

6 Canterbury Pines Drive Gorham, ME 04038 (207) 939-6406 andrew@collinsconsult.net www.collinsconsult.net

Client: John Macontoch/ Adams Mgnt: BP.2016-00662

#757 Congress St

Property: 757 Congress St

Portland 04102

Operator: ANDREW

Date Entered: 5/17/2017 7:48 AM Date Job Contracted: Date Job Began: Date Job Completed:

Price List: MEPO7R_MAY17

Labor Efficiency: Remodel

Estimate: 757CONGESSSTREETCARR

PROJECT TILE: BP.2016-00662 #757 Congress St First Floor Renovation Plans

Request for Building Permit to complete 1st floor living space of 26' 3 " X 23' 2" into 2 bedrooms to be accounted with current upstairs unit.

All interior wall framing to be 16" OC. Egress windows within each bedroom will not exceed the hight from floor of 40". Electrical and Plumbing will pull there own separate permits.

The Second floor is current and will require no changes.

With regards to IRC Section R303.1 and .3 -Revised sketch property shows current windows already in place and doors to be added allowing natural ventilation to take place.

The Plumber will install proper ventilation and relieve excess moisture to exterior vent currently in place in eve of overhanging bay from second floor.

Provided for:

Jason Grant Life Safety Code Plan Reviewer 207-756-8256

City of Portland 380 Congress Street, Portland, Maine 04101

Brian Stephens

Code Enforcement Officer/Plan Reviewer

City of Portland

Permitting and Inspections Department 389 Congress Street - Room 315 Portland, Maine 04101



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757CONGESSSTREETCARR

Area Items: 757CONGESSSTREETCARR

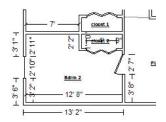
CAT	SEL	ACT DESCRIPTION			
	CALC	QNTY	REMOVE	REPLACE	TOTAL
1. PNT	P+	Paint the surface area - one coat - 2	colors		
	535	535.00 SF	0.00+	0.73 =	390.55
2. WDA	C++	Aluminum window - casement, 6-8	sf - Premium grade		
	1	1.00 EA [*]	0.00+	834.00 =	834.00
3. MAS	BIDITM	Masonry Bid -Window Placement			
	1	1.00 EA [D]	0.00+	650.00 =	650.00

Area Items Total: 757CONGESSSTREETCARR

1,874.55

Existing

Main Level



Room: Bdrm 2			Height: 8'
	287.64 SF Walls	100.62 SF Ceiling	

388.26 SF Walls & Ceiling 11.18 SY Flooring 43.15 LF Ceil. Perimeter 100.62 SF Floor 36.57 LF Floor Perimeter

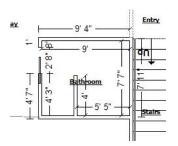
Window	2' 10" X 4' 10"	Opens into Exterior
Door	2' 7" X 6' 8"	Opens into PLAY_AREA_RO
Door	4' X 6' 8"	Opens into CLOSET_2

CAT	SEL	ACT DESCRIPTION			
	CALC	QNTY	REMOVE	REPLACE	TOTAL
4. DRY	1/2MR+	1/2" mold resistant - hung, tape	ed, floated ready for paint		
	W	287.64 SF	0.00+	1.81 =	520.63
5. MAS	BIDITM	Masonry Cutting in for egress v	windows KISC		
	1	1.00 EA [D]	0.00+	3500.00 =	3,500.00
6. PNT	P+	Paint the surface area - one coa	at - 2 colors		
	535	535.00 SF	0.00+	0.73 =	390.55

Room Totals: Bdrm 2 4,411.18



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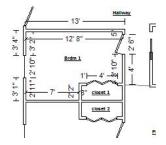
Room: Bathroom Height: 8'

311.73 SF Walls
378.59 SF Walls & Ceiling
66.91 SF Floor
7.43 SY Flooring
38.52 LF Floor Perimeter
41.19 LF Ceil. Perimeter

Door 2' 8" X 6' 8" Opens into HALLWAY

CAT	SEL	ACT DESCRIPTION			
	CALC	QNTY	REMOVE	REPLACE	TOTAL
7. PNT	P+	Paint the surface area - one coa	at - 2 colors		
	535	535.00 SF	0.00+	0.73 =	390.55

Room Totals: Bathroom 390.55



Room: Brdm 1 Height: 8'

288.01 SF Walls100.54 SF Ceiling388.55 SF Walls & Ceiling100.54 SF Floor11.17 SY Flooring36.63 LF Floor Perimeter43.13 LF Ceil. Perimeter

Door4' X 6' 8"Opens into CLOSET_1Door2' 6" X 6' 8"Opens into HALLWAYWindow2' 10" X 4' 10"Opens into Exterior

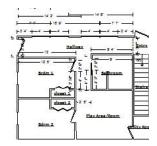
CAT	SEL	ACT DESCRIPTION			
	CALC	QNTY	REMOVE	REPLACE	TOTAL
8. DRY	1/2MR+	1/2" mold resistant - hung, tape	ed, floated ready for paint		
	W	288.01 SF	0.00 +	1.81 =	521.30
9. MAS	BIDITM	Masonry Cutting in for egress	windows KISC		
	1	1.00 EA [D]	0.00+	3500.00 =	3,500.00



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CONTINUED - Brdm 1

CAT	SEL	ACT DESCRIPTION			
	CALC	QNTY	REMOVE	REPLACE	TOTAL
10. PNT	P+	Paint the surface area - one coat	- 2 colors		
	535	535.00 SF	0.00+	0.73 =	390.55
Room Tota	als: Brdm 1				4,411.85



Room: Hallway Height: 8'

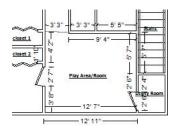
469.97 SF Walls	129.46 SF Ceiling
599.43 SF Walls & Ceiling	129.46 SF Floor
14.38 SY Flooring	59.37 LF Floor Perimeter
71 62 LF Ceil Perimeter	

all - Goes to Floor	3' 7" X 6' 8"	Opens into ENTRY		
	2' 8" X 6' 8"	Opens into BATHROOM		
all	3' 3 1/4" X 8'	Opens into PLAY_AREA_RO		
	2' 6" X 6' 8"	Opens into BRDM_1		
	3' 6" X 6' 8"	• –		
	4' X 1' 4''	Opens into Exterior		
	4' X 1' 4''	Opens into Exterior		
	4' X 1' 4''	Opens into Exterior		
	4' X 1' 4"	Opens into Exterior		
SEL	ACT DESCRIPTION			
CALC	QNTY	REMOVE	REPLACE	TOTAL
P+	Paint the surface area - one coa	t - 2 colors		
535	535.00 SF	0.00+	0.73 =	390.55
	CALC P+	2' 8" X 6' 8" 3' 3 1/4" X 8' 2' 6" X 6' 8" 3' 6" X 6' 8" 4' X 1' 4" 4' X 1' 4" 4' X 1' 4" 4' X 1' 4" SEL CALC QNTY Paint the surface area - one coar	2' 8" X 6' 8" Opens into 3' 3 1/4" X 8' Opens into 2' 6" X 6' 8" Opens into 3' 6" X 6' 8" Opens into 4' X 1' 4" Opens into 5EL ACT DESCRIPTION CALC QNTY REMOVE P+ Paint the surface area - one coat - 2 colors	2' 8" X 6' 8" Opens into BATHROOM 3' 3 1/4" X 8' Opens into PLAY_AREA_RO 2' 6" X 6' 8" Opens into BRDM_1 3' 6" X 6' 8" Opens into Exterior 4' X 1' 4" Opens into Exterior 8EL ACT DESCRIPTION CALC QNTY REMOVE REPLACE Paint the surface area - one coat - 2 colors

Room Totals: Hallway 390.55



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Room: Play Area/Room

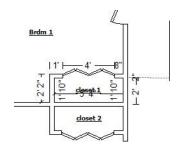
Height: 8'

318.78 SF Walls	138.17 SF Ceiling
456.95 SF Walls & Ceiling	138.17 SF Floor
15.35 SY Flooring	39.00 LF Floor Perimeter
44 08 LF Ceil Perimeter	

Door2' 6" X 6' 8"Opens into UTILITY_ROOMDoor2' 7" X 6' 8"Opens into BDRM_2Missing Wall3' 5 1/4" X 8'Opens into HALLWAY

CAT	SEL	ACT DESCRIPTION			
	CALC	QNTY	REMOVE	REPLACE	TOTAL
12. PNT	P+	Paint the surface area - one coa	at - 2 colors		
	535	535.00 SF	0.00+	0.73 =	390.55

Room Totals: Play Area/Room 390.55



Room: closet 1 Height: 8'

87.72 SF Walls
97.47 SF Walls & Ceiling
97.47 SF Walls & Ceiling
9.75 SF Floor
1.08 SY Flooring
10.30 LF Floor Perimeter
14.30 LF Ceil. Perimeter

Door 4' X 6' 8" Opens into BRDM_1

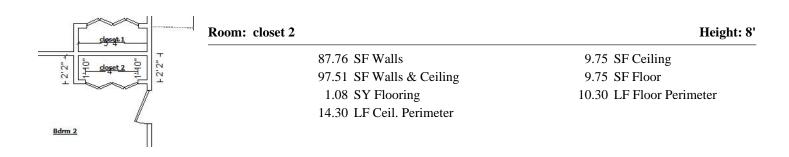
CAT	SEL	ACT DESCRIPTION			
	CALC	QNTY	REMOVE	REPLACE	TOTAL
13. DRY	1/2MR+	1/2" mold resistant - hung, taped	l, floated ready for paint		
	W	87.72 SF	0.00+	1.81 =	158.77
14. PNT	P+	Paint the surface area - one coat	- 2 colors		
	535	535.00 SF	0.00 +	0.73 =	390.55



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CONTINUED - closet 1

CAT	SEL	ACT DESCRIPTION					
	CALC	QNTY	REMOVE	REPLACE	TOTAL		
Room To	ntals: closet 1				549 32		



Door		4' X 6' 8"	Opens into				
CAT	SEL	ACT DESCRIPTION					
	CALC	QNTY	REMOVE	REPLACE	TOTAL		
15. DRY	1/2MR+	1/2" mold resistant - hung, taped, floated ready for paint					
	W	87.76 SF	0.00 +	1.81 =	158.85		
16. PNT	P+	Paint the surface area - one coat - 2 colors					
	535	535.00 SF	0.00+	0.73 =	390.55		
Room Tota	als: closet 2				549.40		
Area Items	s Total: Main Level				11,093.40		
Area Items	s Total: Existing				11,093.40		
Line Item	Totals: 757CONGESS	STREETCARR			12,967.95		



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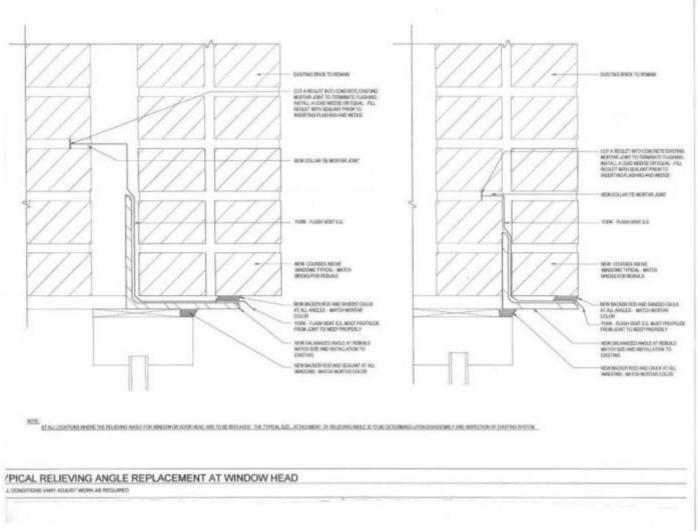
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Grand Total Areas:

2,391.24	SF Walls	638.38	SF Ceiling	3,029.62	SF Walls and Ceiling
673.69	SF Floor	74.85	SY Flooring	286.20	LF Floor Perimeter
0.00	SF Long Wall	0.00	SF Short Wall	331.61	LF Ceil. Perimeter
673.69	Floor Area	712.39	Total Area	1,956.13	Interior Wall Area
753.46	Exterior Wall Area	93.95	Exterior Perimeter of		
			Walls		
0.00		0.00	N 1 CC	0.00	T (1D : 1 1
0.00	Surface Area	0.00	Number of Squares	0.00	Total Perimeter Length
0.00	Total Ridge Length	0.00	Total Hip Length		



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1 Collins lintel 757 C Date Taken: 7/20/2017 Taken By: ANDREW

Received From Knowles Industrial regarding basic concept to window openings for egress in bedrooms. They will follow all Federal, State and City requirements needed to perform



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2 IMG_0168 Date Taken: 5/22/2017 Taken By: ANDREW Garage doors previously filled and carry 2 sets each crank windows as shown on drawing.



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3 IMG_0706 Where garage doors were Date Taken: 7/20/2017 Taken By: ANDREW

Buildout 2 bedrooms, adjust for bathroom and install 1 Egress window per bedroom

Electrical and Plumbing permits will be pulled by Electrician and Plumber

Door and windows displayed on photos previously exsisting Hallway Min. 15" Brdm 1 closet 1 closet 2 10'11" Play Area/Room Utility Room 5

