

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

BUILDING DEPARTMENT

PERMIT

Permit Number: 100665

PERMIT ISSUED

Please Read Application And Notes, If Any, Attached

This is to certify that 57 EXCHANGE STREET LLC Welch Architectural Signage
has permission to install a 27.5" x 48" Die Cut over hanging s
AT 57 EXCHANGE ST CB# 032 E001001

JUN 22 2009

provided that the person or persons, firm or corporation accounting 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 written permission procured before this building or part thereof is altered or otherwise red-in. 24 HOURS 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

[Handwritten Signature]
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: 10-0665	Issue Date:	CBL: 032 E001001
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Location of Construction: 57 EXCHANGE ST	Owner Name: 57 EXCHANGE STREET LLC	Owner Address: 1 CITY CENTER	Phone:
Business Name: Trinket & Fern	Contractor Name: Welch Architectural Signage	Contractor Address: 7 Gleason Road Scarborough	Phone 2078836200
Lessee/Buyer's Name Ian Smith	Phone: 207-329-5621	Permit Type: Signs - Permanent	Zone: B-3

Past Use: Commercial - Retail - Country Noel	Proposed Use: Commercial - Retail - install a 27.5" x 48" Die Cut oval hanging sign "Trinket & Fern"	Permit Fee: \$85.00	Cost of Work: \$85.00	CEO District: 1
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Proposed Project Description:
install a 27.5" x 48" Die Cut oval hanging sign

FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied Signature: <i>N/A</i>	INSPECTION: Use Group: <i>U</i> Type: <i>Sign</i> <i>IBC 2003</i> Signature: <i>[Signature]</i>
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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: Idobson	Date Applied For: 06/08/2010	Zoning Approval		
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- 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 <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"/> OK w/condition Date: 6/10/10 <i>ABU</i>	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 Date:	Historic Preservation Yes <input type="checkbox"/> Not in District or Landmark <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied Date: 6/14/10
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PERMIT ISSUED

JUN 22 2010

City of Portland

D. Andrews

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
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RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE	DATE	PHONE
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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

JUN 22 2010

City of Portland

City of Portland, Maine - Building or Use Permit

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

Permit No: 10-0665	Date Applied For: 06/08/2010	CBL: 032 E001001
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Location of Construction: 57 EXCHANGE ST	Owner Name: 57 EXCHANGE STREET LLC	Owner Address: 1 CITY CENTER	Phone:
Business Name: Trinket & Fern	Contractor Name: Welch Architectural Signage	Contractor Address: 7 Gleason Road Scarborough	Phone (207) 883-6200
Lessee/Buyer's Name Ian Smith	Phone: 207-329-5621	Permit Type: Signs - Permanent	

Proposed Use: Commercial - Retail - "Trinket & Fern" - install a 27.5" x 48" Die Cut oval hanging sign	Proposed Project Description: install a 27.5" x 48" Die Cut oval hanging sign
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Dept: Historic **Status:** Approved with Conditions **Reviewer:** Deborah Andrews **Approval Date:** 06/14/2010
Note: **Ok to Issue:** ✓

1) * This approval does not extend to any sign lighting.

* Fasteners for bracket to be installed in mortar joints, no penetrations in brick allowed. No additional guy wires.

Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Ann Machado **Approval Date:** 06/10/2010
Note: **Ok to Issue:** ✓

1) ANY exterior work requires a separate review and approval thru Historic Preservation. This property is located within an Historic District.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Tammy Munson **Approval Date:** 06/22/2010
Note: **Ok to Issue:** ✓

1) Signage Installation to comply with Chapters 31 & 32 of the IBC 2003 building code.

Comments:

6/15/2010-gg: received permit from historic as of 06-14-10. /gg

PERMIT ISSUED

JUN 22 2010

City of Portland



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: 57 EXCHANGE ST (SIDE ENT. MIDDLE ST.)

Tax Assessor's Chart, Block & Lot Chart# <u>39</u> Block# <u>E</u> Lot# <u>1</u>	Owner: <u>57 EXCHANGE ST. LLC</u> <u>DIRIGO MANAGEMENT</u>	Telephone: <u>207-871-1080</u>
Lessee/Buyer's Name (If Applicable) <u>TRINKET AND FERN</u> <u>VIRGINIA LYNN CURIT-SMITH</u> <u>IAN SMITH</u>	Contractor name, address & telephone: <u>WELCH ARCHITECTURAL SIGNAGE</u> <u>7 GLASGOW RD</u> <u>SCARBOROUGH, ME 04074</u> <u>207-883-6200</u>	Total s.f. of signage x \$2.00 Per s.f. plus \$30.00/\$65.00 <u><10 SF</u> For H.D. signage= Total Fee: \$ <u>95.00</u> Awning Fee= cost of work _____ Total Fee: \$ _____

Who should we contact when the permit is ready: IAN SMITH phone: 207-329-5621

Tenant/allocated building space frontage (feet): Length: ~30 FT Height: ~8 FT
Lot Frontage (feet) ~90 FT Single Tenant or Multi Tenant Lot _____

Current Specific use: Return retail - part of
If vacant, what was prior use: Personal use - student workshop
Proposed Use: retail

Information on proposed sign(s):
 Freestanding (e.g., pole) sign? Yes ___ No X Dimensions proposed: _____ Height from grade: _____
 Bldg. wall sign? (attached to bldg) Yes X No ___ Dimensions proposed: 27.5" x 48"

Proposed awning? Yes ___ No X 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 X Dimensions: _____
 Bldg. wall sign? (attached to bldg) Yes X No ___ Dimensions: _____
 Awning? Yes ___ No X 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.

57 x 2 x 91

RECEIVED
JUN - 8 - 2010

Dept. of Building Inspections
City of Portland, Maine

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 the City of Portland, Maine. 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: 6/8/10

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

B-3 multi-tenant / individual ground mount.
- 30' x 2 = 60 sq ft
proposed 27.5 x 48 = 9.17 sq ft (0.6)

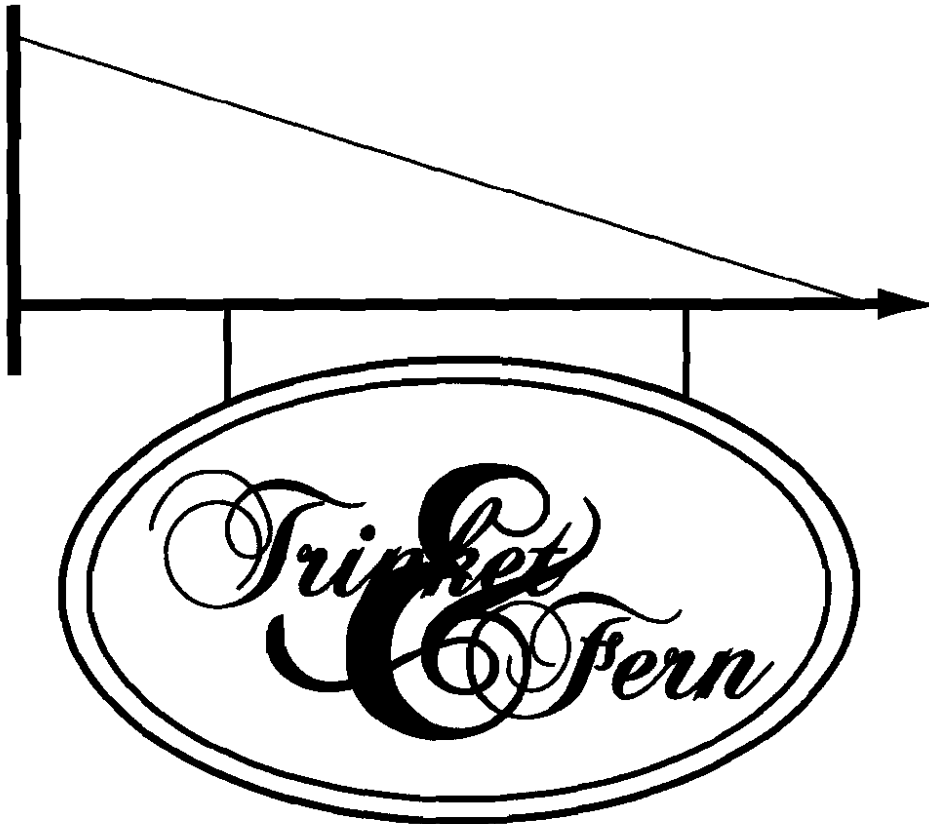
WELCH ARCHITECTURAL SIGNAGE

Client: Trinket & Fern
Proof File: 17424
Designer: Joel Kuschke
Due Date: 6/4/10

This proof may reflect color shifts due to the color conversions from ink to paint and or vinyl. Also, PMS colors will be approximated to the best of our ability. If we are supplied with files (if applicable) they will be used as is and WELCH will not be responsible for any faults in the design (300 dpi required). Please check the following for accuracy: spelling, quantity, graphics and logos, size, fonts/typeface, single or double sided colors and legibility.

Please SIGN this form, if approved, and fax to (207)883.8588 to continue the job progress.

*By signing below, you are confirming that you have checked and approved of all details of this project, as represented on this proof.



(1) Lusterboard Die Cut Oval sign
27.5"x 48"
Double sided
Edges West System
Vinyl Graphics applied to face
HP Apple Green and HP Black

Approved By: _____ Date: _____

DISCLAIMER: WELCH is not responsible for the output of customer supplied files or logos. It is the customers responsibility to make sure they have supplied the files in the correct resolution and PMS colors. We would be happy to answer any questions regarding file setup.

VEHICLES: Although Vehicle Graphics are meant to last 3-5 years, WELCH will only warranty the replacement of vehicle graphics 60 days from the proof date. Vehicle Graphics are a temporary advertisement. Please understand that sunlight, bad weather, rocks, pressure washing and incorrect care of your graphics can shorten the life span.

SIGN BRACKETS

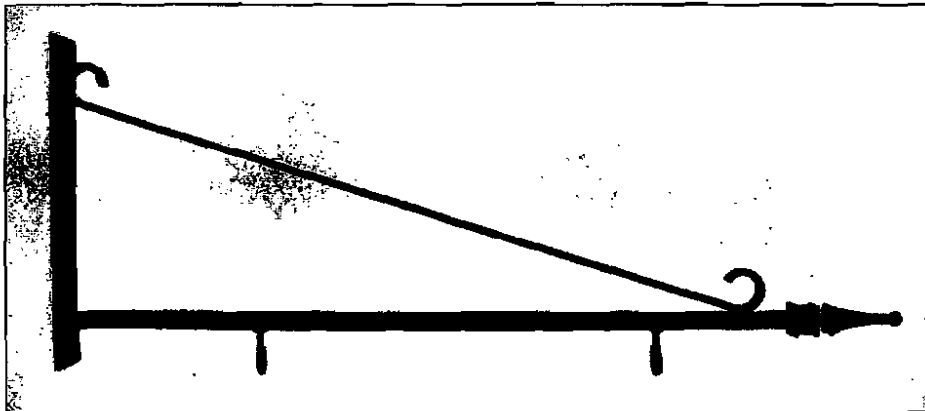
Arm Brackets

18" - 20" arm brackets are fabricated with a 1/2" square arm and 1 1/2" back plate.
21" - 42" have a 5/8" square arm and 2" back plate. Dimensions given include a 4" plastic spear point. Please specify hook location. **OTHER SIZES ARE AVAILABLE** (from 18" - 47"). *The bracket should be 6" or 7" longer than the sign.*

In stock brackets are only in these sizes, with specified hook spacing & black powder-coat finish.

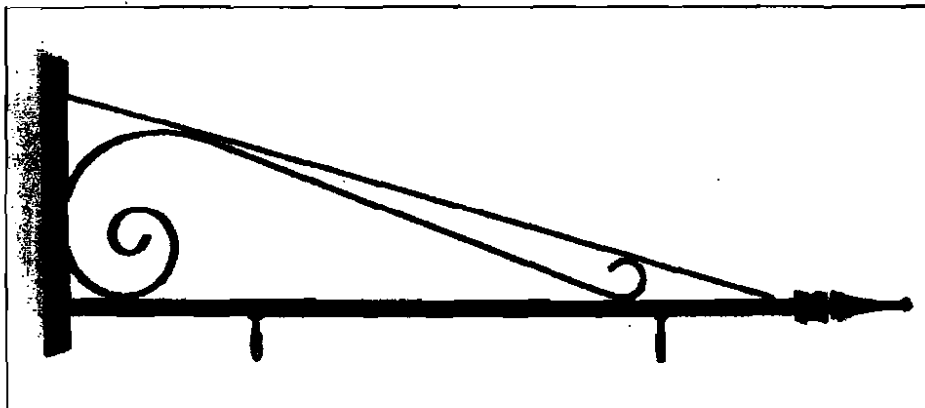
20"	hooks 8 inches apart
26"	hooks 12 inches apart
30"	hooks 14 inches apart
36"	hooks 20 inches apart
42"	hooks 22 inches apart

STYLE A



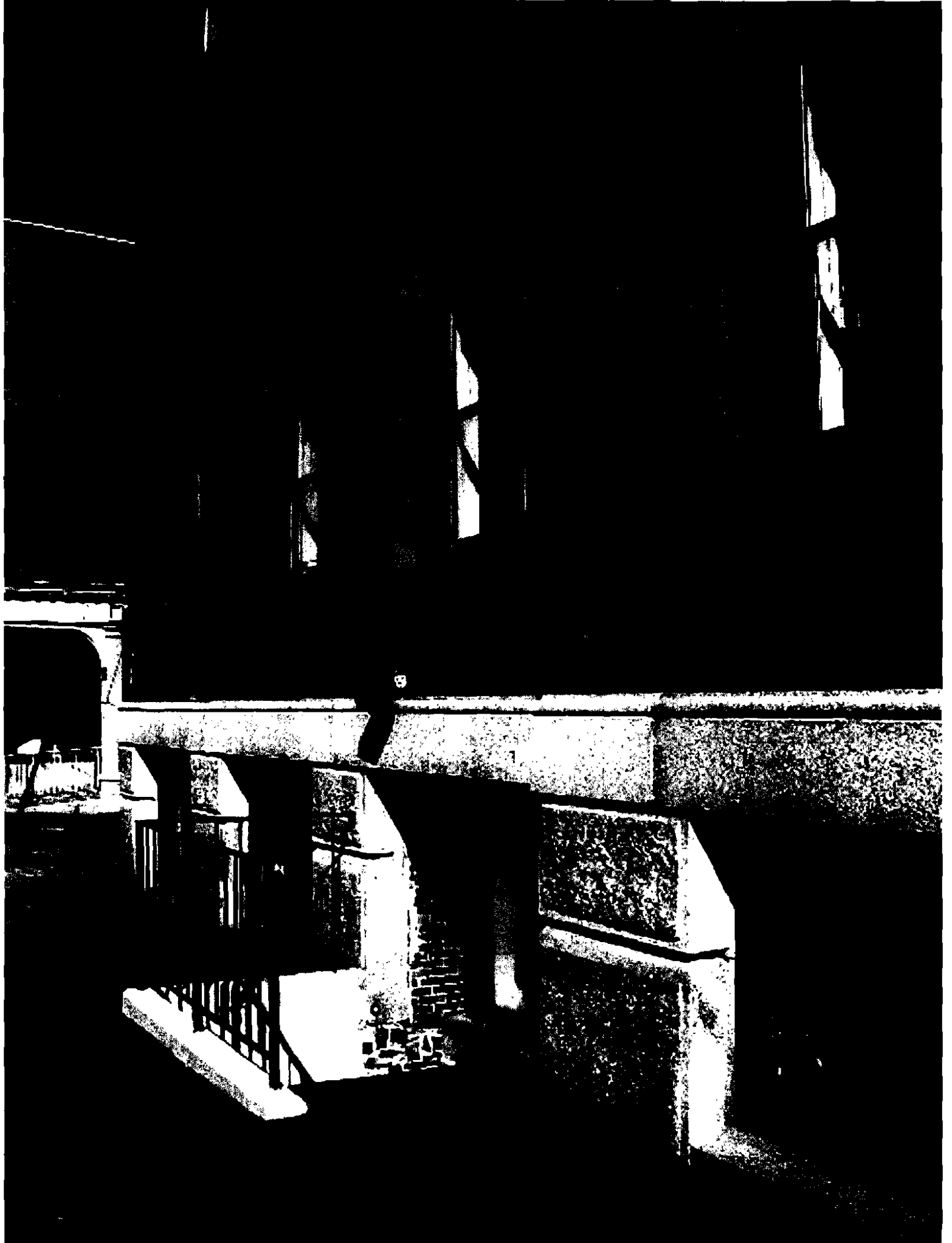
*** BE SURE TO CLOSE ALL HOOKS ON ARM BRACKETS ***

STYLE B



Large Size Arm Brackets

These are the same designs as above, but with larger and heavier materials. The arm is 1" square. The back plate is 1/4" x 4" stock. The Style A brace and the Style B brace and scroll are made from 1/4" x 3/4". The spear point is a 6" long casting. For best looks, these size brackets should be ordered 10" longer than the sign. Please specify hook location. **SIZES AVAILABLE FROM 48" TO 70"**.







EXAMPLE OF SIMILAR SIGN AND BRACKET

STONEWALL KITCHEN SIGN IS 60" (5 FEET)

OURS WILL BE 48" (4 FEET) WIDE



**DIRIGO
MANAGEMENT
COMPANY**

June 7, 2010

Ian Smith
d/b/a Trinket & Fern
57 Exchange Street
Portland, Maine 04101

RE: Proposed Exterior Sign for 172 Middle Street Retail Entrance

Dear Ian,

I have received your signage application and have review the various documents including the drawing of the proposed exterior sign. The design is excellent and is therefore approved.

As always, if you have any questions, please do not hesitate to call me.

Sincerely,

Peter S. Skapinsky, CPM
As Authorized Agent for the 57 Exchange Street LLC, Owner
peter@dirigomgmt.com



Individual Member



ONE CITY CENTER, PORTLAND, MAINE 04101-4009
TEL: (207) 871-1080 • FAX (207) 871-7189
E-MAIL: info@dirigomgmt.com
WEB SITE: www.dirigomgmt.com



CERTIFICATE OF LIABILITY INSURANCE

OP ID RR
TRINFER

DATE (MM/DD/YYYY)

06/08/10

PRODUCER Turner Barker Insurance 160 Preble Street Portland ME 04101 Phone: 207-773-8156 Fax: 207-773-6647	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.	
	INSURERS AFFORDING COVERAGE	NAIC #
INSURED Trinket and Fern Virginia Curit-Smith d/b/a 82 Fessenden Street Portland ME 04102	INSURER A: Peerless Insurance Co	18333
	INSURER B:	
	INSURER C:	
	INSURER D:	
	INSURER E:	

COVERAGES

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. AGGREGATE LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR	ADDT	LTR	INSRD	TYPE OF INSURANCE	POLICY NUMBER	POLICY EFFECTIVE DATE (MM/DD/YYYY)	POLICY EXPIRATION DATE (MM/DD/YYYY)	LIMITS	
A	X	X		GENERAL LIABILITY <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS MADE <input checked="" type="checkbox"/> OCCUR <input checked="" type="checkbox"/> H&NO GENL AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC	BOP3341269	04/26/10	04/26/11	EACH OCCURRENCE \$ 100000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 30000 MED EXP (Any one person) \$ 1500 PERSONAL & ADV INJURY \$ 100000 GENERAL AGGREGATE \$ 200000 PRODUCTS - COMP/OP AGG \$ 200000	
				AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS <input type="checkbox"/> NON-OWNED AUTOS				COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$	
				GARAGE LIABILITY <input type="checkbox"/> ANY AUTO				AUTO ONLY - EA ACCIDENT \$ OTHER THAN EA ACC \$ AUTO ONLY. AGG \$	
				EXCESS / UMBRELLA LIABILITY <input type="checkbox"/> OCCUR <input type="checkbox"/> CLAIMS MADE DEDUCTIBLE RETENTION \$				EACH OCCURRENCE \$ AGGREGATE \$ \$ \$	
				WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) <input type="checkbox"/> Y/N If yes, describe under SPECIAL PROVISIONS below				<input type="checkbox"/> WC STATUTORY LIMITS <input type="checkbox"/> OTHER E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$	
				OTHER					

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES / EXCLUSIONS ADDED BY ENDORSEMENT / SPECIAL PROVISIONS
 Certificate Holder is named as additional insured RE: Sign

CERTIFICATE HOLDER

CANCELLATION

CITY/OF P City of Portland 389 Congress St Portland ME 04101	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, THE ISSUING INSURER WILL ENDEAVOR TO MAIL <u>10</u> DAYS WRITTEN NOTICE TO THE CERTIFICATE HOLDER NAMED TO THE LEFT, BUT FAILURE TO DO SO SHALL IMPOSE NO OBLIGATION OR LIABILITY OF ANY KIND UPON THE INSURER, ITS AGENTS OR REPRESENTATIVES. AUTHORIZED REPRESENTATIVE <i>Robert A. [Signature]</i>
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