

MERIDIAN ST., PEAKS ISLAND 85-D-1



APARTMENT HOUSE ZONE  
APPLICATION FOR PERMIT

PERMIT ISSUED  
01420  
AUG 2 1951  
CITY of PORTLAND

Class of Building or Type of Structure Third Class  
Portland, Maine, August 1, 1951

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 Ordinance of the City of Portland, plans and specifications, if any, submitted herewith and the following specifications:

Location Meridian St., Peaks Island Within Fire Limits? no Dist. No. \_\_\_\_\_  
 Owner's name and address Edward Knight, Peaks Island Telephone 95-D-1  
 Lessee's name and address \_\_\_\_\_ Telephone \_\_\_\_\_  
 Contractor's name and address Charles Franco, Peaks Island Telephone \_\_\_\_\_  
 Architect \_\_\_\_\_ Specifications \_\_\_\_\_ Plans no No. of sheets \_\_\_\_\_  
 Proposed use of building Cottage No. families \_\_\_\_\_  
 Last use \_\_\_\_\_ " \_\_\_\_\_ No. families \_\_\_\_\_  
 Material frame No. stories 1 1/2 Heat \_\_\_\_\_ Style of roof \_\_\_\_\_ Roofing \_\_\_\_\_  
 Other building on same lot \_\_\_\_\_ Fee \$ .50  
 Estimated cost \$ 50.

INSPECTION NOT COMPLETED  
General Description of New Work

To demolish existing 6'x6' platform on back of building and  
To construct 6'x8' platform (no roof)

NOTIFICATION BEFORE LATHING OR CLOSING-IN IS WAIVED

CERTIFICATE OF OCCUPANCY REQUIREMENT IS WAIVED

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

Details of New Work

Is any plumbing involved in this work? \_\_\_\_\_ Is any electrical work involved in this work? \_\_\_\_\_  
 Height average grade to top of plate \_\_\_\_\_ Height average grade to highest point of roof \_\_\_\_\_  
 Size, front \_\_\_\_\_ depth \_\_\_\_\_ No. stories \_\_\_\_\_ solid or filled land? \_\_\_\_\_ earth or rock? \_\_\_\_\_  
 Material of foundation stone wall Thickness, top \_\_\_\_\_ bottom \_\_\_\_\_ cellar \_\_\_\_\_  
 Material of underpinning \_\_\_\_\_ Height \_\_\_\_\_ Thickness \_\_\_\_\_  
 Kind of roof no Rise per foot \_\_\_\_\_ Roof covering \_\_\_\_\_  
 No. of chimneys \_\_\_\_\_ Material of chimneys \_\_\_\_\_ of lining \_\_\_\_\_ Kind of heat \_\_\_\_\_ fuel \_\_\_\_\_  
 Framing lumber—Kind hemlock Dressed or full size? \_\_\_\_\_ dressed \_\_\_\_\_  
 Corner posts \_\_\_\_\_ 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 2x6, 2nd \_\_\_\_\_, 3rd \_\_\_\_\_, roof no  
 On centers: 1st floor 16", 2nd \_\_\_\_\_, 3rd \_\_\_\_\_, roof \_\_\_\_\_  
 Maximum span: 1st floor 6', 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? \_\_\_\_\_

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  
 Edward Knight

APPROVED:  
O.N. 8/2/51 - OJS

Signature of owner BY: Charles Franco





(A) APARTMENT HOUSE ZONE

PERMIT ISSUED

# APPLICATION FOR PERMIT

Class of Building or Type of Structure Third Class

MAY 18 1936

Portland, Maine, May 15, 1936

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

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

Location Meridian Street, Peaks Island Ward 1 Within Fire Limits? No Dist. No. \_\_\_\_\_

Owner's or lessor's name and address Rosanna Mason, Eastland Hotel Telephone \_\_\_\_\_

Contractor's name and address Geo. A. Keening, Willow Street Telephone 80

Architect's name and address \_\_\_\_\_

Proposed use of building cottage No. families \_\_\_\_\_

Other buildings on same lot \_\_\_\_\_

### Description of Present Building to be Altered

Material wood No. stories 1 1/2 Heat \_\_\_\_\_ Style of roof \_\_\_\_\_ Roofing \_\_\_\_\_

Last use cottage No. families \_\_\_\_\_

### General Description of New Work

To erect new exterior chimney

### Details of New Work

Size, front \_\_\_\_\_ depth \_\_\_\_\_ No. stories \_\_\_\_\_ Height average grade to highest point of roof \_\_\_\_\_

To be erected on solid or filled land? \_\_\_\_\_ earth or rock? \_\_\_\_\_

Material of foundation rocks Thickness, top \_\_\_\_\_ bottom \_\_\_\_\_

Material of underpinning \_\_\_\_\_ Thickness \_\_\_\_\_

Kind of roof \_\_\_\_\_ Roof covering \_\_\_\_\_

No. of chimneys 1 Material of ch. brick of lining tile

Kind of heat \_\_\_\_\_ Type of fuel \_\_\_\_\_ Distance, heater to chimney \_\_\_\_\_

If oil burner, name and model \_\_\_\_\_

Capacity and location of oil tanks \_\_\_\_\_

Is gas fitting involved? \_\_\_\_\_ Size of service \_\_\_\_\_

Corner posts \_\_\_\_\_ Sills \_\_\_\_\_ Girt ledger board? \_\_\_\_\_ Size \_\_\_\_\_

Material columns under girders \_\_\_\_\_ Size \_\_\_\_\_ Max. on centers \_\_\_\_\_

Studs (outside walls and carrying partitions) 2x4-16" O. C. Girders 6x8 or larger. Bridging in every floor and flat roof span over 8 feet. Sills and corner posts all one piece in cross section.

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 \_\_\_\_\_

Total number commercial cars to be accommodated \_\_\_\_\_

Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? \_\_\_\_\_

### Miscellaneous

Will above work require removal or disturbing of any shade tree on a public street? no

Plans filed as part of this application? no No. sheets \_\_\_\_\_

Estimated cost \$ 85. Fee \$ .60

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

Rosanna Mason

Signature of owner [Signature]

INSPECTION COPY

1836

Ward 1 Permit No. 30/866

Location Mineral St. Parks St.

Owner Resammi Mason

Date of permit 5/13/30

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn.

Cert. of Occupancy issued

NOTES

85'

E

"Lime Stone" 1

5/21/30 Unable to  
locate - AGJ

85

9/23/30 - Work com-  
pleted, apparently  
OK, but was unable  
to check size of cobbling  
thru wall - AGJ



CITY OF PORTLAND, MAINE

389 CONGRESS STREET  
PORTLAND, MAINE 04101  
(207) 874-8300

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT

P. SAMUEL HOFFSES, CHIEF  
INSPECTION SERVICES DIVISION

Meridian Street  
{Peaks Island}  
85-D-1

March 9, 1990

Donald E. Neal & Sons  
P. O. Box 761  
Gray, Maine 04039

Dear Mr. Neal:

This is in reference to the application for a 7'8" x 11'8" deck to replace an old deck which was removed from the dwelling at Lot 85-D-1 on Meridian Street, Peaks Island, which is the property belonging to Ms. Lowen located in the IR-2 Zone.

A review of the plot plan and photos of the subject property has indicated that there is a new two story deck which has been constructed at both the ground and second story levels. It would appear that the newly constructed deck does not replace a previous deck and therefore should have met all of the required setback requirements for side yard, etc.

In the IR-2 Island Residence Zone, the side yard setback for a dwelling is 20 feet for a principal structure and 15 feet for an accessory structure. The location of the proposed deck does not meet either of these requirements, and therefore it would be appropriate for you to seek a space and bulk variance through the Board of Appeals.

There is no indication as to what size the old deck was that is being replaced. The description under the photos indicates that there was no deck previously serving the dwelling, as indicated in the application for a permit submitted to this office. Necessary forms to apply for a variance are enclosed for your client's use in applying for a hearing before the Board of Appeals.

Sincerely,

Warren J. Turner  
Administrative Assistant

cc: Merrill S. Seltzer, Chairman, Board of Appeals  
Joseph E. Gray, Jr., Director, Planning & Urban Development  
P. Samuel Hoffses, Chief, Inspection Services  
Arthur Addato, Code Enforcement Officer  
William D. Giroux, Zoning Enforcement Officer  
Charles A. Lane, Associate Corporation Counsel



# CITY OF PORTLAND

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

Date: January 11, 1990

Victor Stargo  
c/o Stango Consultants Inc.  
477 Congress Street  
Portland, ME 04101

Subject: Alterations - no permit - 85-D-1 *Meridian* Meridian St., Peaks Island.

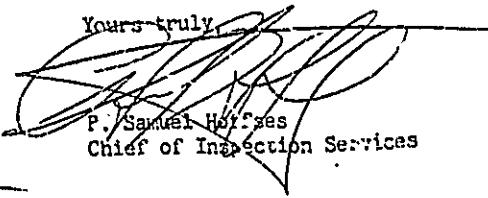
Dear Sir:


A recent inspection at the above named address of which you are listed the present owner, showed that alterations have been completed, or are in the process of being completed, that require building permits from the City of Portland as defined in the 198 BCCA Building Code and/or Portland Municipal Code

It is therefore necessary for you to come to City Hall, 389 Congress Street, Room 317, to file an application for these required permits. This must be done within five (5) days of receipt of this letter. Failure to abide by this request could result in court action and a fine of up to \$50 to \$1,000 per day for each day this violation exists.

I look forward to your cooperation.

Yours truly,

  
P. Samuel Hayes  
Chief of Inspection Services

  
Code enforcement Officer - Arthur Addato (7)

smr

900185

Permit # \_\_\_\_\_ City of Portland BUILDING PERMIT APPLICATION Fee \$130.00 Zone \_\_\_\_\_ Map # \_\_\_\_\_ Lot# \_\_\_\_\_

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

Owner: Mandy Rowen Plans # 04109  
 Address: Meridian St. Peaks Island  
 LOCATION OF CONSTRUCTION 85-D-1 Meridian St. Peaks Island  
 Contractor: D. E. Neal & Sons, Inc Sub.  
 Address: P.O. Box 761 Gray, Me. 04039 Phone # 657-3872  
 Est. Construction Cost: 1800.00 Proposed Use: single family  
 Past Use: single family  
 # of Existing Res. Units \_\_\_\_\_ # of New Res. Units \_\_\_\_\_  
 Building Dimensions L \_\_\_\_\_ W \_\_\_\_\_ Total Sq. Ft. \_\_\_\_\_  
 # Stories: \_\_\_\_\_ # Bedrooms \_\_\_\_\_ Lot Size: \_\_\_\_\_  
 Is Proposed Use: Residential \_\_\_\_\_ Condominium \_\_\_\_\_ Conversion \_\_\_\_\_  
 Explain Conversion to construct 7'8" X 8' to replace old deck  
as per plan

**For Official Use Only**

Subdivision \_\_\_\_\_ **PERMIT ISSUED**

Date: January 17, 1990 Lot \_\_\_\_\_

Inst. & Fire Limits \_\_\_\_\_ Ownership: \_\_\_\_\_

Blgd. Code \_\_\_\_\_ Time Limit \_\_\_\_\_ Estimated Cost: \$1800.00 City of Portland

Zoning: IR-7

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 \_\_\_\_\_  
 Shored Zoning Yes \_\_\_\_\_ No \_\_\_\_\_ Floodplain Yes \_\_\_\_\_ No \_\_\_\_\_  
 Special Exception \_\_\_\_\_  
 Other (Explain): O.S. W.D. A 3-19-90

**Foundation:**

- Type of Soil: \_\_\_\_\_
- Set Backs - Front \_\_\_\_\_ Rear \_\_\_\_\_ Side(s) \_\_\_\_\_
- Footings Size: \_\_\_\_\_
- Foundation Size: \_\_\_\_\_
- Other \_\_\_\_\_

**Floor:**

- Sill Size: \_\_\_\_\_ Sills must be anchored.
- Girder Size: \_\_\_\_\_
- Lally Column Spacing: \_\_\_\_\_ Size: \_\_\_\_\_ Spacing 16" O.C.
- Joists Size: \_\_\_\_\_ Size: \_\_\_\_\_
- Bridging Type: \_\_\_\_\_ Size: \_\_\_\_\_
- Floor Sheathing Type: \_\_\_\_\_ Size: \_\_\_\_\_
- Other Material: \_\_\_\_\_

**Exterior Walls:**

- Studding Size \_\_\_\_\_ Spacing \_\_\_\_\_
- No. windows \_\_\_\_\_
- No. Doors \_\_\_\_\_
- Header Sizes \_\_\_\_\_ Span(s) \_\_\_\_\_
- Bracing: Yes \_\_\_\_\_ No \_\_\_\_\_
- Corner Posts Size \_\_\_\_\_
- Insulation Type \_\_\_\_\_ Size \_\_\_\_\_
- Sheathing Type \_\_\_\_\_ Size \_\_\_\_\_
- Siding Type \_\_\_\_\_ Weather Exposure \_\_\_\_\_
- Masonry Materials \_\_\_\_\_
- Metal Materials \_\_\_\_\_

**Interior Walls:**

- Studding Size \_\_\_\_\_ Spacing \_\_\_\_\_
- Header Sizes \_\_\_\_\_ Span(s) \_\_\_\_\_
- Wall Covering Type \_\_\_\_\_
- Fire Wall if required \_\_\_\_\_
- Other Materials \_\_\_\_\_

**Ceiling:**

- Ceiling Joist Size: \_\_\_\_\_
- Ceiling Strapping Size \_\_\_\_\_ Spacing \_\_\_\_\_
- Type Ceilings: \_\_\_\_\_
- Insulation Type \_\_\_\_\_ Size \_\_\_\_\_
- Ceiling Height: \_\_\_\_\_

**Roof:**

- Truss or Rafter Size \_\_\_\_\_ Span \_\_\_\_\_
- Sheathing Type \_\_\_\_\_ Size \_\_\_\_\_
- Roof Covering Type \_\_\_\_\_

**Chimneys:**

- Type: \_\_\_\_\_ Number of Fire Places \_\_\_\_\_

**Heating:**

- Type of Heat: \_\_\_\_\_

**Electrical:**

- Service Entrance Size: \_\_\_\_\_ Smoke Detector Required Yes \_\_\_\_\_ No \_\_\_\_\_

**Plumbing:**

- Approval of soil test if required Yes \_\_\_\_\_ No \_\_\_\_\_
- No. of Tubs or Showers \_\_\_\_\_
- No. of Flushes \_\_\_\_\_
- No. of Lavatories \_\_\_\_\_
- No. of Other Fixtures \_\_\_\_\_

**Swimming Pools:**

- Type: \_\_\_\_\_
- Pool Size: \_\_\_\_\_ x \_\_\_\_\_ Square Footage \_\_\_\_\_
- Must conform to National Electrical Code and State Law.

 Permit Received By Latini

 Signature of Applicant \_\_\_\_\_ Date: 1/17/90  
Donald Neal

Signature of CEO \_\_\_\_\_ Date \_\_\_\_\_

Inspection Dates \_\_\_\_\_

White-Tax Assessor

Yellow-GPCOG

White Tag CEO

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PLOT PLAN

N  
↑

FEES (Breakdown From Front)

Base Fee \$	30.00	_____
Subdivision Fee \$	_____	_____
Site Plan Review Fee \$	_____	_____
Other Fees \$	100.00 RELATED	_____
(Exp'n)	_____	_____
Late Fee \$	_____	_____

Type	Inspection Record	Date
_____	_____	____/____/____
_____	_____	____/____/____
_____	_____	____/____/____
_____	_____	____/____/____
_____	_____	____/____/____

COMMENTS

SUBMITTED PLOT PLAN AND CONSTRUCTION PLAN

Signature of Applicant \_\_\_\_\_

Date January 17, 1990



## CITY OF PORTLAND

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

Date: January 11, 1970

Victor Stango  
c/o Stango Consultants Inc.  
477 Congress Street  
Portland, ME 04101

Subject: Alterations - no permit - 85-D-1 Meridan St., ~~Paris~~ Portland.

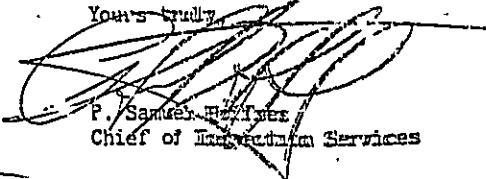
Dear Sir:

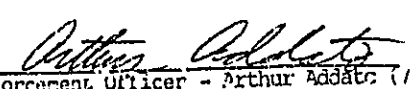
A recent inspection at the above named address of which you are listed the present owner, showed that alterations have been completed, or are in the process of being completed, that require building permits from the City of Portland as defined in the 198 bOCA Building Code and/or Portland Municipal Code.

It is therefore necessary for you to come to City Hall, 385 Congress Street, Room 317, to file an application for these required permits. This must be done within five (5) days of receipt of this letter. Failure to abide by this request could result in court action and a fine of up to \$50 to \$1,000 per day for each day that violation exists.

I look forward to your cooperation.

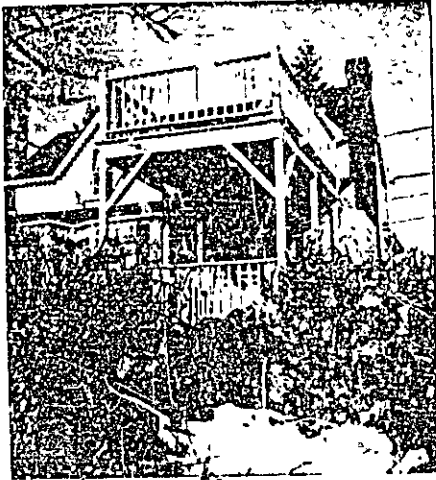
Yours truly,

  
P. Samuel H. Jones  
Chief of Inspection Services

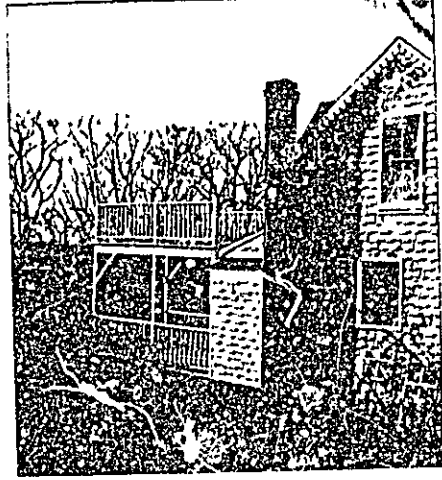
  
Code Enforcement Officer - Arthur Addato (1)

mr

*Pay Fine! according to cost of permit*



THIS STONE WALL IS ON LINE  
THE ENTIRE PORCH IS NEW THERE  
WAS ONLY 3 STEPS TO GROUND  
85-DT VIC. OK STANGGO



PORCH AND WINDOW ARE  
NEW ALSO ENTIRE ROOF COVERED



THE STEPS ARE THE SAME  
ONES, MOVED FROM IN FRONT  
OF DOOR

March 12, 1990

William Giroux  
Department of Planning and  
Urban Development  
City Hall  
Portland, ME 04101

Dear Mr. Giroux,

I am writing to confirm our telephone conversation today concerning my property at 85-D-1 Meridian Street, Peaks Island. As we discussed, I have asked my builder, Don Neal, to meet with Arthur Addato to verify the size requirement for the back porch replacement. After that information has been ascertained, we will amend our building permit application to reflect such. No construction work will be performed on the porch till permit application has been approved.

Yours truly,



Victor O. Stango

cc: Arthur Addato

**RECEIVED**

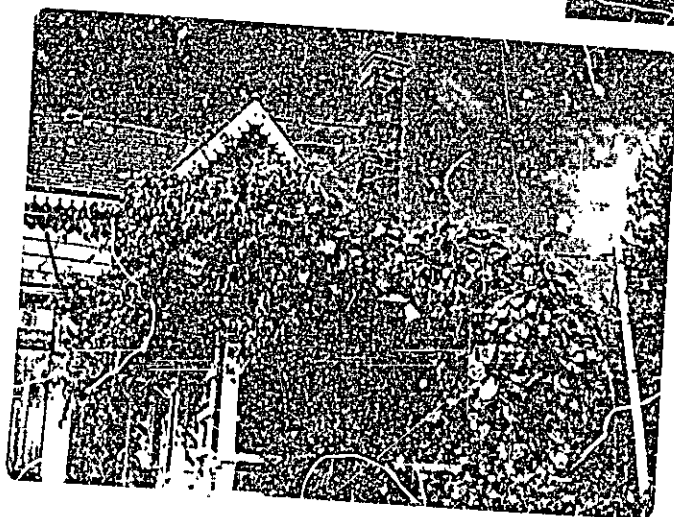
MAR 13 1990

DEPT. OF BUILDING INSPECTIONS  
CITY OF PORTLAND

85-04 VICTOR STANCO

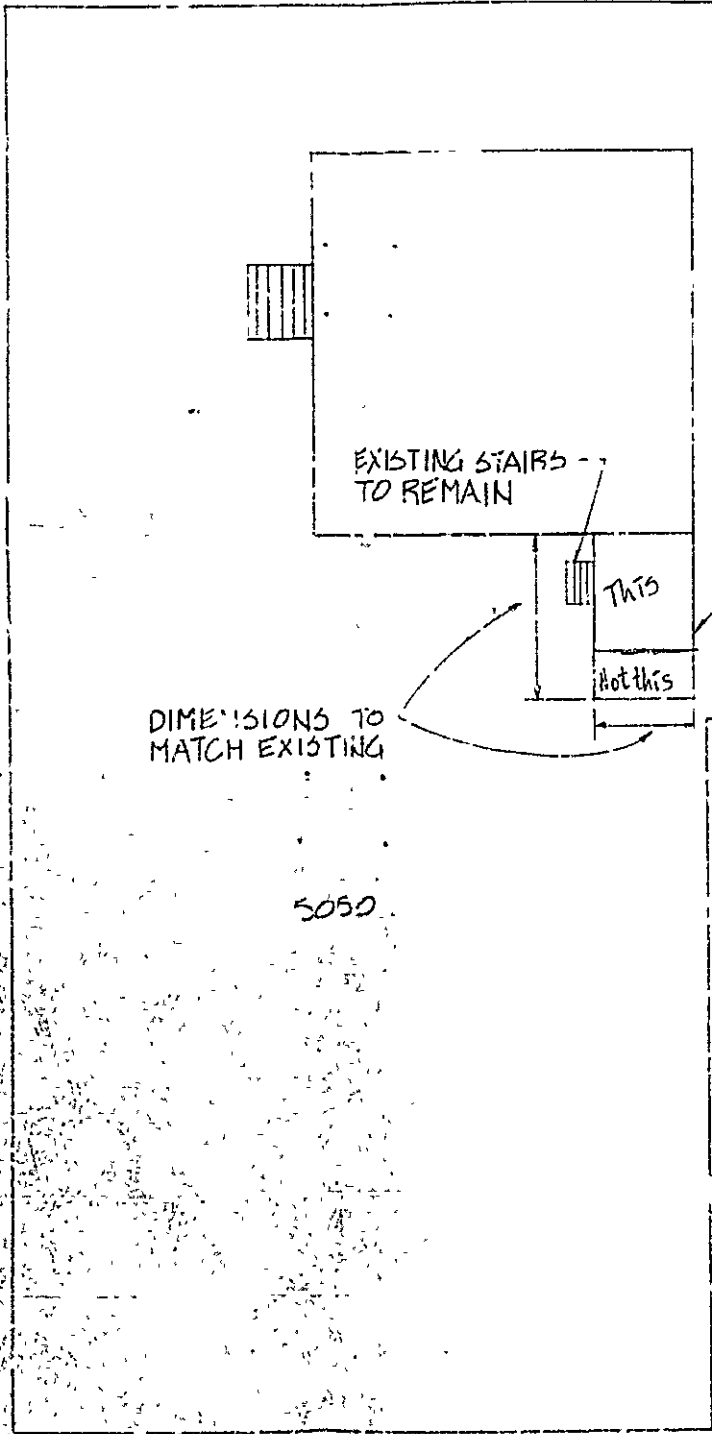


THE STEPS ARE THE SAME  
ONES, MOVED FROM IN FRONT  
OF DOOR



MERIDIAN STREET

52'-0"



EXISTING STAIRS TO REMAIN

THIS

REBUILT PORCH

DIMENSIONS TO MATCH EXISTING

50'-0"

50'-0"

50'-0"

ORCHARD STREET

100'-0"

RECEIVED

MAR 29 1990

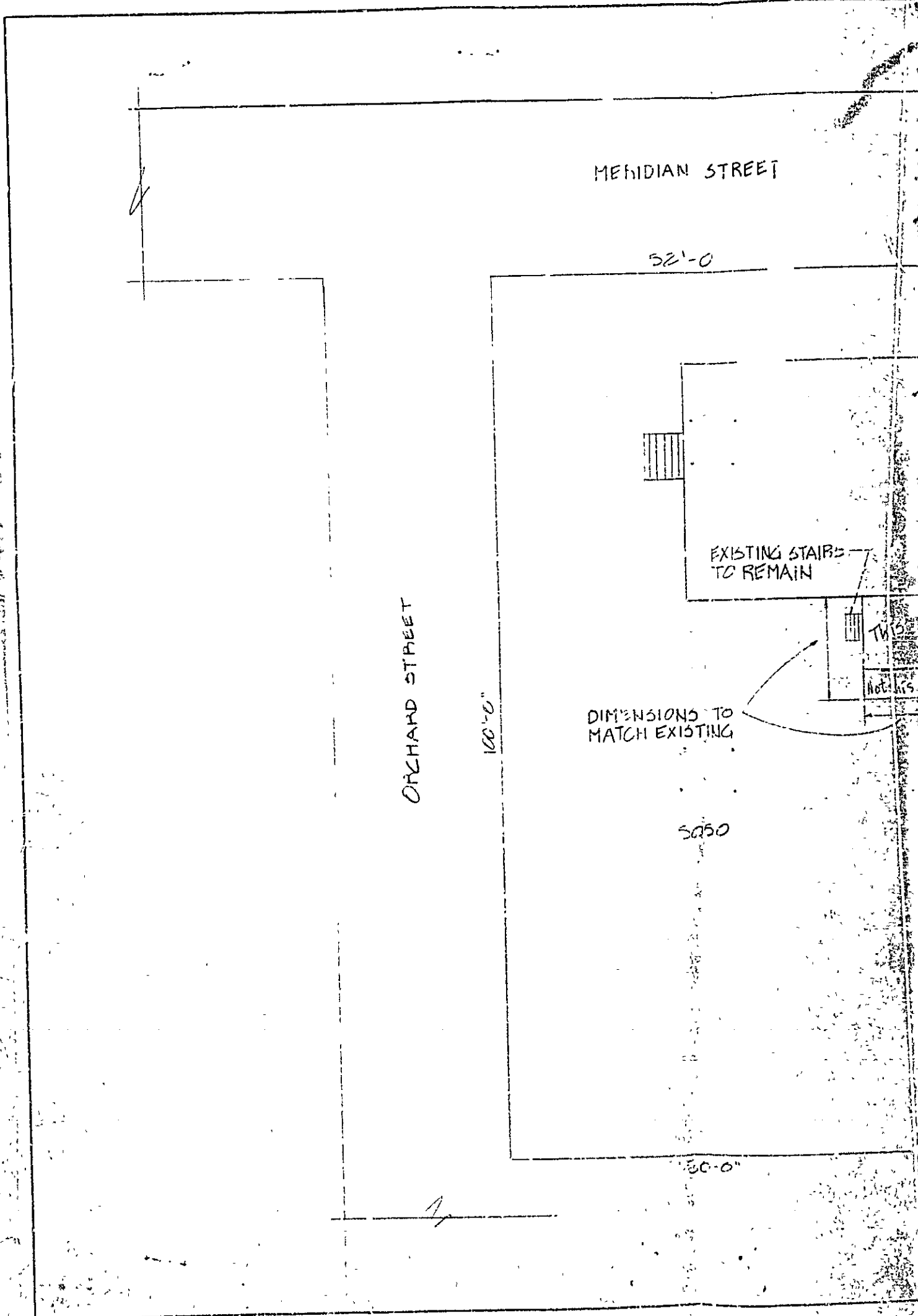
DEPT OF BUILDING INSPECTIONS  
CITY OF PORTLAND

PLOT PLAN

25 MERIDIAN STREET  
PEAK'S ISLAND, MAINE

35-D-1

90-0188



MERIDIAN STREET

52'-0"

ORCHARD STREET

100'-0"

EXISTING STAIRS  
TO REMAIN

DIMENSIONS TO  
MATCH EXISTING

5050

50'-0"

TW

NOTES