Form # P 04

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

Please Read Application And Notes, If Any, Attached

this department.

PERIM

Permit Number: 080150

AT 1230 CONGRESS ST				, 189 A014001
provided that the person or persons of the provisions of the Statutes of the construction, maintenance and	ine a	na or th uildings	_	epting this permit shall comply with all ances of the City of Portland regulating actures, and of the application on file in

Apply to Public Works for street line and grade if nature of work requires such information.

ification of inspection must be an and with en permitting on the process of the p

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

OTHER REQUIRED APPROVALS

Department Name

PENALTY FOR REMOVING THIS CARD

PERMIT ISSUED

Director - Building & Inspection Services

APR 2 9 2008

CITY OF PORTLAND

Permit No: Issue Date: CBL: City of Portland, Maine - Building or Use Permit Application 08-0150 189 A014001 389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716 Location of Construction: Owner Name: Owner Address: Phone: 1230 CONGRESS ST **OLYMPIA EQUITY INVESTORS 280 FORE ST STE 202** Business Name: Contractor Name: Contractor Address: Phone 2077829654 NeoKraft Signs 686 Main St. Lewiston Lessee/Buyer's Name Phone: Permit Type: Signs - Permanent Past Use: Cost of Work: **CEO District:** Proposed Use: Permit Fee: Commercial - Doubletree Hotel -Commercial - Clarion Hotel-\$1,700.00 \$1,700.00 3 Remove and replace existing FIRE DEPT: INSPECTION: Approved signage - with new signage for Use Group: **D**enied Clarion Hotel Proposed Project Description: Remove and replace existing signage - with new signage for Clarion Hotel Signature: PEDESTRIAN ACTIVITIES DISTRICT (P.A.D. Action: Approved Approved w/Condition Denied Signature: Date: Date Applied For: Permit Taken By: **Zoning Approval** 02/25/2008 ldobson Historic Preservation Special Zone or Reviews **Zoning Appeal** 1. This permit application does not preclude the Applicant(s) from meeting applicable State and Not in District or Landmark Shoreland Variance Federal Rules. Does Not Require Review Wetland Building permits do not include plumbing, septic or electrical work. 3. Building permits are void if work is not started Flood Zone Requires Review within six (6) months of the date of issuance. False information may invalidate a building Subdivision Approved permit and stop all work.. Approved Approved w/Conditions Denied Denied 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
		<u> </u>	

City of Portland, Maine - Building or Use Permit

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

 Permit No:
 Date Applied For:
 CBL:

 08-0150
 02/25/2008
 189 A014001

Location of Construction:	Owner Name:	Owner Address: Phone:	
1230 CONGRESS ST	OLYMPIA EQUITY INVESTORS	280 FORE ST STE 202	
Business Name:	Contractor Name:	Contractor Address: Phone	
	NeoKraft Signs	686 Main St. Lewiston	(207) 782-9654
Lessee/Buyer's Name	Phone:	Permit Type:	
		Signs - Permanent	

Proposed Use:

Commercial - Clarion Hotel- Remove and replace existing signage - with new signage for Clarion Hotel

Proposed Project Description:

Remove and replace existing signage - with new signage for Clarion Hotel

Dept: Zoning

Status: Approved

Reviewer: Marge Schmuckal

Approval Date:

02/25/2008

Note:

Ok to Issue:

1) This proposal does not meet the current standards of the B-2 Zone signage standards and has been passed on to Planning to review as allowed under 14-368.5.g. If Planning approves, and meets building code requirements this sign can be permitted.

Dept: Building

Status: Approved with Conditions

Reviewer: Tammy Munson

Approval Date:

04/29/2008

Note:

1) Signage Installation to comply with Chapter 31 of the IBC 2003 building code.

Dept: Planning

Status: Approved with Conditions

Reviewer: Deborah Andrews

Approval Date: 0

03/20/2008

Ok to Issue:

Ok to Issue:

Note:

1) * Banners (application for which was submitted after installation) are approved on a temporary basis only. Banners to be removed no later than 5/25/08 and replaced with permanent signs.

* Note: scale of graphics on banners is not acceptable for future replacement signs.

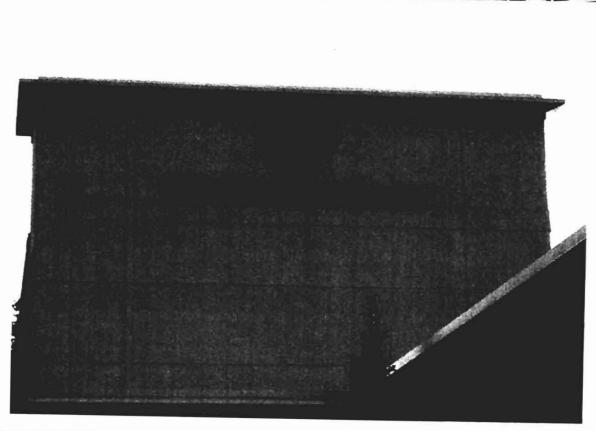
Comments:

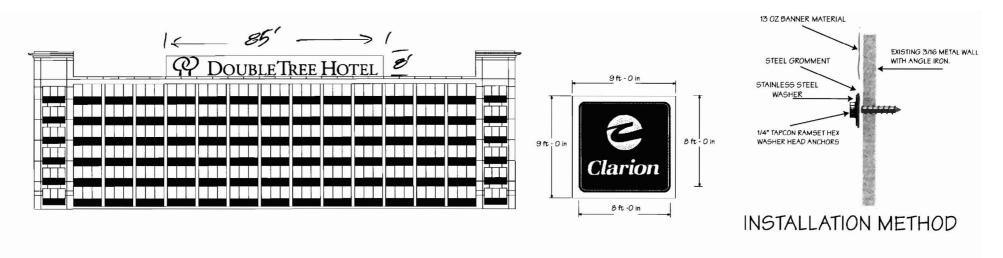
2/25/2008-mes: This used to be the Double Tree chain and is now the Clarion Hotel chain - the amount of square footage is over the maximum allowed (225 sq ft) and includes a roof top sign (600 sq ft) which is also not allowed. This has been referred to Deb A for review under 14-368.5.g which uses the standards under 14-526(a)(22).

4/28/2008-amachado: Received from Deb Andrews.

P DOUBLE TREE HOTEL









INSTALL TWO BANNERS TO COVER SIDE SIGN.

ATTACH BANNER TO METAL WALL WITH 1/4" TAPCON RAMSET HEX WASHER HEAD ANCHORS THRU GROMMENTS OF BANNERS WITH AN ADDITIONAL 18-8 STAINLESS STEEL WASHER BETWEEN GROMMENT AND HEAD OF ANCHORS.

This design created in conjunction with this project planned for you is the exclusive property of NEOKRAFT SIGNS, and can not be copied, exhibit or shown to anyone outside of your organization without consent of NEOKRAFT SIGNS.





INSTALL TWO BANNERS TO COVER FRONT SIGN.

ATTACH BANNER TO WALL WITH 1/4" TAPCON RAMSET HEX WASHER HEAD ANCHORS THRU GROMMENTS OF BANNERS WITH AN ADDITIONAL 18-8 STAINLESS STEEL WASHER BETWEEN GROMMENT AND HEAD OF ANCHORS.

This design created in conjunction with this project planned for you is the exclusive property of NEOKRAFT SIGNS, and can not be copied, exhibit or shown to anyone outside of your organization without consent of NEOKRAFT SIGNS.





PORTBAND MAINT

Strengthening a Remarkable City, Building a Community for Life . nww.portlandmaine.gov

Lee Urban-Director of Planning and Development Marge Schmuckal, Zoning Administrator

January 31, 2008

Pierce Atwood, LLP Attorneys at Law One Monument Square Portland, ME 04101

Attn: Rebecca W. Greenfield

RE: Olympia Equity Investors I, L.P., 1230 Congress Street (Double Tree Hotel)

CBL #189-A-014 (the "Property") - B-2 Business Zone

Dear Ms. Greenfield,

I am in receipt of your request for a land use certification letter regarding the Property. The Property is located in the B-2 Zone pursuant to that certain C-19 Conditional Contract Zone established in 1997, as affected by the C-39 Conditional Contract Zone established on April 4, 2005. In the B-2 Zone certain commercial uses are permitted, including, but not limited to, general, business and professional offices, hotels or motels, restaurants and drinking establishments, and health clubs.

I am aware of one zoning violation concerning the Property. The appropriate sign permits have not been obtained for the newly erected Clarion Hotel signage.

Other than the signage violation, the Property, as developed, conforms with all other land use and development restrictions contained in the C-19 and C-39 Conditional Contract Zone Agreements, and to the best of my knowledge, all City's ordinances, including applicable land use and subdivision regulations, and that all appropriate and required City permits (other than signage violations), licenses, and approvals have been provided for the current use and development of the Property. Because I am aware of the current signage violation, I can not confirm that this office will not take any action to correct this violation with respect to the Property. I would hope that with this notice, the appropriate steps will be taken to resolve this violation within the next thirty (30) days.

Very truly yours,

Marge Schmuckal Zoning Administrator

Room 315 - 389 Congress Street - Portland, Maine 04101 (207) 874-8695 - FAX:(207) 874-8716 - TTY:(207) 874-3936

Signage/Awning Permit Application

If you or the property owner owes real estate or personal property taxes or user charges on any

Location/Address of Construction: $/\sqrt{2}$	30 Congress Stre	et
Tax Assessor's Chart, Block & Lot Chart# Block# Lot#	Owner: Olympia Equity In	vestors Telephone: 207-874-9990
Lessee/Buyer's Name (If Applicable)		
Lessee/Buyer's Name (If Applicable) Clarion Hotel	Contractor name, address & telephone: NEOKIGFF Signs Inc. 686 Main St. Len, stain, ME 04240 207-782-9654	Total s.f. of signage x \$2.00 Per s.f. plus \$30.00/\$65.00 For H.D. signage= Total Fee: \$/, 700 Awning Fee= cost of work Total Fee: \$/, 700
Who should we contact when the permit is read	y: Shane Moffett phone: 2	207-782-9654
Tenant/allocated building space frontage (f Lot Frontage (feet)	7	3exist.is
Current Specific use: Hotel If vacant, what was prior use: N/A Proposed Use: #/0+c*/		
Information on proposed sign(s): Freestanding (e.g., pole) sign? Yes Bldg. wall sign? (attached to bldg) Yes	No Dimensions proposed:	Height from grade:
Proposed awning? Yes No Is aw Height of awning: Length of Is there any communication, message, tradem If yes, total s.f. of panels w/communications,	oning backlit? Yes No awning: Depth: nark or symbol on it? Yes No	
Information on existing and previously perm Freestanding (e.g., pole) sign? Yes Bldg. wall sign? (attached to bldg) Yes Awning? Yes No Sq. ft. are	No Dimensions:	0; 8.5'x9', and 7.837' x75'
A site sketch and building sketch showing e Sketches and/or pictures of proposed signa		
Please submit all of the information of Failure to do so may result in the aut		cation Checklist.
	- Call - and - Call - and - call - Dl - i I D	Development Department may request

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.

duelle	The State of the S	
Signature of applicants Signature of applicants	Date: 2-21-08	: : : i
This is not a permit; you may not commence ANY wo		
This is not a permit, you may not commence ANY I we	FEB 2 5 2008	
	7 2 5 2 5 2000	Ì



Neokraft Signs Inc. 686 Main Street Lewiston, Maine 04240 Telephone: 207.782.9654 Facsimile: 207.782.0009 1.800.339.2258 http://www.neokraft.com

Transmittal to	CITY OF PORTLAND		Da	ite	02.21.2008	
	INSPECTIONS		Jo	b No.	8656	
	389 CONGRESS STRE	ET	Re	:.	CLARION INN	
	PORTLAND, ME 0410				PERMITS	
	1011122,2				MAIL	
		- W 15 E	- W. L			
Item	Attached	☐ Hand Delivered	☐ Under separate cover	•		
	■ Shop Drawings	□ Prints	☐ Samples		Specifications	
		☐ Change Order	□ Other			
	Copies Date	No.	Description			
	1 set 02.21.2008	8656	(1) SIGN PERMIT	APPL	LICATION, (1) LANDLORD	
			AUTHORIZATION LETTER, LIABILITY AND			
			WORKERS' COMF	PENSA	ATION INSURANCE	
			CERTIFICATES, I	DRAW	INGS, ENGINEERED	
			SPECIFICATIONS	, рно	OTOS, PLOT PLAN, AND (1)	
			CHECK NUMBER	#9007	7 FOR \$1,700.00 TO OBTAIN	
			PERMITS FOR CL	ARIO	N INN LOCATED ON 1230	
			CONGRESS STRE	ET.		
Purpose	□ For approval	☐ No exception taken			□ Rejected	
	☐ For your use	☐ Make corrections noted			☐ Review and comment	
	☐ As requested	☐ Revise and resubmit			□ Other	
Remarks	Please go ahead and mail permits to my attention upon approval.					
	Copy to				From SHANE MOFFETT	

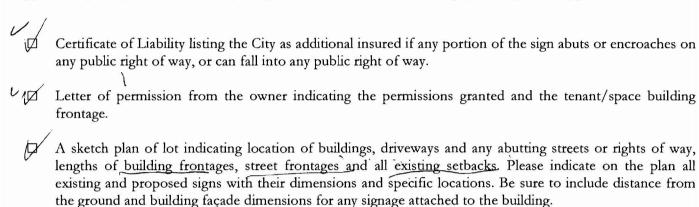
If enclosures are not as noted kindly notify us at once.

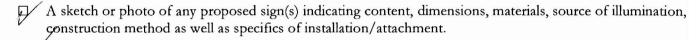
OFFICE:\CLERICAL\TEMPLATES\TRANSMITTAL FORM.DOT

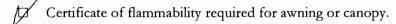


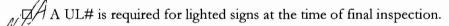
Signage/Awning Permit Application Checklist

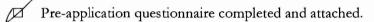
All of the following information is required and must be submitted. Checking off each item as you prepare your application package will ensure your package is complete and will help to expedite the permitting process.











- Photos of existing signage
- Details for sign fastening, attachment or mounting in the ground.

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, \$10.00 per additional \$1,000.00 of cost.

Base application fee for any Historic District signage is \$65.00.



OLYMPIA

February 6, 2008

Mr. John Schultzel Acting General Manager **Clarion Hotel** 1230 Congress St Portland, ME 04102

RE: Letter of Authorization for Signage Clarion Hotel Portland, Maine

Dear Mr. Schultzel,

Olympia Equity Investors I, LLC hereby grants the Clarion Hotel Portland, Maine permission to remove and replace temporary and permanent signage on the building and on the grounds for your hotel's branding and marketing purposes.

Please call with any questions.

Thanks, Frank Can

Frank Carr Olympia Asset Management 280 Fore Street, Suite 202 Portland, ME 04101 207.252.4881 Cell 207.221.1110 Fax fcarr@theolympiacompanies.com

DATE (MM/DD/YYYY) ACORD, CERTIFICATE OF LIABILITY INSURANCE 2/13/2008 THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE Phone: 971-222-3200 PRODUCER Fax: 971-222-3260 Frank Crystal & Co. of OR HOLDER. THIS CERTIFICATE DOES NOT AMEND, EXTEND OR Fox Tower ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. 805 SW Broadway, STE 480 Portland OR 97205 INSURERS AFFORDING COVERAGE NAIC# 21873 INSURERA: Fireman's Fund Insurance Co Olympia Equity Investors INSURER B: Great American Ins. Co. 16691 Olympia Hotel Management INSURER C: 280 Fore Street, Suite 202 INSURER D: Portland ME 04101 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.

	ERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. AGGREGATE LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.						
INSR LTR	ADD'L INSRD	TYPE OF INSURANCE	POLICY NUMBER	POLICY EFFECTIVE DATE (MM/DD/YY)	POLICY EXPIRATION DATE (MM/DD/YY)	LIMIT	s
	Х	CLAIMS MADE X OCCUR	MZX80880012	10/1/2007	10/1/2008	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurence) MED EXP (Any one person)	\$1,000,000 \$100,000 \$5,000
ł						PERSONAL & ADV INJURY	\$1,000,000
İ						GENERAL AGGREGATE	\$2,000,000
	l	GEN'L AGGREGATE LIMIT APPLIES PER: POLICY PRO- X LOC				PRODUCTS - COMP/OP AGG	\$2,000,000
A		AUTOMOBILE LIABILITY X ANY AUTO	MZX80880012	10/1/2007	10/1/2008	COMBINED SINGLE LIMIT (Ea accident)	\$1,000,000
		ALL OWNED AUTOS SCHEDULED AUTOS				BODILY INJURY (Per person)	\$
		X HIRED AUTOS X NON-OWNED AUTOS				BODILY INJURY (Per accident)	\$
		X \$1,000 Comp Ded X \$1,000 Coll Ded				PROPERTY DAMAGE (Per accident)	\$
		GARAGE LIABILITY				AUTO ONLY - EA ACCIDENT	\$
		ANY AUTO				OTHER THAN AUTO ONLY: AGG	\$ \$
В		EXCESS/UMBRELLA LIABILITY X OCCUR CLAIMS MADE	TUU523206302	10/1/2007	10/1/2008	EACH OCCURRENCEAGGREGATE	\$10,000,000 \$10,000,000
		X OCCUR CLAIMS MADE				AGGREGATE	\$
		DEDUCTIBLE			,		\$
		X RETENTION \$10,000				WC STATU- OTH-	\$
		KERS COMPENSATION AND LOYERS' LIABILITY				TORY LIMITS ER E.L. EACH ACCIDENT	\$
		PROPRIETOR/PARTNER/EXECUTIVE CER/MEMBER EXCLUDED?				E.L. DISEASE - EA EMPLOYEE	
	If yes	, describe under CIAL PROVISIONS below				E.L. DISEASE - POLICY LIMIT	\$
А	ОТНЕ		MZX80880012	10/1/2007			Aggregate Occurrence
							

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

Named Insured includes Olympia Hotel Management, Olympia Development and Erin, Inc. Certificate Holder is additional insured as respects installation of new sign at 1230 Congress Street, Portland, ME.

CERTIFICATE HOLDER

City of Portland City Hall, City Managers office, Room 208 389 Congress Street Portland ME 04101

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, THE ISSUING INSURER WILL ENDEAVOR TO MAIL 30 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

Rol Johns

TECHNICAL DATA SHEET 13 OZ. WHITE VINYL BANNER MATERIAL

CHARACTERISTICS	TEST METHOD	METRIC	ENGLISH	
Support Cloth	DIN 6001	Polyester	Polyester	
Yarn dtex	DIN 53830	1100 x 1100	1000 x 1000	
Type of Coating	N/A	PVC	PVC	
Total Weight	DIN EN ISO 2286-2	450 g/m²	13 oz/yď	
Width	DIN EN ISO 2286-1	.76m, .965m, 1.37m 1.52m, 1.6m, 1.83m, 2.03m also .965, 1.37 and 1.6m on Arizona Cores	30", 38", 54", 60", 63", 72", 80" also 38", 54"and 63" on Arizona Cores	
Tensile Strength	ile Strength ISO 13934-1999 139 x 116 kg		153 x 128 lbs/in	
Tear Strength (warp/weft)	ISO 13937-2-2000	11.4 x 15.5 kgF/5cm	53 x 45 lbs	
Flame Resistance	DIN 4102	NEPA 701, CA Fire M	Marshall, NYC (MEA)	
Low Temperature (No Crack at:)	ASTM D 2137	-40°C	-40°F	
Fungus Resistance	ASTM G21	Trea	ted	
Puncture Resistance	N/A	Yes	Yes	
RF Weldable (Heat Sealable)	DIN 53354	Yes	Yes	



Neokraft Signs Inc. 686 Main Street Lewiston, Maine 04240 1.800.339.2258 www.neokraft.com

Custom Sign Fabrication

