Reviewed for Code Compliance
Inspections Division
Approved with Conditions
Date: 10/20/17

August 14, 2017

Ms. Deb Andrews
Historic Preservation Program Manager
389 Congress St. Portland, ME 04101

Dear Deb,

Thank you for including us on the September 6, 2017 meeting of the Historic Preservation Board. The First Parish Meeting House Trustees and the congregation are undertaking a project to make their buildings accessible to all. The project is being done in two phases. We are asking for approval of only the first phase at this time as the second phase has only been developed to a conceptual level and the construction of the second phase would not begin for at least two years. We will return at a later date with a developed proposal for the Phase 2 work items. Below is a description of the complete project.

First Parish Meeting House and Parish Hall- Accessibility Project

The accessibility project for First Parish Meeting House and Parish Hall is long overdue and it is extensive. It is projected to take as long as 3 years to complete. For this reason we would like to start with a Phase 1 that would make the Meeting House and entry floor of the Parish Hall accessible by fall of this year. This can be accomplished by employing the use of a temporary ramp. This ramp would be utilized until the whole project is completed in 2020. The focus of this phase is making the Parish Hall entry compliant with ADA standards. The importance of these significant historic structures is well recognized and the proposed design solutions will respect the historic features and details of these buildings while allowing them to become fully accessible.

Phase 1 (completion by the Fall of 2017) consists of:

1. A temporary ramp will be erected, similar to, but more substantial than the one used at the City Hall while the side accessible entry was being reconstructed in 2016. With the handrail removed, the ramp will connect to a 10' long temporary landing extension on the eastern side of the existing landing. The first section of the ramp will be 30' long. This section terminates at a 10'x 5' landing. A second ramp section of 20' reverses direction and returns near the bottom of the stair. This ramp is temporary and would be taken down and removed when Phase 2 is operational. The ramp will be supplied and installed by Amramp. A drawing and brochure are attached.

2. Reconstructing the Parish Hall two sets of front exterior doors and framing. Two sets of pairs of 28" panel doors currently exist at the two ends of the entry vestibule. One of the doors of each pair will need to be 36" in width. The 36" door will be paired with a 20" operable, but floor bolted, door. The 20" door will match the 36" door in design and detail. The ~5" stiles will be the same on each door and the middle panel will vary. M R Brewer Fine Woodworking will be building and installing the complete exterior door framing system and the two sets of doors.

3. A small ~ 2' long ramp, located at the threshold below the iron gate entry to the Parish Hall lawn and garden, is necessary to make the existing path end accessible. This ramp will be temporary and will be removed when Phase 2 is operational.

4. At a May, 2017 meeting in City Hall with Jon Jennings and Jeff Levine we requested that a Handicapped parking space on Congress Street in front of the Meeting House be designated and appropriately marked. At the meeting, it was agreed that the City would do this in the near future. This was accomplished in July and is currently in active use.

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Phase 2 (completion no later than the Fall of 2020) consists of:

1. Removing the existing egress stair tower located in the rear of the Parish Hall and replacing it with a new code-compliant egress stair and elevator. This elevator will connect the three floors of the Parish Hall and provide accessibility to all of these floors as well as the Meeting House that is located at the same level as the 1st floor of the Parish Hall. The accessible access will be through the 1st floor of the Parish Hall.

2. The accessible route from the front of 1st Parish Meeting House and Parish Hall is proposed to lead up the east side of the Parish Hall on Freshman Alley to a new entry door and vestibule that will be quite visible from Congress St. This door will be appropriately power-operated, signed, lighted, secured and covered with a proposed 4' deep x10' wide canopy.

3. At the May, 2017 meeting with Jon Jennings and Jeff Levine we asked about the City's schedule for repairing the surface of Freshman Alley adjacent to 1st Parish Hall. We asked that it be completed before the completion of the accessibility project for 1st Parish. Mr. Jennings said that he was confident that this work would be accomplished by then.

4. The original granite front stairway will be uncovered, cleaned and preserved. Over time the original handrail system was removed and replaced with an inadequate system. This inadequate system led the congregation to add the current overlay stairway and handrails to facilitate easier access to the facilities. We propose to remove the overlay landing and stairs and install a compliant guardrail/ handrail system constructed of painted steel attached to the original granite stairway.

Thank you for your assistance on this project.

Sincerely

TED OLDHAM

Ted Oldham for Stephen Jenks and the Trustees of First Parish Meeting House

Attachments:
1. HP application for Certificate of Appropriateness
2. 1st Parish Accessibility Project Drawings: 1a, 1b, 2a, 2b, A, B, C, D, & E

Date: 8·16·17

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HISTORIC PRESERVATION
APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

Pursuant to review under the City of Portland's Historic Preservation Ordinance (Chapter 14, Article IX of the Portland City Code), application is hereby made for a Certificate of Appropriateness for the following work on the specified historic property:

PROJECT ADDRESS:

CHART/BLOCK/LOT: 027 B 005 (for staff use only)

PROJECT DESCRIPTION: Describe below each major component of your project. Describe how the proposed work will impact existing architectural features and/or building materials. If more space is needed, continue on a separate page. Attach drawings, photographs and/or specifications as necessary to fully illustrate your project—see following page for suggested attachments.

SEE ATTACHED LETTER.

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ATTACHMENTS

To supplement your application, please submit the following items, *as applicable to your project.*
Keep in mind that the information you provide the Historic Preservation Board and staff is the only description they will have of your project or design. Therefore, it should precisely illustrate the proposed alteration(s).

✓ Exterior photographs (required for all applications.) Include general streetscape view, view of entire building & close-ups of affected area.

____ Sketches or elevation drawings at a minimum 1/4" scale. Please label relevant dimensions. All plans shall be submitted in 11" x 17" format except for major projects, where 22" x 34" plans are requested. Applicants for major projects should submit one (1) 11" x 17" copy for scanning purposes.

____ Details or sections, where applicable.

____ Floor plans, where applicable.

____ Site plan showing relative location of adjoining structures.

✓ Catalog cuts or product information (e.g. proposed windows, doors, lighting fixtures)

____ Materials - list all visible exterior materials. Samples are helpful.

____ Other(explain)_____

If you have any questions or need assistance in completing this form, please contact Historic Preservation staff: Deb Andrews (874-8726) or by e-mail at dga@portlandmaine.gov

Please return this form, application fee (see attached fee schedule), and related materials to:

Historic Preservation Program
Department of Planning and Urban Development
Portland City Hall, 4th Floor
389 Congress Street
Portland, ME 04101

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CONTACT INFORMATION:

APPLICANT

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Zip Code: 04102
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Fax #:
Home: 207 772 7435
E-mail: stephen.jenks@me.com

PROPERTY OWNER

Name:
Address:
Zip Code:
Work #:
Cell #:
Fax #:
Home:
E-mail:

BILLING ADDRESS

Name: TED OLDHAM
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ARCHITECT

Name:
Address:
Zip:
Work #:
Cell #:
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Home:
E-mail:

CONTRACTOR

Name: Amramp
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Work #: 207 228 2205
Cell #:
Fax #:
Home:
E-mail: mark.rafferty@amramp.com

√ Stephen Jenks
Applicant's Signature

Owner's Signature (if different)

amramp
AMERICA'S LEADING RAMP®

ABOUT OUR RAMP SYSTEM

QUICK DELIVERY

Amramp is a patented, affordable ramp that is easy to use. Because it is made of in-stock components, we can deliver quickly from our locations across the USA.

RENTALS

NO minimum rental period or maximum amount of ramp required. For short-term disabilities, set-up in a rental property, or while staying with a family member, Amramp's RENTAL program might be best. Most ramps can be set up in less than a day. FREE home evaluations of your exact ramp requirements. Amramp complies with ADA guidelines.

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MAKING LIFE ACCESSIBLE®

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for solutions to all your accessibility needs, including:

- Residential & commercial entry ramps
- Portable ramps
- Threshold and transition ramps
- Portable, roll-in showers
- Vertical & inclined lifts
- Free-standing, overhead patient lifts
- Pool lifts
- Automatic door openers
- Other unique assistive devices

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Made in the USA

STEEL

Patent #5,740,575 Form #007 1 12

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CITY OF PORTLAND, MAINE

FEATURES

- **Rent or Buy**
  For short-term disabilities (less than 5-6 months), use our RENTAL option. For longer use periods the ramp should be purchased. If you are not sure how long you will need the ramp, start off by renting. We will convert 75% of the rental fee towards the purchase price.
- **No Minimum Size or Rental Period**
- **Moveable and Reusable**
  Easy to dismantle and transport if relocated.
- **Non-slip Ramp Surface**
  Durable, non-skid mesh steel ramp is safer than wood, allowing moisture to pass through to prevent puddles from forming.
- **FREE Evaluation**
  We'll set up a personal meeting to custom design the ramp and discuss special needs.
- **We Install It!**
  Most installations take less than a day.
- **Affordable!**

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www.amramp.com

Amramp makes life accessible

At Amramp, we help to improve the quality of your or your loved ones' lives, maintain independence and preserve dignity. Our dedicated staff is comprised of caring individuals who are experts in providing safe accessibility solutions.

Amramp will help people access their homes, businesses, schools and places of worship. Safe and easy access for doctors' appointments.

Locally owned and independently operated locations coast to coast to provide you with a FREE evaluation to make sure that you receive the best wheelchair ramp for your situation. The Amramp team is caring and dedicated to providing a superior product with outstanding service.

THE AMRAMP ADVANTAGE!

- Our Amramp-Grip ramp surface has a gripping, open mesh design that allows water to pass through, preventing dangerous ice film. All other ramps made from aluminum, wood or concrete are solid surfaces, allowing moisture to accumulate.
- The unique Amramp-Grip coating is the most slip resistant ramp surface available.
- Amramp does not require excavating your property. Most ramps are installed in less than one day.
- Even after years of productive use, when our ramps are no longer needed, they can be easily re-used by someone else, rather than dumped into a landfill.
- Amramps are considered durable medical equipment and do not usually require a building permit.
- Amramps modular ramp systems are made in the USA from 100% recycled and recyclable steel.
- Our steel ramps are fireproof and provide a more stable, non-flammable exit in the case of fire. Wood and aluminum are not fireproof.
- Our ramps are a great solution for rental units. They are free standing with no permanent damage to the home or property.

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Side View:

Slope = 50" RISE / 50' RAMP
1.0" RISE/ 'RAMP

amramp
800-649-5215

Top View:

NOTES
1. Rev None

Job Name:	Veligor/ Portland, ME
Location:	Amramp NH ME
Requested:	Mark R.
Phone:	603-491-1470
Fax:	
Date:	8-9-17
Zip:	03301
Drawn By:	Jon
Checked By:	James
Job	

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