



DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND

BUILDING PERMIT

This is to certify that Leavitt and Parris Inc

Located At 477 CONGRESS ST

has permission to Awning w/ Signage

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statues of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of the buildings and structures, and of the application on file in the department.

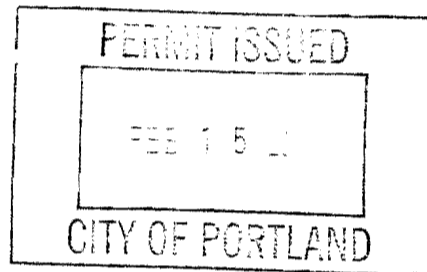
Notification of inspection and written permission procured before this building or part thereof is lathed or otherwise closed-in. 48 HOUR NOTICE IS REQUIRED.

A final inspection must be completed by owner before this building or part thereof is occupied. If a certificate of occupancy is required, it must be procured prior to occupancy.

Fire Prevention Officer

Code Enforcement Officer / Plan Reviewer

THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY.
PENALTY FOR REMOVING THIS CARD.



City of Portland, Maine - Building or Use Permit Application

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

Job No: 2011-01-311-SIGN	Date Applied: 1/20/2011	CBL: 037 - - F - 022 - 001 - - - - -	
Location of Construction: 477 CONGRESS (Suite 16W)	Owner Name: * 477 TIME & TEMPERATURE LLC	Owner Address: 101 RICHARDSON ST BROOKLYN, NY - NEW YORK 11211	Phone: 772-0688
Business Name:	Contractor Name: Leavitt and Parris Inc.	Contractor Address: 256 READ ST PORTLANDMAINE04103	Phone:
Lessee/Buyer's Name: Chris O'Brien	Phone: 229-3086	Permit Type: AWNING W/SIGN - Awning with Signage	Zone: B-3
Past Use: Retail - Antique Store "Turncotte & Cohen"	Proposed Use: Retail - used bookstore "Books Re-Visited"	Cost of Work:	CEO District:
		Fire Dept: <input type="checkbox"/> Approved <input type="checkbox"/> Denied <input checked="" type="checkbox"/> N/A	Inspection: Use Group: Type: 5.5 200,000.00 Signature: <i>[Signature]</i>
Proposed Project Description: 477 Congress "Books ReVisited" - awning w/signage		Pedestrian Activities District (P.A.D.)	
Permit Taken By:		Zoning Approval	

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 informatin 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	yes
<input type="checkbox"/> Wetlands	<input type="checkbox"/> Miscellaneous	<input type="checkbox"/> Not in Dist or Landmark
<input type="checkbox"/> Flood Zone	<input type="checkbox"/> Conditional Use	<input type="checkbox"/> Does not Require Review
<input type="checkbox"/> Subdivision	<input type="checkbox"/> Interpretation	<input type="checkbox"/> Requires Review
<input type="checkbox"/> Site Plan	<input type="checkbox"/> Approved	<input type="checkbox"/> Approved
<input type="checkbox"/> Maj <input type="checkbox"/> Min. <input type="checkbox"/> MM	<input type="checkbox"/> Denied	<input checked="" type="checkbox"/> Approved w/Conditions
Date: OK w/condition 1/25/11 ABM	Date:	Date: 1/28/11 <i>D. Andrews</i>

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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PORTLAND MAINE

Strengthening a Remarkable City, Building a Community for Life • www.portlandmaine.gov

Director of Planning and Urban Development
Penny St. Louis Littell

Job ID: 2011-01-311-SIGN

Located At: 477 CONGRESS

CBL037 - - F - 022 - 001 - - - -

Conditions of Approval:

Zoning

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

Building

1. Signage Installation to comply with Chapters 31 & 32 of the IBC 2009 building code.
2. Separate permits are required for any electrical, plumbing, sprinkler, fire alarm HVAC systems, heating appliances, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process
3. Fastener schedule per IBC, 2009.
4. **3202.2.3 Awnings.** The vertical clearance from the public right-of-way to the lowest part of any *awning*, including valances, shall be 7 feet (2134 mm) minimum.

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 Inspections 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.**

1. Final - Commercial

The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OF 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.

Job Summary Report
Job ID: 2011-01-311 SIGN

Report generated on Jan 21, 2011 3:51:03 PM

Job Type:	Signs	Job Description:	477 Congress "Books ReVisited"	Job Year:	2011
Building Job Status Code:	Initiate Plan Review Historic	Pin Value:	511	Tenant Name:	
Job Application Date:		Public Building Flag:	N	Tenant Number:	
Estimated Value:		Square Footage:	3.75		
Related Parties:		* 477 TIME & TEMPERATURE LLC		<i>Property Owner</i>	
		Leavitt and Parris - Leavitt and Parris Inc		<i>GENERAL CONTRACTOR</i>	
		Parris Inc			

Job Charges

Fee Code Description	Charge Amount	Permit Charge Adjustment	Net Charge Amount	Payment Date	Receipt Number	Payment Amount	Payment Adjustment Amount	Net Payment Amount	Outstanding Balance
Signs - Historic District	\$75.00		\$75.00						\$75.00

Location ID: 5656

Location Details									
Alternate Id	Parcel Number	Census Tract	GIS X	GIS Y	GIS Z	GIS Reference	Longitude	Latitude	
004218	037 F 022 001		M				-70.259881	43.657193	
Location Type		Subdivision Code	Subdivision Sub Code	Related Persons	Address(es)				
1					477 CONGRESS STREET WEST				
Location Use Code	Variance Code	Use Zone Code	Fire Zone Code	Inside Outside Code	District Code	General Location Code	Inspection Area Code	Jurisdiction Code	
OFFICE & BUSINESS SERVICE		NOT APPLICABLE	B-3		Historic District		DISTRCT 4	CENTRAL BUSINESS DISTRICT	
Structure Details									
Structure: Loc id 00005655 Alt id 002361									
Occupancy Type Code:									
Structure Type Code	Structure Status Type	Square Footage	Estimated Value	Address					
Stores & Customer Services (Mercantile)	6	8102,16		477 CONGRESS STREET WEST					
Longitude	Latitude	GIS X	GIS Y	GIS Z	GIS Reference	User Defined Property Value			
0	0	M							

Permit #: AWNING W/SIGN-890

Job Summary Report
Job ID: 2011-01-311-SIGN

Report generated on Jan 21, 2011 3:51:03 PM

Permit Data								
Location Id	Structure Description	Permit Status	Permit Description	Issue Date	Reissue Date	Expiration Date		
5656	Mixed Use Commercial	Initialized	Awning w/ Signage					
Inspection Details								
Inspection Id	Inspection Type	Inspection Result Status	Inspection Status Date	Scheduled Start Timestamp	Result Status Date	Final Inspection Flag		
Fees Details								
Fee Code Description	Charge Amount	Permit Charge Adjustment	Permit Charge Adj Remark	Payment Date	Receipt Number	Payment Amount	Payment Adjustment Amount	Payment Adj Comment
Signs	\$37.50							



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>Time & Temp Building - awning to be installed</u> <u>477 Congress St. - w/ 16w. above Preble St. entrance</u>		
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>37</u> <u>F</u> <u>022</u>	Owner: <u>Boulos Co.</u> <u>Portland, ME</u>	Telephone: <u>772-0688</u>
Lessee/Buyer's Name (If Applicable)	Contractor name, address & telephone: <u>Leavitt and Parris, Inc.</u> <u>256 Read St.</u> <u>Portland, ME 04103</u>	Total s.f. of signage x \$2.00 Per s.f. plus \$30.00 \$65.00 For H.D. signage= Total Fee: \$ _____ Awning Fee= cost of work _____ Total Fee: \$ _____
Who should we contact when the permit is ready: <u>Chris O'Brien</u> phone: <u>229-3086</u>		
Tenant/allocated building space frontage (feet): Length: <u>21'</u> Height: _____ Lot Frontage (feet) _____ Single Tenant or Multi Tenant Lot _____		
Current Specific use: <u>Books Revisited - used bookstore</u> If vacant, what was prior use: <u>warehouse - retail</u> Proposed Use: _____		
Information on proposed sign(s): Freestanding (e.g., pole) sign? Yes ___ No ___ Dimensions proposed: _____ Height from grade: _____ Bldg. wall sign? (attached to bldg) Yes ___ No ___ Dimensions proposed: _____		
Proposed awning? Yes <input checked="" type="checkbox"/> No ___ Is awning backlit? Yes ___ No <input checked="" type="checkbox"/> Height of awning: <u>89" H</u> Length of awning: <u>52"</u> Depth: <u>25"</u> Is there any communication, message, trademark or symbol on it? Yes <input checked="" type="checkbox"/> 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 ___ 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.		

3.75 x 2 + 30 + 75 = 112.50

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>Christina O'Brien</u>	Date: <u>1/5/11</u>
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This is not a permit; you may not commence ANY work until the permit is issued.

2 x 21 = 42 ft proposed. 4.5 ft high (OB)



Signage/Awning Permit Application Checklist

All of the following information is required and must be submitted. Checking off each item as you prepare your application package will ensure your package is complete and will help to expedite the permitting process.

- Certificate of Liability listing the City as additional insured if any portion of the sign abuts or encroaches on any public right of way, or can fall into any public right of way.
- Letter of permission from the owner indicating the permissions granted and the tenant/space building frontage.
- A sketch plan of lot indicating location of buildings, driveways and any abutting streets or rights of way, lengths of building frontages, street frontages and all existing setbacks. Please indicate on the plan all existing and proposed signs with their dimensions and specific locations. Be sure to include distance from the ground and building façade dimensions for any signage attached to the building.
- A sketch or photo of any proposed sign(s) indicating content, dimensions, materials, source of illumination, construction method as well as specifics of installation/attachment.
- Certificate of flammability required for awning or canopy.
- N/A A UL# is required for lighted signs at the time of final inspection.
- Pre-application questionnaire completed and attached.
- N/A Photos of existing signage
- Details for sign fastening, attachment or mounting in the ground.

Permit fee for signage or awning-with-signage: \$30.00 plus \$2.00 per square foot of sign.

Permit fee for awning-without-signage is based on cost of work:
\$30.00 for the first \$1,000.00, \$10.00 per additional \$1,000.00 of cost.

Base application fee for any Historic District signage is \$65.00.

Ann Machado - RE: Question about Books Re-Visited at 477 Congress Street

From: "Lattari, Shay" <slattari@boulos.com>
To: 'Ann Machado' <AMACHADO@portlandmaine.gov>
Date: 1/24/2011 4:11 PM
Subject: RE: Question about Books Re-Visited at 477 Congress Street

They were tenants before I worked for Boulos. Not sure why they would have used a different address. All of our tenants typically use the 477 address or have PO boxes.

Try searching for Turcotte & Cohen on Preble St. It is possible they could have used a different address for their business. The Suite we have listed for Books Re-Visited is 16W.

From: Ann Machado [mailto:AMACHADO@portlandmaine.gov]
Sent: Monday, January 24, 2011 4:03 PM
To: Lattari, Shay
Subject: RE: Question about Books Re-Visited at 477 Congress Street

Thanks.

Is there a different address for that particular tenant (different from 477 Congress) or a unit number?

Ann

>>> "Lattari, Shay" <slattari@boulos.com> 1/24/2011 3:16 PM >>>

Hi Ann -

Turncotte & Cohen was after Portland Dine Around. It was the owner of the building at that time and she had an antique store.

Hope that helps!

Shay

From: Ann Machado [mailto:AMACHADO@portlandmaine.gov]
Sent: Monday, January 24, 2011 3:03 PM
To: Lattari, Shay
Subject: Question about Books Re-Visited at 477 Congress Street

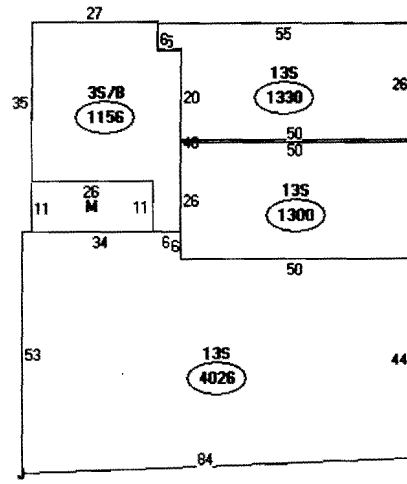
Shay -

I spoke to Chris O'Brien, but I had one question that she couldn't answer.

Who was the previous tenant for that space? Chris thought that it was Portland Dine Around, but I need to know how the space was used. Books Re-Visited is considered retail, but I don't know if Portland Dine Around was used as office space or if people went in and actually purchased the coupon books there.

Thanks.

Ann Machado
Zoning Specialist
(207) 874-8709



prob

Descriptor/Area
A:086 6769 sqft
B:086 2630 sqft
C:034 8098 sqft
D:053 8098 sqft
E:053 8098 sqft
F:053 6942 sqft
G:053 6556 sqft
H:ELEVATOR ELECTRIC PASNGR 875000 sqft
I:ELEVATOR ELECTRIC PASNGR 875000 sqft
J:SPRINKLER SYS WET 107194 sqft
K:135 4026 sqft

Consists.

ACORD™ CERTIFICATE OF LIABILITY INSURANCE		DATE (MM/DD/YY) 12/30/2010				
PRODUCER MEDICAL MUTUAL INS. CO. OF MAINE ONE CITY CENTER, PO BOX 15275 PORTLAND, ME 04112-5275		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 HOMEHEALTH-VISITING NURSES OF SOUTHERN MAINE 15 INDUSTRIAL PARK ROAD SACO, ME 04072		INSURERS AFFORDING COVERAGE INSURER A: MEDICAL MUTUAL INS. CO. OF MAINE 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 POLICES 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 LTR	ADD'L NSRD	TYPE OF INSURANCE	POLICY NUMBER	POLICY EFFECTIVE DATE (MM/DD/YY)	POLICY EXPIRATION DATE (MM/DD/YY)	LIMITS
A		GENERAL LIABILITY <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC	ME HCP 003050	10/01/2010	10/01/2011	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 3,000,000 PRODUCTS - COMP/OP AGG \$ 1,000,000
		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 <input type="checkbox"/> DEDUCTIBLE <input type="checkbox"/> RETENTION \$				EACH OCCURRENCE \$ AGGREGATE \$ \$ \$
		WORKER'S COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? If yes, describe under SPECIAL PROVISIONS below				<input type="checkbox"/> WC STATU-TORY LIMITS <input type="checkbox"/> OTH-ER EL EACH ACCIDENT \$ EL DISEASE - EA EMPLOYEE \$ EL DISEASE - POLICY LIMIT \$
		OTHER				
DESCRIPTION OF OPERATIONS/LOCATIONS/VEHICLES/EXCLUSIONS ADDED BY ENDORSEMENT/SPECIAL PROVISIONS EVIDENCE OF COVERAGE						
CERTIFICATE HOLDER CITY OF PORTLAND 389 CONGRESS STREET 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 30 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>Terrance J. Sheehan, M.D.</i> , PRESIDENT		

November 1, 2010

To Whom It May Concern:

Please be advised that our tenant, Books Re-Visited, through its contractor Leavitt & Paris has the permission of the Landlord – 477 Time & Temperature, LLC to install an awing over their exterior shop entrance at 477 Congress Street.

All costs associated with this installation shall be the responsibility of Books Re-Visited.

If you need anything further please do not hesitate to contact me. I can be reached at (207) 772-0688 or slattari@boulos.com.

Shay Lattari
Assistant Property Manager
CBRE/Boulos Property Management
as Managing Agent for the Landlord

Certificate of Flame Resistance



REGISTERED APPLICATION CONCERN No.

F-06901

ISSUED BY

HERCULITE PRODUCTS, INC.
WEBLON DIVISION
PO BOX 435
EMIGSVILLE PA 17318
-000-0000

Date Work Performed

5/07/07

This is to certify that the materials described on the reverse side hereof have been flame-retardant treated (or are inherently nonflammable).

FOR ASTRUP COMPANY AT 2937 WEST 25th STREET

CITY CLEVELAND STATE OHIO 44113

Certification is hereby made that: (Check "a" or "b")

(a) The articles described on the reverse side of this Certificate have been treated with a flame-retardant chemical approved and registered by the State Fire Marshal and that the application of said chemical was done in conformance with the laws of the State of California and the Rules and Regulations of the State Fire Marshal.

Name of chemical used _____ Chem. Reg. No. _____

Method of application _____

(b) The articles described on the reverse side hereof are made from a flame-resistant fabric or material registered and approved by the State Fire Marshal for such use.

Trade name of flame-resistant fabric or material used REINFRCD VINYL Reg. No. F-06901

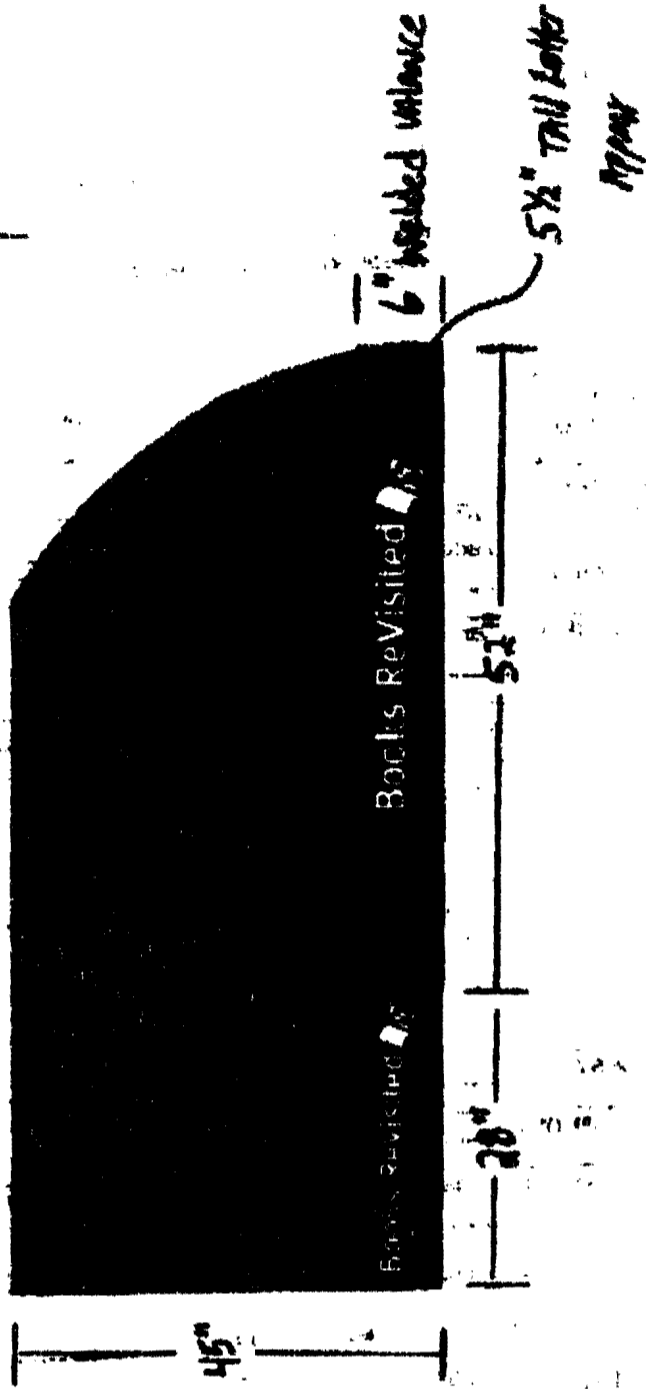
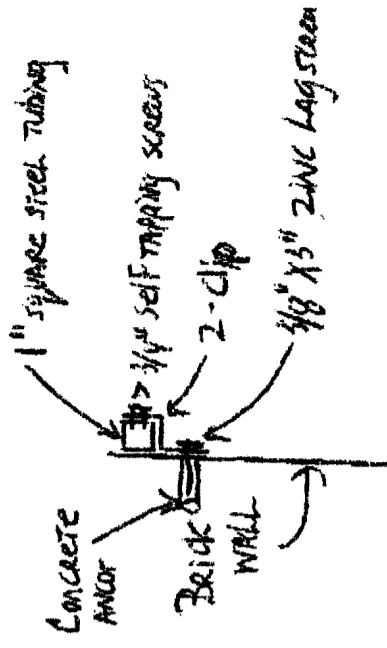
The flame Retardant Process Used WILL NOT Be Removed By Washing
(will or will not)

PETER COHEN
Name of Production Superintendent

By STEPHANIE MUMMERT, Q C MANAGER
Title

*Webster Vinyl
vinyl substrate
not skiving
does not appear
as furniture.*

ATTACHMENT DETAIL



*Remove
staples
in Sun wall*

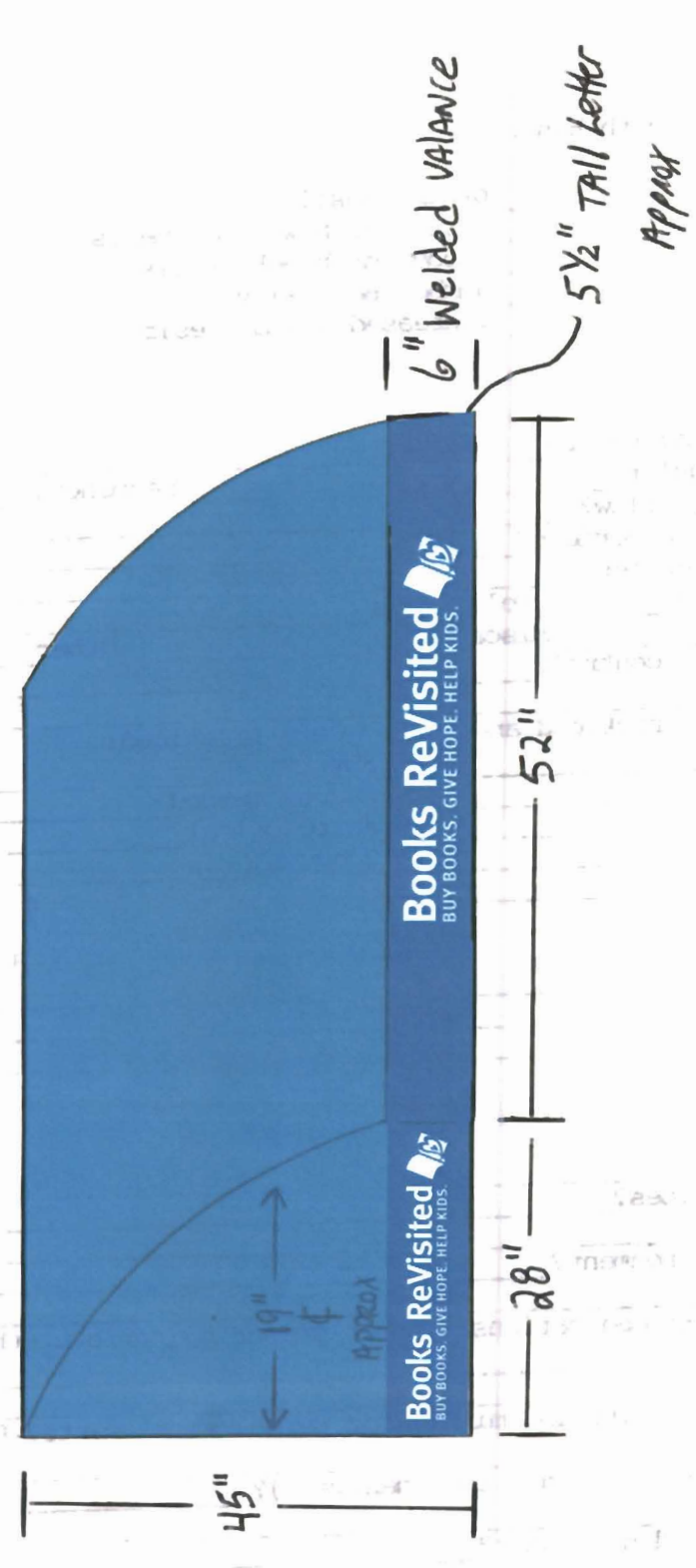


$$52 \times 6 = 312$$

$$28 \times 6 = 168 \quad 312 - 168 = 144$$

$$\frac{144}{4} = 36$$

$$4.5 \text{ ft}$$





CITY OF PORTLAND, MAINE
Department of Building Inspections

Original Receipt

1-20 20 11

Received from Home Health

Location of Work 477 Congress

Cost of Construction \$ _____ Building Fee: _____

Permit Fee \$ _____ Site Fee: _____

Certificate of Occupancy Fee: _____

Total: 112.50

Building (I1) Plumbing (I5) Electrical (I2) Site Plan (U2)

Other #101311-SIGN

CBL: _____

Check #: 0064 **Total Collected s** 112.50

**No work is to be started until permit issued.
Please keep original receipt for your records.**

Taken by: JS

WHITE - Applicant's Copy
YELLOW - Office Copy
PINK - Permit Copy