

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

BUILDING INSPECTION

PERMIT

Permit Number: 071297

Please Read Application And Notes, If Any, Attached

This is to certify that D M H REALTY INC /Sun See Sign
has permission to New sign on existing awning New hand g sign existing Market

AT 572 BRIGHTON AVE L 185 C013001

provided that the person or persons firm or person 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.

PERMIT ISSUED
DEC - 7 2007
CITY OF PORTLAND

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 occupied or service closed-in. 4 HOUR NOISE 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

12/5/07 *CLM*
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

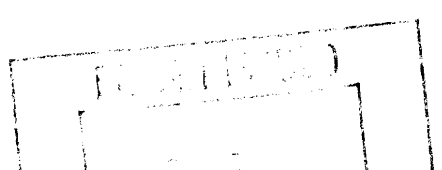
Permit No: 07-1297	Issue Date: 12/5/07	CBL: 185 C013001
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Location of Construction: 572 BRIGHTON AVE	Owner Name: D M H REALTY INC	Owner Address: 60 OLD HIGH RD	Phone:
Business Name: Fladel Couture	Contractor Name: Sundance Sign	Contractor Address: 89 Oak Street Dover	Phone 8006274467
Lessee/Buyer's Name	Phone:	Permit Type: Signs - Permanent	Zone: B-1

Past Use: Commercial - Retail - "Fladel Couture" Change of use #07-1462	Proposed Use: Faldel Coutoure - New sign on existing awning, New hanging sign on existing bracket	Permit Fee: \$66.00	Cost of Work: \$66.00	CEO District: 3
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: B Type: Signage IBC-2003	

Proposed Project Description: New sign on existing awning, New hanging sign on existing bracket permit is for hanging sign only	Signature:	Signature: 12/5/07 [Signature]
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: Idobson	Date Applied For: 10/16/2007	Zoning Approval
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<ol style="list-style-type: none"> This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules. Building permits do not include plumbing, septic or electrical work. 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"/> OK Date: 12/14/07 ASB	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 ASB 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 _____

City of Portland, Maine - Building or Use Permit

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

Permit No: 07-1297	Date Applied For: 10/16/2007	CBL: 185 C013001
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Location of Construction: 572 BRIGHTON AVE	Owner Name: D M H REALTY INC	Owner Address: 60 OLD HIGH RD	Phone:
Business Name: Fladel Couture	Contractor Name: Sundance Sign	Contractor Address: 89 Oak Street Dover	Phone (800) 627-4467
Lessee/Buyer's Name	Phone:	Permit Type: Signs - Permanent	

Proposed Use: Faldel Coutoure - New hanging sign on existing bracket	Proposed Project Description: New sign on existing awning, New hanging sign on existing bracket
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Dept: Zoning	Status: Approved	Reviewer: Ann Machado	Approval Date: 12/04/2007
Note: Original application was to put new sign on existing awning and put up new hanging sign. Existing awning was not permitted, so tenant has decided to not put signage on the awning. See email. Permit is for hanging sign only. Ok to Issue: <input checked="" type="checkbox"/>			
Dept: Building	Status: Approved with Conditions	Reviewer: Chris Hanson	Approval Date: 12/05/2007
Note: Ok to Issue: <input checked="" type="checkbox"/>			
1) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.			
2) Signage Installation to comply with Chapter 31 of the IBC 2003 building code.			

Comments:
11/1/2007-amachado: Left message for Adele Ngoy. Her business is personal service. It is not retail. Need to know who the last tenant was. Need to know how she is putting her name on the awning. Can't find original permit for awning.
11/28/2007-amachado: Spoke to Jennifer at Start Smart. I told her that the last permitted use we had for the space was retail, so Adele Ngoy does need to do a change of use application. I also spoke to Mike Leary at Sundance Signs. I told him that the sign permit is on hold until the change of use permit goes through. I also told him that the existing awning was not permitted, so if Adele Ngoy wants to put letters on it, we will need all the information about the awning as if it was being installed now.
12/3/2007-amachado: Left message for Jennifer at StartSmart. The change of use permit is moving forward but sign permit is still on hold because the existing awning is not permitted. Adele Ngoy needs to submit information about the awning if she wants her sign on it or she can notify me in writing that she only wants to do the hanging sign.



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>570 Brighton Ave</u>		
Tax Assessor's Chart, Block & Lot Chart# <u>185C013</u> Block# <u>001</u> Lot# <u>001</u>	Owner: <u>DMH Realty Inc</u> <u>60 Old High Rd</u> <u>Corvish, ME 04020</u>	Telephone: <u>(207)625-4227</u>
Lessee/Buyer's Name (If Applicable) <u>Adele Ngoy</u>	Contractor name, address & telephone: <u>Sundance Sign</u> <u>89 Oak St. (603)</u> <u>Dover, Ntt 742-1517</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>Adele Ngoy</u> phone: <u>332-9750</u>		
Tenant/allocated building space frontage (feet): Length: <u>29'</u> Height: <u>16'</u> Lot Frontage (feet) <u>100'</u> Single Tenant or Multi Tenant Lot <u>Multi</u>		
Current Specific use: <u>Retail - was flower shop.</u> If vacant, what was prior use: _____ Proposed Use: <u>Retail - personal service change of use #07-1462</u>		
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: <u>36" x 39"</u>		
Proposed awning? Yes <input checked="" type="checkbox"/> No <input checked="" type="checkbox"/> Is awning backlit? Yes ___ No <input checked="" type="checkbox"/> Height of awning: <u>1'</u> Length of awning: <u>9'</u> Depth: <u>4'</u> <i>\$ not putting name on awning. See email 12/4/07</i> Is there any communication, message, trademark or symbol on it? Yes <input checked="" type="checkbox"/> No ___ If yes, total s.f. of panels w/communications, message, trademark or symbol: <u>9</u> 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 <input checked="" type="checkbox"/> No ___ Dimensions: <u> unsure 1 bracket attached</u> Awning? Yes <input checked="" type="checkbox"/> No ___ Sq. ft. area of awning w/communication: <u>9' x 1'</u> <i>not permitted</i>		
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: <u>Masungu</u>	Date: <u>10/4/07</u>
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This is not a permit; you may not commence ANY work until the permit is issued.

B-1 - multi-tenant
 $1.5 \times 29 = 43.5 \text{ ft}$

sign - $36" \times 39" = 9.75 \text{ ft}$
awning - $1' \times 9' = 9$
ok. 18.75 ft bld

From: "Jennifer L. Sporzynski" <jls@ceimaine.org>
To: <amachado@portlandmaine.gov>
Date: 12/4/2007 2:32:19 PM
Subject: 572 sign permit change

Ann,

Please take off the awning writing on the sign permit for 572 Brighton Ave. (Fladel Couture). Feel free to call me with questions.

Jennifer Sporzynski

Director, StartSmart

CEI

2 Portland Fish Pier, Suite 201

Portland, ME 04101

207-775-1984

DEC 4 2007



from:

Sundance Sign & Design

1-603-742-1517

NUMBER OF PAGES INCLUDING COVER 2

TO: *Annie Robson*

info for sign install @ 570 Brighton Ave

NOV 28 2007

NOV 28



36" x 39"


Bracket Installation:

Bracket secured to wood structure with 5/16 lag bolts.

Anti-sway wind bars are solid metal rod lag bolted to building.

Awards

Not doing awning.
not part of permit
see email 12/14/07

Fladel Couture  design & alterations

12" x 108" (9')

hanging Sign →

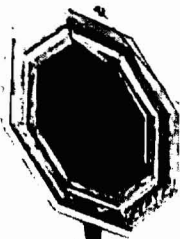


36" x 39"

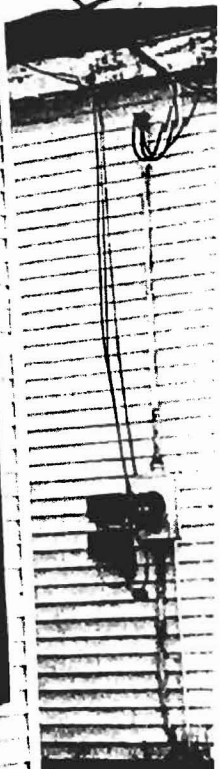


door glass

© Sundance Sign Co
742-1517

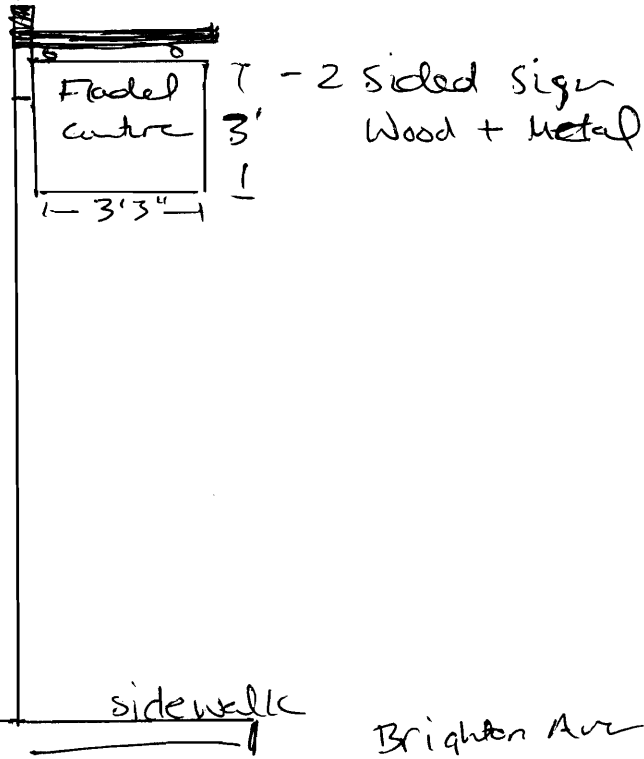


570

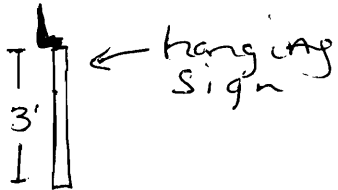


570 Brighton Ave: Multiuse Building

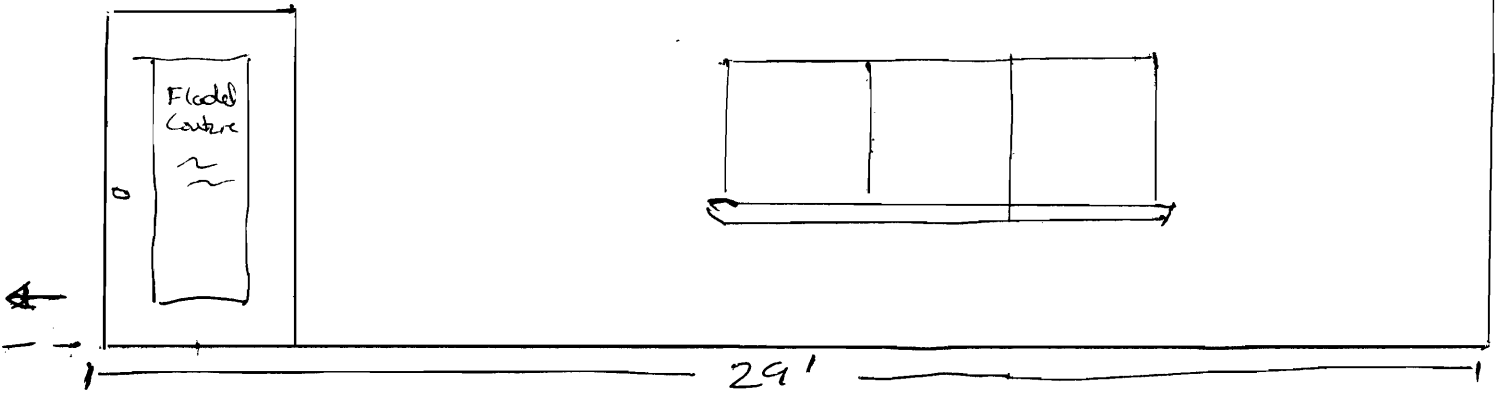
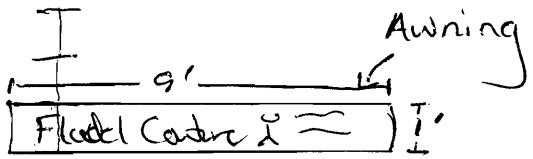
Side View



Front View



second floor

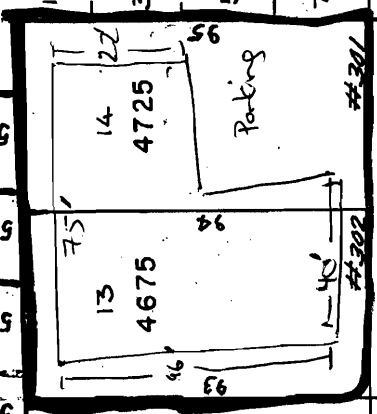


Side walk

Woodford

BRIGHTON

582	1	4550	#314	100'	3	5000	#303	100'	15	5000	#300	100'	15	5000	#301
578	2	4625	#303	100'	3	5000	#305	100'	15	5000	#300	100'	15	5000	#301
574	13	4675	#302	100'	15	5000	#300	100'	15	5000	#300	100'	15	5000	#301
572	14	4725	#302	100'	15	5000	#300	100'	15	5000	#300	100'	15	5000	#301
570	14	4725	#301	100'	15	5000	#301	100'	15	5000	#301	100'	15	5000	#301



Fleetwood Street

Colonial Road

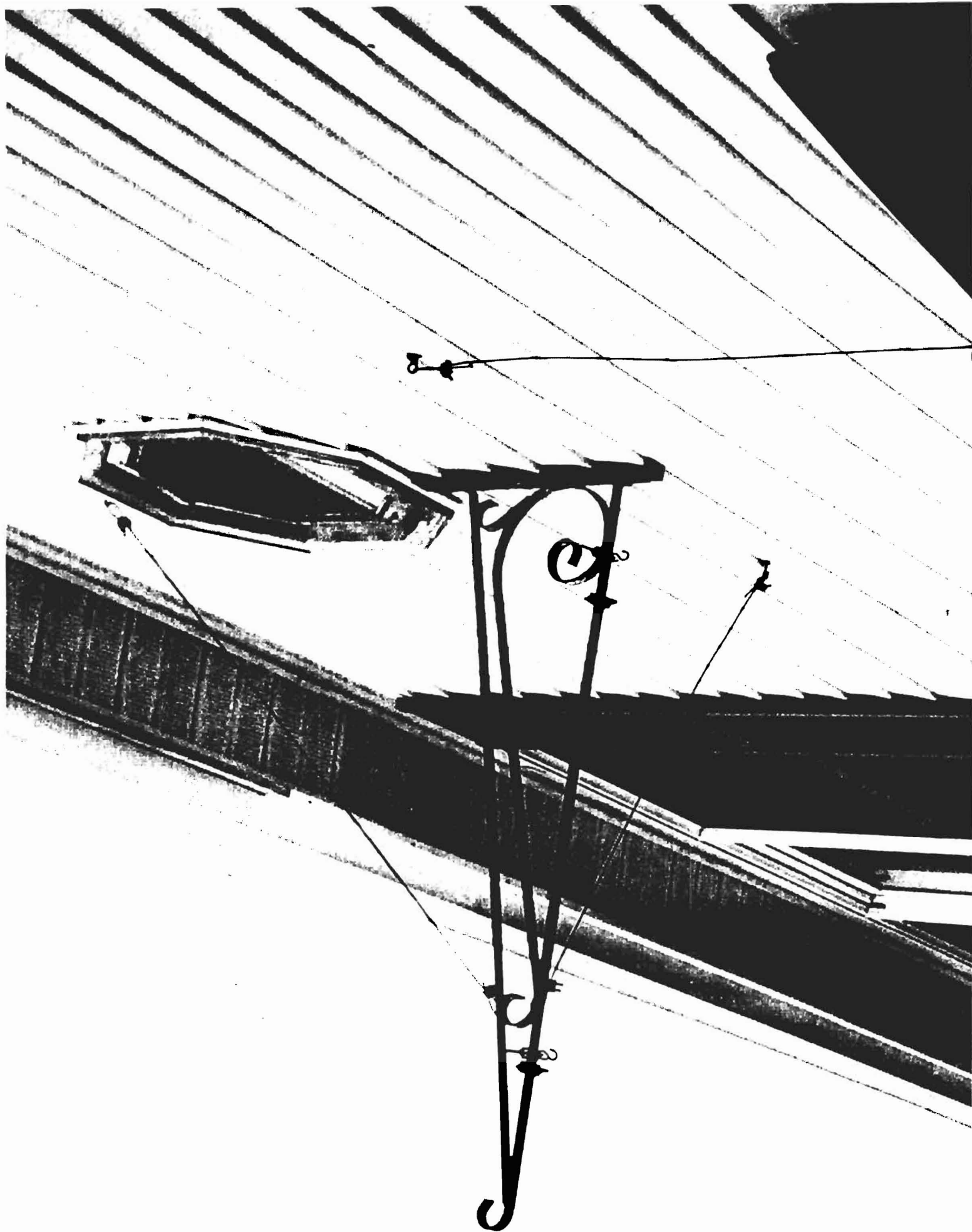
(C)

(B)

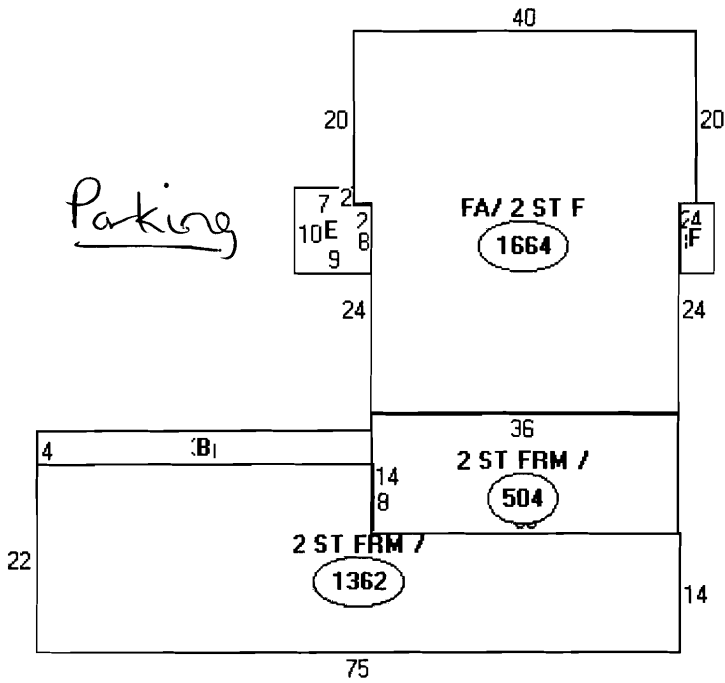
(D)

552	1	5000	#261	100	3	5000	#260	100	3	5000	#262	100	3	5000	#259
554	2		#261	100	3	5000	#260	100	3	5000	#262	100	3	5000	#259
556	2		#261	100	3	5000	#260	100	3	5000	#262	100	3	5000	#259
558	2		#261	100	3	5000	#260	100	3	5000	#262	100	3	5000	#259
560	1	5000	#261	100	3	5000	#260	100	3	5000	#262	100	3	5000	#259
562	1	5000	#261	100	3	5000	#260	100	3	5000	#262	100	3	5000	#259

100'	11	5000	#307	100'	15	5000	#307	100'	15	5000	#307	100'	15	5000	#307
11	12		#307	100'	15	5000	#307	100'	15	5000	#307	100'	15	5000	#307
5000	12		#307	100'	15	5000	#307	100'	15	5000	#307	100'	15	5000	#307
12			#307	100'	15	5000	#307	100'	15	5000	#307	100'	15	5000	#307
13			#307	100'	15	5000	#307	100'	15	5000	#307	100'	15	5000	#307
15			#307	100'	15	5000	#307	100'	15	5000	#307	100'	15	5000	#307
17			#307	100'	15	5000	#307	100'	15	5000	#307	100'	15	5000	#307



← Fleetwood →



- Descr
- A: 2 ST
1362
 - B: 1 ST
156 s
 - C: 2 ST
504 s
 - D: FA/ 2
1664
 - E: WD C
86 sq
 - F: WD /
32 sq

← Brighton Ave →

10/11/07.

to whom it may concern:
it is ok for my tenant
adele NGoy to install
out side sign at 570
Brighton ave, port of the.

OWNER
DMH Real Estate
Scott Howland pres.

6254227 - 8380303

du 111111-0000
Jennifer

CERTIFICATE OF INSURANCE



This certifies that

- STATE FARM FIRE AND CASUALTY COMPANY, Bloomington, Illinois
- STATE FARM GENERAL INSURANCE COMPANY, Bloomington, Illinois
- STATE FARM FIRE AND CASUALTY COMPANY, Aurora, Ontario
- STATE FARM FLORIDA INSURANCE COMPANY, Winter Haven, Florida
- STATE FARM LLOYDS, Dallas, Texas

insures the following policyholder for the coverages indicated below:

Policyholder Fladel Couture Design and Alt.

Address of policyholder 570 Brighton Ave Portland, ME 04102-2357

Location of operations Same as Above

Description of operations

The policies listed below have been issued to the policyholder for the policy periods shown. The insurance described in these policies is subject to all the terms, exclusions, and conditions of those policies. The limits of liability shown may have been reduced by any paid claims.

POLICY NUMBER	TYPE OF INSURANCE	POLICY PERIOD		LIMITS OF LIABILITY (at beginning of policy period)
		Effective Date	Expiration Date	
This insurance includes:	Comprehensive Business Liability			BODILY INJURY AND PROPERTY DAMAGE
	<input type="checkbox"/> Products - Completed Operations <input type="checkbox"/> Contractual Liability <input type="checkbox"/> Personal Injury <input type="checkbox"/> Advertising Injury <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>			Each Occurrence \$ General Aggregate \$ Products - Completed Operations Aggregate \$
	EXCESS LIABILITY <input type="checkbox"/> Umbrella <input type="checkbox"/> Other			BODILY INJURY AND PROPERTY DAMAGE (Combined Single Limit) Each Occurrence \$ Aggregate \$
	Workers' Compensation and Employers Liability			Part I - Workers Compensation - Statutory
				Part II - Employers Liability Each Accident \$ Disease - Each Employee \$ Disease - Policy Limit \$
POLICY NUMBER	TYPE OF INSURANCE	POLICY PERIOD		LIMITS OF LIABILITY (at beginning of policy period)
TBD	Business	9/27/07	9/27/08	Business Liability 1,000,000

THE CERTIFICATE OF INSURANCE IS NOT A CONTRACT OF INSURANCE AND NEITHER AFFIRMATIVELY NOR NEGATIVELY AMENDS, EXTENDS OR ALTERS THE COVERAGE APPROVED BY ANY POLICY DESCRIBED HEREIN.

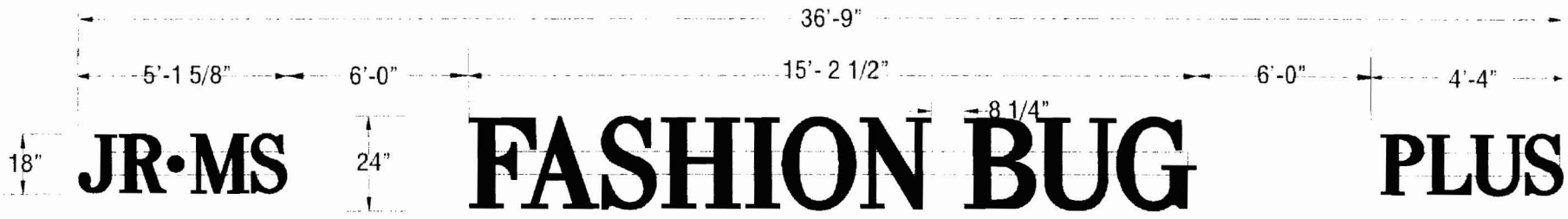
Name and Address of Certificate Holder

City Of Portland Maine
389 Congress St
Portland, ME 04101

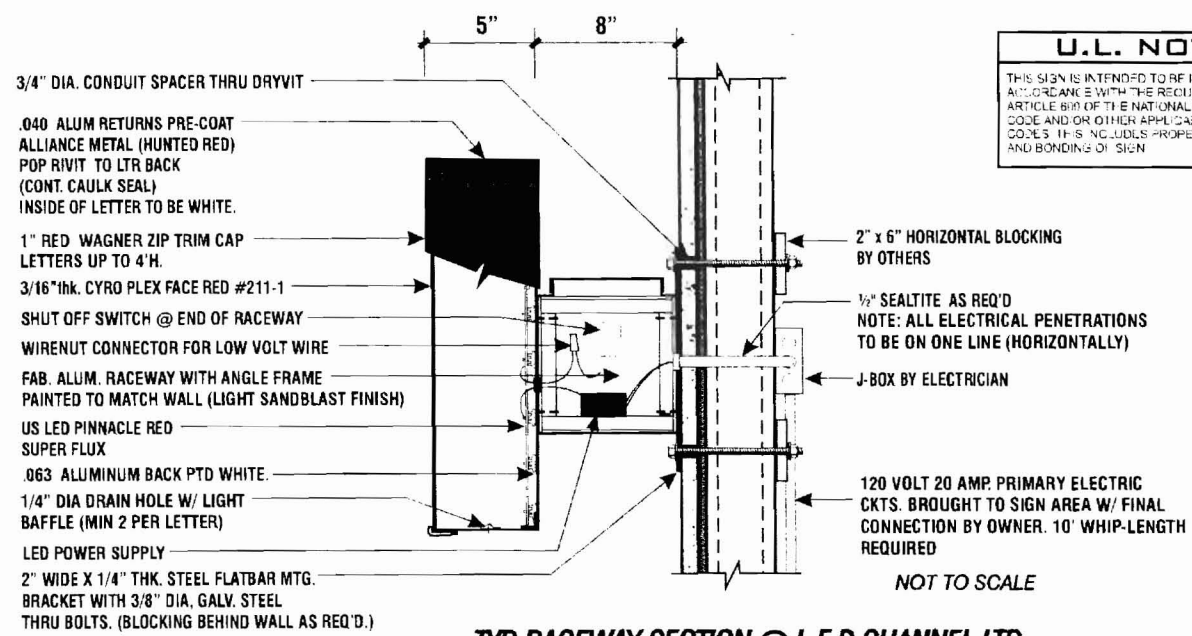
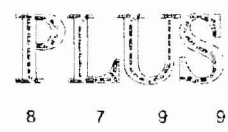
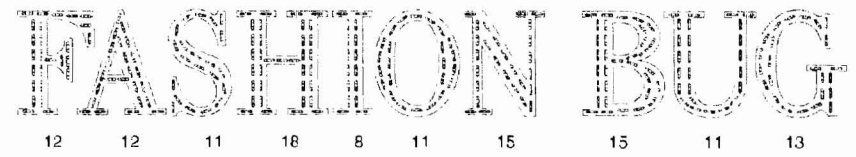
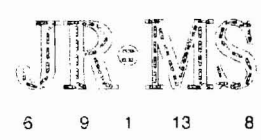
If any of the described policies are canceled before their expiration date, State Farm will try to mail a written notice to the certificate holder days before cancellation. If however, we fail to mail such notice, no obligation or liability will be imposed on State Farm or its agents or representatives.

[Signature]
 Signature of Authorized Representative _____
 Title _____ Date 10/4/07
 Dawn L. McIntosh
 Agent Name
 Telephone Number 207-761-1511

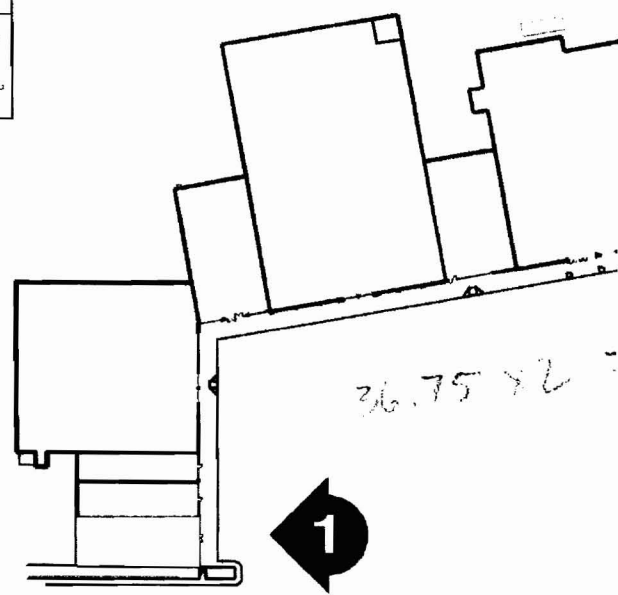
Agent's Code Stamp
Agent Code 19-1046
AFO Code F874



24" ILLUM. CHANNEL LETTERS (LED)
SCALE: 1/4"=1'-0"



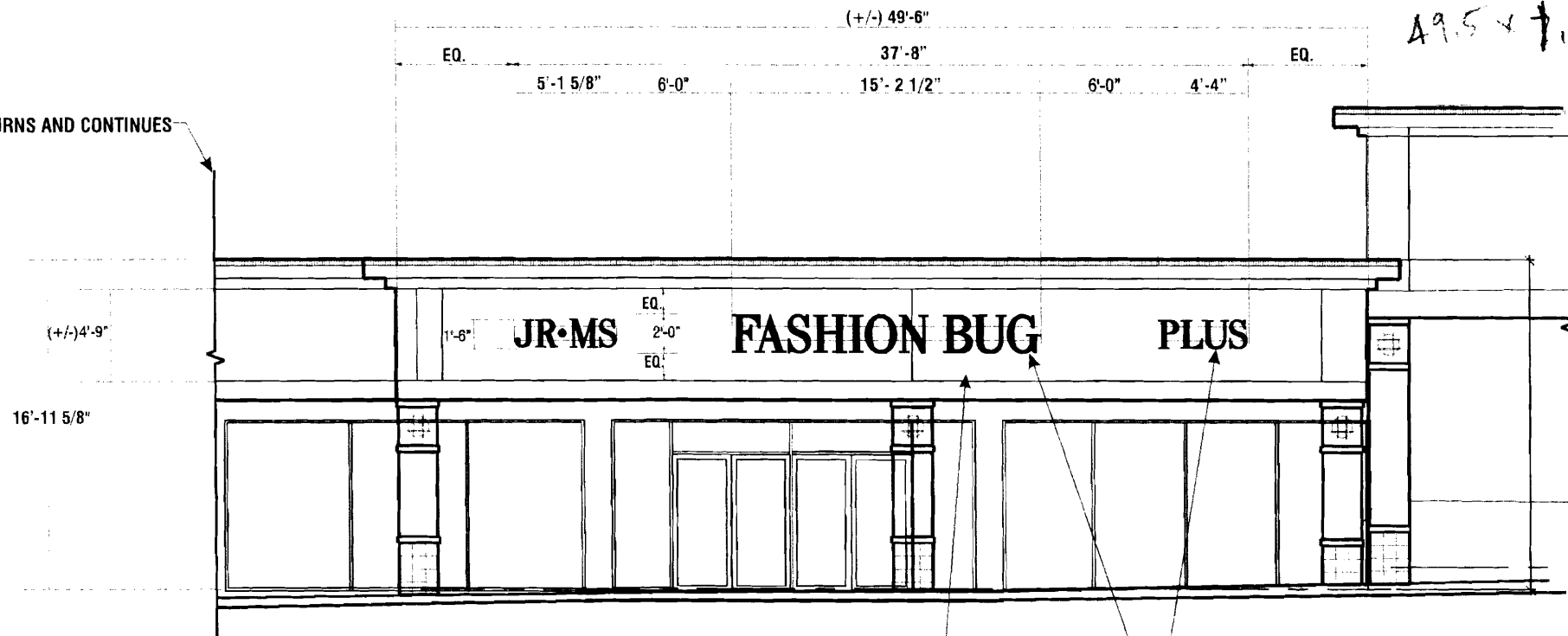
U.L. NOTE
THIS SIGN IS INTENDED TO BE INSTALLED IN ACCORDANCE WITH THE REQUIREMENTS OF ARTICLE 610 OF THE NATIONAL ELECTRICAL CODE AND/OR OTHER APPLICABLE LOCAL CODES. THIS INCLUDES PROPER GROUNDING AND BONDING OF SIGN.



TYP. RACEWAY SECTION @ L.E.D CHANNEL LTR

49.5 x 7.5

BUILDING TURNS AND CONTINUES



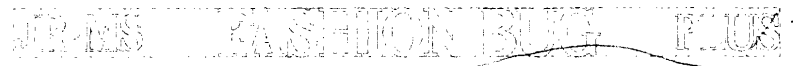
1 PARTIAL EAST ELEVATION
 APPROX SCALE: 1/8" = 1'-0"

1 EIFS CLADDING SIGN BAND
 1 1/2" STD EIFS
 (LIGHT SANDBLAST FINISH)

1 INSTALL NEW 24" CHANNEL LE
 18" "JR. MS" & "PLUS" MOUNTI
 ALUMINUM RACEWAY PAINTED
 EXISTING WALL COLOR
 (LIGHT SANDBLAST FINISH)



SQUARE FOOTAGE EACH WORD: 44.61



SQUARE FOOTAGE BOXED: 73.5

*use this for the one
 allowable sign*

50# x 1.5 = 75#
ok

ALL BUILDING FACADE COLORS MUST BE
 FIELD VERIFIED AND CHANNEL LETTER
 FACE COLORS APPROVED BY CSI BEFORE
 FABRICATION

PRELIMINARY DRAW
 ALL CONDITIONS MUST BE FIELD VERIFIED

LANDLORD APPROVAL:
