

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



# CITY OF PORTLAND

# BUILDING PERMIT

This is to certify that University of So. Maine

Located At 55 EXETER ST

Job ID: 2012-08-4655-HVAC

CBL: 051- E-015-001

has permission to HVAC: Rinnai boiler in basement, cpvc wall vent  
provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statues of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of the buildings and structures, and of the application on file in the department.

Notification of inspection and written permission procured before this building or part thereof is lathed or otherwise closed-in. 48 HOUR NOTICE IS REQUIRED.

A final inspection must be completed by owner before this building or part thereof is occupied. If a certificate of occupancy is required, it must be

\_\_\_\_\_  
**Fire Prevention Officer**

*Jaime Bonke*  
\_\_\_\_\_  
**Code Enforcement Officer / Plan Reviewer**

**THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY  
PENALTY FOR REMOVING THIS CARD**

## BUILDING PERMIT INSPECTION PROCEDURES

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

or email: [buildinginspections@portlandmaine.gov](mailto:buildinginspections@portlandmaine.gov)

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the city of Portland Inspections Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.**
- **Permits expire in 6 months. If the project is not started or ceases for 6 months.**
- **If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue.**

### Final Inspection

The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OF CIRCUMSTANCES.

IF THE PERMIT REQUIRES A CERTIFICATE OF OCCUPANCY, IT MUST BE PAID FOR AND ISSUED TO THE OWNER OR DESIGNEE BEFORE THE SPACE MAY BE OCCUPIED.



# PORTLAND MAINE

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Director of Planning and Urban Development  
Jeff Levine

Job ID: 2012-08-4655-HVAC

Located At: 55 EXETER ST

CBL: 051- E-015-001

## **Conditions of Approval:**

### **Building**

1. The installation must comply with the State of Maine Gas Regulations.
2. Separate permits are required for any electrical, plumbing, sprinkler, fire alarm, HVAC systems, heating appliances, including pellet/wood stoves, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.
3. The appliance and venting shall be installed in accordance with the UL listing, manufacturer's specifications, and NFPA 211

### **Fire**

1. Installation shall comply with City Code Chapter 10.
2. Fuel-fired boilers shall be protected in accordance with NFPA 101, *Life Safety Code*.
3. Installation shall comply with NFPA 211, *Standard for Chimneys, Fireplaces, Vents, and Solid Fuel-Burning Appliances*; NFPA 54, *National Fuel Gas Code*; NFPA 70, *National Electrical Code*; and the manufacturers' published instructions.

**City of Portland, Maine - Building or Use Permit Application**

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

Job No: 2012-08-4655-HVAC	Date Applied: 8/8/2012	CBL: 051- E-015-001	
Location of Construction: 55 EXETER ST	Owner Name: UNIVERSITY OF MAINE	Owner Address: 107 MAINE AVE BANGOR, ME 04401	Phone:
Business Name:	Contractor Name: NEAL M GERBER	Contractor Address: 18 LONGWOOD TER PORTLAND MAINE 04102	Phone: 797-0500
Lessee/Buyer's Name:	Phone:	Permit Type: HVAC	Zone: USM Overlay & R-5
Past Use: University uses	Proposed Use: Same: University uses - to install Rinnai 130N Heating System	Cost of Work: \$19,000.00	CEO District:
		Fire Dept: 9/20/12 <input checked="" type="checkbox"/> Approved w/ conditions <input type="checkbox"/> Denied <input type="checkbox"/> N/A Signature: <i>[Signature]</i> (58)	Inspection: Use Group: B Type: HVAC MUBEC '09 Signature: <i>[Signature]</i> 9/18/12
Proposed Project Description: HVAC: Rinnai boiler		Pedestrian Activities District (P.A.D.)	
Permit Taken By: Brad	<b>Zoning Approval</b>		

<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building Permits do not include plumbing, septic or electrical work.</p> <p>3. Building permits are void if work is not started within six (6) months of the date of issuance. False informatin may invalidate a building permit and stop all work.</p>	<p><b>Special Zone or Reviews</b></p> <p><input type="checkbox"/> Shoreland</p> <p><input type="checkbox"/> Wetlands</p> <p><input type="checkbox"/> Flood Zone</p> <p><input type="checkbox"/> Subdivision</p> <p><input type="checkbox"/> Site Plan</p> <p>___ Maj ___ Min ___ MM</p> <p>Date: <i>[Signature]</i> 8/14/12</p>	<p><b>Zoning Appeal</b></p> <p><input type="checkbox"/> Variance</p> <p><input type="checkbox"/> Miscellaneous</p> <p><input type="checkbox"/> Conditional Use</p> <p><input type="checkbox"/> Interpretation</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Denied</p> <p>Date:</p>	<p><b>Historic Preservation</b></p> <p><input checked="" type="checkbox"/> Not in Dist or Landmark</p> <p><input type="checkbox"/> Does not Require Review</p> <p><input type="checkbox"/> Requires Review</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Approved w/Conditions</p> <p><input type="checkbox"/> Denied</p> <p>Date: <i>[Signature]</i></p>
	<b>CERTIFICATION</b>		

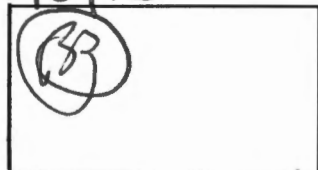
I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the appication 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



FILL IN AND Sign WITH INK

Entered 8/3/12



US m over the R-5

# APPLICATION FOR PERMIT HEATING OR POWER EQUIPMENT

2012-08-4655-HVAC

To the INSPECTOR OF BUILDINGS, PORTLAND, ME.

The undersigned hereby applies for a permit to install the following heating, cooking or power equipment in accordance with the Laws of Maine, the Building Code of the City of Portland, and the following specifications:

Location / CBL 051 E015001 55 EXETER STREET Use of Building OFFICE Date 7/31/12

Name and address of owner of appliance UNIVERSITY OF MAINE  
107 MAINE ST BANGOR 04401

Installer's name and address GERBEN CO Telephone 207-757-0500

### Location of appliance:

- Basement
- Attic
- Floor
- Roof

### Type of Fuel:

- Gas
- Oil
- Solid

Appliance Name: Rianni 130N

U.L. Approved  Yes  No

Will appliance be installed in accordance with the manufacture's installation instructions?  Yes  No

IF NO Explain: \_\_\_\_\_

RECEIVED  
AUG 08 2012  
Dept. of Building Inspections  
City of Portland Maine

### The Type of License of Installer:

- Master Plumber # \_\_\_\_\_
- Solid Fuel# \_\_\_\_\_
- Oil# \_\_\_\_\_
- Gas# PNT53
- Other- \_\_\_\_\_

### Type of Chimney:

- Masonry Lined
- Factory built

- Metal
- Factory Built U.L. Listing # \_\_\_\_\_

- Direct Vent
- Type CPVC VENT UL# N/A

### Type of Fuel Tank

- Oil
- Gas

Size of Tank \_\_\_\_\_

Number of Tanks \_\_\_\_\_

Distance from Tank to Center of Flame \_\_\_\_\_ feet.

Cost of Work: \$ 19,000

Permit Fee: \$ 210.00

Approved

Approved with Conditions

Fire: \_\_\_\_\_

See attached letter or requirement

Ele.: \_\_\_\_\_

Bldg.: \_\_\_\_\_

Inspector's Signature

Date Approved

Signature of Installer THE GERBEN CO, INC

White - Inspection    Yellow - File    Pink - Applicant's    Gold - Assessor's Copy



# PORTLAND MAINE

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Receipts Details:

**Tender Information:** Check , Check Number: 2240

**Tender Amount:** 210.00

Receipt Header:

**Cashier Id:** bsaucier

**Receipt Date:** 8/8/2012

**Receipt Number:** 46852

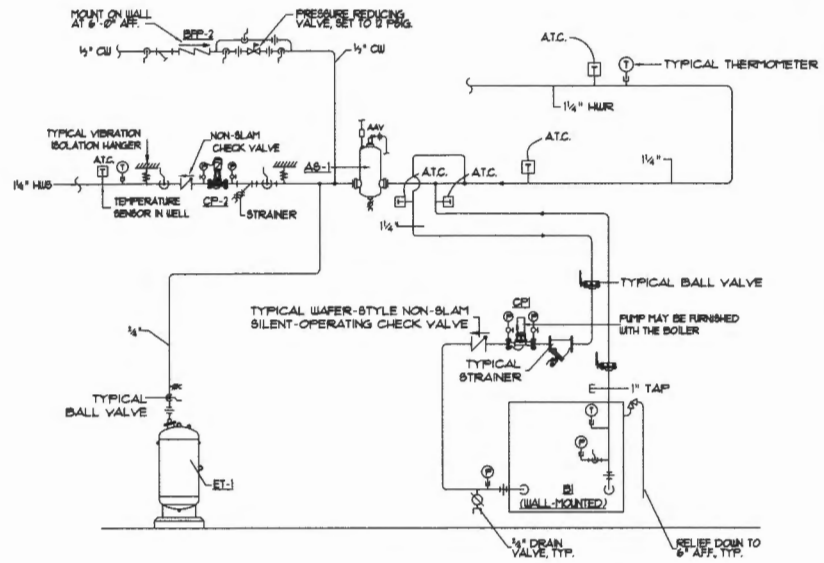
Receipt Details:

Referance ID:	7553	Fee Type:	BP-Constr
Receipt Number:	0	Payment Date:	
Transaction Amount:	210.00	Charge Amount:	210.00
Job ID: Job ID: 2012-08-4655-HVAC - HVAC: Rinnai boiler			
Additional Comments: 55 Exeter			

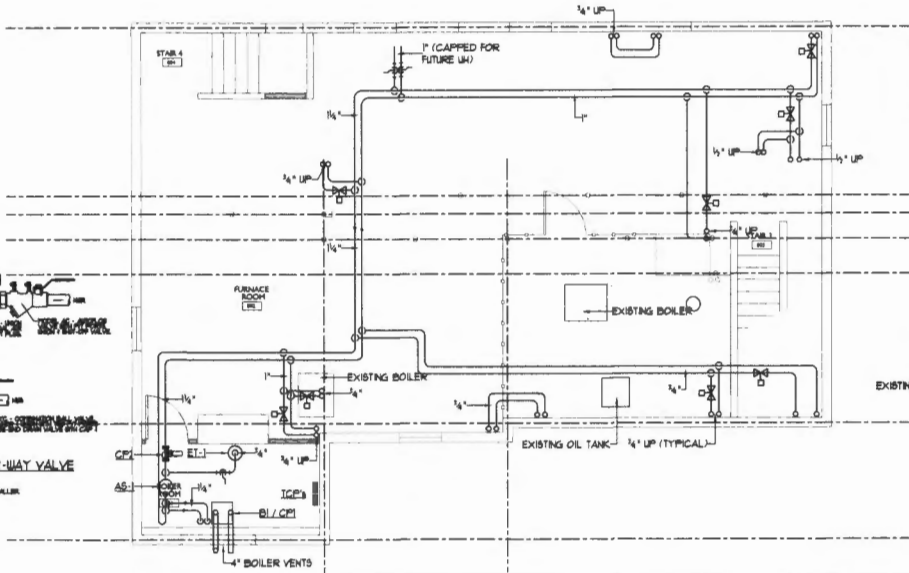
Thank You for your Payment!



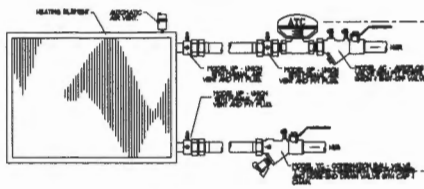
UNIVERSITY OF SOUTHERN MAINE  
 55 EXETER STREET  
 PORTLAND, MAINE



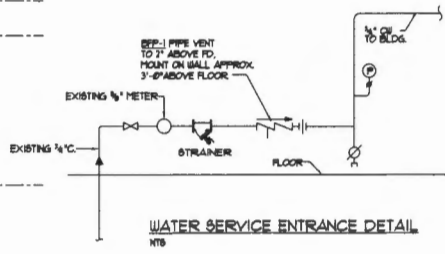
**BOILER PIPING DIAGRAM**  
 NTB



- General Removals and Existing Conditions Notes**
1. Remove both existing boilers and associated venting. Cap at chimeys.
  2. Remove existing fuel oil tank and piping. Oil will be removed by UBT.
  3. Remove existing heating system piping and cast-iron radiators.
  4. Remove sprinkler heads and piping at existing boilers.
  5. Modify existing domestic hot and cold water piping as required. Remove and Cap all unused piping and connections.
  6. Remove existing plumbing fixtures and prepare for new fixtures.
  7. Coordinate removals with the Demolition Drawings.



**AUTOCLAVE VALVE PIPING SCHEMATIC w/ 2-WAY VALVE**  
 NTB  
 NOTE - MODEL NUMBER BASED ON FLOOR CONCRETE FOR PIPE SIZES 7 AND 8 WALLS  
 NOTE - DETAILS APPLIED TO 8 IN. L.I. (FURNACE) (FIBER AND INSULATION REQUIRED)



**WATER SERVICE ENTRANCE DETAIL**  
 NTB

**REVISIONS**

NO.	DATE	DESCRIPTION

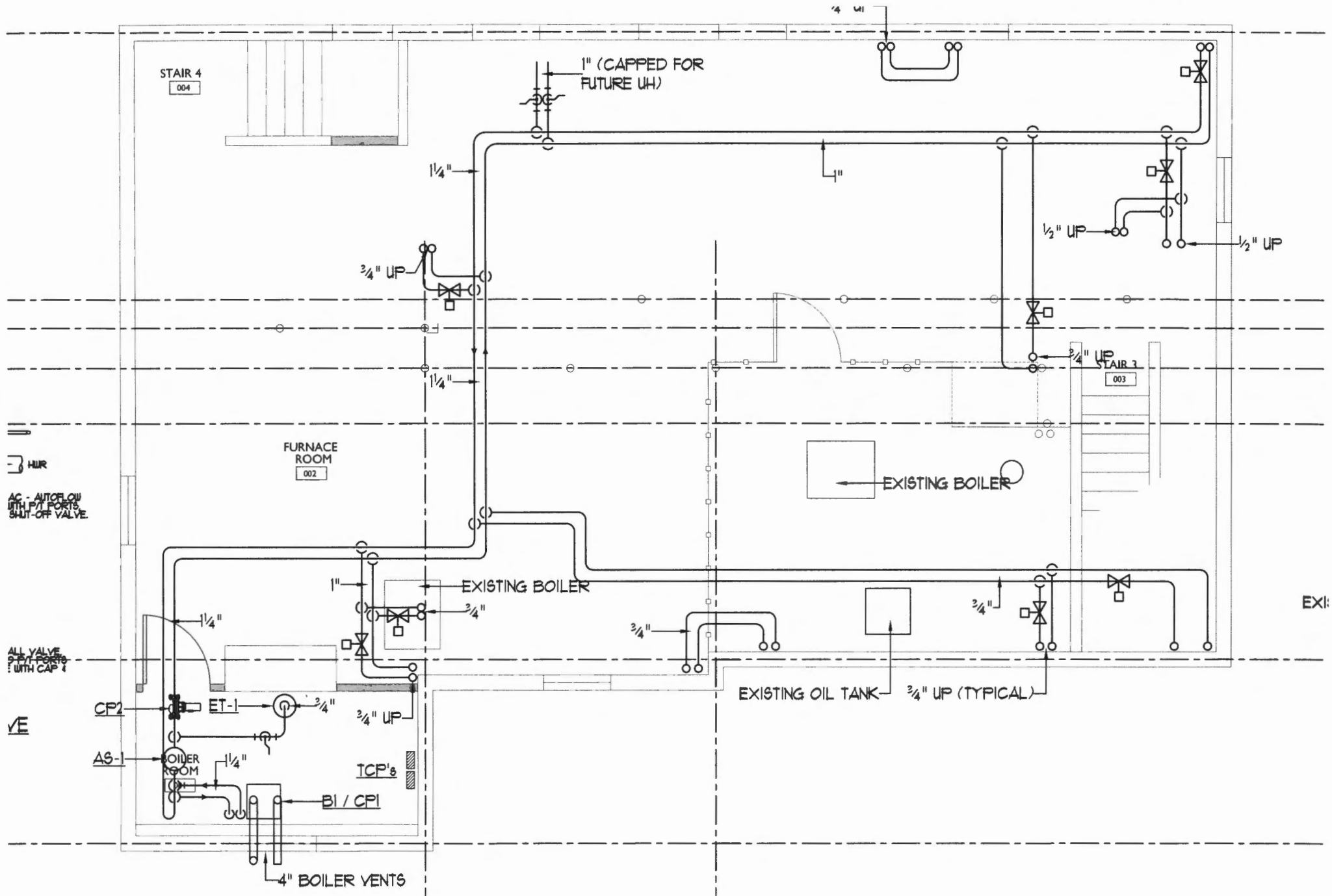
DATE	4-11-12
PROJECT #	928412
DRAWN BY	SP Dowl
CHECKED BY	SP Dowl
DRAWING SCALE	1/4"=1'-0"

SHEET TITLE  
 MECHANICAL BASEMENT PLAN

**M001**

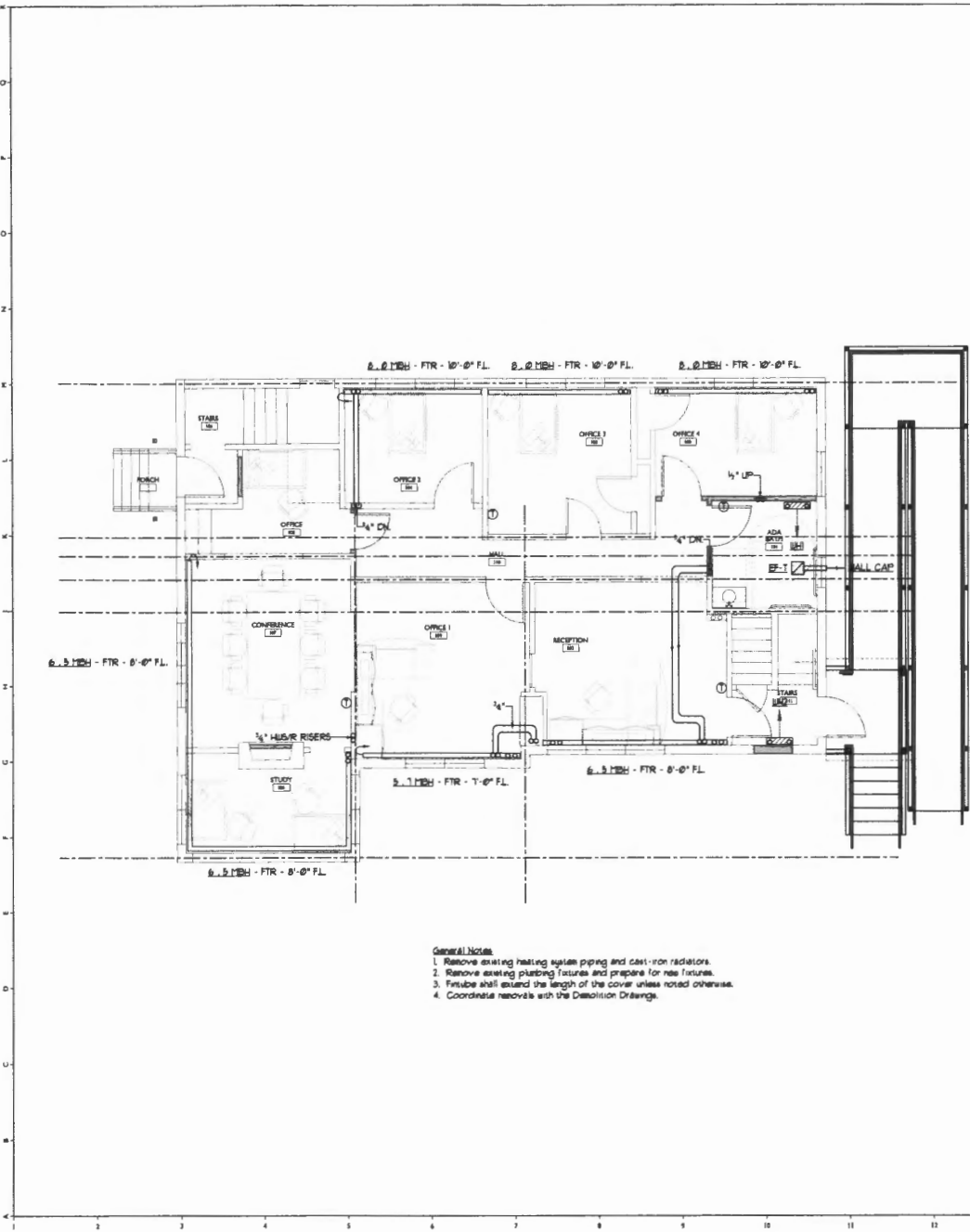


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 BENNETT ENGINEERING  
 MECHANICAL - ELECTRICAL  
 (207) 865-9475



(Blow-up)  
 M1001





- General Notes**
1. Remove existing heating system piping and cast-iron radiators.
  2. Remove existing plumbing fixtures and prepare for new fixtures.
  3. Finetube shall extend the length of the cover unless noted otherwise.
  4. Coordinate risers with the Demolition Drawings.

**FAN-LIGHT PERFORMANCE SCHEDULE**

TAG	APPLY TO	T&P	T&P	T&P	T&P	DRIVE	ELECTRICAL REQUIREMENTS				BASES OF ORIGIN			
							HP	SWP	SWTS	APPS	V/FREQU	SERVICE	MANUFACT	MODEL
6.1.1	AP	0.25				DIRECT					BRAND	Bathroom	CELANO	PV-6003L3

Note: See Drawing for options.

**BFP PERFORMANCE SCHEDULE**

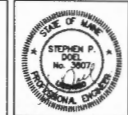
TAG	ROOM	RAT	RAT	RAT	RAT	RAT	RAT	RAT	RAT	RAT	BASES OF ORIGIN	
											SERVICE	MODEL
6.1.1	1"	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0
6.1.2	1"	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0
6.1.3	1"	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0

Note: See Drawing for options.

**CONVECTOR / FINETUBE PERFORMANCE SCHEDULE**

TAG	CONVECT	FINETUBE	CONVECT	FINETUBE	CONVECT	FINETUBE	CONVECT	FINETUBE	CONVECT	FINETUBE	BASES OF ORIGIN	
											SERVICE	MODEL
6.1.1	1"	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0
6.1.2	1"	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0
6.1.3	1"	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0	1.0

Note: See Drawing for options.



**Gawron Turgeon ARCHITECTS**  
 21 Main Street  
 Scarborough, Maine 04074  
 www.gawronturgeon.com  
 207-882-8247 or 207-882-8242 fax

**UNIVERSITY OF SOUTHERN MAINE**  
 55 EXETER STREET  
 PORTLAND, MAINE

**REVISIONS**

#	DATE	DESCRIPTION

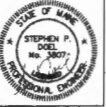
DATE:	4-11-12
PROJECT #:	020413
DRAWN BY:	SP Dool
CHECKED BY:	SP Dool
DRAWING SCALE:	1/4" = 1'-0"

SHEET TITLE  
 MECHANICAL  
 FIRST FLOOR PLAN

**M002**

**BENNETT ENGINEERING**  
 MECHANICAL - ELECTRICAL  
 207-865-9475

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**Gawron  
Turgeon  
ARCHITECTS**

23 Rock Pine Road  
Southport, Maine 04105  
www.gawronturgeon.com  
301.854.9200 or 301.855.0010

**UNIVERSITY OF SOUTHERN  
MAINE  
35 EXETER STREET  
PORTLAND, MAINE**

REVISIONS	
#	DESCRIPTION

DATE	6-11-12
PROJECT #	228412
DRAWN BY	SP Dued
CHECKED BY	SP Dued
DRAWING SCALE	1/4"=1'-0"

SHEET TITLE  
**MECHANICAL  
SECOND FLOOR PLAN**

**M003**



**BENNETT  
ENGINEERING**  
MECHANICAL • ELECTRICAL  
(207) 855-9475

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PLUMBING FIXTURE CONNECTION SCHEDULE						
TAG	DESCRIPTION	SIZE	VENT	CR	HP	QAB
F1	FLOOR MOUNTED TANK-TYPE WC	3"	2"	1/2"	-	-
F2	VANITY / LAVATORY	1/2"	1/2"	1/2"	1/2"	-
-	-	-	-	-	-	-
-	-	-	-	-	-	-
-	-	-	-	-	-	-
-	-	-	-	-	-	-
-	-	-	-	-	-	-
-	-	-	-	-	-	-
F10	3" FLOOR DRAIN w/ TRAP PIPER CONNECTION	3"	2"	1/2"	-	-
ETP	ELECTRIC TRAP PIPER (ETP)	-	-	1/2"	-	-
UR	INDIRECT WASTE RECEPTION	4"	2"	1/2"	-	-

FOR THE SIZE OF BELOW SLAB SANITARY & VENT PIPING SHALL BE 2".  
 \*\* FROM TRAP PIPER.  
 (NOTE) - Fixtures tagged with a (T) shall have trap pippers connected to nearby floor drains.  
 Note - See Drawings for quantities.

UNIT HEATER PERFORMANCE SCHEDULE										
HEATING PERFORMANCE BASED ON 20MP INGRESS WATER TEMP & 65F INGRESS AIR TEMPERATURE										
TAG	OUTPUT (BTU/HR)	FLOW (GPM)	WATER TEMP (°F)	INLET WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)
UH	24.8	2.5	2.5	48F	4" P	-	20MP	20MP	HORIZONTAL	10-20A

Note - See Drawings for quantities.

PUMP PERFORMANCE SCHEDULE										
TAG	FLOOR (FL)	HEAD (FT)	FLOW (GPM)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)
CP	M. 0	8.0	-	48F	1/2"	-	20MP	20MP	VERTICAL	10-20B 1/2"

Note - CP1 shall have 1/2" connections.  
 Note - CP1 shall be furnished with the boiler.

BOILER PERFORMANCE SCHEDULE										
SE CAPACITIES BASED ON NATURAL GAS @ 1000 BTU / CF @ 1.2" w/g gas pressure										
TAG	IN-HR RATING	NET	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)
B	30.0	10.0	10.0	10.0	10.0	10.0	10.0	10.0	10.0	10.0

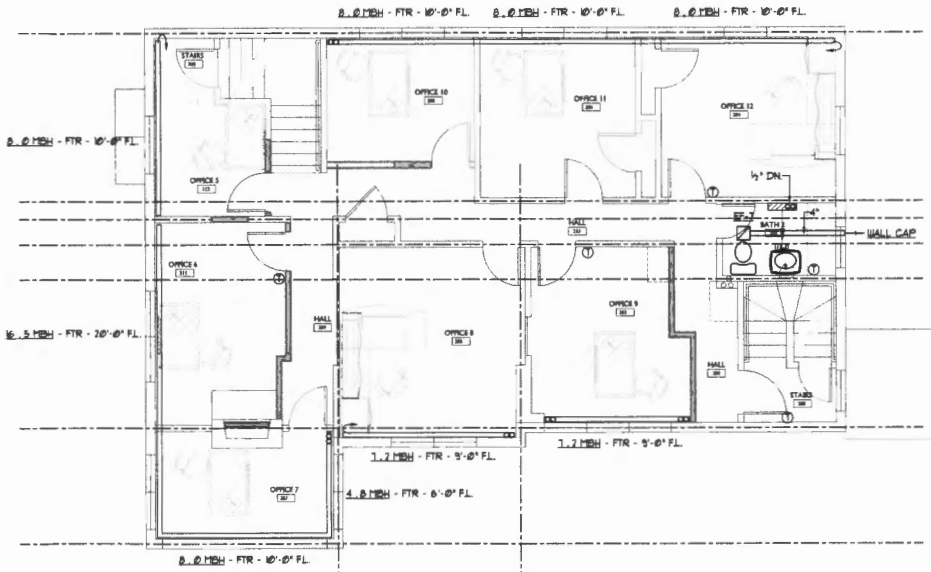
Note - A modulating boiler pump (CBP) is integral to the boiler.  
 Note - See Drawings for quantities.

WALL HEATER PERFORMANCE SCHEDULE										
HEATING PERFORMANCE BASED ON 20MP INGRESS WATER TEMP & 65F INGRESS AIR TEMPERATURE										
TAG	OUTPUT (BTU/HR)	FLOW (GPM)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	
WH	9.3	1.0	1.0	48F	-	-	20MP	20MP	WALL HEATER	10-20B
WH	1.3	2.0	2.0	48F	-	-	20MP	20MP	FLOOR HEATER	10-20B

Note - See Drawings for quantities.

AIR SEPARATOR PERFORMANCE SCHEDULE									
TAG	FLOW (GPM)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)
AS	8.0	8.0	8.0	48F	1/2"	-	20MP	20MP	10-20B

EXPANSION TANK PERFORMANCE SCHEDULE									
TAG	SIZE (GAL)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)	WATER TEMP (°F)
ET	1.0	8.0	8.0	48F	1/2"	-	20MP	20MP	10-20B
ET	3.3	1.5	1.5	48F	1/2"	-	20MP	20MP	10-20B



**General Removals and Existing Conditions Notes**  
 1. Remove existing heating system piping and cast-iron radiators.  
 2. Remove existing plumbing fixtures and prepare for new fixtures.  
 3. Coordinate removals with the Demolition Drawings.

