

151-155 BRACKETT STREET

APPLICATION FOR PERMIT

PERMIT ISSUED

I.O.C.A. USE GROUP

B.O.C.A. TYPE OF CONSTRUCTION

00078

FEB 17 1982

ZONING LOCATION R-6 PORTLAND, MAINE Jan. 27, 1982

CITY OF PORTLAND

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 155 Brackett St. Fire District #1 [] #2 []
1 Owner's name and address Youth in Action same Telephone
2 Lessee's name and address Good Day Market same Telephone 772-4937
3 Contractor's name and address James P. Lynch 6 Horton Place Telephone
Proposed use of building retail food store No. of sheets
Last use No. families
Material No. stories Peat Style of roof Roofing
Other buildings on same lot
Estimated contractual cost \$ Appeal Fees \$ 25.00 paid

FIELD INSPECTOR - Mr. @ 775-5451

Base Fee
Late Fee
TOTAL \$ 19.80

To erect 12'x12' sign over door of store as per plan

Stamp of Special Conditions

Send to Good Day Market Appeal sustained 2-11-82

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 filler 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. No. T. approved By Board of Appeals 2/11/82
BUILDING CODE P.S.H. Will there be in charge of the above work a person competent
Fire Dept. to see that the State and City requirements pertaining thereto
Health Dept. are observed? YES
Others:

Signature of Applicant Suzanne Murphy Phone # 772-4937

Type Name of above Suzanne Murphy [] [] [] []

Other and Address

FIELD INSPECTOR'S COPY

APPLICANT'S COPY

OFFICE FILE COPY

Handwritten number 4 and signature

CITY OF PORTLAND, MAINE
IN THE BOARD OF APPEALS

SPACE AND BULK VARIANCE (OTHER THAN FOR DWELLING UNIT CONVERSIONS)

YOUTH IN ACTION, owner of property at 155 BRACKETT ST.

under the provisions of Section 602.24 C of the Zoning Ordinance of the City of Portland, hereby respectfully petitions the Board of Appeals to permit:

THE HANGING OF A 24 SQ. FT. SIGN BY OUR
TENANT, GOOD DAY MARKET COOPERATIVE, OVER
THE FRONT DOOR + FLUSH AGAINST THE BUILDING.

LEGAL BASIS OF APPEAL: Such permit may be granted only if the Board of Appeals finds that the conditions imposed by Section 602.24 C(3)(b)(1) of the Zoning Ordinance have been met. (See reverse side hereof for said conditions.)

Site Plan approval (is/is not) required by the Site Plan Ordinance. If Site Plan approval is required, a preliminary or final site plan is attached hereto as Exhibit A.

James V. Dwyer
APPELLANT
Director Youth in Action

602.24 c(3)(b)(1) Space and Bulk Variances other than for Dwelling Unit Conversions:

- (a) The subject lot or parcel is exceptional as compared to other lots or parcels subject to the same provision by reason of unique physical condition, including irregularity, narrowness, shallowness, or substandard or marginal size; exceptional topographical features; and other extraordinary physical conditions peculiar to and inherent in the lot or parcel in question, which amount to more than a mere inconvenience to the owner.
- (b) The aforesaid unique physical condition existed at the time of the enactment of the provision from which a variance is sought or were created by natural forces or were the result of governmental action.
- (c) The carrying out of the strict letter of the provision from which a variance is sought would deprive the owner of the lot or parcel in question of substantial use and enjoyment of this property in the manner commonly enjoyed by owners of other lots or parcels subject to the same provision.
- (d) The hardship is not merely the inability of the owner or occupant to enjoy some special privilege or additional right not available to owners or occupants of other lots or parcels subject to the same provision.
- (e) Property in the same zone or neighborhood will not be adversely affected by the granting of the variance and the granting of the variance will not create conditions which would be detrimental to the public health or safety.

Jan. 26, 1982

To Hon. St. Mary, Concord,

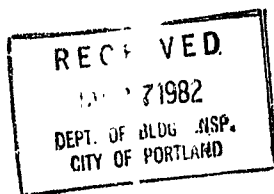
Youth in Action, owner of 155 Brackett St., consents to Good Day Market Co-operative hanging a 2' x 12' sign on the front of the building.

James V. Dewey
Director Youth in Action, Inc.

RECEIVED
JAN 27 1982
DEPT. OF BUILDING
CITY OF PORTLAND

Jan 25, 1982

To Whom It May Concern,
The 18' x 2' sign for
The Good Day Market will
be fastened directly to
the brick masonry using
1/2" lead anchors with
lag bolts & washers.
Ten fasteners will be
used - four on the top &
bottom edges & one on
each end.



Submitted By
James P. Lynch
6 Horton Place
Portland Me.
04102

CITY OF PORTLAND, MAINE
MEMORANDUM

DATE: 2-9-82

TO: Chairman and Members of the Board of Appeals
FROM: Warren J. Turner, Zoning Specialist *Warren J. Turner*
SUBJECT: Space and Bulk Variance for 155 Brackett St. (R-6 Residence)

The applicant, Good Day Market Cooperative, is a tenant in the People's Building at 155 Brackett Street (45-E-56) owned by Youth in Action, Inc. Good Day Market Cooperative has been at that location since July of 1977.

The applicant has prepared a sign 24 sq. ft. in size for placement above the main entrance at the front of the building. Section 602.16.2.a of the Zoning Ordinance states that the maximum size sign for use within the R-6 Residence Zone should not exceed 15 sq. ft. in size.

The front of the 3 story brick building is 36 feet in width. This building is valued at \$48,980 with the land on which it is located, but is carried on the tax rolls as Exempt. The lot size is 8250 sq. ft. with 66' of frontage on Brackett Street.

CITY OF PORTLAND, MAINE
ZONING BOARD OF APPEALS



GAIL D. ZAYAC
Chairperson

MICHAEL E. WESTORT
Secretary

JACQUELINE COHEN
TIMOTHY E. FLAHERTY
EUGENE S. MARTIN
THOMAS J. MURPHY
MERRILL S. SELTZER

All persons interested either for or against this Space & Bulk Variance Appeal will be heard at a public hearing in Room 209, City Hall, Portland, Me. on Thursday, February 11, 1982 at 3:30 p.m. This notice of required public hearing has been sent to the owners of property directly abutting, and directly across a street or alley from the property as required by Ordinance.

James V. Oliver for Youth in Action, Inc., owner of the property at 155 Brackett Street, under the provisions of Sec. 602.24.C of the Zoning Ordinance of the City of Portland, Maine hereby respectfully petitions the Board of Appeals to permit erecting a 24 sq. ft. sign above main entrance on Brackett Street for the Good Day Market Cooperative. Such a permit is not issuable under the Zoning Ordinance because sign will exceed 15 sq. ft. Maximum size allowance under the Ordinance for signs located in the R-6 Residence Zone where the subject building is located per Sec. 602.16.2.a.

LEGAL BASIS OF APPEAL: Such permit may be granted only if the Board of Appeals finds that the conditions imposed by Sec. 602.24.C.(3)(b)(1) of the Zoning Ordinance have been met.

Michael E. Westort
Secretary

CITY OF PORTLAND, MAINE
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LEGAL BASIS OF APPEAL: Such permit may be granted only if the Board of Appeals finds that the conditions imposed by Sec. 602.24.C. (3) (b) (1) of the Zoning Ordinance have been met.

Michael E. Westort
Secretary

Applicant: Miss Suzanne Murphy For Good Day Market Cooperative
 Address: 155 Brackett St. The People's Bldg. Date: 2/4/82
 Assessors No.: 46-E56 (Youth in Action, Inc., owner, By James V. Oliver)

CHECK LIST AGAINST ZONING ORDINANCE

Date -

Zone Location - R-6 Residence

Interior or corner lot -

40 ft. setback area (Section 21) - NA

Use - Sign permit for Good Day Market Cooperative (Max. size of sign in R-6 Zone is 15 sq. ft. 602.16.2.a.)

Sewage Disposal O.K.

Rear Yards -

Side Yards -

Front Yards -

Projections -

Height - 3 story brick

Lot Area - 8250 #

Building Area - 3600 #

Area per Family - N.A.

Width of Lot - 66'

Lot Frontage 66'

Off-street Parking - Yes (on adjacent City-owned land 45-E-3 48460 #)

Loading Bays - NA

Site Plan -

Shoreland Zoning -

Flood Plains -

EXEMPT

Good Day Market has been there since 7/77.

Assessed Valuations
 Land \$ 7450
 Bldg. 41,530
 Total \$ 48,980

Youth in Action
155 Brackett St,
45-E-56

lot
area: 8250 #

Change of Use
from storage to
Fish Market 8/80
Good Day Market

since 7/77

CITY OF PORTLAND, MAINE
ZONING BOARD OF APPEALS



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THOMAS J. MURPHY
MERRILL S. SELTZER

155 Brackett St.

January 29, 1982

Miss Suzanne Murphy
Good Day Market Cooperative
155 Brackett Street
Portland, Maine 04102

cc: Mr. James V. Oliver
Youth in Action, Inc.
155 Brackett Street
Portland, Maine 04102

Dear Miss Murphy:

Building permit cannot be issued for your sign which is 2 ft. x 12 ft. in size for a total of 24 sq. ft. due to the fact that the Section 602.16.2.a. of the City Zoning Ordinance requires that signs be no larger than 15 sq. ft. in the R-6 Residence Zone, in which the above named building is located.

We understand that you would like to exercise your appeal rights in this matter. Payment of the fee for your variance is hereby acknowledged. Your variance application will be placed on the agenda for the Board of Appeals' consideration on Thursday afternoon, February 11, 1982, at 3:30 P.M. in Room 209, City Hall, Portland, Maine.

Sincerely,

Warren J. Turner
Warren J. Turner
Zoning Specialist

cc: P. Samuel Hoffses
Chief of Inspection Services

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

CITY OF PORTLAND, MAINE
ZONING BOARD OF APPEALS



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LEGAL BASIS OF APPEAL: Such permit may be granted only if the Board of Appeals finds that the conditions imposed by Sec. 602.24.C.(3)(b)(1) of the Zoning Ordinance have been met.

Michael E. Westort
Secretary

CITY OF PORTLAND, MAINE
BOARD OF APPEALS

SPACE AND BULK VARIANCE APPEAL

I. Findings of Fact

- A. Applicant James V. Oliver, for Youth in Action
- B. Property Location 155 Brackett St.
- C. Applicant's Interest in Property:
 Owner - representing owner
 Tenant
 Other _____
- D. Property Owner Youth in Action, Inc.
- E. Owner's Address 155 Brackett St.
- F. Zone (Circle One):
R-1 R-2 R-3 R-5 R-6 R-4
R-P B-1 B-2 B-3 A-B
I-P I-I I-2 I-2b I-3 I-3b I-4
RPZ W-1
- G. Site Plan Approval required no
- H. Present Use of Property store
- I. Section(s) to Which Variance Related 602.16.2.a
- J. Reasons Why Permit Cannot be Issued sign is 24' which is not permitted under Zoning Ordinance because sign will exceed 15' maximum allowed in R-6 Residence Zone where bldg. is located Sec.602.16.2.a
- K. Requested Variance Would Permit erecting 24' sign

- L. Notice Sent to _____ Adjacent Property Owners

II. Appearances

A. Those Advocating Variance

B. Those Opposing Variance

Suzanne Murphy Portno

1212 12th St.

1212 12th St.

1212 12th St.

1212 12th St.

1212 12th St.

(Attachments, As Necessary)

III. Exhibits (Any documents, photos, plans, further findings of fact, etc. presented to the Board as part of its records)

Drawing of the sign

IV. Reasons for Decisions - Undue Hardship (The following checklist relates with the Board of Appeals hardship definitions for Space and Bulk variances as contained in Section 602.24C 3.b.(1) (a) through (e)

A. The parcel is exceptional due to physical characteristics or topographic features which amount to more than a mere inconvenience

() Yes/Agreement with statement

() No/Disagreement with statement

Reasons because use is residential zone

sign blade with building

B. If yes, the unique physical conditions: (Check One)
Sec. 602.24C 3.b.(1) (b)

() Existed at the time of the enactment of the provision from which a variance is sought; or

() Were caused by natural forces; or

() Were the result of governmental action

C. Pertinent ordinance provision deprives owner of substantial use or enjoyment of property in the manner commonly enjoyed by owners of property subject to the same provisions (Sec. 602.24C 3.b. (1) (c))

Yes/Agreement with statement

No/Disagreement with statement

Reasons same as A. plus building not being
visible

D. As evidenced by affirmative answers to either IV. A. or IV. C. above, the variance will not create a special privilege for the applicant. Sec. 602.24C 3.b. (1) (d)

Yes/Agreement with statement

No/Disagreement with statement

Reasons because we are residential zone

E. The variance will not adversely affect neighborhood property in the same zone and will not be detrimental to the general public health and safety Sec.602.24C 3.b. (1) (e)

Yes/Agreement with statement

No/Disagreement with statement

Reasons _____

V. Specific Relief Granted

After a public hearing held on 2/11/82, the Board of Appeals finds that: (Check One)

Approval - All of the conditions required by Sec. 602.24C 3.b.(1) exist with respect to this property, as evidenced by affirmative responses to all statements set forth in IV. A. through IV. E above, and that a space and bulk variance be granted in this case.

Conditions of Approval (If any) _____

() Disapproval - All conditions required by Sec.602.24C 3.b. (1) do not exist with respect to this property, as evidenced by one or more negative responses to statements set forth in IV. A. through IV. E. above, and that a space and bulk variance should not be granted in this case.

VI. Signatures of Board

approve

Gail D. Zayac _____ Chairman
Jacqueline Adams _____
Gregory J. Martin _____
Thomas Murphy _____
Merrill F. Kelp _____

deny

Michael Z. West _____
John E. Clark _____

CITY OF PORTLAND, MAINE
ZONING BOARD OF APPEALS



GAIL D. ZAYAC
Chairperson

MICHAEL E. WESTORT
Secretary

JACQUELINE COHEN
TIMOTHY E. FLAHERTY
EUGENE S. MARTIN
THOMAS J. MURPHY
MERRILL S. SELTZER

155 Brackett St.

February 17, 1982

Ms. Suzanne Murphy
Good Day Market Cooperative
155 Brackett St.
Portland, Me. 04102

c.c. Mr. James Oliver
Youth in Action, Inc.
155 Brackett St.
Portland, Me. 04102

Dear Ms. Murphy:

As you know, the Board of Appeals at its February 11th meeting approved by a vote of 5 to 2 your application for a Space and Bulk Variance to permit the installation of a 24 square foot sign for the Good Day Market Cooperative at the above named location.

A sign permit can now be issued for your 2'x12' sign to be placed over the main entrance to the People's Building.

Sincerely,

Warren J. Turner
Warren J. Turner
Zoning Specialist

c.c. P.S. Hoffses, Chief of Inspection Services



APPLICATION FOR PERMIT
 DEPARTMENT OF BUILDING INSPECTIONS SERVICES
 ELECTRICAL INSTALLATIONS

Date Nov. 14, 19 77
 Receipt and Permit number A 03454

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: 155 Brackett St.
 OWNER'S NAME: Good Day Market ADDRESS: same

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

FIXTURES: (number of) _____
 Incandescent _____
 Fluorescent _____ (Do not include strip fluorescent)
 TOTAL _____ FEES 3.00
 Strip Fluorescent, in feet _____

SERVICES:
 Permanent, total amperes _____
 Temporary _____

METERS: (number of) _____

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

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

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

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

MISCELLANEOUS: (number of)
 Branch Panels _____
 Transformers _____
 Air Conditioners _____
 Signs _____
 Fire/Burglar Alarms _____
 Circus, Fairs, etc. _____
 Alterations to wires x _____
 Repairs after fire _____
 Heavy Duty, 220v outlets _____
 Emergency Lights, battery _____
 Emergency Generators _____
 TOTAL xxxxx 2.00

FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT INSTALLATION FEE DUE: _____
 FOR REMOVAL OF A "STOP ORDER" (304-16.b) DOUBLE FEE DUE: _____
 FOR PERFORMING WORK WITHOUT A PERMIT (304-9)
 TOTAL AMOUNT DUE: 5.00

INSPECTION:
 Will be ready on 11-14, 19 77, or Will Call _____
 CONTRACTOR'S NAME: Mellow Electric
 ADDRESS: P. O. Box 5034
 TEL.: 774-1964
 MASTER LICENSE NO.: 779
 LIMITED LICENSE NO.: _____

SIGNATURE OF CONTRACTOR:
David Acards

INSPECTOR'S COPY



FILL IN AND SIGN WITH INK

001301

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine,

Dec. 7, 1981

PERMIT ISSUED

DEC 7 1981

CITY OF PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to install the following heating, cooking or power equipment in accordance with the Laws of Maine, the Building Code of the City of Portland, and the following specifications:

Location **155 Brackett St.** Use of Building **help center** No. Stories **3** New Building Existing " **xx**

Name and address of owner of appliance **Youth In Action Bldg. Committee - same**

Installer's name and address **Quality Plumbing & Heating Corp.** Telephone **865-3597**
P. O. Box 646 Gray, Me.

To install **1 oil burner & 1 wood boiler- ~~new~~ replacement**

WOOD IF HEATER, OR POWER BOILER

Location of appliance **basement** Any burnable material in floor surface or beneath? **no**

If so, how protected? Kind of fuel? **wood**

Minimum distance to burnable material, from top of appliance or casing top of furnace From sides or back of appliance

From top of smoke pipe From front of appliance

Size of chimney flue **3x12** Other connections to same flue **oil burner**

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

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

IF OIL BURNER

Name and type of burner **H. B. Smith - gun** Labeled by underwriters' laboratories? **yes**

Will operator be always in attendance? **no** Does oil supply line feed from top or bottom of tank? **bottom**

Type of floor beneath burner **dirt & brick** Size of vent pipe **1 1/4**

Location of oil storage **basement- seperate room** Number and capacity of tanks **2-275 gal.**

Low water shut off **yes** Make **McDonald Miller** existing No.

Will all tanks be more than five feet from any flame? **yes** How many tanks enclosed? **none**

Total capacity of any existing storage tanks for furnace burners **550 gal.**

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 city?

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

MISCELLANEOUS EQUIPMENT OR SPECIFICATIONS

Amount of fee enclosed? **30.00**

APPROVED:

[Handwritten Signature]

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

Signature of Installer

Phil's Plumbing & Heating Corp. #00473

INSPECTION COPY

(4) IRVING,

11-20

NOTES

12/8/81

Cleaned out the bottom of the chimney and have started a brick base for the flue liner to rest on. Will be installing a cast iron clean out door 10" x 10" or 15" x 12". Never has seen one in this chimney.

New furnances in place of operating. Still working on the bedding for fire rate, it is per code, about 48# cost to do.

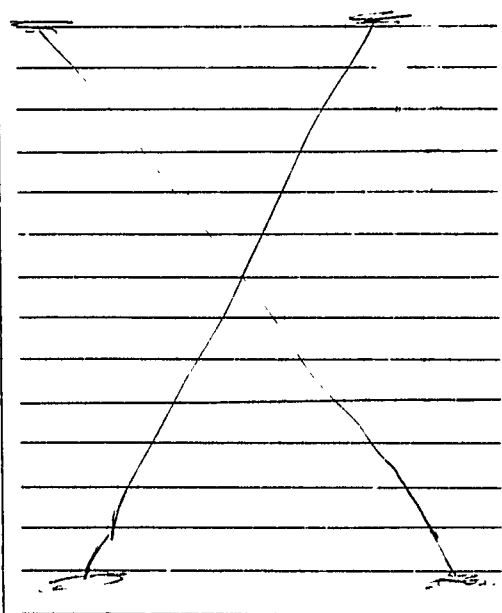
12/16/81

Ok. Placed a new ^{flue} tile down to base. Clean out is installed (cast iron.) Both furnances connect to the same flue. This presents no problem on the case that only one unit will be working at one time.

The original pipe from the old furnace was approx 2 1/2" dia.

The gentleman in charge said the chimney had a flue lining above the new section to its top.

Permit No. 81/1304
Location 155 Cambridge St
Owner Josephine Victoria Bishop
Date of permit 12-7-81
Approved 12-7-81



7/13/77

Jim Oliver
Chair person

FROM THE DESK OF

ROBERT LOVELL BROWN

RS 8:15 AM - PENDING ONLY

Dave Veneski

B1-R6

602:20 b

R.L.B. Told Dave that
cost was much too low to
meet code compliance. Told
him 3 hrs. civil eng. & 2 Hr
stair wells + toilet, sign-off
req'd. - will write a letter
on code requirements - without
issuance of permit.

RE: 155 Brackett Street

July 31, 1978

Bill Hebert
Internal Auditor
Cumberland County C.E.T.A.
107 Elm Street
Portland, Maine 04101

Dear Mr. Hebert:

As per our conversation, my inspection on 7-28-78 revealed work near completion on the 2nd floor. The following must be completed.

1. Lighted exit signs over all exit doors,
2. Anti-panic hardware and self-closers on all exit doors.
3. Proper ventilation for the workshop room.
4. Caulking of any holes around pipes, wires, or other vertical openings going from floor to floor.

3rd Floor requirements:

1. Enclose front stairway with 2 hour protection (including "B" labeled door with anti-panic hardware and self-closers).
2. Stairways to have lighted exit signs above exit doors and emergency lighting within.
3. Emergency lighting within the 3rd floor to light way to exits.

White lights are required outside any doors directly exiting to the outside.

This listing does not exclude any other requirements previously mentioned either in writing or verbally.

Very truly yours,

Marge Schmuckal
Building Inspector

MS/r



APPLICATION FOR PERMIT
DEPARTMENT OF BUILDING INSPECTIONS SERVICES
ELECTRICAL INSTALLATIONS

Date July 28, 1978
 Receipt and Permit number 3-12768

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: 155 Brackett Street 3rd floor
 OWNER'S NAME: Shoestring Theatre ADDRESS: same

CIRCUITS: (number of) 1-30 ADDRESS: same
 Lights _____
 Receptacles _____
 Switches _____
 Plugmold _____ (number of feet) _____
TOTAL _____ **FEE:** _____

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

SERVICES:
 Permanent, total amperes _____
 Temporary _____

METERS: (number of) _____

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

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

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

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

MISCELLANEOUS: (number of)
 Branch Panels _____
 Transformers _____
 Air Conditioners _____
 Signs _____
 Fire/Burglar Alarms _____
 Circus, Fairs, etc. _____
 Alterations to wires xx _____
 Repairs after fire _____
 Heavy Duty, 220v outlets _____
 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: _____
 FOR PERFORMING WORK WITHOUT A PERMIT (304-9)
TOTAL AMOUNT DUE: 5.00

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

CONTRACTOR'S NAME: Mellow Electric
 ADDRESS: Box 5134
 TEL.: _____

MASTER LICENSE NO.: 779
 LIMITED LICENSE NO.: _____

SIGNATURE OF CONTRACTOR:

INSPECTOR'S COPY



APPLICATION FOR PERMIT
 DEPARTMENT OF BUILDING INSPECTIONS SERVICES
 ELECTRICAL INSTALLATIONS

Date Jan. 17 78
 Receipt and Permit number A 10311

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: 155 Brackett St. 3rd floor
 OWNER'S NAME: Shoestring Theatre ADDRESS: same

OUTLETS: (number of) 31-60 Workshop

Lights	_____	
Receptacles	_____	
Switches	_____	
Plugmold	_____ (number of feet)	
TOTAL		FEES

FIXTURES: (number of)		
Incandescent	_____	
Fluorescent	_____ (Do not include strip fluorescent)	
TOTAL		5.00
Strip Fluorescent, in feet	_____	

SERVICES

Permanent, total amperes	_____
Temporary	_____

METERS (number of) _____

MOTORS: (number of)

Fractional	_____
1 HP or over	_____

RESIDENTIAL HEATING:

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

COMMERCIAL OR INDUSTRIAL HEATING

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

APPLIANCES: (number of)

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

MISCELLANEOUS: (number of)

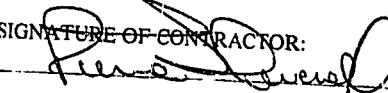
Branch Panels	_____
Transformers	_____
Air Conditioners	_____
Signs	_____
Fire/Burglar Alarms	_____
Circus, Fairs, etc.	_____
Alterations to wires	_____
Repairs after fire	_____
Heavy Duty, 220v outlets	_____
Emergency Lights, battery	_____
Emergency Generators	_____

FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT	INSTALLATION FEE DUE:	_____
FOR REMOVAL OF A "STOP ORDER" (304-16.b)	DOUBLE FEE DUE:	_____
FOR PERFORMING WORK WITHOUT A PERMIT (304-9)	TOTAL AMOUNT DUE:	5.00

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

CONTRACTOR'S NAME: Mellow Electric
 ADDRESS: 553 Cumberland Ave.
 TEL.: _____

MASTER LICENSE NO.: 779
 LIMITED LICENSE NO.: _____

SIGNATURE OF CONTRACTOR:


INSPECTOR'S COPY



APPLICATION FOR PERMIT
 DEPARTMENT OF BUILDING INSPECTIONS SERVICES
 ELECTRICAL INSTALLATIONS

Date Jan. 13, 19 78
 Receipt and Permit number A 10294

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: 155 Brackett St. - 2nd floor
 OWNER'S NAME: Youth in Action ADDRESS: same

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

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

SERVICES:
 Permanent, total amperes _____
 Temporary _____

METERS: (number of) _____

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

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

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

APPLIANCES: (number of)
 Ranges _____
 Cook Tops _____
 Wall Ovens _____
 Dryers _____
 Fans _____
 Water Heaters _____
 Disposals _____
 Dishwashers _____
 Compactors _____
 Others (denote) _____
 TOTAL _____ **1.50**

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

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

INSPECTION:
 Will be ready on 1-13, 19 78, or Will Call _____
 TOTAL AMOUNT DUE: **5.50**

CONTRACTOR'S NAME: Mellow Electric
 ADDRESS: Box 5134
 TEL.: 774-1964

MASTER LICENSE NO.: 779
 LIMITED LICENSE NO.: _____
 SIGNATURE OF CONTRACTOR: *Sherald Acards*

INSPECTOR'S COPY



APPLICATION FOR PERMIT
 DEPARTMENT OF BUILDING INSPECTIONS SERVICES
 ELECTRICAL INSTALLATIONS

Date July 12, 19 77
 Receipt and Permit number 10160

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 specification.

LOCATION OF WORK: 155 Brackett Street
 OWNER'S NAME: Youth In Action ADDRESS same

OUTLETS: (number of)
 Lights _____
 Receptacles _____
 Switches _____ FEES
 Plugmold _____ (number of feet)
 TOTAL _____

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

SERVICES:
 Permanent, total amperes _____
 Temporary _____
 METERS: (number of) 3 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 (total number of kws) _____

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

MISCELLANEOUS: (number of)
 Branch Panels 3 3.00
 Transformers _____
 Air Conditioners _____
 Signs _____
 Fire/Burglar Alarms _____
 Circus, Fairs, etc. _____
 Alterations to wires _____
 Repairs after fire _____
 Heavy Duty, 220v outlets _____
 Emergency Lights, battery _____
 Emergency Generators _____

INSTALLATION FEE DUE _____
 FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT DOUBLE FEE DUE _____
 FOR REMOVAL OF A "STOP ORDER" (304-16 b) _____
 FOR PERFORMING WORK WITHOUT A PERMIT (304-9) 4.50
 TOTAL AMOUNT DUE _____

INSPECTION:
 Will be ready on will call 19__ or Will Call
 CONTRACTOR'S NAME: Mellow Electric
 ADDRESS: Box 5134, Portland, Me.
 TEL.: 734-1964
 MASTER LICENSE NO.: 779
 LIMITED LICENSE NO.: _____

SIGNATURE OF CONTRACTOR

INSPECTOR'S COPY

July 7, 1977

155 Brackett Street

Youth in Action
68 High Street, Att: Mr. Wm. E. Pezet

cc to: Planning Board
cc to: Thomas Valteau, Asst. City Mgr.

Dear Mr. Pezet:

Our records indicate that this building has not been used for a two-year period therefore it has lost any rights it may have had for the contemplated use.

In the interim the B-1 Business Zone has been changed to an R-6 Residence Zone in which the proposed use is prohibited. This department therefore cannot issue a permit for the intended alterations and use.

Very truly yours,

Earle S. Smith
Plan Examiner

ESS:m



APPLICATION FOR PERMIT

B.O.C.A. USE GROUP
B.O.C.A. TYPE OF CONSTRUCTION 0001
PORTLAND, MAINE, July 5, 1977

PERMIT ISSUED

JUL 26 1977

CITY of PORTLAND

ZONING LOCATION
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** 155 Brackett St. Fire District #1 #2
 1. Owner's name and address Youth in Action, same mailing address 68 High St. Telephone .. 772-5474
 2. Lessee's name and address Telephone
 3. Contractor's name and address C. E. T. A. and Bldg. Mfg. Co. Ea. Pezet Plans No. of sheets
 4. Architect Specifications No. families
 Proposed use of building store and youth organization No. families
 Last use same No. stories Heat Style of roof Roofing
 Material No. stories Heat Style of roof Roofing
 Other buildings on same lot
 Estimated contractual cost \$... 2,000 Fee \$..... 8.00

FIELD INSPECTOR—Mr. @ 775-5451
This application is for: Ext. 234
 Dwelling
 Garage
 Masonry Bldg.
 Metal Bldg.
 Alterations
 Demolitions
 Change of Use
 Other

GENERAL DESCRIPTION
Permit to make alteration to first two floor, and stairwell as per plans. 4 sheets of plans.

Stamp of Special Conditions

PERMIT ISSUED WITH LETTER

NOTE TO APPLICANT: Separate permits are required by the installers and subcontractors of heating, plumbing, electrical and mechanicals.
 PERMIT IS TO BE ISSUED TO 1 2 3 4
 Other:

DETAILS OF NEW WORK

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

IF A GARAGE

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

MISCELLANEOUS

APPROVALS BY:
 BUILDING INSPECTION—PLAN EXAMINER
 ZONING:
 BUILDING CODE:
 Fire Dept.:
 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 Phone #... same
 Type Name of above William E. A. Pezet 1 2 3 4
 Other
 and Address

OFFICE FILE COPY



CITY OF PORTLAND, MAINE
DEPARTMENT OF BUILDING INSPECTION
COMPLAINT

Location:
155 Brackett St.

INSPECTION COPY

COMPLAINT NO. 69/26 Date Received 4/15/69

Location 155 Brackett Street Use of Building Vacant

Owner's name and address PROP - Mr. Stanley Place, 157 State St. Telephone 772-6543

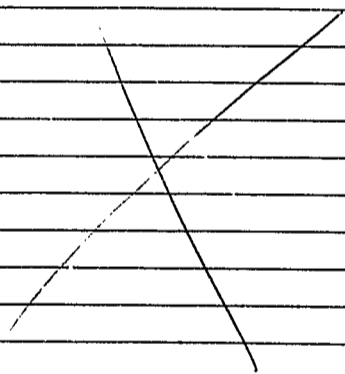
Tenant's name and address _____ Telephone _____

Complainant's name and address Police Dept. and others Telephone _____

Description: Fire escape very dangerous.

NOTES: See letter. 4/17/69

Called 7:15 AM
 4-24-69 I talked with Mr. Place of 155 Brackett St. and told him this dangerous condition must be corrected within 24 hours or I should have to start legal action immediately.
 2/16/72 File in 67- *J. Hughes*



Compt. 69/26
155 Brackett Street

April 17, 1969

Mr. Stanley Place,
PROP
157 State Street

Dear Mr. Place:

It has come to the attention of this department that the fire escape on the side of the building at the above location is in a very dangerous condition.

We are receiving numerous complaints about this from Police Department and others because children are finding their way into the building and could cause damage or start a fire here.

It is necessary that this fire escape be removed immediately. The building is vacant and fire escape is not needed at this time.

We will make another inspection of the building on or before April 25, 1969 to see what if anything has been done on correcting this dangerous condition.

Very truly yours,

R. Lovell Brown
Director

h



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, June 28, 1973

PERMIT ISSUED

JUN 29 1973

00701

CITY of PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to install the following heating, cooking or power equipment in accordance with the Laws of Maine, the Building Code of the City of Portland, and the following specifications:

Location 155 Brackett St. Use of Building Community bldg. No. Stories 3 New Building
Existing "

Name and address of owner of appliance Youth-in-Action, same Telephone _____

Installer's name and address owner _____

General Description of Work

To install deep fat fryer - Vulcan #75946; Range - Vulcan #160-12-78-R
hood to be installed over both appliances

IF HEATER, OR POWER BOILER

Location of appliance _____ Any burnable material in floor surface or beneath? _____
If so, how protected? _____ Kind of fuel? _____
Minimum distance to burnable material, from top of appliance or casing top of furnace _____
From top of smoke pipe _____ From front of appliance _____ From sides or back of appliance _____
Size of chimney flue _____ Other connections to same flue _____
If gas fired, how vented? _____ Rated maximum demand per hour _____
Will sufficient fresh air be supplied to the appliance to insure proper and safe combustion? _____

IF OIL BURNER

Name and type of burner _____ 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 kitchen Any burnable material in floor surface or beneath? no
If so, how protected? _____ Height of Legs, if any none
Skirting at bottom of appliance? yes Distance to combustible material from top of appliance? hood over
From front of appliance 4' From sides and backsheet, metal backing _____ From top of smokepipe _____
Size of chimney flue 18" sq Other connections to same flue _____ no
Is hood to be provided? yes If so, how vented? thru wall Forced or gravity? forced
If gas fired, how vented? _____ Rated maximum demand per hour _____

MISCELLANEOUS EQUIPMENT OR SPECIAL INFORMATION

Amount of fee enclosed? 18. (\$4. ea. appl.
10. hood

APPROVED:

OK 6-29-73 N.F.C.

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

Youth in Action

Signature of Installer

CS 500

INSPECTION COPY

Permit No. 73/ 701
Location 155 Brackett St.
Owner Youth-in-Action
Date of permit 4 29 173
Approved _____

NOTES

7/5/73 WORK STARTED REE
8/12/73 LOCKED UP LEFT WORD TO
CALL AND MAKE APPOINTMENT TO GET
IN REE.
2-26-75
C. A. M. C. C. - started
I am finished

Blank lined area for additional notes or signatures.

CITY OF PORTLAND, MAINE
MEMORANDUM

TO: Mrs. Jadine O'Brien, Model Cities Director
DATE: 4-14-72
FROM: Earle S. Smith, Plan Examiner, Building & Inspection Services
SUBJECT: 155 Brackett Street

This office is in receipt of an architectural plan showing the proposed fire escape from the building at 155 Brackett Street.

The fire escape meets the requirements of the Building Code and we will be in a position to issue the permit when application is made for same and fee is paid.

Earle S. Smith, Plan Examiner

S:m

7/10
CITY OF PORTLAND, MAINE
MEMORANDUM

DATE: 12-14-72

TO: Mrs. Boivin - Model Cities
FROM: Nelson Cartwright, Building Inspector, Room 113, City Hall
SUBJECT: Re: 155 Brackett Street

An inspection today at above address of the "so-called Peoples Building", relating to fire escape only, this department can report the fire escape is completed as far as the Jackman contract is concerned.

The doors serving this escape are not complete - no panic hardware and exit lights.

The bottom step of the fire escape will later have to be supported on the building or by footing 4' below grade.

Nelson F. Cartwright, Building Inspector

HFC:m

(COPY)



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION 155 Brackett St.

Issued to Youth in Action

Date of Issue Feb. 26, 1973

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. 71/1184, 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

Limiting Conditions:

This certificate supersedes
certificate issued

Approved:

(Date)

Nelson F Cartwright

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
MEMORANDUM

TO: Mr. Robert Brown, Building Inspector Director
FROM: Jadine O'Brien, Model Cities
SUBJECT:

DATE: 11/70

Attached is a copy of a proposal which has come to the attention of Model Cities. We are not sure at this point whether the citizen groups are planning to request funds from us or simply want our approval of the concept. At any rate, you will see that it involves our old controversial friend, the Brackett Street dress factory.

I would appreciate your reviewing the proposal and sharing with me your candid opinion of its merits. There are several questions in my mind. What is the ability of the building to handle these functions? What is the current value of the building? Could liquor be served on the premises? Will \$500 worth of repairs make it useable?

Your advice would be most welcome.

J.R.O'B.

JRO'B:phf
Lenc.
cc: J. Dexter
A. Smith

RB 2/15/71
P.R.B. 6/20/71 2:17 PM Bldg.
3/1/71
15/1/71

Jan 31

RECEIVED
DEC 14 1970
DEPT. OF BLDG. INSP.
CITY OF PORTLAND

Proposal submitted to the Education Task Force 12/9/70
The proposal was tabled for consideration at the next meeting.

Proposal to the Board of P.R.O.P. to Establish A.

COMMUNITY DEVELOPMENT BUILDING

Submitted by Concerned Adults and Youth in Action

I. General Statement:

- a. Introduction: This is a joint proposal by Concerned Adults and Youth in Action, an independent organization of youth in the Portland Model Cities Area, and Concerned Adults to take title to and transform the Brackett Street Dress Factory into a Community Development Building. This building, under projected plans, could house a program of large community meetings, youth activities and services, neighborhood economic development and training projects, social and recreation halls, senior citizens projects, a 24-hour crisis center, and other relevant community programs.
- b. Problem: This building will be used to help some of our community's most serious problems including the alarming school drop-out rate, the growing---in our neighborhood---drug problem and its abuses among our own children and young people, and the steady increase in delinquency. Evaluations show that these problems have not been met successfully as yet by the agencies now operating in this neighborhood. In addition, unemployment and housing in this neighborhood are reaching crisis proportions. More help and participation by the people themselves is needed urgently.

II. Objectives of Proposal:

Using the building itself and the participation of the community as collateral, grants and program support will be sought from federal, state and local agencies and foundations and churches for the establishment and operation of community programs in the building. These programs will not be in competition with existing community organizations. Rather, the building will be used, in most cases, to supplement existing programs of PROP, the Danforth Street Neighborhood Center, and Model Cities whose facilities and staff are now stretched to their limits in meeting community needs.

Program Priorities: The building itself will be divided three program floors, an indication of its program priorities: youth, economic development, and community involvement. One floor will be devoted entirely to youth and will include a centralized youth referral system run by youth; another floor will house the training facilities of Action, Inc., other special economic development projects; and the main floor will be used for large community meetings in the fashion of Maine town meetings. It will also be used for social and recreational activities including dances, wedding receptions, etc., and certain money-raising facilities such as a community restaurant. Also, considered is an on-going community education program in conjunction with the University of Maine and other education resources based on the idea now being used in the functional democracy class at the University of Maine.

III. Program Projection:

- a. Youth: Certainly one corner of this floor will be set aside for the establishment of a youth drop-in center with a soda fountain and snacks

and music and recreation. However, the principal function will be the creation of a Youth Services Center, probably the first of its kind in Maine. By seeking the cooperation and participation of several agencies, we expect to set up such services as drug assistance, tutorial, acting and theater programs with the Blackbird Theatre, job referral and coaching on the job, assistance to youth on probation, testing and counselling for careers, and a 24-hour crisis service where youth can turn when no one else is there.

As a remote possibility, we would hope to provide medical assistance, especially to addicts, dental care, care for pregnancy, and help with drinking problems---all such services would only be provided by qualified physicians under the supervision of an established Maine medical institution, such as the Maine Medical Center, Mercy Hospital, Osteopathic and Serenity House, and City Hospital.

In addition, it might also be used as a youth hostel to encourage exchange visits with youth from other parts of Maine and the U.S.A.

- b. Action, Inc: This organization which provides a community service by developing employment opportunities and work training to members of the Model Cities community, will establish offices and training shops in the building. It also agrees to take charge of the rehabilitation of the building and its maintenance at cost, using the tasks as a training experience for neighborhood youth. Its training shops would seek out youth enrollees and would solicit cooperation from the MDTA program and the Southern Maine Vocational Technical Institute.

In addition, a non-profit but self-sustaining Low-Income People's Real Estate Service could be set up to assist low-income residents in the sale and rental of local housing and to give sympathetic (but professional) information to low-income people on rehabilitation, mortgages, evictions, emergency housing, public housing and other housing needs. It will also provide current and useful information on the availability of federal, state and local government housing assistance. This service would be operated in cooperation with the City's new housing administrators.

- c. Main Community Floor: This could also include a community credit union, offices for important community services such as L.I.P., Inc., and Pinetree Legal Services, and a People's Child Care Center offering babysitting services on a group basis on weeknights.

This floor may also house a Community Communications System.

IV. Structure and Control:

Concern Adults and Youth in Action jointly propose to establish the Community Development Corporation, a non-profit corporation under Maine law within ninety days of PROP's acceptance of this proposal. This corporation would then assure title to the building subject to certain performance conditions to be established in consultation with PROP. The building would be managed for the profit of the neighborhood with all grants, profits and other income being spent entirely for community action programs selected by the adults and youth of the Model Cities Area. The deed would be held in trust by Pinetree Legal until the Community Development Corporation is formed and incorporated.

Financial Considerations:

Proposal to PROP: In view of the necessary repairs to bring the building up to code specifications for use as a community building, Concerned Adults and Youth in Action will also submit an initial proposal to PROP under the program account of economic development. This request of approximately \$5,000 to make the minimal repairs is not tied directly to this overall proposal for the grant of the building itself. As mentioned above, these repairs will be accomplished at cost at no profit to ACTION, Inc.

VI. Technical Assistance:

In establishing this proposal the sponsors have obtained the technical assistance of John Donovan, staff of Danforth St. Neighborhood Center, Vincent O'Malley, and Gerry Pettingill of LIP and Mike Wiest of PROP. Further, we have secured a \$2,100 grant from the T&TA Committee to hire a consultant to help develop this project.

VII. Implementation:

Upon a favorable board vote on this proposal, the sponsors propose an immediate meeting with the executive director and planning director of PROP to plan a schedule of technical assistance from the cooperating agencies.

155 Brackett Street

March 3, 1972

Mrs. Jadine O'Brien
Director of Model Cities
City Hall

Dear Mrs. O'Brien:

Upon a casual inspection today of the above premises, we note that the first floor is being occupied by at least a dozen teenagers, without any of the safety devices required by this department. In particular we note:

1. An open hatchway to basement center of first floor.
2. Locked exit doors with incomplete hardware right and left first floor.
3. Incomplete toilet ventilation and vestibules.
4. Exit lights missing.

We recommend the upper floors be closed off and construction curtailed until the outside fire escape can be built.

Enclosed is a copy of letter sent with permit issued on October 1, 1971.

This writer will be glad to go over safety requirements of first floor with some responsible party.

Very truly yours,

Nelson Cartwright
Building Inspection Department

NC:m

AAS:m

A. Allan Soule
Assistant Director

Very truly yours,

This building is located in the B-1 Business Zone and as such a public restaurant is not allowable at this location unless approved by the Board of Appeals.
Assembly use is allowable in this zone for weddings, meetings, etc. as long as the building meets all Building Code and Fire Department requirements.

Youth In Action
155 Brackett Street

155 Brackett St. Feb. 1972

155 Brackett St. Feb. 29, 1972

Youth In Action
155 Brackett Street

This building is located in the B-1 Business Zone and as such a public restaurant is not allowable at this location unless approved by the Board of Appeals.

Assembly use is allowable in this Zone for weddings, meetings, etc. as long as the building meets all Building Code and Fire Department requirements.

Very truly yours,

A. Allan Soule
Assistant Director

AAS:a

CITY OF PORTLAND, MAINE
MEMORANDUM

*Mr. Brown
Rly Insp.*

TO: Jadine R. O'Brien, Model Cities Administrator
FROM: Robert W. Donovan, Corporation Counsel
SUBJECT: Youth In Action

DATE: Mar. 16, 1972

*FILE
155 BRACKET 57
G.L. MARRAS
RWS*

Your memorandum of March 9 on the above subject appears to raise two questions.

I - With regard to the unsigned contract involving third year surplus funds, on the basis of the information you provided us, it may very well be that the building may not be used as planned unless the fire escape apparently required by the Building Inspector and the Fire Department is provided. This naturally would be an unfortunate result. I would think that you might wish to explore with the departments mentioned whether either department actually requires such a fire escape. If the answer is in the affirmative, you might wish to consider suggesting to YIA that it apply to PWAC for an amendment to the contract, if this is permissible in such a case, to provide funds for the fire escape or to substitute the fire escape for some other approved expenditure, assuming that this is also permissible.

II - As to the fourth year proposal for a restaurant and a restaurant management training program, it is our understanding under the Zoning Ordinance that YIA may apply to the Board of Appeals for a restaurant at this location. You may wish to doublecheck our understanding with the Building Inspections Department which processes such actions.

As to whether YIA should appeal to the Zoning Board at this time or defer the appeal until the Council has acted favorably on its request, is a policy decision for YIA or the Council to make. As you may know, if YIA appeals to the Zoning Board and is successful, the Zoning Ordinance would allow the organization a period of six months in which to commence the work under the appeal; also such work would have to be completed within one year from the date of granting of the appeal.

Robert W. Donovan
Robert W. Donovan
Corporation Counsel

RWD:M
cc: Mr. Menario
Mr. Hannigan
Mr. Brown
Mr. Jackson

INTER-OFFICE CORRESPONDENCE

CITY OF PORTLAND, MAINE
FIRE DEPARTMENT

To: Chief Joseph E. Cremo

Date: March 10, 1972

From: Samuel Gerber, Captain - Fire Prevention Bureau

Subject: Inspection of the People's Building at 155 Brackett Street

An inspection of the first floor at the People's Building, 155 Brackett Street, to ascertain if they meet the fire requirements for a proposed gathering, I submit the following:

The fire exit door on the right center first floor is padlocked. It cannot be opened because of the metal staging on the outside of the building. There is no panic hardware and no outside lights.

The fire exit door on the left center first floor is secured by a hook and eye. When I unhooked the hook and eye to open the door, snow and ice prevented the door from opening. There is no panic hardware and no outside lights.

The bulb for the outside light at the main entrance is missing.

Fire alarm ring has not been completed on the first floor area, and emergency lighting has not been completed.

Bronze Oil Company was servicing the oil furnace on this inspection. The serviceman, a Mr. Profenno, informed me that he has shut off the furnace because it does not meet the state regulations. He says that it has the wrong type of control.

I have notified Mr. George Hazel, State Oil Burner Inspector about the above condition.

I was told by the people in the building that tonight's affair will not be held in this building, but will be held at the Sheraton Eastland Hotel instead.

Copy: Jadine O'Brien, Director, Model Cities
R. Lovell Brown, Director, Building
Inspection
Woodbury H. Ridley, State Fire
Prev. Inspector

Samuel Gerber
Captain - Fire Prevention Bureau

FILE G.L.

March 14, 1972

Youth In Action
155 Brackett Street
Portland, Maine

Gentlemen:

At the suggestion of Mr. Ridley, State Fire Inspector, we strongly urge you to obtain, and carefully read a copy of the State Code #101 covering building exits. This may be obtained for \$1.00 from

Division of Fire Prevention
Office of Insurance Commissioner
State House Annex
Capital Shopping Center
Augusta, Maine


By understanding and complying with the code, you will avoid future difficulties in this area.

Very truly yours,

Phil Jackson
Coordinator

FJ/mad

cc: Jadine O'Brien
Lou Hannigan
Bob Brown



Youth In Action, Inc.

-2-

May 26, 1972

11. Cooking facility located on the first floor to be enclosed with one hour fire resistant material with self-closing doors and not to open into passageway leading to the outside. Pass-through to be protected with automatic closing device and a fixed extinguishing system to be installed over cooking areas.
12. Cooking area to have one Underwriters Laboratories approved B,C type fire extinguisher mounted in central location. (20 rated)
13. Capacity sign to be located on the first floor where it will be visible to all entering the building.
14. Any door or passage that does not lead to an exit to be marked "Not An Exit."
15. All exit signs shall have letters of contrasting color to body of sign and shall be not less than 6" high and 3/4" wide. The signs shall be illuminated with bulbs of not less than 5 foot candles on the illuminated surface.
16. Sprinkler to be put into operation.
17. All openings within 15" of fire escape to have wire glass in metal frames.
18. Interior finish in all means of egress shall be either Class A-B- or C.
19. All drapes or other hanging decorations shall be of fire resistant materials.

Please advise this office within ten days of the action which you propose to take.

By direction of the Insurance Commissioner

Charles F. Rogan

Charles F. Rogan
Director

WHR:eb

cc: Fire Chief
Building Inspector