

8-14
LOT 26 BROOKSIDE LANE

SHANK WALKER
#9203-1R



INSPECTION COPY

COMPLAINT NO. 55/77

ZONE - AA
CITY OF PORTLAND, MAINE
DEPARTMENT OF BUILDING INSPECTION
COMPLAINT

Date Received July 19, 1955

Location:
Lot 26 Brookside Lane

Location Lot 26 Brookside Lane Use of Building _____

Owner's name and address Donald E. Martin, Lot 26 Brookside Lane Telephone _____

Tenant's name and address _____ Telephone _____

Complainant's name and address Office Telephone _____

Description: Six foot high fence - left hand side - front yard - as you face building from street Telephone _____

NOTES: Put up by Security Fence Co., 141 Main St., South Portland (Rustic Wood Fences)

8/6/55 - letter - Mr. Martin said that he had been doing his utmost to get the Security Fence Co. to cut down the height of the fence but had been unable to reach Mr. Curran, the proprietor. He said that before they put the fence up, he wanted assurance that there was no violation of law and the Fence Co. assured him that there was not. I told him that we would not extend the time for completion, which is Aug. 22, but that we would be considerate as far as he is concerned and if he reached the conclusion that the Fence Co. was trying to evade him, to let us know and we would see what we could do. WMcD

8/29/55 - Mr. Martin says Security has taken down front part of fence to least down - then re-put it up.

WMCD 8/22/55

August 9, 1955

Capit. Lot 26 Brookside Lane--New fence in front yard of dwelling more than four feet high contrary to Zoning Ordinance

Mr. Donald E. Martin
Lot 26 Brookside Lane

Copy to Security Fence Co.,
141 Main St., So. Portland

Dear Mr. Martin:

We certainly regret that an inspector from this office finds that a new fence has been erected along the side line of your property at Lot 26 Brookside Lane to a height greater than four feet above the ground, the latter being the greatest height permitted by the Zoning Ordinance in the space between the front wall of the dwelling and the street line (inside edge of present or proposed public sidewalk).

When violation of the Zoning Ordinance is found, this office is directed to notify the Corporation Counsel, who is instructed to take necessary steps to secure compliance. As a practical matter, this office tries to get the features contrary to the law cleared up without recourse to the Legal Department.

It is our impression that your fence was erected, or at least furnished by Security Fence Co., of South Portland, and we are, therefore giving that Company a copy of this letter with the thought that you and they will cooperate to adjust the height of the fence along the side line between the front wall of the dwelling projected to the side line and the street line before August 22, 1955.

Very truly yours,

Warren McDonald
Inspector of Buildings

WMCD/B

nc

December 6, 1954

BP - Lot 26 Brookside Lane

Benson & Grant
28 Varrah Ave.
Fallotta Oil Co.
112 Exchange St.

Location - Lot 26 Brookside Lane

Owner - Benson & Grant

Job - Oil Burner

Gentlemen:-

Upon inspection of the above job on December 3, 1954 our inspector reports that no instruction card as to safe operation of the equipment had been posted near the assembly as required by law. It is important that this instruction card be permanently posted near the assembly before December 13, 1954.

The owner should understand that this instruction card is important, that he or his employees may know what to do especially at time of emergency, and that he is entitled to this instruction card as well as any other part of the equipment.

If additional information relative to the above is desired, please phone Inspector Seale at 4-1431, extension 234, any week day but Saturday between 8:00 and 8:30 A. M.

Very truly yours,

Warren McDonald
Inspector of Buildings

Inspector

AAS/G



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, 11/15/54

PERMIT ISSUED

02024 NOV 15 1954

CITY OF PORTLAND

N-11-1

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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 Lot 26 Brookside Lane, 2nd Floor of Building Dwelling No. Stories 1 New Building Existing "
Name and address of owner of appliance Benson & Grant
Installer's name and address Pallotta Oil Co Telephone 42671

General Description of Work

To install New Forced Warm Air Furnace & Oil Burner Burner

IF HEATER, OR POWER BOILER

Location of appliance Basement Any burnable material in floor surface or beneath? No
If so, how protected? Kind of fuel? Oil Top of Plenum Chamber
Minimum distance to burnable material, from top of appliance or casing top of furnace 3 1/2 inches
From top of smoke pipe 25" From front of appliance 20' From sides or back of appliance 3-20"
Size of chimney flue 8 X 8 Other connections to same flue No
If gas fired, how vented? Rated maximum demand per hour
Will sufficient fresh air be supplied to the appliance to insure proper and safe combustion? Yes

IF OIL BURNER

Name and type of burner Fluid Heat Labelled by underwriter's laboratories? Yes
Will operator be always in attendance? No Does oil supply line feed from top or bottom of tank? Bottom
Type of floor beneath burner Concrete Size of vent pipe 1 1/2
Location of oil storage Basement Number and capacity of tanks 1-275
Low water shut off Make No
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 none

IF COOKING APPLIANCE

Location of appliance Any burnable material in floor surface or beneath?
If so, how protected? 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
Size of chimney flue Other connections to same flue
Is hood to be provided? If so, how vented? Forced or gravity?
If gas fired, how vented? Rated maximum demand per hour

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.)

APPROVED:

O.V. - 11/15/54 - ags

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

Inspection FILE COPY

Signature of Installer

Pallotta Oil Co S S Pallotta

Permit No. 54/2024
Location Lot 26 Brookside Lane
Owner Benson + Grant
Date of Permit 11/15/54
Approved 12/3/54

- 1 Fuel Pipe
- 2 Vent Pipe
- 3 Kind of Heat
- 4 Burner Identification & Supports
- 5 Name & Label
- 6 Stack Control
- 7 High Limit Control
- 8 Remote Control
- 9 Piping
- 10 Valves
- 11 Capsize
- 12 Tank Identification & Supports
- 13 Tank Label
- 14 Oil Control
- 15 Instruction Card
- 16 Low Water Shut-off

STATEMENT ACCOMPANYING APPLICATION FOR BUILDING PERMIT

for ~~Benson & Grant~~ 1 car garage Date 8/23/54
at Lot 26 Brookside Lane

1. In whose name is the title of the property now recorded? Benson & Grant
2. Are the boundaries of the property in the vicinity of the proposed work shown clearly on the ground, and how? stakes
3. Is the outline of the proposed work now staked out upon the ground? yes
If not, will you notify the Inspection Office when the work is staked out and before any of the work is commenced? _____
4. What is to be maximum projection or overhang of eaves or drip? _____
5. Do you assume full responsibility for the correctness of the location plan or statement of location filed with this application, and does it show the complete outline of the proposed work on the ground, including bay windows, porches and other projections? yes
6. Do you assume full responsibility for the correctness of all statements in the application concerning the sizes, design and use of the proposed building? yes
7. Do you understand that in case changes are proposed in the location of the work or in any of the details specified in the application that a revised plan and application must be submitted to this office before the changes are made?

Benson & Grant Co.
by Walter W. Benson ^{yes}



APPLICATION FOR PERMIT

Class of Building or Type of Structure Third Class

Portland, Maine, August 23, 1954

PERMIT ISSUED

AUG 23 1954

CITY of PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for a permit to erect alter repair demolish install the following building structure equipment in accordance with the Laws of the State of Maine, the Building Code and Zoning Ordinance of the City of Portland, plans and specifications, if any, submitted herewith and the following specifications:

Location Lot 26 Brookside Lane

Owner's name and address Benson & Grant, 28annah Ave. Within Fire Limits? no Dist. No. _____

Lessee's name and address _____ Telephone _____

Contractor's name and address owner Telephone _____

Architect _____ Telephone _____

Proposed use of building _____ Specifications _____ Plans yes with dwelling No. of sheets _____

Last use 1 car garage No. families _____

Material _____ No. stories _____ Heat _____ Style of roof _____ No. families _____

Other buildings on same lot dwelling Roofing _____

Estimated cost \$ 700. Fee \$ 4.00

General Description of New Work

To construct 1-car frame garage 14'x21'

CERTIFICATE OF OCCUPANCY REQUIREMENT IS WAIVED

It is understood that this permit does not include installation of heating apparatus which is to be taken out separately by and in the name of the heating contractor. **PERMIT TO BE ISSUED TO** owners

Details of New Work

Is any plumbing involved in this work? _____ Is any electrical work involved in this work? _____

Height average grade to top of plate 9' Height average grade to highest point of roof 14'

Size, front 14' depth 21' No. stories 1 solid or filled land? solid earth or rock? earth

Material of foundation concrete slab Thickness, top _____ bottom _____ cellar _____

Material of underpinning _____ Height _____ Thickness _____

Kind of roof pitch-gable Rise per foot 8" Roof covering asphalt roofing Class C Und. Lab.

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

Framing lumber—Kind hemlock Dressed or full size? dressed

Corner posts 4x6 Sills 2x6 Girt or ledger board? _____ Size _____

Girders _____ Size _____ Columns under girders _____ Size _____ Max. on centers _____

Studs (outside walls and carrying partitions) 2x4-16" O. C. Bridging in every floor and flat roof span over 8 feet.

Joists and rafters: 1st floor concrete, 2nd _____, 3rd _____, roof 2x6

On centers: 1st floor _____, 2nd _____, 3rd _____, roof 16"

Maximum span: 1st floor _____, 2nd _____, 3rd _____, roof 7'

If one story building with masonry walls, thickness of walls? _____ height? _____

If a Garage

No. cars now accommodated on same lot _____, to be accommodated 1 number commercial cars to be accommodated no

Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? no

APPROVED:

O. H. [Signature]

Miscellaneous

Will work require disturbing of any tree on a public street? no

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

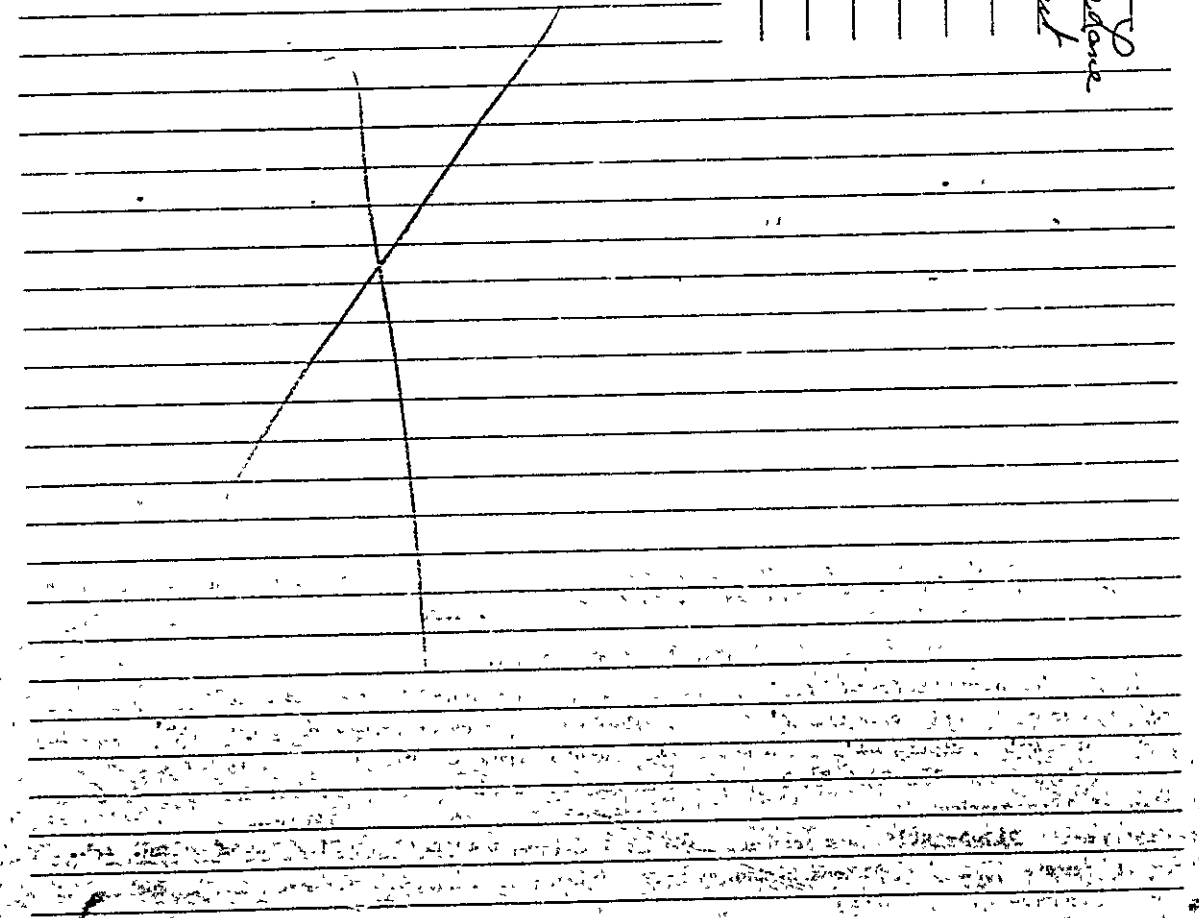
Benson & Grant

INSPECTION COPY

Signature of owner By: Clinton M. Benson, Jr.

NOTES

8/25/54 - location O.K. - Allan
 9/23/54 - Cleared for work - O.K. - Allan
 10/19/54 - All done except for door - Allan
 12/3/54 - Garage finished O.K. - Allan



Permit No. 54/1283
 Location 201 36 Brookside Lane
 Owner Raymond Grant
 Date of permit 8/25/54
 Notif. closing-in
 Inspn. closing-in
 Final Notif.
 Final Inspn.
 Cert. of Occupancy issued



APPLICATION FOR PERMIT

Class of Building or Type of Structure **Third Class**

Portland, Maine, August 23, 1954

PERMIT ISSUED
AUG 25 1954
CITY of PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for a permit to erect alter repair demolish install the following building structure equipment in accordance with the Laws of the State of Maine, the Building Code and Zoning Ordinance of the City of Portland, plans and specifications, if any, submitted herewith and the following specifications:

Location **Lot 26 Brookside Lane** Within Fire Limits? **no** Dist. No. _____
 Owner's name and address **Benson & Grant, 28 Hannah Ave. ...** Telephone **3-9524**
 Lessee's name and address _____ Telephone _____
 Contractor's name and address **owners** Telephone _____
 Architect _____ Specifications _____ Plans **yes** No. of sheets **4**
 Proposed use of building **Dwelling** No. families **1**
 Last use _____ No. families _____
 Material _____ No. stories _____ Heat _____ Style of roof _____ Roofing _____
 Other building on same lot _____
 Estimated cost \$ **12,000.** Fee \$ **12.00**

General Description of New Work

To construct 1-story frame dwelling 24'x46'6"

Permit Issued with Memo

It is understood that this permit does not include installation of heating apparatus which is to be taken out separately by and in the name of the heating contractor. **PERMIT TO BE ISSUED TO owners**

Details of New Work

Is any plumbing involved in this work? **yes** Is any electrical work involved in this work? **yes**
 Is connection to be made to public sewer? **yes** If not, what is proposed for sewage? _____
 Height average grade to top of plate **10'** Height average grade to highest point of roof **19'**
 Size, front **44'6"** depth **24'** No. stories **1** solid or filled land? **solid** earth or rock? **earth**
 Material of foundation **concrete at least 4' below grade** Thickness, top **10"** bottom **12"** cellar **yes**
 Material of underpinning **" to sill** Height _____ Thickness _____
 Kind of roof **pitch-gable** Rise per foot **8 1/2"** Roof covering **asphalt roofing Class C Und. Lab.**
 No. of chimneys **1** Material of chimneys **brick** of lining **tile** Kind of heat **w. air** fuel **oil**
 Framing lumber--Kind **hemlock** Dressed or full size? **dressed**
 Corner posts **4x6** Sills **2x8 box full size** Girt or ledger board? _____ Size _____
 Girders **yes** Size **6x8** Columns under girders **Lally** Size **3 1/2"** Max. on centers **7'**
 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 **2x8**, 2nd **2x8**, 3rd _____, roof **2x5**
 On centers: 1st floor **16"**, 2nd **16"**, 3rd _____, roof **16"**
 Maximum span: 1st floor **12'**, 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?

APPROVED:
with memo by AGS

Miscellaneous

Will work require disturbing of any tree on a public street? **no**
 Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? **yes**
Benson & Grant

INSPECTION COPY Signature of owner

By: *Clinton W. Benson*

NOTES

8/2/54 To [unclear] [unclear]
 9/3/54 - [unclear] [unclear] - [unclear]
 10/14/54 [unclear] [unclear] - [unclear]
 12/9/54 - House approved the construction
 and posted first letter - [unclear]

Permit No. 54/1282
 Location 34196 Birchdale Lane
 Owner Benson & Grand
 Date of permit 8/31/54
 Notif. closing in 10/13/54 11,000 sq ft
 Inspn. closing in 11/14/54
 Final Notif. 12/2/54
 Final Inspn. 12/3/54
 Cert. of Occupancy issued 12/3/54

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Approved

CS-134-50-Marks

(COPY)



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

Issued to Benson & Grant

LOCATION Lot 26 Frankice Lane

Date of Issue Dec. 3, 1954

This is to certify that the building, premises, or part thereof, at the above location, built ~~under~~ under Building Permit No. 54/1282, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES
Entire

APPROVED OCCUPANCY
One-family Dwelling House

Limiting Conditions:

This certificate supersedes
certificate issued

Approved:

12/3/54

(Date)

A. Allan Hall
Inspector

[Signature]
Inspector of Buildings

Notice: This certificate identifies lawful use of building or premises, and ought to be transferred from owner to owner when property changes hands. Copy will be furnished to owner or lessee for one dollar.

Check List for Staking Out

- Check set back of building on adjoining lots, if any.
- 1A. Corner or Interior lot?
- 1B. Check shape of lot:
- Front Yard
- Side Yards
- Rear Yard
- Lay and character of lay of land

Relocation Check List

- Check against any projections not shown on location plan
- Re-check location from location plan
- Check form thickness and depth
- Bearing soil conditions

Closing-in Check List (dvg.&alts)

Check all plumbing and electrical tags

Cellar:

- Columns
- Bearing of sill on underpinning
- Soundness of foundation walls
- Chimney in cellar:
- Firestops - *needed around pipes*
- Flue lining
- Fireplace hearth
- Flue opening
- lot floor framing, girders, supports and bridging
- Firestopping outside walls and piping

1st Floor:

- Firestop bearing partition and between strapping of non-bearing partitions
- Framing and clearances and firestops around fireplace and chimney
- Fireplace hearth and reveals on side
- Firestops around pipes
- Corner posts
- Wall and Bearing framing
- 2nd floor framing, bridging and bearing partitions

Above 1st floor:

- Foot framing
- Firestopping

Misc:

- Odd framing details
- Check warm air ducts

Outside:

- Height chimney above roof
- Porches and sheds -

Attached Garages:

- Fire resistive partition and fire door
- Raised threshold

Special Details by Memo or Letter

Final Inspection Check List

- Location and construction of porches, platforms and steps
- Height of chimney above roof
- Fill and vent pipes
- Fire-stopping in basement *Walls*
- Fastening of Lally columns
- Nailing of bridging
- Look over condition of foundation walls
- Check any conditions noted on closing-in tag
- Pick up gas tag, if one is needed
- Cleanout door and whether chimney flue is clear
- Grade level inside foundation walls of buildings without cellar
- Heating and oil burning equipment
- Safety collar for smokepipe opening in kitchen
- Depth of fireplace hearth
- Firestopping in attic
- Attached garage and protection

Check List for Other Than Dwellings

- True to class of construction
- Construction of any fire separations
- Fire doors, labelled or not.
 - a. Closing device
 - b. Clearance around edges
 - c. Threshold
- Any fire windows
- Fireproof steel
- Sprinkler system
- Any automatic fire alarm
- Bonding of masonry walls or veneer
- Thickness of masonry walls
- Placement of reinforcement of concrete
- Wall anchors
 - a. For steel
 - b. For wood
- Roof covering
- Certified welder
- Cooking equipment
 - a. Hood and ventilation
 - b. Mechanical refrigeration
 - c. Mechanical ventilation
- Enclosure of shaftway
- Elevator equipment

Special Details by Memo or Letter

Memorandum from Department of Building Inspection, Portland, Maine
Lot 26 Brookside Lane - Building Permit to construct new dwelling for and by
Benson & Grant - 8/25/54

Building permit for construction of a single family dwelling 24 feet
by 46 feet 6 inches at the above location is issued herewith based on plans
filed with application for permit but subject to the condition that rafter
shoe is to be 2x6 instead of 2x4 as indicated on plans.

AJS/G

(Signed) Warren McDonald
Inspector of Buildings