

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read
Application And
Notes, If Any,
Attached

BUILDING DEPARTMENT

PERMIT

Permit Number: 031457

This is to certify that 782-788 Forest Avenue Llc/

has permission to Erect 28 sq. Ft. Sign

AT 782 Forest Ave 137 F001001

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 leased or occupied. **48 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

[Signature]
Director - Building & Inspection Services
12/10/03

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: 03-1457	Issue Date:	CBL: 137 F001001
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Location of Construction: 782 Forest Ave	Owner Name: 782-788 Forest Avenue Llc	Owner Address: 1000 Washington Ave	Phone: 772-9985
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: B2

Past Use: Commercial; Retail / Mattress	Proposed Use: Cafe / Mattress Erect 28 sq. Ft. Sign	Permit Fee: \$86.00	Cost of Work: \$0.00	CEO District: 4
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Proposed Project Description: Erect 28 sq. Ft. Sign	FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: Type:
	Signature:	Signature:

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)

Action: Approved Approved w/Conditions Denied

Signature: Date:

Permit Taken By: gg	Date Applied For: 11/24/2003	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"/> MM <input type="checkbox"/> Date: <i>[Signature]</i> 12/10/03	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: <i>[Signature]</i>
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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

Neighbors Home

LANDSCAPE

Fence

39'

45'

(Dirt)
Employee Parking

EXIT

Proposed Structure
2,300 sq ft

Proposed Structure
2,300 sq ft

Footage of Lot

0.436 Acres

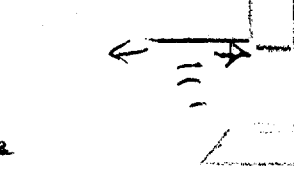
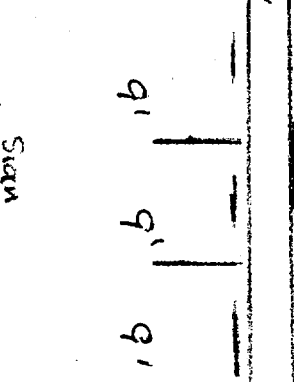
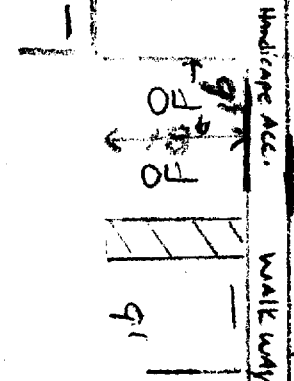
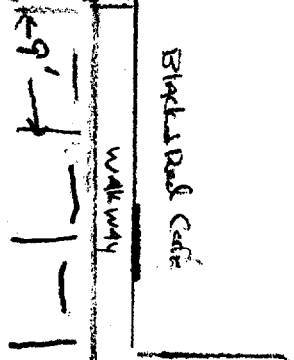
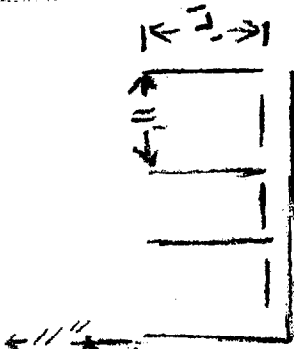
RECEIVED
DEC - 1 2003
DEPT. OF BUILDING INSPECTION
CITY OF PORTLAND, ME

Forensic
Polygraph Testing

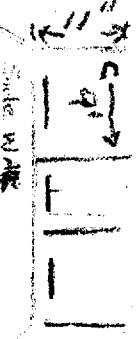
Domino's

LANDSCAPE

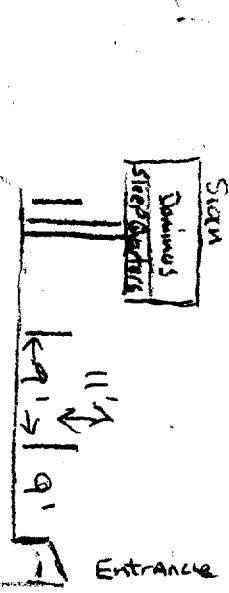
Hartley ST.



Entrance



Entrance 18'



Entrance

(Permission in Lease to use All Parking)

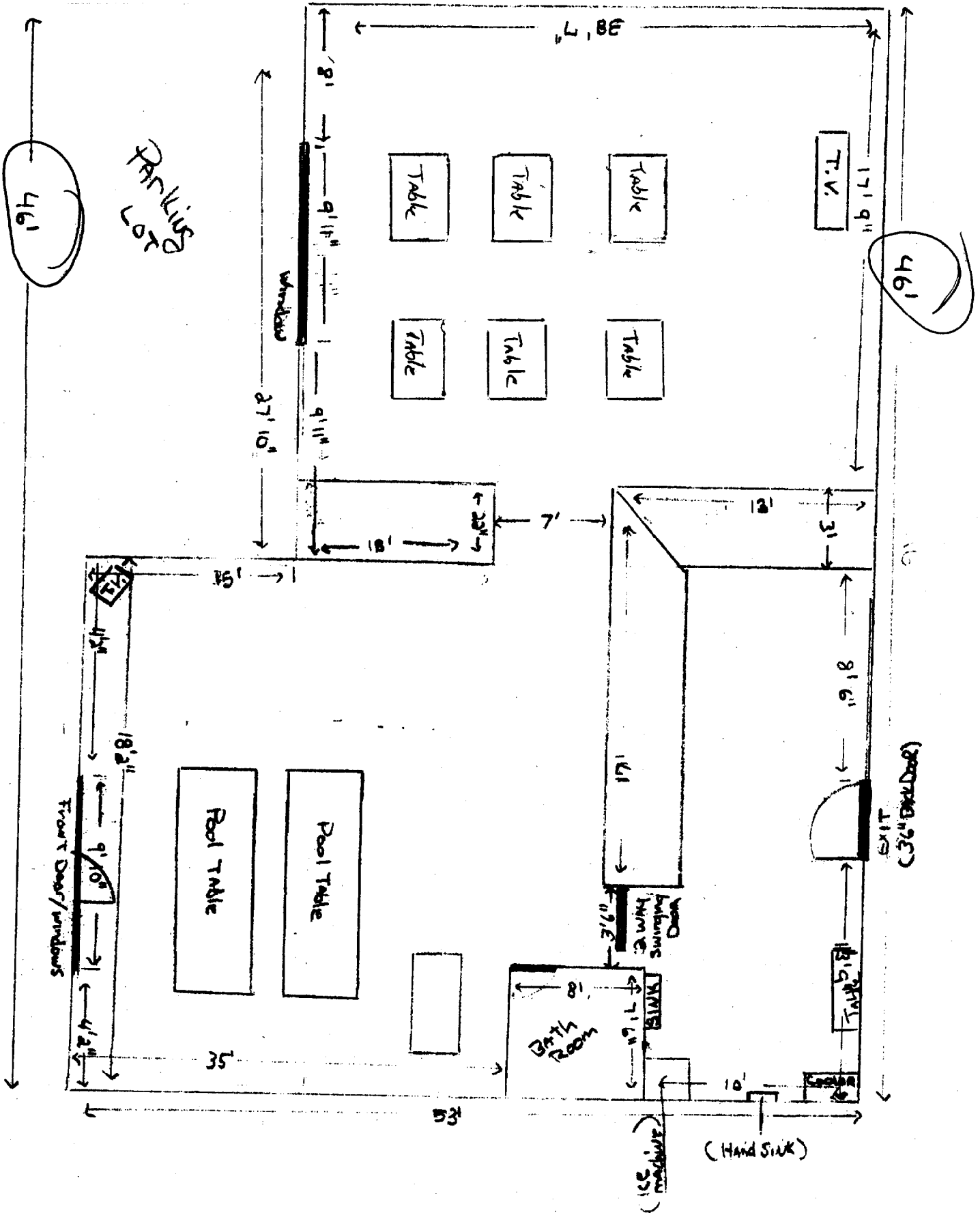
20 Parking Spots

Plus on Road Parking

On Road Parking

Forest Ave.

Bldg Sq Ft 4,350
Asphalt Parking Sq Ft 9,000
Property size 19,000 sq ft



144"

Black & Red Café

28"

28"

SIGNAGE/AWNING PRE-APPLICATION QUESTIONNAIRE

PLEASE ANSWER ALL QUESTIONS

ADDRESS: 782 Forest Avenue, Portland, ME ZONE: B-2

CBL: _____

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

INFORMATION ON PROPOSED SIGN(S):

FREESTANDING (e.g., pole) SIGN? YES _____ NO _____ DIMENSIONS PROPOSED: _____
BLDG. WALL SIGN? (attached to bldg) YES X NO _____ DIMENSIONS PROPOSED: Height 28"
Width 144"

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: 28" x 144" = 4032 sq ft
AWNING? YES _____ NO X DIMENSIONS: 28"

LOT FRONTAGE (FEET): _____
TENANT/ALLOCATED BUILDING SPACE FRONTAGE (FEET): 46 x 1.5 = 69 sq ft MAX OK

AWNING YES _____ NO X IS AWNING BACKLIT? YES _____ NO _____

HEIGHT OF AWNING: _____ LENGTH OF AWNING: _____ DEPTH: _____

IS THERE ANY COMMUNICATION, MESSAGE, TRADEMARK OR SYMBOL ON IT? YES _____ NO _____

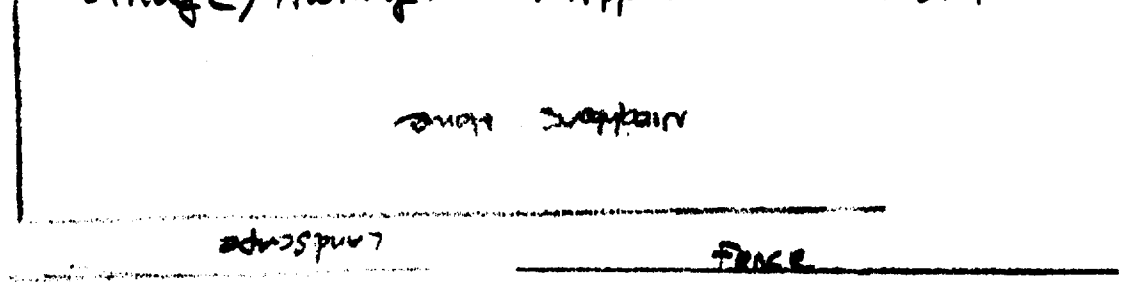
IF YES, TOTAL S.F. OF PANELS WITH COMMUNICATIONS/MESSAGE/TRADEMARK/SYMBOL? _____ s.f.

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

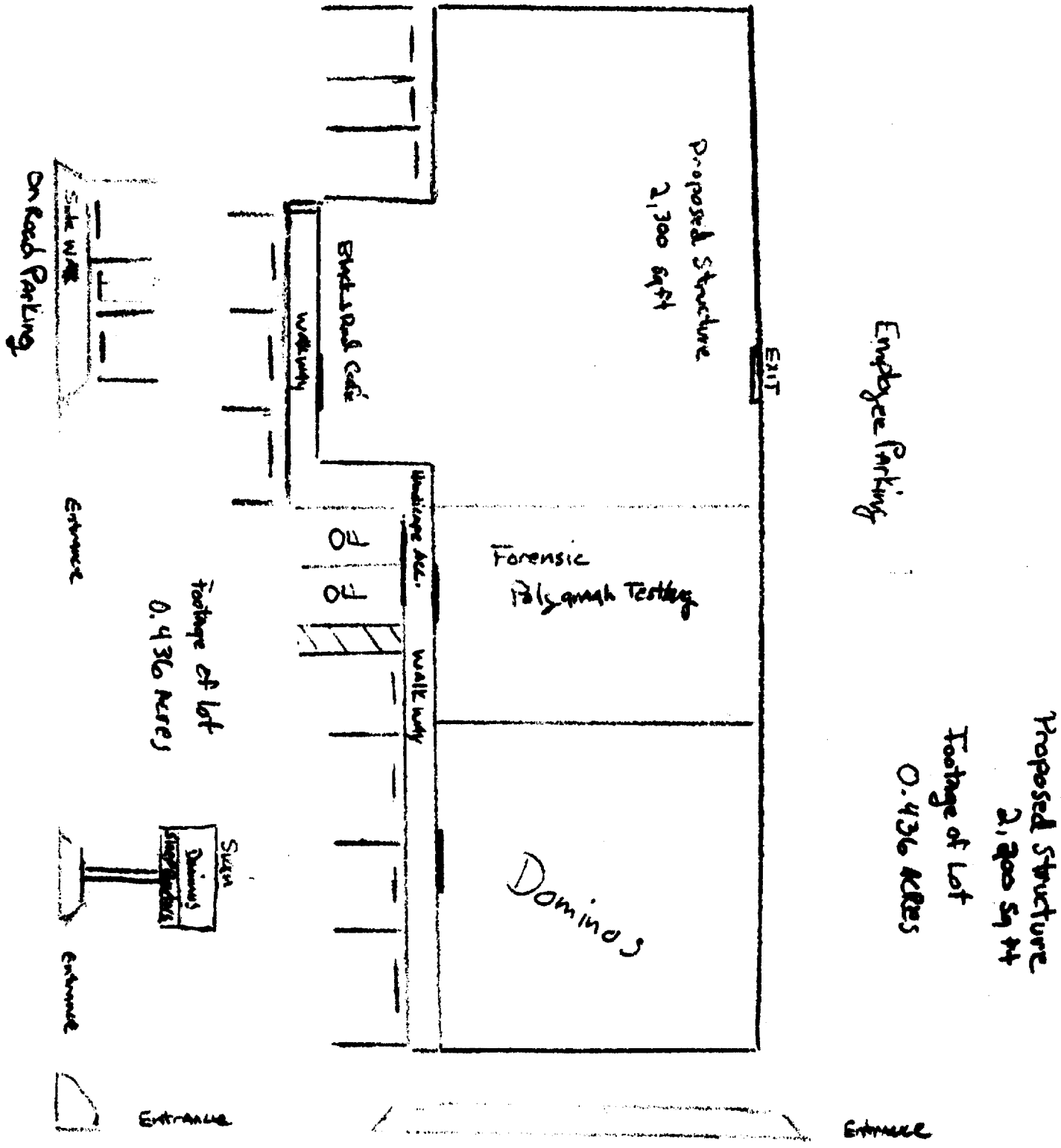
SIGNATURE OF APPLICANT: [Signature] DATE: 11/24/03

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

Signage/Awning Permit Application (of 1)



Forest AVE



Hartley ST.

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>782 Forest Avenue, Portland, ME 04103</u>		
Total Square Footage of Proposed Structure <u>2300 Sq. ft.</u>	Square Footage of Lot <u>0.436 Acres</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>137</u> Block# <u>F</u> Lot# <u>1</u>	Owner: <u>Forest Avenue LLC</u>	Jenn Huber Telephone: <u>839 5733 Cell</u> <u>772 9985 Home</u>
Lessee/Buyer's Name (If Applicable) <u>Linda Quach</u>	Applicant name, address & telephone: <u>201-232-4622</u> <u>173 Woodlawn Ave. Port.</u>	Total s.f. of signage x \$1.00 per s.f. plus \$30.00 = Total Fee: <u>\$286.00</u> Awning Fee = Cost Of Work: \$ _____
Current use: <u>Retail Mattresses "Sleep Quarters"</u>		
If the location is currently vacant, what was prior use: <u>Mattresses</u>		
Approximately how long has it been vacant: <u>September 2003</u>		
Proposed use: <u>Cafe / coffeehouse</u>		
Project description: <u>Serving of Coffee + Beverage, non-food</u>		
Contractor's name, address & telephone:		
Who should we contact when the permit is ready: <u>KHAL / LINDA QUACH - 232-4622</u>		
Mailing address:		
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: <u>232-4622</u>		

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>[Signature]</u>	Date: <u>11/20/03</u>
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This is NOT a permit, you may not commence ANY work until the permit is issued.



Ph.D. Pizza, Inc.
1000 Washington Avenue, Portland, Maine 04103

207-874-2674

November 25, 2003

To Whom It May Concern:

Mr. Quach has subleased from Sleep Quarters the space at 782 Forest Ave.. Therefore, they are allowed to use the same signage as Sleep Quarters had. This includes the sign above the front door at 782 Forest Ave.. Of course, everything is contingent upon proper permitting through the city.

Sincerely,

FRED HUBER
PRESIDENT
Ph.D. PIZZA, INC.

Invoice

Invoice: 03- 1210



The Signery
299 Forest Avenue
Portland, ME 04101
ph. 207.879.7700
fax. 207.879.1570

Description: **3/16 Polycarbonate - Light Box Replacement**

Customer: Khai Quach
Black & Red Cafe
Sales Person: Mark Childs

ph: (207) 712-2799
fax: (207) -

Product	Font	Qty	Sides	Height	Width	Unit Cost	Install	Item Total
1 Acrylic - 3/16"		1	1	28	144	400.00	0.00	400.00

Color: HP Red & Black on White/ Translucent
Description: Vinyled Plexi Sign
Text:

2 Labor Charge		1	1	1	1	65.00	0.00	65.00
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Color: White
Description:
Text:

Payments Received (thank you)

Date	Amount	Payment Method
10/30/03	200.00	Cash
11/21/03	285.00	Cash
Total Payments:	485.00	

Other Payments: _____
Form of Payment / Amount / Initials

Notes:

DESIGN NAME:
DISK:
LOGO: _____NEW_____

SEE NEW FILE:
DISK:

LOCATION OF COMPLETED JOB: _____

CALLED CUSTOMER: _____

INSTALLATION DATE: _____

Ordered: 10/30/03 4:32:24 PM
Picked-Up: 11/7/03 12:14:00 PM
Printed: 11/21/03 1:35:57 PM
Status: Closed

Line Item Total:	\$465.00
Subtotal:	\$465.00
Taxes:	\$20.00
Total:	\$485.00
Total Payments:	\$485.00
Balance Due:	\$0.00
PAID IN FULL THANK YOU!	

Payment due upon completion of order.

ATTN: Khai Quach
Black & Red Cafe
782 Forest Avenue
Portland, ME 04101

Received/Accepted By: _____

/ /