

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

BU **PERMIT** ICTION

Please Read
Application And
Notes, If Any,
Attached

Permit Number: 090534

This is to certify that DAKOTA BEAR PROPERTIES LLC

has permission to New Multi tenant free standing

AT 135 WALTON ST

142 1001001

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 lath or other work is used-in. 2 HOURLY 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

Cheryl M. [Signature] 6/9/09
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

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

Permit No: 09-0534	Date Applied For: 06/01/2009	CBL: 142 I001001
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Location of Construction: 135 WALTON ST	Owner Name: DAKOTA BEAR PROPERTIES LL	Owner Address: PO BOX 296	Phone:
Business Name:	Contractor Name:	Contractor Address:	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Signs - Permanent	

Proposed Use: Commerical - Multi-tenant- New Multi tenant free standing sign	Proposed Project Description: New Multi tenant free standing sign
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Dept: Zoning	Status: Approved with Conditions	Reviewer: Ann Machado	Approval Date: 06/03/2009
Note: Current uses in building are Alpine Linen (laundry), Izzy's Cheesecake, Woodwoprkers Co-op. Gorham Bike & Ski, Wayside Soup Kitchen & the state of Maine all have storage spaces there.			
1) This permit is being issued with the condition that the sign will not advertise retail as a use.			
2) This permit is being issued with the condition that the sign will not be higher than 15' from grade to the top.			
Dept: Building	Status: Approved with Conditions	Reviewer: Chris Hanson	Approval Date: 06/09/2009
Note:			
1) Signage Installation to comply with Chapter 31 of the IBC 2003 building code.			

Comments:
6/11/2009-amachado: Received revised sign mock up & information about size & construction.
6/3/2009-amachado: Spoke to Rickie Hall. Told her that retail is not a permitted use in that zone. Told her that inspections would need the specifics of what the sign is made out of and how it will be constructed.



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: 135 Walton Street		
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# 142 1-001 - 001	Owner: DAKOTA BEAR PROPERTIES Rickie HALL	Telephone: 207-890-9199
Lessee/Buyer's Name (If Applicable)	Contractor name, address & telephone:	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: Rickie HALL phone: 207-890-9199 -		
Tenant/allocated building space frontage (feet): Length: 170 Height: 16 Lot Frontage (feet) 150 Single Tenant or Multi Tenant Lot _____		
Current Specific use: Commercial - Mixed Use If vacant, what was prior use: _____ Proposed Use: _____		
Information on proposed sign(s): Freestanding (e.g., pole) sign? Yes <input checked="" type="checkbox"/> No _____ Dimensions proposed: 7x16 Height from grade: 13-15 Bldg. wall sign? (attached to bldg) Yes _____ No <input checked="" type="checkbox"/> Dimensions proposed: _____		
Proposed awning? Yes _____ No <input checked="" type="checkbox"/> 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 <input checked="" type="checkbox"/> No _____ Dimensions: 7x5 Bldg. wall sign? (attached to bldg) Yes _____ No _____ Dimensions: _____ 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.		

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: Rickie Hall	Date: June 1, 2009
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This is not a permit; you may not commence ANY work until the permit is issued.

IM - multi-tenant - freestanding
 70' max
 15' max
 setback 5'

~~70' OK
 13-15'
 min 40' setback corner
 50' & " from wall~~

revised - total sf = 110' x 84' = 6416' OK.
 broken down 5' x 4'
 6 (8' x 4') = 4775'

12' high OK

Ann Machado - Dakota Bear Prop., Rickie Hall

From: "Jenn Higgins" <muddyriversigns@myfairpoint.net>
To: <amachado@portlandmaine.gov>
Date: 6/10/2009 5:35 PM
Subject: Dakota Bear Prop., Rickie Hall

My client, Rickie Hall, from Dakota Bear Properties has asked me to make a few changes to her proposed sign and email them to you along with some other information you requested.

I have attached the mock up to refer to.

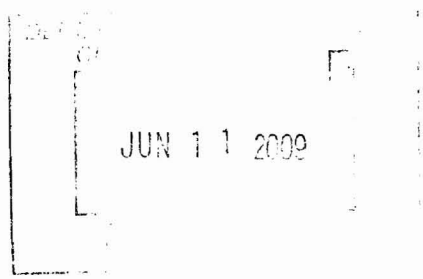
****One of the questions was what the material used would be.....**
We will be using 16 foot, stained, pressure treated posts.
They will be 4 feet in the ground leaving approx. 12 feet above ground.
(may vary depending on if we cut these down)
All the signs will be made from MDO plywood, which is a marine grade plywood, very suitable for outdoor signage use.
These will be primed and painted with a sign making grade outdoor oil based enamel paint.

****Next question being the sign dimensions....** $110 \times 84 = 9240 = 64.16$
We did remove a few of the tenant signs per your request.
Overall size 110" tall x 84" across (approx. Depending on spacing used on tenants portion)
Top main sign is 51" tall x 84" across $51 \times 84 = 4284 = 29.75$
Tenant signs being 8" tall x 54" across each $8 \times 54 = 432 = 3 \times 144 = 18 > 47.75$

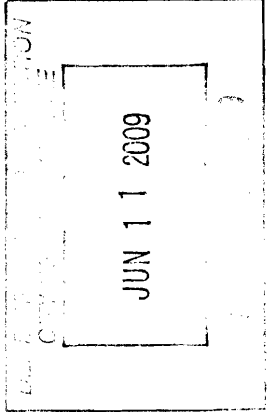
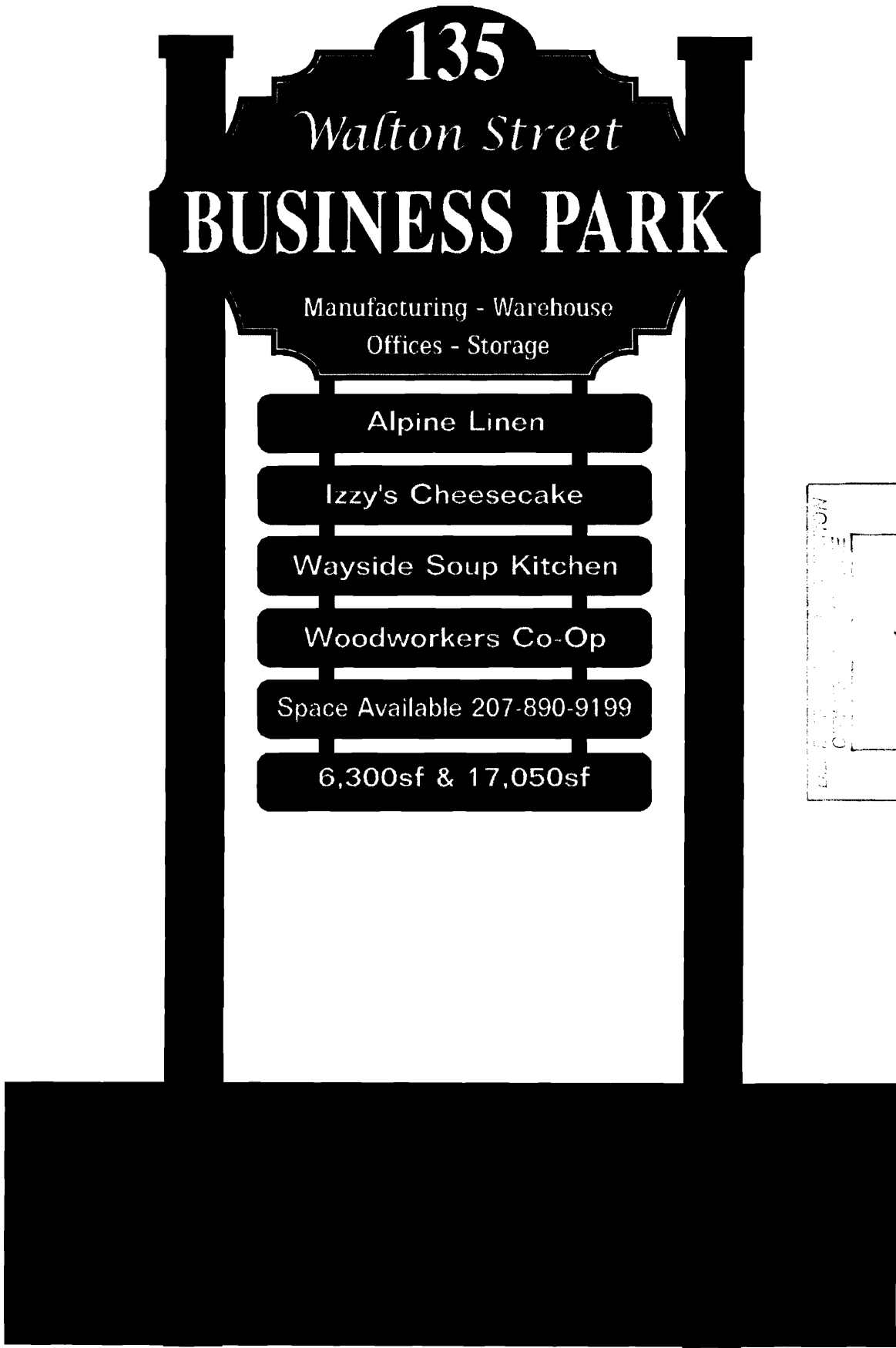
If you need any further information, please contact me directly by emailing me back or calling me at 207-647-3011
Rickie has requested if you would please let me know when she receives the approval so we can move forward with the construction aspects of her project.

Thank You,
Jenn Higgins

Muddy River Signs
80 Portland Road
Bridgton, Maine 04009
207.647.3011



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7ft wide

135

Watson Street

BUSINESS PARK

Offices - Retail - Storage
Manufacturing - Warehouse

Alpine Linen
Izzy's Cheesecake
Gorham P & Ski
Wayside soup kitchen
Web Workers Co Op
State of Maine
Space Available 207-890-9199
12,500sf & 8,500sf
12,500sf & 8,500sf
6,300sf & 17,050sf

- checked size of sign

- 10' high - lumber buckets?

Don't have retail material?

Storage

Storage

- sign area 7x10 per phone conversation w/ Rickie Hall.

Storage

no retail allowed

laundry service

10 feet high

revised received 6/11/09

4ft in ground with cement

YX4 RT Post's

