

City of Portland, Maine - Building or Use Permit Application

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

PERMIT ISSUED

Permit No: 04-0112	Issue Date: FEB 26 2004	CBE: 190 D006001
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Location of Construction: 51 Sewall St	Owner Name: Rheumatology Realty Associates	Owner Address: 51 Sewall St	Phone: CITY OF PORTLAND
Business Name:	Contractor Name: Maine State Builders	Contractor Address: 245 Warren Ave Portland	Phone: 2077735504
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	Zone: R.P

Past Use: Medical Office	Proposed Use: Medical Office / tenant fit-up	Permit Fee: \$300.00	Cost of Work: \$30,918.00	CEO District: 3
Proposed Project Description: Medical Office / tenant fit-up		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: B Type: BOCA 1999	
		Signature: <i>MM</i>	Signature: <i>[Signature]</i>	
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)				
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input checked="" type="checkbox"/> Denied				
Signature: _____ Date: _____				

Permit Taken By: Idobson	Date Applied For: 02/09/2004	Zoning Approval		
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<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 information may invalidate a building permit and stop all work..</p>	<p>Special Zone or Reviews</p> <p><input type="checkbox"/> Shoreland</p> <p><input type="checkbox"/> Wetland</p> <p><input type="checkbox"/> Flood Zone</p> <p><input type="checkbox"/> Subdivision</p> <p><input type="checkbox"/> Site Plan</p> <p>Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/></p> <p>Date: <i>ok 2/24/04</i></p>	<p>Zoning Appeal</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>Historic Preservation</p> <p><input checked="" type="checkbox"/> Not in District 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>
	<p><i>Separate permits required for any new signage</i></p>		

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 application 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

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Permit No: 04-0112	Date Applied For: 02/09/2004	CBL: 190 D006001
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Location of Construction: 51 Sewall St	Owner Name: Rheumatology Realty Associates	Owner Address: 51 Sewall St	Phone:
Business Name:	Contractor Name: Maine State Builders	Contractor Address: 245 Warren Ave Portland	Phone (207) 773-5504
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	

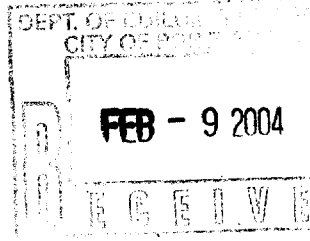
Proposed Use: Medical Office / tenant fit-up	Proposed Project Description: Medical Office / tenant fit-up
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Dept: Zoning **Status:** Approved **Reviewer:** Marge Schmuckal **Approval Date:** 02/24/2004
Note: **Ok to Issue:**

Dept: Building **Status:** Approved **Reviewer:** Tammy Munson **Approval Date:** 02/26/2004
Note: **Ok to Issue:**

Dept: Fire **Status:** Approved with Conditions **Reviewer:** Lt. MacDougal **Approval Date:** 02/25/2004
Note: **Ok to Issue:**

1) the fire alarm system shall be maintained to NFPA 72 standards



All Purpose 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>51 Sewall St Portland</u>		
Total Square Footage of Proposed Structure		Square Footage of Lot
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>190</u> <u>D</u> <u>C06001</u>		Owner: <u>Rheumatology Assoc</u> <u>51 Sewall St</u> <u>Portland Me 04102</u> Telephone:
Lessee/Buyer's Name (If Applicable) <u>Rheumatology Associates</u>		Applicant name, address & telephone: <u>Maine State Builders 773-5504</u> <u>245 Warren Ave Portland</u> Cost Of Work: \$ <u>30,918</u> Fee: \$ <u>300.00</u>
Current use: <u>medical office</u> If the location is currently vacant, what was prior use: <u>N/A</u> Approximately how long has it been vacant: <u>N/A</u> Proposed use: _____ Project description: <u>update Billing office space</u>		
Contractor's name, address & telephone: <u>Maine State Builders 245 Warren Ave Portland</u> Who should we contact when the permit is ready: <u>Bob Davenport 749-1549</u> Mailing address: _____ We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work, with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permit is picked up. PHONE: <u>749-1549</u>		

IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.

I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in this application is issued, I certify that the Code Official's authorized representative shall have the authority to enter all areas covered by this permit at any reasonable hour to enforce the provisions of the codes applicable to this permit.

Signature of applicant: <u>Bob Davenport</u>	Date: <u>2/9/04</u>
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**This is NOT a permit, you may not commence ANY work until the permit is issued.
 If you are in a Historic District you may be subject to additional permitting and fees with the
 Planning Department on the 4th floor of City Hall**



MAINE STATE BUILDERS, INC.

245 WARREN AVENUE, PORTLAND, MAINE 04103

the quiet builder

since 1953

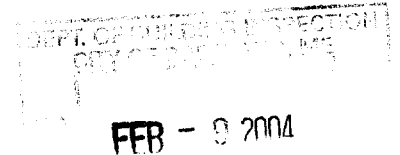
Specifications for

190 D 006

**Interior Renovations for
Rheumatology Associates**

at

**51 Sewall Street
Portland, ME 04102**



January 26, 2004

PHASE I – BILLING OFFICE

1. Remove existing countertop, drawer bases, and carpet. Clean up and haul away all waste and debris.
2. Fabricate an open-top, wall-mounted cable tray, using birch material with a natural finish, and install below the new countertop to support the existing network cables between where they exit the wall and where the new server will be located. Any new or extended cabling shall be by others.
3. Relocate one of the two routers to below the new countertop. Any new or extended cabling shall be by others.
4. Cut hole through the wall for the printer cable and install wire grommets on each side. Any new or extended cabling shall be by others.
5. Fabricate and install new custom P-lam desktops without backsplash, as shown on plan. Support desktops using steel support brackets.
6. Install new carpet, directly glued to concrete floor, on an installed allowance of \$25.00 per square yard. Existing vinyl straight base shall remain.
7. Provide four new duplex electrical power outlets using existing power circuits in the room.

 **COPY**



8. Provide two new light fixtures in lieu of existing lighting at an installed allowance of \$250 each.
9. Provide cabling and termination for two new phone/data stations. Connections at the router/server shall be by others.
10. Paint existing walls with one coat of new finish.

PHASE II – MANAGER’S OFFICE

1. Remove existing upper shelf unit near new door and patch wall as necessary.
2. Cut-in and frame new doorway and install hollow metal door jamb and solid wood birch door with locking lever hardware. Patch-in carpet at threshold.
3. Remove existing sliding glass door and patch-in wall with new framing and sheetrock. Provide sound insulation in new portion of wall.
4. Paint existing walls with one coat of new finish.

PHASE II – NURSES’ WORKSTATIONS, SCHEDULING, CHECK-OUT, AND CHECK-IN

NURSES’ WORKSTATIONS

1. Remove sliding glass doors and soffit above doors at new nurses’ station. Clean up and haul away all waste and debris.
2. Remove wall-mounted light fixtures and patch sheetrock.
3. Construct new wood-frame and sheetrock end walls for sound control, as shown on drawings.
4. Remove approximately half of the suspended ceiling and reinstall new ceiling to blend with remaining. Patch ceiling around new end walls.
5. Fabricate and install a new custom P-lam desktop without backsplash, as shown on plan. Support desktop using steel support brackets.
6. Provide a purchase allowance of \$1,000 for approximately 9 feet of custom-fabricated paper storage cabinets 6 feet tall. Install cabinets.



7. Install new carpet, directly glued to concrete floor, on an installed allowance of \$25.00 per square yard. Existing vinyl straight base shall remain. Provide new vinyl straight base as necessary.
8. Provide two new duplex electrical power outlets using existing power circuits in the room.
9. Provide two new light fixtures in lieu of existing lighting at an installed allowance of \$250 each.
10. Provide cabling and termination for one new phone/data station. Connections at the router/server shall be by others.
11. Provide cabling and terminations for two fax lines. Connections at the telephone interface shall be by others.
12. Paint existing walls with one new coat of finish.

SCHEDULING

13. Provide an allowance of \$600 to relocate fire and/or security panels and devices at wall to be removed near new scheduling station.
14. Demo a portion wall near new scheduling station and finish exposed wall ends with sheetrock. Clean up and haul away all waste and debris.
15. Construct new wood-frame and sheetrock partition to enclose the scheduling station.
16. Provide one opening with sliding glass window and wood trim.
17. Modify ceiling as required around new and removed partitions.
18. Fabricate and install a new custom P-lam desktop without backsplash, as shown on plan. Support desktop using steel support brackets.
19. Provide an allowance of \$500 to fabricate and finish a decorative writing counter outside the sliding glass window, similar to the writing counter at check-in. Install writing counter.
20. Provide a loose P-lam countertop to cap the five 2-drawer file cabinets in corridor.



21. Provide a purchase allowance of \$500 to furnish 6 feet of custom-fabricated upper wall cabinets above the five 2-drawer file cabinets in corridor. Install cabinets.
22. Install new carpet, directly glued to concrete floor, on an installed allowance of \$25.00 per square yard. Existing vinyl straight base shall remain. Provide new vinyl straight base and as necessary.
23. Provide and finish new wood base to blend with existing in waiting room.
24. Provide cabling and termination for one new phone/data station. Connections at the router/server shall be by others.
25. Provide three new duplex electrical power outlets on a new circuit from the electrical panel in the manager's office.
26. Provide one new light fixture in lieu of existing lighting at an installed allowance of \$250 each.
27. Prime all new walls and trim with one coat of primer and one coat of finish paint.
28. Paint existing walls with one coat of finish paint.
29. Provide tack board above countertop.

CHECK-OUT

30. Remove wall-mounted light fixtures on wall and patch sheetrock.
31. Remove existing carpet on both sides of check-out counter. Clean up and haul away all waste and debris.
32. Install new carpet, directly glued to concrete floor, on an installed allowance of \$25.00 per square yard. Existing vinyl straight base shall remain. Provide new base as necessary.
33. Provide one two light fixtures in lieu of existing lighting at an installed allowance of \$250 each.
34. Paint walls with one coat of new finish.



CHECK-IN

35. Remove existing desktop at check-in. Fabricate and install a new custom P-lam desktop without backsplash, as shown on plan. Support desktop using steel support brackets.
36. Lightly sand and apply two coats of new clear finish to the face of the existing writing desk at check-in.
37. Install new carpet, directly glued to concrete floor, on an installed allowance of \$25.00 per square yard. Existing vinyl straight base shall remain. Provide new base as necessary.
38. Provide one new light fixture in lieu of existing lighting at an installed allowance of \$250 each.
39. Paint walls with one coat of new finish.
40. Provide tack board above countertop.

End of Specifications