



DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

# CITY OF PORTLAND



# BUILDING

# PERMIT

This is to certify that S H REALTY INC V

Located At 1132 FOREST

Job ID: 2011-01-221-SIGN

CBL: 146 - - D - 001 - 001 - - - -

# SCANNED

*{ closed 2/14/12 ASU*

has permission to 48 sq. ft. sign

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 the buildings and structures, and of the application on file in the department.

Notification of inspection and written permission procured before this building or part thereof is lathed or otherwise closed-in. 48 HOUR NOTICE IS REQUIRED.

A final inspection must be completed by owner before this building or part thereof is occupied. If a certificate of occupancy is required, it must be procured prior to occupancy.

**Fire Prevention Officer**

**Code Enforcement Officer / Plan Reviewer**

THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY.  
PENALTY FOR REMOVING THIS CAR

## PERMIT ISSUED

JAN 25 2011

City of Portland

## BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

or email: [buildinginspections@portlandmaine.gov](mailto:buildinginspections@portlandmaine.gov)

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the city of Portland Inspections Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.**
- **Permits expire in 6 months. If the project is not started or ceases for 6 months.**
- **If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue.**

The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OF CIRCUMSTANCES.

IF THE PERMIT REQUIRES A CERTIFICATE OF OCCUPANCY, IT MUST BE PAID FOR AND ISSUED TO THE OWNER OR DESIGNEE BEFORE THE SPACE MAY BE OCCUPIED.



# PORTLAND MAINE

*Strengthening a Remarkable City, Building a Community for Life • [www.portlandmaine.gov](http://www.portlandmaine.gov)*

Director of Planning and Urban Development  
Penny St. Louis

Job ID: 2011-01-221-SIGN

Located At: 1132 FOREST AVE

CBL: 146-D-001-001

## **Conditions of Approval:**

### **Zoning**

1132 Forest Avenue – zoning conditions

- 1 Any LED display SHALL NOT continuously flash, nor continuously blink, and SHALL NOT scroll. Electronic message board signs SHALL NOT change messages no more than once every 20 minutes. This City and State regulation SHALL BE strictly enforced.
- 2 This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

### **Building**

1. Signage Installation to comply with Chapters 31 & 32 of the IBC 2009 building code.
2. Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.
3. A separate permit is required for any proposed electrical work.



# 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>1132 FOREST AVENUE</u>		
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot# <u>146    D001    001</u>	Owner: <u>VSH REALTY 90 CUMBERLAND FARMS 100 CROSSING BLVD FRAMINGHAM, MA 01702</u>	Telephone: <u>508-270-1400</u>
Lessee/Buyer's Name (If Applicable) <u>SAME</u>	Contractor name, address & telephone: <u>M+D SERVICES P.O. BOX 702 LANESBORO, MA 01237</u>	Total s.f. of signage x \$2.00 <u>48 SF</u> Per s.f. plus \$30.00/\$65.00 For H.D. signage = Total Fee: \$ <u>126.00</u> Awning Fee = cost of work <u>0</u> Total Fee: \$ <u>126.00</u>

Who should we contact when the permit is ready: CARDLYN PARKER phone: 774-239-2781

Tenant/allocated building space frontage (feet): Length: \_\_\_\_\_ Height: \_\_\_\_\_  
Lot Frontage (feet) 178'-0" Single Tenant or Multi Tenant Lot MULTI

Current Specific use: EXISTING GAS STATION & CONV. STORE  
If vacant, what was prior use: \_\_\_\_\_  
Proposed Use: ETR 48 x 2 = 96  
+ 30  
126.00

Information on proposed sign(s):  
Freestanding (e.g., pole) sign? Yes  No \_\_\_\_\_ Dimensions proposed: 48 SF Height from grade: 18'  
Bldg. wall sign? (attached to bldg) Yes \_\_\_\_\_ No \_\_\_\_\_ Dimensions proposed: \_\_\_\_\_ N/A

Proposed awning? Yes \_\_\_\_\_ No  Is awning backlit? Yes \_\_\_\_\_ No N/A  
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: \_\_\_\_\_ ETR  
Awning? Yes \_\_\_\_\_ No \_\_\_\_\_ Sq. ft. area of awning w/communication: \_\_\_\_\_ ETR

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.

JAN - 4 2011

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](http://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>Carolyn A Parker</u>	Date: <u>12/29/10</u>
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This is not a permit, you may not commence ANY work until the permit is issued.

CAROLYN A. PARKER  
CONSULTING

December 29, 2010

**City of Portland**  
**389 Congress Street**  
**Inspections Division – Room 315**  
**Portland, ME 04101**

Attn: Ms. Ann Machado  
Zoning Officer

JAN - 4 2011

Cumberland Farms  
V0492  
1132 Forest Avenue  
Portland, ME 04101  
Delivery: Regular mail

Dear Ms. Machado,

Enclosed please find (1) one Sign/Awning Permit Application, (1) one photo of the existing Pylon Sign, (1) one detail of the LED price panel by Federal Heath and (1) one Engineered Stamped plan of the Existing/Proposed Sign and (1) Site Plan showing the location of the proposed pylon modifications for the sign located at 1132 Forest Avenue, Portland, ME 04101. Cumberland Farms, the owner of the property wishes to remove the exiting single pole pylon sign, maintain the existing footing, install a second footing inboard 6'-7" on center and install a new double pole pylon sign with LED price changer. The square footage of the pylon sign will remain the same and we are improving the existing front setback by 4'-0" feet. The pylon sign will be 18'-0" maximum height and setback 5'-0" from each property line per the City bylaws.

The contractor for the project is M & D Services, Inc., 5 B West View Road, Pittsfield, MA a copy of their Worker's Compensation Insurance is enclosed. Also enclosed please find an Agent for Owner Authorization letter allowing me to obtain the permits on behalf of Cumberland Farms. An electrical permit will be obtained by a licensed electrician prior to the LED price panel installation.

Lastly, I have enclosed check # 1594 in the amount of \$126.00 for the sign permit fee. Please review the enclosed Sign Permit package and if you find everything is in order please return the permits tome in the enclosed self-addressed envelope. If you have any questions please call me at (774) 239-2781. Thank you in advance for your time in helping to expedite this matter.

Sincerely,

  
Carolyn A. Parker

Cc: Cumberland Farms  
File

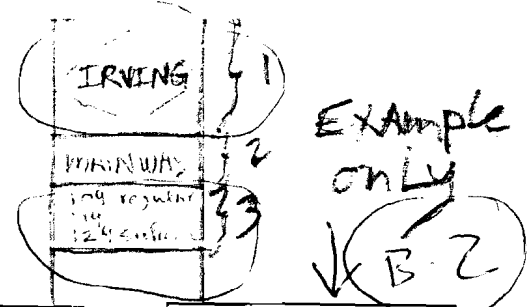
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SPECIALIZING IN THE PETROLEUM INDUSTRY  
*Project Management, Permit Expediting, Drafting & Fire Suppression Plans*

Avenue, Worcester, MA 01606 • Tel: 508-853-1167 • Fax: 508-853-1176 • Cell: 774-239-2781 • capconsulting@verizon.net

Table 2.14

Gas Stations - All Zones Where Permitted



	B-1, IB	B-4	All Other Zones
<b>Freestanding Signs</b>			
- Area	1 2 32 sq. ft./10 sq. ft. 3 /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.



### EXISTING PYLON

- REMOVE SINGLE POLE SIGN
- REMOVE PRICE SIGN FROM LIGHT POLE
- INSTALL NEW DOUBLE POLE SIGN - MAXIMUM 18'-0" AND SETBACK 5'-0" FROM BOTH PROPERTY LINES. OK MAX height 18'  
OK 5' min req

8'-0" W DP SIGN  
1136 FOREST AVE.  
PORTLAND, ME



removing per proposal





Massachusetts - Department of Public Safety  
Board of Building Regulations and Standards  
Construction Supervisor License

License: CS 64164

MICHAEL R. CARTIER  
9 WABASSO ST RT. 44  
PITTSFIELD, MA 01201



*John S. Mc*  
Commissioner

Expiration: 8/2/2012  
Tr#: 31617



July 15, 2010

To Whom It May Concern:

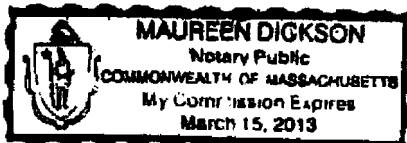
Cumberland Farms, Inc., with a usual place of business in Framingham, Massachusetts, does hereby authorize **CAROLYN A. PARKER CONSULTING** to apply for and represent Cumberland Farms, Inc. in filing of any applications for required permits and/or approvals for the **LED PRICE PANELS** at our store/self-service gas station including, but not limited to, appearing before any governmental agency at general meetings or public hearing addressing such construction/improvement of Cumberland Farms retail facilities.

Cumberland Farms Gulf Group of Companies,

Manny Paiva  
Planning Department Manager

COMMONWEALTH OF MASSACHUSETTS  
MIDDLESEX COUNTY

Subscribed and sworn to before me this 15<sup>th</sup> day of July 2010 by Manny Paiva who is personally known to me.

  
Notary Public: Maureen Dickson  
My Commission Expires:

Cumberland Gulf Group of Companies  
100 Crossing Boulevard, Framingham, MA 01702  
508-270-1400



# CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)  
7/20/2010

PRODUCER (413) 664-9366 FAX: (413) 664-6504  
Coskley Pierpan Dolan & Collins Insurance  
26 Union Street

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.

North Adams MA 01247

INSURED  
M&D Services, Inc  
PO Box 702

Lanesboro MA 01237

**INSURERS AFFORDING COVERAGE**

INSURER A Ohio Casualty Group  
INSURER B Travelers Property Casualty  
INSURER C American Fire And Casualty

NAIC #  
24002  
36181  
24066

INSURER D  
INSURER E

**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 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. AGGREGATE LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS

INSR ADDL L IN INSR	TYPE OF INSURANCE	POLICY NUMBER	POLICY EFFECTIVE DATE (MM/DD/YYYY)	POLICY EXPIRATION DATE (MM/DD/YYYY)	LIMITS
A	<b>GENERAL LIABILITY</b> <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY CLAIMS MADE <input checked="" type="checkbox"/> OCCUR BK052995646		5/19/2010	5/19/2011	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (EA OCCURRENCE) \$ 100,000 MED EXP (Per case per year) \$ 5,000 PERSONAL & AUTO INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMPOR AGG \$ 2,000,000
	GENL AGGREGATE LIMIT APPLIES PER <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO <input type="checkbox"/> LOC				
B	<b>AUTOMOBILE LIABILITY</b> ANY AUTO <input checked="" type="checkbox"/> ALL OWNED AUTOS MA1934C512 <input checked="" type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS <input checked="" type="checkbox"/> NON-OWNED AUTOS		1/1/2010	1/1/2011	COMBINED SINGLE LIMIT (EA accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
	<b>GARAGE LIABILITY</b> ANY AUTO				AUTO ONLY - EA ACCIDENT \$ OTHER THAN EA ACC \$ AUTO ONLY AGG \$
A	<b>EXCESS UMBRELLA LIABILITY</b> OCCUR <input type="checkbox"/> CLAIMS MADE DEDUCTIBLE <input checked="" type="checkbox"/> RETENTION \$ 10,000	BK052995646	5/19/2010	5/19/2011	EACH OCCURRENCE \$ 1,000,000 AGGREGATE \$ 1,000,000
C	<b>WORKERS COMPENSATION AND EMPLOYERS' LIABILITY</b> ANY PROPRIETOR/PARTNER/OWNER/OFFICER/EMPLOYEE EXCLUDED? (Mandatory in NH) If yes, describe under SPECIAL PROVISIONS below	XNA52995646	5/19/2010	5/19/2011	<input checked="" type="checkbox"/> WC STATUTORY LIMITS <input type="checkbox"/> OTH CR P.L. EACH ACCIDENT \$ 500,000 E.L. DISEASE - EA EMPLOYEE \$ 500,000 E.L. DISEASE - POLICY LIMIT \$ 500,000
	OTHER				

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

Reference: Cumberland Farms Led Project

**CERTIFICATE HOLDER**

(508) 853-1176  
Carolyn A. Parker Consulting  
3 Lorion Avenue  
Worcester, MA 01606

**CANCELLATION**

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, THE ISSUING INSURER WILL ENDEAVOR TO MAIL 10 DAYS WRITTEN NOTICE TO THE CERTIFICATE HOLDER NAMED TO THE LEFT, BUT FAILURE TO DO SO SHALL IMPOSE NO OBLIGATION OR LIABILITY OF ANY KIND UPON THE INSURER, ITS AGENTS OR REPRESENTATIVES

AUTHORIZED REPRESENTATIVE  
Lisa Bernard/LISBER

*Lisa C Bernard*

ACORD 25 (2009/01)  
IN8025 (2/08/01)

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