



(a) GENERAL BUSINESS ZONE
APPLICATION FOR PERMIT

Class of Building or Type of Structure Single Class

Portland, Maine, August 4, 1945

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

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

Location 562 Congress Street Within Fire Limits? Yes Dist. No. 1
Owner's name and address Ellie C. Cummings, 93 Palmetto Street Telephone _____
Lessee's name and address Ellie C. Cummings, " Telephone _____
Contractor's name and address Brown Construction Co., 562 Congress Street Telephone _____
Architect _____ Specifications _____ Plans _____ No. of sheets _____
Proposed use of building Restaurant and kitchen and office No. families _____
Last use " and dwelling No. families _____
Material frame No. stories 2 Heat _____ Style of roof pitch Roofing _____
Other buildings on same lot _____
Estimated cost \$ 5100. Fee \$ 6.00

General Description of New Work

- To Repair after fire with alterations.
- To demolish second story of rear portion (kitchen) making this portion one story high.
- To remove some non-bearing partitions on second floor.

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

Is any plumbing work involved in this work? yes Is any electrical work involved in this work? yes
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 _____
Material of underpinning _____ Height _____ Thickness _____
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 _____ Girt or ledger board? _____ Size _____
Girders _____ Size _____ 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 _____, 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 _____ number commercial cars to be accommodated _____
Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? _____

APPROVED:

Miscellaneous

Will work require disturbing of any 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

Signature of owner

Harold R. Cummings

INSPECTION COPY

Permit No 45

Location 671 Congress St

Owner Alice O. Cummings

Date of permit 8/1/45

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn.

Cert. of Occupancy issued

NOTES

Refused
10/20/45
See new
application

ATH
RMT
PH
AJS
AL
ES

27 Congress St.-1

August 13, 1935

Mrs. Alice C. Girdings
35 Federal Street
Portland, Maine

Subject: Application for building permit to
repair other side with same material as used
to the building at 27 Congress Street

Dear Madam:

From your letter of August 10 the new estimates, including the cost of painting and improvements to be made through the above building says that the total amount of money to be spent now is \$5,071.43. Sixty percent of the value of the building, excluding fire loss, formerly established by your estimates, amounts to \$5,225.07. Thus, the proposed expenditures would fall short of that 60 percent (about 1.6%) on the basis of these figures, the Building Code does not require that the entire building be made to conform to all requirements of the present Code.

Therefore, my duty toward the proposition lies in two directions. First, under Section 10-C-3 of the Building Code, I must designate the extent to which portions of the buildings now to be altered or repaired must be made to conform to the requirements of the Code. Second, my other duty is with regard to the licensed activity in first story, to make sure that the part of the building used by the restaurant is fitted to strength, safe egress and other particulars to warrant issuance of the victualler's license by the Municipal Officers.

The above Section of the Building Code reads: "If such alterations or repairs cost less than 50 percent and more than 25 percent of the physical value of such building or structure, it shall be made to conform to the requirements of this Code in the portions altered or repaired to such extent as the inspector may determine." Under this authority, it is my belief that the following should be done:

1. The rear wall (about on the rear property line, which is to be cut down to 14 feet in height, to be made of strength equal to Building Code requirements for a masonry frame wall, that the foundation of it be made permanently substantial, and extending at least four feet below the surface of the ground; that there be no windows or other openings in this wall, that the outside of the wall be covered with asbestos, brick or other shingles capable of resisting the weather and at the corner trim, including the roof, board around the corners of each end, the cornice and all other work otherwise exposed to the open air, where bonding is necessary to tightly cover, be covered with galvanized metal; that the inside of the wall be plastered on metal lath or perforated Gypsum lath, and before the lath is applied the spaces between studs and all other voids be filled with cement sand or other incombustible material.

2. As nearly as I can determine from the outside, the rear part of the wall toward Congress Street from the portion which is to be one story high only extends in part clear over to a party division with the Talbot building next door. Your side of this party wall wherever damaged by fire should be made the equivalent of strength of a frame wall as required by the Building Code, plastered on your side on metal lath or perforated Gypsum lath and before plaster is applied all voids between studs filled with cement sand or equivalent incombustible material. The balance of the wall in both stories to be made to comply with Building Code requirements for a frame wall or equivalent strength, all window or door openings in it made standard fire doors or glassed fire windows, the outside of the wall to be covered with incombustible material in the same manner as prescribed for the rear wall, and the inside covered with similar material. Void spaces filled as prescribed for the rear wall. It is my understanding that this wall was damaged to such an extent that the entire wall of the old (west side) group treatment in this way.

Mrs. Alice C. Cummings —

August 18, 1945

3. Chertsey part of the old first floor is covered by floor joists and ceiling and renewed according to Building Code requirements using a live load of 75 pounds per square foot plus the dead load of any concrete or other floor and ceiling material to be installed. Department.

4. It is suggested that this be paved to use same floor as it was before for a single apartment. In this house, the parts of second floor damaged by fire to be repaired or replaced to a strength required by the Building Code—3 pounds per square foot live load plus dead load.

5. Immediately after fire, the entire replacement of the entire attic floor and the roof. These parts of the structure to be repaired or replaced according to Building Code standards for strength and materials, the attic floor to be designed for no less than 20 pounds per square foot live load and the pitch roof for not less than 25 pounds per square foot live load, Building Code rules as to spacing of attic floor joists and rafters to be followed.

6. The so-called "bulge" which involves nearly the entire length of the exterior side of the building to be made true and plumb, the reason for this, present condition determined if possible and cause corrected even if it means replacement of part of the foundation and this work to be plumb and true, of strength equivalent to Building Code requirements for a new wall and thoroughly and permanently done in so that the trouble will not occur again.

7. I do not fully understand your reference to the removal of all of the non-supporting partitions in second floor with the exception of that in the front room, Congress Street side and the second floor bathroom, but that can be explained in the plans which you will, of course, have to have made.

As regards my duty toward the Municipal Officers' approval of the vicarious license, it is my belief that the floor of the kitchen should be brought up approximately at least to a strength of 75 pounds per square foot live load not neglecting the dead weight of any additional floor covering required by the Health Department. The floor of the dining room or public space should be brought up approximately to all of its original strength of 100 pounds per square foot live load. Emergency means of egress, standard exit light and other exit lighting, closing of doors—both front entrance door and emergency rear door, locksets on the doors and width and height of the doors of egress are to be made to comply with the present Building Code as applied to a restaurant of comparable size and arrangement.

It is to be borne in mind that permits issued from this department in connection with this building are required by law to bear upon them the approval of both the Health Officer and the Chief of the Fire Department before issuance. The Health Officer particularly is quite likely to require some improvements before approval is given on the permits. It would be well for your architect to consult with the Health Department before he gets his plans very far along. In this connection I strongly recommend that you and the restaurant proprietor employ the same architect and produce only one set of plans, the plans to show all structural details, all of the details above, so that the plans as filed here with the application for the general building permit will show the entire extent of the work and of the expansion reflected thereon. There are now two chimneys in the kitchen. If one is to be eliminated, that should be shown. If not, it should be put in first class condition. Chimneys will have to be adjusted where it comes in the portion of rear end to be made lower. The plan should completely show all of these details, including strength of floors, present framing of floors and how the strength is to be attained, if the floors are not already up to the standard contemplated.

Mrs. Alice G. Cummings ——— 5

August 13, 1938

It became obvious that if the cost of some of the improvements indicated above, which I believe should be done to satisfy the Building Code requirements, and the cost of the improvements required by the Health Department were to be added to the contractor's estimate, the total cost would not exceed 50 percent of the value of the building. It seems unnecessary and unfair to me to require these additional costs. Nevertheless, I want to be reasonably sure that through error in estimation or misunderstanding of intentions between owner and estimator that the cost to be spent does not exceed 50 percent of value. After the plans have been made and the contractor has had a chance to estimate, then, I would like to be reassured that the cost of improvements exclusive of those that can be determined of the items required under Section 104 of the Code, by the Health Department and on account of the owner's license, will not exceed the 50 percent of the value of the building. It is in certain cases of other than this for the operator of such a restaurant to want to seize this opportunity of making a more elaborate front or other improvements which ordinarily are very desirable, but in this case would increase the cost to perhaps beyond the 50 percent figure. As I read the Building Code such improvements should be deferred until at least 24 months beyond the time the present repairs have been completed.

I have explained to Mr. Cummings that you have appeal rights to the Municipal Officers in case you do not agree with the estimate as being necessary as regards the parts to be repaired after fire; and, of course, by violation of the victualler's license is only of a recommendatory nature and the Municipal Officers have full control over that. If you intend to carry my suggestion, I believe it would be best for you to have the work completed first so that there will be nothing definite in which to appeal.

Very truly yours,

Inspector of Buildings

WMB/s

CC: Mr. Herman B. Libby
45 Exchange Street

93 Falmouth Street
Portland, Maine
August 20, 1945.

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

Dear Mr. McDonald:

Referring to your letter of August 9th,
File AP 671 Congress St.-I, Subject: Application for building
permit to cover repair after fire in the building at 671 Con-
gress Street:

Alterations have been made in the repair
plan and it is now proposed to remove all of the non-supporting
partitions on the second floor with the exception of that in the
front room Congress Street side and the second floor bath room.
A portion of the kitchen 6'6" wide by 18' long and 14' high on
the rear end of the building will be a flat roof one story high.

In regard to the plumbing fixtures in the
kitchen, they were not damaged but will need cleaning and are
ready for attachment of the special equipment such as dishwasher,
steam table, etc. which were owned and removed by the tenant and
have been taken away for repairs. No other plumbing is necessary
to be installed by the owner.

I am enclosing herewith new Contractor's
figures which include all the work necessary to restore the
premises ready for occupation. On the basis of the Contractor's
estimate and the physical value of the building it can be
restored at a cost below 60% physical value of the building.
Figures furnished include all expenditures that can be called a
built in part of the building or its equipment except that
special equipment which the tenant requires in order to conduct
a restaurant.

Very truly yours,

Wm. C. Cummings
Wm. C. Cummings Agent

8,822.45
5329.67
3071.49
2750.88

Rebuilding at 671 Congress Street
Alice C. Cummings

August 16, 1945.

Size of Building 18'-10" x 54'-6" Pitched Roof
Back El 6'-6" x 18'-14" Flat Roof 1 story
Stairway 3'-6" x 20' 2 story Flat Roof
Section Rear Stairway 3'-6" x 40' 1 story Flat Roof

Items		Material	Labor
Demolition			\$ 200.00
Trucking		\$ 50.00	
<u>Roof Framing</u>			
Rafters	532'	34.58	31.92
Boarding	1820'	118.30	91.00
Asphalt Shingles	16 sqs.	96.00	80.00
Ties Rafters to Ceiling Joist	95'	6.18	4.75
Attic Floor	1240'	80.60	49.60
2nd Floor Joist	400' needed	26.00	20.00
2nd Floor Wall Studs	192'	12.48	9.60
Int. Walls Studs	80'	5.20	4.00
2nd Floor Window Frames, Sash & Trim	9	99.00	42.50
Plestering Ceiling	114 sq. yds.	228.00	
<u>Plastering Walls 2nd Floor</u>			
Bath Room			
Front Rooms			
Closet Front Rooms			
Hall	146 sq. yds.	250.00	
Stairway to Attic Rough Lumber		15.00	10.00
Sheathing Door		6.00	3.00
Trim Windows in Front Rooms		6.00	4.00
New Sash Front Room		6.00	2.00
Repairing 1 pair French Doors		2.00	3.00
Doors 2nd Floor - Trim, Frames, Hardware	5	60.00	25.00
Fir Flooring	528'	52.80	26.40
Base Boards	200'	20.00	15.00
Painting 2nd Floor		175.00	
Stairway to 2nd Floor, Clean and Paint		25.00	
<u>Exterior Building</u>			
Front Wall Boarding	10'	1.00	2.00
" " Clapboards	5'	1.00	3.00
Side Wall Gutters	28 Lin. Ft.	7.00	3.00
" " Trim	42'	5.04	10.00
" " Brackets	12	12.00	
Attic Windows Sash & Frames	2	16.00	4.00
<u>Rear El</u>			
Posts	32	2.08	1.60
Studs	240	15.60	12.00
Rafters	120	7.80	6.00
Ceiling Rafters	80	5.20	4.00
Roof Boards	137'	8.91	5.48
Wall Boarding	446'	29.00	17.84
Clapboards	372	26.04	22.32
Wall Paper	1 roll	2.00	1.00
Fir Top Floor	156	15.60	8.00
<u>Rear Wall Main Building</u>			
Wall Boarding	280	18.20	11.20
Clapboards		16.38	14.04
Wall Paper	1 roll	2.00	1.00
Trim		5.04	10.00
<u>Rear Alley Roof</u>			
2x6	40'	2.60	2.00
Boarding	44'	2.86	1.76
Roofing Paper	1 roll	2.00	1.00
Roofing over El	117	25.00	

2. - Rebuilding 671 Congress Street

Items		Material	Labor
<u>Kitchen 1st Floor</u>			
Ceiling Rafters	150'	\$ 9.75	\$ 7.50
Plastering		130.00	
Door to Street		16.00	7.00
Studs	133'	8.65	6.65
Fir Top Floor	240'	24.00	10.80
Inside Doors	1	12.00	5.00
No plumbing necessary.			
<u>Restaurant</u>			
Strap Ceiling	236'	16.52	37.80
Ceiling Tile	945	56.70	47.25
1/2 inch Plywood Dado	440 sq. ft.	28.60	17.60
3-8 inch Sheetrock Walls	440 "	13.20	13.20
Chair Rail	120 Lin Ft.	4.80	4.80
Base 2 member	140 "	11.20	7.00
Cornice	140 "	5.60	5.60
Front Door		25.00	10.00
Transom over Front Door		5.80	2.00
Plate Glass 63"x76"			
24"x76"			
36"x76"			
72"x76"			
28"x76"		103.00	
Painting Restaurant & Kitchen Walls Only		240.00	
Paint outside of building 1 coat		150.00	
Electrical Work		225.00	
Rough Hardware		20.00	
Repairs to Heating System		50.00	
Toilet Room 2nd floor Fixtures only		200.00	
Soil Pipe and Vent O.K.			
Toilet Rooms 1st Floor O.K., Clean up.			
<u>Taking out Bulge in sidewall</u>			
Remove and reset clapboards	540'	10.00	54.00
" " " boarding	540'	5.00	54.00
" " " studding	360'	10.00	36.00
" " " sill	60'		6.00
" " " brick underpinning	640 brick	15.00	50.40
" " " windows	3		15.00
Concrete Floor in Kitchen (Painted)		75.00	35.00
		\$3072.51	\$1215.61
Insurance on Payrolls			122.00
Materials			3072.51
			\$4410.12
15% Profit			661.37
			\$5071.49

871 Congress St.-1

ATH
RNT
PH
WJS
RL
/BS

August 3, 1945

Alice C. Cummings
871 Congress Street
Portland, Maine

Subject: Application for building permit to cover
repair after fire in the building at 871 Congress
Street

Dear Sir:

Now that the application for the building permit for repair after fire with some alterations has actually been filed, a small difference appears between the work actually contemplated in the application and that on which my letter of July 31 was based. My letter of July 31 was based on restoration of the building as nearly as possible as before the fire for the contractor's figure of \$5,100.78 and making good the defect in southern wall at contractor's figure of \$200—a total of \$5,300.78. To this figure I believe was to be added an additional sum for recovering the restaurant which is not fully covered in the contractor's figure for repairs. Also, I can discover in the contractor's estimate no figure for plumbing except the allowance for plumbing in the second floor bathroom. If any of the rest of the plumbing fixtures or piping were damaged and had to be replaced, that cost should be included.

Your application for the permit of August 1 refers to alterations besides the repair after fire consisting of demolition of the second story of rear portion and raising that portion one story high only; also the removal of some non-bearing partitions on second floor. The estimated cost of the work covered in the application is given as \$5,100.

As explained in my letter of July 31, the answer to your biggest problem in restoring this building must be determined from the truth of the situation as to what or not the total amount of money to be spent on the building, its built-in fixtures and everything else that can be called a part of the building will exceed 60 percent of the physical value of the entire building before the fire, by the contractor's figures. It arrived at as \$8,880.45.

Now that the basis of the work—that is, what it is to include has been changed somewhat, now contractor's figures which should be all inclusive of the entire work are necessary.

To put the matter as plainly as I can, if the true total amount to be spent on the building, its fixtures and built-in fixtures now or within any period of 18 months including this time, would exceed 60 percent of the physical value before the fire, then the entire building has to be made to comply with all of the requirements of the Code. If, however, that total amount to be expended does not exceed 60 percent of the physical value, not deducting the fire damage, then the building does not have to be made to comply with all of the requirements of the Code.

If the building is made to comply with all of the requirements of the present Code, then the proposition must be checked over against Building Code requirements to see what changes and improvements will be necessary for such compliance. I have no complete plans of the building and it will be a waste of time attempting to find out what is needed to make the building comply with the Building Code. If, on the other hand, I intend to hold that not more than 60 percent of the physical value of the building, deducting damage by fire, is to be spent. That, therefore, is the question to be determined, and I shall be glad to hear from you definitely as to what your feeling is about this percentage.

Alice C. Cummings — 2

August 8, 1945

Up to my letter of July 11 it seemed evident that your informal proposition meant an expenditure of substantially more than 60 percent of the physical value this based on your contractor's figures. If you feel that the change in your plan will reduce the amount of money to be spent below the 60 percent of the physical value, then will you be good enough to support this with contractor's figures on this basis and make it clear in the estimate furnished that the figures include all expenditures that can be called a built-in part of the building or its equipment up to the time when the building is already for occupancy again.

Very truly yours,

Inspector of Buildings

Wfcd/

July 31, 1943

ATH
HUT
PH
AJS
BS
HL

July 31, 1943

Mr. A. J. C. C. C. C.
43 Elm Street
Portland, O., Maine

Subject: Location of repairs of building damaged by
fire at 47 1/2 C. Myers Street

Dear Madam:

With reference to Section 401-a-4 of the Building Code, the building being located within the limits of Fire District #1, I find from the estimate which your contractor has furnished, that the value of the superstructure before the fire was \$22,100.45. (I am using the exact figures instead of rounding them out to a round figure, although, of course, it is ridiculous to try to figure the value of a building down to such a precise sum.) The percentage of fire damage as a 30% appreciation to a new figure of new work required with estimated value in, I figure, \$5,618.84. The \$400 for which the contractor says he can repair the defect in existing wall must be added to this figure, making the total \$5,618.84. The 60% of estimated value of superstructure, referred to in the above section of the Building Code equals \$4,334.77. This all adds up to figure out to the amount that the damage by fire, or any, or otherwise, is nearly \$300 less than the 60% limit.

Mr. C. C. C. has told me that the estimated cost of repairs by the contractor does not include redecoration such as painting, etc. of the restaurant portion, but it seems fair to figure that \$1,000.00 would cover that work (especially since no redecoration should be allowed on that floor, also). Thus, if it is by based on the basis of a redecoration of figures that the above section of the Building Code does not require that this money be added to the cost.

Section 401-a-4 of the Code, however, outlines the entire scope of the Code in such a particular as to be precise, including all provisions within the Fire District as well as within the Fire District. This clause provides that if alterations or repairs are proposed to existing building superstructure within any, or all, of the following conditions, the entire superstructure required repairs, or any other which would cost in excess of 60% of the physical value of the building, or a percentage in determining physical value, or a percentage in determining physical value, the entire building, shall be made to conform with all requirements of the Code.

Now, if this section refers to the cost of the work required to the physical value, and that this clause refers to the physical value of the entire building and does not exclude the foundation or excavation therefore. Again, from the contractor's figures, it shows that the physical value of the entire building before the fire, using the same figure of 30% appreciation would be \$4,334.45 (again I am using the precise sum for obvious reasons). Sixty per cent of this figure equals \$2,600.67. It seems to me in this case, however, that we must take the actual cost of the repairs and improvements without allowance for redecoration. This, from the contractor's figures, would equal \$5,563.73—about \$250 more than 60% of the physical value. This is pretty close figuring on the basis of the facts; but when one takes into account the figure for redecoration of the restaurant and the cost of other improvements which will be made, whether or not required, it seems certain that the cost of the work will exceed 60% of the physical value. Therefore the entire building must be made to conform to all requirements of the Code pertaining to its use and its structure.

WILLIAM C. MILLER

[illegible]

I understand that Mr. Carling is now in contact with you as well as the other
person mentioned above. I am enclosing a carbon copy of this letter.

Abstract

— *Journal of the American Medical Association*, 1997

W. E. B. DUBOIS

Reform after Time for Mr. Alvin C. Cummings 671 Congress 8/9/41		
Sect 202	Sect 205	Sect 212
ok a	ok am. Am. Hall	ok a
ok b	b. Part of road on line of line	ok b
	on 4th line	
	new wall on line	
ok c	ok c	ok c
ok d	ok d	d
ok e	Xe. Part of line with clear areas	Xe. of capacity of restaurant employees more than 50 food & wine does same work
	theater	
	weathered	
	exit lights	
	arrangement of tables, chairs	
	both to be satisfied D.C.	
Xe. of chairs not given and have to be	ok f	ok f
ok g	ok g	ok g
ok h	ok h	ok h
ok i	ok i	ok i
ok j	ok j	

July 27, 1945

671 Congress St.

Estimated cost to replace entire building, including foundation...\$12,689.22
Estimated cost of excavation and foundation..... 1,060.00
Estimated cost of replacing superstructure.....\$11,629.22
Less 30 per cent depreciation(building over 100 years old)..... 3,488.77
Estimated value of superstructure before fire.....\$ 8,140.45

60% of estimated value of superstructure equals \$ 4,884.27

Replacement of fire damage.....	\$5,169.78	5,169.78
Repair of defect in wall.....	400.00	1,550.94
Total.....	\$ 5,569.78	3,618.84
		400.00
		4,018.84

Def. Fire Dam. 30% 1,550.94 * 4,018.84

\$ 5,569.78 equals 68.4 % of \$ 8,140.45

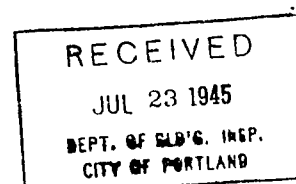
Actual amount to be spent, exclusive of
improvements \$5,569.78
 $12,689.22 - 30\% = 8,882.45$
 $\$5329.470$

5,169.78
3
1550.934

M. Cummings took 25% from B now found for agreement to work for at much and will stay as a partner

BROWN CONSTRUCTION CO.
GENERAL CONTRACTORS
502 CONGRESS STREET ROOM 522-523 DEXTER BLOCK
PORTLAND 3, MAINE

July 18, 1945



Mrs. Alice C. Cummings
93 Falmouth Street
Portland, Maine

Dear Madam:

We will restore the building at #671
Congress Street, Portland, Maine, as it was
before the fire for the sum of FIVE THOUSAND
ONE HUNDRED SIXTY-NINE DOLLARS SEVENTY-EIGHT
CENTS(\$5169.78).

Our price for removing the bulge
in side wall and underpinning and putting
back in first class condition will be
FOUR HUNDRED DOLLARS(\$400.00).

Very truly yours,

BROWN CONSTRUCTION CO.
BY

Martin B. Brown
Martin B. Brown, Treasurer

MBB/M

Fire Loss
671 Congress St.
Alice C. Cummings.

June 27, 1945

Size of Bldg. - 54'6" x 18'-10"
Back Ell 6'6" x 21' x 18'
Stairway 3'-6"x 20' 2 Story - 40' - 1 Story.

	Material	Labor
Framing. 3x4. 38/14	532'	31.92
Roofers 54.5x14x2 = 1522x1.2 = 1820'	118.30	91.00
Asphalt Shingles - 1522 - 16 Sqs.	96.00	80.00
Studs. 2x3 38/5 - 95'	6.18	4.75
Attic Floor - 54.5x19 = 1032x1.2 = 1240'	80.60	49.00
Attic Floor. Framing 2x8 400'	26.00	20.00
2nd Floor Wall " (2x4) 18/8, 24/6 - 192'	12.48	9.60
Int. Walls 2x3 60/8 200'	13.00	10.00
6'x8'- Plastering Kitchen - 28 sq.yds. 28 sq.yds.	56.00	-
1 Window & Frame	12.00	5.00
1 Door & frame	12.00	5.00
2 Shelves 8' (of lumber)	1.00	2.00
Paint walls & ceiling	20.00	-
12'x12' Rear Room, Plaster, - 59 sq. yds.	118.00	-
2 Doors & frames Comp.	24.00	10.00
2 Sash & Frames Comp. 24/30	24.00	10.00
Paint walls & ceiling	30.00	-
6x8 Bath Room.	60.00	-
Plastering 30 S.Yds	200.00	-
Allow for Plumbing - Tub, Bowl & Stool	18.00	7.50
2 Windows Complete	20.00	-
Paint walls & ceiling	68.00	-
Bed Room. 44 S. yds.	12.00	5.00
1 Window Complete	12.00	5.00
1 Door Complete	20.00	-
Paint Walls & Ceiling	18.00	-
Closet, Plaster - 9 S.yds.	5.00	-
Paint walls & ceiling	45.00	20.22
Floors. Top. Fir 337+1/3 # 480'	98.00	-
(Kit, Bed, Bath, Bed)	24.00	10.00
8x13 Bedroom, Plaster 49 S.yds.	12.00	5.00
2 Windows Complete	25.00	-
1 Door " 2-6x6-6 5/	15.00	10.00
Paint Walls & ceiling	8.00	3.00
Stairway to Attic Rebuild	70.00	-
Door & Frame to Attic (Sheathing)	12.00	5.00
8x8 Side Bed Room (Plaster) 35 S.yd.	24.00	10.00
1 Window Complete	20.00	-
2 Doors "	-	-
Paint Walls & ceiling	-	-
9'x16' - Front Room - Left.	120.00	-
Plaster 60 S.yds	8.00	4.00
Trim & Windows	35.00	-
Paint walls & ceiling	16.00	10.00
Base in Rear Room - 8" - 200 L.	-	-

Fire Loss

671 Congress St.
Alice C. Cummings.

		Material	Labor
9'x16'	Front Room - Night.	\$ 120.00	\$ -
	Plaster - 60 S. yd.	6.00	2.00
	1 Sash 30/48 - 2 lts.	1.00	3.00
	Repair French Doors - 1 pr.	18.00	5.00
	1 New Door, Complete	35.00	-
	Paint Walls & ceiling		
	Closet	7.00	-
	Plaster ceiling - 3 1/2 S.yds.	5.00	-
	Paint Walls & ceiling		
9'x9'	Bed Room - Interior	82.00	-
	Plaster - 41 S.yds.	24.00	10.00
	2 Door Complete	25.00	-
	Paint walls & ceilings		
3'-6x	Hall. (Plaster) 66 S.yds.	132.00	-
28'	1 Door Complete	12.00	5.00
	Paint Walls & Ceiling	30.00	-
	Stairway to 2nd Floor (Sheathing)	25.00	-
	Clean & Paint		
	Attic Window, Sash & Frame	8.00	2.00
	Front Wall Boarding - 10'	1.00	2.00
	" " Clap boards - 5'	1.00	3.00
	Side gutters 4x5 - 28 L.Ft.	7.00	3.00
	Pine Trim 18" x 28'	3.04	10.00
	Brackets - 12	12.00	-
	Rear Porch 6 1/2'x21'x18'	3.12	2.40
	4x4 - 2/18 = 48'	23.40	18.00
	2x4 - 30/18 = 360'	79.82	49.12
	Boarding - 6 1/4'x2 = 1228'	7.80	6.00
	Roof - 2x6 15/8 = 120'	8.78	5.40
	Boarding - 135'	11.00	5.00
	Paper (Roll Roofing) - 5 1/2 rolls	18.60	14.28
	Clapboards 13x18' = 233'		
	2nd Floor Framing.	9.75	7.50
	2x6 15/10 = 150'	124.00	-
	Plaster - 62 S.Yds.		
	Reframe Sec. Alley Roof.	2.50	2.00
	7x3 10/4 = 40	2.86	1.76
	Roofers 12x3'-6 = 44'	2.00	1.00
	Paper 1 roll	18.00	7.00
	1 outside Door & Frame 5'-6x7'		
	Top Floor Kitchen 10x18 - (Fir) = 240'	24.00	10.80
	Studs. Kitchen 2x4 20/10 = 138'	8.43	6.65
	1 - Inside Door to Kitchen Comp.	12.00	5.00
	Paint Walls & ceiling	45.00	-
	Restaurant.		
	Strap (1x3) - 44x18 = 236'	18.52	37.80
	Ceiling Tile - 945'	53.70	56.70
	1" Plywood - 440 S.Ft.	28.60	17.60
	3/8" Sheetrock - 440 S.Ft.	13.20	13.20
	Chair Rail - 120 Lin.Ft.	4.80	4.80
	Base 2 Mem. - 140 " "	11.20	7.00
	Cornice - 140 " "	5.60	5.60
	1 New Front Door - 2-10x6-10 P.G.	25.00	10.00

Fire Loss

871 Congress St.
Alice C. Cummings

	Material	Labor
1 New Transom Sash 2-10x1'-4"	\$ 5.00	\$ 2.00
Paint walls	100.00	-
<u>Plate Glass</u>		
63"x76"		
24"x76"		
36"x76"		
72"x76"		
28"x76"		
	103.00	-
Paint outside Bldg.	100.00	-
Electrical Work	225.00	-
Demolition		200.00
Trucking	50.00	-
Rough. Hardwood	25.00	-
Heating	50.00	-
Insurance	106.17	-
	<u>\$ 3530.26</u>	<u>3530.26</u>
		4495.46
15% Profit		674.32
		<u>\$ 5169.78</u>
30% Dep.		1550.94
Loss		<u>\$ 3618.84</u>

Douglas C. Evans
John W. Evans

RECEIVED

JUL 14 1945

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

RECEIVED

JUL 18 1945

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

Replacement Value

671 Congress St.

Alice C. Cummings.

July 3 1945

			Material	Labor
<u>Foundation</u>				
<u>Excavation</u>	58x22x4 = 5104/27 =	210 cu.yds.		420.00
<u>Walls</u>	<u>Stone</u> 214x4x1 = 854/27 =	32 " "	128.00	256.00
	<u>Brick</u> 148x3x.66 = 296x21 =	6216	128.00	128.00
<u>Sill's</u>	6x6 - 214 L. =	642	42.00	29.00
	8x8 - 4/20 =	427	38.00	19.00
<u>P. Timbers</u>	8x8 - 42/20, 19/6, 17/8 =	1484'	95.00	73.00
<u>Post</u>	6x6 6/8 =	144	13.00	7.00
<u>Allow for bins</u>			150.00	100.00
<u>Rough Floor</u>	- 1262x1.2 =	1524'	99.00	69.00
<u>Finish " (Fir)</u>	- 1262x1 1/3 =	1860'	186.00	76.00
<u>2nd. Floor</u>	2x6 42/20, 19/6, 17/8 =	1454'	95.00	73.00
<u>Post</u>	6x6 6/8 =	144'	13.00	7.00
<u>Rough Floor</u>		1524'	99.00	69.00
<u>Finish Floor</u>		1860'	186.00	76.00
<u>Ceiling 2nd Floor</u>	2x6 42/20, 19/6, 17/8 =	1090	71.00	55.00
<u>Roof Rafters</u>	2x6 56/14, 13/8, 11/8	976	64.00	49.00
<u>" Boarding</u>	56x14x2 = 1625			
	7x22 = 154			
	24x6 = 144			
	1925x1.2 =	2300'	149.00	103.00
<u>Ash Shingles</u>	56x14x2 =	1570		
	24x6 =	144		
	7x27 =	154		
	1868 =	20 Sqs.	130.00	120.00
<u>Out Framing</u>	2x4 248/10, 214/8 - 900 L. =	3390'	220.00	203.00
<u>" Boarding</u>	148x19 =	2810		
	32x19 =	610		
	30x10 =	300		
<u>Paper</u>	34x19 =	646		
	19x19 =	360		
	4727x1.2 =	5650'	368.00	254.00
<u>Clapboards</u>	148x19 =	2810		
	32x19 =	610		
	30x10 =	300		
	19x19 =	361		
	4081		163.00	245.00
<u>Trim.</u>	142 L. x 2' =	142	36.00	71.00
<u>Gutters</u>	4x5 - 112 L.		28.00	28.00

128 00
128 00
420 00
256 00
128 00
1060.00

3114

12.1
1.6
211.6
34.0
81.4
6
1185.8

Assessors July 1945

Replacement Value

		<u>Material</u>	<u>Labor</u>
Windows - 20		\$ 240.00	\$ 100.00
Plate Glass - 7 Lts.		250.00	50.00
Stairs - 2nd Floor		100.00	100.00
Outside Doors - 3		75.00	35.00
Int. Partitions 2x3	144/8 - 450 L. = 601	52.00	48.00
1st. F. " 2x4	40/10 - 120 L. = 336	22.00	21.00
<u>Plastering.</u>			
	24x4 - 96		
	55x19 - 1045		
	6.5x21 - 136		
1st.	15x19 - 285		
	6.5x21 - 136		
Int.	288x8 - 2304		
Out.	32x8 - 256		
"	148x8 - 1184		
1st.	50x10 - 500		
Ceiling	15x19 - 285		
	6.5x21 - 136		
	<u>3353/9 = 706</u>	1238.00	-
Ceiling Tile	945	57.00	57.00
Sheetrock	550'	17.00	27.00
1/2 Plywood	550'	36.00	22.00
Strapping	600'	42.00	90.00
Int. Doors - 25		300.00	125.00
Base & Base Mould	700'	84.00	84.00
Painting Inside		500.00	-
" Exterior		300.00	-
Heating		175.00	-
Chimney		175.00	275.00
Plumbing		500.00	-
Electric Wiring		250.00	-
Rough & Finish Hardware		150.00	-
Stagging		20.00	30.00
Trucking		50.00	-
Roll Roofing Wall	28x18 = 6 rolls	14.00	7.00
Insurance		<u>7148.00</u>	<u>3501.00</u>
		335.11	7333.11
		<u>7533.11</u>	<u>11034.11</u>
			1653.11
15% Profit			\$ 12689.22
30% Dep.			3806.77
			\$ 9882.45

Douglas C. Evans

Philip W. Smith

ATH
RMT
PH
AJS
ES

Inquiry 671 Congress St.

June 3, 1945

Alice C. Cummings
33 Falmouth Street
Portland, Maine.

Subject: Building of Third Class Construction in
Fire District No. 1 extensively damaged by fire
at 671 Congress Street

Dear Madam:

If you estimate the damage to the above building by fire, decay, or otherwise, to be an amount less than 60 percent of the value of the building, exclusive of foundation, please furnish written details supporting that estimate.

If on the other hand your estimate represents an amount greater than 60 percent of the value, please have a building permit applied for and the building demolished at the earliest practicable date.

You are referred to Section 402-a-4 of the Building Code applying to existing buildings of Third Class (frame) Construction within the limits of Fire District No. 1 where your property is located. In brief the paragraph provides that a building such as yours (of wooden frame construction) within the limits of Fire District No. 1 which may be damaged by fire, decay, or otherwise, to an amount greater than 60 percent of its value, exclusive of the foundation, shall not be repaired or rebuilt, but shall be immediately removed.

In arriving at your estimate no doubt you will take into account the structural condition of the building before the fire, and will remember that the wall along Vernon Place was not in good structural condition, bulging definitely toward Vernon Place, and having been the subject of negotiations two or three years ago.

Very truly yours,

Inspector of Buildings

WMD/S

INQUIRY BLANK

ZONE _____

FIRE DIST. _____

CITY OF PORTLAND, MAINE
DEPARTMENT OF BUILDING INSPECTION

Verbal
By Telephone

DATE June 9, 1945

LOCATION 671 Congress Street OWNER Alice C. Cummings

MADE BY _____ TEL. _____

ADDRESS _____

PRESENT USE OF BUILDING _____

CLASS OF CONSTRUCTION Third Class NO. OF STORIES 2

REMARKS: Building with restaurant in first story and apartment in second story
was extensively damaged by fire on June 7, 1945.

INQUIRY: Is the building damaged by fire, decay or otherwise for an amount
greater than 60 percent of its value, exclusive of foundations?

ANSWER: See letter June 9, 1945

DATE OF REPLY 6/9/45 REPLY BY W McD



GENERAL BUSINESS FORM
APPLICATION FOR PERMIT

PERMIT ISSUED

Permit No. 0572

Class of Building or Type of Structure Third Class JUN 29 1944

Portland, Maine, Jun 27, 1944

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 671 Congress Street Within Fire Limits? yes Dist. No. 1
Owner's or Lessee's name and address Alice Cummings Telephone _____
~~Lessee~~ William Panagakos
Contractor's name and address C. J. Askov, 29 Pearl St. Telephone 1-1335
Architect _____ Plans filed no No. of sheets _____
Proposed use of building Restaurant and tenement No. families _____
Other buildings on same lot _____
Estimated cost \$ 25. Fee \$.25

Description of Present Building to be Altered

Material wood No. stories 2 Flat _____ Style of roof _____ Roofing _____
Last use Restaurant and tenement No. families _____

General Description of New Work

To provide concrete surfaces on floors of both toilets and vestibules

The concrete surfacing is to be no less than two inches thick at any point, is to be pitched properly to the floor drain, if any, is to be reinforced with suitable wire mesh embedded in concrete, is to be extended up the surface of walls and partitions at least four inches above the surface of the floor at the wall or partition and a curved or other shaped surface provided for sanitary reasons where the horizontal surface joins the vertical surface. Before concrete is placed, suitable waterproof felt is to be laid on the floor surface to be covered. In event the additional weight of concrete would overload present floor framing and supports according to Building Code Standards, this floor framing and supports will be permanently strengthened accordingly.

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

Is any plumbing work involved in this work? _____
Is any electrical work involved in this 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 _____ cellar _____
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? _____
Framing lumber—Kind _____ Dressed or full size? _____
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

By William Panagakos Signature of owner
By Edith A. Cluck
INSPECTION COPY

Permit No. 44/572

Location 671 Congress St.
Wm. Canagakis

Owner Alice Canagakis

Date of permit 6/23/44

Notif. closing-in

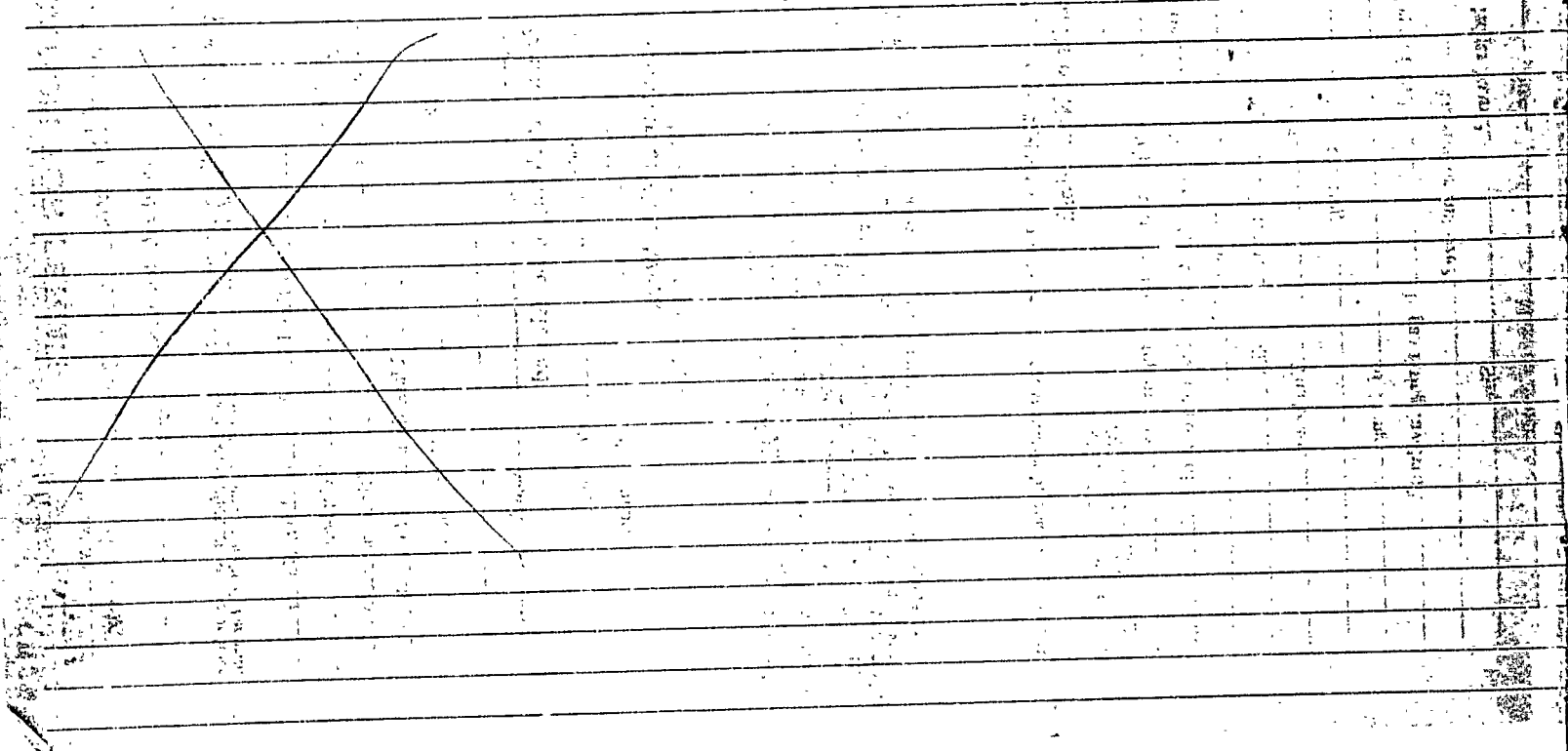
Inspn. closing-in

Final Notif.

Final Inspn. 8/23/44, CAC

Cert. of Occupancy issued 11/21/44

NOTES





FILL IN COMPLETELY AND SIGN WITH INK

GENERAL BUSINESS ZONE Permit No. 3425

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

Portland, Maine, July 2, 1943

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 671 Congress Street Use of Building Restaurant No. Stories 11 None Existing

Name and address of owner of appliance William Panagakos

Installer's name and address Thomas Skinner Co., 127 Main Street, So. Portland Telephone 4-4716

General Description of Work

To install ventilation system as per plan

IF HEATER, POWER BOILER OR COOKING DEVICE

Is appliance or source of heat to be in cellar? If not, which story Kind of Fuel

Material of supports of appliance (concrete floor or what kind)

Minimum distance to wood or combustible material, from top of appliance or casing top of furnace,

from top of smoke pipe from front of appliance from sides or back of appliance

Size of chimney flue Other connections to same flue

IF OIL BURNER

Name and type of burner Labeled and approved by Underwriters' Laboratories?

Will operator be always in attendance? Type of oil feed (gravity or pressure)

Location of storage No. and capacity of tanks

Will all tanks be more than seven feet from any flame? 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.)

INSPECTION COPY

Signature of Installer By Thomas Skinner

3425

Permit No. 43/625

Location 671 Congress St.

Owner William Pangalos

Date of Permit 7/3/43

Post Card sent

Notif. for inspn.

Comp. 43-778

Permit 43/625

Approval for issued

7/3/43

Oil Burner Check List (date)

1. Kind of heat
2. Label
3. Anti-siphon
4. Oil storage
5. Tank Distance
6. Vent Pipe
7. Fill Pipe
8. Gauge
9. Rigidity
10. Feed safety
11. Pipe sizes and material
12. Control valve
13. Ash pit vent
14. Temp. or pressure safety
15. Instruction card
- 16.

NOTES

6/9/43 This work destroyed by
recent fire. Work should
be repeated. J.C.

Rept. 5457D-1

July 5, 1943

Thomas Skinner Co.,
127 Main Street,
South Portland, Maine

Subject: Installation of hood over cooking
appliances and installation of ventilating
systems at 671 Congress Street (Bill's Lunch)

Gentlemen:

This permit is issued upon the condition that both electric fans shall be controlled by a single switch for the purpose of seeing to it that the large fan which is intended to ventilate the dining room will never be operating when the fan in the hood ventilation system is not operating. If desired that the dining room fan be still at times when the hood fan is going, an auxiliary switch may be introduced into the line circuit in such a way that the large fan may be turned off and leave the hood fan running.

The fan which exists in the outside wall of the kitchen and will now be used to ventilate the dining room exclusively is so much larger than the hood fan, that there is a possibility if the larger fan is run at full speed, that it will draw air from the kitchen through the service door. That, of course, cannot be permitted, and if found to be the case, the power of the larger fan will have to be cut down until that condition does not take place.

As Mr. Skinner told me, upon request of the Municipal officers for information as to when these protective features would be finished, I told them that they would be finished by the latter part of the week of July 4th. If this equipment is not installed and fully operative in a satisfactory manner in a reasonable time, I have instructions to report that fact to the Municipal officers for whatever action that seems necessary as regards the victualer's license of the restaurant, the license having been granted on July 2nd.

Proprietor Panagakos has a copy of this letter.

Very truly yours,

EMCB/H

Inspector of Buildings

CC: William Panagakos,
671 Congress St.

Dr. T. P. Burroughs
Health Officer

ays
etc.
SW



PERMIT ISSUED
367-10-10
APPLICATION FOR PERMIT TO REPAIR BUILDING 36
Third Class Building

Portland, Maine, September 21, 1942

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to repair the following described building in accordance with the Laws of Maine, the Building Code of the City of Portland, and the following specifications:

Location 671 Congress Street Within fire limits? yes Dist. No. 1
Owner's name and address Harold Cummings, 93 Yelmouth Street Telephone _____
Contractor's name and address Gogins & Clark, 16 Portland Street Telephone 2-3168
Use of building Restaurant and tenement
No. stories 2 Style of roof pitch Type of present roof covering _____

General Description of New Work

To Repair after fire to former condition. No alterations
(Cause - exposure)

If Roof Covering is to be Repaired or Renewed

Is any plumbing work involved in this work? _____ Is any electrical work involved in this work? _____
Are repairs or renewal due to damage by fire? yes If so, what area damaged? _____ sq. ft.
Area of roof to be repaired now? _____ sq. ft.
Type of roofing to be used _____ No. plies _____
Trade name and grade of roof covering to be used _____
Estimated cost \$ 90 Fee \$.50

INSPECTION COPY

Signature of owner Harold Cummings
By Gogins & Clark

By A. H. Clark

Permit No. 42/1136

Location 671 Congress St.

Owner Harold Cummings

Date of permit 9/26/42.

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn. see note on other 8/19/43.

Cert. of Occupancy issued

Comp C-32-170
Permit 42/1136
Test, 4/3/52

NOTES

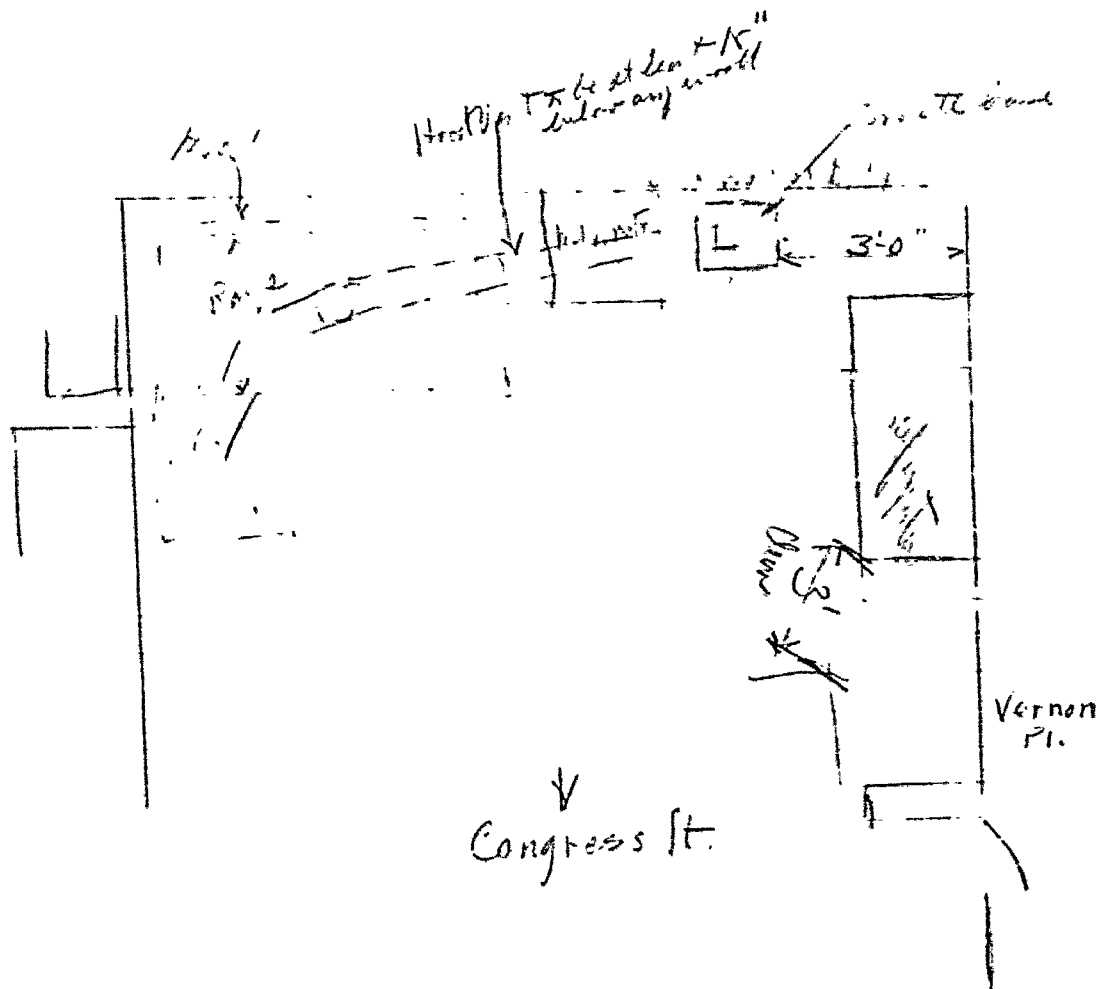
9/3/43 there are two openings in duct leading to large fan or blower unit. One is a slide about 2 1/2" square at the fan level, the other in the living room vent where it branches a duct into the fan, there was a grill and it could be removed or closing it. Both were open fan running.

8/19/43. Recent fire destroyed this beyond probable or disallow repair after fire. 206

... = *usuals type*

copy 2012 21.

1/23/45.



RECEIVED
JAN 23 1943
DEPT. OF BUDGET
CITY OF PHOENIX

P. 60/1130-1
11. 1111
5-6-43

April 11, 1943

Mr. William Panagiotou,
671 Congress Street,
Portland, Maine

Subject: Wire hazard to exhaust fan at the
range in the kitchen of B.L. Cafe at
671 Congress Street

Dear Sir:

As explained to you this morning the possibility of a quick fire on the range or over the fryer in the kitchen of your cafe at 671 Congress Street could blow off the ceiling of the kitchen fan unit. You have in the exterior wall of the kitchen a severe fire hazard in that, should such a fire take place while the fan was in operation the flames would be drawn into the protective hood over the cooking appliances and be spread over the kitchen.

As authorized by Sections 29, 30, 31 and 32 of Chapter 25, Laws of the State of Maine, copy attached hereto, you are hereby directed to take such charges as may be necessary in the ventilation of the kitchen in the event of a fire in the kitchen as to eliminate this fire hazard, the work to be completed not later than 10:00 A.M., 11:00 A.M.

I am told that the cost of the material, the fan unit, the protective hood, the use of a hot water tank, the use of a hot water tank, the use of a hot water tank, both of which may be sufficient of permanent character, the cost of material of the material in the very emergency. In the event of a fire in the kitchen as to eliminate this fire hazard, I am told that the cost of this material with the thought that the authorities saving some of the cost of the material and be enabled to give a favorable answer to the question of the material and be enabled to eliminate fire hazard.

In event you cannot procure the material and other critical materials, perhaps you may be able to work out a scheme which does not require very much of critical materials.

Before the work of changing this ventilation system over is commenced, a permit shall be applied for at this department and it is the application the plan of the new ventilation system.

I noted a small fan had been provided in an attempt to ventilate the hood over the appliances and that this electric fan is wired up temporarily by loose wire in an unsafe manner, the wire not being properly secured and in places the bare connections of the wires being exposed. It is not unusual to wire such equipment, being early by the Electrical Inspector, and I believe it essential that you remove this temporary wiring at once.

Very truly yours,

Inspector of Buildings

WJG/H

P. 4/1122-1
Land. Co. 1

1/1/48-R

January 14, 1948

Mr. William L. Vassar,
35 Madison Street,
Portland, Maine

Subject: Chimney built without permit between
buildings at 671 Congress St. and at 673
Congress Street

Dear Mr. Vassar:

Having seen it to start the construction of this chimney with or having
secure the permit and having been told by Mr. Vassar of this office
of the situation, I am sorry to say that until the latter was straightened out, I
have difficulty in understanding why it was not right and not straightened out.
Irrespective of the fact that the chimney has been built with a permit, it is
fortunately from the standpoint of everyone, I am unable to approve the chimney for
the reasons that it is not straight and straight, that it has been issued the permit
the other as it goes against the exterior wall of the building. The chimney
masonry is not straight and the exterior wall of either the building
at 671 Congress or the building at 673 Congress Street (the latter building is owned
by others than the owners at 671 Congress Street) there is very sufficient space for
water, snow and ice to accumulate between the chimney and the building and probably
doing damage to the buildings and the chimney and not sufficient space to get in and
repair either when damage occurs short of removing the chimney.

Then you proceeded with the construction work without giving us sufficient
information as to the way the job was to be done and without allowing time enough
for us to find out whether or not it was a suitable place for the chimney, you made
it impossible for this department to certify either yourself, the restaurant proprietor
(who I understand is to pay for the chimney) or the owner of either building. I see
no remedy but to remove the chimney. Please have it done not later than January 14,
1948.

To the lessee of the restaurant who is apparently trying the best he can to
provide a suitable vent for the kitchen over the restaurant range and other appliances
in the kitchen (he is receiving a copy of this letter) let me say that I believe there
are other locations for these venting arrangements although it may seem some four feet
west of his equipment in the kitchen. He is receiving advice from a number of different
persons, none of whom seem to agree. I am sorry that we in this department cannot
work out a solution for him, but it is not possible for us to perform such service
for all and therefore not possible for any. It is possible that the chimney could be
rebuilt and set on the side of the restaurant or into the kitchen itself a sufficient
distance so that it could be built straight as sound as chimneys have to be built in
Portland. If that is possible the chimney would be not far from its present location,
but there would be no interference with the adjoining property and no question of
maintenance of either the chimney or the buildings. It may be just like to change the
location of one of the two refrigerators so that the chimney could be built on the
easterly side of the range. I suggest that you get the advice of someone, even if he
has to pay for the advice, who has a good knowledge of the local building laws. In
building construction and who will approach the problem solely from the standpoint of
the best interests of the lessee as regards the use of his kitchen and restaurant and
from the standpoint of the owner of the building as regards good and safe construction
calculated to afford easy maintenance.

Mr. William L. Tassar-----

January 13, 1945

At present the hood over the range is connected to this new chimney, and the pipe from the hood runs straight up and has no elbow no less than 12 inches below a portion of a wooden ceiling. This ceiling appeared to have combustible material stored above it and outside of that storage space serves no good purpose. I suggest the wooden ceiling be removed or some equivalent steps for safety be taken bearing in mind the fact that a small fire in the present situation would almost instantly ignite this wooden ceiling from the vent pipe and the combustible material and roof above it.

Very truly yours,

Inspector of Buildings

WLT/H
CC: Harold Cummings
93 Palmouth St.

Alfred A. Montgomery, Jr.
814 Congress Street

Herman B. Libby, 40 Exchange St.

William Panagakos, 671 Congress St.



Original Permit No.

Amendment **PERMIT ISSUED**

AMENDMENT TO APPLICATION FOR PERMIT

JAN 23 1943

Portland, Maine, January 1, 1943

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for an amendment to Permit No. 42/1175 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 471 Congress Street Within Fire Limits? yes Dist. No. 1
Owner's or Lessee's name and address Harold Cummings, 93 Palisade Street
Contractor's name and address William Panagaxos, 25 Sheridan Street 3-7976
Plans filed as part of this Amendment No. of Sheets
Is any plumbing work involved in this work? Is any electrical work involved in this work?
Increased cost of work 75 Additional fee 50
Framing Lumber: Kind? Dressed or Full Size?

Description of Proposed Work

To build an outside brick chimney on side rear wall - concrete foundation - brick with
flashing for ventilation ~~only~~ restaurant range hood.

The brickwork of the chimney is to be corbelled so as to pass through the outside wall
of the building at the point where the smokepipe enters so as to obviate the need of
any ~~to be~~ ~~extended~~ balcony about 8' x 6' high which projects ~~from~~ ~~actual~~
ceiling of kitchen.

Approved Thomas J. Sullivan Health OfficerHarold Cummings
By William Panagaxos
Signature of Owner

Chief of Fire Department

Approved William S. Harris Inspector of Buildings

Commissioner of Public Works

Rept. 43701-1
C-29-170-1

September 26, 1912

Mr. Harold Cummings,
25 Portland St.,
Portland, Maine

Dear Sir:

I am leaving to George A. Clark a building permit to cover
repair after fire to former condition without alterations your building
at 671 Congress St.

I have had for a long time a report on the condition of the
elevator - all of this building from one of our inspectors, but
lack of time has prevented calling the matter to your attention before
this.

It appears that a section of this wall, coming about 10 feet
from Congress Street and for a distance of from 12 to 18 feet bulges quite
badly toward Vernon Court. The underpinning in its 24-inch height is per-
haps as much as 10 inches. The inspector could not determine the cause.
I am unable to say that this is immediately dangerous, but the
condition certainly should be investigated without delay, and necessary
steps taken to make the building undoubtedly safe.

Will you not do this?

Very truly yours,

CC Googins & Clark,
46 Portland St.,
Inspector of Buildings

: Rept. 22701-1
C-39-179-1

September 26, 1942

Mr. Harold Cummings,
93 Falmouth St.,
Portland, Maine

Dear Sir:

I am issuing to Coggins & Clark a building permit to cover repair after fire to former condition without alterations your building at 671 Congress St.

I have had for a long time a report of the condition of the easterly exterior wall of this building from one of our inspectors, but lack of time has prevented calling the matter to your attention before this.

It appears that a section of this wall, commencing about 20 feet from Congress Street and for a distance of from 12 to 18 feet bulges quite badly toward Vernon Court. The underpinning in its 24-inch height is as much as three inches out of plumb, and the bulge in the frame wall is perhaps as much as 10 inches. The inspector could not determine the cause.

I am unable to say that this is immediately dangerous, but the condition certainly should be investigated without delay, and necessary steps taken to make the building undoubtedly safe.

Will you not do that?

Very truly yours,

CC Coggins & Clark,
46 Portland St.

Inspector of Buildings



FILL IN COMPLETELY AND SIGN WITH INK

(G) GENERAL BUSINESS ZONE

Permit No. 776

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, August 25, 1942

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 571 Congress Street Use of Building restaurant No. Stories 21 New Building
Existing "

Name and address of owner of appliance Bill's Cafe, (William Panagakos)

Installer's name and address Portland Lehigh Fuel Co., 315 Park Avenue Telephone 2-1986

General Description of Work

To install coal fired restaurant range (automatic)

CERTIFICATE OF OCCUPANCY
REQUIREMENT IS WAIVED

IF HEATER, POWER BOILER OR COOKING DEVICE

Memorandum from Department of Building Inspection, Portland, Maine
671 Congress St. --- Installation of automatic coal-fired range for Bill's Cafe (William Panagakos) by Portland Lehigh Fuel Co. --- 8/28/42

To Owner and Installer:

Material of floor to support appliance has been omitted, but I gather that there is a concrete surface probably supported upon wooden framing. Referring to Section 601-b-2 of the Building Code, it is obvious that this cooking range does not set on legs so arranged as to afford a 4-inch open space underneath for the dissipation of high temperatures. Therefore it is necessary to supply equivalent protection. Mr. Howe said that the range is to set on hollow tile. If the voids in these tile are made continuous so that heated air can escape both front and back of the range, that seems equivalent. There is another provision that the bottom of an ash pan shall not be closer than 5 inches to burnable material. The circular seems to show the bottom of the ash drawer at the very base of the range. If there would be at least 3 inches of tile below this drawer, that seems all right, but the floor in front of the drawer, if having a burnable surface, should be covered with metal to a area to take care of spillage of ashes. (Signed) Warren McDonald

Inspector of Buildings (OVER)

CC Bill's Cafe 671 Congress



FILL IN COMPLETELY AND SIGN WITH INK

(G) GENERAL BUSINESS ZONE

Permit No. 76

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, August 25, 1942

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 671 Congress Street Use of Building restaurant No. Stories 21 ~~New Building~~ Existing "

Name and address of owner of appliance Bill's Cafe, (William Panagakos)

Installer's name and address Portland Lehigh Fuel Co., 215 Park Avenue Telephone 2-1986

General Description of Work

To install coal fired restaurant range (automatic)

IF HEATER, POWER BOILER OR COOKING DEVICE

Is appliance or source of heat to be in cellar? no Kind of Fuel coal

Material of supports of appliance (concrete floor or what kind) concrete

Minimum distance to wood or combustible material, from top of appliance or casing top of furnace, 4'

from top of smoke pipe 15" from front of appliance 10' from sides or back of appliance 6"

Size of chimney flue 12x12 Other connections to same flue none insulated range

Hood to be provided

IF OIL BURNER

Name and type of burner _____ Labeled and approved by Underwriters' Laboratories? _____

Will operator be always in attendance? _____ Type of oil feed (gravity or pressure) _____

Location oil storage _____ No. and capacity of tanks _____

Will all tanks be more than seven feet from any flame? _____ 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.)

Portland Lehigh Fuel Co.

INSPECTION COPY Thomas L. Bureau, M.D. Signature of Installer W. H. Brown 2080D

Health Officer

Permit No. 42/976

Location 671 Congress St.

Owner Bill's Cafe

Date of Permit 8/28/42

Post Card sent

Notif. for insp.

Approval Tag issued

Comp. C-38-170
Fit Oil Burner Check List (date)
Vent. 8/28/42

1. Kind of heat

2. Label

3. Anti-siphon

4. Oil storage

5. Tank distance

6. Vent Pipe

7. Fill Pipe

8. Gauge

9. Rigidity

10. Feed safety

11. Pipe sizes and material

12. Control valve

13. Ash pit vent

14. Temp. or pressure safety

15. Instruction card

16.

NOTES

9/11/42 Range installed, fixed

not safe etc.

10/23/42 Hood up but not

connected etc

10/23/42. Duct to wall in woods
get this fixed and vent

arrangement made right etc

1/3/43. No air space
under range, unable to
check whether word
flue under concrete etc

6/19/45. Liner
destroyed by fire if
recent date new unit
would require permit etc

Rept. 9658C-1

June 18, 1941

Portland Cabinet Works,
52 Cross Street,
Portland, Maine

Gentlemen:

Enclosed is the building permit covering cutting in one new window in the rear wall of the restaurant operated by Filippa Connegados in the building owned by Alice C. Cummings at 671 Congress Street.

Since this window is in a wall which is less than five feet from the property line, the Building Code requires that the window be a standard fire window, in other words metal sash and wire glass.

Please be governed accordingly.

Very truly yours,

WHD/S

CC: Alice C. Cummings
95 Falmouth Street

Inspector of Buildings



(C) GENERAL BUSINESS ZONE
APPLICATION FOR PERMIT

Permit No. 7 1941

Class of Building or Type of Structure Third Class

Portland, Maine, June 17, 1941

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 671 Congress Street Within Fire Limits? yes Dist. No. 1
Owner's or Lessee's name and address Alice C. Cummings, 93 Falmouth Street Telephone _____
Lessee William Panagakos
Contractor's name and address Portland Cabinet Works, 52 Cross St. Telephone 3-6063
Architect _____ Plans filed no No. of sheets _____
Proposed use of building Restaurant No. families _____
Other buildings on same lot _____
Estimated cost \$ 25. Fee \$ 25

Description of Present Building to be Altered

Material wood No. stories 2 Heat _____ Style of roof _____ Roofing _____
Last use Restaurant No. families _____

General Description of New Work

To cut in one new window in rear wall for light and ventilation in kitchen
3' to lot line

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 QUALITY
EXAMINER'S NAME

Is any plumbing work involved in this work? _____
Is any electrical work involved in this 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 _____ cellar _____
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? _____
Framing lumber—Kind _____ Dressed or full size? _____
Corner posts _____ Sills _____ Girt or ledger board? _____ Size _____
Material columns under girders _____ Size _____ Max. on centers _____
Studs (outside walls and carrying partitions) $\frac{3}{4}$ x4-16" 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

Alice C. Cummings
By William Panagakos
By Portland Cabinet Works
By John Nicholas

Permit No. 41/853

Location 671 Congress St.

Owner Willie J. Cunningham

Date of permit 6/18/41

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn.

Cert. of Occupancy issued

NOTES

7/28/41. Work not started. OK.
7/31/41. Same. OK.
8/1/41. Same. OK.
8/12/41. " " OK.
8/19/41. " " OK.
8/31/41. Same. Profits doubtful.
9/1/41. Same. Will be done. OK.
9/25/41. Same. Signed. OK.
9/29/41. OK. in about 10 days.
perman. P.H.

Date November 16, 1939

As owner of the building at 671 Congress Street

I, we hereby give consent to the erection of a sign project-
ing over the public sidewalk for Bill's Lunch

a tenant of the building, said sign to be erected and maintained
in accordance with the building ordinance of the City of Portland
and subject to the approval
of inspector of buildings Alice C. Cummings
of said city. (owner of building)



2205
PERMIT ISSUED
DEC 6 1939
APPLICATION FOR PERMIT TO ERECT SIGN
OVER PUBLIC SIDEWALK OR STREET

Portland, Maine, November 23, 1939

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to erect the following described sign extending over a public sidewalk or street in accordance with the Building Code of the City of Portland, and the following specifications:

Location 671 Congress Street Within Fire Limits? yes Dist. No. 1
Owner of building to which sign is to be attached Alice G. Cummings
Name and address of owner of sign Bill's Lunch, 671 Congress St.
Contractor's name and address United Neon Display, 27 Monument Square Telephone 2-0695
When does contractor's bond expire? October, 1940

Information Concerning Building

671 Congress St. 12/6/39 Carbon Copy Bill's Lunch, 671 Congress St.

To Erector:

The plan seems to show that the upper rigid connection is fastened to the gutter or finish of the building. This will not prove acceptable.

The permit is issued subject to the condition that arrangements can be made with the public utility that has wires apparently running through location of "A" frame on roof, to remove the wires so as to be a satisfactory distance from the sign and its supports.

(Signed) Warren McDonald,

Inspector of Buildings.



APPLICATION FOR PERMIT TO ERECT SIGN
OVER PUBLIC SIDEWALK OR STREET

2205
PERMIT NO. ISSUED

DEC 6 1939

Portland, Maine, November 27, 1939 19

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to erect the following described sign extending over a public sidewalk or street in accordance with the Building Code of the City of Portland, and the following specifications:

Location 671 Congress Street Within Fire Limits? yes Dist. No. 1
Owner of building to which sign is to be attached Alice C. Cummings
Name and address of owner of sign Bill's Lunch, 671 Congress St.
Contractor's name and address United Neon Display, 27 Monument Square Telephone 2-0695
When does contractor's bond expire? October, 1940

Information Concerning Building

No. stories 2 1/2 Material of wall to which sign is to be attached wood

Details of Sign and Connections

Electric? yes Vertical dimension after erection 4' Horizontal 5'6"
Weight 150 lbs., Will there be any hollow spaces? yes Any rigid frame? yes
Material of frame angle iron No. advertising faces 2, material metal
No. rigid connections 2 Are they fastened directly to frame of sign? yes
No. through bolts 4 Size 5/16" Location, top or bottom top
No. guys 3, material cable angle iron, Size 1/4" 2/16 x 1/16
Minimum clear height above sidewalk or street 16'
Maximum projection into street 6'

Oliver T. Fambourne

CHIEF OF FIRE DEPT. Signature of contractor
INSPECTION COPY

671 Congress St. 12/6/39 Carbon copy Bill's Lunch, 671 Congress St.

To Erector:

The plan seems to show that the upper rigid connection is fastened to the gutter or finish of the building. This will not prove acceptable.

The permit is issued subject to the condition that arrangements can be made with the public utility that has wires apparently running through location of "A" frame on roof, to remove the wires so as to be a satisfactory distance from the sign and its supports.

(Signed) Warren McDonald,

Inspector of Buildings.

Permit No. 39/2205
 Loc. 671 Congress St.
 Owner Bill's Lunch
 Date of permit 12/6/39
 Contractor _____
 Final Inspn. by note file
 NOTES
1/2/40. Note up No.
5/16/40. This sign is
to be erected according
to the plan of United
States Steel.

671 Congress St. 12/6/39 Carbon Co. Bill's Lunch, 671 Congress St.

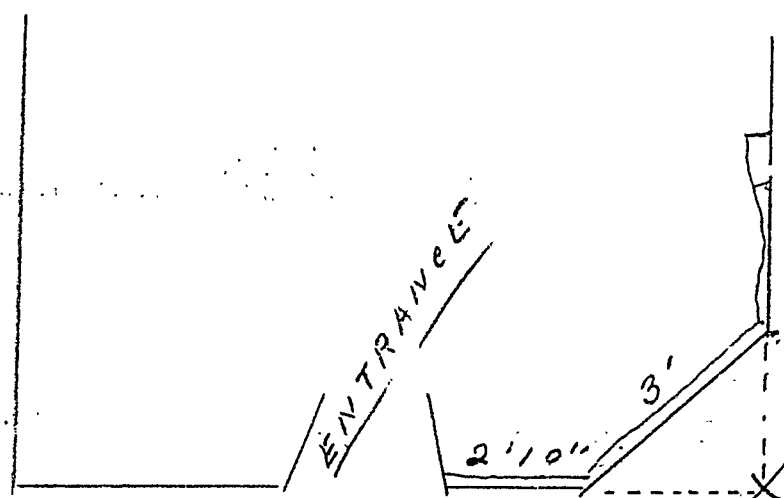
To Erector:

The plan seems to show that the upper rigid connection is fastened to the gutter or finish of the building. This will not prove acceptable.

The permit is issued subject to the condition that arrangements can be made with the public utility that has wires apparently running through location of "A" frame on roof, to remove the wires so as to be a satisfactory distance from the sign and its supports.

(Signed) Warren McDonald,

Inspector of Buildings.



To square out right hand corner shown by dotted line and place 5x5 corner post at X, with 5x5 sill and 2x8 floor timbers.



Original Permit No. 57/255

Amendment No. 1

AMENDMENT TO APPLICATION FOR PERMIT

Portland, Maine, Mar. 25, 1937

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for an amendment to Permit No. 57/255 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: 671 Congress St. Ward 6 With Fire Limits: yes Dist. No. 1

Owner's or Lessee's name and address: William P. Panagakos, 671 Congress St.

Contractor's name and address: Thomas A. O'Brien, 12 Lightfoot 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 square out corner first floor level on court side. New 5x5 corner post extending from present concrete footing to the second floor level. Present 2x4 window corner to be removed to make new front window 5' long. Two new sections of sills about 30" long will be spliced into existing sills. Floor joists 2x8, 16" C.C. Framing lumber to be Hemlock, full size.

ALL EXTERIOR EXPOSED WOODWORK EXCEPT DOORS AND WINDOW CASE TO BE COVERED WITH METAL

William P. Panagakos

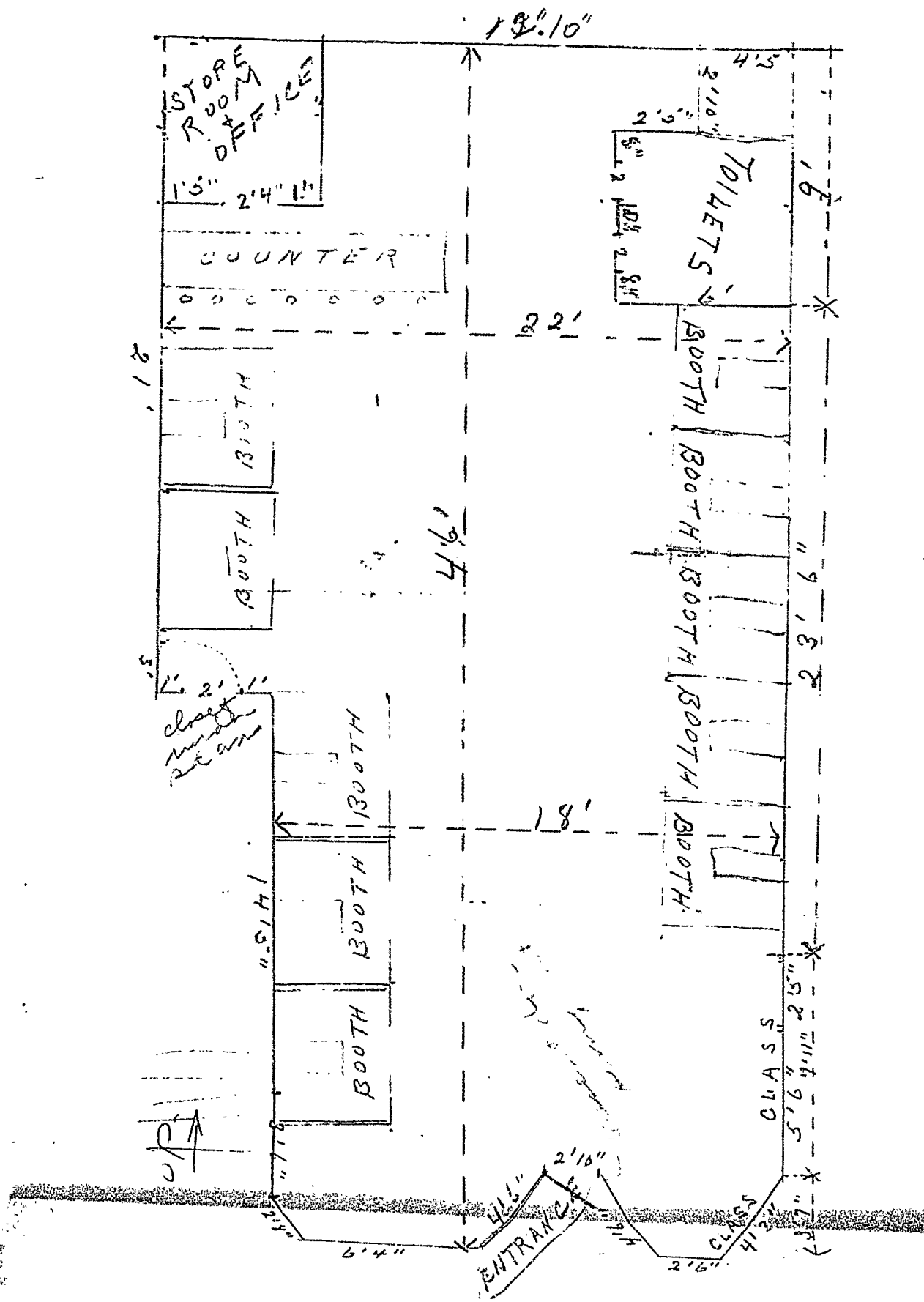
Signature of Owner By: T. A. O'Brien

Approved:

Chief of Fire Department

Approved: 3/25/37

BILLS LUNCH
671 CONGRESS ST.
CITY.



Ward 5 Permit No: 37/255
Location: 671 Congress St.
Owner: William P. Panagakis
Date of permit: 3/10/37

Notif. closing-in

on g-in

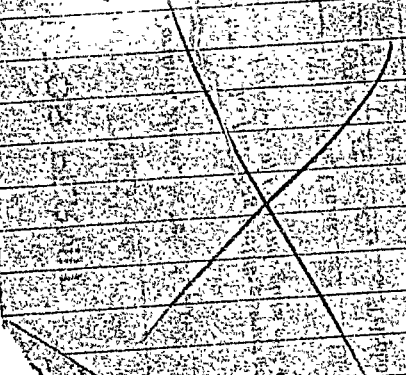
Final Notif.

Final Inspn: 1/12/38

Cert. of Occupancy issued None

NOTES

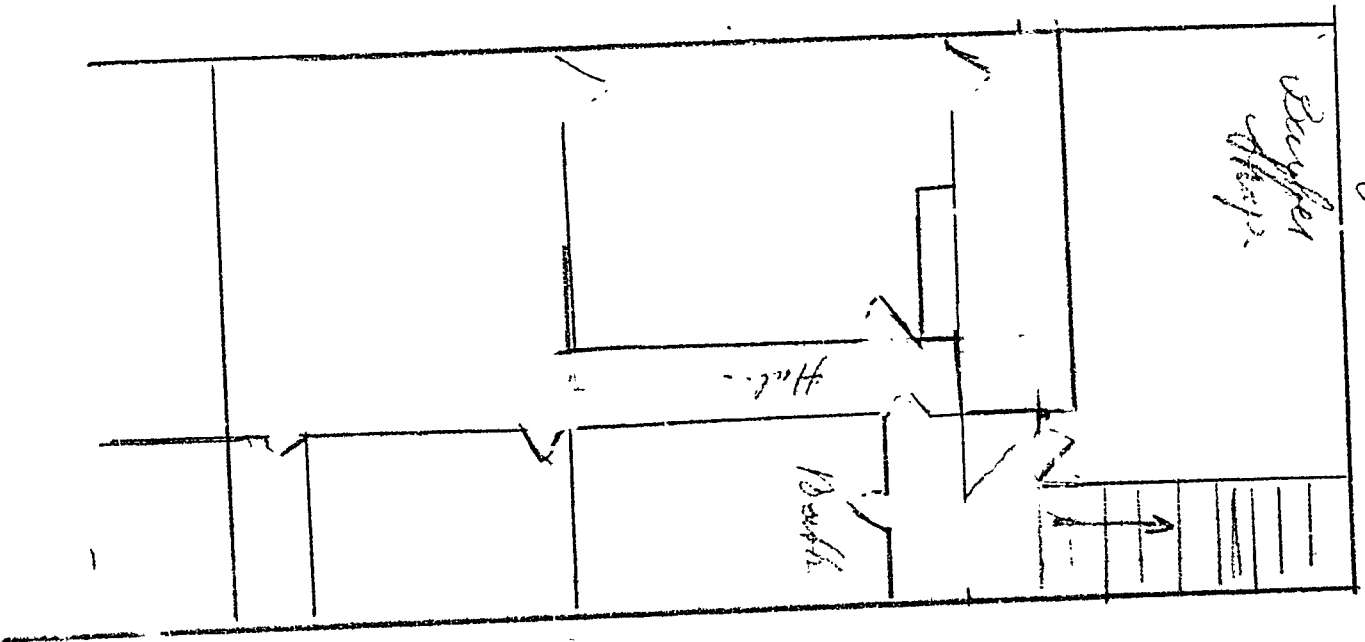
9/12/37 - Work finished
sing - 20 ft
1/12/38 - 20 ft done
A 98



10/11/38

Camp # 6714

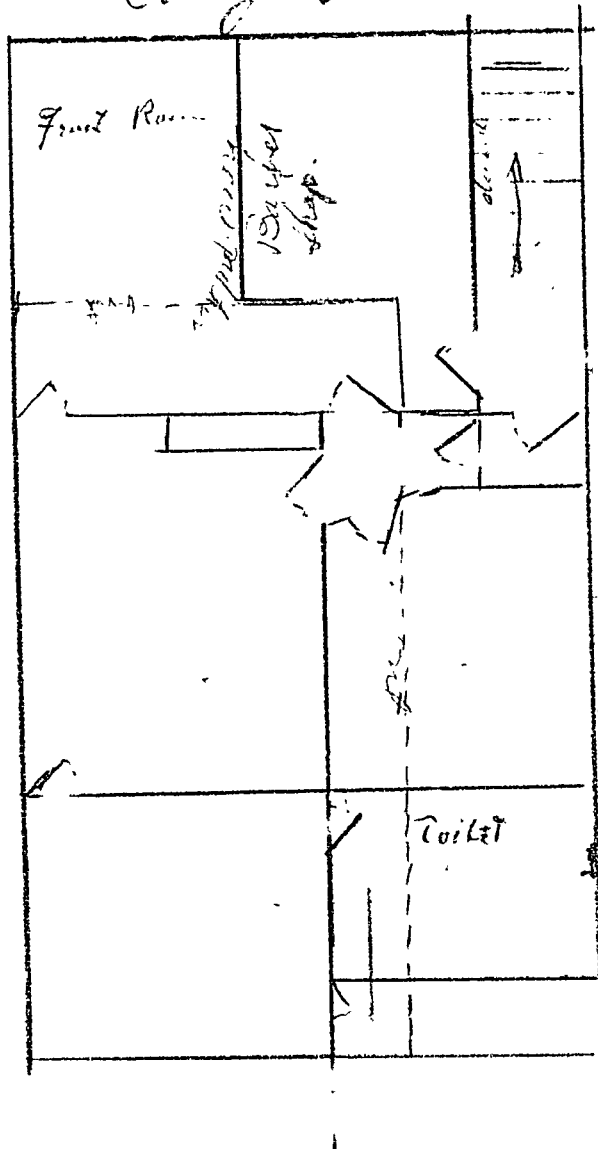
Becker
Camp



as is

idg

671 1/2
Cang Lit



and all agree to



(G) GENERAL BUSINESS ZONE
APPLICATION FOR PERMIT

PERMIT ISSUED
2115

Class of Building or Type of Structure Third Class DEC 8 1936
Portland, Maine, December 8, 1936

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 671 Congress Street Ward 5 Within Fire Limits? yes Dist. No. 1
Owner's or Lessee's name and address William Panagakos, 671 Congress St. Telephone _____
Contractor's name and address Portland Cabinet Works, 1019 1/2 Congress St. Telephone 3-3083
Architect's name and address _____ No. families 1
Proposed use of building Stores and tenement
Other buildings on same lot _____ No. of sheets 2
Plans filed as part of this application? yes Fee \$.75
Estimated cost \$ 150.

Description of Present Building to be Altered

Material wood No. stories 2 Heat steam Style of roof _____ Roofing _____
Last use Stores and tenement No. families 1

General Description of New Work

To rearrange non-bearing partitions (new partition 2x3 studs 16" OC covered on both sides with sheet rock) on second floor of building as shown on 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. CERTIFICATE OF OCCUPANCY REQUIREMENT IS WAIVED

Details of New Work

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

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

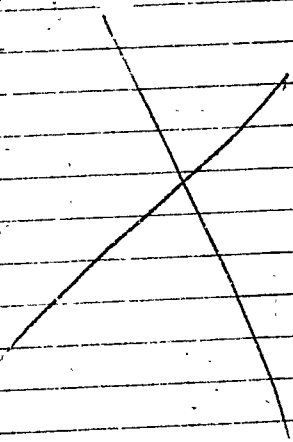
Will above work require removal or disturbing of any shade tree on a public street? no
Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? yes
Signature of Lessee William Panagakos By John Nicholas

INSPECTION COPY

Ward 5 Permit No. 36/2119
Location 671 Congress St.
Ow William Panagulis
Date of permit 12/8/36
Notif. closing-in
Insp. closing-in
Final Notif.
Final Inspn. 2/3/37
Cert. of Occupancy issued None

NOTES

12/11/36 - No work
started A.G.O.
1/15/37 - Work well
along - A.G.O.





GENERAL BUSINESS ZONE

PERMIT ISSUED
1901

NOV 4 1935

APPLICATION FOR PERMIT TO ERECT SIGN OVER PUBLIC SIDEWALK OR STREET

Portland, Maine, October 20, 1935 19

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to erect the following described sign extending over a public sidewalk or street in accordance with the Building Code of the City of Portland, and the following specifications:

Location 671 Congress Street Ward 5 Within Fire Limits? yes Dist. No. 1

Owner of building to which sign is to be attached Libby

Name and address of owner of sign Bill's Cafe, 671 Congress St.

Contractor's name and address United Neon Display, 27 Monument Sq. Telephone 2-8095

When does contractor's bond expire? October, 1936

Information Concerning Building

No. stories 2 Material of wall to which sign is to be attached wood

Details of Sign and Connections

Electric? yes Vertical dimension after erection 4' Horizontal 2'

Weight 85 lbs., Will there be any hollow spaces? yes Any rigid frame? yes

Material of frame angle iron No. advertising faces 2 material galv. iron

No. rigid connections 2 Are they fastened directly to frame of sign? yes

No. through bolts none Size 1/2" Location, top or bottom top

No. guys 2 material steel cable Size 1/2"

Minimum clear height above sidewalk or street 11'

Maximum projection into street 2' Fee \$ 1.00

Oliver T. ...

Signature of contractor

United Neon Display

E. Hammy

INSPECTION COPY

CERTIFICATE OF OCCUPANCY
REQUIREMENT IS WAIVED

56433

Ward 5 Permit No. 35/1901
Loc 671 Congress St.
Owner Bill's Garage
Date of permit 10/4/35
Sig. Contractor

Final Inspn. 11/5/35. O.D.
St. 11/4/35 Ready for sign
Elect. 11/9/35. To be O.K. before
Shop Insp. 11/4/35. erection - Curry
Spotted on sign map 11/30/35
Sign file plan made 11/30/35

Distance above sidewalk ✓
Ornament underside sign - 4/10 ✓
Wire-rope clips ✓

GENERAL BUSINESS ZONE

PERMIT ISSUED
Permit No. 1735

APPLICATION FOR PERMIT TO ERECT SIGN 1935
OVER PUBLIC SIDEWALK OR STREET

Portland, Maine, Oct. 5, 1935



To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to erect the following described sign extending over a public sidewalk or street in accordance with the Building Code of the City of Portland, and the following specifications:

Location 871 Congress St. Ward 5 Within Fire Limits? yes Dist. No. 1
Owner of building to which sign is to be attached H.B. Cummings
Name and address of owner of sign Bill's Cafe 871 Congress St.
Contractor's name and address Greeden of Portland 273 Middle St. Telephone 3-4242
When does contractor's bond expire? August 1936

Information Concerning Building

No. stories 2 1/2 Material of wall to which sign is to be attached wood

Details of Sign and Connections

Electric? yes Vertical dimension after erection 2' 6" Horizontal 4' 0"
Weight 95 lbs. Will there be any hollow spaces? yes Any rigid frame? yes
Material of frame angle iron No. advertising faces 2 material sheet iron
No. rigid connections 8 Are they fastened directly to frame of sign? yes
No. through bolts none Size cable uplift 5/16 Location, top or bottom top
No. guys 2 material 1/2 x 1/2 5/16 angle Size 15' 0"
Minimum clear height above sidewalk 4' 6" Fee \$ 1.00
Maximum projection into street

Oliver V. Hubbard

Signature of contractor

John Greeden

CHIEF OF FIRE DEPT.
INSPECTION COPY

CERTIFICATE OF OCCUPANCY
REQUIREMENT IS WAIVED

55278

Ward 5 Permit No. 35/1755
Loc. 671 Congress St.
Owner Bell's Cafe
Da. permit 10/14/35

Sign Contractor

Final Inspn. 10/30/35 *see note under this date*

NOTES

Elect. Insp. *10/15/35*
Stop "
Spotted on sign map
Sign File plan made

*Ready for inst.
Change angles or submit
plan and application
check*

*10/30/35 - Not to be hung by
Creedon.*