

5 BERKSHIRE ROAD



APPLICATION FOR PERMIT

PERMIT ISSUED

OCT 12 1977

CITY of PORTLAND

B.O.C.A. USE GROUP

B.O.C.A. TYPE OF CONSTRUCTION 0913

ZONING LOCATION R-5 PORTLAND, MAINE, ..Oct. 11, 1977

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 5 Berkshire Road Fire District #1 , #2
 Telephone .. 775-1332

1. Owner's name and address Carl Harmon - same Telephone ..
 2. Lessee's name and address .. Telephone ..
 3. Contractor's name and address Herbert Cail - 1436 Forest Ave. Telephone ..
 4. Architect .. Specifications .. Plans .. No. of sheets ..
 Proposed use of building dwelling No. families .. 1 ..
 Last use same No. families ..
 Material .. No. stories .. Heat .. Style of roof .. Roofing ..
 Other buildings on same lot .. Fee \$.. 5.00 ..
 Estimated contractual cost \$ 5.25 ..

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

GENERAL DESCRIPTION
 To construct storage shed 16 x 12
 as per plans. 1 sheet 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

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?

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?

APPROVALS BY: DATE
 BUILDING INSPECTION—PLAN EXAMINER
 ZONING: C.R. M.C.W. 10/11/77
 BUILDING CODE: 0-14 10/11/77
 Fire Dept.:
 Health Dept.:
 Others:

Signature of Applicant Carl J. Harmon Phone # same
 Type Name of above Carl Harmon 1 2 3 4
 Other
 and Address

FIELD INSPECTOR'S COPY

PERMIT TO INSTALL PLUMBING

Berkshire R.

12301

PERMIT NUMBER

Date Issued 12-5-62
 PORTLAND PLUMBING INSPECTOR

Address 5 St. Charles Street
 Installation For: Vincent Construction Co.
 Owner of Bldg. Vincent Construction Co.
 Owner's Address: 1041 Washington Avenue

By J. P. Welch

Plumber: Thomas DePeter Date: 12-5-62

APPROVED FIRST INSPECTION

Date Dec. 5, 62

By JOSEPH E. WELCH

APPROVED FINAL INSPECTION

Date Dec. 6, 62

By JOSEPH E. WELCH

- TYPE OF BUILDING
- COMMERCIAL
 - RESIDENTIAL
 - SINGLE
 - MULTI FAMILY
 - NEW CONSTRUCTION
 - REMODELING

NEW	REPL	PROPOSED INSTALLATIONS	NUMBER	FEE
		SINKS		
		LAVATORIES		
		TOILETS		
		BATH TUBS		
		SHOWERS		
		DRAINS		
		HOT WATER TANKS		
		TANKLESS WATER HEATERS		
		GARBAGE GRINDERS		
		SEPTIC TANKS		
		HOUSE SEWERS	1	\$ 2.00
		ROOF LEADERS (Conn. to house drain)		

PORTLAND HEALTH DEPT. PLUMBING INSPECTION

TOTAL \$ 2.00

PERMIT TO INSTALL PLUMBING

Feb. 21-63

Berkshire Road

12477 PERMIT NUMBER

Date Issued: 2-7-63
 Address: 5 St. Charles Street
 Installation For: Vincent Construction Company
 Owner of Bldg.: Vincent Construction Company
 Owner's Address: 7041 Washington Avenue
 By: J. P. Welch
 Plumber: Thomas DePater
 Date: 2-7-63

APPROVED FIRST INSPECTION	NEW		PROPOSED INSTALLATIONS	NUMBER	FEE
	NEW	REPL			
Date: Jan 31-63	1		SINKS	1	\$ 2.00
By: JOSEPH P. WELCH	1		LAVATORIES	1	2.00
APPROVED FINAL INSPECTION	1		TOILETS	1	2.00
Date: May 27-63	1		BATH TUBS	1	2.00
By: JOSEPH P. WELCH	1		SHOWERS	1	2.00
			DRAINS		
			HOT WATER TANKS		
			TANKLESS WATER HEATERS	1	2.00
			GARBAGE GRINDERS		
			SEPTIC TANKS	1	.60
			HOUSE SEWERS		
			ROOF LEADERS (Conn. to house drain)		
			Laundry Tray		.60
				TOTAL	\$11.20

- TYPE OF BUILDING
- COMMERCIAL
 - RESIDENTIAL
 - SINGLE
 - MULTI FAMILY
 - NEW CONSTRUCTION
 - REMODELING

PORTLAND HEALTH DEPT. PLUMBING INSPECTION

*Granted 12/14/62
62/115*

DATE: December 13, 1962

HEARING ON APPEAL UNDER THE ZONING ORDINANCE OF Vincent Construction Co.
AT St. Charles Street (Assessor's Lot No. 425-G-1 & 2)
Public Hearing on the above appeal was held before the Board of Appeals.

	VOTE	
BOARD OF APPEALS	YES	NO
Frederick B. Nelson	(x)	()
Franklin G. Hinkley	(x)	()
Ralph L. Young	(x)	()
Harry M. Shwartz	(x)	()

Record of Hearing

No opposition

ALBERT J. SEARS
INSPECTOR OF BUILDINGS

CITY OF PORTLAND, MAINE
Department of Building Inspection

AP-St. Charles S., corner of Presumpscot Street
Part of Assessor's Lot No. 425-Gp1&2)

Dec. 3, 1962

Vincent Construction Company
1041 Washington Avenue

cc to: Corporation Counsel

Gentlemen:

Building permit for construction of a single family dwelling 25 feet by 45 feet at the above named location is not issuable under the Zoning Ordinance for the following reasons:

1. One rear corner of the building is to be located only about 22 feet from Presumpscot Street so that a portion thereof will encroach unlawfully upon the 40-foot setback area required for that street by Section 21 of the Ordinance.
2. On rear corner of the required off-street parking area is shown located only about 10 feet from Presumpscot Street so that a portion thereof will encroach unlawfully upon the 15 foot setback required by Sections 14-F and 6-E-3 of the Ordinance applying to the R-5 Residence Zone in which the property is located.

We understand that you would like to exercise your appeal rights concerning these discrepancies. Accordingly an authorized representative should come to the office of this department in Room 110, City Hall, to file the appeal.

Very truly yours,

Albert J. Sears
Building Inspection Director

AJS:m

C
O
P
Y

Rec'd payment 12-5-62
\$500

CITY OF PORTLAND, MAINE
IN THE BOARD OF APPEALS

MISCELLANEOUS APPEAL

(Assessor's Lot

Vincent Construction Company, owner of property at St. Charles St. No. 425-G-1 & 2
under the provisions of Section 24 of the Zoning Ordinance of the City of Portland, hereby
respectfully petitions the Board of Appeals to permit:

Construction of a single family dwelling 25 feet by 45 feet at this location.
This permit is not issuable under the Zoning Ordinance because a part of the building
is to be only about 22 feet back from Presumpscot Street and therefore will encroach
unlawfully upon the 40-foot setback area required by Section 21 of the Ordinance for
that part of Presumpscot Street.

Also the rear corner of the required off-street parking area is proposed only
about 10 feet from Presumpscot Street so that a portion thereof will encroach
unlawfully upon the 15 foot setback required by Sections 14-F and 6-B-3 of the
Ordinance applying to the R-5 Residence Zone in which the property is located.

LEGAL BASIS OF APPEAL: Such permit may be granted only if the Board of Appeals finds that
enforcement of the terms of the Ordinance would result in undue hardship and desirable relief
may be granted without substantially departing from the intent and purpose of the Ordinance.

Joseph M. Woodford
APPELLANT

DECISION

After public hearing held December 13, 1962 the Board of Appeals finds that enforcement
of the terms of the Ordinance would result in undue hardship and desirable relief may
be granted without substantially departing from the intent and purpose of the Ordinance.

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

BOARD OF APPEALS

Richard B. Nelson
Harry M. [unclear]
[unclear]

December 10, 1962

Mrs. Mariantonia Pesce,
144 Veranda Street

Dear Mrs. Pesce:

The Board of Appeals will hold a public hearing in the Council Chamber, City Hall, Portland, Maine on Thursday, December 13, 1962 at 4:00 p.m. to hear the appeal of Vincent Construction Co. requesting exception to the Zoning Ordinance to permit construction of a single family dwelling 24'8" x 44'8" on the premises at St. Charles St. corner of Presumpscot St.

This permit is, resently not issuable because a part of the building is to be only about 22 feet back from Presumpscot Street instead o. 40 feet required by Section 21 of the Ordinance. Also the rear corner of the required off-street parking area is proposed only about 10 feet from Presumpscot Street instead of 15 feet required by Sections 14-F and 6-B-3 of the Ordinance in the R-5 Residence Zone in which the property is located.

If you wish to be heard either for or against this appeal, please be present or be represented at this hearing.

Very truly yours,

Franklin G. Hinckley
Chairman

(COPY)

CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy



LOCATION

Date of Issue

October 16, 1963

Issued to Vincent Construction Company
1041 Washington Ave.

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. 62,1670, 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

One family dwelling house.

Entire

Limiting Conditions:

This certificate supersedes
certificate issued

Approved:

(Date)

Carle Smith
Inspector

Albert J. Sears
Inspector of Buildings

Notice: This certificate identifies lawful use of building or premises, and ought to be transferred from owner to owner when property changes hands. Copy will be furnished to owner or lessee for one dollar.

AP-St. Charles St., corner of Presumpscot Street
Part of Assessor's Lot No. 425-G-1&2)

Dec. 3, 1962

Vincent Construction Company
1041 Washington Avenue

cc to: Corporation Counsel

Gentlemen:

Building permit for construction of a single family dwelling 25 feet by 45 feet at the above named location is not issuable under the Zoning Ordinance for the following reasons:

1. One rear corner of the building is to be located only about 22 feet from Presumpscot Street so that a portion thereof will encroach unlawfully upon the 40-foot setback area required for that street by Section 21 of the Ordinance.
2. On rear corner of the required off-street parking area is shown located only about 10 feet from Presumpscot Street so that a portion thereof will encroach unlawfully upon the 15 foot setback required by Sections 14-F and 6-B-3 of the Ordinance applying to the R-5 Residence Zone in which the property is located.

We understand that you would like to exercise your appeal rights concerning these discrepancies. Accordingly an authorized representative should come to the office of this Department in Room 110, City Hall, to file the appeal.

Very truly yours,

Albert J. Sears
Building Inspection Director

AJS:m

AP-St. Charles St. (part of Assessor's Lot Nos. 425-G-1&2)

Nov. 27, 1962

Vincent Construction Company
1041 Washington Avenue

Gentlemen:

Building permit for construction of single family dwelling
25 feet by 45 feet at the above named location is not issuable
under the Zoning Ordinance for the following reasons:

1. The building is to be located only 22 feet
from Presumpscot Street and will thus
encroach unlawfully upon the 40 foot setback
area required for that street by Section 21
of the Ordinance.
2. The off-street parking area is shown located
less than the 15 foot setback from
Presumpscot Street required by Sections 14-F
and 6-3-3 of the Ordinance applying to the
R-5 Residence Zone in which the property is
located.

Very truly yours,

Albert J. Sears
Building Inspection Director

AJS m

RE REFERENCE FORM



APPLICATION FOR PERMIT

Class of Building or Type of Structure Third class

Portland, Maine, November 22, 1962

RECEIVED
NOV 26 1962
CITY OF PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for a permit to erect, 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 specific

Location 5 St. Charles Street (at 425 G) Fire Limits? _____ Dist. No. _____

Owner's name and address Vincent Construction Co., 1041 Washington Ave. Telephone _____

Lessee's name and address _____ Telephone _____

Contractor's name and address OWNERS Telephone _____

Architect _____ Specifications _____ Plans yes No _____ sheets 6

Proposed use of building Dwelling No. families 1

Last use _____ No. families _____

Material _____ No. stories _____ 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 dwelling 24'8" x 44'8"

APPROVED 11/13/62

It is understood that this permit does not include installation of heating apparatus which is to be taken out separately by and in the name of the heating contractor. **PERMIT TO BE ISSUED TO** owners

Details of New Work

Is any plumbing involved in this work? yes Is any electrical work involved in this work? yes

Is connection to be made to public sewer? yes If not, what is proposed for sewage? _____

Has septic tank notice been sent? _____ Form notice sent? yes

Height average grade to top of plate 10' Height average grade to highest point of roof 15'

Size, front 44'8" depth 24'8" No. stories 1 solid or filled land? solid earth or rock? earth

Material of foundation concrete at least 4' below grade Thickness, top 10" bottom 10" cellar yes

Kind of roof flat Rise per foot 4" Root covering asphalt roofing Class C Und. Lab.

No. of chimneys 1 Material of chimneys brick of lining tile Kind of heat h.w. fuel oil

Framing Lumber—Kind hemlock Dressed or full size/dressed _____ Corner posts 4x4 Sills 2x8 box _____

Size Girder 6x10 fir. Columns under girders Lally Size 3 1/2" Max. on centers 8'6"

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

Joists and rafters: 1st floor 2x8, 2nd _____, 3rd _____, roof trussed

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? _____

APPROVED:

O.N. 11/14/62 - 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

Vincent Construction Co.

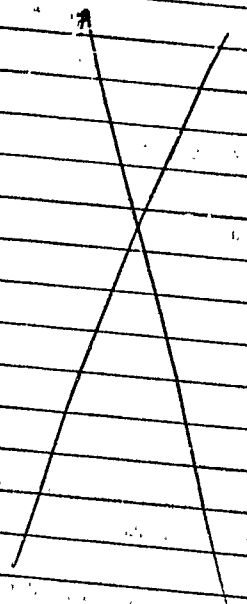
CS 301

INSPECTION COPY

Signature of owner By Thomas M. Kraft

NOTES

12/19/62 - Form info
 made E.S.S.
 3/5/63 - LTT G.T. to
 class in E.S.S.
 10/16/63 - Work done
 Cert. to be issued
 E.S.S.



Location: 541 Alameda St. Bldg. 200
 Owner: Peacock's Restaurant
 Date of permit: 12/14/62
 Notif. closing-in: 3/5/63
 Inspn. closing-in: 3/5/63
 Final Notif.: 3/5/63
 Final Inspn.: 3/5/63
 Cert. of Occupancy issued: 10/16/63
 Staking Out Notice: 12/19/62
 Form Check Notice: 12/19/62

Sent to Health Dep. 12/16/63
 Rec'd. from Health Dep.

9/16/63
 11/16/63
 6/5/1670



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, February 14, 1963

PERMIT ISSUED

00180

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: 5 Beals St. Use of Building: Dwelling No. Stories: 1 New Building: Exchange Name and address of owner of appliance: Vincent Construction Company 1041 Washington Ave. Installer's name and address: owner Telephone:

General Description of Work

To install Forced hot water heating system and oil burning equipment.

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: 20" From front of appliance: over 4' From sides or back of appliance: over 3' Size of chimney flue: 8x8 Other connections to same flue: none If gas fired, how vented?: Rated maximum demand per hour: Will sufficient fresh air be supplied to the appliance to insure proper and safe combustion?: yes

IF OIL BURNER

Name and type of burner: ABC-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: concrete Size of vent pipe: 1 1/2" Location of oil storage: basement Number and capacity of tanks: 275 gal. Low water shut off: Make: No Will all tanks be more than five feet from any flame?: yes How many tanks enclosed?: Total capacity of any existing storage tanks for furnace burners:

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?: Front 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?: Is 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:

E. R. R. 2/14/63

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

Vincent Construction Company

Signature of Installer: [Signature]

INSPECTION COPY

7M