


# ROOSEVELT ARMS

226 STEVENS AVENUE  
 PORTLAND, ME 04102  
**4PB-0247-A**  
 ROOFTOP

OMNIPOINT COMMUNICATIONS, INC.  
 A WHOLLY OWNED SUBSIDIARY OF  
 T-MOBILE USA, INC.  
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**APPROVALS**

LANDLORD \_\_\_\_\_

LEASING \_\_\_\_\_

R.F. \_\_\_\_\_

ZONING \_\_\_\_\_

CONSTRUCTION \_\_\_\_\_

AE \_\_\_\_\_

PROJECT NO: 4PB-0247-A

DRAWN BY: MAP

CHECKED BY: PLM

**SUBMITTALS**

NO.	DATE	DESCRIPTION
0	03/12/07	CONSTRUCTION

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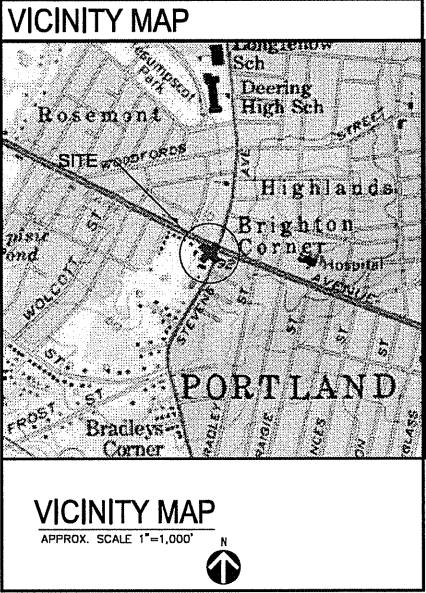
**4PB-0247-A**  
**ROOSEVELT ARMS**  
 226 STEVENS AVENUE  
 PORTLAND, ME 04102

SHEET TITLE  
**TITLE SHEET**

SHEET NUMBER  
**T-1**

**GENERAL NOTES**

- THE CONTRACTOR SHALL GIVE ALL NOTICES AND COMPLY WITH ALL LAWS, ORDINANCES, RULES, REGULATIONS AND LAWFUL ORDERS OF ANY PUBLIC AUTHORITY, MUNICIPAL AND UTILITY COMPANY SPECIFICATIONS, AND LOCAL AND STATE JURISDICTIONAL CODES BEARING ON THE PERFORMANCE OF THE WORK. THE WORK PERFORMED ON THE PROJECT AND THE MATERIALS INSTALLED SHALL BE IN STRICT ACCORDANCE WITH ALL APPLICABLE CODES, REGULATIONS, AND ORDINANCES.
- THE ARCHITECT/ENGINEER HAS MADE EVERY EFFORT TO SET FORTH IN THE CONSTRUCTION AND CONTRACT DOCUMENTS THE COMPLETE SCOPE OF WORK. THE CONTRACTOR BIDDING THE JOB IS NEVERTHELESS CAUTIONED THAT MINOR OMISSIONS OR ERRORS IN THE DRAWINGS AND OR SPECIFICATIONS SHALL NOT EXCUSE SAID CONTRACTOR FROM COMPLETING THE PROJECT AND IMPROVEMENTS IN ACCORDANCE WITH THE INTENT OF THESE DOCUMENTS.
- THE CONTRACTOR OR BIDDER SHALL BEAR THE RESPONSIBILITY OF NOTIFYING (IN WRITING) THE PROJECT OWNER REPRESENTATIVE OF ANY CONFLICTS, ERRORS, OR OMISSIONS PRIOR TO THE SUBMISSION OF CONTRACTOR'S PROPOSAL OR PERFORMANCE OF WORK. IN THE EVENT OF DISCREPANCIES THE CONTRACTOR SHALL PRICE THE MORE COSTLY OR EXTENSIVE WORK, UNLESS DIRECTED IN WRITING OTHERWISE.
- THE SCOPE OF WORK SHALL INCLUDE FURNISHING ALL MATERIALS, EQUIPMENT, LABOR AND ALL OTHER MATERIALS AND LABOR DEEMED NECESSARY TO COMPLETE THE WORK/PROJECT AS DESCRIBED HEREIN.
- THE CONTRACTOR SHALL VISIT THE JOB SITE PRIOR TO THE SUBMISSION OF BIDS OR PERFORMING WORK TO FAMILIARIZE HIMSELF WITH THE FIELD CONDITIONS AND TO VERIFY THAT THE PROJECT CAN BE CONSTRUCTED IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.
- THE CONTRACTOR SHALL OBTAIN AUTHORIZATION TO PROCEED WITH CONSTRUCTION PRIOR TO STARTING WORK ON ANY ITEM NOT CLEARLY DEFINED BY THE CONSTRUCTION DRAWINGS / CONTRACT DOCUMENTS.
- THE CONTRACTOR SHALL INSTALL ALL EQUIPMENT AND MATERIALS ACCORDING TO THE MANUFACTURERS' / VENDOR'S SPECIFICATIONS UNLESS NOTED OTHERWISE OR WHERE LOCAL CODES OR ORDINANCES TAKE PRECEDENCE.
- THE CONTRACTOR SHALL PROVIDE A FULL SET OF CONSTRUCTION DOCUMENTS AT THE SITE UPDATED WITH THE LATEST REVISIONS AND ADDENDUMS OR CLARIFICATIONS AVAILABLE FOR THE USE BY ALL PERSONNEL INVOLVED WITH THE PROJECT.
- THE CONTRACTOR SHALL SUPERVISE AND DIRECT THE PROJECT DESCRIBED HEREIN. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES AND FOR COORDINATING ALL PORTIONS OF THE WORK UNDER THE CONTRACT.
- THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING ALL NECESSARY CONSTRUCTION CONTROL SURVEYS, ESTABLISHING AND MAINTAINING ALL LINES AND GRADES REQUIRED TO CONSTRUCT ALL IMPROVEMENTS AS SHOWN HEREIN.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL PERMITS AND INSPECTIONS WHICH MAY BE REQUIRED FOR THE WORK BY THE ARCHITECT/ENGINEER, THE STATE, COUNTY OR LOCAL GOVERNMENT AUTHORITY.
- THE CONTRACTOR SHALL MAKE ALL NECESSARY PROVISIONS TO PROTECT EXISTING IMPROVEMENTS, EASEMENTS, PAVING, CURBING, ETC. DURING CONSTRUCTION. UPON COMPLETION OF WORK, THE CONTRACTOR SHALL REPAIR ANY DAMAGE THAT MAY HAVE OCCURRED DUE TO CONSTRUCTION OR ABOUT THE PROPERTY.
- THE CONTRACTOR SHALL KEEP THE GENERAL WORK AREA CLEAN AND HAZARD FREE DURING CONSTRUCTION AND DISPOSE OF ALL DIRT, DEBRIS, RUBBISH AND REMOVE EQUIPMENT NOT SPECIFIED AS REMAINING ON THE PROPERTY. PREMISES SHALL BE LEFT IN CLEAN CONDITION AND FREE FROM PAINT SPOTS, DUST, OR SMUDGES OF ANY NATURE.
- THE CONTRACTOR SHALL COMPLY WITH ALL OSHA REQUIREMENTS AS THEY APPLY TO THIS PROJECT.
- THE CONTRACTOR SHALL NOTIFY THE PROJECT OWNER REPRESENTATIVE WHERE A CONFLICT OCCURS ON ANY OF THE CONTRACT DOCUMENTS. THE CONTRACTOR IS NOT TO ORDER MATERIAL OR CONSTRUCT ANY PORTION OF THE WORK THAT IS IN CONFLICT UNTIL CONFLICT IS RESOLVED BY THE PROJECT OWNER REPRESENTATIVE.
- THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS, ELEVATION, PROPERTY LINES, ETC. ON THE JOB.
- ALL UNDERGROUND UTILITY INFORMATION WAS DETERMINED FROM SURFACE INVESTIGATIONS AND EXISTING PLANS OF RECORD. THE CONTRACTOR SHALL LOCATE ALL UNDERGROUND UTILITIES IN THE FIELD PRIOR TO ANY SITE WORK. CALL DIG-SAFE AT 1-888-DIG-SAFE (1-888-344-7233) A MINIMUM OF 72 HOURS PRIOR TO PLANNED ACTIVITY.
- PER FCC MANDATE, ENHANCED EMERGENCY (E911) SERVICE IS REQUIRED TO MEET NATIONWIDE STANDARDS FOR WIRELESS COMMUNICATIONS SYSTEMS. PROJECT OWNER IMPLEMENTATION REQUIRES DEPLOYMENT OF EQUIPMENT AND ANTENNAS GENERALLY DEPICTED ON THIS PLAN, ATTACHED TO OR MOUNTED IN CLOSE PROXIMITY TO THE SITE RADIO CABINETS. THE PROJECT OWNER RESERVES THE RIGHT TO MAKE REASONABLE MODIFICATIONS TO E911 EQUIPMENT AND LOCATION AS TECHNOLOGY EVOLVES TO MEET REQUIRED SPECIFICATIONS.



**DO NOT SCALE DRAWINGS**

CONTRACTOR SHALL VERIFY ALL PLANS AND EXISTING DIMENSIONS AND CONDITIONS ON THE JOB SITE AND SHALL IMMEDIATELY NOTIFY THE PROJECT OWNER'S REPRESENTATIVE IN WRITING OF DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR BE RESPONSIBLE FOR SAME

**SHEET INDEX**

SHT. NO.	DESCRIPTION	REV. NO.
T-1	TITLE SHEET	0
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**PROJECT SUMMARY**

SITE NUMBER: 4PB-0247-A

SITE NAME: ROOSEVELT ARMS

SITE ADDRESS: 226 STEVENS AVENUE  
 PORTLAND, ME 04102

DEED BOOK/PAGE: MAP: 177, BLOCK: G, LOT: 4

ZONING DISTRICT: RESIDENTIAL (R-5)

CONSTRUCTION TYPE: ROOFTOP

STRUCTURE OWNER: ROOSEVELT ARMS CONDO ASSOC.  
 226 STEVENS AVENUE  
 PORTLAND, ME 04102

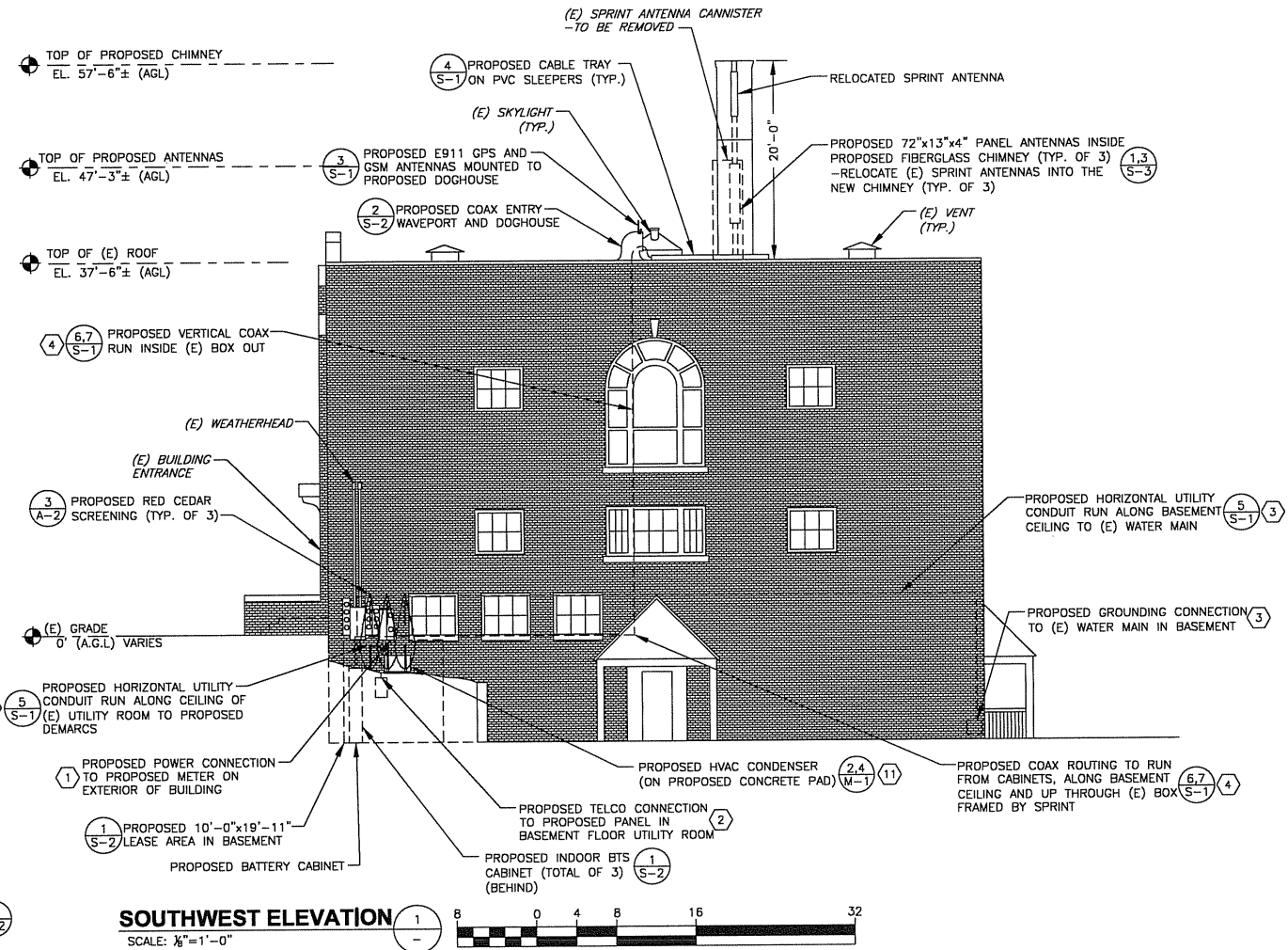
PROPERTY OWNER: ROOSEVELT ARMS CONDO ASSOC.  
 226 STEVENS AVENUE  
 PORTLAND, ME 04102

APPLICANT: OMNIPOINT COMMUNICATIONS, INC.  
 15 COMMERCE WAY, SUITE B  
 NORTON, MA 02766

**WORK ITEM NOTES**

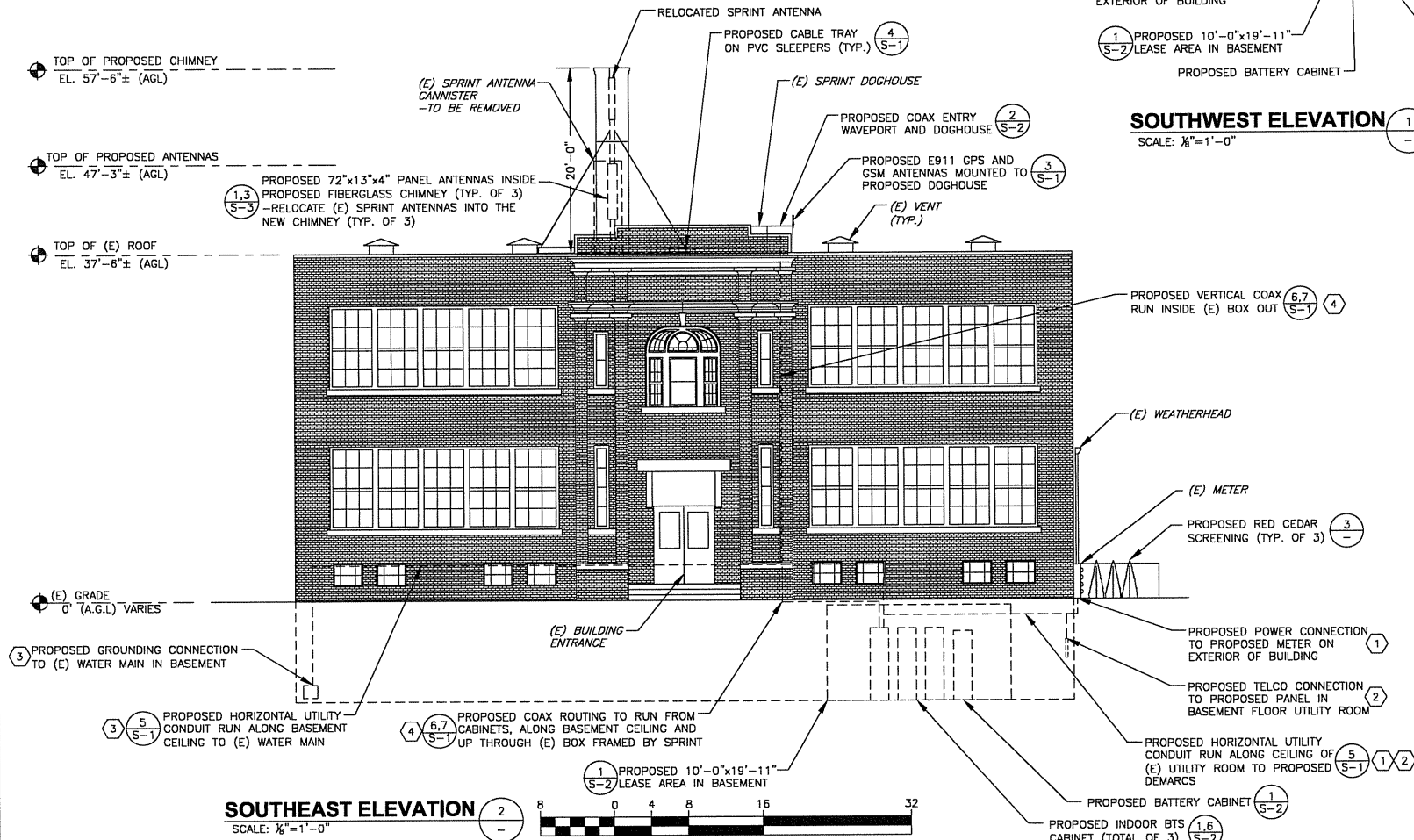
- PROPOSED ELECTRICAL SERVICE WILL BE FED FROM (E) UTILITY POLE ON SITE TO NEW METER SOCKET ADJACENT TO THE EXISTING ELECTRICAL SERVICE ON THE NORTHEAST CORNER EXTERIOR WALL OF BUILDING. UTILITIES WILL RUN FROM NEW METER AND PENETRATE INSIDE BUILDING INTO (E) UTILITY ROOM WALL, CROSS UTILITY ROOM THEN PENETRATE INTO THE EQUIPMENT ROOM AND FEED THE PROPOSED ELECTRICAL PANEL. PROPOSED CONDUIT RUN IS APPROXIMATELY 10'. MAINTAIN ALL FIRE RATINGS IN EXISTING SPACES. SEE CONDUIT PENETRATION DETAILS ON S-1. SEE SHEET E-1 FOR ELECTRICAL INFORMATION.
- PROPOSED TELCO FROM PROPOSED TELCO DEMARC ADJACENT (E) TELCO DEMARC IN BASEMENT UTILITY ROOM (SEE SHEET A-1 FOR APPROX. LOCATION). CONDUIT WILL CROSS (E) UTILITY ROOM CEILING AND PENETRATE INTO THE PROPOSED EQUIPMENT ROOM. MAINTAIN ALL FIRE RATINGS IN EXISTING SPACES. SEE SHEET E-1 FOR ELECTRICAL INFORMATION.
- PROVIDE GROUNDING TO EXISTING WATER MAIN IN SOUTHWEST SIDE OF (E) BASEMENT. RUN CONDUIT NORTHEAST ALONG EXISTING CORRIDOR APPROX. 80 FEET, THEN PENETRATE INTO THE EQUIPMENT ROOM. MAINTAIN ALL FIRE RATINGS IN EXISTING SPACES. SEE SHEET E-1 FOR GROUNDING INFORMATION.
- PROPOSED COAX CABLES TO RUN FROM EQUIPMENT ROOM LOCATED IN BASEMENT. COAX WILL FOLLOW THE SAME ROUTE AS (E) SPRINT COAX RUN ACROSS PROPOSED EQUIPMENT AREA ROOM LOCATED IN BASEMENT. COAX WILL CORE THROUGH GROUND FLOOR AND RUN UP THROUGH EXISTING STARWELL BOXOUT ADJACENT TO SPRINTS (E) COAX RUN APPROX. 40' TO PROPOSED ROOFTOP DOGHOUSE. COAX WILL THEN SWEEP ONTO PROPOSED CABLE TRAY AND RUN APPROX. 10' TO ANTENNAS WITHIN PROPOSED CHIMNEY. PROPOSED CONDUIT RUN IS APPROX. 50'.
- PATCH AND REPAIR ANY DAMAGE CAUSED BY CONSTRUCTION. RESTORE AREA TO A CONDITION EQUAL TO OR BETTER THAN PRIOR TO CONSTRUCTION.
- FIRE SUPPRESSION SYSTEM: EQUIPMENT ROOM IS TO CONTAIN A FIRE EXTINGUISHER AND A SMOKE/HEAT DETECTOR (SYSTEM SENSOR 13 #2WT-B OR EQUAL). 1/2" CONDUIT WILL RUN FROM POWER PANEL TO SENSOR. 1/2" CONDUITS WILL RUN FROM SENSOR TO PROPOSED BITS CABINET'S WIRES WILL RUN INTO THE CABINET'S WITH SLACK FOR THE TECHNICIANS TO CONNECT. PROJECT OWNER'S EQUIPMENT TO BE CONTINUOUSLY MONITORED BY OFF SITE SWITCH VIA TELEPHONE LINES. CONTRACTOR TO ENSURE LOCATION OF PROPOSED EQUIPMENT ROOM FEATURES DO NOT OBSTRUCT EXISTING OVERHEAD PIPING SYSTEM.
- PROVIDE HIGH 1 HR. FIRE RATED GYP BOARD PARTITION (UL DES U423) FOR EQUIPMENT ROOM. PARTITION TO BE CONSTRUCTED W/3-3/4" METAL STUDS AND 5/8" FIRE CODE CORE GWB ON EACH SIDE WITH 1/2" MOISTURE RESISTANT GYP. BD. ON THE OUTSIDE FACE OF THE EQUIPMENT ROOM. SEE PARTITION TYPE ON SHEET S-2. ATTACH BOTTOM TRACK W/ANCHORS AT 2'-0" O.C. MAX. PROVIDE SEALANT BETWEEN FLOOR AND GWB. PROVIDE 4" VINYL BASE AT BOTH SIDES OF PARTITION. CONTRACTOR TO VERIFY ALL DIMENSIONS PRIOR TO CONSTRUCTION. FINISHED PARTITION SHALL BE PRIMED AND PAINTED AS PER TECHNICAL SPECIFICATIONS BY PROJECT OWNER. CONTRACTOR TO ENSURE LOCATION OF PROPOSED EQUIPMENT ROOM FEATURES DO NOT OBSTRUCT EXISTING OVERHEAD PIPING SYSTEM.
- PROVIDE 1 HR. FIRE RATED GYP. BOARD ASSEMBLY (UL DES U423) FOR ROOF OF EQUIPMENT ROOM. ASSEMBLY TO BE CONSTRUCTED WITH 3/8" METAL STUDS, 16" O.C. WITH 5/8" FIRE CODE CORE GYP. ON EACH SIDE. 1/2" FIRE RATED EXTERIOR GRADE PLYWOOD SHEATHING OVER GYP. BOARD. APPLY A SINGLE PLY ROOFING MEMBRANE, CARLISLE SYNTHETIC, INC. EPDM .045" THICK, "SURE SEAL" OR APPROVED EQUAL.
- FLOOR FINISH TO BE 12x12 VCT (ARMSTRONG #52513) OVER EXISTING CONCRETE SLAB FLOORING. SEAL ALL JOINTS. (E) CEILING OF LEASE AREA AND PROPOSED EQUIPMENT ROOM ROOF TO BE COATED WITH EPOXY TO PROVIDE PROTECTION AGAINST MOISTURE BUILD UP.
- AIR CONDITIONING SYSTEM (AC/ACCU): SPLIT SYSTEM, "MITSUBISHI", PK12FK DUCTLESS INDOOR UNIT (AC), RATED AT 12,500 BTU'S TOTAL COOLING CAPACITY, 350 CFM SUPPLY AIR, 115V-14, WITH INTELLIGENT REMOTE CONTROLLER, LOW AMBIENT OPERATION, AND CONDENSATE PUMP, MODEL EE 2000 WITH A CAPACITY OF 1.45 GPH, AT 164 FT OF HEAD, COMPLETE WITH INTEGRAL FLOAT SWITCH, MOTOR ASSEMBLY AND RESERVOIR, 115V-14.
- AIR COOLED CONDENSING UNIT (ACCU), LOCATED ON THE NORTHEAST SIDE EXTERIOR OF THE BUILDING BEHIND PROPOSED VEGETATIVE SCREENING TO BE PLANTED SURROUNDING LOCATION, MODEL PU12EK, 208V-14. PROVIDE PRE-CHARGED PRE-INSULATED REFRIGERANT LINE SETS (CONNECTING THE INDOOR AND OUTDOOR UNITS) IN PROPER LENGTHS FOR APPLICATION.
- RUN 1" PVC CONDENSATE LINE FROM THE INDOOR (AC) AS PER MANUFACTURER'S INSTRUCTIONS AND PLUMBING CODES. CONDENSATE LINE WILL PENETRATE THROUGH BASEMENT WALL TO THE EXTERIOR FOR APPROPRIATE DRAINAGE.
- CONTRACTOR TO PROVIDE 3'x7' B LABEL DOOR AND FRAME ASSEMBLY AND ALL ASSOCIATED RATED HARDWARE, INCLUDING LOCK SET, CLOSER, HINGES AND METAL THRESHOLD FOR EQUIPMENT ROOM. DOOR SHALL BE PAINTED AS PER TECHNICAL SPECIFICATIONS BY PROJECT OWNER.

NOTE:  
PROPOSED DESIGN IS SUBJECT TO ANY RELEVANT STRUCTURAL INFORMATION THAT MAY BE REVEALED UPON EXPOSURE OF EXISTING MEMBERS. ENGINEER TO BE PRESENT DURING THIS PHASE OF CONSTRUCTION.



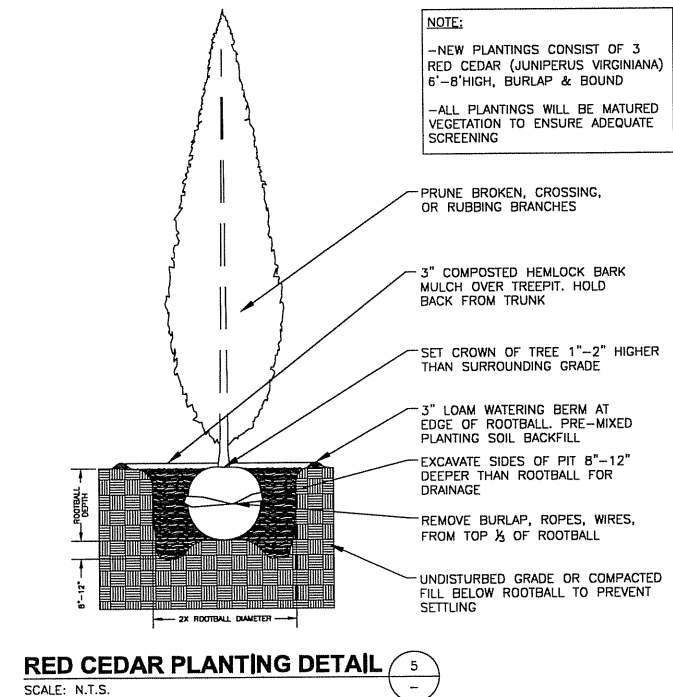
**SOUTHWEST ELEVATION**

SCALE: 1/8"=1'-0"



**SOUTHEAST ELEVATION**

SCALE: 1/8"=1'-0"

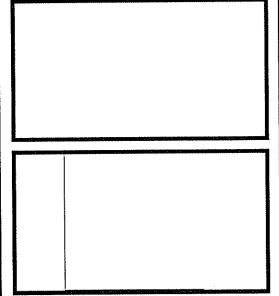


**RED CEDAR PLANTING DETAIL**

SCALE: N.T.S.

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**APPROVALS**

LANDLORD \_\_\_\_\_

LEASING \_\_\_\_\_

R.F. \_\_\_\_\_

ZONING \_\_\_\_\_

CONSTRUCTION \_\_\_\_\_

AE \_\_\_\_\_

PROJECT NO: 4PB-0247-A  
DRAWN BY: MAP  
CHECKED BY: PLM

**SUBMITTALS**

NO.	DATE	DESCRIPTION
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**ROOSEVELT ARMS**  
226 STEVENS AVENUE  
PORTLAND, ME 04102

SHEET TITLE  
**ELEVATIONS AND DETAILS**

SHEET NUMBER  
**A-2**

FLOOR OR WALL	MIN. THICK.	MAX. PIPE DIA.	MIN. ANNULAR SPACE	MAX. ANNULAR SPACE	MIN. FILL THICK.	MIN. FORM. MAT. THICK.	F RATING
F	3 3/4"	1 1/2"	3/8"	2 1/8"	1"	2 3/4"	2
F	3 3/4"	6"	3/8"	3/4"	1"	2 3/4"	2
F	3 3/4"	6"	3/8"	1 1/2"	2"	1 3/4"	2
F	4 1/2"	1 1/2"	3/8"	2 1/8"	2"	3 1/2"	3
F	4 1/2"	6"	3/8"	3/4"	1"	3 1/2"	3
F	4 1/2"	6"	3/8"	1 1/2"	2"	2 1/2"	3
W	5 1/2"	1 1/2"	3/8"	2 1/8"	1"	3 1/2"	3
W	5 1/2"	6"	3/8"	3/4"	1"	3 1/2"	3
W	6 1/2"	1 1/2"	3/8"	2 1/8"	2"	2 1/2"	3
W	6 1/2"	6"	3/8"	1 1/2"	2"	2 1/2"	3

**THROUGH PENETRANTS**  
ONE METALLIC PIPE, CONDUIT OR TUBING TO BE INSTALLED EITHER CONCENTRICALLY OR ECCENTRICALLY WITHIN THE FIRESTOP SYSTEM. PIPE, CONDUIT OR TUBING TO BE RIGIDLY SUPPORTED ON BOTH SIDES OF FLOOR OR WALL.

FORMING MATERIAL SHALL BE A MIN. OF 1 1/2" THICK OF MIN. 4.0 PCF MINERAL WOOL BATT INSULATION FIRMLY PACKED IN OPENING. USG INTERIORS-TYPE SAF

THICKNESS OF SEALANT APPLIED FLUSH W/THE TOP SURFACE OF BOTH SIDES OF FLOOR/WALL (SEE TABLE). USG INTERIORS-TYPE SS

UL SYSTEM NUMBER: CAJ1020  
F RATING - 3 HR.

### PIPE AND CONDUIT PENETRATION DETAIL IN CONCRETE OR MASONRY

ONE 2" SCHEDULE 40 PVC PIPE TO BE CENTERED WITHIN FIRESTOP SYSTEM. A NOM. ANNULAR SPACE OF 5/16" IS REQUIRED WITHIN THE FIRESTOP SYSTEM. PIPE SHALL BE RIGIDLY SUPPORTED ON BOTH SIDES OF WALL/FLOOR ASSEMBLY.



PACKING MATERIAL SHALL BE A MIN. OF 1 1/2" THICK OF MIN. 6 PCF MINERAL WOOL BATT INSULATION FIRMLY PACKED IN OPENING. FILL VOID W/ A MIN. OF 2" THICK OF SEALANT APPLIED FLUSH W/THE TOP SURFACE OF BOTH SIDES OF FLOOR/WALL SEALANT: SPECSEAL 500, 501, 502 OR 505 SEALANT BY SPECIFIED TECHNOLOGIES, INC.

UL SYSTEM NUMBER: CAJ2057  
F RATING - 2 HR.

### PVC CONDUIT PENETRATION DETAIL IN CONCRETE OR MASONRY

MAX. DIA. OF THROUGH PENETRANT	NOMINAL ANNULAR SPACE IN.	FILL MATERIAL TYPE
1"	1/2"	FSP 1100 PUTTY
2"	1"	FS 1900 SEALANT

ONE 2" SCHEDULE 40 PVC PIPE TO BE CENTERED WITHIN FIRESTOP SYSTEM. PIPE SHALL BE RIGIDLY SUPPORTED ON BOTH SIDES OF WALL/FLOOR ASSEMBLY.

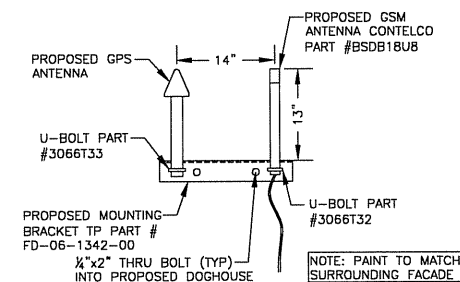
SEALANT, MIN. OF 1 1/4" THICK, FLUSH WITH BOTH SURFACES OF WALL FOR 2 HR. ASSEMBLY. 5/8" THICK FOP 1 HR. ASSEMBLY. A 5/8" CROWN AROUND CONDUIT WITH A 1" MIN. LAP AROUND OPENING. SEALANT: INTERNAT'L PROTECTIVE COATINGS CORP-FSP 110 PUTTY OR FS1900 SEALANT

UL SYSTEM NUMBER: WL2038  
F RATING - 1 & 2 HR.

### PVC CONDUIT PENETRATION DETAIL IN GYPSUM WALLBOARD

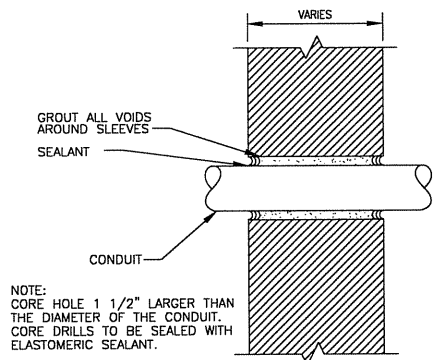
#### PENETRATION DETAILS

SCALE: N.T.S.



#### GSM AND GPS SUPPORT

SCALE: N.T.S.

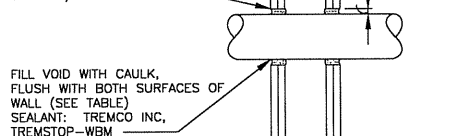


NOTE: CORE HOLE 1 1/2" LARGER THAN THE DIAMETER OF THE CONDUIT. CORE DRILLS TO BE SEALED WITH ELASTOMERIC SEALANT.

### PIPE AND CONDUIT PENETRATION DETAIL IN NON-RATED PARTITION

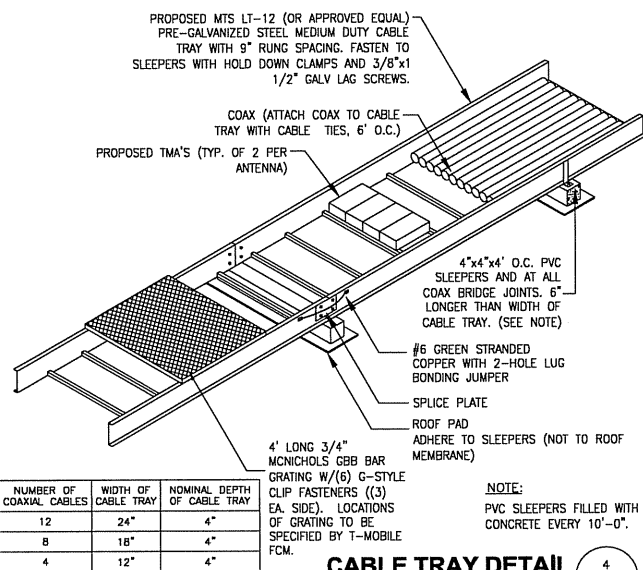
PIPE OR CONDUIT	ANNULAR SPACE IN.	MIN. FILL MATERIAL THICKNESS	F RATING HR
PIPE	3/4"	1 1/4"	2
CONDUIT	3/4"	3/4"	1

ONE 2" METALLIC PIPE OR CONDUIT TO BE CENTERED WITHIN FIRESTOP SYSTEM. PIPE SHALL BE RIGIDLY SUPPORTED ON BOTH SIDES OF WALL/FLOOR ASSEMBLY.



UL SYSTEM NUMBER: WL1051  
F RATING - 1 & 2 HR.

### PIPE AND CONDUIT PENETRATION DETAIL IN GYPSUM WALLBOARD

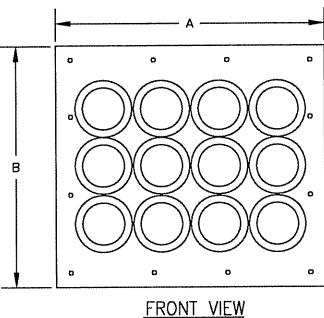


NUMBER OF COAXIAL CABLES	WIDTH OF CABLE TRAY	NOMINAL DEPTH OF CABLE TRAY
12	24"	4"
8	18"	4"
4	12"	4"

#### CABLE TRAY DETAIL

SCALE: N.T.S.

NOTE: PVC SLEEPERS FILLED WITH CONCRETE EVERY 10'-0".



#### FRONT VIEW

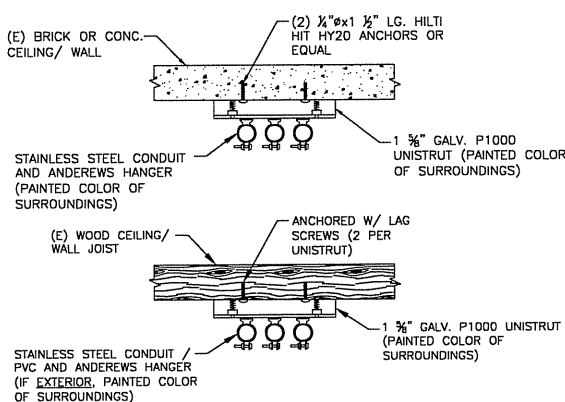
SCALE: 1 1/2"=1'-0"

CABLE SIZE	MICROFLECT BOOT & CUSHION ASSEMBLY
1/2"φ	B1346A
7/8"φ	B537A
1 1/4"φ	B1152A
1 5/8"φ	B535A

- TABLE 2
- | No. CABLES | MICROFLECT CABLE ENTRY PANEL | A       | B       |
|------------|------------------------------|---------|---------|
| 1          | B574                         | 5"      | 5"      |
| 6          | B1449                        | 23"     | 17 1/2" |
| 8          | B576                         | 25 1/2" | 17 1/2" |
| 12         | B1118                        | 25 1/2" | 25 1/2" |
- NOTES:  
1. FASTEN CABLE ENTRY TO WALL W/ STAINLESS STEEL SCREWS W/ LEAD SHIELD INSERTS INTO BRICK, MASONRY, CONCR. USE TOGGLE BOLTS INTO STUD WALLS.  
2. DRILL HOLES 1/2" LARGER IN DIAMETER THAN CABLES THROUGH CEILING TO MATCH HOLES IN THE CABLE ENTRY.  
3. DETAIL BASED ON THE USE OF MICROFLECT AND HILTI. CONTRACTOR MAY SUBSTITUTE EQUAL MATERIALS APPROVED BY OMNIPPOINT HOLDINGS INC.

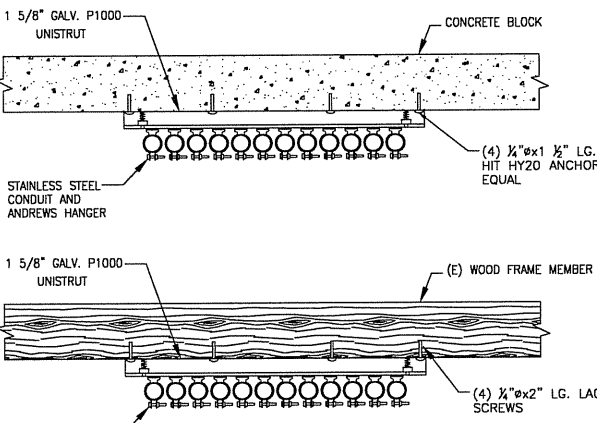
### COAX CABLE WAVEPORT DETAIL

SCALE: 1 1/2"=1'-0"



#### CONDUIT RUN DETAIL

SCALE: N.T.S.

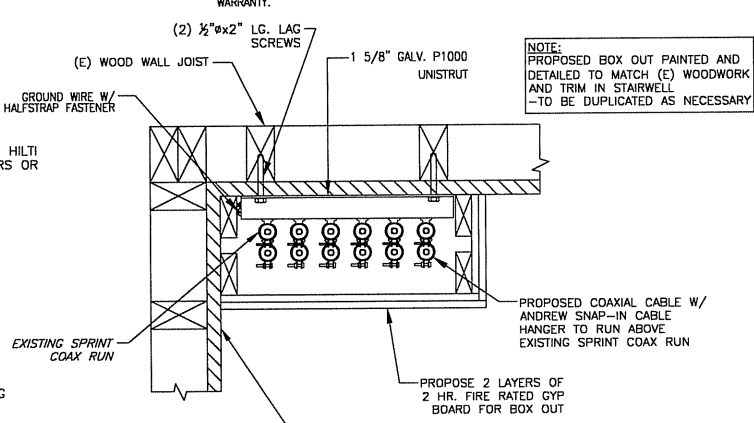


#### COAX RUN DETAIL

SCALE: N.T.S.

### STRUCTURAL NOTES:

- DESIGN REQUIREMENTS ARE PER STATE BUILDING CODE AND APPLICABLE SUPPLEMENTS, ANSI/ASCE7, EA/TA-222-G STRUCTURAL STANDARDS FOR STEEL ANTENNA SUPPORTING STRUCTURES.
- CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS IN THE FIELD PRIOR TO FABRICATION AND ERECTION OF ANY MATERIAL. ANY UNUSUAL CONDITIONS SHALL BE REPORTED TO THE ATTENTION OF THE CONSTRUCTION MANAGER.
- DESIGN AND CONSTRUCTION OF STRUCTURAL STEEL SHALL CONFORM TO THE AMERICAN INSTITUTE OF STEEL CONSTRUCTION "SPECIFICATION FOR THE DESIGN, FABRICATION AND ERECTION OF STRUCTURAL STEEL FOR BUILDINGS".
- STRUCTURAL AND MISCELLANEOUS STEEL SHALL CONFORM TO ASTM A36 STRUCTURAL STEEL UNLESS OTHERWISE INDICATED.
- STEEL PIPE SHALL CONFORM TO ASTM A500 "COLD-FORMED WELDED & SEAMLESS CARBON STEEL STRUCTURAL TUBING", GRADE A, OR ASTM A53 PIPE STEEL BLACK AND HOT-DIPPED ZINC-COATED WELDED AND SEAMLESS TYPE E OR S, GRADE B. PIPE SIZES INDICATED ARE NOMINAL. ACTUAL OUTSIDE DIAMETER IS LARGER.
- STRUCTURAL CONNECTION BOLTS SHALL BE HIGH STRENGTH BOLTS (BEARING TYPE) CONFORM TO ASTM A325 "HIGH STRENGTH BOLTS FOR STRUCTURAL JOINTS, INCLUDING SUITABLE NUTS AND FLAT HARDENED WASHERS". ALL BOLTS SHALL BE 5/8" DIA. UN.
- ALL STEEL MATERIALS SHALL BE GALVANIZED AFTER FABRICATION IN ACCORDANCE WITH ASTM A123 "ZINC (HOT-DIP GALVANIZED) COATINGS ON IRON AND STEEL PRODUCTS", UNLESS OTHERWISE NOTED.
- ALL BOLTS, ANCHORS AND MISCELLANEOUS HARDWARE SHALL BE GALVANIZED IN ACCORDANCE WITH ASTM A153 "ZINC-COATING (HOT-DIP) ON IRON AND STEEL HARDWARE", UNLESS OTHERWISE NOTED.
- FIELD WELDS, DRILL HOLES, SAW CUTS AND ALL DAMAGED GALVANIZED SURFACES SHALL BE REPAIRED WITH AN ORGANIC ZINC REPAIR PAINT COMPLYING WITH REQUIREMENTS OF ASTM A780. GALVANIZING REPAIR PAINT SHALL HAVE 65 PERCENT ZINC BY WEIGHT, ZIRP BY DUNCAN GALVANIZING, GALVA BRIGHT PREMIUM BY CROWN OR EQUAL. THICKNESS OF APPLIED GALVANIZING REPAIR PAINT SHALL BE NOT LESS THAN 4 COATS (ALLOW TIME TO DRY BETWEEN COATS) WITH A RESULTING COATING THICKNESS REQUIRED BY ASTM A123 OR A153 AS APPLICABLE.
- CONTRACTOR SHALL COMPLY WITH AWS CODE FOR PROCEDURES, APPEARANCE AND QUALITY OF WELDS, AND FOR METHODS USED IN CORRECTING WELDING. ALL WELDERS AND WELDING PROCESSES SHALL BE QUALIFIED IN ACCORDANCE WITH AWS "STANDARD QUALIFICATION PROCEDURES". ALL WELDING SHALL BE DONE USING E70XX ELECTRODES AND WELDING SHALL CONFORM TO AWS AND DILL WHERE FILED WELD SIZES ARE NOT SHOWN, PROVIDE THE MINIMUM SIZE PER TABLE J2.4 IN THE AWS "MANUAL OF STEEL CONSTRUCTION", 9TH EDITION.
- INCORRECTLY FABRICATED, DAMAGED OR OTHERWISE MISFITTING OR NON-CONFORMING MATERIALS OR CONDITIONS SHALL BE REPORTED TO THE CONSTRUCTION MANAGER PRIOR TO REMEDIAL OR CORRECTIVE ACTION. ANY SUCH ACTION SHALL REQUIRE CONSTRUCTION MANAGER APPROVAL.
- UNISTRUTS SHALL BE FORMED STEEL CHANNEL STRUT FRAMING AS MANUFACTURED BY UNISTRUT CORP., WAYNE, MI OR EQUAL. STRUT MEMBERS SHALL BE 1 5/8"x1 5/8"x12GA, UNLESS OTHERWISE NOTED, AND SHALL BE HOT-DIP GALVANIZED AFTER FABRICATION.
- EPOXY ANCHOR ASSEMBLY SHALL CONSIST OF 1/2" DIAMETER STAINLESS STEEL ANCHOR ROD WITH NUTS & WASHERS, AN INTERNALLY THREADED INSERT, A SCREEN TUBE AND A EPOXY ADHESIVE. THE ANCHORING SYSTEM SHALL BE THE HILTI-HIT HY-20 AND OR HY-150 SYSTEMS (AS SPECIFIED AN DWG.) OR ENGINEERS APPROVED EQUAL WITH 4-1/4" MIN. EMBEDMENT DEPTH.
- EXPANSION BOLTS SHALL CONFORM TO FEDERAL SPECIFICATION FF-3-325, GROUP II, TYPE 4, CLASS I, HILTI KWIK BOLT II OR APPROVED EQUAL. INSTALLATION SHALL BE IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS. MINIMUM EMBEDMENT SHALL BE THREE AND ONE HALF (3 1/2) INCHES.
- GRAVEL SUB BASE AND CONCRETE SHALL BE PLACED AGAINST UNDISTURBED SOIL.
- CONCRETE FOR FENCE AND ICE BRIDGE SUPPORT SHALL BE 3000 PSI AIR ENTRAINED (4%-6%) NORMAL WEIGHT CONCRETE.
- ALL CAST IN PLACE CONCRETE SHALL BE MIXED AND PLACED IN ACCORDANCE WITH THE REQUIREMENTS OF ACI 318 AND ACI 301.
- THE FOLLOWING MINIMUM CONCRETE COVER OVER REINFORCING STEEL SHALL BE AS FOLLOWS UNLESS NOTED OTHERWISE:  
CONCRETE CAST AGAINST EARTH ... 3 INCHES.  
CONCRETE EXPOSED TO EARTH OR WATER  
#6 AND LARGER ..... 2 INCHES  
#5 AND SMALLER ..... 1 1/2 INCHES
- ALL EXPOSED EDGES SHALL BE PROVIDED WITH A 3/4"x3/4" CHAMFER UNLESS NOTED OTHERWISE.
- LUMBER SHALL COMPLY WITH THE REQUIREMENTS OF THE AMERICAN INSTITUTE OF TIMBER CONSTRUCTION AND THE NATIONAL FOREST PRODUCTS ASSOCIATION'S NATIONAL DESIGN SPECIFICATION FOR WOOD CONSTRUCTION. ALL LUMBER SHALL BE PRESSURE TREATED AND SHALL BE STRUCTURAL GRADE NO. 2 OR BETTER.
- WHERE ROOF PENETRATIONS ARE REQUIRED, THE CONTRACTOR SHALL CONTACT AND COORDINATE RELATED WORK WITH THE BUILDING OWNER AND THE EXISTING ROOF INSTALLER. WORK SHALL BE PERFORMED IN SUCH A MANNER AS TO NOT VOID THE EXISTING ROOF WARRANTY.



#### COAX RUN DETAIL IN STAIRWELL

SCALE: N.T.S.

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APPROVALS

LANDLORD \_\_\_\_\_

LEASING \_\_\_\_\_

R.F. \_\_\_\_\_

ZONING \_\_\_\_\_

CONSTRUCTION \_\_\_\_\_

A/E \_\_\_\_\_

PROJECT NO: 4PB-0247-A

DRAWN BY: MAP

CHECKED BY: PLM

SUBMITTALS

NO.	DATE	DESCRIPTION
0	03/12/07	CONSTRUCTION

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4PB-0247-A  
ROOSEVELT ARMS  
226 STEVENS AVENUE  
PORTLAND, ME 04102

SHEET TITLE  
STRUCTURAL NOTES & DETAILS

SHEET NUMBER  
S-1

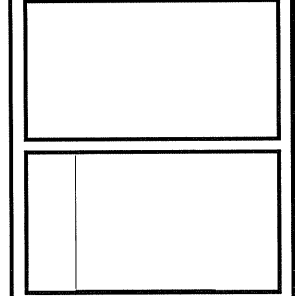




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APPROVALS	
LANDLORD	_____
LEASING	_____
R.F.	_____
ZONING	_____
CONSTRUCTION	_____
A/E	_____

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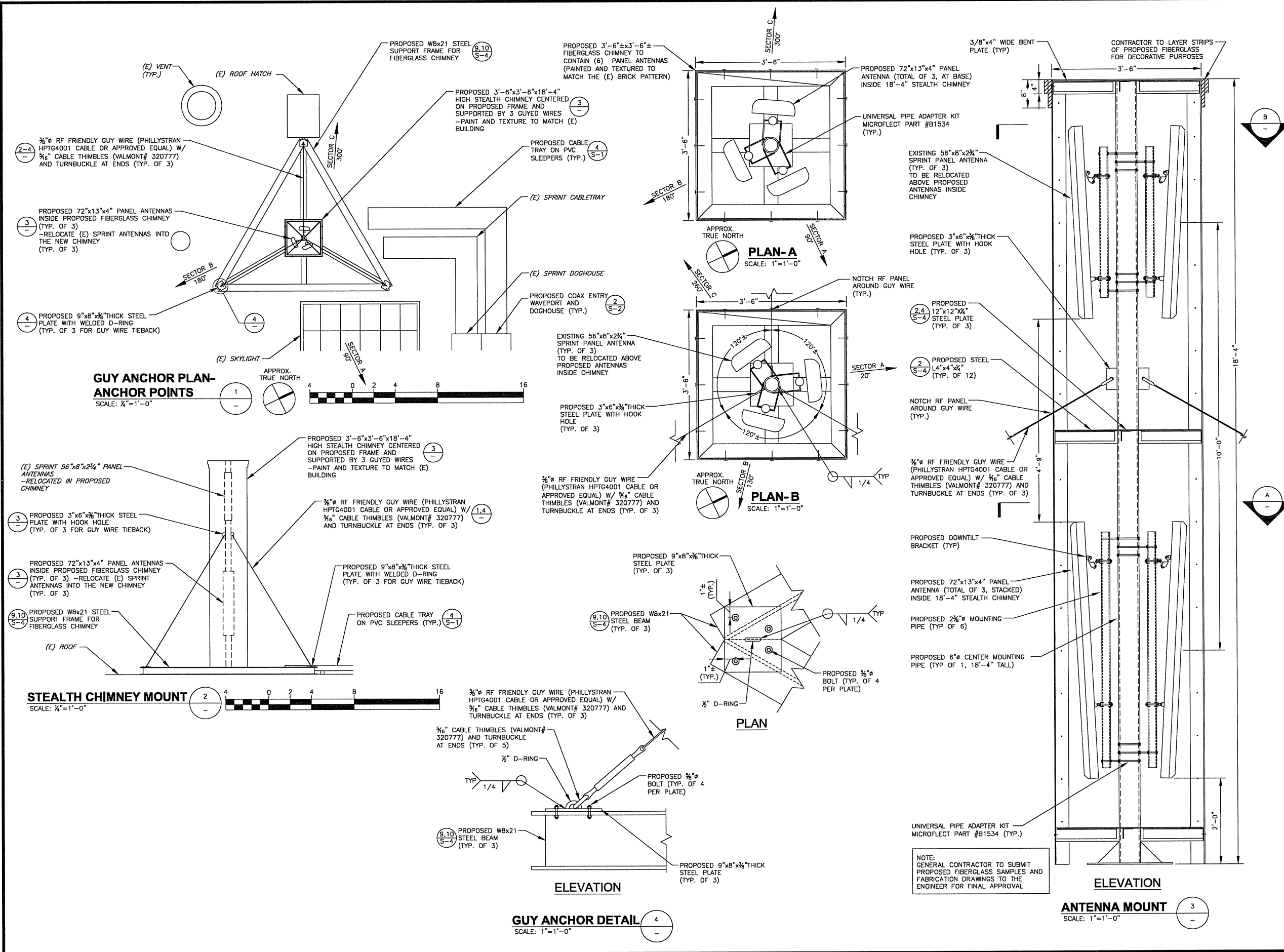
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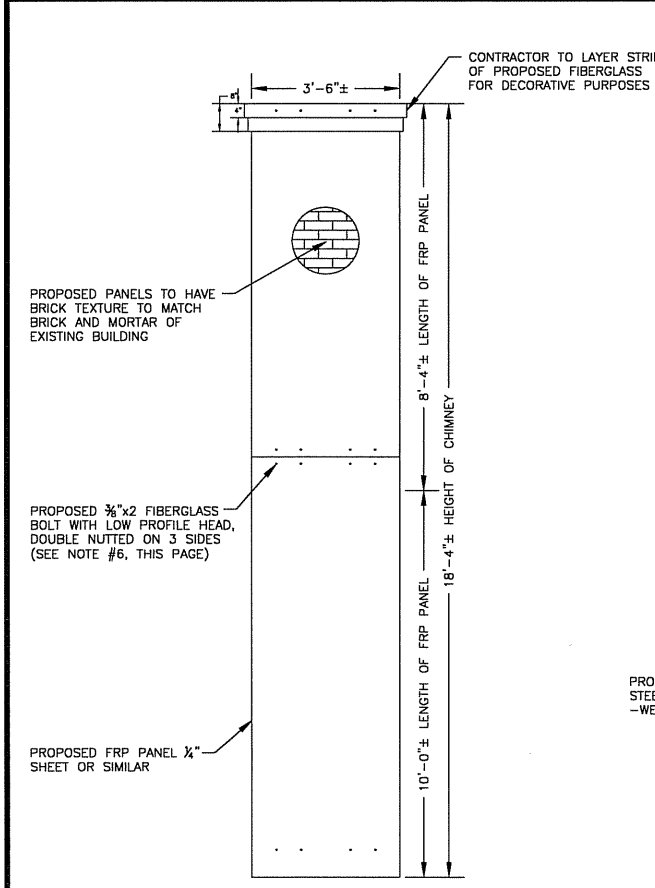
4PB-0247-A  
ROOSEVELT ARMS  
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PORTLAND, ME 04102

SHEET TITLE  
**ANTENNA MOUNTING  
PLAN, DETAILS  
AND NOTES**

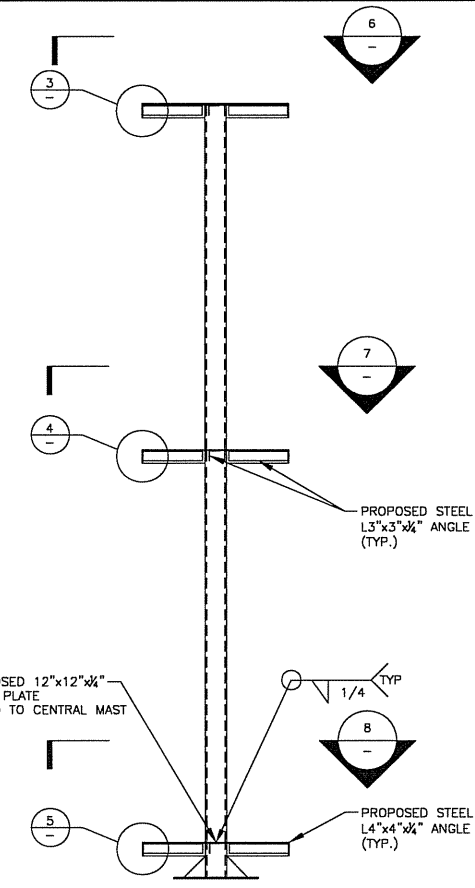
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**S-3**



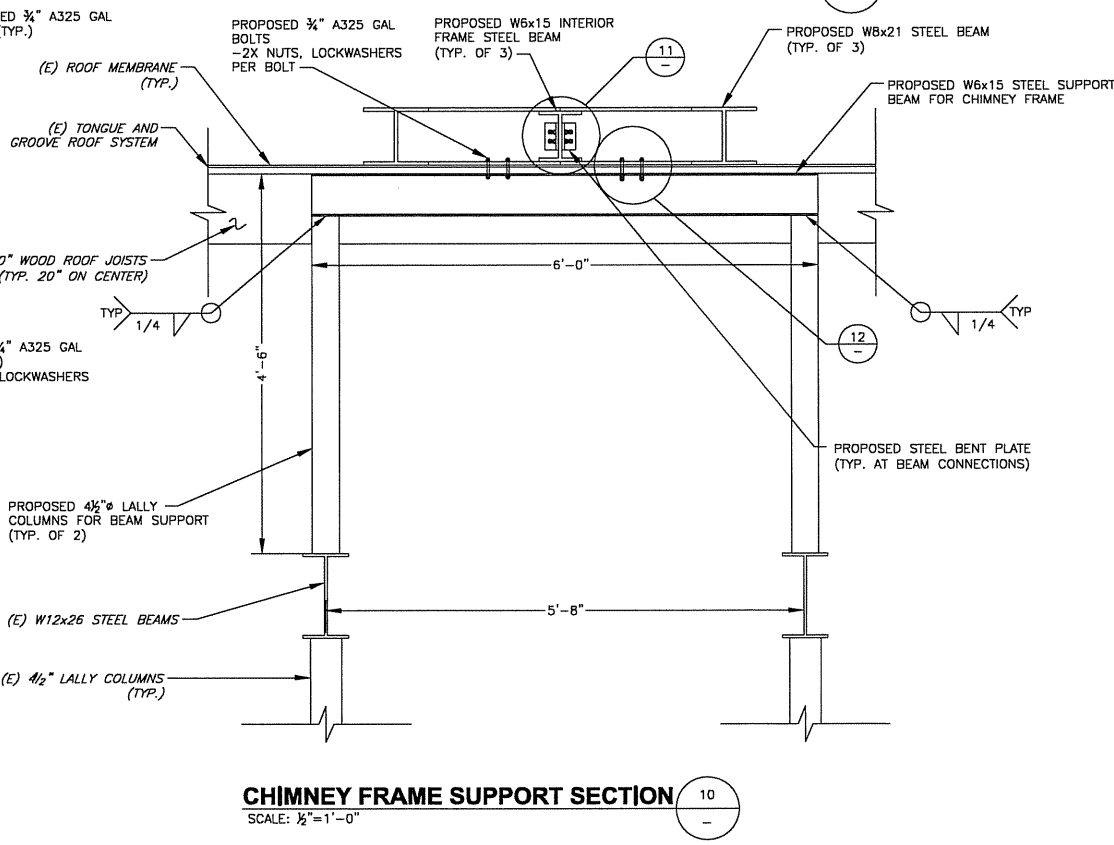
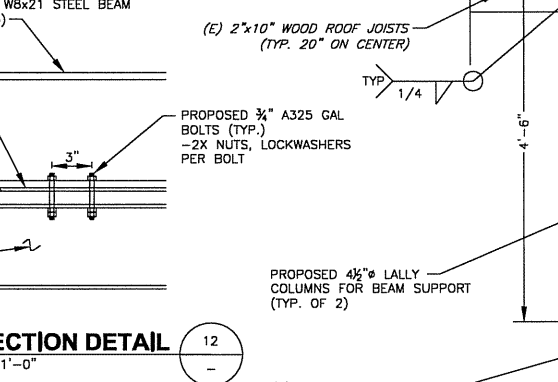
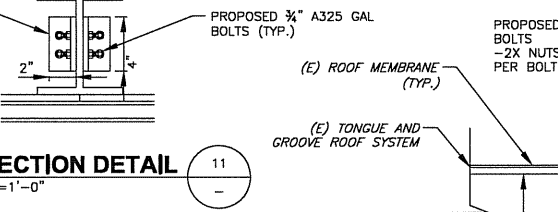
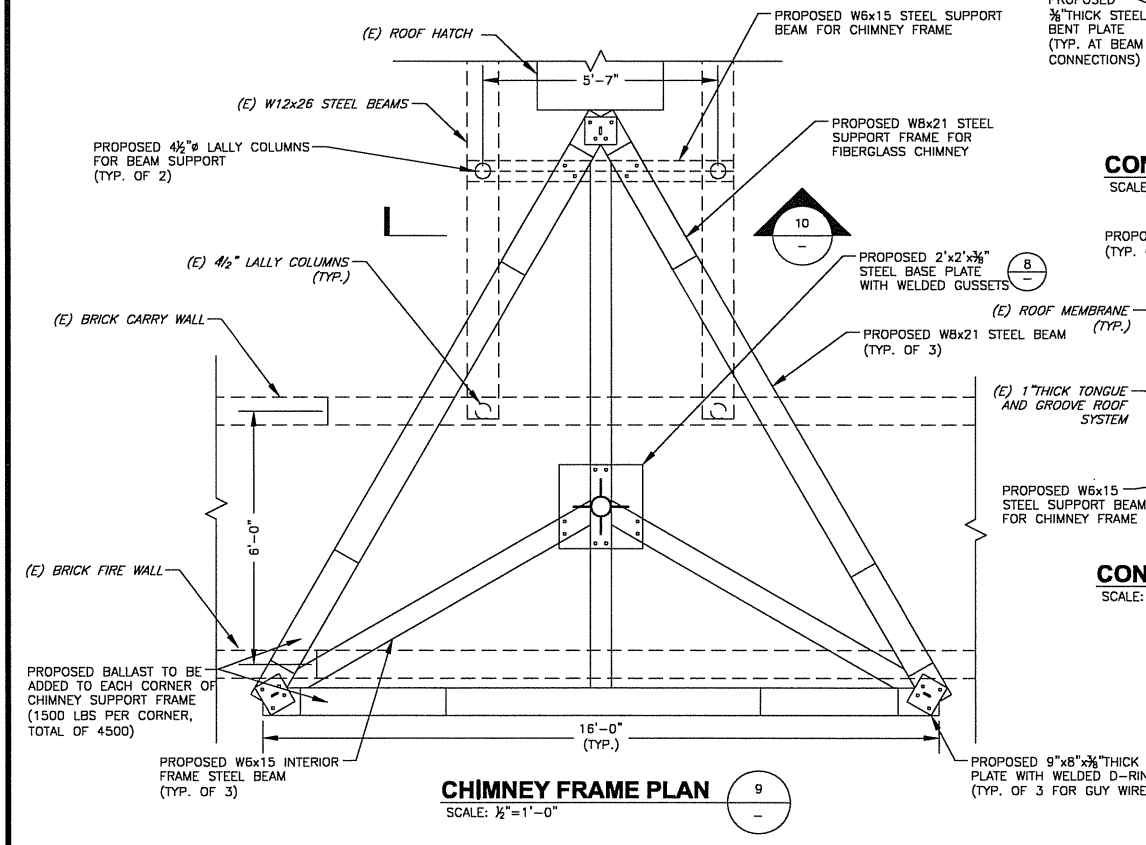
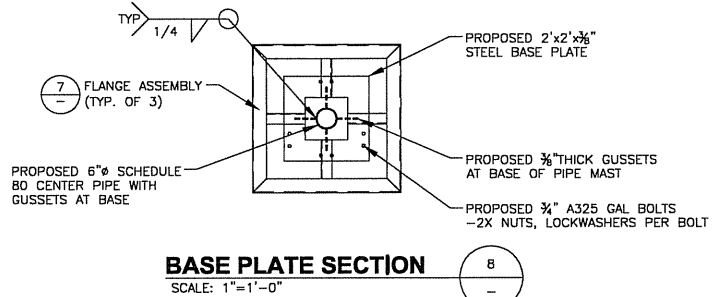
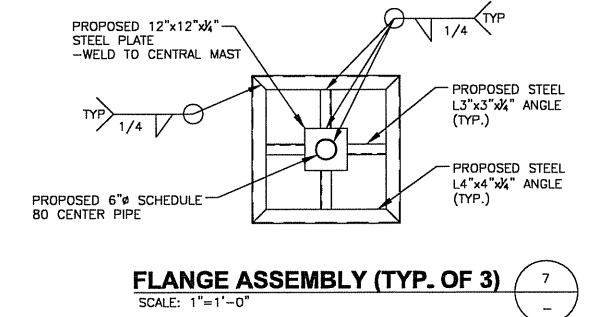
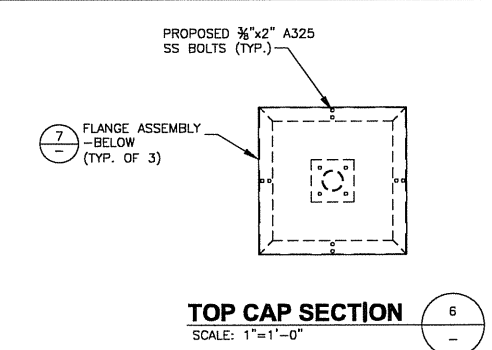
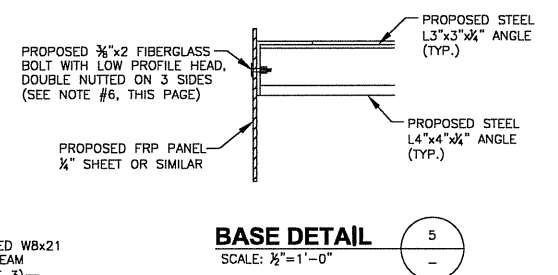
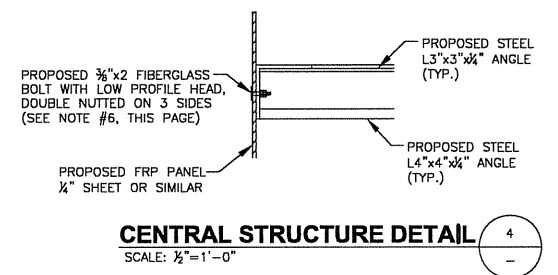
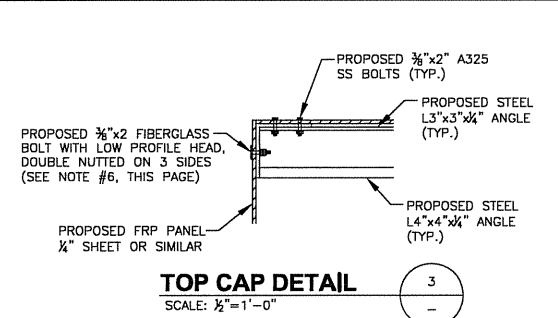




**CHIMNEY PANEL ELEVATION** 1  
SCALE: 1/2"=1'-0"



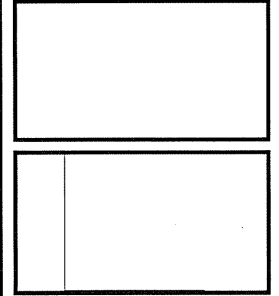
**CHIMNEY INTERIOR SECTION** 2  
SCALE: 1/2"=1'-0"



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**APPROVALS**

LANDLORD \_\_\_\_\_

LEASING \_\_\_\_\_

R.F. \_\_\_\_\_

ZONING \_\_\_\_\_

CONSTRUCTION \_\_\_\_\_

A/E \_\_\_\_\_

PROJECT NO: 4PB-0247-A

DRAWN BY: MAP

CHECKED BY: PLM

**SUBMITTALS**

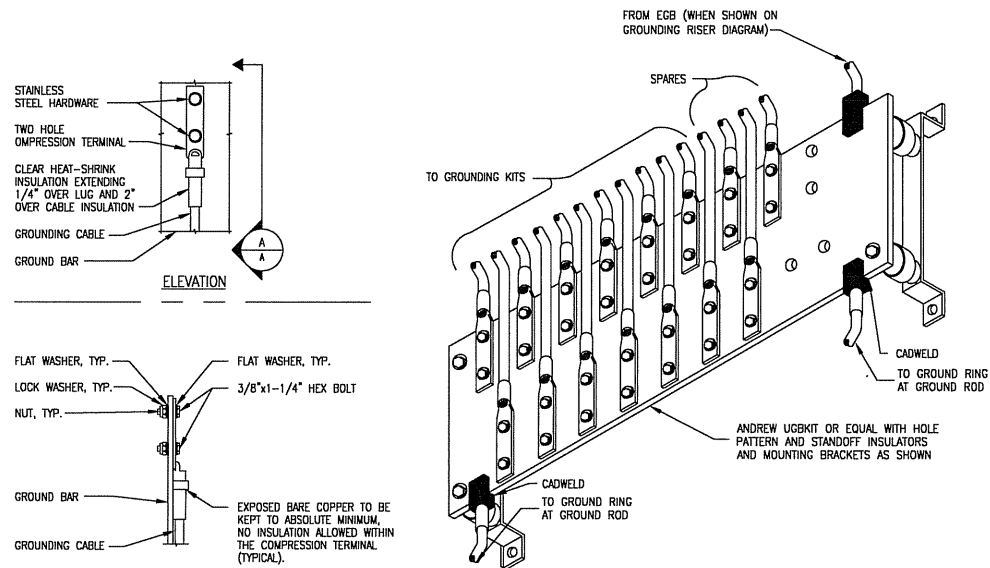
NO.	DATE	DESCRIPTION
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4PB-0247-A  
ROOSEVELT ARMS  
226 STEVENS AVENUE  
PORTLAND, ME 04102

SHEET TITLE  
**STRUCTURAL DETAILS**

SHEET NUMBER  
**S-4**

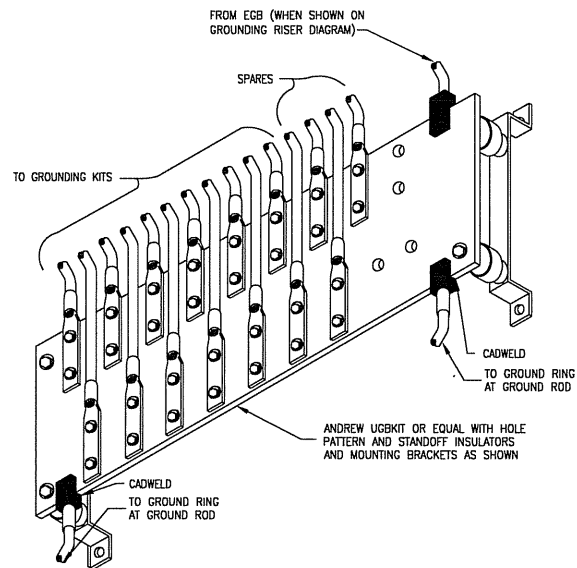


- NOTES:
- "DOUBLING UP" OR "STACKING" OF CONNECTION IS NOT PERMITTED.
  - OXIDE INHIBITING COMPOUND TO BE USED AT ALL LOCATIONS.
  - CADWELL DOWNLEADS FROM UPPER EGB, LOWER EGB AND MGB.

**TYPICAL GROUND BAR CONNECTIONS DETAIL**

SCALE: N.T.S.

1  
E-1

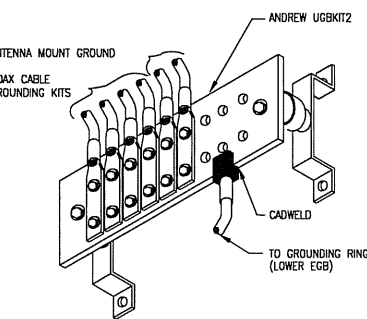


**MASTER GROUND BAR (MGB)**

SCALE: N.T.S.

2  
E-1

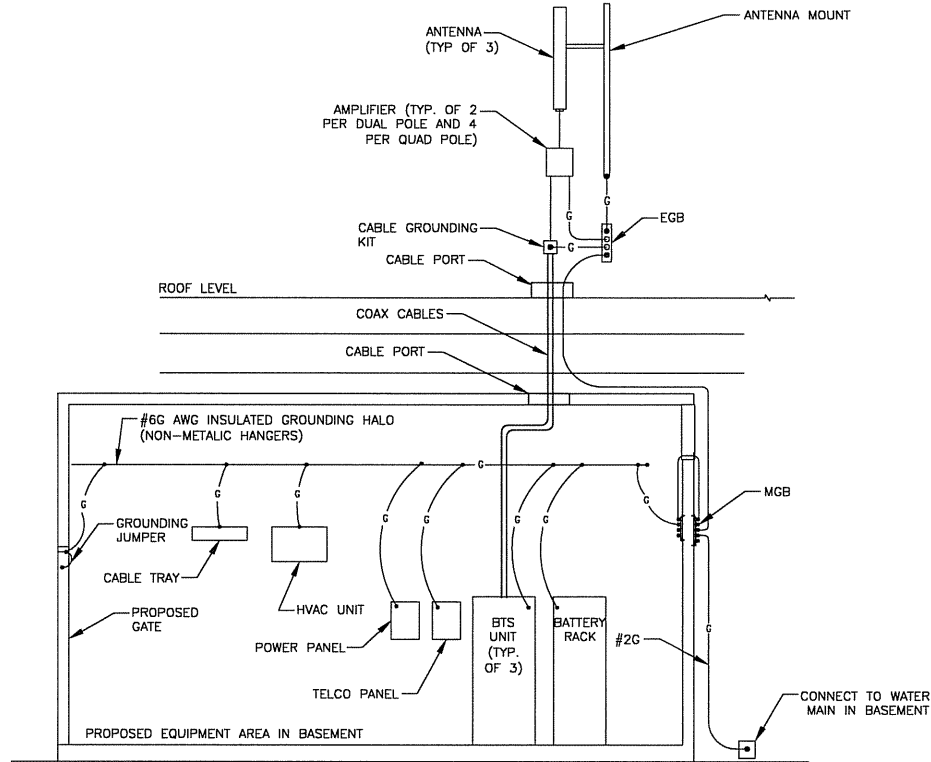
PANEL NAME/LOCATION: MDP/EQUIPMENT ROOM									
MAIN: 150A, 2P CIRCUIT BREAKER 42					MOUNTING: SURFACE				
VOLTAGE/PHASE: 120/240, 1Ø/3Ø					MANUFACTURER: GENERAL ELECTRIC OR EQUAL				
PANEL TYPE: TH(H)OL-BOLTON									
CKT No.	BRKR No.	P	LOAD DESCRIPTION	KVA	BRANCH CKT	BRANCH CKT	KVA	LOAD DESCRIPTION	BRKR No.
1	20	1	LIGHTING		2Ø12, 1Ø12G, 3/4" C	2Ø12, 1Ø12G, 3/4" C		TWISTLOCK RECEPT.	1
3	20	1	RECEPTACLES		2Ø12, 1Ø12G, 3/4" C		SPARE	20	
5	20	2	HVAC 1 1/2 TON		3Ø12, 1Ø12G, 3/4" C	3Ø12, 1Ø12G, 3/4" C		CU-1	
7	20	2							
9	15		SPARE						
11	10	2	BTS-CABLE 1		3Ø12, 1Ø12G				
13	10	2							
15	10	2	BTS-CABLE 3		3Ø12, 1Ø12G				
17	10	2							
19	10	2	BTS-CABLE 1		3Ø12, 1Ø12G				
21	10	2							
23	10	2	BTS-CABLE 3		3Ø12, 1Ø12G				
25	10	2							
27	10	2	BTS-CABLE 1		3Ø12, 1Ø12G				
29	10	2							
31	10	2	BTS-CABLE 3		3Ø12, 1Ø12G				
33	10	2							
35	10	1	SMOKE DETECTOR		2Ø12, 1Ø12G, 3/4" C		SPARE	10	
37	10	1	HEAT DETECTOR		2Ø12, 1Ø12G, 3/4" C		SPARE	10	
39	10		SPARE						
41	10								



**EQUIPMENT GROUND BAR (EGB)**

SCALE: N.T.S.

3  
E-1



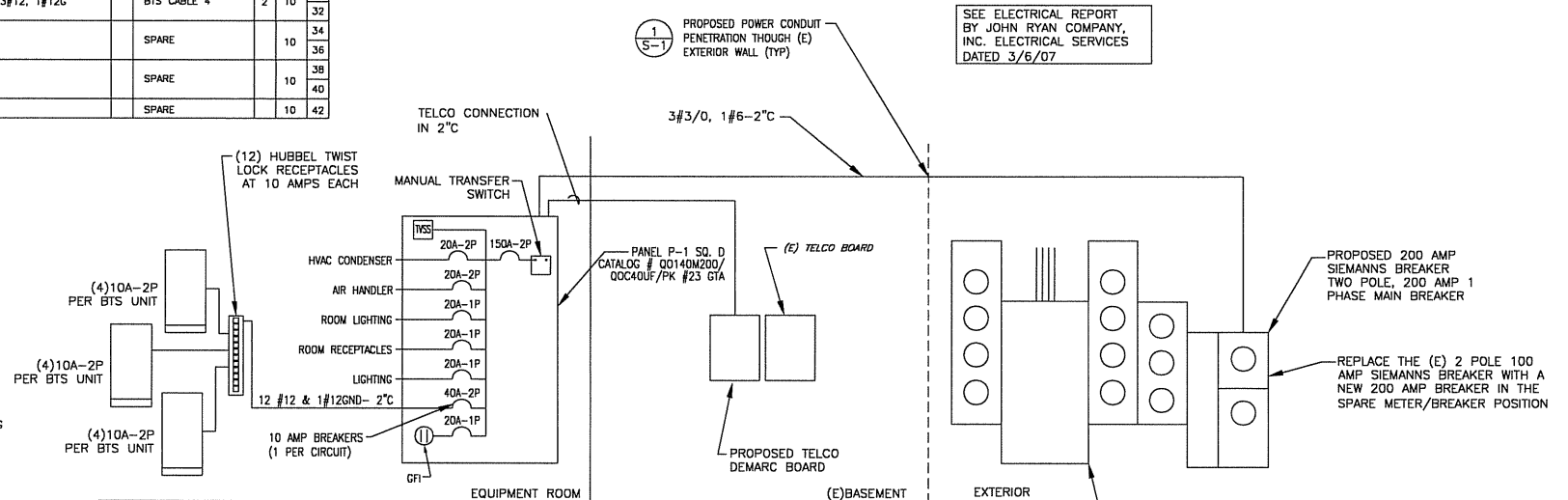
**SCHEMATIC GROUNDING DIAGRAM**

SCALE: N.T.S.

4  
E-1

NOTE: UNRATED STANDARD COAXIAL CABLE MAY BE USED.

SEE ELECTRICAL REPORT BY JOHN RYAN COMPANY, INC. ELECTRICAL SERVICES DATED 3/6/07



**POWER/TELCO RISER DIAGRAM**

SCALE: N.T.S.

5  
E-1

**ELECTRICAL LEGEND**

- NEW PANEL BOARD, SURFACE MOUNTED
- EXISTING PANEL BOARD, SURFACE MOUNTED
- DRY TYPE TRANSFORMER
- METER
- CIRCUIT BREAKER
- NON-FUSIBLE DISCONNECT SWITCH, MOUNTED 34" A.F.F.
- FUSIBLE DISCONNECT SWITCH, MOUNTED 34" A.F.F.
- TRANSIENT VOLTAGE SURGE SUPPRESSOR WITH BUILT-IN FUSES, SURFACE MOUNTED
- DUPLEX OUTLET, SURFACE MOUNTED, 20 AMPS, 125 VOLTS, SINGLE PHASE
- JUNCTION BOX, SURFACE MOUNTED 18" A.F.F.
- EXPOSED WIRING
- HOME RUNS, MINIMUM 2Ø10 + 1Ø10G IN 3/4" CONDUIT U.O.N.
- A.F.F. ABOVE FINISHED FLOOR
- U.O.N. UNLESS OTHERWISE NOTED
- WP WEATHERPROOF
- GF1 GROUND FAULT INTERRUPTER
- A AMPERE
- V VOLT
- KWH KILOWATT - HOUR
- C CONDUIT
- GRC GALVANIZED RIGID CONDUIT
- G GROUND
- GROUND
- MGB MASTER GROUND BAR
- EGB EQUIPMENT GROUND BAR
- GROUND COPPER WIRE, SIZE AS NOTED
- EXPOSED WIRING
- COAXIAL CABLE
- 5/8"Ø COPPER CLAD STAINLESS STEEL GROUND ROD
- PPC POWER PROTECTION CABINET
- OMN-DIRECTIONAL ELECTRONIC MARKER SYSTEM (EMS) BALL
- MECHANICAL CONNECTION
- CADWELD CONNECTION
- MECHANICAL CONNECTION
- CADWELD CONNECTION

**ELECTRICAL & GROUNDING NOTES:**

- ALL ELECTRICAL WORK SHALL CONFORM TO THE REQUIREMENTS OF THE NATIONAL ELECTRICAL CODE (NEC) AS WELL AS APPLICABLE STATE AND LOCAL CODES.
- ALL ELECTRICAL MATERIALS SHALL BE U.L. APPROVED OR LISTED AND PROCURED PER SPECIFICATION REQUIREMENTS.
- THE ELECTRICAL WORK INCLUDES ALL LABOR AND MATERIAL DESCRIBED BY DRAWINGS AND SPECIFICATIONS INCLUDING ENVIRONMENTAL WORK TO PROVIDE COMPLETE OPERATING AND APPROVED ELECTRICAL SYSTEM.
- GENERAL CONTRACTOR SHALL PAY FEES FOR PERMITS, AND IS RESPONSIBLE FOR OBTAINING AND PERMITS AND COORDINATION OF INSPECTIONS.
- ELECTRICAL AND TELCO WIRING OUTSIDE A BUILDING AND EXPOSED TO WEATHER SHALL BE IN WATER TIGHT GALVANIZED STEEL CONDUITS OR SCHEDULE 80 PVC (AS PERMITTED BY CODE) AND WHERE REQUIRED SHALL BE FLEXIBLE METAL OR NONMETALLIC CONDUITS.
- BURIED CONDUIT SHALL BE SCHEDULE 40 PVC.
- ELECTRICAL WIRING SHALL BE COPPER WITH TYPE XHHW, THWN, OR THHN INSULATION.
- RUN ELECTRICAL CONDUIT OR CABLE BETWEEN ELECTRICAL UTILITY DEMARCATION POINT AND PROJECT OWNER CELL SITE PPC AS INDICATED ON THIS DRAWING. PROVIDE FULL LENGTH FULL ROPE. COORDINATE INSTALLATION WITH UTILITY COMPANY.
- RUN TELCO CONDUIT OR CABLE BETWEEN TELEPHONE UTILITY DEMARCATION POINT AND PROJECT OWNER CELL SITE TELCO SERVICE CABINET AS UNDERGROUND USE PVC, SCHEDULE 40 CONDUIT. ABOVE THE GROUND PORTION OF THESE CONDUITS SHALL BE PVC CONDUIT. PROVIDE FULL LENGTH FULL ROPE. INSTALL TELCO CONDUIT. PROVIDE GREENLEE CONDUIT MEASURING TAPE AT EACH END.
- WHERE CONDUIT BETWEEN BTS AND PROJECT OWNER CELL SITE PPC AND BETWEEN BTS AND PROJECT OWNER CELL SITE TELCO SERVICE CABINET ARE UNDERGROUND USE PVC, SCHEDULE 40 CONDUIT. ABOVE THE GROUND PORTION OF THESE CONDUITS SHALL BE PVC CONDUIT.
- ALL EQUIPMENT LOCATED OUTSIDE SHALL HAVE NEMA 3R ENCLOSURE.
- PPC SUPPLIED BY PROJECT OWNER.
- GROUNDING SHALL COMPLY WITH NEC ART. 250. ADDITIONALLY, GROUNDING, BONDING AND LIGHTNING PROTECTION SHALL BE DONE IN ACCORDANCE WITH T-MOBILE BTS SITE GROUNDING STANDARDS.
- GROUND CONDUIT CABLE SHIELDS MINIMUM AT BOTH ENDS USING MANUFACTURERS COAX CABLE GROUNDING WIRE SUPPLIED BY PROJECT OWNER.
- USE #8 COPPER STRANDED WIRE WITH GREEN COLOR INSULATION FOR ABOVE GRADE GROUNDING (UNLESS OTHERWISE SPECIFIED) AND #2 SOLID BARE COPPER WIRE FOR BELOW GRADE GROUNDING AS INDICATED ON THE DRAWING.
- ALL GROUND CONNECTIONS TO BE BURIED HYGROUND COMPRESSION TYPE CONNECTORS OR CADWELD EXOTHERMIC WELD. DO NOT ALLOW BARE COPPER WIRE TO BE IN CONTACT WITH GALVANIZED STEEL.
- ROUTE GROUNDING CONDUCTORS ALONG THE SHORTEST AND STRAIGHTEST PATH POSSIBLE, EXCEPT AS OTHERWISE INDICATED. GROUNDING LEADS SHOULD NEVER BE BENT AT RIGHT ANGLE. ALWAYS MAKE AT LEAST 12" RADIUS BENDS. #6 WIRE CAN BE BENT AT 6" RADIUS WHEN NECESSARY. BOND ANY METAL OBJECTS WITHIN 6 FEET OF PROJECT OWNER EQUIPMENT OR CABINET TO MASTER GROUND BAR OR GROUNDING RING.
- CONNECTIONS TO GROUND BARS SHALL BE MADE WITH TWO HOLE COMPRESSION TYPE COPPER LUGS. APPLY OXIDE INHIBITING COMPOUND TO ALL LOCATIONS.
- APPLY OXIDE INHIBITING COMPOUND TO ALL COMPRESSION TYPE GROUND CONNECTIONS.
- CONTRACTOR SHALL PROVIDE AND INSTALL OMNIDIRECTIONAL ELECTRONIC MARKER SYSTEM (EMS) BALLS OVER EACH GROUND ROD AND BONDING POINT BETWEEN TOWER MONOPOLE GROUNDING RING AND EQUIPMENT GROUNDING RING.
- CONTRACTOR SHALL TEST COMPLETED GROUND SYSTEM AND RECORD RESULTS FOR PROJECT CLOSE-OUT DOCUMENTATION. 5 OHMS MINIMUM RESISTANCE REQUIRED.
- CONTRACTOR SHALL CONDUCT ANTENNA, COAX, AND LNA RETURN LOSS AND DISTANCE-TO-FAULT MEASUREMENTS (SWEEP TESTS) AND RECORD RESULTS FOR PROJECT CLOSE-OUT.

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ZONING \_\_\_\_\_

CONSTRUCTION \_\_\_\_\_

A/E \_\_\_\_\_

PROJECT NO: 4PB-0247-A

DRAWN BY: MAP

CHECKED BY: PLM

0 03/12/07 CONSTRUCTION

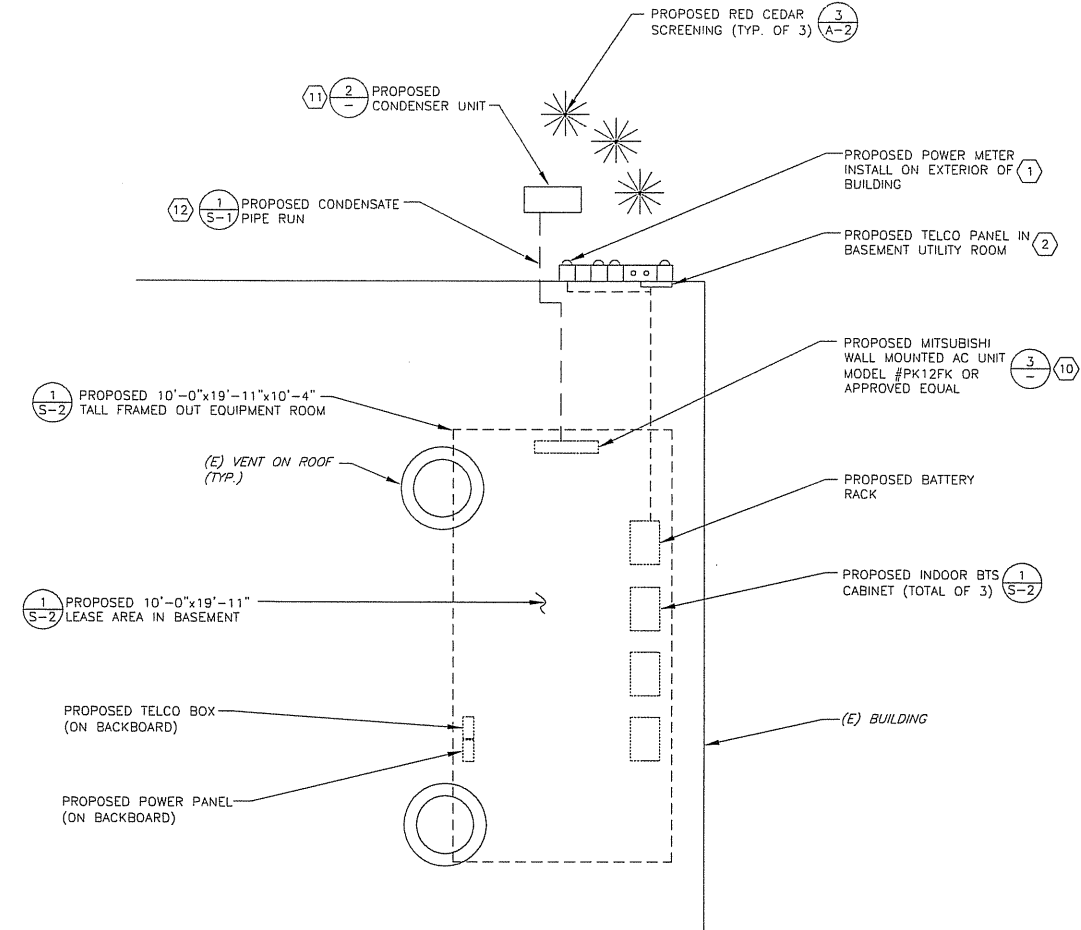
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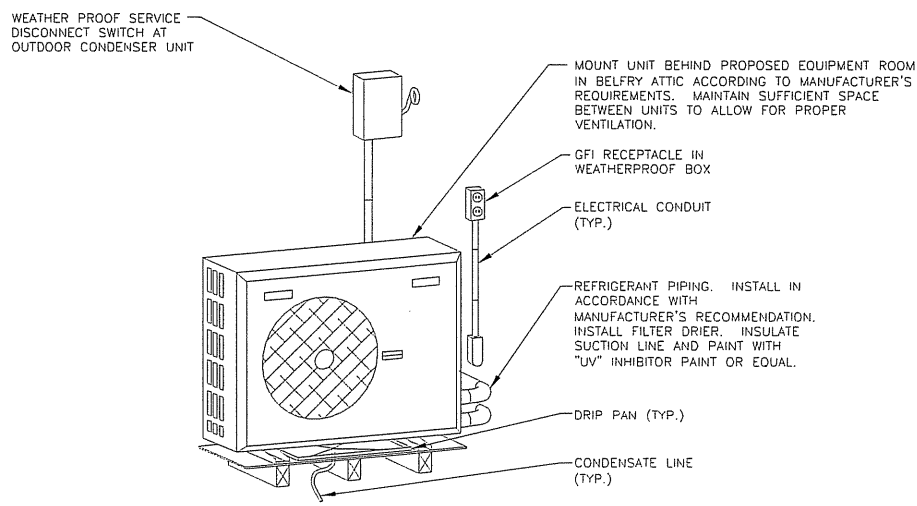
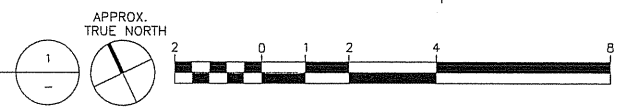
SHEET TITLE  
ELECTRICAL AND  
GROUNDING NOTES,  
PLAN, RISER AND  
DETAILS

SHEET NUMBER  
E-1

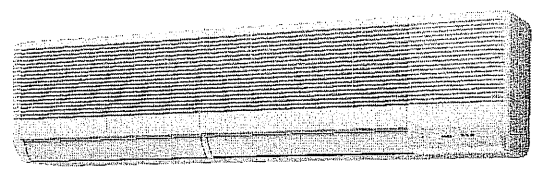




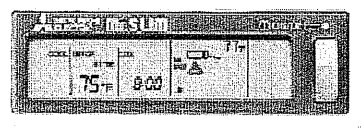
**EQUIPMENT LAYOUT**  
SCALE: 1/2" = 1'



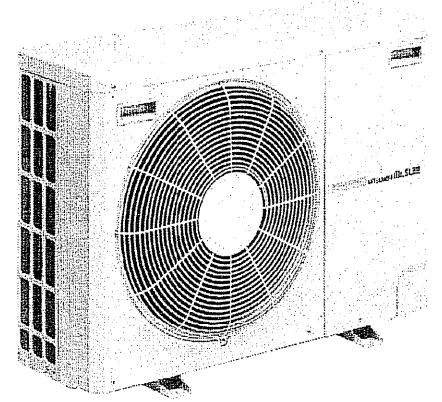
**CONDENSER UNIT LAYOUT**  
SCALE: N.T.S.



**INDOOR WALL UNIT**  
SCALE: N.T.S.



**REMOTE CONTROLLER**  
SCALE: N.T.S.



**OUTDOOR CONDENSING UNIT**  
SCALE: N.T.S.

**HVAC EQUIPMENT SCHEDULE:**

<b>AIR HANDLER:</b>	
MANUFACTURER:	MITSUBISHI ELECTRIC
COOLING (BTU/HR):	12,500
NOMINAL TONS:	1
AIR HANDLER MODEL:	PK12FK
AIR HANDLER SYMBOL:	AHU-1
VOLTAGE:	208/115/1
<b>CONDENSER:</b>	
MANUFACTURER:	MITSUBISHI ELECTRIC
COOLING (BTU/HR):	12,500
NOMINAL TONS:	1
CONDENSER MODEL:	PU12EK
CONDENSER SYMBOL:	CU-1
VOLTAGE:	208/115/1
<b>CONDENSATE PUMP:</b>	
VENDOR:	MITSUBISHI ELECTRIC
PUMP MODEL:	SI1730-115
PUMP SYMBOL:	CP-1

**EQUIPMENT NOTES:**

AIR CONDITIONING SYSTEM (ADACCU): SPLIT SYSTEM, "MITSUBISHI", PK12FK DUCTLESS INDOOR UNIT (AC) MODEL PK12FK, RATED AT 12,500 BTUH TOTAL COOLING CAPACITY, 350 CFM SUPPLY AIR, 115V-1/0, WITH INTELLIGENT REMOTE CONTROLLER, LOW AMBIENT OPERATION, AND CONDENSATE PUMP WITH A CAPACITY OF 1.45 GPH, AT 16.4 FT HEAD, COMPLETE WITH INTEGRAL FLOAT SWITCH, MOTOR ASSEMBLY AND RESERVOIR, 115-10.

RUN A 1" PVC CONDENSATE LINE FROM THE INDOOR UNIT (AC) AS MANUFACTURER'S INSTRUCTIONS AND LOCAL CODES REQUIRE AND CONNECT TO NEAREST DRAINAGE SYSTEM IN BUILDING.

PROVIDE SUPPORTS AS REQUIRED AND INSTALL AC UNIT AS SHOWN ON DRAWINGS.

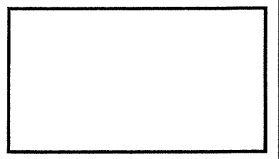
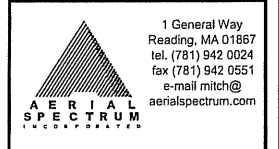
AIR COOLED CONDENSING UNIT (ACCU), LOCATED ON SIDE OF BUILDING, ON PRECAST PAD, MODEL PU12EK, 208V-1/0. PROVIDE PRE-CHARGED PRE-INSULATED REFRIGERANT LINE SETS (CONNECTING THE INDOOR AND OUTDOOR UNITS) IN PROPER LENGTHS FOR APPLICATION (SEE SPECIFICATIONS).

**MECHANICAL NOTES:**

- PART 1 - GENERAL**
- 1.01 SYSTEM DESCRIPTION  
THE AIR CONDITIONING SYSTEM SHALL BE A MITSUBISHI ELECTRIC PK SPLIT SYSTEM SERIES. THE SYSTEM SHALL CONSIST OF A SLIM SILHOUETTE, COMPACT WALL MOUNTED EVAPORATOR SECTION WITH WIRED CONTROL. SYSTEM MODEL NUMBER PK12FK. THESE SYSTEM MODEL NUMBERS INCLUDE THE PU SERIES HORIZONTAL DISCHARGE, SINGLE PHASE OUTDOOR UNIT.
- 1.02 QUALITY ASSURANCE  
A. THE UNITS SHALL BE LISTED BY ELECTRICAL LABORATORIES (ETL) AND BEAR THE ETL LABEL.  
B. ALL WIRING SHALL BE IN ACCORDANCE WITH THE NATIONAL ELECTRICAL CODE (N.E.C.).  
C. THE UNITS SHALL BE RATED IN ACCORDANCE WITH ARI STANDARD 210 AND BEAR THE ARI LABEL.  
D. THE UNITS SHALL BE MANUFACTURED IN A FACILITY REGISTERED TO ISO 9001 AND ISO 14001 WHICH IS A SET OF STANDARDS APPLYING TO ENVIRONMENTAL PROTECTION SET BY THE INTERNATIONAL STANDARD ORGANIZATION (ISO).  
E. A FULL CHARGE OF R-22 FOR 100 FEET OF REFRIGERANT TUBING SHALL BE PROVIDED IN THE CONDENSING UNIT.  
F. A DRY AIR HOLDING CHARGE SHALL BE PROVIDED IN THE EVAPORATOR.  
G. SYSTEM EFFICIENCY SHALL MEET OR EXCEED 10.0 SEER.  
1.03 DELIVERY, STORAGE AND HANDLING  
A. UNIT SHALL BE STORED AND HANDLED ACCORDING TO THE MANUFACTURER'S RECOMMENDATION.  
B. THE WIRED CONTROLLER SHALL BE SHIPPED INSIDE THE CARTON WITH THE INDOOR UNIT AND ABLE TO WITHSTAND 105° F STORAGE TEMPERATURES AND 95% RELATIVE HUMIDITY.
- PART 2 - WARRANTY**
- 2.01 THE UNITS SHALL HAVE A MANUFACTURER'S WARRANTY FOR A PERIOD OF ONE (1) YEAR FROM DATE OF INSTALLATION. THE COMPRESSOR SHALL HAVE A WARRANTY OF SIX (6) YEARS FROM DATE OF INSTALLATION. IF, DURING THIS PERIOD, ANY PART SHOULD FAIL TO FUNCTION PROPERLY DUE TO DEFECTS IN WORKMANSHIP OR MATERIAL, IT SHALL BE REPLACED OR REPAIRED AT THE DISCRETION OF THE MANUFACTURER. THIS WARRANTY DOES NOT INCLUDE LABOR.  
2.02 MANUFACTURER SHALL HAVE FIFTEEN YEARS EXPERIENCE IN THE U.S. MARKET.
- PART 3 - PERFORMANCE**
- 3.01 EACH SYSTEM SHALL PERFORM IN ACCORDANCE TO THE RATINGS SHOWN IN THE TABLE BELOW.  
3.02 PERFORMANCE SHALL BE BASED ON 87° FWB, 60° FDB FOR THE INDOOR UNIT AND 95° FDB, 75° FWB FOR THE OUTDOOR UNIT.
- PART 4 - PRODUCTS**
- 4.01 INDOOR UNIT.  
A. GENERAL:  
THE INDOOR UNIT SHALL BE FACTORY ASSEMBLED, WIRED AND RUN TESTED. CONTAINED WITHIN THE UNIT SHALL BE ALL FACTORY WIRING, PIPING, CONTROL CIRCUIT BOARD AND FAN MOTOR. THE UNIT SHALL HAVE A SELF-DIAGNOSTIC FUNCTION, 3-MINUTE TIME DELAY MECHANISM, AN AUTO RESTART FUNCTION, AND A TEST RUN SWITCH. INDOOR UNIT AND REFRIGERANT PIPES WILL BE CHARGED WITH DRY AIR INSTEAD OF R22 BEFORE SHIPMENT FROM THE FACTORY.  
B. UNIT CABINET:  
1. THE CABINET SHALL HAVE A WHITE FINISH.  
2. MULTI DIRECTIONAL DRAIN AND REFRIGERANT PIPING OFFERING FOUR (4) DIRECTIONS FOR REFRIGERANT PIPING AND TWO (2) DIRECTIONS FOR DRAINING SHALL BE STANDARD.  
3. THERE SHALL BE A SEPARATE BACK PLATE WHICH SECURES THE UNIT FIRMLY TO THE WALL.  
C. FAN:  
1. THE EVAPORATOR FAN SHALL BE AN ASSEMBLY WITH A LINE-FLOW FAN DIRECT DRIVEN BY A SINGLE MOTOR.  
2. THE FAN SHALL BE STATICALLY AND DYNAMICALLY BALANCED AND RUN ON A MOTOR WITH PERMANENTLY LUBRICATED BEARINGS.  
3. A MANUAL ADJUSTABLE FLOW VANE SHALL BE PROVIDED WITH THE ABILITY TO CHANGE THE AIRFLOW FROM SIDE TO SIDE LEFT OR RIGHT.  
4. A MOTORIZED AIR SWEEP FLOW LOUVER SHALL PROVIDE AN AUTOMATIC CHANGE IN AIRFLOW BY DIRECTING THE AIR UP AND DOWN TO PROVIDE FOR UNIFORM AIR DISTRIBUTION.  
5. THE INDOOR FAN SHALL CONSIST OF TWO (2) SPEEDS, HIGH AND LOW.  
D. FILTER:  
1. RETURN AIR SHALL BE FILTERED BY MEANS OF AN EASILY REMOVABLE WASHABLE FILTER.  
E. COIL:  
1. THE EVAPORATOR COIL SHALL BE OF NONFERROUS CONSTRUCTION WITH SMOOTH PLATE FINNS ON COPPER TUBING.  
2. ALL TUBE JOINTS SHALL BE BRAZED WITH PHOSPHOR OR SILVER ALLOY.  
3. THE COILS SHALL BE PRESSURE TESTED AT THE FACTORY.  
4. A CONDENSATE PAN AND DRAIN SHALL BE PROVIDED UNDER THE COIL.  
F. ELECTRICAL:  
1. THE UNIT ELECTRICAL POWER SHALL BE 115 VOLTS, 1 PHASE, 60 HERTZ.  
2. THE SYSTEM SHALL BE CAPABLE OF SATISFACTORY OPERATION WITHIN VOLTAGE LIMITS OF 103 VOLTS TO 127 VOLTS.  
3. THE INDOOR UNIT SHALL NOT HAVE ANY SUPPLEMENTAL ELECTRICAL HEAT ELEMENTS.  
G. CONTROL:  
1. THIS UNIT SHALL HAVE A WIRED CONTROLLER TO PERFORM INPUT FUNCTIONS NECESSARY TO OPERATE THE SYSTEM.  
2. THE CONTROLLER SHALL CONSIST OF AN ON-OFF SWITCH, COOL/DRY/FAN SELECTOR, THERMOSTAT SETTING, TIMER MODE, HIGH/LOW FAN SPEED, AUTO VANE SELECTOR, TEST RUN SWITCHING AND CHECK MODE SWITCHING.  
3. TEMPERATURE CHANGES SHALL BE BY 2° F INCREMENTS WITH A RANGE OF 65 - 87° F.  
4. THE CONTROL SYSTEM SHALL CONSIST OF TWO (2) MICROPROCESSORS INTERCONNECTED BY A SINGLE NON-POLAR TWO WIRE CABLE.  
5. WIRING SHALL RUN DIRECT FROM THE INDOOR UNIT TO THE CONTROLLER WITH NO SPLICES.  
6. MANUFACTURER SHALL PROVIDE 2 CONDUCTOR 18 GA. STRANDED WIRE FOR CONNECTION TO REMOTE CONTROLLER.  
7. THE MICROPROCESSOR LOCATED IN THE INDOOR UNIT SHALL HAVE THE CAPABILITY OF SENSING RETURN AIR TEMPERATURE AND INDOOR COIL TEMPERATURE, RECEIVING AND PROCESSING COMMANDS FROM THE WIRED CONTROLLER, PROVIDING EMERGENCY OPERATION AND CONTROLLING THE OUTDOOR UNIT.  
8. NORMAL OPERATION OF THE REMOTE CONTROLLER PROVIDES INDIVIDUAL SYSTEM CONTROL IN WHICH ONE REMOTE CONTROLLER AND ONE INDOOR UNIT ARE INSTALLED IN THE SAME ROOM.  
9. THE CONTROLLER SHALL HAVE THE CAPABILITY OF CONTROLLING UP TO A MAXIMUM OF FIFTY (50) SYSTEMS AT A MAXIMUM DEVELOPED CONTROL CABLE DISTANCE OF 1,650 FEET.  
10. THE CONTROL VOLTAGE FROM THE CONTROLLER TO THE INDOOR UNIT SHALL BE 12 VOLTS, DC.  
11. THE CONTROL VOLTAGE BETWEEN THE INDOOR UNIT AND THE OUTDOOR UNIT SHALL BE 12 VOLTS, DC.  
12. THE SYSTEM SHALL BE CAPABLE OF AUTOMATIC RESTART WHEN POWER IS RESTORED AFTER POWER INTERRUPTION.  
13. THE SYSTEM SHALL INCLUDE SELF-DIAGNOSTICS INCLUDING TOTAL HOURS OF COMPRESSOR RUN TIME.  
14. THE MICROPROCESSOR WITHIN THE WALL MOUNTED REMOTE CONTROLLER SHALL PROVIDE AUTOMATIC COOLING, DISPLAY SET POINT AND ROOM TEMPERATURE, 24 HOUR ON/OFF TIMER SO THAT AUTOMATIC OPERATION FUNCTION DISPLAY, CHECK MODE FOR MEMORY OF MOST RECENT PROBLEM.  
15. CONTROL SYSTEM SHALL CONTROL THE CONTINUED OPERATION OF THE AIR SWEEP LOUVERS, AS WELL AS PROVIDE ON/OFF AND SYSTEM MODE FUNCTION SWITCHING.  
16. THE CONTROLLER SHALL HAVE THE CAPABILITY TO PROVIDE SEQUENTIAL STARTING WITH UP TO FIFTY SECONDS DELAY.  
17. TWO REMOTE CONTROLLERS CAN BE USED TO CONTROL ONE UNIT.
- 4.02 OUTDOOR UNIT  
A. GENERAL. THE OUTDOOR UNIT IS DESIGNED SPECIFICALLY FOR USE WITH PK SERIES INDOOR UNITS. THESE UNITS ARE EQUIPPED WITH A CIRCUIT BOARD THAT INTERFACES TO THE PK INDOOR UNIT AND PERFORM ALL FUNCTIONS NECESSARY FOR OPERATION. THE UNIT MUST HAVE A POWDER COATED FINISH. THE OUTDOOR UNIT SHALL BE COMPLETELY FACTORY ASSEMBLED, PIPED AND WIRED. EACH UNIT MUST BE RUN TESTED AT THE FACTORY.  
B. UNIT CABINET:  
1. THE CABINET SHALL BE FABRICATED OF GALVANIZED STEEL, BONDENRIZED AND FINISHED WITH A POWDER COATED BAKED ENAMEL.  
C. FAN:  
1. THE UNIT SHALL BE FURNISHED WITH EITHER ONE OR TWO DIRECT DRIVE PROPELLER TYPE FANS.  
2. THE MOTOR SHALL HAVE INHERENT PROTECTION. BE PERMANENTLY LUBRICATED BEARINGS.  
3. THE FAN MOTOR SHALL BE MOUNTED FOR QUIET OPERATION.  
4. THE FAN SHALL BE PROVIDED WITH A RAISED GUARD TO PREVENT CONTACT WITH MOVING PARTS.  
5. THE OUTDOOR UNIT SHALL HAVE A HORIZONTAL DISCHARGE AIRFLOW.  
D. COIL:  
1. THE CONDENSER COIL SHALL BE OF NONFERROUS CONSTRUCTION WITH LANCED OR CORRUGATED PLATE FINNS ON COPPER TUBING.  
2. THE COIL SHALL BE PROTECTED WITH AN INTEGRAL METAL GUARD.  
3. REFRIGERANT FLOW FROM THE CONDENSER SHALL BE CONTROLLED BY MEANS OF A METERING ORIFICE.  
E. COMPRESSOR:  
1. THE COMPRESSOR SHALL BE A HIGH PERFORMANCE ROTARY.  
2. A CRANKCASE HEATER SHALL BE FACTORY MOUNTED ON THE OUTSIDE OF THE COMPRESSOR.  
3. THE OUTDOOR UNIT SHALL HAVE AN ACCUMULATOR.  
4. THE COMPRESSOR WILL BE EQUIPPED WITH AN INTERNAL THERMAL OVERLOAD.  
5. THE COMPRESSOR SHALL BE A HIGH PERFORMANCE ROTARY.  
6. A CRANKCASE HEATER SHALL BE FACTORY MOUNTED ON THE OUTSIDE OF THE COMPRESSOR.  
7. THE OUTDOOR UNIT SHALL HAVE AN ACCUMULATOR.  
8. THE COMPRESSOR WILL BE EQUIPPED WITH AN INTERNAL THERMAL OVERLOAD.  
9. THE OUTDOOR UNIT SHALL HAVE A HIGH PRESSURE SAFETY SWITCH.  
10. THE OUTDOOR UNIT MUST HAVE THE ABILITY TO OPERATE WITH A MAXIMUM HEIGHT DIFFERENCE OF 164 FEET AND HAVE REFRIGERANT TUBING LENGTH OF 164 FEET BETWEEN INDOOR AND OUTDOOR UNITS WITHOUT THE NEED FOR LINE SIZE CHANGES, TRAPS OR ADDITIONAL OIL (130 FEET MAXIMUM FOR PK12 AND PK16).  
11. THE COMPRESSOR SHALL BE MOUNTED TO AVOID THE TRANSMISSION OF VIBRATION.  
12. THE OUTDOOR UNIT SHALL BE CAPABLE OF OPERATING AT 0° F AMBIENT TEMPERATURE W/O ADDITIONAL LOW AMBIENT CONTROLS.  
F. ELECTRICAL:  
1. THE UNIT ELECTRICAL POWER SHALL BE 208/230 VOLTS 1 PHASE, 60 HERTZ.  
2. THE UNIT SHALL BE CAPABLE OF SATISFACTORY OPERATION WITHIN VOLTAGE LIMITS OF 198 VOLTS TO 253 VOLTS.  
3. THE OUTDOOR UNIT SHALL BE CONTROLLED BY THE MICROPROCESSOR LOCATED IN THE INDOOR UNIT.  
4. THE CONTROL VOLTAGE BETWEEN THE INDOOR UNIT AND THE OUTDOOR UNIT SHALL BE 12 VOLTS, DC.

OMNIPONT COMMUNICATIONS, INC.  
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**APPROVALS**

LANDLORD \_\_\_\_\_

LEASING \_\_\_\_\_

R.F. \_\_\_\_\_

ZONING \_\_\_\_\_

CONSTRUCTION \_\_\_\_\_

A/E \_\_\_\_\_

PROJECT NO: 4PB-0247-A

DRAWN BY: MAP

CHECKED BY: PLM

SUBMITTALS	
NO.	DATE
0	03/12/07 CONSTRUCTION

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4PB-0247-A  
ROOSEVELT ARMS  
226 STEVENS AVENUE  
PORTLAND, ME 04102

SHEET TITLE  
MECHANICAL  
DETAILS

SHEET NUMBER  
M-1