

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT

This is to certify that QV REALTY LLC

Located At 1000 BRIGHTON AVE

Job ID: 2011-05-1198-SIGN

CBL: 263 - - B - 043 - 001 - - - -

has permission to replace face panels in two pylon signs

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statues 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

N/A

[Signature] 6/2/11

Fire Prevention Officer

Code Enforcement Officer / Plan Reviewer

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

BUILDING PERMIT INSPECTION PROCEDURES

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

or email: 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.**

1. Call for final inspection when installation is complete.

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

Director of Planning and Urban Development
Penny St. Louis

Job ID: 2011-05-1198-SIGN

Located At: 1000 BRIGHTON
AVE

CBL: 263 - - B - 043 - 001 - - - -

Conditions of Approval:

Building

Signage Installation to comply with Chapters 31 & 32 of the IBC 2009 building code.

City of Portland, Maine - Building or Use Permit Application

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

Job No: 2011-05-1198-SIGN	Date Applied: 5/25/2011	CBL: 263 - - B - 043 - 001 - - - - -	
Location of Construction: 1000 BRIGHTON AVE	Owner Name: QV REALTY LLC	Owner Address: 295 HOGAN RD BANGOR, ME 04401	Phone: 207-945-9401
Business Name:	Contractor Name: NeoKraft Signs, Inc.	Contractor Address: 686 Main St., Lewiston, ME 04240	Phone: 207-782-9654
Lessee/Buyer's Name:	Phone:	Permit Type: SIGN	Zone: B-2
Past Use: Quirk Chevrolet – car dealer	Proposed Use: Car Dealer – replace face panels (11'3.5" x 11'3.5") in two existing pylon signs	Cost of Work:	CEO District:
		Fire Dept: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied <input type="checkbox"/> N/A Signature:	Inspection: Use Group: Type: <i>Sign</i> Signature: <i>ABM</i>
Proposed Project Description: replace face panels in ^{two} pylon signs for auto dealership		Pedestrian Activities District (P.A.D.)	

Permit Taken By:	Zoning Approval		
<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building Permits do not include plumbing, septic or electrical work.</p> <p>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.</p>	Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetlands <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <input type="checkbox"/> Maj <input type="checkbox"/> Min <input type="checkbox"/> MM Date: <i>OK w/condition</i> <i>6/1/11 ABM</i>	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 Dist 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 Date: <i>ABM</i>
	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	PHON



B-2

Signage/Awning Permit Application

2011-05 1198532

5/27/11

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.

06-6130

Location/Address of Construction: <u>1000 Brighton Avenue</u>		
Tax Assessor's Chart, Block & Lot Chart# <u>N 263</u> Block# <u>B</u> Lot# <u>043</u>	Owner: <u>Quirk Acquisition Co.</u> <u>P.O. Box 1386</u> <u>Bangor, ME 04402-1386</u>	Telephone: <u>207-945-9401</u>
Lessee/Buyer's Name (If Applicable) <u>Quirk Chevrolet</u>	Contractor name, address & telephone: <u>Neokraft Signs Inc.</u> <u>686 Main St.</u> <u>Lewiston, ME 04240</u> <u>207-782-9654</u>	Total s.f. of signage x \$2.00 Per s.f. plus \$30.00/ \$65.00 <u>75'</u> <u>355 total s.f.</u> For H.D. signage= Total Fee: <u>\$ 740.00</u> Awning Fee= cost of work _____ Total Fee: <u>\$ 740.00</u>

Who should we contact when the permit is ready: Shane Moffett phone: 207-782-9654

Tenant/allocated building space frontage (feet): Length: _____ Height: _____
 Lot Frontage (feet): _____ Single Tenant or Multi Tenant Lot Single } see attached

Current Specific use: *auto dealership
 If vacant, what was prior use: _____
 Proposed Use: auto dealership

Information on proposed sign(s): Sign Faces Only
 Freestanding (e.g., pole) sign? Yes No _____ Dimensions proposed: 11'-3 1/4" x 11'-3 1/4" & 15'-0 1/2" x 15'-0 1/2" Height from grade: 31' & 42'
 Bldg. wall sign? (attached to bldg) Yes _____ No Dimensions proposed: _____

Proposed awning? Yes _____ No 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 No _____ Dimensions: 11'-3 1/4" x 11'-3 1/4" & 15'-0 1/2" x 15'-0 1/2"
 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.

By Mail

RECEIVED

MAY 25 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, 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>Shane Moffett</u> <u>(Neokraft Signs Inc.)</u>	Date: <u>5-25-11</u>
------------------------------------------------------------------------------	----------------------

This is not a permit; you may not commence ANY work until the permit is issued.



Neokraft

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
INSPECTIONS
389 CONGRESS STREET
PORTLAND, ME 04101

Date 05.25.2011
Job No. 13483
Re. QUIRK CHEVROLET
PERMITS
MAIL

- | | | | |
|-------------|----------------------------------------------|-----------------------------------------|-----------------------------------------------|
| Item | <input checked="" type="checkbox"/> Attached | <input type="checkbox"/> Hand Delivered | <input type="checkbox"/> Under separate cover |
| | <input type="checkbox"/> Shop Drawings | <input type="checkbox"/> Prints | <input type="checkbox"/> Samples |
| | <input type="checkbox"/> Copy of letter | <input type="checkbox"/> Change Order | <input type="checkbox"/> Specifications |
| | | | <input type="checkbox"/> Other |

Copies	Date	No.	Description
1 set	05.25.2011	13483	(1) SIGN PERMIT APPLICATION, DRAWINGS, LANDLORD AUTHORIZATION LETTER, PLOT PLAN, CERTIFICATE OF LIABILITY INSURANCE, AND A CHECK FOR \$740.00 IN REGARD TO OBTAINING A SIGN PERMIT FOR QUIRK CHEVROLET LOCATED ON 1000 BRIGHTON AVENUE.

- | | | | |
|----------------|--------------------------------------------------|-------------------------------------------------|---------------------------------------------|
| Purpose | <input checked="" type="checkbox"/> For approval | <input type="checkbox"/> No exception taken | <input type="checkbox"/> Rejected |
| | <input type="checkbox"/> For your use | <input type="checkbox"/> Make corrections noted | <input type="checkbox"/> Review and comment |
| | <input type="checkbox"/> As requested | <input type="checkbox"/> Revise and resubmit | <input type="checkbox"/> Other |

Remarks PLEASE REVIEW FOR APPROVAL AND MAIL PERMITS TO THIS OFFICE

Copy to

From SHANE MOFFETT

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

OFFICE:\CLERICAL\TEMPLATES\TRANSMITTAL FORM.DOT

DEALERSHIP IDENTIFICATION PROGRAM	QUILICK CHEVROLET	STATE	4130	SURVEY NUMBER	58208
DEALERSHIP IDENTIFICATION AND INFORMATION SURVEY	1000 BRIGHTON AVE PORTLAND ME 04102	CITY		COUNTY	CANON
This survey is for: <input checked="" type="checkbox"/> Main dealership facility or <input type="checkbox"/> Off-site location at (Street Address)			Indicate North in This Box		
Which is a (Specify)			→		

INSTRUCTIONS: The plot plan should be a general diagram of the dealership facilities and adjacent property and must show your recommendations as to location of new signs.

Please indicate the appropriate scale used on drawings:

- THE PLOT PLAN SHOULD SHOW THE FOLLOWING:**
1. The location of all buildings found on the dealership property. (A. used car office, service garage, body shop, (Label Each)
 2. Main Building(s) on adjoining property. (It is important that these buildings be placed accurately in relation to the dealership building(s).) (Label Each)
 3. Any natural or man-made obstructions, i.e., trees, traffic signals, sewer lines, etc.
 4. Indicate entrance, parking lot, used car lots, parts and/or service areas and driveway. Include any signs on neighboring property which are large enough to be considered.
 5. Designate streets which bound the property, and show directional flow of traffic, as Primary Secondary Residential.
 6. The recommended location of the rear signs. Label and circle each sign at its recommended site according to corresponding sign number shown in Section I of questionnaire: 1, 2, 3, 4, 5.
 7. The exterior dimensions of all dealership buildings (corner radius & angle, etc.) and the 3225' distance from lot line to curb.
 8. Indicate north with an arrow to base of upper right of form.
 9. Indicate the location of the power source where electrical hook-up will be made— A B.
 10. Show location of existing signs and number them in sequence to coincide with Section V of the questionnaire—1, 2, 3, etc.
 11. Indicate by dotted line the dealer approved route for exterior electrical conduct.

PLEASE PROVIDE THE FOLLOWING INFORMATION:

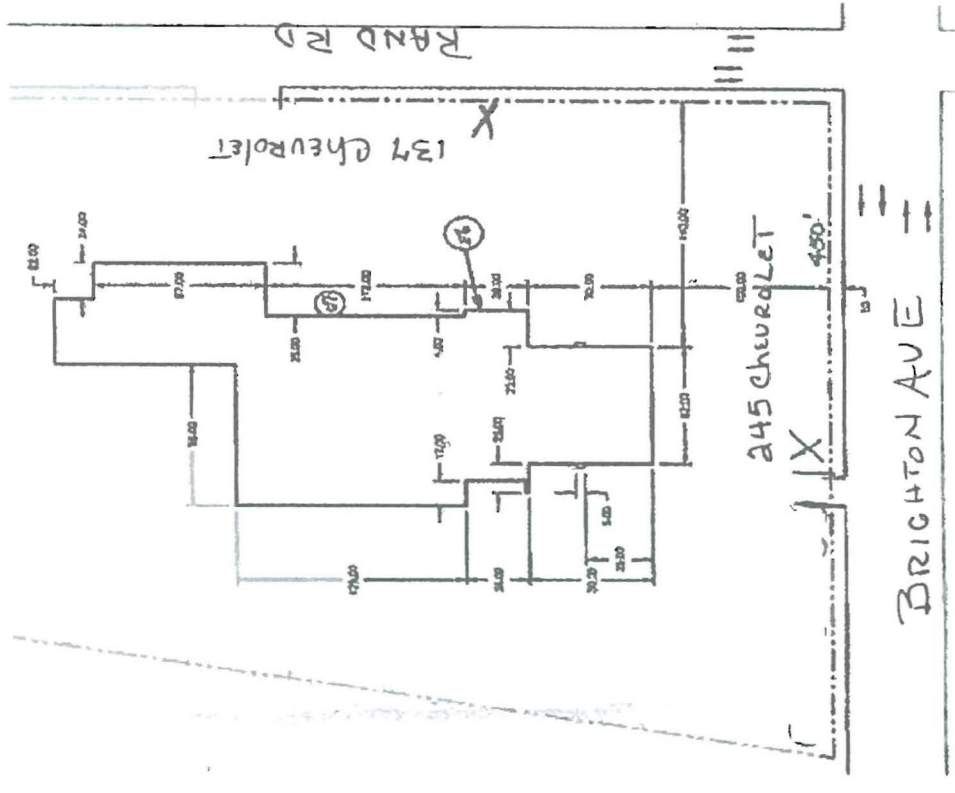
Street Name	Distance—Dealership to Street	Speed Limit
A. Brighton Ave	110 Feet	65 MPH
B. _____	_____ Feet	_____ MPH
C. _____	_____ Feet	_____ MPH
D. _____	_____ Feet	_____ MPH

2. Dealership identifiable from distance of:

Street Name	Distance	Heading
A. 800 Feet; On Brighton Ave	_____	Heading E/W
B. _____ Feet; On _____	_____	Heading _____
C. _____ Feet; On _____	_____	Heading _____
D. _____ Feet; On _____	_____	Heading _____

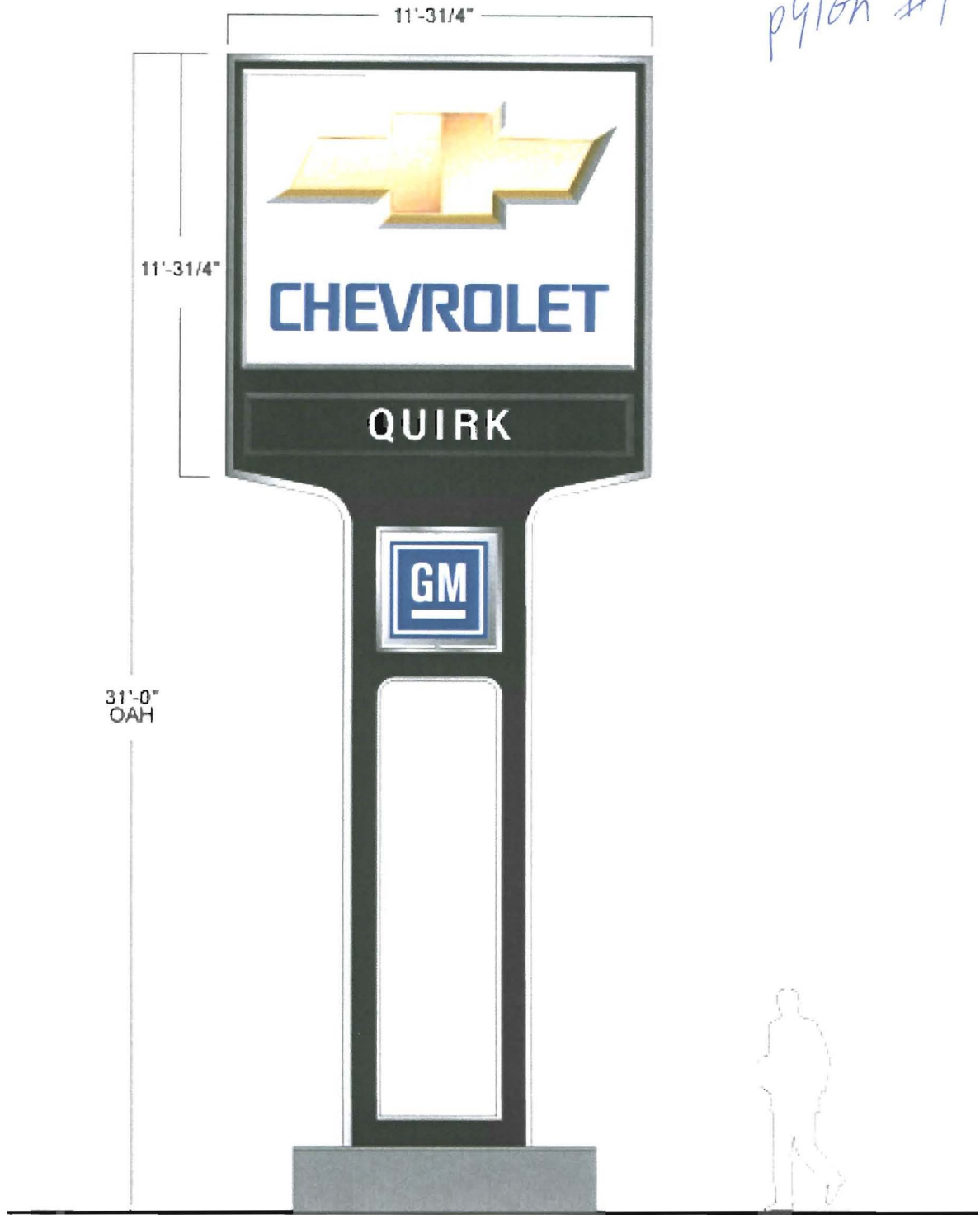
COMMENTS:

Surveyor's Signature *[Signature]* Date 4-5-88



SCALE 1"=40'

Existing
pylon #1



P137



410 N. CEDAR BLUFF RD. • SUITE 101 • KNOXVILLE, TN 37923
• Tel: (866) 993-1105 • Fax: (888) 934-1105 • Toll Free (866) 218-1876

Customer Approval

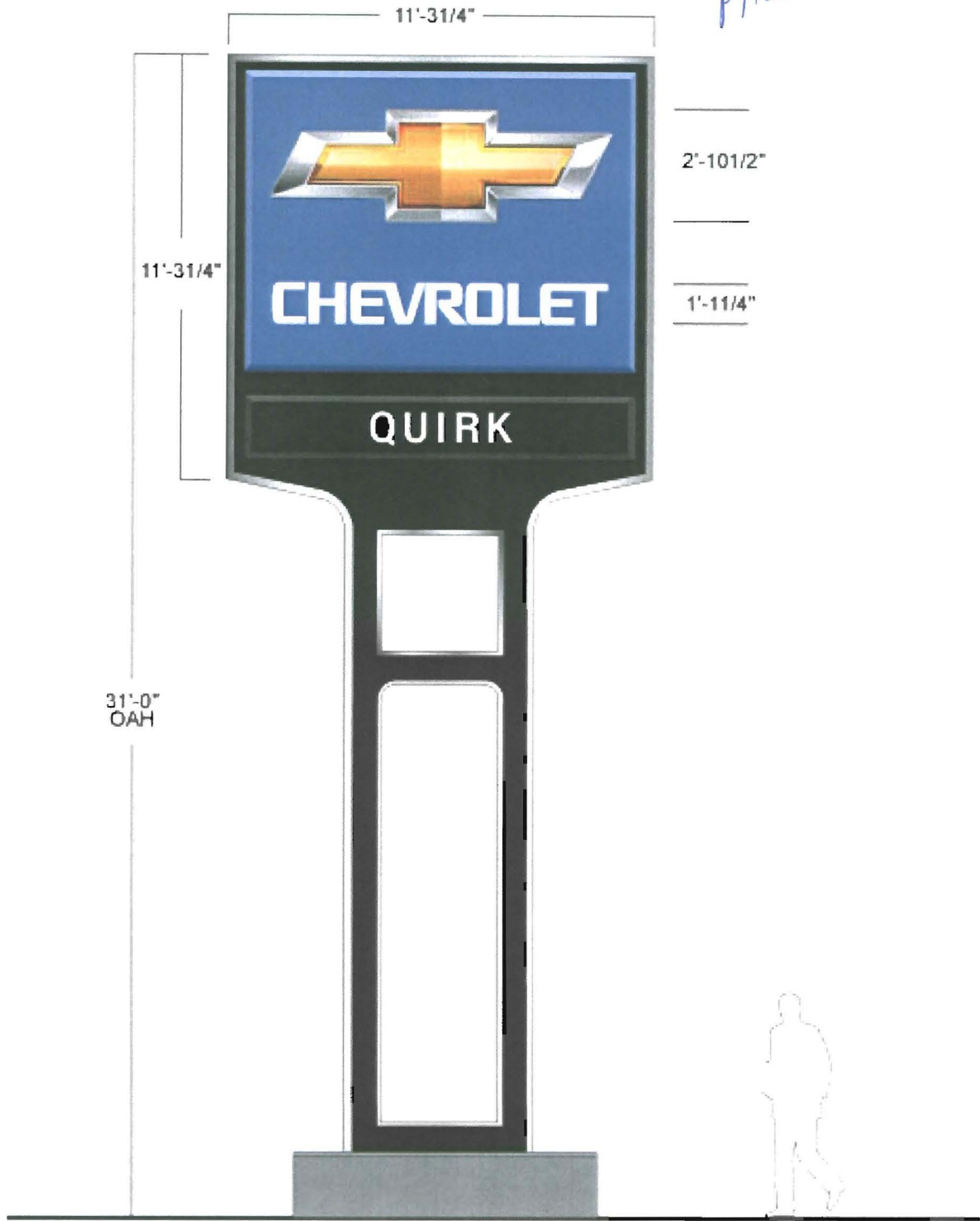
Date: ___/___/___

This sign intended to be installed in accordance with the requirements of Article 605 of National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.

www.pattisign.com

Client:	Quirk Chevrolet		
Site:	Portland, ME		
Designer:	R. Andree	Date:	05-05-11
Revised By:		Rev:	
Page:	1/1	Scale:	1/4"=1'-0"

Proposed
pylon #1



P137



410 N CEDAR BLUFF RD. • SUITE 101 • KNOXVILLE, TN 37923
• Tel (866) 993-1105 • Fax (866) 994-1105 • Toll Free (866) 218-1879

Customer Approval

Date: ___/___/___

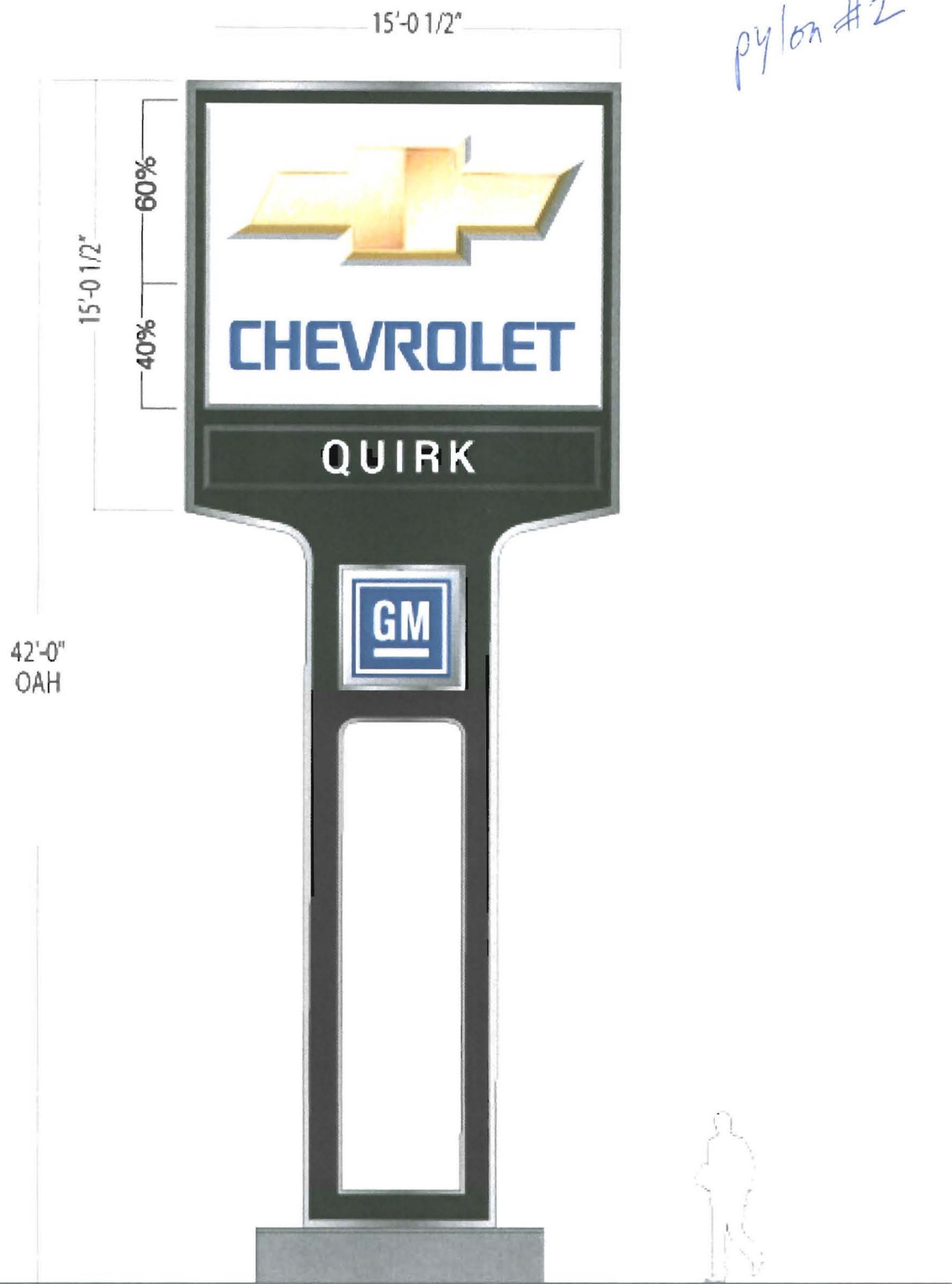
This sign intended to be installed in accordance with the requirements of Article 605 of National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.



Client:	Quirk Chevrolet		
Site:	Portland, ME		
Designer:	R. Andree	Date:	05-05-11
Revised By:		Rev:	
Page:	1/1	Scale:	1/4"=1'-0"

www.pattison.com

Existing
Pylon #2



P245

PATTISON
SIGN GROUP INC.
410 N. CEDAR BLUFF RD. • SUITE 101 • KNOXVILLE, TN 37923
• Tel: (866) 983-1105 • Fax: (866) 934-1105 • Toll Free: (866) 218-1878

Customer Approval: _____

Date: ___/___/___

This sign intended to be installed in accordance with the requirements of Article 604 of National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.



www.pattisonsign.com

Client:	Quirk Chevrolet		
Site:	Portland, ME		
Designer:	R. Andree	Date:	05-05-11
Revised By:		Rev:	
Page:	1/1	Scale:	3/16"=1'-0"

Proposed
pylon #2



P245



410 N. CEDAR BLUFF RD. • SUITE 101 • KNOXVILLE, TN 37923
• Tel: (866) 993-1105 • Fax: (888) 934-1105 • Toll Free: (866) 218-1878

Customer Approval

Date: ___/___/___

This sign intended to be installed in accordance with the requirements of Article 606 of National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.



www.pattisonsign.com

Client:	Quirk Chevrolet		
Site:	Portland, ME		
Designer:	R. Andree	Date:	05-05-11
Revised By:		Rev:	
Page:	1/1	Scale:	3/16"=1'-0"

May 11, 2011

Re: Quirk Chevrolet sign panel change

To whom it may concern,

Please accept this letter as authorization for Pattison Sign Group, Inc., and or its agent, Neokraft Signs Inc., to obtain any necessary permits for new signage at 1000 Brighton Ave, Portland, ME 04104.

Sincerely,

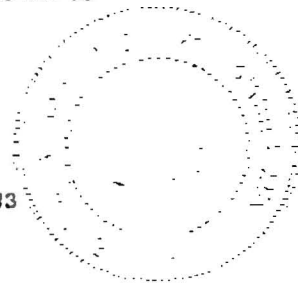
Tim Reardon
Owner's signature
Title General Manager

State of ME
County of Cumberland

The foregoing instrument was acknowledged before me on this 11th day of May 2011 by Tim Reardon who is personally known to me or who produced _____ as identification.

Signature of
Notary Melissa A Bodlovick

Stamp:
MELISSA A. BODLOVICK
Notary Public, Maine
My Commission Expires June 7, 2013





CERTIFICATE OF PROPERTY INSURANCE

DATE (MM/DD/YYYY)
05/11/2011

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

If this certificate is being prepared for a party who has an insurable interest in the property, do not use this form. Use ACORD 27 or ACORD 28.

PRODUCER Quirk Insurance 278 Main Street PO Box 795 Bangor ME 04402-0795	CONTACT NAME: Gerry Guarrette PHONE (A/C No., Ext.): (207) 947-1800 FAX (A/C No.): (207) 947-1801 E-MAIL ADDRESS: gerry@quirkinsurance.com PRODUCER CUSTOMER ID: 1820											
	<table border="1"> <tr> <th>INSURER(S) AFFORDING COVERAGE</th> <th>NAIC #</th> </tr> <tr> <td>INSURER A: The Charter Oak/ Travelers</td> <td></td> </tr> <tr> <td>INSURER B: The Charter Oak/ Travelers</td> <td></td> </tr> <tr> <td>INSURER C:</td> <td></td> </tr> <tr> <td>INSURER D:</td> <td></td> </tr> <tr> <td>INSURER E:</td> <td></td> </tr> </table>	INSURER(S) AFFORDING COVERAGE	NAIC #	INSURER A: The Charter Oak/ Travelers		INSURER B: The Charter Oak/ Travelers		INSURER C:		INSURER D:		INSURER E:
INSURER(S) AFFORDING COVERAGE	NAIC #											
INSURER A: The Charter Oak/ Travelers												
INSURER B: The Charter Oak/ Travelers												
INSURER C:												
INSURER D:												
INSURER E:												
INSURED Quirk Acquisition Co. Quirk Chevrolet, Quirk Motors & Flat of Portland PO Box 1386 Bangor ME 04402-1386 (207)945-9401												

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

LOCATION OF PREMISES / DESCRIPTION OF PROPERTY (Attach ACORD 101, Additional Remarks Schedule, if more space is required)
1000 Brighton Ave., Portland, ME 04104

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.

INSR LTR	TYPE OF INSURANCE	POLICY NUMBER	POLICY EFFECTIVE DATE (MM/DD/YYYY)	POLICY EXPIRATION DATE (MM/DD/YYYY)	COVERED PROPERTY	LIMITS	
A	<input checked="" type="checkbox"/> PROPERTY	630-8826M609	12/01/2010	12/01/2011	BUILDING	\$	
	CAUSES OF LOSS				DEDUCTIBLES	PERSONAL PROPERTY	\$
	<input type="checkbox"/> BASIC				BUILDING	BUSINESS INCOME	\$
	<input type="checkbox"/> BROAD				CONTENTS	EXTRA EXPENSE	\$
	<input checked="" type="checkbox"/> SPECIAL					RENTAL VALUE	\$
	<input type="checkbox"/> EARTHQUAKE					BLANKET BUILDING	\$
	<input type="checkbox"/> WIND					BLANKET PERS PROP	\$
	<input type="checkbox"/> FLOOD					<input checked="" type="checkbox"/> BLANKET BLDG & PP	\$ 9,074,550
	<input type="checkbox"/> INLAND MARINE	TYPE OF POLICY			\$		
	CAUSES OF LOSS	POLICY NUMBER			\$		
	<input type="checkbox"/> NAMED PERILS				\$		
	<input type="checkbox"/> CRIME				\$		
	TYPE OF POLICY				\$		
	<input type="checkbox"/> BOILER & MACHINERY / EQUIPMENT BREAKDOWN				\$		

SPECIAL CONDITIONS / OTHER COVERAGES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)
Add as Additional Insured City of Portland.

CERTIFICATE HOLDER **CANCELLATION** AI WELOWB

City of Portland 389 Congress Street Portland, ME 04101	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE
---------------------------------------------------------------	-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------