

23 MAYO STREET

SAINT

Full cut # 920R - 1st cut # T 203 - 2nd cut # 920SR - Full cut # 920SR

☐ Commercial
☒ Residential
☒ Single
☐ Multi Family
☐ New Construction
☐ Remodeling

Building and Inspection Services Dept.: Plumbing Inspection

PERMIT TO INSTALL PLUMBING

Address: 23 Mayo Street

Installation For: Joseph Craine

Owner of Bldg.: Joseph Craine

Owner's Address: 23 Mayo Street

Plumber: David G. Irving

Date: 6/2/61

PERMIT NUMBER 10197

Date Issued: 6/2/61

PORTLAND PLUMBING INSPECTOR

By: J. P. Welch

APPROVED FIRST INSPECTION

Date: June 2-61

By: JOSEPH P. WELCH

APPROVED FINAL INSPECTION

Date: June 2-61

By: JOSEPH P. WELCH

TITLE OF BUILDING

☒ COMMERCIAL

☐ RESIDENTIAL

☐ SINGLE

☐ MULTI FAMILY

☐ NEW CONSTRUCTION

☐ REMODELING

SM 12-53 ☐

PORTLAND HEALTH DEPT.

PLUMBING INSPECTION

PROPOSED INSTALLATIONS		NUMBER	FEE
SINKS			
LAVATORIES			
TOILETS		1	\$ 2.00
BATH TUBS		1	2.00
SHOWERS			
DRAINS			
HOT WATER TANKS		1	2.00
TANKLESS WATER HEATERS			
GARBAGE GRINDERS			
SEPTIC TANKS			
HOUSE SEWERS			
ROOF LEADERS (conn. to house drain)			
		3	\$ 6.00

PERMIT
NUMBER 3445

Date Issued 5-17-54
PORTLAND PLUMBING
INSPECTOR

By J. F. H. 11
APPROVED FIRST INSPECTION

Date 5-17-54

By 6
APPROVED FINAL INSPECTION

Date 5-17-54

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

SM 12-53

PORTLAND HEALTH DEPT.

PERMIT TO INSTALL PLUMBING

Address 23 Maple

Installation For:

Owner of Bldg.: Mrs. Joseph L. Craine

Owner's Address: 23 Maple

Plumber: Paul H. L. Co. Date: 5-17-54

NEW	REPL.	PROPOSED INSTALLATIONS	NUMBER	FEE
		SINKS		
		LAVATORIES		
		TOILETS		
		BATH TUBS		
		SHOWERS		
		DRAINS		
1		HOT WATER TANKS 30 gal. 22 gal.	1	4.00
		WATER HEATERS		
		DISPOSAL GRINDERS		
		WATER TANKS		
		WERS		
		ADERS (conn. to house drain)		
			1	4.00
		Total		

PLUMBING INSPECTION

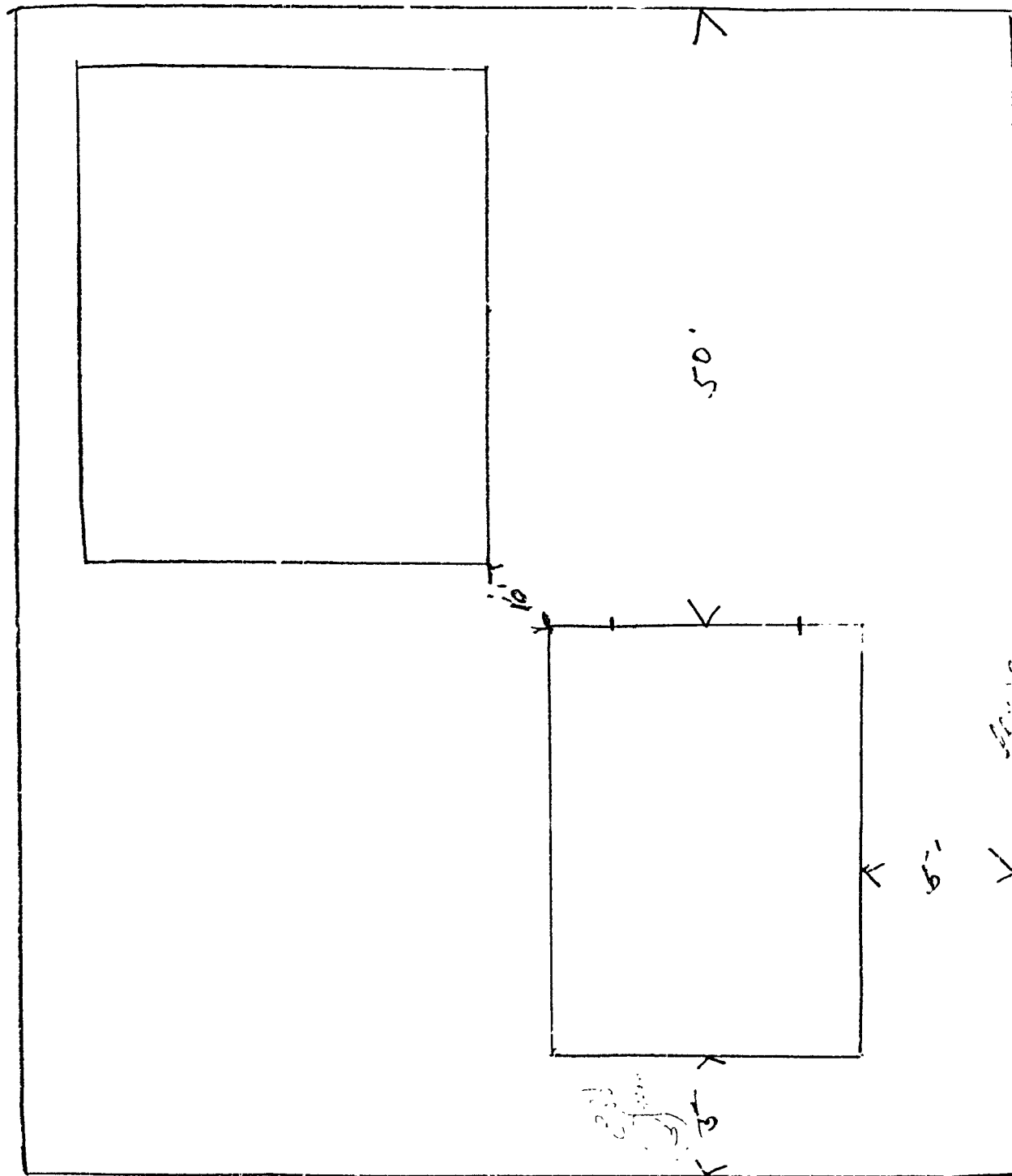
STATEMENT ACCOMPANYING APPLICATION FOR BUILDING PERMIT

for 1 car garage
at 23 Mayo Street Date May 25, 1965

1. In whose name is the title of the property now recorded? Joseph Craine
2. Are the boundaries of the property in the vicinity of the proposed work shown clearly on the ground, and how? fence
3. Is the outline of the proposed work now staked out upon the ground? no *Handwritten: yes*
If not, will you notify the Inspection Office when the work is staked out and before any of the work is commenced? _____
4. What is to be maximum projection or overhang of eaves or drip? 6"
5. Do you assume full responsibility for the correctness of the location plan or statement of location filed with this application, and does it show the complete outline of the proposed work on the ground, including bay windows, porches and other projections? yes
6. Do you assume full responsibility for the correctness of all statements in the application concerning the sizes, design and use of the proposed building? yes
7. Do you understand that in case changes are proposed in the location of the work or in any of the details specified in the application that a revised plan and application must be submitted to this office before the changes are made? yes

Robert J. Banks Sr.

23 MAYO ST city



23 Mayo

St

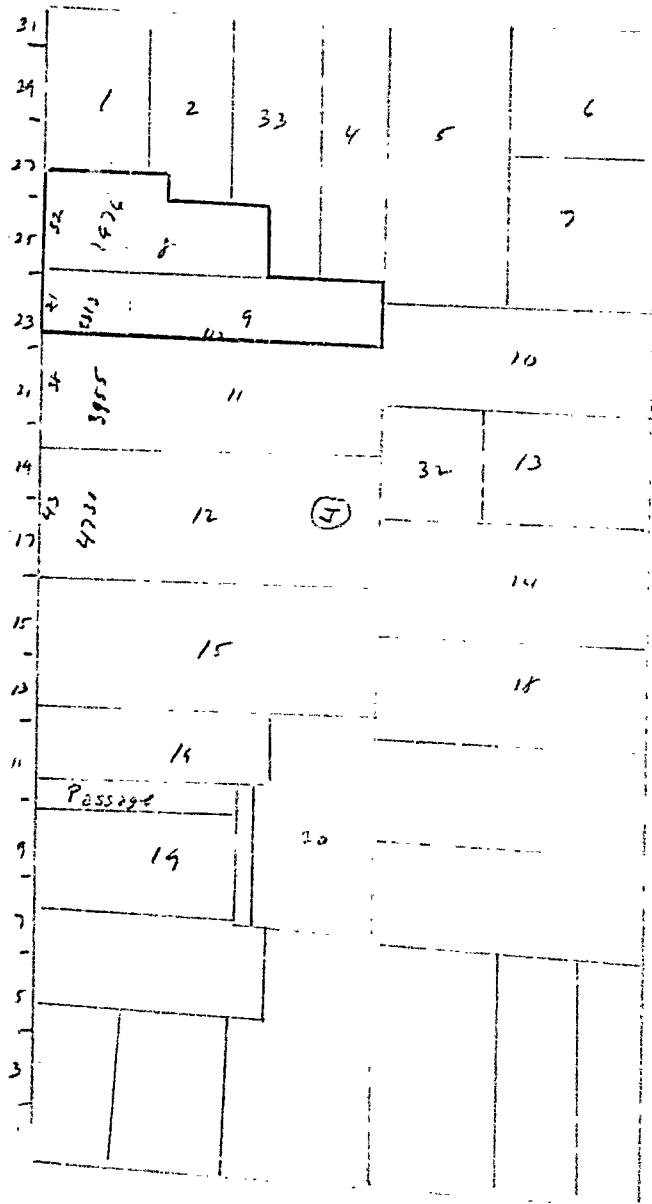
— 5/24/68

11/12/68

22-J-9

East Oxford St

Mayo St.



Smith St

Cumberland Ave.



APPLICATION FOR PERMIT

Class of Building or Type of Structure May 25, 1965

Portland, Maine,

PERMIT ISSUED

MAY 26 1965

CITY of PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for a permit to erect alter repair demolish install the following building structure equipment in accordance with the Laws of the State of Maine, the Building Code and Zoning Ordinances of the City of Portland, plans and specifications, if any, submitted herewith and the following specifications:

Location 23 Mayo Street Within Fire Limits? _____ Dist. No. _____
Owner's name and address Joseph Crum Graine, 23 Mayo St. Telephone _____
Les-ee's name and address _____ Telephone _____
Contractor's name and address Metropolitan Builders, 43 Coolidge Ave., Telephone _____
Architect _____ Specifications _____ Plans yes No. of sheets 1
Proposed use of building 1 car garage No. families _____
Last use _____ No. families _____
Material _____ No. stories _____ Heat _____ Style of roof _____ Roofing _____
Other buildings on same lot dwelling
Estimated cost \$ 1250. Fee \$ 6.00

General Description of New Work

To construct 1-car pre-fab garage 10' x 20'

Permit issued with Letter

8' garage door opening - gable end
2-2x4 header

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** contractors

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 8' Height average grade to highest point of roof 13'
Size, front 10' depth 20' No. stories 1 solid or filled land? solid earth or rock? earth
Material of foundation concrete slab Thickness, top _____ bottom _____ cellar _____
Material of underpinning _____ Height _____ Thickness _____
Kind of roof pitch Rise per foot _____ Roof covering asphalt roofing Class C Lind. Lab.
No. of chimneys _____ Material of chimneys _____ of lining _____ Kind of heat _____ fuel _____
Framing lumber—Kind hemlock Dressed or full size? dressed
Corner posts 2-2x4 Sills 2x6 Girt or ledger board? _____ Size _____
Girders _____ Size _____ Columns under girders _____ Size _____ Max. on centers _____
Studs (outside walls and carrying partitions) 2x4-24" O. C. Bridging in every floor and flat roof span over 8 feet.
Joists and rafters: 1st floor concrete, 2nd _____, 3rd _____, roof 2x6
On centers: 1st floor _____, 2nd _____, 3rd _____, roof 16"
Maximum span: 1st floor _____, 2nd _____, 3rd _____, roof 5'
If one story building with masonry walls, thickness of walls? _____ height? _____

If a Garage

No. cars now accommodated on same lot 0, to be accommodated 2 number commercial cars to be accommodated 0
Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? no

APPROVED:

O.K. - 5/25/65 - Allen Y. Letter

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

Metropolitan Builders

C24 108 SC MAINE PRINTING CO.

INSPECTION COPY

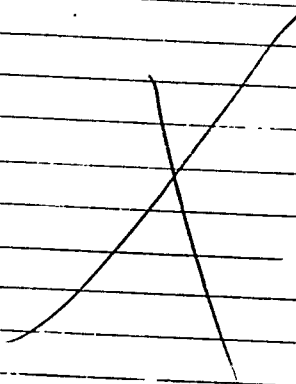
Signature of owner

By: Robert S. Banks Jr.

P.H.

NOTES

5/26/65 - *Inspection 015*
E 88
 6/7/65 - *Hot sawed E 88*
 6/14/65 - *Hot sawed E 88*
Hot sawed in gabbro.
 6/18/65 - *Hot sawed E 88*



~~444~~
 Permit No. *457-46*
 Location *23 Mile Dr*
 Owner *Franklin*
 Date of permit *5/28/65*
 Notif. closing in
 Inspn. closing in
 Final Notif.
 Final Inspn.
 Cert. of Occupancy issued



APPLICATION FOR PERMIT

RECEIVED
01283
SEP 18 1959

Class of Building or Type of Structure Third Class

PORTLAND, MAINE,

Sept. 18, 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 23 Mayo St.

Owner's name and address Mrs. Annie Craine,

Telephone

Contractor's name and address Puck's Buildin

Service
at Forester Me. 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:

Buck's Building Service

23 Mayo Street



CERTIFICATE
OF
COMPLIANCE

May 11, 1981

CITY OF PORTLAND

Department of Urban Development
Housing Inspections Division
Telephone: 775-5451 - Extension 311 - 318

Mr. Leslie A. Craine
23 Mayo Street
Portland, Maine 04101

Re: Premises located at: 23 Mayo Street 22-J-9 EE

Dear Mr. Craine:

A re-inspection of the premises noted above was made on May 8, 1981
by Code Enforcement Officer Arthur Addato.

This is to certify that you have complied with our request to correct the
violation of the Municipal Codes relating to housing conditions as
described in our "Notice of Housing Conditions" dated May 9, 1978.

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

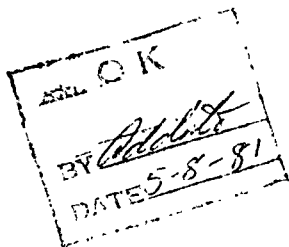
In order to aid in the preservation of Portland's existing
housing inventory, it shall be the policy of this department
to inspect each residential building at least once every
five years. Although a property is subject to re-inspection
at any time during the said five-year period, the next
regular inspection of this property is scheduled for
May 1985.

Sincerely yours,

Joseph E. Gray, Jr., Director of
Planning and Urban Development

By Lyle D. Noyes
Lyle D. Noyes
Inspection Services Division

Arthur Addato
Code Enforcement Officer - Addato (7)
jmr



April 27, 1979

Mr. Leslie A. Craine
23 Mayo Street
Portland, Maine 04101

7742989

Dear Mr. Craine Re: 23 Mayo Street, Portland, Maine NCP-East End 22-J-9

As owner or agent of the above referred property, you were notified on May 9, 1978, to correct certain substandard conditions in violation of Chapter 307 of the City of Portland Municipal Code "Minimum Standards for Housing". Several re-inspections have been made and we find that you have not complied with our request.

A final re-inspection was made on April 26, 1979 by Housing Inspector Addato and, as a result, you are hereby ordered to correct the violations listed below on or before May 27, 1979. 5/23/79

Failure to comply with this order may result in a complaint being filed for prosecution in District Court.

Sincerely yours,
Joseph E. Gray, Jr., Director
Neighborhood Conservation

Inspector [Signature]
A. Addato

By [Signature]
Lyle Q. Noyes,
Chief of Housing Inspections

EXISTING VIOLATIONS OF CHAPTER 307 OF THE CITY OF PORTLAND MUNICIPAL CODE		SECTION(S)
1. CELLAR STAIRS - provide missing electrical light.		8a
2. CELLAR STAIRS - provide missing handrail.		3d
3. CELLAR STAIRS - replace broken tread and riser.		6d
4. CELLAR CEILING - repair exposed electrical wiring.		8a
5. FRONT CELLAR FLOOR - determine the reason and remedy the condition causing leakage.		3a
6. CELLAR FLOOR - throughout - repair cracked and broken cement.		3a
7. CELLAR WALLS - throughout - repair or replace broken and missing mortar and bricks.		6d
8. FRONT CELLAR FLOOR - repair leaking wasteline.		4e
9. CELLAR - accomplish a general clean up of the cellar by properly disposing of all rubbish and debris.		3a
10. EXTERIOR ROOF - repair or replace the loose and missing shingles.		3a
11. FRONT EXTERIOR WALL - replace worn downspout.		
continued		
vw		

April 27, 1979

Final Notice

23 Mayo Street, Portland, Maine NCP-East End 22-J-9

- 5/9 12. EXTERIOR TRIM - make this trim weathertight and watertight by painting or any other suitable means. 3a
- 11/14 13. FRONT EXTERIOR STAIRS - replace broken riser. 3d
- 5/9 14. EXTERIOR WALLS OVERALL - repair or replace broken and missing siding. 3a
- 11/14 15. EXTERIOR CHIMNEYS - FRONT & REAR - repair or replace missing bricks and mortar. 3e
- 11/14 16. REAR EXTERIOR DOOR - repair inoperative door. 3c
- 5/9 17. ATTIC WINDOW - replace missing glass. 3c
- 11/14 18. YARD - clean up yard and properly dispose of all rubbish and debris. 4a
- FIRST FLOOR LEFT
- 11/14 19. KITCHEN CEILING - determine the reason and remedy the condition causing leakage. 3a
- 3/17 20. KITCHEN CEILING AND WALLS - repair or replace missing plaster. 3a
- 11/14 21. KITCHEN SINK - repair leaking trap. 6d
- 9/8 22. Repair worn decking over all floors. 3b
- 11/14 23. KITCHEN OVERALL - clean up kitchen and properly dispose of all debris. 4a
- 10/8 24. BATHROOM - CEILING & WALLS - repair or replace cracked plaster. 3a
- 8/8 25. LIVING ROOM CEILING - secure loose tiles. 3a
- 9/8 26. LIVING ROOM WINDOW - replace broken sash. 3c
- 9/8 27. FRONT BEDROOM WINDOW - replace broken sash. 3c
- 9/8 28. REAR BEDROOM CEILING - repair inoperative electrical light fixture. 8e
- 11/14 29. MIDDLE HALL CEILING - " " " " 8e
- 11/14 30. MIDDLE HALL CEILING - determine the reason and remedy the condition causing leakage. 3a

CITY OF PORTLAND, MAINE
DEPARTMENT OF NEIGHBORHOOD CONSERVATION
HOUSING INSPECTIONS DIVISION

NOTICE OF HEARING

April 11, 1979

To: Mr. Leslie A. Craine
23 Mayo Street
Portland, Maine 04101

Re: Premises located at 23 Mayo Street, Portland, Maine NCP-East End 22-J-9

Dear Mr. Craine:

Because of your failure to comply with previous NOTICES, you are hereby invited to appear in Room 315, City Hall, 389 Congress Street, Portland, Maine at 9:00 a.m. on April 24, 1979, to show cause why legal action should not be taken against you for violations of the Municipal Codes relating to housing conditions at the above referred premises, as described more fully in the attached copy of the original NOTICE received by you on or about May 9, 1978.

FAILURE TO APPEAR MAY RESULT IN PROSECUTION

Please notify this office at once if you have corrected all violations before the above noted hearing date. Telephone 775-5451 Extension 443 - 358.

Joseph E. Gray, Jr., Director
Neighborhood Conservation

By Lyle D. Noyes
Lyle D. Noyes,
Chief of Housing Inspections

Requested by
Inspector A. Addato

A. Addato

Enclosure

VW

NOTICE OF HOUSING CONDITIONS

City of Portland
Department of Neighborhood Conservation
Housing Inspections Division
Tel. 775-5451 - Ext. 358 - 448

Mr. Leslie A. Craine
23 Mayo Street
Portland, Maine 04101

Ch.-Bl.-Lot: 22-J-9
Location: 23 Mayo Street
Project: MCP-East End
Issued: 5-9-78
Expired: 8-9-78

DU 1

Dear Mr. Craine:

An examination was made of the premises at 23 Mayo Street, Portland, Maine, by Housing Inspector Mrowka. Violations of Municipal Codes relating to housing conditions were found as described in detail below.

In accordance with provisions of the above mentioned Codes, you are requested to correct these defects on or before August 9, 1978. You may contact this office to arrange a satisfactory repair schedule if you are unable to make such repairs within the specified time. We will assume the repairs to be in progress if we do not hear from you within ten days from this date and, on reinspection within the time set forth above, will anticipate that the premises have been brought into compliance with Code Standards. Please contact this office if you have any questions regarding this Notice.

Your cooperation will help this Department in its goal to maintain all Portland residents in decent, safe and sanitary housing.

Very truly yours,

Joseph E. Gray, Jr. Director
Neighborhood Conservation

By Lyle D. Moyes
Chief of Housing Inspections

Inspector G. Mrowka

EXISTING VIOLATIONS OF CHAPTER 307 - "MINIMUM STANDARDS FOR HOUSING" -

	Section(s)
*1. CELLAR STAIRS - provide missing electrical light.	8-a
2. CELLAR STAIRS - provide missing handrail.	3-d
3. CELLAR STAIRS - replace broken tread and riser.	6-d
*4. CELLAR CEILING - repair exposed electrical wiring.	8-a
*5. FRONT CELLAR FLOOR - determine the reason and remedy condition causing leakage.	3-a
6. CELLAR FLOOR - throughout - repair cracked and broken cement.	3-a
7. CELLAR WALLS - throughout - repair or replace broken and missing mortar and bricks.	3-a
*8. FRONT CELLAR FLOOR - repair leaking wasteline.	6-d
9. CELLAR - accomplish a general clean up of the cellar by properly disposing of all rubbish and debris.	4-a
*10. FRONT EXTERIOR ROOF - repair or replace the loose and missing shingles.	2
11. FRONT EXTERIOR WALL - replace worn downspout.	3-a
12. EXTERIOR TRIM - make trim weathertight and watertight by painting or any other suitable means.	3-a
13. FRONT EXTERIOR STAIRS - replace broken riser.	3-a
14. EXTERIOR WALLS - overall - repair or replace broken and missing siding.	3-a
*15. EXTERIOR CHIMNEYS - front and rear - repair or replace missing bricks and mortar.	3-a
16. REAR EXTERIOR DOOR - repair inoperative door.	3-a
17. ATTIC WINDOW - replace missing glass.	3-a
18. YARD - clean up yard and properly dispose of all rubbish and debris.	4-a

continued -

NOTICE OF HOUSING CONDITIONS

" DU 1

City of Portland
Department of Neighborhood Conservation
Housing Inspections Division
Tel. 775-5451 - Ext. 358 - 448

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Portland, Maine 04101

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Issued: 5-9-78
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By

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16. REAR EXTERIOR DOOR - repair inoperative door. 3-c
17. ATTIC WINDOW - replace missing glass. 3-c
18. YARD - clean up yard and properly dispose of all rubbish and debris. 4-a

continued -

23 Mayo Street - continued

- First floor - left
- | | |
|---|-----|
| *19. KITCHEN - ceiling - determine reason and remedy condition causing leakage. | 3-a |
| 20. KITCHEN - ceiling and walls - repair or replace missing plaster. | 3-a |
| *21. KITCHEN - sink - repair leaking trap. | 6-d |
| 22. Repair worn decking overall floors. | 3-b |
| 23. KITCHEN - overall - clean up kitchen and properly dispose of all debris. | 4-a |
| 24. BATHROOM - ceiling and walls - repair or replace cracked plaster. | 3-a |
| 25. LIVING ROOM - ceiling - secure loose tiles. | 3-a |
| 26. LIVING ROOM - window - replace broken stop. | 3-c |
| 27. FRONT BEDROOM - window - secure loose sash. | 3-c |
| *28. REAR BEDROOM - ceiling - repair inoperative electrical light fixture. | 8-a |
| *29. MIDDLE HALL - ceiling - repair inoperative electrical light fixture. | 8-a |
| *30. MIDDLE HALL - ceiling - determine the reason and remedy condition causing leakage. | 3-a |

WHEN MAKING YOUR REPAIRS, FIRST PRIORITY IS TO BE GIVEN TO ITEMS WITH ASTERISKS, AS THEY CONSTITUTE EXTREME HAZARDS TO THE HEALTH OR SAFETY OF THE OCCUPANTS OF THIS STRUCTURE.

We suggest you contact the City of Portland Building Inspection Department, 389 Congress Street, tel. 775-5451 - to determine if any of the items listed above require a building or alteration permit.

NOTICE OF HOUSING CONDITIONS

DU 1

City of Portland
Department of Neighborhood Conservation
Housing Inspections Division
Tel. 775-5451 - Ext. 358 - 448

Mr. Leslie A. Craine
23 Mayo Street
Portland, Maine 04101

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Chief of Housing Inspections

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18. YARD - clean up yard and properly dispose of all rubbish and debris.

continued -

23 Mayo Street - continued

- | | | |
|---------------------------|--|-----|
| <u>First floor - left</u> | | |
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REINSPECTION RECOMMENDATIONS

INSPECTOR Adelato

LOCATION 23 May St

PROJECT F.E.

OWNER ESUE A. CRANE

NOTICE OF HOUSING CONDITIONS		HEARING NOTICE		FINAL NOTICE	
Issued	Expired	Issued	Expired	Issued	Expired
<u>5/9/78</u>	<u>8/9/78</u>				

A reinspection was made of the above premises and I recommend the following action:

DATE		ALL VIOLATIONS HAVE BEEN CORRECTED Send "CERTIFICATE OF COMPLIANCE"	POSTING RELEASE
<u>5-8-81</u>	<u>aa</u>	☒	☒

SATISFACTORY Rehabilitation in Progress

Time Extended To: DTX - 1/14/80 11/2/80 x 30

Time Extended To: DTX - 8/18/80 12/1/80 x 30

9/3/80 aa Time Extended To: 10/9/80 3/19/81 x 30

4/10/79 aa UNSATISFACTORY Progress
Send "HEARING NOTICE" April 24 at 9:00 4/9/81 x 30

"NOTICE TO VACATE"

POST Entire

POST Dwelling Units

UNSATISFACTORY Progress
"LEGAL ACTION" To Be Taken

9/18/78 aa INSPECTOR'S REMARKS: RE/10/NA

12/6/78 aa RE/10/NA

4/5/79 aa RE/10/NA Loan denied

4/10/79 aa RE/10/NA No Reply - to notices - made cancellable

4/24/79 aa AAH - did not appear

4/26/79 aa RE/10/NA Notice issued - property is vacant

7/24/79 aa RE/10/NA Send F.N.

11/14/79 aa RE/10/CT some work in progress

4/7/80 aa RE/10/NA WIP

4/11/80 aa RE/10/NA 20/40T

4/16/80 aa RE/10/NA " "

4/22/80 aa INSTRUCTIONS TO INSPECTOR: RE/10/NA 21/40T

7/18/80 aa RE/10/NA

9/9/80 aa RE/10/NA Loan denied

10/7/80 aa RE/10/NA Loan x 30

(over)

11/6/80 - RE/awmner to SP - x 30

12/5/80 - RE/WIP x 30

1/7/81 - RE/WIP x 30

2/9/81 - RE/O/NH LE/NOT.

2/10/81 - " " " LE/NOT.

3/17/81 - RE/SP x 30

4/10/81 - RE - 2 extension viol remain x 30

5-8-81 - RE/all viol can. COC

