

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

Applicant William Bridges Date Aug 26, 1986
 Mailing Address 223 Abbott St. 797-0502 Address of Proposed Site Lot # 60 Alice St.
 Proposed Use of Site Dwelling - single Site Identifier(s) from Assessors Maps R-2
 Acreage of Site 16,000 approx Ground Floor Coverage 1,100 sq Zoning of Proposed Site _____
 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 See also 14-428 Corner lots (Zoning Ordinance)
 Use complies with Zoning Ordinance — Staff Review Below

Zoning: **SPACE & BULK**, as applicable

	DATE	ZONE LOCAT ON	INTERIOR OR CORNER LOT	30 FT SETBACK AREA (SEC 21)	USE	SEWERAGE 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	
COMPLIES																			
COMPLIES CONDITIONALLY																			
DOES NOT COMPLY																			

REASONS: There rear yard setback is in accord with sec 14-428 corner lots

Murray Turner
SIGNATURE/OF REVIEWING STAFF/DATE

BUILDING DEPARTMENT — ORIGINAL

CITY OF PORTLAND, MAINE
SITE PLAN REVIEW
 Processing Form

Applicant _____ Date _____

Mailing Address _____ Address of Proposed Site _____

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

Acreage of Site / 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	CULPING	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: _____

(Attach Separate Sheet if Necessary)

Robert J. Roy 8/27/86
 SIGNATURE OF REVIEWING STAFF/DATE

PUBLIC WORKS DEPARTMENT COPY



APPLICATION FOR PERMIT

PERMIT ISSUED

SEP 11 1986

B.O.C.A. USE GROUP
B.O.C.A. TYPE OF CONSTRUCTION 1207
ZONING LOCATION PORTLAND, MAINE Aug. 26, 1986 City Of Portland

To the CHIEF 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 Lot # 60 Alice St., Crestview Acres Fire District #1 [] #2 []
1. Owner's name and address William & Terry Bridges-3 Abbott St Telephone 975-9502
2. Lessee's name and address Telephone
3. Contractor's name and address Ladrowood, Inc. - Box 8167, 04104 Telephone 755-0741

Proposed use of building dwelling No. of sheets
Last use No. families
Material No. stories Heat Style of roof Roofing

Estimated contractual cost \$50,000.00
FIELD INSPECTOR - Mr. @ 775-5451
site plan reveiw
Appeal Fees \$
Base Fee 50.00
Late Fee
TOTAL \$ 270.00

To construct single family, 24' x 48', with attached 2-car garage, 22' x 24', as per plans. Stamp of Special Conditions

ISSUE PERMIT TO #3

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

DETAILS OF NEW WORK

Is any plumbing involved in this work? yes Is any electrical work involved in this work? yes
Is connection to be made to public sewer? yes If not, what is proposed for sewage?
Has septic tank notice been sent? 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 Pitch Rise per foot 5/12 Roof covering asphalt shingle
No. of chimneys 1 Material of chimneys block of lining clay Kind of heat oil fuel #2
Framing Lumber - Kind spruce Dressed or full size? dressed 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 2x10 2nd 2x10 3rd roof 2x8
On centers: 1st floor 16" 2nd 16" 3rd roof 16"
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 2 number commercial cars to be accommodated
Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? no

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? 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

Signature of Applicant Frank W. Bridges Phone # same
Type Name of above William Bridges 1 [] 2 [] 3 [] 4 []
Other and Address

FIELD INSPECTOR'S COPY

APPLICANT'S COPY

OFFICE FILE COPY

PLUMBING APPLICATION

PROPERTY ADDRESS

Town Or Plantation: PORTLAND

Street Address: LOT 1 ALICE ST

PROPERTY OWNERS NAME

First: WILLIAM

Applicant Name: DENNIS CHIPMAN

Address of Owner/Applicant (If Different): CARE KNIZ, INC.

PORTLAND PERMIT # 1,920 TOWN COPY

Date Permit Issued: 8/29/86 \$ 11.44 FEE

Local Plumbing Inspector Signature: _____ L.P.I. # 123

Owner/Applicant Statement

I certify that the information submitted is correct to the best of my knowledge and understand that any falsification is reason for the Local Plumbing Inspector to deny a Permit.

Signature of Owner/Applicant: _____ Date: 8/29/86

Caution: Inspection Required

I have inspected the installation authorized above and found it to be in compliance with the Maine Plumbing Rules.

Local Plumbing Inspector Signature: _____ Date Approved: MAR 24 1987

PERMIT INFORMATION

This Application is for:

NEW PLUMBING

RELOCATED PLUMBING

SEP 2 - 1986

Type Of Structure To Be Served:

1. SINGLE FAMILY DWELLING

2. MODULAR OR MOBILE HOME

3. MULTIPLE FAMILY DWELLING

4. OTHER - SPECIFY: _____

Plumbing To Be Installed By:

1. MASTER PLUMBER

2. OIL BURNERMAN

3. MFG'D. HOUSING DEALER/MECHANIC

4. PUBLIC UTILITY EMPLOYEE

5. PROPERTY OWNER

LICENSE # 12342

Number	Hook-Ups And Piping Relocation	Column 2		Column 1	
		Number	Type Of Fixture	Number	Type Of Fixture
1	HOOK-UP: to public sewer in those cases where the connection is not regulated and inspected by the local Sanitary District. MAR 03 1987	2	Hosebibb / Sillcock	2	Bathtub (and Shower)
		1	Floor Drain	1	Shower (Separate)
			Urinal	1	Sink
2	HOOK-UP: to an existing subsurface wastewater disposal system.		Drinking Fountain	3	Wash Basin
			Indirect Waste	3	Water Closet (Toilet)
			Water Treatment Softener, Filter, etc.	1	Clothes Washer
3	PIPING RELOCATION: of sanitary lines, drains, and piping without new fixtures.		Grease/Oil Separator	1	Dish Washer
			Dental Cuspld	1	Garbage Disposal
			Bidet		Laundry Tub
	Hook-Ups (Subtotal)		Other: _____	1	Water Heater
	Hook-Up Fee	3	Fixtures (Subtotal) Column 2	4	Fixtures (Subtotal) Column 1
SEE PERMIT FEE SCHEDULE FOR CALCULATING FEE				3	Fixtures (Subtotal) Column 2
				17	Total Fixtures
				\$ 44	Fixture Fee
				\$	Hook-Up Fee
				\$ 44	



APPLICATION FOR PERMIT
 DEPARTMENT OF BUILDING INSPECTIONS SERVICES
 ELECTRICAL INSTALLATIONS

Date August 29, 1986
 Receipt and Permit number D24490

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: Lot #60 Alice St. - Crestview Acres
 OWNER'S NAME: William & Terry Bridges ADDRESS: 3 Abbott St. - Portland, Me.

	FEES
OUTLETS:	
Receptacles <u>60</u> Switches <u>40</u> Plugmold _____ ft. TOTAL XXXX	100 9.00
FIXTURES: (number of)	
Incandescent <u>x</u> Fluorescent _____ (not strip) TOTAL <u>30</u>	5.00
Strip Fluorescent _____ ft.	
SERVICES:	
Overhead _____ Underground <u>x</u> Temporary _____ TOTAL amperes <u>200</u> ..	3.00
METERS: (number of) <u>1</u>50
MOTORS: (number of)	
Fractional	
1 HP or over	
RESIDENTIAL HEATING:	
Oil or Gas (number of units) <u>x</u>	3.00
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 <u>5</u>	7.50
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 <u>2</u>	2.00
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>30.00</u>

INSPECTION:

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

CONTRACTOR'S NAME: Mancini Elec. Michael Lapante

ADDRESS: 179 Sheridan St., Portland 2 Emeryman Dr.

TEL.: 774-5829 878-2866

MASTER LICENSE NO.: On File 3714 SIGNATURE OF CONTRACTOR: _____

LIMITED LICENSE NO.: _____

ELECTRICAL INSTALLATIONS -

Permit Number 24490

Location Lot #60 Oldfield -

Owner William Henry Birkner

Date of Permit 8/29/86

Final Inspection

By Inspector D. P. Pusee

Permit Application Register Page No. 121

INSPECTIONS: Service 200 amp by Ruseo
Service called in 1/20/87
Closing-in 12/29/86 by Ruseo. See Remarks

PROGRESS INSPECTIONS: / /
 / /
 / /
 / /

CODE
COMPLIANCE
COMPLETED
DATE <u> </u>

DATE:	REMARKS:
<u>12/29/86</u>	<u>Insulated before inspection on 1st floor</u>
<u>8/26/87</u>	<u>Panel needs to be marked to show unswitched controlled switches too close to hot bus - open wiring in basement junction boxes</u>

Electrician's Stamp



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION Lot 60 Alice Street (126 Alice St.)

Issued to William Bridges

Date of Issue September 4, 1987

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. 86-1207, 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

APPROVED OCCUPANCY

entire

single family dwelling with
attached garage

Limiting Conditions:

This certificate supersedes
certificate issued

Approved:

9/16/87
(Date) *Kathleen A. Taylor*
Inspector

Robert J. Hoff
Inspector of Buildings

Russ
ea jmr

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.

Applicant: *Lodgewood, Inc, Box 8107, Portland 04404*
Date: *Sept 3, 1986*
Address: *Lot #60, Alice St.*
Assessors No.:

CHECK LIST AGAINST ZONING ORDINANCE

Date -
Zone Location - *R-2 Residence*
Interior or corner lot - *Corner lot (Sec. 14-428 of the Ordinance)*
Use - *Single Family w/attached garage*
Sewage Disposal - *City*
Rear Yards - *10'* 25' required (Exception)
Side Yards - *48' and 48'* 20' and 14' required
Front Yards - *25'* 25' required
Projections -
Height - *2 story*
Lot Area - *16,000 #*
Building Area - *1,100 #*
Area per Family - *10,000 #*
Width of Lot - *160'*
Lot Frontage - *160'*
Off-street Parking - *01K*
Loading Bays -
Site Plan -
Shoreland Zoning -
Flood Plains -

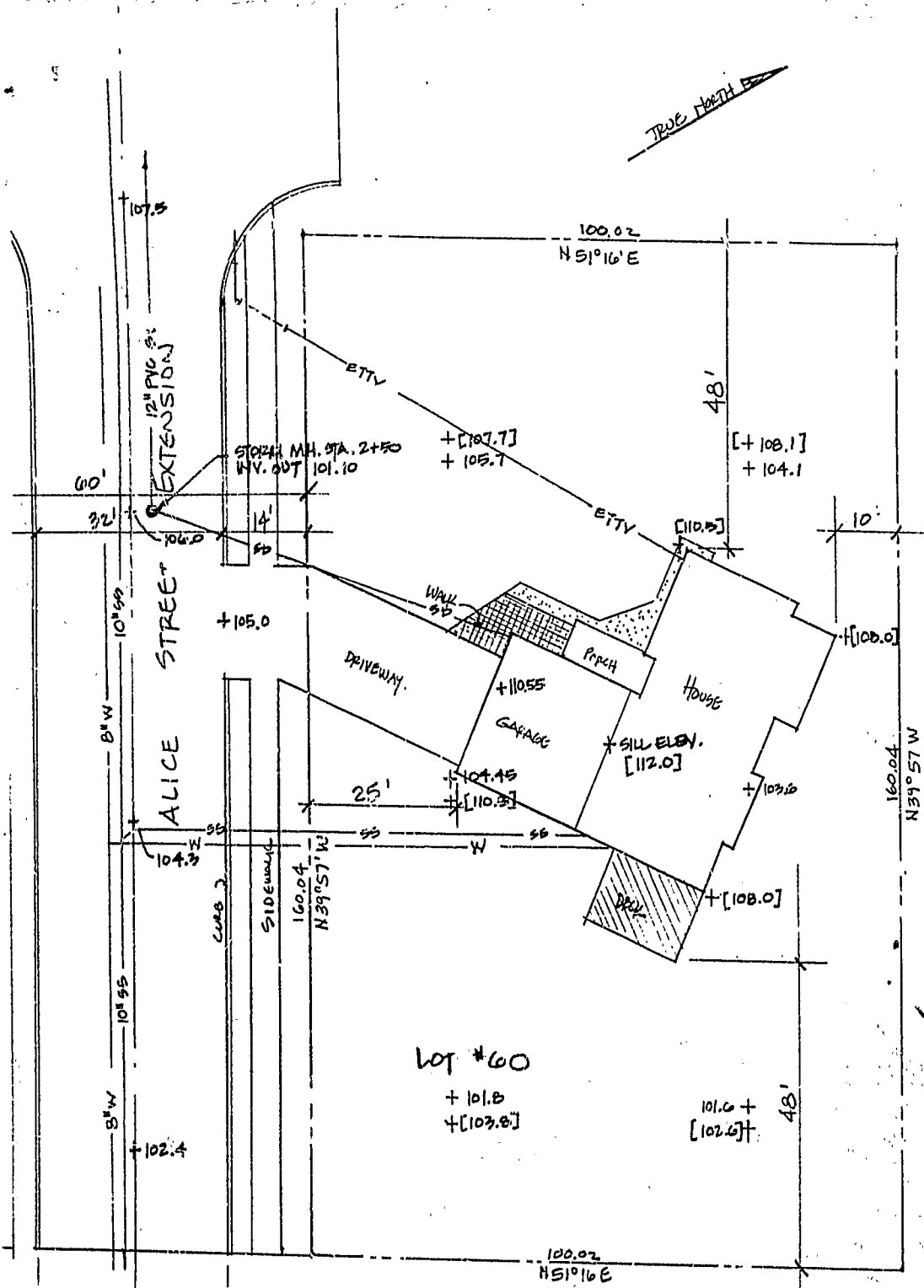
*This lot is part of
Crestview Acres
subdivision -
Site Plan review
required
M.D.T. 9/8/86*

Lot 60

Sec. 14-428 Corner Lots

In case a dwelling house has its front yard upon the long side of a corner lot, the rear yard may be reduced to a depth not less than the width required for a side yard on the lot, provided the aggregate of the widths of both sides and depths of front and rear yards is not less than the similar aggregate of required dimensions of all yards required if the front yard were faced on the short side of the lot.

<u>On Narrow Lot</u>	<u>Long Way Proposed Plan</u>
25	48
12	48
20	25
64	10
<hr/> 121 ft.	<hr/> 131 ft.

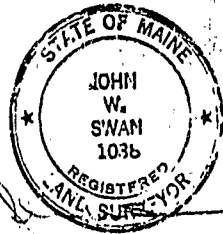


Lot #60

RECEIVED

AUG 26 1986

DEPT OF BUILDING INSPECTIONS
CITY OF PORTLAND



* NOTE = 101.8 + ARE EXISTING SPOT ELEV'S.
[103.8] + ARE PROPD SPOT ELEV'S.

PLOT PLAN 1"=20' LOT #60

WILLIAM J. & TERRY L. BRIDGES
PORTLAND, ME

8.4.86



CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT
INSPECTION SERVICES DIVISION

September 9, 1986

RE: Lot #60 Alice Street, Portland, ME

Ledgewood Inc.
Box 8107
Portland, Maine 04104

Dear Sir:

Your application to construct a single family dwelling 24' X 48' with attached 2-car garage 22' X 24' has been reviewed and a building permit is herewith issued subject to the following requirements:

Site Plan Review

Inspection Services This rear yard setback is in accordance with Sec. 14-428 corner lots. Mr. W. Turner 9/8/86

Public Works Approved Mr. R. Roy 8/27/86

Building Code Requirements

1. All lot lines and the lot shall be clearly marked before calling for a foundation inspection; and,
2. Please read and implement items 5, 6, and 7 of the attached building permit report.

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

Sincerely,

A handwritten signature in dark ink, appearing to read "P. Samuel Hoffees".

P. Samuel Hoffees
Chief of Inspection Services

/al

Enclosure

BUILDING PERMIT REPORT

DATE: 9/9/86
ADDRESS: Lot # 60 Alvir St.
REASON FOR PERMIT: Single Family Dwelling
BUILDING OWNER: William & Terry Bridges
CONTRACTOR: Ledge Wood
PERMIT APPLICANT: William Bridges
APPROVED: 5,6 and 7 ~~RECEIVED~~

CONDITION OF APPROVAL OR DENIAL:

- 1.) All vertical openings shall be enclosed with construction having a fire rating of at least one(1) hour, including fire doors with self-closers.
- 2.) Each apartment shall have access to two(2) separate, remote and approved means of egress. A single exit is acceptable when it exits directly from the apartment to the building exterior with no communications to other apartment units.
- 3.) Each apartment shall be equipped with an approved single station smoke detector powered by the house current. The detector shall be located in an area which will provide protection for the sleeping areas.
- 4.) The boiler shall be protected by enclosing with one(1) hour fire rated construction including fire doors and ceiling, or by placing over the boiler, two(2) residential sprinkler heads supplied from the domestic water.
- * 5.) Every sleeping room below the fourth story in buildings of Use Groups R and I-1 shall have at least one operable window or exterior door approved for emergency egress or rescue. The units must be operable from the inside opening without the use of separate tools. Where windows are provided as a means of egress or rescue, they shall have a sill height not more than 44 inches (1118 mm) above the floor. All egress or rescue windows from sleeping rooms must have minimum net clear openings of 5.7 square feet (0.53m²). The minimum net clear opening height dimension shall be 24 inches (610 mm). The minimum net clear opening width dimension shall be 20 inches (508 mm).

Redo Chase

APPLICATION FOR PERMIT

B.O.C.A. USE GROUP B.O.C.A. TYPE OF CONSTRUCTION ZONING LOCATION R-2 PORTLAND, MAINE Aug. 26, 1986 PERMIT ISSUED SEP 11 1986 City of Portland

To the CHIEF 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 Lot #. 60 Alice St. - Crestview Acres Fire District #1 [] #2 [] 1. Owner's name and address William Evans & Terry Bridges - 3 Abbott St. Telephone 97-0502 2. Lessee's name and address 3. Contractor's name and address Ledgewood, Inc. - Box 8107 - 04104 Telephone 75-0741

Proposed use of building dwelling No. of sheets 1 Last use No. families 1 Material No. stories Heat Style of roof Roofing Other buildings on same lot Estimated contractual cost \$ 50,000.00

FIELD INSPECTOR - Mr. site plan review @ 775-5451 Appeal Fees \$ 50.00 Base Fee Late Fee TOTAL \$ 270.00

To construct single family, 24' x 48', with attached 2-car garage, 22' x 24', as per plans.

PERMIT ISSUED WITH LETTER

ISSUE PERMIT TO #3

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

DETAILS OF NEW WORK

Is any plumbing involved in this work? ...yes Is any electrical work involved in this work? ...yes Is connection to be made to public sewer? ...yes If not, what is proposed for sewage? Has septic tank notice been sent? 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 pitch Rise per foot 5/12 Roof covering asphalt shingle No. of chimneys 1 Material of chimneys block of lining clay Kind of heat oil fuel #2 Framing Lumber - Kind spruce Dressed or full size? dressed 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 2x10 2nd 2x10 3rd roof 2x8 On centers: 1st floor 1.6" 2nd 1.6" 3rd roof 1.6" 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 .. 2. number commercial cars to be accommodated Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? ..no

APPROVALS BY: DATE BUILDING INSPECTION - PLAN EXAMINER MISCELLANEOUS ZONING: D.N. 11/19/81 Will work require disturbing of any tree on a public street? ..no BUILDING CODE: 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 Fire Dept.: Health Dept.: Others:

Signature of Applicant Phone # same

PERMIT ISSUED WILLIAM BRIDGES

1 [] 2 [] 3 [] 4 [] Other and Address

FIELD INSPECTOR'S COPY APPLICANT'S COPY OFFICE FILE COPY

NOTES

9/18/86 - OK'd to
place 10" cc foundation.
Location appears ok as per
stakes & string -

Adjoining property soil
is much less than this property
just over the line -

9/23/86 Started
framing

10/86 Framing completed, closing

11-18/86 Working on interior -

4/24/87 - left card for insp.

8/26 - request for final. Owner living in dwelling
illegally. Needs smoke detector 2nd fl and
railing on open balcony - and final plumbing
and electrical.

9/4/87 - work completed - OK for C/O

Permit No.	1207
Location	1461 West 11th St
Owner	William C. C. C.
Date of permit	8-26-86
Approved	9-11-86
Dwelling	Single Family
Garage	
Alteration	

