

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK
CITY OF PORTLAND

Please Read
Application And
Notes, If Any,
Attached

BUILDING INSPECTION

PERMIT

Permit Number: 090182113

This is to certify that UNIQUE PROPERTIES LLC, Donaghay & Sons, Inc.

has permission to Change of use from Retail to Office for "Tupperware Insurance w/tenant fit-up"

AT 160 PREBLE ST.

City of Portland - 034 K001001

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of buildings and structures, and of the application on file in this department.

Apply to Public Works for street line and grade if nature of work requires such information.

Notification of inspection must be given and written permission procured before this building or part thereof is lathed or otherwise enclosed-in. 24 HOUR NOTICE IS REQUIRED.

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

OTHER REQUIRED APPROVALS

Fire Dept. CAPT. R. Sauter

Health Dept. _____

Appeal Board _____

Other _____

Department Name

James Proulx 3/31/09
 Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit Application
 389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

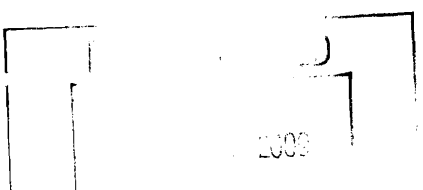
Permit No: 09-0182	Issue Date:	CBL: 034 K001001
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Location of Construction: 160 PREBLE ST	Owner Name: UNIQUE PROPERTIES LLC	Owner Address: PO BOX TWO	Phone:
Business Name:	Contractor Name: Monaghan Woodworks, Inc.	Contractor Address: 100 Commercial St Suite 311 Portland	Phone 2077752683
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use - Commercial	Zone: B-7

Past Use: Commercial "Hollywood Video"	Proposed Use: Commercial - Office - Turner Barker Insurance Company - Change of use from Retail to Office for "Turner barker Insurance" w/ tenant fit-up	Permit Fee: \$585.00	Cost of Work: \$48,770.00	CEO District: 1
Proposed Project Description: Change of use from Retail to Office for "Turner barker Insurance" w/ tenant fit-up		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied * See Conditions	INSPECTION: Use Group: B Type: SB IBC-2009	
		Signature: <i>(Signature)</i>	Signature: <i>JMB 3/31/09</i>	
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)				
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied				
Signature: _____ Date: _____				

Permit Taken By: Ldobson	Date Applied For: 03/10/2009
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Zoning Approval

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.. 	Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input checked="" type="checkbox"/> Site Plan Exemption Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Date: _____	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 District 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 <i>ABM</i> Date: _____
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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	PHONE

BUILDING PERMIT INSPECTION PROCEDURES

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

to schedule your inspections as agreed upon

Permits expire in 6 months, if the project is not started or ceases for 6 months.

The Owner or their designee is required to notify the inspections office for the following inspections and provide adequate notice. Notice must be called in 48-72 hours in advance in order to schedule an inspection:

By initializing at each inspection time, you are agreeing that you understand the inspection procedure and additional fees from a "Stop Work Order" and "Stop Work Order Release" will be incurred if the procedure is not followed as stated below.

A Pre-construction Meeting will take place upon receipt of your building permit.

 X Framing/Rough Plumbing/Electrical: Prior to Any Insulating or drywalling

 X Final/Certificate of Occupancy: Prior to any occupancy of the structure or use.
NOTE: There is a \$75.00 fee per inspection at this point.

Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection.

If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED.



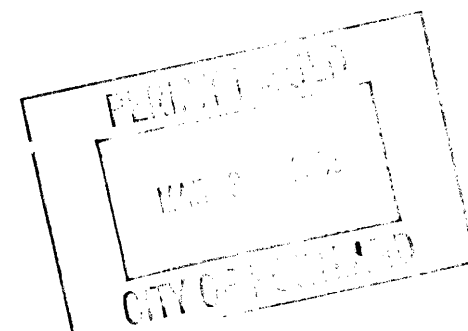
Signature of Applicant/Designee

 3/31/09
Date



Signature of Inspections Official

 3/31/09
Date



City of Portland, Maine - Building or Use Permit

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

Permit No: 09-0182	Date Applied For: 03/10/2009	CBL: 034 K001001
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Location of Construction: 160 PREBLE ST	Owner Name: UNIQUE PROPERTIES LLC	Owner Address: PO BOX TWO	Phone:
Business Name:	Contractor Name: Monaghan Woodworks, Inc.	Contractor Address: 100 Commercial St Suite 311 Portland	Phone (207) 775-2683
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use - Commercial	

Proposed Use: Commercial - Office - Turner Barker Insurance Company -Change of use from Retail to Office for "Turner barker Insurance" w/ tenant fit-up	Proposed Project Description: Change of use from Retail to Office for "Turner barker Insurance" w/ tenant fit-up
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Ann Machado **Approval Date:** 03/11/2009

Note: Parking in the B-7 zone is regulated by section 14-526a(2)b. Divsision 20 does not apply.

Ok to Issue:

- 1) Separate permits shall be required for any new signage.
- 2) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Jeanine Bourke **Approval Date:** 03/31/2009

Note:

Ok to Issue:

- 1) Detailed plans to be submitted for the skylight framing prior to such work
- 2) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm or HVAC or exhaust systems. Separate plans may need to be submitted for approval as a part of this process.
- 3) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approrval prior to work.

Dept: Fire **Status:** Approved with Conditions **Reviewer:** Capt Keith Gautreau **Approval Date:** 03/19/2009

Note:

Ok to Issue:

- 1) Fire extinguishers required. Installation per NFPA 10
- 2) All construction shall comply with NFPA 101

Comments:

3/11/2009-amachado: Gave site plan exemption applciation to Barbara.

3/23/2009-jmb: Left vcmsg for Brad F. About ceiling finishes, reflected lighting plan, floor drain in bathrooms. He returned call and will submit the plan.

3/24/2009-gg: received granted site exemption as of 3/23/09. /gg file exemption with permit (Jeannie)

3/25/2009-jmb: Received revisions via email from Brad F.

3/31/2009-jmb: Spoke to Brad about the new skylights, issue with conditions



Application for Exemption from Site Plan Review Portland, Maine

Department of Planning and Urban Development, Planning Division and Planning Board

2009 0027

1. Applicant Information

Unique Properties LLC
Applicant/Owner

PO Box Two, Portland ME 04112
Mailing Address

Brad Findlay - Meghan Woodworth
Consultant/Agent

775-2683 / / 751-540
Phone Fax Cell

2. Project Information

3/11/09
Application Date

Project Name/Description

160 Preble St
Address of Proposed Site

34 - K - 001
Assessor's Reference (Chart-Block-Lot)

Description of Proposed Development:

Change of use of 6600 sq ft from retail to office use. (Turner Barker Insurance, Co.)

MAR 23 2009

(Please Attach Sketch/Plan of Proposal/Development)

Criteria for Exemptions: (See Section 14-523 (4) on page 2 of this application)

	Applicant's Assessment (Yes, No, N/A)	Planning Division Use Only
a) Within Existing Structures: No New Buildings, Demolitions or Additions	<u>Yes</u>	<u>✓</u>
b) Footprint Increase Less Than 500 sq. ft.	<u>no increase</u>	<u>yes</u>
c) No New Curb Cuts, Driveways, Parking Areas	<u>yes</u>	<u>✓ - with condition</u>
d) Curbs and Sidewalks in Sound Condition/Comply with ADA	<u>yes</u>	<u>✓</u>
e) No Additional Parking/No Traffic Increase	<u>yes</u>	<u>✓</u>
f) No Known Stormwater Problems	<u>yes</u>	<u>✓</u>
g) Sufficient Property Screening Exists	<u>yes</u>	<u>✓</u>
h) Adequate Utilities	<u>yes</u>	<u>✓</u>

Planning Division Use Only

Exemption Granted X Partial Exemption _____ Exemption Denied _____

1. That the Preble Street driveway shall be functional and open as a customer entrance for ingress and egress (Original condition of approval from 2004)

2. All building permits and a change of use shall be obtained from the Inspections Division.

Planner's Signature Barbara Bahr Date March 20, 2009



General Building Permit Application

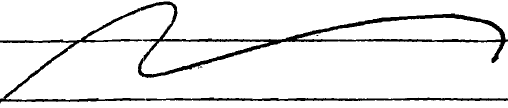
If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Location/Address of Construction: <u>160 Preble St.</u>				
Total Square Footage of Proposed Structure/Area		Square Footage of Lot	Number of Stories <u>1</u>	
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>34</u> <u>K</u> <u>1</u>	Applicant * <u>must be owner, Lessee or Buyer</u> * Name <u>Unique Properties</u> Address <u>P.O. box two</u> City, State & Zip <u>Portland, ME</u>		Telephone:	
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name <u>Unique Properties</u> Address <u>P.O. box Two</u> City, State & Zip <u>Portland, ME 04112</u>		Cost Of Work: \$ <u>48,770.00</u>	C of O Fee: \$ _____
Total Fee: \$ _____				
Current legal use (i.e. single family) <u>COMMERCIAL</u> Number of Residential Units <u>N/A</u> If vacant, what was the previous use? <u>Hollywood video</u> Proposed Specific use: _____ Is property part of a subdivision? _____ If yes, please name _____ Project description: <u>Change of use. Tenant Fidelity Insurance Co.</u>				
Contractor's name: <u>Monaghan Woodworks Inc.</u>				
Address: <u>106 Commercial St</u>				
City, State & Zip: <u>Portland, ME</u>			Telephone: <u>775-2683</u>	
Who should we contact when the permit is ready: <u>BRAD FINLEY</u>			Telephone: <u>756-5410</u>	
Mailing address: <u>SAME</u>				

Please submit all of the information outlined on the applicable Checklist. Failure to do so will 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 or to download copies of this form and other applications visit the Inspections Division on-line at www.portlandmaine.gov, or stop by the Inspections Division office, room 315 City Hall or call 874-8703.

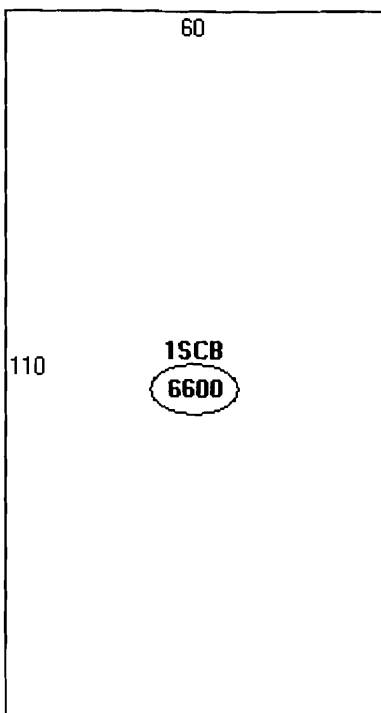
I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, 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: 

Date: 3/10/09

MAR 10 2009

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



Descriptor/Area

A: 1SCB
6600 sqft



General Building Permit Application


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: <u>160 Preble St.</u>		
Total Square Footage of Proposed Structure/Area	Square Footage of Lot	Number of Stories <u>1</u>
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>34</u> <u>K</u> <u>1</u>	Applicant * must be owner, Lessee or Buyer* Name <u>Unique Properties</u> Address <u>P.O. box two</u> City, State & Zip <u>Portland, ME</u>	Telephone:
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name <u>Unique Properties</u> Address <u>P.O. box Two</u> City, State & Zip <u>Portland, ME 04112</u>	Cost Of Work: \$ <u>48,770.00</u> C of O Fee: \$ _____ Total Fee: \$ _____
Current legal use (i.e. single family) <u>COMMERCIAL</u> Number of Residential Units <u>N/A</u> If vacant, what was the previous use? <u>Hollywood video</u> Proposed Specific use: _____ Is property part of a subdivision? _____ If yes, please name _____ Project description: <u>Change of use. Tenant Filing for insurance co.</u>		
Contractor's name: <u>Monaghan Woodworks Inc.</u> Address: <u>100 COMMERCIAL ST</u> City, State & Zip <u>Portland, ME</u> Telephone: <u>775-2683</u> Who should we contact when the permit is ready: <u>BRAD Finlay</u> Telephone: <u>756-5410</u> Mailing address: <u>SAME</u>		

Please submit all of the information outlined on the applicable Checklist. Failure to do so will 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 or to download copies of this form and other applications visit the Inspections Division on-line at www.portlandmaine.gov, or stop by the Inspections Division 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: 	Date: <u>3/10/09</u>	MAR 10 2009
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This is not a permit; you may not commence ANY work until the permit is issue



CITY OF PORTLAND
BUILDING CODE CERTIFICATE
389 Congress St., Room 315
Portland, Maine 04101

ACCESSIBILITY CERTIFICATE

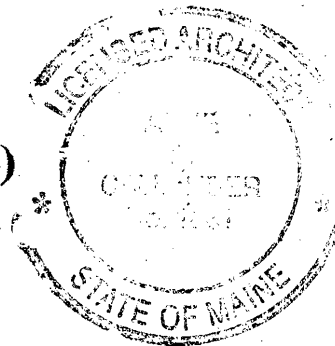
Designer: -Whipple - Callender Architects, Anne Callender

Address of Project: -160 Preble Street, Portland ME

Nature of Project: Renovation of existing single story retail building into office
space for Insurance Company.

The technical submissions covering the proposed construction work as described above have been designed in compliance with applicable referenced standards found in the Maine Human Rights Law and Federal Americans with Disability Act.

(SEAL)



Signature: *Anne Callender*

Title: Registered Architect

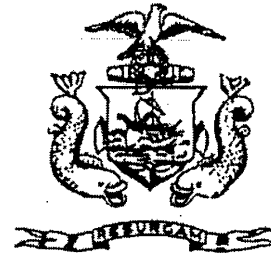
Firm: Whipple - Callender Architects

Address: 19 Commercial Street

Portland, ME 04101-4701

Phone: 207-775-2696

NOTE: If this project is a new Multi Family Structure of 4 units or more, this project must also be designed in compliance with the Federal Fair Housing Act. On a separate submission, please explain in narrative



CITY OF PORTLAND
BUILDING CODE CERTIFICATE
389 Congress St., Room 315
Portland, Maine 04101

TO: Inspector of Buildings City of Portland, Maine
Department of Planning & Urban Development
Division of Housing & Community Service

FROM: -Whipple - Callender Architects, Anne Callender

RE: Certificate of Design

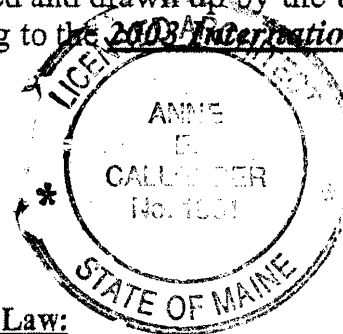
DATE: March 6, 2009

These plans and / or specifications covering construction work on:

Renovation of existing 6000 sf of retail space into office space. Addition of bathrooms and offices.

Have been designed and drawn up by the undersigned, a Maine registered Architect / Engineer according to the 2003 International Building Code and local amendments.

(SEAL)



Signature: *Anne Callender*

Title: Registered Architect

Firm: Whipple - Callender Architects

Address: 19 Commercial Street

Portland, ME 04101-4701

As per Maine State Law:

\$50,000.00 or more in new construction, repair expansion, addition, or modification for Building or Structures, shall be prepared by a registered design Professional.

FROM DESIGNER: Whipple - Callender Architects

DATE: March 6, 2009

Job Name: -Turner Barker Insurance Office renovation

Address of Construction: -160 Preble Street, Portland ME

2003 International Building Code

Construction project was designed according to the building code criteria listed below:

Building Code and Year _____ Use Group Classification(s) BUSINESS

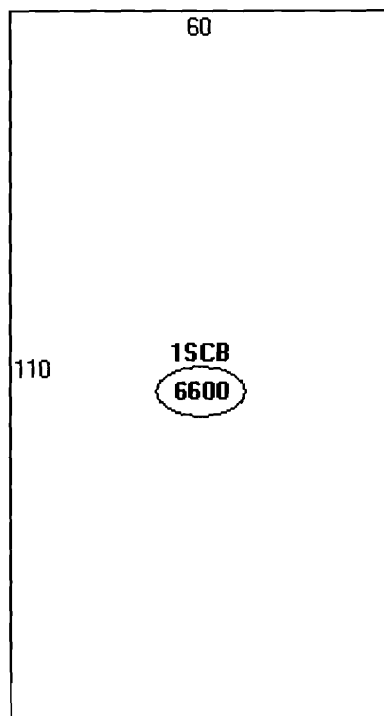
Type of Construction _____

Will the Structure have a Fire suppression system in Accordance with Section 903.3.1 of the 2003 IRC NO

Is the Structure mixed use? NO if yes, separated or non separated (see Section 302.3) N/A

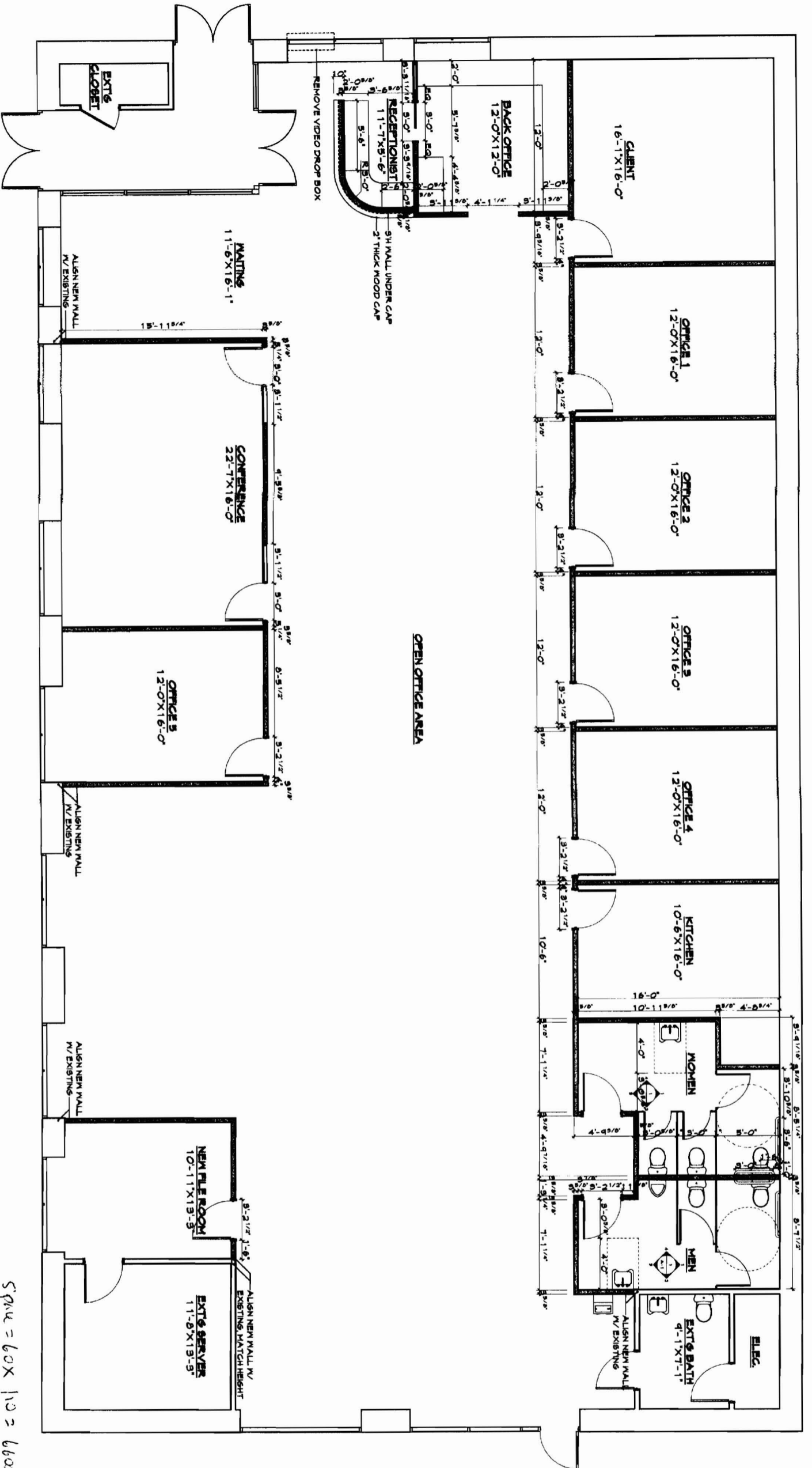
Supervisory alarm system? NO Geotechnical/Soils report required? (See Section 1802.2) NO

STRUCTURAL DESIGN CALCULATIONS	_____	Live load reduction (1603.1.1, 1607.8, 1607.10)
_____ Submitted for all structural members (106.1, 106.1.1)	_____	Roof live loads (1603.1.2, 1607.11)
DESIGN LOADS ON CONSTRUCTION DOCUMENTS (1603)	_____	Roof snow loads (7603.7.3, 1608)
Uniformly distributed floor live loads (7603.11, 1607)	_____	Ground snow load, P_g (1608.2)
_____	_____	If $P_g > 10$ psf, flat-roof snow load, P_f (1608.3)
_____	_____	If $P_g > 10$ psf, snow exposure factor, C_e (Table 1608.3.1)
_____	_____	If $P_g > 10$ psf, snow load importance factor, I_s (Table 1604.5)
_____	_____	Roof thermal factor, C_t (Table 1608.3.2)
_____	_____	Sloped roof snowload, P_s (1608.4)
_____	_____	Seismic design category (1616.3)
_____	_____	Basic seismic-force-resisting system (Table 1617.6.2)
Wind loads (1603.1.4, 1609)	_____	Response modification coefficient, R , and deflection amplification factor, C_d (Table 1617.6.2)
_____ Design option utilized (1609.1.1, 1609.6)	_____	Analysis procedure (1618.6, 1617.5)
_____ Basic wind speed (1609.3)	_____	Design base shear (1617.4, 1617.5.1)
_____ Building category and Wind Importance factor, I_w (Table 1604.5, 1609.5)	_____	Flood loads (1603.1.6, 1612)
_____ Wind exposure category (1609.4)	_____	_____ Flood hazard area (1612.3)
_____ Internal pressure coefficient (ASCE 7)	_____	_____ Elevation of structure
_____ Component and cladding pressures (1609.1.1, 1609.6.2.2)	_____	Other loads
_____ Main force wind pressures (7603.1.1, 1609.6.2.1)	_____	_____ Concentrated loads (1607.4)
Earthquake design data (1603.1.5, 1614 - 1623)	_____	_____ Partition loads (1607.5)
_____ Design option utilized (1614.1)	_____	_____ Impact loads (1607.8)
_____ Seismic use group ("Category") (Table 1604.5, 1616.2)	_____	_____ Misc. loads (Table 1607.6, 1607.6.1, 1607.7, 1607.12, 1607.13, 1610, 1611, 2404)
_____ Spectral response coefficients, S_Ds & S_D1 (1615.1)	_____	

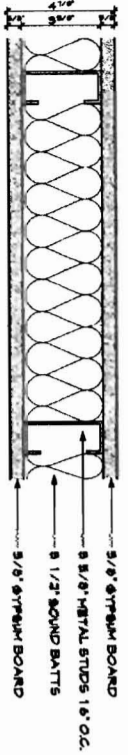


Descriptor/Area

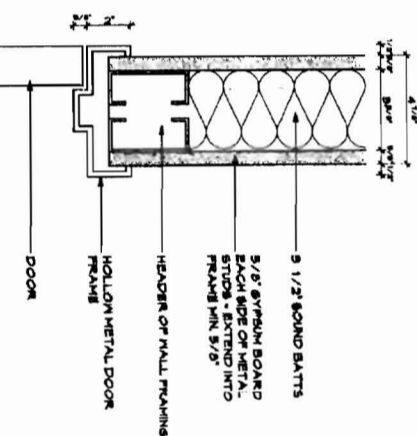
A: 1SCB
6600 sqft



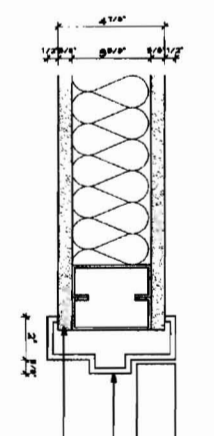
1 FLOOR PLAN
SCALE: 1/4" = 1'-0"



2 TYP. WALL CONSTRUCTION
SCALE: 3" = 1'-0"



3 DOOR HEAD AT TYP. WALL
SCALE: 3" = 1'-0"



4 DOOR HEAD AT TYP. WALL
SCALE: 3" = 1'-0"

SPRUE = 60X 110 = 6600 lb

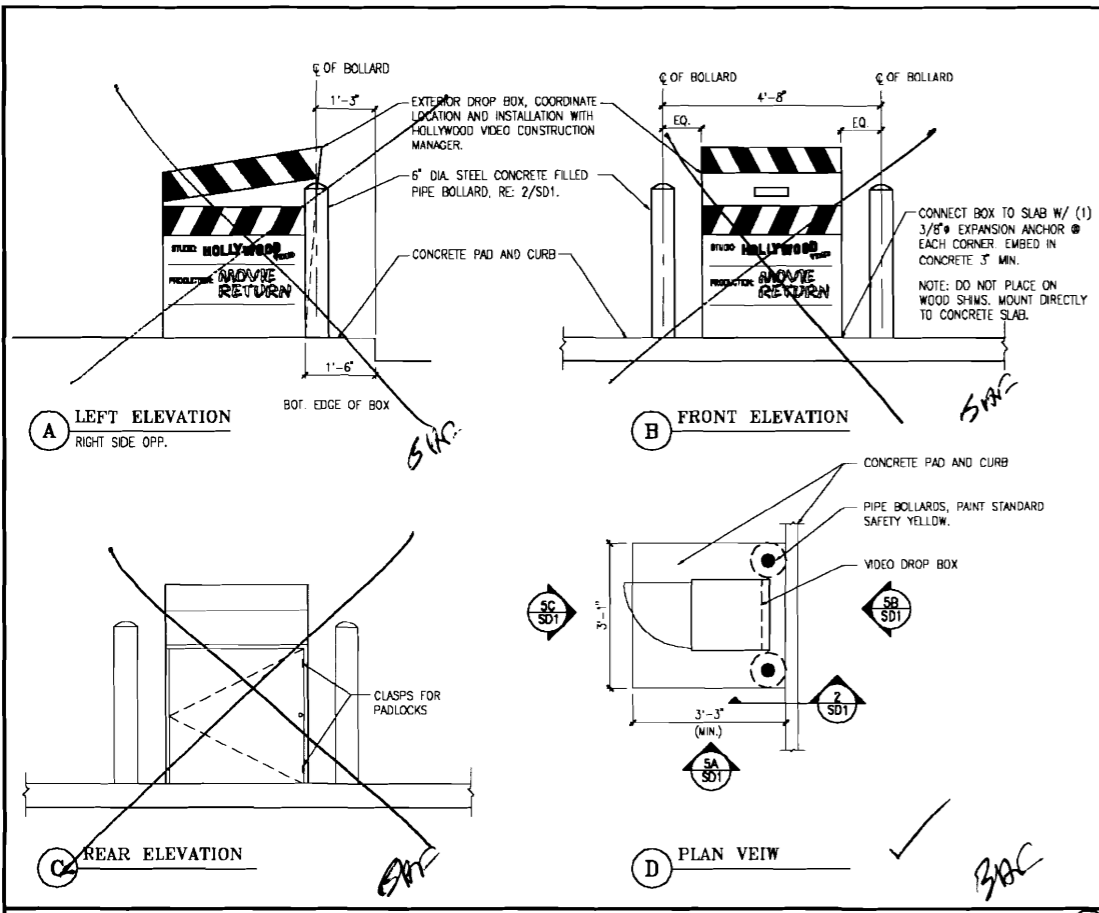
*Need one parking space
Deductions removed
for parking is governed
by section 14-506(a)(3)b
division 20 not apply*

TURNER BARKER INSURANCE
160 FREBLE ST. PORTLAND, MAINE

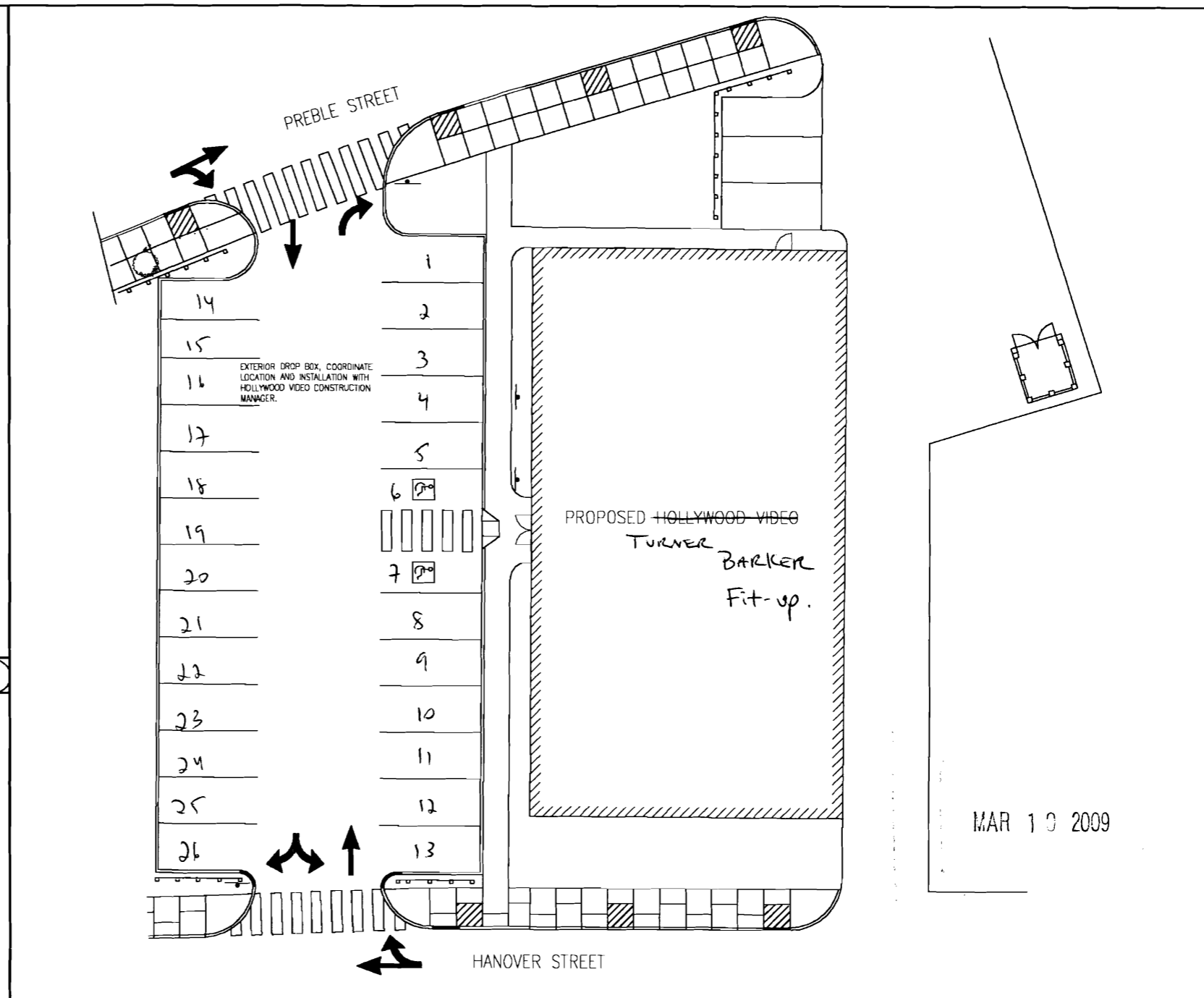


WHIPPLE CALLENDER ARCHITECTS
1 Commercial St
Portland ME 04101
207-775-2646
www.whipplecallender.com

MARK	DATE	DESCRIPTION
3/8/09 <td>3/8/09 <td>FLOOR PLAN</td> </td>	3/8/09 <td>FLOOR PLAN</td>	FLOOR PLAN
3/8/09 <td>3/8/09 <td>TYP. WALL CONSTRUCTION</td> </td>	3/8/09 <td>TYP. WALL CONSTRUCTION</td>	TYP. WALL CONSTRUCTION
3/8/09 <td>3/8/09 <td>DOOR HEAD AT TYP. WALL</td> </td>	3/8/09 <td>DOOR HEAD AT TYP. WALL</td>	DOOR HEAD AT TYP. WALL
3/8/09 <td>3/8/09 <td>DOOR HEAD AT TYP. WALL</td> </td>	3/8/09 <td>DOOR HEAD AT TYP. WALL</td>	DOOR HEAD AT TYP. WALL



EXTERIOR DROP BOX DETAIL 1/2" = 1'-0" 5



PARTIAL SITE PLAN SCALE 1

NOT USED 8

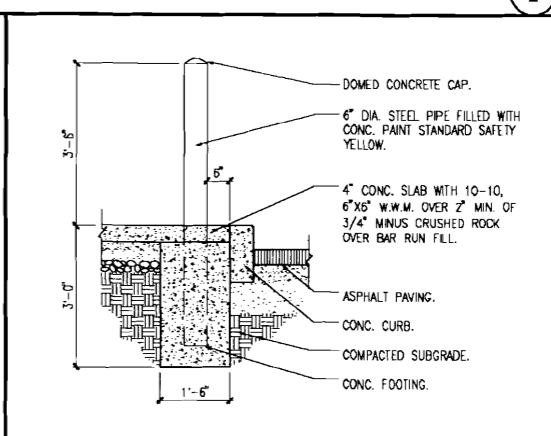
NOT USED 6

NOT USED 9

NOT USED 7

NOT USED 4

NOT USED 3



PIPE BOLLARD DETAIL 1/2" = 1'-0" 2

HOLLYWOOD VIDEO

875 S.W. MYTON LANE
WILSONVILLE, OREGON 97070
PHONE (503) 870-1800

CASCO

10877 WATSON ROAD
ST. LOUIS, MO 63127
PROJECT MANAGERS

The professional of record is practicing as an individual.

RALPH R. SHAW
PROFESSIONAL OF RECORD
PHONE: 314-821-1100
LICENSE NO. 10001787

REVISIONS:

PROJECT: 304121

PORTLAND/MARGINAL WAY
160 PREBLE STREET
PORTLAND, ME 04104
STORE #019101

MAR 10 2009

SHEET TITLE

SITE PLAN

TEMPLATE: 22003.7
DESIGN CONSTRUCTION BULLETIN

DRAWN BY: RBM
CHECKED BY: RJB
SCALE: AS NOTED
DATE: 03-12-04

SHEET NO. **SD.1**



REMOVE VIDEO DROP BOX

EXTG CLOSET

ELEC.

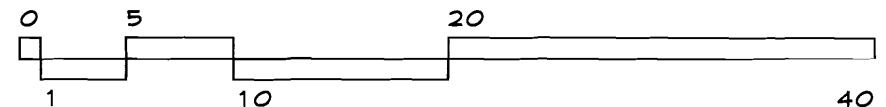
REMOVE EXTG TOILET

SHOWER RM. 9'-1"X7'-1"

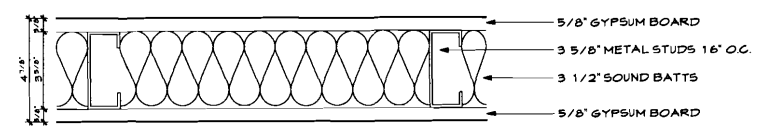
ALIGN NEW WALL W/ EXISTING
REMOVE EXTG WATER FOUNTAIN
COATS

OPEN OFFICE AREA

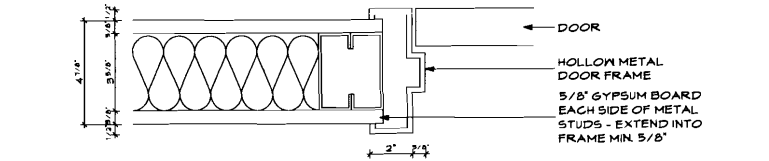
EXTG SERVER
11'-8"X13'-3"



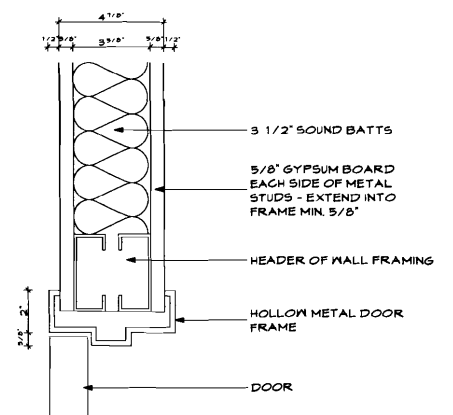
1 FLOOR PLAN
A.1.1 SCALE: 1/4" = 1'-0"



2 TYP. WALL CONSTRUCTION
A.1.1 SCALE: 3" = 1'-0"



4 DOOR HEAD AT TYP. WALL
A.1.1 SCALE: 3" = 1'-0"



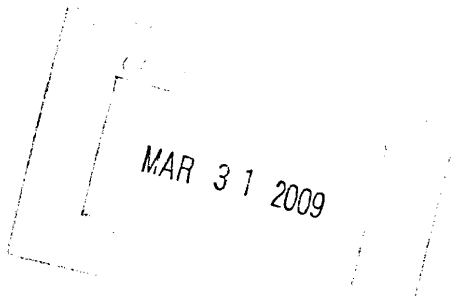
3 DOOR HEAD AT TYP. WALL
A.1.1 SCALE: 3" = 1'-0"

GENERAL NOTES:

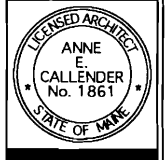
1. VERIFY ALL DIMENSIONS IN THE FIELD. REPORT ALL DISCREPANCIES TO ARCHITECT PRIOR TO COMMENCEMENT WITH WORK.
2. NOTED DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS. LARGE DETAILS TAKE PRECEDENCE OVER SMALL SCALED DETAILS.
3. ALL NEW CONSTRUCTION DIMENSIONS ARE ROUGH OPENINGS UNLESS NOTED OTHERWISE. DIMENSIONS TO EXISTING WALL CONSTRUCTION ARE TO FINISH SURFACE.
4. PROVIDE SOLID BLOCKING FOR ALL CABINETS AND ACCESSORIES. REVIEW INTERIOR ELEVATIONS AND DETAILS FOR LOCATIONS.

KEY

- NEW WALL CONSTRUCTION
- EXISTING WALL TO REMAIN
- EXISTING WALL TO BE REMOVED



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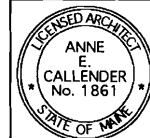
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207-773-2646
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DATE	DESCRIPTION

DATE: 3/25/09
CHECKED BY: AEG
DRAWN BY: JJM
JOB: 08-TBI
SHEET TITLE: FLOOR PLAN
TYP. WALL CONSTRUCTION
SCALE: 1/4" = 1'-0"
3" = 1'-0"

A1.1



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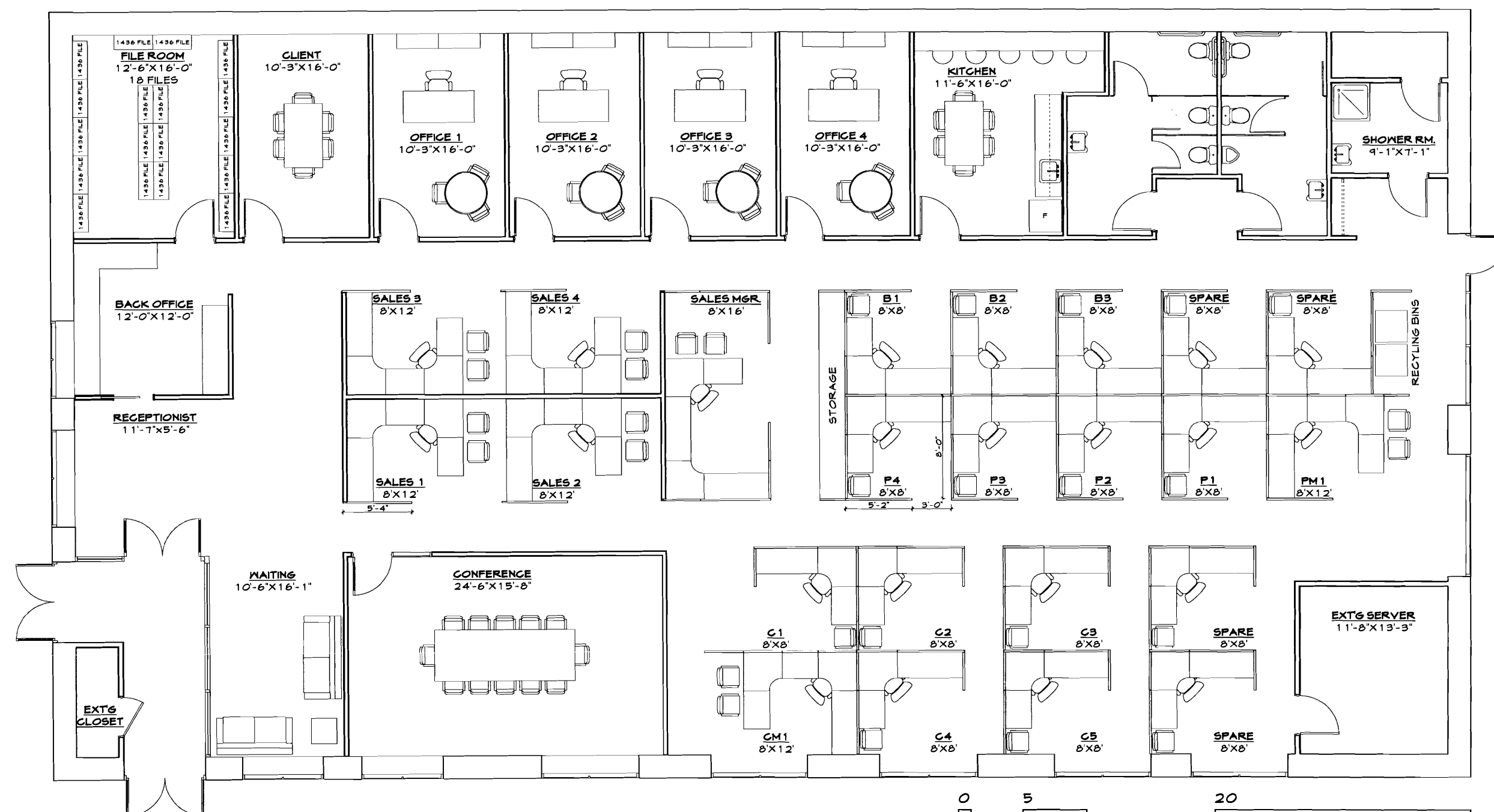
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DATE	DESCRIPTION

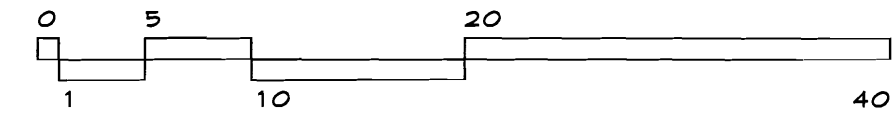
DATE: 3/25/09
CHECKED BY: AEC
DRAWN BY: JLM
JOB: 08-TBI
SHEET TITLE:

FURNITURE PLAN
SCALE: 1/4" = 1'-0"

A1.2



1 FURNITURE PLAN
A1.2 SCALE: 1/4" = 1'-0"



GENERAL NOTES:

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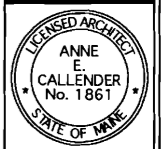
KEY

- NEW MALL CONSTRUCTION
- EXISTING MALL TO REMAIN
- - - - EXISTING MALL TO BE REMOVED

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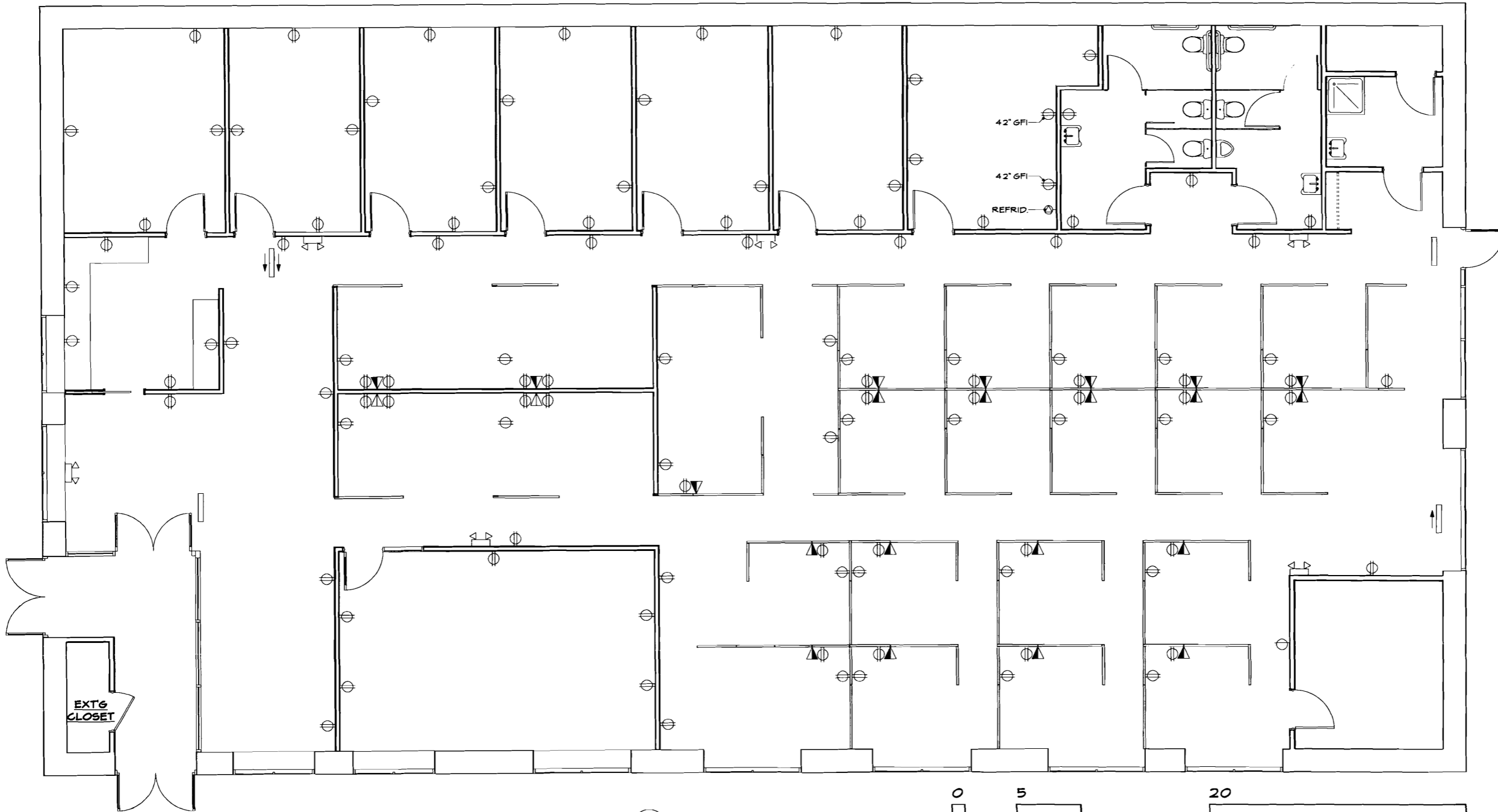
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DATE	DESCRIPTION

DATE: 9/25/09
CHECKED BY: AEC
DRAWN BY: JLM
JOB: OS-TBI
SHEET TITLE: ELECTRICAL PLAN
SCALE: 1/4" = 1'-0"

A1.3



1 ELECTRICAL/LIFE SAFETY PLAN
A1.3 SCALE: 1/4" = 1'-0"

ELECTRICAL SYMBOLS
 ○ DUPLEX OUTLET
 ◁ PHONE/DATA
 ⊙ SINGLE OUTLET

LIFE SAFETY SYMBOLS
 → EXIT SIGN w/ ARROW AS REQ.
 ⚡ EMERGENCY LIGHTING

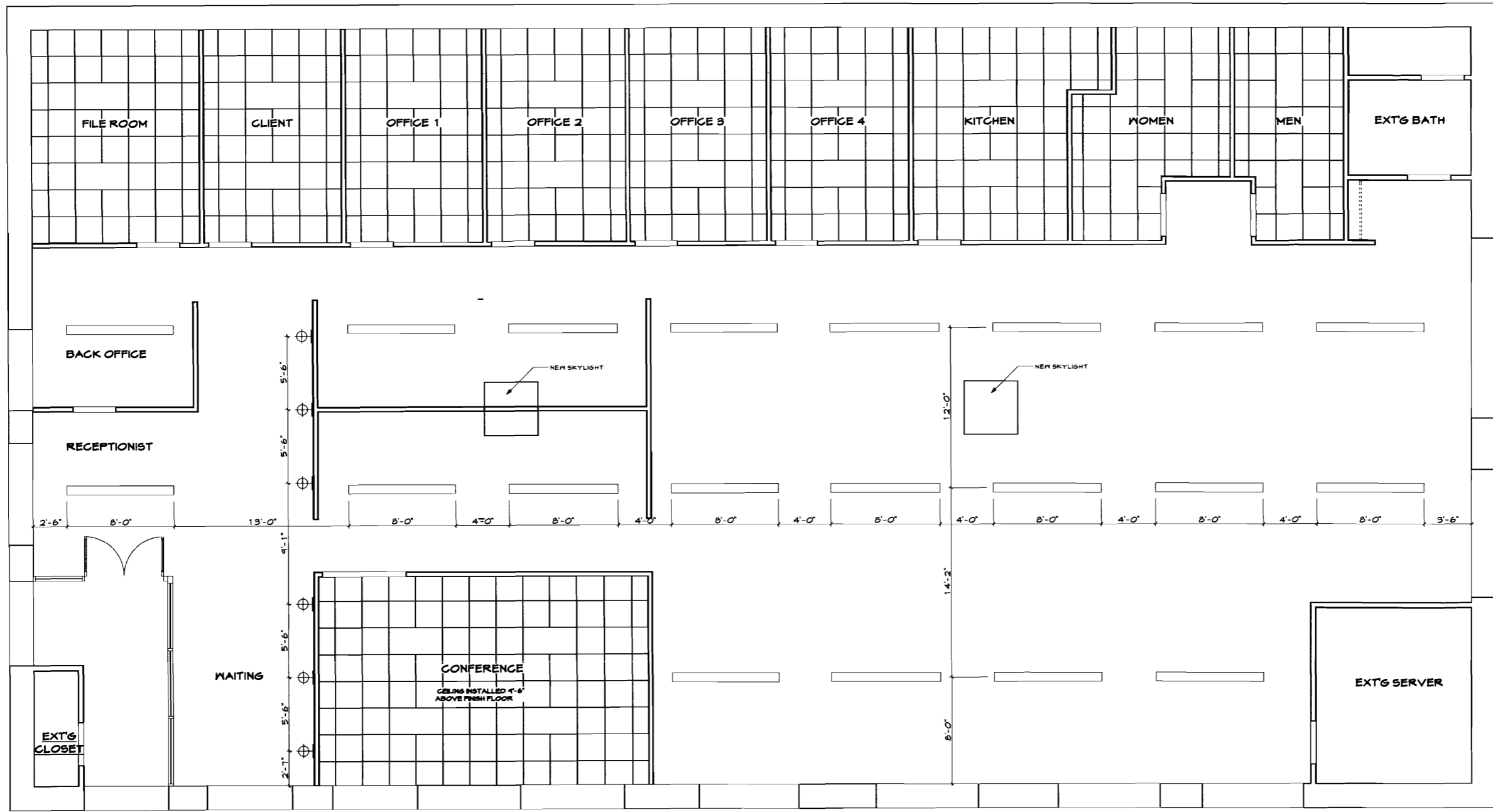
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KEY
 — NEW MALL CONSTRUCTION
 — EXISTING MALL TO REMAIN
 - - - - - EXISTING MALL TO BE REMOVED

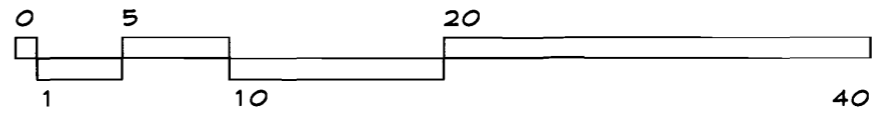
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1
A1.4 CEILING PLAN
SCALE: 1/4" = 1'-0"



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SYMBOLS

- 2'-0" X 4'-0" LIGHT FIXTURE
- 8'-0" LIGHT FIXTURE
- MALL LIGHT

NOTE:

NEW HUNG CEILING IN CONFERENCE ROOM TO BE INSTALLED 9'-6" ABOVE FINISH FLOOR. ALL OTHER HUNG CEILINGS TO BE INSTALLED 8'-6" ABOVE FINISH FLOOR

ALL CEILING AREAS WITH EXPOSED FRAMING TO BE PAINTED

GENERAL NOTES:

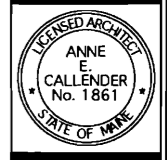
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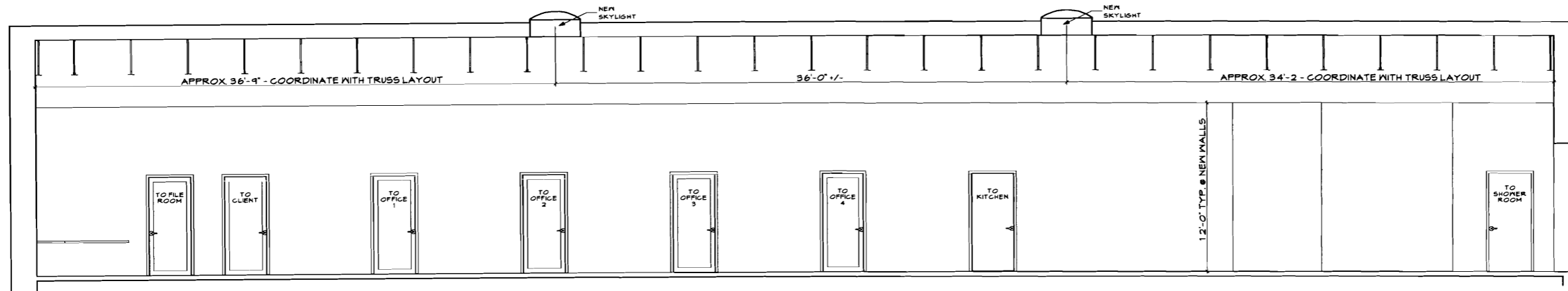
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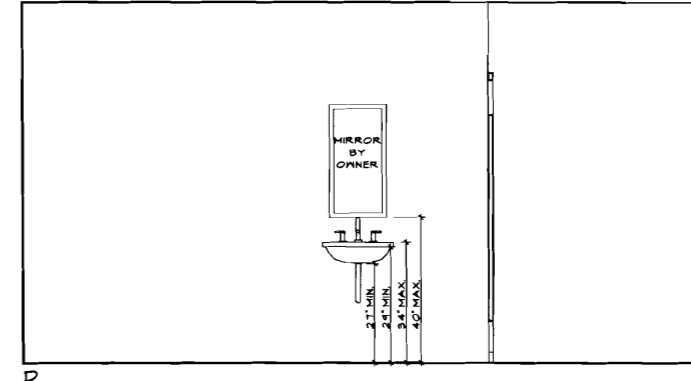
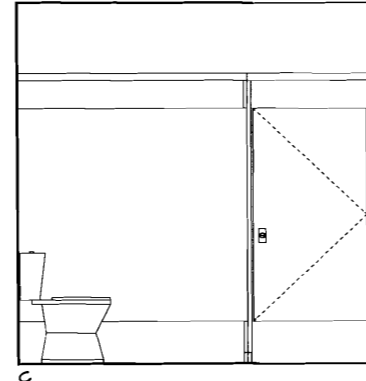
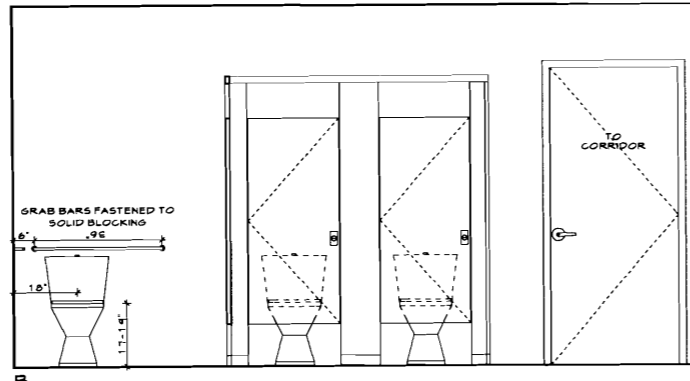
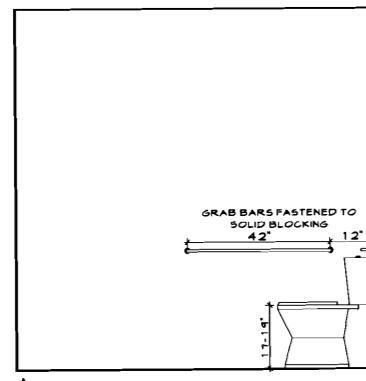
DATE: 3/23/09
 CHECKED BY: AEC
 DRAWN BY: JLM
 JOB: 08-TBI
 SHEET TITLE: CEILING PLAN

SCALE: 1/4" = 1'-0"

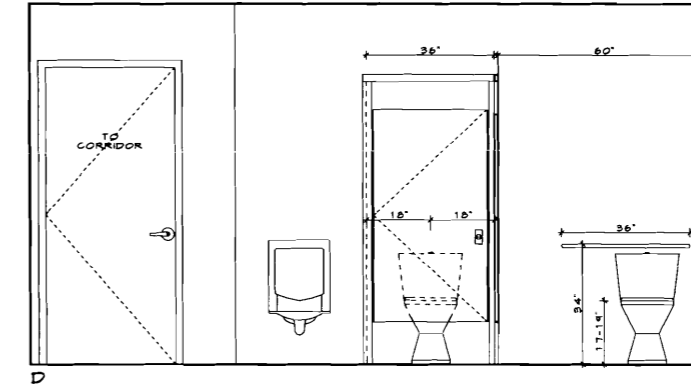
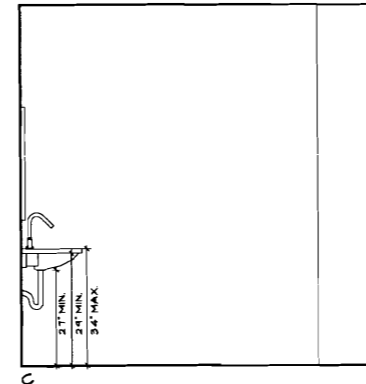
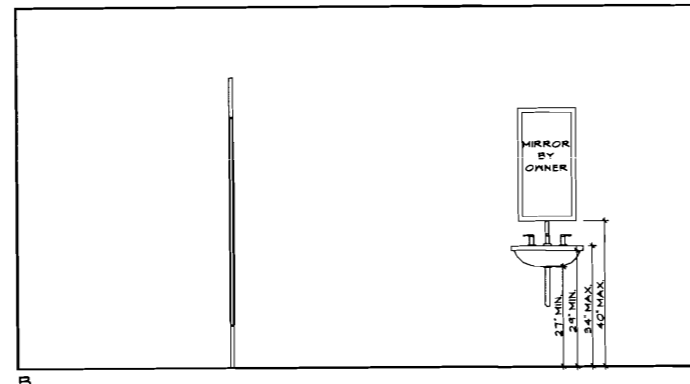
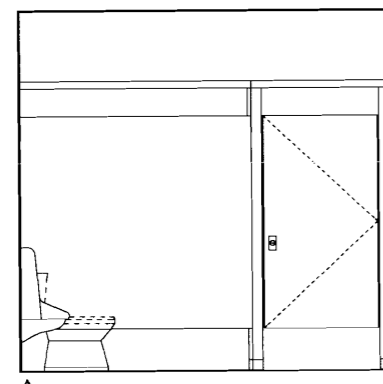
A1.4



1 BUILDING SECTION
A1.5 SCALE: 1/4" = 1'-0"



2 WOMENS BATHROOM ELEVATIONS
A1.5 SCALE: 1/2" = 1'-0"



3 MENS BATHROOM ELEVATIONS
A1.5 SCALE: 1/2" = 1'-0"

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DATE	3/25/09
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SHEET TITLE:	
SCALE:	

A1.5

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