

50-52 CENTER STREET

**CERTIFICATE OF APPROVAL
FOR INTERNAL PLUMBING**

THE TOWN/CITY OF Roseland
 TC/CITY CODE: 05170 LPI NUMBER: 001-23 DATE ISSUED: 12 8 81 IC
Month Day Year

Installer's Name: MICHAUD, DONALD
 Last Name F. I. M. I. Installer Code: 2
 Address: 32 Carter Dr.
 S/L of Number Street/Road Name Subdivision
(Location where plumbing was done and inspected)

- Certificate of App Number 61537
1. Owner
 2. Licensed Master Plumber
 3. Licensed Oil Burnerman
 4. Employee of Public Utility
 5. Manufactured Housing Dealer
 6. Manufactured Housing Mechanic
 7. Limited License

THE INTERNAL PLUMBING INSTALLED PURSUANT TO THE ABOVE CERTIFICATE OF APPROVAL NUMBER HAS BEEN TESTED IN MY PRESENCE, FOUND TO BE FREE FROM LEAKS, AND WAS INSTALLED IN COMPLIANCE WITH THE MUNICIPAL AND STATE PLUMBING RULES.

OWNER'S COPY

Signature of LPI: Donald Michaud
 Date Inspected: MAY 14 1982

INTERNAL PLUMBING PERMIT FOR THE TOWN/CITY OF Roseland

Town/City Code: 05170 LPI Number: 001723 Date Issued: 12 8 81 INSTALLERS: 61537 IP
Month Day Year License No
 Address of Where Plumbing is Done: 32 Carter Dr. S/L of Number Street/Road Name Subdivision
 Name of Owner: STEINER, JANE Last Name F. I. M. I. Mailing Address Zip Code

- PERMIT NUMBER
1. Owner
 2. Licensed Master Plumber
 3. Licensed Oil Burnerman
 4. Employee of Public Utility
 5. Manufactured Housing Dealer
 6. Manufactured Housing Mech
 7. Limited License

Type of Construction	1. New	3. Addition	5. Replacement of Hot Water Heater	7. Hook-up of Modular Home		
	2. Remodeling	4. Remodeling & Addition	6. Hook-up of Mobile Home	8. C. or (Specify)		
Plumbing To/Cons	1. Single (Res)	3. Mobile Home	5. Commercial	7. Other (Specify)		
	2. Multi-Fam (Res)	4. Modular Home	6. School			
Number of Fixtures or How Lps	Sink(s) <input type="checkbox"/>	Toilet(s) <input type="checkbox"/>	Bath(s) <input type="checkbox"/>	Lavator(s) <input type="checkbox"/>	Shower(s) <input type="checkbox"/>	Urinal(s) <input type="checkbox"/>
	Clothes Washers <input type="checkbox"/>	Dish Washer(s) <input type="checkbox"/>	Hot Water Heater(s) <input type="checkbox"/>	Floor Drain(s) <input type="checkbox"/>	Hook Up(s) <input type="checkbox"/>	<input type="checkbox"/>

TOWN'S COPY
 DEC 9 - 1981
 DEC 22 1981
 DEC 29 1981
 JAN 18 1982

IMPORTANT: Note the following conditions:
 1. This Permit is non-transferable to another person or party.
 2. If construction has not started within 6 months from the Date of Issue, this Permit becomes voided.

Dept. of Human Services
 Div. of Health Engineering

Fixture Fee: 12.00
 Hook Up Fee: 00.00
 Total Fee: 12.00
 If Double Fee Check Box:

Signature of LPI: _____

**CERTIFICATE OF APPROVAL
FOR INTERNAL PLUMBING**

THE TOWN/CITY OF Portland

TOWN/CITY CODE 05/70 LPI NUMBER 00/23 DATE ISSUED 12/8/81
Month Day Year

61537

Certificate of App Number

Installer's Name MICHAUD F.I.M.I. 5

Installer Code 2

- 1. Owner
- 2. Licensed Master Plumber
- 3. Licensed Oil Burnerman
- 4. Employee of Public Utility
- 5. Manufactured Housing Dealer
- 6. Manufactured Housing Mechanic
- 7. Limited License

Owner Harold Johnson ME

Address 52 Cornish Ave.
St./Lot Number Street/Road Name Subdivision
 (Location where plumbing was done and inspected)

THE INTERNAL PLUMBING INSTALLED PURSUANT TO THE ABOVE CERTIFICATE OF APPROVAL NUMBER HAS BEEN TESTED IN MY PRESENCE, FOUND TO BE FREE FROM LEAKS, AND WAS INSTALLED IN COMPLIANCE WITH THE MUNICIPAL AND STATE PLUMBING RULES.

TOWN'S COPY

Signature of LPI _____
 Date Inspected MAY 14 1982

INTERNAL PLUMBING PERMIT FOR THE TOWN/CITY OF Portland

Town/City Code 05/70 LPI Number 00/23 Date Issued 12/8/81 INSTALLER'S 11078 License No. 61537 IP

Address of Where Plumbing is Done 52 CORNISH AVE STRIKEETT Subdivision _____
St./Lot Number Street/Road Name Subdivision

Installer Code 2

- PERMIT NUMBER
- 1. Owner
 - 2. Licensed Master Plumber
 - 3. Licensed Oil Burnerman
 - 4. Employee of Public Utility
 - 5. Manufactured Housing Dealer
 - 6. Manufactured Housing Mech
 - 7. Limited License

Name of Owner STEITSON Last Name F.I.M.I. Mailing Address Zip Code

Type of Construction	1 New	3. Addition	5 Replacement of Hot Water Heater	7 Hook-up of Modular Home
	2 Remodeling	4 Remodeling & Addition	6 Hook-up of Mobile Home	8 Other (Specify) <u>7</u>

Plumbing To Serve	1 Single (Res)	3 Mobile Home	5 Commercial	7 Other (Specify) <u>5</u>
	2 Multi-Fam (Res)	4 Modular Home	6. School	

Number of Fixtures or Hook-Ups	Sink(s) <input type="checkbox"/>	Toilet(s) <input type="checkbox"/>	Bath(s) <input type="checkbox"/>	Lavatories(s) <input type="checkbox"/>	Shower(s) <input type="checkbox"/>	Urinal(s) <input type="checkbox"/>
	Clothes Washer(s) <input type="checkbox"/>	Dish Washer(s) <input type="checkbox"/>	Hot Water Heater(s) <input type="checkbox"/>	Floor Drain(s) <input type="checkbox"/>	Hook Up(s) <input type="checkbox"/>	<input type="checkbox"/>

TOWN'S COPY

DEC 9 - 1981
 DEC 22 1981
 DEC 29 1981
 JAN 18 1982

IMPORTANT. Note the following conditions
 1. This Permit is non-transferable to another person or party
 2. If construction has not started within 8 months from the Date of Issue, this Permit becomes invalid

Fixture Fee 12.00
 Hook Up Fee 00
 Total Fee 12.00

Dept of Human Services
 Div of Health Engineering

If Double Fee Check Box

Signature of LPI _____

CHARLES H. HORTON

PROFESSIONAL ENGINEER

22 MONUMENT SQUARE

PORTLAND, MAINE 04101

Telephone 773-5774

Member. ASCE
NSPE
NES

CONSULTANT
Specialized in
Structural Engineering

Mr. Samuel Hoffses
Building Inspector
Bldg. Inspection Dept.
City of Portland

Jan. 27, 1982

Re: Renovations to 52 Center St. Bldg.
Architectural renovations, design,
by Terry Cline
Structural consultant for structural
modifications by C. H. Horton
(Dwg. Sh. S1 - Nov. 6, 1981)

Dear Mr. Hoffses:

In keeping with our BOCA building code, this is a report on structural modifications which are planned for this building.

The contractor Eric Thomsen had excavation work underway. Due to heavy water conditions from the heavy rain storm on Jan 4, a portion of South foundation wall caved into the basement area. And, as a result, a section of the South brick bearing wall broke away also.

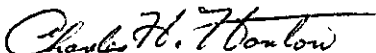
The broken rubble wall and brick were removed. A footing for a new foundation bearing wall has been constructed.

The structure has been shored and braced to maintain stable conditions.

The owner is planning to restore the brick masonry wall, complete foundation modifications, add stairwall to the basement, and carry out architectural repair and renovations.

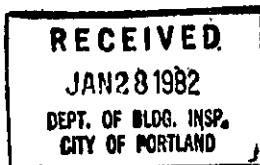
With the restoration (repair and rebuild) of the bearing wall, building framework will be checked, besides all masonry work, for structural requirements.

Very truly yours,



Charles H. Horton

CHH/eb



REQUEST FOR SERVICE

PORTLAND HEALTH DEPARTMENT

DATE RECEIVED	1-11-82	BY	Burt	DISTRICT	Marge
REQUEST BY	NAME	Philip Wilson			
	ADDRESS				
OWNER	NAME	owner Herb Gideon			
	ADDRESS	52 Condit St			
CONDITIONS	ADDRESS	Erebus Bldg on Center St.			
<p>Says one side of bldg collapsing, people in danger</p>					
COMMENTS	1-11-82 Circle to Eric who is a consultant for Herb Gideon - The foundation's brick work was washed away by the heavy rains over New Year's Weekend - They are trying to correct the problem - told them to take out a permit and put ABAK around for protection - Vile				
DIVISION	SANITATION	HOUSING	NURSING	Not needed per gm	
PRIORITY	ROUTINE	SPECIAL	BY		
	URGENT	REPORT TO	DATE		

ROUTING SLIP FROM:
DEPARTMENT OF BUILDING AND INSPECTION SERVICES

ADDRESS 52 Center St (Erebus)

Date 7/5/77

FIRE DEPARTMENT

PLANNING BOARD

RENEWAL

MAINE WAY

PUBLIC WORKS

HEALTH

OTHERS

Herb Gideon
7/7/77 3/28/80
7/24/89 8/8

APPROVED Approved under the following conditions:

DISAPPROVED BY REASON OF:
(quote section of pertinent ordinance or other governing factors)

SPECIAL COMMENTS:

1. Illuminated exit signs on all exits and paths leading to same.
2. Storage of any manner not permitted under any stairwells.
3. All floor coverings used are to be of a fire resistive nature, requirement that an affidavit be submitted stating flameproofing.
4. Swingout windows or doors to be provided for access to fire escape at all levels. Doors or windows to swing in the direction of exiting.
5. All stairwells to be enclosed with a 1 hour fire rated walls and 1 3/4" solid core doors, with self closers.
6. No aisle to be less than 28 inches of clear width.

KEEP SECOND COPY AND RETURN ORIGINAL TO BUILDING & INSPECTIONS

Rec - 7/15/77

July 19, 1977

52 Center Street

F. P. & C. H. Murray
P. O. Box 2297
So. Portland, Me. 04106

cc to: Erabus
52 Center Street

Gentlemen:

A permit is being issued herewith to make alterations to the existing building as per plans and subject to the following Fire Department and Building Code requirements:

Illuminated exit signs are required on all exits and paths leading to the exits.

White lights are required on the outside of the exitway discharge (exit door) so that a person exiting from the lighted building will not plunge into darkness. The white light and the exit light shall be connected to the same circuit.

No storage spaces are to be provided under any of the runs of stairs or stairwells.

All floor coverings are to be of a fire resistive nature and the Fire Department requires that an affidavit be submitted to them stating the degree of flameproofing.

Doors or windows are required to swing out for access to the fire escape at all levels.

The stairwells are to be enclosed with a 1 hour fire rated wall. (5/8" sheetrock on both sides of a wood stud partition)

An 1-3/4" solid wood core door is provided in all openings, these to be equipped with self-closing devices.

None of the aisles between displays are to be less than 28 inches in clear width.

Very truly yours,

Earle S. Smith
Plan Examiner

ESS:m



APPLICATION FOR PERMIT

B.O.C.A. USE GROUP

B.O.C.A. TYPE OF CONSTRUCTION 0600

ZONING LOCATION PORTLAND, MAINE, July 1, 1977

PERMIT ISSUED

JUL 19 1977

CITY OF PORTLAND

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

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

LOCATION 52 Center Street Fire District #1 #2

1. Owner's name and address X. Erebus - same Telephone 774-3961

2. Lessee's name and address Telephone

3. Contractor's name and address F. P. & C. H. Murray - P. O. Box 2297 Telephone 799-8136

4. Architect Specifications So. Portland, Me. No. of sheets

Proposed use of building small dept. store No. families

Last use same No. families

Material No. stories Heat Style of roof Roofing

Other buildings on same lot

Estimated contractual cost \$ 10,000 Fee \$ 40.00

FIELD INSPECTOR—Mr. GENERAL DESCRIPTION

This application is for: @ 775-5451

Dwelling Ext. 234 **Permit to make alterations to existing bldg. as per plans. 4 sheets of plans**

Garage

Masonry Bldg.

Metal Bldg.

Alterations

Demolitions

Change of Use dept. store

Other

Stamp of Special Conditions

PERMIT ISSUED WITH LETTER

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

PERMIT IS TO BE ISSUED TO 1 2 3 4

Other:

DETAILS OF NEW WORK

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

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

Has septic tank notice been sent? Form notice sent?

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

Size, front 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?

APPROVALS BY:

DATE

MISCELLANEOUS

BUILDING INSPECTION—PLAN EXAMINER Will work require disturbing of any tree on a public street? ..

ZONING:

BUILDING CODE: 10/28/77 Will there be in charge of the above work a person competent

Fire Dept.: H. H. Miller to see that the State and City requirements pertaining thereto

Health Dept.: are observed?

Others:

Signature of Applicant Robert E. Murray Phone # same

Type Name of above Robert Murray 1 2 3 4

Other

and Address

FIELD INSPECTOR'S COPY

Permit No. 77/8600

Location 52 Center St.

Own. r Beluso

Date of permit 7-1-77

Approved 7-19-77 ^{Restrictions}

NOTES

8-3-77 Work started - No New Structural except
change of 4th floor Stairway - No mechanical
Unit in toilets yet - Decked proper window
size for fire escape Exit - 10
9-8-77 3rd floor mostly completed - Not accepted
Shuddered 4th floor - ~~Partially~~ Beluso, Lister &
Shuddered walls (Nothing bearing) on 1st floor - 10
11-16-77 Flaming fully enclosed stairway
on 3rd floor - No mechanical in 1st sth -
Notified Herb Gideon - will correct - 10
Flam NOT closed in yet - 10
Fire dept notified - will
impose closure - 1
Stairway - No E.O. until
Notified by Fire Dept. - 10

CERTIFICATE OF APPROVAL

FOR INTERNAL PLUMBING FOR THE TOWN/CITY OF _____

OWNER _____

ADDRESS _____ MAINE

Location where plumbing was done and inspected

Plumbing Installed by LETELLIER & JONES

Cert. of App. Number

No. 7467 IC

Date C.O.A. Issued

SEP 19 1977

Month Day Year

Date Inspected

SEP 16 1977

Month Day Year

9/1/77

Date Permit Issued

THE INTERNAL PLUMBING INSTALLED PURSUANT TO THE ABOVE CERTIFICATE OF APPROVAL NUMBER HAS BEEN TESTED IN MY PRESENCE, FOUND TO BE FREE FROM LEAKS, AND WAS INSTALLED IN COMPLIANCE WITH THE MUNICIPAL AND STATE PLUMBING REGULATIONS.

Signature of LPI _____

State Office Use Only
Date Received

ORIGINAL—To be sent to: Department of Human Services
Division of Health Engineering 221 State Street Augusta, Maine 04333

INTERNAL PLUMBING PERMIT FOR THE TOWN/CITY OF

Town/City Code

05770

LPI Number

00123

License Number

589

Master Plumber

Date Issued

9 1 77

Month Day Year

PERMIT NUMBER

No. 7467 IP

Address of where Plumbing is done

132

CENTER ST

St/Lot Number

Street, Road Name/Subdivision

52 CENTER ST.

St. Rd Av/Lot

- 1. Owner
- 2. Licensed Master Plumber
- 3. Licensed Oil Burnerman
- 4. Employees of Public Utilities

Code

2

Issued

Name of Owner

HEPINGTON

Last Name

F.I. M.I.

52 CENTER ST.

Mailing Address

Zip Code

Type of Construction: 1. New 2. Remodeling 3. Addition 4. Remodeling & Addition 5. Replacement of Hot Water Heater 6. Hook-up of Mobile Home 7. Minor Change 8. Other (Specify)

Plumbing to Serve: 1. Single (Res) 2. Multi-Fam (Res) 3. Mobile Home 4. Mobile Home without Seal 5. Commercial 6. School 7. Other (Specify)

SCHEDULE OF "FEES"
(See Sect. 1.12 of the Part I Code)

1-10 Fixtures \$2.00 each
11-20 Fixtures \$1.00 each
21 Fixtures on up \$.50 each
Hook-ups \$2.00 each

Note: Hotwater Heater (tank or tankless) is considered a fixture!

Fixture	#	Fixture	#	Fixture	#
Sinks	1	Showers		Hot Water Heaters	
Toilets	1	Urinals		Floor Drains	
Bathubs	1	Clothes Washers		Other	
Lavatories	1	Dish Washers		Hook-ups	

Fixtures: Quantity **11** For **22.00**

Hook-ups: Quantity **1** For **2.00**

Administrative Fee **300**

Total or Double Fee **27.00**

Double Fee 1. Yes

Date Received

Receipt Number

Money Received

STATE OFFICE USE ONLY

00000000

Administrative Code

Signature of LPI _____

This "Internal Plumbing Permit" is invalid if work is not commenced within six(6) months from date of issuance. Upon completion of work a "Certificate of Approval" must be obtained.

Original—To be sent to: Department of Human Services, Division of Health Engineering 221 State Street, Augusta, Maine 04333

HHE-211 377



APPLICATION FOR PERMIT
DEPARTMENT OF BUILDING INSPECTIONS SERVICES
ELECTRICAL INSTALLATIONS

Date Sept. 13, 1977
 Receipt and Permit number A03195

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

LOCATION OF WORK: 52 Center St. - Arabus
 OWNER'S NAME: Victor Gedeon ADDRESS: _____

OUTLETS (number of)
 Lights 53
 Receptacles 36 FEES
 Switches 21
 Plugmold _____ (number of feet)
 TOTAL 110 10.00

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

SERVICES:
 Permanent, total amperes _____
 Temporary _____

METERS: (number of) _____

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

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

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

APPLIANCES: (number of)
 Ranges _____
 Cook Tops _____
 Wall Ovens _____
 Dryers _____
 Fans _____
 Water Heaters _____
 Disposals x
 Dishwashers _____
 Compactors _____
 Others (denote) _____
 TOTAL _____ 3.00

MISCELLANEOUS: (number of)
 Branch Panels x 1.00
 Transformers _____
 Air Conditioners _____
 Signs _____
 Fire/Burglar Alarms _____
 Circus, Fairs, etc. _____
 Alterations to wires _____
 Repairs after fire _____
 Heavy Duty, 220v outlets _____
 Emergency Lights, battery _____
 Emergency Generators _____

INSTALLATION FEE DUE: _____

FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT DOUBLE FEE DUE: _____

FOR REMOVAL OF A "STOP ORDER" (304-16.b) _____

FOR PERFORMING WORK WITHOUT A PERMIT (304-9) _____
 TOTAL AMOUNT DUE: 14.00

INSPECTION:
 Will be ready on _____, 19__ ; or Will Call xx

CONTRACTOR'S NAME: South Portland Electric
 ADDRESS: 48 High St. So. Portland
 TEL.: 772-9820

MASTER LICENSE NO.: 2920 SIGNATURE OF CONTRACTOR: [Signature]
 LIMITED LICENSE NO.: _____

INSPECTOR'S COPY



APPLICATION FOR PERMIT
DEPARTMENT OF BUILDING INSPECTIONS SERVICES
ELECTRICAL INSTALLATIONS

Date July 20, 19 77
 Receipt and Permit number A10203

To the CHIEF ELECTRICAL INSPECTOR, Portland, Maine:

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

LOCATION OF WORK: 52 Center St. - Erebus
 OWNER'S NAME: Erebus ADDRESS: same

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

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

SERVICES:
 Permanent, total amperes _____
 Temporary _____

METERS: (number of) _____

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

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

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

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

MISCELLANEOUS. (number of)
 Branch Panels x _____ 1.00
 Transformers _____
 Air Conditioners _____
 Signs _____
 Fire/Burglar Alarms _____
 Circus, Fairs, etc. _____
 Alterations to wires _____
 Repairs after fire _____
 Heavy Duty, 220v outlets _____
 Emergency Lights, battery _____
 Emergency Generators _____

INSTALLATION FEE DUE: _____
 FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT DOUBLE FEE DUE: _____
 FOR REMOVAL OF A "STOP ORDER" (304-16.b) _____
 FOR PERFORMING WORK WITHOUT A PERMIT (304-9) _____
 TOTAL AMOUNT DUE: 4.00

INSPECTION:
 Will be ready on 7-20, 19 77 or Will Call _____

CONTRACTOR'S NAME: Eastern Electric
 ADDRESS: P.O. Box 346
 TEL.: 772-6762

MASTER LICENSE NO.: 3279 SIGNATURE OF CONTRACTOR _____
 LIMITED LICENSE NO.: _____

INSPECTOR'S COPY

52 Center St.

May 26, 1977

Erebus, Inc.
52 Center St.
Portland, Me.

The canvas sign which hangs over the sidewalk at the above address was hung without a permit first being issued from this department.

It is necessary that it be removed within ten days or legal action for the removal will be taken by this department.

Very truly yours,

R. Lovell Brown
Director

RLB:k

FROM THE DESK OF
ROBERT LOVELL BROWN

FIRE DEPT.

IT IS MY
UNDERSTANDING THIS IS
A NYLON CLOTH SIGN —

IT'S USE IS BEING
APPLIED FOR ON Temporary
BASIS.



I-2 INDUSTRIAL ZONE

APPLICATION FOR PERMIT

Class of Building or Type of Structure Demolish
Portland, Maine, July 2, 1972

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 52 Center St. Within Fire Limits? _____ Dist. No. _____
 Owner's name and address Erebus, Inc. Telephone _____
 Lessee's name and address _____ Telephone _____
 Contractor's name and address owner Telephone _____
 Architect _____ Specifications _____ Plans _____ No. of sheets _____
 Proposed use of building store No. families _____
 Last use _____ No. families _____
 Material _____ No. stories _____ Heat _____ Style of roof _____ Roofing _____
 Other buildings on same lot _____
 Estimated cost \$ _____ Fee \$ 5.00

General Description of New Work

To erect temporary sign as per plan=
45 sq. feet

*Fire Dept.
SA 10 No*

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** owner

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 _____ at _____ 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 wall, thickness of wall? _____ 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? _____
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:

CS 301

INSPECTION COPY

Signature of owner

By:

Erebus, Inc.

A. G. G. Dew PRES. DEPT



APPLICATION FOR PERMIT
DEPARTMENT OF BUILDING INSPECTIONS SERVICES
ELECTRICAL INSTALLATIONS

Date March 24, 1976, 19____
 Receipt and Permit number A 12080

To the CHIEF ELECTRICAL INSPECTOR, Portland, Maine:

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

LOCATION OF WORK: 52 Center St.

OWNER'S NAME: Ereubs ADDRESS: _____

OUTLETS: (number of)

Lights	<u>35</u>	
Receptacles	<u>6</u>	FEES
Switches	<u>6</u>	
Plugmold	_____ (number of feet)	
TOTAL	47 <u>31-50</u>	<u>5.00</u>

FIXTURES: (number of)

Incandescent	_____	
Fluorescent	_____ (Do not include strip fluorescent)	
TOTAL	_____	
Strip Fluorescent, in feet	_____	

SERVICES:

Permanent, total amperes	_____	
Temporary	_____	

METERS: (number of) _____

MOTORS: (number of)

Fractional	_____	
1 HP or over	_____	

RESIDENTIAL HEATING:

Oil or Gas (number of units)	_____	
Electric (number of rooms)	_____	

COMMERCIAL OR INDUSTRIAL HEATING:

Oil or Gas (by a main boiler)	_____	
Oil or Gas (by separate units)	_____	
Electric (total number of kws)	_____	

APPLIANCES: (number of)

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

MISCELLANEOUS: (number of)

Branch Panels	_____	
Transformers	_____	
Air Conditioners	_____	
Signs	_____	
Fire/Burglar Alarms	_____	
Circus, Fairs, etc.	_____	
Alterations to wires	<u>1</u>	<u>3.00</u>
Repairs after fire	<u>1</u>	
Heavy Duty, 220v outlets	_____	
Emergency Lights, battery	_____	
Emergency Generators	_____	

INSTALLATION FEE DUE: _____

FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT DOUBLE FEE DUE: _____

FOR REMOVAL OF A "STOP ORDER" (304-16.b) _____

FOR PERFORMING WORK WITHOUT A PERMIT (304-9) _____

TOTAL AMOUNT DUE: 10.00

INSPECTION:

Will be ready on _____, 19____; or Will Call

CONTRACTOR'S NAME: Gerald Cicardo

ADDRESS: PO Box 5134 Station Axx

TEL.: _____

MASTER LICENSE NO.: 3580

SIGNATURE OF CONTRACTOR:

LIMITED LICENSE NO.: _____

Gerald Cicardo

ELECTRICAL INSTALLATIONS —

Permit Number A120P0
Location 52 Center St.
Owner Excelsus
Date of Permit 3-24-76
Final Inspection 4-7-76
By Inspector Herbert
Permit Application Register Page No. 51

INSPECTIONS: Service _____ by _____
Service called in _____
Closing-in 4-7-76 by Herbert
PROGRESS INSPECTIONS:
_____/_____/_____
_____/_____/_____
_____/_____/_____
_____/_____/_____
_____/_____/_____
_____/_____/_____

CODE COMPLIANCE COMPLETED
DATE 4-7-76

DATE: _____ REMARKS:

OK

From the desk of —
A. Allan Soule

52 Center St.

5/7/75

Hold- See
letter. We will
need to hear from
Ellsworth Rundlett before
we do anything. —
11/3/75
Mr. Rundlett tell us to
drop this case. —

CITY OF PORTLAND, MAINE
SITE PLAN REVIEW
 Processing Form

Erebus, Inc.
 Applicant
52 Center Street
 Mailing Address
parking lot
 Proposed Use of Site
6,201 sq. ft. / 6,201 sq. ft.
 Acreage of Site / Ground Floor Coverage

April 22, 1975
 Date
67-71 Center Street
 Address of Proposed Site
38-C-9
 Site Identifier(s) from Assessors Maps
B-3
 Zoning of Proposed Site

Site Location Review (DEP) Required () Yes () No Proposed Number of Floors _____
 Board of Appeals Action Required () Yes () No Total Floor Area _____
 Planning Board Action Required () Yes () No

Other Comments: _____

Date Dept. Review Due April 25, 1975

BUILDING DEPARTMENT SITE PLAN REVIEW
 (Does not include review of construction plans)

- Use does NOT comply with Zoning Ordinance
 - Requires Board of Appeals Action
 - Requires Planning Board/City Council Action

Explanation _____

- Use complies with Zoning Ordinance — Staff Review Below

Zoning:
 SPACE & BULK,
 as applicable

	DATE	ZONE LOCATION	INTERIOR OR CORNER LOT	40 FT SETBACK AREA (SEC 21)	USE	SEWAGE DISPOSAL	REAR YARDS	SIDE YARDS	FRONT YARDS	PROJECTIONS	HEIGHT	LOT AREA	BUILDING AREA	AREA PER FAMILY	WIDTH OF LOT	LOT FRONTAGE	OFF-STREET PARKING	LOADING BAYS
COMPLIES	✓	✓		✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
COMPLIES CONDITIONALLY			✓															
DOES NOT COMPLY																	✓	

CONDITIONS SPECIFIED BELOW
 REASONS SPECIFIED BELOW

REASONS: _____

SIGNATURE OF REVIEWING STAFF/DATE
 BUILDING DEPARTMENT — ORIGINAL

**CITY OF PORTLAND, MAINE
SITE PLAN REVIEW
Processing Form**

Erabus, Inc.
 Applicant 52 Court Street Date 11 2, 1977
 Mailing Address Portland, Me. Address of Proposed Site _____
 Proposed Use of Site Office Site Identifier(s) from Assessors Maps _____
 Acreage of Site / Ground Floor Coverage _____ Zoning of Proposed Site _____

Site Location Review (DEP) Required: () Yes () No Proposed Number of Floors _____
 Board of Appeals Action Required: () Yes () No Total Floor Area _____
 Planning Board Action Required: () Yes () No

Other Comments. _____
 Date Dept. Review Due: _____

FIRE DEPARTMENT REVIEW

(Date Received)

	ACCESS TO SITE	ACCESS TO STRUCTURES	SUFFICIENT VEHICLE TURNING ROOM	SAFETY HAZARDS	HYDRANTS	SIAMASE CONNECTIONS	SUFFICIENCY OF WATER SUPPLY	OTHER	
APPROVED	✓	✓	✓		✓				
APPROVED CONDITIONALLY									CONDITIONS SPECIFIED BELOW
DISAPPROVED									REASONS SPECIFIED BELOW

REASONS: _____

(Attach Separate Sheet If Necessary)

Capt. H. Miller

 SIGNATURE OF REVIEWING STAFF/DATE

FIRE DEPARTMENT COPY

**CITY OF PORTLAND, MAINE
SITE PLAN REVIEW
Processing Form**

Erebus, Inc.
Applicant
52 Center Street
Mailing Address
parking lot
Proposed Use of Site
6,201 sq. ft. / 6,201 sq. ft.
Acreage of Site / Ground Floor Coverage

April 22, 1975
Date

67-71 Center Street
Address of Proposed Site
35-0-3
Site Identifier(s) from Assessors Maps
B-3
Zoning of Proposed Site

Site Location Review (DEP) Required: () Yes () No Proposed Number of Floors _____
Board of Appeals Action Required: () Yes () No Total Floor Area _____
Planning Board Action Required: () Yes () No

Other Comments: _____
Date Dept. Review Due: April 28, 1975

PLANNING DEPARTMENT REVIEW 4/28/75
(Date Received)

- Major Development — Requires Planning Board Approval: Review Initiated
 Minor Development — Staff Review Below

	LOADING AREA	PARKING	CIRCULATION PATTERN	ACCESS	RECREATION WALKWAYS	SCREENING	LANDSCAPING	SPACE & BULK OF STRUCTURES	LIGHTING	CONFLICT WITH CITY PROJECTS	FINANCIAL CAPACITY	CHANGE IN SITE PLAN
APPROVED	NA	X	X		X		-	X	X		NA	
APPROVED CONDITIONALLY				X ^①		X ^②	X ^②			X ^①		X
DISAPPROVED												

REASONS: ① Access proposed over existing curb cut. When center street is reconstructed, curb cut should be shortened to conform with width of accessway.
② Screening should be provided along Spring St in the form of plantings acceptable to city arborist.

(Attach Separate Sheet if Necessary)

Brian W. Tucker 4/29/75
SIGNATURE OF REVIEWING STAFF/DATE

PLANNING DEPARTMENT COPY

~~PERMIT ISSUED~~

RECEIVED
CITY OF PORTLAND, MAINE
SITE PLAN REVIEW
APR 28 1975
Processing Form
DEPT. OF BLDG. INSP.
CITY OF PORTLAND

APR 20 1975

Applicant Seabus, Inc.

CITY OF PORTLAND

Date April 22, 1975

Mailing Address 52 Center Street

Address of Proposed Site 67-71 Center Street

Proposed Use of Site parking lot

2R-C-9

Acreage of Site / Ground Floor Coverage 5,201 sq. ft. / 6,201 sq. ft.

Site Identifier(s) from Assessors Maps B-3

Zoning of Proposed Site

Site Location Review (DEP) Required: () Yes () No

Proposed Number of Floors _____

Board of Appeals Action Required: () Yes () No

Total Floor Area _____

Planning Board Action Required: () Yes () No

Other Comments: _____

Date Dept. Review Due: April 25, 1975

RECEIVED
PUBLIC WORKS DEPARTMENT REVIEW

APR 24 1975
(Date Received)

DEPARTMENT OF PUBLIC WORKS

	TRAFFIC CIRCULATION	ACCESS	CURB CUTS	ROAD WIDTH	PARKING	SIGNALIZATION	TURNING MOVEMENTS	LIGHTING	CONFLICT WITH CITY CONSTRUCTION PROJECT	DRAINAGE	SOIL TYPES	SEWERS	CURBING	SIDEWALKS	OTHER	
APPROVED		/			/				/					/		
APPROVED CONDITIONALLY			/							/			/		/	CONDITIONS SPECIFIED BELOW
DISAPPROVED																REASONS SPECIFIED BELOW

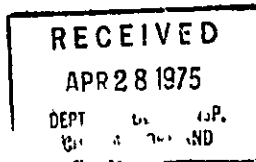
REASONS: SEE ATTACHED MEMO

(Attach Separate Sheet if necessary)

J. R. Kennedy 25 Apr 75
SIGNATURE OF REVIEWING STAFF/DATE

PUBLIC WORKS DEPARTMENT COPY

CITY OF PORTLAND, MAINE
MEMORANDUM



DATE: 4-25-75

TO: Earle S. Smith, Building Inspection Department
FROM: John R. Kennedy, Department of Public Works
SUBJECT: Site Plan Review, Parking Lot
Erebus, Incorporated
67 - 71 Center Street

1. Curb Cuts & Curbing (Conditional Approval):

A curb cut of twenty-five (25') feet is approved; however, existing curb provides an opening of approximately fifty-seven (57') feet. Therefore the applicant must install or arrange for the installation of curbing in accordance with Chapter 705 of the Municipal Code, Sidewalk Construction and Maintenance, Section 705.1. Applicant should contact Mr. Philip Mullin, Sidewalk and Street Opening Section, Public Works Department (Telephone 75-5451, Ext. 253), to schedule necessary curbing alterations.

In lieu of installing the necessary curb, the applicant can petition the City Council for a waiver of this requirement (Chapter 705, Section 705.4 of the Municipal Code). A copy of Chapter 705 is attached.

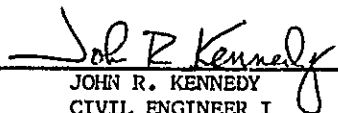
2. Drainage (Conditional Approval):

Where parking for more than six cars is to be provided, the lot shall be graded such that surface water does not runoff across a public sidewalk and/or into a public street. (Ref. Chapter 602 of the Municipal Code, Zoning Ordinance, Section 602.14 J. 3.).

3. Other (Conditional Approval):

- (a) Reference: Section 604.4 C. 1. (c) of the Site Plan Ordinance.

The site plan should show all property lines and appropriate dimensions.


JOHN R. KENNEDY
CIVIL ENGINEER I
PUBLIC WORKS DEPARTMENT

JRK/dmd

CHAPTER 705

SIDEWALK CONSTRUCTION AND MAINTENANCE

Section 705.1 Where a business or industrial use, other than one of a purely temporary or interim use where no structures and/or no site improvements are involved, is newly established abutting any accepted street, or such an existing use is enlarged, reconstructed or changed to another such use, if a sidewalk with granite curbing satisfactory to the Director of Public Works of the City of Portland has not already been provided, a sidewalk constructed of bituminous concrete, portland cement concrete, brick or other paving material and granite curbing shall be provided along such street wherever such use shall abut such street. If either a sidewalk or curbing, but not both, shall exist at such location which is satisfactory to the said Director of Public Works, only a sidewalk or curbing, as the case may be, shall be provided wherever such use shall abut such street. Such sidewalk and/or curbing shall be constructed by the City of Portland and one-half of the cost thereof shall be assessed and collected by the City of Portland in the manner provided in Sections 705.7 and 705.8 hereof. However, if any owner of such property desires to construct said sidewalk and/or curbing at his own expense and does so in accordance with the specifications of and to the satisfaction of the said Director of Public Works, the City of Portland will assume responsibility for such sidewalk and/or curbing upon completion, but will not assume any part of the cost of such sidewalk and/or curbing.

Sidewalk and curbing required for business and industrial uses; exceptions; apportionment of cost; exception
705.1

Section 705.2 Notwithstanding the provisions of the above Section, the City Council may at any time order the construction of a sidewalk of bituminous concrete, portland cement concrete, brick or other paving material or granite curbing, or both, along any accepted street in the City of Portland, except that no such order shall require the construction of more than 200 feet in length of sidewalk and/or curbing on any one street in front of any unimproved lots or parcels of land. Such sidewalk and/or curbing shall be constructed by the City of Portland and one-half of the cost thereof shall be assessed and collected by the City of Portland in the manner provided in Sections 705.7 and 705.8 hereof.

Sidewalk and curbing may be required generally; apportionment of cost
705.2

Section 705.3 The City Council may at any time order the reconstruction of any sidewalk and/or curbing which has been constructed along any accepted street by other than the City of Portland and which has not been accepted as the responsibility of the City of Portland. Such sidewalk and/or curbing shall be reconstructed by the City of Portland and one-half of the cost thereof shall be assessed and collected by the City of Portland in the manner provided in Sections 705.7 and 705.8 hereof.

Reconstruction of sidewalks and curbing; apportionment of cost
705.3

Sidewalk and/or curbing requirements waived or amended
705.4

Section 705.4 The City Council may, upon application to it in writing, waive or amend the requirements of sidewalks and/or curbing when it finds that the circumstances in a specific case warrant such waiver or amendment.

Substitution of materials for sidewalks and curbing
705.5

Section 705.5 The Director of Public Works may permit the substitution of other types of materials for sidewalks and/or curbing when, in his sole and exclusive judgment, he finds such substituted materials to be equal to or better than the materials required herein.

Service ways and curb cuts; sidewalks and curbing not to be removed; exceptions
705.6

Section 705.6 The design and location of service ways and curb cuts in such sidewalks and/or curbing shall be as approved by the Traffic Engineer and the Director of Public Works. No additional service ways or curb cuts and no alterations in existing service ways or curb cuts shall be made without the prior consent of the Traffic Engineer and Director of Public Works, and no such sidewalk or curbing shall be removed except by the City of Portland through its duly authorized agents or as authorized by a permit issued by the Director of Public Works.

Director authorized to perform work; lien imposed
705.7

Section 705.7 The Director of Public Works is authorized in accordance with the provisions of Sections 705.1, 705.2, and 705.3 above, or upon the application of an owner of any abutting property, to construct or reconstruct sidewalks and/or curbing along any accepted street in the City of Portland, and the City of Portland shall have a lien on the property abutting said street for one-half of the expense of such work in the manner set forth in the following section. Before beginning construction or reconstruction in accordance with the provisions of Sections 705.2 and 705.3 hereof, the said Director of Public Works shall give at least thirty days' written notice to the owners of property abutting said street of said order and of his intention to proceed with said construction or reconstruction.

Lien procedure
705.8

Section 705.8 The Director of Public Works shall keep an accurate account of the expense of such work and shall, as soon as practicable after the completion thereof, make a return showing the location of each such sidewalk and/or curbing, its length and width, material of which constructed, cost of construction, and the names of the owners of the abutting property with the amounts properly chargeable against each. Within one year after the completion of such work, the City Council shall assess upon the abutting properties their just proportion of the cost thereof and all assessments so made shall constitute a lien on said property to be enforced in the manner provided for the collection of sewer assessments in the City of Portland, except that no owner shall be assessed for more than two hundred feet in length of sidewalk and/or curbing on any one street in front of any unimproved lots or parcels of land.

Date: 4/22/95

Applicant: EREBUS, INC.
Address: 67-71 CENTER ST.
Assessors #: 38-2-9

CHECK LIST AGAINST ZONING ORDINANCE

- Date - NEW
- Zone Location - B-3
- ~~Interior~~ or corner lot -
- ~~40 ft setback area (Section 21)~~ -
- Use - PARKING LOT
- ~~Sewage Disposal~~ -
- ~~Rear Yards~~ -
- ~~Side Yards~~ -
- ~~Front Yards~~ -
- ~~Projections~~ -
- ~~Height~~ -
- Lot Area - 6,200
- ~~Building Area~~ -
- ~~Area per Family~~ -
- ~~Width of Lot~~ -
- ~~Lot Frontage~~ -
- Off-street Parking - 602.14 I. 1 & 2. REQ.
Fence - Same as I. 1 & 2. REQ.
- ~~Loading Bays~~ - ARE NOT SHOWN ON
- Site Plan - PLAN.

CITY OF PORTLAND, MAINE
MEMORANDUM

TO: Ellsworth T. Rundlett, III, Asst. Corporation Counsel DATE: 5-7-75
FROM: A. Allan Soule, Asst. Director, Building Inspections
SUBJECT: Parking Lot - 52 Center Street - Erebus, Inc.

The new plan submitted by Thomas Brand for Erebus Inc. for parking lot at the above named location has had a Site Plan Review by all departments involved. The results are as follows:

The Fire Department okays this plan.

The Planning Department approves the plan conditionally and list as follows:

1. Access proposed over existing curb cut. When Center Street is reconstructed, curb cut should be shortened to conform with width of access way.
2. Screening should be provided along Spring Street in the form of planting acceptable to the City Arborist.

The Public Works Department approves these plans conditionally as stated below:

1. Curb cuts and curbing (Conditional approval).

A curb cut of twenty-five feet (25 feet) is approved; however, existing curb provides an opening of approximately 57 feet. Therefore, the applicant must install or arrange for the installation of curbing in accordance with the Chapter 705 of the Municipal Code, Sidewalks and Construction Maintenance, Section 705.1. Applicant should contact Mr. Phillip Mullin, Sidewalk and Street Opening Section, Public Works Department (Telephone: 775-5431, Ext. 235), to schedule necessary curbing alteration.

In lieu of installing the necessary curb, the applicant can petition the City Council for a waiver of this requirement (Chapter 705, Section 705.4 of the Municipal Code). A copy of Chapter 705 is attached.

2. Drainage (Conditional approval);

Where parking for more than 6 cars is provided, a lot shall be graded with such that the surface water does not run of across the public sidewalk or into a public street. (Reference: Chapter 602 of the Municipal Code, Zoning Ordinance, Section 602:14.J.3).

3. Other (Conditional approval);

(a) Reference: Section 604.4C-1 of Site Plan Ordinance.
The Site Plan should show all property lines and appropriate dimensions.

The Building Inspection Department does not approve these plans because the bumper guards or guard curbs, fencing, surface of the parking area, and lighting if to be provided is not shown. We list the following requirements that are to be met. See attached page.

.. Allan Soule, Asst. Director
Building Inspections

APPLICATION FOR CERTIFICATE OF OCCUPANCY FOR USE OF PREMISES

Portland, Maine April 17, 1975

Location 75 Center St

Zone _____

To the INSPECTOR OF BUILDINGS, Portland, Maine

The undersigned hereby applies for a certificate of occupancy to allow the use of the above named premises for parking

as set forth on the attached site plan (made by Dunlop Drafting, whose address is Portland, Maine) to show compliance with the Zoning Ordinance according to the intended use and the zone in which the property is located; and in accordance with the following pertinent information:-

Owner (name, address and phone number) Erebus Inc. 75 Center St., Portland

Lessee (name, address and phone number) owner

Is proposed use to be accessory to a building or other use on this lot?

yes. If so, what is use of building or other use retail sales

If off-street parking is sought, what is proposed maximum number of vehicles to be parked - passenger cars? 12, commercial vehicles 1-3

Have you secured on the site plan the written approval of existing and proposed entrances to and exits from the premises for vehicles over public sidewalks by the Traffic Engineer (Dept. of Public Works)? no And, if access to the premises is available from more than one street, have you secured similar approval by the Planning Board? n/a

Have you shown on the site plan the true location of all trees on the public street along the frontage of the premises (both streets if a corner lot)? yes

Do you propose to remove or disturb any tree on a public street? no If so, have you secured on the site plan the written approval of the Director of Parks and Recreation? n/a

Signature of Owner EREBUS, INC

By Tova Brand Esq.
(duly authorized thereto)

THIS IS NOT A CERTIFICATE OF OCCUPANCY

To:

COMMENCING the above proposes use of the premises would be IN VIOLATION of the Zoning Ordinance unless a Certificate of Occupancy is first procured from the Department of Building Inspection.

However, improvement of the premises according to the site plan and the above application may now proceed without further authorization, but subject to the conditions indicated below - notice of readiness for final inspection to be given to this department when the premises have been placed in compliance with the requirements:-

(Date) _____

Inspector of Buildings

52 Center Street

February 12, 1975

Mr. Herbert Gideon
Erebus, Inc.
51 Center St.
Portland, Maine

c.c. Corporation Counsel
Att: Derry Rufflett

c.c. Thomas Brand
193 Middle St.

Gentlemen:

In reviewing our letter to you dated, February 6, 1975, there was a typographical error on line 11. The words "municipal offices" should have read "municipal officers."

Very truly yours,

A. Allan Soule
Assistant Director

AAS:k

52 Center Street

February 6, 1975

Mr. Herbert Gideon
Erebus, Inc.
52 Center St.
Portland, Maine

c.c. Corporation Counsel
Att: Derry Rundlett

c.c. Thomas Brand
193 Middle St.

Gentlemen:

We do not understand why you are taking the issue of a parking lot to the courts because you have already applied for a Certificate of Occupancy for 12 passenger cars with a set of plans. We are unable to continue processing your request because the Planning Dept. and Public Works request more information to be shown on the site plan. They recommend that you have an assistant or qualified draftsman. We will be able with proper changes to complete checking your request against the municipal ordinance. If you do not want to meet the requirements set forth by the city, then under Sec. 602.8 of the Site Plan Review Ordinance, you may appeal the decision of any board or department to the municipal offices within 30 days of the disapproval or refusal.

If I can be of any help to you on this matter, please do not hesitate to call me here at this office in City Hall.

Very truly yours,

A. Allen Soule
Assistant Director

AAS:k

CITY OF PORTLAND, MAINE
Application for Permit to Install Wires

Permit No. *59801*
 Issued

Portland, Maine , 19

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 *EREDOS* Tel
 Contractor's Name and Address *CURRAN Electric* Tel.
 Location *52 Centre St.* Use of Building *Store*
 Number of Families Apartments Stores Number of Stories *3*
 Description of Wiring. New Work Additions Alterations
Change service 147 to 201 1 #
 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 *3* Size *3/0*
 METERS: Relocated Added Total No Meters *1*
 MOTORS: Number Phase H. P Amps Volts Starter
 HEATING UNITS: Domestic (Oil) No Motors Phase i.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 *7/24 1972* Inspection 1972
 Amount of Fee \$ *2.00*
 Signed *[Signature]*

DO NOT WRITE BELOW THIS LINE

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

INSPECTED BY *[Signature]*

LOCATION Center ST 52
INSPECTION DATE 7/25/72
WORK COMPLETED 7/25/72
TOTAL NO. INSPECTIONS 1

REMARKS:

FEES FOR WIRING PERMITS EFFECTIVE JULY 31, 1963

WIRING	
1 to 30 Outlets	\$ 2.00
31 to 60 Outlets	3.00
Over 60 Outlets, each 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
Meters, relocate	1.00
Distribution Cabinet or Panel, per unit	1.00
Transformers, per unit	2.00
Air Conditioners, per unit	2.00
Signs, per unit	2.00
ADDITIONS	
5 Outlets or less	1.00
Over 5 Outlets, Regular Wiring Rates	



1-26 INDUSTRIAL ZONE
 CITY OF PORTLAND, MAINE
 DEPARTMENT OF BUILDING INSPECTION
COMPLAINT

Location:
 50-52 Center Street

INSPECTION COPY

COMPLAINT NO. 68/95 Date Received October 28, 1968

Location 50-52 Center Street Use of Building _____

Owner's name and address Center Parking Corp., Joseph Grouin Telephone _____
477 Congress Street, Portland, Maine

Tenant's name and address _____ Telephone _____

Complainant's name and address Office Telephone _____

Description: Work being done without a permit. (Fraternity Club) K. C.

NOTES: 11-11-68 - Any letters sent to go to the people doing the work
10-29-68 Allen
Allen said the man was in of this is
having taken care of. There are coming
in for 15 units & with a plan etc
Frank.
2-11-72



52 Center Street

June 16, 1972

Erabus Boutique
52 Center Street

cc to: Popkins Zakarian
65 Center Street

Gentlemen:

Our inspector reports the catch basin in the parking lot at 77 Center Street is too high thereby causing the water to flow over the public sidewalk rather than into the catch basin.

It is necessary that you either cut down the height of the catch basin or regrade the lot so the water will drain into the catch basin and not over the public sidewalk.

Please be guided accordingly and call this office when the work has been completed so that we may make another inspection on the premises.

Very truly yours,

Earle G. Smith
Plan Examiner

ESS:m

6/22/72 - Talked with Kelly who said he probably would provide a new catch basin rather than regrade lot. Said to give him a couple of weeks.

E. S.

CITY OF PORTLAND, MAINE
MEMORANDUM

TO: R. Lovell Brown, Building Inspection Director
FROM: Harold F. Parks, Assistant City Manager
SUBJECT: Casco Bank Parking Lot on Center Street -

DATE: 10/13/71

FILE

Over the past two years, I have heard repeated allegations by Councilor Zakarian that the Casco Bank Parking Lot on Center Street did not conform to the City's regulations. Namely, the parking lot does not have suitable catch basins to collect the run-off and as a result this rain carries considerable soil with it which ends up on the street. Another point made by Councilor Zakarian is the lack of a suitable fence.

I would appreciate your having Hugh Irving review this entire situation, including possibly the checking with the Public Works Department, and forward to me a report on any action, if necessary, that you propose to take to correct this situation.

Harold F. Parks
Harold F. Parks
Assistant City Manager

HFP/jd

*Just Change
Minn. H. Parks
Oct 15, 71
R. L. B*

RECEIVED
OCT 14 1971
DEPT. OF BLDG INSP.
CITY OF PORTLAND



**1-2 INDUSTRIAL ZONE
CITY OF PORTLAND, MAINE
DEPARTMENT OF BUILDING INSPECTION
COMF AINT**

Location: 52 Center Street

INSPECTION COPY

COMPLAINT NO. 69/82

Date Received September 9, 1969

Location 52 Center Street Use of Building _____
 Owner's name and address Center Parking Corp. Joseph Grondin, 477 Congress Street Telephone 773-1744
 Tenant's name and address _____ Telephone _____
 Complainant's name and address Mr. Popkins Zakarian, 65 Center Street Telephone _____

Description: Catch basin is filled with sand and the water is running off the lot onto the street. (K. G.)

NOTES: 9/9/69 - Town catch basin full of sand. water running
over side sidewalk. They plan to clear catch basin out - tried
to reach Joe Grondin on phone (2:30 P.M.) No answer - Alby
must be dead because of storm - Alby
9/10/69 - Joe Grondin on vacation - Alby
9/15/69 - tried to reach Joe Grondin by phone. Left word for
him to collect - Alby
9/17/69 - Reached Joe Grondin by phone. He said, he would
take care of it - Alby
9/17/69 - Alby in front yard on school yard next door - Alby
10-21-69 - Drains fixed, basin disced - Alby

CITY OF PORTLAND, MAINE
Application for Permit to Install Wires

Permit No. **58196**
 Issued **10-2-69**

Portland, Maine **Oct 2**, 1969

To the City Electrician, Portland, Maine.

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

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

Owner's Name and Address **MICHAEL KELLY - EREBUS BOUTIQUE** Tel.
 Contractor's Name and Address **PAUL BERNIER 341 BROWN ST WESTBROOK** Tel. **854-8624**
 Location **52 CENTER ST** Use of Building **STORE - RESIDENCE**
 Number of Families Apartments / Stores / Number of Stories **4**
 Description of Wiring: New Work Additions Alterations

Pipe Cable Metal Molding BX Cable Plug Molding (No. of feet)
 No. Light Outlets **19** Plugs **28** Light Circuits **4** Plug Circuits **4**
 FIXTURES: No. Fluor. or Strip Lighting (No. feet)
 SERVICE: Pipe Cable Underground No of Wires **3** Size **2-2-1/4 CU.**
 METERS: Relocated Added Total No. Meters **1**
 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 **1** Watts Brand Feeds (Size and No.) **3 # 4 AL.**
 Elec. Heaters Watts
 Miscellaneous Watts Extra Cabinets or Panels

Transformers Air Conditioners (No Units) Signs (No. Units)
 Will commence **Oct 3** 19 **69** Ready to cover in **will call** Inspection **19**
 Amount of Fee \$ **6.50**

Signed **J Paul Bernier**

DO NOT WRITE BELOW THIS LINE

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

REMARKS:

INSPECTED BY **[Signature]**
 (OVER)

FROM THE DESK OF
ROBERT LOVELL BROWN

6/3/69.

52 CENTER ST.
"EREAUS"

MR. PHIL ANTHONY -
JOB FORMAN FOR MR
HAROLD FREEMAN -
WAS IN TO SEE ME 10. AM
TO GO OVER STRUCTURAL
CONDITIONS - WILL START
WORK WEDS. 6/4 -
TOLD HIM WE WOULD BE
DOWN TO SEE PROGRESS BY
THURS OR FRI.

RLB

52 Center St.

May 26, 1969

Mr. Herbert Gideon
52 Center Street

cc to: Corporation Counsel
cc to: Fire Department

Dear Mr. Gideon:

In reference to numerous conversations with you in person and a number of letters submitted to you requesting that you comply with the letter of November 27th submitted with the permit to alter the building at the address above I am making this final request that the work under that request be complied with immediately. It is of the utmost importance that the partitions that were removed by you should be correctly replaced in a fashion that will make the upper floors structurally sound. At the moment they are not so and have been in this fashion since you entered this business venture. If I did not feel that their replacement was critical to the soundness of this building I would not pursue this further. However, I have repeatedly asked you, in one form or another, to have this done, each time it was always soon or tomorrow. Today is here and my latest letter which was submitted to you March 18th has had no action on your part. Although you yourself may not be concerned with the building being left in its present condition indefinitely I truly am, as nearly six months have elapsed since the issuance of this permit it is surely sufficient time for the major structural repairs to have been done.

In accordance with the Building Code Section 206.1.2 I am ordering you to correct the incompleted conditions as agreed upon when the permit was requested and if not well under way of completion by June 4th this matter will be referred to the Corporation Counsel to take action as they deem necessary. I should also like to call your attention to that letter of November 27th when it was clearly defined in Item 4 that no public use will be allowed above the second floor.

Very truly yours,

R. Lovell Brown
Director of Building Inspection Department

DLB:m

52 Center St.

May 26, 1969

Fopkins Zakarian
65 Center Street

Dear Mr. Zakarian:

Enclosed are copies of pertinent letters and sketches you requested from this office this morning in reference to 52 Center Street. Hope this will be to your satisfaction.

Very truly yours,

R. Lovell Brown
Director of Building Inspection Department

RLB:m

enc.



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, March 24, 1969

PERMIT ISSUED 209 1969 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: 52 Center St. Use of Building: (store) Storage No. Stories: Existing Building: Existing Name and address of owner of appliance: Casco Bank & Trust Co. 477 Congress St. Installer's name and address: Union Oil Company 63 Ocean St. So. Portland Telephone:

General Description of Work

To install Oil burner (replacement) steam heat

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 casing top of furnace: From top of smoke pipe: From front of appliance: From sides or back of appliance: Size of chimney flue: Other connections to same flue: If 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: Wayne-gun type Labelled by underwriters' laboratories? yes Will operator be always in attendance? Does oil supply line feed from top or bottom of tank? bottom Type of floor beneath burner: concrete Size of vent pipe: 1 1/2" - existing Location of oil storage: existing Number and capacity of tanks: 275 existing Low water shut off: yes Make: McD-Miller No.: 67 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:

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

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: OK 3-24-69 [Signature]

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

Union Oil Company by [Signature]

INSPECTION COPY

Signature of Installer

[Handwritten initials]

Re: 52 Center Street

November 6, 1968

Mr. Joseph Gordin
Casco Bank & Trust Co.
475 Congress Street

Dear Mr. Gordin:

Before the building at 52 Center Street is used, for any purpose, plans must be submitted to this office showing how the first floor is to be repaired, how the other floors are to be supported or strengthened. The Fire Department must approve the means of egress from all floors above the first.

We will not approve its use in its present structural condition.

Very truly yours,

Earle S. Smith
Inspector

52 Center Street

Sept. 26, 1969

Popkins Zakarian
65 Center Street

Dear Mr. Zakarian:

When the permit was issued for work to be done at the above address, the proposed use of the building was a retail store and we designated as I reiterate it again on the May 26th letter submitted to Mr. Gideon that my letter of November 27th to him clearly defined that no public use would be allowed above the second floor. No further mention of any other use in writing was given to them except that it was understood that only the employees would be allowed to use this floor above for business purposes, or light storage. It was never the intent that it should be used as a sleeping facility and was never applied for under that use. No verbal or otherwise permission has been given to Mr. Gideon for other than retail store use on the first and second floors.

Yours truly,

R. Lovell Brown
Director, Building Inspection Department

RLB
12

82 Center Street

July 26, 1971

Mr. Popkins Zakarian
65 Center Street

Dear Mr. Zakarian:

In answer to your inquiry of July 23, 1971 regarding the extensive use of dimension lumber by Erebus and also your concern about the use of the third floor, I personally made an inspection on Monday, July 26th at 10 A.M. and my conversation and inspection with the owners of Erebus revealed the following information:

1. A Mr. Kelley showed me the 2x10's which he was using for frames for his water beds. They have a workbench and saw on the third floor.

2. In answer to your question of what use is allowed or what activity may take place on the third and fourth floors, I find I must quote from a letter from Mr. Brown, Director of Building & Inspection Services to you of Sept. 26, 1969, "No public use would be allowed above the second floor". No further mention of any other use in writing was given to them except that it was understood that only employees would be allowed to use this floor above for business purposes or light storage. (this was reaffirmed in a letter to you on Dec. 12, 1969, second paragraph).

Very truly yours,

Earle S. Smith
Plan Examiner

ESS:m

2-
2-
2-
2-
2-
2-

52 Center St.

Dec. 12, 1969

Popkin Zakarian
65 Center Street

Dear Mr. Zakarian:

In answer to your inquiry of Sept. 10th a check of our records reveals the following:

1. A certificate of occupancy has not been issued at the above named location. It is unlawful to occupy this building (retail store in this case) until a certificate of occupancy has been issued by this department. (Sec. 301.1 of the Building Code).
2. In answer to your question of what use is allowed or what activity is taking place on the third and fourth floors I quote first in part to you from a letter from Mr. Brown, Director of the Building Inspection Department to you of Sept. 26, 1969. "No public use would be allowed above the second floor." No further mention of any other use in writing was given to them except that it was understood that only employees would be allowed to use this floor above for business purposes, or light storage. It was never intended that it would be used for a sleeping facility and it was never applied under this use. No verbal or otherwise permission was given to Mr. Gideon for other than retail store use on the first and second floors.

The permit for this use was issued on Nov. 27, 1968 and in the letter to them the following was stated:

The stairway to the third floor and above shall be completely closed off with studs and sheetrock or plaster and a door provided at the second floor level with a closer on it to keep it closed at all times so that no public use can be made above the second floor level or the third or fourth floors. Light storage is acceptable above the second floor or personnel who are hired to work there may be allowed to go in this area to pick up stored items. No public use will be allowed above the second floor and the door shall be clearly marked, no public use allowed above this second floor level.

3. Parking not required because the present building was assembly hall use (according to our records). On June 5, 1957 (date of revised Zoning Ordinance). The requirements for parking under Section 602.14B.8 of the Zoning Ordinance for a retail store are less restrictive than the requirements for parking for assembly halls. Section 602.14B.7.

Popkin Zakarian

Page 2

Dec. 12, 1969

You told me that the use of this building has been discontinued for over two years, however this would have no bearing in this case because both assembly or club use and retail store use are allowable in this zone and is not a non-conforming use. (See 602.17F of the Zoning Ordinance.).

Very truly yours,

A. Allan Soule .
Assistant Director, Building Inspection Dept.

AAS:m
)

CITY OF PORTLAND, MAINE
MEMORANDUM

TO: John H. Stetser, Administrative Intern
FROM: R. Lovell Brown, Director of Building & Inspection Services
SUBJECT: Fraternity House Building; Complaint

DATE: 7-15-70

The Fraternity House on Center Street (presently called Erebus) located in an I-2b Zone which calls for parking as follows: Retail stores, Section 602.14B.8.

One parking space for each 150 sq. feet or major fraction thereof, of first floor area in excess of 3,000 sq. feet not used for bulk storage, and one parking space for each 400 sq. feet, or major fraction thereof, for each floor above the first floor not used for bulk storage.

The first floor of the Fraternity House measures 24 x 44 which equals 1056 sq. feet, therefore no parking is required for the first floor area. The second floor of the Fraternity House is 24 x 44 which equals 1056 sq. feet, therefore according to the above zoning requirements three parking spaces are required.

R. Lovell Brown

RLB:m

CITY OF PORTLAND, MAINE
MEMORANDUM

File RMB

TO: R. Lovell Brown, Director of Building & Inspections
FROM: John H. Stetser, Administrative Intern
SUBJECT: Fraternity House Building; Complaint

DATE: July 13, 1970

Mr. Menario has received a series of complaints, levied by Popkins, Zakarian, on the Fraternity House building. The City Manager has asked me to find out what stand your Department would take and what could be done, if there is in your opinion, a Building Code violation.

Mr. Zakarian claims the store, Erebus, occupies sufficient enough square feet of floor space to require public parking, of which it has none currently.

Will you please research this and let me know what, if anything, can be done regarding this.

Thank you.



John H. Stetser
Administrative Intern

JHS:eg

1000 I 26

24x44 - 1000
24x44 - 1000

1056
1056

2112

2nd fl. (3 sqm approx)

(COPY)



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION 52 Center Street

Issued to **Herbert Hildon d/ba Erebus**
52 Center Street

Date of Issue **April 26, 1971**

This is to certify that the building, premises, or part thereof, at the above location, ~~was~~ altered—changed as to use under Building Permit No. **68/1230**, 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

1st floor and 2nd floor
3rd and 4th floors

Limiting Conditions:

APPROVED OCCUPANCY

Retail store use
Light Storage

This certificate supersedes
certificate issued

Approved:

Nelson F. Cartwright
(Date) Inspector

[Signature]
Inspector of Buildings

Notice: This certificate identifies lawful use of building or premises, and shall be transferred from owner to owner when property changes hands. Copy will be furnished to owner or lessee for one dollar.

*Preliminary
for submittal with Mr. Gilson & Rus*

Nov. 18, 1968

In reference to Erebus at 52 Center Street (formerly Fraternity House)

Notations from Fire Department:

1. The furnace door should be fixed in a shut position.
2. An asbestos ceiling should be provided over the top of the boiler area, as it is fairly close to the underside of the floor system.
3. The metal fire escape at the rear of the building should be looked over carefully and certified by a structural concern as to its strength, safety of wells and bracketed connections at wall before it is approved by the Fire department. The top part of the step at the landing - there are some grating bars missing - this should be fixed. Complete fire escape should be repainted and a step or two should be added inside the building made of wood so that people can step out of the window easily onto the fire escape at the second floor level.
4. Facing the building on the right hand side at the second floor level a good wide access door area, like an arch, should be left open so that people in the front of the building can go to the right and around to the rear to go down the stairs or out the rear fire escape.
5. The stairway to the third floor and above should be completely closed off with a doorway at the second floor level with a closer on it to keep it closed at all times so that no public use could be used of the third or fourth floors. Light storage is acceptable above the second floor or personnel who are hired to work there are only allowed to go up to this area. No public use will be allowed above the second floor.

BUILDING INSPECTION REPORT:

Certain partitions must be either reinstalled or partially installed with girder beams supporting the floors above. This to be determined and discussed with client. All posts for any girders supporting the floor systems shall continue down to solid bearing such as brickwork, or foundation wall. This to be discussed with clients.

Locks on doors accessing building and fire escape shall be vestibule type locks - the ones that are on there now are not correct and cannot be accepted.

In the basement on the left side of the building as you face it from the street towards the rear there are about a half dozen floor joists whose ends at the wall are fairly rotted off and should be properly shored. Also about 2/3 from the back towards the front at the same side there are a few along there that should be tended to. At the present there are some shelving with some pottery on some of them.

Wiring should be done by a competent electrician - licensed to do the job. Any plumbing should be checked by the Plumbing Inspector.



I-29 INDUSTRIAL ZONE

APPLICATION FOR PERMIT

Class of Building or Type of Structure Second Class
Portland, Maine, November 8 1968

PERMIT ISSUED

1230
NOV 27 1968

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 52 Center St. Within Fire Limits? _____ Dist. No. _____

Owner's name and address Casco Bank & Trust Company, 475 Congress St. Telephone _____

Lessee's name and address Herbert Gideon DBA Erebus, 52 Center St. Telephone 774-7511

Contractor's name and address Earl Brand Management Corp. 234 Middle St. Telephone 774-0331

Architect _____ Specifications _____ Plans yes No. of sheets 2

Proposed use of building Retail Store No. families _____

Last use Community Center No. families _____

Material brick No. stories 4 Heat _____ Style of roof _____ Roofing _____

Other buildings on same lot _____

Estimated cost \$ 200.00 Fee \$ 3.00
600.00 2.00
\$ 800.00 5.00

General Description of New Work

TO CHANGE USE OF FIRST AND SECOND FLOORS FROM "COMMUNITY CENTER" TO "RETAIL STORE" w/alterations. Add. fee pd. 11-12-68
Removing partitions and adding new beams and posts as shown on plans.

Sent to Fire Dept 11/15/68

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 call Mr. Gideon at 774-7511

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:

11/27/68 ELG W/alter

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

Herbert Gideon BBA Erebus

CS 301

INSPECTION COPY

Signature of owner

by:

Herbert Gideon BBA Erebus

NOTES

12-16-68 Using 1st floor. 2nd floor partly open. Asbestos going in over boiler. 2-20-69 Same. 6-10-69 Beam up posts ok holding up 3rd floor. 10-6-69 To purchase stairway at 3rd floor level. with fire door. 12-23-69 Top of stairs not finished off. Exit light 2nd floor wired - no light. 3rd floor bedrooms & bath started case not allowed. Metal fire escape not repaired 3rd & 4th floors. 4/26/71 - Above work done. Fire escape repaired - Exit light ok. I got same o.k. Cert. of occupancy may be issued. E.S.S. NYC.

Permit No. 68/1230
 Location 52 Gate Pt
 Owner Herbert Green DSA Greiner
 Date of permit 11/27/68
 Notif. closing-in
 Inspn. closing-in
 Final Notif.
 Final Inspn.
 Cert. of Occupancy issued 4/28/71 = P. Brown
 Staking Out Notice
 Form Check Notice

262
 100-1000
 100-1000
 100-1000

File

52 Center Street

March 18, 1969

Herbert Gideon
52 Center Street

cc to: Joseph Grouin, Casco Bank & Trust Co.,
475 Congress Street
cc to: Fire Department

Dear Mr. Gideon:

Our inspector's informed us that work is not progressing as it should at your address. We are concerned as to the structural safety of the building, inasmuch as many of the members were removed without proper consent prior to our conversation in this office. As you recall we indulged a great deal of time to help you to get started in your business and we would appreciate in return your compliance with your permit requests. It was understood that you were to have contractual help, at this point we have heard nothing from the contractor who was to give us a report as to your progress. You should be aware of the fact that the structural safety of that building is largely dependent upon the work being done as planned and with haste. We expect to see progress within the next week so that no further request or action will be necessary.

Very truly yours,

H. Lovell Brown
Director of Building Inspection

HLB:a

(COPY)

CITY OF PORTLAND, MAINE
Department of Building Inspection



Certificate of Occupancy

LOCATION 50-62 Center Street

Owner, Portland Fraternity
Issued to Lessee, Preble, Inc.

Date of Issue July 2, 1957

This is to certify that the building, premises, or part thereof, at the above location, built ~~intended~~
~~changed~~ as to use under Building Permit No. , has ~~had final inspection~~
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
Portion of lot identified by assessors' Lot No. 38312 Parking Motor Vehicles
and as shown on plan titled "Parking Lot 50-52 Center
St. Portland for Preble, Inc. Sheet 2, dated 5/30/57"

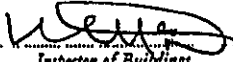
Limiting Conditions:
Certificate authorized by action of Board of
Appeals 7/1/57

This certificate supersedes
certificate issued

Approved:

(Date)

Inspector


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.

June 19, 1957

AP 60 50-62 Center St. for use of the land for
a commercial parking lot

Mr. Frank L. Palmer, Treasurer
Preble Ins.
577 Congress St.

Copy to Corporation Counsel

Dear Mr. Palmer:-

The certificate of occupancy which you requested under the Zoning Ordinance for use of the lot at 50-62 Center St. as a parking lot, is not issuable under the Ordinance because the property is in an I-2 Industrial Zone where, according to Section 12 of the Ordinance, applying to such zones, a parking lot is not an allowable use.

Presumably when your request for the certificate was sent you were unaware of this provision of the revised Ordinance, which became effective on June 6th, since it is noted that a lot is already being graded for the proposed purpose. If you have in mind seeking a variance by appeal from the Board of Appeals, it would be well for you to get in touch with the Corporation Counsel of the City quickly to establish what the appeal rights are - thus to lose no time if the proposal is to be pursued further.

Very truly yours,

Warren McDonald
Inspector of Buildings

WMcD/3

P. 3. In event you should file an appeal, which is granted, there is enclosed a copy of Section 14c of the Ordinance which stipulates some conditions about such parking lots in Industrial Zones.

Enclosure: Copy of Sect. 14c of the Ordinance