

Uncle Bob's self storage

#433

**51 mcGrath Hwy
Somerville, MA 02143**

PRESENTED BY : M.J. DeNardo

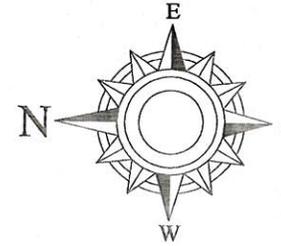


Houston Corporate Office
5225 Katy Freeway Suite 350
Houston, Texas 77007
713-977-7900
Fax 713-977-7903

Dallas Regional Office
2220 San Jacinto Blvd.
Denton, TX 76205
940-380-9153
FAX. 940-380-9395

SITE

Code—allows aggregate 500 Square ft of signage



SIGN 9

SIGN 7

SIGN 8

SIGN 1

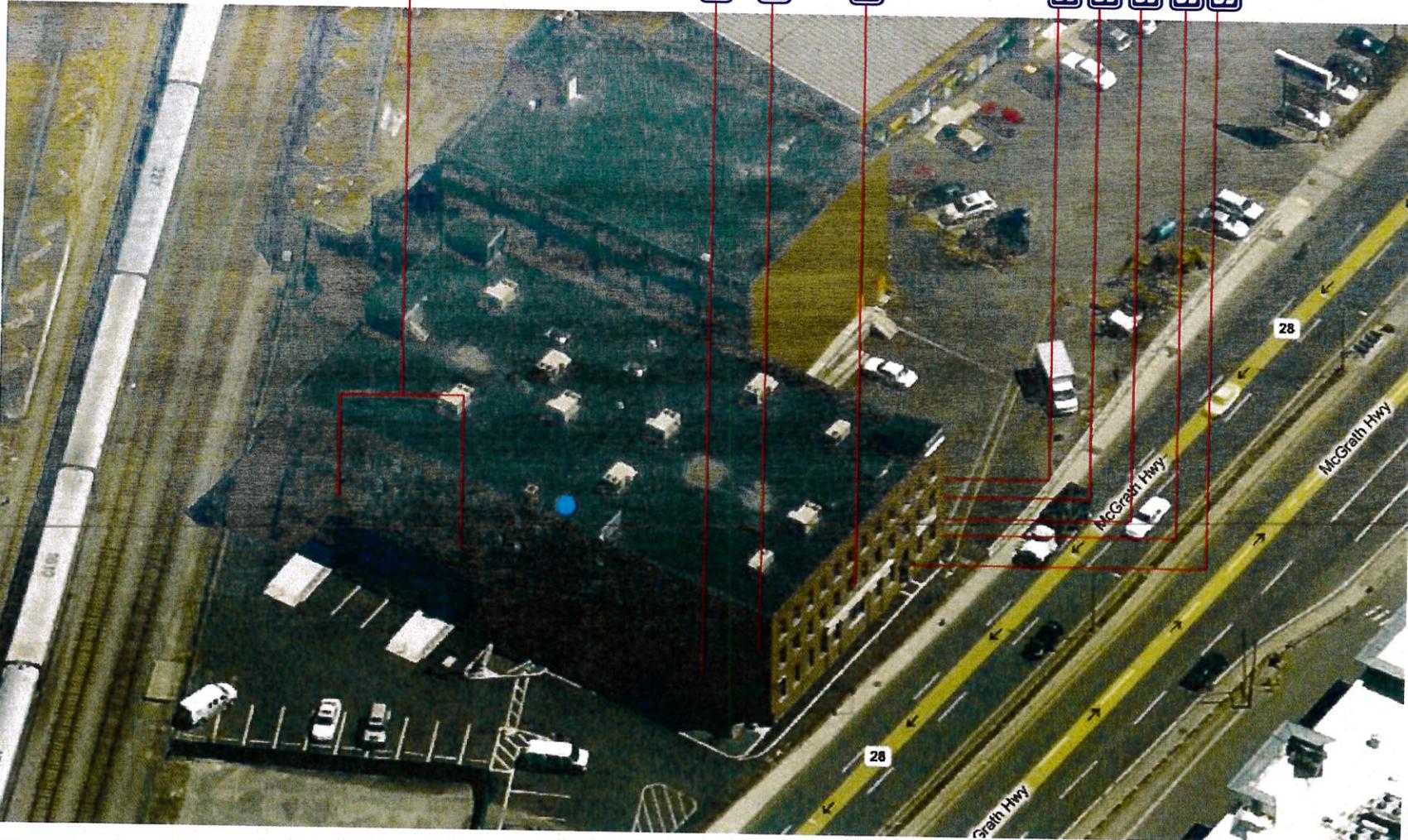
SIGN 3

SIGN 4

SIGN 5

SIGN 6

SIGN 2



THIS DESIGN AND ENGINEERING IS SUBMITTED AS OUR PROPOSAL, AND THE RIGHT TO USE OR EXHIBIT IN ANY FORM, IS NOT AUTHORIZED WITHOUT WRITTEN PERMISSION BY US SIGNS.



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Address: #433
51 mcGrath Hwy
City: Somerville,
State: MA 02143
Account Rep: **B. LeGRUE**
Sales Rep: **M.J. DeNARDO**

APPROVALS
CLIENT _____
DESIGN _____
PROD. _____

Designer: **PETER CARDINAL**

Design No. **Us162777 R2**

DATE **2-6-13**

Rev. Date: **3-6-13**



1:11

The purchaser agrees to hold the seller harmless against any cause for action for damage which may occur as a result of drilling for piers and foundations, including but not limited to sewer, gas lines or any underground obstacles which the purchaser or others may deem valuable.

ELEVATION 1

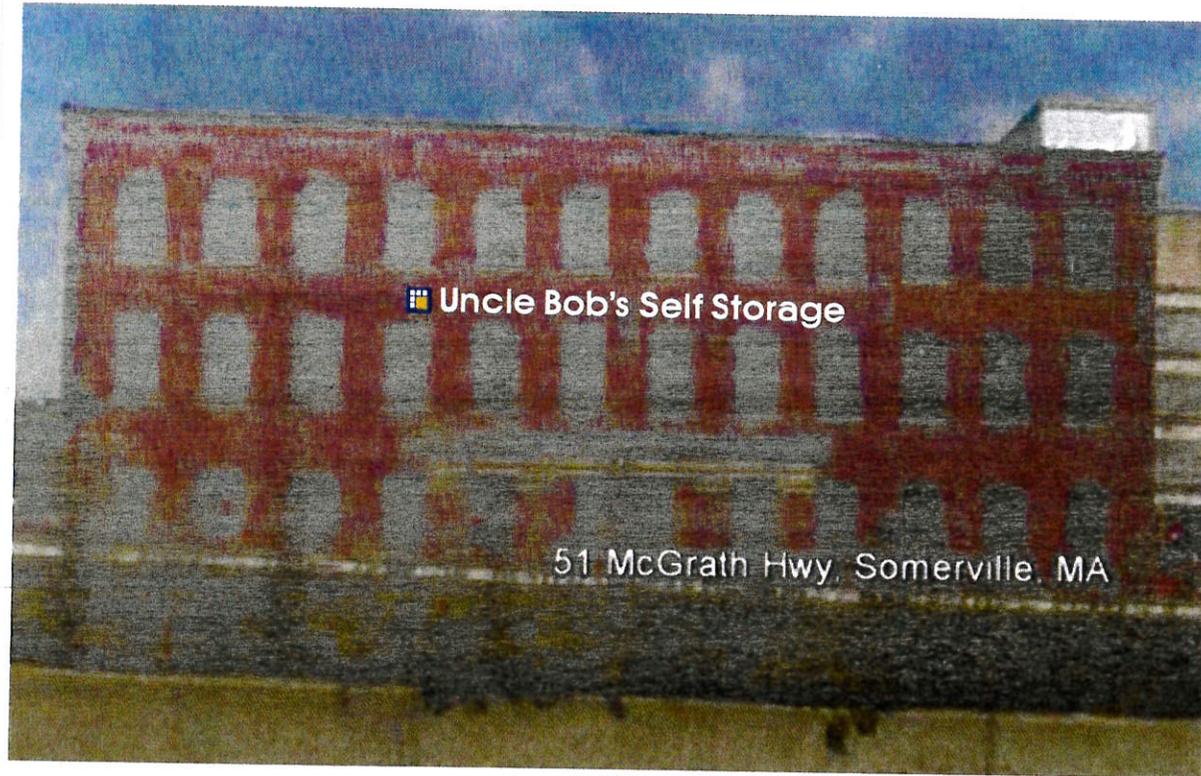
**SCOPE OF WORK:
MANUFACTURE & INSTALL NEW CHANNEL LETTERS**

SIGN 1

SQUARE FEET CALCULATIONS

Allowable	Existing	Proposed
500AG	0	91

PROPOSED



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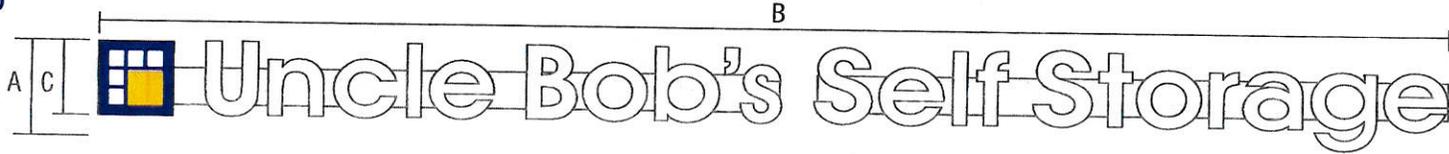
2:11

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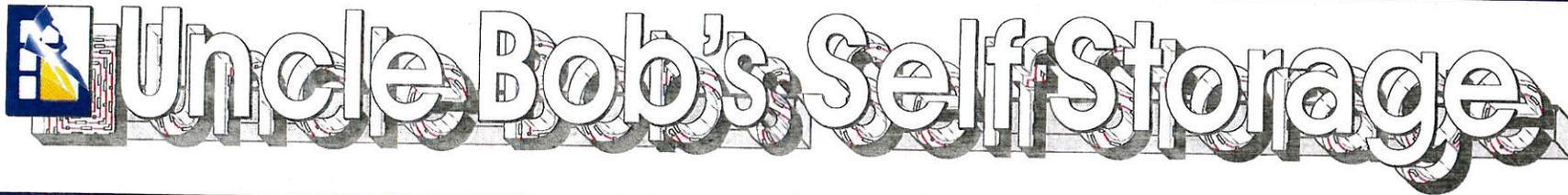
LED FACE LIT RACEWAY MOUNTED CHANNEL LETTER SET HORIZONTAL (WHITE) ONE PIECE LOGO

SIGN 1



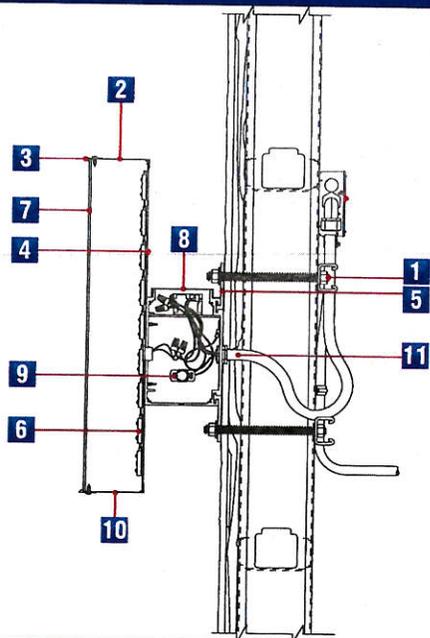
NAME	A	B	C	SQ/FT
UB-HZ-W-RWCL-35	2'-7"	35'-0"	1'-11 1/2"	91

EXPLODED DETAIL



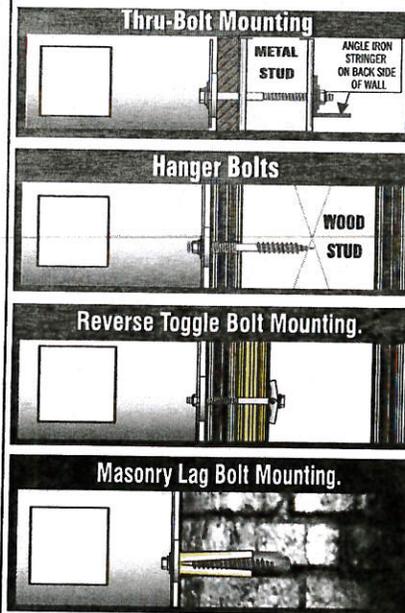
SPECIFICATIONS

SIDE SECTION VIEW



- 1** NON-CORROSIVE INSTALLATION HARDWARE: SEE DETAIL
- 2** 5" FABRICATED ALUMINUM LETTER RETURNS PAINTED BLACK
PAINT INTERIOR WITH LIGHT ENHANCING PAINT
- 3** 1" BLACK TRIM CAP
- 4** FLAT ALUMINUM BACK WELDED TO RETURNS
- 5** 1/4" THICK METAL FLAT BAR FOR A SECURE INSTALLATION
- 6** LED DIODE MODULE WHITE
- 7** 3/16" THICK PLEX FACE
WHITE WITH 1ST SURFACE VINYL
- 8** LOW VOLTAGE ELECTRONIC TRANSFORMER MOUNTED IN A 7 1/4" X 7 1/4" EXTRUDED .050 ALUM. RACEWAY SUPPORT/WIRING BOX PAINTED TO MATCH FASCIA
- 9** VISIBLE CUT-OFF SWITCH WITH FLIP-UP COVER
- 10** 1/4" WEEP HOLES (2) TWO PER LETTER
- 11** GROUNDED WALL PASS-THRU SEALED WATER TIGHT

MOUNTING DETAIL



COLOR SCHEDULE

- PMS 293 C
BLUE COLORKOTE 2870
3630-157 SULTAN BLUE VINYL
- YELLOW 3630-025 VINYL
PMS 123C
- WHITE
- BLACK

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3:11

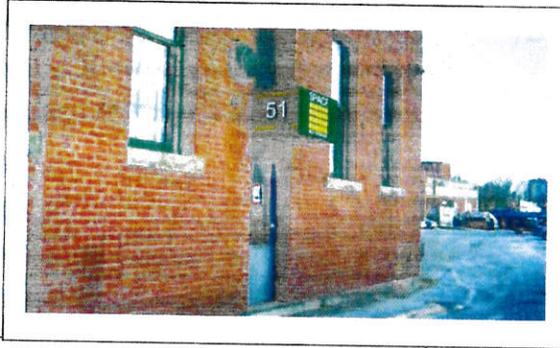
The purchaser agrees to hold the seller harmless against any cause for action for damage which may occur as a result of drilling for piers and foundations, including but not limited to sewer, gas lines or any underground obstacles which the purchaser or others may deem vpluable.

ELEVATION 2

**SCOPE OF WORK:
RECOVER EXISTING AWNING**

EXISTING

SQUARE FEET CALCULATIONS		
Allowable	Existing	Proposed
500AG	6.6	6.6



SIGN 2

PROPOSED



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APPROVALS
CLIENT _____
DESIGN _____
PROD. _____
Designer: PETER CARDINAL

Design No. Us162777 R2

DATE 2-6-13

Rev. Date: 3-6-13

ELECTRICAL TO BE UL APPROVED
AND SHALL MEET ALL C.E. STANDARDS
 Libertyville Inc.
ELECTRIC SIGN

4:11

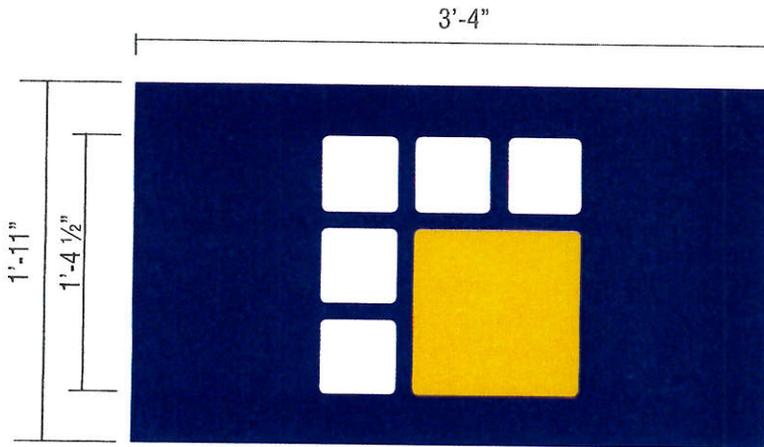
The purchaser agrees to hold the seller harmless against any cause for action for damage which may occur as a result of drilling for piers and foundations, including but not limited to sewer, gas lines or any underground obstacles which the purchaser or others may deem viable.

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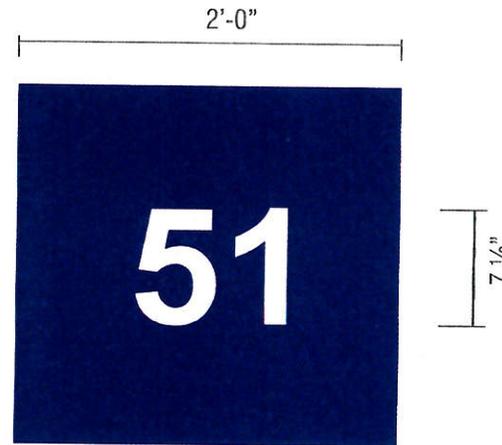
AWNING RECOVER

SCALE 1"=1'

SIGN 2



FRONT VIEW



SIDE VIEW
NUMBER ON BOTH SIDES

AWNING SPECIFICATIONS

1 NEW MATERIAL TO BE BLUE MATERIAL, ERADICATED WITH APPLIED GRAPHICS.

COLOR SCHEDULE

- PMS 293 C BLUE COLORKOTE 2870
- 3630-157 SULTAN BLUE VINYL
- YELLOW 3630-025 VINYL
- PMS 123C
- WHITE
- BLACK



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5:11

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ELEVATION 3

SCOPE OF WORK:

SIGN 3

REMOVE EXISTING PANEL SIGN
MANUFACTURE & INSTALL NEW WALL CABINET

SIGN 4

REMOVE EXISTING PANEL SIGN

SIGN 5

REMOVE EXISTING BANNER

SIGN 6

LEAVE AS IS

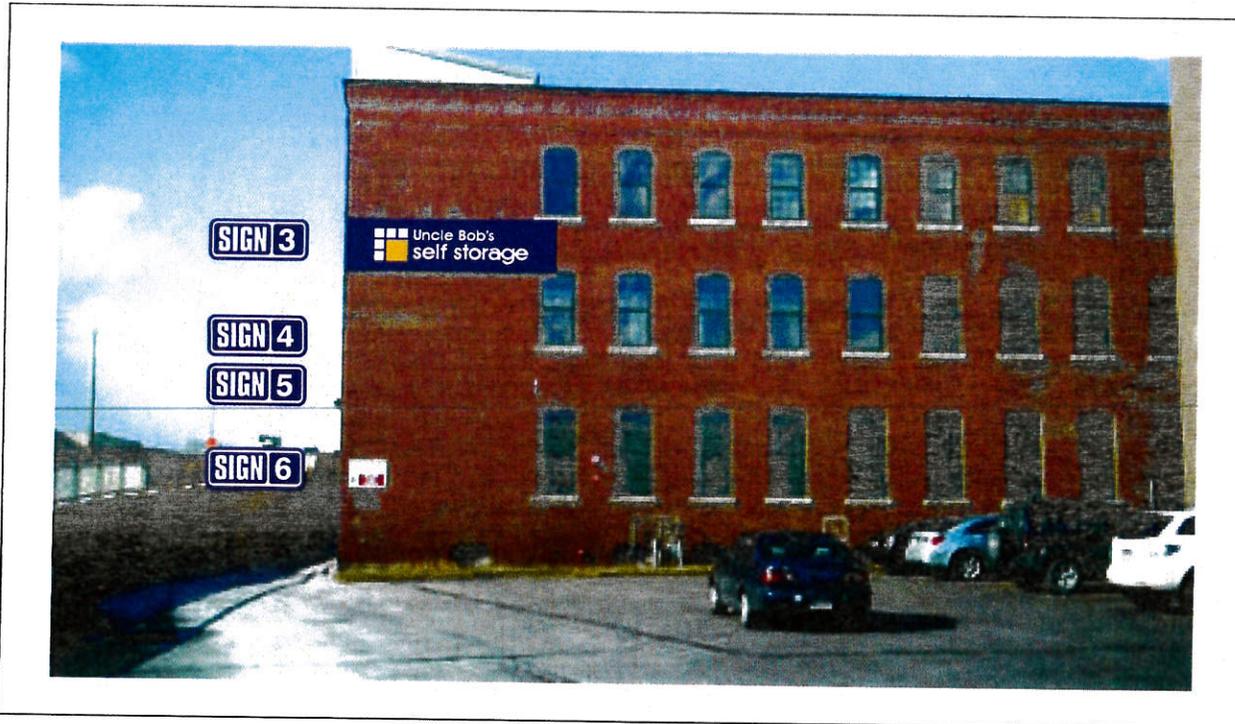
SQUARE FEET CALCULATIONS

Allowable	Existing	Proposed
500AG	129	70

EXISTING



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PROD. _____

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Design No. **Us162777 R2**

DATE **2-6-13**

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ELECTRICAL TO BE I.L. APPROVED
AND SHALL MEET N.E.C. STANDARDS
 ELECTRIC SIGN

6:11

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ELEVATION 4

SCOPE OF WORK:

SIGN 7

RECOVER EXISTING AWNING

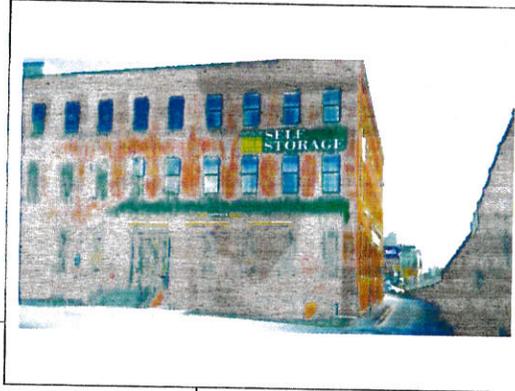
SIGN 8

REMOVE EXISTING ALUMINUM PANEL
MANUFACTURE & INSTALL NEW WALL CABINET SIGN

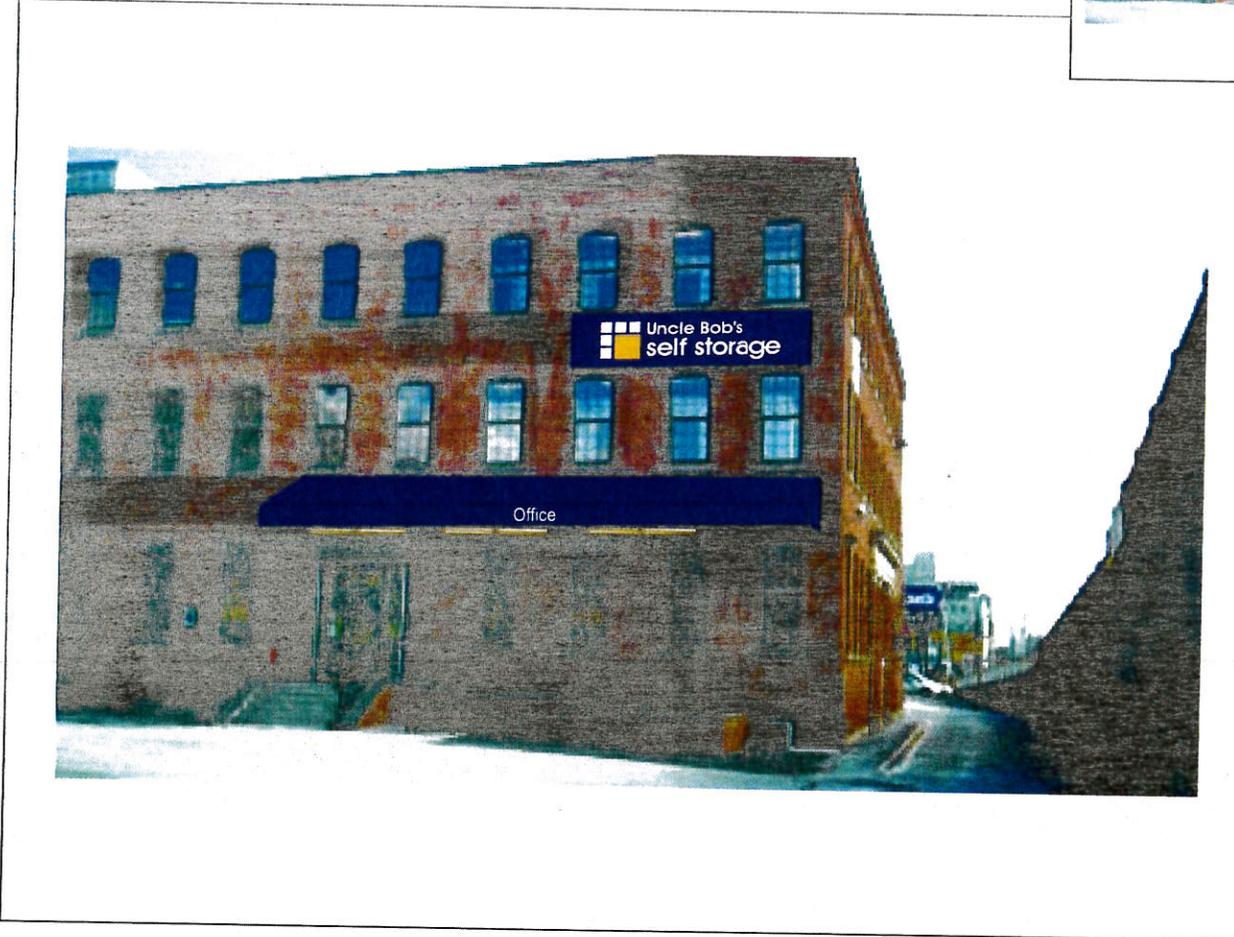
SQUARE FEET CALCULATIONS

Allowable	Existing	Proposed
500AG	131.5	131.5

EXISTING



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7:11

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ILLUMINATED WALL CABINET

SCALE 3/8"=1'

SIGN 3

SIGN 8

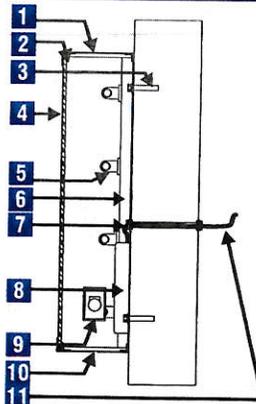


SIZE TO MATCH EXISTING
VERIFY EXISTING

RIGID FACE SPECIFICATIONS

- 1 8" EXTRUDED ALUMINUM CABINET RETURNS
PAINTED BLACK
- 2 EXTRUDED ALUMINUM RETAINER SYSTEM
PAINTED BLACK
- 3 NON-CORROSIVE INSTALLATION HARDWARE:
SEE DETAIL
- 4 FLAT 3/16" LEXAN FACE
WHITE WITH APPLIED VINYL (SEE SCHEDULE)
- 5 LAMP SOCKET W/ T-8 FLORESCENT LAMP ILLUM.
- 6 STRUCTURE SUPPORT BRACKET W/WIREWAY
- 7 GROUNDED WALL PASS-THRU
SEALED WATER TIGHT
- 8 ELECTRONIC BALLAST
- 9 EXTERIOR ON/OFF SWITCH WITH FLIP COVER
- 10 1/4" WEEP HOLES
- 11 120V-20 PRIMARY ELECTRICAL PROVIDED AT INSTALL
FINAL HOOK-UP BY OTHERS

SIDE SECTION VIEW



COLOR SCHEDULE

- PMS 293 C
BLUE COLORKOTE 2870
3630-157 SULTAN BLUE VINYL
- YELLOW 3630-025 VINYL
PMS 123C
- WHITE
- BLACK



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ELECTRICAL TO BE I.L. APPROVED
AND SHALL MEET ALL C.C. REQUIREMENTS
Libraries Inc.
ELECTRIC SIGN

8:11

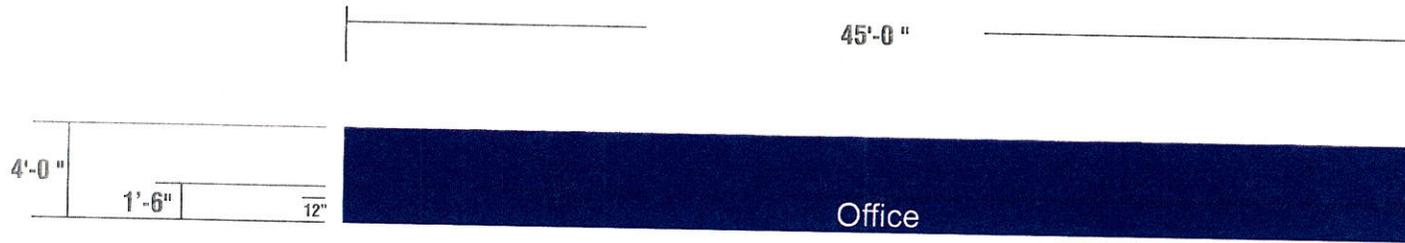
The purchaser agrees to hold the seller harmless against any cause for action for damage which may occur as a result of drilling for pipes and foundations, including but not limited to sewer, gas lines or any underground obstacles which the purchaser or others may deem valuable.

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AWNING RECOVER

SCALE 1/8"=1'

SIGN 7



AWNING SPECIFICATIONS

1 NEW MATERIAL TO BE BLUE MATERIAL, ERADICATED COPY

COLOR SCHEDULE

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- WHITE
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9:11

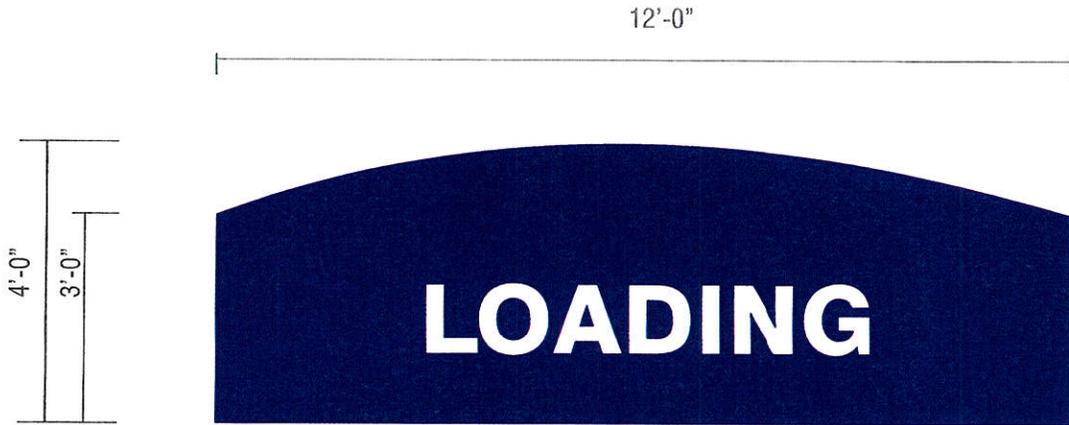
The purchaser agrees to hold the seller harmless against any cause for action for damage which may occur as a result of drilling for piers and foundations, including but not limited to sewer, gas lines or any underground obstacles which the purchaser or others may deem advisable.

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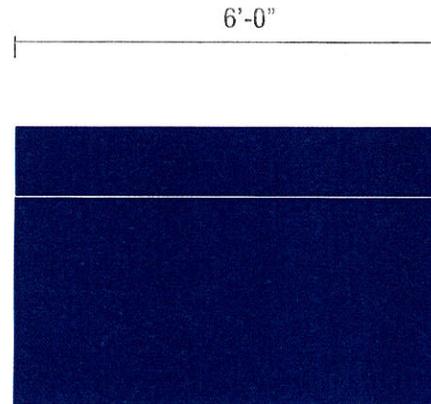
AWNING RECOVER // TWO REQUIRED

SCALE 1"=1'

SIGN 9



FRONT VIEW



SIDE VIEW

AWNING SPECIFICATIONS

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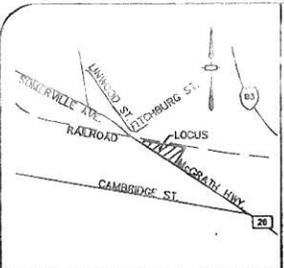
Rev. Date: 3-6-13



11:11

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Vicinity Map
(NOT TO SCALE)

ZONING INFORMATION

SUBJECT PROPERTY IS WITHIN ZONE IA (INDUSTRIAL A) DISTRICT.

BUILDING SET-BACKS REQUIRED:
 FRONT NONE
 SIDE NONE
 REAR NONE

MAXIMUM BUILDING HEIGHT OR STORIES ALLOWED:
 50 FEET, THE HEIGHT OF THE BUILDING DOES NOT EXCEED 50 FEET.

MAXIMUM LOT COVERAGE ALLOWED: 80%
 FLOOR AREA RATIO ALLOWED: 2.0

PARKING REQUIREMENTS: WAREHOUSE: 1 SPACE PER 1,500 SQ. FT. AND 1 SPACE PER BUSINESS VEHICLE STORED ON SITE.

ZONING INFORMATION PROVIDED BY B&C ZONING IN A REPORT DATED FEBRUARY 27, 2013.

MISCELLANEOUS NOTES

1. THERE WAS NO EVIDENCE OF RECENT EARTH MOVING WORK, BUILDING CONSTRUCTION/BUILDING ADDITIONS OBSERVED AT THE TIME OF SURVEY.
2. THE ADDRESS OF 51 WAS POSTED ON THE BUILDING.
3. THERE WERE NO CEMETERIES, GRAVE SITES OR BURIAL GROUNDS, OR OBSERVED ON THE SUBJECT PROPERTY.
4. THERE ARE 23 REGULAR PARKING SPACES ON THE SUBJECT PROPERTY PLUS 2 HANDICAPPED PARKING SPACE FOR A TOTAL OF 25 PARKING SPACES.
5. SUBJECT PARCEL ASSESSOR'S NO. IS MAP 115, BLOCK B, PARCEL 2, 3, & 4.
6. THE SURVEYOR IS NOT AWARE OF ANY CHANGES (EITHER COMPLETED OR PROPOSED) IN THE RIGHT OF WAY LINES SHOWN HEREON.
7. THERE WAS NO EVIDENCE THAT THE SITE IS BEING USED AS A SOLID WASTE DUMP, SUMP OR SANITARY LAND FILL.
8. INTERIOR PARCELS SHOWN HEREON ARE CONTIGUOUS, WITH NO GAPS OR OVERLAPS.
9. THE PROPERTY ACCESSES McGRATH HIGHWAY AT THE TWO CURB CUTS LABELED "ACCESS" AS SHOWN HEREON.
10. SURVEYOR WAS NOT PROVIDED WITH ANY INFORMATION REGARDING POSSIBLE WETLAND AREAS.

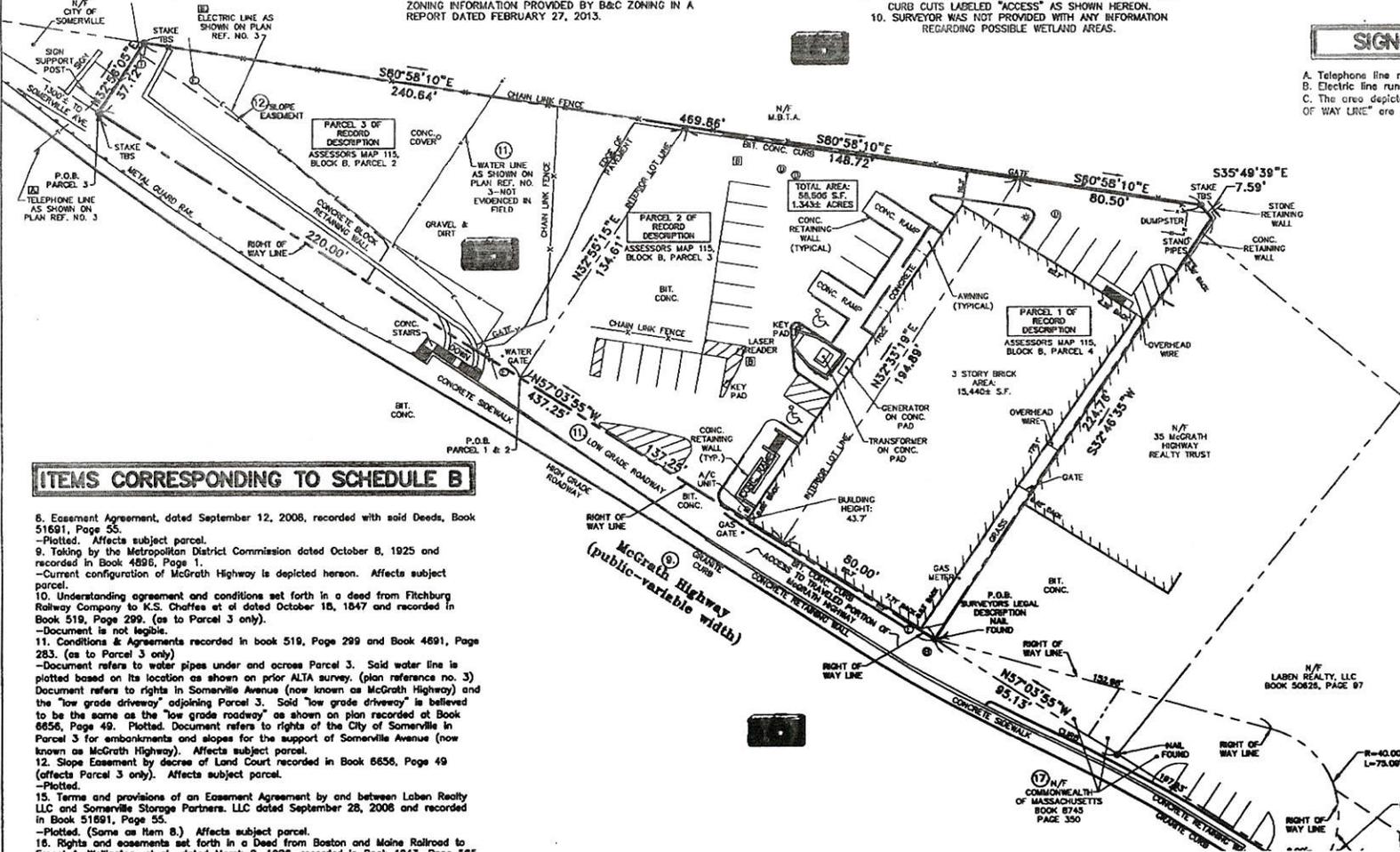
LEGEND OF SYMBOLS

CONC.	CONCRETE
BIT. CONC.	BITUMINOUS CONCRETE
U.P.	UTILITY POLE
C.B.	CATCH BASIN
CP	CONCRETE PAD
DM	DRAIN MANHOLE
EM	ELECTRIC MANHOLE
SM	SEWER MANHOLE
TM	TELEPHONE MANHOLE
L	LAMP
---	EASEMENT LINE
---	PROPERTY LINE



SIGNIFICANT OBSERVATIONS

- A. Telephone line runs across locus property at westerly end.
- B. Electric line runs across property.
- C. The area depicted hereon that lies southwesterly of the lines labeled "R.O.W. OF WAY LINE" are part of McGrath Highway, a public roadway.



ITEMS CORRESPONDING TO SCHEDULE B

6. Easement Agreement, dated September 12, 2008, recorded with said Deeds, Book 51691, Page 55.
-Platted. Affects subject parcel.
9. Taking by the Metropolitan District Commission dated October 8, 1925 and recorded in Book 4886, Page 1.
-Current configuration of McGrath Highway is depicted hereon. Affects subject parcel.
10. Understanding agreement and conditions set forth in a deed from Fitchburg Railway Company to K.S. Chaffee et al dated October 18, 1847 and recorded in Book 519, Page 299. (as to Parcel 3 only).
-Document is not legible.
11. Conditions & Agreements recorded in book 519, Page 299 and Book 4691, Page 283. (as to Parcel 3 only)
-Document refers to water pipes under and across Parcel 3. Said water line is platted based on its location as shown on prior ALTA survey. (plan reference no. 3) Document refers to rights in Somerville Avenue (now known as McGrath Highway) and the "low grade driveway" adjoining Parcel 3. Said "low grade driveway" is believed to be the same as the "low grade roadway" as shown on plan recorded at Book 6656, Page 49. Platted. Document refers to rights of the City of Somerville in Parcel 3 for embankments and slopes for the support of Somerville Avenue (now known as McGrath Highway). Affects subject parcel.
12. Slope Easement by decree of Land Court recorded in Book 6656, Page 49 (affects Parcel 3 only). Affects subject parcel.
-Platted.
15. Terms and provisions of an Easement Agreement by and between Laben Realty LLC and Somerville Storage Partners, LLC dated September 28, 2006 and recorded in Book 51691, Page 55.
-Platted. (Same as Item 8.) Affects subject parcel.
16. Rights and easements set forth in a Deed from Boston and Maine Railroad to