

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

C. Thomas Knudsen

April 24, 1985

Applicant 768 Cumberland St. Westbrook 854-4992 Date 104-106 Chesley Avenue
 Mailing Address 2 family duplex Address of Proposed Site
 Proposed Use of Site 36 d 26 Site Identifier(s) from Assessors Maps R-5
 Acreage of Site / Ground Floor Coverage 10,000 sq. ft 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 36 x 26
 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 | 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 | | |
|---|------|---------------|---------------------------|----------------------------------|-----|--------------------|------------|------------|-------------|-------------|--------|----------|---------------|-----------------|--------------|--------------|--------------------|--------------|--|----------|
| | | | | | | | | | | | | | | | | | | | | COMPLIES |
| | | | | | | | | | | | | | | | | | | | | |

REASONS: _____

Michael S. W...
SIGNATURE OF REVIEWING STAFF / DATE

BUILDING DEPARTMENT -- ORIGINAL

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

Date
April 24, 1985

Applicant 768 Cumberland St. Westbrook ME 04092 104-1 Chesley Avenue
 Mailing Address 2 Family duplex Address of Proposed Site
 Proposed Use of Site 36 d 26 Site Identifier(s) from Assessors Maps H-5
 Acreage of Site / Ground Floor Coverage _____ 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 36 x 26
 Planning Board Action Required: () Yes () No

Other Comments: _____
 Date Dept. Review Due: _____

PUBLIC WORKS DEPARTMENT REVIEW

APRIL 24, 1985
 (Date Received)

| | TRAFFIC CIRCULATION | ACCESS | CURB CUTS | ROAD WIDTH | PARKING | SIGNALIZATION | TURNING MOVEMENTS | LIGHTING | CONFLICT WITH CITY CONSTRUCTION PROJECT | DRAINAGE | SOIL TYPES | SEWERS | CURBING | SURFACES | OTHER |
|------------------------|---------------------|--------|-----------|------------|---------|---------------|-------------------|----------|---|----------|------------|--------|---------|----------|-------|
| APPROVED | N/A | ✓ | N/A | ✓ | ✓ | N/A | N/A | N/A | ✓ | ✓ | ✓ | ✓ | N/A | N/A | ✓ |
| APPROVED CONDITIONALLY | | | | | | | | | | | | | | | |
| DISAPPROVED | | | | | | | | | | | | | | | |

CONDITIONS SPECIFIED BELOW
 REASONS SPECIFIED BELOW

REASONS: _____

(Attach Separate Sheet if Necessary)

William E. Sullivan 4/24/85
 SIGNATURE OF REVIEWING STAFF/DATE

PUBLIC WORKS DEPARTMENT COPY



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION 104-106 Chesley Avenue

Issued to Daniel Anderson

Date of Issue Aug. 14, 1985

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. 85/374, 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

Two Family Duplex

Limiting Conditions:

This certificate supersedes
certificate issued

Approved:

8/14/85 *[Signature]*
Inspector

[Signature]
Inspector of Buildings

[Signature]

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.



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION 104-106 Chesley Avenue

Issued to Daniel Anderson

Date of Issue Aug. 14, 1985

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. 65/374, 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

Two Family Duplex

Limiting Conditions:

This certificate supersedes
certificate issued

Approved:

8-14-85

(Date)

Inspector

Inspector of Buildings

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

April 24, 1985

Mr. C. Thomas Knudsen
768 Cumberland St.
Westbrook, Me

RE: 104-106 Chesley Avenue, Portland, Maine

Dear Sir:

Your application to construct a two-family duplex, two-story 26' x 36' has been reviewed and a building permit is herewith issued subject to the following requirements:

Site Plan Requirements:

| | | | |
|---------------------|----------|---------|---------|
| Inspection Division | Approved | M. Ward | 4/24/85 |
| Public Works | Approved | R. Roy | 2/24/85 |

Building Code Requirements

1. Before calling for a foundation inspection all lot lines must be clearly marked.
2. The space between the bottom of the floor joists and the earth under any building (except such space as is occupied by a basement or cellar) shall be provided with a sufficient number of ventilation openings through foundation walls or exterior walls to insure ample ventilation and such openings shall be covered with a corrosion-resistant wire mesh not greater than one-half (1/2) inch or less than one fourth (1/4) inch in dimension. The minimum net area of ventilation openings shall be not less than one (1) square foot for each one hundred fifty (150) square feet of crawl space area. One such ventilation opening shall be within three (3) feet of each corner of said building.
3. Floor/ceiling assemblies between dwelling units and between dwelling unit and a public or service area within the structure shall have an impact insulation class (IIC) rating of not less than 45 when tested in accordance with ASTM E492 listed in Appendix A of the 1984 BOCA Basic National Building Code.

4. Single family dwelling units (Use Group R-3) may be located above or adjacent to other single family dwelling units (Use Group R-3) provided each dwelling unit is completely separated from the adjacent dwelling unit(s) by fire separation wall(s) and floor/ceiling assemblies of not less than one-hour fire resistance rated construction.

Single family dwelling units having independent means of egress when attached in this matter shall be considered as one building classified as Use Group R-2 for the purpose of determining the applicable provisions of this Code.

5. See attached building code sections 809.4 and 1716.3.4.

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

Sincerely,

P. Samuel Hoffses
Chief of Inspection Services

PSH/uuz
Enclosure

APPLICATION FOR PERMIT

PERMIT ISSUED

B.O.C.A. USE GROUP
 B.O.C.A. TYPE OF CONSTRUCTION **0.374**
 ZONING LOCATION **R-3** PORTLAND, MAINE April 24, 1985

APR 25 1985

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 **104-106 Chesley Avenue** Fire District #1 #2
 1. Owner's name and address **C. Thomas Knudsen - 768 Cumberland St. West** Telephone **854-4992** ..
 2. Lessee's name and address Telephone
 3. Contractor's name and address **Owner** Telephone

..... No of sheets
 Proposed use of building **duplex dwelling** No. families **2**
 Last use No. families
 Material No stories Heat Style of roof Roofing
 Other buildings on same lot
 Estimated contractual cost \$ **80,000**

FIELD INSPECTOR - Mr.
 @ 775-5451
 Appeal Fees \$
 Basic plan **50.00**
 Late Fee **410.00**
 TOTAL \$ **460.00**

minor site plan reveal
 To construct 2 family duplex, 2 story, 36' x 26', no
 garages as per plans.

Stamp of Special Condition

PERMIT ISSUED WITH LETTER

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? **existing** 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 Root covering
 No. of chimneys Material of chimneys of lining Kind of vent fuel
 Framing Lumber—Kind Dressed or full size? Corner posts Sills
 Size Girder Columns under girders Size Max. on centers
 Studs (outside walls and carrying partitions) 2x4-16" O. C. Bridging in every floor and flat roof span over 8 feet.
 Joists and rafters: 1st floor 2nd 3rd roof
 On centers: 1st floor 2nd 3rd roof
 Maximum span: 1st floor 2nd 3rd roof
 If one story building with masonry walls, thickness of walls? height?

IF A GARAGE

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

APPROVALS BY: **DATE** **MISCELLANEOUS**
BUILDING INSPECTION—PLAN EXAMINER Will work require disturbing of any tree on a public street?
ZONING: **OK**
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?
 Fire Dept.:
 Health Dept.:
 Others:

Signature of Applicant **C. Thomas Knudsen** Phone #
 Type Name of above **C. Thomas Knudsen** 1 2 3 4

Other
 and Address

PERMIT ISSUED WITH LETTER

9
 APPLICANT'S COPY OFFICE FILE COPY

Permit No 85/324

Location 107-106 Liberty Ave

Owner ~~Shirley Ann~~ ~~Shaw~~

Date of permit 1-24-85

Approved 1-25-85

Dwelling 2

Garage 2

Alteration

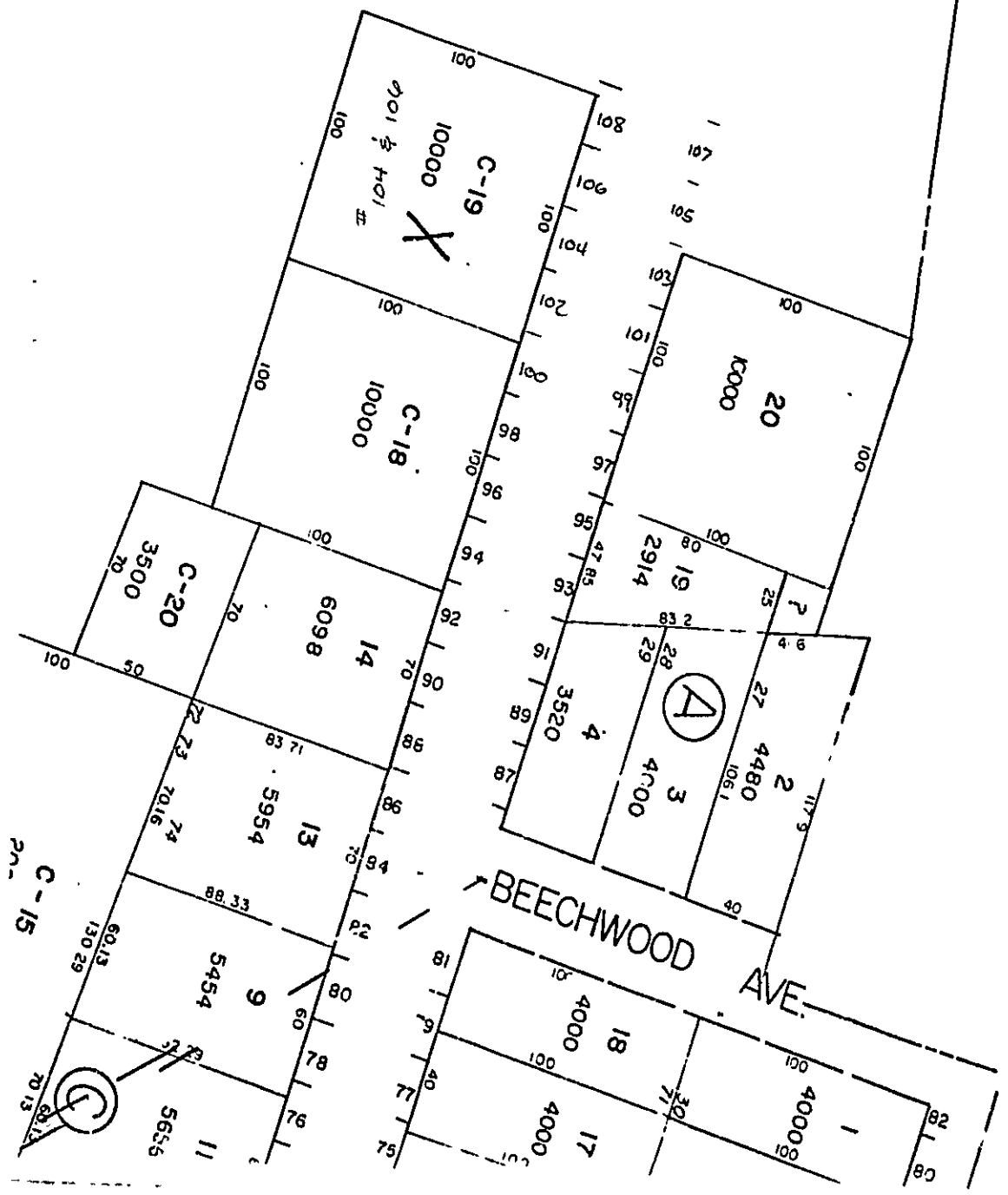
NOTES

Blank lined area for notes.

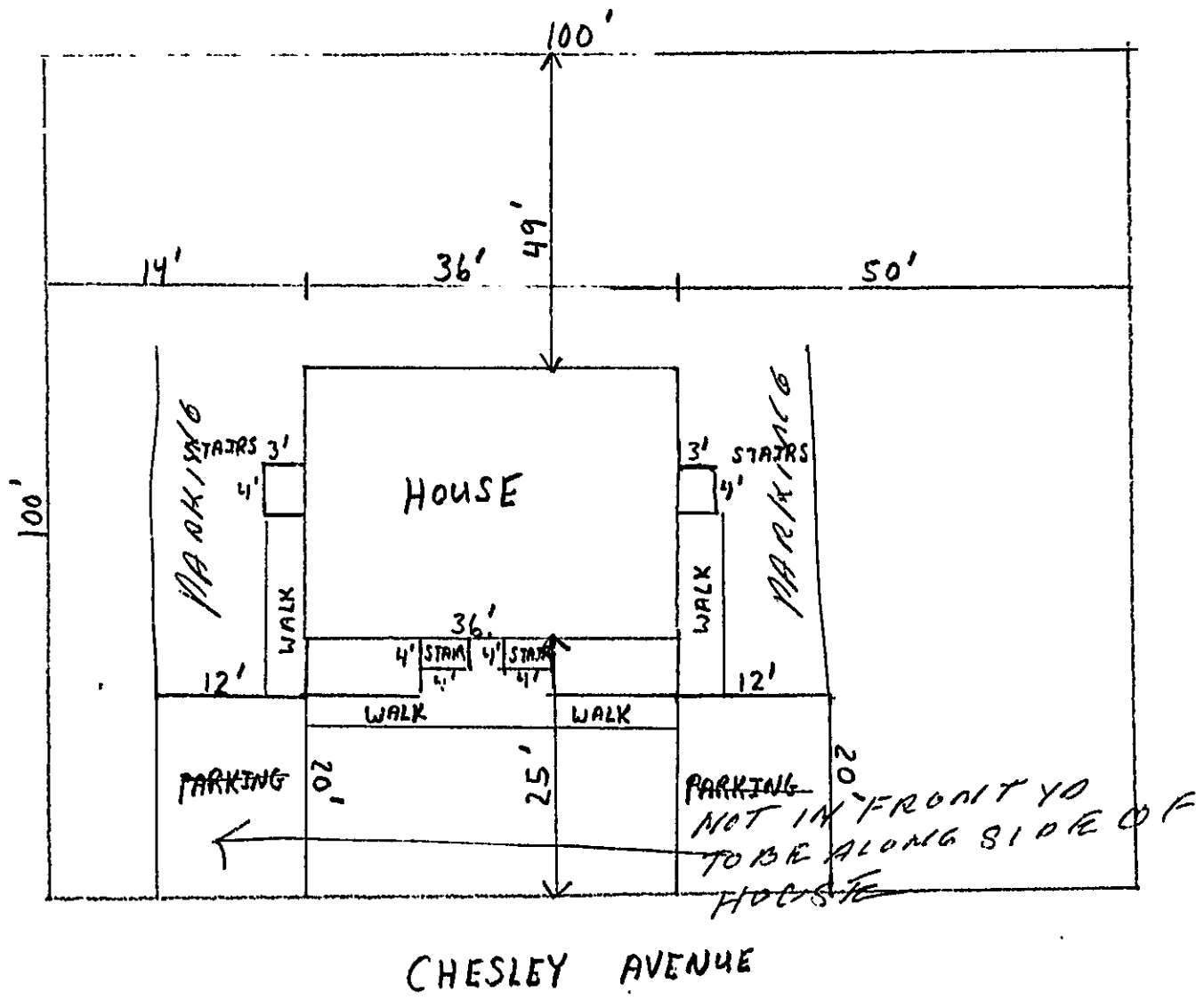
Blank lined area for notes.

Blank lined area for notes.

Tom Knudsen



PLOT PLAN



PLUMBING APPLICATION

Department of Human Services
Division of Health Engineering
(207) 286-3828

PROPERTY ADDRESS

Town Or Plantation: **PORTLAND**

Street: **154 1/2 CHELSEY AV**

PROPERTY OWNERS NAME

Last: **KNUDSEN** First: **THOMAS**

Applicant Name: **WILLIAM GARR**

Mailing Address of Owner/Applicant (if different): **357 GRAY RD. FALMOUTH**

PORTLAND PERMIT # 1,071 TOWN COPY

William Garr

Local Plumbing Inspector Signature

L.P.I. # _____

FEE \$ _____

Local Plumbing Inspector Signature

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.

William Garr 6-6-85

Signature of Owner/Applicant Date

Caution: Inspection Required

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

aa

AUG 7 1985

Local Plumbing Inspector Signature Date Approved

PERMIT INFORMATION

| | | |
|--|--|--|
| <p>This Application is for</p> <p>1. <input checked="" type="checkbox"/> NEW PLUMBING</p> <p>2. <input type="checkbox"/> RELOCATED PLUMBING</p> <p>JUN 7 1985</p> | <p>Type Of Structure To Be Served:</p> <p>1. <input type="checkbox"/> SINGLE FAMILY DWELLING</p> <p>2. <input type="checkbox"/> MODULAR OR MOBILE HOME</p> <p>3. <input checked="" type="checkbox"/> MULTIPLE FAMILY DWELLING</p> <p>4. <input type="checkbox"/> OTHER - SPECIFY: _____</p> | <p>Plumbing To Be Installed By:</p> <p>1. <input checked="" type="checkbox"/> MASTER PLUMBER</p> <p>2. <input type="checkbox"/> OIL BURNERMAN</p> <p>3. <input type="checkbox"/> MFG'D. HOUSING DEALER/MECHANIC</p> <p>4. <input type="checkbox"/> PUBLIC UTILITY EMPLOYEE</p> <p>5. <input type="checkbox"/> PROPERTY OWNER</p> <p>LICENSE # <u>10,1,0,3,2</u></p> |
|--|--|--|

| Number | Hook-Ups And Piping Relocation | Number | Column 2 Type Of Fixture | Number | Column 1 Type Of Fixture |
|--------|---|--------|--|--------|------------------------------|
| | HOOK-UP: to public sewer in those cases where the connection is not regulated and inspected by the local Sanitary District. | 2 | Hosebibb / Sillcock | 2 | Bathtub (and Shower) |
| | | | Floor Drain | | Shower (Separate) |
| | | | Urinal | 2 | Sink |
| | HOOK-UP: to an existing subsurface wastewater disposal system. | | Drinking Fountain | 2 | Wash Basin |
| | | | Indirect Waste | 2 | Water Closet (Toilet) |
| | | | Water Treatment Softener, Filter, etc. | 2 | Clothes Washer |
| | PIPING RELOCATION: of sanitary lines, drains, and piping without new fixtures. | | Grease/Oil Separator | 2 | Dish Washer |
| | | | Dental Cuspidor | 2 | Garbage Disposal |
| | | | Bidet | | Laundry Tub |
| | Hook-Ups (Subtotal) | | Other: _____ | 2 | Water Heater |
| | Hook-Up Fee | | Fixtures (Subtotal) Column 2 | 16 | Fixtures (Subtotal) Column 1 |
| | | | | 2 | Fixtures (Subtotal) Column 2 |
| | | | | 18 | Total Fixtures |
| | | | | \$46 | |
| | | | | \$46 | |

SEE PERMIT FEE SCHEDULE FOR CALCULATING FEE



APPLICATION FOR PERMIT
DEPARTMENT OF BUILDING INSPECTIONS SERVICES
ELECTRICAL INSTALLATIONS

Date April 24, 19 85
 Receipt and Permit number D-00135

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. 104-106 Chesley Avenue
 OWNER'S NAME: C. Thomas Knudsen ADDRESS: 768 Cumberland St. Westbrook

| | | | | | |
|-----------------------------------|--|-----------------------|-------------------------|---------------------|-------------|
| OUTLETS: | Receptacles _____ | Switches _____ | Plugmold _____ | ft. TOTAL _____ | FEE |
| FIXTURES: (number of) | Incandescent _____ | Flourescent _____ | (not strip) TOTAL _____ | | |
| | Strip Flourescent _____ | ft. _____ | | | |
| SERVICES: | Overhead _____ | Underground _____ | Temporary _____ | TOTAL amperes _____ | |
| METERS: (number of) | _____ | | | | <u>6.00</u> |
| MOTORS. (number of) | _____ | | | | <u>.50</u> |
| | Fractional _____ | | | | |
| | 1 HP or over _____ | | | | |
| RESIDENTIAL HEATING: | Oil or Gas (number of units) _____ | | | | |
| | Electric (number of rooms) _____ | | | | |
| COMMERCIAL OR INDUSTRIAL HEATING: | Oil or Gas (by a main boiler) _____ | | | | |
| | Oil or Gas (by separate units) _____ | | | | |
| | Electric Under 20 kws _____ | Over 20 kws _____ | | | |
| APPLIANCES: (number of) | 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: _____ | | | | |
| | DOUBLE FEE DUE: _____ | | | | |
| | TOTAL AMOUNT DUE: _____ | | | | <u>6.50</u> |

INSPECTION:
 Will be ready on _____, 19____; or Will Call _____
 CONTRACTOR'S NAME: Chris DeSivone C. Thomas Knudsen CO.
 ADDRESS: 116 Orchard Rd. Cumberland
 TEL.: _____
 MASTER LICENSE NO.: 02999 SIGNATURE OF CONTRACTOR: _____
 LIMITED LICENSE NO.: _____

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

