

PEAKS ISLAND PIPELINE



CITY OF PORTLAND, MAINE
DEPARTMENT OF BUILDING INSPECTION

COMPLAINT

Location
End of A St., Peaks Island

INSPECTION COPY

COMPLAINT NO. 71/19

Date Received April 26, 1971

Location End of A Street, Peaks Island

Use of Building Trailer Bus

Owner's name and address City of Portland

Telephone _____

Tenant's name and address Terrance A. McGovern, Jr., 2601 Hampshire
Cleveland Heights, Ohio 44106

Telephone _____

Complainant's name and address Fire Dept. Peaks Island

Telephone _____

Description: Mobile home located on lot and being used for dwelling purposes.

NOTES: 4-27-71 letter to be sent to Peaks
Fire Dept. to hand deliver
to above A.L.B. ———— AD

4-27-71 Peaks Fire Dept reports above
has bought house on island
& moved trailer to house lot
AD

CITY OF PORTLAND, MAINE
DEPARTMENT OF BUILDING INSPECTION



R. LOVELL BROWN
DIRECTOR
A. ALLAN SOULE
ASSISTANT DIRECTOR

Re: C & A Sts. Peaks Island

April 27, 1971

Terrance A. McGovern, Jr.
2601 Hampshire Blvd.
Cleveland Heights, Ohio 44106

cc: Health Department
Corporation Counsel

Dear Sir:

It has come to the attention of this department that a trailer bus, 1955 Ford, Ohio license 1522W, is being parked and occupied at the above named location on land owned by the City of Portland.

Section 3 of chapter 315, Trailer Ordinance, City of Portland, is as follows: It shall be unlawful, within the limits of the City of Portland, for any person to park any trailer on any street, alley, or highway, or other public place, or on any tract of land owned by any person, occupied or unoccupied, within the City of Portland, except as provided in this Ordinance.

Please be advised accordingly to the above, so that no further action may be required by this department and other departments.

Very truly yours,

R. Lovell Brown
Director of Building Inspection

RIE/c

(COPY)



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION

Peaks Island *Lots as shown on Assessor's Maps

Issued to David R. Hastings, II

Date of Issue July 20, 1955

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. _____, 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

That necessary to accommodate the pipe, laying, maintenance and removal thereof.

APPROVED OCCUPANCY

Laying and maintaining a 26-inch pipe for transportation by mechanical means of aquatic material to be removed from a dredging area in Portland Harbor

Limiting Conditions:

*Lots 87R4, R3, R2, S1, S2, S6, T4, T6, U5, PF3, O01, 91017, G15, 8982, B1, 9181, Land of Eulalia Devine, easterly side of Seashore Ave. Land of Hattie C. & Charles L. Blackman, easterly side of Seashore Ave.

This certificate supersedes certificate issued _____

Approved: _____

(Date)

Inspector

W. W. W. W.
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.

_____ to owner or lessee for one dollar

City of Portland, Maine
Board of Appeals
—ZONING—

*Sustained
7/15/55*

June 27, 1955, 19

55/58

To the Board of Appeals:

Your appellant, **David Hastings**, who is the lessee of property at **Peaks Island, Portland, Maine**, respectfully petitions the Board of Appeals of the City of Portland to permit an exception to the regulations of the Zoning Ordinance relating to this property, as provided by Section 18, Paragraph E of said Zoning Ordinance.

Certificate of occupancy is not issuable under the Zoning Ordinance to permit the laying and maintenance of a 26-inch pipe for the transportation by mechanical means of aquatic material to be removed from a dredging area in Portland Harbor west of Peaks Island to a disposal area east of Peaks Island over the following lots because these lots are located in an Apartment House Zone where such a use is not permissible:

Block R, Lots 4, 3 and 2; Block S, Lots 1, 2 and 6, under City Point road between Lots 6, Block S and Lots 4, Block T; Block T, Lots 4 and 6; Block U, Lot 5; Block PP, Lot 3; Block OO, Lot 1, all on Plan 87; Block G, Lots 17 and 15; and Block A, Lot 1, all on Plan 91; Plan 89, Block B, Lots 1 and 2; under the wrought portion of Seashore Avenue; over land of Eulalia Devine, easterly side of Seashore Avenue and over land of Hattie C. and Charles L. Blackman, easterly side of Seashore Avenue, all on above plan 89.
The facts and conditions which make this exception legally permissible are as follows:

An exception is necessary in this case to grant reasonable use of property and can be granted without substantially departing from the intent and purpose of the Zoning Ordinance.

David Hastings

By *David Hastings*
Appellant Attorney

After public hearing held on the 15th day of July, 1955, the Board of Appeals finds that an exception is necessary in this case to grant reasonable use of property and can be granted without substantially departing from the intent and purpose of the Zoning Ordinance.

It is, therefore, determined that exception to the Zoning Ordinance may be permitted in this specific case.

Edward J. O'Leary
Benjamin W. Wilson
William H. O'Brien
Harry K. Torrey
John W. Lake
BOARD OF APPEALS

DATE: July 15, 1955

HEARING ON APPEAL UNDER THE Zoning Ordinance OF David Hastings

AT Peaks Island, Portland, Maine

Public hearing on above appeal was held before the Board of Appeals

<u>Board of Appeals</u>	<u>VOTE</u>		<u>Municipal Officers</u>
	Yes	No	
Edward T. Colley	X	()	
Harry K. Torrey	X	()	
William H. O'Brien	X	()	
Ben B. Wilson	X	()	
John W. Lake	X	()	
	()	()	
	()	()	
	()	()	

Record of Hearing:

NO OPPOSITION

CITY OF PORTLAND, MAINE
BOARD OF APPEALS

July 15, 1955

Hugh Hastings, Esq.
Fryeburg, Maine

Re: Peaks Island
Portland, Maine

Dear Mr. Hastings:

The Board of Appeals will hold a public hearing in the Council Chamber, City Hall, Portland, Maine, on Friday, July 15, 1955 at 10:30 a. m. to hear your appeal under the Zoning Ordinance.

Please be present or be represented at this hearing in support of this appeal.

BOARD OF APPEALS

Edward T. Colley

Chairman

K

WARREN McDONALD
INSPECTOR OF BUILDINGS

On reply refer
to file

FU

CITY OF PORTLAND, MAINE

Department of Building Inspection

June 24, 1955

CO Peaks Island - Various lots for dredging
pipeline and zoning appeal relating thereto

Hugh Hastings, Esq.
Fryeburg,
Maine

Copy to Corporation Counsel ✓

Dear Mr. Hastings:-

Certificate of occupancy is not issuable under the Zoning Ordinance to permit the laying and maintenance of a 26-inch pipe for the transportation by mechanical means of aquatic material to be removed from a dredging area in Portland Harbor west of Peaks Island to a disposal area east of Peaks Island in the ocean, over the following lots as shown on the City Assessors' plans and indicated by the Assessors' numbering system:

(Block R, Lots 4, 3 and 2
(Block S, Lots 1, 2 and 6
(Block T, Lots 4 and 6
Plan 87 (Block U, Lot 5
(Block PP, Lot 3
(Block OO, Lot 1

(Block G, Lots 17 and 15
(Block A, Lot 1
Plan 89 Block B, Lots 2 and 1
Land of Eulalia Devine, easterly side of
Seashore Ave.
Land of Hattie G. and Charles L. Blackman,
easterly side of Seashore Ave.

because these lots are located in an Apartment House Zone where such a use is not permissible, according to Sect. 8A of the Ordinance applying to such zones.

You have indicated your desire to seek exceptions from the Board of Appeals so that this use may be allowed; so, there is enclosed an outline of the appeal procedure. If you desire consideration by the Board at the earliest possible date (probably July 15th, 1955), it would be well to file the appeal at the office of the Corporation Counsel at least by the close of business on Wednesday, June 29th.

It is recognized that the lots named above are in addition to many other lots for which you secured the right to use for this purpose by former appeal. Please note that what appears like an error has been found in your letter in the third line of the third paragraph. In checking the matter over it appears to us that this should read "lot 4, 3, and 2, Block R" instead of "p". If we are making a mistake here please advise us when filing the appeal.

In the above description we have not included the streets or ways because it is our understanding that the Zoning Ordinance does not apply to them, and, presumably, you will make the same arrangements with the Board of Municipal Officers as was done in the former case. Some of the "ways" which you refer to may be in fact private property in which case it no doubt would be best to insert them in the proper order in the above list of lots, leaving such streets as Centennial St. and Seashore Ave. to the control of the Municipal Officers.

It is noted in your letter that in referring to the "ways" you have in some places used the word "over" and in other places the word "under". It appears best to indicate clearly whether you propose to go over or under. With reference to Seashore Ave. you have used the

Hugh Hastings, Esq. - - - - #2

June 24, 1955

term "across the wrought portion" Presumably the word "wrought" means the paved portion
which you no doubt mean to go under.

Very truly yours,

Warren McDonald
Inspector of Buildings

WMCD/G
Enclosure: Outline of appeal procedure

CITY OF PORTLAND, MAINE
BOARD OF APPEALS

July 5, 1955

TO WHOM IT MAY CONCERN:

The Board of Appeals will hold a public hearing in the Council Chamber at City Hall, Portland, Maine, on Friday, July 15, 1955, at 10:30 a. m. to hear the appeal of David Hastings requesting an exception to the Zoning Ordinance to permit the laying and maintenance of a 26-inch pipe for the transportation by mechanical means of aquatic material to be removed from a dredging area in Portland Harbor west of Peaks Island to a disposal area east of Peaks Island over the following lots:

Block R, Lots 4, 3 and 2; Block S, Lots 1, 2 and 6, under City Point road between Lots 6, Block S and Lots 4, Block T; Block T Lots 4 and 6; Block U Lot 5; Block PP, Lot 3; Centennial Avenue between Block U, Lot 5 and Block PP, Lot 3; Block OO, Lot 1, all on Plan 87; Block G, Lots 17 and 15; and Block A, Lot 1, all on Plan 91; Plan 89, Block B, Lots 1 and 2; under the wrought portion of Seashore Avenue; over land of Eulalia Devine, easterly side of Seashore Avenue and over land of Hattie C. and Charles L. Blackman, easterly side of Seashore Avenue, all on above Plan 89.

This permit is presently not issuable under the Zoning Ordinance because the above lots are located in an Apartment House Zone where such a use is not permissible.

This appeal is taken under Section 18E of the Zoning Ordinance which provides that the Board of Appeals, by unanimous vote of its members, may permit exceptions in specific cases where necessary to grant reasonable use of property and without substantially departing from the intent and purpose of the Zoning Ordinance, subject always to the rule that said Board shall give due consideration to encouraging the most appropriate use of land and conserving property values, but it shall permit no building or use injurious, noxious, offensive, or detrimental to a neighborhood, and that it shall prescribe appropriate conditions and safeguards in each case.

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 premises in question as required by law.

BOARD OF APPEALS

Edward T. Colley

Chairman

K

Appel - Peaks Island - Allen - 4/30/55

Maps - 89-91-87-95

129

20

Map 87

- H-3 - E.P. Parks Peaks Island
- H-4 - Arnold D. & Viola M. Fox - Island Ave - Peaks Island
- I-1 - Elsie M. Irvine " " " "
- I-2 - Arletta F. Frellick Pleasant Ave, " "
- I-3 - F.A. Millett 37 Morning St., City
- I-4 - Robert & Shirley Lowell Island Ave, P.I.
- J-1 - W.A. Merrill St. Hammond Isl
- J-2 - Dup
- J-3 - H. M. Mulvih, Wares 28 Keweenaw St. City
- K-25 - B.S. Doe Pleasant Ave, Peaks Isl
- K-24 - Cumberland Loan & Bldg 185 Middle St
- K-23 - M.R. Jordan 473 Forest St., Brooklyn, N.Y.
- K-22 - C.P. Melia P.O. Box 705
- K-21 - Mary E. Miller 31 Sherman St, City
- K-1 - Miss E. Kimball Pleasant Ave, P.I.
- K-8 - Bertha Gilliver, Pleasant Ave, Peaks Isl X
- K-21 - Blanche Regan - Island Ave, Peaks Isl
- K-9 - Gith. S. Sturgis - 280 West St. Portland
- K-10 - Dup
- K-11 - B.F. Buckett Peaks Island
- K-12 - Amelia Curran 34 Rockiff St. X
- K-13 - Evelyn C. Brown - 76 Bennington St., C. Boston
- K-14 - C.P.
- K-15 - C.P.

- K-16 - Charles B. Russell - Pecks Island
- K-17 - John Speed X
- K-18 - E. A. Jordan 242 Young St. S.B. City
- K-19 - Dup.
- K-20 - Dup.
- K-21 - Dup.
- K-2 - Dup.
- K-7 - Bruce F. Brackett - Pecks Island
- A-1 - Grand E. Smith Farland Ave, P.F.
- A-2 - Charles A. + Johanna W. Blanchard Pleasant Hill Rd, Galveston
- R-1 - B.L. Mervent Pecks Island
- R-4 - Agatha Russo DuLac Ave P.F.
- R-3 - A. H. Sterling " " "
- R-2 - Casco Bay Light + Power Dept. " "
- S-1 - Dup.
- S-2 - Dup.
- S-3 - Dup.
- S-4 - Dup.
- S-5 - J. W. Coburn Woodmont St
- S-6 - E. E. Peterson Oak Ave, Pecks Is.
- S-7 - E. L. Smith City Point Rd. Pecks Island
- S-8 - Anna M. Merino City " " " "
- S-9 - Charles M. Schwartz X
- S-10 - Mary Scully 1427 Commissioners St. Galveston
- S-11 - John H. Griffin 489 Woodford St
- T-1 - John J. Bailey 25 Bank St - Portland

- T-2 - Dup.
 T-3 - John F. Hession - Herman Ave, Peabody
 T-8 - Dup.
 T-4 - Dup.
 T-5 - Dup.
 T-6 - Dup.
 T-7 - Dup.
 U-1 - Dup.
 U-2 - M. A. Sully - Dup.
 U-13 - Dup.
 U-3 - Charles Schwartz - Dup.
 U-4 - Dup.
 U-5 - Edward J. Parsons, News - Peabody Island
 U-6 - June B. Brodsky - Isles Ave, Peabody Is.
 U-7 - Guste & Weinberg - Elm St, Portland
 U-8 - Sarah Long - 395 Stratford Rd, Brooklyn, N.Y.
 U-14 - Pauline Hatch Fielding - Peabody Island
 U-9 - J. A. Gilpatrick - RFD #1, 70 Stringers, Freehold N.Y.
 U-10 - Harry D & Phyllis A. Harney - Atlantic St, Peabody Is.
 U-11 - Alphonse & Bridget Rinaldi - 126 Federal St. Portland
 U-12 - James & Ethel May - Peabody Island
 V-1 - Thomas Mullin - Atlantic St, P. I.
 V-2 - William & Mae Coyne - 35 E. Keddell St.
 V-3 - R. A. & D. M. Hornby - Center St, P. Is.
 V-4 - M. A. Munson - 970 Beigle Ave, City
 V-5 - Charles E. McLean - 110 W. Shipyard Ave, Hamden, Conn.
 V-6 - Ray Vard - 1531 Myrtle St. - Peabody Is.
 V-7 - Daniel & Mildred E. - 110 W. Shipyard Ave, Hamden, Conn.

- W-1 - Mary Costello Peabody Isl.
 W-2 - Dub.
 W-3 - ~~James~~ Stephens, Isle are, Peabody Isl.
 W-4 - Dr. J. Harrison - Glen, N.H. X
 W-11 - H. B. Larkins 140 Main St., Brighton, Mass. 2 X
 W-17 - Matthew J. Riley 57 Brackett St.
 W-16 - Charles C. Barker Centennial St., Peabody Isl.
 W-15 - A. J. Barker Peabody Isl.
 W-14 - Violet Davidson - 79 George St. - Portland
 W-13 - Dub.
 W-4 - Dub.
 W-5 - Dub.
 W-11 - Carrie Doull - Peabody Island
 W-12 - H. W. Thomas 402 Commercial Ave.
 PP-1 - Frank McDonald 28 Wilbury Wharf
 PP-2 - Dub.
 PP-3 - Maurice W. Blometh - 101 Summer St. - Malden, Mass.
 PP-4 - Dub.
 PP-5 - Evelyn M. Farrell - 110 High St.
 NN-1 - Alice M. Miller - Peabody Island
 NN-2 - Meredith I. & Leland I. Prefetcher - 1 Ocean St. - South Portland
 NN-3 - J. B. & M. Y. Dawson ?
 NN-4 - Michael Koscher 1115 Dorchester Rd., Brooklyn N.Y. X
 NN-8 - Fred P. & Sarah M. Ramsdell - Centennial St. - Peabody Island
 NN-5 - Dub.
 OO-1 - Malcolm Murray Sterling St., Peabody Isl.
 OO-2 - Dub.

P7

00-3 - Durb.

00-4 - Durb.

00-5 - Durb.

00-6 - Mary & J. Dawson Hays

00-7 - ~~John~~ Ramsdell - Centerville, Pa. Del

00-8 - Es. Fraser 1 Whitney St., Northboro, Mass 7X

- B-1 - G. W. Crockett 1667 Argentine St. So., La Porte, Ind.
- B-2 - Dup.
- B-3 - Dup.
- B-4 - George Smith 4 Foreman St. Harschell, Mass.
- B-13 - Allen J. Stewart Dup.
- B-5 - Dup.
- B-6 - Allen H. & Lillian R. Blaschke 18 39 Graham Blvd
Pittsburg, Pa.
- B-7 - Adeline F. Crockett Dup.
- B-8 - Dup.
- B-9 - A. Laura Tolman Linnac. Heights, P. F.
- B-10 - E. May Tolman " " " "
- B-14 - Ralph Berry Simonton 105 Elm St. Lambertville, N. J.
- B-11 - Dup.
- B-12 - Charles L. Bludman Peaks Isl.
- B-17 - Margaret E. Randall " "
- B-16 - Murton A. Lane 30 Devonshire St.
- B-15 - Albert P. Patch Dorset, Vt.
- A-4 - Llewellyn F. Shaw Tolman Hgts, Peaks Isl.
- C-4 - Fred Whitney North Weare, N. H.
- C-5 - Thomas A. Whitmore, To Mabel J. Bradley, 55 School St.
Sanford, Me.
- C-6 - Dup.
- C-7 - Dup.
- C-3 - Dup.
- C-1 - Lillian Butler 340 Chestnut St. Lynn, Mass.
- C-2 - Gertrude Chapman 40 Pennell Ave

- D-8 - Almon Johnson - 90 Kendall Grant, 5 Holt St, Concord, N.H.
- D-6 - Howard M. Johnson So. Windham, Me
- D-5 - Mrs. Ruth Smith & Robert D. Price & Mr. Melville Travis,
Lyndon Ave, Brentwood
- D-4 - Dup.
- D-3 - Mina Thomas Lindberg 402 Cumberland Ave.
- D-10 - John M. Linscomb
- D-19 - Martin Linscomb
- D-9 - Dup.
- D-2 - Bertha P. Aramian 40 Elm St, Hazards, Me.
- D-1 - Dup.
- E-19 - Dup.
- E-8 - Dup.
- E-15 - U.S.A.
- E-17 - Dup.
- E-7 - Dup.
- E-6 - Dup.
- E-5 - Dup.
- E-4 - Dup.
- E-3 - Dup.
- E-2 - Dup.

- A-1 - Helen N. Pease Pease Island
- M-1 - Veteran Admin. Affairs
- N-1 - Dup
- B-1 - Marion P. Emerson 52 Boardman St
- B-2 - Muriel J. Pease - 86 Middlesex Ave, Reading, Mass
- B-3 - Lydia McDonald Box 221, Melrose, Fla
- B-4 - Irene H. MacDonald 25 Marlborough St
Lowell, Mass
- B-5 - Dup
- B-6 - Dup
- B-7 - Dup
- B-8 - H. David P. Wainey Natick St, P.T.
- B-9 - Dup
- B-10 - Mollie C. Johnson & Mary A. Morgan, Wrens.
237 Walton St
- B-11 - J. O. & B. H. Shaw Corp

- A-1 - Frank O. Mariner - Sanford, Maine
- M-1 - Eulalia Devin - 24 Wellside Ave, S. P.
- M-2 - Steinar & Gudrun Gudmundson - Brookline, Mass
- M-3 - Dup
- M-4 - Nellis M. Partington - Box 556, Westfield, Mass
- M-10 - Myrtle Morris - 52 Strathmore Rd, Brookline, Mass
- M-9 - Dup
- M-5 - Jean E. Taylor - 212 North Franklin St. Holybrook, Mass
- M-6 - William F. Blake - 9 Glengarden St.
- M-7 - Unknown
- M-8 - Unknown
- N-2 - Mary E. Dawes - 90 Philip. D. Milliken, 188 Middle St
- G-18 - Dup
- G-15 - Dup
- G-34 - Dup
- G-19 - Jessie B. DeFethem - Pleasant ave. P. T.
- G-17 - Unknown
- G-16 - Unknown
- G-35 - Unknown
- G-36 - Francis E. & William H. Paul Arlington, Mass
- G-37 - Elizabeth L. Young - Mrs. c/o Mrs. John B. Dawson, apt. 402A PA
Alden Park Manor, Germantown,
- G-38 - Unknown
- G-41 - Cora C. Clifford - 14 May St. S. P.
- G-40 - Dup
- G-39 - Dup
- G-43 - Dup
- G-25 - Ellen L. Hoff - Isl. ave, Peake Isl

91

G-24 - Maria C. Shelling, News Pealos Is.

G-8 - Dup.

G-13 - Dup.

G-7 - Dup.

G-2 - Maria C. Shelling

G-11 - Dup.

G-1 Dup.

G-12 - Purley P. Knight - Pealos Island

~~Hattie C. Blackburn~~

~~Charles L. Blackburn~~

June 24, 1955

CO Peaks Island - Various lots for dredging
pipeline and zoning appeal relating thereto

Hugh Hastings, Esq.
Fryeburg,
Maine

Copy to Corporation Counsel

Dear Mr. Hastings:-

Certificate of occupancy is not issuable under the Zoning Ordinance to permit the laying and maintenance of a 26-inch pipe for the transportation by mechanical means of aquatic material to be removed from a dredging area in Portland Harbor west of Peaks Island to a disposal area east of Peaks Island in the ocean, over the following lots as shown on the City Assessors' plans and indicated by the Assessors' numbering system:

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Plan 87 (Block U, Lot 5
(Block PF, Lot 3
(Block OO, Lot 1

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(Block A, Lot 1
Plan 89 Block B, Lots 2 and 1
Land of Eulalia Devins, easterly side of
Seashore Ave.
Land of Mattie C. and Charles L. Blackman,
easterly side of Seashore Ave.

because these lots are located in an Apartment House Zone where such a use is not permissible; according to Sect. 84 of the Ordinance applying to such zones.

You have indicated your desire to seek exceptions from the Board of Appeals so that this use may be allowed; so, there is enclosed an outline of the appeal procedure. If you desire consideration by the Board at the earliest possible date (probably July 15th, 1955), it would be well to file the appeal at the office of the Corporation Counsel at least by the close of business on Wednesday, June 29th.

It is recognized that the lots named above are in addition to many other lots for which you secured the right to use for this purpose by former appeal. Please note that what appears like an error has been found in your letter in the third line of the third paragraph. In checking the matter over it appears to us that this should read "lot 4, 3, and 2, Block R" instead of "P". If we are making a mistake here please advise us when filing the appeal.

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It is noted in your letter that in referring to the "ways" you have in some places used the word "over" and in other places the word "under". It appears best to indicate clearly whether you propose to go over or under. With reference to Seashore Ave. you have used the

June 24, 1955

Hugh Hastings, Esq. - - - - -#2

term "across the wrought portion" Presumably the word "wrought" means the paved portion which you no doubt mean to go under.

Very truly yours,

Warren McDonald
Inspector of Buildings

WMCD/G
Enclosure: Outline of appeal procedure

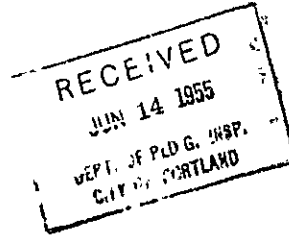
HASTINGS & SON

ATTORNEYS AND COUNSELLORS AT LAW

HUGH W HASTINGS

FRYEBURG, MAINE

June 13, 1955



Warren McDonald, Inspector of Buildings
City of Portland
Portland, Maine

Dear Mr. McDonald:

The undersigned, David R. Hastings II, has heretofore obtained on appeal dated April 15, 1955 to the Board of Appeals of the City of Portland a Certificate of Occupancy to permit the laying and maintenance of a pipeline for dredging purposes across Peaks Island in said city as will by said permit above referred to appear. The occupancy therein granted begins October 1, 1955 and extends to November 1, 1956 provided that the disposal pipe, having a diameter of 27" shall extend into the water at least 1500 feet beyond low water mark.

Your petitioner now desires to extend said pipe from its present point of termination in Lot 2, Block Q, Plan 87 Westerly to City Point across the following described lots, and under the following highways, and has already obtained written permits of assent from the various property owners over which said pipeline, thus extended, is desired to be located, namely:

Beginning at the Southerly ^{mainline} sideline of Lot 2, Block Q on plan 87; thence running in a general Westerly direction across the following lots and highways, namely: Lot 4, 3, and 2, Block P, Plan 87; Lots 1, 2, and 6, Block S, Plan 87; that portion of City Point Road lying between said Lot 6 last referred to and Lot 4, Block T, Plan 87; Lot 4 and 6 Block T, Plan 87; that portion of an unnamed way lying between said Lot 6 last above referred to and Lot 5, Block U, Plan 87; Lot 5 last referred to; that portion of Centennial Street lying between said Lot 5 and Lot 3, Block PP, Plan 87; Lot 3, Block PP, Plan 87; that portion of an un-named way lying between Lot 3, last referred to and Lot 1, Block OO, Plan 87; Lot 1, Block OO, Plan 87; and thence from said Lot 1 last above referred to to the ocean.

Your petitioner also desires to extend said pipeline from its prospective location as heretofore granted on Lot 19, Block G, Plan 91, immediately North of Lot 17 in said Block G over and across said Lot 17, and from thence on over Lot 15, both in Block G on Plan 91; and from thence across Mariner Court to and across Lot 1, Block A on Plan 91 to and across Lots 2 and 1 successively, Block B, Plan 89, to Sea Shore Avenue; thence across the wrought portion of Sea Shore Avenue to the Easterly side of said wrought portion, and to land owned by Eulalia Devine; thence on through said Devine land in a Southeasterly direction over and without the limits of the wrought portion of said Sea Shore Avenue, through land of said Devine, and then through land of Hattie C. Blackman and Charles L. Blackman to the ocean at Wharf Cove.

On all of the above mentioned lots and parcels your petitioner has already obtained written options of assent from the various property owners over which said pipeline is desired to be located, and your petitioner hereby requests a further Certificate of Occupancy covering said extensions.

Very truly yours,

DRH:HH

Carly Gitter
sent 6/14/55
WRS
David R. Hastings II

(COPY)



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

Issued to David N. Hastings II

LOCATION Peaks Island, Lots 87H-1, H2, H3, H4, H5, Q1, Q2,
88Y16, 17, 18, 19; 903A, 17, T10, U6; 91016, 17, 19, 35
91038; M2 Date of Issue May 4, 1955

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. _____, 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

That necessary to accommodate the pipe
laying, maintenance and removal thereof.

Laying and maintaining a 26-inch pipe for
transportation by mechanical means of
aquatic material to be removed from a
dredging area in Portland Harbor.

Limiting Conditions:
Beginning Oct. 1, 1955 and extending to Nov. 1, 1956 provided
that the disposal pipe, having an outside diameter of 27-inches,
shall extend into the ocean at least 1500 feet beyond low water
mark at the back shore of the island.

This certificate supersedes
certificate issued

Approved:

(Date)

Inspector

Warren M. Donald
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.

City of Portland, Maine
Board of Appeals
—ZONING—

*Sustained
Conditionally
4/15/55*

55/39

March 24, 1955

To the Board of Appeals:

Your appellant, David R. Hastings, II, who is the proposed lessee of property at Peaks Island described below, respectfully petitions the Board of Appeals of the City of Portland to permit an exception to the regulations of the Zoning Ordinance relating to this property, as provided by Section 18, Paragraph E of said Zoning Ordinance.

Certificate of occupancy to permit the laying and maintenance of a 26" pipe for the transportation by mechanical means of aquatic material to be removed from a dredging area in Portland Harbor west of Peaks Island to a disposal area east of Peaks Island in the ocean over the below described lots as shown on the City Assessor's plans and under the below named streets is not issuable under the Zoning Ordinance because these lots are located in an Apartment House Zone where such a use is not permissible, said disposal to be as specified by government contract and to be performed during the period from January 1, 1956 to November 1, 1956:

Lots 1, 2, Block Q, Plan 87; Lots 1, 2, 3, 4, Block H, Plan 87; Lots 19, 18, 17, 16, Block I, Plan 88; Lot 4, Block S, Plan 90; Marriner Court lying between the last named lot and Lot 10, Block T, Plan 90; Lots 10, 7, Block T, Plan 90; Ocean Street lying between Block T and Block U, Plan 90; Lot 6, Block U, Plan 90; Lot 19, 17, 16, 35, 34, 38, Block G, Plan 91; Lot 2, Block M, Plan 91; that portion of Seashore Avenue lying between Lot 38, Block G, and Lot 2, Block M, both on Plan 91; that portion of Pleasant Avenue lying between Lot 19, Block I, Plan 88 and Lot 1, Block H, Plan 87; that portion of Island Avenue lying between Lot 1, Block Q and Lot 4, Block H on Plan 87; that portion of Tolman Road as extended on the surface of the earth running through Lot 19, Block G, Plan 91. Written assent of all property owners of said lots to such installation has been already obtained.

An exception is necessary in this case to grant reasonable use of property and can be granted without substantially departing from the intent and purpose of the Zoning Ordinance.

David R. Hastings
Appellant

After public hearing held on the 15th day of April, 1955

the Board of Appeals finds that an exception is necessary in this case to grant reasonable use of property and can be granted without substantially departing from the intent and purpose of the Zoning Ordinance, beginning October 1, 1955 and extending to November 1, 1956 provided that the disposal pipe, having an outside diameter of 27", shall extend into the water at least 1500 feet beyond low water mark.

It is, therefore, determined that exception to the Zoning Ordinance may be permitted in this specific case, beginning October 1, 1955 and extending to November 1, 1956 provided that the disposal pipe, having an outside diameter of 27" shall extend into the water at least 1500 feet beyond low water mark.

John W. Lake
William H. Brown
Ruth W. Welch
Harry J. Jones
BOARD OF APPEALS

DATE: April 15, 1955

HEARING ON APPEAL UNDER THE Zoning Ordinance OF David R. Hastings, II
AT Peaks Island

Public hearing on above appeal was held before the Board of Appeals

Board of Appeals

VOTE

Municipal Officers

~~Edward T. Colley~~
Ben B. Wilson
Harry K. Torrey
John W. Lake
William H. O'Brien

Yes	No
SSSS	()
SSSS	()
SSSS	()
SSSS	()
SSSS	()
SSSS	()

BEGINNING OCTOBER 1, 1955 AND EXTENDING TO
NOVEMBER 1, 1956 PROVIDED THAT THE DISPOSAL
PIPE, HAVING AN OUTSIDE DIAMETER OF 27",
SHALL EXTEND INTO THE WATER AT LEAST 1500
FEET BEYOND LOW WATER MARK.

Record of Hearing:

Mrs. Cora C. Clifford, Seashore Avenue, Peaks Island for information on access to
her property.

Mr. and Mrs. George Smith, for information as to protection for Spar Cove from
dredged material.

CITY OF PORTLAND, MAINE
BOARD OF APPEALS

April 12, 1955

Hugh W. Hastings, Esq.
Fryeburg, Maine

Re: Peaks Island Appeal

Dear Mr. Hastings:

The Board of Appeals will hold a public hearing in the Council Chamber at City Hall, Portland, Maine, on Friday, April 15, 1955, at 10:30 a. m. to hear the above appeal under the Zoning Ordinance.

Please be present or be represented at this hearing in support of this appeal.

BOARD OF APPEALS

Edward T. Colley

Chairman

K

The CITY OF PORTLAND, a body politic and corporate located in the County of Cumberland, State of Maine, in consideration of Fifty (\$50.00) Dollars, the receipt whereof is hereby acknowledged, does hereby give unto DAVID H. HASTINGS II of Fryeburg, County of Oxford, State of Maine, or his assigns, an option to lease the following described easement and rights of passage, upon tender to it by the said Hastings, or his assigns, at any time prior to June 1, 1955 of the further sum of Four Hundred Fifty (\$450.00) Dollars, said lease to be of tenor following:

"All the right, title and interest which said City has in and to a strip of land twenty feet in width throughout its length extending over, through and across certain lots or parcels of land on Peaks Island in said City, as they severally appear upon the following plans drawn by and in possession of the office of the Tax Assessor of said City. Said strip to start on the Easterly sideline of Lot #17, Block I, Plan 88 and from there extend over the following lots to the ocean on the Northeasterly side of said island at Spar Cove. The exact location of said strip and its termini to be as determined by said lessee, namely:

Beginning on the Easterly sideline of Lot #17, Block I, Plan 88 and from thence extending successively over Lot 16, Block I, Plan 88; Lot 4, Block S; Mariner Court separating Block S and Block T; Lots 10 and 7, Block T; Ocean Street separating Blocks T and U; Lot 6, Block U - all of the foregoing being on Plan 90;

Lots 19, 17, 16, 35, 38 and Ocean Avenue, all in Block G, Plan 91; so much, if any, of Lot 2, Block M, Plan 91 lying between Sea Shore Avenue and the ocean at Spar Cove as is not privately owned;

Together with the right

(I) To enter upon said strip through any other portion of said lots above-described with men, teams and machines for the purpose of installing, and maintaining throughout the period of this lease, and at its termination removing, a pipeline thereon for the transmission of material to be by said lessee aquatically excavated from an area at the bottom of Casco Bay, and through said pipeline mechanically conveyed to a disposal area, all under the terms of a government contract by said lessee entered into.

(II) And for the better accomplishment of this purpose, said lessee shall have the right to cut and remove such or all of the growth upon said strip, or its approaches, and level, or if necessary, excavate the ground. Said pipeline as and when installed, so far as practicable to lie upon the surface of the earth.

(III) And as a portion of the consideration thereof, said lessee shall have the further right to lay and maintain said pipe throughout the period of this lease under and across Island Avenue, Tolman Road, and Sea Shore Avenue at such point as its line hits the same as and when installed, provided the lessee shall:

(A) Perform all installation, maintenance and removal work under the supervision and direction of said City through its Public Works Department.

(B) Promptly pay, on request of the City, all charges therefor;

(C) Settle and adjust any and all claims for personal injury or property damage on the part of the public using said ways occasioned by its, said lessee's, negligence in said installation, maintenance and removal.

TO HAVE AND TO HOLD from January 1, 1956 to November 1, 1956, yielding and paying therefor the rent of Four Hundred Fifty (\$450.00) Dollars upon the execution of this instrument.

Said lessee covenants and agrees to and with said lessor

(I) To at all times during the continuance of this lease abide by all its terms and conditions as above set forth;

(II) At the termination thereof to promptly remove its pipe, fill up all excavations by it made upon said leased premises or its approaches, or occasioned by said street crossings as above set forth, all to the reasonable satisfaction of said lessor; and generally leave the same (save for growth cut) in as good condition as found, reasonable use and wear and tear accepted.

(III) To, during the term of this lease, procure and maintain public liability insurance in the amount of \$20,000 to \$50,000 for personal injury and \$5,000 for property damage and to file certificates of said insurance with the Commissioner of Public Works of the City of Portland.

(IV) To, during the term of this lease, hold the City harmless from any liability to persons and/or property which may result from the use and occupation of said property by the lessee.

(V) To, during the term of this lease, keep the pipe line in good repair so as to avoid any possible spillage or leakage of materials from the pipe to the ground.

(VI) To provide the lessor with a surety company bond guaranteeing the full and satisfactory performance of all of the conditions of the lease agreement.

Said lessor covenants and agrees to and with the said lessee, that if at any time between the date hereof, and the period of expiration of this lease any of said lots above-described are redeemed by the former owner thereof, or conveyed by it to others, that proper exception will be made in any instrument by it given of the rights herein granted.

Said City further covenants and agrees to and with said optionee, or his assigns, that during the life of this option, it will not convey any portion or all of said above-described lots over which said above right-of-way is described as running, without excepting therefrom the rights herein optioned.

It is understood by and between the parties hereto that said David R. Hastings II is the representative of a third party to whom he intends to assign this option and lease. The lessor hereby consents to said assignments provided that the assignee agrees to become liable to all the terms and conditions hereof. The lessor, however, reserves the right to require the assignee to sign and execute the aforesaid lease.

It is understood by and between the parties hereto that the City's title to the lots in question is based upon tax titles and no representations, statements or claims have been made by the lessor indicating the validity of such tax titles.

This option as well as any lease which may be executed is subject to any and all ordinances and regulations of the City of Portland and Statutes of the State of Maine. In the event that zoning regulations of the City prevent the use of said land for the desired purposes and the Board of Appeals should refuse to grant an exception, the option price shall be returned to the lessee and this agreement shall be null and void.

IN WITNESS WHEREOF said CITY OF PORTLAND, by Julian H. Orr, its City Manager duly authorized so to do by vote of the Portland City Council taken March 21, last, hereunto sets its hand and seal, this 24th day of March, 1955.

CITY OF PORTLAND

By _____
City Manager

State of Maine

Cumberland, ME.

March , 1955

Personally appeared Julian H. Orr, City Manager of the City of Portland, and acknowledged the foregoing instrument to be the free act and deed of said City, and his free act and deed in said capacity,

Before me,

Notary Public

March , 1955

Received for the above option, as therein stated the amount of \$50.00.

CITY OF PORTLAND

By _____
City Manager

Fryeburg, Maine
March 25, 1955

Mr. Warren McDonald
Inspector of Buildings
City of Portland
Portland, Maine

Dear Mr. McDonald:

The undersigned, David R. Hastings II, hereby applies for a certificate of occupancy to lay and maintain a 26" pipe for the transportation by mechanical means of aquatic material to be removed from a dredging area in Portland Harbor west of Peaks Island to a disposal area east of Peaks Island in the ocean, all as specified by government contract relative to the same, said certificate to cover the period from January 1, 1956 to November 1, 1956.

Your petitioner has already obtained the written options of assent from the various property owners over which said pipe line is desired to be located, the same being located over the following described lots as shown on the City Assessor's plans and under the following named streets in the city of Portland:

Lots 1 and 2, Block Q, Plan 87
Lots 1,2,5,3,4, Block H, Plan 87
Lots 19,18,17,16, Block I, Plan 88
Lot 4, Block S, Plan 90
Harriner Court lying between the last-named lot and Lot 10, Block T,
Plan 90
Lots 10, 7, Block T, Plan 90
Ocean Street lying between Block T and Block U, Plan 90
Lot 6, Block U, Plan 90
Lot 19,17,16,35,38, Block G, Plan 91
Lot 2, Block M, Plan 91

That portion of Seashore Avenue lying between Lot 38, Block G and Lot 2,
Block M, both on Plan 91

That portion of Pleasant Avenue lying between Lot 19, Block I, Plan 88
and Lot 1, Block H, Plan 87

That portion of Island Avenue lying between Lot 1, Block Q and Lot 4,
Block H on Plan 87

That portion of Tolman Road as extended on the surface of the earth
running through Lot 19, Block G, Plan 91.

Very truly yours,
David R. Hastings II
David R. Hastings II

*Rec'd
3/25/55*

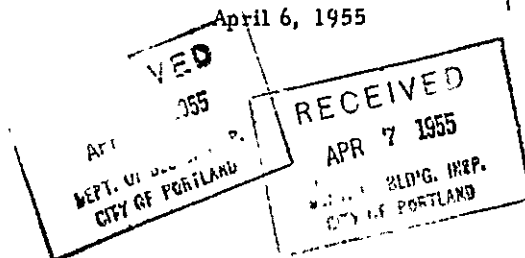
GAHAGAN CONSTRUCTION CORPORATION
HYDRAULIC DREDGING - HEAVY CONSTRUCTION
CONTRACTING ENGINEERS
90 BROAD STREET
NEW YORK 4, N. Y.

WHITEHALL 3-2558

CABLE ADDRESS WALGAHAGAN

April 6, 1955

Mr. Warren McDonald
Inspector of Buildings
Department of Building Inspection
City of Portland, Maine



Dear Mr. McDonald:

This is in reply to your letter of April 4, 1955 in which you inquire as to certain technical aspects of the proposed dredging in the construction of the House Island Anchorage for the U. S. Army Engineers, for which job we were the apparent low bidder. In addition to answering below, as well as I am able to, the various questions you have asked, I would also like to meet with you on April 14th, 1955, for discussions regarding this job. It may be that after reading this letter there will be further questions you wish to ask.

(1) The material in the area of the House Island Anchorage is a soft sticky clay or mud. The material will be sucked up by a large centrifugal pump in our Dredge No. 5. The No. 5 is a hydraulic cutterhead pipeline dredge. After being sucked up by the pump, the material will be pumped through the steel pipeline into the public spoil area in Hussey Sound. The end of the discharge pipe in Hussey Sound will be approximately 60 feet below mean low water so that the material will be deposited in the spoil area.

Inasmuch as the material is a soft clay or mud, it will not be ground up at all but will be diluted with the water before it enters the pipeline and will have a heavy liquid consistency like heavy molasses, sometimes even thicker than that, approaching the consistency of shaving cream as it is squeezed out of the tube.

The pressure in the pipeline as it goes over the island will be approximately 60 to 70 lbs. There will be no noise whatever due to the material being as mentioned above.

(2) The lengths of pipe traversing the island are 16 feet in length with an I. D. of 27". The wall of the pipe is 5/16" thick. One end of the section of pipe is tapered and the pipes are joined together by the tapered end fitting into the 27" end of the following length of pipe. The taper enters into the pipe from 6" to 8" and is pushed in solidly by a bulldozer. Lugs at the end of the pipe are wired together with heavy wire. In addition to this, where the pipeline has any bends or goes through sections where there are houses, the joints will be solidly welded.

Mr. Warren McDonald

-2-

April 6, 1955

(3) We intend using new pipe across the island so that there is no possibility whatever of bursting the pipe.

(4) Because the total quantity of material to be handled across the island is soft mud or sticky clay, there is no likelihood of stoppage in the pipe. Stoppage in the pipe occurs when pumping sand and heavy gravel or hard clay.

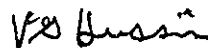
(5) When pumping operations are suspended for a short time, the pipe will be partially filled with the material mixed with salt water. However, if the shut-down is for a long time, the material is all washed out of the pipe by pumping pure water through. The pipe will be so put together and tied down that there will be no danger of dislodgment in the case of hurricanes or near floods.

(6) After the dredge operations and disposal of the material is completed, it will take us less than thirty days to remove the pipe and restore the land to its original condition. As to the final disposition of growth which it is necessary to cut, we can dispose of this in whatever manner you desire. It may be all gathered up in a safe place and burned, or you may consider another method desirable.

We are very happy to have this opportunity to explain these aspects of our job and wish to assure you that there will be no inconvenience to any of the residents of Peak's Island and no danger to Peak's Island itself because of our operations. We make this guarantee in good faith and are willing to put up a bond in whatever amount desired by the City and/or the residents of the island guaranteeing the above claim.

I am looking forward to seeing you and Mr. Shur and whoever else may be interested, on April 14th, 1955, at which time I will be pleased to answer any other questions you may wish to ask,

Sincerely yours,



V. G. Hussin
Vice President

VGH:cb

cc: Hugh W. Hastings, Esq.
Barnett I. Shur, Esq.

April 4, 1955

Peaks Island—Certificate of occupancy for use of certain premises by way of a pipe line for disposal of dredged material under contract with the Federal Government

Gahagan Construction Corporation
90 Broad St.
New York 4, New York

Copy to Hugh W. Hastings, Esq.
Fryeburg, Maine
Barnett I. Shur
Corporation Counsel

Gentlemen:

In view of the public hearing before our Zoning Board of Appeals—set for April 15—and the notices of the hearing being sent to the owners of all property within 500 feet of the lots which you plan to use, it has been suggested that inquiry be made to secure more detailed information as to the operation so that inquiries that we receive before the hearing may be accurately answered before the hearing, perhaps allaying any unnecessary fears that might assume considerable prominence by the time the hearing is held. Will you be good enough to cooperate as soon as possible by letting us have, preferably in writing, the following information:

1. A brief description in non-technical terms, as to what will take place from the time the material is moved from the bottom of the bay until it is disposed of out in the ocean. Is the material ground-up to a certain fineness and diluted before it enters the pipe line? What pressure do you estimate will be needed to lift the material over the top of the island? Etc., etc.
2. How long and how heavy will be the average length of pipe which, it is understood, will be 26 inches in diameter? How are the sections of pipe joined together?
3. Is there any possibility of bursting the pipe?
4. Is there possibility of stoppage in the pipe? If so, how would it be cared for to restore operation? Suppose stoppage should take place on the bay side of Pleasant Ave.; how would you contrive to keep salt water sludge from spreading over land which you would not have leased?
5. When pumping operations are suspended for any reason what will be the condition of the pipe line? Will it be partially or completely filled with sludge? Will it be filled partially or wholly with just salt water, or will it be dry? Noting that much of the pipe will lie on the surface of the ground, will there be any anchorage to prevent dislodgment in base of hurricanes and near floods such as we had last fall?
6. After the dredging operation and the disposal of the material is completed, how long a time do you estimate would be necessary to remove the pipe and restore the land? What would be the final disposal of growth which it was necessary to cut—such as trees and bushes?

Very truly yours,

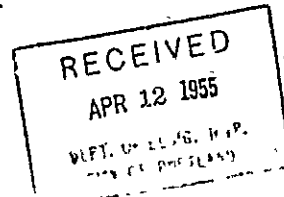
Warren McDonald
Inspector of Buildings

WMCD/B

HUGH W. HASTINGS

HASTINGS & SON
ATTORNEYS AND COUNSELLORS AT LAW
FRYEBURG, MAINE

April 12, 1955



Mr. Warren McDonald
Inspector of Buildings
City Building
Portland, Maine

Dear Mr. McDonald:

I have just heard from Mr. Hussin of the Gahagan Construction Corporation. I am to meet him at the airport at 2:50 P. M. Thursday, the 14th of this month, and we will come from there directly to your office, probably getting in about 3:30. I write as above as I think we both felt we would be in shortly after lunch on Thursday.

I received copy of a letter from the Gahagan Construction Corporation to you in reply to your letter to them. It seemed to me to quite fully cover the points raised by you in your letter, but in case there are others, I think Mr. Hussin will be able to answer them at our conference.

Yours sincerely,

A handwritten signature in cursive script that reads "Hugh W. Hastings".

HWH:HH

CITY OF PORTLAND, MAINE
BOARD OF APPEALS

April 5, 1955

TO WHOM IT MAY CONCERN:

The Board of Appeals will hold a public hearing in the Council Chamber at City Hall, Portland, Maine, on Friday, April 15, 1955, at 10:30 a. m. to hear the appeal of David R. Hastings, II requesting an exception to the Zoning Ordinance to permit the laying and maintenance of a 26" pipe for the transportation by mechanical means of aquatic material to be removed from a dredging area in Portland Harbor west of Peaks Island to a disposal area east of Peaks Island in the ocean over the below described lots as shown on the City Assessor's plans and under the below named streets, said disposal to be as specified by government contract and to be performed during the period from January 1, 1956 to November 1, 1956:

Lots 1, 2 Block Q, Plan 87; Lots 1, 2, 5, 3, 4, Block H, Plan 87; Lots 19, 18, 17, 16, Block I, Plan 88; Lot 4, Block S, Plan 90; Merriner Court lying between the last named lot and Lot 10, Block T, Plan 90; Lots 10, 7, Block T, Plan 90; Ocean Street lying between Block T and Block U, Plan 90; Lot 6, Block U, Plan 90; Lot 15, 17, 16, 35, 38, Block G, Plan 91; Lot 2, Block M, Plan 91; that portion of Seashore Avenue lying between Lot 38, Block G, and Lot 2, Block M, both on Plan 91; that portion of Pleasant Avenue lying between Lot 19, Block I, Plan 88 and Lot 1, Block H, Plan 87; that portion of Island Avenue lying between Lot 1, Block Q and Lot 4, Block H on Plan 87; that portion of Tolman Road as extended on the surface of the earth running through Lot 19, Block G, Plan 91.

This permit is presently not issuable under the Zoning Ordinance because these lots are located in an Apartment House Zone where such a use is not permissible.

This appeal is taken under Section 18E of the Zoning Ordinance which provides that the Board of Appeals, by unanimous vote of its members, may permit exceptions in specific cases where necessary to grant reasonable use of property and without substantially departing from the intent and purpose of the Zoning Ordinance, subject always to the rule that said Board shall give due consideration to encouraging the most appropriate use of land and conserving property values, that it shall permit no building or use injurious, noxious, offensive, or detrimental to a neighborhood, and that it shall prescribe appropriate conditions and safeguards in each case.

All persons interested either for or against this appeal will be heard at the above time and place.

BOARD OF APPEALS
Edward T. Colley
Chairman

K

Assn. map

3/29/55
allu

87

- Peaks Island -

(144)

A-1) Maud E. Scott -
A-2) William & Joyce Robbins
R-1) - ~~B. Newcomb~~

Island Ave P.I. (15)
Island Ave. P.I.
Peaks Island

R-2) - ~~Casco Bay Light tower~~

Island Ave. P.I.
Island Ave. P.I.
Peaks Island

R-3) - A. H. Sterling

R-4) - Agatha Quinn

S-1) - Casco Bay Light & Water Power Co.

S-2) - "

S-3) - "

S-4) - "

S-5) - J. M. O'Leary -

S-6) - E. E. Curran

S-7) - E. L. Pratt

S-8) - Anna M. Levin (w/ Echel on.)

9 Woodmont St City
18 Oak Ave P.I.
dup
City Point Rd., P.I.
28 Sheridan St City

T-1) - J. J. Haley

T-2) - Casco Bay Light & Water Power Co.

T-3) - ~~J. & C. E. Coyne Casco Bay + Light Co~~

T-4) - E. E. Curran

T-5) - E. L. Pratt

T-6) - Clinton & Catherine Graffagnon

H-1) - Jack E. Miller

H-2) - "

H-3) - Emily J. Parks

H-4) - Arnold & Viola Ross

H-5) - unknown

dup
dup
City Point Road, P.I.
489 Woodlark
Pleasant Ave P.I.
P.I.
Peaks Island

I-1) Claire M. Greene

Island Cove Pt (15)

I-2) Arlette Frellick

Pleasant Ave "

I-3) F. A. Millett

Deep

I-4) Robert N + Shirley Small

Island Cove, P.I.

J-1) W. O. Merrill + Clara E.

Great Diamond Island, Me.

J-2) F. A. Millett

37 Morning St.

J-3) Henry Merrill, Miss
the list belongs to the city

Pleasant Ave, P.I.

K-1) Maria E. Kimball

- P.O. Box 705

City

K-2) Conrad Malice

#73 Fourth St, Brooklyn N.Y.

K-23) M. R. Jordan (N.Y. state)

185 Middle, C.T.

K-24) Cumberland Land Bldg Co. Inc

Sanuro + ...

K-25) B. S. Sol

Pleasant Ave P.

K-26)

K-27)

31 Sherman St. City

K-28) Mary E. Mutter

dup.

A-1) A. F. Frellick

A-2) Fred A. Miller (omitted - dup.)

Pleasant Cove P.I.

A-3) Joseph D. + Margaret A. Fahay

B-1)

B-2) F. A. Millett

27 Morning St. City

B-3) Methodist Episcopal Society of P.I.

John + ...

C-3) Bernard L. Meeley

Pleasant Cove, P.I.

A-4) Jack C. Fuller

dup.

- Peaks Island -

A-1) - G.W. Cradell ^{or A.F.} 166 Newport Dr., So., W. Deering St., Fla. ⁽¹¹⁾

A-2) - A. Laura Tolman Tolman, Deering, P.I.

A-12) - F.F. + A.M. Whitney, North, D.H.

A-11) -

A-10) - George W. Cradell - up.

A-4) - Frederick + Anna M. Whitney 100 Leavenworth, Collinswood N.J.

A-5) - C.J. Foskette - East Newton

A-6) - Daniel + Ruth O'Nara - 10 Kensington Ave, N.J.

A-7) - "

A-8) - Frederick + Anna M. Whitney dup.

A-9) - "

B-14) - George E. Tolman Devs, 213 Third St., Fortis N.Y.

B-13) - Frederick + Anna M. Whitney dup.

B-15) - "

B-17) - George J. Kuelin Peaks Island

B-14) - "

B-13) - Aida B. Michaud Lyndon Ave, P.I.

B-12) - "

B-11) - Frederick T. + Anna M. Whitney dup.

B-10) - Mary Lighton Box 348, Freeport Me

J-1) - Hilda C. Blackburn Peaks Island

J-6) - Gertrude M. Smith - sent to Peaks Is. as a nurse

A-3) - George E. Tolman dev. dup.

3/29/55

Allen

Assoc. map

- Duke Island -

88

(3)

I-1) Friedrich F. & Anna M. Wittney

dup.

I-2)

I-3)

I-4)

I-5)

I-6)

I-7)

I-8)

I-9)

I-10)

I-11)

I-12) Artie R. Diselich

dup

I-13) Friedrich F. & Anna M. Wittney

I-14)

I-15)

I-16)

Oliver Solam address unknown = sent to P.I. ✓

I-17) = H. D. + E. Woodman (Hazel E. Wood)

I-18)

Present Que P.

I-19) = Pauline B. Stephens

dup

I-20) = Fred A. Milleth

I-21) = M. A. + J. D. Blakey

dup

Ascension

89

- Peaks Island

3/24/65

Ch. H.

(10)

B-1) - G. W. Crockett

dup

B-2) - "

B-3) - "

B-4) - George Smith

- 9 Fountain St, Cambridge Mass.

B-13) - Allen & Blaisdell

dup.

B-5)

B-6) - Allen & William B. Blaisdell - 1839 Graham Blvd. Pittsburg 35, Pa.

B-7) - Adeline F Crockett

dup

B-8) - G. W. Crockett

dup

B-9) - A. Laura Folman

Tolson Heights P.I.

B-10) - E. May Folman

" "

B-14) - Ralph Irving Sementon

- 65 Elm St, Lambertville N.J. dup.

B-11) - Ralph Irving Sementon

P.I.

B-12) - Charles O. Blackman

P.I.

B-17) - Margaret E. Randall

30 Deerfield, Ct

B-14) - Merton A. Lane

Dowset, Vermont

B-15) - Olive P. Patch

- 340 Chestnut, E. Lynn Mass

C-1) - William Butler

dup

C-3) - Charles O. Blackman

Tolson Heights P.I.

C-7) - Lewellyn F. Shaw

"

C-6) - "

A-4) - "

A-5) - Emma Bennett

dress - unknown - sent to Peaks Is.

A-3) - L. T. Shaw

dup

Assoc mark

89

- Peaks Island -

3/29/56
Allen

③

D-10) Ida M Lane

D-19) Merton Lane

D-9) C. O. Blackman

D-2) Bertha P. Aramian -

P-1) Ruth Verne Smith & Robert D. Price - Lyndon Ave.

30 Scoonchick

dup.

dup

40 Giles St, Haverhill Mass.

Peaks Island, Maine

3/29/55
ada

Assn map
90

- Peake Island -

(14)

- A-1) - Helen H. Pease -
- B-1) - Marion P. Emerson
- B-2) - Mavis J. Pease -
- B-3) - Lydia MacDonald
- B-4) - Irene Keller MacDonald
- B-5) - Irene H. MacDonald
- B-6) - "

The Mariner, Island Ave. P.I.
 52 Bowdoin City
 86 Middlesex Ave, Reading Mass.
 Box 221 Melbourne, Fla.
 24 Marlborough St, Lowell, Mass.
 dup

- B-11) - J.O. & B.H. Shaw
- B-9) - Nellie Cabrin -
- B-8) - H. D. Varney
- B-10) - Nellie Cabrin
- B-7) - "

249 Wacker St
 Natick St., P.I.
 dup

- C-1) - Catherine Glenn -
- C-15) - Blanche Brown & Isabel Gifford
- C-11) - "

- Everett, Mass. City
 26 Cushman
 Island Ave. P.I.

- C-13) - Franklin K & Phyllis E. Pierce
- C-12) - "
- C-11) - "

9 Clara St. Russell - 9 Wilson St, Natick, Mass.
 128 Park Ave., City

- C-5) - Blanche L. Randall
- C-4) - Mary E. Mc Cundless
- C-6) - ~~Clara Russell~~
- C-17) - Mary E. Mc Cundless
- C-7) - ~~Clara Russell~~
- C-10) - Maud E. Smith

dup
 " Island Ave, P.I.
 "

- C-8) - "
- C-16) - "
- C-9) - Ruth E. Woodbury -

Sunset Rd, P.I.

3/29/55
Alb.

Assn map
90 - Peaks Island -

- C-3) - Dorothea L. Murray
- D-14) - Lewis M. Watson Jr.
- D-13) - "
- D-12) - "
- D-11) - J. J. Danti
- D-9) - Mabel Jarrett
- D-10) - Address E Lee address unknown - sent to P.D. W. Hartford Ct.
- G-1) - Edward H. Ward
- G-2) - "
- G-3) - Esther Burke
- G-4) - "
- G-5) - "
- G-7) - "
- M-1) - H. V. Higley
- M-2) - William M. Tuttle
- N-1) - H. V. Higley
- N-11) - H. V. Higley
- N-10) - "
- N-9) - William M. Tuttle - 32 E. Middle St. - S. Portland
- N-2) - Franklin K. A. Adams & Co
- N-3) - "
- N-4) - William + Edith Clark
- N-5) - "
- N-8) - "
- N-6) - Francis J. O'Leary - 16 Dupont Pl, Springfield Mass
- N-7) - "

105 Pleasant Ave. Pt.,
128 Bealton St., City

102 Cumberland Ave City
157 Ely St

24 Bruce Rd., W. Hartford Ct.

34 Glenwood Ave City

{ Address of Helen's Affairs
117 Middle St, City
dup

dup

Pleasant Ave. Pt.

Good
June

Assess map
90

Peaks Island

3/29/55
Allen

(19)

- 0-7) - Mary E. Dunbar Island Ave. Pt
- 0-6) - Sue E. Wells Kennebunk, Me.
- 0-8)
- 0-5)
- 0-4) John T. Parks & Depaht Pleasant Ave Pt
- 0-3) " " "
- 0-1) " " "
- 0-2) " " "
- 0-9) - Sue E. Wells dup.
- 0-10) - Nancy E. Spellings, Heirs V.I.
- 0-11) - M. Elizabeth Hamilton 147 Frances St.
- 0-12) - John J. & Marguerite De Fichman - Sterling St, Peaks Island
- 0-13) - Georgina B & David C. Stoll Island Ave. Pt
- 0-14) - Vera L. Anderson - 5 Willard St., S.P.
- 0-15) - Patrick Honan, Heirs dup.
- 0-16) - Frank W & George M. Boothby - 15 Pinecroft Ave City
- 0-17) - George E. & Diana M. Jordan Fargent Rd. Pt
- 0-18) - Claud M. Montgomery Fargent Rd. "
- P-2) - Patrick Honan, Heirs - 99 Rickland Ave., S.P.
- P-3) - Bertrude M. Thompson 444 B'way, S.P.
- P-4) - Ruth E. Phinney - address unknown - sent to Pd
- P-5) - E.M. & V.M. Tourangeau - 25 Fargent St, Westport
- P-10) - G.L. Demmons (G.L. dup N.) 97 Alta St City
- P-1) - Frank Spellings - 298 Summer St. Somerville Mass.
- P-12) - " " "
- P-11) - Mary G. & Florence E. Riley Pleasant Ave Pt
- 0-15) - Frank W. & George Boothby dup. Pleasant Ave, Pt.

Asap. snails

90

Peaks Island

3/29/85

Allen

Reuben

(13)

- S-1) - R. M. Moyes - 1767 Washington Ave., City
- S-2) - Harold C. J. De Woodman - Peaks Island
- S-3) - Dorothy M. Wick - Peaks Island, Mount
- S-4) - Frank O. Murrin, Heirs, 1007 F. Fisher, 197 Ocean Ave. La CE,
- T-1) - " " "
- T-1) - Addie A. Knight, Heirs - P.I.
- T-2) - Samuel H. Pederson - Wiley Ave, P.I.
- T-3) - Cornelius Craig - 33 Atlantic Ave. S. Portland
- T-4) - A. E. Wallace - address unknown - Serrito P.D.
- T-4) - Florence Killinger, Heirs P.I.
- T-5) - Harry F. Jewell - 88 Granite St., City
- T-6) - Unknown
- T-7) - Ella L. Craig - 57 Lovett St, Beverly Mass.
- T-8) - Jessie B. Dufelden - dup
- T-10) - John T. Curke - dup.
- T-9) - Jessie B. Dufelden - Pleasant Ave, P.I.
- U-1) - Jessie B. Dufelden - "
- U-2) - " - "
- U-3) - " - "
- U-4) - " - "
- U-5) - " - "
- U-6) - " - "
- U-7) - Guy & Louise M. Thompson - Jergent Rd., P.I.
- U-8) - Stepan Kolobek - Pleasant Ave, City
- U-9) - Catharine Norman, Heirs - dup.
- U-10) - Guy & Louise Thompson - dup.
- U-11) - " - "

Assess maps
90

- Peake Island -

3/29/35
Calden

- ⑥
- U-12) - Patrick Honan, News
U-13) - Louis Montgomerie
U-14) - Michael & Amalia Tuzenko - address → Woburn, Mass
U-15) - ^{Winston} Vince Sataroguk - Fargest Rd., P.I.
U-16) - "
U-17) - Albert M. Whitney - 27 Bryant St, Cotuit
U-18) - "
U-19) - Madisom
U-20) - Guy & Louise Thompson - Dup Pleasant Hill Rd, Falmouth
U-21) - C. A. & Johanna W. O'Brien - 295 Brasher St, Cotuit
V-1) - Carl Shelling - Pleasant Cove, P.I.
V-2) - Margaret A. Coffin - Belvidere Rd & Island Cove, P.I.
V-3) - Margaret C. Hardy

Assess. map.

91

Banks Island -

3/29/55
Allen

(8)

- A-1) - Frank O. Marrison dup.
- A-18) - " - 24 Hillside Ave., S.P.
- A-15) - Culaba Devine
- A-34) - " -
- A-22) - Jessie B. Prefethen dup
- A-21) - " -
- A-20) - " -
- A-19) - " -
- A-17) - Unknown
- A-16) - " -
- A-35) - " -
- A-36) - Frances T. & William Paul - - - - - Arlington, Mass.
- A-37) - Elizabeth Young Hevis, o/b Mrs. John E. Dewson Apt 4029
Adams Park Manor, Germantown, Penn
- A-38) - Unknown
- A-43) - Ora C. Clifford - 14 Royce St. S.P.
- A-39) - " dup
- A-40) - " -
- A-41) - " -
- A-25) - Ellen L. Goff - Island Ave., P.I.
- A-24) - Nancy E. Killings P.I.
- A-23) - Guy & Louise W. Thompson dup
- A-27) - Percy P. Knight Kriegerbocker Rd., P.I.
- A-26) - Carrie J. Jensen urgent Rd., P.I.
- A-45) - Guy & Louise W. Thompson dup
- A-42) - Charles A. & Johanna Blanchard -
- A-29) - Carrie J. Jensen dup.

Assessments

- Peaks Island -

3/29/55
Allen

91

(9)

E-30) - Guy & Lucille Thompson

dup.
dup.

E-31) - Fabian H. Melle

dup.

E-32) - Florence M. Shillings

E-33) - "

to R F Shillings, City R.L. dup.
dup.

E-24) - Hazel Adams

G-1) - Percy D. Knight

G-11)

G-2) - Mary R. Smith

27 Beacon St, Act

G-3) - Donald Walter

G-4) - "

Kennelbush Me.

G-5) - Fabian H. Melle

G-14)

G-6)

G-9)

G-10) - Mary P. Bernick -

123 Seimary Ave. Yonkers 9/7
Peaks Island

G-13) - Ellen L. Buff

G-8)

G-7)

H-7) - Robert D. Donaldson

3656 19th St, Long Beach Calif.

H-6) - "

N-1) - Beverly Lewis "Eve", 309 Wood Ave, Elgee Park 36, Mass.

N-2) - Mary Davis address unknown. Sent to PD

N-3) - Robert Sarah Shillings - to Detroit Reconn. Rec. 1/10/55
67 Rue de Lille, Paris 7E. France

Assess map

91

- Beards Island -

3/24/55
Allen

(9)

M-1) - Eulalia Deane

Sup.
5 Elm St, Brookline Mass

M-2) - Steinar & Gudrun Gudmundsen

M-3)

M-4) - Nellie M Parlington

- Box 556, Westfield N. J.

M-10) - Myrtle E. Merris + Ruby L. Cacciano 52 Stratton Road, Brookline Mass

M-9)

M-5) - Jean E. Taylor

202 N Franklin St. Brookline Mass
9 Glengarden St, C. Ct

M-6) - Walter F. Blah

M-7) Unknown

M-8) - Unknown

PEAKS ISLAND PIPELINE



CITY OF PORTLAND, MAINE
 DEPARTMENT OF BUILDING INSPECTION
 COMPLAINT

Location
 End A St., Peaks Island

INSPECTION COPY

COMPLAINT NO. 71/19

Date Received April 26, 1971

Location End of A Street, Peaks Island Use of Building Trailer Bus

Owner's name and address City of Portland Telephone _____

Tenant's name and address Terrance A. McGovern, Jr., 2601 Hampshire Blvd. Telephone _____
Cleveland Heights, Ohio 44106

Complainant's name and address Fire Dept. Peaks Island Telephone _____

Description: Mobile home located on lot and being used for dwelling purposes.

NOTES: 4-27-71 letter to be sent to Peaks
Fire Dept. to hand deliver
to above A.B. ———— PD

4-27-71 Peaks Fire Dept reports above
has bought house on island
& moved trailer to house lot
PD

CITY OF PORTLAND, MAINE
DEPARTMENT OF BUILDING INSPECTION



R. LOVELL BROWN
DIRECTOR
A. ALLAN SOULE
ASSISTANT DIRECTOR

Re: C & A Sts. Peaks Island

April 27, 1971

Terrance A. McGovern, Jr.
2601 Hampshire Blvd.
Cleveland Heights, Ohio 44106

cc: Health Department
Corporation Counsel

Dear Sir:

It has come to the attention of this department that a trailer bus, 1955 Ford, Ohio license 1522W, is being parked and occupied at the above named location on land owned by the City of Portland.

Section 3 of chapter 315, Trailer Ordinance, City of Portland, is as follows: It shall be unlawful, within the limits of the City of Portland, for any person to park any trailer on any street, alle., or highway, or other public place, or on any tract of land owned by any person, occupied or unoccupied, within the City of Portland, except as provided in this Ordinance.

Please be advised accordingly to the above, so that no further action may be required by this department and other departments.

Very truly yours,

R. Lovell Brown
Director of Building Inspection

RIB/c

(COPY)



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION Peaks Island *Lots as shown on Assessor's Maps

Date of Issue July 20, 1955

Issued to David R. Hastings, II

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. _____, 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 OF PLUMBING

That necessary to accommodate the pipe laying, maintenance and repair thereof.

APPROVED OCCUPANCY

Laying and maintaining a 26-inch pipe for transportation by mechanical means of aquatic material to be removed from a dredging area in Portland Harbor.

Limiting Conditions:

*Lots 87R4, R7, R2, S1, S2, S6, T4, T6, U5, PP3, OOL: 91017, G15, 8982, R1, S181, Land of Eulalia Devins, easterly side of Seashore Ave., Land of Hattie G. & Charles L. Blackman, easterly side of Seashore Ave.

This certificate supersedes certificate issued _____

Approved:

(Date)

Inspector

Warren [Signature]
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.

_____ to owner or lessee for one dollar.

City of Portland, Maine
Board of Appeals
—ZONING—

*Sustained
7/15/55*

June 27, 1955, 19

55/88

To the Board of Appeals:

Your appellant, David Hastings, who is the lessee of property at Peaks Island, Portland, Maine, respectfully petitions the Board of Appeals of the City of Portland to permit an exception to the regulations of the Zoning Ordinance relating to this property, as provided by Section 18, Paragraph E of said Zoning Ordinance.

Certificate of occupancy is not issuable under the Zoning Ordinance to permit the laying and maintenance of a 26-inch pipe for the transportation by mechanical means of aquatic material to be removed from a dredging area in Portland Harbor west of Peaks Island to a disposal area east of Peaks Island over the following lots because these lots are located in an Apartment House Zone where such a use is not permissible:

Block R, Lots 4, 3 and 2; Block S, Lots 1, 2 and 6, under City Point road between Lots 6, Block S and Lots 4, Block T; Block T, Lots 4 and 6; Block U, Lot 5; Block PP, Lot 3; Block UU, Lot 1, all on Plan 87; Block G, Lots 17 and 15; and Block A, Lot 1, all on Plan 91; Plan 89, Block B, Lots 1 and 2; under the wrought portion of Seashore Avenue; over land of Eulalia Devine, easterly side of Seashore Avenue and over land of Hattie C. and Charles L. Blackman, easterly side of Seashore Avenue, all on above plan 89.
The facts and conditions which make this exception legally permissible are as follows:

An exception is necessary in this case to grant reasonable use of property and can be granted without substantially departing from the intent and purpose of the Zoning Ordinance.

David Hastings
By *Hugh H. [Signature]*
Appellant Attorney

After public hearing held on the 15th day of July, 1955, the Board of Appeals finds that an exception is necessary in this case to grant reasonable use of property and can be granted without substantially departing from the intent and purpose of the Zoning Ordinance.

It is, therefore, determined that exception to the Zoning Ordinance may be permitted in this specific case.

Eugene J. O'Leary
Benjamin Wilson
William H. O'Brien
Harry K. Torrey
John W. Lake
BOARD OF APPEALS

DATE: July 15, 1955

HEARING ON APPEAL UNDER THE Zoning Ordinance OF David Hastings
AT Peaks Island, Portland, Maine

Public hearing on above appeal was held before the Board of Appeals

<u>Board of Appeals</u>	<u>VOTE</u>		<u>Municipal Officers</u>
	Yes	No	
Edward T. Colley	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Harry K. Torrey	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
William H. O'Brien	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Ben B. Wilson	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
John W. Lake	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
	<input type="checkbox"/>	<input type="checkbox"/>	
	<input type="checkbox"/>	<input type="checkbox"/>	
	<input type="checkbox"/>	<input type="checkbox"/>	

Record of Hearing:

NO OPPOSITION

CITY OF PORTLAND, MAINE
BOARD OF APPEALS

July 15, 1955

Hugh Hastings, Esq.
Fryeburg, Maine

Re: Peaks Island
Portland, Maine

Dear Mr. Hastings:

The Board of Appeals will hold a public hearing in the Council Chamber, City Hall, Portland, Maine, on Friday, July 15, 1955 at 10:30 a. m. to hear your appeal under the Zoning Ordinance.

Please be present or be represented at this hearing in support of this appeal.

BOARD OF APPEALS

Edward T. Colley

Chairman

K

WARREN McDONALD
INSPECTOR OF BUILDINGS

On reply refer
to file

FJ

CITY OF PORTLAND, MAINE

Department of Building Inspection

June 24, 1955

CO Peaks Island - Various lots for dredging
pipeline and zoning appeal relating thereto

Hugh Hastings, Esq.
Fryeburg,
Maine

Copy to Corporation Counsel ✓

Dear Mr. Hastings:-

Certificate of occupancy is not issuable under the Zoning Ordinance to permit the laying and maintenance of a 26-inch pipe for the transportation by mechanical means of aquatic material to be removed from a dredging area in Portland Harbor west of Peaks Island to a disposal area east of Peaks Island in the ocean, over the following lots as shown on the City Assessors' plans and indicated by the Assessors' numbering system:

Plan 87 (Block R, Lots 4, 3 and 2)
Plan 88 (Block S, Lots 1, 2 and 6)
Plan 89 (Block T, Lots 4 and 6)
Plan 90 (Block U, Lot 5)
Plan 91 (Block G, Lots 17 and 15)
Plan 92 (Block A, Lot 1)
Plan 93 (Block B, Lots 2 and 1)
Land of Eulalia Devins, easterly side of Seashore Ave.
Land of Hattie G. and Charles L. Flackman, easterly side of Seashore Ave.

P because these lots are located in an Apartment House Zone where such a use is not permissible, according to Sect. 8A of the Ordinance applying to such zones.

Y You have indicated your desire to seek exceptions from the Board of Appeals so that this use may be allowed; so, there is enclosed an outline of the appeal procedure. If you desire consideration by the Board at the earliest possible date (probably July 15th, 1955), it would be well to file the appeal at the office of the Corporation Counsel at least by the close of business on Wednesday, June 29th.

It is recognized that the lots named above are in addition to many other lots for which you secured the right to use for this purpose by former appeal. Please note that what appears like an error has been found in your letter in the third line of the third paragraph. In checking the matter over it appears to us that this should read "lot 4, 3, and 2, Block R" instead of "P". If we are making a mistake here please advise us when filing the appeal.

In the above description we have not included the streets or ways because it is our understanding that the Zoning Ordinance does not apply to them, and, presumably, you will make the same arrangements with the Board of Municipal Officers as was done in the former case. Some of the "ways" which you refer to may be in fact private property in which case it no doubt would be best to insert them in the proper order in the above list of lots, leaving such streets as Centennial St. and Seashore Ave. to the control of the Municipal Officers.

It is noted in your letter that in referring to the "ways" you have in some places used the word "over" and in other places the word "under". It appears best to indicate clearly whether you propose to go over or under. With reference to Seashore Ave. you have used the

Hugh Hastings, Esq. - - - - #2

June 24, 1955

term "across the wrought portion" Presumably the word "wrought" means the paved portion
which you no doubt mean to go under.

Very truly yours,

Warren McDonald
Inspector of Buildings

WMCD/O
Enclosure: Outline of appeal procedure

CITY OF PORTLAND, MAINE
BOARD OF APPEALS

July 5, 1955

TO WHOM IT MAY CONCERN:

The Board of Appeals will hold a public hearing in the Council Chamber at City Hall, Portland, Maine, on Friday, July 15, 1955, at 10:30 a. m. to hear the appeal of David Hastings requesting an exception to the Zoning Ordinance to permit the laying and maintenance of a 26-inch pipe for the transportation by mechanical means of aquatic material to be removed from a dredging area in Portland Harbor west of Peaks Island to a disposal area east of Peaks Island over the following lots:

Block R, Lots 4, 3 and 2; Block S, Lots 1, 2 and 6, under City Point road between Lots 6, Block S and Lots 4, Block T; Block T Lots 4 and 6; Block U Lot 5; Block PP, Lot 3; Centennial Avenue between Block U, Lot 5 and Block PP, Lot 3; Block OO, Lot 1, all on Plan 87; Block G, Lots 17 and 15; and Block A, Lot 1, all on Plan 91; Plan 89, Block B, Lots 1 and 2; under the wrought portion of Seashore Avenue; over land of Eulalia Devine, easterly side of Seashore Avenue and over land of Hattie C. and Charles L. Blackman, easterly side of Seashore Avenue, all on above Plan 89.

This permit is presently not issuable under the Zoning Ordinance because the above lots are located in an Apartment House Zone where such a use is not permissible.

This appeal is taken under Section 18E of the Zoning Ordinance which provides that the Board of Appeals, by unanimous vote of its members, may permit exceptions in specific cases where necessary to grant reasonable use of property and without substantially departing from the intent and purpose of the Zoning Ordinance, subject always to the rule that said Board shall give due consideration to encouraging the most appropriate use of land and conserving property values, that it shall permit no building or use injurious, noxious, offensive, or detrimental to a neighborhood, and that it shall prescribe appropriate conditions and safeguards in each case.

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 premises in question as required by law.

BOARD OF APPEALS

Edward T. Colley

Chairman

Appel - Peaks Island - Allen - 4/30/58

Maps - 89-91-87-95

129

20

Map 87

- H-3 - E.P. Parks - Peaks Island
- H-4 - Arnold D. & Viola M. Ross - Island Ave - Peaks Island
- I-1 - Elou M. Greene - " " " "
- I-2 - Arlette F. Frellich - Pleasant arc, " "
- I-3 - F.A. Mullett - 37 Morning St., City
- I-4 - Arthur & Shirley Howell - Island Ave, N.J.
- J-1 - W.O. Merrill - St. Leonard Isd
- J-2 - Dup
- J-3 - W.M. Merrill, News - 27 Murray St. City
- K-25 - B.S. Doe - Pleasant arc, Peaks Isd
- K-24 - Cumberland Loan & Bldg - 185 Middle St
- K-23 - M.B. Jordan - 473 1/2 11th St, Brooklyn, N.Y.
- K-22 - C.P. Mielke - P.O. Box 705
- K-21 - Mam E. Muller - 51 Sherman St, City
- K-1 - Mrs E. Kimball - Pleasant Arc, N.J.
- K-8 - Bertha Sullivan, Pleasant arc, Peaks Isd
- K-7 - Blanche Regan - Island arc, Peaks Isd
- K-9 - Ruth L. Sturgis - 285 11th St - Portland
- K-1 - Dup
- K-11 - B.F. Prescott - Peaks Island
- K-12 - Amelia Curran - 34 Rockliff St
- K-13 - Evelyn O'Brien - 76 Bennington St, C. Boston
- K-14 - C.F.
- K-15 - C.P.

- K-16 - *Quintin B. Smith* - *Peaks Island*
- K-17 - *John Spurd* x
- K-18 - *E. A. Jordan* - *242 Douglas St. S. City*
- K-19 - *Dup*
- K-20 - *Dup*
- K-21 - *Dup*
- M-6 - *Dup*
- M-7 - *Bessie F. Brackett* - *Peaks Island*
- A-1 - *Maud E. Scott* - *Tulacum Ave, T. F.*
- A-2 - *Charles A. Johnson* - *Blanchard. Ocean of Hill Rd, Galen St.*
- R-1 - *D. L. Mumford* - *Peaks Island*
- R-4 - *Agatha P. Ross* - *Tulacum Ave. T. F.*
- R-3 - *A. D. Storken* - *" " " "*
- R-2 - *Carrie Ann Light* - *Galena, Ind. City*
- S-1 - *Dup*
- S-2 - *Dup*
- S-3 - *Dup*
- S-4 - *Dup*
- S-5 - *J. W. Coburn* - *9 Woodmont St*
- S-6 - *E. F. Brewster* - *Oak Ave, Port Is.*
- S-7 - *E. H. With* - *City Point Rd. Peaks Island*
- S-8 - *Anna M. Berin* - *City " " " "*
- S-9 - *Charles M. Schwartz* - *C* x
- S-10 - *Mary Lambly* - *1427 Commonwealth Ave. Brighton, Mass*
- S-11 - *Estherine* - *Griffin* - *489 Woodford St*
- T-1 - *John J. Kelly* - *5 Grant St - Portland*

- T-2 - Dup
 T-3 - John F. Hickey - Herman Ave, Peaks Is.
 T-8 - Dup
 T-4 - Dup
 T-5 - Dup
 T-6 - Dup
 T-7 - Dup
 U-1 - Dup
 U-2 - M. A. Sully - Dup
 U-3 - Charles Schwartz - Dup
 U-4 - Dup
 U-5 - Edward T. Parsons, News - Peaks Island
 U-6 - June B. Bostey - Deer Ave, Peaks Is.
 U-7 - Eustace Weinberg - Cleaveland St, Portland
 U-8 - Sarah - 395 Stratford Rd, Brooklyn, N.Y.
 U-14 - Pauline Hatch Fielding - Peaks Island
 U-9 - Fr. A. Silpatrud - RFD #1, Westringers, Freehold N.Y.
 U-10 - Harry D. & Phyllis S. Parney - Hatch St, Peaks Is.
 U-11 - Alphonse & Bridget Pinaldi - 126 Federal St. Portland
 U-12 - James J. & Ethel May MacVane - Peaks Island
 V-1 - Florence Miller - Hatch St, P.I.
 V-2 - William & Mae Coyne - 35 E. Kaddis St.
 V-3 - R. A. & L. M. Hornby - Eastern Ave, P. Is.
 V-4 - M. A. Munson - 970 Brighton Ave, City
 V-5 - Charles E. McLean (MR) W. Sheppard Ave, Hamden, Conn.
 V-6 - Ray Hyde - 1531 Hyde St. - South. Mass., Calif.
 V-7 - Samuel J. & Mildred E. Fox - 5 Wintthrop St. - Boston.

- W-1 - Mary Costello Peaks Isl.
 W-2 - Dub + Bader
 W-3 - ~~Amos~~ Stephens, Isle are, Peaks Isl.
 W-4 - Jmg Harrison - Glen, N.H. X
 W-11 - H. S. Lahaie 110 Main St, Bridgton, Maine 7 X
 W-17 - Milton J. Riley 57 Brackett St
 W-16 - Charles C. Barker Centennial St, Peaks Isl.
 W-15 - A. J. Barker Peaks Isl.
 W-14 - Violet Dandam - 79 Gorge St. - Portland
 W-13 - Dub
 W-4 - Dub
 W-5 - Dub
 W-11 - Carme Doull - Peaks Island
 W-12 - N. W. Thomas 402 Cress. ave.
 PP-1 - Frank McDonald 28 Wilgering Wharf
 PP-2 - Dub
 PP-3 - Mauriel W. Blometh - 101 Summer St. - Malden, Mass
 PP-4 - Dub
 PP-5 - Evelyn M. Frillich 110 High St.
 P-1 - Olive M. Miller - Peaks Island
 NN-2 - Meredith I. Leland & Trefethen - 1 Ocean Rd - North Portland
 NN-3 - J. B. & M. Y. Dawson ?
 NN-4 - Michael Koscher 1115 Dorchester Rd, Brooklyn, N.Y. 2 X
 NN-8 - Fred & Sarah M. Pamschell - Centennial St. Peaks Island
 NN-5 - Dub
 OO-1 - Malcolm Murray Sterling St, Peaks Isl.
 OO-2 - Dub

F7

- 00-3 - Durb.
- 00-4 - Durb.
- 00-5 - Durb.
- 00-6 - M. J. & J. Rowan Keys
- 00-7 - Fred Russell - ~~Center of St. Peter's~~ St. Peter's
- 00-8 - E.S. Fraser 1 Whitney St, Northbridge, Mass 7X

- B-1 - G. W. Crockett 1667 Sargent's Bldg, St. Petersburg 570
- B-2 - Dup
- B-3 - Dup
- B-4 - George Smith 4 Fountain St, Haverhill, Mass
- B-13 - Allen & Elizabeth Dup
- B-5 - Dup
- B-6 - Allen B. & William R. Chasdell 18 39, Graham Blvd
Pittsburg, Pa
- B-7 - Adeline F. Crockett Dup
- B-8 - Dup
- B-9 - A. Laura Tolman Tolman Heights, P. F.
- B-10 - E. May Tolman " " "
- B-11 - Ralph Berry Simonton 65 Elm St, Lombardville, N.J.
- B-12 - Charles K. Blackman Peaks Isl.
- B-13 - Margaret E. Randall " "
- B-14 - Merton A. Teal 30 Devonshire St
- B-15 - Albert P. Tuttle Dorset, Vt
- A-4 - Llewellyn F. Shaw Tolman Hgts, Peaks Isl.
- C-4 - Fred Whitney North Weare, N. H.
- C-5 - Thomas A. Johnstone, & Mabel J. Bradbury, 55 School St
Sanford, Me
- C-6 - Dup
- C-7 - Dup
- C-3 - Dup
- C-1 - William Butler 340 Chestnut St, Lynn, Mass
- C-2 - Gertrude Chapman 40 Pennell Ave

- D-8 - Almon Johnson - % Kendall L. East, 5 West St, Concord, N.H.
 D-6 - Howard W. Johnson % Kendall L. East, 5 West St
 D-5 - Wm. Ruth Smith & Robert D. Price & W. Millard Davis,
 D-4 - Dup. Lynn, Mass., Pleasant St
 D-3 - Miss Thomas Landberg 402. Corn. C. A. Co.
 D-10 - ~~John M. Lewis~~ Lewis
 D-19 - ~~Merton Lewis~~ Lewis
 D-9 - Dup.
 D-2 - Bertha P. Aramian 40 Nile St, Harwich, Mass.
 D-1 - Dup.
 E-19 - Dup.
 E-8 - Dup.
 E-15 - U. S. A.
 E-17 - Dup.
 E-7 - Dup.
 E-6 - Dup.
 E-5 - Dup.
 E-4 - Dup.
 E-3 - Dup.
 E-2 - Dup.

- A-1 - Helen N. Pease Pease Island
- M-1 - Veteran Admiss. Affairs
- N-1 - Dup
- B-1 - Marion P. Emerson 52 Boardman St.
- B-2 - Muriel G. Pease - 56 Middle of Ave, Reading, Mass
- B-3 - Lyda McDonald Box 221, Dulbourne, Fla
- B-4 - Irene H. MacDonald 25 Marlborough St. Lowell, Mass
- B-5 - Dup
- B-6 - Dup
- B-7 - Dup
- B-8 - H. D. O. L. Wainey Natich St. P.T.
- B-9 - Dup
- B-10 - Miller Cotton Jones & Mary A. Morgan, Wisc. 237 Nulton St
- B-11 - J. O. & B. H. Shaw Long

7X
9.

A-1 - Frank O. Maxner - La. p. d. vacia

M-1 - Eulalia Devins 211 Hill St. S. P.

M-2 - Steinar & Gudrun Gudmundson - Brookline, Mass.

M-3 - Duff

M-4 - Nellie M. Bartington 607 55th, Philadelphia, Pa. 7X

M-10 - Myrtle Morris 52 Stratton Ave. R.R., Brookline, Mass. 7X

M-9 - Duff

M-5 - Jean E. Fawcett 212 North Franklin St. Northbrook, Mass.

M-4 - Walter F. Barks 9 Elongated St.

M-7 - Unknown

M-8 - Unknown 66 Philip D Miller, 179 Middle St.

N-2 - Mary B. Davies

G-18 - Duff

G-15 - Duff

G-34 - Duff

G-19 - Jessie B. Fifeletten Pleasant Ave. N.F.

G-17 - Unknown

G-16 - Unknown

G-35 - Unknown

G-36 - Frances F. & William N. Paul Arlington, Mass.

G-37 - Elizabeth L. Young Mrs. c/o Mrs. Julia B. Sawson, Apt. 4124 PA, Alder Park Manor, Germantown, PA.

G-38 - Unknown

G-41 - Cora C. Clifford 14710 York St. S. P.

G-40 - Duff

G-39 - Duff

G-43 - Duff

G-25 - Ellen J. Giff Isl. Ave., Paris, Ill.

91

G-24 - Nancy C. Stelling, Nees Pease Is.

G-8 - Dup.

G-13 - Dup.

G-7 - Dup.

G-2 - ~~Mrs. A. Smith~~ Dup.

G-11 - Dup.

G-1 - Dup.

G-12 - Orley P. Knight - Pease Island

~~Hattie C. Blackman~~

~~Charles S. Blackman~~

June 24, 1955

CO Peaks Island - Various lots for dredging
pipeline and zoning appeal relating thereto

Hugh Hastings, Esq.
Fryeburg,
Maine

Copy to Corporation Council

Dear Mr. Hastings:-

Certificate of occupancy is not issuable under the Zoning Ordinance to permit the
laying and maintenance of a 26-inch pipe for the transportation by mechanical means of aqua-
tic material to be removed from a dredging area in Portland Harbor west of Peaks Island to
a disposal area east of Peaks Island in the ocean, over the following lots as shown on the
City Assessors' plans and indicated by the Assessors' numbering system:

(Block R, Lots 4, 3 and 2
(Block S, Lots 1, 2 and 6
(Block T, Lots 4 and 5
Plan 87 (Block U, Lot 5
(Block PF, Lot 3
(Block OG, Lot 1
(Block G, Lots 17 and 15
Plan 91 (Block A, Lot 1
Plan 89 Block B, Lots 2 and 1
Land of Eulalia Devine, easterly side of
Seashore Ave.
Land of Mattie C. and Charles L. Blackman,
easterly side of Seashore Ave.

because these lots are located in an Apartment House Zone where such a use is not permis-
sible, according to Sect. 84 of the Ordinance applying to such zones.

You have indicated your desire to seek exceptions from the Board of Appeals so that
this use may be allowed; so, there is enclosed an outline of the appeal procedure. If you
desire consideration by the Board at the earliest possible date (probably July 15th, 1955),
it would be well to file the appeal at the office of the Corporation Council at least by
the close of business on Wednesday, June 29th.

It is recognized that the lots named above are in addition to many other lots for
which you secured the right to use for this purpose by former appeal. Please note that
what appears like an error has been found in your letter in the third line of the third
paragraph. In checking the matter over it appears to us that this should read "lot 4, 3,
and 2, Block R" instead of "wp". If we are making a mistake here please advise us when fil-
ing the appeal.

In the above description we have not included the streets or ways because it is our
understanding that the Zoning Ordinance does not apply to them, and, presumably, you will
make the same arrangements with the Board of Municipal Officers as was done in the former
case. Some of the "ways" which you refer to may be in fact private property in which case
it no doubt would be best to insert them in the proper order in the above list of lots,
leaving such streets as Centennial St. and Seashore Ave. to the control of the Municipal
Officers.

It is noted in your letter that in referring to the "ways" you have in some places
used the word "over" and in other places the word "under". It appears best to indicate clearly
whether you propose to go over or under. With reference to Seashore Ave. you have used the

June 24, 1955

Hugh Hastings, Esq. - - - - #2

term "across the wrought portion? Presumably the word "wrought" means the paved portion which you no doubt mean to go under.

Very truly yours,

Warren McDonald
Inspector of Buildings

WMcD/G
Enclosure: Outline of appeal procedure

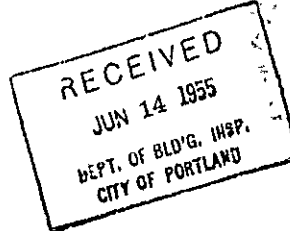
HASTINGS & SON

ATTORNEYS AND COUNSELLORS AT LAW

HUGH W HASTINGS

FRYEBURG, MAINE

June 13, 1955



Mr. Wm. Donald, Inspector of Buildings
City of Portland
Maine

Dear Mr. Donald:

The undersigned, David R. Hastings II, has heretofore obtained on appeal dated April 15, 1955 to the Board of Appeals of the City of Portland a Certificate of Occupancy to permit the laying and maintenance of a pipeline for dredging purposes across Peaks Island in said city as will by said permit above referred to appear. The occupancy therein granted begins October 1, 1955 and extends to November 1, 1956 provided that the disposal pipe, having a diameter of 27" shall extend into the water at least 1500 feet beyond low water mark.

Your petitioner now desires to extend said pipe from its present point of termination in Lot 2, Block Q, Plan 87 Westerly to City Point across the following described lots, and under the following highways, and has already obtained written permits of assent from the various property owners over which said pipeline, thus extended, is desired to be located, namely:

Beginning at the Southerly/sideline of Lot 2, Block Q on plan 87; thence running in a general Westerly direction across the following lots and highways, namely: Lot 4, 3, and 2, Block P, Plan 87; Lots 1, 2, and 6, Block S, Plan 87; that portion of City Road lying between said Lot 6 last referred to and Lot 4, Block T, Plan 87; Lot 4 and 6 Block T, Plan 87; that portion of an unnamed way lying between said Lot 6 last above referred to and Lot 5, Block U, Plan 87; Lot 5 last referred to; that portion of Centennial Street lying between said Lot 5 and Lot 3, Block PP, Plan 87; Lot 3, Block PP, Plan 87; that portion of an un-named way lying between Lot 3, last referred to and Lot 1, Block OO, Plan 87; Lot 1, Block OO, Plan 87; and thence from said Lot 1 last above referred to to the ocean.

Your petitioner also desires to extend said pipeline from its prospective location as heretofore granted on Lot 19, Block G, Plan 91, immediately North of Lot 17 in said Block G over and across said Lot 17, and from thence on over Lot 15, both in Block G on Plan 91; and from thence across Mariner Court to and across Lot 1, Block A on Plan 91 to and across Lots 2 and 1 successively, Block B, Plan 89, to Sea Shore Avenue; thence across the wrought portion of Sea Shore Avenue to the Easterly side of said wrought portion, and to land owned by Eulalia Devine; thence on through said Devine land in a Southeasterly direction over and without the limits of the wrought portion of said Sea Shore Avenue, through land of said Devine, and then through land of Hattie C. Blackman and Charles L. Blackman to the ocean at Wharf Cove.

On all of the above mentioned lots and parcels your petitioner has already obtained written options of assent from the various property owners over which said pipeline is desired to be located, and your petitioner hereby requests a further Certificate of Occupancy covering said extensions.

Very truly yours,

David R. Hastings II

DRH:HH

*sent letter
sent 6/14/55
HWS*

(COPY)



CITY OF PORTLAND, MAINE
 Department of Building Inspection

Certificate of Occupancy

Issued to David N. Hastings II

LOCATION Peaks Island, Lots 871-1, 82, 83, 84, 85, 81, 88
 88116, 17, 18, 19; 9081, 17, 110, 06; 91016, 17, 19, 35
 91038; M2 Date of Issue May 1, 1955

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. _____, 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

That necessary to accommodate the pipe laying, maintenance and removal thereof.

Limiting Conditions.

Beginning Oct. 1, 1955 and extending to Nov. 1, 1956 provided that the disposal pipe, having an outside diameter of 27 inches, shall extend into the ocean at least 1500 feet beyond low water mark at the back shore of the island.

APPROVED OCCUPANCY

Laying and maintaining a 26-inch pipe for transportation by mechanical means of aquatic material to be removed from a dredging area in Portland Harbor.

This certificate supersedes certificate issued _____

Approved:

(Date)

Inspector

Warren M. Donald
 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.

_____ to owner or lessee for one dollar.

City of Portland, Maine
Board of Appeals
—ZONING—

Sustained
Conditionally
4/15/55
55/29

March 24, 1955

To the Board of Appeals:

Your appellant, David R. Hastings, II, who is the proposed lessee of property at Peaks Island described below, respectfully petitions the Board of Appeals of the City of Portland to permit an exception to the regulations of the Zoning Ordinance relating to this property, as provided by Section 18, Paragraph E of said Zoning Ordinance.

Certificate of occupancy to permit the laying and maintenance of a 26" pipe for the transportation by mechanical means of aquatic material to be removed from a dredging area in Portland Harbor west of Peaks Island to a disposal area east of Peaks Island in the ocean over the below described lots as shown on the City Assessor's plans and under the below named streets is not issuable under the Zoning Ordinance because these lots are located in an Apartment House Zone where such a use is not permissible, said disposal to be as specified by government contract and to be performed during the period from January 1, 1956 to November 1, 1956:

Lots 1, 2, Block Q, Plan 87; Lots 1, 2, 5, 3, 4, Block H, Plan 87; Lots 19, 18, 17, 16, Block I, Plan 88; Lot 4, Block S, Plan 90; Marriner Court lying between the last named lot and Lot 10, Block T, Plan 90; Lots 10, 7, Block T, Plan 90; Ocean Street lying between Block T and Block U, Plan 90; Lot 6, Block U, Plan 90; Lot 19, 17, 16, 35, 34, 38, Block G, Plan 91; Lot 2, Block M, Plan 91; that portion of Seashore Avenue lying between Lot 38, Block G, and Lot 2, Block M, both on Plan 91; that portion of Pleasant Avenue lying between Lot 19, Block I, Plan 88 and Lot 1, Block H, Plan 87; that portion of Island Avenue lying between Lot 1, Block Q and Lot 4, Block H on Plan 87; that portion of Tolman Road as extended on the surface of the earth running through Lot 19, Block G, Plan 91. Written assent of all property owners of said lots to such installation has been already obtained.

An exception is necessary in this case to grant reasonable use of property and can be granted without substantially departing from the intent and purpose of the Zoning Ordinance.

David R. Hastings
Appellant

After public hearing held on the 15th day of April, 1955

the Board of Appeals finds that an exception is necessary in this case to grant reasonable use of property and can be granted without substantially departing from the intent and purpose of the Zoning Ordinance, beginning October 1, 1955 and extending to November 1, 1956 provided that the disposal pipe, having an outside diameter of 27", shall extend into the water at least 1500 feet beyond low water mark.

It is, therefore, determined that exception to the Zoning Ordinance may be permitted in this specific case, beginning October 1, 1955 and extending to November 1, 1956 provided that the disposal pipe, having an outside diameter of 27" shall extend into the water at least 1500 feet beyond low water mark.

John W. Lake
William H. O'Brien
Ruth W. Welch
Harris J. Torrey
BOARD OF APPEALS

DATE: April 15, 1955

HEARING ON APPEAL UNDER THE Zoning Ordinance OF David R. Hastings, II
AT Peaks Island

Public hearing on above appeal was held before the Board of Appeals

Board of Appeals

VOTE

Municipal Officers

~~Edward T. Coffey~~
Ben B. Wilson
Harry K. Torrey
John W. Lake
William H. O'Brien

Yes	No
SSS	()
SSS	()
SSS	()
()	()
()	()

BEGINNING OCTOBER 1, 1955 AND EXTENDING TO
NOVEMBER 1, 1956 PROVIDED THAT THE DISPOSAL
PIPE, HAVING AN OUTSIDE DIAMETER OF 27",
SHALL EXTEND INTO THE WATER AT LEAST 1500
FEET BEYOND LOW WATER MARK.

Record of Hearing:

Mrs. Cora C. Clifford, Seashore Avenue, Peaks Island for information on access to
her property.

Mr. and Mrs. George Smith, for information as to protection for Spar Cove from
dredged material.

CITY OF PORTLAND, MAINE
BOARD OF APPEALS

April 12, 1955

Hugh W. Hastings, Esq.
Fryeburg, Maine

Re: Peaks Island Appeal

Dear Mr. Hastings:

The Board of Appeals will hold a public hearing in the Council Chamber at City Hall, Portland, Maine, on Friday, April 15, 1955, at 10:30 a. m. to hear the above appeal under the Zoning Ordinance.

Please be present or be represented at this hearing in support of this appeal.

BOARD OF APPEALS

Edward T. Colley

Chairman

The CITY OF PORTLAND, a body politic and corporate located in the County of Cumberland, State of Maine, in consideration of Fifty (\$50.00) Dollars, the receipt whereof is hereby acknowledged, does hereby give unto DAVID R. BASTINGS II of Fryeburg, County of Oxford, State of Maine, or his assigns, an option to lease the following described easement and rights of passage, upon tender to it by the said Hastings, or his assigns, at any time prior to June 1, 1955 of the further sum of Four Hundred Fifty (\$450.00) Dollars, said lease to be of tenor following:

"All the right, title and interest which said City has in and to a strip of land twenty feet in width throughout its length extending over, through and across certain lots or parcels of land on Peske Island in said City, as they severally appear upon the following plans drawn by and in possession of the office of the Tax Assessor of said City. Said strip to start on the Easterly sideline of Lot #17, Block I, Plan 88 and from there extend over the following lots to the ocean on the Northeasterly side of said island at Spar Cove. The exact location of said strip and its termini to be as determined by said lessee, namely:

Beginning on the Easterly sideline of Lot #17, Block I, Plan 88 and from thence extending successively over Lot 16, Block I, Plan 88; Lot 4, Block S; Mariner Court separating Block S and Block T; Lots 10 and 7, Block T; Ocean Street separating Blocks T and U; Lot 6, Block U - all of the foregoing being on Plan 90;

Lots 19, 17, 16, 35, 38 and Ocean Avenue, all in block G, Plan 91; so much, if any, of Lot 2, Block M, Plan 91 lying between Sea Shore Avenue and the ocean at Spar Cove as is not privately owned;

Together with the right

(I) To enter upon said strip through any other portion of said lots above-described with men, teams and machines for the purpose of installing, and maintaining throughout the period of this lease, and at its termination removing, a pipeline thereon for the transmission of material to be by said lessee aquatically excavated from an area at the bottom of Casco Bay, and through said pipeline mechanically conveyed to a disposal area, all under the terms of a government contract by said lessee entered into.

(II) And for the better accomplishment of this purpose, said lessee shall have the right to cut and remove such or all of the growth upon said strip, or its approaches, and level, or if necessary, excavate the ground. Said pipeline as and when installed, so far as practicable to lie upon the surface of the earth.

(III) And as a portion of the consideration thereof, said lessee shall have the further right to lay and maintain said pipe throughout the period of this lease under and across Island Ave., Pleasant Avenue, Tolman Road, and Sea Shore Avenue at such point as its line hits the same as and when installed, provided the lessee shall:

(A) Perform all installation, maintenance and removal work under the supervision and direction of said City through its Public Works Department.

(B) Promptly pay, on request of the City, all charges therefor;

(C) Settle and adjust any and all claims for personal injury or property damage on the part of the public using said ways occasioned by its, said lessee's, negligence in said installation, maintenance and removal.

TO HAVE AND TO HOLD from January 1, 1956 to November 1, 1956, yielding and paying therefor the rent of Four Hundred Fifty (\$450.00) Dollars upon the execution of this instrument.

Said lessee covenants and agrees to and with said lessor

(I) To at all times during the continuance of this lease abide by all its terms and conditions as above set forth;

(II) At the termination thereof to promptly remove its pipe, fill up all excavations by it made upon said leased premises or its approaches, or occasioned by said street crossings as above set forth, all to the reasonable satisfaction of said lessor; and generally leave the same (save for growth cut) in as good condition as found, reasonable use and wear and tear accepted.

(III) To, during the term of this lease, procure and maintain public liability insurance in the amount of \$20,000 to \$50,000 for personal injury and \$5,000 for property damage and to file certificates of said insurance with the Commissioner of Public Works of the City of Portland.

(IV) To, during the term of this lease, hold the City harmless from any liability to persons and/or property which may result from the use and occupation of said property by the lessee.

(V) To, during the term of this lease, keep the pipe-line in good repair so as to avoid any possible spillage or leakage of materials from the pipe or the ground.

(VI) To provide the lessor with a surety company bond guaranteeing the full and satisfactory performance of all of the conditions of the lease agreement.

Said lessor covenants and agrees to and with the said lessee, that if at any time between the date hereof, and the period of expiration of this lease any of said lots above-described are redeemed by the former owner thereof, or conveyed by it to others, that proper exception will be made in any instrument by it given of the rights herein granted."

Said City further covenants and agrees to and with said optionee, or his assigns, that during the life of this option, it will not convey any portion or all of said above-described lots over which said above right-of-way is described as running, without excepting therefrom the rights herein optioned.

It is understood by and between the parties hereto that said David R. Hastings II is the representative of a third party to whom he intends to assign this option and lease. The lessor hereby consents to said assignments provided that the assignee agrees to become liable to all the terms and conditions hereof. The lessor, however, reserves the right to require the assignee to sign and execute the aforesaid lease.

It is understood by and between the parties hereto that the City's title to the lots in question is based upon tax titles and no representations, statements or claims have been made by the lessor indicating the validity of such tax titles.

This option as well as any lease which may be executed is subject to any and all ordinances and regulations of the City of Portland and Statutes of the State of Maine. In the event that zoning regulations of the City prevent the use of said land for the desired purposes and the Board of Appeals should refuse to grant an exception, the option price shall be returned to the lessee and this agreement shall be null and void.

IN WITNESS WHEREOF said CITY OF PORTLAND, by Julian H. Orr, its City Manager duly authorized so to do by vote of the Portland City Council taken March 21, last, hereunto sets its hand and seal, this 24th day of March, 1955.

CITY OF PORTLAND

By _____
City Manager

State of Maine

Cumberland, ss.

March , 1955

Personally appeared Julian H. Orr, City Manager of the City of Portland, and acknowledged the foregoing instrument to be the free act and deed of said City, and his free act and deed in said capacity,

Before me,

Notary Public

March , 1955

Received for the above option, as therein stated the amount of \$50.00.

CITY OF PORTLAND

By _____
City Manager

Fryeburg, Maine
March 25, 1955

Mr. Warren McDonald
Inspector of Buildings
City of Portland
Portland, Maine

Dear Mr. McDonald:

The undersigned, David R. Hastings II, hereby applies for a certificate of occupancy to lay and maintain a 26" pipe for the transportation by mechanical means of aquatic material to be removed from a dredging area in Portland Harbor west of Peaks Island to a disposal area east of Peaks Island in the ocean, all as specified by government contract relative to the same, said certificate to cover the period from January 1, 1956 to November 1, 1956.

Your petitioner has already obtained the written options of assent from the various property owners over which said pipe line is desired to be located, the same being located over the following described lots as shown on the City Assessor's plans and under the following named streets in the city of Portland:

Lots 1 and 2, Block Q, Plan 87
Lots 1,2,5,3,4, Block H, Plan 87
Lots 19,18,17,16, Block I, Plan 88
Lot 4, Block S, Plan 90
Marriner Court lying between the last-named lot and Lot 10, Block J,
Plan 90
Lots 10, 7, Block J, Plan 90
Ocean Street lying between Block J and Block U, Plan 90
Lot 6, Block U, Plan 90
Lot 19,17,16,35,38, Block G, Plan 91
Lot 2, Block M, Plan 91

That portion of Seashore Avenue lying between Lot 38, Block G and Lot 2,
Block M, both on Plan 91

That portion of Pleasant Avenue lying between Lot 19, Block I, Plan 88
and Lot 1, Block H, Plan 87

That portion of Island Avenue lying between Lot 1, Block Q and Lot 4,
Block H on Plan 87

That portion of Tolman Road as extended on the surface of the earth
running through Lot 19, Block G, Plan 91.

Very truly yours,

David R. Hastings II

David R. Hastings II

*Rec'd
3/28/55*

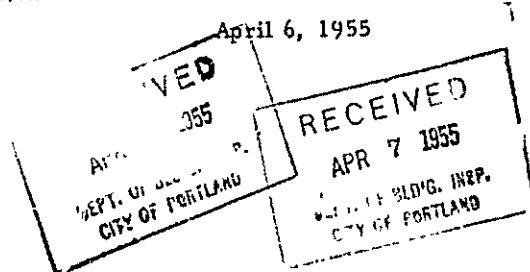
GAHAGAN CONSTRUCTION CORPORATION
HYDRAULIC DREDGING - HEAVY CONSTRUCTION
CONTRACTING ENGINEERS
20 BROAD STREET
NEW YORK 4, N. Y.

WHITEHALL 3-2555

CABLE ADDRESS: WALOAHAGAN

Mr. Warren McDonald
Inspector of Buildings
Department of Building Inspection
City of Portland, Maine

April 6, 1955



Dear Mr. McDonald:

This is in reply to your letter of April 4, 1955 in which you inquire as to certain technical aspects of the proposed dredging in the construction of the House Island Anchorage for the U. S. Army Engineers, for which job we were the apparent low bidder. In addition to answering below, as well as I am able to, the various questions you have asked, I would also like to meet with you on April 14th, 1955, for discussions regarding this job. It may be that after reading this letter there will be further questions you wish to ask.

(1) The material in the area of the House Island Anchorage is a soft sticky clay or mud. The material will be sucked up by a large centrifugal pump in our Dredge No. 5. The No. 5 is a hydraulic cutterhead pipeline dredge. After being sucked up by the pump, the material will be pumped through the steel pipeline into the public spoil area in Hussey Sound. The end of the discharge pipe in Hussey Sound will be approximately 60 feet below mean low water so that the material will be deposited in the spoil area.

Inasmuch as the material is a soft clay or mud, it will not be ground up at all but will be diluted with the water before it enters the pipeline and will have a heavy liquid consistency like heavy molasses, sometimes even thicker than that, approaching the consistency of shaving cream as it is squeezed out of the tube.

The pressure in the pipeline as it goes over the island will be approximately 60 to 70 lbs. There will be no noise whatever due to the material being as mentioned above.

(2) The lengths of pipe traversing the island are 16 feet in length with an I.D. of 27". The wall of the pipe is 5/16" thick. One end of the section of pipe is tapered and the pipes are joined together by the tapered end fitting into the 27" end of the following length of pipe. The taper enters into the pipe from 6" to 8" and is pushed in solidly by a bulldozer. Lugs at the end of the pipe are wired together with heavy wire. In addition to this, where the pipeline has any bends or goes through sections where there are houses, the joints will be solidly welded.

Mr. Warren McDonald

-2-

April 6, 1955

(3) We intend using new pipe across the island so that there is no possibility whatever of bursting the pipe.

(4) Because the total quantity of material to be handled across the island is soft mud or sticky clay, there is no likelihood of stoppage in the pipe. Stoppage in the pipe occurs when pumping sand and heavy gravel or hard clay.

(5) When pumping operations are suspended for a short time, the pipe will be partially filled with the material mixed with salt water. However, if the shut-down is for a long time, the material is all washed out of the pipe by pumping pure water through. The pipe will be so put together and tied down that there will be no danger of dislodgment in the case of hurricanes or near floods.

(6) After the dredge operations and disposal of the material is completed, it will take us less than thirty days to remove the pipe and restore the land to its original condition. As to the final disposition of growth which it is necessary to cut, we can dispose of this in whatever manner you desire. It may be all gathered up in a safe place and burned, or you may consider another method desirable.

We are very happy to have this opportunity to explain these aspects of our job and wish to assure you that there will be no inconvenience to any of the residents of Peak's Island and no danger to Peak's Island itself because of our operations. We make this guarantee in good faith and are willing to put up a bond in whatever amount desired by the City and/or the residents of the island guaranteeing the above claim.

I am looking forward to seeing you and Mr. Shur and whoever else may be interested, on April 14th, 1955, at which time I will be pleased to answer any other questions you may wish to ask.

Sincerely yours,



V. G. Hussin
Vice President

VGH:cb
cc: Hugh W. Hastings, Esq.
Barnett I. Shur, Esq.

April 4, 1955

Peaks Island—Certificate of occupancy for use of certain premises by way of a pipe line for disposal of dredged material under contract with the Federal Government

Gahagan Construction Corporation
90 Broad St.
New York 4, New York

Copy to Hugh W. Hastings, Esq.
Fryeburg, Maine
Barnett I. Shur
Corporation Counsel

Gentlemen:

In view of the public hearing before our Zoning Board of Appeals—set for April 15—and the notices of the hearing being sent to the owners of all property within 500 feet of the lots which you plan to use, it has been suggested that inquiry be made to secure more detailed information as to the operation so that inquiries that we receive before the hearing may be accurately answered before the hearing, perhaps allaying any unnecessary fears that might assume considerable prominence by the time the hearing is held. Will you be good enough to cooperate as soon as possible by letting us have, preferably in writing, the following information:

1. A brief description in non-technical terms, as to what will take place from the time the material is moved from the bottom of the bay until it is disposed of out in the ocean. Is the material ground-up to a certain fineness and diluted before it enters the pipe line? What pressure do you estimate will be needed to lift the material over the top of the island? Etc., etc.

2. How long and how heavy will be the average length of pipe which, it is understood, will be 26 inches in diameter? How are the sections of pipe joined together?

3. Is there any possibility of bursting the pipe?

4. Is there possibility of stoppage in the pipe? If so, how would it be cared for to restore operation? Suppose stoppage should take place on the bay side of Pleasant Ave., how would you contrive to keep salt water sludge from spreading over land which you would not have leased?

5. When pumping operations are suspended for any reason what will be the condition of the pipe line? Will it be partially or completely filled with sludge? Will it be filled partially or wholly with just salt water, or will it be dry? Noting that much of the pipe will lie on the surface of the ground, will there be any anchorage to prevent dislodgment in case of hurricanes and near floods such as we had last fall?

6. After the dredging operation and the disposal of the material is completed, how long a time do you estimate would be necessary to remove the pipe and restore the land? What would be the final disposal of growth which it was necessary to cut—such as trees and bushes?

Very truly yours,

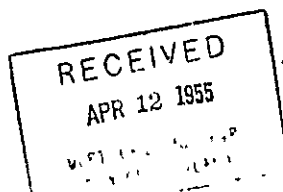
Warren McDonald
Inspector of Buildings

WMCD/B

HASTINGS & SON
ATTORNEYS AND COUNSELLORS AT LAW
FRYEBURG, MAINE

HUGH W HASTINGS

April 12, 1955



Mr. Warren McDonald
Inspector of Buildings
City Building
Portland, Maine

My dear Mr. McDonald:

I have just heard from Mr. Hussin of the Gahagan Construction Corporation. I am to meet him at the airport at 2:50 P. M. Thursday, the 14th of this month, and we will come from there directly to your office, probably getting in about 3:30. I write as above as I think we both felt we would be in shortly after lunch on Thursday.

I received copy of a letter from the Gahagan Construction Corporation to you in reply to your letter to them. It seemed to me to quite fully cover the points raised by you in your letter, but in case there are others, I think Mr. Hussin will be able to answer them at our conference.

Yours sincerely,

A handwritten signature in cursive script, appearing to read "Hugh W Hastings".

HWH:HH

CITY OF PORTLAND, MAINE
BOARD OF APPEALS

April 5, 1955

TO WHOM IT MAY CONCERN:

The Board of Appeals will hold a public hearing in the Council Chamber at City Hall, Portland, Maine, on Friday, April 15, 1955, at 10:30 a. m. to hear the appeal of David R. Hastings, II requesting an exception to the Zoning Ordinance to permit the laying and maintenance of a 26" pipe for the transportation by mechanical means of aquatic material to be removed from a dredging area in Portland Harbor west of Peaks Island to a disposal area east of Peaks Island in the ocean over the below described lots as shown on the City Assessor's plans and under the below named streets, said disposal to be as specified by government contract and to be performed during the period from January 1, 1956 to November 1, 1956:

Lots 1, 2 Block W, Plan 87; Lots 1, 2, 5, 3, 4, Block H, Plan 87; Lots 19, 18, 17, 16, Block I, Plan 88; Lot 4, Block S, Plan 90; Merriner Court lying between the last named lot and Lot 10, Block T, Plan 90; Lots 10, 7, Block T, Plan 90; Ocean Street lying between Block T and Block U, Plan 90; Lot 6, Block U, Plan 90; Lot 15, 17, 16, 35, 38, Block G, Plan 91; Lot 2, Block M, Plan 91; that portion of Seashore Avenue lying between Lot 38, Block G, and Lot 2, Block M, both on Plan 91; that portion of Pleasant Avenue lying between Lot 19, Block I, Plan 88 and Lot 1, Block H, Plan 87; that portion of Island Avenue lying between Lot 1, Block Q and Lot 4, Block H on Plan 87; that portion of Tolman Road as extended on the surface of the earth running through Lot 19, Block G, Plan 91.

This permit is presently not issuable under the Zoning Ordinance because these lots are located in an Apartment House Zone where such a use is not permissible.

This appeal is taken under Section 18E of the Zoning Ordinance which provides that the Board of Appeals, by unanimous vote of its members, may permit exceptions in specific cases where necessary to grant reasonable use of property and without substantially departing from the intent and purpose of the Zoning Ordinance, subject always to the rule that said Board shall give due consideration to encouraging the most appropriate use of land and conserving property values, that it shall permit no building or use injurious, noxious, offensive, or detrimental to a neighborhood, and that it shall prescribe appropriate conditions and safeguards in each case.

All persons interested either for or against this appeal will be heard at the above time and place.

BOARD OF APPEALS
Edward T. Colley
Chairman

Assn. mak

3/29/55
Allen

87 - Peaks Island -

(144)

- Q-1) Maudie E. Scott -
- Q-2) William & Joyce Robbins
- R-1) - B. L. Newcomb
- R-2) - Casco Bay Light House
- R-3) - A. H. Darling
- R-4) - Agatha Pruse
- S-1) - Casco Bay Light & Water Power Co.
- S-2) - "
- S-3) - "
- S-4) - "
- S-5) - J. M. Carlson -
- S-6) - E. C. Corsican
- S-7) - C. L. Pratt
- S-8) - Anna M. Levin (Echel on.)
- T-1) - J. J. Haley
- T-2) - Casco Bay Light & Water Power Co.
- T-3) - J. J. & C. E. Coyne Casco Bay Light Co
- T-4) - E. C. Corsican
- T-5) - C. L. Pratt
- T-6) - Clinton & Catherine Graffam
- H-1) - Jack O. Fuller
- H-2) - "
- H-3) - Emily J. Parks
- H-4) - Arnold & Viola Ross
- H-5) - Unknown

- Island Ave P.I. (15)
- Island Ave P.I.
- Peaks Island
- Island Ave. P.I.
- Island Ave. P.I.
- Peaks Island
- 9 Woodmont St. City
- 18 Oak Ave P.I.
- dup
- City Point Rd., P.I.
- 26 Sheridan St City
- dup
- dup
- dup
- City Point Road, P.I.
- 489 Woodfale
- Pleasant Ave. P.I.
- P.I.
- Peaks Island

- I-1) Elsie M. Bruce
- I-2) Arlette F. Fullback
- I-3) F. A. Mullett
- I-4) Robert H. + Shirley Howell
- J-1) W. O. Murrell + Clara E.
- J-2) F. A. Mullett
this is being to church
- J-3) Henry Murrell, Jr.
- K-1) Mrs. E. Kemball
- K-2) Vera P. Malen
- K-7) M. R. Jordan (Myrtle)
- K-21) Cumberland + Old City Corn. Savings
- K-25) B. J. Doe
- K-16) "
- K-22) "
- K-28) Mary E. Mutter
- A-1) A. F. Fullback
- A-2) Fred A. Mullett (Mullett - dup)
- A-3) Joseph D. + Margaret A. Kelley
- B-1) "
- B-2) F. A. Mullett
- B-3) Methodist Episcopal Society of P.I.
- C-7) Bernard L. Moeley
- A-4) Jack E. Fuller

Puerto Rico (15)
Pleasant Ave
dup
Island Ave, P.I.
Greenwood Island, Ne.
37 Manning St.

Pleasant Ave., P.I.
City, P.R.
P.O. Box 70
273 100th St
180 100th St
Pleasant Ave P.I.

31 Sherman St, P.R.

Pleasant Ave P.I.

27 Manning St, City
John + Ruthie Kelly
dup
Pleasant Ave, P.I.

Assess map

3/24/55

Allen

88

- Peaks Island -

- A-1) - W. Crocker ^{Q.F.} 136 1/2 Carpenter Dr. So., St. Petersburg 5, Fla. (11)
- A-2) - to a Tolman Tolman Heights, P.I.
- A-3) - F. & A. M. - Tracy, North Wear, N.H.
- A-4) - " " "
- A-10) - George M. Crockett - dup.
- A-4) - Frederick & Anna M. Whitney 400 Lakeview Dr., Collinswood N.J.
- A-5) - C. J. Fockette - East Newlin
- A-6) - Samuel & Ruth R. O'Hara - 10 Kensington Cyprian
- A-7) - " " "
- A-8) - Frederick & Anna M. Whitney dup.
- A-9) - " " "
- B-18) - George E. Tolman Dev., 213 Third St., Fort St. N.Y.
- B-19) - Frederick T. Whitney dup.
- B-15) - " " "
- B-22) - George J. Kuelin Peaks Island
- B-14) - " " "
- B-13) - Aida B. Michaud Lyndon Ave., P.I.
- B-12) - " " "
- B-11) - Frederick T. & Anna M. Whitney dup.
- B-10) - Mary T. Leighton Box 348, Freeport, Me.
- J-1) - Harlow Blackman Peaks Island
- J-6) - Gertrude M. Smith - sent to Peaks Isl. address unknown
- A-3) - George E. Tolman, dev. dup.

3/29/58
Allen

Assoc. map

Peaks Island -

88

(3)

- I-1) - Friedrich F. & Anna M. Whitney dup.
- I-2) - " " "
- I-3) - " " "
- I-4) - " " "
- I-5) - " " "
- I-6) - " " "
- I-7) - " " "
- I-8) - " " "
- I-9) - " " "
- I-10) - " " "
- I-11) - " " " dup
- I-12) - Artlett F. Brellich
- I-13) - Friedrich F. & Anna M. Whitney
- I-14) - " " "
- I-15) - " " "
- I-16) - Oliver Solam address unknown - sent to P.I. X
- I-17) - H. D. & E. Woodman (Hawaii E & W) P.I.
- I-18) - " " " Present Over P.I.
- I-19) - Pauline F. Stephens dup
- I-20) - Fred A. Mullett dup
- I-21) - M. A. & J. O. Baker

Acad. mat
89

- Peaks Island

3/29/63
Ed. H.

(10)

B-1) - G. W. Crockett

dup

B-2) - "

B-3) - "

B-4) - George Smith

- 97 Frontenac St, Caswell
Mass.
dup.

B-13) - Allen & Blaisdell

B-5)

B-6) - Allen H & William A. Blaisdell - 1839 Quaker Block
Pittsburg 35, Pa.

B-7) - Adeline F. Crockett

dup

B-8) - G. W. Crockett

Talman Heights P.I.

B-9) - A. Laura Tolman

B-10) - E. May Tolman

B-14) - Ralph Perry Sementon

- 65 Elm St, Lambertville
N.J.
dup.

B-11) - Ralph Perry Sementon

P.I.
P.I.

B-12) - Charles D. Blackman

B-17) - Margaret E. Randall

B-14) - Merton A. Lane

30 Pomphrey St

B-15) - Olive P. Hatch

Dorset, Vermont

C-1) - William Butler

- 340 Chestnut, E. Ly. Mass.

C-3) - Charles O. Blackman

dup

C-7) - Llewellyn F. Shaw

Talman Heights P.I.

"

"

A-3) - Emma Bennett

- address unknown - sent to
dup Peaks Is.

A-3) - L. T. Shaw

Assor mak

89

- Peaks Island -

3/29/55
Allen

(3)

D-10) Ida M. Lane

30 Devonshire

D-19) Merton Lane

dup.

D-9) C. O. Blackman

dup

D-2) Bertha P. Aramian -

40 Jile St., Faverhill Mass

D-1) Ruth W. Smith & Robert D. Price -

Lyndon Ave.

Peaks Island, Maine

3/29/55
ack.

Assn. mem.
90

- Peabody Island -

(14)

A-1) - Helen H. Pease -

B-1) - Marion P. Emerson

B-2) - Munnis J. Pease -

B-3) - Lydia MacDonald

B-4) - Irene Keller MacDonald

B-5) - Irene H. MacDonald

B-6) - "

B-11) - J.O. & B.H. Shaw

B-9) - Melba Calver

B-8) - Ed. D. Varney

B-10) - Melba Calver

B-7) - "

C-1) - Catherine Glenn -

C-15) - Blanche Brown & Mabel Bifford

C-18) - "

C-13) - Franklin K. & Phyllis E. Pease

C-12) - "

C-11) - "

C-5) - Blerta L. Randall

C-4) - Mary E. Mc Condless

C-6) - ~~Cora Russell~~

C-17) - Mary E. Mc Condless

C-7) - ~~Cora Russell~~

C-10) - Maud E. Scott

C-8) - "

C-14) - "

C-9) - Ruth E. Woodbury -

The Mariner, Island Ave. P.I.

52 Bowdoin City

86 Middlesex Ave, Reading, Mass.

Box 221 Melbourne, Fla.

24 Parkborough St., Lowell, Mass.

dup

"

"

249 Wacker St

Stetson St., P.I.

dup

"

- Everett, Mass.

26 Cushman City

Island Ave. P.I.

^{Cora}
~~at Russell~~

- 9 Wilson St, Stetson, Mass.

128 Park Ave., City

dup

Island Ave, P.I.

"

Sunset Rd, P.I.

3/29/55
allo.

Asson map
90

- Peaks Island -

C-3) - Dorothea L. Murray
D-14) - Lewis M. Watson Jr.

155 Pleasant Ave. Pt.,
128 Bolton St., City

D-13) "

D-12) "

D-11) - J. J. Smith

102 Cumberland Ave. City
157 Regis St.

D-9) - Mabel Jarrett

D-10) - Addie P. Lee (address unknown) - Sent to P.D.

24 Bruce Rd., W. Hartford Ct.

G-1) - Edward K. Wood

G-2) "

311 Glenwood Ave. City

G-3) - Esther Burke

G-4) "

G-5) "

G-7) "

M-1) - H. V. Higley

Company of Veterans Affairs
119 Middle St., City
dup

M-2) - William M. Tuttle

N-1) - H. V. Higley

N-10) - H. V. Higley

N-10) "

N-9) - William M. Tuttle

32 E. Kitter St. - Portland
dup.

N-2) - Franklin W. & Edith Clark

N-3) "

Pleasant Ave. Pt.

N-4) - William + Edith Clark

N-5) "

N-E) "

N-6) - Francis J. O'Leary (Edith Jane)

16 DuPont Pl., Springfield Mass
dup

N-7) "

Asson map
90

Peaks Island -

3/29/55
Allen

(19)

0-7) - Mary E. Dunbar

Island Cove Pt
Kennebunk, Me.

0-6) - Sue E. Wells

0-8)

0-5)

0-4) John T. Parks & Family

Pleasant Cove Pt

0-3) "

0-1) "

0-2) "

0-9) - Sue E. Wells

dup

0-10) - Nancy E. Hellinga, Heirs

Pt.

0-11) - Mr. Elizabeth Hamilton

149 Frances St.

0-12) - John J. & Marguerite De Filomeno

Sterling St, Peaks Island

0-13) - Georgina B & David C. Smith

Island Cove Pt

0-14) - Vera L. Anderson

5 Willow St., S.P.

0-15) - Patrick Honan, Heirs

dup

0-16) - Frank W. & George W. Boothby

15 Princeton Ave City

0-17) - George E. & Della M. Jordan

Sargent Rd. Pt

0-18) - Oswald W. Montgomery

Sargent Rd. "

P-2) - Patrick Honan, Heirs

79 Richard Ave, S.P.

P-3) - Bertrude M. Thompson

444 B'way, S.P.

P-4) - Paul E. Penney

Address unknown - Sub to PD

P-5) - E.M. & V.M. Fourangeau

25 Sargent St, Westbrook

P-10) - G.L. Demmons (Gladys H.)

97 Alta St

P-1) - Frank Hellinga

278 Summer St, Somerville

P-12) - "

Mass.

P-11) - Mary G. & Florence E. Riley

Pleasant Cove Pt

0-15) - Frank W. & George Boothby

dup

Pleasant Cove Pt

Assess map
90

Peaks Island

3/29/85
Allen

(13)

Review

- S-1) - R. M. Noyce 1267 Washington Ave., Cities
- S-2) - Harold E. & Eva Woodman Peaks Island
- S-3) - Dorothy M. Heck Peaks Island, Maine
- S-4) - Frank O. Mather's Heirs. 1007 7th Folsom, 197 Ocean Ave. S. E. CE.
- T-10) - " " "
- T-1) - Adelle A Knight, Heirs P.I.
- T-2) - Samuel H. Pederson Wilcox Ave, P.I.
- T-3) - Cornelius Craig - 33 Atlantic Ave. So. Portland
- T-11) - G. E. Wallace - address unknown, sent to P.D.
- T-4) - Florence Killings, Heirs P.I. P.I.
- T-5) - Harry T. Jewell 88 Granite St., City
- T-6) - Unknown
- T-7) - Ella L. Craig - 57 Lincoln St, Beverly Mass.
- T-8) - Jessie B. Duffellen dup
- T-12) - John T. Parks dup.
- T-9) - Jessie B. Duffellen Pleasant Ave, P.I.
- U-1) - Jessie B. Duffellen "
- U-2) - " "
- U-3) - " "
- U-4) - " "
- U-5) - " "
- U-6) - " "
- U-7) - Gary & Louise W. Thompson Argent Rd., P.I.
- U-8) - Stephen Koloski Pleasant Ave, City
- U-9) - Patrick Noonan, Heirs - dup.
- U-10) - Gary & Louise Thompson dup.
- U-11) - " "

US 100 maps
90

- Blake Island -

3/26/15
Cohen

(6)

U-12) - Patrick Henan, New's

U-13) - Lucie Montgomery

U-14) - Michael & Annela Szymanski - address: → Woburn, Mass

U-15) - ^{Winchester} Vince Satarogich

U-16) - "

U-17) - Allison M. Hartney

U-18) - "

U-19) - Unknown

U-20) - Gary & Lucie Thompson

V-1) - C. A. & Johanna M. Biscardi

V-2) - Carl Shellings

V-3) - Margaret A. Coffin

V-4) - Margaret C. Hardy

Camp
Pleasant Cove, P.I.

Sargent Rd., P.I.

27 Bryant St, Cotuit

Camp
Pleasant Hill Rd, Falmouth
295 Beach St, Cotuit

Pleasant Cove, P.I.
Bellevue Rd & Island Cove, P.I.

Assess mch

91

Beaks Island -

3/29/55

Allen

(8)

A-1) - Frank O. Marrison

dup.

A-18)

A-15) - Eulalia Swine

- 24 Hillside Ave., S.P.

A-34)

A-22) - Jessie B. Prefetcher

dup

A-21)

A-20)

A-19)

A-17)

A-16)

A-35)

A-36) - Frances T. & William Paul

Arlington, Mass

A-37)

of Mrs John B. Dewey Apt 4029

A-38)

A-43) - Cora C. Clifford

14 Noyes St. S.P.

A-39)

A-40)

A-41)

A-25) - Ellen L. Goff

Salem Ave., P.I.

A-24) - Nancy E. Hillings

P.I.

A-23) - Guy & Louise W. Thompson

dup

A-27) - Beverly P. Knight

Kriegerbocker Rd., P.I.

A-26) - Carrie J. Jensen

Jensen Rd., P.I.

A-45) - Guy & Louise W. Thompson

dup

A-42) - Charles A. Johannes Blanchard

A-29) - Carrie J. Jensen

dup.

3/29/55
allan

Assara-mak - Peaks Island -

91

(9)

- E-30) - Guy & Louise W. Thompson Dub
- E-31) - Fabian D. Mella
- E-32) - Florence M. Skilling sup.
- E-33) - " " " "
- E-28) - Howard Adams Co. '6 R.F. Skilling, City Bldg. sup.
- G-1) - Percy D. Knight
- G-10) - " " " "
- G-2) - Marie R. Gerrits 27 Beach St. City
- G-3) - Donald Melton
- G-4) - " " " "
- G-5) - Fabian D. Mella Kennebunk, Me.
- G-14) - " " " "
- G-6) - " " " "
- G-9) - " " " "
- G-10) - Marie R. Gerrits - 123 Seminary Ave. Yonkers N.Y.
Peaks Island
- G-12) - Ellen L. Goff " "
- G-8) - " " " "
- G-7) - " " " "
- H-7) - Robert Donaldson 3650 19th St., San Francisco Calif.
- H-6) - " " " "
- N-1) - Beverly Lewis & Evie, 309 Wood Ave, Hyde Park 30, Mass.
- N-2) - Mary Davis address unknown - sent to PD
- N-3) - Robert Frank Skilling - c/o District Bk for Reconstructive
67 Rue de Lille, Paris 7E. France

Assess map

91

- Peaks Island

3/29/55
Allen

(5)

M-1) - Eulalia Deane

M-2) - Steinan & Gudrun Gudmundson

M-3)

M-4) - Nellis M Partington

M-10) - Myrtle E. Merris Ruby L. Cochrane 52 Stratton St. Paul, Brookline Mass

M-9)

M-5) - Jean & Taylor

M-6) - Walter F. White

M-7) Unknown

M-8) Unknown

dup.
5 Elm St, Brookline Mass

Box 556, Westfield N. J.
202 W. Franklin St. Haverhill Mass
9 Springfield St. Pitt