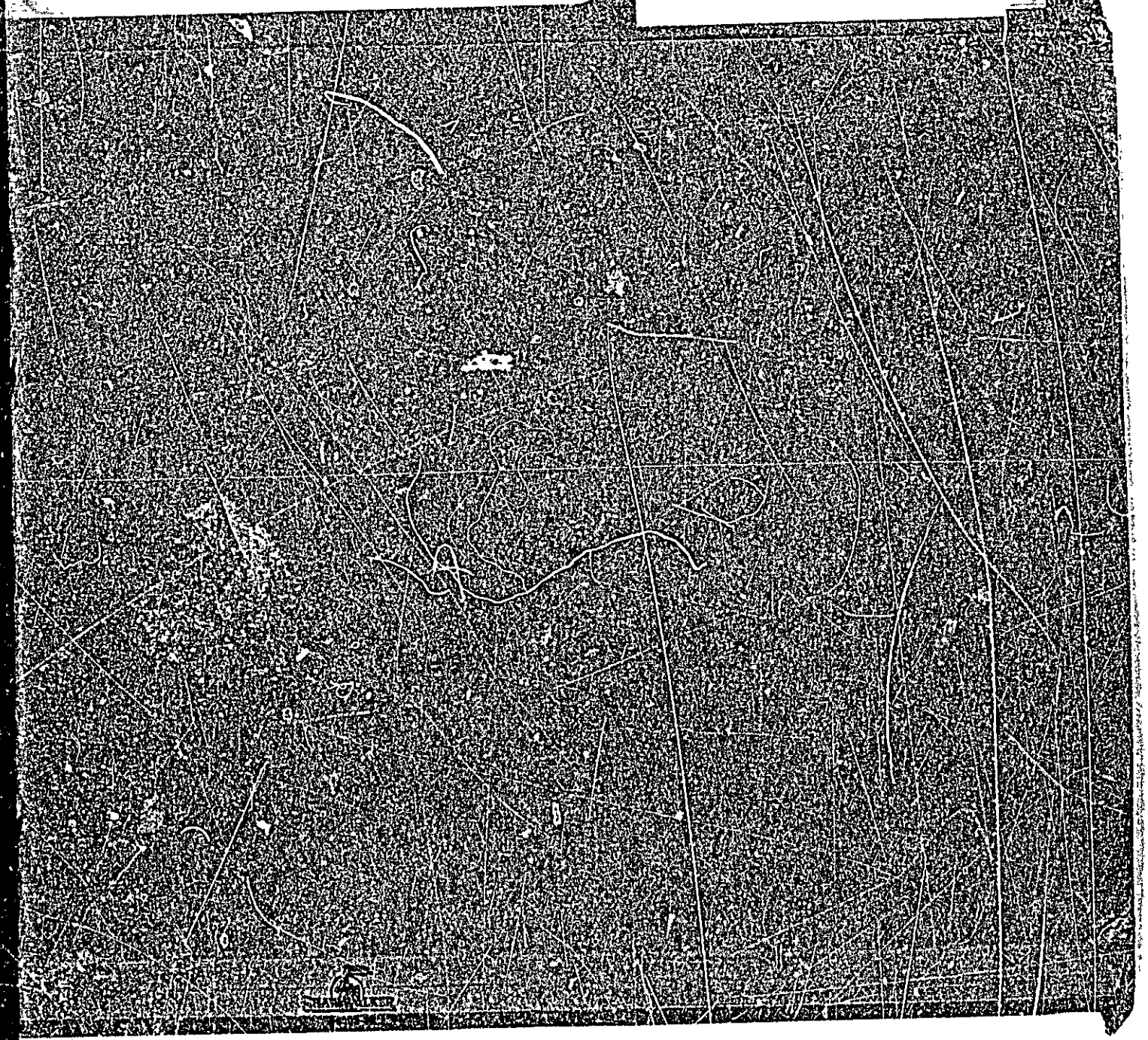
251-265 COMMERCIAL STREET



APPLICATION FOR PERMIT

DEPARTMENT OF BUILDING INSPECTIONS SERVICES

ELECTRICAL INSTALLATIONS

Date 12-14, 1978
Receipt and Permit number A15931

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: 261 Commercial St.
OWNER'S NAME: P & P Leasing ADDRESS: same

	FEES
OUTLETS: Receptacles ____ Switches ____ Plugmold ____ ft. TOTAL ____	
FIXTURES: (number of) Incandescent ____ Flourescent ____ (not strip) TOTAL ____	
Strip Flourescent ____ ft.	
SERVICES: Overhead x Underground ____ Temporary ____ TOTAL amperes 100 3-phase	3.00
METERS: (number of) 1	.50
MOTORS: (number of)	
Fractional ____	
1 HP or over ____	
RESIDENTIAL HEATING:	
Oil or Gas (number of units) ____	
Electric (number of rooms) ____	
COMMERCIAL OR INDUSTRIAL HEATING:	
Oil or Gas (by a main boiler) ____	
Oil or Gas (by separate units) ____	
Electric Under 20 kws ____ Over 20 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 Central Unit ____	
Separate Units (windows) ____	
Signs 20 sq. ft. and under ____	
Over 20 sq. ft. ____	
Swimming Pools Above Ground ____	
In Ground ____	
Fire/Burglar Alarms Residential ____	
Commercial ____	
Heavy Duty Outlets, 220 Volt (such as welders) 30 amps and under ____	
over 30 amps ____	
Circus, Fairs, etc. ____	
Alterations to wires ____	
Repairs after fire ____	
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) ..... TOTAL AMOUNT DUE:	3.50

INSPECTION:
Will be ready on ____, 19__; or Will Call x
CONTRACTOR'S NAME: Stultz Elec.
ADDRESS: 25 Bridge St., West., Me.
TEL.: 854-2501
MASTER LICENSE NO.: 1718
LIMITED LICENSE NO.: ____
SIGNATURE OF CONTRACTOR: ____

INSPECTOR'S COPY — WHITE
OFFICE COPY — CANARY
CONTRACTOR'S COPY — GREEN

Robert L. Tyl

ELECTRICAL INSTALLATIONS—

Permit Number 15931

Location 261 Commercial St.

Owner P & G Leasing

Date of Permit 12-14-78

Final Inspection 12-22-78

By Inspector Libby

Permit Application Register Page No. 11

INSPECTIONS: Service ✓ by Libby

Service called in 12-22-78

Closing-in _____ by _____

PROGRESS INSPECTIONS: ____/____/____

____/____/____

____/____/____

____/____/____

____/____/____

____/____/____

CODE COMPLIANCE COMPLETED

DATE 12-22-78

DATE:	REMARKS:
	ok

CERTIFICATE OF APPROVAL

FOR INTERNAL PLUMBING FOR THE TOWN/CITY OF Portland

№ 23977 IC

Certificate of App. Number

TOWN/CITY CODE	LPI NUMBER	DATE ISSUED (Month Day Year)
05170	123	12/19/78

Installer's Name: JACKSON, EDWARD L. A JR. (Last Name, F.I.M.I.)

Installer Code: 1. Owner 2. Licensed Master Plumber 3. Licensed Oil Burnerman 4. Employees of Public Utilities 5. Manufactured Housing Dealer 6. Manufactured Housing Mechanic

Owner: MARGERIE M BRIDE

Address: 265-271 COMMERCIAL ST. Maine (Location where plumbing was done and inspected.) CROSS ST.

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.

SEP 20 1978

Signature of LPI

Date Inspected: OCT 2 - 1978

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

STATE OFFICE USE ONLY

Control Number

INTERNAL PLUMBING PERMIT

FOR THE TOWN/CITY OF Portland

№ 23977 IP

PERMIT NUMBER

Town/City Code	LPI Number	Date Issued (Month Day Year)	License Number
05170	123	12/19/78	2096

Address of Where Plumbing is Done: 265-271 Commercial St. (Street, Road Name/Subdivision) 2-6 CROSS ST (St., Rd., Av., Lot) (Sl/Lot Number)

Name of Owner: BRIDE MARGERIE M (Last Name, F.I. M.I.) Mailing Address: 3 Pickle Hill Ave Zip Code 04107

Issue Code: 1. Owner 2. Licensed Master Plumber 3. Licensed Oil Burnerman 4. Employees of Public Utilities 5. Manufactured Housing Dealer 6. Manufactured Housing Mechanic

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. Hook-up of Modular Home 8. Other (Specify)	2
Plumbing To Serve	1. Single (Res) 2. Multi-Fam(Res) 3. Mobile Home 4. Modular Home 5. Commercial 6. School 7. Other (Specify)	5
Number of Fixtures or Hook-Ups	Sinks; Toilets 5; Bathtubs; Lavatories 5; Showers; Urinals; Clothes Washers; Dish-Washers; Hot Water Heater 1; Floor Drains; Hook-Ups	11

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 from the LPI.

SCHEDULE OF "FEES" (See section 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 a Fixture!

Fixture Fee	21.00
Administrative Fee	3.00
Total Fee	24.00

If Double Fee Check ( ) Box

STATE OFFICE USE ONLY

Control Number

Administrative Code

Signature of LPI

HHE-211 Rev. 7/78

APPLICATION FOR PERMIT

PERMIT ISSUED
OCT 21 1977
CITY of PORTLAND

B.O.C.A. USE GROUP ..... 0945 .....
B.O.C.A. TYPE OF CONSTRUCTION .....

ZONING LOCATION _____ PORTLAND, MAINE, Oct. 20, 1977

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: Mr. Sampson will pick up permit.

LOCATION 251 Commerical St. ..... Fire District #1 ☐, #2 ☐

1. Owner's name and address A. Stultz - same ..... Telephone 772-5384
2. Lessee's name and adddress ..... Telephone .....
3. Contractor's name and address Sampson & Sons - 280 Brackett St. ..... Telephone 775-2608
4. Architect ..... Specifications ..... Plans ..... No. of sheets .....

Proposed use of building ..... No. families .....
Last use ..... No. families .....
Material ..... No. stories ..... Heat ..... Style of roof ..... Roofing .....
Other buildings on same lot .....
Estimated contractural cost $..... Fee $. 5.00 .....

FIELD INSPECTOR—Mr. ..... @ 775-5451 Ext. 234

This application is for:
Dwelling .....
Garage .....
Masonry Bldg. .....
Metal Bldg. .....
Alterations .....
Demolitions ... XX .....
Change of Use .....
Other .....

GENERAL DESCRIPTION

To demolish overhang on building 8 x 10, no utilities involved in demolition.

Stamp of Special Conditions

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*
BUILDING INSPECTION—PLAN EXAMINER .....
ZONING: .....
BUILDING CODE: OK. EA 10/20/77
Fire Dept.: .....
Health Dept.: .....
Others: .....

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? .....

Signature of Applicant George Sampson ..... Phone # ...same.....
Type Name of above . George Sampson ..... 1☒ 2☐ 3☐ 4☐
Other .....
and Address .....

FIELD INSPECTOR'S COPY

Permit No. 77 1994

Location 251 Campbell St.

Owner [illegible]

Date of permit 10-26-77

Approved 11-21-77 [illegible]

NOTES

10-25-77 Started work - Most has been Removed -

11-8-77 Work Completed - Rubbish Removed

(G) GENERAL BUSINESS ZONE

APPLICATION FOR PERMIT

03297

DEC 8 1947

Class of Building or Type of Structure Ventilation

Portland, Maine, December 6, 1947

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for a permit to ~~erect, alter, remove, 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 251 Commercial Street Within Fire Limits? yes Dist. No. 1

Owner's name and address John Kern & Son, 251 Commercial St. Telephone

Lessee's name and address Telephone

Contractor's name and address M. B. Bourne & Son, 56 Cross Street Telephone 2-3907

Architect Specifications Plans no No of sheets

Proposed use of building Wholesale No. families

Last use " No. families

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

Other buildings on same lot

Estimated cost $ Fee $ 1.00

Health Notices to Health Officer and thus

General Description of New Work

To install all-metal exhaust fan and/roof ventilator to exhaust steam from 4th floor.

CERTIFICATE OF OCCUPANCY REQUIREMENT IS WAIVED

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 M. B. Bourne & Son

Details of New Work

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

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

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

Material of foundation Thickness, top bottom cellar

Material of underpinning Height Thickness

Kind of roof Rise per foot Roof covering

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

Framing lumber Dressed or full size?

Corner posts Girt or ledger board? Size

Girders Columns under girders Size Max. on centers

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

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

On centers: 1st floor, 2nd, 3rd, roof

Maximum span: 1st floor, 2nd, 3rd, roof

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

If a Garage

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

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

APPROVED:

Miscellaneous

Will work require disturbing of any tree on a public street? no.

Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? yes

John Kern & Son

M. B. Bourne & Son

Signature of owner By: A. E. Sheehan

INSPECTION COPY

Permit No. 47/3297

Location 51 Commercial St

Owner John Kera & Son

Date of Permit 12/8/47

Notif. closing-in

Inspn. closing-in

Final CONSTRUCTION NOT COMPLETED

Final ~~Inspn.~~ 6-13-49 [illegible]

Cert. of Occupancy issued

NOTES

Memorandum from Department of Building Inspection, Portland, Maine

255 Commercial Street (gas-fired industrial appliance)—Installation for John Kern & Son by Portland Gas Light Company—10/9/47

We have no information as to the weight of this appliance or the strength of the floor framing beneath it or the supports of that framing, so that owner and installer will have to assume responsibility for the strength of the floor and supports to carry that weight. It is to be borne in mind also that the wooden framing is apparently already carrying concrete floor, and the weight of that floor would have to be figured at 12 pounds per square foot per inch of thickness of the concrete. Furthermore, if tile or brick ventilated insulation beneath the appliance, that will add to the weight also.

No information has been given on the application as to fire protective features beneath the appliance except that there is a concrete floor over the wooden floor and that the burners will be 2' from the wooden floor. This appliance is evidently one coming within the class producing high heat as referred to in Section 6C2b4 of the Building Code. Unless there is ample space all around the edge of the appliance between the concrete surface of the floor and the bottom of the appliance so that heat striking downward could circulate out into the room without doing any harm, the appliance ought to be set upon a ventilated brick or load-bearing hollow tile base, laid so as to maintain ventilating channels in this insulation and extending no less than 2" beyond the appliance on all sides.

If the new appliance is automatically controlled, since it is connected to a chimney flue to which a smoke over vent will also be connected, the new gas-fired appliance requires an automatic device so that all gas will be shut off from the appliance should the pilot light or low flame be extinguished accidentally.

WMcD/S

CC: John Kern & Son
255 Commercial Street

H. H. Bourne & Son
56 Cross Street

(Signed) **Warren McDonald**
Inspector of Buildings

FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

PERMIT ISSUED
02689
OCT 9 1947

Portland, Maine, October 8, 1947

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 255 Commercial Street. Use of Building Business No. Stories 5 New Building Existing "

Name and address of owner of appliance John Kern & Son, 255 Commercial Street

Installer's name and address Portland Gas Light Company, 5 Temple Street Telephone 2-8321

General Description of Work

To install gas-fired industrial appliance

Permit Issued with Memo

IF HEATER, OR POWER BOILER

Location of appliance or source of heat Type of floor beneath appliance

If wood, how protected? Kind of fuel

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

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

Size of chimney flue Other connections to same flue

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

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 Pitch Kind of fuel gas Type of floor beneath appliance concrete

If wood, how protected?

Minimum distance to wood or combustible material from top of appliance brick

From front of appliance brick From sides and back brick From top of smokepipe brick

Size of chimney flue 12x12 Other connections to same flue exhaust from smoke house

Is hood to be provided? none If so, how vented?

If gas fired, how vented? to chimney Rated maximum demand per hour 225,000 BTU.

MISCELLANEOUS EQUIPMENT OR SPECIAL INFORMATION

Concrete floor over wood floor - burner 2' from wood floor.

Permit Issued with Memo

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

APPROVED.

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 Company

Signature of Installer by: Earl McMorran B

INSPECTION COPY

Permit No. 47/2659

Location 255 Commercial St.

Owner John Kent & Son

Date of permit 10/9/47

Approved

NOTES

INSPECTION NOT COMPLETED

11/30/48: Time for work
insp. & C.

Memorandum from Department of Building Inspection, Portland, Maine

251 Commercial Street-Removal of section of first floor to allow installation of new boiler in fire resistive heater room and then replacement of the framing after installation is made for John Kern & Sons by C. DiBiase Company, contractors-11/27/46

To Owner & Contractor:

I am told that the present boiler is in a fire resistive heater room in the cellar, that the only purpose of this construction work under this permit is to allow the installation of the boiler, there being no opening large enough to install the boiler otherwise, that the floor framing to be removed is now of adequate strength and will be replaced in a fashion at least as strong.

No doubt the owner and whoever is to install the boiler understands that a separate permit from this department is required to cover that installation and that such a permit is to be applied for by and is issuable only to the actual installer.

WMcD/J

CC: John Kern & Sons
251 Commercial Street

(Signed) Warren McDonald
Inspector of Buildings

(G) GENERAL BUSINESS ZONE

APPLICATION FOR PERMIT

PERMIT ISSUED
02354
NOV 27 1946

Class of Building or Type of Structure Third Class

Portland, Maine, November 26, 1946

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to erect alter remove 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 251 Commercial Street Within Fire Limits? yes Dist. No. 1

Owner's name and address John Kern & Sons, 251 Commercial Street Telephone

Lessee's name and address Telephone

Contractor's name and address C. DiBiase Co., 551 Congress Street Telephone 3-1023

Architect Specifications Plans no No. of sheets

Proposed use of building Wholesale meats No. families

Last use " No. families

Material brick No. stories 4 Heat Style of roof Roofing

Other buildings on same lot

Estimated cost $ 1000. Fee $ 2.00

General Description of New Work

To remove floor over boiler room and replace after installation of new boiler.
Wood floor with cement plaster ceiling.

Permit Issued with Letter

CERTIFICATE OF OCCUPANCY
REQUIREMENT IS WAIVED

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

Details of New Work

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

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

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

Material of foundation Thickness, top bottom cellar

Material of underpinning Height Thickness

Kind of roof Rise per foot Roof covering

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

Framing lumber—Kind Dressed or full size?

Corner posts Sills Girt or ledger board? Size

Girders Size Columns under girders Size Max. on centers

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

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

On centers: 1st floor, 2nd, 3rd, roof

Maximum span: 1st floor, 2nd, 3rd, roof

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

If a Garage

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

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

APPROVED:

Miscellaneous

Will work require disturbing of any tree on a public street? no

Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? yes

John Kern & Son
C. DiBiase Co.

Signature of owner By: Jos. DiBiase

Permit No. 46/2354

Location 251 Commercial St.

Owner John Kent & Sons

Date of permit 11/27/46

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn. 5-26-48 Final

Cert. of Occupancy issued

NOTES

12-14-46 No work started. Fine

12-17-47 No boiler intended for this location. Fee in office for installation at 92 Commercial St. There is an application in office now to deal with the owner in this permit. Fine

4-8-47 Boiler installed 92 Commercial St

GENERAL BUSINESS ZONE

APPLICATION FOR PERMIT

PERMIT ISSUED

Permit No. _____

Class of Building or Type of Structure ~~Refrigeration~~

AUG 25 1941

Portland, Maine, August 18, 1941

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

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

Location 251 Commercial Street Within Fire Limits? yes Dist. No. 1

Owner's ~~or Lessee's~~ name and address John Kern & Son 251 Commercial Telephone

Contractor's name and address Ballard Oil & Equipment Co. 353 Cumberland Ave. Telephone 2-1991

Architect with Fire Dept. Plans filed yes No. of sheets 1

Proposed use of building Store No. families

Other buildings on same lot

Estimated cost $ 522a. Fee $ 1.00

Description of Present Building to be Altered

Material brick No. stories 3 Heat Style of roof Roofing

Last use Store No. families

General Description of New Work

To install refrigeration system (replacement)
compressor in basement

NOTIFICATION BEFORE LATHING OR CLOSING-IN IS WANTED

CERTIFICATE OF COMPLETION IS WANTED

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

Details of New Work

Is any plumbing work involved in this work?

Is any electrical work involved in this work? Height average grade to top of plate

Size, front depth No. stories Height average grade to highest point of roof

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

Material of foundation Thickness, top bottom cellar

Material of underpinning Height Thickness

Kind of roof Rise per foot Roof covering

No. of chimneys Material of chimneys of lining

Kind of heat Type of fuel Is gas fitting involved?

Framing lumber—Kind Dressed or full size?

Corner posts Sills Girt or ledger board Size

Material columns under girders Size Max. on centers

Studs (outside walls and carrying partitions) 2x4-16" O. C. Girders 6x8 or larger. Bridging in every floor and flat roof span over 8 feet. Sills and corner posts all one piece in cross section.

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

On centers: 1st floor, 2nd, 3rd, roof

Maximum span: 1st floor, 2nd, 3rd, roof

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

If a Garage

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

Total number commercial cars to be accommodated

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

Miscellaneous

Will above work require removal or disturbing of any shade tree on a public street? no

Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? yes

Signature of owner John Kern & Son By Ballard Oil & Equipment Co. By P. E. Tabor

INSPECTION COPY

CHIEF OF FIRE DEPT.

Permit No. 41/1220

Location 251 Commercial St.

Owner: John Kern & Son

Date of permit 8/25/41.

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn.

Cert. of Occupancy issued

NOTES

TIMBER CONSTRUCTION

Area 3 ft. x 21 ft. Area

STATEMENT OF ELEVATOR TESTS

PORTLAND, MAINE, Feb 25 1938

I, Wm. A. Todd, have personally supervised the as an employee of The Portland Co, ~~hatchways and enclosures~~ at 251 Commercial as permitted ~~installations of~~ alterations to the elevator, under Building Permit 37/2024, and have personally supervised tests of loading capacity and of all brakes, ~~interlocking~~ and ~~all other~~ safety devices, and I do here state that, according to my best knowledge and belief, the elevator will safely carry the maximum rated loading and all brakes, ~~interlocking~~ car lock and other safety devices are in satisfactory condition.

Per contract
our order 4770
hereto

Wm. A. Todd
(Signature)

PORTLAND, MAINE, Feb. 25-1938

CUMBERLAND, ss: FEB 26 1938

Personally appeared the above named Wm. A. Todd and made oath the statements by him subscribed are true!

Chas. L. Moody
Notary Public ~~Justice of the Peace~~

CITY OF PORTLAND

APPLICANT'S COPY

RECEIVED
FEB 28 1990
U.C. INSP.

P.37/2014-T

March 15, 1938

John Kern & Son,
253 Commercial Street,
Portland, Maine

Gentlemen:

On February 1st I wrote to you concerning the protection around the elevator hatchway in the building which you were to occupy at 253 Commercial Street. Evidently you have decided to make the existing wooden enclosure of the elevator shaftway tight with tight fitting doors, as against providing hatch doors at each floor opening to be operated automatically with the elevator. Mr. Todd of the Portland Company tells me that it is not feasible in your case to put in these automatic hatch doors, anyway.

Assuming that you do intend to make these existing partitions tight and make the doors tight fitting, it will be necessary for you to also make those doors in the enclosing partitions either self-closing (normally closed and kept closed by suitable device) or automatic (normally open but so arranged as to close automatically in case of fire). Probably your concern like most other mercantile establishments where trucking on and off the elevator is necessary, prefers automatic doors.

I realize that this enclosure of wooden partitions with wooden doors is not in any sense a real fire resisting affair, but it certainly can be made a means of stopping draft between the various floors of the building by making sure, that in case of fire, that the enclosure is tightly closed all around. While it is unusual to put automatic closing devices and hardware on any doors but fire doors, I believe it will be necessary to adopt this means of assuring the tight closure of the shaftway in case of fire, and thus make the existing enclosure practically equivalent to the automatic hatch doors specifically mentioned in the Building Code.

Please be governed accordingly, providing these automatic devices on all of the doors as soon as possible.

Very truly yours,

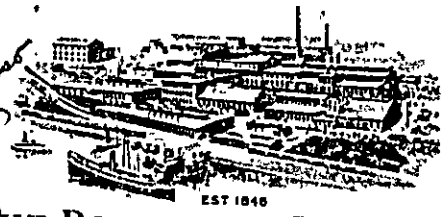
Inspector of Buildings

WMcD/H
CC: William Todd, Elev.Eng.
Portland Company

RICHARD E. PAYSON
VICE PRESIDENT

WALTER H. HOWARTH
VICE PRESIDENT

WOODBURY THOMAS
TREASURER



EST 1846

THE PORTLAND COMPANY

BOILER MAKERS · · MACHINISTS · · FOUNDERS

Inspector of Buildings,
City Building
Portland, Maine

PORTLAND, MAINE

March 12, 1938

Attn: Mr. MacDonald

Dear Sir:-

In answer to your letter of March 11th, we believe our application for permit covers the requirements of the fourth paragraph of your March 11th letter.

The clearances are not such that it is possible to install either hatch covers or landing gates for automatic closing when the elevator is not at the landing. Some of the existing gates are already provided with interlock switches and are evenly counterbalanced, so that they can be closed or opened regardless of the position of the elevator.

Our application covers the extension of gates or guards to all the landings and the provision of interlocking switches on each of these gates or guards so that the elevator cannot be operated unless all the gates and guards are closed.

This arrangement seems to be the only feasible solution on this particular elevator and we believe that it properly protects the shaftway from accident in an establishment of the existing character.

The reason of the Christiansen guards in place of gates is that there is not sufficient clearance for installation of gates even though same were single bar. A single bar Christiansen guard is a more reliable equipment than is a single bar wood gate. The Christiansen guards are ordinarily operated by a locking mechanism which holds them open when the car is at the corresponding landing. We see no reason

why the switch interlock operated by the guard when closed is not as fully protective as the usual arrangement. It is, of course, impossible with a positive locking mechanism to have the gate also arranged to be positively closed before moving the elevator from the landing.

The elevator cannot be moved from the landing unless the interlock is closed and there would be no occasion for anyone to open a gate or guard when the elevator was away from a landing. They can easily reach the shipping mechanism and be protected from falling in the well by the gate or guard approximately 40" high.

You will note that we have secured authorization to install also a wire mesh cover on the elevator car, which protects occupants of the car from danger of anything rolling into the well from the upper floors.

We agree perfectly with your second paragraph and would say that the hinged doors at the floors which are used to completely close the well at night are not arranged with fusible links or other devices that would assure their being positively closed in case of fire.

The latter is a matter in which, as elevator builders, we are not interested.

Yours very truly,

THE PORTLAND COMPANY

Wm. N. Todd

WNT/J Wm. N. Todd, Elevator Engineer

P.37/2024-I

March 11, 1938

William Reid,
Elevator Engineer
The Portland Company,
58 Fore Street,
Portland, Maine

Dear Sir:

Enclosed is amendment to building permit covering alterations in the elevator of John Kern & Son at 253 Commercial Street to include certain safety devices in connection with the elevator mechanism and the shaftway.

Referring to my letter to John Kern & Son, copy to you, of February 1st, it is now my understanding that the elevator is enclosed at each floor level with combustible partitions which are tight and have tight fitting doors in them; also that it is not feasible to install in this hatchway automatic hatch doors; and that the operating device of the elevator is inside of the enclosure, so that it is not feasible to make the doors of the enclosure operate automatically with the elevator machinery.

Under these circumstances whether the doors in the existing enclosing partitions are self-closing (normally closed and kept closed by a suitable device) of automatic (normally opened but so arranged as to close automatically in case of fire) I am bound to consider this as an open shaftway from the standpoint of possibility of accident by way of persons falling down the shaft.

The Code provides that every existing freight elevator operating in an open shaftway shall be equipped with hatch gates operated automatically by the elevator mechanism. I understand that this amendment, which you are now securing, covers the installation of some type of automatic gates or bars at every opening to the shaftway where persons might fall, in case the elevator were not at the particular floor where that person might be. If this is not the case, it is clear that the Building Code requires the installation of such automatic gates or bars at every such opening to the shaftway.

Because you already have an active permit on this elevator, we are issuing this later permit in the form of an amendment approval to the original permit, and we are therefore refunding through the Treasurer's office the sum of 75 cents, that sum being the difference between the fee for alterations to an elevator and the fee for an amendment to an existing permit.

Very truly yours,

Inspector of Buildings

RMcD/H

RK ORDER

THE PORTLAND COMPANY

PORTLAND, MAINE

ESTABLISHED 1846

ORDER NO.	488
DATE REC'D	3/7/38
CUSTOMER'S NO.	Verbal
DATE WANTED	3/29/38
ORDERED BY	Mr. Geo. Kern
REC'D BY	Told
DATE SHIPPED	
PARTIAL SHIPMENT	
COMPLETE SHIPMENT	
PACKED & CHECKED	
PREPAID / COLLECT	
F. O. B.	

SOLD TO

John Kern & Son
251 Commercial St.
Portland, Me.

This should have my acceptance for application for permit Mar 9

DATE INVOICED

BY

Rec'd 3/10/38

SHIP TO

ROUTING

C. TERMS 30 DAYS NET

INTEREST CHARGED ON OVERDUE ACCOUNTS

- ROUTING ☒
- PATTERN ☐
- FOUNDRY ☐
- MACHINE ☐
- BOILER ☐
- FORGE ☒
- LABORATORY ☐
- ELECTRIC ☐
- ELEVATOR ☐
- STORE ☐
- DRAFTING ☐
- ENGINEER ☒
- SHIPPER ☒
- PACKING SLIP ☐

QUANTITY	DESCRIPTION	UNIT PRICE	AMOUNT
	Additions to car and entrance opening protection to meet inspection requirements for elevator as follows:		
	Furnish and install wire mesh car cover hinged back 18" on two opposite sides		
	Install warning chains under two entrance car sides		
	Top floor: Install existing gate ~~xxxxxxxxxxxxxxxxxxxxxxxxxxxx~~ to slide into pent house with new guides, counterweight and interlock		
	Third floor: Install pneumatic guard with interlock and manual holder		
	Second floor: Add interlock to existing gate		
	Main floor: Alter interlock to operate with gate clearing seat rail		
	Basement: Install pneumatic guard with interlock and manual holder		

APPROVED { ORDER _____ PRICE _____

Original Permit No. 79/1024

Amendment No.

PERMIT ISSUED

MAR 11 1938

AMENDMENT TO APPLICATION FOR PERMIT

Portland, Maine, March 9, 1938

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for an amendment to Permit No. 79/1024 pertaining to the building or structure comprised in the original application in accordance with the Laws of the State of Maine, the Building Code of the City of Portland, plans and specifications, if any, submitted herewith, and the following specifications:

Location 251 Commercial Street Ward 4 Within Fire Limits? yes Dist. No 1

Owner's or Lessee's name and address John Korn & Son, 251 Commercial St.

Contractor's name and address The Portland Co., 58 Fore St. 2-7491

Plans filed as part of this Amendment No. of Sheets

Increased cost of work Additional fee $1

Description of Proposed Work

To make alterations to elevator as per application form attached
(Safety protection for landings and car)

Signature of Owner

Approved:

Chief of Fire Department.

Commissioner of Public Works

Approved: 3/11/38

Inspector of Buildings

INSPECTION COPY

Permit No. _____

APPLICATION FOR ELEVATOR PERMIT

Portland, Maine, March 9, 1938

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to ~~install~~ alter freight elevator in accordance with the Laws of the State of Maine, the Building Code of the City of Portland, plans and specifications submitted herewith, and the following specifications:

Location 251 Commercial St. Ward 4 Within Fire Limits? Yes Dist. No. _____

Owner's name and address John Kern & Son, 251 Commercial St.

Elevator contractor's name and address The Portland Co., 58 Fore St. City Telephone 2-7491

Last use of building Warehouse No families _____

Proposed use of building Manufacturing meat products No. families _____

Material of outside walls of building brick, interior frame wood

No of stories 4 Style of roof flat No of existing elevators in building 1

Remarks

Details of door openings have been altered by others since The Portland Co. increased car height and machine speed recently.

Details of Proposed Work

Extent of work by elevator contractor Safety protection for landings and car

Extent of work by owner None

Type of elevator Electric freight, in new or existing shaftway Existing

Shaftway enclosed or open Sheathing (not fireproof). No elevator stops 5

Capacity of elevator 2000 lb., Speed in feet per minute 50

Material of cables Iron No. and size of hoisting cables 2 - 5/8" x 6-19 iron

Location of machinery 3rd floor Material of supports wood, of guides c.i. rack

Minimum diameter of sheaves 24" Minimum clearance counterweights and overhead beams 3 ft.

Minimum clearance above car at topmost floor level 3 ft.

Minimum clearance buffer plates and springs when car is at lowest floor level as previously

Type of power 220 volts 60 cycles 3 phase Type of machine Tandem gear winding

Will elevator be equipped with the following safety devices: governor? No, car safety? Yes, electric brakes? Yes, automatic terminal stops at top and bottom? Yes, slack cable stops? Yes, safety floor stops? Yes

If Passenger Elevator

Passenger capacity? _____ Area of platform _____ Material of enclosure _____

No. of entrances _____ Type of gates _____ interlocked? _____ automatic closing device? _____

Will elevator be automatic or will operator be in attendance? _____

Will doors in shaftway enclosure be interlocked? _____

If Freight Elevator

Area of platform 67" x 65" No of sides enclosed one Height of enclosure 6 ft. plus

Will shaftway be enclosed? In sheathed Self-closing hatch gates? No hatch doors Height? _____

No. outside entrances to shaftway? 5 ~~Sliding, slat~~ gates? _____ height? 40"

Double hinged landing doors and electrically interlocked even counterbalanced gates & guards

Miscellaneous

Plans filed as part of this application? Copy of order No. of sheets _____

Estimated cost of work by elevator contractor? $200.00 Fee $1.00

Signature of elevator contractor The Portland Co., Wm. H. Todd, Elevator Eng.

1387

Ward _____ Permit No. 38

Location 351 Commercial St.

Owner Nhan-Pen Hsu

Date of permit 3/ /38.

V.T. Cont.

Statement of tests rec'd

Final Notif.

Final Inspn.

Certificate Issued

NOTES

WORK ORDER

THE PORTLAND COMPANY

PORTLAND, MAINE

ESTABLISHED 1846

ORDER NO.	4770
DATE REC'D	11/13/37
CUSTOMER'S NO.	To be confirmed (Vert
DATE WANTED	Nov. 30, 1937
ORDERED BY	Mr. Simonds
REC'D BY	Todd
DATE SHIPPED	
PARTIAL SHIPMENT	
COMPLETE SHIPMENT	
PACKED & CHECKED	
PREPAID / COLLECT	
F. O. B.	

SOLD TO

John H. Simonds Co.
216A Federal Street
Portland, Maine

DATE INVOICED

BY

SHIP TO

251 Commercial near Cross St.

ROUTING

TERMS 30 DAYS NET

INTEREST CHARGED ON OVERDUE ACCOUNTS

	QUANTITY	DESCRIPTION	UNIT PRICE	AMOUNT
ROUTING ☑ PATTERN ☑ FOUNDRY ☐ MACHINE ☐ BOILER ☐ FORGE ☑ LABORATORY ☑ ELECTRIC ☐ ELEVATOR ☐ STORE ☑ DRAFTING ☐ ENGINEER ☑ SHIPPER ☑ PACKING SLIP ☐		Alterations to old elevator at 251 Commercial Street as follows for occupancy by John Kern Co. Lengthen car sling and provide neat track hangers Remove and re-erect overhead work on new supports provided by purchaser 5 ft. above existing position Provide electric brake for machine worm shaft Provide V belt drive from existing 5 H. P. motor to raise car speed to about 50 f.p.m. Alter shipper rigging to serve both car entrances Furnish new lengths of hoist cable if and as may be required at price of Car to be altered at once while overhead work is being changed		

APPROVED { ORDER _____ PRICE _____

File: P.37/2024-I
R-2-10-38

February 1, 1938

John Korn & Son
301 Washington Avenue
Portland, Maine

Gentlemen:

The inspector from this office who examined the improvements to the elevator in the building which you are to occupy at 256 Commercial Street, reports that there are no metal clad hatchway doors in the elevator shaft at the various floor levels, but that the elevator shaft is enclosed from top to bottom with a not very substantial sheathed partition.

Section 381 of the Building Code provides as follows:

"All existing freight elevators shall have the floor opening in the shaftway at each floor where the shaftway is not fully enclosed so as to retard the passage of fire from the shaftway to that story or from that story to the shaftway, protected by hatch doors, tinned on the underside and arranged to operate automatically with the elevator mechanism; but this requirement shall not apply if the building in which such existing elevator is located, is fully equipped with a standard automatic sprinkler system. Every existing freight elevator operating in an open shaftway shall be equipped with hatch gates operated automatically by the elevator mechanism."

I suppose if you can make this sheathing enclosure tight, make the doors fit tightly and equip them with self-closing devices so that the doors will be kept closed at all times, except when persons were passing through or trucking materials through them, you would be in compliance with this section of the Building Code, but I should think these self-closing doors would be quite a handicap in conducting your business, and to satisfy this section of the Building Code we would have to insist that they be normally closed.

I suggest that providing the metal clad hatchway doors, which would be tight except for the opening for passage of the cables, and which would be opened and closed automatically by the passage of the elevator, would make a very much more workable proposition and also a better fire protection than the present enclosure.

Will you be kind enough to advise as soon as convenient which course you will pursue?

Very truly yours,

Inspector of Buildings

WMcD/H
CC: The Portland Co.
Attention Mr. Hobbs

PERMIT ISSUED

GENERAL BUSINESS ZONE

Permit No. 2024
NOV 20 1937

APPLICATION FOR ELEVATOR PERMIT

Portland, Maine, Nov. 17, 1937

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to ~~erect~~ alter freight elevator ____ in accordance with the Laws of the State of Maine, the Building Code of the City of Portland, plans and specifications submitted herewith, and the following specifications:

Location 356 Commercial St. (355) Ward 4 Within Fire Limits? Yes Dist. No. 1

Owner's name and address John Kern & Son - John H. Simonds & Co. General Contractor

Elevator contractor's name and address The Portland Co. Telephone 2-7491

Last use of building Storehouse No. families ____

Proposed use of building Meat products manufatory No. families ____

Material of outside walls of building brick, interior frame wood

No. of stories 4 Style of roof flat T & G No. of existing elevators in building 1

Remarks

Raise car height to accommodate meat monorail.
Remove and re-erect overhead sheaves and beams for code clearance.

Details of Proposed Work

Extent of work by elevator contractor change drive for higher speed.

Extent of work by owner Provide overhead beam support 5 ft. higher and re-build (penthouse)

Type of elevator electric freight, in new or existing shaftway existing

Shaftway enclosed or open sheathed No. elevator stops 5

Capacity of elevator 2000 lb., Speed in feet per minute 50 maximum

Material of cables iron No. and size of hoisting cables 2 - 5/8" x 6-19

Location of machinery 3rd floor Material of supports wood, of guides cast iron rack

Minimum diameter of sheaves 24" Minimum clearance counterweights and overhead beams 3 ft.

Minimum clearance above car at topmost floor level 3 ft.

Minimum clearance buffer plates and springs when car is at lowest floor level as previously

Type of power 220 volts 60 cycles 3 phase Type of machine Tandem gear winding

Will elevator be equipped with the following safety devices:—governor? No, car safety? Yes, electric-brakes? Yes, automatic terminal stops at top and bottom? Yes, slack cable stops? Yes, safety floor stops? ____

Interlocks on gates.

If Passenger Elevator

Passenger capacity? ____ Area of platform ____ Material of enclosure ____

No. of entrances ____ Type of gates ____ interlocked? ____, automatic closing device? ____

Will elevator be automatic or will operator be in attendance? ____

Will doors in shaftway enclosure be interlocked? ____

If Freight Elevator

Area of platform About 6 ft. square No. of sides enclosed 2 Height of enclosure 6 ft.

Will shaftway be enclosed? sheathed Self-closing hatch gates? interlocked height? 42"

No. outside entrances to shaftway? 6 Self-closing slatted gates? ____, height? ____

Miscellaneous

Plans filed as part of this application? None No of sheets ____

Estimated cost of work by elevator contractor? $ 400.00 Fee $ 1.00 25¢

Signature of elevator contractor THE PORTLAND COMPANY
Wm. N. Todd - Elev. Engr.

STATEMENT OF ELEVATOR TESTS

PORTLAND, MAINE, ____

I, ____, have personally supervised the installation of alterations to the elevator, hatchways and enclosures at ____ as permitted under Building Permit ____, and have personally supervised tests of loading capacity and of all brakes, interlocking and all other safety devices, and I do here state that, according to my best knowledge and belief, the elevator safely carry the maximum rated loading and all brakes, interlocking and other safety devices are in satisfactory co

as an employee of ____

____ (Signature)

PORTLAND, MAINE, ____

STATE OF MAINE

CUMBERLAND, SS:
Personally appeared the above named ____ and made oath the sta subscribed are true.

____ Notary Public Justice of the Peace

INSPECTION COPY

37/1921

Ward 4 Permit No. 37/2024

Location 253 Commercial St.

Owner John Kerr & Son

Date of permit 11/20/37.

Rev. Cont.

Statement of tests rec'd 2/26/38

Final Notif.

Final Inspn. INSPECTION NOT COMPLETED

Certificate issued

NOTES

2/1/38 Letter about hatchway doors

3/15/38 - Letter about automatic doors

FILL IN COMPLETELY AND SIGN WITH INK

*Permit No.*_____

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, Dec. 22, 1937

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 251 Commercial Street Use of Building Meat & Pork Processing

Name and address of owner John Kern & Son, 901 Washington Avenue Ward 4

Contractor's name and address Ballard Oil & Equip. Co. of Maine 353 Cumberland Ave. Telephone 2-1991

General Description of Work

To install Oil Burning Equipment Steam

IF HEATER, POWER BOILER OR COOKING DEVICE

Is heater or source of heat to be in cellar? Yes If not, which story_____ Kind of Fuel Oil

Material of supports of heater or equipment (concrete floor or what kind) Concrete

Minimum distance to wood or combustible material, from top of boiler or casing top of furnace_____

from top of smoke pipe_____, from front of heater_____ from sides or back of heater_____

Size of chimney flue_____ Other connections to same flue_____

IF OIL BURNER

Name and type of burner AR141 Size #3 Rey Labeled and approved by Underwriters' Laboratories? Yes

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

Location oil storage Basement No. and capacity of tanks 1 - 1890 Gal. Built in basement

Will all tanks be more than seven feet from any flame? Yes How many tanks fireproofed? One

Amount of fee enclosed? .25 ($1.00 for one heater, etc., 50 cents additional for each additional heater, etc., in same building at same time.)

Signature of contractor Ballard Oil & Equip. Co. of Me. By: R. H. Parson Ctr. - Oil Burner Division

1066C

INSPECTION COPY

Original PERMIT 37/18 ISSUED

Amendment No. 1

AMENDMENT TO APPLICATION FOR PERMIT

Portland, Maine, December 28, 1937

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for an amendment to Permit No. 37/18 pertaining to the building or structure comprised in the original application in accordance with the Laws of the State of Maine, the Building Code of the City of Portland, plans and specifications, if any, submitted herewith, and the following specifications:

Location 251 Commercial Street Ward 4 Within Fire Limits? yes Dist. No. 1

Owner's ~~or Lessee's~~ name and address John Kern & Son, 901 Washington Ave.

Contractor's name and address Ballard Oil & Equipment Co., of Maine 555 Cumberland Ave. 2-1991

Plans filed as part of this Amendment No. of Sheets

Additional fee $25

Increased cost of work

Description of Proposed Work

To install Oil Burning Equipment in connection with steam heat as per application form attached

Ballard Oil & Equipment Co.

Contractor

Signature of ~~Owner~~ By R A Brixton

Approved:

Chief of Fire Department.

Commissioner of Public Works.

Approved: 1/6/38

Inspector of Buildings

INSPECTION COPY

FILL IN COMPLETELY AND SIGN WITH INK

PERMIT ISSUED
Permit No. 0018

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, January 6, 1958

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 255 Commercial Street Use of Building Packing Plant No. Stories 4

Name and address of owner John Kern & Son, 901 Washington Ave. Ward 4

Contractor's name and address P. Reuben & Co., 559 Deering Avenue Telephone 2-8491

General Description of Work

CERTIFICATE OF OCCUPANCY REQUIREMENT IS WAIVED

To install steam heating system

IF HEATER, POWER BOILER OR COOKING DEVICE

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

Material of supports of heater or equipment (concrete floor or what kind) concrete

Minimum distance to wood or combustible material, from top of boiler or casing top of furnace 28"

from top of smoke pipe 3', from front of heater no woodwork from sides or back of heater no woodwork

Size of chimney flue 12x18 Other connections to same flue none

IF OIL BURNER

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

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

Location oil storage No. and capacity of tanks

Will all tanks be more than seven feet from any flame? How many tanks fireproofed?

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

Signature of contractor P. Reuben & Co.

1115C

INSPECTION COPY

Sec 37/1921

Ward 4 Permit No. 38/18

Location 253 Commercial St.

Owner John Kenyon & Son

Date of permit 1/6/38

Post Card sent

Notice

Approval Tag issued

Oil Burner Check List (date) 2/11/38

1. Kind of heat Steam
2. Label ✓
3. Anti-siphon Steam burner
4. Oil storage Not installed yet
5. Tank distance ✓
6. Vent pipe
7. Fill pipe ✓
8. Gauge None
9. Rigidity ✓
10. Feed safety ✓
11. Pipe sizes and material ✓
12. Control valve ✓
13. Ash pit vent —
14. Temp. or pressure safety ✓
15. Instruction card ✓
16.

NOTES

1/24/38 - Boiler not yet covered. A.G.S.

1/31/38 - Stand not yet around oil tank - A.G.S.

2/11/38 - Lawson - O.

3/8/38 - Unable to locate vent pipe outside. Tank covered with sand. A.G.S.

3/9/38 - Mr. Barstow says that ventpipe up inside wall and out through just above roof over loading platform - A.G.S.

PERMIT IS

Original Permit No. 57/1921

Amendment No. 1

MAR 29

AMENDMENT TO APPLICATION FOR PERMIT

Portland, Maine, March 29, 1938

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for an amendment to Permit No. 57/1921 *pertaining to the building or structure comprised in the original application in accordance with the Laws of the State of Maine, the Building Code of the City of Portland, plans and specifications, if any, submitted herewith, and the following specifications:*

Location 251 Commercial Street Ward 4 Within Fire Limits? Yes Dist. No. 1

Owner's or Lessee's name and address John Korn & Son, 251 Commercial St.

Contractor's name and address John H. Simonds Co., 12 Monument Sq. Tel. 5-5123

Plans filed as part of this amendment Yes No. of Sheets 1

Increased cost of work $50 Additional fee .25

Description of Proposed Work

To build one new outside brick chimney on westerly side of building in place of present 2-8" flue chimney, making it a 24x24 chimney as shown on plan - concrete foundation, 8" brick walls.

John Korn & Son
By John H. Simonds Co.

Signature of Owner By S. H. Simonds

Approved.

Chief of Fire Department.

Commissioner of Public Works.

Approved: 3/29/38

Inspector of Buildings.

INSPECTION COPY

File: Rept. 6710-I

November 8, 1937

John Kern & Sons,
901 Washington Avenue,
Portland, Maine

Gentlemen:

We are issuing today with a copy of this letter the building permit to John H. Simonds Company, the permit being in your name, to cover certain alterations in the building at 251 Commercial Street which you are to occupy.

Although not required by the Building Code, may I suggest to you the thorough consideration of the benefits which are likely to accrue from the installation of a standard automatic sprinkler system in this building. Finding out how much such an installation would cost and how this investment in security may be paid for, will cost nothing at any rate. Some business concerns are just beginning to realize not only the substantial saving in fire insurance rates produced by a sprinkler system, but also the incalculable security attained from the fact that with such a system the large losses occasioned by a discontinuance of business usually following a devastating fire are rendered practically impossible.

It is recommended that you provide some means of stopping the opening in the second floor which is to accommodate the new dumb waiter, either by the pay of doors in this opening or by enclosing the dumb waiter shaft with self-closing doors, all of this to prevent the travel of a possible fire from one story to the other. This is especially desirable if no sprinkler system is provided.

It is understood that the cooler tracks at the ceiling of the first story are to be supported upon the framing of the second story so that the allowable load per square foot to be superimposed upon the second floor will be the actual theoretical live load for which the second floor framing figures, less the load which the tracks are calculated to place upon this framing. Before the building is occupied, permanent signs should be painted upon or fastened to the walls in each story in a conspicuous place showing the allowable safe live load per square foot which may be placed upon each floor. Your designer should be consulted for the information to be placed upon these signs and this office will be glad to check those figures, if you so desire.

It is my understanding that there is already a boiler of some description in the cellar without any fire room enclosure. If this is true and the new heating plant is to be provided in the cellar, we cannot require a standard fire room enclosure for the new heating plant, although such a standard enclosure would be desirable, I should think, from your own standpoint and for your own protection. This becomes especially true if no sprinkler system is to be provided. If the heating plant, as I have heard intimated, is to be placed above

the cellar, the question as to whether or not the Building Code requires in such a case a standard fireproof heater room will have to be settled. Installation of this new heating plant will require a separate permit from this now issued and may only be issued to the person, firm or corporation actually installing the heating unit.

Very truly yours,

McD/H
CC: John K. Simonds Co.
12 Monument Square

Inspector of Buildings

GENERAL BUSINESS ZONE PERMIT

APPLICATION FOR PERMIT

Permit No. 1921

Class of Building or Type of Structure Mill Construction

NOV 8 1957

Portland, Maine, October 28, 1957

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

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

Location 251 Commercial Street Ward 4 Within Fire Limits yes Dist. No. 1

~~Owner's or~~ Lessee's name and address John Kern & Son, 901 Washington Ave. Telephone

Contractor's name and address John H. Simonds Co., 12 Monument Sq. Telephone 2-5125

Architect Plans filed yes No. of sheets 7

Proposed use of building Sausage Plant No. families

Other buildings on same lot

Estimated cost $ 10,000.

Fee $ 7.50

Description of Present Building to be Altered

Material brick No. stories 4&B Heat steam Style of roof flat Roofing T&G

Last use Warehouse No. families

General Description of New Work

To make alterations to entire building as per plans submitted

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

CERTIFICATE OF OCCUPANCY REQUIREMENT IS WAIVED.

Details of New Work

Height average grade to top of plate

Size, front depth No. stories Height average grade to highest point of roof

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

Material of foundation Thickness, top bottom

Material of underpinning Height Thickness

Kind of Roof Rise per foot Roof covering T&G 4 ply

No. of chimneys no Material of chimneys of lining

Kind of heat no change Type of fuel Is gas fitting involved?

Corner posts Sills Girt or ledger board? Size

Material columns under girders Size Max on centers

Studs (outside walls and carrying partitions) 2x4-16" O. C. Girders 6x8 or larger. Bridging in every floor and flat roof span over 8 feet. Sills and corner posts all one piece in cross section.

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

On centers: 1st floor, 2nd, 3rd, roof

Maximum span: 1st floor, 2nd, 3rd, roof

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

If a Garage

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

Total number commercial cars to be accommodated

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

Miscellaneous

Will above work require removal or disturbing of any shade tree on a public street? no

Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? yes

Signature of owner John Kern & Son
By John H. Simonds Co.
By S. W. Boudreau

INSPECTION COPY

Ward 4 Permit No. 37/1921 P

Location 251 Commercial St.

Owner John Kimball

Date of Permit 11/8/37

Notif. closing-in

Insp. closing-in

Final Notif.

Final INSPECTION NOT COMPLETED

Cert. of Occupancy issued

NOTES

11/15/37 - Work well under way. OCS

12/15/37 - Work progressing well. Partition down at second floor. Ceiling & walls are straight. OCS

1/5/38 - Roofers at left. Carpenters framing at right. Plastering well under way. Stairways & treads are in place. Brick & Brick work at Rear. Chimney & Fireplace work. Frame chimney not yet. OCS

1/12/38 - Walls & ceilings finished. OCS

Plaster & Brick work finished. Plastering not completed. Chimney not finished. Fireplace not finished. Stairs not finished. Plumbing & Electric work not finished. Boiler not in place. Chimney not finished. Brick house built in rear. OCS

7/24/38 - Fire escape not put on. Talk with Mr Powers about fire escape. Talked to Bernard on the 7/31/38 - Fire escape not put on. OCS

2/11/38 - Fire escape on and O.K. Heater room not completed. OCS

3/8/38 - Amendment in progress. Not started. Application not filed. No permit for occupancy. Put in by U.E. & Mus. Bldg.

Mr Bernard said

APPLICATION FOR PERMIT

Class of Building or Type of Structure _____ DEC 4 1936

Portland, Maine, December 3, 1936

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

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

Location 251 Commercial Street Ward 4 Within Fire Limits? yes Dist. No. 1

Owner's ~~or Lessee's~~ name and address Sawyer & Co., Inc. 251 Commercial St. Telephone _____

Contractor's name and address Owner Telephone 2-1971

Architect's name and address _____

Proposed use of building _____ No families _____

Other buildings on same lot _____

Plans filed as part of this application? _____ No of sheets _____

Estimated cost $ _____ Fee $ 1.00

Description of Present Building to be Altered

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

Last use _____ No. families _____

General Description of New Work

To install incinerator 4' in diameter, 8' high (former boiler) on concrete base in yard as shown on plan - to be connected to chimney in side wall of building
Heavy steel mesh to be provided in stack between boiler and chimney
(This is to burn tissue paper used in packing)

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

Details of New Work

Height average grade to top of plate _____

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

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

Material of foundation _____ Thickness, top _____ bottom _____

Material of underpinning _____ Height _____ Thickness _____

Kind of Roof _____ Rise per foot _____ Roof covering _____

No of chimneys _____ Material of chimneys _____ of lining _____

Kind of heat _____ Type of fuel _____ Is gas fitting involved? _____

Corner posts _____ Sills _____ Girt or ledger board? _____ Size _____

Material columns under girders _____ Size _____ Max. on centers _____

Studs (outside walls and carrying partitions) 2x4-16" O. C. Girders 6x8 or larger. Bridging in every floor and flat roof span over 8 feet Sills and corner posts all one piece in cross section.

Joists and rafters	1st floor _____	2nd _____	3rd _____	roof _____
On centers	1st floor _____	2nd _____	3rd _____	roof _____
Maximum span.	1st floor _____	2nd _____	3rd _____	roof _____

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

If a Garage

No. cars now accommodated on same lot _____ to be accommodated _____

Total number commercial cars to be accommodated _____

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

Miscellaneous

Will above work require removal or disturbing of any shade tree on a public street? no

Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? yes

Signature of owner Sawyer & Co. By Ray F. Sawyer

INSPECTION COPY

Ward 4 Permit No. 36/2094

Location 251 Commercial St.

Owner Sawyer & Co., Inc.

Date of permit 12/4/36.

Not closing-in

Inspn. closing-in

Final Notif.

Final Inspn: 1/30/37. CAB.

Cert. of Occupancy Issued None.

NOTES

1/8/37 Foundation for boiler not finished not protected. CAB.

1/16/37 Same. CAB.

1/30/37 Foreman said must as called for provided and that damper in fuel chute normally closed. CAB.

CITY OF PORTLAND

JOSEPH E. GRAY, JR.
DIRECTOR OF PLANNING
AND URBAN DEVELOPMENT

June 20, 1983

Dictar Associates II
P.O. Box 3679
Portland, Maine

Dear Sir:

Your application to construct a 56,000 sq. ft. building to be used for office to 20,000 sq. ft. parking garage and to remodel existing building, former Hannaford Bros. Bldg, and adding 1 level to this building, has been reviewed and a building permit is herewith issued subject to the following requirements:

Site Plan Review Requirements:

Bldg. Div:	None
Fire Dept:	None
P.W.D.:	None
Planning Div:	Close curb cut on Cross St. near Commercial St. (granite curb & matching material for sidewalk)

Fire and Building Code Requirements:

1. Sprinkler system shall be equipped with flow switches and zoned per floor. The activation of the sprinkler system will sound all the fire horns and be announced at a panel placed at the main entrance.

2. Internally lit exit signs and emergency lighting shall be provided for all exits and paths to reach same.

3. All doors involved in the means of egress shall be equipped with latch sets which shall open from the inside without use of keys, special knowledge, or ability, but by merely turning the usual knob or by pressure on a plate or lever.

389 CONGRESS STREET • PORTLAND, MAINE 04101 • TELEPHONE (207) 775-5451

4. All vertical openings (stairways) shall be enclosed with construction having a fire rating of at least two (2) hours including fire doors with self closers.

5. Section 111.7 of the building code states "If a structural analysis is required a certificate of design, signed by a licensed structural engineer, shall be filed with the building officer. This office is requiring such a certificate.

6. Wheel guards made of non-combustible material shall be placed wherever required. (Parking Garage).

7. Exhaust ducts or vents of air conditioning systems shall not discharge into stairways or elevator enclosures. Nor shall corridors serving as exit access be used as the return exhaust from air conditioned spaces through louvers or other devices in the doors or partitions enclosuring such air conditioned spaces, unless such passageways are equipped with approved smoke detectors to automatically stop the supply and exhaust fans and close the louvers, and such use is approved by the building official.

8. Stairways extending through roofs shall be enclosed in roof structures of fire resistance rated construction meeting the requirement of Section 1426.0.

If you have any questions on these requirements, please call this office.

Sincerely,

P. Samuel Hoffses
Chief of Inspection Services

PSH/ulb

APPLICATION FOR PERMIT

PERMIT ISSUED
JUN 21 1983
CITY of PORTLAND

B.O.C.A. USE GROUP .....

B.O.C.A. TYPE OF CONSTRUCTION 00599

ZONING LOCATION ..... PORTLAND, MAINE May 3, 1983

To the CHIEF 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 255-259 Commercial St, Corn. 1-25 Cross St, 458-480 Fore St. 38-F-9, 38-F-8, 38-F-1, 38-F-2 and 38-F-3

1. Owner's name and address Dictar Associates II - P.O. Box 3679, Portland 04104 ..... Fire District #1 ☐, #2 ☐
2. Lessee's name and address ..... Telephone 797-6241
3. Contractor's name and address Everett Dobson & Sons - 177 Gray Rd., Fal. P.O. Box 3679, Portland 04104 ..... Telephone 797-6241

Proposed use of building Office and Parking Garage ..... No. of sheets .....

Last use Commercial Rental Space ..... No. families .....

Material ..... No. stories ..... Heat ..... Style of roof ..... Roofing ..... No. families .....

Other buildings on same lot .....

Estimated contractural cost $ 2,269,130

FIELD INSPECTOR—Mr. ..... @ 775-5451

Appeal Fees $ .....

Base Fee ... 11,355.00

100.00 site plan fee credit .....

TOTAL $ 200.00

Site Plan Review.

To construct 56,000 sq ft. building to be used for offices and to 20,040 sq ft parking garage also to remodel existing building former Hannaford Bros. bldg. adding 1 level to building. as per plans. 17 sheets ofplans. (ISSUE PERMIT TO #1)

Stamp of Special Conditions

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

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*

BUILDING INSPECTION—PLAN EXAMINER .....

ZONING: .....

BUILDING CODE: .....

Fire Dept.: .....

Health Dept.: .....

Others: .....

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? .....

Signature of Applicant .....

Type Name of above David Bateman for Dictar Assoc. II ..... Phone # .....

1☐ 2☐ 3☐ 4☐

Other .....

and Address .....

10

FIELD INSPECTOR'S COPY APPLICANT'S COPY OFFICE FILE COPY

APPLICATION FOR PERMIT

PERMIT ISSUED
APR 27 1983
CITY of PORTLAND

B.O.C.A. USE GROUP .....

B.O.C.A. TYPE OF CONSTRUCTION .....00336.....

ZONING LOCATION ..... PORTLAND, MAINE April 1, 1983

To the CHIEF 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 .....260 Commerical Street

1. Owner's name and address .....Arekny Realty Group - same P. O. Box 1769 ..... Fire District #1 ☐ #2 ☐
2. Lessee's name and address Arejay Corp. same 04104 ..... Telephone 772-8668
3. Contractor's name and address Dictar Associates - Gray Rd. Falmouth ..... Telephone 772-8868

..... Telephone .....

Proposed use of building .....auto motive parts distribution..... No of sheets .....

Last use .....same..... No. families .....

Material ..... No. stories ..... Heat ..... Style of roof ..... No. families .....

Other buildings on same lot ..... Roofing .....

Estimated contractural cost $....11,600.....

FIELD INSPECTOR—Mr. .....

@ 775-5451

Appeal Fees	$ .....
Base Fee	70.00
Late Fee	.....
TOTAL	$ 70.00

To make alterations to interior and exterior of building as per plans.

send permit to # 2 P. O. Box 1768 04104

Stamp of Special Conditions

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

DETAILS OF NEW WORK

Is any plumbing involved in this work? ....no.... Is any electrical work involved in this work? ....no....

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*

BUILDING INSPECTION—PLAN EXAMINER .....

ZONING: .....

BUILDING CODE: .....

Fire Dept.: .....

Health Dept.: .....

Others: .....

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? .....

Signature of Applicant .....

Type Name Robert J Packer for Arejay Corp ..... Phone # ....none....

xx 1☐ 2☐ 3☐ 4☐

Other .....

and Address .....

3

FIELD INSPECTOR'S COPY APPLICANT'S COPY OFFICE FILE COPY

filmed

APPLICATION FOR PERMIT

DEPARTMENT OF BUILDING INSPECTIONS SERVICES

ELECTRICAL INSTALLATIONS

Date November 3, , 19 83
Receipt and Permit number B19561

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: 261 Commercial Street

OWNER'S NAME: Motor Supply Company ADDRESS: same 04101

	FEES
OUTLETS:	
Receptacles _____ Switches _____ Plugmold _____ ft. TOTAL _____	
FIXTURES: (number of)	
Incandescent _____ Flourescent _____ (not strip) TOTAL _____	
Strip Flourescent _____ ft.	
SERVICES:	
Overhead _____ Underground _____ Temporary _____ TOTAL amperes _____	
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) x	
Oil or Gas (by separate units) _____	5.00
Electric Under 20 kws _____ Over 20 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 Central Unit _____	
Separate Units (windows) _____	
Signs 20 sq. ft. and under _____	
Over 20 sq. ft. _____	
Swimming Pools Above Ground _____	
In Ground _____	
Fire/Burglar Alarms Residential _____	
Commercial _____	
Heavy Duty Outlets, 220 Volt (such as welders) 30 amps and under _____	
over 30 amps _____	
Circus, Fairs, etc. _____	
Alterations to wires _____	
Repairs after fire _____	
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)	
TOTAL AMOUNT DUE:	5.00

INSPECTION:

Will be ready on _____, 19__; or Will Call x

CONTRACTOR'S NAME: Maine Gas & Appliances, Inc.

ADDRESS: P. O. Box 1090, 36 Bridgton Rd., No. Pond, Me. 04062

TEL.: 892-6746

MASTER LICENSE NO.: _____

LIMITED LICENSE NO.: _____

SIGNATURE OF CONTRACTOR: Joseph H. Johnson Jr.
Maine Gas & Appliance, Inc.

INSPECTOR'S COPY — WHITE

OFFICE COPY — CANARY

CONTRACTOR'S COPY — GREEN

ELECTRICAL INSTALLATIONS

Permit Number 19561

Location 261 Carroll St.

Owner Motor Supply

Date of Permit 11-3-83

Final Inspection 12-29-83

By Inspector Reilly

Permit Application Register Page No. 14

INSPECTIONS: Service _____ by _____

Service called in _____

Closing-in _____ by _____

PROGRESS INSPECTIONS: 12-29-83 _____ / _____

_____ / _____ / _____

_____ / _____ / _____

_____ / _____ / _____

_____ / _____ / _____

_____ / _____ / _____

CODE
COMPLIANCE
COMPLETED
DATE 12-29-83

DATE: _____ **REMARKS:**

This was not main-bike, but separate units.

APPLICATION FOR PERMIT

DEPARTMENT OF BUILDING INSPECTIONS SERVICES

ELECTRICAL INSTALLATIONS

Date November 3, , 19 83
Receipt and Permit number B19561

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: 261 Commercial Street ADDRESS: same 04101

OWNER'S NAME: Motor Supply Company

	FEES
OUTLETS: Receptacles ____ Switches ____ Plugmold ____ ft. TOTAL ____	
FIXTURES: (number of) Incandescent ____ Flourescent ____ (not strip) TOTAL ____	
Strip Flourescent ____ ft.	
SERVICES: Overhead ____ Underground ____ Temporary ____ TOTAL amperes ____	
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:	5.00
Oil or Gas (by a main boiler) x	
Oil or Gas (by separate units) ____	
Electric Under 20 kws ____ Over 20 kws ____	
APPLIANCES: (number of) Ranges ____ Cook Tops ____ Wall Ovens ____ Dryers ____ Fans ____ Water Heaters ____ Disposals ____ Dishwashers ____ Compactors ____ Others (denote) ____	
TOTAL ____	
MISCELLANEOUS: (number of) Branch Panels ____	
Transformers ____	
Air Conditioners Central Unit ____	
Separate Units (windows) ____	
Signs 20 sq. ft. and under ____	
Over 20 sq. ft. ____	
Swimming Pools Above Ground ____	
In Ground ____	
Fire/Burglar Alarms Residential ____	
Commercial ____	
Heavy Duty Outlets, 220 Volt (such as welders) 30 amps and under ____	
over 30 amps ____	
Circus, Fairs, etc. ____	
Alterations to wires ____	
Repairs after fire ____	
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) ... TOTAL AMOUNT DUE:	5.00

INSPECTION:
Will be ready on ____, 19__; or Will Call x

CONTRACTOR'S NAME: Maine Gas & Appliances, Inc.
ADDRESS: P. O. Box 1090, 36 Bridgton Rd., No. Wind, Me. 04062
TEL.: 892-6746
MASTER LICENSE NO.: ____
LIMITED LICENSE NO.: ____

SIGNATURE OF CONTRACTOR:
Joseph A. Johnson Jr.
Maine Gas & Appliance, Inc.

INSPECTOR'S COPY — WHITE
OFFICE COPY — CANARY
CONTRACTOR'S COPY — GREEN

ELECTRICAL INSTALLATIONS—

Permit Number 19561

Location 261 Cowell St.

Owner Motor Supply

Date of Permit 11-3-83

Final Inspection 12-29-83

By Inspector Gibbs

Permit Application Register Page No 14

INSPECTIONS: Service _____ by _____

Service called in _____

Closing-in _____ by _____

PROGRESS INSPECTIONS: 12-29-83 _____ / _____

_____ / _____ / _____

_____ / _____ / _____

_____ / _____ / _____

_____ / _____ / _____

_____ / _____ / _____

CODE
COMPLIANCE
COMPLETED
12-29-83

DATE:	REMARKS:
	This was not main breaker, but separate units.

FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

0 1196

PERMIT ISSUED

NOV 3 1983

CITY of PORTLAND

Portland, Maine, November 3, 1983

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 261 Commercial St. Use of Building Auto. Parts No. Stories 2 New Building Existing " x

Name and address of owner of appliance Motor Supply Company - same 04101

Installer's name and address Maine Gas & Appliances, Inc. - P.O. Box 1090 Telephone 892-6746
36 Bridgton Rd., No. Wind., Me. 04062

General Description of Work

To install Gas Fired Heating System - Reznor

IF HEATER, OR POWER BOILER

Location of appliance Hung from ceiling Any burnable material in floor surface or beneath? none

If so, how protected? Kind of fuel? gas

Minimum distance to burnable material, from top of appliance or casing top of furnace 18"

From top of smoke pipe 6" From front of appliance N/A From sides or back of appliance 12"

Size of chimney flue 6" Other connections to same flue none

If gas fired, how vented? Type B Metlvent Rated maximum demand per hour 330,000 BTU'S

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

IF OIL BURNER

Name and type of burner Labelled by underwriters' laboratories?

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

Type of floor beneath burner Size of vent pipe

Location of oil storage Number and capacity of tanks

Low water shut off Make No.

Will all tanks be more than five feet from any flame? 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? 15.00

APPROVED:

Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? yes

CS 300

INSPECTION COPY

Signature of Installer Joseph H. Johnson Jr.
Maine Gas + Appliance, Inc

10 MA. NUGENT

Permit No. 1196

Location 261 Commercial St.

Owner Motor Supply Corp.

Date of permit 11-3-83

Approved

NOTES

CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION: 255-259 Commerical Street

Issued to Dictar Associates

Date of Issue September 12, 1984

This is to certify that the building, premises, or part thereof, at the above location, built—altered —changed as to use under Building Permit No. 83-599 has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES	APPROVED OCCUPANCY
6th Floor only	Offices

Limiting Conditions:

This certificate supersedes certificate issued

Approved: 9/27/84 (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.

CITY OF PORTLAND

JOSEPH E GRAY JR
DIRECTOR OF PLANNING
AND URBAN DEVELOPMENT

June 20, 1983

Dictar Associates II
P.O. Box 3679
Portland, Maine

Dear Sir:

Your application to construct a 56,000 sq. ft. building to be used for office to 20,000 sq. ft. parking garage and to remodel ex'sting building, former Hannaford Bros. Bldg, and adding 1 level to this building, has been reviewed and a building permit is herewith issued subject to the following requirements:

Site Plan Review Requirements.

Bldg. Div:	None
Fire Dept:	None
P.W.D.:	None
Planning Div:	Close curb cut on Cross St. near Commercial St. (granite curb & matching material for sidewalk)

Fire and Building Code Requirements·

1. Sprinkler system shall be equipped with flow switches and zoned per floor. The activation of the sprinkler system will sound all the fire horns and be announced at a panel placed at the main entrance.

2. Internally lit exit signs and emergency lighting shall be provided for all exits and paths to reach same.

3. All doors involved in the means of egress shall be equipped with latch sets which shall open from the inside without use of keys, special knowledge, or ability, but by merely turning the usual knob or by pressure on a plate or lever.

389 CONGRESS STREET • PORTLAND, MAINE 04101 • TELEPHONE (207) 775-5451

4. All vertical openings (stairways) shall be enclosed with construction having a fire rating of at least two (2) hours including fire doors with self closers.

5. Section 111.7 of the building code states "If a structural analysis is required a certificate of design, signed by a licensed structural engineer, shall be filed with the building officer. This officer requiring such a certificate.

6. Wheel guards made of non-combustible material shall be placed wherever required. (Parking Garage).

7. Exhaust ducts or vents of air conditioning systems shall not discharge into stairways or elevator enclosures. Nor shall corridors serving as exit access be used as the return exhaust from air conditioned spaces through louvers or other devices in the doors or partitions enclosuring such air conditioned spaces, unless such passageways are equipped with approved smoke detectors to automatically stop the supply and exhaust fans and close the louvers, and such use is approved by the building official.

8. Stairways extending through roofs shall be enclosed in roof structures of fire resistance rated construction meeting the requirement of Section 1426.0.

If you have any questions on these requirements, please call this office.

Sincerely,

P. Samuel Hoffses
Chief of Inspection Services

PSH/ulb

APPLICATION FOR PERMIT

PERMIT ISSUED
JUN 21 1983
CITY OF PORTLAND

B.O.C.A. USE GROUP .....

B.O.C.A. TYPE OF CONSTRUCTION 00599

ZONING LOCATION ..... PORTLAND, MAINE May 9, 1983

To the CHIEF 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 255-259 Commercial St. Corn. 1-25 Cross St., 468-480 Fore St. Fire District #1 ☐, #2 ☐
38-F-9, 38-F-8, 38-F-1, 38-F-2 and 38-F-3

1. Owner's name and address Dictar Associates II - P.O. Box 3679, Portland 04104 Telephone 797-6241
2. Lessee's name and address ..... Telephone .....
3. Contractor's name and address Everett Dobson & Sons - 177 Gray Rd., Fal. Telephone 797-6241
P.O. Box 3679, Portland 04104

No. of sheets .....

Proposed use of building Office and Parking Garage ..... No. families .....

Last use Commercial Rental Space ..... No. families .....

Material ..... No. stories ..... Heat ..... Style of roof ..... Roofing .....

Other buildings on same lot .....

Estimated contractural cost $ 2,269,130

Appeal Fees $ .....

FIELD INSPECTOR Mr ..... @ 775-5451

Base Fee $ 11,355.00

100.00 site plan fee credit

TOTAL $ 200.00 PA

Site Plan Review.
To construct 56,000 sq ft. building to be used for offices and to 20,040 sq ft parking garage also to remodel existing building former Hannaford Bros. bldg. adding 1 level to building. as per plans. 17 sheets of plans.
(ISSUE PERMIT TO #1)

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.

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*
BUILDING INSPECTION—PLAN EXAMINER	
ZONING	
BUILDING CODE	
Fire Dept.	
Health Dept	
Other	

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? .....

Signature of Applicant ..... Phone # .....

Type Name of above David Bateman for Dictar Assoc. II 1☒ 2☐ 3☐ 4☐

Other .....
and Address .....

PERMIT ISSUED
WITH LETTER

WHITE—INSPECTOR'S COPY APPLICANT'S COPY OFFICE FILE COPY

TO/MR. Nugent

NOTES

Permit 83/599
Location 258-259 Commercial St
Owner Anthony Lionetti
Date of permit 5-9-83
Approved 5-21-83
Dwelling
Garage Attach Parking Garage
Alteration

8/25/83 FOOTINGS POURED (IRVING & NUGENT) BEGINNING TO BRICK EXISTING STRUCTURE

6/14/84 SENT LETTER explaining NO C of O WILL be ISSUED UNTIL QUESTION ON ramp AT FIRE ST. IS resolved

7/3/84 TEMP C/O ON GARAGE (2 FLOORS) ISSUED

7/13/84 OK FOR C/O FOR OFFICES AND COMMERCIAL COMMON AREAS ON FLOORS 1 THRU 4 ONLY CONDITIONAL ON LANDSCAPING BEING COMPLETED AND APPROVED

8/21/84 OK FOR C/O 5TH FLOOR

9/11/84 OK FOR C/O 6TH FLOOR

CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION 261 Commercial Street

Issued to Victor Supply Co.

Date of Issue November 29, 1984

This is to certify that the building, premises, or part thereof, at the above location, built—altered —changed as to use under Building Permit No. 83-2233, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES	APPROVED OCCUPANCY
Entire	Garage

Limiting Conditions.

This certificate supersedes certificate issued

Approved: 11/3/84

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.

CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION

Issued to Dictar Associates

261 Commercial Street

Date of Issue August 23, 1984

This is to certify that the building, premises, or part thereof, at the above location, built—altered —changed as to use under Building Permit No. 83-599, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below

PORTION OF BUILDING OR PREMISES	APPROVED OCCUPANCY
5th Floor Only	Offices

Limiting Conditions

This certificate supersedes certificate issued

Approved: 8/24/84 (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

CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION 255-259 Comerical Street

Issued to Dictar Associates

Date of Issue July 16, 1984

This is to certify that the building, premises, or part thereof, at the above location, built—altered —changed as to use under Building Permit No. 83-599, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES	APPROVED OCCUPANCY
Offices and common area on Floors 1 thru 4 only	Offices

Limiting Conditions: Conditional on landscaping beind completed and approved

This certificate supersedes certificate issued

Approved: 7/16/84 (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.

CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION

Issued to Dictar Associates

Date of Issue 7-3-84

This is to certify that the building, premises, or part thereof, at the above location, built—altered —changed as to use under Building Permit No. 83/599, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES	APPROVED OCCUPANCY
454-466 Fore St. 1st+@2nd floors	PARTIAL/TEMPORARY Parking Garage

Limiting Conditions

3rd or top level not to be used until final approval has been given by this office and Public Works . Union St. sidewalks must be approved by this office and Public Works.

This certificate supersedes
certificate issued

Approved:
7/2/84 (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.