



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION

Issued to **STEEL TECH DEV CO # 3 BRAMHALL TERRACE** Date of Issue **8/19/86**

This is to certify that the building, premises, or part thereof, at the above location, built—altered—changed as to use under Building Permit No. **85/001227**, 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

Limiting Conditions:

NONE

APPROVED OCCUPANCY

**SINGLE FAMILY
NO GARAGE**

This certificate supersedes
certificate issued

Approved:

8/19/86

(Date)

Inspector

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.



CITY OF PORTLAND, MAINE
Department of Building Inspection

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Issued to **STEEL TECH DEV CO # 3 BRAMHALL TERRACE** Date of Issue **6/19/86**

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[Signature]
Inspector

[Signature]
Inspector of Buildings

*Stop OK 8/11
E.C. Jordan*

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October 4, 1985

City of Portland
Planning & Urban Development
Chief- Inspection Department
389 Congress Street
Portland, Maine 04101

Attn: Mr. Sam Hoffses

Dear Mr. Hoffses,

Please accept for your approval our application for a building permit to construct a single family home at 145 Newton Street. Plan reference is Book 14, Page 19, and Deed reference is Book 6875 - Page 171,173. Developer is to be STEELTECH DEVELOPMENT COMPANY, A State of Maine general partnership. Site plan and construction plans are enclosed.

The unique appeal of this home is that the standard wood frame skeleton has been replaced with a pre-engineered structural steel system. This home is a 30 ft x 36 ft ranch engineered and designed by Tri-Steel Structures of Denton, Texas. The reasons for building a steel frame home are as follows:

- The 8" deep walls allow for superinsulation, R 30. Roof insulation is a minimum R 38 up to R 50. A copy of a test report is attached.
- An extra benefit of the solid steel frame and thick insulation is the filtering of outside noise giving one a quieter home.
- The use of steel framing and steel joist, trusses, & rafters creates a clear-span interior up to thirty feet allowing greater flexibility of interior floor space design.
- Fewer problems with quality control of materials and freedom from the splitting, twisting, rotting, warping, and shrinking associated with wood.
- Greater structural strength and durability of steel yields less storm damage and a longer life than conventional built homes.
- Greater ability to withstand damage by fire.

RECEIVED

OCT - 9 1985

DEPT OF BUILDING INSPECTIONS
CITY OF PORTLAND

Applicant: Michael True Date: Oct. 10, 1985
Address: Steel Tech. Dev. Co. 3 Bramhall Terrace
Assessors No.: 339-B-7-12 (James M. Wolff)

CHECK LIST AGAINST ZONING ORDINANCE

- Date -
- Zone Location - R-3 Residence
- Interior or corner lot -
- Use - Single Family dwelling
- Sewage Disposal - ~~at~~ 150' from sewer (interceptor) in Newton
says Peterson in Public Works
Note 10/24/85
- Rear Yards - 40'
- Side Yards - 10'
- Front Yards - 30'
- Projections -
- Height - One story Ranch
75'00"
- Lot Area - ~~18,000~~ sq. ft.
- Building Area - 30' x 36' = 1080 sq. ft.
- Area per Family - 9500 sq. ft.
- Width of Lot - 75'
- Lot Frontage - 75'
- Off-street Parking - 0, K.
- Loading Bays -

- Site Plan -
- Shoreland Zoning -
- Flood Plains -

- Faster construction time permits 30 day turnkey construction completion.

The steel-frame home is not "alternative housing" such as modular or manufactured housing. The steel frame home is "stick-built" on site on a conventional foundation. The home is finished exterior/ interior in the same traditional manner as a wood frame home.

Steel frame homes as manufactured by Tri-Steel Structures are approved for conventional, VA, and FHA financing. More information is available on request.

Respectfully,

Michael J. True

Michael J. True
General Partner

RECEIVED

OCT - 9 1985

DEPT OF BUILDING INSPECTIONS
CITY OF PORTLAND



CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT
INSPECTION SERVICES DIVISION

October 25, 1985

Steel Tech Development Company
3 Bramhall Terrace
Portland, Maine 04102

RE: .145 Newton Street
Portland, Maine

Dear Sir or Madam:

Your application to construct a 30' X 35' single-family dwelling has been reviewed and a building permit is herewith issued subject to the following requirements:

1. All lot lines shall be clearly marked before calling for a foundation inspection.
2. Please read attached building code, Sections 809.4 and 1716.3.4.
3. Section 25 - 137 of the Municipal Code for the City of Portland states that: "No person or utility shall be granted a permit to excavate or open any street or sidewalk from the time of December 1 of each year to March 31 of the following year."

If you have any questions on these requirements, please call this office.

Sincerely,

P. Samuel Hoffses
Chief of Inspection Services

PSH/cb

Enclosures