

SEVENTY-FIVE STATE STREET

75 State Street

Portland, ME

SOUTH HARBORSIDE 4TH FLOOR RENOVATION BUILDING DRAWINGS

ABBREVIATIONS

ALUM OR AL	ALUMINUM WALL PANEL	GALV	GALVANIZED	S	SOUTH
AMP	ACOUSTICAL CEILING TILE	GB	GENERAL CONTRACTOR	SC	SHOWER CURTAIN
ACT	ACOUSTICAL CEILING TILE	GC	GENERAL CONTRACTOR	SD	SOAP DISPENSER
BIT	BIFUNCTIONAL	GWB	GYPSONUM WALL BOARD	SCHED	SCHEDULE
BM	BENCH MARK	HC	HANDICAP	SECT	SECTION
BOT	BOTTOM	HD WD	HARDWOOD	SHIT	SHEET
BRG	BEARING	HDR	HEADER	SIM	SIMILAR
BRK	BRICK	HOWE	HARDWARE	SND	SANITARY NAPKIN DISPOSAL
C	CARPET	HM	HOLLOW METAL	SQ	SQUARE
CAB	CABINET	HORZ	HORIZONTAL	SSS	SYNTHETIC SPORTS SURFACE
CB	CHALK BOARD	HT	HEIGHT	STD	STANDARD
CC	CENTER TO CENTER	ID	INSIDE DIAMETER	STL	STEEL
CH	CONCRETE HARDENER	IF	INSIDE FACE	STRUCT	STRUCTURAL
CJ	CONTROL JOINT	IN	INCHES	SV	SHEET VINYL
CL	CENTER LINE	INSUL	INSULATION	T	TEMPERED (GLASS)
CLG	CEILING	INT	INTERIOR	TB	TACK BOARD
CMU	CONCRETE MASONRY UNITS	LOC	LOCATION	THK	THICKNESS
CONC	CONCRETE	M	MARBLE	TO	TOP OF
CONT	CONTINUOUS	MAS	MASONRY	TOB	TOP OF BEAM
CONST	CONSTRUCTION	MAX	MAXIMUM	TOM	TOP OF MASONRY
CONTR	CONTRACTOR	ME	MECHANICAL	TOW	TOP OF WALL
CT	CERAMIC TILE	MECH	MECHANICAL	TP	TOILET PAPER DISPENSER
DBL	DOUBLE	MFRG	MANUFACTURER	TYP	TYPICAL
DF	DRINKING FOUNTAIN	MIN	MINIMUM	UNO	UNLESS NOTED OTHERWISE
DIA	DIAMETER	MISC	MISCELLANEOUS	VB	VAPOR BARRIER
DIM	DIMENSION	MO	MASONRY OPENING	VCT	VINYL COMPOSITION TILE
DNA	DOES NOT APPLY	MOP	MOP RECEPTOR	VERT	VERTICAL
DTL	DETAIL	MRGB	MOISTURE RESISTANT GYPSUM BOARD	WVC	VINYL WALL COVERING
DWG	DRAWING	MTL	METAL	W	WEST
E	EAST	N	NORTH	W/	WITH
EA	EACH FACE	NA	NOT APPLICABLE	WC	WATER CLOSET
EF	EXPANSION JOINT	NIC	NOT IN CONTACT	WD	WOOD
EJ	ELEVATION	NO	NUMBER		
EL	ELECTRICAL	NOM	NOMINAL		
ELEC	ELECTRICAL	NTS	NOT TO SCALE		
ELEV	ELEVATOR	OA	OVERALL		
EMHO	ELECTROMAGNETIC HOLD OPEN	OC	ON CENTER		
EQ	EQUAL	OD	OUTSIDE DIAMETER		
EW	EACH WAY	OPNG	OPENING		
EWC	ELECTRIC WATER COOLER	OPF	OPPOSITE		
EXIT OR (E)	EXISTING	OF	OUTSIDE FACE		
EXP	EXPANSION	OF	OUTSIDE FACE		
EXT	EXTERIOR	PTD	PAINTED		
FD	FLOOR DRAIN	PL	PLATE		
FDN	FOUNDATION	PLY WD	PLYWOOD		
FE	FIRE EXTINGUISHER	PNL	PANEL		
FFE	FINISH FLOOR ELEVATION	PAL	PRESSURE TREATED		
FIN	FINISH	PT & D	PAPER TOWEL AND WASTE		
FIN FL OR FF	FINISH FLOOR	PTN	PARTITION		
FIN GR	FINISH GRADE	RD	ROOF DRAIN		
FL	FLOOR	REF	REFER		
FR	FIRE RATING	REFR	REFRIGERATOR		
FRMG	FRAMING	REIN	REINFORCED		
FT	FEET (FOOT)	REQD	REQUIRED		
FV	FIELD VERIFY	RM	ROOM		
FWC	FABRIC WALL COVERING	RO	ROUGH OPENING		
G	GRANITE				
GA	GALVE				

LEGEND

	BUILDING SECTION MARKER
	CEILING TAG
	COLUMN CENTER LINE
	DETAIL MARKER
	DOOR TAG
	EXTERIOR ELEVATION
	INTERIOR ELEVATION
	PLANT TAG
	REVISION CLOUD WITH TAG
	ROOM TAG
	SECTION MARKER
	WALL TYPE
	WINDOW TAG

GENERAL NOTES

- THE GENERAL CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS AND DIMENSIONS, AND REPORT ANY DISCREPANCIES TO THE ARCHITECT. CONTRACTOR SHALL PROCEED WITH THE WORK ONLY AFTER DISCREPANCY HAS BEEN RESOLVED WITH THE ARCHITECT.
- THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR ALL PERMITS, FEES, CERTIFICATES OF INSPECTION AND APPROVAL, ETC., UNLESS OTHERWISE NOTED BY OWNER.
- ALL FRAMING (OTHER THAN TRUSSES) TO BE KILN DRIED, MIN. F_b=1,200 PSI REPETITIVE USE, UNLESS NOTED.
- THE BUILDING SHALL BE CONSTRUCTED TO CONFORM WITH ALL APPLICABLE CODES INCLUDING, BUT NOT LIMITED TO, THE LATEST EDITIONS OF IBC 2003, NFPA 101 2006, & ANSI, AND ADA.
- ALL WOOD IN CONTACT WITH CONCRETE SHALL BE PRESSURE PRESERVATIVE TREATED AND USE ONLY STAINLESS STEEL CONNECTORS.
- CONTRACTOR SHALL WORK FROM GIVEN DIMENSIONS AND LARGE SCALE DETAILS ONLY. DO NOT SCALE THE DRAWINGS.
- EXISTING BUILDING COMPONENTS WHICH ARE AFFECTED BY NEW WORK AND DEMOLITION, OR WHICH MAY BE DAMAGED BY THE CONTRACTOR OR ANY SUBCONTRACTOR SHALL BE REPLACED OR RESTORED TO ORIGINAL CONDITION AND COLOR BY METHODS DESCRIBED IN THIS CONTRACT OR APPROVED BY THE ARCHITECT. THE GENERAL CONTRACTOR SHALL SEAL, PATCH AND FILL ANY FLOOR AND/OR WALL PENETRATIONS DUE TO DEMOLITION AND/OR CONSTRUCTION.
- ALL BASE PLATES TO SIT DIRECTLY ATOP FOUNDATION CONCRETE. LEVEL PLATE AS REQUIRED WITH METAL SHIMS.
- INSTALL BLOCKING FOR FUTURE SURFACE APPLIED FIXTURES, TRIM, CABINETS, COUNTER TOPS, AND GRAB BARS WHEN MOUNTED ON STUD WALLS.
- ALL GRAB BARS SHALL BE ABLE TO SUPPORT A DEAD WEIGHT OF 250 LBS AT ANY POINT.
- ALL TRUSSES AND BEARING MEMBERS SHALL HAVE CLIPS AT THE WALL PLATE.
- INSTALL MOISTURE RESISTANT GYPSUM BOARD IN LABORATORIES, JANITOR CLOSETS, AND ALL OTHER HIGH HUMIDITY AREAS.
- ALL CAULKING AROUND WINDOWS SHALL BE NON-HARDENING TYPE SEALANT.
- EXTEND WATERPROOF UNDERLAYMENT FROM EAVE UP ROOF TO MINIMUM 6"-0" FROM INSIDE FACE OF WALL.
- ANY DOORS NOT LOCATED DIMENSIONALLY ARE TO BE 6" MIN. OFF OF ADJACENT WALL AT HINGE SIDE OF DOOR.
- ALL MATERIALS, FABRICATION, AND/OR INSTALLATION SHALL COMPLY WITH ALL TECHNICAL AND INDUSTRY STDS. AND SPECIFICATIONS FOR EACH DIVISION OF WORK.
- THE CONTRACTOR SHALL DETERMINE CONSTRUCTION PROCEDURES AND SEQUENCES, AND ENSURE THE SAFETY OF THE STRUCTURE AND ITS COMPONENTS DURING CONSTRUCTION. SAFETY MEASURES SHALL INCLUDE, BUT NOT BE LIMITED TO BRACING, SHORING FOR LOADS DUE TO CONSTRUCTION EQUIPMENT, ETC.
- EACH CONTRACTOR SHALL PROVIDE, INSTALL AND MAINTAIN, FOR THE DURATION OF CONSTRUCTION, ALL REQUIRED SCAFFOLDS, TARPULINS, WARNING SIGNS, FENCES, AND OTHER TEMPORARY CONSTRUCTION ITEM FOR THE PROPER AND SAFE COMPLETION OF THE WORK AND FOR COMPLIANCE WITH ALL APPLICABLE REGULATIONS, INCLUDING OSHA.

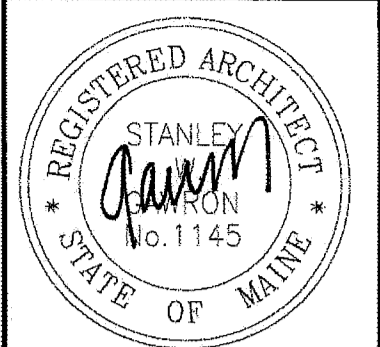
- BUILDING INSULATION: PROVIDE AS INDICATED ON WALL DETAILS AND IN ACCORDANCE WITH PARTITION TYPES, WHETHER OR NOT SHOWN IN DETAILS OR DRAWINGS. FOR DRAWING CLARITY, INSULATION INSULATION MAY NOT BE SHOWN, EVEN IF IT IS PROVIDED.
- THE DESIGN AND INSTALLATION OF THE HVAC AND PLUMBING SYSTEMS, ELECTRICAL AND FIRE PROTECTION SYSTEMS SHALL BE PROVIDED THROUGH A DESIGN/BUILD CONTRACTOR UNDER THE GENERAL CONTRACTOR.
- GO TO COORDINATE AND INSTALL ALL PLUMBING, MECHANICAL, AND SPRINKLER PENETRATIONS THROUGH STRUCTURAL MEMBERS. COORDINATE ALL PENETRATION LOCATIONS WITH THE ARCHITECT.
- INSTALL MOISTURE RESISTANT GYPSUM BOARD IN LABORATORIES, JANITOR CLOSETS, BASEMENT AND ALL OTHER HIGH HUMIDITY AREAS.
- THE GENERAL CONTRACTOR WILL BE RESPONSIBLE TO SEAL ALL PENETRATIONS THRU FIRE RESISTANCE RATED ASSEMBLIES. FIRE STOP SYSTEMS- DETERMINED PER ASTM 814 FOR F RATED & T RATED SYSTEMS, AS PER MANUFACTURED BY W.R. GRACE & CO., NELSON FIRESTOP PRODUCTS, OR EQUAL. FIRE RESISTIVE JOINT SYSTEM-TO BE INSTALLED AT FIRE RESISTANCE RATED CONSTRUCTION AT FLOOR TO FLOOR, FLOOR TO WALL, WALL TO WALL, AND HEAD OF WALL JOINTS AS DETERMINED PER UL 2079.

PROJECT DIRECTORY

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DRAWING INDEX

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	G102	CODE REVIEW	●	●	●
	G104	STANDARD ADA SHEET	●	●	●
STRUCTURAL	S100	STRUCTURAL FOURTH FL RENOVATION	●	●	●
	S101	FOURTH FL SECTIONS AND DETAILS	●	●	●
ARCHITECTURAL	A101	FOURTH FLOOR PLAN	●	●	●
	A201	ROOF PLAN	●	●	●
MECHANICAL/PLUMBING	D101	FOURTH FLOOR DEMO FLOOR PLAN	●	●	●
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	A001	EXISTING SITE PLAN	●	●	●
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	A301	REFLECTED CEILING PLAN	●	●	●
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	A921	INTERIOR ELEVATIONS	●	●	●
ELECTRICAL	LS101	FOURTH FLOOR LIFE SAFETY PLAN	●	●	●



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SEVENTY-FIVE STATE STREET
 SOUTH HARBORSIDE FOURTH FLOOR RENOVATIONS
 PORTLAND MAINE

REVISIONS	
#	DESCRIPTION

DATE:	9/5/07
PROJECT #:	010106
DRAWN BY:	KW
CHECKED BY:	
DRAWING SCALE:	N.A.

SHEET TITLE
 TITLE SHEET & DRAWING INDEX

G101

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PERMIT DRAWINGS