

Permit No: **920683**

**PERMIT ISSUED**  
 JUN 28 1999  
 CITY OF PORTLAND

Zone: **CBL-153-A-004**

Zoning Approval: *with credits*

**Special Zone or Reviews:**  
 Shoreland  
 Wetland  
 Flood Zone  
 Subdivision  
 Site Plan maj  Minor  mm

**Zoning Appeal**  
 Variance  
 Miscellaneous  
 Conditional Use  
 Interpretation  
 Approved  
 Denied

**Historic Preservation**  
 Not in District or Landmark  
 Does Not Require Review  
 Requires Review

Action:  
 Approved  
 Approved with Conditions  
 Denied

Date: \_\_\_\_\_

CEO DISTRICT **3**

Location of Construction: **Allen & Coles** Phone: **775-6683**

Owner: **Allen & Coles** Business Name: \_\_\_\_\_ Phone: \_\_\_\_\_

Lessee/Buyer's Name: **The Leen Co.** Phone: \_\_\_\_\_

Address: **6 Portland North Bus. Park Falmouth, ME 04105**

Contractor Name: **newSign One**

Past Use: **Commercial**

Proposed Use: **Same**

**COST OF WORK:** \$ **12,000**

**PERMIT FEE:** \$ **64.20**

**FIRE DEPT.**  Approved  Denied Use Group: \_\_\_\_\_ Type: \_\_\_\_\_

Signature: \_\_\_\_\_

**PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)**  
 Action:  Approved  Approved with Conditions  Denied

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Permit Taken By: **SP** Date Applied For: **5-21-99**

**Proposed Project Description:**  
 Erect 3 Signs 4x30  
 5x30  
 2x13

**Permit Taken By:** SP **Date Applied For:** 5-21-99

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.

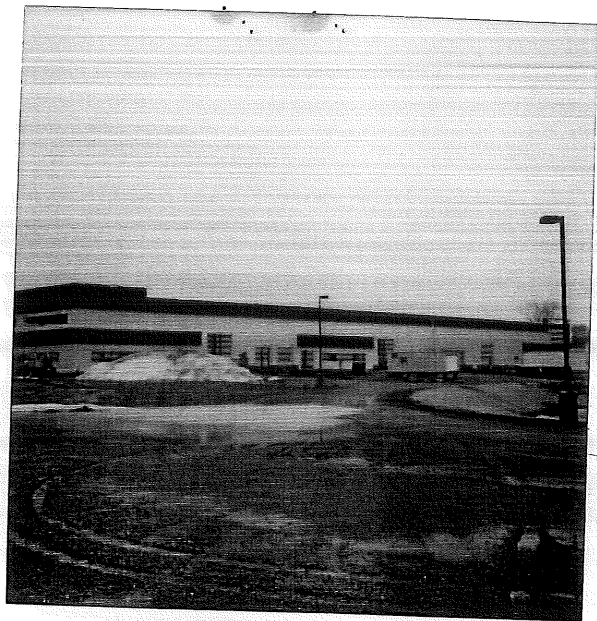
**CERTIFICATION**

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 provisions of the code(s) applicable to such permit

SIGNATURE OF APPLICANT \_\_\_\_\_ DATE: **5-21-99** ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE \_\_\_\_\_ PHONE: \_\_\_\_\_

**White-Permit Desk Green-Assessor's Canary-D.P.W. Pink-Public File Ivory Card-Inspector**



LAND USE - ZONING REPORT

ADDRESS: 111 Pinetree Industrial DATE: 6/25/99

REASON FOR PERMIT: to erect 3 signs

BUILDING OWNER: Allen & Coles C-B-L: 253-A-4

PERMIT APPLICANT: Sign ONE

APPROVED: with conditions DENIED: \_\_\_\_\_  
#1, #11

CONDITION(S) OF APPROVAL

- 1. This permit is being approved on the basis of <sup>revised</sup> plans submitted. Any deviations shall require a separate approval before starting that work.
- 2. During its existence, all aspects of the Home Occupation criteria, Section 14-410, shall be maintained.
- 3. The footprint of the existing \_\_\_\_\_ shall not be increased during maintenance reconstruction.
- 4. All the conditions placed on the original, previously approved, permit issued on \_\_\_\_\_ are still in effect for this amendment.
- 5. Your present structure is legally nonconforming as to rear and side setbacks. If you were to demolish the building on your own volition, you will not be able to maintain these same setbacks. Instead you would need to meet the zoning setbacks set forth in today's ordinances. In order to preserve these legally non-conforming setbacks, you may only rebuild the \_\_\_\_\_ in place and in phases.
- 6. This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.
- 7. Our records indicate that this property has a legal use of \_\_\_\_\_ units. Any change in this approved use shall require a separate permit application for review and approval.
- 8. Separate permits shall be required for any signage.
- 9. Separate permits shall be required for future decks, sheds, pool(s), and/or garage.
- 10. This is not an approval for an additional dwelling unit. You shall not add any additional kitchen equipment, such as stoves, microwaves, refrigerators, or kitchen sinks, etc. without special approvals.

11. Other requirements of condition This approval is based upon our conversation  
and the reduction of the secondary sign being placed  
on the side of the building parallel & facing the ME  
Turnpike. You submitted the sign size to be changed  
to 3.4' x 28' in order to meet Marge Schmuckal, Zoning Administrator  
 The current sign ordinance.

Marge Schmuckal

← 150' →  
 Proposed ~~Secondary~~ Maine Turnpike  
 Considered ~~The~~ main front

South

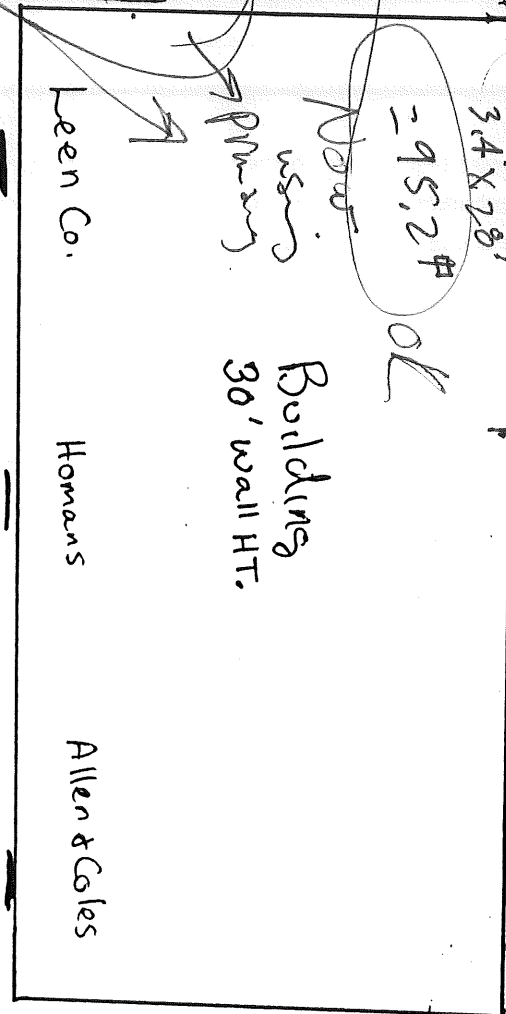
57

4x30' span (11ft)

34' x 28'

= 95.2 #

West



North

5' x 30' sign (11ft)  
 150 #  
 proposed

2x13' sign (North)  
 6L

350' Existing  
 EAST

proposed on other person

156 x 32 x 8' = 399.36 #  
 Principles  
 OK

156 x 32 (high) x 2' = 621.12 #  
 showing 156 #

100 #  
 99.8 #

150 x 32 x 2' = 96 #  
 showing

Allowed only for 100 #  
 2/26

IND PARK WAY 200'

**THIS IS NOT A PERMIT/CONSTRUCTION CANNOT COMMENCE UNTIL THE PERMIT IS ISSUED**

**Building or Use Permit Pre-Application  
Attached Single Family Dwellings/Two-Family Dwelling  
Multi-Family or Commercial Structures and Additions Thereto**

In the interest of processing your application in the quickest possible manner, please complete the Information below for a Building or Use Permit.

**NOTE\*\*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 (include Portion of Building): <i>111 Pinetree Ind. Pkwy</i>			
Total Square Footage of Proposed Structure <i>1) 150/2) 120/3) 24</i>		Square Footage of Lot	
Tax Assessor's Chart, Block & Lot Number Chart# <i>253</i> Block# <i>A</i> Lot# <i>004</i>		Owner: <i>Allen &amp; Coles</i>	Telephone#: <i>775 6683</i>
Owner's Address: <i>111 Pinetree Ind. Pk. Portland ME 04102</i>		Lessee/Buyer's Name (If Applicable): <i>The Leen Co.</i>	Cost Of Work: <i>\$ 12,000</i> Fee: <i>\$ 642.00</i>
Proposed Project Description: (Please be as specific as possible) <i>Furnish and install 3 signs</i>			
Contractor's Name, Address & Telephone: <i>Sign One 6 Portland North Bus. Pk Falmouth ME 04105</i>			Rec'd By: <i>[Signature]</i>
Current Use: <i>New</i>		Proposed Use: <i>Industrial</i>	

Separate permits are required for Internal & External Plumbing, HVAC and Electrical installation.

- All construction must be conducted in compliance with the 1996 B.O.C.A. Building Code as amended by Section 6-Art II.
- All plumbing must be conducted in compliance with the State of Maine Plumbing Code.
- All Electrical Installation must comply with the 1996 National Electrical Code as amended by Section 6-Art III.
- HVAC (Heating, Ventilation and Air Conditioning) installation must comply with the 1993 BOCA Mechanical Code.

You must include the following with your application:

- 1) A Copy of Your Deed or Purchase and Sale Agreement
- 2) A Copy of your Construction Contract, if available
- 3) A Plot Plan/Site Plan

Minor or Major site plan review will be required for the above proposed projects. The attached checklist outlines the minimum standards for a site plan.

**4) Building Plans**

Unless exempted by State Law, construction documents must be designed by a registered design professional.

A complete set of construction drawings showing all of the following elements of construction:

- Cross Sections w/Framing details (including porches, decks w/ railings, and accessory structures)
- Floor Plans & Elevations
- Window and door schedules
- Foundation plans with required drainage and dampproofing
- Electrical and plumbing layout. Mechanical drawings for any specialized equipment such as furnaces, chimneys, gas equipment, HVAC equipment (air handling) or other types of work that may require special review must be included.

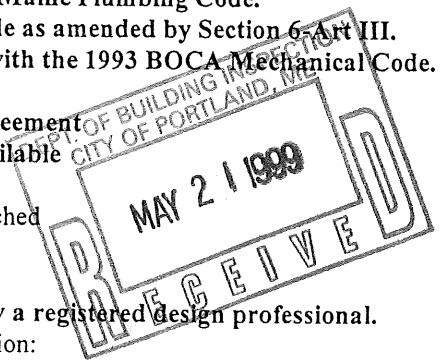
**Certification**

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/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: <i>[Signature]</i>	Date: <i>5/17/99</i>
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Building Permit Fee: \$25.00 for the 1st \$1000. cost plus \$5.00 per \$1,000.00 construction cost thereafter.

Additional Site review and related fees are attached on a separate addendum



OWNERS CONSENT AND AGREEMENT

I, Julian Coles, being the owner of the premises located at  
(print property owners name)  
111 Pinetree Invd. Pk in Portland, Maine, hereby give consent to the  
(print property address)  
erection of a certain sign/awning/banner owned by The Leen Co.  
(print lessee's name)  
over the sidewalk or on building from said premises as described in  
application to the Division of Inspection Services.

And in consideration of the issuance of said permit, owner of said premises, in event said sign shall cease to serve the purpose for which it was erected or shall become dangerous and in event the owner of said sign shall fail to remove said sign or make it permanently safe in case the sign still serves the purpose for which it was erected, hereby agrees for himself or itself, for his heirs, its successors, and his or its assigns, to completely remove said sign.

\* [Signature]  
Signature of Property Owner  
5/17/99  
Date

[Signature]  
Signature of Lessee  
5/17/99  
Date

# ACORD CERTIFICATE OF INSURANCE

**PRODUCER**  
Insurance Marketing Agencies Inc.  
306 Main Street  
Worcester, MA 01608

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.

**COMPANIES AFFORDING COVERAGE**

- COMPANY A Firemans Fund Insurance Company
- COMPANY B
- COMPANY C
- COMPANY D

**INSURED**  
The Leen Company  
70 Bearfoot Road  
Northborough, MA 01532

**COVERAGES**

THIS IS TO CERTIFY THAT 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. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

CO LTR	TYPE OF INSURANCE	POLICY NUMBER	POLICY EFFECTIVE DATE (MM/DD/YY)	POLICY EXPIRATION DATE (MM/DD/YY)	LIMITS
A	GENERAL LIABILITY <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY CLAIMS MADE <input checked="" type="checkbox"/> OCCUR OWNER'S & CONTRACTOR'S PROT	S30MXXB0722746	08/01/98	08/01/99	GENERAL AGGREGATE \$2,000,000 PRODUCTS-COMP/OP AGG \$2,000,000 PERSONAL & ADV INJURY \$1,000,000 FACH OCCURRENCE \$1,000,000 FIRE DAMAGE (Any one fire) \$50,000 MED EXP (Any one person) \$5,000
A	AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO ALL OWNED AUTOS SCHEDULED AUTOS HIRED AUTOS NON-OWNED AUTOS	S30MXX80722746	08/01/98	08/01/99	COMBINED SINGLE LIMIT \$1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE \$
	GARAGE LIABILITY ANY AUTO				AUTO ONLY-EA ACCIDENT \$ OTHER THAN AUTO ONLY: EACH ACCIDENT \$ AGGREGATE \$
A	EXCESS LIABILITY <input checked="" type="checkbox"/> UMBRELLA FORM OTHER THAN UMBRELLA FORM	XYZ00083537712	08/01/98	08/01/99	FACH OCCURRENCE \$5,000,000 AGGREGATE \$5,000,000 STATUTORY LIMITS EACH ACCIDENT \$ DISEASE-POLICY LIMIT \$ DISEASE-EACH EMPLOYEE \$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY THE PROPRIETOR/PARTNERS/EXECUTIVE OFFICERS ARE: INCL EXCL OTHER				

DESCRIPTION OF OPERATIONS/LOCATIONS/VEHICLES/SPECIAL ITEMS

**CERTIFICATE HOLDER**

SignOne  
P.O. Box 1164  
89 Auburn Street  
Portland, ME 04103

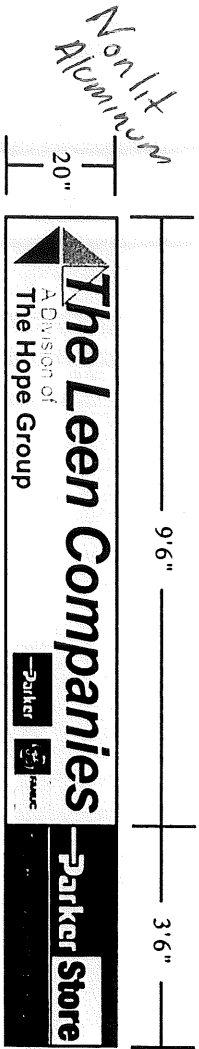
**CANCELLATION**

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

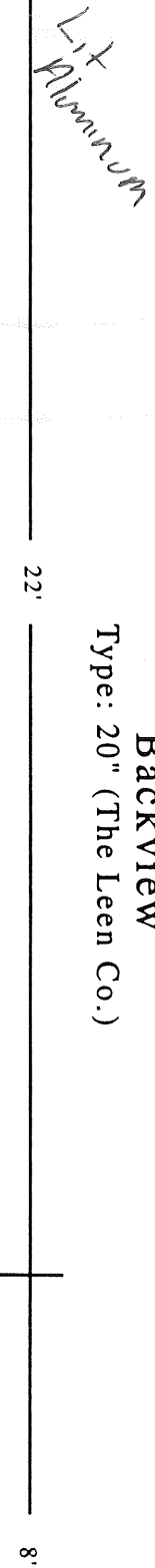
AUTHORIZED REPRESENTATIVE   
ACORD CORPORATION 19

Post-it® Fax Note	7671	Date	5/18/99	# of pages	1
To	Donna LaPlante	From	Paul B. McClellan		
Co./Dept.	Leen Co.	Co.	IMA		
Phone #	323-1501	Phone #	253-2033		
Fax #	323-8233	Fax #	254-0987		

Frontview  
Type: 8" (The Leen Co.)



Backview  
Type: 20" (The Leen Co.)



**The Leen Companies**  
A Division of  
The Hope Group

Parker

FAWUC

Parker Store

West Elevation

**Parker Store**  
Total Hose and Fittings Service

NOTE: Need original sign card

Sign One



*Lt Aluminum*

Type: 6"

8'

Type: 8" (Experience...)  
Type: 10" (The Leen Co.)

*20'*

**Parker Store**

Total Hose and Fittings Service

**EXPERIENCE A BLOWOUT?**



**The Leen Companies** A Division of The Hope Group

*South Elevation*

NOTE: Need original type style and artwork

<b>Client:</b>	<b>Sign One</b>
<b>Date:</b>	
<b>Materials:</b>	
<b>Scale:</b>	<b>1/3" = 1'</b>

COMMENTS

8/24/01

OK

Allure

01/08/04 - work has been completed & appears to meet permit conditions.

John D

CR # 253-A-4

Permit # 990683

Inspection Record  
Type

Date

Foundation: \_\_\_\_\_

Framing: \_\_\_\_\_

Plumbing: \_\_\_\_\_

Final: \_\_\_\_\_

Other: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

SIGNAGE PRE-APPLICATION

PLEASE ANSWER ALL QUESTIONS

IM

ADDRESS: 111 Pinetree Ind Park ZONE: ~~122~~

OWNER: Julian Coles

APPLICANT: The Leen Co.

ASSESSOR NO. \_\_\_\_\_

PLEASE CIRCLE APPROPRIATE ANSWER

SINGLE TENANT LOT? YES  NO  MULTI-TENANT LOT?  YES  NO

FREESTANDING SIGN? (ex. Pole Sign) YES  NO  DIMENSIONS \_\_\_\_\_ HEIGHT \_\_\_\_\_

MORE THAN ONE SIGN?  YES  NO DIMENSIONS \_\_\_\_\_ HEIGHT \_\_\_\_\_

SIGN ATTACHED TO BLDG.?  YES  NO DIMENSIONS 4'x 30' 5'x 30'

MORE THAN ONE SIGN?  YES  NO DIMENSIONS 2'x 13'

AWNING: YES  NO  IS AWNING BACKLIT? YES  NO HEIGHT OFF SIDEWALK \_\_\_\_\_

IS THERE ANY MESSAGE, TRADEMARK OR SYMBOL ON IT? \_\_\_\_\_

LIST ALL EXISTING SIGNAGE AND THEIR DIMENSIONS: None

\*\*\* TENANT BLDG. FRONTAGE (IN FEET): Rear 100 / Side 150 / Front 100  
\*\*\* REQUIRED INFORMATION

AREA FOR COMPUTATION

( see attached )

120  
150  
26  
-----  
196  
x 20  
-----  
3920  
+ 2500  
-----  
6420

YOU SHALL PROVIDE:

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

SIGNATURE OF APPLICANT: [Signature] DATE: 5/17/99

## INFORMATION REQUIREMENTS FOR SIGN PERMIT APPLICATION

Applicants for a sign permit will be asked to submit the following information to the Code Enforcement Office:

1. Proof of insurance
2. Letter of permission from the owner
3. A sketch plan of lot, indicating location of buildings, driveways and any abutting streets or right of ways. Lengths of building frontages and street frontages should be noted. (see attached)
4. Indicate on the plan all existing and proposed signs
5. Computation of the following:
  - A) Sign area of each existing and proposed building sign
  - B) Sign area height and setback of each existing and proposed freestanding sign.

6. A sketch of any proposed sign(s), indicating dimensions, materials, source of illumination and construction method (see attached).

7. Certificate of flammability required for awning/canopy at time of application.

8. UL # required for lighted signs at the time of application.

9. You must have complete structural details (i.e. showing all connections to buildings and footing details) Specifics required or your permit may be held up

Fee for permit - \$25.00 plus \$0.20 per square foot

Fee for awning based on cost of work - \$25.00 for the first \$1,000.00, \$5.00 for each additional \$1,000.000.

**NOTE:** Once a sketch plan has been filed for a property, the code enforcement office will keep a record of the plan so that a new sketch plan will not be required for later changes to signage on the property. In such an instance, applicants will only be required to submit information applicable to the new sign.