

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

PERMIT ISSUED

Please Read Application And Notes, If Any, Attached

BUILDING INSPECTION PERMIT

Permit Number: 06381

APR 6 2006

This is to certify that SIMONDS, GORDON D TRUSTEE / Gregg Owen

has permission to Replace wooden railing on steps of rear porch & remove fire escapes on east & west sides of building

AT 245 HIGH ST L 036 G005001

provided that the person or persons in firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of the State and of the Ordinances of the City of Portland regulating the construction, maintenance and use of buildings and structures, and of the application on file in this department.

Apply to Public Works for street line and grade if nature of work requires such information.

Verification of inspection must be given and when permission procedure is complete this building or part thereof is closed or services suspended in 4 HOUR NOTICE REQUIRED.

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

OTHER REQUIRED APPROVALS

Fire Dept. Gregg Cass 3-30-06

Health Dept.

Appeal Board

Other DepartmentName

Handwritten signature and date 4/5/06

Director - Building & Inspection Services

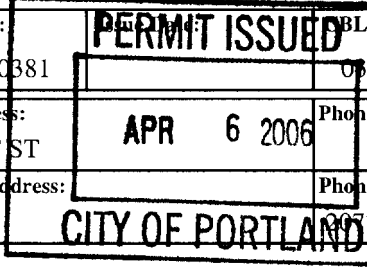
PENALTY FOR REMOVING THIS CARD

**City of Portland, Maine - Building or Use Permit Application**

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 06-0381	<b>PERMIT ISSUED</b>	BL: 06 G005001
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<b>Location of Construction:</b> 245 HIGH ST	<b>Owner Name:</b> SIMONDS GORDON D TRUSTEE	<b>Owner Address:</b> 104 WEST ST	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> Gregg Owen	<b>Contractor Address:</b>	<b>Phone:</b> 2077495903
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b>	<b>Zone:</b>



<b>Past Use:</b> lodging house with 9 rooming units	<b>Proposed Use:</b> lodging house - no change of use under this permit- Replace wooden railing on stairs of rear porch & remove fire escapes on east & west sides of building - see change of use permit on hold waiting for these	<b>Permit Fee:</b> \$30.00	<b>Cost of Work:</b> \$200.00	<b>CEO District:</b> 1
<b>Proposed Project Description:</b>		<b>FIRE DEPT:</b> <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	<b>INSPECTION:</b> Use Group: <i>R2</i> Type: <i>SB</i> <i>4/5/06</i>	
		Signature: <i>Gregg Owen</i>	Signature: <i>[Handwritten Signature]</i>	

Action  Approved  Approved w/Conditions  Denied

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

<b>Permit Taken By:</b> Idobson	<b>Date Applied For:</b> 03/22/2006	<b>Zoning Approval</b>		
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<ol style="list-style-type: none"> <li>This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</li> <li>Building permits do not include plumbing, septic or electrical work.</li> <li>Building permits are void if work is not started within six (6) months of the date of issuance. False information may invalidate a building permit and stop all work..</li> </ol>	<b>Special Zone or Reviews</b> <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Date: _____	<b>Zoning Appeal</b> <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied Date: _____	<b>Historic Preservation</b> <input type="checkbox"/> Not in District or Landmark <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied Date: _____
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**CERTIFICATION**

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the application is issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provision of the code(s) applicable to such permit.

\_\_\_\_\_  
SIGNATURE OF APPLICANT ADDRESS DATE PHONE

\_\_\_\_\_  
RESPONSIBLE PERSON IN CHARGE OF WORK. TITLE DATE PHONE

**City of Portland, Maine - Building or Use Permit**

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

<b>Permit No:</b> 06-038 1	<b>Date Applied For:</b> 03/22/2006	<b>CBL:</b> 036 G005001
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<b>Location of Construction:</b> 245 HIGH ST	<b>Owner Name:</b> SIMONDS GORDON D TRUSTEE	<b>Owner Address:</b> 104 WEST ST	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> Gregg Owen	<b>Contractor Address:</b>	<b>Phone</b> (207) 749-5903
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Commercial	

lodging house - no change of use under this permit- Replace wooden railing on stairs of rear porch & remove fire escapes on east & west sides of building - see change of use permit on hold waiting for these repairs #05-0719	Replace wooden railing on stairs of rear porch & remove fire escapes on east & west sides of building
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**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Marge Schmuckal      **Approval Date:** 03/27/2006  
**Note:** this permit is not authorizing a change of use - see permit #05-0719      **Ok to Issue:**

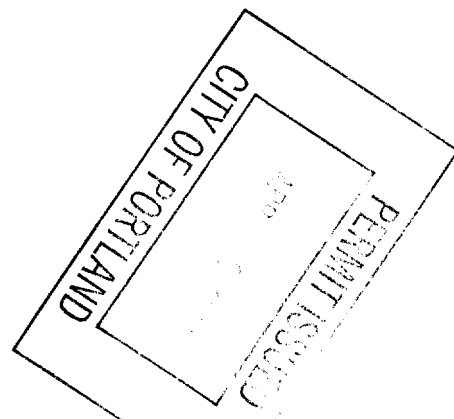
1) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

2) This property shall remain a lodging house with 9 rooming unit dwelling. Any change of use shall require a separate permit application for review and approval.

**Dept:** Building      **Status:** Approved with Conditions      **Reviewer:** Mike Nugent      **Approval Date:** 04/05/2006  
**Note:**      **Ok to Issue:**

1) Guards on rear porch must be 42 inches with openings less than 4 inches w/ graspable rails on both sides between 34 and 38 inches high.

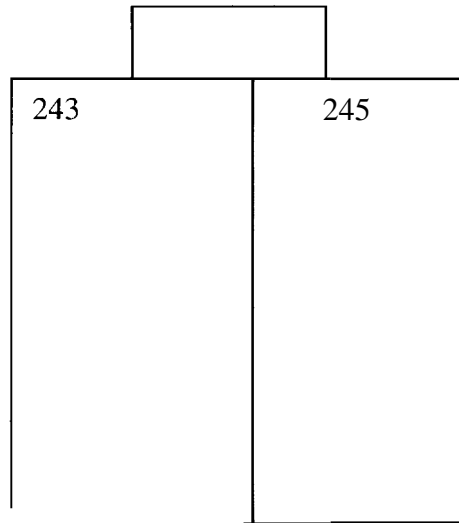
**Dept:** Fire      **Status:** Approved      **Reviewer:** Cptn Greg Cass      **Approval Date:** 03/27/2006  
**Note:**      **Ok to Issue:**



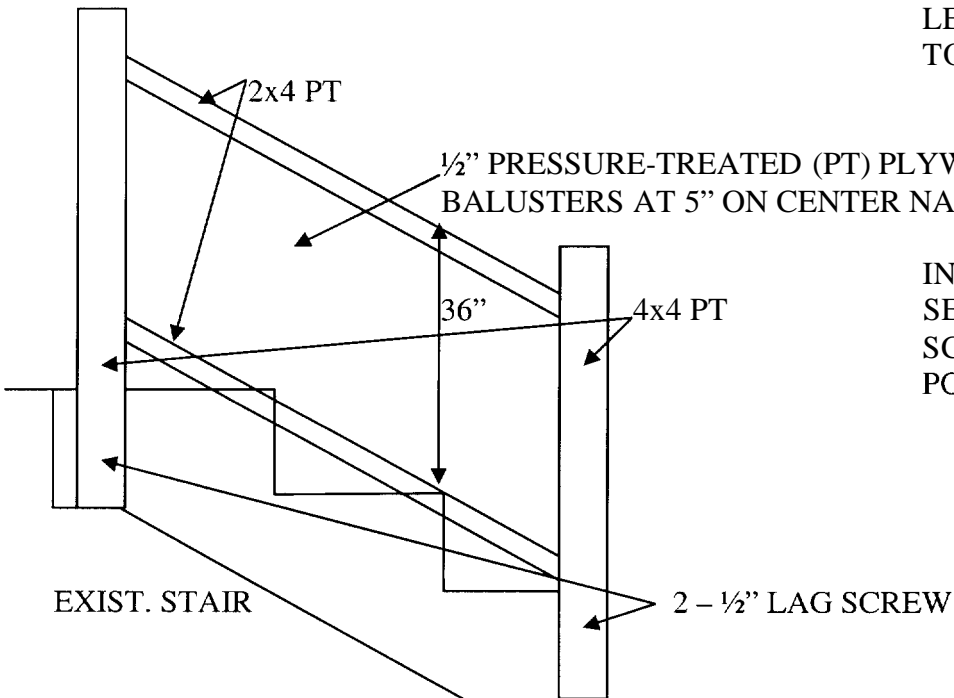
243-245 HIGH STREET  
HANDRAIL MODIFICATIONS  
NOT TO SCALE -  
DIMENSIONS ARE  
APPROXIMATE

MARCH 29, 2006  
HELEN C. WATTS, P.E.  
CRITERIUM-MOONEY ENGINEERS  
CME P/N 06-049

HIGH STREET



LAG SCREWS. ADD 36"  
GUARDRAIL MATCHING STAIR  
LEAVE 2" GAP FROM DECKING  
TO BOTTOM OF PLYWOOD



INSTALL WOOD HANDRAIL  
SECTION ON HANDRAIL MOUNTS  
SCREWED ON INSIDE OF 4x4  
POSTS

243-245 HIGH STREET  
FIRE ESCAPE REMOVAL  
PLAN

WORK FROM THE TOP DECK DOWN.  
MOVE TIE OFF FOR SAFETY BELTS TO GRATING/STAIR  
BEHIND AS SECTIONS ARE REMOVED.  
CUTTING TORCHES SHOULD BE USED WITH CAUTION AND  
AWAY FROM THE WOOD BUILDING STRUCTURE.  
LOWER MATERIALS TO GROUND WITH ROPE.  
CLEAR REMOVED SECTION BEFORE FREEING ANOTHER.  
Criterium - Mooney Engineers (CME) is not responsible for the safety  
or safe practices of the Contractor, or for the condition of these  
structures. The removal method may be modified by the Contractor  
after review by CME.

MARCH 29,2006  
HELEN C. WAITS, P.E.  
CRITERIUM-MOONEY ENGINEERS  
CME P/N 06-049

243 HIGH STREET

REMOVE FRONT AND RIGHT HANDRAIL, TOP DECK.  
REMOVE DECKING FROM SECTION BETWEEN FRONT 2 SUPPORTS.  
REMOVE JOISTS. TIE ROPE TO OUTER JOIST AND OUTER ANGLE BRACE.  
CUT JOISTS AND OUTER BRACE FREE; LOWER WITH ROPE OVER REMAINING DECK.  
REMOVE REMAINING SECTIONS WORKING TOWARD STAIR.  
BRACE AND ROPE TOP STAIR WITH 4x4s BEFORE REMOVING LAST 3 BRACES.  
CUT WOOD STAIR FROM SUPPORTS AND LOWER USING ROPE OVER SUPPORTS,  
WORKING IN SECTIONS FROM SUPPORT TO SUPPORT.  
REMOVE REMAINING SUPPORTS WHERE POSSIBLE.  
REMOVE 2<sup>ND</sup> DECK AND STAIR HANDRAIL AND GRATING.  
REMOVE REMAINING SUPPORTS WHERE POSSIBLE.  
ROPE TOP OF LOWER STAIR. BRACE STAIR WITH 4x4s AS NEEDED.  
CUT STAIR FROM SUPPORTS AND LOWER USING ROPE OVER SUPPORTS,  
WORKING IN SECTIONS FROM SUPPORT TO SUPPORT.  
REMOVE REMAINING SUPPORTS.

245 HIGH STREET

LEAVE TOP DECK IN PLACE.  
ROPE AND DETACH STAIRS TO 2<sup>ND</sup> LANDING, REMOVE.  
REMOVE STUB DECK FROM TOP DECK AND REPLACE GUARDRAIL.  
REMOVE RAIL AND WOOD DECK FROM 2<sup>ND</sup> DECK.  
TIE TOP OF STAIR TO 2<sup>ND</sup> DECK SUPPORT.  
REMOVE GRATING DECK.  
DETACH AND LOWER METAL STAIR.  
DETACH AND REMOVE WOOD STAIR.  
REMOVE SUPPORTS WHERE POSSIBLE.



# General Building Permit Application

If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Total Square Footage of Proposed Structure		Square Footage of Lot	
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot# 136      600      500	Owner: GORDON SIMONDS		Telephone: 450-0660
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: Simonds, Gordon D, Trustee PO Box 891 Portland, ME 04104		cost Of Work: \$ 2000. — est Fee: \$ _____ C of O Fee: \$ _____
Current Specific use: _____ Proposed Specific use: _____			
Project description: Remove fire escapes on east & west sides of building			
Contractor's name, address & telephone: Gordon Simonds			
Who should we contact when the permit is ready: Barry Zimmerman			
Mailing address: PO Box 597 Portland 04102		Phone: 775-1020	

**Please submit all of the information outlined in the Commercial Application Checklist. Failure to do so will result in the automatic denial of your permit.**

In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information visit us on-line at [www.portlandmaine.gov](http://www.portlandmaine.gov), stop by the Building Inspections office, room 315 City Hall or call 874-8703.

I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in this application is issued, I certify that the Code Official's authorized representatives shall have the authority to enter all areas covered by this permit at any reasonable hour to enforce the provisions of the codes applicable to this permit.

Signature of applicant: Barry Zimmerman | Date: 3/18/06

This is not a permit; you may not commence ANY work until the permit is issued.



# General Building Permit Application

If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements *must* be made before permits of any kind are accepted.

Location/Address of Construction: <u>243-245 HIGH ST., PORTLAND, ME</u>		
Total Square Footage of Proposed Structure <u>N/A - REPLACING RAILING</u>		Square Footage of Lot
Tax Assessor's Chart, Block & Lot Chart# <u>30</u> Block# <u>G</u> Lot# <u>546</u>	Owner: <u>R.G. SIMONDS TRUST - PO BOX 891 PORTLAND, ME 04109</u>	Telephone: <u>450-0660</u>
Lessee/Buyer's Name (If Applicable) <u>N/A</u>	Applicant name, address & telephone: <u>R.G. SIMONDS TRUST - PO BOX 891 PORTLAND ME</u>	Cost Of Work: \$ <u>200-</u> Fee: \$ _____ C of O Fee: \$ <u>30<sup>00</sup></u>
Current Specific use: <u>LOGGING HOUSE</u> Proposed Specific use: <u>LOGGING HOUSE</u> Project description: <u>REPLACE WOODEN RAILING ON STAIRS OF REAR PORCH (PRIOR RAILING FEE</u>		
Contractor's name, address & telephone: Who should we contact when the permit is ready: <u>GREGG OWEN</u> Mailing address: _____ Phone: <u>749-5903</u>		

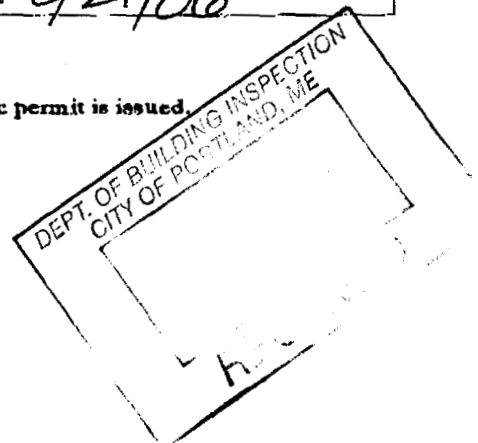
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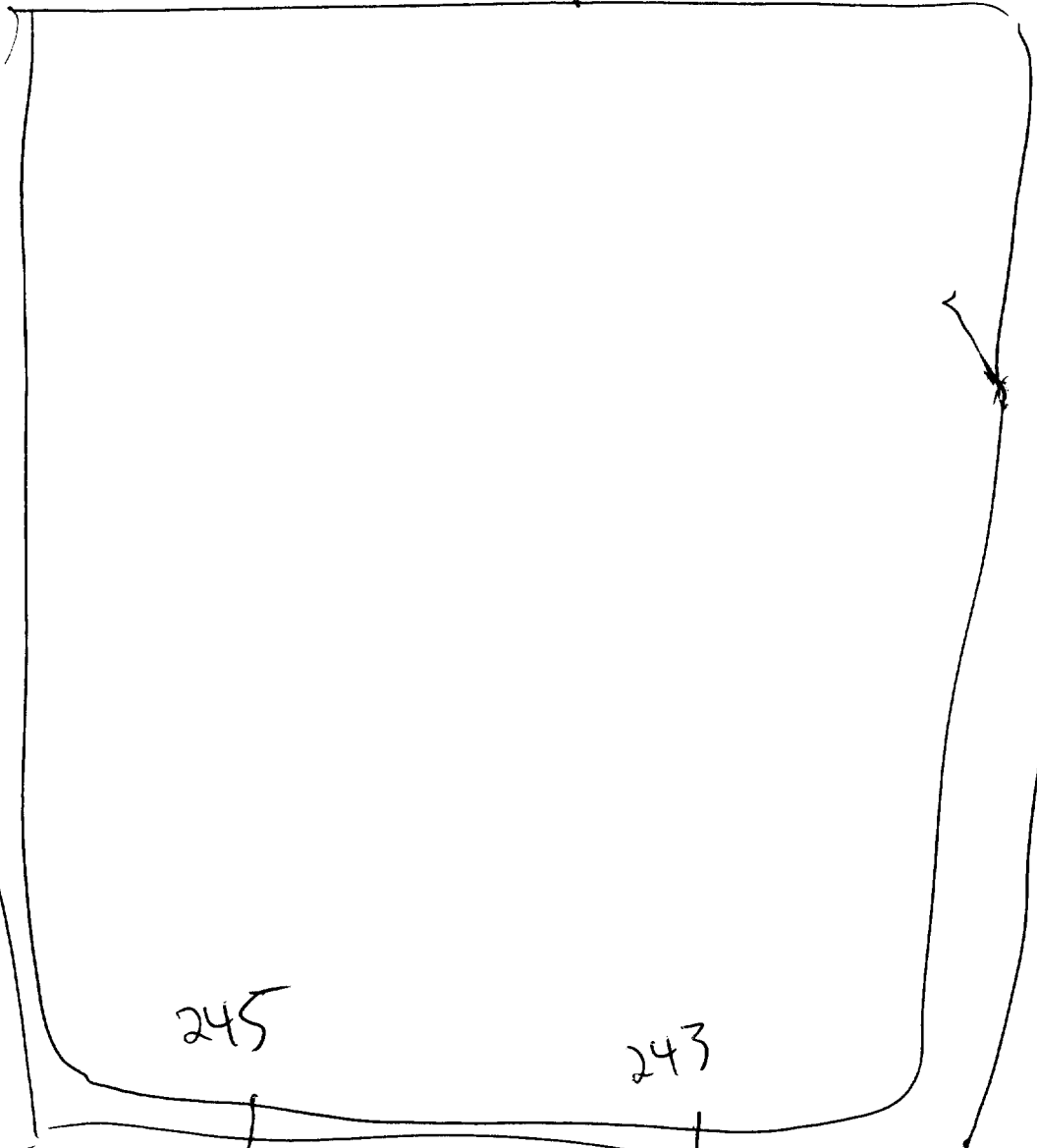
Signature of applicant: Gordon Simonds Date: 2/21/06

This is not a permit; you may not commence ANY work until the permit is issued.



BIG APPLE

DRIVEWAY



STEPS

DECK

THIS AREA

245

243

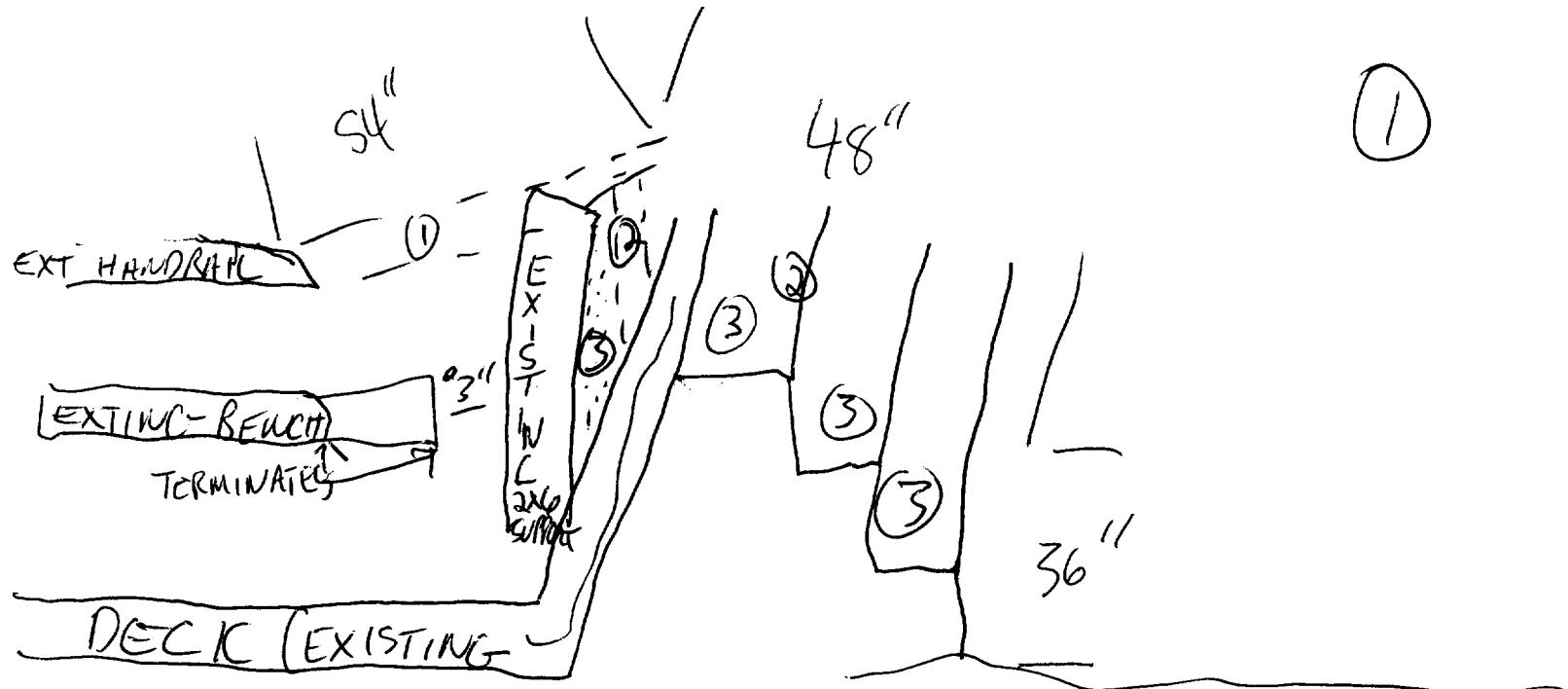
SIDEWALK

DRIVEWAY

HIGH ST



①



① 2x6 REPLACEMENT GUARD

GROUND  
(ASPHALT PATH)

② 2x6 x 32" REPLACEMENT SUPPORT  
+ 2x4 x 48" RAKING  
+ 2x4 x 36" SUPPORT

③ BALLISTERS - ONE EVERY 4" OF OPEN SPACE BETWEEN SUPPORTS.

EXISTING RAIL (2x6)

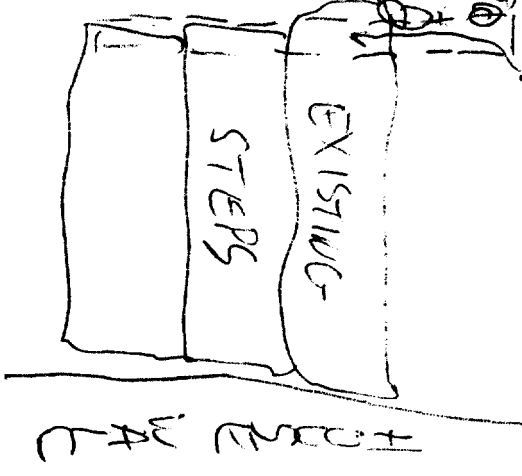
5x6

EXISTING  
RAIL (2x6)

EXISTING  
SUPPORT  
(2x6)

PROPOSED  
SUPPORT  
(2x6)

PROPOSED RAIL  
(5x6)  
" 2x4 SUPPORTS  
AS BRUSHES



BASE

