

Form # P 04

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read
Application And
Notes, if Any,
Attached

BUILDING DEPARTMENT

PERMIT

Permit Number: 100758

This is to certify that Edwards Jon H/n/a

has permission to Erect 30" x 30" attached building wall signs

AT 132 Washington Ave C# 012 E013001

PERMIT ISSUED

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of buildings and structures, and of the application on file in this department.

City of Portland

Apply to Public Works for street line and grade if nature of work requires such information.

Notification of inspection must be given and written permission procured before this building or part thereof is lath or other work is set-in. 24 HOUR NOTICE IS REQUIRED.

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

OTHER REQUIRED APPROVALS

Fire Dept. _____

Health Dept. _____

Appeal Board _____

Other _____

Department Name

Jeanne Bonte 7/1/10
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit Application

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

| | | |
|-----------------------|-------------|---------------------|
| Permit No: 10-0758 | Issue Date: | CBL: 012 E013001 |
|-----------------------|-------------|---------------------|

| | | | |
|---|------------------------------|-------------------------------------|---------------|
| Location of Construction: 132 Washington Ave | Owner Name: Edwards Jon H | Owner Address: Po Box 715 | Phone: |
| Business Name: Addison Woolley Gallery | Contractor Name: n/a | Contractor Address: n/a Portland | Phone: |
| Lessee/Buyer's Name | Phone: | Permit Type: Signs - Permanent | Zone: B-2b |

| | | | | |
|---|--|---|--|--------------------|
| Past Use: Commercial / Gallery (Addison Wolley Gallery) | Proposed Use: Gallery (Addison Wolley Gallery) / Erect 30" x 30" attached building wall sign. | Permit Fee: \$42.50 | Cost of Work: \$0.00 | CEO District: 1 |
| Proposed Project Description: Erect 30" x 30" attached building wall sign. | | FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied | INSPECTION: Use Group: B Type Sign DBL-2003 Signature: JMB 7/1/10 | |
| | | PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied Signature: Date: | | |

| | | | | |
|------------------------|---------------------------------|------------------------|--|--|
| Permit Taken By: gg | Date Applied For: 06/25/2010 | Zoning Approval | | |
|------------------------|---------------------------------|------------------------|--|--|

| | | | |
|---|--|---|--|
| <p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building permits do not include plumbing, septic or electrical work.</p> <p>3. Building permits are void if work is not started within six (6) months of the date of issuance. False information may invalidate a building permit and stop all work..</p> | <p>Special Zone or Reviews</p> <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <p>Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/></p> | <p>Zoning Appeal</p> <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied | <p>Historic Preservation</p> <input checked="" type="checkbox"/> Not in District or Landmark <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied |
| | <p>Date: <i>6/30/10</i></p> | <p>Date: <i>6/30/10</i></p> | <p>Date: <i>7/1/10</i></p> |

PERMIT ISSUED

JUL - 1 2010

City of Portland

CERTIFICATION

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the application is issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provision of the code(s) applicable to such permit.

| | | | |
|---|---------|------|-------|
| SIGNATURE OF APPLICANT | ADDRESS | DATE | PHONE |
| RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE | | DATE | PHONE |

City of Portland, Maine - Building or Use Permit

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

| | | |
|------------------------------|--|----------------------------|
| Permit No: 10-0758 | Date Applied For: 06/25/2010 | CBL: 012 E013001 |
|------------------------------|--|----------------------------|

| | | | |
|--|-------------------------------------|--|---------------|
| Location of Construction: 132 Washington Ave | Owner Name: Edwards Jon H | Owner Address: Po Box 715 | Phone: |
| Business Name: Addison Woolley Gallery | Contractor Name: n/a | Contractor Address: n/a Portland | Phone: |
| Lessee/Buyer's Name | Phone: | Permit Type: Signs - Permanent | |

| | |
|---|--|
| Proposed Use: Gallery (Addison Wolley Gallery) / Erect 30" x 30" attached building wall sign. | Proposed Project Description: Erect 30" x 30" attached building wall sign. |
|---|--|

| | | | |
|--|---|----------------------------------|---|
| Dept: Zoning | Status: Approved with Conditions | Reviewer: Marge Schmuckal | Approval Date: 06/30/2010 |
| Note: | | | Ok to Issue: <input checked="" type="checkbox"/> |
| 1) The legal use of the building is an artist studio on the ground floor, an art gallery and office on the street level and one dwelling unit on the top floor. Any change of use shall require a separate permit application for review and approval. | | | |
| 2) It is understood that the gallery has no other signage as stated on your application. No other signage has been approved by this office as required. | | | |
| 3) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work. | | | |

| | | | |
|---|---|---------------------------------|---|
| Dept: Building | Status: Approved with Conditions | Reviewer: Jeanine Bourke | Approval Date: 07/01/2010 |
| Note: | | | Ok to Issue: <input checked="" type="checkbox"/> |
| 1) Signage Installation to comply with Chapters 31 & 32 of the IBC 2003 building code. | | | |
| 2) Encroachments into public ways must be a minimum of 8' above grade per section 3202 of IBC 2003. | | | |

PERMIT ISSUED

JUL - 1 2010

City of Portland

BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

or email: buildinginspections@portlandmaine.gov

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the City of Portland Inspection Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.**
- **Permits expire in 6 months, if the project is not started or ceases for 6 months.**
- **If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue with construction.**

 X **Final inspection required at completion of work.**

The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

IF THE PERMIT REQUIRES A CERTIFICATE OF OCCUPANCY, IT MUST BE PAID FOR AND ISSUED TO THE OWNER OR DESIGNEE BEFORE THE SPACE MAY BE OCCUPIED.

PERMIT ISSUED

JUL - 1 2010

City of Portland



CITY OF PORTLAND, MAINE
 Department of Building Inspections

Original Receipt

June 25 20 12

Received from LE Melster General Contractor

Location of Work 132 Washington

Cost of Construction \$ _____ Building Fee: _____

Permit Fee \$ _____ Site Fee: _____

Certificate of Occupancy Fee: _____

Total: 42.50

Sign
 Building (IL) Plumbing (15) _____ Electrical (12) _____ Site Plan (U2) _____

Other _____

CBL: 12-E-13

Check # 6349 Total Collected: 42.50

**No work is to be started until permit issued.
 Please keep original receipt for your records.**

Taken by: [Signature]

WHITE - Applicant's Copy
 YELLOW - Office Copy
 PINK - Permit Copy



100758

See other side

Signage/Awning Permit Application

If you or the property owner owns real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Location/Address of Construction: 132 Washington Ave, Portland

| | | |
|---|---------------------------------------|---|
| Tax Assessor's Chart, Block & Lot Chart# <u>Map 12</u> , Block# <u>WT E</u> , Lot# <u>13-15</u> | Owner: <u>Jon Edwards</u> | Telephone: <u>207.415.4279</u> |
| Lessee/Owner's Name (If Applicable) <u>Susan Porter</u> <u>132 Washington Ave.</u> <u>Portland, ME</u> | Contractor name, address & telephone: | Total s.f. of signage x \$2.00 Per s.f. plus \$30.00/\$65.00 For HLD. signage= Total Fee: \$ _____ Awning Fee= cost of work _____ Total Fee: \$ <u>42.50</u> |
| Who should we contact when the permit is ready: <u>Susan Porter</u> phone: <u>207 450-8499</u> * call by then mail | | |
| Tenant/allocated building space frontage (feet): Length: <u>20' x 15' = 30'</u> Height: <u>10'</u> Lot Frontage (feet): <u>27'</u> Single Tenant or Multi Tenant Lot: <u>Multi tenant</u> <u>30' x 30' = 6.25 x 2</u> | | |
| Current Specific use: <u>Gaussian Gallery</u> <u>900# = 144 = 12.50</u> If vacant, what was prior use: _____ <u>6.25#</u> <u>32.00</u> Proposed Use: _____ <u>42.50</u> | | |
| Information on proposed sign(s): Freestanding (e.g., pole) sign? Yes ___ No ___ Dimensions proposed: _____ Height from grade: _____ Bldg. wall sign? (attached to bldg) Yes <input checked="" type="checkbox"/> No ___ Dimensions proposed: <u>30" x 30"</u> | | |
| Proposed awning? Yes ___ No ___ Is awning backlit? Yes ___ No ___ Height of awning: _____ Length of awning: _____ Depth: _____ Is there any communication, message, trademark or symbol on it? Yes ___ No ___ If yes, total s.f. of panels w/communications, message, trademark or symbol: _____ s.f. | | |
| Information on existing and previously permitted sign(s): Freestanding (e.g., pole) sign? Yes ___ No ___ Dimensions: <u>No other</u> Bldg. wall sign? (attached to bldg) Yes ___ No ___ Dimensions: <u>Sign on</u> Awning? Yes ___ No ___ Sq. ft. area of awning w/communication: <u>The bldg</u> <u>Dept. of Building Inspections</u> <u>City of Portland Maine</u> <u>JUN 25 2010</u> | | |
| A site sketch and building sketch showing exactly where existing and new signage is located must be provided. Sketches and/or pictures of proposed signage and existing building are also required. | | |

RECEIVED

Please submit all of the information outlined in the Sign/Awning Application Checklist. Failure to do so may result in the automatic denial of your permit.

In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information visit us on-line at www.portlandmaine.gov, stop by the Building Inspections office, room 315 City Hall or call 874-8703.

I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in this application is issued, I certify that the Code Official's authorized representative shall have the authority to enter all areas covered by this permit at any reasonable hour to enforce the provisions of the codes applicable to this permit.

Signature of applicant: [Signature] Date: 6/24/2010

This is not a permit; you may not commence ANY work until the permit is issued.

Metal BRACKETS + SCREW HOOKS

2" SQUARE WELDED TUBING

(3)
1/2" BOLT

LAGED
INTO
BRICK

FOR- SUSAN PORTER
AT 132 WASHINGTON AVE
PORTLAND, ME.

PAINTED →

WOOD
SIGN
30" X 30"
3/4" PLYWOOD

FRONT
FACE
BRICK
BUILDING

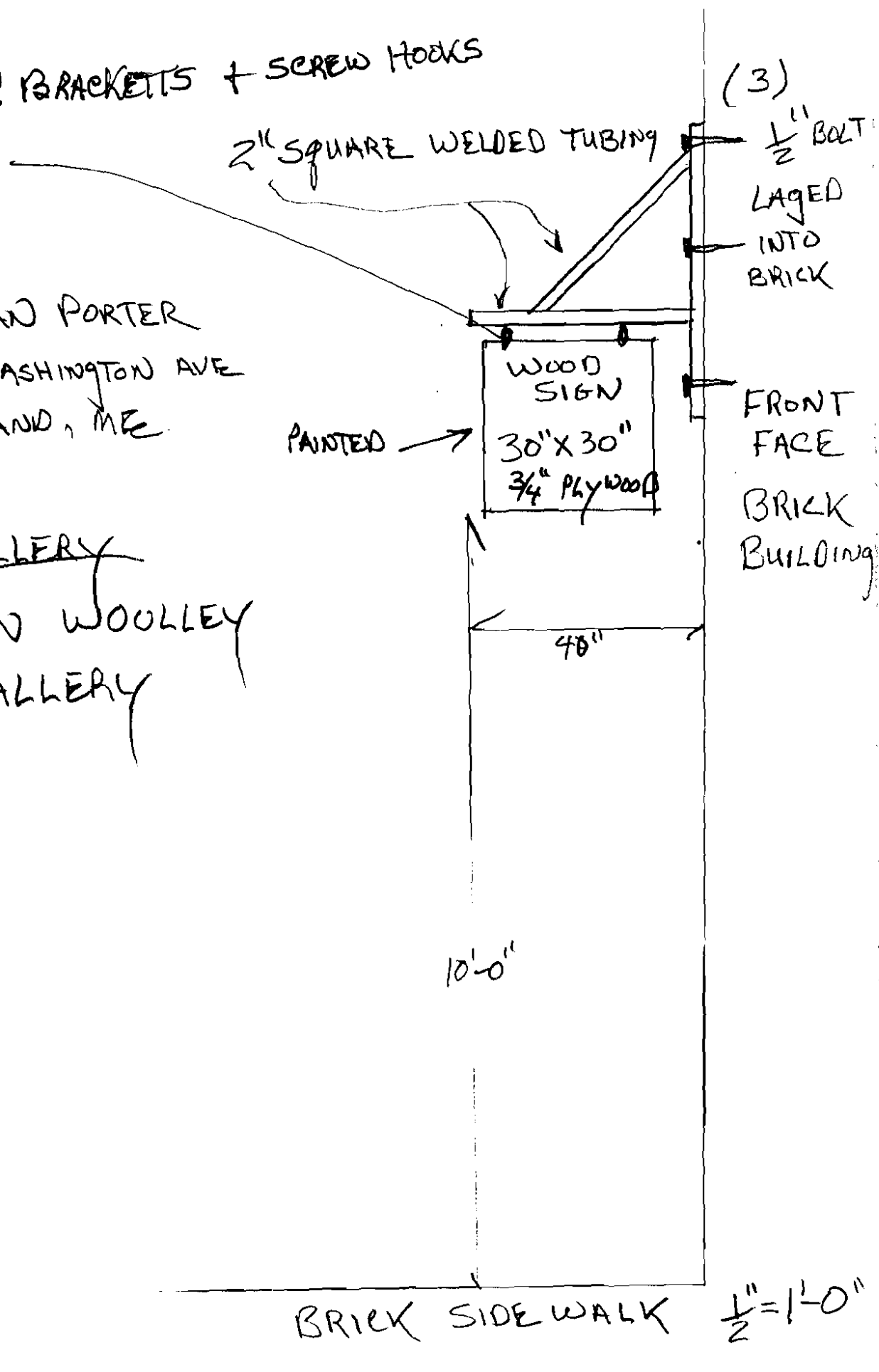
ART GALLERY

ADDISON WOOLLEY
GALLERY

48"

10'-0"

BRICK SIDEWALK 1/2" = 1'-0"



JON H. EDWARDS
PO BOX 715
S. FREEPORT, ME 04078
207.415.4279

23 June 2010

Susan Porter
Addison Woolley Gallery
132 Washington Ave.
Portland, ME 04101

Dear Susan:

Pursuant to your lease and request, please be advised that you have my permission to place a hanging sign from the front of 132 Washington Ave., Portland. The space leased to you has approximately 20 feet fronting Washington Ave., and runs for approximately 25 feet down Fox St. from the corner of Washington Ave. It is my understanding that you plan to hang the sign on the Washington Ave. frontage, at the corner of the building that abuts Fox St., and will be seeking a permit for said sign from the City of Portland.

Please let me know if I can be of further assistance.

Best regards!


Jon H. Edwards

CERTIFICATE OF INSURANCE



This certifies that

- STATE FARM FIRE AND CASUALTY COMPANY, Bloomington, Illinois
- STATE FARM GENERAL INSURANCE COMPANY, Bloomington, Illinois
- STATE FARM FIRE AND CASUALTY COMPANY, Scarborough, Ontario
- STATE FARM FLORIDA INSURANCE COMPANY, Winter Haven, Florida
- STATE FARM LLOYDS, Dallas, Texas

insures the following policyholder for the coverages indicated below:

Policyholder Susan Porter
 Address of policyholder 277 Island Ave Peaks Island ME 04108-1170
 Location of operations 132 Washington Ave Portland ME 04101-2632
 Description of operations Gallery

The policies listed below have been issued to the policyholder for the policy periods shown. The insurance described in these policies is subject to all the terms, exclusions, and conditions of those policies. The limits of liability shown may have been reduced by any paid claims.

| POLICY NUMBER | TYPE OF INSURANCE | POLICY PERIOD | | LIMITS OF LIABILITY (at beginning of policy period) | |
|--------------------------|---|--|--------------------------|--|--------------|
| | | Effective Date | Expiration Date | | |
| 19-1074 19-1074 | Comprehensive Business Liability | 06/20/2010 06/20/2010 | 06/20/2011 06/20/2011 | BODILY INJURY AND PROPERTY DAMAGE | |
| This insurance includes: | | <input checked="" type="checkbox"/> Products - Completed Operations <input type="checkbox"/> Contractual Liability <input checked="" type="checkbox"/> Personal Injury <input checked="" type="checkbox"/> Advertising Injury <input checked="" type="checkbox"/> Business Property <input checked="" type="checkbox"/> Medical <input type="checkbox"/> | | Each Occurrence | \$ 1,000,000 |
| | | | | General Aggregate | \$ 2,000,000 |
| | | | | Products - Completed Operations Aggregate | \$ 2,000,000 |
| | EXCESS LIABILITY | POLICY PERIOD | | BODILY INJURY AND PROPERTY DAMAGE (Combined Single Limit) | |
| | <input type="checkbox"/> Umbrella <input type="checkbox"/> Other | Effective Date | Expiration Date | Each Occurrence | \$ |
| | | | | Aggregate | \$ |
| | Workers' Compensation and Employers Liability | POLICY PERIOD | | Part I - Workers Compensation - Statutory | |
| | | Effective Date | Expiration Date | Part II - Employers Liability | |
| | | | | Each Accident | \$ |
| | | | | Disease - Each Employee | \$ |
| | | | | Disease - Policy Limit | \$ |
| POLICY NUMBER | TYPE OF INSURANCE | POLICY PERIOD | | LIMITS OF LIABILITY (at beginning of policy period) | |
| | | Effective Date | Expiration Date | | |
| | | | | | |
| | | | | | |

THE CERTIFICATE OF INSURANCE IS NOT A CONTRACT OF INSURANCE AND NEITHER AFFIRMATIVELY NOR NEGATIVELY AMENDS, EXTENDS OR ALTERS THE COVERAGE APPROVED BY ANY POLICY DESCRIBED HEREIN.

Name and Address of Certificate Holder

City of Portland
 Inspections Division
 389 Congress St
 Portland ME 04101

RECEIVED

JUN 15 2010

Dept. of Building Inspections
 City of Portland Maine

If any of the described policies are canceled before their expiration date, State Farm will try to mail a written notice to the certificate holder 30 days before cancellation. If however, we fail to mail such notice, no obligation or liability will be imposed on State Farm or its agents or representatives.

James E. Whelan
 Signature of Authorized Representative
 Office Manager 06/10/2010
 Title Date
 Robert Boylen
 Agent Name
 Telephone Number 207-767-3223

Agent's Code Stamp
 Agent Code 19-1074
 AFO Code f874

THIS IS NOT A BOUNDARY SURVEY

INSPECTION OF PREMISES

I HEREBY CERTIFY TO Douglas Title Co.

132 Washington Avenue
Portland, Maine

Job Number: 406-61

Inspection Date: 01-04-16

Scale: 1" = 20'

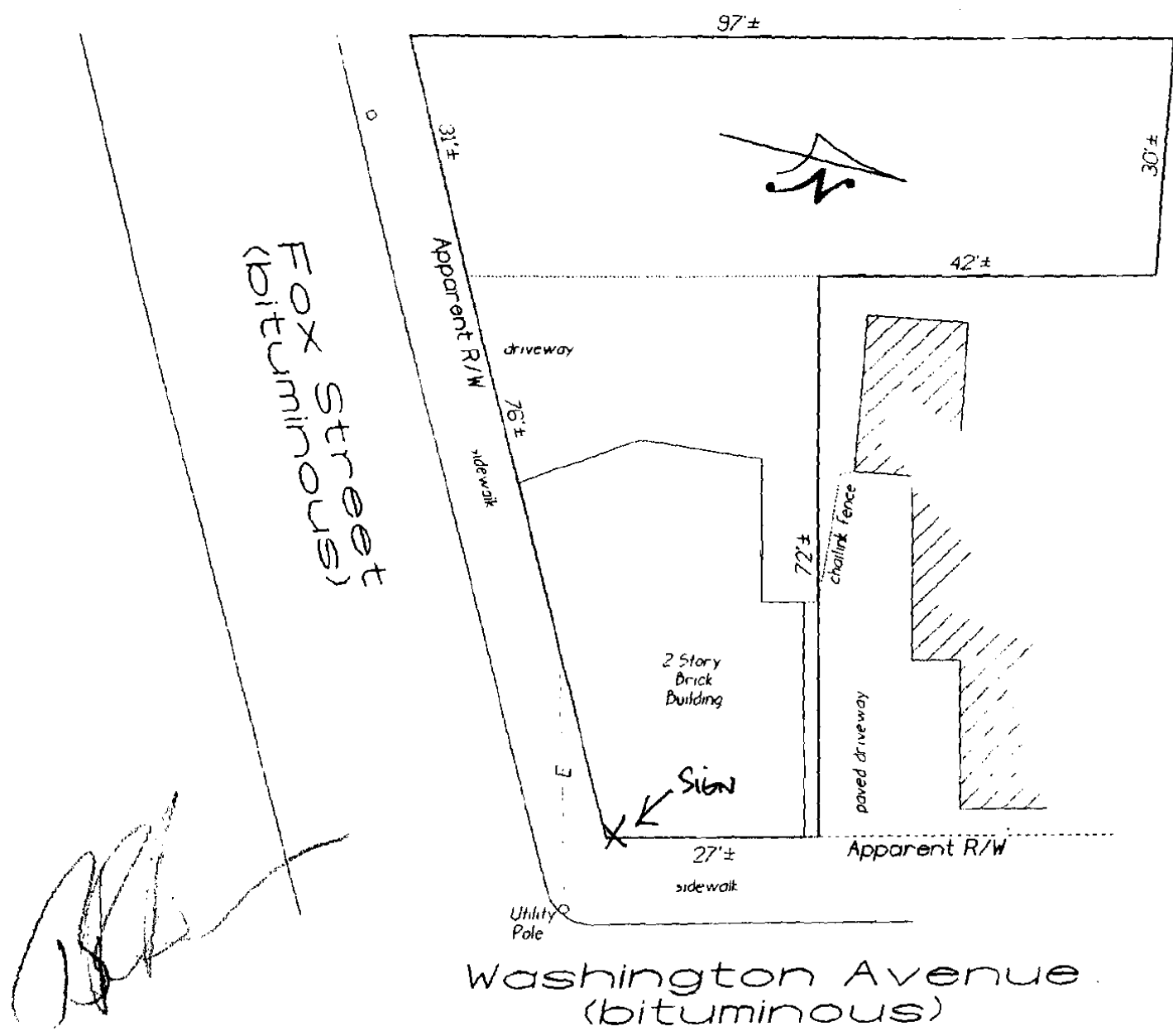
The monumentation is ~~not~~ in harmony with current deed description.

The building setbacks are ~~not~~ in conformity with town zoning requirements. "Grandfathered"

The dwelling does not appear to fall within the special flood hazard zone as delineated by the Federal Emergency Management Agency.

The land does not appear to fall within the special flood hazard zone as indicated on community-panel # 230051 0013 B

BUYER: Jon N. Edwards
SELLER: Zachery C. Fleer



THIS PROPERTY IS SUBJECT TO ALL RIGHTS AND EASEMENTS OF RECORD. THOSE THAT ARE EVIDENT ARE SHOWN. THIS PLAN MIGHT NOT REVEAL CONFLICTS WITH ADJUTING DEEDS.

Bruce R. Bowman
INCORPORATED
184 John Small Road
Chebeague Island, Maine 04017
Phone: (207) 846-1663
Fax: (207) 846-1664

PLAN BOOK _____ PAGE _____ LOT _____
DEED BOOK 26375 PAGE 308 COUNTY Cumberland

THIS PLAN IS NOT FOR RECORDING Drawn by: BWB

**Addison
Woolley
Gallery**

new 30"x30"
hanging sign
on exist. bracket

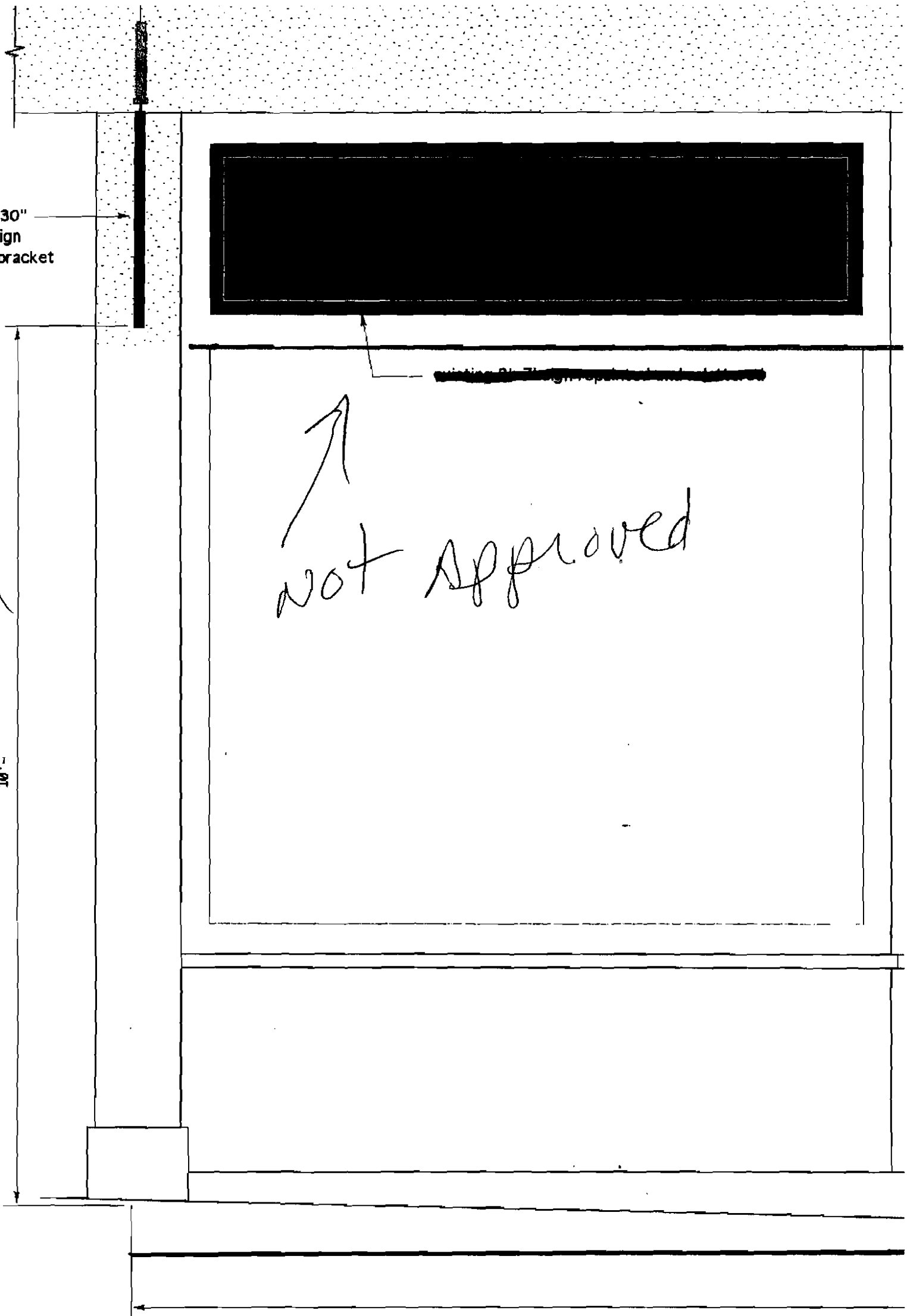


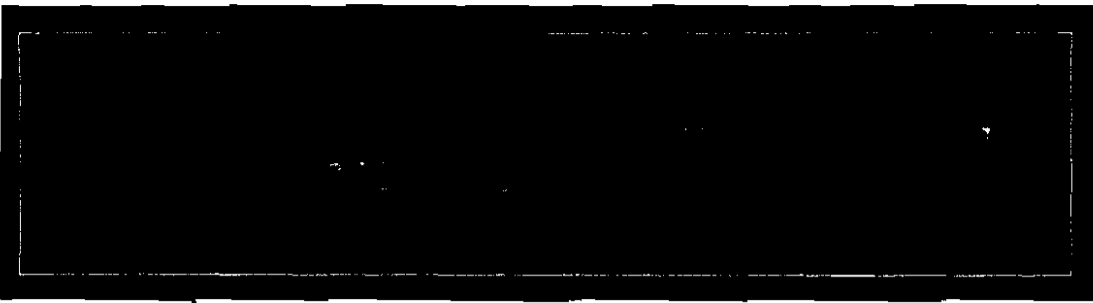
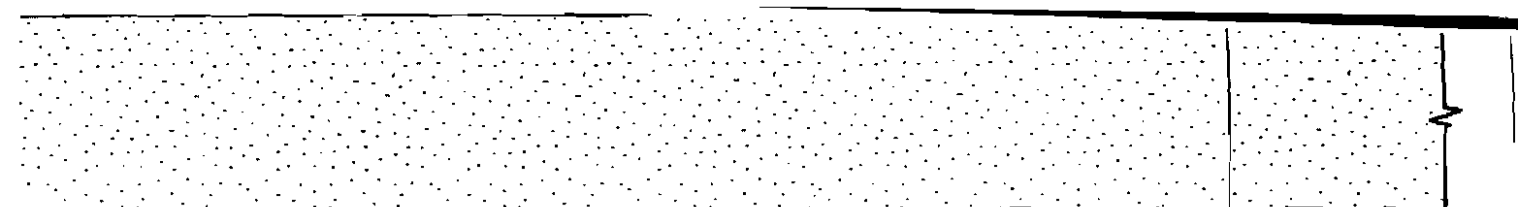
~~existing sign replaced with new one~~

↑
only sign
being approved

↑
not approved

10'-





~~showing of sign reported and related~~

