

Location, Ownership and detail must be correct, complete and legible.

Separate application required for every building.

Plans must be filed with this application.

Application for Permit for Alterations, etc.

	To the Portland, June 24, 1919 191						
•	INSPECTOR OF BUILDINGS:						
	The undersigned applies for a permit to alter the following-described building:-						
	Ward,9 in fire-limits?10						
	Name of Owner or Lessee,						
	" Contractor, O. Ratorson.						
Descrip-	Architect,						
tion of	Material of Building is						
Present	Size of Building is3Get						
Bldg.	Cellar Wall is constructed of .concrete is inches wine on bottom and batters to manufacture of points.						
-	Underpinning is						
	Underpinning is						
	What was Building last used for?						
	What will Building now be used for?						
	DETAIL OF PROPOSED WORK						
	Build addition 20-20, pitch roof covered with shirtles						
•	the heilding ordinance						
···							
	\$1						
	IF EXTENDED ON ANY SIDE						
	Size of Extension, No. of feet long?; No. of feet wide?; No. of feet high above sidewark?						
	No. of Stories high?; Style of Roof?; Material of Roofing?						
	Of what material will the Extension be built						
	Of what material will be Extension be built immediately will be the thickness of External Walls? inches; and Party Walls inches.						
	How will the extension be occupied?						
	WHEN MOVED, RAISED OR BUILT UPON						
	No. of Stories in height when Moved, Raised or Built upon? Proposed Foundations						
	No of feet high from level of ground to highest part of Roof to be?						
	How many feet will the External Walls be increased in height?						
	IF ANY PORTION OF THE EXTERNAL OR PARTY WALLS ARE REMOVED						
	Will an opening be made in the Party or External Walls? Story						
ţ	Size of the opening? How protected?						
	How will the remaining portion of the wali be supported?						
	Signature of Owner or Authorized Representative						
	· Address,						

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may Prove

To the

INSPECTOR OF BUILDINGS:

	The undersigned applies for a permit to alter the following described building:	
	Location 14 Alba Street Ward 8 in fire-limits?	
Dagustu	Name of Owner or Lessee, A E Hamiin Address 21 5 Veranda	
Descrip-	" Contractor, CWHET	
tion of	" Architect,	
Present	Material of Building is	
Bldg.	Size of Building is feet long; feet wide. No. of Stories,	14 10
	Cellar Wall is constructed of is inches wide on bottom and batters to inches on top.	37
	inches thick; is feet in height,	-
	Height of Building	3
	What was Building last used for?	76
	What will Building new be used for? dwelling 2 families	III
	Retail of Proposed Work	П
	TAKE COWN ONTRICE Stairway and huild incide atcimus:	80
	Build piazza 10x12feet on second story set on posts all to comply with the building ordinance	Ā
21	all to comply with the building ordinance	Ž
•	<u>,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,</u>	Ö
	Estimated Cost & 200.	Ö
	If Extended On Any Side	וג ויו
	No. of Stories high?	୍ର
	Of what material will the Extension be built?	Ž
	Size of Extension, No. of feet long?; No. of feet wide?; No. of feet high above sidewalk? No. of Stories high?; Style of Roof?; Material of Rooding?	Ž
	How will the extension be occupied?	(ı)
	When Moved, Raised Built Upon No. of Stories in height when Moved, Raised, or Built upon? It connected with Main Building?	Š
	We of Contain to the Late Late Late Late Late Late Late Lat	ğ
	d The state of the	
	No. of feet high from level of ground to highest part of Roof to be?	
	How many feet will the External Walls be increased in height?	
	Te A Thursday and The Control of the	
	If Any Portion of the External or Party Walls Are Removed	
	Will an opening be made in the Party or External Walk? in	
	Size of the opening?	
	How will the remaining portion of the wall be supported?	
	Signsture of Owner or Authorized Representative	
	9 1 (Ita	



APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

PERMIT ISSURD

DITY of PORTIANT

Portland, Mo	ine, Sept. 29, 1954
To the INSPECTOR OF BUILDINGS, FORTLAND, MAIL	NE
The undersigned hereby applies for a permit to in ance with the Laws of Maine, the Building Code of the Cit	stall the following heating, cooking or power equipment in accord-
ance with the Laws of Maine, the Bunding Court of the Ch	New Building
Location 12 Alba St. Use of Building	ng 2-family dwelling No. Stories Existing
Name and address of owner of appliance Arthur Land	alkon, 12 Alba St.
Installer's name and address Community Oil Co.,	20/ Kennebec St. Telephone 2-/48L
General De	escription of Work
is a way a send amont in co	projection with existing steam heating system
(conversion)	
	OR BOWER BOWER
AF HEALSK,	OR POWER BOILER
Location of appliance Any burnabl	e material in floor surface or beneath?
If so, how protected?	Kind of fuel?
Minimum distance to burnable material, from top of a	ppliance or casing top of turnace
From top of smoke pipeFrom front of applications	nnce From sides or back of appliance
Other connections	to same flue
- 12	Rated maximum demand per nour
Will sufficient fresh air be supplied to the appliance to	insure proper and safe combustion?
	OII. BURNER
Com Rev	Labelled by underwriter's laboratories?yes
Name and type of burner	s oil supply line feed from top or bottom of tank? bottom
Will operator be always in attendancer	Size of vent pipe
Type of floor beneath burnerconcrete	Number and capacity of tanks 1-275 tal.
Location of oil storagebasement	Violities and capacity of tames No. 89A
Low water shut offves Make	Vatts No. 89A
Will all tanks be more than five feet from any flame?	yes How many tanks enclosed?
	ce burners none
IE COO	KING APPLIANCE
1F COO	KING 'APPLIANCE
Location of applianceA	KING APPLIANCE ny burnable material in floor surface or beneath?
Location of appliance A If so, how protected? Distant	KING APPLIANCE
Location of appliance A If so, how protected? Distant Skirting at bottom of appliance? Distant	KING 'APPLIANCE my burnable material in floor surface or beneath? Height of Legs, if any ce to combustible material from top of appliance? back From top of smokepipe
Location of appliance A If so, how protected? Distant Skirting at bottom of appliance? Distant From front of appliance From sides and	APPLIANCE my burnable material in floor surface or beneath? Height of Legs, if any more to combustible material from top of appliance? I back From top of smokepit?
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IF COOL Location of appliance A If so, how protected? Distant Skirting at bottom of appliance? Distant From front of appliance From sides and Size of chimney flue Other connection	KING APPLIANCE my burnable material in floor surface or beneath? Height of Legs, if any tee to combustible material from top of appliance? back From top of smokepige s to same flue Forced or gravity?
IF COOL Location of appliance A If so, how protected? Distant Skirting at bottom of appliance? Distant From front of appliance From sides and Size of chimney flue Other connection Is hood to be provided? If so, ho If gas fired, how vented?	KING APPLIANCE In hy burnable material in floor surface or beneath? Height of Legs, if any It is to combustible material from top of appliance? I back From top of smokepit? I back From top of smokepit? Sto same flue Forced or gravity? Rated maximum demand per hour
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Location of appliance	KING APPLIANCE my burnable material in floor surface or beneath? Height of Legs, if any more to combustible material from top of appliance? I back From top of smokepit? Forced or gravity? Rated maximum demand per hour MENT OR SPECIAL INFORMATION ater, etc., 50 cents additional for each additional heater, etc., in same Will there be in charge of the above work a person competent to
Location of appliance	KING APPLIANCE my burnable material in floor surface or beneath? Height of Legs, if any more to combustible material from top of appliance? I back From top of smokepit? Sto same flue Forced or gravity? Rated maximum demand per hour MENT OR SPECIAL INFORMATION ater, etc., 50 cents additional for each additional heater, etc., in same
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Location of appliance	WING APPLIANCE In the besin charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? West of APPLIANCE In the surface of the above work a person competent to see that the State and City requirements pertaining thereto are observed? West of APPLIANCE In the surface of the above work a person competent to see that the State and City requirements pertaining thereto are observed? Yes
Location of appliance	KING APPLIANCE my burnable material in floor surface or beneath? Height of Legs, if any more to combustible material from top of appliance? I back From top of smokepige s to same flue Forced or gravity? Rated maximum demand per hour MENT OR SPECIAL INFORMATION MENT OR SPECIAL INFORMATION ater, etc., 50 cents additional for each additional heater, etc., in same Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are
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INSPECTION COPY

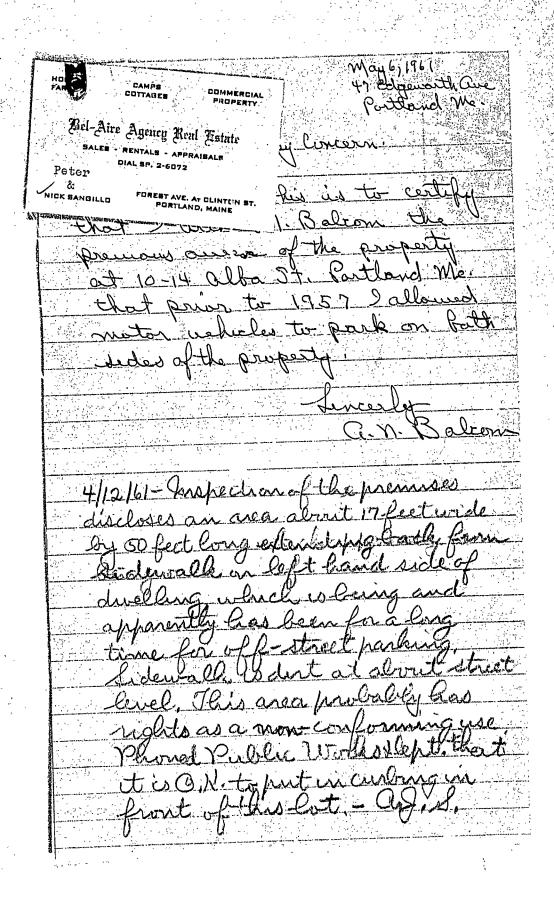
FILL IN AND BIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

00125FEB 8 1958

CITY of PURTLAND Portland, Maine, ... February .. 6, ... 1958 To the INSPECTOR OF BUILDINGS, PORTLAND, ME. The undersigned hereby applies for a permit to install the following heating, cooking or power equipment in accordance with the Laws of Maine, the Building Code of the City of Portland, and the following specifications: Location 12 Alba St. Use of Building Dwelling No. Stories ... No. Stories ... 2 Name and address of owner of appliance ... Nicholas J Sangillo, 2 Clinton St. Installer's name and address ...Daniel Hannigan, 72 Walnut St. Telephone 2-9048 General Description of Work To install Oil burning equipment in existing stems boiler (conversion) from coal IF HEATER, OR POWER BOILER Location of appliance Any burnable material in floor surface or beneath? If so, how protected? Kind of fuel? Minimum distance to burnable material, from top of appliance or casing top of furnace From top of smoke pipe From front of appliance From sides or back of appliance Size of chimney flue Other connections to same flue Will sufficient fresh air be supplied to the appliance to insure proper and safe combustion? Name and type of burner Quiet-Heat-guntype Labelled by underwriters' laboratories? IF OIL BURNER Will operator be always in attendance? Does oil supply line feed from top or bottom of tank? bottom Location of oil storage basement Number and capacity of tanks 1-275 gal. Low water shut off yes Make Waits No. 87 Will all tanks be more than five feet from any flame? Yes. How many tanks enclosed? ... Total capacity of any existing storage tanks for furnace burners ... 275 gallon tank existing IF COOKING APPLIANCE Location of appliance Any burnable material in floor surface or beneath? If so, how protected? Height of Legs, if any Height of Legs, if any ... Skirting at bottom of appliance? Distance to combustible material from top of appliance? From front of appliance From sides and back From top of smokepipe Is hood to be provided? If so, how vented? Forced or gravity? MISCELLANEOUS EQUIPMENT OR SPECIAL INFORMATION Amount of fee enclosed?(\$2.00 for one heater, etc., 50 cents additional for each additional heater, etc., in same building at same time.) 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 Daniel Hannigan

INSPECTION COPY



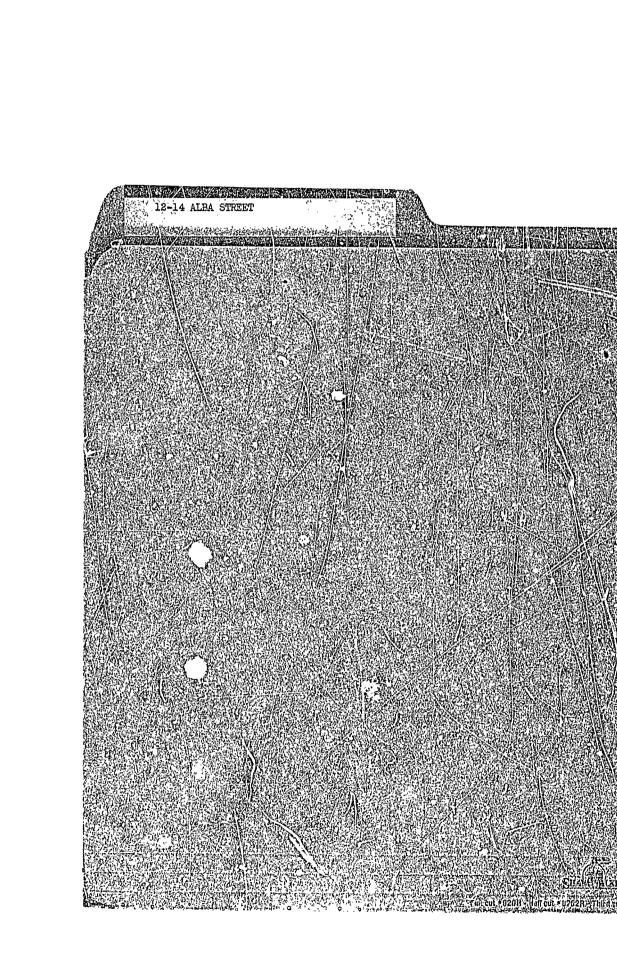


APPLICATION FOR PERMIT

DEPARTMENT OF BUILDING INSPECTIONS SERVICES ELECTRICAL INSTALLATIONS

		بود		March 6	
To the CHIEF ELECTRICAL INSPECTOR, Portlan	nd, Maine:		•		
The undersigned hereby applies for a permit to r Maine, the Portland Electrical Ordinance, the Natio LOCATION OF WORK: AD Alba St. /2 OWNER'S NAME: Nick Sangillo	nake electri onal Electric	ical instau cal Code (tations and the	in accordance wi following specif	ications:
LOCATION OF WORK: AFO ALDA St. /2	<u>-/5' </u>				
OWNER'S NAME: NICK Sangillo	ADDRE	:SS:			FEES
OUTLETS:		ti mon	n a T	1 20	-
Receptacles Switches Plug	mold	ft. TO1	LAL	<u>.1-3</u> 0	3.00
FIXTURES: (number of) Incandescent Flourescent	(not strin)	ΤΟΤΑΤ.			
Strip Flourescent ft	(not strip)	TOTAM, _			
פהסעורשפי				•	
Overhead Underground Te	mporary	TOT	ΓAL ar	nperes ··	
METERS: (number of)					
MOTOPS: (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	Dispos	als	_		
Wall Ovens	Dishwa	ashers	_		
Dryers	Compa				
Fans	Others	(denote)			
TOTAL			• • • • • •		• ——-
MISCELLANEOUS: (number of) Branch Panels					1.00_
Transformers	•••••				
Air Conditioners Central Unit					•
Separate Units (windows	s)		<i>.</i>		
Signs 20 sq. ft. and under					•
Over 20 sq. ft					•
Swimming Pools Above Ground					
In Ground	<i></i>				
Fire/Burglar Alarms Residential			• • • • • •		•
Commercial	1 \ 00				
Heavy Duty Outlets, 220 Volt (such as welcome)	ders) so an	ips and ui	naer		
Circus, Fairs, etc	over	ao ampa _			
Alterations to wires					
Repairs after fire					
E ergency Lights, battery					
Emergency Generators					
		INSTALL	ATION	FEE DUE:	
FOR ADDITIONAL WORK NOT ON ORIGINAL	PERMIT .	DO	OUBLE	FEE DUE:	
FOR REMOVAL OF A "STOP ORDER" (304-16.b)			OTTO	·
		TOTA	IL AM	OUNT DUE:	
INSPECTION: ready an ready 19	_; or Will (וופר			
Will be ready on, 19, 19	_, or will				
ADDRESS: 125 Sherwoo	od St				
TEL.:				/2	
MASTER LICENSE NO.: 1703	SIGN	ATURE C	of cop	TRACTOR:	
LIMITED LICENSE NO.:		jour		or allies	

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





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

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT

P. SAMUEL HOFFSES, CHIEF INSPECTION SERVICES DIVISION

Date: April 26, 1990

Anthony Roloff 205 Sandy Hill Road South Portland, ME 04106

Re: 12-14 Alba Street.

Dear Sir:

An Inspection has been made of the above referenced property. Trash, garbage, junked furniture, 2. provide rodent attraction/harborage, and is a serious violation of the try of Portland Municipal Codes, and must be removed from front, side, and rear areas of the above referenced property and properly disposed of on or before May 6, 1990

Trash for collection is not to be placed curbside prior to 6 p.m. on day proceding scheduled pick up. Tenant: are to be instructed in this requirement.

Code Enforcement Officer
Kathy Lowe (2)

•

/el 4/17/90

Ank Hail to: Ankhony Roloff 205 Sandy Hill Rd. So. Pcl	14 04106
Anthony Roloff 205 Sandy Hill Rd. So. Pt. TOWN OF Portland BUILDIN Please fill out any part which applies to job. Proper plans must accompany form.	NG PERMIT APPLICATION MAP #
	For Official Use Only
Owner: Nicholan I. Sanolijo 772-6072	Date Nav 2 1980 Sub ivision: Yes No
Address: 2 Clinton Street Pt24. 04101	Inside Fire Limits Name Dot Bldg Code Lot
LOCATION OF CONSTRUCTION 12-14 Alba St	Time Limit Permit Expiration:
CONTRACTOR: MICROS D-N HERETY SUBCONTRACTORS: 767-2408	Date Pay 2, 1989 Date Pay 2, 1989 Inside Fire Limits Blig Code Time Limit Estimated Cest Value/Structure Fee 40.00 Free 40.00 Bush vision: Yes / No Name Lot Lot Block Permit Expiration Ownership: Public Private
ADDRESS: 1101 Highland Ave. So Ptld. 04106	
Est. Construction Cost: 4.000. Type of Use: 2 family	Ceiling: 1. Ceiling Joists Size:
Pait U.C. C. ab-mulocitic	1. Ceiling Joists Size: 2. Ceiling Strapping Size Spacing PERMIT ISSIEN 3. Type Ceilings:
D. A. P	3. Type Ceilings: PERMITISSUED
Defining Deficients (1 11 St. St. Pt. 4 Stoffes Lot Size:	4. Insulation Type Size 5. Ceiling Height:
Past U.c. Abstitutor trd Briding Densions t W Sq. Ft.	
Conversion Explain injection renovations as per plan	1. Truss or Rafter Size Span
COMPLETE ONLY IF THE NUMBER OF UNITS WILL CHANGE sheet rock wa	2. Sheathing Type S. Roof Covering Type
Residential Buildings (inly: Of Dwelling Units	4. Other
# Of Dwelling Units # Of New Dwelling Units	Chimneys: Type: Number of Fire Places
Potuloation	Heating:
1. Type of Soil:	Type of Heat:
2. Set Backs - Front Rear Side(s) 3 Footings Size: 5	Electrical: Service Entrance Size: Smoke Detector Required Yei No
4. Toundstion Size:	Plumbing:
5. Other	1. Approval of soil test if required Yes No
Floor	2. No. of Tubs or Showers 3. No. of Flushes
1. Sills Size: Sills must be anchored.	4. No. of Lavatories
2. Girder Size: 3. Lally Column Spacing: Size:	5. No. of Other Fixtures
4. Joists Size: Spacing 16" O.C.	Swimming Pools; 1. Type:
Size:	2. Pool Size: x Square Footage
6. Floor Sheathing Typer Size: 7. Other Material:	3. Must conform to National Electrical Code and State Law.
A CONTRACT OF THE PROPERTY OF	Zoning: District: Street Pror tage Req.: Provided
Exterior Walls:	District. Street Fror tage Req.: Provided Required Setbacks Front Back Side Side
1. Studding Size Spacing	Review Required:
3. No. Doors	Planning Board Approvat: Yes
4. Header Sizes Span(a)	Conditional Use: Variance Site Plan Subdivision
5. Bracing: Yes No. 6. Corner Posts Sizo	Shore and Floodplain MantSocial Exception
7. l'usulatiou Type Size	Jointional Use: V. riance Site Plan Subdivision Shore and Fleedplain Mant Succial Exception Other (Explain): Jet Approved
7. Fusulation Type Size Size Size Size	LANGE TO THE PARTY OF THE PROPERTY OF THE PROP
9. Siding Type Weather Exposure	
11 Metal Materiala	DO CELIA
Interior Walls: 1. Studding Size Spacing 2. Header Sizes Span(s)	Ciher (Explain) Det Approved (1) Grant Received By Deborah Gooode Signature of Applicant 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2
1. Studding Sizo Spacing Span(s)	The same of the sa
The state of the s	Signature of CEO Date
4. Fire Wall if required.	Inspection Dates
78/6/2 White Fax Assesor Nell) · · · · · · · · · · · · · · · · · · ·
The state of the s	iow-transfer Copyright GPOOG 1987
	JE 1718 194 11-05

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

CITY OF PORTLAND, MAINE

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT

P. SAMUEL HOFFSES, CHIEF INSPECTION SERVICES DIVISION

1973年最後,行為時間內面學的學術

12-14 Alba Street

May 3, 1989

Mr. Nicholas J. Sangillo 2 Clinton Street Portland, Maine 04103

Dear Mr. Sangillo:

Because the lot on which your building is located at 12-14 Alba Street is only 5,500 square feet in land area, it would be necessary for you to obtain a space and bulk variance if you wish to convert your property to a two family structure. Section 14-120 (2) of the City Zoning Ordinance requires 3,000 square feet of land area per apartment unit in the R-5 Residence Zone. Your lot contains 5,500 square feet of land area.

We understand that you may wish to request a space and bulk variance from the Board of Appeals to enable you to convert this building to a two family structure in view of the present lot size which the City Assessor's map shows as Chart 133, BlockC, Lot 13 and 5,500 square feet of land area.

We are enclosing the necessary application forms in the event you wish to pursue a space and bulk variance for your proposed two family dwelling.

~~Sincerely

Zoning Enforcement Afficer

Enclosure: Variance Request Forms

cc: Merrill S. Seltzer, Chairman, Board of Appeals Joseph E. Gray, Jr., Director, Plannin & Urban Development P. Samuel Hoffses, Chief, Inspections Services Kathleen Taylor, Code Enforcement Officer Warren J. Turner, Administrative Assistant Charles A. Lane, Associate Corporation Counsel

PERMIT # 001836 CITY OF POTLIAND BUILDING PR	ERMIT APPLICATION MAP # LOT#
Please fill out any part which applies to job Proper plans must accompany form.	TO THE RESIDENCE OF THE PARTY O
Owner: Handy Home Improvements Mail Permit	pate March 28, 1989 Subdivision Yes No Name Inside Fire Limits Lot Bidy Code Block Time Limit Permit Engiration Ownership Public Public Private Fee
771-1-1 1 A C- D-441-4 06106	Inside Fire Limits Lot
Address: Highland Ave. So. Portland, 04100	Bldg Code Block
LOCATION OF CONSTRUCTION 14 Alba St.	Estimated Cost \$1,000 Public Public
CONTRACTOR: Handy Home SUBCOMMACTORS:	Val: a Serpiture 6
1	FOC
ADDRESS:	Calling
Est. Construction Cost: \$1,000 Type of Use: 4 Unit	1. Celling Joints Size: 2. Ceiling Strapping Size Spacial, ERVIII ISSUED
Past Un: 4 Unit Past Un: 4 Unit Building Unnensions I. W Sq. Ft. W Stories Lot Size: In Proposed Use: Seasonol Londominium Apartment Conversion : Explain 10 change the pitch (part of roof) COMPLETE ONLY IF THE NUMBER OF UNITS WILL CHANGE as per plan	2. Ceiling Strapping Size Spacing EHR/11 (SSUE) 3. Type Ceilings:
	4. Insulation Type Size
Pullding Dimensions, Lawww. Sq. Pt. W Stories Lot Size.	4. Insulation Type Size 5. Ceiling Height: WAR 20 1989
In Proposed Use: Seasone Londominium Apartment	
Conversion : Explain In change the pitch (part of roof)	1. Truss or Rafter Size English Ciff Portions
as per plan	S. Roof Covering Type
COMPLETE ONLY IF THE NUMBER OF UNITS VILL CHANGE Residential Buildings Only: # Of Dwelling Units# Of New Dwelling Units#	1. Truss or Rafter Size
# Of New Dwelling Units	Claimenator
	Type: Number of Fire Places
Foundation:	Heating: Type of Heat:
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3. Footings Size:	Service Entrance Size: Smoke Detector Required YesNo
4. Foundation Size:	Plumbing:
5. Other	1. Approval of soil test if required Yes 100 2. No. of Tubs or Showers
Floor:	3. No. of Flushes
1 Sille Size: Sile must be anchoud.	4. No. of Lavatories
2. Girder Size:	5. No. of Other Fixtures
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7. Other Material:	Zoning: District Scibacks: Front No. Req. Previded Side Side
	Recorded Schooks: Front Back Side Side
Exterior Weil:: 1. Studding Size	
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8. No. Decra 4. Header Sizes Span(s) 5. Bracing: Yes No.	Planning Board Approval: Yes No Planting Board Approval: Yes No Subdivision
4. Header Sizes Span(s)	Conditional Use: Variance Site Plan Subdivision Shore and Floodplain Mgmt Special Exception Other (Explain) Deta Approved
6. Bracing: Yes No.	Other (Explain)
6. Corner Posts Slvo 7. Insulation Type Size	Dete Approved
8. Sheathing TypeSize	- 6&\$4,4470 C.O.S.44428994240,03 asu \$10 min mis 35 - Dang 12 133,4 p. min hing 1. s.
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10. Mesonry Waterials	[1] (1) (7)
11. Metal Materials Interior Walls:	Signature of Applicant Hall Mighled Date 3/28/89
1. Studding Size Spacing	15 10-11-
2. Header Sizes Span(s)	Signature of CEO Date
S. Wall Covering Type	
5. Other Materials	Inspection Dates
White Toy Assessor Velle	w-GPCOG White Tag CEO © Copyright GPCOC 1987

ZONING BOARD OF APPEALS



MEHRILI. S. SELTZER Chairman

JOHN C. KNOX

PETER P. MORELLI THOMAS F. JEWELL DAVID L. SILVERNAIL MICHAEL E. WESTOHT CHRISTOPHER DINAN

May 8, 1989

RE: 12-14 Albaystreet

Mr. Nicholas J. Sangillo c/o Mr. Edward S. Daigle, Attorney 65 India Street Portland, Maine 04101

Dear Mr. Daigle:

This will acknowledge receipt of your application on behalf of Mr. Nicholas J. Sangillo for a space and bulk variance for the building at 12-14 Alba Street in the R-5 Residence Zone. A permit can not be issued without an appeal for a variance because the lot contains only 5,500 square feet of land area instead of the 6,000 square feet of land area required by the R-5 Residence Zone of he City Zoning Ordinance. Section 14-120 (2) of the Zoning Ordinance requires 3,000 square feet of land area per family or apartment unit in the R-5 Residence Zone.

This office understands that you have an opportunity to sell the property to a purchaser provided it can be converted to a two family dwelling. The space and bulk variance, if granted by the Board of Appeals, would enable your prospective purchaser, Mr. Roloff to purchase the property and to ungrade it so that it would be returned to satisfactory condition in accordance with the City s codes and ordered, as a two family dwelling,

The basis for approval of all variances is based upon undue hardship as outlined in Section 14-473 of the City Zoning Ordinance. Please complete the enclosed application form for requesting a space and bulk variance to permit two apartments to be installed on a lot containing only 5,500 square feet of land area instead of the 6,000 square feet usually required for such purpose. This variance will be heard at the May 25th meeting of the Board.

Sincerely

William D. Giroux

Zoning Enforcement Officer

/at

Enclosure: Request for Variance Forms and Relating Material

Merrill S. Seltzer, Chairman, Board of Appealu

Joseph E. Gray, Jr., Director of Planning & Urban Development
P. Samuel Hoffses, Chief of Inspections Services

Charles A. Lane, Associate Corporation Counsel

Kathleen Taylor Codes Enfor ement Office 04101 • TELEPHONE (207) 773-5451

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AND STREET STREET

ZONING BOARD OF APPEALS



MERRILL S. SELTZER

JOHN C. KNOX Secretary

PETER F. MORELLI

12-14 Alba Street

April 21, 1989

Nicholas J. Sangillo 2 Clinton Street Portland, Maine 04103

Dear Mr. Sangillo:

At the meeting of the Board of Appeals on Thursday evening, April 20, 19 the Board voted by a vote of five members present to uphold the decision of the Building Inspection Services that the nonconforming use became abandoned one year after the closing by the City of the four-unit building in 1986 when the premises once again became vacant.

In a request for variance on the same agenda, you sought to obtain approval by the Board of Appeals for a change of use to recognize four apartment units on a lot containing only 5,500 square feet of land area. The City Zoning Ordinance requires a minimum of 3,000 square feet of land area per apartment in the R-5 Residence Zone in which the building is located.

The Board voted by a vote of four members opposed to one in favor to deny this request for a space and bulk variance to change the use of the building at 12-14 Alba Street and to recognize it as a four apartment building. We can not therefore comply with your application for a change of use permit.

Sincerely,

William D. Giroux Zoning Enforcement Officer

Enclosures: Copies of Board's Decisions (2)

cc: Merrill S. Seltzer, Chairman, Board of Appeals

Joseph E. Gray, Jr., Director, Planning & Urban Development

P. Samuel Hoffses, Chief, Inspection Services

Ka 1:en Taylor, Code Enforcement Officer

We gran I. Tunner, Administrative Assistant Wairen J. Turner, Administrative Assistant Charles A. Lane, Associate Corporation Counsel

389 CONGRESS STREET . PORTLAND, MAINE 04101 . TELEPHONE (207)

ZONING BOARD OF APPEALS



12-14 Alba Street

MERRILL S. SELTZER Chairman

JOHN C. KNOX Secretary

PETER F. MORELLI THOMAS F. JEWELL JAVID L. SILVERNAIL ICHAEL E. WESTORT HRISTOPHER DINAN

April 21, 1989

Mr. Nicholas J. Sangillo 2 Clinton Street Portland, Maine

Dear Mr. Sangillo:

At the meeting of the Board of Appeals on Thursday evening, April 20, 1989, the Board voted by a vote of five members present to uphold the decision of the Building Inspection Services that the nonconforming use became abandoned one year after the closing by the City of the four-unit building in 1986 when the premises once again became vacant.

In a request for variance on the same agenda, you sought to obtain approval by the Board of Appeals for a change of use to recognize four apartment units on a lot containing only 5,500 square feet of land area. The City Zoning Ordinance requires a minimum of 3,000 square feet of land area per apartment in the R-5 Residence Zone in which the building is located.

The Board voted by a vote of four members opposed to one in favor to deny this request for a space and bulk variance to change the use of the building at 12-14 Alba Street and to recognize it as a four apartment building. We can not therefore comply with your application for a change of use permit.

Sincerely,

William D. Giroux Zoning Enforcement Officer

Enclosures: Copies of Board's Decisions (2)

cc: Merrill S. Seltzer, Chairman, Board of Appeals -Joseph E. Gray, Jr., Director, Planning & Urban Development P. Samuel Hoffses, Chief, Irspection Services Kathleen Taylor, Code Enforcement Officer Warren J. Turner, Administrative Assistant Charles A. Lane, Associate Corporation Counsel

389 CONGRESS STREET PORTLAND, MAINE 04101 TELEPHONE (2071)

ZONING BOARD OF APPEALS



MERRILL S. SELTZER

JOHN C. KNOX Secretary

PETER F. MORELLI THOMAS F. JEWELL DAVID L. SILVERNAIL MICHAEL E. WESTORT CHRISTOPHER DINAN

12-14 Alba Street

April 4, 1989

Mr. Edward S. Daigle, Attorney 85 India Street Portland, Maine 04101

Dear Mr. Daigle:

This will acknowledge receipt of your application for an interpretation appeal for the property owned by Mr. Nicholas J. Sangillo at 12-14 Alba Street in the R-5 Residence Zone. Also, a space and bulk variance is being requested in the event that the interpretation appeal is not determined to be added to the results. mined to be adequate to resolve this problem.

The property has been rented in past years as four (4) apartments, but it has been vacant for so long that it may be considered as having lost its nonconforming status. The R-5 Residence Zone requires 3,000 square feet per apartment unit. The lot size for Mr. Sangillo's property is 5,500 square feet, which is less than the minimum lot size for a two family dwelling, based on the City Zoning Ordinance.

These items will be placed on the agenda for the meeting of the Board of Appeals scheduled for Thursday evening, April 20, 1989, at 7 P.M. in Room 209, City Hall, Portland, Maine. A copy of the agenda for that meeting will be mailed as soon as copies become available for distribution.

Sincerely,

William Giroux Zoning Enforcement Officer

cc: Merrill S. Seltzer, Chairman, Board of Appeals
Joseph F. Gray, Jr., Director, Planning & Urban Development
P. Samuel Hoffses, Chief, Inspection Services
Kathleen Taylor, Code Enforcement Officer
Charles A Variation Company Company Charles A. Lane, Associate Corporation Counsel

### Mail 160 Aprilony Roloff 10 Sandy Hill Rd. So. Ptild. 04106 Please Cull When read- \$72.0-378 PREMIT # DOWN OF PRINTED Aprilony Roloff 10 Stock Proper plans must accompany form. 70 Owner: McGardy and which applies to job. Proper plans must accompany form. 772-6072 Address. 2 Claton Street Ptild. 04101 LOCATION OF CONSTRUCTION 12-14 Alba St LOCATION OF CONSTRUCTION 12-14 Alba St CONTRACTOR, MERGEN D-8 Heardy SUBCONTRACTORS. 767-3408 ADDRESS. 1101 Highland Are. So. Ptild. 04106 Ed. Constructive Cott. 4,000. Type of Use: 2 family Feet Use: handscales L. W. Sq. P. 0 Steries Let Size. Belding Dimensions L. W. Sq. P. 0 Steries Let Size. Feetward L. Constructive Cott. 4,000. Type of Use: 2 family Feetward L. Constructive Cott. 4,000. Type of Use: 2 family Feetward L. Constructive Cott. 4,000. Type of Use: 2 family Feetward L. Constructive Cott. 4,000. Type of Use: 2 family Feetward L. W. Sq. P. 0 Steries Let Size. Feetward L. Constructive Cott. 4,000. Type of Use: 2 family Feetward L. Constructive Cott. 4,000. Type of Use: 2 family Feetward L. Constructive Cott. 4,000. Type of Use: 2 family Feetward L. W. Sq. P. 0 Steries Let Size. Feetward L. Constructive Cott. 4,000. Type of Use: 2 family Feetward L. Cott. 4,000. Type of Use: 2 family Feetward L. Cott. 4,000. Type of Use: 2 family Feetward L. W. Sq. P. 0 Steries Let Size. Feetward L. Cott. 4,000. Type of Use: 2 family Feetward L. Cott. 4,000. Type of Use: 2 family Feetward L. Cott. 4,000. Type of Use: 2 family Feetward L. Cott. 4,000. Type of Use: 2 family Feetward L. Cott. 4,000. Type of Use: 2 family Feetward L. Cott. 4,000. Type of Use: 2 family Feetward L. Cott. 4,000. Type of Use: 2 family Feetward L. Cott. 4,000. Type of Use: 2 family Feetward L. Cott. 4,000. Type of Use: 2 family Feetward L. Cott. 4,000. Type of Use: 2 family Feetward L. Cott. 4,000. Type of Use: 2 family Feetward L. Cott. 4,000. Type of Use: 2 family Feetward L. Cott. 4,000. Type of Use: 2 family Feetward L. Cott. 4,000. Type of Use: 2 family Feetward		
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Owner Michilas I. Sang III. LOCATION OF CONSTRUCTION 12-14 Alba St LOCATION OF CONSTRUCTION 12-14 Alba St CONTRACTOR BENGREK D-N Handy SUBCONTRACTORS 767-3408 ADJRESS: 1101 Highland Are So Pt.14 OA106 Extensive Contraction State Interview of the	Please fill out any part which applies to job. Proper plans must accompany form.	For Official Use Offix
Address: 2 Cl.inton Street Pt.10	Owner: Nicholas J. Sangillo 772-6072	Date May 2, 1989 Subdivision: Yes / No
LOCATION OF CONSTRUCTION 12-14 Alba St	0.014-ka- Chuach Dh14 0/101	Inside Fire Limits
CONTRACTOR, BENERIX D-N Include SUBCONTRACTORS 767-3408		Bldg Code Block
CONTRACTOR, BENERIX D-N Include SUBCONTRACTORS 767-3408	LOCATION OF CONSTRUCTION 12-14 ALDA ST	Estimated Cost 4,000 Ownership: Public
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Conversion - Explain interior removations as per plain Sheet rock walls Reader Size	Is Proposed Use: Seasonal Condominium Apartment	Roof: City Of Portland
COLPLETE ONLY IF THE NUMBER OF UNITS WILL CHANGE Residerial Building Only: # of Now Dwelling Units Foundation: 1. Type of Soil: 2. Set Backs - Front Rear Side(s) 3. Footings Size: 4. Foundation Size: 5. Other 1. Sills Size: 5. Other 1. Sills Size: 5. Sills Size: 5. Size: 6. Floor Sheathing Type: 6. Floor Sheathing Type: 6. Floor Sheathing Type: 7. Other Material: Exterior Walls: 1. Sudding Size 2. No. windows 3. No. Doors 4. Header Sizes 5. Bracing: 6. Corner Posts Size 6. Energy Yes 7. Insulation Type 8. Spanies 6. Energy Size: 7. Insulation Type 8. Spanies 7. Insulation Type 8. Spanies 8. Sheathing Type: 9. Size: 9. Spanies 9. Spanies 9. Corner Posts Size 9. Spanies 9. Corner Posts Size 9. Sheathing Type 9. Size 9. Sheathing Type 9. Size 9. No. 9. Corner Posts Size 9. Spanies 9. Spani	Conversion - Explain interior removations as per plan	1. Truss or Rafter Size Span Size
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11. Metal Materials Interior Walls: 1. Studding Stre	9. Siding Type Weather Exposure	
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2. Header S'_Los Span(s) Signature of CEO Date 3. Wall Covering Type 4. Fire Wall if required Inspection Dates	Intorior Woller	Signature of Applicant (Lower Kold) Date 5/2/89
2. Header S'zea Span(s) Signature of CEO Date 3. Wall Covering Type 4. Fire Wall if required Inspection Dates	1. Studding Size Spacing	
3. Wall Covering Type	2. Header S'zea Span(s)	
	3. Wall Covering Type	STYT
	4. Fire Wall it required 5. Other Materials 5.	
White-Tax Assesor Yellow-GPCCG White Tag -CEO © Copyright GPCOG 1987		-GPCCG White Tag -CEO © Copyright GPCOG 1987

ZONING BOARD OF APPEALS



MERRILL S. SELTZER

PETER F. MORELLI THOMAS F. JEWELL DAVID L. SILVERNAII MICHAEL E. WESTOR CHRISTOPHER DINAI

12-14 Alba Street

May 30, 1989

Mr. Nicholas J. Sangillo 2 Clinton Street Portland, Maine 041.03

Dear Mr. Sangillo:

At the meeting of the Board of Appeals on Thursday evening, May 25, 1989, the Board voted by a unanimous vote of six members present to grant your request for a variance for the building at 12-14 Alba Street in the R-5 Residence Zone, which would enable the building to be converted to a two family dwelling, following the approval of a building permit.

A certificate of variance will be prepared to accompany this letter as an enclosure with the copy of the Board's decision. Your application for a building permit may now be processed. Please have the enclosed certificate of variance recorded within 30 days from the date of its approval at the Cumberland County Registry of Deeds, 142 Federal Street, in Portland.

William D. Giroux Zoning Enforcement Officer

Enclosures: Copy of Board's Decision Certificate of Variance

cc: Merrill S. Seltzer, Chairman, Board of Appeals
Joseph E. Gray, Jr., Director, Planning & Urban Development
P. Samuel Hoffses, Chief, Inspection Services
Kathleen Taylor, Code Enforcement Officer
Charles A. Lane, Associate Corporation Counsel
Warren J. Turner, Administrative Assistant

389 CONGRESS STREET · PORTLAND, MAINE 04101 · TELEPHONE (207) 775-5451



APPLICATION FOR PERMIT DEPARTMENT OF BUILDING INSPECTIONS SERVICES ELECTRICAL INSTALLATIONS

	Date Aug 18	, 1989
	Receipt and Permit numb	er <i>000</i>
To the CHIEF ELECTRICAL INSPECTOR, Portland, Maine:		
The undersigned hereby applies for a permit to make electrical	al installations in accordance with	the laws of
Maine, the Portland Electrical Ordinance, the National Flectrical	l Code and the following specifica	tions:
LOCATION OF WORK: 12-14 Alba St.		
OWNER'S NAME: ADDRESS	S:	
OUTLETS:		FEES
		0.00
Receptacles 31-60 Switches 1-30 Plugmold	ft. TOTAL	8.00
Incordescent 20 Element (Om 4 T	
Strip Flourescent ft (not strip)	JTAL20	4.00
SERVICES:	·····	1, 1 × 2 × 5 × 1
Overhead X Underground Temporary	TOTAL amportant \$00	3 7 66. 6
FIXTURES: (number of) Incandescent20		- 3.00, 11
MOTORS: (number of)		
Fractional		
I HP or over		
RESIDENTIAL HEATING:		
Oil or Gas (number of units) 2		6.00
Electric (number of rooms)	***********	
COMMERCIAL OR INDUSTRIAL HEATING:		
Oil or Gas (by a main boiler)		
Oil or Gas (by separate units)		
Electric Under 20 kwsOver 20 kws APPLIANCES: (number of)		
C 1 m		
Wall Ovens Dishwash		
T		
TOTAL 4		6.00
MISCELLANEOUS: (number of)		
Branch Panels 2		2.00
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	andd	
over 30 a	mps	
Circus, Fairs, etc.		
Atterations to wires		
Repairs after fire		
Emergency Lights, Dattery		
Emergency Generators		
FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT	TALLATION FEE DUE:	
FOR REMOVAL OF A "STOP GRDER" (304-16.b)	DOORTE LEE DOE:	
1 1 01 11 D202 ORDDIS (007-10,b)	TOTAL AMOUNT DUE:	
•	TOTAL VIMOUNT DOR:	30.50
INSPECTION:		
Will be ready on, 19_; or Will Call	X	
CONTRACTOR'S NAME:John Lotfey		
ADDRESS: 45 Hillside Rd., Portland		
MASTER LICENSE NO.: 773-3400 MASTER LICENSE NO.: 8675 SIGNATU		
MASTER LICENSE NO.: 8675 SIGNATU	RE OF CONTRACTOR:	
LIMITED LICENSE NO.:	a state of	,
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INSPECTIO	DNS: Service 2000 Com	oby		T 0 m m
	Service called in	125/89	inal y Ins	E. ermi
	Closing-in 9	Deg by Nurse	Final Inspection By Inspector — Permit Applicat	ELECTRICAL Permit Number
PROGRESS	INSPECTIONS:	-//	or _	TRIC mber
See the		//	ion R	1 11 2
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