

FERN AVENUE  
97-P-4

LONG ISLAND



(A) APARTMENT HOUSE ZONE

# APPLICATION FOR PERMIT

Class of Building or Type of Structure Third Class  
Portland, Maine, June 22, 1950

PERMIT ISSUED  
01008  
JUN 29 1950  
CITY of PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for a permit to erect alter repaired or 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: 97-P-4

Location Fern Ave., Long Island Within Fire Limits? no Dist. No. \_\_\_\_\_

Owner's name and address James J. Dunnagan, Long Island Telephone \_\_\_\_\_

Lessee's name and address \_\_\_\_\_ Telephone \_\_\_\_\_

Contractor's name and address owner Telephone \_\_\_\_\_

Architect \_\_\_\_\_ Specifications \_\_\_\_\_ Plans no No. of sheets \_\_\_\_\_

Proposed use of building Cottage No. families \_\_\_\_\_

Last use \_\_\_\_\_ No. families \_\_\_\_\_

Material frame \_\_\_\_\_ No. stories \_\_\_\_\_ Heat \_\_\_\_\_ Style of roof \_\_\_\_\_ Roofing \_\_\_\_\_

Other buildings on same lot \_\_\_\_\_

Estimated cost \$ 25 Fee \$ .50

### General Description of New Work

To demolish 16' of existing 20' front piazza leaving 4' porch, existing cedar posts.  
To demolish existing roof over front piazza and construct 4' roof over porch.

**INSPECTION NOT COMPLETED**  
Permit Issued with Letter

CERTIFICATE OF OCCUPANCY  
REQUIREMENT IS WAIVED

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

### Details of New Work

Is any plumbing involved in this work? \_\_\_\_\_ Is any electrical work involved in this work? \_\_\_\_\_

Height average grade to top of plate \_\_\_\_\_ Height average grade to highest point of roof \_\_\_\_\_

Size, front \_\_\_\_\_ depth \_\_\_\_\_ No. stories \_\_\_\_\_ Solid or filled land? \_\_\_\_\_ earth or rock? \_\_\_\_\_

Material of foundation existing cedar post Thickness, top \_\_\_\_\_ bottom \_\_\_\_\_ cellar \_\_\_\_\_

Material of underpinning \_\_\_\_\_ Height \_\_\_\_\_ Thickness \_\_\_\_\_

Kind of roof pitch Rise per foot \_\_\_\_\_ Roof covering asphalt roofing Class C. Und. Lab.

No. of chimneys \_\_\_\_\_ Material of chimneys \_\_\_\_\_ of lining \_\_\_\_\_ Kind of heat \_\_\_\_\_ fuel \_\_\_\_\_

Framing lumber—Kind \_\_\_\_\_ Dressed or full size? \_\_\_\_\_

Corner posts xxx Sills \_\_\_\_\_ Girt or ledger board? \_\_\_\_\_ Size \_\_\_\_\_

Girders \_\_\_\_\_ Size \_\_\_\_\_ Columns under girders \_\_\_\_\_ Size \_\_\_\_\_ Max. on centers \_\_\_\_\_

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

Joists and rafters: 1st floor existing, 2nd \_\_\_\_\_, 3rd \_\_\_\_\_, roof 2x3

On centers: 1st floor \_\_\_\_\_, 2nd \_\_\_\_\_, 3rd \_\_\_\_\_, roof 24"

Maximum span: 1st floor \_\_\_\_\_, 2nd \_\_\_\_\_, 3rd \_\_\_\_\_, roof 4'

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:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

### Miscellaneous

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

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

Signature of owner

James J. Dunnagan

INSPECTION COPY

NOTES

Notes section with horizontal lines and mirrored text from the reverse side.

Permit No. 50/1008  
 Location # General Ave, Long Island  
 Owner James G. Dinwiddie  
 Date of permit 6/23/50  
 Notif. closing-in  
 Inspn. closing-in  
 Final Notif.  
 Final Inspn.  
 Cert. of Occupancy Issued

Notes section with horizontal lines and mirrored text from the reverse side, including a section titled 'Details of New Work'.

AP Fern Ave., Long Island-I  
(James J. Dunnagan)

June 23, 1950

Mr. James J. Dunnagan  
Porce's Landing  
Long Island, Maine

Dear Mr. Dunnagan:

The building permit to cover alterations in your front piazza is enclosed, but there are a number of features in doubt or which do not show compliance with the Building Code, so the permit is issued upon the following conditions:

When you demolish the greater part of the piazza, presumably there will be no sill (the main member used to outline and support such a structure) between the face of the remaining portion of the porch and the cottage. Many of the cottages on the Island and piazzas connected with them were originally constructed in a manner very much substandard from the requirements now. If these piazzas were being constructed now, no less than 4x6 sill would be required to outline the porch. It may be that there is a 4x6 under the front of the piazza now, if so you should use a 4x6 between the front of the piazza and the cottage at the side where the portion is to be demolished. If there is a very much smaller or less substantial sill under the front and the end of the porch to remain, it is hardly rational to expect you to put a standard sill under just this end. Of course there will have to be some sort of sill and we shall have to rely upon you to make it substantial and reasonably in keeping with the framing of the portion of porch to remain.

You have indicated that the rafters of the new roof will be 2x3's. The data of the roof is not consistent on the application and the roof is only a small one, of course, but the Building Code does not allow anything less than 2x4's for rafters or roof joists. The permit is issued therefore on the basis that you will use 2x4's in the roof construction, no more than 24" from center to center, and that you will use suitably sized member from the 4x4 corner posts which you have shown to the building or across between posts (whichever is necessary according to which way the roof joists run) to support the outer ends of the rafters.

Very truly yours,

Warren McDonald  
Inspector of Buildings

WMoD/G



**APPLICATION FOR PERMIT**  
**DEPARTMENT OF BUILDING INSPECTIONS SERVICES**  
**ELECTRICAL INSTALLATIONS**

Date March 29 19 85  
 Receipt and Permit number D 01660

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: 7-P-4 Fern Ave. Long Island  
 OWNER'S NAME: Raymond & Theresa Moughallian ADDRESS: lives there

OUTLETS:		Receptacles _____	Switches _____	Plugmold _____	ft. TOTAL _____	
FIXTURES: (number of)		Incandescent _____	Flourescent _____	(not strip) TOTAL _____		
		Strip Flourescent _____	ft. _____			
SERVICES:		Overhead <u>X</u>	Underground _____	Temporary _____	TOTAL amperes <u>100</u>	FEES <u>3.00</u>
METERS: (number of)		_____				<u>.50</u>
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 _____	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 _____	_____			
FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT _____		INSTALLATION FEE DUE: _____		DOUBLE FEE DUE: _____		
FO. REMOVAL OF A "STOP ORDER" (304-16.b) _____				TOTAL AMOUNT DUE: <u>3.50</u>		
				min <u>5.00</u>		

INSPECTION:  
 Will be ready on \_\_\_\_\_, 19\_\_; or Will Call XX  
 CONTRACTOR'S NAME: Seacrest Elec  
 ADDRESS: Long Island, Me.  
 TEL.: \_\_\_\_\_  
 MASTER LICENSE NO.: X 03088 SIGNATURE OF CONTRACTOR: [Signature]  
 LIMITED LICENSE NO.: \_\_\_\_\_

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



900380

Permit #            City of Portland **BUILDING PERMIT APPLICATION Fee 60.** Zone            Map #            Lot#           

Please fill out any part which applies to job. Proper plans must accompany form.

100 belated fee

97-P-4

Owner: Ray Moughalian Phone #           

Address: 168 Pine St. #5 - Danvers, MA 01923

LOCATION OF CONSTRUCTION Fern Ave - Long IS1

Contractor: Scott Wood Sub.            Plan 97 Lot # 4

Address: Box 42 - Long Island F. Phone # 766-2398

Est. Construction Cost: #8000 Proposed Use: single-family

04050 Past Use:           

# of Existing Res. Units            # of New Res. Units           

Building Dimensions L            W            Total Sq Ft.           

# Stories:            # Bedrooms            Lot Size:           

Is Proposed Use: Seasonal            Condominium            Conversion           

Explain Conversion ALTERATION WITH PORCH - report house

**For Official Use Only**

Date 5/10/90 Subdivision:            **PERMIT ISSUED**

Inside Fire Limits:            Name:           

Blgd Code:            Lot: MAY 11, 1990

Time Limit:            Ownership:            Public            Private           

Estimated Cost: \$8000 **CITY OF PORTLAND**

Zoning: FR-1 - Island Residence

Street Frontage Provided:           

Provided Setbacks: Front            Back            Side            Side           

As-View Required:           

Zoning Board Approval: Yes            No            Date:           

Planning Board Approval: Yes            No            Date:           

Conditional Use            Variance            Site Plan            Subdivision           

Shoreland Zoning Y.N.            No            Floodplain Yes            No           

Special Exception           

Other (Explain) OK W.D.H. 5-10-90

**Foundations:**

1. Type of Soil:           

2. Set Backs - Front            Rear            Side(s)           

3. Footings Size:           

4. Foundation Size:           

5. Other           

**Floors:**

1. Sills Size:            Sills must be anchored.

2. Girder Size:           

3. Lany Column Spacing:            Size:           

4. Joists Size:            Spacing 16" O.C.

5. Bridging Type:            Size:           

6. Floor Sheathing Type:            Size:           

7. Other Material:           

**Exterior Walls:**

1. Studding Size            Spacing           

2. No. windows           

3. No. Doors           

4. Header Sizes            Span(s)           

5. Bracing: Yes            No           

6. Corner Posts Size           

7. Insulation Type            Size           

8. Sheathing Type            Size           

9. Siding Type            Weather Exposure           

10. Masonry Materials           

11. Metal Materials           

**Interior Walls:**

1. Studding Size            Spacing           

2. Header Sizes            Span(s)           

3. Wall Covering Type           

4. Fire Wall if required           

5. Other Materials           

**Ceiling:**

1. Ceiling Joists Size:           

2. Ceiling Strapping Size            Spacing           

3. Type Ceiling:           

4. Insulation To            Size           

5. Ceiling Height:           

**Roof:**

1. Rafters or Rafter Size            Span           

2. Sheathing Type            Size           

3. Roof Covering Type           

**Chimneys:**

Type:            Number of fire Places           

**Heating:**

Type of Heat:           

**Electrical:**

Service Entrance Size:            Smoke Detector Required Yes            No           

**Plumbing:**

1. Approval of            if required Yes            No           

2. No. of Tubs or Showers           

3. No. of Flushes           

4. No. of Lavatories           

5. No. of Other Fixtures           

**Swimming Pools:**

1. Type:           

2. Pool Size:            x            x           

3. Must conform to National Electrical Code and State Code

Permit Received By            L.O.U.           

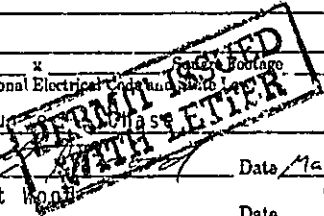
Signature of Applicant            Date May 10, 1990

Signature of CEO            Date           

Inspection Date           

White-Tax Assesor Yellow-GPCOG

White Tag - CEO [2] Copyright GPCOG 1988



900369

Permit #            City of Portland **BUILDING PERMIT APPLICATION Fee 50.** Zone            Map #            Lot#             
 Please fill out any part which applies to job. Proper plans must accompany form  
 100 belated fee            47-P-4

Owner: Ray Houghjian Phone #             
 Address: 158 Pine St. #5 - Danvers, MA 01923  
 LOCATION OF CONSTRUCTION Fern Ave - Long Isl 97-  
 Contractor: Scott Wood Sub: Plan 97 Lot 44  
 Address: Box 42 - Long Island Phone # 765-2398  
 Est. Construction Cost: \$8000 Proposed Use: single-family  
 # of Existing Res. Units            # of New Res. Units             
 Building Dimensions L            W            Total Sq Ft.             
 # Stories:            # Bedrooms            Lot Size:             
 Is Proposed Use: Seasonal            Condominium            Conversion             
 Explain Conversion ALTERATION WITH PORCH - repost house

**For Official Use Only**

Date 5/10/90 Subdivision            **PERMIT ISSUED**  
 Inside Fire Limits            Name             
 Bldg Code            Lot             
 Time Limit            Ownership            **MAY 11 1990**  
 Estimated Cost \$8000 Private             
**City of Portland**

Zoning:             
 Street Frontage Provided:             
 Provided Setbacks: Front            Back            Side            Side             
 Review Required:  
 Zoning Board Approval: Yes            No            Date:             
 Planning Board Approval: Yes            No            Date:             
 Conditional Use:            Variance            Site Plan            Subdivision             
 Shoreland Zoning Yes            No            Floodplain Yes            No             
 Special Exception             
 Other (Explain) OK WPA 5-10-90

**Foundations:**  
 1. Type of Soil:             
 2. Set Backs - Front            Rear            Side(s)             
 3. Footings Size:             
 4. Foundation Size:             
 5. Other           

**Floor:**  
 1. Sills Size:            Sills must be anchored.  
 2. Girder Size:             
 3. Lally Column Spacing:            Size:             
 4. Joists Size:            Spacing 16" O.C.  
 5. Bridging Type:            Size:             
 6. Floor Sheathing Type:            Size:             
 7. Other Material:           

**Exterior Walls:**  
 1. Studding Size:            Spacing             
 2. No. windows             
 3. No. Doors             
 4. Header Sizes            Span(s)             
 5. Bracing: Yes            No             
 6. Corner Posts Size             
 7. Insulation Type            Size             
 8. Sheathing Type            Size             
 9. Siding Type            Weather Exposure             
 10. Masonry Materials             
 11. Metal Moldings           

**Interior Walls:**  
 1. Studding Size            Spacing             
 2. Header Sizes            Span(s)             
 3. Wall Covering Type             
 4. Fire Wall if required             
 5. Other Materials           

**Ceiling:**  
 1. Ceiling Joists Size:             
 2. Ceiling Strapping Size            Spacing             
 3. Type Ceilings             
 4. Insulation Type            Size             
 5. Ceiling Height:           

**Roof:**  
 1. Truss or Rafter Size            Span             
 2. Sheathing Type            Size             
 3. Roof Covering Type           

**Chimneys:**  
 Type:            Number of Fire Places           

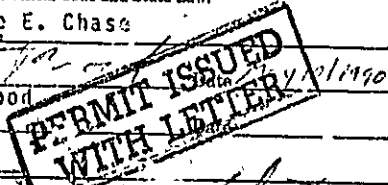
**Heating:**  
 Type of Heat:           

**Electrical:**  
 Service Entrance Size:            Sm. & Detector Required Yes            No           

**Plumbing:**  
 1. Approval of soil test if required Yes            No             
 2. No. of Tubs or Showers             
 3. No. of Flushes             
 4. No. of Lavatories             
 5. No. of Other Fixtures           

**Swimming Pools:**  
 1. Type:             
 2. Pool Size:            x            Square Footage             
 3. Must conform to National Electrical Code and State Law.

Permit Received By Louise E. Chase  
 Signature of Applicant Scott Wood  
 Signature of CEO             
 Inspection Dates           



White-tax Assesr Yellow-GPCOG White Tag-GEO Copyright © 1988



PLOT PLAN

N  
▲

FEES (Breakdown From Front)

Base Fee \$ 60 -

Subdivision Fee \$ \_\_\_\_\_

Site Plan Review Fee \$ \_\_\_\_\_

Other Fees \$ \_\_\_\_\_

(Explain) \_\_\_\_\_

Late Fee \$ 1.00 -

Type	Inspection Record	Date
_____	_____	____/____/____
_____	_____	____/____/____
_____	_____	____/____/____
_____	_____	____/____/____
_____	_____	____/____/____

COMMENTS 1-29-91 - Complete O.K. OK

Signature of Applicant [Signature]

Date 5/10/90

BUILDING PERMIT REPORT

ADDRESS: Ferris Ave. L.I. 97-P-4

DATE: 11/MAY/90

REASON FOR PERMIT: Porch Alteration

BUILDING OWNER: RAY Moughaliam

CONTRACTOR: Scott Wood

PERMIT APPLICANT: \_\_\_\_\_

APPROVED: \*1 X9

DENIED: \_\_\_\_\_

CONDITION OF APPROVAL OR DENIAL:

- 1.) Before concrete for foundation is placed, approvals from ~~Public Works~~ and Inspection Services must be obtained.
- 2.) Precaution must be taken to protect concrete from freezing.
- 3.) All vertical openings shall be enclosed with construction having a fire rating of at least one(1) hour, including fire doors with self-closers.
- 4.) 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.
- 5.) 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.
- 6.) 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 (0.53m<sup>2</sup>). 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).
- 7.) In addition to any automatic fire alarm system required by Sections 1018 3.5, a minimum of one single station smoke detector shall be installed in each guest room, suite of sleeping area in buildings of Use Groups R-1 and I-1 and in dwelling units in the immediate vicinity of the bedrooms in buildings of Use Group R-2 or R-3. When actuated, the detector shall provide an alarm suitable to warn the occupants within the individual unit (see Section 1717.3.1).

In buildings of Use Groups R-1 and R-2 which have basements, an additional smoke detector shall be installed in the basement. In buildings of Use Group R-3, smoke detectors shall be required on every story of the dwelling unit, including basements.

In dwelling units with split levels, a smoke detector installed on the upper level shall suffice for the adjacent lower level provided the lower level is less than one full story below the upper level. If there is an intervening door between the adjacent levels, a smoke detector shall be installed on both levels.

All detectors shall be installed in an approved location. Where more than one detector is required to be installed within an individual dwelling unit, the detectors shall be wired in such a manner that the actuation of one alarm will actuate all the alarms in the individual unit.

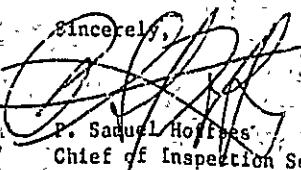
- 8.) Private garages located beneath rooms in buildings of Use Groups R-1, R-2, R-3 or I-1 shall have walls, partitions, floors and ceilings separating the garage space from the adjacent interior space constructed of not less than 1-hour fire-resistance rating. Attached private garages shall be completely separated from the adjacent interior spaces and the attic area by means of 1/2-inch gypsum board or equivalent applied to the garage side. The sills of all door openings between the garage and adjacent interior spaces shall be raised not less than 4 inches (102 mm) above the garage floor. The door opening protectives shall be 3/4-inch solid core wood doors or approved equivalent.

\* 9.) A guardrail system located near the open side of deck or elevated walking surfaces shall be constructed. Guards in buildings of Use Group R-3 shall be not less than 36 inches in height. Open guards shall have intermediate rails, balusters or other construction such that a sphere with a diameter of 6 inches cannot pass through any opening.

- 10.) Section 25-135 of the Municipal Code for the City of Portland states: "No person or utility shall be granted a permit to excavate or open any street or sidewalk from the time of November 15 of each year to April 15 of the following year."

- 11.) The builder of a facility to which Section 4594-C of the Maine State Human Rights Act, Title 5 M.R.S.A. refers, shall obtain a certification from a design professional that the plans of the facility meet the standards of construction required by this section. Prior to commencing construction of the facility, the builder shall submit the certification to the Division of Inspection Services.

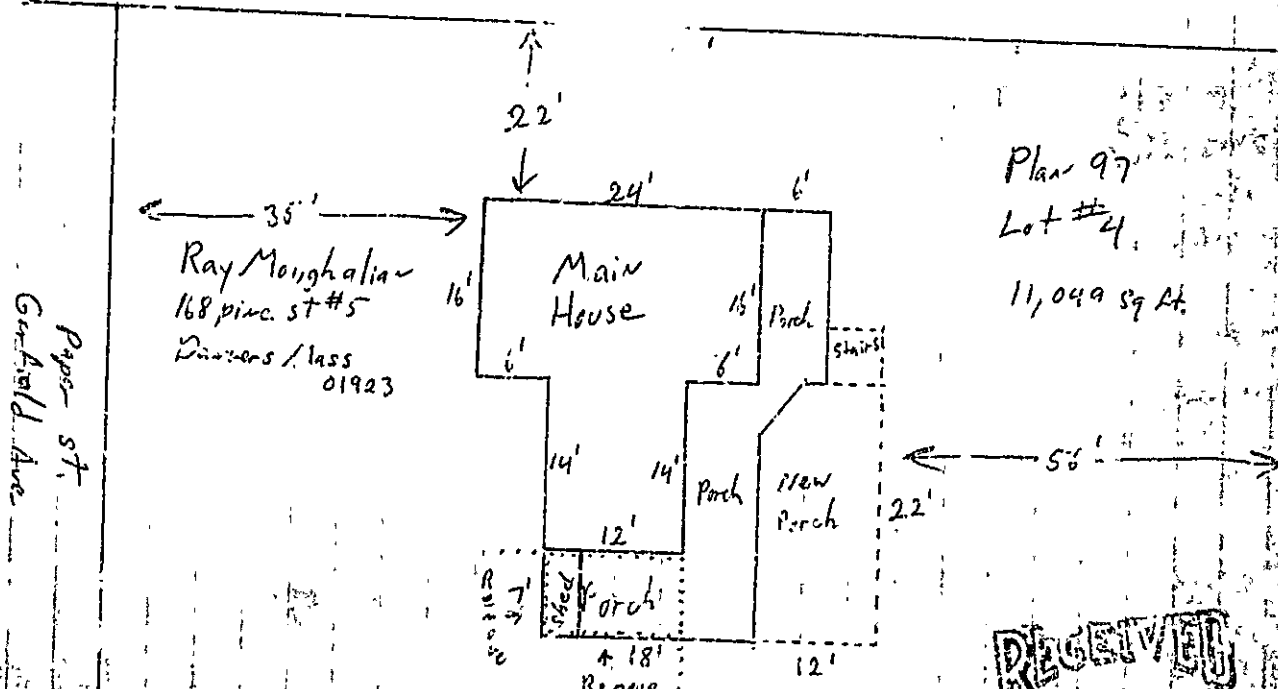
Sincerely,

  
P. Samuel Hoffes  
Chief of Inspection Services

rel

11/16/88

Ferris Ave.



Plan 97  
Lot #4  
11,049 sq ft.

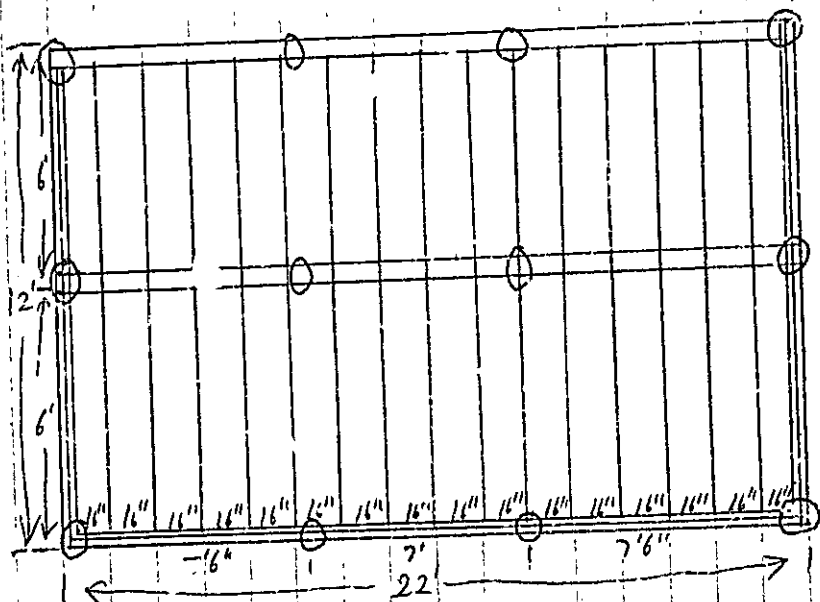
Paper St.  
Garfield Ave.

Remove Approx. 84 sq. ft  
of Deck.  
Add on Approx 250 sq ft  
of Deck  
Estimate for Deck Addition \$2000.00

**RECEIVED**  
MAY 1990  
DEPT. OF BUILDING INSPECTIONS  
CITY OF PORTLAND

**RECEIVED**  
MAY 9 1990  
DEPT. OF BUILDING INSPECTIONS  
CITY OF PORTLAND  
**RECEIVED**  
MAY 1 1990  
DEPT. OF BUILDING INSPECTIONS  
CITY OF PORTLAND

New Deck



8" Savin tube  
Double 2x6 sills  
4x4 posts  
4x6 girders  
2x6 joists  
1/2" x 6" Decking  
Everything pressure  
treated

RECEIVED

MAY 10 1990

DEPT OF BUILDING INSPECTION  
PORTLAND