

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK
CITY OF PORTLAND

BUILDING DEPARTMENT

PERMIT

Permit Number: 090324

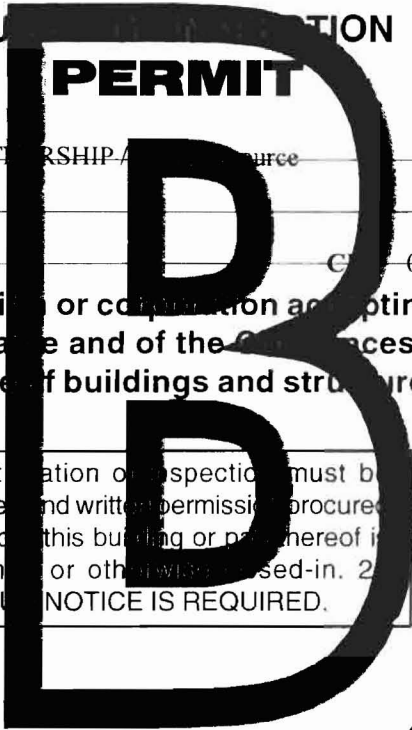
Please Read Application And Notes, If Any, Attached

This is to certify that 511 PLAZA LIMITED PARTNERSHIP is the source

has permission to Install 4 New Building Signs

AT 511 CONGRESS ST City of Portland ID 037 D002001

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 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

Thomas M. Mackley 5/15/09
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

SCANNED

City of Portland, Maine - Building or Use Permit Application

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

Permit No: 09-0324	Issue Date:	CBL: 037 D002001
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Location of Construction: 511 CONGRESS ST	Owner Name: 511 PLAZA LIMITED PARTNERS	Owner Address: ONE CANAL PLAZA	Phone: 207-871-1290
Business Name:	Contractor Name: Image Resource	Contractor Address: 9010 Farrow Road Columbia	Phone: 8037902121
Lessee/Buyer's Name	Phone:	Permit Type: Signs - Permanent	Zone: B-3

Past Use: Commercial/TD Bank	Proposed Use: Commercial/TD Bank- Install 4 New Building Signs - replace 2 signs - (9'6" x 14") - 2 new signs (20' 3 3/4" x 6' 8 1/2")	Permit Fee: \$638.50	Cost of Work: \$0.00	CEO District: 1
Proposed Project Description: Install 4 New Building Signs		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: B Type: <i>Seg</i> IBC 2003 Signature: <i>Jm 5/15/09</i>	
		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: 04/10/2009	Zoning Approval	
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<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><i>OK w/ condition</i> Date: <i>5/12/09</i> <i>ARM</i></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>Date: _____</p>	<p>Historic Preservation</p> <input checked="" type="checkbox"/> <i>Yes</i> 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><i>ARM</i> Date: _____</p>
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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: 09-0324	Date Applied For: 04/10/2009	CBL: 037 D002001
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Location of Construction: 511 CONGRESS ST	Owner Name: 511 PLAZA LIMITED PARTNERS	Owner Address: ONE CANAL PLAZA	Phone: 207-871-1290
Business Name:	Contractor Name: Image Resource	Contractor Address: 9010 Farrow Road Columbia	Phone: (803) 790-2121
Lessee/Buyer's Name	Phone:	Permit Type: Signs - Permanent	

Proposed Use: Commercial/TD Bank- Install 4 Building Signs - reface 2 signs (9'6" x 1'9") & 2 new signs (20'3 3/4" x 6'8 1/8")	Proposed Project Description: Install 4 Building Signs - reface 2 signs (9'6" x 1'9") & 2 new signs (20'3 3/4" x 6'8 1/8")
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Dept: Zoning **Status:** Approved **Reviewer:** Ann Machado **Approval Date:** 05/12/2009

Note: Application came in on 4/10/09 before new historic district went into effect. **Ok to Issue:**

Dept: Building **Status:** Approved with Conditions **Reviewer:** Tom Markley **Approval Date:** 05/15/2009

Note: **Ok to Issue:**

- 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:

4/15/2009-lmd: E-mailed Jason re: no payment submitted with the permit. Also they have 2 outstanding invoices that need to be paid. I am holding the permit application on my desk pending payment of all outstanding invoices

4/22/2009-lmd: Received payment in full for the 3 outstanding invoices

4/27/2009-amachado: Spoke to Jason. Need the wall area of the two walls since they are an upper floor tenant.

5/11/2009-amachado: Jason Prouse emailed me the square footage of the two walls.

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 **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 H. Maubley

Signature of Inspections Official

Date

5/15/02

Date

Mailed



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: <u>511 Congress St</u>		
Tax Assessor's Chart, Block & Lot Chart# Block# Lot#	Owner: <u>511 PLAZA INC.</u>	Telephone: <u>207-871-1290</u>
Lessee/Buyer's Name (If Applicable) <u>TO BANK UO JASON PRUUSE</u>	Contractor name, address & telephone: <u>TBO</u>	Total s.f. of signage x \$2.00 Per s.f. plus \$30.00/\$65.00 For I.D. signage= Total Fee: \$ _____ Awning Fee= cost of work _____ Total Fee: \$ _____
Who should we contact when the permit is ready: <u>JASON PRUUSE</u> phone: <u>803-760-8794</u>		
Tenant/allocated building space frontage (feet): Length: _____ Height: _____ Lot Frontage (feet) _____ Single Tenant or Multi Tenant Lot <u>Single</u> <u>(mult)</u>		
Current Specific use: <u>OFFICE BLDG.</u> If vacant, what was prior use: _____ Proposed Use: <u>Same</u>		
Information on proposed sign(s): * SEE ATTACHED Freestanding (e.g. pole) sign? Yes _____ No <input checked="" type="checkbox"/> Dimensions proposed: _____ Height from grade: _____ Bldg. wall sign? (attached to bldg) Yes <input checked="" type="checkbox"/> No _____ Dimensions proposed: _____		
Proposed awning? Yes _____ No <input checked="" type="checkbox"/> Is awning backlit? Yes _____ No <input checked="" type="checkbox"/> 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 <input checked="" type="checkbox"/> Dimensions: _____ Bldg. wall sign? (attached to bldg) Yes _____ No <input checked="" type="checkbox"/> Dimensions: _____ Awning? Yes _____ No <input checked="" type="checkbox"/> 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: <u>Emily Clark</u>	Date: <u>4/7/09</u>
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B-3 upper floor front.
1 per block + 1 per front.
5%

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

N01 - southeast 11,220 sf 5% = 561sf. = 135.63 proposed (OK)
 N02 - northwest 11,220 sf = 5% = 561sf = 135.63 (OK)
 ATMS sign area 100 x 20 = 2000 sf 5% = 100sf - signs. 16.63 x 2 = 33.26 (OK)



April 9, 2009

Ms. Lisa Danforth
City of Portland
389 Congress Street
Portland, ME 04101

APR 10 2009

Ms. Danforth,

Enclosed you will find a sign permit application and the necessary documentation for your review. This is pertaining to the TD Banknorth branch located at 511 Congress Street. TD Banknorth and its subsidiaries merged last year with Commerce Bank, NA, thus the new name of the combined branches is TD Bank. All stores in New England will receive new signs this fall. The scheduled time frame for this sign replacement is September of this year.

Please let me know what the fees will be upon review, and I will send a check for that amount quickly.

Should any questions arise, don't hesitate to contact me at the information listed below. Email and mobile phone are the best means to get in touch. Thank you for your time.

Respectfully,

A handwritten signature in black ink, appearing to read 'Jason E Prouse', written over a large, stylized, looped flourish.

Jason E Prouse
Regional Director
Image Resource Group

Phone: 803-790-2121
Fax: 803-790-2125
Mobile: 803-760-8794
Email: jprouse@imageresourcegroup.com

Encl.



APR 19 2009



America's Most Convenient Bank®

December 15, 2008

TO WHOM IT MAY CONCERN:

RE: TD Bank, NA Signage Conversion

Image Resource Group (IRG) has been contracted by TD Bank, NA to facilitate a signage and rebranding conversion project at all current TD Banknorth locations in the Mid-Atlantic & New England States.

Please accept this letter as authorization to allow Image Resource Group (IRG) to act as TD Bank, N.A.'s agent for the purposes of procuring all applicable permits and other municipal approvals required to implement the project as well as obtaining all necessary Landlord approvals of the sign changes as required by the applicable lease and any Landlord signatures needed on the original sign permit application(s).

Please contact me directly should you have any questions on this matter directly at (856) 470-3056.

Sincerely,
TD Bank, NA

Timothy Bretz

Timothy Bretz
US Real Estate Integration Project Manager

TB/hg

TD Bank
17000 Horizon Way
Mount Laurel, NJ 08054



September 23, 2008

511 Plaza, Inc.
c/o CB Richard Ellis/Boulos Property Management
One Canal Plaza
Portland, ME 04101

Attn: Amy Booth

Re: 511 Congress St, Portland, ME (Building and ATM)

Dear Amy Booth:

As you may know, TD Banknorth and its banking subsidiaries merged with Commerce Bank and will be installing new signage under our new name, TD Bank.

In accordance with the lease for the above referenced location this letter serves as our request for your consent to allow TD Bank to rebrand the signs at this location. The anticipated work will commence in the spring of 2009. All work shall be performed under the direction of the tenant, shall be at tenant's cost and shall be performed in a good workmanlike manner. The Bank's designated sign vendor will procure all applicable permits and other municipal approvals required to implement the project.

Please indicate your approval by signing below and returning a copy of this letter in the included prepaid envelope. Thank you for your attention to this matter. Please contact me @ 207-317-5103 should you have any questions or require additional information.

Sincerely,

Emily Clark

Emily Clark
AVP, Regional Capital Projects Manager

ACKNOWLEDGED and CONFIRMED, subject to successful review ^{approval}
Seen and Agreed to this 25th day of Sept 2008 Of specifications by LL
By: *Amy R Booth*
Print Name: Amy R Booth



Property Owner's Authorization Letter

I, We 511 Plaza, Inc. hereby authorize
Landlord

Emily Clark, AVP Representative for TD Bank
TD Bank designated person

To make application for a Signage permit for all freestanding & wall-mounted signage, that identifies the financial institution: at

511 Congress St, Portland, ME (Building and ATM)
Property location

[Signature]
Landlord-Signature

9-25-08
Date

September 2008

Personally appeared the above named AMY R. BOZ, AS Agent for 511 Plaza, Inc. as aforesaid, and acknowledged the forgoing instrument to be his/her free act and deed in his/her capacity.

Before me:

[Signature: Michelle L. Donovan]
Notary Public

Print Name:

MICHELLE L. DONOVAN
Notary Public, Maine
My Commission Expires July 6, 2012

My Commission expires:

From: Lisa Danforth
To: jprouse@imageresourcegroup.com
Date: 4/15/2009 11:25:02 AM
Subject: TD Bank Signs

Good Morning Jason,

I am in receipt of your permit application for new signage at 511 Congress Street. The total invoice amount for the signs is \$638.50. The permit will not be issued pending receipt of payment.

Also invoice 33711 in the amount of \$999.60

33710 in the amount of \$156.40

remain outstanding. These invoices will need to be paid as well prior to the issuance of any further permits. Please feel free to contact me if you have any questions or concerns.

Thank you and have a nice day.

Lisa

Lisa Danforth
City of Portland
Planning & Development Department
Inspection Services Division
P-207-874-8703
F-207-874-8716

an pd -



June 23, 2009

Ms. Jeanie Bourke
Division Director
Inspections Division
389 Congress Street
Room 315
Portland, ME 04101

JUL 27 2009

RE: TD Banknorth, 511 Congress St., Portland, ME 04101

31-D-2

Dear Ms. Bourke:

Your jurisdiction recently issued a permit for the TD Banknorth upcoming sign conversion (name change from TD Banknorth to TD Bank). At the time of the permit application, no contracts had yet been awarded for the installation. The permit was therefore issued in either the bank's name or to Image Resource Group.

The sign installation contracts have now been awarded. The sign installer will now assume the responsibility of closing out any necessary permits (building and/or electrical). This letter serves as notification that the sign installation for the referenced location has been awarded to:

Jim Pattison Industries Ltd. d/b/a/ Pattison Sign Group
2074 Perkins Street
Bristol, CT 06010

Enclosed you will find a copy of the contractor's Certificate of Insurance and a copy of the issued permit.

If there are any other steps that need to be taken to complete this process, please let us know as soon as possible. We very much appreciate your help in this matter.

Sincerely,

Arielle E. VanSyckel
Permit Procurement Assistant
803.790.2121

Enclosure

Ann Machado - TD Bank signs at 511 Congress St

From: Jason Prouse <jprouse@imageresourcegroup.com>
To: Ann Machado <amachado@portlandmaine.gov>
Date: 5/11/2009 1:11 PM
Subject: TD Bank signs at 511 Congress St

Ann,

The square footage on the wall face of the building where we have proposed new signs is as follows:

N01: wall square footage is 11,220 sq ft
N02: wall square footage is 11,220 sq ft

I have requested a Certificate of Insurance from TD Bank listing the City of Portland as additionally insured for this location as well as 2 Portland Square. They may send it to you directly, so if you don't see it within the next few days, please let me know and I will follow up accordingly.

Thanks,

--

Jason Prouse

Regional Director



**9010 Farrow Road
Columbia, SC 29203**

p: 803-790-2121

f: 803-790-2125

m: 803-760-8794



Satellite Image



Original photograph



Composite photograph with proposed signage

E01 East Elevation

Existing Signage:

Face-Illuminated Panel Sign
 Overall: 1'-2" tall 9'-6" wide
 Square Footage: 11.08 sq.ft.
 Lighting: TBD
 Transformers: TBD
 Electrical: 120V

Existing Fascia:

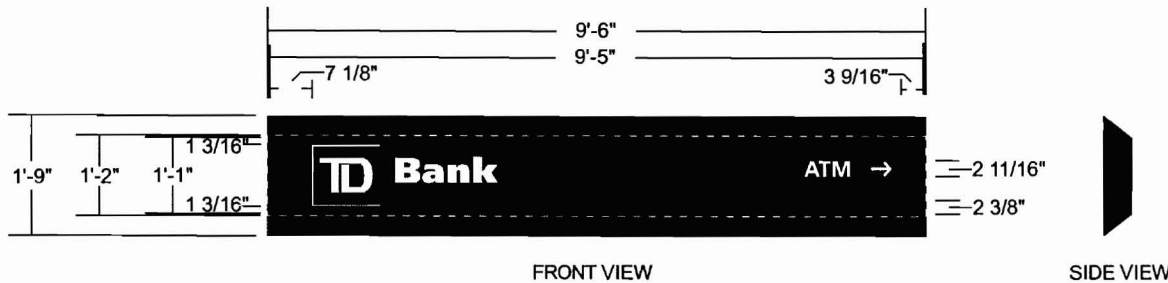
Material: TBD
 Condition: TBD
 SW Fascia Color: TBD

Fascia Restoration:

Level of Restoration TBD by Actual Site Conditions

Special Conditions

Technical Survey required prior to fabrication.



$1.75 \times 9.5 = 16.63 \text{ sq. ft.}$

T-AWN-BRANDED-14hx114w 11.08 sq.ft.
 .090" thick aluminum routed out and backed up with clear SG 308 Lexan.
 Vinyl graphics applied to first and second surface of lexan.



Original photograph



Composite photograph with proposed signage

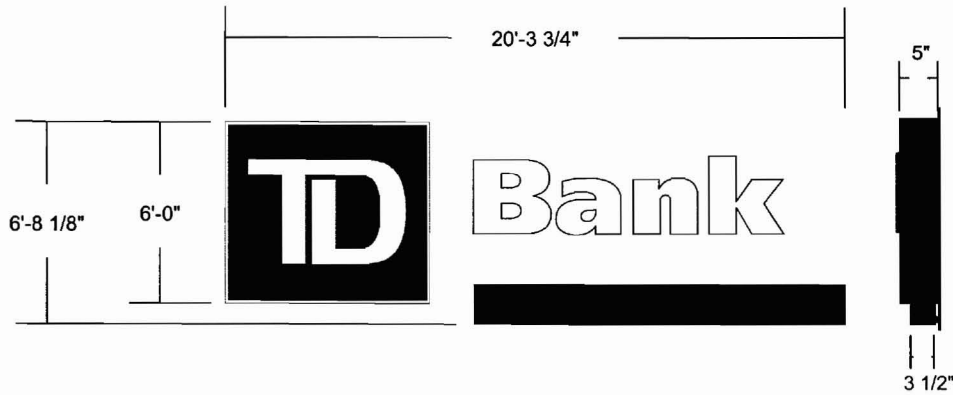
N01 South East Elevation

No Existing Signage
Existing Fascia:
 Fascia Material: Masonry

Special Conditions

No special conditions.

←
 ATM signs
 front face



FRONT VIEW

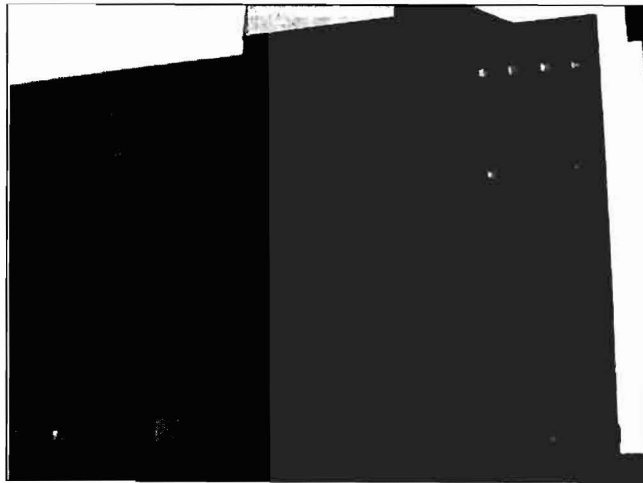
SIDE VIEW

$$243.75 \times 80.125 = 19530.468$$

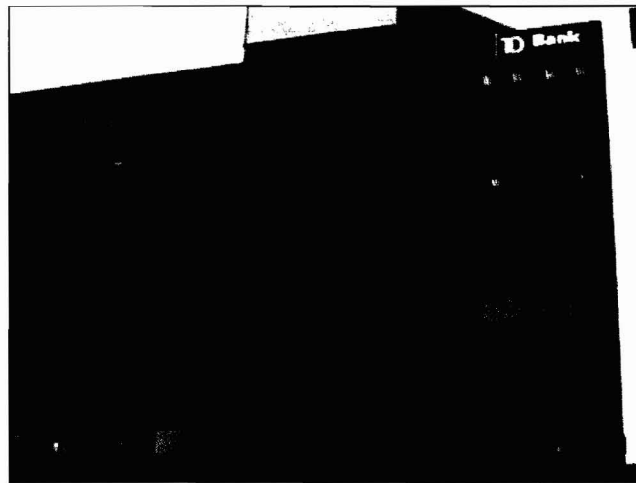
$$= 135.63 \text{ \textcircled{d}}$$

XCUS-T-CL-W-6'0"h 135.63 sq.ft.

LED-Illuminated Letterset 5" deep, race stripe 3 1/2" deep, flush mounted, face illuminated with perforated green vinyl applied to first surface of letterset to appear green in the day and illuminate white at night.



Original photograph



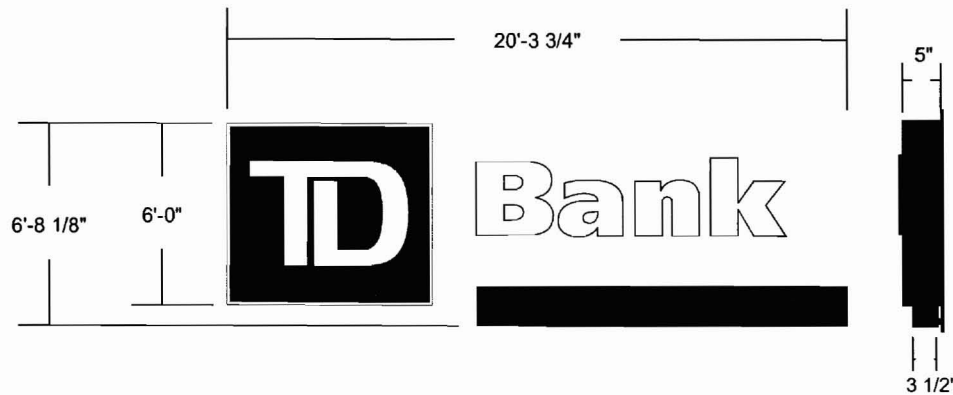
Composite photograph with proposed signage

N02 North West Elevation

No Existing Signage
 Existing Fascia:
 Fascia Material: Masonry

Special Conditions

No special conditions.

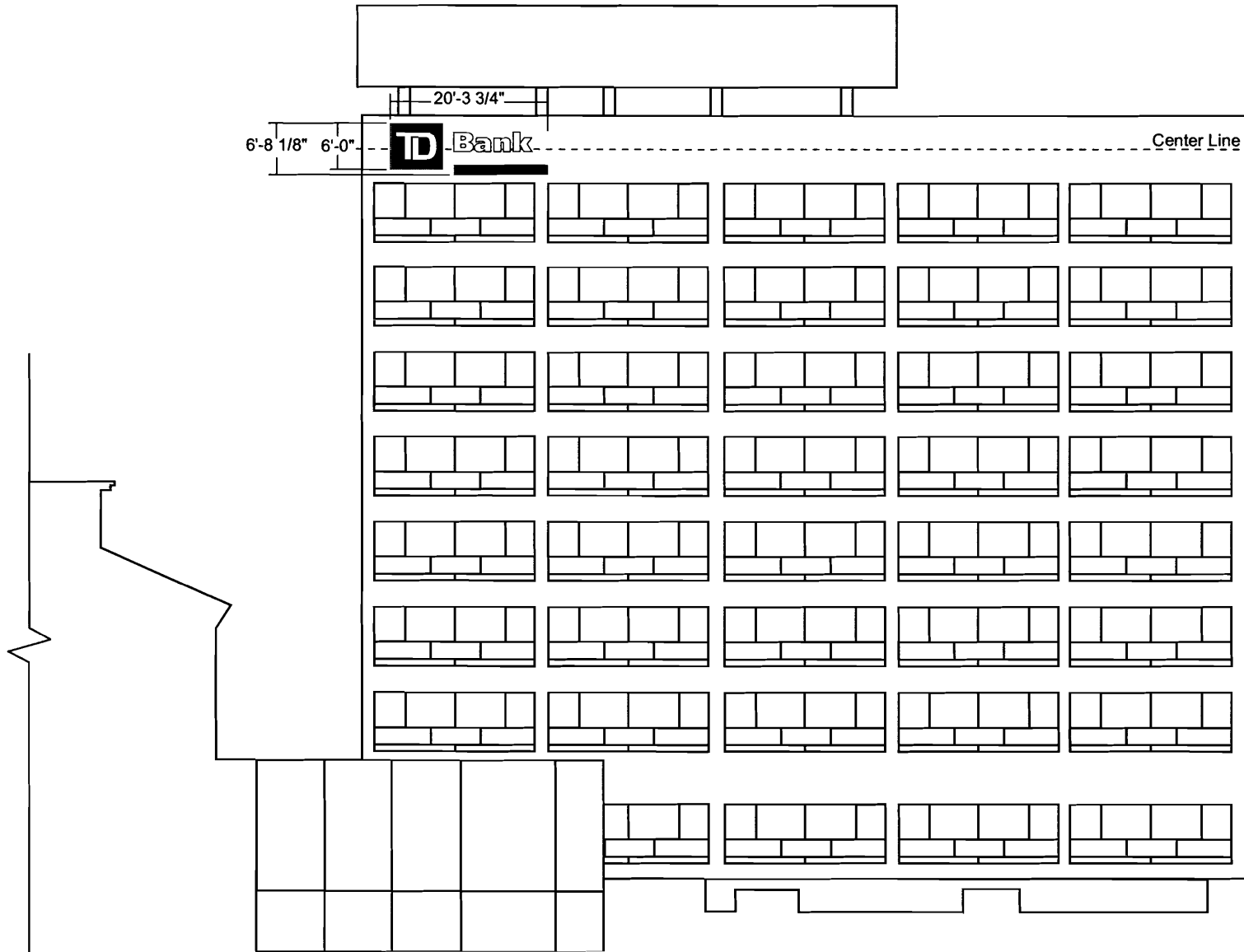


FRONT VIEW

SIDE VIEW

XCUS-T-CL-W-6'0"h 135.63 sq.ft.

LED-Illuminated Letterset 5" deep, race stripe 3 1/2" deep, flush mounted, face illuminated with perforated green vinyl applied to first surface of letterset to appear green in the day and illuminate white at night.



North Elevation
scale - 3/16" = 1'-0"



CERTIFICATE OF LIABILITY INSURANCE

37-D-002 # 09-0342
OP ID 1R
BANKN-2

DATE (MM/DD/YYYY)

09/30/09

PRODUCER TD Insurance, Inc. (SP) P.O. Box 406 Portland ME 04112-0406 Phone: 207-239-3500 Fax: 207-775-0339		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 TD Bank, N.A. 2059 Springdale Rd Cherry Hill NJ 08003		INSURERS AFFORDING COVERAGE	NAIC #
		INSURER A: Liberty Mutual Fire Ins. Co.	23035
		INSURER B: LIBERTY INTERN. UNDERWRITERS	
		INSURER C: Factory Mutual Insurance Co.	21482
		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	ADD'L 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	EB2611259595039	06/01/09	06/01/10	EACH OCCURRENCE	\$ 2,000,000
			<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY				DAMAGE TO RENTED PREMISES (Ea occurrence)	\$
			<input type="checkbox"/> CLAIMS MADE <input checked="" type="checkbox"/> OCCUR				MED EXP (Any one person)	\$
			X 100,000 Retention				PERSONAL & ADV INJURY	\$ 2,000,000
			GEN'L AGGREGATE LIMIT APPLIES PER:				GENERAL AGGREGATE	\$ 10,000,000
			<input type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC				PRODUCTS - COMP/OP AGG	\$ 2,000,000
A			AUTOMOBILE LIABILITY	AS2611259595049	06/01/09	06/01/10	COMBINED SINGLE LIMIT (Ea accident)	\$ 1,000,000
			<input checked="" type="checkbox"/> ANY AUTO				BODILY INJURY (Per person)	\$
			<input type="checkbox"/> ALL OWNED AUTOS				BODILY INJURY (Per accident)	\$
			<input type="checkbox"/> SCHEDULED AUTOS				PROPERTY DAMAGE (Per accident)	\$
			GARAGE LIABILITY				AUTO ONLY - EA ACCIDENT	\$
			<input type="checkbox"/> ANY AUTO				OTHER THAN AUTO ONLY: EA ACC	\$
							AUTO ONLY: AGG	\$
B			EXCESS / UMBRELLA LIABILITY	UMT0070304009	06/01/09	06/01/10	EACH OCCURRENCE	\$ 25,000,000
			<input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> CLAIMS MADE				AGGREGATE	\$ 25,000,000
			<input type="checkbox"/> DEDUCTIBLE					\$
			<input type="checkbox"/> RETENTION \$					\$
A			WORKERS COMPENSATION AND EMPLOYERS' LIABILITY	WA511D259595019	10/01/09	10/01/10	<input checked="" type="checkbox"/> WC STATUTORY LIMITS <input type="checkbox"/> OTHER	
			ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under SPECIAL PROVISIONS below				E.L. EACH ACCIDENT	\$ 1,000,000
							E.L. DISEASE - EA EMPLOYEE	\$ 1,000,000
							E.L. DISEASE - POLICY LIMIT	\$ 1,000,000
C			OTHER	SU469 1-19282	09/30/09	09/30/10	Location	\$15,000,000
			Property				Limit	

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES / EXCLUSIONS ADDED BY ENDORSEMENT / SPECIAL PROVISIONS

City of Portland is an Additional Insured in respects to the General Liability for the signs at 511 Congress St., Portland, ME location 90-day cancellation notice except 15 days for nonpayment of premium.

CERTIFICATE HOLDER

CITYP01

City of Portland
 attn: Ann Machado
 389 Congress St
 Portland ME 04101

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, THE ISSUING INSURER WILL ENDEAVOR TO MAIL 90 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

TD Insurance, Inc.

NOTEPAD:

INSURED'S NAME TD Bank, N.A.

BANKN-2

PAGE 3

OP ID 1R

DATE 09/30/09

Additional Interests:

Additional interests under the policy, consisting of, but not limited to mortgagees, lenders loss payees, loss payees, and additional named insureds, are covered in accordance with Certificates of Insurance issued to such interests and on file with the Company.

Loss Adjustment and Loss Payment: Losses shall be adjusted with and made payable to or as directed by TD Bank, N.A. The receipt by the payee so designated shall constitute a release in full of all liability with respect to such loss.

Coverage as per written contract.

Primary coverage and Waiver of Subrogation where required by written contract.

This policy includes the following:

Blanket Building and Personal Property including Signs and Glass, Additions and Alterations. Builder's Risk Real Property, including new buildings and additions under construction at an Insured location, in which the Insured has an insurable interest.

Real and Personal Property Covered

Peril: All Risk

Coverage in force is subject to limits of liability, deductibles and all conditions in the policy.

Time Element: Gross Rental Insurance, Extra Expense, Leasehold Interest

Valuation: Repair or Replacement Cost

Demolition and Increased Cost of Construction

Agreed Amount

Windstorm

Earthquake

Flood

United States Certified Terrorism

FACTORY MUTUAL INSURANCE COMPANY

165 Commerce Valley Drive West
Suite 500
Thornhill, ON L3T 7V8
905-763-5555

POLICY INFORMATION FORM

This Policy Information Form confirms the stated coverage as of the date issued and does not amend, extend or alter the coverage offered by the policies listed herein.

TITLE OF INSURED:

THE TORONTO-DOMINION BANK ET AL, TD BANK, N.A.

Policy No: SU386

Effective: 30-Sep-2008

Account No: 1-19282

Expires: 30-Sep-2009

Description & Location of Property Covered:

Real and Personal Property
TD Bank, N.A.
511 Congress Street
PORTLAND, ME 041013482

Index No: 000000.00
Ins Loc: 1479

COVERAGE IN FORCE: (Subject to limits of liability, deductibles and all conditions in the policy)

Insurance Provided:
PROPERTY DAMAGE

Peril:
ALL RISK

Limit of Liability:
\$156,942

THIS POLICY INSURES THE FOLLOWING KINDS OF PROPERTY:

Termination of Insurance: If this policy is terminated for non-payment of premium the Statutory Conditions shall govern. If this policy is Terminated by the Insured for any other reason the notice periods required by the Statutory Conditions shall be changed to read ninety (90) days whether given registered mail or personally delivered.

Loss Adjustment and Loss Payment: Losses shall be adjusted with and made payable to or as directed by The Toronto-Dominion Bank. The receipt by the payee so designated shall constitute a release in full of all liability with respect to such loss.

This Certificate is issued as Proof of Insurance only to:

Attn: Machado, Ann
City of Portland
389 Congress Street, Portland, ME 04101-3509

with respect to Real and Personal Property at:

511 Congress St., Portland, ME

Mailing:

ATTN: MACHADO, ANN
CITY OF PORTLAND
389 CONGRESS STREET
PORTLAND, ME 041013509

PIF Number: 00780-001

BY John Hua
Authorized Signature/Date

1 of 2 John Hua 05-Jun-2009

MARSH

Certificate of Insurance



MARSH MERCER KROLL
GUY CARPENTER OLIVER WYMAN

No. JPG-2009-18-S2

Dated: May 18, 2009

This document supersedes any certificate previously issued under this number

This is to certify that the Policy(ies) of insurance listed below ("Policy" or "Policies") have been issued to the Named Insured identified below for the policy period(s) indicated. This certificate is issued as a matter of information only and confers no rights upon the Certificate Holder named below other than those provided by the Policy(ies).

Notwithstanding any requirement, term or condition of any contract or any other document with respect to which this certificate may be issued or may pertain, the insurance afforded by the Policy(ies) is subject to all the terms, conditions and exclusions of such Policy(ies). This certificate does not amend, extend or alter the coverage afforded by the Policy(ies). Limits shown are intended to address contractual obligations of the Named Insured.

Limits may have been reduced since Policy effective date(s) as a result of a claim or claims.

Certificate Holder: TD Bank Financial Group Corporate Insurance 1701 Route 70 East, 4th Floor Cherry Hill, NJ 08034	Named Insured and Address: Jim Pattison Industries Ltd. d/b/a Pattison Sign Group 8 Miller Avenue Edmundston, NB E3V 4H4
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This certificate is issued regarding:

Installations at various locations in the state of Maine as per attached list.

Type(s) of Insurance	Insurer(s)	Policy Number(s)	Effective/Expiry Dates	Sums Insured Or Limits of Liability
COMMERCIAL GENERAL LIABILITY <ul style="list-style-type: none"> • Products and/or Completed Operations • Cross Liability • Protective Liability • Blanket Contractual Liability • Contingent Employer's Liability • Non-Owned Automobile Liability as per Statutory Form S.P.F. No. 6 	AIG Commercial Insurance Company of Canada	RMGL 3811599	May 01, 2009 to May 01, 2010	Each Occurrence \$2,000,000 Products-Completed Operations Aggregate \$2,000,000
AUTOMOBILE <ul style="list-style-type: none"> • S.E.F. 5 • All automobiles owned by, leased to and/or registered in Canada in the name of the Named Insured 	AIG Commercial Insurance Company of Canada	RMBA 3811424	May 01, 2009 to May 01, 2010	or Excess of Government Plans to \$2,000,000 subject to a \$10,000 Deductible Third Party Liability \$2,000,000
UMBRELLA <ul style="list-style-type: none"> • in excess of Scheduled Underlying Insurances 	AIG Commercial Insurance Company of Canada	BE 125 8632	May 01, 2009 to May 01, 2010	Inclusive Limit each Occurrence and Annual Aggregate \$17,000,000
CRIME	AIG Commercial Insurance Company of Canada	01-824-40-24	May 01, 2009 to May 01, 2010	Limit of Liability - Employee Dishonesty \$10,000,000
PROPERTY ALL RISKS <ul style="list-style-type: none"> • All Risks including Flood and Earthquake • Business Interruption 	Canadian Industrial Risk Insurers Lloyd's of London ACE INA Insurance Arch Insurance Company	MP09-0014	May 01, 2009 to May 01, 2010	All Risks coverage to full replacement value

Additional information:

Automobile coverage information is for Canadian vehicles only.

It is hereby understood and agreed that TD Bank Financial Group and Image Resource Group is added as an Additional Insured, with respect to the above-noted general liability coverages, but only as their interest may appear with respect to the operations of the Named Insured described above.

It is hereby understood and agreed that TD Bank Financial Group and Image Resources Group is added as an Additional Insured, with respect to the above-noted crime coverage, but only as their interest may appear with respect to the operations of the Named Insured described above.

MARSH

Certificate of Insurance

 MARSH MERCER KROLL
GUY CARPENTER OLIVER WYMAN

No. **JPG-2009-18-S2** Dated: **May 18, 2009**
This document supersedes any certificate previously issued under this number

Notice of cancellation:

The insurer(s) affording coverage under the policies described herein will not notify the certificate holder named herein of the cancellation of such coverage.

Marsh Canada Limited

800 - 550 Burrard Street
Vancouver, BC V6C 2K1
Telephone: 604-443-3521
Fax: 604-685-3112
karen.a.clouston@marsh.com

Marsh Canada Limited

By: *K Clouston*

Karen Clouston