

1085-1095 BRIGHTON AVENUE

SEARCHED

1st cut #9207 - 2nd cut #9208 - 3rd cut #9209 - 4th cut #9210

PERMIT TO INSTALL PLUMBING

Address 1085 Brighton Avenue PERMIT NUMBER **1771**

Installation For Insurance Agency

Owner of Bldg Holden Agency

Owner's Address same

Plumber Gerard Letellier-Alfred Rd. Business Park Date 11-8-78

Date Issued **11-8-78**
Portland Plumbing Inspector
By ERNOLD R. GOODWIN

App. First Insp.
Date **NOV 8 1978**
By

App. Final Insp.
Date
By

- Type of Bldg.
- Commercial
 - Residential
 - Single
 - Multi Family
 - New Construction
 - Remodeling

NEW	REPL		NO.	FEE
		SINKS		
XX		LAVATORIES	1	2.00
		TOILETS	1	2.00
		BATH TUBS	1	2.00
		SHOWERS		
		DRAINS FLOOR SURFACE		
		HOT WATER TANKS		
		TANKLESS WATER HEATERS		
		GARBAGE DISPOSALS		3.00
		SEPTIC TANKS		
		HOUSE SEWERS base fee		
		ROOF LEADERS		
		AUTOMATIC WASHERS		
		DISHWASHERS		
		OTHER		
TOTAL				9.00

Building and Inspection Services Dept.; Plumbing Inspection

CITY OF PORTLAND, MAINE

MEMORANDUM

DATE: 11/3/78

TO: Mr. Donald Bernier

FROM: Fire Prevention Bureau

SUBJECT: 1085 Brighton Ave. (expansion)

Approval is hereby given for a building permit
from this Department subject to the following requirements/reasons:

- 1) Approved as per plans signed by this department.

James P. Collins
Lt. James P. Collins
Fire Prevention Bureau

CITY OF PORTLAND, MAINE
MEMORANDUM

DATE: 11/3/78

TO: Mr. Donald Bernier
FROM: Fire Prevention Bureau
SUBJECT: 1085 Brighton Ave. (expansion)

Approval is hereby given for a building permit
from this Department subject to the following requirements/reasons:

- 1) Approved as per plans signed by this department.

James P. Collins
Lt. James P. Collins
Fire Prevention Bureau



APPLICATION FOR PERMIT

PERMIT ISSUED

B.O.C.A. USE GROUP

B.O.C.A. TYPE OF CONSTRUCTION

000959

NOV 6 1978

ZONING LOCATION

PORTLAND, MAINE

Nov. 1, 1978

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 ... 1085 Brighton Avenue
1 Owner's name and address ... Dick Holden - same
2 Lessee's name and address ...
3 Contractor's name and address ... D.R. Bernier & Sons Inc. - 343 Farry Rd
4 Architect ...
Proposed use of building ... Insurance Agency
Last use ... same
Material ... No. stories ... Heat ... Style of roof ... Roofing ...
Other buildings on same lot ...
Estimated contractual cost \$... 32,000
Fee \$... 128.00

FIELD INSPECTOR - Mr. GENERAL DESCRIPTION

This application is for:
Dwelling @ 775-5451
Garage Ext. 234
Masonry Bldg.
Metal Bldg.
Alterations
Demolitions
Change of Use
Other

To jack up already existing building and add story under bldg, also enclosed stairwell in front of bldg. as per plans, 7 sheets of plans.

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 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 Kind of heat fuel
No. of chimneys Material of chimneys of lining Corner posts Sills
Framing Lumber - Kind Dressed or full size? Size Max. on centers
Size Girder Columns under girders 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:

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?

Signature of Applicant: Daniel M. Bernier Phone # ... same
Type Name of above: P. R. Bernier & Sons Inc.

1 2 3 4
Other

and Address

FIELD INSPECTOR'S COPY



APPLICATION FOR PERMIT
DEPARTMENT OF BUILDING INSPECTIONS SERVICES
ELECTRICAL INSTALLATIONS

Date Nov. 2, 1978
 Receipt and Permit number 13119

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: 1085 Brighton Avenue
 OWNER'S NAME: Holden Insurance Agency ADDRESS same

	FEES
OUTLETS:	
Receptacles _____ Switches _____ Plugmold _____ ft. TOTAL <u>31.60</u> ✓	5.00
FIXTURES: (number of)	
Incandescent _____ Fluorescent <u>8</u> (not strip) TOTAL ✓	3.00
Strip Fluorescent _____ ft. _____	
SERVICES:	
Overhead <u>XX</u> Underground _____ Temporary _____ TOTAL amperes <u>200</u>	2.00
METERS: (number of) <u>1</u>	.50
MOTORS: (number of)	
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 <u>XX</u> Over 20 kws _____ ✓	5.00
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: _____	
FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT DOUBLE FEE DUE: _____	
FOR REMOVAL OF A "STOP ORDER" (304-16.b)	
TOTAL AMOUNT DUE: <u>16.50</u>	

INSPECTION:
 Will be ready on _____, 1978; or Will Call XX
 CONTRACTOR'S NAME: Leo H. Berube
 ADDRESS: Boon Road, Saco
 TEL.: 282-0425
 MASTER LICENSE NO.: 372 SIGNATURE OF CONTRACTOR: Leo H. Berube
 LIMITED LICENSE NO.: _____

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

ELECTRICAL INSTALLATIONS—

Permit Number 13119

Location 1085 Bridgeway Ave.

Owner McAllen Sewer Agency

Date of Permit 11-2-78

Final Inspection 1-22-79

By Inspector Libby

Permit Application Register Page No. 7

INSPECTIONS: Service V by HERBERT

Service called in 11-6-78

Closing-in 11-9-78 by Libby

PROGRESS INSPECTIONS: 11-7-78 _____

12-21-78 _____

1-22-79 OK _____

CODE
COMPLIANCE
COMPLETED
DATE 1-22-79

DATE:	REMARKS:
	WATER METER NOT JUMPED GR. RUN IN EMT
	OK
11-9-78	Question on location of elec. heat. Some outlets look close. Contractor will remove if necessary.
12-6-78	F. Lino. fixtures not fastened in. Water meter not jumped. Needs emerg. saw on oil burner.

Oct. 18, 1972

Richard B. Holden, Jr.
1085 Brighton Avenue

Dear Mr. Holden:

In reply to your letter of Oct. 4th in answer to your first question, you may build an apartment building in an B-1 Business Zone. You probably could not build a 48 unit apartment building of Third Class Construction (wood frame building) under the Portland Building Code or the new BOCA Building Code which will probably be enforced shortly. You could however, appeal to the City Council on this point. We did this twice on Oct. 2, 1972. The Zoning Ordinance limits the height of any building in this zone to three stories not to exceed 35 feet.

You may extend your business zone 30 feet into the R-3 Residential Zone. See Section 602.20B, which states in part; where a zone boundary line divides a lot in single and joint ownership of record at the time such line is established, the provisions of this ordinance for a less restrictive portion of such lot shall extend not more than 30 feet into the more restrictive portion, provided that the lot has at least 20 feet of street frontage into less restricted zone when taken together with adjacent premises which are under the same or equivalent ownership or control.

Required parking (Zoning Ordinance Section 602.14B.1) for an apartment house in a B-1 Business Zone (48 dwelling units requires 48 parking spaces) may extend into the R-3 Residential Zone if it is not provided in the Business Zone, as long as the parking is on the same lot with the principal building or use. (Section 602.14D)

I hope the above has answered your questions and I am sorry we did not answer your letter before this but due to the pressure of work in this department I have been unable to do so until now.

Very truly yours,

A. Allan Soule
Assistant Director

AAS:m

Holden Agency
INSURANCE

1085 BRIGHTON AVENUE, PORTLAND, MAINE 04102
TELEPHONES: 207 - 774-4521 -- 207 - 799-7655

October 4, 1972

Mr. Alfred A. Soule
Building Inspectors Dept.
Portland, Maine

Dear Al,

I would like to ask the following questions about the section of land that I have blocked off on the enclosed photo. There is approximately 48,000 sq. feet of land in the entire parcel.

My intention would be to construct an apartment of up to 48 units of the efficiency type, 1 bed room. The building would be in the B-1 Zone. I understand that it is possible to extend the building up to 30 feet into the R-3 Zone. The proposed building would be 5 or 6 stories but under 65 feet in height.

I would like to know the maximum area that could be allocated to parking in each of the two zones. I would like to figure about $1\frac{1}{2}$ spaces per unit or about 75 spaces. I feel that there would be room in raw land space to provide a maximum of about 115 spaces in total, but it wouldn't be necessary to have that much space for parking.

If you could answer these questions as soon as convenient, it would help my plans very much. Thank you.

Sincerely yours,

Richard B. Holden, Jr.

Richard B. Holden, Jr. CLU
HOLDEN AGENCY



BI BUSINESS ZONE

APPLICATION FOR PERMIT

Third Class

Class of Building or Type of Structure

Portland, Maine,

April 25, 1968

PERMIT ISSUED
357
APR 26 1968
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 1085 Brighton Ave. Within Fire Limits? _____ Dist. No. _____
 Owner's name and address Holden Agency, 1085 Brighton Ave. Telephone _____
 Lessee's name and address _____ Telephone _____
 Contractor's name and address Maine Shawnee Step Co., Inc. 932 Minot St. Auburn, Me. Telephone _____
 Architect _____ Specifications _____ Plans no No. of sheets _____
 Proposed use of building Insurance Bldg. No. families _____
 Last use _____ No. families _____
 Material Frame No. stories 1 Heat _____ Style of roof _____ Roofing _____
 Other buildings on same lot _____
 Estimated cost \$ 182,000 Fee \$ 3.00

General Description of New Work

To construct precast platform and steps on front of building. (platform 7' wide x 5' 7 1/2" high-1-riser)
 According to Standard Shawnee plan. Approved by R.I. Perry structural Engineer filed in the Building Dept. 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** contractor

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? yes
 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 (2) concrete posts 4" x 4" at least 1' under ground
 Kind of roof with (2) angle irons 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:

P.K. - 4/25/68 - Allen

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

Holden Agency
 Maine Shawnee Step Co., Inc.

CS 301

INSPECTION COPY

Signature of owner by: _____

Richard L. Lawrence

FM



APPLICATION FOR PERMIT

Class of Building or Type of Structure Detached Sign

Portland, Maine, November 29, 1967

124 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 specification:

Location 1007 Brighton Ave. (over 1091) Within Fire Limits? Dist. No.
Owner's name and address Holden Insurance Agency, 480 Congress St. Telephone
Lessee's name and address 480 Congress St. Telephone
Contractor's name and address Portland Sign Co., 1832 Forest Ave. Telephone
Architect Specifications Plans YES No. of sheets 1
Proposed use of building No. families
Last use No. families
Material No. stories Heat Style of roof Roofing
Other buildings on same lot
Estimated cost \$ Fee \$ 2.00

General Description of New Work

Fee pd

To erect detached pole sign 6' x 8' - steady lighting

Appeal sustained 1/11/68

It is under tool 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 Portland Sign Co.

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?

APPROVED:

Signature of inspector

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

Portland Sign Co.

Signature of owner BY: Robert McLaughlin

CS 301

INSPECTION COPY

Signature of owner BY:



APPLICAT. FOR PERMIT

Class of Building or Type of Structure
Portland, Maine,

Third Class
Oct. 20, 1967

PERMIT ISSUED
OCT 26 1967
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 1095 Brighton Ave. cor. Holm Ave. Within Fire Limits? _____ Dist. No. _____
 Telephone 797-3294
 Telephone 777-4113

Owner's name and address Richard B Holden Jr. 480 Congress St. Telephone 799-0411
 Lessee's name and address _____ Telephone _____
 Contractor's name and address George H Stanford Inc. R F D 2-Scarboro Me. Telephone 799-0411
 Architect _____ Specifications _____ Plans yes No. of sheets 2
 Proposed use of building _____ Office _____ No families _____
 Last use _____ No. families _____
 Material frame No. stories 1 Heat _____ Style of roof _____ Roofing _____
 Other buildings on same lot _____
 Estimated cost \$ 12,000 Fee \$ 24.00

General Description of New Work

To construct 1-story frame office building 42' x 24'

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** contractor

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 9' Height average grade to highest point of roof 14'
 Size, front 42' depth 24' at least 4' below grade? solid earth or rock? earth
 Material on foundation concrete Thickness, top 10" bottom 10" cellar crawl space
 Kind of roof pitch Rise per foot 8" Roof covering Asphalt Class C Und Label.
 No of chimneys _____ Material of chimneys _____ of lining _____ Kind of heat _____ fuel _____
 Framing Lumber-Kind hemlock Dressed or full size? dressed Corner posts 4x6 Sills box
 Size Girder 6x10 d.f. Columns under girders lally Size 3 1/2" Max. on centers 8'
 Studs (outside walls and carrying partitions) 2x4-16" O. C. Bridging in every floor and flat roof span over 8 feet. truss
 Joists and rafters: 1st floor 2x8, 2nd _____, 3rd _____, roof _____ see plans
 On centers: 1st floor 16", 2nd _____, 3rd _____, roof _____
 Maximum span: 1st floor 12', 2nd _____, 3rd _____, roof _____
 If one story building with masonry walls, thickness of walls? _____ height? _____

If a Garage

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

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:

R.B. Holden Jr.

CS 301

INSPECTION COPY

Signature of owner by:

by:

Richard B Holden Jr.
Richard B Holden Jr.
RM

NOTES

11-13-67 Footings OK
to pour all on ledge

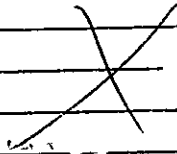
11-29-67 Block found.
completed

12-27-67 OK to close
in after plumbing
& wiring insps

2-1-68 Final 1st
Floor OK.

To conc. half basement
not on ledge.

To rebuild Temp.
platforms front +
rear in spring



Permit No. 671134
 Location: 1095 Shady Lane
 Owner: Richard B. Nollan
 Date of permit: 10/26/67
 Notif. closing-in
 Inspn. closing-in
 Final Notif.
 Final Inspn.
 Cert. of Occupancy issued: 2/2/68
 Filing Out Notice
 Form Check Notice

Blank lined area for additional notes or signatures.

A.P.- 1083-1091 Brighton Ave.

Dec. 20, 1967

Richard B. Holden, Jr.
480 Congress Street

cc to: Portland Sign Company
1832 Forest Avenue
cc to: Corporation Counsel

Dear Mr. Holden:

Building permit to erect a detached 6x8 foot pole sign with the top 16 feet above the ground on the premises at the above named location is not issuable under the Zoning Ordinance for the following reasons:

1. The property is located in a B-1 Business Zone where, under provisions of Section 16-A-4a of the ordinance, a detached sign is not allowable.
2. The sign will be located only 4 feet from the street line which will be unlawful encroachment upon the 15 foot front yard setback area required by Section 8-C-3 of the ordinance.

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 in Room 113, City Hall to file the appeal on forms which are available here. A fee of \$15.00 for use appeal shall be paid at this office at the time the appeal is filed.

Very truly yours,

Gerald E. Mayberry
Director Building & Inspection Services

GEN:m

AP - ¹⁰⁹⁵2005 Brighton Ave.

December 7, 1967

Mr. Robert Young,
Portland Sign Co.
1832 Forest Ave.

cc: Holden Insurance Agency
400 Congress St.
cc: Corporation Counsel

Dear Mr. Young:

We are unable to continue processing your application for a building permit to erect a detached pole sign at the above location which will need to be appealed in the B-1 Business Zone until more information is supplied as follows:

1. We will need to know how high this sign is above the ground as this may affect the decision of the Board of Zoning Appeals.
2. Information will be needed as to whether the copy describes services by brand or trade names as limited by Section 16-A-4a of the Zoning Ordinance.

Should this appeal be sustained it will be necessary to provide a certified design to show Building Code compliance. The material of faces and all members will need to be shown.

Very truly yours,

Gerald E. Hayberry
Director

GEH/h

CITY OF PORTLAND, MAINE
MEMORANDUM

TO: Gerald Mayberry, Director Building Inspection Department DATE: January 12, 1968
FROM: Robert W. Donovan, Assistant Corporation Counsel
SUBJECT: Appeals

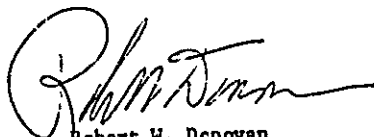
Attached please find files in connection with appeals heard by the
Board of Appeals on January 11, 1968:

John Pancoast--10 Grayhurst Park--Zoning--Granted

Murray W. Finard, Trustee--73-87 Auburn Street--Zoning--Granted

Richard B. Holden, Jr.--1083-1091 Brighton Avenue--Zoning--
Granted provided that said sign shall be located no closer
than four feet from the street line of Brighton Avenue
as now existing or as may hereafter be established

Richard M. Smith--855-917 Riverside Street--Zoning--Granted
(The Spurwink School)



Robert W. Donovan
Assistant Corporation Counsel

RWD/h
enclosures

cc: City Clerk (with copies of decisions)
Planning Board

1083-1091 Brighton Ave.

Feb. 21, 1968

Richard B. Holden, Jr.
480 Congress Street

cc to: Robert M. Young
Portland Sign Co., 1832 Forest Avenue

Dear Mr. Holden:

Permit to erect detached pole sign 6'x8' at the above named location is being issued to the Portland Sign Company with the understanding that said sign shall be located no closer than 4 feet from the street line of Brighton Avenue as now existing or as may hereafter be established.

Very truly yours,

A. Allan Soule
Inspector II

AAS:m

PERMIT TO INSTALL PLUMBING

BA-112

Date Issued **12/28/67**
 Portland Plumbing Inspector
 By **ERNOLD R. GOODWIN**

Address **1093 Brighton Avenue** PERMIT NUMBER **17950**
 Installation For **Office**
 Owner of Bldg. **Holden Agency**
 Owner's Address: **400 Congress Street**
 Plumber **William E. Miles, Sr.** Date **12/28/67**

App. First Insp.
 Date **1/11/67**
 By **[Signature]**

App. Final Insp.
 Date **JAN 22 1968**
 By **ERNOLD R. GOODWIN**
 CHIEF PLUMBING INSPECTOR

- Type of Bldg.
- Commercial
 - Residential
 - Single
 - Multi Family
 - New Construction
 - Remodeling

NEW	REPL.		NO	FEE
		SINKS		
1		LAVATORIES	1	2.00
1		TOILETS	1	2.00
1		BATH TUBS	1	2.00
		SHOWERS		
		DRAINS FLOOR SURFACE		
		HOT WATER TANKS		
1		TANKLESS WATER HEATERS	1	2.00
		GARBAGE DISPOSALS		
		SEPTIC TANKS		
		HOUSE SEWERS		
		ROOF LEADERS		
		AUTOMATIC WASHERS		
		DISHWASHERS		
		OTHER		
			TOTAL	8.00

Building and Inspection Services Dept.: Plumbing Inspection

CITY OF PORTLAND, MAINE
IN THE BOARD OF APPEALS

68/209
Granted Cond
1/11/68

VARIANCE APPEAL

Richard B. Holden, Jr., owner of property at 1083-1091 Brighton Ave. under the provisions of Section 24 of the Zoning Ordinance of the City of Portland, hereby respectfully petitions the Board of Appeals for a variance from the provisions of said Ordinance to permit to erect a detached 6'x8' pole sign with the top 16 feet above the ground. This permit is presently not issuable under the Zoning Ordinance because: (1) The property is located in a B-1 Business Zone where, under provisions of Section 16-A-4a of the ordinance, a detached sign is not allowable; (2) The sign will be located only 4 feet from the street line which will be unlawful encroachment upon the 15-foot front yard setback area required by Section 8-C-3 of the ordinance.

LEGAL BASIS OF APPEAL: Such variance may be granted only if the Board of Appeals finds that the strict application of the provisions of the Ordinance would result in undue hardship in the development of property which is inconsistent with the intent and purpose of the Ordinance; that there are exceptional or unique circumstances relating to the property that do not generally apply to other property in the same zone or neighborhood, which have not arisen as a result of action of the applicant subsequent to the adoption of this Ordinance whether in violation of the provisions of the Ordinance or not; that property in the same zone or neighborhood will not be adversely affected by the granting of the variance; and that the granting of the variance will not be contrary to the intent and purpose of the Ordinance.

Richard B. Holden, Jr.
APPELLANT

DECISION

After public hearing held January 11, 1968, the Board of Appeals finds that all of the above conditions do exist with respect to this property and that a variance should be granted in this case, provided that said sign shall be located no closer than four feet from the street line of Brighton Avenue as now existing or as may hereafter be established. It is, therefore, determined that a variance from the provisions of the Zoning Ordinance should be granted in this case, provided that said sign shall be located no closer than four feet from the street line of Brighton Avenue as now existing or as may hereafter be established.

Frank G. Whibley
Harvey M. Stewart
Edith J. Jones
BOARD OF APPEALS

A.P.- 1083-1091 Brighton Ave.

Dec. 20, 1967

Richard B. Holden, Jr.
480 Congress Street

cc to: Portland Sign Company
1832 Forest Avenue

Dear Mr. Holden: Richard B. Holden, Jr.
480 Congress Street

cc to: Corporation Counsel
cc: Portland Sign Co.
1832 Forest Ave.

Building permit to erect a detached 6x8 foot pole sign with the top 16 feet above the ground on the premises at the above named location is not issuable under the Zoning Ordinance for the following reasons:

1. The property is located in a B-1 Business Zone where, under provisions of Section 16-A-4a of the ordinance, a detached sign is not allowable.
2. The sign will be located only 4 feet from the street line which will be unlawful encroachment upon the 15 foot front yard setback area required by Section 8-C-3 of the ordinance.

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 in Room 113, City Hall to file the appeal on forms which are available here. A fee of \$15.00 for use appeal shall be paid at this office at the time the appeal is filed.

Very truly yours,

Gerald E. Mayberry
Director Building & Inspection Services

GEN:m

January 8, 1968

Mr. Richard B. Holden, Jr.
480 Congress Street

cc: Portland Sign Co.
1832 Forest Ave.

Dear Mr. Holden:

January 11, 1968

DATE: January 11, 1968

HEARING ON APPEAL UNDER THE ZONING ORDINANCE OF Richard B. Holden, Jr.

AT 1083-1091 Brighton Avenue

Public Hearing on the above appeal was held before the Board of Appeals.

BOARD OF APPEALS

	YES	NO
Franklin G. Hinckley	(x)	()
Ralph L. Young	(x)	()
Harry M. Shwartz	(x)	()

Record of Hearing - Granted provided that said sign shall be located no closer than four feet from the street line of Brighton Avenue as now existing or as may hereafter be established.

CITY OF PORTLAND, MAINE
IN THE BOARD OF APPEALS

December 29, 1967

TO WHOM IT MAY CONCERN:

The Board of Appeals will hold a public hearing in the Council Chamber at City Hall, Portland, Maine, on Thursday, January 11, 1968 at 4:00 p.m. to hear the appeal of Richard B. Holden, Jr. to permit erection of a detached pole sign 6'x8' with top 16 feet above the ground at 1083-1091 Erighton Avenue.

This appeal is presently not issuable under the Zoning Ordinance because: (1) The property is located in a B-1 Business Zone where, under provisions of Section 16-A-4a of the ordinance, a detached sign is not allowable; (2) The sign will be located only 4 feet from the street line which will be unlawful encroachment upon the 15-foot front yard setback area required by Section 8-C-3 of the Ordinance.

This appeal is taken under Section 2A of the Zoning Ordinance which provides such variance may be granted only if the Board of Appeals finds that the strict application of the provisions of the Ordinance would result in undue hardship in the development of property which is inconsistent with the intent and purpose of the Ordinance, that there are exceptional or unique circumstances relating to the property that do not generally apply to other property in the same zone or neighborhood, which have not arisen as a result of action of the applicant subsequent to the adoption of this Ordinance whether in violation of the provisions of the Ordinance or not; that property in the same zone or neighborhood will not be adversely affected by the granting of the variance, and that the granting of the variance will not be contrary to the intent and purpose of the Ordinance.

All persons interested either for or against this appeal will be heard at the above time and place, this notice of required public hearing having been sent to the owners of property within 500 feet of the property in question as required by Ordinance.

BOARD OF APPEALS

Franklin G. Hinckley

Chairman

h



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, January 15, 1968

PERMIT ISSUED

41
15 1968

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 1095 Brighton Ave. Use of Building Office No. Stories 1 New Building Existing
 Name and address of owner of appliance Richard B Holden Jr, 480 Congress St.
 Installer's name and address William Miles, P.O. Box 243 Yarmouth Maine. Telephone

General Description of Work

To install Oil-fired forced hot water heating system.

IF HEATER, OR POWER BOILER

Location of appliance Basement Any burnable material in floor surface or beneath? none
 If so, how protected? Kind of fuel? oil
 Minimum distance to burnable material, from top of appliance or casing top of furnace 4'
 From top of smoke pipe 3' 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? no 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 U.S. National-guntype 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 cement Size of vent pipe 1 1/2"
 Location of oil storage basement Number and capacity of tanks 275 gals.
 Low water shut off no 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

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., \$1.00 additional for each additional heater, etc., in same building at same time.)

APPROVED:

O.K. - 1-15-68 - WM

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

William Miles

Richard B Holden Jr
Signature of Installer by:

500

INSPECTION COPY

WM

CITY OF PORTLAND, MAINE

Application for Permit to Install Wires

Permit No.
 Issued
, 19

Portland, Maine

To the City Electrician, Portland, Maine:

The undersigned hereby applies for a permit to install wires for the purpose of conducting electric current, in accordance with the laws of Maine, the Electrical Ordinance of the City of Portland, and the following specifications:

(This form must be completely filled out - Minimum Fee, \$1.00)

Owner's Name and Address **HOLDEN AGENCY** Tel. **774-4521**
 Contractor's Name and Address **G. H. STANFORD** Tel. **799-0411**
 Location **BRIGHTON AVE** Use of Building **OFFICE**
 Number of Families _____ Apartments _____ Stores _____ Number of Stories _____
 Description of Wiring: New Work Additions _____ Alterations _____

Pipe _____ Cable _____ Metal Molding _____ BX Cable _____ Plug Molding (No. of feet) _____
 No. Light Outlets **15** Plugs **20** Light Circuits **3** Plug Circuits **4** **2.00**
 FIXTURES: No. _____ Light Switches _____ Fluor. or Strip Lighting (No. feet) **64**
 SERVICE: Pipe _____ Cable Underground _____ No. of Wires **3** Size **2-3, 1-5** **2.00**
 METERS: Relocated _____ Added _____ Total No. Meters **1**
 MOTORS: Number _____ Phase _____ H. P. _____ Amps _____ Volts _____ Starter _____
 HEATING UNITS: Domestic (Oil) No. Motors **2** Phase **1** H.P. **1/3** **2.00**
 Commercial (Oil) _____ No. Motors _____ Phase _____ H.P. _____
 Electric Heat (No. of Rooms) _____

APPLIANCES: No. Ranges _____ Watts _____ Brand Feeds (Size and No.) _____
 Elec. Heaters _____ Watts _____
 Miscellaneous _____ Watts _____ Extra Cabinets or Panels _____
 Transformers _____ Air Conditioners (No. Units) _____ Signs (No. Units) **1** **2.00**
 Will commence _____ 19 _____ Ready to cover in _____ 19 _____ Inspection _____ 19 _____
 Amount of Fee \$ **7.8.00**

Signed **Clayton C. Shilling**

DO NOT WRITE BELOW THIS LINE

SERVICE <input checked="" type="checkbox"/>	METER	GROUND <input checked="" type="checkbox"/>
VISITS: 1 2 3 4 5 6		
7 8 9 10 11 12		

REMARKS:

INSPECTED BY **F. W. [Signature]**
 (OVER)

B.T.
12/28/67

CITY OF PORTLAND, MAINE
Application for Permit to Install Wires

Permit No. 56470
 Issued 12-28-67
 Portland, Maine Dec 28, 1967

To the City Electrician, Portland, Maine:

The undersigned hereby applies for a permit to install wires for the purpose of conducting electric current, in accordance with the laws of Maine, the Electrical Ordinance of the City of Portland, and the following specifications:

(This form must be completely filled out - Minimum Fee, \$1.00)

Owner's Name and Address RICHARD R HOLDEN, JR. Tel. 774-4521

Contractor's Name and Address ~~W.S. BRIGGS, 1076 BRIGGTON AVE~~ Tel. ~~774-4521~~

Location 1076 BRIGGTON AVE. Use of Building
 Number of Families . . . Apartments . . . Stores . . . Number of Stories
 Description of Wiring: New Work . . . Additions . . . Alterations

Pipe . . . Cable . . . Metal Molding . . . BX Cable . . . Plug Molding (No. of feet)
 No. Light Outlets . . . Plugs . . . Light Circuits . . . Plug Circuits

FIXTURES: No. . . Light Switches . . . Fluor. or Strip Lighting (No. feet)

SERVICE: Pipe . . . Cable . . . Underground . . . No. of Wires . . . Size
 METERS: Relocated . . . Added . . . Total No. Meters

MOTORS: Number . . . Phase . . . H. P. . . Amps . . . Volts . . . Starter

HEATING UNITS: Domestic (Oil) No. Motors () Phase . . . H.P.
 Commercial (Oil) . . . No. Motors . . . Phase . . . H.P.

Electric Heat (No. of Rooms)
 APPLIANCES: No. Ranges . . . Watts . . . Brand Feeds (Size and No.)
 Elec. Heaters . . . Watts
 Miscellaneous . . . Watts . . . Extra Cabinets or Panels

Transformers . . . Air Conditioners (No. Units) . . . Signs (No. Units)
 Will commence . . . 19 . . . Ready to cover in . . . 19 . . . Inspection . . . 19
 Amount of Fee \$

Signed Richard R Holden, Jr.

DO NOT WRITE BELOW THIS LINE

SERVICE	METER	GROUND
VISITS: 1 2 3 4 5 6		
7 8 9 10 11 12		

REMARKS:

INSPECTED BY FW Holden
 (OVER)

1095
AP - 1035 Brighton Ave.

December 7, 1967

Mr. Robert Young,
Portland Sign Co.
1832 Forest Ave.

cc: Holden Insurance Agency
480 Congress St.
cc: Corporation Counsel

Dear Mr. Young:

We are unable to continue processing this application for a building permit to erect a detached pole sign at the above location which will need to be appealed in the B-1 Business Zone until more information is supplied as follows:

1. We will need to know how high this sign is above the ground as this may affect the decision of the Board of Zoning Appeals.
2. Information will be needed as to whether the copy describes services by brand or trade names as limited by Section 16-A-4a of the Zoning Ordinance.

Should this appeal be sustained it will be necessary to provide a certified design to show Building Code compliance. The material of faces and all members will need to be shown.

Very truly yours,

GRM/h

Gerald E. Mayberry
Director

ES
me
AA S
ey

CITY OF PORTLAND, MAINE

Application for Permit to Install Wires

Permit No. 56374
 Issued 11/22/67

Portland, Maine

, 19

To the City Electrician, Portland, Maine:

The undersigned hereby applies for a permit to install wires for the purpose of conducting electric current, in accordance with the laws of Maine, the Electrical Ordinance of the City of Portland, and the following specifications:

(This form must be completely filled out — Minimum Fee, \$1.00)

Owner's Name and Address Holding Agency Tel. _____
 Contractor's Name and Address G. H. Stimpert Tel. _____
 Location 100 Brighton Ave. Use of Building _____
 Number of Families _____ Apartments _____ Stores _____ Number of Stories _____
 Description of Wiring: New Work _____ Additions _____ Alterations _____

Pipe Cable Metal Molding BX Cable Plug Molding (No. of feet) _____
 No. Light Outlets _____ Plugs _____ Light Circuits _____ Plug Circuits _____
 FIXTURES: No. _____ Light Switches _____ Fluor. or Strip Lighting (No. feet) _____
 SERVICE: Pipe _____ Cable _____ Underground _____ No. of Wires _____ Size _____
 METERS: Relocated _____ Added _____ Total No. Meters _____
 MOTORS: Number _____ Phase _____ H. P. _____ Amps _____ Volts _____ Starter _____
 HEATING UNITS: Domestic (Oil) _____ No. Motors _____ Phase _____ H.P. _____
 Commercial (Oil) _____ No. Motors _____ Phase _____ H.P. _____
 Electric Heat (No. of Rooms) _____

APPLIANCES: No. Ranges _____ Watts _____ Brand Feeds (Size and No.) _____
 Elec. Heaters _____ Watts _____
 Miscellaneous _____ Watts _____ Extra Cabinets or Panels _____
 Transformers _____ Air Conditioners (No. Units) _____ Signs (No. Units) _____
 Will commence _____ 19 _____ Ready to cover in _____ 19 Inspection _____ 19
 Amount of Fee \$ 1.00 Signed G. H. Stimpert for

DO NOT WRITE BELOW THIS LINE

SERVICE	METER	GROUND
VISITS: 1	2	3
7	8	9
		4
		5
		6
		10
		11
		12

REMARKS:

INSPECTED BY G. H. Stimpert
 (OVER)



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, May 22, 1951

ISSUED
00883
MAY 23 1951
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 **1095 Brighton Ave.,** Use of Building **dwelling** No. Stories **1 1/2** New Building Existing "
Name and address of owner of appliance **Arthur Riley, 1095 Brighton Ave.,**
Installer's name and address **Randall & McAllister, 84 Commercial St.** Telephone

General Description of Work

To install **oil burning equipment in connection with existing steam heat**

IF HEATER, OR POWER BOILER

Location of appliance or source of heat
If wood, how protected?
Minimum distance to wood or combustible material, from top of appliance or casing top of furnace
From top of smoke pipe
Size of chimney flue
If gas fired, how vented?
Type of floor beneath appliance
Kind of fuel
From front of appliance
From sides or back of appliance
Other connections to same flue
Rated maximum demand per hour

IF OIL BURNER

Name and type of burner **Tinken** Labeled 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 **cement**
Location of oil storage **cellar** Number and capacity of tanks **1 - 275**
If 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?
Total capacity of any existing storage tanks for furnace burners

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)
5-23-51

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

INSPECTION COPY

Signature of Installer

Randall & McAllister
(Signature)



APPLICATION FOR PERMIT

Class of Building or Type of Structure 1-1-1 CL

PER. ISSUED
Permit No. 09
SEP 8 1943

Portland, Maine, August 6, 1943
completed 2/30/43

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

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

1087-1081

Location 1095 Brighton Avenue Within Fire Limits? no Dist. No. _____
 Owner's or Lessee's name and address Charles Putnam, 1114 Brighton Avenue Telephone _____
 Contractor's name and address Benson & Grant, S.F.D.#1 Cumberland Center Telephone 4-6032
 Architect _____ Plans filed _____ No. of sheets _____
 Proposed use of building (walling house) No. families 1
 Other buildings on same lot garage
 Estimated cost \$500 Fee \$ 1.00

Description of Present Building to be Altered

Material wood No. stories 1 1/2 Heat steam Style of roof pitch Roofing asphalt
 Last use dwelling house No. families 1

General Description of New Work

To finish off room on second floor (already studded off?) with plaster board (app. 12"x20")
 To build 1 1/2' corner on ^{north and south} ~~west~~ sides? Roof - 25' to Elm Avenue - over 25' on other side (fara)
 To provide new rear stairway, first to second floor
 The dormer on south side is enlargement of existing "4" dormers

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

CERTIFICATE OF OCCUPANCY REQUIREMENT IS WAIVED

Is any plumbing work involved in this work? _____
 Is any electrical work involved in this work? _____ Height average grade to top of plate _____
 Size, front _____ depth _____ No. stories _____ Height average grade to highest point of roof _____
 To be erected on solid or filled land? _____ earth or rock? _____
 Material of foundation _____ Thickness, top _____ bottom _____ cellar _____
 Material of underpinning _____ Height _____ Thickness _____
 Kind of roof flat Rise per foot _____ Roof covering Asphalt roofing Class 1 Und. Lab.
 No. of chimneys _____ Material of chimneys _____ of lining _____
 Kind of heat _____ Type of fuel _____ Is gas fitting involved? _____
 Framing lumber—Kind healock Dressed or full size? dressed
 Corner posts _____ Sills _____ Girt or ledger board? _____ Size _____
 Material columns under girders _____ Size _____ Max. on centers _____
 Studs (outside walls and carrying partitions) 2x4-16" O. C. Girders 6x8 or larger. Bridging in every floor and flat roof span over 8 feet. Sills and corner posts all one piece in cross section.
 Joists and rafters: 1st floor _____, 2nd _____, 3rd _____, roof 2x6
 On centers: 1st floor _____, 2nd _____, 3rd _____, roof 1x8
 Maximum span: 1st floor _____, 2nd _____, 3rd _____, roof 7'6"
 If one story building with masonry walls, thickness of walls? _____ height? _____

If a Garage

No. cars now accommodated on same lot _____, to be accommodated _____
 Total 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 above work require removal or disturbing of any shade tree on a public street? no
 Will there be in charge of the above work a person competent to see that State and City requirements pertaining there are observed? yes
 By Charles Putnam
 Signature of owner By Benson & Grant

INSPECTION COPY

37310

Permit No 43/850
Location 1095 Brighton Cir
Owner Charles Putnam
Date of permit 9/8/43
Notif. closing-in 11/24/43
Insp. closing-in 11/24/43 - G.T.
Final Notif.
Final Inspn. 12/3/43
Cert. of Occupancy issued None

NOTES

2/3/43 - This work is
in all 2nd floor joists
rather than in
house. This is an old
time brick built in
fairly good shape
but permits in
condition of old style
framing.
Floor joists are
4x6 - 28' o.c. on 12" span
running north-south
supported by brick wall
and 3' 6" masonry
stands in outside walls
are 3x4 # 4x4 about
32' o.c. with a 4x6 plate

on edge supports
joists which are 2x4
about 45" o.c.; all the
timber is being full size.
There is more to be done
floor in room to be
removed and a finished
the room already
finished off.
Probably floor joists
are OK as is as far as
strength is concerned and
with 4" masonry spacing
between joists is acceptable.
The spacing of
joists is a problem
since joists are to be
built. Benson Grant
are good men and I
should be tempted to issue
permit with note calling
attention to the problem
and suggesting they get
in touch with me with
their plans of work before
going ahead. - G.T.
11/16/43 - Burnham and
McSallan are to do this
work now G.T.

STATEMENT ACCOMPANYING APPLICATION FOR BUILDING PERMIT

for one car frame garage
at 1095 Brighton Avenue

Date 11/21/29

1. In whose name is the title of the property now recorded? CHAS. H. PUTMAN
2. Are the boundaries of the property in the vicinity of the proposed work shown clearly on the ground, and how? STAKED
3. Is the outline of the proposed work now staked out upon the ground? YES If not, will you notify the Inspection Office when the work is staked out and before any of the work is commenced? _____
4. What is to be maximum projection or overhang of eaves or drip? 9"
5. Do you assume full responsibility for the correctness of the location plan or statement of location filed with this application, and does it show the complete outline of the proposed work on the ground, including bay windows, porches and other projections? YES
6. Do you assume full responsibility for the correctness of all statements in the application concerning the sizes, design and use of the proposed building? YES
7. Do you understand that in case changes are proposed in the location of the work or in any of the details specified in the application, that a revised plan and application must be submitted to this office before the changes are made? YES

Thomas Stearns G. Chubb



APPLICATION FOR PERMIT

Permit No. _____

Class of Building or Type of Structure Third Class

Portland, Maine, November 21, 1929

2500

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

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

Location 1095 Brighton Avenue Word. 9 Within Fire Limits? Yes Dist. No. _____
 Owner's or Lessee's name and address Charles H. Putnam, 1095 Brighton Ave. Telephone _____
 Contractor's name and address: Thomas Skinner Co., 128 Main St. Telephone F 7739
 Architect's name and address _____
 Proposed use of building 1 car garage
 Other buildings on same lot dwelling house 1 family No families _____

Description of Present Building to be Altered

Material _____ No. stories _____ Heat _____ Style of roof _____ Roofing _____
 Last use _____ No. families _____

General Description of New Work

To erect one car frame garage

Details of New Work

Size, front 12' depth 18' No. stories 1 Height average grade to top of plate 7'6"
 To be erected on solid or filled land? solid Height average grade to highest point of roof 10'6"
 Material of foundation cedar posts earth or rock? earth Thickness, top _____ bottom _____
 Material of underpinning _____ Height _____ Thickness _____
 Kind of roof pitch 5" to foot Roof covering Asphalt shingles Class C Uncl. Lab.
 No. of chimneys no Material of chimneys _____ of lining _____
 Kind of heat no Type of fuel _____ Distance, heater to chimney _____
 If oil burner, name and model _____
 Capacity and location of oil tanks _____
 Is gas fitting involved? _____ Size of service _____
 Corner posts 4x4 Sills 4x6 Girt or ledger board? _____ Size _____
 Material columns under girders _____ Size _____ Max. on centers _____
 Studs (outside walls and carrying partitions) 2x4-16" C.C. Girders 6x8 or larger Bridging in every floor and flat roof span over 8 feet. Sills and corner posts all one piece in cross section

Joists and rafters:	1st floor	<u>6x12</u>	2nd	_____	3rd	_____	roof	<u>2x4</u>
On centers:	1st floor	_____	2nd	_____	3rd	_____	roof	<u>16"</u>
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 none, to be accommodated 1
 Total number commercial cars to be accommodated none
 Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? no

Miscellaneous

Will above work require removal or disturbing of any shade tree on a public street? no
 Plans filed as part of this application? yes No. sheets 1
 Estimated cost \$ 225. Fee \$.75
 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

Oliver T Sanborn

Signature of owner

By Thomas Skinner Co.

J. J. Chis Holm



PERMIT ISSUED
Permit No. _____

APPLICATION FOR PERMIT

AUG 15 1929

Class of Building or Type of Structure 3rd

Portland, Maine, Aug. 15, 1929

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

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

Location 1095 Brighton Ave. Ward 9 Within Fire Limits? NO Dist. No. _____
 Owner's or ~~the~~ see's name and address Chas. Putman 1044 Brighton Ave. Telephone _____
 Contractor's name and address George King Westbrook Telephone _____
 Architect's name and address _____
 Proposed use of building _____ No. families _____
 Other buildings on same lot Dwelling House 1 Family

Description of Present Building to be Altered

Material wood No. stories 1 Heat _____ Style of roof _____ Roofing _____
 Last use all to dwelling use No. families 1

General Description of New Work

Demolish all 20'-0" x 15'-0"

Details of New Work

Size front _____ depth _____ No. stories _____ Height average grade to highest point of roof _____
 To be erected on solid or filled land? _____ earth or rock? _____
 Material of foundation _____ Thickness, top _____ bottom _____
 Material of underpinning _____ Height _____ Thickness _____
 Kind of roof _____ Roof covering _____
 No. of chimneys _____ Material of chimneys _____ of lining _____
 Kind of heat _____ Type of fuel _____ Distance, heater to chimney _____
 If oil burner, name and model _____
 Capacity and location of oil tanks _____
 Is gas fitting involved? _____ Size of service _____
 Corner posts _____ Sills _____ Girt or ledger board? _____ Size _____
 Material columns under girders _____ Size _____ Max. on centers _____
 Studs (outside walls and carrying partitions) 2x4-16" O.C. Girders 6x8 or larger. Bridging in every floor and flat roof span over 8 feet. Sills and corner posts all one piece in cross section.
 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 _____
 Total 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 above work require removal or disturbing of any shade tree on a public street? NO
 Plans filed as part of this application? NO No. sheets _____
 Estimated cost \$ _____ Fee \$ 5.00

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 owner Chas. Putman

INSPECTION COPY

1001417

APPLICATION FOR PERMIT

PERMIT ISSUED
6540

APR 12 1928

Class of Building or Type of Structure _____

Portland, Maine April 12, 1928

COMMISSIONER OF BUILDINGS, PORTLAND, ME.

I, undersigned hereby applies for a permit to erect alter install the following building structure equipment in accordance with the Laws of the State of Maine, the Building Code of the City of Portland, plans and specifications, if permitted herewith and the following specifications:

Location: 1095 Brighton Avenue

Ward: 9

Within Fire Limits? No

Dist. No. _____

Owner's name and address: Charles F. Wilber, 55 Heca Ave.

Telephone _____

Contractor's name and address: Omar

Telephone _____

Architect's name and address _____

No. families _____

Proposed use of building _____

Other buildings on same lot _____

Description of Present Building to be Altered

Material: Wood No. stories: 2 Heat _____ Style of roof _____ Roofing _____

Last use _____

General Description of New Work

To demolish building 50 x 56

Details of New Work

Size, front _____ depth _____ No. stories _____ Height average grade to highest point of roof _____
To be erected on solid or filled land? _____ earth or rock? _____

Material of foundation _____ Thickness, top _____ bottom _____
Material of underpinning _____ Height _____ Thickness _____

Kind of roof _____ Roof covering _____
No. of chimneys _____ Material of chimneys _____ of living _____

Kind of heat _____ Type of fuel _____ Distance heater to chimney _____
If oil burner, name and model _____

Capacity and location of oil tanks _____
Is gas fitting involved? _____ Size of service _____

Corner posts _____ Sills _____ Girt or ledger board? _____ Size _____ Max. on centers _____

Material columns under girder _____
Studs (outside walls and carrying partitions) 2x4-16" O.C. Girders 6x6 or larger Bridging in every floor and flat roof span over 8 feet. Sills and corner posts all one piece in cross section

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

Maximum span: 1st floor _____ 2nd _____ 3rd _____ height _____

If one story building with masonry walls, thickness of walls? _____
If a Garage _____ to be accommodated _____

No. cars now accommodated on same lot _____
Total 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 above work require removal or disturbing of any shade tree on a public street? No

Plans filed as part of this application? No No. sheets _____ Fee \$ 1.00

Estimated cost \$ _____
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 owner: Charles F. Wilber

INSPECTION COPY

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CITY OF PORTLAND, MAINE
SITE PLAN REVIEW
 Processing Form

Applicant Richard B. Holden, Jr. Date 1-6-86
 Mailing Address 1085 Brighton Ave., Portland, 04102 Address of Proposed Site 1085 Brighton Avenue
 Office _____ Site Identifier(s) from Assessors Maps 274-A-1.4
 Proposed Use of Site 1,000 Acreage of Site / Ground Floor Coverage 17,124 + or - 2,000 sq. ft.
 Zoning of Proposed Site B-1

Site Location Review (DEP) Required: () Yes () No Proposed Number of Floors 2
 Board of Appeals Action Required: () Yes () No Total Floor Area 2,000 sq. ft.
 Planning Board Action Required: () Yes () No

Other Comments: _____
 Date Dept. Review Due: _____

BUILDING DEPARTMENT SITE PLAN REVIEW
 (Does not include review of construction plans)

- Use does NOT comply with Zoning Ordinance
 Requires Board of Appeals Action
 Requires Planning Board/City Council Action

Explanation _____

- Use complies with Zoning Ordinance — Staff Review Below

Zoning: SPACE & BULK, as applicable.

COMPLIES

COMPLIES CONDITIONALLY

DOES NOT COMPLY

REASONS:

DATE	ZONE LOCATION	INTERIOR OR CORNER LOT	40 FT. SETBACK AREA (SEC. 21)	USE	SEWAGE DISPOSAL	REAR YARDS	SIDE YARDS	FRONT YARDS	PROJECTIONS	HEIGHT	LOT AREA	BUILDING AREA	AREA PER FAMILY	WIDTH OF LOT	LOT FRONTAGE	OFF-STREET PARKING	LOADING BAYS

CONDITIONS SPECIFIED BELOW

REASONS SPECIFIED BELOW

SIGNATURE OF REVIEWING STAFF/DATE

BUILDING DEPARTMENT - ORIGINAL

CITY OF PORTLAND, MAINE
SITE PLAN REVIEW
Processing Form

Applicant: Richard B. Bolster, Jr.
 Mailing Address: 1085 B. Linton Ave., Portland, ME 04102
 Proposed Use of Site: 1,000 sq ft
 Acreage of Site: 7 Ground Floor Coverage

Date: 1-8-86

Address of Proposed Site: 1085 B. Linton Avenue
 Site Identifier(s) from Assessors Maps: 10-1-1, 10-1-2
 Zoning of Proposed Site: R-1

Site Location Review (DEP) Required: () Yes () No
 Board of Appeals Action Required: () Yes () No
 Planning Board Action Required: () Yes () No

Proposed Number of Floors: 2
 Total Floor Area: 2,000 sq. ft.

Other Comments: _____
 Date Dept. Review Due: Jan 13, 1986

FIRE DEPARTMENT REVIEW


(Data Received)

	ACCESS TO SITE	ACCESS TO STRUCTURES	SUFFICIENT VEHICLE TURNING ROOM	SAFETY HAZARDS	HYDRANTS	SIAMISE CONNECTIONS	SUFFICIENCY OF WATER SUPPLY	OTHER
APPROVED	<div style="border: 1px solid black; width: 100%; height: 100%;"></div>							
APPROVED CONDITIONALLY								
DISAPPROVED								

CONDITIONS SPECIFIED BELOW
 REASONS SPECIFIED BELOW

REASONS: _____

(Attach Separate Sheet if Necessary)


 SIGNATURE OF REVIEWING STAFF/DATE
 FIRE DEPARTMENT COPY
 1-8-86

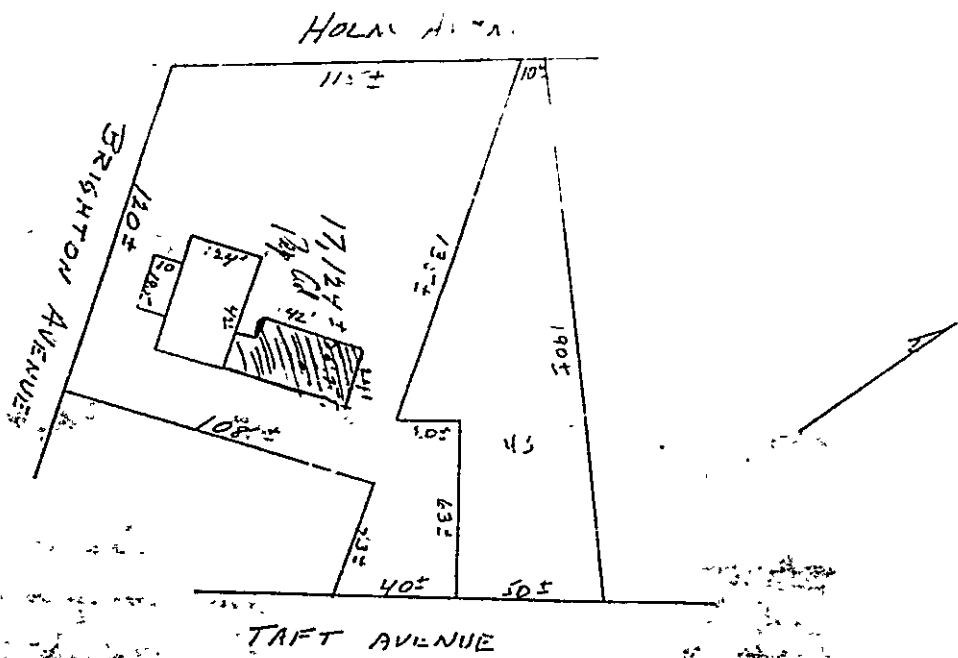
SAVIER APPRAISAL COMPANY

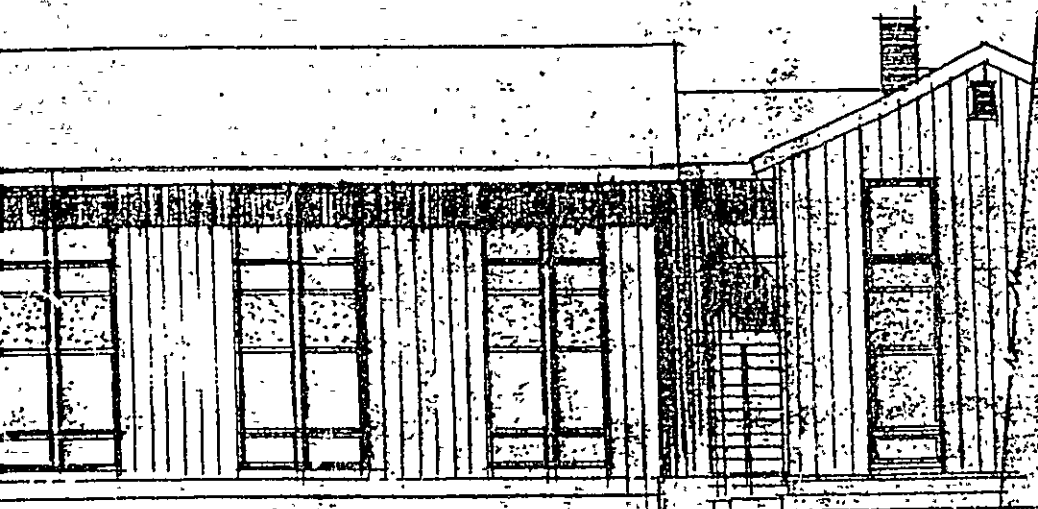
DEPT OF BUILDING INSPECTION
CITY OF PORTLAND

JAN - 6 1986

RECEIVED

11-50





ADDITIONS

East West Addition

PERMIT - PARK DRIVE
SALES CENTER
HOLDEN AGENCY
PERMITS DIVISION
CITY OF PORTLAND

RECEIVED

JAN - 6 1986

DEPT OF BUILDING INSPECTIONS
CITY OF PORTLAND

APPROX. BRICK OR CONCRETE
PARTIAL LOT

OUTSIDE BRICK WALL
BE ALLOWED - CONCRETE
CONCRETE

Entrance
?

ADDITION III
CONCRETE
7.0 x 2.5 E.
(TWO FLOORS)

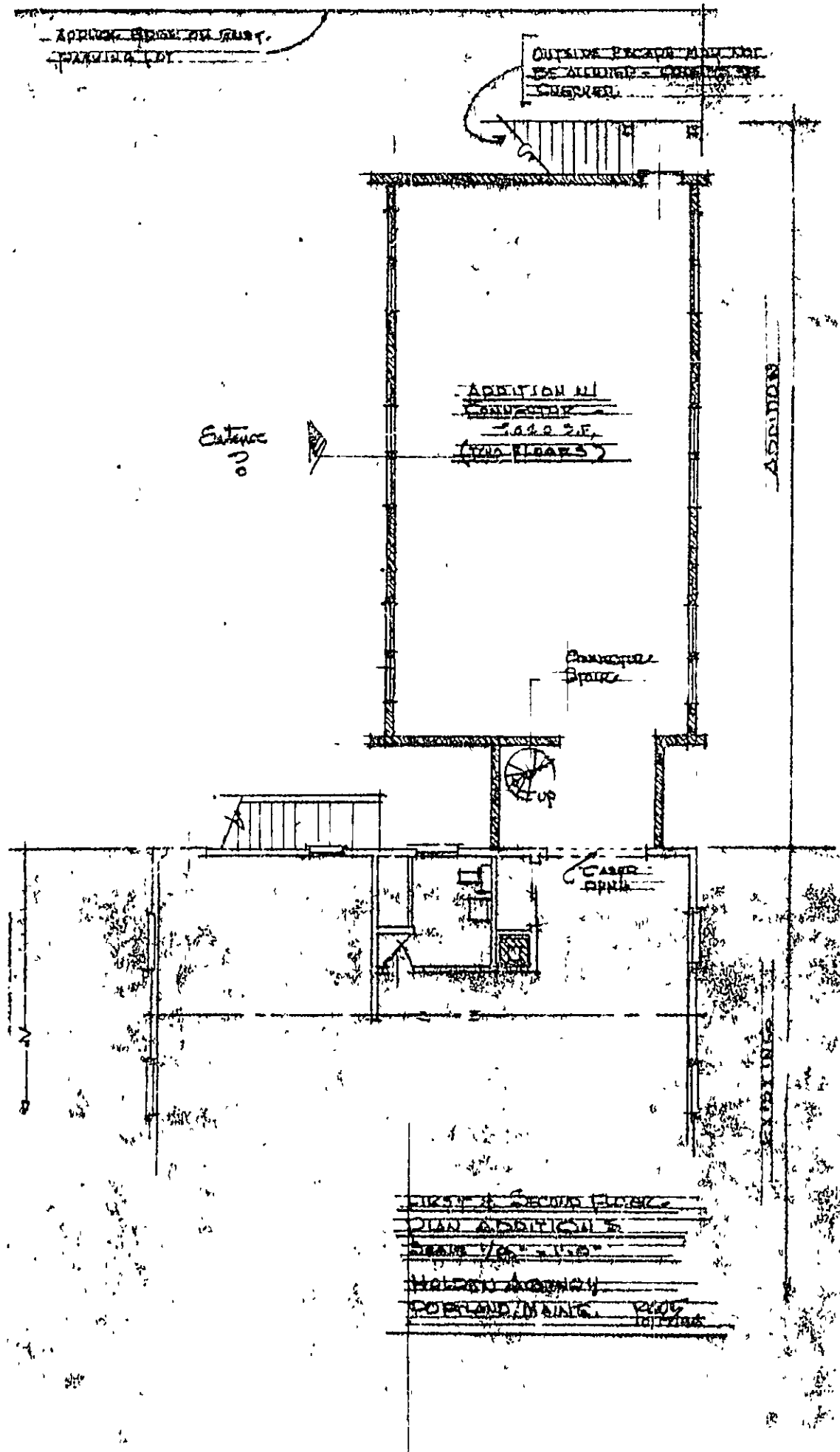
ADDITION

Entrance
Space



CASE
DRINK

FIRST & SECOND FLOOR
PLAN ADDITIONAL
BRICK 1/2" - 1/4"
HOLDEN ARCHITECT
PORTLAND, MAINE. 1905



**CITY OF PORTLAND, MAINE
SITE PLAN REVIEW
Processing Form**

Applicant _____ Date 1-6-86

Mailing Address 1085 Brighton Ave. Portland, ME 04102 Address of Proposed Site 1085 Brighton Avenue

Proposed Use of Site 1,000 Site Identifier(s) from Assessors Maps _____

Acres of Site 17.174 Ground Floor Coverage _____ Zoning of Proposed Site _____

Site Location Review (DEP) Required: () Yes () No Proposed Number of Floors _____

Board of Appeals Action Required: () Yes () No Total Floor Area _____

Planning Board Action Required: () Yes () No

Other Comments: _____

Date Dept. Review Due: _____

PUBLIC WORKS DEPARTMENT REVIEW

(Date Received) _____

	TRAFFIC CIRCULATION	ACCESS	CURB CUTS	ROAD WIDTH	PARKING	SIGNALIZATION	TURNING MOVEMENTS	LIGHTING	CONFLICT WITH CITY CONSTRUCTION PROJECT	DRAINAGE	SOIL TYPES	SEWERS	CURBING	SIDEWALKS	OTHER	
APPROVED	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	
APPROVED CONDITIONALLY																CONDITIONS SPECIFIED BELOW
DISAPPROVED																REASONS SPECIFIED BELOW

REASONS: Approval for building addition only.

(Attach Separate Sheet If Necessary)

Robert J. Ray Jan 9 1986
SIGNATURE OF REVIEWING STAFF / DATE

PUBLIC WORKS DEPARTMENT COPY

**CITY OF PORTLAND, MAINE
SITE PLAN REVIEW
Processing Form**

Applicant: Richard D. Hall
 Mailing Address: 1085 Brighton Avenue, Portland, ME 04102
 Proposed Use of Site: 17,124 sq ft / 1,000 sq ft
 Acreage of Site: 1/2 Ground Floor Coverage
 Site Location Review (DEP) Required: () Yes () No
 Board of Appeals Action Required: () Yes () No
 Planning Board Action Required: () Yes () No
 Other Comments: _____
 Date Dept. Review Due: _____

Date: 1-2-86
 Address of Proposed Site: 1085 Brighton Avenue
 Site Identifier(s) from Assessors Maps: 271-1-1 / R-1
 Zoning of Proposed Site: _____
 Proposed Number of Floors: 2
 Total Floor Area: 9,000 sq ft

PUBLIC WORKS DEPARTMENT REVIEW

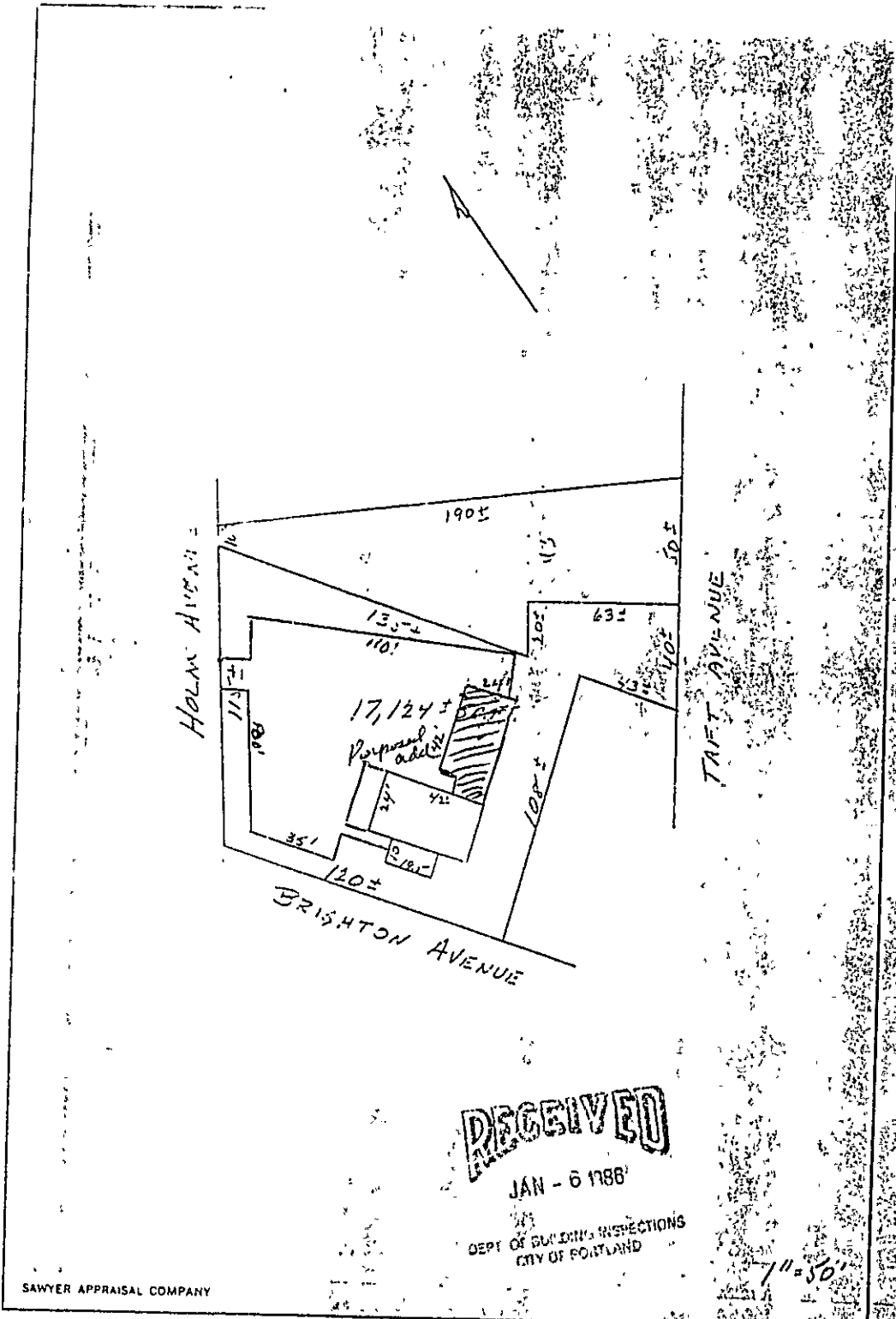
(Date Received)

	TRAFFIC CIRCULATION	ACCESS	CURB CUTS	ROAD WIDTH	PARKING	SIGNALIZATION	TURNING MOVEMENTS	LIGHTING	CONFLICT WITH CITY CONSTRUCTION PROJECT	UTIL. IMAGE	SOIL TYPES	STAIRS	CURBING	SIDEWALKS	OTHER	CONDITIONS SPECIFIED BELOW	REASONS SPECIFIED BELOW
APPROVED	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>		
APPROVED CONDITIONALLY																	
DISAPPROVED																	

REASONS: Approval for building addition only.

(Attach Separate Sheet if Necessary)

[Signature]
 SIGNATURE OF REVIEWING STAFF DATE _____



RECEIVED

JAN - 6 1988

DEPT OF BUILDING INSPECTIONS
CITY OF PORTLAND

SAWYER APPRAISAL COMPANY