



Date: 6 / 3 / 14

**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: STYXX NIGHTCLUB, SPRING + CROSS STREETS,  
( 6-8 MONUMENT SQ.) PORTLAND

**APPLICANT:**

CBL (Chart-Block-Lot): \_\_\_\_\_

Name: JOSH MOODY

Telephone: 207-691-0070

Company, if applicable: AMJ CORP.

Address: PO BOX 502, PORTLAND 04112

**PROPERTY OWNER (if different):**

Name: CHASE CUSTOM HOMES

Telephone: 207-892-2700

Address: 290 BRIDGTON RD. WESTBROOK ME. 04092

Architect (if any): LELAND HULST ARCHITECTURAL SERVICES

Contractor of Builder (if any): CHASE CUSTOM HOMES

Applicant's Signature \_\_\_\_\_

Owner's Signature (if different) \_\_\_\_\_

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

Name: JOSH MOODY (ABOVE)

Telephone: \_\_\_\_\_

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

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

**APPLICATION FEE:**

See page 7 for fee schedule. Please submit fee with completed application.

## **DESCRIPTION OF PROJECT:**

Describe in a separate paragraph each type of proposed exterior architectural alteration, such as window replacement, roof replacement, porch alteration, repointing of masonry, and/or new addition/construction. Briefly describe the feature or materials affected by the work and give the approximate date that it was constructed, if known. Describe in detail the proposed work and how it will impact the existing feature. Use as many items as necessary to cover all aspects of the project. If more space is needed, continue on a separate page. Reference work items to accompanying drawings or photographs.

The owner of Styxx Nightclub, at the intersection of Cross and Spring Streets in Portland, would like to construct a new outdoor deck in the location of the current concrete entry stairway. The proposal includes removing the existing retaining wall and railing above the Spring Street sidewalk. A new five foot wide metal stair and railing will lead down to a new landing in front of the double entry doors, by also removing the lowest concrete stair. The existing floor drainage grate will remain.

New pressure-treated wooden decking would be installed over new base framing members above the remainder of the stairway, and a 42 inch wooden and metal railing would surround the new area, with three 52 inch tall capped brick posts bounding the perimeter at the edge of the existing sidewalk. The deck would be entered from the interior of the club, for proper separation and carding of customers for service of drinks and food, and an emergency exit gate from the deck would be installed next to the building fire escape from the floor above on Cross Street. Wooden finishes would be opaque grey stain, with black metal balusters. Brick posts would be constructed with brick and mortar joints to match the existing building, capped with precast concrete.

The goal is to provide a pleasant area with container plantings for umbrella tables and chairs, which feels secure next to the sidewalk and downtown street traffic. Construction is planned for this summer, and previous discussions with Jeanie Bourke in City Code Enforcement indicate her satisfaction with the egress modifications proposed.

**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 (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.

Details or sections, where applicable.

Floor plans

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) \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Please Note: In order to be photocopied by the City, plans or drawings should generally not exceed 11" x 17". If you wish to submit larger plans, please provide 10 copies for distribution.

If you have any questions or need assistance in completing this form, please contact the Historic Preservation Staff at 874-8726.

**Please return this form, application fee (see page 4 of this application), and related materials to:**

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