

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

Location of Construction: 422 Fore St		Owner: Brewster & Nick Harding		Phone: 845-8388		Permit No: 970541	
Owner Address: Box 40- Yarmouth ME 04096		Lessee/Buyer's Name: Maine Roasters Coffee Inc		Phone: 845-0995		Business Name:	
Contractor Name:		Address:		Phone:		<div style="border: 2px solid black; padding: 5px; text-align: center;"> PERMIT ISSUED Permit Issued: JUN - 4 1997 CITY OF PORTLAND </div>	
Past Use: retail bldg		Proposed Use: retail-coffee		COST OF WORK: \$ 500 -quoting PERMIT FEE: \$ 52.50			
Proposed Project Description: erect sign 4' diam - 12.5 sq ft erect awning				Signature: <i>[Signature]</i> Signature: <i>[Signature]</i>		Zone: CBL: 32-N-10 Zoning Approval:	
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: Approved <input type="checkbox"/> Approved with Conditions: <input type="checkbox"/> Denied <input type="checkbox"/>				Signature: _____ Date: _____		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: L Chase		Date Applied For: 3/3/97				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	

- 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..

PERMIT ISSUED WITH REQUIREMENT

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: _____ 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

CEO DISTRICT



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

Location of Construction: 422 Fore St		Owner: Brewster & Nick Harding		Phone: 846-0995		Permit No: 970541	
* Owner Address: - Lessee Box 40- Yarmouth ME 04096		* Lessee/Buyer's Name: Maine Roasters Coffee Inc		Phone: 846-0995		Business Name:	
Contractor Name:		Address:		Phone:		<div style="border: 2px solid black; padding: 5px; text-align: center;"> PERMIT ISSUED JUN - 4 1997 CITY OF PORTLAND </div>	
Past Use: retail bldg		Proposed Use: retail-coffee		COST OF WORK: \$ 600 -awning PERMIT FEE: \$ 52.50		INSPECTION: Use Group: B Type: 3B Signature: <i>Heffer</i>	
Proposed Project Description: erect sign 4' diam - 12.5 sq ft & erect awning		FIRE DEPT. <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied Signature: <i>HMM7</i>		PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions <input type="checkbox"/> Denied Signature: _____ Date: _____		Zone: CBL: B-3 Zoning Approval: <i>ok - 5/30/97</i> 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: L Chase		Date Applied For: 3/3/97					

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PERMIT ISSUED WITH REQUIREMENTS

- Zoning Appeal**
- Variance
 - Miscellaneous
 - Conditional Use
 - Interpretation
 - Approved
 - Denied

- Historic Preservation**
- Not in District or Landmark
 - Does Not Require Review
 - Requires Review
- Action:
- Approved
 - Approved with Conditions
 - Denied

① Awnings approved as per substitute proposal
 ② Final placement of projecting sign to be reviewed by staff

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SIGNATURE OF APPLICANT: *RAND SMITH* ADDRESS: _____ DATE: *3/2/97* 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

Date: *5/29/97*

DA.

CEO DISTRICT 2

A. Powell



SIGNAGE APPLICATION

ADDRESS: 422 FANE STREET 1ST & 2ND FLOOR. 1ST FLOOR RETAIL
 OWNER: NICK & BREWSTER HARDING 2ND FLOOR CORPORATE.
 APPLICANT: MAINE ROASTERS COFFEE
 ASSESSORS NO.: _____

B-3

- SINGLE TENANT LOT? YES: _____ NO: X
- MULTI-TENANT LOT? YES: X NO: _____
- FREESTANDING SIGN? YES: _____ NO: X DIMENSIONS: _____
- MORE THAN ONE SIGN? DIMENSIONS: _____
- BLDG. WALL SIGN? YES: X NO: _____ DIMENSIONS: 2' RADIUS
- MORE THAN ONE SIGN? DIMENSIONS: _____

LIST ALL EXISTING SIGNAGE, INCLUDING THEIR DIMENSIONS: 12" x 18" WOODEN
BLDG WALL SIGN "OLD PORT RUG"

- LOT FRONTAGE (IN FEET): 20'
- BLDG FRONTAGE (IN FEET): 20'
- AWNING? YES: X NO: _____ IS AWNING BACKLIT? YES: _____ NO: X
- HEIGHT OF AWNING: 8' CLEARANCE (BOTTOM TO GROUND) 30" HT.
- IS THERE ANY COMM. MESSAGE, TRADEMARK, OR SYMBOL ON IT? No.

PLEASE PROVIDE A SITE SKETCH AND A BUILDING SKETCH, SHOWING EXACTLY WHERE EXISTING AND NEW SIGNAGE IS LOCATED.

WE WILL NEED SKETCHES AND/OR PICTURES OF THE PROPOSED SIGNS INCLUDING STRUCTURAL COMPONENTS.

ORDER NO.
 CUSTOMER ORDER NO.
 CUSTOMER INVOICE NO.
 QUANTITY
 PRICE

MAINE FIRE ARMS
 1000
 1000

TRACK

FR SUNBRELLA®
 (UNBURNING FIRE RESISTANT)

1000
 1000
 1000



Ag. 2

Certificate of Flame Resistance



REGISTERED
APPLICATION
CONCERN NO.

MAINE ROASTERS COFFEE
1000 BROAD ST.
PORTLAND, ME 04101

MAINE ROASTERS COFFEE
1000 BROAD ST.
PORTLAND, ME 04101

MAINE ROASTERS COFFEE
1000 BROAD ST.
PORTLAND, ME 04101

MAINE ROASTERS COFFEE

X

The Flame Retardant Process Used Be Removed By Washing

Richard J. Clayton
RICHARD J. CLAYTON, M.D.S.



TO PLACE JUST OVER
AWNING CENTERED OVER
WINDOW.

- CARVED WOOD
- + LETTERS WHITE
- + BEAN WHITE
- + BACKGROUND BLACK
- + CUP: SAUCER RED.



Sign Elevation Scale- 1"=10"

1700

FAX TRANSMITTAL # of Pages
 TO: FROM: Dupe Capulin
 CO: MADE BAY CANNAS INC.
 DEPT: PHONE (207) 878-8588
 FAX # (207) 879-3112

*Proposed
 Sign Above's
 Overlapping*

check

at [unclear] See [unclear] [unclear]

*Rejected
 owner
 proposal*





February 28, 1997

City of Portland
389 Congress Street
Portland, Maine 04101

Re: Maine Roasters Coffee sign

To whom it may concern:

Port Salvors Ltd., with the companies partners being R. Brewster Harding and Sherwood M. Harding, own the building located at 422 Fore Street. This letter acknowledges the desire and grants permission to Maine Roasters Coffee to hang a sign, as indicated in the application to the City of Portland, on the building.

Sincerely,

A handwritten signature in cursive script that reads "S. M. Harding".

Sherwood "Nick" Harding
Partner



ADDENDUM CERTIFICATE OF LIABILITY INSURANCE

PRODUCER

GHM Agency, Inc.
877 Brighton Avenue
Portland ME 04103

INSURED

Maine Roasters, Inc.
82 Portland Street
Yarmouth ME 04098

COVERAGE

ADDENDUM
CERTIFICATE OF
EXCLUSION

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AS A MATTER OF INFORMATION
NOTES UPON THE CERTIFICATE
NO AMEND EXTEND IN-
CLUDED BY THE POLICIES BY LAW
REGARDING COVERAGE



CITY OF PORTLAND

City of Portland
Code Enforcement
Congress Street

ME 04101

CANCELLATION

IF YOU WANT TO CANCEL THIS POLICY, YOU MUST
FURNISH THE ISSUING COMPANY WITH
10 DAYS WRITTEN NOTICE TO THE CERTIFICATE HOLDER NAMED IN THE LEFT
BUT FAILURE TO MAIL SUCH NOTICE SHALL IMPOSE NO OBLIGATION OR LIABILITY
OF ANY KIND UPON THE COMPANY, ITS AGENTS OR REPRESENTATIVES

ESTIMATE - CONTRACT

SOLD TO: Maine Coffee Roasters

DEL ADDRESS: 411 Fore Street

Portland, Me.

DATE: 4/9/97

EST. DEL DATE: 3 Weeks

MAIL ADDRESS

FAX TRANSMITTAL	# of F
TO: <u>Pro Staff</u>	FROM
CO: _____	MAINE
DEPT: _____	PHON
FAX #: _____	FAX #
CITY/ST/PTS: _____	

5/29

Approved
awning
proposal
↓

Fax: 806-6758

Field
OR Sun
Black

3w awnings with
16" x 216"
" valance.

3w awnings with
) revealed 16" x 216"

with 16"

The frames will be welded. Brackets more than 30" apart.

Frames galvanized steel tubing. Rafter will be braced.

Frames will be mounted to rafter of roof. Frames in 16" above the sidewalk.

#1.

6'7 1/4"



FRAME: 7'2\"

#2

Approved awning
6'7 1/4"



FRAME: 7'2\"

BUILDING PERMIT REPORT

DATE: 2 June 97 ADDRESS: 422 Fore ST.
REASON FOR PERMIT: To erect sign & erect awning
BUILDING OWNER: Maine Roasters Coffee Inc.
CONTRACTOR: ↑
PERMIT APPLICANT: ↑ APPROVAL: *1/ ~~_____~~

CONDITION(S) OF APPROVAL

- X 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)
3. Precaution must be taken to protect concrete from freezing.
4. 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.
5. 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 ½ inch gypsum board or the equivalent applied to the garage means of ½ inch gypsum board or the equivalent applied to the garage side. (Chapter 4 Section 407.0 of the BOCA/1996)
6. 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) U.L. 103.
7. Guardrail & 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.
8. Headroom in habitable space is a minimum of 7'6".
9. 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.
10. The minimum headroom in all parts of a stairway shall not be less than 80 inches.
11. 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.
12. 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.
13. 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.
14. The boiler shall be protected by enclosing with (1) hour fire-rated construction including fire doors and ceiling, or by providing automatic extinguishment.
15. 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 19, 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 basementsIn addition to the required AC primary power source, required smoke detectors in occupancies in Use Groups R-2, R-3 and I-1 shall receive power from a battery when the AC primary power source is interrupted. (Interconnection is required)

16. 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.
17. The Fire Alarm System shall be maintained to NFPA #72 Standard.
18. The Sprinkler System shall maintained to NFPA #13 Standard.
19. All exit signs, lights, and means of egress lighting shall be done in accordance with Chapter 10 Section & Subsections 1023. & 1024. Of the City's building code. (The BOCA National Building Code/1996)
20. All construction and demolition debris must be disposed at the City's authorized reclamation site. The fee rate is attached. Proof of such disposal must be furnished to the office of Inspection Services before final Certificate of Occupancy is issued or demolition permit is granted.
21. 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".
22. 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 to the Division of Inspection Services.
23. This permit does not excuse the applicant from obtaining any license which may be needed from the City Clerk's office.
24. Ventilation shall meet the requirements of Chapter 12 Sections 1210. of the City's Building Code.
25. All electrical and plumbing permits must be obtained by a Master Licensed holders of their trade.

*26. The awning must be installed as per Historic Preservation conditions.

*27. The final placement of the projecting sign must be reviewed by Historic Preservation.

*28. Before installing or hanging the sign a structural design must be submitted and approved by this Division.


P. Samuel Hoffses, Chief of Code Enforcement

cc: Lt. McDougall, PFD
Marge Schmuckal

Ms. D. Andrews. SP.

