

John Kenney (WBRC AE)

From: Carpenter, Scott <carpenters@unitil.com>
Sent: Thursday, May 05, 2016 10:13 AM
To: Mark A. Chambers (WBRC AE)
Cc: 04071.10 Asylum Expansion & Renovation SD-CA
Subject: RE: 121 Center St., Portland

Mark, engineering has reviewed the additional load and approved it. Please let me know when the final location is firm and I will send it to cost estimating. Please note that I am gone from May 15-May 23rd and will not be able to work on anything during that time.

Thank you.

Kindest Regards,
Scott

Scott Carpenter
Senior Business Development Representative



ME Gas Operations
376 Riverside Industrial Parkway
Portland, ME 04103
Phone: (207) 541-2543
Fax: (207) 541-2593

From: Mark A. Chambers (WBRC AE) [mailto:mark.chambers@wbrcae.com]
Sent: Monday, May 02, 2016 2:06 PM
To: Carpenter, Scott
Cc: 04071.10 Asylum Expansion & Renovation SD-CA
Subject: RE: 121 Center St., Portland

Thank you!

Mark A. Chambers, LEED AP
MECHANICAL DESIGNER, SENIOR FIRM ASSOCIATE



207.947.4511 x228
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Bangor, ME 04401
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From: Carpenter, Scott [mailto:carpenters@unitil.com]
Sent: Monday, May 02, 2016 1:52 PM
To: Mark A. Chambers (WBRC AE) <mark.chambers@wbrcae.com>

Cc: Dan Monroe (WBRC AE) <dan.monroe@wbrcae.com>; John Kenney (WBRC AE) <john.kenney@wbrcae.com>; Jocelyn Boothe (WBRC AE) <jocelyn.boothe@wbrcae.com>; 04071.10 Asylum Expansion & Renovation SD-CA <04071.10AsylumExpansion&RenovationSD-CA@wbrcae.com>

Subject: RE: 121 Center St., Portland

Mark, thanks for the update. I am sending it off to engineering again for their review.

Kindest Regards,
Scott

Scott Carpenter
Senior Business Development Representative



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From: Mark A. Chambers (WBRC AE) [<mailto:mark.chambers@wbrcae.com>]

Sent: Friday, April 29, 2016 3:13 PM

To: Carpenter, Scott

Cc: Dan Monroe (WBRC AE); John Kenney (WBRC AE); Jocelyn Boothe (WBRC AE); 04071.10 Asylum Expansion & Renovation SD-CA

Subject: RE: 121 Center St., Portland

Scott,

Just following up with you on gas service for the 121 Center Street Asylum project.

Attached is our progress plan for the proposed location for the new gas service based on our earlier discussions with you. Please review and confirm that Unitil has capacity, and is able to provide this service at the location indicated.

Please note that the gas service capacity demand has increased since our last discussion. Here is current breakdown:

4071.10/Asylum 121 Center Street Portland			
4/29/2016			
N-GAS LOADS (NEW)	QTY	MBH INPUT	SUB-TOTAL(MBH)
New Equipment			
DWH-1	2	199	398
DWH-2	2	199	398
RTU-1	1	150	150
RTU-2	1	150	150
RTU-3	1	150	150
RTU-4	1	50	50
RTU-5	1	50	50
RTU-6	1	150	150
RTU-7	1	500	500
MAU-1	1	350	350
Boiler	2	530	1,060
NG Emerg. Gen.	1	430	430
#1 Gas Broiler	1	140	140
#6 Gas Deep Fryer	1	330	330
#6.1 Gas Fryer	1	105	105
#7 Gas Double Convection Oven	1	120	120
#8 Gas Range w/griddle	1	278	278
#8.1 Gas Range w/Broiler	1	245	245
New Total			5,054

If you have any questions, or need additional information, please feel free to contact me.

Mark

Mark A. Chambers, LEED AP
MECHANICAL DESIGNER, SENIOR FIRM ASSOCIATE



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From: Mark A. Chambers (WBRC AE)
Sent: Wednesday, April 20, 2016 12:02 PM
To: 'Carpenter, Scott' <carpenters@unitil.com>
Cc: Dan Monroe (WBRC AE) <dan.monroe@wbrcae.com>; John Kenney (WBRC AE) <john.kenney@wbrcae.com>;
Jocelyn Boothe (WBRC AE) <jocelyn.boothe@wbrcae.com>; 04071.10 Asylum Expansion & Renovation SD-CA

<04071.10AsylumExpansion&RenovationSD-CA@wbrcae.com>

Subject: RE: 121 Center St., Portland

Thanks Scott. I will let you know once we select location.

Mark A. Chambers, LEED AP
MECHANICAL DESIGNER, SENIOR FIRM ASSOCIATE



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From: Carpenter, Scott [<mailto:carpenters@unitil.com>]

Sent: Wednesday, April 20, 2016 10:57 AM

To: Mark A. Chambers (WBRC AE) <mark.chambers@wbrcae.com>

Cc: Dan Monroe (WBRC AE) <dan.monroe@wbrcae.com>; John Kenney (WBRC AE) <john.kenney@wbrcae.com>; Jocelyn Boothe (WBRC AE) <jocelyn.boothe@wbrcae.com>; 04071.10 Asylum Expansion & Renovation SD-CA <04071.10AsylumExpansion&RenovationSD-CA@wbrcae.com>

Subject: RE: 121 Center St., Portland

One additional note from Craig Campbell:

“The height of the outlet of the meter will be between 36 and 48 inches high. There will be up to 6-4 inch bollards at 48 inches high.”

Thank you.

Kindest Regards,
Scott

Scott Carpenter
Senior Business Development Representative



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From: Mark A. Chambers (WBRC AE) [<mailto:mark.chambers@wbrcae.com>]

Sent: Tuesday, April 19, 2016 4:17 PM

To: Carpenter, Scott

Cc: Dan Monroe (WBRC AE); John Kenney (WBRC AE); Jocelyn Boothe (WBRC AE); 04071.10 Asylum Expansion & Renovation SD-CA

Subject: RE: 121 Center St., Portland

Thanks Scott.

What should we plan for depth (projection from wall) for service entrance and distance to bollards?

Thanks!

Mark

Mark A. Chambers, LEED AP
MECHANICAL DESIGNER, SENIOR FIRM ASSOCIATE



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From: Carpenter, Scott [<mailto:carpenters@unitil.com>]

Sent: Tuesday, April 19, 2016 4:08 PM

To: Mark A. Chambers (WBRC AE) <mark.chambers@wbrcae.com>

Cc: Dan Monroe (WBRC AE) <dan.monroe@wbrcae.com>; John Kenney (WBRC AE) <john.kenney@wbrcae.com>;
Jocelyn Boothe (WBRC AE) <jocelyn.booth@wbrcae.com>; 04071.10 Asylum Expansion & Renovation SD-CA
<04071.10AsylumExpansion&RenovationSD-CA@wbrcae.com>

Subject: RE: 121 Center St., Portland

Mark, please see attached. Typically these meter configurations require 5-6' long by 5' high. The regulator on the higher pressure installations must be 3' from doors, windows air intake, vents and 5' from any electrical or source of ignition. The actual meter hasn't been sized yet by engineering but the guidelines I have listed should give you enough information for what you are looking for I would think. If not, please let me know.

Thank you.

Kindest Regards,
Scott

Scott Carpenter
Senior Business Development Representative



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From: Mark A. Chambers (WBRC AE) [<mailto:mark.chambers@wbrcae.com>]

Sent: Tuesday, April 19, 2016 2:36 PM

To: Carpenter, Scott

Cc: Dan Monroe (WBRC AE); John Kenney (WBRC AE); Jocelyn Boothe (WBRC AE); 04071.10 Asylum Expansion & Renovation SD-CA

Subject: RE: 121 Center St., Portland

Scott

Can you please send me the dimensions needed for the gas service entrance riser, so that I can review options along the back of building as you suggested.

Thanks!

Mark

Mark A. Chambers, LEED AP
MECHANICAL DESIGNER, SENIOR FIRM ASSOCIATE



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From: Carpenter, Scott [<mailto:carpenters@unitil.com>]

Sent: Tuesday, April 19, 2016 12:22 PM

To: Mark A. Chambers (WBRC AE) <mark.chambers@wbrcae.com>

Cc: Dan Monroe (WBRC AE) <dan.monroe@wbrcae.com>; John Kenney (WBRC AE) <john.kenney@wbrcae.com>;
Jocelyn Boothe (WBRC AE) <jocelyn.boothe@wbrcae.com>; 04071.10 Asylum Expansion & Renovation SD-CA
<04071.10AsylumExpansion&RenovationSD-CA@wbrcae.com>

Subject: RE: 121 Center St., Portland

Hi Mark, thanks for the email. I took a picture of the rear of the building where we could install a new service off the intermediate gas main which will provide the pressure required for the gas generator which isn't possible off the existing low pressure service that feeds the building. Please take a look and let me know your thoughts for the new service to the rear of the building. Also, can you please breakdown the equipment by BTU?

Heat = ?

Hot Water = ?

Cooking = ?

Generator = ?

Total = 4,410 MBH

Thank you.

Kindest Regards,
Scott

Scott Carpenter
Senior Business Development Representative



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From: Mark A. Chambers (WBRC AE) [<mailto:mark.chambers@wbrcae.com>]
Sent: Tuesday, April 19, 2016 8:35 AM
To: Carpenter, Scott
Cc: Dan Monroe (WBRC AE); John Kenney (WBRC AE); Jocelyn Boothe (WBRC AE); 04071.10 Asylum Expansion & Renovation SD-CA
Subject: FW: 121 Center St., Portland

Scott,

Thanks for returning my call yesterday.

As requested, attached is a copy of our "PROGRESS" site plan.

We are providing design for a fully renovated building which will also include a new building addition.

We anticipate a new gas service will be required, based on the increased natural gas equipment loads. Presently, we plan to provide the following natural gas fired appliances in the project:

- Gas fired RTU's
- Gas fired instantaneous water heaters
- Gas fired HW boilers
- Gas fired 30kW Emergency Generator
- Gas fired commercial kitchen cooking equipment (ranges, ovens, fryers)

New estimated total connected input load of 4,410 MBH.

Please note, the present facility is equipped with natural gas fired equipment, with a total input load of approximately 2,000 MBH. These will be removed during the course of construction and will be replaced with new as specified above.

Please provide us with Unitil's recommended new underground gas service route to building, along with new gas main pipe size to building, gas metering requirements including service meter riser detail(s), gas pressure to be delivered to building (before and after pressure reducing station), Customer and Unitil outline of responsibilities, and requirements for new gas service and termination of old service at end of construction project.

To recap our conversation yesterday, you indicated that there is an existing gas service feed on Lancaster Lane which is a high pressure distribution system (56 psi) and could possibly be made available for a new service, to serve our project. It would be most desirable if the new gas service could be provided from Lancaster Lane. If gas service is required to continue from Center Street, it would require the gas meter to be located inside building as is presently provided.

Please note it is anticipated that this facility will require uninterrupted gas service throughout the duration of this construction project.

Please provide us with the new gas service information as soon as possible, as this project design phase is rapidly moving forward and will be coming to a close soon.

If you have any questions, please feel free to contact me.

Thank you!

Mark

Mark A. Chambers, LEED AP
MECHANICAL DESIGNER, SENIOR FIRM ASSOCIATE



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From: John Kenney (WBRC AE)
Sent: Friday, April 15, 2016 4:47 PM
To: Mark A. Chambers (WBRC AE) <mark.chambers@wbrcae.com>; Dan Monroe (WBRC AE) <dan.monroe@wbrcae.com>
Subject: FW: 121 Center St., Portland

Mark/Dan,

Are you coordinating work with Unutil? Can you respond to Jocelyn's email below?

John S. Kenney, Ph.D., P.E., LEED AP
SENIOR ENGINEER, FIRM ASSOCIATE
Maine Licensed Professional Engineer



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From: Jocelyn Boothe (WBRC AE)
Sent: Friday, April 15, 2016 4:19 PM
To: John Kenney (WBRC AE) <john.kenney@wbrcae.com>
Subject: FW: 121 Center St., Portland

Is this normal? Should I give out Valerie's info?

Jocelyn Boothe, AIA

ARCHITECT

Maine Licensed Architect; Also Licensed in DC



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From: Carpenter, Scott [<mailto:carpenters@unitil.com>]
Sent: Friday, April 15, 2016 4:09 PM
To: Jocelyn Boothe (WBRC AE) <jocelyn.boothe@wbrcae.com>
Subject: 121 Center St., Portland

Hi Jocelyn,

Can you put me in touch with the customer for this space? We would like to review their needs for gas and make sure that we have everything sized appropriately.

Thank you.

Kindest Regards,
Scott

Scott Carpenter
Senior Business Development Representative



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