

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

BUILDING INSPECTION

PERMIT

Permit Number: 080572

Please Read Application And Notes, If Any, Attached

PERMIT ISSUED

This is to certify that NEW ENGLAND PROPERTIES LLC DBA Signs

has permission to New 24" x 80" sign

AT 205 BRIGHTON AVE

082 D015001

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 when permission procured before this building or part thereof is lashed 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

9/3/08 *Clayton A*
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit Application

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

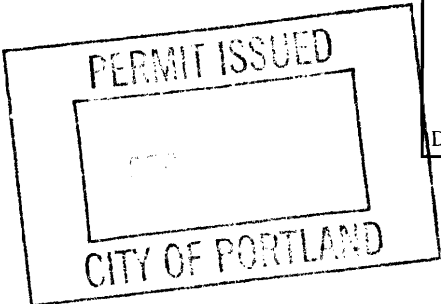
Permit No: 08-0572	Issue Date: 9/3/08	CBL: 082 D015001
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Location of Construction: 205 BRIGHTON AVE	Owner Name: NEW ENGLAND PROPERTIES L	Owner Address: 6 DOVE RD	Phone:
Business Name:	Contractor Name: N H Signs	Contractor Address: 60 Old Derry Road Londonderry	Phone: 6034371200
Lessee/Buyer's Name	Phone:	Permit Type: Signs - Permanent	Zone: B-1

Past Use: Commercial - Service Station	Proposed Use: Commercial - Service Station - New 24" x 80" sign	Permit Fee: \$58.00	Cost of Work: \$58.00	CEO District: 3
Proposed Project Description: New 24" x 80" sign		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: M Type: 5B IBC-2003 Signature: CE 9/3/08	
		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: ldobson	Date Applied For: 05/27/2008	Zoning Approval	
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<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building permits do not include plumbing, septic or electrical work.</p> <p>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..</p>	<p>Special Zone or Reviews</p> <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <input type="checkbox"/> Major <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> I	<p>Zoning Appeal</p> <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	<p>Historic Preservation</p> <input checked="" type="checkbox"/> Not in District or Landmark <input 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
	<p>Date: 9/2/08</p>	<p>Date:</p>	<p>Date:</p>



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

City of Portland, Maine - Building or Use Permit

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

Permit No: 08-0572	Date Applied For: 05/27/2008	CBL: 082 D015001
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Location of Construction: 205 BRIGHTON AVE	Owner Name: NEW ENGLAND PROPERTIES L	Owner Address: 6 DOVE RD	Phone:
Business Name:	Contractor Name: N H Signs	Contractor Address: 60 Old Derry Road Londonderry	Phone (603) 437-1200
Lessee/Buyer's Name	Phone:	Permit Type: Signs - Permanent	

Proposed Use: Commercial - Service Station - New 24" x 80" sign	Proposed Project Description: New 24" x 80" sign
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Dept: Zoning	Status: Approved with Conditions	Reviewer: Marge Schmuckal	Approval Date: 09/02/2008
Note:	Ok to Issue: <input checked="" type="checkbox"/>		
1) All the illegal signage that was added without permits have been removed from the site as of 9/2/08. In the future, ALL NEW signs SHALL required a permit for review and approvals PRIOR to their installation.			
Dept: Building	Status: Approved with Conditions	Reviewer: Chris Hanson	Approval Date: 09/03/2008
Note:	Ok to Issue: <input checked="" type="checkbox"/>		
1) Signage Installation to comply with Chapter 31 of the IBC 2003 building code.			

Comments:
6/10/2008-mes: I spoke with Don Booth - He will check to see whether the sign is illuminated or not and let me know. He will also get me information concerning how the sign is to be attached to the building. He will also get copies of the liability insurance to me - I did tell him that the permit is on hold until the illegal signs attached to the light pole are removed (including the box/frame for one of the signs. He will remove it. He will get back to me by Friday.
9/2/2008-mes: As of this day of inspection ALL the illegal signs have been removed (i.e. the ATM sign, the sign frames on the light poles). The permit can now be issued.



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>205 BRIGTON AVE</u>		
Tax Assessor's Chart, Block & Lot Chart# <u>82</u> Block# <u>D</u> Lot# <u>15</u>	Owner: <u>NEW ENGLAND PROPERTIES LLC</u>	Telephone: <u>603 674-0108</u>
Lessee/Buyer's Name (If Applicable)	Contractor name, address & telephone: <u>N.H. SIGNS 60 OLD PERRY RD LONDONDERRY NH 03053 603-8437-1200</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>DON BOOTH</u> phone: <u>603-682-1602</u> CELL #		
Tenant/allocated building space frontage (feet): Length: <u>64'</u> Height: <u>16'</u> \$58 Lot Frontage (feet) <u>150</u> Single Tenant or Multi Tenant Lot _____		
Current Specific use: <u>GAS STATION</u> If vacant, what was prior use: _____ 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 <input checked="" type="checkbox"/> 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): Freestanding (e.g., pole) sign? Yes ___ No ___ Dimensions: _____ Bldg. wall sign? (attached to bldg) Yes ___ No ___ Dimensions: <u>24" x 80"</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.		

14x2+30
5/27/08

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>DON BOOTH N.H. SIGNS</u>	Date: <u>5/27/08</u>
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This is not a permit; you may not commence ANY work until the permit is issued.

From: Don B <photosbydonald@yahoo.com>
To: <AMACHADO@portlandmaine.gov>
Date: 9/2/2008 8:56:41 AM
Subject: 205 Brighton Ave Gulf

Hi Ann,

Some time ago I filed for sign permits for 205 Brighton Ave Gulf. At the time , they were over signage and had been told to remove them before new permit could be issued. I have been informed that the signs in question have now been removed. Also one of your co-workers had been working on this but I have since forgot who that was.

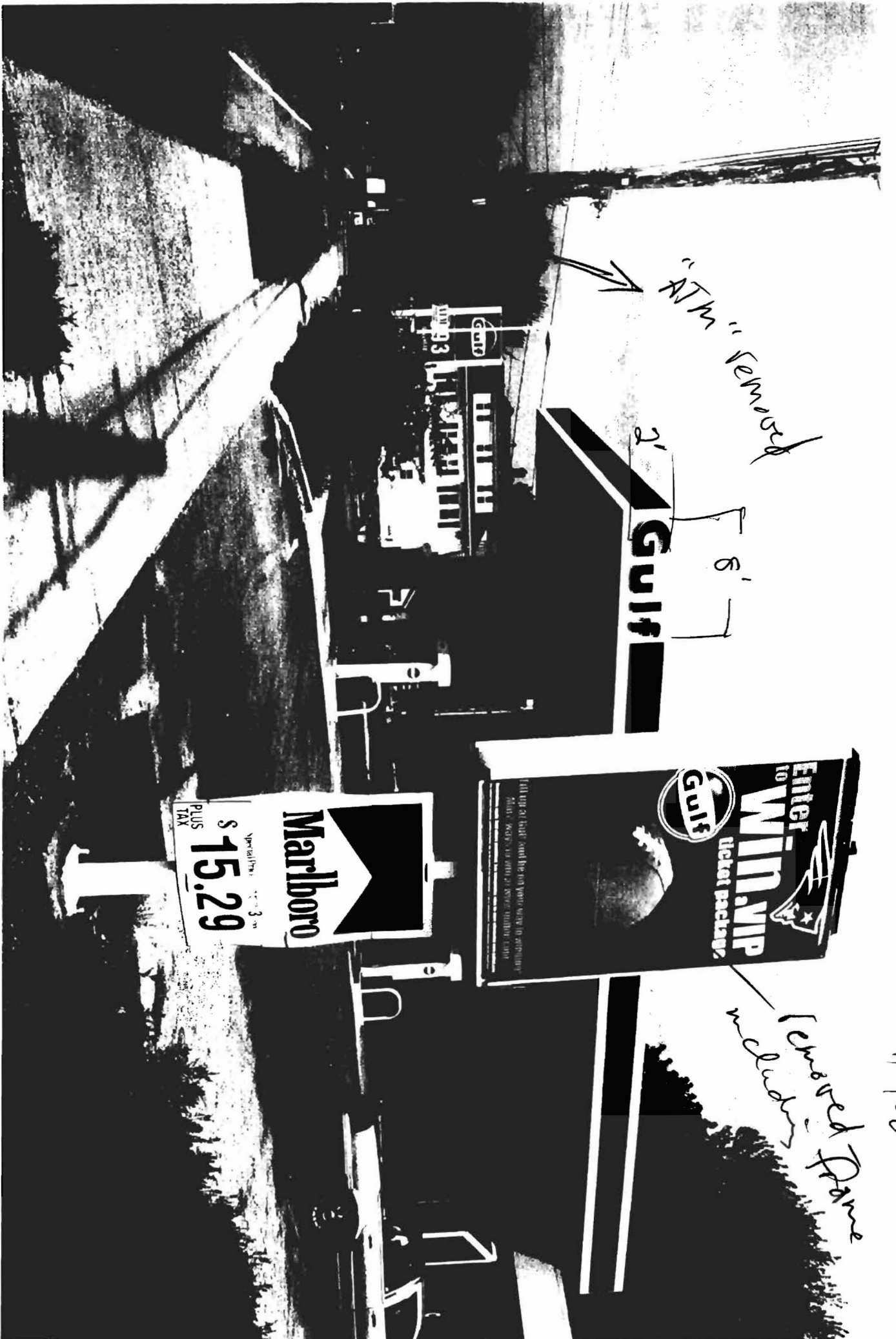
Could you please look into the status of this and get back to me.

Thanks

Don Booth
NH Signs

603-682-1602

9/2/08 - All the illegal signage on light
700 in the area of Court St. signs
have been removed and the signs



ATM removed

Gulf

Specialty 3 in
\$15.29
PLUS TAX
Marlboro

Enter to WIN, NIP
ticket packages
Gulf
Get top 20 left and be in your entry to get more
than 1000's of other great prizes!

removed from

1/2/08

ACORD CERTIFICATE OF LIABILITY INSURANCE		DATE (MM/DD/YYYY) 06/12/2008
PRODUCER (781)942-2225 FAX (781)942-2226 Gilbert Insurance Agency, Inc. 137 Main Street Reading, MA 01867-3922		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: NEW ENGLAND PROPERTIES LLC 6 DOVE ROAD HOOKSETT, NH 03106	INSURERS AFFORDING COVERAGE Charter Oak Fire Ins Co	NAIC # 25615

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) WHEREBY 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 UNKNOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

CLASS CODE / LTR / RSPN	TYPE OF INSURANCE	POLICY NUMBER	ISSUANCE DATE (MM/DD/YYYY)	EXPIRATION DATE (MM/DD/YYYY)	COVERAGE	LIMITS
A	GENERAL LIABILITY	6801758LC09	03/23/2008	01/24/2009	1. BODILY INJURY	\$ 1,000,000
	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> HOMEOWNERS <input type="checkbox"/> AUTOMOBILE				2. PRODUCTS-SUPPLIES	\$ 300,000
					3. MEDICAL EXPENSES	\$ 5,000
					4. ADVERTISING PROMOTION	\$ 1,000,000
	<input checked="" type="checkbox"/> AUTOMOBILE LIABILITY <input type="checkbox"/> TRUCKS <input type="checkbox"/> TRAILERS <input type="checkbox"/> TRUCKS/TRAILERS				5. AUTOMOBILE LIABILITY	\$ 2,000,000
					6. TRUCKS/TRAILERS	\$ 2,000,000
					7. TRUCKS/TRAILERS	\$ 2,000,000
	<input type="checkbox"/> GARAGE LIABILITY <input type="checkbox"/> AUTOMOBILE				8. GARAGE LIABILITY	\$
					9. AUTOMOBILE LIABILITY	\$
					10. AUTOMOBILE LIABILITY	\$
<input type="checkbox"/> EXCESS/UMBRELLA LIABILITY <input type="checkbox"/> EXCESS <input type="checkbox"/> UMBRELLA	11. EXCESS/UMBRELLA LIABILITY	\$				
	12. EXCESS/UMBRELLA LIABILITY	\$				
<input type="checkbox"/> WORKERS COMPENSATION AND EMPLOYERS LIABILITY <input type="checkbox"/> ANY OCCUPATION/EMPLOYER/INDUSTRY <input type="checkbox"/> EMPLOYMENT/EMPLOYER/INDUSTRY <input type="checkbox"/> RETENTION \$	13. WORKERS COMPENSATION AND EMPLOYERS LIABILITY	\$				
	14. WORKERS COMPENSATION AND EMPLOYERS LIABILITY	\$				
OTHER						

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES / EXCLUSIONS ADDED BY ENDORSEMENT / SPECIAL PROVISIONS

City of Portland is named as additional insured

CERTIFICATE HOLDER City of Portland City Hall Portland, MI	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 (NAME TO BE LEFT), BUT FAILURE TO MAIL SUCH NOTICE SHALL IMPOSE NO OBLIGATION OR LIABILITY TO ANY AND ALL OF THE ISSUER, ITS AGENTS OR REPRESENTATIVES. AUTHORIZED REPRESENTATIVE R Fitzgerald
--	--

From: "Don Booth" <permitnow@gmail.com>
To: <mes@portlandmaine.gov>
Date: 6/13/2008 9:33:47 AM
Subject: Ins. Certificate -Brighton ave Gulf

Marge,

I have attached a pdf file of the ins. certificate for the Brighton Ave Gulf Station. As I indicated, upper management has been informed as to removal of signage, hopefully it will be sooner than later.

Don Booth
NH Signs

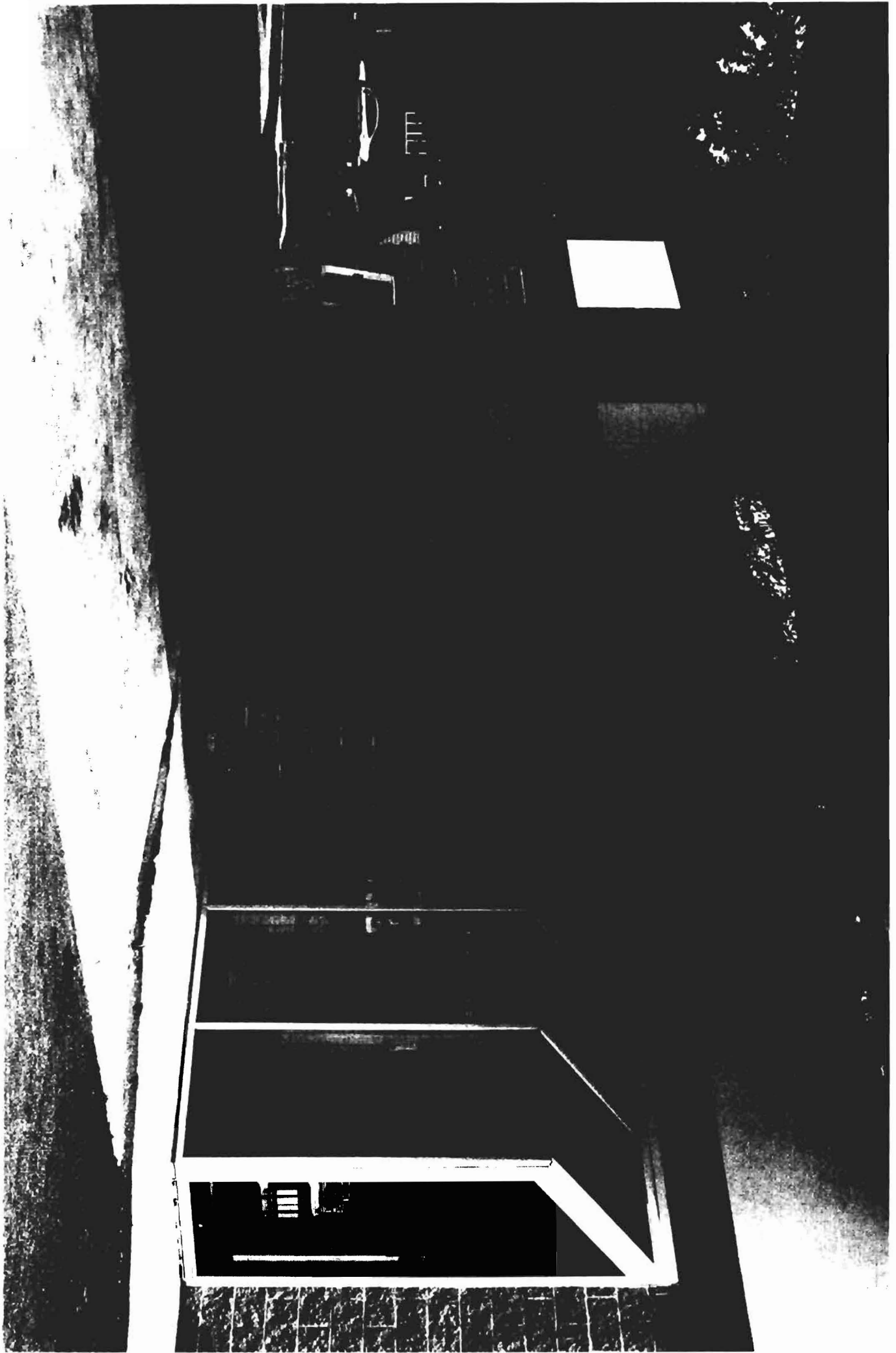


SETBACK 4' SIDEWALK
ST. GEORGE ST 12' STREET

SETBACK
BRIGHTON AVE
4' SIDEWALK
15' STREET

Removed
Removed
Removed

Wright Signs Removed on 9/2/08

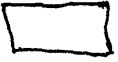


ST GEORGE ST.

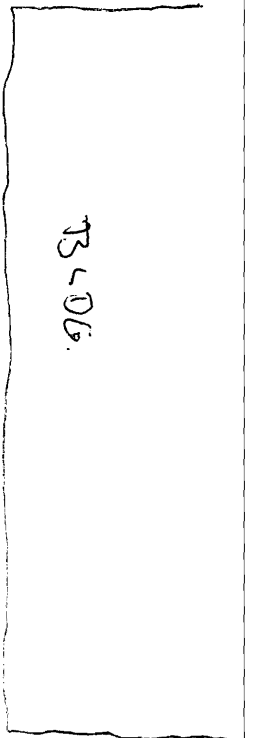
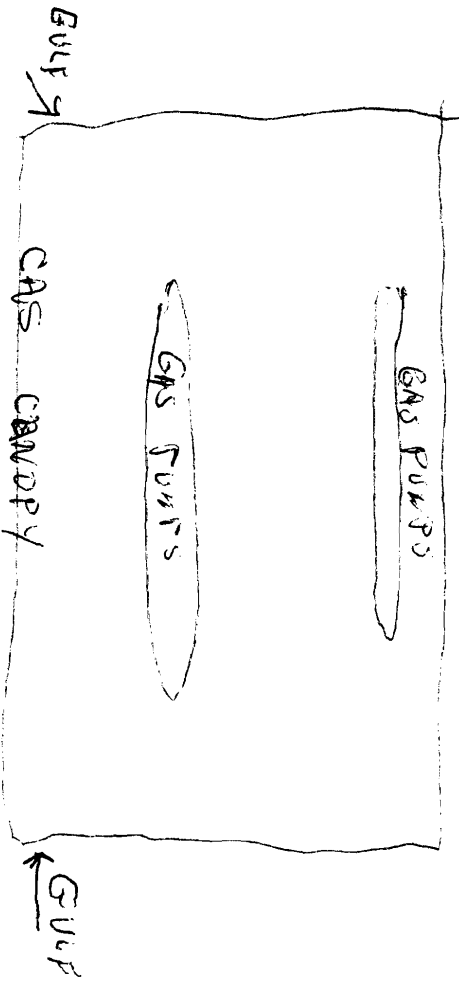
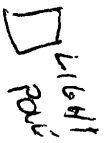
GULF STATION

205

BRIGHTON AVE



PLYM. GAS PRICE
READER SIGN



80 in

24 in



it is lit per Don Booth
 (1) CUSTOM EXPRESS ~~NON-ILLUMINATED~~ ENTRANCE SIGN

24" x 80" = 1,920 SQ. IN / 144 = 13.3 SQ. FT.

dl

Table 2.14

Building Signs = 30 sq ft for Principal Bldg Sign

QUALITY SIGNS AND GRAPHICS SINCE 1986 WWW.NHSIGNS.COM	
DESIGN	CLIENT: ENERGY NORTH GULF EXPRESS
MANUFACTURE	LOCATION PORTLAND, ME
INSTALL	DATE 05 06 08
SERVICE	REVISION 05 15 08
	
UL <small>UL LISTED</small>	DESIGNED BY CFC SCALE: " = 1'-0" <input checked="" type="checkbox"/> DESIGN APPROVED BY _____ DATE / / 08 60 OLD DERRY ROAD, LONDONDERRY, NH PH 603.437.1200 FAX 603.437.1222 <small>© IN-DABA HOLDINGS. DUPLICATION, TRANSFER OR USE OF THIS DESIGN IN PRINT OR DIGITAL FORMAT IS PROHIBITED BY LAW WITHOUT THE WRITTEN AUTHORIZATION OF NH SIGNS.</small>

Table 2.14

Gas Stations - All Zones Where Permitted

IRVING 41
 12
 33
 EXAMPLE
 27

	B-1, IB	B-4	All Other Zones
Freestanding Signs			
- Area	1 2 32 sq. ft./10 sq. ft. 2 /20 sq. ft. (a)	1 2 60 sq. ft./20 sq. ft./ 30 sq. ft. (a)	1 2 40 sq. ft./15 sq. ft./ 3 24 sq. ft. (a)
- Height	16 feet	35 feet	18 feet
- Setback	5 feet	5 feet	5 feet
- # Permitted per lot	1/major principal and auxilliary use + 1 price sign (a)(b)	same	same

(a) Area limits are broken down according to sign types, as follows: sign area for principal use/sign areas for additional major auxilliary use(s) on site (for example, car wash, repair garage, convenience store)/sign area for gas prices. In the B-1 and IB zones, for example, the maximum permitted sign area for the principal use is 32 sq. ft. The maximum permitted sign area for each auxilliary use is 10 sq. ft. and the maximum permitted area for the gas price sign is 20 sq. ft.

(b) All signs shall be mounted on the same base.

Building/Canopy Signs

	All Zones
- Maximum permitted area	30 sq. ft. for principal building sign/10 sq. ft. for each additional major activity/20 sq. ft. for canopy sign
- Square feet per linear foot of building facade on which sign will be placed	na
- Maximum vertical dimension	2 feet
- # Permitted per lot	1 building sign for each major activity/2 canopy signs (a)

(a) Maximum two signs allowed on large canopy; one each on opposite facing planes.

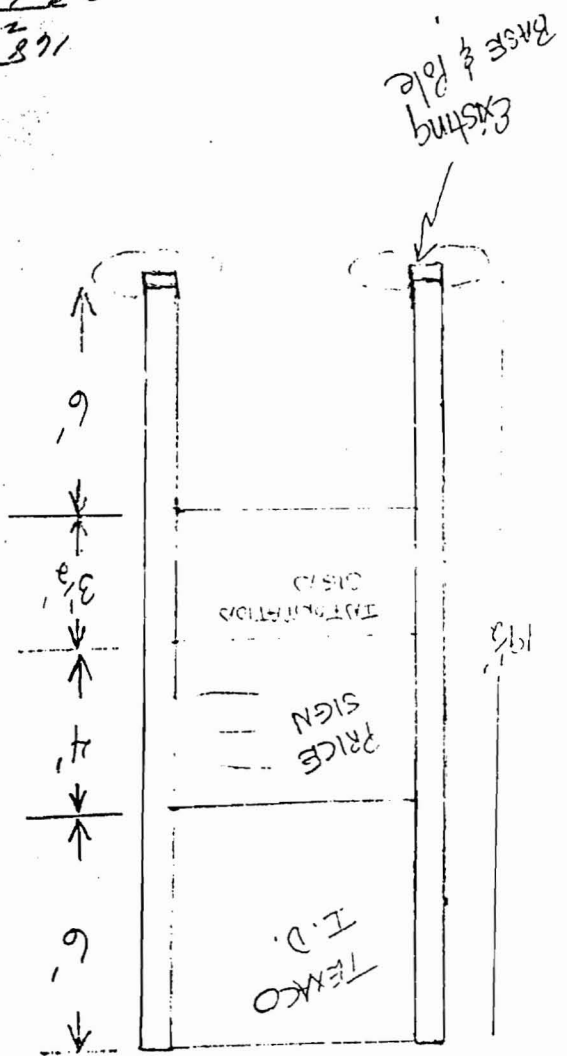
Miscellaneous Signs

Signs placed on individual pumps shall be considered incidental signs and shall not be calculated in total allowable sign area. Incidental signs shall not be limited in number. However, no individual sign shall exceed 1 sq. ft.

from 1994
demands

25.00
33.60
58.60
168.00 H
2 holes
168
33.60

Bill said I had
enough material.





GULF ILLUMINATED PRO BAND SYSTEM AND ILLUMINATED ARCH

yes lit

QUALITY SIGNS AND GRAPHICS SINCE 1986 WWW.NHSIGNS.COM

DESIGN
MANUFACTURE
INSTALL
SERVICE



CLIENT: ENERGY NORTH GULF EXPRESS
LOCATION: PORTLAND, ME
DATE: 05 06 08
REVISION



DESIGNED BY CFC SCALE: " = 1'-0" DESIGN APPROVED BY _____ DATE / / 08
60 OLD DERRY ROAD, LONDONDERRY, NH PH 603.437.1200 FAX 603.437.1222

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legit



aVIP
ticket package




For rules only. Not where prohibited. For more information visit www.marlboro.com



Marlboro

Special Price Wine for 3 packs

\$15.29

PLUS TAX

9/2/08
All collect
Signs
frames
removed

This page contains a detailed description of the Parcel ID you selected. Press the **New Search** button at the bottom of the screen to submit a new query.

Current Owner Information

Card Number 1 of 1
Parcel ID 082 D015001
Location 205 BRIGHTON AVE
Land Use RETAIL & PERSONAL SERVICE

Owner Address NEW ENGLAND PROPERTIES LLC
 6 DOVE RD
 HOOKSETT NH 03106

Book/Page 24508/301
Legal 82-D-15
 BRIGHTON AVE 199-207
 ST GEORGE ST 1-7
 16065 SF

Current Assessed Valuation

Land	Building	Total
\$273,700	\$259,700	\$533,400

Building Information

Bldg #	Year Built	# Units	Bldg Sq. Ft.	Identical Units
1	1994	1	1468	1

Total Acres	Total Buildings	Sq. Ft.	Structure Type	Building Name
0.369	1468		CONVENIENCE STORE	CLIPPER MART

Exterior/Interior Information

Section	Levels	Size	Use
1	01/01	1468	CONVENIENCE STORE

Height	Walls	Heating	A/C
12	CONC. BLOCK	HEAT PUMP	CENTRAL
		NONE	NONE
		NONE	NONE
		NONE	NONE
		NONE	NONE
		NONE	NONE
		NONE	NONE
		NONE	NONE

Building Other Features

Line	Structure Type	Identical Units
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Yard Improvements

Year Built	Structure Type	Length or Sq. Ft.	# Units
1994	ASPHALT SERVICE	10000	1
1994	PAVING CONC HEAVY	2800	1