



## APPLICATION FOR AMENDMENT TO PERMIT

Amendment No. 2

Portland, Maine, October 6, 1952

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for amendment to Permit No. 527.511 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 1274-1276 Congress Street. Within Fire Limits? No Dist. No. \_\_\_\_\_  
Owner's name and address Deering Memorial Post 6859 VFW, 1276 Congress St. Telephone \_\_\_\_\_  
Lessee's name and address \_\_\_\_\_ Telephone \_\_\_\_\_  
Contractor's name and address Kenneth Deveau, 1159 Broadway, So. Portland Telephone 5-1059  
Architect \_\_\_\_\_ Plans filed NO. No. of sheets \_\_\_\_\_  
Proposed use of building Club & Lodge No. families \_\_\_\_\_  
Last use School No. families \_\_\_\_\_  
Increased cost of work .600. Additional fee .50

### Description of Proposed Work

To construct non-bearing partitions 8' and 15' 7" finish off outside walls and ceiling in basement, 2x3 studs, 4' vertically and 10" horizontally, covered with knotty pine. Partitions around heater will be kept at least 3' from sides and back of furnace and there is an brick wall in front of furnace. Ceiling will be strapped and to be covered with 1/2" plywood. Partition around furnace will be covered with 3/16" asbestosboard on inside.

Permit Issued with Letter

### 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 \_\_\_\_\_  
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:

Signature of Owner: \_\_\_\_\_

Approved: 10/11/52 \_\_\_\_\_

Inspector of Buildings

INSPECTION COPY



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR  
HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, October 1, 1952  
supersedes 9/26/52

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 1276 Congress Street Use of Building club & lodge No. Stories 2 ☒ New Building  
Name and address of owner of appliance Deering Memorial Post Veteran's Foreign Wars  
1276 Congress Street  
Installer's name and address Portland Gas Light Co., 5 Temple Street Telephone 2-8321

General Description of Work

To install gas-fired restaurant range #84 Garland Range

IF HEATER, OR POWER BOILER

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

IF OIL BURNER

Name and type of burner                      Labelled by 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 basement Any burnable material in floor surface or beneath? no  
If so, how protected?                      Kind of fuel? gas  
Minimum distance to wood or combustible material from top of appliance over 3'  
From front of appliance over 4' From sides and back over 4' From top of smokepipe                       
Size of chimney flue                      Other connections to same flue                       
Is hood to be provided? no If so, how vented?                      Forced or gravity?                       
If gas fired, how vented? through outside wall Rated maximum demand per hour                     

MISCELLANEOUS EQUIPMENT OR SPECIAL INFORMATION

Range has 4" legs -

Permit Issued with Letter

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:

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 Co.

Signature of Installer by: Robert S. Gibson

INSPECTION COPY

## NOTES

Permit No. 521728

Location

Owner                     

Date of permit 1-10-77/53

Approved 7-27-73 449.

RECEIVED

327-2 Work completed except for statement  
from F.W. - records to be made. W. J. M.

Deering Memorial Post #6859  
Veterans of Foreign Wars  
1276-1280 Congress St.  
Portland, Maine.

City Of Portland, Me.  
Dept. of Building Inspection  
Portland, Maine.

Gentlemen;

In reference to the kitchen gas range that we  
we have in our building, that if we do any deep fat  
frying or any cooking that would be highly inflammable,  
we will be compelled to install a vented hood over the  
range.

We hereby pledge that no such cooking will take  
place on this range unless properly hooded and vented  
according to code.

Yours very truly,

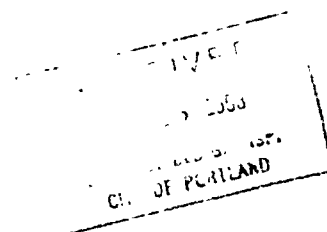
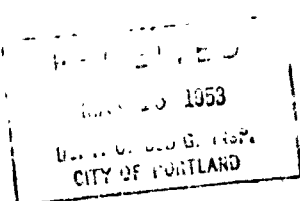
*Nunzi Panetti*

Nunzi Panetti Post Commander

*Ruth Stewart*

Ruth Stewart Aux. President

*Raymond Landry*  
Raymond Landry House Chairman



AP 1276 Congress Street  
(restaurant Range)

October 7, 1952

Portland Gas Light Company  
Att: Mr. Gibson  
5 Temple Street  
Mr. Nunzio A. Panetti  
Comdr. of Deering Memorial Post VFW  
66 Lancaster Street

Gentlemen:

Building permit for installation of gas-fired restaurant range in the basement of the Post Home of Deering Memorial Post VFW at 1276 Congress Street is issued to the Gas Light Company, herewith, subject to the following. If these conditions are not understood, it is important that you refrain from starting the installation and that you contact this office for adjustment.

The new application seems to indicate that one side of the range will be 18 inches from wood or other burnable material and that the other side and the back will be at least 4 feet from such material. As will be seen from the following about the range hood, care should be taken with relation to the side where there is only now 18 inches clearance because that is the minimum clearance for both range and hood, unless protection is provided.

It is understood that the range hood and duct venting hood are to be erected by the Post, but it is not known whether the hood is to be vented merely by gravity or by electric exhaust fan.

If the ventilation is by gravity the hood is required to project at least 6 inches beyond the edges of the range all around, and there should be no mechanical ventilation in the kitchen to divert the flames if a hot fire should take place over the range. If mechanical ventilation of the hood by electric fan is intended, then the hood only needs to cover the outline of the range. In the latter case a permit is required for the installation of hood and mechanical ventilation system, and that permit is to be applied for and is issuable only to the actual installer, who should file with his application for the permit a sketch showing all of the arrangements, including the location of the hood with relation to the range and any burnable material, the same information about the duct, the location where the duct passes through the wall (it is understood that there is no burnable material <sup>on</sup> ~~on~~ this wall) and where the duct is to discharge into the open air.

In event the ventilation is to be by gravity only, the installer does not require a permit, but he should make sure that clearances between hood, duct (including where it passes through the outside wall) and any burnable material are as required by the Building Code, and that the point of discharge of the duct is satisfactory to the Health Department.

Very truly yours,

Warren McDonald  
Inspector of Buildings

WMcD/B

### BASEMENT

- 1- Rear exit door to have platform full viewing of door. Platform to be ~~flat not ramped~~. This to have a white light at side exit.
- 2- ~~Front exit stairs to have handrails both sides of stairs.~~  
⑤ Treads are to be of non-slip material.  
⑥ ~~Handrail to extend down to "6" Rung in the level of ceiling~~  
~~floor.~~
- 3- ~~At top of Basement stairs front handrail to be removed.~~
- 4- ~~Men & women toilet rooms to be designated as such.~~  
(B) Doors to have self-closing devices.
- 5- ~~Both chimney flues to have close at doors at base.~~
- 6- ~~Check no. of first floor.~~
- 7- ~~Exit signs to prevent basement status.~~

### FIRST FLOOR

- 1- All interior stairs to have hand rails both sides also non-slip treads.
- 2- ~~Door in foyer between stairs leading to second~~

floor + Assembly Hall to have a catch set.

3 - Lights in hall - rear passage, plus Exit light outside  
near exit door.

4 - Platform outside front entrance ~~main~~ rail  
to passenger level.



Mr. Gibson, or Mr. Morgan;

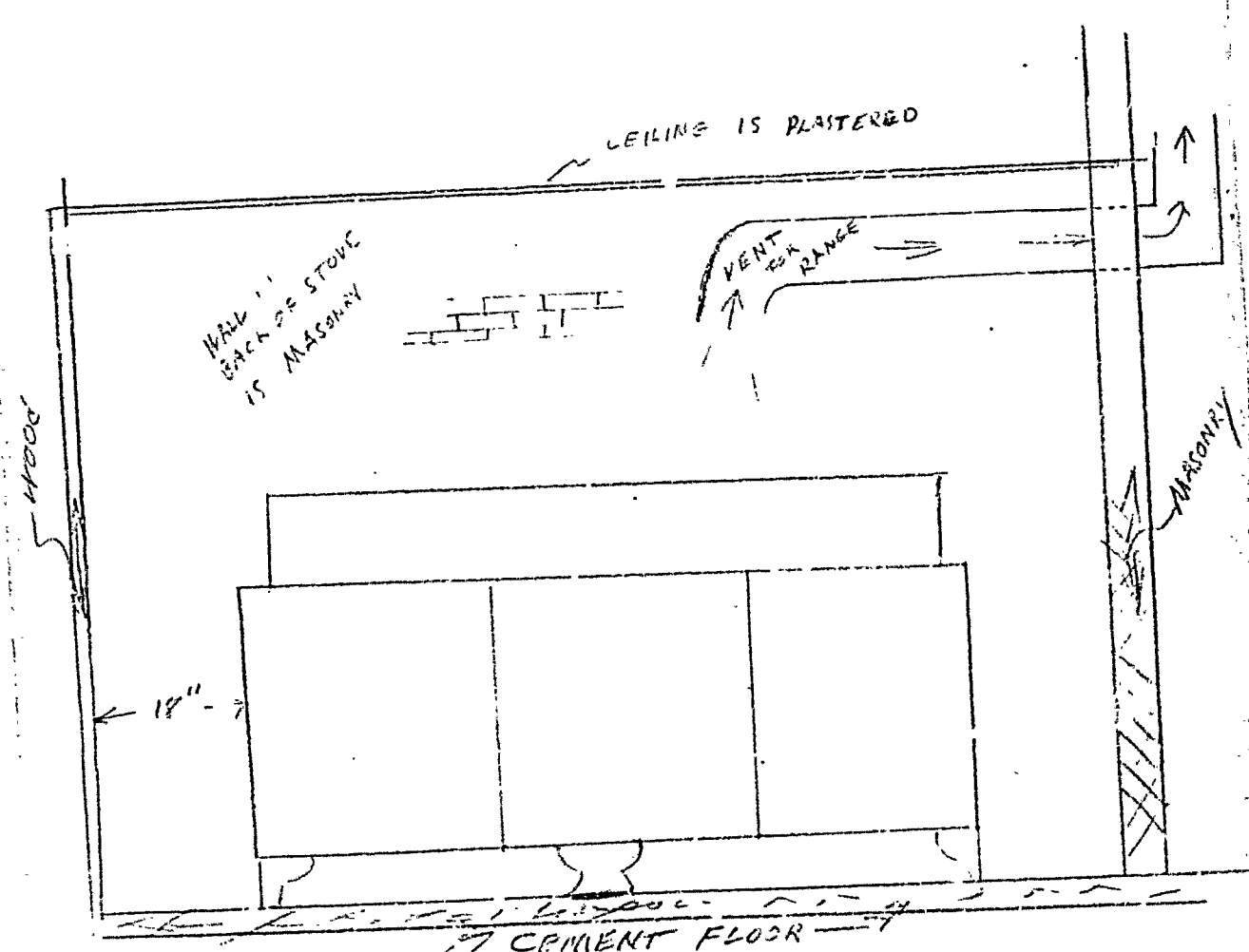
In reference to the application for a permit to install the gas range in the Post Home of the Deering Memorial Post V.F.W. 6859, I have taken the liberty of drawing a rough sketch of what Mr. McDonald of the Building Inspectors office mentioned to me in a talk in regard to this installation. A chimney with a flue is not required provided the range itself is vented. The range is to be installed in the basement of the building and the floor is of concrete.

Mr. McDonald asked that you make another application to his office with these alterations.

Your attention to this matter would be greatly appreciated.

Very truly yours

Nunzi Panetti  
Commander.





AP 1284-1280 Congress Street  
(Installation of range for VFW)

September 29, 1952

Mr. Nunzio A. Panetti  
Comdr. of Deering Memorial Post VFW  
1276 Congress Street  
Portland Gas Light Company  
Attn: Mr. Gibson  
5 Temple Street

Copy to: Mr. Nunzio A. Panetti  
66 Lancaster Street

Gentlemen:

With reference to the Gas Company's application for a permit to install a #84 Garland gas-fired restaurant range in the Post Home of Deering Memorial Post Veteran's Foreign War at 1276 Congress Street, more information is needed to show compliance with the Building Code before the permit can be issued. In the meantime it is not lawful to start the installation until the permit is in the possession of the installer and posted at the principal front of the work.

The application says that the range is to be vented to an 8x12 chimney flue. We not only need to know the location of this chimney flue with relation to the location proposed for range, but the Building Code requires that, over restaurant ranges and over similar appliances which may be used in frying in deep fat or where a quick unfriendly fire is likely to take place, a metal hood be provided and that the hood shall either be connected to a standard masonry flue or to ducts to vent the hood to the outside air in a safe manner and one satisfactory to the Health Department. To be sure the Post Home is not a restaurant, but it is perfectly possible to perform operations on such a range as would be hazardous from the standpoint of a quick fire over the range itself.

In the case of churches, lodges and similar associations, we have sometimes accepted the omission of the hood upon a written statement from those authoritatively in charge of such establishments that the appliance would never be used for purposes that would be likely to cause fire hazard. If the Post desires to avail themselves of this allowance, and really mean that there will not be any such cooking as might cause hazard there, then in Post meeting assembled by formal action, the Post should instruct the proper officers to sign the following statement and file with the application for the permit:

"This is to certify that Deering Memorial Post 6859 VFW in Post meeting assembled has formally authorized and instructed its proper officers to sign this statement with relation to installation of a gas-fired restaurant range to be installed by the Portland Gas Light Company in the Post Home at 1276 Congress Street agreeing that until such time as the fire protective hood and ventilation system usually required over such an appliance by the Building Code of the City of Portland has been provided, the appliance will never under any circumstances be used for frying in deep fat, for cooking candy or for any other cooking operation where a quick unfriendly fire is likely to take place."

Deering Memorial Post 6859 VFW

duly authorized thereto

September 29, 1952

Mr. Munzio A. Panetti  
Portland Gas Light Company-----2

The hood and ventilating system is the best way to ventilate the appliance so that there will be no danger of carbon monoxide gas occurring in this place of public assemblage. Most ranges without the hood would merely have the oven ventilated. If there is to be no hood, we should not only have the above signed statement before the permit is issued, but Mr. Gibson of the Gas Light Company should explain by a sketch where the range is to be located with relation to the chimney flue and what part of the range is to actually be vented to the chimney and whether there are any barriers which will not be thus vented.

When the former school building was being remodelled about a year ago to make the new Post House, plans of the proposed layout were filed here, showing the kitchen and obviously the banquet room in the basement. Now, this application calls for the restaurant range to be located on the first floor, presumably in the room marked on the plans "foyer and coat room". It looks very much as though there were some misunderstanding here everywhere, and I doubt very much if we will be able to approve providing a restaurant range in any room shown on the first floor level, since this first floor is intended to be licensed by the Municipal Officers of Portland for Public Assemblage purposes.

If the application really means to say that the restaurant range is to be in the basement, there is a question about the floor under the range. It was our understanding that the basement floor was entirely of concrete, but the application says that the floor under the range would be of wood.

Will you be kind enough to draw all of these loose threads together and give us a complete picture so that we may be able to issue the permit if at all possible?

Very truly yours,

Warren McDonald  
Inspector of Buildings

WMD/B



FILL IN AND SIGN WITH INK

# APPLICATION FOR PERMIT FOR HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, September 26, 1954

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 1276 Congress St. Use of Building Club & Lodge No. Stories 2 New Building Existing  
Name and address of owner of appliance Marion Memorial Post-Veteran's Foreign Wars  
Installer's name and address Portland Gas Light Co., 1276 Congress St. Telephone 2-9521

## General Description of Work

To install gas-fired restaurant range #24 Garland Range

## IF HEATER, OR POWER BOILER

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

## IF OIL BURNER

Name and type of burner Labelled by 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 Number and capacity of tanks  
Location of oil storage 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 1st floor Any burnable material in floor surface or beneath? wood  
If so, how protected? metal Kind of fuel? gas  
Minimum distance to wood or combustible material from top of appliance 3'  
From front of appliance Over 4' From sides and back Over 4' From top of smoke pipe  
Size of chimney flue 8x12 Other connections to same flue  
Is hood to be provided? If so, how vented? Forced or gravity?  
If gas fired, how vented? Rated maximum demand per hour

## MISCELLANEOUS EQUIPMENT OR SPECIAL INFORMATION

Range has 4" legs - floor to be protected with 4 hollow tile and metal

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

APPROVED:

OK 9.26.54 Jmb

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 Co.

Signature of Installer By:

Robert S. Thon

INSPECTION COPY

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Book of Psalms — 7

Alphonse B. - 1876

181

1

1

1

100



FILL IN AND SIGN WITH INK

APPLICATION FOR PERMIT FOR  
HEATING, COOKING OR POWER EQUIPMENT

Portland, Maine, October 9, 1951

02005  
OCT 17 1951

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 1276 Congress Street Use of Building Assembly Hall No. Stories 1  
Name and address of owner of appliance Deering Memorial Post, V. F. W. c/o Daniel Shaw, 25 Higgins St.  
Installer's name and address owners Telephone 21652

General Description of Work

To install oil burning equipment and to relocate existing hot water heating system

IF HEATER, OR POWER BOILER

Location of appliance or source of heat basement 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 3'  
From top of smoke pipe 4' From front of appliance over 4' From sides or back of appliance over 3'  
Size of chimney flue 16x16 Other connections to same flue none  
If gas fired, how vented? Rated maximum demand per hour

IF OIL BURNER

Name and type of burner Crane Labeled by underwriters' 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 underground Number and capacity of tanks 1-500 gal. separate permit  
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

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 (\$2.00 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

Deering Memorial Post

Signature of Installer by:

Daniel H. Shaw  
Inspector

INSPECTION COPY

NOTES

- 1 Fill Pipe
- 2 Vent Pipe
- 3 Kind of Heat
- 4 Burner Rating & Supports
- 5 Name of Installer
- 6 Stack Material
- 7 Height
- 8 Termination
- 9 Pipe Size & Location
- 10 Valves
- 11 Capacity
- 12 Tank Rating & Supports
- 13 Tank Distance
- 14 Oil Gauge
- 15 Instruction Card
- 16

1-27-53 Unable to get in.  
WJH

Permit No. 51/2005  
 Location 1276 Congress St.  
 Owner Deering Memorial Acad  
 Date of permit 10/11/51  
 Approved J. 27-53 WJH



(RD) RESIDENCE ZONE - D



# APPLICATION FOR PERMIT

Class of Building or Type of Structure Installation

Portland, Maine, September 25, 1951

01840  
SEP 26 1951

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 1276 Congress Street Within Fire Limits? no Dist. No. \_\_\_\_\_  
Owner's name and address Deering Memorial Post 6859 VFW. 276 Congress St. Telephone \_\_\_\_\_  
Lessee's name and address \_\_\_\_\_ Telephone \_\_\_\_\_  
Contractor's name and address owners Telephone \_\_\_\_\_  
Architect \_\_\_\_\_ Specifications \_\_\_\_\_ Plans on original No. of sheets \_\_\_\_\_  
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 install outside underground fuel oil tank for 500 gallons.  
Tank bears Und. Laboratories label; coated with asphaltum; 3/8" supply line pipe;  
to be buried 2' underground

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? \_\_\_\_\_  
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

Deering Memorial Post VFW

Signature of owner

By: Harriet T. Shaw Trustee

INSPECTION COPY



NOTES

10/3/51 Left several small contractors  
to have double window sashes  
provided as copy. Given other  
than left's wht. L. S. S.  
10/4/51 - Tanks o.k. L. S. S.

Permit No. 511,840  
Location 1226 Congress St.  
Owner Deering Memorial Hall  
Date of permit 09/26/51  
Notif. closing-in 10/2/51 - 245 P.M.  
Inspn. closing-in 10/4/51 - 2:30  
Final Notif.  
Final Inspn. 10/4/51 - 2:30 P.M.  
Cert. of Occupancy issued

**Memorandum from Department of Building Inspection, Portland, Maine**  
1276 Congress Street--Installation of 1-500 gallon fuel oil storage tank for  
and by Deering Memorial Post 6859 VFL

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 500 gallons capacity is required to be of steel or wrought iron no less in thickness than No. 14 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, or equivalent.

Pipe lines connected to underground tank, other than to in 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.

5

(Signed) Warren McDonald  
Inspector of Buildings


File: 1274-1280 Congress Street-I

September 20, 1951

With reference to our letter of August 15, Paragraph 8, Mr. Shaw says that both double entrance doors from Congress Street are equipped with a crash bar across one of the doors of each pair which is so arranged that pressure against the bar from the inside will certainly and instantly open both doors of each pair in all circumstances. Under these circumstances no change is necessary in locks or hardware on these doors.

He says that the interior front and rear doors from first story assembly hall will be left without latches or locks of any kind--probably equipped with door closers to keep the doors closed when desired. Thus, as far as first story hall is concerned the only new anti-panic hardware required with crash bar across the door is a rear exterior door.

WMCD/G



CC: Deering Memorial Post 6859 VFW  
c/o Mr. Danial T. Shaw, Trustee  
25 Higgins Street

Mr. Danial T. Shaw  
25 Higgins Street

Mr. William B. Allward  
48 Fessenden Street

AP 1274-1280 Congress Street-I

August 15, 1951

Deering Memorial Post 6859 VFW  
c/o Mr. Daniel T. Shaw, Trustee  
25 Higgins Street  
Portland, Maine

Copies to: Capt. Shaw for use of the Post

Mr. William B. Millward  
48 Fessenden Street

Gentlemen:

Building permit to cover alterations in the former school at 1274-1280 Congress Street, <sup>as issued herewith</sup> but subject to excluding some of the work from the permit--to be covered by later amendment--and subject to a considerable number of conditions which follow. If this letter is not understood, or, if you are unable or unwilling to abide by the limitations and conditions, it is important that you refrain from starting any of the work and contact this department for adjustment. The permit is issued in this manner, rather than delay starting of the work until these details can be straightened out. The Building Code provides that we shall have all of the information on hand before issuing the permit, but this seems like the best way to do. I fear that this will be an exceedingly long letter, but I know of no other way of doing it in order to keep the records straight, and our inspector on the job as well as yourselves informed as to the true situation.

1. It is necessary to exclude from the permit all of the work in connection with strengthening the first floor because the method proposed for strengthening the center girder would not prove adequate and possibly not practicable anyway. I have been over this situation with Capt. Shaw at some length, and his idea of substituting a 2x8 joist spiked against each existing 2x10 joist will add sufficient strength to the floor joists, if the 2x8 can be provided with suitable bearing at both ends instead of relying upon the spiking to do 2x10 to do anything except stiffen the compound joist. The 2x8's also would have to be supported <sup>up</sup> under the floor boards and 2" thick solid bridging would be required in the center of each span. All of this is by way of alternate to the proposal on the plan of providing a 2x10 between every existing 2x10.

Proposal to strengthen the 10x10 girder, as shown on the plan, seems to indicate a 6" continuous channel on each side of the 10x10 to strengthen the 10x10 and to provide support for the additional joists. Apparently these channels would be supported only by bolts through the 10x10, 1" on centers and only 2" above the bottom of the 10x10--without the channels bearing upon the columns. The through bolts in that position would be likely to weaken the wooden girder and unless bearing at the columns can be secured for the channels, they would add no strength to the girder, and at the same time would afford a bearing for the new joists less than 2" wide. It is suggested that your designer consider steel angles instead of channels, lag-bolted to the sides of the girder for stiffness only, the lag outstanding from the wooden girder to be flush with the bottom of the wooden girder and get a bearing on both sides on a sufficiently heavy bearing plate or cap on the columns; and at the same time giving a good bearing for the new joists, which, if the 2x8's were used, would have to be blocked up on the outstanding lag of the angle on a wooden plate bolted to the lag of the angle. It is also suggested that you give thought to just how you are going to get these additional joists in between the existing joists and get a good and sufficient bearing at each end. When these details have been worked out, the plan should be filed with application for an amendment to the permit now issued.

2. The existing brick pier in basement about 16' from the rear wall is shown dotted with a new lally column proposed about one foot closer to Congress Street. There is no specific note to remove this pier, but the dotted lines usually indicate removal.

August 15, 1951

Deering Memorial Post 6859 VHM

The support offered by this pier can hardly be changed in location because it is evident that it supports the heavy load of a large area of attic and a large area of second floor down through two 7" diameter wooden posts in first and second stories.

3. As to the framing and supports of the building, as at present, we are relying upon the information which you have uncovered, which indicates that there is a 10x10, full-sized, timber running across over the basement and setting a bearing on the existing pipe column, about 16' from the inside of the front wall. This 10x10 is on a span of 13' 6" and there is a second 10x10 over the second floor. The latter, because it supports a large area of the second floor and the last rod partition in second story, is not strong enough on its span of 13' 6", so has to deliver its overload plus the weight of the partition on this 10x10 in the basement. From the quick figures which we have made to make, appear that this overload may amount to a ton on each of the two spans of 13' 6" over the basement. My recommendation is that there is a sag in evidence at one or both of these points in the first floor. You should have your designer look into this matter and recommend a strengthening of the 10x10 unless we can refute the above reasoning.

4. Capt. [unclear] asked if the winter block walls enclosing the heater room could be omitted. On the basis, which I believe to be true, that the building will never accommodate more than 300 persons at one time, these walls can be omitted, as there is no requirement for enclosing the heater.

5. The concrete wall to surround the new outside collarway is required to be no less than 12" thick at the base and 10" thick at the top. The wall in all parts except the top of the stairs, to be of 12" and 10" thickness indicated on the plan, because the wall has to act as a retaining wall. The wall at the head of the stairs, as well as at the right of the stairs, must extend at the bottom of the wall because it has no retaining function. The wall must extend at least 4' below the finished grade of the ground, and the wall must extend at least 6" above the finished grade of the ground to support the floor sill. The walls on the foundation walls are required to be 12" thick. The walls in between should be bolted to the wall at each end and a function of the walls in between. It is assumed that you intend the regular framing of 12" or doubled 2x6 near roots and 2x4 studs or uprights, 16" from center to center, with doubled 2x6 into and around the top, and that roofing labelled as Class 3 by the writers of the code is intended.

Special requirements for club and lodge buildings not fully covered on the plans (references in numbers and letters are designations of sections of Building Code applying):

6. The plan indicates "Lodge Hall" on first floor. No objection to that, but it has been the plan to use the first floor for general assembly purposes. The second floor must be severely limited as to its use because of the low strength of its framing and supporting column. We had agreed that the second floor could be used for the chapter and auxiliary meetings only in a ritualistic way which would not involve more than thirty or forty people at one time and would produce nothing in the way of impact. This limitation as to use of the second floor will have to appear in the certificate of occupancy which is required when the work has been completed.

7. Handrails required on both sides of all interior stairs, full length of each run and non-slip treads also. Handrails on both sides of existing basement stairs to extend clear down to the 6" break in the level of the collar floor on both sides of the stairs. 206e6, 212e5.7.

8. Anti-panic hardware, which means a crash bar substantially the entire width of each door and both doors of a pair, with all other locks and fastenings removed, required on both front and rear doors from first floor assembly hall, on rear exterior



August 15, 1951

Deering Memorial Post 6859 VFW

door serving first story hall and on pair of exterior entrance doors toward Powsland Street, the latter on the basis that this entrance door will serve as an exit from first story hall through the foyer and from the basement. On the basis that the other pair of entrance doors will serve the second story hall only a vestibule lockset will suffice on the "working" door with top and bottom bolts if desired on the "standing" door. If this pair of entrance doors are to serve other parts of the building as a means of egress, anti-panic hardware will be required on both doors of the pair. 20608.

9. Vestibule latchsets (locks or latches of such type that all fastenings, which would keep the door from opening, will be instantly released from the inside at any time, without special knowledge or ability, merely by turning the customary knob or by pressure on a plate or lever) are required on all doors other than those specified above, which are counted as required means of egress from any part of the building, thus including the door at the top of the existing basement stairs as well as several others. Perhaps some of the interior doors now equipped with the ordinary lockset with door bolt, may be adapted to this purpose merely by removing the door bolt, if it will never be necessary to lock the doors. If this is done, it will not be lawful to fasten the doors by hooks or bolts or in any other way. Of course anti-panic hardware may be used at any place where vestibule latchsets are required, notably at the top of the new outside stairs where the plans indicate anti-panic hardware. We have assumed that the basement will never accommodate more than one hundred and fifty persons. If the basement is ever to be used by more than that number at one time, the above listing of door hardware will have to be adjusted. 20608, 21201.

10. Standard exit lights (letters no less than 4" high showing red on light colored background and faced so that they may be read from all parts they are directed to serve) are required on second floor over rear door from hall to stairs; on first floor over rear door from hall; in basement over door from hall to outside exit, and, if the outside stairway is to be used habitually for entrance, an exit light should be provided indicating the present basement stairs to first floor. Some of these lights are clearly indicated upon the plan of basement, but it seems best to give the entire list. 20608.

White lights for illumination means of egress are required in all passageways and stairs and outside of all exterior doors except the front entrance doors which will be illuminated sufficiently by the street lights. Exit lights and the white lights serving corresponding passageways etc. intended to serve a given level of the building should be as far as possible all on one circuit and controlled by a single switch which should be marked "exit lights" on the panel. 20600.

11. Are all existing doorways required as a part of a means of egress for the occupants of the basement and the first story at least 34" in width? 21202.3. There is a step-down of about 7" directly beneath the outward swing of both pairs of entrance doors, constituting a bad accident hazard in case of use of the doors in panic, or for that matter, normal use of the doors, as is well recognized by liability insurance people. This may be overcome by building a wooden platform on top of the present outside platform and the full width of it, to extend toward the steps far enough so that this step-down will form the first step. The thickness of the normal threshold beneath the door is of course allowed. This may require raising the railings to prevent their being too low.

The rear outside steps require repairs, and although the Code does not control handrails on such outside steps, it is recommended that handrails be provided on both sides of these.

12. If you plan to procure movable seats to accommodate a seated audience in first story hall, Section 20609 of the Building Code should be examined to see where and how wide the aisles should be.

August 15, 1951

13. It is the intention either now or in the future to provide new finish on walls and ceilings of first story hall and foyer, and if there is a possibility that this hall may be used for some licensed activity like dancing or boating, it is important that the new finish be of non-burnable material unless it is to be painted upon non-burnable material without air space behind and unless any combustible finish is flame-proofed.

14. Men's and women's toilet rooms require suitable designation as such on the doors opening into the basement hall and both these and the doors leading from the vestibules to the toilet rooms require some suitable type of self-closing device to keep both doors at each toilet room normally in the closed position, level of the food preparation and consumption in the basement. A g. Presumably the partition between the men's or women's toilet rooms extends solid all the way through, though marked with a dotted line on the plan at one point.

15. Both of new flues require cleanout doors and flaps at the bottom of the flue unless already existing.

16. Separate permits, issuable only to the actual installer, are required for the kitchen range, any hot water heater and any mechanical ventilation system on the ordinary plug-in box. When application for installation of range is filed, the kind of fuel will be known. If oil fuel were to be used, a chimney chimney would be required. If gas is used and the enclosed burners have an input rating of more than 50,000 BTU per hour, some type of venting, abated by the Building Code would be required. If the range were in a place where it will be habitually used for frying or broiling, a metal protective hood would be required over the range and venting of the hood should be required in accordance with Building Code stipulations. In the case of organizations of this kind, however, it is usually assumed that ranges will not be used for long periods and will not be used for cooking in fat or in other ways that are so hazardous in commercial eating places, and in such cases hood and vent from it is not usually required. All of this should be stated at the time of application to the permit to install by the installer. Irrespective of the requirements of the Building Code, the range would be run for a considerable period at a time, it would be well, whether required or not, to vent at least the enclosed burners for the comfort and health of those on or others who might be in the kitchen during these long periods.

17. A separate permit, issuable only to the actual installer, is also required for relocating the existing boiler and for installing the oil burning equipment. I noticed a large fuel oil tank on the ground outside of the building, and presumably this is to be used in connection with the oil burner. Installation of this tank and connecting to the burner should be included in the application for permit for oil burning equipment. The tank requires heavy painting for protection and, if it does not bear upon it the label of the Manufacturers Laboratories, Inc. as shown for use underground, we should know the thickness of the shell when the application is filed. With the application should be filed a sketch showing the dimensions overall of the tank and its location in figures in two directions from well established objects on the property so that the precise location of the tank may be determined after burying.

18. Now that the building is being changed from school use to GPO and lodge use, the building Code requires that a certificate of occupancy be issued from this department before it is lawful to use the building for its new use. So, when all of the required work is completed, it is necessary that notice be given to this department of readiness for final inspection, whereupon, if all is found in order, the certificate of occupancy will be issued.

When the new interior partitions have been erected and before any covering whatever has been applied to either side, the Code requires notice to this office of readiness for closing-in at which time all of the electric wiring to be concealed and plumbing



Deering Memorial Post #259 VFW-----5

August 15, 1961

pipes to be concealed should be in place and should have been inspected by the respective inspectors from the electrical department and the health department. No work is to be covered until our green tag has been left at the job.

Very truly yours,

Warren McDonald  
Inspector of Buildings

cu/c

2. As an afterthought, the 6" step-down is noted across the basement floor in front of kitchen and toilet rooms. While the building code does not forbid such an arrangement, it is recommended that you make every effort possible to eliminate it, as such a step-down is well recognized as a severe accident hazard which may cause serious injury to your own people.

RD) RESIDENCE ZONE - D



# APPLICATION FOR PERMIT

Class of Building or Type of Structure Third Class  
Portland, Maine, July 30, 1951

PERMIT ISSUED  
01511  
AUG 15 1951  
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 1274-1280 Congress Street Within Fire Limits? \_\_\_\_\_ Dist. No. \_\_\_\_\_  
Owner's name and address Deering Memorial Post 6859 VFW, 1276 Congress St. Telephone \_\_\_\_\_  
Lessee's name and address \_\_\_\_\_ Telephone \_\_\_\_\_  
Contractor's name and address Owners Telephone \_\_\_\_\_  
Architect Wm. Millward, 46 Fessenden St. Specifications \_\_\_\_\_ Plans yes No. of sheets 6  
Proposed use of building Club & Lodge No. families \_\_\_\_\_  
Last use School No. families \_\_\_\_\_  
Material \_\_\_\_\_ No. stories \_\_\_\_\_ Heat \_\_\_\_\_ Style of roof \_\_\_\_\_ Roofing \_\_\_\_\_  
Other buildings on same lot \_\_\_\_\_  
Estimated cost \$ 3,000. Fee \$ 5.00

## General Description of New Work

To make alterations of the former school building as shown on plans attached hereto and to change use of the building from school use to that of club and lodge building as per plans.

INSPECTED COMPLETED

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. 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? \_\_\_\_\_  
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

Deering Memorial Post 6859 VFW

Signature of owner BY: D. J. Shaw Trust

INSPECTION COPY

*2025-3-28*

*Permit No.* *511511*

*Section* *1276 Congress St.*

*Owner* *Pacific Improvement Co. & B. W.*

*Date of permit* *8/15/51*

*Notif. closing in*

*Typn. closing in*

*No Notif. Spectator NOT COMPLETE*

*Inspn.*

*% of Occupancy Issued*

1. 5 points - 100%  
 2. 5 points - 100%  
 3. 5 points - 100%  
 4. 5 points - 100%  
 5. 5 points - 100%  
 6. 5 points - 100%  
 7. 5 points - 100%  
 8. 5 points - 100%  
 9. 5 points - 100%  
 10. 5 points - 100%

63) cement similar to 62 in lumpy pipe.  
E.B.



## APPLICATION FOR AMENDMENT TO PERMIT

Amendment No. 1

Portland, Maine, August 31, 1951

PERMIT ISSUED

AUG 31 1951

CITY of PORTLAND

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for amendment to Permit No. 51/1511 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 1274-1280 Congress Street Within Fire Limits? no Dist. No. \_\_\_\_\_  
Owner's name and address Deering Memorial Post 6859 VFW, 1276 Congress St. Telephone \_\_\_\_\_  
Lessee's name and address \_\_\_\_\_ Telephone \_\_\_\_\_  
Contractor's name and address owners Telephone \_\_\_\_\_  
Architect \_\_\_\_\_ Plans filed no. \_\_\_\_\_ No. of sheets \_\_\_\_\_  
Proposed use of building Club & Lodge No. families \_\_\_\_\_  
Last use School No. families \_\_\_\_\_  
Increased cost of work \_\_\_\_\_ Additional fee \$25

### Description of Proposed Work

To strengthen center girder in basement and to strengthen cross girder in basement under bearing partition and to construct rear outside areaway for stairs as shown on plans received in Building Department 8/22/51.

### 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 \_\_\_\_\_  
Framing lumber—Kind \_\_\_\_\_ Dressed or full size? \_\_\_\_\_  
Corner posts \_\_\_\_\_ Sills \_\_\_\_\_ Girt or ledge 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:

Signature of Owner by: *D. Shaw*

Approved: *Warren McIlwain*

INSPECTION COPY

Inspector of Buildings



## APPLICATION FOR PERMIT

Class of Building or Type of Structure Third Class

Portland, Maine, June 13, 1951

To the INSPECTOR OF BUILDINGS, PORTLAND, MAINE

The undersigned hereby applies for a permit to ~~erect~~ <sup>alter</sup> ~~repair~~ <sup>demolish</sup> ~~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 1276 Congress Street Within Fire Limits? no Dist. No. \_\_\_\_\_  
Owner's name and address Deering Memorial Post 6855 VA Telephone \_\_\_\_\_  
Lessee's name and address 1276 Congress St. Telephone \_\_\_\_\_  
Contractor's name and address owner Telephone \_\_\_\_\_  
Architect \_\_\_\_\_ Specifications \_\_\_\_\_ Plans \_\_\_\_\_ No. of sheets \_\_\_\_\_  
Proposed use of building Club and Lodge No. families \_\_\_\_\_  
Last use School No. families \_\_\_\_\_  
Material frame No. stories 2 Heat \_\_\_\_\_ Style of roof \_\_\_\_\_ Roofing \_\_\_\_\_  
Other buildings on same lot \_\_\_\_\_  
Estimated cost \$ \_\_\_\_\_ Fee \$ .50

### General Description of New Work

<sup>excavation</sup>  
to tear out certain non-bearing partitions and make ~~excavation~~ outside the rear wall for new exit from basement preparatory to making improvements and changing the building to Club & Lodge use. This permit is issued without prejudice ~~to the issuance of subsequent permits and as to change of use.~~  
as to issuance of subsequent permits and as to Change of Use.

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**

### 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

Deering Memorial Post 6855

FILE COPY

Signature of owner

James T. Haines  
Trustee

INQUIRY BLANK

ZONE PD

FIRE DIST. \_\_\_\_\_

CITY OF PORTLAND, MAINE  
DEPARTMENT OF BUILDING INSPECTION

Verbal  
By Telephone

Date 5/22/51

LOCATION 272 Congress OWNER Carlton J. Post Land

MADE BY Samuel T. Haver TEL. \_\_\_\_\_

ADDRESS \_\_\_\_\_

PRESENT USE OF BUILDING \_\_\_\_\_

CLASS OF CONSTRUCTION \_\_\_\_\_ NO. OF STORIES \_\_\_\_\_

REMARKS: Inspection of 2nd floor in 1st floor  
from below. Gave Mr. Haver 2 pages of notes and  
2 photos. Photos of School Dept. & Park Dept. buildings

INQUIRY: How does Sheraton 1st floor  
support check against (1st) movement  
based on framing information furnished  
by engineer?

ANSWER: 2nd floor girders good in about 30%\*  
for square ft live & dead. We could  
accept in fact that lateral in line and  
no concentrated loads and special  
activities permit

1st floor 23' total strength must  
be stronger at 100' live load  
other strengthening needed in wood  
flooring to support in basement

DATE OF REPLY 5/22/51 REPLY BY LMN



Libby School to Gray Hall 1278 bays

2nd floor

SP 85 on 14.5 span =  
 $10 \times 840 = 8400$   
 $2 \times 10' \times 16' \text{ span} = 2 \times 164 = 1528$   
 $\frac{1528}{16 \times 1.5} = \frac{1528}{24} = 64 \text{ #/sq ft}$   
 $\frac{8400}{14.5 \times 16} = \frac{8400}{232} = 36 \text{ #}$   
 $\frac{10.5 \times 18 \text{ dead load}}{29} = \frac{189}{29} = 6.5 \text{ #}$

$$\begin{array}{r} 8400 \\ 14.5 \\ \hline 141 \\ 16 \\ \hline 870 \\ 145 \\ \hline 232.0 \\ 9105.1 \\ 87 \\ \hline 180 \\ 174 \\ \hline 6 \\ 14 \\ 91 \\ \hline 70 \\ 126 \\ \hline 33.3 \end{array}$$

1st floor

$2 \times 10 - 18" \text{ O.C. on } 14 \text{ span}$   
 $2 \times 873 = 1746 \text{ #}$   
 $14 \times 15 \times 118 = 2478$   
 $10 \times 10 \text{ on } 9'6" \text{ span} = 1222 \times 10 = 12220$   
 $9.5 \times 14 \times 118 = 15694$   
 $14 \times 15 \times 68 = 1428$   
 $582 \frac{1746}{14 \times 12} = 83 \text{ #/sq ft}$   
 $\frac{12220}{14 \times 9.5} = \frac{12220}{133} = 91 \text{ #/sq ft}$

$$\begin{array}{r} 133 \\ 118 \\ \hline 1064 \\ 133 \\ \hline 133 \\ 15694 \\ 68 \\ 21 \\ \hline 68 \\ 126 \\ \hline 1428 \\ 133 \\ \hline 12220 \\ 1197 \\ \hline 450 \end{array}$$



INTER-OFFICE CORRESPONDENCE

*Mr. McDonald  
Mr. Switzer  
Mr. Dougherty  
Mr. Switzer  
Mr. Dougherty*  
CITY OF PORTLAND, MAINE  
PURCHASING DEPARTMENT

TO: Warren McDonald, Director - Bldg. Insp.      DATE: 5/11/51  
FROM: Lester F. Wallace, Purchasing Agent  
SUBJECT: Libby School Building

*1276 Cong. St.*

It has appeared until very recently that the Park Department would be occupying the Libby School building.

However, the situation has turned about face, as Mr. Dougherty and Mr. Switzer have decided that they would prefer to have the entire use of the Burnham Street building for Park purposes and therefore relinquish any claim or request for use of the Libby School.

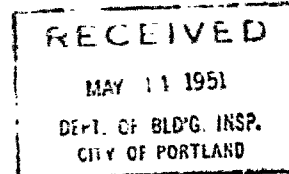
Accordingly the Corporation Counsel's office prepared an order for last Monday night's City Council meeting, which order was passed, authorizing the sale of the Libby School to the Seering Memorial Post, Veterans of Foreign Wars, for \$2500.

I am notifying the Commander of the Post, in accordance with copy of letter inclosed for your information, which you will note calls his attention to the fact that the matter of compliance with the building code and zoning law must be cleared with you.

I have further suggested that they contact you at the earliest possible opportunity.

*Lester F. Wallace,*

Lester F. Wallace,  
Purchasing Agent



May 10, 1951

Veterans of Foreign Wars,  
Deering Memorial Post.

Att: Nunzio Panetti, Commander  
66 Lancaster St.  
Portland, Maine

Gentlemen:

Confirming our telephone conversation of last Tuesday, this is to advise you that at the Monday night meeting of the City Council authorization was granted for the sale of the so-called Libby School to your Post for \$2500.00.

At your convenience and when you are ready, if you will please communicate with the writer, we will try to work out the details, with the assistance of our Corporation Counsel, Mr. Shur.

The matter of compliance with the Building Code and Zoning Law will have to be determined by the City Building Inspector, Warren McDonald, with whom you should get in touch as soon as possible.

Very truly yours,

Lester F. Wallace,  
Purchasing Agent

cc/E. I. Shur  
Warren McDonald. ✓

P.S. Daniel Shaw  
The telephone conversation was with the Secretary of  
the Post - Mr. Shaw.

1274-1280 Congress Street,  
Corner of Fowland Street

Lester F. Wallace, Purchasing Agent

August 31, 1950

Warren McDonald, Insptr. of Bldgs.

Use of former Libby School Building at 1274-1280 Congress Street, corner  
of Fowland Street

With relation to the disposal of the Libby School, it runs in my mind that I read in the newspaper something to the effect that the Park and Recreation Department might desire the use of the building.

The property is in a Residence 2 Zone under the Zoning Ordinance where the only municipal use allowed without recourse to the Board of Appeals is municipal recreational use.

Undoubtedly if the building and grounds were to be actually used for recreation, that use would be allowable. In the case of the storage and work buildings of the Park Department near the Stadium, however, the conclusion was reached that merely the storage, manufacture and repair of park or recreational equipment would not come within the term municipal recreational use. If that conclusion is held to, use of the school for such incidental recreational uses would not be allowable unless first authorized by the Board of Appeals.

We have had a number of inquiries as to the bidding on the property by Bramhall Lodge #3 Knights of Pythias, and we have told them that in event the building was to be changed to a lodge hall a permit would be required even though no physical alterations were contemplated, merely to change the class of use, and that the proposition would have to be checked against the requirements of the Building Code for Club and Lodge use and made to comply.

One big question about that use for the building is the strength of the second floor. I believe the first floor is exposed in the cellar so that one can tell what the strength is, but the second floor framing is all concealed. On occasion they would want to play social games and dance on this floor, so that we should have to know what the strength of the floor is before issuing a permit to change the use.

There was also some thought on the part of some of the lodge members that they could buy the building and use it part time for their own purposes and then rent it out to various organizations perhaps for dancing and for beano. We have told them that we believe that such a renting out would make the use non-conforming.

Inspector of Buildings

WMCD/G

CC: Lyman J. Moore, Cit. Manager

Barnett I. Shur, Corporation Counsel

INQUIRY BLANK

ZONE RD  
FIRE DIST. NONE

CITY OF PORTLAND, MAINE  
DEPARTMENT OF BUILDING INSPECTION

Verbal  
By ~~telephone~~

Date 8/29/50

LOCATION 1276 Congress Street OWNER City of Portland  
MADE BY W.C. Bell TEL. 5-2059

ADDRESS 89 Osborne Avenue, South Portland  
PRESENT USE OF BUILDING Vacant School (Libby School)

CLASS OF CONSTRUCTION Third NO. OF STORIES 2

REMARKS: Would have assembly hall in first and second stories.

INQUIRY: 1- Would it be allowable to change use of building to Club & Lodge Building and what would be involved? (Knights of Pythias)

Tell Mr. Bell that we are not making any change in the code.

ANSWER: 1- Use is allowable in RD zone, but only for regular club & lodge use, not for public dances, etc. Assembly hall in second story of Third Class building is not allowable under Bldg. Code, but subject to appeal.

Question of strength of floors, enclosure of heater, exit lights and white lights, non-slip treads on stairs, hardware on exit doors, etc.

DATE OF REPLY 8/29/50 REPLY BY A. J. J.

INQUIRY BLANK

ZONE \_\_\_\_\_

FIRE DIST. none

CITY OF PORTLAND, MAINE  
DEPARTMENT OF BUILDING INSPECTION

Date August 28, 1950

Verbal  
~~By Telephone~~

LOCATION 1278 Congress Street, OWNER City of Portland

MADE BY Henry Leach, Chancellor Commander TEL. \_\_\_\_\_

ADDRESS Bramhall Lodge #3 F. of P.

PRESENT USE OF BUILDING \_\_\_\_\_ NO. STORIES \_\_\_\_\_

PAST USE OF BUILDING \_\_\_\_\_ CLASS CONSTRUCTION \_\_\_\_\_

REMARKS \_\_\_\_\_

INQUIRY How would Zoning Ordinance and Building Code apply to use of the library school building for a lounge hall?

ANSWER Use of the building if kept within the meaning of a private club conducted without profit would be allowable under the Zoning Ordinance.

Under the Building Code there will be a considerable number of questions as to the strength of first and second floors, width of doorways, kind of hardware on doors, exit lights etc.

DATE OF REPLY 8/28/50 REPLY BY WMD



LIMITED BUSINESS ZONE

## APPLICATION FOR PERMIT

Permit No. \_\_\_\_\_

Class of Building or Type of Structure Third Class

JAN 10 1934

Portland, Maine, 1/4/34

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to effect 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 1186 Congress Street Ward 8 Within Fire Limits? no Dist. No. \_\_\_\_\_  
Owner's or Lessee's name and address City of Portland Telephone \_\_\_\_\_  
Contractor's name and address Owner Telephone \_\_\_\_\_  
Architect's name and address \_\_\_\_\_  
Proposed use of building "Libby School" No. families \_\_\_\_\_  
Other buildings on same lot \_\_\_\_\_  
Plans filed as part of this application? no No. of sheets \_\_\_\_\_  
Estimated cost \$ 200. Fee \$ \_\_\_\_\_

## Description of Present Building to be Altered

Material wood No. stories 1 1/2 Heat \_\_\_\_\_ Style of roof \_\_\_\_\_ Roofing \_\_\_\_\_  
Last use \_\_\_\_\_ "Libby School" No. families \_\_\_\_\_

## General Description of New Work

To plaster basement ceiling

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

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 \_\_\_\_\_  
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 6 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  
City of Portland

Signature of owner By Chas. D. Perkins

INSPECTION COPY

Ward 8 Permit No. 34/40  
Location 1186 Congress St.  
Owner City of Portland  
Date of permit 11/10/34  
Notif. closing-in \_\_\_\_\_  
Inspn. closing-in \_\_\_\_\_  
Final Notif. \_\_\_\_\_  
Final Inspn. 6/6/34  
Cert. of Occupancy issued None

NOTES

6/6/34 Work com-  
pleted ags

