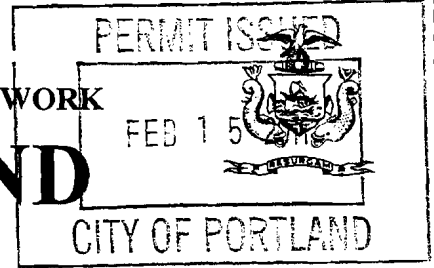




DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND



BUILDING PERMIT

This is to certify that Chabot St, LLC/Wright Ryan Constr Located At 43 BAXTER CBL: 112 F022001

has permission to Interior Renovations Medical Offices/ Mercy MKM PERMIT # 2011-02-400

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 procured prior to occupancy.

Jan B pu KG

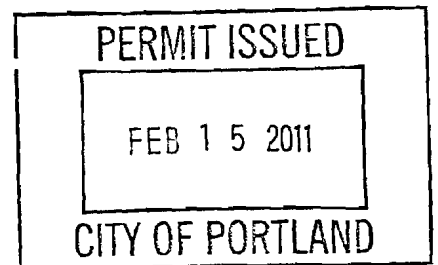
Fire Prevention Officer

Ben [Signature] 2/15/11

Code Enforcement Officer / Plan Reviewer

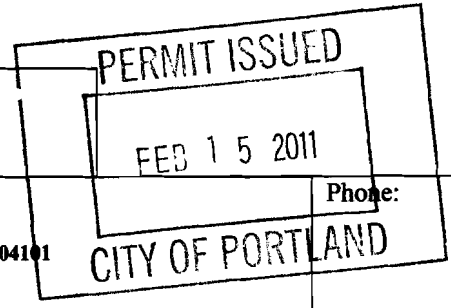
THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY.

PENALTY FOR REMOVING THIS CARD



City of Portland, Maine - Building or Use Permit Application

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



Job No: 2011-02-400-ALTCOMM	Date Applied: 2/7/2011	CBL: 112 - - F - 022 - 001 - - - -	
Location of Construction: 43 BAXTER	Owner Name: STREET LLC CHABOT	Owner Address: 100 SILVER ST PORTLAND, ME - MAINE 04101	Phone:
Business Name:	Contractor Name: Barton, Mike	Contractor Address: 10 DANFORTH ST PORTLAND, MAINE 04101	Phone:
Lessee/Buyer's Name:	Phone:	Permit Type: BLDG - Building	Zone: B-2
Past Use: Professional Offices	Proposed Use: Same: Professional Offices interior renovations	Cost of Work: 275000.00	CEO District:
		Fire Dept: <input checked="" type="checkbox"/> Approved w/conditions <input type="checkbox"/> Denied <input type="checkbox"/> N/A	Inspection: Use Group: B Type: SB DBC-2009 Signature: <i>[Signature]</i>
Proposed Project Description: 43 Baxter Blvd Mercy MKM - interior renovations		Pedestrian Activities District (P.A.D.)	

Permit Taken By:	Zoning Approval		
<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>	Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetlands <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <input type="checkbox"/> Maj <input type="checkbox"/> Min <input type="checkbox"/> MM Date: <i>OK with conditions</i> <i>2/10/11</i>	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 Dist 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 Date: <i>[Signature]</i>
	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 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	PHON



PORTLAND MAINE

Strengthening a Remarkable City, Building a Community for Life • www.portlandmaine.gov

Director of Planning and Urban Development
Penny St. Louis Littell

Job ID: 2011-02-400-ALTCOMM

Located At: 43 BAXTER

CBL112 - - F - 022 - 001 - - - - -

Conditions of Approval:

Zoning

1. This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
2. This property shall remain professional offices.
3. Separate permits shall be required for any new signage.
4. Any change of use shall require a separate permit application for review and approval.

Fire

1. The Fire alarm and Sprinkler systems shall be reviewed by a licensed contractor[s] for code compliance. Compliance The Fire alarm and Sprinkler systems shall be reviewed by a licensed contractor[s] for code compliance. letters are required.
2. Any cutting and welding done will require a Hot Work Permit from Fire Department.
3. A separate Fire Alarm Permit is required for new systems; or for work effecting more than 5 fire alarm devices; or replacement of a fire alarm panel with a different model.
4. Fire Alarm system shall be maintained. If system is to be off line over 4 hours a fire watch shall be in place. Dispatch notification required 874-8576.
5. Fire extinguishers are required. Installation per NFPA 10.
6. All fire alarm records required by NFPA 72 should be stored in an approved cabinet located at the FACP labeled "FIRE ALARM RECORDS".
7. Records cabinet, FACP, annunciator(s), and pull stations shall be keyed alike.
8. All construction shall comply with City Code Chapter 10.
9. Sprinkler protection shall be maintained. Where the system is to be shut down for maintenance or repair, the system shall be checked at the end of each day to insure the system has been placed back in service.
10. This permit is being approved on the basis of the plans submitted. Any deviation from the plans

Building

1. Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

2. All penetrations through rated assemblies must be protected by an approved firestop system installed in accordance with ASTM 814 or UL 1479, per IBC 2009 Section 713.
3. 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.

BUILDING PERMIT INSPECTION PROCEDURES

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

or email: 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.**
1. Close In Elec/Plmb/Framing prior to drywall
 2. Final Inspection at completion of work

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.

Job Summary Report
Job ID: 2011-02-400-ALTCOMM

Report generated on Feb 10, 2011 1:46:23 PM

Page 1

Job Type:	Adds/Alter Remodel Only Non-Res & NonHskp	Job Description:	43 Baxter Blvd Mercy MKM	Job Year:	2011
Building Job Status Code:	Initiate Plan Review	Pin Value:	630	Tenant Name:	
Job Application Date:		Public Building Flag:	N	Tenant Number:	
Estimated Value:	275,000	Square Footage:			
Related Parties:		STREET CHABOT		<i>Property Owner</i>	
		Wright Ryan Construction - Mike Barton		<i>GENERAL CONTRACTOR</i>	

Job Charges

Fee Code Description	Charge Amount	Permit Charge Adjustment	Net Charge Amount	Payment Date	Receipt Number	Payment Amount	Payment Adjustment Amount	Net Payment Amount	Outstanding Balance
----------------------	---------------	--------------------------	-------------------	--------------	----------------	----------------	---------------------------	--------------------	---------------------

Location ID: 16000

Location Details

Alternate Id	Parcel Number	Census Tract	GIS X	GIS Y	GIS Z	GIS Reference	Longitude	Latitude
F24410	112 F 022 001		M				-70.270247	43.663883

Location Type	Subdivision Code	Subdivision Sub Code	Related Persons	Address(es)
1				43 BAXTER BOULEVARD SOUTH

Location Use Code	Variance Code	Use Zone Code	Fire Zone Code	Inside Outside Code	District Code	General Location Code	Inspection Area Code	Jurisdiction Code
OFFICE & BUSINESS SERVICE		BUSINESS COMMUNITY					DISTRCT 4	OAKDALE

Structure Details

Structure: 43 Baxter Blvd

Occupancy Type Code:

Structure Type Code	Structure Status Type	Square Footage	Estimated Value	Address
Office & Professional Buildings	0			43 BAXTER BOULEVARD SOUTH

Longitude	Latitude	GIS X	GIS Y	GIS Z	GIS Reference
-----------	----------	-------	-------	-------	---------------

User Defined Property	Value
Bidets	0
Bidets	1
Fixtures-Incandescent	0
Fixtures-Incandescent	100

Job Summary Report
Job ID: 2011-02-400-ALTCOMM

Report generated on Feb 10, 2011 1:46:23 PM

User Defined Property	Value
Number of Drinking Fountains	0
Number of Drinking Fountains	1
Number of Showers (standalone)	1
Number of Sinks	1
Number of Sinks	4
Number of Sinks	5
Number of Sinks	12
Number of Wash Basins	3
Number of Wash Basins	5
Number of Water Closets	2
Number of Water Closets	3
Number of Water Heater	1
Other Fixtures	1

Structure: commercial / Electric

Occupancy Type Code:

Structure Type Code	Structure Status Type	Square Footage	Estimated Value	Address
Office & Professional Buildings	0			43 BAXTER BOULEVARD SOUTH

Longitude	Latitude	GIS X	GIS Y	GIS Z	GIS Reference

User Defined Property	Value
Bidets	0
Bidets	1
Fixtures-Incandescent	0
Fixtures-Incandescent	100
Number of Drinking Fountains	0
Number of Drinking Fountains	1
Number of Showers (standalone)	1
Number of Sinks	1
Number of Sinks	4
Number of Sinks	5
Number of Sinks	12
Number of Wash Basins	3
Number of Wash Basins	5

Job Summary Report
Job ID: 2011-02-400-ALTCOMM

Report generated on Feb 10, 2011 1:46:23 PM

Page 3

User Defined Property		Value
Number of Water Closets		2
Number of Water Closets		3
Number of Water Heater		1
Other Fixtures		1

Permit #: 20111184

Permit Data

Location Id	Structure Description	Permit Status	Permit Description	Issue Date	Reissue Date	Expiration Date
16000	43 Baxter Blvd	Initialized	Interior Renovations Mercy MKM			

Inspection Details

Inspection Id	Inspection Type	Inspection Result Status	Inspection Status Date	Scheduled Start Timestamp	Result Status Date	Final Inspection Flag

Fees Details

Fee Code Description	Charge Amount	Permit Charge Adjustment	Permit Charge Adj Remark	Payment Date	Receipt Number	Payment Amount	Payment Adjustment Amount	Payment Adj Comment
Certificate of Occupancy Fee	\$75.00							
Job Valuation Fees	\$2,770.00							



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>43 BAXTER BLVD - MEADY MKM</u>		
Total Square Footage of Proposed Structure/Area <u>8900 SIF FIT-UP (INTERIOR)</u>		Square Footage of Lot
Tax Assessor's Chart, Block & Lot Chart# Block# Lot#	Applicant * must be owner, Lessee or Buyer* Name <u>CHABOT STREET LLC</u> Address <u>100 SILVER ST.</u> City, State & Zip <u>PORTLAND, ME 04101</u>	Telephone: <u>774-1895</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>275,000.-</u> C of O Fee: \$ <u>75.00</u> Total Fee: \$ <u>2,845.00</u>
Current legal use (i.e. single family) <u>MEDICAL OFFICE - MEADY MKM</u>		
If vacant, what was the previous use? _____		
Proposed Specific use: <u>SAME</u>		
Is property part of a subdivision? <u>NO</u> If yes, please name _____		
Project description: <u>INTERIOR IMPROVEMENTS</u>		
Contractor's name: <u>WRIGHT - RYAN CONSTRUCTION, INC.</u>		RECEIVED FEB -7 2011 Dept. of Building Inspections City of Portland Maine
Address: <u>10 DANFORTH STREET</u>		
City, State & Zip <u>PORTLAND, ME 04101</u>		
Who should we contact when the permit is ready: <u>PETER HAGER</u>		
Mailing address: <u>10 DANFORTH STREET, PORTLAND ME 04101</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 P may request additional information prior to the issuance of a permit. For further this form and other applications visit the Inspections Division on-line at www.portlandmaine.gov 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 that I have been authorized by the owner to make this application as his/her authorized representative shall have the authority to enter all areas covered by this provisions of the codes applicable to this permit.

Signature: P. Hager Date: 2.7

This is not a permit; you may not commence ANY

Pass along to Jennie after Fire Review
[Signature]

Fire Conditions

The Fire alarm and Sprinkler systems shall be reviewed by a licensed contractor[s] for code compliance. Compliance The Fire alarm and Sprinkler systems shall be reviewed by a licensed contractor[s] for code compliance. letters are required.

Any cutting and welding done will require a Hot Work Permit from Fire Department.

A separate Fire Alarm Permit is required for new systems; or for work effecting more than 5 fire alarm devices; or replacement of a fire alarm panel with a different model.

Fire Alarm system shall be maintained. If system is to be off line over 4 hours a fire watch shall be in place. Dispatch notification required 874-8576.

Fire extinguishers are required. Installation per NFPA 10.

All fire alarm records required by NFPA 72 should be stored in an approved cabinet located at the FACP labeled "FIRE ALARM RECORDS".

Records cabinet, FACP, annunciator(s), and pull stations shall be keyed alike.

All construction shall comply with City Code Chapter 10.

Sprinkler protection shall be maintained. Where the system is to be shut down for maintenance or repair, the system shall be checked at the end of each day to insure the system has been placed back in service.

This permit is being approved on the basis of the plans submitted. Any deviation from the plans

Jeanie Bourke - RE: 43 Baxter/ MKM space

From: "David Lloyd" <lloyd@archetypepa.com>
To: "Jeanie Bourke" <JMB@portlandmaine.gov>
Date: 2/7/2011 2:13 PM
Subject: RE: 43 Baxter/ MKM space
CC: "Peter Haber" <phaber@wright-ryan.com>

Jeanie

Thank you for meeting with us today and for helping to move this permit along. I really do appreciate your help here. As you requested I would like to briefly describe the work being undertaken in the MKM space on the first and second floor

1 Note that tenant MKM has temporarily left space while work is being completed and will return to space when completed

2 They presently occupy space on the first and second floor

3 About 90% of the existing walls and doors remain in present location. Indicted as two parallel lines on drawings

4 We will be moving some walls on first and second floor and adding some space on second floor . New walls poche'd on floor plans and walls to be removed noted as dashed lines

5 The ceiling and lights will be removed and a new ceiling and lights replaced

6 HVAC ductwork will be replaced with new ductwork

7 We will be eliminating existing non compliant toilet room and replacing with new ADA compliant toilet room

8 New paint on all existing and new walls

9 New VCT and carpeting

Thank You

David

David Lloyd
Archetype, P.A.
48 Union Wharf
Portland, ME 04101
Phone: (207) 772-6022
Fax: (207) 772-4056



Certificate of Design Application

From Designer: Archetype, PA
 Date: 2/7/11
 Job Name: 43 Baxter Blvd. Interior remodeling
 Address of Construction: 43 Baxter Blvd.

2003 International Building Code

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

Building Code & Year IBC 2003 Use Group Classification (s) Business

Type of Construction 5B

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 or non separated (section 302.3) _____

Supervisory alarm System? No Geotechnical/Soils report required? (See Section 1802.2) N/A

Structural Design Calculations

_____ Submitted for all structural members (106.1 – 106.11)

Design Loads on Construction Documents (1603)

Uniformly distributed floor live loads (7603.11, 1807)

Floor Area Use	Loads Shown
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____

Wind loads (1603.1.4, 1609)

_____ Design option utilized (1609.1.1, 1609.6)
 _____ Basic wind speed (1809.3)
 _____ Building category and wind importance Factor, w
 table 1604.5, 1609.5)
 _____ Wind exposure category (1609.4)
 _____ Internal pressure coefficient (ASCE 7)
 _____ Component and cladding pressures (1609.1.1, 1609.6.2.2)
 _____ Main force wind pressures (7603.1.1, 1609.6.2.1)

Earth design data (1603.1.5, 1614-1623)

_____ Design option utilized (1614.1)
 _____ Seismic use group ("Category")
 _____ Spectral response coefficients, S_D & S_1 (1615.1)
 _____ Site class (1615.1.5)

N/A

_____ Live load reduction
 _____ Roof *live* loads (1603.1.2, 1607.11)
 _____ Roof snow loads (1603.7.3, 1608)
 _____ Ground snow load, P_g (1608.2)
 _____ If $P_g > 10$ psf, flat-roof snow load P_f
 _____ If $P_g > 10$ psf, snow exposure factor, C_e
 _____ If $P_g > 10$ psf, snow load importance factor, I_s
 _____ Roof thermal factor, C_t (1608.4)
 _____ Sloped roof snowload, P_s (1608.4)
 _____ Seismic design category (1616.3)
 _____ Basic seismic force resisting system (1617.6.2)
 _____ Response modification coefficient, R_f and
 deflection amplification factor C_d (1617.6.2)
 _____ Simplified analysis (ASCE 9.A) analysis procedure (1616.6, 1617.5)
 _____ Design base shear (1617.4, 1617.5.1)

Flood loads (1803.1.6, 1612)

_____ Flood Hazard area (1612.3)
 _____ Elevation of structure

Other loads

_____ Concentrated loads (1607.4)
 _____ Partition loads (1607.5)
 _____ Misc. loads (Table 1607.8, 1607.6.1, 1607.7,
 1607.12, 1607.13, 1610, 1611, 2404)



Certificate of Design

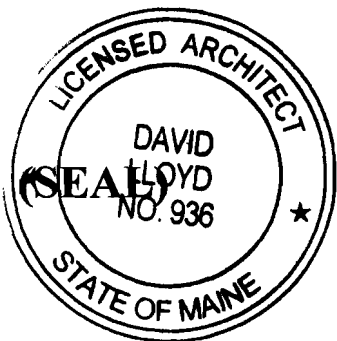
Date: February 7, 2011

From: Archetype, PA

These plans and / or specifications covering construction work on:

43 Baxter Blvd.
Interior remodeling
ENT, MMK

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



Signature: 

Title: Architect

Firm: Archetype, PA

Address: 48 Union Wharf

Portland, ME 04101

Phone: (207) 772-6022

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



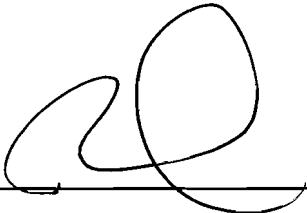
Accessibility Building Code Certificate

Designer: Archetype, PA

Address of Project: 43 Baxter Blvd. ENT, MMK

Nature of Project: Interior remodeling

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. Residential Buildings with 4 units or more must conform to the Federal Fair Housing Accessibility Standards. Please provide proof of compliance if applicable.

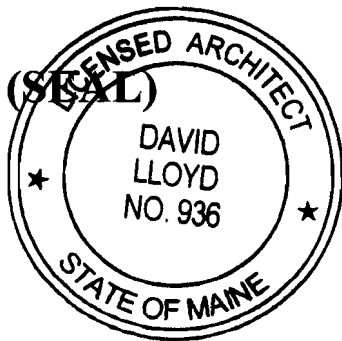
Signature: 

Title: Architect

Firm: Archetype, PA

Address: 48 Union Wharf
Portland, ME 04101

Phone: (207) 772-6022



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



Certificate of Occupancy



CITY OF PORTLAND, MAINE

Department of Planning and Urban Development

Building Inspections Division

Issued to CHABOT STREET LLC

Location 43 Baxter Blvd.

Date Issued 3-22-2011

CBL 112 F022001

This is to certify that the building, premises, or part thereof, at the above location, built-altered-changed as to use under Building Permit No. 2011-02-400, has had a final inspection, has been found to conform substantially to the requirements of the Building Code and the Land Use Code of the City of Portland, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES

APPROVED OCCUPANCY

1st & 2nd Floor South Side

Commercial Medical Offices
Use Group B, Type 5B
IBC-2009

Limiting Conditions: NONE

Approved:

3/22/11 [Signature]

CAPT *R. Santora* Inspector 3-22-11

[Signature]
Inspections Division Director

Notice: This certificate identifies the legal use of the building or premises, and ought to be transferred from owner to owner upon the sale of the property.