

City of Portland, Maine - Building or Use Permit Application

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

Permit No: 04-0123	Issue Date: MAR 18 2004	CBL: 039 A005001
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Location of Construction: 616 Congress St	Owner Name: Rice Geoffrey I	Owner Address: 658 Congress St 1st Floor	Phone:
Business Name: n/a	Contractor Name: n/a	Contractor Address: n/a Portland	Phone:
Lessee/Buyer's Name n/a	Phone: n/a	Permit Type: Signs - Permanent	Zone: B3

Past Use: Commercial / Restaurant (Mesa Verdi)	Proposed Use: Restaurant / Erect one 2' x 3' hanging sign, attached to brick above door using anchors; erect one 2' x 3'4" sidewalk sign.	Permit Fee: \$55.60	Cost of Work: \$0.00	CEO District: 2
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Proposed Project Description: Erect one 2' x 3' hanging sign and one 2' x 3'4" sidewalk sign.	FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied INSPECTION: Use Group: <i>B</i> Type: <i>Sign</i> <i>BOCA 1999</i> Signature: <i>JMB 3/16/04</i>
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Permit Taken By: gg	Date Applied For: 02/12/2004	Zoning Approval
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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 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 type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MME <input type="checkbox"/> Date: <i>2/23/04</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 checked="" type="checkbox"/> Not in District or Landmark <input checked="" 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 to DA Date: <i>3/1/03</i>
	Signature: <i>D. Andrews</i> Date: <i>3/1/03</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
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE		DATE	PHONE

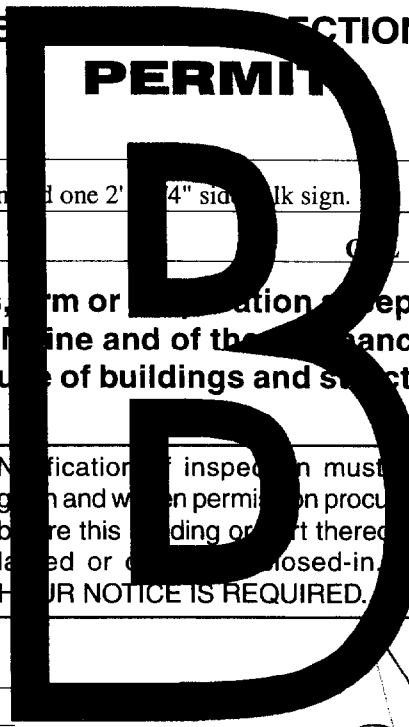
DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

BUILDING DEPARTMENT

PERMIT

Permit Number: 040123

Please Read
Application And
Notes, If Any,
Attached



This is to certify that Rice Geoffrey I/n/a

has permission to Erect one 2' x 3' hanging sign and one 2' x 4' sidewalk sign.

AT 616 Congress St 039 A005001

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of the State 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 when permission procured before this building or part thereof is laid or 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

Deanne Bowke 3/16/04
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

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Proposed Use: Restaurant / Erect one 2' x 3' hanging sign, attached to brick above door using anchors; erect one 2' x 3'4" sidewalk sign.	Proposed Project Description: Erect one 2' x 3' hanging sign and one 2' x 3'4" sidewalk sign.
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Dept: Historical	Status: Not Applicable	Reviewer: Deborah Andrews	Approval Date: 03/01/2004
Note:			Ok to Issue: <input checked="" type="checkbox"/>
Dept: Zoning	Status: Approved	Reviewer: Marge Schmuckal	Approval Date: 02/23/2004
Note:			Ok to Issue: <input checked="" type="checkbox"/>
Dept: Building	Status: Approved	Reviewer: Jeanine Bourke	Approval Date: 03/16/2004
Note: 3/2/04 spoke w/Rich Anderson who may install the sign and he has no information on the specs, so he can't give any installation/fastening specs. 3/2 spoke w/Barbara R. About further info on signs: weight, brackett, fastening, clearance height and sidewalk width for sandwich sign. 3/16 received specs on sign & brackett, spoke w/ Rich A. About fastening and guide wires, see notes, ok to issue			Ok to Issue: <input checked="" type="checkbox"/>
1) Signage Installation to comply with Chapter 31 BOCA 1999			

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>618 Congress</u>	
Total Square Footage of Proposed Structure <u>2x3 sign + sidewalk sign</u>	Square Footage of Lot <u>1800</u>
Tax Assessor's Chart, Block & Lot Chart# <u>039</u> Block# <u>A</u> Lot# <u>005</u>	Owner: <u>Geoffrey Yue</u> Telephone:
Lessee/Buyer's Name (If Applicable) <u>Marco's Border INC</u> <u>MESA VERDE</u> <u>618 Congress</u> <u>Portland OR</u> <u>7746089</u>	Applicant name, address & telephone: <u>200</u> Total s.f. of signage x \$1.00 per s.f. plus \$30.00 = Total Fee: <u>12.8 Sq Ft</u> \$ <u>25.60</u> Awning Fee = Cost Of Work: \$ <u>30.00</u> Total Fee: \$ <u>55.60</u>
Current use: <u>restaurant</u>	DEPT. OF BUILDING INSPECTION CITY OF PORTLAND FEB 12 2004 RECEIVED
If the location is currently vacant, what was prior use:	
Approximately how long has it been vacant:	
Proposed use:	
Project description: <u>vertical sign in front of Bldg A sidewalk sign</u> <u>2x3 vertical attached into brick above door 3/4 x 3" steel anchors with metal 2x2 sign support</u>	
Contractor's name, address & telephone: <u>Rich Anderson 650 0184</u>	
Who should we contact when the permit is ready: <u>Barbara or Marco Ramirez</u>	
Mailing address: <u>cell 869-2828</u>	
We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work, with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permit is picked up. PHONE:	

IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT. WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.

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>Barbara</u>	Date: <u>1/4/04</u>
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This is NOT a permit, you may not commence ANY work until the permit is issued.

studio mnemosyne PO box 5360 portland maine 04101 207 329 6128 874 4077
January 26, 2004

to: Geoffrey Rice,

RE: Mesa Verdi Restaurant
618 Congress Street
Portland, Maine 04101
207 774 6089

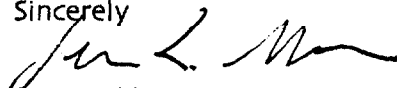
Geoffrey

I talked w/ Barbara to clarify hanging method. Contractor is competent worked for (Portland sign as a sub contractor). Method s to anchor sign in masonry for stability, which means above the existing placard. I stated that any damage to bricks caused by installation or ageing will be replaced in kind by Mesa Verdi .

They also want to place a street sign on site. I have no issue w/ this, it is in keeping w/ coffee by design.

Overall my opinion is that the sign is different enough—more traditional even “old port” style than uptown. I have no issue with this product or design.

Sincerely


Jeremy Moser

Total Time 1hr m

ACORD CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
01/07/2004

PRODUCER (207)774-6257 FAX (207)774-2994
 Clark Associates
 2385 Congress Street
 P O Box 3543
 Portland, ME 04104

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 Marco's Border, Inc.
 DBA: Mesa Verde
 618 Congress Street
 Portland, ME 04101

INSURERS AFFORDING COVERAGE	NAIC #
INSURER A: General Star	
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 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/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 checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC	IMA585875	09/12/2003	09/12/2004	EACH OCCURRENCE	\$ 1,000,000
						DAMAGE TO RENTED PREMISES (Ea occurrence)	\$ 50,000
						MED EXP (Any one person)	\$ 5,000
						PERSONAL & ADV INJURY	\$ 1,000,000
						GENERAL AGGREGATE	\$ 2,000,000
						PRODUCTS - COMP/OP AGG	\$ 2,000,000
		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 AUTO ONLY: EA ACC	\$
						AGG	\$
		EXCESS/UMBRELLA LIABILITY <input type="checkbox"/> OCCUR <input type="checkbox"/> CLAIMS MADE DEDUCTIBLE RETENTION \$				EACH OCCURRENCE	\$
						AGGREGATE	\$
							\$
							\$
		WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? If yes, describe under SPECIAL PROVISIONS below				WC STATUTORY LIMITS	OTH-ER
						E.L. EACH ACCIDENT	\$
						E.L. DISEASE - EA EMPLOYEE	\$
						E.L. DISEASE - POLICY LIMIT	\$
		OTHER					

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES / EXCLUSIONS ADDED BY ENDORSEMENT / SPECIAL PROVISIONS
 City of Portland is named as an additional insured.

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 10 DAYS WRITTEN NOTICE TO THE CERTIFICATE HOLDER NAMED TO THE LEFT, BUT FAILURE TO MAIL SUCH NOTICE SHALL IMPOSE NO OBLIGATION OR LIABILITY OF ANY KIND UPON THE INSURER, ITS AGENTS OR REPRESENTATIVES.
 AUTHORIZED REPRESENTATIVE
 Robin Carlson *Robin Carlson*

SIGNAGE/AWNING PRE-APPLICATION QUESTIONNAIRE

PLEASE ANSWER ALL QUESTIONS

ADDRESS: 618 Congress ZONE: B-3

CBL: _____

SINGLE TENANT LOT? YES _____ NO X MULTI TENANT LOT? YES X NO _____
MORE THAN ONE SIGN TOTAL WITH PROPOSED SIGN? YES X NO _____

INFORMATION ON PROPOSED SIGN(S):

FREESTANDING (e.g., pole) SIGN? YES _____ NO _____ DIMENSIONS PROPOSED: _____

BLDG. WALL SIGN? (attached to bldg) YES ✓ NO _____ DIMENSIONS PROPOSED: 2' x 3'
sidewalk sign

INFORMATION ON ALREADY EXISTING AND PERMITTED SIGN(S):

FREESTANDING (e.g., pole) SIGN? YES _____ NO _____ DIMENSIONS: _____

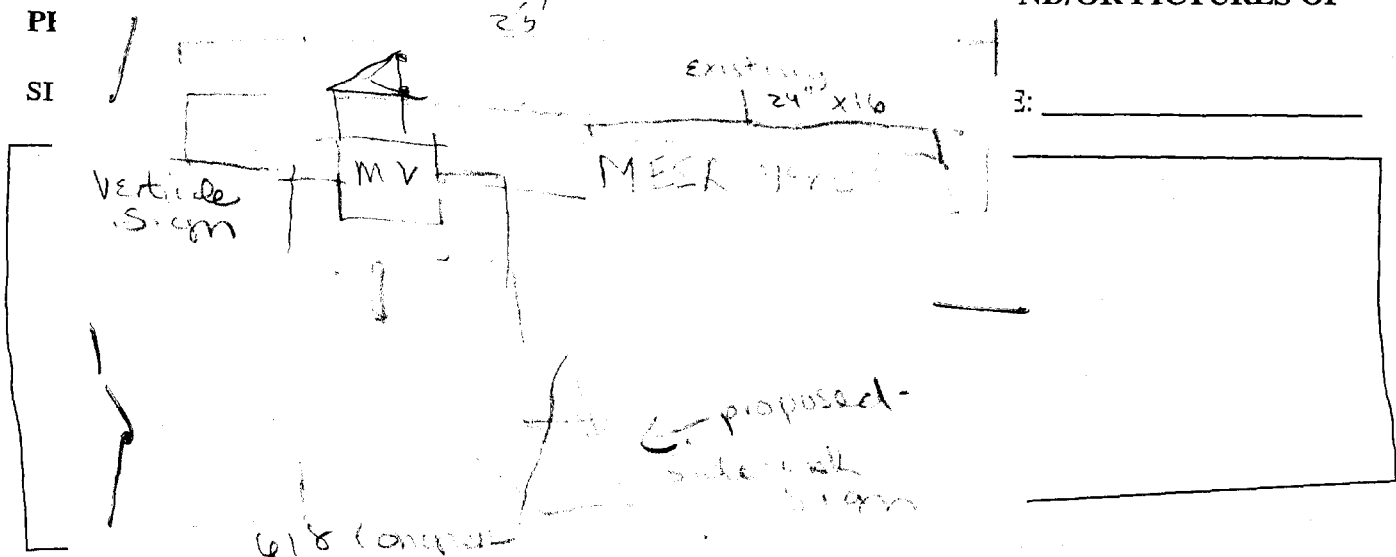
BLDG. WALL SIGN(attached to bldg) ? YES X NO _____ DIMENSIONS: 8' x 18"

AWNING? YES _____ NO X DIMENSIONS: 8 x 1.5 = 12#

LOT FRONTAGE (FEET): 25'
TENANT/ALLOCATED BUILDING SPACE FRONTAGE (FEET): 25 x 2 = 50# ok

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 WITH COMMUNICATIONS/MESSAGE/TRADEMARK/SYMBOL? _____ s.f.

A SITE SKETCH AND BUILDING SKETCH SHOWING EXACTLY WHERE EXISTING AND PROPOSED SIGNAGE AND/OR PICTURES OF



Mexican Restaurant



and Cantina

**MESA
VERDE**

**Mexican
Restaurant
&
Cantina**

*Proposed
sidewalk
sign*

1000 1000 1000 1000

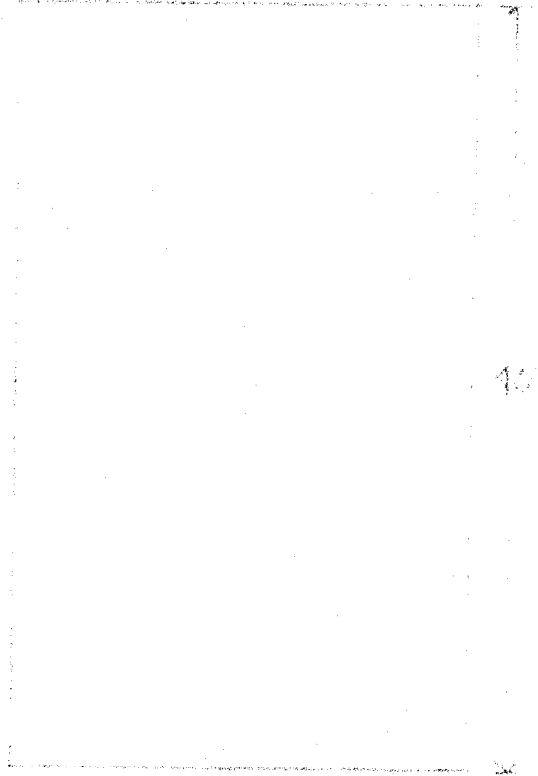
A

1000 1000

1000 1000 1000 1000

1000 1000 1000 1000

1000 1000 1000 1000 1000 1000



10

**GEOFFREY I. RICE
First Floor
658 Congress Street
Portland, Maine 04101
(207) 773-1814**

February 6, 2004

Barbara Ramirez
Marco's Border, Inc.
Mesa Verde Mexican Restaurant
618 Congress Street
Portland, Maine 04101

Dear Barbara:

Enclosed are two (2) units of letter: one for your records, the second please sign and date at bottom under "seen and agreed to". Enclosed is photocopy of January 26, 2004 letter to me from Jeremy Moser. The content is agreeable to me and you can go ahead as presented in your material to me with Jeremy Moser's comments and requests. Any damage to bricks from your sign presently and into the future will be your financial responsibility.

Please provide me with a current Certificate of Insurance and add me as an additional named insured. Thanks.

Yours Truly

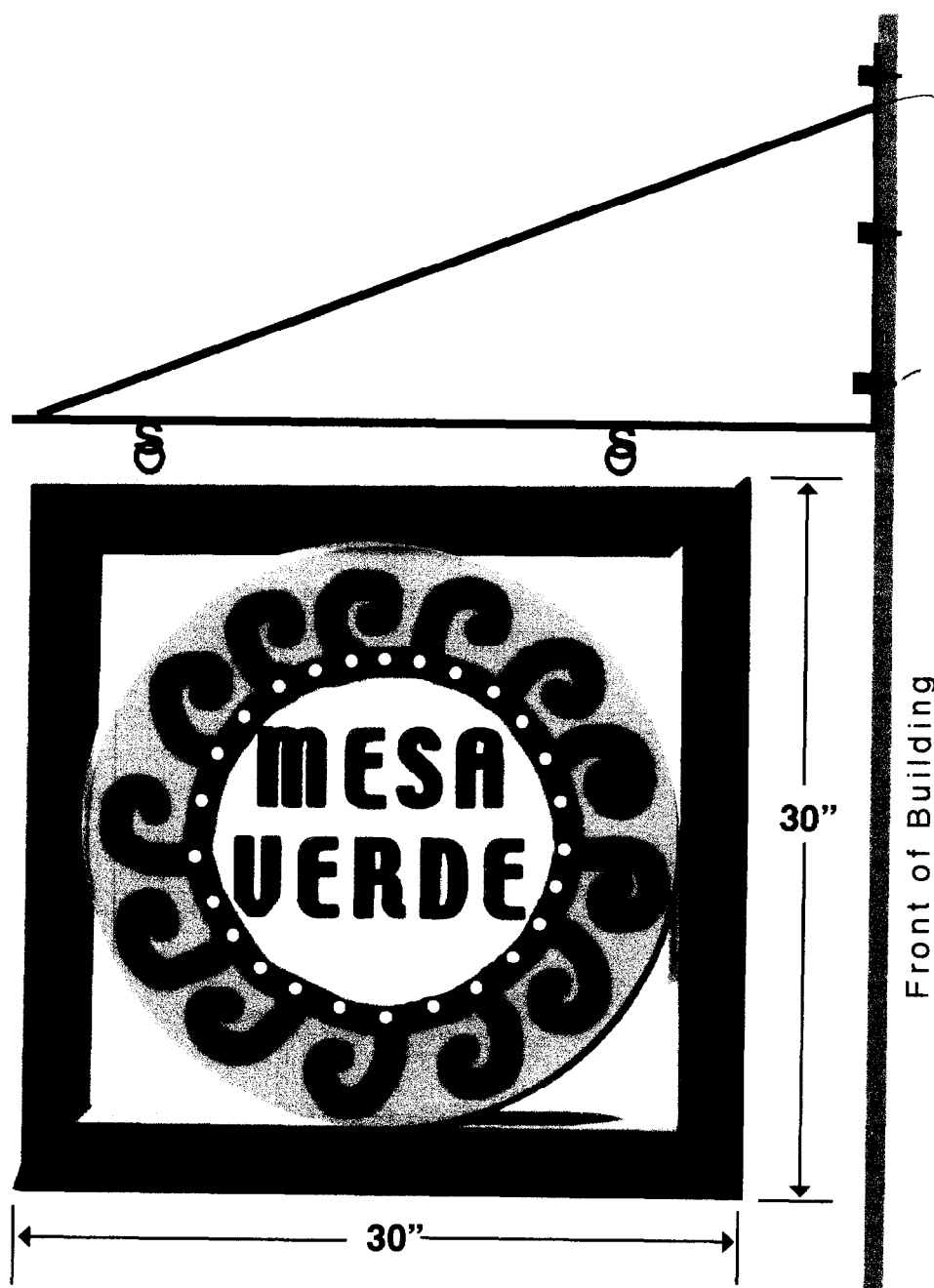

Geoffrey I. Rice

February ____, 2004

I have read and agreed to the above

(Barbara Ramirez)

618mv



*New
Colonial metalworks
Fabricates*

*1/2" sleeve anchor
in to mortar*

*2 guide wires
angled back
above Brackett*

*per
Rick
Anderson
3/16/04*

Front of Building

30"

30"

Dimensions:

Height: 30"

Width: 30"

Depth: 1 1/2"

Distance from bottom of sign to sidewalk: 9 ft

Type of Attachment to Building:

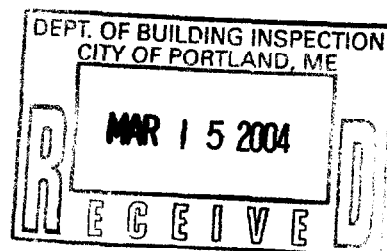
Black, 1/8" thick Angle Iron securely fastened to building with appropriate fasteners. Sign attachment to Angle Iron with the use of "S" links and "Eye" screws epoxied into top of sign.

Weight:

Approximately 75 lbs

Material:

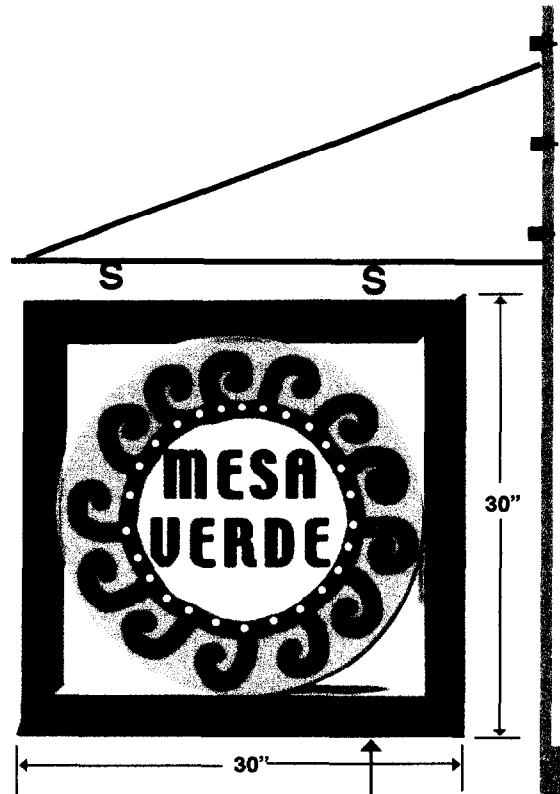
Laminated pine, painted and varnished.



MESA VERDE Sign Placement:

HANGING SIGN

Distance from bottom of sign to sidewalk: 9 ft



SIDEWALK SIGN

Total width of sidewalk: 11'-7"

Distance from front of building to side of sign: 9'-3"

