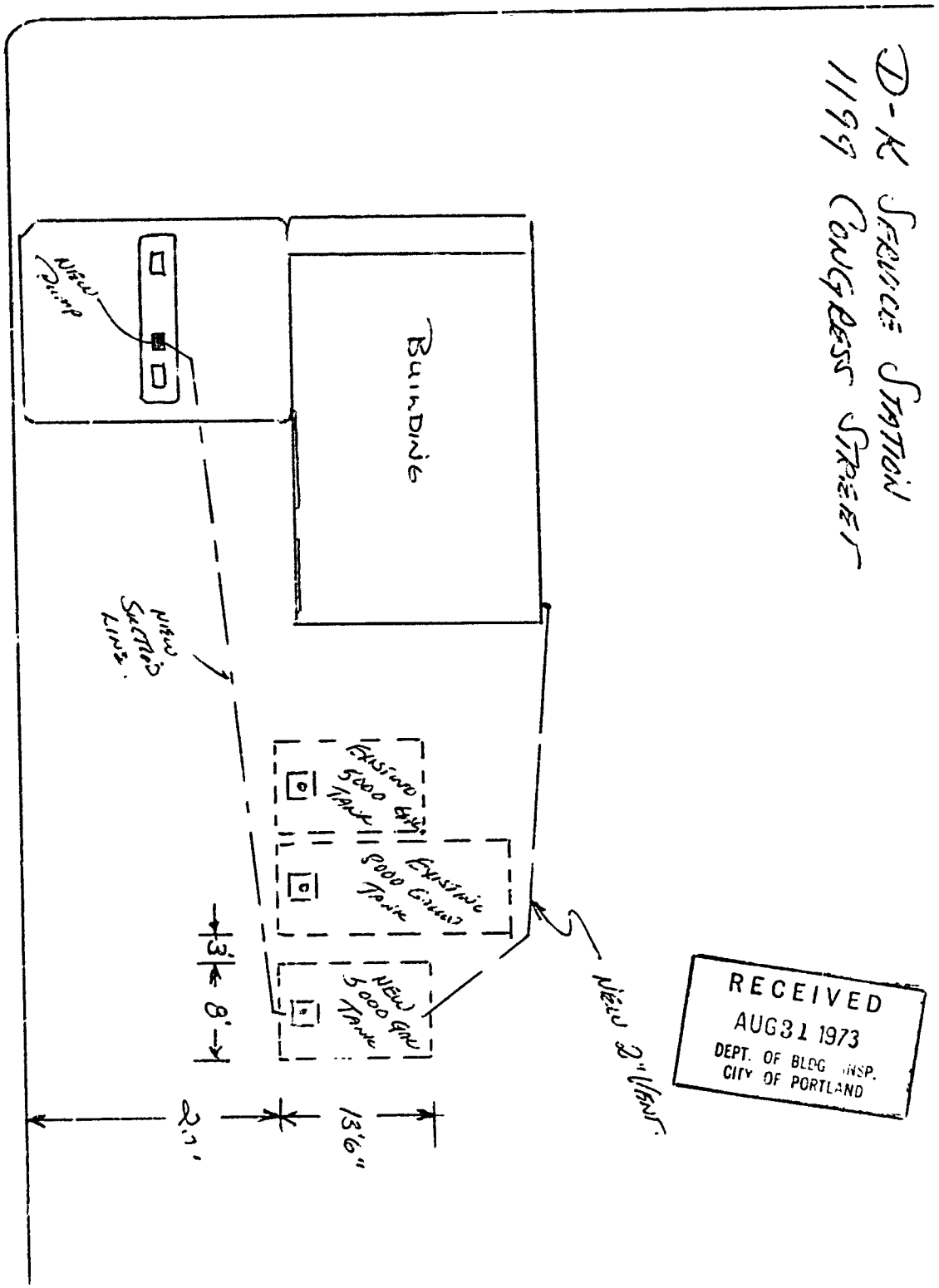


1197-1201 CONGRESS STREET

1111 1/2 SIDE STREET

D-K Service Station
1199 Congress Street

CONGRESS STREET



RECEIVED
AUG 31 1973
DEPT. OF BLDG. INSP.
CITY OF PORTLAND



APPLICATION FOR PERMIT

PERMIT ISSUED

Class of Building or Type of Structure

00989

1973

Portland, Maine,

August 31, 1973

CITY OF PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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

Location 1199 Congress Street

Within Fire Limits?

Dist. No.

Owner's name and address Chevron Oil Co., 460 Totten Pkwy. Rd. Waltham, Mass.

Telephone

Lessee's name and address D & K Service Station

Telephone

Contractor's name and address Portland Pump Co., 321 Lincoln St.

Telephone 767-336

Architect

Specifications

Plans

No. of sheets 2

Proposed use of building

No. families

Last use

No. families

Material

No. stories

Heat

Style of roof

Roofing

Other buildings on same lot

Estimated cost \$

Fee \$ 5.00

General Description of New Work

To install one 8000 gal. tank for unleaded gasoline as per plan.

Tanks to be 3' underground and if subject to water problems must be anchored.

~~XXXXXXXXXX~~ Will bear Underwriter's label.

Sent to Fire Dept

Rec'd from Fire Dept

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

Portland Pump

Details of New Work

Is any plumbing involved in this work?

Is any electrical work involved in this work?

Is connection to be made to public sewer?

If not, what is proposed for sewage?

Has septic tank notice been sent?

Form notice sent?

Height average grade to top of plate

Height average grade to highest point of roof

Size, front depth No. stories

solid or filled land?

earth or rock?

Material of foundation

Thickness, top

bottom

cellar

Kind of roof

Rise per foot

Roof covering

o. of chimneys

Material of chimneys

of lining

Kind of heat

fuel

Lumber-Kind

Dressed or full size?

Corner posts

Sill

Size Girder

Columns under girders

Size

Max. on centers

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

Joists and rafters.

1st floor

2nd

3rd

roof

On centers:

1st floor

2nd

3rd

roof

Maximum span.

1st floor

2nd

3rd

roof

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

If a Garage

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

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

APPROVED:

See, 1-210-4 9-5-73
OK-9-5-73 NFP

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

Portland Pump

CS 301

INSPECTION COPY

Signature of owner

by:

Glenn Burns

NOTES

10-24-73 *if in alt 1*
with inspection 2/5

Permit No. 51987

Location 1111 Highway 17

Owner Lawson (u/c)

Date of permit 1/6/73

Notif. clear-in

Inspn. closing-in

Final Notif

Fina. Inspn

Cert. of Occupancy issued

Making Out Notice

Form Check Notice

S. 1261

CITY OF PORTLAND, MAINE

Application for Permit to Install Wires

Permit No. 534
Issued 6-11-73
19

Portland, Maine

To the City Electrician, Portland, Maine:

The undersigned hereby applies for a permit to install wires for the purpose of conducting electric current, in accordance with the laws of Maine, the Electrical Ordinance of the City of Portland, and the following specifications:

(This form must be completely filled out — Minimum Fee, \$1.00)

Owner's Name and Address CHEVON OIL CO. Tel. 767-2536
Contractor's Name and Address PORTLAND PUMP CO. Tel. 767-2536
Location 1199 CONGRESS Use of Building SERVICE STATION
Number of Families Apartments Stores Number of Stories 1
Description of Wiring: New Work Additions Alterations
Relocated entrance on building
Pipe 2" Cable Metal Molding BX Cable Plug Molding (No. of feet)
No. Light Outlets Plugs Light Circuits Plug Circuits
FIXTURES: No. Cable Fluor. or Strip Lighting (No. feet)
SERVICE: Pipe 2" Cable No. of Wires 3 Size #14
METERS: Relocated Added Underground Total No. Meters 1
MOTORS: Number Phase H. P. Amps Volts Starter
HEATING UNITS: Domestic (Oil) No Motors Phase H.P.
Commercial (Oil) No Motors Phase H.P.
Electric Heat (No. of Rooms)
APPLIANCES: No. Ranges Watts Brand Feeds (Size and No.)
Elec. Heaters Watts
Miscellaneous Watts
Transformers Air Conditioners (No. Units) Extra Cabinets or Panels
Will commence 19 Ready to cover in 19 Signs (No. Units)
Amount of Fee \$2.00 Inspection 19

Signed *Ken Carney*

DO NOT WRITE BELOW THIS LINE

SERVICE	METER	GROUND
VISITS: 1	2	3
7	8	9
REMARKS:	10	11
		12

CS 283

INSPECTED BY *Frank H. [Signature]*
(OVER)

LOCATION *Cony. ST 1199*
 INSPECTION DATE *6/11/73*
 WORK COMPLETED *6/11/73*
 TOTAL NO. INSPECTIONS *1*
 REMARKS:

FEE FOR WIRING PERMITS EFFECTIVE JULY 31, 1963

WIRING	\$ 2.00
1 to 30 Outlets	3.00
31 to 60 Outlets	.05
Over 60 Outlets, each Outlet	
(Each twelve feet or fraction	cof of fluorescen. lighting or
any type of plug molding "	classified as one outlet).
SERVICES	2.00
Single Phase	4.00
Three Phase	3.00
MOTORS	4.00
Not exceeding 50 H.P.	
Over 50 H.P.	2.00
HEATING UNITS	4.00
Domestic (Oil)	.75
Commercial (Oil)	
Electric Heat (Each Room)	
APPLIANCES	
Ranges, Cooking Tops, Ovens, Water Heaters, Disposals, Built-in	
Dishwashers, Dryers, and any permanent built-in appliance — each	1.50
unit	
MISCELLANEOUS	1.00
Temporary Service, Single Phase	2.00
Temporary Service, Three Phase	10.00
Circuits, Canivals, Fairs, etc.	1.00
Meters, relocate	1.00
Distribution Cabinet or Panel, per unit	2.00
	2.00



B1 BUSINESS ZONE

APPLICATION FOR PERMIT

Class of Building or Type of Structure

Portland, Maine,

April 4, 1973

PERMIT 135100

APR 10 1973

00342

CITY of PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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

Location 1199 Congress St. Within Five Limits? Dist. No. 6172-890-8100
Owner's name and address Chevron Oil Co., 460 Toter Pond Rd., Waltham, Mass. Telephone 617-890-8100
Lessee's name and address _____ Telephone _____
Contractor's name and address Madison Industries Inc. of Georgia Telephone _____
Architect PO Box 131 Conyers, Ga. Specifications yes Plans yes No. of sheets 1
Proposed use of building Service Station No families _____
Last use _____ No families _____
Material _____ No. stories _____ Heat _____ Style of roof _____ Roofing _____
Other buildings on same lot _____
Estimated cost \$ 4,900. Fee \$ 15.

General Description of New Work

Add overhang to front and two sides of existing building, as per plan.

It is understood that this permit does not include installation of heating apparatus which is to be taken out separately by and in the name of the heating contractor. PERMIT TO BE ISSUED TO Chevron Oil - Waltham, Mass.

Details of New Work

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

If a Garage

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

APPROVED:

4/6/73 ZENITH OIL MAINE

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

Chevron Oil

CS 391

INSPECTION COPY

Signature of owner

By:

J. Schindler / J. Schindler

4/1/11
16/1/11 - 16/1/11

Sept 13, 1900

8/29/75

Lang. completed -
Not painted & yet - 1/11 -
no. lines in the irregular - 1/11

A hand-drawn sketch of a triangle on lined paper. The triangle is formed by three lines: a vertical line on the left, a diagonal line on the right, and a horizontal line at the top. The lines are drawn with a pencil and are slightly curved.

Permit No. 73/34

1911

Owner W. J. Brown Edel Co

1) no permit ✓ / 3

Notif. closing-in

Inspn. closing-in

Final Notif.

Final Inspection

Cost of (De)inducement issued

Expense Out Notice

STARKING (M. T. D. 1900)

MEMORANDUM FROM DEPARTMENT OF BUILDING INSPECTION, PORTLAND, MAINE

June 1970.

Location: 21199 Congress St.
Before tanks and piping are covered from view, installer is required to notify the Fire Dept. Headquarters of readiness for inspection and to refrain from covering up until approved by the Fire Dept. Headquarters.
These tanks of (1)-8000 gal. and (1)-5000 gal. gauge are required to be of steel or wrought iron no less in thickness than ~~the~~ gauge, and before installation are required to be protected against corrosion, even though galvanized, by two coats of tar, asphaltum, or other suitable rust-resisting paint, and special protection wherein corrosive soil such as cinders or the like.

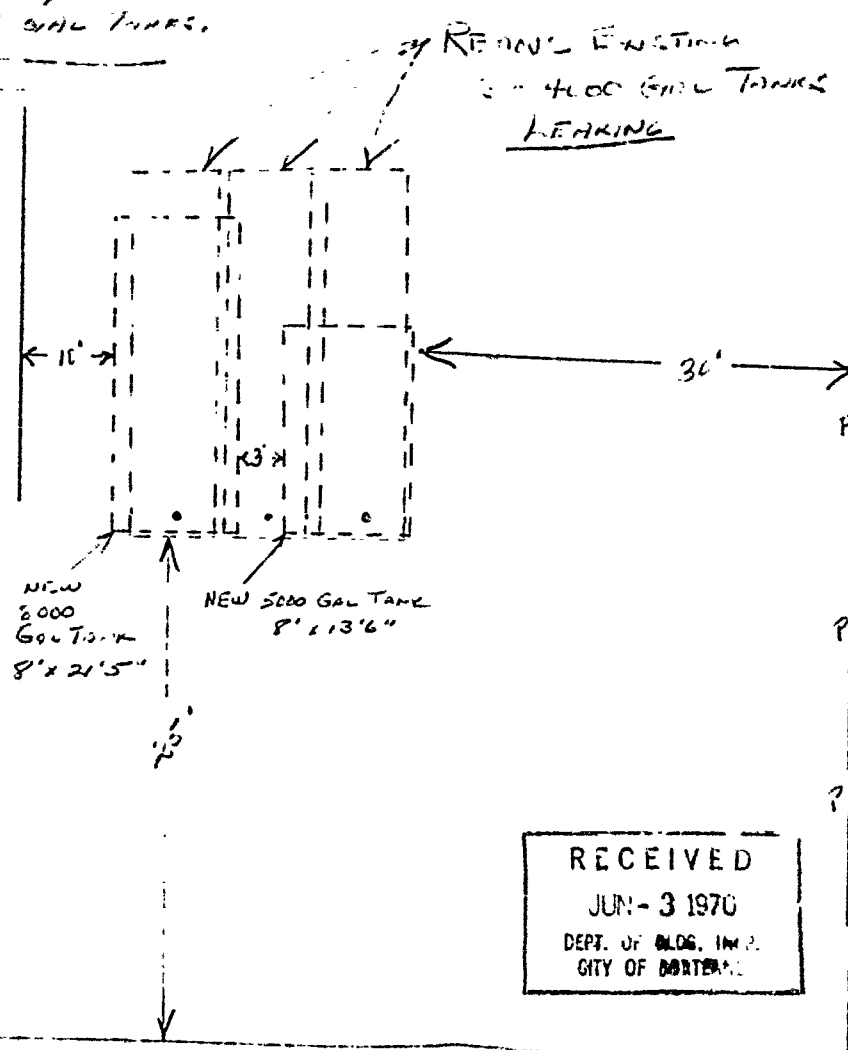
Pipe lines connected to underground tanks, other than tubing and except fill lines and test wells, must be provided with double swing joints arranged to permit the tank to settle without impairing the efficiency of the pipe connections.

Owner and installer will have to bear the responsibility for the structural capacity of the tank to support loads from above such as heavy trucks.

If tank will be so located as to be subjected to the action of tide water or "ground" water, adequate anchorage or weighting must be provided to prevent "floating" when tank is empty or nearly so.

ADDRESS - CHEVRON FILLER - 175 FRONT ST., B. B. TOWN, NE.
 LOCATION - D-K SERVICE STATION - 1199 CONGRESS ST., B. B. TOWN, NE.
 CONTRACTOR - FORTUNE PUMP CO. - 321 HUNTER ST., B. B. TOWN, NE.
 PROJECT - REMOVAL OF 3-4000 GAL. TANKS
 + INSTALLATION OF 1-5000 GAL. TANK.

D-K'S (CHEVRON)
 SERVICE
 STATION
 BUILDING
 1199 CONGRESS ST.



RECEIVED
 JUN - 3 1970
 DEPT. OF BLDG. IMP.
 CITY OF BOSTON

CONGRESS ST.



APPLICATION FOR PERMIT

Class of Building or Type of Structure
Portland, Maine,

Installation
June 3 1970

PERMIT ISSUED
604

CITY of PORTLAND

In the presence of the SPECTOR OF BUILDINGS, PORTLAND, MAINE

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

Location 1199 Congress St. Within Fire Limits? ☐ Dist. No. 1
Owner's name and address Chevron Oil Co. 175 Front St. So. Portland Telephone
Lessee's name and address Telephone
Contractor's name and address Portland Pump Co. 321 Lincoln St. So. Portland Telephone
Architect Specifications Plans Yes No. of sheets 1
Proposed use of building No. families
Last use No. families
Material No. stories Height St. roof Roofing
Other buildings on same lot
Estimated cost \$ Fee \$ 2.00

General Description of New Work

To remove (3)-4000 gallon gasoline storage tanks, outside underground.

To install (1)-8000 gallon gasoline storage tank, outside underground, same location as above.
To install (1)-5000 " " " " " "

Tanks bear Und. label.

Tanks to be buried 3' underground and covered with asphaltum.

Vent pipe-2"

Sent to Fire Dept. 6/3/70

Rec'd from Fire Dept. 6/3/70

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

Details of New Work

Is any plumbing involved in this work? ☐ Is any electrical work involved in this work? ☐
Is connection to be made to public sewer? ☐ If not, what is proposed for sewage? ☐
Has septic tank notice been sent? ☐ Form notice sent ☐
Height average grade to top of plate ☐ Height average grade to highest point of roof ☐
Size, front ☐ depth ☐ No. stories ☐ solid or filled land? ☐ earth or rock? ☐
Material of foundation ☐ Thickness, top ☐ bottom ☐ cellar ☐
Kind of roof ☐ Rise per foot ☐ Roof covering ☐
No. of chimneys ☐ Material of chimneys ☐ of lining ☐ Kind of heat ☐ fuel ☐
Framing Lumber-Kind ☐ Dressed or full size? ☐ Corner posts ☐ Sills ☐
Size Girders ☐ Columns under girders ☐ Size ☐ Max. on centers ☐
Studs (outside walls and carrying partitions) 2x4-10" O. C. Bridging in every floor and flat roof span over 8 feet.
Joists and rafters: 1st floor ☐ 2nd ☐ 3rd ☐ roof ☐
Floor center: 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 repair be done other than minor repairs to cars habitually stored in the proposed building? ☐

APPROVED

Fire, C.O. Verh 6-3-70
RUB 6/3/70

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

Portland Pump Company

INSPECTION COPY

Signature of owner

by:

Roger R. Hutcheson

Permit No. 701644
Location 1190 Wagon Wheel
Owner Chas. W. C. Co.
Date of permit 6/23/20
Notif. closing-in _____
Inspn. closing-in _____
Final Insp. _____
Cert. of Occupancy issued _____
Staking Out Notice _____
Form, Check Notice _____

NOTES

Handwritten notes and a large 'X' mark on the lined paper.



CITY OF PORTLAND, MAINE
DEPARTMENT OF BUILDING INSPECTION
COMPLAINT

INSPECTION COPY

COMPLAINT NO. 69 - 107

Date Received Dec. 11, 1969

Location:

1217 Congress St.

Location 1217 Congress St.

Use of Building Gas Station

Owner's name and address

Telephone

Tenant's name and address

Telephone

Complainant's name and address

Telephone

Description

Selling cars however there isn't any For Sale signs on the cars.

NOTES: He has plates on the cars however they are not licensed.
He is also selling Christmas trees without a permit.

He states that the license plates that are on these cars do not belong to the cars and that the cars are not registered. Also that anyone can go into the station and purchase one of these cars.

It also seems that they are selling Christmas trees without a permit.

Inspection: 12-11-69
Talked to Bill Becker and he said he was not selling trees just holding them for family & friends.

3/5/70 Selling cars here again. PH
3-23-70 Can't find a car on the lot for sale today. City Corp Council.
3-23-70 Talked to Sec. Robert High. He said file it for now.

7/19/70 - Station now vacant. PC

10/27/71 The car for sale here today had a sign to the new station manager and said he should remove it. He understood he is not to sell cars there and he said the car was taken for the owner's bill etc.

11/1/71 Car is gone. 76

Memorandum from Department of Building Inspection, Portland, Maine

Community Oil Company, 204 Kennebec Street- Owner
1199 Congress Street- Location
Oct. 17, 1958

Permit for installation of an oil burning forced warm air heating system in heater room of service station at 1199 Congress Street is issued herewith. Your attention is called to the requirement of the Building Code that in a building of this use provision shall be made for not less than 5 percent of the air moved by the circulating fan to be supplied directly from outside the building through a duct which will deliver this outside air to a point near the floor on which the fan rests.

Very truly yours,

Albert J. Sears
Deputy Inspector of Buildings

AJS:m



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR
HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, Oct. 15, 1958

PERMIT NO. 11479
OCT 17 1958
CITY OF PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

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

Location 1199 Congress St. Use of Building Service Station No. Stories 1 New Building
Name and address of owner of appliance Community Oil Co., 204 Kennebec St. Existing "
Installer's name and address owners Telephone 4-3964

General Description of Work

To install Forced warm air heating system and oil burning equipment (replacement)

IF HEATER, OR POWER BOILER

Location of appliance first floor Any burnable material in floor surface or beneath? none
If so, how protected? oil Kind of fuel? oil
Minimum distance to burnable material, from top of appliance or casing top of furnace 6'
From top of smoke pipe 2' From front of appliance over 4' From sides or back of appliance over 3'
Size of chimney flue 8x10 Other connections to same flue none
If gas fired, how vented? yes Rated maximum demand per hour none
Will sufficient fresh air be supplied to the appliance to insure proper and safe combustion? yes

IF OIL BURNER

Name and type of burner Hatcher-gun type Labelled by underwriters' laboratories? yes
Will operator be always in attendance? bottom Does oil supply line feed from top or bottom of tank? bottom
Type of floor beneath burner concrete Size of vent pipe 1 1/2"
Location of oil storage first floor Number and capacity of tanks 1-275 gal. outside existing
Low water shut off Make No. none
Will all tanks be more than five feet from any flame? yes How many tanks enclosed? none
Total capacity of any existing storage tanks for furnace burners none

IF COOKING APPLIANCE

Location of appliance Any burnable material in floor surface or beneath?
If so, how protected? Height of Legs, if any
Skirting at bottom of appliance? Distance to combustible material from top of appliance?
From front of appliance From sides and back From top of smokepipe From top of smokepipe
Size of chimney flue Other connections to same flue
Is hood to be provided? If so, how vented? Forced or gravity? Forced or gravity?
If gas fired, how vented? Rated maximum demand per hour

MISCELLANEOUS EQUIPMENT OR SPECIAL INFORMATION

Amount of fee enclosed? 2.00 (\$2.00 for one heater, etc., 50 cents additional for each additional heater, etc., in same building at same time.)

APPROVED:

OK 10-15-58 HPC

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
Community Oil Co.

by: William S. Wright

Signature of Installer

C17

MAINE PRINTING CO.

INSPECTION COPY

NOTES

Permit No. 581479
 Location 1149 Green St
 Owner Charmaine, LLC
 Date of permit 10/17/18
 Approved _____

1	Asst. Insp.	
2	Asst. Insp.	
3	Asst. Insp.	
4	Asst. Insp.	
5	Asst. Insp.	
6	Asst. Insp.	
7	Asst. Insp.	
8	Asst. Insp.	
9	Asst. Insp.	
10	Asst. Insp.	
11	Asst. Insp.	
12	Asst. Insp.	
13	Asst. Insp.	
14	Asst. Insp.	
15	Asst. Insp.	
16	Asst. Insp.	

10-27-18 Completed
 C.A.

2-27-19 Completed
 C.A.

October 13, 1958

AP-1199 Congress Street

Community Oil Co.
204 Kennebec Street

Gentlemen:

Building permit to construct additional lubritorium
28'x16' on right hand side of building at the above location
in accordance with plans furnished with permit application
is issued herewith but subject to the following conditions:

1. New 8" concrete block firewall is to extend
from floor to roof the entire depth of the
building.
2. New steel sash in rear wall of addition is
to be glazed with wire glass.

Very truly yours,

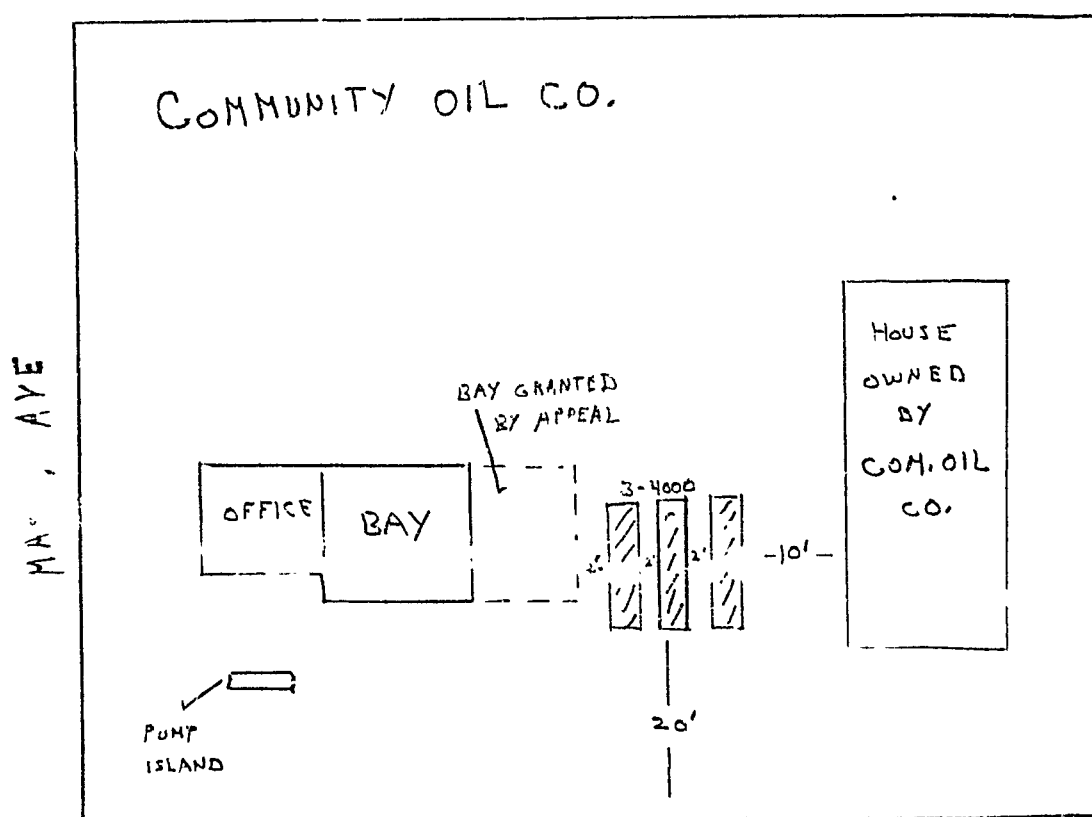
TTR/jg

Theodore T. Rand
Deputy Inspector of Buildings

9/3/58

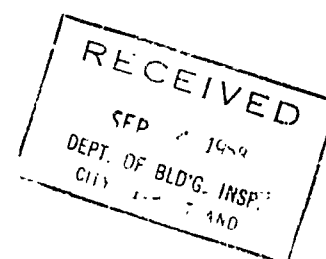
2000 + 1000 ON SITE
TO BE REMOVED

PROPOSED LOCATION
OF 3-4000 U. S.
TANKS APPROVED BY
APPEAL BOARD 8/29/58



1193-1201 CONGRESS ST.

SIZE OF TANKS - 4000
5'6" DIA
24' LENGTH
U.L. LABEL



Memorandum from Department of Building Inspection, Portland, Maine

Sept. 3, 1958

Location: 1199 Congress St.

Before tanks and piping are covered from view, installer is required to notify Fire Dept. Headquarters of readiness for inspection and to refrain from covering up until approved by Fire Dept. Headquarters.

These tanks of 3-4000 gallon capacity is required to be of steel or wrought iron no less in thickness than #7 gauge; and before installation is required to be protected against corrosion, even though galvanized, by two coats of tar, asphaltum, or other suitable rust-resisting paint, and special protection wherein corrosive soil such as cinders or the like.

Pipe lines connected to underground tanks, other than tubing and except fill lines and test wells, must be provided with double swing joints arranged to permit the tank to settle without impairing the efficiency of the pipe connections.

Owner and installer will have to bear the responsibility for the structural capacity of the tank to support loads from above such as heavy motor trucks.

If tank will be so located as to be subjected to the action of tide water or "ground" water, adequate anchorage or weighting must be provided to prevent "floating" when tank is empty or nearly so.

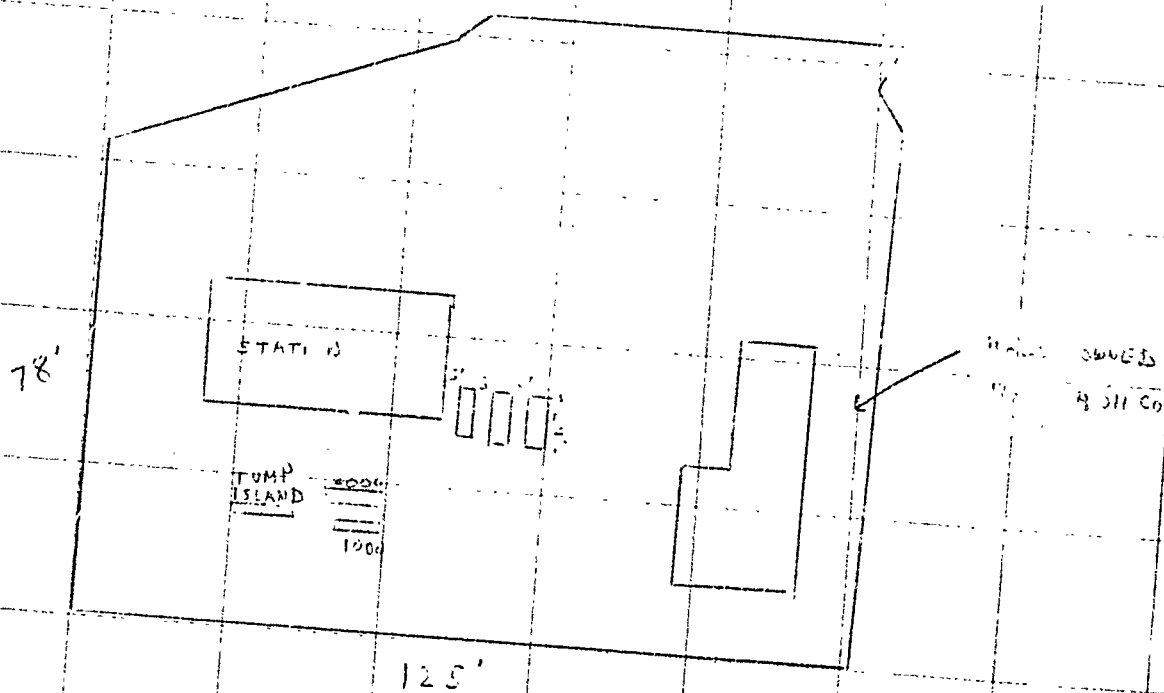
Dir. May 1 File

R-11-58

COMMUNITY
1177 COVER

2000 T. L. RENOVED

3-11000 TO BE INSTALLED





APPLICATION FOR PERMIT

Class of Building or Type of Structure Installation

Portland, Maine, August 11, 1958

PERMIT ISSUED

01167

SEP 3 1958

CITY of PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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

Location 1199 Congress St. Within Fire Limits? Dist. No. _____
Owner's name and address Community Oil Co., 204 Kennebec St. Telephone _____
Lessee's name and address _____ Telephone _____
Contractor's name and address owners Telephone _____
Architect _____ Specifications. Plans Yes No. of sheets 1
Proposed use of building _____ No. families _____
Last use _____ No. families _____
Material _____ No. stories _____ Heat _____ Style of roof _____ Roofing _____
Other buildings on same lot _____
Estimated cost \$ _____ Fee \$ 1.00

General Description of New Work

To remove 1-1000 gallon and 1-2000 gallon gasoline tank and

To install 3-4000 gallon gasoline tanks for public use.

Tanks to be buried at least 3' below grade, coated with asphaltum; bear Und. Lab.
Piping from tank to pump 1 1/2"

Appeal sustained 8/29/58

Rec'd from Fire Dept. 9/3/58

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

Details of New Work

Is any plumbing involved in this work? _____ Is any electrical work involved in this work? _____
Is connection to be made to public sewer? _____ If not, what is proposed for sewage? _____
Has septic tank notice been sent? _____ Form notice sent? _____
Height average grade to top of plate _____ Height average grade to highest point of roof _____
Size, front. depth _____ No. stories _____ solid or filled land? _____ earth or rock? _____
Material of foundation _____ Thickness, top _____ bottom _____ cellar _____
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 _____
Size Girder _____ Columns under girders _____ Size _____ Max. on centers _____
Kind and thickness of outside sheathing of exterior walls? _____
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:

C. T. Johnson
CHIEF OF FIRE DEPT.

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

Community Oil Co.

Fred J. Foley

INSPECTION COPY

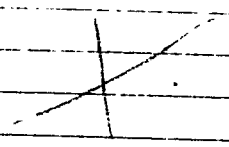
Signature of owner By:

Permit No. 58/1167 1-12

Division 1149 Chicago St.
City of Chicago
Department of Public Works
Date of permit 9/30/18

If closing-in _____
n. closing-in _____
l Notif. _____
l Inspn. _____
of Occupancy Issued _____
ng Out Notice _____
Check Notice _____

with new type Dresser
ball & socket joints



CITY OF PORTLAND, MAINE
BOARD OF APPEALS

Granted 8/29/58
58/95

CONDITIONAL USE APPEAL

August 18, 1958

Community Oil Company, owner of property at 1193-1201 Congress Street,
under the provisions of Section 23 of the Zoning Ordinance of the City of Portland, hereby
respectfully petitions the Board of Appeals to: permit construction of one-story addition,
16 feet by 28 feet, on the right hand side of the service station building now located on
the premises, and to permit replacing one 1000 gallon and one 2000 gallon tank with three
4000 gallon tanks. These permits are not issuable because this property is in a B-1 Business
Zone where such new construction and replacement of tanks are not allowable unless authorized
by the Board of Appeals.

LEGAL BASIS OF APPEAL: Such permit may be granted only if the Board of Appeals finds that such
use of the premises will not adversely affect property in the same zone or neighborhood and will
not be contrary to the intent and purpose of the Zoning Ordinance.

Community Oil Company
By [Signature]
APPELLANT

DECISION

After public hearing held August 29, 1958, the Board of Appeals finds that such use of
the premises will not adversely affect property in the same zone or neighborhood and will not
be contrary to the intent and purpose of the Zoning Ordinance.

It is, therefore, determined that permit should be issued in this case.

[Signature]
[Signature]
[Signature]
BOARD OF APPEALS

CITY OF PORTLAND, MAINE
BOARD OF APPEALS

August 17, 1958

TO WHOM IT MAY CONCERN:

The Board of Appeals will hold a public hearing in the Council Chamber at City Hall, Portland, Maine, on Friday, August 29, 1958, at 4:00 p.m. to hear the appeal of Community Oil Company requesting an exception to the Zoning Ordinance to permit construction of a one-story addition, 16 feet by 28 feet, on the right hand side of the service station building at 1193-1201 Congress Street, and to permit replacing one 1000 gallon and one 2000 gallon tank with three 4000 gallon tanks.

These permits are presently not issuable because this property is in a B-1 Business Zone where such new construction and replacement of tanks are not allowable unless authorized by the Board of Appeals.

This appeal is taken under Section 23 of the Zoning Ordinance which provides that such permit may be granted only if the Board of Appeals finds that such use of the premises will not adversely affect property in the same zone or neighborhood and will not be contrary to the intent and purpose of the Zoning Ordinance.

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

BOARD OF APPEALS

Franklin G. Hinckley

Chairman

CITY OF PORTLAND MAINE
BOARD OF APPEALS

August 26, 1958

Community Oil Company
204 Kennebec Street
Portland, Maine

Gentlemen:

The Board of Appeals will hold a public hearing in the Council Chamber at City Hall, Portland, Maine, on Friday, August 29, 1958, at 4:00 p.m. to hear your appeal under the Zoning Ordinance.

Please be present or be represented at this hearing in support of this appeal.

BOARD OF APPEALS

Franklin G. Hinckley

Chairman

WARREN McDONALD
INSPECTOR OF BUILDINGS

ALBERT J. SEARS
DEPUTY INSPECTOR OF BUILDINGS

CITY OF PORTLAND, MAINE

Department of Building Inspection

August 12, 1958

1193-1201 Congress Street

Community Oil Company
204 Kennebec Street

cc to: Corporation Counsel

Gentlemen:

We are unable to issue a building permit for construction of a one story addition 16 feet by 28 feet on the right hand side (as one stands on the Congress Street sidewalk facing the building) of the service station building at 1193-1201 Congress Street, corner of Massachusetts Avenue, because such construction would constitute an increase in volume of a use which is non-conforming in the B-1 Business Zone in which the property is located and is not allowable unless authorized by the Board of Appeals, as specified by Section 8-A-12a of the Zoning Ordinance. We are also unable to issue a permit for removal of one 1000 gallon and one 2000 gallon underground gasoline storage tanks and for their replacement by 3-4000 gallon tanks because such an installation would constitute an extension of the existing non-conforming use and hence is not allowable unless authorized by the Board of Appeals.

We understand that you would like to exercise your appeal rights concerning these discrepancies. Accordingly we are certifying the case to the Corporation Counsel, at whose office in Room 208, City Hall appeals are filed. If any new signs are contemplated on the premises, either attached or detached, information should be furnished as to what is proposed well in advance of the public hearing so that any signs that are contrary to Zoning Ordinance requirements may be included in the appeal if so desired. Under the present Ordinance in the B-1 Business Zone signs are limited to a total area of 200 square feet and may be located only flat against the wall of the building.

No attempt will be made to check the proposition against Building Code requirements until the results of the appeal are known. However, it is likely that more complete plans of the addition will be needed than the general standard plans for a whole new building which you have filed.

Very truly yours,

Warren McDonald
Inspector of Buildings

AJS/Jg

CITY OF PORTLAND, MAINE
BOARD OF APPEALS

August 19, 1958

TO WHOM IT MAY CONCERN:

The Board of Appeals will hold a public hearing in the Council Chamber at City Hall, Portland, Maine, on Friday, August 22, 1958, at 4:00 p.m. to hear the appeal of Community Oil Company requesting an exception to the Zoning Ordinance to permit construction of a one-story addition, 16 feet by 28 feet, on the right hand side of the service station building at 1193-1201 Congress Street, and to permit retail and one 1000 gallon and one 2000 gallon tank with three 4000 gallon tanks.

These permits are presently not issuable because this property is in a B-1 Business Zone where such new construction and replacement of tanks are not allowable unless authorized by the Board of Appeals.

This appeal is taken under Section 13 of the Zoning Ordinance which provides that such permit may be granted only if the Board of Appeals finds that such use of the premises will not adversely affect property in the same zone or neighborhood and will not be contrary to the intent and purpose of the Zoning Ordinance.

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

BOARD OF APPEALS

Franklin G. Hunkley

Chairman

2/14/54

Assess. Maps
75, 186, 189, 190

100

Travel St. { 1-31 ✓
 { 2-28 ✓

Joe St. 190-B-24

Final H. - 2-28✓

McIntirey Hl. - 1-21 ✓
186 E-49 - Dec. 15 ^{Dep} McIntirey Hl.

Congress St. { 1149-1239 ✓
1150-1240 ✓ Bolton St. { 1-37 ✓
2-34 ✓

Massachusetts Ave. { 1-47 ✓
 { 2-48 ✓

J. 78-13-²8 Part of 93 Dugless H.

Douglas St. { 1 - 87 ✓
2 - 88 ✓

Liberty St. 1-15
1 62-6

Poster # { 1-19 ✓
2-8 ✓

~~189-12-15 about 1/2 inch~~

Massachusetts Ave.

- 11-13 James J. Vesile 11 Mass. Ave.
 15-17 Daniel & Anna Sanbar 19 Mass. Ave.
 19-21
 23-25 Jennie E. Brackings 25 Mass. Ave.
 27-29 Premier Ice Co. 182 Exchange St.
 31-33 Elizabeth & Dionne 31 Mass. Ave.
 35-37 Soule Construction Co. 27 Read St., Northbrook
 39-41 Ruth B. McNeil 39 Mass. Ave.
 43-45 Frances M. O'Donnell 45 Mass. Ave.
 47-49 Edward J. Welch 49 Mass. Ave.
 115-117 2-6 Dup Mar Ligion
 8-10 Dorothy M. Blue 8 Mass. Ave.
 12-14 Frederick E. Dougherty 43 Bolton St.
 16-18 Guy A. Devenport
 + Thelma J. } 18 Mass. Ave.
 20-22
 24-26
 28-30 Robert S. & Mary E. Doucette 28 Mass. Ave.
 32-34 Giovanni & Domenica Corsetti 38 Mass. Ave.
 36-38
 40-42 Kate A. Warren 42 Mass. Ave.
 44-48 Albert S. Whitney 48 Mass. Ave.

Douglas St.

- 1-3 Clifford C. J. & Thyllis St. Hawkes 25 Bond St.
 5-7 Maurice J. & Jeanette M. Crumell 7 Douglas St.
 9-11 Willie E. Giddens 11 Douglas St.
 13-15 Gertrude M. Torne 15 Douglas St.
 NR 17-19 Eastern Real Estate Co. C.O. Durand 15 Pillsbury St.
 21-23 John M. Jr. & Jean L. Mey 23 Douglas St.
 25-31 Victor G. & Alberta N. Richardson 45 Douglas St.
 37-41 Lillian G. Millette R 45 Douglas St.
 43-45
 R 47-49 City
 51-53 Gerald J. & Alfreda Mc Intyre 20 Huntress St.
 55-57 Sadie M. Lyden 121 Bradley St.
 59-63 Joseph C. & Helen C. Prudden 63 Douglas St.
 65-67 Walter D. Casey 67 Douglas St.
 69-71 Harold J. & Frances D. Freeman 71 Douglas St.

Douglas St (cont)

73-75 August & Louella G. Campbell 75 Douglas St.
 77-79 Henry C. & Mary Ann & Elizabeth 79 Douglas St.
 81-83 Ruth E. & Elizabeth 81 Douglas St.
 85-87 Eva A. Kane 87 Douglas St.
 2-4 Dup (Carter)
 6-8 Dup
 10-12 Sarah Trenton 31 Milton St.
 14-16 William A. McEntee 16 Douglas St.
 18-20 Philip T. & Yvette S. Cote 20 Douglas St.
 22-24 James C. & Frances M. Clark 24 Douglas St.
 26-32 Dup (Chesley)
 40-46 Dup (Chesley)
 48-50 Dup (Chesley)
 52-54 Patricia Ann Coolidge 52 Douglas St.
 56 Edmund L. & Regina M. Hamlin 56 Douglas St.
 58 Edward J. Conley 58 Douglas St.
 60 Appleton J. & Sherwood 62 Douglas St.
 62-64 Milfred Logan Jr. 1141 Congress St.
 66-68 George Williams & Freda E. Allen 76 Douglas St.
 70-80 Julia T. & Lillian L. De Vries 80 Douglas St.
 82-84 Mary St. Fernald 84 Douglas St.

Fowler St.

1-7 Dup (Carter)
 9-13 Charles L. & Margaret E. Frenzel 11 Fowler St.
 15-19 Selia Frenzy & Devo. 15 Fowler St.
 2-8 Dup (Coffin)
 1-7 Dup (Cummings)
 9 Patrick P. Conley 9 Ford St.
 NR 11-13 Edmund P. Derbish Jr. 11 Scarborough, Me.
 15-17 Ed S. & Loretta A. Harriman 15 Ford St.
 19-25 Elmer A. & Eleanor J. DiFuria 19 Ford St.
 27-29 Clifford P. Jr. & Phyllis Ann 25 Ford St.
 189-C-16 Annie E. Crocker & also 90 John C. Nickerson
 3-8 Dup (Robinson) 37 Kenwood St.
 10-12 Dup
 189-3-24 Theodore A. Plummer 24 Wells, Me.
 17-20
 22-24 Patrick J. & Mary J. Walsh 26 Ford St.
 26-28

Whitney Ave.

- 1-7 Dup (Kramer)
 9-13 Philip St. Manchester P. J. D. & 1 Lehigh Lake, Me.
 15-17 Arthur J. Le Martin 15 Whitney Ave.
 19-21 Robert St. Allen 19 Whitney Ave.

Bolton St.

- 1-13 Dup (Tidewater)
 15-17 Carl E. P. Pich 30 West St.
 19-25 Arthur E. Dekker 25 Bolton St.
 27-35 Barbara St. Hadley 35 Bolton St.
 37-39 "
 2-14 Dup (Cummings)
 16-18 Alberto P. Small 11 Shepley St.
 20-22 "
 24-26 Malcolm A. & Shirley L. Michaud 26 Bolton St.
 28-30 Alice Florence Decker 26 Essex St.
 32-34 James E. & Christine Dekker 36 Bolton St.

Swell St.

- 2-8 George F. & Margaret (Rogers) Dup
 10-12 "
 14-16 "
 18-20 Blanche H. Van Blarcom 24 Swell St.
 22-24 "
 26-28 Louis E. & Mary P. Albert 28 Swell St.

Appeal at 175-20 Congress St.

9/15/58

Congress St

- NR 1144-1153 John R. Draper 528 Main St. S. Portland
1155 Donald H. & Esther D. Clark 1155 Congress St.
1157-1159 City
1161-1165
1167-1169 George Stoghr 1169 Congress St.
1171-1173 John P. & Agnes Moaradsean 1173 Congress St.
NR 1175-1177 Harold E. & Lois S. Galtier, John H. Ed. Falmouth
1183-1187 Joseph H. Huntington 301 Valley St. ^{Greenwich}
1189-1191 Dilley M. Cassidy 1191 Congress St.
1193-1195 Joseph & Fanny Grimaldi 422 Caprici St.
1197-1201 Community Chl Co Inc. 204 Newbede St.
1205-1211 Daniel & C. Genevieve Marzianor
Gore Zartarian 4 (Mass. Ave.
NR 1213-1231 Titewater Realty Co. 17 Eastern Place New York 4 N.Y.
1227-1231 Frank C. Cummings Estate Trustee 9 Cummings Pl. ^{Box 716}
1233-1237 Lee Richards 1235 Congress St.
1239-1241 Margaret E. Fyfe 398 Brighton Ave.
1150 George H. Coffin 1150 Congress St.
1168-1174 Mrs. E. & Edith M. Cummings 1170 Congress St.
1154-1156 Margaret E. Carter 1156 Congress St.
1158-1160 Emily E. Robinson et al 482 Brighton Ave.
1162-1164
1176-1178 Helen T. Tryon 1176 Congress St.
1182-1184 George E. & Sylvia M. Chesney 50 Douglass St.
1186-1188 Stan C. Rich 1186 Congress St.
1190-1192 "
1194-1212 Cora B. Rich 1198 Congress St.
1216-1224 William E. & Irene C. Robbins 1218 Congress St.
R 1216-1224 La Verne J. & Marie N. Jerome R 1218 Congress St.
1226-1230 Mrs. (E. Rich)
R 1228-1230 Philip H. Brown
John Marshall Brown Co. 192 Middle St.
1232-1234 Paul A. Quinn 1232 Congress St.
1236-1240 George F. & Margaret Fyfe 398 Brighton Ave.
Massachusetts Ave.
1-5 Dep. (Community Chl Co)
7-9 Roger E. Cabana 9 Mass. Ave.

August 12, 1958

1193-1201 Congress Street

Community Oil Company
204 Kennebec Street

cc to: Corporation Counsel

Gentlemen:

We are unable to issue a building permit for construction of a one story addition 16 feet by 28 feet on the right hand side (as one stands on the Congress Street sidewalk facing the building) of the service station building at 1193-1201 Congress Street, corner of Massachusetts Avenue, because such construction would constitute an increase in volume of a use which is non-conforming in the B-1 Business Zone in which the property is located and is not allowable unless authorized by the Board of Appeals, as specified by Section 8-4-12a of the Zoning Ordinance. We are also unable to issue a permit for removal of one 1000 gallon and one 2000 gallon underground gasoline storage tanks and for their replacement by 3-4000 gallon tanks because such an installation would constitute an extension of the existing non-conforming use and hence is not allowable unless authorized by the Board of Appeals.

We understand that you would like to exercise your appeal rights concerning these discrepancies. Accordingly, we are certifying this case to the Corporation Counsel, at whose office in Room 208, City Hall appeals are filed. If any new signs are contemplated on the premises, either attached or detached, information should be furnished as to what is proposed well in advance of the public hearing so that any signs that are contrary to Zoning Ordinance requirements may be included in the appeal if so desired. Under the present Ordinance in the B-1 Business Zone signs are limited to a total area of 200 square feet and may be located only flat against the wall of the building.

No attempt will be made to check the proposition against Building Code requirements until the results of the appeal are known. However, it is likely that more complete plans of the addition will be needed than the general standard plans for a whole new building which you have filed.

Very truly yours,

Warren McDonald
Inspector of Buildings

AJS/jg

1199 Congress Street - Community Oil Co
 1. Existing B-1 Business Zone (Appealed)

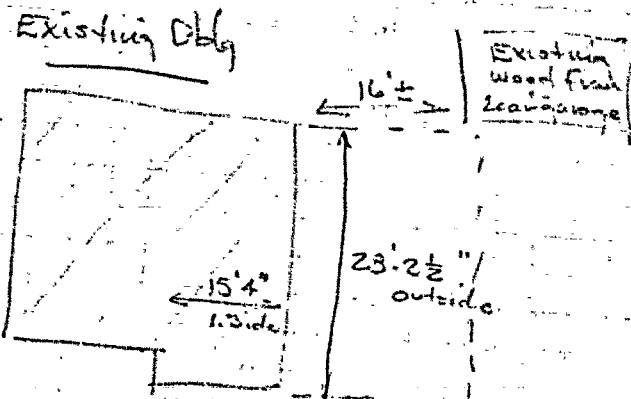
10-6-2

2. Special & General Use Requirements
 Sec. 204

- | | |
|--|---------------|
| a. Service Garage | Sec 216 |
| b. Openings with 30' min | a. OK |
| 3rd Class Bldg to have | b. OK |
| fire resistance minimum of doors? | |
| c. 2hr fire separation (over 900°) | c. OK |
| d. 3rd Class construction? | d. OK |
| e. 2 means of egress? | e. Sec 204(c) |
| f. OK | f. OK |
| g. OK | g. OK |
| h. Existing | h. OK |
| i. OK | i. OK |
| j. OK | j. OK |

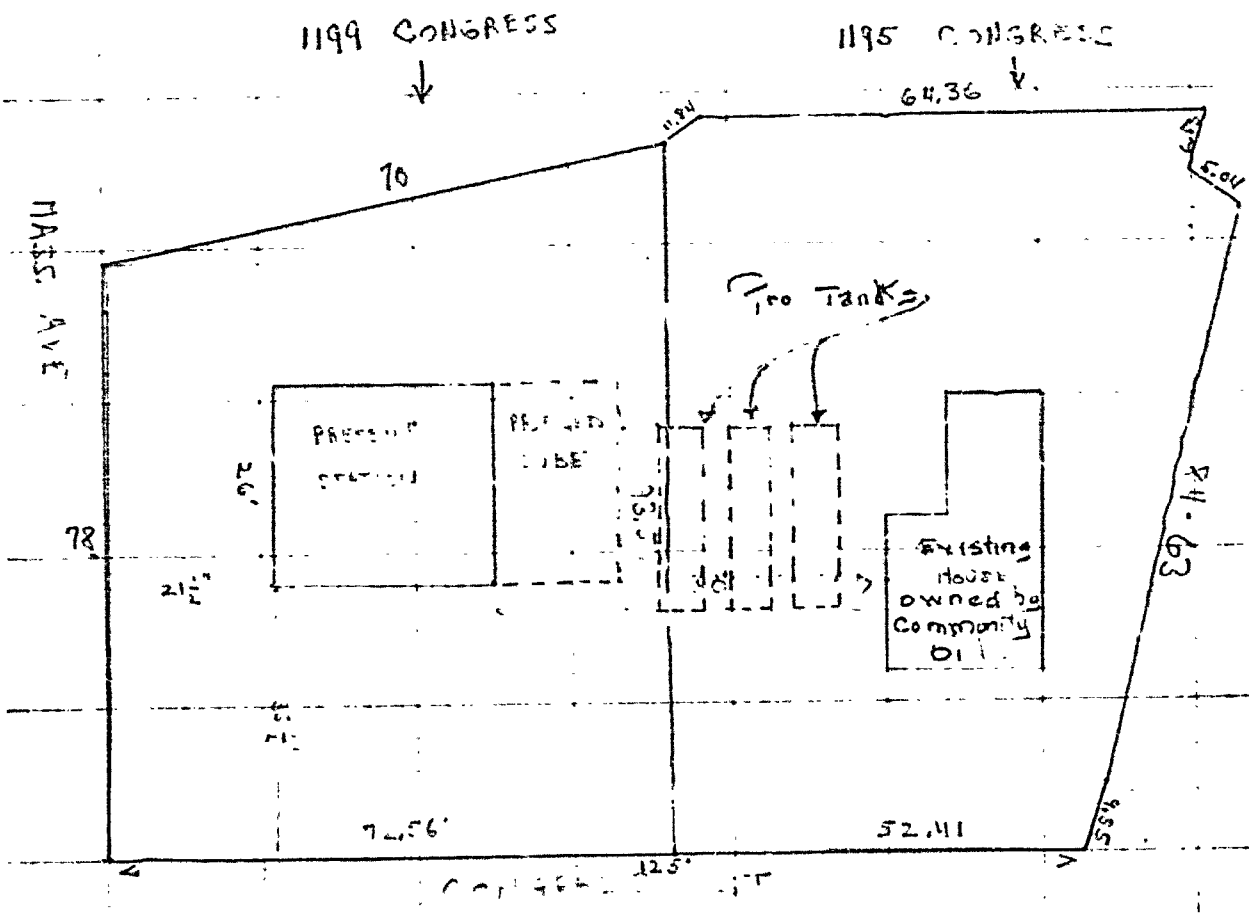
3. Construction Details & Design
 Statement of Design?

Fire door to boiler room will not close.



7/21/57

DEPARTMENT OF AGRICULTURE
PROPERTY MANAGEMENT



Book 1532 Page 173

Beginning at the corner formed by the intersection of the southeasterly side of Mass. Avenue with the North Easterly side of Congress street; thence running northeasterly by the southeasterly side of said Mass. Avenue, seventy-eight (78) feet to a stake set in the ground at the corner of a certain lot or parcel of land conveyed by Ammie Whitney to Mabel G. Farrington by deed dated March 30, 1920 and recorded in the Cumberland Registry of Deeds in book 1048 Page 215 thence running southeasterly by said Farrington land seventy (70) feet, more or less to a stake set in the ground at the corner of a certain lot or parcel of land conveyed by Alice Whitney and others to Christian Kragelund by deed date Nov. 3, 1922, and recorded in said registry in book 1121 page 361 thence running southwesterly by said Kragelund land ninety-three and fifty seven one hundredths (93.57) feet to said Congress St. thence running northwesterly by said Congress St. seventy-two and fifty six one hundredths (72.56) feet to the point of beginning.

Know all Men by these Presents, That we,

195

Joseph Grimaldi and Fannie Grimaldi, husband and wife, both of Portland, in the County of Cumberland and State of Maine

in consideration of one dollar and other valuable consideration

paid by Community Oil Company, Inc., a corporation duly organized and existing by law, having a place of business at said Portland

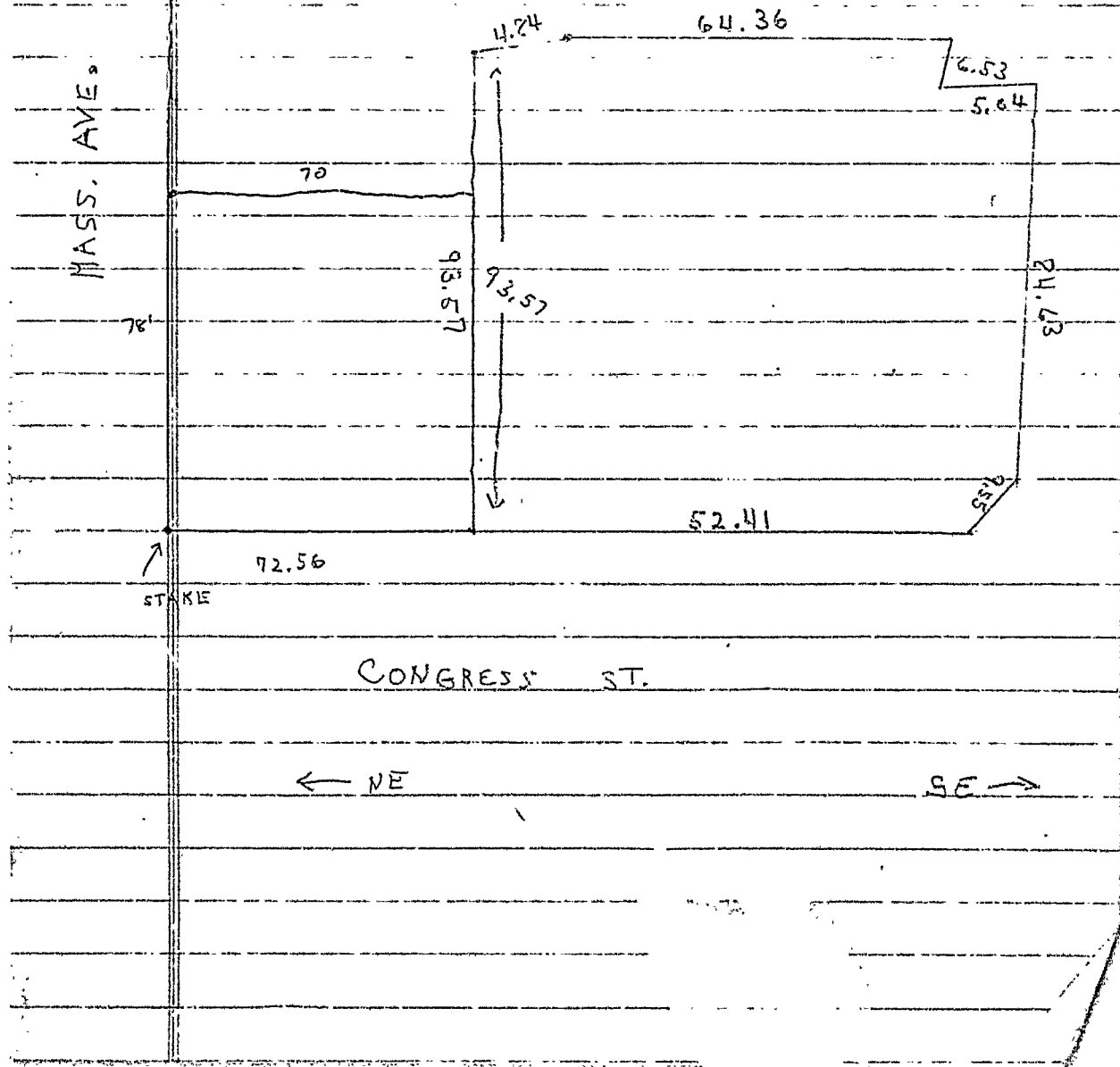
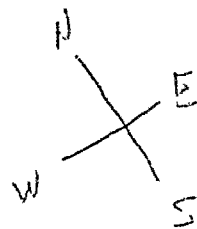
the receipt whereof we do hereby acknowledge and hereby give, grant, bargain, sell and convey unto the said

Community Oil Company, Inc., its successors and assigns forever, a certain lot or parcel of land, with the buildings thereon, situated on the northeasterly side of Congress Street, in said City of Portland, bounded and described as follows: Beginning at a stake set in the ground on the northeasterly side of Congress Street at a point seventy-two and fifty-six hundredths (72.56) feet southeasterly of the corner formed by the intersection of the northeasterly side of Congress Street with the easterly side of Massachusetts Avenue; thence running northerly parallel with the easterly side of Massachusetts Avenue ninety-three and fifty-seven hundredths (93.57) feet, more or less, to the southwesterly line of land conveyed by Ammi Whitney to Mabel G. Farrington by deed dated March 30, 1920 and recorded in Cumberland County Registry of Deeds in Book 1048, Page 15; thence running easterly by said Farrington line four and eighty-four hundredths (4.84) feet to the northwesterly corner of land conveyed by Alice P. Whitney and others to said Mabel G. Farrington by deed dated July 14, 1922 and recorded in said Registry of Deeds in Book 1110, Page 84; thence southeasterly by said last named land sixty-four and thirty-six hundredths (64.36) feet to land conveyed by William Ryall to Joshua F. Moses by deed dated November 12, 1875 and recorded in said Registry of Deeds in Book 426, Page 189; thence southwesterly by said Ryall land six and fifty-three hundredths (6.53) feet to a stake set in the ground; thence easterly five and four hundredths (5.04) feet, more or less, to a stake set in the ground; thence southwesterly eighty-four and sixty-three hundredths (84.63) feet, more or less, to a point on the northeasterly side of said Congress Street, which point is distant nine and fifty-five hundredths (9.55) feet northwesterly by said Congress Street from the southwesterly corner of land conveyed by said Alice P. Whitney and others to Jerry Green, et al. by deed dated June 9, 1922 and recorded in said Registry of Deeds in Book 1108, Page 96; thence northwesterly by said Congress Street fifty-two and forty-one hundredths (52.41) feet to the point of beginning.

Being the same premises conveyed by Clyde Alfred Hanscom to Joseph Grimaldi and Fannie Grimaldi by Warranty Deed dated June 28, 1949 and recorded in Cumberland County Registry of Deeds in Book 1951, Page 151.

The Grantors reserve the right to occupy rent free the above described premises until April 1, 1958.

The within conveyance is made subject to taxes for the year 1957, which taxes the Grantee assumes and agrees to pay.



October 7, 1958

AP-1199 Congress Street

Community Oil Company
204 Kennebec Street

cc to: N. T. Fox Co. ✓
Att. Charles J. Roux, Jr.
24 Morrill Street

Gentlemen:

Examination of plans filed with application for permit for construction of addition to existing service garage at the above named location discloses the following variances from and questions as to compliance with Building Code requirements. Before a permit can be issued it is necessary that information indicating compliance be furnished for checking and approval. Details in question are as follows:

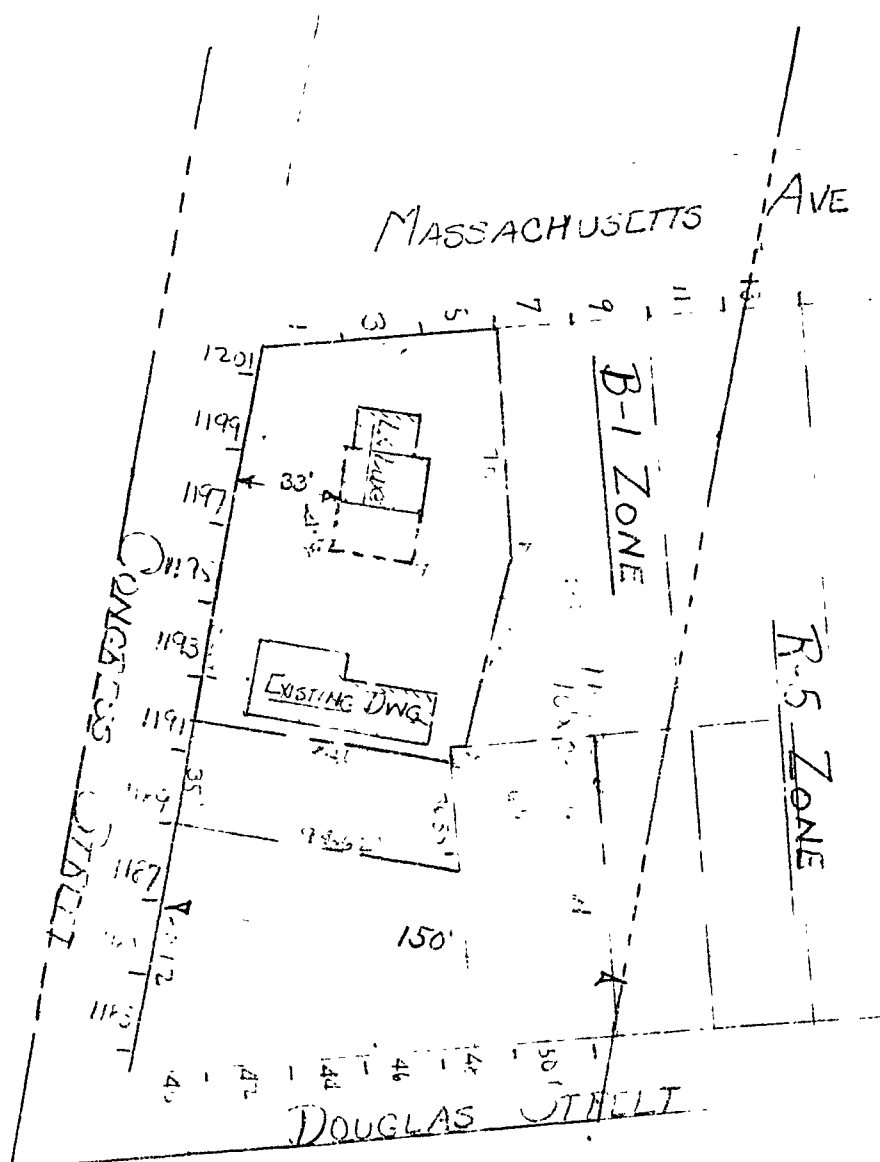
1. What is to be done with the minor garage now located on the premises? If it is to remain, any part of the wall of addition closer than 10 feet to this garage is required to be constructed as for two-hour fire-resistance, which the wood frame wall does not provide.-See Section 204-b-2 of Building Code.
2. All openings in rear and side walls of addition which would be closer than 30 feet to lot lines or from an unprotected opening in another building or from any part of a building of wood frame construction are required to have fire doors and windows.-See Section 204-b-4.
3. The office section is required to be cut-off from the rest of building by separations of at least two hour fire resistance since otherwise the unsegregated area of entire building would exceed the 900 square feet allowable for a building of this class of construction and use.-See Section 204-c-2. The metal lath and plaster on wood stud partition indicated on plan will not provide the required two hour fire resistance. Fire door on opening is required to bear at least the Class "B" label.
4. A second means of egress by way of a door not less than 2 feet wide and 6 feet 4 inches high is required from the rear of the addition. See Section 204-c-2.
5. A statement of design (blank copy enclosed) is required for the steel beam to be installed where existing end wall of building is to be removed.

Very truly yours,

Albert J. Sears

Deputy Inspector of Buildings

AJS/jg
Encl.





B1 BUSINESS ZONE

APPLICATION FOR PERMIT

Class of Building or Type of Structure Third Class

Portland, Maine, August 11, 1958

01451
OCT 13 1958
CITY OF PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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

Location 1199 Congress St. Within Fire Limits? _____ Dist. No. _____
Owner's name and address Community Oil Co., 204 Kennebec St. Telephone 4-3964
Lessee's name and address _____ Telephone _____
Contractor's name and address owners Telephone _____
Architect _____ Specifications _____ Plans Yes _____ No. of sheets 1
Proposed use of building Service Station
Last use _____ No. families _____
Material frame No. stories 1 Heat _____ Style of roof _____ Roofing _____
Other buildings on same lot _____
Estimated cost \$ 5000. Fee \$ 5.00

General Description of New Work

construct
To ~~increase~~ additional lubricatorium as per plan - 28' x 16' right hand side of building

Approved sustained 8/29/58

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

Details of New Work

Is any plumbing involved in this work? yes Is any electrical work involved in this work? _____
Is connection to be made to public sewer? _____ If not, what is proposed for sewage? _____
Has septic tank notice been sent? _____ Form notice sent? yes
Height average grade to top of plate _____ Height average grade to highest point of roof _____
Size, front _____ depth _____ No. stories 1 solid or filled land? solid earth or rock? earth
Material of foundation concrete at least 4' below grade Thickness, top 12" bottom 12" cellar no
Material of underpinning _____ Height _____ Thickness _____
Kind of roof flat Rise per foot _____ Roof covering tar and gravel - 5 ply
No. of chimneys _____ Material of chimneys _____ of lining _____ Kind of heat _____ fuel _____
Framing Lumber-Kind _____ Dressed or full size? _____ Corner posts _____ Sills _____
Size Girder _____ Columns under girders _____ Size _____ Max. on centers _____
Kind and thickness of outside sheathing of exterior walls? _____
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 concrete, 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:

With Ltr 10-13-58 TTR

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

Community Oil Co.

INSPECTION COPY

Signature of owner By:

Fred J. Foley

NOTES

10-21-55. S.K. + P. [unclear]
 Leaking tanks [unclear]
 C.H. to [unclear] [unclear] [unclear]
 [unclear] [unclear] [unclear]
 10-30-58 Framing
 underway [unclear]
 11-12-58 Steel in place
 to add top rail. [unclear]
 [unclear]
 11-24-58 Closed in
 Permit reports fire stop
 in over steel beam
 between roof rafters
 [unclear]
 12-19-58 Erected metal
 lapped door on S.W.
 door. It labeled
 [unclear]
 1-21-59. Same [unclear]
 2-16-59 Labeled door
 in place
 Boiler room not finished
 [unclear]
 2-17-59. Phoned
 Com. Oil Co about
 boiler room [unclear]
 2-27-59. Complete
 [unclear]

Permit No. 15 / 1451
 Location 1149 Congress St
 Owner [unclear]
 Date of permit 10/1/53
 Notif. closing in
 Inspn. closing in
 Final Notif.
 Final Inspn.
 Cert. of Occupancy issued
 Staking Out Notice
 Form Check Notice



APPLICATION FOR AMENDMENT TO PERMIT

Amendment No. 1

Portland, Maine, Sept. 14, 1955

PERMIT ISSUED

SEP 14 1955

CITY of PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for an amendment to Permit No. 55/1355 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 1197 Congress St. Within Fire Limits? no Dist. No. _____
Owner's name and address Community Oil Co., 204 Kennebec St. Telephone _____
Lessee's name and address _____ Telephone _____
Contractor's name and address owner Telephone _____
Architect _____ Plans filed no No. of sheets _____
Proposed use of building _____ No. families _____
Increased cost of work _____ Additional fee 50

Description of Proposed Work

To change size of range oil tank to 1000 gallon tank. Tank will be 3' underground and painted with asphaltum or equivalent. Tank bears Underwriters label.

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: _____

Community Oil Co.

Signature of Owner: William S. Waverly

Approved: 9/14/55

Inspector of Buildings.

INSPECTION COPY

Memorandum from Department of Building Inspection, Portland, Maine

1199 Congress St.--Installation of 2-550 gallon tanks for and by
Community Oil Co.

Before tanks and piping are covered from view, installer is required to notify this department of readiness for inspection and to refrain from covering up until approved by this department.

These tank of 550 gallons capacity are required to be of steel or wrought iron no less in thickness than No. 12 gauge; and before installation are required to be protected against corrosion, even though galvanized, by two coats of tar, asphaltum, or other suitable rust-resisting paint, and special protection wherein corrosive soil such as cinders or the like.

Pipe lines connected to underground tanks, other than tubing and except fill lines and test wells, must be provided with double swing joints arranged to permit the tank to settle without impairing the efficiency of the pipe connections.

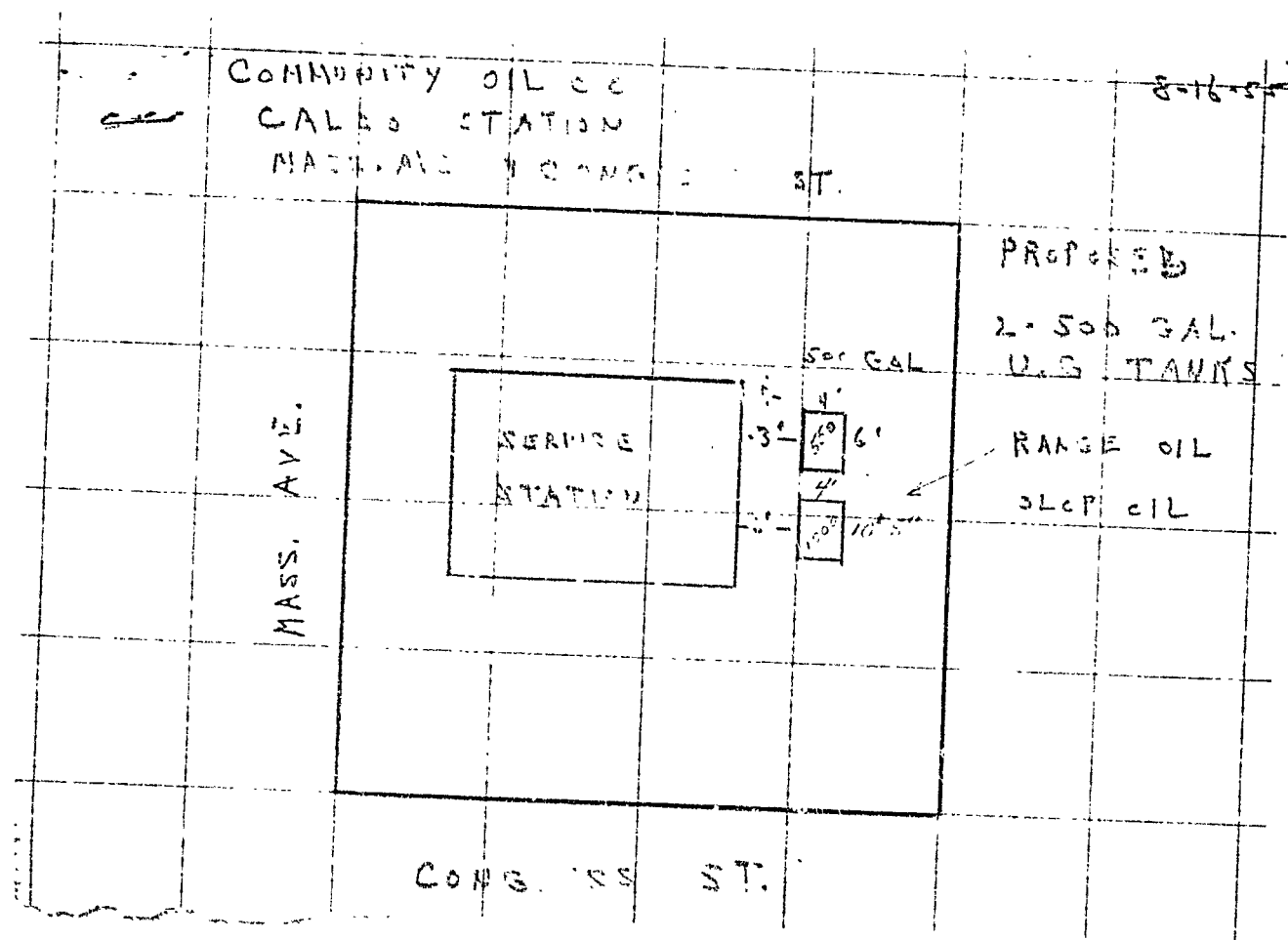
Owner and installer will have to bear the responsibility for the structural capacity of the tank to support loads from above such as heavy motor trucks.

If tank will be so located as to be subjected to the action of tide water or "ground" water, adequate anchorage or weighting must be provided to prevent "floating" when tank is empty or nearly so.

S

(Signed) Warren McDonald
Inspector of Buildings

CS-27





APPLICATION FOR PERMIT

Class of Building or Type of Structure.

Portland, Maine, Aug. 16, 1955

PERMIT ISSUED

AUG 16 1955

CITY of PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for a permit to ~~construct~~ install the following ~~building~~ 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 . . . 1199 Congress St. Within Fire Limits? no Dist. No.
Owner's name and address . . . Community Oil Co., 204 Kennebec St. Telephone
Lessee's name and address Telephone
Contractor's name and address . . . owners Telephone
Architect Specifications Plans yes No. of sheets 1
Proposed use of building No families
Last use No. families
Material No. stories Heat Style of roof Roofing
Other building on same lot
Estimated cost \$ Fee \$ 1.00

General Description of New Work

range oil and slop oil
To install 2-550 gallon ~~gasoline~~ storage tanks for public use. Tanks will be 3' underground and painted with ~~asphaltum~~ asphaltum. Tanks bear Underwriters label. 1 1/2" vent pipe.

Permit issued with Memo

8/16/55
8/18/55

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

Details of New Work

Is any plumbing involved in this work? Is any electrical work involved in this work?
Is connection to be made to public sewer? If not, what is proposed for sewage?
Has septic tank notice been sent? Form notice sent?
Height average grade to top of plate Height average grade to highest point of roof
Size, front depth No. stories solid or filled land? earth or rock?
Material of foundation Thickness, top bottom cellar
Material of underpinning Height Thickness
Kind of roof Rise per foot Roof covering
No. of chimneys Material of chimneys of lining of heat fuel
Framing lumber—Kind Dressed or fu" 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:

Mary H. Marks

INSPECTION COPY

Signature of owner by: . . .

C16-254-1M-Marks

Miscellaneous

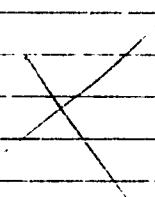
Will work require disturbing of any tree on a public street? no
Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? yes

Community Oil Co.

J. J. Foley Jr.

Permit No. 55/1355
Location 1199 Carnegie St.
Owner Community D.L. Co.
Date of permit 8/19/55
Notif. closing-in _____
Inspn. closing-in _____
Final Notif. _____
Final Inspn. _____
Cert. of Occupancy issued _____
Staking Out Notice _____
Form Check Notice _____

NOTES





APPLICATION FOR PERMIT

Class of Building or Type of Structure Third Class
Portland, Maine, July 21, 1948

PERMIT ISSUED
01260
JUL 21 1948
CITY of PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for a permit to ~~construct~~ ~~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 1129 Congress St. Within Fire limits? no Dist. No. _____
Owner's name and address Community Oil Co., 512 Cumberland Ave. Telephone _____
Lessee's name and address _____ Telephone _____
Contractor's name and address Fred Wardwell, 22 School St. Telephone _____
Architect _____ Specifications _____ Plans no No. of sheets _____
Proposed use of building _____ No. families _____
Last use Filling Station office No. families _____
Material frame No. stories 1 Heat _____ Style of roof _____ Roofing _____
Other buildings on same lot _____
Estimated cost \$ _____ Fee \$.50

General Description of New Work

To demolish existing 1 story frame building 12'x16'.
No sewer connection

It is understood that this permit does not include installation of heating apparatus which is to be taken out separately by and is the name of the acting contractor. **PERMIT TO BE ISSUED TO** Fred Wardwell

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

Communit _____

INSPECTION COPY

Signature of owner _____

By _____

Permit No. 48/1266
Location, 1199 Cambridge
Owner Community Bldg Co
Date of permit 7/21/48
Notif. closing-in _____
Inspn. closing-in _____
Final Notif. _____
Final Inspn. _____
Cert. of Occupancy issued 7-28-48

NOTES

6/17/49 - No insp made
ELL



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR
HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, June 25, 1948

PERMIT ISSUED
01150
JUL 7 1948
CITY of PORTLAND

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 1197 Congress St. Use of Building Service Station No. Stories 1 New Building
Name and address of owner of appliance Community Oil Co., 512 Cumberland Ave. Existing "X"
Installer's name and address owners Telephone 2-7481

General Description of Work

To install ~~gravity~~ ^{Forced} warm air heating system and oil burning equipment

IF HEATER, OR POWER BOILER

Location of appliance or source of heat 1st Type of floor beneath appliance concrete
If wood, how protected? Kind of fuel oil
Minimum distance to wood or combustible material, from top of appliance or casing top of furnace boiler room 4"
From top of smoke pipe 2' From front of appliance Over 4' From sides or back of appliance Over 3'
Size of chimney flue 8:10 Other connections to same flue none
If gas fired, how vented? Rated maximum demand per hour

IF OIL BURNER

Name and type of burner Duo-Therm Labelled by underwriter's laboratories? yes
Will operator be always in attendance? Does oil supply line feed from top or bottom of tank? bottom
Type of floor beneath burner concrete
Location of oil storage outside ~~above~~ ^{under} ground Number and capacity of tanks 2 x 275 gal. 1-550 gal.
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?
Total capacity of any existing storage tanks for furnace burners none

IF COOKING APPLIANCE

Permit Issued with Memo

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

~~Tank to set on concrete piers at least 4' below grade.~~7/3/48 - 1-550 gallon tank to be buried outside underground - tank bears Und. Lab. label,
buried at least 3' below grade. 3/16" gauge.

Permit Issued with Memo

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

APPROVED:

5/29/48

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

Community Oil Co.

Signature of Installer By: J.R. Howard

INSPECTION COPY

Permit No. 48/1150
Location 1192 Congress St.
Owner Community Coal Co.
Date of permit 7/7/48
Approved 2/18/49. S. G.

NOTES

8/2/48, Frank Lewis Mr. 2.
subed in #12 Group
did not apply
patented, not
small business
difficult to
obtain. Called
Community Coal Co.
which did not
8/4/48 Mr. Lewis
Community Coal Co.
said the law is
8/18/48. Suction trap,
which later, 12th
patented.

Memorandum from Department of Building Inspection, Portland, Maine

1197 Congress Street--Location of 1-550 gallon fuel oil tank for and by Community Oil Co.

Before tank and piping is covered from view, installer is required to notify this department of readiness for inspection and refrain from covering the tank up until approved.

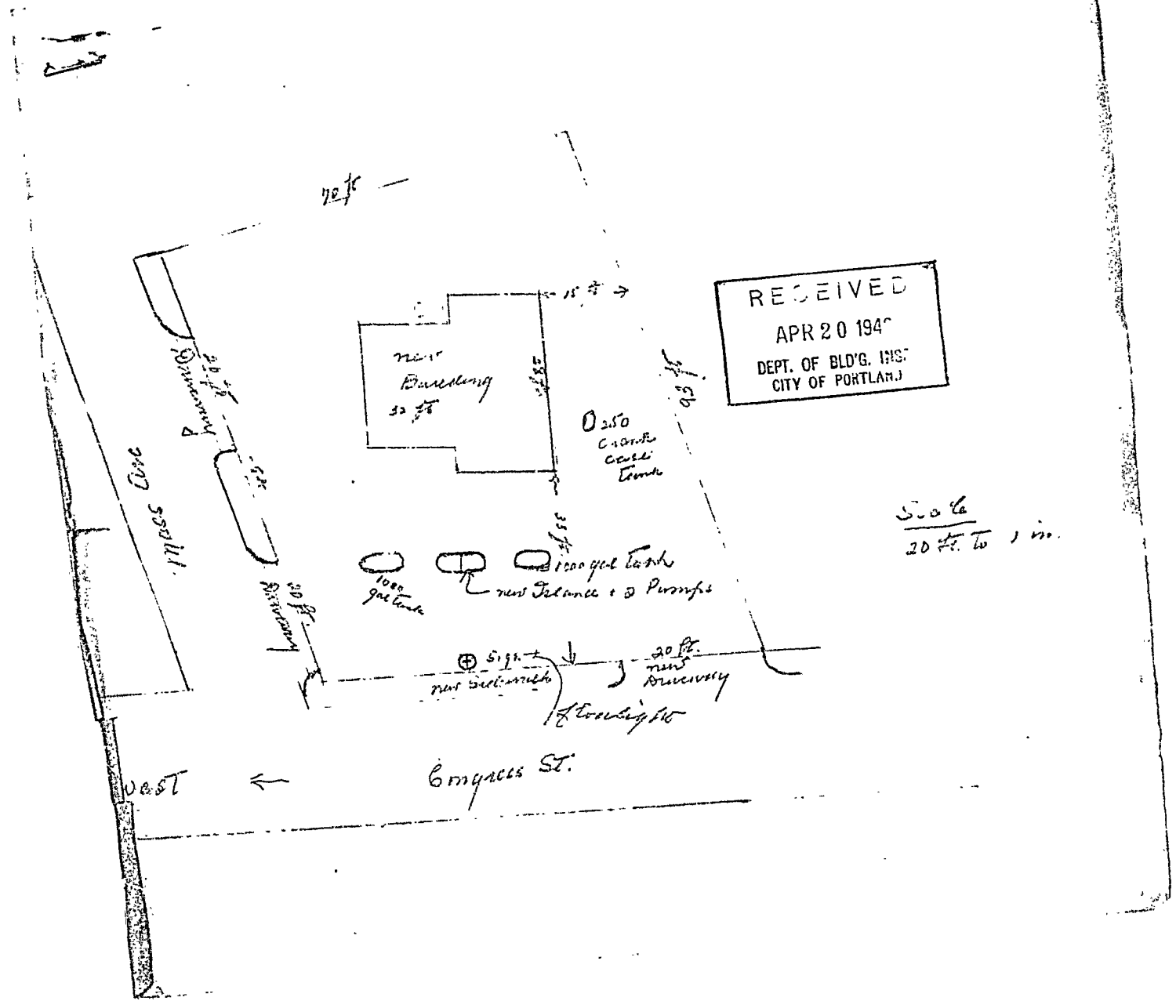
This tank of 550 gallons capacity is required to be of steel or wrought iron no less in thickness than No. 14 gauge; is required to be galvanized if the metal is less than No. 7 gauge; and before installation is required to be protected against corrosion, even though galvanized, by two preliminary coats of red lead and heavy coat of hot asphalt.

Pipe lines connected to underground tank, other than tubing and except fill line and test wells, are to be provided with double swing joints arranged to permit the tank to settle without impairing the efficiency of the pipe connections.

Owner and installer will have to bear the responsibility for the structural capacity of the tank to support loads from above such as heavy motor trucks.

If tank will be so located as to be subjected to the action of tide water or "ground" water, adequate anchorage or weighting must be provided to prevent "floating" when tank is empty or nearly so.

(Signed) Warren McDonald
Inspector of Buildings



RECEIVED
APR 20 1947
DEPT. OF BLD'G. INS.
CITY OF PORTLAND

50 ft.
20 ft. to 1 in.

Memorandum from Department of Building Inspection, Portland, Maine

1199 Congress Street--Installation of 2-100 gallon gasoline tanks by Charles Hill,
Installer.

Before tank and piping is covered from view, installer is required to notify Fire Department Headquarters of readiness for inspection and to refrain from covering up until approved by the Fire Department.

These tanks of 1000 gallon capacity are required to be of steel or wrought iron no less in thickness than #12 gauge; is required to be galvanized if metal is less than #12 and before installation is required to be protected against corrosion, even though galvanized, by two preliminary coats of red lead and heavy coat of hot asphalt.

Pipe lines connected to underground tanks, other than tubing and except fill lines and test wells, must be provided with double swing joints arranged to permit the tank to settle without impairing the efficiency of the pipe connections.

Owner and installer will have to bear the responsibility for the structural capacity of the tank to support loads from above such as heavy motor trucks.

If tank will be so located as to be subjected to the action of tide water or "ground" water, adequate anchorage or weighting must be provided to prevent "floating" when tank is empty or nearly so.

CC: Chief Sanborn

(Signed) Warren McDonald
Inspector of Buildings



LOCAL 1948
APPLICATION FOR PERMIT

Class of Building or Type of Structure Installation
Portland, Maine, May 4, 1948

PERMIT ISSUED
00686
MAY 7 1948
CITY of PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

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

Location 1199 Congress Street Within Fire Limits? ☐ Dist. No.
Owner's name and address Community Oil Co., 512 Cumberland Ave. Telephone
Lessee's name and address Telephone
Contractor's name and address Charles Hill, 561 Cumberland Ave. Telephone 2-4254
Architect Specifications Plans ☒ No of sheets 1
Proposed use of building No. families
Last use No. families
Material No. stories Heat Style of roof Roofing
Other buildings on same lot
Estimated cost \$ 1.00 Fee \$

General Description of New Work

To relocate 2-1000 gallon gasoline tanks as per plan, and 2 electric pumps.
Tanks to be buried at least 2' below grade; coated with asphaltum; bear Und. Lab.
label; piping from tank to pump 1 1/4".

Sent to Fire Dept. 5/4/48
Back from Fire Dept. 5/5/48

BEFORE Covering Tank and
any Piping APPROVAL of FIRE
DEPT. Required.

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.

Charles Hill

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:

[Signature]

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? ☒

Community Oil Co.

[Signature]

INSPECTION COPY

Signature of owner By:

Permit No. 48/686
Location 1199 Congress St
Owner Community Oil Co
Date of permit 5/7/48
Notif. closing-in _____
Inspn. closing-in _____
Final Notif. _____
Final Inspn. _____
Cert. of Occupancy issued _____

NOTES

[The notes section contains a large handwritten 'X' mark.]

Petition -
dated 1/16/48
48/2

City of Portland, Maine
Board of Appeals
—ZONING—

January 2, 19 48

To the Board of Appeals:

Your appellant, Community Oil Company, who is the owner of property at 1199 Congress Street, respectfully petitions the Board of Appeals of the City of Portland to permit an exception to the regulations of the Zoning Ordinance relating to this property, as provided by Section 17, Paragraph E of the Zoning Ordinance,

Application for building permit to cover demolition of present filling station and service garage at above location and to cover erection of new filling station and service garage, one story high, 34' x 26' is not assuable under the Zoning Ordinance because the property is located in a Local Business Zone, in which type of zone, according to Section 6A of the Zoning Ordinance, a filling station or service garage is an excluded use except as authorized by the Board of Appeals after the usual appeal procedure.

The facts and conditions which make this exception legally permissible are as follows:—

An exception is necessary in this case so as to grant reasonable use of property and can be granted without substantially departing from the intent and purpose of the Zoning Ordinance.

COMMUNITY OIL COMPANY

BY

John J. Devine
Appellant

48/2

City of Portland, Maine
Board of Appeals

— ZONING —

Decision

Public hearing was held on the 16th day of January, 1948,
on petition of Community Oil Company, owner of property at
1199 Congress Street, seeking to be permitted an exception to the regulations of
the Zoning Ordinance relating to this property.

Application for building permit to cover demolition of present filling
station and service garage at 1199 Congress Street and to cover erection
of new filling station and service garage, one story high, 34' x 26' is not
issuable under the Zoning Ordinance because the property is located in
a Local Business Zone, in which type of zone, according to Section 6A
of the Zoning Ordinance, a filling station or service garage is an excluded
use except as authorized by the Board of Appeals after the usual appeal
procedure.

The Board having found that an exception to the provisions of the Zoning
Ordinance in this case will result in a material improvement of the
property and can be granted without substantially departing from the
intent and purpose of the Zoning Ordinance, it is, therefore, determined,
that exception to the Zoning Ordinance may be permitted in this specific
case provided the plans for the proposed new filling station and service
garage shall be first approved by the Inspector of Buildings and the
Chairman of the Board of Appeals.

~~It is, therefore, determined that exception to the Zoning Ordinance may be permitted in this specific case.~~

Robert L. Gifford
Edwin J. Colby
E. William F. Clark
William C. Frost

Gerald A. Cole

Board of Appeals

✓
4/2

File: Appeal of Community
Oil Company, 1199
Congress Street

January 21, 1948

To: Robert L. Gatchell, Chairman
Zoning, Board of Appeals
9A Forest Avenue

From: Warren McDonald
Inspector of Buildings

Subject: Issuance of building permit to Community Oil Company under sustained appeal for new filling station building at 1199 Congress Street, corner of Massachusetts Avenue

The order granting the appeal of Community Oil Company reads in part: "It is, therefore, determined that exception to the Zoning Ordinance may be permitted in this specific case provided the plans for the proposed new filling station and service garage shall be first approved by the Inspector of Buildings and the Chairman of the Board of Appeals".

From the focus on, while I was present, I gathered that the Board was mainly concerned with the layout of the requested filling station, rather than the details of the building which the focus of the building permit would be confined. No doubt Community Oil has received a copy of this order in order, and it seems necessary that I clarify that this disposition of approval by me and myself really means. As I have said, there is no question in doubt.

Mention was made during discussion by the Board of Appeals of the matter of paved sidewalk and curbing on the two street frontages of the corner lot, it being the idea that restricting the sidewalks to a yellow curb to be provided as part of the sustaining of the zoning appeal would be to control the approaches to the station and thus keep motor vehicles from driving over the public sidewalk in all directions and entering it any place they saw fit. I do not know, however, that the Board intended to insist upon this paving of the sidewalks and curbing.

Will you be kind enough to write on the letter what your understanding is of this proposal, so that if the Board is to insist on the paved sidewalks and curbing, I may mention that fact in my letter to Community Oil, so that they will know the whole story from the outset, and if necessary show the paved sidewalks and curbing and the driveway approaches through the curb on their layout plan which, I understand, you and I must approve before any building permit whatever is issued.

Inspector of Buildings

WMcD/S

Encl: Stamped envelope

The Appeal Board insists on paved sidewalks and curbing. _____
The Appeal Board does not intend to require paved sidewalks and curbing. _____