



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

March 13, 1989

RE: Highland Ave. Peaks Island

Steven MacIsaac  
13 Francine Rd.  
Framingham, Mass. 01701


Dear Mr. MacIsaac,

This letter is in reference to your application for a permit to build a summer cottage on Peaks Island. This lot does not have the required square footage for new construction in the IR-1 Zone. I assume that you consider this to be a lot of record and therefore a buildable lot. Please supply this office with copies of the deeds for these properties.

88-D-1    88-D-2    88-D-3    88-D-4    88-D-5    88-D-6    88-B-6

If you have any questions, please feel free to contact me at 874-8300 Ext. 8695.

Sincerely,

  
William D. Giroux  
Zoning Code Enforcement Officer

/el

cc: Joseph E. Gray, Jr., Director of Planning and Urban Development  
Samuel Hoffses, Chief of Inspection Services  
Charles Lane, Associate Corporation Counsel  
Alexander Jaegerman, Chief Planner



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

April 3, 1989

12  
A.

RE: Highland Ave., Peaks Island

Stephen MacIsaac  
13 Francine Rd.  
Framingham, Mass. 01701

1

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Dear Mr. MacIsaac:

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i

I have reviewed your application for a building permit, as well as the deeds which you recently sent me. It appears that lots in question, including 88-B-6, which were conveyed to you by deed of Jackson and Casey, Inc., by deed dated September 3, 1986, and recorded in the CCRD in Book 7472, Page 133, had merged at least as early as June 13, 1972, when Charles S. Wright had conveyed the subject property to Edward L. Gasey, et al. by deed recorded in said Registry in Book 3251, Page 187. (1

Under the circumstances, I can issue a building permit to you, only if the permit includes lots 88-D-1 to 6 and lot 88-B-6.

Please indicate in writing whether you will consent to the modification of your application to include lot 88-B-6.

Sincerely,

William D. Giroux  
Zoning Codes Enforcement Officer

/el

cc: Joseph E. Gray, Jr., Director of Planning and Urban Development  
Alexander Jaegerman, Chief Planner  
Samuel Hoffses, Chief of Inspection Services  
Charles Lane, Associate Corporation Counsel  
Natalie Burns, Associate Corporation Counsel  
Warren J. Turner, Administrative Assistant

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**APPLICATION FOR PERMIT**  
**DEPARTMENT OF BUILDING INSPECTIONS SERVICES**  
**ELECTRICAL INSTALLATIONS**

Date 12/3/93, 19  
 Receipt and Permit number 4548

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: Highland Ave- Peaks Isl - 92-F-26  
 OWNER'S NAME: Steven MacIssaac ADDRESS: \_\_\_\_\_ FEES

**OUTLETS:**  
 Receptacles \_\_\_\_\_ Switches \_\_\_\_\_ Plugmold \_\_\_\_\_ ft. TOTAL \_\_\_\_\_

**FIXTURES: (number of)**  
 Incandescent \_\_\_\_\_ Flourescent \_\_\_\_\_ (not strip) TOTAL \_\_\_\_\_  
 Strip Flourescent \_\_\_\_\_ ft. \_\_\_\_\_

**SERVICES:**  
 Overhead  Underground \_\_\_\_\_ Temporary \_\_\_\_\_ TOTAL amperes 100 .. 15.00  
 METERS: (number of) 1 .. 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 \_\_\_\_\_

INSTALLATION FEE DUE \_\_\_\_\_  
 DOUBLE FEE DUE: \_\_\_\_\_  
 TOTAL AMOUNT DUE: 16.00

FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT  
 FOR REMOVAL OF A "STOP ORDER" (304-16.b)

**INSPECTION:**  
 Will be ready on now, 1993; or Will Call \_\_\_\_\_  
 CONTRACTOR'S NAME: William Flynn  
 ADDRESS: 24 Centennial St- Peaks Isl  
 TEL.: 766-2780  
 MASTER LICENSE NO.# 4548 SIGNATURE OF CONTRACTOR  
 LIMITED LICENSE NO.: \_\_\_\_\_

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



923359

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

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

Owner: \_\_\_\_\_ Phone # \_\_\_\_\_  
 Address: \_\_\_\_\_  
 LOCATION OF CONSTRUCTION 28 Yntah Hill Dr. 3rd Fl. / Duplex  
 Contractor: \_\_\_\_\_ Sub: \_\_\_\_\_  
 Address: \_\_\_\_\_ Phone # \_\_\_\_\_  
 Est. Construction Cost: 26,000 Proposed Use: 1-fam 1/2  
 Past Use: vacant lot  
 # 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: construct 1-fam 1/2 (owner cottage)

For Official Use Only: PERMIT ISSUED  
 Date: 12-4-91 Subdivision Name: \_\_\_\_\_  
 Inside Fire Limits: \_\_\_\_\_  
 Bldg Code: \_\_\_\_\_  
 Time Limit: \_\_\_\_\_  
 Estimated Cost: 26,000 Ownership: \_\_\_\_\_  
 CITY OF PORTLAND  
 JAN 10 1992

Foundations:  
 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. Tracing: 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 \_\_\_\_\_

Zoning: FRA  
 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 \_\_\_\_\_  
 Shoreland Zoning: Yes \_\_\_\_\_ No \_\_\_\_\_ Floodplain Yes \_\_\_\_\_ No \_\_\_\_\_  
 Special Exception \_\_\_\_\_  
 Other (Explain): 1-9-92

Ceiling:  
 1. Ceiling Joists Size: \_\_\_\_\_  
 2. Ceiling Strapping Size \_\_\_\_\_ Spacing \_\_\_\_\_  
 3. Type Ceilings: \_\_\_\_\_ Size \_\_\_\_\_  
 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: \_\_\_\_\_ 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:  
 \_\_\_\_\_ Square Footage \_\_\_\_\_  
 \_\_\_\_\_ conform to National Electrical Code and State Law.

PERMIT ISSUED WITH LETTER

PERMIT ISSUED WITH LETTER

Signature of Applicant: Steven Mac Jones Date: 12-4-91  
 CEO's District: 6 STEAEN

CONTINUED TO REVERSE SIDE  
 Ivory Tag - CEO 167 MA. 9.0012

White - Tax Assessor

PLOT PLAN

N



*Completed w/out inspection.*

*A. Rowe*

*4/24/90*

FEE'S (Breakdown From Front)

Base Fee \$ 150  
 Subdivision Fee \$ \_\_\_\_\_  
 Site Plan Review Fee \$ 50  
 Other Fees \$ \_\_\_\_\_  
 (Explain) \_\_\_\_\_  
 Late Fee \$ \_\_\_\_\_

Inspection Record

Type	Date
<i>NO work yet. Allow re-check</i>	<i>6/6/94</i>
<i>0 6/6/95</i>	

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

*Steven M. Jones*  
 SIGNATURE OF APPLICANT

*59 HIGHLAND AVE, PEAKS ISLAND 7408*  
 ADDRESS

*766-2368*  
 PHONE NO

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE

PHONE NO

Inspection Services  
Samuel P. Hoffses  
Chief



Planning and Urban Development  
Joseph E. Gray Jr.  
Director

CITY OF PORTLAND

January 10, 1992

RE: 28 Highland Avenue - Peaks Island

Steven MacIsaac  
55 Highland Avenue  
Peaks Island, ME 04108

Dear Sir:

Your application to construct a single family dwelling has been reviewed and a permit is herewith issued subject to the following requirements:

No certificate of occupancy can be issued until all requirements of this letter are met.

Site Plan Review Requirements  
Inspection Services Approved 1-9-92 William Giroux  
Planning Division Approved 12-9-91 M. Esterberg

Building Code Requirements

1. Please read and implement items 1,2,6,7 and 9 of the attached building permit report.
2. Before any construction begins, a complete framing plan must be submitted to this office for approval.
3. Plumbing permits, both interior and exterior, must be obtained.
4. See attachment for demolition of building permit.

If you have any questions regarding these requirements, please do not hesitate to contact this office.

Sincerely,

S. P. Hoffses  
Chief of Inspection Services

/el

cc: M. Esterberg, Development Review Coordinator  
William Giroux, Zoning Administrator  
M. Sprague, Public Works

BUILDING PERMIT REPORT

ADDRESS: 28 Highland Ave. Peaks Island DATE: 9/Jan/1992

REASON FOR PERMIT: To Construct a single family dwelling 30' x 30'

BUILDING OWNER: Steven MacIsaac

CONTRACTOR:                     

PERMIT APPLICANT:                     

APPROVED: \*1 \*2 \*6 \*7 \*9

CONDITION OF APPROVAL:

- \* 1.) Before concrete for foundation is placed, approvals from Public Works and Inspection Services must be obtained.
- \* 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.
- 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 164 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 (0.53m<sup>2</sup>). 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).
- 4 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. 74).




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 not 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.

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.

Sincerely,

  
P. Samuel Boyles  
Chief of Inspection Services

/el

11/16/88

11/27/90

8/14/91

**CITY OF PORTLAND, MAINE**

**SITE PLAN REVIEW**

**Processing Form**

Applicant Steven MacIsaac Date 12/4/91  
59 Highland Ave- Peaks Island, ME 04108 28 Highland Ave- Peaks Island  
 Mailing Address Address of Proposed Site  
1 fan dwg Address of Proposed Site 38-f-1 to 9  
 Proposed Use of Site Site Identifier(s) from Assessors Maps  
2' 065 sq ft / 28' x 30' x 30' IR-1  
 Acreage of Site / Ground Floor Coverage Zoning of Proposed Site

Site Location Review (DEP) Required: ( ) Yes ( ) No Proposed Number of Floors \_\_\_\_\_  
 Board of Appeals Action Required: ( ) Yes ( ) No Total Floor Area \_\_\_\_\_  
 Planning Board Action Required: ( ) Yes ( ) No

Other Comments: contact person : Steven MacIsaac  
766-2308  
 Date Dept. Review Due: \_\_\_\_\_

**MINOR-MINOR SITE PLAN REVIEW**

**BUILDING DEPARTMENT SITE PLAN REVIEW**

(Does not include review of construction plans)

- Use does NOT comply with Zoning Ordinance
  - Requires Board of Appeals Action
  - Requires Planning Board/City Council Action

Explanation \_\_\_\_\_

Use complies with Zoning Ordinance — Staff Review Below

Zoning SPACE & BULK, as applicable

COMPLIES

COMPLIES CONDITIONALLY

DOES NOT COMPLY

DATE	ZONE LOCATION	INTERIOR OR CORNER LOT	40 FT. SETBACK AREA (SEC. 21)	USE	SLUDGE DISPOSAL	REAR YARDS	SIDE YARDS	FRONT YARDS	PROJECTIONS	HEIGHT	LOT AREA	BUILDING AREA	AREA PER FAMILY	WIDTH OF LOT	LOT FRONTAGE	OFF-STREET PARKING	LOADING BAYS

CONDITIONS SPECIFIED BELOW

REASONS SPECIFIED BELOW

REASONS: WDA 1-9-92

SIGNATURE OF REVIEWING STAFF/DATE

BUILDING DEPARTMENT—ORIGINAL

Applicant: Steven MacIsaac

Date: 1-8-92

Address: 28 Highland Ave

Assessors No.: 88-f-1 to 9

CHECK LIST AGAINST ZONING ORDINANCE

Date -

Zone Location - IR-1

Interior or corner lot -

Use - single

Sewage Disposal - septic

Rear Yards - 30' req.

Side Yards - 20' shown

Front Yards - 50' shown 30' req.

Projections - none

Height - 1 1/2 story

Lot Area - 39,065

Building Area - 30x30

Area per Family - entire

Width of Lot - 200' +

Lot Frontage - 100' +

Off-street Parking - 2 cars

Loading Bays - N/A

Site Plan -

Shoreland Zoning -

Flood Plains -

CITY OF PORTLAND, MAINE  
 SITE PLAN REVIEW  
 Processing Form

*Melodie Esterberg*  
 - Planning

Applicant: Highland Ave - Peaks Island, Inc. Date: 12/15/91  
 Mailing Address: 28 Highland Ave - Peaks Island  
 Address of Proposed Site: 28 Highland Ave - Peaks Island  
 Proposed Use of Site: Commercial Site Identifier: From Assessors Maps  
 Acreage of Site: 1/2 Ground Floor Coverage: 1000 Zoning of Proposed Site: R-1  
 Site Location Review (DEP) Required: ( ) Yes ( ) No Proposed Number of Floors: 1  
 Board of Appeals Action Required: ( ) Yes ( ) No Total Floor Area: 1000  
 Planning Board Action Required: ( ) Yes ( ) No  
 Other Comments: Contact person: Steven Isaac 765-1308  
 Date Dept. Review Due: 1/6/92

PUBLIC WORKS DEPARTMENT REVIEW

12/15/91  
 (Date Received)

APPROVED  
 CONDITIONALLY  
 DISAPPROVED

TRAFFIC CIRCULATION	ACCESS	CURB CUTS	ROAD WIDTH	PARKING	SIGNALIZATION	TURNING MOVEMENTS	LIGHTING	CONFLICT WITH CITY CONSTRUCTION PROJECT	DRAINAGE	SOIL TYPES	SEWERS	CURBING	SIDEWALKS	OTHER

CONDITIONS SPECIFIED BELOW  
 REASONS SPECIFIED BELOW

REASONS

(Attach Separate Sheet if Necessary)

*Melodie Esterberg*  
 SIGNATURE REVIEWING DATE

CITY OF PORTLAND, MAINE  
SITE PLAN REVIEW (ADDENDUM)  
CONDITIONS OF APPROVAL

APPLICANT: Steven Mac Isaac

ADDRESS: 59 Highland Ave Peaks Island 04108

SITE ADDRESS/LOCATION: 88-F-1 to 9

DATE: 12/9/91

Review by the Development Review Coordinator is for General Conformance with ordinances and standards only and does not relieve the applicant, his contractors or agents from the responsibility to provide a completely finished site, including but not limited to increasing or concentrating of all surface runoff onto adjacent or downstream properties, issues regarding vehicle sight distance, location of public utilities and foundation elevations.

CONDITIONS CHECKED OFF BELOW ARE IN FORCE FOR YOUR SITE PLAN

- All damage to sidewalk, curb, street, or public utilities shall be repaired prior to issuance of a Certificate of Occupancy.
- Two (2) City of Portland approved species and size trees must be planted on your street frontage prior to issuance of a Certificate of Occupancy.
- Your new street address is now 28 Highland Ave, the number must be displayed on the street frontage of your house prior to issuance of a Certificate of Occupancy.
- The Development Review Coordinator (874-8300, ext. 8722) must be notified five (5) working days prior to date required for final site inspection. Please make allowances for completion of site plan requirements determined to be incomplete or defective during the inspection. This is essential as all site plan requirements must be completed and approved by the Development Review Coordinator prior to issuance of a Certificate of Occupancy. Please schedule any property closings with these requirements in mind.
- The Sewer Division of Parks and Public Works (Jackie Wurslin at 797-5302) must be notified five (5) working days prior to sewer connection to schedule an inspector for your site.
- As-built record information for sewer and storm service connections must be submitted to Parks & Public Works Engineering Division (55 Portland St.) and approved prior to issuance of a Certificate of Occupancy.
- A street opening permit(s) is required for your site. Please contact Carol Poliskey at 874-8300, ext. 8822. (Only excavators licensed by the City of Portland are eligible).

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Department of Human Services  
Division of Health Engineering  
(207) 289-3326

### SUBSURFACE WASTEWATER DISPOSAL SYSTEM APPLICATION

**PROPERTY ADDRESS**

Town Or Plantation: **PORTLAND PEAKS ISLAND**

Street: **HIGHLAND AVENUE**

Subdivision Lot #: **TAX MAP 88 BLOCK F LOTS 1-9**

**PROPERTY OWNERS NAME**

Last: **MACISAAC** First: **STEVEN J.**

Applicant Name: **STEVEN J. MACISAAC**

Mailing Address of Owner/Applicant (If Different): **13 FRANCINE ROAD FRAMINGHAM, MASS. 01701**

PORTLAND PERMIT # 4364 STATE COPY

Date Permitted: **10/31/89** Fee Charged:

Local Plumbing Inspector Signature: *[Signature]* Chief Examiner: *[Signature]*

Stamp: **LPI 10/24**

**Owner/Applicant Statement**

I certify that the information submitted is correct to the best of my knowledge and understand that any falsification is reason for the Local Plumbing Inspector to deny a Permit

Signature of Owner/Applicant: \_\_\_\_\_ Date: \_\_\_\_\_

**Caution: Inspection Required**

I have inspected the installation authorized above and found it to be in compliance with the Subsurface Wastewater Disposal Rules.

Local Plumbing Inspector Signature: \_\_\_\_\_ Date Approved: \_\_\_\_\_

#### PERMIT INFORMATION

**THIS APPLICATION IS FOR:**

- NEW SYSTEM
- REPLACEMENT SYSTEM
- EXPANDED SYSTEM
- SEASONAL CONVERSION
- EXPERIMENTAL SYSTEM

**THIS APPLICATION REQUIRES:**

- NO RULE VARIANCE REQUIRED
- NEW SYSTEM VARIANCE  
Attach New System Variance Form
- REPLACEMENT SYSTEM VARIANCE  
Attach Replacement System Variance Form
- Requires only Local Plumbing Inspector Approval
- Requires both State and Local Plumbing Inspector Approval

**INSTALLATION IS COMPLETE SYSTEM**

- NOT ENGINEERED SYSTEM
- PRIMITIVE SYSTEM 1 (Includes Alternative Toilet)
- ENGINEERED (+2000 gpd)

**INDIVIDUALLY INSTALLED COMPONENTS:**

- TREATMENT TANK (ONLY)
- HOLDING TANK
- ALTERNATIVE TOILET (ONLY)
- NON-ENGINEERED DISPOSAL AREA (ONLY)
- ENGINEERED DISPOSAL AREA (ONLY)
- SEPARATED LAUNDRY SYSTEM

**IF REPLACEMENT SYSTEM:**

YEAR FAILING SYSTEM INSTALLED: \_\_\_\_\_

**THE FAILING SYSTEM IS:**

- BED
- CHAMBER
- TRENCH
- OTHER: \_\_\_\_\_

**DISPOSAL SYSTEM TO SERVE:**

- SINGLE FAMILY DWELLING
- MODULAR OR MOBILE HOME
- MULTIPLE FAMILY DWELLING
- OTHER: \_\_\_\_\_ SPECIFY: \_\_\_\_\_

**TYPE OF WATER SUPPLY PROPOSED WELL**

**SIZE OF PROPERTY** 39,065 SF

**ZONING** IR 1

**TREATMENT TANK**

- SEPTIC:  Regular  Low Profile AEROBIC

SIZE: 1000 GALS

**WATER CONSERVATION**

- NONE
- LOW VOLUME TOILET
- SEPARATED LAUNDRY SYSTEM
- ALTERNATIVE TOILET

SPECIFY: \_\_\_\_\_

**PUMPING**

- NOT REQUIRED
- MAY BE REQUIRED (DEPENDENT ON TREATMENT TANK LOCATION AND ELEVATION)
- REQUIRED

DOSE: \_\_\_\_\_ GALS

**SOIL CONDITIONS USED FOR DESIGN PURPOSES**

PROFILE: 4 CONDITION: AIII

DEPTH TO LIMITING FACTOR: 20

**SIZE RATINGS USED FOR DESIGN PURPOSES**

- SMALL
- MEDIUM
- MEDIUM-LARGE
- LARGE
- EXTRALARGE

**CRITERIA USED FOR DESIGN FLOW (BEDROOMS, SEATING, EMPLOYEES, WATER RECORDS, ETC.)**

3 BEDROOM CONSERVATIVE 450

Low VOLUME - 45 TOILET

DESIGN FLOW: 405 (GALLONS/DAY)

**SITE EVALUATOR STATEMENT**

On October 1 1988 (date) I conducted a site evaluation for this project and certify that the data reported is accurate. The system I propose is in accordance with the Subsurface Wastewater Disposal Rules.

*William B. Goodwin* 0003/4814 1/3/89

Site Evaluator or Professional Engineer's Signature SE # / PE # Date

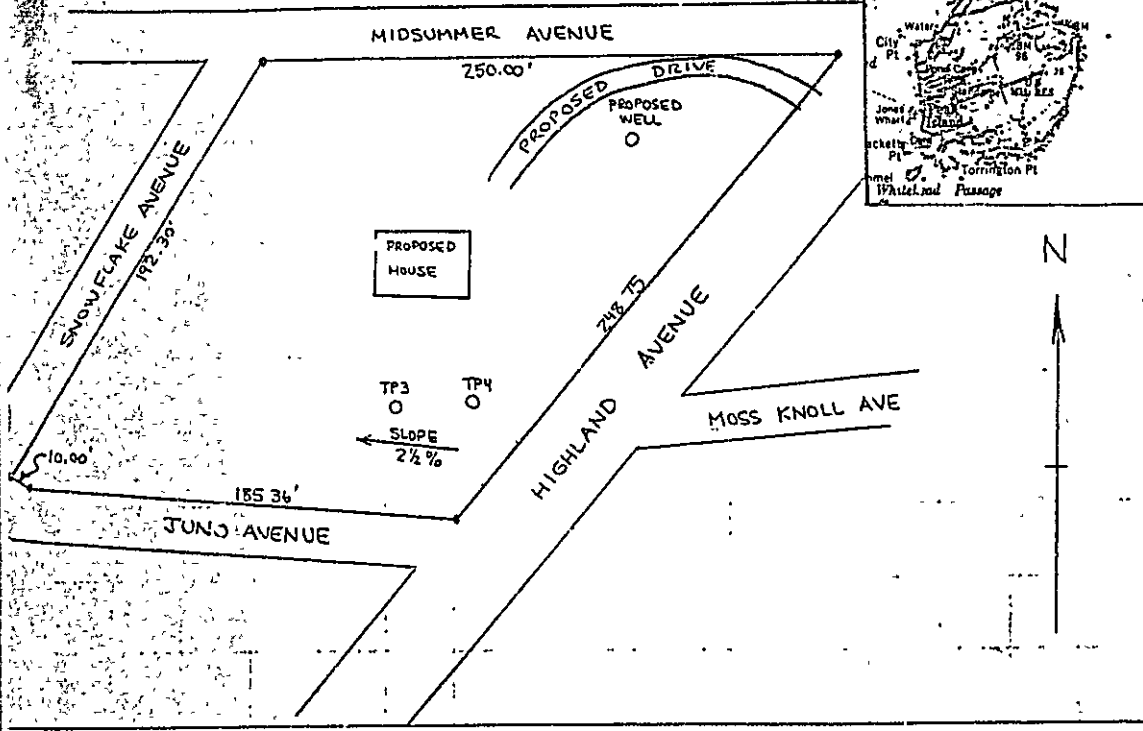
\* Local Plumbing Inspector Signature & Local Site Evaluator Waiver (over a Local Option)

Page 1 of 2

# SUBSURFACE WASTEWATER DISPOSAL SYSTEM APPLICATION

Department of Human Services  
Division of Health Engineering

Town, City, Plantation <b>PORTLAND PEAKS ISLAND</b>	Street, Road, Subdivision <b>HIGHLAND AVE 88-F-1-9</b>	Owners Name <b>STEVEN MACISAAC</b>
SITE PLAN		Scale 1" = <b>60</b> FL



## SOIL DESCRIPTION AND CLASSIFICATION (Location of Observation Holes Shown Above)

Observation Hole 3  Test Pit  Boring  
 3" FOREST FEET \* Depth of Organic Horizon Above Mineral Soil

DEPTH BELOW MINERAL SOIL SURFACE (inches)	Texture	Consistency	Color	Mottling
0	FINE SANDY LOAM	LOOSE	MEDIUM BROWN	
10	SILTY GRAVEL	MODERATELY FRIABLE	RED BROWN	NONE
20				FEW
30	BEDROCK			

Soil <u>4</u>	Classification <u>AU</u>	Slope <u>2.5%</u>	Limiting Factor <u>20</u>	<input checked="" type="checkbox"/> Ground Water <input type="checkbox"/> Perched Layer <input type="checkbox"/> Bedrock
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Observation Hole 4  Test Pit  Boring  
 3" FOREST FEET \* Depth of Organic Horizon Above Mineral Soil

DEPTH BELOW MINERAL SOIL SURFACE (inches)	Texture	Consistency	Color	Mottling
0	FINE SANDY LOAM	LOOSE	DARK BROWN	
10	SILTY SAND		TAN GRAY	
15	SILTY GRAVEL	MODERATELY FRIABLE	RED BROWN	NONE
20				FEW

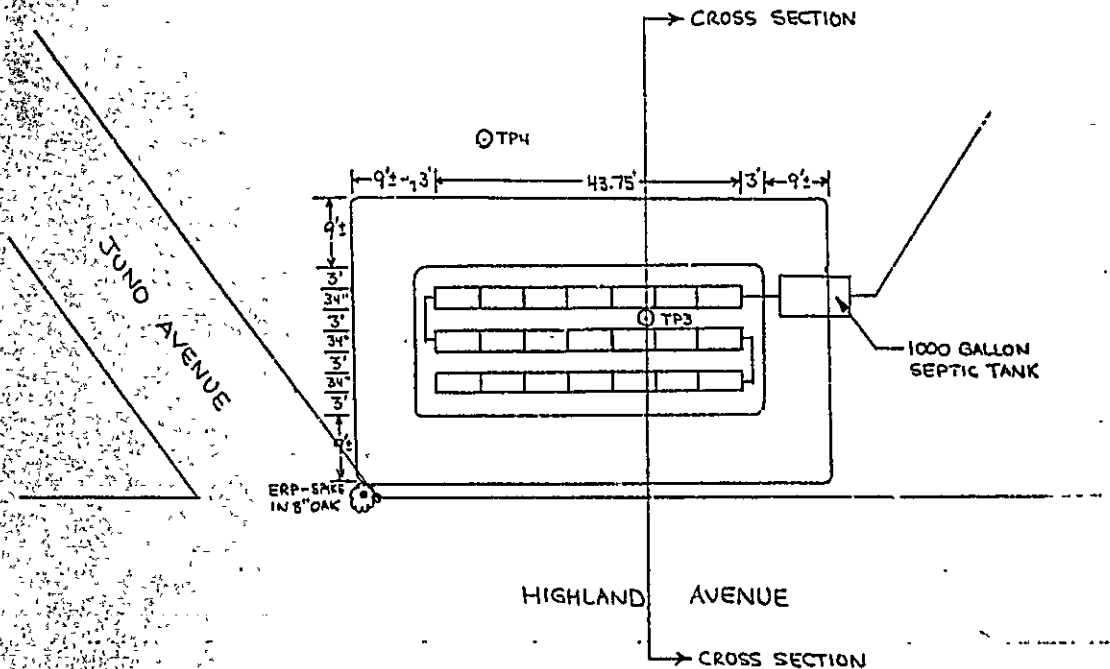
Soil <u>4</u>	Classification <u>AU</u>	Slope <u>2.5%</u>	Limiting Factor <u>22</u>	<input checked="" type="checkbox"/> Ground Water <input type="checkbox"/> Perched Layer <input type="checkbox"/> Bedrock
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*William B. Johnson* 0003/4814 1/3/99  
 Site Evaluator & Professional Engineer's Signature Date

# SUBSURFACE WASTEWATER DISPOSAL SYSTEM APPLICATION

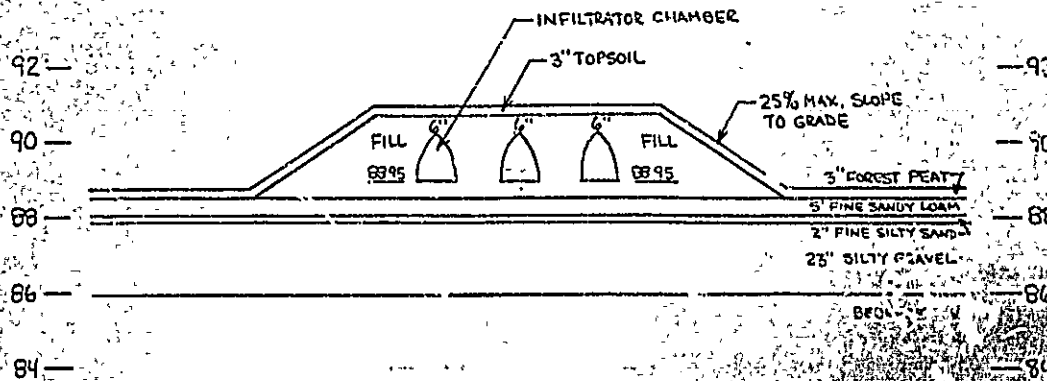
Department of Human Services  
Division of Health Engineering

Town, City, Plantation <b>PORTLAND PEAKS ISLAND</b>	Street, Road, Subdivision <b>HIGHLAND AVE 88-F-1-9</b>	Owners Name <b>STEVEN MACISAAC</b>
SUBSURFACE WASTEWATER DISPOSAL PLAN		Scale 1" = <u>20</u> Ft.



FILL REQUIREMENTS		CONSTRUCTION ELEVATIONS		ELEVATION REFERENCE POINT LOCATION & DESCRIPTION	
Depth of Fill (Upslope)	<u>26"</u>	Reference Elevation is	<u>89.70</u>	SPIKE IN 8" OAK AT SOUTH CORNER OF PROPERTY	
Depth of Fill (Downslope)	<u>26"</u>	Bottom of Disposal Area	<u>88.95</u>		
		Top of Distribution Lines or Chambers	<u>90.20</u>		

DISPOSAL AREA CROSS SECTION				Scale:	
				Vertical:	1 inch = 4 ft.
				Horizontal:	1 inch = 10 ft.



*William B. Goodwin*  
Site Evaluator or Professional Engineer's Signature

0003/4814  
SE # / PE #

1/13/89  
Date

Page 1 of 1  
HSE-200/Rev. 4/83



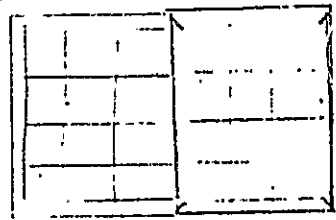
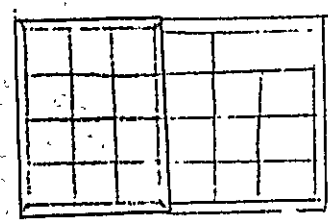
FACING  
STREET

RECEIVED

DEC 0 4 1991

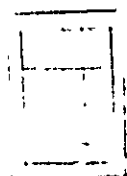
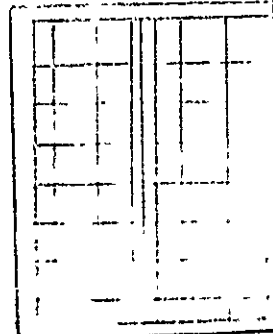
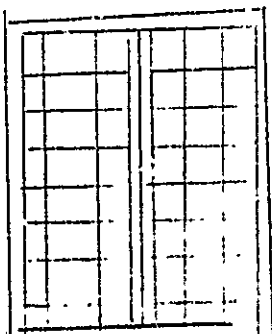
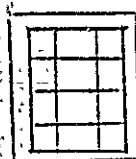
DEPT OF BUILDING INSPECTIONS  
CITY OF PORTLAND

8'



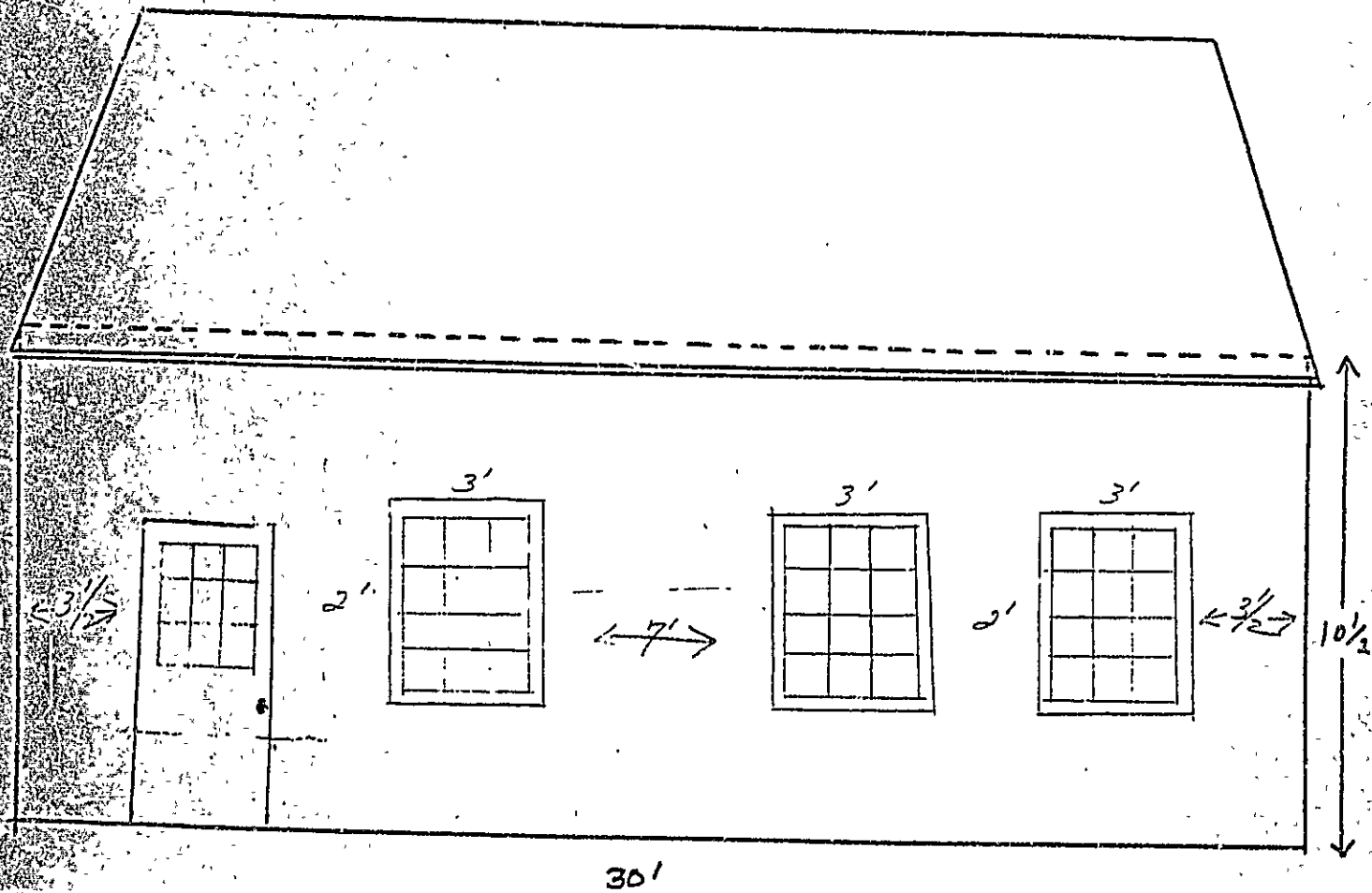
11'

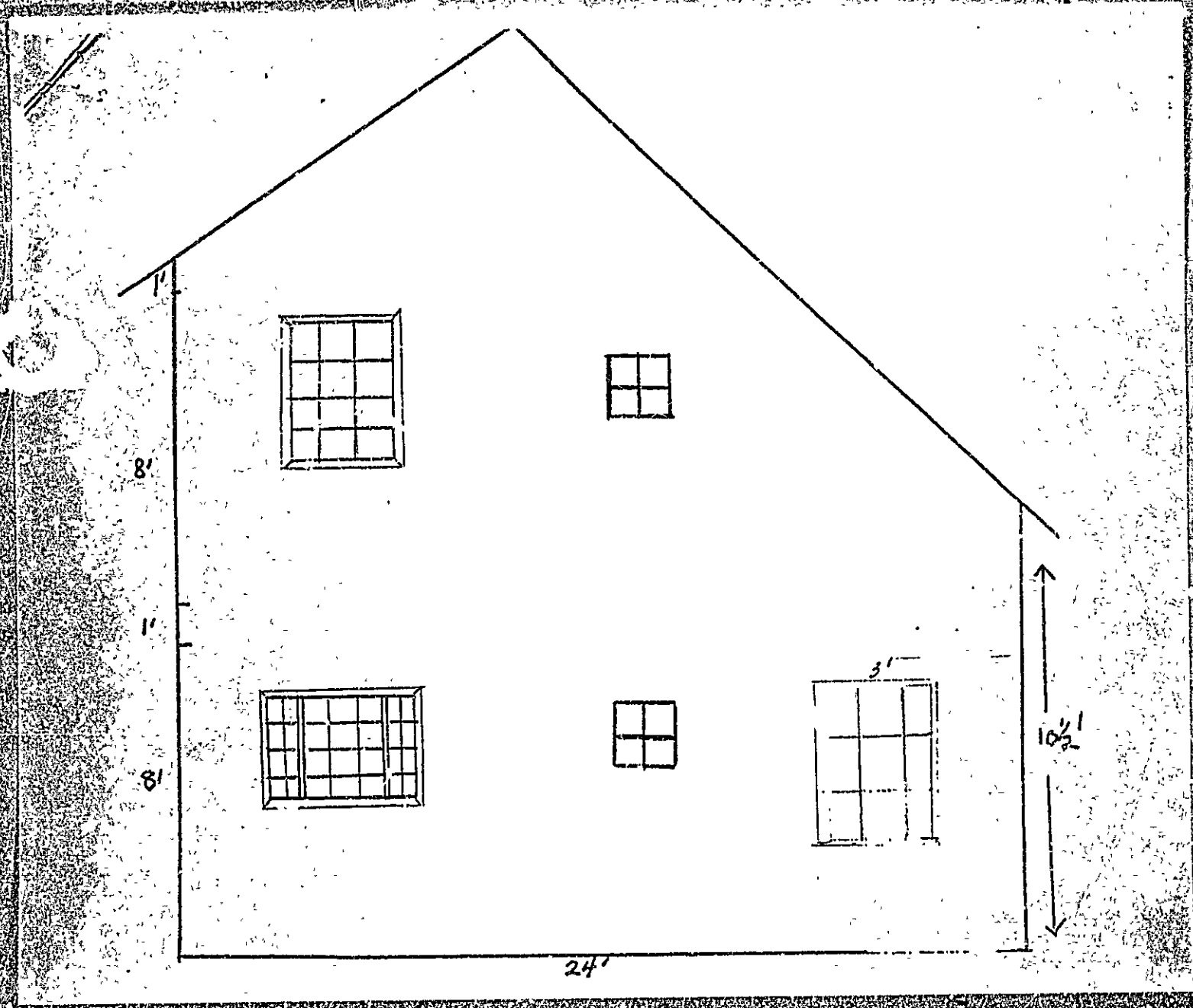
8'



30'

A  
Facing BACK





8'

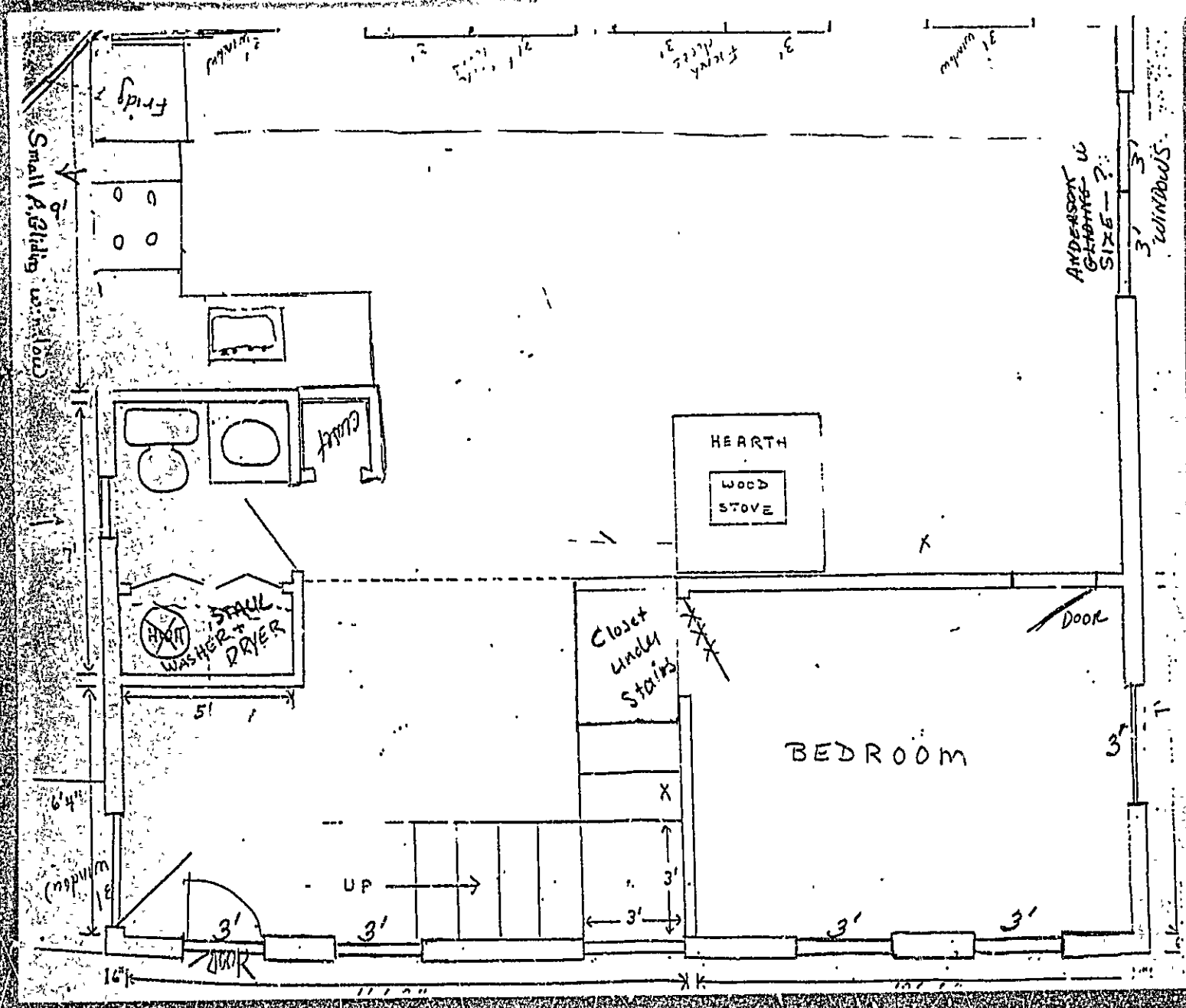
1'

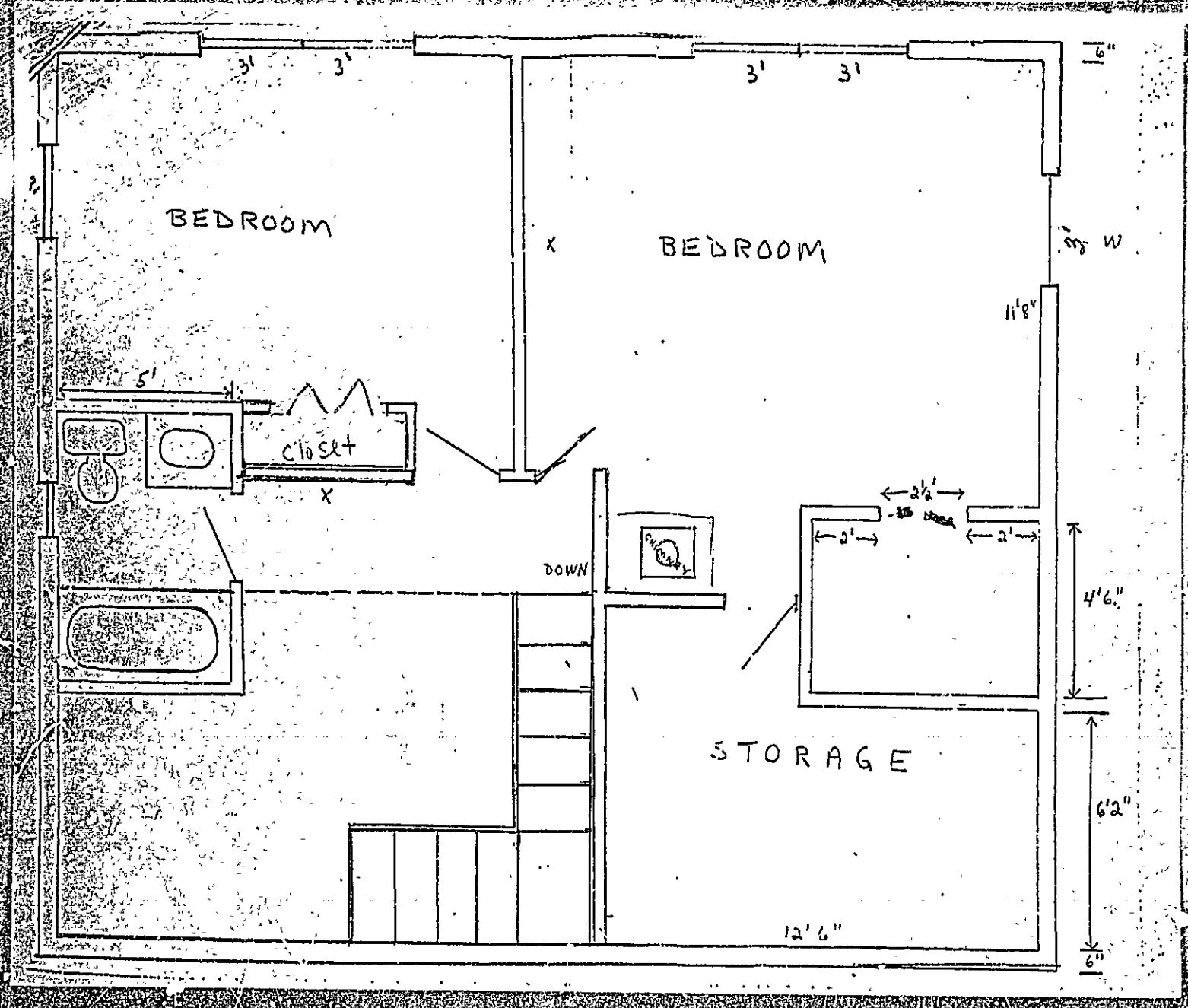
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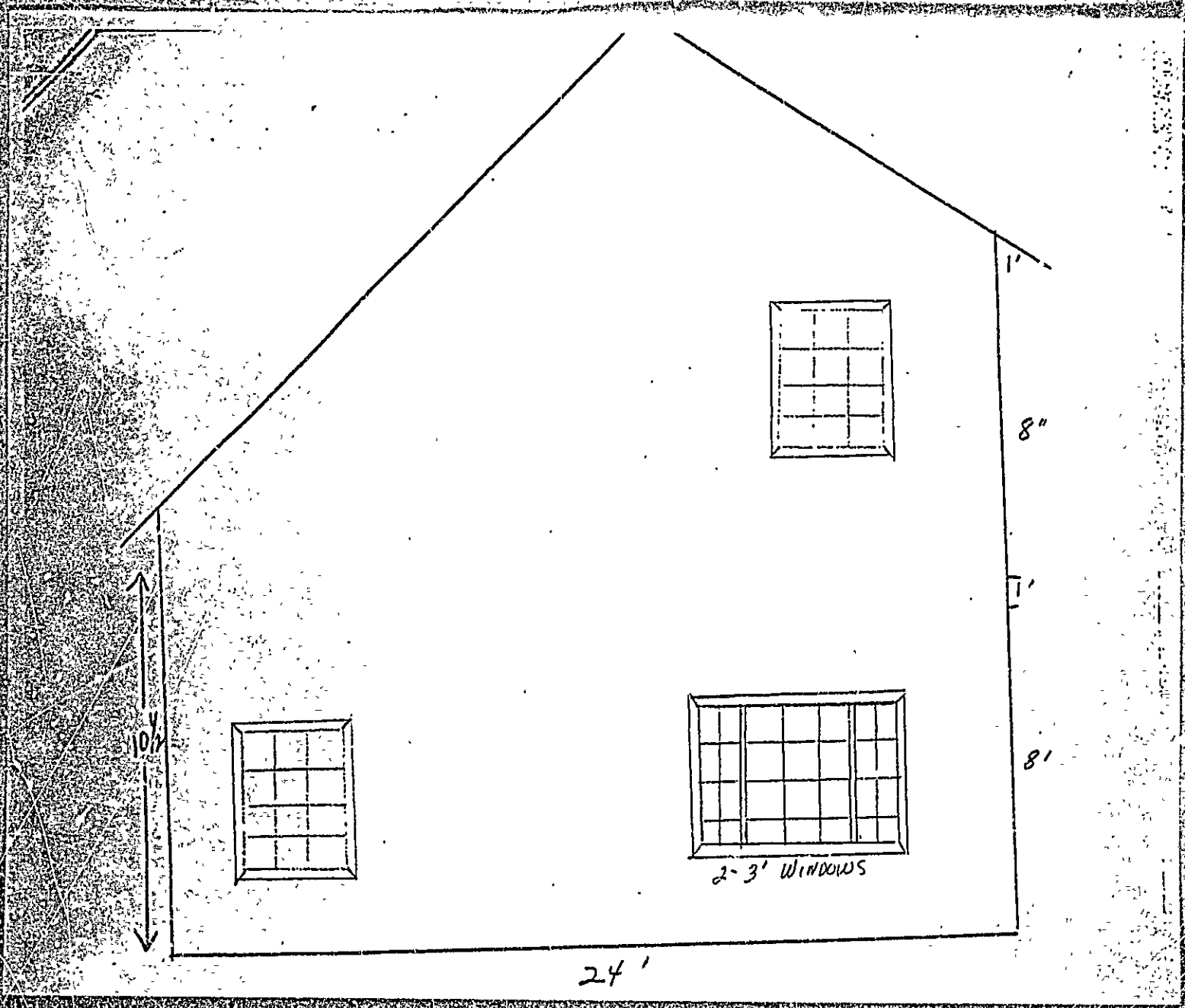
24'

10 1/2'

3'







10'

8'

8'

2-3' WINDOWS

24'

21' Foot Porch  
Roof  
SAME DITCH  
AS HOUSE  
Roof



