

70-74 CRAIGIE ST. ~~MAP~~



9203-1R



## APPLICATION FOR PERMIT

Class of Building or Type of Structure \_\_\_\_\_  
Portland, Maine,

PERMIT ISSUED

JUN 9 1972

0650

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 74 Craigie Street Within Fire Limits? \_\_\_\_\_ Dist. No. \_\_\_\_\_  
Owner's name and address Richard Lerman Telephone \_\_\_\_\_  
Lessee's name and address \_\_\_\_\_ Telephone \_\_\_\_\_  
Contractor's name and address Maine Shawnee Step Co., Inc. Telephone \_\_\_\_\_  
Architect \_\_\_\_\_ Specification \_\_\_\_\_ Plans \_\_\_\_\_ No. of sheets \_\_\_\_\_  
Proposed use of building \_\_\_\_\_ No. families \_\_\_\_\_  
Last use \_\_\_\_\_ No. families \_\_\_\_\_  
Material No. stories 1 Heat Style of roof \_\_\_\_\_ Roofing \_\_\_\_\_  
Other buildings on same lot \_\_\_\_\_  
Estimated cost \$ 147.00 Fee \$ 3.00

### General Description of New Work

PROND (Breeze-way) Shawnee Step - 6' wide, 3 riser, 14" top step.  
Ht=22 $\frac{1}{2}$ ", Proj=33".

To replace old wood step approximate same size.  
Foundation - concrete pads and angle irons.

According to standard Shawnee plan. Approved by R. I. Perry,  
Structural Engineer filed in the building department 8/15/57.

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

### 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? \_\_\_\_\_ Ferm 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 \_\_\_\_\_  
Minimum 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? \_\_\_\_\_

### APPROVED:

CS 301

INSPECTION COPY

Signature of owner Richard Lerman

### 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? \_\_\_\_\_

Permit No 72/0650

Location 74 Craigie St

Owner Richard Lerman

Date of permit 6/9/72

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn.

Cert. of Occupancy issued

Staking Out Notice

Form Check Notice

NOTES

Memorandum from Department of Building Inspection, Portland, Maine

AP-70-74 Craigie Street

April 11, 1958

Donald York  
73 Broadway  
South Portland, Maine

cc to: Mrs. Zelda Cope  
74 Craigie Street

Building permit to construct open porch and 1-car frame garage 14 feet by 25 feet attached to dwelling at the above location is issued herewith but subject to the condition that 2x8 rafters no less than 16 inches on centers are to be provided for roof of open porch and that these rafters are to be supported along the line of the garage wall so that their horizontal span does not exceed 13 feet.

Very truly yours,

Theodore T. Rand  
Deputy Inspector of Buildings

TTR/lg

CS-27

March 25, 1958

AP - 70-74 Craigie Street

Mrs. Zelda Cope  
74 Craigie Street

cc to: Donald S. York  
73 Broadway  
cc to: Corporation Counsel

Dear Mrs. Cope:

We are unable to issue a permit for construction of a single car garage 14 feet by 25 feet attached by an open porch 13 feet by 13 feet to the left hand side of the dwelling at 70-74 Craigie Street because there is to be only 6 feet between the side of the garage and the lot line instead of the minimum clearance of 10 feet required to provide the sum of side yards of 16 feet specified by Section 4-B-2 of the Zoning Ordinance applying to the R-3 Residence Zone in which the property is located.

We understand you would like to exercise your appeal rights concerning this matter. Accordingly we are certifying the case to the Corporation Counsel, at whose office the appeal should be filed. In order for the appeal to be considered at the next public hearing to be held by the Board of Appeals, it is necessary that it be filed by Friday, March 28, 1958.

Very truly yours,

Warren McDonald  
Inspector of Buildings

AJS:M



## APPLICATION FOR PERMIT

Class of Building or Type of Structure.

Portland, Maine, March 24, 1958

PERMIT ISSUED

00557

APR 11 1958

CITY OF PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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

Location 74 Cragie St.

Owner's name and address	Zelda Cope, 74 Cragie St.	Within Fire Limits?	Dist. No.
Lessor's name and address	<del>100-101</del>	Telephone	3-9509
Contractor's name and address	<del>100-101</del> , York, 73 Broadway St. So., Portland	Telephone	
Architect		Telephone	5-7710
Proposed use of building	Dwelling and 1 car garage	Specifications	Plans yes
Last use	Dwelling		No. of sheets 2
Material	No. stories	Heat	No. families 1
Other building on same lot		Style of roof	No. families 1
Estimated cost \$	800.		Roofing
			Fee \$ 4.00

### General Description of New Work

To construct porch and 1-car frame garage 14'x25' attached to dwelling

Appeal sustained 4/4/58

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 owner

### Details of New Work

Is any plumbing involved in this work?	Is any electrical work involved in this work?			
Is correction 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 8'	Height average grade to highest point of roof 12'			
Size, front	depth	No. stories 1	solid or filled land? solid	earth or rock? earth
Material of foundation concrete	garage at least 4' below grade	Thickness, top 10"	bottom 10"	cellar no
Material of underpinning porch	porch - 9" Sonotubes			
Kind of roof pitch	shed	Rise per foot 6" - 4"	Roof covering asphalt roofing	Class C Und. Lab.
No. of chimneys	Material of chimneys	of lining	Kind of heat	fuel
Framing lumber-Kind	hemlock	Dressed or full size? dressed		
Corner posts	4x4			
Girders	5x6	Girt or ledger board?	Size	
Studs (outside walls and carrying partitions)	2x4-16" o.c.	Bridging	Max. on centers	
Joists and rafters:	1st floor con.	2x8, 2nd	every floor and flat roof span over 8 feet	porch
On centers:	1st floor	16", 2nd	2nd	2x6
Maximum span:	1st floor	13", 2nd	3rd	24" 24"
If one story building with masonry walls, thickness of walls?			roof 7"	13"
			height?	

### If a Garage

No. cars now accommodated on same lot 0, to be accommodated 1 number commercial cars to be accommodated 0  
Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? no

### APPROVED:

With these 4/11/58 TTR

### 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

Zelda Cope

INSPECTION COPY

Signature of owner

By: Philip Cope

C16-254-1M-Marks

4-12 6-20

Permit No. 587

Location 74th Avenue St  
Owner Beck Inc  
Date of permit 4-11-58  
Nonif closing-in  
Insp closing-in  
Final Notif.  
Final Insp.  
Cert. of Occupancy issued  
Staking Out Notice  
Form Check Notice

NOTES

4-8-58 Not started  
out P.A. (61)  
4-8-58 Only 1st  
to side 1st line  
staked out today (61)  
4-11-58 Stake out  
now OK (61)  
4-22-58 Not started  
(61)  
5-13-58 (61)  
Framing  
about completed (61)  
6-30-58 Completed  
(61)

X

58/33  
CITY OF PORTLAND, MAINE  
BOARD OF APPEALS

Granted 4/4/58

MISCELLANEOUS APPEAL

March 28, 1958

Zelde Cope, owner of property at 70-74 Craigie Street, under the provisions of Section 23 of the Zoning Ordinance of the City of Portland, hereby respectfully petitions the Board of Appeals to permit construction of a single car garage 14 feet by 25 feet attached by an open porch 13 feet by 13 feet to the left hand side of the dwelling. This permit is not issuable because there is to be only 6 feet between the side of the garage and the lot line instead of the minimum clearance of 10 feet required to provide the sum of side yards of 16 feet specified by Section 4-B-2 of the Zoning Ordinance applying to the R-3 Residence Zone in which the property is located.

LEGAL BASIS OF APPEAL:

Such permit may be granted only if the Board of Appeals finds that the enforcements of the terms of the Ordinance would involve practical difficulty or unnecessary hardship and desirable relief can be granted without substantially departing from the intent and purpose of the Ordinance.

Zelde Cope

By: Philip Cope  
APPELANT

DECISION

After public hearing held April 4, 1958 the Board of Appeals finds that enforcement of the terms of the Ordinance would involve practical difficulty or unnecessary hardship and desirable relief can be granted without substantially departing from the intent and purpose of the Ordinance.

It is, therefore, determined that such permit should be issued.

Franklin J. Killian  
Harry H. Green  
Zelde Cope  
BOARD OF APPEALS

CITY OF PORTLAND, MAINE  
BOARD OF APPEALS

April 1, 1958

Mrs. Zelda Cope  
74 Craigie Street  
Portland, Maine

Dear Mrs. Cope:

The Board of Appeals will hold a public hearing  
in the Council Chamber at City Hall, Portland, Maine, on  
Friday, April 4, 1958, at 3:30 p.m. to hear your appeal under  
the Zoning Ordinance.

Please be present or represented at this hearing  
in support of this appeal.

BOARD OF APPEALS

Franklin G. Hinckley  
Chairman

City of Portland, Maine  
BOARD OF APPEALS

April 1, 1958

TO WHOM IT MAY CONCERN:

The Board of Appeals will hold a public hearing in the Council Chamber at City Hall, Portland, Maine, on Friday, April 4, 1958, at 3:30 p.m. to hear the appeal of Zelde Cope requesting an exception to the Zoning Ordinance to permit construction of a single car garage 14 feet by 25 feet attached by an open porch 13 feet by 13 feet to the left hand side of the dwelling at 70-74 Craigie Street.

This permit is not issuable because there is to be only 6 feet between the side of the garage and the lot line instead of the minimum clearance of 10 feet required to provide the sum of side yards of 16 feet specified by Section 4-B-2 of the Zoning Ordinance applying to the F-3 Residence Zone in which the property is located.

All persons interested either for or against this appeal will be heard at the above time and place.

BOARD OF APPEALS

Franklin G. Hinckley  
Chairman

S

Copy to: Lillian D. Royte, 78 Craigie St., Portland, Me.

WARREN MCDONALD  
INSPECTOR OF BUILDINGS

ALBERT J. SEARS  
DEPUTY INSPECTOR OF BUILDINGS

CITY OF PORTLAND, MAINE  
Department of Building Inspection

March 25, 1958

AI - 70-74 Craigie Street

Mr. Zelia Cope  
74 Craigie Street

cc to: Donald B. York  
73 Broadway

Dear Mrs. Cope:

cc to: Corporation Counsel

We are unable to issue a permit for construction of a single car garage 14 feet by 25 feet attached by an open porch 13 feet by 13 feet to the left hand side of the dwelling at 70-74 Craigie Street because there is to be only 6 feet between the side of the garage and the lot line instead of the minimum clearance of 10 feet required to provide the sum of side yards of 16 feet specified by Section 4-R-2 of the Zoning Ordinance applying to the R-3 Residential Zone in which the property is located.

We understand you would like to exercise your appeal rights concerning this matter. Accordingly we are certifying the case to the Corporation Counsel, at whose office the appeal should be filed. In order for the appeal to be considered at the next public hearing to be held by the Board of Appeals, it is necessary that it be filed by Friday, March 28.

Sincerely yours,

Warren McDonald  
Inspector of Buildings

AJSM

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(COPY)

CITY OF PORTLAND, MAINE  
Department of Building Inspection



## Certificate of Occupancy

LOCATION 70-74 Bragie St.

Issued to Philip Cope

Date of Issue May 21, 1956

This is to certify that the building, premises, or part thereof, at the above location, built—~~1955~~  
~~dated 5/10/56~~ under Building Permit No. 55/1595, 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:

5/21/56 N. G. F. Cartwright  
(Date) Inspector

Warren Cartwright

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.



## APPLICATION FOR AMENDMENT TO PERMIT

Amendment No. 1

Portland, Maine, Jan. 12, 1956

PERMIT ISSUED

JAN 13 1956

CITY OF PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for amendment to Permit No. 55-1595, pertaining to the building or structure comprised in the original application 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 70-74 Craigie St., Extension Within Fire Limits? no Dist. No.

Owner's name and address The Minat Corp., 34 Preble St. Telephone 4-8013

Lessee's name and address

Contractor's name and address OWNERS

Architect

Plans filed No. No. of sheets

Proposed use of building dwelling house No. families 1

Last use

No. families

Increased cost of work Additional fee .50

### Description of Proposed Work

To provide box bay window to project 8" from wall of house in first story front of dwelling. Use 4x10 Douglas Fir 10' long.

### 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 Height average grade to highest point of roof

Size, front depth No. stories solid or filled land? earth or rock?

Material of foundation Thickness, top bottom cellar

Material of underpinning Height Thickness

Kind of roof Rise per foot Roof covering

No. of chimneys Material of chimneys of lining

Framing lumber—Kind Dressed or full size?

Corner posts Sills Girt or ledger board? Size

Girders Size Columns under girders Size Max. on centers

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

Joists and rafters: 1st floor 2nd 3rd roof

On centers: 1st floor 2nd 3rd roof

Maximum span: 1st floor 2nd 3rd roof

Approved: *DR-1112-56-AJF* The Minat Corp.

Signature of Owner by: *Don Cope*

Approved: *1/13/56 DR* Inspector of Buildings

INSPECTION COPY

C-10-154-SC-Marks

DOCUMENT 215  
EXHIBIT 100  
THE JOURNAL  
OF THE  
CITY OF  
NEW YORK  
1850-1851

3/19/55 5:55 P.M. 88-81

SCALE: 1/16" = 30'

ONE OF THE MIGHTY CORPS  
HEAT THE SOUL, AND COOL

16" OVERHANG  
21/2" FLOOR

FAVES PROJECT  
16th & 8th  
1945

16" OVER

CRIMES

# APPLICATION FOR PERMIT



Class of Building or Type of Structure Third Class

Portland, Maine, Sept. 12, 1955

PERMIT NO. 1111  
EXPIRES NOV. 1955  
CITY OF PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for a permit to erect ~~an occupied and occupied~~ the following building structure  
in accordance with the Laws of the State of Maine, the Building Code and Zoning Ordinance of the City of Port-  
land, plans and specifications, if any, submitted herewith and the following specifications:

Location 70-74 Craigie St. EXTENSION Within Fire Limits? no Dist. No. Telephone 4-8013  
Owner's name and address The Minat Corp., 34 Preble St. Telephone  
Lessee's name and address  
Contractor's name and address owners Telephone  
Architect  
Proposed use of building dwelling house Specifications Plans yes No. of sheets 3  
Last use  
Material No. stories Heat Style of roof  
building on same lot  
Estimated cost \$10,200. Roofing  
Fee \$ 11.00

## General Description of New Work

To construct 1-story frame dwelling house 24' x 48'.

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 11! Height average grade to highest point of roof 16!  
Size, front 24' 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 5" Roof covering Asphalt Class C Und. Lab.  
No. of chimneys 1 Material of chimneys brick of lining tile Kind of heat hot water fuel oil  
Framing lumber Kind hemlock Dressed or full size? dressed  
Corner posts 4x6 Sills box Girt or ledger board? Size  
Girders yes Size 6x8 Columns under girders Dean Size 3 1/2" Max. on centers 6 1/8"  
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 2x6, 3rd, roof 2x8  
On centers: 1st floor 16", 2nd 24", 3rd, roof 24"  
Maximum span: 1st floor 12", 2nd 12", 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:

OK-9/19/55-AJL

## 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

The Minat Corp.

INSPECTION COPY

Signature of owner by:

D. Minat

## NOTES

7/27/55  
9-29-55 Form 2 OK  
1-25-55 OK to issue  
5-10-55 All OK except brick  
front platform + steps DP  
5-21-55 Completed OK

ppm-1 m-11-55

mt dep 75

mt dep 75

New owner  
Philip Cope

Permit No. 551595

Location 24th Avenue St. Ext.

Owner The Philip Corp.

Date of perm: 9/19/55

Time closing:

1-25-56 AM

Imp closing: 1-25-56 AM

Mail Votu 10/5/55 11/25

Imp 21-56 AM

Imp 21-56 AM

Imp 21-56 AM

5-17



FILL IN AND SIGN IN TH INK

APPLICATION FOR PERMIT FOR  
HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, January 20, 1940

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 74 Craigie St. Ext. Use of Building Dwelling No. Stories New Building  
Existing  
Name and address of owner of appliance The Minat Corp., 34 Preble St.  
Installer's name and address Pallotta Oil Co., 112 Exchange St. Telephone 4-2671

General Description of Work

To install forced hot water heat and oil burning equipment

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  
Minimum distance to burnable material, from top of appliance or casing top of furnace 36"  
From top of smoke pipe 20" From front of appliance Over 4" From sides or back of appliance Over 3"  
Size of chimney flue 8x8 Other connections to same flue none  
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 underwriters' laboratories? yes  
Will operator be always in attendance? Does oil supply line feed from top or bottom of tank? bottom  
Type of floor beneath burner concrete Size of vent pipe 1 1/4"  
Location of oil storage basement Number and capacity of tanks 1-275 gal.  
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 (\$2.00 for one heater, etc., 50 cents additional for each additional heater, etc., in same building at same time.)

APPROVED:

OK 1-20-56 27C

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

Pallotta Oil Co.

INSPECTION COPY  
Q40

Signature of Installer By:

*Sealed J. Pallotta*

C17 105 IM MAINE PRINTING CO.

56/7  
74 Craigen St.  
The Merchant Corp.  
120/56

