







Demolition of a Structure 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>468 Commercial St. Portland Maine</u>		
Total Square Footage of Proposed Structure <u>17,760 sq. ft.</u>	Square Footage of Lot: <u>235,800 Sq.ft.</u>	
Tax Assessor's Chart, Block & Lot: Chart# <u>43</u> Block# <u>D</u> Lot# <u>5</u>	Owner: <u>City of Portland</u>	Telephone:
Lessee/Buyer's Name (If Applicable) <u>City of Portland</u>	Applicant name, address & telephone: <u>Reed & Reed</u> <u>275 River Rd. P.O. Box 370</u> <u>Woolwich Maine 04579</u>	Cost Of Work: \$ <u>50,000.</u> Fee: \$ <u>520.00</u>
Current legal use: (i.e. garage, warehouse) <u>Container Storage</u> If vacant, what was the previous use? <u>Ferry Terminal</u> How long has it been vacant? <u>4 yrs.</u> Project description: <u>Demolition of Two buildings on the lot</u>		
Contractor's name, address & telephone: <u>Reed & Reed</u> <u>275 River Rd. P.O. Box 370 Woolwich Maine 04579</u> <u>207-443-9747</u> Who should we contact when the permit is ready: <u>Jim Wentworth</u> Mailing address: _____ Telephone: <u>207-443-9747</u>		

Electronic files in pdf format are also required

Please submit all of the information outlined in the Demolition call list. 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 of applicant:	Date: <u>9-30-2011</u>
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This is not a permit; you may not commence ANY work until the permit is issued.



Demolition Call List & Requirements

Site Address: 468 Commercial St.

Owner: City of Portland

Structure Type: metal and wood

Contractor: Reed & Reed

Utility Approvals

Number

Contact Name/Date

Central Maine Power	1-800-750-4000	<u>Mary Hawk 207-318-6995</u> 9-28
Unitil	1-207-541-2533	<u>Barbara Monti</u> 9-28
Portland Water District	761-8310	<u>David Dougherty</u> 9-28
Dig Safe #20114607511	1-888-344-7233	_____

After calling Dig Safe, you must wait 72 business hours before digging can begin.

DPW/ Traffic Division (L. Cote)	874-8891	<u>John King 874-8493</u>
DPW/ Sealed Drain Permit (C. Merritt)	874-8822	<u>Carol Merritt 874-8822</u>
Historic Preservation	874-8726	<u>Debrah Andrews</u>
DEP – Environmental (Augusta)	287-2651	<u>Jeff Kalinich 207-822-6300</u>

Additional Requirements

- 1) Written notice to adjoining owners
- 2) A photo of the structure(s) to be demolished
- 3) A plot plan or site plan of the property
- 4) Certification from an asbestos abatement company
- 5) Electronic files in pdf format are also required in addition to hard copy

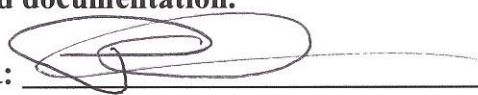
Permit Fee: \$30.00 for the first \$1000.00 construction cost, \$10.00 per additional \$1000.00 cost

All construction and demolition debris generated in Portland must be delivered to Riverside Recycling Facility at 910 Riverside Street. Source separated salvage materials placed in specifically designated containers are exempt from this provision. For more information contact Troy Moon @ 874-8467.

U.S. EPA Region 1 – No Phone call required. Just mail copy of State notification to:

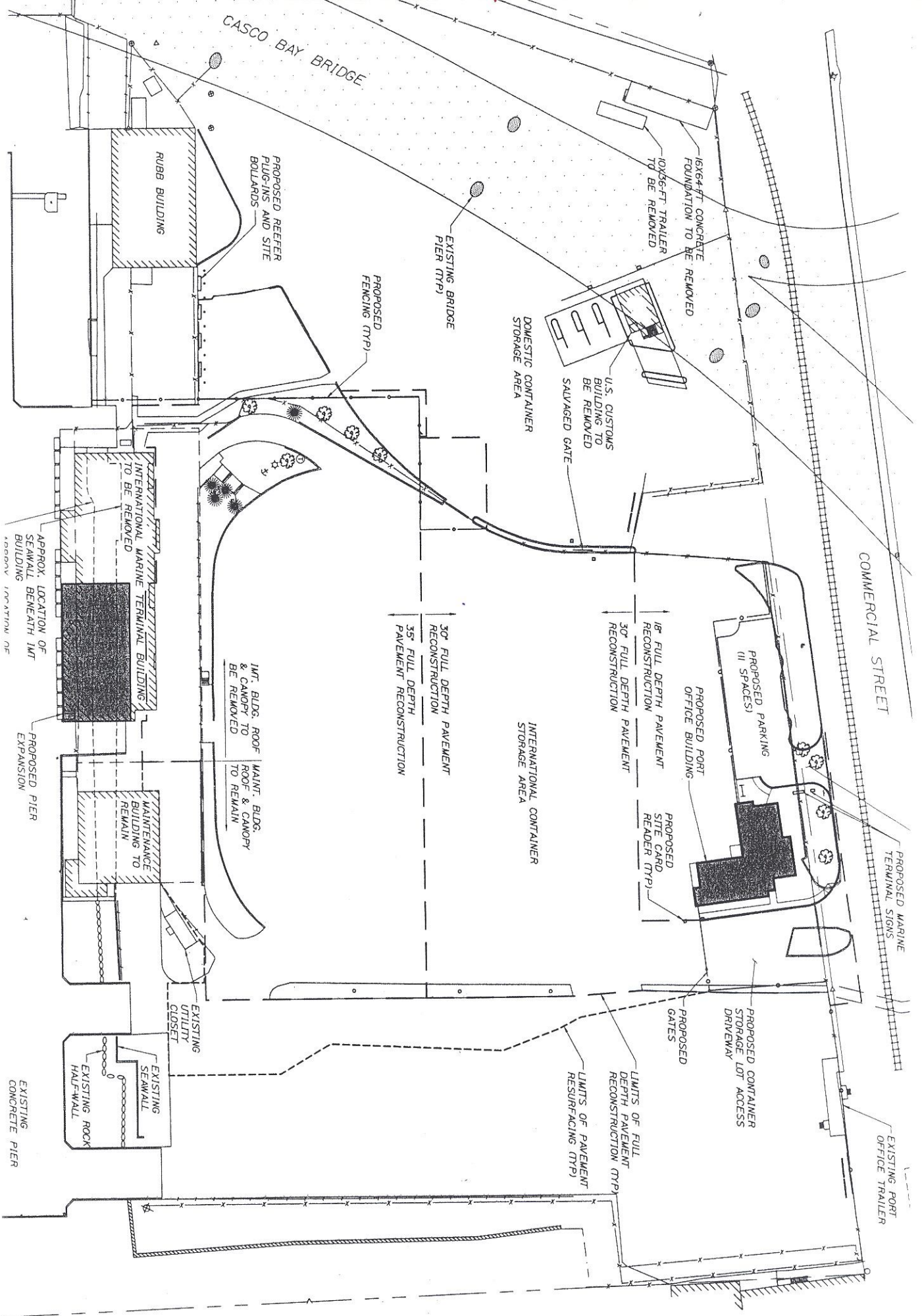
Demo / Reno Clerk
US EPA Region I (SEA)
JFK Federal Building
Boston, MA 02203

I have contacted all of the necessary companies/departments as indicated above and attached all required documentation.

Signed: 

Date: 9-30-2011

or more information or to download this form and other permit applications visit the Inspections Division on our website at www.portlandmaine.gov





State of Maine
Department of Environmental Protection

LICENSE

Abatement Professionals Corp.

Asbestos Abatement Contractor

(AABD)

License Number: CF-0012

Expiration Date: 06/30/2011

January 9, 2011

Craig R. Morin, P.E.
Project Manager
HNTB Corporation
340 County Road, Suite 6-C
Westbrook, Maine 04092

Dear Mr. Morin:

Abatement Professionals Corp was retained by HNTB Corp to perform an impact demolition survey of the Portland International Marine Terminal; Commercial Street in Portland, Also included in this survey was the former customs building on this site.

A site visit was conducted on December 20, 2010 for the purposes of collecting suspect samples of these 2 buildings, Robert Rickett, Maine D.E.P. inspector number AI-0144, conducted this site inspection.

A total of thirty five (35) Samples were collected and sent to EMSL in New Jersey where they were analyzed by Polarized Light Microscopy (PLM) (EPA test method #600/M4-82-020) for asbestos content due to laying materials such as mastic adhesives etc a total of 61 samples ended up being the final count.

All samples locations were marked with a bulk sample number, pictures collected of the materials and logged into our system.

Sample numbers range from B-1-A to B-12-C, there is no sample B-6 (when I visited the site I had preprinted labels before my arrival on site, the wall systems because of the volume required that I collect 5 samples of this material and I had to use the labels for B-6 to finish carrying out my samples of B-5)

The following samples came back as containing greater than 1% asbestos:

- B-2-A Mastic Adhesive
- B-3-A Floor tile
- B-4-A Floor tile
- B-8-A Floor tile
- B-10-A Floor tile

Main Terminal Building material Inventory:

- ❖ Sample B-2-A consist of mastic adhesive under the flooring materials there is 14 Stair Risers and 35 S/F of plywood underlayment on the mid landing which is located under the negative 9x9 Black floor tiles.
- ❖ Sample B-3-A consist of 250 S/F of 12 x 12 tan colored floor tile located on the second floor level on a walkway that overlooks the main lobby.
- ❖ Sample B-4-A consist of 20 S/F of a tan colored 12x12 Floor tile located on the second floor level at the top landing of the second stairwell.
- ❖ Not sampled by assumed to be positive for asbestos are a few expansion gaskets on the main hot Air system within the terminal building. These gaskets are approx 25 feet in the air and I didn't have anything to allow me to collect samples, but historically these materials are always positive for asbestos and need to be treated as such.
 - There are approx 148 Light Fixtures that contain either Mercury Vapor light tubes and metal halide light tubes, the total count of tubes in each device ranges from 2-4 4 foot light tubes and the metal halide lights each contain 1 tube. These light tubes need to be removed, properly packaged and disposed of in accordance with the Maine DEP waste standards.
 - There is also approx 20 wall mounted thermostats that could have mercury tubes located in them, that need to be removed, checked and properly disposed of.
 - All exit and emergency lighting needs to any battery packs and light tubes removed for proper disp.
 - All light tubes need to have the light ballast checked for possible PCB ballast. (if a ballast has written on it, that "NO PCB's" exist then they can be disposed of as a light metal, if the ballast don't have a label on them, then these ballast need to be collected and disposed of as PCB containing materials.

Customs Building Material Inventory:

- ❖ Sample B-8-A consist of approx 275 S/F of 12 x 12 floor tiles which are located on the first floor level of this building behind the service counter.
- ❖ Sample B-10-A consist of approx 80 S/F of red 9x9 floor tile in the mechanical room on the first floor level of this building.
 - This building also has approx 18 interior light fixtures and 19 exterior light fixtures that all have either mercury vapor light tubes or metal Halide bulbs, which need to be removed and properly disposed of.
 - All light tubes need to have the light ballast checked for possible PCB ballast. (if a ballast has written on it, that "NO PCB's" exist then they can be disposed of as a light metal, if the ballast don't have a label on them, then these ballast need to be collected and disposed of as PCB containing materials.

Lead based paint was tested in 4 different locations and those are labeled as L-1 to L-4.

- Of the 4 locations tested for Lead L-4 showed a positive result, which was on the front of the building on the exterior.
 - Lead based paints for this project is an OSHA concern, workers handling these materials should have had the 2 hour OSHA awareness training for handling these materials, all steel should be "Cold Cut" and no open torches cutting should be allowed.

Cost considerations to perform the removal and disposal of the above listed materials should be figured at \$10,000.00-\$12,500.00, Abatement Pros could perform this service for you and your client, so that when the other demo contractors come on site there would be no Asbestos or Universal waste to be concerned with.

The State of Maine Department of Environmental Protection (DEP) considers a material to be an "asbestos containing material" when it is analyzed by PLM and found to contain greater than 1% asbestos

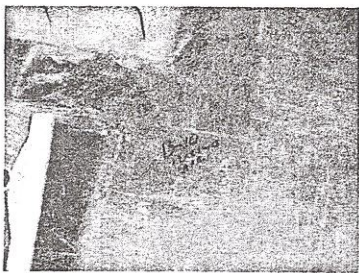
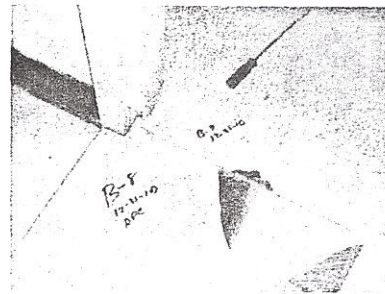
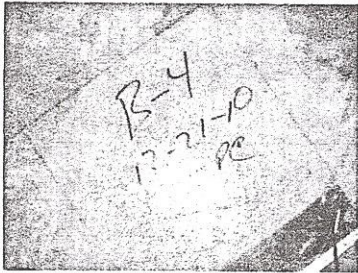
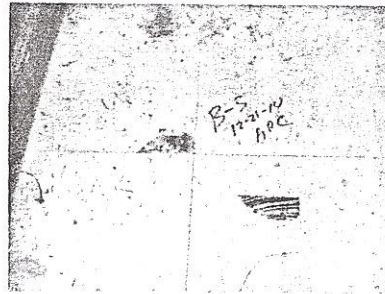
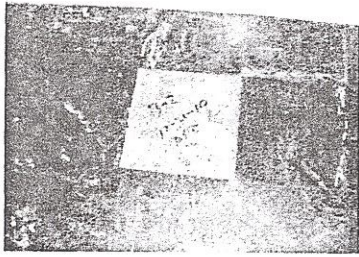
If you have any further questions or need additional information please feel free to contact me at (207)-773-1276.

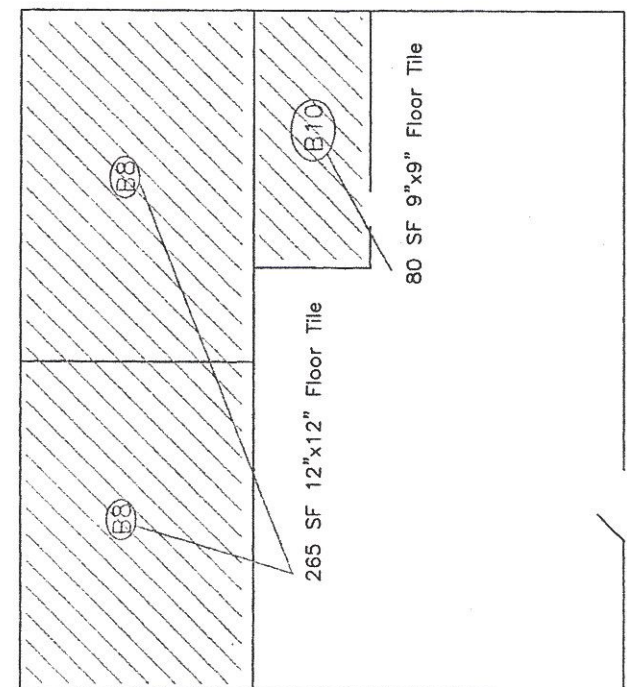
Sincerely,



Robert Rickett
President



Enclosures

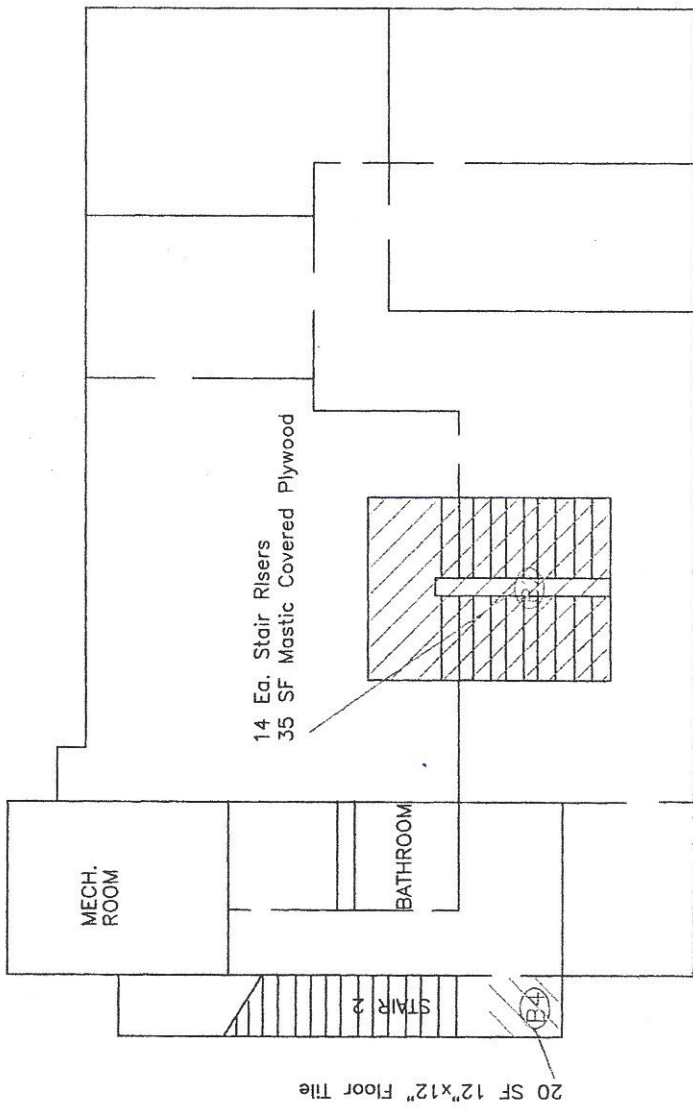




**CUSTOMS BLD. 1ST FLOOR
ACBM LOCATIONS**

Main Entrance

-  Sample # / Approx. Location
-  Vinyl Asbestos Floor Tile
-  Asbestos Containing Mastic



**MAIN TERMINAL 2ND FLOOR
ACBM LOCATIONS**

Abatement Professionals Corp.			
Client:	HNTB CORPORATION		
Project:	PORTLAND INTERNATIONAL MARINE TERMINAL Commerical Street - Portland		
Date:	1/14/11	Drawn:	BMR
		Scale:	N/A
		Apr:	
		File:	PORT1.dwg



STATE OF MAINE
DEPARTMENT OF ENVIRONMENTAL PROTECTION

JOHN ELIAS BALDACCI
GOVERNOR

DAVID P. LITTELL
COMMISSIONER

June 15, 2010

Attn.: Robert Rickett, President
Abatement Professionals Corp.
590 County Road, Suite 2
Westbrook, Maine 04092

Dear Mr. Rickett:

This letter is in reference to your renewal application for licensure as an **Asbestos Abatement Contractor (Full)**.

This office has received and completed the review of your application and finds it to be in accordance with the requirements of Maine Asbestos Management Regulations Chapter 425, effective May 29, 2004.

Your application has been approved and your firm is licensed to provide asbestos contractor service(s) as described on the enclosed certificate.

Your renewal license number remains at **CF-0012** which is in effect for one year and will expire on June 30, 2011. A renewal application should be filed not less than thirty (30) days prior to expiration of this licensure. Thank you for your continued service to the people of the State of Maine.

If you have any questions please call me at (207) 287-7751.

Sincerely,

Sandra J. Moody, Environmental Technician
Division of Solid Waste Management
Bureau of Remediation and Waste Management

Enclosure

AUGUSTA
17 STATE HOUSE STATION
AUGUSTA, MAINE 04333-0017
(207) 287-7688 FAX: (207) 287-7826
RAY BLDG., HOSPITAL ST.

BANGOR
106 HOGAN ROAD, SUITE 6
BANGOR, MAINE 04401
(207) 941-4570 FAX: (207) 941-4584

PORTLAND
312 CANCO ROAD
PORTLAND, MAINE 04103
(207) 822-6300 FAX: (207) 822-6303

PRESQUE ISLE
1235 CENTRAL DRIVE, SKYWAY PA667
PRESQUE ISLE, MAINE 04679-2094
(207) 764-0477 FAX: (207) 760-3143