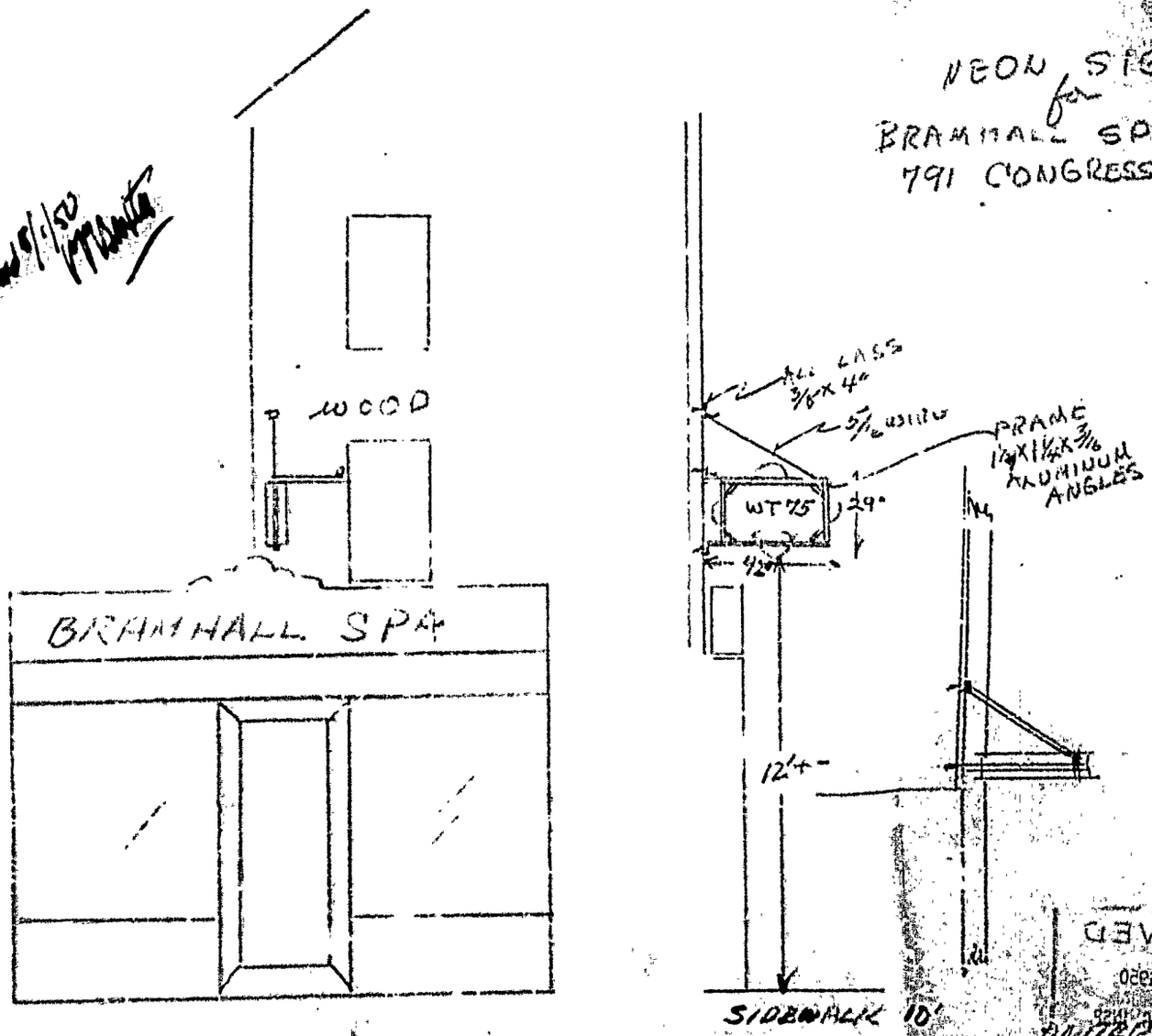
NEON SIGN
for
BRAMHALL SPA
791 CONGRESS ST



UNITED NEON DISPLAY
74 Lani Street Portland, Maine

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 789 Congress Street IN PORTLAND, MAINE

Ernest T. Baxter, being the owner of the premises at 789 Congress St. in Portland, Maine hereby gives consent to the erection of a certain sign owned by Bramhall Sra 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 Ernest T. Baxter, 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 Buillings 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 2 day of May, 1950

Witness

Ernest T. Baxter
Owner

87

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 5 Deering Ave IN PORTLAND, MAINE

Percival P Baxter, being the owner of the premises at 5 Deering Ave. in Portland, Maine hereby gives consent to the erection of a certain sign owned by EXILDA'S GIFT SHOP 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 Percival P. Baxter, 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 10 day of February, 1950

Frank W. Jordan — Witness

Percival P Baxter — Owner

(B) LIMITED BUSINESS ZONE

PERMIT ISSUED
001171
FEB 13 1950
CITY of PORTLAND

APPLICATION FOR PERMIT TO ERECT SIGN OVER PUBLIC SIDEWALK OR STREET

Permit No.

Portland, Maine, February 9, 1950

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: 5 Deering Avenue (See 787-789 Congress Street) Within Fire Limits? _____ Dist. No. _____

Owner of building to which sign is to be attached _____

Name and address of owner of sign Exilda's Gift Shop, 5 Deering Avenue

Contractor's name and address Curran Supply Co., 399 Fore Street Telephone 2-3464

When does contractor's bond expire? December 31, 1950

CERTIFICATE OF BOND OR REQUIREMENT IS WAIVED

Information Concerning Building

No. stories 1 Material of wall to which sign is to be attached concrete block

Details of Sign and Connections

Electric? Yes Vertical dimension after erection 3' Horizontal 5'

Weight 75 lbs., Will there be any hollow spaces? Yes Any rigid frame? Yes

Material of frame angle iron No. advertising faces 2, material metal

No. rigid connections 2 Are they fastened directly to frame of sign? Yes

No. through bolts 1, Size 3/4", Location, top or bottom top

No. guys 1 uplift 2 side, material angle iron & cable, Size 3/8"

Minimum clear height above sidewalk or street 10'

Maximum projection into street 5' 6"

Fee $ 1.00

Signature of contractor BY: Curran Supply Company

~~ORIGINAL~~ Copy

Permit No. 50/171

Location 5 Dewing Ave.

Owner Epilda's Gift Shop

Date of permit 2/13/50

Sign Contractor

Final Insp. 9-3-50 ✓ ⊗

NOTES

2-10-50. Shop-work O.K. Weight of sign is okay & 100# Louvers through bolt is shown it will be O.K. ✓ JB.

3-9-50. Checked signs with Mr Cunningham Had ladder to repair roof for through bolt check.

✓ Provide top & side brace

✓ Install hole covers top & bottom

✓ Provide bolt 3Φ to be changed to 3/8" Earth

✓ 4"sq. plate washer.

✓ Sign out 9-8" above sidewalk. JB.

3-17-50. Mr Cunningham said he was not usually at contact after Walling & Farrell (they actually hang the signs) off the

can not get them nor such will make corrections himself. JB.

4-13-50. Mr Cunningham corrected himself within a few days with notify before going added. JB

5-1-50 Mr Cunningham corrected sign as this

FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

PERMIT ISSUED
No. 01313
NOV 4 1949
CITY of PORTLAND

Portland, Maine, November 2nd 1949

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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

Location 791 Congress St. Brannall Spa Use of Building Restaurant No. Stories 2 New Building Existing "

Name and address of owner of appliance John Kapsemales, 1787 Broadway, S. P.

Installer's name and address Ballard Oil & Equipment Co. Telephone 2-1991

General Description of Work

To install One Fully Automatic Oil Burner under Steam Furnace

IF HEATER, OR POWER BOILER

Location of appliance or source of heat _____

If wood, how protected? _____ Type of floor beneath appliance _____

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

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 Ballard 4XR3S Labelled by underwriter's 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 Cement

Location of oil storage Basement Number and capacity of tanks 1 - 275

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? none

Total capacity of any existing storage tanks for furnace burners none

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? $2.00 ($1.00 for one heater, etc., 50 cents additional for each additional heater, etc., in same building at same time.)

APPROVED: OPT. 11-3-49 [illegible]

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

INSPECTION COPY

Signature of Installer Ballard Oil & Equipment

R. H. [illegible]

12-7

Permit No. 49/1013

Location 791 Congress St.

Owner John Gaparoudes

Date of permit 11/4/49

Approved 12-12-49 [illegible]

NOTES

1 Fill Pipe ✓

2 Vent Pipe ✓

3 Kind of Heat Steam

4 Burner Rigidity & Supports ✓

5 Name of Label ✓

6 Stack Control ✓

7 High Limit Control ✓

8 Remote Control ✓

9 Piping Support & Protection ✓

10 Valves in Supply Line ✓

11 Capacity of Tanks ✓

12 Tank Rigidity & Supports ✓

13 Tank Distance ✓

14 Oil Gauge ✓

15 Instruction Card ✓

16

Memorandum from Department of Building Inspection, Portland, Maine

August 20, 1947

791 Congress Street--Amendment for installing two 20" doors in place of existing entrance door.

C. DiBiase Co.,
551a Congress Street,
Portland 3, Maine

Gentlemen:

Since each new door is to be less than 3 feet wide and both double-acting, anti-panic bolts with bar full width of door should be used on the door which would normally be bolted when store is locked up. The other door should either have anti-panic hardware, or at least be arranged in such a way that pressure on anti-panic bar on bolted door will undoubtedly open both doors, even though both are locked.

CC: John Kapsambelis,
791 Congress Street

(Signed) Warren McDonald
Inspector of Buildings

APPLICATION FOR AMENDMENT TO PERMIT

PERMIT ISSUED
AUG 20 1947

Amendment No. 1

Portland, Maine, August 19, 1947

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for an amendment to Permit No. 47 1455 *pertaining to the building or structure comprised in the original application 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 791 Congress Street Within Fire Limits? yes Dist. No. 1B

Owner's name and address John Kapsemales, 791 Congress St. Telephone

Lessee's name and address Telephone

Contractor's name and address C. DiBiase Co., 551a Congress Street Telephone

Architect Plans filed no No. of sheets

Proposed use of building Store and dwelling No. families

Increased cost of work Additional fee .25

Description of Proposed Work

Two 20" doors to be installed in place of entrence door as shown on Sheet #2.
Doors to be double acting and equipped with anti-panic hardware.

Permit Issued with Memo

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

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

Approved:

Permit Issued with Memo

John Kapsemales
Signature of Owner By: Mary A. Donnelly

Approved: 8/20/47 [signature]
Inspector of Buildings

SPECTION COPY

APPLICATION FOR AMENDMENT TO PERMIT

PERMIT ISSUED
AUG 20 1947

Amendment No. 1

Portland, Maine, August 19, 1947

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for an amendment to Permit No. 47 1155 *pertaining to the building or structure comprised in the original application 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 791 Congress Street Within Fire Limits? Yes Dist. No. 1B

Owner's name and address John Kapsemales, 791 Congress St. Telephone

Lessee's name and address Telephone

Contractor's name and address C. DiBiase Co., 551a Congress Street Telephone

Architect Plans filed no No. of sheets

Proposed use of building Store and dwelling No. families

Increased cost of work Additional fee .25

Description of Proposed Work

Two 20" doors to be installed place of entrance door as shown on Sheet #2.
Doors to be double acting and equipped with anti-panic hardware.

Permit Issued, in Mayor

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

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

Permit Issued, in Mayor

Approved:

John Kapsemales

Signature of Owner By: Mary A. Kapsemales

Approved: 8/20/47 [illegible]
Inspector of Buildings.

SPECTION COPY

CITY OF PORTLAND.....DEPT. OF BUILDING INSPECTION

Check List of Compliance with Building Code and Zoning Ordinance Requirements

June 10, 1947

Job Location 791 Congress Street Owner John Kapsemales

Contractor Not given Architect Joseph DePeter

We are unable to issue permit for the above work because Section 106b of the Building Code requires that applicant must show on application and plans compliance with Building Code and Zoning Ordinance before a building permit is issued, and application and plans of this job do not show compliance with the law as indicated below. References at left are to sections of Building Code where applicable (copies of revised Building Code now available at the office of City Clerk). If plan maker disagrees with statements below, he should seek a conference by phone or in person at this office. If he agrees, plans and application should be corrected accordingly.

✓ 1. Sec. 205e1. Since the theoretical capacity of the store after alterations will be more than 20 people, two means of egress is required. A door at least 30" wide in the rear wall of the building will serve this purpose and exit signs as specified by Section 205e4 are required over the door in the partition between store room and main store space and over the door in the rear wall.

✓ 2. Sec. 212e. A vestibule locknet is required on the rear exit door and the letters for the required exit signs must be at least 6" high showing red or green on light background. Any platform and steps necessary outside of rear exit door to reach the ground must be at least 30" wide, with risers not more than 8½" high and treads not less than 9" wide and with handrails provided on at least one side of the steps. The framing and foundations for this platform and steps should be indicated on revised plans.

✓ 3. Sec. 212g. Self-closing devices are required on toilet room and vestibule doors.

4. General.

✓ a. The weatherwood finish on the new store front being of combustible material is only permissible in Fire District No. 1B where property is located if the present store front is covered with combustible material. If an awning is to be provided for the new store front, the awning box should be so located that no part of the awning will be closer than 7' to the sidewalk when in its lowered position as is specified by Section 211e2 of the Building Code for existing as well as new awnings.

✓ b. If, as seems likely, the rear part of the building is supported on posts or piers, the excavation indicated on plans beneath this part of building would seem questionable unless a masonry wall is provided to withhold the pressure of earth outside the building. Will the architect please show just what the conditions are and will be at this point and how the new floor joists are to be supported on the existing wall?

✓ c. There would seem to be no reason why enough of a small section of the ceiling on the store may not be removed to enable the architect to determine the conditions where carrying partition is to be taken down and to design the proper size steel beam to carry the theoretical load that may come upon it, indicating this on the revised plan. We would prefer not to issue any permit for the work until this beam has been decided upon, but if there is some good reason why this cannot be done until a later date, we be able to issue a permit excluding the removal of this partition until information has been furnished.

AJS/S

Inspector of Buildings

Original to: Mr. Joseph DePeter, 561 Congress Street

CC: Mr. John Kapsemales, 791 Congress Street

Mr. P. P. Baxter, 562 Congress Street

Memorandum from Department of Building Inspection, Portland, Maine

791 Congress Street--Permit for alterations to store for John Kapsaskes--6/17/47

To Lessee & Architect:

Permit for above work is issued herewith subject to the following:

1. Trap door should be hinged so that when up it will be on the side of passageway to rear door and thus provide an effective shield to prevent anyone from falling into opening.

AJC/S

CC: Mr. Joseph Daleter
551 Congress Street

(Signed) Warren McDonald
Inspector of Buildings

(2) LIMITED BUSINESS ZONE

APPLICATION FOR PERMIT

PERMIT ISSUED
01455
JUN 23 1947

Class of Building or Type of Structure Third Class

Portland, Maine, June 3, 1947

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE New plan 6/17/47

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 791 Congress Street Within Fire Limits? yes Dist. No. 1B

Owner's name and address P. P. Baxter, 562 Congress Street Telephone

Lessee's name and address John Kansemeles, 791 Congress Street Telephone

Contractor's name and address not let Telephone

Architect Specifications Plans yes No of sheets 3

Proposed use of building Store and dwelling No. families 1

Last use " No. families 1

Material Frame No. stories 2½ Heat Style of roof pitch Roofing

Other buildings on same lot

Estimated cost $ 1000. Fee $ 2.00

Health Notices to Health Officer and thus

General Description of New Work

To remove bearing partition rear of store to enlarge store space, opening to be supported as per plan.
To change store front as per plan, lowering show windows.

Permit Issued with Memo 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

John Kapsemeles

INSPECTION COPY

Signature of owner By: C. J. Kapsemeles

P

Permit No. 47/1455

Location 791 Congress St.

Owner John Papanales

Date of permit 6/23/47

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn.

Cert. of Occupancy issued

INSPECTION NOT COMPLETED

NOTES

7/8/47 Work not started. OK.

7/21/47 Work started. OK.

7/23/47 Work progressing. OK.

7/25/47 Work progressing waiting for steel. OK.

8/4/47 Steel in and walls block, but nine uncovering and work not completed. OK.

8/8/47 No work since last insp. OK.

8/12/47 Work progressing. OK.

8/17/47 Inside fire escape door frame has been installed to second floor. OK.

8/18/47 Mr Kapsimalis in wants to install front door & 2 doors matched glass on plan. Told him this could be done by both doors being fire actuated from inside at all times. Will provide anti-panic hardware on both doors. He wants doors & swing out. OK.

9/2/47 Work on front started. OK.

10/27/47 Neither door has vestibule locksets. No exit signs up. Provide guard rail, trap door to cellar. Look these up with Mr Kapsimalis. OK.

12/4/48 Law did not permit further insp. OK.

PERMIT CHECKING DATA

Date 4-12-47.

Location 5 Deering Ave.

1. Hold for more information

2. Incomplete plans. See remarks

3. See notes on inspection copy 4/14/47 - D.F.P. 17 2x10-15' = 1629

4. See notes attached Hunter — 200

5. O.K. to issue with letter Cutin 15x1.33x10 = 200

6. O.K. to issue with memo Rmf 15x1.33x48 = 960#

7. O.K. to issue 1360 O.K.

8. Stiffening beams req'd

9. Heat

10. ✓ A.V. Elec

FILL IN AND SIGN WITH INK

PERMIT ISSUED
00
APR 15 1947

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, April 10, 1947

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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

Location 5 Deering ~~Street~~ Ave. (Sec 787-789 Congress Street) Use of Building P. T. Barnum, Store No. Stories 1 New Building ~~Existing~~ "

Name and address of owner of appliance ~~Portland Gas Light Co., 5 Temple Street~~

Installer's name and address Portland Gas Light Co., 5 Temple Street Telephone 2-3821

General Description of Work

To install 2 gas-fired suspended unit heaters

4/12/47. O.K. ~~ac.~~

IF HEATER, OR POWER BOILER

Location of appliance or source of heat Hung from ceiling by metal hangers 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 12"

From top of smoke pipe 12" From front of appliance over 3' From sides or back of appliance over 3'

Size of chimney flue 8x12 Other connections to same flue none

If gas fired, how vented? to chimney Rated maximum demand per hour 100,000 BTU

IF OIL BURNER

Name and type of burner Labelled by underwriter's laboratories?

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

Type of floor beneath burner

Location of oil storage Number and capacity of tanks

If two 275-gallon tanks, will three-way valve be provided?

Will all tanks be more than five feet from any flame? How many tanks fire proofed?

Total capacity of any existing storage tanks for furnace burners

IF COOKING APPLIANCE

Location of appliance 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 smoke pipe

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

Weight of heater 175 to 200 pounds, suspended about midway of ceiling joists and catches two joists.

Amount of fee enclosed? 1.50 ($1.00 for one heater, etc., 50 cents additional for each additional heater, etc., in same building at same time.)

APPROVED:

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

Portland Gas Light Company

Signature of Installer by: George W. Tillinton

INSPECTION COPY

Permit No. 47/687

Location 5 Deering ave

Owner Percival R. Baxter

Date of permit 4/15/47

Approved 6/3/47

Alt. 46/6691

NOTES

Memorandum from Department of Building Inspection, Portland, Maine

5-9 Deering Avenue—Amendment #3 to permit 46/669 covering changes in plans for new mercantile building for Congress Realty Company by F. W. Cumming-ham & Sons—3/20/47

To Contractor & Owner:

Above amendment is issued herewith. Since the Lally column in the front wall of building which supports the lintels over the show windows requires fireproofing, if this fireproofing is to be of brick masonry, it is required to be at least 3 3/4" in thickness. Poured concrete at least 2" in thickness and reinforced may be used. or a fireproofed Lally column

AJS/S

CC: Congress Realty Company
562 Congress Street

Mr. Joseph DePeter
116 Monument Street

(Signed) Warren McDonald
Inspector of Buildings

APPLICATION FOR AMENDMENT TO PERMIT

PERMIT ISSUED
MAR 21 1947

Amendment No. 3

Portland, Maine, March 19, 1947

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for an amendment to Permit No. 46/669 *pertaining to the building or structure comprised in the original application 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 5 - 9 Veering Ave (also 787-789 Congress Street) Within Fire Limits? yes Dist. No. 1B

Owner's name and address Congress Realty Co., 562 Congress St. Telephone

~~Lessee's name and address~~ F.W. Cunningham & Sons, 181 State St. Telephone 3-0246

Contractor's name and address Telephone

Architect Plans filed yes No. of sheets 5

Proposed use of building 2 Stores No. families

Increased cost of work Additional fee .25

Description of Proposed Work

as per

To cover changes in plans of new/plans submitted

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

No. stories, 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

Framing lumber—Kind Dressed or full size? Size

Corner posts Sills Girt or ledger board?

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

Approved:

Signature of Owner Congress Realty Co., by F.W. Cunningham & Son

Permit Issued with Amend

Approved: 3/21/47 Inspector of Buildings.

INSPECTION COPY

Dear Diana,

Percival Baxter called and said that he had that little building at Bramhall Square on his mind. He said that work was started on it the first week in December and will be completed as soon as the first leaves the ground.

1/25/46

Dorothy

BP-46/665-I

ATH
LSS
AJS
FH
DC
DJ
BS

January 24, 1947

F. W. Cunningham & Sons
181 State Street
Congress Realty Company
562 Congress Street

Subject: Lapsing of building permit for new building at 5-9 Deering Avenue

Gentlemen:

From what information we have, although work under the permit has been started and the foundation completed and back-filled, no work has been done upon the job for a continuous period of five months and therefore the permit has become void as provided by Section 1066 of the Building Code. It may be that work has been done here within that period of which we are not aware and if this be true, we would appreciate your notifying us to this effect and as to the date on which the last work took place. Otherwise before work is again started upon the project, it will be necessary to apply for a new permit, paying a new fee and proceeding as for the original permit.

Since the issuing of the permit for this building, there has been a change in zone at the location where the property is situated. Due to this fact, when application for a new permit is made, a question as regards required setback of the building from the street line of Deering Avenue may arise, since in the Limited Business Zone where the property is now located, no building is allowed to be erected closer to the street line on Deering Avenue than the front wall of the existing tenement house on the adjoining lot. This matter is subject to appeal, but allowance should be made for the time required in handling such an appeal when application for the new permit is made.

If, however, there has been work done upon the building within the last five months and if other work is done within periods exceeding not more than five months, the permit will remain in force and work thereunder may proceed as authorized.

Very truly yours,

Inspector of Buildings

AJS/S

BP 46/669 Amdt #2-I

AH
USS
RMT
PH
AJS
X HL
BS

July 5, 1946

F. W. Cunningham & Sons
181 State Street
Portland, Maine

Subject: Approved amendment at 3-9 Deering Avenue, amendment to cover certain changes in framing, foundation and store front as well as to provide for new arrangements for heating the building.

Gentlemen:

Approved amendment is herewith, subject to the following, numbered paragraphs being in reference to your letter of June 21, 1946:

1. We are unable to check the strength of the proposed 6x3 girder on the center spans of 5 feet. From examination of Sheet 1C of your revised plans it appears from the designed figures of this girder that the load per running foot of girder delivered from the roof joists has been figured at about half the actual span of the roof joists. Our figures show the total load on the girder to be a little over 9,000 pounds whereas the strength is 7500. Perhaps the partition can be trussed or a heavier than normal doubled 6x4 plate can be used to spread the roof and ceiling load so that it comes down directly over the piers.

3. On Plan 1C the angles on spandrel beams over store fronts are shown in crayon to be welded to the channel. Since this channel will actually bear the weight of the face course of brickwork, the welds would be in stress and would have to be made by a certified welder. There are no certified welders in Portland at the present time. I suggest that the angles be bolted in the shop.

4. Installation of the automatic gas heaters requires separate permits from this department to be applied for by and issuable only to the actual installer, the heaters to be vented as provided in Section 60[illegible]3.3, 3.4 and 4 of the Building Code (old Section number).

Very truly yours,

Inspector of Buildings

WMcD/J

CC: Congress Realty Company
562 Congress Street

JOHN J. CUNNINGHAM
PRESIDENT

ARTHUR J. CULLINAN
TREASURER

F. W. CUNNINGHAM & SONS

INCORPORATED 1905

... CONTRACTORS ...

PINE STATE BUILDING 161 STATE STREET

PORTLAND 3, MAINE

WILLIAM H. GILL
VICE-PRESIDENT

THOMAS P. FALLONA
ENGINEER

June 21, 1946

Department of Building Inspection
City Hall
389 Congress Street
Portland, Maine

Gentlemen: Re: Congress Realty 5 - 9 Deering Ave.

Because of shortages of certain materials, we have been forced to alter slightly some of the details of the building at 5-9 Deering Avenue, for the Congress Realty Company.

The enclosed plans show the new layouts. The principal changes are:

1. Increasing the number of footings, and decreasing the size of the timber girders under the floor.

2. Relocating the entrances so as to permit use of smaller size plate glass.

3. Use of Lally Columns at front corners of building.

4. Elimination of Boiler Rooms (building to be heated with automatic gas heaters, vented through roof).

Very truly yours,

F. W. CUNNINGHAM & SONS

Robert V. Cullinan
Cost Estimator

RVC:jm

Original Permit No. 46/669
Amendment No. 2

PERMIT ISSUED
JUL 5 1946

AMENDMENT TO APPLICATION FOR PERMIT

Portland, Maine, June 24, 1946

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for an amendment to Permit No. 46/669 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 5-9 Deering Avenue (See 787-789 Congress Street) Within Fire Limits? yes Dist. No. 8 1B

Owner's or Lessee's name and address Congress Realty Co., 562 Congress St.

Contractor's name and address F. W. Cunningham & Sons, 181 State St.

Plans filed as part of this Amendment yes No. of Sheets 3

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

Increased cost of work Additional fee .25

Framing Lumber: Kind? Dressed or Full Size?

Description of Proposed Work

To make new building as per plans filed June 22, 1946.

Congress Realty Co.
F. W. Cunningham & Sons

Approved:

Chief of Fire Department.

Signature of Owner By: Robert W. Cullinan

Permit Issued with Letter

Approved: 7-8-46 WMZ

Commissioner of Public Works.

Inspector of Buildings.

ORIGINAL

CITY OF PORTLAND.....DEPT. OF BUILDING INSPECTION

Check List of Compliance with Building Code and Zoning Ordinance Requirements

May 14, 1946

Job Location 5-9 Deering Avenue Owner Congress Realty Company

Contractor F. W. Cunningham & Sons Architect F. W. Cunningham & Sons

AMENDMENT TO BUILDING PERMIT IS ISSUED herewith but SUBJECT TO THE FOLLOWING. References at left are to sections of Building Code where applicable. If plan maker disagrees with statements below, he should seek a conference by phone or in person at this office. If he agrees, plans should be revised or supplementary specifications issued and fresh copies furnished to this office with a letter of transmittal showing that contractor and owner have copies of revisions.

✓ 1. Sec. 212e5,3. It is assumed that there will not be a single step at any one point at either entrance.

✓ 2. Sec. 211e2. If temporary awnings are planned in front of the stores provisions should be made for the awning bars or boxes so that when the awning is in the "down" position a minimum clearance above the sidewalk will be seven feet.

✓ 3. Sec. 302b2. The parapet wall on the side toward Cumberland Avenue should extend no less than 32 inches above the roof surface.

✓ 4. Sec. 311c3,2(c). Spacing of anchors from masonry walls to floor and roof joists not shown. Should be no more than 8 feet from center to center and where floor or roof joists are parallel to the masonry wall, the anchors should be long enough to engage the bottom of at least three joists.

✓ 5. Sec. 311d. Firestops where ceilings join masonry walls are required to be of non-burnable material. Firestops required between roof joists over the plate on steel beam.

✓ 6. General.

(1) Suitable means of ventilating space under the first floor will no doubt be provided to prevent early deterioration.

(2) It is assumed that the roof covering is to be tar and gravel.

Inspector of Buildings

WMcD/L

CC: Congress Realty Company
562 Congress Street
Portland 3, Maine

CITY OF PORTLAND.....DEPT. OF BUILDING INSPECTION

Check List of Compliance with Building Code and Zoning Ordinance Requirements

April 22, 1946

Job Location 5-7 Deering Avenue Owner Congress Realty Company

Contractor F. W. Cunningham & Sons Architect F. W. Cunningham & Sons

BUILDING PERMIT IS ISSUED herewith but SUBJECT TO THE FOLLOWING. References at left are to sections of Building Code where applicable. If plan maker disagrees with statements below, he should seek a conference by phone or in person at this office. If he agrees, plans should be revised or supplementary specifications issued and fresh copies furnished to this office with a letter of transmittal showing that contractor and owner have copies of revisions.

1. Sec. 212a2.3. Size of entrance doors not marked. Width scales two feet eight inches, should be no less than three feet.
2. Sec. 311c3.2(c). Show anchors from roof joists to masonry walls, both where parallel to the wall and where at right angles to the wall.
3. Sec. 402a5. Show distance from windows and doors in rear wall of proposed building to any openings that exist in west wall of dwelling house in the rear which faces on Cumberland Avenue. If this distance is less than 30 feet, windows and doors in rear wall which may be closer than 30 feet to any opening in this wall of existing building are required to be for the windows standard fire windows and for the doors standard Class C (labelled) or Class F (labelled) fire doors.
4. Structural.

(1) Verify the design of lintels over show windows shown indistinctly in crayon on the print.

(2) Roof joists 2x10, 18 inches from center to center, are only strong enough if genuine Douglas Fir and would not be strong enough then on account of deflection if the ceiling were to be plastered. See Section 311c (new Section 212c3.2).

(3) Section 310b2. Show positive method of bracing top flange of the 8-inch wide flange beams through the center, otherwise the ratio of width of top flange to the length of span is such that the beams would figure overloaded.

(4) Presumably the roof joists are to be supported upon shelf angles, on center steel beams. Show details and fastenings.

Inspector of Buildings

Original to: F. W. Cunningham & Sons
181 State Street

CC: Congress Realty Company
162 Congress Street

Original Permit ~~PERMIT ISSUED~~

Amendment No. 46/669

AMENDMENT TO APPLICATION FOR PERMIT

MAY 14 1946

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

Portland, Maine, May 8, 1946

The undersigned hereby applies for an amendment to Permit No. 46/669 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 ~~5-9 Doering Avenue~~ 785-789 Congress Street

Owner's or ~~Lessee's~~ name and address Congress Realty Co., 562 Congress Street Within Fire Limits? Yes Dist. No. 18

Contractor's name and address F. W. Cunningham & Sons, 151 State Street

Plans filed as part of this Amendment yes No. of Sheets 5

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

Increased cost of work

Framing Lumber: Kind? Dressed or Full Size? Additional fee .25

Description of Proposed Work

To construct new building as per plans filed today.

Permit Issued to Lettey

Approved:

Chief of Fire Department.

Commissioner of Public Works.

Congress Realty Co.
F. W. Cunningham & Sons

Signature of Owner

Permit Issued with Letter

Approved: 5/14/46

Inspector of Buildings.

ORIGINAL

APPLICATION FOR PERMIT

GENERAL BUSINESS ZONE

Permit No. _____

Class of Building or Type of Structure Second Class

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

Portland, Maine, March 22, 1946 00669

APR 22 1946

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

Location 5-9 Deering Avenue (Also 787-789 Congress St.) Ward _____ Within Fire Limits? yes Dist. No. 1B

Owner's or Lessee's name and address Congress Realty Co., 562 Congress St. Telephone _____

Contractor's name and address F. W. Cunningham & Sons, 181 State St. Telephone 3-0246

Architect _____

Proposed use of building Store (tailor shop) Plans filed yes No. of sheets 2

Other buildings on same lot _____ No. families _____

Estimated cost $ 4000.

Fee $ 3.00

Description of Present Building to be Altered

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

Last use _____ No. families _____

General Description of New Work

To construct 1 story brick building 33'x50' as per plans

change permit for 2 stores Gordon 3/22/46

Permit Issued with Letter

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. Framing Lumber

Kind? _____

Dressed or Full Size? _____

Details of New Work

Size, front _____ depth _____ No. stories _____ Height average grade to top of plate _____

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

Height average grade to highest point of roof _____

Material of foundation _____ Thickness, top _____ bottom _____

Material of underpinning _____ Height _____ Thickness _____

Kind of Roof _____ Rise per foot _____ Roof covering _____

No. of chimneys _____ Material of chimneys _____ of lining _____

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

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

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

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

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

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

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

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

If a Garage

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

Total number commercial cars to be accommodated _____

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

Miscellaneous

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

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

Inp.

ORIGINAL

Signature of owner Congress Realty Co.

By: F. W. Cunningham & Son

Arthur J. Sullivan

Permit No. 46/669

Location 5-9 Dering Ave

Owner Congress Realty Co.

Date of permit 4/25/46

Notif. closing-in 11/12/47 (Hoag)

Inspn. closing-in 4/16/47 satisfactory

Final Notif. None

Final Inspn. None under 9/3/47

Certificate of Occupancy issued

Permit 47/687 NOTES

5/2/46 – Excavation to consider in my opinion

5/10/46 – Plans received showing cracks in roof, joists & studs, columns to be 2x4's. Bearing partition 4" 2x4's. Permission verbally given to use 2x4's

5/14/46 – Revised plans showing 4" bearing partition

8/13/46 – Same as

9/11/46 – Same

11/20/46 – Same as

11/21/47 – No further work done. Stop work order issued. Repairs done forcing the issuance of permit

Recalled – 1/21/47 – Letter sent

Lapsing of permit.

2/27/47 – Same as

Further expired

3/17/47 – Mr. Kellerman

Mr. Hart and Mr. Hoag

They found no work in progress

Recalled matter of fire

and that there would be no concentrated garbage fire in the back yard

Notified Mr. Hart

Mr. Hart agreed to amend

Mr. Hoag

Shafer side wall unsafe

4/21/47 First floor unsafe

6/3/47 No certification has been received for a final inspn. Hoag says all construction matter has been completed and OK'd

AP 5-9 Deering Avenue I

March 23, 1946

F. W. Cunningham & Sons,
181 State St.,
Portland, Maine

Subject: Advance permit for excavation and foundation ONLY for one-story mercantile building at 5-9 Deering Ave.

Gentlemen:

A small discrepancy appears on the plan as to height of top of concrete foundation wall above floor and above grade of the ground outside at the lower front corner.

If you should find that the top of the foundation wall at any point would be more than three feet above the grade of the ground at that point, it would be best to check with this office before proceeding to make sure of compliance with the Building Code as to the thickness and relative unbraced height of masonry walls.

Very truly yours,

Inspector of Buildings.

CC Congress Realty Co.,
562 Congress St.

(G) GENERAL BUSINESS ZONE

APPLICATION FOR PERMIT

PERMIT ISSUED
MAR 22 1946
00405

Class of Building or Type of Structure Foundation Only

Portland, Maine, March 21, 1946

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to erect ~~XXXX~~ repair ~~XXXXXX~~ 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: 5-9 Deering Avenue (Lu.787-78 Congress Street)

Owner's name and address Prop. Congress Realty Co., 568 Congress St. Within Fire Limits? yes Dist. No. 1B

Lessee's name and address _____ Telephone _____

Contractor's name and address F. W. Cunningham & Sons, 191 State St. Telephone _____

Architect _____ Specifications _____ Plans yes No. of sheets _____

Proposed use of building Store

Last use _____ No. families _____

Material brick No. stories 1 Heat _____ Style of roof _____ Roofing _____ No. families _____

Other buildings on same lot _____

Estimated cost $ _____

Fee $ 1.00

General Description of New Work

To construct foundation and excavate only for building 33'x51 as per plan.

Permit Issued with Letter

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

Details of New Work

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

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

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

Material of foundation _____ Thickness, top _____ bottom _____ cellar _____

Material of underpinning _____ Height _____ Thickness _____

Kind of roof _____ Rise per foot _____ Roof covering _____

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

Framing lumber—Kind _____ Dressed or full size? _____

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

Girders _____ Size _____ Columns under girders _____ Size _____ Max. on centers _____

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

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

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

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

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

If a Garage

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

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

APPROVED:

Miscellaneous

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

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

Congress Realty Co.
F. W. Cunningham & Sons

INSPECTION COPY

Signature of owner By: Arthur J. Goldman

Permit No. 46/405

Location 5-9 Dearing Ave

Owner Cayson Realty Co

Date of permit 4/22/46

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn. 5/2/46

Cert. of Occupancy issued None

NOTES

3/22/46 - Building not staked out, but there were info lots and location works in OK. To comply the present Zoning Ordinance Proposed foundation wall is straight line thickness 12" above finished section shown. Since on case of wall toward Cumberland Ave. the floor slab will be below grade of ground outside wall, it is probable that the height of concrete wall above grade may exceed 3' above grade which does not comply with Code even though the height of the foundation wall here is only 8". Contractor should be contacted about this. [illegible]

5/2/46 - Permit for building issued 4/13/46. [illegible]

INQUIRY BLANK

ZONE "G"

FIRE DIST. "1B"

CITY OF PORTLAND, MAINE
DEPARTMENT OF BUILDING INSPECTION

Verbal
~~By Telephone~~

DATE 3/15/46

LOCATION About 1-7 Deering Ave OWNER Percival P. Baxter

MADE BY Owner TEL.

ADDRESS

PRESENT USE OF BUILDING

CLASS OF CONSTRUCTION NO. OF STORIES

REMARKS: This is in the rear of the Black & Silver Cafe on the corner of Congress Street & Deering Avenue.

INQUIRY: 1- What kind of a building about 24'x30' for use as a tailor shop can be built at this location?
2- Could a building of this size with concrete block walls, concrete floor (no cellar) be built on lot line next to Cumberland Avenue and out to street line of Deering Avenue?

ANSWER: 1- Read to him Section 402-b-11 of Building Code
[illegible] to wood buildings in Fire District

Memorandum from Department of Building Inspection, Portland, Maine

About 1-7 Deering Ave.- Inquiry as to construction of building out to street line of Deering Ave.----3/16/46

Hon. Percival P. Baxter,
562 Congress St., Room 527

Dear Mr. Baxter:

Amendments of Zoning Ordinance now b efore the City Council, and to be afforded public hearing on Monday, March 18th, would, if adopted as now proposed, place this property in a ~~Business~~ Limited Business Zone instead of a General Bus. Zone as now. This would raise a question as to building such a building clear out to the street line (inside edge of public sidewalk) of Deering Ave. because it looks as though the main front wall of the habitation on the next lot, cor. Cumberland Ave. sets back a few feet from the street line-at least the main wall-and construction of the new wall closer to street line than this existing wall is not clearly allowable.

(*Signed*) Warren McDonald
Inspector of Buildings

(G) GENERAL BUSINESS ZONE

APPLICATION FOR PERMIT

PERMIT ISSUED
931
AUG 17 1945

Class of Building or Type of Structure Third

Portland, Maine, August 14, 1945

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

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 791 Congress Street Within Fire Limits? yes Dist. No. 1P

Owner's name and address P. P. Baxter, 562 Congress Street Telephone

Lessee's name and address Bremhall Spa, Inc., 791 Congress Street Telephone none

Contractor's name and address Edward Prindall, 113 Gilman Street Telephone

Architect Specifications Plans yes No. of sheets 1

Proposed use of building Variety Store and apartments No. families

Last use same No. families

Material wood No. stories 3 Heat Style of roof pitch Roofing

Other buildings on same lot

Estimated cost $ 25.00 Fee $ .25

NOTIFICATION BEFORE LATHING OR CLOSING-IN IS WAIVED

General Description of New Work

To provide opening 6'-7" wide in bearing partition to make space in which to locate refrigerator, putting in 4x8 header to carry load of second floor. Sent to Health Dept. 8/17/45

To relocate door in this partition, closing up one opening and cutting in another in a new location Rec'd. from Health Dept. 8/17/45

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

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 spruce Dressed or full size? dressed Size

Corner posts Sills Girt or ledger board? Size Max. on centers

Girders Size Columns under girders Size

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?

Miscellaneous

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

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

APPROVED: M. Burroughs
Wm. A. Dunling
C. J. Lindsey
W.E.B.

TRAVIS M. BURROUGHS, M. D.
HEALTH OFFICER

P. P. Baxter
By Bremhall Spa, Inc.
Signature of owner By Edward Prindall

INSPECTION COPY

Permit No. 45/931

Location 791 Congress Street

Owner P.P. Baird Bramhall Spa

Date of permit 8/17/45

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn. 8/22/45

Cert. of Occupancy issued None

NOTES

8/22/45 Work done - OK

OK

FILL IN COMPLETELY AND SIGN WITH INK

PERMIT ISSUED

Permit No. 8425

MAY 15 1945

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, May 10, 1945

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 793 Congress Street Use of Building Restaurant No. Stories 1 New Building Existing

Name and address of owner of appliance Nicholas Socoreles

Installer's name and address Scribner & Iverson 21 Union Street Telephone

CERTIFICATE OF OCCUPANCY REQUIREMENT IS WAIVED

NOTIFICATION BEFORE LATHING OR CLOSING-IN IS WAIVED

General Description of Work

To install Fri-o-lator (gas-fired) and relocate existing Fri-o-lator

OK 5-14-45 Fmt.

IF HEATER, POWER BOILER OR COOKING DEVICE

Is appliance or source of heat to be in cellar? If not, which story 1st Kind of Fuel gas

Material of supports of appliance (concrete floor or what kind) concrete

Minimum distance to wood or combustible material, from top of appliance or casing top of furnace, 1'

from top of smoke pipe from front of appliance Over 1' from sides or back of appliance Over 3'

Size of chimney flue Other connections to same flue

vented to hood

Sent to Health Dept. 5/10/45

Rec'd. from Health Dept. 5/14/45

IF OIL BURNER

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

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

Location oil storage No. and capacity of tanks

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

INSPECTION NOT COMPLETED

Amount of fee enclosed? 1.50 ($1.00 for one heater, etc., 50 cents additional for each additional heater, etc., in same building at same time.)

Signature of Installer Scribner & Iverson By: [signature]

Insp.

ORIGINAL

DAVID P. BURROUGHS, M.D. HEALTH OFFICER

[signature]

Inspected 8-6-45

Permit No. 45/435

Location 793 Congress St.

Owner McKee Co. Socorder

Date of Permit 6/15/45

Post Card sent

Notif. for inspn.

AIT 95-128

Approval Tag issued

Oil Burner Check List (date)

1. Kind of heat
2. Label
3. Anti-siphon
4. Oil storage
5. Tank Distance
6. Vent Pipe
7. Fill Pipe
8. Guage
9. Rigidity
10. Feed safety
11. Pipe sizes and material
12. Control valve
13. Ash pit vent
14. Temp. or pressure safety
15. Instruction card
16.

INSPECTION NOT COMPLETED

NOTES

(7) GENERAL BUSINESS ZONE

APPLICATION FOR PERMIT

PERMIT ISSUED

Permit No. 355

APR 20 1945

Class of Building or Type of Structure Third Class

Portland, Maine, April 2, 1945

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

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

Location 787-789 Congress Street Within Fire Limits? Yes Dist. No. 1

Owner's or Lessee's name and address P. P. Paxter Black & Silver Cafe Telephone

Contractor's name and address Pettengill-Ross Co., 33 Pine Street Telephone 2-6223

Architect Plans filed yes No. of sheets 1

Proposed use of building Restaurant No. families

Other buildings on same lot

Estimated cost $ Fee $ 1.00

Memorandum from Department of Building Inspection, Portland, Maine

783 Congress Street—Installation of ventilation system for Black & Silver Cafe by Pettingill-Ross Company, Installers—4/20/45

To Owner & Installer:

The architect's original drawing of the opening through the roof for the ventilation duct collar shows the doubled headers around the opening tight against the metal collar. Since the Building Code requires that there will be at least one inch between the metal collar and the woodwork, the architect has revised the plan in crayon showing this one inch space all around the collar between it and the wooden framing. This memorandum is for the purpose of advising the people doing the work just in case the plan on the job does not get marked the same as ours is.

WMcD/S

C: Mr. Hiram Brann, 32 Pine St.

Black & Silver Cafe, 783 Congress St. (*Signed*) **Warren McDonald**
Inspector of Buildings

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

CERTIFICATE OF OCCUPANCY REQUIREMENT IS WAIVED

Is any plumbing work involved in this work?

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

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

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

Material of foundation Thickness, top bottom cellar

Material of underpinning Height Thickness

Kind of roof Rise per foot Roof covering

No. of chimneys Material of chimneys of lining

Kind of heat Type of fuel Is gas fitting involved?

Framing lumber—Kind Dressed or full size?

Corner posts Sills Girt or ledger board? Size

Material columns under girders Size Max. on centers

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

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

On centers: 1st floor 2nd 3rd roof

If one story building with 2nd 3rd roof

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

Black & Silver Cafe
Pettengill-Ross Co.
Signature of owner By: H. G. Pettingill

ORIGINAL

CHIEF OF FIRE DEPT.

T. P. BURROUGHS, M.D. HEALTH OFFICER

Inspector of Plumbing

Permit No. 45-355

Location 787-789 Campus Dr.

Owner Black & Sheen Co.

Date of permit 4/26/45

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn.

Cert. of Occupancy issued

Rec'd 407343
Fil. 18/128

NOTES

5/3/45 Work started. JR.

INSPECTION NOT COMPLETED

FILL IN COMPLETELY AND SIGN WITH INK

PERMIT ISSUED

Permit No. 343

APR 25 1945

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

Portland, Maine, April 12, 1945

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 789 ~~[illegible]~~ Congress Street Use of Building Restaurant No. Stories 1 New Building / Existing "

Name and address of owner of appliance Nicholas Sorroreles

Installer's name and address Scribner & Iverson, 64 Union Street Telephone 3-7682

General Description of Work

To install gas-fired restaurant range (relocation) OK-4-24-45 [illegible]

CERTIFICATE OF OCCUPANCY REQUIREMENT IS WAIVED

IF HEATER, POWER BOILER OR COOKING DEVICE

Is appliance or source of heat to be in cellar? _____ If not, which story 1st Kind of Fuel gas

Material of supports of appliance (concrete floor or what kind) concrete

Minimum distance to wood or combustible material, from top of appliance or casing top of furnace, 8'

from top of smoke pipe 4' from front of appliance Over 4' from sides or back of appliance back 9" side Over 3'

Size of chimney flue _____ Other connections to same flue _____

Hood to be provided at least 9" from ceiling - to be vented thru roof

IF OIL BURNER

Sent to Health Dept. 4/21/45

Rec'd. from Health Dept. 4/23/45

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

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

Location oil storage _____ No. and capacity of tanks _____

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

INSPECTION NOT COMPLETED

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.)

ORIGINAL

Signature of Installer Scribner & Iverson By: George F. Scribner

P. BURROUGHS, M.D.
HEALTH OFFICER

Permit No. 45/343

Location 793 Congress St.

Owner Nicholas Socorelis

Date of Permit 4/25/45

Post Card sent

Notif. for inspn.

Approval Tag issued

FH 45/120

Oil Burner Check List (date)

1. Kind of heat

2. Label INSPECTION NOT COMPLETED

3. Anti-siphon

4. Oil storage

5. Tank Distance

6. Vent Pipe

7. Fill Pipe

8. Guage

9. Rigidity

10. Feed safety

11. Pipe sizes and material

12. Control valve

13. Ash pit vent

14. Temp. or pressure safety

15. Instruction card

16.

NOTES

5/3/45 Installation started. O.K.

ATH
RMT
PH
JS
BS

BP 45/118-Amdt. M-

March 15, 1945

Messrs Hiram Bram 39 Pine Street
Nicholas Geoforous, 793 Con-
N. G. Armitage gress St.
23 Mitchell Road
So. Portland

Subject: Application for amendment to building permit covering changes in the proposed work at the restaurant at 793 Congress Street, corner Deering Ave.

Gentlemen:

When Mr. Bram telephoned me about changing the emergency exit from the rear wall of the building to the Deering Avenue side wall, I explained to him that the exit door would have to be just as close to the cellar stairwell as could be and that if that change in location of the exit were made, there would have to be a partition or some kind of construction work so as to prevent booths, tables, benches or chairs from being any closer to the rear wall of the building than is the front of the glass display and serving counter. Now the plan comes through showing a cigarette machine between the new location of exit door and the cellar stairwell and showing benches and booths back in the passageway toward the men's toilet room.

The original layout showed a far better emergency means of egress and under the circumstances I think you had better go back to it. I am willing to abide by the statement I made to Mr. Bram about the change in location of the exit but all the conditions attached to that decision will have to be observed.

Apparently it is the intent of the plan to support the posts for the new outside exit platform on the sloping surface of walls forming the cellarway bulkhead. It is not made clear that these walls are masonry or that they extend below frost. If these walls are of masonry, you should either show and provide 4x6 sills layed flat on the walls and bolted to them and the 4x4 posts supported upon the sills, or else show the posts anchored to the top of the concrete wall in which case the outline framing of the platform would become the sills and should be no less than solid in cross-section timbers set with the 4x6 inch dimension upright instead of the doubled 2x6 shown.

The plan of strengthening the floor of the restaurant has been changed and full reinforcement shown in the front part under the main floor of the restaurant removed. I asked to see the architect's figures on his investigation of the front part of the restaurant floor on the basis that if the floor checks out in every particular as being good for no less than 75 pounds per square foot then no strengthening would be needed, but if any details do not check out to that strength, then the reinforcement provided should bring such details up to a rated liveload of no less than 100 pounds per square foot.

The architect's figures on the investigation of this floor have not been furnished and I find that the two spans of 4x8 girders nearer Congress Street on both lines of girders will not check out to 75 pounds per square foot liveload. The architect therefore should design reinforcement for these spans of girders to bring their strength up to 100 pounds per square foot for the areas which they support, showing the proposed reinforcement on the plans.

The permit was issued to accommodate all concerned with incomplete plans on the basis of the emergency exit being in the rear. Obviously no work at all should be done upon the basis of locating the emergency exit on the side until the approved plans have been issued.

CC: Hon. Percival B. Baxter, 562 Congress St.
Health Officer

Very truly yours,

Inspector of Buildings

AP 793 Congress St.

March 2, 1945

Messrs. Hiram Brann
Nicholas Socoreles

Subject: Building permit for alterations, improvements and increase of occupants of restaurant at 793 Congress Street, corner of Dearing Av.

Gentlemen:

Mr. Brann says that there is no intention now or in the future of selling malt beverages in the restaurant for consumption on the premises; also that there will be no employees habitually engaged in the cellar; and that the provision of a fire resistive heater room in the cellar, being not required by law, is not intended, is to be struck out on the application , and the plan revised to show the elimination of it.

The new rear door and platform outside is required to give an emergency means of egress for the patrons and employees. The concrete surfacing of kitchen and toilet room floors is, I understand, required by the Health Officer in the interests of public health. The strengthening of the first floor framing and supports is partly to take care of the extra weight of the concrete surfacing and partly to take care of insufficient strength of existing girders or beams to take the rated load. Mr. Brann has asked that I write a letter to the War Production Board stating the reason for these changes fromthe standpoint of the Building Code, but I am enclosing an extra copy of this letter with his with the idea that that copy submitted to the War Production Board will serve his purpose and theirs.

Above permit is issued herewith, subject to the following:

Building Code Sec.	Para.	
1. 205	e	Show and provide handrails on both sides of new outside steps. Show and provide standard exit light over the new rear exit doorway, this exit light to be controlled by the same switch as the white light shown to be outside the exit and the directional exit light shown on the plan, and the location of the switch controlling these three lights to be shown on the plan and provided in that location.
2. 212	e	Remove permanently the "winter front" including the doors which swing in, this storm protection not to be replaced unless the front entrance is adjusted and recessed so that the inside door can continue to swing outwards and the outside doors would swing outwards also without swinging over the public sidewalk even when wide open. If such a change is made the existing entrance doors should be made 34 inches wide at least and the storm doors at least that wide. Show and provide, even though it means changing out the present lockset on entrance door, a vestibule lockset on the new rear exit door, on the entrance door and on the new outside doors if provided.
3. 205	f	Plan is to be revised to show the elimination of the fire resistive heater room since it is not required by the Building Code and the lessee does not plan to build it.
4. 212	g	Doors in vestibules and toilet rooms and doors between restaurant and vestibules are to be marked self-closing on the plans and to be equipped with approved devices which will keep the doors normally closed.

March 2, 1945

5. Show on the revised plans the details of framing and foundation of new outside platform. It is understood that concrete piers are to be used to support both the platform and the lower end of the steps, and that the lessee desires to block up these steps and platform until the frost has left the ground to make it easier and better to construct masonry piers. This is satisfactory.

6. Details of concrete surfacing in kitchen and toilet rooms to be shown on the plan as to thickness, grading, sanitary base, protection of the floor, etc.

7. The 2x9 floor joists beneath the central span under the kitchen and hallway do not figure out to take the added load of the concrete surfacing and the load of the new partition closing the kitchen. Strengthening will have to be designed, shown on the plan and provided.

8. The strengthening of the 4x8 girders is proposed on the plan by providing a 3x8 on each side, but the combination girder thus arrived at would only have an 8 inch wide brick pier to bear upon which is not satisfactory. Now that the extra weight of the plastered ceiling over heater room is not to be taken care of, perhaps all of this strengthening of the girders will not figure out to be necessary. If it turns out to be necessary, then supports will have to be provided the full width of the combination girder, even though it means rebuilding the piers. Perhaps the worst place in these girders is the longest span where the fire resistive partition of the heater room was originally intended at about the center. This partition would of course have supported a girder if so constructed. Perhaps a new pier or column at the center of this span would suffice at that point. I would like to see the architect's figures on this strengthening taking into the account the new proposition without the heater room ceiling and also out under the main restaurant. Assuming that all of the piers and the existing girders are in good structural condition and wherever no additional loads are to be provided, it will be satisfactory for him to use a liveload of 75 pounds per square foot for the main dining room. If, using 75 pounds per square foot, it is found that the girders still require strengthening (I mean those under the main dining room where additional loadsare not to be added) then the framing and supports are to be strengthened to provide for 100 pounds per square foot. In the kitchen and toilet rooms where loads are to be added unless there are no concentrated loads to exceed the figure of 75 pounds per square foot, it will be satisfactory to use that liveload per square foot in figuring whatever strengthening is necessary.

9. On account of the need of the lessee and the illness of the architect, the permit is being issued with this letter. It is necessary that the plans be revised in all of the particulars indicated above and that fresh prints be filed at this office by lessee or contractor with application for amendment to the permit now issued.

10. Bear in mind that separate permits from this department, issuable only to the actual installer, are required for installation or change in location of ranges, hot water heaters, hoods over ranges and ventilation system in connection therewith, refrigeration other than the portable "plug-in" type. All of these permits must be approved by the Health Officer before issuance and the hood and ventilation permit must be approved by the Chief of the Fire Department if mechanical ventilation by electric fan is intended. With the application for installation of hood and venting system thereof, should befiled a plan showing all of the arrangement, especially at the point where the vent pipe extends through the roof.

Very truly yours,

Inspector of Buildings

WMoD/S
CC: Hon. P. P. Baxter
22 Monument Square

Mr. W. O. Armitage
23 Mitchell Road, So. Portland
Health Officer

Original Permit No. 45/128

Amendment No. 1

AMENDMENT TO APPLICATION FOR PERMIT

Portland, Maine, March 9, 1945

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for an amendment to Permit No. 45/128 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 793 Congress St. Within Fire Limit? yes Dist. No. 1B

Owner's or Lessee's name and address B. P. Baxter
Nicholas Socoreles, 793 Cong. Street

Contractor's name and address Hiram Brann, 39 Pine Street

Plans filed as part of this Amendment yes No. of Sheets 2

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

Increased cost of work Additional fee .25

Framing Lumber: Kind? Dressed or Full Size?

Description of Proposed Work

To eliminate fireproof partition in basement as given on original application.

To change window to door on side of building for second means of egress instead of proposed new exit at rear as on original application. Door to swing out and equipped with vestibule lockset as per plan

To construct platform on side of building outside of new exit door, as per plan

To provide new girder in basement as per plan.

Sent to Health Dept. 3/9/45 Rec'd. from Health Dept. 3/10/45

Sent to Health Dept. 3/21/45 Rec'd. from Health Dept. 3/30/45

Sent to Health Dept. 3/21/45 Rec'd. from Health Dept.

P. P. Baxter
Nicholas Socoreles

Signature of Owner By: H. Brann

Approved

Chief Health Officer
CHARLES DUNNOUGHS, M. D.
Health Officer
CHIEF HEALTH OFFICER

Approved: 3/30/45 — Inspector of Buildings.

Commissioner of Public Works.

ORIGINAL

GENERAL BUSINESS

APPLICATION FOR PERMIT

Class of Building or Type of Structure Third Class

Permit No. 128

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

Portland, Maine, February 28, 1945

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

Location 793 Congress Street

Owner's or Lessee's name and address P. P. Baxter — Within Fire Limits? yes — Dist. No. 2B

Contractor's name and address Nichol a Socoreles, 793 Congress St. — Telephone

Architect Hiram Brann, 39 Pine Street — Telephone

Proposed use of building William Armitage — Telephone 4-1288

Other buildings on same lot Restaurant — Plans filed yes — No. of sheets 4

Estimated cost $ 800. — No. families

Description of Present Building to be Altered

Fee $ 2.00

Material Frame — No. stories 1 — Heat — Style of roof — Roofing

Last use Restaurant — No. families

General Description of New Work

To reinforce/floor by providing 3x8" on each side of existing 4x8 girder in cellar, as per plan

To provide 6x8 girder with 4" iron column, concrete footing, in boiler room as per plan to strength floor.

To construct perforated rock lath and plaster partition with metal-clad fire door to separate boiler room from remainder of cellar.

To relocate non-bearing partition in kitchen to provide new rear hall, cutting in new outside, rear, door. Studs 2x3, 16" O.C., perforated lath and plaster partitions

To provide concrete covering on kitchen and toilet room floors.

INSPECTION NOT COMPLETED

CERTIFICATE OF COMPLETION IS WANTED

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

Details of New Work

Is any plumbing work involved in this work? yes

Is any electrical work involved in this work? yes

Sent to Health Dept. 2/28/45

Rec'd. from Health Dept. 2/28/45

Size, front — depth — No. stories — Height average grade to top of plate

To be erected on solid or filled land? — Height average grade to highest point of roof

Material of foundation — earth or rock?

Material of underpinning — Thickness, top — bottom — cellar

Kind of roof — Rise per foot — Height — Thickness

No. of chimneys — Material of chimneys — Roof covering

Kind of heat — Type of fuel — of lining

Framing lumber—Kind — Dressed or full size? — Is gas fitting involved?

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

Material columns under girders — Size — Max. on centers

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

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

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

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

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

If a Garage

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

Total number commercial cars to be accommodated

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

Miscellaneous

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

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

ORIGINAL

Signature of owner Nicholas Socoreles

TRAVIS P. BURROUGHS, M. D.
CITY HEALTH OFFICER

Permit No. 45, 28

Location 793 Congress St.

Owner Nicholas Socorelis

Date of permit 3/2/45

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn. INSPECTION NOT COMPLETED

Plumber 45/435

Cert. of Occupancy issued

Pump 45/343

Vent. System 45/335

NOTES

3/14/45 Work well along
OB

4/11/45 Contr. working also pump being installed. Old installation from permit issued.
OB

Mr. Brown 4-12-45

5/3/45. Work well along. OB

(G) GENERAL BUSINESS ZONE

APPLICATION FOR PERMIT

PERMIT ISSUED

Permit No. 44-1

Class of Building or Type of Structure Third Class

Portland, Maine, June 29, 1944 JUN 30 1944

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

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

Location 793 Congress Street Within Fire Limits? yes Dist. No. 1B

Owner's ~~or Lessee's~~ name and address P. P. Baxter, 561 Congress St. Telephone

Lessee Charles Simensky

Contractor's name and address David Carrel, 46 Market Street Telephone 4-5146

Architect Plans filed no No. of sheets

Proposed use of building Restaurant No. families

Other buildings on same lot

Estimated cost $ 75. Fee $ .50

Description of Present Building to be Altered

Material wood No. stories 1 Heat Style of roof Roofing

Last use Restaurant No. families

General Description of New Work

INSPECTION NOT COMPLETED

To provide concrete surface on floor of both toilets and vestibules.

The concrete surfacing is to be no less than two inches thick at any point, is to be pitched properly to the floor drain, if any, is to be reinforced with suitable wire mesh embedded in concrete, is to be extended up the surface of walls and partitions at least four inches above the surface of the floor at the wall or partition and a curved or other shaped surface provided for sanitary reasons where the horizontal surface joins the vertical surface. Before concrete is placed, suitable waterproof felt is to be laid on the floor surface to be covered. In event the additional weight of concrete would overload present floor framing and supports according to Building Code standards, this floor framing and supports will be permanently strengthened accordingly.

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

CERTIFICATE OF OCCUPANCY REQUIREMENT IS WAIVED

Is any plumbing work involved in this work?

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

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

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

Material of foundation Thickness, top bottom cellar

Material of underpinning Height Thickness

Kind of roof Rise per foot Roof covering

No. of chimneys Material of chimneys of lining

Kind of heat Type of fuel Is gas fitting involved?

Framing lumber—Kind Dressed or full size?

Corner posts Sills Girt or ledger board? Size

Material columns under girders Size Max. on centers

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

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

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

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

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

If a Garage

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

Total number commercial cars to be accommodated

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

Miscellaneous

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

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

P. P. Baxter
By Charles Simensky

Signature of owner By David Carrel

INSPECTION COPY

Approved - 6/30/44

Permit No. 44/605

Location 193 Cinfiem St.

Owner S. P. Baxter Char. Sewanee

Date of permit 6/30/44

Notif. closing-in

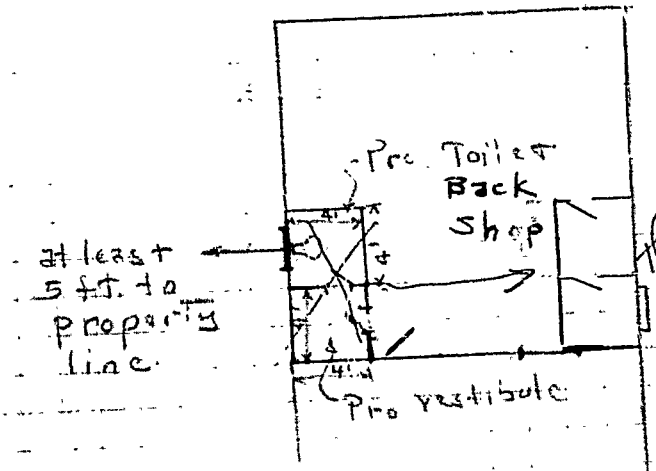
Inspn. closing-in

Final Notif.

Final Inspn.

Cert. of Occupancy issued

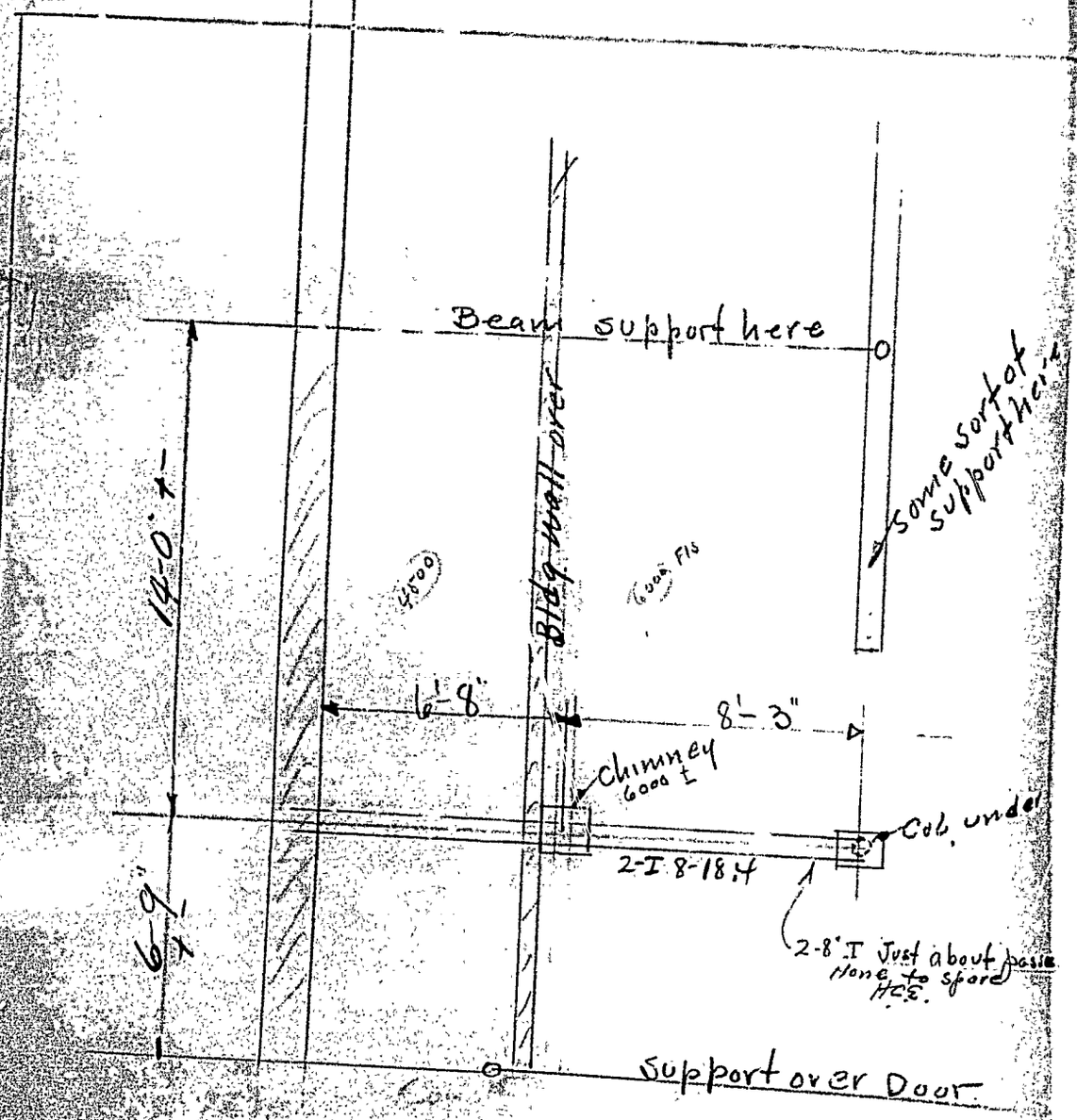
NOTES Baxter Sewanee



Front

No. 787

Con area



Ok | Jan 23 1940.

PERMIT ISSUED

Original Permit No. 40/57

Amendment No. JAN 29 1940

AMENDMENT TO APPLICATION FOR PERMIT

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

Portland, Maine, January 25, 1940

The undersigned hereby applies for an amendment to Permit No. 40/57 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 767-769 Congress Street Within Fire Limits? yes Dist. No. 1

Owner's or ~~Lessee's~~ name and address P. P. Baxter, 22 Monument Square

Contractor's name and address Owner

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

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

Increased cost of work 50 Additional fee .25

Framing Lumber: Kind? Dressed or Full Size?

Description of Proposed Work

To relocate existing toilet in basement to first floor, rear, cutting in new window at least three square feet in area for ventilation of same - partitions to be 2x4 studs 16" OC covered with sheet rock on each side - doors to be at least 24" wide and to be made self-closing in such a way that there will be little chance of both doors being open at the same time

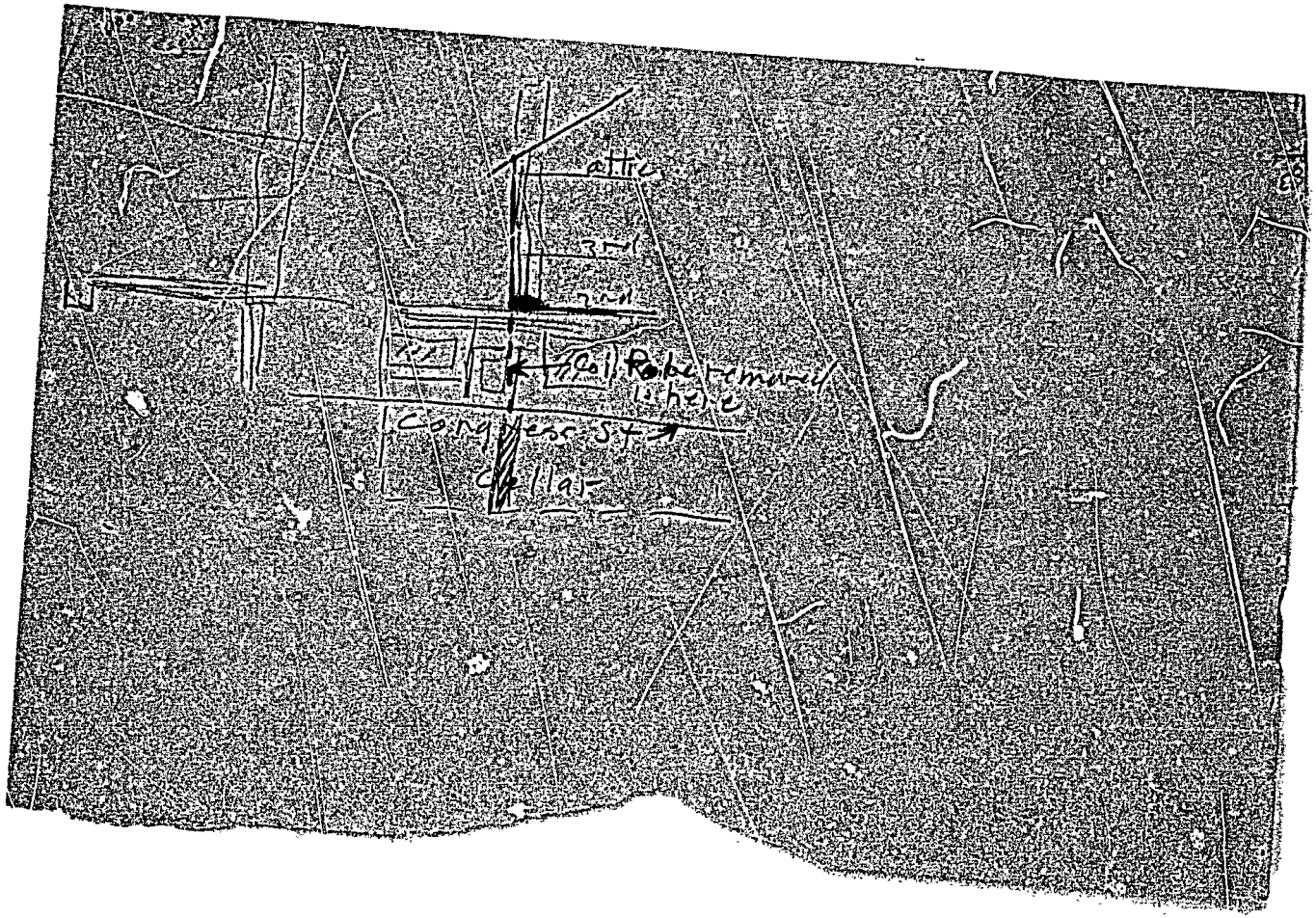
Approved: Wm. A. Burdick
Restaurant Inspector

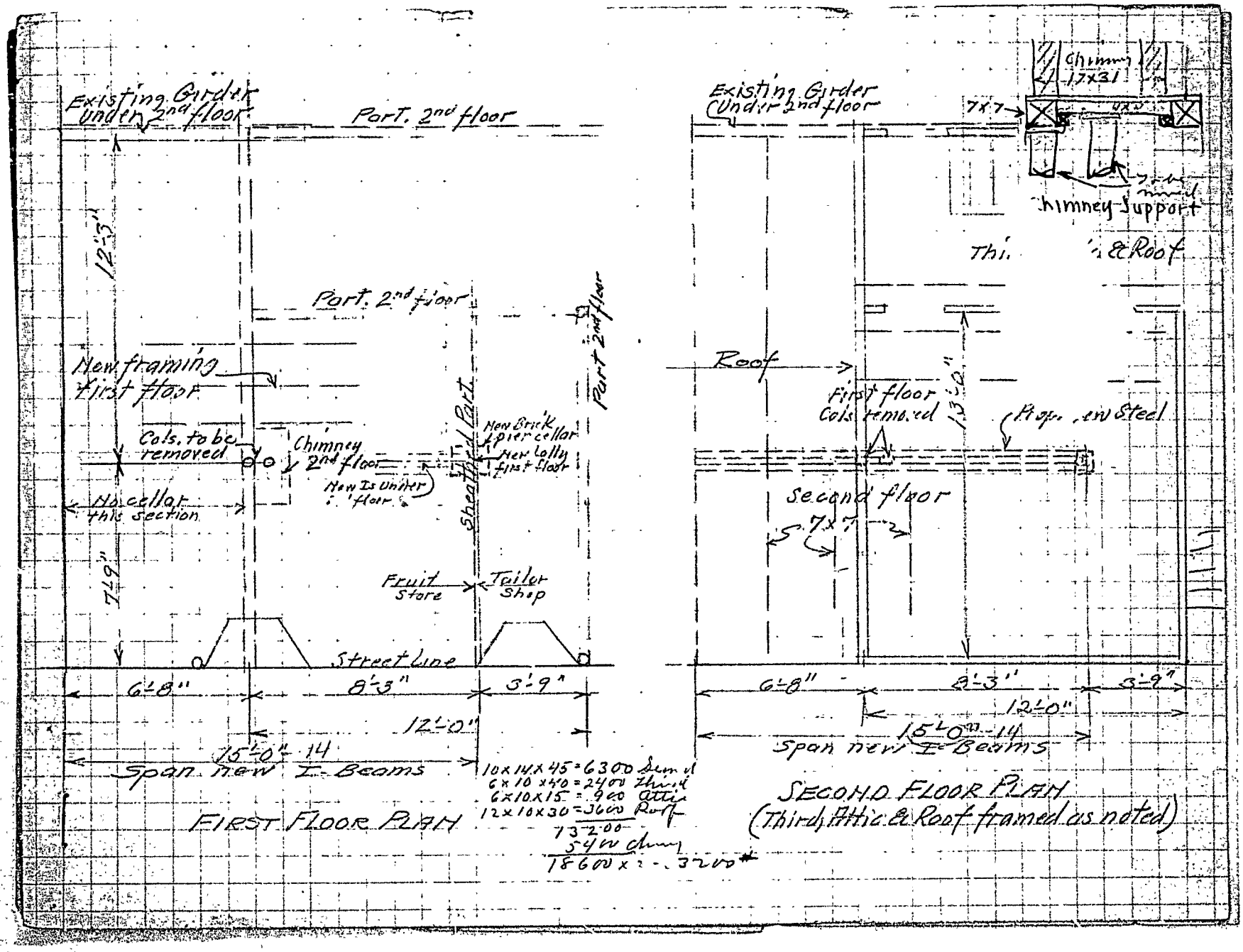
P. P. Baxter
Signature of Owner J. E. Stout

INSPECTION COPY

Commissioner of Public Works.

Approved: 1/26/40
Inspector of Buildings


attic
3rd
2nd
Robert removed
here
Congress St
cellar


Existing Girder under 2nd floor
Part. 2nd floor
12'-3"
Part. 2nd floor
New framing First floor
Cols. to be removed
Chimney 2nd floor
New Is under floor
No cellar this section
Sheathed Part
New Brick pier cellar
New Lolly first floor
Part 2nd floor
7'-9"
Fruit Store
Tailor Shop
Street Line
6'-8"
8'-3"
3'-9"
12'-0"
15'-0" - 14
Span new I-Beams
10x14x45 = 6300 Second
6x10x40 = 2400 Third
6x10x15 = 900 Attic
12x10x30 = 3600 Roof
13200
54 w chimney
18600 x 2 = 37200#
FIRST FLOOR PLAN
Existing Girder under 2nd floor
7x7
Chimney 17x31
Chimney Support
Third & Roof
Roof
First floor Cols removed
13'-0"
Steel
Second floor
7x7
6'-8"
8'-3"
3'-9"
12'-0"
15'-0" - 14
Span new I-Beams
SECOND FLOOR PLAN
(Third, Attic & Roof framed as noted)

These plans (1 sheets) and the specifications accompanying same, covering construction work on 789 Congress St

Support for Chimney

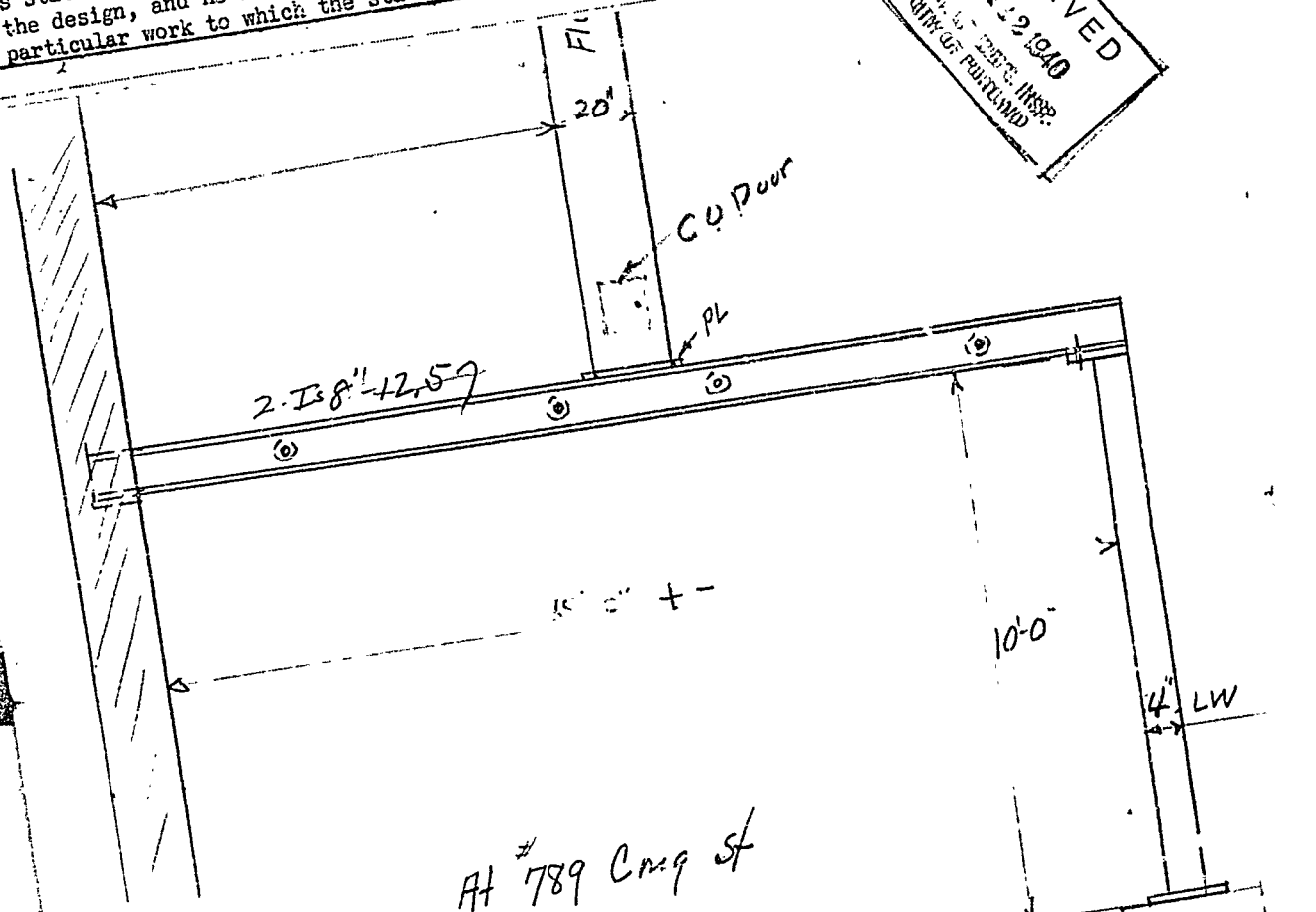
have been designed and drawn up by the undersigned according to the latest rules of engineering practice and to comply with the allowable working stresses, floor loads, etc. required by the Building Code of the City of Portland.

(Signature) H C Elliott

By .....

(This statement is to be signed by the individual responsible for the design, and he should indicate in the blank provided the particular work to which the statement applies.)

RECEIVED
JAN 12 1940
DEPT. OF PUBLIC INSP.
CITY OF PORTLAND



8x16x15 = 1920
8x15x30 = 3600
8x6x48 = 2304
8x6x40 = 960
8784

shing 5'400 = 30 ff x 180
141.8.4 concentrate at ℄ = 2836# uniform #

2-8" @ 14.4 I's good for 2 x 12,600 = 25,200

PERMIT ISSUED

Original Permit No. 40/57

Amendment No. JAN 22 1940

AMENDMENT TO APPLICATION FOR PERMIT

Portland, Maine, January 22, 1940

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for an amendment to Permit No. 40/57 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 757-759 Congress Street Within Fire Limits? Yes Dist. No. 1

Owner's or Lessee's name and address Percival P. Baxter, 22 Monument Square

Contractor's name and address E. L. Dunscombe, 81 Spruce St. 3-8461

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

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

Increased cost of work No. Additional fee .25

Framing Lumber: Kind? Dressed or Full Size?

Description of Proposed Work

To remove existing lally column in basement and put in steel beam for support as per plan submitted

Percival P. Baxter

Signature of Owner By E. L. Dunscombe

Approved:

Chief of Fire Department.

Commissioner of Public Works.

Approved: 1/22/40 Inspector of Buildings.

INSPECTION COPY

Permit No. 0057

PERMIT ISSUED

JAN 17 1940

APPLICATION FOR PERMIT TO REPAIR BUILDING

~~Third~~ *Class Building*

Portland, Maine, ~~January 16, 1940~~

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to repair the following described building in accordance with the Laws of Maine, the Building Code of the City of Portland, and the following specifications:

Location 787-793 Congress Street Within fire limits? yes Dist. No. 1

Owner's name and address P. P. Baxter, 22 Monument Square Telephone 3-6557

Contractor's name and address Owner Telephone

Use of building Stores and tenements

No. stories 2 Style of roof Type of present roof covering

General Description of New Work

To Repair after Fire to former condition. No alterations

Memorandum from Department of Building Inspection, Portland, Maine

January 17, 1940

To Owner:

Mr. Strout mentioned about removing a chimney or a support for a chimney in the first story and providing steel to support the chimney above. This is not covered in this permit, and if it is intended to do it, it will be necessary to file application for amendment to this permit with plan of new supports having on it a signed statement of design by a competent designer to cover design of the steel.

(*Signed*) Warren McDonald
Inspector of Buildings

Permit No. 40/57

Location 787-793 Cooper St

Owner G. P. Barber

Date of permit 1/17/40

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspn. 5/7/40 OK.

C-40-18 Cert. of Occupancy issued

NOTES

1/20/40 Understand fire [illegible]

1/26/40 [illegible]

[illegible] 40 Iron work [illegible]

2/19/40 Check [illegible]

[illegible] not [illegible] lab.

2/22/40 [illegible]

4/22/40 Stove appears about ready to [illegible] could not get in to make final check

4/30/40 Work done [illegible] about ready to [illegible] check with [illegible] O.K. OK

5/3/40 Work called for had up done. Questionable chimney condition second floor corrected by complaint C-40-18 OK

This range was put in by a N. H. concern and it was not right (or Mr. Bunting wanted something done about it), and the Gas Co. was called in to fix it.

also gas. fried fryer installed without permit & without hood.

WMD 7/21/39

December [illegible], 1939

Portland, Maine

Gentlemen:

We are holding a permit intended to cover installation of a gas-fired restaurant range in your cafe at 720 Congress Street because the Health Department are unable to approve it.

It seems that this range is already installed by some party from outside of town without a permit first having been secured as required by law. The Gas Company are attempting to cooperate with you in order to get this matter straightened out, although I understand they had nothing to do with installing the range. Although the range has already been installed illegally, we are willing to issue the belated permit to cover it to the Gas Company if the Gas Company connected up the range, but we are unable to do so without the Health Department approval. I understand that the Health Department are compelled to withhold their approval because an electric frying device has been installed in your open restaurant, in fact in the front window, without any protective hood over it, without any ventilating device and without any enclosure to separate it from the restaurant.

I suggest that you get in touch with Mr. Bunting of the Health Department without delay and see what may be done to straighten out this situation.

We wish to avoid proceeding against you for having had the range installed without a permit.

If this gas-fired range was actually installed, the piping connected, etc. by some other person or firm than the Gas Company, we cannot accept the Gas Company application for the permit, but the person who actually installed the range will have to apply for the permit and the permit will have to be issued to him. If that is the case, please notify us who actually connected up this range.

Very truly yours,

Inspector of Buildings.

WMcD/H

CC: William Bunting
Restaurant Inspector

Portland Gas Light Co.
5 Temple Street

FILL IN COMPLETELY AND SIGN WITH INK

Permit No.

APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, December 21, 1939

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 793 Congress Street Use of Building Restaurant No. Stories 1 New Building Existing

Name and address of owner of appliance Black & Silver Cafe, 793 Congress St. Telephone 2-8321

Installer's name and address [redacted]

General Description of Work

To install gas fired range

IF HEATER, POWER BOILER OR COOKING DEVICE

Is appliance or source of heat to be in cellar? no If not, which story 1st Kind of Fuel gas

Material of supports of appliance (concrete floor or what kind) wood 6" above floor

Minimum distance to wood or combustible material, from top of appliance or casing top of furnace, 8'

from top of smoke pipe from front of appliance 4' from sides or back of appliance 8" insulated stove

Size of chimney flue Other connections to same flue

Hood to be provided over same

Enclosed burners produce not more than 35,000 BTU

IF OIL BURNER

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

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

Location oil storage No. and capacity of tanks

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

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

Signature of Installer Portland Gas Light Co.
By Allen R. Andrews

INSPECTION COPY