

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

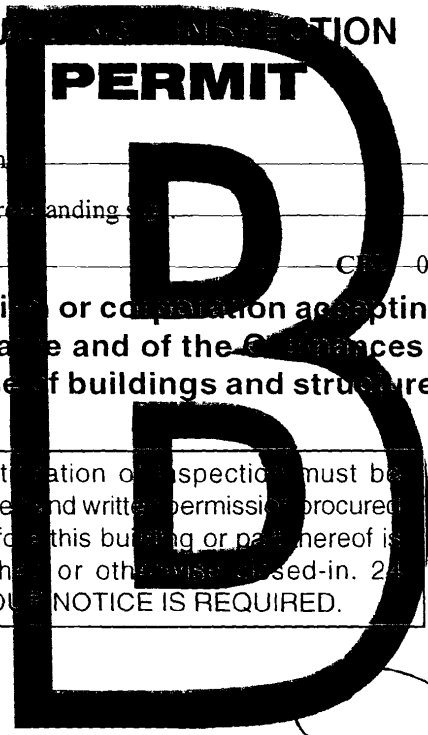
CITY OF PORTLAND

BUILDING INSPECTION

PERMIT

Permit Number: 091165

Please Read Application And Notes, If Any, Attached



This is to certify that Greater Portland Landmarks/n
has permission to Replace existing 21.6 sq. ft. fire standing s
AT 93 High St CE 039 E008001

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 lathed or otherwise closed-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

Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

PERMIT ISSUED

OCT 29 2009

City of Portland

City of Portland, Maine - Building or Use Permit Application

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

| | | |
|------------------------------|--------------------|----------------------------|
| Permit No: 09-1165 | Issue Date: | CBL: 039 E008001 |
|------------------------------|--------------------|----------------------------|

| | | | |
|---|--|--|-------------------------------|
| Location of Construction: 93 High St | Owner Name: Greater Portland Landmarks | Owner Address: 93 High Street | Phone: 207-774-5561 |
| Business Name: Greater Portland Landmarks | Contractor Name: n/a | Contractor Address: Portland | Phone: |
| Lessee/Buyer's Name: | Phone: 207-774-5561 | Permit Type: Signs - Permanent | Zone: B-3 |

| | | | | |
|--|--|--|---|---------------------------|
| Past Use: Office & Business Services /Greater Portland Landmarks <i>use established on #09-0749</i> | Proposed Use: Greater Portland Landmarks / Replace existing 21.6 sq.ft. freestanding sign. | Permit Fee: \$108.20 | Cost of Work: \$0.00 | CEO District: 1 |
| Proposed Project Description: Replace existing 21.6 sq.ft. freestanding sign. | | FIRE DEPT: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied <i>N/A</i> Signature: | INSPECTION: Use Group: <i>U</i> Type: <i>Sign</i> <i>IBC 2003</i> Signature: <i>[Signature]</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: gg | Date Applied For: 10/21/2009 | Zoning Approval | | |
|-------------------------------|--|------------------------|--|--|

| | | | |
|---|--|---|--|
| <ol style="list-style-type: none"> 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 checked="" type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Date: <i>10/29/09</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 <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: <i>10/29/09</i> |
| | <i>review under section 14-36B.5.9</i> | | <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.

PERMIT ISSUED

| | | | |
|---|---------|------------------|-------|
| SIGNATURE OF APPLICANT | ADDRESS | DATE | PHONE |
| | | OCT 29 2009 | |
| RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE | | DATE | PHONE |
| | | 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: 09-1165 | Date Applied For: 10/21/2009 | CBL: 039 E008001 |
|------------------------------|--|----------------------------|

| | | | |
|---|--|--|-------------------------------|
| Location of Construction: 93 High St | Owner Name: Greater Portland Landmarks | Owner Address: 93 High Street | Phone: 207-774-5561 |
| Business Name: Greater Portland Landmarks | Contractor Name: n/ a | Contractor Address: Portland | Phone: |
| Lessee/Buyer's Name | Phone: 207-774-5561 | Permit Type: Signs - Permanent | |

| | |
|--|---|
| Proposed Use: Greater Portland Landmarks / Replace existing 21.6 sq.ft. freestanding sign. | Proposed Project Description: Replace existing 21.6 sq.ft. freestanding sign. |
|--|---|

| | | | |
|--|---|----------------------------------|---|
| Dept: Historic | Status: Approved with Conditions | Reviewer: Deborah Andrews | Approval Date: 10/29/2009 |
| Note: | | | Ok to Issue: <input checked="" type="checkbox"/> |
| 1) Color scheme of proposed sign to be finalized in consultation with Historic Preservation Staff. | | | |
| Dept: Zoning | Status: Approved | Reviewer: Marge Schmuckal | Approval Date: 10/29/2009 |
| Note: Deb Andrews approved under section 14-368.5(g). | | | Ok to Issue: <input checked="" type="checkbox"/> |
| Dept: Building | Status: Approved with Conditions | Reviewer: Tammy Munson | Approval Date: 10/30/2009 |
| Note: | | | Ok to Issue: <input checked="" type="checkbox"/> |
| 1) Signage Installation to comply with Chapters 31 & 32 of the IBC 2003 building code. | | | |
| Dept: Planning | Status: Approved | Reviewer: Deborah Andrews | Approval Date: 10/29/2009 |
| Note: | | | Ok to Issue: <input checked="" type="checkbox"/> |

Comments:
 10/21/2009-gg: left message with Hilary, need the name of business, name of sign company and proof of new ownership??? Gg
 10/23/2009-mes: I do not find a free-standing sign permit in our files. Will give to Deb A. To review for both Historic and free-standing sign in B-3 under section #14-369.5.g.

PERMIT ISSUED

OCT 29 2009

City of Portland

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

Date

Signature of Inspections Official

Date

PERMIT ISSUED

OCT 29 2009

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: 93 High Street | | |
| Tax Assessor's Chart, Block & Lot Chart# Block# Lot# 39 E 008001 | Owner: Greater Portland Landmarks, Inc. 93 High St, Portland ME 04101 | Telephone: 774-5561 |
| Lessee/Buyer's Name (If Applicable) | Contractor name, address & telephone: | Total s.f. of signage x \$2.00 Per s.f. plus \$30.00 (65.00) <i>10.8 each side</i> For H.D. signage= Total x 2 Fee: \$43.20 Awning Fee= cost of work _____ Total Fee: \$108.20 |

Who should we contact when the permit is ready: Hilary Bassett phone: 774 5561 or 7981864

Tenant/allocated building space frontage (feet): Length: _____ Height: _____
 Lot Frontage (feet) _____ Single Tenant or Multi Tenant Lot _____

Current Specific use: office

If vacant, what was prior use: _____
 Proposed Use: _____

RECEIVED
OCT 19 2009
 Dept. of Building Inspections
 City of Portland Maine
**Received by mail*

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 _____ No 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): existing
 Freestanding (e.g., pole) sign? Yes No _____ Dimensions: 34 1/2" x 64 1/2" w, on side posts
 Bldg. wall sign? (attached to bldg) Yes _____ No _____ Dimensions: _____
 Awning? Yes _____ No Sq. ft. area of awning w/communication: _____ 78 1/2" tall

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>Hilary P. Bassett</u> <i>Executive Director, Greater Portland Landmarks Inc.</i> | Date: <u>10/5/09</u> |
|--|----------------------|

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.

- NA* 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.
- NA* Letter of permission from the owner indicating the permissions granted and the tenant/space building frontage. *applicant is the owner*
- 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.
- NA* Certificate of flammability required for awning or canopy.
- NA* A UL# is required for lighted signs at the time of final inspection.
- Pre-application questionnaire completed and attached.
- 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.

Sidewalk Signs

Design, Location and Construction Standards

Quantity

One sign per establishment for each street frontage having a public entrance, provided that all dimension and location standards are met. When standards would not otherwise permit a sign, a sign may consist of multiple listings.

Sign Dimensions

Single Listing: Maximum width is 24 inches or such lesser width sufficient to retain 4 ½ feet of unobstructed sidewalk width perpendicular to major flows. Maximum height is 40 inches to top of sign in place. Minimum height is 30 inches to top of sign in place.

Multiple Listings: Maximum width is 30 inches or such lesser width sufficient to retain 4 ½ feet of unobstructed sidewalk width perpendicular to major flows. Maximum height is 40 inches to top of sign in place. Minimum height is 30 inches to top of sign in place.

Location

Minimum distance between signs is 20 feet. Maximum distance of sign from public entrance of advertiser is 20 feet. The City may vary these distances for exceptional physical circumstances where public safety and streetscape aesthetics will be maintained. However, under no circumstances shall signs obstruct vehicular stops, benches, fire hydrants or other street visual amenities. Signs shall be located near the curb rather than the building face.

Materials and Graphics

All signs shall be of an A-frame type design, shall be constructed of durable, weather-resistant materials and finish, shall have no moving parts and shall be non-electrified. All signs shall be maintained in a clean and original appearance. Sign materials, graphics and finish shall be of a unified design and shall be compatible with the local streetscape. All signs shall have horizontal braces spanning each side of the sign to assure rigid support. Lettering shall be legible and consistent.

Sign Removal

All signs shall be removed when the business is closed or while any snow or ice exists on the walk within eight feet of the sign in any direction.

Insurance

No permit shall be issued unless the applicant has posted in advance with the City a Certificate of Liability listing the City as additional insured in the amount of \$400,000.00.

Enforcement

If the sign does not conform to the standards outlined, the permit may be revoked and once the owner has been notified, the sign could be removed.

To apply for a sign permit, stop by the Inspections Division, Portland City Hall, 389 Congress Street, room 315 with:

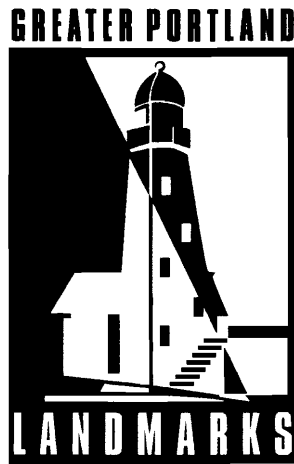
- Certificate of liability insurance
- Drawing of sign showing dimensions and design work
- Payment of fees: \$30.00 plus \$2.00 per s.f. of signage
- Complete application with pre-application questionnaire and checklist complete

printed on cream colored background; Vinyl sign to be mounted
over existing sign-area, that says "Advest"
mounting will be with ~~glue~~^{screws} to be as unobtrusive as possible.



54" W

Greater Portland Landmarks



CENTER *for*
Architecture
& Preservation

29" H

not exactly to scale

Site plan sketch



Spring St

Existing

High St

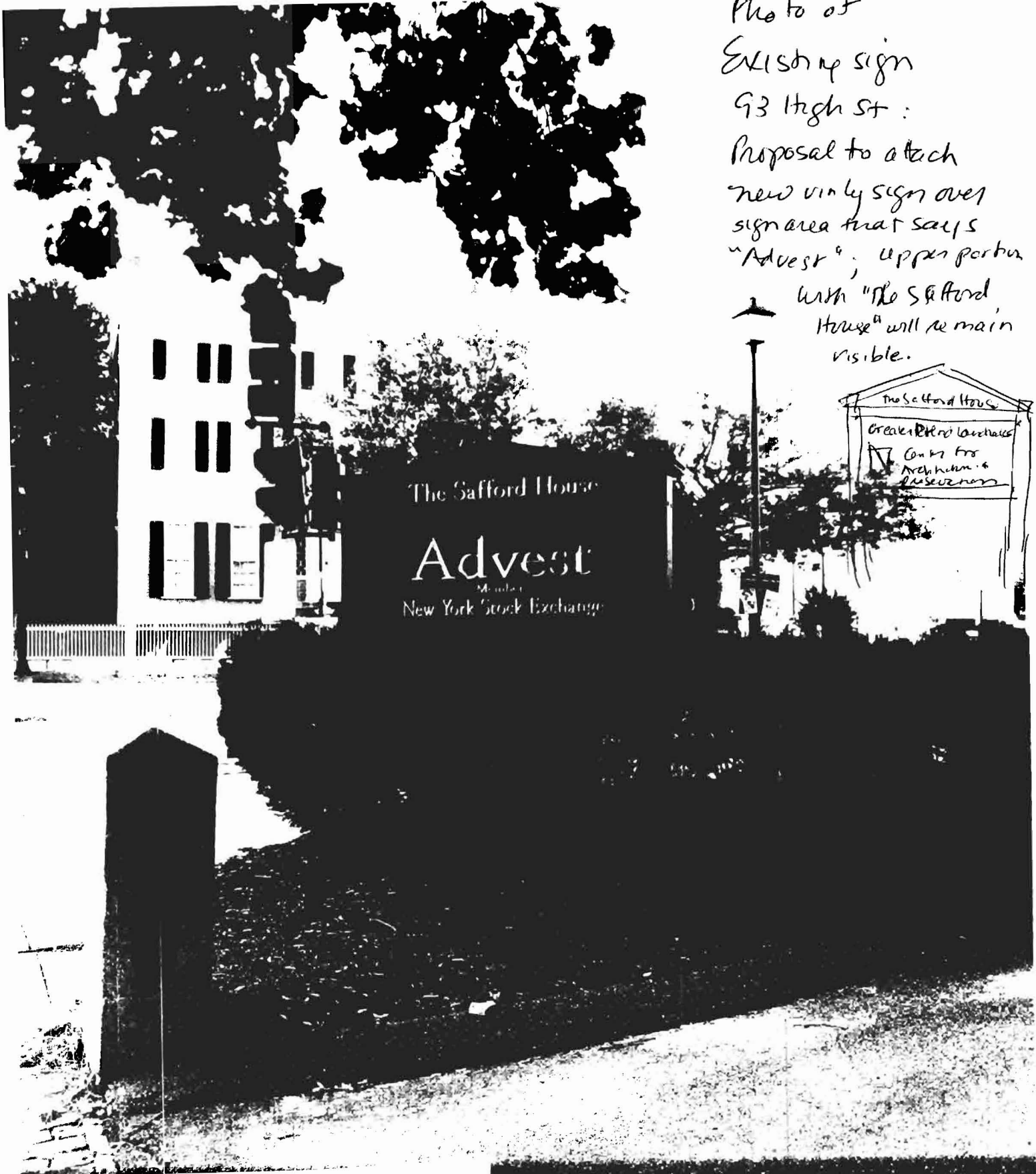


Photo of
 Existing sign
 93 High St :
 Proposal to attach
 new vinyl sign over
 sign area that says
 "Advest"; upper portion
 with "The Safford
 House" will remain
 visible.



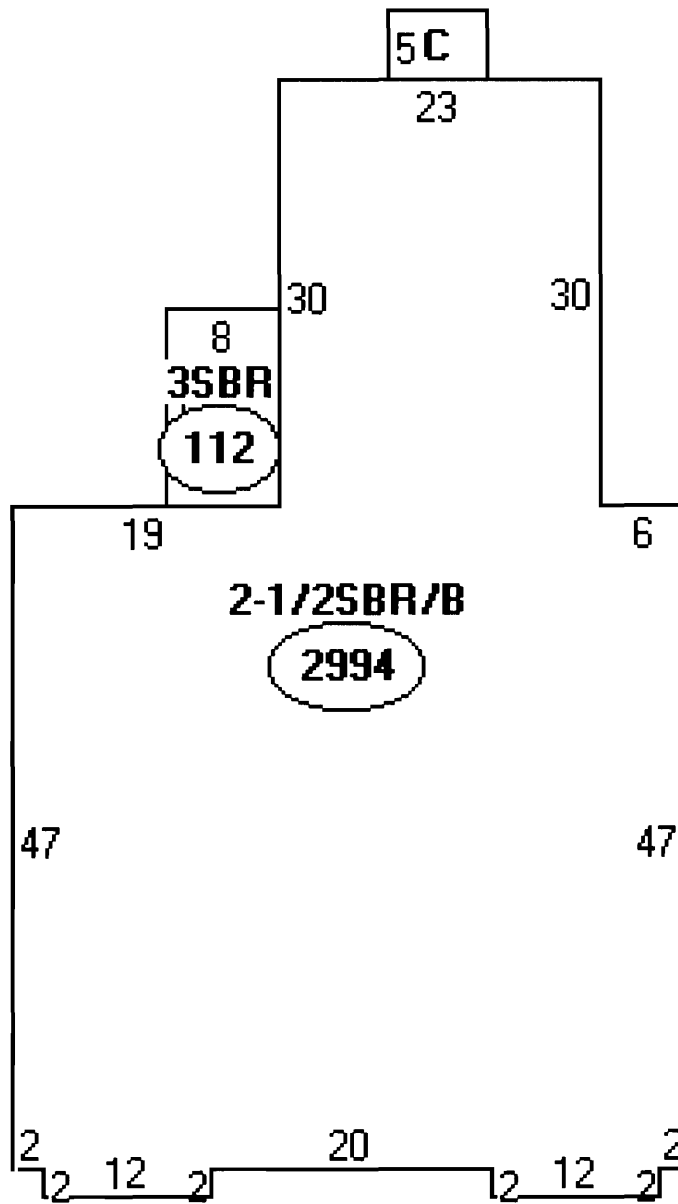
Width of entire sign structure is 64 1/2 inches
 attached to the side.

Height of the whole sign structure without the peaked "roof" is 34 1/2 inches.

Height of the side posts to the sign is 78 1/2 inches -- note that the back of the sign is covered up to the base by a large shrub (so max of 34 1/2 inches for the back)

The peaked "roof" part of the sign is 5 1/2 inches taller than the rectangular portion.





Descriptor

A: 2-1/2SBR
2994 sqft

B: 3SBR
112 sqft

C: 1SBR/B
35 sqft