

REED AVENUE
91-S-3

PEAKS ISLAND

SHAW-WALKER
PAPER CO. INC.
NEW YORK, N. Y.



R3 RESIDENCE ZONE

APPLICATION FOR PERMIT

Class of Building or Type of Structure Third R3 Ave. Class

Portland, Maine, August 25, 1958

PERMIT ISSUED

01127

AUG 26 1958

CITY OF PORTLAND

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 Reed Ave., Peaks Island Within Fire Limits? no Dist. No. _____
 Owner's name and address Charles M. & Mary M. Johnson Telephone _____
 Lessee's name and address Peaks Island Telephone _____
 Contractor's name and address Fred Stephenson, Peaks Island Telephone _____
 Architect _____ Specifications _____ Plans yes No. of sheets 1
 Proposed use of building Cottage No. families _____
 Last use _____ " _____ No. families _____
 Material frame No. stories 1 1/2 Heat _____ Style of roof hip Roofing _____
 Other buildings on same lot _____
 Estimated cost \$ 400. Fee \$ 2.00

General Description of New Work

To construct 1-story frame addition 12' x 14' on side of cottage (bedroom)
 change
 To window to door

Permit Issued with appeal

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** contractor

Details of New Work

Is any plumbing involved in this work? _____ Is any electrical work involved in this work? yes
 Is connection to be made to public sewer? _____ If not, what is proposed for sewage? _____
 Has septic tank notice been sent? _____ Form notice sent? 7/20
 Height average grade to top of plate 16' Height average grade to highest point of roof 22'
 Size, front _____ depth _____ No. stories 1 solid or filled land? solid earth or rock? rock
 Material of foundation concrete piers at least 4' below grade thickness, top 16" bottom 10" cellar no
 Material of underpinning _____ Height _____ Thickness _____
 Kind of roof pitch Rise per foot 8" Roof covering asphalt roofing 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 4x4 Sills 6x6
 Size Girder _____ Columns under girders _____ Size _____ Max. on centers _____
 Kind and thickness of outside sheathing of exterior walls? _____
 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 2x6
 On centers: 1st floor 16", 2nd _____, 3rd _____, roof 24"
 Maximum span: 1st floor 6', 2nd _____, 3rd _____, roof 6'
 If one story building with masonry walls, thickness of walls? 4x6 girder 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 papers 8-26-58 TR

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
Johnson
 Charles Thompson

INSPECTION COPY

Signature of owner

By:

Fred Stephenson

PERMIT RECEIVED

8/28/58
made

NOTES

Mo. No. 100
E.S. 1

1. Name of building

2. Address

3. City

4. State

5. Zip

6. Owner

7. Architect

8. Engineer

9. Contractor

10. Date of permit

11. Expiration date

12. Description of work

13. Estimated cost

14. Estimated value

15. Estimated number of workers

16. Estimated number of days

17. Estimated number of hours

18. Estimated number of trucks

19. Estimated number of cars

20. Estimated number of bicycles

21. Estimated number of motorcycles

22. Estimated number of boats

23. Estimated number of planes

24. Estimated number of trains

25. Estimated number of ships

26. Estimated number of aircraft carriers

27. Estimated number of submarines

28. Estimated number of tanks

29. Estimated number of missiles

30. Estimated number of nuclear weapons

Permit No. 58/1127

Location: 202 N. 1st St. St. Louis, Mo.

Owner: C. M. Smith

Date of permit: 8/28/58

Notice closing in: 8/28/58

Inspection closing in: 8/28/58

Final Notice: 8/28/58

Final Inspection: 8/28/58

Certificate of Occupancy Issued: 8/28/58

Staking Out Notice: 8/28/58

Form Check Notice: 8/28/58

1. Name of building

2. Address

3. City

4. State

5. Zip

6. Owner

7. Architect

8. Engineer

9. Contractor

10. Date of permit

11. Expiration date

12. Description of work

13. Estimated cost

14. Estimated value

15. Estimated number of workers

16. Estimated number of days

17. Estimated number of hours

18. Estimated number of trucks

19. Estimated number of cars

20. Estimated number of bicycles

21. Estimated number of motorcycles

22. Estimated number of boats

23. Estimated number of planes

24. Estimated number of trains

25. Estimated number of ships

26. Estimated number of aircraft carriers

27. Estimated number of submarines

28. Estimated number of tanks

29. Estimated number of missiles

30. Estimated number of nuclear weapons

1. Name of building

2. Address

3. City

4. State

5. Zip

6. Owner

7. Architect

8. Engineer

9. Contractor

10. Date of permit

11. Expiration date

12. Description of work

13. Estimated cost

14. Estimated value

15. Estimated number of workers

16. Estimated number of days

17. Estimated number of hours

18. Estimated number of trucks

19. Estimated number of cars

20. Estimated number of bicycles

21. Estimated number of motorcycles

22. Estimated number of boats

23. Estimated number of planes

24. Estimated number of trains

25. Estimated number of ships

26. Estimated number of aircraft carriers

27. Estimated number of submarines

28. Estimated number of tanks

29. Estimated number of missiles

30. Estimated number of nuclear weapons



(A) APARTMENT HOUSE ZONE
APPLICATION FOR PERMIT

Class of Building or Type of Structure Third Class

Portland, Maine, April 30, 1952

PERMIT ISSUED
00721

MAY 20 1952

CITY of PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for a permit to ~~erect~~ alter ~~or repair~~ ~~or~~ ~~construct~~ the following building ~~structure~~ ~~or~~ ~~part~~ 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 Read Avenue, Peaks Island (91-5-3) Within Fire Limits? no Dist. No. _____

Owner's name and address Mary M. Johnson, 22 Aberdeen Road, Kellsley, Me. Telephone _____

Lessee's name and address Charles M. Johnson Telephone _____
(former owner Ann Norton)

Contractor's name and address Perley Knight, Peaks Island Telephone _____

Architect _____ Specifications _____ Plans no No. of sheets _____

Proposed use of building cottage No. families _____

Last use _____ No. families _____

Material wood No. stories 2 Heat _____ Style of roof _____ Roofing _____

Other buildings on same lot _____

Estimated cost \$ 60. Fee \$.50

INSPECTION NOT COMPLETED

General Description of New Work

To change door to window on front of building.

To enclose existing 1-story ^{open} piazza 8' x 5', 2x4 studs, 16" on centers, covered on outside with siding, not to be finished on the inside.

To ~~enclose existing 1-story piazza 8' x 5', 2x4 studs, 16" on centers, covered on outside with siding, not to be finished on the inside.~~

Permit Issued with Letter

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 Perley Knight

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? _____

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 _____

Material of underpinning _____ Height _____ Thickness _____

Kind of roof shed Rise per foot 3/4 Roof covering asph/flu

No. of chimneys _____ Material of chimneys _____ of lining _____ Kind of heat _____ fuel _____

Framing lumber—Kind hard Dressed or full size? dressed

Corner posts yes Sills _____ 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 _____, 2nd _____, 3rd _____, roof 2x4

On centers: 1st floor _____, 2nd _____, 3rd _____, roof 2x4

Maximum span: 1st floor _____, 2nd _____, 3rd _____, roof 2x4

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:

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

INSPECTION COPY

Signature of owner

Allen R. Johnson

NOTES

PERMIT FOR PERMIT

Permit No. 521721
 Location: *1100 11th St NW*
 Date of permit: *5/20/52*
 Notf. closing in: *5/20/52*
 Inspt. closing in: *5/20/52*
 Final Insp. *5/20/52*
 Final Notf. *5/20/52*
 Cert. of Occupancy *5/20/52*

<p>1. Name of contractor: <i>Walter P. ...</i></p> <p>2. Name of owner: <i>...</i></p> <p>3. Address: <i>...</i></p> <p>4. City: <i>...</i></p> <p>5. State: <i>...</i></p> <p>6. Zip: <i>...</i></p> <p>7. Description of work: <i>...</i></p> <p>8. Estimated cost: <i>...</i></p> <p>9. Date of completion: <i>...</i></p> <p>10. Name of inspector: <i>...</i></p> <p>11. Date of inspection: <i>...</i></p> <p>12. Remarks: <i>...</i></p>	<p>13. Name of contractor: <i>...</i></p> <p>14. Name of owner: <i>...</i></p> <p>15. Address: <i>...</i></p> <p>16. City: <i>...</i></p> <p>17. State: <i>...</i></p> <p>18. Zip: <i>...</i></p> <p>19. Description of work: <i>...</i></p> <p>20. Estimated cost: <i>...</i></p> <p>21. Date of completion: <i>...</i></p> <p>22. Name of inspector: <i>...</i></p> <p>23. Date of inspection: <i>...</i></p> <p>24. Remarks: <i>...</i></p>
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Ad Reed Ave., Peaks Island
(Assessor's Lot No. 91-S-3)

May 19, 1952

Mr. Allen M. Johnson,
22 Abordser Road,
Wellesley, Mass.

Copy to: Mr. Perley Knight
Peaks Island, Maine

Dear Mr. Johnson:

We are issuing herewith to Mr. Knight the permit for enclosing an open porch in the rear corner of your cottage on Reed Avenue, corner of Prince Avenue, Peaks Island (Assessor's Lot No. 91-S-3). At your request the permit is limited to the enclosure of the porch, the construction of the dormer window, if it is built, to be covered by an amendment to this permit or by a separate permit at a later date.

Since no mention of removal of any of the existing walls of the cottage adjoining the enclosed porch is mentioned, it is assumed that no work of this nature is contemplated and therefore no such work is covered by this permit.

Very truly yours,

Marion McDonald
Inspector of Buildings

AJS/p

22 Aberdeen Road
Wellesley Mass.
May 6 1952.

City of Portland
Dept. of Building Inspection
Portland Maine.
Mr. Warren McDonald,
Dear Sir;

With reference to your letter of May 3 1952, I am very sorry I was not more clear in my statements regarding the permit for changes at the cottage at Peaks Island on Reed Ave. I did not realize that the fee was dependent on the amount of work to be done and that the work involved should include any labor that was supplied by me or my son. There was considerable material available on the premises when we made the purchase. The total value of all the work might run as high as \$200.00 if all this was included. If you will let me know what the fee is under these circumstances I would be glad to send it along.

This cottage was built by the late Capt. Wm. Trefethen and is of excellent construction altho built before the present regulations for Island property were in force. Mr. Knight is a competent builder and is thoroughly familiar with the building code and would not permit us to do anything that was not in accordance with the regulations. Mr. Knight is not young and his hourly rates are very reasonable and my son and I while handy with tools would also be figured at a comparatively low rate when compared with carpenters wages in the City.

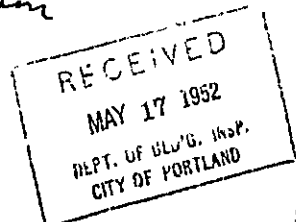
I am making a sketch which I am enclosing with this letter which I am sending to Mr. Knight and am asking him to check it and to make any corrections that may be necessary.

Regarding the enclosed porch I tried to make it clear that the roof of the cottage extends over the porch so that we are not encroaching on the property line at all, as the porch is really a part of the cottage. No increase in the size of the floor plan is contemplated. The sketch shows the clearance between the cottage and sides and back of property line.

Regarding the dormer, this is really a separate proposition and apparently will have to be gone into more thoroughly and I would like to suggest it agreeable that you issue the permit for the enclosing of the porch using the fee that we have already paid and then later we can petition for a permit for the dormer at a later date. If after a later discussion it seems unadvisable to put in the dormer we can drop it but we see no reason to hold up on the porch since it is entirely separate from the dormer. The extra fee is of no consequence. If I am sorry that I was too dumb to give the complete story. If there are still questions I will be more than pleased to answer them.

Yours very truly,

A. W. Johnson



AP Reed Avenue, Peaks Island
(Mary M. Johnson)

May 3, 1952

Mr. Charles E. Johnson
22 Aberdeen Road
Wellesley, Mass.

Mr. Perley Knight
Peaks Island, Maine

Gentlemen:-

More information is needed with Mr. Johnson's application for permit to make alterations in the cottage on Reed Avenue, Peaks Island, in order for us to establish compliance with Zoning Ordinance and Building Code, as we are required to do before issuing a building permit. I am sending this letter to both of you with the thought that perhaps Mr. Knight, being in the City, can furnish this information.

We need a location plan, which may be a simple sketch, but accurate, to show the location of the open piazza to be enclosed with the distances from it to the nearest side lot line and the rear lot line.

We need a cross-section through the proposed dormer window showing the intended framing, the pitch of the roof, and what measures are to be taken to tie the building together. Many of the cottages on the Island are of very light construction, but when new work is done, the new part at least must be brought up to present standards of strength.

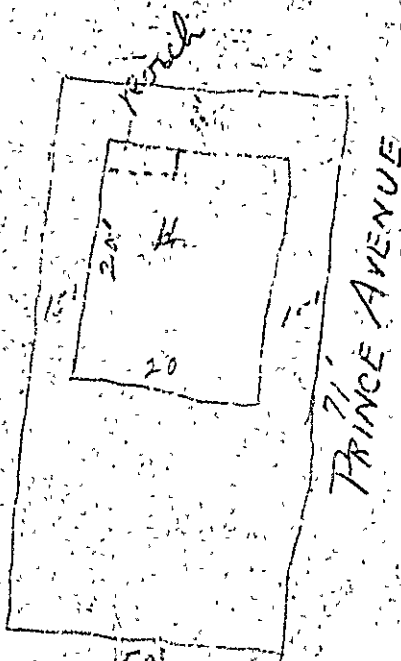
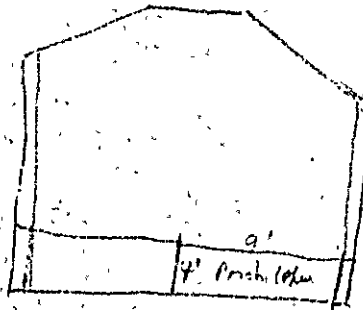
If the roof of the new dormer will have a pitch of less than 6" to the foot, it is likely that definite supporting members will be necessary down through the building at the ridge. For this reason, the cross-section or framing plan should show not only the new dormer, but the framing of the existing roof on the opposite side.

Very truly yours,

Inspector of Buildings

WMC/D/G

P. S. There must be something wrong with the estimated cost of \$60. This estimate needs to be increased to include all labor and material of every description with reasonable allowance for any new or second hand material which may be on hand, and for the owner's own labor, if any, and any donated labor. It is likely that this correct estimate will mean an increased building permit fee.



50'
REED AVENUE

71'
PRINCE AVENUE

RECEIVED
MAY 17 1952
DEPT. OF BLDG. INSP.
CITY OF PORTLAND

Reata Island May 16

Mr. William McDonald
Portland Inspector

As per Mr. Johnson's request am
sending her letter etc.
I have no further information
than what he has given in
the diary

Yours Respect

Percy P. Knight

