

498 CONGRESS STREET



Full cut # 820R - Half cut # 8202R - Third cut # 8203R - Full cut 19203R



APPLICATION FOR PERMIT

PERMIT ISSUES

B.O.C.A. USE GROUP

0 0776

SEP 7 1978

B.O.C.A. TYPE OF CONSTRUCTION

ZONING LOCATION 15-3

PORTLAND, MAINE, Sept. 6, 1978

CITY of PORTLAND

To the DIRECTOR OF BUILDING & INSPECTION SERVICES, PORTLAND, MAINE

The undersigned hereby applies for a permit to erect, alter, repair, demolish, move or install the following building, structure, equipment or change use in accordance with the Laws of the State of Maine, the Portland B.O.C.A. Building Code and Zoning Ordinance of the City of Portland with plans and specifications, if any, submitted herewith and the following specifications:

LOCATION 498 Congress Street

Fire District #1 ☐ #2 ☐

1. Owner's name and address Doghouse, Inc. - same Telephone 773-6696

2. Lessee's name and address Foto-Mat Copp. - same Telephone

3. Contractor's name and address Coyne Sign Co. - 84. ~~Cox~~ Cove St. Telephone 772-4144

4. Architect

Proposed use of building Photo-Mat

Last use

Material

Other buildings on same lot

Estimated contractual cost \$..... Fee \$.....14.40...

FIELD INSPECTOR—Mr.

GENERAL DESCRIPTION

This application is for: @ 775-5451

Dwelling Ext. 234

Garage

Masonry Bldg.

Metal Bldg.

Alterations

Demolitions

Change of Use

Other 2 signs on bldg.

To erect sign, 11½ ft. x 2½ ft. also
sign 9½ x 2½ ft. ; both signs to
be directly on side of bldg. one on front
and one on side of bldg.

NOTE TO APPLICANT: Separate permits are required by the installers and subcontractors of heating, plumbing, electrical and mechanicals.

PERMIT IS TO BE ISSUED TO 1 ☐ 2 ☐ 3 ☒ 4 ☐

Other:

DETAILS OF NEW WORK

Is any plumbing involved in this work?

Is any electrical work involved in this work?

Is connection to be made to public sewer?

If not, what is proposed for sewage?

Has septic tank notice been sent?

Form notice sent?

Height average grade to top of plate

Height average grade to highest point of roof

Size, front

solid or filled land?

Material of foundation

Thickness, top

Kind of roof

Roof covering

No. of chimneys

Material of chimneys

Framing Lumber—Kind

Dressed or full size?

Size Girder

Columns under girders

Studs (outside walls and carrying partitions) 2x4-16" O. C. Bridging in every floor and flat roof span over 8 feet.

Size

Joists and rafters: 1st floor

2nd

On centers: 1st floor

2nd

Maximum span: 1st floor

2nd

If one story building with masonry walls, thickness of walls?

height?

IF A GARAGE

No. cars now accommodated on same lot

to be accommodated ... number commercial cars to be accommodated ...

Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building?

APPROVALS BY: DATE

MISCELLANEOUS

BUILDING INSPECTION—PLAN EXAMINER

Will work require disturbing of any tree on a public street? ..

ZONING: C.R. 15.28 9/7/78

Will there be in charge of the above work a person competent

BUILDING CODE: 9.15.28 9/7/78

to see that the State and City requirements pertaining thereto

Fire Dept.:

are observed?

Health Dept.:

Others:

Signature of Applicant Steve O'Fallon Phone #. same

Type Name of above Coyne Sign Company

1 ☐ 2 ☐ 3 ☒ 4 ☐

Other

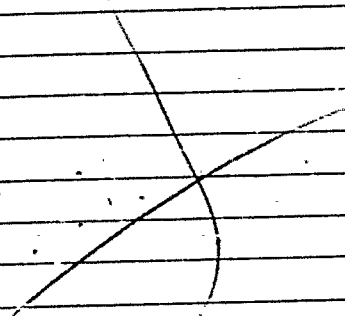
and Address

FIELD INSPECTOR'S COPY

NOTES

9-11-78 Grock, Sign
9-18-78 Sign

Permit No. 98/5726
Location 498 Longview Rd.
Owner Longview Inc.
Date of permit 9-6-78
Approved 9-7-78 sm





CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

Issued to **Potomat Corporation**

LOCATION **498 Congress Street**

Date of Issue **Sept. 13, 1978**

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. 76/649, 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

Limiting Conditions: **section of right hand side of bldg.**

Potomat

This certificate supersedes
certificate issued

Approved:

1-13-78
(Date)

Inspector

Inspector of Building

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.



APPLICATION FOR PERMIT

B.O.C.A. USE GROUP

B.O.C.A. TYPE OF CONSTRUCTION

ZONING LOCATION

PORTLAND, MAINE, 7-27-78

PERMIT ISSUED
JUL 27 1978
0 0649
CITY of PORTLAND

To the DIRECTOR OF BUILDING & INSPECTION SERVICES, PORTLAND, MAINE

The undersigned hereby applies for a permit to erect, alter, repair, demolish, move or install the following building, structure, equipment or change use in accordance with the Laws of the State of Maine, the Portland B.O.C.A. Building Code and Zoning Ordinance of the City of Portland with plans and specifications, if any, submitted herewith and the following specifications:

LOCATION 498 Congress St.

1. Owner's name and address The Doghouse, Inc. - same Fire District #1 ☐ #2 ☐

2. Lessee's name and address Potomac Corp. - 1200 High Ridge Rd., Stamford, Connecticut Telephone 06905

3. Contractor's name and address Specifications Plans No. of sheets

4. Architect Proposed use of building film retail store No. families

Last use Doghouse, Inc. No. families

Material No. stories Heat Style of roof Roofing

Other buildings on same lot Fee \$ 32.00

Estimated contractual cost \$ 8,000

FIELD INSPECTOR—Mr. @ 775-5451 To construct bearing partition, 7'9"x14'1",

This application is for: Ext. 234 as per plan.

Dwelling

Garage

Masonry Bldg.

Metal Bldg.

Alterations

Demolitions

Change of Use

Other

NOTE TO APPLICANT: Separate permits are required by the installers and subcontractors of heating, plumbing, electrical and mechanicals.

PERMIT IS TO BE ISSUED TO 1 ☐ 2 ☒ 3 ☐ 4 ☐

Other:

DETAILS OF NEW WORK

Is any plumbing involved in this work? yes

Is any electrical work involved in this work? yes

Is connection to be made to public sewer? If not, what is proposed for sewage?

Has septic tank notice been sent? Form notice sent?

Height average grade to top of plate Height average grade to highest point of roof

Size, front depth No. stories solid or filled land? earth or rock?

Material of foundation Thickness, top bottom cellar

Kind of roof Rise per foot Roof covering

No. of chimneys Material of chimneys of lining Kind of heat fuel

Framing Lumber—Kind Dressed or full size? Corner posts Sills

Size Girder Columns under girders Size Max. on centers

Studs (outside walls and carrying partitions) 2x4-16" O. C. Bridging in every floor and flat roof span over 8 feet.

Joists and rafters: 1st floor 2nd 3rd roof

On centers: 1st floor 2nd 3rd roof

Maximum span: 1st floor 2nd 3rd height?

If one story building with masonry walls, thickness of walls?

IF A GARAGE

No. cars now accommodated on same lot, to be accommodated number commercial cars to be accommodated

Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building?

APPROVALS BY: DATE

BUILDING INSPECTION—PLAN EXAMINER

ZONING: 0.14-2.8 7/27/78

BUILDING CODE: 0.14-2.8 7/27/78

Fire Dept.:

Health Dept.:

Others:

Signature of Applicant Shenstone Ellsworth

Type Name of above Shenstone Ellsworth

Other and Address

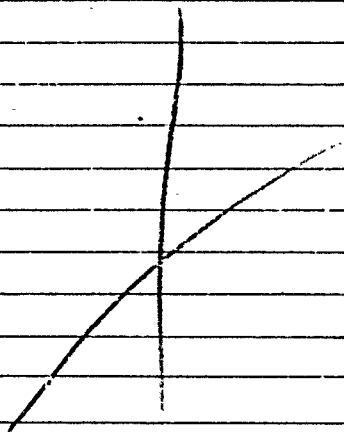
1 ☐ 2 ☒ 3 ☐ 4 ☐

FIELD INSPECTOR'S COPY

NOTES

8-16-78 Ready to close in No
 paving walls
 9-12-78 work completed

Permit No. 78/649
 Location 498 Congress St.
 Owner Stegmaier
 Date of permit 7-27-78
 Approved [Signature]
 Inspector [Signature]





APPLICATION FOR PERMIT
DEPARTMENT OF BUILDING INSPECTIONS SERVICES
ELECTRICAL INSTALLATIONS

Date Aug. 18, 19 78
Receipt and Permit number A 12866

To the CHIEF ELECTRICAL INSPECTOR, Portland, Maine:

The undersigned hereby applies for a permit to make electrical installations in accordance with the laws of Maine, the Portland Electrical Ordinance, the National Electrical Code and the following specifications:

LOCATION OF WORK: 498 Congress St. - Photoma Corp. section

OWNER'S NAME: Doghhouse ADDRESS: same

OUTLETS: (number of) 1-30
Lights _____
Receptacles _____
Switches _____
Plugmold _____ (number of feet) _____
TOTAL _____ FEES 3.00

FIXTURES: (number of) _____
Incandescent _____
Fluorescent _____ (Do not include strip fluorescent)
TOTAL _____
Strip Fluorescent, in feet _____

SERVICES:
Permanent, total amperes 100 _____
Temporary _____ FEES 3.00

METERS: (number of) 1 _____ FEES .50

MOTORS: (number of) _____
Fractional _____
1 HP or over _____

RESIDENTIAL HEATING:
Oil or Gas (number of units) _____
Electric (number of rooms) _____

COMMERCIAL OR INDUSTRIAL HEATING:
Oil or Gas (by a main boiler) _____
Oil or Gas (by separate units) _____
Electric (total number of kws) _____

APPLIANCES: (number of)
Ranges _____ Water Heaters _____
Cook Tops _____ Disposals _____
Wall Ovens _____ Dishwashers _____
Dryers _____ Compactors _____
Fans _____ Others (denote) _____
TOTAL _____

MISCELLANEOUS: (number of)
Branch Panels _____
Transformers _____
Air Conditioners mini-split window unit _____ FEES 2.00
Signs _____
Fire/Burglar Alarms _____
Circus, Fairs, etc. _____
Alterations to wires _____
Repairs after fire _____
Heavy Duty, 220v outlets _____
Emergency Lights, battery _____
Emergency Generators _____

INSTALLATION FEE DUE: _____
FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT DOUBLE FEE DUE: _____
FOR REMOVAL OF A "STOP ORDER" (304-16.b)
FOR PERFORMING WORK WITHOUT A PERMIT (304-9)
TOTAL AMOUNT DUE: 8.50

INSPECTION:
Will be ready on _____, 19____; or Will Call XX

CONTRACTOR'S NAME: Electrico Co. Inc.
ADDRESS: Box 348
TEL.: 727-3257

MASTER LICENSE NO.: 1363 SIGNATURE OF CONTRACTOR: [Signature]
LIMITED LICENSE NO.: _____

INSPECTOR'S COPY

ELECTRICAL INSTALLATIONS —

Permit Number: 12266

Location - 776 Congress St.

Over - Lefkovic

Date of Permit 8-18-18

Final Inspection 7-2-10

By Inspector Archie

Permit Application Register Page No. 1577

INSPECTIONS: Service

- by

Service called in

- b7

Closing-in

PROGRESS INSPECTIONS:

CODE
COMPLIANCE
COMPLETED

DATE 9-5-78

DATE:

REMARKS:

CITY OF PORTLAND, MAINE

Application for Permit to Install Wires

Permit No. 55791
 Issued 3-29-72
 Mar 27, 1972

Portland, Maine

To the City Electrician, Portland, Maine:

The undersigned hereby applies for a permit to install wires for the purpose of conducting electric current, in accordance with the laws of Maine, the Electrical Ordinance of the City of Portland, and the following specifications:

(This form must be completely filled out — Minimum Fee, \$1.00)

Owner's Name and Address Paul Perreault Tel. 775-1613
 Contractor's Name and Address Manning Electric Co. Tel. 775-1613
 Location 448 Congress St. Use of Building Store
 Number of Families 1 Apartments 0 Store 0 Number of Stories 1
 Description of Wiring: New Work 60A Service Additions 0 Alterations 0
 Pipe 0 Cable 0 Metal Molding 0 BX Cable 0 Plug Molding (No. of feet) 0
 No. Light Outlets 0 Plugs 5 Light Circuits 0 Plug Circuits 0
 FIXTURES: No. 0 Fluor. or Strip Lighting (No. feet) 0
 SERVICE: Pipe 0 Cable 0 Underground 0 No. of Wires 35 Size #6
 METERS: Relocated 0 Added 0 Total No. Meters 1
 MOTORS: Number 0 Phase 0 H. P. 0 Amps 0 Volts 0 Starter 0
 HEATING UNITS: Domestic (Oil) 0 No. Motors 0 Phase 0 H.P. 0
 Commercial (Oil) 0 No. Motors 0 Phase 0 H.P. 0
 Electric Heat (No. of Rooms) 0
 APPLIANCES: No. Ranges 0 Watts 0 Brand Free's (Size and No.) 0
 Elec. Heaters 0 Watts 0
 Miscellaneous 0 Watts 0 Extra Cabinets or Panels 0
 Transformers 0 Air Conditioners (No. Units) 0 Signs (No. Units) 0
 Will commence 19 Ready to cover in 19 Inspection 19
 Amount of Fee \$ 1.00

Signed

DO NOT WRITE BELOW THIS LINE

SERVICE ✓ METER 0 GROUND ✓
 VISITS: 1 0 2 0 3 0 4 0 5 0 6 0
 7 0 8 0 9 0 10 0 11 0 12 0
 REMARKS:

INSPECTED BY

[Signature]
 (OVER)

LOCATION *Conq. ST-498*
 INSPECTION DATE *4/4/72*
 WORK COMPLETED *4/4/72*
 TOTAL NO. INSPECTIONS
 REMARKS:

FEEES FOR WIRING PERMITS EFFECTIVE JULY 31, 1963

WIRING
 1 to 30 Outlets \$ 2.00
 31 to 60 Outlets 3.00
 Over 60 Outlets, each Outlet05
 (Each twelve feet or fraction thereof of fluorescent lighting or
 any type of plug molding will be classed as one outlet).

SERVICES
 Single Phase 3.00
 Three Phase 4.00

MOTORS
 Not exceeding 50 H.P. 2.00
 Over 50 H.P. 4.00

HEATING UNITS
 Domestic (Oil)75
 Commercial (Oil)
 Electric Heat (Each Room)

APPLIANCES
 Ranges, Cooking Tops, Ovens, Water Heaters, Disposals, Built-in
 Dishwashers, Dryers, and any permanent built-in appliance — each
 unit 1.50

MISCELLANEOUS
 Temporary Service, Single Phase 1.00
 Temporary Service, Three Phase 2.00
 10.00
 1.00

INTER-OFFICE CORRESPONDENCE

CITY OF PORTLAND, MAINE
FIRE DEPARTMENT

File

TO: Mr. R. Lovell Brown, Director of Building Inspection
FROM: Samuel Gerber, Captain - Fire Prevention Bureau
SUBJECT: License application for dance studio

DATE: Dec. 17, 1971

As the result of an inspection of 498 Congress Street - known as the Sally Wilson School of the Dance - for the purpose of approving a license, it was found that because it is necessary to pass by one exit stairway in order to get to the fire escape in the event of fire, the Portland Fire Department will not approve this license.

Section 505.1 c. MINOR ASSEMBLY HALL states in part "Where dancing or similar activities are generally indulged in" - then this place is considered as Major Assembly, and as you know, Major Assembly requires proper approved exiting. Also, the entrance to the stairway leading to the dance studio is reached by going through the Pet Shop or the Book Store.

Samuel Gerber
Samuel Gerber
Captain
Fire Prevention Bureau

Copy: City Clerk
File

*sent Hold to
City Clerk -
C.C. London
& Rev. ...*

Sally Wilson - Dore Studio.
+
498 Congress St.

North

73rd

The Thrift Studio.
C115. Hy 6 St. (dew.)
Mrs. Sadie H. Nissen
89 Morning St.

CITY OF PORTLAND, MAINE
MEMORANDUM

TO: City Clerk, Arthur Duffett

DATE: 12-17-71

FROM: R. Lovell Brown, Director, Building & Inspection Services

SUBJECT: In reference to The Sally Wilson Dance Studio, 498 Congress Street
and the Three Arts Studio, 115 High Street

Please be advised that in reference to the studio at 498 Congress Street, the Fire Department has requested that further review be taken of conditions of the use of the dance studio because of the method of exiting. This department needs more time to give on site review for approval for the license at this address and are therefore imposing a "hold".

In reference to the Three Arts Studio, 115 High Street, a letter has recently been sent to the owner of the building stating that the condition of the roof trusses and exterior wall was recently found to be in an unsafe and dangerous condition, therefore I am proposing a "hold" on the issuance of this license until action by the owner is returned to this office and satisfactory repairs have been made.

THEY ARE RELOCATED
TO KNIGHTS OF COLUMBUS HALL
PORTLAND ST. DEC 28, 71

RLB

R. Lovell Brown, Director

RLB:m

CITY OF PORTLAND, MAINE
Application for Permit to Install Wires

Permit No. 57653
Issued 3/27/69
Portland, Maine 3-27, 1969

To the City Electrician, Portland, Maine:

The undersigned hereby applies for a permit to install wires for the purpose of conducting electric current, in accordance with the laws of Maine, the Electrical Ordinance of the City of Portland, and the following specifications:

(This form must be completely filled out — Minimum Fee, \$1.00)

Owner's Name and Address DAVID TURITZ Tel.
Contractor's Name and Address MANNING ELE.C. Tel.
Location 498 CONGRESS Use of Building BOOK STORE
Number of Families Apartments Stores Number of Stories
Description of Wiring: New Work Additions Alterations
Pipe Cable K Metal Molding BX Cable Plug Molding (No. of feet)
No. Light Outlets 25 Plugs Light Circuits Plug Circuits
FIXTURES: No. 14 Fluor. or Strip Lighting (No. feet) 100
SERVICE: Pipe Cable K Underground No. of Wires 3 Size 2
METERS: Relocated Added Total No. Meters
MOTORS: Number Phase H. P. Amps Volts Starter
HEATING UNITS: Domestic (Oil) No. Motors Phase H.P.
Commercial (Oil) No. Motors Phase H.P.
Electric Heat (No. of Rooms)
APPLIANCES: No. Ranges Watts Brand Feeds (Size and No.)
Elec. Heaters Watts
Miscellaneous Watts Extra Cabinets or Panels
Transformers Air Conditioners (No. Units) Signs (No. Units)
Will commence 19... Ready to cover in 19... Inspection Will call
Amount of Fee \$ 4.00 Signed Louis W. Manning

DO NOT WRITE BELOW THIS LINE

SERVICE ✓ METER GROUND ✓
VISITS: 1 2 3 4 5 6
7 8 9 10 11 12
REMARKS:

INSPECTED BY [Signature]

(OVER)

LOCATION Con. gross ST 498
 INSPECTION DATE 3/28/69
 WORK COMPLETED 3/28/69
 TOTAL NO. INSPECTIONS 1
 REMARKS:

FEE FOR WIRING PERMITS EFFECTIVE JULY 31, 1963

WIRING

1 to 30 Outlets \$ 2.00
 31 to 60 Outlets 3.00
 Over 60 Outlets, each Outlet05
 (Each twelve feet or fraction thereof of fluorescent lighting or
 any type of plug molding will be classed as one outlet).

SERVICES

Single Phase 2.00
 Three Phase 4.00

MOTORS

Not exceeding 50 H.P. 3.00
 Over 50 H.P. 4.00

HEATING UNITS

Domestic (Oil) 2.00
 Commercial (Oil) 4.00
 Electric Heat (Each Room)75

APPLIANCES

Ranges, Cooking Tops, Ovens, Water Heaters, Disposals, Built-in
 Dishwashers, Dryers, and any permanent built-in appliance — each
 unit 1.50

MISCELLANEOUS

Temporary Service, Single Phase 1.00
 Temporary Service, Three Phase 2.00
 Circuses, Carnivals, Fairs, etc. 10.00
 Meters, relocate 1.00
 Distribution Cabinet or Panel, per unit 1.00
 Transformers, per unit 2.00
 Transformers, per unit 2.00

CITY OF PORTLAND, MAINE
Application for Permit to Install Wires

Permit No. #1427157574 License #
Issued 2/18/69
Portland, Maine 2/18/69

To the City Electrician, Portland, Maine:

The undersigned hereby applies for a permit to install wires for the purpose of conducting electric current, in accordance with the laws of Maine, the Electrical Ordinance of the City of Portland, and the following specifications:

(This form must be completely filled out — Minimum Fee, \$1.00)

Owner's Name and Address Doe & Sons - R. Genthner Tel.
Contractor's Name and Address C. C. & E. Electric Tel.
Location 498 Congress & Brim St Use of Building Store
Number of Families Apartments Stores 1 Number of Stories
Description of Wiring: New Work Additions Alterations ☒

Pipe Cable Metal Molding BX Cable Plug Molding (No. of feet)
No. Light Outlets 75 Plugs 25 Light Circuits 20 Plug Circuits 10

FIXTURES: No. Fluor. or Strip Lighting (No. feet)

SERVICE: Pipe Cable Underground No. of Wires Size

METERS: Relocated Added Total No. Meters

MOTORS: Number Phase H. P. Amps Volts Starter

HEATING UNITS: Domestic (Oil) No. Motors Phase H.P.
Commercial (Oil) No. Motors Phase H.P.

Electric Heat (No. of Rooms)

APPLIANCES: No. Ranges Watts Brand Feeds (Size and No.)

Water Heater Elgc. Heaters 3 Watts 3000 Total
Miscellaneous Watts 450/4500 Extra Cabinets or Panels

Transformers Air Conditioners (No. Units) Signs (No. Units)

Will commence 19..... Ready to cover in 19..... Inspection 19.....

Amount of Fee \$ 8.00 Signed [Signature]

DO NOT WRITE BELOW THIS LINE

SERVICE METER GROUND

VISITS: 1 2 3 4 5 6

..... 7 8 9 10 11 12

MARKS:

INSPECTED BY [Signature]
(OVER)

LOCATION Congress St. 498
 INSPECTION DATE 2/18/69
 WORK COMPLETED 2/18/69
 TOTAL NO. INSPECTIONS 1
 REMARKS:

FEES FOR WIRING PERMITS EFFECTIVE JULY 31, 1963

WIRING

1 to 30 Outlets \$ 2.00
 31 to 60 Outlets 3.00
 Over 60 Outlets, each Outlet05
 (Each twelve feet or fraction thereof of fluorescent lighting or
 any type of plug molding will be classed as one outlet).

SERVICES

Single Phase 2.00
 Three Phase 4.00

MOTORS

Not exceeding 50 H.P. 3.00
 Over 50 H.P. 4.00

HEATING UNITS

Domestic (Oil) 2.00
 Commercial (Oil) 4.00
 Electric Heat (Each Room)75

APPLIANCES

Ranges, Cooking Tops, Ovens, Water Heaters, Disposals, Built-in
 Dishwashers, Dryers, and any permanent built-in appliance — each
 unit 1.50

MISCELLANEOUS

Temporary Service, Single Phase 1.00
 Temporary Service, Three Phase 2.00
 Meters, relocate 10.00
 Distribution Cabinet or Panel, per unit 1.00
 Transformers, per unit 1.00
 Air Conditioners, per unit 2.00
 Signs, per unit 2.00

ADDITIONS

5 Outlets, or less 1.00
 Over 5 Outlets, Regular Wiring Rates

Date
Issued **1/14/69**
Portland Plumbing Inspector
By **ERNOLD R. GOODWIN**

App. First Insp.
Date **JAN 17 1969**
By **ERNOLD R. GOODWIN**

App. Final Insp.
Date **20 1969**
By **ERNOLD R. GOODWIN**
CHIEF PLUMBING INSPECTOR
Type of Bldg.

- ☐ Commercial
☐ Residential
☐ Single
☐ Multi Family
☐ New Construction
☐ Remodeling

PERMIT TO INSTALL PLUMBING

Address **498 Congress Street** PERMIT NUMBER **18999**

Installation For:

Owner of Bldg.: **Florine Tading, 1150 Broadway, So. Portland**

Owner's Address:

Plumber: **Allan B. Rich,**

Date: **1/14/69**

NEW	REPL		NO.	FEE
1		SINKS	1	2.00
1		LAVATORIES	1	2.00
1		TOILETS	1	2.00
1		BATH TUBS	1	2.00
		SHOWERS		
		DRAINS FLOOR SURFACE		
		HOT WATER TANKS		
		TANKLESS WATER HEATERS		
		GARBAGE DISPOSALS		
		SEPTIC TANKS		
		HOUSE SEWERS		
		ROOF LEADERS		
		AUTOMATIC WASHERS		
		DISHWASHERS		
		OTHER		
TOTAL				8.00

Building and Inspection Services Dept.: Plumbing Inspection

CITY OF PORTLAND, MAINE
APPLICATION FOR PERMISSION TO ERECT AND MAINTAIN TEMPORARY
SIGNS WITHIN FIRE DISTRICT NO. 1.

Permit No. 1

The undersigned applies for permission to erect and maintain the following described temporary sign within Fire District No. 1, in accordance with the Building Code of the City of Portland and the following specifications:

Location 498 Congress St. Ward
Owner of building to which sign is to be attached
Name and address of owner of sign Kennedy's & Hogan Bros., 498 Congress St.
Sign contractor's name and address Kopel Sign Service, 145 Cumber Phone 2-6854
Overall dimensions of sign 35'x42' Material of face oilcloth or frame wood
In what story erected 1st Will sign cover any part of window or door opening no
Signature by: Carl Kopel
Approved 3/11/54 W. W. W. Inspector of Buildings
Date on which permission to maintain this sign expires 5/11/54

Application for renewal To
Signature
Approved Inspector of Buildings
Application for renewal to
Signature
Approved Inspector of Buildings
Application for renewal to
Signature
Approved Inspector of Buildings
Application for renewal to
Signature
Approved Inspector of Buildings
Application for renewal to
Signature
Approved Inspector of Buildings
Application for renewal to
Signature
Approved Inspector of Buildings

NOTE TO OWNER OF SIG: PRESERVE THIS CERTIFICATE. If it is desired to maintain sign for a period longer than that allowed above, present this certificate at the Department of Building Inspection before the allowed period has elapsed, and permission for an additional period will be approved hereon, if sign is in good condition.

Ward Permit No. To 1

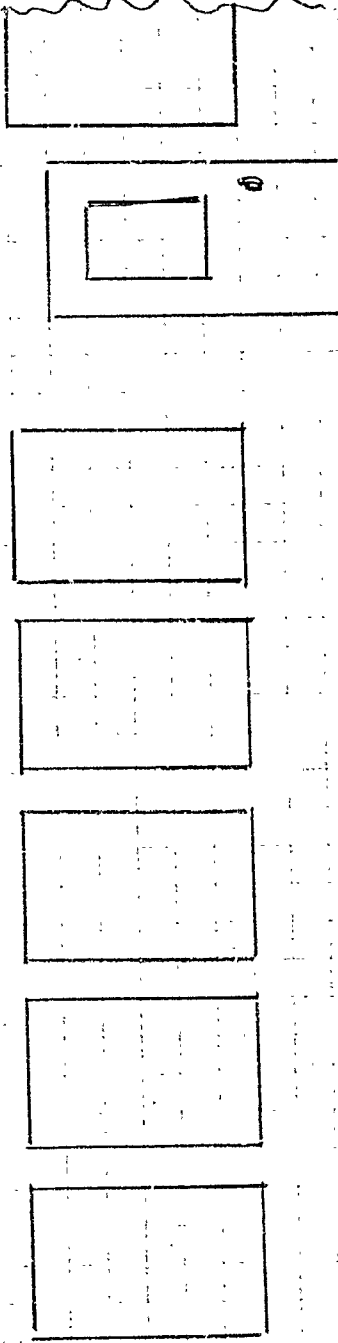
Location 498 Congress St.

Owner of Sign Kennedy's

Sign Hanger Capel Sign Service

Date of				
Period	Begins	Ends	No- tice	Re- move
Orig.	3/11/54	5/11/54		
2				
3				
4				
5				
6				
7				
8				
9				
10				
11				
12				
13				
14				

Oilcloth Sign on frame 35' x 4 1/2'
for Kennedy's
Congress at Brown St



RECEIVED

MAR 31 1954

DEPT. OF BLD'G. INSP.
CITY OF PORTLAND

Office of WADSWORTH & BOSTON ARCHITECTS

193 Middle Street - Portland, Maine

Philip Shirley Wadsworth, A.I.A.
Royal Boston, Junior, A.I.A.

August 19, 1937

RECEIVED

AUG 20 1937

DEPT. OF BLD'G. INSP.
CITY OF PORTLAND

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

Dear Mr. McDonald:

Thank you for your letter of August 17 regarding the use of the space under the stair at Hogan Brothers for storage.

I have taken the matter up with Mr. Farrer of Hogan Brothers, and he has told me that he intends to use this space and will install sprinkler heads in the same so as to give adequate fire protection. Access to this space will be provided as indicated in the original Drawings and Specifications.

Very truly yours,

Philip Shirley Wadsworth

WADSWORTH & BOSTON

psw/s



Original Permit No. 1 **PERMIT ISSUED**
Amendment No. 1

AMENDMENT TO APPLICATION FOR PERMIT 19 1937

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

Portland, Maine, August 18, 1937

The undersigned hereby applies for an amendment to Permit No. 1 pertaining to the building or structure comprised in the original application in accordance with the Laws of the State of Maine, the Building Code of the City of Portland, plans and specifications, if any, submitted herewith, and the following specifications:

Location 498 Congress Street Ward 2 With the Fire Limits? yes Dist. No. 1

Owner's or Lessee's name and address Hogan Bros., 436 Congress St.

Contractor's name and address Brown Construction, 252 Congress St.

Plans filed as part of this Amendment yes No. of Sheets 1

Increased cost of work _____ Additional fee .25

Description of Proposed Work

To ~~replace~~ change emergency exit stairway from basement to first floor from spiral stairway of metal originally planned to a wooden stairway as shown on plan attached. The stairway will be enclosed in the basement with metal lath and plaster and a fire door at the foot. Suitable lighting and emergency exit signs will be provided in the basement to clearly indicate the location of the exit.

Hogan Bros.
Brown Construction
Signature of Owner By: Ed Brown

Approved Oliver T. Foulson
Chief of Fire Department.

Approved: 8/19/37

File 37/1224-I

August 17, 1937

Wadsworth & Boston,
193 Middle St.,
Portland, Me.

Gentlemen:

Replying to your letter of August 13th concerning the use of space beneath the new stairs at Hogan Brothers for storage, Chief Sanborn and I have agreed that extension of the automatic sprinkler system to fully cover this space would make the situation equal to, if not superior to, fireproof construction without the sprinklers, such a space being allowed as storage space by the Building Code, if the stairs and surrounding work are fireproof.

It will be satisfactory then for you to arrange to use this space for storage, provided it is adequately protected by an extension of the sprinkler system.

Very truly yours,

(Signed) WARREN McDONALD

Inspector of Buildings.

CC Brown Construction Co.

WARREN McDONALD
INSPECTOR OF BUILDINGS

CITY OF PORTLAND, MAINE
Department of Building Inspection

File: 37/1224-1

August 16, 1937

Oliver T. Sanborn,
Chief of Fire Department

Dear Sir:

With the return of this letter attached from Jadsworth and Boston requesting the right to provide space for storage beneath the new stairs to Hogan Brothers basement at 496-498 Congress Street, please indicate below whether or not you approve the proposition provided they extend the present sprinkler system to fully cover this storage room under the stairs.

The building code provides that there shall be no closet for storage beneath stairs of such a mercantile building unless the building is of first class or fireproof construction, but it seems to me that protecting this space with the sprinkler heads would be even safer than fireproof construction without the sprinklers.

Very truly yours,

Warren McDonald
Inspector of Buildings.

*Proposition approved - if sprinkler system
is extended to cover storage space.*
W.M.

RECEIVED

AUG 17 1937

DEPT. OF BLD'G. INSP.
CITY OF PORTLAND

Office of WADSWORTH & BOSTON ARCHITECTS

123 Middle Street - Portland - Maine

Philip Shirley Wadsworth, d.l.l.
Royal Boston, junior, d.l.l.

August 13th, 1937.

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

RECEIVED

AUG 16 1937

CLERK OF BLD'G. INSP.
CITY OF PORTLAND

Dear Mr. McDonald:

In connection with the alterations which are being made in the store of Hogan Brothers, Congress Street, Portland, the question of possible utilization of the space under the stair landing for storage has arisen.

This space is approximately 7' x 14' and approximately 4'-9" high. From it leads another space, approximately 7' square, which is the full height of the basement. The area is entirely surrounded by brick or terra cotta block walls extending to or above the first floor, with the exception of the frame construction on the side of stairs and landing on which the rail occurs. Access would be by means of an inconspicuous door in the sheathing on the wall supporting the landing.

The sprinkler system in the building is being placed in operation, and in the event that permission to use this space is granted, I am sure that adequate sprinkler outlets would be installed in the space. It is intended that the space will be used for the storage of surplus stock.

Mr. Farrar of Hogan Brothers has asked us to take the matter up with you and see if permission to use this space cannot be obtained.

Will you please advise us whether or not it will be possible to use this space for storage, and if so whether there will be any special conditions upon which it may be used?

Any assistance which you may be able to give us in this matter will be greatly appreciated by both Hogan Brothers and ourselves.

Very truly yours,

Philip Shirley Wadsworth

WADSWORTH & BOSTON.

psw/w
Copy to Mr. Farrar.

File: Rept. 1917B-I

August 5, 1937

Madsworth & Boston,
135 Middle Street,
Portland, Maine

Gentlemen:

As explained to Mr. Boston over the phone this morning, there is a difficulty in connection with the alterations for Hogan Bros. at 436 Congress Street because the proposed alterations would provide only one means of egress from the basement where the general public is to be accommodated after the work is completed. The Building Code requires two means of egress, and the Board of Fire Engineers under the State law are the sole authorities to determine the adequacy of the means of egress as regards location, etc. For this reason it is necessary for this department to get the approval of the Chief of the Fire Department before the permit is actually issued, and it would be well for you to present any plans that you may work out for an additional means of egress to Chief Sanborn before filing them with the application for the permit. If new stairs are to be provided in enclosure about them in the basement will be required of a minimum construction of wooden stud partitions covered on both sides with metal lath and plaster and a self-closing fire door at the bottom. We are avoiding this requirement of enclosure of the new stairs shown on the plans because I feel able to accept the new stairs as a non-essential stairway and because the new stairway takes the place of the existing cellar stairs to be removed which are not now provided with a standard enclosure according to building code standards.

I understand that the so-called "fireplace" proposed is an artificial one without any outlet. The top of it should be capped tightly with incombustible material.

There is a clause in the specifications that seems to indicate that there is to be some sort of accessible space or cupboard beneath the lower run of the new stairs. The Building Code does not permit any closet or cupboards for storage beneath any stairs in a mercantile building.

I understand the sprinkler heads are to be reversed so as to project through the new ceiling, and - am wondering if any steps are being taken or if any steps are necessary to protect the space between the ceiling and the present floor construction with the sprinkler system. This is perhaps of no concern to this department but of importance to the tenant, having a bearing upon the insurance rate.

Very truly yours,

Inspector of Buildings

WCB/H
CC: Brown Construction Co.
562 Congress Street

Hogan Bros.

P.S. Mr. Brown's attention was called to one or more holes in the stone foundation wall now to be covered from view. These defects in the wall should be corrected.

Over

496 Congress St.
NORFOLK



(C) GENERAL BUSINESS ZONE **APPLICATION FOR PERMIT** **PERMIT ISSUED**

Class of Building or Type of Structure Second Class Aug 12 1937
 Portland, Maine. August 2, 1937

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to ~~erect~~ alter ~~the~~ following building structure ~~equipment~~ in accordance with the Laws of the State of Maine, the Building Code of the City of Portland, Maine and specifications, if any, submitted herewith and the following specifications:

Location 498 Congress Street Ward 4 Within Fire Limits? yes Dist. No. 1
 Owner's or Lessee's name and address Fogau Bros. 498 Congress St. Telephone _____
 Contractor's name and address Brown Construction Co., 532 Congress St. Telephone 2-2835
 Architect Fairbanks & Boston 195 Middle St. Plans filed yes No. of sheets 2
 Proposed use of building Store No. families _____
 Other buildings on same lot _____
 Estimated cost \$ 4500. Fee \$ 3.75

Description of Present Building to be Altered

Material brick No. stories 3 Heat _____ Style of roof _____ Roofing _____
 Last use Store No. families _____

General Description of New Work

To finish off salesroom in existing room in basement, providing new stairway from first floor to basement, as per plans submitted

It is understood that this permit does not include installation of heating apparatus which is to be taken out separately by and in the name of the heating contractor.

Details of New Work

CERTIFICATE OF OCCUPANCY
 REQUIREMENT IS WAIVED

Size, front _____ depth _____ No. stories _____ Height average grade to top of plate _____
 To be erected on solid or filled land? _____ earth or rock? _____
 Material of foundation _____ Thickness, top _____ bottom _____
 Material of underpinning _____ Height _____ Thickness _____
 Kind of Roof _____ Rise per foot _____ Roof covering _____
 No. of chimneys _____ Material of chimneys _____ of lining _____
 Kind of heat _____ Type of fuel _____ Is gas fitting involved? _____
 Corner posts _____ Sills _____ Girt or ledger board? _____ Size _____
 Material columns under girders _____ Size _____ Max. on centers _____
 Studs (outside walls and carrying partitions) 2x4-16" O. C. Girders 6x8 or larger. Bridging in every floor and flat roof span over 8 feet. Sills and corner posts all one piece in cross section.
 Joists and rafters: 1st floor _____, 2nd _____, 3rd _____, roof _____
 On centers: 1st floor _____, 2nd _____, 3rd _____, roof _____
 Maximum span: 1st floor _____, 2nd _____, 3rd _____, roof _____
 If one story building with masonry walls, thickness of walls? _____ height? _____

If a Garage

No. cars now accommodated on same lot _____, to be accommodated _____
 Total number commercial cars to be accommodated _____
 Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? _____

Miscellaneous

Will above work require removal or disturbing of any shade tree on a public street? no
 Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? yes

Fogau Bros.

Signature of James By Brown Construction Co

By E. E. Brown

INSPECTION COPY

CHIEF OF FIRE DEPT.

19178

Ward 4 Permit No. 37/1224^{1 PS}
Location 496 Congress St.
On Hogan Bus.
Date of permit 8/12/37

Notif. closing-in

In...ing-in

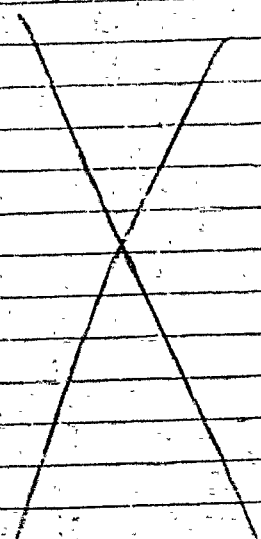
Final Notif.

Final Inspn.

Cert. of Occupancy issued

NOTES

8/26/37 - 2 in. ...
... - 17



File 37/1224-1

August 16, 1937

Oliver T. Sanborn,
Chief of Fire Department

Dear Sir:

With the return of this letter attached from Wadsworth and Boston requesting the right to provide space for storage beneath the new stairs to Hogan Brothers basement at 496-498 Congress Street, please indicate below whether or not you approve the proposition provided they extend the present sprinkler system to fully cover this storage room under the stairs.

The building code provides that there shall be no closet for storage beneath stairs of such a mercantile building unless the building is of first class or fireproof construction, but it seems to me that protecting this space with the sprinkler heads would be even safer than fireproof construction without the sprinklers.

Very truly yours,

Inspector of Buildings.

Please Return
to
JOHN. H. SIMONDS CO.

Return to Major's Store
141-148 Congress St.

Roofing 2 in @ 16' o.c. = 630'²
Flooring 6' = 630'²
Plaster Ceiling 10' = 630'²

Floor loading live 75'² dead 25'² total 100'²
Area 2nd Fl. 25.5 x 20 = 510'²
3rd Fl. 25.5 x 6.5 = 166'²
676'²

676 x 10 = 67600'² floor loading

Masonry loading

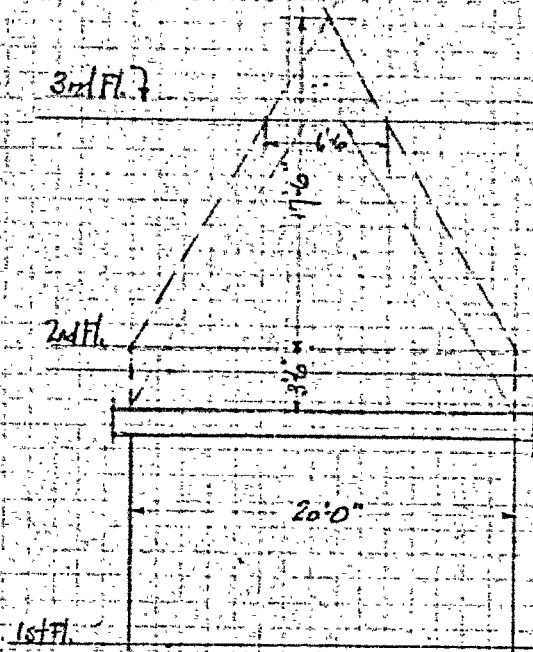
20 x 3.5 x 1 = 70
17.5 x 10 x 1 = 175
245 c.f.

245 x 110 = 26950'² masonry

97000'² Total loading

Reqs. Col. = 97000 ÷ 48300 = 2

safe load 6'10" H Col. @ 11'0"
= 70000'²



W = 20 x 3.5 x 1 x 120 = 8400'²
25.5 x 20 x 110 = 57000'²
57000'²

M = 57000 x 20 = 1140000 ft. lbs.

W = 17.5 x 10 x 1 x 120 = 21000'²
25.5 x 6.5 x 110 = 18600'²
39600'²

M = 39600 x 20 = 792000

Total M 273833 ft. lbs.

273833 ÷ 2 = 136917 ft. lbs. per beam

R. 11' - 19'6" I = 137538 ft. lbs.

265166

494-498 Congress St.

7/14/34

Hogan-Bur. Bureau - J. H. Hogan for
Erwin Davis

$$\begin{aligned} 10 \times 17.5 \times 130 + (3+18) 85 \times 25.5 &= \\ 22750 + 45517 &= 68,267^* \\ \frac{68,267 \times 20 \times 1.2}{6} &= 273,060 \end{aligned}$$

$$\frac{910.2}{2,730,600} = 151.7 \text{ reg. feet mrd.}$$

$$\begin{aligned} \text{feet mrd of } 1-16" @ 54.7^* I &= 88.4 \\ " " " 2 " " " &= 176.8 \end{aligned}$$

See letter under Design
Data from Mr. Gurley &
Professor Voss.

2x6

CJS-

Alteration at 494-498 Congress St - Hogan Bros.

John H. Sumner, Co. - Contractor

Both doors on Congress St. to swing out
or be made double acting.

Pine proofing of steel to be other than
plaster.

Steel beams.

Dead + Roof Load

$$(96 \times 25.5 + 41 \times 136) 19.75 = 158,474 \text{ #}$$

Live Load on floor =

$$\frac{1}{3} (6 \times 75) \times 25.5 \times 19.75 = \frac{90,652}{249,126}$$

2 - 18" I's @ 54.72 on 19.75 span good for $2 \times 55,100 = 110,200$

#21353-1

June 27, 1934

John H. Simonds Company
216 Federal Street
Portland, Maine

Gentlemen:

Enclosed is the building permit covering alterations in the building at 494-498 Congress Street for Hagan Brothers, leasees. The permit is issued with the following conditions:

Apparently the large opening in the first story wall is to make a single store out of two existing stores. This increases the capacity of the store to such an extent that the Building Code requires that both doors opening on Congress Street be made to swing outwards or be made double-acting.

It is noted that the proposed steel beams are to be fireproofed with two inches of fireproofing which is a satisfactory thickness. Please note, however, that the Building Code does not permit this fireproofing to be plastered on.

With relation to the steel beams, assuming that these beams are to support a 12-inch brick wall plastered on both sides to the roof, and the floor and roof loads coming on such a wall, the beams do not appear to be adequate. Apparently there must be some openings in this 12-inch wall above the beams which would materially lessen the loads to come upon them. Please furnish without delay a plan or diagram showing the analysis of all the loads which come upon the proposed steel beams.

Very truly yours,

Inspector of Buildings.

WM/HB
Enc.

*John H. Simonds
7/11/34
we will be
satisfied to
leave the
fireproofing
as done
in 7/11/34*



(G) GENERAL BUSINESS ZONE
APPLICATION FOR PERMIT

PERMIT ISSUED
0849

Class of Building or Type of Structure Second Class

JUN 27 1934

the INSPECTOR OF BUILDINGS, PORTLAND, ME.

Portland, Maine, June 23, 1934

The undersigned hereby applies for a permit to ~~erect~~ alter ~~install~~ the following building structure equipment in accordance with the Laws of the State of Maine, the Building Code of the City of Portland, plans and specifications, if any, submitted herewith and the following specifications:

Location 494-498 Congress Street Ward 4 Within Fire Limits? yes Dist. No. 1
Owner's or Lessee's name and address Hogan Bros., 229 Middle St.
Contractor's name and address John H. Simonds Co., 216 Federal St. Telephone 3-6123
Architect's name and address _____ Telephone 3-6123
Proposed use of building Store
Other buildings on same lot _____ No. families _____
Plans filed as part of this application? yes
Estimated cost \$ 150. No. of sheets 1

Description of Present Building to be Altered
Material brick No. stories 3 Heat _____ Style of roof _____ Roofing _____
Last use Store No. families _____

General Description of New Work
To remove existing bearing partition (12" brick wall) 19'9 1/2" long and support with steel
as per plan submitted

It is understood that this permit does not include installation of heating apparatus which is to be taken out separately by and in the name of the heating contractor.

CERTIFICATE OF OCCUPANCY
REQUIREMENT IS WAIVED

Details of New Work

Size, front _____ depth _____ Height average grade to top of plate _____
To be erected on solid or filled land? _____ No. stories _____ Height average grade to highest point of roof _____
Material of foundation _____ Thickness, top _____ bottom _____
Material of underpinning _____ Height _____ Thickness _____
Kind of Roof _____ Rise per foot _____ Roof covering _____
No. of chimneys _____ Material of chimneys _____ of lining _____
Kind of heat _____ Type of fuel _____ Is gas fitting involved? _____
Corner posts _____ Sills _____ Girt or ledger board? _____ Size _____
Material columns under girders _____ Size _____ Max. on centers _____
Studs (outside walls and carrying partitions) 2x4-16" O. C. Girders 6x8 or larger. Bridging in every floor and flat roof
span over 8 feet. Sills and corner posts all one piece in cross section.
Joists and rafters: 1st floor _____, 2nd _____, 3rd _____, roof _____
On centers: 1st floor _____, 2nd _____, 3rd _____, roof _____
Maximum span: 1st floor _____, 2nd _____, 3rd _____, roof _____
If one story building with masonry walls, thickness of walls? _____ height? _____

If a Garage

No. cars now accommodated on same lot _____, to be accommodated _____
Total number commercial cars to be accommodated _____
Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? _____

Miscellaneous

Will above work require removal or disturbing of any shade tree on a public street? no
Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? yes

INSPECTION COPY

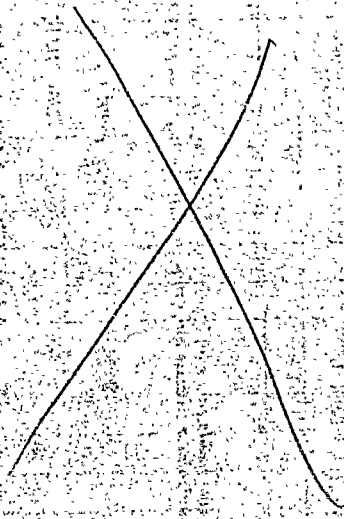
Signature of owner Hogan Bros.
By John H. Simonds Co.

By A. H. Bowden

Permit No. 34/849
Location 494 S. Congress St.
Owner Hogan Bros.
Date of permit 6/27/34.
Notif. closing-in
Inspn. closing-in
Final Notif.
Final Inspn. 8/9/34
Cert. of Occupancy issued None

NOTES

7/16/34 - Work begun
A. G.





(G) GENERAL BUSINESS ZONE
APPLICATION FOR PERMIT

PERMIT ISSUED
0261

Class of Building or Type of Structure Second Class MAR 28 1933

Portland, Maine, March 28, 1933

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to ~~erect~~ alter install the following building structure equipment in accordance with the Laws of the State of Maine, the Building Code of the City of Portland, plans and specifications, if any, submitted herewith and the following specifications:

Location 498 Congress Street Ward 4 Within Fire Limits? yes Dist. No. 1
Owner's or Lessee's name and address Dominicus Harmon Estate Telephone _____
Contractor's name and address Googins & Clark 42 Portland St. Telephone F 841-7
Architect's name and address _____
Proposed use of building Store No. families _____
Other buildings on same lot _____
Plans filed as part of this application? no No. of sheets _____
Estimated cost \$ 150.00 Fee \$.75

Description of Present Building to be Altered

Material brick No. stories 4 Heat _____ Style of roof Flat Roofing Tar & gravel
Last use Store No. families _____

General Description of New Work

To provide new stairs between cellar and first story, there being no such stairs at present. Also to cut in doorway through partition to reach existing toilet in cellar. This stairway is to be enclosed in the cellar only with wooden stud partitions with metal lath and plaster on both sides, or with metal lath plastered on the cellar side and back plastered on the stairway side. The door at the foot of the stairs is to be a metal covered self-closing fire door set in a metal covered frame.

It is understood that this permit does not include installation of heating apparatus which is to be taken out separately by the heating contractor.

Details of New Work

Height average grade to top of plate _____
Size, front _____ depth _____ No. stories _____ Height average grade to highest point of roof _____
To be erected on solid or filled land? _____ earth or rock? _____
Material of foundation _____ Thickness, top _____ bottom _____
Material of underpinning _____ Height _____ Thickness _____
Kind of Roof _____ Rise per foot _____ Roof covering _____
No. of chimneys _____ Material of chimneys _____ of lining _____
Kind of heat _____ Type of fuel _____ Is gas fitting involved? _____
Corner posts _____ Sills _____ Girt or ledger board? _____ Size _____
Material columns under girders _____ Size _____ Max. on centers _____
Studs (outside walls and carrying partitions) 2x4-16" O. C. Girders 6x8 or larger. Bridging in every floor and flat roof span over 8 feet. Sills and corner posts all one piece in cross section.
Joists and rafters: 1st floor _____, 2nd _____, 3rd _____, roof _____
On centers: 1st floor _____, 2nd _____, 3rd _____, roof _____
Maximum span: 1st floor _____, 2nd _____, 3rd _____, roof _____
If one story building with masonry walls, thickness of walls? _____ height? _____

If a Garage

No. cars now accommodated on same lot _____, to be accommodated _____
Total number commercial cars to be accommodated _____
Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? _____
Miscellaneous _____

Will above work require removal or disturbing of any shade tree on a public street? no
Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? yes
Dominicus Harmon Estate

Signature of owner Googins & Clark

INSPECTION COPY

CERTIFICATE OF OCCUPANCY
REQUIREMENT IS WAIVED

Ward 4 Permit No. 33261
Location 498 Congress St.
Owner Dominicus Harmon Est
Date of permit 3/28/33
Notif. closing-in
Inspn. closing-in
Final-Notif.
Final Inspn. 4/10/33
Cert. of Occupancy issued None

NOTES

4/3/33 - stairs in
+ plastered but not
yet fire door put
in - A. J. C.
4/8/33 - Door door frame
in place. I. J. C.
closing with spring
A. J. C.

CITY OF PORTLAND, MAINE
DEPARTMENT OF BUILDING INSPECTION

Record of Inquiry

~~Verbal in person~~
By telephone

Date 3/23/33

Location 498 Congress St.

Made by Grogins & Clark

Inquiry-1 May open stairway be cut
between 1st floor & cellar

2

3

Answer-1 See letter 3/24/33

2

3

Reply by WMD

MP1402

CITY OF PORTLAND, MAINE
DEPARTMENT OF BUILDING INSPECTION



APPLICATION FOR PERMIT TO BUILD

CLASS BUILDING

To the INSPECTOR OF BUILDINGS, PORTLAND, ME. Portland, Maine, 19

The undersigned hereby applies for a permit to build, according to the following specifications, the Laws of the State of Maine, and the Building Ordinance of the City of Portland:

Location _____ Ward _____ Within Fire Limits? _____

Owner's name and address? _____

Contractor's name and address? _____

Architect's name and address? _____

Proposed occupancy of building (purpose)? _____

No. families? _____ apartments? _____ lodgers? _____

Size, front? _____, depth? _____, No. stories? _____, height, average grade to highest point of roof? _____

To be erected on solid or filled land? _____ earth or rock? _____

Material of foundation? _____ Thickness, top? _____ bottom? _____

Material of underpinning? _____ over 4 ft. high? _____ thickness? _____

Kind of roof (pitch, hip, etc.)? _____ Kind of roofing? _____

Kind of heat? _____ Material of chimney? _____, of lining? _____

Size of Framing Members

Corner posts? _____ Sills? _____ Rafters or roof beams? _____ on center? _____

Material and size of columns under girders? _____ on center? _____

Ledger board used? _____ Size? _____ Studs (outside walls and carrying partitions) 2 x 4 16" O. C.

Girders 6" x 8" or larger. Bridging in every floor and flat roof span over 8 feet. Sills and corner posts will be all one piece in cross section.

March 24, 1935

Messrs. Googins & Clark
46 Portland Street
Portland, Maine

Gentlemen:

With relation to your inquiry concerning the possibility of cutting an open stairway between the first story and the cellar of the building at 498 Congress Street, corner of Brown Street.

The Building Code provides that all stairways constructed new in a building more than two stories in height (this building is four stories high) shall be enclosed with fire resistive partitions and a fire door at every opening in the enclosure.

Since this is an existing building with no stairway from this first story store space to the upper floors, I believe some adjustment in this requirement should be made. The building is equipped with automatic sprinkler heads and the usual supply line, but is inoperative as far as this part of the building is concerned due to a difference in ownership and the fact that the control valves are located in a building of another ownership.

If the sprinkler system is made fully operative, it will be satisfactory to provide a wooden stairway in an open well, but an automatic metal-covered fire door will be required at the first floor level, hinged to swing upwards and to be held open by some device containing a fusible link. If the sprinkler system is not to be made operative, it will be necessary to enclose the stairs below the first floor with wooden stud partitions either covered on both sides with metal lath and plaster, or covered on the cellar side with metal lath and plaster and back plastered on the stairway side, and a self-closing metal-clad fire door in metal covered frame will be required at the foot of the stairs.

When the application for the permit is made, we shall expect the specifications as to the enclosure or protection of the stairway to be included in the application so that there may be no misunderstanding as to what is required and what is intended.

Very truly yours,

Inspector of Buildings.

WJL/HG

CITY OF PORTLAND, MAINE
DEPARTMENT OF BUILDING INSPECTION

Record of Inquiry

Verbal in person
By telephone

Date 11/15/32

Location 498 Congress St

Made by H. C. Lewis

Inquiry-1

Can they install garages heaters (gas) without
rent connection for temporary heat (leaved till
2/1/33) - to Hartmann for try store, 1st floor only
37x60' 15' high.

Answer-1

3 Referred to M.D. please call Thompson
7-5500.-

2 Told Mr. Lewis that ordinary gas
heating stove or garage heater
is permissible without rent
11/18/32

Reply by

Dr. W.



APPLICATION FOR PERMIT TO BUILD

CLASS BUILDING

19

Portland, Maine,

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.
The undersigned hereby applies for a permit to build, according to the following specifications, the Laws of the State of Maine, and the Building Ordinance of the City of Portland:

Location _____ Ward _____ Within Fire Limits? _____
Owner's name and address? _____
Contractor's name and address? _____
Architect's name and address? _____
Proposed occupancy of building (purpose)? _____ lodgers? _____
No. families? _____ apartments? _____
Size, front? _____, depth? _____, No. stories? _____, height, average grade to highest point of roof? _____
To be erected on solid or filled land? _____ earth or rock? _____ bottom? _____
Material of foundation? _____ Thickness, top? _____ thickness? _____
Material of underpinning? _____ over 4 ft. high? _____ Kind of roofing? _____
Kind of roof (pitch, hip, etc.)? _____ Material of chimney? _____, of lining? _____

Size of Framing Members

Kind of heat? _____ Rafters or roof beams? _____ on center? _____
Corner posts? _____ Sills? _____ on center? _____
Material and size of columns under girders? _____
Ledger board used? _____ Size? _____ Studs (outside walls and carrying partitions) 2 x 4 16" O. C.
Girders 6" x 8" or larger. Bridging in every floor and flat roof span over 8 feet. Sills and corner posts will

RECORD OF UNLABLED, SECOND-HAND, DOMESTIC OIL BURNER TO BE INSTALLED
IN THE CITY OF PORTLAND.

Name of Manufacturer.....Arthur H. Ballard, Inc.....
Type No.....#6.....
Year of Manufacture.....1928.....
Will the burner after present installation have the following safety controls:
To prevent abnormal discharge of oil into heating device? R. 117-2 Protector
If subject to automatic ignition, will burner have approved device
so as to shut off oil if oil is not ignited immediately upon
entering combustion chamber? R. 11702 Protector
Will burner have approved device to reduce or extinguish fire in case
of undue pressure or overheating in the heating device? #33 Pressure Switch

There was burner last used? Mrs. C. H. Payson.....
Name and address of owner at last installation? Mrs. C. H. Payson.....
Waites, Landings, Palmyra, Maine.....
Over what period was it last in use? May 1933 to Oct. 1933.....
As user or owner of the above described burner from the stand-
point of safety of operation.....
1933.....
to.....
1933.....
I found it entirely satisfactory from the stand-
point of safety of operation.

Signature) *Wm. Ballard*.....
(Address) Hogan Bros. Inc., Portland, Maine, 814 Equipment Co. of Maine
494 Congress St.
Burner to be installed now for
Date.....June 19, 1934.....
at.....
Signature of Installer).....
Date.....June 19, 1934.....



FILL IN COMPLETELY AND SIGN WITH INK

PERMIT ISSUED

Permit No. 1968

JUL 18 1934

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, July 18, 1934

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to install the following heating, cooking or power equipment in accordance with the Laws of Maine, the Building Code of the City of Portland, and the following specifications:

Location 494-8 Congress Street Use of Building Business Ward 4
Name and address of owner HOGAN BROS. (SAME AS ABOVE)
Contractor's name and address Ballard Oil & Equip. Co. of Maine Telephone 2-1991

General Description of Work:

To install Oil Burning Equipment

IF HEATER, POWER BOILER OR COOKING DEVICE

Is heater or source of heat to be in cellar? Yes If not, which story _____ Kind of Fuel _____
Material of supports of heater or equipment (concrete floor or what kind) Concrete
Minimum distance to wood or combustible material, from top of boiler or casing top of furnace, _____
from top of smoke pipe 7 Ft., from front of heater _____ from sides or back of heater _____

IF OIL BURNER

Name and type of burner Ballard Jr. #6 Labeled and approved by Underwriters' Laboratories? Yes
Will operator be always in attendance? _____ Type of oil feed (gravity or pressure) pressure
Location oil storage Basement No. and capacity of tanks 1 - 275 Gal.
Will all tanks be more than seven feet from any flame? yes How many tanks fireproofed? _____

Amount of fee enclosed \$1.00 (\$1.00 for one heater, etc., 50 cents additional for each additional heater, etc., in same building at same time.)

Signature of contractor BALLARD OIL & EQUIP. CO. OF MAINE
By R. J. Hinton

INSPECTION COPY

CERTIFICATE OF OCCUPANCY
REQUIREMENT IS WAIVED

NOTIFICATION BEFORE EJECTION
OR CLOSING IN IS WAIVED

Ward 4 Permit No. 34/968
494-8 Congress St.
Owner Hogan Bros
Date of permit 7/18/34
Inspection closing-in
Inspn. closing-in
Final Notif.
Final Inspn. 8/24/34 - O.T.
Cert. of Occupancy issued None

NOTES

1. Kind of hose Steam
2. Label None
3. Anti-siphon ✓
4. Oil storage ✓
5. Tank distance ✓
6. Vent pipe ✓
7. Fill pipe ✓
8. Gauge ✓
9. Rigidity ✓
10. Feed safety ✓
11. Pipe size & material ✓
12. Control valve ✓
13. Air line ✓
14. Temp. & pressure safety ✓
15. Inspection 7
- 16.

Consent Description of Work

12. HEAVY POWER RUMBLE OF COOPERED PLATES



Location, Ownership and detail must be correct, complete and legible.
Separate application required for every building.
Plans must be filed with this application.

Application for Permit for Alterations, etc.

To the
INSPECTOR OF BUILDINGS:

Portland, July 19, 1919

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The undersigned applies for a permit to alter the following-described building:—
Location 17 Brown Street Ward, 4 in fire-limits? yes
Name of Owner or Lessee, Eastman Bros. & Bancroft Address 17 Brown St
" Contractor, Gailey & Small " 592 Congress St
" Architect, Charles Poor " 537 Congress St
Description of Building: Material of Building is brick Style of Roof, flat Material of Roofing tar & gravel
Present Bldg. Size of Building is 200ft feet long; 150ft feet wide. No. of Stories, 4
Cellar Wall is constructed of stone is inches wide on bottom and batters to inches on top.
Underpinning is brick is inches thick; is feet in height.
Height of Building, 60ft Wall, if Brick; 1st, 2d, 3d, 4th, 5th.
What was Building last used for? store No. of Families?
What will Building now be used for? same

DETAIL OF PROPOSED WORK

Lower basement floor about 3 ft. take out some walls and put in iron girders
general repairs inside
To comply with the building ordinance

Estimated Cost \$ 5,000.

IF EXTENDED ON ANY SIDE

Size of Extension, No. of feet long? ; No. of feet wide? ; No. of feet high above sidewalk?
No. of Stories high? ; Style of Roof? ; Material of Roofing?
Of what material will the Extension be built? Foundation?
If of Brick, what will be the thickness of External Walls? inches; and Party Walls inches.
How will the extension be occupied? How connected with Main Building?

WHEN MOVED, RAISED OR BUILT UPON

No. of Stories in height when Moved, Raised, or Built upon? Proposed Foundations
No. of feet high from level of ground to highest part of Roof to be?
How many feet will the External Walls be increased in height? Party Walls

IF ANY PORTION OF THE EXTERNAL OR PARTY WALLS ARE REMOVED

Will an opening be made in the Party or External Walls? in Story.
Size of the opening? How protected?
How will the remaining portion of the wall be supported?

Signature of Owner or
Authorized Representative

Address

Gailey & Small
592 Congress St.

PERMIT MUST BE OBTAINED BEFORE BEGINNING WORK



Location, Ownership and detail must be correct, complete and legible.
Separate application required for every building.
Plans must be filed with this application.

Application for Permit for Alterations, etc.

Portland, 1-11-13. 191

To the

INSPECTOR OF BUILDINGS:

The undersigned applies for a permit to alter the following-described building:—

Location, 498 Congress St. Wd. 4
Name of owner is? Eastman Bros. & Bancroft Address, Do
Name of mechanic is? F. A. Rumery Co. " 3 Center St.
Name of architect is? F. A. Thompson " Y.M.C.A. Bldg.
Material of building is? Brick Style of roof? Flat Material of roofing? Tar & Gravel
Size of building, feet front? 80; feet rear? 60; feet deep? 70; No. of stories? 4
Size of L, feet long?; feet wide?; feet high?; No. of storeis?; roof?
No. of feet in height from sidewalk to highest point of roof? Material of foundation?
Thickness of external walls? 12.5 Party walls? 12.5 Distance from line of street? Width of street?
What was the building last used for? Stores How many families? Number of stores? 1
Nature of egress? Stairs & Elevators. Size of lot front?; rear?; deep?
Building to be occupied for Stores. after alteration. Estimated cost? \$8000

DETAIL OF PROPOSED WORK.

Remove 16 old windows and replace with 8 new windows. Remove door and
build show window. Also general alterations and repairs.
All openings to be protected by two 7 in. "I" Beams.

IF EXTENDED ON ANY SIDE.

Size of extension, No. of feet long?; No. of feet wide?; No. of feet high above sidewalk?
No. of stories high?; style of roof?; material of roofing?
Of what material will the extension be built? Foundation?
If of brick, what will be the thickness of external walls? inches; and party walls inches.
How will the extension be occupied? How connected with main building?
Distance from lot lines:— Front?; side?; side?; rear?

WHEN MOVED, RAISED OR BUILT UPON.

Number of stories in height when moved, raised or built upon? Proposed foundations?
Number of feet high from level of ground to highest part of roof to be?
Distance back from line of street? Distances from lot lines when moved?
Distance from next buildings when moved?; front?; side?; side?; rear?
How many feet will the external walls be increased in height? Party walls?

IF ANY PORTION OF THE EXTERNAL OR PARTY WALLS ARE REMOVED.

Will an opening be made in the party or external walls? Yes. in 2d & 3d. story.
Size of the opening? 8 by 9 How protected? Two 7 in. "I" beams
How will the remaining portion of the wall be supported? Windows.

Signature of owner or
authorized representative,

F. A. Rumery, Co.

Address,

E. E. Anderson

PERMIT MUST BE OBTAINED BEFORE BEGINNING WORK.