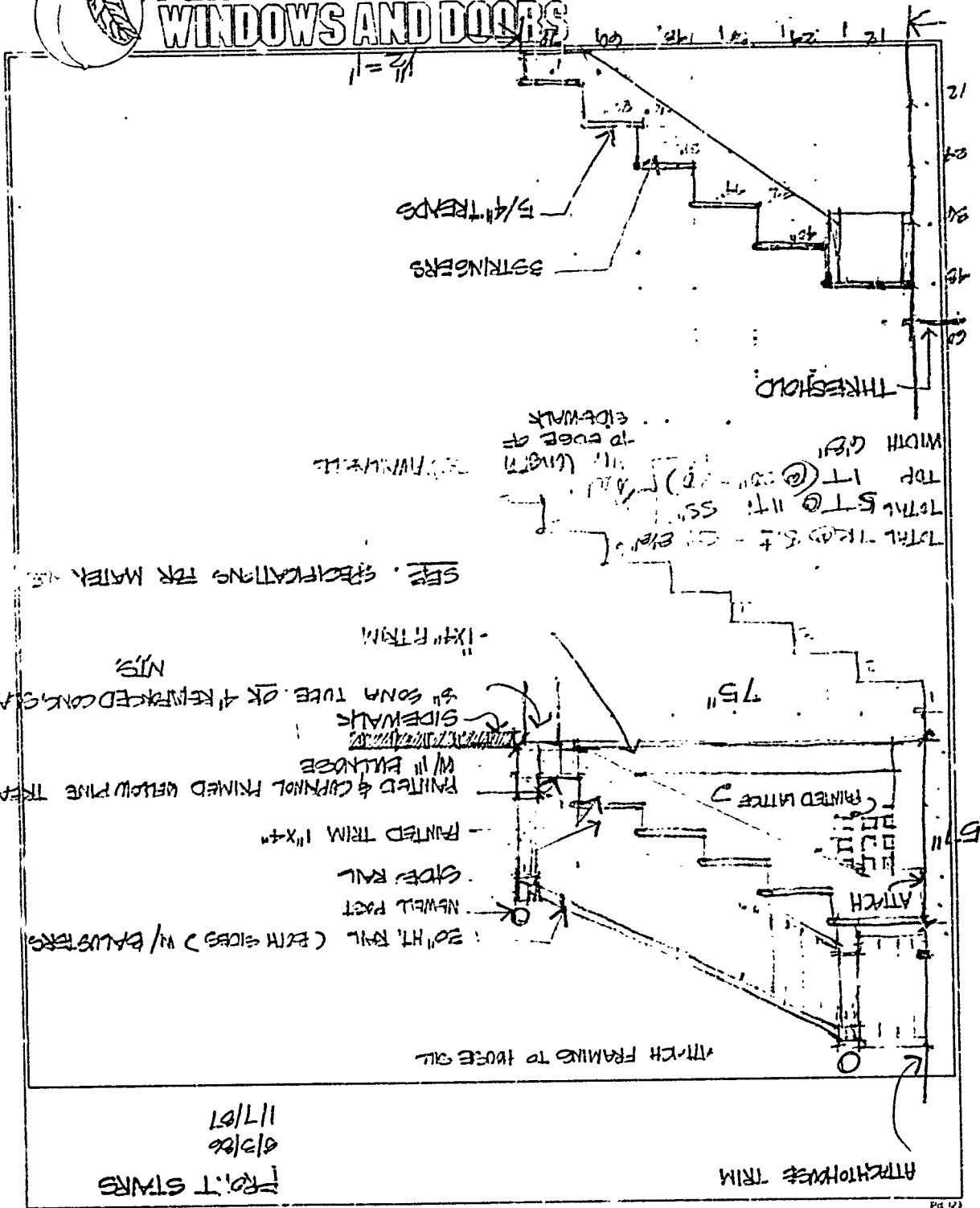
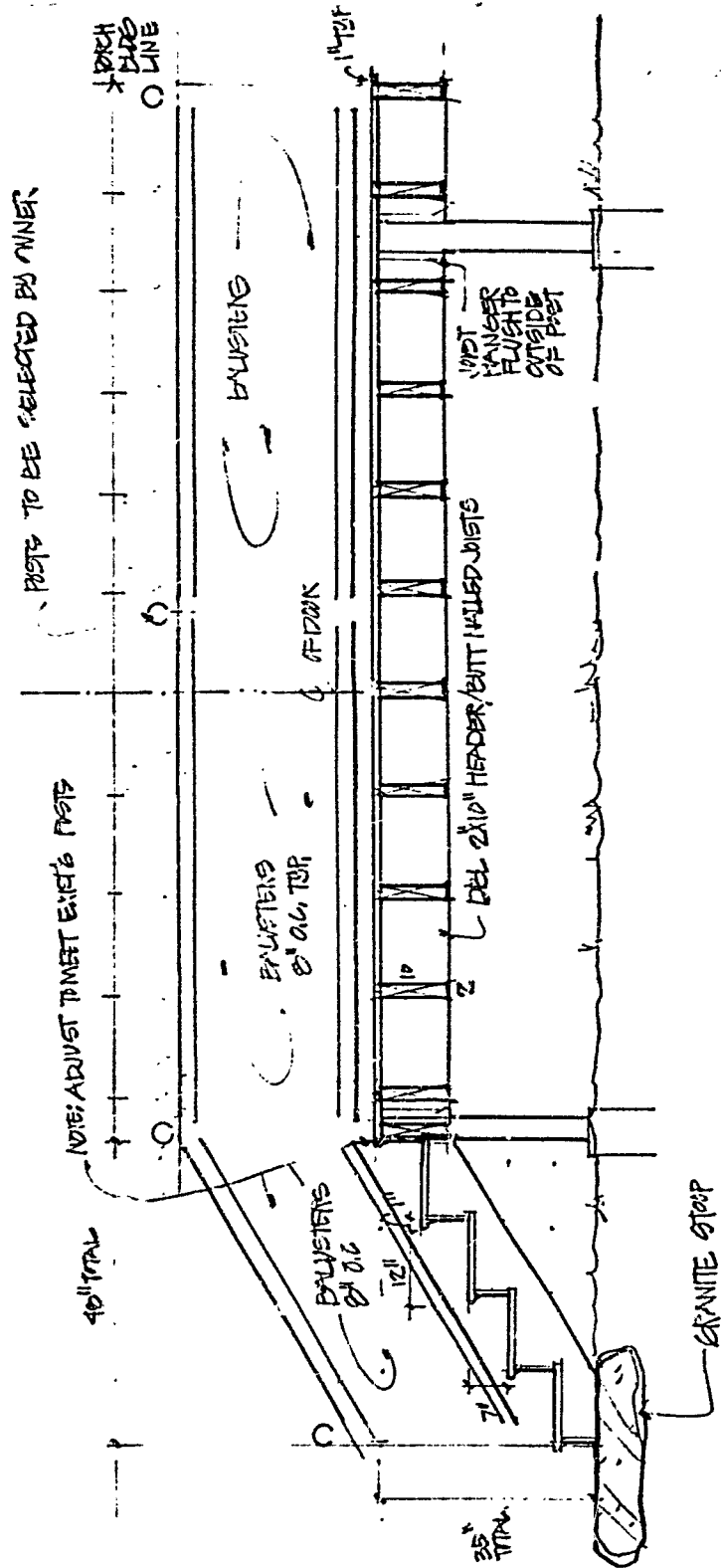
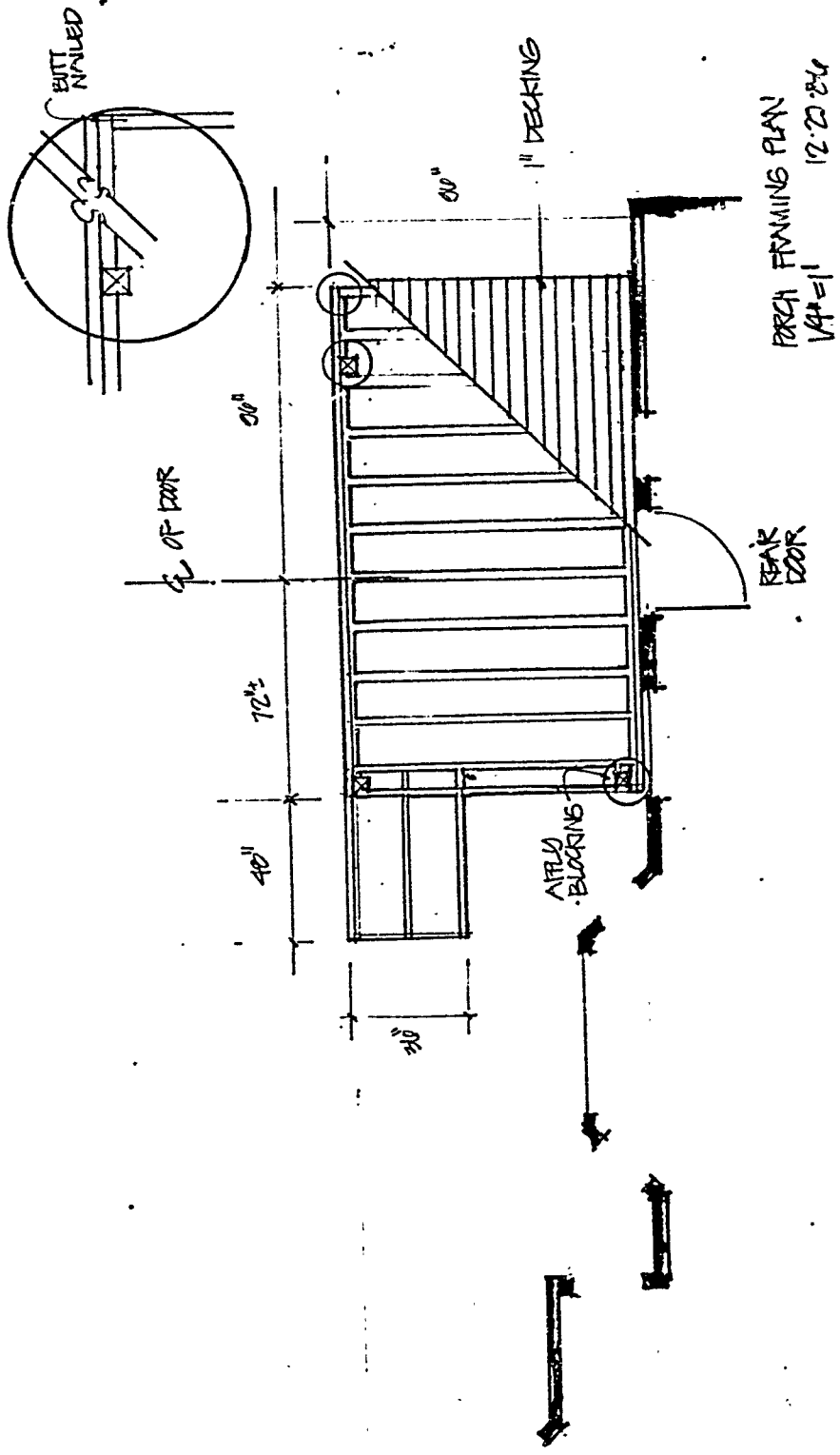


PEACHTREE WINDOWS AND DOORS





PORCH FRAMING PLAN
 1/2" = 1'
 12.29.26



PELLA WINDOWS AND DOORS

Job Name: BULKHEAD
H 2 Widel. / Still.

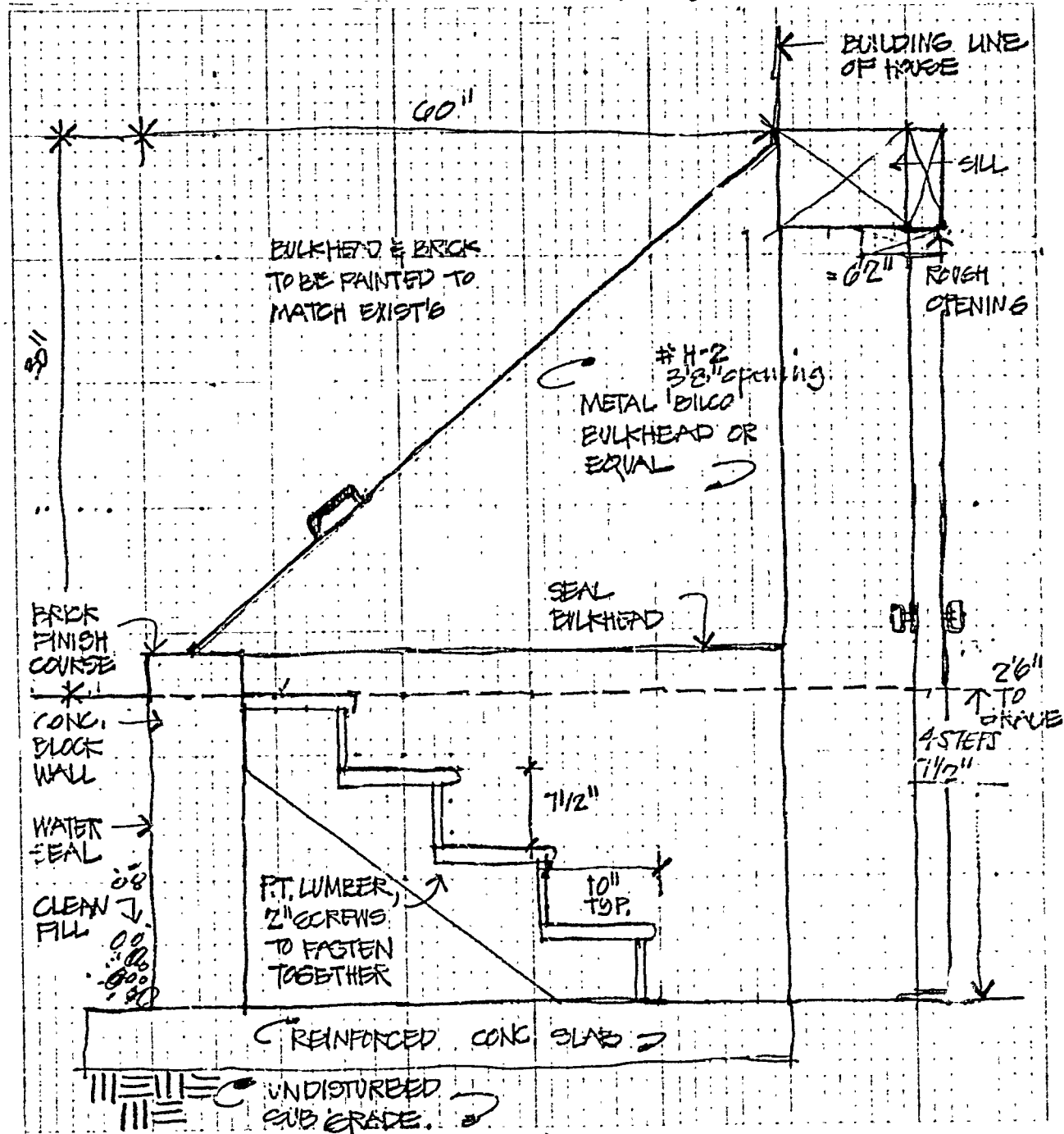
Architect:

Contractor:

Order No: 11 = 1'

Location:

Date: 11.7.86





CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT
INSPECTION SERVICES DIVISION

11 Cushman Street

December 31, 1986

Mr. John Mazzei
Fair Seasons Exterior
168 Clearwater Drive
Falmouth, Maine 04105

Dear Mr. Mazzei:

This will acknowledge receipt of your application for a deck (8 ft. 14 ft.) for an addition to the dwelling at 11 Cushman Street owned by James Fiske.

Please prepare a plot plan showing the setbacks from the front side and rear of the existing building from the edge of the deck to the front side and rear property lines. We shall hold the issuance of this permit until such time as this information is provided.

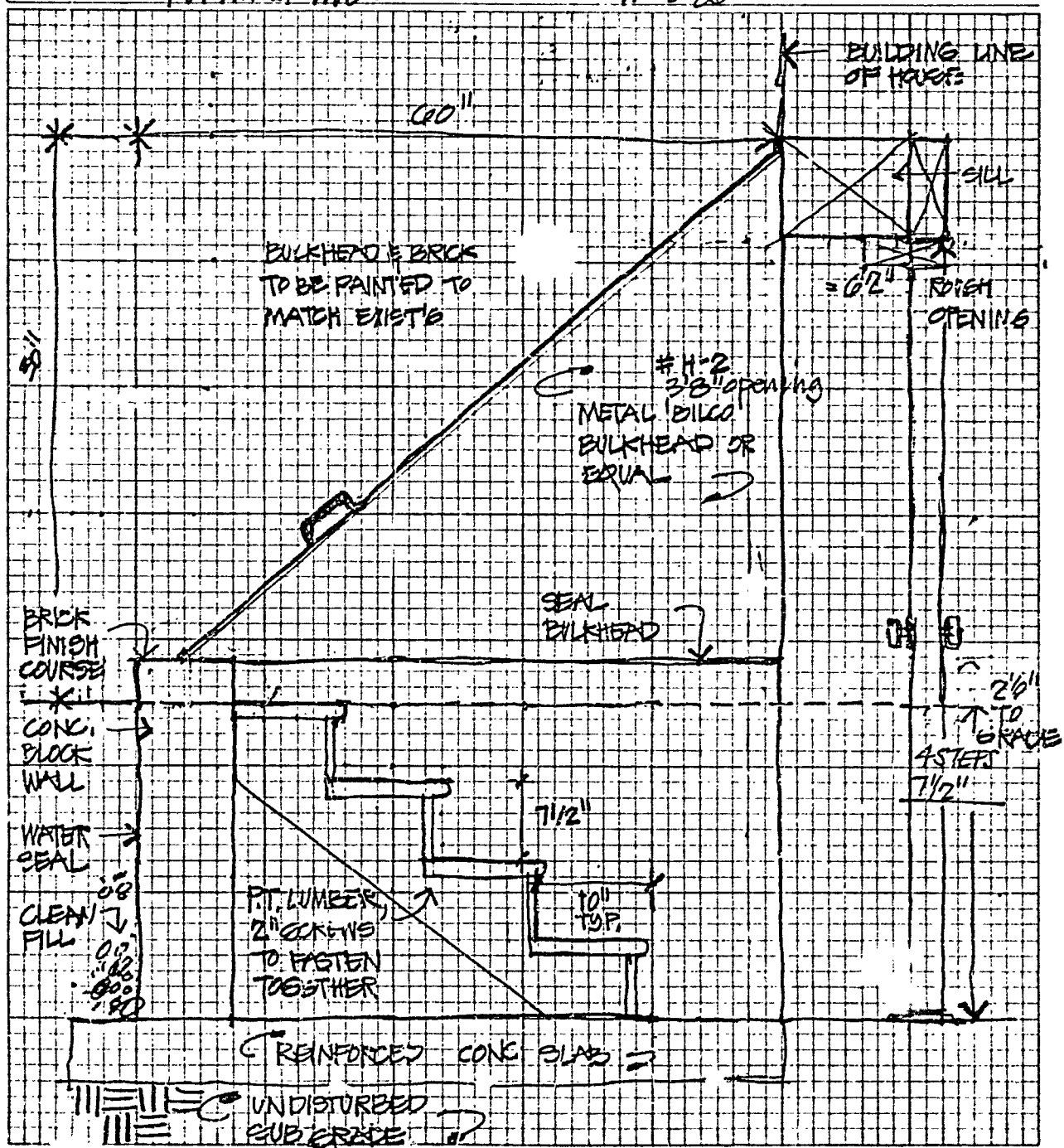
Sincerely,

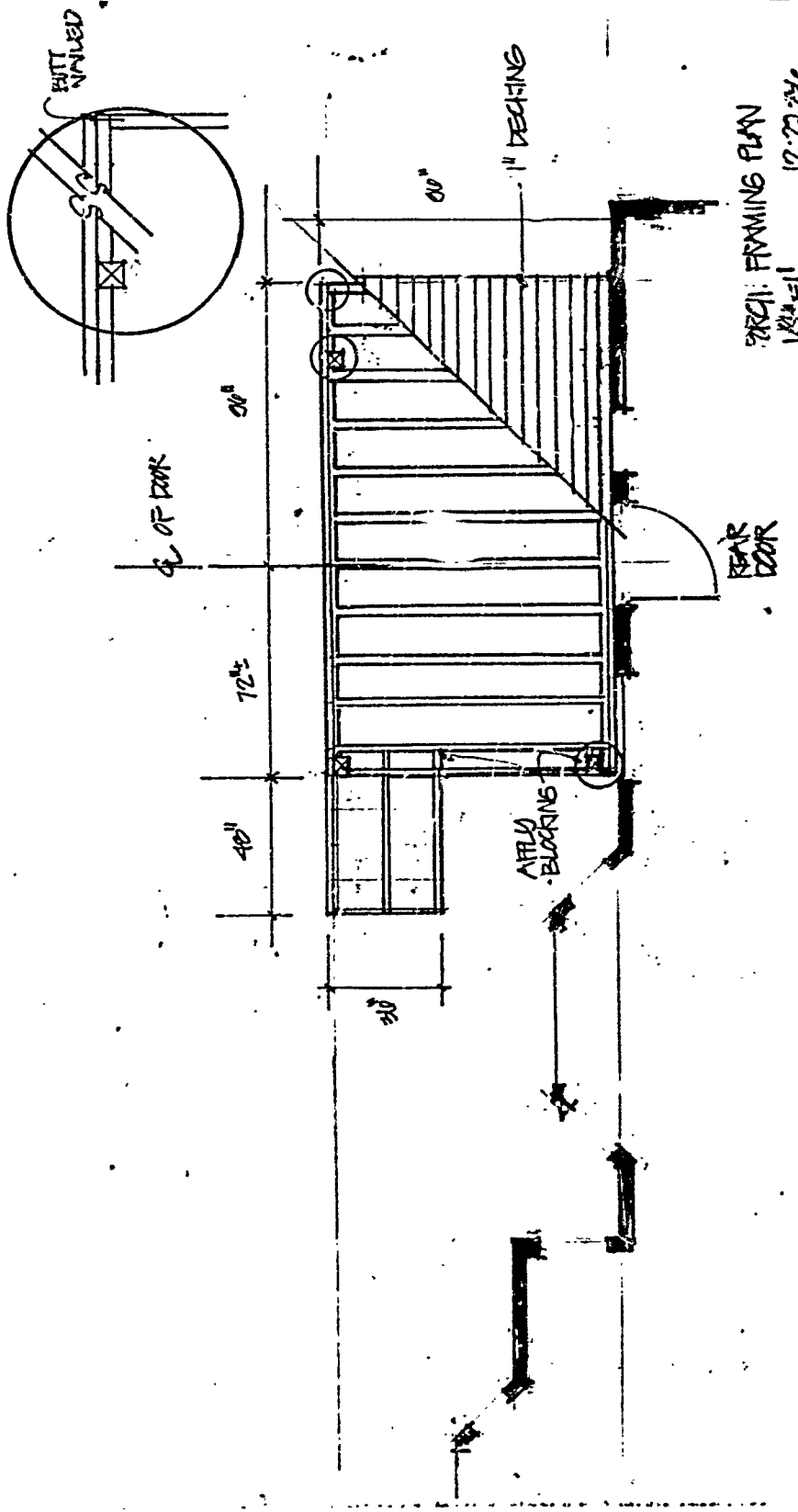
Warren J. Turner
Warren J. Turner
Zoning Enforcement Inspector

cc: P. Samuel Hoffses, Chief, Inspection Services
Merlin Leary, Code Enforcement Officer

PELLA WINDOWS AND DOORS

Job Name: BULKHEAD / REAR DECK Architect: TOMAS FISK - OWNER.
H-2 model / STAIRS Contractor: JOHN MARCI
 Location: 11 CUSHMAN ST Order No.: 11-1
POTLAND ME. Date: 11.7.86





28241: FRAMING PLAN
12-22-86

APPLICATION FOR PERMIT

PERMIT ISSUED

JAN 12 1987

B.O.C.A. USE GROUP
B.O.C.A. TYPE OF CONSTRUCTION
ZONING LOCATION R-6 PORTLAND, MAINE DEC. 29, 1986

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

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

LOCATION 11 Cushman St. Fire District #1 [], #2 []
1. Owner's name and address James EISKE same Telephone 871-0014
2. Lessee's name and address Telephone
3. Contractor's name and address Four Seasons Exterior- 168 Clear Telephone 781-2310
water Drive Fall No. of sheets
Proposed use of building mult. No. families 3
Last use same No. families
Material No. stories Heat Style of roof Roofing
Other buildings on same lot
Estimated contractual cost \$ 1,800

FIELD INSPECTOR-Mr. @ 75-5451 Appeal Fees \$
Base Fee 30.00
Late Fee
TOTAL \$

To construct bulkhead and open deck 8 x 14 as per plans.

Stamp of Special Conditions

send permit to # 3 04105

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? NO Is any electrical work involved in this work? NO
Is connection to be made to public sewer? If not, what is proposed for sewage?
Has septic tank notice been sent? Form notice sent?
Height average grade to top of plate Height average grade to highest point of roof
Size, front depth No. stories solid or filled land? earth or rock?
Material of foundation Thickness, top bottom cellar
Kind of roof Rise per foot Roof covering
No. of chimneys Material of chimneys of lining Kind of heat fuel
Framing Lumber--Kind Dressed or full size Corner posts Sills
Size Girder Columns under girders Size Max. on centers
Studs (outside walls and carrying partitions) 2x4-16" C. 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: O.K. M. Quinn Jan. 7, 1987
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 John Mazzei Phone # same
Type Name of above John Mazzei for 1 [] 2 [] 3 [] 4 []
Four Seasons Exterior and Address

5 FIELD INSPECTOR'S COPY APPLICANT'S COPY OFFICE FILE COPY
M.A. Leahy

NOTES

Permit No. 877/929

Location 11 Washington St

Owner Genie Hilde

Date of permit 12.29.86

Approved 1-12-87

Dwelling Killedead

Garage

Allocation

Hub - Hilde

~~Notes section with horizontal lines and a large X mark.~~

Permit # **923664** **923664** City of **Portland** BUILDING PERMIT APPLICATION Fee **45.00** Zone _____ Map # _____ Lot# _____
 Please fill out any part which applies to job. Proper plans must accompany form.

Owner: **James Fisk** Phone # **871-0014**
 Address: **11 Cushman St. Ptd 04102**
 LOCATION OF CONSTRUCTION **11 Cushman St.**
 Contractor: _____ Sub: _____
 Address: _____ Phone # **3-fam w/ext reno**
 Est. Construction Cost: **4,200.00** Proposed Use: **3-fam**
 Past Use: _____
 # 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 decks from 2nd and 3rd floor apartments**

For Official Use Only
 Date **April 10, 1992** Subdivision: _____
 Inside Fire Limits: _____ Name: _____
 Bldg Code: _____ Lot: _____
 Time Limit: _____ Ownership: **CITY OF PORTLAND**
 Estimated Cost: _____
 Zoning: _____
 Street Frontage Provided: _____
 Provided Setbacks: Front _____ Back _____ Side _____ Side _____
 Review Required: **No increase in footprint**
 Planning 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) **WDA 4-15-12**

Foundations:
 1. Typ. of Soil: _____
 2. Set Backs - Front _____ Clear _____ 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 Joins Size: _____
 2. Ceiling Strapping Size _____ Spacing _____ Not in District nor Landmark.
 3. Type Ceilings: _____ Does not require review.
 4. Insulation Type _____ Size _____ Requires Review.
 5. Ceiling Height: _____
Roof:
 1. Truss or Rafter Size _____ Span _____ Approved.
 2. Sheathing Type _____ Size _____ Approved with Conditions.
 3. Roof Covering Type _____ Denied.
Chimney:
 Type: _____ Number of Fire Places _____ Date: _____
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 **Mary Gresik**
 Signature of Applicant **James Fisk** Date **April 10, 1992**
 CEO's District _____

CONTINUED TO REVERSE SIDE
 Ivory Tag - CEO **13 Mrs. Louie**

White - Tax Assessor

923664

Permit # _____ City of Portland BUILDING PERMIT APPLICATION Fee 45.00 Zone _____ Map # _____ Lot# _____

Owner: James Fisk Phone # 571-0014
Address: 11 Cushman St. Pct 10 04102
LOCATION OF CONSTRUCTION 11 Cushman St.
Contractor: _____ Sub: _____
Address: _____ Phone # 3-fam 2w/ext reno
Est. Construction Cost: 4,200.00 Proposed Use: 3-fam
Past Use: _____
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 decks from 2nd and 3rd floor apartments

For Official Use Only
Date: April 10, 1992
Inside Fire Limits: _____
Bldg Code: _____
Time Limit: _____
Estimated Cost: _____
Subdivision: _____
Name: MAY 15 1992
Lot: _____
Ownership: CITY OF PORTLAND
Zoning: _____
Street Frontage Provided: _____
Provided Setbacks: Front _____ Back _____ Side _____ Side _____
Review Required: No increase in footprint
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) WDA - 4-15-92

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 Wrapping 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 _____ Date: _____
Heating:
Type of Heat: 13 mas. 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.

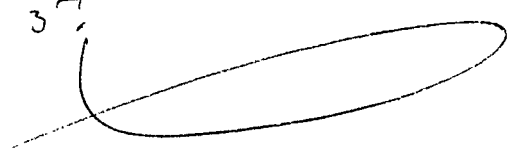
Permit Received By Mary Gresik
Signature of Applicant James Fisk Date April 10, 1992
CEO's District 3
CONTINUED TO REVERSE SIDE
Ivory Tag - CEO 13 mas. low e

White - Tax Assessor

PLOT PLAN



5/20 No work yet.
 7/13 1st floor OK
 8/18 WIP OK
 8/20 - Nothing happening.
 9/2 - 2nd floor OK - framing started on 3rd
 9/18 WIP OK
 12/13 - Just about complete.
 12/18 - Completed OK per plan.



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 his 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: *Thomas Frost* ADDRESS: _____ PHONE NO.: _____
 RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE: _____ PHONE NO.: _____



City of Portland
Department of Planning and Urban Development
Room 211 City Hall, 389 Congress Street
Portland, Maine 04101 207-874-8300

Form 1.00

HISTORIC PRESERVATION CERTIFICATE OF APPROPRIATENESS

Pursuant to review under the City of Portland's Historic Preservation Ordinance (Chapter 14, Article IX of the Portland City Code), the following work on the specified property is hereby:

granted a Certificate of Appropriateness, with conditions as indicated.
 denied a Certificate of Appropriateness.

Historic Resource Inventory Number: _____ Assessor's Chart/Block/Lot: _____

Property Address: 11 Cushman Street

Applicant: (name) James Fisk
(address) 11 Cushman Street
Portland, ME 04102

Proposed Work (continue on back if necessary): Reconstruction of a three (3) storey porch along the side/rear south facade of this property, per application and staff memorandum of May 1, 1992.

Conditions of Approval (continue on back if necessary): None.

Reasons for Denial (continue on back if necessary): _____

All improvements shall be carried out as shown on the plans and specifications as submitted by the applicant, except as modified to comply with the conditions of approval described above. Changes to the approved plans and specifications and any additional work which may be undertaken must be reviewed and approved by this office prior to construction, alteration or demolition. If, during the course of completing the approved work, conditions are encountered which prevent completing the approved work or which require additional or alternative work, you must apply for and receive a Certificate of Appropriateness or Non-Applicability PRIOR to undertaking additional or alternative work.

This Certificate is granted upon condition that the work authorized herein is commenced within twelve (12) months after the date of issuance. If the work authorized by this Certificate is not commenced within twelve (12) months after the date of issuance or if such work is suspended in significant part for a period of one year after the time the work is commenced, such Certificate shall expire and be of no further effect; provided that, for cause, one or more extensions of time for periods not exceeding ninety (90) days each may be allowed in writing by the Department.

5/12/92
Date

Joseph E. [Signature]
Director of Planning and Urban Development

.....
Staff Recommendation:

Additional information Requested (date: _____ rec'd: _____)
 Approve. Approve w/ conditions. Deny. No Recommendation. Date: 5-1-92
Conditions: None.

Historic Preservation Committee Recommendation/Decision:

Required: Yes No
 Approve. Approve w/ conditions. Deny. Vote: 6-0 (Urban absent)
Conditions: None. 5-6-92

Planning Board Decision:

Required: Yes No
 Approve. Approve w/ conditions. Deny. Vote: _____
Conditions: _____

City Council Decision (Project of Special Merit):

Approve. Approve w/ conditions. Deny. Vote: _____
Conditions: _____

1. Developer demonstrate binding financial commitments, performance guarantees, penal bond.
 2. Developer provide full documentation of the resource, provide suitable monument.
 3. Other: _____

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT

**Billing for Legal
Ads for Agenda's**

Project Name: 11 Cushman Street - Porch

Owner's Name: James Fisk

Address of Project: 11 Cushman Street

Division/Board: Historic Preservation

Number of Residential Notices Mailed Out: 16

$\frac{1}{2}$ Amount of Legal Ad: 19.13

.40 X number of notices: 6.40

Total Amount Due: 25.53

Make checks payable to the City of Portland, Attn. L. Marquis, Rm. 315, 389
Congress Street, Portland, Maine 04101.

Bill to: James Fisk
11 Cushman Street
Portland, ME 04103

mailed: _____

APPLICATION FOR CERTIFICATE OF APPROPRIATENESS



CONTENTS

Application Form
Description of Proposed Work
1924 Assessor's Inventory of 15 Cushman St.
1924 Assessor's Inventory of 11 Cushman St.
1968 Landmark's Inventory of 11 Cushman St.
1990 Landmark's Draft Inventory of 11 Cushman St.
Class D survey of property
Photo Inventory of stairs, JLF
Photo Inventory of landscape and south facade, JLF
Photo Inventory of landscape and south facade, JLF
Elevation of proposed work
Framing Plan, Budget, and Beam Detail
Cross Section and Column Detail

JAMES FISK
LANDSCAPE ARCHITECT

11 CUSHMAN STREET PORTLAND, MAINE 04102 (207) 871-0014



City of Portland
 Department of Planning and Urban Development
 Room 211 City Hall, 389 Congress Street
 Portland, Maine 04101 207-874-8300

Form 201.00

**HISTORIC PRESERVATION
 APPLICATION FOR CERTIFICATE OF APPROPRIATENESS**

Pursuant to review under the City of Portland's Historic Preservation Ordinance (Chapter 14, Article IX of the Portland City Code), application is hereby made for a Certificate of Appropriateness for the following work on the specified historic property:

Property Name and Address: 11 CUSHMAN ST. PORTLAND ME 04102

Applicant: (name) JAMES L. FISK (telephone) (207) 871-0014
 (company) JAMES L. FISK, LANDSCAPE ARCHITECT
 (address) 11 CUSHMAN ST. PORTLAND ME 04102

Property Owner, if different: (name) _____
 (address) _____
 (telephone) _____

Architect (if any): Dan Cecil, consultant
 Contractor or Builder (if any): Dannel Davis, carpenter, Bruce Weatherington, roof
Copper Works

Local Designation: within historic district: (name) WESTERN PROMENADE
 Landmark. Contributing. Non-contributing.
 National Register Status: Landmark. District. Not Applicable.
ABUTTING

Description of Proposed Work (Use additional sheets as necessary. Submit architectural sketches, plans, scale drawings, photographs, specifications, or other supporting documentation as required. All submission materials will be retained by the City. In the case of demolition or removal of a structure, the following indicates the proposed condition and appearance of the property thereafter):
THE PROPOSED WORK IS A RECONSTRUCTION OF A THREE (3) STOREY PORCH
ALONG THE REAR, SOUTH FACADE OF A THREE (3) UNIT BUILDING.
PLEASE SEE INVENTORIES AND DETAILED NARRATIVE ENCLOSED.

Work is proposed in conjunction with: Major site plan application. Minor site plan application.
 Building permit application. None of the above.

Applicant's Signature: [Signature] Owner's Signature (if different): _____

Note: No application fee. Applicant is responsible for costs of sending notices and placement of legal ad. Such costs shall be paid prior to issuance of Certificate/Building Permit or upon denial of Application.

FOR CITY USE ONLY
 Historic Resource Inventory Number: _____ Assessor's Chart/Block/Lot: _____
 Date Application Submitted: _____ Date Application Complete: _____

GENERAL

The proposed work is a reconstruction of a three (3) story rear porch. The Portland Assessors 1924 photograph of the building that stood on the corner of Cushman and Lewis illustrates the essential form and integrity of the structure within the context of the streetscape. Ruth and Charlie Gildart, former owners of the "Kirby Block", told me that it burned in 1969, and subsequently became my building's second lot. In 1987 I removed a dilapidated garage from the yard and discovered concrete piers of my building's former porch. These were destroyed, unfortunately, in the excavation of the garage concrete pad. Other work carried out was the removal of the front and rear stairs, restoration of the picket fence, and landscaping. Site photographs, Portland Landmarks 1968 and 1990(draft) Inventories, and Portland Assessor's 1924 Inventories are included for your use. The historical basis for the scale, proportion and distinctive features of the proposed reconstruction is evident, yet not exact as to detail. The proposed detailing is the result of researching comparable structures and in utilizing compatible, existing trim placement and type on the building.

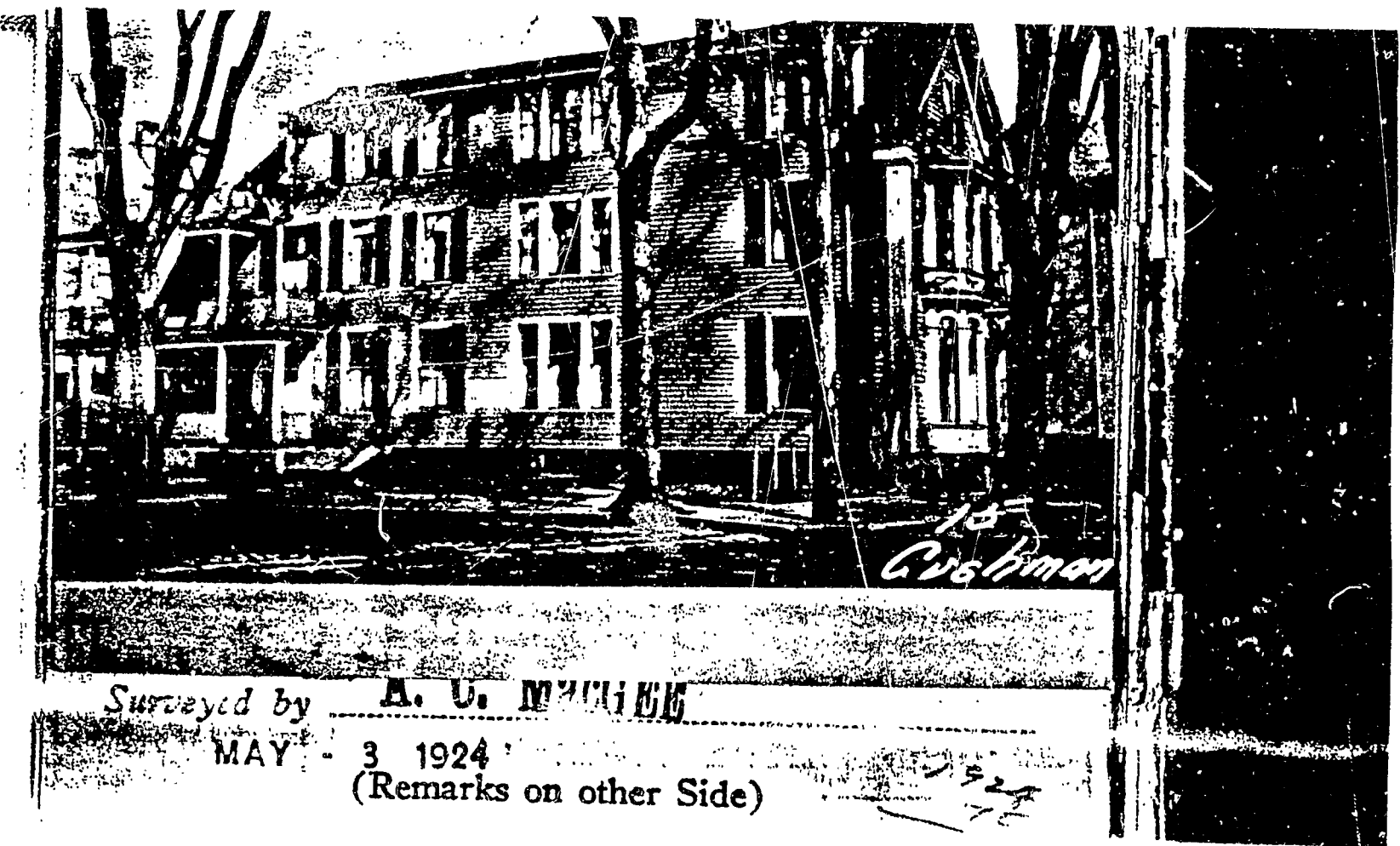
DESCRIPTION

The proposed work will align with the existing storeys of the building that are expressed in the two(2) storey bay window on the south side. The third storey will be uncovered to characterize to former porch in the neighborhood setting. This scale is proportional and sensitive to the adjacent bay window and the jog in the building footprint. Balustrade height and baluster spacing shall meet current code requirements which is balanced by the 5 foot and 10-9\16 inch storey dimension. The column base and capital details are derived from the front door ornamentation, yet are indicative of modest rear door architecture.

Porch decking is to be stained, pressure treated decking and will float on a roof membrane that will shed water off the south eaves. The ceilings will be finished and painted. All trim is to be finished, primed and painted with oil base paint that shall have mildew retarding additives. Paint color is to be Moore Pentaflex white. All hardware is to be hot dipped galvanized or treated with rust inhibitors. Doors shall be Morgan M-3984, or equal, and shall be finished with Red Devil Oil base paint, color: red. The storm doors shall be a wooden combination to match existing, and finished with Pentaflex white. The window shall be a wooden, true divided, double hung sash and finished with Pentaflex white. The Storm window shall be oxidized aluminum to match existing. All door and window trim is to match existing first floor porch detail and finish.

TOTAL COST: \$4,200.00 (financing through home mortgage).

SCHEDULE: Work to begin on receipt of financing, Building Permit, and Certificate of Appropriateness and require three(3) weeks to complete.



200% ENLARGEMENT.

Block 55, Lot 15
 Use of Bldg. D
 Tenants and Rooms. OWNER - 7/7/5
 Rentals \$960 Bldg Year
 Age 7.5
 Condition of Repair GOOD

Class	Exterior	Plumbing
Bungalow	Clapboards	Common
Single House	Siding	Individual
Two family	Shingles	Open
Three family	Stucco	Set tubs
Apartment	Paper	
Store Building	Tapestry Brick	Finish
Office	Com. Brick	Plain
Factory	Galv. Iron	Hardwood
Storage	Stone	Halls
Stables	Terra Cotta	Wood
Garage, private	Concrete	Terrazzo
Garage, public		Marble
Theatre	Heating	Roof - Roofing
Club House	Stove	Shingle
Cottage	Furnace	Slate
	Hot Water	Gravel
	Steam	Prepared
Foundation		Asbestos
Brick	Light	Flat
Stone	Oil	Hip
Concrete	Gas	Gable
Pile	Electric	Dormers
Basement		Windows
Full	Floor	Plain Glass
Cement Floor	Common	Wire Glass
Waterproof	Hardwood	Shutters
Construction	Re-Concrete	Miscellaneous
Frame	Concrete Slab	Elevator
Brick	Waterproof	Sprinkler
Tile		Fire Escape
Blocks	Ceiling	Refrigerator
Stucco	Plaster	Vacuum Cleaner
Re-Concrete	Metal	Sales and Valets
Mill	Panelled	Telephone Equip.
Steel Frame	Rough	

Ground Area 1490 Height 36'-54"
 Cubic Feet 50650 Unit 16
 Utility Dep. 45% Per cent.
 Sound Value, \$ 4457

Land 2946 Corner Interior Alley

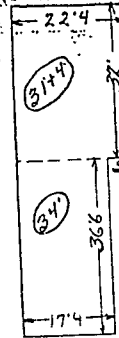
Front 114.4 Depth 114.4

COMPUTATION 1144
 $2946 \times 114.4 = 337000$
 $2946 \times 114.4 = 337000$
8 35 4457

Area	Multiplier	Coefficient	
Year	Unit	Coefficient	Land Value
1924			<u>4457</u>

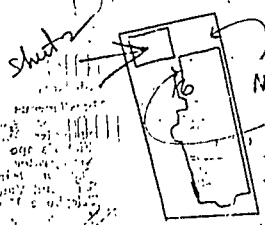


Surveyed by A. U. ...
 MAY 3 1924
 (Remarks on other Side)



Remarks about Land

NOTE: STAIRS NOT SHOWN PORCH NOT SHOWN



CUSHMAN STREET

32' X 34' 4" X (35')

36'6" X 17'4" X (34')

Mae

Remarks about Personal Property

32' X 34.33 = 1100.0 Y 35 = 2500

36.6 X 17.33 = 632.5 Y 34 = 21500

1347.1 Y 46516

CITY OF PORTLAND, MAINE
ASSESSORS DEPARTMENT

CHART	BLOCK
3	Building Values Checked
4	Building Values Placed
5	Building Values Extended
6	Land Only Questionnaire Made
7	Land Values Placed
8	Land Values Extended
9	Compared With 1923
10	Personal Property Added

157

568-16

GREATER PORTLAND LANDMARKS, INC.
PORTLAND HISTORIC BUILDING SURVEY

[Clip photo here]

I. ON-THE-SPOT OBSERVATION

1. Address: 11 Cutman
2. Intended Design Use (check box opposite appropriate description shown in grouping below)
 - Single Residence
 - Duplex Residence
 - Multiple Residence
 - Civic
 - Office
 - Commercial
 - Industrial
 - Other: _____
3. Present Use (circle box opposite appropriate description shown in grouping above)
 - Colonial
 - Victorian
 - Federal
 - Other: _____
 - Greek Revival
4. Style: F
5. Number of Stories: 2 1/2
6. Condition:
 - Excellent
 - Average
 - Below Average
 - Poor
 - Restorable
 - Restored (describe): _____
7. Construction:
 - Wood
 - Brick
 - Stone
 - Other: wood
8. Foundation:
 - Brick
 - Stone
 - Concrete
 - None
9. Roof Material:
 - Tile
 - Slate
 - Asph. shingle
 - Built up
10. Roof Type:
 - Flat
 - Hip
 - Gable
 - Mansard
11. Neighborhood Condition:
 - Transitional ^{Search}
 - Run down
 - Well-maintained
 - Slum
12. Present Use of Neighborhood: yes
13. Site Endangered by: _____
14. Outbuildings: small wood garage
15. Indicate Buildings on Diagram of Site below: _____
16. List any other architectural features of interest: _____

Picture # 13

By: Doraine Steele

Date: _____

Sign:
Arch: 2 CW
Civ: 1 CW

AMP

9/2/3

BJS

BJS
AMP



NOTE:
TYPICAL STAIRS →
POCKET FENCE ←

11 CUSHMAN

Portland Historic Resources Inventory

Property Address: 11 Cushman Street

Inventory #: HP-42

Assessor's C/N/T: 56-B-16, 17

District: Western Promenade Map #: 42

Rating:

Local Code: CONTRIBUTING

National Register: Ind. Listing N/A District Western Promenade

Date of Placement: Local 08/01/1990 National 02/16/1984

Description of Significant Features and Subsequent Alterations:

When George Cushman sold his house at 9 Cushman Street in 1862, James Berry purchased land from Cushman and erected this Italianate house the following year. It is the second oldest house on the street and was built, essentially, in Cushman's front yard.

Like Cushman's house, Berry's house is oriented with its gable end to the street but also contains the doorway. The fully enclosed pedimented gable, wide frieze and eaking cornice, and window entablatures show the lingering influence of the Greek Revival style. Yet, the popular Italianate style is such in evidence due to an updating after 1882 when the two-story bracketed bay window on the facade, a one story bay window on the first floor rear bay of the west elevation, and the paired brackets within the gable and beneath the overhanging cornice were added. Double doors beneath overhanging roofs with a wide variety of carved brackets, some terminating in pendants such as this one, also became standard trim elements throughout the 1870s on both high style mansions on Benson Street and on the modest houses of Cushman Street that were built by local carpenters in the densely settled areas of the new West End.

There have been some 20th century alterations to this house. In the 1960s the clapboards were covered by asphalt shingles, and then replaced by asbestos. (It has covered the panels beneath the bay window openings.) Consequently, the water table and thin corner board trim have been obscured. During that time, the original double doors were replaced by a single door, now removed for the reinstallation of the double doors. Likewise, the front steps have been returned to their original configuration. The rear ell dates to a 1903 reconstruction, due to a fire. Its porch is a modern addition. Some time after 1968 a similar building at 115 Cushman Street was demolished which created a large side yard for this house, now enclosed by a picket fence, but which also resulted in breaking the rhythm of the street.

One of the skylights was inserted by 1924 in the west roof slope, the other came later.

City Review of Certificates:

Date	Action	Type	Summary of Work
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ORIGINAL FOUNDATION FRAMING
DIFFERENT EXTERIOR TRIM. SAME/ORIGINAL
INTERIOR TRIM.

? ORIGINAL PORCH 1903?
1919 GARAGE, BLDG PERMIT,

TOMMY'S PARK = OPEN SPACE / CONTEXT
BY PICKET FENCE