

City of Portland, Maine – Building or Use Permit Application 389 Congress Street, 04101, Tel: (207) 874-8703, FAX: 874-8716

Location of Construction: 270 St John St		Owner: Union Station Plaza		Phone:	Permit No: 981294
Owner Address:		Lessee/Buyer's Name: Cincinnati Time of Maine		Phone:	<div style="border: 2px solid black; padding: 5px; text-align: center;"> PERMIT ISSUED Permit Issued: NOV 13 1998 CITY OF PORTLAND </div>
Contractor Name: Cincinnati Time of Maine		Address: 270 St John St		Phone: 735-8124	
Past Use: Office		Proposed Use: Same		COST OF WORK: \$ FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied Signature:	PERMIT FEE: \$ 29.80 INSPECTION: Signage Use Group: B Type: BOC 496 Signature: <i>Hoffman</i>
Proposed Project Description: Erect Signage				PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: Approved <input type="checkbox"/> Approved with Conditions: <input type="checkbox"/> Denied <input type="checkbox"/> Signature: _____ Date: _____	
Permit Taken By: HG		Date Applied For: 05 November 1998			

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..

Zone: CBL: 064-A-001

Zoning Approval: *ok 11/2/98*

Special Zone or Reviews:

Shoreland
 Wetland
 Flood Zone
 Subdivision
 Site Plan maj minor mm

Zoning Appeal

Variance
 Miscellaneous
 Conditional Use
 Interpretation
 Approved
 Denied

Historic Preservation

Not in District or Landmark
 Does Not Require Review
 Requires Review

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 provisions of the code(s) applicable to such permit

06 November 1998

SIGNATURE OF APPLICANT	ADDRESS:	DATE:	PHONE:
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE			PHONE:

Action:

Approved
 Approved with Conditions
 Denied

Date: *S*

CEO DISTRICT 3

THIS IS NOT A PERMIT/CONSTRUCTION CANNOT COMMENCE UNTIL THE PERMIT IS ISSUED

**Building or Use Permit Pre-Application
Attached Single Family Dwellings/Two-Family Dwelling
Multi-Family or Commercial Structures and Additions Thereto**

In the interest of processing your application in the quickest possible manner, please complete the Information below for a Building or Use Permit.

NOTEIf 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 (include Portion of Building): <u>270 ST JOHN ST PORTLAND</u>		
Total Square Footage of Proposed Structure	Square Footage of Lot	
Tax Assessor's Chart, Block & Lot Number Chart# <u>0604</u> Block# <u>A</u> Lot# <u>201</u>	Owner: <u>Union Sta Plaza</u>	Telephone#:
Owner's Address:	Lessee/Buyer's Name (If Applicable) <u>Cincinnati Time of ME</u>	Cost Of Work: <u>\$ 286</u> Fee <u>\$ 2980</u>
Proposed Project Description: (Please be as specific as possible) <u>INSTALL SIGN</u>		
Contractor's Name, Address & Telephone <u>Cincinnati Time of ME 774-2336/Richard 270 St John St 04102</u>		Rec'd By <u>MJ</u>
Current Use: <u>office</u>	Proposed Use: <u>same</u>	

Separate permits are required for Internal & External Plumbing, HVAC and Electrical installation.

- All construction must be conducted in compliance with the 1996 B.O.C.A. Building Code as amended by Section 6-Art II.
- All plumbing must be conducted in compliance with the State of Maine Plumbing Code.
- All Electrical Installation must comply with the 1996 National Electrical Code as amended by Section 6-Art III.
- HVAC (Heating, Ventilation and Air Conditioning) installation must comply with the 1993 BOCA Mechanical Code.

You must include the following with your application:

- 1) A Copy of Your Deed or Purchase and Sale Agreement
- 2) A Copy of your Construction Contract, if available
- 3) A Plot Plan/Site Plan

Minor or Major site plan review will be required for the above proposed projects. The attached checklist outlines the minimum standards for a site plan.

4) Building Plans

Unless exempted by State Law, construction documents must be designed by a registered design professional.

complete set of construction drawings showing all of the following elements of construction:

Cross Sections w/Framing details (including porches, decks w/ railings, and accessory structures)

Floor Plans & Elevations

Window and door schedules

Foundation plans with required drainage and dampproofing

Electrical and plumbing layout. Mechanical drawings for any specialized equipment such as furnaces, chimneys, gas equipment, HVAC equipment (air handling) or other types of work that may require special review must be included.

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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/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:

Richard Smith

Date:

11/5/98



Building Permit Fee: \$25.00 for the 1st \$1000. cost plus \$5.00 per \$1,000.00 construction cost thereafter.

Additional Site review and related fees are attached on a separate addendum

SIGNAGE PRE-APPLICATION

PLEASE ANSWER ALL QUESTIONS

ADDRESS: Union Station Plaza ZONE: B-2

OWNER: 270 ST. JOHN ST. BOB CONNOR OWNS Center

APPLICANT: KEE Bystro ENTERPRISES INC

ASSESSOR NO. 064-A-001

PLEASE CIRCLE APPROPRIATE ANSWER

SINGLE TENANT LOT? YES NO MULTI-TENANT LOT? YES NO

FREESTANDING SIGN? (ex. Pole Sign) YES NO ... DIMENSIONS _____ HEIGHT _____

MORE THAN ONE SIGN? YES NO DIMENSIONS _____ HEIGHT _____

SIGN ATTACHED TO BLDG.? YES NO DIMENSIONS 2' x 12' = 24'

MORE THAN ONE SIGN? YES NO DIMENSIONS _____

AWNING: YES NO IS AWNING BACKLIT? YES NO HEIGHT OFF SIDEWALK _____

IS THERE ANY MESSAGE, TRADEMARK OR SYMBOL ON IT? _____

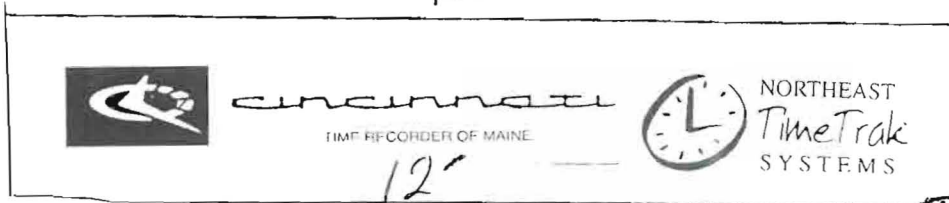
LIST ALL EXISTING SIGNAGE AND THEIR DIMENSIONS: None for this individual space.

*** TENANT BLDG. FRONTAGE (IN FEET): 16 x 1.5 = 24'

*** REQUIRED INFORMATION

AREA FOR COMPUTATION

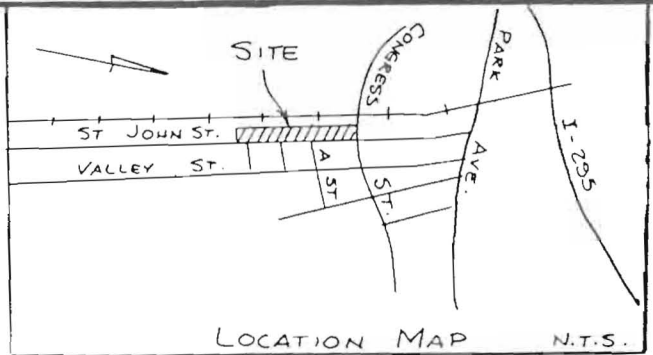
16 linear ft times 1.5 = 24 SQ FT. of Sign.



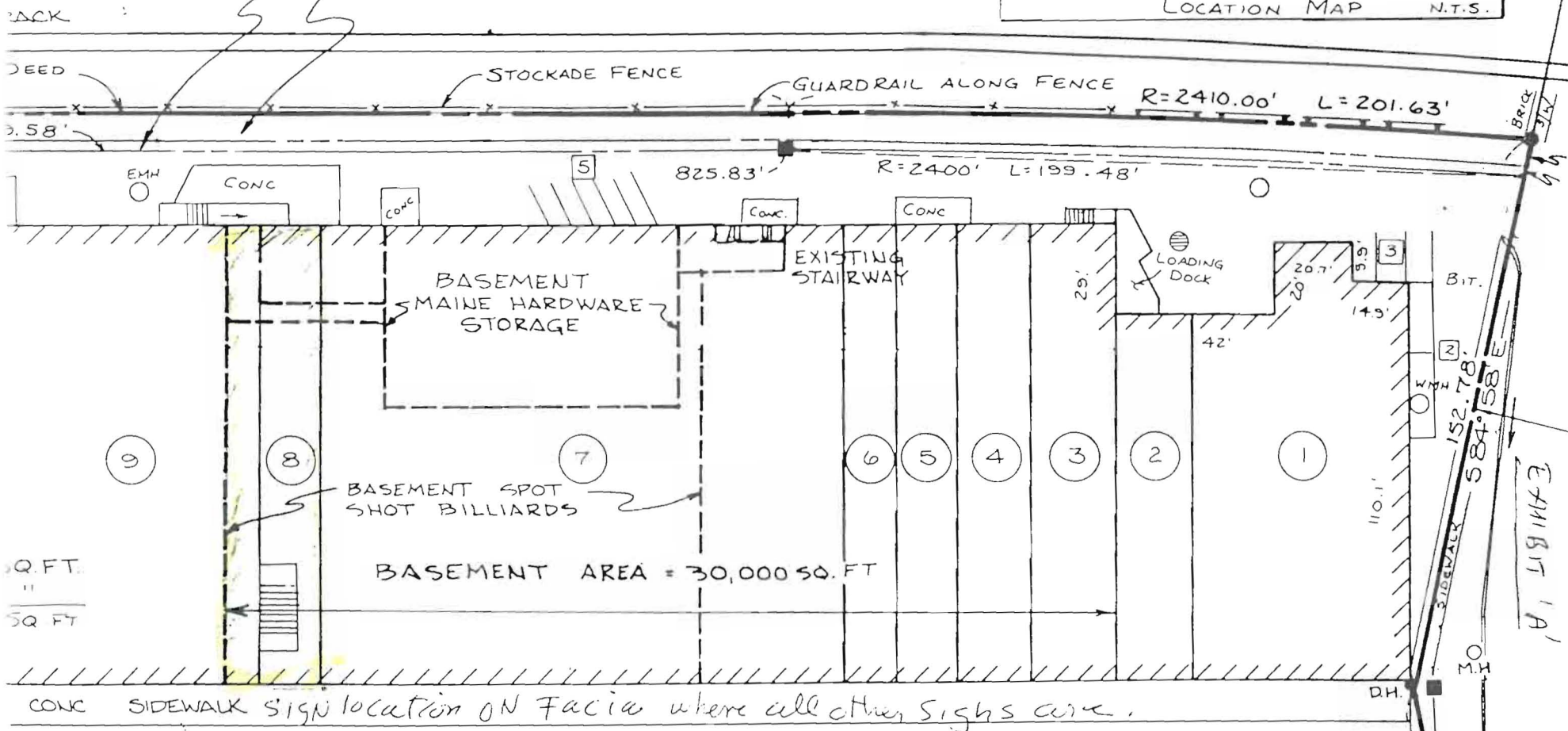
YOU SHALL PROVIDE:

A SITE SKETCH AND BUILDING SKETCH SHOWING EXACTLY WHERE EXISTING AND NEW SIGNAGE IS LOCATED MUST BE PROVIDED. SKETCHES AND/OR PICTURES OF PROPOSED ARE ALSO REQUIRED.

SIGNATURE OF APPLICANT: Richard B. Smith DATE: _____



PARCEL II 10,144
 3' STRIP 23
 7' STRIP

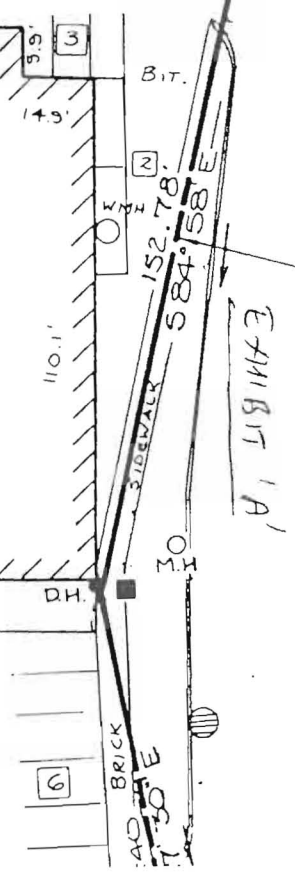
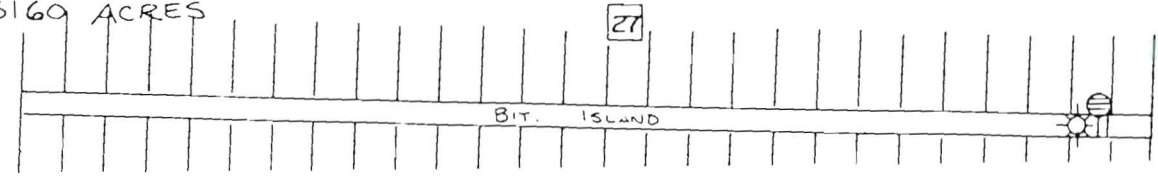
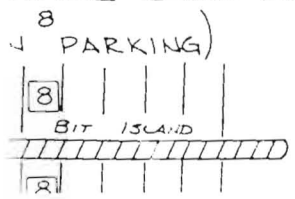


BASEMENT AREA = 30,000 SQ. FT

100 SQ. FT.
 " "
 50 SQ. FT.

CONC SIDEWALK SIGN location ON Facia where all other signs are.

TOTAL LAND AREA 275,128 SQ FT
 6.3160 ACRES



ACORD. CERTIFICATE OF INSURANCE

ISSUE DATE (MM/DD/YY)

11/05/98

PRODUCER

NOYES & CHAPMAN INS
1039 WASHINGTON AVE
PORTLAND ME 04103

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.

COMPANIES AFFORDING COVERAGE

INSURED

CINCINNATI TIME OF ME
L BAXTER ENT DBA
270 ST JOHN STREET
PORTLAND ME 04102

- COMPANY LETTER **A** HANOVER INSURANCE CO
- COMPANY LETTER **B** HANOVER INSURANCE CO
- COMPANY LETTER **C** HANOVER INSURANCE CO
- COMPANY LETTER **D** ME EMP MUTUAL INS CO
- COMPANY LETTER **E**

COVERAGES

THIS IS TO CERTIFY THAT 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. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

CO LTR	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 CLAIMS MADE <input checked="" type="checkbox"/> OCCUR. OWNERS & CONTRACTOR'S PROT.	ZDP278166112	2/27/98	2/27/99	GENERAL AGGREGATE \$2,000,000 PRODUCTS-COMP/OP AGG. \$2,000,000 PERSONAL & ADV. INJURY \$1,000,000 EACH OCCURRENCE \$1,000,000 FIRE DAMAGE (Any one fire) \$50,000 MED. EXPENSE (Any one person) \$5,000
B	AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO ALL OWNED AUTOS SCHEDULED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS <input checked="" type="checkbox"/> NON-OWNED AUTOS GARAGE LIABILITY	ADP317479910	2/27/98	2/27/99	COMBINED SINGLE LIMIT \$1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE \$
C	EXCESS LIABILITY <input checked="" type="checkbox"/> UMBRELLA FORM OTHER THAN UMBRELLA FORM	UHP548759900	11/19/97	11/19/98	EACH OCCURRENCE \$1,000,000 AGGREGATE \$1,000,000
D	WORKER'S COMPENSATION AND EMPLOYERS' LIABILITY	1810003297	2/28/98	2/28/99	<input checked="" type="checkbox"/> STATUTORY LIMITS EACH ACCIDENT \$500,000 DISEASE-POLICY LIMIT \$500,000 DISEASE-EACH EMPLOYEE \$500,000

OTHER

DESCRIPTION OF OPERATIONS/LOCATIONS/VEHICLES/SPECIAL ITEMS

SIGN
CITY OF PORTLAND IS LISTED AS AN ADDITIONAL INSURED

CERTIFICATE HOLDER

ATTN: INSPECTION SERVICES
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 COMPANY 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 COMPANY, ITS AGENTS OR REPRESENTATIVES.

AUTHORIZED REPRESENTATIVE

James C. H... D

UNION MANAGEMENT CORP.

Real Estate Management and Investment

12 BROOK STREET

WELLESLEY, MASSACHUSETTS 02482-6601

TELEPHONE (781) 431-7060

November 4, 1998

To Whom It May Concern
City of Portland, Maine

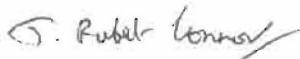
Re: Sign at Union Station Shopping Center for Cincinnati Time

Gentlemen:

Please be advised that Cincinnati Time wishes to replace the sign which was used by Sharp K-9 Cute & Supplies at Union Station Plaza shopping center with a new sign for Cincinnati Time.

I hereby authorize Cincinnati Time or Richard Smith to apply for a sign permit and install such a sign over the front entrance to its space providing that the sign complies with the sign ordinance requirements of the City of Portland.

Very truly yours,



J. Robert Connor, President of
Union Management Corp.
General Partner of Union Station Limited Partnership

COMMENTS

11-17-98 Talked with contractor. He will call
when installation starts
11/16/10 Complete - Close out yr

Inspection Record

Type

Date

Foundation: _____

Framing: _____

Plumbing: _____

Final: _____

Other: _____