

Permit # 900380 City of Portland **BUILDING PERMIT APPLICATION** Fee \$545 Zone \_\_\_\_\_ Map # \_\_\_\_\_ Lot# \_\_\_\_\_  
 Please fill out any part which applies to job. Proper plans must accompany form.

Owner: -future - Dwight Brew Phone # 603 472 7356  
 Address: Carolyn O'Connell  
 Address: 118 BOSTON POST RD; Amherst, NH 03031  
 LOCATION OF CONSTRUCTION: 105-C-17-16 Spring Cove Ave  
 Contractor: ? Sub: Cushing Island  
 Address: \_\_\_\_\_ Phone # \_\_\_\_\_  
 Est. Construction Cost: \$125,000 Proposed Use: single family  
 Past Use: single  
 # 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 dormers, and deck- renovate interior

**For Official Use Only**  
 Date: 1/24/90 Subdivision: \_\_\_\_\_  
 Name: \_\_\_\_\_  
 Inside Fire Limits \_\_\_\_\_  
 Bldg Code: \_\_\_\_\_  
 Time Limit: \_\_\_\_\_  
 Estimated Cost: \$125,000 **PERMIT ISSUED**  
 Ownership: \_\_\_\_\_ Public \_\_\_\_\_ Private \_\_\_\_\_  
 FEB 6 1990  
 Zoning: TR-1  
 Street Frontage Provided: \_\_\_\_\_ City \_\_\_\_\_  
 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) \_\_\_\_\_

MAIL: Van Dam & Renner, Architects  
 Foundation: 66 West St; Portland, ME 04104 (Scott Farmer)  
 1. Type of Soil: \_\_\_\_\_  
 2. Set Backs - Front \_\_\_\_\_ Rear \_\_\_\_\_ Side(s) \_\_\_\_\_  
 3. Footings Size: \_\_\_\_\_  
 4. Foundation Size: \_\_\_\_\_  
 5. Other \_\_\_\_\_  
 Floors:  
 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. Bracing: 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 \_\_\_\_\_

1. Ceiling Joists Size: \_\_\_\_\_  
 2. Ceiling Strapping Size \_\_\_\_\_ Spacing \_\_\_\_\_  
 3. Type Ceilings: \_\_\_\_\_  
 4. Insulation Type \_\_\_\_\_ Size \_\_\_\_\_  
 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:  
 1. Type: \_\_\_\_\_  
 2. Pool Size: \_\_\_\_\_ x \_\_\_\_\_ Square Footage \_\_\_\_\_  
 3. Must conform to National Electrical Code and State Law.  
 Permit Received By Louise Chase  
 Signature of Applicant Scott Palmer Date 02/14/90  
 Signature of CEO \_\_\_\_\_ Date \_\_\_\_\_  
 Inspection Dates \_\_\_\_\_

White-Tax Assesor Yellow-GPCOG White Tag-CEO  
 © Copyright GPCOG 1988

PLOT PLAN



FEES (Breakdown Fror Front)  
Base Fee \$ 645.00  
Subdivision Fee \$ \_\_\_\_\_  
Site Plan Review Fee \$ \_\_\_\_\_  
Other Fees \$ \_\_\_\_\_  
(Explain) \_\_\_\_\_  
Late Fee \$ \_\_\_\_\_

Inspection Record	
Type	Date
<u>Complete</u>	<u>6/16/99</u>
<u>without</u>	<u>_____</u>
<u>inspection</u>	<u>_____</u>
<u>_____</u>	<u>_____</u>

COMMENTS

Cl. P. Rone

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Signature of Applicant S. R. P. Rone Date 24 JAN 90

Architects

100-111-0411  
To hand, Division  
in West Street

Date: 10/10/10  
Job No: 1035  
Re: 100-111-0411

SAV. INSPECTOR  
CITY OF BOSTON  
100-111-0411

1. I have read the report and  
I have read the report and  
I have read the report and

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*[Handwritten signature]*

Van Dam & Renner

Architects

66 West Street  
Portland, Maine 04102  
207-775-0443

Transmittal to

SAM WAPPESS BLDG INSPECTOR  
CITY OF PORTLAND  
389 CONGRESS ST.  
PORTLAND, ME

Date 30 JAN 90  
Job No. 0932  
Re: BLDG.  
PERMIT

Item:

- Attached
- Hand delivered
- Under separate cover via
- Shop drawings
- Prints
- Samples
- Specifications
- Copy of letter
- Change order
- Other

Copies	Date	No.	Description
10			1 SIDE PLAN
			2-7 PROPOSED WORK
			8-10 PROPOSED STRUCTURAL
			11-17 EXISTING CONDITIONS
1			HHE-250

Purpose

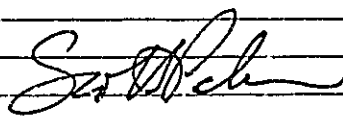
- For Approval
- No exception taken
- Rejected
- For your use
- Make corrections noted
- Review and comment
- As requested
- Revise and resubmit
- Other

Remarks

\_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

Copy to

Signed



If enclosures are not as noted kindly notify us at once

CITY OF PORTLAND, MAINE  
MEMORANDUM

IR-1 13,130

TO: David Lourie, Corporation Counsel  
FROM: Warren J. Turner, Administrative Assistant, Inspection Services  
DATE: Jan. 31, 1990  
SUBJECT: Determination as to whether the attached qualifies as Lot of Record due to its "Grandfathered" status

Dwight Brew and Carolyn O'Connell have both lots of this former duplex under option and need to know if the theory of "merger" is applicable to make this site buildable under the Zoning Ordinance. The Zoning Ordinance in Section 14-433 states that in the IR-1 Zone a lot of record must have a minimum of 10,000 square feet of land area.

Lots 106C-C-16 and 17 have a total area of 13,228 when added together. Both halves of this site have been acquired by Charles E. Meredith and Betty L. Hammack of Maryland. These two lots and the remaining half of the duplex (half of which was destroyed by fire on December 27, 1983) are under option to Dwight Brew and Carolyn O'Connell as prospective purchasers.

This couple has applied for a building permit to restore the remaining half of the duplex and approval appears to hinge on whether or not this can be considered to be a lot of record and therefore issued.

Section 14-433 states that in the IR-1 Zone a lot of record must be:

"Any lot of record as of July 15, 1985 and held under separate ownership from adjacent lots and meeting the applicable street frontage requirements of that time may be considered a buildable lot in the IR-1 Zone.... provided that the applicable yard dimensions can be met and provided further that a lot in the ID-1 zone shall have a minimum area of ten thousand (10,000) square feet...."

It appears that the question of septic disposal can be accomplished without any problem. City water is available to Cushing Island, which is located in the IR-1 Island Residence Zone.

Please let Inspection Services know as soon as possible whether this permit may be issued for the restoration of this property. Copies of the permit application and relating material are enclosed. There is an urgent time element involved due to the option. Sam Van Dam is the architect for them.

Enclosures: Copies of permit and relating materials

cc: P. Samuel Hoffses, Chief, Inspection Services  
Marge Schmuckal, Deputy Chief, Inspection Services  
William D. Giroux, Zoning Enforcement Officer  
Arthur Addato, Code Enforcement Officer

ORIGINAL To be sent to Division of Health Engineering, Augusta, Maine 04333 by the LPI

MAINE DEPARTMENT OF HUMAN SERVICES APPLICATION FOR PRIVATE SOLID WASTE DISPOSAL PERMIT This is NOT a permit; this form when completed must be presented to the Local Plumbing Inspector to obtain a permit. Page 1 of 3

Name & type of establishment: **Portland, Cushing's Island** Street, Road, etc.: **Spring Cove Ave.** Plumbing Permit No.: **1226** Date of Plumbing Permit: **6-23-77**

Name of property owner: **Brooks A. Ledy** Owner's address: **Richard Hill, 2nd, Spring Cove Ave.** Size of lot: **5570+6653=12,223** Sq. feet

Name & type of establishment if other than private home: **Duplex House- Seasonal Use** Is lot zoned? **Yes** Type of zoning: **Residential**

Name of applicant: **Lionel Plante** If you plan to use a previous subdivision report in lieu of site investigation, please submit one of the following:  Description of private sewage disposal  Copy of the subdivision's sales report  Bills report from a State Agency

Applicant's address: **Island Ave.** Tel. No.: **766-2508** Town: **Peaks Island** Zip Code: **04108** Subdivision name: **City of Portland Assessor's Plan # 10620-A-162-17**

Applicant's signature: **Lionel Plante** Date: **6/14/77** Owner's signature: **Brooks A. Ledy** Date: **6/14/77**

This application is for:  New System  Expanded System  Replacement System  Replacement of  Trench and Tank Only  Disposal Area Only

The water supply for this property is:  Dug well, depth  Drilled well, depth  Public Utility, name  Other  Surface water  Body  Course  with installation  without installation  Public Utility, name  Other

**SITE INVESTIGATION** Show location of pits and/or borings on sketch on page 2, and refer to completed sample form and CH per 4 of the Code, II.

Soil Profile No.	Soil Profile No.	Soil Profile No.	Soil Profile No.	Soil Profile No.
<input type="checkbox"/> FH <input type="checkbox"/> Boring	<input type="checkbox"/> FH <input type="checkbox"/> Boring	<input type="checkbox"/> FH <input type="checkbox"/> Boring	<input type="checkbox"/> FH <input type="checkbox"/> Boring	<input type="checkbox"/> FH <input type="checkbox"/> Boring
Organic strata: <b>Topsoil</b>	Organic strata:	Organic strata:	Organic strata:	Organic strata:
1st strata: <b>Br. Silty Gravelly Loam</b>	1st strata:	1st strata:	1st strata:	1st strata:
2nd strata: <b>Br. Silty Gravelly Loam</b>	2nd strata:	2nd strata:	2nd strata:	2nd strata:
3rd strata: <b>Br. Claye Loam</b>	3rd strata:	3rd strata:	3rd strata:	3rd strata:
Total Depth of observation hole: <b>60"</b>	Total Depth of observation hole:	Total Depth of observation hole:	Total Depth of observation hole:	Total Depth of observation hole:
Max. Ground water table: <b>None Evident</b>	Max. Ground water table:	Max. Ground water table:	Max. Ground water table:	Max. Ground water table:
Impermeable layer, clay, etc.:	Impermeable layer, clay, etc.:	Impermeable layer, clay, etc.:	Impermeable layer, clay, etc.:	Impermeable layer, clay, etc.:
Bedrock: <b>Shale</b>	Bedrock:	Bedrock:	Bedrock:	Bedrock:
Surface slope: <b>0%</b>	Surface slope:	Surface slope:	Surface slope:	Surface slope:
Soil Group & Condition per Table B-1 of the Code, II	Soil Group & Condition per Table B-1 of the Code, II	Soil Group & Condition per Table B-1 of the Code, II	Soil Group & Condition per Table B-1 of the Code, II	Soil Group & Condition per Table B-1 of the Code, II

On **May 10, 1977** (date), a site investigation for this project was completed. I conducted this site investigation and certify that the results indicated above best represent the soil conditions found. I also recommend the following type and size of private sewage disposal system. I also recommend the proposed private sewage disposal system, layout and location shown on page 2.

Signature: **William B. Goodwin** Date signed: **May 28, 1977**

**PRIVATE SEWAGE DISPOSAL SYSTEM PROPOSED** Show location of system and details on sketches on page 2, and refer to completed sample form

SYSTEM	TRENCH TANK	SUBSURFACE ABSORPTION AREA		SITE MODIFICATION
		Type	SIZE	
<input checked="" type="checkbox"/> CONCRETE SYSTEM	<input checked="" type="checkbox"/> Septic Tank (2)	<input type="checkbox"/> Trench System Total trench length: <b>NA</b>	<input type="checkbox"/> Very Small <input type="checkbox"/> Small <input type="checkbox"/> Medium <input type="checkbox"/> Large	<input type="checkbox"/> Fill with soil <input type="checkbox"/> Fill with gravel <input type="checkbox"/> Fill with crushed stone
<input type="checkbox"/> EXPANDED SYSTEM	<input type="checkbox"/> Chamber (2)	<input type="checkbox"/> Bed System <input type="checkbox"/> Chamber System <input type="checkbox"/> Type A <input type="checkbox"/> Type B <input type="checkbox"/> Type C	<input type="checkbox"/> Very Small <input type="checkbox"/> Small <input type="checkbox"/> Medium <input type="checkbox"/> Large	<input type="checkbox"/> Fill with soil <input type="checkbox"/> Fill with gravel <input type="checkbox"/> Fill with crushed stone
<input type="checkbox"/> OTHER SYSTEM	<input type="checkbox"/> Chamber (2)	<input type="checkbox"/> Mound System Length: <b>NA</b> Width: <b>NA</b>	<input type="checkbox"/> Very Small <input type="checkbox"/> Small <input type="checkbox"/> Medium <input type="checkbox"/> Large	<input type="checkbox"/> Fill with soil <input type="checkbox"/> Fill with gravel <input type="checkbox"/> Fill with crushed stone
<input type="checkbox"/> OTHER SYSTEM	<input type="checkbox"/> Chamber (2)	<input type="checkbox"/> Special System Length: <b>NA</b> Width: <b>NA</b>	<input type="checkbox"/> Very Small <input type="checkbox"/> Small <input type="checkbox"/> Medium <input type="checkbox"/> Large	<input type="checkbox"/> Fill with soil <input type="checkbox"/> Fill with gravel <input type="checkbox"/> Fill with crushed stone
<input type="checkbox"/> Other, describe: _____ S&S Chapter II of the Code, II.		WAIVER <input type="checkbox"/> Required <input checked="" type="checkbox"/> Not Required		<input type="checkbox"/> Yes <input type="checkbox"/> No: The proposed subsurface absorption area will be located at least 300 feet from any and all wells, springs, surface water bodies and courses (lakes, ponds, streams, brooks, streams, rivers, swamps, marshes, and bays). <input type="checkbox"/> Yes <input type="checkbox"/> No: The proposed subsurface absorption area will be located at least 300 feet from any and all wells and springs producing 2000 gallons of hard water per day, and any public water supplies.

PROPERTY/LOT LOCATION MAP: **Cushing's Island**, **Casco Bay**

FOR THE USE OF LPI ONLY

Form is incomplete ( ) as to:  General info,  Site Investigation,  System Proposed,  Site Plan,  Disposal System Plan,  Cross-Section,  Statement,  Section 5.3.

Site investigation indicates site is  fully suitable for disposal system; Sections 4.3 and 9.3, Table B-1 Group 1 and 1A.  Unsuitable for system proposed; Sections 4.3, 4.6, 9.3, Table B-1.

System Proposed does not conform to Code; See Section 5.

Site investigation indicates site modifications are necessary; See Sections 4.3, 4.4, 4.6, 9.3, Table B-1.

Discrepancies:  See Section \_\_\_\_\_

Assignment Application for permit is received  with condition specified, comply with Section \_\_\_\_\_  without condition.

Signature: **Small** Date: **6/22/77** MHE-208 1/77

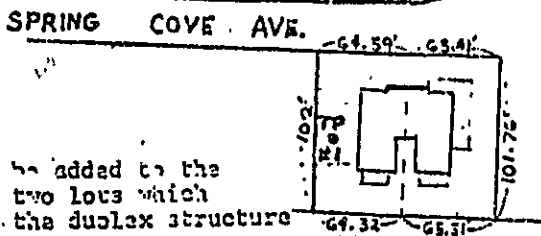
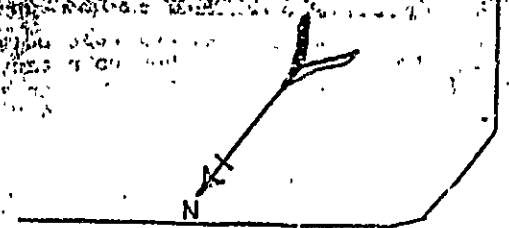
1977

APPLICATION FOR PRIVATE SEWAGE DISPOSAL PERMIT

(For systems disposing of less than 2000 gallons per day)

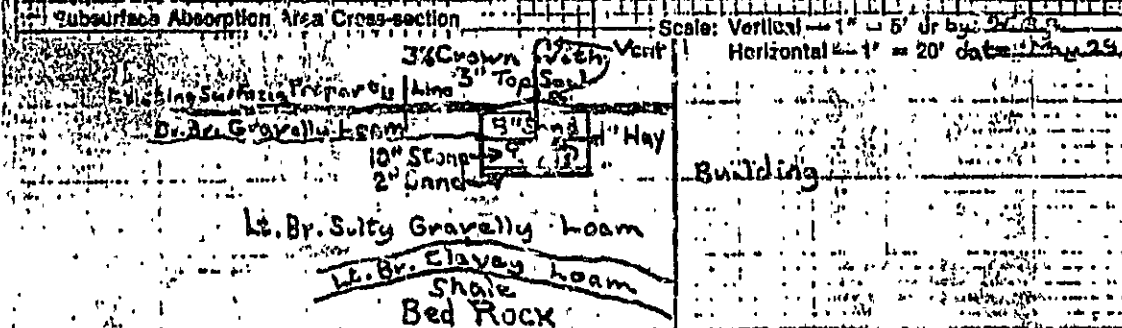
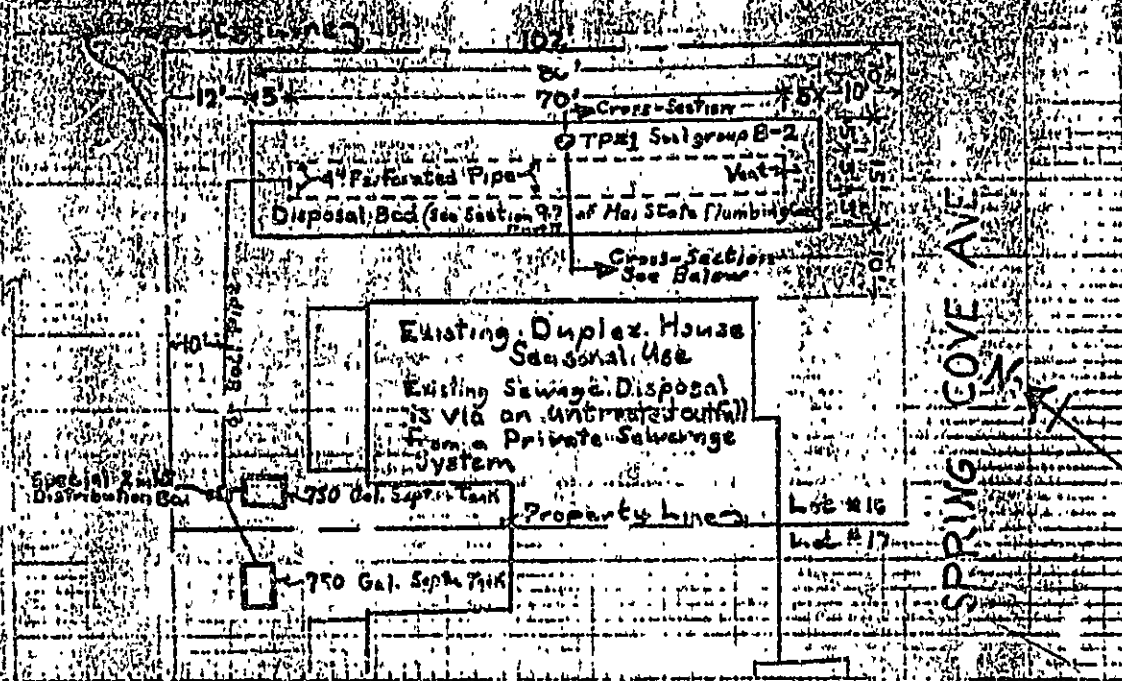
Street, Road, etc. Spring Cove Ave. Owner of property Brooke Leddy

Scale 1" = 100 Feet



Note: Paving is to be added to the deeds of these two lots which indicates that the duplex structure located thereon share a common subsurface absorption area for the purpose of sewage disposal.

Private Sewage Disposal Plan Scale 1" = 20 Feet



I certify that all the information submitted is true and correct, and I understand that issuance of a permit is based upon the information and plans submitted by the applicant. I also understand that any falsification of this application or its use to deny a permit to install a private sewage disposal system and that the permit is valid for 5 and (5) years period from the date of permit issuance. I understand that no fee is intended or is paid by reason of any advice or approval given by the Administrative Authority or its agent.

Date: \_\_\_\_\_  
 Applicant: \_\_\_\_\_  
 Owner: \_\_\_\_\_

SECRET

THE PRESIDENT OF THE UNITED STATES OF AMERICA  
OFFICE OF THE DIRECTOR OF NATIONAL INTELLIGENCE  
WASHINGTON, D. C. 20505

REF ID: A66781

MEMORANDUM FOR THE DIRECTOR, NATIONAL INTELLIGENCE  
FROM: [Illegible]

SUBJECT: [Illegible]

[Illegible]

[Illegible]

[Illegible]

[Illegible]

[Illegible]

[Illegible]

[Illegible]

[Illegible]



1-19-90  
FOR STAFF USE  
ONLY

### ISLAND ZONING WORKSHEET FOR UNDERSIZED LOTS

**NOTE:** THIS WORKSHEET IS NOT INTENDED TO SERVE AS A SUBSTITUTE FOR READING THE ZONING ORDINANCE. THE SPECIFIC ZONING ORDINANCE TEXT MUST BE READ FOR SPECIFIC DETAILS OF THE ORDINANCE THAT ARE NOT INCLUDED IN THIS OUTLINE.

THIS DOES NOT APPLY TO PHAKS ISLAND. A LOT IN A SUBDIVISION APPROVED BY THE PLANNING BOARD AFTER JUNE 8, 1968 IS ALSO EXEMPT. STRUCTURES NOT REQUIRING A SUBSURFACE WASTEWATER DISPOSAL SYSTEM ARE EXEMPT FROM THIS PROVISION.

1. Is the size of the lot less than the normal minimum lot size requirement? (for example if in the IR-1 zone less than 40,000 sq. ft., if in the IR-2 zone less than 20,000 sq. ft., for I-B zone see zoning text): If yes, proceed below.

2. Does the land area of the lot on which the residence is proposed meet the following lot sizes? If yes, proceed below. If no, the lot may not be built on.

IR-1	10,000 sq. ft.	IR-2	6,500 sq. ft.
I-B	See zoning text		

3. Under the new ordinance, applicants for new structures must meet the normal land area requirements (IR-1 40,000 sq. ft.; IR-2 20,000 ft.) This land area may be accumulated by using the land area of the building lot plus vacant land adjacent to it or other vacant land anywhere on the same island.

Any number of vacant lots may be combined together to meet the total land area requirements as long as the individual vacant lots meet the minimum land area shown on #2 of this sheet. The lots must have a conservation easement placed on them outlined in the zoning ordinance and #4 below.

A building permit applicant need not own the "extra" land used to satisfy the total land area requirements as long as the land has a conservation easement placed on it (as provided for in the ordinance) merging it with the building lot. Conservation easements may not be granted over any lot which is already encumbered by any other easement which prohibits construction.

The "surplus" land area of a lot may be used for a density credit provided that the lot is not reduced to less than the required normal minimum lot size.

4. In addition to the normal requirements for a building permit, an applicant seeking a building permit would need to follow the additional steps below in order to qualify for a building permit on an undersized lot. Prior to filing a conservation easement at the County Registry of Deeds, it is strongly suggested that the applicant submit a draft copy of the documents required in this section to the Building Inspection Office for comment to insure compliance with these provisions.

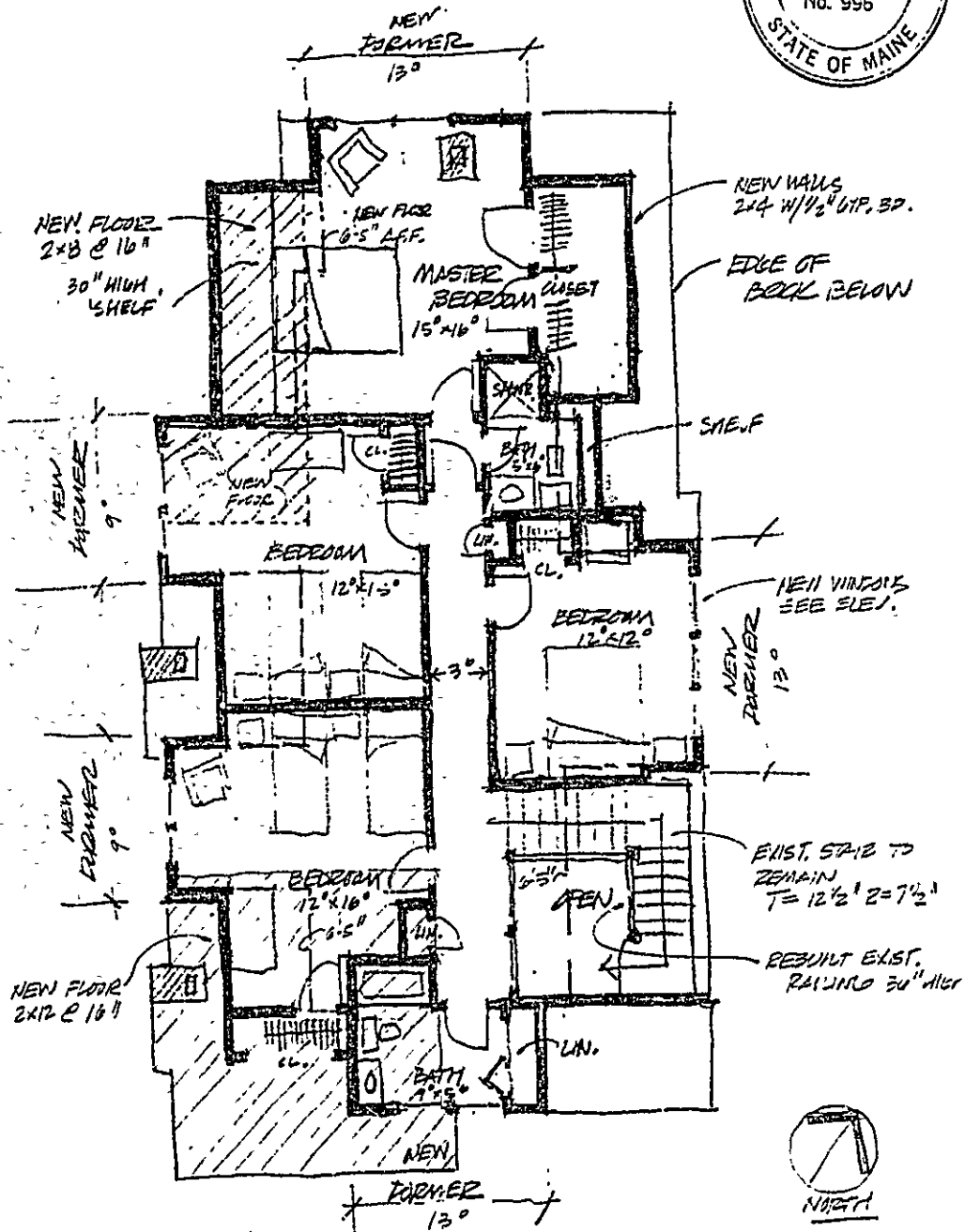
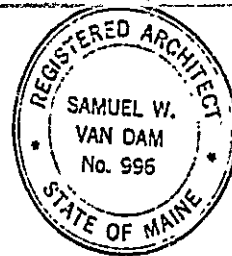
A. Applicant files a conservation easement over the vacant lots which the applicant is using to meet the land area requirement at the County Registry of Deeds. The conservation easement must include the elements described in this paragraph in order to meet the requirements of this ordinance. The conservation easement must name the City as holder of the easement although it is also possible to have a non-profit conservation organization as holder of the easement. The conservation easement must contain both an existing legal property description of the lots and reference to the applicable assessor's chart, block and lot description. The property on which the conservation easement has been granted must be restricted to only passive recreational and conservation uses, and must also be subject to the following other restrictions:

- (1) The property shall be used for passive recreational and conservation purposes only.
- (2) No structure shall be permitted on this property.
- (3) No parking or storage of vehicles or machinery shall be permitted on this property at any time.
- (4) No area of this property shall be paved.
- (5) No exterior storage for commercial use shall be permitted on this property.
- (6) The easement deed shall reference the lot which is benefited by this conservation easement. No conservation easement shall be used to benefit more than one lot.

B. Applicant submits a copy of the recorded easement and copies of the deeds for all of the involved lots (building lot and additional lots used to satisfy the total land area requirements) to the Building Inspection Office for review and approval prior to the issuance of a building permit.



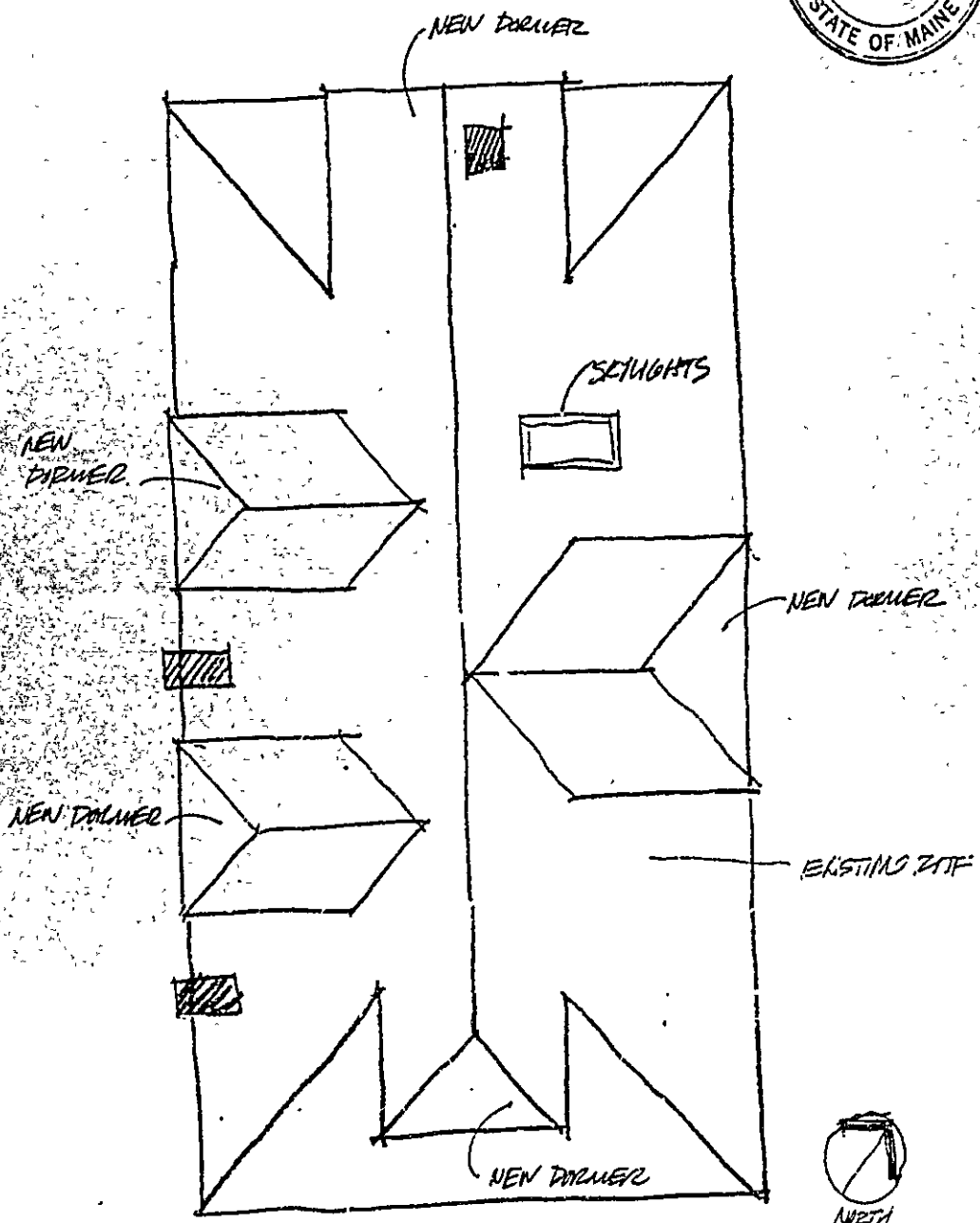
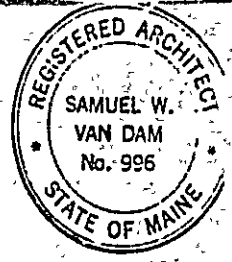




LOT #16 & #17  
BREW/O'CONNELL  
SECOND FLOOR PLAN  
1/8" = 1'-0"

CUSHING ISLAND  
VAN DAM & RENNIER ARCHTS



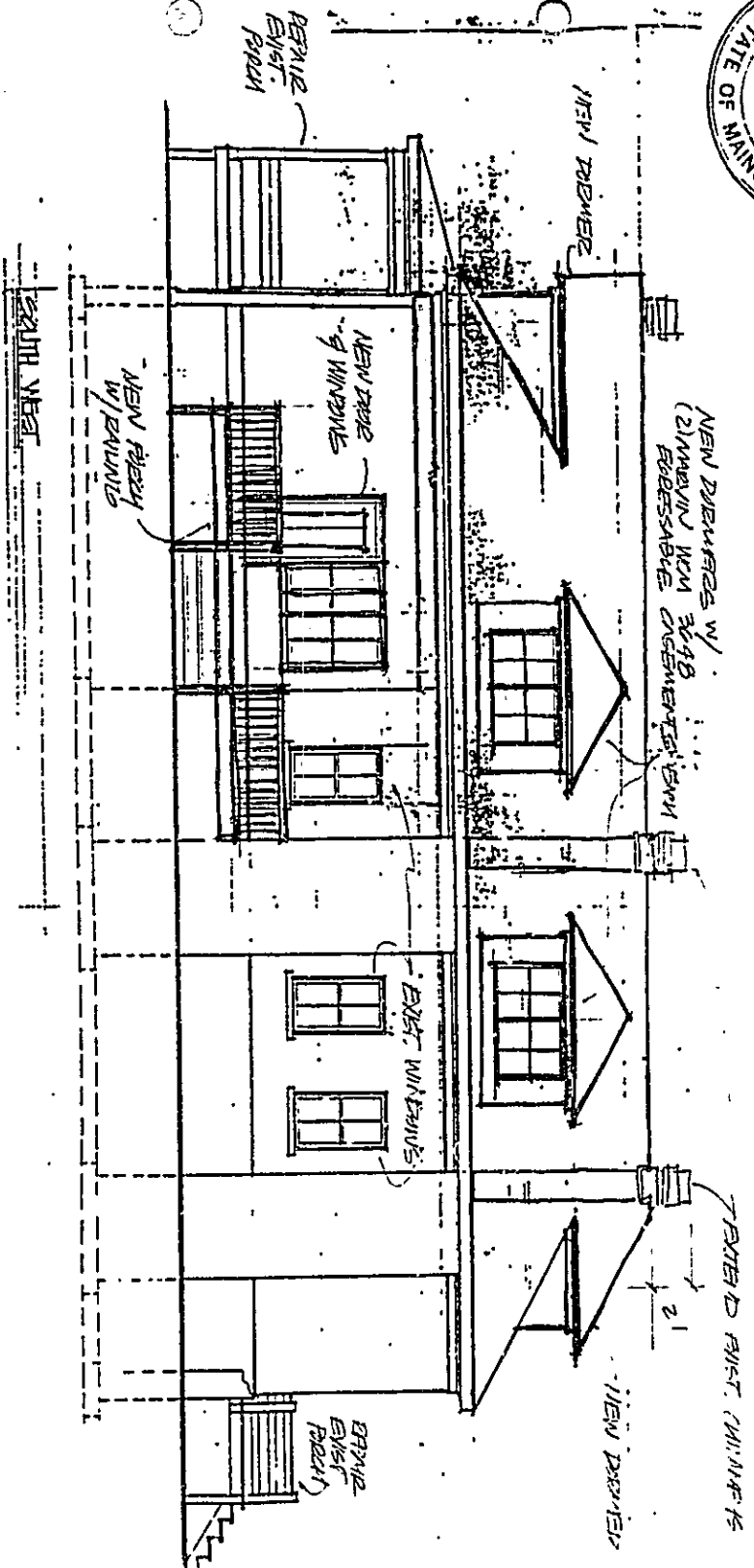
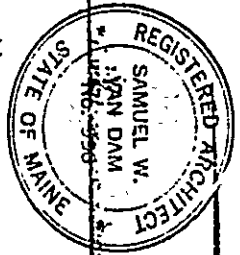


LOT #16 & #17  
BREW/O'CONNELL SPRING LANE CUSHING ISLAND

ROOF PLAN

1/8" = 1'-0"

VAN DAM & REMNER ARCHTS

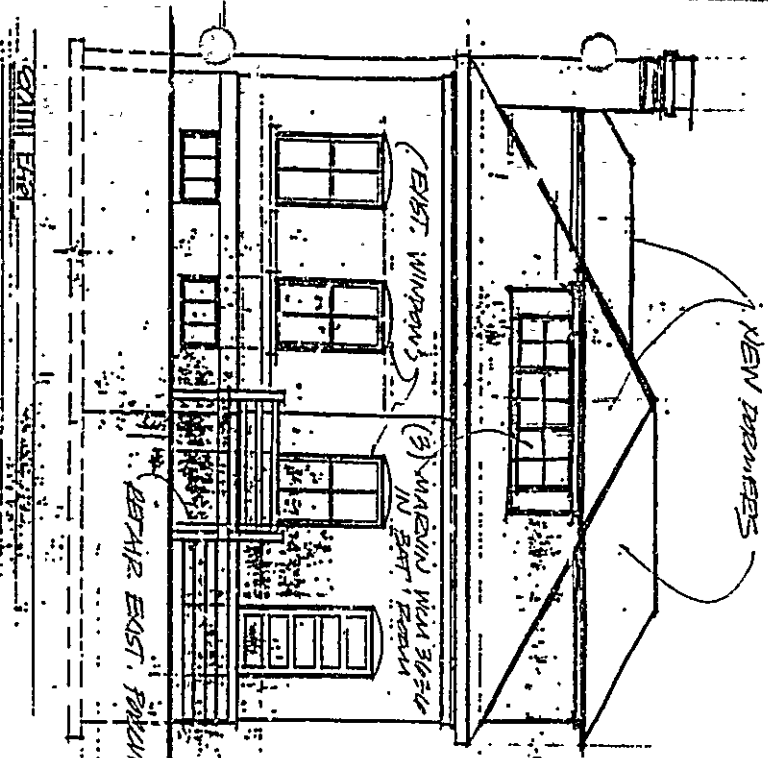


LOT #17  
REAR / OCCUPIED  
ELEVATION  
1/11-11-77

SPRING GAVE AVENUE  
CIVILINO ISLAND  
WILLIAM F. BRUNER ARCHITECTS

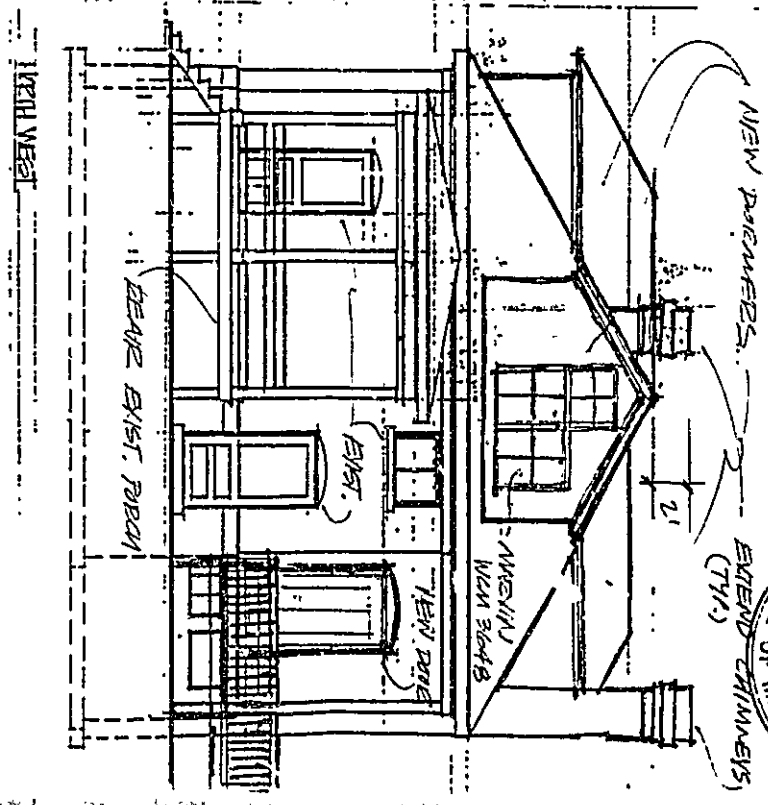




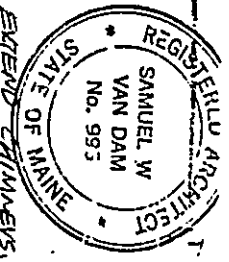


LT#16 & #17  
BREW / DONNELL  
ELEVATIONS

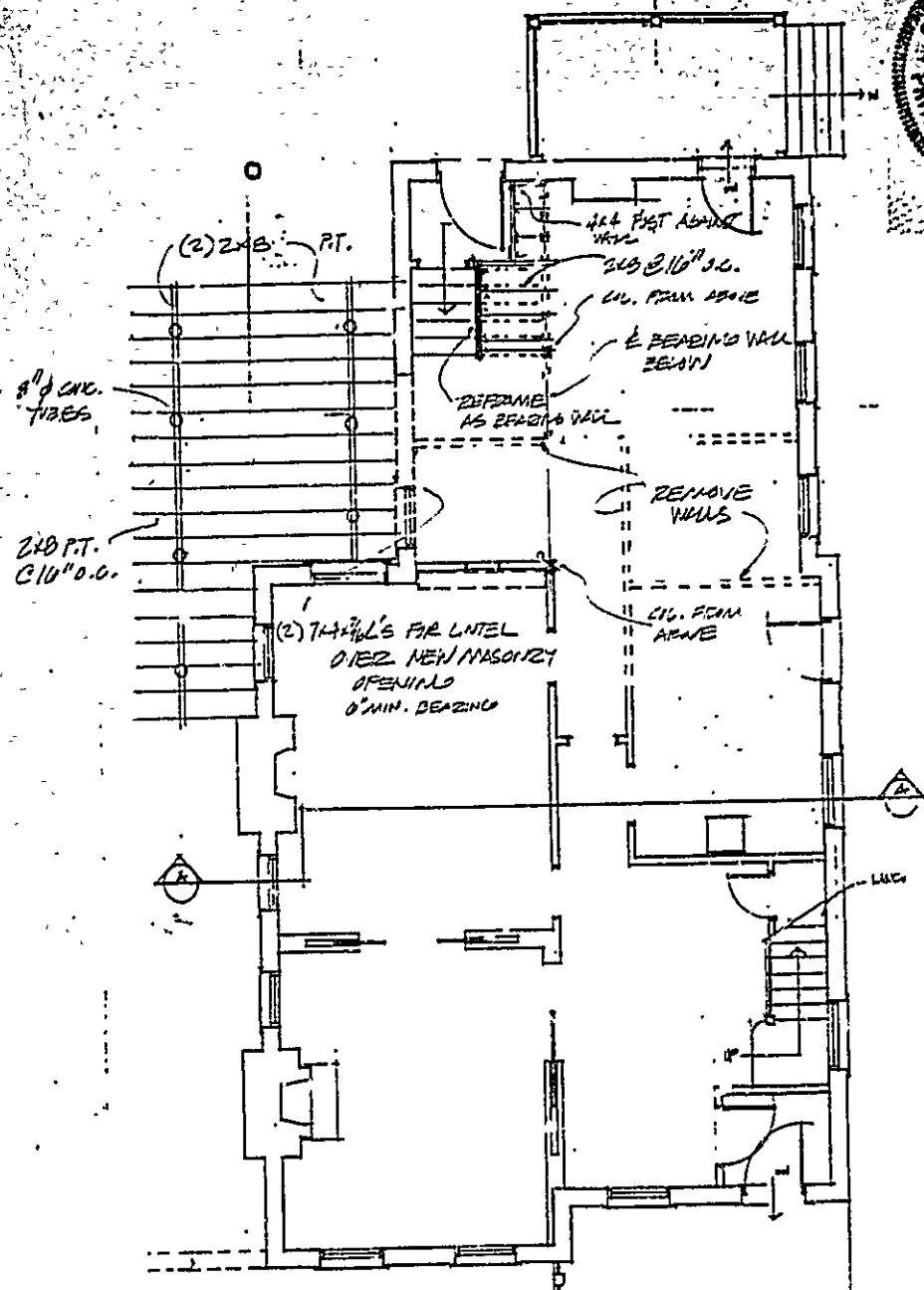
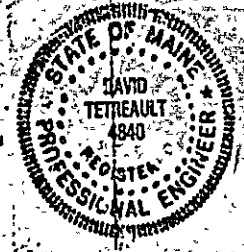
SPRING COVE AVE



CLYDE ISLAND

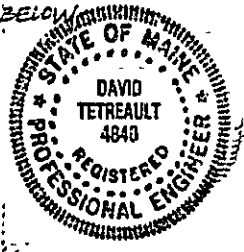
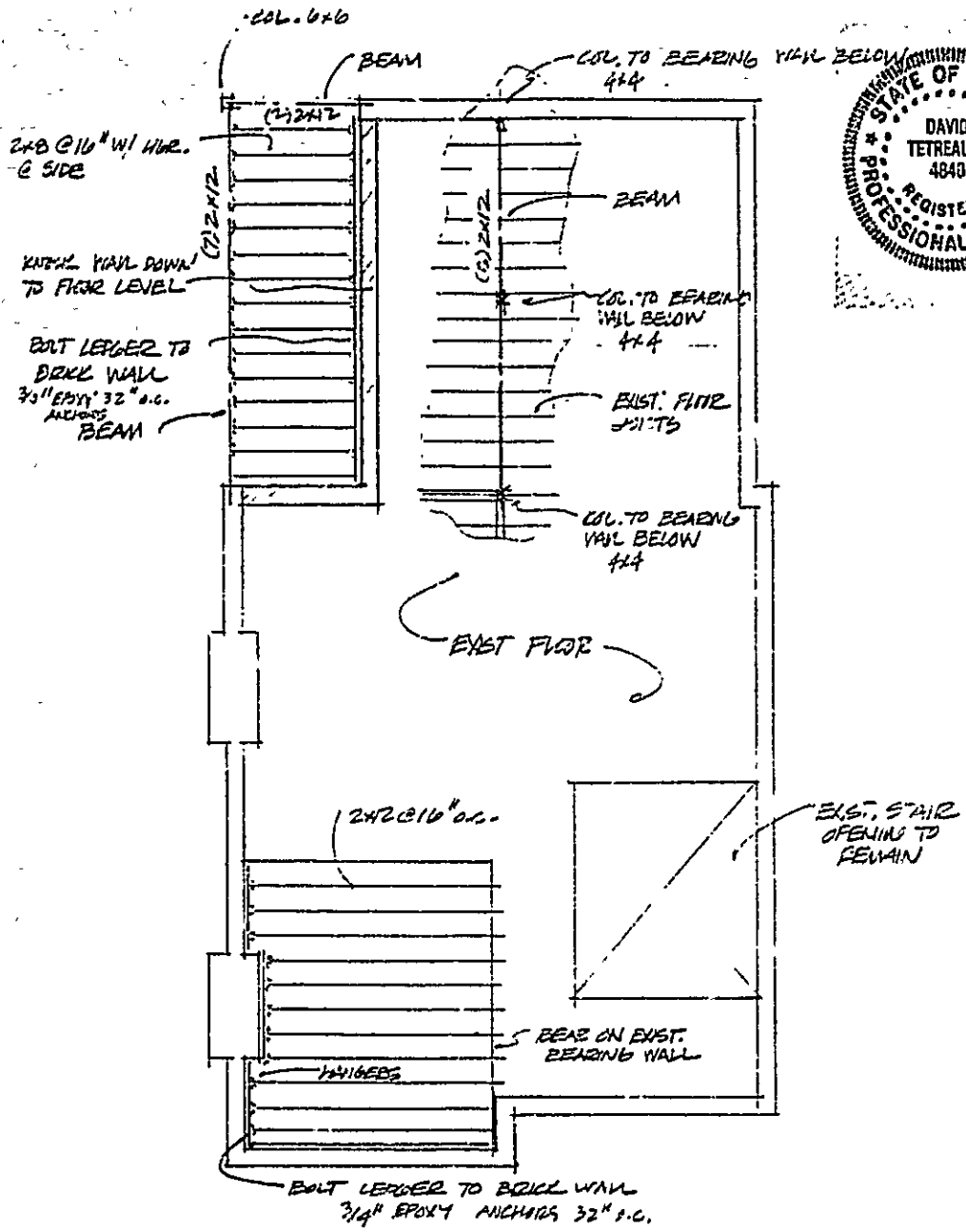


EMERSON CRIMMERS  
(TYP.)

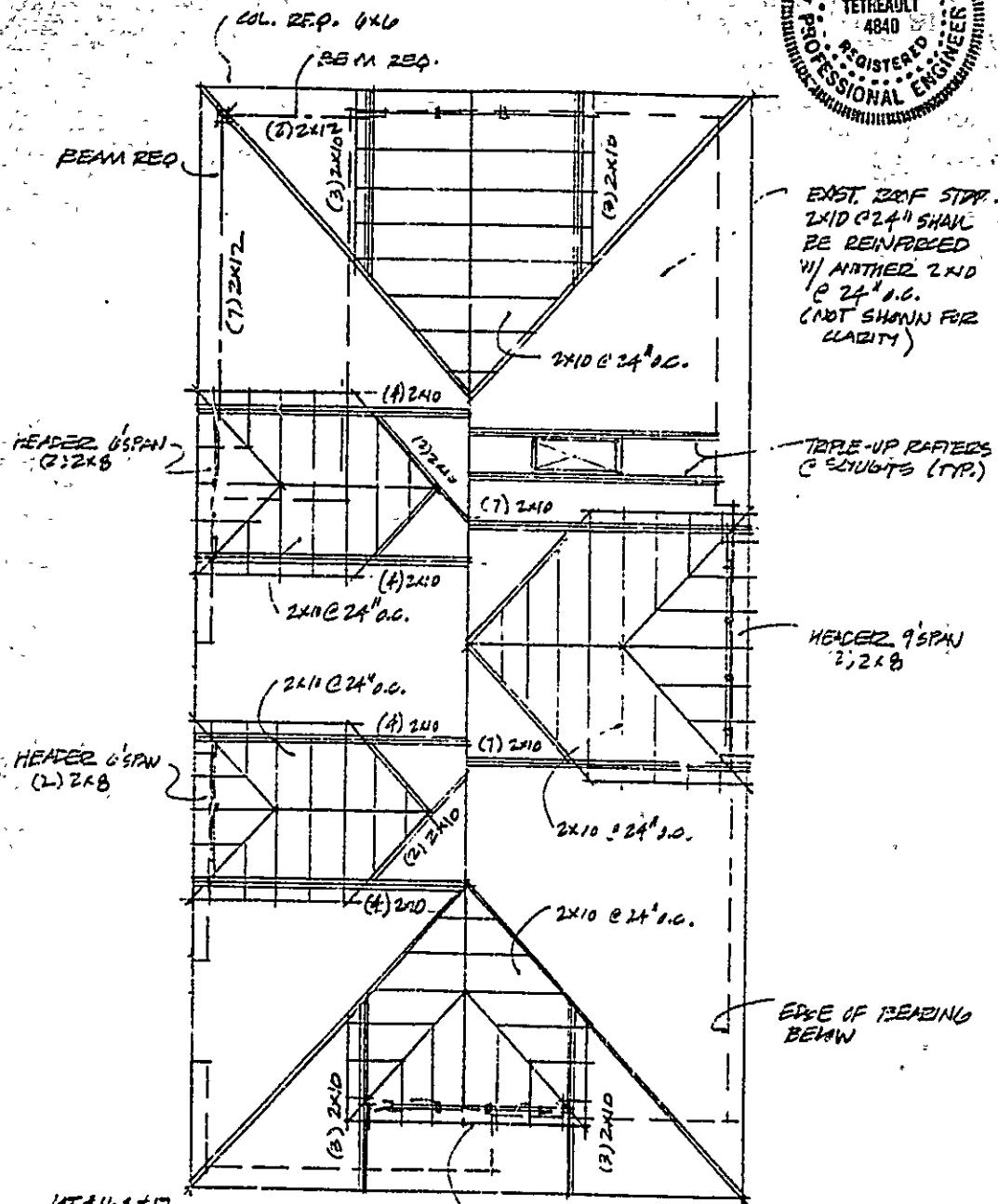
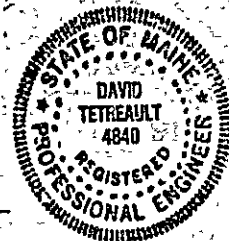


15 FEB #17  
ECCEN / O'CONNELL  
FIRST FLOOR FRAMING  
1/2 3 11/11

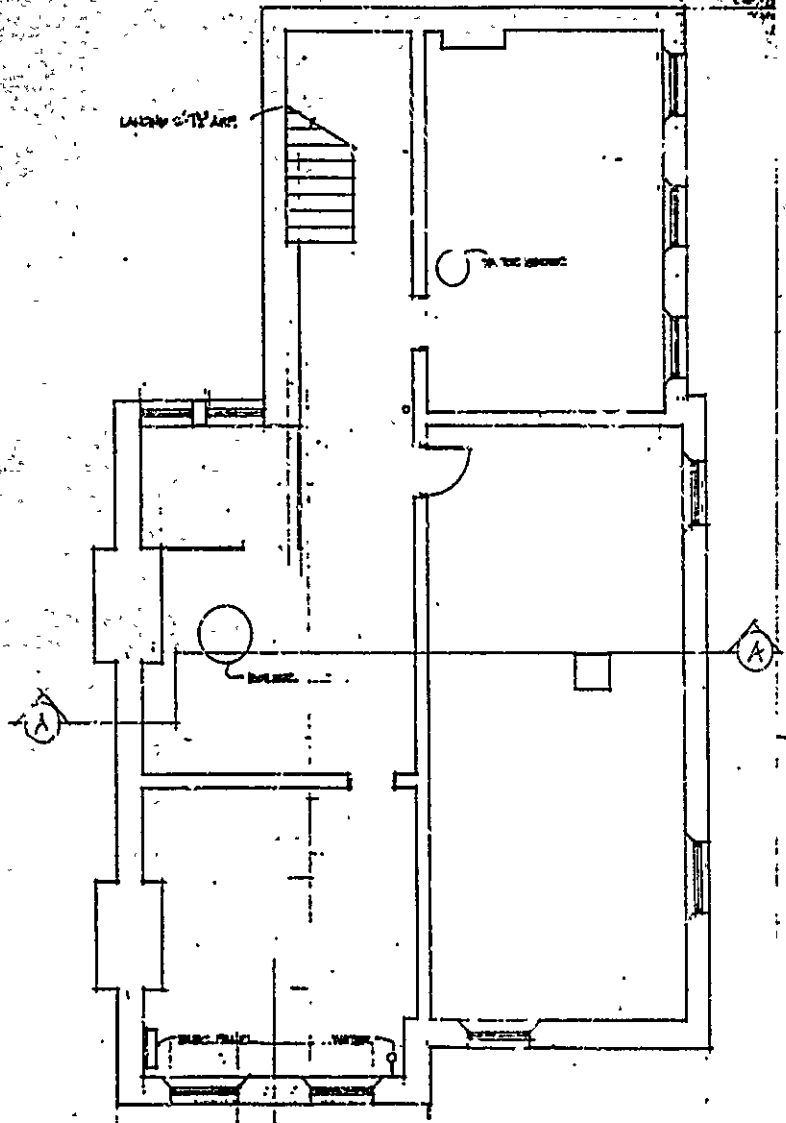
CUSHING FUND  
VAN DAM & REINER ARCHITECT



LOT #16 & #17  
 BREW/O'CONNELL  
 LUSHING ISLAND  
SECOND FLOOR FRAMING PLAN  
 1/8" = 1'-0"  
 VAN DAM & BENNETT ARCHTS



WT #169 #17  
 BREWSTER DUSHING ISLAND  
 FARMER FRAMING PLAN (ROOF IS EXISTING)  
 1/8" = 1'-0"  
 VAN DAM & RENNER ARCHTS



LOT #16 & #17.

EXISTING CONDITIONS

FREN/DEANNEAU

BASEMENT PLAN

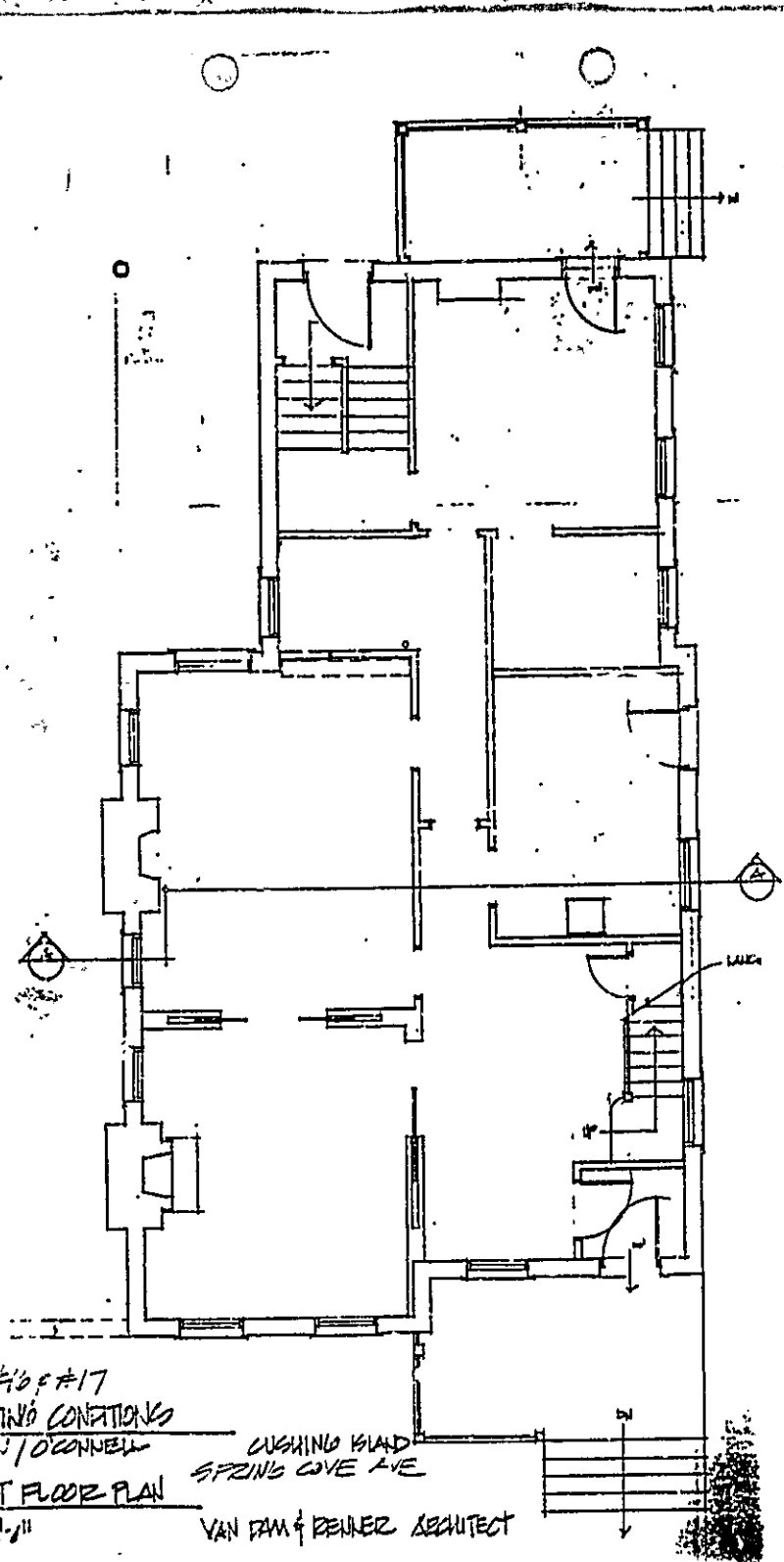
101-1-01

SPRING GVE AVE

CLEWING LAND

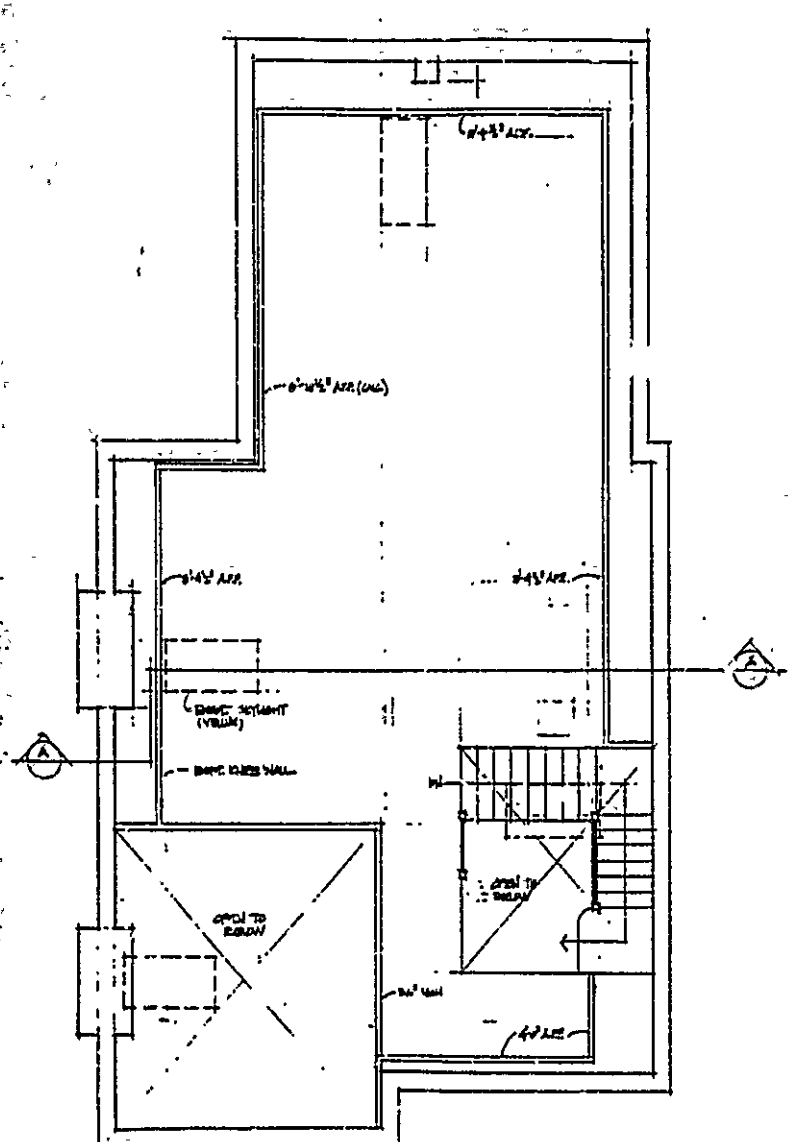
VAN DAM & RENNER ARCHITECTS

11



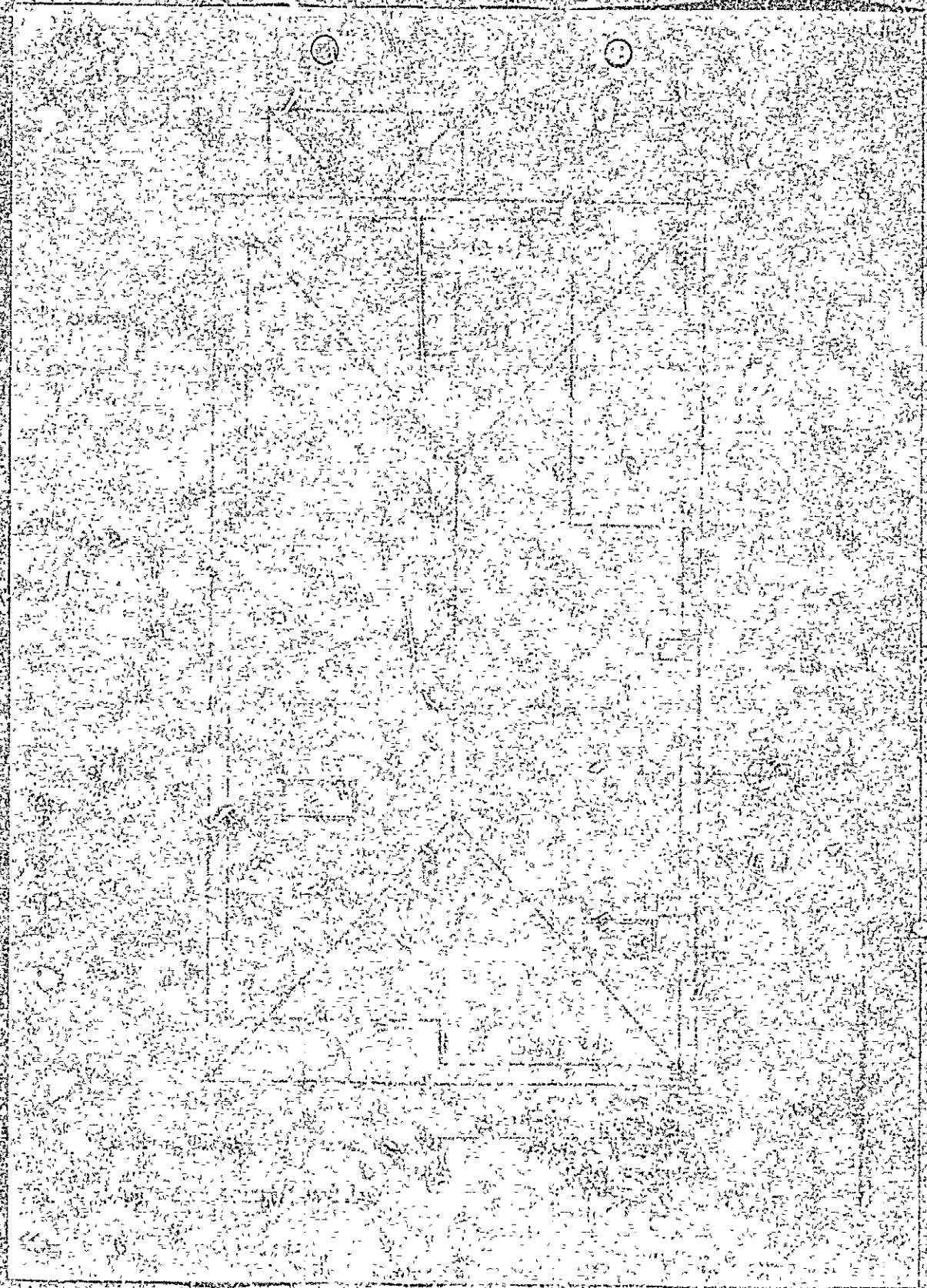
#16 & #17  
 EXISTING CONDITIONS  
 BREW/O'CONNELL  
 FIRST FLOOR PLAN  
 1/8" = 1'-0"

CUSHING BLVD  
 SPRING COVE AVE  
 VAN DAM & DEJNER ARCHITECT

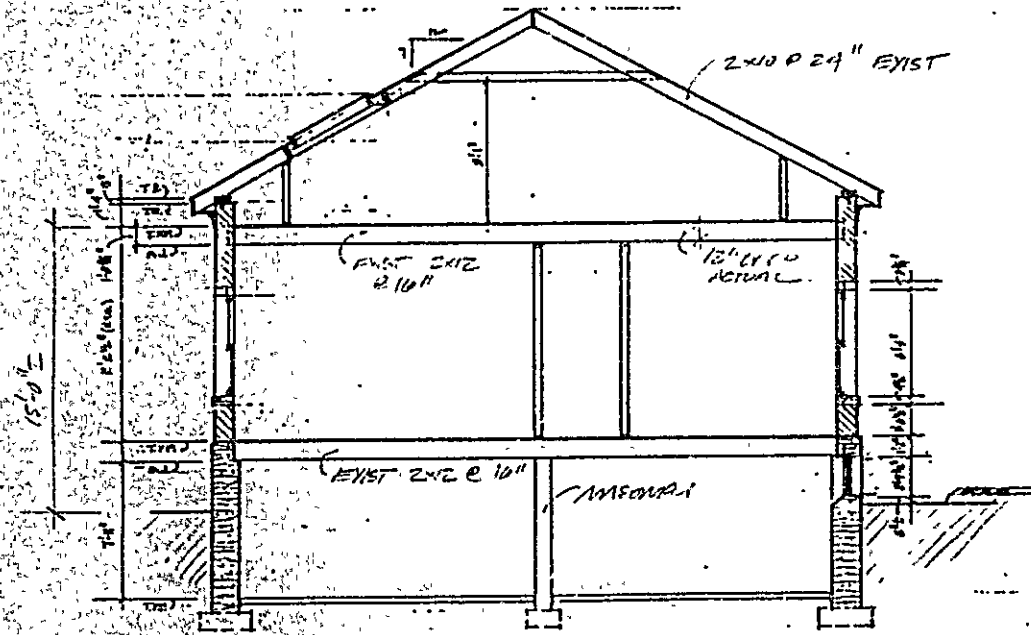


LOT #16 #.7  
 EXISTING CONDITIONS  
 BREW/O'CONNELL SPRING LAKE AVE CUSHING ISLAND  
 SECOND FLOOR PLAN  
 1/8/11-01

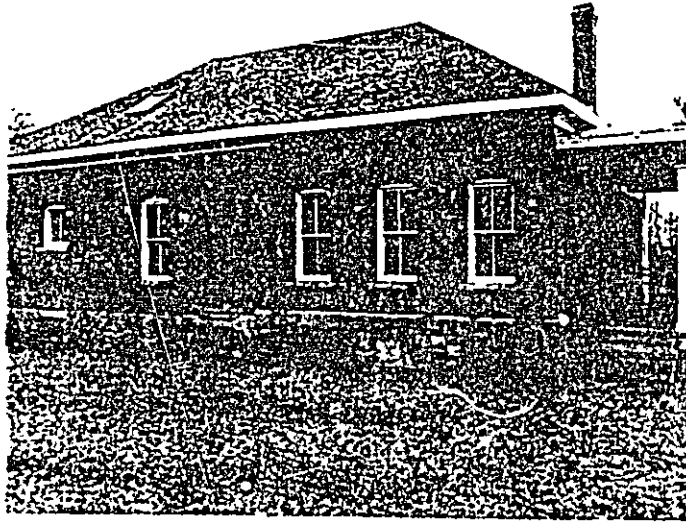
13  
 VAN DAM & RENNER ARCHITECTS



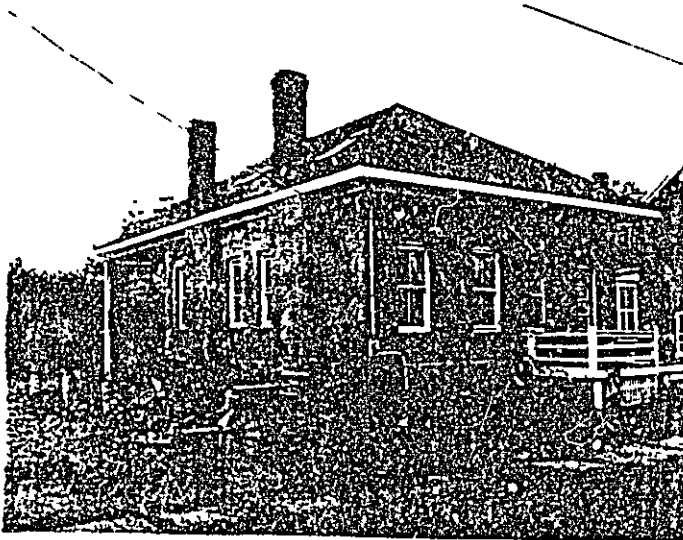




LOT #109 #17  
 EXISTING CONDITIONS  
 EBEN O'CONNELL SPRING COVE AVE. CUSHING ISLAND  
 SECTION A-A  
 1/8" = 1'-0"  
 VALENTIN FENNER ARCHITECTS



LOOKING SOUTH



LOOKING NORTH

5#10 & #7

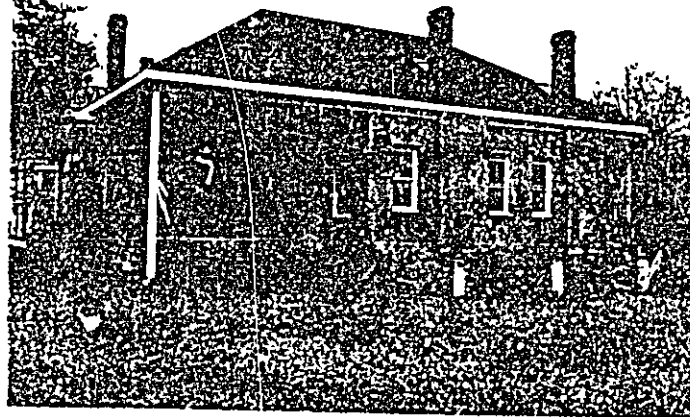
PHOTOS OF EAST BLDG.

3/28/1936

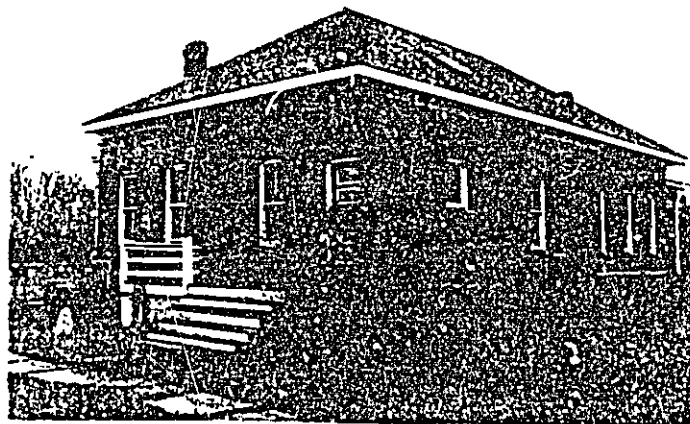
SPRING WHE ARE

SUSAN'S SAND

WILLIAM & ZENNER ARCHITECTS



LOOKING EAST



LOOKING WEST

LOT #16 & #17

PHOTOS OF ENCL. BLDG.

EEEN) O'CONNELL

SPCIB WVE P.E

158112 SPND

'AMJAM & ZENER FOR ETS

**PLUMBING APPLICATION**

106-C-16-17

Department of Human Services  
Division of Health Engineering  
(207) 289-3826

**PROPERTY ADDRESS**

Town Or Plantation: Cushings Island  
 Street Subdivision Lot #: 106-17-16 Spring Cove Ave.

**PROPERTY OWNERS NAME**

Last: Brew First: Dwight  
 Applicant Name: Salsusky & Sons Pl & HG

Mailing Address of Owner/Applicant (if Different): P.O. Box 242 Cape Cottage Ct. Cape Elizabeth Maine

**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: \_\_\_\_\_

FOR TOWN COPY

DATE PERMIT ISSUED: 12-24-93 FEE: 30  CHARGED

4283 L.P.I. # 0124

Local Plumbing Inspector Signature: \_\_\_\_\_  
 Chief Plumbing Inspector

**Caution: Inspection Required**

I have inspected the installation authorized above and found it to be in compliance with the Maine Plumbing Rules

Local Plumbing Inspector Signature: C.W.I. Date Approved: 6-14-93

**PERMIT INFORMATION**

<b>This Application is for</b>	<b>Type Of Structure To Be Served:</b>	<b>Plumbing To Be Installed By:</b>
1. <input checked="" type="checkbox"/> NEW PLUMBING 2. <input type="checkbox"/> RELOCATED PLUMBING	1. <input checked="" type="checkbox"/> SINGLE FAMILY DWELLING 2. <input type="checkbox"/> MODULAR OR MOBILE HOME 3. <input type="checkbox"/> MULTIPLE FAMILY DWELLING 4. <input type="checkbox"/> OTHER - SPECIFY _____	1. <input checked="" type="checkbox"/> MASTER PLUMBER 2. <input type="checkbox"/> OIL BURNERMAN 3. <input type="checkbox"/> MFG'D. HOUSING DEALER/MECHANIC 4. <input type="checkbox"/> PUBLIC UTILITY EMPLOYEE 5. <input type="checkbox"/> PROPERTY OWNER
		LICENSE # <u>0123091</u>

Hook-Up & Piping Relocation Maximum of 1 Hook-Up	Column 2 Type of Fixture		Column 1 Type of Fixture	
	Number	Type of Fixture	Number	Type of Fixture
HOOK-UP, to public sewer in those cases where the connection is not regulated and inspected by the local Sanitary District  <b>OR</b>  HOOK-UP to an existing subsurface wastewater disposal system  PIPING RELOCATION, of sanitary lines, drains, and piping without new fixtures		Hosebibb / Sillcock	2	Bathtub (and Shower)
		Floor Drain		Shower (Separate)
		Urinal	1	Sink
		Drinking Fountain	3	Wash Basin
		Indirect Waste	3	Water Closet (Toilet)
		Water Treatment Softener, Filter, etc	1	Clothes Washer
		Grease/Oil Separator		Dish Washer
		Dental Cuspidor		Garbage Disposal
		Bidet		Laundry Tub
		Other: _____		Water Heater
Number of Hook-Ups & Relocations				
\$ Hook-Up & Relocation Fee		Fixtures (Subtotal) Column 2	10	Fixtures (Subtotal) Column 1
SEE PERMIT FEE SCHEDULE FOR CALCULATING FEE			10	Fixtures (Subtotal) Column 2
				Total Fixtures
			\$ 30.	Fixture Fee
			\$	Hook-Up & Relocation Fee
			\$ 30.	Permit Fee (Total)

TOWN COPY



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

Date Oct. 31, 19 85  
 Receipt and Permit number D-05171

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: 106 C-C- 016 Cushing Island Spring Cove Ave  
 OWNER'S NAME: Charles Meredith ADDRESS: Yankton, So. Dakota

<b>OUTLETS:</b>	Receptacles _____	Switches _____	Plugmold _____	ft. TOTAL <u>1-30</u> .....	<u>3.00</u>
<b>FIXTURES: (number of)</b>	Incandescent <u>x</u>	Flourescent _____	(not strip) TOTAL <u>15</u> .....	<u>3.50</u>	
	Strip Flourescent _____	ft. ....			
<b>SERVICES:</b>	Overhead <u>x</u>	Underground _____	Temporary _____	TOTAL amperes <u>200</u> ..	<u>3.00</u>
<b>METERS: (number of)</b>	<u>1</u> .....				<u>.50</u>
<b>MOTORS: (number of)</b>	Fractional _____				
	1 HP or over _____				
<b>RESIDENTIAL HEATING:</b>	Oil or Gas (number of units) _____				
	Electric (number of rooms) _____				
<b>COMMERCIAL OR INDUSTRIAL HEATING:</b>	Oil or Gas (by a main boiler) _____				
	Oil or Gas (by separate units) _____				
	Electric Under 20 kws _____	Over 20 kws _____			
<b>APPLIANCES: (number of)</b>	Ranges _____	<u>x</u>	Water Heaters _____	<u>x</u>	
	Cook Tops _____		Disposals _____		
	Wall Ovens _____		Dishwashers _____		
	Dryers _____		Compactors _____		
	Fans _____		Others (denote) _____		
	<b>TOTAL</b> .....				<u>3.00</u>
<b>MISCELLANEOUS: (number of)</b>	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 _____				

FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT ..... INSTALLATION FEE DUE:  
 FOR REMOVAL OF A "STOP ORDER" (304-16.b) ..... DOUBLE FEE DUE:  
 ready at your convenience TOTAL AMOUNT DUE: 13.00

**INSPECTION:**  
 Will be ready on \_\_\_\_\_, 19\_\_\_\_; or Will Call \_\_\_\_\_  
**CONTRACTOR'S NAME:** Seabee Electric  
**ADDRESS:** 75 Commercial St.  
**TEL:** 774-4880  
**MASTER LICENSE NO.:** 3014 **SIGNATURE OF CONTRACTOR:** \_\_\_\_\_  
**LIMITED LICENSE NO.:** \_\_\_\_\_

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



ELECTRICAL INSTALLATIONS

CITY OF PORTLAND, MAINE  
DIVISION OF INSPECTION SERVICES

DEMOLITION CALL LIST

Therster Company

106 C

PLOT #

hereby requests permission to open  
beginning on the following date April 9, 1985

for the following work as described: demolition of buck burn out

UTILITY APPROVAL

Ed Latham

CITY OF PORTLAND

CENTRAL MAINE POWER CO.  
Water Department -  
772-7111, ext. 290, 292  
Date: April 3, 1985

DEPARTMENT OF PARKS/PUBLIC WORKS  
Sewer Division - McCaum  
775-5451, ext. 463  
Date: April 3, 1985

NEW ENGLAND TELEPHONE  
Co. Safe Center  
1-800-225-4977  
Date: April 3, 1985

Diagnose #  
851  
195

DEPARTMENT OF PARKS/PUBLIC WORKS  
Traffic Division - Mi  
775-5451, ext. 468, 469  
Date: April 3, 1985

OTHER UTILITIES  
Distribution Department  
797-3002  
Date: April 3, 1985

DEPARTMENT OF PARKS/PUBLIC WORKS  
Forestry Division  
775-5451, ext. 333, 350, 351  
Date: April 3, 1985, Wayne Park Secretary

PORTLAND WARE DISTRICT  
John Libby  
774-3961, ext. 205  
Date: April 3, 1985

3-20  
1985

DEPARTMENT OF PLANNING/URBAN DEVELOPMENT  
Inspection Services Division  
775-5451, ext. 374 (rodent/vermin/asbestos)  
Date: John Kardolieski April 3, 1985

PUBLIC CABLE CO. (T.V.)  
George Gushy  
775-2231  
Date: April 3, 1985

FIRE DEPARTMENT  
Communications - Sam Allen Freeman  
775-6361, ext. 321, 322  
Date: April 3, 1985 OK

ASBESTOS NOTIFICATION

United States Environmental Protection Agency  
Region I, Air Management Division  
Room 2310  
J.F.K. Federal Building  
Boston, MA 02103

Maine Department of Environmental  
Protection  
Bureau of Air Quality Control  
State House Station 17  
Augusta, ME 04333  
Attn: Catharine Clayton-Richardson

RECEIVED  
APR 8 1985  
DEPT. OF BLDG. INSP.  
CITY OF PORTLAND

I have contacted all of the above utility companies and/or necessary City departments.

DATE: April 4, 1985

SIGNED:

John C. Threlk

CITY OF PORTLAND, MAINE  
BUILDING & INSPECTION SERVICES

Date APRIL 9, 1985

To: The Thaxter Company

Contractor

41A Union Wharf

With relation to permit applied for to demolish a 2 story dwelling  
at (address) 106-Ce-14 Spring Cove Ave. Cushing Isl.

(owner) Charles Meredith. It is unlawful to commence demolition work until a permit has been issued from this department.

313  
Section 6 of the Ordinance for rodent and vermin control provides, "It shall be unlawful to demolish a building or structure unless provision is made for rodent and vermin eradication. No permit for the demolition of a building or structure shall be issued by the Building and Inspection Services Department until and unless provisions for rodent and vermin eradication have been carried out under supervision of a pest control operator registered with the Health Department."

The building permit for demolition cannot be issued until the provisions of this section have been satisfied. It is the obligation of owner or demolisher contractor or both to take up with the Health Department the matter of complying with this section, being prepared to inform that department what registered pest control operator is to be employed.

NOTICE - PER MUNICIPAL CODE  
A PERMIT TO DEMOLISH OR REMOVE A  
STRUCTURE SHALL EXPIRE THIRTY (30)  
DAYS AFTER THE DATE OF ISSUANCE.

Very truly yours,

P. Samuel Hoffses  
Chief of Inspection Services

Health Department comments: No Infestation found  
has small amount of asbestos coating. Will be  
removed by contractor to legal dumpsite. A.D.

Copies to:

- 2 - Health - Environ. (Mr. Vandolowski)
- 1 - Health - (Mr. Noyes)
- 1 - Public Works - exten. Sanitation - 52 Hancock St. (Savage)
- 1 - Fire Dept.

SUE BRIDGES



APPLICATION FOR PERMIT

PERMIT ISSUED

B.O.C.A. USE GROUP .....

B.O.C.A. TYPE OF CONSTRUCTION ..... 0 298 .....

APR 10 1985

ZONING LOCATION ..... PORTLAND, MAINE April 9, 1985

CITY OF PORTLAND

To the CHIEF 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 106-Cc-16 Spring Cove Ave. Cushing Isl. Fire District #1 , #2

1. Owner's name and address ... Charles Meredith - Ohio Telephone .....

2. Lessee's name and address .....

3. Contractor's name and address ... The Thaxter Company - 11A Union Wharf Telephone ... 774-5553

Proposed use of building ..... No. of stories .....

Last use ..... 2 family dwelling ..... No. families .....

Material ..... No. stories ..... Heat ..... Style of roof ..... Roofing .....

Other buildings on same lot .....

Estimated construction cost \$ .....

FIELD INSPECTOR—Mr. .... Appeal Fees \$ .....

@ 775-5451

Base Fee .. 25.00 .....

Late Fee .....

TOTAL \$ .....

To demolish 2 story building last used as 2 family dwelling.

Stamp of Special Conditions

send permit to # 3 04101

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

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.

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 ..... 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

MISCELLANEOUS

BUILDING INSPECTION—PLAN EXAMINER ..... Will work require disturbing of any tree on a public street? .....

ZONING .....

BUILDING CODE: ..... Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? .....

Fire Dept. ....

Health Dept. ....

Others: .....

Signature of Applicant

John Thaxter

Phone # same

Type Name of above

John Thaxter for

The Thaxter Co. / Charles Meredith

and Address

FIELD INSPECTOR'S COPY

APPLICANT'S COPY

OFFICE FILE COPY

Handwritten signature

NOTES

7-24-86 - Left  
action taken down  
to base. O.K. Right  
action resumed O.K. All

Permit No. 85/298

Location

Owner

Date of permit 4-9-85

Approved 4-10-85

Dwelling Alvin H. Buckley

Garage

Alteration

Alvin H. Buckley  
Alvin H. Buckley

Alvin H. Buckley

Large grid area with horizontal lines, mostly crossed out with a large diagonal line.



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

Date 6/25/91, 19  
 Receipt and Permit number 4389

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: 106-C-17,16 - Springcove Ave- Cushing Island  
 OWNER'S NAME: Dwight Brew ADDRESS: same

OUTLETS:		FEE\$
Receptacles: <u>X</u>	Switches <u>X</u>	Plugmold _____ ft. TOTAL <u>50</u> .....
FIXTURES: (number of)		<u>10.00</u>
Incandescent _____	Flourescent _____ (not strip)	TOTAL _____
Strip Flourescent _____ ft.		
SERVICES:		
Overhead <u>X</u>	Underground _____	Temporary _____ TOTAL amperes <u>100</u> .....
METERS: (number of) <u>1</u>		<u>15.00</u>
MOTORS: (number of)		<u>1.00</u>
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 Cen'ral 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: 26.00

INSPECTION: already done  
 Will be ready on \_\_\_\_\_ 19\_\_\_\_; or Will Call \_\_\_\_\_  
 CONTRACTOR'S NAME: Paul R. Goudreau please call  
 ADDRESS: Portland Ave - Old Orchard Beach  
 TEL: 934-0513  
 MASTER LICENSE NO. Kevin Beaulieu SIGNATURE OF CONTRACTOR: [Signature]  
 LICENSE NO. #14389

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



APPLICATION FOR PERMIT

PERMIT ISSUED

B.O.C.A. USE GROUP . . . . .

B.O.C.A. TYPE OF CONSTRUCTION . . . . . 0.451

MAY 18 1985

ZONING LOCATION . . . . . PORTLAND, MAINE . . . . . May 7, 1985

CITY of PORTLAND

To the CHIEF 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 . . . . . 106-CC-16, Spring Cove Ave., Cushing Island . . . . . Fire District #1 , #2

1. Owner's name and address . Charles Meredith - Yarmington, Ohio . . . . . Telephone . . . . .

2. Lessee's name and address . . . . . Telephone . . . . .

3. Contractor's name and address . . The Thaxter Company - 41A Union Wharf . . . . . Telephone . . . . . 774-5553

Proposed use of building . . . . . No. of sheets . . . . .

Last use . . . . . No families . . . . .

Material . . . . . No. stories . . . . . Heat . . . . . Style of roof . . . . . Roofing . . . . .

Other buildings on same lot . . . . .

Estimated contractor cost \$ . . . . . 18,000 . . . . .

FIELD INSPECTOR—Mr. . . . . . Appeal Fees \$ . . . . .

@ 775-5431 . . . . . Base Fee . . . . . 100.00

Late Fee . . . . .

TOTAL \$ . . . . .

To repairing after fire to return to original condition making smaller and replacing roof as per plans.

3 sheets of plans.  
send permit to # 3 04101

Stamp of Special Conditions

PERMIT WITH LETTER

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

DETAILS OF NEW WORK

Is any plumbing involved in this work? . . . . . Yes . . . . . Is any electrical work involved in this work? . . . . . Yes . . . . .  
If connection to be made to public sewer? . . . . . If not, what is proposed for scwage? . . . . . existing septic system  
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 . . . . .  
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 . . . . . number commercial cars to be accommodated . . . . .  
Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? . . . . .

APPROVAL BY: . . . . . DATE . . . . .  
BUILDING INSPECTION—PLAN EXAMINER . . . . .  
ZONING: . . . . .  
BUILDING CODE: . . . . .  
Fire Dept.: . . . . .  
Health Dept.: . . . . .  
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 . . . . . John Thaxter . . . . . Phone # . . . . . Same . . . . .

Type Name of above . . . . . John Thaxter for The Thaxter Co. 1  2  3  4   
Other . . . . .  
and Address . . . . .

FIELD INSPECTOR'S COPY

APPLICANT'S COPY

OFFICE FILE COPY

H.A.

APPLICATION FOR PERMIT

PERMIT ISSUED

B.O.C.A. USE GROUP

B.O.C.A. TYPE OF CONSTRUCTION

0298

APR 10 1985

ZONING LOCATION

PORTLAND, MAINE, April 9, 1985

CITY OF PORTLAND

To the CHIEF 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 106-Cc-16 Spring Cove Ave, Cushing Isl.

Fire District #1  #2

1. Owner's name and address Charles Meredith - Ohio

Telephone

2. Lessee's name and address

Telephone

3. Contractor's name and address The Thaxter Company - 41A Union Wharf

Telephone 774-5553

Proposed use of building

No. of sheets

Last use 2 family dwelling

No. families

Material

No. stories

Heat

Style of roof

Roofing

Other buildings on same lot

Estimated contractual cost \$

Appeal Fees \$

FIELD INSPECTOR - Mr.

@ 775-5451

Base Fee

25.00

Late Fee

TOTAL

To demolish 2 story building last used as 2 family dwelling.

Stamp of Special Conditions

send permit to # 3 04101

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

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 storage?
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.
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 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

MISCELLANEOUS

BUILDING INSPECTION - PLAN EXAMINER

Will work require disturbing of any tree on a public street?

ZONING

BUILDING CODE

Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed?

Fire Dept.

Health Dept.

Others:

Signature of Applicant John Thaxter for The Thaxter Co. / Charles Meredith

Phone # same

Type Name of above 1 2 3 4 Other and Address



APPLICATION FOR PERMIT

PERMIT ISSUED

B.O.C.A. USE GROUP .....

MAY 18 1985

B.O.C.A. TYPE OF CONSTRUCTION ..... 0431

ZONING LOCATION ..... PORTLAND, MAINE May 7, 1985

CITY OF PORTLAND

To the CHIEF 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 ..... 106-CC-16 Spring Cove Ave. Cushing Island Fire District #1  #2

1. Owner's name and address ..... Charles Meredith - Barnabon, Ohio Telephone .....

2. Lessee's name and address ..... The Thaxter Company - 41A Union Wharf Telephone 774-5953

3. Contractor's name and address ..... Telephone .....

Proposed use of building ..... No. of sheets .....

Last use ..... No. families .....

Material ..... No. stories ..... Heat ..... Style of roof ..... Roofing .....

Other buildings on same lot ..... 18,000 .....

Estimated contractual cost \$ ..... Appeal Fees \$ .....

FIELD INSPECTOR - Mr. .... @ 775-5451 Base Fee ..... 100.00

Late Fee .....

TOTAL \$ .....

To repairing after fire to return to original condition making smaller and replacing roof as per plans. 3 sheets of plans.

Stamp of Special Conditions

Send permit to # 3 04101

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

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 ..... 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.

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 ..... 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 MISCELLANEOUS

BUILDING INSPECTION - PLAN EXAMINER ..... Will work require disturbing of any tree on a public street? .....

ZONING: .....

BUILDING CODE: ..... Will there be in charge of the above work a person competent

Fire Dept. .... to see that the State and City requirements pertaining thereto

Health Dept. .... are observed? .....

Others: .....

Signature of Applicant John Thaxter for the Thaxter Co. Phone # .....

Type Name of above ..... 1  2  3  4

Other ..... and Address .....

Permit # \_\_\_\_\_ City of Portland BUILDING PERMIT APPLICATION Fee \$645 Zone \_\_\_\_\_ Map # \_\_\_\_\_ Lot # \_\_\_\_\_  
 Please fill out any part which applies to job. Proper plans must accompany form.

Owner: -future - Dwight Brew Phone # 603 472 7366  
 & Carolyn O'Connell  
 Address: 118 Boston Post RD; Amherst, NH 03031  
 LOCATION OF CONSTRUCTION 106-C-17;10 Spring Cove Area  
 Contractor: ? Sub: Cushing  
 Address: \_\_\_\_\_ Phone # \_\_\_\_\_  
 Est Construction Cost: \$125,000 Proposed Use: single family  
 Past Use: single  
 # of Existing Res. Units \_\_\_\_\_ # of New Res. Units \_\_\_\_\_  
 Building Dimensions L \_\_\_\_\_ W \_\_\_\_\_ Total Sq. Ft. \_\_\_\_\_  
 # Stories \_\_\_\_\_ # Bedrooms \_\_\_\_\_ Lot Size \_\_\_\_\_  
 Is Proposed Use: Seasonal  Condominium  Co-ops   
 Explain Conversion construct dormers, and deck- renovate interior

For Official Use Only  
 Date 1/24/90  
 Inside Fire Limits \_\_\_\_\_  
 Bldg Code \_\_\_\_\_  
 Time Limit \_\_\_\_\_  
 Estimated Cost \$125,000  
 Subdivision: \_\_\_\_\_  
 Lot \_\_\_\_\_  
 Ownership: FEB 6 1990  
 City Of Portland  
 Zoning: TR-1  
 Street Frontage Provided \_\_\_\_\_  
 Provided Setbacks: Front \_\_\_\_\_ Back \_\_\_\_\_ Side \_\_\_\_\_ Side \_\_\_\_\_  
 Review Required:  
 Zoning Board Approval: Yes \_\_\_\_\_ No \_\_\_\_\_ Date: \_\_\_\_\_  
 Planning Board Approval: Yes \_\_\_\_\_ No \_\_\_\_\_ Date: \_\_\_\_\_  
 Conditional Use: Yes \_\_\_\_\_ No \_\_\_\_\_ Variance \_\_\_\_\_ Site Plan \_\_\_\_\_ Subdivision \_\_\_\_\_  
 Sh-land Zoning Yes \_\_\_\_\_ No \_\_\_\_\_ Floodplain Yes \_\_\_\_\_ No \_\_\_\_\_  
 Special Exception \_\_\_\_\_  
 Other (Explain) OK WDA 2-6-90

MAIL: Van Dam & Renner, Architects  
 Foundations: 66 West St; Portland, ME 04102 (Scott Palmer)

1. Type of Soil: \_\_\_\_\_
2. Set Backs - Front \_\_\_\_\_ 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 \_\_\_\_\_ Size: \_\_\_\_\_
  7. Other Material \_\_\_\_\_

- Exterior Walls:
1. Stud Size \_\_\_\_\_ Spacing \_\_\_\_\_
  2. No. of Studs \_\_\_\_\_
  3. Header Size \_\_\_\_\_
  4. Header Spacing \_\_\_\_\_ Span(s) \_\_\_\_\_
  5. Bracing 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 \_\_\_\_\_

- Ceiling:
1. Ceiling Joists Size \_\_\_\_\_
  2. Ceiling Strapping Size \_\_\_\_\_ Spacing \_\_\_\_\_
  3. Type Ceilings \_\_\_\_\_
  4. Insulation Type \_\_\_\_\_ Size \_\_\_\_\_
  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:
1. Type: \_\_\_\_\_
  2. Pool Size: \_\_\_\_\_ x \_\_\_\_\_ Square Footage \_\_\_\_\_
  3. Must conform to National Electrical Code and State Law.
- Permit Received By Louise Chase  
 Signature of Applicant Scott Palmer Date 24 JAN 90  
 Signature of CEO Scott Palmer Date \_\_\_\_\_  
 Inspection Dates \_\_\_\_\_

White-Tax Assessor

Yellow-GPCOG

White Tag - CEO



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### PLUMBING APPLICATION

PROPERTY ADDRESS

Town Or Plantation Cushings Island

Street Subdivision Lot # 106-C-17-16

PROPERTY OWNERS NAME

Last: Brew First: Dwight

Applicant Name: Solevsky & Sons Pl & HG

Mailing Address of Owner/Applicant (If Different)

P.O. Box 242 Cape Cottage B Cape Elizabeth Maine

#### 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

PORTLAND PERMIT # 4283 STATE COPY

Date Issued: 12-24-91 Fee: \$130.00 State Fee Charged:

Chief Plumbing Inspector: [Signature] License # 01241

#### Caution: Inspection Required

I have inspected the installation authorized above and found it in compliance with the Maine Plumbing Rules.

[Signature] Local Plumbing Inspector Signature

6/16/94 Date Approved

### PERMIT INFORMATION

This Application is for

- NEW PLUMBING  
 RELOCATED PLUMBING

Type Of Structure To Be Served:

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

Plumbing To Be Installed By:

- MASTER PLUMBER  
 OIL BURNERMAN  
 MFG'D. HOUSING DEALER/MECHANIC  
 PUBLIC UTILITY EMPLOYEE  
 PROPERTY OWNER

LICENSE # 023091

Hook-Up & Piping Relocation Maximum of 1 Hook-Up	Number	Column 2 Type of Fixture	Number	Column 1
				Type of Fixture
<p>HOOK-UP: to public sewer in those cases where the connection is not regulated and inspected by the local Sanitary District</p> <p>OR</p> <p>HOOK-UP: to an existing subsurface wastewater disposal system.</p> <p>PIPING RELOCATION: of sanitary lines, drains, and piping without new fixtures.</p>		Hosebibb / Silcock	2	Bathub (and Shower)
		Floor Drain		Shower (Separate)
		Urinal	1	Sink
		Drinking Fountain	3	Wash Basin
		Indirect Waste	3	Water Closet (Toilet)
		Water Treatment Softener, Filter, etc.	1	Clothes Washer
		Grease/Oil Separator		Dish Washer
		Dental Cuppidor		Garbage Disposal
		Bidet		Laundry Tub
		Other. _____		Water Heater
Number of Hook-Ups & Relocations		Fixtures (Subtotal) Column 2	10	Fixtures (Subtotal) Column 1
Hook-Up & Relocation Fee				Fixtures (Subtotal) Column 2
			10	Total Fixtures
			\$ 30	Permit Fee
			\$	Hook-Up & Relocation Fee
			\$ 30	Permit Fee (Total)

SEE PERMIT FEE SCHEDULE FOR CALCULATING FEE



BOCA BASIC BUILDING CODE - 1984

Section 809.4 - Emergency Escape

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 (0.53 m<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).

Section 1716.3.4 - Sleeping Areas and Dwelling Units

In addition to any automatic fire alarm system required by Sections 1716.3.2 and 1716.3.3, a minimum of one single station smoke detector shall be installed in each guest room, suite or sleeping area in buildings of Use Groups R-1 and I-1 and in dwelling units in the immediate vicinity of the bedrooms in buildings of Use Group R-2 or R-3. When actuated, the detector shall provide an alarm suitable to warn the occupants within the individual unit (see Section 1717.3.1).

In buildings of Use Groups R-1 and R-2 which have basements, an additional smoke detector shall be installed in the basement. In buildings of Use Group R-3, smoke detectors shall be required on every story of the dwelling unit, including basements.

In dwelling units with split levels, a smoke detector installed on the upper level shall suffice for the adjacent lower level provided the lower level is less than one full story below the upper level. If there is an intervening door between the adjacent levels, a smoke detector shall be installed on both levels.

All detectors shall be installed in an approved location, where more than one detector is required to be installed within an individual dwelling unit, the detectors shall be wired in such a manner that the actuation of one alarm will actuate all the alarms in the individual unit.