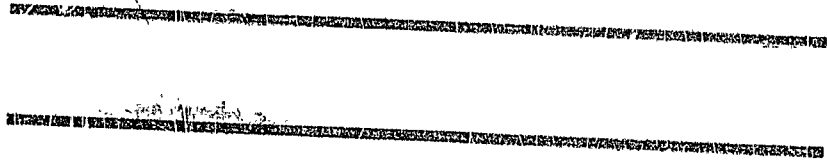
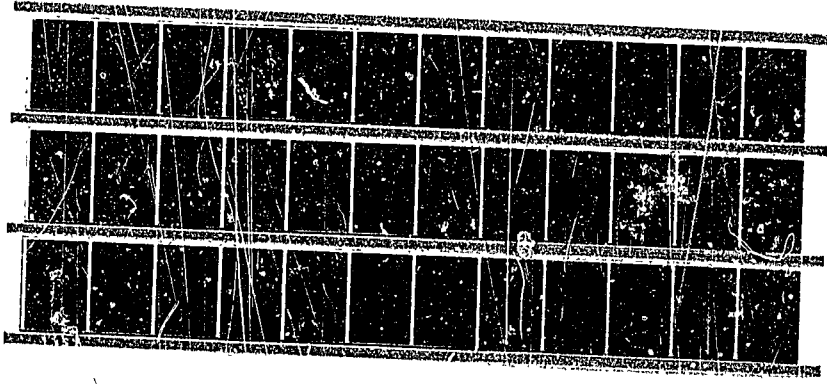


259 BRACKETT STREET



PERMIT TO INSTALL PLUMBING

PERMIT NUMBER **2596**

Address **259 Brackett Street**
 Installation For **Dwelling @ multi - 6**
 Owner of Bldg **John Fitzpatrick**
 Owner's Address **398 Ray Street**
 Plumber: **Mark O'Brien -** Date: **7-11-93**

Date Issued **7-11-93**
 Portland Plumbing Inspector
 By **ERNOLD R. GOODWIN**

App. First Insp.
 Date
 By
 App. Final Insp.
 Date
 By

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

NEW	REPL		NO.	FEE
		SINKS		
x		LAV, TC	1	3.00
x		TOILETS	1	3.00
		BATH TUBS		
x		SHOWERS	1	3.00
		DRAINS FLOOR SURFACE		
		HOT WATER TANKS		
		TANKLESS WATER HEATERS		
		GARBAGE DISPOSALS		
		SEPTIC TANKS		
		HOUSE SEWERS		
		ROOF LEADERS		
		AUTOMATIC W/SHERS		
		DISHWASHERS		
		OTHER		
			TOTAL	9.00

Building and Inspection Services Dept.; Plumbing Inspection



CITY OF PORTLAND

JOSEPH E. GRAY, JR.
DIRECTOR OF PLANNING
AND URBAN DEVELOPMENT

July 12, 1983

Mr. John Fitzpatrick
259 Brackett Street
Portland, Maine

Dear Sir:

Your application to construct a bedroom on 1st floor of 259 Brackett Street has been reviewed and a building permit is hereby issued subject to the following requirement:

Every sleeping room below the fourth story in buildings of Use Group R shall have at least one operable window or exterior door approved for emergency egress or rescue. The unit 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 above the floor. All egress or rescue windows from sleeping rooms must have a minimum net clear opening of 5 square feet. The minimum net clear opening height dimension shall be 24 inches. The minimum net clear opening width dimension shall be 20 inches.

If you have any questions on this requirement please call this office.

Sincerely,

P. Samuel Hoffses
Chief of Inspection Services

PSH/ulb

APPLICATION FOR PERMIT

PERMIT ISSUED

B.N.C.A. USE GROUP ... B.N.C.A. TYPE OF CONSTRUCTION ... 00697 ... ZONING LOCATION ... PORTLAND, MAINE ... July 11, 1983 ... CITY OF PORTLAND

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

The undersigned hereby applies for a permit to erect, alter, repair, demolish, move or install the following building, structure, equipment or change use in accordance with the Laws of the State of Maine, the Portland B.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: 259 Brackett Street
1. Owner's name and address: John Fitzpatrick - 398 Ray Street
2. Lessee's name and address:
3. Contractor's name and address: Owner
Proposed use of building: dwelling - multi- with 1st floor bedroom addition
Estimated contractual cost: \$3,500
FIELD INSPECTOR: Mr. @ 775-5451
Fees: Appeal Fees \$15.00, Base Fee \$20.00, Late Fee \$20.00, TOTAL \$55.00

To construct bedroom on 1st floor of dwelling to reduce size of existing bath and to decrease size of existing kitchen as per plans, 1 sheet of plans, also to change existing window, to be made smaller.

send permit to # 1 04103
NOTE TO APPLICANT: Separate permits are required by the installers and subcontractors of heating, plumbing, electrical and mechanicals

DETAILS OF NEW WORK

Is any plumbing involved in this work? yes
Is any electrical work involved in this work? nb
Is connection to be made to public sewer? yes
Height average grade to top of plate
Material of foundation
Kind of roof
No. of chimneys
Framing Lumber
Size Girders
Studs (outside walls and carrying partitions) 2x4-16" O.C. Bridging in every floor and flat roof spar, over 8 feet

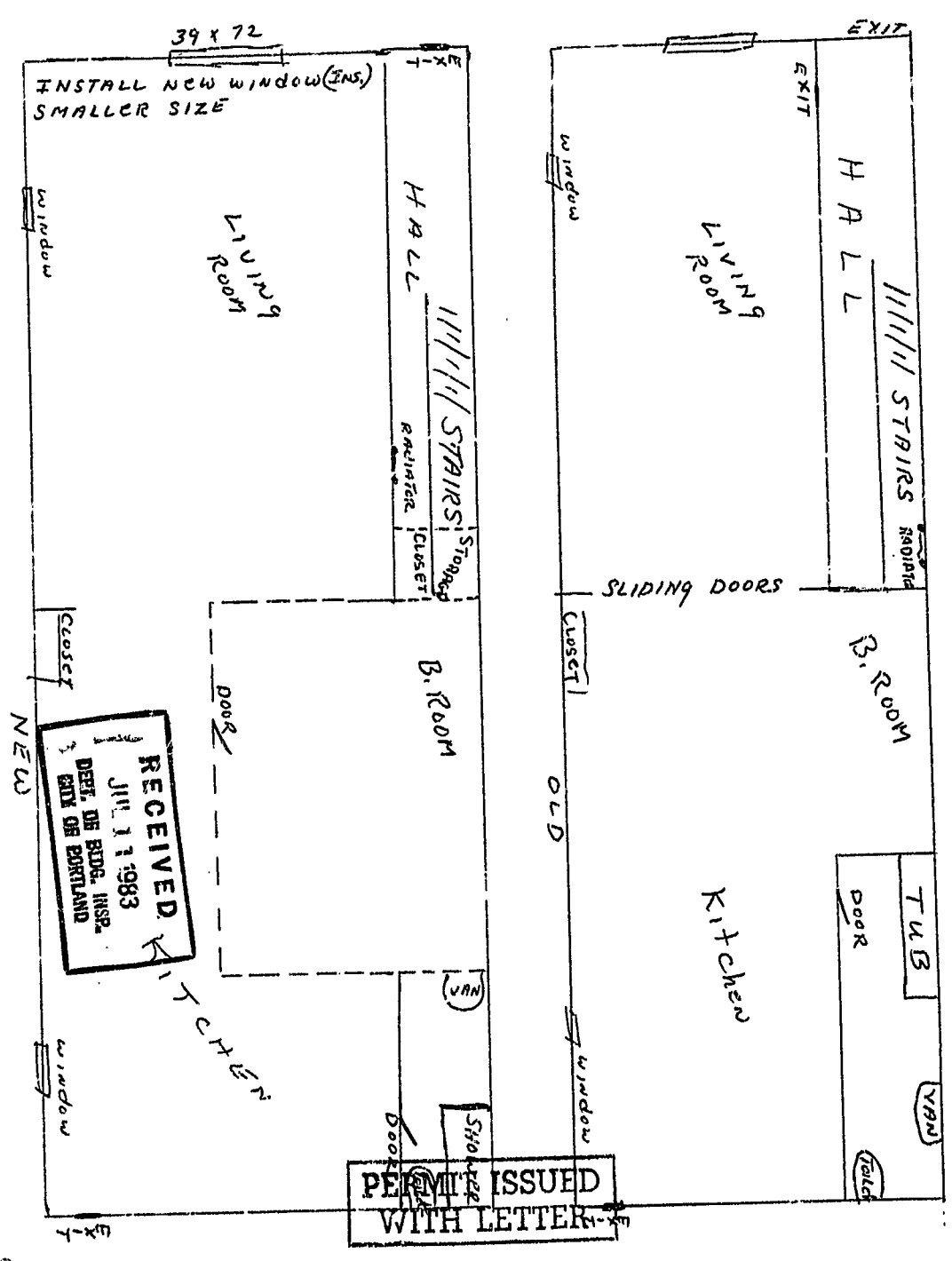
IF A GARAGE

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 MISCELLANEOUS
BUILDING INSPECTION PLAN EXAMINER
ZONING
BUILDING CODE
Fire Dept
Health Dept
Others
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 ... Phone # same
Type Name of above: John Fitzpatrick
Other ... and Address

FIELD INSPECTOR'S COPY APPLICANT'S COPY OFFICE FILE COPY



USING ABBREVIATIONS AND SYMBOLS IN NOTE TAKING

One good way to save time when you're taking notes is to use abbreviations and symbols whenever you can. You can use abbreviations and symbols that are generally accepted, and you can develop your own as well.

An abbreviation is several letters taken from a word that are used to stand for that word.

Examples of abbreviations:

<u>word</u>	<u>abbreviation</u>
continued	cont
United States of America	USA
mathematics	math
government	govt

A symbol is a letter or marking that is used to stand for a word or words.

Examples of symbols:

<u>word</u>	<u>symbol</u>
with	w
and	+
without	w/o

EXERCISE III

Directions: Create a symbol or abbreviation for each of the following words.

1. California _____
2. equals _____
3. department _____
4. against _____
5. individual _____
6. because _____
7. biology _____
8. information _____



CITY OF PORTLAND

JOSEPH E. GRAY, JR.
DIRECTOR OF PLANNING
AND URBAN DEVELOPMENT

July 12, 1983

Mr. John Fitzpatrick
259 Brackett Street
Portland, Maine

Dear Sir:

Your application to construct a bedroom on 1st floor of 259 Brackett Street has been reviewed and a building permit is herewith issued subject to the following requirement:

Every sleeping room below the fourth story in buildings of Use Group R shall have at least one operable window or exterior door approved for emergency egress or rescue. The unit 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 above the floor. All egress or rescue windows from sleeping rooms must have a minimum net clear opening of 5 square feet. The minimum net clear opening height dimension shall be 24 inches. The minimum net clear opening width dimension shall be 20 inches.

If you have any questions on this requirement please call this office.

Sincerely,

P. Samuel Hoffses
Chief of Inspection Services

PSH/ulb

APPLICATION FOR PERMIT

PERMIT ISSUED

B.O.C.A. USE GROUP 00697

JUL 14 1983

B.O.C.A. TYPE OF CONSTRUCTION

ZONING LOCATION PORTLAND, MAINE July 11, 1983

CITY OF PORTLAND

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

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

- 1. Owner's name and address John Fitzpatrick - 398 Ray Street Fire District #1 [] #2 [] Telephone 797-5673
2. Lessee's name and address Telephone
3. Contractor's name and address Owner Telephone

Proposed use of building dwelling, multi- with 1st floor bedroom addition No. of sheets No. families ... 6
Last use same No. families
Material No. stories Heat Style of roof Roofing
Other buildings on same lot

Estimated contractual cost \$ 7,500 Appeal Fees \$
Base Fee 15.00
Late Fee 20.00
TOTAL \$ 35.00

FIELD INSPECTOR--Mr. @ 775-5451

To construct bedroom on 1st floor of dwelling to reduce size of existing bath and to decrease size of existing kitchen as per plans, 1 sheet of plans. Also to change existing window, to be made smaller.

Stamp of Special Conditions

send permit to # 1 04103

PERMIT ISSUED

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

DETAILS OF NEW WORK

Is any plumbing involved in this work? ... yes Is any electrical work involved in this work? no
Is connection to be made to public sewer? ... yes 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 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?

APPROVALS BY: DATE MISCELLANEOUS
BUILDING INSPECTION--PLAN EXAMINER Will work require disturbing of any tree on a public street?
ZONING:
BUILDING CODE: Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed?
Fire Dept.:
Health Dept.:
Others:

Signature of Applicant Phone # same
Type Name of above .. John Fitzpatrick 1 [] 2 [] 3 [] 4 []

Other and Address

PERMIT ISSUED WITH INSPECTOR'S COPY

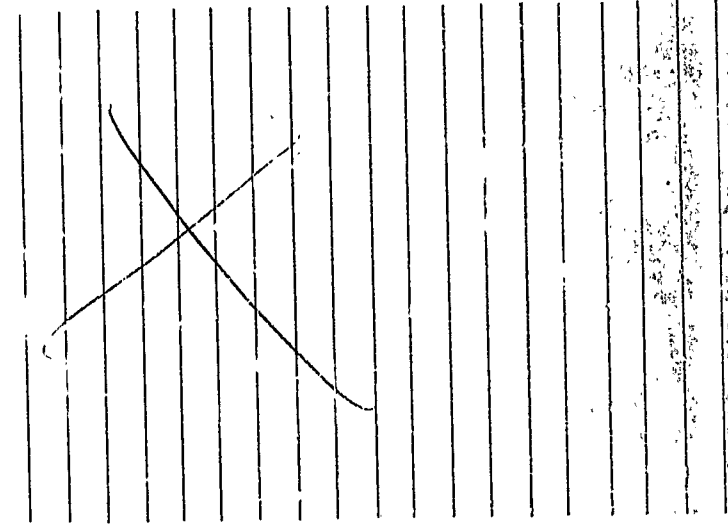
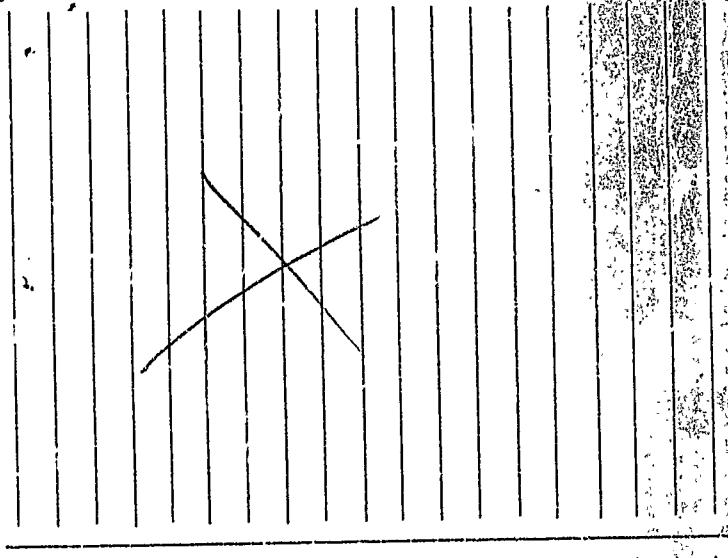
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APPLICANT'S COPY OFFICE FILE COPY

Permit No. 83/697
 Location 259 Macdett St
 Owner John J. Magrath
 Date of permit 7-11-83
 Approved 7-1-83
 Dwelling bedroom
 Garage _____
 Alteration _____

NOTES

6-25-83 The only thing
 added to the drawing is the
 light fixture to be centered in the
 window.



PLOT PLAN

10/7/92 Framing OK
10/21/92 Shet-outed.
11/12 Completed OK.



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

COMMENTS

CERTIFICATION

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as has authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in this application is issued, I certify that the code official or the code official's authorized representative shall have the authority to enter areas covered by such permit at any reasonable hour to enforce the provisions of the code(s) applicable to such permit.

SIGNATURE OF APPLICANT _____ ADDRESS _____ PHONE NO. _____

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE _____ PHONE NO. _____

BUILDING PERMIT PORT

ADDRESS: 259 Brackett ST DATE: 23/sept/92

REASON FOR PERMIT: To construct a dormer

BUILDING OWNER: John Fitzpatrick

CONTRACTOR: " "

PERMIT APPLICANT: " "

APPROVED: *6 *7 *3 *4 *5 *9 *12 *13 *14

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.
- 4 5.) The boiler shall be protected by enclosing with one(1) hour fire rated construction including fire doors and ceiling, or by providing automatic extinguishment. Sprinkler piping serving not more than six sprinklers may be connected to a domestic water supply system having a capacity sufficient to provide 0.15 gallons per minute, per square foot of floor throughout the entire area. An INDICATING shut-off valve shall be installed in an accessible location between the sprinkler and the connection to the domestic water supply. Minimum pipe size shall be 3/4 inch copper or 1 inch steel. Maximum coverage area of a residential sprinkler is 144 square feet per sprinkler.
- * 6.) Every sleeping room below the fourth story in buildings of Use Groups R and I-1 shall have at least one operable window or exterior door approved for emergency egress or rescue. The units must be operable from the inside opening without the use of separate tools. Where windows are provided as a means of egress or rescue, they shall have a sill height not more than 44 inches (1118 mm) above the floor. All egress or rescue windows from sleeping rooms must have minimum net clear openings of 5.7 square feet (0.53m²). 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.

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 fire-resistance rating. Attached private garages shall be completely separated from the adjacent interior spaces and the attic area by means of 1/2-inch gypsum board or equivalent applied to the garage side. The sills of all door openings between the garage and adjacent interior spaces shall be raised not less than 4 inches (102 mm) above the garage floor. The door opening protectives shall be 1 3/4-inch solid core wood doors or approved equivalent.

*9.) A guardrail system located near the open side of deck or elevated walking surfaces shall be constructed. Guards in buildings of Use Group R-3 shall be not less than 36 inches in height. Open guards shall have intermediate rails, balusters or other construction such that a sphere with a diameter of 4 inches cannot pass through any opening. Handrails on stairs shall be no less than 34 inches nor more than 38 inches. Handrails within individual dwelling units shall not be less than 30 inches nor more than 38 inches. For more detail on guards & handrails see Article 8 section §24.0 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.

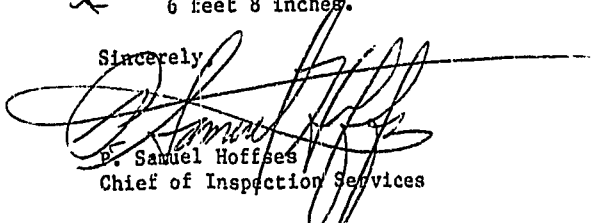
11.) The builder of a facility to which Section 4594-C of the Maine State Human Rights Act, Title 5 M.R.S.A. refers, shall obtain a certification from a design professional that the plans of the facility meet the standards of construction required by this section. Prior to commencing construction of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

*12.) Stair construction in Use Groups 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.

Sincerely,


E. Samuel Hoffses
Chief of Inspection Services

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

159 Brackett Street Cor. 74-78 Carleton Street

April 3, 1978

John Fitzpatrick
348 Rey Street
Portland, Maine

cc: Wilfred Gagnon
153 Brentwood Street
Portland, Maine

Dear Mr. Fitzpatrick:

Following is the decision of the Board of Appeals regarding your petition to change the use of the 9-family apartment house to a 6-family apartment house with the new apartment on the 3rd floor. Please note that your appeal was granted with the condition that parking will be provided for the tenants and they will be advised of same.

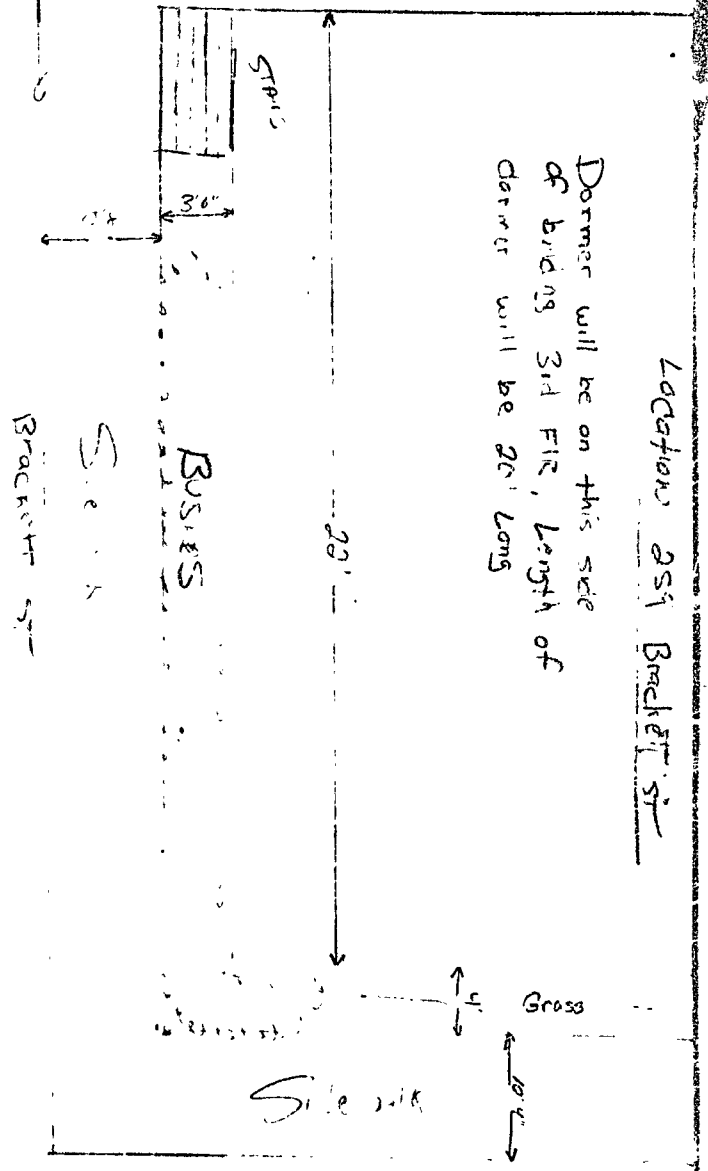
Very truly yours,

Malcolm G. Ward
Building Inspection Supervisor

MSW/l

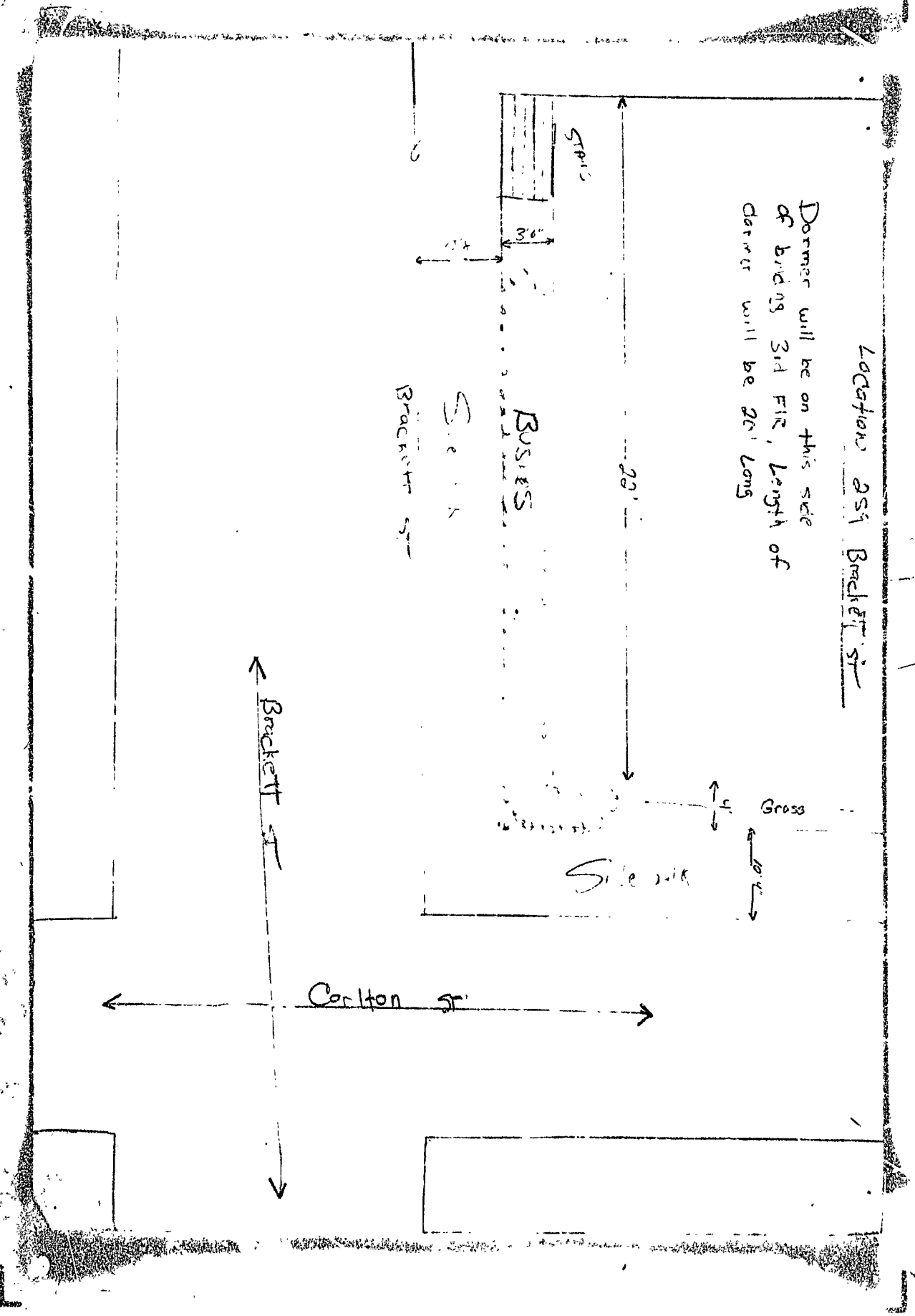
Location 25' Bracket St

Dormer will be on this side
of building 3rd Flr, Length of
dormer will be 20' Long



← Bracket St →

← Carlton St →





APPLICATION FOR PERMIT
DEPARTMENT OF BUILDING INSPECTIONS SERVICES
ELECTRICAL INSTALLATIONS

Date 4 Jan 95, 19____
 Receipt and Permit number 3580

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: 259 Brackett St
 OWNER'S NAME: John Fitzpatrick ADDRESS: _____

	FEES
OUTLETS:	
Receptacles _____ Switches _____ Plugmold _____ ft. TOTAL _____	
FIXTURES: (number of)	
Incandescent _____ Fluorescent _____ (not strip) TOTAL _____	
Strip Fluorescent _____ ft. _____	
SERVICES:	
Overhead _____ Underground _____ Temporary _____ TOTAL amperes _____	
METERS: (number of) _____ Relocate meter to rear of house _____	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 _____ 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:
FOR REMOVAL OF A "STOP ORDER" (304-16.b) _____	DOUBLE FEE DUE:
	TOTAL AMOUNT DUE: <u>5.00</u>

INSPECTION:
 Will be ready on 1/6 11:00, 19____; or Will Call _____
 CONTRACTOR'S NAME: Gerry's Elec
 ADDRESS: P.O. Box 5148 Ptld 04101
 TEL.: 773-5897
 MASTER LICENSE NO.: 3580 SIGNATURE OF CONTRACTOR: [Signature]
 LIMITED LICENSE NO.: _____

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

Permit # **924149** City of **Portland** BUILDING PERMIT APPLICATION Fee 40.00 Zone _____ Map # _____ Lot # _____

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

Owner: **John Fitzpatrick** Phone # **797-2896**
Address: **259-Breckett-St 61 Holmstead Ave** Plid **04103**

LOCATIONS OF CONSTRUCTION: **259 Brackett St**
Contractor: _____ Sub: _____ Phone # _____

Est. Construction Cost: **3,500** Proposed Use: **6-fam w/dormer**
Past Use: **6-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: **Erect dormer to 6-fam dwelling**

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

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

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

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

PERMIT ISSUED WITH REQUIREMENTS
White - Tax Assessor

For Official Use Only
Date: **Sept. 17, 1992**
Inside Fire Limit: _____
Bill Code: _____
Time Limit: _____
Estimated Cost: _____
City of Portland
PERMIT ISSUED
SEP 24 1992

Street Frontage Provided: _____
Provided Setbacks: Front _____ Back _____ Side _____
Review Required: _____
Zoning Board Approval: Yes _____ No _____ Date: _____
Planning Board Approval: Yes _____ No _____ Date: _____
Conditional Use: _____ Variance _____ Site Plan _____ Subdivision _____
Special Exception: _____
Other (Explain): _____

Historic Preservation
1. Ceiling Joist Size: _____ Spacing _____
2. Ceiling Strapping Size: _____
3. Type Ceiling: _____
4. Insulation Type: _____
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: _____ Service 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.

Permit Received By: **Mary Gresik**
Signature of Applicant: **John Fitzpatrick** Date: **Sept 17, 1992**
CEO's District: _____

PERMIT ISSUED WITH REQUIREMENTS
Ivory Tag - CEO
CONTINUED TO REVERSE SIDE

984149

Permit # 984149 City of Portland BUILDING PERMIT APPLICATION Fee 40.00 Zone Map # Lot #

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

Owner John Fitzpatrick Phone # 797-2896

Address: #59-breekeet-be 31 Holmstead Ave Pld 04103

LOCATION OF CONSTRUCTION 259 Brackert St

Contractor: Sub: Phone #

Est. Construction Cost: 3,500 Proposed Use: 6-fam w/dormer

of Existing Res. Units Past Use: 6-fam

Building Dimensions L W Total Sq. Ft.

Stories: # Bedrooms Lot Size:

Is Proposed Use: Seasonal Condominium Conversion

Explain Conversion Erect dormer to 6-fam dwelling

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: Spacing 16" O.C.

4. Joists Size: 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 Yes No Span(s)

5. Bracing 6. Corner Posts Size 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

PERMIT ISSUED WITH REQUIREMENTS

White - Tax Assessor

For Official Use Only

Date: Sept. 17, 1992 Salesperson:

Inspector: Date: SEP 24 1992

City of Portland

PERMIT ISSUED

Zoning: 5. Front Frontage Provided: Front Back Side Side

6. Zoning Board Approval: Yes No Date:

7. Planning Board Approval: Yes No Date:

8. Conditional Use: Yes No Variance Site Plan Subdivision

9. Floodplain Zoning: Yes No Floodplain Yes No

10. Social Exception (see Appendix)

11. Historic Preservation

Callings: 1. Ceiling Joists Size: Spacing Does not require review

2. Ceiling Strapping Size: Spacing Does not require review

3. Type Ceiling: Size Does not require review

4. Insulation Type: Size Requires Review

5. Ceiling Height: Requires Review

Roof: 1. Truss or Rafter Size: Span Action: Approved

2. Sheathing Type: Size Approved with Conditions

3. Roof Covering Type: Date:

4. Chimney Type: Number of Fireplaces Date:

5. Heating Type: Number of Fireplaces Date:

6. Heating Type of Heat: Number of Fireplaces Date:

7. Electrical: See Vice Entrance Size: Smoke Detector Required Yes No

8. 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

6. Swimming Pools: 1. Type: Square Footage

2. Size: 3. Material:

4. Method of construction: National Electrical Code

5. Method of construction: National Electrical Code

6. Method of construction: National Electrical Code

7. Method of construction: National Electrical Code

8. Method of construction: National Electrical Code

9. Method of construction: National Electrical Code

10. Method of construction: National Electrical Code

11. Method of construction: National Electrical Code

12. Method of construction: National Electrical Code

13. Method of construction: National Electrical Code

14. Method of construction: National Electrical Code

15. Method of construction: National Electrical Code

16. Method of construction: National Electrical Code

17. Method of construction: National Electrical Code

18. Method of construction: National Electrical Code

19. Method of construction: National Electrical Code

20. Method of construction: National Electrical Code

PERMIT ISSUED WITH REQUIREMENTS

Signature of Applicant: John Fitzpatrick Date: Sept 17, 1992

Signature of District: Date:

Signature of City: Date:

Signature of State: Date:

Signature of Federal: Date:

CONTINUED TO REVERSE SIDE

Ivory Tag - CEO

Love

CITY OF PORTLAND, MAINE
MEMORANDUM

DATE:

CHL 54-6-21

TO: Bill Giroux - Zoning Administrator
FROM: Community Development Office/P.I.H.P. Program
Loan Officer
SUBJECT: Verification of Legal Number of Units

We presently have an application for Loan/Grant for rehabilitation at:

259 BRACKEN ST.
(ADDRESS)

The Owner is John Fitzpatrick
(NAME)

The given number of units of the building is 6

Please verify whether the number of units given are legal under the Zoning/Building Ordinance.

YES the number of units are legal

NO the number of units are not presently legal. The present number of units is _____.

William D.H.
SIGNED BY VERIFIER

Zoning Adm.
TITLE



CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT
INSPECTION SERVICES DIVISION

NOTICE OF HOUSING CONDITIONS

DU: 5
CHART-BLOCK-LOT - 54-G-21
LOCATION: 259 Brackett Street

DISTRICT: 5
ISSUED: May 19, 1988
EXPIRES: July 19, 1988

Mr. & Mrs. John N. & Glenis Fitzpatrick
P. O. Box 81
Raymond, ME 04071

Dear: Mr. & Mrs. Fitzpatrick:

You are hereby notified, as owner or agent, that an inspection was made of the premises at 259 Brackett Street by Code Enforcement Officer Merlin Leary. Violations of Article V of the Municipal Ordinance (Housing Code) were found as described in detail on the attached "Housing Inspection Report".

In accordance with the provisions of the above mentioned Code, you are hereby ordered to correct those defects on or before July 19, 1988. If you are unable to make such repairs within the specified time, you may contact this office to arrange a satisfactory repair schedule. If we do not hear from you within ten (10) days from this date, we will assume the repairs to be in progress and, on re-inspection within the time set forth above, will anticipate that the premises have been brought into compliance with the Housing Code Standards.

Please Note: You should consult the Inspection Services Division to insure that any corrective action you undertake complies with the building, plumbing, electrical, zoning and other Article of the City Code.

Please contact this office if you have any questions regarding this order.

Your cooperation will aid this department in its goal to maintain decent, safe, and sanitary housing for all of Portland's residents.

Very truly yours,

Joseph E. Gray, Jr., Director
Planning & Urban Development

By: [Signature]
P. Samuel Hoopes
Chief of Inspection Services

[Signature]
Merlin Leary (5)
Code Enforcement Officer

Attachments

jmr

389 CONGRESS STREET • PORTLAND, MAINE 04101 • TEL: 865-2111

HOUSING INSPECTION REPORT

OWNER: John N. & Glenis Fitzpatrick

LOCATION: 259 Brackett St. 54-G-21

CODE ENFORCEMENT OFFICER: Merlin Leary (5)

HOUSING CONDITIONS DATED: May 19, 1988

EXPIRES: July 19, 1988

ITEMS LISTED BELOW ARE IN VIOLATION OF ARTICLE V OF THE MUNICIPAL CODES, "HOUSING CODE", AND MUST BE CORRECTED ON OR BEFORE THE EXPIRATION DATE.

- | | <u>SEC. (S)</u> |
|--|-----------------|
| 1. EXTERIOR FRONT STEPS - missing railing. | 108-4 |
| 2. EXTERIOR FRONT DOOR - missing latch assembly. | 108-3 |
| 3. INTERIOR SECOND FLOOR FRONT HALL - stairs - missing railing. | 108-4 |
| 4. INTERIOR SECOND FLOOR FRONT HALL - wall - missing sheet rock. | 108-2 |

HOUSING INSPECTION REPORT

OWNER: John N. & Glenis Fitzpatrick CODE ENFORCEMENT OFFICER - Leary

259 Brackett St., Portland, Me. 54-G-21 NCP-NDF NOHC - 3-24-81
Administrative Decision dated July 13, 1981

ITEMS LISTED BELOW ARE IN VIOLATION OF "CHAPTER 307 OF THE MUNICIPAL CODES - MINIMUM STANDARDS FOR HOUSING" AND MUST BE CORRECTED.

		SEC. (S)
* 1	FRONT PORCH stairs broken tread	3-d
10-30	* 3. REAR CELLAR stairway loose and hanging light fixture	8-e
9/10	4. CELLAR flue excessive chimney soot	3-e
10-30	5. MIDDLE cellar missing mortar on support column	3-a
9/10	6. MIDDLE CELLAR wall missing fuse panel cover	8-e
9/10	* 7. REAR CELLAR ceiling leaving cold water pipe	6-d
9/10	* 8. FIRST FLOOR REAR HALL wall inoperative light fixture	8-e
6/11	* 10. FIRST & SECOND FRONT & REAR HALL stairway missing safety rails	3-d
11-10	REAR porch broken rail	3-d
	<i>11 Br Plaster Re Hall Struc</i>	
	FIRST FLOOR FRONT	
9/10	* 12. LIVING ROOM ceiling cracked and buckled plaster	3-b
9/10	13. KITCHEN ceiling loose plaster	3-b
9/10	* 14. BATHROOM wall broken plaster	3-b
9/10	15. BATHROOM floor broken board	3-b
	16. LIVING ROOM window missing parting bead	3-c
9/10	* 17. KITCHEN ceiling inoperative light fixture	8-e
	19. LIVING ROOM walls missing outlet covers	8-e
	FIRST FLOOR REAR	
	* 20. LIVING ROOM, BEDROOM, & KITCHEN walls missing switch and outlet covers	8-e
10-10	* 21. KITCHEN ceiling illegal wiring	8-d
9/10	* 22. KITCHEN wall inoperative duplex outlet	8-e
	* 23. LIVING ROOM wall loose and broken outlet	8-e
9/10	24. KITCHEN door inoperative latch assembly	3-b
10-30	* 26. BATHROOM window broken glass	3-c
10-30	* 29. BATHROOM wall loose and buckled plaster	3-b
10-30	30. BATHROOM wall loose cabinet	3-b
	SECOND FLOOR REAR	
10-30	33. BATHROOM missing door	3-b
	THIRD FLOOR FRONT	
9/10	36. KITCHEN & LIVING ROOM windows missing stops	3-c

*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.

ADDITIONAL VIOLATION FOUND ON JULY 7, 1981

3/12 * 1. FIRST FLOOR FRONT - KITCHEN - wall - broken plaster. 3-b

REINSPECTION RECOMMENDATIONS

LOCATION 259 Brackett St.
 PROJECT NDP
 OWNER John Fitzpatrick

INSPECTOR L. P. 214

NOTICE OF HOUSING CONDITIONS		HEARING NOTICE		FINAL NOTICE	
Issued	Expired	Issued	Expired	Issued	Expired
3-24-81	6-24-81				

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

DATE	RECOMMENDATION
	ALL VIOLATIONS HAVE BEEN CORRECTED Send "CERTIFICATE OF COMPLIANCE" _____ "POSTING RELEASE" _____
	SATISFACTORY Rehabilitation in Progress Time Extended To: <u>Sept 10, 1981</u>
<u>9-10-81</u>	Time Extended To: <u>October 10, 1981</u>
<u>10-30-81</u>	Time Extended To: <u>November 30, 1981</u>
	UNSATISFACTORY Progress Send "HEARING NOTICE" _____ "FINAL NOTICE" _____
	NOTICE TO VACATE POST Entire _____ POST Dwelling Units _____
	UNSATISFACTORY Progress "LEGAL ACTION" To Be Taken _____

INSPECTOR'S REMARKS:
 7-1-81 12 violations noted. 7 violations corrected. Met owner at property. Work in progress.
 9-10-81 14 violations corrected. 12 violations noted. Met owner at property. Work in progress.
 10-30-81 Met owner at property. Work in progress.
 2/12-82 1 violation noted. Met Mr. Fitzpatrick. Work in progress.
 5-14-82 9 violations noted. Met Mr. Fitzpatrick at property. He is doing living apt. work. Spent 1/2 hr. on 1st floor. 1/2 hr. on 2nd floor.
 10-8-82 Met Mr. Fitzpatrick at property. He is doing work on 1st floor.

INSTRUCTIONS TO INSPECTOR:

Inspection Services
P. Samuel Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

AUGUST 13, 1997

CITY OF PORTLAND

FITZPATRICK JOHN E
132 GORE RD
RAYMOND ME 04071

Re: 259 BRACKETT ST
CBL: 054- - G-021-001-01
DU: 6

Dear Mr. Fitzpatrick:

The Housing Inspections Division of the Department of Planning and Urban Development has recently completed an overall inspection of the above-referred property.

Congratulations are extended to you for the general condition of your property which was found to meet the standards established by the City's Housing Code. We did however, note the following items that could cause future problems:

1. EXT - LEFT & RIGHT - REAR - PORCHES HAVE INADEQUATE BALUSTERS 108.40
2. INT - OVERALL - HARD-WIRED BATTERY-BACK/UP SMOKE DETECTORS ARE REQUIRED IN EACH UNIT - PERMIT BY MASTER ELECTRICIAN 113.50

Good maintenance is the best way to protect the value of your property and neighborhood.

Please feel free to call on us if we can be of assistance to you.

Sincerely,

A handwritten signature in cursive script that reads 'Tammy Munson'.

Tammy Munson
Code Enfc. Offc./ Field Supv.