

87-E-23, 24 Island Avenue, Peaks Island, Maine

Community Building

Phase I

June 6, 1979
Temp. 70°
Clear, Sunny Skies
Night Breeze

8:00 a.m. - Started placing 176' of concrete footing East side. Increased the footing to 4' in width instead of the 3', depth of 2'. Northeast corner appeared wet. The wet condition at this corner appears to be a temporary condition, some dry weather will firm it right up. Ten No. 4 bars was placed in the footing on the East side only. It was not required on the plan or in the spec's. The wet condition will no doubt dry up when the foundation is backfilled and the grading completed.

Two sub-contractors are on the job. Mr. Plante, and his crew of 3 are doing the excavation and assisting in preparing the forms for the footing.

Romano General Construction is on the job with one truck and driver. All other personnel are of Keeley Construction.

The remaining footing and 176' of foundation will be placed June 13, 1979, 8:00 a.m.

Soil type underfooting - Hard clay. No compaction test made as not deemed necessary.

Security barricades maintained around the perimeter of the construction site.

No general problems to date.

Concrete samples will be placed in test cylinders, and available at Keeley Construction office at the site.

Hugh Irving
Building Inspector

CONSTRUCTION REPORT
87-E-23 & 24 Island Avenue, Peaks Island

May 31, 1979

Started excavation for the foundation. The contractor will be ready to place the concrete footings Wednesday, June 6, 1979, in the A.M. He wants an inspector there if at all possible.

Temporary partitions are being erected today to support the old structure while the outside so-wall and old foundation wall is removed.

The contractor spoke to me about the chimney, and the tree that the citizens want him to retain as is. I agreed with the contractor that it appeared almost impossible to save either. It did not appear that it would be worth the additional cost. The tree would have to be cut in the root area 50% or more. The chimney is part of an old addition, and cracked in the upper area approximately 2nd floor level and is built into the wall of the old addition so that when the wall is demolished, it looks as if the chimney will collapse. Three site pictures taken at this time.

Applicant: CITY OF WORT.

Address: 156 ANN AVE. COR.
COR. STERLING ST.

Date: 10/19/78

Assessors #: 87-5-23.24

LUTHER ST.

CHECK LIST AGAINST ZONING ORDINANCE

Date - NEW

Zone location - B -

Interior or corner lot -

40 ft. setback area (Section 21) -

Us. - 43'6" x 40' + 46' x 60'6" ADDITION

Sewage Disposal - PUBLIC SAFETY & COMMUNITY

Rear Yards - 1' - 20' MIN.

Side Yards - OK

Front Yards - OK

Projections - NONE

Haight - TWO STORY

Lot Area -

Building Area -

Area per Family -

Width of Lot -

Lot Frontage

Off-street Parking - 5 C.

Loading bays -

Site Plan ..

Shoreland Zoning ..

Flood Plain ..

20 x 45 = 900

45 x 60 = 2700

3600 - 2700 = 900

900 - 400 = 500

Fee to be waived.

10/19/78

14-77
8783/
4503



APPLICATION FOR PERMIT

B.O.C.A. USE GROUP

B.O.C.A. TYPE OF CONSTRUCTION

ZONING LOCATION B-2 PORTLAND, MAINE, Oct. 18, 1978

PERMIT ISSUED

MAY 29 1979
000401

CITY OF PORTLAND

To the DIRECTOR 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 87-E-236, 24 Island Ave. Corner of Luther St & Sterling St. Pks Island
 Fire District #1 , #2

1. Owner's name and address City of Portland Telephone

2. Lessee's name and address

3. Contractor's name and address Keeley Constr., P.O. Box 1074 Telephone 797-5874
Portland, Me. 04104

4. Architect

Proposed use of building public safety & community bldg. No. of sheets

Last use

Material

No. stories

Heat

Style of roof

Roofing

Other buildings on same lot

Estimated contractual cost \$ 380,629.00 Fee \$ 1,715.50

FIELD INSPECTOR—Mr. Irving

GENERAL DESCRIPTION

This application is for: 775-5451

Dwelling

Garage

Masonry Bldg.

Metal Bldg.

Alterations

Demolitions

Change of Use

Other

To construct addition to existing fire station, 43 ft. 6 in x 40 ft. & 46 ft. x 60 ft. 6 in.

Stamp of Special Conditions

This application is preliminary to get settled the question of zoning appeal. In the event the appeal is sustained the applicant will furnish complete information, estimated cost and pay legal fee.

Appeal sustained 11-2-78

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

PERMIT IS TO BE ISSUED TO 1 2 3 4
Other:

DETAILS OF NEW WORK

Is any plumbing involved in this work?

Is any electrical work involved in this work?

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" O. C. Bridging in every floor and flat roof span over 8 feet

Jolts 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

BUILDING INSPECTION—PLAN EXAMINER

ZONING: et al

BUILDING CODE: et al

Fire Dept.: et al

Health Dept.: et al

Others:

MISCELLANEOUS

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 Phillip Biggar for Keeley Construction Co. Phone # 775-5451

Type Name of above Keeley Construction 1 2 3 4

FIELD INSPECTOR'S COPY

PERMIT ISSUED WITH LETTER

Other and Address

NOTES

Permit No. 79/401
Location 87-E-2341-24 24th Street
Owner City of Portland
Date of permit 5-29-79
Approved

May 31/79
A.A.D. Started excavation for the
excavation. The contractor
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June 6th 79 in the am. He
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root area 50% or more. The chimney is part
of an old addition and cracked in the upper area
approx. 2nd fl level and is built into the
wall of the old addition that when the wall is
demolished it looks as if the chimney will
collapse. Three water pictures taken at
this time.

June 6/79 am. Pic's Inspection
report attached.

June 13/79 Placed the remaining footing
& 1/2' of foundation placed.
Mr. Tittle assigned clerk of the works
says on the job in am but by Mr. Hilton
that it will not be necessary for me to
make inspections from this date on
of this job.

July 13/79 Erecting concrete block walls
& ends

Oct 29/79 The road is almost 50%