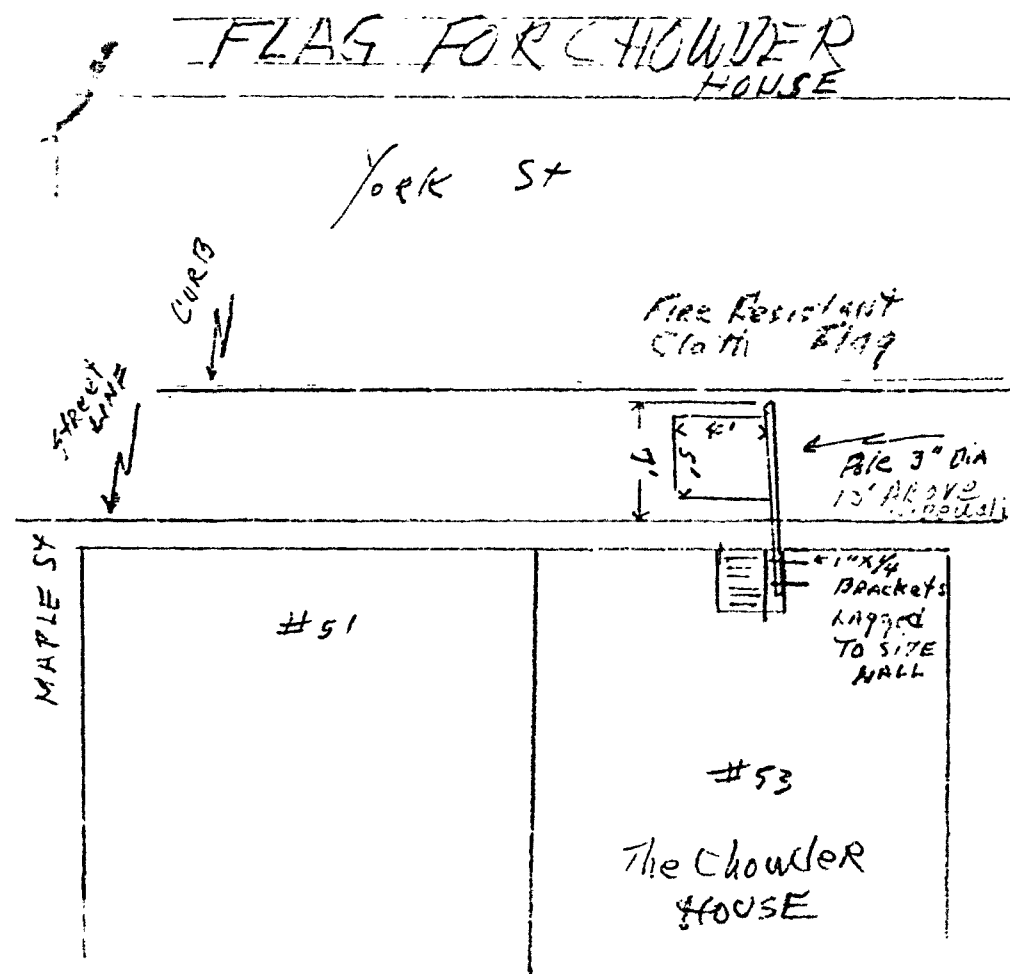


53 YORK STREET

# LOCATION

CITY OF  
DEPARTMENT OF

[illegible]



RECEIVED  
MAY 17 1978  
DEPT. OF BLDG. INSP.  
CITY OF PORTLAND



# APPLICATION FOR PERMIT

B.O.C.A. USE GROUP

B.O.C.A. TYPE OF CONSTRUCTION

ZONING LOCATION T-2-B PORTLAND, MAINE, May 17, 1978

0 0469

PERMIT ISSUED

JUN 6 1978

CITY OF PORTLAND

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

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

LOCATION 53 York St. Fire District #1 ☐ #2 ☐  
1. Owner's name and address The Chowder House same Telephone 775-0182  
2. Lessee's name and address Telephone  
3. Contractor's name and address OWNER Telephone  
4. Architect Specifications Plans No. of sheets  
Proposed use of building restaurant No. families  
Last use No. families  
Material No. stories Heat Style of roof Roofing  
Other buildings on same lot  
Estimated contractual cost \$ 5.00 Fee \$ 5.00

FIELD INSPECTOR—Mr.

GENERAL DESCRIPTION

This application is for:

@ 775-5451

Ext. 234

To erect 4'x5' cloth banner- fire resistant as per plan

Dwelling

Garage

Masonry Bldg.

Metal Bldg.

Alterations

Demolitions

Change of Use

Other

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

MISCELLANEOUS

BUILDING INSPECTION—PLAN EXAMINER

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

ZONING: O.K. M.C. 5/18/78

BUILDING CODE: 015.2.8 6/6/78

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

Fire Dept.:

Health Dept.:

Others:

Signature of Applicant

Phone #

Type Name of above

Francis Connolly

1 ☐ 2 ☐ 3 ☐ 4 ☐

Other and Address

FIELD INSPECTOR'S COPY

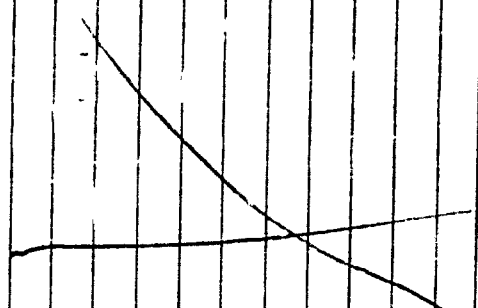
Council approved  
6/5/78



Permit No. 78/0469  
Location 53 C. J. H. H.  
Owner Ch. J. H. H.  
Date of permit 5-17-78  
Approved 6-6-78

NOTES

6-7-78 Banner up - Council  
9/1/78 Approval - [Signature]





APPLICATION FOR PERMIT  
DEPARTMENT OF BUILDING INSPECTIONS SERVICES  
ELECTRICAL INSTALLATIONS

Date April 27, 19 78  
Receipt and Permit number A 10639

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: 53 York St.  
OWNER'S NAME: Frances Conley ADDRESS: 51 same

OUTLETS: (number of) xx32xx 1-30

	FEES
Lights	
Receptacles	
Switches	
Plugmold	(number of feet) <u>3.00</u>
TOTAL	

FIXTURES: (number of)

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

SERVICES:

Permanent, total amperes	
Temporary	

METERS: (number of) \_\_\_\_\_

MOTORS: (number of)

Fractional	
1 HP or over	

RESIDENTIAL HEATING:

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

COMMERCIAL OR INDUSTRIAL HEATING:

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

APPLIANCES: (number of)

	x		
Ranges		Water Heaters	
Cook Tops		Disposals	
Wall Ovens		Dishwashers	
Dryers		Compactors	
Fans		Others (denote)	
TOTAL			<u>1.50</u>

MISCELLANEOUS: (number of)

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

INSTALLATION FEE DUE: \_\_\_\_\_  
DOUBLE FEE DUE: \_\_\_\_\_  
FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT \_\_\_\_\_  
FOR REMOVAL OF A "STOP ORDER" (304-16.b) \_\_\_\_\_  
FOR PERFORMING WORK WITHOUT A PERMIT (304-9) \_\_\_\_\_  
TOTAL AMOUNT DUE: 3.50

INSPECTION: Will be ready on ready, 19 78; or Will Call \_\_\_\_\_

CONTRACTOR'S NAME: Marino Electric  
ADDRESS: 58 Tart Ave.  
TEL.: \_\_\_\_\_

MASTER LICENSE NO.: 2299

LIMITED LICENSE NO.: \_\_\_\_\_

SIGNATURE OF CONTRACTOR:

a j Marino

INSPECTOR'S COPY

### ELECTRICAL INSTALLATIONS.—

Permit Number 10639

Location 53 1/2 Rk St

Owner FRANCES CONLEY

Date of permit - 4-27-78

Fin. section 4-28-75

By Inspector HERBERT

Permit Application Register Page No 137

[illegible]

REMARKS:



CITY OF PORTLAND, MAINE  
Department of Building Inspection

## Certificate of Occupancy

Issued to **J. E. McBrady & Sons, Inc.**

LOCATION

**53 York Street**

Date of Issue **Dec. 20, 1977**

~~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. **77/514**, 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

**Left hand side of Building**

APPROVED OCCUPANCY

**Restaurant**

Limiting Conditions:

This certificate supersedes  
certificate issued

Approved:

**12-20-77**

(Date)

Inspector

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.

Inspector of Buildings

ROUTING SLIP FROM:  
DEPARTMENT OF BUILDING AND INSPECTION SERVICES

ADDRESS 53 York Street

Date 6/13/77

☒ FIRE DEPARTMENT

PLANNING BOARD

RENEWAL

MAINE WAY

PUBLIC WORKS

HEALTH

OTHERS

APPROVED

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

SPECIAL COMMENTS:

KEEP SECOND COPY AND RETURN ORIGINAL TO BUILDING & INSPECTIONS



53 York Street

June 21, 1977

J. E. McBrady & Sons, Inc.  
51 York Street  
Portland ME 04111

cc: Fire Department

Gentlemen

A permit is issued herewith for a change of use at the above location from saloon and warehouse storage to restaurant, as per plans, subject to the following Fire Department and Building Code requirements.

The Fire Department requirements are as follows:

1. All exit doors to open in the direction of exit travel.
2. All exit doors are to be equipped with antipanic hardware.
3. It is necessary to provide illuminated exit signs over all exit doors and paths leading to same.
4. Provide emergency lighting throughout.
5. Provide extinguishers of suitable rating throughout the kitchen and dining room areas, subject to the approval of the Fire Department.
6. Provide a seating capacity sign at the main entrance.
7. The kitchen is to be enclosed with a one-hour firewall and all doors leading to and from the kitchen area are to be 1-3/4" solid woodcore fire doors and must be provided with self-closers, or be of the doubleswing hinge type.

The Building Code requires that white lights be provided outside of the exit doors so that a person exiting from the lighted interior will not plunge through an exit door into the darkness. The white light and the exit light are to be on the same circuit.

It is the understanding of this Department that restrooms will be located in the basement; if they are to be located elsewhere, please so advise this Department.

J.E.McBrady & Sons, Inc.    53 York St.    6/21/77

-2-

Separate permits are required for the installation of the cooking appliances, hoods if any, Exhalaters, etc. These are to be applied for before the work is start.

Very truly yours

Earle S. Smith  
Plan Examiner

ESS:cm

Encl



## CITY OF PORTLAND

JOSEPH E. McDONOUGH  
FIRE CHIEF

June 20, 1977

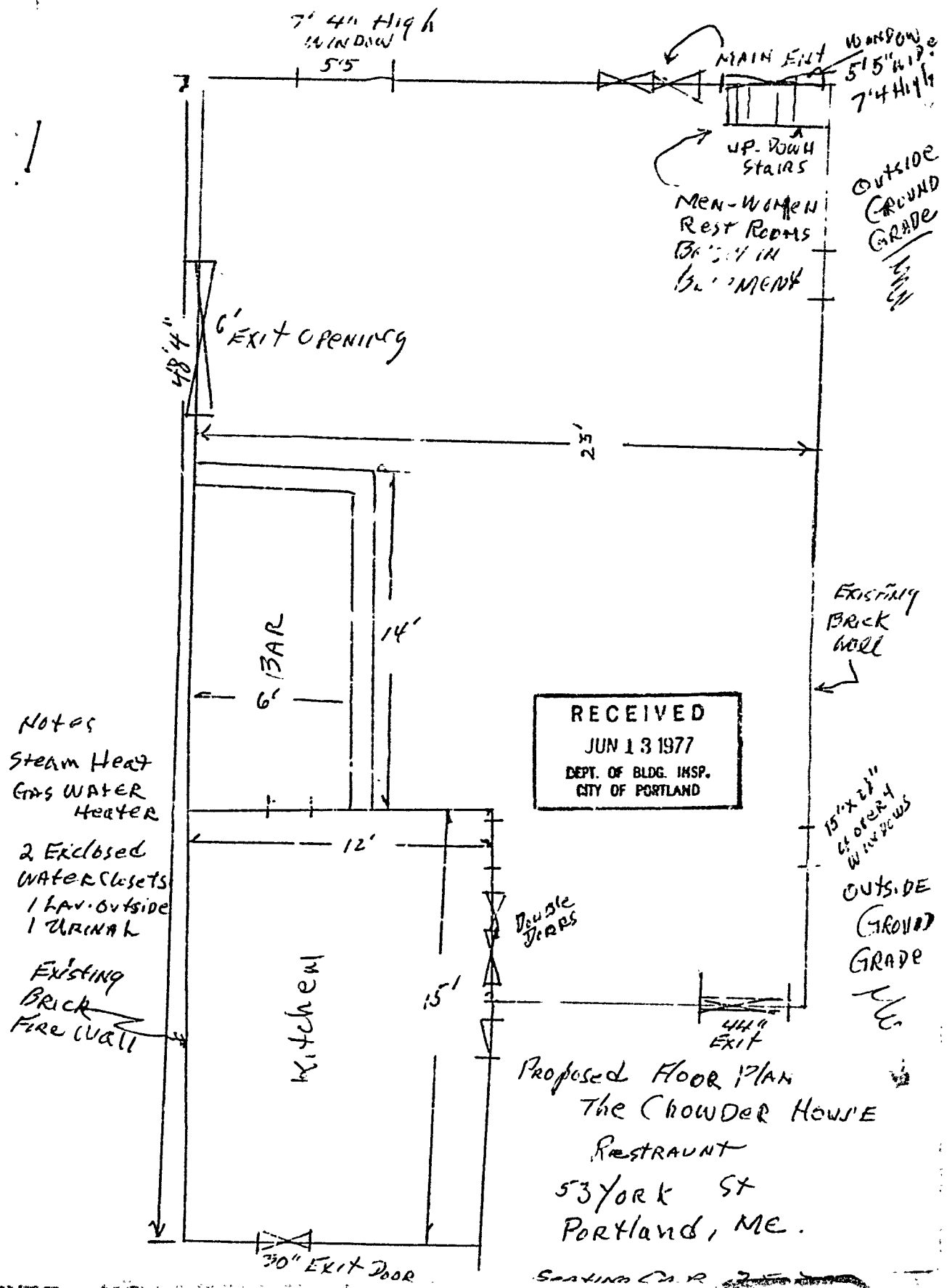
TO: Building Inspector

FROM: Fire Prevention Bureau

SUBJECT: The Chowder House, 53 York Street

Approved with the following provisions:

1. All exit doors to open in the direction of exit travel.
2. All exit doors to have panic hardware.
3. Provide illuminated exit signs over all exit doors and paths leading to same.
4. Provide emergency lighting throughout.
5. Provide extinguishers of suitable rating throughout kitchen and dining areas.
6. Provide a seating capacity sign at main entrance.
7. Kitchen to be enclosed with a 1 hour fire wall.  
All doors leading to and from kitchen area to be 1 $\frac{3}{4}$ " thick, solid core or metal, and must be provided with self closers, or be of the double swing hinge type.



## APPLICATION FOR PERMIT

PERMIT ISSUED

B.O.C.A. USE GROUP ..... 0514 .....  
B.O.C.A. TYPE OF CONSTRUCTION .....  
ZONING LOCATION 1-213 PORTLAND, MAINE, June 13, 1977

JUN 22 1977

CITY of PORTLAND

To the DIRECTOR OF BUILDING &amp; 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: 53 York St. ..... Fire District #1 ☐ #2 ☐  
1. Owner's name and address J. E. McBrady & Sons Inc. - 51 York St. Telephone 775-0182  
2. Lessee's name and address ..... Telephone .....  
3. Contractor's name and address Owner ..... Telephone .....  
4. Architect ..... Specifications ..... Plans ..... No. of sheets .....  
Proposed use of building Restaurant ..... No. families .....  
Last use Saloon & Warehouse storage ..... No. families .....  
Material ..... No. stories ..... Heat ..... Style of roof ..... Roofing .....  
Other buildings on same lot ..... Fee \$ 5.00  
Estimated contractual cost \$ 500 .....

FIELD INSPECTOR—Mr. Marge ..... GENERAL DESCRIPTION

This application is for: @ 775-5451

Dwelling ..... Ext. 234

Garage ..... Permit to make alterations to be used as

Masonry Bldg. .... restaurant as per plans. 2 sheets of plans.

Metal Bldg. .... Stamp of Special Conditions

Alterations ..... PERMIT ISSUED

Demolitions ..... WITH LETTER

Change of Use ..... Restaurant

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

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

PERMIT IS TO BE ISSUED TO 1 ☒ 2 ☐ 3 ☐ 4 ☐

Other: .....

## DETAILS OF NEW WORK

Is any plumbing involved in this work? ..... Is any electrical work involved in this work? .....  
Is connection to be made to public sewer? ..... If not, what is proposed for sewage? .....  
Has septic tank notice been sent? ..... Form notice sent? .....  
Height average grade to top of plate ..... Height average grade to highest point of roof .....  
Size, front ..... depth ..... No. stories ..... solid or filled land? ..... earth or rock? .....  
Material of foundation ..... Thickness, top ..... bottom ..... cellar .....  
Kind of roof ..... Rise per foot ..... Roof covering .....  
No. of chimneys ..... Material of chimneys ..... of lining ..... Kind of heat ..... fuel .....  
Framing Lumber—Kind ..... Dressed or full size? ..... Corner posts ..... Sills .....  
Size Girder ..... Columns under girders ..... Size ..... Max. on centers .....  
Studs (outside walls and carrying partitions) 2x4-16" O. C. Bridging in every floor and flat roof span over 8 feet.  
Joists and rafters: 1st floor ..... 2nd ..... 3rd ..... roof .....  
On centers: 1st floor ..... 2nd ..... 3rd ..... roof .....  
Maximum span: 1st floor ..... 2nd ..... 3rd ..... roof .....  
If one story building with masonry walls, thickness of walls? ..... height? .....

## IF A GARAGE

No. cars now accommodated on same lot ....., to be accommodated ... number commercial cars to be accommodated ...  
Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? .....

## APPROVALS BY:

DATE

## MISCELLANEOUS

BUILDING INSPECTION—PLAN EXAMINER

ZONING: O.K. Made 6/13/77BUILDING CODE: O.K. 6/22/77Fire Dept.: St. James 6/22/77

Health Dept.: .....

Others: .....

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

Francis Connolly

Phone # same

Type Name of above

Francis Connolly

1 ☒ 2 ☐ 3 ☐ 4 ☐

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

FIELD INSPECTOR'S COPY



NOTES

6-12-77 WAS AT THIS location several weeks ago  
 when they were cleaning out area - in 8  
 7-1-77 Still cleaning out - in 8  
 8-15-77 Still working - repainting front exterior  
 9-16-77 Work going slow - still working on front - in 8  
 11-14-77 HAS Kitchen area & Sheet Packed & Sold  
 box - needs to fire retard the shingles - in 8  
 12-19-77 Completed - will wait for  
 seating arrangement & exit doors to be  
 completed - in 8  
 12-20-77 tables up - in 8  
 plumbing in SP & attic -  
 Fire prevention fixed gas ok -  
 1589 C.R.



1514

6-13-77

Mr. Grady 9-10-77

Permit

Approved

6-13-77

change of use  
 to restaurant

Portland,.....July 10, 1923.....192

INSPECTOR OF BUILDINGS:

The undersigned applies for a permit to alter the following described building:

Location 53 York Street Ward 5 in fire limits? yes

Name of Owner or Lessee Abraham Bernsein Address Fidelity Bldg

" " Contractor E. H. Winn " 4 Thomas St. S.

" " Architect                      "                     

" " Material of Roofing tar & gravel

" " Contractor..... " .....  
 " " Architect.....  
 Material of Building is.....brick..... Style of Roof.....flat..... Material of Roofing.....tar gravel  
 Size of Building is.....40ft.....feet long:.....40ft.....feet wide. No. of Stories.....3  
 Cellar Wall is constructed of.....stone.....is.....inches wide on bottom and batters to.....inches on top.  
 Underpinning is.....brick.....is.....inches thick; is.....feet in height.  
 Height of Building.....35ft.....Wall, if Brick; 1st.....2d.....3d.....4th.....5th.....  
 What was Building last used for?.....store & tenement.....No. of families?.....4  
 What will Building now be used for?.....store & tenement.....  
 .. of Proposed Work

Put in partition in first floor (this bldg to be used for storage of lubricants)  
all to comply with the building ordinance

Estimated Cost \$.35.

Size of Extension, No. of feet long?.....; No. of feet wide?.....; No. of feet high above sidewalk?.....  
 No. of Stories high?.....; Style of Roof?.....: Material of Roofing?.....  
 Of what material will the Extension be built?.....Foundation?.....  
 If of Brick, what will be the thickness of External Walls?.....inches; and Party Walls.....inches.  
 How will the extension be occupied?.....How connected with Main Building?.....

**When Moved, Raised or Built Upon**

No. of Stories in height when Moved, Raised, or Built upon?.....Proposed Foundations.....

No. of feet high from level of ground to highest part of Roof to be?.....Party Walls.....

How many feet will the External Walls be increased in height?.....

Will an opening be made in the Party or External Walls?.....in.....Story.  
Size of the opening?.....How protected?.....  
How will the remaining portion of the wall be supported?.....  
Signature of Owner or *Rolando M. Dyer*

**Signature of Owner or  
Authorized Representative**

**Address**

PERMIT MUST BE OBTAINED BEFORE BEGINNING WORK

53 York St.



Application for Permit for Alterations

PERMIT GRANTED

July 10 1923

Permit filled out by.....

Permit number.....

Location..... 53 York

FINAL REPORT

Has the work been completed in accordance with this application and plans filed and approved?.....

Law been violated?.....Doc. No. .... of 192.....

Nature of violation?.....

.....

Violation removed, when?..... 192.....

Estimated cost of alterations, etc., \$.....

Inspector of Buildings.

WORK SHALL BE RESUMED BEFORE BEGINNING WORK

IF EXCEEDED ON 2nd 2nd

Must be signed by Inspector of Buildings

Inspection Services  
Samuel P. Hoffses  
Chief



Planning and Urban Development  
Joseph E. Gray Jr.  
Director

CITY OF PORTLAND

March 4, 1991

RE: 53 York Street

Jock Corp.  
d/b/a Sport's Action  
53 York Street  
Portland, Maine 04101

Dear Sirs:

During a recent health inspection I observed many electrical violations. Upon return to the office, I notified Mr. Borglund, City Electrical Inspector, of the potential hazard.

Mr. Borglund agrees that the business is literally wired with flexible cord. Extension cords should not be connected at or near the service panel either.

Please hire a master electrician and have the situation corrected within 30 days so that your license may be issued.

Sincerely,

A handwritten signature in dark ink, appearing to read "Mark Mitchell", with a stylized flourish at the end.

Mark Mitchell  
Code Enforcement Officer

/el

cc: Samuel P. Hoffses, Chief of Inspection Services  
Wallace Garroway, Fire Prevention Bureau  
Sven Borglund, Chief Electrical Inspector

Permit # 912705 City of Portland BUILDING PERMIT APPLICATION Fee \$25. Zone \_\_\_\_\_ Map # \_\_\_\_\_ Lot# \_\_\_\_\_  
Please fill out any part which applies to job. Proper plans must accompany form.

Owner: Francis Connolly Phone # 774-6545  
Address: 53 Whitney Ave; Ptld. ME 04102  
LOCATION OF CONSTRUCTION 53 York St. (The Sports Action)  
Contractor: owner Sub: \_\_\_\_\_  
Address: \_\_\_\_\_ Phone # \_\_\_\_\_  
Est. Construction Cost: \$500. Proposed Use: commercial w rail  
Past Use: commercial  
# of Existing Res. Units \_\_\_\_\_ # of New Res. Units \_\_\_\_\_  
Building Dimensions L \_\_\_\_\_ W \_\_\_\_\_ Total Sq. Ft. \_\_\_\_\_  
# Stories: \_\_\_\_\_ # Bedrooms \_\_\_\_\_ Lot Size: \_\_\_\_\_  
Is Proposed Use: Seasonal \_\_\_\_\_ Condominium \_\_\_\_\_ Conversion \_\_\_\_\_  
Explain Conversion construct a railing

For Official Use Only		PERMIT ISSUED	
Date: <u>6/5/91</u>	Subdivision: _____	Name: _____	Lot: <u>JUN 13 1991</u>
Inside Fire Limits: _____	Bldg Code: _____	Ownership: _____	Public _____ Private _____
Time Limit: _____	Estimated Cost: <u>\$500.</u>	CITY OF PORTLAND	
Zoning: <u>I-2b</u>			
Street Frontage Provided: _____ Back _____ Side _____			
Provided Setbacks: Front _____ Back _____ Side _____			
Review Required:			
Zoning Board Approval: Yes _____ No _____ Date: _____			
Planning Board Approval: Yes _____ No _____ Date: _____			
Conditional Use: _____ Variance _____ Site Plan _____ Subdivision _____			
Shoreland Zoning Yes _____ No _____ Floodplain Yes _____ No _____			
Special Exception _____			
Other (Explain) <u>WJA</u> <u>6-12-91</u>			

Foundation: 228-0212; call for pickup  
1. Type of Soil: \_\_\_\_\_  
2. Set Backs - Front \_\_\_\_\_ Rear \_\_\_\_\_ Side(s) \_\_\_\_\_  
3. Footings Size: \_\_\_\_\_  
4. Foundation Size: \_\_\_\_\_  
5. Other \_\_\_\_\_

Floor: \_\_\_\_\_ Sills must be anchored.  
1. Sills Size: \_\_\_\_\_  
2. Girder Size: \_\_\_\_\_  
3. Lally Column Spacing: \_\_\_\_\_ Size: \_\_\_\_\_ Spacing 16" O.C.  
4. Joists Size: \_\_\_\_\_ Size: \_\_\_\_\_  
5. Bridging Type: \_\_\_\_\_ Size: \_\_\_\_\_  
6. Floor Sheathing Type: \_\_\_\_\_ Size: \_\_\_\_\_  
7. Other Material: \_\_\_\_\_

Exterior Walls: \_\_\_\_\_  
1. Studding Size \_\_\_\_\_ Spacing \_\_\_\_\_  
2. No. windows \_\_\_\_\_  
3. No. Doors \_\_\_\_\_  
4. Header Sizes \_\_\_\_\_ Span(s) \_\_\_\_\_  
5. Bracing: Yes \_\_\_\_\_ No \_\_\_\_\_  
6. Corner Posts Size \_\_\_\_\_ Size \_\_\_\_\_  
7. Insulation Type \_\_\_\_\_ Size \_\_\_\_\_  
8. Sheathing Type \_\_\_\_\_ Size \_\_\_\_\_  
9. Cladding Type \_\_\_\_\_ Weather Exposure \_\_\_\_\_  
10. Masonry Materials \_\_\_\_\_  
11. Metal Materials \_\_\_\_\_

Interior Walls: \_\_\_\_\_  
1. Studding Size \_\_\_\_\_ Spacing \_\_\_\_\_  
2. Header Sizes \_\_\_\_\_ Span(s) \_\_\_\_\_  
3. Wall Covering Type \_\_\_\_\_  
4. Fire Wall if required \_\_\_\_\_  
5. Other Materials \_\_\_\_\_

Ceiling: \_\_\_\_\_  
1. Ceiling Joists Size: \_\_\_\_\_ Spacing \_\_\_\_\_  
2. Ceiling Strapping Size \_\_\_\_\_ Spacing \_\_\_\_\_  
3. Type Ceiling \_\_\_\_\_ Size \_\_\_\_\_  
4. Insulation \_\_\_\_\_  
5. Ceiling Height \_\_\_\_\_  
Roof: \_\_\_\_\_  
1. Truss or rafter Siz \_\_\_\_\_ Span \_\_\_\_\_  
2. Sheathing \_\_\_\_\_ Size \_\_\_\_\_  
3. Roof Covering Type \_\_\_\_\_  
Chimneys: \_\_\_\_\_  
Type: \_\_\_\_\_ Number of Fire Places \_\_\_\_\_  
Heating: \_\_\_\_\_  
Type of Heat: \_\_\_\_\_  
Electrical: \_\_\_\_\_  
Service Entrance Size: \_\_\_\_\_ Smoke Detector Required Yes \_\_\_\_\_ No \_\_\_\_\_  
Plumbing: \_\_\_\_\_  
1. Approval of soil test if required Yes \_\_\_\_\_ No \_\_\_\_\_  
2. No. of Tubs or Showers \_\_\_\_\_  
3. No. of Flushes \_\_\_\_\_  
4. No. of Lavatories \_\_\_\_\_  
5. No. of Other Fixtures \_\_\_\_\_  
Swimming Pools: \_\_\_\_\_  
1. Type: \_\_\_\_\_ x \_\_\_\_\_ Square Footage \_\_\_\_\_  
2. Pool Size: \_\_\_\_\_  
3. Must conform to National Electrical Code and State Law.

Permit Received By Louise E. Chase  
Signature of Applicant WITH PERMIT ISSUED Date 6/5/91  
Signature of City Engineer WITH PERMIT ISSUED Date \_\_\_\_\_  
Section Dates \_\_\_\_\_

White-Tax Assessor Yellow-GPCOG White Tag -CEO 110 © Copyright GPCOG 1938 MR. MITCHELL



912705 912705  
Permit # \_\_\_\_\_ City of \_\_\_\_\_ BUILDING PERMIT APPLICATION Fee \_\_\_\_\_ Zone \_\_\_\_\_ Map # \_\_\_\_\_ Lot# \_\_\_\_\_  
Please fill out any part which applies to job. Proper plans must accompany form.

Owner: Francis Connelly Phone # 771-3515  
Address: 53 1/2 1st Ave. 2nd Fl. Portland, ME 04101  
LOCATION OF CONSTRUCTION 53 1/2 1st St. (The Courts Action)  
Contractor: John Sub: \_\_\_\_\_  
Address: \_\_\_\_\_ Phone # \_\_\_\_\_  
Est. Construction Cost: 5500 Proposed Use: Commercial - Office  
Past Use: Commercial  
# of Existing Res. Units \_\_\_\_\_ # of New Res. Units \_\_\_\_\_  
Building Dimensions L \_\_\_\_\_ W \_\_\_\_\_ Total Sq. Ft. \_\_\_\_\_  
# Stories: \_\_\_\_\_ # Bedrooms \_\_\_\_\_ Lot Size: \_\_\_\_\_  
Is Proposed Use: Seasonal \_\_\_\_\_ Condominium \_\_\_\_\_ Conversion \_\_\_\_\_  
Explain Conversion convert a ceiling

For Official Use Only	
Date <u>5/15/91</u>	Subdivision: _____
Inside Fire Limits _____	Name <u>JUN 13 1991</u>
Bldg Code _____	Lot _____
Time Limit _____	Ownership: _____
Estimated Cost <u>5500</u>	<b>CITY OF PORTLAND</b>

Foundation: P28-0212, call  
1. Type of Soil: \_\_\_\_\_  
2. Set Backs - Front \_\_\_\_\_ Rear \_\_\_\_\_ Side(s) for pickup  
3. Footings Size: \_\_\_\_\_  
4. Foundation Size: \_\_\_\_\_  
5. Other \_\_\_\_\_

Floor: \_\_\_\_\_  
1. Sills Size: \_\_\_\_\_ Sills must be anchored.  
2. Girder Size: \_\_\_\_\_  
3. Lally Column Spacing: \_\_\_\_\_ Size: \_\_\_\_\_  
4. Joists Size: \_\_\_\_\_ Spacing 16" O.C.  
5. Bridging Type: \_\_\_\_\_ Size: \_\_\_\_\_  
6. Floor Sheathing Type: \_\_\_\_\_ Size: \_\_\_\_\_  
7. Other Material: \_\_\_\_\_

Exterior Walls: \_\_\_\_\_  
1. Studding Size \_\_\_\_\_ Spacing \_\_\_\_\_  
2. No. windows \_\_\_\_\_  
3. No. Doors \_\_\_\_\_  
4. Header Sizes \_\_\_\_\_ Span(s) \_\_\_\_\_  
5. Bracing: Yes \_\_\_\_\_ No \_\_\_\_\_  
6. Corner Posts Size \_\_\_\_\_  
7. Insulation Type \_\_\_\_\_ Size \_\_\_\_\_  
8. Sheathing Type \_\_\_\_\_ Size \_\_\_\_\_  
9. Siding Type \_\_\_\_\_ Weather Exposure \_\_\_\_\_  
10. Masonry Materials \_\_\_\_\_  
11. Metal Materials \_\_\_\_\_

Interior Walls: \_\_\_\_\_  
1. Studding Size \_\_\_\_\_ Spacing \_\_\_\_\_  
2. Header Sizes \_\_\_\_\_ Span(s) \_\_\_\_\_  
3. Wall Covering Type \_\_\_\_\_  
4. Fire Wall if required \_\_\_\_\_  
5. Other Materials \_\_\_\_\_

Review Required: \_\_\_\_\_  
Zoning Board Approval: Yes \_\_\_\_\_ No \_\_\_\_\_ Date: \_\_\_\_\_  
Planning Board Approval: Yes \_\_\_\_\_ No \_\_\_\_\_ Date: \_\_\_\_\_  
Conditional Use: \_\_\_\_\_ Variance \_\_\_\_\_ Site Plan \_\_\_\_\_ Subdivision \_\_\_\_\_  
Shoreland Zoning Yes \_\_\_\_\_ No \_\_\_\_\_ Floodplain Yes \_\_\_\_\_ No \_\_\_\_\_  
Special Exception \_\_\_\_\_  
Other (Explain) WON  
Ceiling: \_\_\_\_\_  
1. Ceiling Joists Size: \_\_\_\_\_ Spacing \_\_\_\_\_  
2. Ceiling Strapping Size \_\_\_\_\_  
3. Type Ceilings: \_\_\_\_\_  
4. Insulation Type \_\_\_\_\_ Size \_\_\_\_\_  
5. Ceiling Height: \_\_\_\_\_  
Roof: \_\_\_\_\_  
1. Truss or Rafter Size \_\_\_\_\_ Span \_\_\_\_\_  
2. Sheathing Type \_\_\_\_\_ Size \_\_\_\_\_  
3. Roof Covering Type \_\_\_\_\_  
Chimneys: \_\_\_\_\_  
Type: \_\_\_\_\_ Number of Fire Places \_\_\_\_\_  
Heating: \_\_\_\_\_  
Type of Heat: \_\_\_\_\_  
Electrical: \_\_\_\_\_  
Service Entrance Size: \_\_\_\_\_ Smoke Detector Required Yes \_\_\_\_\_ No \_\_\_\_\_  
Plumbing: \_\_\_\_\_  
1. Approval of soil test if required Yes \_\_\_\_\_ No \_\_\_\_\_  
2. No. of Tubs or Showers \_\_\_\_\_  
3. No. of Flushes \_\_\_\_\_  
4. No. of Lavatories \_\_\_\_\_  
5. No. of Other Fixtures \_\_\_\_\_  
Swimming Pools: \_\_\_\_\_  
1. Type: \_\_\_\_\_  
2. Pool Size: \_\_\_\_\_ x \_\_\_\_\_ Square Footage \_\_\_\_\_  
3. Must conform to International Electrical Code and State Law.  
Permit Received \_\_\_\_\_  
Signature of Applicant R. S. M. L. Date 5/16/91  
Signature of CEO Arina Salama Date \_\_\_\_\_  
Inspection Dates \_\_\_\_\_

White-Tax Assessor Yellow-GPCOG White Tag-CEO 1/10 © Copyright GPCOG 1988  
MR. MITCHELL

PLOT PLAN



**FEES (Breakdown From Front)**  
 Base Fee \$ 25  
 Subdivision Fee \$ \_\_\_\_\_  
 Site Plan Review Fee \$ \_\_\_\_\_  
 Other Fees \$ \_\_\_\_\_  
 (Explain) \_\_\_\_\_  
 Late Fee \$ \_\_\_\_\_

Type	Inspection Record	
	Date	
_____	____/____/____	____/____/____
_____	____/____/____	____/____/____
_____	____/____/____	____/____/____
_____	____/____/____	____/____/____
_____	____/____/____	____/____/____

COMMENTS

\_\_\_\_\_  
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 \_\_\_\_\_

Signature of Applicant *Don P. Miller* Date 9/15/91

# BUILDING PERMIT REPORT

ADDRESS: 53 York St -

DATE: 12/June/91

REASON FOR PERMIT: Construct railing

BUILDING OWNER: Francis Connolly

CONTRACTOR: owner

PERMIT APPLICANT: "

APPROVED: \* 1 \* 9

## CONDITION OF APPROVAL:

- 1.) Before concrete for foundation is placed, approvals from Public Works and Inspection Services must be obtained.
- 2.) Precaution must be taken to protect concrete from freezing.
- 3.) All vertical openings shall be enclosed with construction having a fire rating of at least one(1) hour, including fire doors with self-closers.
- 4.) Each apartment shall have access to two(2) separate, remote and approved means of egress. A single exit is acceptable when it exits directly from the apartment to the building exterior with no communications to other apartment units.
- 5.) The boiler shall be protected by enclosing with one(1) hour fire rated construction including fire doors and ceiling, or by providing automatic extinguishment. Sprinkler piping serving not more than six sprinklers may be connected to a domestic water supply system having a capacity sufficient to provide 0.15 gallons per minute, per square foot of floor throughout the entire area. An INDICATING shut-off valve shall be installed in an accessible location between the sprinkler and the connection to the domestic water supply. Minimum pipe size shall be 3/4 inch copper or 1 inch steel. Maximum coverage area of a residential sprinkler is 144 square feet per sprinkler.
- 6.) Every sleeping room below the fourth story in buildings of Use Groups R and I-1 shall have at least one operable window or exterior door approved for emergency egress or rescue. The units must be operable from the inside opening without the use of separate tools. Where windows are provided as a means of egress or rescue, they shall have a sill height not more than 44 inches (1118 mm) above the floor. All egress or rescue windows from sleeping rooms must have minimum net clear openings of 5.7 square feet (0.53m<sup>2</sup>). The minimum net clear opening height dimension shall be 24 inches (610 mm). The minimum net clear opening width dimension shall be 20 inches (508 mm).
- 7.) All single and multiple-station smoke detectors shall be of an approved type and shall be installed in accordance with the provisions of the building code (BOCA National Building Code 1990, and N.F.P.A. 74).

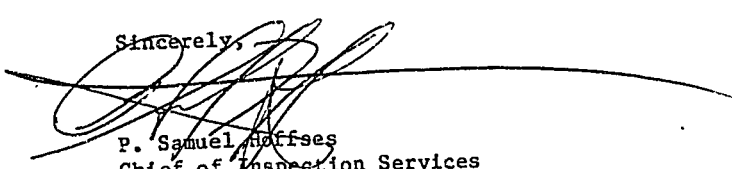
8.) Private garages located beneath rooms in buildings of Use Groups R-1, R-2, R-3 or I-1 shall have walls, partitions, floors and ceilings separating the garage space from the adjacent interior spaces constructed of not less than 1-hour fire resistance rating. Attached private garages shall be completely separated from the adjacent interior spaces and the attic area by means of 1/2-inch gypsum board or equivalent applied to the garage side. The sills of all door openings between the garage and adjacent interior spaces shall be raised not less than 4 inches (102 mm) above the garage floor. The door opening protectives shall be 1 3/4-inch solid core wood doors or approved equivalent.

\* 9.) A guardrail system located near the open side of deck or elevated walking surfaces shall be constructed. Guards in buildings of Use Group R-3 shall be not less than 36 inches in height. Open guards shall have intermediate rails, balusters or other construction such that a sphere with a diameter of 4 inches cannot pass through any opening.

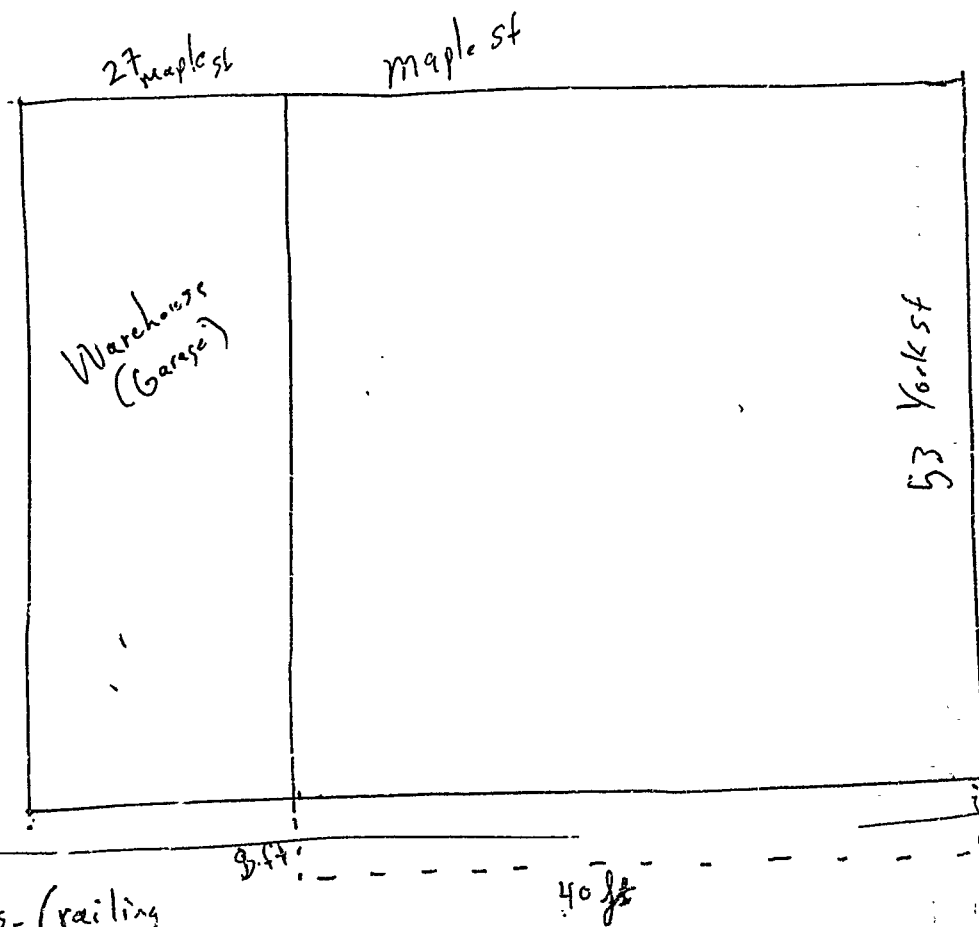
10.) Section 25-135 of the Municipal Code for the City of Portland states: "No person or utility shall be granted a permit to excavate or open any street or sidewalk from the time of November 15 of each year to April 15 of the following year.

11.) The builder of a facility to which Section 4594-C of the Maine State Human Rights Act, Title 5 M.R.S.A. refers, shall obtain a certification from a design professional that the plans of the facility meet the standards of construction required by this section. Prior to commencing construction of the facility, the builder shall submit the certification to the Division of Inspection Services.

Sincerely,

  
P. Samuel Hoffses  
Chief of Inspection Services

/el  
11/16/88  
11/27/90

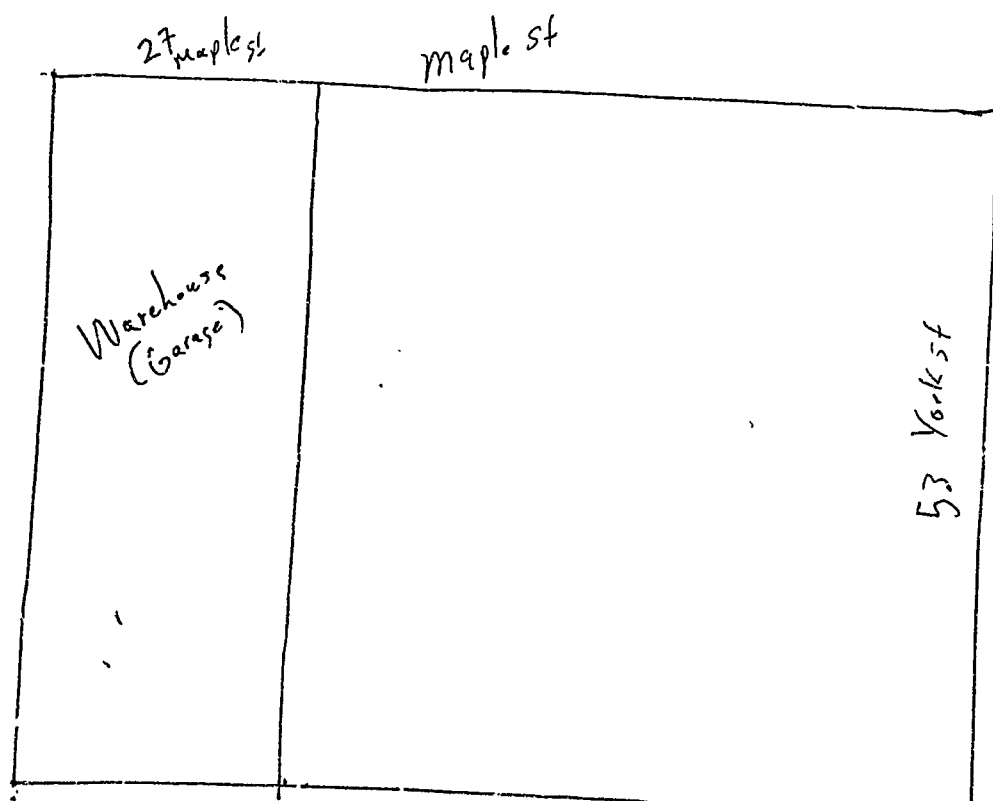


\*  
Per Mark Mitchell

This is an 8ft x 40ft  
 Patio with wooden railing. (railing  
 comes down 10/31/91) on 6/3/91  
 Mr. Mitchell says the railing located  
 toward York St. ~~8~~ - should be ~~6~~ 42" in  
 height.

J.B. Brown  
 Property





York St

8 ft x 40 ft

wooden railing. (railing  
10/31/91) on 6/3/91  
said the railing located  
at. ☆ - should be ~~60~~ in  
42"

J.B. Brown  
Property

- Patio Block  
- Railing  
removable  
ok'd By  
J. Laporte  
J.B. Brown  
Sons



APPLICATION FOR PERMIT  
DEPARTMENT OF BUILDING INSPECTIONS SERVICES  
ELECTRICAL INSTALLATIONS

Date 10/11/91, 19\_\_  
Receipt and Permit number 3014

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 and the National Electrical Code and the following specifications:

LOCATION OF WORK: 53 York St.  
OWNER'S NAME: Jock, Inc. ADDRESS: \_\_\_\_\_ FEES

OUTLETS: Receptacles \_\_\_\_\_ Switches \_\_\_\_\_ Plugmold \_\_\_\_\_ ft. TOTAL \_\_\_\_\_

FIXTURES (number of) Incandescent \_\_\_\_\_ Fluorescent \_\_\_\_\_ (not strip) TOTAL \_\_\_\_\_  
Strip Fluorescent \_\_\_\_\_ ft. \_\_\_\_\_

SERVICES: Overhead \_\_\_\_\_ Underground \_\_\_\_\_ Temporary \_\_\_\_\_ TOTAL amperes 200 .. 15.00  
1.00

METERS: (number of) 1 .. \_\_\_\_\_

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 1 .. 2.00  
over 30 amps \_\_\_\_\_  
Circus, Fairs, etc. \_\_\_\_\_  
Alterations to wires \_\_\_\_\_  
Repairs after fire \_\_\_\_\_  
Emergency Lights, battery \_\_\_\_\_  
Emergency Generators \_\_\_\_\_

FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT .. INSTALLATION FEE DUE: \_\_\_\_\_  
FOR REMOVAL OF A "STOP ORDER" (304-16.b) .. DOUBLE FEE DUE: \_\_\_\_\_  
TOTAL AMOUNT DUE: 13.00

INSPECTION: Will be ready on today, 19\_\_; or Will Call \_\_\_\_\_  
CONTRACTOR'S NAME: Seabee Elect  
ADDRESS: 200 Anderson St; Ptld  
TEL.: 774-4880  
MASTER LICENSE NO.: Wm Gagnon #3014 SIGNATURE OF CONTRACTOR: William Gagnon  
LIMITED LICENSE NO.: \_\_\_\_\_

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

3014

work?

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**Abstract**

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