

1320-1322 CONGRESS STREET

SHAW-WALKER
FUGUE

191-4-10
Affid 1320-1322 Congress St. - 11/26/65 - Allen

Streets Involved

Revised Maps

191-147-148-149

Congress St.

W. 1st St.

W. 2nd St.

W. 3rd St.

Bradley St.

W. 4th St.

W. 5th St. - O.H.

Craig St.

Edwards St.

Francis St.

Milton St. 1-49 ✓
2-46 ✓

Powder St. 1-41 ✓
2-24 ✓

Bradley St. - 1-17 ✓

Congress St. {1279-1343 ✓
1280-1362 ✓}

Taswell St. {1-43 ✓
2-44 ✓}

Calhoun St. {1-31 ✓
2-30 ✓}

Craig St. {1-35 ✓
2-36 ✓}

Edwards St. {1-21 ✓
2-34 ✓}

Francis St. - 10-16 ✓

Appeal 1320-1322 Congress St
Congress St (1279-1363)

1-26-6
(90)

1279-87	Wolant & Roubaud	1281 Cong St
1293-97	Frank M + Mary R S. Jervasi	6 Edwards St
1301	Joy S + Eli A D. Johnson	1391 Cong St
1303-07	William P + Lucille A. Skelch	1305 "
1309-11	Abraham Goldberg	3 Craigie St
1319-21	Liz + Daniel T. Gaudy	1319 Cong
1323-25	John D + Catherine M. Kolucci	1345 Cong St
1327-29	Walter C + Edith A. Kaptell	1329 "
1331	Edith H. Chittick	1333 Cong St
1333-35	" "	
1341-45	W. Hugh Churchill	138 Taft Ave
1347-55	William E. Towler	1353 Cong St
1357-59	Edwin + Flora (Mrs) R. R.	49 Cong Ave S to
1361-63	James H + Helen G. Lawrence	44 Brighton Rd

(1280-1265)

1274-80	George + Minnie J. Ront. 77 W	127 W. Cong St
1286-90	Henry W + Eleanor M. Guley	1290 Cong St
1292-94	" "	
1296-98	Cent. M. P. Co.	
1298-99	Katherine T. Kelly	1296 Cong St
1300-01	Port Terminal	233 St 1st St
1302-03	Kenneth + Alice N. Blue. St	2 Milton St
1305-10	Larry E. Galt	1310 Cong St
1312-14	Hellie E. Crawford	77 Carlton St
1316-18	Walter A. Mearns, dea.	70 Pleasant St
1322-24	Frederick E. Dougherty	56 Harrison St
1326-36	Raymond L + Jeanne A. Lebel	24 Green St
1338-52	Roman Catholic Bishop. P	NO
1340-42	Norman E + Anna K. Bieker	1348 Cong St

Craigie St - 1-31-

1-9	Laf	
9-11	Mary + P. Conley	11 Craigie St
13-17	J. Breston + Eileen M. Nance	15 "

71 Craigie St (1-35) (cont)

19-21 Anthony & Shirley A Martin
23-27 John D & Catherine M Mace
29 Emma in Barra
35 Arthur & Irene R Kerner

21 Craigie St
25 "
29 Craigie St
37 Craigie St

(2-36)

2-10 Leo & Violet M Landry
12-14 Colin & Audrey G Stokoe
16 Edna - David G Stokoe
18-16 Robert H & Evelyn G Stokoe
25-34 Bill & Helen
34-8 Bernard I Drankky

1319 Cong. St.
12 Craigie
18 Craigie St
24 "
30 Craigie St
36 "

Lassell St. (1-43)

1-11 dup
13-15 Rachel R M & Mary L King
17-19 Robert A & Joan L Hamilton
21-22 Allan C & Mary A Pollock
25-33 Geo J Leckie
Philip H & John Marshall Brown

13 Lassell St
17 "
23 "
25 Lassell St
110

(2-44)

28 dup
11-12 Cassie W Oliver
16 Pauline A O'Brien
24-28 David R Mitchell
46 Margaret L & Robert E Stokoe
28-30 Edna K & Mary M Doyle
32-34 John P McElroy
42 ~~John P McElroy (cont)~~

10 Lassell St.
16 "
22 "
23 Matthew St.
30 Lassell St
169 Anthony St SP
110

Calch St - 1-31

1-4 dup
13 Thor M & Laura T Leung
15-17 Michele & Brigida Dacomo

13 Calch St
15 Calch St

21 Col. L. 1 31 - cont.

19-21	Philip & Eliza - W. W. W. W.	21 Col. St.
23-25	Jos. Shute	23 " "
27-29	Robert W. & Thomas M. Johnson	27 Col. St.
31-33	Chas. E. & George	31 " "

2-30

3-5	W. & L. C. W. W. W.	125 Tapt. C. W.
11-14	do W.	
16-18	P. & E. M. W. W. W.	18 Col. St.
20-22	W. & C. W. W. W. W.	22 " "
24	W. & F. W. W. W.	26 Col. St.
28-30	W. & J. W. W. W.	30 " "

France - 51 - 1 - 21

1-5	do W.	
7-11	W. & E. W. W. W.	9 Edwards St.
13-17	W. & G. W. W. W.	15 " "
19-23	Margaret & W. W. W. W.	21 " "

2-34

2-10	do W.	
12-16	W. & E. W. W. W.	16 Edwards St.
18-20	W. & E. W. W. W.	" "
22-26	W. & E. W. W. W.	24 Edwards St.
28-30	W. & E. W. W. W.	28 " "
32-36	W. & E. W. W. W.	34 " "

France - 51 - (10-16)

10-16	W. & E. W. W. W.	14 France St.
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41 Milton St - 1-49

1-7	Lucy E. Caff	1310 Camp St
9-11	Hector B & Lee Carey	15 Milton St
13-15		
17-19	John M. Macdonald	19 "
21-23	John	
25-27	John M. Palmer	29 Milton St
31-33	John J. Palmer	31 Milton St
35-37	Nicholas L. Pellegrini	39 "

2-46

2-7	Kenneth & Alice A. Wescott	2 Milton St
10-18	Frederick C & Annie M. Chapman	16 Milton St
20-22	Margaret A. Sullivan	20 "
24-26	Ralph C & Sarah E. MacEwen	24 Milton St
28-30	John J. & Mary J. Thorne	28 "
32-34	Therese & Ellen B. Volger	32 "
36-38	John W. MacEwen	40 Milton St
40-42	Harriet J. Thorne	44 Milton St

Pomelan St - 1-41

1-7	John	
9	John A. & Mary L. A. Price	9 Pomelan St
13-15	William A. & Mary L. MacEwen	13 Pomelan St
17-19	Andrew & Nicholas	135 Kenwick Rd S P
21-23	John S. & Alice B. Price	490 Cottage Rd S P
25-27	John & Elaine J. Anderson	157 Bolton St
29-31	John & Mary	29 Pomelan St
33-35	Frank L. Gibson	43 "

2-24

2-7	John	
11	Edward B & Cora M. Thorne	11 Ave P St
16-18	Alfred J & Alice J. Anderson	30 Pomelan St

Bradley St (1-17)

1-7	James H & Helen J. Thorne	1 Bradley St
9-11	John	
13-15	Louis D & Rose A. Thorne	15 Bradley St
17-19	Mark D & Agnes E. Thorne	23 Bradley St

A.P.- 1320-1322 Congress St., corner of Lassell Street

Jan. 25, 1965

Mr. Joseph L. Kartell
176 Capisco Street

cc to: Corporation Counsel

Dear Mr. Kartell:

Building permit for construction of a dwelling approximately 26 feet wide by 46 feet long, with a barber shop about 12 feet by 26 feet at the Congress Street end of building, is not issuable under the Zoning Ordinance for the following reasons:

1. The barber shop use is not allowable in the R-5 Residence Zone in which the property is located and may be authorized by the Board of Appeals only if the requirements for a "Home Occupation" are to be met as follows:
 - a- The dwelling is to be occupied by the operator of the barber shop.
 - b- The barber shop use is not to occupy more than 25 per cent of the entire dwelling.
 - c- The living quarters in the dwelling outside of the barber shop are to be no less than 900 square feet in area.
 - d- There is to be no display of goods, no stock in trade, and no commodity sold on the premises.
 - e- Not more than one person not a resident of the dwelling is to be employed.
 - f- The operations are not to interfere with the peace and quiet of the neighborhood.
2. There is to be only about 13 feet between the corner of a jog on the side of the dwelling and the line of Lassell Street instead of the minimum side yard on side street of 15 feet being provided as required by Section 6-B-3 of the Ordinance. While the plot plan filed indicates the lot to be 50 feet wide for its full depth of 100 feet, assessment records indicate that it is only about 44 feet wide at the rear. Thus the side yard of 16 feet shown on plot plan cannot be provided as indicated.

Mr. Joseph L. Bartell

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3. The lot has an area of only 4700 square feet instead of the minimum of 6000 square feet as required by Section 6-8-7.
4. The width of the lot measured through the building where the lot is narrowest is only about 47 feet instead of the minimum of 60 feet required by Section 6-8-9.

We understand that you plan to operate the barber shop in compliance with requirements for a "home occupation", and would like to exercise your appeal rights as regards all of these discrepancies. Accordingly you should come to this office to file the appeal on forms which are available here. Unless you now own the property or have an effective contract to purchase it, the appeal will need to be made out in the name of and signed by the actual owner of the property.

It should be borne in mind that overhang of eaves of the building is allowed to extend not more than 24 inches into any required minimum yard spaces such as front and side yards in this instance. If it is necessary or desirable to have an overhang greater than 24 inches, such information should be furnished this office at once so that any discrepancy may be included in the appeal.

Presumably you may wish to have some type of sign or signs to advertise the barber shop. Information as to what is planned should be furnished before the appeal hearing since permission for any signs will need to be secured from the Appeal Board.

Very truly yours,

Albert J. Sears
Building Inspection Director

AJS:m



R5 RESIDENCE ZONE
APPLICATION FOR PERMIT

Class of Building or Type of Structure Third Class

Portland, Maine, January 25, 1965

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 322-122 Congress Street, corner Lussell St Within Fire Limits? _____ Dist. No. _____
Owner's name and address Joseph Martell, 176 Capisic Street Telephone 775-2762
Lessee's name and address _____ Telephone _____
Contractor's name and address _____ Telephone _____
Architect _____ Specifications _____ Plans yes _____ No. of sheets 2 _____
Proposed use of building Dwelling and barber shop No. families 1 _____
Last use _____ No. families _____
Material _____ No. stories _____ Heat _____ Style of roof _____ Roofing _____
Other buildings on same lot _____
Estimated cost \$ _____ Fee \$ _____

General Description of New Work

To construct 1-story frame building 46'x28' for dwelling and barber shop.

This application is preliminary to get settled the question of zoning appeal.
In event the appeal is sustained the applicant will furnish complete information,
the estimated cost and will pay legal fee.

Appeal never filed - JSM

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? 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? _____
Has septic tank notice been sent? _____ Forc. 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? _____

APPROVED:

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 _____

CS 301

INSPECTION COPY

Signature of owner

Joseph L. Martell

P.H.

Permit No.	107
Location	Commerce Street
Owner	W. H. Hackett
Date of permit	21 Nov
Exp. closing in	
Inspn. closing in	
Final Notif.	
Final Inspn.	
Cert. of Occupancy issued	
Staking Out Notice	
Warn Check Notice	

NOTES

No.	1
Date	June 22, 1968
To	J. H. Hinkle
Paid to order of	\$1.00
Closing in	
Notif.	
Person.	
If Occupancy issued	
E. Out Notice	
Check Notice	