

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND**BUILDING INSPECTION****PERMIT**

Permit Number: 041721

PERMIT ISSUED

DEC 09 2004

CITY OF PORTLAND

Please Read
Application And
Notes, If Any,
Attached

This is to certify that Mardigan Stephen E/Bailey Construction Company Inc.has permission to Install 49 sq. Ft. Sign on building and display 89 sq ft panels.AT 726 Forest Ave 130 H021001

provided that the person or persons who accept 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 is procured before this building or part thereof is altered or otherwise exposed-in-4 HOUR NOT 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

Jamie Bourke 12/8/04
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: 04-1721		Issue Date: JUL 09 2004		CBL: 130 H021001	
Location of Construction: 726 Forest Ave		Owner Name: Mardigan Stephen E		Owner Address: 460 Baxter Blvd	
Business Name:		Contractor Name: Bailey Sign Company Inc.		Contractor Address: 9 Thomas Drive Westbrook	
Lessee/Buyer's Name		Phone:		Permit Type: Signs - Permanent	
Past Use: Commercial / C.J. Thrifty		Proposed Use: Commercial / Install 49 sq. Ft. Sign on building and double sided 89 sq ft pylon panels.		Zone: B-2	
Permit Fee:		Cost of Work: \$0.00		CEO District: 4	
Proposed Project Description: Install 49 sq. Ft. Sign on building and double sided 89 sq ft pylon panels.		<div> <input type="checkbox"/> Denied </div> <div> Use Group B Type Sign IBC-2003 JMB 12/8/04 </div> <div> Signature _____ Signature _____ Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied Signature: _____ Date: _____ </div>			
Permit Taken By: Idobson		Date Applied For: 11/18/2004		Zoning Approval	
1. 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"/> MM <input type="checkbox"/> Date: 11/23/04		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 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 Date: _____			

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

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: 196 Forest Avenue	
Total Square Footage of Proposed Structure	Square Footage of Lot

Tax Assessor's Chart, Block & Lot Chart# 150 Block# H Lot# 21		Owner: Stephen Mandigan Telephone: 772-5555
Lessee/Buyer's Name (if Applicable) Quinos Sub		Applicant name, address & telephone: 9 Thomas Drive West brook, ME 0992 201-774-2843
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: \$		

Current use: vacant	If the location is currently vacant, what was prior use: business - restaurant
Approximately how long has it been vacant: 9 months	Proposed use: business - sandwich shop
Project description: install neon channel letters on raceway and replacement panels on pylon sign	

Contractor's name, address & telephone: Bailey sign / 9 Thomas Dr. / Westbrook, ME 0992 201-774-2843	Whom should we contact when the permit is ready: Susan Gelineau Mailing address: same as contractor
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: 201-774-2843 X115	

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: Susan Bailey sign	Date: 11/18/04
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This is NOT a permit, you may not commence ANY work until the permit is issued.

FAX TRANSMITTAL

Bailey Sign

12/08/2004 12:42 FAX 207 7741193



www.baileysign.com

Date:

Number Of Pages Including Cover Sheet:

From:

Susan

Location:

Project No.:

Quinnos

CC:

CC:

Fax:

874-8716

Phone:

874-8715

Company:

City of Rutland

To:

Jeannette

Remarks

☐ Urgent

☐ For Your Review

☐ Reply ASAP

☐ Please Comment

my apologies for not putting them with the package

Sic.

DEC 8 2004

If you have problems with this FAX transmission, please call us.

PHONE: 207-774-2843 1-800-539-SIGN FAX: 207-774-1193 E-MAIL: newsign@baileysign.com

A	B	C	D	E	Area in Sq. Ft. enclosed by 4 angled raceways Area = (A x B) + (A x E)	Area in Sq. Ft. enclosed by 4 angled raceways Area = (A x B) + (A x E)	PART NUMBER
12"	7'-8 1/2"	8 1/2"	5'-2"	2'-3 1/2"	7.73	7.46	QZ-CL-12-MCRW
18"	11'-7"	13 1/2"	8'-10 1/2"	3'-8 1/2"	17.37	16.80	QZ-CL-18-MCRW
24"	15'-5 1/2"	17 1/2"	10'-4"	4'-7 1/2"	30.90	29.87	QZ-CL-24-MCRW
30"	19'-4"	22 1/2"	12'-11"	5'-8"	48.33	46.67	QZ-CL-30-MCRW
36"	23'-2"	26 1/2"	13'-8"	7'-1"	68.50	62.50	QZ-CL-36-MCRW
42"	27'-0 1/2"	31"	18'-1"	8'-0"	94.65	91.51	QZ-CL-42-MCRW

RACEWAY MOUNTED INTERNALLY ILLUMINATED CHANNEL LETTERS - COLORED FACES FOR USE ON WHITE FASCIA

"QUIZOS" SPECIFICATIONS

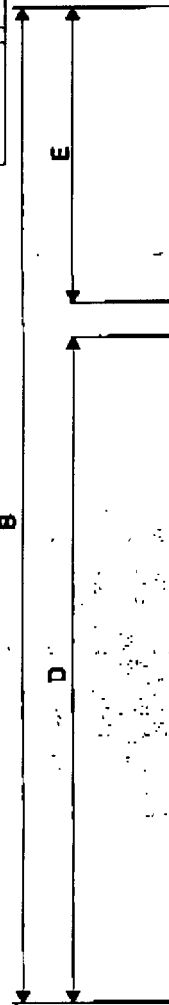
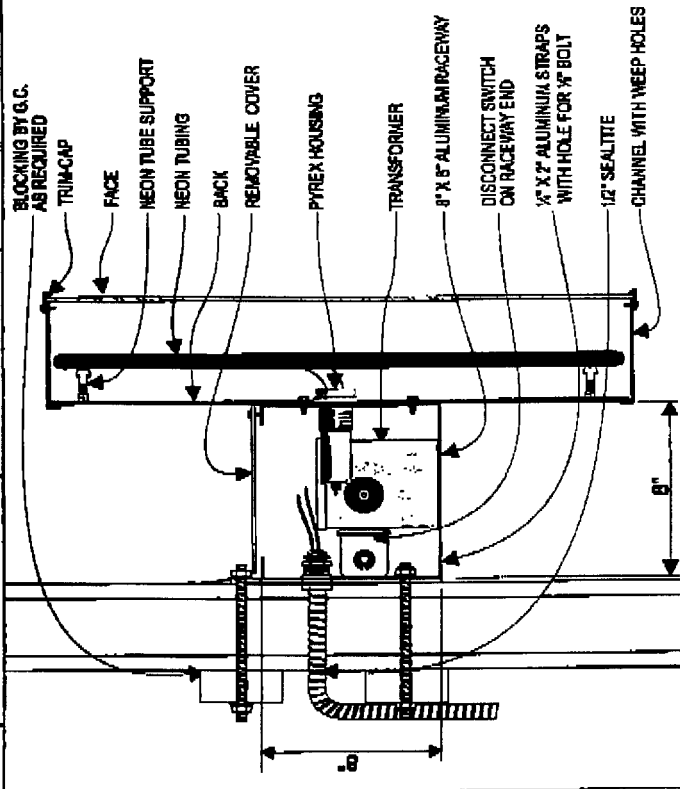
- FACES: 7328 MATTE WHITE 3/16" ACRYLIC WITH TRANSLUCENT VINYL OVERLAY, 3M VT #11388 GREEN
- RETURNS: SEMI-GLOSS BLACK, 640 ALUM., 5" DEEP
- BACKS: WHITE ALUMINUM .050" UP TO AND INCLUDING 24", AND .063" OVER 24"
- TRIM-CAP: GREEN JEWELITE #4444 GREEN-TR- 1/2" FOR 30" LETTERS AND SMALLER, 1" FOR LETTERS ABOVE 30"
- (2) 1/2" DIA. WEEP HOLES FOR EACH LETTER
- ILLUMINATION: 15MM VOLTAGE GREEN, ARGON GAS FILLED

"SUB" SPECIFICATIONS:

- FACES: 7328 MATTE WHITE 3/16" ACRYLIC WITH TRANSLUCENT VINYL OVERLAY, 3M VT #11388 RED
- RETURNS: SEMI-GLOSS BLACK, 640 ALUM., 5" DEEP
- BACKS: WHITE ALUMINUM .050" UP TO AND INCLUDING 24", AND .063" OVER 24"
- TRIM-CAP: RED JEWELITE #4444 RED-TR- 1/2" FOR 30" LETTERS AND SMALLER, 1" FOR LETTERS ABOVE 30"
- (2) 1/2" DIA. WEEP HOLES FOR EACH LETTER
- ILLUMINATION: 15MM CLEAR RED

RACEWAY SPECIFICATIONS:

- EXTRUDED ALUM. RACEWAY 8" X 8" X .060" ALUMINUM, PAINTED TO MATCH FASCIA
- DISCONNECT SWITCH ON RACEWAY END
- UL AND MANUFACTURERS LABELS



Quiznos Sub

NO SCALE

MADEVILLE SIGN
making your mark

MADEVILLE SIGN		SINCE 1917	
875 GEORGE WASHINGTON HIGHWAY, LINCOLN, RI 02885-4255			
401-334-0100		401-334-7788	
www.madevilleesign.com			
APPROVED VENDOR FOR			
Quiznos SUB		QZ-CL-XX-MCRW	
MADEVILLE SIGN		MADEVILLE SIGN	
8/27/2004 9:26:03 AM		5/27/03	
5.1		5.1	

SIGNAGE/AWNING PRE-APPLICATION QUESTIONNAIRE

PLEASE COMPLETE ALL INFORMATION

ADDRESS: 780 Forest Avenue ZONE: B2

CBL: _____

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

TENANT/ALLOCATED BUILDING SPACE FRONTAGE (FEET): 33.5' x 1.5' = 50.25'
Length: 14' Height: 14'

INFORMATION ON PROPOSED SIGN(S):

FREESTANDING (e.g., pole) SIGN? YES ☒ NO ☒ BLDG. WALL SIGN? (attached to bldg) YES ☒ NO ☒ DIMENSIONS PROPOSED: 7'5" X 12' panels
DIMENSIONS PROPOSED: See attached

INFORMATION ON ALREADY EXISTING AND PERMITTED SIGN(S):

FREESTANDING (e.g., pole) SIGN? YES ☒ NO ☒ BLDG. WALL SIGN (attached to bldg)? YES ☒ NO ☒ DIMENSIONS: 7'5" X 12' shows new 48'334

AWNING? YES ☒ NO ☒ DIMENSIONS: 89.85
LOT FRONTAGE (FEET): 89.85

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.A. OF PANELS WITH COMMUNICATIONS/MESSAGE/TRADEMARK/SYMBOL? _____ s.f.

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 ARE ALSO REQUIRED.

SIGNATURE OF APPLICANT: Sharon Holmes

DATE: 11/18/04

***** FOR OFFICE USE ONLY *****

NOV 1 1 2004

CHECKLIST FOR SIGN/AWNING APPLICATION

Applicants for a sign or awning permit are required to submit the following information to the Code Enforcement Office at the time of application:

✓ 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. Amount must equal \$400,000.00.

✓ 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. 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 facade dimensions for any signage attached to a building.

✓ A sketch or photo of any proposed sign(s) indicating content, dimensions, materials, source of illumination, and construction method, as well as specifics of installation/attachment.

N/A Certificate of Flammability required for awning or canopy at time of application.

✓ UL# required for lighted signs at the time of Final Inspection. Failure to provide this information will invalidate the Sign Permit.

✓ Pre-Application Questionnaire completed and attached. Photos of existing signage attached.

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, plus \$9.00 for each additional \$1,000.00.

Base Application Fee for any Historic District signage is \$65.00 instead of \$30.00

NOV 1

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 1/2 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: Maximum width is 30 inches or such lesser width sufficient to retain 4 1/2 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

A sign may be removed after notice to the owner and the permit, if issued, may be revoked if the sign does not conform to the standards herein.

For a sidewalk sign permit, come to City Hall, 389 Congress Street, Room 315, with:

Certificate of Liability Insurance

Drawing of sign showing dimensions and design work

Payment of \$30.00 plus \$2.00 per s.f. of signage.

Complete application with pre-application questionnaire and checklist completed.

STEPHEN E. MARDIGAN
460 BAXTER BOULEVARD
PORTLAND, MAINE 04101
207-772-5555 TEL

August 4, 2004

QUZNOS

% JEANNE MANDVILLE

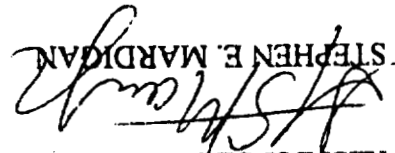
REFERENCE 726 FOREST AVENUE

PORTLAND, MAINE

SIGNAGE AT SITE

DEAR JEANNE,
I STEPHEN E. MARDIGAN HEREBY GRANT TO QUZNOS SUB PERMISSION TO
USE THE SIGN, AND/OR SIGN POST ALREADY MOUNTED IN MY PARKING
LOT @ 726 FOREST AVENUE PORTLAND, MAINE IN CONJUNCTION WITH THE
LEASE THAT THEY HAVE SIGNED TO RENT MY SPACE AT SAME ADDRESS. I
ALSO AGREE TO APPROVE THE COLOR AND SIZE OF THE LETTERING TO BE
USED ON SAID SIGN.

RESPECTFULLY YOURS,


STEPHEN E. MARDIGAN

MMV

TO BE
RECEIVED
AUG 10 2004



MANDEVILLE SIGN

676 GEORGE WASHINGTON HIGHWAY
LINCOLN, RI 02865


To _____
Phone: _____
Fax phone: (207) 774-1193
CC: _____
Randy Sign


From SUE RAAB
Administrative Assistant
for Deanne
Phone: 401-334-9100 x10
Fax phone: 401-334-7799

REMARKS: ☒ Urgent ☐ For your review ☐ Reply ASAP ☐ Please comment

Quay -
here is the #s for
Quinn's 6754
Forest Ave - Portland, ME
Deanne

(for)

 ELECTRIC SIGN
No. DC 735286

 ELECTRIC SIGN
No. DC 735289

NOV 1 2004



October 20, 2004

City of Portland
Zoning Division
389 Congress Street, Room 315
Portland, Maine 04101
Attn: Marge Schmuckal

RE: 726 Forest Avenue - permit application #04-1117

Dear Marge,

Attached you will find a layout of the property at 726 Forest Avenue along with a sheet containing photographs of the property. These photographs are to establish that the owner, Stephen Mardigan, has complied with the request that a fence be installed separating his property from that of his neighbor, the Nashes.

It is my understanding that this was the only issue holding back the pending sign permit application submitted by Bailey Sign in August. Please let me know if there were any other issues that needed to be dealt with or if you will now review the sign permit application.

Please don't hesitate to call me if you have any questions regarding the site map and photographs.

Sincerely,
Susan Gelinas
Susan Gelinas
Bailey Signs, Inc.

Oct 21 2004

photo 1
--- new fence
~ existing fence

Forest Avenue

photo 3

726 Forest Avenue
Owner: Stephen Mardigan
Tenant: Quiznos Subs

Home

photo 4

photo 5

photo 2

Home

Saunders Street

W/O 1208

Arch



⑦



⑥



⑤



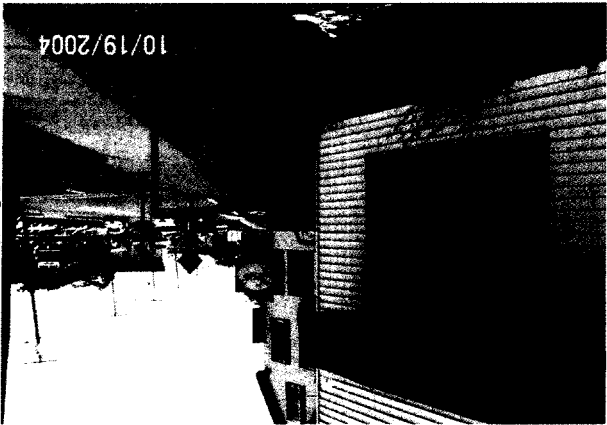
④



③



②



①