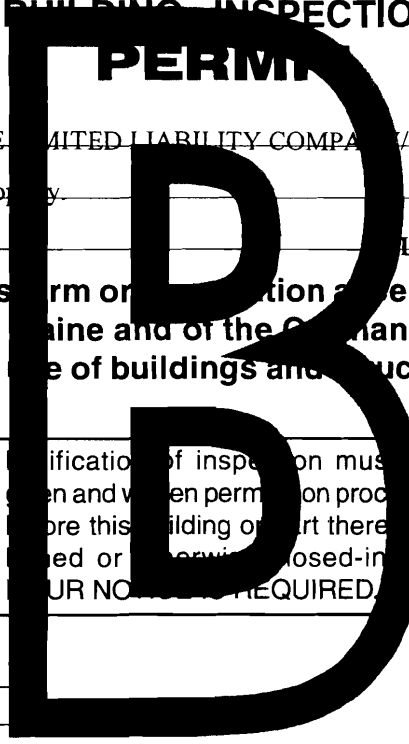


DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

BUILDING INSPECTION

PERMIT



Please Read Application And Notes, If Any, Attached

PERMIT ISSUED
Permit Number: 080533
JUN - 5 2008
CITY OF PORTLAND

This is to certify that EASTERN PROMENADE LIMITED LIABILITY COMPANY/Scala

has permission to Place 2 - 2'x3' signs on property.

AT 250 EASTERN PROMENADE

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.

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

Notification of inspection must be given and when permission is procured before this building or part thereof is occupied or service is closed-in. 4
YOUR NOTICES 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

Thomas H. Mahley 6/5/08
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

BUILDING PERMIT INSPECTION PROCEDURES

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

to schedule your inspections as agreed upon

Permits expire in 6 months, if the project is not started or ceases for 6 months.

The Owner or their designee is required to notify the inspections office for the following inspections and provide adequate notice. Notice must be called in 48-72 hours in advance in order to schedule an inspection:

By initializing at each inspection time, you are agreeing that you understand the inspection procedure and additional fees from a "Stop Work Order" and "Stop Work Order Release" will be incurred if the procedure is not followed as stated below.

A Pre-construction Meeting will take place upon receipt of your building permit.

 X Footing/Building Location Inspection: Prior to pouring concrete or setting precast piers

 X Final inspection required at completion of work.

Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection.

If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED.

Signature of Applicant/Designee

Thomas M. Malley

Signature of Inspections Official

Date

6/5/08

Date

City of Portland, Maine - Building or Use Permit

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

Permit No: 08-0533	Date Applied For: 05/19/2008	CBL: 014 I001001
------------------------------	--	----------------------------

Location of Construction: 250 EASTERN PROMENADE	Owner Name: EASTERN PROMENADE LIMITE	Owner Address: ONE CITY CENTER	Phone: () 772-1131
Business Name:	Contractor Name: Scarboro Signs	Contractor Address: 680 US Rt. 1 Scarborough	Phone: (207) 883-6796
Lessee/Buyer's Name	Phone:	Permit Type: Signs - Permanent	

Proposed Use: Commercial - Multi-Unit Apartment Complex - Place 2 - 2'x3' freestanding signs on property.	Proposed Project Description: Place 2 - 2'x3' freestanding signs on property.
---	---

Dept: Zoning	Status: Approved with Conditions	Reviewer: Ann Machado	Approval Date: 06/02/2008
Note:			Ok to Issue: <input checked="" type="checkbox"/>
1) This permit is being issued with the condition that the signs must be located at least five feet from any property line.			
Dept: Building	Status: Approved with Conditions	Reviewer: Tom Markley	Approval Date: 06/05/2008
Note:			Ok to Issue: <input checked="" type="checkbox"/>
1) Signage Installation to comply with Chapter 31 of the IBC 2003 building code.			
2) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.			

Comments:
5/23/2008-amachado: Left message at Lathrop Property Management. Need to know height of each sign from grade to top of sign. Need to know what the signs are made out of and how they are being mounted.
5/28/2008-amachado: Spoke to Peter Gellerson. He said tha the top of the sign would be 60" from grade. Still nee info on sign material, how it is being attached, size of posts and how the posts are anchored.
6/2/2008-amachado: Received information on sign material and method of attachment.

City of Portland, Maine - Building or Use Permit Application

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

Permit No: 08-0533	Issue Date:	CBL: 014 I001001
-----------------------	-------------	---------------------

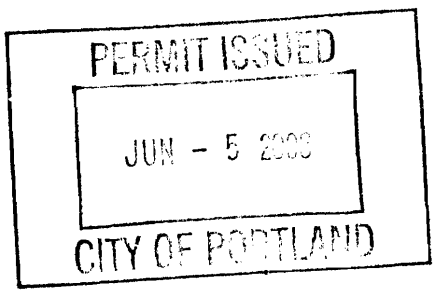
Location of Construction: 250 EASTERN PROMENADE	Owner Name: EASTERN PROMENADE LIMITE	Owner Address: ONE CITY CENTER	Phone: 772-1131
Business Name:	Contractor Name: Scarboro Signs	Contractor Address: 680 US Rt. 1 Scarborough	Phone: 2078836796
Lessee/Buyer's Name	Phone:	Permit Type: Signs - Permanent	Zone: R-6

Past Use: Commercial - Multi-Unit Apartment Complex	Proposed Use: Commercial - Multi-Unit Apartment Complex - Place 2 - 2'x3' signs on property. (free standing)	Permit Fee: \$50.00	Cost of Work:	CEO District: 1
Proposed Project Description: Place 2 - 2'x3' signs on property. (free standing w/ 24"x9.8" panel below)		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R2 Type: 5B IBC 2003 Signature: Jm 6/5/08	
		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: lmd	Date Applied For: 05/19/2008	Zoning Approval	
-------------------------	---------------------------------	------------------------	--

- This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.
- Building permits do not include plumbing, septic or electrical work.
- 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..

Special Zone or Reviews	Zoning Appeal	Historic Preservation
<input type="checkbox"/> Shoreland	<input type="checkbox"/> Variance	<input checked="" type="checkbox"/> Not in District or Landmark
<input type="checkbox"/> Wetland	<input type="checkbox"/> Miscellaneous	<input type="checkbox"/> Does Not Require Review
<input type="checkbox"/> Flood Zone	<input type="checkbox"/> Conditional Use	<input type="checkbox"/> Requires Review
<input type="checkbox"/> Subdivision	<input type="checkbox"/> Interpretation	<input type="checkbox"/> Approved
<input type="checkbox"/> Site Plan	<input type="checkbox"/> Approved	<input type="checkbox"/> Approved w/Conditions
Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/>	<input type="checkbox"/> Denied	<input type="checkbox"/> Denied
Date: 6/2/08 ABM	Date:	Date: XBM



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



Signage/Awning Permit Application

If you or the property owner owes 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: 250 EASTERN PROMENADE		
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# 14 I 1	Owner: EASTERN PROMENADE, LLC	Telephone: 772-1131
Lessee/Buyer's Name (If Applicable)	Contractor name, address & telephone: SCARBORO SIGNS 608 U.S. ROUTE 1 SCARBORO, MAINE 888-6796 04074	Total s.f. of signage x \$2.00 Per s.f. plus \$30.00/\$65.00 For H.D. signage= Total Fee: \$ 44.00 Awning Fee= cost of work _____ Total Fee: \$ _____
Who should we contact when the permit is ready: Peter Gellerson phone: 772-1131		
Tenant/allocated building space frontage (feet): Length: 50' x 42' Height: _____ Lot Frontage (feet) 90' on Eastern Prom , Single Tenant or Multi Tenant Lot MULTI TENANT LOT 329' on Quebec St., 205' on Emerson St. & 120' on Turner Street Current Specific use: APARTMENT UNIT COMPLEX If vacant, what was prior use: _____ Proposed Use: SAME		
Information on proposed sign(s): ② w/ 24" x 48" panel Freestanding (e.g., pole) sign? Yes <input checked="" type="checkbox"/> No _____ Dimensions proposed: 24" x 36" Height from grade: 60" Bldg. wall sign? (attached to bldg) Yes _____ No _____ Dimensions proposed: _____		
Proposed awning? Yes _____ No <input checked="" type="checkbox"/> 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): NO EXISTING SIGNS REMAIN Freestanding (e.g., pole) sign? Yes <input checked="" type="checkbox"/> No _____ Dimensions: _____ Bldg. wall sign? (attached to bldg) Yes _____ No _____ Dimensions: _____ Awning? Yes _____ No _____ Sq. ft. area of awning w/communication: _____		
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.		

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.

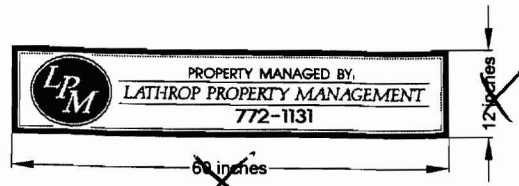
I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, 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: 5/19/09
--	----------------------

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

mult-family
15' h
5' high
1 per major entrance ok.

b.p. b
60" sign ok.


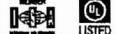


Blowup of bottom sign

$$24 \times 36 = 864$$

$$24 \times 4.8 = 115.2$$

$$979.2 = 6.8\phi$$

 <p>SCARBORO SIGNS The Sign Guys Since 1972</p> <p>608 US Route One, Scarborough, Me. 04074 207-883-6796 Fax: 207-885-0088 email: ssigns@maine.rr.com</p>	<p>Client Name: PETER GELLERSON</p> <p>Location: PORTLAND, ME 772-1131</p>	<p>Start Date:</p> <p>Last Revision:</p> <p>Job#:</p> <p>Drawing#:</p> <p>Page:</p> <p>File Name:</p>	<p>Client Approval</p> <p>.....</p> <p>Landlord Approval</p>	<p>Sales Rep: PAUL ADLER</p> <p>Designer: TIM WEEKS</p>
	<p><small>© COPYRIGHT 2008, BY SCARBORO SIGNS LLC - ALL DESIGNS PRESENTED ARE THE SOLE PROPERTY OF SCARBORO SIGNS LLC, AND MAY NOT BE REPRODUCED IN PART OR WHOLE WITHOUT WRITTEN PERMISSION FROM SCARBORO SIGNS LLC.</small></p>			

*What is it made out of?
how attached?
height from grade.*

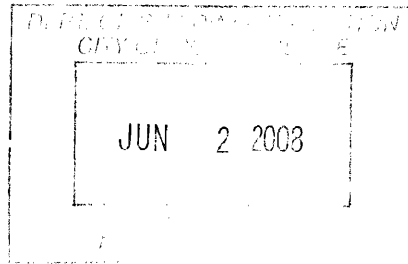
From: "pgellerson" <pgellerson@lathropmgmt.com>
To: <amachado@portlandmaine.gov>
Date: 6/2/2008 10:03:10 AM
Subject: Eastern Prom signs

Hi Ann,

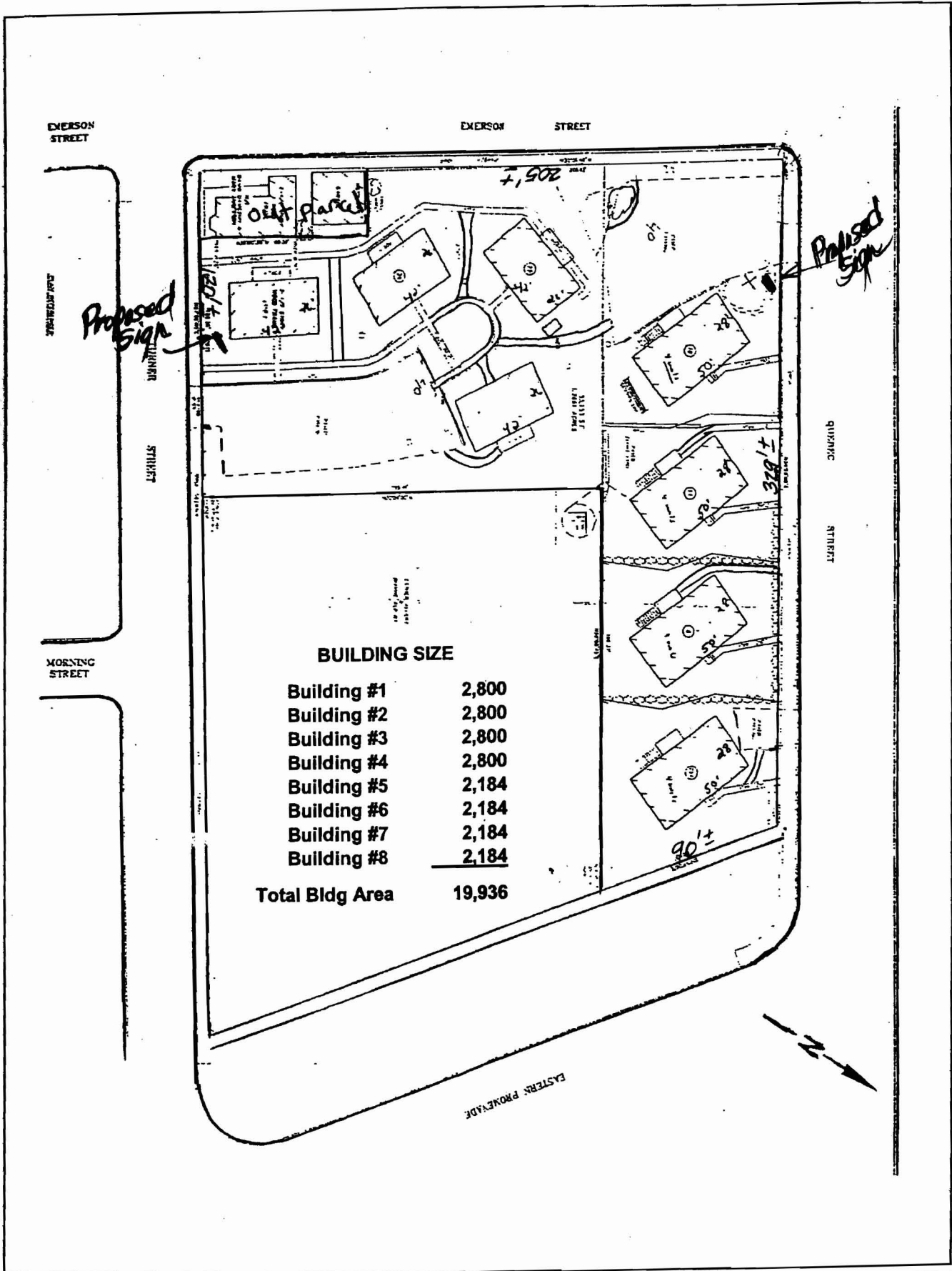
As we discussed, both signs will be fabricated from 2" thick cedar lumber, the signs will be attached to the posts with custom fabricated brackets that are lag bolted to the sign and the posts, the posts are 4" x 4" pressure treated and wrapped with Alumlite covers and the posts are set four feet below grade in concrete and backfilled.

I hope this answers all your remaining questions. Thanks for your help.

Pete Gellerson



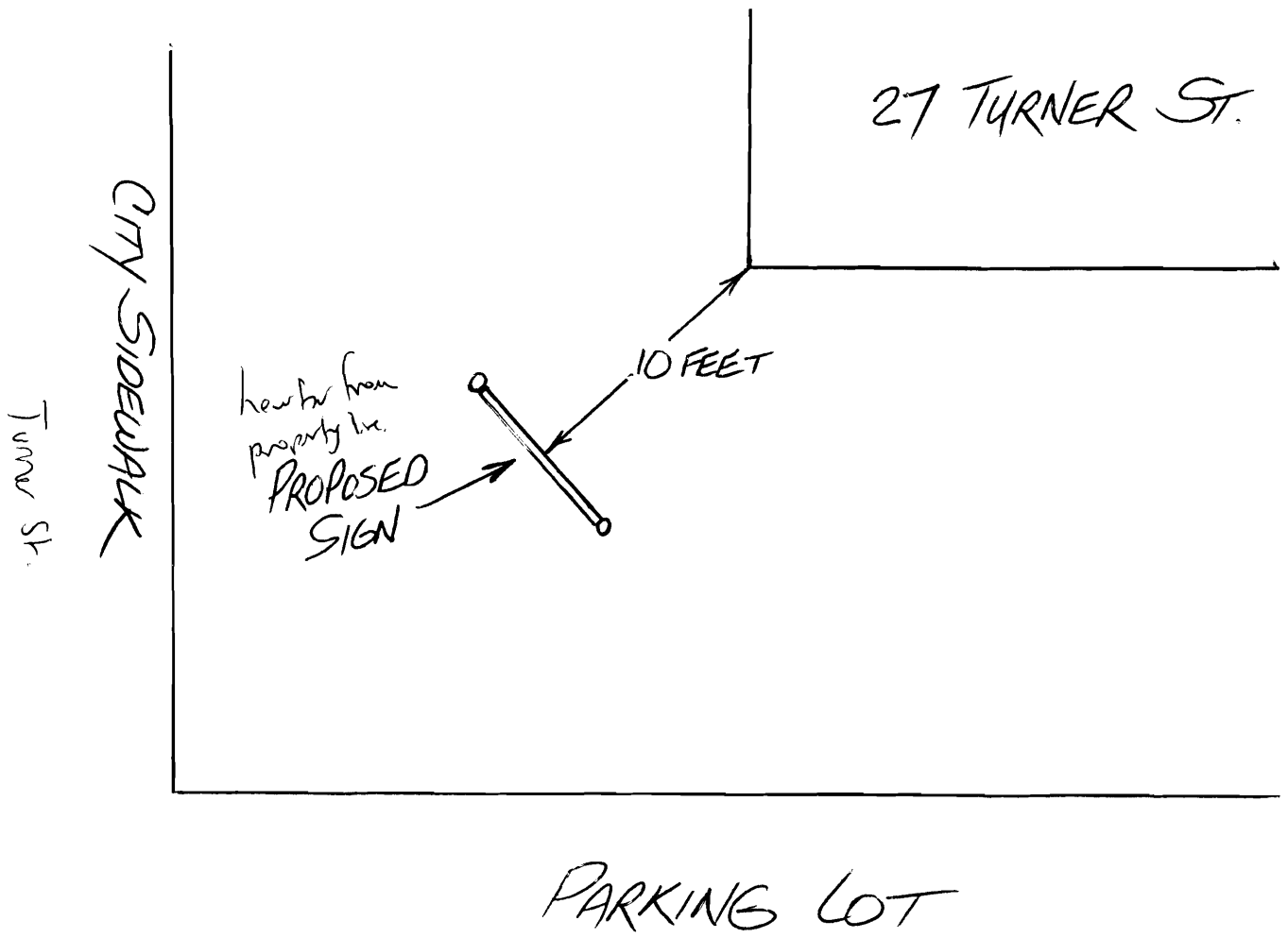
SUBJECT SITE PLAN





LATHROP PROPERTY MANAGEMENT
Peter B. Gellerson, Property Mgr.

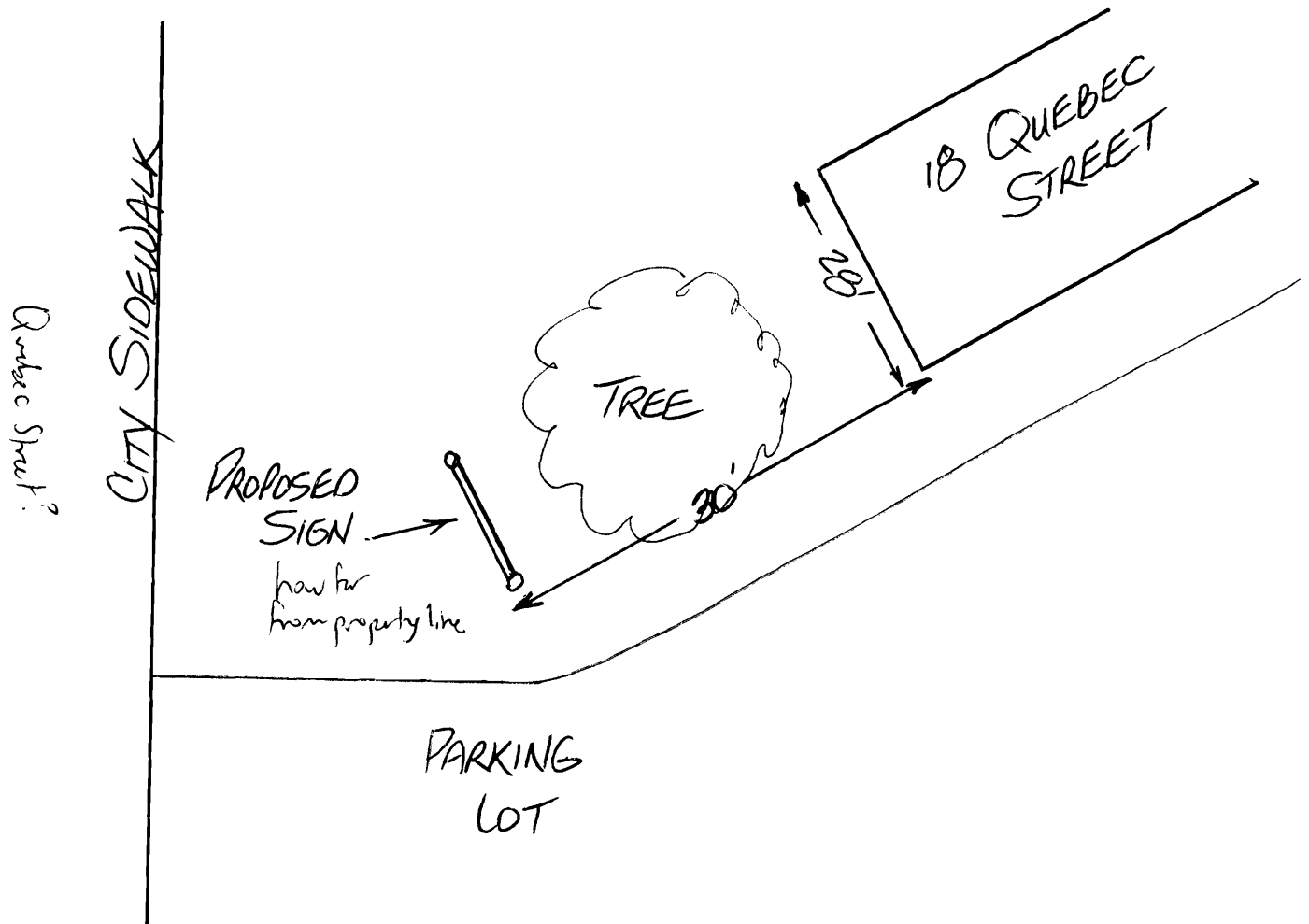
EASTERN PROMENADE APARTMENTS





LATHROP PROPERTY MANAGEMENT
Peter B. Gellerson, Property Mgr.

EASTERN PROMENADE APARTMENTS





LATHROP PROPERTY MANAGEMENT

March 5, 2008

City of Portland
Building Inspections Office - Room 315
c/o Portland City Hall
389 Congress Street
Portland, Maine 04101

To Whom It May Concern:

I hereby grant Lathrop Property Management permission to erect and install two freestanding wooden signs at my 254 Eastern Promenade property in accordance with the enclosed detailed sketch plan and the enclosed sketch of the proposed sign.

The property is identified as being found on Chart No. 14, Block 1 and Lot No. 1. It has 90 feet of frontage on the Eastern Promenade, 329 feet of frontage on Quebec Street, 205 feet of frontage on Emerson Street and 120 feet of frontage on Turner Street.

Very sincerely yours,


Lloyd L. Lathrop, Jr.