

239-241 CUMBERLAND AVENUE



Fifth cut # 920R - Half cut # 9202R - Third cut # 9203R - First cut # 9205R



APPLICATION FOR PERMIT

PERMIT ISSUED

B.O.C.A. USE GROUP ... B.O.C.A. TYPE OF CONSTRUCTION ... 777

JUL 28 1981

ZONING LOCATION ... PORTLAND, MAINE, Feb. 19, 1981

CITY of PORTLAND

To the DIRECTOR OF BUILDING & INSPECTION SERVICES, PORTLAND, MAINE

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

LOCATION ... 239 Cumberland Avenue ... Fire District #1 [] #2 []
1. Owner's name and address ... David Aaskov - 32 Orkney St. ... Telephone ... 772-8521
2. Lessee's name and address ... Telephone ...
3. Contractor's name and address ... owner ... Telephone ...
4. Architect ... Specifications ... Plans ... No. of sheets ...
Proposed use of building ... No. families ...
Material ... No. stories ... Heat ... Style of roof ... Roofing ... 25' ... 2 to top of ...
Other buildings on same lot ... 100' ...
Estimated contractual cost \$ 1500. ... Fee \$... 100 ... appeal fee pd.

FIELD INSPECTOR—Mr. ... GENERAL DESCRIPTION ... Change of use from 4 family & 2 retail stores to 6 family with alterations
This application is for: @ 5-5451 Ext. 234
Change of use from 4 family & 2 retail stores to 6 family with alterations
Stamp of Special Conditions
Alterations ... Demolitions ... Change of Use ... Other ...

NOTE TO APPLICANT: Separate permits are required by the installers and subcontractors of heating, plumbing, electrical and mechanicals.

PERMIT IS TO BE ISSUED TO 1 [x] 2 [] 3 [] 4 []
Other: ...

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? ... Form 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? ...

APPROVALS BY: DATE
BUILDING INSPECTION—PLAN EXAMINER ...
ZONING: ...
BUILDING CODE ...
Fire Dept.: ...
Health Dept.: ...
Others: ...

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? ... Yes ...

Signature of Applicant ... David Aaskov ... Phone # 772-8521
Type Name of above ... David Aaskov ... 1 [] 2 [] 3 [] 4 []
Other ... and Address ...

FIELD INSPECTOR'S COPY

6



APPLICATION FOR PERMIT

PERMIT ISSUED

B.O.C.A. USE GROUP

B.O.C.A. TYPE OF CONSTRUCTION 358

MAY 1 1981

ZONING LOCATION PORTLAND, MAINE, April 30, 1981

CITY OF PORTLAND

To the DIRECTOR OF BUILDING & INSPECTION SERVICES, PORTLAND, MAINE

I the undersigned hereby applies for a permit to erect, alter, repair, demolish, move or install the following building, structure, equipment or change use in accordance with the Laws of the State of Maine, the Portland B.O.C.A. Building Code and Zoning Ordinance of the City of Portland with plans and specifications, if any, submitted herewith and the following specifications:

LOCATION 239-241 CUMBERLAND AVE. Fire District #1 [] #2 []
1. Owner's name and address DAVE AASKOV 32 Orkney St. Telephone 772-8521
2. Lessee's name and address Telephone
3. Contractor's name and address owner Telephone
4. Architect Specifications Plans No. of sheets
Proposed use of building 6 apt. bldg. No. families
First use No. families
Material No. stories Heat Style of roof Roofing
Other buildings on same lot
Estimated contractual cost \$ 2000. Fee \$ 10.

FIELD INSPECTOR-Mr. GENERAL DESCRIPTION

This application is for @ 775-5451 Ext. 234 To replace two windows with new and add new wall.

Stamp of Special Conditions

NOTE TO APPLICANT: Separate permits are required by the installers and subcontractors of heating, plumbing, electrical and mechanicals.

PERMIT IS TO BE ISSUED TO 1 [x] 2 [] 3 [] 4 []
Other:

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? For a 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?

APPROVALS BY: DATE MISCELLANEOUS
BUILDING INSPECTION-PLAN EXAMINER Will work require disturbing of any tree on a public street?
ZONING:
BUILDING CODE: Will there be in charge of the above work a person competent
Fire Dept.: to see that the State and City requirements pertaining thereto
Health Dept.: are observed? Yes
Others:

Signature of Applicant Dave Aaskov Phone #
Type Name of above Dave Aaskov 1 [] 2 [] 3 [] 4 []

FIELD INSPECTOR'S COPY

Other and Address

4



APPLICATION FOR PERMIT
DEPARTMENT OF BUILDING INSPECTIONS SERVICES
ELECTRICAL INSTALLATIONS

Date May 8, 1981, 19
 Receipt and Permit Number A67141

To the CHIEF ELECTRICAL INSPECTOR, Portland, Maine:
 The undersigned hereby apply for a permit to make electrical installations in accordance with the laws of
 Maine, the Portland Electrical Ordinance, the National Electrical Code and the following specifications:

LOCATION OF WORK: 239 Cumberland Av.
 OWNER'S NAME: David Askov ADDRESS: _____

				FEES
OUTLETS:				
Receptacles	Switches	Plugmold	ft. TOTAL	_____
FIXTURES: (number of)				
Incandescent	Fluorescent	(not strip) TOTAL		_____
Strip Fluorescent	ft.			_____
SERVICES:				
Overhead	Underground	Temporary	TOTAL amperes	_____
METERS (number of)				_____
MOTORS (number of)				_____
Fractional				_____
1 HP or over				_____
RESIDENTIAL HEATING:				
Oil or Gas (number of units)				_____
Electric (number of rooms)	8			8.00
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	4	Water Heaters	_____	_____
Cook Tops	_____	Disposals	_____	_____
Wall Ovens	_____	Dishwashers	_____	_____
Dryers	_____	Compactors	_____	_____
Fans	_____	Others (denote)	_____	_____
TOTAL				6.00
MISCELLANEOUS: (number of)				
Branch Panels				_____
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 and under				_____
over 30 amps				_____
Circus, Fairs, etc.				_____
Alterations to wires				_____
Repairs after fire				_____
Emergency Lights, battery				_____
Emergency Generators				_____
INSTALLATION FEE DUE:				14.00
FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT DOUBLE FEE DUE:				_____
FOR REMOVAL OF A "STOP ORDER" (304-16.b)				_____
TOTAL AMOUNT DUE:				14.00

INSPECTION:
 Will be ready on _____, 19__ ; or Will Call
CONTRACTOR'S NAME: Breggia Elec.
ADDRESS: 15 E. Kidder St.
TEL.: 773-0770
MASTER LICENSE NO.: 3931 **SIGNATURE OF CONTRACTOR:** *[Signature]*
LIMITED LICENSE NO.: _____

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



APPLICATION FOR PERMIT

PERMIT ISSUED

B.O.C.A. USE GROUP

B.O.C.A. TYPE OF CONSTRUCTION 722

JUL 23 1981

ZONING LOCATION PORTLAND, MAINE, Feb. 19, 1981

CITY OF PORTLAND

I, the DIRECTOR OF BUILDING & INSPECTION SERVICES, PORTLAND, MAINE
The undersigned hereby applies for a permit to erect, alter, repair, demolish, move or install the following building, structure, equipment or change use in accordance with the Laws of the State of Maine, the Portland B.O.C.A. Building Code and Zoning Ordinance of the City of Portland with plans and specifications, if any, submitted herewith and the following specifications:

LOCATION 239 Cumberland Avenue
1. Owner's name and address David Azakov - 32 Orkney St. Fire District #1 [] #2 [] Telephone 772-8521
2. Lessee's name and address
3. Contractor's name and address owner Telephone
4. Architect Specifications Plans No. of sheets
Proposed use of building No. families
Last use No. families
Material No. stories Heat Style of roof Roofing
Other buildings on same lot
Estimated contractual cost \$ 15.5K Fee \$ 135 pd
\$25.00 appeal fee pd.

FIELD INSPECTOR - Mr. GENERAL DESCRIPTION

How application is for @ 775-5451 Ext. 234

Change of use from 4 family & 2 retail stores to 6 family with alterations

Stamp of Special Conditions

This applicant is responsible for the cost of the appeal. In the event the appeal is successful, the applicant shall be reimbursed for the appeal fee.

NOTE TO APPLICANT: Separate permits are required by the installers and subcontractors of heating, plumbing, electrical and mechanicals.

PERMIT IS TO BE ISSUED TO 1 [x] 2 [] 3 [] 4 []

Other:

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? Form 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 tining 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?

APPROVALS BY: DATE

MISCELLANEOUS

BUILDING INSPECTION—PLAN EXAMINER

Will work require disturbing of any tree on a public street?

ZONING:

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

BUILDING CODE:

Fire Dept.:

Health Dept.:

Others:

Signature of Applicant David Azakov Phone # 772-8521

Type Name of above David Azakov 1 [] 2 [] 3 [] 4 []

Other and Address

OFFICE FILE COPY

6



APPLICATION FOR PERMIT
DEPARTMENT OF BUILDING INSPECTIONS SERVICES
ELECTRICAL INSTALLATIONS

Date April 17, 19 61
Receipt and Permit number A 67078

To the CHIEF ELECTRICAL INSPECTOR Portland, Maine:
The undersigned hereby applies for a permit to make electrical installations in accordance with the laws of
Maine, the Portland Electrical Ordinance National Electrical Code and the following specifications:

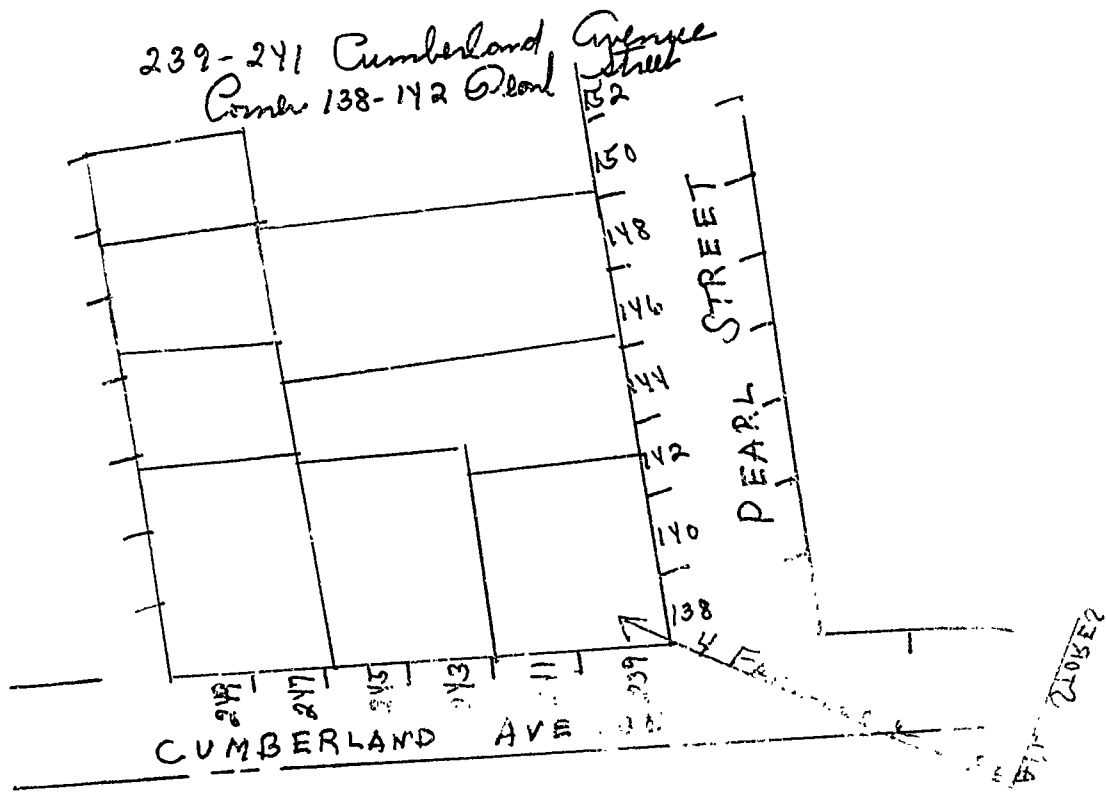
LOCATION OF WORK: 239 Portland Avenue
OWNER'S NAME: David Askov ADDRESS 32 Orkney St.

		FEES
OU1. ETS:	Receptacles	Switches
	Plugmold	ft. TOTAL
FIXTURES: (number of)	Incanescent	Flourescent
	Strip Flourescent	(not strip) TOTAL
SERVICES:	Overhead <input checked="" type="checkbox"/>	Underground
	Temporary	TOTAL amperes <u>200</u>
METERS: (number of)	<u>7</u>	<u>3.00</u>
MOTORS: (number of)		<u>3.50</u>
	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)	Range	Water Heaters
	Cook Tops	Disposals
	Wall Ovens	Dishwashers
	Dryers	Compactors
	Fans	Others (denote)
	TOTAL	
MISCELLANEOUS: (number of)	Branch Panels	
	Transformers	
	Air Conditioners Central Unit	
	Separate Units (windows)	
	Signs 10 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 and under	
	over 30 amps	
	Circus, Fairs etc.	
	Alteration to wires	
	Repairs after fire	
	Emergency Lights, battery	
	Emergency Generators	
	INSTALLATION FEE DUE:	
FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT	DOUBLE FEE DUE:	
FOR REMOVAL OF A "STOP ORDER" (304-16.b)		
	TOTAL AMOUNT DUE:	<u>6.50</u>

INSPECTION:
Will be ready on _____, 19__; or Will Call _____
CONTRACTOR'S NAME: Breggia Electric
ADDRESS: 15 E. Kidder St.
TEL: _____
MASTER LICENSE NO.: 3931 SIGNATURE OF CONTRACTOR: [Signature]
LIMITED LICENSE NO.: _____

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

239-241 Cumberland Avenue
Corner 138-142 Pearl Street



239-241 Cumberland Ave.
cor. 138-142 Pearl St.

April 8, 1981

David Aaskov
32 Orkney St.
Portland, Me.

Following is the decision of the Board of Appeals regarding your petition to permit change of use of the four family apartment building and two retail stores to six family apartment house with new apartments on first floor. Please note that your appeal was granted with the condition that you provide a lease or deed for parking.

Also, before your permit can be issued, you must pay for the permit fee itself. Please make all checks payable to City of Portland.

Very truly yours,

Malcolm G. Ward
Zoning Enforcement Officer

239-241 Cumberland Ave.
cor. 138-142 Pearl St.

February 25, 1981

David Aaskov
32 Orkney St.
Portland, Me.

Building permit and certificate of occupancy to change the use of the four family apartment building and two retail stores at the above named location to a six family apartment house with the new apartments on the first floor, are not issuable under the Zoning Ordinance because the area of the lot on which this building is located is only about 3,448 sq. ft. rather than the 6,000 sq. ft. minimum required by Section 602.7.1.8 of the Ordinance applying to the B-1 Business Zone in which this property is located. (R-6 requirements - 1000 sq. ft. per dwelling unit) Two additional off street parking spaces will not be provided as required by Section 602.14.B

We understand that you would like to exercise your appeal rights in this matter. Accordingly, you or your authorized representative should come to this office, room 317 City Hall, to file the appeal on forms which are available here. A fee of \$25. for a Dwelling Unit Conversion Appeal shall be paid at this office at the time the appeal is filed. If fee has been paid and appeal filed prior to this letter, then consider this letter as a matter of formality. Section 602.24.C.3.b.2

Very truly yours,

Malcolm G. Ward
Zoning Enforcement Officer

MGW:k



**Casco Bank
& Trust Company**

ONE MONUMENT SQUARE · P. O. BOX 678 · PORTLAND, MAINE 04104
TELEPHONE (207) 774-8221

April 1, 1981

Mr. David Aaskov
32 Orkney Street
Portland, ME 04103

Re: Pearl St. Parking

Dear Mr. Aaskov:

Reference your inquiry directed to Mr. Gam Boehm regarding parking availability.

Casco Bank & Trust Company leases one half of the parking lot at the First Baptist Church at Pearl and Congress. We presently do have space available for rent at a charge of \$25.00 a month.

Should you have any questions or need additional information, please don't hesitate to call me.

Sincerely yours,

Joan C. Carpenter
Joan C. Carpenter
Real Estate Management Officer

:jcc

cc: Mr. G. Boehm

A Casco/Northern Bank

zpc
2-19-81

CITY OF PORTLAND, MAINE
IN THE BOARD OF APPEALS

APPLICATION FOR VARIANCES FOR DWELLING UNIT CONVLRSIONS

David Aaskov, owner of property at 239-241 Cumberland Ave.
cor. 138-142 Pearl St.
under the provisions of Section 602.24 C of the Zoning Ordinance of the City of

Portland, hereby respectfully petitions the Board of Appeals to permit:

Change of use of the 4 family apt. bldg and 2 retail stores at above location to a 6 family apt. house with the new apts. on the first floor which is not issuable under the Zoning Ordinance because the area of the lot on which this bldg. is located is only about 3,448 sq. ft. rather than the 6,000 sq. ft. min. required by Section 602.7.B.8 of the ordinance applying to the B-1 Business Zone in which this property is located. (R-6 requirements - 1000 sq. ft. per dwelling unit) Two additional off street parking spaces will not be provided as required by Sec. 602.14.B

LEGAL BASIS OF APPEAL: Such permit may be granted only if the Board of Appeals finds that the conditions imposed by Section 602.24 C(3)(b)(2) of the Zoning Ordinance have been met. (See reverse hereof for said conditions.)

Site Plan approval (is/is not) required by the Site Plan Ordinance. If site plan approval is required, a preliminary or final site plan is attached hereto as Exhibit A.


APPELLANT

602.24 C(3)(b)(2) Variance for Dwelling Unit Conversions.

- (a) The subject property consists of a structure which by reason of its size or the size of the lot on which it is located could legally accommodate more dwelling units than are permitted in the residential zone where it is located.
- (b) By reason of its age, condition or marketability, the structure cannot be economically used or maintained if used for no more than the number of dwelling units permitted in the residential zone where it is located.
- (c) The existing uses in the immediate vicinity of the subject property are not of such nature and condition as to justify rezoning a reasonable area in the vicinity of the subject property to a classification which would permit the economic use and maintenance of the subject property.
- (d) Adequate provision has been made for on-site or off-site parking spaces in a number sufficient to meet the requirements of Section 602.14. If the variance is granted, it would comply with all other provisions of this ordinance and all other codes or ordinances of the City or meets the requirements for a variance of those provisions.
- (e) The conversion of the subject property so as to accommodate more dwelling units than are permitted in the zone in which it is located would not significantly interfere with the use and enjoyment of other land in the vicinity.
- (f) None of the foregoing conditions have been deliberately created by, or with the consent or acquiescence of, the owner, his predecessors in title, or any user of the property in order to bring the subject property within the standards of this section and no alternative available to the owner other than a variance to permit an increase in the permitted number of dwelling units would suffice to permit the economic use and maintenance of the subject property.

CITY OF PORTLAND, MAINE
IN THE BOARD OF APPEALS

VARIANCE FOR DWELLING UNIT CONVERSIONS

Findings of Fact

The applicant is David Aaskov and he is interested in the property located at cor. 138-142 Pearl St. 239-241- Cumberland Ave. as six family apt.. The owner of the property is same and his address is 32 Orkney St.. The property is located in a B-1 Zone. The present use of the property is 4 family apt. & 2 retail stores.

The applicant respectfully petitions the Board of Appeals for a variance from the provision of Section 602.24 C of the Ordinance to permit change of use from 4 apts. & 2 retail stores to 6 family apt.

Further Findings of Fact

no permits were taken out so work that has been done; 5th apartment was occupied when bldg. was bought; parking available from (used bank - 2 spaces required)

Appearances

The names and addresses of those appearing in support of the application are: David Aaskov, owner; 4411 Hilling, 583 Forest Ave, Mr. Lindor's Assistant

and the names and addresses of those appearing in opposition to the application are:

Exhibits

The documentary evidence presented to the Board, including, but not by way of limitation, plans, specification, photographs, etc. consisted of the following:

Photos, floor plan, maps, zoning plan - def owner,
owner's financial statement

REASONS FOR DECISIONS

The subject property consists of a structure which by reason of its size or the size of the lot on which it is located (could/could not) legally accommodate more dwelling units than are permitted in the residential zone where it is located as evidenced by: see site plan OK

By reasons of its age, condition or marketability, the structure (can/can not) be economically used or maintained if used for no more than the number of dwelling units permitted in the residential zone where it is located for the following reasons:

Formerly commercial space not rentable

The existing uses in the immediate vicinity of the subject property (are/are not) of such a nature and condition as to justify rezoning a reasonable area in the vicinity of the subject property to a classification which would permit the economic use and maintenance of the subject property, because: presently

B-1

Adequate provision (has/has not) been made for on-site or off-site parking spaces in a number sufficient to meet the requirements of Section 602.14, which requires

6 parking spaces. pending a lease for 2 spaces

If the proposed variance should be granted, it (will/will not) comply with all other provisions of this ordinance and all other codes or ordinances of the City or meet the requirements for a variance of those provisions.

The conversion of the subject property so as to accommodate more dwelling units than are permitted in the zone in which it is located (would/would not) significantly interfere with the use and enjoyment of other land in the vicinity as evidenced by: _____

The foregoing conditions (have/have not) been deliberately created by, or with the consent or acquiescence of, the owner, his predecessors and title, or any user of the property in order to bring the subject property within the standards of this section, as shown by: any deed or short lease

There (is/is not) any alternative available to the owner, other than a variance to permit an increase in the number of dwelling units, which would suffice to permit the economic use and maintenance of the subject property because of the following: based on info. received

SPECIFIC RELIEF GRANTED

After a public hearing held on April 2, 1981, the Board of Appeals find that all of the conditions required by the Ordinance (do/de-not) exist with respect to this property and that a variance for dwelling unit conversion should _____ be granted in this case.

It is therefore determined that a variance from the provisions of the Zoning Ordinance should _____ be granted in this case.

Condition:

Owner must submit proof of rental of 2 parking spaces to be presented to the Bldg Inspector. (voted unanimously)

Thomas J. Murphy

Office
Michael Kelly

Eric E. Taylor

James J. Martin

Michael S. West

James J. Kelly



B2 BUSINESS ZONE

APPLICATION FOR PERMIT

Class of Building or Type of Structure

Portland, Maine, June 27, 1972

PERMIT ISSUED

JUL 6 1972

CITY of PORTLAND

To the INSPECTOR OF BUILDINGS PORTLAND, MAINE

The undersigned hereby applies for a permit to erect alter repair d. molish 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 239-241 Cumberland Ave. Within Fire Limits? _____ Dist. No. _____
 Owner's name and address Deering Realty Co., 1041 Washington Ave. Telephone _____
 Prospective owner _____
 Lessee's name and address Ronald E. Sevigny, 21 Orchard Rd., Cape Elizabeth Telephone 774-4474
 Contractor's name and address _____ Telephone 779-4651
 Architect _____ Specifications _____ Plans yes No. of sheets 1
 Proposed use of building Stores, apartments No families 4
 Last use Stores and apartments No. families 2
 Material brick No. stories 3 Heat _____ Style of roof _____ Roofing _____
 Other buildings on same lot _____
 Estimated cost \$ 5000. Fee \$ 15.00

General Description of New Work

Fee \$ 15.00

PL 7-6-72

To Change Use of second floor from assembly hall to two apartments
 To partition off new kitchen and new bath - existing windows
 Existing front and rear stairway leading directly out of doors.

6/29/72
 Sent to Fire Dept.
 Rec'd from Fire Dept. 7/24/72

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 prospective 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? _____ If not, what is proposed for sewage? _____
 Has septic tank notice been sent? _____ Form 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:

Eric C. O. Reed 7-6-72
A.K. - 7/7/72 - Allen W. Lida

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? yes

CS 301

INSPECTION COPY

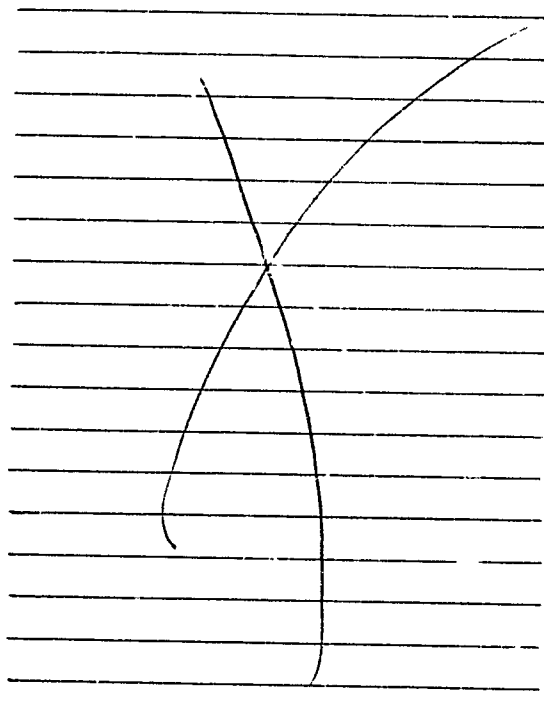
PERMIT ISSUED
 WITH LETTERS
 Signature of _____

Ronald E. Sevigny

NOTES

12/28/72 FIRE DOORS
 NOT INSTALLED IN
 APARTMENTS AND
 CELLAR WAY, NO LIGHTS
 IN BACK HALL, NO
 VENTILATION IN RIGHT
 3RD FLOOR BATHROOM
 1/31/73 DOOR CLOSERS
 NEED TO BE PATUSTED
 ON 3 ART. DOORS SUPT.
 THEM CORRECTED BY 2/5/73
 2/5/73 PLUMBING CONDITIONS CORRECTED NO
 PLUMBING PERMIT AS YET
 4/2/73 OK TO ISSUE C.O.

Permit No. 721 793
 Location 239-244 Cumberland
 Owner Ronald Bergquist
 Date of permit 6/7/72
 Notif. closing-in
 Inspn. closing-in
 Final Notif.
 Final Inspn.
 Cert. of Occupancy issued 1/2/73
 Siting. Out. Notice M.K.C.
 Form Check Notice
 SAID HE WOULD HAVE
 THEM CORRECTED BY 2/5/73
 YET M.G.W.
 C.O. M.G.W.



239-241 Cumberland Avenue

July 7, 1972

Ronald Sevigny
21 Orchard Road
Cape Elizabeth

Dear Mr. Sevigny:

Building permit to change the use of second floor from assembly hall to two apartments at the above named location is being issued subject to the following Building Code requirements:

1. All plumbing work that is to be done requires a separate permit.
2. The chimney should be checked throughout, pointing up all loose bricks, cleaning out the flue and checking cleanout door so that it is made operable.
3. The oil line from the oil burner to the fuel oil tank now rests on top of the cement floor, this will need to be covered completely with concrete from the burner to the tank.
4. Stairway to the basement in the rear shall be cut off from the upper stories by separations of no less than one hour fire resistance. Self closing solid core plywood door having a nominal uniform thickness of no less than 1-3/4", with panels of wireglass allowed, may be used. (Sec. 502.6.3.)
5. Hallways, stairways, and all parts of means of egress used in common shall be equipped so as to be adequately lighted by electricity from sunset to sunrise or continuously in cases where there is not adequate natural light through daylight hours. (Sec. 502.5.4).
6. Doors to hallways from both new apartments on the second floor shall be at least self closing solid core plywood doors having nominal uniform thickness of not less than 1-3/4". This is the same type of door asked for at the cellar stairs. Fire doors of a higher rating however may be used if you so desire.

Ronald Sewigny
Page 2
July 7, 1972

7. This permit is being issued with the understanding that a fourth parking space will be provided in the rear of your lot.

Very truly yours,

A. Allan Soule
Assistant Director

AASA:in



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, August 14, 1972

PERMIT ISSUED

AUG 15 1972

760 CITY of PORTLAND

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 239 Cumberland Ave. Use of Building apt. No. Stories 2 Building Existing "
Name and address of owner of appliance Judith Sevigny, 21 Orchard Rd., Cape Elizabeth.
Installer's name and address Community Ctl, 275 Front St., S. Portland Telephone

General Description of Work

To install oil fired hot water heater - 50 gal.

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
From top of smoke pipe From front of appliance From sides or back of appliance
Size of chimney flue Other connections to same flue
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?

IF OIL BURNER

Name and type of burner Labelled by underwriters' laboratories?
Will operator be always in attendance? Does oil supply line feed from top or bottom of tank?
Type of floor beneath burner Size of vent pipe
Location of oil storage Number and capacity of tanks
Low water shut off Make No.
Will all tanks be more than five feet from any flame? How many tanks enclosed?
Total capacity of any existing storage tanks for furnace burners

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

Chevron Burner - 50 Gal. hot water heater

Amount of fee enclosed \$4.00 (\$2.00 for one heater, etc., \$1.00 additional for each additional heater, etc., in same building at same time.)

APPROVED: O.K. E.R. 10/15/72

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

Community Ctl Co.

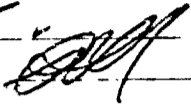
CS 300

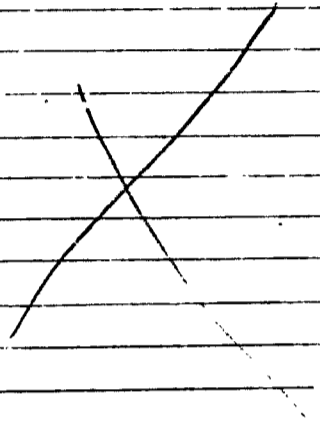
Signature of Installer P. Gervase

INSPECTION COPY

Permit No. 721 966
Location 239 Grandview Ave
Owner James R. Simpson
Date of permit 8/15/72
Notif. closing in _____
Inspn. closing in _____
Final Notif. _____
~~Inspection~~ SAM
Type of Occupancy issued _____

NOTES

9-6-72 O.K. 



239-241 Cumberland Ave.

Dec. 29, 1972

cc to: Fire Department

Ronald Sevigny
21 Orchard Road
Cape Elizabeth

Dear Mr. Sevigny:

On inspection of the above job on Dec. 28, 1972 our inspector reports that fire doors and stairways from both new apartments on the second floor have not been installed. The basement stairway has not been enclosed so as to provide a one hour fire separation from the upper stories. Section 502.6.3. Oil lines from the two oil burners have not been protected. The back stairway has not been adequately lighted. Sec. 502.5.4. The right hand apartment bathroom does not have mechanical ventilation, as per the City of Portland Plumbing Code.

It is important that the above conditions be corrected before January 30, 1973, and that you notify this office of readiness for another inspection so that if all is found in order at this time a certificate of occupancy required by law may be issued.

Very truly yours,

Malcolm G. Ward
Plan Examiner

HGN:12

(COPY)

CITY OF PORTLAND, MAINE
Department of Building Inspection



Certificate of Occupancy

LOCATION 239-241 Cumberland Ave.

Date of Issue April 2, 1973

Issued to **Ronald Savigny**

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 72/743, 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

Second floor ONLY

APPROVED OCCUPANCY

two apartments

Limiting Conditions:

This certificate supersedes
certificate issued

Approved:

4/2/73

(Date)

Inspector

[Signature]

Director 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 PERMIT

B.O.C.A. USE GROUP

E.A.C.A. TYPE OF CONSTRUCTION

ZONING LOCATION PORTLAND, MAINE, Nov. 12, 1973

PERMIT ISSUED

12 1970

CITY of PORTLAND

To the DIRECTOR OF BUILDING & INSPECTION SERVICES, PORTLAND, MAINE

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

LOCATION 142 Pearl St. Fire District #1 [] #2 []
1. Owner's name and address Mik-nak Wood Shop, Marsden Telephone
2. Lessee's name and address Telephone
3. Contractor's name and address Kalingas, Route 202 North Windham, Me. Telephone 892-6744
4. Architect Specifications Plans No. of sheets
Proposed use of building No. families
Last use No. families
Material No. stories Heat Style of roof Roofing
Other buildings on same lot
Estimated contractual cost \$ Fee \$ 4.00

FIELD INSPECTOR—Mr. GENERAL DESCRIPTION

This application is for: @ 775-5451 Permit to install 2-420 gal bulk tanks for permanent heat. 210 gal capacity.
Dwelling Ext. 234
Garage
Masonry Bldg.
Metal Bldg.
Alterations Sent by Fire Dept.
Demolitions
Change of Use
Other wood shop

Stamp of Special Conditions

NOTE TO APPLICANT: Separate permits are required by the installers and subcontractors of heating, plumbing, electrical and mechanicals.

PERMIT IS TO BE ISSUED TO 1 [] 2 [] 3 [x] 4 []
Other:

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? Form 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?

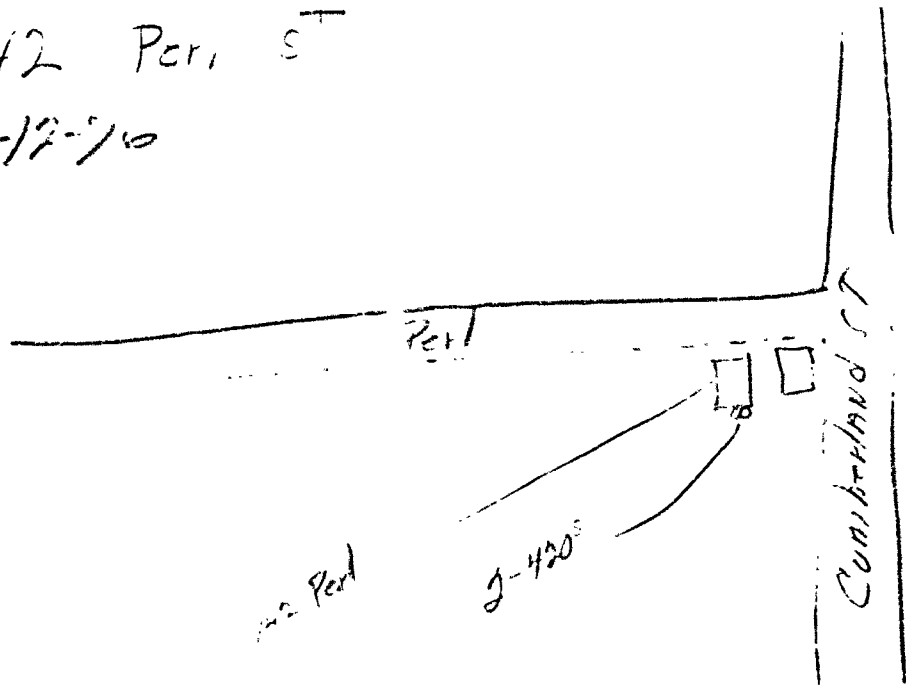
APPROVALS BY: DATE MISCELLANEOUS
BUILDING INSPECTION—PLAN EXAMINER Will work require disturbing of any tree on a public street?
ZONING
BUILDING CODE: Will there be in charge of the above work a person competent
Fire Dept.: to see that the State and City requirements pertaining thereto
Health Dept.: are observed?
Others:

Signature of Applicant Robert A. Smith Phone # same
Type Name of above Robert A. Smith 1 [] 2 [] 3 [x] 4 []
Other
and Address

FIELD INSPECTOR'S COPY

MAINGAS (Brentwood - A. 111 - 1112.)

142 Per. S^T
11-12-70



Maingas
R.A. Smith

RECEIVED
NOV 12 1970
DEPT. OF BLDG. INSP.
CITY OF PORTLAND

January 24, 1979

Re: 239-241 Cumberland Ave.

Judith M. Seigny
21 Orchard Road
Cape Elizabeth, Me. 04107

It has been noted that you recently erected a sign over the sidewalk at the above named location. Our files indicate that no permits were applied for.

Please come into this office and apply for a sign permit. We will need plans showing securings, dimensions, and the sign's location. Since this sign is over the sidewalk an owner's consent form must be filled out (enclosed copy) By City Ordinance, these signs are required to be erected either by a bonded sign hanger or a copy of your insurance policy covering for \$300,000 must also be submitted.

If you have any questions, do not hesitate to call this office.

Very truly yours,

Marge Schmuckal
Building Inspector

MS/t

SET TAB STOPS AT ARROWS

Certificate of Insurance

ACORD

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES LISTED BELOW.

NAME AND ADDRESS OF AGENCY

Bradish-Young, Inc.,
517 Forest Avenue,
Portland, Maine 04101

COMPANIES AFFORDING COVERAGES

- COMPANY LETTER **A** Maine Bonding And Casualty Company
- COMPANY LETTER **B**
- COMPANY LETTER **C**
- COMPANY LETTER **D**
- COMPANY LETTER **E**

NAME AND ADDRESS OF INSURED

Ronald J. & Judith M. Sevigny,
21 Orchard Road,
Cape Elizabeth, Maine 04107

This is to certify that policies of insurance listed below have been issued to the insured named above and are in force at this time

COMPANY LETTER	TYPE OF INSURANCE	POLICY NUMBER	ISSUE & EXPIRATION DATE	Limits of Liability in Thousands (000)		
				EACH OCCURRENCE	AGGREGATE	
A	GENERAL LIABILITY	Pr 80 22	11/1/81	PROPERTY DAMAGE	\$	
	<input checked="" type="checkbox"/> COMPREHENSIVE FORM <input type="checkbox"/> PREMISES - OPERATION <input type="checkbox"/> EXPLOSION AND COLLAPSE HAZARD <input type="checkbox"/> UNDERGROUND HAZARD <input type="checkbox"/> PRODUCTS/COMPLETED OPERATIONS HAZARD <input type="checkbox"/> CONTRACTUAL INSURANCE <input type="checkbox"/> BROAD FORM PROPERTY DAMAGE <input type="checkbox"/> INDEPENDENT CONTRACTORS <input type="checkbox"/> PERSONAL INJURY			PROPERTY DAMAGE	\$	
				PERSONAL INJURY AND PROPERTY DAMAGE COMBINED	300,000.	300,000
				PERSONAL INJURY	\$	
	AUTOMOBILE LIABILITY			PERSONAL INJURY (EACH PERSON)	\$	
	<input type="checkbox"/> COMPREHENSIVE FORM <input type="checkbox"/> OWNED <input type="checkbox"/> HIRED <input type="checkbox"/> NON-OWNED			PERSONAL INJURY (EACH OCCURRENCE)	\$	
	EXCESS LIABILITY			PROPERTY DAMAGE	\$	
	<input type="checkbox"/> UMBRELLA FORM <input type="checkbox"/> OTHER THAN UMBRELLA FORM			PERSONAL INJURY AND PROPERTY DAMAGE COMBINED	\$	
	WORKERS' COMPENSATION and EMPLOYERS' LIABILITY			STATUTORY	\$	
	OTHER					

DESCRIPTION OF OPERATIONS/LOCATIONS/VEHICLES

Nos. 239-241 Cumberland Avenue, Portland, Maine.

RECEIVED

FEB 16 1979

DEPT. OF BLDG. INSP

CITY OF PORTLAND

Condition: Should any of the above described policies be cancelled before the expiration date the company will endeavor to mail 10 days written notice to the below named certificate holder, but failure to mail such notice shall impose no obligation or liability of any kind upon the company

NAME AND ADDRESS OF CERTIFICATE HOLDER

City of Portland,
Building & Inspector Services,
room 113,
City Hall,
Portland, Maine 04111

DATE ISSUED

2/14/79

Kenneth A. Rose
BRADISH-YOUNG, INC.

AUTHORIZED REPRESENTATIVE



13-3 0237
 APPLICATION FOR PERMIT TO ERECT
 SIGN OVER PUBLIC SIDEWALK OR STREET

PERMIT ISSUED

APR 12 1979

CITY OF PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, ME. Portland, Maine, Feb. 13 19 79
 The undersigned hereby applies for a permit to erect the following described sign extending over a public sidewalk or street in accordance with the Building Code of the City of Portland, and the following specifications:

Location 239 Cumberland Ave. Within Fire Limits? _____ Dist. No. _____
 Owner of building to which sign is to be attached Judith Sevigny - same Send permit to
 Name and address of owner of sign Owner of bldg. Judith Sevigny-21 Orchard Rd. Cape Eliz 04107
 Contractor's name and address Owner Telephone 773-0017
 When does contractor's bond expire? insurance

Information Concerning Building

No. stories 3 Material of wall to which sign is to be attached brick


Details of Sign and Connections

Building owner's consent and agreement filed with application not applicable
 Electric? no Vertical dimension after erection 3 ft. Horizontal 3 ft.
 Weight 35 approx lbs. Will there be any hollow spaces? no Any rigid frame? _____
 Material of frame wood No. advertising faces 2 material _____
 No. rigid connections _____ Are they fastened directly to frame of sign? _____
 No. through bolts _____ Size _____ Location, top or bottom _____
 No. guys _____ material _____ Size _____
 Minimum clear height above sidewalk or street _____
 Maximum projection into street _____ Fee \$ 5.90

Signature of contractor Judith M. Sevigny

INSPECTION COPY

ZONING OK P.A.G. 4/11/79

4-18-79 Sign already if - middle then
came for permit - 
79/237
269 Cumberland Cove.
Judith - singing
2-13-79
4-12-79



APPLICATION FOR PERMIT
DEPARTMENT OF BUILDING INSPECTIONS SERVICES
ELECTRICAL INSTALLATIONS

Date July 18, 1980, 19__
 Receipt and Permit number A51509

To the CHIEF ELECTRICAL INSPECTOR, Portland, Maine:

The undersigned hereby applies for a permit to make electrical installations in accordance with the laws of Maine, the Portland Electrical Ordinance, the National Electrical Code and the following specifications:

LOCATION OF WORK 142 Pearl St.
 OWNER'S NAME: Ronald Sevigny ADDRESS: _____

		FEES
OUTLETS:	Receptacles _____ Switches _____ Plugmold _____ ft. TOTAL <u>30</u>	<u>3.00</u>
FIXTURES: (number of)	Incandescent _____ Flourescent _____ (not strip) TOTAL _____	
	Strip Flourescent _____ ft. _____	
SERVICES:	Overhead _____ Underground _____ Temporary _____ TOT. L amperes <u>200</u>	<u>3.00</u>
METERS: (number of)	_____	<u>.50</u>
MOTORS: (number of)	Fractional _____	
	1 HP or over <u>3</u>	<u>3.00</u>
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 _____ Disposals _____	
	Wall Ovens _____ Dishwashers _____	
	Dryers _____ Compactors _____	
	Fans _____ Others (denote) _____	
	TOTAL _____	
MISCELLANEOUS: (number of)	Branch Panels _____	
	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 and under _____	
	over 30 amps _____	
	Circus, Fairs, etc. _____	
	Alterations to wires _____	
	Repairs after fire _____	
	Emergency Lights, battery _____	
	Emergency Generators _____	
	INSTALLATION FEE DUE:	<u>9.50</u>
FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT	DOUBLE FEE DUE:	
FOR REMOVAL OF A "STOP ORDER" (304-16.b)	TOTAL AMOUNT DUE:	<u>9.50</u>

INSPECTION:

Will be ready on _____, 19__; or Will Call

CONTRACTOR'S NAME: Henry G. Gagne

ADDRESS: 660 Bridge St. Westbrook

TEL.: 797-3472

MASTER LICENSE NO.: 3013 SIGNATURE OF CONTRACTOR: Henry G. Gagne

LIMITED LICENSE NO.: _____

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



B2 BUSINESS ZONE
CITY OF PORTLAND, MAINE
DEPARTMENT OF BUILDING INSPECTION
COMPLAINT

Location:
239-241 Cumberland Ave.

INSPECTION COPY

COMPLAINT NO. 64/92 Date Received August 14, 1964

Location 239-241 Cumberland Ave. Use of Building _____
Owner's name and address Montefusco Danish Bldg. Association, Telephone _____
Tenant's name and address Carl Peterson, 22 Oregon St., Portland, Maine Telephone _____
Complainant's name and address Fire Dept. Telephone _____

Description: Dangerous chimney

NOTES: A good deal of mortar has fallen out between the bricks. While the chimney looks to be in good shape if the mortar is not replaced the bricks will fall. AAS
8/17/64 - Letter to owner, which. All - AAS
8/24/64 - Carl Bertelsen was in and said that they had sold building on a contract to buy, but that if deal fell through they would have to shingle roof and would take care of chimney. Apparently the chimney is not immediately dangerous so decided not to press matter - AAS
10/1/64 - Carl Bertelsen reports that this building has been sold to Vincent Montefusco - AAS 797-5430
12/3/64 - Same - Allen
12/23/64 - Same - Allen
2/25/65 - Just the same - Allen
4/13/65 - AAS reports chimney not dangerous at this time - AAS
9/2/65 Fire Dept. reports chimney on Chestnut St side is bad. P.H.

FD-36 (Rev. 9-1-64)

Op't. 64/92 - 139-241 Cumberland Avenue -

August 17, 1964

~~Denish Building Association
E. Martin, Jensen
RFD 1, Yarmouth, Maine~~

~~Recipient:~~

An inspector from this department reports that much of the mortar in joints of chimney above roof of building at the above named location, of which you are reported to be the owner, has fallen out so that bricks are loose and in danger of falling. As authorized by Section 14, 15 & 17 of Chapter 97, Revised Statutes of Maine (except enclosed herewith), you are hereby directed to have this unsafe condition corrected in a permanent fashion before Sept. 1, 1964.

It is hoped that we may have your cooperation in this matter so that further action by this department may not become necessary.

Very truly yours,

Albert W. Sears
Building Inspection Director

adsjm

AP 241 Cumberland Ave.
(pressing machine boiler)

June 29, 1953

Mr. Thomas Lovine
241 Cumberland Ave.
Mr. Harry Carvel
386 Cumberland Ave.

Gentlemen:

The boiler which would be replaced by a used gas-fired boiler under this permit when issued was installed without first securing a permit from this department as required by law, there are a number of sub-standard features about it, and these and all other details will have to be carried out now in accordance with Building Code requirements.

The present boiler is vented through a window and part of the vent pipe is too close to burnable material. Besides that the vent pipe projects over the public sidewalk without permission from the Municipal Officers. There is no objection to projecting the proper vent pipe through the window but the vent should pass through in such a location that a square of glass may be removed and replaced by galvanized metal or better non-burnable material, which will be held rigidly in place and will also hold the vent pipe rigidly in place at least an inch from all burnable material.

Since the vent pipe would project about six inches over the public sidewalk, the approval of the Municipal Officers is required on the permit before it can be issued. Unless we hear from you differently that you mean to change the arrangements so that there will be no projection over the public sidewalk, we will ask the approval of the Municipal Officers at the earliest opportunity, but that can hardly take place before July 6.

From the point where the vent pipe starts through the outside wall of the building, whether at the window or any where else, and all parts of the vent pipe outside of the particular room in which the boiler is located must be something more protective than ordinary sheet metal, and, of course, must be held rigidly in place both inside and outside of the building. Either the kind of pipe listed by the Underwriters' Laboratories as type B gas vents may be used or, for a limited time it will be allowable to have made up a vent pipe of two thicknesses of 28 gauge galvanized metal with a layer of heavy asbestos between.

If you care to get the complete description of this boiler including the type number and the capacity, and we can find the same type in the approval lists of the American Gas Association, it may be that the boiler has special rights as concerns mounting and closeness to burnable material. Otherwise the arrangements will have to be as follows:

Even assuming that the space around the 6-inch legs of the appliance is free and open, the 3/16 inch asbestos board indicated as intended on the floor is not sufficient, but it is likely that the boiler will have to be set upon a 4-inch thickness of hollow masonry with the openings or flues in the masonry all running continuously in the same direction and left unobstructed for the passage of heat, which may travel downwards from the boiler. Since the back of the boiler will be only eight inches from burnable material, the burnable material must be protected by a sheet of 28 gauge metal spaced out one inch from the burnable material on non-burnable spacers. This shield should be large enough so that any burnable material closer than 18 inches to any part of the appliance will be

Mr. Thomas Levine
Mr. Harry Carvel

2

June 29, 1953

fully protected by the shield.

It is important that you let Inspector Thurlow of this department know before July 2, whether you still desire to project the vent pipe over the sidewalk, whether you can find sufficient identification of the boiler to see whether special allowances may be made as to clearances, especially the mounting on the floor, and whether you understand and will be governed by this letter. He may be reached at 4-1431, Ext. 236 between 8:00 and 8:30.

Very truly yours,

Warren McDonald
Inspector of Buildings

WHCJ/B



FILL IN AND SIGN WITH INK
**APPLICATION FOR PERMIT FOR
 HEATING, COOKING OR POWER EQUIPMENT**

Portland, Maine, June 24, 1953

7800
 01072
 155
 2-7444

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 241 Cumberland Ave. Use of Building Tailor shop & hall No. Stories 3 New Building
 Existing "
 Name and address of owner of appliance Thomas Levine, 241 Cumberland Ave.
 Installer's name and address Harry Carvel, 326 Cumberland Ave. Telephone 2-7444

General Description of Work

To install gas-fired high pressure boiler in connection with pressing machine (replacement)
 Municipal Office 7/6/53

IF HEATER, OR POWER BOILER

Location of appliance 1st floor Any burnable material in floor surface or beneath? wood
 If so, how protected? 3/16" asbestos board 6" less Kind of fuel? gas
 Minimum distance to burnable material, from top of appliance or casing top of furnace 7'
 From top of smoke pipe 20" From front of appliance Over 4' From sides or back of appliance 8" back sides Over 3'
 Size of chimney flue Other connections to same flue
 If gas fired, how vented? through window Rated maximum demand per hour
 Will sufficient fresh air be supplied to the appliance to insure proper and safe combustion?

IF OIL BURNER

Name and type of burner Labeled by underwriter's laboratories?
 Will operator be always in attendance? Does oil supply line feed from top or bottom of tank?
 Type of floor beneath burner
 Location of oil storage Number and capacity of tanks
 If two 275-gallon tanks, will three-way valve be provided?
 Will all tanks be more than five feet from any flame? How many tanks fire proofed?
 Total capacity of any existing storage tanks for furnace burners

IF COOKING APPLIANCE

Location of appliance Any burnable material in floor surface or beneath?
 If so, how protected? Kind of fuel?
 Minimum distance to wood or 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

Back wall is covered with wood sheathing
Boiler manufactured by Columbia Boiler Co.
partially covered with letter

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:

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 COPY

Signature of Installer

Harry Carvel Co

PH

7-28

Permit No. 53/1072

Location 241 Cumberland Ave

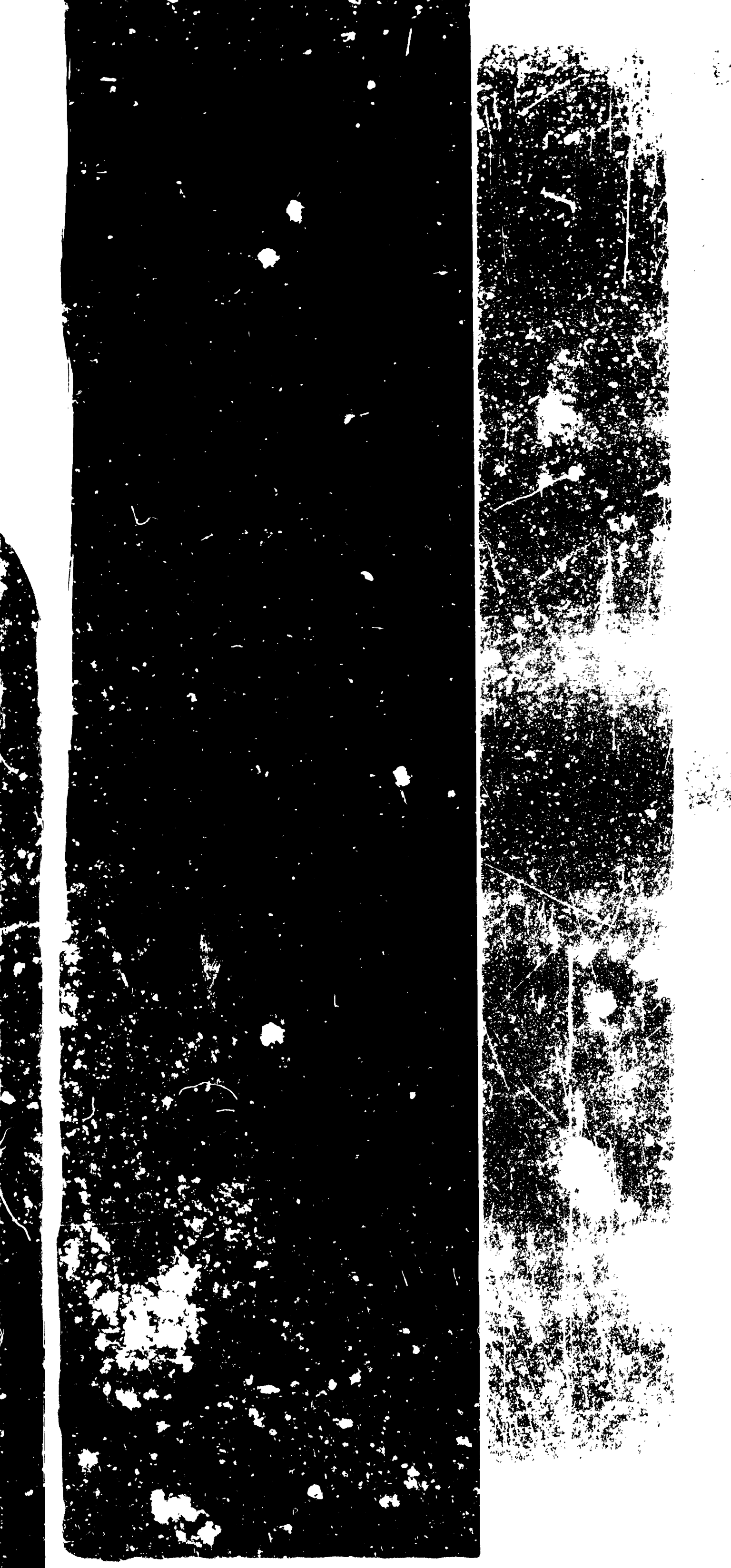
Owner *Therese A. Smith*

Date of permit 7/7/53

Approved *J. R. Smith*

NOTES

[The notes section is crossed out with a large handwritten 'X' and contains no text.]



City of Portland, Maine

AP 241 Cumberland Ave. IN BOARD OF MUNICIPAL OFFICERS

July 6, 1953

ORDERED:

That a building permit to include projection of vent pipe to serve a pressing machine boiler over the public sidewalk at 241 Cumberland Avenue, be and hereby is approved as per Section 103c of the Building Code, but subject to full compliance with all terms of the Building Code applying thereto.

Adopted 7/6/53

CC:

City Manager

Corporation Counsel



(B) LIMITED BUSINESS ZONE
APPLICATION FOR PERMIT

Class of Building or Type of Structure Second Class
Portland, Maine, August 6, 1951

RECEIVED
014
AUG 7 1951
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 239A Cumberland Ave. Within Fire Limits? yes Dist. No. _____
Owner's name and address Danish Building Assoc., 239A Cumberland Ave. Telephone _____
Lessee's name and address _____ Telephone _____
Contractor's name and address Soren Jensen, 387 Stevens Ave. Telephone _____
Architect _____ Specifications _____ Plans no No. of sheets _____
Proposed use of building Assembly hall, stores and dwelling No. families 2
Last use _____ No. families 2
Material brick No. stories 3 Heat _____ Style of roof _____ Roofing _____
Other buildings on same lot _____
Estimated cost \$ 130. Fee \$ 2.00

General Description of New Work

To demolish existing 6'x4' rear enclosed entrance and
To construct 3'x4' platform and steps in same location

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? _____
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 cedar posts at least 4' below grade 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 _____ Kind of heat _____ fuel _____
Framing lumber—Kind hemlock Dressed or full size? _____ dressed _____
Corner posts cedar Sills 4x6 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 2x6 _____, 2nd _____, 3rd _____, roof no
On centers: 1st floor 16" _____, 2nd _____, 3rd _____, roof _____
Maximum span: 1st floor 4' _____, 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:

OK- 8/7/51- agj

Miscellaneous

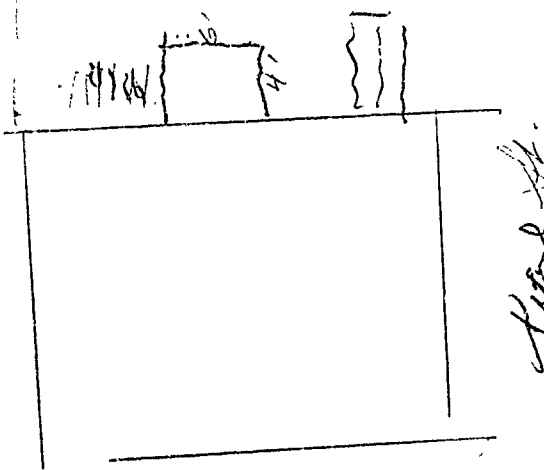
Will work require disturbing of any tree on a public street? no
Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? yes

Danish Building Assoc.

Soren Jensen PH

INSPECTION COPY

Signature of owner By: _____



239A
Cumin, Ariz



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

01462

Portland, Maine, August 15, 1950.

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 239 1/2 Cumberland Ave. Use of Building Dwelling & Hall No. Stories 3 Existing "~~NEW~~"
Name and address of owner of appliance Danish Building Association, 239a Cumberland Ave.
Installer's name and address Ballard Oil & Equipment Co. Telephone 2-1991

General Description of Work

To install One fully automatic Oil Burner under steam boiler.

IF HEATER, OR POWER BOILER

Location of appliance or source of heat _____ Type of floor beneath appliance _____
If wood, how protected? _____ Kind of fuel _____
Minimum distance to wood or combustible 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 _____
If gas fired, how vented? _____ Rated maximum demand per hour _____

IF OIL BURNER

Name and type of burner Ballard 4XR3S 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 Cement
Location of oil storage Basement Number and capacity of tanks 1 - 275
If two 275-gallon tanks, will three-way valve be provided? _____
Will all tanks be more than five feet from any flame? Yes How many tanks fire proofed? None
Total capacity of any existing storage tanks for furnace burners None

IF COOKING APPLIANCE

Location of appliance _____ Kind of fuel _____ Type of floor beneath appliance _____
If wood, how protected? _____
Minimum distance to wood or 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? _____
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: [Signature]
Aug 18 1950

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 COPY

Signature of Installer Ballard Oil & Equipment Co.
[Signature]

Permit No. 57/1462 | D-1150

Location 239a Court Ave

Owner Donald B. Bell, owner

Date of permit 9/21/80

Approved _____

NOTES

1. Project description

2. Year built

3. Foundation type

4. Existing floor

5. Existing walls

6. Soil conditions

7. Wind load

8. Horizontal load

9. Vertical load

10. Seismicity of area

11. Type of structure

12. Occupancy

13. Foundation type

14. Other notes

15. Assumptions

16. Other notes

17. Other notes

18. Other notes

19. Other notes

20. Other notes



GENERAL BUSINESS ZONE

APPLICATION FOR PERMIT

Class of Building or Type of Structure Third Class-Second Class

Portland, Maine, August 6, 1945

PERMIT ISSUED

AUG 11 1945

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to erect alter or repair or demolish or 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 239 Cumberland Avenue Within Fire Limits? Yes Dist. No. 1
Owner's name and address _____ Telephone _____
Lessee's name and address Hans Larsen, 239 Cumberland Ave. Telephone 2-5497
Contractor's name and address _____ Telephone _____
Architect _____ Specifications _____ Plans _____ No. of sheets _____
Proposed use of building _____ Business & Industrial (furniture repair No. families _____
and sales)
Last use brick Repair Garage No. families _____
Material Frame No. stories 1 1/2 Heat _____ Style of roof _____ Roofing _____
Other buildings on same lot _____
Estimated cost \$ _____ Fee \$ 50

General Description of New Work

To Change Use of Building from Repair Garage to Industrial Business - Industrial
(Repair and sale of second-hand furniture)
There is to be no spraying of furniture done in the building.

NOTIFICATION BEFORE LATHING
OR CEILING

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.

Details of New Work

Is any plumbing work 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 _____ Kind of heat _____ fuel _____
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 _____
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? _____

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

APPROVED:

Signature of owner Hans Larsen

INSPECTION COPY

COPY
This is a temporary certificate issued pending receipt of forms
for final certificate.

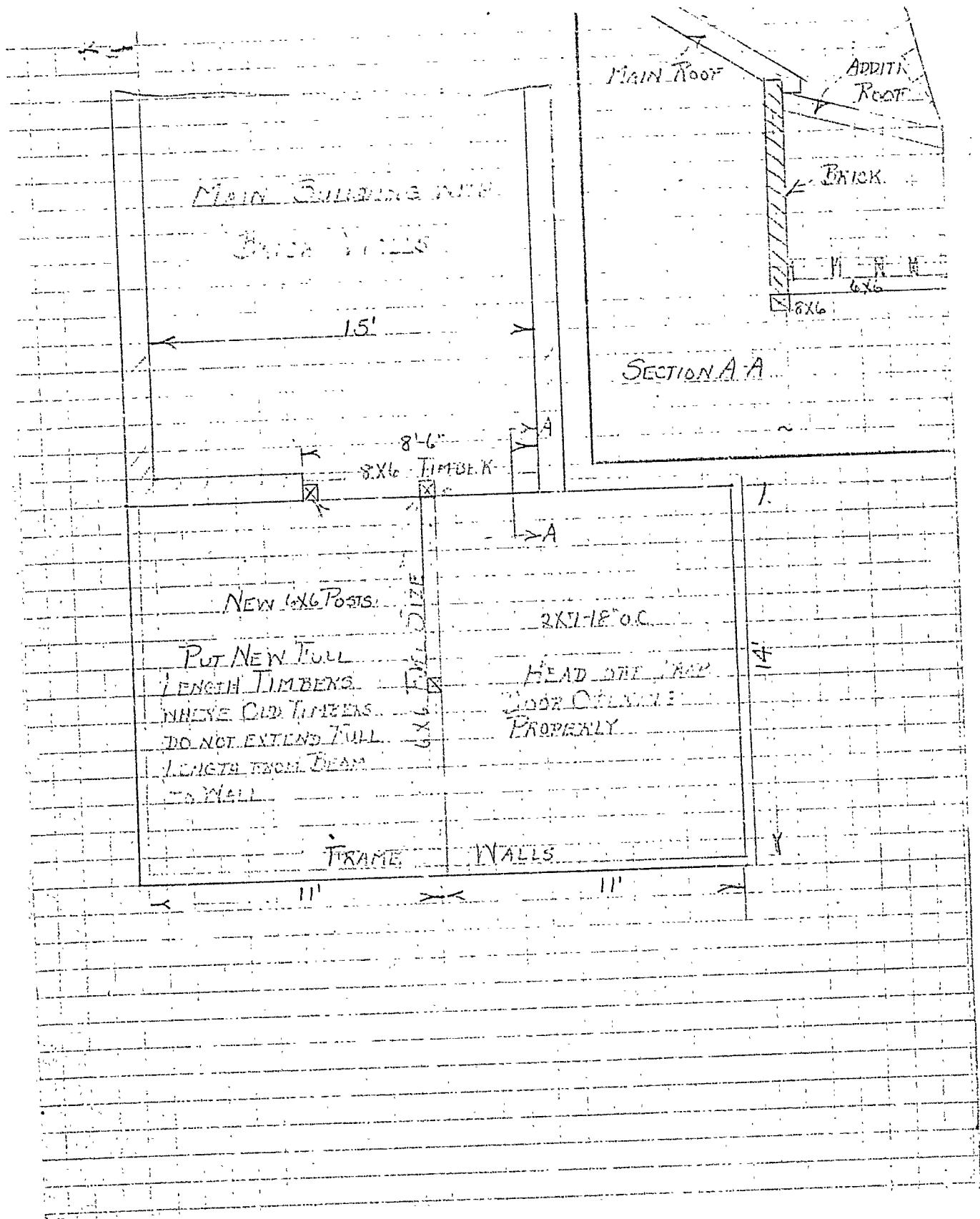
CITY OF PORTLAND, MAINE
DEPARTMENT OF BUILDING INSPECTION
CERTIFICATE OF OCCUPANCY

This is to certify that the building at ^{Rear} 239 Cumberland Avenue
has been altered under Building Permit No. 451914 has been
finally inspected and may now be occupied for the purposes
of Furniture Repair and Sales, first story only.

Date Aug 14 1945

W. A. ...
Inspector of Buildings

Issued to Hans Larsen



INQUIRY BLANK

ZONE G

FIRE DIST. _____

CITY OF PORTLAND, MAINE
DEPARTMENT OF BUILDING INSPECTION

Verbal
By Telephone

DATE 6/21/45

LOCATION R 239 Cumberland Ave (140 Pearl St) OWNER Denish Bldg Care

MADE BY Hans R. Larsson TEL. _____

ADDRESS 239 Cumberland

PRESENT USE OF BUILDING Repair Garage

CLASS OF CONSTRUCTION _____ NO. OF STORIES _____

REMARKS: Mr Larsson is planning to lease
this bldg for furniture refinishing
and buying of a building for furniture

INQUIRY: What bearing has zoning and Bldg Code on this change of use?

ANSWER: Zoning OK. Bldg permit required to
change use from Repair Garage
to Business & Industrial. Approval
relies on requirement for fire
resistive room of spray equipment
is to be used

DATE OF REPLY 6/21/45 REPLY BY [Signature]