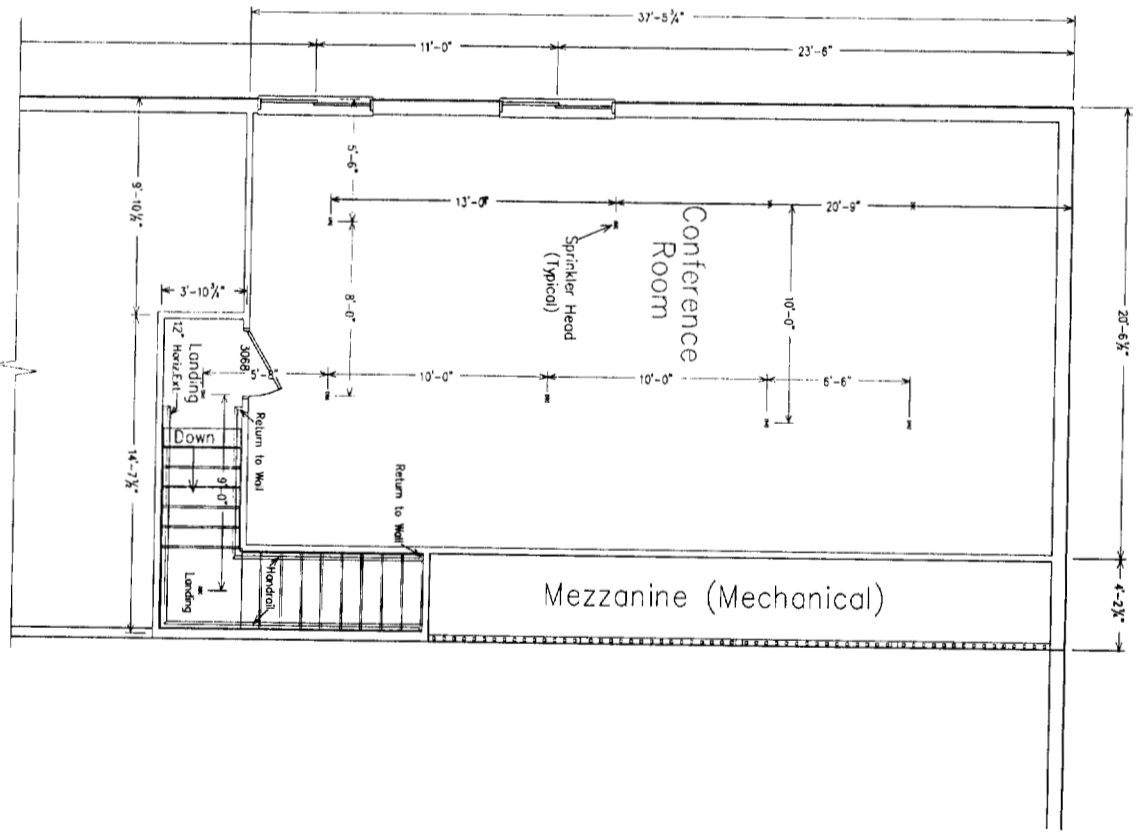


1st Floor Plan
1/4" = 1'-0"



2nd Floor Plan
1/4" = 1'-0"

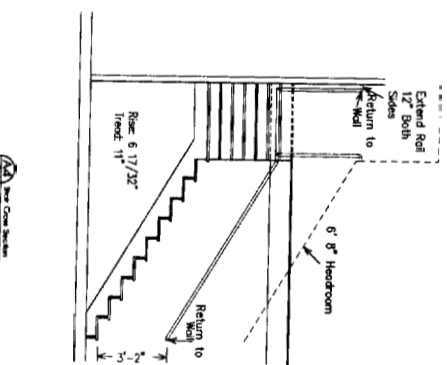
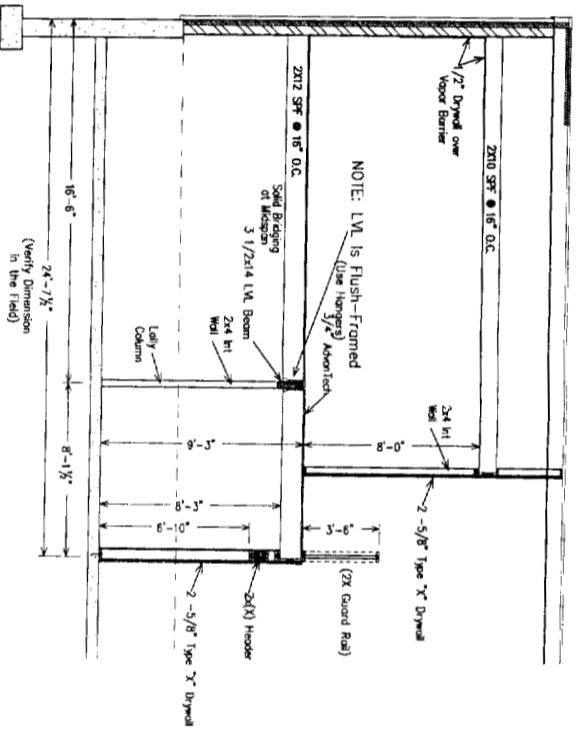
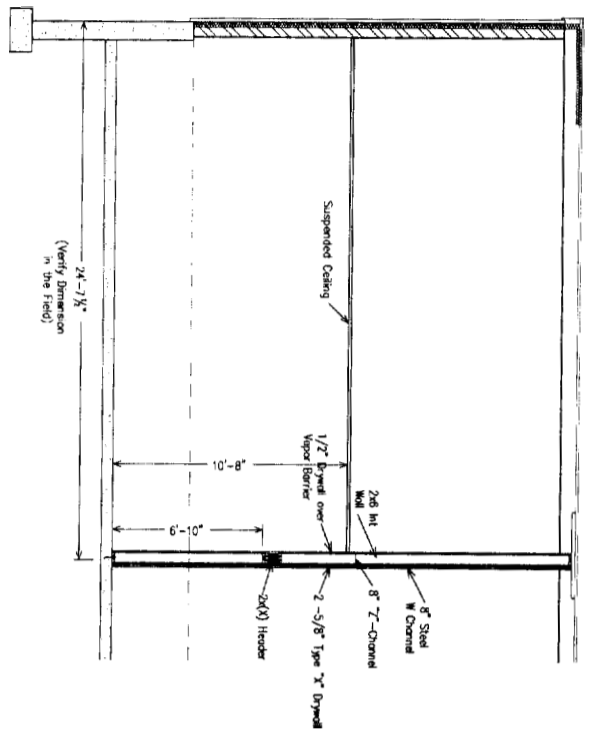
DO NOT SCALE PRINTS
 These documents were prepared by an architectural draftsman; they have not been reviewed by an architect or a structural engineer. The user assumes all liability for construction and builder prior to construction. The user's liability is limited to the cost of the plans.

Issue D/DATE	10/2/11/04
REVISION	
CAD D/FILE: JARRI	6
DR/AMNY: JCT	
CH/ECK/ BY:	
SHEET	ET TITLE
of the Plans	
A-3	
S.E.E. J.3444	

Renovations for
 A. H. Harris Company
 Riverside Business Park
 Portland, Maine

CNSU TAN TS

Fromus
 PO Box, 11
 Sabattus, Maine 04280
 207-375-4800



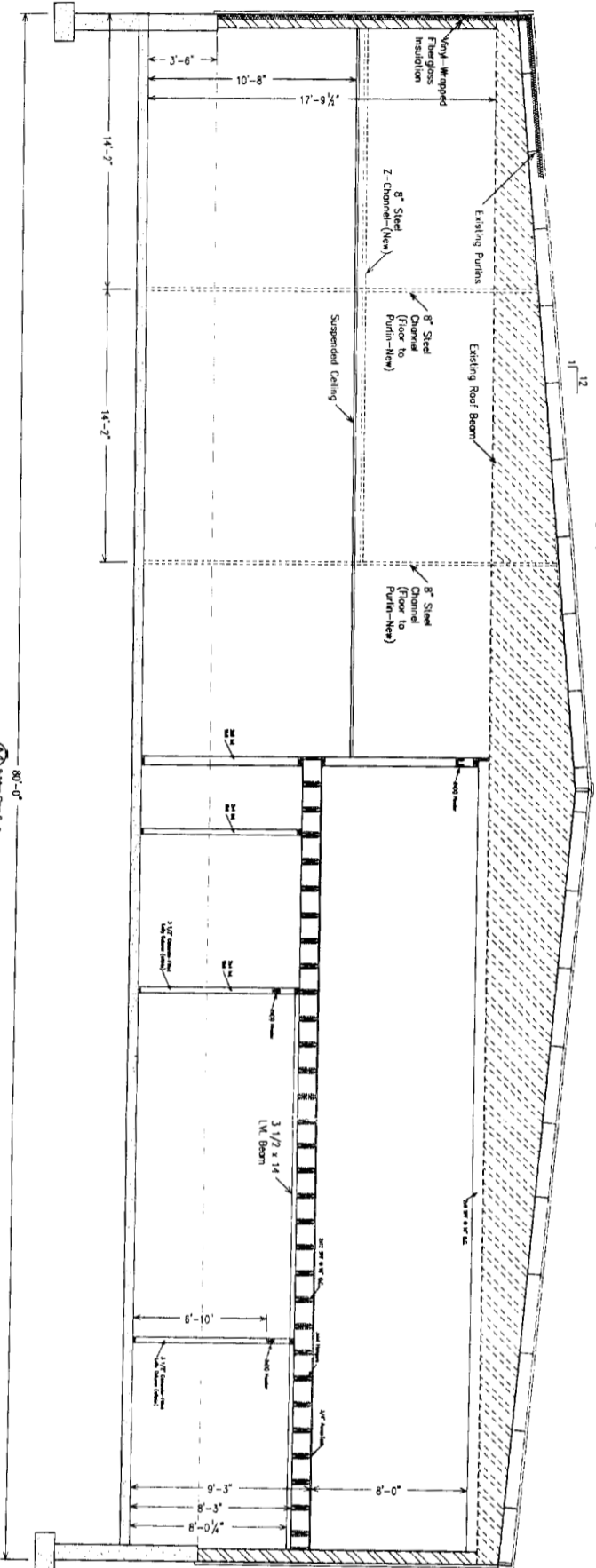
From Mus
VER-102

From Mus
VER-102

From Mus
VER-102

NOTE: VERIFY ALL DIMENSIONS
IN THE FIELD.

NOTE: Use Existing Suspended
Ceiling Height to Match
Existing Sprinkler Heads



From Mus
VER-102

Renovations for
A. H. Harris Company
Riverside Business Park
Portland, Maine

From Mus
P.O. Box 11
Sabattus, Maine 04280
207-375-4800

DO NOT SCALE PRINTS
These documents were prepared by an architectural draftsman; they have not been reviewed by an architect or engineer. Neither From Mus nor the draftsman assumes any responsibility for design or engineering. Dimensions, code compliance and specifications should be reviewed by the purchaser and builder prior to construction. Damages shall be limited to the cost of the plans.

ISSUED
10/27/04

REVISION

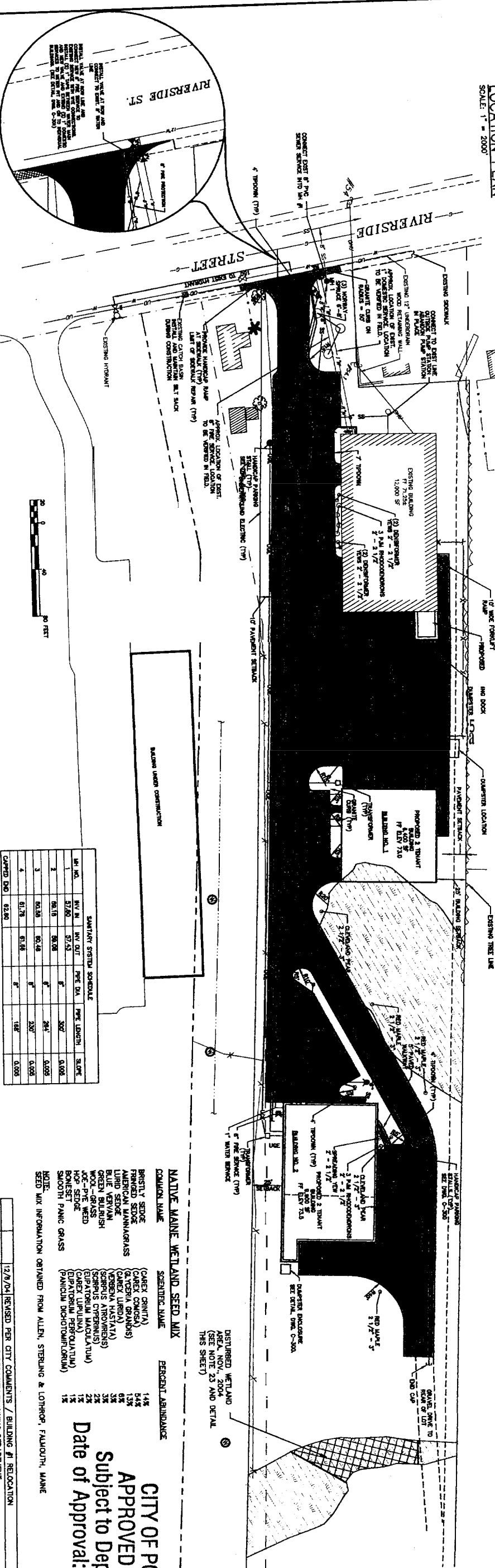
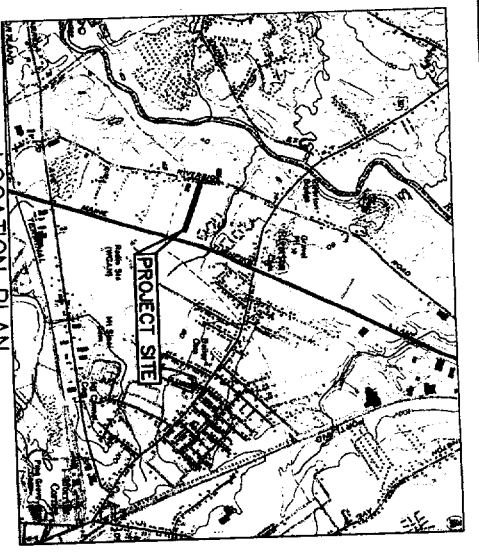
CAD DWG FILE: HARRISCO
DRAWN BY: JCT
CHECKED BY:

SHEET TITLE

Cross Section S

A-4

SHEET 4 of 1



SWANFORD SYSTEM SCHEDULE					
LN. NO.	IN. IN.	IN. OUT.	PRE. DIA.	PRE. LENGTH	SLOPE
1	61.15	61.08	6"	300'	0.008
2	61.15	61.08	6"	300'	0.008
3	61.15	61.08	6"	300'	0.008
4	61.75	61.68	6"	250'	0.008

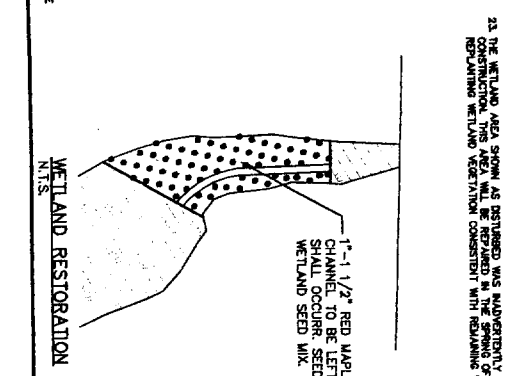
NATIVE MAINE WETLAND SEED MIX		
COMMON NAME	SCIENTIFIC NAME	PERCENT ABUNDANCE
BRISTLY SEDGE	(CAREX CRINITA)	14%
FRINGED SEDGE	(CAREX LASIOPHYLLA)	54%
AMERICAN MANNAGRASS	(CAREX LASIOPHYLLA)	13%
LUKE SEDGE	(CAREX LASIOPHYLLA)	6%
GREEN BILBUSH	(VERBERNA HASTATA)	3%
WOLF-PINE WEDD	(SCIRPUS ATROVIRENS)	3%
HOP SEDGE	(SCIRPUS CYPERINUS)	2%
BOWSET	(EUPATORIUM MACULATUM)	2%
SMOOTH PANIC GRASS	(CAREX LUPULINUS)	1%
	(EUPATORIUM MACULATUM)	1%
	(PANDANUS BICHOIRI/GRILLI)	1%

NOTE: SEED MIX INFORMATION OBTAINED FROM ALLEN, STERLING & LOTHPOR, FAIRBANKS, MAINE

CITY OF PORTLAND
APPROVED SITE PLAN
 Subject to Dept. Conditions
 Date of Approval: 12/10/2004

- NOTES:**
1. RECORD OWNER OF PROPERTY IS B & L PARTNERS, 277 MAINE ROAD, PORTLAND, ME 04103. THIS PLAN IS TO BE RECORDED IN THE CLERK OF COURTS OFFICE OF DEEDS BOOK 2004 PAGE 23.
 2. PLAN REFERENCE: BOUNDARY AND TOPOGRAPHIC SURVEY OF INTEREST STREET OF BOUNDARY ENGINEERING SURVEY TECHNOLOGY DATED 4-23-04.
 3. VERTICAL DATA BASED UPON TRIMBLE/LEICA LEADING FROM ADJUSTED FIRST PRICES SET IN THE NORTHWEST CORNER MANE MAP SHEET ON ROUTE 302, CITY OF PORTLAND, MAINE. VERTICAL CURVE DATA ON ROUTE 302, CITY OF PORTLAND, MAINE. VERTICAL CURVE DATA ON ROUTE 302, CITY OF PORTLAND, MAINE. VERTICAL CURVE DATA ON ROUTE 302, CITY OF PORTLAND, MAINE.
 4. WETLANDS SHOWN ON THIS PLAN WERE DETERMINED BY MARK HAYMON, OF MARK HAYMON ASSOCIATES, 2008-08-001 & 312-4-1.
 5. ASSESSOR'S REFERENCE: 2008-08-001 & 312-4-1.
 6. ZONING DISTRICT: M.
 7. SPACING AND SIZES REQUIREMENTS:
 - MINIMUM LOT SIZE: NONE
 - MINIMUM STREET FRONTAGE: 7'-0"
 - MINIMUM FRONT YARD: 1'-0" FOR EVERY 1' OF BUILDING HEIGHT
 - MINIMUM SIDE YARD: 1'-0" FOR EVERY 1' OF BUILDING HEIGHT
 - MINIMUM REAR YARD: 1'-0" FOR EVERY 1' OF BUILDING HEIGHT
 - MINIMUM BUILDING HEIGHT: 7'-0"

8. USE: WHOLESALE STORAGE, LIGHT INDUSTRIAL, CONTRACTORS.
9. WHOLESALE STORAGE, LIGHT INDUSTRIAL, CONTRACTORS.
10. BUILDING SUMMARY:
 - EXISTING BUILDING: 12,000 SF
 - NEW BUILDING: 12,000 SF
 - NEW BUILDING: 12,000 SF
 - EXISTING TO REMAIN: 12,000 SF
11. PARKING SUMMARY:
 - OFFICE 1 SPACE/400 SF, 400 SF/400 = 11 SPACES
 - OFFICE 2 SPACE/400 SF, 400 SF/400 = 11 SPACES
 - OFFICE 3 SPACE/400 SF, 400 SF/400 = 11 SPACES
 - TOTAL REQUIRED: 33 SPACES
 - PROPOSED: 44 SPACES
12. WETLAND DISTURBANCE: THE TOTAL AREA OF WETLANDS ON SITE IS 12,000 SF. THE WETLAND DISTURBANCE WILL OCCUR DUE TO UTILITIES PROJECT IS SPANNED BY CITY SEWER AND PUBLIC WATER, ELECTRIC, GAS AND ALL UTILITIES WILL BE UNDERGROUND. LOCATIONS ARE APPROXIMATE AND WILL BE FIELD ADJUSTED AS REQUIRED BY UTILITY COMPANIES.
13. WETLAND RESTORATION:
 - A WETLAND RESTORATION PLAN SHALL BE SUBMITTED TO THE CITY OF PORTLAND, MAINE, FOR REVIEW AND APPROVAL.
 - RESTORATION SHALL BE COMPLETED USING A HIGH VALUE VULNERABLE TRUCK AND ALL MATERIALS WILL BE DEPOSITED IN AN ACCORDANCE WITH MAINE DEP REQUIREMENTS.
14. THE CONTRACTOR SHALL PROVIDE USABLE LEANS FOR CLEANING AND FROM TRUCKS AND OTHER EQUIPMENT FROM TO DISTURBED WETLANDS.
15. EXISTING UTILITIES LOCATIONS ARE APPROXIMATE BASED ON UTILITY RECORDS AND STATE R.O.M. MAPS. THE CONTRACTOR WILL BE RESPONSIBLE FOR CORRECTING WITH THE SAFE REQUIREMENTS.
16. PROPERTY LINES AND STREET WIDENINGS SHALL BE PROTECTED DURING CONSTRUCTION.
17. ALL DISTURBED AREA OUTSIDE OF BUILDING AREAS AND PLANTING AREAS THAT ARE NOT PLANTED WILL BE LOADED IN SEEDS. LOAD SHALL BE PLACED 1' MINIMUM OF 2" THICK.
18. METHODS AND MATERIALS USED IN CONSTRUCTION SHALL CONFORM TO THE CURRENT CITY OF PORTLAND CONSTRUCTION STANDARDS AND SPECIFICATIONS.
19. THE CONTRACTOR SHALL PROVIDE EROSION CONTROL, AS DESCRIBED AND IN ACCORDANCE WITH THE CITY OF PORTLAND CONSTRUCTION STANDARDS AND SPECIFICATIONS.
20. THE PROPERTY SHOWN ON THIS PLAN MAY BE DEVELOPED AND USED ONLY AS SHOWN ON THIS APPROVED PLAN. ALL UTILITIES AND FEATURES OF THE PLAN AND ALL REPRESENTATIONS MADE BY THE CONTRACTOR WHICH APPEAR ON THIS PLAN SHALL BE THE PROPERTY OF THE CITY OF PORTLAND, MAINE. NO CHANGES FROM THE CONDITIONS OF APPROVAL, NO CHANGES FROM THE CONDITIONS OF APPROVAL, NO CHANGES FROM THE CONDITIONS OF APPROVAL.
21. LANDSCAPE ISLANDS AND AREAS ARE TO BE LOADED AND SEEDS.
22. MAINTENANCE OF THE WETLANDS 2000 STORMWATER TREATMENT TANK WILL CONSIST OF:
 - ANNUAL INSPECTIONS IN LATE FALL AND EARLY SPRING.
 - ANNUAL MAINTENANCE AS DEEMED NECESSARY BY INSPECTORS.
 - ADDITIONAL CLEANINGS AS DEEMED NECESSARY BY INSPECTORS.
 - DEPOSIT OF IN ACCORDANCE WITH MAINE DEP REQUIREMENTS.

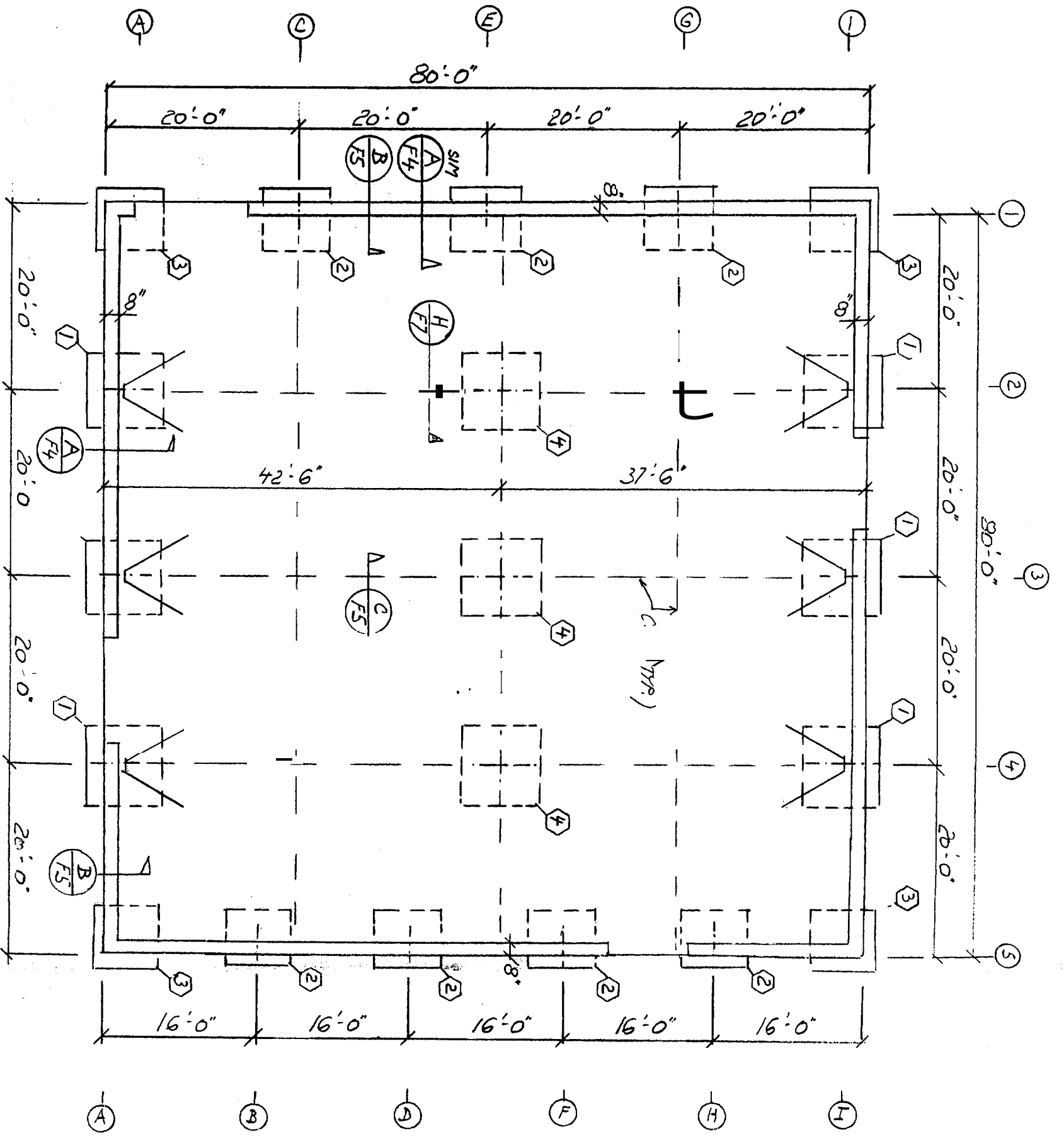


B & L PARTNERS, LLC
RAINMAKER BUSINESS PARK
585 RIVERSIDE STREET
PORTLAND, MAINE

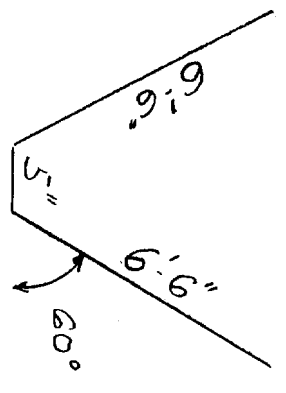
SITE PLAN

DESIGN BY: P.D.
 DRAWN BY: MBRSK
 DATE: 3/28/04
 LHM: SITEPLAN
 CTR: SITEPLAN

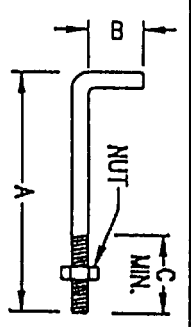
JOB NO. 04019.00 DWG FILE 04001FINALREV8 C-101



FOUNDATION PLAN
(BLDG. 1/2")



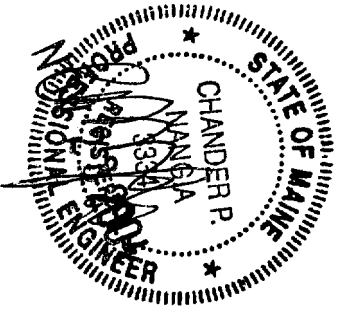
#5 HAIRPIN
(BLDG. 1/2" x 1/2")



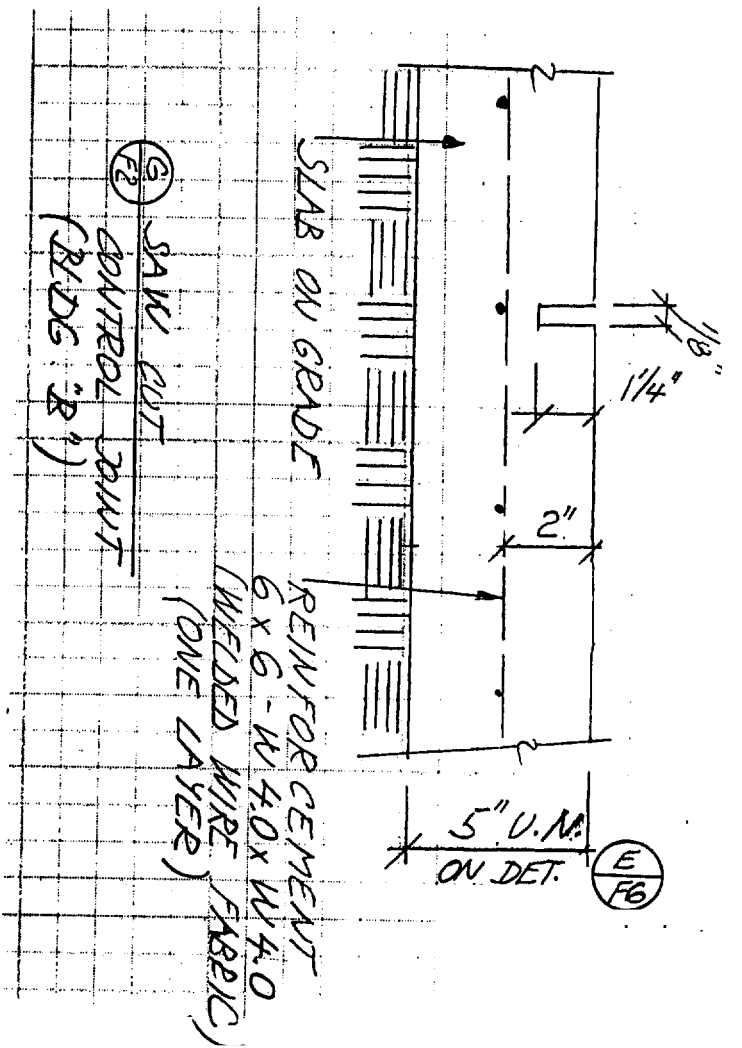
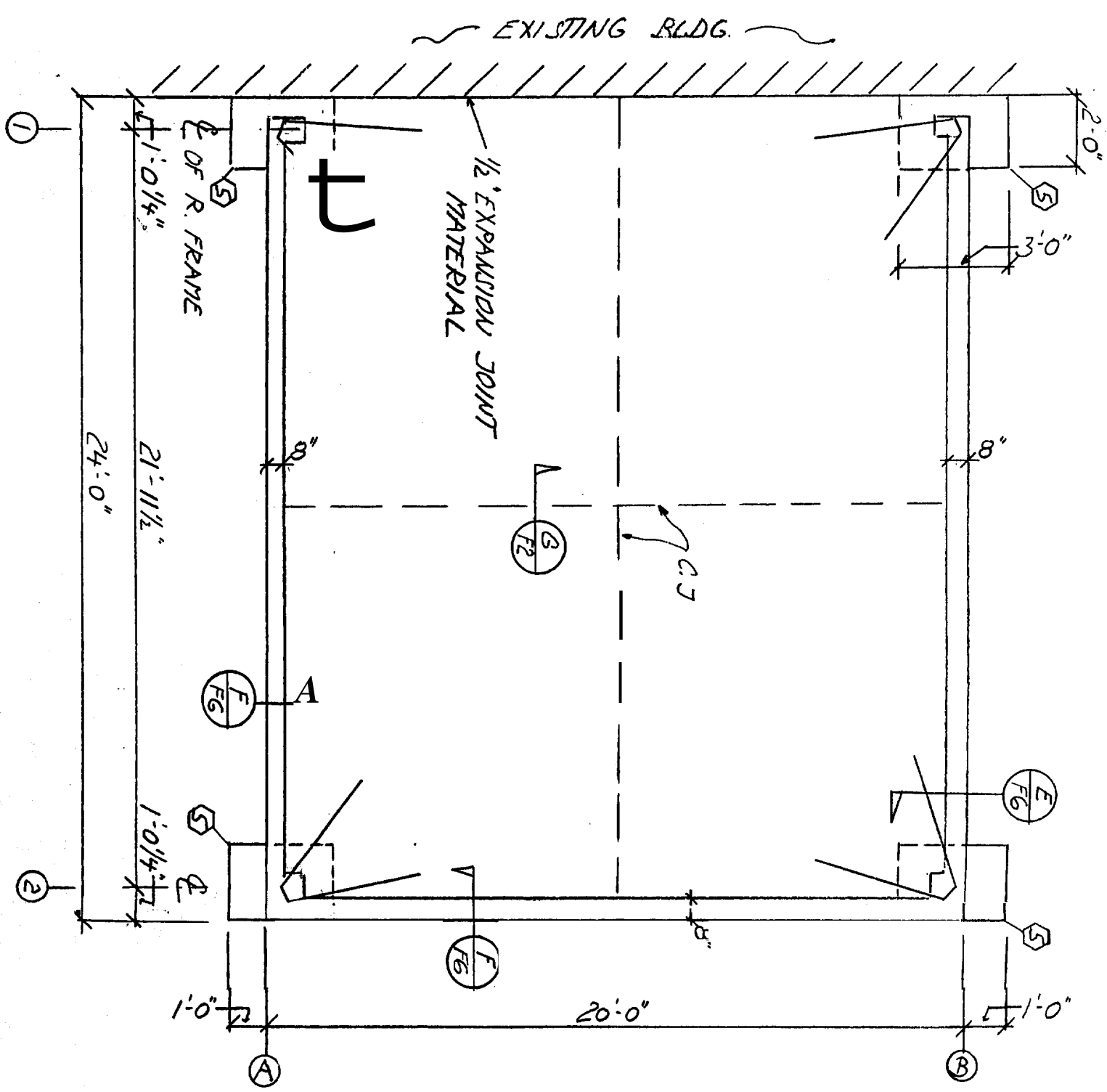
A307 ANCHOR BOLT SCHEDULE

DIAMETER	OVERALL LENGTH	"A" STRAIGHT LENGTH	"B" HOOK LENGTH	"C" THREAD LENGTH	PROJ.
1/2"	11 1/2"	10"	1 1/2"	1 1/2"	1 1/2"
5/8"	1'-2"	1'-0"	2"	2 1/2"	2"
3/4"	1'-5 1/2"	1'-3"	2 1/2"	2 1/2"	2"
7/8"	1'-8 1/2"	1'-6"	2 1/2"	2 1/2"	2"
1"	2'-0"	1'-9"	3"	2 1/2"	2 1/2"

DEPT. OF BUILDING INSPECTION
CITY OF PORTLAND, ME
DEC 17 2004
RECEIVED



B & L CONSTRUCT		JOB#: 012041		BY: ND	DATE: 11-13-04	SHEET
		CK:	DATE:			F1 OF 7



DEPT. OF BUILDING AND INSPECTION
CITY OF PORTLAND, ME
DEC 17 2004
RECEIVED









STATE OF MAINE
CHANDLER P.
333
REGISTERED PROFESSIONAL ENGINEER

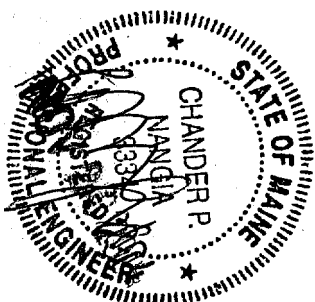
B & L CONSTRUCTION			
JOB#: 012041	BY: NO	DATE: 11-15-04	SHEET
CK:		DATE:	F2 of 7

STRUCTURAL NOTES

1. ALL ELEVATIONS ARE GIVEN WITH REFERENCE TO FINISH FLOOR DATUM 100'-0".
2. VERIFY ALL DIMENSIONS, SLOPES, DEPRESSIONS, EMBEDMENT, ETC. BEFORE PLACING CONCRETE.
3. CONCRETE SHALL HAVE A 28 DAYS STRENGTH AS FOLLOWS:
 FOOTINGS 3000 PSI
 INTERIOR SLABS 4000 PSI
 EXTERIOR SLABS 3000 PSI
4. ALL CONCRETE EXPOSED TO FREEZE/THAW SHALL HAVE APPROX. 5% AIR ENTRAINMENT. REINFORCEMENT STEEL SHALL CONFORM TO GRADE 60 ASTM A-615, *WAF TO ASTM-A185* LAP ALL CONCRETE REINFORCEMENT BARS 48X04. WITH 18" MIN. UNLESS NOTED OTHERWISE.
5. FOOTINGS ARE DESIGNED FOR AN ALLOWABLE SOIL BEARING CAPACITY OF 2000 PSF.
6. OMIT STENM WALL FOR O.H. DOORS AND WALK DOORS AS REQUIRED
7. ALL STRUCTURAL FILLS SHALL BE APPROVED MATERIAL PLACED IN 8" LOOSE LIFTS AND COMPACTED TO 95% OF THE MAXIMUM DRY DENSITY OBTAINED WITH THE MODIFIED PROCTOR METHODS. (ASTM D-698)
8. PROVIDE SLAB CONTROL JOINTS (CJ) WHERE INDICATED ON PLAN. CJ'S SHALL BE APPROX. 1/4 OF THE SLAB DEPTH AND SHALL BE ONE OF THE FOLLOWING:
 SAW CUT AS SOON AS POSSIBLE (WITHIN 12 HOURS OF POUR)
 ZIP CAP TYPE JOINT FORMER
 TOOLED JOINTS WITH #4 X 24"
 GALV. STEEL SHEAR KEY CONST. JOINTS WITH #4 X 24" DOWELS @ 24" O/C ONE END WRAPPED MAY BE SUBSTITUTED FOR ANY CONTROL JOINT AND SHALL BE USED WHERE INDICATED ON PLAN.
9. E.W. - EACH WAY
10. T&B - TOP & BOTTOM
11. SOIL REPORT RECOMMENDS MUTUALATION OF REINFORCER UNDERDRAIN AT FOOTING GRADE. DESIGN OF UNDERDRAIN IS NOT PART OF THIS PROJECT AND SHALL BE DONE BY OTHERS.
12. *5% POSITIVE SLOPE FOR 5'-0"

LEGEND

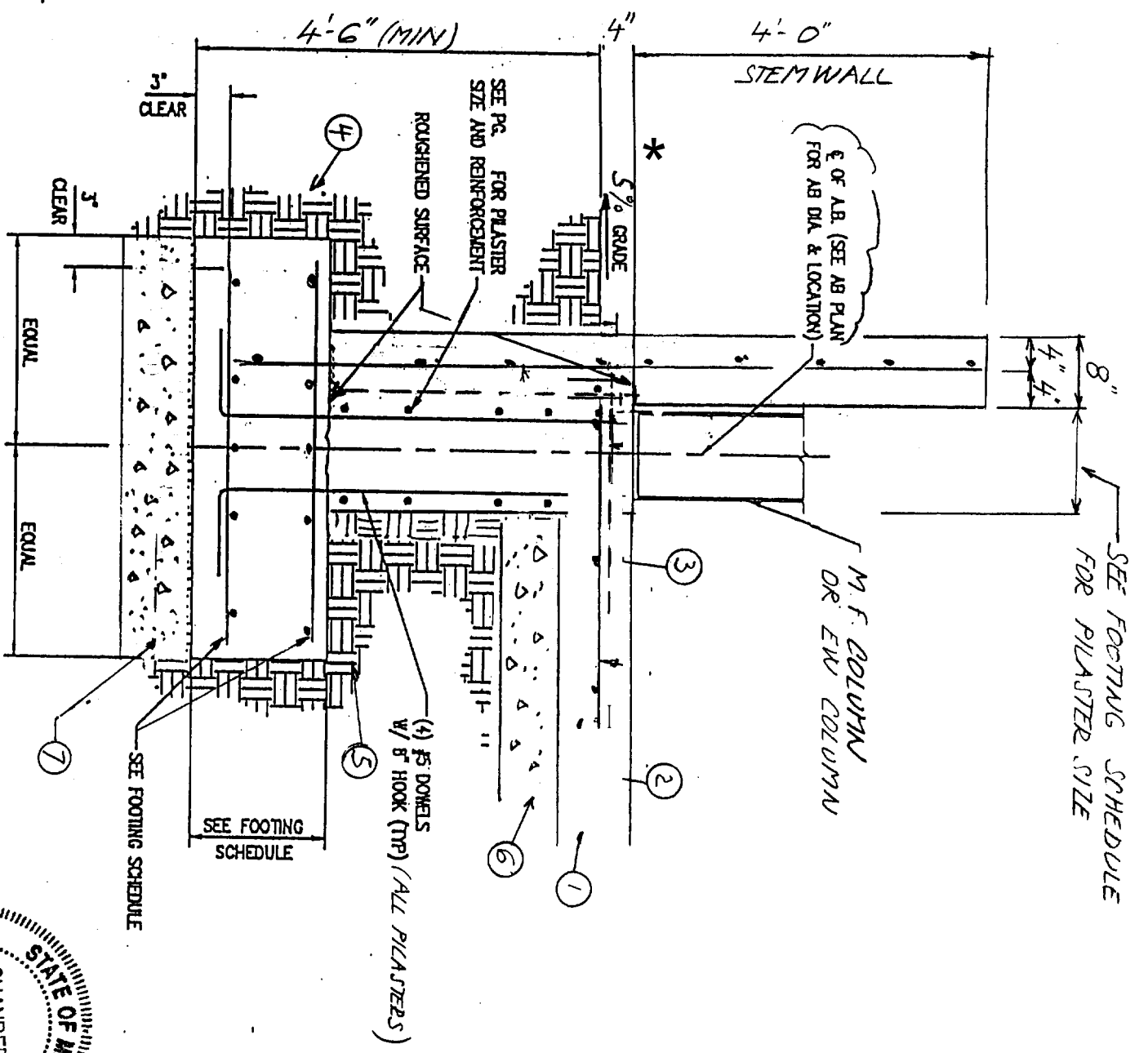
- ①  ON GRADE
- ②  SLAB REINFORCEMENT
- ③  HAIR PIN
- ④  UNDISTURBED SOIL
- ⑤  UNDISTURBED SOIL OR STRUCTURAL FILL
- ⑥  12" OF COMPACTED CRUSHED GRAVEL (MAXIMUM AGGREGATE SIZE 4"), MEET MSDOT STANDARD SPECS 703.06, TYPE D GRAVEL
- ⑦  6" OF COMPACTED CRUSHED GRAVEL - SAME SPECS. AS ABOVE
- ⑧  6 MIL VAPOR BARRIER - OFFICE AREA ONLY



B & L CONSTRUCTION	△			
	△			
	△	JOB#: 012041	BY: <i>MD</i>	DATE: 11-13-04
		CK:	DATE:	SHEET F30F 7

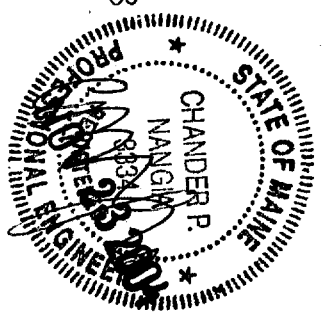
FOOTING SCHEDULE (BLDG. A & B)

- ① 5'-5" x 5'-5" x 1'-0" FTNG. W/(6) #5 EACH WAY TOP & BOTTOM
1'-0" x 1'-3" PLASTER W/(5) #3 TIES IN FIRST 1'-0" OF PLASTER (FROM BASE PL) #3 TIES @ 4" O.C. IN REMAINING PART OF PLASTER
- ② 3'-3" x 3'-3" x 1'-0" FTNG. W/(4) #5 E.W., T&B.
1'-0" x 1'-0" PLASTER W/#3 TIES @ 4" O.C.
- ③ 2'-6" x 2'-6" x 1'-0" FTNG. W/(4) #5 E.W. - @ BOTTOM ONLY
1'-0" x 1'-0" PLASTER W/#3 TIES @ 4" O.C.
- ④ 5'-11" x 5'-11" x 1'-0" FTNG. W/(6) #5 E.W., T&B.
1'-3" x 1'-3" PLASTER W/#3 TIES @ 3" O.C.
- ⑤ 2'-0" x 3'-0" x 1'-0" FTNG. W/(4) #5 E.W., T&B.
1'-0" x 1'-3" PLASTER W/#3 TIES @ 4" O.C.



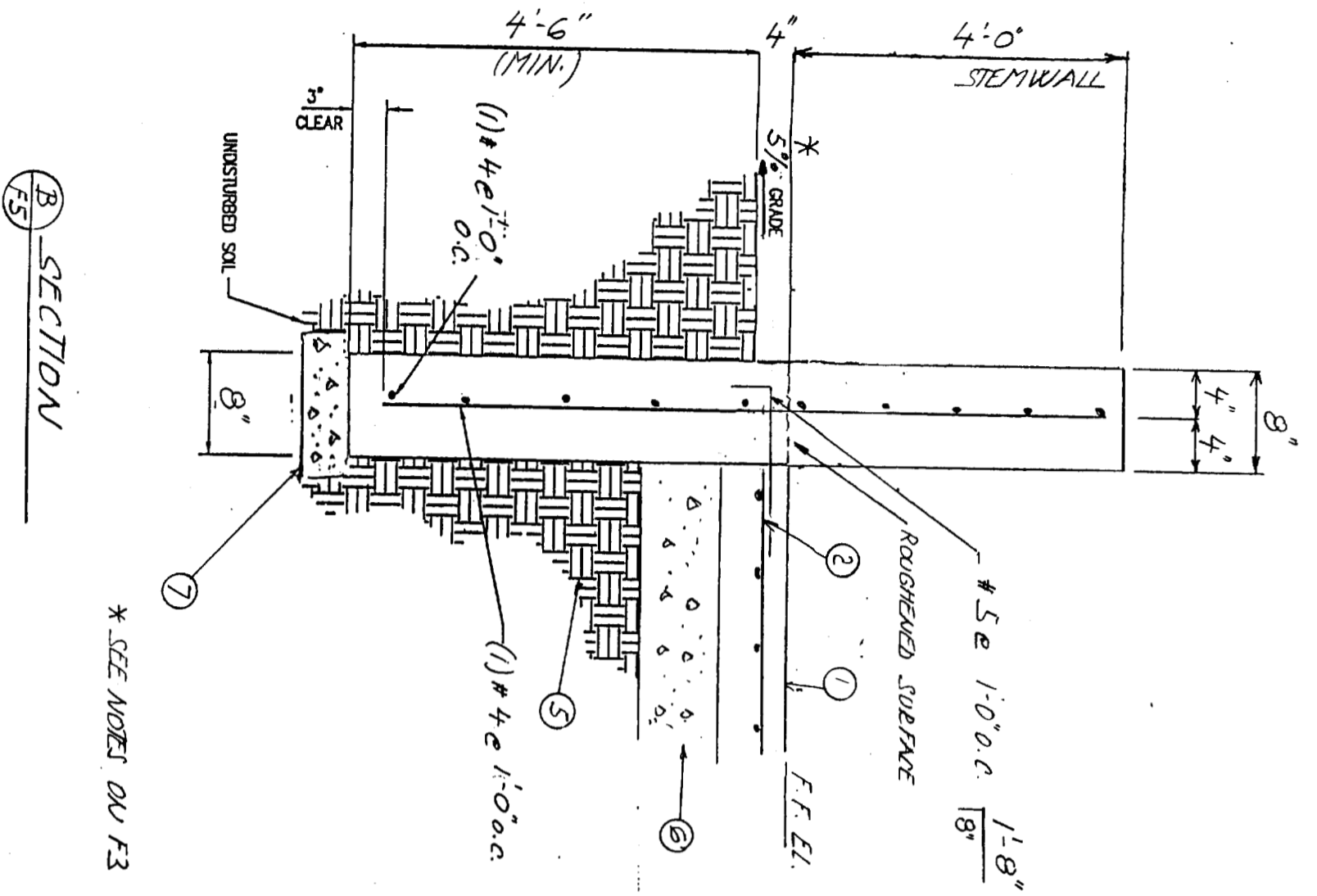
A SECTION
F4

* SEE NOTES ON F3



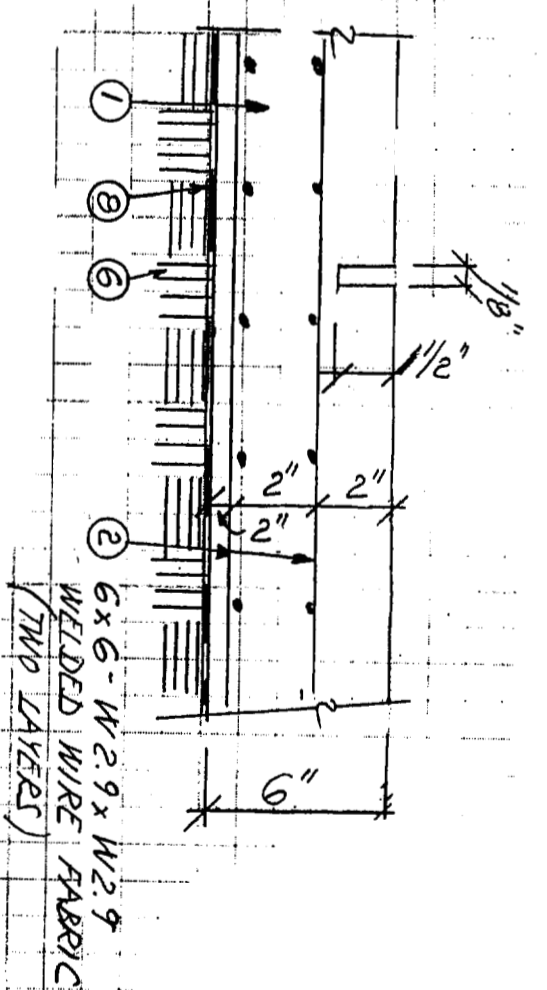
B & L
CONSTRUCTION

JOB#:	OT2041	BY:	NO	DATE:	11-13-04	SHEET
NO.				DATE:		

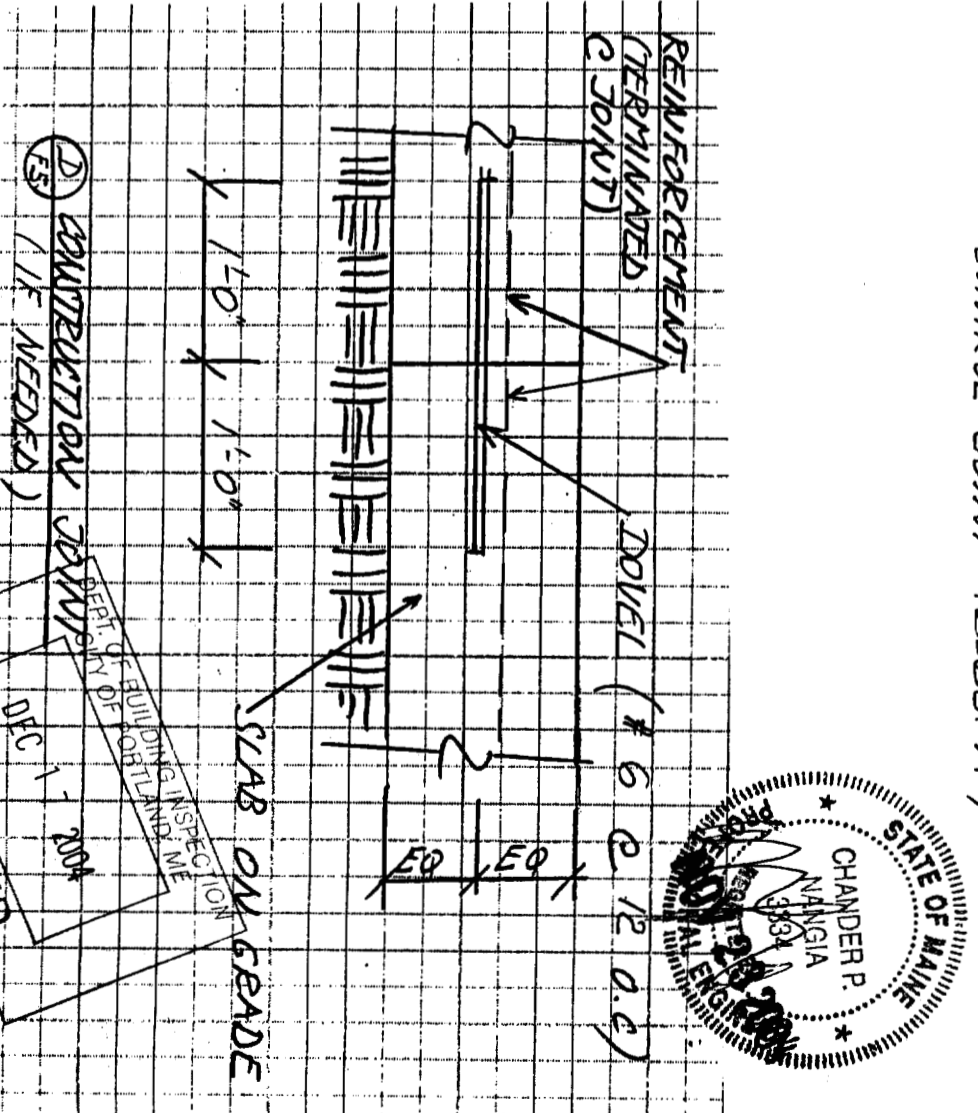


* SEE NOTES ON F3

B SECTION
F5



C SAW CUT
C5 CONTROL JOINT (BLDG. 'A')



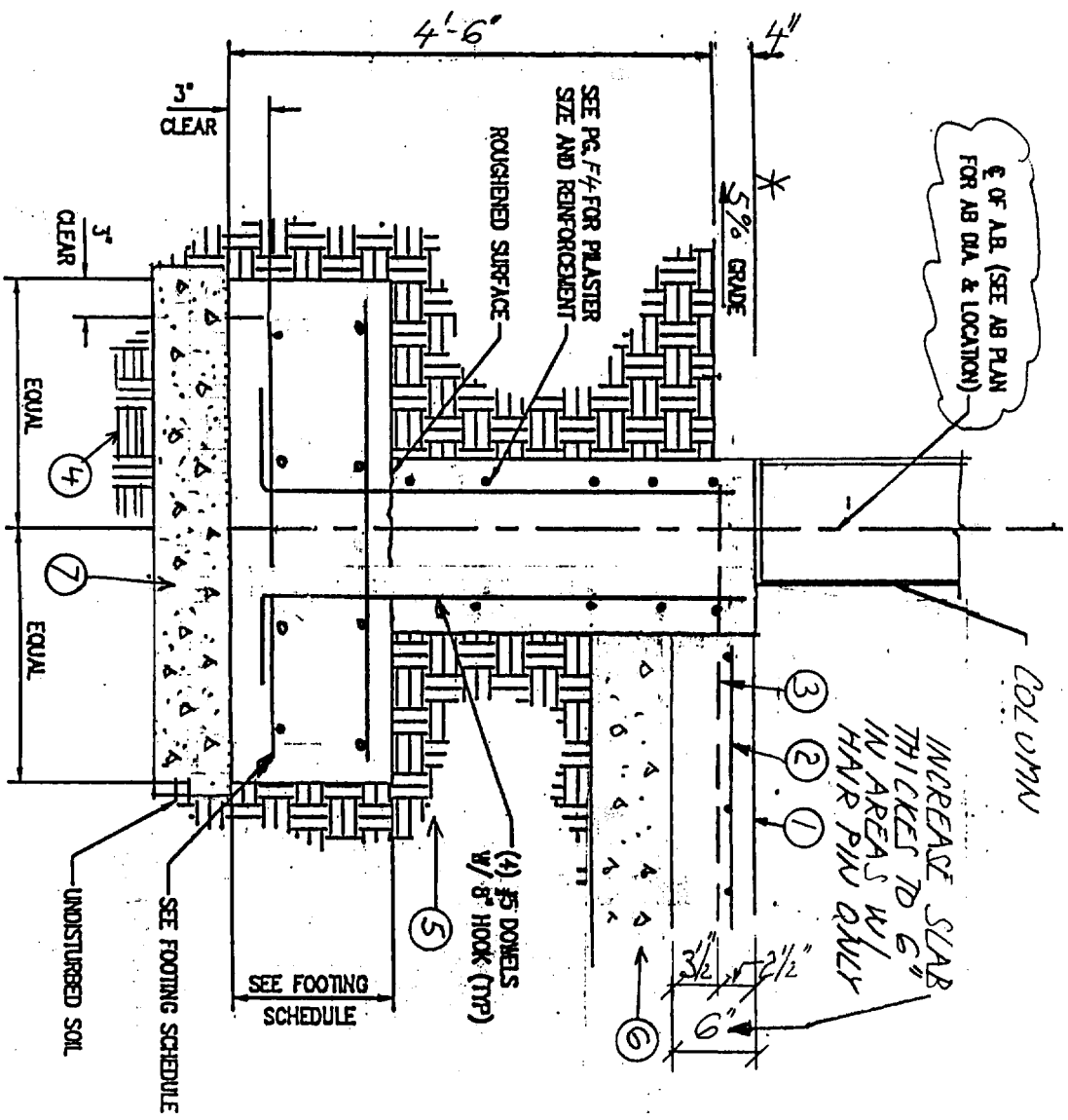
D CONSTRUCTION JOINT (IF NEEDED)

DEC 1 2004

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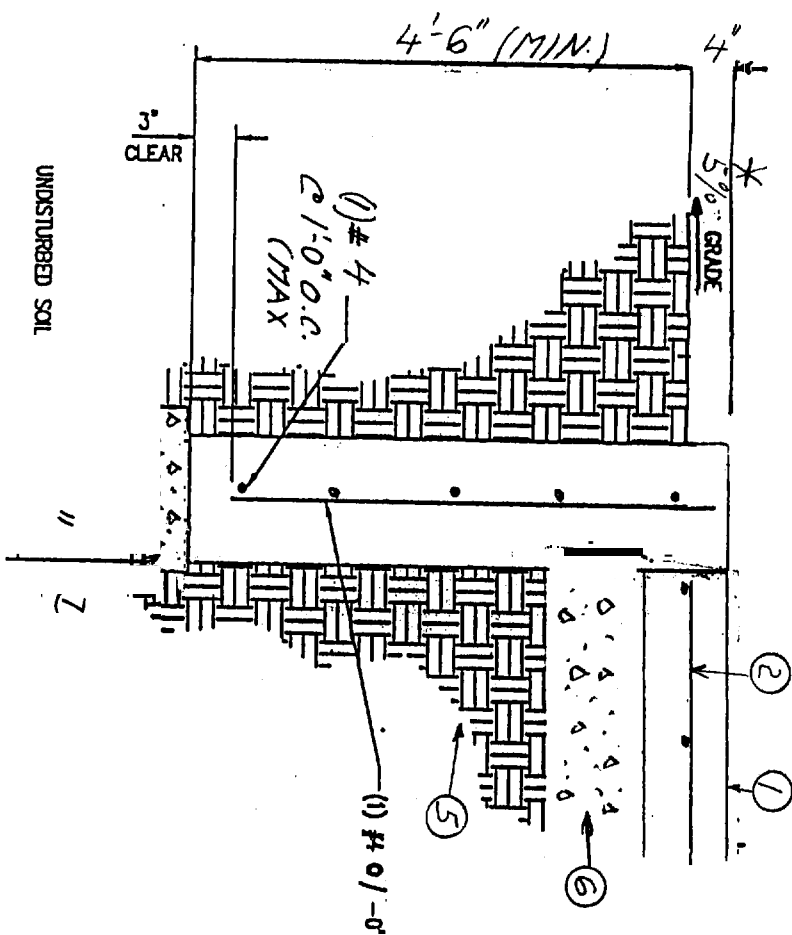
B & L
CONSTRUCTION

JOB# 012041	BY: V/D	DATE: 11-13-04	SHEET
CK:	DATE:		



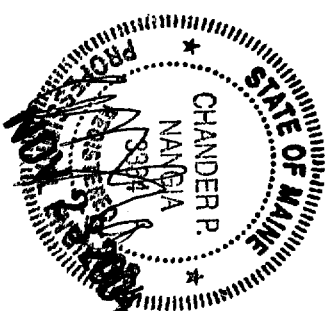
SEE PAGE F4 FOR FOOTING SCHEDULE

01



SECTION F6

* SEE NOTES F3



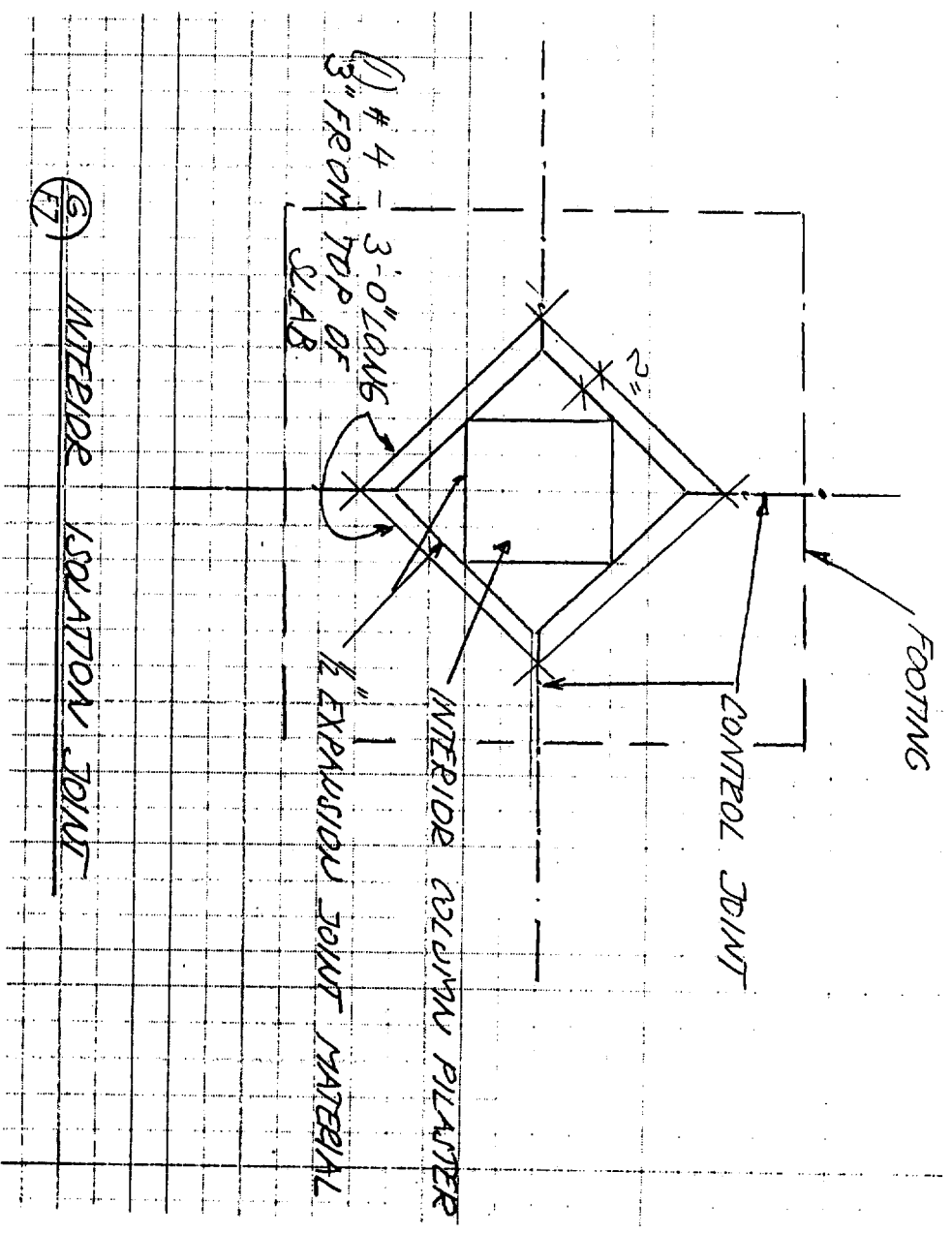
B & L CONSTRUCTION

JOB# 012041

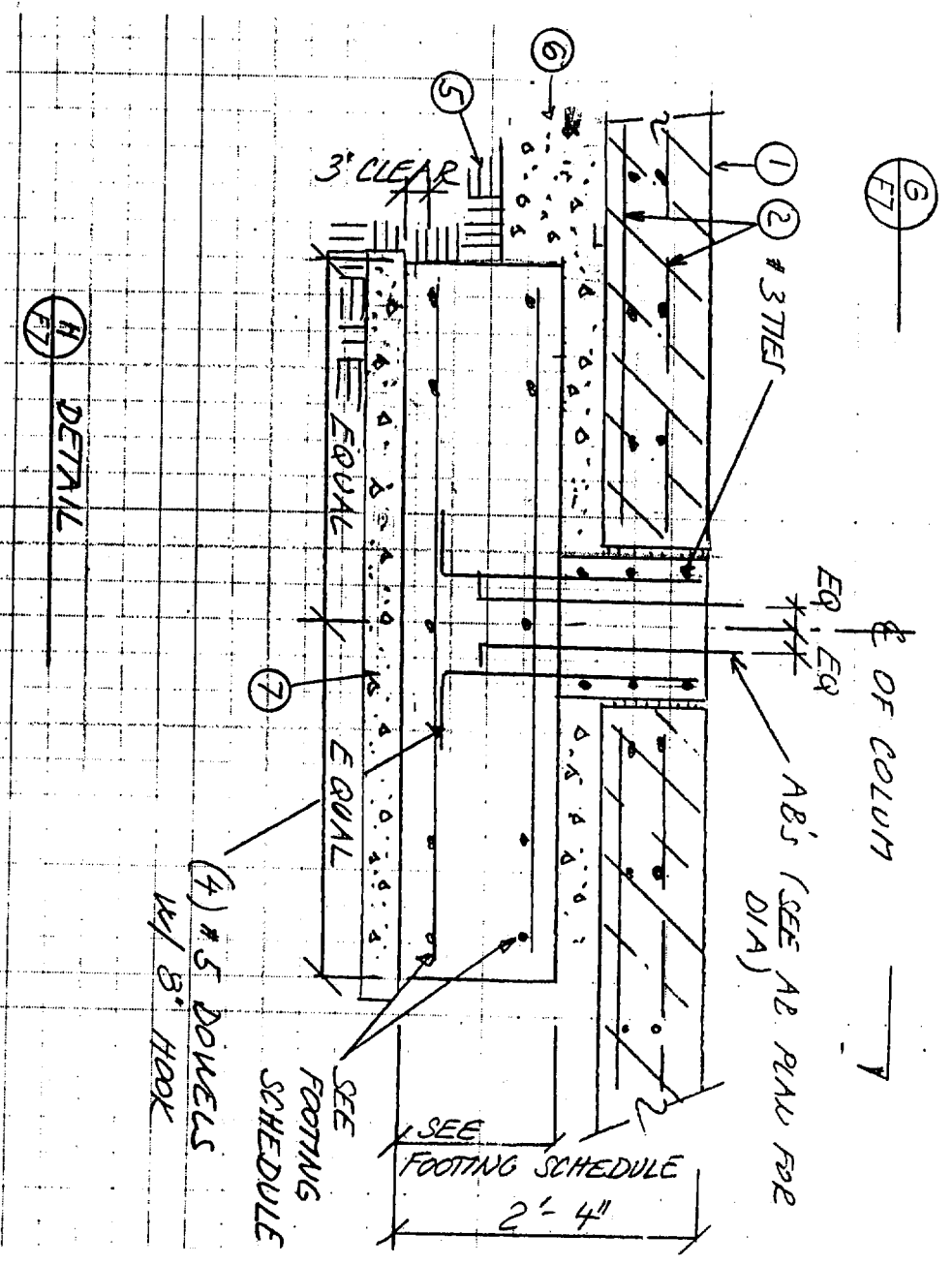
BY: NO DATE: 11-15-04

CK: DATE:

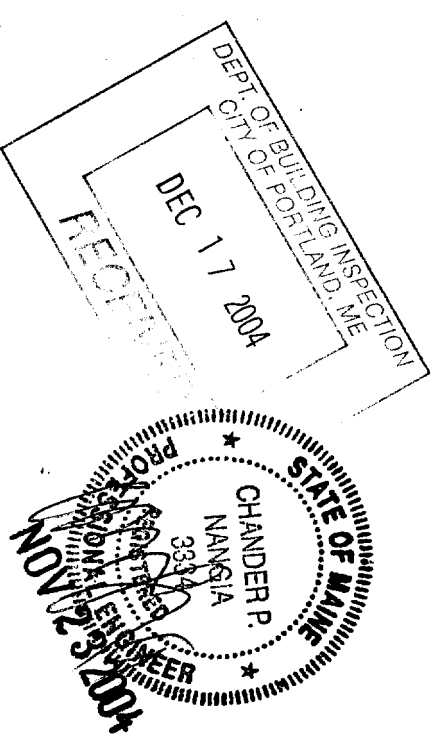
SHEET F6 OF 7



⑤ INTERIOR ISOLATION JOINT



④ DETAIL



B & L
CONSTRUCTION

JOB# 012041	BY: ND	DATE: 11-15-04	SHEET
CK:	DATE:		F7047

