

55-67

**CITY OF PORTLAND, MAINE**  
DEPARTMENT OF BUILDING INSPECTION



R. LOVELL BROWN  
DIRECTOR  
A. ALLAN SOULE  
ASSISTANT DIRECTOR

Re: 55 Riverside Street  
(Service Station)

August 29, 1969

Mr. Sumner Bernstein,  
443 Congress Street

cc: Texaco Inc.  
P.O. Box 1117  
Portland, Maine

Dear Mr. Bernstein:

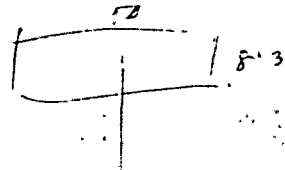
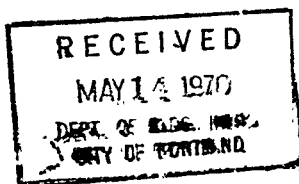
Permit to construct a one-story masonry building 28'x45' as per plans submitted with application is being issued herewith and subject to the following being complied with:

1. Foundation walls of the building must be no less than 4 feet below grade. Exterior footings supporting columns for canopy should also be 4 feet below grade
2. The major Texaco sign will be at a height of 50'3" above grade as approved by the Appeal Board and with block letters for same as denoted on plan a height of 8'3" as approved by the Municipal Officers. The overall length of the word Texaco is limited by the Building Code to 50' as per Section 510.3.3b.

Very truly yours,

R. Lovell Brown  
Director

RLB/h



55 Riverside Street

May 12, 1970

Simonds Construction Company  
163 Thaddeus Street  
So. Portland

cc to: Texaco, Inc.  
Box 1117, Portland

Gentlemen:

We are unable to check your application to construct a detached pole sign 7' x 10' 19' above the grade at the above named location until plans of this sign are filed here at this office so that we can check your permit against the requirements of the Zoning Ordinance and Building Code.

Very truly yours,

A. Allan Soule  
Assistant Director Building Inspection Dept.

AAS:m

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

APPROVED:

*D.S. - 5/15/70 - Allan W. Soule*

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

Texaco Inc.



E2 BUSINESS ZONE

APPLICATION FOR PERMIT

Class of Building or Type of Structure \_\_\_\_\_  
Portland, Maine, April 30 1970

PERMIT ISSUED  
MAY 13 1970  
505  
CITY OF PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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 55 Riverside St. Within Fire Limits? \_\_\_\_\_ Dist. No. \_\_\_\_\_  
Owner's name and address Texaco Inc. P.O. Box 111 Portland Telephone \_\_\_\_\_  
Lessee's name and address \_\_\_\_\_ Telephone \_\_\_\_\_  
Contractor's name and address Simonds Construction Co. 163 Thadeus St. So. Portland 773-5123  
Architect \_\_\_\_\_ Specifications \_\_\_\_\_ Plans yes No. of sheets 1  
Proposed use of building \_\_\_\_\_ No. families \_\_\_\_\_  
Last use \_\_\_\_\_ No. families \_\_\_\_\_  
Material \_\_\_\_\_ No. stories \_\_\_\_\_ Heat \_\_\_\_\_ Style of roof \_\_\_\_\_ Roofing \_\_\_\_\_  
Other buildings on same lot \_\_\_\_\_  
Estimated cost \$ \_\_\_\_\_ Fee \$ 2.00  
fee pd. 4-30-70

General Description of New Work

To omit roof sign on canopy.  
to erect 10' x 7' detached pole sign (19' high) as per plan.  
(Interior lighting).

This application is preliminary to get settled the question of zoning appeal.

*This sign is in place of approved sign - Callan 5/14/70*

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. PERMIT TO BE ISSUED TO contractors

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 \_\_\_\_\_ 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 \_\_\_\_\_, 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:

*0.15-5/15/70 - Callan w/letter*

Miscellaneous

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

Texaco Inc.



B2 BUSINESS ZONE

APPLICATION FOR PERMIT

Class of Building or Type of Structure \_\_\_\_\_  
Portland, Maine, April 30 1970

PERMIT ISSUED  
MAY 13 1970 505  
CITY OF PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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 55 Riverside St. Within Fire Limits? \_\_\_\_\_ Dist. No. \_\_\_\_\_  
Owner's name and address Texaco Inc. P.O. Box 1117 Portland Telephone \_\_\_\_\_  
Lessee's name and address \_\_\_\_\_ Telephone \_\_\_\_\_  
Contractor's name and address Simon's Construction Co. 163 Thaddeus St. So. Portland Telephone 773-5125  
Architect \_\_\_\_\_ Specifications \_\_\_\_\_ Plans yes \_\_\_\_\_ No. of sheets 1  
Proposed use of building \_\_\_\_\_ No. families \_\_\_\_\_  
Last use \_\_\_\_\_ No. families \_\_\_\_\_  
Material \_\_\_\_\_ No. stories \_\_\_\_\_ Heat \_\_\_\_\_ Style of roof \_\_\_\_\_ Roofing \_\_\_\_\_  
Other buildings on same lot \_\_\_\_\_  
Estimated cost \$ \_\_\_\_\_ Fee \$ 2.00

General Description of New Work

fee pd. 4-30-70

To omit roof sign on canopy.  
To erect 10' x 7' detached pole sign (19' high) as per plan.  
(Interior lighting).

This application is preliminary to get settled the question of zoning appeal.

*This sign is in place of approved sign - call 5/14/70*

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. PERMIT TO BE ISSUED TO contractors

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 \_\_\_\_\_ 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 \_\_\_\_\_, 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:  
*0.5-5/15/70 - Allen W. Allen*

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

Texaco Inc.  
Simon's Construction Co. Inc.

Signature of owner by: *Alfred Simon*

CS 301

INSPECTION COPY



55 Riverside Street

April 2, 1970

Mr. Peter Jensen  
P.O.Box 1117  
Portland, Maine, 04104

Dear Mr. Jensen:

Minimum live loads for roofs (including wind loads) that are required in the City of Portland under our Building Code is listed under Section 1002.2 which states the following:

Roof loads shall sustain in general minimum live loads listed in Table 10-2. A roof with a pitch up to 4 inches of rise per foot of horizontal projection shall be 40 pounds per square foot.

A rise of more than 4 inches but not more than 12 inches per foot of horizontal projection shall be figured 25 pounds per square foot.

We hope the above information answers your inquiry. If we can be of further help please let us know.

Very truly yours,

A. Allan Soule  
Assistant Director Building

AAS:m



MEMORANDUM FROM DEPARTMENT OF BUILDING INSPECTION, PORTLAND, MAINE

March, 1970

Location: #55 Riverside St.

Before tanks and piping are covered from view, installer is required to notify the **Fire Dept. Headquarters** of readiness for inspection and to refrain from covering up until approved by the **Fire Dept. Headquarters**

(i.)  
These tanks of 5000 gallons capacity are required to be of steel or wrought iron no less in thickness than # 4 gauge; and before installation are required to be protected against corrosion, even though galvanized, by two coats of tar, asphaltum, or other suitable rust-resisting paint, and special protection wherein corrosive soil such as cinders or the like.

Pipe lines connected to underground tanks, other than tubing and except fill lines and test wells, must be provided with double swing joints arranged to permit the tank to settle without impairing the efficiency of the pipe connections.

Owner and installer will have to bear the responsibility for the structural capacity of the tank to support loads from above such as heavy motor trucks.

If tank will be so located as to be subjected to the action of tide water or "ground" water, adequate anchorage or weighting must be provided to prevent "floating" when tank is empty or nearly so.

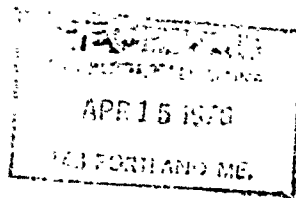
CITY OF PORTLAND, MAINE  
FIRE DEPARTMENT



JOSEPH R. CREW,  
CHIEF

Fire Chief Joseph R. Crew has reviewed the policy on underground tank storage for flammable liquids with the Board of Engineers of the Portland Fire Department.

Effective April, 1970, tanks of up to and including 10,000 gallon capacity and an aggregate maximum of 30,000 gallons at any one site, will be allowed in the City of Portland.





E2 BUSINESS ZONE

APPLICATION FOR PERMIT

Class of Building or Type of Structure Installation
Portland, Maine, March 10, 1970

PERMIT NUMBER

MAR 11 1970 225

CITY OF PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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: 55 Riverside St. Within Fire Limits? Dist. No.
Owner's name and address: Texaco Inc. P.O. 1117 Portland Telephone
Lessee's name and address Telephone
Contractor's name and address: Simard Electric, Lisbon St. Lewiston Maine Telephone
Architect Specifications Plans yes No. of sheets 1
Proposed use of building No. families
Last use No. families
Material No. stories Heat Style of roof Roofing
Other buildings on same lot
Estimated cost \$ Fee \$ 2.00

General Description of New Work

To install (4) - 5000 gallons gasoline storage tanks, outside underground.
To install (2) electric pumps.
Tank bears Und. Label.
Tank will be buried 3' underground and covered with asphaltum.
Vent pipe - 2"
Piping from tank to pump 1/2"

Sent to Fire Dept. 3/10/70
Rec'd from Fire Dept. 3/11/70

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. PERMIT TO BE ISSUED TO owners - same address

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 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, 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:
[Signature] 3-11-70
[Signature] 3/11/70

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

CS 301

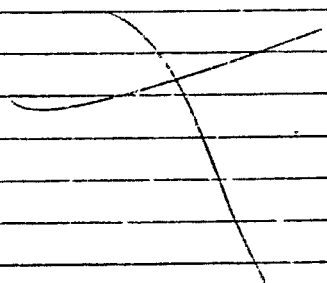
INSPECTION COPY

Signature of owner by:

Texaco Inc.
[Signature]

NOTES

10-19-70  
Completed  
SUC Amend. AD



11

Permit No. 701 325  
Location 555 Riverside Blvd  
Owner Edward J. ...  
Date of permit 3/11/50  
Notif. closing-in  
Inspn. closing-in  
Final Notif.  
Final Inspn.  
Cert. of occupancy issued  
Sealing Out Notice  
Form Check Notice

MEMORANDUM FROM DEPARTMENT OF BUILDING INSPECTION, PORTLAND, MAINE

April, 1970

Location: #55 Riverside St.

Before tanks and piping are covered from view, installer is required to notify the **Fire Dept. Headquarters** of readiness for inspection and to refrain from covering up until approved by the **Fire Dept. Headquarters**

(1)  
These tanks of 1000 gallons capacity are required to be of steel or wrought iron no less in thickness than # 10 gauge; and before installation are required to be protected against corrosion, even though galvanized, by two coats of tar, asphaltum, or other suitable rust-resisting paint, and special protection wherein corrosive soil such as cinders or the like.

Pipe lines connected to underground tanks, other than tubing and except fill lines and test wells, must be provided with double swing joints arranged to permit the tank to settle without impairing the efficiency of the pipe connections.

Owner and installer will have to bear the responsibility for the structural capacity of the tank to support loads from above such as heavy motor trucks.

If tank will be so located as to be subjected to the action of tide water or "ground" water, adequate anchorage or weighting must be provided to prevent "floating" when tank is empty or nearly so.



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, April 9 1970

PERMITS DIVISION 340 APR 13 1970 CITY OF PORTLAND

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 55 Riverside St. Use of Building Service Station No. Stories 1 New Building Existing Existing Name and address of owner of appliance Texaco Inc. P.O. Box 1117 Portland Installer's name and address Simard Electrical Service, 725 Sabattus St. Telephone Lewiston Maine

General Description of Work

To install (1) oil-fired suspended heating unit, forced warm air heat.

IF HEATER, OR POWER BOILER

Location of appliance suspended from ceiling Any burnable material in floor surface or beneath? none If so, how protected? Kind of fuel? oil Minimum distance to burnable material, from top of appliance or casing top of furnace 16" From top of smoke pipe 18" From front of appliance over 4' From sides or back of appliance over 3' Size of chimney flue 10x10 Other connections to same flue none If gas fired, how vented? Rated maximum demand per hour Will sufficient fresh air be supplied to the appliance to insure proper and safe combustion? yes

IF OIL BURNER

Name and type of burner Jackson-Church-gentype Labelled by underwriters' laboratories? yes Will operator be always in attendance? Does oil supply line feed from top or bottom of tank? top Type of floor beneath burner concrete Size of vent pipe 1 1/2" Location of oil storage outside underground Number and capacity of tanks 1000 gals. Low water shut off Make No. Will all tanks be more than five feet from any flame? yes How many tanks enclosed? Total capacity of any existing storage tanks for furnace burners Sent to Fire Dept. 4/9/70 Rec'd from Fire Dept. 5/12/70

IF COOKING APPLIANCE

Location of appliance Any burnable material in floor surface or beneath? If so, how protected? Height of Legs, if any Skirting at bottom of appliance? Distance to combustible material from top of appliance? From front of appliance From sides and back From top of smokepipe Size of chimney flue Other connections to same flue Is hood to be provided? If so, how vented? Forced or gravity? If gas fired, how vented? Rated maximum demand per hour

MISCELLANEOUS EQUIPMENT OR SPECIAL INFORMATION

Heating unit at least 8' above floor.

Amount of fee enclosed? 2.00 (\$2.00 for one heater, etc., \$1.00 additional for each additional heater, etc., in same building at same time.)

APPROVED:

Signature C.O. P... 4-10-70

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 Installer

by:

Simard Electrical Service

Signature of installer

INSPECTION COPY

Handwritten initials



415 Pa 4/21/69

Granted Cond. 69/64 7/3/69

CITY OF PORTLAND, MAINE  
IN THE BOARD OF APPEALS

VARIANCE APPEAL

Valle's Steak House, owner of property at 55 Riverside Street under the provisions of Section 24 of the Zoning Ordinance of the City of Portland, hereby respectfully petitions the Board of Appeals for a variance from the provisions of said Ordinance to permit: construction of a masonry service station and to erect two signs, one on the canopy 3' x 18' and one sign on the rear of this lot 8'3" x 62' with the top 88'3" above the grade of the ground. This permit is presently not issuable under the Zoning Ordinance for the following reasons: (1) the canopy that extends over the pump islands is to be located about 13' from the street line, and the sign 3'x18' supported on the canopy will be about 22' from the street line, thereby encroaching unlawfully upon the 40' setback area required by Section 602.21 of the Zoning Ordinance; (2) the total area of the two signs proposed is about 565 square feet which is in excess of the maximum of 500 square feet which is allowed under Sec. 602.16.5.a of the Zoning Ordinance applying to the B-2 Business Zone in which this property is located; (3) the top of detached sign in the rear, 8'3" x 62' located near the turnpike will be about 88'3" above the ground instead of the 20' maximum height specified under Section 602.16.5.c of the Ordinance.

LEGAL BASIS OF APPEAL: Such variance may be granted only if the Board of Appeals finds that the strict application of the provisions of the Ordinance would result in undue hardship in the development of property which is inconsistent with the intent and purpose of the Ordinance; that there are exceptional or unique circumstances relating to the property that do not generally apply to other property in the same zone or neighborhood, which have not arisen as a result of action of the applicant subsequent to the adoption of this Ordinance whether in violation of the provisions of the Ordinance or not; that property in the same zone or neighborhood will not be adversely affected by the granting of the variance; and that the granting of the variance will not be contrary to the intent and purpose of the Ordinance.

*Valle's Steak House & Tupper Dine*  
*by [Signature]*  
APPELLANT 443 [Signature]

DECISION

After public hearing held May 15, 1969, the Board of Appeals finds that all of the above conditions do exist with respect to this property and that a variance should be granted in this case.

It is, therefore, determined that a variance from the provisions of the Zoning Ordinance should be granted in this case, provided that the station and canopy shall set at least 6 feet further back from the street line of Riverside Street than shown on plans submitted to the Board on May 15, 1969 and that the detached sign in the rear shall not exceed 50'3" above ground level.

Granted July 15, 1969

*[Signature]*  
*[Signature]*  
Board of Appeals

#50d 1/6/71

Granted 1/14/71

71/2

CITY OF PORTLAND, MAINE  
IN THE BOARD OF APPEALS

MISCELLANEOUS APPEAL

Texaco, Inc., owner of property at 55 Riverside Street  
under the provisions of Section 24 of the Zoning Ordinance of the City of Portland,  
hereby respectfully petitions the Board of Appeals to permit: erection of a double faced  
detached sign approximately 4' x 7'. This permit is presently not issuable under the  
Zoning Ordinance because this sign which is to be located with the outer edge directly  
on the street line will be an unlawful encroachment upon the 40' setback area required  
by Section 602.21 for Riverside Street where this property is located.

LEGAL BASIS OF APPEAL: Such permit may be granted only if the Board of Appeals find  
that enforcement of the terms of the Ordinance would result in undue hardship and  
desirable relief may be granted without substantially departing from the intent and  
purpose of the Ordinance.

Texaco, Inc.  
By: Charles A. Simons  
APPELLANT Agent

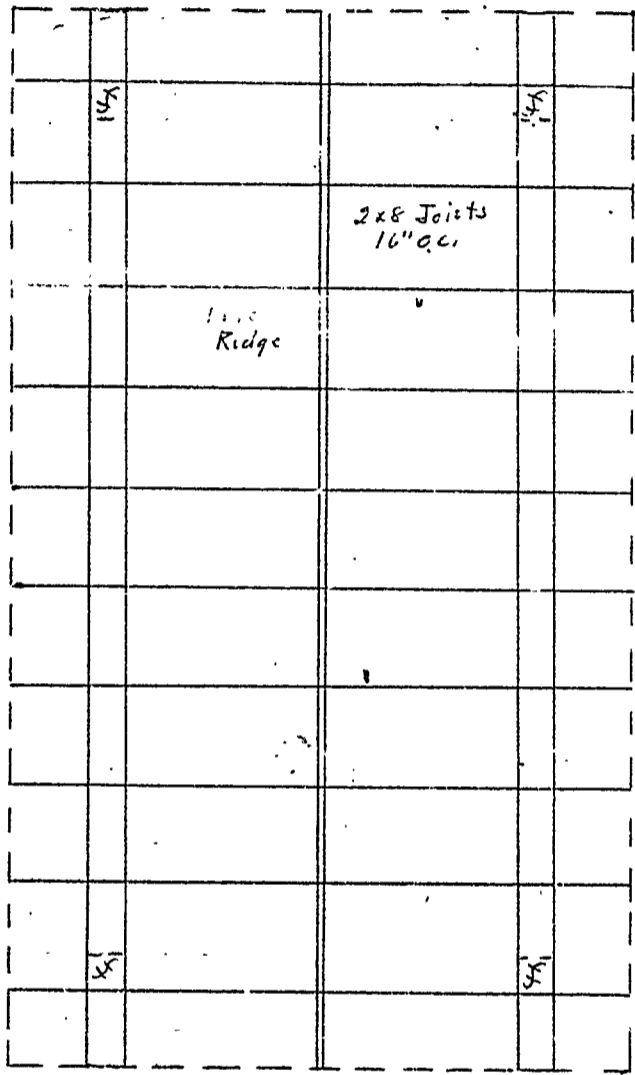
DECISION

After public hearing held January 14, 1971, the Board of Appeals finds that  
enforcement of the terms of the Ordinance would result in undue hardship and  
desirable relief may be granted without substantially departing from the intent  
and purpose of the Ordinance.

It is, therefore, determined that such permit may be issued.

BOARD OF APPEALS

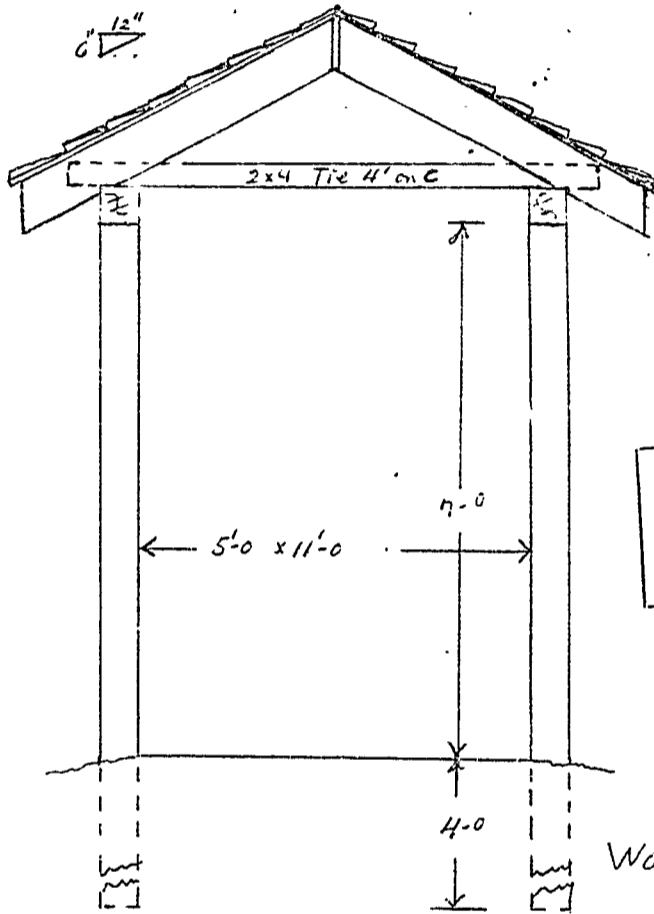
Franklin G. Hillery  
Harry W. Adams  
W. B. Kurland



Edge of Roof

6x6 Posts  
 6x6 Plate  
 2x8 Joists  
 2x4 Ties  
 1x10 Ridge

1/2 Plyscord Deck  
 16" Wood shingles  
 (laid 6" To Weather)



RECEIVED  
 DEC 15 1970  
 DEPT. OF BLDG. & COMM.  
 CITY OF PORTLAND

Texaco Inc. Picnic Area - Riverside St. Portland Me  
 Scale 1/2" = 1'-0"  
 C.A. Simonds 10/20/70



B2 BUSINESS ZONE  
APPLICATION FOR PERMIT

Class of Building or Type of Structure Third Class  
Portland, Maine, December 15, 1970

PERMIT ISSUED  
3515  
DEC 21 1970

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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 55 Riverside St. Within Fire Limits? \_\_\_\_\_ Dist. No. \_\_\_\_\_  
Owner's name and address Texaco Inc. P.O. Box 1117 Portland Telephone \_\_\_\_\_  
Lessee's name and address \_\_\_\_\_ Telephone \_\_\_\_\_  
Contractor's name and address Simonds Construction Co. 163 Thadeus St. So. Portland Telephone 773-5120  
Architect \_\_\_\_\_ Specifications \_\_\_\_\_ Plans yes No. of sheets 2  
Proposed use of building Shelter No. families \_\_\_\_\_  
Last use \_\_\_\_\_ No. families \_\_\_\_\_  
Material frame No. stories \_\_\_\_\_ Heat \_\_\_\_\_ Style of roof \_\_\_\_\_ Roofing \_\_\_\_\_  
Other buildings on same lot \_\_\_\_\_  
Estimated cost \$ 300.00 Fee \$ 3.00

General Description of New Work

To construct 5' x 12' frame shelter as per plans.

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. PERMIT TO BE ISSUED TO contractors

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 \_\_\_\_\_ depth \_\_\_\_\_ No. stories \_\_\_\_\_ solid or filled land? \_\_\_\_\_ earth or rock? \_\_\_\_\_  
Material of foundation 6x6 wooden posts 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 \_\_\_\_\_, 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:

J.K. - 12/21/70 - C.C.C.

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

Texaco Inc.  
Simonds Construction Co.

INSPECTION COPY

Signature of owner by:

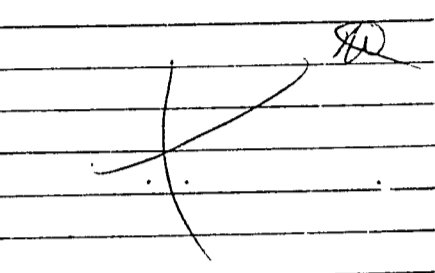
Charles Simonds Agent

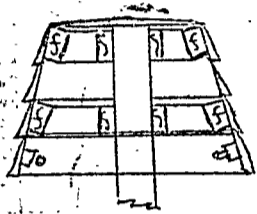
J.M.

Permit No. 7011515  
Location 551 Harrison St  
Owner Teague, Inc  
Date of permit 12/21/90  
Noti. closing-in  
Inspn. closing-in  
Final Notif.  
Final Inspn.  
Cert. of Occupancy issued  
Staking Out Notice  
Form Check Notice

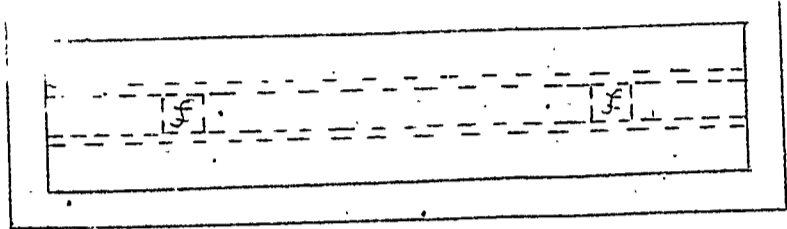
NOTES

completed

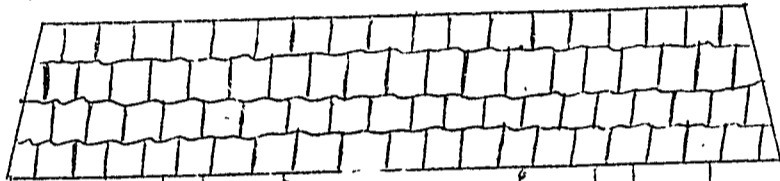
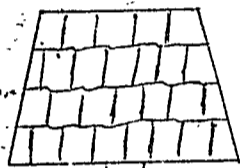




RECEIVED  
 DEC 15 1970  
 DEPT. OF BLDG. INSP.  
 CITY OF PORTLAND

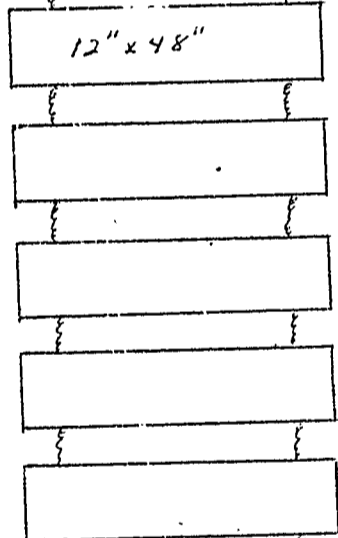


9'-0"



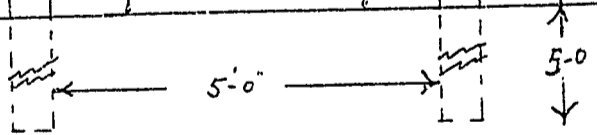
1'-0"

- 6x6 Posts
- 2x4 Framing
- 1/2" Plyscord Deck, Sides + Ceiling
- 16" Wood Shingles  
(Laid 6" To Weather)
- Galv. Metal Roof Surface
- 2-4' Floor. Fixtures



8'-0"

Texaco, Inc. Sign  
 #55 Riverside Street, Portland, Me  
 Scale 1/2" = 1'-0"  
 C.A. Simonds 1/20/70



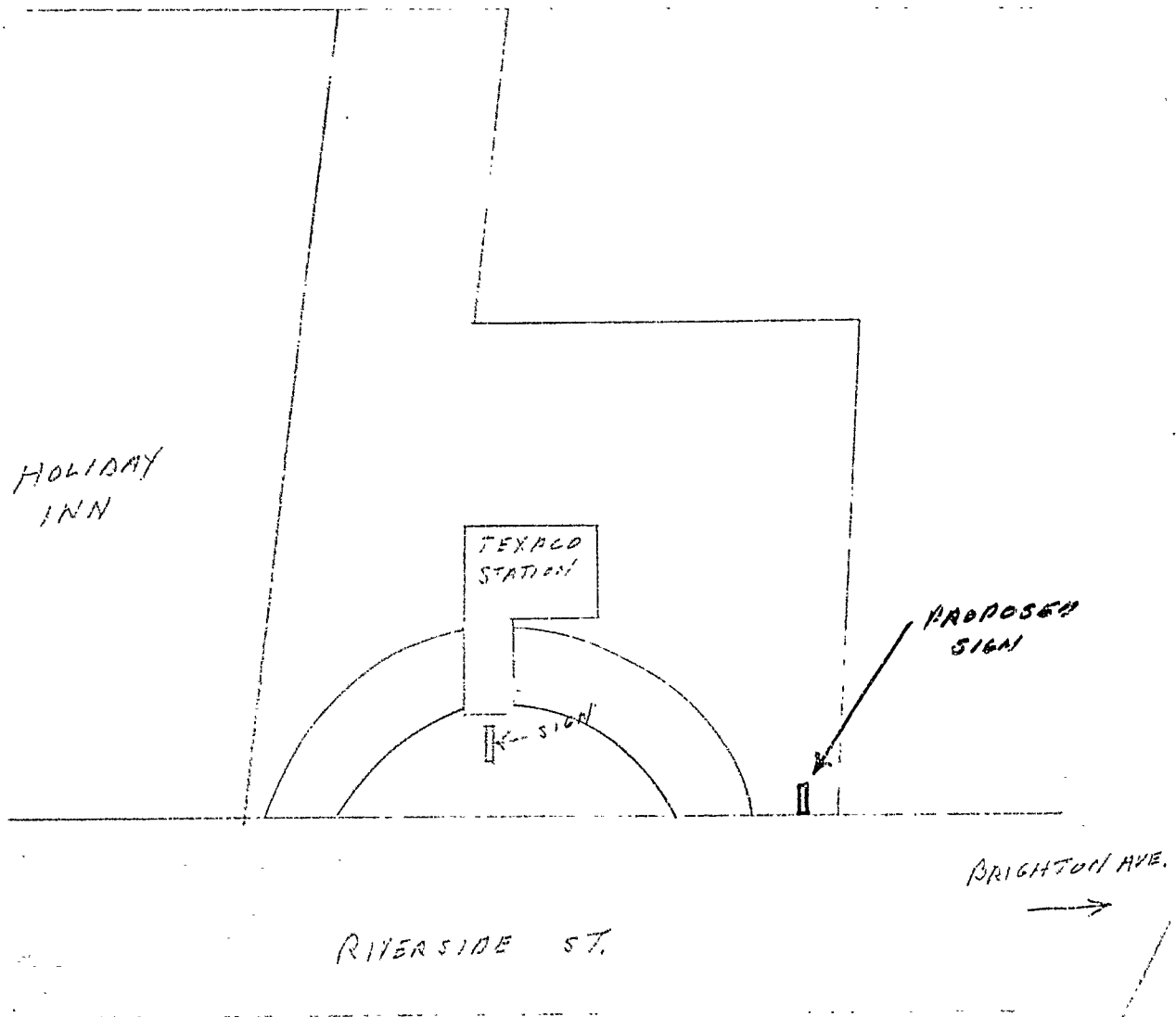
5'-0"

5'-0"

55 RIVERSIDE ST.

1/12/71

M.G.W.



55  
Re: Riverside St.

December 21, 1970

Toxaco, Inc.  
P.O. Box 1117  
Portland, Maine

cc: Simonds Construction Co.  
163 Thaddeus Street  
So. Portland, Maine  
cc: Corporation Counsel

Gentlemen:

Building permit to erect a double-faced detached sign approximately 4'x7' with the top about 10' above the grade on the premises at the above named location is not issuable under the Zoning Ordinance because this sign which is to be located with the outer edge directly on the street line will be an unlawful encroachment upon the 40' setback area required by Section 602.21 for Riverside Street where this property is located.

We understand you would like to exercise your appeal rights in this matter. Accordingly you or your authorized representative should come to this office, Room 113, City Hall to file the appeal on forms which are available here. A fee of \$5.00 shall be paid at this office at the time the appeal is filed.

Very truly yours,

A. Allan Soule  
Assist. Director

AAS/c



**B2 BUSINESS ZONE**  
**APPLICATION FOR PERMIT**

**PERMIT 123-050**  
 1971 473  
**CITY OF PORTLAND**

Class of Building or Type of Structure ..... Sign .....

Portland, Maine, December 15, 1970

Application completed 4-29-71

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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 ..... 55 Riverside St.  
 Owner's name and address ..... Texaco Inc. P.O.Box 1117 Portland ..... Within Fire Limits? ..... Dist. No. ....  
 Lessee's name and address ..... Telephone .....  
 Contractor's name and address ..... Simonds Construction Co. Inc. 163 Thaddeus St. So. Portland 773-5123 Telephone .....  
 Architect ..... Specifications ..... Plans Yes ..... No. of sheets ..... 2  
 Proposed use of building ..... No. families .....  
 Last use ..... No. families .....  
 Material ..... No. stories ..... Heat ..... Style of roof ..... Roofing .....  
 Other buildings on same lot .....  
 Estimated cost \$ ..... Fee \$ 12.00  
 fee paid 4-29-71

**General Description of New Work**

To erect (1)-doublefaced detached pole sign 4' x 7' -steady lighting.

This application is preliminary to get settled the question of zoning appeal. In event the appeal is sustained the applicant will furnish complete information, estimated cost and pay legal fee.

Appeal sustained 1/14/71

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. **PERMIT TO BE ISSUED TO** contractors

**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 ..... 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 ..... 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:  
 O.K. E.L.R. 4/29/71

**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 .....

Simonds Construction Co. Inc.

INSPECTION COPY

Signature of owner by:

Charles A. Simonds agent

Permit No. 7114825  
Location 55 S. University Blvd.  
Owner J. J. & J. J. Jones  
Date of permit 4/30/71  
Notif. closing-in  
Inspn. closing-in  
Final No. of  
Final Inspn.  
Cert. of Occupancy issued  
Selling Agent - Noted  
Form Check Notice

NOTES

5/7/71  
inspected 7/

PERMIT TO INSTALL PLUMBING <sup>MAY 25 1970</sup> PERMIT NUMBER **1291**

Date Issued **April 17, 1970**

Portland Plumbing Inspector  
By **ERNOLD R GOODWIN**

App. First Insp.  
Date **4/17/70**  
By **ERNOLD R GOODWIN**

App. Final Insp.  
Date **ERNOLD R. GOODWIN**  
By **ERNOLD R. GOODWIN**

- Type of Bldg.
- Commercial
  - Residential
  - Single
  - Multi Family
  - New Construction
  - Remodeling

NEW	REPL	NO	FEE	
	1	SINKS	1	2.00
	2	LAVATORIES	2	4.00
	2	TOILETS	2	4.00
	1	BATH TUBS	1	4.00
		SHOWERS	1	.60
		DRAINS FLOOR SURFACE		
	1	HOT WATER TANKS	1	.60
		TANKLESS WATER HEATERS		
		GARBAGE DISPOSALS		
	1	SEPTIC TANKS	1	2.00
		HOUSE SEWERS		
		ROOF LEADERS		
		AUTOMATIC WASHERS		
		DISHWASHERS		
		OTHER		
<b>TOTAL</b>			<b>7</b>	<b>13.20</b>

Building and Inspection Services Dept: Plumbing Inspection

55 Riverside St.

Nov. 18, 1970

cc to: Simonds Construction Co., Inc.  
163 Thaddeus St. So. Portland

Texaco, Inc.  
Att: A. P. Jensen  
P.O. Box 1117, Portland

Gentlemen:

An inspector from this department reports that the detached pole sign on the front of the Texaco station, 10' x 7' with its top 19' above grade issued under permit 70/505 has been erected as per plan but is a revolving sign which is contrary to Section 502.16.5.a of the Zoning Ordinance. See our letter to you of May 15, 1970 in which we state in paragraph 2 that this sign is to have no flashing or intermittent or animated or shall it be a revolving sign.

It is therefore necessary that this sign be made a stationary one immediately and certainly before Dec. 11, 1970.

Very truly yours,

A. Allan Soule  
Assistant Director of Building & Inspection  
Services

AAS:W

Re: 55 Riverside Street

August 12, 1970

Texaco Inc.  
Att: Peter Jensen  
P.O. Box 1117  
Portland, Maine

Gentlemen:

In answer to your inquiry about sanitary stations for travel trailers to be located at the above named location I quote the following memorandum from the Chief Plumbing Inspector of the City, Mr. Errol R. Goodwin under the Director of the Building Inspection Department.

"Plans submitted are approved for this use by the State and are adequate for this purpose, except we must insist on a separate 750 gallon septic tank and leaching field independent from the stations septic tank and field. Under these conditions I will accept this dumping station to be used at the Riverside Street Texaco station."

The main reason for this restriction is the closeness to the Turnpike Exit and the heavy trailer traffic in that area."

We will go along with the installation as long as this work is done as required by the Plumbing Inspector and the regulations of "blue book" put out by the division of sanitary engineering of the State of Maine are met.

Very truly yours,

A. Allen Soule  
Assistant Director

AAS/c

CITY OF PORTLAND, MAINE  
MEMORANDUM

TO: R. Lovell Brown, Director Building Inspection Dept.

DATE:

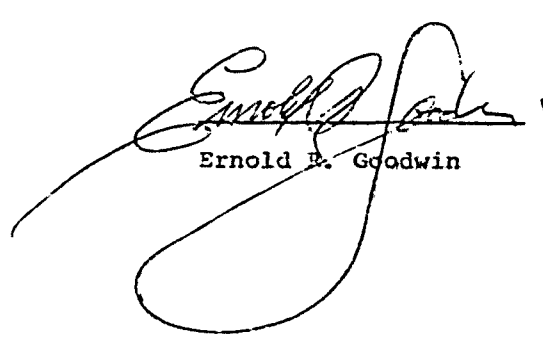
August 11,  
1970

FROM: Ernold R. Goodwin, Chief Plumbing Inspector

SUBJECT: Trailer dump at Texaco Station -- Riverside St.

The plans submitted are approved for this use by the state and are adequate for this purpose. Except we must insist a separate 750 gallon septic tank and leaching field independent from the station septic tank and field. Under these conditions, I will accept this trailer dumping station to be used at the Riverside Street Texaco Station.

Main reason for this restriction is the closeness to the Turnpike Exit and the heavy trailer traffic in that area.



Ernold R. Goodwin

**CITY OF PORTLAND, MAINE**  
**Application for Permit to Install Wires**

Permit No. 55857  
 Issued 4/9/70  
 Portland, Maine 9, 1970

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 Temperant Lenoir Tel. \_\_\_\_\_  
 Contractor's Name and Address Charles Lemonds Tel. 7830297  
 Location 55 Riverside Use of Building \_\_\_\_\_

Number of Families \_\_\_\_\_ Apartments \_\_\_\_\_ Stores \_\_\_\_\_ Number of Stories \_\_\_\_\_  
 Description of Wiring: New Work \_\_\_\_\_ Additions \_\_\_\_\_ Alterations \_\_\_\_\_

Pipe Cable Metal Molding BX Cable Plug Molding (No. of feet)  
 No. Light Outlets \_\_\_\_\_ Plugs \_\_\_\_\_ Light Circuits \_\_\_\_\_ Plug Circuits \_\_\_\_\_  
 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.) \_\_\_\_\_  
 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 \_\_\_\_\_  
 Amount of Fee \$ 1.00 Inspection \_\_\_\_\_

Signed Charles Lemonds

DO NOT WRITE BELOW THIS LINE

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

INSPECTED BY [Signature]  
 (OVER)

*Temp*

LOCATION *Riverside St 55*  
 INSPECTION DATE *4/13/70*  
 WORK COMPLETED *4/13/70*  
 TOTAL NO. INSPECTIONS *1*  
 REMARKS:

**FEES FOR WIRING PERMITS EFFECTIVE JULY 31, 1968**

<b>WIRING</b>	
1 to 30 Outlets	\$ 2.00
31 to 60 Outlets	3.00
Over 60 Outlets, each Outlet	.05
(Each twelve feet or fraction thereof of fluorescent lighting or any type of plug molding will be classed as one outlet).	
<b>SERVICES</b>	
Single Phase	2.00
Three Phase	4.00
<b>MOTORS</b>	
Not exceeding 50 H.P.	3.00
Over 50 H.P.	4.00
<b>HEATING UNITS</b>	
Domestic (Oil)	2.00
Commercial (Oil)	4.00
Electric Heat (Each Room)	.75
<b>APPLIANCES</b>	
Ranges, Cooking Tops, Ovens, Water Heaters, Disposals, Built-in Dishwashers, Dryers, and any permanent built-in appliance — each unit	1.50
<b>MISCELLANEOUS</b>	
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

MEMORANDUM FROM DEPARTMENT OF BUILDING INSPECTION, PORTLAND, MAINE

April, 1970

Location: #55 Riverside St.

Before tanks and piping are covered from view, installer is required to notify the **Fire Dept. Headquarters** of readiness for inspection and to refrain from covering up until approved by the **Fire Dept. Headquarters**

(1)

These tanks of 500 gallons capacity are required to be of steel or wrought iron no less in thickness than # 12 gauge; and before installation are required to be protected against corrosion, even though galvanized, by two coats of tar, asphaltum, or other suitable rust-resisting paint, and special protection wherein corrosive soil such as cinders or the like.

Pipe lines connected to underground tanks, other than tubing and except fill lines and test wells, must be provided with double swing joints arranged to permit the tank to settle without impairing the efficiency of the pipe connections.

Owner and installer will have to bear the responsibility for the structural capacity of the tank to support loads from above such as heavy motor trucks.

If tank will be so located as to be subjected to the action of tide water or "ground" water, adequate anchorage or weighting must be provided to prevent "floating" when tank is empty, or nearly so.

3111  
11.11.70  
11.11.70  
11.11.70

55 Riverside Dr

151  
11.11.70  
11.11.70  
11.11.70  
11.11.70

RECEIVED  
11-11-70  
11.11.70  
11.11.70



# APPLICATION FOR PERMIT

Class of Building or Type of Structure Installation  
Portland, Maine, April 9 1970

PERMIT NO. 339  
APR 10 1970  
CITY OF PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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 55 Riverside St. Within Fire Limits? \_\_\_\_\_ Dist. No. \_\_\_\_\_  
Owner's name and address Texaco Inc. Box 1117 Portland Telephone \_\_\_\_\_  
Lessee's name and address \_\_\_\_\_ Telephone \_\_\_\_\_  
Contractor's name and address Simard Electrical Service, 725 Sebattus St. Lewiston, Maine Telephone \_\_\_\_\_  
Architect \_\_\_\_\_ Specifications \_\_\_\_\_ Plans \_\_\_\_\_ No. of sheets 1  
Proposed use of building Service Station No. families \_\_\_\_\_  
Last use \_\_\_\_\_ No. families \_\_\_\_\_  
Material 2nd. cl. No. stories 1 Heat \_\_\_\_\_ Style of roof \_\_\_\_\_ Roofing \_\_\_\_\_  
Other buildings on same lot \_\_\_\_\_  
Estimated cost \$ \_\_\_\_\_ Fee \$ 2.00

### General Description of New Work

To install 500 gallon waste oil tank, outside underground.  
Tank will be buried 3' underground and covered with asphaltum.  
Tank bears ind. label.  
Vent pipe-1 1/2"

Sent to Fire Dept. 4/9/70  
Rec'd from Fire Dept. 4/10/70

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. **PERMIT TO BE ISSUED TO** contractors

### 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 \_\_\_\_\_ 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 \_\_\_\_\_, 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? \_\_\_\_\_

### 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  
Simard Electrical Service

APPROVED:  
Eric C. O'Neil 4-10-70  
per 4/10/70

CS 301

INSPECTION COPY

Signature of owner

by:

Eric C. O'Neil

Permit No. 701339  
Location 55 Riverside Dr  
Owner L. J. ...  
Date of permit 4/10/70  
Notif. closing-in \_\_\_\_\_  
Inspn. closing-in \_\_\_\_\_  
Final Notif. \_\_\_\_\_  
Final Inspn. \_\_\_\_\_  
Cert. of Occupancy issued \_\_\_\_\_  
Staking Out Notice \_\_\_\_\_  
Form Check Notice \_\_\_\_\_

NOTES

*(Large handwritten mark, possibly a signature or initials, spanning across the vertical lines in the notes section.)*

APPLICATION FOR AMENDMENT TO PERMIT

Amendment No. 72

Portland, Maine, 04102

PERMIT ISSUED

MAY 1 1970

CITY OF PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for amendment to Permit No. 72/225 pertaining to the building or structure comprised in the original application 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 55 Riverside Street Within Fire Limits? Dist. No.
Owner's name and address Texaco Inc. 1117 Portland Telephone
Lessee's name and address Telephone
Contractor's name and address Sinaré Electric, 1101 St. Lawrence St. Lewiston, Maine Telephone
Architect Plans filed No. of sheets
Proposed use of building No. families
Last use No. families
Increased cost of work Additional fee .50

Description of Proposed Work

To install (1)-2000 gallon gasoline storage tank, (in place of (1)-5000 gallon tanks)
To install (2)-6000 gallon gasoline storage tanks, outside underground.
To install (1)-1000 gallon fuel oil and (1)-1000 gallon waste oil storage tanks.
Tanks bears Un. Label. Tanks will be buried 2' underground and covered with concrete mat.

Sent to the Dept 4/30/70
5/1/70

Details of New Work permit to Texaco Inc.

Is any plumbing involved in this work? Is any electrical work involved in this work?
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
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

Approved: [Signature] 5/1/70

Signature of Owner by: [Signature]

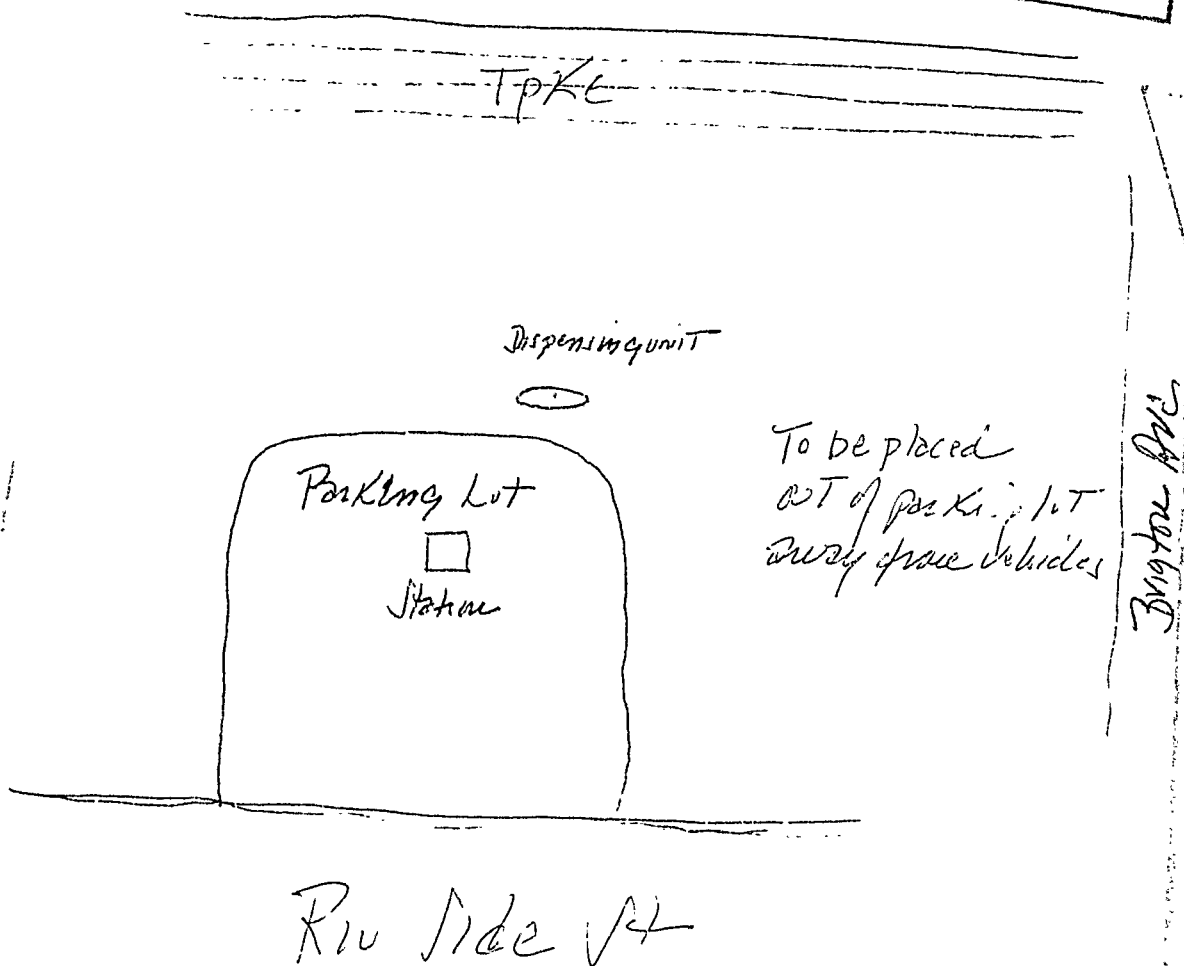
Approved: [Signature] Inspector of Buildings

INSPECTION COPY
CS. 105

To be installed at Clark's Texaco, Riverside St (Exit 8-Turnpike)  
Portland, Maine

An LP Gas (Propane) dispensing unit to be installed in accordance with  
Pamphlet 58 and any applicable local rules. To consist of 1000 gallon  
(WC) tank, 230V electric pump w/explosion-proof wiring). Electrical  
work to be done by licensed electrician, all other by Fyrox personnel.

RECEIVED  
JUN 10 1971  
DEPT. OF BLDG. INSP.  
CITY OF PORTLAND





B2 BUSINESS ZONE

APPLICATION FOR PERMIT

Class of Building or Type of Structure Installation
Portland, Maine, June 10, 1971

PERMIT 135
JUN 14 1971
CITY of PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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 55 Riverside St. Within Fire Limits? Dist. No.
Owner's name and address Clark's Texaco Inc, 55 Riverside St. Telephone
Lessee's name and address
Contractor's name and address Pyrofax Gas Corp. 917 Main St. Westbrook Telephone
Architect Specifications Plans yes No. of sheets 1
Proposed use of building No. families
Last use No. families
Material No. stories Heat Style of roof Roofing
Other buildings on same lot
Estimated cost \$ Fee \$ 3.00

General Description of New Work

To install (1)-1000 gallon propane gas storage tank(with dispensing unit) outside above ground(new installation).

Tank to set on solid cement base(lintils)

Sent to Fire Dept. 6/10/71
Rec'd from Fire Dept. 6/14/71

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. PERMIT TO BE ISSUED TO contractors

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 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, 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:
C. O. Neill 6-14-71
O. K. E. S. S. 6-14-71

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

Pyrofax Gas Corporation

Signature of owner by: [Signature]

CS 301

INSPECTION COPY

Signature of owner by:

77



**CITY OF PORTLAND, MAINE**  
**Application for Permit to Install Wires**

Permit No. 59078  
 Issued 7/14/72  
7/14 , 1972

Portland, Maine

*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 BROWN MOTORS RIVERSIDE COURT Tel. \_\_\_\_\_  
 Contractor's Name and Address MT-VIEW ELE - LEWISTON Tel. 782230  
 Location RIVERSIDE COURT Use of Building NEW & USED CARS DEALER  
 Number of Families \_\_\_\_\_ Apartments \_\_\_\_\_ Stores \_\_\_\_\_ Number of Stories 1  
 Description of Wiring: New Work  Additions \_\_\_\_\_ Alterations \_\_\_\_\_

Pipe  Cable \_\_\_\_\_ Metal Molding \_\_\_\_\_ BX Cable \_\_\_\_\_ Plug Molding (No. of feet) \_\_\_\_\_  
 No. Light Outlets 275 Plugs 120 Light Circuits 22 Plug Circuits 25  
 FIXTURES: No. 275 Fluor. or Strip Lighting (No. feet) \_\_\_\_\_  
 SERVICE: Pipe  Cable \_\_\_\_\_ OVERHEAD \_\_\_\_\_ No. of Wires 12 Size 701MCM  
 METERS: Relocated \_\_\_\_\_ Added \_\_\_\_\_ Total No. Meters 1  
 MOTORS: Number 3 Phase 3 H. P. 1/4 Amps \_\_\_\_\_ Volts 208 Starter 6  
 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) 2 Signs (No. Units) 2  
 Will commence 7/14 19 72 Ready to cover in \_\_\_\_\_ 19 \_\_\_\_\_ Inspection \_\_\_\_\_ 19  
 Amount of Fee \$ 33.85

#2683 MASTER Signed Richard A. [Signature]

DO NOT WRITE BELOW THIS LINE

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

REMARKS:

B.T.  
10/20/72

INSPECTED BY [Signature]  
 (OVER)

LOCATION *Riverside Ct.*  
 INSPECTION DATE *11/16/72*  
 WORK COMPLETED *11/16/72*  
 TOTAL NO. INSPECTIONS *1*  
 REMARKS:

FEES FOR WIRING PERMITS EFFECTIVE JULY 31, 1963

<b>WIRING</b>	
1 to 30 Outlets	\$ 2.00
31 to 60 Outlets	3.00
Over 60 Outlets, each Outlet	.05
(Each twelve feet or fraction thereof of fluorescent lighting or any type of plug molding will be classed as one outlet).	
<b>SERVICES</b>	
Single Phase	2.00
Three Phase	4.00
<b>MOTORS</b>	
Not exceeding 50 H.P.	3.00
Over 50 H.P.	4.00
<b>HEATING UNITS</b>	
Domestic (Oil)	2.00
Commercial (Oil)	4.00
Electric Heat (Each Room)	.75
<b>APPLIANCES</b>	
Ranges, Cooking Tops, Ovens, Water Heaters, Disposals, Built-in Dishwashers, Dryers, and any permanent built-in appliance — each unit	1.50
<b>MISCELLANEOUS</b>	
Temporary Service, Single Phase	1.00
Temporary Service, Three Phase	2.00
Circuses, Carnivals, Fairs, etc.	10.00
	1.00

55-67 Riverside Street

April 15, 1971

Texaco, Inc.  
102 Mechanic Street  
South Portland

cc to: Corporation Counsel  
cc to: Coyne Sign Company,  
66 Cove Street  
cc to: Hertz Corporation,  
International Jet Port  
1001 Westbrook Street

Gentlemen:

Building permit to erect one double faced detached pole sign 6x3 with steady lighting at the above named location is not issuable under the Zoning Ordinance for the following reason.

The area of this sign is 18 sq. feet, which will bring the total area of signs on the premises to about 581 sq. feet which would be in excess of the minimum allowable of 300 sq. feet applying to the B-2 Business Zone in which this property is located, contrary to Section 602.16.5.a of the Ordinance.

We understand that you would like to exercise your appeal rights in this matter. Accordingly, you or your authorized representative should come to this office in Room 113, City Hall to file the appeal on forms which are available here. A fee of \$15.00 for a variance appeal shall be paid at this office at the time the appeal is filed.

Very truly yours,

Malcolm Ward  
Building Inspection Department

MW:m



W2 BUSINESS ZONE

# APPLICATION FOR PERMIT

Class of Building or Type of Structure Sign  
Portland, Maine, April 6 1971

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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 55-67 Riverside St. Within Fire Limits? \_\_\_\_\_ Dist. No. \_\_\_\_\_  
 Owner's name and address Texaco Inc. 102 Mechanic St. So. Portland Telephone \_\_\_\_\_  
 Lessee's name and address Hertz Corporation, International Jetport-Airport Telephone \_\_\_\_\_  
 Contractor's name and address Coyne Sign Company 66 Cove St. Telephone 772-4144  
 Architect \_\_\_\_\_ Specifications \_\_\_\_\_ Plans yes No. of sheets 1  
 Proposed use of building \_\_\_\_\_ No. families \_\_\_\_\_  
 Last use \_\_\_\_\_ No. families \_\_\_\_\_  
 Material \_\_\_\_\_ No. stories \_\_\_\_\_ Heat \_\_\_\_\_ Style of roof \_\_\_\_\_ Roofing \_\_\_\_\_  
 Other buildings on same lot \_\_\_\_\_  
 Estimated cost \$ \_\_\_\_\_ Fee \$ 11.80

## General Description of New Work

To erect (1)-double faced detached pole sign 6' x 3' as per plan (interior-non-flashing lighting)

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. **PERMIT TO BE ISSUED TO** contractor

## 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 \_\_\_\_\_ 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 \_\_\_\_\_, 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

Coyne Sign Company

CS 301

INSPECTION COPY

Signature of owner by:

*J. A. Coyne*

*7m*





# APPLICATION FOR PERMIT

Class of Building or Type of Structure \_\_\_\_\_  
Portland, Maine, April 9 1970

PERMIT ISSUED  
APR 10 1970 341  
CITY \_\_\_\_\_

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for a permit to erect alter repair demolish install the following building structure equipment in accordance with the Law 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 55 Riverside St. Within Fire Limits? \_\_\_\_\_ Dist. No. \_\_\_\_\_  
Owner's name and address Texaco Inc. Box 1-17 Portland Telephone \_\_\_\_\_  
Lessee's name and address \_\_\_\_\_ Telephone \_\_\_\_\_  
Contractor's name and address Simard Electrical Service, 725 Sabattus St. LEWISTON MAINE. Telephone \_\_\_\_\_  
Architect \_\_\_\_\_ Specifications \_\_\_\_\_ Plans \_\_\_\_\_ No. of sheets \_\_\_\_\_  
Proposed use of building Service Station No. families \_\_\_\_\_  
Last use \_\_\_\_\_ No. families \_\_\_\_\_  
Material 2nd. cl. No. stories 1 Heat \_\_\_\_\_ Style of roof \_\_\_\_\_ Roofing \_\_\_\_\_  
Other buildings on same lot \_\_\_\_\_ Fee \$ 3.00  
Estimated cost \$ 125.00

### General Description of New Work

To erect prefab chimney. ~ (2)  
Type of heat and fuel-f. warm air-foil  
Make-Vitroliner-10"  
Supported on frame of building.  
Cleanout fitting to be used.

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. PERMIT TO BE ISSUED TO \_\_\_\_\_ contractors

### 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 \_\_\_\_\_ 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 \_\_\_\_\_, 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? \_\_\_\_\_

### 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

APPROVED:

OK 4-9-70-AD

Simard Electrical Service

[Signature]

CS 301

INSPECTION COPY

Signature of owner by: \_\_\_\_\_

Am



**CITY OF PORTLAND, MAINE**  
**Application for Permit to Install Wires**

Permit No. 55861  
 Issued 4/9/20  
 Portland, Maine 4-9, 1920

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 Garage-Station Tel. \_\_\_\_\_  
 Contractor's Name and Address Symard Electric Tel. 7831297  
 Location 55 Riverside St Use of Building Service Station  
 Number of Families \_\_\_\_\_ Apartments \_\_\_\_\_ Stores \_\_\_\_\_ Number of Stories \_\_\_\_\_  
 Description of Wiring: New Work \_\_\_\_\_ Additions \_\_\_\_\_ Alterations \_\_\_\_\_  
 Pipe \_\_\_\_\_ Cable Steel tube Metal Molding \_\_\_\_\_ BX Cable \_\_\_\_\_ Plug Molding (No. of feet) \_\_\_\_\_  
 No. Light Outlets 34 Plugs 10 Light Circuits \_\_\_\_\_ Plug Circuits 40 Circ.  
 FIXTURES: No. \_\_\_\_\_ Fluor. or Strip Lighting (No feet) 90 ft  
 SERVICE: Pipe  ~~Cable~~ Underground \_\_\_\_\_ No. of Wires 3 Size 3-0  
 METERS: Relocated \_\_\_\_\_ Added \_\_\_\_\_ Total No. Meters \_\_\_\_\_  
 MOTORS: Number 4 Phase 1/4-H. P. Amps \_\_\_\_\_ Volts 220 Starter \_\_\_\_\_  
 HEATING UNITS: Domestic (Oil) 1 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) 2-1800w  
 Will commence \_\_\_\_\_ 19 \_\_\_\_\_ Ready to cover in \_\_\_\_\_ 19 \_\_\_\_\_ Inspection \_\_\_\_\_ 19 \_\_\_\_\_  
 Amount of Fee \$ 14.40  
 Signed Freddie Symard

DO NOT WRITE BELOW THIS LINE

SERVICE <input checked="" type="checkbox"/>	METER	GROUND <input checked="" type="checkbox"/>
VISITS: 1	2	3
4	5	6
7	8	9
10	11	12

REMARKS:

INSPECTED BY FWH  
 (OVER)

LOCATION *Riverside ST 55*

INSPECTION DATE *10/5/70*

WORK COMPLETED *10/5/70*

TOTAL NO. INSPECTIONS

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 Outlet	.05

(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
Motors, radiotele	1.00

Riverside Street (266-A-1)

April 25, 1969

Vallo's Steak House  
c/o Sumner Bernstein  
443 Congress Street

cc to: Texaco, Inc., Att: A. F. Jensen  
P. O. Box 1117, Portland, Maine 04104  
cc to: Corporation Counsel

Dear Mr. Bernstein:

Building permit to construct a 1-story masonry service station 28' x 45' and to erect two signs, one on the canopy 3' x 18' and one sign on the rear of this lot 33' x 62' with the top 88'3" above the grade of the ground on the premises on the above named location is not issuable under the Zoning Ordinance for the following reasons:

1. The canopy that extends over the pump islands is to be located about 13' from the street line, and the sign 3' x 18' supported on the canopy will be about 22' from the street line, thereby encroaching unlawfully upon the 40' setback area required by Section 602.21 of the Zoning Ordinance.
2. The total area of the two signs proposed is about 565 square feet which is in excess of the maximum of 300 square feet which is allowed under Sec. 602.16.5.a of the Zoning Ordinance applying to the E-2 Business Zone in which this property is located.
3. The top of detached sign in the rear, 8' x 3" x 62' located near the turnpike will be about 88'3" above the ground instead of the 20' maximum height specified under Section 602.16.5.a of the Ordinance.

We understand that you would like to exercise your appeal rights in this matter. Accordingly, you or your authorized representative should come to this office in room 113, City Hall to file the appeal on forms which are available here. A fee of \$15.00 for a variance appeal shall be paid at this office at the time the appeal is filed.

It is our understanding that these signs are not to be illuminated by flashing or intermittent or animated light. If these signs are to be illuminated by such light, please let us know before the appeal date.

Enclosed is a certificate of design to be signed by a qualified designer who is willing to take the responsibility for these two signs.

It is also called to your attention that the septic tank drainage system must meet the approval of the Plumbing Inspector.

Very truly yours,

A. Allan Soule, Assistant Director of Building  
Inspection

AAS:m

Memorandum from Department of Building Inspection, Portland, Maine

Riverside Street(266-A-1)

April 25, 1969

Valle's Steak House  
c/o Sumner Bernstein  
443 Congress Street

cc to: Texaco, Inc., Att: A.P. Jensen  
P.O. Box 1117, Portland, Me. 04104

Dear Mr. Bernstein:

If the large sign in the rear of the lot, 8'3" x 62' is approved by the Appeal Board as shown on the plan then it will be necessary to take this sign before the Sign & Review Committee.

Very truly yours,

A. Allan Soule  
Assistant Director of Building Inspection Dept.

As:m

CS-27

A.P.- 65 Riverside St.

April 1, 1969

Valle's Steak House  
c/o Sumner Kernstein  
443 Congress Street

cc to: Texaco, Inc.  
P. O. Box 1117, Portland, Maine 04104

Gentlemen:

We are unable to issue a permit to construct a 1-story masonry service station 28' x 45' as per plans because of the following discrepancies:

*See new plan*  
1. While heating system and prefabricated chimney is mentioned in the specifications there is nothing on the plans to indicate where it is to be located. We need to know whether this is to be a suspended unit or a floor mounted unit as the requirements differ according to the installation.

*OK*  
2. Unless there is curbing and a paved public sidewalk along the frontage of the property, the City Sidewalk Ordinance requires that they be provided unless relief from compliance with this requirement is secured from the City Council. The City Traffic Engineer, whose office is in the quarters of the Public Works Department in City Hall, should be consulted as to any questions you may have in regard to application of this ordinance.

*OK*  
3. Foundation is required to extend at least 4' below finished grade.

4. Before any stone veneer masonry is clipped to the aluminum studs this office requires that a sample of clip arrangement be submitted to us for approval. *See sketch*

*OK*  
5. Venting of rest rooms must be approved by the Plumbing Inspector.

6. If trash bin is to be an integral part of the building, the foundation shall extend at least 4' below the finished grade.

*Not correct*  
*OK*  
7. A statement of design, signed by a qualified designer who is willing to assume responsibility for the structural design of the steel used in this 28' x 45' masonry building, to be built at the above address will need to be furnished for attaching to the plans. Enclosed is a blank statement of design for this purpose.

*OK*  
8. Please bear in mind that separate permits are required to install the heating system, electrical and plumbing permits are also required to be taken out by the actual installers.

Very truly yours,

Earle C. Smith  
Plan Examiner I

ES :m

Riverside Street (266-A-1)

April 25, 1969

Vallo's Steak House  
c/o Sumner Bernstein  
443 Congress Street

cc to: Texaco, Inc., Att: A. F. Jensen  
P. O. Box 1117, Portland, Maine 0410  
cc to: Corporation Counsel

Dear Mr. Bernstein:

Building permit to construct a 1-story masonry service station 28' x 45' and to erect two signs, one on the canopy 3' x 18' and one sign on the rear of this lot 8'3" x 62' with the top 88'3" above the grade of the ground on the premises on the above named location is not issuable under the Zoning Ordinance for the following reasons:

1. The canopy that extends over the pump islands is to be located about 13' from the street line, and the sign 3' x 18' supported on the canopy will be about 22' from the street line, thereby encroaching unlawfully upon the 40' setback area required by Section 602.21 of the Zoning Ordinance.
2. The total area of the two signs proposed is about 565 square feet which is in excess of the maximum of 300 square feet which is allowed under Sec. 602.16.5.a of the Zoning Ordinance applying to the B-2 Business Zone in which this property is located.
3. The top of detached sign in the rear, 8' x 3" x 62' located near the turn, like will be about 88'3" above the ground instead of the 20' maximum height specified under Section 602.16.5.a of the Ordinance.

We understand that you would like to exercise your appeal rights in this matter. Accordingly you or your authorized representative should come to this office in Room 113, City Hall to file the appeal on forms which are available here. A fee of \$15.00 for a variance appeal shall be paid at this office at the time the appeal is filed.

It is our understanding that these signs are not to be illuminated by flashing or intermittent or animated light. If these signs are to be illuminated by such light, please let us know before the appeal date.

Enclosed is a certificate of design to be signed by a qualified designer who is willing to take the responsibility for these two signs.

It is also called to your attention that the septic tank drainage system must meet the approval of the Plumbing Inspector.

Very truly yours,

A. Allan Soule, Assistant Director of Building  
Inspection

AAS:R

(COPY)

CITY OF PORTLAND, MAINE  
Department of Building Inspection



# Certificate of Occupancy

LOCATION #55 Riverside St.

Issued to **Texaco Inc.**  
**P.O. Box 1117 Portland Maine**

Date of Issue **October 19, 1970**

**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. **69/834**, 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

**Entire**

**Service Station**

Limiting Conditions:

This certificate supersedes  
certificate issued

Approved:

(Date)

Inspector

*Nelson F. Cartwright*

*[Signature]*  
Inspector of Buildings

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.

55 Riverside St.

May 15, 1970

Timonds Construction Company  
163 Thadeus Street  
So. Portland

cc to: Texaco, Inc.  
P.O.Box 1117  
Portland

Gentlemen:

Building permit to erect a 10' x 7' single detached pole sign 19' above the grade and to omit approved roof sign on canopy is being issued subject to the following:

1. Plans show this sign to be 21'4" high above the grade; it is being issued with the understanding it will not be more than 20' above the grade.
2. This sign is to have no flashing or intermittent or animated or shall it be a revolving sign.

Very truly yours,

A. Allan Soule  
Assistant Director Building Inspection Dept.

AAS:m

Re: 55 Riverside Street  
(Service Station)

Sept. 5, 1969

Mr. Sumner Bernstein  
443 Congress Street

cc to: Texaco, Inc.  
P.O. Box 1117, Portland, Maine

Dear Mr. Bernstein:

Permit to construct 1-story pre-fabricated metal building  
28' x 45' as per plans submitted with application is being issued herewith  
and subject to the following being complied with:

1. Foundation walls of the building must be no less than 4 feet  
below grade. Exterior footings supporting columns for canopy should also  
be 4 feet below grade.
2. The major Texaco sign will be at a height of 50'3" above  
grade as approved by the Appeal Board and with block letters for same as  
denoted on plan a height of 8'3" as approved by the Municipal Officers.  
The overall length of the word Texaco is limited by the Building Code to  
50' as per Section 510.3.3b.
3. As per the Fire Departments requirements: the gasoline storage  
shall not exceed a total of 20,000 gallons storage capacity and no one  
tank shall exceed 6,000 gallons. In other words the two 10,000 gallon tanks  
indicated on the drawings are not acceptable.

Very truly yours,

R. Lovell Brown  
Director, Building Inspection Department

RLB:m

Re: 55 Riverside Street  
(Service Station)

August 29, 1969

Mr. Sumner Bernstein,  
443 Congress Street

cc: Texaco Inc.  
P.O. Box 1117  
Portland, Maine

Dear Mr. Bernstein:

Permit to construct a one-story <sup>Metal</sup> ~~concrete~~ building 28'x45' as per plans submitted with application is being issued herewith and subject to the following being complied with:

1. Foundation walls of the building must be no less than 4 feet below grade. Exterior footings supporting columns for canopy should also be 4 feet below grade.
2. The major Texaco sign will be at a height of 50'3" above grade as approved by the Appeal Board and with block letters for same as denoted on plan a height of 8'3" as approved by the Municipal Officers. The overall length of the word Texaco is limited by the Building Code to 50' as per Section 510.3.3b.

Very truly yours,

R. Lovell Brown  
Director

RLB/h

CITY OF PORTLAND, MAINE  
MEMORANDUM

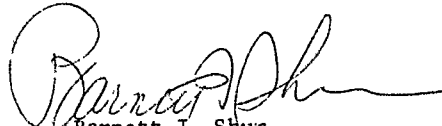
TO: A. Allan Soule, Building Inspection Department  
FROM: Barnett I. Shur, Corporation Counsel  
SUBJECT: Appeals

DATE: July 16, 1969

Attached please find files in connection with appeals heard by the Board of Appeals on July 3, 1969.

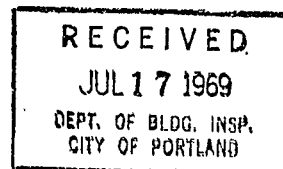
Kenneth E. Rowell and William E. Hammond - 945-953 Brighton Avenue - Zoning -  
----- Denied -----

Valle's Steak House - 55 Riverside Street - Zoning - Granted provided that the station and canopy shall set at least 6 feet further back from the street line of Riverside Street than shown on plans submitted to the Board on May 15, 1969 and that the detached sign in the rear shall not exceed 50'3" above ground level.

  
Barnett I. Shur  
Corporation Counsel

M:ds  
Enclosures

cc: City Clerk w/copies of decisions  
Planning Board w/copies of decisions



CITY OF PORTLAND, MAINE  
MEMORANDUM

TO: Phil Mullin, Public Works Department

DATE: 4-1-69

FROM: Earle S. Smith, Plan Examiner I

SUBJECT: Site location of Texaco station on Riverside Street at Exit 8

Enclosed please find plan for Texaco filling station at Exit 8 on  
Riverside Street.

Please indicate on plan and in memo form your approval or disapproval  
of curb cuts, drainage and the parking arrangements.

---

Earle Smith

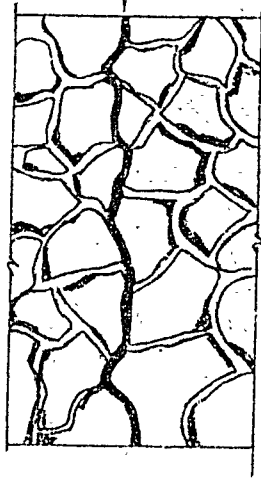
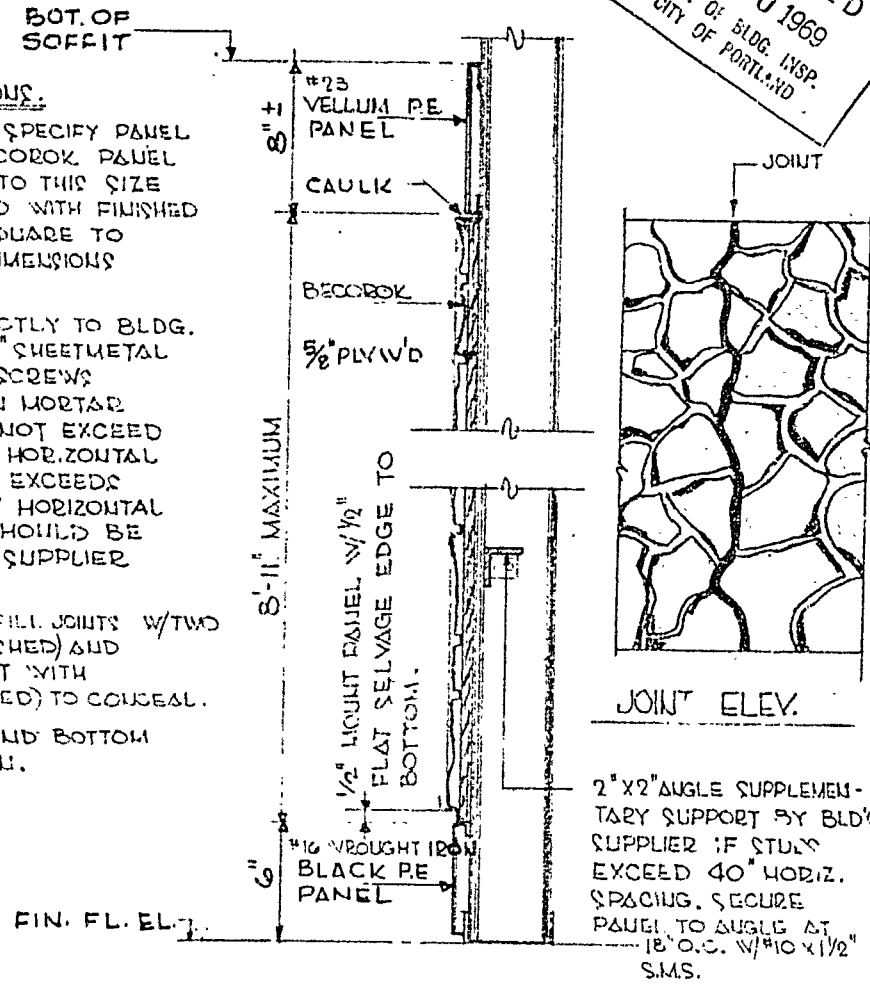
ESS:m

attachment

3  
 RECEIVED  
 APR 10 1969  
 DEPT. OF BLDG. INSP.  
 CITY OF PORTLAND

INSTALLATION INSTRUCTIONS.

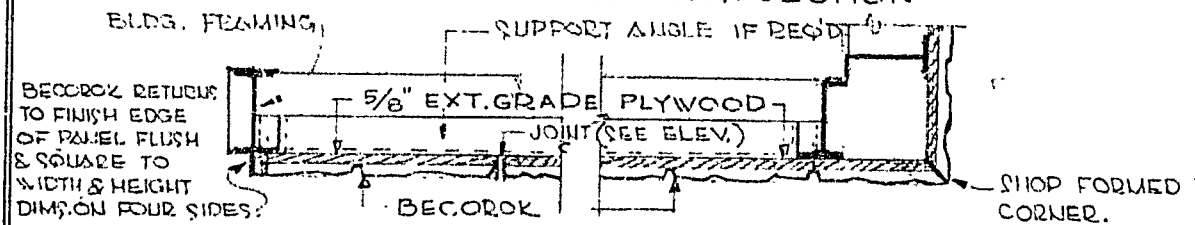
1. BLDG. SUPPLIER MUST SPECIFY PANEL SIZES TO BECO. BECOROK PANEL WILL BE FURNISHED TO THIS SIZE MOUNTED TO PLYWOOD WITH FINISHED EDGES FLUSH AND SQUARE TO WIDTH AND HEIGHT DIMENSIONS GIVEN.
2. SECURE PANEL DIRECTLY TO BLDG. FRAMING WITH #10 X 1/2" SHEETMETAL SCREWS FURNISHED. SCREWS MUST BE LOCATED IN MORTAR JOINTS AND SHOULD NOT EXCEED 18" O.C. VERTICALLY. IF HORIZONTAL SPACING OF FRAMING EXCEEDS 40" A SUPPLEMENTARY HORIZONTAL SUPPORT MEMBER SHOULD BE INSTALLED BY BLDG. SUPPLIER AT MID-HEIGHT.
3. COVER FASTENERS & FILL JOINTS W/TWO PART COMPOUND (FURNISHED) AND WHEN HARDENED COAT WITH MORTAR PAINT (FURNISHED) TO COUSEAL.
4. CAULK SIDES, TOP AND BOTTOM OF PANEL AS SHOWN.



JOINT ELEV.

2" X 2" ANGLE SUPPLEMENTARY SUPPORT BY BLDG. SUPPLIER IF STUDS EXCEED 40" HORIZ. SPACING. SECURE PANEL TO ANGLE AT 18" O.C. W/ #10 X 1/2" S.M.S.

TYR. VERT. SECTION



TYR. HORIZ. SECTION AT JAMB

TYR. HORIZ. SECTION AT BAY CORNER

SCALE: 1 1/2" = 1'-0"

TEXACO: MATAMORAN LEVEL I & II  
 BECOROK PANELING

Beaman  
 CORPORATION  
 METAL FAB

TEXACO DWG.  
 DS-L-8018

3711 2/68

Riverside St.

5/13/69

Ed

