

**PROJECT TEAM:**

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**ARCHITECT:**

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**GENERAL CONTRACTOR:**

**MECHANICAL/ELECTRICAL ENGINEERS:**

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**TENANT:**

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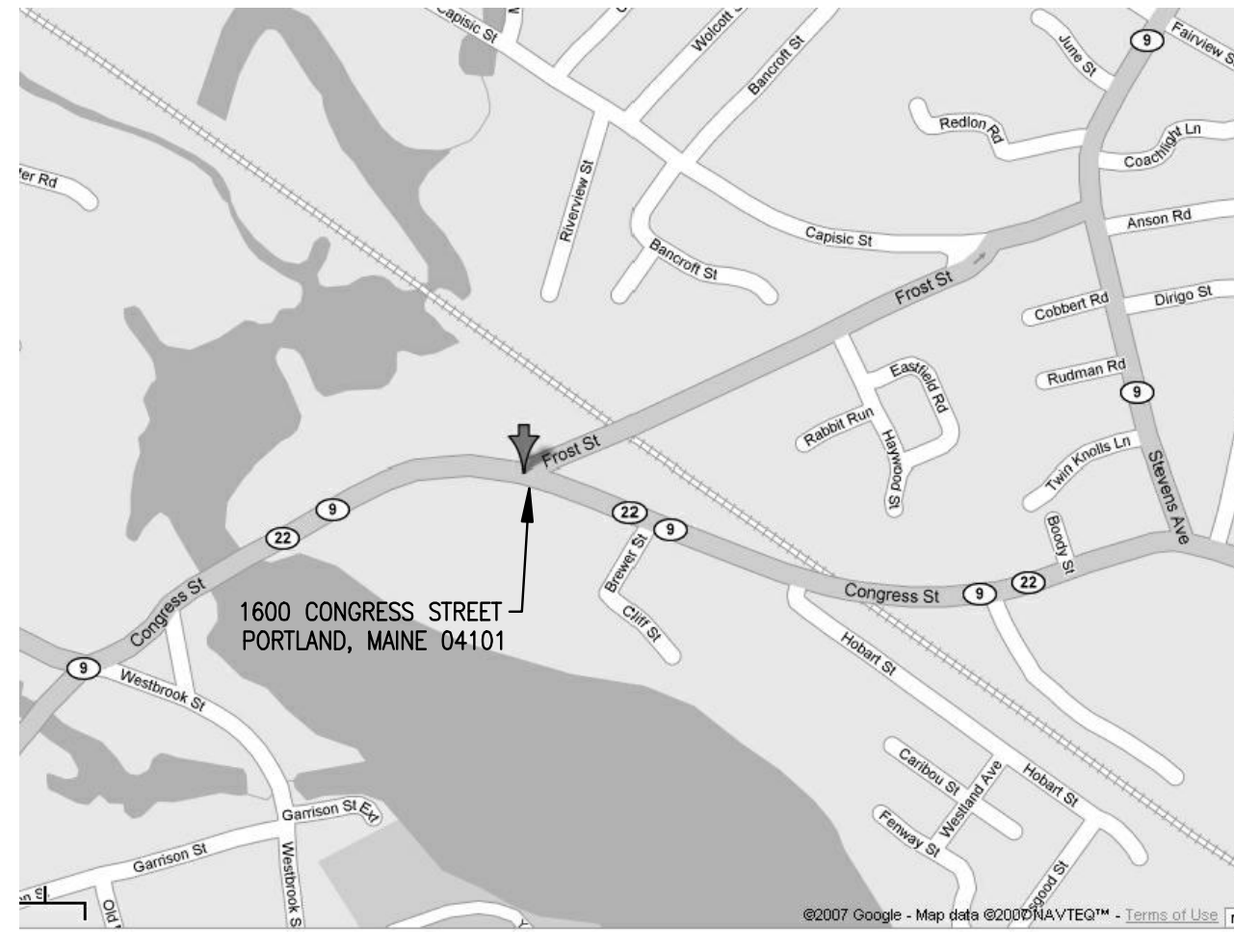
**ABBREVIATIONS:**

A/C	AIR CONDITIONING
ABV	ABOVE
AC	PLAS ACOUSTICAL PLASTER
ACT	ACOUSTIC CEILING TILE
ADD	ADDENDA, ADDENDUM
ADJ	ADJACENT
AFF	ABOVE FINISHED FLOOR
AP	ACCESS PANEL
BCE	BOTTOM CHORD EXTENSION
BD	BOARD
BLP	BORROWED LIGHT PANEL
BO	BOTTOM OF
BOF	BOTTOM OF FOOTING
BOTM	BOTTOM OF STEEL
BS	BOTH SIDES
BSE	BRICK SHELF ELEVATION
C	CHANNEL
CPT	CATCH BASIN, CHALKBOARD
CB	CUBIC FEET PER MINUTE
CFM	CONTROL JOINT; CONSTRUCTION JOINT
CJ	CENTERLINE
CMU	CONCRETE MASONRY UNIT
CT	CERAMIC TILE
CUH	CABINET UNIT HEATER
DF	DRINKING FOUNTAIN
DR	DOOR
DW	DISHWASHER
EJ	EXHAUST FAN; EACH FACE
EJ	EXPANSION JOINT
EPDM	ETHYLENE PROPYLENE DIENE MONOMER
EW	EACH WAY
EWIC	ELECTRIC WATER COOLER
EX	EXISTING
EXG	EXISTING
EXIST	EXISTING
EXT	EXTERIOR
EXTR	EXTERIOR
FB	FLAT BAR
FBO	FURNISHED BY OTHERS
FCD	FLOOR CLEAN-OUT
FD	FLOOR DRAIN
FE	FIRE EXTINGUISHER
FEC	FIRE EXTINGUISHER CABINET
FF	FINISHED FLOOR, FAR FACE
FIN	FINISH(ED)
FIXT	FIXTURE
L	FLOOR
FO	FRAMED OPENING
FOF	FACE OF FINISH
FS	FAR SIDE
GA	GAGE, GAUGE
GB	GRAB BAR
GC	GENERAL CONTRACTOR
GOT	GYP-SUM DROP-IN TILE
GL	GLASS
GWB	GYP-SUM WALL BOARD
H/C	HANDICAPPED; HOLLOW CORE
HDO	HIGH DENSITY OVERLAY
HM	HOLLOW METAL
HOR	HORIZONTAL
HRU	HEAT RECOVERY UNIT
HV	HEATING AND VENTILATING
HVAC	HEATING, VENTILATING AND AIR CONDITIONING
HW	HOT WATER HEATER
ID	INSIDE DIAMETER
IF	INSIDE FACE
U	SOLUTION JOINT
INT	INTERIOR
INTR	INTERIOR
INV	INVERT
JNT	JOINT
L	ANGLE
LH	LONG LEG HORIZONTAL
LV	LONG LEG VERTICAL
LP	LIGHTING PANEL
MD	MEDIUM DENSITY OVERLAY
MDO	MASONRY OPENING
MR	MOISTURE-RESISTANT
MUA	MAKE-UP AIR
NC	NOT IN CONTRACT
NIS	NOT TO SCALE
OC	ON CENTER
OFIC	OUTSIDE FACE; OWNER FURNISHED OWNER FURNISHED AND INSTALLED BY CONTRACTOR
OH	OVERHEAD
OPG	OPENING
OPNG	OPENING
OPP	OPPOSITE
PA	PUBLIC ADDRESS
PAF	POWDER-ACTUATED FASTENER
P	PLATE, PROPERTY LINE
PLAM	PLASTIC LAMINATE
PLAS	PLASTER
PLF	POUNDS PER LINEAR FOOT
PLYWD	PLYWOOD
PP	POWER PANEL
PSF	POUNDS PER SQUARE FOOT
PSI	POUNDS PER SQUARE INCH
PTD	PAINTED, PAPER TOWEL DISPENSER
PTN	PARTITION
PVC	POLYVINYL CHLORIDE
R	RISER; RADIUS
RB	RUBBER BASE
REF	REFRIGERATOR
REFR	REFRIGERATOR
REFRIG	REFRIGERATOR
RD	ROOF DRAIN
RM	ROOM
RO	ROUGH OPENING
RP	REMOVABLE PANEL
RUB-RAL	RUB-RAIL
SC	SOLID CORE
SF	SQUARE FOOT; SUPPLY FAN
SK	SHEAR KEY
SM	SIMILAR
SS	STAINLESS STEEL
ST	STEEL
STL	STANDARD
STR	STRUCTURAL
STRUCT	STRUCTURAL
T	TREAD
T&B	TOP AND BOTTOM
TEB	TEMPORARY BENCHMARK
TCE	TOP CHORD EXTENSION
TJ	TIE JOIST
TO	TOP OF
TOC	TOP OF CONCRETE
TOT	TOP OF FOOTING
TOM	TOP OF MASONRY
TOP	TOP OF PIER
TOS	TOP OF STEEL; TOP OF SLAB
TOW	TOP OF WALL
TPD	TOILET PAPER DISPENSER
TPP	TYPICAL
UH	UNIT HEATER
UNO	UNLESS NOTED OTHERWISE
VB	VAPOR BARRIER
VCT	VINYL COMPOSITION TILE
VERT	VERTICAL
VIF	VERIFY IN FIELD
VP	VISION PANEL
VENT	VENT THROUGH THE ROOF
VWC	VINYL WALL COVERING
W/	WITH
WC	WATER CLOSER
WO	WOOD
WF	WIDE FLANGE
WH	WATER HEATER
WIN	WINDOW
WLB	WALLBOARD, TYPICAL GWB
W/O	WITHOUT
WO	WINDOW OPENING
WP	WORKING POINT
WS	WEB STIFFENER
WFB	WELED WIRE FABRIC

**GENERAL NOTES PERTAINING TO THE CONSTRUCTION AND CONSTRUCTION DOCUMENTATION:**

- THE CONTRACTOR SHALL REVIEW AND DIRECT ALL SUB-CONTRACTORS TO REVIEW ALL DRAWINGS AND SPECIFICATIONS TO ASCERTAIN THE SCOPE OF WORK FOR EACH TRADE PRIOR TO BID. ALL CONTRACTORS SHALL BE RESPONSIBLE FOR ALL DRAWINGS AND SPECIFICATIONS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING ALL MATERIALS AND WORKMANSHIP IN ACCORDANCE WITH FEDERAL, STATE, CITY AND LOCAL BUILDING CODES AND THEIR REQUIREMENTS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING PERMITS AND APPROVALS AS REQUIRED BY THE LOCAL JURISDICTIONAL AUTHORITIES FOR THIS JOB.
- BEFORE COMMENCING WORK, THE CONTRACTOR SHALL VERIFY THAT NO CONFLICTS EXIST IN LOCATIONS OF ANY AND ALL MECHANICAL, ELECTRICAL AND TELEPHONE ITEMS (INCLUDING PIPING, DUCTWORK, LIGHTING AND/OR CONDUIT) AND, THAT ALL REQUIRED CLEARANCES OR INSTALLATIONS FOR ABOVE EQUIPMENT ARE PROVIDED. COORDINATION SHALL BE PERFORMED PRIOR TO CONSTRUCTION.
- THE CONTRACTORS FAILURE TO REPORT ANY DISCREPANCIES WITHIN THESE CONSTRUCTION DOCUMENTS TO THE ARCHITECT WILL NOT BE GROUNDS FOR ADDITIONAL COST OR CHANGE ORDERS.
- IF FIELD CONDITIONS NECESSITATE ANY CHANGES OR MODIFICATIONS, ALL SUCH CHANGES OR MODIFICATIONS SHALL BE APPROVED BY THE ARCHITECT PRIOR TO PERFORMING SUCH CHANGES OR MODIFICATIONS.
- THE CONTRACTOR SHALL PROVIDE FOR THE LEGAL REMOVAL AND DISPOSAL OF ALL RUBBISH AND DEBRIS FROM THE BUILDING AND THE SITE ASSOCIATED WITH THE CONSTRUCTION OF THIS PROJECT.
- THE CONTRACTOR SHALL CARRY ALL COST ASSOCIATED WITH THE CUTTING, PATCHING, REPAIR, AND PREPARATION OF THE EXISTING FLOOR ASSEMBLY. REFERENCE GENERAL REMOVALS NOTES. REFERENCE ALL DRAWINGS, ALL DISCIPLINES.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING WEATHER TIGHT ENCLOSURE THROUGHOUT THE CONSTRUCTION PROCESS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR BUILDING DAMAGE CAUSED BY THE FAILURE OF THIS ENCLOSURE.
- PERTAINING TO THE EXISTING FIRE PROTECTION & SUPPRESSION SYSTEMS:**
  - ANY EXISTING FIRE PROTECTION SYSTEM DISTURBED OR DAMAGED DURING THE CONSTRUCTION IS THE RESPONSIBILITY OF THE CONTRACTOR TO REPLACE AND/OR REPAIR WITH AN EQUAL AND COMPATIBLE PRODUCT. ANY EXISTING FIRE PROTECTION SYSTEM COMPONENT DISTURBED OR DAMAGED PRIOR TO THE CONSTRUCTION MUST BE REPORTED TO THE ARCHITECT, OR OWNER PRIOR TO COMMENCEMENT OF ANY NEW WORK.
  - CONTRACTOR IS TO RECONFIGURE AND/OR MODIFY EXISTING FIRE PROTECTION SYSTEM AS REQUIRED TO MEET THE NEW LAYOUT. NEW ARRANGEMENT OF FIRE PROTECTION SYSTEM TO MEET ALL APPLICABLE CODES. CONTRACTOR IS TO PROVIDE ADDITIONAL EQUIPMENT AND MATERIAL AS REQUIRED.
  - CONTRACTOR IS TO RECONFIGURE AND/OR MODIFY EXISTING FIRE SUPPRESSION SYSTEM AS REQUIRED TO MEET THE NEW LAYOUT. NEW ARRANGEMENT OF FIRE PROTECTION SYSTEM TO MEET ALL APPLICABLE CODES. CONTRACTOR IS TO PROVIDE ADDITIONAL EQUIPMENT AND MATERIAL AS REQUIRED.
- THE TENANT WILL BE OCCUPYING AND OPERATING THE FACILITY WHILE THE FACILITY IS BEING RENOVATED.
  - HOURS OF OPERATION:**
    - MONDAY 5:00 AM TO 9:30 PM
    - TUESDAY 5:00 AM TO 5:00 AM (WEDNESDAY)
    - WEDNESDAY 5:00 AM TO 9:30 PM
    - THURSDAY 5:00 AM TO 5:00 AM (FRIDAY)
    - FRIDAY 5:00 AM TO 9:30 PM
    - SATURDAY 5:00 AM TO 5:00 PM
    - SUNDAY 6:00 PM TO 5:00 AM (MONDAY)
  - THE CONTRACTOR SHALL EXPECT THAT 80% OF THE WORK WILL NEED TO BE COMPLETED OFF HOURS. IT IS ANTICIPATED THAT ONLY 20% OF THE WORK MAY BE COMPLETED DURING THE PRACTICES NORMAL BUSINESS HOURS. THE CONTRACTOR SHALL SCHEDULE ALL LOUD AND DISRUPTIVE OPERATIONS FOR AFTER HOURS. THIS WOULD INCLUDE BUT NOT BE LIMITED TO; LOUD STARTLING NOISES, LOUD LONG DURATION NOISE (I.E. SAW CUTTING OF CONCRETE), OPERATIONS THAT PRODUCE EXCESSIVE DUST AND ANY OPERATIONS PRODUCING FUMES. THE CONTRACTOR AND ALL TRADES SHALL COORDINATE THESE OPERATIONS WITH FRESENIUS PRIOR TO UNDERTAKING THE WORK. THE CONTRACTOR SHALL COORDINATE AND SCHEDULE ALL AFTER HOURS WORK WITH FRESENIUS.

**LOCUS**



**ALTERNATE PRICING ITEMS:**

**ALTERNATE NUMBER 1:** ALL WORK ASSOCIATED WITH THE COMPLETE REMOVAL AND REPLACEMENT OF THE EXISTING NURSE'S STATION. INCLUDES BUT IS NOT LIMITED TO DEMOLITION, CONCRETE SLAB CUTTING AND PATCHING, ARCHITECTURAL CASEWORK, ELECTRICAL, ETC. REFERENCE REMOVALS PLANS, NEW WORK PLANS AND A1.3 FOR ADDITIONAL INFORMATION.

**ALTERNATE NUMBER 2:** THE COMPLETE REMOVAL AND REPLACEMENT OF THE EXISTING VCT FLOOR FINISHES WITHIN CORRIDOR 129. REFERENCE REMOVALS PLANS AND NEW WORK PLANS FOR ADDITIONAL INFORMATION.

**ALTERNATE NUMBER 3:** THE COMPLETE REPLACEMENT OF THE EXISTING VCT WITH ALTRO MAXIS SHEET VINYL WITHIN TREATMENT ROOM 118. THIS WOULD BE ACCOMPLISHED ON A PER PHASE BASIS AND WOULD EXTEND THROUGHOUT THE SPACE.

**ALTERNATE NUMBER 4:** THE COMPLETE REPLACEMENT OF THE EXISTING VCT WITH NEW VCT WITHIN TREATMENT ROOM 118. THIS WOULD BE ACCOMPLISHED ON A PER PHASE BASIS AND WOULD EXTEND THROUGHOUT THE SPACE.

**CONSTRUCTION PHASING:**

IT IS THE INTENT OF THE OWNER TO KEEP THE EXISTING DIALYSES SERVICES IN COMPLETE OPERATION THROUGHOUT THE DURATION OF THE RENOVATIONS. IN ORDER TO ACCOMPLISH THIS THE CONSTRUCTION PROCESS WILL REQUIRE PHASING. THE CONTRACTOR SHALL ASSUME THAT AT A MINIMUM, 5 PHASES WILL BE REQUIRED. FINAL PHASING SHALL BE COORDINATED WITH FRESENIUS UPON AWARD OF PROJECT.

REFERENCE NOTE NUMBER 10 OF THE GENERAL NOTES ABOVE FOR ADDITIONAL INFORMATION PERTAINING TO AFTER HOURS WORK AND COORDINATION.



**SYMBOLS LEGEND:**

XX	BUILDING SECTION
XXX	
XX	WALL SECTION
XXX	
+	ELEVATION LEVEL
△	REVISION
□	WINDOW TYPE
100A	DOOR NUMBER
CONFERENCE ROOM	ROOM NAME
100	ROOM NUMBER
⬠	INTERIOR ELEVATION
○	CONTINUOUS BACKER ROD AND SEALANT
XX	EXTERIOR ELEVATION
XXX	
---	EXISTING WALL/PARTITION - TO REMAIN
- - - - -	EXISTING WALL TO BE REMOVED; OTHER DASHED ITEMS WITHIN REMOVALS PLANS ARE ALSO TO BE REMOVED
---	NEW WALL/PARTITION
⬠	PARTITION TYPE, REF. PARTITION SCHEDULE AND LEGEND FOR ADDITIONAL INFORMATION
---	1-HOUR FIRE RATED WALL ASSEMBLY

DWG NO.	DRAWING NAME	ISSUE DESCRIPTION AND DATE		
		ISSUED FOR 95% FRONT CHECK	RE-ISSUED FOR 95% FRONT CHECK	ISSUED FOR CONSTRUCTION
A.0	TITLE SHEET AND DRAWING INDEX	7/13/2007	8/10/2007	9/04/2007
ARCHITECTURAL DRAWINGS				
A0.1	PARTITION SCHEDULE & CODE STUDY			
A0.2	ROOM FINISH SCHEDULE & COLOR SCHEDULE			
DA1.0	OVERALL REMOVALS PLAN			
DA1.1	REMOVALS FLOOR PLAN (EAST SIDE)			
DA1.2	REMOVALS FLOOR PLAN (WEST SIDE)			
DA2.0	OVERALL CEILING REMOVALS PLAN			
DA2.1	REMOVALS REFLECTED CEILING PLAN (EAST SIDE)			
DA2.2	REMOVALS REFLECTED CEILING PLAN (WEST SIDE)			
A1.0	OVERALL FLOOR PLAN			
A1.1	FLOOR PLAN (EAST SIDE)			
A1.2	FLOOR PLAN (WEST SIDE)			
A1.3	FLOOR PLAN - TILE PATTERN (EAST SIDE)			
A1.4	FLOOR PLAN - TILE PATTERN (WEST SIDE)			
A1.5	ENLARGED PLAN, ELEVATIONS & SECTIONS AT NURSE'S STATION			
ALT #1				
A1.6	FLOOR PLAN - TILE PATTERN (WEST SIDE)			
ALT #2				
A1.7	FLOOR PLAN - TILE PATTERN (EAST SIDE)			
ALT #3				
A2.0	OVERALL REFLECTED CEILING PLAN			
A2.1	REFLECTED CEILING PLAN (EAST SIDE)			
A2.2	REFLECTED CEILING PLAN (WEST SIDE)			
A4.0	DOOR & DOOR FRAME ELEVATIONS & MISC. DETAILS			
A7.1	DIALYSIS COUNTER ELEVATIONS			
A7.2	CASEWORK ELEVATIONS AND MISC. DETAILS			
A7.3	DIALYSIS COUNTER ELEVATION, MISC. SECTIONS AND DETAILS			
A7.4	MISC. SECTIONS AND DETAILS			
A7.5	MISC. SECTIONS AND DETAILS			
A7.6	MISC. ELEVATIONS AND DETAILS			
MECHANICAL DRAWINGS				
DM1.1	EXISTING MECHANICAL PLAN			
M1.1	MECHANICAL PLAN			
M2.1	SUPPLY PLUMBING PLAN			
M2.2	SANITARY PLUMBING PLAN			
M3.1	FRESENIUS ME-1 SHEET			
M3.2	MECHANICAL DETAILS			
M3.3	MECHANICAL DETAILS			
M3.4	MECHANICAL LEGEND AND SCHEDULES			
ELECTRICAL DRAWINGS				
DE1.1	EXISTING ELECTRICAL PLAN			
E1.1	ELECTRICAL PLAN			
E2.1	DIALYSIS ROOM ELECTRICAL PLAN			
E3.1	ELECTRICAL DETAILS			
E3.2	ELECTRICAL DETAILS			
E3.3	ELECTRICAL DETAILS			
E3.4	ELECTRICAL DETAILS			
E3.5	ELECTRICAL DETAILS			
E3.6	ELECTRICAL DETAILS			

**The Renovations to Southern Maine Dialysis**

**PORTLAND, MAINE #1190**



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REVISIONS:	Date:	Description:

**TITLE SHEET AND DRAWING INDEX**  
 Drawing Title: NONE  
 Scale: 9/04/2007  
 Date: CWS Proj. No.: 2006-447-tp

Drawing Number:  
**A.0**