

WARREN McDONALD
INSPECTOR OF BUILDINGS

On reply refer

to file AP 625-627 Congress St. Department of Building Inspection

FU

CITY OF PORTLAND, MAINE

April 27, 1959

Copies to: Mr. Paul Lent
489 Preble St. So. Portland
Mr. Philip F. Snow
477 Congress St.
Corporation Counsel

Cartlett Radio
625 Congress St.,
United Neon Display
74 Elm St.,

Gentlemen:

Building permit intended to authorize construction and erection of a roof sign about 6 feet by 13 feet upon the roof of the one-story building at 625-627 Congress St., and also projecting over the public sidewalk, is not issuable under the Zoning Ordinance because the roof on which the sign would be located is only about 16 feet above the public sidewalk instead of the minimum of 20 feet stipulated in case of a sign of this size by Sect. 15C of the Ordinance.

You have indicated your desire to seek an exception from the Board of Appeals; so, there is enclosed an outline of the appeal procedure.

If you desire consideration by the Board at the earliest possible time, it would be well to file the appeal at the office of Corporation Counsel before noon of Thursday, April 30.

Very truly yours,

Warren McDonald
Inspector of Buildings

WMC/D

Enc: Outline of appeal procedure

C
O
P
Y

Show no objection.

Thorne Brock Gilbert
102 E. May Street

CITY OF PORTLAND, MAINE
BOARD OF APPEALS

May 5, 1953

TO WHOM IT MAY CONCERN:

The Board of Appeals will hold a public hearing in the Council Chamber at City Hall, Portland, Maine on Friday, May 15, 1953 at 10:30 a. m. Daylight Saving Time to hear the appeal of Bartlett Radio requesting exception to the Zoning Ordinance to authorize construction and erection of a roof sign about 6 feet by 13 feet upon the roof of the one-story building at 625-627 Congress Street, and also projecting over the public sidewalk.

This permit is presently not issuable under the Zoning Ordinance because the roof on which the sign would be located is only about 16 feet above the public sidewalk instead of the minimum of 20 feet stipulated in case of a sign of this size by Section 15C of the Zoning Ordinance.

This appeal is taken under Section 18E of the Zoning Ordinance which provides that the Board of Appeals, by unanimous vote of its members, may permit exceptions in specific cases so as to grant reasonable use of property where necessary to avoid confiscation and without substantially departing from the intent and purpose of the Zoning Ordinance, subject always to the rule that said Board shall give due consideration to promoting public health, safety, convenience, and welfare, encouraging the most appropriate use of land and conserving property values, that it shall permit no building or use injurious, noxious, offensive or detrimental to a neighborhood, and that it shall prescribe appropriate conditions and safeguards in each case.

All persons interested either for or against this appeal will be heard at the above time and place, this notice of required public hearing having been sent to the owners of property within 500 feet of the premises in question as required by law.

BOARD OF APPEALS

Edward T. Colley

Chairman

K

appeal for 625, 627 Congress St
High to ground

streets.

Cumberland Ave.
None.
428 To 442

Avon place.
1 To 21
2 To 20.

Deering st.
1 To 23
2 To 20.

Congress st.
557 To 667.
592 To 668.

~~State st.~~

Vernon place
1 To 21
2 To 22.

Avon st.
1 To 45
2 To 42.

Henry st.
1 To 15
2 To 16.

Deering place.
1 To 11
2 To 12.

High st.
115 To 193.
110 To 194.

Forest Ave.
None.
2 To 46.

Free st.
None.
(148)

Congress st.
6 To 14

Spring st. place.

lot. 34- A, 26, 15, 38.

Spring st.
109 To 145.

Oris st.
115 To 157.
116 To 160

State st.
129 To 183.

streets.

Kenstedland
Hamm place.

4 Deering st.
4 Congress st.

4 Vernon place.
4. avon st.

4 Henry st.
4 Deering place.

4 High st.
4 free st.

4. Congress st.
4. spring st.

4. spring st.

4. Paul st.

4. State st.

603-607 Congress St
High-Cook St.

-17-18-19

Cumberland Co. N. H.

(20)

- 421-422 - Congress Special Garage Inc. 48 Forest Lane
- 430-434 - " " " " " " " " " " " "
- 436-438 - " " " " " " " " " " " "
- 440 - " " " " " " " " " " " "
- 442 - " " " " " " " " " " " "

196 High St.
411 Cumberland Ave
York Village, Maine

Deerfield

- 1-3 - Randall, George C. N.H. Star Route, Newport, N.H.
- 5-7 - " " " " " " " " " " " "
- 9 - " " " " " " " " " " " "
- 11-13 - " " " " " " " " " " " "
- 15 - " " " " " " " " " " " "
- 17 - " " " " " " " " " " " "
- 21 - " " " " " " " " " " " "
- 24 - " " " " " " " " " " " "
- 6-8 - " " " " " " " " " " " "
- 10 - " " " " " " " " " " " "
- 12-16 - " " " " " " " " " " " "
- 19-20 - " " " " " " " " " " " "

18 Orland St.
17 Dering St.
55 Dering St.
13 Dering St.
9 Dering St.

454 Cumberland Ave.
10 Ocean Place
32 Market St.
Dep.

Dering St.

- 1 - " " " " " " " " " " " "
- 3 - " " " " " " " " " " " "
- 5 - " " " " " " " " " " " "
- 7 - " " " " " " " " " " " "
- 9 - " " " " " " " " " " " "
- 11 - " " " " " " " " " " " "
- 13 - " " " " " " " " " " " "
- 15 - " " " " " " " " " " " "
- 17 - " " " " " " " " " " " "
- 19 - " " " " " " " " " " " "
- 21 - " " " " " " " " " " " "
- 23-25 - " " " " " " " " " " " "

579 Congress St.
3 Dering St.
112 Carsons Rd.
188 Dering St.
Dep.
N.H. C.F.D. Cumberland Center
Dep.
Dep.
Dep.
Dep.
21 Dering St.
Dep.

4/27/53

Church - for 1000 (ing) street
rough - Park St.

(21)

Learning Street

- 2-4 - Emmanuel Baptist Church, South 11th St. 59 Calf St. ^{South St.}
- 6 - St. John's, 10th St. + 11th St. 60 Learning St.
- 10 - Mayo, Edith G. + 11th St. 61 Learning St.
- 12 - St. John's, 10th St. 62 Learning St.
- 14 - St. John's, 10th St. 63 Learning St.
- 16-16a - St. John's, 10th St. 64 Learning St.
- 18 - St. John's, 10th St. 65 Learning St.
- 20 - St. John's, 10th St. 66 Learning St.
- 22 - St. John's, 10th St. 67 Learning St.
- 24 - St. John's, 10th St. 68 Learning St.
- 26-28 - St. John's, 10th St. 69 Learning St.

State Street

- 129-131 - St. John's, 10th St. 129 State St.
- 133-141 - St. John's, 10th St. 133 State St.
- 143-147 - St. John's, 10th St. 143 State St.
- 149-151 - St. John's, 10th St. 149 State St.
- 153-161 - St. John's, 10th St. 153 State St.
- 163-165 - St. John's, 10th St. 163 State St.
- 167-169 - St. John's, 10th St. 167 State St.
- 171 - St. John's, 10th St. 171 State St.
- 173 - St. John's, 10th St. 173 State St.
- 175 - St. John's, 10th St. 175 State St.
- 177 - St. John's, 10th St. 177 State St.
- 179 - St. John's, 10th St. 179 State St.
- 181-183 - St. John's, 10th St. 181 State St.

4/27/53

and in 15-17 Congress St
High Park St.

Congress St.

- | | | |
|------------------|-------------------------------|----------------------|
| 525-543- | Travelling B. & Lane | 57 Congress St. |
| 545-547- | Clifford W. H. Co. | 57 Congress St. |
| 551- | Congress Realty Co. | |
| 553-555- | Wine & Alcohol | 22 Arsenal St. |
| 557- | Highway & Road | 10 Congress St. |
| 557 1/2-559 1/2- | Gen. & Electric Co. | 184 High St. |
| 561-561 1/2- | Vergord Realty Co. | 565 Congress St. |
| 561-561- | Plan 561- | |
| 563-565 1/2- | Standard Investment Co. | 565 1/2 Congress St. |
| 565-565- | " | |
| 567-569- | " | |
| 571-571 1/2- | " | |
| 573-575- | Armstrong & Proctor | 37 Kinner St. |
| 579-585- | Congress Realty Co. | |
| 585 1/2-587- | " | |
| 589- | " | |
| 591-593- | " | |
| 595-601- | Realty Co. | |
| 603-617- | " | 142 High St. |
| 619-623- | City & East End | |
| 625-627- | Wm. H. Paul & N.R. | 489 Probst. St. |
| 629-631- | Real Estate | |
| 633- | Congress Sq. & Magazine | |
| 633 1/2- | " | |
| 635- | Hotel Co. | |
| 637-641- | James R. H. | 477 Congress St. |
| 643-651- | Columbia | 645 Congress |
| 653- | Walter C. Co. | 465 Congress |
| 655-661- | Life Insurance | |
| 663-665- | Loan Corporation | |
| 592- | Shawmut Bldg. Co. | 602A Congress St. |
| 666-669- | Shawmut Bldg. Co. | |
| 666- | " | |
| 667- | Minsky, Gertrude D. & Pauline | 164 Thompson St. |
| 610- | " | |
| 612- | Crosby, Eleanor J. | 126 Pine St. |

625-627 Congress St 2/12/53

(13)

620 State Quality Congress St.
 622-624- Bearing Village Corp.
 626-634- "
 638-652- Cunningham James
 654-656- Lacombe, Helen
 658-662- Ormish, Helen Grace
 664-668- Ketch, Grace

602 A Congress St.
 618 Congress St.
 Dup.
 638 Congress St.
 650a Congress St.
 662 Congress St.
 Dup.

Vernon Place

1-9- St. Stephens Church Bldg, 1415 Tanglewood Dr.
 11- "
 13-21- E. F. Ferris - Darton Memorial Chapel, 1415 Tanglewood Dr.
 2-6- Cummings Harold, 93-101 Tanglewood Dr.
 8-10- De Camp, Eli D. N.R. 3, 93-101 Tanglewood Dr.
 12- Martin, Charles H., 1415 Tanglewood Dr.
 14- Wimpf, Gertrude M.
 16-18- Doolittle Co.
 20-22- Mac Vane, Bertha M.

202 Congress St.
 209 State St.

1-7- "
 9- "
 11- "
 13- "
 15- "

Dup.
 Dup.
 Dup.
 Dup.

17-19- Owners of Tanglewood Bldg
 Columbia Hotel Co.

562 Congress St. Rm.
 Dup. 607

2-6- Hall, Margaret S.
 8-16- Columbia Hotel Co.

Dup.
 Dup.

1-13- Aron, Stuart
 15- The Tanglewood Co.
 17-21- Boyd, Anne Mc Gee
 Goldman, John R. Jr.

635 Congress St.
 15 Aron Street
 Dup.

4/12/53

in effect

9

43 Cedar St.
Roxbury

2: ¹²⁵Berlin St.

Henry Place

Sup.
5 Green Palace
Sup.
15 7 High St.

High Street

13. ^{Sup.}
 429 ^{Sup.}
 429 ^{Sup.}
 429 ^{Sup.}
 429 ^{Sup.}
 429 ^{Sup.}

Room 102-165 Congress St.
116 2nd St.
N.R. of George W. May
" 3 Cornhill St. Bup.
Boston, Mass

5/27/58

neg. hit.

2.

12	157	Spence Square, Hamilton, Can. ch. 11. in 1871.	
13	136	Spence Square, Hamilton, Can. ch. 11. in 1871.	
138		Spence Square, Hamilton, Can. ch. 11. in 1871.	
139	160	Spence Square, Hamilton, Can. ch. 11. in 1871.	
170	178	Spence Square, Hamilton, Can. ch. 11. in 1871.	
176	188	Spence Square, Hamilton, Can. ch. 11. in 1871.	
176	192	Spence Square, Hamilton, Can. ch. 11. in 1871.	
194	176	Spence Square, Hamilton, Can. ch. 11. in 1871.	

1941

2-6-	Compass	Compass	
12-26-	"	"	Comp.
28-38-	City of Portland	John A. Wilson	Comp.
46-42-	City of Portland	John A. Wilson	Comp.
44-	Compass	Compass	Comp.
46-56-	"	"	Comp.

Free Street

148-13c - Vincent Street, Gloucester Ave. W. Impress Co.
C. J. Gussing - C. J. Gussing

Conquering -

6-14 - ~~See Stock Report~~ ————— Lump.

Spring St. Place

1- 731A-26- Buck, Jack J.
 " " " 13- Kugelberg, Christine J.
 " " " 38- Jack, Frederick H. 11P

1 Apr. 1901
365 Bay St. N.Y.C.

Spencer Street

109-117 ~~Gemma ghans, str. 7 p.~~

Exp.

for 625-627 Carver St
right side

2/27/55

(20)

Spring St
117-123 Jacobson, Charles
125 - Brown, Clara M.
127 - Wood, Avis W. Gladys E.
129 - Dalton, Henry Fred M.
131 - Bainville, Beatrice W.
133 - Spence, Edw. Sidney
135 - Ekin, C. E. H.
137 - Foster, Emma - England
139 - Skelton, Frederick C.
141 - Marshall, Robert H.
143 - Baker, Albert
145-147 - Lynch, Michael

179 Middle St.
125 - C. J.
27 Spring St.
50 - Pitt St.
131 - Spring St.
231 - Pitt St. apt 51
76 Pitt Street
358 - 1/2 Pitt St.
49 - Spring St.
141 - Spring St.
147a - Spring St.

Bank Street

115-119 - ~~St. St.~~
123 - ~~St. St.~~
125 - ~~St. St.~~
127-129 - Beckwith, Robert C. & Edith A.
131 - Scott, Alice F.
131 1/2 - ~~St. St.~~
133 - ~~St. St.~~
135 - ~~St. St.~~
137 - ~~St. St.~~
139-141 - ~~St. St.~~
143-145 - ~~St. St.~~
147-149 - ~~St. St.~~
151-157 - ~~St. St.~~

308 - ~~St. St.~~
134 - ~~St. St.~~
136 - ~~St. St.~~
138 - ~~St. St.~~
140 - ~~St. St.~~
142 - ~~St. St.~~
144 - ~~St. St.~~
146 - ~~St. St.~~
148 - ~~St. St.~~
150 - ~~St. St.~~

116-126 - ~~St. St.~~
128-132 - ~~St. St.~~
134-138 - ~~St. St.~~
140-146 - ~~St. St.~~
148-152 - ~~St. St.~~
154-160 - ~~St. St.~~

184 - ~~St. St.~~
102 - ~~St. St.~~



GENERAL BUSINESS ZONE
APPLICATION FOR PERMIT TO ERECT
SIGN OVER PUBLIC SIDEWALK OR STREET

PERMIT ISSUED
00791

MAY 26 1953

Portland, Maine, April 21, 1953

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to erect the following described sign extending over a public sidewalk or street in accordance with the Building Code of the City of Portland, and the following specifications:

Location 625-627 Congress Street Within Fire Limits? yes Det. No. 1

Owner of building to which sign is to be attached Paul Lunt

Name and address of owner of sign Bartlett Radio, 625 Congress St.

Contractor's name and address United Neon Display, 74 Elm St. Telephone 2-0695

When does contractor's bond expire? January 1953 Special restriction? 5/15/53

Information Concerning Building

No. stories 1 Material of wall to which sign is to be attached brick CERTIFICATE OF LIABILITY REQUIREMENT IS WAIVED

Details of Sign and Connections

Building owner's consent and agreement filed with application yes Permit Issued with Letter

Electric? yes Vertical dimension after erection 12'10" Horizontal 12'x 8'

Weight 350 lbs. Will there be any hollow spaces? yes Any rigid frame? yes

Material of frame angle iron No. advertising faces 2 material sheet metal and 25 aluminum

Roof structure are they fastened directly to frame of sign?

No. rigid connections 1 Size 3/4" Location, top or bottom bottom

No. through bolts 1 Size 3/4"

No. guys none material 15'

Minimum clear height above sidewalk or street 15'

Maximum projection into street 3'9" United Neon Display Fee \$ 2.00

Signature of contractor by: Thomas J. Kain

INSPECTION COPY
with letter by AGS

Permit No. 55/191

Location 625-627 Congress St.

Engineer Bentley Radio

Date of permit 5/26/53

Sign Contractor United Neon

Final Inspn. 5-27-53

NOTES



(C) GENERAL BUSINESS ZON'
APPLICATION FOR PERMIT

Class of Building or Type of Structure Third Second Class

Portland, Maine, July 16, 1947

PERMIT ISSUED
01738
JUL 22 1947

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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

Location 627 1/2 Congress Street Within Fire Limits? yes Dist. No. 1
Owner's name and address The Lunt Estate, 629 Congress Street Telephone
Lessee's name and address F. M. Lowe Capitol Theatre, 627 1/2 Congress St. Telephone
Contractor's name and address lessee Telephone
Architect Specifications Plans no No of sheets
Proposed use of building Theatre No. families
Last use " No. families
Material brick No. stories 2 Heat Style of roof Roofing
Other buildings on same lot
Estimated cost \$ 40 Fee \$ 50

General Description of New Work

To remove existing non-bearing partition of picture booth (wall toward stairs) and extend wall to existing brick wall. to be
to extend ceiling over new space approx. 16". Ceiling ~~and wall~~ ~~with~~ asbestos with
lumber carried on angle iron frame and fastened to brickwork

CERTIFICATE OF OCCUPANCY
REQUIREMENT IS WAIVED

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

Details of New Work

Is any plumbing involved in this work? Is any electrical work involved in this work?
Height average grade to top of plate Height average grade to highest point of roof
Size, front depth No. stories solid or filled land? earth or rock?
Material of foundation Thickness, top bottom cellar
Material of underpinning Height Thickness
Kind of roof Rise per foot Roof covering
No. of chimneys Material of chimneys of lining Kind of heat fuel
Framing lumber—Kind Dressed or full size?
Corner posts Sills Girt or ledger board? Size
Girders Size Columns under girders Size Max. on centers
Studs (outside walls and carrying partitions) 2x4-16" O. C. Bridging in every floor and flat roof span over 8 feet.
Joists and rafters: 1st floor , 2nd , 3rd , roof
On centers: 1st floor , 2nd , 3rd , roof
Maximum span: 1st floor , 2nd , 3rd , roof
If one story building with masonry walls, thickness of walls? height?

If a Garage

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

APPROVED:

Miscellaneous

Will work require disturbing of any tree on a public street? no
Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? yes

Capitol Theatre

INSPECTION COPY

Signature of owner By: Fred B. Smith

Permit No. 47/1738

Location 622 1/2 Congress St.

Owner Capital Theatre

Date of permit 7/22/47

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn. 10/15/47 C.D.

Cert. of Occupancy issued *None*

NOTES

7/22/47, 7/24/47, 7/25/47, 7/26/47, 7/27/47, 7/28/47, 7/29/47, 7/30/47, 7/31/47, 8/1/47, 8/2/47, 8/3/47, 8/4/47, 8/5/47, 8/6/47, 8/7/47, 8/8/47, 8/9/47, 8/10/47, 8/11/47, 8/12/47, 8/13/47, 8/14/47, 8/15/47, 8/16/47, 8/17/47, 8/18/47, 8/19/47, 8/20/47, 8/21/47, 8/22/47, 8/23/47, 8/24/47, 8/25/47, 8/26/47, 8/27/47, 8/28/47, 8/29/47, 8/30/47, 8/31/47, 9/1/47, 9/2/47, 9/3/47, 9/4/47, 9/5/47, 9/6/47, 9/7/47, 9/8/47, 9/9/47, 9/10/47, 9/11/47, 9/12/47, 9/13/47, 9/14/47, 9/15/47, 9/16/47, 9/17/47, 9/18/47, 9/19/47, 9/20/47, 9/21/47, 9/22/47, 9/23/47, 9/24/47, 9/25/47, 9/26/47, 9/27/47, 9/28/47, 9/29/47, 9/30/47, 10/1/47, 10/2/47, 10/3/47, 10/4/47, 10/5/47, 10/6/47, 10/7/47, 10/8/47, 10/9/47, 10/10/47, 10/11/47, 10/12/47, 10/13/47, 10/14/47, 10/15/47, 10/16/47, 10/17/47, 10/18/47, 10/19/47, 10/20/47, 10/21/47, 10/22/47, 10/23/47, 10/24/47, 10/25/47, 10/26/47, 10/27/47, 10/28/47, 10/29/47, 10/30/47, 10/31/47, 11/1/47, 11/2/47, 11/3/47, 11/4/47, 11/5/47, 11/6/47, 11/7/47, 11/8/47, 11/9/47, 11/10/47, 11/11/47, 11/12/47, 11/13/47, 11/14/47, 11/15/47, 11/16/47, 11/17/47, 11/18/47, 11/19/47, 11/20/47, 11/21/47, 11/22/47, 11/23/47, 11/24/47, 11/25/47, 11/26/47, 11/27/47, 11/28/47, 11/29/47, 11/30/47, 12/1/47, 12/2/47, 12/3/47, 12/4/47, 12/5/47, 12/6/47, 12/7/47, 12/8/47, 12/9/47, 12/10/47, 12/11/47, 12/12/47, 12/13/47, 12/14/47, 12/15/47, 12/16/47, 12/17/47, 12/18/47, 12/19/47, 12/20/47, 12/21/47, 12/22/47, 12/23/47, 12/24/47, 12/25/47, 12/26/47, 12/27/47, 12/28/47, 12/29/47, 12/30/47, 12/31/47



FILL IN AND SIGN WITH INK
APPLICATION FOR PERMIT FOR
HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, November 21, 1946

02518

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 627 1/2 Congress Street Use of Building Theatre No. Stories 2 ~~Existing~~ Building
Name and address of owner of appliance The Lunt Est., 629 Congress Street 4-1715
Installer's name and address Portland Sebago Ice Co., 302 Commercial Telephone 3-2901

General Description of Work

To install oil burning equipment in connection with existing steam heat.

IF HEATER, OR POWER BOILER

Location of appliance or source of heat Type of floor beneath appliance
If wood, how protected? Kind of fuel
Minimum distance to wood or combustible material, from top of appliance or casing top of furnace
From top of smoke pipe From front of appliance From sides or back of appliance
Size of chimney flue Other connections to same flue
If gas fired, how vented? Rated maximum demand per hour

IF OIL BURNER

Name and type of burner Silent Glow Labelled by underwriters' laboratories? yes
Will operator be always in attendance? no Does oil supply line feed from top or bottom of tank? Top
Type of floor beneath burner Concrete
Location of oil storage Outside underground Number and capacity of tanks 1-1000 gallon
If two 275-gallon tanks, will three-way valve be provided?
Will all tanks be more than five feet from any flame? yes How many tanks fire proofed?

IF COOKING APPLIANCE

Location of appliance Kind of fuel Type of floor beneath appliance
If wood, how protected?
Minimum distance to wood or combustible material from top of appliance
From front of appliance From sides and back From top of smokepipe
Size of chimney flue Other connections to same flue
Is hood to be provided? If so, how vented?
If gas fired, how vented? Rated maximum demand per hour

MISCELLANEOUS EQUIPMENT OR SPECIAL INFORMATION

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

APPROVED:

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

Portland Sebago Ice Co.

INSPECTION COPY

Signature of Installer

By: [Signature]

Permit No. 46/2518

Location 627 1/2 Congress St.

Owner The Lark Club

Date of permit 12/19/46

Approved [Signature]

NOTES 528-4
R1114

146 meter 45/1025

AP 625-627 Congress St.

May 22, 1953

United Neon Display,
74 Elm Street,

Gentlemen:

Copy to: Mr. Philip P. Snow,
477 Congress St.

Mr. Paul Lant
489 Maple St.
So. Portland, Maine

Bartlett Radio Co.
625 Congress St.

The appeal under the Zoning Ordinance having been sustained, permit for construction and erection of a sign about six feet by 13 feet on the roof of the one story building at 625-627 Congress Street, with a portion of it projecting over the public sidewalk, is issued herewith based on the plan filed with the application for permit.

One of the critical details to be cared for in the erection of this sign is to get adequate fastening for the angle iron side braces where they are attached to the gusset plates at the splices in the diagonal bracing from the sign back to the roof. The plan does not show clearly what is to be provided at these points so therefore you should consult the engineer who designed the framework as to what should be provided. Careful investigation as to what provision is to be made for these fastenings will be made at the time of the shop inspection of the sign.

Very truly yours,

AJS/H

Warren McDonald
Inspector of Buildings

AP 625-627 Congress St.

April 27, 1953

Copies to: Mr. Paul Lunt
489 Preble St. So. Portland
Mr. Philip P. Snow
477 Congress St.
Corporation Counsel

Hartlett Hall
625 Congress St.,
United Neon Display
74 Elm St.,

Gentlemen:

Building permit intended to authorize construction and erection of a roof sign about 6 feet by 13 feet upon the roof of the one-story building at 625-627 Congress St., and also projecting over the public sidewalk, is not issuable under the Zoning Ordinance because the roof on which the sign would be located is only about 16 feet above the public sidewalk instead of the minimum of 20 feet stipulated in case of a sign of this size by Sect. 15C of the Ordinance.

You have indicated your desire to seek an exception from the Board of Appeals; so, there is enclosed an outline of the appeal procedure.

If you desire consideration by the Board at the earliest possible time, it would be well to file the appeal at the office of Corporation Counsel before noon of Thursday, April 30.

Very truly yours,

Warren McDonald
Inspector of Buildings

WMC/B

Enc: Outline of appeal, procedure

April 24, 1953

Copies to: Mr. Paul Lunt
489 Freble St., So. Portland
Mr. Philip P. Snow
477 Congress St.,

Cartlett Radio
625 Congress St.,
United Neon Display
74 Elm St.,

Gentlemen:

Neon

Building permit applied for by United/Display, and intended to authorize construction and erection of a combination roof and projecting sign at 625-627 Congress St., is not issuable under the Zoning Ordinance because the sign, proposed to have an area greater than 36 square feet and to extend more than 10 feet above the roof, would be located upon or above a roof which is less than 20 feet in height above the grade of the sidewalk in front of the building, contrary to Sect. 15C of the Ordinance, which provides that no premises in any business zone shall be used for advertising display, consisting of such a sign as you propose, if the roof upon or above which the sign is proposed is less than 20 feet in height above the grade of the sidewalk nearest the front of the building upon which the sign is proposed.

As with all other details of the Zoning Ordinance, there are rights of appeal by way of seeking an exception from the Board of Appeals.

Should you desire to exercise those rights, please notify this office whereupon the appeal procedure will be sent to you.

In case an appeal is filed, and consideration of the Board is desired at the earliest possible date, no time should be lost, otherwise additional delay will ensue.

Very truly yours,

Warren McDonald
Inspector of Buildings

WHC/s

BI FORM 52

WRITTEN CONSENT AND AGREEMENT RELATING TO A CERTAIN SIGN PROPOSED TO
BE ERECTED PROJECTING OVER A PUBLIC SIDEWALK FROM THE PREMISES
AT 625-627 Congress St. IN PORTLAND, MAINE

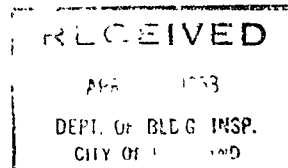
Paul Lunt, being the owner of the
premises at 625-627 Congress Street in Portland, Maine hereby gives
consent to the erection of a certain sign owned by Bartlett Radio Company
projecting over the public sidewalk from said premises as described in
application to the Inspector of Buildings of Portland, Maine for a permit
to cover erection of said sign;

And in consideration of the issuance of said permit Paul Lunt
owner of said premises, in event said sign shall
cease to serve the purpose for which it was erected or shall become dangerous
and in event the owner of said sign shall fail to remove said sign or make
it permanently safe in case the sign still serves the purpose for which it
was erected, hereby agrees for himself or itself, for his heirs, its
successors, and his or its assigns, to completely remove said sign within
ten days of notice from said Inspector of Buildings that said sign is in
such condition and of order from him to remove it.

In Witness whereof the owner of said premises has signed this consent
and agreement this 30th day of March 19 53.

G. H. Bartlett
Witness

James C. Lunt
Owner



PERMIT CHECKING DATA

Date 11-29-46.

Location 627 1/2 Congress St.

1. Hold for more information _____
2. Incomplete plans. See remarks _____
3. See notes on inspection copy _____
4. See notes attached _____
5. O.K. to issue with letter _____
6. O.K. to issue with memo _____

7. O.K. to issue _____

due to the unusual long run of
this feed line, special care for
its protection should be taken
The tank is in the rear of the
theater and feed line will follow
around Western Auto side
(underground) will then enter wall
Capital Theater basement and into theater room
at scales about 75' from where it enters the wall

there should be a quick acting valve
where feed line enters wall. Also the
minimum depth requirement of 2' with out
special reinforcement should be called
to attention.

C. J. A.

2514
AP 527 1/2 Congress Street-1

December 19, 1946

Portland Sewage & Ice Company
Attn: Mr. A. J. Smith
302 Commercial Street
Mr. Paul Lunt
529 Congress Street

Subject: Permit for installation of oil burning
equipment in connection with heating system
in heater room which serves the Capitol Theater
at 527 1/2 Congress Street

Gentlemen:

Following my letter of November 30 on the above subject and Mr. Smith's letter of December 6 describing the installation which has been made inadvertently before the permit was issued, the building permit is issued herewith to the installing company on the basis that they will have uncovered the connection between the underground tank and the fuel oil supply line to the burner assembly and substitute for the usual connection a double swing joint so arranged that if the tank should settle, the efficiency of the fuel line connection will not be impaired. Also, the installer is to introduce a quick acting automatic valve in the fuel supply line just inside of the wall of the building.

It appears that for practical reasons, it was not possible to enter the heater room with the fuel oil line directly from the outside of building, but the fuel supply line has been taken in through the exterior wall into the main cellar under the theater about 12 or 15 feet from the heater room wall and thence run to the heater room and to the burner assembly. Obviously this part of the exposed fuel oil line being outside of the heater room should be thoroughly protected against mechanical injury, and as far as possible from leakage. This particular part of the fuel oil line is located beneath the theater and if any hazard thereby should seem to appear in the future or any threat to the theater and its occupants from this arrangement, then the line will have to be re-located or protected in a manner to make it undisturbedly safe.

Very truly yours,

Inspector of Buildings

WHC/S

P.S. The importance of using particular care with this job, also to see to it that the chimney is kept thoroughly clean at all times and that the oil burner is serviced with sufficient frequency to warrant against any likelihood of backfire with this oil burner installation because of the fact that it is beneath the theater. There has been some trouble with keeping the fire door of this heater room closed sometimes in the past, and now that we have the assurance from the installer of the oil burner equipment there is sufficient fresh air supply from the outside to take care of the needs of the oil burning equipment, the owner should see to it that the closing device of the fire door is kept in first class condition and that the door is kept closed.

ATH
ESS
RMT
AJS
PH
DJ
HD
BS

TELEPHONE 3-2911

302 COMMERCIAL STREET



NEW ENGLAND CITIES ICE COMPANY

PORTLAND SEBAGO ICE CO. DIVISION

HOUSEHOLD FUEL OILS

DELCO OIL BURNERS

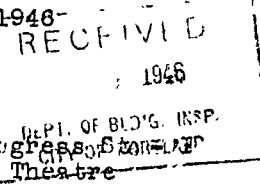
REFRIGERATORS

PORTLAND 3, MAINE

December 6th, 1946

Mr. Warren McDonald
Inspector of Buildings
City Hall
Portland, Maine

Refer: File AP 627 1/2 Congress, Senator
PA Capitol Theatre



Dear Sir:

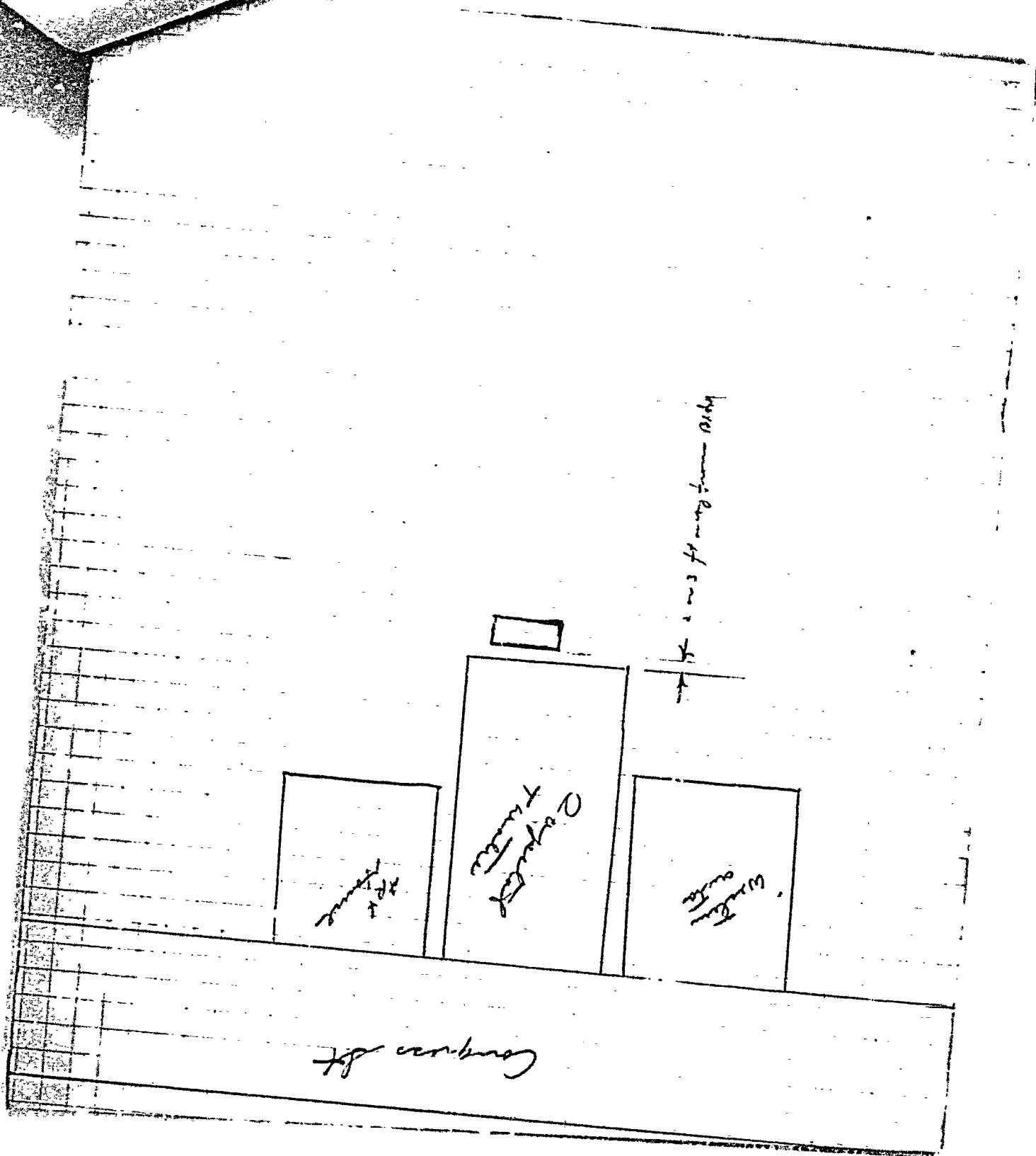
In accordance with our recent telephone conversation regarding the installation of oil burning equipment in connection with the existing heating system in heater room which serves the Capitol Theatre, we are writing this letter in answer to yours of November 30, 1946.

With reference to the first paragraph in your letter about sufficient air in the heater room to support combustion, this problem came up and was remedied when the Lunt Estate installed an automatic coal stoker at the above address. An air conductor to the outside of building from the heater room was installed. This conductor is approximately two, in diameter. We feel this should be adequate for proper combustion.

With regard to the supply and return lines on this job, we have used 3/8 inch iron pipe instead of the usual soft copper tubing. These lines have been protected by being put underground outside the building and the inside piping was done in a manner that it should not be vulnerable to breakage. The outside lines are protected by a sidewalk which runs parallel to the building and the lines. Two fire valves were installed in the supply line - one at the burner in the heater room and another where the supply line enters the building. If a third fire valve should be installed, this shall be done gladly.

The 1000 gallon tank is of 7 gauge steel and bears the Underwriters Label. It has the necessary protective covering as specified in your letter. The tank is three feet underground from the top of same and is located so that it should not be damaged by any heavy vehicle.

Due to the fact the excavation and back-fill was done by another contractor, this tank has been covered before being inspected. This was a slip-up between ourselves and the other contractor, however if you deem it necessary the tank shall be uncovered for inspection.



607, Congress Street-I
The Capitol Theatre

November 27, 1941

Portl ad Sabago Ice Company
302 Commercial Street
The Lant Estate
629 Congress Street

Subject: Installation of oil burning equipment in connection with existing heating system in heater room which serves the Capitol Theatre

Gentlemen:

It is my recollection that there is not much of any opportunity to get fresh air into this heater room to support combustion. This proposition is particularly important in that a oil burner is to be installed because of sufficient fresh air supply may cause an explosion; and because the heater room is also a part of the Capitol Theatre occupancy--an activity licensed by the Municipal officers.

Special care will have to be taken about this matter, and we shall not be satisfied to rely upon the air supply through the fire door opening or any other opening into the balance of the cellar.

I am told that the oil supply line from tank to burner assembly will be of extraordinary length, perhaps 75 feet or more and that it will be buried under ground all the way. Obviously special care must be taken for protection of this line and a quick acting automatic valve will be necessary in the supply line just inside the heater room wall.

Installer must bear in mind that the standards of the National Board of Fire Underwriters (Paragraph 10, 11), which have been set up as standards, having effect of law, by our Municipal officers, must be followed with regard to the construction and setting of this tank. Your attention is called to section 10 and 11 of this pamphlet, particularly where the minimum thickness of shell is given with the provision that if the shell of the tank is less than 1/2 inch (about 1/16 of an inch) the tank shall be galvanized.

Irrespective of whether the tank is galvanized or not, there are other requirements that before installation the tank shall be protected against corrosion on the outside by a minimum provision of two preliminary coatings of red lead followed by a heavy coating of hot asphalt, or equivalent. The installer's application does not say whether or not the tank bears the label of the Underwriters Laboratories identifying it as approved for an underground tank. If it does bear that label, no doubt the thickness and construction of the tank complies with the standards, but the tank may still need the protective coatings on the outside.

Section 7 of the standards provides that the tank shall be so buried as to have a cover of earth not less than two feet thick, or shall be covered with no less than one foot of earth on top of which shall be placed a slab of reinforced concrete not less than four inches thick. The slab is required to set on a firm, well tamped earth foundation and to extend at least one foot beyond the tank in all directions. If this tank will be located beneath a spot where heavy trucks may drive, extra precautions may be necessary.

The installer should note that when the tank and piping is all in place and ready for covering, notice of this office of readiness for closing-in the action is required and none of the underground tank and piping is to be covered from view until the action is required.

ATH
ESS
PMT
AJS
PH
DU
HD
BS



(C) GENERAL BUSINESS ZONE
APPLICATION FOR PERMIT

Class of Building or Type of Structure Second

Portland, Maine, December 17, 1945

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

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

Location 52 1/2 Congress Street Within Fire Limits? yes Dist. No. 1
Owner's name and address Paul Lunt, 620 Congress Street (Capitol Theater) Telephone _____
Lessee's name and address _____ Telephone 2-0612
Contractor's name and address Antonio Leo, 117 Oxford Street Telephone 2-512
Architect _____ Specifications _____ Plans _____ No. of sheets _____
Proposed use of building Theater No. families _____
Last use _____ No. families _____
Material brick No. stories 2 Heat steam Style of roof _____ Roofing _____
Other buildings on same lot none
Estimated cost \$ 300 Fee \$ 1.00

General Description of New Work

To construct incinerator 4' 6" square, 5' high. Walls to be 2" thick common brick lined with 5" fire brick. Back wall to be built against present boiler room wall and corbelled into present chimney below the present breeching of the heating room boiler. Spark arrester plate built in incinerator. Incinerator 28x28 inside. Incinerator sets on 8" concrete slab.

Permit Issued with Letter

12/17/45
Dec. 17 (from City) 12/21/45

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

Details of New Work

Is any plumbing work involved in this work? _____ Is any electrical work involved in this work? _____
Height average grade to top of plate _____ Height average grade to highest point of roof _____
Size, front _____ depth _____ No. stories _____ solid or filled land? _____ earth or rock? _____
Material of foundation _____ Thickness, top _____ bottom _____ cellar _____
Material of underpinning _____ Height _____ Thickness _____
Kind of roof _____ Rise per foot _____ Roof covering _____
No. of chimneys _____ Material of chimneys _____ of lining _____ Kind of heat _____ fuel _____
Framing lumber—Kind _____ Dressed or full size? _____
Corner posts _____ Sills _____ Girt or ledger board? _____ Size _____
Girders _____ Size _____ Columns under girders _____ Size _____ Max. on centers _____
Studs (outside walls and carrying partitions) 2x4-16" O. C. Bridging in every floor and flat roof span over 8 feet.
Joists and rafters: 1st floor _____, 2nd _____, 3rd _____, roof _____
On centers: 1st floor _____, 2nd _____, 3rd _____, roof _____
Maximum span: 1st floor _____, 2nd _____, 3rd _____, roof _____
If one story building with masonry walls, thickness of walls? _____ height? _____

If a Garage

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

APPROVED Wm. H. [Signature]
CITY OF PORTLAND

Miscellaneous

Will work require disturbing of any tree on a public street? no
Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? yes

Paul Lunt

Signature of owner Antonio Leo

INSPECTION COPY

This image shows a single sheet of white paper with horizontal blue or grey ruling lines. The lines are evenly spaced and run across the width of the page. There is no handwriting or printed text on the paper.

AP 627 1/2 Congress Street

✓BS
✓ATH
✓RMT
✓PH
✓HJS
✓HL

December 1, 1945

Mr. Antonio Leo
117 Oxford Street
Portland 3, Maine

Subject: Building permit for construction of brick
incinerator in the boiler room at 627 1/2 Congress
Street

Dear Sir:

From our conversation, I understand that the top of the incinerator is to be built of brick masonry supported by double angle lines or "T" irons, the under side to be of fire brick or some other equally good structural and fire protective material, also that the fire brick lining is to extend into the flue connection between the incinerator and the existing chimney flue.

In connection with the supports for the top, it is my impression that any steel members used to support the top, if exposed to the fire below is likely to deteriorate quickly. If that method is to be used, I suggest that you contact the manufacturers of the incinerator fittings and find out what they recommend. A brick arch would no doubt work out all right or perhaps a concrete slab, reinforced for the small span of 18 inches.

I have had some discussion with Mr. Lunt about this flue, and it is my impression that it is not lined. The boiler which heats the building is also connected to the same flue. It should be understood that should the connection of the new incinerator to the flue cause any trouble, something will have to be done as this boiler room and chimney are in a building used for public assemblies.

Very truly yours,

Inspector of Buildings

WMCB/L

CC: Paul Lunt
623 1/2 Congress Street
Portland 3, Maine



APPLICATION FOR PERMIT

Class of Building or Type of Structure Second Class

Permit No. 7420

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

Portland, Maine, January 13, 1943

The undersigned hereby applies for a permit to erect alter install the following building structure or structures in accordance with the Laws of the State of Maine, the Building Code of the City of Portland and the following specifications:

Location 619-627 Congress Street
625-627 Congress Street

Within Fire Limits? yes Dist. No. 1

Owner's name and address Portland Public Library
Paul C. Lunt, 627 Congress St.

Telephone

Contractor's name and address Donald Currie, 1625 Broadway, So. Portland

Telephone 2-7928

Architect

Plans filed No. of sheets

Proposed use of building Public Library - store

No. families

Other buildings on same lot

Estimated cost \$ 152.

Fee \$ 1.00

Description of Present Building to be Altered

Memorandum from Department of Building Inspection, Portland, Maine

625-627 Congress St.—Roof over Space between Lunt building and Portland Public Library by Mr. Donald Currie, Builder—1/27/43

To Messrs. Lunt and Currie:

CC. Mr. Philip Clifford.

Unless the Trustees of the Library object to your making the small holes necessary in the library wall, I feel that the permit must be issued on the basis of fastening the 2 x 6 to the library wall with expansion screws or bolts of suitable length instead of the nails driven into the wall as shown. The fastening need not be very close together, and there is no objection to using nails as well, but the expansion fastenings should be sufficient to hold the board firmly in place even if all of the nails corrode off. Please notify for inspection before roof boards are applied.

I presume you must intend to use counter flashing against the library wall although none is shown on the sketch. Otherwise you could hardly expect to prevent water working down the wall underneath the roof. (Signed) Warren McDonald

Inspector of Buildings

Details of New Work

Is any plumbing work involved in this work?

Is any electrical work involved in this work?

Height average grade to top of plate

Size, front depth

No. stories

Height average grade to highest point of roof

To be erected on solid or filled land?

earth or rock?

Material of foundation

Thickness, top

bottom

cellar

Material of underpinning

Height

Thickness

Kind of roof flat

Rise per foot

3"

Roof covering metal

No. of chimneys

Material of chimneys

of lining

Kind of heat

Type of fuel

Is gas fitting involved?

Framing lumber—Kind

Dressed or full size?

Corner posts

Sills

Girt or ledger board?

Size

Material columns under girders

Size

Max on centers

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

Joists and rafters:

1st floor

2nd

3rd

roof 2x6

On centers:

1st floor

2nd

3rd

roof 2"

Maximum span:

1st floor

2nd

3rd

roof 16"

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

height?

If a Garage

No. cars now accommodated on same lot

to be accommodated

Total number commercial cars to be accommodated

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

Miscellaneous

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

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

Portland Public Library
Paul C. Lunt

Signature of owner

By

Donald Currie

INSPECTION COPY

Permit No. 43/120
Location 619-623 Congress St.
625-627
Owner Portland Public Library
Paul C. Hunt
Date of permit 1/27/43
Notif. closing-in
Inspn. closing-in
Final Notif.
Final Inspn. 4/43 C.C.B.
Cert. of Occupancy issued None

NOTES

2/1/43. Permitted to install
wood door in side of
Library side of

2782D-1

January 23, 1948.

Mr. Paul G. Lunt,
429 1/2 Congress Street
Portland, Maine

Subject: Alterations in the building
at 621-627 Congress Street by way of pro-
viding a narrow roof between that building
and the Portland Public Library.

Dear Sir:

Mr. Currie, your contractor, has applied for a permit to cover the above work, but since this construction work would adjoin and apparently be supported upon and fastened to the Public Library which, I suppose, is really the property of the City of Portland, in a sense, and since the relationship of the wood roof to the fire protective parapet wall required on your own building when it was built, is of importance, it will be necessary for you to provide a competent plan and cross section to show fully what is proposed, especially as to the connection with the wall of the Public Library building and the effect upon your own parapet wall.

Since this public building is involved, I suggest that you get the approval of the Trustees of the Library upon this construction work and file evidence of that approval here with the application for the permit.

Very truly yours,

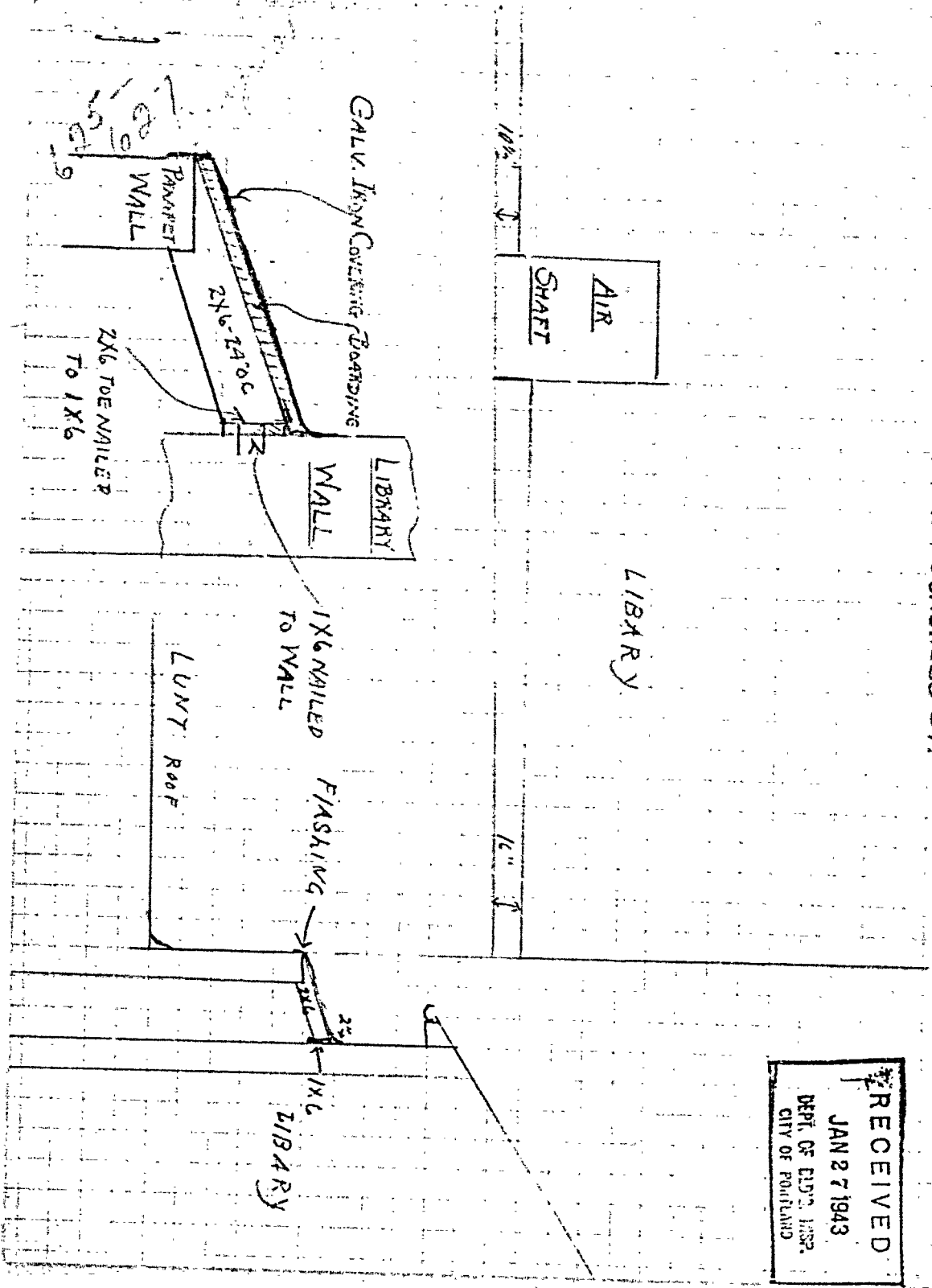
Inspector of Buildings.

HCD/H

Copy for Portland Public Library
Philip G. Clifford, Jr.
Copy for Donald Currie,
1835 Broadway

Roof Between Public Library Wall
+ Parapet Wall at 627 Congress St.

RECEIVED
JAN 27 1943
DEPT. OF EDU. & HSP.
CITY OF PORTLAND



P.33/1933-1

April 17, 1940

Mr. Antonio Leo,
117 Oxford Street,
Portland, Maine

Dear Sir:

At the new building under construction for Mr. Lunt at 627 Congress Street, we find that for some reason you have omitted the parapet wall on that portion of the easterly side wall opposite the court of the public library.

It is my understanding that this part of the wall as well as the other part is closer than five feet to the property line between the public library land and the Lunt property. If that is correct the parapet wall is required at that point as much as any other for the provision of the Building Code is that such walls closer than five feet to a property line shall have such parapet walls.

Please provide the parapet wall without delay or else explain to this office why it can be legally omitted.

Very truly yours,

WJCD/H

Inspector of Buildings

CC: J. T. Tubby
21 Free Street

Paul C. Lunt
432 Preble Street
So. Portland



AMENDMENT TO APPLICATION FOR PERMIT ISSUED

Original Permit No. 79/1833 Issued February 6, 1940
Amendment No. 2

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.
The undersigned hereby applies for an amendment to Permit No. 79/1833 pertaining to the building or structure com-
prised in the original application in accordance with the Laws of the State of Maine, the Building Code of the City of Portland, plans
and specifications, if any, submitted herewith, and the following specifications:

Location: 627 Congress Street
Owner's or Lessee's name and address: Paul O. Lunt, et al 193 Preble St. So. Portland
Contractor's name and address: Donald Currie, 1695 Broadway, So. Portland
Plans filed as part of this Amendment: yes
Is any plumbing work involved in this work? yes
Increased cost of work: no
Framing Lumber: Kind? no
Description of Proposed Work: To Change ceiling material of stores from metal lath and plaster to some type of wall or ceiling board
Within Fire Limits? yes Dist. No. 1
No. of Sheets 2-7928
Is any electrical work involved in this work? no
Dressed or Full Size? no
Additional fee: 25

Approved:

Chief of Fire Department:

Signature of Owner:

Paul O. Lunt, et al

Approved:

2/6/40 - WWD

P. 33/1335-1
Amend. No. 2

December 14, 1933

Mr. Antonio Lee,
117 Oxford Street,
Portland, Maine

Dear Sir:

Enclosed is approved amendment No. 2 of building permit at 627 Congress Street, applied for by Mr. Tubby as agent for the owner, Paul C. Lunt, et al.

Apparently there is some intention of making two stores in the building with a separate cellar for each, but no dividing partitions are shown in either the first story or the cellar. Such partitions will require still another amendment before work is commenced on them. If two stores are to be provided, it is likely that two toilet rooms will be required in each to satisfy Building Code requirements for separate toilets for each of the sexes. Perhaps some arrangement may be made in the cellar so that one of the toilets shown may be set aside for the exclusive use of men and the other for the exclusive use of women so that either sex in either store may have access to them.

Handrails will be required at both cellar stairs, and wherever more than four feet wide, which appears to be the case at the lower run of the west cellar stairs, handrails on both sides.

The two rear doors are shown to swing in. This will only be allowable if the occupancy of the store which the door serves will be less than fifty people, the legal occupancy being determined by dividing the total floor area by 35.

Two stores would also mean two fire extinguishers one in the cellar and one in the first story of each store, a total of four.

I am assuming that the rear wall of the extended building will be more than five feet from the rear lot property line. If this distance were less than five feet, fire doors, fire windows and a parapet wall would be required for the rear wall of the building.

Very truly yours,

KMcD/H

Inspector of Buildings



AMENDMENT TO APPLICATION FOR PERMIT

Original Permit No. 11545
Amendment No. 2

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

Portland, Maine, December 4, 1939

The undersigned hereby applies for an amendment to Permit No. 29/1832 pertaining to the building or structure covered in the original application in accordance with the Laws of the State of Maine, the Building Code of the City of Portland, plans and specifications, if any, submitted herewith, and the following specifications:

Location: 627 Congress Street Ward 5 Within Fire Limits? yes Dist. No. 1

Owner's name and address: Paul C. Lunt, et al, 492 Preble St., So. Portland

Contractor's name and address: Antonio Leo, 117 Oxford St., Portland

Plans filed as part of this Amendment: yes No. of Sheets: 6

Increased cost of work: 500 Additional fee: 25

Description of Proposed Work

Plans filed with this amendment to make this building 34' x 110', with changes in rear entrances with two stairways to basement in case this building should be used for two stores. Instead of using 3" lally columns under first floor, 3" solid steel shafting with welded top and bottom are to be used. The sizes of girders in the Congress Street half of the building are changed according to revised figures shown on sheet No. 61.

Signature of Owner

By *Paul C. Lunt*

Approved:

Chief of Fire Department

Approved:

12/4/39

INSPECTION COPY

Commissioner of Public Works

Inspector of Buildings



Original Permit No. 129/1833

Amendment No. 1

NOV 6 1939

AMENDMENT TO APPLICATION FOR PERMIT

Portland, Maine, November 4, 1939

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for an amendment to Permit No. 129/1833 pertaining to the building or structure comprised in the original application in accordance with the Laws of the State of Maine, the Building Code of the City of Portland, plans and specifications, if any, submitted herewith, and the following specifications:

Location 627 Congress Street Ward 5 Within Fire Limits? yes Dist. No. 1

Owner's or Lessee's name and address Paul G. Lunt, et al, 492 Preble St., Portland

Contractor's name and address Antonio Leo, 117 Oxford St. 3-0115

Plans filed as part of this Amendment yes No. of Sheets 1

Increased cost of work Additional fee .25

Description of Proposed Work

To change foundation wall on side next to library as per plan submitted

Mr. Clifford says this rearrangement is satisfactory to the trustees of the Library

Paul G. Lunt, et al

Signature of Owner

by

Approved

Chief of Fire Department

Approved

Antonio Leo 11/6/39

30

*File
Bundled
Lunt*

RECEIVED
NOV 2 1939
DEPT. OF PUBLIC WORKS
CITY OF PORTLAND
November 1, 1939.

Mr. Paul C. Lunt,
629-1/2 Congress Street,
Portland, Maine

Dear Sir: Job. No. 832.

As requested, we have examined the conditions at the site of the building you are erecting at 627 Congress Street, in particular the conditions obtaining adjacent to the west wall of the Portland Public Library building. We find that the foundation wall of the library is constructed of stone rubble masonry and that the bottom of this wall is approximately 2'-6" above the proposed basement floor in the new building, and that this wall projects about 9" from the face of the brick wall above. The soil conditions are excellent and there is no indication of water at the basement floor level.

We recommend that a concrete wall be constructed for the entire length of the library building to a height of at least 2' above the bottom of the present library foundation, with the inside face flush with the inside of the new 12" building wall, this wall to extend 12" below the bottom of the basement floor slab with a projection of 12" on the basement side, the excavation to be made to the required depth flush with the outside of the library basement wall and the entire space filled with concrete to the height specified above.

Temperature steel should be provided on the inside face of the new concrete wall consisting of at least 3/8" bars 12" on centers horizontally tied to 3/8" bars 5' on centers vertically.

The construction of this wall should be carried out in alternate sections of lengths not to exceed 15' and care should be taken to properly protect from rain if the excavation is left open for any extended time.

If this method of construction and procedure is carried out, it is our opinion that it will be a thoroughly substantial job, not only providing a satisfactory foundation for the new building but providing adequate protection to the west side of the library building. It might be well, however, to provide shoring or shores braced against the library wall in the usual manner to prevent any possibility of damaging the wall during construction and also to relieve somewhat pressure on the foundations.

Very truly yours,
FRUSTAL & LIBBY, INC.
By Walter H. Webster, President.

Cy - Building Inspector
Cy - J T Tubby



Retp .56663-1

October 16, 1939

Mr. Antonio Leo,
117 Oxford Street
Portland, Maine

Dear Sir:

Enclosed is the building permit covering construction of a one story building for Paul G. Lunt, et al at 627 Congress Street, but all work in preparation for or in connection with underpinning the westerly foundation wall of the Public Library and the proposition of enclosing the narrow space between the Public Library wall and the easterly wall of the proposed building is not included in this permit until you receive further notification from this office, which can hardly be given until we receive approval from the Trustees of the Library upon these details.

The required parapet wall two feet above the roof level along the Lunt easterly property line is required to have an incombustible cap, excluding the use of woodwork, even wood bricks. Before you reach that point, I should like to have a detail showing of what material the cap will be and how it will be fastened. This question is involved with the question of supporting the roof over the narrow space between the two buildings mentioned above.

OK The Fire Department will require adequate means of access from the Congress Street sidewalk to the cellar for quick use in case of fire. It would be well for the owner or architect to take this question up with Chief Sanborn and when the details have been agreed upon, indicate them on the plan.

OK The owners of the proposed building are also the owners of the Danco Theatre, and we shall expect the existing windows in the theatre wall over the new roof of this building to be bricked up.

OK Wherever metal wall anchors are to be used between joists and masonry walls, it will also be necessary to use dogs or other similar means of fastening the anchored lines of joists together clear across the building.

An exit sign with letters at least six inches high will be necessary over and inside of the rear doors.

Fire extinguishers of a type bearing the label of the Underwriters' Laboratories, Inc. for the use intended will be required two in the cellar and two in the first story.