....

What will be the clear height of first story? ..... second? ..... third? .....

State what means of egress is to be provided? .....

..... Scuttle and stepladder to roof? .....

Estimated Cost.

$. 200 .....

Signature of owner or authorized representative, Stephen Hebb

Address, 29 Pine St

Plans submitted? ..... Received by? .....

191 .

No. 4828

APPLICATION FOR
PERMIT TO BUILD 3d CLASS BUILDING

LOCATION

No. 41-43 St. Lawrence St.

.....

.....

Ward 1

.....
Inspector

CONDITIONS

.....

.....

.....

PERMIT GRANTED

June 6, 191 6

Permit filled out by.....

Permit number.....

Plan number.....

FINAL REPORT

.....191 .

Has the work been completed in accordance with this application and plans filed and approved?

.....

Law been violated? .....

Nature of violation?.....

.....

.....

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.....

Violation removed when?.....191 .

Estimated cost of building, etc., $.....

.....
Building Inspector.

APPROVAL OF PLANS

.....

.....

.....

.....
Supervisor of P

I, Robert Staab, have searched through the records of the City of Portland, Maine and have found no code violations pertaining to the property at 43 St. Lawarence St. (3 UNIT).

43

Sincerely,

Robert A. Staab

I, Samuel Hoffses, Code Officer of the City of Portland, agree with the findings of Robert A. Staab.

Sincerely,

Samuel Hoffses

Code Officer

Chief of Insp. Services

At Jan 57 Adv. Ordinance

Given out 1/20/88

PERMIT # 156 CITY OF Portland BUILDING PERMIT APPLICATION MAP # _____ LOT# _____

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

For Official Use Only

Date: February 3, 1988
Inside Fire Limits
Bldg Code
Time Limit
Estimated Cost 10,000
Value/Structure
Fee 10
Subdivision: Yes / No
Name
Lot
Block
Permit Expiration:
Ownership: Public / Private

Owner: Steven Gifford

Address: 43 St Lawrence St. Portland

LOCATION OF CONSTRUCTION 43 St. Lawrence St. Port

CONTRACTOR: Dick McCallum SUBCONTRACTORS:

ADDRESS: 91 Christy Rd., Portland

Est. Construction Cost: 10-12K Type of Use: Apt.

Past Use: Basement

Building Dimensions L 56 W 28 Sq. Ft. 1680 # Stories 3 Lot Size: 5,500 sq

Is Proposed Use: _____ Seasonal _____ Condominium ✓ Apartment

_____ Conversion - Explain

COMPLETE ONLY IF THE NUMBER OF UNITS WILL CHANGE

Residential Buildings Only:

Of Dwelling Units 3 # Of New Dwelling Units 4

Foundation:

1. Type of Soil:
2. Set Backs - Front _____ Rear _____ Side(s) _____
3. Footings Size:
4. Foundation Size:
5. Other

Floor:

1. Sills Size: _____ Sills must be anchored.
2. Girder Size:
3. Lally Column Spacing: _____ Size:
4. Joists Size: _____ Spacing 16" O.C.
5. Bridging Type: _____ Size:
6. Floor Sheathing Type: _____ Size:
7. Other Material:

Exterior Walls:

1. Studding Size _____ Spacing
2. No. windows
3. No. Doors
4. Header Sizes _____ Span(s)
5. Bracing: Yes _____ No.
6. Corner Posts Size
7. Insulation Type _____ Size
8. Sheathing Type _____ Size
9. Siding Type _____ Weather Exposure
10. Masonry Materials
11. Metal Materials

Interior Walls:

1. Studding Size _____ Spacing
2. Header Sizes _____ Span(s)
3. Wall Covering Type
4. Fire Wall if required
5. Other Materials

Ceiling:

1. Ceiling Joists Size: _____
2. Ceiling Strapping Size _____ Spacing
3. Type Ceilings: _____
4. Insulation Type _____ Size
5. Ceiling Height: _____

PERMIT ISSUED MAR 1 1988 City of Portland

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: _____ Square Footage
3. Must conform to National Electrical Code and State Law.

Zoning:

District _____ Street Frontage Req.: _____ Provided
Required Setbacks: Front _____ Back _____ Side _____ Side _____

Review Required:

Zoning Board Approval: Yes _____ No _____ Date:
Planning Board Approval: Yes _____ No _____ Date:
Conditional Use: _____ Variance _____ Site Plan _____ Subdivision _____
Shore and Floodplain Mgmt _____ Special Exception _____
Other _____ (Explain)
Date Approved

Permit Received By

Signature of Applicant: Steven Gifford Date 2/2/88

Signature of CEO Steven Gifford Date

Inspection Dates

White-Tax Assesor Yellow-GPCOG White Tag -CEO

CITY OF PORTLAND, MAINE
389 CONGRESS STREET
PORTLAND, MAINE 04101
(207) 775-5451

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT

P. SAMUEL HOFFSES, CHIEF
INSPECTION SERVICES DIVISION

43 St. Lawrence St.

February 8, 1988

Mr. Steven Gifford
43 St. Lawrence St.
Portland, Maine 04101

Dear Mr. Gifford:

Effective December 2, 1987, the minimum apartment size in Portland became 600 square feet in floor area. We have no dimensions on your proposed basement apartment unit for 43 St. Lawrence Street, and so we do not know whether it meets the minimum apartment size for the R-6 Residence Zone or not.

Please furnish this office with some details concerning the room sizes and overall dimensions of the plan which you submitted for basement apartment unit. We will also need to know if the windows are sufficiently large enough to meet the life safety and fire prevention codes.

Please let us know if your plan for a basement unit complies with the minimum floor area and the minimum size windows for compliance with the Life Safety Code and BOCA Building Code, which the City of Portland uses for construction purposes.

Sincerely,

Warren J. Turner

Warren J. Turner
Zoning Enforcement Inspector

cc: P. Samuel Hoffses, Chief, Inspection Services
Marland Wing, Code Enforcement Officer

~~749-2680~~ ~~749-9224~~ Given Cert 1/27/88

PERMIT # _____ CITY OF Portland BUILDING PERMIT APPLICATION MAP # _____ LOT# _____

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

For Official Use Only

Date February 3, 1988
Inside Fire Limits
Bldg Code
Time Limit
Estimated Cost 10,000
Value/Structure
Fee

Subdivision: Yes / No
Name
Lot
Block
Permit Expiration:
Ownership: Public / Private

Owner: Steven Gifford 4-9224
Address: 43 St Lawrence St. Portland
LOCATION OF CONSTRUCTION 43 St. Lawrence St. Port.
CONTRACTOR: Dick McCallum SUBCONTRACTORS:
ADDRESS: 91 Christy Rd Portland 797-4887
Est. Construction Cost: 10-12K Type of Use: Apt.
Past Use: Basement Change To Dell.
Building Dimensions L 56 W 28 Sq. Ft. 1568 # Stories: 3 Lot Size: 5,500
Is Proposed Use: _____ Seasonal _____ Condominium ✓ Apartment
_____ Conversion - Explain

COMPLETE ONLY IF THE NUMBER OF UNITS WILL CHANGE
Residential Buildings Only:
Of Dwelling Units 3 # Of New Dwelling Units 4

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: _____ Size:
3. Lally Column Spacing: _____ Spacing 16" O.C.
4. Joists Size: _____ Size:
5. Bridging Type: _____ Size:
6. Floor Sheathing Type:
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 _____ Size
7. Insulation Type _____ Size
8. Sheathing Type _____ Weather Exposure
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:
2. Ceiling Strapping Size 3 Spacing
3. Type Ceilings:
4. Insulation Type _____ Size
5. Ceiling Height:

Roof:
1. Truss or Rafter Size _____ Span
2. Sheathing Type _____ Size
3. Roof Covering Type
4. Other

Chimneys:
Type: _____ Number of Fire Places

MAR 1 1988

Heating:
Type of Heat:

Electrical:
Service Entrance Size: _____ Inspector 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: _____ x _____ Square Footage
2. Pool Size :
3. Must conform to National Electrical Code and State Law.

Zoning:
District R-6 Street Frontage Req.: _____ Provided
Required Setbacks: Front _____ Back _____ Side _____ Side

Review Required:
Zoning Board Approval: Yes _____ No _____ Date:
Planning Board Approval: Yes _____ No _____ Date:
Conditional Use: _____ Variance _____ Site Plan _____ Subdivision
Shore and Floodplain Mgmt. _____ Special Exception
Other _____ (Explain)
Date Approved K. R. W. Fissuer Feb-16-1988

Permit Received By _____

PERMIT ISSUED WITH LETTER

Signature of Applicant _____ Date 2/1/88

FPB
Signature of CEO _____ Date 2-29-88

Inspection Dates _____

White-Tax Assesor Yellow-GPCOG White Tag -CEO

D mr. wing

PLOT PLAN

N

FEES (Breakdown From Front)

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

Inspection Record

Type	Date
	6/19/78
	/ /
	/ /
	/ /
	/ /
	/ /

COMMENTS 1-7-91 Still trying to contact owner.
3-15-91 Have been trying for years to contact this guy. His phone number, when dialed, gives either a crazy squeal or a busy signal. The tenants will give out no information about him -- when he picks up rents, etc. Will keep trying ---
3-18-91 Contacted contractor - he says he never started the job.
2-10-91 Additional line must be filed in MT

Signature of Applicant [signature] **Date** 2/3/88

BUILDING PERMIT REPORT

DATE: 1/Mar/88

ADDRESS: 43 St. Lawrence Street

REASON FOR PERMIT: Change of use from 3 to 4 family dwelling units

BUILDING OWNER: Steven Gifford

CONTRACTOR: Dick Fitzcallum

PERMIT APPLICANT owner

APPROVED: 1, 2, 3, 4, 5, 7, 9 ~~DENIED~~

CONDITION OF APPROVAL ~~OR DENIAL~~:

1.) All vertical openings shall be enclosed with construction having a fire rating of at least one(1) hour, including fire doors with self-closers.

2.) 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.

3.) The boiler shall be protected by enclosing with one(1) hour fire rated construction including fire doors and ceiling, or by placing over the boiler, two(2) residential sprinkler heads supplied from the domestic water.

4.) 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 ($0.53m^2$). 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).

5.) In addition to any automatic fire alarm system required by Sections 1018.3.5, a minimum of one single station smoke detector shall be installed in each guest room, suite of sleeping area in buildings of Use Groups R-1 and I-1 and in dwelling units in the immediate vicinity of the bedrooms in buildings of Use Group R-2 or R-3. When actuated, the detector shall provide an alarm suitable to warn the occupants within the individual unit (see Section 1717.3.1).

In buildings of Use Groups R-1 and R-2 which have basements, an additional smoke detector shall be installed in the basement. In buildings of Use Group R-3, smoke detectors shall be required on every story of the dwelling unit, including basements.

In dwelling units with split levels, a smoke detector installed on the upper level shall suffice for the adjacent lower level provided the lower level is less than one full story below the upper level. If there is an intervening door between the adjacent levels, a smoke detector shall be installed on both levels.

All detectors shall be installed in an approved location. Where more than one detector is required to be installed within an individual dwelling unit, the detectors shall be wired in such a manner that the actuation of one alarm will actuate all the alarms in the individual unit.

6.) Private garages located beneath rooms in buildings of Use Groups R-1, R-2, R-3 or I-1 shall have walls, partitions, floors and ceilings separating the garage space from the adjacent interior spaces constructed of not less than 1-hour fireresistance 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.

7.) 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 6 inches cannot pass through any opening.

8.) 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.

Sincerely,

P. Samuel Hoffses
Chief, Inspection Services

/ksc
11/9/87

9. Exit access shall not be through storage area. ⊕

CITY OF PORTLAND, MAINE
389 CONGRESS STREET
PORTLAND, MAINE 04101
(207) 775-5451

P. SAMUEL HOFFSES, CHIEF
INSPECTION SERVICES DIVISION

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT

43 St.Lawrence St.

February 8, 1988

Mr. Steven Gifford
43 St. Lawrence St.
Portland, Maine 04101

Dear Mr. Gifford:

Effective December 2, 1987, the minimum apartment size in Portland became 600 square feet in floor area. We have no dimensions on your proposed basement apartment unit for 43 St. Lawrence Street, and so we do not know whether it meets the minimum apartment size for the R-6 Residence Zone or not.

Please furnish this office with some details concerning the room sizes and overall dimensions of the plan which you submitted for basement apartment unit. We will also need to know if the windows are sufficiently large enough to meet the life safety and fire prevention codes.

Please let us know if your plan for a basement unit complies with the minimum floor area and the minimum size windows for compliance with the Life Safety Code and BOCA Building Code, which the City of Portland uses for construction purposes.

Sincerely,

Warren J. Turner

Warren J. Turner
Zoning Enforcement Inspector

cc: P. Samuel Hoffses, Chief, Inspection Services
Marland Wing, Code Enforcement Officer

Applicant: Steven Gifford Date: Feb. 11, 1988

Address: 43 St. Lawrence St

Assessors No.:

CHECK-LIST AGAINST ZONING ORDINANCE

Date -

Zone Location - R-6

Interior or corner lot -

Use - Change of use from 3 to 4 apts w/new apt in basement

Sewage Disposal -

Rear Yards -

Side Yards -

Front Yards -

Projections -

Height -

Lot Area - 5500 ft

Building Area -

Area per Family -

Width of Lot -

Lot Frontage -

Off-street Parking -

Loading Bays -

Site Plan -

Shoreland Zoning -

Flood Plains -

CITY OF PORTLAND, MAINE
389 CONGRESS STREET
PORTLAND, MAINE 04101
(207) 775-5451

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT

P. SAMUEL HOFFSES, CHIEF
INSPECTION SERVICES DIVISION

43 St.Lawrence St.

February 8, 1988

Phone: 7749224

Mr. Steven Gifford
43 St. Lawrence St.
Portland, Maine 04101

Dear Mr. Gifford:

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Please furnish this office with some details concerning the room sizes and overall dimensions of the plan which you submitted for basement apartment unit. We will also need to know if the windows are sufficiently large enough to meet the life safety and fire prevention codes.

Please let us know if your plan for a basement unit complies with the minimum floor area and the minimum size windows for compliance with the Life Safety Code and BOCA Building Code, which the City of Portland uses for construction purposes.

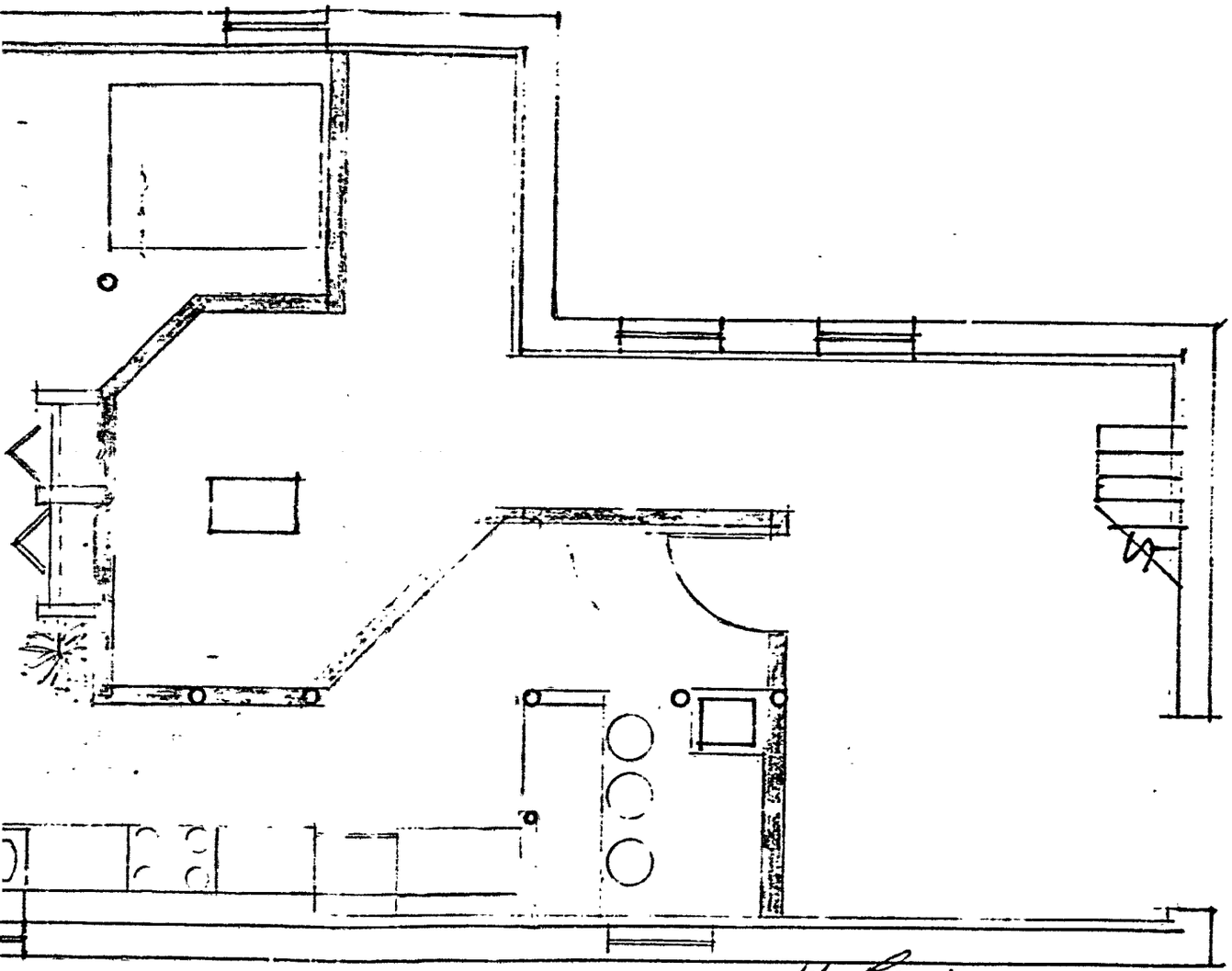
Sincerely,

Warren J. Turner

Warren J. Turner
Zoning Enforcement Inspector

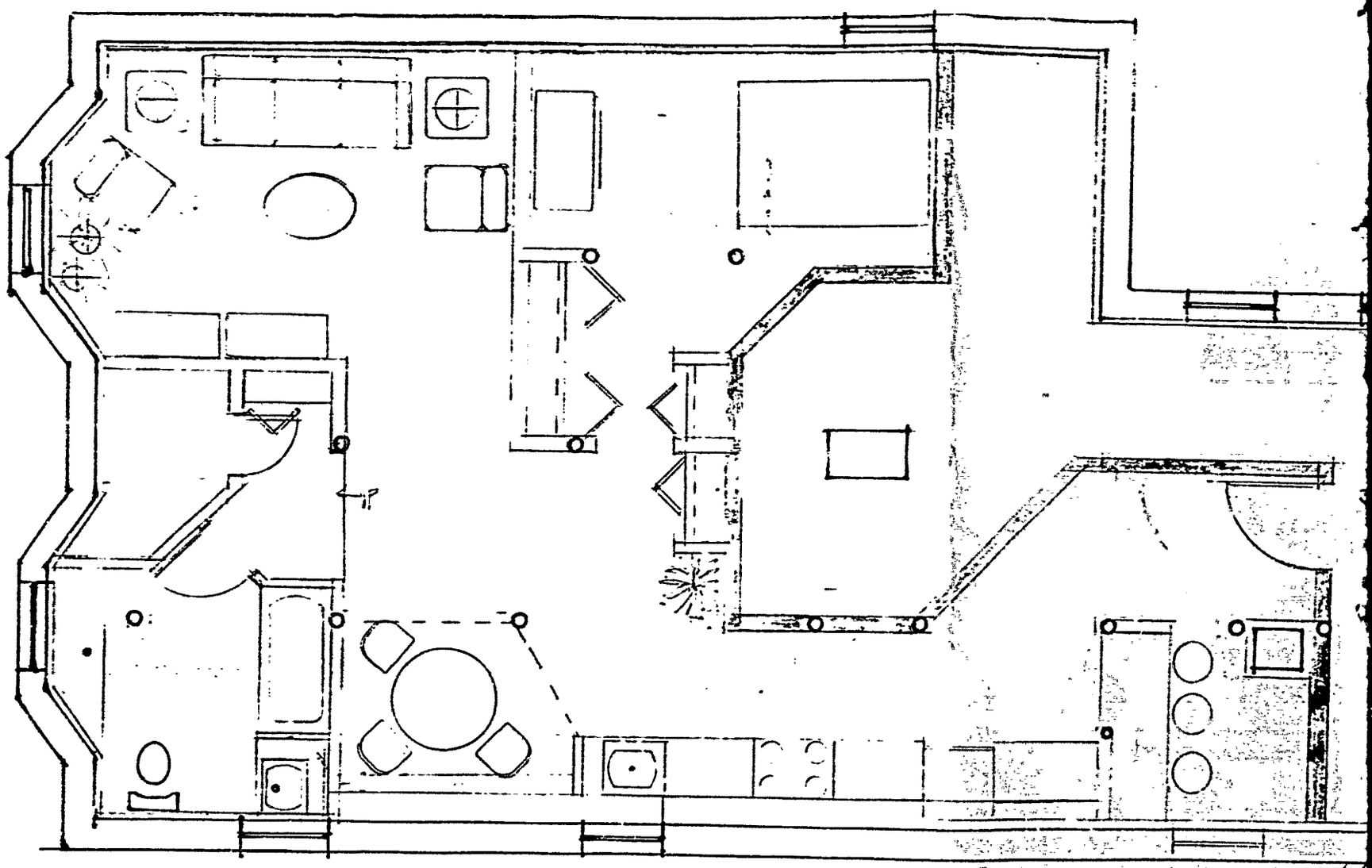
cc: P. Samuel Hoffses, Chief, Inspection Services
Marland Wing, Code Enforcement Officer

3 - Window size - 30" x 30"
Floor space for basement unit. approx. 720 sq ft.



43 St Lawrence

only existing structures
noted above are the support columns.
, is the only floor that will have work
done to it.

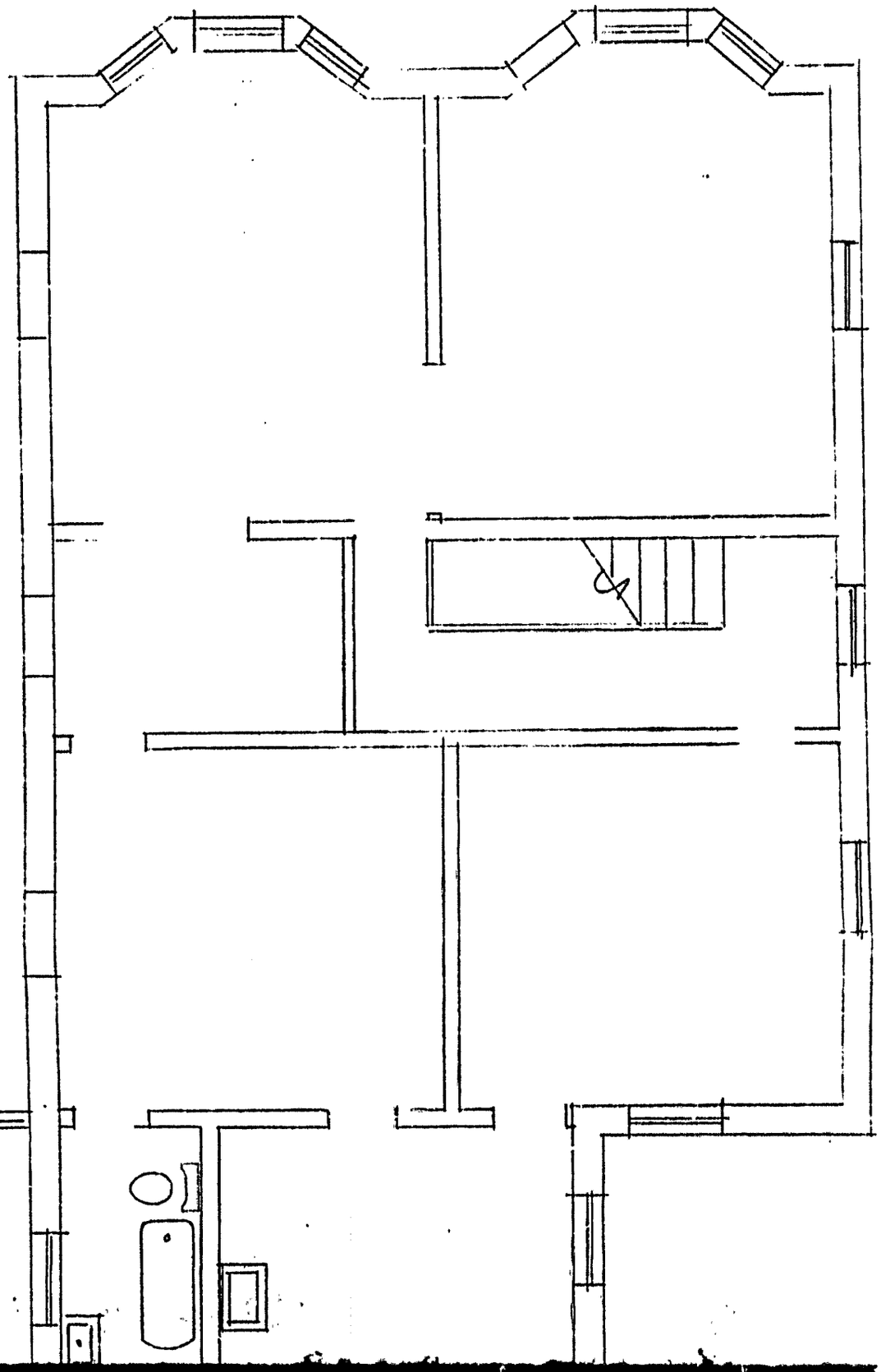


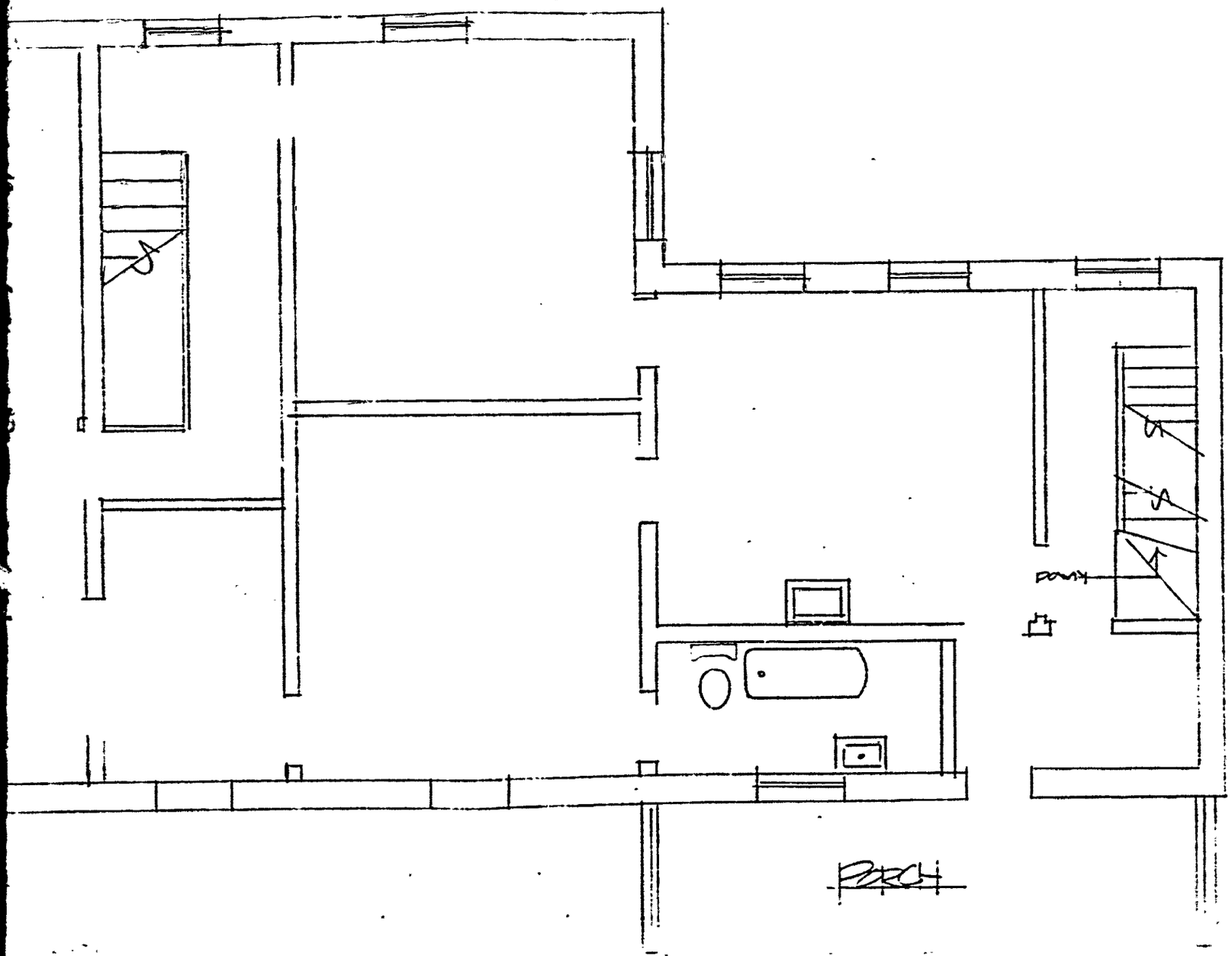
43 AT

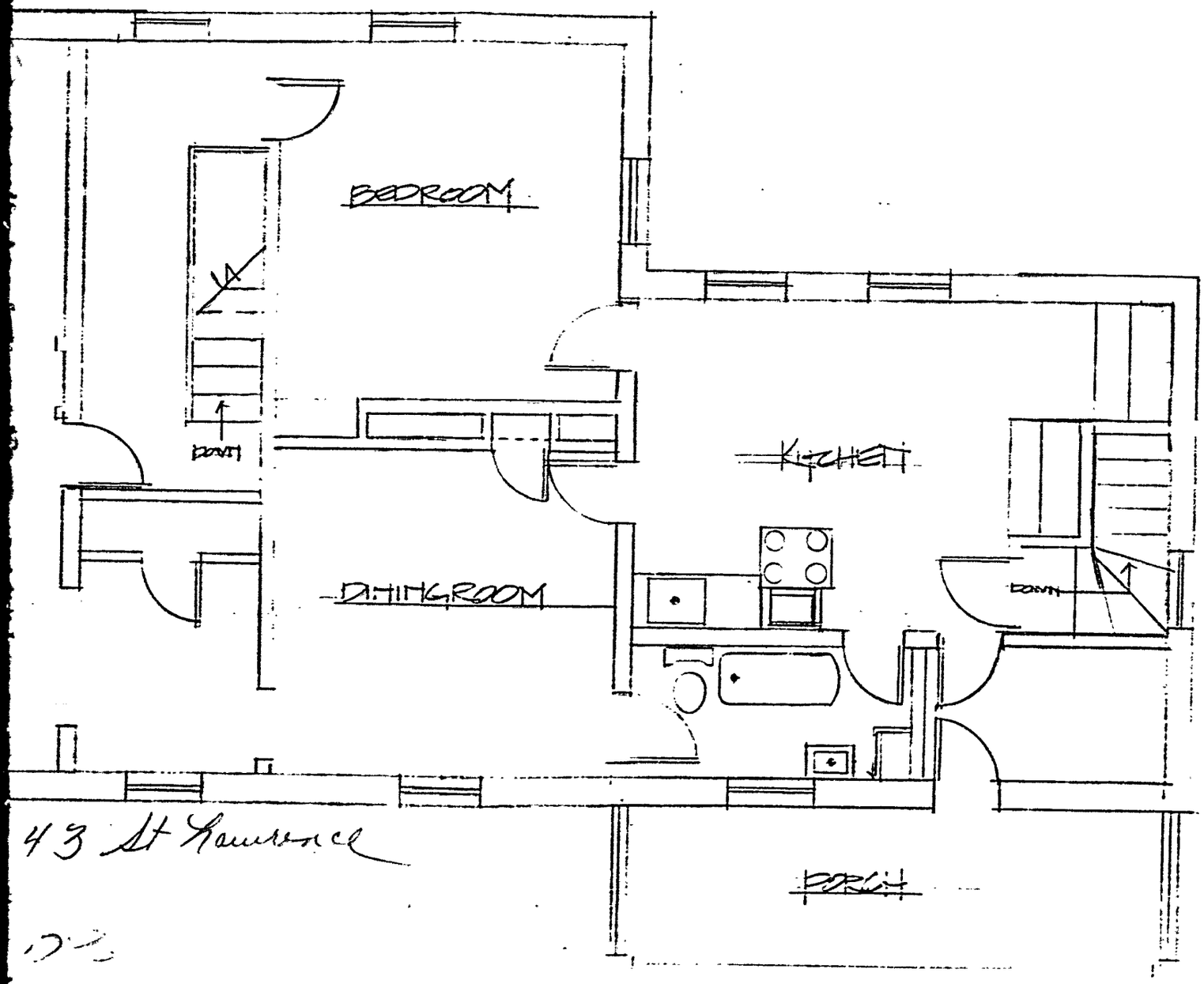
The only existing structures noted above are the support columns.

This is the only floor that will have work done to it.

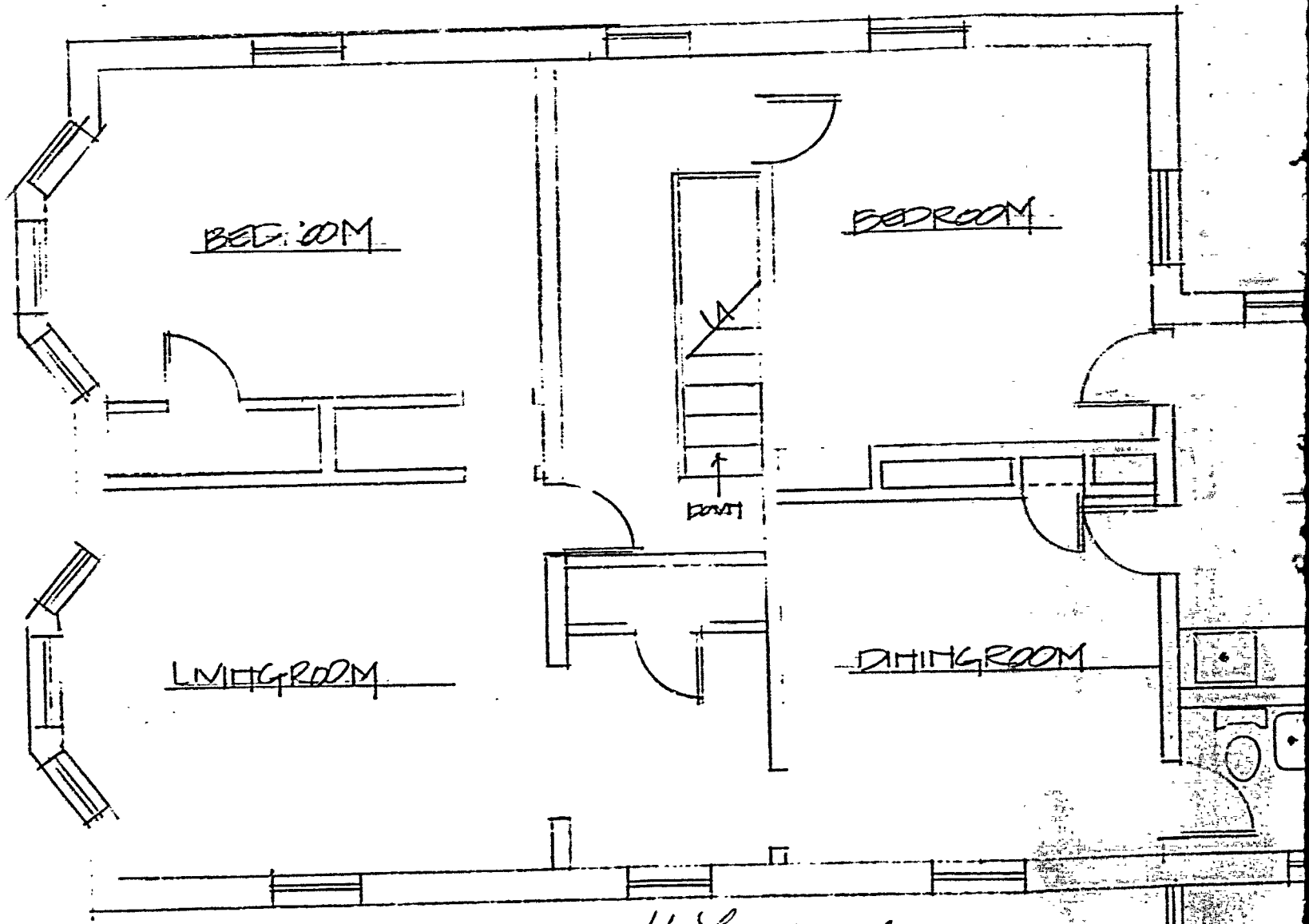
BASEMENT



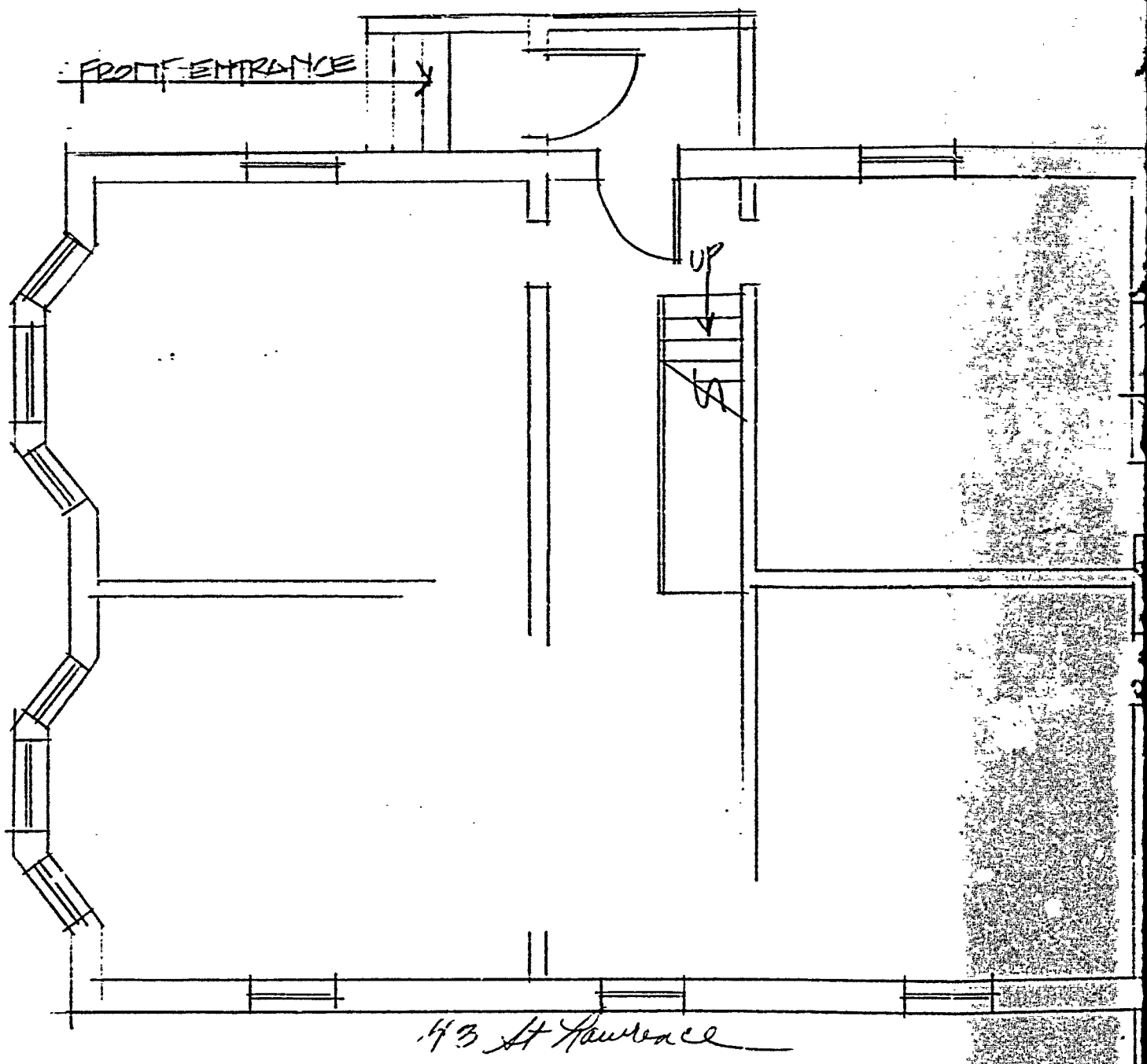

PORCH



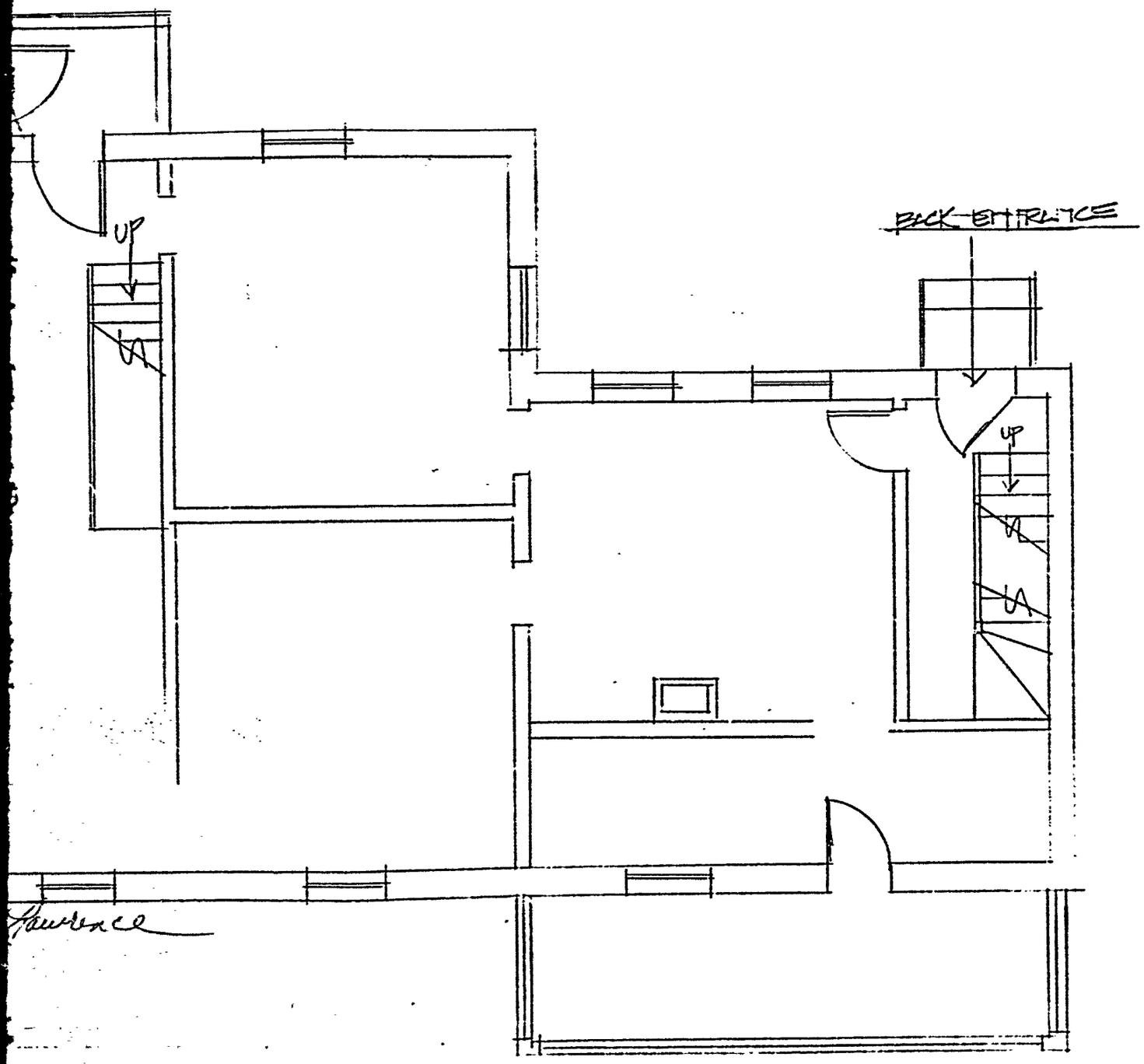
43 St Lawrence



43 St Lawrence



FIRST FLOOR


UP
BACK ENTRANCE
UP
Lawrence

930246

Permit # _____ City of Portland BUILDING PERMIT APPLICATION Fee $45.. Zone _____ Map # _____ Lot# _____

Please fill out any part which applies to job. . rope .as must accompany form.

Owner: Steven P. Gifford Phone # 799-2080

Address: 80 Mussey St- South Portland, ME 04106

LOCATION OF CONSTRUCTION 43 St, Lawrence St.

Contractor: owner Sub.: _____

Address: _____ Phone # _____

Est. Construction Cost: 5000 Proposed Use: 4-fam w int renov

Past 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-family to 4-family w intr renov

For Official Use Only

Date 3/30/93

Inside Fire Limits _____

Bldg Code _____

Time Limit _____

Estimated Cost 5000

Subdivision _____

Name _____

Lot _____

Ownership Public / Private

APR - 9 1993

CITY CLERK'S OFFICE

Zoning: R6

Street Frontage Provided: _____

Provided Setbacks: Front _____ Back _____ Side _____ Side _____

Review Required:

Zoning Board Approval: Yes ____ No ____ Date: _____

Planning Board Approval: Yes ____ No ____ Date: _____

Conditional Use: _____ Variance _____ Site Plan _____ Subdivision _____

Shoreland Zoning Yes ____ No ____ Floodplain Yes ____ No ____

Special Exception _____

Other: _____ (Explain) _____

4-6-93

HISTORIC PRESERVATION

Not in District or Landmark

Does not require review

Requires Review

Action: Approved

Approved with Conditions

Date: _____

Signature: _____

Foundation:

1. Type of Soil: _____
2. Set Backs - Front _____ Rear _____ Side(s) _____
3. Footings Size: _____
4. Foundation Size: _____
5. Other _____

Floor:

1. Sills Size: _____ Sills must be anchored.
2. Girder Size: _____
3. Lally Column Spacing: _____ Size: _____
4. Joists Size: _____ Spacing 16" O.C.
5. Bridging Type: _____ Size: _____
6. Floor Sheathing Type: _____ Size: _____
7. Other Material: _____

Exterior Walls:

1. Studding Size _____ Spacing _____
2. No. windows _____
3. No. Doors _____
4. Header Sizes _____ Span(s) _____
5. Bracing: Yes _____ No. _____
6. Corner Posts Size _____
7. Insulation Type _____ Size _____
8. Sheathing Type _____ Size _____
9. Siding Type _____ Weather Exposure _____
10. Masonry Materials _____
11. Metal Materials _____

Interior Walls:

1. Studding Size _____ Spacing _____
2. Header Sizes _____ Span(s) _____
3. Wall Covering Type _____
4. Fire Wall if required _____
5. Other Materials _____

Ceiling:

1. Ceiling Joists Size: _____
2. Ceiling Strapping Size _____ Spacing _____
3. Type Ceilings: _____
4. Insulation Type _____ Size _____
5. Ceiling Height: _____

Roof:

1. Truss or Rafter Size _____ Span _____
2. Sheathing Type _____ Size _____
3. Roof Covering Type _____

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 Nat... State Law.

PERMIT ISSUED WITH REQUIREMENTS

Permit Received By _____

Signature of Applicant Steven P. Gifford Date 3/30/93

Signature of CEO _____ Date _____

Inspection Dates _____

PERMIT ISSUED WITH REQUIREMENTS

White-Tax Assesor Yellow-GPCOG White Tag-CEO

I ma, Leary

APPLICATION FOR PERMIT

DEPARTMENT OF BUILDING INSPECTIONS SERVICES

ELECTRICAL INSTALLATIONS

16-F-12

Date 11/1/93 19

Receipt and Permit number 4293

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: 43 St Lawrence St. ADDRESS:

OWNER'S NAME: Steve Gifford

	FEES
OUTLETS: Receptacles 20 Switches 10 Plugmold ____ ft. TOTAL 30	6.00
FIXTURES: (number of) Incandescent 6 Flourescent 2 (not strip) TOTAL 8	1.60
Strip Flourescent ____ ft.	
SERVICES: Overhead x Underground ____ Temporary ____ TOTAL amperes 100	15.00
METERS: (number of) 1	1.00
MOTORS: (number of)	
Fractional	
1 HP or over	
RESIDENTIAL HEATING:	
Oil or Gas (number of units)	
Electric (number of rooms)	
COMMERCIAL OR INDUSTRIAL HEATING:	
Oil or Gas (by a main boiler)	
Oil or Gas (by separate units)	
Electric Under 20 kws ____ Over 20 kws	
APPLIANCES: (number of)	
Ranges 1	
Cook Tops	
Wall Ovens	
Dryers	
Fan	
TOTAL 3	6.00
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:	22.60

Water Heaters 1
Disposals
Dishwashers 1
Compactors
Others (denote)

INSPECTION:
Will be ready on _____, 19__; or Will Call X

CONTRACTOR'S NAME: Robbins Elect
ADDRESS: D epot St- Bar Mills
TEL.: 929-6490
MASTER LICENSE NO.: Willis Robbins SIGNATURE OF CONTRACTOR:
LIMITED LICENSE NO.: $04293

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

PERMIT ISSUED
NOV 18 1993
CITY OF PORTLAND

APPLICATION FOR AMENDMENT TO PERMIT

Amendment No. 1

Portland, Maine, 11/16/93

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for amendment to Permit No. 93/0246 *pertaining to the building or structure comprised in the original application in accordance with the Laws of the State of Maine, the Building Code and Zoning Ordinance of the City of Portland, plans and specifications, if any, submitted herewith, and the following specifications:*

Location 43 St. Lawrence St. Within Fire Limits? _____ Dist. No. _____

Owner's name and address Steven Gifford 799-2080 Telephone _____

Lessee's name and address 80 Hussey St- South Ptld, ME 04106 Telephone _____

Contractor's name and address owner Telephone _____

Architect _____ Plans filed _____ No. of sheets _____

Proposed use of building 4-family No. families _____

Last use _____ No. families _____

Increased cost of work $250 Additional fee $25.

Description of Proposed Work

new outside doorway

HISTORIC PRESERVATION
✓ Not in District nor Landmark
— Does not require review.
— Requires Review.
****
Action: — Approved.
— Approved with Conditions.
— Denied
Date: 11-18-93

Details of New Work

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

Height average grade to top of plate _____ Height average grade to highest point of roof _____

Size, front _____ depth _____ No. stories _____ solid or filled land? _____ earth or rock? _____

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

Material of underpinning _____ Height _____ Thickness _____

Kind of roof _____ Rise per foot _____ Roof covering _____

No. of chimneys _____ Material of chimneys _____ of lining _____

Framing lumber — Kind _____ Dressed or full size? _____

Corner posts _____ Sills _____ Girt or ledger board? _____ Size _____

Girders _____ Size _____ Columns under girders _____ Size _____ Max. on centers _____

Studs (outside walls and carrying partitions) 2x4-16" O.C. Bridging in every floor and flat roof span over 8 feet.

Joints and rafters: 1st floor _____, 2nd _____, 3rd _____, roof _____

On centers: 1st floor _____, 2nd _____, 3rd _____, roof _____

Maximum span: 1st floor _____, 2nd _____, 3rd _____, roof _____

Approved: 11-18-93 PERMIT ISSUED WITH REQUIREMENTS

Signature of Owner PERMIT ISSUED WITH REQUIREMENTS

Approved: _____ Inspector of Buildings

INSPECTION COPY — WHITE
APPLICANT'S COPY — YELLOW
FILE COPY — PINK
ASSESSOR'S COPY — GOLDEN

[1] MA-Lear

ELECTRICAL INSTALLATIONS

Permit Number 4293

Location 43 Flatbush

Owner See Form

Date of Permit 11-9-93

Final Inspection 3-8-94

By Inspector SB

Permit Application Register Page No. Completed

INSPECTIONS: Service 3-18-94 by SB

Service called in 11:15 AM

Closing-in _____ by _____

PROGRESS INSPECTIONS: 11-12-93 / _____ / _____

_____ / _____ / _____

_____ / _____ / _____

_____ / _____ / _____

_____ / _____ / _____

_____ / _____ / _____

DATE:	REMARKS:
11-12-93	Roughing 4th motors
11-15-93	Cellar 7:20 am
11-15-93	4th apartment in cellar - only one RGRESS
	no minor panels, apt. finishes - no rough inspe?

930246

Permit # _____ City of Portland BUILDING PERMIT APPLICATION Fee 5455. Zone _____ Map # _____ Lot# _____

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

Owner: Steven P. Gifford Phone # 799-2030

Address: 80 Hussey St- South Portland, ME - 04106

LOCATION OF CONSTRUCTION 43 St. Lawrence St.

Contractor: owner Sub.: _____

Address: _____ Phone # _____

Est. Construction Cost: 5000 Proposed Use: 4-fam w int renov

Past 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-family to 4-famil w intr renov

For Official Use Only

Date 9/30/93

Inside Fire Limits _____

Bldg Code _____

Time Limit _____

Estimated Cost 5000

Subdivision: Name _____ Lot _____

Ownership: Public Private

APR - 9 1993 PORTLAND

Zoning: R6

Street Frontage Provided: _____

Provided Setbacks: Front _____ Back _____ Side _____ Side _____

Review Required:

Zoning Board Approval: Yes ____ No ____ Date: _____

Planning Board Approval: Yes ____ No ____ Date: _____

Conditional Use: _____ Variance _____ Site Plan _____ Subdivision _____

Shoreland Zoning Yes ____ No ____ Floodplain Yes ____ No ____

Special Exception _____

Other (Explain) _____

4-6-93

HISTORIC PRESERVATION

Not in District nor Landmark

~~Does not require review.~~

Requires Review.

Action: ___ Approved.

~~Approved with Conditions.~~

~~Denied~~

Foundation:

1. Type of Soil: _____
2. Set Backs - Front _____ Rear _____ Side(s) _____
3. Footings Size: _____
4. Foundation Size: _____
5. Other _____

Floor:

1. Sills Size: _____ Sills must be anchored.
2. Girder Size: _____
3. Lally Column Spacing: _____ Size: _____
4. Joists Size: _____ Spacing 16" O.C.
5. Bridging Type: _____ Size: _____
6. Floor Sheathing Type: _____ Size: _____
7. Other Material: _____

Exterior Walls:

1. Studding Size _____ Spacing _____
2. No. windows _____
3. No. Doors _____
4. Header Sizes _____ Span(s) _____
5. Bracing: Yes _____ No. _____
6. Corner Posts Size _____
7. Insulation Type _____ Size _____
8. Sheathing Type _____ Size _____
9. Siding Type _____ Weather Exposure _____
10. Masonry Materials _____
11. Metal Materials _____

Interior Walls:

1. Studding Size _____ Spacing _____
2. Header Sizes _____ Span(s) _____
3. Wall Covering Type _____
4. Fire Wall if required _____
5. Other Materials _____

Ceiling:

1. Ceiling Joists Size: _____
2. Ceiling Strapping Size _____ Spacing _____
3. Type Ceilings: _____
4. Insulation Type _____ Size _____
5. Ceiling Height: _____

Roof:

1. Truss or Rafter Size _____ Span _____
2. Sheathing Type _____ Size _____
3. Roof Covering Type _____

Chimneys:

Type: _____ Number of Fire Places _____

Heating:

Type of Heat: _____

Electrical:

Service Entrance Size: _____ Smoke Detector Required Yes ____ No ____

Plumbing:

1. Approval of soil test if required Yes _____ No _____
2. No. of Tubs or Showers _____
3. No. of Flushes _____
4. No. of Lavatories _____
5. No. of Other Fixtures _____

Swimming Pools:

1. Type: _____
2. Pool Size: _____ x _____ Square Footage _____
3. Must conform to National Electrical Code and State Law.

Permit Received By Louise E. Chase

Signature of Applicant Steven P. Gifford Date 9/30/93

PERMIT ISSUED WITH REQUIREMENTS

PERMIT ISSUED WITH REQUIREMENTS

Signature of CEO _____ Date _____

Inspection Dates _____

White-Tax Assesor Yellow-GPCOG White Tag-CEO

Mth, Leary

PLOT PLAN

N

FEES (Breakdown From Front)

Base Fee $ 45 —
Subdivision Fee $
Site Plan Review Fee $
Other Fees $
(Explain)
Late Fee $

Inspection Record

Type	Date
	/ /
	/ /
	/ /
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COMMENTS 8-19-93 Some fire doors have been installed. 9-7-93 Sheet rock is being installed. This amendment will have to be taken out for exit door. An amendment was taken out for the exit door. 12-5-95 Nothing more being done print & voided

Signature of Applicant S. Hoffman **Date** 3/30/93

BUILDING PERMIT REPORT

ADDRESS: 43 St. Lawrence St DATE: 8 April 93

REASON FOR PERMIT: Change of use from a (3) three family dwelling to a (4) four family dwelling

BUILDING OWNER: Steven P. Gifford.

CONTRACTOR: Owner

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. (A 24 hour notice is required prior to inspection.)

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 accessable 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 ($0.53m^2$). 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. 101 Chapter 18 & 19.

(over)

8.) Private garages located beneath rooms in buildings of Use Groups R-1, R-2, R-3 or I-1 shall have walls, partitions, floors and ceilings separating the garage space from the adjacent interior spaces constructed of not less than 1-hour fireresistance 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. For more detail on guards & handrails see Article 8 section 824.0 and 825.0 of the BOCA National Building Code.

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.

12.) Stair construction in Use Group R-3, R-4, is a minimum of 9" tread and 8-1/4" maximum rise.

13.) Headroom in habitable spaces is a minimum of 7'6".

14.) The minimum headroom in all parts of a stairway shall not be less than 6 feet 8 inches.

15.) All construction and demolition debris must be disposed at the RWS by a licensed carrier or solid waste at the City's authorized reclamation site. The fee rate is attached. Proof of such disposal must be furnished to the office of Inspection Services before final certificate of occupancy is issued or demolition permit is granted.

Sincerely,

P. Samuel Hoffses
Chief of Inspection Services

/el
11/16/88-11/27/90-8/14/91-9/2/92-10/14/92

LT. Mac Donald L PFD

APPLICATION FOR AMENDMENT TO PERMIT

NOV 18 1993

Amendment No. 1

Portland, Maine, 11/16/93

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for amendment to Permit No. 93/0246 *pertaining to the building or structure comprised in the original application in accordance with the Laws of the State of Maine, the Building Code and Zoning Ordinance of the City of Portland, plans and specifications, if any, submitted herewith, and the following specifications.*

Location 43 St. Law rence St. Within Fire Limits? _____ Dist. No. _____

Owner's name and address Steven Gi ford 799-2080 Telephone _____

Lessee's name and address 80 Mussey St- South Ptld, ME 04106 Telephone _____

Contractors name and address owner Telephone _____

Architect _____ Plans filed _____ No. of sheets _____

Proposed use of building 4-family No. families _____

Last use _____ No. families _____

Increased cost of work $250 Additional fee $25.

Description of Proposed Work

new outside doorway

HISTORIC PRESERVATION

Not in District nor Landmark.

✓ Does not require review.

— Requires Review.

Action: — Approved.

— Approved with Conditions.

— Denied.

Date: 11-19-93

Signature: [illegible]

Details of New Work

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

Height average grade to top of plate _____ Height average grade to highest point of roof _____

Size, front _____ depth _____ No. stories _____ solid or filled land? _____ earth or rock? _____

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

Material of underpinning _____ Height _____ Thickness _____

Kind of roof _____ Rise per foot _____ Roof covering _____

No. of chimneys _____ Material of chimneys _____ of lining _____

Framing lumber — Kind _____ Dressed or full size? _____

Corner posts _____ Sills _____ Girt or ledger board? _____ Size _____

Girders _____ Size _____ Columns under girders _____ Size _____ Max. on centers _____

Studs (outside walls and carrying partitions) 2x4-16" O.C. Bridging in every floor and flat roof span over 8 feet.

Joints and rafters: 1st floor _____, 2nd _____, 3rd _____, roof _____

On centers: 1st floor _____, 2nd _____, 3rd _____, roof _____

Maximum span: 1st floor _____, 2nd _____, 3rd _____, roof _____

PERMIT ISSUED WITH REQUIREMENTS

Approved: [illegible] 11-19-93

Signature of Owner [illegible]

Approved: _____

Inspector of Buildings

INSPECTION COPY — WHITE
APPLICANT'S COPY — YELLOW

FILE COPY — PINK
ASSESSOR'S COPY — GOLDEN

1 MA. Leary

Inspection Services
Samuel P. Hoffses
Chief

Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

November 17, 1993

Steven Gifford
8 Mussey St.
South Portland, ME 04106

re: 43 St. Lawrence St.

Dear Sir:

Your application to install a new outside doorway has been reviewed, and a permit is herewith issued subject to the following requirements:

No increase in the footprint of the building is authorized by this amendment, since a plot plan was not submitted.

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

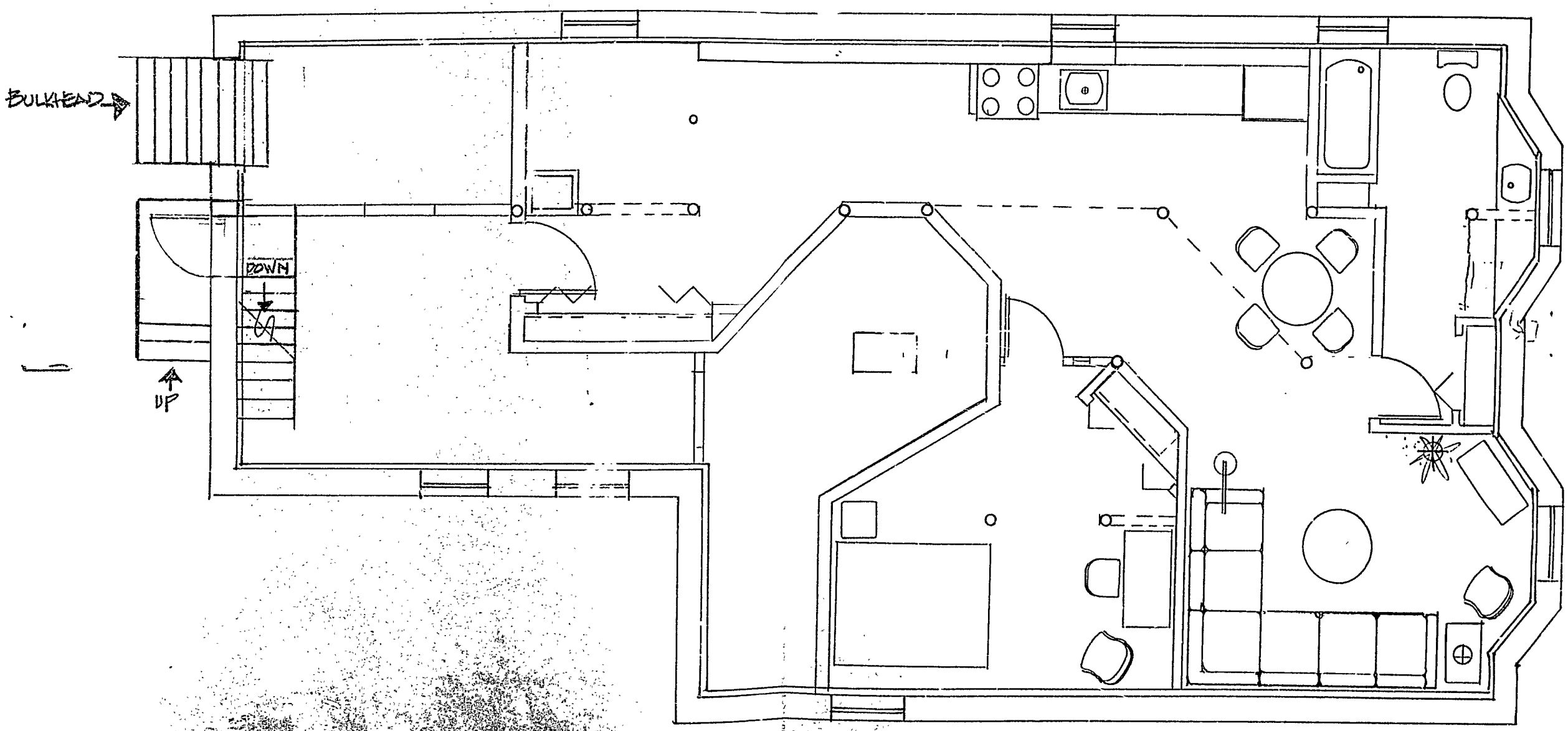
Sincerely,

P. Samuel Hoffses
Chief of Inspection Services

cc: Wm. Giroux, Zoning Adm.

lec

389 Congress Street • Portland, Maine 04101 • (207) 874-8300



Perm. # 930246 4/9/93