



Date: 12-21-09

**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:

**PROPERTY ADDRESS:** 415 Congress Street

**APPLICANT:**

Name: Kevin Mattson Telephone: 377-8977

Company, if applicable: 415 Congress, LP

Address: 134 Main St., Suite 2A, Winthrop, ME 04364

E-mail address: kevin@mattsondevelopment.com

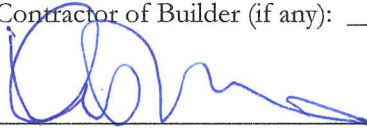
**PROPERTY OWNER (if different):**

Name: 415 Congress, LP Telephone: \_\_\_\_\_

Address: \_\_\_\_\_

Architect (if any): Structures North Consulting Engineers, Inc.

Contractor of Builder (if any): Knowles Industrial Service Corporation

  
Applicant's Signature

Owner's Signature (if different)

**BILL TO: (Please list contact information for future advertising expenses)**

Name: Applicant Telephone: \_\_\_\_\_

Company, if applicable: \_\_\_\_\_

Address: \_\_\_\_\_

**APPLICATION FEE:**

See attached fee schedule. Please submit fee with completed application.

## Activities Requiring Approval in Historic Districts

If your property is located within a historic district or is an individually designated historic structure, it is necessary to receive approval before proceeding with any exterior alteration, construction activity or site improvement that will be visible from a public way. Following is a list of activities requiring review. **Please check all those activities that apply to your proposed project.**

### Alterations and Repair

- Window and door replacement, including storms/screens
- Removal and/or replacement of architectural detailing (for example porch spindles and columns, railings, window moldings, and cornices)
- Porch replacement or construction of new porches
- Installation or replacement of siding
- Masonry work, including repointing, sandblasting, chemical cleaning, painting where the masonry has never been painted, or conversely, removal of paint where the masonry historically has been painted
- Installation or replacement of either roofing or gutters when they are a significant and integral feature of the structure
- Alteration of accessory structures such as garages

### Additions and New Construction

- Building additions, including rooftop additions, dormers or decks
- Construction of accessory structures
- Installation of exterior access stairs or fire escapes
- Installation of antennas and satellite receiving dishes
- Installation of solar collectors
- Rooftop mechanicals

### Signage and Exterior Utilities

- Installation or alteration of any exterior sign, awning, or related lighting
- Exterior lighting where proposed in conjunction with commercial and institutional signage or awnings
- Exterior utilities, including mechanical, plumbing, and electrical, where placed on or near clearly visible facades

### Site Alterations

- Installation or modification of site features other than vegetation, including fencing, retaining walls, driveways, paving, and re-grading

### Moving and Demolition

- Moving of structures or objects on the same site or to another site
- Any demolition or relocation of a landmark contributing and/or contributing structure within a district

***Note: Your project may also require a building permit. Call Building Inspections (874-8703) to make this determination.***

## **PROJECT DESCRIPTION**

Describe in a separate paragraph 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 description and supporting documents.

## 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. Plans or drawings should generally not exceed 11" x 17". For major projects, 22" x 34" plans are requested.

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 Scott Hanson (756-8023)

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

Historic Preservation Division  
Department of Planning and Development  
Portland City Hall, 4<sup>th</sup> Floor  
389 Congress Street  
Portland, ME 04101

## 415 Congress Street – Masonry Stabilization Project Description

City of Portland Historic Preservation Application for Certificate of Appropriateness 12.21.2009

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### Introduction

415 Congress Street is a six story brick and terra cotta structure designed by Portland architect Frederick Tompson and built in 1911. It is individually listed in the National Register of Historic Places (photos 1, 2). Generally known as the Masonic Building, the front half of the building is comprised of office and retail space owned by 415 Congress, LP and the rear half of the building is owned and occupied by the Grand Lodge of Maine.

The Certificate of Appropriateness application is being made for terra cotta stabilization work solely on the portion of the building owned by 415 Congress, LP. See attached floor plan and SKS-5, 6, 7.

### Background

Approximately three years ago a corner block modillion of the cornice at the rear of the building fell to the ground. This precipitated the installation of the netting on the upper and lower cornices to temporarily contain loose cornice material (photos 1, 2).

In early June 2009 a small piece of a fourth floor terra cotta projecting window lintel fell from the Congress Street elevation of the building (photos 3, 4). 415 Congress, LP retained a team of historic masonry specialists made up Resurgence Engineering, Building and Monument Conservation and Sutherland Conservation & Consulting to do an emergency assessment with Knowles Industrial to remove loose pieces of terra cotta, mortar, and sealant that posed an immediate risk of falling to the ground and to develop a stabilization plan. The stabilization plan called for full access staging to facilitate additional removal, patching, supporting and containment of projecting terra cotta elements.

Once funding was secured for the stabilization work, the scaffolding was erected and a design team led by Structures North Consulting Engineers was retained. Structures North substantially completed their conditions assessment of the portion of the building accessible by scaffolding on December 11, 2009 (photos 5 – 14). Preliminary stabilization details have been completed (see SKS-1, 2, 3, 4) for window lintels, but the final materials and details for upgraded netting and covering broken and missing terra cotta units is still being worked on.

### Project Description

Schedule: At present the plan is to have the temporary stabilization work completed by the end of January 2010.

Scope of Stabilization Work:

1. Removal of all loose pieces of terra cotta and the removal of the corner stones of the upper cornice because of their unstable condition (photos 7 – 10). The best course of action has not yet been determined for waterproofing openings created by the terra cotta removal. One possible alternative for this is a peel and stick membrane with termination bars. At the upper cornice, it appears that one source of water infiltration is the copper flashing, we would like to consider covering this with a membrane to help slow the terra cotta deterioration.
2. The window lintel soffits need to be supported to keep spalls from falling (photos 11, 12). The soffits of the upper cornice are cracking and should also be supported. The window supports have already been detailed and Knowles is beginning work on these (SKS-1 through SKS-7).
3. All projecting terra cotta should be covered with a stainless steel netting to be specified. As the permanent repairs may not be completed soon, there is no way to predict how much of the terra cotta will continue to crack and spall so any unit which appears in good condition today may break off before further work can be completed (photos 6, 13, 14).



Photo 1: 415 Congress Street designed by Frederick Tompson and built in 1911. Individually listed in the National Register. SCC, June 2009.



Photo 2: 415 Congress Street is a brick building with terra cotta trim. The netting on the upper and lower cornices was installed approximately three years ago. SCC, June 2009.



Photo 3: In June 2009 a piece of terra cotta from a 4th floor projecting window head fell from the building. SCC, June 2009.



Photo 4: Detail of terra cotta window head at missing piece. Structures North Consulting Engineers (Structures North), Dec 2009.





Photo 5: Netting at cornices has collected pigeon guano. Structures North, Dec 2009.



Photo 6: Netting was not installed over all projecting terra cotta units. Structures North, 2009.



Photo 7: Detail of corner cornice units to be removed. Note earlier cementitious patching repair. Structures North, Dec 2009.



Photo 8: Detail of typical conditions at cornice. Structures North, Dec 2009.



Photo 9: Detail of cracked block modillion at cornice. Structures North, Dec 2009.

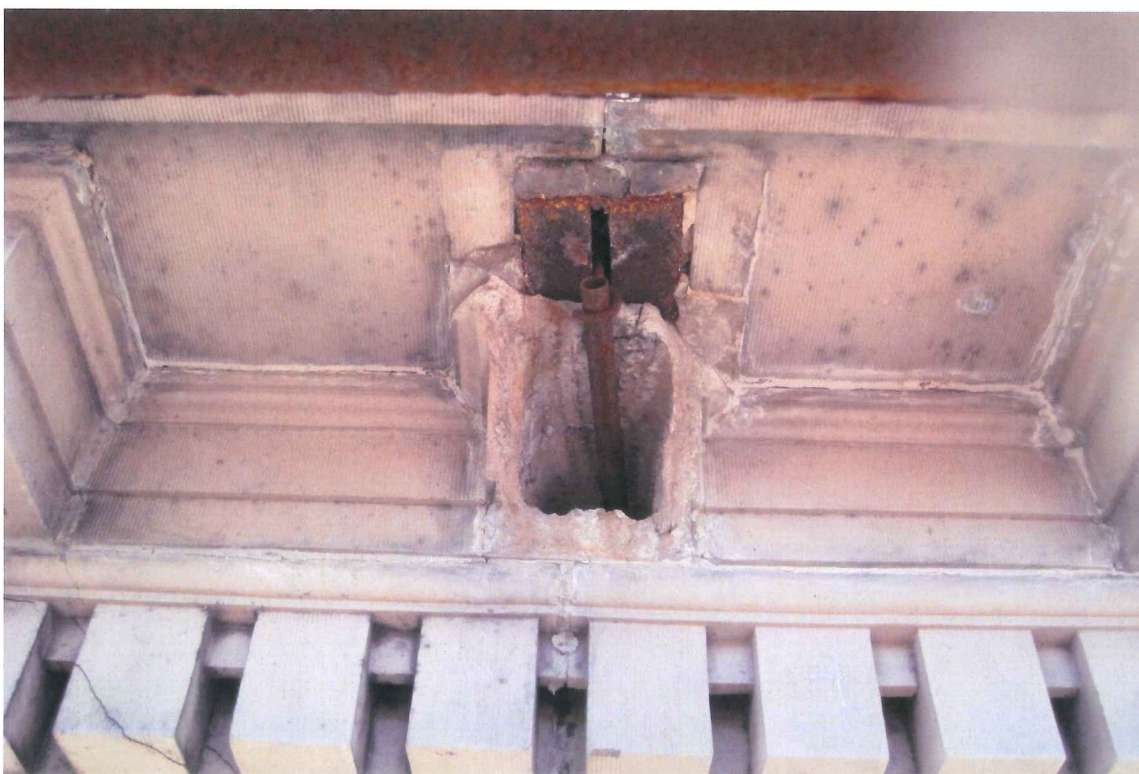


Photo 10: Detail of steel armature after removal of broken block modillion. Note cracked dentils below. Structures North, Dec 2009.



Photo 11: Cracking and spalling of window lintel soffits. Structures North, Dec 2009.



Photo 12: Cracking and spalling of window lintel soffits. Structures North, Dec 2009.



Photo 13: Detail of parapet cartouche. Structures North, Dec 2009.

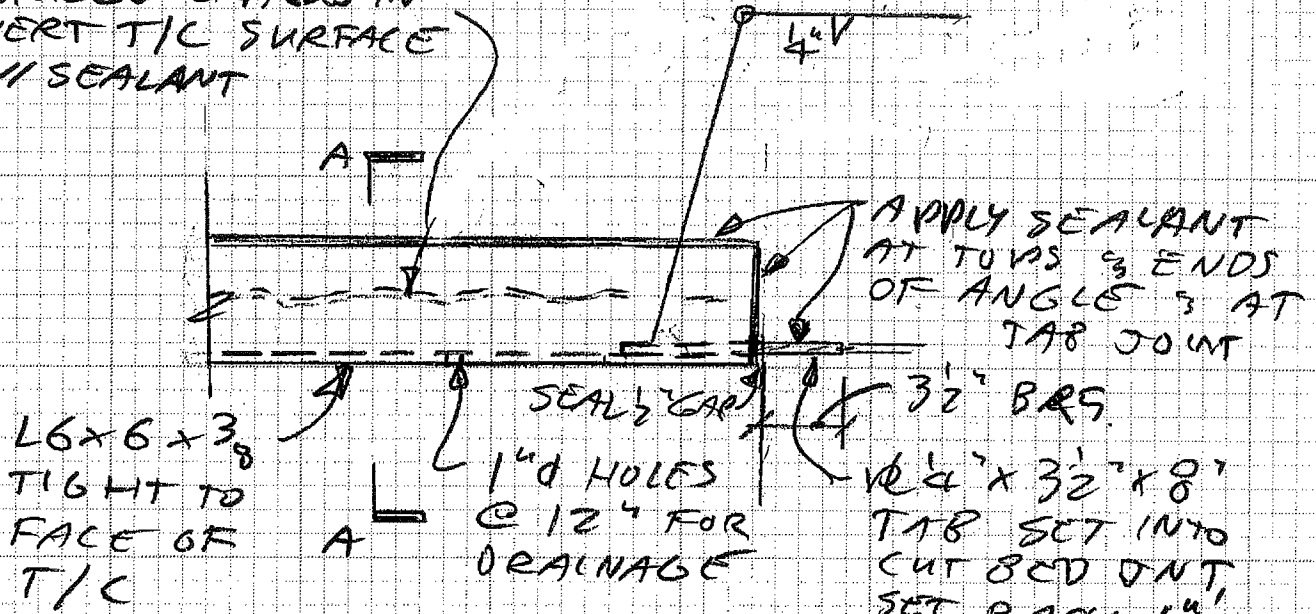


Photo 14: Detail of column and capital on Congress Street facade. Structures North, Dec 2009.

**STRUCTURES NORTH**  
 CONSULTING ENGINEERS, INC.  
 P.O. BOX 8580, SALEM, MA 01971  
 PH 978 . 745.6817 FAX 978 . 745.6067  
 WWW . STRUCTURES - NORTH . COM

JOB 415 CONGRESS ST.  
 SHEET NO. SKS-1 OF \_\_\_\_\_  
 CALCULATED BY [Signature] DATE 12-18-09  
 CHECKED BY \_\_\_\_\_ DATE \_\_\_\_\_  
 SCALE \_\_\_\_\_

BRIDGE CRACKS IN  
 VERTICAL SURFACE  
 W/ SEALANT



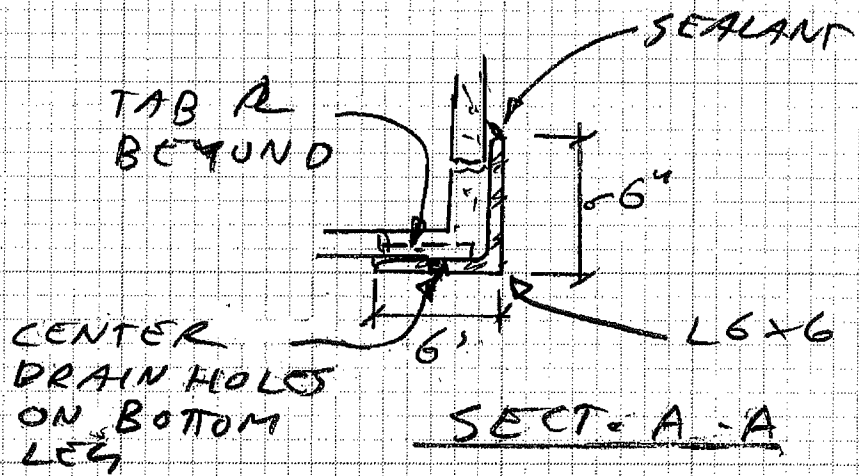
L6x6x3/8  
 TIGHT TO  
 FACE OF  
 T/C

SEALANT  
 1" HOLES  
 @ 12" FOR  
 DRAINAGE

APPLY SEALANT  
 AT TOPS & ENDS  
 OF ANGLE & AT  
 TAB JOINT

3/2" BRG.  
 1/4" x 3/2" x 8"  
 TAB SET INTO  
 CUT BED JOINT  
 SET BACK 1"  
 FROM FRONT  
 OF  $\frac{3}{4}$ .

LINTEL BRACE DET. (A)

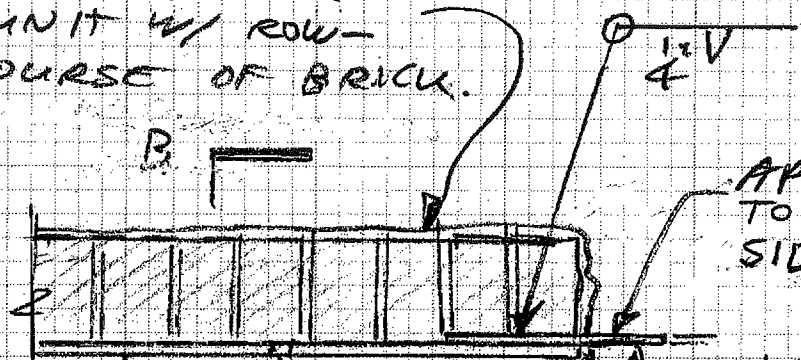


TAB 2  
 BEYOND

CENTER  
 DRAIN HOLES  
 ON BOTTOM  
 LEG

SECT. A-A

REPLACE LOST BOTTOM  
 OF TIC UNIT W/ ROW-  
 LOCK COURSE OF BRICK.



APPLY SEALANT  
 TO JNT OUT-  
 SIDE TAB

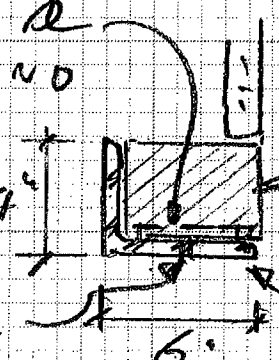
L6x4x3/8  
 LONG LEG  
 HORIZONTAL  
 TIC

SEAL 1/2" GAP  
 1" Ø HOLES  
 @ 12" FOR  
 DRAINAGE

3/2" BRG  
 1/4" x 3 1/2" x 8"  
 TAB SET INTO  
 CUT BED JNT,  
 SET BACK 1/2"  
 FROM WALL  
 FACE

LINTEL BRACE DET. (B)

TAB R  
 BEYOND



ROW-LOCK  
 BRICK COURSE  
 (W/ TRIMMED  
 BRICKS)

CENTER  
 DRAIN  
 HOLES  
 ON BOTTOM  
 LEG

SECT. B-B


Z:\CADD\Projects\2009\09185 415 Congress St\415 Congress St Detail Notes.dwg, XXXX XXXX, 12/15/2009 8:47:36 AM

**GENERAL**

- 1. WORK SHALL CONFORM TO THE REQUIREMENTS OF THE INTERNATIONAL BUILDING CODE 2003.
- 2. CONTRACTOR SHALL VERIFY ALL DIMENSIONS ON THE JOB.

**MASONRY CONSTRUCTION**

- 1. CONCRETE MASONRY CONSTRUCTION SHALL CONFORM TO "SPECIFICATIONS FOR MASONRY STRUCTURES," ACI 530.1-05/ASCE 6-05, AND TO THE NATIONAL CONCRETE MASONRY ASSOCIATION, "SPECIFICATION FOR THE DESIGN AND CONSTRUCTION OF LOAD BEARING CONCRETE MASONRY," TR95K.
- 2. MATERIALS STRENGTH SHALL BE AS FOLLOWS:
  - MORTAR SHALL CONFORM TO ASTM TYPE (M OR S).
  - GROUT SHALL CONFORM TO ASTM C-467, FINE OR COARSE
- 3. ANCHORS TO MASONRY WALLS SHALL BE 3/4" DIAMETER CAST IN PLACE ANCHOR BOLTS. BOLTS SHALL BE 2" SHORTER THAN WALL THICKNESS, WITH A MAXIMUM LENGTH OF 12".


 <b>Structures North</b> <small>CONSULTING ENGINEERS, INC.</small>	<b>JOB NAME:</b> 415 Congress Street	
	<b>DRAWN BY:</b>	<b>CHECKED BY:</b> JMW
<small>60 Washington St., Suite 401          Salem, MA. 01970-3517          T 978.745.6817   F 978.745.6067          www.structures-north.com</small>	<b>SCALE:</b> No Scale	<b>DATE:</b> 12/14/09
	Drawings Notes - 1 of 2	



**STRUCTURAL STEEL**

1. STRUCTURAL STEEL WORK SHALL CONFORM TO "SPECIFICATION FOR STRUCTURAL STEEL BUILDINGS" (AISC ASD 1989), OR LOAD AND RESISTANCE FACTOR DESIGN (LRFD-1999); "CODE OF STANDARD PRACTICE FOR STEEL BUILDINGS AND BRIDGES" (AISC 2000); AND STRUCTURAL WELDING CODE - STEEL (AWS D1.1-04).
2. STRUCTURAL STEEL SHALL BE NEW STEEL CONFORMING TO THE FOLLOWING:
 

ROLLED STEEL SHAPES:	ASTM A992 GRADE 50
STEEL PLATES:	ASTM A36
STRUCTURAL PIPES:	ASTM A53
STRUCTURAL TUBES:	ASTM A500, GRADE B
ANCHOR BOLTS:	ASTM A307
HIGH STRENGTH BOLTS:	ASTM A325
STAINLESS STEEL PINNING RODS:	ASTM A276 TYPE 304, DEFORMED OR THREADED
WELDING ELECTRODES:	AWS E60-XX, LOW HYDROGEN FOR EXISTING STEEL AWS E70-XX FOR NEW METAL
3. SHOP AND FIELD WELDS SHALL BE MADE BY APPROVED CERTIFIED WELDERS AND SHALL CONFORM TO THE AMERICAN WELDING SOCIETY CODE FOR BUILDINGS. SEE SPECIFICATIONS. ALL WELDS SHALL DEVELOP THE FULL STRENGTH OF MATERIALS BEING WELDED, UNLESS OTHERWISE NOTED.
4. FIELD CUTTING OF STRUCTURAL STEEL OR ANY FIELD MODIFICATIONS TO STRUCTURAL STEEL SHALL NOT BE MADE WITHOUT WRITTEN APPROVAL BY ARCHITECT FOR EACH SPECIFIC CASE.
5. ALL STEEL SHALL BE PAINTED WITH TNEMEC 90-97 TNEME-ZINC OR APPROVED EQUIVALANT.

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	Drawings Notes - 2 of 2	

**HISTORIC PRESERVATION BOARD  
CITY OF PORTLAND, MAINE**

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**PUBLIC HEARING  
415 CONGRESS STREET**

**TO:** Chair Romano and Members of the Historic Preservation Board  
**FROM:** Scott Hanson, Preservation Planner  
**DATE:** December 23, 2009  
**RE:** January 6, 2010 – Public Hearing

Application For: Certificate of Appropriateness for Exterior Alterations  
Address: 415 Congress Street  
Applicant: Kevin Mattson  
Property Owner: 415 Congress LP  
Consultant: Amy Cole Ives, Sutherland Conservation & Consulting

**Introduction**

The applicant is requesting approval for removal of deteriorated terra cotta trim elements and temporary stabilization of remaining elements, until restoration work can be undertaken.

**Subject Structure**

Portland's Masonic Temple, dating from 1911, is a large and well designed example of a commercial block in the style of Beaux Arts Classicism. Designed by Frederick A. Tompson, the building is of brick construction, with cast terra cotta trim elements and a flat roof.

The six-story façade of the building, which faces southeast, is five bays wide with a central entrance. This entrance contains a recessed double doorway beneath a two-story arched bay flanked by large pilasters of Doric form. The buildings fenestration is complex. In the first story are a series of four large shop windows; at the second story level and above the bays at the ends of the façade are double windows, each containing three panes; the central bays (two in the second story and three above that level) consist of triple windows. Between the second and third stories is an ornate frieze with denticulation and triglyphs and metopes in the classical manner. Extending the full height of the third, fourth and fifth stories are Corinthian pilasters and framing the central bay, fluted attached columns in pairs. Between the fifth and sixth stories is a denticulated projecting cornice.

## **Proposed Alterations**

As the submitted materials are very detailed and complete, there is no need to repeat the information here.

## **Staff Comments**

As the submitted materials make clear, there is a real and present danger to pedestrians from terra cotta falling off the building. Given this fact, the Board will need to approve the removal of elements currently in danger of falling and stabilization of the remaining elements pending planned restoration work (in several years). The Board should also establish a time frame within which the temporary stabilization measures are to be removed, and appropriate restoration of the deteriorated terra cotta trim commenced.

## **Applicable Review Standards**

The following standards shall apply in the review of this project:

- (2) *The distinguishing original qualities or character of a structure, object or site and its environment shall not be destroyed. The removal or alteration of any historic material or distinctive architectural features should be avoided when possible.*
- (5) *Distinctive features, finishes, and construction techniques or examples of skilled craftsmanship which characterize a structure, object or site shall be treated with sensitivity.*
- (6) *Deteriorated historic features shall be repaired rather than replaced wherever feasible. Where the severity of deterioration requires replacement of a distinctive feature, the new feature should match the feature being replaced in composition, design, texture and other visual qualities and, where possible, materials. Repair or replacement of missing historic features should be based on accurate duplications of features, substantiated by documentary, physical or pictorial evidence rather than on conjectural designs or the availability of different architectural elements from other structures or objects.*

## **Motion for Consideration:**

On the basis of plans and specifications submitted by the applicant for the 12-9-09 Public Hearing and information included in the accompanying staff report, the Board finds that the exterior alterations proposed for 415 Congress Street **meets (fails to meet)** the Standards for Review of Alterations within the historic preservation ordinance, **(subject to the following conditions...)**

## **Attachments**

1. Applicant's project description, annotated photos, and drawings showing scope of proposed work.

### **Introduction**

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### **Background**

Approximately three years ago a corner block modillion of the cornice at the rear of the building fell to the ground. This precipitated the installation of the netting on the upper and lower cornices to temporarily contain loose cornice material (photos 1, 2).

In early June 2009 a small piece of a fourth floor terra cotta projecting window lintel fell from the Congress Street elevation of the building (photos 3, 4). 415 Congress, LP retained a team of historic masonry specialists made up Resurgence Engineering, Building and Monument Conservation and Sutherland Conservation & Consulting to do an emergency assessment with Knowles Industrial to remove loose pieces of terra cotta, mortar, and sealant that posed an immediate risk of falling to the ground and to develop a stabilization plan. The stabilization plan called for full access staging to facilitate additional removal, patching, supporting and containment of projecting terra cotta elements.

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Schedule: At present the plan is to have the temporary stabilization work completed by the end of January 2010.

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Photo 11: Cracking and spalling of window lintel soffits. Structures North, Dec 2009.



Photo 12: Cracking and spalling of window lintel soffits. Structures North, Dec 2009.



Window lintel soffit stabilization with metal angle. MWA 1.5.10



Window sill partial removal and temporary replacement with brick. MWA 1.5.10



Upper cornice NE corner units removed and patched. MWA 1.5.10



Upper cornice SE corner units removed and patched. MWA 1.5.10

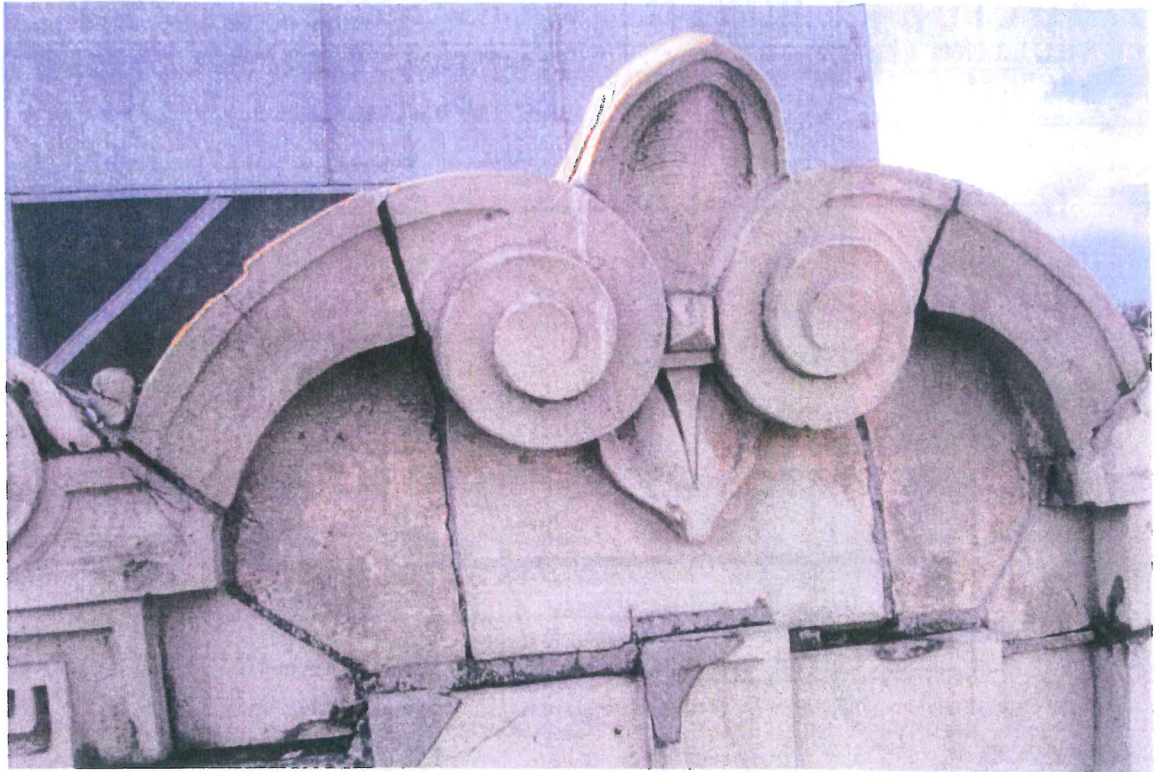


Photo 13: Detail of parapet cartouche. Structures North, Dec 2009.



Photo 14: Detail of column and capital on Congress Street facade. Structures North, Dec 2009.

BRIDGE CRACKS IN  
 VERT TIC SURFACE  
 W/ SEALANT

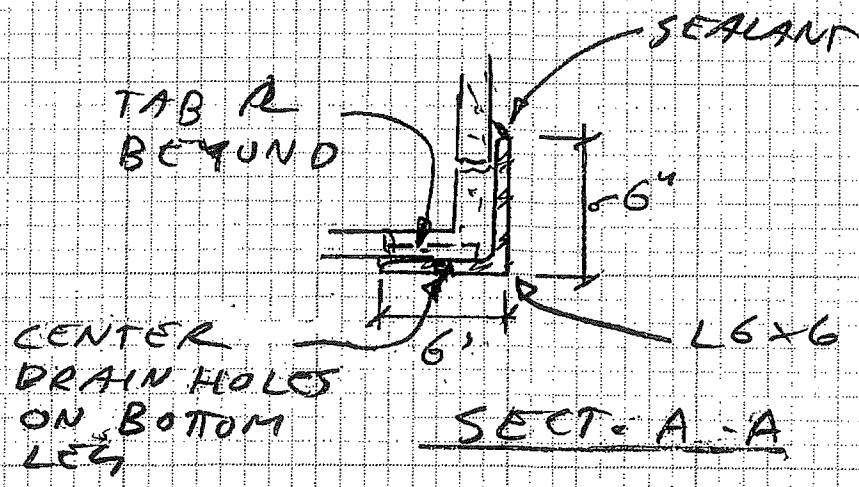
L6x6x3/8  
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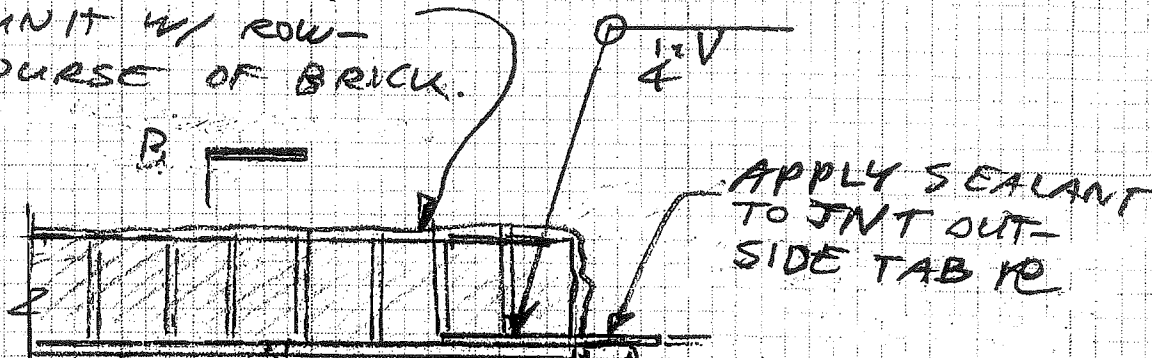
APPLY SEALANT  
 AT TOPS & ENDS  
 OF ANGLE 3 AT  
 TAB JOINT

3/2" BRG.  
 1/4" x 3/2" x 8'  
 TAB SET INTO  
 CUT BED JNT  
 SET BACK 1"  
 FROM FRONT  
 OF 4.

LINTEL BRACE, DET. (A)



REPLACE LOST BOTTOM  
 OF T/C UNIT W/ ROW-  
 LOCK COURSE OF BRICK.



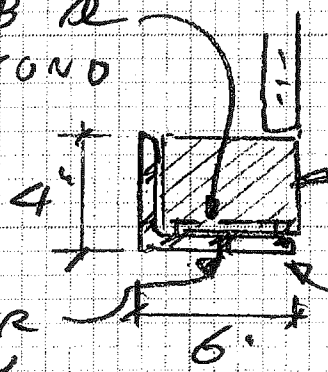
L6x4x3/8  
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APPLY SEALANT  
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 SIDE TAB 10  
 3/2" BRG  
 1/4" x 3/2" x 8"  
 TAB SET INTO  
 CUT BED JNT,  
 SET BACK 1/2"  
 FROM WALL  
 FACE

LINTEL BRACE DET. (B)

TAB 10  
 BEYOND



ROW-LOCK  
 BRICK COURSE  
 (W/ TRIMMED  
 BRICKS)

CENTER  
 DRAIN  
 HOLES  
 ON BOTTOM  
 LEG

SECT. B-B




Z:\CADD\Projects\2009\09185 415 Congress St\415 Congress St Detail Notes.dwg. xxxxx, 12/15/2009 8:47:36 AM

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60 Washington St., Suite 401 Salem, MA. 01970-3517 T 978.745.6817   F 978.745.6067 www.structures-north.com	<b>SCALE:</b> No Scale	<b>DATE:</b> 12/14/09
	Drawings Notes - 1 of 2	
		<b>SKS-3</b>

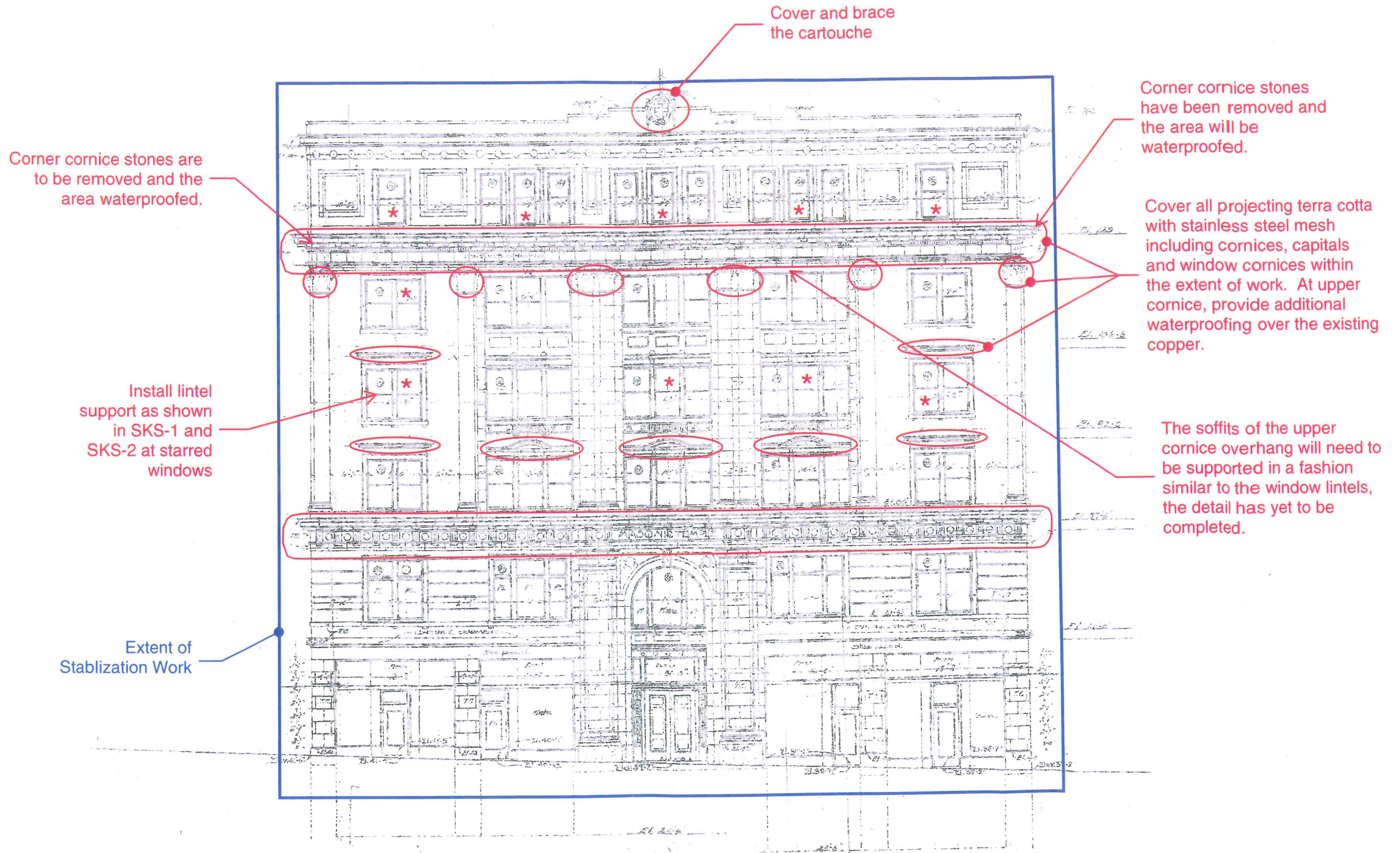
Z:\CADD\Projects\2009\09185 415 Congress St\415 Congress St Detail Notes.dwg. xxxxx xxx (2). 12/15/2009 8:47:40 AM


**STRUCTURAL STEEL**

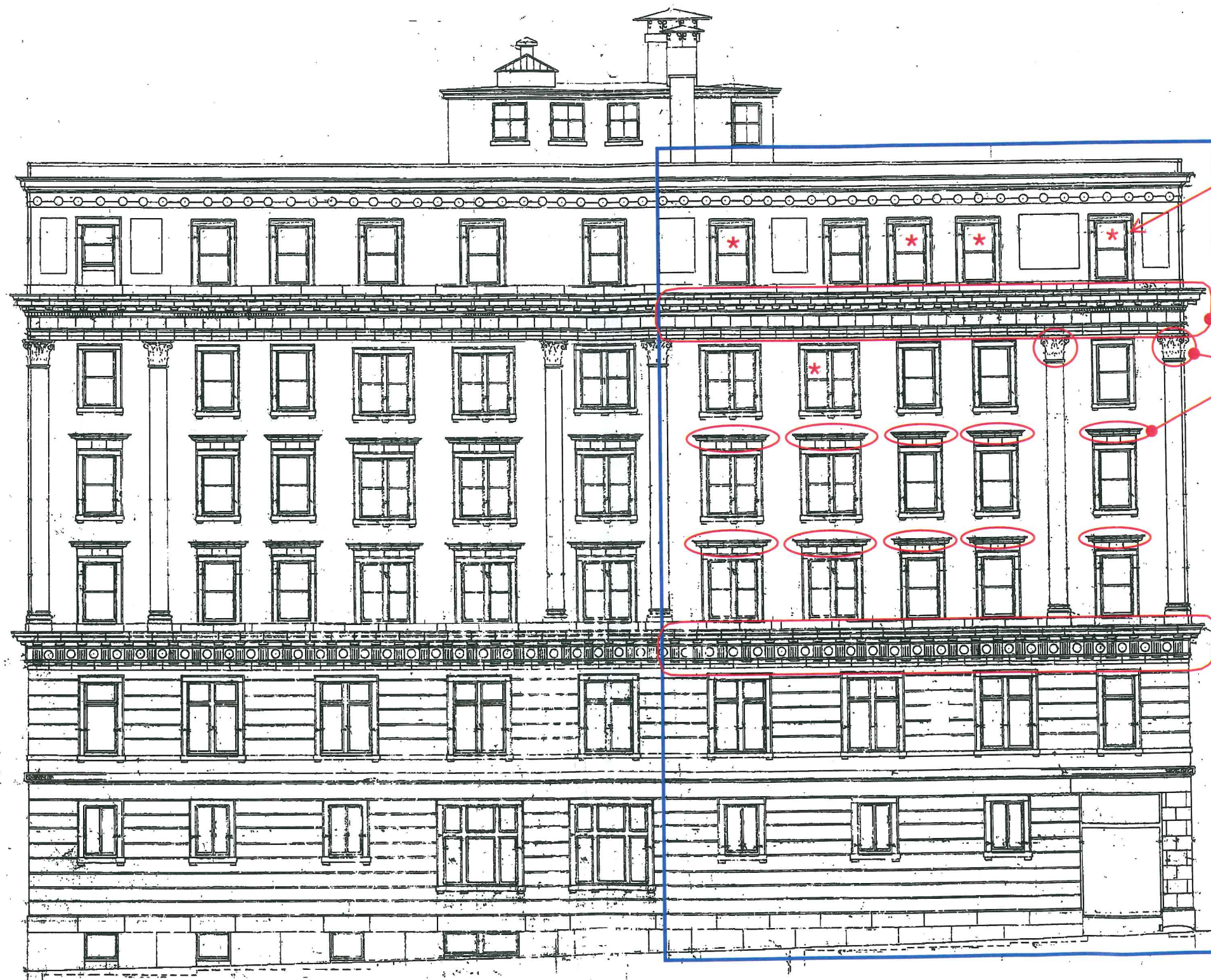
1. STRUCTURAL STEEL WORK SHALL CONFORM TO "SPECIFICATION FOR STRUCTURAL STEEL BUILDINGS" (AISC ASD 1989), OR LOAD AND RESISTANCE FACTOR DESIGN (LRFD-1999); "CODE OF STANDARD PRACTICE FOR STEEL BUILDINGS AND BRIDGES" (AISC 2000); AND STRUCTURAL WELDING CODE - STEEL (AWS D1.1-04).
2. STRUCTURAL STEEL SHALL BE NEW STEEL CONFORMING TO THE FOLLOWING:
 

ROLLED STEEL SHAPES:	ASTM A992 GRADE 50
STEEL PLATES:	ASTM A36
STRUCTURAL PIPES:	ASTM A53
STRUCTURAL TUBES:	ASTM A500, GRADE B
ANCHOR BOLTS:	ASTM A307
HIGH STRENGTH BOLTS:	ASTM A325
STAINLESS STEEL PINNING RODS:	ASTM A276 TYPE 304, DEFORMED OR THREADED
WELDING ELECTRODES:	AWS E60-XX, LOW HYDROGEN FOR EXISTING STEEL AWS E70-XX FOR NEW METAL
3. SHOP AND FIELD WELDS SHALL BE MADE BY APPROVED CERTIFIED WELDERS AND SHALL CONFORM TO THE AMERICAN WELDING SOCIETY CODE FOR BUILDINGS. SEE SPECIFICATIONS. ALL WELDS SHALL DEVELOP THE FULL STRENGTH OF MATERIALS BEING WELDED, UNLESS OTHERWISE NOTED.
4. FIELD CUTTING OF STRUCTURAL STEEL OR ANY FIELD MODIFICATIONS TO STRUCTURAL STEEL SHALL NOT BE MADE WITHOUT WRITTEN APPROVAL BY ARCHITECT FOR EACH SPECIFIC CASE.
5. ALL STEEL SHALL BE PAINTED WITH TNEMEC 90-97 TNEME-ZINC OR APPROVED EQUIVALENT.

 <b>Structures North</b> <small>CONSULTING ENGINEERS, INC.</small>	<b>JOB NAME:</b> 415 Congress Street	
<b>DRAWN BY:</b>	<b>CHECKED BY:</b> JMW	
<b>SCALE:</b> No Scale	<b>DATE:</b> 12/14/09	
<small>60 Washington St., Suite 401          Salem, MA. 01970-3517          T 978.745.8817   F 978.745.6067          www.structures-north.com</small>	Drawings Notes - 2 of 2	
		<b>SKS-4</b>




 <p><b>Structures North</b> CONSULTING ENGINEERS, INC. Salem   Hartford</p> <p>60 Washington St., Suite 401 Salem, MA 01970-3617 T 978.746.8917   F 978.746.8957 www.structures-north.com</p>	JOB NAME: 415 Congress Street	
	DRAWN BY: SAM	CHECKED BY: JMW
	SCALE: No Scale	DATE: 12/17/09
	Congress Street Elevation with Noted Stabilization Work	
		SKS-5



Install lintel support as shown in SKS-1 and SKS-2 at starred windows

Cover all projecting terra cotta with stainless steel mesh including cornices, capitals and window cornices within the extent of work. At upper cornice, provide additional waterproofing over the existing copper.

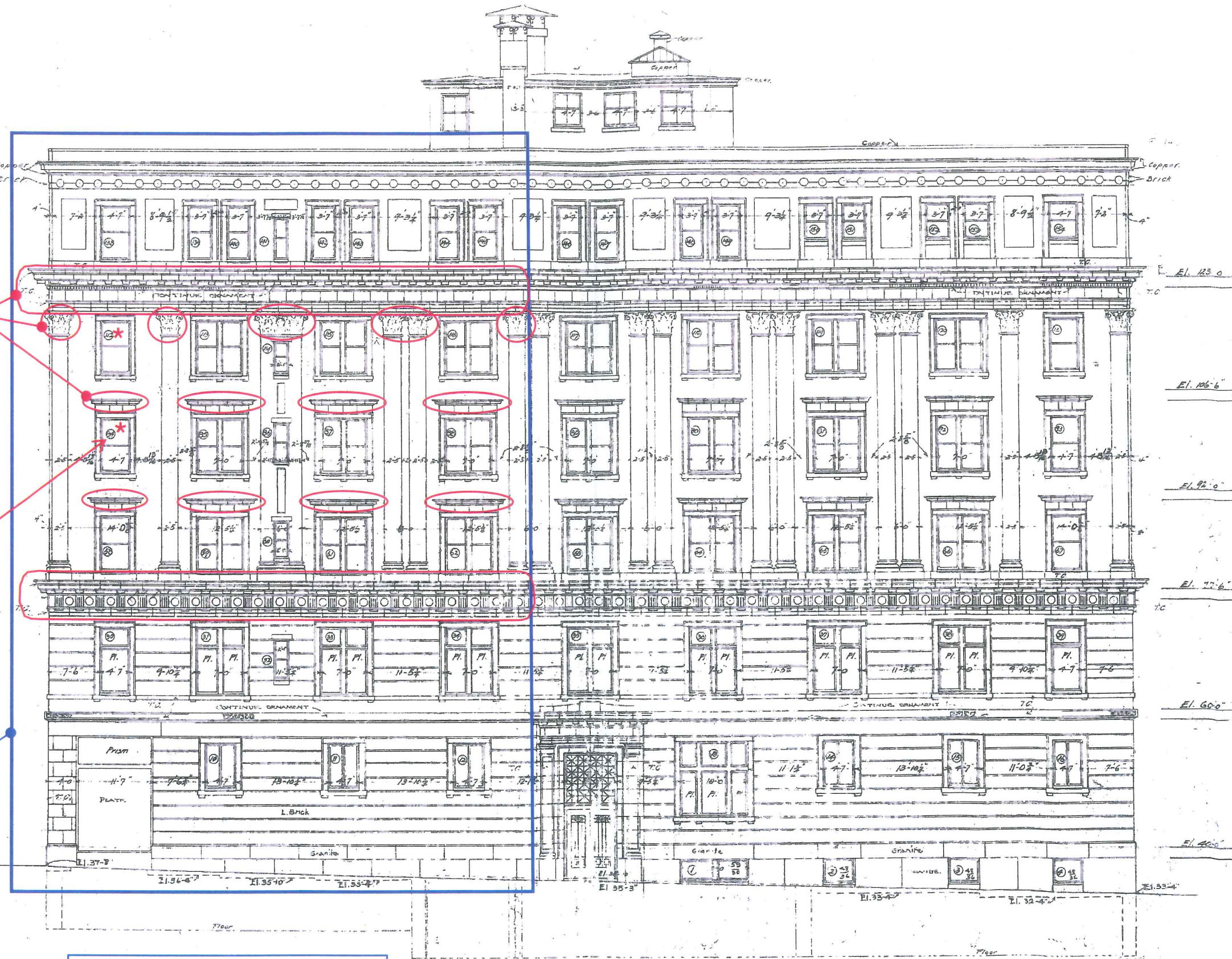
Extent of Stabilization Work

 <b>Structures North</b> CONSULTING ENGINEERS, INC. <small>Salem   Hartford</small> 60 Washington St., Suite 401 Salem, MA, 01970-2517 T 978.745.8817   F 978.745.8887 www.structures-north.com	JOB NAME: 415 Congress Street	
	DRAWN BY: SAM	CHECKED BY: JMW
	SCALE: No Scale	DATE: 12/17/09
	Freshman Alley Elevation with Noted Stabilization Work	
		SKS-6


Cover all projecting terra cotta including cornices, capitals and window cornices within the extent of work. At upper cornice, provide additional waterproofing over the existing copper.

Install lintel support as shown in SKS-1 and SKS-2 at starred windows

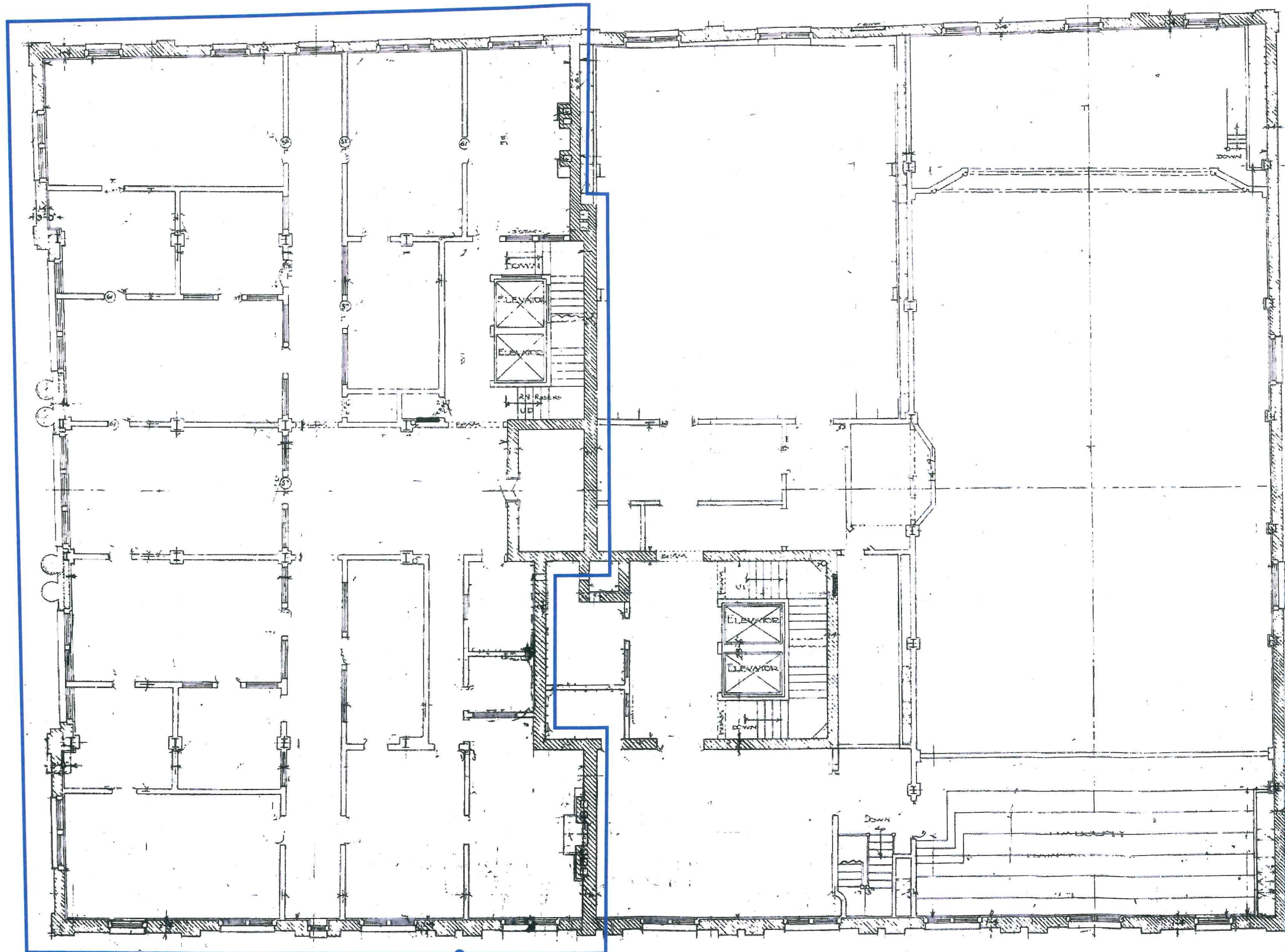
Extent of Stabilization Work



Note: Investigation is on-going, full scope of stabilization has yet to be determined and some additional work may be needed than that shown.

 <p>Structures North CONSULTING ENGINEERS, INC. Salem   Hartford</p> <p>60 Washington St., Suite 401 Salem, MA 01970-3517 T 978.745.8817   F 978.745.8807 www.structures-north.com</p>	JOB NAME: 415 Congress Street	
	DRAWN BY: SAM	CHECKED BY: JMW
	SCALE: No Scale	DATE: 12/17/09
	Chestnut Street Elevation with Noted Stabilization Work	
		SKS-7

Congress Street



Chestnut Street

Extent of exterior  
stabilization work

415 Congress Street Plan

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**Amy Cole Ives**

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