

City of Portland, Maine – Building or Use Permit Application 389 Congress Street, 04101, Tel: (207) 874-8703, FAX: 874-8716

Location of Construction: 100 Middle Street Tower B		Owner: 100 Middle Street Office Tower B Assoc. 100 Middle St. Portland, ME 780-1680		Phone: 780-1680	Permit No: 891329	
Owner Address: SAX		Lessee/Buyer's Name: N/A		Phone: N/A		Permit Issued: PERMIT ISSUED DEC '3 1999
Contractor Name: **Adobe Signs Inc.		Address: 54 Castle Drive, Hooksett N.H. 03106		Phone: 603-665-9484	Zone: CBL: 029-A-006	
Past Use: Office		Proposed Use: Office		COST OF WORK: \$ 0		PERMIT FEE: \$ 49.57
Proposed Project Description: 2'3" x 43' 6" lit Signage		FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied		INSPECTION <i>signage</i> Use Group: Type: BOCADO Signature: <i>Hoffman</i>		
		Signature:		Signature:		
		PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: Approved <input type="checkbox"/> Approved with Conditions: <input type="checkbox"/> Denied <input type="checkbox"/>		Signature: _____ Date: _____		Zoning Approval: _____ Special Zone or Reviews: <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan maj <input type="checkbox"/> minor <input type="checkbox"/> mm <input type="checkbox"/>
Permit Taken By: UB		Date Applied For: 11-23-99				Zoning Appeal <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

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

****Please Send to: Adobe Signs Inc.**
54 Castle Drive
Hooksett, N.H. 03106

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 provisions of the code(s) applicable to such permit

SIGNATURE OF APPLICANT	ADDRESS:	DATE: 11-23-99	PHONE:
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE			PHONE:

White-Permit Desk Green-Assessor's Canary-D.P.W. Pink-Public File Ivory Card-Inspector

PERMIT ISSUED WITH REQUIREMENTS
CEO DISTRICT 1

THIS IS NOT A PERMIT/CONSTRUCTION CANNOT COMMENCE UNTIL THE PERMIT IS ISSUED

**Sign Permit Pre-Application
Attached Single Family Dwellings/Two-Family Dwelling
Multi-Family or Commercial Structures and Additions Thereto**

In the interest of processing your application in the quickest possible manner, please complete the Information below for a Building or Use Permit.

NOTEIf 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 (include Portion of Building): *100 MIDDLE ST TOWER B ASSOC*

Total Square Footage of Proposed Structure	Square Footage of Lot
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Tax Assessor's Chart, Block & Lot Number Chart# <i>029</i> Block# <i>E</i> Lot# <i>006</i>	Owner: <i>MIDDLE ST OFFICE TOWER B</i>	Telephone#: <i>780-1680</i>
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Owner's Address: <i>100 MIDDLE ST OFFICE TOWER B ASSOC 100 MIDDLE ST PORTLAND ME 04101</i>	Lessee/Buyer's Name (If Applicable): <i>N/A</i>	Total Sq. Ft. of Sign: <i>2'3" x 43'6"</i> Fee: <i>\$ 49.57</i>
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Proposed Project Description: (Please be as specific as possible) *LIT SIGNAGE* *pre-cut check*
2'3" x 43'6" SIGN *603-645-9484* *HOOKSETT NH 03104*

Contractor's Name, Address & Telephone: <i>*ADOBE SIGNS INC 54 CASTLE DR</i>	Rec'd By: <i>WB</i>
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Current Use: <i>office</i>	Proposed Use: <i>office</i>
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Signature of applicant: <i>Maria On</i>	Date: <i>11/23/99</i>
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Signage Permit Fee: \$30.00 plus .20 per square foot of signage



SIGNAGE PRE-APPLICATION

PLEASE ANSWER ALL QUESTIONS

ADDRESS: 100 MIDDLE STREET ZONE: B-3

OWNER: MIDDLE STREET OFFICE / TOWER B ASSOCIATES P.

APPLICANT: ADDOBE SIGNS INC.

ASSESSOR NO. 029 E 006

SINGLE TENANT LOT? YES NO

MULTI TENANT LOT? YES NO

FREESTANDING SIGN? YES NO DIMENSIONS _____

(ex. pole sign...)

MORE THAN ONE SIGN? YES NO DIMENSIONS _____

BLDG. WALL SIGN? YES NO DIMENSIONS 2'3" x 43'6"

(attached to bldg)

MORE THAN ONE SIGN? YES NO DIMENSIONS _____

LIST ALL EXISTING SIGNAGE AND THEIR DIMENSIONS: NON OTHER EXISTING

LOT FRONTAGE (FEET): 125' +

BLDG FRONTAGE (FEET): 60' + HT. x 200' + WIDTH

AWNING YES NO IS AWNING BACKLIT? YES NO

HEIGHT OF AWNING: _____

IS THERE ANY COMMUNICATION, MESSAGE, TRADEMARK OR SYMBOL ON IT? NO

*** TENANT BLDG. FRONTAGE (IN FEET) 5'6" x 120' + → "BERNSTEIN" OCCUPIES THE

*** REQUIRED INFORMATION (WEST SIDE FACIA OF BLDG) ENTIRE 6TH FLOOR

AREA FOR COMPUTATION

5'6" of wall

60 x 200 =
12000 x 5'6" = 66000

(1) SET ILLUM.
NEON CHANNEL
LETTERS
(SEE DRAWING & SPECS)
97,875 \$

A SITE SKETCH AND BUILDING SKETCH SHOWING EXACTLY WHERE EXISTING AND NEW SIGNAGE IS LOCATED MUST BE PROVIDED. SKETCHES AND/OR PICTURES OF PROPOSED ARE ALSO REQUIRED.

SIGNATURE OF APPLICANT: ADDOBE SIGNS INC DATE: 11/19/99
Cecilia Rodriguez "PRESIDENT"

*MIDDLE STREET OFFICE TOWER B ASSOCIATES
100 MIDDLE STREET
PORTLAND, MAINE 04101
(207) 780-1680*

November 22, 1999

City of Portland
Congress Street
Attention: Inspections
Portland, Maine 04101


RE: Exterior Signage - Bernstein, Shur, Sawyer & Nelson Signage

To Whom It May Concern:

Please be advised that Adobe Signs, Inc. has permission from the owner of the Property to install signage on the exterior of 100 Middle Street for Bernstein, Shur, Sawyer & Nelson.

Do not hesitate to contact me if you have any questions, or if I can be of any further assistance.

Sincerely,

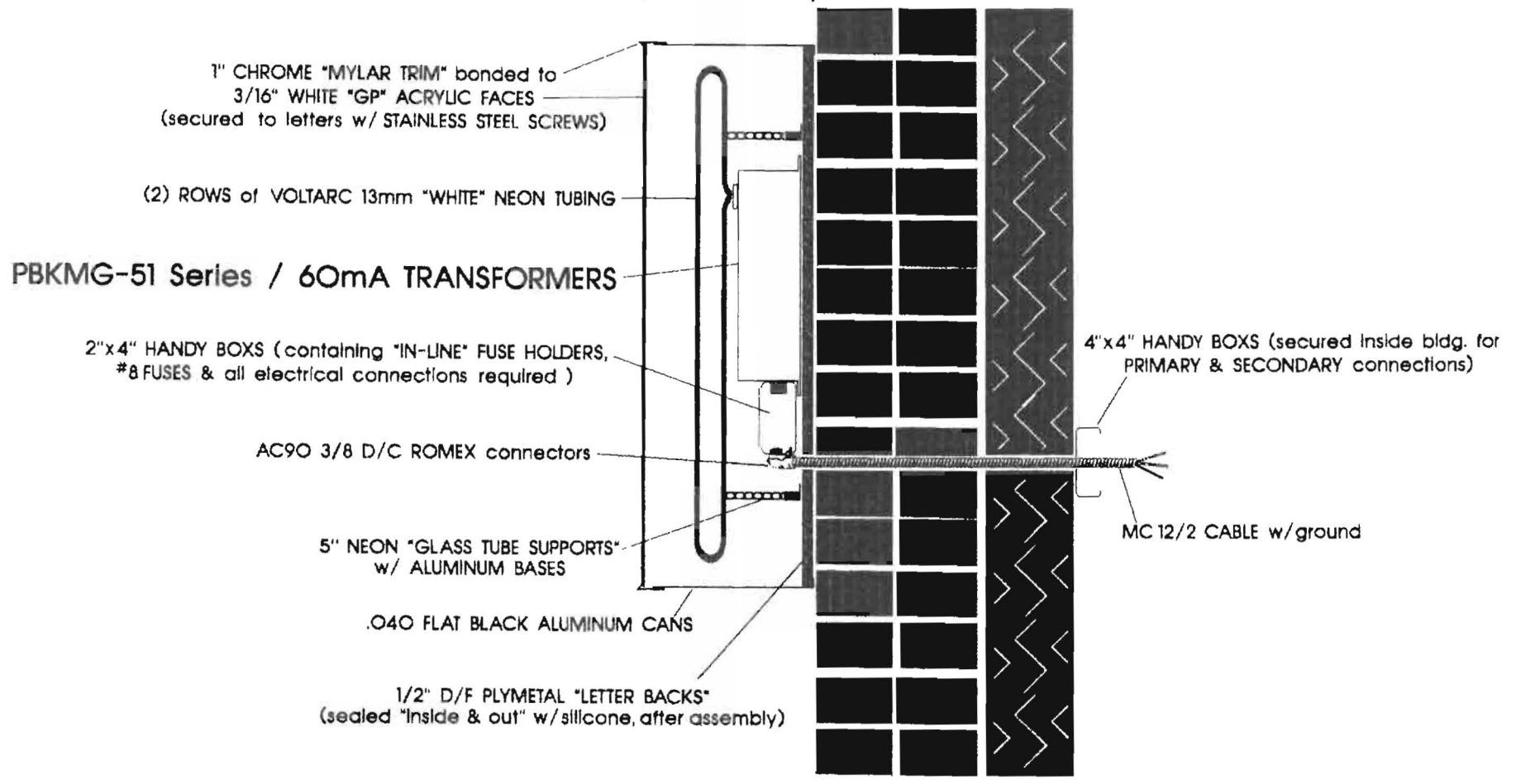


William F. McHugh, Jr.
Property Manager

ACORD		CERTIFICATE OF PROPERTY INSURANCE			OP ID: HD ADOBE-1	DATE (MM/DD/YY) 11/22/99
PRODUCER Beard Insurance Agency, L.L.C. 12 Middle Street Amherst NH 03031 Richard G. Bissonnette 603-673-7228 603-673-7290		THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW.				
INSURED Adobe Signs, Inc. Edward J. Razzaboni, Jr. 54 Castle Drive Hooksett NH 03106		COMPANIES AFFORDING COVERAGE				
		COMPANY A Vermont Mutual Insurance Co.				
		COMPANY B				
		COMPANY C				
COVERAGES THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED, NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN. THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.						
CO LTR	TYPE OF INSURANCE	POLICY NUMBER	POLICY EFFECTIVE DATE (MM/DD/YY)	POLICY EXPIRATION DATE (MM/DD/YY)	COVERED PROPERTY	LIMITS
A	<input checked="" type="checkbox"/> PROPERTY	BP17015760	10/23/98	10/23/99	<input type="checkbox"/> BUILDING	\$
	CAUSES OF LOSS				<input checked="" type="checkbox"/> PERSONAL PROPERTY	\$ 30,000
	<input type="checkbox"/> BASIC				<input type="checkbox"/> BUSINESS INCOME	\$
	<input type="checkbox"/> BROAD				<input type="checkbox"/> EXTRA EXPENSE	\$
	<input checked="" type="checkbox"/> SPECIAL				<input type="checkbox"/> BLANKET BUILDING	\$
	<input type="checkbox"/> EARTHQUAKE				<input type="checkbox"/> BLANKET PERS PROP	\$
	<input type="checkbox"/> FLOOD				<input type="checkbox"/> BLANKET BLDG & PP	\$
	<input type="checkbox"/> INLAND MARINE					\$
	TYPE OF POLICY					\$
	CAUSES OF LOSS					\$
<input type="checkbox"/> NAMED PERILS		\$				
<input type="checkbox"/> OTHER		\$				
<input type="checkbox"/> CRIME		\$				
TYPE OF POLICY		\$				
<input type="checkbox"/> BOILER & MACHINERY		\$				
<input type="checkbox"/> OTHER		\$				
LOCATION OF PREMISES/DESCRIPTION OF PROPERTY						
SPECIAL CONDITIONS/OTHER COVERAGES						
CERTIFICATE HOLDER City of Portland Marge S. 389 Congress Street Portland ME 04103			CANCELLATION SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, THE ISSUING COMPANY WILL ENDEAVOR TO MAIL <u>10</u> DAYS WRITTEN NOTICE TO THE CERTIFICATE HOLDER NAMED TO THE LEFT BUT FAILURE TO MAIL SUCH NOTICE SHALL IMPOSE NO OBLIGATION OR LIABILITY OF ANY KIND UPON THE COMPANY, ITS AGENTS OR REPRESENTATIVES.			
			AUTHORIZED REPRESENTATIVE Richard G. Bissonnette			
ACORD 24 (1/95)			ACORD CORPORATION 1995			

* SIDE VIEW & PRODUCTION SPECS. FOR LETTERS.

8"

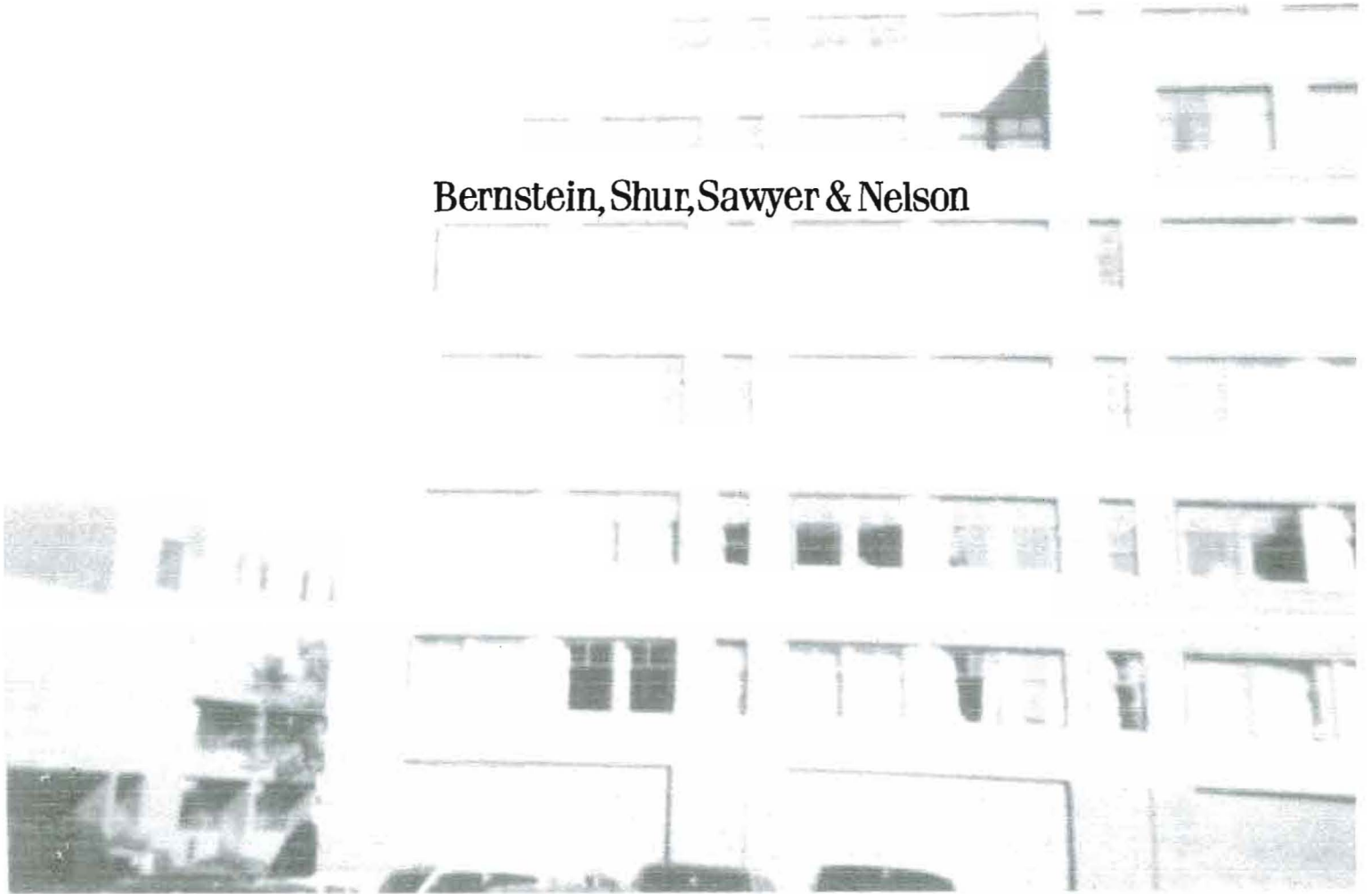


43' 6"

2' 3"

Bernstein, Shur, Sawyer & Nelson

Bernstein, Shur, Sawyer & Nelson



THE LETTERS ARE SHOWN IN "BLACK" TO GIVE YOU A BETTER VISUAL CONCEPTION AS TO THE SIZE & LAYOUT... THEY WILL BE "WHITE" IN THE FINISHED PRODUCT.



1285 Walt Whitman Road
Melville, New York 11747-3081
United States Country Code (1)
(516) 271-6200
FAX No. (516) 271-8259
<http://www.ul.com>



LETTERS WILL HAVE
U.L. LABEL #'S
BN 850279
- THRU -
BN 850295
PERMANENTLY AFFIXED
TO THEM BEFORE
INSTALLATION &
AFTER FABRICATION...

Hooksett, NH

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DESCRIPTION

PRODUCT COVERED:

Cord connected and permanently wired electric signs of the incandescent, fluorescent, HID, or electric discharge tubing type, or combinations thereof.

GENERAL CONSTRUCTION:

Signs of the above types may be labeled when the product is constructed in accordance with the Standard for Safety, Electric Signs, UL 48. Constructions not directly covered by the Standard for Electric Signs may be labeled only when described in this Procedure.

MARKING:

See Section General.

CONCLUSION

Samples of the product covered by this Report have been found to comply with the requirements covering the class and the products are judged to be eligible for Listing and Follow-Up Service. The manufacturer is authorized to use the Laboratories' Mark on such products which comply with the Follow-Up Service Procedure and any other applicable requirements of Underwriters Laboratories Inc. Only those products which properly bear the Laboratories' Mark are considered as Listed by Underwriters Laboratories Inc.

Report by:

V. Inglima 99

V. INGLIMA
Engineering Assistant

Reviewed by:

P. Manfredonia 99

P. MANFREDONIA
Engineering Group Leader

James Keegan 99

JAMES KEEGAN
Senior Engineering Associate

BUILDING PERMIT REPORT

DATE: 24 NOV. 99 ADDRESS: 100 Middle ST Tower B CBL: 029-E-006

REASON FOR PERMIT: Signage

BUILDING OWNER: Office Tower B ASSOC, 100 middle st.

PERMIT APPLICANT: _____ CONTRACTOR Adobe Signs Inc.

USE GROUP: _____ CONSTRUCTION TYPE: _____ CONSTRUCTION COST: _____ PERMIT FEES: \$49.52

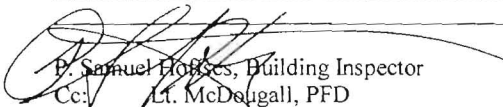
The City's Adopted Building Code (The BOCA National Building code/1996 with City Amendments)
The City's Adopted Mechanical Code (The BOCA National Mechanical Code/1993)

CONDITION(S) OF APPROVAL

This permit is being issued with the understanding that the following conditions are met: *1 *35

1. This permit does not excuse the applicant from meeting applicable State and Federal rules and laws.
2. Before concrete for foundation is placed, approvals from the Development Review Coordinator and Inspection Services must be obtained. (A 24 hour notice is required prior to inspection) "**ALL LOT LINES SHALL BE CLEARLY MARKED BEFORE CALLING.**"
3. Foundation drain shall be placed around the perimeter of a foundation that consists of gravel or crushed stone containing not more than 10 percent material that passes through a No. 4 sieve. The drain shall extend a minimum of 12 inches beyond the outside edge of the footing. The thickness shall be such that the bottom of the drain is not higher than the bottom of the base under the floor, and that the top of the drain is not less than 6 inches above the top of the footing. The top of the drain shall be covered with an approved filter membrane material. Where a drain tile or perforated pipe is used, the invert of the pipe or tile shall not be higher than the floor elevation. The top of joints or top of perforations shall be protected with an approved filter membrane material. The pipe or tile shall be placed on not less than 2" of gravel or crushed stone, and shall be covered with not less than 6" of the same material. Section 1813.5.2
4. Foundations anchors shall be a minimum of 1/2" in diameter, 7" into the foundation wall, minimum of 12" from corners of foundation and a maximum 6' O.C. between bolts. Section 2305.17
5. Waterproofing and damp proofing shall be done in accordance with Section 1813.0 of the building code.
6. Precaution must be taken to protect concrete from freezing. Section 1908.0
7. It is strongly recommended that a registered land surveyor check all foundation forms before concrete is placed. This is done to verify that the proper setbacks are maintained.
8. Private garages located beneath habitable rooms in occupancies in Use Group R-1, R-2, R-3 or I-1 shall be separated from adjacent interior spaces by fire partitions and floor/ceiling assembly which are constructed with not less than 1-hour fire resisting rating. Private garages attached side-by-side to rooms in the above occupancies shall be completely separated from the interior spaces and the attic area by means of 1/2 inch gypsum board or the equivalent applied to the garage means of 1.2 inch gypsum board or the equivalent applied to the garage side. (Chapter 4, Section 407.0 of the BOCA/1996)
9. All chimneys and vents shall be installed and maintained as per Chapter 12 of the City's Mechanical Code. (The BOCA National Mechanical Code/1993). Chapter 12 & NFPA 211
10. Sound transmission control in residential building shall be done in accordance with Chapter 12, Section 1214.0 of the City's Building Code.
11. Guardrails & Handrails: A guardrail system is a system of building components located near the open sides of elevated walking surfaces for the purpose of minimizing the possibility of an accidental fall from the walking surface to the lower level. Minimum height all Use Groups 42", except Use Group R which is 36". In occupancies in Use Group A,B,H-4, I-1, I-2, M and R and public garages and open parking structures, open guards shall have balusters or be of solid material such that a sphere with a diameter of 4" cannot pass through any opening. Guards shall not have an ornamental pattern that would provide a ladder effect. (Handrails shall be a minimum of 34" but not more than 38". Use Group R-3 shall not be less than 30", but not more than 38"). Handrail grip size shall have a circular cross section with an outside diameter of at least 1 1/4" and not greater than 2". (Sections 1021 & 1022.0). Handrails shall be on both sides of stairway. (Section 1014.7)
12. Headroom in habitable space is a minimum of 6'6". (Section 1204.0)
13. Stair construction in Use Group R-3 & R-4 is a minimum of 10" tread and 7 3/4" maximum rise. All other Use Group minimum 11" tread, 7" maximum rise. (Section 1014.0)
14. The minimum headroom in all parts of a stairway shall not be less than 80 inches. (6'8") 1014.4
15. Every sleeping room below the fourth story in buildings of Use Groups R and I-1 shall have at least one operable window or exterior door approved for emergency egress or rescue. The units must be operable from the inside without the use of special knowledge or separate tools. Where windows are provided as means of egress or rescue they shall have a sill height not more than 44 inches (1118mm) above the floor. All egress or rescue windows from sleeping rooms shall have a minimum net clear opening height dimension of 24 inches (610mm). The minimum net clear opening width dimension shall be 20 inches (508mm), and a minimum net clear opening of 5.7 sq. ft. (Section 1010.4)
16. Each apartment shall have access to two (2) separate, remote and approved means of egress. A single exit is acceptable when it exits directly from the apartment to the building exterior with no communications to other apartment units. (Section 1010.1)
17. All vertical openings shall be enclosed with construction having a fire rating of at least one (1) hour, including fire doors with self closer's. (Over 3 stories in height requirements for fire rating is two (2) hours. (Section 710.0)
18. The boiler shall be protected by enclosing with (1) hour fire rated construction including fire doors and ceiling, or by providing automatic extinguishment. (Table 302.1.1)

19. All single and multiple station smoke detectors shall be of an approved type and shall be installed in accordance with the provisions of the City's Building Code Chapter 9, Section 920.3.2 (BOCA National Building Code/1996), and NFPA 101 Chapter 18 & 19. (Smoke detectors shall be installed and maintained at the following locations):
 - **In the immediate vicinity of bedrooms**
 - **In all bedrooms**
 - **In each story within a dwelling unit, including basements**
20. A portable fire extinguisher shall be located as per NFPA #10. They shall bear the label of an approved agency and be of an approved type. (Section 921.0)
21. The Fire Alarm System shall maintained to NFPA #72 Standard.
22. The Sprinkler System shall maintained to NFPA #13 Standard.
23. All exit signs, lights and means of egress lighting shall be done in accordance with Chapter 10 Section & Subsections 1023.0 & 1024.0 of the City's Building Code. (The BOCA National Building Code/1996)
24. Section 25 – 135 of the Municipal Code for the City of Portland states, "No person or utility shall be granted a permit to excavate or open any street or sidewalk from the time of November 15 of each year to April 15 of the following year".
25. The builder of a facility to which Section 4594-C of the Maine State Human Rights Act Title 5 MRSA refers, shall obtain a certification from a design professional that the plans commencing construction of the facility, the builder shall submit the certification the Division of Inspection Services.
26. Ventilation shall meet the requirements of Chapter 12 Sections 1210.0 of the City's Building Code. (Crawl spaces & attics).
27. All electrical, plumbing and HVAC permits must be obtained by a Master Licensed holders of their trade. **No closing in of walls until all electrical (min. 72 hours notice) and plumbing inspections have been done.**
28. All requirements must be met before a final Certificate of Occupancy is issued.
29. All building elements shall meet the fastening schedule as per Table 2305.2 of the City's Building Code (The BOCA National Building Code/1996).
30. Ventilation of spaces within a building shall be done in accordance with the City's Mechanical code (The BOCA National Mechanical Code/1993). (Chapter M-16)
31. Please read and implement the attached Land Use Zoning report requirements.
32. Boring, cutting and notching shall be done in accordance with Sections 2305.3, 2305.3.1, 2305.4.4 and 2305.5.1 of the City's Building Code.
33. Bridging shall comply with Section 2305.16.
34. Glass and glazing shall meet the requirements of Chapter 24 of the building code. (Safety Glazing Section 2405.0)
- ~~35.~~ All signage, shall be done in accordance with Section 3102.0 signs of the City's Building Code, (The BOCA National Building Code/1996).


 D. Samuel Hoffes, Building Inspector
 Cc: Lt. McLaughlin, PFD
 Marge Schmuckal, Zoning Administrator

PSH 10/25/99

****On the basis of plans submitted and conditions placed on these plans any deviations shall require a separate approval.**