

17-19 BEACON STREET



Full out # 2065 Half out # 0202H Full out # 0203H Full out # 0203R

INQUIRY BLANK

File

ZONE P.C.

FIRE DIST. none

CITY OF PORTLAND, MAINE
DEPARTMENT OF BUILDING INSPECTION

~~Verbal~~
By Telephone

Date May 28, 1953

LOCATION 17 Beacon St. OWNER John A. Mayberry

MADE BY Albert N. Tardiff TEL. 2-1792

ADDRESS 20 Branch St.

PRESENT USE OF BUILDING 1-family dwelling

CLASS OF CONSTRUCTION 3rd NO. OF STORIES 1

REMARKS: Mr. Tardiff would like to buy this house for his own home and office.

INQUIRY: Can second floor be used for real estate and accounting office.

ANSWER: 4/153 - Told Mrs Tardiff (think it was) over phone that this is not allowable under zoning, and that we could not issue permit for finishing second floor rooms for that purpose. If he used only one creating room for a one-man office, it might turn out all right, but we could not guarantee it.

DATE OF REPLY 6/1/53 REPLY BY WMA



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

PERMIT ISSUED

00872 JUN 10 1952

CITY OF PORTLAND

Portland, Maine, June 10, 1952

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

N-WJM

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 17 Beacon St Use of Building Home No. Stories 1 New Building
Name and address of owner of appliance Benson & Grant
Installer's name and address Harold G. Pride Inc Telephone 2-1866

General Description of Work

To install Forced warm Air Heating System - oil burning equipment

IF HEATER, OR POWER BOILER

Location of appliance or source of heat Basement Type of floor beneath appliance Concrete
If wood, how protected? Kind of fuel Oil
Minimum distance to wood or combustible material, from top of appliance or casing top of furnace 2' 1/2"
From top of smoke pipe 3 ft From front of appliance 5 ft From sides or back of appliance 5 ft
Size of chimney flue 8" x 10" Other connections to same flue none
If gas fired, how vented? Rated maximum demand per hour 100,000 BTU

IF OIL BURNER

Name and type of burner Weatherall Labelled by underwriters' laboratories? Yes
Will operator be always in attendance? No Does oil supply line feed from top or bottom of tank? Bottom
Type of floor beneath burner Concrete
Location of oil storage Basement Number and capacity of tanks 1 - 27.5
If two 275-gallon tanks, will three-way valve be provided?
Will all tanks be more than five feet from any flame? Yes How many tanks fire proofed?
Total capacity of any existing storage tanks for furnace burners

IF COOKING APPLIANCE

Location of appliance Kind of fuel Type of floor beneath appliance
If wood, how protected?
Minimum distance to wood or combustible material from top of appliance
From front of appliance From sides and back From top of smokepipe
Size of chimney flue Other connections to same flue
Is hood to be provided? If so, how vented?
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: 6.10.52 OK WJM

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

Signature of Installer Harold G. Pride Inc

INSPECTION COPY



(RC) RESIDENCE ZONE - C
APPLICATION FOR PERMIT

PERMIT ISSUED
01200
AUG 12 1952
CITY OF PORTLAND

Class of Building or Type of Structure Third Class
Portland, Maine, July 7, 1952

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for a permit to erect ~~at 17-19 Beacon Street~~ the following building ~~structure~~ 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 17-19 Beacon Street Within Fire Limits? no Dist. No. _____
 Owner's name and address Benson & Grant, 28 Vannah Avenue Telephone 3-9524
 Lessee's name and address _____ Telephone _____
 Contractor's name and address owners 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 new dwelling
 Estimated cost \$ 800 Fee \$ 4.00

General Description of New Work

To construct 1-car frame garage 12' x 21'.

CERTIFICATE OF OCCUPANCY
REQUIREMENT IS WAIVED

The inside of the garage will be covered, where required by law, with perforated gypsum lath covered with one-half inch thickness gypsum plaster. No opening in garage on this side of garage.

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 Benson & Grant

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 12'
 Size, front _____ depth _____ No. stories _____ solid or filled land? _____ earth or rock? _____
 Material of foundation concrete slab Thickness, top _____ bottom _____ cellar _____
 Material of underpinning _____ Height _____ Thickness _____
 Kind of roof Pitch-gable Rise per foot 6" Roof covering Asphalt Class C Und Lab
 No. of chimneys _____ Material of chimneys _____ of lining _____ Kind of heat _____ fuel _____
 Framing lumber—Kind hemlock Dressed or full size? dressed
 Corner posts 4x6 Sills 4x6 Girt or ledger board? _____ Size _____
 Girders _____ Size _____ Columns under girders _____ Size _____ Max. on centers _____
 Studs (outside walls and carrying partitions) 2x4-16" O. C. Bridging in every floor and flat roof span over 8 feet.
 Joists and rafters: 1st floor concrete, 2nd _____, 3rd _____, roof 2x6
 On centers: 1st floor _____, 2nd _____, 3rd _____, roof 24"
 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 0, to be accommodated 1 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:

OR-8/12/52-AGJ

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

Benson & Grant

Signature of owner BY:

Clinton W. Benson Grant

NOTES

7/7/52 - Mat staked out, C. J. S.
 7-12-52 - Mat Staked out set up
 7-16-52 Mat Staked out set up
 8-12-52 Station Out OK. White
 9-16-52 Work completed W. J. M.

Permit No. 52/1260
 Location 17-19 Bingham St.
 Owner Bernard & Shand
 Date of permit 8/12/52
 Notif. closing-in
 Inspn. closing-in
 Final Notif.
 Final Inspn. 9-16-52 W. J. M.
 Cert. of Occupancy Issued

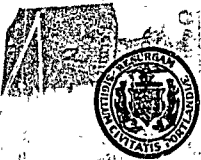
4/12

STATEMENT ACCOMPANYING APPLICATION FOR BUILDING PERMIT

for garage
at 17-19 Beacon Street Date 7/7/52

1. In whose name is the title of the property now recorded? Renson & Grant
2. Are the boundaries of the property in the vicinity of the proposed work shown clearly on the ground, and how? stakes
3. Is the outline of the proposed work now staked out upon the ground? 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? _____
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

Renson & Grant Co.,
by Winston M. Renson - Pres.



(RC) RESIDENCE ZONE - C

APPLICATION FOR PERMIT

Class of Building or Type of Structure Third Class

Portland, Maine, April 14, 1952

PERMIT ISSUED

APR 16 1952

CITY OF PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for a permit to erect ~~alter or repair~~ the following building ~~structure~~ 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 (17-19) 17 Beacon Street Within Fire Limits? no Dist. No. _____
 Owner's name and address Benson & Grant, 28 Vannah Avenue Telephone 3-9524
 Lessee's name and address _____ Telephone _____
 Contractor's name and address owners Telephone _____
 Architect _____ Specifications _____ Plans yes No. of sheets 4
 Proposed use of building dwelling house No. families 1
 Last use _____ No. families _____
 Material _____ No. stories _____ Heat _____ Style of roof _____ Roofing _____
 Other buildings on same lot _____
 Estimated cost \$ 10,000. Fee \$ 10.00

General Description of New Work

To construct 1-story frame dwelling house 24' x 46' 6".

Permit Issued with Letter

Important notice sent

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 owners**

Details of New Work

Is any plumbing involved in this work? yes Is any electrical work involved in this work? yes
 Is connection to be made to public sewer? yes If not, what is proposed for sewage? _____
 Height average grade to top of plate 22' 6" 10' Height average grade to highest point of roof 52' 19'
 Size, front 24' depth 46' 6" No. stories 1 solid or filled land? solid earth or rock? earth
 Material of foundation concrete at least 4' below grade Thickness, top 10" bottom 12" cellar yes
 Material of underpinning _____ " to sill _____ Height _____ Thickness _____
 Kind of roof pitch-gable Rise per foot 8 1/2" Roof covering Asphalt Class C Und Lab
 No. of chimneys brick 1 Material of chimneys brick of lining tile Kind of heat warm air fuel oil
 Framing lumber—Kind hemlock Dressed or full size? dressed
 Corner posts 4x6 Sills box Girt or ledger board? _____ Size _____
 Girders yes Size 6x8 full size Columns under girders Lally Size 3 1/2" Max. on centers 8' 7"
 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 2x8, 2nd 2x8, 3rd _____, roof 2x6
 On centers: 1st floor 16", 2nd 16", 3rd _____, roof 16"
 Maximum span: 1st floor 12' 14", 2nd 14", 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? _____

APPROVED:

with letter by RGS

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

Benson & Grant

ON COPY

Signature of owner by: *Winton M. Benson*

NOTES

415-52 Location *1147 29*

4/25/52 *Thomas*

5/23/52 *John C. ...*

7/24/52 *unavailable*

8-29-52 *Bottom fixtures not*

in yet. All complete other than

blinds

9-16-52 *Work completed except*

for plumbing fixtures

9-18-52 *Work completed*

Permit No.	52/4598
Location	1147 29
Owner	Thomas
Date of permit	4/25/52
Notif. closing-in	5/23/52
Insp. closing-in	5/23/52
Final Notif.	
Final Insp.	7-11-52
Cert. of Occupancy issued	7/31/52

415-52

Estimated cost of building

Actual cost

Other building cost

Estimated cost of plumbing

Actual cost

Other plumbing cost

Estimated cost of electrical

Actual cost

Other electrical cost

Estimated cost of mechanical

Actual cost

Other mechanical cost

Estimated cost of interior finish

Actual cost

Other interior finish cost

Estimated cost of exterior finish

Actual cost

Other exterior finish cost

Estimated cost of site work

Actual cost

Other site work cost

Estimated cost of foundation

Actual cost

Other foundation cost

Estimated cost of framing

Actual cost

Other framing cost

Estimated cost of roof

Actual cost

Other roof cost

Estimated cost of exterior walls

Actual cost

Other exterior walls cost

Estimated cost of interior walls

Actual cost

Other interior walls cost

Estimated cost of floor

Actual cost

Other floor cost

Estimated cost of ceiling

Actual cost

Other ceiling cost

Estimated cost of stairs

Actual cost

Other stairs cost

Estimated cost of elevators

Actual cost

Other elevators cost

Estimated cost of mechanical equipment

Actual cost

Other mechanical equipment cost

Estimated cost of electrical equipment

Actual cost

Other electrical equipment cost

Estimated cost of plumbing equipment

Actual cost

Other plumbing equipment cost

Estimated cost of other equipment

Actual cost

Other other equipment cost

Estimated cost of labor

Actual cost

Other labor cost

Estimated cost of materials

Actual cost

Other materials cost

Estimated cost of subcontractors

Actual cost

Other subcontractors cost

Estimated cost of permits

Actual cost

Other permits cost

Estimated cost of other charges

Actual cost

Other other charges cost

Estimated cost of contingencies

Actual cost

Other contingencies cost

Estimated cost of profit

Actual cost

Other profit cost

Estimated cost of taxes

Actual cost

Other taxes cost

Estimated cost of insurance

Actual cost

Other insurance cost

Estimated cost of bonds

Actual cost

Other bonds cost

Estimated cost of other items

Actual cost

Other other items cost

(COPY)

CITY OF PORTLAND, MAINE
Department of Building Inspection



Certificate of Occupancy

LOCATION 17-19 Beacon St.

Issued to **Benson & Grant**

Date of Issue **Dec. 31, 1952**

This is to certify that the building, premises, or part thereof, at the above location, built—altered—~~reconstructed~~ under Building Permit No. **52/45**, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES

APPROVED OCCUPANCY

Entire

One-family Dwelling House

Limiting Conditions:

This certificate supersedes
certificate issued

Approved:
12/31/52 *William J. McLean*
(Date) *Inspector*

Inspector of Buildings

Notice: This certificate identifies lawful use of building or premises, and ought to be transferred from owner to owner when property changes hands. Copy will be furnished to owner or lessee for one dollar.

AP 17-19 Beacon Street

April 16, 1952

Benson & Grant
28 Vannah Avenue
Portland, Maine

Gentlemen:

Building permit for construction of a one family dwelling 24' x 46' on the lot at 17-19 Beacon Street is issued herewith based on the plan filed with the application for permit but subject to the following conditions:

1. Although an attached garage is shown on the plans, it is our understanding that it is not to be built attached to the house. Accordingly we have crossed the garage part off the plans and it will be necessary to secure a separate permit to cover the construction of a detached garage before it is built.

2. The rafter shoe on top of the second floor timbers is required to be no less than 2x5 instead of 2x4 as shown on the plans. The permit is issued on the basis of use of 2x6 for this purpose.

Very truly yours,

Warren McDonald
Inspector of Buildings

AJS/B

STATEMENT ACCOMPANYING APPLICATION FOR BUILDING PERMIT

for dwelling
at 17-19 17th Beacon Street Date 5/14/52

1. In whose name is the title of the property now recorded? Benson & Grant
2. Are the boundaries of the property in the vicinity of the proposed work shown clearly on the ground, and how? stakes
3. Is the outline of the proposed work now staked out upon the ground? 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? _____
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

Benson & Grant Co
By Clinton M. Benson Secy.

WARNING !!!

THIS BUILDING PERMIT IS ISSUED
SUBJECT TO SPECIAL CONDITION:

THAT NO CONCRETE SHALL BE Poured IN FOUNDATION FORMS AND NO LAYING OF UNIT MASONRY IN FOUNDATION WALLS SHALL BE STARTED UNTIL NOTICE HAS BEEN GIVEN AT THE DEPARTMENT OF BUILDING INSPECTION OF READINESS TO START ACTUAL MASONRY WORK, AND UNTIL RE-CHECK OF LOCATION HAS BEEN MADE BY INSPECTOR.

* * *

Original markings of corners of lot and especially stakes on street line set by Dept. of Public Works must be kept intact and easily accessible for re-check-- not covered by excavated earth or building materials. Otherwise the "go-ahead" cannot be given. Dept. of Public Works cannot re-set their stakes.

Obviously the notice for re-check must be given at such a time as to allow reasonable opportunity to make re-check.

Warren McDonald
Inspector of Buildings



APPLICATION FOR PERMIT
DEPARTMENT OF BUILDING INSPECTIONS SERVICES
ELECTRICAL INSTALLATIONS

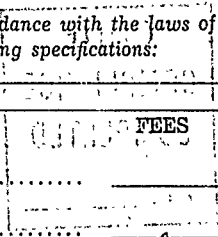
Date August 2, 19 84
 Receipt and Permit number B 22300

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: 17 Beacon St.

OWNER'S NAME: Sara Shaw ADDRESS: lives there



OUTLETS: Receptacles _____ Switches _____ Plugmold _____ ft. TOTAL _____

FIXTURES: (number of) Incandescent _____ Flourescent _____ (not strip) TOTAL _____

Strip Flourescent _____ ft. _____

SERVICES: Overhead x Underground _____ Temporary _____ TOTAL amperes 100 3.00

METERS: (number of) 1 _____ .50

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 x _____ Compactors _____ Fans _____ Others (denote) _____

TOTAL _____ 1.50

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: _____ DOUBLE FEE DUE: _____

FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT _____ FOR REMOVAL OF A "STOP ORDER" (304-16.b) _____ TOTAL AMOUNT DUE: 3.00 5.00

INSPECTION: Will be ready on ready, 1984; or Will Call _____

CONTRACTOR'S NAME: Donald Pinkham

ADDRESS: 121 South St. Gorham

TEL: _____

MASTER LICENSE NO.: 2552 SIGNATURE OF CONTRACTOR: Donald Pinkham

LIMITED LICENSE NO.: _____

#127d

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

ELECTRICAL INSTALLATIONS —

Permit Number 22300

Location 17 Beacon St.

Owner S. Shaw

Date of Permit 8-2-84

Final inspection 8-3-84

By Inspector Libby

Permit Application Register Page No. 41

INSPECTIONS: Service by Libby
 Service called in 8-3-84
 Closing-in 8-3-84 by Libby

PROGRESS INSPECTIONS:

/	/	/	/	/
/	/	/	/	/
/	/	/	/	/
/	/	/	/	/
/	/	/	/	/
/	/	/	/	/

CODE COMPLIANCE COMPLETED
 DATE: 8-3-84

REMARKS:

Vertical lines for REMARKS section.

17 Beacon Street 82-E-8



SHAW-WALKER

#8503-8R

Sept. 19, 1978 ✓

Edwin W. & Glenna T. Rice
17 Beacon Street
Portland, Maine 04103

Dear Mr. & Mrs. Rice Re: 17 Beacon Street, Portland, Maine NCP-Oakdale
82 1-8

The Housing Inspections Division of the Department of Neighborhood Conservation has recently completed an exterior inspection of your property in conjunction with the above referred program.

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.

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

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

Inspector G. Bartlett
G. Bartlett

