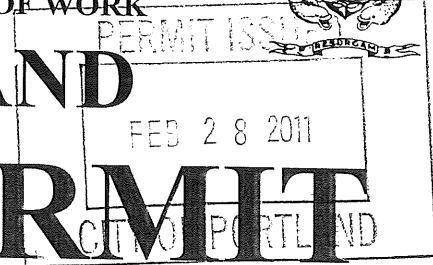




DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

BUILDING PERMIT



This is to certify that **Everett Chambers**

Located At **51 OAK ST.**

has permission to **Install an A-Frame Sidewalk Sign**

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 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.

SCANNED



Asmara

Homemade, Fresh Food

SPECIALS

- 16 Lamb withokra
- 9 Beef Spicy *Friday*
- 20 Kale *11/3*
- Lentils *Stir-fry*
- 5 Shio

MA 170

Asmara

Homemade, Fresh Food

SPECIALS

- 16 Lamb with okra
- 9 Peri Peri
- 20 Kari greg
- 24 Kari greg
- 27 Kari greg



CITY OF PORTLAND, MAINE
Department of Building Inspections

Original Receipt

_____ 12 20 11 _____

Received from AS Murco Building

Location of Work 21 Oak St

Cost of Construction \$ _____ Building Fee: _____

Permit Fee \$ _____ Site Fee: _____

Certificate of Occupancy Fee: _____

Total: 115

Building (IL) ___ Plumbing (I5) ___ Electrical (I2) ___ Site Plan (U2) ___

Other _____

CBL: 39-11-11

Check #: CC Total Collected \$ 115

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

Taken by: [Signature]

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



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>51 Oak St. Portland, ME</u>		
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>037 14014 0001</u>	Owner: <u>Everett Chambers LP</u>	Telephone:
Lessee/Buyer's Name (If Applicable) <u>Asmeret Teklu Asmara Restaurant 51 Oak St. Portland, ME 04101</u>	Contractor name, address & telephone:	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 <u>n/a</u> Total Fee: \$ _____
Who should we contact when the permit is ready: <u>Asmeret Teklu</u> phone: <u>253-5122</u>		
Tenant/allocated building space frontage (feet): Length: <u>15.5'</u> Height: <u>1st fl</u> Lot Frontage (feet) _____ Single Tenant or Multi Tenant Lot: <u>Multi</u>		
Current Specific use: <u>Restaurant</u> If vacant, what was prior use: _____ Proposed Use: _____		
Information on proposed sign(s): <u>Sidewalk Sign A-frame</u> Freestanding (e.g., pole) sign? Yes <input checked="" type="checkbox"/> No _____ Dimensions proposed: _____ Height from grade: _____ Bldg. wall sign? (attached to bldg) Yes _____ No _____ Dimensions proposed: _____		
Proposed awning? Yes _____ No <input checked="" type="checkbox"/> 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 <input checked="" type="checkbox"/> No _____ Dimensions: _____ Bldg. wall sign? (attached to bldg) Yes <input checked="" type="checkbox"/> No _____ Dimensions: <u>unsure</u> 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.		

511
5110130175
EX 2

RECEIVED
NOV - 5 2011
BUILDING INSPECTIONS
CITY OF PORTLAND

Landlord Submitted
Sign Permit for current
Sign

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>[Signature]</u>	Date: <u>12-8-10</u>
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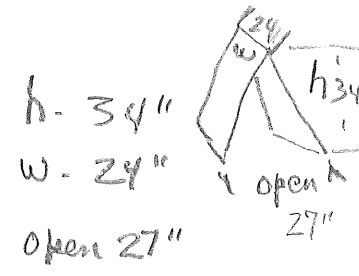
This is not a permit; you may not commence ANY work until the permit is issued.



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.
freestanding plastic light
- Certificate of flammability required for awning, canopy or banner.
- A UL# is required for lighted signs at the time of final inspection.
- 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.



**DIRIGO
MANAGEMENT
COMPANY**

December 6, 2010

Asmeret Teklu
Asmara's Restaurant
51 Oak St.
Portland, ME 04101

Dear Asmeret:

Please let this letter serve as landlord's approval for the proposed A-Frame sign you wish to use on the sidewalk in front of the restaurant to display you're specials.

If you have any questions, please do not hesitate to give me a call.

Sincerely,

Kathi Nickerson
Property Manager



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

BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

or email: buildinginspections@portlandmaine.gov

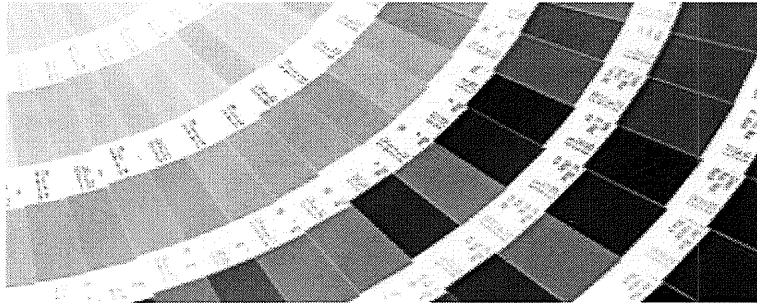
With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the city of Portland Inspections Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need 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. Sign Location

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.



[home](#) | [our company](#) | [our work](#) | [our services](#) | [case studies](#) | [contact us](#)



[who we are](#)

[capabilities](#)

[equipment](#)

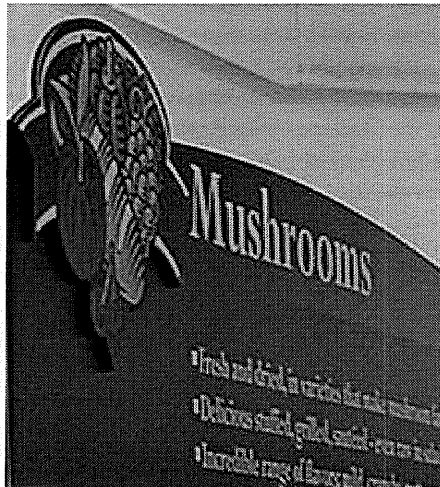
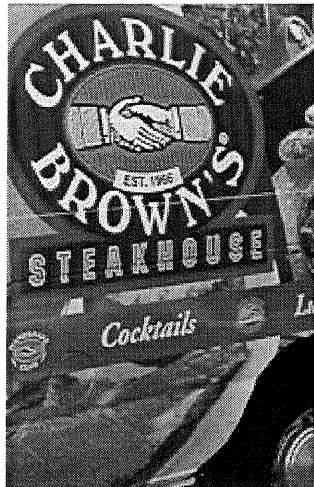
[FAQ](#)

[contact us](#)

Capabilities

Mr. Signs can project manage multiple locations involving décor, branding, manufacturing, fleet and design. Whether your plan involves a single location or is a national roll-out, we have the expertise and experience to ensure a smooth and seamless process from start to finish with dynamic results.

We assess each project from concept to on-going maintenance. Our designers, installers and management team work in unison to recommend the ideal design and layout for a strategic, streamlined and effective portrayal of your brand. Our staffing and technical resources are deep. From a simple single small-scale project to a complex national branding initiative we ensure that your project is completed to your satisfaction. It's our guarantee.



500 Forest Avenue, Portland, Maine 04103 T 207.878.1100 F 207.878.1110 info@mrsignsinc.com [Admin Login](#)

510AKST - conditions

1. All sidewalk signs shall be removed when the business is closed or while any snow or ice exists on the walkway within eight feet of the sign in any direction. All sidewalk signs shall be located near the curb rather than the building face. The sidewalk shall maintain a width of no less than 4 1/2 feet of unobstructed sidewalk width perpendicular to major flows. For a single tenant listing, the maximum width is 24 inches or less if needed for the 4.5 feet of unobstructed sidewalk width. The maximum height of a sidewalk sign is 40 inches to the top of the sign in place. The minimum height of a sidewalk sign is 30 inches to the top of the sign in place.



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: 2011-01-218-SIGN

Located At: 51 OAK

CBL037 - - H - 014 - 001 - - - - -

Conditions of Approval:

Zoning

1. All sidewalk signs shall be removed when the business is closed or while any snow or ice exists on the walkway within eight feet of the sign in any direction. All sidewalk signs shall be located near the curb rather than the building face. The sidewalk shall maintain a width of no less than 4 1/2 feet of unobstructed sidewalk width perpendicular to major flows. For a single tenant listing, the maximum width is 24 inches or less if needed for the 4.5 feet of unobstructed sidewalk width. The maximum height of a sidewalk sign is 40 inches to the top of the sign in place. The minimum height of a sidewalk sign is 30 inches to the top of the sign in place.

Building

1. This structure is exempt from building code requirements.

Job Summary Report
Job ID: 2011-01-218-SIGN

Report generated on Jan 5, 2011 3:00:01 PM

Job Type:	Signs	Job Description:	51 Oak Sidewalk sign in historic	Job Year:	2010
Building Job Status Code:	Initiate Plan Review Historic	Pin Value:	380	Tenant Name:	
Job Application Date:		Public Building Flag:	N	Tenant Number:	
Estimated Value:		Square Footage:	5		
Related Parties:		CHAMBERS EVERETT		<i>Property Owner</i>	

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	\$40.00		\$40.00						\$40.00
Signs - Historic District	\$75.00		\$75.00						\$75.00

Location ID: 5700

Location Details

Alternate Id	Parcel Number	Census Tract	GIS X	GIS Y	GIS Z	GIS Reference	Longitude	Latitude
H39292	037 H 014 001		M				-70.261376	43.655094

Location Type	Subdivision Code	Subdivision Sub Code	Related Persons	Address(es)
1				51 OAK 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
HOTEL & MOTEL 5th floor rest.		NOT APPLICABLE			Historic District		DISTRICT 2	CENTRAL BUSINESS DISTRICT

Structure Details

Structure: Loc id 00005699 Alt id 000131

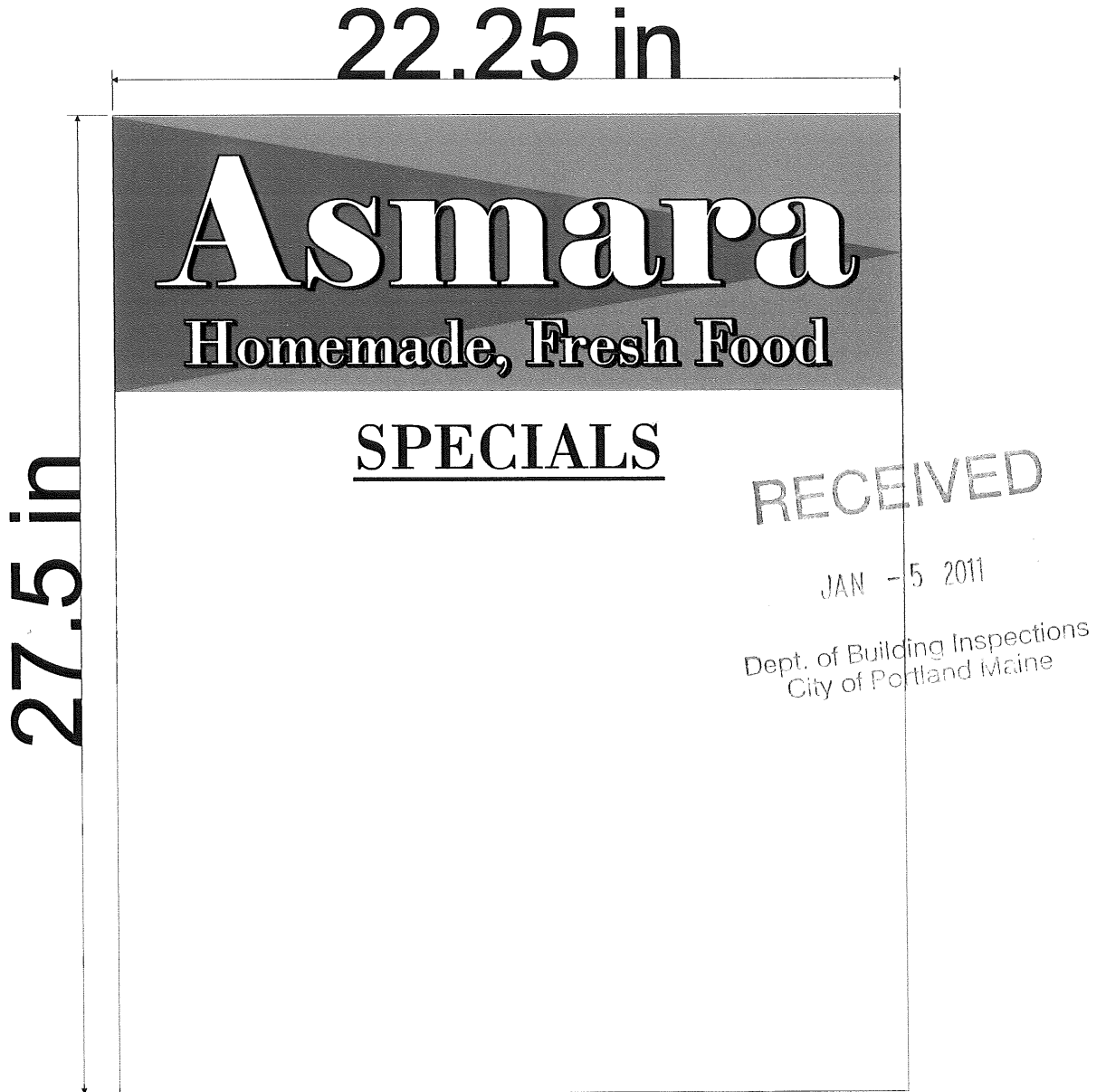
Occupancy Type Code:

Structure Type Code	Structure Status Type	Square Footage	Estimated Value	Address
CONVERSION	6	4704,48		51 OAK STREET WEST

Longitude	Latitude	GIS X	GIS Y	GIS Z	GIS Reference
0	0	M			

User Defined Property Value

Structure: Loc id 000050488 Alt id H39292



It is your responsibility to proof your design *carefully*. Please look closely for spelling and content errors. Any post-production errors will be corrected at your cost.

Reference No. 22593	Scale: n/a	Prepared by: AS	Sales Rep: RS	Approved by:	Page <u>1</u> of <u>1</u>
Date: 11-09-10	Notes: (1) Simpo Sign II Aframe sign with coro faces			© 2010 Mr. Signs, Inc. This design is the property of Mr. Signs, Inc. All production and duplication rights are reserved by Mr. Signs, Inc. This printout has been designed for your personal use and is not to be used outside your organization or exhibited in any fashion.	
Prepared for:					