

Form 3811
Rev. 1-1-40

RETURN RECEIPT

Received from the Postmaster the Registered or Insured Article, the original number of which appears on the face of this Card.

Boone Aldrich
(Signature or name of addressee)

Boone Aldrich
(Signature of addressee or agent, or name of office, if name is the same as the ZIP Code)

Date of return: *10-23-43*

DP 15 Portland Pier

WMOB 11/5/53

Registered Mail
Return Receipt

October 26, 1953

Mr. George I. Lewis
30 York St.

Copies to: Mr. George J. Kern
893 Washington Ave.,

Dear Mr. Lewis:

City Clerk

The building at 15 Portland Pier, which you are reported to own or control, is found in violation of the Building Code of Portland--Sect. 212e2.5--in that the hardware or locksets of both front entrance door and emergency rear exit door are not such that persons on the inside of the restaurant at any time could instantly release all fastenings which would keep each door from opening at all times without special knowledge or having a key, merely by turning the customary knob or by pressure on a plate or lever.

As authorized and directed by Sect. 109 of the Building Code (copy enclosed), you are hereby required to have this hardware altered to make good these violations before November 5, 1953.

Perhaps you have some control of this property since 1945 when the building was built, and, therefore, may have inherited this condition of violation or perhaps your tenant since 1945 has made changes which have set up the violation. If you are able to compel your tenant to take good the violation, well and good, but we must hold you responsible as being in control of the building.

When the building was built in 1945, our records show that the wrong type of hardware was installed on both doors, but whoever was in charge at that time assured our inspector that the locksets would either be changed out to the correct ones or the so-called "dead" bolt in both locks would be removed. It seems evident that there were the usual night locks on the doors, which consists of the method of locking the door against persons from the outside getting in. One of these methods consists of a beveled latch which may be locked against persons from the outside coming in by pressing a button on the edge of the door, but which can never be locked so that persons on the outside cannot operate the latch. The other consists of a rectangular bolt which can only be operated by using a key, whether one is on the outside or on the inside. With this type of lockset it is possible to remove the latch "dead" bolt, thus making the lockset comply with the requirements in that the beveled latch will always allow persons on the inside to get out quickly without a key but to still make it possible to fasten the door against persons from the outside getting in.

These conditions were found upon inspection of repairs being made after fire in the building. Our inspector also reports that the top rail of the platform outside the rear exit door has come off. This must be permanently replaced in substantial fashion, of course.

Very truly yours,

WMOB/B

Warren McDonald
Inspector of Buildings

EP 15 Portland Pier
WJGD 1/19/54

January 8, 1954

Mr. King Rutland
206 Franklin St.

Copy to: Mr. George I. Lewis
30 York St.
Prop. of Anchor Lurch
15 Portland Pier

Dear Mr. Rutland:

No matter what the reason is, I found on January 4 that the Lockets on both front entrance and rear emergency exit door of the Anchor Lurch at 15 Portland Pier are both wrong, despite all of the negotiations which we have had about this hardware.

Several weeks ago I, personally, examined this hardware, and found that it did not comply with the requirements. As a result, I wrote to Mr. Lewis, understanding that his own maintenance man had fixed the hardware. A little later Mr. Lewis telephoned me that he had authorized you to go ahead and have the hardware on both doors fixed up so as to comply with the law.

After that, it is my impression that either you or one of your men talked with Inspector Hamilton about the hardware, but I am unable to check on that matter because of the untimely death of Mr. Hamilton.

I am sure Mr. Lewis has done what he could to get the hardware right, and I am willing to put in a little bit of my own time to see that it is made right. I tried to reach you by phone without success--therefore this letter.

If you will phone and make arrangements either to meet me in the office or for us to meet down on the wharf, I will try to explain the matter so that you can go ahead and make the necessary changes and get Mr. Lewis' building in compliance with the requirements without further ado.

Very truly yours,

Warren McDonald
Inspector of Buildings
WJGD/3



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, Oct. 7, 1953

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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 15 Portland Pier Use of Building RESTAURANT No. Stories 1 New Building Existing " "

Name and address of owner of appliance Geor. A. Keen, 15 Portland Pier

Installer's name and address Portland Gas Light Co., 5 Temple St. Telephone 2-2721

To install 15-1/2" gas range, 275-gallon tank

General Description of Work

IF HEATER, OR POWER BOILER

Location of appliance _____ Any burnable material in floor surface or beneath? _____

If so, how protected? _____ Kind of fuel? _____

Minimum distance to burnable material, from top of appliance or existing 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 gas fired, how vented? _____ Rated maximum demand per hour _____

Will sufficient fresh air be supplied to the appliance to insure proper and safe combustion? _____

IF OIL BURNER

Name and type of burner _____ Labelled by underwriter's laboratories? _____

Will operator be always in attendance? _____ Does oil supply line feed from top or bottom of tank? _____

Type of floor beneath burner _____

Location of oil storage _____ Number and capacity of tanks _____

If two 275-gallon tanks, will three-way valve be provided? _____

Will all tanks be more than five feet from any flame? _____ How many tanks fire proofed? _____

Total capacity of any existing storage tanks for furnace burners _____

IF COOKING APPLIANCE

Location of appliance Kitchen Any burnable material in floor surface or beneath? yes

If so, how protected? in logs, wood floor to be covered with sheet rock. Kind of fuel? gas

Minimum distance to wood or 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? existing If so, how vented? _____ Forged or gravity? gravity

If gas fired, how vented? _____ to hood _____ Rated maximum demand per hour _____

MISCELLANEOUS EQUIPMENT OR SPECIAL INFORMATION

No. combustible material _____

Floor to be covered with metal and 3/4" angle iron

10-8-53 Mr. Wilson says 3/4" angle iron will be added in addition to the metal.

Kraft

Amount of fee enclosed? 2.00 (\$2.00 for one heater, etc., 50 cents additional for each additional heater, etc., in same building at same time.)

APPROVED: 10-8-53 OK 10-8-53 Jmf

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

Portland Gas Light Co.

INSPECTION COPY Signature of Installer: Arthur J. Kelly

PERMIT ISSUED
OCT 8 1953
CITY OF PORTLAND

→ 25.4

BP 15 Portland Place
(Gas-fired range)

October 22, 1953

Harbor Realty Co.
15 Portland Place
Portland Gas Light Co.
5 Temple St.

Location - 15 Portland Place
Owner - Harbor Realty Co.
Job - Gas-fired Hotel Range

Gentlemen:-

Upon inspection of the above job on October 22, 1953, our inspector reports the following conditions or defects:

There is a hole about 3/4 inches diameter in the vent of the hood - this in the vertical section leading to the roof, and is where the hot water heater was formerly vented. This opening must be tightly closed.

It is important that correction of this condition be made before November 2, 1953, and notify this office of readiness for another inspection.

If additional information relative to the above is desired, please phone Inspector Hamilton at 4-1427, extension 234, any week day but Saturday between 8:00 and 8:30 A. M.

Very truly yours,

Inspector
Warren McDonald
Inspector of Buildings

VMH/g



CITY OF PORTLAND, MAINE
DEPARTMENT OF BUILDING INSPECTION

Complaint No. 44-181

INSPECTION COPY

COMPLAINT

Date received December 14, 1944

Location 15-19 Portland Pier

Use of Building Vacant

Owner's name and address George I. Lewis, 224 Commercial Street

Telephone _____

Tenant's name and address _____

Telephone _____

Complainant's name and address W. McD.

Telephone _____

Description: Bldg. in dilapidated and dangerous condition, after the collapse of the building at 11-13, the Coast Guard having ordered the occupants of the building not to enter. Upon the request of the former owner, Percival P. Baxter, Mr. McDonald examined the building underneath and found it unsafe and dangerous. It is understood that Mr. Baxter had already made arrangements for removal of the building, but a short time later the entire wharf property changed hands and passed into the ownership of Harbor Realty Co.

Form 9505 (Rev. June 21, 1952)

5-97-12

Receipt for Registered Mailed No. 1 in the amount of

Postage 1.25 and 1.00 Class postage

for post 774 Purchase paid to

Return receipt for address:

Delivery restricted by order No. 774

In person or employees will place

date indicating restriction to date

POSTMASTER: If

The sender will not be held liable for the return of the

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154-44-121

RETURN RECEIPT

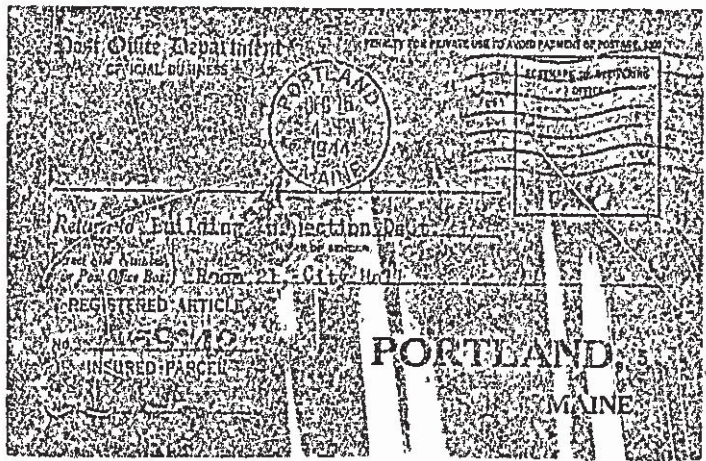
Received from the Postmaster, the Registered or Insured Article, the original number of which appears on the face of this Card.

1. *Signature of Addressee*

2. *Signature of Postmaster*

Date of delivery: *1/14/1918*

U.S. GOVERNMENT PRINTING OFFICE: 1916



C-44-191-I
Reg. Mail
12-30-44-5

December 15, 1944

PH
ATH
HRE
HRT
LHM
LJS
BS

Mr. George Lewis,
224 Commercial Street,
Portland, Maine

Subject: Dangerous building at about 15-13
Portland Pier

Dear Sir:

I understand that the two story building next to another building which collapsed onto the dock several months ago, is now in the ownership of Harbor Realty Company of which you are the principal agent.

At the time of the collapse of the other building this building in question was in the ownership of others.

After the collapse of the other building, the officers of the Coast Guard ordered the tenants of this building, the officers of the Coast Guard on the grounds that the building in question not to enter the building the request of Mr. Baxter, former owner, I, personally, made examination of the underwork of the wharf and foundation of this building. At this time I so notified the owner and I understood that he was to have the building demolished by the same contractor who demolished the remainder of the building. Then the property changed hands, and no doubt you are unaware of these developments.

As authorized and directed by Section 103 of the Building Code (copy attached hereto), you are hereby notified that this building, as found to be broken, weakened and out of repair so as to be unsafe or dangerous and you are further directed to have the building demolished forthwith or to have it repaired and strengthened in permanent fashion so as to be safe and sound with good prospect of permanency, for that is.

Whether you propose to demolish the building or to strengthen it as above, a permit is required from this department before these operations are commenced, and if you elect to strengthen the building with the application for the permit you should furnish full detailed plans by a competent person showing existing defective conditions and that you propose in detail to make it permanently safe.

Very truly yours,

Inspector of Building

NOTES

4/18/49 - New 2 UNIT 232 2003 BLDG

Inspection done on 4/18/49

OK - no violations found

4/18/49 - 232 2003 BLDG

Inspection done on 4/18/49

OK - no violations found

4/18/49 - 232 2003 BLDG

Inspection done on 4/18/49

OK - no violations found

4/18/49 - 232 2003 BLDG

Inspection done on 4/18/49

OK - no violations found

4/18/49 - 232 2003 BLDG

Inspection done on 4/18/49

OK - no violations found

4/18/49 - 232 2003 BLDG

Inspection done on 4/18/49

OK - no violations found

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4/18/49 - 232 2003 BLDG

Inspection done on 4/18/49

OK - no violations found

4/18/49 - 232 2003 BLDG

Inspection done on 4/18/49

OK - no violations found

4/18/49 - 232 2003 BLDG

Inspection done on 4/18/49

OK - no violations found

Permit No. 19/156	Location	Owner	Date of permit	Notif. closing in	Insp. closing in	Final Month	Final Insp.	Cert. of Occupancy issued
			4/18/49	4/18/49	4/18/49			

OK - no violations found

OK - no violations found

Handwritten signature