

Location of Construction: 190 RIVERSIDE STREET		Owner: BOUNTY DEVELOPMENT LLC		Phone:		Permit No: <b>014</b>	
Owner Address:		Lessee/Buyer's Name: BEEPER EXCHANGE/JAMIE ALBIES		Phone: 603-433-7243		BusinessName:	
Contractor Name: SIGN DESIGN INC./DOUG HARMON ***		Address:		Phone: *** 856-2600		Permit Issued:  JAN 5	
Past Use:  COMMERCIAL		Proposed Use:  COMMERCIAL		COST OF WORK: \$ 5,500.00		PERMIT FEE: \$ 43.60	
				FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied		INSPECTION: <i>519099</i> Use Group: Type: <i>DOC #44</i>	
Proposed Project Description:  68SF SIGN				Signature:		Signature: <i>[Signature]</i>	
				PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)		Zoning Approval: <i>[Signature]</i>	
				Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions <input type="checkbox"/> Denied		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"/>	
Permit Taken By: GAYLE		Date Applied For: JANUARY 3, 2001		GG			

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

JANUARY 4, 2000

SIGNATURE OF APPLICANT	ADDRESS:	DATE:	PHONE:
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE			PHONE:

**PERMIT ISSUED WITH REQUIREMENTS**

**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: *[Signature]*

**PERMIT ISSUED WITH REQUIREMENTS 3**

**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>190 Riverside St.</i>			
Total Square Footage of Proposed Structure <i>68 sq. ft.</i>		Square Footage of Lot	
Tax Assessor's Chart, Block & Lot Number Chart# <i>267</i> Block# <i>A</i> Lot# <i>000</i>		Owner:	Telephone#:
Owner's Address:		Lessee/Buyer's Name (If Applicable) <i>Beeper Exchange Jamic Albies #603-433-7148</i>	Cost Of Work: <i>\$5500.</i> Fee <i>\$43.60</i>
Proposed Project Description:(Please be as specific as possible) <i>channel new signs for facade of Brick Building to obtain exposure to Riverside St.</i>			
Contractor's Name, Address & Telephone <i>Sign Design Inc. Doug Harmon 856-2600</i>			Rec'd By <i>1/3/01</i>
Current Use:		Proposed Use:	

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 you 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:

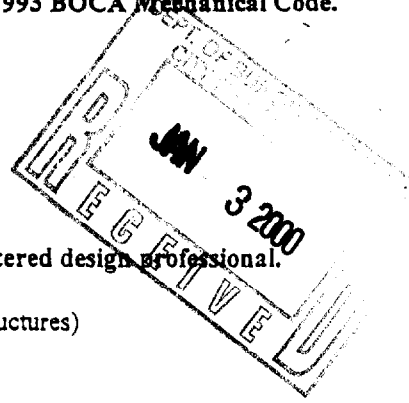
- Cross Sections w/Framing details (including porches, decks w/ railings, and accessory structures)
- Floor Plans & Elevations
- Window and door schedules
- Foundation plans with required drainage and dampproofing
- Electrical and plumbing layout. Mechanical drawings for any specialized equipment such 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>12/22/00</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



SIGNAGE PRE-APPLICATION

PLEASE ANSWER ALL QUESTIONS

ADDRESS: 190 River Side St. ZONE: B-4

OWNER: Beeper Exchange

APPLICANT: Sign Design Etc 1

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 10

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

SIGN ATTACHED TO BLDG.? YES  NO  DIMENSIONS see sketch

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

AWNING: YES  NO  IS AWNING BACKLIT? YES  NO  HEIGHT OFF SIDEWALK 10'

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

wall mount

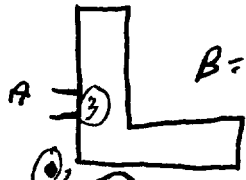
LIST ALL EXISTING SIGNAGE AND THEIR DIMENSIONS: Note: all other signs do not belong to this tenant (2) Free standing Directories belong to Landlord #1 4'x4' & #2 7'x10'

\*\*\* TENANT BLDG. FRONTAGE (IN FEET): 60' x 2 = 120' MAX

\*\*\* REQUIRED INFORMATION

A = 60' Frontage AREA FOR COMPUTATION  
Tenant Space  
B = 400' Road Frontage

Proposed sign is #3



200' from front lot line

4.33' x 17' = 73.61

60' store frontage

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: 2/12/00

BUILDING PERMIT REPORT

DATE: 4 January 2001 ADDRESS: 190 River Side ST- CBL: 267-A-005

REASON FOR PERMIT: signage.

BUILDING OWNER: Bounty Deve. LLC

PERMIT APPLICANT: CONTRACTOR Sign Design Inc.

USE GROUP: CONSTRUCTION TYPE: CONSTRUCTION COST: PERMIT FEES: 4360

The City's Adopted Building Code (The BOCA National Building Code/1999 with City Amendments)
The City's Adopted Mechanical Code (The BOCA National Mechanical Code/1993)

CONDITION(S) OF APPROVAL

This permit is being issued with the understanding that the following conditions shall be met: 1 36 32

- 1. This permit does not excuse the applicant from meeting applicable State and Federal rules and laws.
2. Before concrete for foundation is placed, approvals from the Development Review Coordinator and Inspection Services must be obtained.
3. Foundation drain shall be placed around the perimeter of a foundation that consists of gravel or crushed stone containing not more than 10 percent material that passes through a No. 4 sieve.
4. Foundations anchors shall be a minimum of 1/2" in diameter, 7" into the foundation wall, minimum of 12" from corners of foundation and a maximum 6' O.C. between bolts.
5. Waterproofing and damproofing shall be done in accordance with Section 1813.0 of the building code.
6. Precaution must be taken to protect concrete and masonry.
7. It is strongly recommended that a registered land surveyor check all foundation forms before concrete is placed.
8. Private garages located beneath habitable rooms in occupancies in Use Group R-1, R-2, R-3 or I-1 shall be separated from adjacent interior spaces by fire partitions and floor/ceiling assembly which are constructed with not less than 1-hour fire resisting rating.
9. All chimneys and vents shall be installed and maintained as per Chapter 12 of the City's Mechanical Code.
10. Sound transmission control in residential building shall be done in accordance with Chapter 12, Section 1214.0 of the City's Building Code.
11. Guardrails & Handrails: A guardrail system is a system of building components located near the open sides of elevated walking surfaces for the purpose of minimizing the possibility of an accidental fall from the walking surface to the lower level.
12. Headroom in habitable space is a minimum of 7'6".
13. Stair construction in Use Group R-3 & R-4 is a minimum of 10" tread and 7 1/2" maximum rise.
14. The minimum headroom in all parts of a stairway shall not be less than 80 inches.
15. Every sleeping room below the fourth story in buildings of Use Groups R and I-1 shall have at least one operable window or exterior door approved for emergency egress or rescue.
16. Each apartment shall have access to two (2) separate, remote and approved means of egress.
17. All vertical openings shall be enclosed with construction having a fire rating of at least one (1) hour, including fire doors with self closure's.
18. The boiler shall be protected by enclosing with (1) hour fire rated construction including fire doors and ceiling, or by providing automatic extinguishment.

19. All single and multiple station smoke detectors shall be of an approved type and shall be installed in accordance with the provisions of the City's Building Code Chapter 9, Section 920.3.2 (BOCA National Building Code/1999), and NFPA 101 Chapter 18 & 19. (Smoke detectors shall be installed and maintained at the following locations):
  - In the immediate vicinity of bedrooms
  - In all bedrooms
  - In each story within a dwelling unit, including basements
20. A portable fire extinguisher shall be located as per NFPA #10. They shall bear the label of an approved agency and be of an approved type. (Section 921.0)
21. The Fire Alarm System shall be installed and maintained to NFPA #72 Standard.
22. The Sprinkler System shall be installed and maintained to NFPA #13 Standard.
23. All exit signs, lights and means of egress lighting shall be done in accordance with Chapter 10 Section & Subsections 1023.0 & 1024.0 of the City's Building Code. (The BOCA National Building Code/1999)
24. Section 25 - 135 of the Municipal Code for the City of Portland states, "No person or utility shall be granted a permit to excavate or open any street or sidewalk from the time of November 15 of each year to April 15 of the following year".
25. The builder of a facility to which Section 4594-C of the Maine State Human Rights Act Title 5 MRSA refers, shall obtain a certification from a design professional that the plans commencing construction of the facility, the builder shall submit the certification the Division of Inspection Services.
26. Ventilation and access shall meet the requirements of Chapter 12 Sections 1210.0 and 1211.0 of the City's Building Code. (Crawl spaces & attics).
27. All electrical, plumbing and HVAC permits must be obtained by Master Licensed holders of their trade. No closing in of walls until all electrical (min. 72 hours notice) and plumbing inspections have been done.
28. All requirements must be met before a final Certificate of Occupancy is issued.
29. All building elements shall meet the fastening schedule as per Table 2305.2 of the City's Building Code (The BOCA National Building Code/1996).
30. Ventilation of spaces within a building shall be done in accordance with the City's Mechanical code (The BOCA National Mechanical Code/1993). (Chapter M-16)
31. Please read and implement the attached Land Use Zoning report requirements.
32. Boring, cutting and notching shall be done in accordance with Sections 2305.3, 2305.3.1, 2305.4.4 and 2305.5.1 of the City's Building Code.
33. Bridging shall comply with Section 2305.16.
34. Glass and glazing shall meet the requirements of Chapter 24 of the building code. (Safety Glazing Section 2406.0)
35. All flashing shall comply with Section 1406.3.10.

~~36. All signage shall be done in accordance with Section 3102.0 signs of the City's Building Code, (The BOCA National Building Code/1999).~~  
~~37. Please read and implement attached bldg code requirements for 51909.~~  
 This sign shall not be installed until all info. of section 3102.0 is submitted to this office.

~~P. Samuel Hoopes, Building Inspector~~  
~~CC: Lt. McDougall, PFD~~  
~~Marge Schmuckal, Zoning Administrator~~  
~~Michael Nugent, Inspection Service Manager~~

PSH 10/1/00  
 \*\*This permit is herewith issued, on the basis of plans submitted and conditions placed on these plans, any deviations shall require a separate approval.

\*\*\*THIS PERMIT HAS BEEN ISSUED WITH THE UNDERSTANDING THAT ALL THE CONDITIONS OF THE APPROVAL SHALL BE COMPLETED. THEREFORE, BEFORE THE WORK IS COMPLETED A REVISED PLAN OR STATEMENT FROM THE PERMIT HOLDER SHALL BE SUBMITTED TO THIS OFFICE SHOWING OR EXPLAINING THAT THE CONDITIONS HAVE BEEN MET. IF THIS REQUIREMENT IS NOT RECEIVED YOUR CERTIFICATE OF OCCUPANCY SHALL BE WITHHELD. ( You Shall Call for Inspections )

\*\*\*\*ALL PLANS THAT REQUIRE A PROFESSIONAL DESIGNER'S SEAL, (AS PER SECTION 114.0 OF THE BUILDING CODE) SHALL ALSO BE PRESENTED TO THIS DIVISION ON AUTO CAD LT. 2000, DXF FORMAT OR EQUIVALENT.

\*\*\*\*\*CERTIFICATE OF OCCUPANCY FEE \$50.00

# Sentry Insurance

Rated A+ by A.M. Best

# of pgs. Including Cover Sheet

2

To: Doug Harman

Location:

Fax # 207-856-7600

Acct:

Acct.#

Claim #

( ) Action Needed

From: Bill Bernard

Location: Nashua, New Hampshire

Tele # (603) 882-8900

Fax # (603) 882-8883

*If for some reason you have not received all pages, please contact us!*

**CERTIFICATE OF INSURANCE**

Issue Date: November 22, 2000

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.

**COMPANY(IES) AFFORDING COVERAGE**

- Company: 1.  Sentry Insurance A Mutual Company  
 2.  Middlesex Insurance Company  
 3.  \_\_\_\_\_

Name and Address of Certificate Holder	Name and Address of of the Insured
	Beeper Exchange, Inc. 190 Riverside Avenue Portland, ME 04014

THIS IS TO CERTIFY THAT POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE AND ARE IN EFFECT AS OF THE ABOVE ISSUE DATE. 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 NO	TYPE OF INSURANCE	POLICY NUMBER	POLICY EXPIRATION DATE (MM/DD/YY)	ALL LIMITS IN THOUSANDS	
	<b>GENERAL LIABILITY</b> <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> OCCURRENCE <input type="checkbox"/> CLAIMS MADE <input type="checkbox"/> PRODUCTS-COMP/OPS <input type="checkbox"/> CONTRACTUAL <input type="checkbox"/> _____	#49-19072	11/17/2001	GENERAL AGGREGATE PRODUCTS-COMP/OPS AGGREGATE PERSONAL & ADVERTISING INJURY EACH OCCURRENCE FIRE DAMAGE (ANY ONE FIRE) MEDICAL EXPENSE (ANY ONE PERSON)	\$ 3,000,000 \$ 1,000,000 \$ 1,000,000 \$ 1,000,000 \$ 100,000 \$ 10,000
	<b>AUTOMOBILE LIABILITY</b> COVERED AUTOS: <input type="checkbox"/> ANY <input type="checkbox"/> ALL OWNED <input type="checkbox"/> NON-OWNED <input type="checkbox"/> SCHEDULED <input type="checkbox"/> HIRED <input type="checkbox"/> GARAGE LIABILITY <input type="checkbox"/> TOWING INSURANCE			CSL BODILY INJURY (PER PERSON) BODILY INJURY (PER ACCIDENT) PROPERTY DAMAGE (PER ACCIDENT)	\$ \$ \$ \$
	<b>UMBRELLA LIABILITY</b>			GENERAL AGGREGATE PRODUCTS-COMP/OPS AGGREGATE PERSONAL & ADVERTISING INJURY	\$ \$ \$
	<b>WORKERS' COMPENSATION AND EMPLOYERS' LIABILITY</b>			<b>STATUTORY</b> \$ _____ (EACH ACCIDENT) \$ _____ (DISEASE - POLICY LIMIT) \$ _____ (DISEASE - EACH EMPLOYEE)	
	<b>PROPERTY</b>			\$ _____ BUSINESS PERSONAL PROPERTY	

DESCRIPTION OF OPERATIONS/LOCATIONS/VEHICLES/RESTRICTIONS/SPECIAL ITEMS:

**CANCELLATION**  
 This certificate remains in effect for sixty days from the issue date, or until the earliest of the following:  
 1. The termination date contained in a written notice mailed to the certificate holder 30 days prior to the termination date.  
 2. The effective date shown in a replacement certificate mailed to the certificate holder, or  
 3. The expiration date, if any, shown above.

Signed: William B. [Signature]  
 (AUTHORIZED AGENT)

Replace with:  One Year Certificate     Continuous Certificate     60 Days Adequate

UL Labels  
#1's for  
Beeper exchange



**ELECTRIC SIGN SECTION**  
No. BK5 4 4 6 1 1  
SECTION OF



**ELECTRIC SIGN SECTION**  
No. BK5 4 4 6 1 2  
SECTION OF



**ELECTRIC SIGN SECTION**  
No. BK5 4 4 6 1 3  
SECTION OF



**ELECTRIC SIGN SECTION**  
No. BK5 4 4 6 1 4  
SECTION OF



**ELECTRIC SIGN SECTION**  
No. BK5 4 4 6 1 5  
SECTION OF





# BEX

**BEEPER EXCHANGE**

*ALL  
VW*



33" X 92 1/4" CHANNEL NEON LETTERS W/ BLACK RETURNS  
11" X 96" BEEPER EXCHANGE NEON CABINET W/ BLACK RETURNS  
52" X 48" AT&T LOGO NEON CABINET W/ BLACK RETURNS  
OVERALL AREA 4' 4" X 17' 3/4"

*4.33' X 17' = 73.61#*

*Signs will  
Be Bolted  
to Brick  
Fracade*

PROPERTY OF  
**Sign Design, Inc.**  
Customer:  
Project: COMP. AT&T  
Date:  
Approved:

## 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.

BOULOS PROPERTY MANAGEMENT  
 ONE CANAL PLAZA  
 PORTLAND, ME 04101  
 FACSIMILE: (207) 772-2647  
 TELEPHONE: (207) 871-1290  
 WWW.BOULOS.COM

FACSIMILE TRANSMITTAL SHEET

TO: Doug FROM: Amy  
 COMPANY: DATE:

FAX NUMBER: TOTAL NO. OF PAGES INCLUDING COVER:

PHONE NUMBER: SENDER'S REFERENCE NUMBER:

RE: 190 Riverside St Sign Spec YOUR REFERENCE NUMBER:

URGENT  FOR REVIEW  PLEASE COMMENT  PLEASE REPLY  PLEASE RECYCLE

NOTES/COMMENTS:

Bex Beepn Exchange Sign.  
 Approved as shown on attached spec.



Landlord  
 Approval

**OWNER'S CONSENT AND AGREEMENT**

I, Amy Booth, Agent for BOUNTY REALTY LLC  
(print property owners name) being the owner of the premises located at

190 Riverside in Portland, Maine, hereby give consent to the  
(print property address)

creation of a certain sign/awning/banner owned by Beeper Exchange  
(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 agree for himself or itself, for his heirs, its successors, and his or its assigns, to completely remove said sign.

[Signature]  
Signature of Property Owner

Agent for BOUNTY REALTY LLC

12-3-00  
Date

[Signature]  
Signature of Lessee

12/27/00  
Date