

**CITY OF NAPOLEON
BUILDING CONSTRUCTION PERMIT**

Permit No. 516-76
 Issued 8/12/76
 By Thomas W. Swanson
 Building Inspector

Owner Name Terry Michalis Corvettes Motor
 Address 176 1/2 East (East Riverview)
 Builder Name Mid-American Buildings Int.
 Address 9038 Wayne St. Angola, Indiana Tel. 317-665-2169

Estimated Cost 4,500.00

Lot Information:
 Street No. 25 1/2 East (Riverview Ave.)
 Lot 25,26 Subdivision so noted
 Lot Dimensions plan Lot Area 111,400 Sq. Ft.
 Yard Set Back: Front Min. 10' Rear Min. 10'
 Side Min. 10' Side Min. 10'

Fees	Base	Plus	Total
Structural	<u>35.00</u>	<u>630.10</u>	<u>665.10</u>
Electrical			
Water Tap			
Sewer Tap			
Temporary Electric			
Additional Plan Review	<u>1 1/2 hrs.</u>		<u>117.50</u>
TOTAL FEES			<u>872.60</u>
Less Minimum Fees Paid	<u>1/22/76</u>		<u>655.10</u>
BALANCE DUE			<u>217.50</u>

Zoning District "PB" Planned Business

Building Information:
 Intended use of Building SB-734 18'x92' attached Warehouse for auto parts
 O.B.C. Occupancy Chapter 73
 Residential _____ No. of Units _____ Commercial X Industrial _____
 New Construction _____ Alteration _____ Addition X Remodel _____
 Size: Length 92' add only Width 18' No. of Stories 1
 Floor Area: 1st Floor 1,656 2nd Floor _____ 3rd Floor _____ Basement _____
 Foundation: Piers _____ Full Basement _____ Part Basement _____
 Concrete X Block _____ Slab-on-grade _____
 Wall: Frame _____ Block _____ Brick _____ Other metal veneer

Electrical Work to be done: NONE, except required illuminated exit signs as noted on the plan examiner's addendum which is subject to an electrical inspection.

Additional Information: _____

Date 11-15-76 Applicant Signature _____
 Owner - Builder - Agent

Inspection Record:
 Work Started _____ Foundations _____ Final Electrical APPROVED BY HOWES 11/19/76
 Set Back, Side Lines _____ Erecting Frame _____ Heating _____
 Excavation _____ Electrical Rough In _____ Air Conditioning _____
 Footing _____ Electrical Service _____ Final Structural APPROVED BY fwp 12/3/76

Comments: 11/15/76: METAL VENEER PROPERLY GROUNDED, P.W.P.

Certificate of Occupancy Issued ON 12/6/76 NO. 092, BY Thomas W. Swanson
 Inspector

CITY OF NAPOLEON

ZONING PERMIT

By Michaelis Corvettes Motor Sales
Harry Michaelis

Zoning Permit No. 546-76

Issued 8/9/76

By [Signature]
Zoning Inspector

Filing Fee \$25.00 6/22/76
Amount Date Paid

Rt. 424 East (East Riverview Ave.)

Subdivision R. K. Scotts 1st Addition
(or Legal Description)

noted
site plan

Sq. Ft. 00

Yard Set Back: Front --

Left Side Min. 10' Rear Min. 10'

"PB" Description of Use 18' x 92' attached warehouse
or auto parts

Off Street Parking Spaces Required One for each 3 em-
ployees-9'x20' space

Loading Spaces Required Yes 12' x 45'

Required Yes, Conditional Use, Enclosed Industrial Use

Inspector -- Board of Zoning Appeals YES 8/9/76

Applicant Signature [Signature]

Yellow - Clerk-Treasurer

Pink - Engineering

Owner-Agent

Gold - Board of Zoning Appeals

City of Napoleon
Engineering Department
P. O. Box 151 - 255 W. Riverview Ave.
Napoleon, Ohio 43545

No. 516-76

Date August 10, 1976

CERTIFICATE OF

- Structural Plan Approval
- Electrical Plan Approval
- Special Plan Approval

Submitted
By:

Terry Michaelis Corvettes

- Architect
- Engineer
- Other
- New
- Addition
- Alteration
- Mixed Occupancy
- Change of Occupancy

NAME AND LOCATION OF JOB

OWNER'S AGENT

<u>Terry Michaelis Corvettes</u> <u>State Route 424 E</u> <u>Napoleon, Ohio 43545</u>	<u>Mid-American Buildings, Inc.</u> <u>903 S. Wayne Street</u> <u>Angola, Indiana 46703</u>
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TYPE OF CONSTRUCTION (Where Applicable) Type IV Ordinary Construction

O.B.C. Type of Occupancy BB-73 Stories One Basement _____

Inspections shall be called for by the builder 48 hours in advance before work is covered. Final inspection must be made before building can be used or occupied. THIS CERTIFICATE SHALL REMAIN POSTED IN A CONSPICUOUS AND SAFE PLACE UNTIL COMPLETION OF JOB. APPROVED PLANS MUST BE KEPT ON JOB SITE AT ALL TIMES DURING CONSTRUCTION.

Plans, specifications and/or application as described above are hereby approved with addendum.

Date of Approval August 10, 1976

BY: Robert C. Jones
PLAN EXAMINER

This approval does not cover the water supply, plumbing and drainage. Plans and specifications for this class of work shall be submitted to the Division of Plumbing, State Department of Health for examination and approval. For approval of pressure piping, contact the Division of Pressure Piping, 2323 W. Fifth Ave., Columbus, Ohio. Zoning for Napoleon is not included in this approval.

RECEIVED

NOV 15 1976
CITY OF NAPOLEON
BUILDING DEPT.
BY: AWP

November 15, 1976

Terry Michaelis Corvettes
State Route 424E
Napoleon, Ohio 43545

SUBJECT: BUILDING PERMIT
NO. 546-76

Dear Mr. Michaelis:

During an inspection of construction for the subject building the Building Inspector discovered your Contractor, Mid-American Buildings, Inc., installing an insulation product which is not approved for method of construction and for the use intended. This insulation manufactured by Celotex Building Products recommends its use in a cavity wall where both sides are covered by another fire rated material. It must not be left exposed in occupied areas.

The building plans were reviewed and approved under Chapter BB-73 of the Ohio Building Code. The interior finish permitted under Section BB-73-30 is Class D and the insulating materials shall conform to Sections BB-73-35 and Sections 7-42 and all of these Sections have been violated. A Certificate of occupancy will not be issued until these violations have been corrected in accordance with O.B.C.

The City of Napoleon Building Code Department would be willing to meet with you and your Contractor to help resolve the problem with the existing building.

We would like to thank you in advance for your cooperation.

Very truly yours,

RCJ
Robert C. Jones
Chief Enforcement Official

cc: Mid-American Builders, Inc.
City of Napoleon Building Inspector ✓

RCJ/fbh

NOTE: 11/13/76: INFORMED GARY STANTZ HAVE UNTIL DEC, 3 TO COMPLY WITH THE ABOVE, AND IF NOT DEPT WILL TAKE ACTION.
AWP

COPY

NOTE: APPLIED
9/11 FIRE CODE
1/8 Gypsum Board,
AWP 12/3/76

COPIED

12/3/76
INSPECTED BY *AWP*

BUILDING DEPARTMENT
INTEROFFICE COMMUNICATION

Date Nov. 11, 1976

To: Robert Jones

From: Tom Terranova

Subject: Terry Michaelis 18' x 92' Storage Warehouse Addition

Re: Building Permit No. 546-76

Contractor: Mid-American Builders, Inc.
903 South Wayne Street
Angola, Indiana

During a random structural inspection on Nov. 10, 1976 I noticed the following conditions:

- 1) Said mentioned addition had incorporated between the metal exterior panels and the wood frame construction celotex ½" general purpose insulation (TF-400), foiled face both sides, on the walls and ceiling.
- 2) The last two additions did not have this product incorporated into the walls and ceiling construction.
- 3) The manufacturers application instructions warn that this product will burn and if exposed to a fire having sufficient heat and intensity may burn rapidly, and they recommended that TF-400 must not be left exposed in occupied areas.

I spoke to Terry Michaelis today and he indicated he had no intentions of applying ceiling or wall board of any nature.

I checked the submitted plans and there is no mention of this product was going to be used.

Attached you will find BOCA Research Report No. 74-17 and manufacturer's application instruction sheet. (Refer to pages 8 and 19 in the BOCA Report).

My recommendation is to require of said mentioned addition on both the ceiling and the walls the application of a material that will provide not less than 15 minute fire rating, and that the C.O. will not be issued until completed.


Building Commissioner

August 9, 1976

ADDENDUM TO PLAN APPROVAL
TERRY L. MICHAELIS
AUTO PARTS STORAGE BUILDING
NO. 546-76

Mr. Thomas W. Terranova
Building and Zoning Inspector
City of Napoleon
255 Riverview
Napoleon, Ohio 43545

This addendum is attached to and is a part of the plans. All items listed below will be performed and will be incorporated into the structure.

- OK*
COMPLETED BY Aug 11/18/76
INSPECTED BY Aug 11/18/76
1. The hardware on the double steel door shall be Class Type D in accordance with Sections BB-73-13 (A) and (B) and BB-23-27 of the Ohio Building Code.
 2. There shall be a Type A exit sign installed at the double steel door in accordance with Sections BB-73-18 and BB-23-69 of the Ohio Building Code.
 3. There shall be located and ready for use a fire extinguisher of the type approved for the building occupancy in accordance with Sections BB-73-32 and BB-25-19 of the Ohio Building Code.
 4. The plans do not show any heating so no approval is given for heating. This means no extension cords to portable heaters or salamander-type heaters.
 5. The structural drawings included in these plans are not professionally done and do not include the stress analysis calculations as required. The plans are signed by an electrical engineer so I am accepting them as reviewed and approved by the engineer for Mid-American Buildings, Inc.

Plan Approval will be valid only upon signing of this Addendum by the Owner or his authorized representative. If there are any questions feel free to contact the office of City Building Inspector.

L. R. Guder
Authorized Signature

Field Rep.
Title



MEMO TO TOM TERRANOVA DATE 8-10-76
SUBJECT PLAN REVIEW TIME JOB NO. _____
FROM RCJ TITLE _____

BLDG. PERMIT NO. 546-76

TOTAL TIME REVIEWING PLANS FOR
MICHAELIS CORVETTES

JULY 13, 1976 $\frac{1}{2}$ HOUR

AUG. 10, 1976 1 HOUR

TOTAL TIME $1\frac{1}{2}$ HOURS

Robert C. Jones

P. 30 Bill

City of NAPOLEON, OHIO

255 RIVERVIEW AVENUE — (419) 592-4010



July 15, 1976

Mayor

Robert G. Heft

Clerk-Treasurer

Rupert W. Schweinhagen

Members of Council

- Vern Holers, President
- James Jackson
- William Young
- Earl Richardson
- Lawrence Haase
- David Strobel

Mr. L. R. Zigler
 Mid-American Buildings
 903 S. Wayne Street
 Angola, Indiana 46703

Subject: Terry Michaelis Corvettes
 Motors 18' x 92' Addition

Dear Mr. Zigler:

Enclosed you will find a copy of Mr. Robert Jones letter of July 13, 1976 and two (2) copies of your plans. Revise and resubmit plans and specifications to this office, for additional plan review by Mr. Jones.

Very truly yours,

Thomas W. Terranova
 Thomas W. Terranova
 Building Commissioner
 Building Department

TWT/cm

cc: Robert Jones, C.E.O.

Dear Mr. Terranova,

Enclosed are revised prints for your approval. Please advise as soon as possible if this is OK, Mr. Michaelis wants to cancel the building and I had to special order his metal which I now have. Thank you
Randy Dittler

July 15, 1976

Mr. L. R. Zigler
Mid-American Buildings
903 S. Wayne Street
Angola, Indiana 46703

Subject: Terry Michaelis Corvettes
Motors 18' x 92' Addition

Dear Mr. Zigler:

Enclosed you will find a copy of Mr. Robert Jones letter of July 13, 1976 and two (2) copies of your plans. Revise and resubmit plans and specifications to this office, for additional plan review by Mr. Jones.

Very truly yours,

Thomas W. Terranova
Building Commissioner
Building Department

TWT/cm

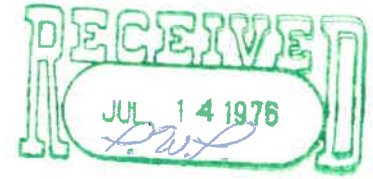
cc: Robert Jones, C.E.O.



City of NAPOLEON, OHIO

255 RIVERVIEW AVENUE — (419) 592-4010

July 13, 1976



Mayor

Robert G. Heft

Clerk-Treasurer

Rupert W. Schweinhagen

Members of Council

Vern Holers, President
James Jackson
William Young
Earl Richardson
Lawrence Haase
David Strobel

Mr. Thomas W. Terranova
Building and Zoning Inspector
City of Napoleon
P.O. Box 151
Napoleon, Ohio 43545

**SUBJECT: TERRY L. MICHAELIS
AUTO PARTS STORAGE BUILDING**

Dear Mr. Terranova:

After reviewing the construction plans for subject project, I have decided that the plans are lacking in structural details and for that reason I am not able to approve the plans for a building permit.

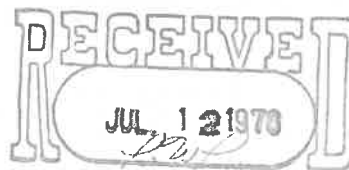
One question is how is the new addition to be fastened to the existing building? I would like to see the analysis of the structural design.

If you have any questions feel free to contact me at any time. Phone 592-5771.

Very truly yours,


Robert C. Jones, P.E.
Chief Enforcement Official

RCJ:fbh



July 8, 1976

NOTICE OF PUBLIC HEARING

To Whom It May Concern:

A Public Hearing will be held by the Board of Zoning Appeals of the City of Napoleon, Ohio in the Council Chambers at 255 W. Riverview on August 9, 1976 at 4:00 p.m. to consider the following proposal:

A request of Terry Michaelis for a permitted conditional use in a Planned Business Zoning District. A proposed 18' x 92' storage warehouse to be located on Rt. 424 East, Outlots 25 and 26, R. K. Scott's 1st Addition.

BOARD OF ZONING APPEALS
CITY OF NAPOLEON, OHIO

June 24, 1976

Board of Zoning Appeals
City of Napoleon
Napoleon, Ohio 43545

Re: Proposed 18' x 92' Addition - Storage
Warehouse - "PB" Zone - Enclosed
Industrial Use - Conditional Use

Gentlemen:

Enclosed you will find the following: Applicant's form of appeal, certificate of compliance of the performance standards, and an unsigned zoning permit No. 546-76 filed with the Building Inspection Department on June 22, 1976.

Mr. Terry Michaelis, of Terry Michaelis Corvettes Motor Sales, is filing for a permitted Conditional Use - Enclosed Industrial Use, in a Planned Business Zoning District, on Rt. 424 East, Outlots No. 25 and 26, R. K. Scott's 1st Addition.

Please refer to Ordinance No. 1216 (which amends the Zoning Ordinance for "PB" Zone), Section 2, Sub-Section (b), Item (3), which permits storage warehouse buildings, upon approval by the Board.

The day of the Public Hearing I will present the development site plan which shows the necessary information pertaining to zoning regulations.

Please give this your timely attention and a written reply to the Building Inspection Department is requested. If you have any further questions, please feel free to contact me at the City Building or phone 592-4010.

Thank you once again for your cooperation.

Sincerely yours,

Thomas W. Terranova
Building Commissioner
Building Inspection Dept.

TWT/cm
Enclosures

FORM OF PETITION/APPEAL

To: Engineering Department - City of Napoleon

For: Chairman and Members of Board of Zoning Appeals

I/We hereby file a petition/appeal for: (check the box applicable)

- 1. Variance \$25.00
- 2. Conditional Use \$25.00
- 3. Other As Applicable

(Print or type)

Describe the item checked and attach a site plan to scale if required and a list consisting of names and addresses of property owners within 200' of the property requiring an appeal.

PROPERTY OWNER TO THE WEST HANNA PAINT STORE
 PROPERTY OWNER TO EAST TULLOCK'S MARINA (CLEARING)

- Notes:
1. All petition/appeals require a minimum of 30 days notice for public hearing.
 2. Non-refundable filing fee to be paid full in advance.
 3. Petition/appeals to be filed in duplicate.
 4. Cost of publication and notices to be paid by the applicant.

Name and Address of Applicant

TERRY MICHAELIS
 S. R. 424 E.
 NAPOLEON
 Phone No. 592-7881

L. R. Ziegler
 Signature of Applicant
 mid-american Building
 Date 6-22-76

June 23, 1976

CITY of NAPOLEON
BUILDING DIVISION
Napoleon, Ohio 43545

CERTIFICATE OF COMPLIANCE

Project: Michaelis Motor Sales
S.R. 12 1/2 E
Napoleon, Ohio

Outlots no.'s 25 & 26 in R.K. Scott's 1st
addition to the City of Napoleon, Ohio.

I hereby certify to the best of my knowledge and
belief, that the plans and specifications for the above
mentioned project are in compliance with the City of
Napoleon zoning ordinances for construction in a PB
zoning district.



W.W. Hill

BOARD OF ZONING APPEALS

August 9, 1976

4:00 P. M.

Present: Marjy Snyder, Robert Meyers, Howard Overhulse,
Richard McBroom, Rupert Schweinhagen, Clerk-Treasurer,
and Tom Terranova, Building Commissioner

Absent: Lynn Yackee

A request of Terry Michaelis for a permitted conditional use in a Planned Business zoning district, for a proposed 18' x 92' storage warehouse to be located on Rt. 424 East, Outlots 25 and 26, R. K. Scott's 1st Addition.

Motion: Overhulse

Second: Snyder

To grant the request for a permitted conditional use, 18' x 92' storage warehouse and authorize the Building Commissioner to issue Permit No. 546-76.

Roll call: All yea.

There was no one in attendance.

Meeting adjourned.



FLOYD G. BROWNE AND ASSOCIATES, LIMITED
CONSULTING ENGINEER - PLANNER
MARION, OHIO

MEMO TO Tom Terranova DATE 6.11.76
SUBJECT Plan Review NATCO Truck Stop JOB NO. _____
FROM RCJ TITLE _____

The plan review for subject project has raised two questions in my mind and I feel you should be aware of the questions.

1. The storm enclosure next to the furnace enclosure could cause a problem if combustion air is taken from this area. If you find this to be true, an investigation should be made to satisfy the requirements of combustion in accordance with OBC.
2. The methoding of fastening the steel roof members together is not shown. I feel the Contractor should satisfy you on the method he proposes to use such as a full weld and not a tach weld to fasten the roof members together to make a complete roof supporting system.



FLOYD G. BROWNE AND ASSOCIATES, LIMITED
CONSULTING ENGINEER - PLANNER
MARION, OHIO

MEMO TO Thomas Terranova DATE 6-11-76
SUBJECT Plan Review NATCO JOB NO. _____
FROM _____ TITLE _____

Total time charged to plan review for
the NATCO enclosures.

6-11 1 Hour

No. 092.....
CERTIFICATE OF OCCUPANCY
THE CITY OF NAPOLEON

BUILDING DEPARTMENT
DIVISION OF INSPECTION

This is to certify that the Building or Land as herein described complies with all the building and health laws and ordinances and with the provisions of the Zoning Ordinance.

18 x 92' Storage Warehouse
(BB-73 of O.B.C.)

Location of Occupancy Rt. 424 East
(East Riverview Ave.) Occupancy Rt. 424 East

Owner of Property Terry Michaelis Corvettes
Motor Sales (East Riverview Ave.) Address (East Riverview Ave.)

Issued to Terry Michaelis Address Rt. 424 East
(East Riverview Ave.)

Zoning "PB" Planned Business Bldg. Permit No. 546-76

Substantial qualifications of occupancy As mentioned on the attached Addendum and made a part hereof.

This certificate is issued by the City Building Inspector, as provided by law, and is to certify that construction is completed substantially in conformity with the approved plans and permission is hereby granted to occupy such building in compliance with such legal use and occupancy as authorized under the provisions of the ordinances of the City of Napoleon.

Issued this 6th day of December, 1976

This is a valuable record for owner or lessee and should be so preserved. Signed City Building Inspector

December 6, 1976

SUBSTANTIAL QUALIFICATION OF OCCUPANCY

AUTO PART STORAGE WAREHOUSE

Location: Rt. 424 East (East Riverview Ave.)
Building Permit No.: 546-76
Certificate of Occupancy No. 092

This Substantial Qualification of Occupancy is attached to and made a part hereof. The following item requires your attention in order to comply with the Ohio Building Code:

Provide one (1) approved (ABC Type) fire extinguisher in an obvious location in said mentioned auto part storage warehouse addition. Section BB-73-12 of O.B.C.

Compliance time: Thirty (30) days from the date of this notice.

Please call for re-inspection when this condition has been complied with. Acceptance and approval by an inspector of the Building Department is required.

COOPERATED BY APPROVED BY PUP 1/21/77