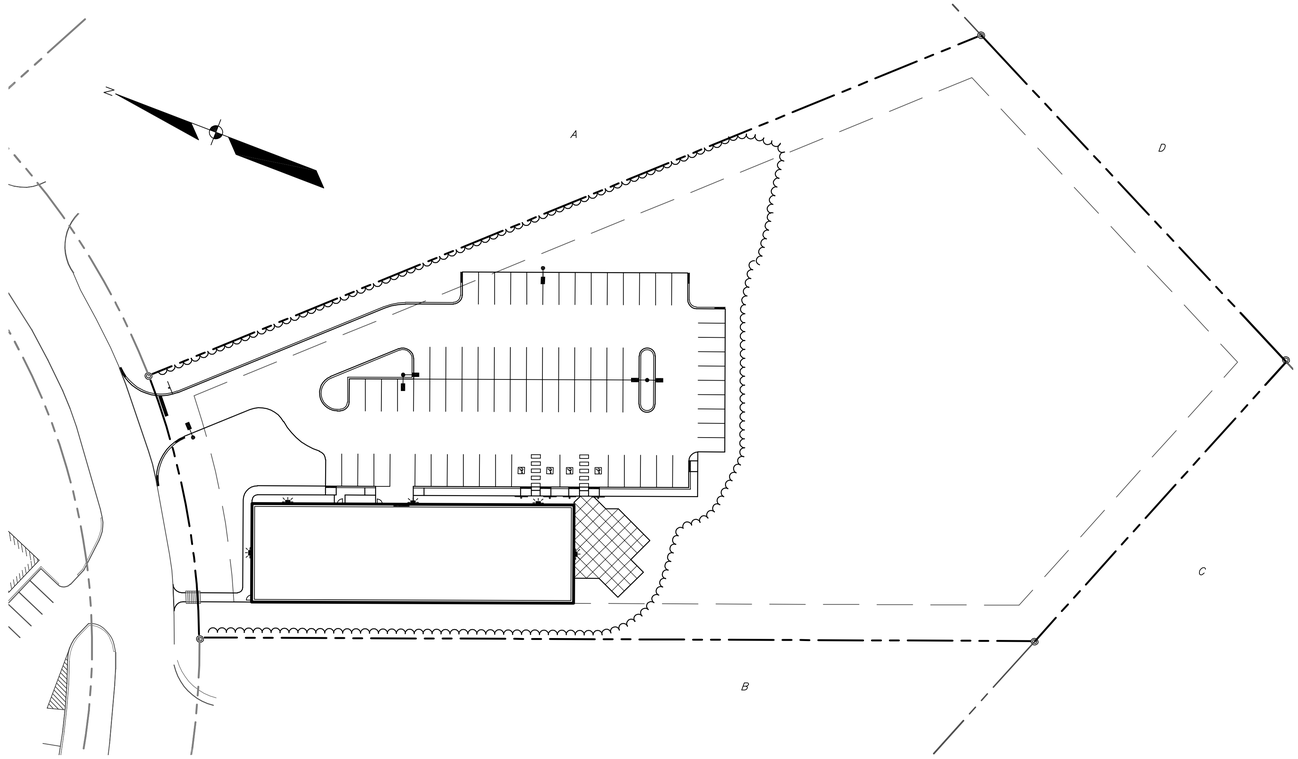
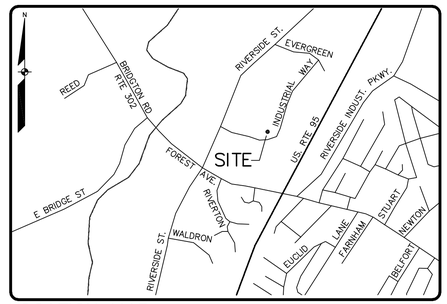
LOT 5 INDUSTRIAL WAY

81 INDUSTRIAL WAY
PORTLAND, ME 04103

APPLICANT:
DEERFIELD 91 INDUSTRIAL, LLC.
1 CANAL PLAZA
PORTLAND, ME 04101





LOCATION MAP NTS

ENGINEER/SURVEYOR:

SEBAGO TECHNICS
WWW.SEBAGOTECHNICS.COM
75 John Roberts Rd. Suite 1A South Portland, ME 04106 Tel. 207-200-2100
250 Goddard Rd. Suite B Lewiston, ME 04240 Tel. 207-783-5656

SHEET INDEX

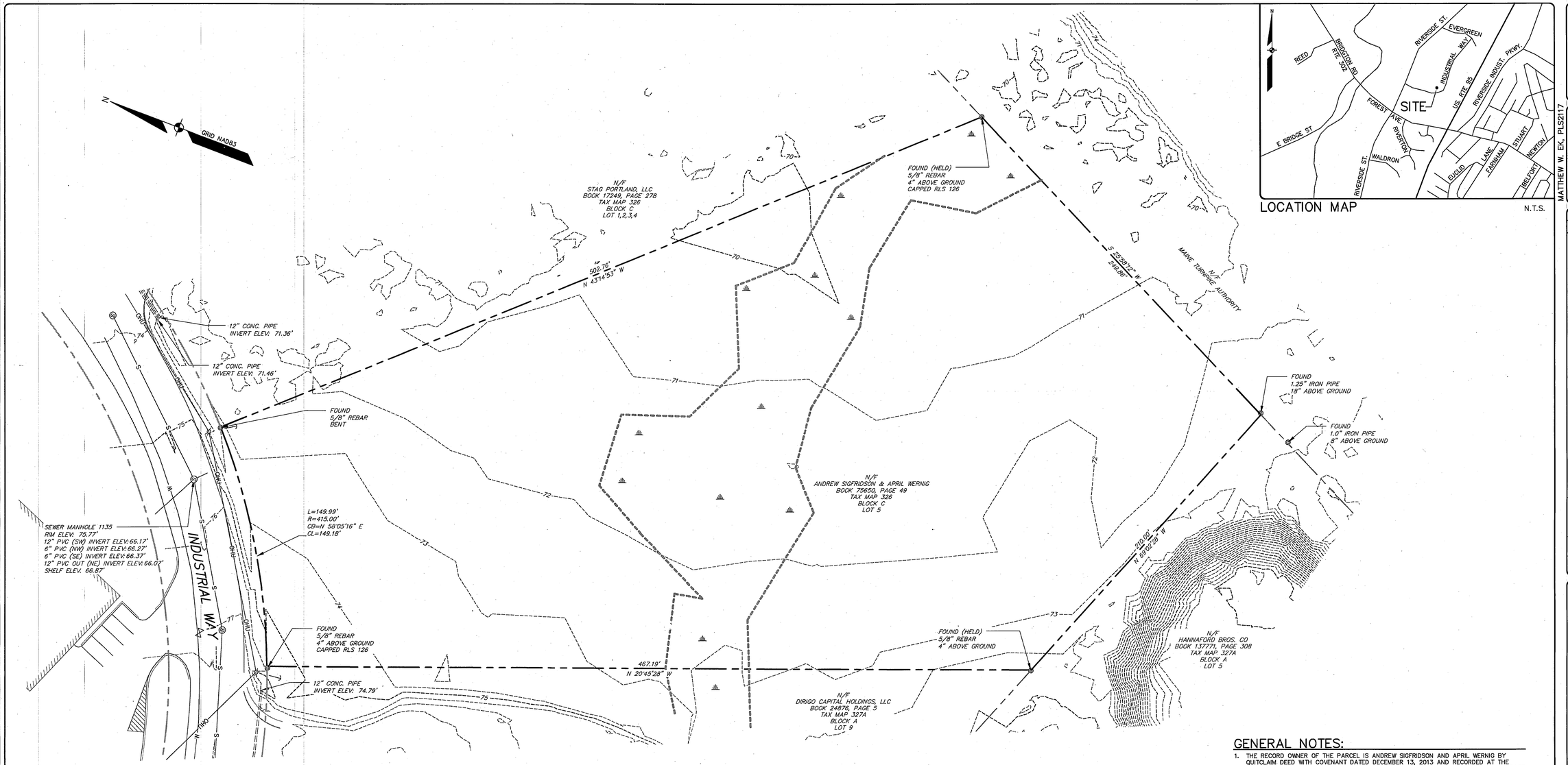
SCALE: 1" = 40'

LIST OF ABUTTERS:

KEY	ABUTTER	BOOK/PAGE
A	STAG PORTLAND, LLC	17249/278
B	DIRIGO CAPITAL HOLDINGS, LLC	24876/5
C	HANNAFORD BROS. CO.	20702/308
D	MAINE TURNPIKE AUTHORITY	-

REVISED THROUGH 06-29-15

04479C.dwg, TAB1.C



LOCATION MAP N.T.S.

LEGEND

EXISTING

- PROPERTY LINE/R.O.W.
- ABUTTER LINE/R.O.W.
- TIE LINE
- CENTERLINE
- MONUMENT
- IRON PIPE/ROD
- DRILL HOLE
- BENCHMARK (BENCHMARK DESCRIPTION WITH ELEVATION)
- WETLANDS
- EDGE PAVEMENT
- CURB LINE
- CONTOURS (--120-- --118--)
- WATER GATE VALVE
- SANITARY SEWER (S)
- SANITARY MANHOLE (S)
- OVERHEAD UTILITY (OHU)
- UTILITY POLE
- GUY WIRE

GRAPHIC SCALE

30 0 15 30 40

(IN FEET)
1 INCH = 30 FT.

GENERAL NOTES:

1. THE RECORD OWNER OF THE PARCEL IS ANDREW SIGFRIDSON AND APRIL WERNIG BY QUITCLAIM DEED WITH COVENANT DATED DECEMBER 13, 2013 AND RECORDED AT THE CUMBERLAND COUNTY REGISTRY OF DEEDS ON DECEMBER 23, 2013 IN BOOK 31248, PAGE 49.
2. THE PROPERTY IS SHOWN AS LOT 5 IN BLOCK C ON THE CITY OF PORTLAND'S TAX MAP 326 AND IS LOCATED IN THE INDUSTRIAL MODERN IMPACT (IM) DISTRICT.
3. TOTAL AREA OF PARCEL IS APPROXIMATELY ±3.24 ACRES.
4. BOUNDARY AND TOPOGRAPHIC INFORMATION SHOWN HEREON IS BASED UPON A FIELD SURVEY PERFORMED BY SEBAGO TECHNICS, INC. IN APRIL OF 2015 AS WELL AS GROUND PROOFED LIDAR DATA.
5. MOST EASTERLY FOUND REBAR AND MOST SOUTHWESTERLY FOUND REBAR HELD WHEN ESTABLISHING THE SIDELINES OF LOT 5 DUE TO THEM BEING ORIGINAL CORNERS OF SUBDIVISION REFERENCED IN PLAN (SEE PLAN REFERENCE 6A)
6. PLAN REFERENCES:
   A. TURNPIKE INDUSTRIAL PARK RECORDING PLAT, RIVERSIDE STREET, BY LAND USE CONSULTANTS DATED MARCH 25, 1986, LAST REVISED SEPTEMBER 9, 1986, PLAN BOOK 157/PAGE 61
   B. RIVERSIDE SOUTH GOLF COARSE EXISTING CONDITIONS STANDARD BOUNDARY SURVEY #986-1040 RIVERSIDE STREET BY THE CITY OF PORTLAND, MAINE PUBLIC WORKS DEPARTMENT ENGINEERING DIVISION DATE MAY 2011 AND LAST REVISED APRIL 24, 2012, PLAN NUMBER 881/18
7. PLAN ORIENTATION IS GRID NORTH, MAINE STATE PLANE COORDINATE SYSTEM, WEST ZONE 1802-NAD83 BASED ON DUAL FREQUENCY GPS OBSERVATIONS. ELEVATIONS DEPICTED HEREON ARE BASED ON THE CITY OF PORTLAND'S TEMPORARY SITE BENCHMARK #8 (SEE PLAN REFERENCE 5B)
8. UTILITY INFORMATION DEPICTED HEREON IS COMPILED USING PHYSICAL EVIDENCE LOCATED IN THE FIELD. UTILITIES DEPICTED HEREON MAY NOT NECESSARILY REPRESENT ALL EXISTING UTILITIES. CONTRACTORS AND/OR DESIGNERS NEED TO CONTACT DIG-SAFE SYSTEMS, INC. (1-888-DIG-SAFE) AND FIELD VERIFY EXISTING UTILITIES PRIOR TO CONSTRUCTION AND/OR EXCAVATION.
9. THE PROPOSED DEVELOPMENT WILL BE SERVED BY PUBLIC WATER, PUBLIC SEWER AND UNDERGROUND ELECTRIC AND TELEPHONE.
10. THE LOCUS PROPERTY AS DEPICTED HEREON DOES NOT FALL WITHIN A SPECIAL FLOOD HAZARD AREA AS DELINEATED ON THE FLOOD INSURANCE RATE MAP FOR PORTLAND, MAINE, CUMBERLAND COUNTY, COMMUNITY-PANEL NUMBER 230051 0001 B, HAVING AN EFFECTIVE DATE OF JULY 17, 1986. THE LOCUS FALLS WITHIN AN AREA IDENTIFIED AS ZONE C, AREAS OF MINIMAL FLOODING.
11. A WETLAND DELINEATION WAS PERFORMED ON THIS PROJECT SITE IN OCTOBER 2013 BY GARY M. FULLERTON, CERTIFIED SOIL SCIENTIST OF SEBAGO TECHNICS, INC. AND LOCATED BY GROUND SURVEY. THIS DELINEATION CONFORMS TO THE STANDARDS AND METHODS OUTLINED IN THE 1987 WETLANDS DELINEATION MANUAL AND REGIONAL SUPPLEMENT AUTHORED AND PUBLISHED BY THE U.S. ARMY CORPS OF ENGINEERS.

MATTHEW W. EK, PLS2117

DESIGNED	CHECKED
.	WCS

REV:	BY:	DATE:	STATUS:
B	RLM	6-29-15	SUBMIT FINAL SITE PLAN APPLICATION TO CITY
A	RLM	5-21-15	SUBMIT PRELIMINARY SITE PLAN APPLICATION TO CITY

SEBAGO TECHNICS
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75 John Roberts Rd. Suite 1A South Portland, ME 04106 Tel. 207-200-2100
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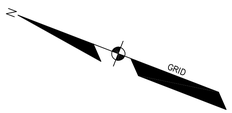
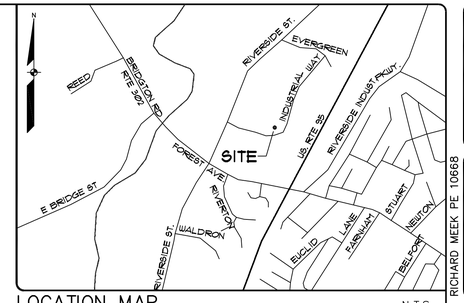
EXISTING CONDITIONS PLAN
OF:
LOT 5 INDUSTRIAL WAY
81 INDUSTRIAL WAY
PORTLAND, ME 04103
FOR:
DEERFIELD 91 INDUSTRIAL, LLC.
1 CANAL PLAZA
PORTLAND, ME 04101

PROJECT NO.	SCALE
04479	1" = 30'

SHEET 2 OF 7

04479EC.dwg, TAB:EC





LOCATION MAP N.T.S.

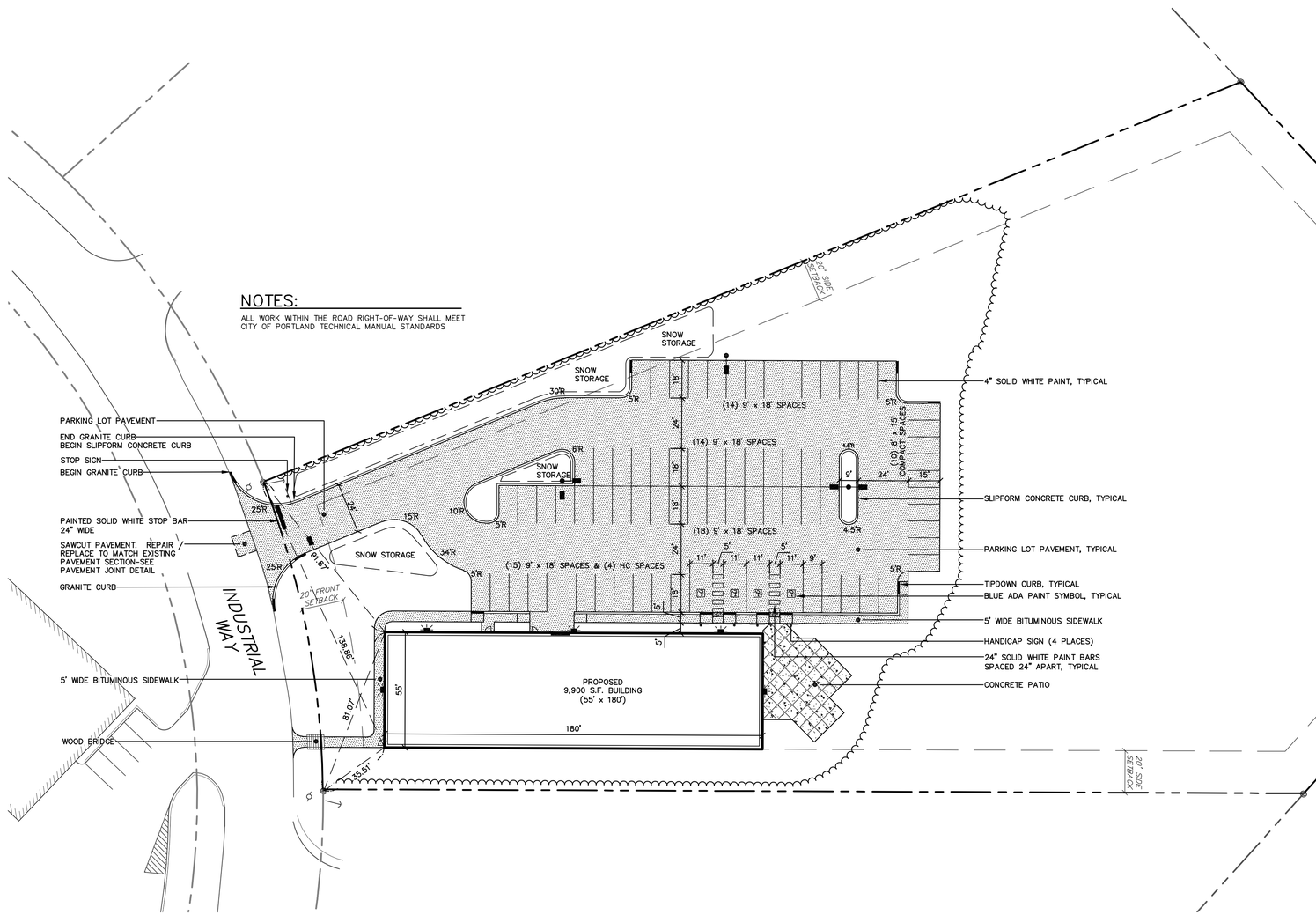
RICHARD MEEK PE 10668

STATE OF MAINE * RICHARD MEEK No. 10668 * REGISTERED PROFESSIONAL ENGINEER

DESIGNED	CHECKED
RLM	RLM

REV:	BY:	DATE:	STATUS:
B	RLM	6-29-15	SUBMIT FINAL SITE PLAN APPLICATION TO CITY
A	RLM	5-21-15	SUBMIT PRELIMINARY SITE PLAN APPLICATION TO CITY

THIS PLAN SHALL NOT BE MODIFIED WITHOUT WRITTEN PERMISSION FROM SEBAGO TECHNICS, INC. ANY ALTERATIONS, AUTHORIZED OR OTHERWISE, SHALL BE AT THE USER'S SOLE RISK AND WITHOUT LIABILITY TO SEBAGO TECHNICS, INC.



LEGEND

EXISTING	PROPOSED
PROPERTY LINE/R.O.W.	
ABUTTER LINE/R.O.W.	
SETBACK	
IRON PIPE/ROD	
	BUILDING
EDGE PAVEMENT	
	PAVEMENT SAWCUT
	EDGE CONCRETE
	PAVEMENT PAINT
CURB LINE	
TREELINE	

GRAPHIC SCALE
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(IN FEET)
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12. PARKING SUMMARY:

PARKING SPACES REQUIRED	1 SPACE/400 S.F.=9,900/400 = 25 SPACES
PARKING SPACES PROVIDED	61 (9'x18' STANDARD SPACES)
	10 (8'x15' COMPACT SPACES)
	4 (11'x18' HANDICAP SPACES)
	75 TOTAL SPACES

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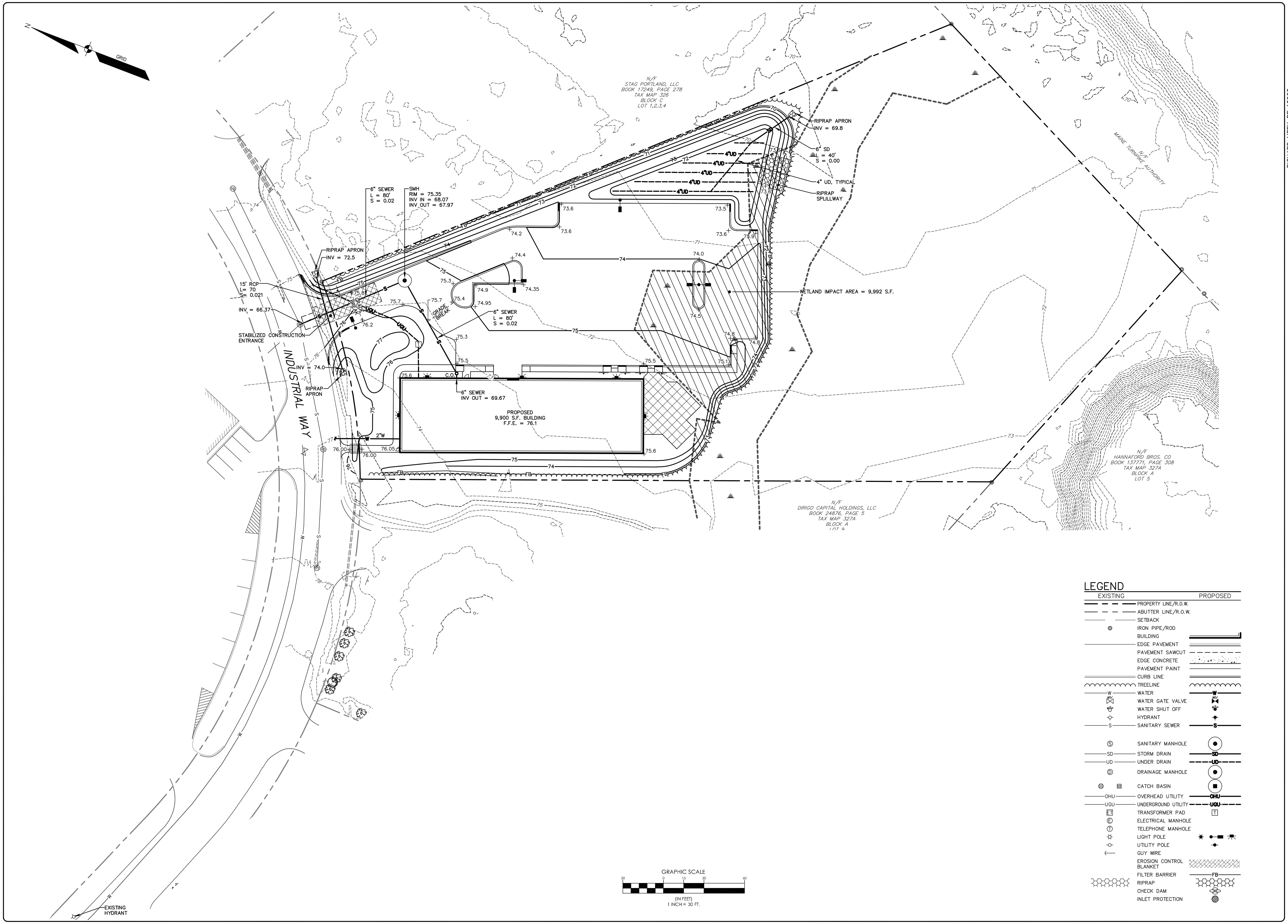
75 John Roberts Rd. Suite 1A South Portland, ME 04106 Tel. 207-200-2100
250 Goddard Rd. Suite B Lewiston, ME 04240 Tel. 207-783-9583

SITE PLAN
OF:
LOT 5 INDUSTRIAL WAY
81 INDUSTRIAL WAY
PORTLAND, ME 04103
FOR:
DEERFIELD 91 INDUSTRIAL, LLC.
1 CANAL PLAZA,
PORTLAND, ME 04101

PROJECT NO.	SCALE
04479	1" = 30'

SHEET 3 OF 7

04479S.dwg, TAB: S



RICHARD MEEK PE 10668

STATE OF MAINE — RICHARD L. MEEK — No. 10668 — LICENSED — PROFESSIONAL ENGINEER

DESIGNED	CHECKED
RLM	RLM

REV:	BY:	DATE:	STATUS:
D	RLM	8-21-15	REVISE PER CONDITIONS OF APPROVAL
C	RLM	6-29-15	SUBMIT FINAL SITE PLAN APPLICATION TO CITY
B	RLM	6-25-15	REVISE WETLAND IMPACT
A	RLM	5-21-15	SUBMIT PRELIMINARY SITE PLAN APPLICATION TO CITY

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75 John Roberts Rd. Suite 1A South Portland, ME 04106 Tel. 207-200-2100
250 Goddard Rd. Suite B Lewiston, ME 04240 Tel. 207-783-5656

GRADING AND UTILITY PLAN

OF:
LOT 5 INDUSTRIAL WAY
81 INDUSTRIAL WAY
PORTLAND, ME 04103

FOR:
DEERFIELD 91 INDUSTRIAL, LLC.
1 CANAL PLAZA
PORTLAND, ME 04101

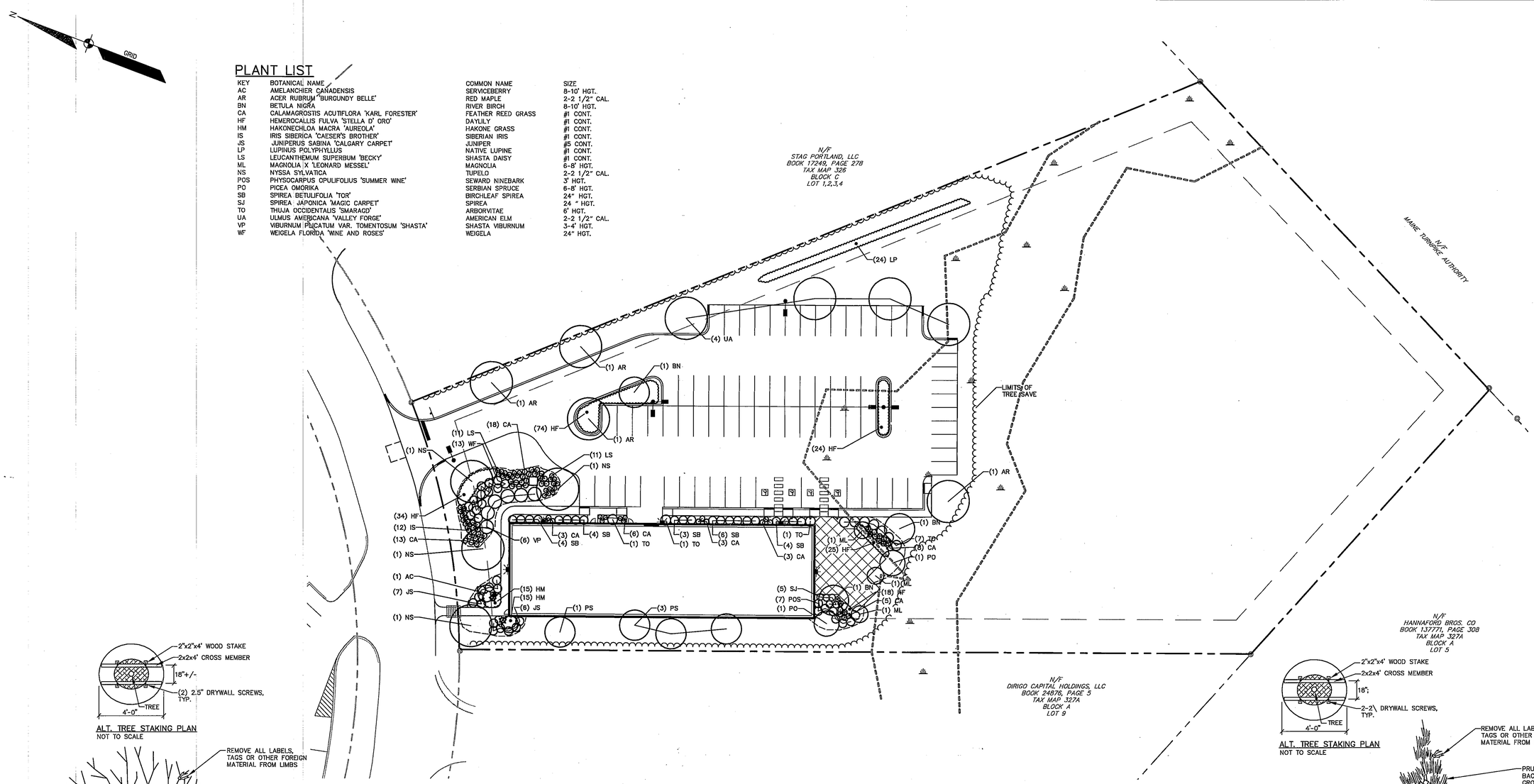
PROJECT NO.	SCALE
04479	1" = 30'

04479GU.dwg, TAB:GU

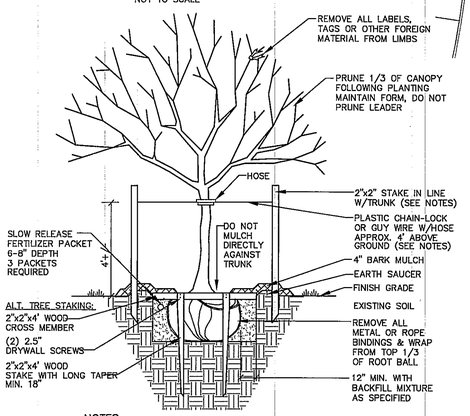
SHEET 4 OF 7

PLANT LIST

KEY	BOTANICAL NAME	COMMON NAME	SIZE
AC	AMELANCHIER CANADENSIS	SERVICEBERRY	8-10' HGT.
AR	ACER RUBRUM 'BURGUNDY BELLE'	RED MAPLE	2-2 1/2" CAL.
BN	BETULA NIGRA	RIVER BIRCH	8-10' HGT.
CA	CALAMAGROSTIS ACUTIFLORA 'KARL FORESTER'	FEATHER REED GRASS	#1 CONT.
HF	HEMEROCALLIS FULVA 'STELLA D' ORO'	DAYLILY	#1 CONT.
HM	HAKONECHLOA MACRA 'AUREOLA'	HAKONE GRASS	#1 CONT.
IS	IRIS SIBERICA 'CAESER'S BROTHER'	SIBERIAN IRIS	#1 CONT.
JS	JUNIPERUS SABINA 'CALGARY CARPET'	JUNIPER	#5 CONT.
LP	LUPINUS POLYPHYLLUS	NATIVE LUPINE	#1 CONT.
LS	LEUCANTHEMUM SUPERBUM 'BECKY'	SHASTA DAISY	#1 CONT.
ML	MAGNOLIA X 'LEONARD MESSEL'	MAGNOLIA	6-8' HGT.
NS	NYSSA SYLVATICA	TUPELO	2-2 1/2" CAL.
POS	PHYSOCARPUS OPULIFOLIUS 'SUMMER WINE'	SEWARD NINEBARK	3' HGT.
PO	PICEA OMORIKA	SERBIAN SPRUCE	6-8' HGT.
SB	SPIREA BETULIFOLIA 'TOR'	BIRCHLEAF SPIREA	24" HGT.
SJ	SPIREA JAPONICA 'MAGIC CARPET'	SPIREA	24 " HGT.
TO	THUJA OCCIDENTALIS 'SMARAGD'	ARBORVITAE	6' HGT.
UA	ULMUS AMERICANA 'VALLEY FORGE'	AMERICAN ELM	2-2 1/2" CAL.
VP	VIBURNUM PLICATUM VAR. TOMENTOSUM 'SHASTA'	SHASTA VIBURNUM	3-4' HGT.
WF	WEIGELA FLORIDA 'WINE AND ROSES'	WEIGELA	24" HGT.



ALT. TREE STAKING PLAN
NOT TO SCALE



NOTES:

INSTALL STAKES AND GUYS TO TREES IF THE FOLLOWING APPLY:

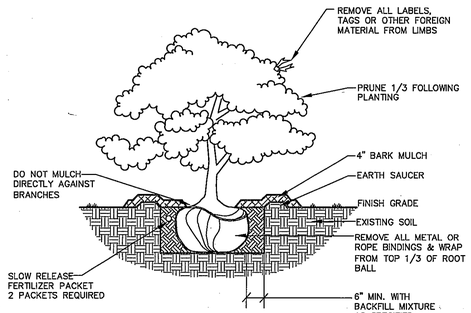
1. THE TREE IS OF SUBSTANTIAL SIZE.
2. THE PLANTING LOCATION IS EXTREMELY WINDY, AS ON OPEN UNDEVELOPED SITES.
3. THE PLANTING LOCATION IS COMPRISED OF SAND OR OTHER LOOSE TEXTURED SOILS.
4. IF STAKES AND GUYS ARE REQUIRED, REMOVE AFTER ONE YEAR TIME.

DECIDUOUS TREES 2" TO 4" CALIPER
NOT TO SCALE

LEGEND

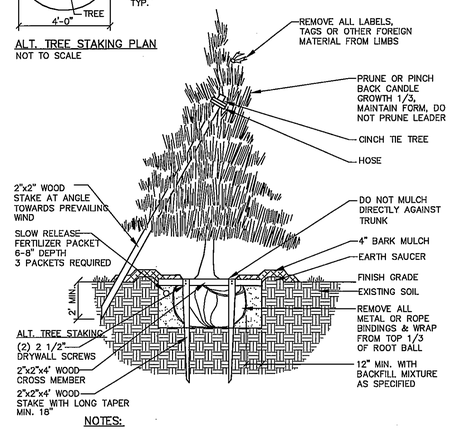
EXISTING	PROPOSED
PROPERTY LINE/R.O.W.	
ABUTTER LINE/R.O.W.	
	SETBACK
MONUMENT	
IRON PIPE/ROD	
DRILL HOLE	
	BUILDING
	EDGE PAVEMENT
	PAVEMENT PAINT
	CURB LINE
	TREELINE
	DECIDUOUS TREE
	CONIFEROUS TREE
	MULCH LINE
	SIGN
	LIGHT POLE

GRAPHIC SCALE
20 0 10 20 40
(IN FEET)
1 INCH = 20 FT.



DECIDUOUS & EVERGREEN SHRUB
NOT TO SCALE

ALT. TREE STAKING PLAN
NOT TO SCALE



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4. IF STAKES AND GUYS ARE REQUIRED, REMOVE AFTER ONE YEAR TIME.

DECIDUOUS TREES — UNDER 2" CALIPER OR UNDER 6' IN HEIGHT
EVERGREEN TREES — 7'-0" IN HEIGHT & UNDER
NOT TO SCALE

LICENSED LANDSCAPE ARCHITECT
KYLIE S. MASON
3335
STATE OF MAINE

DESIGNED	CHECKED
KSM	RLM

REV:	BY:	DATE:	STATUS:
D	RLM	8-21-15	REVISE PER CONDITIONS OF APPROVAL
C	RLM	7-27-15	REVISE LANDSCAPING PER REVIEW COMMENTS
B	RLM	6-29-15	SUBMIT FINAL SITE PLAN APPLICATION TO CITY
A	RLM	5-21-15	SUBMIT PRELIMINARY SITE PLAN APPLICATION TO CITY

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250 Goddard Rd.
Lewiston, ME 04240
Tel. 207-783-5656

LANDSCAPE PLAN
OF:
LOT 5 INDUSTRIAL WAY
81 INDUSTRIAL WAY
PORTLAND, ME 04103
FOR:
DEERFIELD 91 INDUSTRIAL, LLC.
1 CANAL PLAZA
PORTLAND, ME 04101

PROJECT NO.	SCALE
04479	1" = 20'

SHEET 5 OF 7

04479Ldwg, TAB:L

EROSION CONTROL MEASURES

PRE-CONSTRUCTION PHASE

PRIOR TO THE BEGINNING OF ANY CONSTRUCTION, SEDIMENT BARRIERS (SILT FENCE) WILL BE STAKED/INSTALLED ACROSS THE SLOPE(S), ON THE CONTOUR AT OR JUST BELOW THE LIMITS OF CLEARING OR GRUBBING, AND/OR JUST ABOVE ANY ADJACENT PROPERTY LINE OR WATERCOURSE TO PROTECT AGAINST CONSTRUCTION RELATED EROSION. THE PLACEMENT OF SEDIMENT BARRIERS SHALL BE COMPLETED IN ACCORDANCE WITH GUIDELINES ESTABLISHED IN BEST MANAGEMENT PRACTICES AND IN ACCORDANCE WITH THIS EROSION CONTROL PLAN AND DETAILS IN THIS PLAN SET. THIS NETWORK IS TO BE MAINTAINED BY THE CONTRACTOR UNTIL ALL EXPOSED SLOPES HAVE AT LEAST 85%-90% VIGOROUS PERENNIAL VEGETATIVE COVER TO PREVENT EROSION. TEMPORARY EROSION CONTROL MEASURES SHALL BE REMOVED WITHIN 30 DAYS AFTER PERMANENT STABILIZATION IS ATTAINED.

PRIOR TO ANY CLEARING OR GRUBBING, A CONSTRUCTION ENTRANCE/EXIT SHALL BE CONSTRUCTED AT THE INTERSECTION OF THE PROPOSED ENTRANCES AND EXISTING ROADWAY TO AVOID TRACKING OF MUD, DUST AND DEBRIS FROM THE SITE.

PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL PREPARE A DETAILED SCHEDULE AND MARKED UP PLAN INDICATING AREAS AND COMPONENTS OF THE WORK AND KEY DATES SHOWING DATE OF DISTURBANCE AND COMPLETION OF THE WORK. THE CONTRACTOR SHALL SCHEDULE A PRE-CONSTRUCTION MEETING WITH THE MUNICIPAL STAFF. THREE COPIES OF THE SCHEDULE AND MARKED UP PLAN SHALL BE PROVIDED TO THE MUNICIPALITY THREE DAYS PRIOR TO THE SCHEDULED PRE-CONSTRUCTION MEETING. SPECIAL ATTENTION SHALL BE GIVEN TO THE 14 DAY LIMIT OF DISTURBANCE IN THE SCHEDULE ADDRESSING TEMPORARY AND PERMANENT VEGETATION MEASURES.

CONSTRUCTION AND POST-CONSTRUCTION PHASE

AREAS UNDERGOING ACTUAL CONSTRUCTION SHALL ONLY EXPOSE THAT AMOUNT OF MINERAL SOIL NECESSARY FOR PROGRESSIVE AND EFFICIENT CONSTRUCTION . AN AREA CONSIDERED OPEN IS ANY AREA NOT STABILIZED WITH PAVEMENT, VEGETATION, MULCHING, EROSION CONTROL MATS, RIPRAP OR GRAVEL BASE ON A ROAD . OPEN AREAS SHALL BE ANCHORED WITH TEMPORARY EROSION CONTROL AS SHOWN ON THE DESIGN PLANS AND AS DESCRIBED WITHIN THIS EROSION CONTROL PLAN WITHIN 14-DAYS OF DISTURBANCE. AREAS LOCATED WITHIN 100' OF STREAMS SHALL BE ANCHORED WITH TEMPORARY EROSION CONTROL WITHIN SEVEN (7) DAYS. REFER TO WINTER EROSION CONTROL NOTES FOR THE TREATMENT OF OPEN AREAS AFTER OCTOBER 1ST OF THE CONSTRUCTION YEAR.

THE CONTRACTOR MUST INSTALL ANY ADDED MEASURES WHICH MAY BE NECESSARY TO CONTROL EROSION/SEDIMENTATION FROM THE SITE DEPENDENT UPON THE ACTUAL SITE AND WEATHER CONDITIONS. CONTINUATION OF EARTHWORK OPERATIONS ON ADDITIONAL AREAS SHALL NOT BEGIN UNTIL THE EXPOSED SOIL SURFACE ON THE AREA BEING WORKED HAS BEEN STABILIZED, IN ORDER TO MINIMIZE AREAS WITHOUT EROSION CONTROL PROTECTION.

EROSION CONTROL APPLICATIONS & MEASURES

THE PLACEMENT OF EROSION CONTROL MEASURES SHALL BE COMPLETED IN ACCORDANCE WITH GUIDELINES ESTABLISHED IN BEST MANAGEMENT PRACTICES AND IN ACCORDANCE WITH THE EROSION CONTROL PLAN AND DETAILS IN THE PLAN SET.

1. TEMPORARY MULCHING:

ALL DISTURBED AREAS SHALL BE MULCHED WITH MATERIALS SPECIFIED BELOW PRIOR TO ANY STORM EVENT. ALL DISTURBED AREAS NOT FINAL GRADED WITHIN 14 DAYS SHALL BE MULCHED. ALSO, AREAS, WHICH HAVE BEEN TEMPORARILY OR PERMANENTLY SEEDED, SHALL BE MULCHED IMMEDIATELY FOLLOWING SEEDING. EROSION CONTROL BLANKETS ARE RECOMMENDED TO BE USED AT THE BASE OF GRASSED WATERWAYS AND ON SLOPES GREATER THAN 15%. MULCH ANCHORING SHOULD BE USED ON SLOPES GREATER THAN 5% AFTER SEPTEMBER 15TH OF THE CONSTRUCTION YEAR (SEE WINTER EROSION CONTROL NOTES).
TYPES OF MULCH:
HAY OR STRAW: SHALL BE APPLIED AT A RATE OF 75 LBS/1,000 S.F. (1.5 TONS PER ACRE).
EROSION CONTROL MIX: SHALL BE PLACED EVENLY AND MUST PROVIDE 100% SOIL COVERAGE. EROSION CONTROL MIX SHALL BE APPLIED SUCH THAT THE THICKNESS ON SLOPES 3:1 OR LESS IS 2 INCHES PLUS 1/2 INCH PER 20 FEET OF SLOPE UP TO 100 FEET. THE THICKNESS ON SLOPES BETWEEN 3:1 AND 2:1 SHALL BE 4 INCHES PLUS 1/2 INCH PER 20 FEET OF SLOPE UP TO 100 FEET. THIS SHALL NOT BE USED ON SLOPES GREATER THAN 2:1.
EROSION CONTROL BLANKET: SHALL BE INSTALLED SUCH THAT CONTINUOUS CONTACT BETWEEN THE MAT AND THE SOIL IS OBTAINED. INSTALL BLANKETS AND STAPLE IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS.

2. SOIL STOCKPILES:

STOCKPILES OF SOIL OR SUBSOIL SHALL BE MULCHED WITH HAY OR STRAW AT A RATE OF 75 LBS/1,000 S.F. (1.5 TONS PER ACRE) OR WITH A FOUR-INCH LAYER OF WOOD WASTE EROSION CONTROL MIX. THIS WILL BE DONE WITHIN 24 HOURS OF STOCKING AND RE-ESTABLISHED PRIOR TO ANY RAINFALL. ANY SOIL STOCKPILE WILL NOT BE PLACED (EVEN COVERED WITH HAY OR STRAW) WITHIN 100 FEET FROM ANY NATURAL RESOURCES.

3. NATURAL RESOURCES PROTECTION:

ANY AREAS WITHIN 100 FEET FROM ANY NATURAL RESOURCES, IF NOT STABILIZED WITH A MINIMUM OF 75% MATURE VEGETATION CATCH, SHALL BE MULCHED USING TEMPORARY MULCHING (AS DESCRIBED IN PART 1. OF THIS SECTION) WITHIN 7 DAYS OF EXPOSURE OR PRIOR TO ANY STORM EVENT. SEDIMENT BARRIERS (AS DESCRIBED IN PART 4. OF THIS SECTION) SHALL BE PLACED BETWEEN ANY NATURAL RESOURCE AND THE DISTURBED AREA.
PROJECTS CROSSING THE NATURAL RESOURCE SHALL BE PROTECTED A MINIMUM DISTANCE OF 100 FEET ON EITHER SIDE FROM THE RESOURCE.

4. SEDIMENT BARRIERS:

PRIOR TO THE BEGINNING OF ANY CONSTRUCTION, SEDIMENT BARRIERS SHALL BE STAKED ACROSS THE SLOPE(S), ON THE CONTOUR AT OR JUST BELOW THE LIMITS OF CLEARING OR GRUBBING, AND/OR JUST ABOVE ANY ADJACENT PROPERTY LINE OR WATERCOURSE TO PROTECT AGAINST CONSTRUCTION RELATED EROSION. SEDIMENT BARRIERS SHALL BE MAINTAINED BY THE CONTRACTOR UNTIL ALL EXPOSED SLOPES HAVE AT LEAST 85%-90% VIGOROUS PERENNIAL VEGETATIVE COVER TO PREVENT EROSION.

SILT FENCE: SHALL BE INSTALLED PER THE DETAIL ON THE PLANS. THE EFFECTIVE HEIGHT OF THE FENCE SHALL NOT EXCEED 36 INCHES. IT IS RECOMMENDED THAT SILT FENCE BE REMOVED BY CUTTING THE FENCE MATERIALS AT GROUND LEVEL SO AS TO AVOID ADDITIONAL SOIL DISTURBANCE.

HAY BALES: SHALL BE INSTALLED PER THE DETAIL ON THE PLANS. BALES SHALL BE WIRE-BOUND OR STRING-TIED AND THESE BINDINGS MUST REMAIN PARALLEL WITH THE GROUND SURFACE DURING INSTALLATION TO PREVENT DETERIORATION OF THE BINDINGS. BALES SHALL BE INSTALLED WITHIN A MINIMUM 4 INCH DEEP TRENCH LINE WITH ENDS OF ADJACENT BALES TIGHTLY ABUTTING ONE ANOTHER.

EROSION CONTROL MIX: SHALL BE INSTALLED PER THE DETAIL ON THE PLANS. THE MIX SHALL CONSIST PRIMARILY OF ORGANIC MATERIAL AND CONTAIN A WELL-GRADED MIXTURE OF PARTICLE SIZES AND MAY CONTAIN ROCKS LESS THAN 4 INCHES IN DIAMETER. THE MIX COMPOSITION SHALL MEET THE STANDARDS DESCRIBED WITHIN THE MDEP BEST MANAGEMENT PRACTICES. NO TRENCHING IS REQUIRED FOR INSTALLATION OF THIS BARRIER.

CONTINUOUS CONTAINED BERM: SHALL BE INSTALLED PER THE DETAIL ON THE PLANS. THIS SEDIMENT BARRIER IS EROSION CONTROL MIX PLACED WITHIN A SYNTHETIC TUBULAR NETTING AND PERFORMS AS A STURDY SEDIMENT BARRIER THAT WORKS WELL ON HARD GROUND SUCH AS FROZEN CONDITIONS, TRAVELED AREAS OR PAVEMENT. NO TRENCHING IS REQUIRED FOR INSTALLATION OF THIS BARRIER.

5. TEMPORARY CHECK DAMS:

SHALL BE INSTALLED PER THE DETAIL ON THE PLANS. CHECK DAMS ARE TO BE PLACED WITHIN DITCHES/ SWALES AS SPECIFIED ON THE DESIGN PLANS IMMEDIATELY AFTER FINAL GRADING. CHECK DAMS SHALL BE 2 FEET HIGH. TEMPORARY CHECK DAMS MAY BE REMOVED ONLY AFTER THE ROADWAYS ARE PAVED AND THE VEGETATED SWALE ARE ESTABLISHED WITH AT LEAST 85%-90% OF VIGOROUS PERENNIAL GROWTH. THE AREA BENEATH THE CHECK DAM MUST BE SEEDED AND MULCHED IMMEDIATELY AFTER REMOVAL OF THE CHECK DAM.

STONE CHECK DAMS: SHOULD BE CONSTRUCTED OF 2 TO 3 INCH STONE AND PLACED SUCH THAT COMPLETE COVERAGE OF THE SWALE IS OBTAINED AND THAT THE CENTER OF THE DAM IS 6 INCHES LOWER THAT THE OUTER EDGES.

HAY BALE CHECK DAMS: WE DO NOT RECOMMEND THE USE OF HAY BALES AS CHECK DAMS.

MANUFACTURED CHECK DAMS: MANUFACTURED CHECK DAMS, AS SPECIFIED IN THE DETAIL ON THE PLANS, MAY BE USED IF AUTHORIZED BY THE PROPER LOCAL, STATE OR FEDERAL REGULATING AGENCIES. THESE UNITS SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURE'S RECOMMENDATIONS.

6. STORMDRAIN INLET PROTECTION:

INLET PROTECTION SHALL BE PLACED AROUND A STORMDRAIN DROP INLETOR CURB INLET PRIOR TO PERMANENT STABILIZATION OF THE IMMEDIATE AND UPSTREAM DISTURBED AREAS. THEY SHALL BE CONSTRUCTED IN A MANNER THAT WILL FACILITATE CLEAN-OUT AND DISPOSAL OF TRAPPED SEDIMENTS AND MINIMIZE INTERFERENCE WITH CONSTRUCTION ACTIVITIES. ANY RESULTANT PONDING OF WATER FROM THE PROTECTION METHOD MUST NOT CAUSE EXCESSIVE INCONVENIENCE OR DAMAGE TO ADJACENT AREAS OR STRUCTURES.

HAY BALE DROP INLET PROTECTION: WE DO NOT RECOMMEND THE USE OF HAY BALES AS INLET PROTECTION.

CONCRETE BLOCK AND STONE INLET SEDIMENT FILTER (DROP OR CURB INLET): SHALL BE INSTALLED PER THE DETAIL ON THE PLANS. THE HEIGHT OF THE CONCRETE BLOCK BARRIER CAN VARY BUT MUST BE BETWEEN 12 AND 24 INCHES TALL. A MINIMUM OF 1 INCH CRUSHED STONE SHALL BE USED.

MANUFACTURED SEDIMENT BARRIERS AND FILTER (DROP OR CURB INLET): MANUFACTURED FILTERS, AS SPECIFIED IN THE DETAIL ON THE PLANS, MAY BE USED IF INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS.

7. STABILIZED CONSTRUCTION ENTRANCE/EXIT:

PRIOR TO CLEARING AND/OR GRUBBING THE SITE A STABILIZED CONSTRUCTION ENTRANCE/EXIT SHALL BE CONSTRUCTED WHEREVER TRAFFIC WILL EXIT THE CONSTRUCTION SITE ONTO A PAVED ROADWAY IN ORDER TO MINIMIZE THE TRACKING OF SEDIMENT AND DEBRIS FROM THE CONSTRUCTION SITE ONTO PUBLIC ROADWAYS. THE ENTRANCES AND ADJACENT ROADWAY AREAS SHALL BE PERIODICALLY SWEPT OR WASHED TO FURTHER MINIMIZE THE TRACKING OF MUD, DUST OR DEBRIS FROM THE CONSTRUCTION AREA. STABILIZED CONSTRUCTION EXITS SHALL BE CONSTRUCTED IN AREAS SPECIFIED ON THE PLANS AND AS DETAILED ON THE PLANS.

8. DUST CONTROL:

DUST CONTROL DURING CONSTRUCTION SHALL BE ACHIEVED BY THE USE OF A WATERING TRUCK TO PERIODICALLY SPRINKLE THE EXPOSED ROADWAY AREAS AS NECESSARY TO REDUCE DUST DURING THE DRY MONTHS. APPLYING OTHER DUST CONTROL PRODUCTS SUCH AS CALCIUM CHLORIDE OR OTHER MANUFACTURED PRODUCTS ARE ALLOWED IF AUTHORIZED BY THE PROPER LOCAL, STATE AND/OR FEDERAL REGULATING AGENCIES. HOWEVER, IT IS THE CONTRACTOR'S ULTIMATE RESPONSIBILITY TO MITIGATE DUST AND SOIL LOSS FROM THE SITE.

9. TEMPORARY VEGETATION:

TEMPORARY VEGETATION SHALL BE APPLIED TO DISTURBED AREAS THAT WILL NOT RECEIVE FINAL GRADING FOR PERIODS UP TO 12 MONTHS. THIS PROCEDURE SHOULD BE USED EXTENSIVELY IN AREAS ADJACENT TO NATURAL RESOURCES. SEEDBED PREPARATION AND APPLICATION OF SEED SHALL BE CONDUCTED AS INDICATED IN THE PERMANENT VEGETATION SECTION OF THIS NARRATIVE. SPECIFIC SEEDS (FAST GROWING AND SHORT LIVING) SHALL BE SELECTED FROM THE MAINE EROSION AND SEDIMENT CONTROL BMP MANUAL DATED 3/2003 OR LATER. ALTERNATIVE EROSION CONTROL MEASURES SHOULD BE USED IF SEEDING CAN NOT BE DONE BEFORE SEPTEMBER 15TH OF THE CONSTRUCTION YEAR.

10. PERMANENT VEGETATION:

REVEGETATION MEASURES SHALL COMMENCE IMMEDIATELY UPON COMPLETION OF FINAL GRADING OF AREAS TO BE LOAMED AND SEEDED. THE APPLICATION OF SEED SHALL BE CONDUCTED BETWEEN APRIL 1ST AND OCTOBER 1ST OF THE CONSTRUCTION YEAR, PLEASE REFER TO THE WINTER EROSION CONTROL NOTES FOR MORE DETAIL. REVEGETATION MEASURES SHALL CONSIST OF THE FOLLOWING:

SEEDBED PREPARATION:

A. FOUR (4) INCHES OF LOAM SHALL BE SPREAD OVER DISTURBED AREAS AND SMOOTHED TO A UNIFORM SURFACE. LOAM SHALL BE FREE OF SUBSOIL, CLAY LUMPS, STONES AND OTHER OBJECTS OVER 2 INCHES OR LARGER IN ANY DIMENSION, AND WITHOUT WEEDS, ROOTS OR OTHER OBJECTIONABLE MATERIAL.

B. SOILS TESTS SHALL BE TAKEN AT THE TIME OF SOIL STRIPPING TO DETERMINE FERTILIZATION REQUIREMENTS. SOILS TESTS SHALL BE TAKEN PROMPTLY AS TO NOT INTERFERE WITH THE 14-DAY LIMIT ON SOIL EXPOSURE. BASED UPON TEST RESULTS, SOIL AMENDMENTS SHALL BE INCORPORATED INTO THE SOIL PRIOR TO FINAL SEEDING. IN LIEU OF SOIL TESTS, SOIL AMENDMENTS MAY BE APPLIED AS FOLLOWS:

ITEM	APPLICATION RATE
10-20-20 FERTILIZER (N-P205-K20 OR EQUAL)	18.4 LBS./1,000 S.F.
GROUND LIMESTONE (50% CALCIUM & MAGNESIUM OXIDE)	138 LBS./1,000 S.F.

C. WORK LIME AND FERTILIZER INTO THE SOIL AS NEARLY AS PRACTICAL TO A DEPTH OF 4 INCHES WITH PROPER EQUIPMENT. ROLL THE AREA TO FIRM THE SEEDBED EXCEPT ON CLAY OR SILTY SOILS OR COARSE SAND.

APPLICATION OF SEED:

A. SEEDING: SHALL BE CONDUCTED BETWEEN APRIL 1ST AND OCTOBER 1ST OF THE CONSTRUCTION YEAR. GENERALLY A SEED MIXTURE MAY BE APPLIED AS FOLLOWS: (MDEP SEED MIX 2 IS DISPLAYED)

SEED TYPE	APPLICATION RATE
CREEPING RED FESCUE	0.46 LBS/1,000 S.F. (20 LBS/ACRE)
REDTOP	0.05 LBS/1,000 S.F. (2 LBS/ACRE)
TALL FESCUE	0.46 LBS/1,000 S.F. (20 LBS/ACRE)
TOTAL:	0.97 LBS/1,000 S.F. (42 LBS/ACRE)

NOTE: A SPECIFIC SEED MIXTURE SHOULD BE CHOSEN TO MATCH THE SOILS CONDITION OF THE SITE. VARIOUS AGENCIES CAN RECOMMEND SEED MIXTURES. MDEP RECOMMENDED SEED MIXTURES ARE IN THE EROSION AND SEDIMENT CONTROL BMP MANUAL DATED 3/2003 OR LATER.

B. HYDROSEEDING: SHALL BE CONDUCTED ON PREPARED AREAS WITH SLOPES LESS THAN 2:1. LIME AND FERTILIZER MAY BE APPLIED SIMULTANEOUSLY WITH THE SEED. RECOMMENDED SEEDING RATES MUST BE INCREASED BY 10% WHEN HYDROSEEDING.

C. MULCHING: SHALL COMMENCE IMMEDIATELY AFTER SEED IS APPLIED. REFER TO THE TEMPORARY MULCHING SECTION OF THIS NARRATIVE FOR DETAILS.

SODDING:

FOLLOWING SEEDBED PREPARATION, SOD CAN BE APPLIED IN LIEU OF SEEDING IN AREAS WHERE IMMEDIATE VEGETATION IS MOST BENEFICIAL SUCH AS DITCHES, AROUND STORMWATER DROP INLETS AND AREAS OF AESTHETIC VALUE. SOD SHOULD BE LAID AT RIGHT ANGLES TO THE DIRECTION OF FLOW, STARTING AT THE LOWEST ELEVATION. SOD SHOULD BE ROLLED OR TAMPED DOWN TO EVEN OUT THE JOINTS ONCE LAID DOWN. WHERE FLOW IS PREVALENT THE SOD MUST BE PROPERLY ANCHORED DOWN. IRRIGATE THE SOD IMMEDIATELY AFTER INSTALLATION. IN MOST CASES, SOD CAN BE ESTABLISHED BETWEEN APRIL 1ST AND NOVEMBER 15TH OF THE CONSTRUCTION YEAR, HOWEVER, REFER TO THE WINTER EROSION CONTROL NOTES FOR ANY ACTIVITIES AFTER OCTOBER 1ST.

TRENCH DEWATERING AND TEMPORARY STREAM DIVERSION:

WATER FROM CONSTRUCTION TRENCH DEWATERING OR TEMPORARY STREAM DIVERSION WILL PASS FIRST THROUGH A FILTER BAG OR SECONDARY CONTAINMENT STRUCTURE (E.G. HAY BALE LINED POOL) PRIOR TO DISCHARGE. THE DISCHARGE SITE SHALL BE SELECTED TO AVOID FLOODING AND SEDIMENT DISCHARGES TO A PROTECTED RESOURCE. IN NO CASE SHALL THE FILTER BAG OR CONTAINMENT STRUCTURE BE LOCATED WITHIN 100 FEET OF A PROTECTED NATURAL RESOURCE.

STANDARDS FOR TIMELY STABILIZATION:

STANDARD FOR THE TIMELY STABILIZATION OF DISTURBED SLOPES -- THE CONTRACTOR WILL CONSTRUCT AND STABILIZE STONE-COVERED SLOPES BY NOVEMBER 15. THE CONTRACTOR WILL SEED AND MULCH ALL SLOPES TO BE VEGETATED BY SEPTEMBER 15. THE MDEP WILL CONSIDER ANY AREA HAVING A GRADE GREATER THAN 15% (6.67H:1V) TO BE A SLOPE. IF THE CONTRACTOR FAILS TO STABILIZE ANY SLOPE TO BE VEGETATED BY SEPTEMBER 15, THEN THE CONTRACTOR WILL TAKE ONE OF THE FOLLOWING ACTIONS TO STABILIZE THE SLOPE FOR LATE FALL AND WINTER.

A. STABILIZE THE SOIL WITH TEMPORARY VEGETATION AND EROSION CONTROL MATS -- BY OCTOBER 1 THE CONTRACTOR WILL SEED THE DISTURBED SLOPE WITH WINTER RYE AT A SEEDING RATE OF 3 POUNDS PER 1,000 SQUARE FEET AND APPLY EROSION CONTROL MATS OVER THE MULCHED SLOPE. THE CONTRACTOR WILL MONITOR GROWTH OF THE RYE OVER THE NEXT 30 DAYS. IF THE RYE FAILS TO GROW AT LEAST THREE INCHES OR COVER AT LEAST 75% OF THE DISTURBED SLOPE BY NOVEMBER 1, THEN THE APPLICANT WILL COVER THE SLOPE WITH A LAYER OF WOOD WASTE COMPOST AS DESCRIBED IN ITEM 2(C.) OF THIS STANDARD OR WITH STONE RIPRAP AS DESCRIBED IN ITEM 2(D.) OF THIS STANDARD.
B. STABILIZE THE SLOPE WITH SOD -- THE CONTRACTOR WILL STABILIZE THE DISTURBED SLOPE WITH PROPERLY INSTALLED SOD BY NOVEMBER 15. PROPER INSTALLATION INCLUDES THE APPLICANT PINNING THE SOD ONTO THE SLOPE WITH WIRE PINS, ROLLING THE SOD TO GUARANTEE CONTACT BETWEEN THE SOD AND UNDERLYING SOIL, AND WATERING THE SOD TO PROMOTE ROOT GROWTH INTO THE DISTURBED SOIL. THE APPLICANT WILL NOT USE LATE-SEASON SOD INSTALLATION TO STABILIZE SLOPES HAVING A GRADE GREATER THAN 33% (3H:1V).
C. STABILIZE THE SLOPE WITH WOOD WASTE COMPOST -- THE CONTRACTOR WILL PLACE A SIX-INCH LAYER OF WOOD WASTE COMPOST ON THE SLOPE BY NOVEMBER 15. PRIOR TO PLACING THE WOOD WASTE COMPOST, THE APPLICANT WILL REMOVE ANY SNOW ACCUMULATION ON THE DISTURBED SLOPE. THE APPLICANT WILL NOT USE WOOD WASTE COMPOST TO STABILIZE SLOPES HAVING GRADES GREATER THAN 50% (2H:1V) OR HAVING GROUNDWATER SEEPS ON THE SLOPE FACE.
D. STABILIZE THE SLOPE WITH STONE RIPRAP -- THE CONTRACTOR WILL PLACE A LAYER OF STONE RIPRAP ON THE SLOPE BY NOVEMBER 15. THE APPLICANT WILL HIRE A REGISTERED PROFESSIONAL ENGINEER TO DETERMINE THE STONE SIZE NEEDED FOR STABILITY AND TO DESIGN A FILTER LAYER FOR UNDERNEATH THE RIPRAP.

STANDARD FOR THE TIMELY STABILIZATION OF DISTURBED SOILS -- BY SEPTEMBER 15 THE CONTRACTOR WILL SEED AND MULCH ALL DISTURBED SOILS ON AREAS HAVING A SLOPE LESS THAN 15%. IF THE CONTRACTOR FAILS TO STABILIZE THESE SOILS BY THIS DATE, THEN THE CONTRACTOR WILL TAKE ONE OF THE FOLLOWING ACTIONS TO STABILIZE THE SOIL FOR LATE FALL AND WINTER.

A. STABILIZE THE SOIL WITH TEMPORARY VEGETATION -- BY OCTOBER 1 THE CONTRACTOR WILL SEED THE DISTURBED SOIL WITH WINTER RYE AT A SEEDING RATE OF 3 POUNDS PER 1000 SQUARE FEET, LIGHTLY MULCH THE SEEDED SOIL WITH HAY OR STRAW AT 75 POUNDS PER 1000 SQUARE FEET, AND ANCHOR THE MULCH WITH PLASTIC NETTING. THE APPLICANT WILL MONITOR GROWTH OF THE RYE OVER THE NEXT 30 DAYS. IF THE RYE FAILS TO GROW AT LEAST THREE INCHES OR COVER AT LEAST 75% OF THE DISTURBED SOIL BEFORE NOVEMBER 15, THEN THE APPLICANT WILL MULCH THE AREA FOR OVER-WINTER PROTECTION AS DESCRIBED IN ITEM 3(C.) OF THIS STANDARD.
B. STABILIZE THE SOIL WITH SOD -- THE APPLICANT WILL STABILIZE THE DISTURBED SOIL WITH PROPERLY INSTALLED SOD BY OCTOBER 1. PROPER INSTALLATION INCLUDES THE APPLICANT PINNING THE SOD ONTO THE SOIL WITH WIRE PINS, ROLLING THE SOD TO GUARANTEE CONTACT BETWEEN THE SOD AND UNDERLYING SOIL, AND WATERING THE SOD TO PROMOTE ROOT GROWTH INTO THE DISTURBED SOIL.
C. STABILIZE THE SOIL WITH MULCH -- BY NOVEMBER 15 THE APPLICANT WILL MULCH THE DISTURBED SOIL BY SPREADING HAY OR STRAW AT A RATE OF AT LEAST 150 POUNDS PER 1000 SQUARE FEET ON THE AREA SO THAT NO SOIL IS VISIBLE THROUGH THE MULCH. PRIOR TO APPLYING THE MULCH, THE APPLICANT WILL REMOVE ANY SNOW ACCUMULATION ON THE DISTURBED AREA. IMMEDIATELY AFTER APPLYING THE MULCH, THE APPLICANT WILL ANCHOR THE MULCH WITH PLASTIC NETTING TO PREVENT WIND FROM MOVING THE MULCH OFF THE DISTURBED SOIL.

CONSTRUCTION SCHEDULE

SITE IMPROVEMENTS WILL MOST LIKELY BEGIN IN SUMMER 2015 DEPENDING UPON FINAL PROJECT APPROVAL. THE FOLLOWING SCHEDULE IS ANTICIPATED FOR THE CONSTRUCTION OF THE ROADWAY IMPROVEMENTS.

SCHEDULE

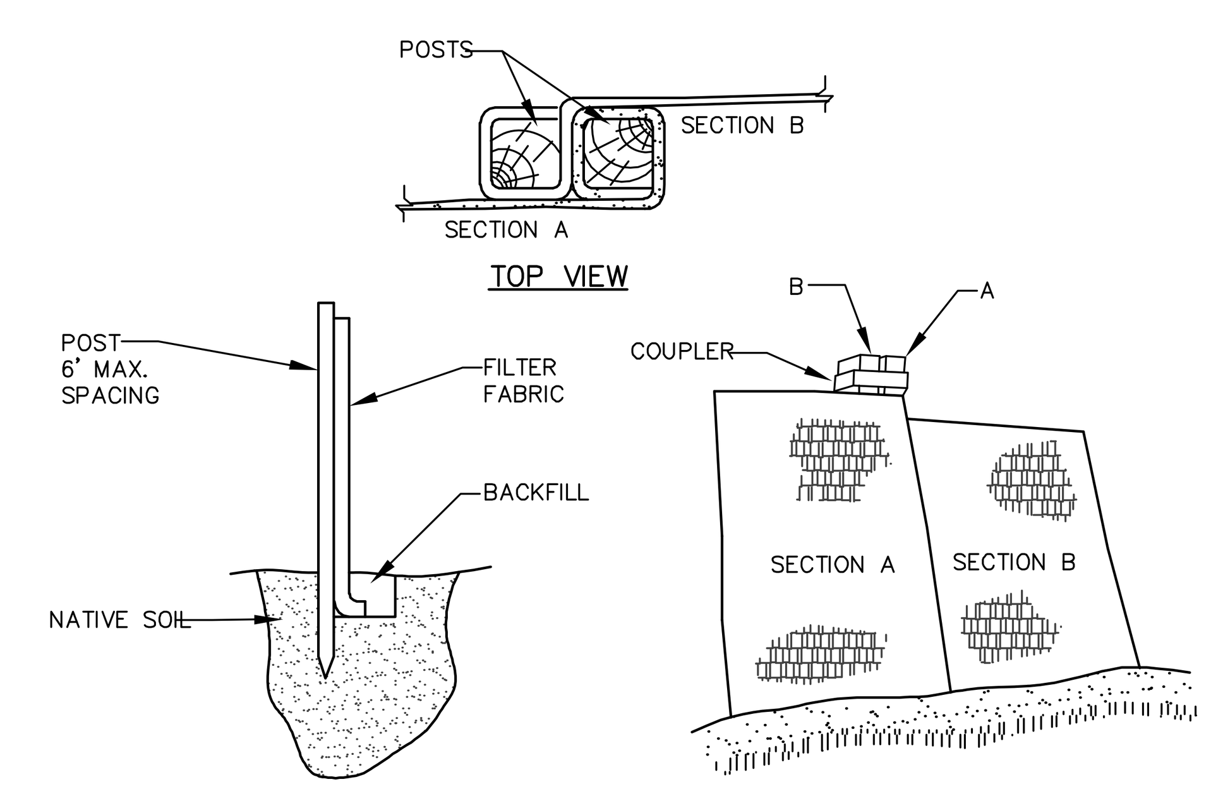
1.	ESTIMATED CONSTRUCTION TIME:	4 MONTHS
*2.	EROSION CONTROL MEASURES PLACED.	WEEK 1
3.	SITE CLEARING AND GRUBBING.	WEEK 1 - WEEK 2
4.	CONSTRUCTION OF PARKING SUBBASE & BUILDING.	WEEK 3 - WEEK 16
5.	STORMWATER MANAGEMENT AREA CONSTRUCTION.	WEEK 4 - WEEK 5
6.	UTILITY IMPROVEMENTS.	WEEK 5 - WEEK 12
7.	MULCH SPREAD FOR WINTER EROSION CONTROL.	OCT 15 OF CONSTRUCTION YEAR
8.	START FINAL SEEDING ON PREPARED AREAS. (DURING GROWING SEASON.)	WEEK 8
*9.	BIWEEKLY MONITORING OF VEGETATIVE GROWTH.	WEEK 10
**10.	RE-SEEDING OF AREAS, IF NEEDED.	WEEK 10
**11.	REMOVAL OF EROSION CONTROL DEVICES.	UPON FINAL PROJECT COMPLETION

** DATES ARE SUBJECT TO CHANGE AT THE DISCRETION OF THE ENGINEER, DEPENDING ON CONSTRUCTION PROGRESS.

INSPECTIONS/MONITORING:

1. MAINTENANCE MEASURES SHALL BE APPLIED AS NEEDED DURING THE ENTIRE CONSTRUCTION CYCLE. AFTER EACH RAINFALL, SNOW STORM OR PERIOD OF THAWING AND RUNOFF, OR AT LEAST EVERY SEVEN (7) DAYS, THE CONTRACTOR SHALL PERFORM A VISUAL INSPECTION OF ALL INSTALLED EROSION CONTROL MEASURES. THE CONTRACTOR SHALL PERFORM REPAIRS AS NEEDED TO ALLOW CONTINUED PROPER FUNCTIONING OF THE EROSION CONTROL MEASURE. THE CONTRACTOR SHALL PROVIDE THE NECESSARY REGULATING AGENCIES WITH WRITTEN DOCUMENTATION DESCRIBING DATES OF INSPECTIONS AND NECESSARY FOLLOW-UP WORK TO MAINTAIN EROSION CONTROL MEASURES MEETING THE REQUIREMENTS OF THIS PLAN.

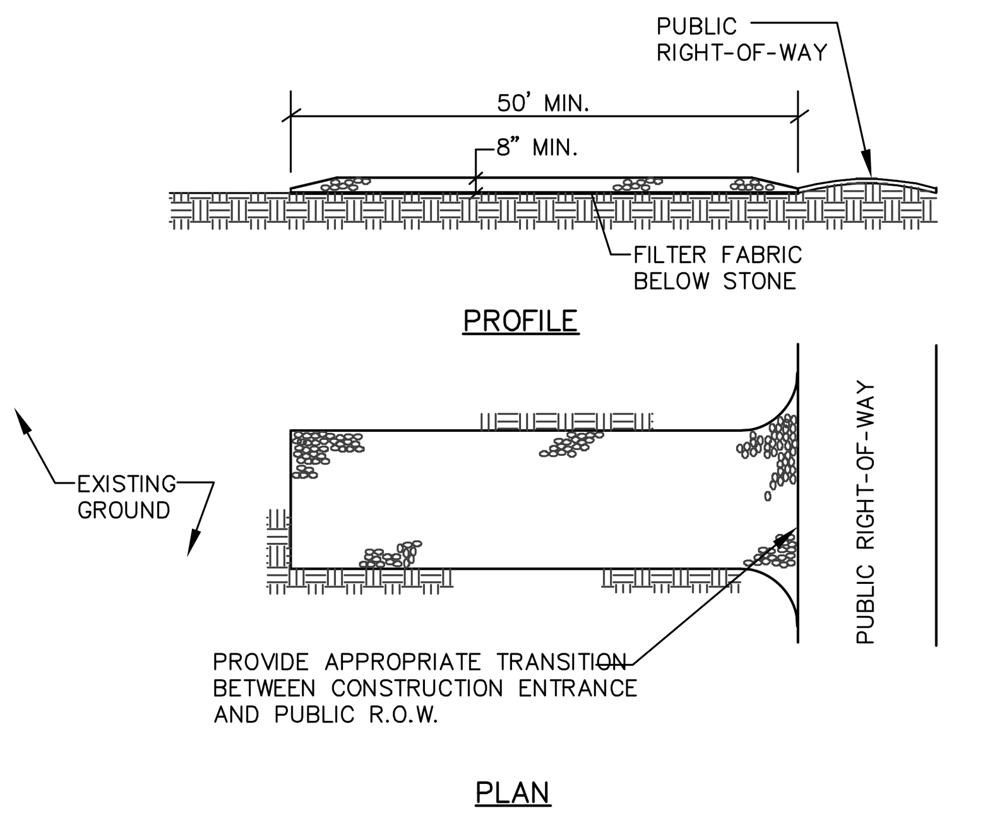
2. FOLLOWING THE TEMPORARY AND/OR FINAL SEEDINGS, THE CONTRACTOR SHALL INSPECT THE WORK AREA SEMIMONTHLY UNTIL THE SEEDINGS HAVE BEEN ESTABLISHED. ESTABLISHED MEANS A MINIMUM OF 85%-90% OF AREAS VEGETATED WITH VIGOROUS GROWTH. RESEEDING SHALL BE CARRIED OUT BY THE CONTRACTOR WITH FOLLOW-UP INSPECTIONS IN THE EVENT OF ANY FAILURES UNTIL VEGETATION IS ADEQUATELY ESTABLISHED.



INSTALLATION:

1. EXCAVATE A 6"x 6" TRENCH ALONG THE LINE OF PLACEMENT FOR THE FILTER BARRIER.
2. UNROLL A SECTION AT A TIME AND POSITION THE POSTS AGAINST THE BACK (DOWNSTREAM) WALL OF THE TRENCH.
3. DRIVE POSTS INTO THE GROUND UNTIL APPROXIMATELY 2" OF FABRIC IS LYING ON THE TRENCH BOTTOM.
4. LAY THE TOE-IN FLAP OF FABRIC ONTO THE UNDISTURBED BOTTOM OF THE TRENCH, BACKFILL THE TRENCH AND TAMP THE SOIL. TOE-IN CAN ALSO BE ACCOMPLISHED BY LAYING THE FABRIC FLAP ON UNDISTURBED GROUND AND PILING AND TAMPING FILL AT THE BASE, BUT MUST BE ACCOMPANIED BY AN INTERCEPTION DITCH.
5. JOIN SECTION AS SHOWN ABOVE.
6. BARRIER SHALL BE MIRAFI SILT FENCE OR EQUAL.

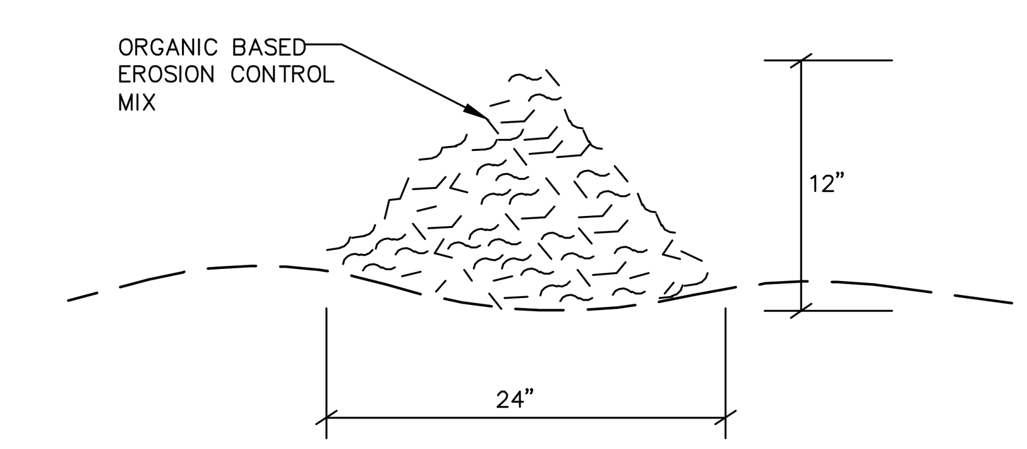
FILTER BARRIER
NOT TO SCALE



NOTES:

1. STONE SIZE- AASHTO DESIGNATION M43, SIZE NO. 2 (2 1/2" TO 1 1/2"). USE CRUSHED STONE.
2. LENGTH- AS SHOWN ON PLANS, MIN. 50 FEET.
3. THICKNESS- NOT LESS THAN EIGHT (8) INCHES.
4. WIDTH- NOT LESS THAN FULL WIDTH OF ALL POINT OF INGRESS OR EGRESS.
5. MAINTENANCE- THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHT-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND AND REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT. ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO PUBLIC RIGHT-OF-WAY MUST BE REMOVED IMMEDIATELY.

STABILIZED CONSTRUCTION ENTRANCE
NOT TO SCALE



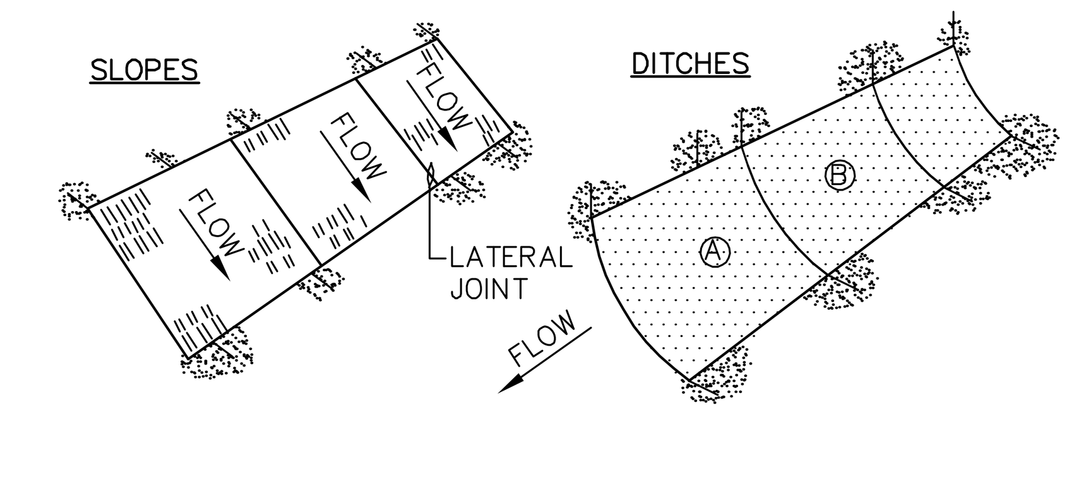
COMPOSITION

EROSION CONTROL MIX SHALL BE MANUFACTURED ON OR OFF THE PROJECT SITE SUCH THAT ITS COMPOSITION IS IN ACCORDANCE WITH THE MDEP MAINE EROSION AND SEDIMENT CONTROL BMP MANUAL, LAST REVISED 3/2003 OR LATER. IT MUST CONSIST PRIMARILY OF ORGANIC MATERIAL, SEPARATED AT THE POINT OF GENERATION, AND MAY INCLUDE: SHREDDED BARK, STUMP GRINDINGS, COMPOSTED BARK, OR ACCEPTABLE MANUFACTURED PRODUCTS. WOOD AND BARK CHIPS, GROUND CONSTRUCTION DEBRIS OR REPROCESSED WOOD PRODUCTS WILL NOT BE ACCEPTABLE AS THE ORGANIC COMPONENT OF THE MIX.

INSTALLATION:

1. THE BARRIER MUST BE PLACED ACROSS THE SLOPE, ALONG THE CONTOUR.
2. EXISTING GROUND SHALL BE PREPARED SUCH THAT THE BARRIER MAY LIE NEARLY FLAT ALONG THE GROUND TO AVOID THE CREATION OF VOIDS AND BRIDGES IN ORDER TO MINIMIZE THE POTENTIAL OF WASH OUTS UNDER THE BARRIER.
3. THE BARRIER SHALL BE A MINIMUM OF 1 FOOT HIGH (AS MEASURED ON THE UPHILL SIDE) AND 2 FEET WIDE FOR SLOPES LESS THAN 5% IN GRADE AND SHALL BE WIDER TO ACCOMMODATE THE ADDITIONAL RUNOFF.
4. EROSION CONTROL MIX CAN BE INSTALLED WHERE SILT FENCE IS ILLUSTRATED ON THE DESIGN PLANS IN AREAS EXCEPT IN, BUT NOT LIMITED TO, THE FOLLOWING AREAS: WETLAND AREAS, AT POINTS OF CONCENTRATED FLOW, BELOW CULVERT OUTLET APRONS, AROUND CATCH BASINS AND CLOSED STORM SYSTEMS AND AT THE BOTTOM OF STEEP SLOPES THAT ARE MORE THAN 50 FEET FROM TOP TO BOTTOM.

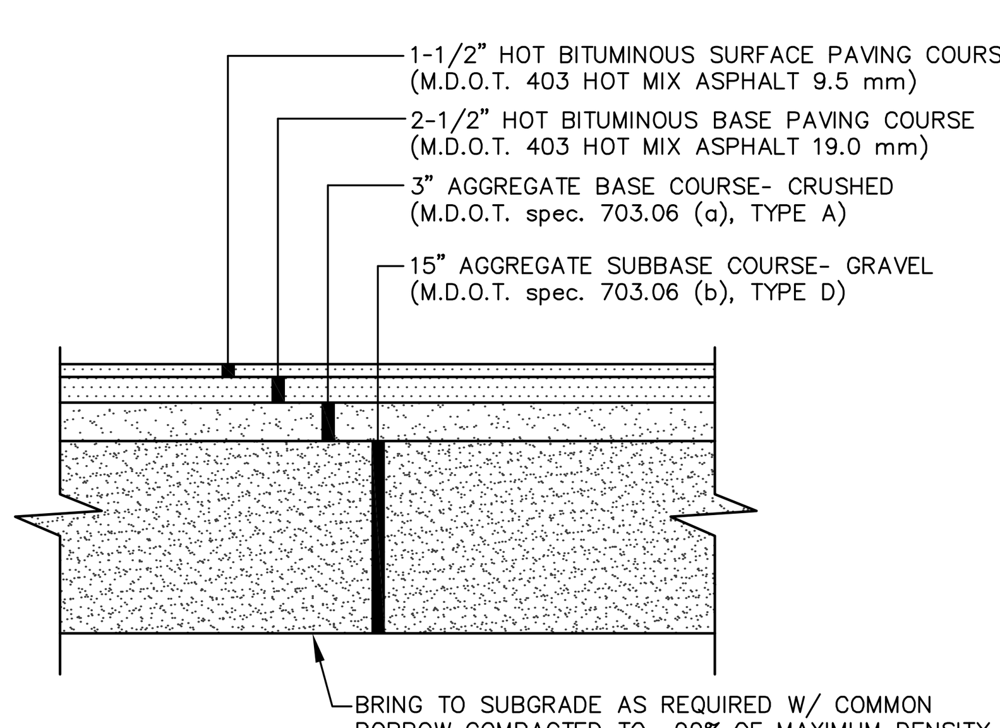
EROSION CONTROL MIX BERM
NOT TO SCALE



NOTES:

1. BURY THE TOP END OF THE MESH MATERIAL IN A 6" TRENCH AND BACKFILL AND TAMP TRENCHING SECURE END WITH STAPLES AT 6" SPACING, 4" DOWN FROM EXPOSED END.
2. FLOW DIRECTION JOINTS TO HAVE UPPER END OF LOWER STRIP BURIED WITH UPPER LAYERS OVERLAPPED 4" AND STAPLED. OVERLAP B OVER A.
3. LATERAL JOINTS TO HAVE 4" OVERLAP OF STRIPS. STAPLE 18" ON CENTER.
4. STAPLE OUTSIDE LATERAL EDGE 2" ON CENTER.
5. WIRE STAPLES TO BE MIN OF #11 WIRE 6" LONG AND 1-1/2" WIDE.
6. USE NORTH AMERICAN GREEN DS 150 OR APPROVED EQUAL.

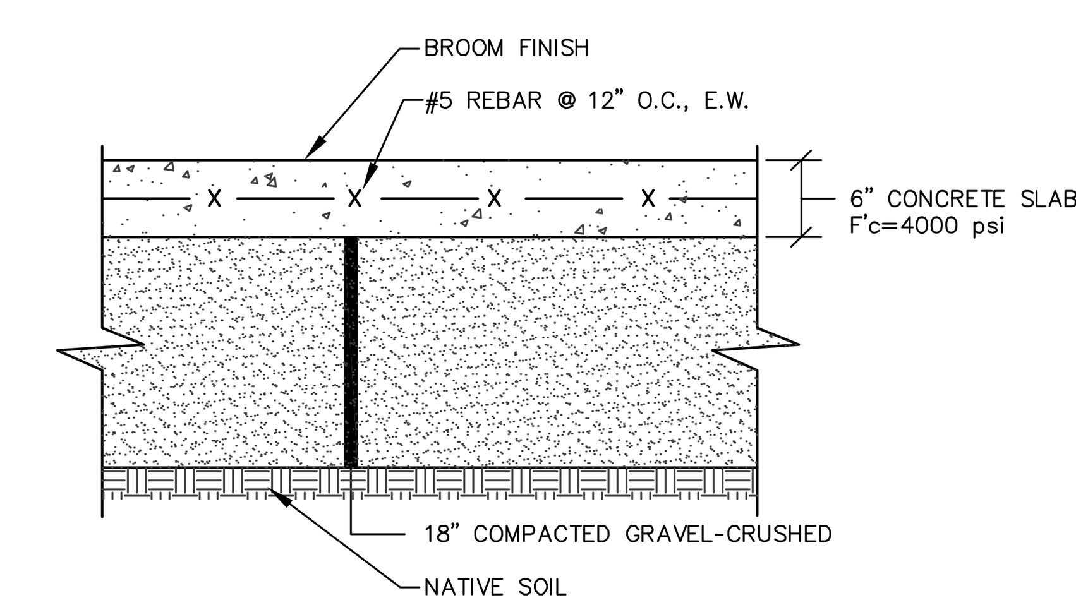
EROSION CONTROL BLANKET
NOT TO SCALE



NOTES:

1. COMPACT GRAVEL SUBBASE, BASE COURSE TO 92% OF MAXIMUM DENSITY USING HEAVY ROLLER COMPACTION.
2. CONTRACTOR SHALL SET GRADE STAKES MARKING SUBBASE AND FINISH GRADE ELEVATIONS FOR CONSTRUCTION REFERENCE.
3. CONTRACTOR MAY REPLACE BITUMINOUS PAVING SECTION WITH TWO (2) 1-1/2" LIFTS OF 12.5mm SUPERPAVE MIX. SUBMIT PAVEMENT MIX DESIGN PRIOR TO CONSTRUCTION.

TYP. PAVED PARKING LOT SECTION
NOT TO SCALE



NOTE:

1. PROVIDE CONTRACTION CONTROL JOINTS EVERY 6' IN EACH DIRECTION

TYPICAL CONCRETE SLAB
NOT TO SCALE

RICHARD MEEK PE 10668

STATE OF MAINE ★ RICHARD L. MEEK No. 10668 LICENSED ★ PROFESSIONAL ENGINEER

DESIGNED	CHECKED
DES BY	RLM

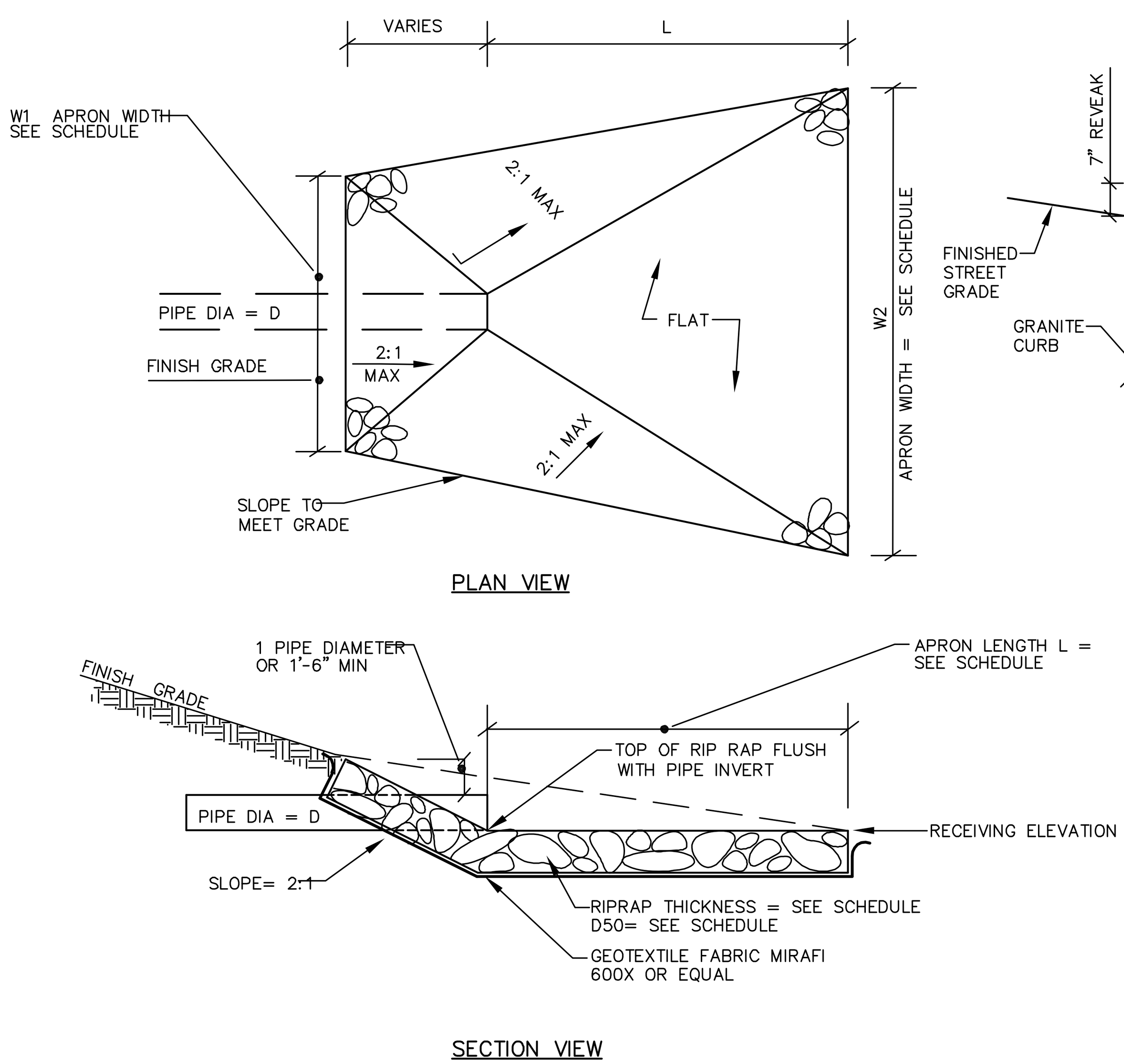
REV:	BY:	DATE:	STATUS:
B	RLM	6-29-15	SUBMIT FINAL SITE PLAN APPLICATION TO CITY
A	RLM	5-21-15	SUBMIT PRELIMINARY SITE PLAN APPLICATION TO CITY

SEBAGO TECHNICS
WWW.SEBAGOTECHNICS.COM
75 John Roberts Rd. Suite 1A South Portland, ME 04106 Tel. 207-200-2100
250 Goddard Rd. Suite B Lewiston, ME 04240 Tel. 207-783-5656

DETAILS
OF:
LOT 5 INDUSTRIAL WAY
81 INDUSTRIAL WAY
PORTLAND, ME 04103
FOR:
DEERFIELD 91 INDUSTRIAL, LLC.
1 CANAL PLAZA
PORTLAND, ME 04101

PROJECT NO.	SCALE
04479	NTS

04479D.dwg, TAB:D1



VARIES
L
W1 APRON WIDTH SEE SCHEDULE
2:1 MAX
PIPE DIA = D
FINISH GRADE
2:1 MAX
FLAT
2:1 MAX
W2
APRON WIDTH = SEE SCHEDULE
SLOPE TO MEET GRADE
PLAN VIEW
1 PIPE DIAMETER OR 1'-6" MIN
APRON LENGTH L = SEE SCHEDULE
FINISH GRADE
TOP OF RIP RAP FLUSH WITH PIPE INVERT
PIPE DIA = D
RECEIVING ELEVATION
SLOPE= 2:1
RIPRAP THICKNESS = SEE SCHEDULE
D50= SEE SCHEDULE
GEOTEXTILE FABRIC MIRAFI 600X OR EQUAL
SECTION VIEW

NOTES

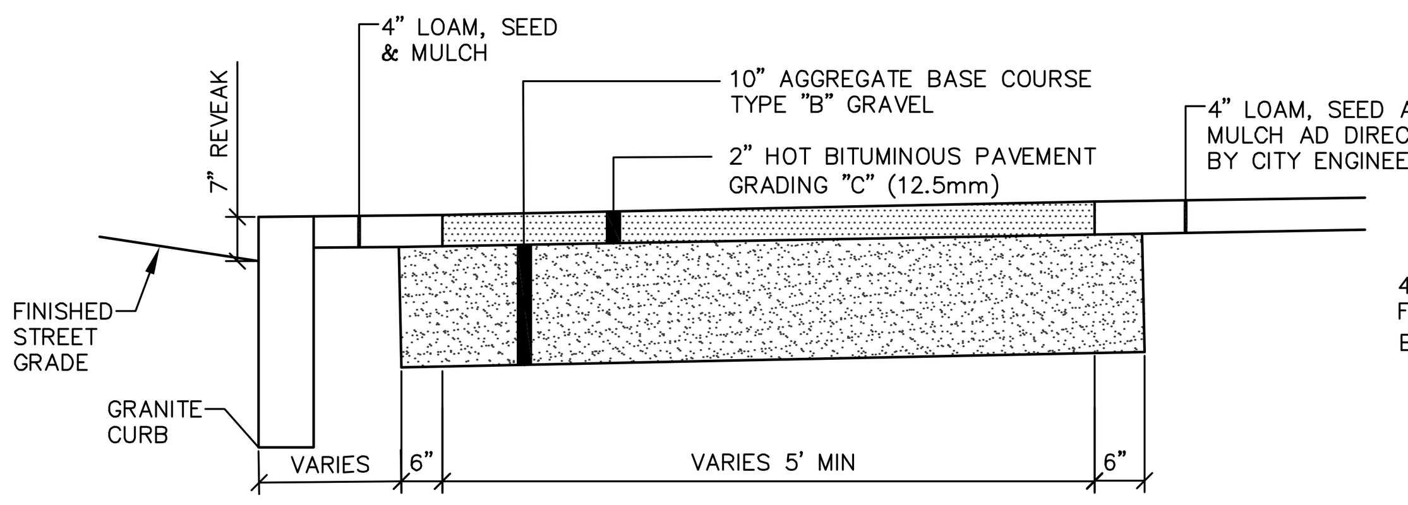
1. RIPRAP TO BE PROCESSED ANGULAR ROCK
2. RIPRAP GRADIATION SHALL BE A WELL GRADED MIX FROM ABOUT 1.5 TIMES D SIZE TO 25 PERCENT OF THE D SIZE
3. THE RIPRAP STONES SHALL BE CAREFULLY PLACED FROM THE TOE OF THE SLOPE UPWARD
4. STONES SHALL BE LOWERED TO THE SLOPE AND NOT BE ALLOWED TO DROP MORE THAN 6" ONTO THE GEOTEXTILE
5. THE FINISHED SURFACE SHALL BE A RELATIVELY SMOOTH, UNIFORMLY SLOPED SURFACE

TYPICAL RIPRAP APRON SCHEDULE

CULVERT DIAMETER - D (IN.)	APRON LENGTH - L (FT.)	WIDTH -W1 (FT)	WIDTH -W2 (FT)	RIPRAP D50 (IN.)	RIPRAP THICKNESS (IN.)
12	8	3	9	6	14
15	10	4	12	6	14

RIPRAP APRON

NOT TO SCALE



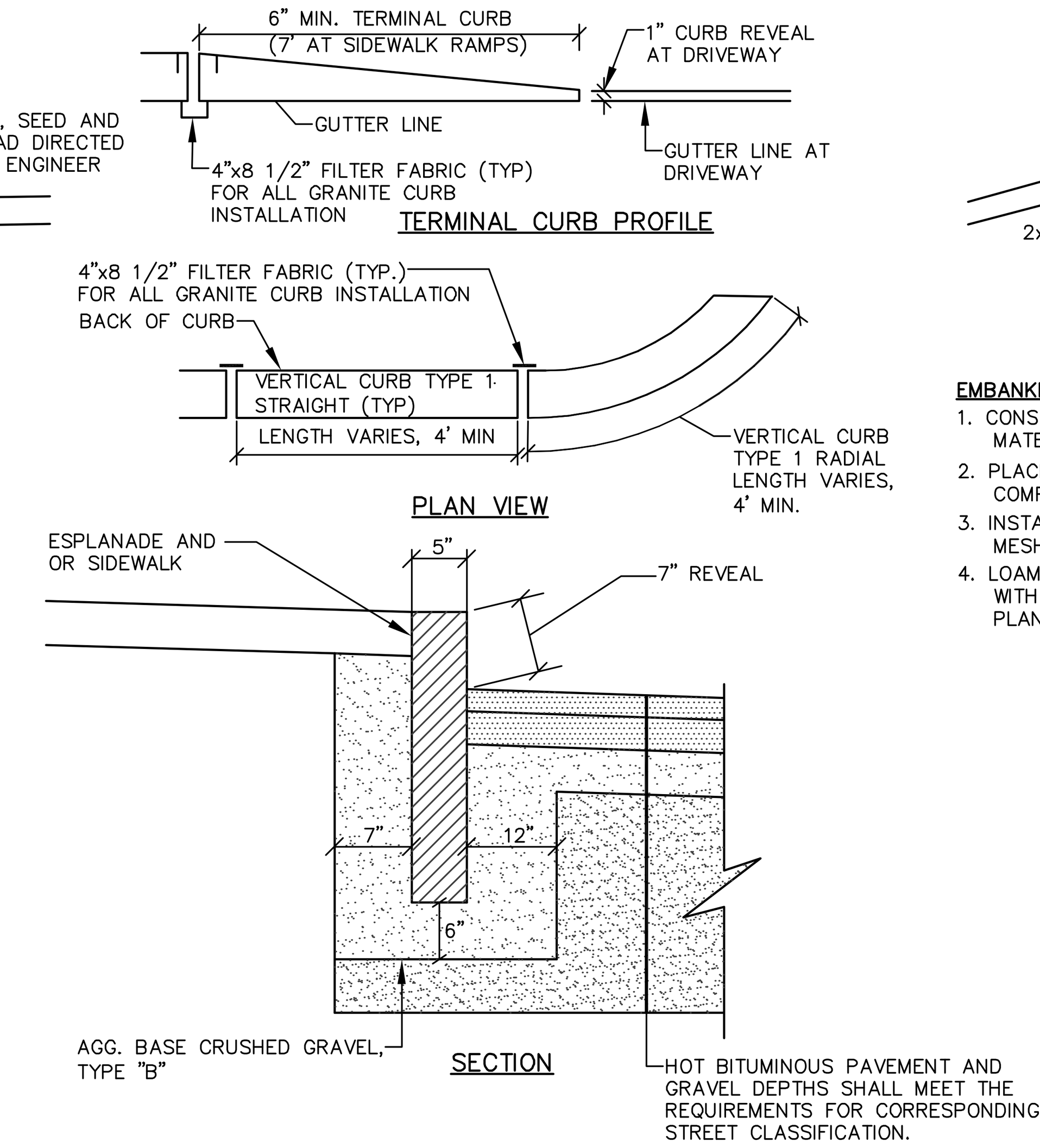
BITUMINOUS SIDEWALK

NOT TO SCALE

NOTES:

DEPTH OF BITUMINOUS PAVEMENT AND AGGREGATE COURSES SHALL BE DETERMINED BY STREET CLASSIFICATION.

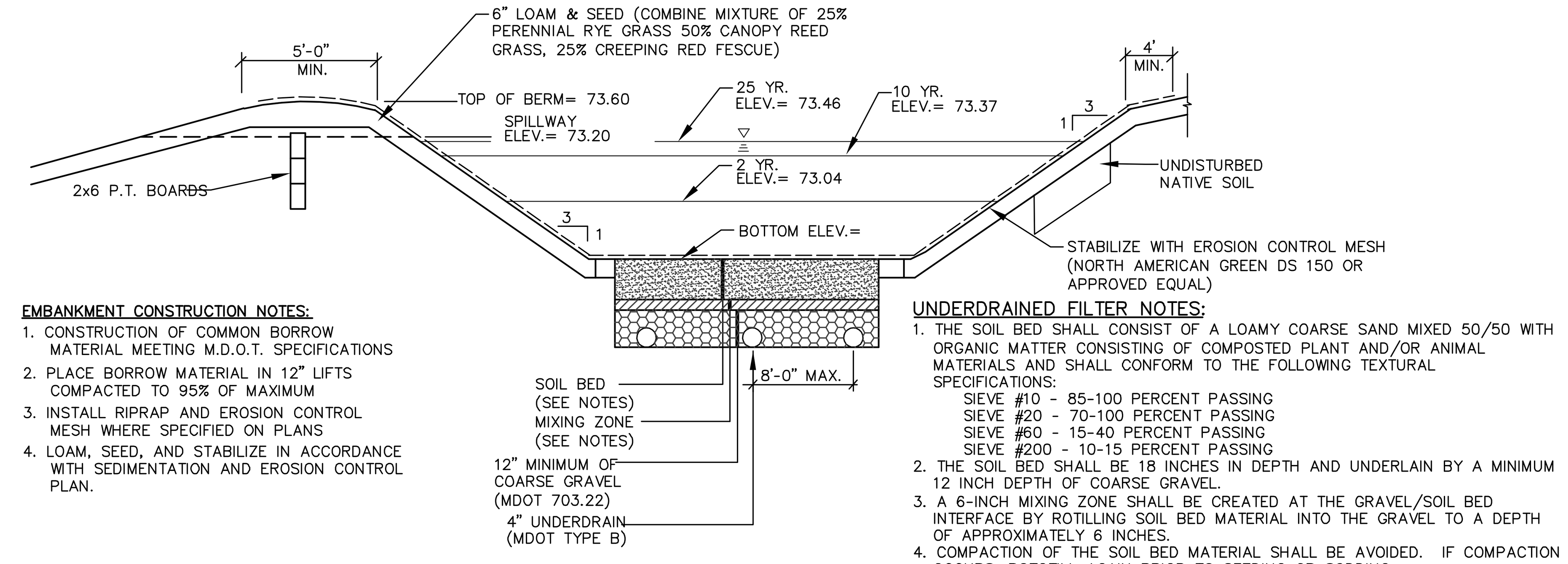
ANY ALTERNATE TRENCHING OR PAYMENT METHODS SHALL BE APPROVED IN ADVANCE BY THE CITY OF PORTLAND, DEPARTMENT OF PUBLIC SERVICES.



6" MIN. TERMINAL CURB (7' AT SIDEWALK RAMPS)
1" CURB REVEAL AT DRIVEWAY
GUTTER LINE
4"x8 1/2" FILTER FABRIC (TYP) FOR ALL GRANITE CURB INSTALLATION
GUTTER LINE AT DRIVEWAY
TERMINAL CURB PROFILE
4"x8 1/2" FILTER FABRIC (TYP.) FOR ALL GRANITE CURB INSTALLATION
BACK OF CURB
VERTICAL CURB TYPE 1 STRAIGHT (TYP)
LENGTH VARIES, 4' MIN
VERTICAL CURB TYPE 1 RADIAL LENGTH VARIES, 4' MIN.
PLAN VIEW
ESPLANADE AND OR SIDEWALK
5"
7" REVEAL
7"
12"
6"
AGG. BASE CRUSHED GRAVEL TYPE "B"
SECTION
HOT BITUMINOUS PAVEMENT AND GRAVEL DEPTHS SHALL MEET THE REQUIREMENTS FOR CORRESPONDING STREET CLASSIFICATION.

VERTICAL GRANITE CURB

NOT TO SCALE



5'-0" MIN.
6" LOAM & SEED (COMBINE MIXTURE OF 25% PERENNIAL RYE GRASS 50% CANOPY REED GRASS, 25% CREEPING RED FESCUE)
4' MIN.
TOP OF BERM= 73.60
SPILLWAY ELEV.= 73.20
25 YR. ELEV.= 73.46
10 YR. ELEV.= 73.37
2 YR. ELEV.= 73.04
2x6 P.T. BOARDS
BOTTOM ELEV.=
UNDISTURBED NATIVE SOIL
STABILIZE WITH EROSION CONTROL MESH (NORTH AMERICAN GREEN DS 150 OR APPROVED EQUAL)
SOIL BED (SEE NOTES)
MIXING ZONE (SEE NOTES)
12" MINIMUM OF COARSE GRAVEL (MDOT 703.22)
4" UNDERDRAIN (MDOT TYPE B)
8'-0" MAX.

EMBANKMENT CONSTRUCTION NOTES:

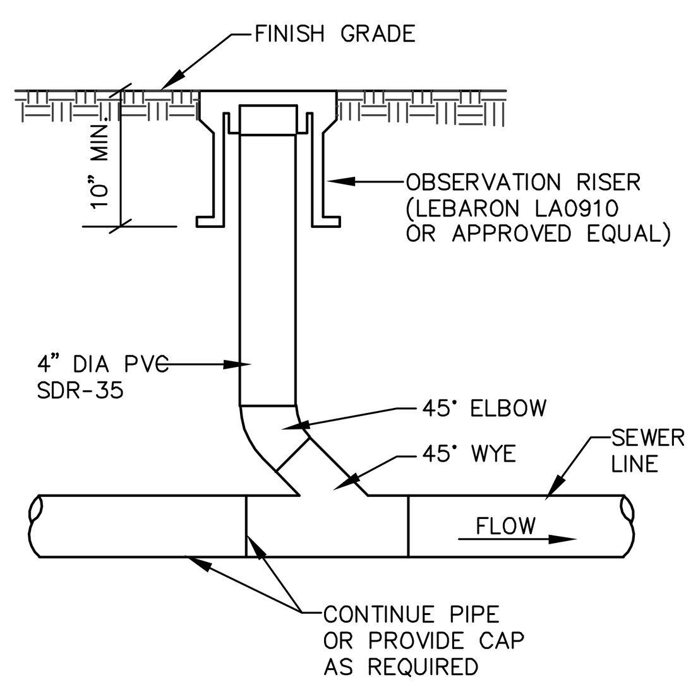
1. CONSTRUCTION OF COMMON BORROW MATERIAL MEETING M.D.O.T. SPECIFICATIONS
2. PLACE BORROW MATERIAL IN 12" LIFTS COMPACTED TO 95% OF MAXIMUM
3. INSTALL RIPRAP AND EROSION CONTROL MESH WHERE SPECIFIED ON PLANS
4. LOAM, SEED, AND STABILIZE IN ACCORDANCE WITH SEDIMENTATION AND EROSION CONTROL PLAN.

UNDERDRAINED FILTER NOTES:

1. THE SOIL BED SHALL CONSIST OF A LOAMY COARSE SAND MIXED 50/50 WITH ORGANIC MATTER CONSISTING OF COMPOSTED PLANT AND/OR ANIMAL MATERIALS AND SHALL CONFORM TO THE FOLLOWING TEXTURAL SPECIFICATIONS:
   SIEVE #10 - 85-100 PERCENT PASSING
   SIEVE #20 - 70-100 PERCENT PASSING
   SIEVE #60 - 15-40 PERCENT PASSING
   SIEVE #200 - 10-15 PERCENT PASSING
2. THE SOIL BED SHALL BE 18 INCHES IN DEPTH AND UNDERLAIN BY A MINIMUM 12 INCH DEPTH OF COARSE GRAVEL.
3. A 6-INCH MIXING ZONE SHALL BE CREATED AT THE GRAVEL/SOIL BED INTERFACE BY ROTILLING SOIL BED MATERIAL INTO THE GRAVEL TO A DEPTH OF APPROXIMATELY 6 INCHES.
4. COMPACTION OF THE SOIL BED MATERIAL SHALL BE AVOIDED. IF COMPACTION OCCURS, ROTOTILL AGAIN PRIOR TO SEEDING OR SODDING.
5. A DENSE COVER OF GRASS OR SOD SHALL BE ESTABLISHED AND MAINTAINED ON THE SURFACE PRIOR TO ACCEPTING FLOWS TO PREVENT CLOGGING.

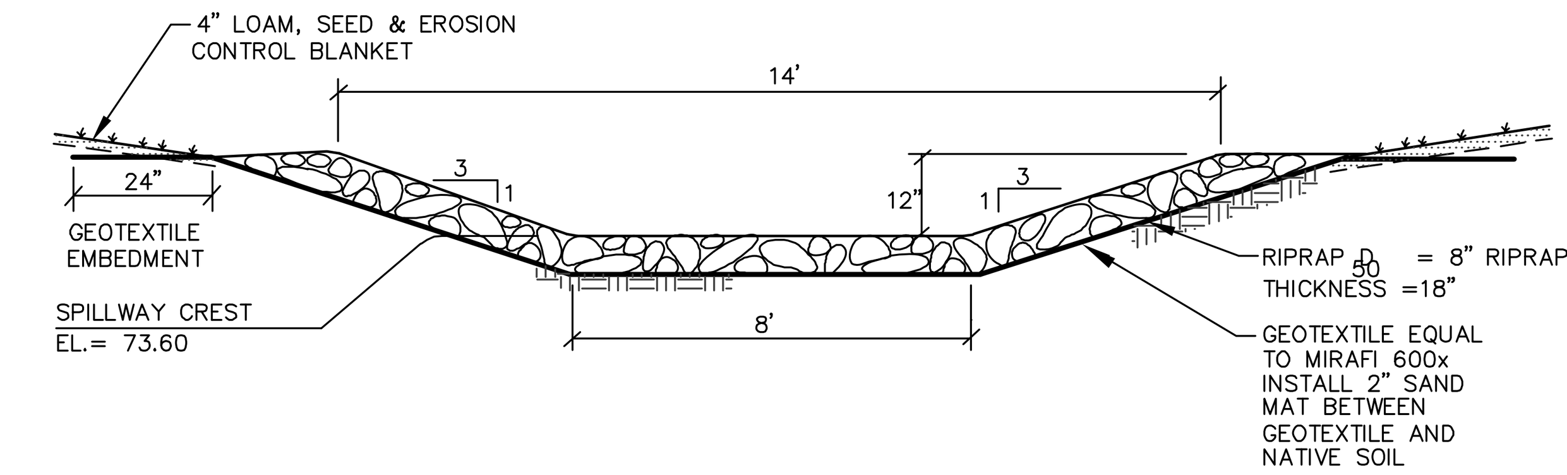
DETENTION BASIN WITH UNDERDRAINED GRASS FILTER

NOT TO SCALE



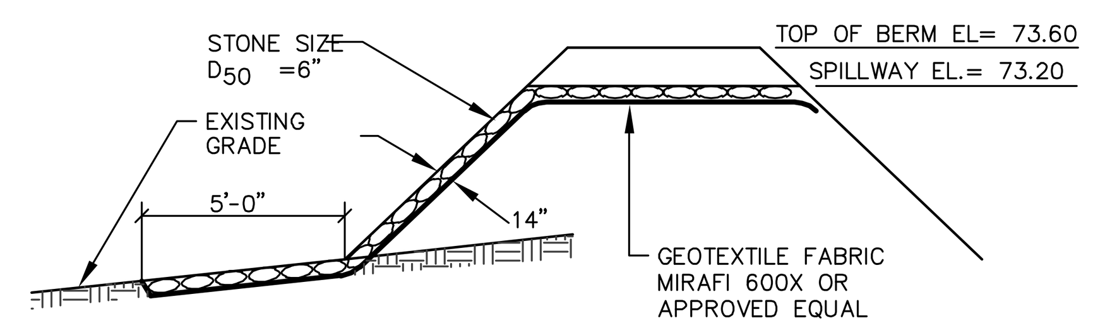
SEWER CLEANOUT

NOT TO SCALE



EMERGENCY SPILLWAY CROSS-SECTION

NOT TO SCALE

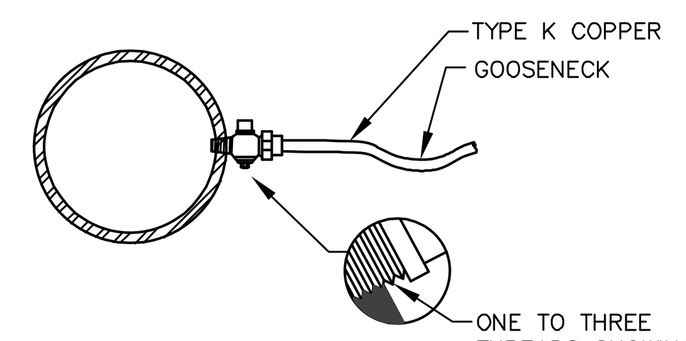


EMBANKMENT CONSTRUCTION

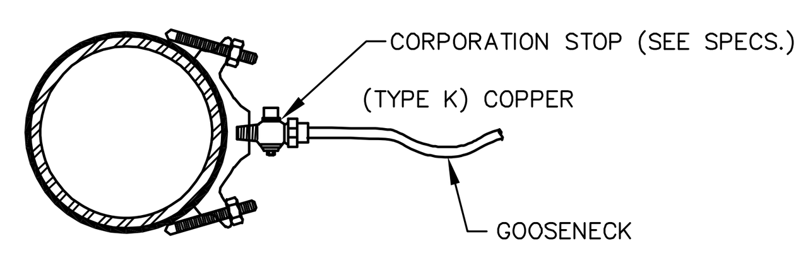
1. CONSTRUCTION OF COMMON BORROW MATERIAL MEETING M.D.O.T. SPECIFICATION.
2. PLACE BORROW MATERIAL IN 12" LIFTS COMPACTED TO 95% OF MAXIMUM DRY DENSITY.
3. INSTALL RIPRAP AND EROSION CONTROL MESH WHERE SPECIFIED ON PLANS
4. LOAM, SEED, AND STABILIZE IN ACCORDANCE WITH SEDIMENTATION AND EROSION CONTROL PLAN.

SPILLWAY SECTION

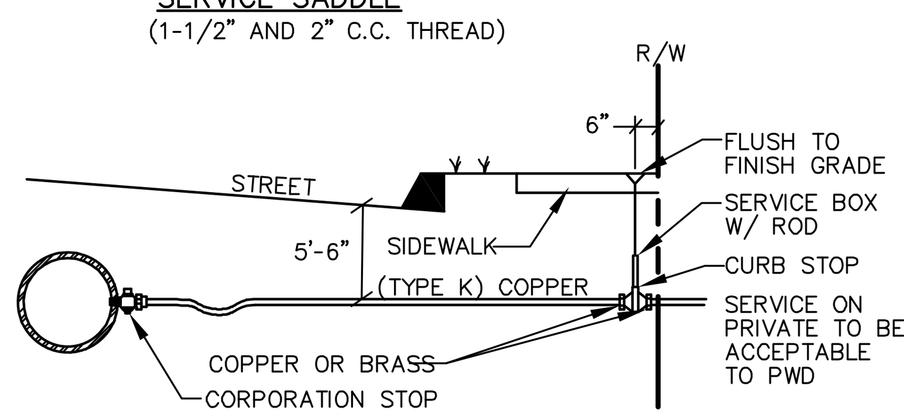
NOT TO SCALE



SERVICE TAP
(3/4" AND 1" C.C. THREAD)

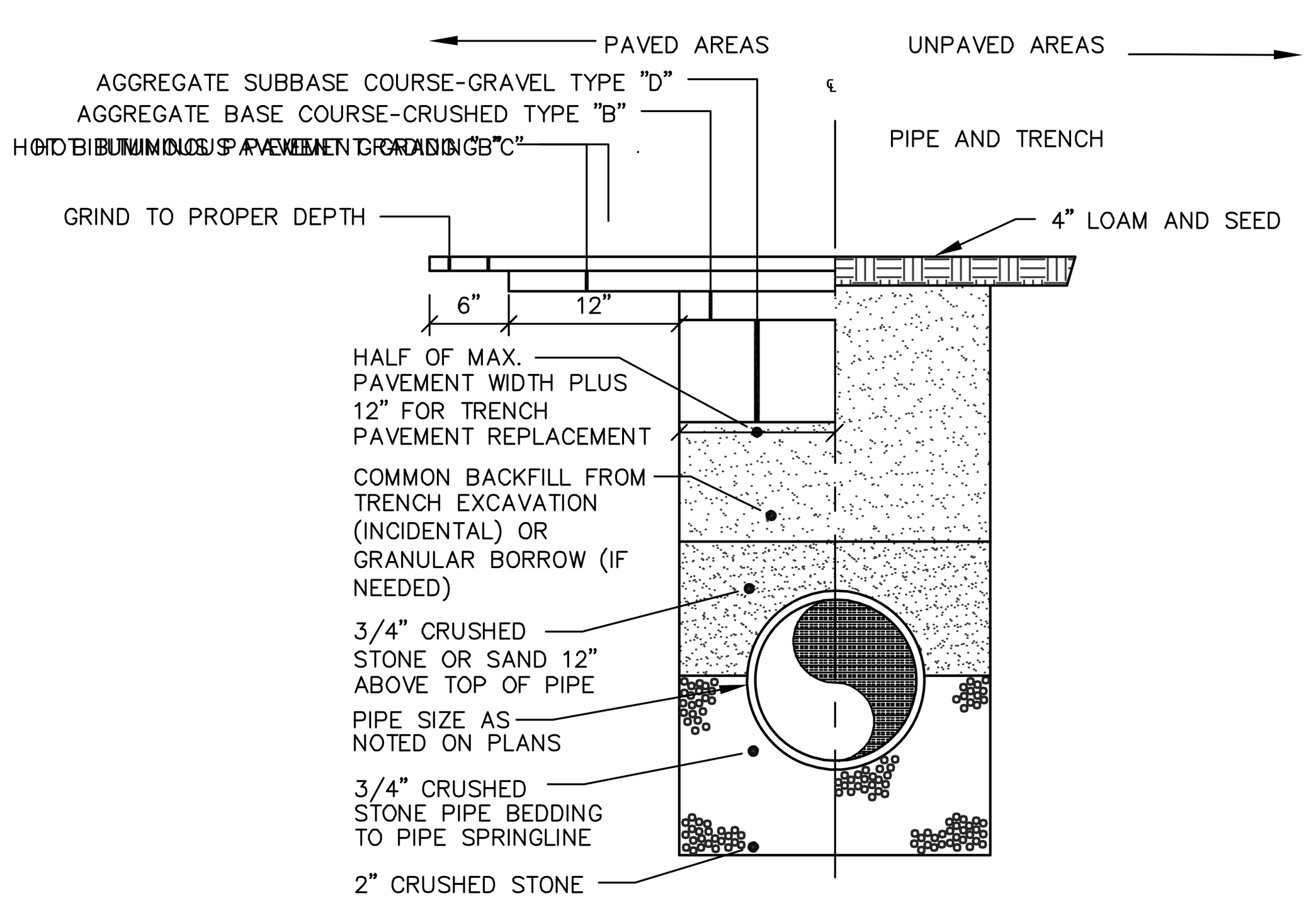


SERVICE SADDLE
(1-1/2" AND 2" C.C. THREAD)



TYPICAL SERVICE CONNECTION

NOT TO SCALE



PAVED AREAS
UNPAVED AREAS
AGGREGATE SUBBASE COURSE-GRAVEL TYPE "D"
AGGREGATE BASE COURSE-CRUSHED TYPE "B"
PIPE AND TRENCH
GRIND TO PROPER DEPTH
4" LOAM AND SEED
6"
12"
HALF OF MAX. PAVEMENT WIDTH PLUS 12" FOR TRENCH PAVEMENT REPLACEMENT
COMMON BACKFILL FROM TRENCH EXCAVATION (INCIDENTAL) OR GRANULAR BORROW (IF NEEDED)
3/4" CRUSHED STONE OR SAND 12" ABOVE TOP OF PIPE
PIPE SIZE AS NOTED ON PLANS
3/4" CRUSHED STONE PIPE BEDDING TO PIPE SPRINGLINE
2" CRUSHED STONE

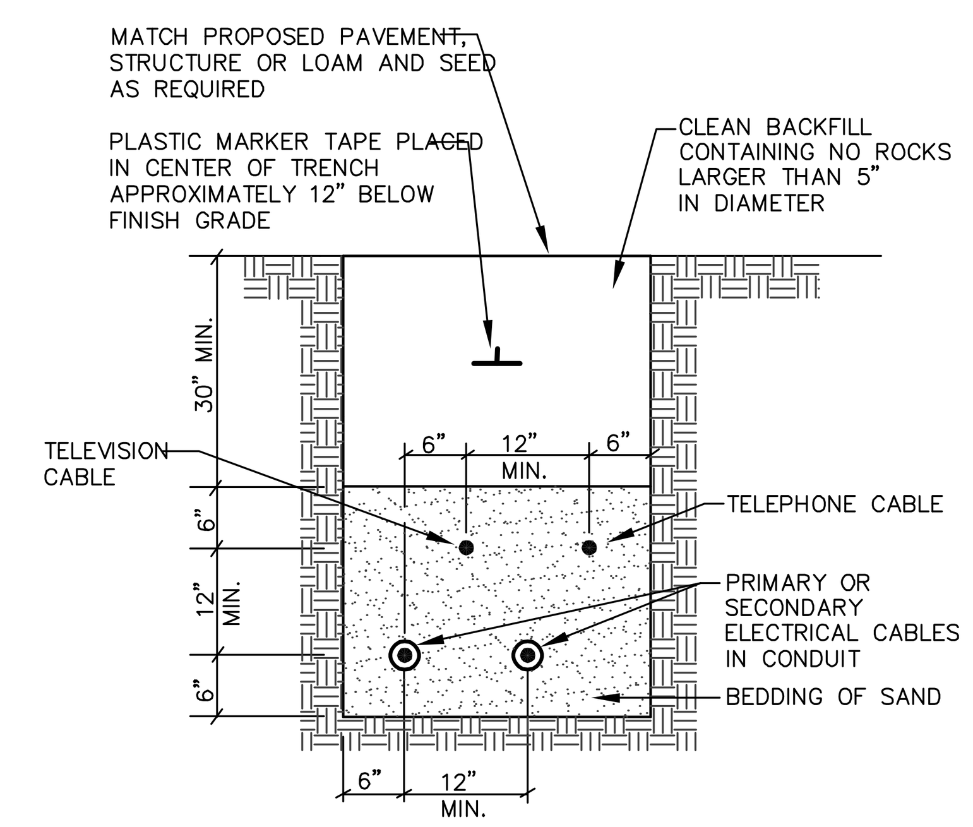
TYPICAL TRENCH SECTION

NOT TO SCALE

NOTES:

1. ALTERNATIVE CONSTRUCTION METHODS OR PAYMENT METHODS SHALL BE APPROVED IN ADVANCE BY THE CITY.
2. IN PAVED AREAS, DEPTHS OF GRAVEL AND HOT MIX ASPHALT PAVEMENT SHALL MATCH THE GRATER OF EXISTING CONDITIONS OR THE REQUIREMENTS FOR THE CORRESPONDING STREET CLASSIFICATION.
3. DIMENSION B SHALL BE SUFFICIENT TO ALLOW CRUSHED STONE BEDDING TO BE PLACES AND COMPACTED UNDER HAUNCHES OF PIPE; NUT IN ALL CASES DIMENSION B SHALL BE AT LEAST 9".
4. DIMENSION A IS THE MAXIMUM WIDTH ALLOWED FOR CALCULATING PAY QUANTITIES UNDER GRANULAR BORROW, CRUSHED STONE, STRUCTURAL EARTH EXCAVATION, AND STRUCTURAL ROCK EXCAVATION. DIMENSION A SHALL BE BASED ON PIPE DIAMETER D. AS SET FORTH IN THE FOLLOWING TABLE.

PIPE DIAMETER D (INCHES)	MAX. TRENCH WIDTH, A (FEET)
4	4.0
6	4.0
8	4.0
10	4.0
12	5.0
15	5.0
18	5.0
21	5.0
24	6.0
27	6.0
30	6.0
36	6.0
42	7.0
48	7.0

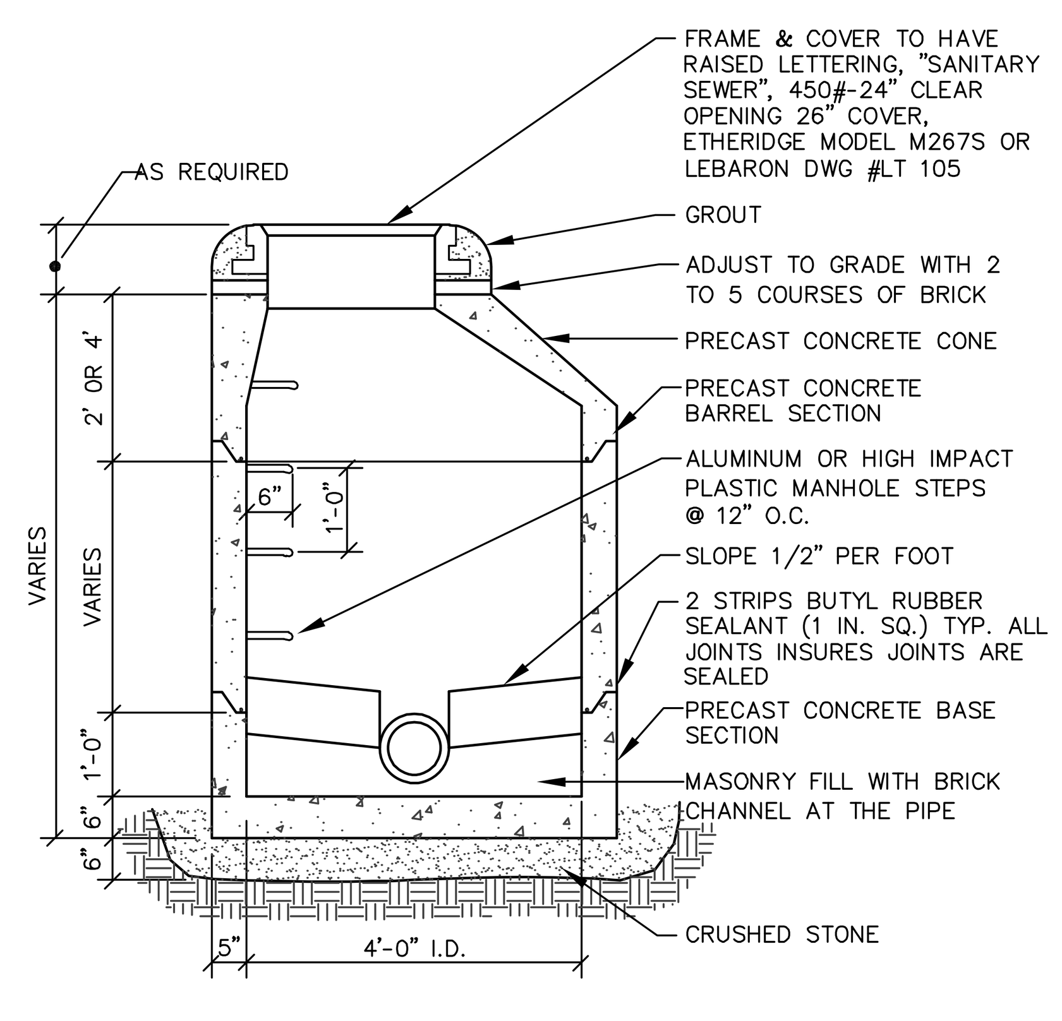


MATCH PROPOSED PAVEMENT, STRUCTURE OR LOAM AND SEED AS REQUIRED
PLASTIC MARKER TAPE PLACED IN CENTER OF TRENCH APPROXIMATELY 12" BELOW FINISH GRADE
CLEAN BACKFILL CONTAINING NO ROCKS LARGER THAN 5" IN DIAMETER
30" MIN.
TELEVISION CABLE
6"
12" MIN.
6"
TELEPHONE CABLE
PRIMARY OR SECONDARY ELECTRICAL CABLES IN CONDUIT
BEDDING OF SAND
12" MIN.

CABLES TO BE ENCASED IN SCHEDULE 40 PVC CONDUIT WHEN RUN BENEATH PAVED AREAS.

TYPICAL UNDERGROUND CABLE INSTALLATION

NOT TO SCALE

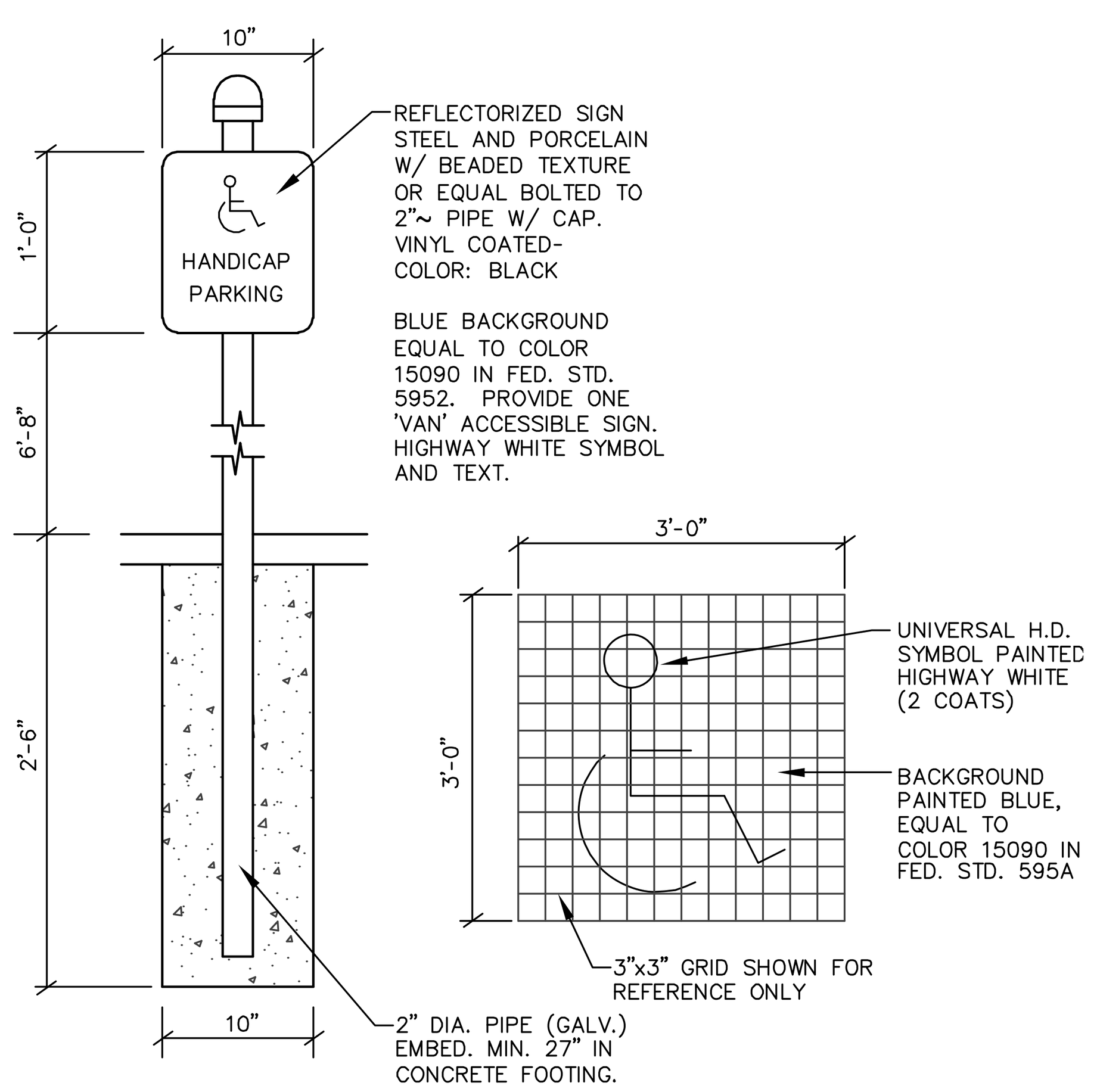


AS REQUIRED
FRAME & COVER TO HAVE RAISED LETTERING, "SANITARY SEWER", 450#-24" CLEAR OPENING 26" COVER, ETHERIDGE MODEL M267S OR LEBARON DWG #LT 105
GROUT
ADJUST TO GRADE WITH 2 TO 5 COURSES OF BRICK
PRECAST CONCRETE CONE
PRECAST CONCRETE BARREL SECTION
ALUMINUM OR HIGH IMPACT PLASTIC MANHOLE STEPS @ 12" O.C.
SLOPE 1/2" PER FOOT
2 STRIPS BUTYL RUBBER SEALANT (1 IN. SQ.) TYP. ALL JOINTS INSURES JOINTS ARE SEALED
PRECAST CONCRETE BASE SECTION
MASONRY FILL WITH BRICK CHANNEL AT THE PIPE
CRUSHED STONE
2' OR 4'
VARIES
1'-0"
6"
5"
4'-0" I.D.

NOTE: PIPE CONNECTIONS SHALL BE WATERTIGHT FLEXIBLE BOOT CONNECTORS PROVIDES LEAKPROOF CONNECTION

PRECAST MANHOLE

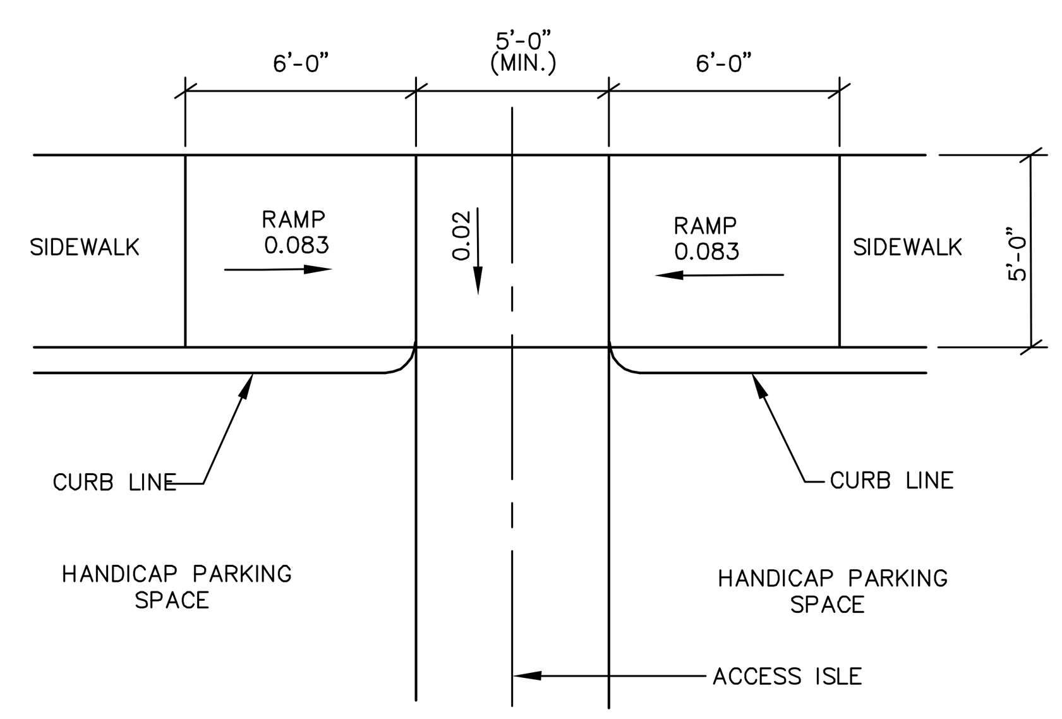
NOT TO SCALE



10"
REFLECTORIZED SIGN STEEL AND PORCELAIN W/ BEADED TEXTURE OR EQUAL BOLTED TO 2"⌀ PIPE W/ CAP. VINYL COATED-COLOR: BLACK
HANDICAP PARKING
BLUE BACKGROUND EQUAL TO COLOR 15090 IN FED. STD. 5952. PROVIDE ONE 'VAN' ACCESSIBLE SIGN. HIGHWAY WHITE SYMBOL AND TEXT.
1'-0"
6'-8"
2'-6"
10"
3'-0"
UNIVERSAL H.D. SYMBOL PAINTED HIGHWAY WHITE (2 COATS)
BACKGROUND PAINTED BLUE, EQUAL TO COLOR 15090 IN FED. STD. 595A
3"x3" GRID SHOWN FOR REFERENCE ONLY
2" DIA. PIPE (GALV.) EMBED. MIN. 27" IN CONCRETE FOOTING.

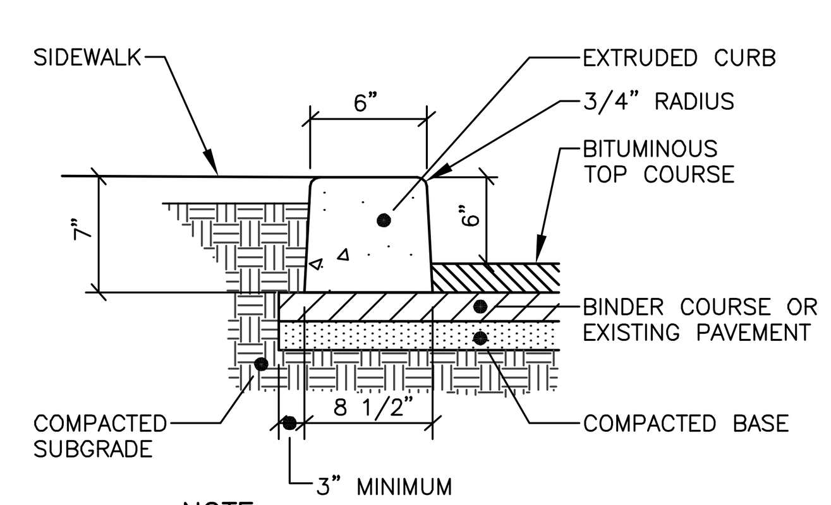
HANDICAP SIGNS

NOT TO SCALE



HANDICAP RAMP

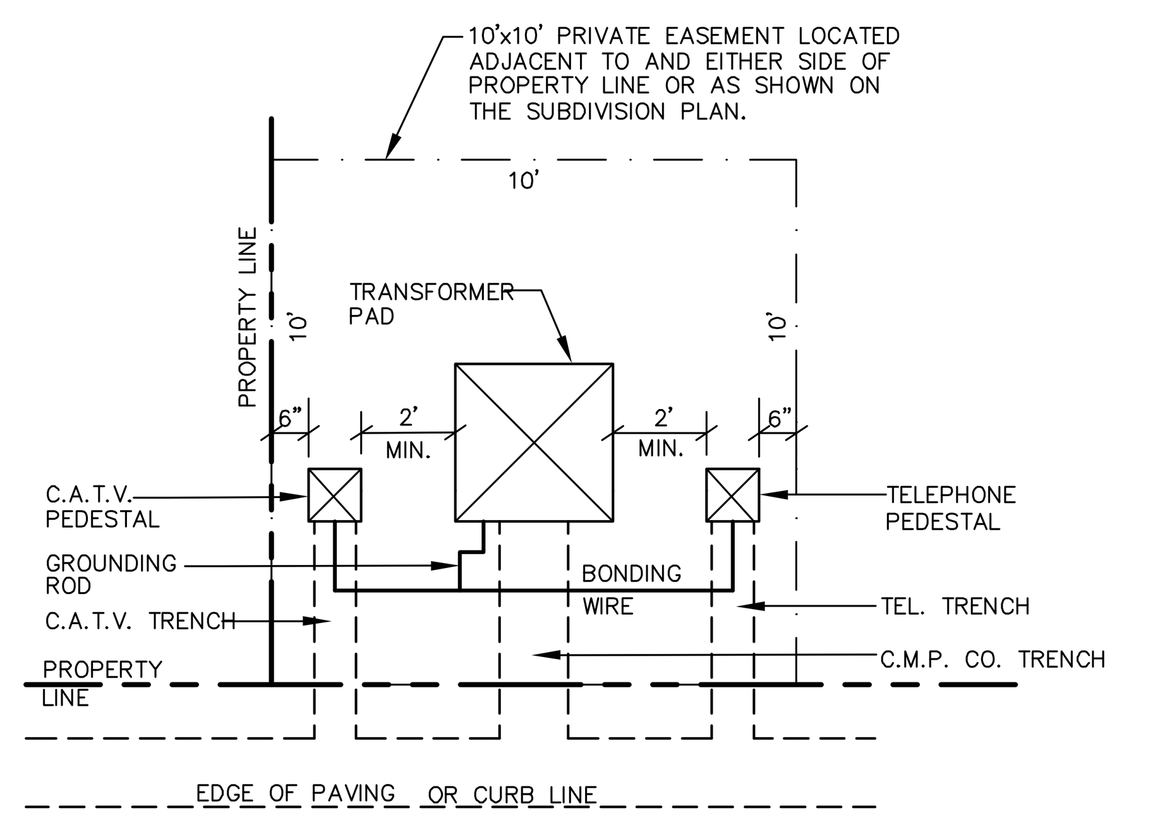
NOT TO SCALE



NOTE:
USE SLOPED MOLD WHENEVER CURB ABUTS LANDSCAPE AREAS.

SLIPFORM CONCRETE CURB

NOT TO SCALE

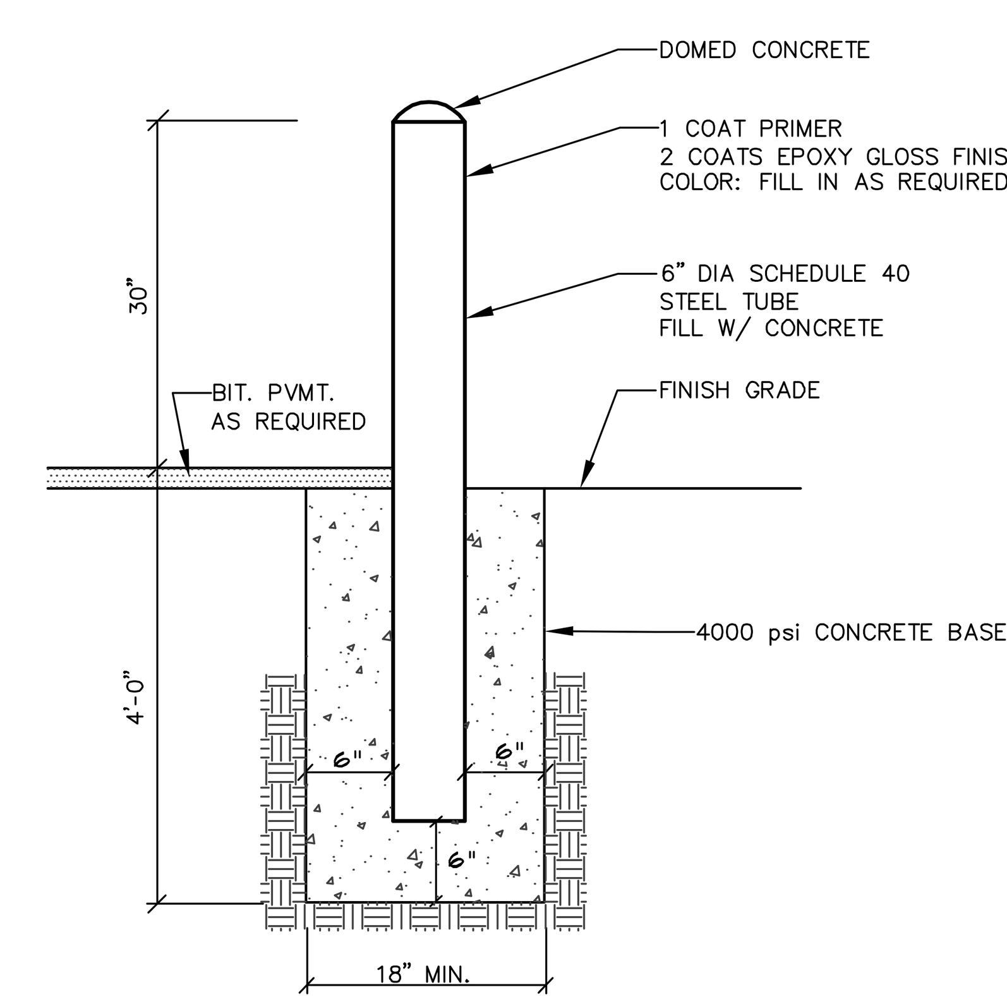


10'x10' PRIVATE EASEMENT LOCATED ADJACENT TO AND EITHER SIDE OF PROPERTY LINE OR AS SHOWN ON THE SUBDIVISION PLAN.
10'
PROPERTY LINE
TRANSFORMER PAD
2' MIN.
2' MIN.
C.A.T.V. PEDESTAL
TELEPHONE PEDESTAL
GROUNDING ROD
BONDING WIRE
C.A.T.V. TRENCH
TEL. TRENCH
C.M.P. CO. TRENCH
PROPERTY LINE
EDGE OF PAVING OR CURB LINE

NOTE:
TRANSFORMER PAD AND COVER TO BE FIBERGLASS MEETING CENTRAL MAINE POWER SPECIFICATIONS.

TRANSFORMER DETAIL

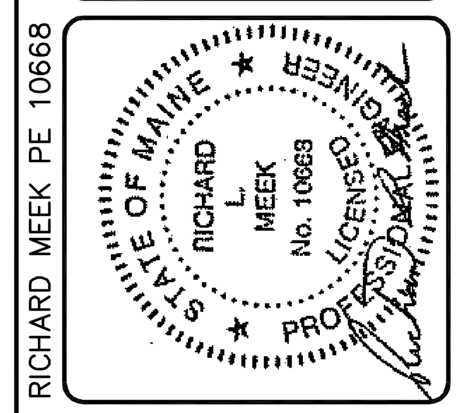
NOT TO SCALE



METAL BOLLARD

NOT TO SCALE

RICHARD MEEK PE 10668



DESIGNED	CHECKED
DES BY	RLM

REV:	BY:	DATE:	STATUS:
B	RLM	6-29-15	SUBMIT FINAL SITE PLAN APPLICATION TO CITY
A	RLM	5-21-15	SUBMIT PRELIMINARY SITE PLAN APPLICATION TO CITY

SEBAGO TECHNICS
WWW.SEBAGOTECHNICS.COM
75 John Roberts Rd. Suite 1A South Portland, ME 04106 Tel. 207-200-2100
250 Goddard Rd. Suite B Lewiston, ME 04240 Tel. 207-783-5656

DETAILS
OF:
LOT 5 INDUSTRIAL WAY
81 INDUSTRIAL WAY
PORTLAND, ME 04103
FOR:
DEERFIELD 91 INDUSTRIAL, LLC.
1 CANAL PLAZA
PORTLAND, ME 04101

PROJECT NO.	SCALE
04479	NTS

SHEET 7 OF 7

04479D.dwg, TAB: D2

GENERAL STRUCTURAL NOTES

1. ALL WORK SHALL CONFORM TO THE REQUIREMENTS OF ALL APPLICABLE STATE AND LOCAL CODES, INCLUDING BUT NOT LIMITED TO:
   - -IBC BUILDING CODE 2009 ED
   - -ANSI-ASCE 7-05
   - -ACI 318-05 "BUILDING CODE REQUIREMENTS FOR REINFORCED CONCRETE"
   - -ACI 301 "SPECIFICATIONS FOR STRUCTURAL CONCRETE FOR BUILDINGS"
   - -AISC STEEL CONSTRUCTION MANUAL 9TH ED ASD
   - -AISI COLD FORMED STEEL DESIGN MANUAL, 2001
   - -ANSI-AF&PA NDS-2005
2. DESIGN LOADS
   FOUNDATION DESIGN BASED ON CORL BUILDING SYSTEMS DESIGN PLANS AND REPORTED COLUMN REACTIONS PROVIDED BY OTHERS.

2.1. LATERAL - WIND: V=98MPH, EXP B, I=1.0, Kzt=1.0, GCPI=+/-0.18

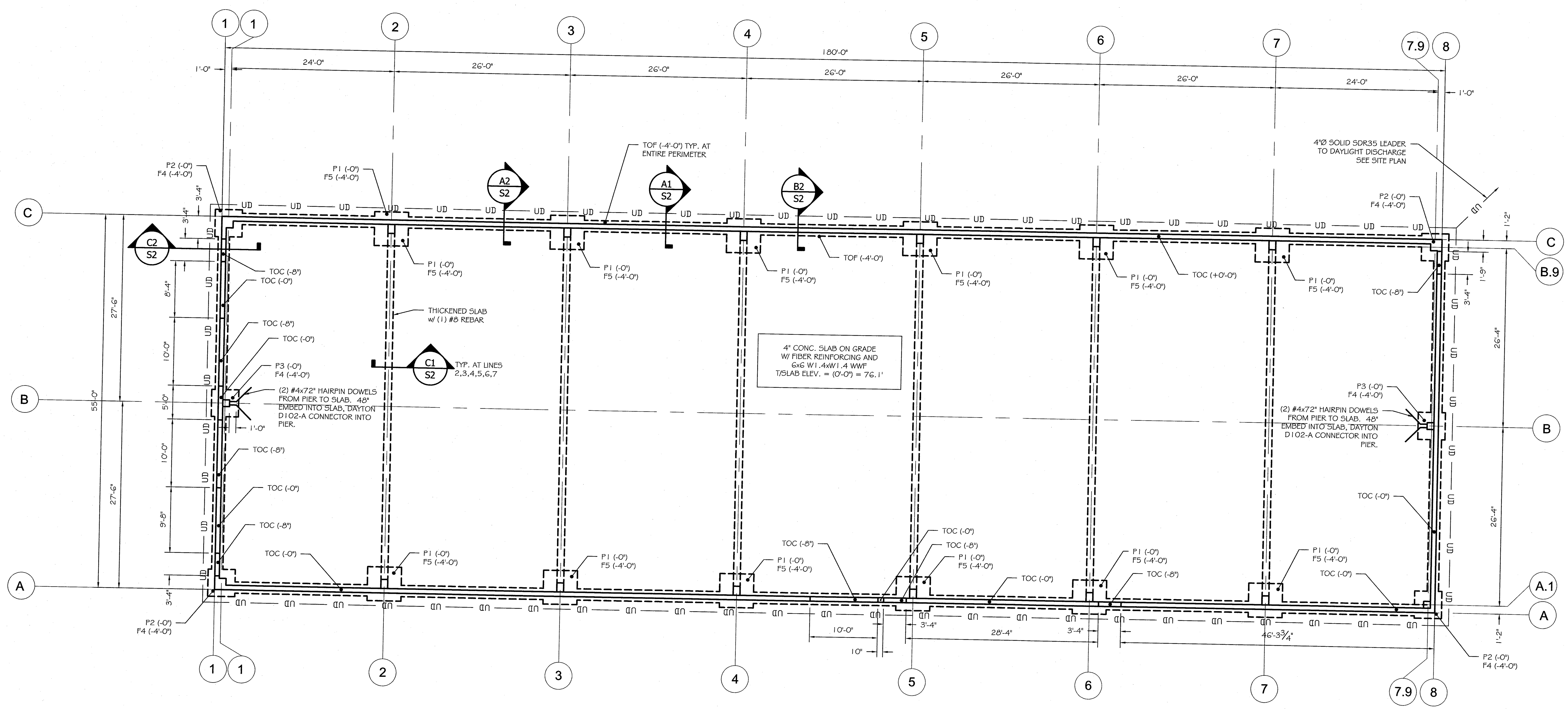
2.2. LATERAL - SEISMIC: Ss=0.31, S1=0.08, SITE=D, Sds=0.32, Sd1=0.128, I=1.0, SDC=B

3. CONTRACTOR SHALL BRING TO THE ATTENTION OF THE ENGINEER ANY CONDITIONS DIFFERENT FROM THOSE SHOWN ON THE DRAWINGS AND ALSO ANY CONDITIONS THAT PREVENT THE CONTRACTOR'S COMPLETION OF THE WORK AS SHOWN ON THE CONSTRUCTION DRAWINGS.
4. ALL WORK SHALL BE PERFORMED BY PERSONS QUALIFIED IN THEIR TRADE AND LICENSED TO PRACTICE SUCH TRADE IN THE STATE IN WHICH THE PROJECT IS LOCATED.
5. THESE DRAWINGS SHALL BE USED IN CONJUNCTION WITH ANY ARCHITECTURAL, MECHANICAL, AND ELECTRICAL DRAWINGS, IN ADDITION TO SPECIFICATIONS AND ANY SHOP DRAWINGS PROVIDED BY SUBCONTRACTORS AND SUPPLIERS.
6. ALL DIMENSIONS, ELEVATIONS, AND CONDITIONS SHALL BE VERIFIED IN THE FIELD BY GENERAL CONTRACTOR (G.C.) AND ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER FOR CLARIFICATION BEFORE PROCEEDING WITH THE AFFECTED PART OF THE WORK.
7. UNLESS OTHERWISE NOTED, DETAILS, SECTIONS, AND NOTES SHOWN ON ANY DRAWING SHALL BE CONSIDERED TYPICAL FOR ALL SIMILAR DETAILS.
8. THESE DRAWINGS DO NOT SHOW SIZE, LOCATION OR TYPE OF OPENING IN THE FOUNDATION SYSTEM FOR ELECTRICAL, PLUMBING OR MECHANICAL EQUIPMENT. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING THESE ITEMS.
9. ALL SHOP DRAWINGS PROVIDED BY OTHERS SHALL BE SUBMITTED TO THE ENGINEER FOR REVIEW PRIOR TO FABRICATION OF MATERIAL OR THE PURCHASE OF NON-RETURNABLE STOCK. DIMENSIONAL REVIEW IS THE CONTRACTOR'S RESPONSIBILITY.

NOTES:
1. TOF INDICATES TOP OF FOOTING
2. TOC INDICATES TOP OF CONCRETE
3. TOP OF CONCRETE AND TOP OF FOOTING ELEVATIONS ARE REFERENCED FROM FINISHED FLOOR ELEVATION = 76.1' = (+0'-0")
4. —— UD —— INDICATES 4" SDR 35 PERFORATED PVC UNDERDRAIN (SHOWN SCHEMATICALLY) COORDINATE OUTLET LOCATION WITH SITE PLAN.
5. F.F. INDICATES FINISHED FLOOR
6. ADP, INC. RECOMMENDS CLEANOUTS AT EVERY OTHER CORNER OF FOUNDATION UNDERDRAIN.
7. SEE S3 FOR ADDITIONAL NOTES & SPECIFICATIONS
8. FOOTINGS ARE CENTERED ON COLUMN GRIDS, UNO.
9. SEE DETAIL SHEET S2 FOR PIER REINFORCING.
10. G.C. VERIFY REQUIRED WIDTH OF ALL FOUNDATION WALL BOND-OUTS FOR DOOR OPENINGS PRIOR TO CONSTRUCTION.
11. PROVIDE (2) ½"Øx12" EMBED HEADED A307 ANCHOR BOLTS EA. SIDE OF FRAMED OPENINGS THROUGH EXTERIOR BUILDING WALLS.
12. COORDINATE FLOOR DRAIN LOCATIONS WITH ARCH AND MEP.
13. SAW CUT CONTROL JOINTS 1" DEEP AT 8'-0" O.C. MAX.

FOOTING SCHEDULE		
MARK	SIZE	BOTTOM REINFORCING
F3	3'-0"x3'-0"x12"	(4) #5'S E.W.
F4	4'-0"x4'-0"x12"	(5) #5'S E.W.
F5	5'-0"x5'-0"x12"	(6) #5'S E.W.
F6	6'-0x6'-0x1'-4"	(6) #6'S E.W.

PIER SCHEDULE		
MARK	SIZE	REINFORCING
P1	12"x16"	SEE A3/S2
P2	12"x12"	SEE B3/S2
P3	12"x12"	SEE C3/S4



STATE OF MAINE AARON S. WILSON No. 10429 LICENSED PROFESSIONAL ENGINEER

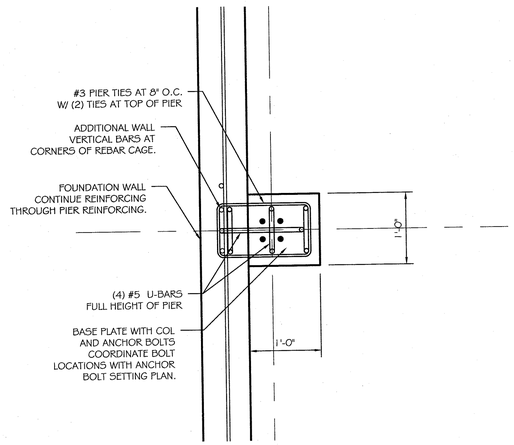
ASSOCIATED DESIGN PARTNERS INC.
80 Leighton Road Falmouth, Maine 04105
Office: (207) 878-1751
Fax: (207) 878-1788
E-Mail: adp@adpengineering.com

PROJECT: **9,900 SF BUILDING**
81 INDUSTRIAL WAY, PORTLAND, MAINE
FOR: DEERFIELD 91 INDUSTRIAL, LLC

SHEET TITLE: **FOUNDATION PLAN**
ISSUED FOR CONSTRUCTION

REVISIONS			
No.	BY	DESCRIPTION	DATE
1			
2			
3			
4			

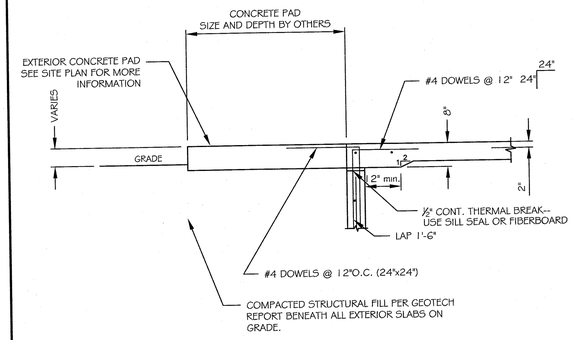
DATE : 8/31/15
SCALE : 1/8"=1'-0"
DESIGN BY: ASW
DRAWN BY: RSC
FILE #:
PROJECT NUMBER: 15231
SHEET NO: S1



C4

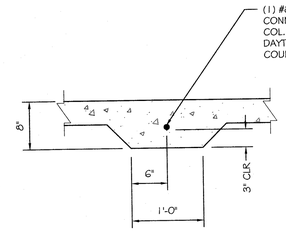
C3 PIER P3 AT END WALL

SCALE: 1"= 1'-0"



C2 EXTERIOR SLAB AT DOORS

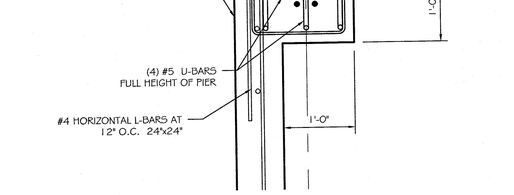
SCALE: NO SCALE



C1 THICKENED SLAB

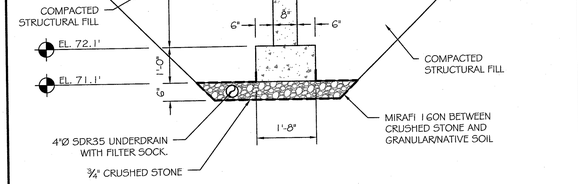
SCALE: NO SCALE

B4



B3 PIER P2 (CORNER)

SCALE: 1"= 1'-0"



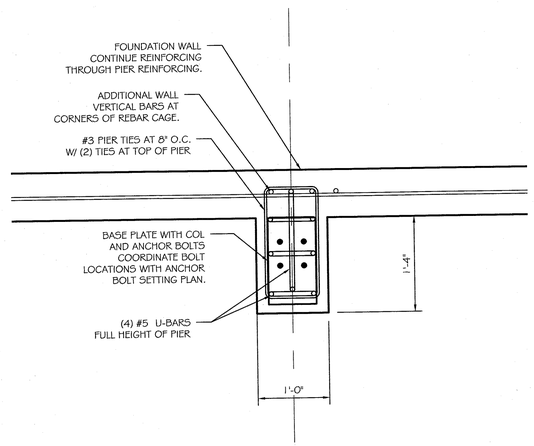
B2 TYPICAL EARTHWORK DETAIL

SCALE: NO SCALE

B1 TYPICAL SLAB DETAIL

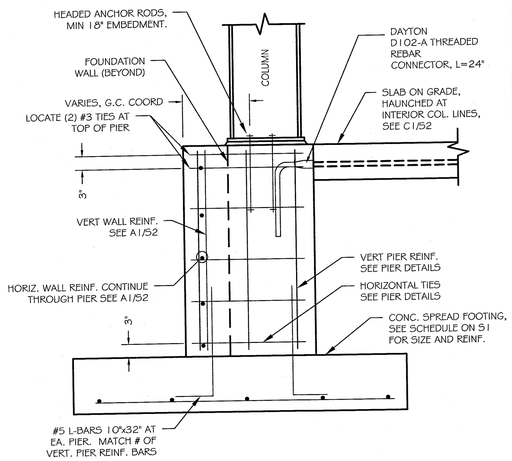
SCALE: NO SCALE

A4



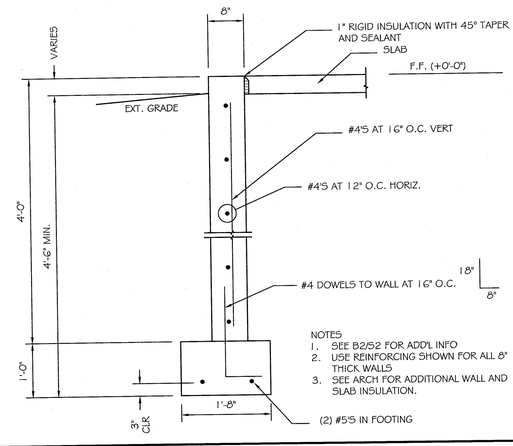
A3 PIER P1

SCALE: 1"= 1'-0"



A2 TYP. PIER / FOOTING SECTION AT EXTERIOR WALL

SCALE: NO SCALE



A1 TYPICAL 8" FOUNDATION WALL

SCALE: ¾" = 1'-0"

STATE OF MAINE
AARON S WILSON
No. 13429
REGISTERED PROFESSIONAL ENGINEER

ASSOCIATED DESIGN PARTNERS INC.
80 Leighton Road
Falmouth, Maine 04105
Office: (207) 878-1751
Fax: (207) 878-1788
E-Mail: adp@adpengineering.com

PROJECT: 9,900 SF BUILDING
81 INDUSTRIAL WAY, PORTLAND, MAINE
FOR: DEERFIELD 91 INDUSTRIAL, LLC

SHEET TITLE: FOUNDATION PLAN
ISSUED FOR CONSTRUCTION

REVISIONS			
No.	BY	DESCRIPTION	DATE
1			
2			
3			
4			

DATE : 8/31/15
SCALE : AS NOTED
DESIGN BY: ASW
DRAWN BY: RSC
FILE #:
PROJECT NUMBER: 15231
SHEET NO: S2

CONCRETE NOTES

1. CODES:

   COMPLY WITH THE FOLLOWING LATEST EDITIONS AND CURRENT AMENDMENTS:

   1.1 ACI 301 "SPECIFICATIONS FOR STRUCTURAL CONCRETE FOR BUILDINGS"
   1.2 ACI 318 "BUILDING CODE REQUIREMENTS FOR REINFORCED CONCRETE"
   1.3 CRSI "CONCRETE REINFORCING STEEL INSTITUTE, MANUAL OF STANDARD PRACTICE"

2. TESTING:

   INTENTIONALLY LEFT BLANK

3. SUBMITTALS: INTENTIONALLY LEFT BLANK

4. MATERIALS:

   4.1 REINFORCING STEEL: GRADE 60, ASTM 615, NEW DEFORMED BARS.
   4.2 REINFORCING FOR SLABS: EQUAL TO FIBERMESH, 1.5 lbs/CY CONCRETE, OR 6x6 W1.4xW1.4 WWF.
   4.3 MIXING WATER SHALL BE POTABLE, FREE OF ANY SUBSTANCES THAT MAY BE DELETRIOUS TO THE CONCRETE OR REINFORCING STEEL.

5. CONCRETE MIX:

   5.1 EXTERIOR SLABS:
   -CEMENT SHALL BE ASTM 150, TYPE II PORTLAND CEMENT
   -28 DAY COMPRESSIVE STRENGTH: 4000 PSI
   -MAX. AGG. SIZE: ¾"
   -AIR CONTENT: 6% + 1% BY VOLUME
   -MAX WATER-CEMENT RATIO: 0.45
   -AGGREGATE SHALL CONFORM TO ASTM C33

   5.2 INTERIOR SLABS:
   -CEMENT SHALL BE ASTM 150, TYPE II PORTLAND CEMENT
   -28 DAY COMPRESSIVE STRENGTH: 4000 PSI
   -MAX. AGG. SIZE: ¾"
   -AIR CONTENT: 5% + 1% BY VOLUME (ONLY IF SLAB IS EXPOSED TO FREEZING)
   -MAX WATER-CEMENT RATIO: 0.45
   -AGGREGATE SHALL CONFORM TO ASTM C33

   5.3 WALLS AND FOOTINGS:
   -CEMENT SHALL BE ASTM 150, TYPE II PORTLAND CEMENT
   -28 DAY COMPRESSIVE STRENGTH: 3000 PSI
   -MAX. AGG. SIZE: 3/4"
   -AIR CONTENT: 5% + 1% BY VOLUME
   -MAX WATER-CEMENT RATIO: 0.50
   -AGGREGATE SHALL CONFORM TO ASTM C33

CONCRETE NOTES (CONT).

   5.3 ADMIXTURES:

   PROVIDE ADMIXTURES WHICH ARE CHEMICALLY COMPATIBLE FOR THEIR INTENDED USE. COMPLY WITH MANUFACTURERS INSTRUCTIONS FOR USE. BASE DOSAGE RATES ON CEMENT CONTENT. CALCIUM CHLORIDE IS NOT ALLOWED.

   5.3.1 HIGH RANGE WATER REDUCERS (SUPER PLASYCIZERS): EQUAL TO DARACEM 100 BY W.R. GRACE & CO., ASTM C-494.
   5.3.2 ACCELERATORS: EQUAL TO DARASET BY W.R. GRACE & CO., ASTM C-404 TYPE C OR E.
   5.3.3 AIR ENTRANCING: EQUAL TO "DARAVAIR" BY W.R. GRACE & CO., ASTM C-260 AND ARMY CORPS CRD-C-13.

   5.4 CONCRETE SURFACE COATINGS:

   5.4.1 CURING COMPOUND: "KURE-N-SEAL" BY SONNEBORN, OR EQUAVALENT.
   5.4.2 BITUMINOUS DAMPPROOFING: EQUAL TO BRUSH GRADE FOUNDATION COATING BY EUCLID.

   5.5 FORMS AND RELATED MATERIAL:

   5.5.1 FORMS FOR CONCRETE SURFACES THAT WILL BE EXPOSED IN THE FINISHED BUILDING SHALL BE PLYFORM CLASS I, B-B EXTERIOR TYPE CONFORMING TO U.S. PRODUCT STANDARD PS 1. FORMS FOR CONCRETE SURFACES NOT EXPOSED IN THE FINISHED BUILDING MAY BE PLYFORM OR MATCHED LUMBER.
   5.5.2 FORM OIL USED ON SURFACE OF FORMS SHALL BE A NON-STAINING TYPE.

   5.6 ALUMINUM PRODUCTS:

   5.6.1 NO ALUMINUM CONDUIT, PIPE, INSERTS, REGLETS, ETC. SHALL BE PLACED IN ANY CONCRETE, UNLESS COATED WITH BITUMINOUS DAMPPROOFING.
   5.6.2 NO EQUIPMENT MADE OF ALUMINUM OR ALUMINUM ALLOYS SHALL BE USED FOR PUMP LINES, TREMIES OR CHUTES IN CONVEYING CONCRETE TO POINT OF PLACEMENT.

   5.7 GROUT:

   5.7.1 NON-SHRINK GROUT FOR USE UNDER COLUMN BASE PLATES AND BEAM BEARING PLATES SHALL BE EMBECO GROUT #885, PRE-MIXED, AS MANUFACTURED BY MASTER BUILDERS, OR APPROVED EQUIVALENT.

   5.8 PREFORMED EXPANSION JOINT FILLER:

   5.8.1 A NON-EXTENDING AND RESILIENT BITUMINOUS TYPE JOINT FILLER, ½" THICK.

   5.9 EMBEDDED ITEMS:

   5.9.1 EMBEDDED ITEMS SUCH AS ANCHOR BOLTS, ETC., SHALL BE INSTALLED USING A TEMPLATE AND BE SECURELY HELD IN PLACE DURING CONCRETE PLACEMENT.

   5.10 SPACERS, SUPPORTS AND FASTENERS:

   5.10.1 FORM SPACERS, REINFORCING TIES AND CHAIRS, AND OTHER DEVICES NEEDED FOR PROPERLY SPACING, SUPPORTING, AND FASTENING REINFORCEMENET SHALL BE PROVIDED. CLAY BRICKS ARE NOT ALLOWED FOR USE AS SLAB STEEL BOLSTERS.

   5.11 VAPOR BARRIER:

   5.11.1 UNDERSLAB MOISTURE VAPOR BARRIER EXCEEDING ASTM E1745 A,B,C (MAX 0.01 PERMS).
   PRODUCTS: WR MEADOWS 10 MIL "PERMINATOR"
   STEGO INDUSTRIES 15MIL "STEGOWRAP"
   PLACE VAPOR BARRIER BETWEEN SLAB AND SUB-GRADE (¾" CRUSHED STONE).

6. CONSTRUCTION PRACTICES:

   6.1 REINFORCEMENT:

   COMPLY WITH REQUIREMENTS OF CRSI, LATEST EDITION.

   6.1.1 MINIMUM CONCRETE COVER: 3" FOR CONCRETE CAST AGAINST SOIL; 2" FOR OTHER CONCRETE, UNLESS OTHERWISE SHOWN.

   6.2 DEVELOPMENT AND SPLICING:

   PROVIDE DEVELOPMENT AND TENSION LAP SPLICE LENGTHS IN ACCORDANCE WITH THE FOLLOWING, UNLESS NOTED OTHERWISE ON PLANS:

DEVELOPMENT BAR SIZE	LENGTH*	CLASS C* LAP SPLICE
#4	12	16"
#5	12	20"
#6	15	26"
#7	21	36"
#8	28	48"

*INCREASE BY 30% FOR BARS SPACED <6".

   6.3 CHAMFERS:

   CHAMFER ALL EXPOSED EDGES AND CORNERS OF CONCRETE ½" OR 1" SIMILAR THROUGHOUT.

   6.4 JOINTS:

   6.4.1 CONSTRUCTION JOINTS: PLACE PERPENDICULAR TO THE MAIN REINFORCEMENT. CONTINUE REINFORCEMENT ACROSS CONSTRUCTION JOINTS. PROVIDE KEYWAYS AT LEAST 1 ½" (UNLESS OTHERWISE SHOWN) DEEP IN CONSTRUCTION JOINTS IN WALLS, SLAB, AND BETWEEN WALLS AND FOOTINGS. ACCEPTED BULKHEADS DESIGNED FOR THIS PURPOSE MAY BE USED IN SLABS. PROVIDE WATERSTOP WHERE INDICATED.

   6.4.2 ISOLATION JOINTS: PROVIDE IN SLABS-ON-GRADE AT POINTS OF CONTACT BETWEEN SLABS-ON-GRADE AND VERTICAL SURFACES, SUCH AS FOUNDATION WALLS, GRADE BEAMS, COLUMN PEDESTALS, AND ELSEWHERE AS NECESSARY.

   6.4.3 CONTRACTION (CONTROL) JOINT: PROVIDE IN SLABS-ON-GRADE BY USING INSERTS OR BY SAW CUTTING TO A DEPTH OF ¼ THE SLAB THICKNESS. PROVIDE A ONE PART ELASTOMERIC JOINT SEALANT TO JOINT GROOVE, A MINIMUM OF 60 DAYS AFTER SLAB PLACEMENT UNLESS OTHERWISE APPROVED.

   6.5 CONCRETE MIXING:

   6.5.1 READY-MIXED CONCRETE SHALL BE MIXED AND DELIVERED IN ACCORDANCE WITH THE REQUIREMENTS SET FORTH IN ASTM C94.
   6.5.2 ALL CONCRETE SHALL BE MIXED UNTIL THERE IS A UNIFORM DISTRIBUTION OF THE MATERIALS BEFORE DISCHARGE. THE MIXING SHALL BE CONTINUOUS AFTER THE WATER HAS BEEN ADDED TO THE MIX IN THE DRUM.
   6.5.3 NO CONCRETE SHALL BE PLACED IN THE FORMS MORE THAN 90 MINUTES AFTER THE WATER HAS BEEN ADDED.
   6.5.4 AFTER THE MAXIMUM WATER CEMENT RATIO HAS BEEN ACHIEVED, RETEMPERING OF THE CONCRETE WILL NOT BE ALLOWED, UNLESS APPROVED BY ENGINEER.

CONCRETE NOTES (CONT).

   6.6 CONCRETE PLACEMENT:

   6.6.1 DEPOSIT CONCRETE CONTINUOUSLY IN LAYERS NOT DEEPER THAN 24" OVER PREVIOUS LAYERS WHICH ARE STILL PLASTIC. AVOID COLD JOINTS. CONSOLIDATE CONCRETE BY MECHANICAL VIBRATING EQUIPMENT, SUPPLEMENTED BY HAND-SPACING, RODDING AND TAMPING. DO NOT USE MECHANICAL VIBRATORS TO TRANSPORT CONCRETE.
   6.6.2 HOT WEATHER PLACING: COMPLY WITH ACI 306, LATEST EDITION. MAINTAIN A FRESH CONCRETE TEMPERATURE OF NOT LESS THAN 50°F AND NOT MORE THAN 80°F AT THE POINT OF PLACEMENT.

   6.7 CONCRETE CURING:

   COMPLY WITH ACI 308, LATEST EDITION. COMPLY WITH ACI 306 FOR HOT WEATHER CONCRETING. PROVIDE A MINIMUM OF A 7 DAY CONTINUOUS MOISTURE CURE BY COVERING CONCRETE SURFACE WITH A WET ABSORPTIVE COVER; MAINTAIN SATURATED COVER CONDITION. ALTERNATIVE CURING METHODS WILL ONLY BE ALLOWED IF APPROVED BY ENGINEER. CONTRACTOR WILL SUBMIT ALTERNATIVE CURING PRODUCTS AND METHODS FOR REVIEW AND APPROVAL. ALSO, MAINTAIN CONCRETE CURING TEMPERATURE ABOVE 50°.

   6.7.1 SLABS: USE MOISTURE CURE OR CURING COMPOUND. APPLY CURING COMPOUND WITHIN 2 HOURS OF FINAL FINISHING BY SPRAY OR ROLLER. RECOAT AREAS SUBJECT TO HEAVY RAINFALL. DO NOT USE CURING COMPOUND ON SLABS WHICH WILL RECEIVE LIQUID FLOOR HARDENER OR OTHER FINISHES.

   6.7.2 FORMED SURFACES: CURE FORMED SURFACES WITH FORMS IN PLACE FOR ENTIRE CURING PERIOD, UNLESS ALTERNATE METHODS ARE APPROVED BY THE ENGINEER. CONTACT STRUCTURAL ENGINEER @ 207-878-1751 FOR ALTERNATIVE CURING METHODS. DURING COLD WEATHER CURING, PROVIDE CAST-IN THERMOMETERS FOR MONITORING CONCRETE CURING TEMPERATURE AT LOCATIONS AS DIRECTED BY ENGINEER. MAINTAIN A 50°F WITH USE OF INDIRECT HEAT OR INSULATIVE BLANKETS.

   6.8 ANCHOR BOLTS: USE TYPE, SIZE, AND LENGTH AS INDICATED ON PLANS.

EARTHWORK NOTES

1. SITE WORK AND CONCRETE CONTRACTORS ARE REQUIRED TO REVIEW THE ONSITE SUBSURFACE SOIL CONDITIONS WITH THE SER AT THE START OF INITIAL CONSTRUCTION. SITE CONTRACTOR WILL NOTIFY SER AFTER EXCAVATION HAS STARTED AND PRIOR TO THE PLACEMENT OF ANY STRUCTURAL FOUNDATIONS.

2. REMOVE ALL TOPSOIL AND UNCONTROLLED FILL FOR THE AREAS RECEIVING BUILDING FOUNDATIONS.

3. BACKFILL TO THE NECESSARY SUBGRADES REQUIRED ON THE STRUCTURAL FOUNDATION PLANS WITH CONTROLLED STRUCTURAL FILL MATERIAL MEETING THE FOLLOWING GRADATION:

PERCENT PASSING	SCREEN OR SIEVE SIZE
6	100
3	90-100
NO. 4	35-70
NO. 40	5-35
NO. 200	0-5

4. PLACE CONTROLLED STRUCTURAL FILL IN UNIFORM LIFTS AND COMPACT TO A MINIMUM OF 95% OF THE MAXIMUM DENSITY IN ACCORDANCE WITH ASTM D1557 "MODIFIED PROCTOR DENSITY".

5. PROVIDE SITE GRADING AROUND THE PERIMETER OF THE BUILDING TO PROVIDE POSITIVE DRAINAGE AWAY FROM THE FOUNDATION DURING AND AFTER CONSTRUCTION .

6. MAINTAIN THE INTEGRITY OF NATURAL SOILS AND CONTROLLED STRUCTURAL FILLS DURING CONSTRUCTION. PROTECT FOOTING AND STRUCTURE SUBGRADES AGAINST FREEZING AND EXCESSIVE WETTING. REMOVE AND REFILL FROZEN SUBGRADES, MOISTURE CONDITION, OR REPLACE EXCESSIVELY WET SUBGRADE MATERIALS.

7. NOTIFY ENGINEER TO OBSERVE SUBGRADES PRIOR TO PLACING FOOTINGS. FOOTINGS ARE DESIGNED FOR A MIN. SOIL BEARING CAPACITY OF 2000PSF, OR FOR BEARING ON SOUND LEDGE.

8. CONTRACTOR SHALL IMMEDIATELY NOTIFY ENGINEER IF LEDGE IS ENCOUNTERED TO DETERMINE PINNING REQUIREMENTS.

9. ALL FOOTINGS SHALL EXTEND A MINIMUM OF 4'-6" BELOW EXTERIOR FINISHED GRADE, OR BE DOWELED TO LEDGE

10. PROOF ROLL SUBGRADE PRIOR TO SLAB CONSTRUCTION. PROVIDE STRUCTURAL FILL MEETING THE GRADATION SPECIFIED HEREIN FOR FILL MATERIALS BELOW THE SLAB, MAXIMUM PERCENT PASSING 200 SIEVE = 5%.

11. COMPACT CONTROLLED STRUCTURAL FILLS IN ACCORDANCE WITH THE FOLLOWING SCHEDULE AND ASTM D1557. USE ONLY HAND-OPERATED EQUIPMENT ADJACENT TO WALLS. FILL BOTH SIDES OF WALLS TO EQUAL ELEVATIONS BEFORE COMPACTING.

   DEGREE OF COMPACTION: COMPACT TO THE FOLLOWING MINIMUM DENSITIES:

FILL AND BACKFILL LOCATION	DENSITY
UNDER STRUCTURE FOUNDATIONS	95% OF MAX.
TOP 2 FEET UNDER PAVEMENT	95%
BELOW TOP 2 FEET UNDER PAVEMENT	92%
TRENCHES THROUGH UNPAVED AREAS	90%
EMBANKMENTS	90%
PIPE BEDDING	92%
BESIDE STRUCTURE FOUNDATION WALLS, TANK WALLS AND RETAINING WALLS	90%
UNDER PIPES THROUGH STRUCTURAL FILLS	90%
UNDER DRAIN FILTER SAND	92%

   MAXIMUM DENSITY: ASTMD1557, MODIFIED.

   FIELD DENSITY TESTS: ASTMD1556 (SAND CONE), ASTMD2167 (RUBBER BALLOON), OR ASTMD2922 (NUCLEAR METHODS).

12. CONTRACTOR IS REQUIRED TO CONFORM TO OSHA (29 PART 1926.650-652) SUBPART P "CONSTRUCTION STANDARD FOR EXCAVATIONS".

STATE OF MAINE · AARON S. WILSON · 10429 · REGISTERED PROFESSIONAL ENGINEER

ASSOCIATED DESIGN PARTNERS INC.
80 Leighton Road
Falmouth, Maine 04105
Office: (207) 878-1751
Fax: (207) 878-1788
E-Mail: adp@adpengineering.com

PROJECT: 9,900 SF BUILDING
81 INDUSTRIAL WAY, PORTLAND, MAINE
FOR: DEERFIELD 91 INDUSTRIAL, LLC

SHEET TITLE: STRUCTURAL NOTES
ISSUED FOR CONSTRUCTION

No.	BY	DESCRIPTION	DATE
1			
2			
3			
4			

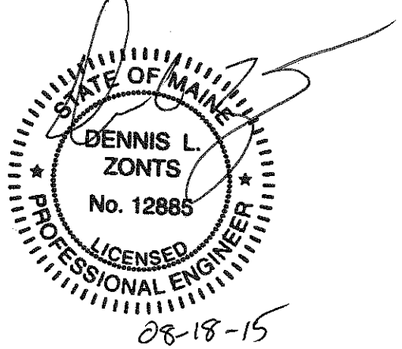
REVISIONS

DATE : 8/31/15
SCALE : AS NOTED
DESIGN BY: ASW
DRAWN BY: RSC
FILE #:
PROJECT NUMBER: 15231
SHEET NO: S3

ALLAGASH BREWING WAREHOUSE
AMERICAN AERIAL SERVICES INC.

FO# 19026

Building 1 of 1



CORLE BUILDING SYSTEMS
404 Sarah Furnace Road - Imler, PA 16655 (814) 276 - 9611

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30		0
31		0
32		0

GENERAL

All materials included in the Metal Building System are in accordance with the manufacturer's standard materials and details unless otherwise specified on the order documents. (MBMA 2012 Metal Building Systems Manual, Part IV, Section 2.1)

DESIGN RESPONSIBILITY

The manufacturer is responsible only for the structural design of the Metal Building System it sells to the purchaser / customer. Neither the manufacturer nor the manufacturer's engineer is the design professional or engineer of record for the construction project. The manufacturer is not responsible for the design of any component or materials not sold by it, or their interface and connection with Metal Building System unless such design responsibility is specifically required by the order documents. (MBMA 2012 Metal Building Systems Manual, Part IV, Section 3.1)

FOUNDATION DESIGN AND ANCHOR BOLTS

The manufacturer is not responsible for the design, materials, and workmanship of the foundation. The anchor bolt plans prepared by the manufacturer are intended to show only the anchor bolt location, diameter (based on ASTM A36 bolts), and quantity required to connect the Metal Building System to the foundation. (MBMA 2012 Metal Building Systems Manual, Part IV, Section 3.2.2).
It is the responsibility of the end customer to ensure that adequate provisions are made for specifying bolt embedment, bearing angles, tie rods, and / or associated items embedded in the concrete foundation, as well as foundation design based on the loads imposed by the Metal Building System, or other imposed loads, and the bearing capacity of the soil and other conditions of the building site. (MBMA 2012 Metal Building Systems Manual, Part IV, Section 3.2.2)
U.S. –Anchor bolts shall be accurately set to a tolerance of +/– 1/8 in both elevation and location (AISC Code of Standard Practice for Steel Buildings and Bridges).
Canada –Anchor bolts shall be accurately set in accordance with CISC Code of Standard Practice, June 2008, Clause 7.7.1

ADJACENT EXISTING BUILDINGS

The manufacturer does not investigate the influence of the Metal Building System on adjacent existing buildings or structures. The end customer assures that such buildings and structures are adequate to resist snow loads or other conditions as a result of the presence of the Metal Building System. (MBMA 2012 Metal Building Systems Manual, Part IV, Section 3.2.5)

SHOP-PRIMED STEEL

All structural members of the Metal Building System not fabricated of corrosion resistant material or protected by corrosion resistant coating are painted with one coat of shop primer. All surfaces to receive shop primer are cleaned of loose rust, loose mill scale and other foreign matter by using, as a minimum the hand tool cleaning method SSPC–SP2 (Steel Manual, Structures Painting Council) prior to painting. The coat of shop primer is intended to protect the steel framing for only a short period of exposure to ordinary atmospheric conditions. Shop–primed steel should be placed on blocking to prevent contact with the ground, and so positioned as to minimize water holding pockets, dust, mud an other contamination of the primer film. Repairs of damage to primed surfaces and or removal of foreign material due to improper field storage or site conditions are not the responsibility of the manufacturer. (CISC Code of Standard Practice, June 2008, Clause 6.8; (MBMA 2012 Metal Building Systems Manual, Part IV, Section 4.2.4).

ERECTION–GENERAL

The erector, by entering into contract to erect the building, holds itself out as skilled in the erection of Metal Building Systems and is responsible for complying with all applicable local, federal, and state construction and safety regulations including OSHA regulations as well as any applicable requirements of local, national, or international union rules or practices. (CISC Code of Standard Practice, June 2008, Clause 7.2; (MBMA 2012 Metal Building System Manual, Part IV, Section 6.9).

The erector shall erect the Metal Building System in accordance with the erection drawings, the Erection and Detail Manual (February 2012), and / or the Seam–Lok Technical – Erection manual (May 2012) as furnished by the manufacturer. The aforementioned erection information is intended to illustrate the layout of the framing members, provide the associated connection details, and suggests sequence of erection. It is not intended to specify any particular method of erection to be followed by the erector. The erector remains solely responsible for the safety and appropriateness of all techniques and metbods utilized by its crews in the erection of the Metal Building System. The erector is responsible for supplying any safety devices such as scaffolds, runways, nets, et, which may be required to safely erect the Metal Building System. (MBMA 2012 Metal Building Systems Manual, Part IV, Section 6.9) The manufacturer expressly disclaims any responsibility for injury to persons in the course of erection or for damages to the product itself. Field erection of a Pre–Engineered Metal Building, as in all construction projects, involves hazards to persons within the area of the construction and risk of damage to the property itself. Only experienced persons who are skilled and qualified in the erection of Metal Building Systems should be permitted to field–erect a building due to the hazards of this construction activity. The manufacturer is not responsible for the erection of the Metal Building System, the supply of any tools or equipment, or any other field work. The manufacturer provides no field supervision for the erection of the structure nor does the manufacturer perform any intermediate or final inspections of the Metal Building System during or after erection.

The erector shall furnish temporary guys and bracing where needed for squaring, plumbing, and securing the structural framing against loads, such as wind loads acting on the exposed framing as well as loads due to erection equipment and erection operation, but not including loads resulting from the performance of work by others. Bracing furnished by the manufacturer for the Metal Building System cannot be assumed to be adequate during erection. Temporary supports such as temporary guys, braces, false work, cribbing, or other elements required for the erection operation will be determined, erected, and installed by the erector. (AISC Code of Standard Practice for Steel Buildings and Bridges, April 14, 2010, Section 7.10.3; CISC Code of Standard Practices, June, 2008, Clause 1.5; MBMA 2012 Metal Buildings System Manual, Part IV, Section 6.2.1.5).

ERECTION TOLERANCES

U.S. ; Erection tolerances are those set forth in AISC code of standard practice except individual members are considered, plumb, level and aligned if the deviation does not exceed 1:500. (AISC Code of Standard Practice for Steel Buildings and Bridges April 14, 2010 Section 7.13.1; MBMA 2012 Metal Building Systems Manual, Part IV, Section 6.8)

Canada; Erection tolerances are those set forth in CISC Code of Standard Practice except individual members are considered plumb, level and aligned if the deviation does not exceed 1:500. (CISC Handbook of Steel Construction, Tenth Edition, Second Revised Printing, Part 1, Clause 29.3; MBMA 2012 Metal Building Systems Manual, Part IV, Section 6.8)

BOLT TIGHTENING

The proper tightening and inspection of all fasteners is the responsibility of the erector (Reference RCSC for structural joints using high strength bolts; August 1, 2014). All high strength (ASTM A325, ASTM A490) bolts and nuts must be tightened by the "turn–of–the–nut" method unless otherwise specified by the end customer in the contract documents. Inspection of high strength bolt and nut installation by other than the erector must also be specified in the contract documents and the erector is responsible for ensuring that the installation procedures are compatible prior to the start of erection (CISC Handbook of Steel Construction, Tenth Edition, Second Revised Printing, Part 1, Clause 23.8.2), (MBMA 2012 Metal Building Systems Manual, Part IV, Section 6.9).

MATERIALS	ASTM DESIGNATION	MINIMUM YIELD	MATERIALS	ASTM DESIGNATION	MINIMUM YIELD
Hot–Rolled Mill Sections	A 36, A 572, A 992	Fy = 36 ksi and/or 50 ksi	Roof and Wall Sheeting	A 792, Gr. 50 Class 1 A 792, Gr. 80	Fy = 50 ksi Fy = 80 ksi
Structural Steel Plates	A 572, A 1011	Fy = 55 ksi	Mild Steel Bolts	A 307	Fy = 36 ksi
Structural Steel Bars	A 572 or A 529	Fy = 55 ksi	High Strength Bolts	A 325–N A 490–N	Fy = 92 or 81 ksi N/A
Cold Formed Light Gauge Shapes	A 653 Gr. 55	Fy = 55 ksi	Anchor Rods (If supplied)	A 36	Fy = 36 ksi
Cable Bracing	A 475, EHS	N/A	Pipe and Hollow Structural Sections	A 500 Gr. B	Fy = 42 ksi, 46 ksi
Rod Bracing	A 36	Fy = 36 ksi			

CORRECTION OF ERRORS AND REPAIRS

The correction of minor misfits by the use of drift pins to draw the components into line, shimming, moderate amounts of reaming, chipping, and cutting, and the replacement of minor shortages of material are a normal part of erection and are not subject to claim. (AISC Code of Standard Practice for Steel Buildings and Bridges, April 14, 2010, Section 7.14; CISC Code of Standard Practice, June 2008, Clause 7.15; MBMA 2012 Metal Building Systems Manual, Part IV, Section 6.10).

DRAWING DISCREPANCIES

In case of discrepancies between the manufacturers steel plans and plans for other trades, the manufacturers steel plans govern. (AISC Code of Standard Practice for Steel Buildings and Bridges, April 14, 2010, Section 3.3; CISC Code of Standard Practice, June 2008, Clause 3.4; MBMA 2012 Metal Building Systems Manual, Part IV, Section 3.1).

DELIVERIES

Delivery of any material by the manufacturers carrier, a common carrier, or to purchasers/ customers own leased, chartered, or authorized conveyance shall constitute delivery to builder, and thereafter, such material shall be at builders risk. If builder chooses to use its own, or private carrier, it shall be solely responsible for compliance with all applicable government regulations. All charges shall be borne by the builder. The manufacturers responsibility for damage or loss ceases upon delivery of shipment to carrier. The manufacturer will endeavor to deliver on the required date. The manufacturers truck is not considered as being late if deliveries are between 8am – 12pm (morning) and 12pm – 5pm (afternoon). However, the manufacturer cannot be held responsible for circumstances beyond our control. For deliveries via the manufacturers truck, the manufacturer will only honor claims that were approved by the customer service department at the time of delivery. For deliveries via contract carriers, it is the responsibility of the customer to file claims with the carrier. The manufacturer cannot assume any liability for the claim.

SHORTAGES

The purchaser /customer should make an inspection upon arrival of all building components. The purchaser/customer must note on the freight bill any missing item(s) and notify the manufacturers customer service department immediately; otherwise, the manufacturer cannot be held responsible for any shortages. If any item is damaged, note on the bill of lading and file a claim with the freight agent. Concealed shortages must be reported to the manufacturers customer service department within the following time frames (date from receipt of first delivery), based on the project shipment size, i.e., number of truck loads used in delivery.

1 to 3 loads....2 weeks 4 loads and over....3 weeks The manufacturers responsibility for shortages expires at the end of these time periods.

FABRICATION ERRORS

The purchaser/customer is responsible for contacting the customer service department to advise the manufacturer of fabrication problems and corresponding cost estimates. The manufacturer will be responsible for providing the builder with verbal approval to proceed with appropriate field corrections. This will be done in a timely manner. IF THE BUILDER PROCEEDS WITH CORRECTIVE WORK WITHOUT THE MANUFACTURERS APPROVAL, HE DOES SO AT HIS OWN RISK. The manufacturer shall not be responsible for any claims where the purchaser/customer has not documented the problem, its correction, and reasonable costs for repair, and submitted this documentation for payment within 30 days of the occurrence.

INVOICE PAYMENT

By acceptance of the materials of services set forth in the invoice, the purchaser/customer agrees to pay the invoice amount within the time period specified on the invoice. AT NO TIME IS IT ACCEPTABLE TO DEDUCT A BACK CHARGE OR SHORTAGE FROM AN INVOICE.

SAFETY PROCEDURES

The manufacturer is committed to manufacturing a quality product that can be erected safely. Although good job site practices and a commitment to safety by the erector are beyond the control of the manufacturer, the manufacturer highly recommends the erector provide good, safe working conditions on the job site. The erector should follow all local, state, and federal health and safety regulations at all times. Accident prevention practices should be implemented and each employee should know emergency procedures. The manufacturer also recommends daily meetings to discuss erection safety procedures. For additional information concerning federal health and safety regulations, contact the occupational safety and health administration (osha).

U.S. Department of Lahor
Occupational Safety and Health Administration
200 Constitution Avenue, N.W.
Washington, DC 20210
www.osha.gov

The manufacturer shall not be responsible for personal injury or property damage as a result of failure to follow all applicable safety regulations and material handling and installation recommendations.

CORE BUILDING SYSTEMS
404 Sarah Furnace Road - Imler, PA 16655 (814) 276 - 9611

ALLAGASH BREWING WAREHOUSE
55'-0" x 180'-0" x 17'-0" x 21'-7"
DATE: 7/30/15 | REVISION:01
ENG: AJR | DWN: BJC | APPD:AJR

F.O. 19026

ALLAGASH BREWING WAREHOUSE

REVISION HISTORY

REV.	DESCRIPTION	DATE
01	SEE CO-01	8-12-15

DRAWING STATUS

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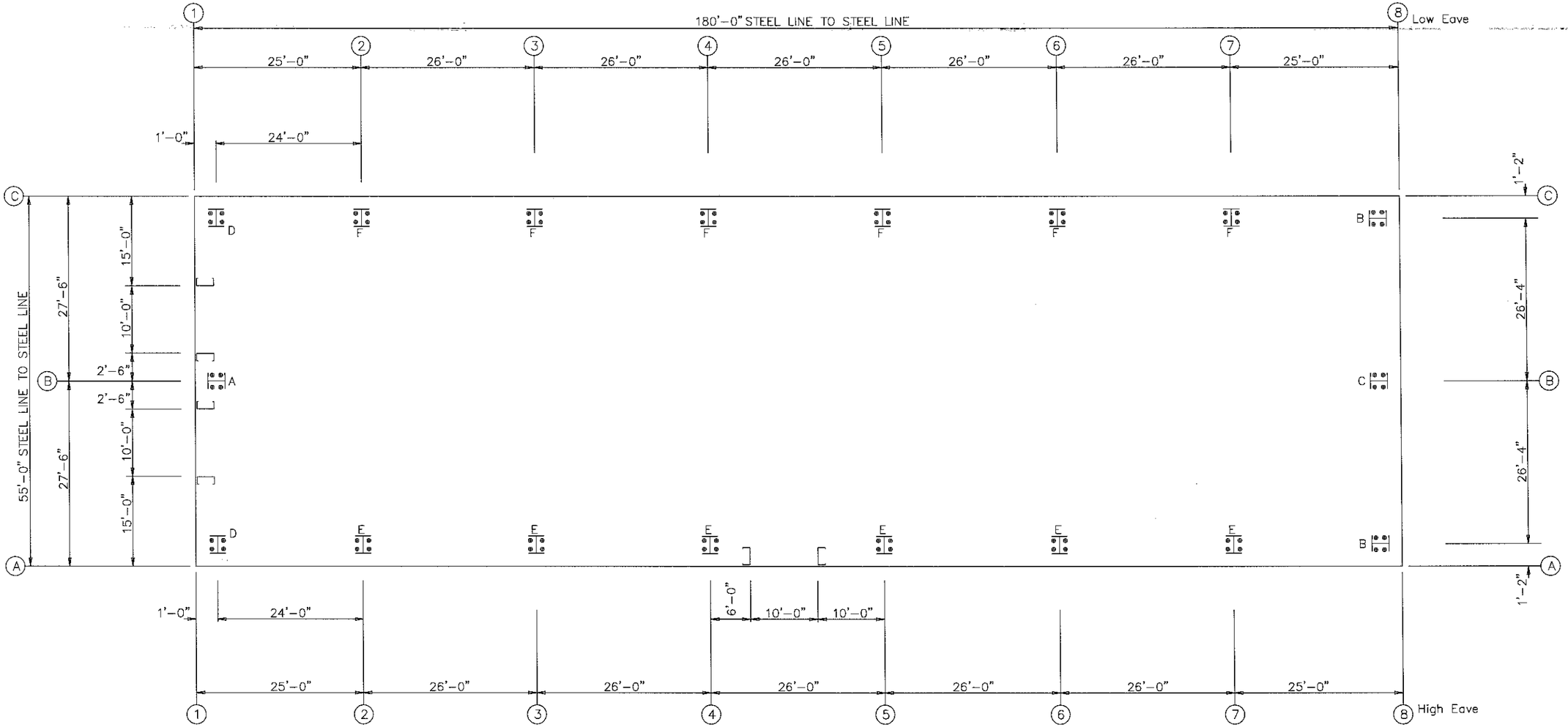
- ■ FOR CONSTRUCTION: FINAL DRAWINGS.

STATE OF MAINE
DENNIS L. ZONTS
No. 12885
LICENSED
PROFESSIONAL ENGINEER
AUG 12 2015

LEGEND

BSW
LEW REW
FSW



ANCHOR BOLT PLAN
NOTE: All Base Plates @ 100'-0" (U.N.)
Finished Floor @ 100'-0"

CORE BUILDING SYSTEMS
404 Sarah Furnace Road - Imler, PA 16855 (814) 276 - 9811

ALLAGASH BREWING WAREHOUSE
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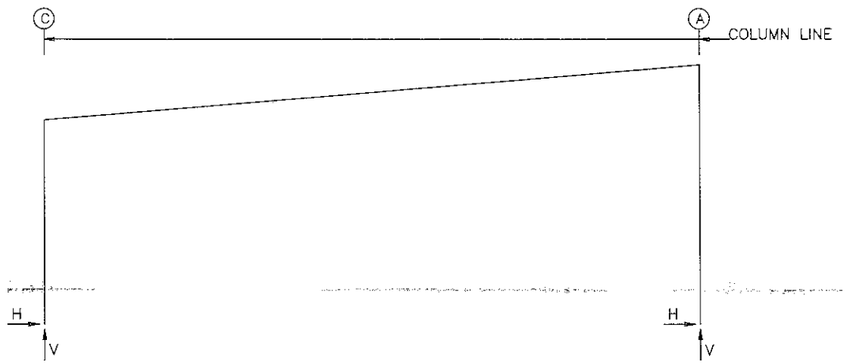
AUG 14 2015

FRAME LINES: 2 3 4 5 6 7



RIGID FRAME: ANCHOR BOLTS & BASE PLATES

Frm Line	Col Line	Anc. Qty	Bolt Dia	Base Plate (in) Width	Length	Thick	Grout (in)
2*	C	4	0.750	8.000	14.50	0.500	0.0
2*	A	4	0.750	8.000	11.75	0.500	0.0

2* Frame lines: 2 3 6 7

RIGID FRAME: ANCHOR BOLTS & BASE PLATES

Frm Line	Col Line	Anc. Qty	Bolt Dia	Base Plate (in) Width	Length	Thick	Grout (in)
4*	C	4	0.750	8.000	14.50	0.500	0.0
4*	A	4	0.750	8.000	11.75	0.500	0.0

4* Frame lines: 4 5

RIGID FRAME: BASIC COLUMN REACTIONS (k)

Frame Line	Column Line	Dead Horiz	Dead Vert	Collateral Horiz	Collateral Vert	Live Horiz	Live Vert	Snow Horiz	Snow Vert	Wind_Left1 Horiz	Wind_Left1 Vert	Wind_Right1 Horiz	Wind_Right1 Vert
2*	C	1.3	3.0	1.3	2.4	7.0	14.2	14.7	29.8	-7.9	-10.6	1.7	-3.8
2*	A	-1.3	3.3	-1.3	2.9	-7.0	14.4	-14.7	30.2	0.1	-7.6	6.3	-7.7

Frame Line	Column Line	Wind_Left2 Horiz	Wind_Left2 Vert	Wind_Right2 Horiz	Wind_Right2 Vert	Wind_Long1 Horiz	Wind_Long1 Vert	Wind_Long2 Horiz	Wind_Long2 Vert	Seismic_Left Horiz	Seismic_Left Vert	Seismic_Right Horiz	Seismic_Right Vert
2*	C	-7.6	-6.8	2.4	0.0	-2.3	-10.6	-1.6	-6.9	-2.3	-1.4	2.3	1.4
2*	A	-0.2	-3.8	5.6	-3.9	2.7	-11.7	2.0	-8.0	-1.9	1.4	1.9	-1.4

Frame Line	Column Line	Seismic_Long Horiz	Seismic_Long Vert	LWIND1_L2E Horiz	LWIND1_L2E Vert	LWIND1_R2E Horiz	LWIND1_R2E Vert	LWIND2_L2E Horiz	LWIND2_L2E Vert	LWIND2_R2E Horiz	LWIND2_R2E Vert
2*	C	0.0	-5.2	-0.1	-1.4	-0.1	-0.1	-0.1	-1.4	-0.1	-0.1
2*	A	0.0	-6.9	0.2	-0.2	0.2	-1.5	0.2	-0.2	0.2	-1.5

Frame Line	Column Line	Dead Horiz	Dead Vert	Collateral Horiz	Collateral Vert	Live Horiz	Live Vert	Snow Horiz	Snow Vert	Wind_Left1 Horiz	Wind_Left1 Vert	Wind_Right1 Horiz	Wind_Right1 Vert
4*	C	1.3	3.0	1.1	2.1	7.0	14.2	14.7	29.8	-6.7	-9.9	0.5	-4.5
4*	A	-1.3	3.3	-1.1	2.2	-7.0	14.4	-14.7	30.2	1.1	-8.3	5.3	-7.0

Frame Line	Column Line	Wind_Left2 Horiz	Wind_Left2 Vert	Wind_Right2 Horiz	Wind_Right2 Vert	Wind_Long1 Horiz	Wind_Long1 Vert	Wind_Long2 Horiz	Wind_Long2 Vert	Seismic_Left Horiz	Seismic_Left Vert	Seismic_Right Horiz	Seismic_Right Vert
4*	C	-6.4	-6.1	1.2	-0.8	-2.3	-8.9	-1.6	-5.2	-1.4	-0.9	1.4	0.9
4*	A	0.8	-4.6	4.6	-3.2	2.7	-9.3	2.0	-5.5	-1.2	0.9	1.2	-0.9

Frame Line	Column Line	LWIND1_L2E Horiz	LWIND1_L2E Vert	LWIND1_R2E Horiz	LWIND1_R2E Vert	LWIND2_L2E Horiz	LWIND2_L2E Vert	LWIND2_R2E Horiz	LWIND2_R2E Vert
4*	C	-0.1	-1.4	-0.1	-0.1	-0.1	-1.4	-0.1	-0.1
4*	A	0.2	-0.2	0.2	-1.5	0.2	-0.2	0.2	-1.5

2* Frame lines: 2 3 6 7
4* Frame lines: 4 5

CORE BUILDING SYSTEMS
404 Sarah Furnace Road - Imler, PA 16655 (814) 276 - 9611

ALLAGASH BREWING WAREHOUSE
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ALLAGASH BREWING WAREHOUSE

REVISION HISTORY

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01	SEE CO-01	8-12-15

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FINAL DRAWINGS.

STATE OF MAINE
DENNIS L. ZONTS
No. 12885
LICENSED
PROFESSIONAL ENGINEER

AUG 2015

ENDWALL COLUMN: BASIC COLUMN REACTIONS (k)

Frm Line	Col Line	Dead Vert	Collat Vert	Live Vert	Snow Vert	Wind Left1 Vert	Wind Right1 Vert	Wind Left2 Vert	Wind Right2 Vert	Wind Press Horz	Wind Suct Horz	Wind Long1 Vert	Wind Long2 Vert
1	C	0.8	0.4	2.8	5.8	−2.3	−1.3	−2.2	−1.3	−1.4	1.6	−1.8	−1.0
1	B	2.3	1.4	8.7	18.3	−7.2	−4.1	−7.3	−4.1	−3.8	4.1	−5.5	−3.2
1	A	0.8	0.4	2.8	5.9	−2.3	−1.4	−2.3	−1.4	−1.8	2.0	−1.8	−1.1

Frm Line	Col Line	Seis Left Vert	Seis Right Vert	E1PAT_SL_1 Horz	E1PAT_SL_1 Vert	E1PAT_SL_2 Horz	E1PAT_SL_2 Vert	−LWIND1_L− Horz	−LWIND1_L− Vert	−LWIND1_R− Horz	−LWIND1_R− Vert	−LWIND2_L− Horz	−LWIND2_L− Vert
1	C	0.0	0.0	0.0	3.4	0.0	−0.5	0.0	−0.6	0.0	0.0	0.0	−0.6
1	B	0.0	0.0	0.0	4.6	0.0	4.6	0.0	−0.2	0.0	−0.2	0.0	−0.2
1	A	0.0	0.0	0.0	−0.5	0.0	3.4	0.0	0.0	0.0	−0.6	0.0	0.0

Frm Line	Col Line	−LWIND2_R− Horz	−LWIND2_R− Vert
1	C	0.0	0.0
1	B	0.0	−0.2
1	A	0.0	−0.6

Frm Line	Col Line	Dead Vert	Collat Vert	Live Vert	Snow Vert	Wind_Left1 Horz	Wind_Left1 Vert	Wind_Right1 Horz	Wind_Right1 Vert	Wind_Left2 Horz	Wind_Left2 Vert	Wind_Right2 Horz	Wind_Right2 Vert	Wind Press Horz
8	A	0.9	0.4	2.8	5.9	2.2	−3.1	0.0	−1.7	2.2	−3.1	0.0	−1.2	−1.8
8	B	2.1	1.3	8.7	18.3	0.0	−2.4	0.8	−7.8	0.0	−2.4	1.6	−8.4	−3.8
8	C	0.8	0.4	2.8	5.8	0.0	−1.4	0.0	−2.3	0.0	−1.4	0.0	−2.2	−1.4

Frm Line	Col Line	Wind Suct Horz	Wind_Long1 Horz	Wind_Long1 Vert	Wind_Long2 Horz	Wind_Long2 Vert	Seis_Left Horz	Seis_Left Vert	Seis_Right Horz	Seis_Right Vert	E2PAT_SL_1 Horz	E2PAT_SL_1 Vert	E2PAT_SL_2 Horz	E2PAT_SL_2 Vert
8	A	2.0	0.8	−2.4	0.4	−1.4	1.5	−1.2	0.0	1.0	0.0	3.4	0.0	−0.4
8	B	4.1	0.0	−5.0	0.0	−2.9	0.0	1.2	1.5	−1.1	0.0	4.5	0.0	4.6
8	C	1.6	0.0	−1.8	0.0	−1.0	0.0	0.0	0.0	0.0	0.0	−0.5	0.0	3.4

Frm Line	Col Line	−LWIND1_L− Horz	−LWIND1_L− Vert	−LWIND1_R− Horz	−LWIND1_R− Vert	−LWIND2_L− Horz	−LWIND2_L− Vert	−LWIND2_R− Horz	−LWIND2_R− Vert
8	A	0.1	−0.7	0.1	0.0	0.1	−0.7	0.1	0.0
8	B	0.0	−0.2	0.0	−0.2	0.0	−0.2	0.0	−0.2
8	C	0.0	0.0	0.0	−0.6	0.0	0.0	0.0	−0.6

ANCHOR BOLT SUMMARY

Qty	Locate	Dia (in)	Type
O 24	Endwall	3/4"	
O 48	Frame	3/4"	

BUILDING BRACING REACTIONS

Wall Loc	Wall Line	Col Line	Reactions in plane of wall ± Reactions (k) Wind Horz	Wind Vert	Seismic Horz	Seismic Vert	Panel_Shear (lb/ft) Wind	Seis	Note
L_EW	1								(i)
F_SW	A	2,3	3.4	*	9.5	*			
R_EW	8	A,B	Bracing, see EW reactions						
B_SW	C	3,2	3.1	*	9.3	*			

(i)Bracing in roof to rigid frame

*See RF reactions table for vertical and horizontal reactions in plane of the rigid frame.

ENDWALL COLUMN: ANCHOR BOLTS & BASE PLATES

Frm Line	Col Line	Anc. Bolt Qty	Anc. Bolt Dia	Base Plate (in) Width	Length	Thick	Grout (in)
1	C	4	0.750	6.000	7.875	0.375	0.0
1	B	4	0.750	8.000	7.875	0.375	0.0
1	A	4	0.750	6.000	7.875	0.375	0.0
8	A	4	0.750	6.000	9.875	0.375	0.0
8	B	4	0.750	6.000	9.875	0.375	0.0
8	C	4	0.750	6.000	9.875	0.375	0.0

DESIGN INFORMATION

1. All loading conditions are examined and only the maximum / minimum H or V and the corresponding H or V are reported.
2. Positive reactions are shown in the sketch. Foundation loads are in opposite directions.
3. Bracing reactions are in the plane of the brace with the H pointing away from the braced bay. The vertical reaction is downward.
4. Building reactions are based on the following building data:

DESIGN CRITERIA

Width (ft)	= 55
Length (ft)	= 180
Eave Height (ft)	= 17
Roof Slope (rise/12)	= 1.0:12
Building Code	= IBC 09
Local Code (State/Prov)	= IBC 09
Dead Loads (psf)	= 2.660
Collateral Load (psf)	= 3
Roof Live Load (psf)	= 20.00
Frame Live Load (psf)	= 20
Snow:	
Ground Snow Load (psf)	= 60.00
Snow Importance	= 1.00
Thermal Coefficient	= 1.00
Snow Exposure Factor	= 1.00
Slippery Roof	= N
Roof Snow Load (psf)	= 42
Wind:	
Basic Wind Speed (mph)	= 98 mph
Occupancy Category	= II – Normal
Importance – Wind	= 1.00
Wind Exposure	= B
Enclosure Classification	= C
---Internal Pressure Coefficients---	
Pressure	= 0.18
Suction	= −0.18
-----Components & Cladding-----	
Design Pressure:	
Pressure (psf)	= 15.80
Suction (psf)	= −21.03

SEISMIC CRITERIA

Seismic Importance	= 1.00
Occupancy Category	= II – Normal
Mapped Spectral Response Accelerations	
Ss	= 0.3100
S1	= 0.0800
---Spectral Response Coefficients---	
Sds	= 0.3207
Sd1	= 0.1280
Site Class	= D
Seismic Design Category	= B
------Base Shear------	
Expanded Formula	= 0.667*Ie*Fa*Ss*W/R
Longitudinal Base Shear	=18.83
Transverse Base Shear	=19.04
--Seismic Response Coefficients--	
Frame	= 0.107
FSW	= 0.107
BSW	= 0.107
--Response Modification Factors--	
Frame	= 3
FSW	= 3
BSW	= 3

DEFLECTION LIMITS

ENDWALL COLUMN	L/ 120
ENDWALL RAFTER (LIVE)	L/ 240
ENDWALL RAFTER (WIND)	L/ 240
WALL GIRTS	L/ 90
PURLIN (LIVE)	L/ 240
PURLIN (WIND)	L/ 240
WALL PANEL	L/ 90
ROOF PANEL (LIVE)	L/ 120
ROOF PANEL (WIND)	L/ 120
Main Frame (HORIZ)	L/ 60
Main Frame (VERT)	L/ 240
WIND BENT	L/ 60
Main Frame (CRANE)	L/ 100
Main Frame (SEISMIC)	L/ 50
WIND BENT (SEISMIC)	L/ 50
PARTITION COLUMN	L/ 120
PARTITION GIRT	L/ 120
PARTITION PANEL	L/ 120

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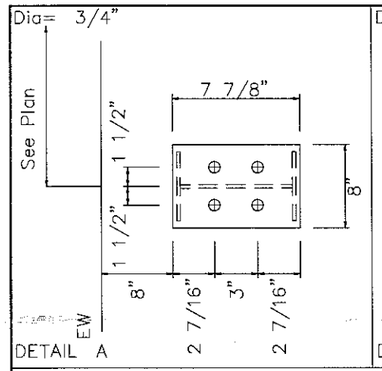
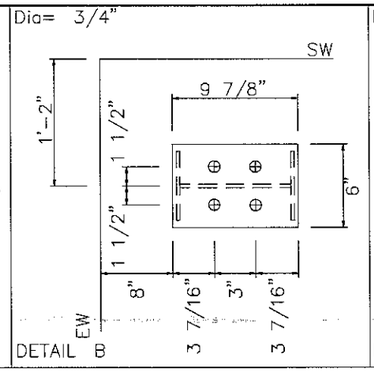
No. 12885
LICENSED PROFESSIONAL ENGINEER
AUGUST 11, 2015



DETAIL A



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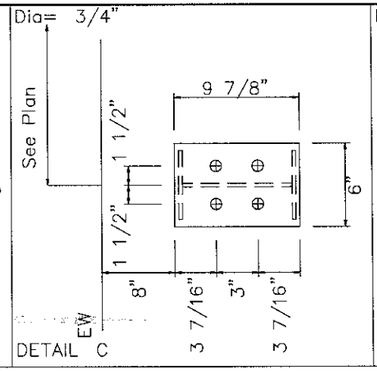

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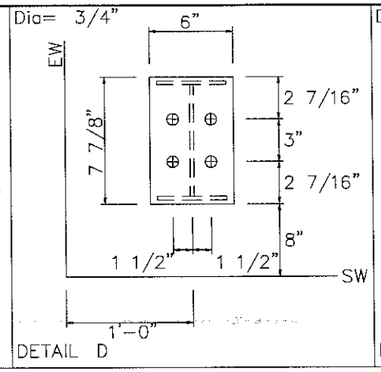

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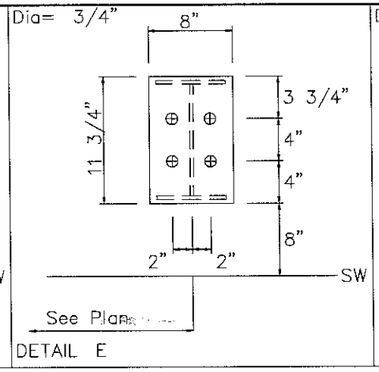

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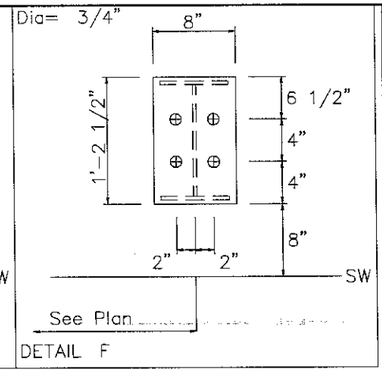

DETAIL F

ADDITIONAL LOADING INFORMATION

Mezzanine Loads:

Dead Load _____ PSF

Collateral Load _____ PSF

Live Load _____ PSF

Crane Information:

Crane Type _____

CMAA Service Class _____

Crane capacity = _____ Kips

Bridge Weight = _____ Kips

Hoist/Trolley Weight = _____ Kips

Wheel Spacing = _____ Ft.

Additional Loads:

1. (1) RTU @ 710#.
2. (1) RTU @ 1058#.
3. (1) RTU @ 150#.

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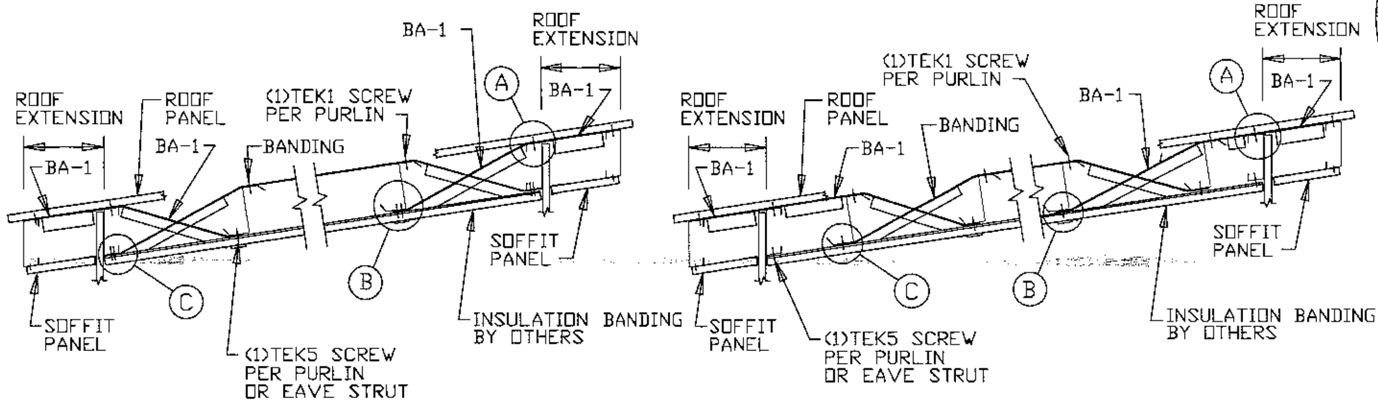
No. 12885
LICENSED
PROFESSIONAL ENGINEER
AUG 1 2016

STANDARD PURLIN BRACING DETAIL FOR STANDING SEAM ROOF PANELS

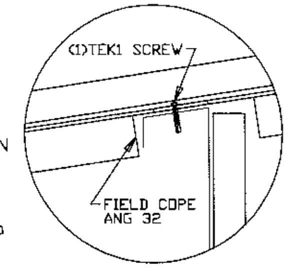
NOTE 1: SPACE BANDING EVENLY ACROSS BAYS.

NOTE 2: SPLICE PA-2 USING A 4 1/2" LAP AND (5) TEK5 SCREWS EVENLY SPACED.

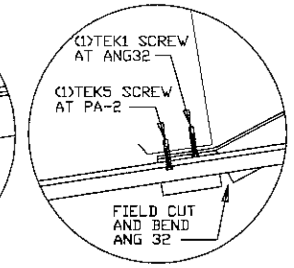


CONDITION 1:
FIRST PURLIN SPACE
GREATER THAN 2'-0"

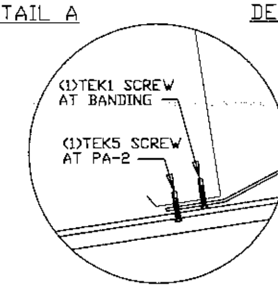
CONDITION 2:
FIRST PURLIN SPACE LESS
THAN OR EQUAL TO 2'-0"



DETAIL A



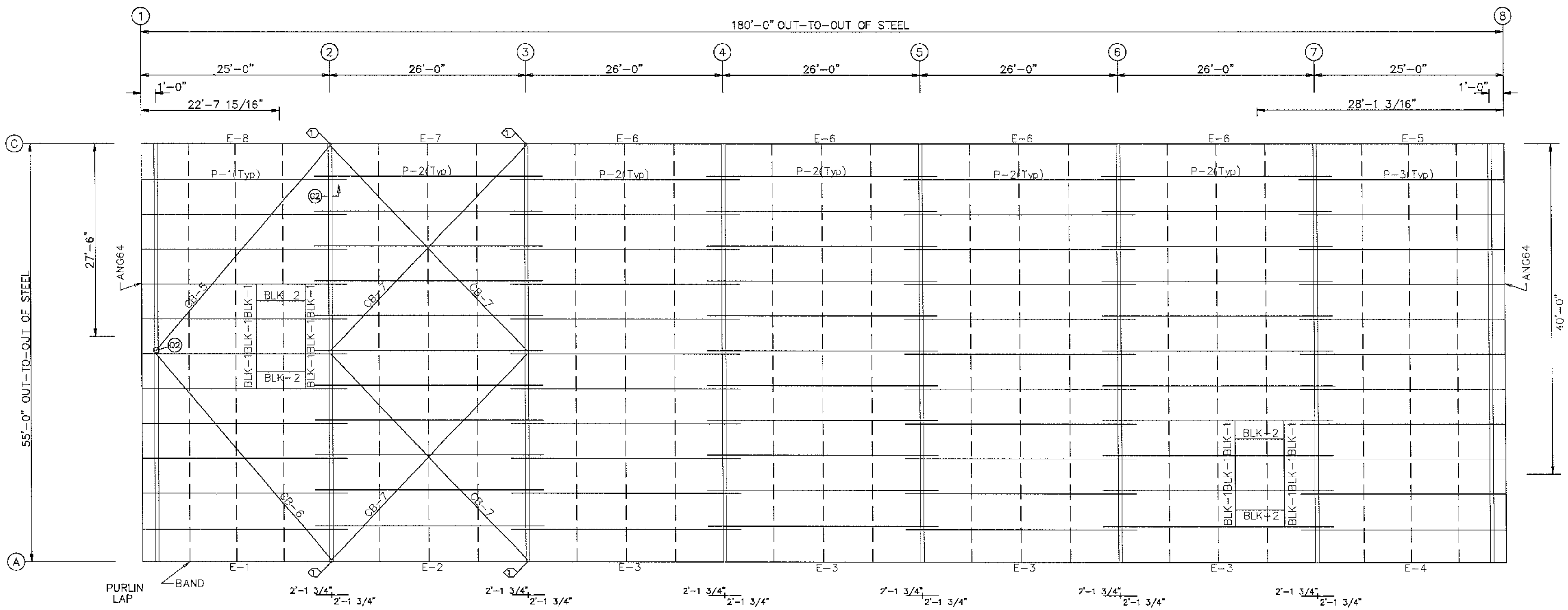
DETAIL B



DETAIL C

MEMBER TABLE ROOF PLAN			
QUAN	MARK	PART	LENGTH
11	P-1	11X25Z13	27'-1 1/2"
55	P-2	11X25Z13	30'-3 1/2"
11	P-3	11X25Z13	27'-1 1/2"
1	E-1	11X35E13	24'-11 1/2"
1	E-2	11X35E10	25'-11 1/2"
4	E-3	11X35E13	25'-11 1/2"
1	E-4	11X35E13	24'-11 1/2"
1	E-5	11X35E13	24'-11 1/2"
4	E-6	11X35E13	25'-11 1/2"
1	E-7	11X35E10	25'-11 1/2"
1	E-8	11X35E13	24'-11 1/2"
1	CB-5	CABLE250	33'-7 5/16"
1	CB-6	CABLE250	33'-7 1/4"
4	CB-7	CABLE375	34'-8 13/16"
12	BLK-1	8X35C16	4'-1 3/16"
4	BLK-2	8X35C16	4'-2 3/8"

SPECIAL BOLTS ROOF PLAN					
◇ ID	QUAN	TYPE	DIA	LENGTH	WASH
1	4	A325	1/2"	1 1/4"	0



ROOF FRAMING PLAN

NOTE(S):
ATTACH ROOF BLOCKING USING JC CLIPS AND (8) TEK1 SCREWS PER CLIP.

GENERAL NOTES:

1. Screw Down Roof: Use TEK5WW screws in place of SD150 panel screws at all 10 gage purlins, eave struts, or roof joists.
2. Standing Seam Roof: Use FST#6 in place of FST#1 clip to purlin screws at all 10 gage purlins, eave struts, or at roof joists.

CORL
404 Sarah Furnace Road - Imler, PA 16655 (814) 276 - 9811

ALLAGASH BREWING WAREHOUSE

55'-0" x 180'-0" x 17'-0" x 21'-7"

DATE: 7/30/15 | REVISION: 01

ENG: AJR | DWN: BJC | APPD: AJR

F.O. 19026

ALLAGASH BREWING WAREHOUSE

REVISION HISTORY

REV.	DESCRIPTION	DATE
01	SEE CO-01	8-12-15

DRAWING STATUS

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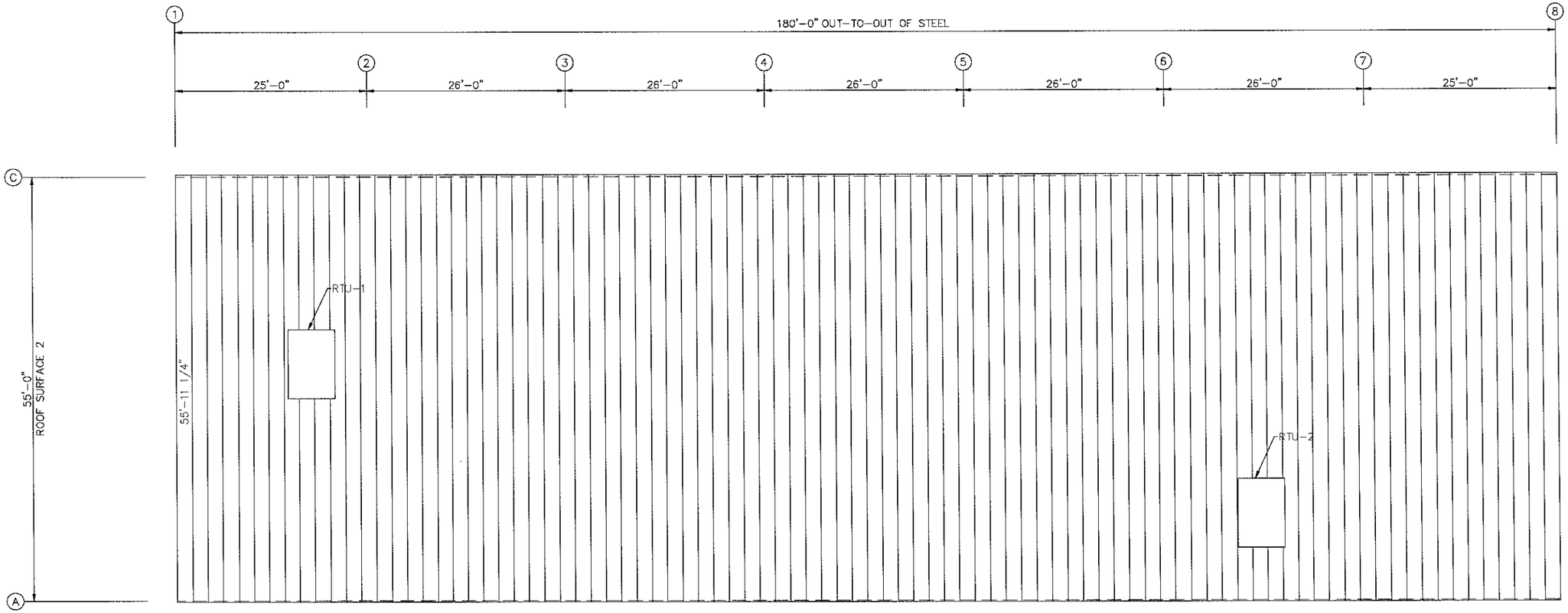
STATE OF MAINE
DENNIS L. ZONTS
No. 12885
LICENSED PROFESSIONAL ENGINEER

[illegible]

AUG 1 1 2015

UNITS	LB'S
RTU-1	710.0
RTU-2	1,058.0



ROOF SHEETING PLAN

PANELS: 24 Ga. L4 – Galvalume

GENERAL NOTES:

Panel "Start" and "End" dimensions must be followed for the proper installation of the gable trim(s) provided.

CORLE BUILDINGS SYSTEMS
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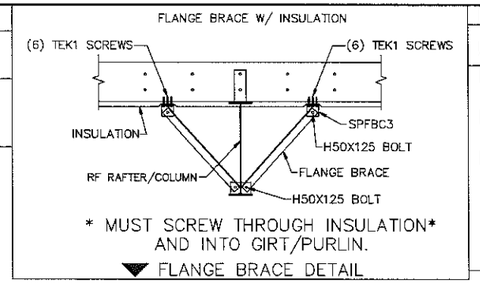
AUG 14 2015

SPLICE BOLT TABLE

Mark	Qty Top	Bot	Int	Type	Dia	Length
SP-1	4	4	2	A325	1.000	2.75
SP-2	4	4	2	A325	0.750	2.25
SP-3	4	4	4	A325	1.000	2.75

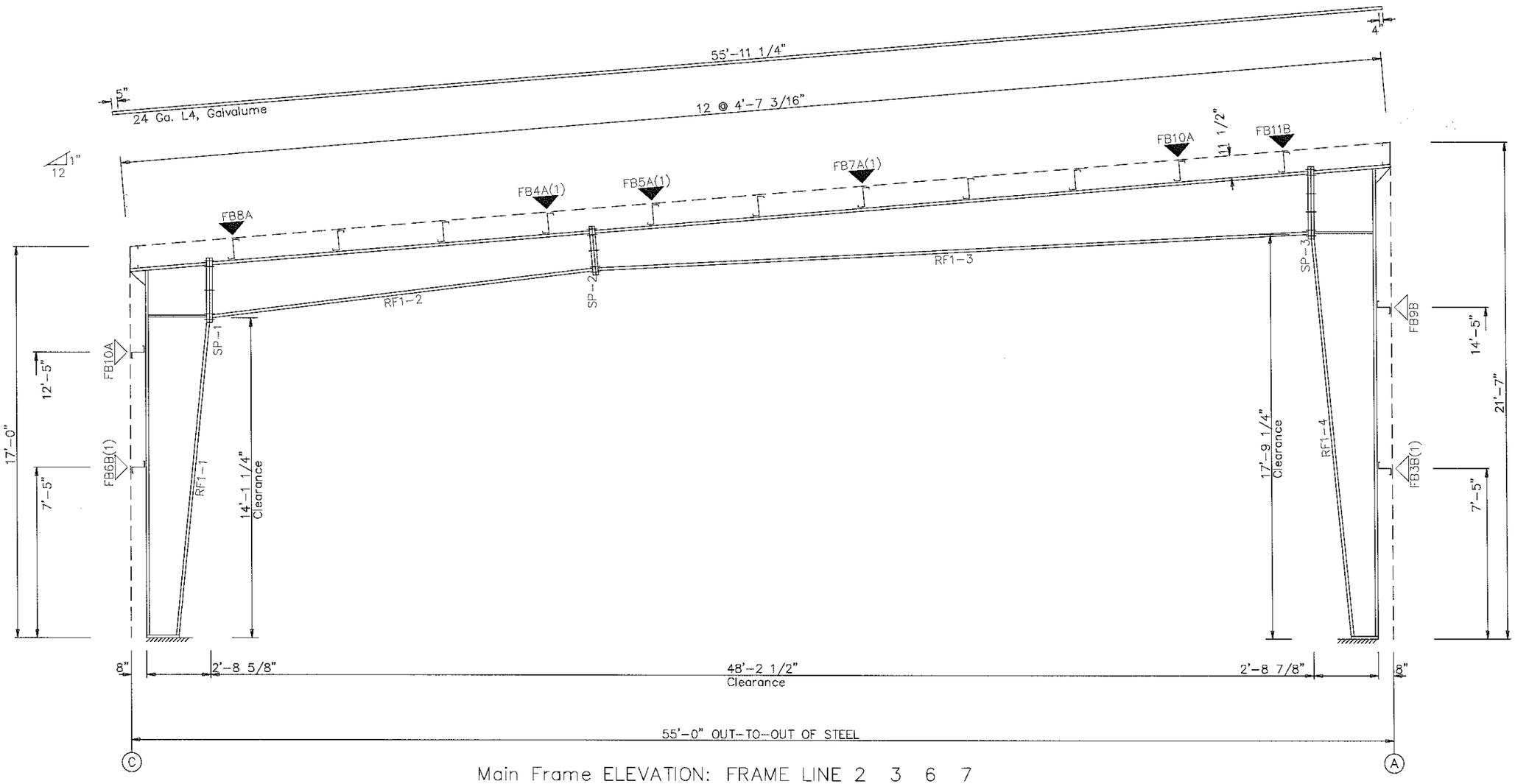
▽FLANGE BRACES: Both Sides(U.N.)
FBxxB(1)
B – L20X3/16
A – L15X1/8



▼ FLANGE BRACE DETAIL

MEMBER TABLE

Mark	Web Depth Start/End	Web Plate Thick	Web Plate Length	Outside Flange W x Thk x Length	Inside Flange W x Thk x Length
RF1-1	14.0/32.0	0.188	195.1	6 x 1/4" x 192.4 8 x 1/4" x 40.4	6 x 1/4" x 60.3 6 x 3/8" x 105.7
RF1-2	26.0/22.7	0.219	82.9	6 x 1/4" x 80.7	6 x 3/8" x 83.0
	22.7/18.0	0.188	120.0	6 x 5/16" x 120.0	6 x 1/4" x 120.1
RF1-3	18.0/21.9	0.149	120.0	6 x 1/2" x 120.0	6 x 1/4" x 300.1
	21.9/25.7	0.188	120.0	6 x 5/16" x 120.0	6 x 3/8" x 74.0
	25.7/27.6	0.219	60.0	6 x 1/4" x 136.5	
	27.6/30.0	0.250	76.5		
RF1-4	32.0/23.0	0.219	126.0	8 x 1/4" x 40.4	6 x 5/8" x 89.6
	23.0/11.0	0.188	120.0	6 x 1/4" x 246.0	6 x 1/2" x 120.6



Main Frame ELEVATION: FRAME LINE 2 3 6 7

GENERAL NOTES:

1. See Detail Sheets for Connection Information.
2. See Shipping List for Flange Brace Lengths.

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2015

SPLICE BOLT TABLE

Mark	Qty Top	Bot	Int	Type	Dia	Length
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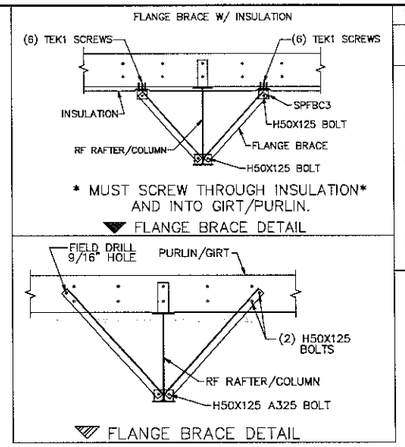
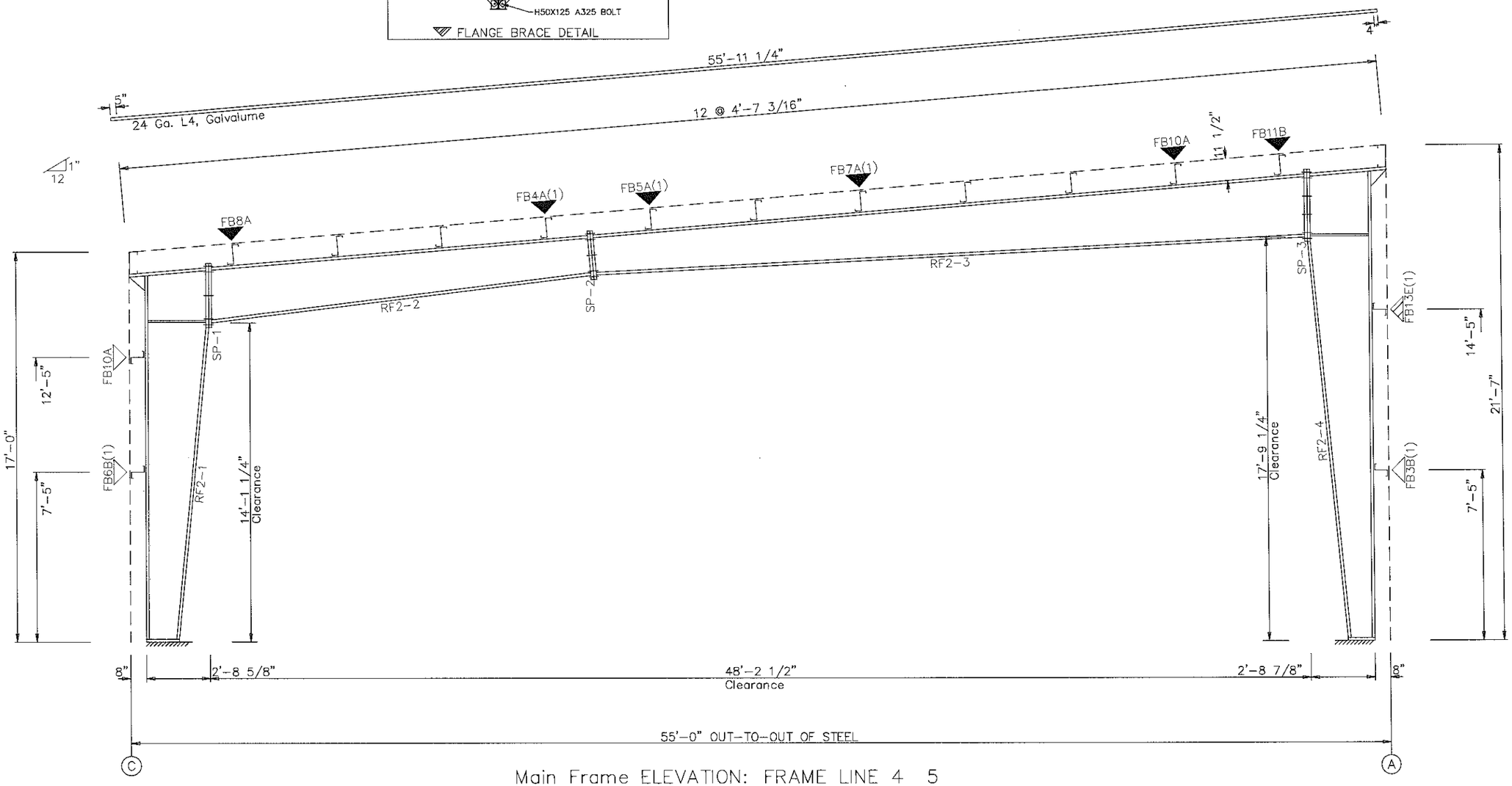
▽FLANGE BRACES: Both Sides(U.N.)
FBxxB(1)
B – L20X3/16
A – L15X1/8
E – L30X1/4



MEMBER TABLE

Mark	Web Depth Start/End	Web Plate Thick	Web Plate Length	Outside Flange W x Thk x Length	Inside Flange W x Thk x Length
RF2-1	14.0/32.0	0.188	195.1	6 x 1/4" x 192.4 8 x 1/4" x 40.4	6 x 1/4" x 60.3 6 x 3/8" x 105.7
RF2-2	26.0/22.7	0.219	82.9	6 x 1/4" x 80.7	6 x 3/8" x 83.0
	22.7/18.0	0.188	120.0	6 x 5/16" x 120.0	6 x 1/4" x 120.1
RF2-3	18.0/21.9	0.149	120.0	6 x 1/2" x 120.0	6 x 1/4" x 300.1
	21.9/25.7	0.188	120.0	6 x 5/16" x 120.0	6 x 3/8" x 74.0
	25.7/27.6	0.219	60.0	6 x 1/4" x 136.5	
	27.6/30.0	0.250	76.5		
RF2-4	32.0/23.0	0.219	126.0	8 x 1/4" x 40.4	6 x 5/8" x 89.6
	23.0/11.0	0.188	120.0	6 x 1/4" x 246.0	6 x 1/2" x 120.6



Main Frame ELEVATION: FRAME LINE 4 5

GENERAL NOTES:

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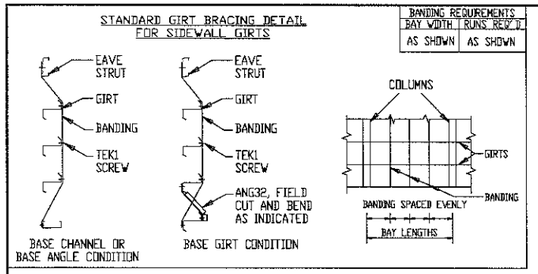
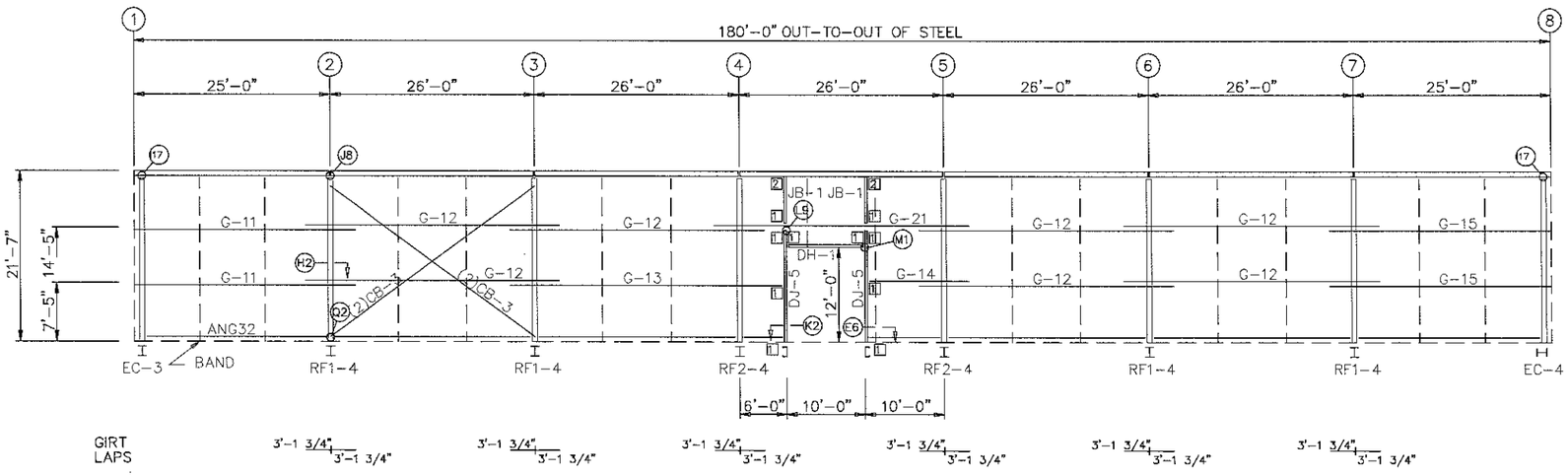


MEMBER TABLE
FRAME LINE A

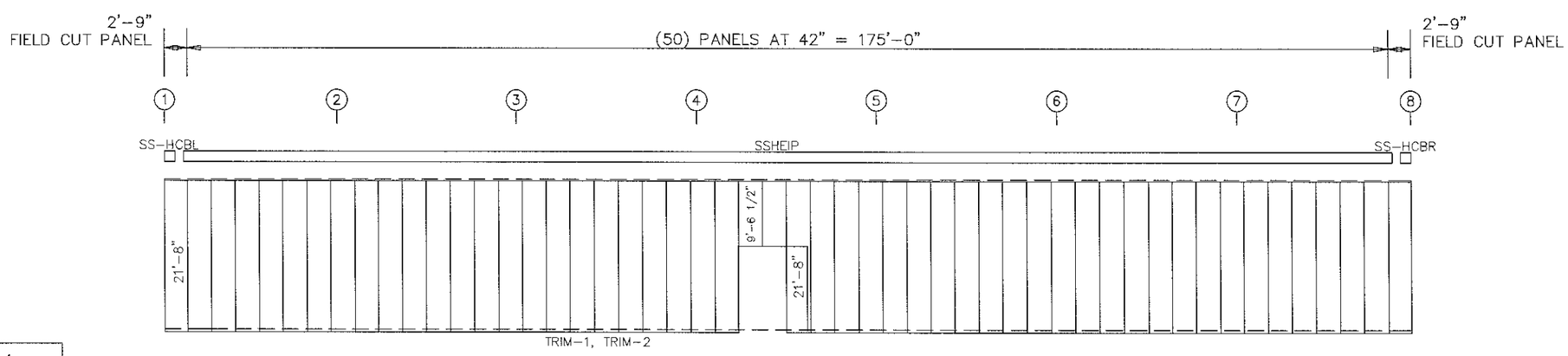
QUAN	MARK	PART	LENGTH
2	DJ-5	8X35C16	14'-4 3/4"
1	DH-1	8X35C16	10'-0"
2	JB-1	8X35C16	6'-1 3/4"
2	G-11	8X25Z13	28'-1 1/2"
7	G-12	8X25Z14	32'-3 1/2"
1	G-13	8X25Z13	34'-10"
1	G-14	8X25Z14	12'-10"
2	G-15	8X25Z13	28'-1 1/2"
1	G-21	8X25Z13	32'-3 1/2"
4	CB-3	CABLE500	29'-7 3/8"

CONNECTION PLATES
FRAME LINE A

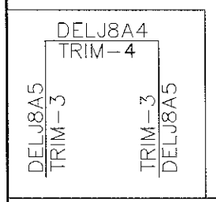
ID	QUAN	MARK/PART
1	10	JC8
2	2	JC



SIDEWALL FRAMING: FRAME LINE A



SIDEWALL SHEETING & TRIM: FRAME LINE A
PANELS: 3" ECO-FICIENT SUMMIT 24Ga EXTERIOR & 26Ga INTERIOR - LIGHT STONE/IGLOO WHITE



TRIM COLORS

EAVE TRIM= Ash Grey	CORNER TRIM = Ash Grey
BASE TRIM= Light Stone	GUTTER =
DOOR TRIM= Ash Grey	DOWNSPOUTS =
RAKE TRIM= Ash Grey	

*LINER TRIM= Liner panel color
*SOFFIT TRIM= Soffit panel color
* ONLY APPLICABLE IF LINER TRIM OR SOFFIT PANEL IS INDICATED ON BUILDING ORDER.

GENERAL NOTES:
1. Use TEK5WW screws in place of SD150 panel screws at all 10 gage members.

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No. 12885
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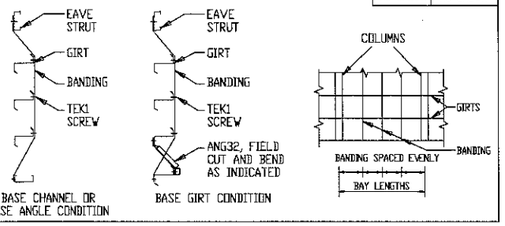
AUG 1 4 2015

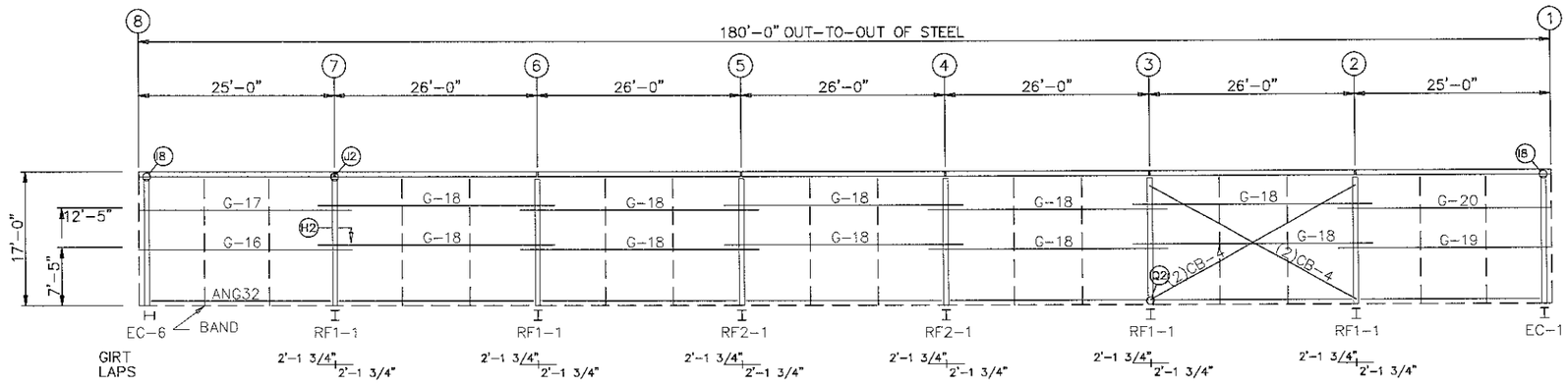
STANDARD GIRT BRACING DETAIL FOR SIDEWALL GIRTS

BANDING REQUIREMENTS	
BAY WIDTH	RUNS REQ'D
AS SHOWN	AS SHOWN

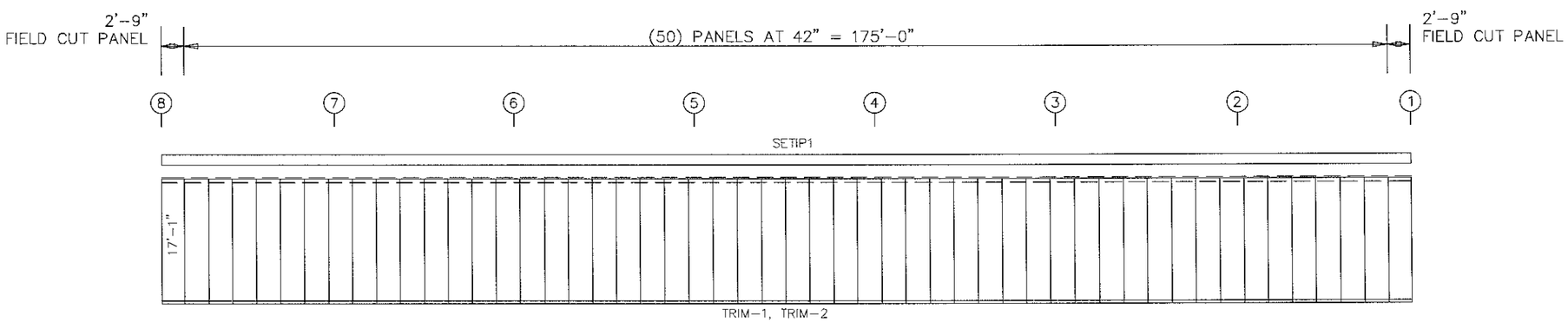


MEMBER TABLE
FRAME LINE C

QUAN	MARK	PART	LENGTH
1	G-16	8X25Z13	27'-1 1/2"
1	G-17	8X25Z14	27'-1 1/2"
10	G-18	8X25Z14	30'-3 1/2"
1	G-19	8X25Z13	27'-1 1/2"
1	G-20	8X25Z14	27'-1 1/2"
4	CB-4	CABLE500	27'-2 3/4"



SIDEWALL FRAMING: FRAME LINE C



SIDEWALL SHEETING & TRIM: FRAME LINE C

PANELS: 3" ECO-FICIENT SUMMIT 24Ga EXTERIOR & 26Ga INTERIOR - LIGHT STONE/IGLOO WHITE

TRIM COLORS	
EAVE TRIM= Ash Grey	CORNER TRIM = Ash Grey
BASE TRIM= Light Stone	GUTTER =
DOOR TRIM= Ash Grey	DOWNSPOUTS =
RAKE TRIM= Ash Grey	
*LINER TRIM= Liner panel color	
*SOFFIT TRIM= Soffit panel color	
* ONLY APPLICABLE IF LINER TRIM OR SOFFIT PANEL IS INDICATED ON BUILDING ORDER.	

GENERAL NOTES:

1. Use TEK5WW screws in place of SD150 panel screws at all 10 gage members.

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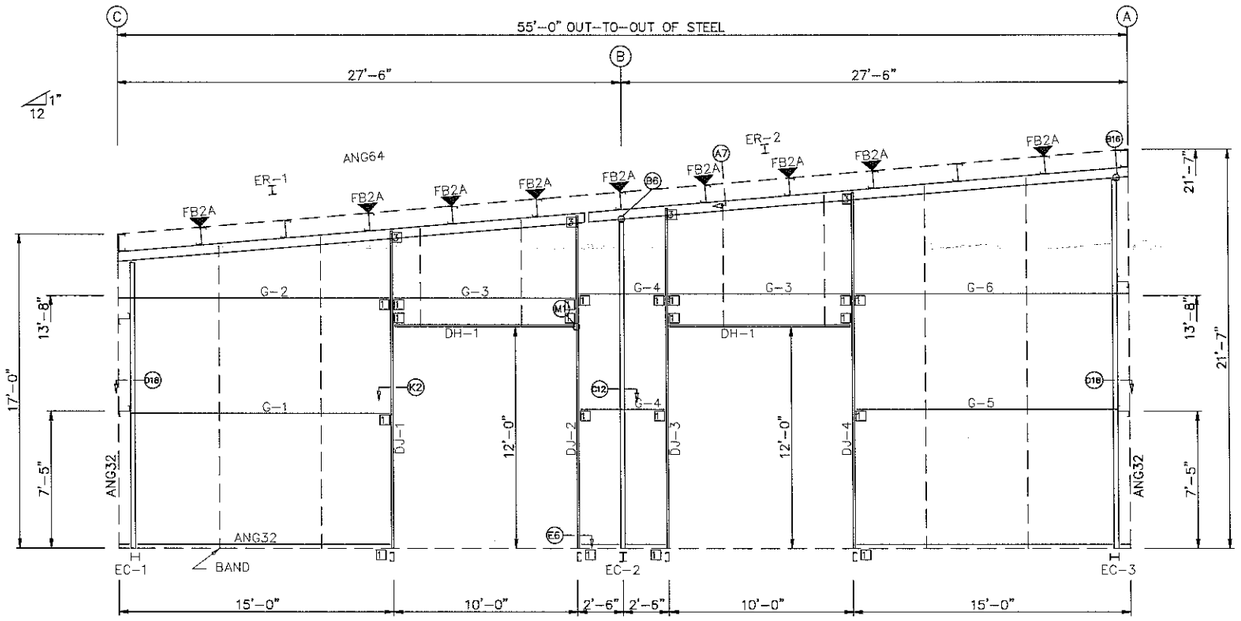
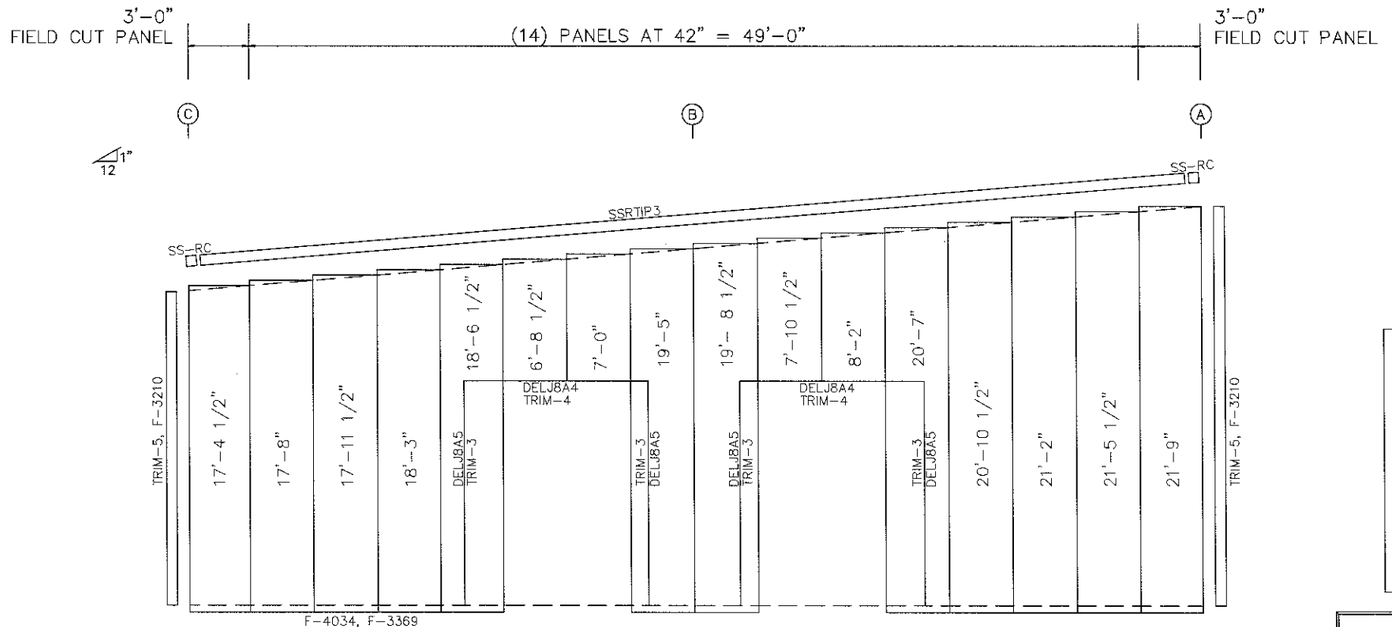


ENDWALL FRAMING: FRAME LINE 1



ENDWALL SHEETING & TRIM: FRAME LINE 1
PANELS: 3" ECO-FICIENT SUMMIT 24Ga EXTERIOR & 26Ga INTERIOR - HAWAIIAN BLUE/IGLOO WHITE

GENERAL NOTES:

1. Use TEK5WW screws in place of SD150 panel screws at all 10 gage members.

BOLT TABLE
FRAME LINE 1

LOCATION	QUAN	TYPE	DIA	LENGTH
ER-1/ER-2	8	A325	3/4"	2"
Cor_Column/Raf	4	A325	1/2"	1 1/4"
EC-2/ER-2	2	A325	1"	2"
Jamb	4	A325	1/2"	1 1/4"

MEMBER TABLE
FRAME LINE 1

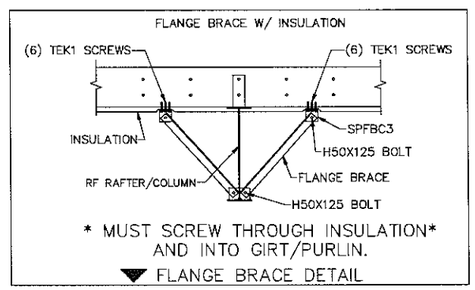
QUAN	MARK	PART	LENGTH
1	EC-1	W8X10	15'-3 9/16"
1	EC-2	W8X24	17'-5"
1	EC-3	W8X10	19'-8 9/16"
1	ER-1	W10X22	25'-8 1/8"
1	ER-2	W10X22	29'-6 3/16"
1	DJ-1	8X35C13	17'-0 7/8"
1	DJ-2	8X35C16	17'-10 5/8"
1	DJ-3	8X35C16	18'-3 7/8"
1	DJ-4	8X35C13	19'-1 5/8"
2	DH-1	8X35C16	10'-0"
1	G-1	8X25Z14	14'-0"
1	G-2	8X25Z14	14'-8"
2	G-3	8X25Z14	9'-11 1/2"
2	G-4	8X25Z14	4'-4 1/2"
1	G-5	8X25Z14	14'-0"
1	G-6	8X25Z14	14'-8"

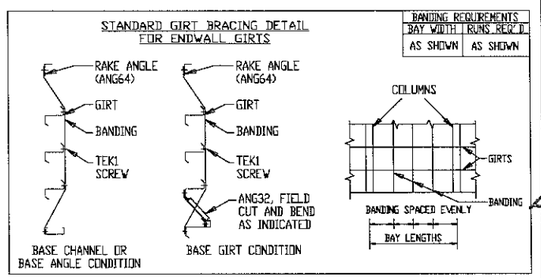
CONNECTION PLATES
FRAME LINE 1

ID	QUAN	MARK/PART
1	20	JC8
3	4	EJB0804

FLANGE BRACE TABLE
FRAME LINE 1

ID	MARK	LENGTH
1	FB2A	1'-5 3/8"





TRIM COLORS

EAVE TRIM= Ash Grey	CORNER TRIM = Ash Grey
BASE TRIM= Light Stone	GUTTER =
DOOR TRIM= Ash Grey	DOWNSPOUTS =
RAKE TRIM= Ash Grey	

*LINER TRIM= Liner panel color
*SOFFIT TRIM= Soffit panel color
* ONLY APPLICABLE IF LINER TRIM OR SOFFIT PANEL IS INDICATED ON BUILDING ORDER.

CORE ENGINEERING SYSTEMS
404 Sereh Furnace Road - Imler, PA 16655 (814) 276 - 9611

ALLAGASH BREWING WAREHOUSE
55'-0" x 180'-0" x 17'-0" x 21'-7"
DATE: 7/30/15 | REVISION: 01
ENG: AJR | DWN: BJC | APPD: AJR

F.O. 19026

ALLAGASH BREWING WAREHOUSE

REVISION HISTORY

REV	DESCRIPTION	DATE
01	SEE CO-01	8.12.15

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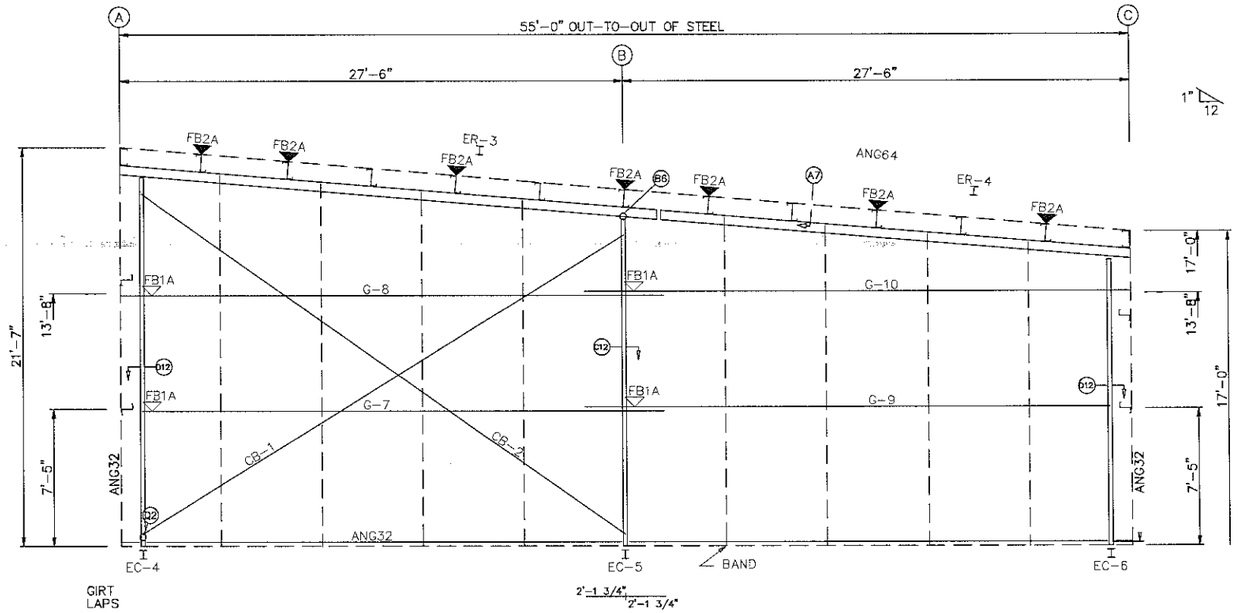
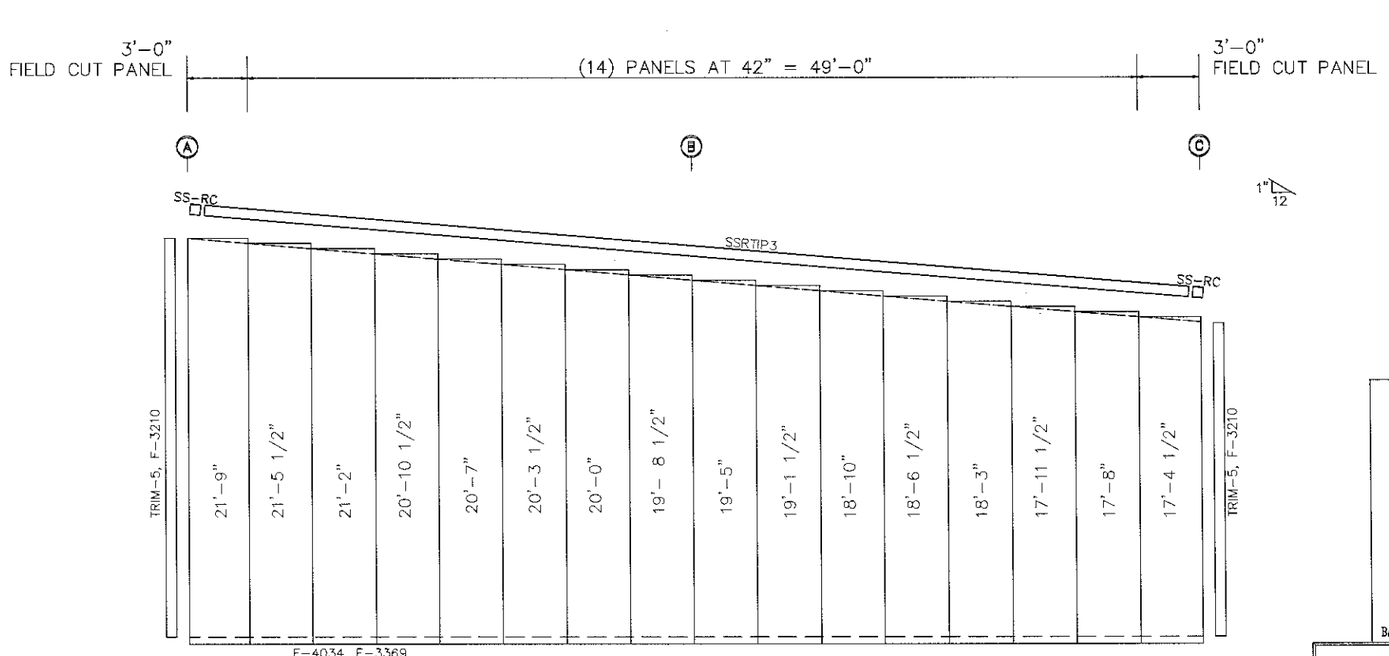
DENNIS L. ZONTS
No. 12885
LICENSED
PROFESSIONAL ENGINEER
AUG 12 2015



ENDWALL FRAMING: FRAME LINE 8



ENDWALL SHEETING & TRIM: FRAME LINE 8

PANELS: 3" ECO-FICIENT SUMMIT 24Ga EXTERIOR & 26Ga INTERIOR – HAWAIIAN BLUE/IGLOO WHITE

GENERAL NOTES:

1. Use TEK5WW screws in place of SD150 panel screws at all 10 gage members.

BOLT TABLE
FRAME LINE 8

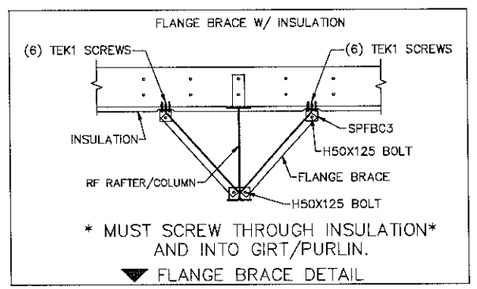
LOCATION	QUAN	TYPE	DIA	LENGTH
ER-3/ER-4	8	A325	3/4"	2"
Columns/Raf	2	A325	3/4"	1 3/4"
EC-5/ ER-3	2	A325	1"	2"

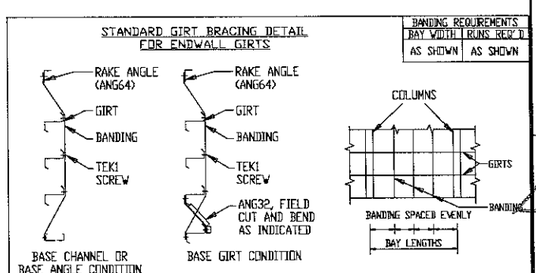
MEMBER TABLE
FRAME LINE 8

QUAN	MARK	PART	LENGTH
1	EC-4	W10X12	19'-7 5/16"
1	EC-5	W10X12	17'-5"
1	EC-6	W10X12	15'-2 11/16"
1	ER-3	W10X22	29'-6 3/16"
1	ER-4	W10X22	25'-8 1/8"
1	G-7	8X25Z13	28'-11 1/2"
1	G-8	8X25Z13	29'-7 1/2"
1	G-9	8X25Z13	28'-11 1/2"
1	G-10	8X25Z13	29'-7 1/2"
1	CB-1	CABLE250	29'-0 7/8"
1	CB-2	CABLE250	30'-3 3/16"

FLANGE BRACE TABLE
FRAME LINE 8

▽ID	MARK	LENGTH
1	FB2A	1'-5 3/8"
2	FB1A	1'-3 5/8"





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CORE
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ALLAGASH BREWING WAREHOUSE

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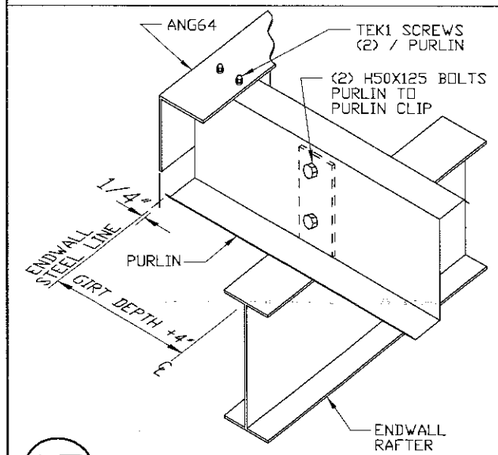
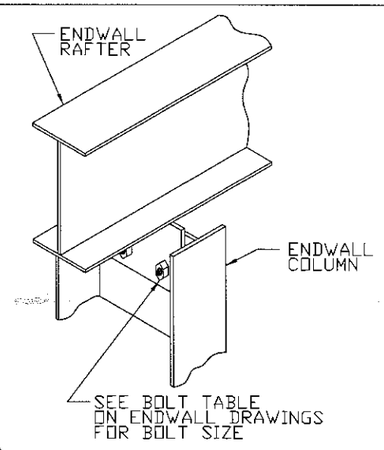
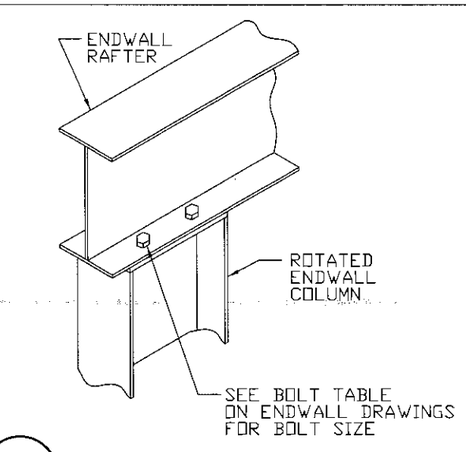
DENNIS L. ZONTS
No. 12885
LICENSED
PROFESSIONAL ENGINEER
AUG 4 2015



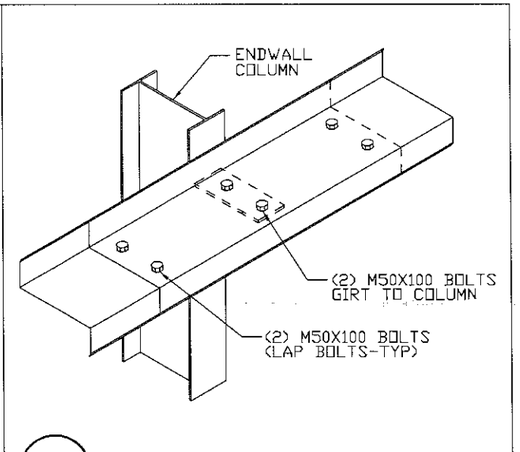
A7 PURLIN TO ENDWALL RAFTER CONNECTION



B6 ENDWALL COLUMN TO RAFTER CONNECTION

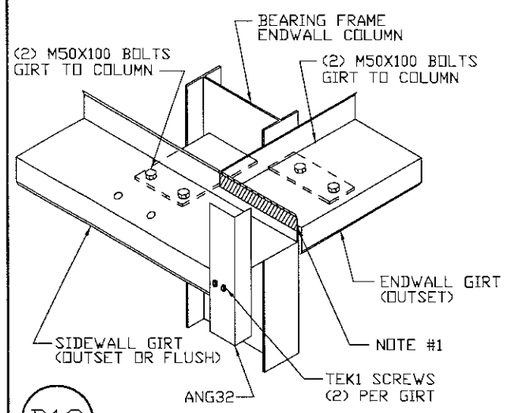


B16 ENDWALL COLUMN TO RAFTER CONNECTION



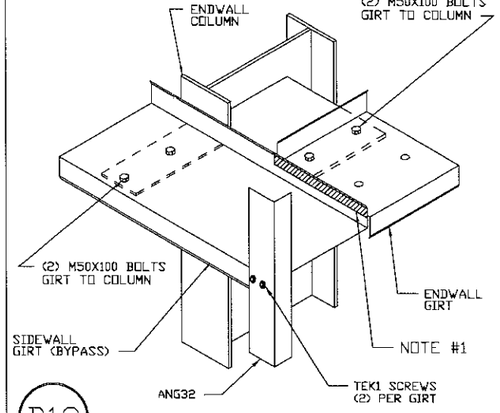
C12 GIRT TO ENDWALL COLUMN

NOTE #1: FIELD NOTCHING OF GIRTS WILL BE REQUIRED WHEN GIRT ELEVATIONS ARE NOT THE SAME FROM WALL TO WALL.

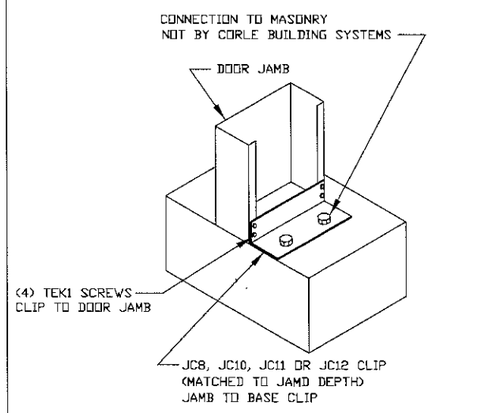


D12 BEARING FRAME CORNER COLUMN TO BYPASS ENDWALL GIRT

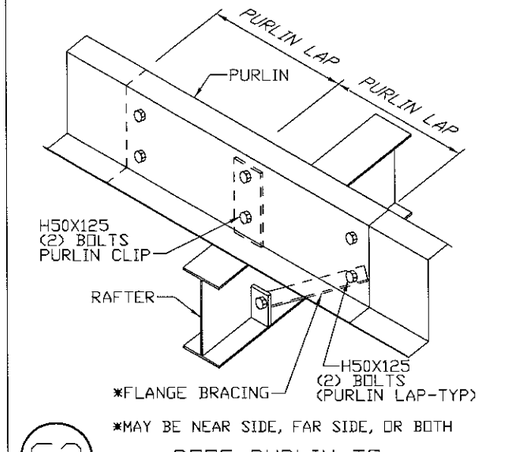
NOTE #1: FIELD NOTCHING OF GIRTS WILL BE REQUIRED WHEN GIRT ELEVATIONS ARE NOT THE SAME FROM WALL TO WALL.



D18 ROTATED ENDWALL COLUMN TO BYPASS SIDEWALL GIRT

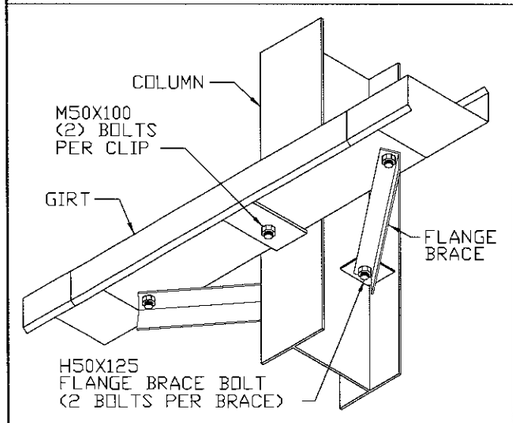


E6 DOOR JAMB TO FOUNDATION

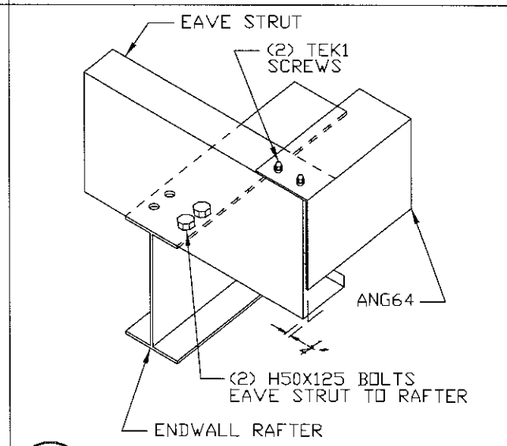


*MAY BE NEAR SIDE, FAR SIDE, OR BOTH

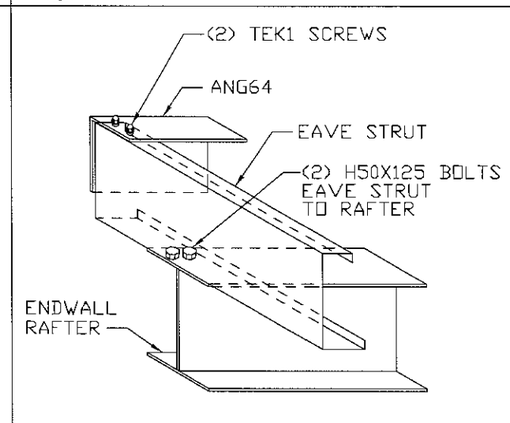
G2 ROOF PURLIN TO INTERIOR FRAME RAFTER



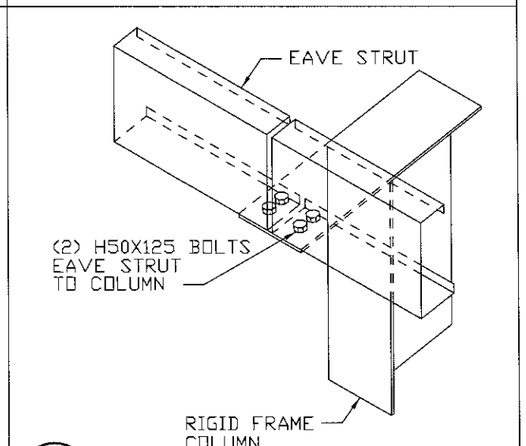
H2 GIRT TO COLUMN - BYPASS GIRTS



I8 EAVE STRUT TO ENDWALL RAFTER LOW EAVE



I17 EAVE STRUT TO ENDWALL RAFTER HIGH EAVE



J2 EAVE STRUT TO RIGID FRAME BYPASS GIRT CONDITION

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ALLAGASH BREWING WAREHOUSE

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F.O. 19026

ALLAGASH BREWING WAREHOUSE

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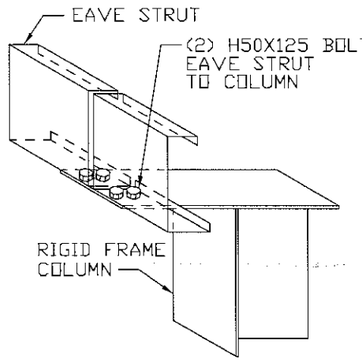
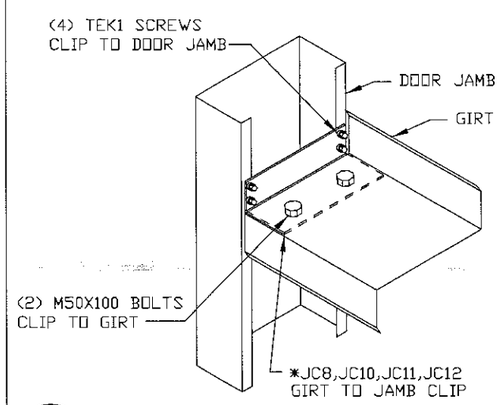
DENNIS L. ZONTS
No. 12885
LICENSED PROFESSIONAL ENGINEER
AUG 1 2015



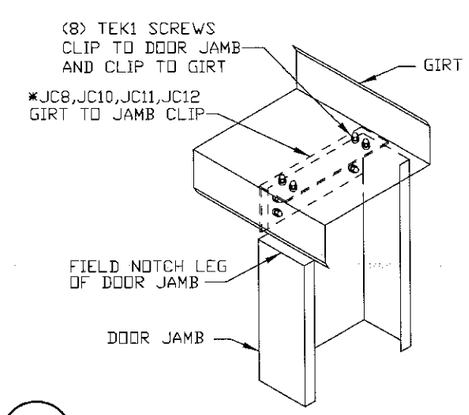
J8 EAVE STRUT TO RIGID FRAME
BYPASS GIRT CONDITION
HIGH EAVE

*MATCHED TO JAMB DEPTH



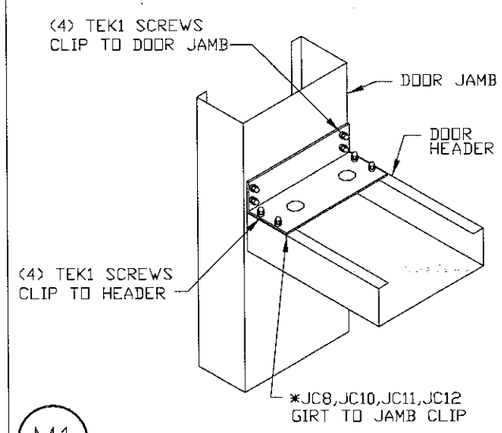
K2 WALL GIRT TO DOOR JAMB

*MATCHED TO JAMB DEPTH



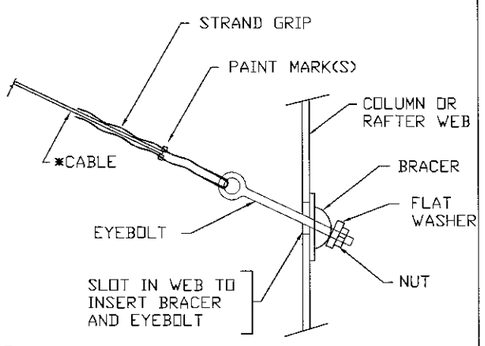
L9 DOOR JAMB TO WALL GIRT

*MATCHED TO JAMB DEPTH

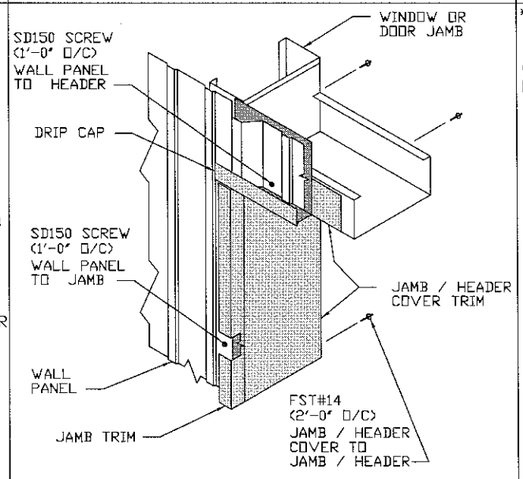


M1 DOOR HEADER TO DOOR JAMB

* START CABLE AT PAINT MARKS

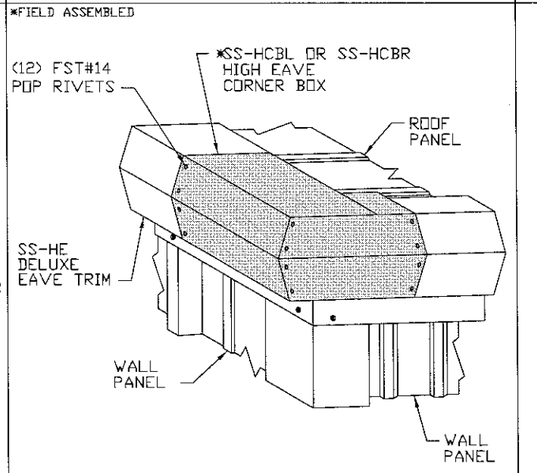


Q2 CABLE BRACE / EYEBOLT

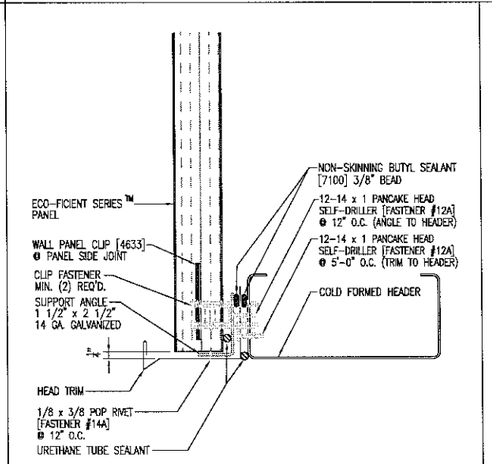


DOOR & WINDOW DELUXE JAMB TRIM

*FIELD ASSEMBLED

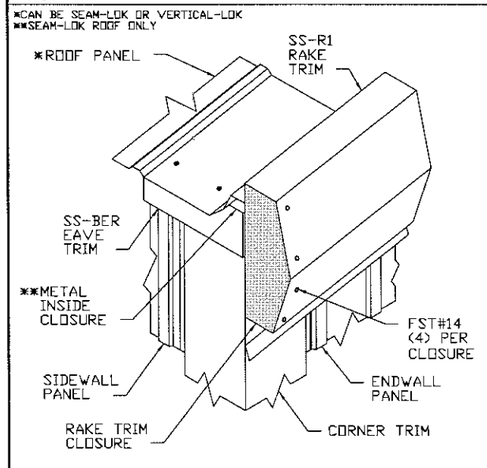


HIGH EAVE CORNER BOX

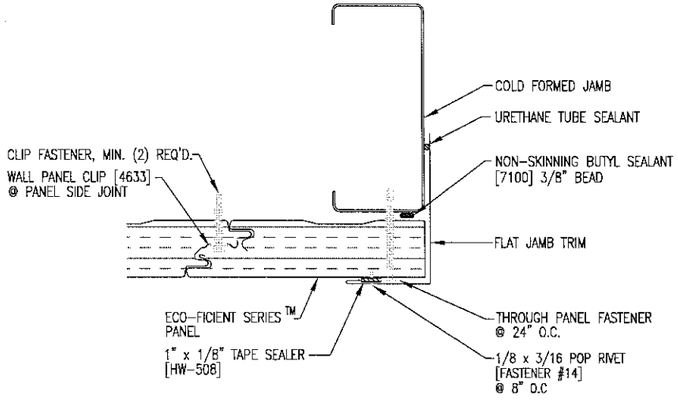


WALL PANEL HEAD DETAIL

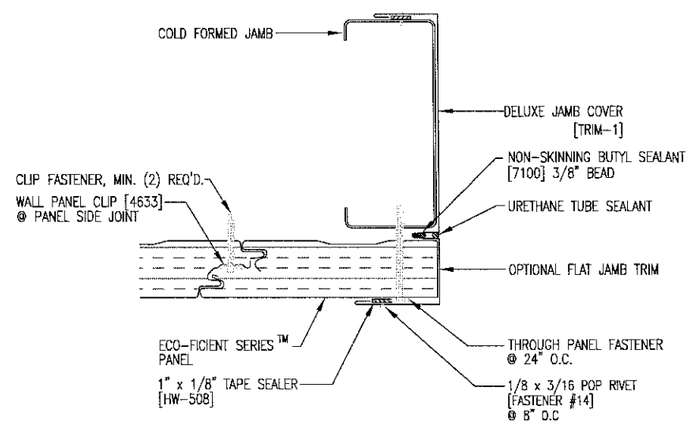
*CAN BE SEAM-LOK OR VERTICAL-LOK
**SEAM-LOK ROOF ONLY



RAKE CLOSURE



WALL PANEL JAMB-FLAT TRIM WITHOUT RETURN LEG DETAIL



WALL PANEL JAMB-FLAT TRIM WITH DELUXE JAMB COVER DETAIL

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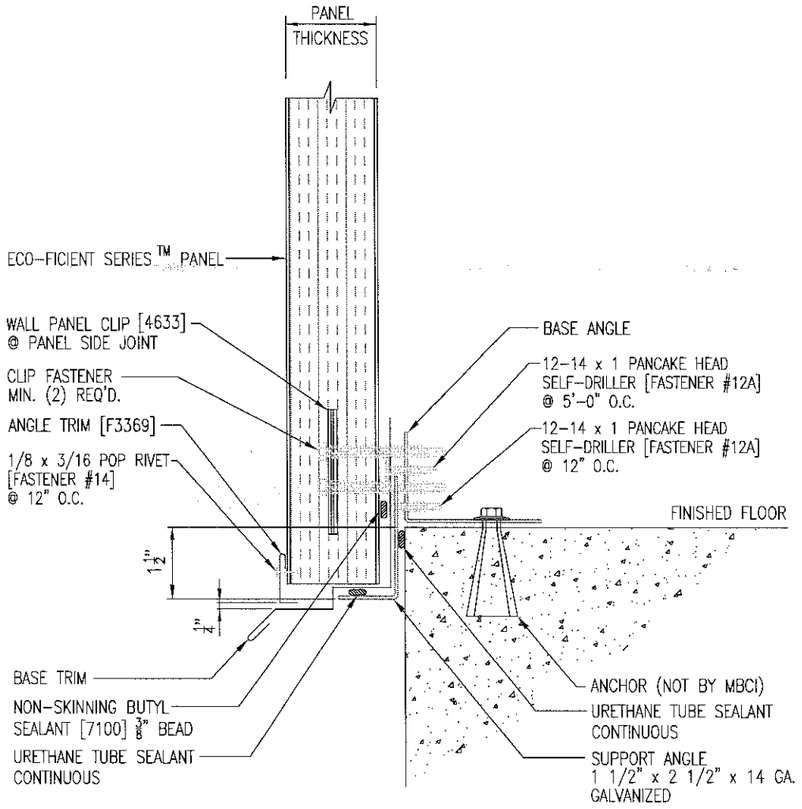
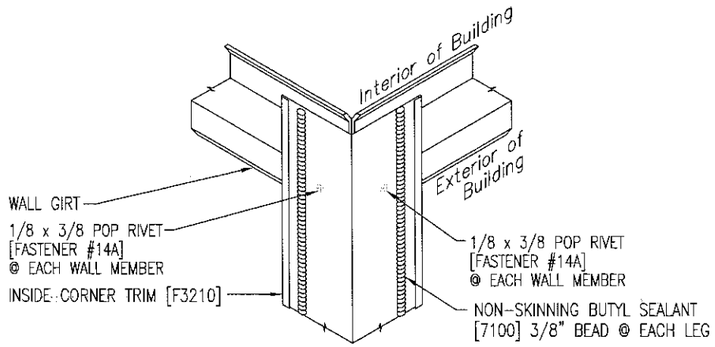
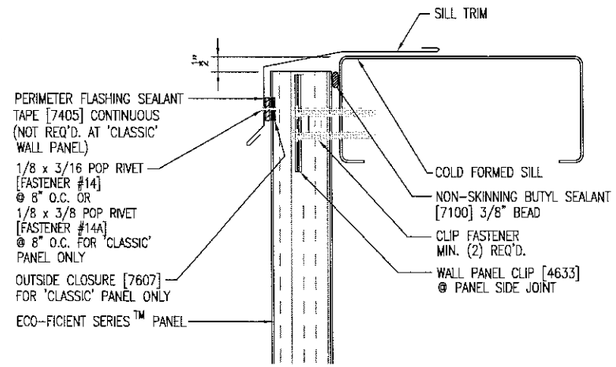


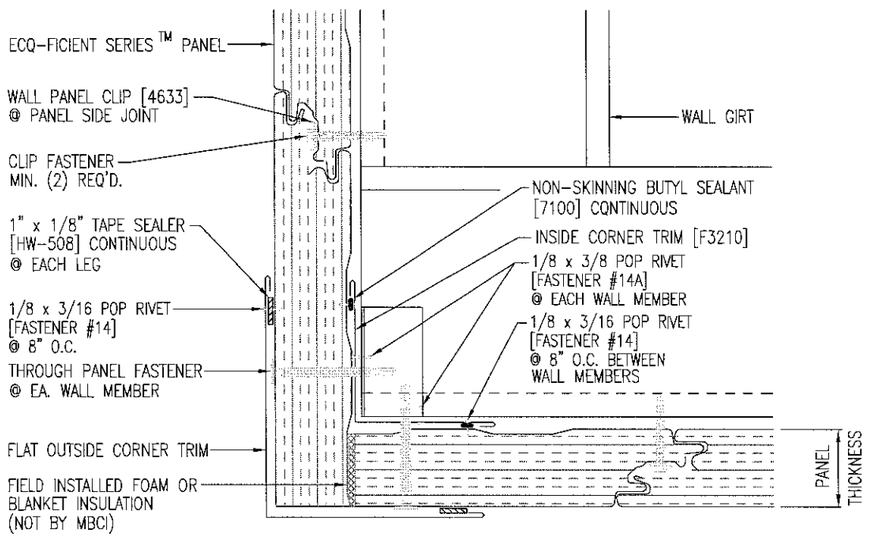
WALL PANEL BASE WITHOUT NOTCH DETAIL



CORNER FRAMING & SEALANT AT INSIDE CORNER TRIM



WALL PANEL SILL WITH FLAT TRIM DETAIL



WALL PANEL OUTSIDE CORNER WITH FLAT TRIM DETAIL

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STATE OF MAINE
DENNIS L. ZONTS
No. 12885
LICENSED PROFESSIONAL ENGINEER
AUG 14 2015

TENANT IMPROVEMENTS

FOR

DEERFIELD 91 INDUSTRIAL LLC

81 INDUSTRIAL WAY

PORTLAND, MAINE 04101

ABBREVIATIONS

AFF	ABOVE FINISH FLOOR
ALUM or AL	ALUMINUM
AWP	ACOUSTICAL WALL PANEL
BIT	BITUMINOUS
BM	BENCH MARK
BOT	BOTTOM
BRG	BEARING
BRK	BRICK
C	CARPET
CAB	CABINET
CB	CHALK BOARD
CC	CENTER TO CENTER
CH	CONCRETE FLOOR WITH HARDENER
CJ	CONTROL JOINT
CL	CENTER LINE
CLG	CEILING
CMU	CONCRETE MASONRY UNIT
CONC	CONCRETE
CONT	CONTINUOUS
CONST	CONSTRUCTION
CONTR	CONTRACTOR
CT	CERAMIC TILE
DBL	DOUBLE
DC	DOOR CLOSER
DIA	DIAMETER
DIM	DIMENSION
DNA	DOES NOT APPLY
DR	DOOR
DTL	DETAIL
DWG	DRAWING
E	EAST
EA	EACH
EF	EACH FACE
EJ	EXPANSION JOINT
EL	ELEVATION
ELEC	ELECTRICAL
ELEV	ELEVATOR
EMHO	ELECTROMAGNETIC HOLD OPEN
EQ	EQUAL
EW	EACH WAY
EWC	ELECTRIC WATER COOLER
EXIST OF (E)	EXISTING
EXP	EXPANSION
EXT	EXTERIOR
FCS	FLOOR COATING SYSTEM
FD	FLOOR DRAIN
FDN	FOUNDATION
FE	FIRE EXTINGUISHER
FFE	FINISH FLOOR ELEVATION
FIN	FINISH
FIN FL or FF	FINISH FLOOR
FIN GR	FINISH GRADE
FL	FLOOR
FR	FIRE RATING
FRMG	FRAMING
FT	FEET (FOOT)
FV	FIELD VERIFY
FWC	FABRIC WALL COVERING
G	GRANITE
GA	GAUGE
GALV	GALVANIZED
GB	GRAB BARS
GC	GENERAL CONTRACTOR
GWB	GYPSUM WALL BOARD
HC	HANDICAP
HD WD	HARDWOOD
HDR	HEADER
HDWE	HARDWARE
HM	HOLLOW METAL
HORIZ	HORIZONTAL
HT	HEIGHT
ID	INSIDE DIAMETER
IF	INSIDE FACE
IN	INCHES
INSUL	INSULATION
INT	INTERIOR
JNT or JT	JOINT
KEC	KITCHEN EQUIPMENT CONSULTANT
KP	KICK PLATE
L	LAVATORY
LAB	LABEL (FIRE)
LNTL	LINTEL
LOC	LOCATION
LS	LOCKSET
M	MARBLE
MAS	MASONRY
MAX	MAXIMUM
MB	MARKER BOARD
MECH	MECHANICAL
MFCR	MANUFACTURER
MIN	MINIMUM
MISC	MISCELLANEOUS
MO	MASONRY OPENING
MR	MOP OPENING
MRGB	MOISTURE RESISTANT GYPSUM BOARD
MTL	METAL
N	NORTH
NA	NOT APPLICABLE
NIC	NOT IN CONTRACT
NO	NUMBER
NOM	NOMINAL
NTS	NOT TO SCALE
OA	OVERALL
OC	ON CENTER
OD	OUTSIDE DIAMETER
OF	OUTSIDE FACE
OPNG	OPENING
OPP	OPPOSITE
P	PAINT
PTD	PAINTED
PB	PANIC BAR
PL	PLATE
PLY WD	PLYWOOD
PNL	PANEL
PS	PASSAGE LATCH SET
P.T.	PRESSURE TREATED
PT & D	PAPER TOWEL & WASTE DISPENSER
PTN	PARTITION
RD	ROOF DRAIN
RE	REFER
REF	REFRIGERATOR
REINF	REINFORCED
REQ'D	REQUIRED
RM	ROOM
RO	ROUGH OPENING
S	SOUTH
SAT	SUSPENDED ACOUSTICAL TILE CEILING
SC	SHOWER CURTAIN
SD	SOAP DISPENSER
SCHED	SCHEDULE
SECT	SECTION
SGB	SUSPENDED GYPSUM BOARD CEILING
SHT	SHEET
SIM	SIMILAR
SND	SANITARY NAPKIN DISPOSAL
SPEC	SPECIFICATIONS
SQ	SQUARE
SSS	SYNTHETIC SPORTS SURFACE
STD	STANDARD
STL	STEEL
STRUCT	STRUCTURAL
STV	STRAIGHT VINYL BASE
SV	SHEET VINYL
T	TEMPERED (GLASS)
TB	TACK BOARD
TH	THERMAL (INSULATED)
THK	THICKNESS
TO	TOP OF
TOB	TOP OF BEAM
TOM	TOP OF MASONRY
TOW	TOP OF WALL
TP	TOILET PAPER DISPENSER
TYP	TYPICAL
VB	VAPOR BARRIER
VCT	VINYL COMPOSITION TILE
VERT	VERTICAL
VWC	VINYL WALL COVERING
W	WEST
w/	WITH
WC	WATER CLOSET
WD	WOOD
WF	WATER FOUNTAIN
WG	WIRE GLASS
WP	WOOD PANELING

GENERAL NOTES

1. ALL WORK SHALL CONFORM TO LOCAL AND STATE LAWS, ORDINANCES AND PREVAILING EDITIONS OF ADOPTED BUILDING CODES. IT IS THE CONTRACTOR'S RESPONSIBILITY TO SECURE ALL PERMITS FOR WORK.
2. THE CONTRACTOR SHALL VERIFY ALL CONDITIONS AND DIMENSIONS PRIOR TO COMMENCING THE WORK AND REPORT ANY DISCREPANCIES TO THE ARCHITECT. CONTRACTOR SHALL PROCEED WITH THE WORK ONLY AFTER SUCH DISCREPANCIES HAVE BEEN RESOLVED BY THE ARCHITECT. CONTRACTOR SHALL ALLOW A 48 HOUR TIME FRAME FOR RESOLVING DISCREPANCIES ONCE THE ARCHITECT HAS ACKNOWLEDGED THE CONDITION.
3. THE CONTRACTOR SHALL REVIEW AND VERIFY ALL EXISTING CONDITIONS PRIOR TO STARTING THE WORK IN ANY GIVEN AREA.
4. WORK WITH GIVEN DIMENSIONS AND LARGE SCALE DETAILS. DO NOT SCALE THE DRAWINGS AS THE REPRODUCTIVE PROCESS TENDS TO DISTORT THE ACCURACY OF THE GRAPHIC SCALE INDICATED.
5. ALL CONSTRUCTION ACTIVITIES SHALL BE PERFORMED IN A NEAT, SAFE, AND CLEAN MANNER. ALL CONSTRUCTION WASTE SHALL BE REMOVED FROM THE BUILDING. SITE BURNING IS NOT ALLOWED. LEAVE WORK AREA IN A CLEAN, SAFE CONDITION AT THE END OF EACH WORK DAY.
6. ALL CONSTRUCTION DEBRIS SHALL BE DISPOSED OF AT AN APPROVED OFF-SITE FACILITY IN COMPLIANCE WITH ALL REGULATIONS.
7. ALL WOOD IN CONTACT WITH MASONRY OR CONCRETE SHALL BE PRESSURE TREATED.
8. ALL CEILINGS SHALL BE LEVEL TO TO A TOLERANCE OF 1/8" IN A 20'-0" RADIUS WHEN CHECKED WITH A 10' STRAIGHT EDGE.
9. INSTALL SOLID BLOCKING AT WALL FRAMING BEHIND ALL SURFACE MOUNTED FIXTURES, TRIM AND HANDRAILS.
10. ALL GRAB BARS AND HANDRAILS SHALL BE ABLE TO SUPPORT A DEAD WEIGHT OF 250 LBS. AT ANY POINT.
11. THESE ARCHITECTURAL DRAWINGS WERE PREPARED FOR THE GENERAL CONTRACTOR/OWNER AS PART OF AN ABBREVIATED SERVICES AGREEMENT, AND AS SUCH, DO NOT DELINEATE ALL ASPECTS OF THE WORK.
12. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR THE COORDINATION OF ALL ASPECTS OF THE WORK INCLUDING, BUT NOT LIMITED TO MECHANICAL AND ELECTRICAL DESIGN-BUILD ENGINEERING DISCIPLINES AND TRADES.
13. THE LOCATION OF ANY DOOR JAMBS NOT DIMENSIONED SHALL BE 6" FROM ADJACENT PERPENDICULAR WALL.
14. ALL WALL PARTITIONS SHALL EXTEND FLOOR TO STRUCTURE ABOVE, UNLESS OTHERWISE NOTED. PROVIDE DEFELCTION TRACK SYSTEM AT ROOF DECK LOCATIONS.
15. ALL NEW SHEETROCK IN WET AREAS SHALL BE MOISTURE-RESISTANT TYPE, UNLESS OTHERWISE NOTED.
16. ALL INTERIOR WALLS SHALL HAVE FULL-THICK ACOUSTICAL BATT INSULATION UNLESS NOTED OTHERWISE.
17. REFER TO THE ACCESSIBILITY DETAILS FOR AMERICANS WITH DISABILITIES ACT (ADA) AND MAINE HUMAN RIGHTS ACT (MHRA) CONSTRUCTION CRITERIA.

MATERIALS

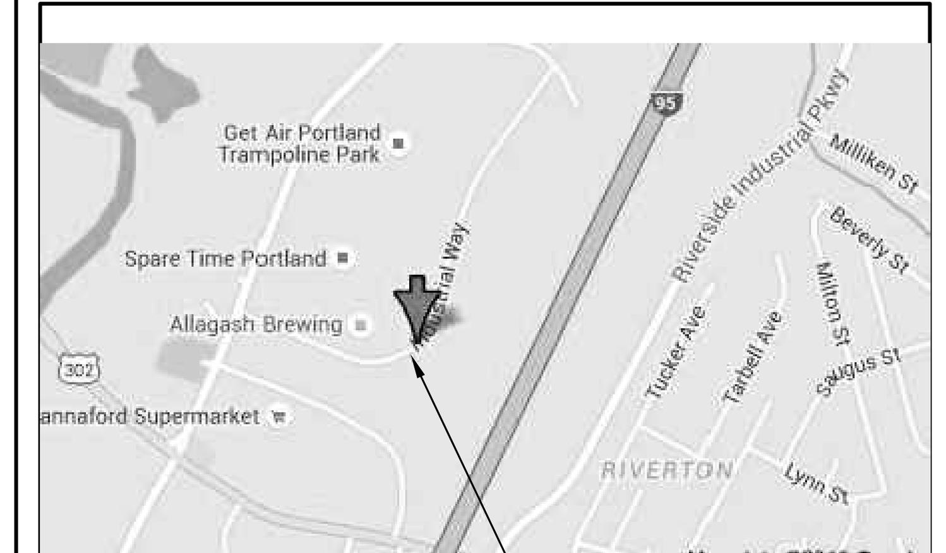
- CONCRETE
- CONCRETE MASONRY UNIT
- BRICK
- GRAVEL
- SOIL
- STUD PARTITION (EXISTING)
- STEEL
- WOOD FRAMING
- WOOD BLOCKING
- PLYWOOD
- GYPSUM BOARD
- SUSPENDED ACOUSTICAL TILE
- BATT INSULATION
- RIGID INSULATION
- FINISH WOOD
- ONE HOUR RATED PARTITION
- TWO HOUR RATED PARTITION
- EXISTING PARTITION (SCREENED)
- NEW PARTITION

SYMBOLS

- 101 — ROOM NUMBER
- 1 — DOOR NUMBER
- A — WINDOW NUMBER
- BUILDING SECTION
- WALL SECTION
- DETAIL SECTION
- CASEWORK ELEVATION
- INTERIOR ELEVATION
- VERTICAL ELEVATION
- PARTITION TYPE
- STRUCTURAL CENTERLINE

DRAWING INDEX

PROJECT MAP



81 INDUSTRIAL WAY

CONTRACTOR

LANDRY/FRENCH
CONSTRUCTION COMPANY
160 PLEASANT HILL ROAD
SCARBOROUGH, MAINE 04074
207.730.5566

FIRE MARSHAL
PERMIT SET

GRANT HAYS ASSOCIATES
ARCHITECTURE & INTERIOR DESIGN
P.O. BOX 6179 FALMOUTH MAINE 04105
207.871.5900 www.granthays.com

SEAL

REVISIONS

1 8.26.15 DOORS 101, 102, 103 & 109

DRAWING NAME

TENANT IMPROVEMENTS
DEERFIELD 91 INDUSTRIAL LLC
81 INDUSTRIAL WAY
PORTLAND, MAINE

SHEET

COVER SHEET

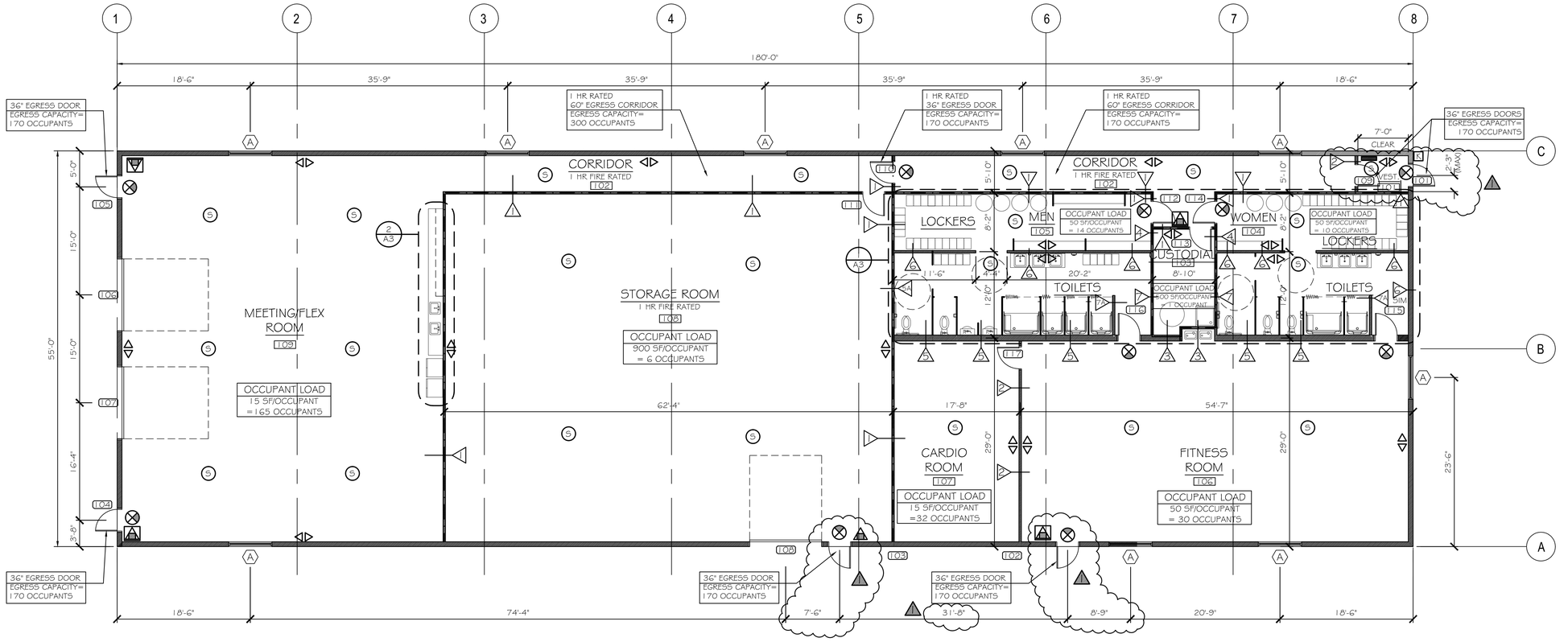
DATE 27 JUL '15

SCALE NO SCALE

DRAWN MFH/mgk

JOB NO. 150791

SHEET A0



NFPA LEGEND

- EXIT LIGHT
- FIRE EXTINGUISHER w/ BRACKET
- FIRE EXTINGUISHER w/ SEMI-RECESSED CABINET
- EMERGENCY LIGHT
- SMOKE DETECTOR w/ AUDIBLE BASE
- KNOX BOX
- ANNUNCIATOR PANEL

OCCUPANT LOADS

NFPA 101 LIFE SAFETY (2012 ED.)	258 (BULK AREA)
IBC (2012 ED)	258 (OCC. TABLE) 1004.11

CODE COMPLIANCE PLAN

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

NOTES:

1. KNOX BOX LOCATION SHALL BE VERIFIED BY THE AHJ.
2. ANNUNCIATION PANEL LOCATION SHALL BE VERIFIED w/ THE AHJ.
3. ALARM SYSTEM SHALL BE INTERCONNECTED THROUGHOUT BUILDING.
4. REFER TO SHEET A4 FOR ACCESSIBILITY DETAILS & NOTES.

CODE ANALYSIS

NFPA 101 LIFE SAFETY CODE - 2012 Edition

Building Classification:	9,900 sf Total - Assembly (6,900 sf) & Storage (3,000 sf)
Construction Type:	II/000
Hazard Classification:	Ordinary Hazard
Occupant Loads:	Meeting/Flex @ 15 sf/occupant = 165 Exercise Room (cardio) @ 15 sf/occupant = 32 Exercise Room (equipment) @ 50 sf/occupant = 30 Lockers @ 50 sf/occupant = 24 Storage/Custodial @ 500 sf/occupant = 6 Total Occupant Load = 258
Separation of Use Rating:	1 hour
Janitor, Mech, Stor Rating:	1 hour if over 100 sf
Minimum Headroom:	7'-6" at occupied areas

Building Uses	Assembly/Storage
Max. Allowable Travel Distance:	200'
Max. Allowable Common Path:	75'
Max. Dead End Corridor Length:	20'
Minimum Egress Corridor Width:	44"
Minimum Number of Required Exits	2
Minimum Exit Access Corridor rating:	1 hr
Separation of exits:	0.5 diagonal distance = 94'
Minimum Egress Door Width:	36"
Exit Lighting:	Required
Emergency Lighting:	Required
Fire Alarm System:	Not Required
Fire Sprinkler System:	Not Required
Portable Fire Extinguishers:	Required

2009 INTERNATIONAL BUILDING CODE

Use Group Classification:	9,900 sf Total - A-3 @ 6,900 sf / 5-2 @ 3,000 sf
Occupant Loads:	Meeting/Flex @ 15 sf/occupant = 165 Exercise Room (cardio) @ 15 sf/occupant = 32 Exercise Room (equipment) @ 50 sf/occupant = 30 Lockers @ 50 sf/occupant = 24 Storage/Custodial @ 500 sf/occupant = 6 Total Occupant Load = 258
Area Use Separation Ratings:	1 hour
Janitor, Mech & Storage Rooms:	1 hour if over 50 sf but under 100 sf

Building Limitations	
Construction Type:	2B
Maximum Height:	2 story @ A-3 / 3 story @ 5-2
Maximum Area / Floor:	9,500 sf @ A-3 / 26,000 sf @ 5-2

Fire Resistance Ratings	
Structural Frame	None
Load Bearing Exterior Walls:	None
Load Bearing Interior Walls:	None
Roof/Floor Structure	None
Exit Corridors:	1 hour

Minimum Number of Exits:	2
Maximum Exit Travel Distance:	200' @ A-3 / 300' @ 5-2
Maximum Dead End Corridor Length:	20'
Maximum Common Travel Path:	75'
Minimum Corridor Width:	44"
Fire Alarm/Detection System:	Not Required
Fire Sprinkler System:	Not Required
Portable Fire Extinguishers:	Required
Exit Lights	Required
Emergency Lighting	Required
Building Live Loads	
Assembly:	100 psf
Corridors:	80 psf
Light Storage:	125 psf

MUBEC (Maine Uniform Building Energy Code) MINIMUM INSULATION VALUES
Per 2009 IECC; Table 502.1.2, 502.2(1) and 502.3

ZONE 6A	R-VALUE	U-FACTOR	SHGC
Exterior wall	20.5	0.049	NA
Roof (above deck)	20.0	0.048	NA
Slab (24" band)	15.0	0.052	NA
Frost Wall	7.5	0.133	NA
Doors - Opaque	2.0	0.50	NA
Doors - Glazed	1.25	0.80	NR
Windows	2.9	0.35	NR
Storefront	2.2	0.45	NR

GRANT HAYS ASSOCIATES
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1 8.26.15
DOORS 101, 102, 103 & 109

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TENANT IMPROVEMENTS
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SHEET

CODE COMPLIANCE PLAN

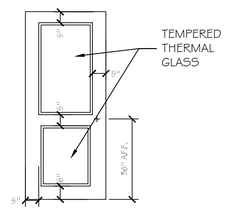
DATE
27 JUL '15

SCALE
1/8"=1'-0"

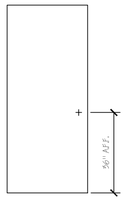
DRAWN
MFH/mgk

JOB NO.
150791

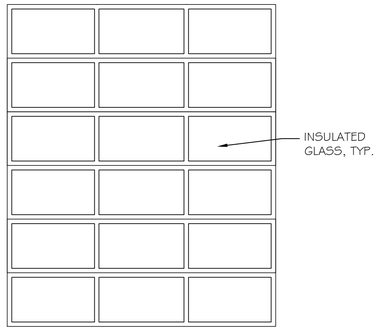
SHEET
A1



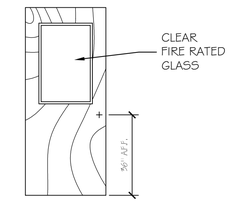
Ⓐ ALUMINUM WIDE STILE STOREFRONT DOOR



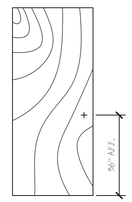
Ⓑ PRIMED H.M. FLUSH DOOR (w/ DECAL FINISH BY TENANT)



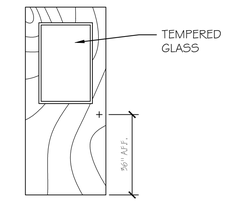
Ⓒ ALUMINUM SECTIONAL FULL GLASS OVERHEAD DOOR



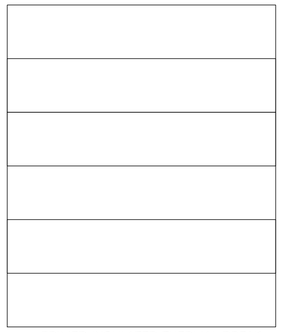
Ⓓ FIRE RATED CLEAR FINISH FLUSH S.C. WOOD DOOR



Ⓔ CLEAR FINISH FLUSH S.C. WOOD DOOR



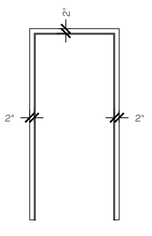
Ⓕ CLEAR FINISH FLUSH S.C. WOOD DOOR



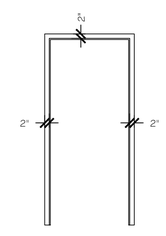
PRIMED INSULATED THERMAL BREAK SECTIONAL OVERHEAD DOOR (w/ DECAL FINISH BY TENANT)

Ⓖ

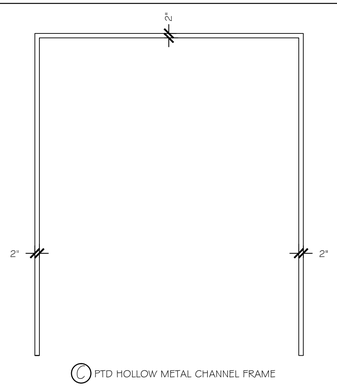
DOOR TYPES 3/8" = 1'-0"



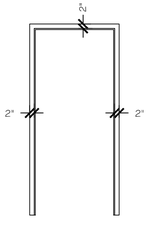
Ⓐ ALUMINUM FRAME, 2"x4" NOMINAL.



Ⓑ PTD H.M. MASONRY PROFILE FRAME, 2" x 5 3/4"

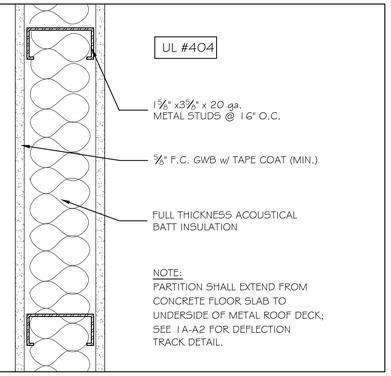


Ⓒ PTD HOLLOW METAL CHANNEL FRAME

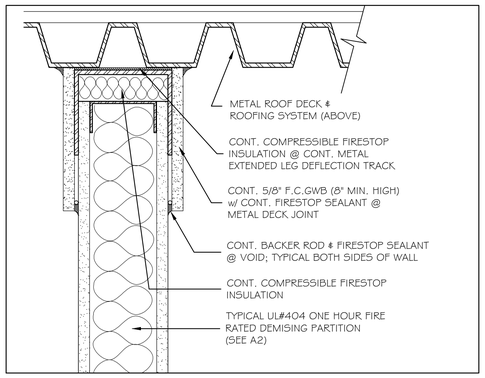


Ⓓ PTD H.M. DRYWALL PROFILE FRAME--2" x WALL DEPTH

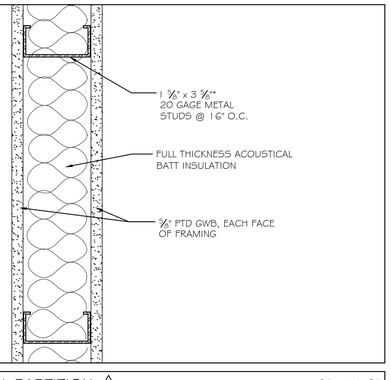
FRAME TYPES 3/8" = 1'-0"



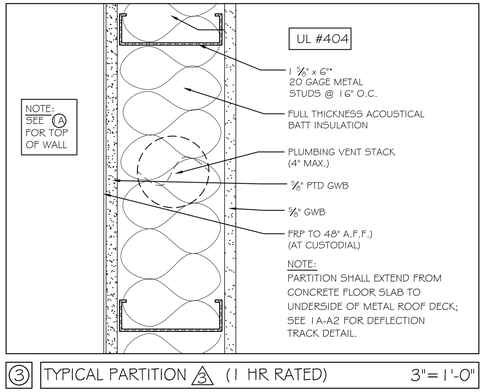
Ⓘ TYPICAL 1 HR RATED PARTITION ⚠ 3"= 1'-0"



Ⓐ TYP. 1 HR RATED PARTITION @ DEFLECTION TRACK 3"= 1'-0"



② TYPICAL PARTITION 2 3"= 1'-0"



③ TYPICAL PARTITION 3 (1 HR RATED) 3"= 1'-0"

DOOR SCHEDULE

ABBREVIATIONS

AL	ALUMINUM	HM	HOLLOW METAL	V	VINYL
DW	DRYWALL	INSUL	INSULATED	W	WIRE
(E)	EXISTING	SS	STAINLESS STEEL	WD	WOOD
ES	EDGE STRIP	T	TEMPERED	W/	WITH
EMHO	ELECTRO MAGNETIC HOLD OPENER	TB	THERMAL BREAK		
GL	GLASS	TH	THERMAL INSULATED		
		TS	TRANSITION STRIP		

DOORS										FRAMES					THRESHOLDS		
							GLASS						DETAILS			DETAILS	
NO.	TYPE	SIZE (w x h)	THK	INSUL	HDWE	FR	TYPE	SIZE	REMARKS	TYPE	FR	PROFILE	HEAD	JAMB	MAT'L	SILL	FIN
101	A	3070	1 3/4"	—	HW-1	NO	T/TH	FULL		A	NO	ALUM	—	—	ALUM	1/2" x 5"	—
102	A	3070	1 3/4"	—	HW-1	NO	T/TH	FULL		A	NO	ALUM	—	—	ALUM	1/2" x 5"	—
103	B	3070	1 3/4"	R-10	HW-2	NO	NONE	NONE	PRIMER ONLY	B	NO	MAS	—	—	ALUM	1/2" x 5"	—
104	A	3070	1 3/4"	—	HW-1	NO	T/TH	FULL		A	NO	ALUM	—	—	ALUM	1/2" x 5"	—
105	A	3070	1 3/4"	—	HW-1	NO	T/TH	FULL		A	NO	ALUM	—	—	ALUM	1/2" x 5"	—
106	C	10' x 12'	MFGR	R-10	MFGR	NO	T/TH	FULL		C	NO	MAS	—	—	CONC	—	—
107	C	10' x 12'	MFGR	R-10	MFGR	NO	T/TH	FULL		C	NO	MAS	—	—	CONC	—	—
108	G	10' x 12'	MFGR	R-10	MFGR	NO	NONE	NONE	PRIMER ONLY	C	NO	MAS	—	—	CONC	—	—
109	A	3070	1 3/4"	—	HW-3	NO	TEMP	FULL		A	NO	ALUM	—	—	ALUM	1/2" x 5"	—
110	D	3070	1 3/4"	—	HW-4	1 HR	FIRE LITE	24"x36"		D	1 HR	DW	—	—	TS	—	RUBBER
111	E	3070	1 3/4"	—	HW-5	1 HR	NONE	NONE		D	1 HR	DW	—	—	TS	—	RUBBER
112	E	3070	1 3/4"	—	HW-6	1 HR	NONE	NONE		D	1 HR	DW	—	—	TS	—	RUBBER
113	E	3070	1 3/4"	—	HW-5	1 HR	NONE	NONE		D	1 HR	DW	—	—	TS	—	RUBBER
114	E	3070	1 3/4"	—	HW-6	1 HR	NONE	NONE		D	1 HR	DW	—	—	TS	—	RUBBER
115	E	3070	1 3/4"	—	HW-6	NO	NONE	NONE		D	NO	DW	—	—	TS	—	RUBBER
116	E	3070	1 3/4"	—	HW-6	NO	NONE	NONE		D	NO	DW	—	—	TS	—	RUBBER
117	F	3070	1 3/4"	—	HW-7	NO	TEMP	24"x36"		D	NO	DW	—	—	TS	—	RUBBER

HW-1 EXTERIOR SINGLE DOOR - STOREFRONT
- 3 BUTTS
- 1 EXIT DEVICE WITH EXTERIOR PULL
- 1 CLOSER - PARALLEL ARM
- 1 THRESHOLD - ADA
- 1 DOOR BOTTOM SWEEP
- 1 JAMB & HEAD WEATHERSTRIPPING SET

HW-2 EXTERIOR HM SINGLE DOOR
- 3 BUTTS
- 1 CLOSER - PARALLEL ARM
- 1 LEVER LOCKSET - STORE ROOM FUNCTION
- 1 THRESHOLD - ADA
- 1 DOOR BOTTOM SWEEP
- 1 JAM & HEAD WEATHERSTRIPPING SET
- 1 KICKPLATE

HW-3 INTERIOR SINGLE DOOR - STOREFRONT
- 3 BUTTS
- 1 EXIT DEVICE WITH PULL
- 1 CLOSER - PARALLEL ARM
- 1 DOOR BOTTOM SWEEP
- 1 JAMB & HEAD WEATHERSTRIPPING SET

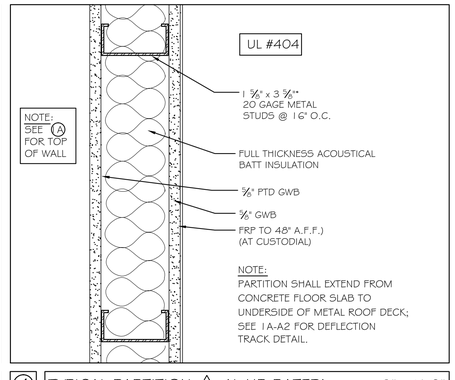
HW-4 INTERIOR RATED HM SINGLE DOOR
- 3 BUTTS
- 1 EXIT DEVICE WITH PULL
- 1 CLOSER - PARALLEL ARM
- 1 DOOR STOP
- 2 FRAME SILENCERS

HW-5 INTERIOR RATED WOOD SINGLE DOOR
- 3 BUTTS
- 1 LEVER LOCKSET - STORE ROOM FUNCTION
- 1 CLOSER - PARALLEL ARM
- 1 KICKPLATE
- 1 DOOR STOP
- 2 FRAME SILENCERS

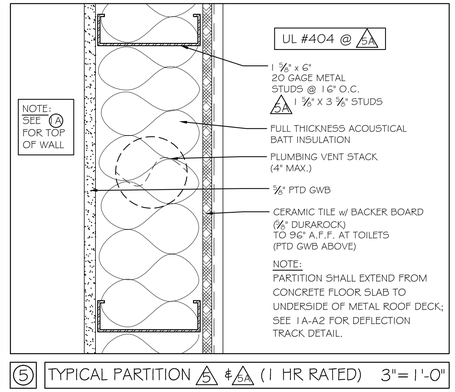
HW-6 INTERIOR WOOD SINGLE DOOR
- 3 BUTTS
- 1 PUSH PLATE/PULL SET
- 1 CLOSER - PARALLEL ARM
- 1 KICKPLATE
- 1 DOOR STOP
- 2 FRAME SILENCERS

HW-7 INTERIOR WOOD SINGLE DOOR
- 3 BUTTS
- 1 LEVER LATCHSET - PASSAGE FUNCTION
- 1 CLOSER - PARALLEL ARM
- 1 DOOR BOTTOM SOUND SEAL
- 1 JAMB & HEAD SOUND SEAL
- 1 KICKPLATE
- 1 DOOR STOP

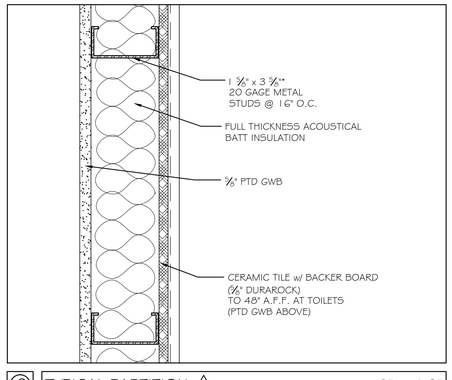
HARDWARE TYPES



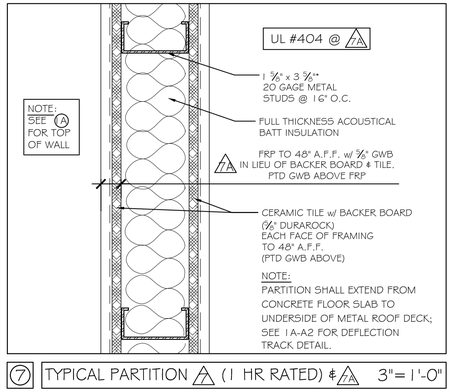
④ TYPICAL PARTITION 4 (1 HR RATED) 3"= 1'-0"



⑤ TYPICAL PARTITION 5 & 5A (1 HR RATED) 3"= 1'-0"



⑥ TYPICAL PARTITION 6 3"= 1'-0"



⑦ TYPICAL PARTITION 7 (1 HR RATED) & 7A 3"= 1'-0"

GRANT HAYS ASSOCIATES
ARCHITECTURE & INTERIOR DESIGN
P.O. BOX 6179 FALMOUTH MAINE 04105
207.871.5900 www.granthays.com

SEAL

REVISIONS

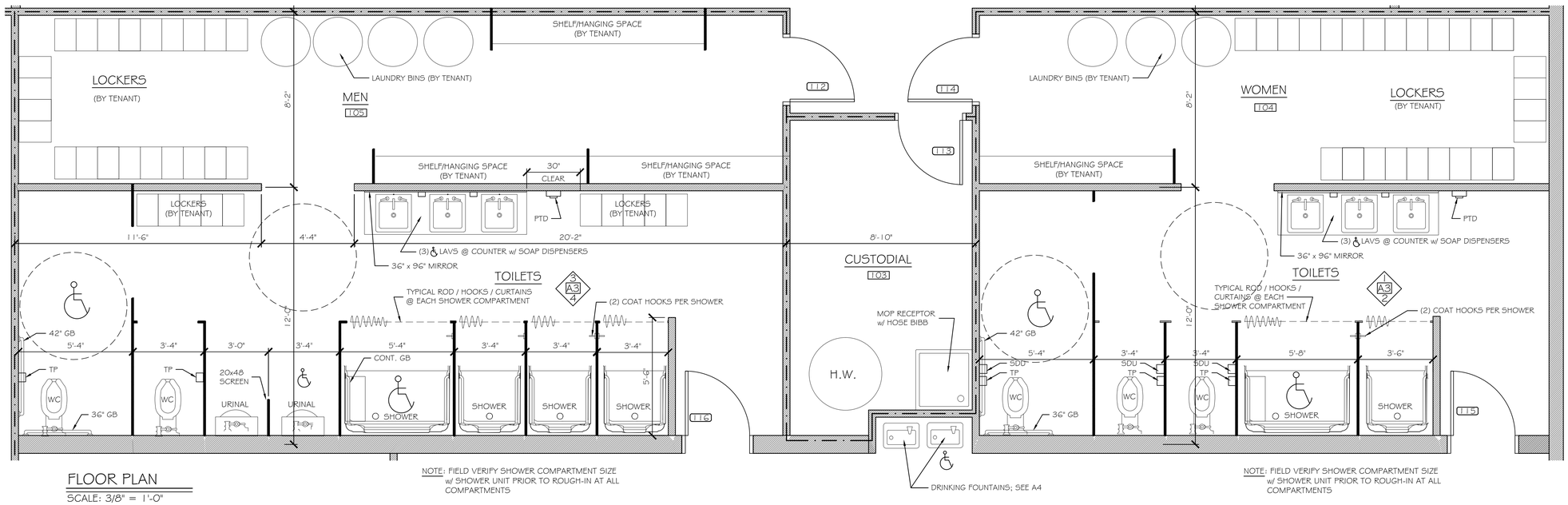
DRAWING NAME

TENANT IMPROVEMENTS
DEERFIELD 91 INDUSTRIAL LLC
81 INDUSTRIAL WAY
PORTLAND, MAINE

SHEET

PARTITIONS, DOORS & HARDWARE

DATE 27 JUL '15
SCALE AS NOTED
DRAWN MFH/mgk
JOB NO. 150791
SHEET A2



FLOOR PLAN
SCALE: 3/8" = 1'-0"

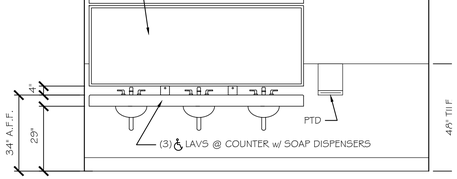
NOTE: FIELD VERIFY SHOWER COMPARTMENT SIZE w/ SHOWER UNIT PRIOR TO ROUGH-IN AT ALL COMPARTMENTS

NOTE: FIELD VERIFY SHOWER COMPARTMENT SIZE w/ SHOWER UNIT PRIOR TO ROUGH-IN AT ALL COMPARTMENTS

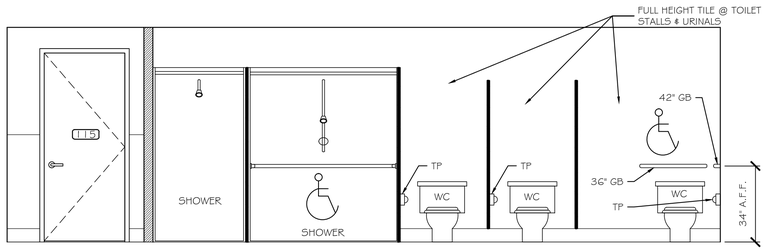
ACCESSORIES ABBREVIATIONS	
GB	GRAB BAR
PTD	PAPER TOWEL DISPENSER
SD	SOAP DISPENSER
SDU	SANITARY DISPOSAL UNIT
TPH	TOILET PAPER HOLDER

NOTES:

1. REFER TO SHEET A4 FOR ACCESSIBILITY DETAILS & NOTES.



1 WOMEN 104
SCALE: 3/8" = 1'-0"



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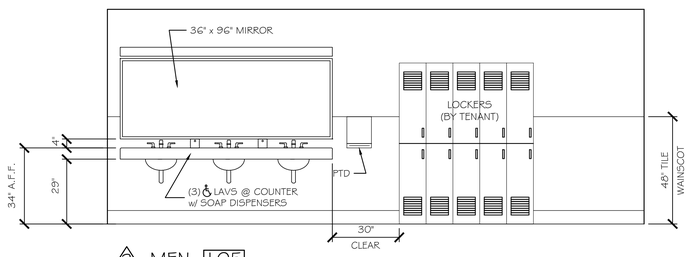
SCALE: 3/8" = 1'-0"



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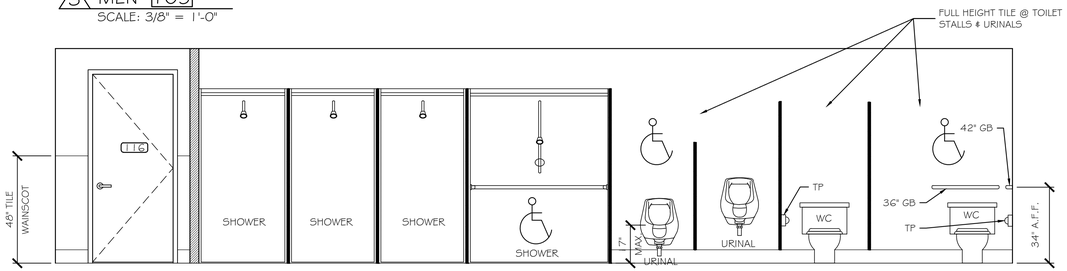

4 MEN 105
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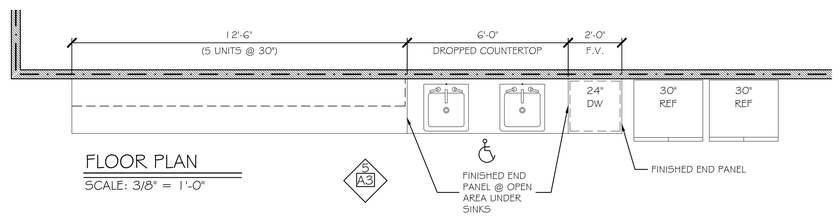
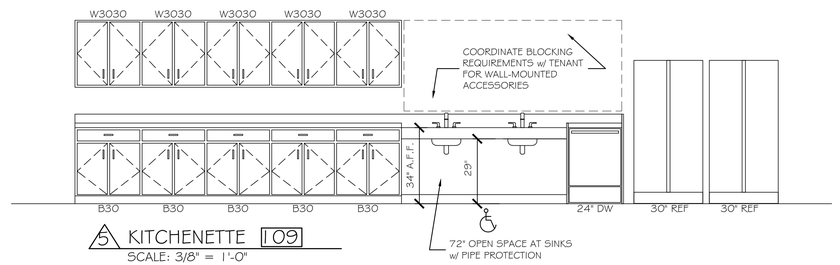


FLOOR PLAN
SCALE: 3/8" = 1'-0"



5 KITCHENETTE 109
SCALE: 3/8" = 1'-0"

① WOMEN 104 & MEN 105 LOCKERS & TOILETS 3/8" = 1'-0"

② MEETING/FLEX 109 KITCHENETTE 3/8" = 1'-0"

GRANT HAYS ASSOCIATES
ARCHITECTURE & INTERIOR DESIGN
P.O. BOX 6179 FALMOUTH MAINE 04105
207.871.5900 www.granthays.com

SEAL

REVISIONS

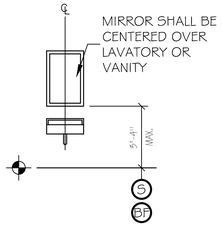
DRAWING NAME

TENANT IMPROVEMENTS
DEERFIELD 91 INDUSTRIAL LLC
81 INDUSTRIAL WAY
PORTLAND, MAINE

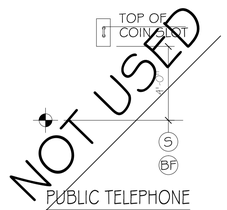
SHEET

LOCKERS TOILETS & KITCHEN

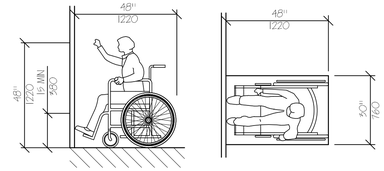
DATE
27 JUL '15
SCALE
A/ NOTED
DRAWN
MFH/mgk
JOB NO.
150791
SHEET
A3



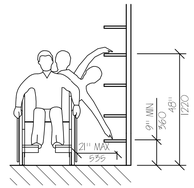
MIRROR OR MEDICINE CABINET
NTS



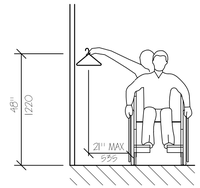
PUBLIC TELEPHONE
NTS



HIGH FORWARD REACH LIMIT
NTS

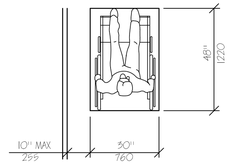


SHELVES

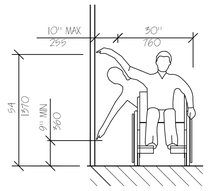


CLOSETS

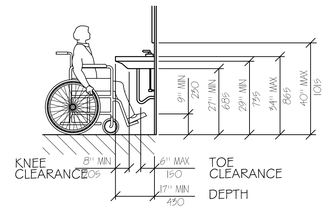
STORAGE SHELVES AND CLOSETS
NTS



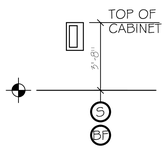
CLEAR FLOOR SPACE
PARALLEL APPROACH
NTS



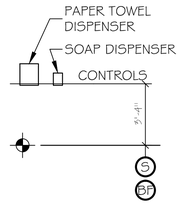
HIGH AND LOW
SIDE REACH LIMITS
NTS



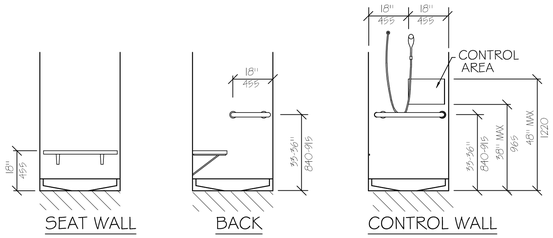
LAVATORY CLEARANCES
NTS



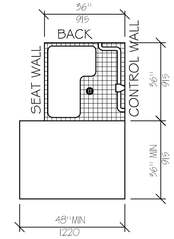
FIRE EXTINGUISHER
CABINET (FEC)
NTS



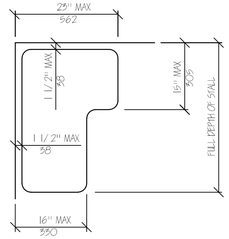
TOWEL & SOAP DISPENSERS
NTS



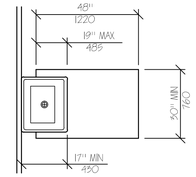
SHOWER SEAT ELEVATIONS
NTS



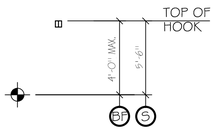
SHOWER STALL PLAN
NTS



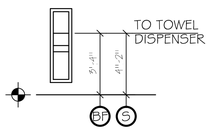
SHOWER SEAT DESIGN
NTS



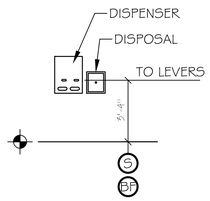
CLEAR FLOOR SPACE
AT LAVATORIES
NTS



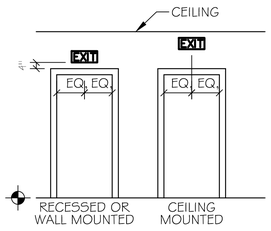
CLOTHES HOOK
NTS



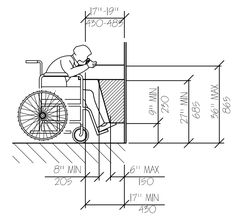
TOWEL DISPENSER
DISPOSAL UNIT
NTS



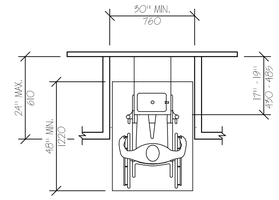
SANITARY DISPENSER
DISPOSAL UNITS
NTS



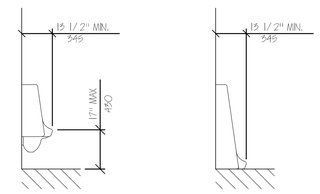
EXIT SIGNS
TYPICAL UNLESS OTHERWISE NOTED
NTS



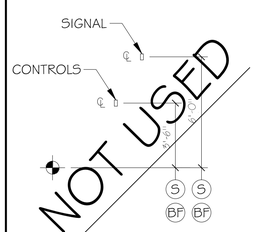
EQUIPMENT PERMITTED IN SHADED AREA
DRINKING FOUNTAIN SPOUT HEIGHT
AND KNEE CLEARANCE
NTS



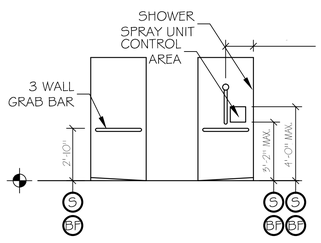
DRINKING FOUNTAIN
NTS



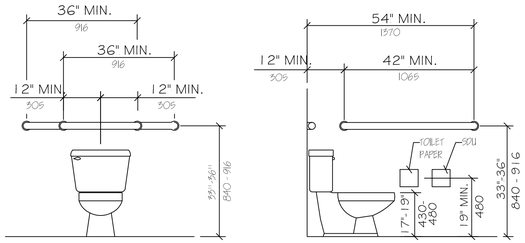
HEIGHT AND DEPTH OF URINALS
NTS



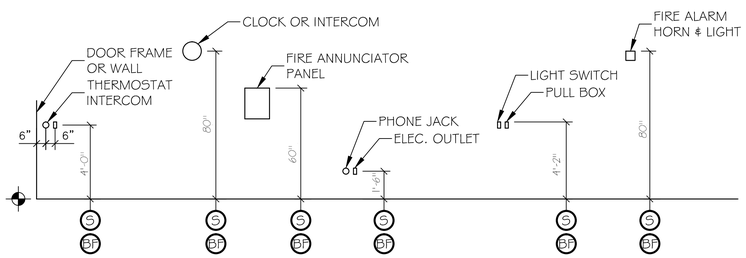
ELEVATOR CONTROLS & SIGNALS
NTS



BARRIER FREE SHOWER
NTS



GRAB BARS AT WATER CLOSETS
NTS



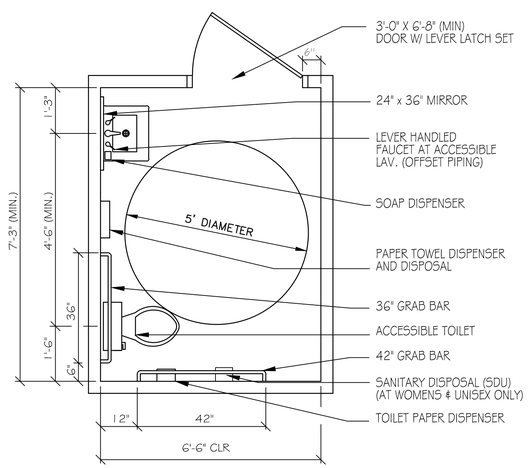
ELECTRICAL & FIRE PROTECTION DEVICES
TYPICAL UNLESS NOTED OTHERWISE
NTS

LEGEND

- (S) STANDARD MOUNTING HEIGHT
- (BF) BARRIER FREE ADULT MOUNTING HEIGHT
- FINISH FLOOR LINE

NOTE

MOUNT ALL FIXTURES AT STANDARD MOUNTING HEIGHT UNLESS INDICATED ON PLAN BY A ♿ SYMBOL. A ♿ SYMBOL AT ANY ROOM SHALL INCLUDE ONE OF ANY FIXTURE AND ACCESSORY WITHIN THE ROOM.



TYPICAL ACCESSORIES
NTS

ACCESSIBILITY ACCESSORY MOUNTING HEIGHTS

GRAB BARS	33"-36"
TOILET PAPER HOLDER	19" MIN
TOWEL BAR/PAPER TOWEL DISPENSER	48" MAX
BUILT IN PAPER TOWEL DISPENSER	48" MAX
SOAP DISH/DISPENSER AT WALL	48" MAX
SANITARY DISPOSAL UNIT	19" MAX
MIRROR (BOTTOM)	40" MAX
SHELVES/STORAGE	48" MAX
ELECTRICAL SWITCHES/OUTLECTS	48" MAX
COAT HOOKS/RODS	48" MAX
SIGNAGE (TO BRAILLE COMPONENT)	60" MAX

ACCESSIBILITY GENERAL NOTES

1. DOORWAYS SHALL HAVE A MINIMUM CLEAR WIDTH OF 32" WITH THE DOOR OPEN 90 DEGREES, MEASURED BETWEEN THE FACE OF THE DOOR AND THE OPPOSITE STOP.
2. ALL DOORS SHALL HAVE LEVER HANDLE HARDWARE, EXCEPT AT SECURED STORAGE ROOMS, MECHANICAL ROOMS, AND UTILITY ROOMS.
3. ALL CLOSERS SHALL BE 5LB PULL MAXIMUM AT DOORS EQUIPPED WITH LEVER HANDLE HARDWARE.
4. ALL DOORS WITH CLOSERS SHALL HAVE 18" CLEAR DISTANCE FROM THE LATCHSIDE OF THE OPENING TO ANY ADJACENT WALL OR OBSTRUCTION ON THE PULL SIDE OF THE OPENING.
5. ALL DOORS WITH CLOSERS SHALL HAVE 12" CLEAR DISTANCE FROM THE LATCHSIDE OF THE OPENING TO ANY ADJACENT WALL OR OBSTRUCTION ON THE PUSH SIDE OF THE OPENING.
6. ALL SIGNAGE SHALL BE MOUNTED 60" AFF TO BRAILLE COMPONENT AT LATCH-SIDE WALL OF DOORS AND OPENINGS.
7. COMPLY WITH 2010 EDITION OF THE AMERICANS WITH DISABILITIES ACT.

GRANT HAYS ASSOCIATES
ARCHITECTURE & INTERIOR DESIGN
P.O. BOX 6179 FALMOUTH MAINE 04105
207.871.5900 www.granthays.com

SEAL

REVISIONS

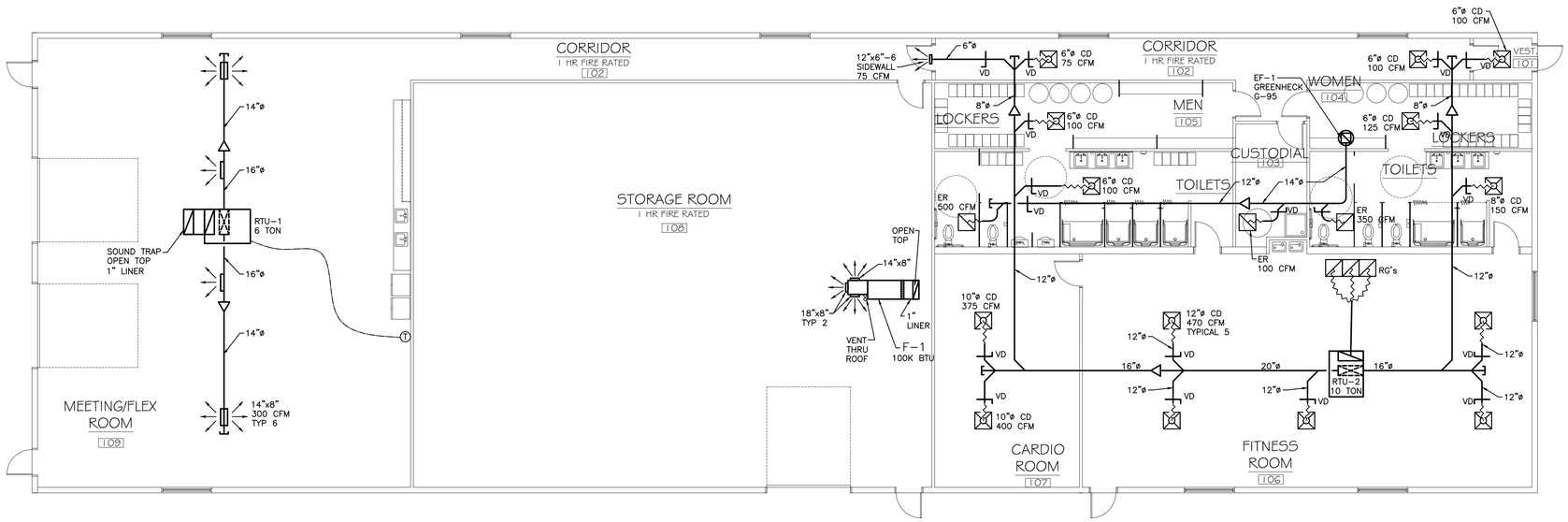
DRAWING NAME

TENANT IMPROVEMENTS
DEERFIELD 91 INDUSTRIAL LLC
81 INDUSTRIAL WAY
PORTLAND, MAINE

SHEET

& NOTES/ DETAILS/ ACCESSIBILITY

DATE
27 JUL '15
SCALE
NO SCALE
DRAWN
MFH/mgk
JOB NO.
150791
SHEET
A4



DUCTWORK - FLOOR PLAN
1/8" = 1'-0"

Design • Build • Install • Service
HVAC SERVICES, INC.
73 BRADLEY DRIVE
WESTBROOK, MAINE 04092
(207) 854-HVAC (4822)

REVISIONS

NO. NOTES

TENANT IMPROVEMENTS
DEERFIELD 91 INDUSTRIAL LLC
81 INDUSTRIAL WAY
Portland, Maine

PROJECT:

DUCTWORK – FLOOR PLAN

SHEET TITLE:

SCALE: 1/8"=1'-0" | DATE: 7-30-2015

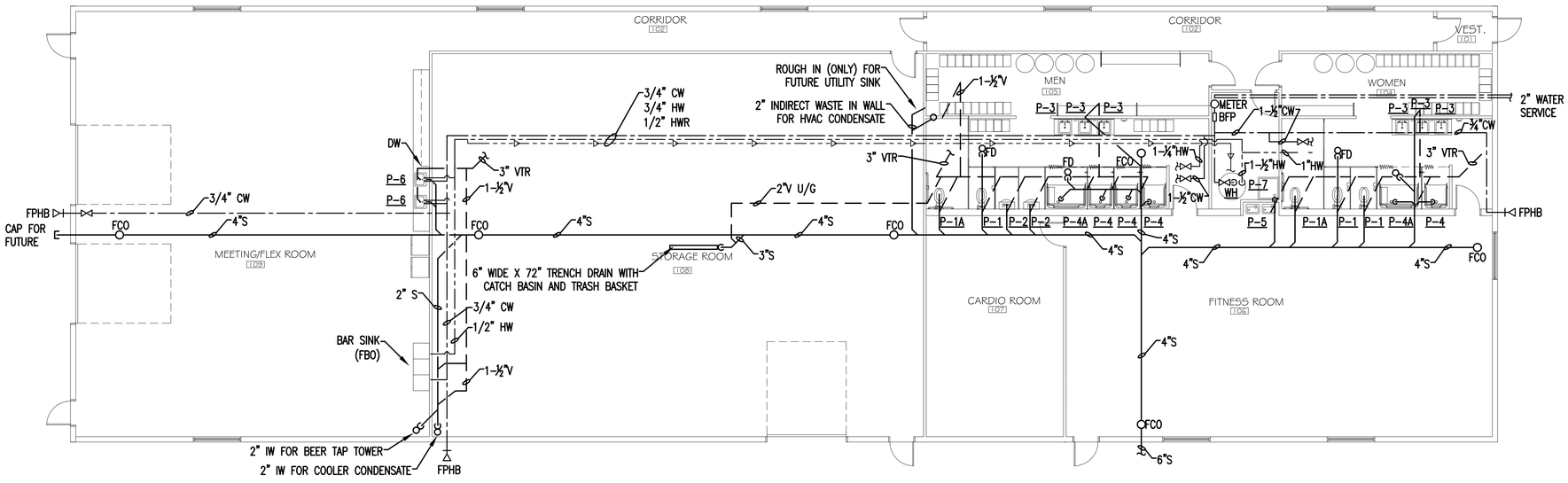
DRAWN BY: A2Z CADD DRAFTING SERVICES, INC. | SHEET No. M-1

CHECKED BY:

"AS-BUILT" DATE:

LEGEND

SANITARY PIPE	PIPE-UP	HOSE BIBB
VENT PIPE	PIPE-DOWN	VALVE
COLD WATER	CLEAN OUT	CW COLD WATER
HOT WATER	FLOOR DRAIN WITH TRAP (FD)	HW HOT WATER
HOT WATER RECIRC.	FLOOR CLEAN OUT (FCO)	HWR HOT WATER RECIRC.
	CONNECT TO EXISTING (C.T.E.)	BFP BACK FLOW PREVENTER



PLUMBING FIXTURE SCHEDULE

Item	fixture	waste	vent	c.w.	h.w.
P-1	STD FV TOILET	4"	2"	1"	-
P-1A	ADA FV TOILET	4"	2"	1"	-
P-2 *	URINAL	2"	1-1/2"	¾"	-
P-3	ADA COUNTER LAV	1-1/2"	1-1/2"	½"	½'
P-4	STD SHOWER	2'	1-1/2"	½"	½"
P-4A	ADA SHOWER	2"	1-1/2"	½"	½'
P-5	ADA ELEC WTR COOLER	1-1/2"	1-1/2"	½"	-
P-6	25X22 SINK	2"	1-1/2"	½"	½"
P-7	MOP SINK	3"	1-1/2"	½"	½"
FD	FLOOR DRAIN	2"	1-1/2"	-	-
FCO	FLOOR CLEAN OUT	as shown	-	-	-
FPHB	FROST PROOF HOSE BIBB	-	-	¾"	-
TP	TRAP PRIMER	-	-	½"	-
BFP	BACKFLOW PREVENTER	-	-	sized as noted	

* NOTE: PROVIDE WATERLESS URINAL FOR P-2. ROUGH WATER IN WALL AND CAP FOR POSSIBLE FUTURE USE.

MISCELLANEOUS PLUMBING SYSTEM NOTES

1. All plumbing will be installed in accordance with state and local codes.
2. Waste and vent piping to be PVC. Cold and hot water piping to be rigid CPVC or flexible PEX tubing. All piping to be run concealed in finished spaces wherever possible. Drainage piping to be run with pitch of 1/8" per foot minimum. Water piping to run level or plumb. All piping shall be run with adequate hangers to prevent any undue movement of piping.
3. Refer to structural, heating, sprinkler, etc. plans associated with this project prior to installation of piping to determine exact location of main runs.
4. Refer to architectural plans for mounting details on fixtures and countertop heights.
5. All piping is shown diagrammatically. Actual location of piping shall be determined in the field and is to be coordinated with other trades as necessary.
6. It is not the intention of these drawings to show every fitting, hanger, valve, device, etc. All such items shall be installed as necessary to provide a complete operational plumbing system in accordance with normal trade practice.
8. All floor drains to be equipped with trap primers.
9. Co-ordinate roof plumbing vent locations with HVAC equipment to maintain clearance from any fresh air intakes.

WATER HEATER NOTES

1. Water heater to be Bradford White EF 100T 199; high efficiency; natural gas fired; direct vent; 100 gallon storage; 239 gallon/hr recovery at 100F rise. Provide expansion tank, tempering valve and hot water recirculating pump with aquastat.
2. Water heater to vent up through roof. Locate venting away from any HVAC equipment fresh air intake.
3. Gas piping to be schedule 40 steel piping with black malleable fittings. Connect gas piping to existing. Size piping per local utility company requirements. Provide gas pressure regulators as required.

CONSULTANTS:

NOTES:

PROJECT ADDRESS:

ALLAGASH FITNESS / STORAGE
81 INDUSTRIAL WAY
PORTLAND, ME

OWNER:

Southern Maine Plumbing & Heating

160 PRESUMPSCOT STREET
PORTLAND, MAINE 04103
PHONE/FAX (207) 772-5203

FINAL DRAFT CAD LLC
PO BOX 16026, 203 ANDERSON ST.
PORTLAND, ME 04101
207-699-4284

REV.	DESCRIPTION	DATE
1	REVISION	08/26/2015
0	ORIGINAL DRAWING	08/11/2015

PROJECT NO:

CAD DWG FILE: SOUTHERN MAINE PLUMBING--ALLAGASH DEERFIELD.DWG

DRAWN BY: DAK

CHK'D BY: FAM

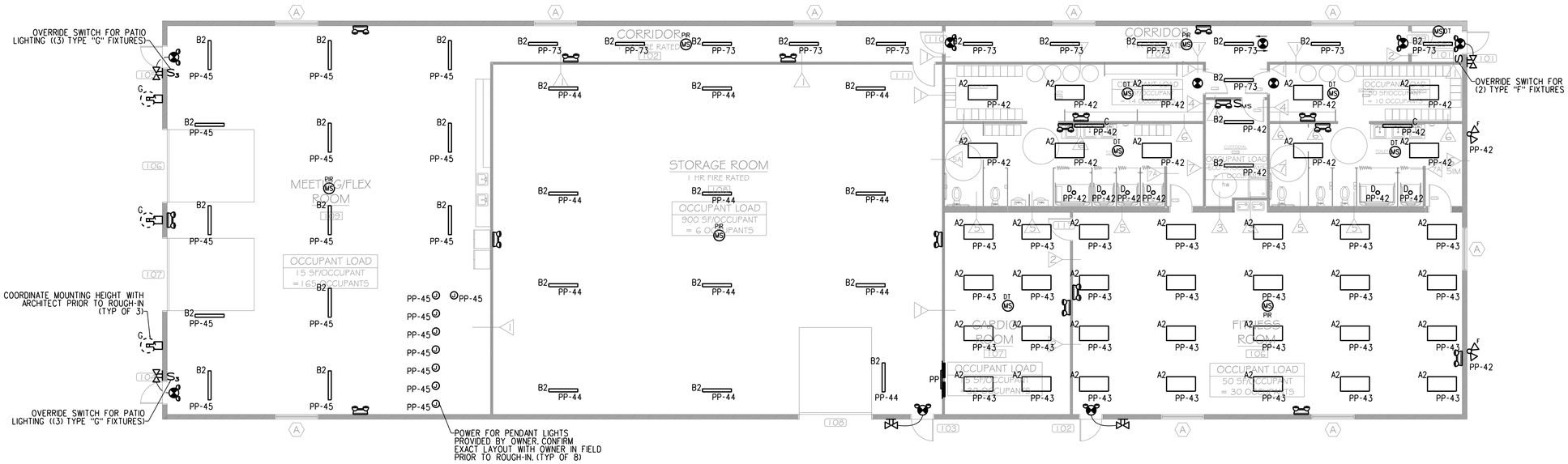
SCALE: 1/8" = 1'=0"

SHEET TITLE

PLUMBING PLAN

P-1

SHEET 1 OF 1



LIGHTING PLAN

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

LIGHT FIXTURE SCHEDULE

TYPE	MANUFACTURER AND MODEL NUMBER	LAMP INFO	REMARKS
A2	LITHONIA LIGHTING CAT No 2FSL4 48L LP835	LED, 3500K	2'x4', 4800L FIXTURE (MOUNT AT 9'-0" AFF)
B2	LITHONIA LIGHTING CAT No ZL1N L48 7000LM FST MVOLT 40K 80CRI	LED, 4000K	4'-0" LENSED STRIPLIGHT - CONFIRM COLOR/MOUNTING HEIGHT w/ ARCHITECT
B2 **	BIG ASS LIGHT CAT No BAL-HBL1-10-04-01-03-00-01-01	99W LED	1'X3' HIGH BAY w/ WIRELESS DIMMING CAPABILITES (** ADD ALTERNATE 1)
C	LITHONIA LIGHTING CAT No WL4 40L LP835	LED	4'-0" WALL MOUNTED FIXTURE (MOUNT AT 6'-0" AFF)
D	GOTHAM ARCHITECTURAL LIGHTING CAT No EVO 27/15 6 DFD MVOLT EZ1	LED	6" VANDAL RESISTANT SHOWER DOWN LIGHT
F	LITHONIA LIGHTING CAT No OFLR 6LC 120 MO EZ	LED	FLOOD LIGHT w/ MOTION SENSOR & (2) ADJUSTABLE HEADS
G	LITHONIA LIGHTING CAT No OLAW23 53K 120 PE EZ	LED	OUTDOOR PATIO LIGHTING w/ BUILT-IN PHOTO CONTROL

NOTES:
1. FIXTURES SHALL BE ENERGY STAR RATED OR HAVE HIGH PERFORMANCE BALLASTS AND LAMPS TO MEET STATE EFFICIENCY CRITERIA.
2. CONTRACTOR SHALL APPLY FOR ALL STATE EFFICIENCY INCENTIVES ON OWNERS BEHALF.

STATE OF MAINE · STEVEN A. JOHNSON #8468 LICENSED PROFESSIONAL ENGINEER

BENNETT ENGINEERING
MECHANICAL • ELECTRICAL
(207) 865-9475

ALLAGASH FITNESS
TENANT IMPROVEMENTS
81 INDUSTRIAL WAY PORTLAND, MAINE 04103

LIGHTING PLAN

Date Drawn - 8-31-15
Drawn By - CAT
Revised - FOR CONSTRUCTION
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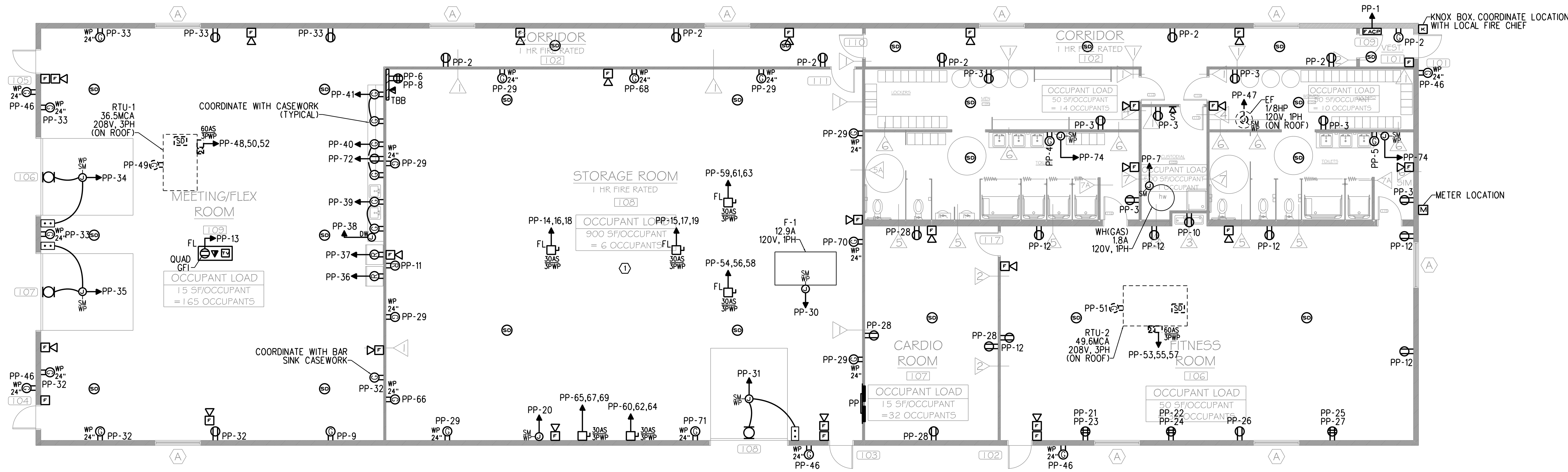

POWER WORK NOTES

1. CONTRACTOR SHALL COORDINATE AND CONFIRM ALL STORAGE ROOM EQUIPMENT AND ASSOCIATED POWER DEVICE LOCATIONS IN FIELD WITH ARCHITECT PRIOR TO ROUGH-IN.

POWER PLAN

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

PANEL PP (STORAGE RM) SECTION 1 120/208 3PH 4W 400 AMP MCB 22K AIC NEMA TYPE 1 (RECESSED) Feed thru Lugs

CKT#	LOAD DESCRIPTION	AT	P	CA	DF	DA
1	FACP	20	1	4	1.00	4
3	RECEPTS: GEN USE CUSTODIAL & LOCKER RMS	20	1	11	0.50	5
5	RECEPT AT SINK: WOMENS LOCKER RM	20	1	14	0.50	7
7	WH (GAS)	20	1	2	1.00	2
9	RECEPT AT BAR	20	1	12	1.00	12
11	COOLER LOCATED IN STORAGE	20	1	12	1.00	12
13	QUAD FLOOR RECEPT: MEETING/FLEX RM	20	1	3	0.50	2
15	WELDER	30	3	20	0.50	10
17				20	0.50	10
19				20	0.50	10
21	RECEPT: FITNESS RM EQUIP	20	1	14	0.50	7
23	RECEPT: FITNESS RM EQUIP	20	1	14	0.50	7
25	RECEPT: FITNESS RM EQUIP	20	1	14	0.50	7
27	RECEPT: FITNESS RM EQUIP	20	1	14	0.50	7
29	GEN USE RECEPTS: STORAGE RM	20	1	11	0.50	5
31	OVERHEAD DOOR OPERATOR: STORAGE RM	20	1	12	0.20	2
33	RECEPTS: GEN USE MEETING/FLEX RM	20	1	8	0.50	4
35	OVERHEAD DOOR OPERATOR: MEETING/FLEX RM	20	1	12	0.20	2
37	REFRIGERATOR: MEETING/FLEX RM	20	1	12	1.00	12
39	COUNTER RECEPTS: MEETING/FLEX RM	20	1	3	0.50	2
41	COUNTER RECEPTS: MEETING/FLEX RM	20	1	3	0.50	2

CKT#	LOAD DESCRIPTION	AT	P	CA	DF	DA
2	RECEPTS: VESTIBULE & CORRIDOR	20	1	11	0.50	5
4	RECEPT AT SINK: MENS LOCKER RM	20	1	14	0.50	7
6	TBB: TOP RECEPT	20	1	2	0.50	1
8	TBB: BOTTOM RECEPT	20	1	2	0.50	1
10	DRINKING FOUNTAINS: FITNESS RM	20	1	5	1.00	5
12	RECEPTS: GEN USE FITNESS RM	20	1	9	0.50	5
14	WELDER	30	3	20	0.50	10
16				20	0.50	10
18				20	0.50	10
20	GRINDER	30	1	20	0.50	10
22	RECEPT: FITNESS RM EQUIP	20	1	14	0.50	7
24	RECEPT: FITNESS RM EQUIP	20	1	14	0.50	7
26	RECEPT: FITNESS RM EQUIP	20	1	14	0.50	7
28	RECEPTS: GYM CLASS RM	20	1	6	0.50	3
30	F-1	20	1	13	1.00	13
32	RECEPTS: GEN USE MEETING/FLEX RM	20	1	8	0.50	4
34	OVERHEAD DOOR OPERATOR: MEETING/FLEX RM	20	1	12	0.20	2
36	REFRIGERATOR: MEETING/FLEX RM	20	1	12	1.00	12
38	DISHWASHER: MEETING/FLEX RM	20	1	12	0.50	6
40	COUNTER RECEPTS: MEETING/FLEX RM	20	1	3	0.50	2
42	LIGHTS: CUSTODIAL, LOCKER RMS & EXTERIOR FLOODS	20	1	9	0.80	8

AT - Amp Trip
P - Poles
A - Amps
CA - Connected Amperes
DF - Demand Factor (1 - .1)
DA - Demand Amperes
MLO - Main Lug Only
MCB - Main Circuit Breaker

PANEL PP (STORAGE RM) SECTION 2 120/208 3PH 4W 400 AMP MLO 22K AIC NEMA TYPE 1 (RECESSED)

CKT#	LOAD DESCRIPTION	AT	P	CA	DF	DA
43	LIGHTS: FITNESS & CARDIO RMS	20	1	12	0.80	10
45	LIGHTS: MEETING/FLEX RM & PATIO	20	1	11	0.80	9
47	ROOFTOP EXHAUST FAN (EF)	20	1	5	1.00	5
49	RECEPT AT RTU-1	20	1	2	0.50	1
51	RECEPT AT RTU-2	20	1	2	0.50	1
53	RTU-2	60	3	50	1.00	50
55				50	1.00	50
57				50	1.00	50
59	SANDER	20	3	10	0.50	5
61				10	0.50	5
63				10	0.50	5
65	MILL	40	3	30	0.50	15
67				30	0.50	15
69				30	0.50	15
71	RECEPT: STORAGE RM	20	1	2	0.50	1
73	LIGHTS: VESTIBULE & CORRIDOR	20	1	11	0.80	9
75	LIGHTING CONTACTOR PHOTOCELL/TIMECLOCK	20	1	4	0.80	3
77	POLE MOUNTED LIGHTS VIA LIGHTING CONTACTOR	20	1	10	0.80	8
79	SPARE	20	1			0
81	SPARE	20	1			0
83	SPARE	20	1			0

CKT#	LOAD DESCRIPTION	AT	P	CA	DF	DA
44	LIGHTS: STORAGE RM	20	1	8	0.80	6
46	RECEPTS: EXTERIOR	20	1	8	0.50	4
48	RTU-1	50	3	37	1.00	37
50				37	1.00	37
52				37	1.00	37
54	BAND SAW	30	3	20	0.50	10
56				20	0.50	10
58				20	0.50	10
60	LATHE	20	3	10	0.50	5
62				10	0.50	5
64				10	0.50	5
66	RECEPT: STORAGE RM	20	1	2	0.50	1
68	RECEPT: STORAGE RM	20	1	2	0.50	1
70	RECEPT: STORAGE RM	20	1	2	0.50	1
72	GAS RANGE: MEETING/FLEX RM	20	1	12	0.50	6
74	HAND DRYERS: MENS' & WOMENS' BATHROOMS	20	1	9	0.50	5
76	BUILDING MOUNTED LIGHTS VIA LIGHTING CONTACTOR	20	1		0.80	0
78	SPARE	20	1			0
80	SPARE	20	1			0
82	SPARE	20	1			0
84	SPARE	20	1			0

STATE OF MAINE
STEVEN JONASON
#8488
LICENSED PROFESSIONAL ENGINEER

BENNETT ENGINEERING
MECHANICAL • ELECTRICAL
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ALLAGASH FITNESS
TENANT IMPROVEMENTS
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POWER PLAN

Date Drawn - 8-31-15
Drawn By - CAT
Revised - FOR CONSTRUCTION
Project # 3753
Scale - AS NOTED
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GENERAL NOTES

1. NOT ALL SYMBOLS INDICATED IN THE LEGEND APPEAR ON THE DRAWINGS. COORDINATE WORK ACCORDINGLY. COMPLY ITH SPECIFICATIONS AND NOTES BELOW AS APPLICABLE.

2. ALL RECEPTACLES SHALL BE INSTALLED 18" AFF TO CENTERLINE OF BOX UNLESS NOTED OTHERWISE.

3. ALL WIRING SHALL BE COPPER UNLESS DESIGNATED AS "AL". UNLESS OTHERWISE NOTED ALL WIRING SHALL BE 2#12 AWG AND 1#12 EQUIPMENT GROUNDING CONDUCTOR. HOMERUNS FED FROM A 20A-1P, 120V CIRCUIT IN EXCESS OF 70' SHALL BE #10 AWG.

4. CONNECT BATTERY BACKED EMERGENCY AND EXIT LIGHTING TO NEAREST LIGHTING CIRCUIT AHEAD OF ANY SWITCHING. CONNECT REMOTE HEADS WITH #10 AWG COPPER CONDUCTORS. AC EXIT FIXTURES SHALL BE CONNECTED TO NEAREST EMERGENCY CIRCUIT OR AS INDICATED.

5. TEST ALL EMERGENCY LIGHTING UNITS FOR PROPER OPERATION OF LAMPS AND BATTERIES.

6. SEE MECHANICAL PLAN FOR HVAC UNITS, PUMPS AND FANS CONTROLLED BY THERMOSTATS (PROVIDED BY ATC CONTRACTOR).

7. FUSES AND OVERLOAD UNITS FOR MOTORS SHALL BE SIZED BASED ON ACTUAL MOTOR NAMEPLATE DATA AND IN ACCORDANCE WITH NEC. CIRCUIT BREAKERS FOR MOTORS ARE SUPPLIED AT MAX VALUE PER NEC (2.5 x FLA). SIZE IN THE FIELD IN ACCORDANCE WITH MFGR RECOMMENDATION.

8. ALL WORK SHALL COMPLY WITH NFPA70, NFPA72, NFPA101 & ALL FEDERAL, STATE & LOCAL REGULATIONS.

9. ALL PENETRATIONS THROUGH FLOORS, RATED WALLS AND PARTITIONS SHALL BE SEALED WITH UL APPROVED FIRE SEALANT MATERIAL TO MAINTAIN FIRE RATING FOR THE SEPARATION.

10. ALL ENCLOSURES, CONDUIT BODIES AND THEIR COVERS CONTAINING FIRE ALARM SYSTEM CONDUCTORS SHALL BE PAINTED RED.

11. AN EQUIPMENT GROUNDING CONDUCTOR SHALL BE INSTALLED WITH ALL FEEDERS AND BRANCH CIRCUITS. SIZE IN ACCORDANCE WITH NFPA 70 ARTICLE 250.

12. COORDINATE INSTALLATION OF VOICE/DATA OUTLETS WITH OWNER, MIS OR COMMUNICATIONS CONTRACTOR.

13. LOCATE DISCONNECTS AT EQUIPMENT AS REQUIRED BY MANUFACTURER. LOCATIONS ON DRAWINGS ARE APPROXIMATE.

14. PROVIDE RISER OR PLENUM RATED CABLES ABOVE SUSPENDED CEILINGS.

15. THE CONTRACTOR SHALL SET ALL ELECTRONIC BREAKERS TO SPECIFIED TRIP SETTINGS BEFORE ENERGIZING EQUIPMENT.

16. PROVIDE EXPANSION FITTINGS FOR ALL UNDERGROUND RACEWAYS ENTERING ENCLOSURES ATTACHED TO FIXED STRUCTURES.

17. OUTDOOR RECEPTACLE COVERS SHALL COMPLY WITH NFPA 70 - ARTICLE 406.9.

18. ALL CONDUCTOR INSULATION FOR BUILDING WIRE SHALL BE THWN/THHN UNLESS NOTED OTHERWISE.

19. PROVIDE LABEL ON SERVICE EQUIPMENT INDICATING AVAILABLE SHORT CIRCUIT CURRENT OBTAIN VALUES FROM ENGINEER.

20. OUTLETS INSTALLED IN FIRE RATED WALLS BACK TO BACK SHALL BE SEPARATED BY 24" MINIMUM OR BE PROTECTED WITH "PUTTY PADS" PER 2009 INTERNATIONAL BUILDING CODE SECTION 713.3.2

21. PROVIDE AIR VAPOR BARRIER BOXES FOR WIRING DEVICES IN EXTERIOR WALLS AND INTERIOR SOUND CONTROL WALLS BETWEEN RESIDENT ROOMS. INSTALL PER MANUFACTURER'S INSTRUCTIONS. PROVIDE LESSCO MODEL NUMBER: VAPORBOX

22. MINIMUM WIRE SIZE ON ALL BRANCH CIRCUITS SHALL BE #12.

23. PROVIDE SIGN AT SERVICE ENTRANCE EQUIPMENT INDICATING TYPE AND LOCATION OF EMERGENCY GENERATOR PER NEC 700.7.

ABBREVIATIONS

A	AMP
AC	ALTERNATING CURRENT, ABOVE COUNTER
ADA	AMERICANS WITH DISABILITIES ACT
AF	AMP FRAME
AFCI	ARC FAULT CIRCUIT INTERRUPTER
AFF	ABOVE FINISHED FLOOR
AFG	ABOVE FINISHED GRADE
AIC	AMPERES INTERRUPTING CAPACITY
AL	ALUMINUM
AT	AMP TRIP
ATC	AUTOMATIC TEMPERATURE CONTROL
ATS	AUTOMATIC TRANSFER SWITCH
AWG	AMERICAN WIRE GAUGE
BLDG	BUILDING
C	CONDUIT
CB	CIRCUIT BREAKER
CI	CAST IRON
CKT	CIRCUIT
℄	CENTERLINE
CMP	CENTRAL MAINE POWER (ELECTRIC UTILITY)
CMU	CONCRETE MASONRY UNIT
CT	CURRENT TRANSFORMER
CONC	CONCRETE
CS	CARBON STEEL
CU	COPPER
CUH	CABINET UNIT HEATER
DL	DAMP LOCATION
EC	ELECTRICAL CONTRACTOR
EF	EXHAUST FAN
ER	EXISTING REMAINS IN PLACE
ERL	EXISTING RELOCATE
ERM	EXISTING REMOVE
EUH	ELECTRIC UNIT HEATER
EWC	ELECTRICAL WATER COOLER
FACP	FIRE ALARM CONTROL PANEL
FAPS	FIRE ALARM PULL STATION
FRP	FIBER REINFORCED PLASTIC
FVNR	FULL VOLTAGE, NON-REVERSING
FWU	FURNISHED WITH UNIT
DC	DIRECT CURRENT
GFI	GROUND FAULT INTERRUPTER
GND	GROUND
HID	HIGH INTENSITY DISCHARGE
HOA	HAND-OFF-AUTOMATIC
HP	HORSEPOWER
HPS	HIGH PRESSURE SODIUM
HZ	HERTZ
ICB	INSULATED CASE CIRCUIT BREAKER
JB	JUNCTION BOX
KAIC	THOUSAND AMP INTERRUPTING CAPACITY
KCMIL	THOUSAND CIRCULAR MIL
KV	THOUSAND VOLTS
KVA	THOUSAND VOLT-AMPS
KW	THOUSAND WATTS (KILOWATT)
LC	LIGHTING CONTACTORS
LCP	LATERAL CONTROL PIT
LED	LIGHT EMITTING DIODE
LP	LIGHTING PANELBOARD
LTG	LIGHTING
LSIG	LONG TIME, SHORT TIME, INSTANTANEOUS, GROUND FAULT CIRCUIT BREAKER TRIP FUNCTIONS AS INDICATED
MCC	MOTOR CONTROL CENTER
MCCB	MOLDED CASE CIRCUIT BREAKER
MCB	MAIN CIRCUIT BREAKER
MDP	MAIN DISTRUBITION PANEL
MH	MANHOLE
MLO	MAIN LUGS ONLY
MTS	MANUAL TRANSFER SWITCH
NC	NORMALLY CLOSED OF NURSE CALL
NEC	NATIONAL ELECTRICAL CODE
NFPA	NATIONAL FIRE PROTECTION ASSOCIATION
NL	NIGHT LIGHT
NO	NORMALLY OPEN
NO.	NUMBER
OL	OVERLOAD
P	POLE
PA	PUBLIC ADDRESS
PB	PUSH BUTTON
PF	POWER FACTOR
PH	PHASE
PNL	PANEL
TP1-2	TELE-POWER POLE - POLE AND CIRCUIT NUMBER AS INDICATED
PSNH	PUBLIC SERVICE OF NEW HAMPSHIRE (ELECTRIC UTILITY)
PT	POTENTIAL TRANSFORMER
PVC	POLYVINYL CHLORIDE
RL	ELECTRICAL EQUIPMENT TO BE RELOCATED
RM	ELECTRICAL EQUIPMENT TO REMAIN
RSC	RIGID STEEL CONDUIT
RTU	ROOF TOP UNIT
RV	ELECTRICAL EQUIPMENT TO REMOVE
RVNR	REDUCED VOLTAGE, NON-REVESING
SB	SMART BOARD
SF	SUPPLY FAN
SLD	SINGLE LINE DIAGRAM
SM	MANUAL MOTOR STARTER SWITCH WITH THERMAL OVERLOAD DEVICE, MOUNTED AT UNIT
SS	SOLID STATE
SWBD-1	SWITCHBOARD NUMBER AS DESIGNATED
TC	TIME CLOCK
TS	TRANSFER SWITCH
T&B	TOP AND BOTTOM
TYP	TYPICAL
UG	UNDERGROUND
V	VOLT
VA	VOLT-AMPERE
VFD	VARIABLE FREQUENCY DRIVE
W	WATT
W/	WITH
WP	WEATHERPROOF
XFMR	TRANSFORMER
XP	EXPLOSION PROOF
3PH	THREE PHASE
4W	FOUR WIRE
3W	THREE WIRE

SYMBOL LEGEND

- SURFACE MOUNTED POWER PANEL, SEE PANEL SCHEDULES FOR RATING
- RECESSED MOUNTED POWER PANEL, SEE PANEL SCHEDULES FOR RATING
- 1/4 — ELECTRIC MOTOR DRIVEN EQUIPMENT, HP SHOWN
- H, DS, DW — JUNCTION BOX, "H" DENOTES RANGE HOOD, "DS" DENOTES DISPOSAL, "DW" DENOTES DISHWASHER
- SM — MANUAL MOTOR STARTER SWITCH WITH THERMAL OVERLOAD DEVICE MOUNTED AT UNIT
- DISCONNECT SWITCH, SIZE AND NUMBER OF POLES AS INDICATED ON DRAWING. PROVIDED BY EC UNLESS NOTED OTHERWISE. PROVIDE FUSES WHERE RECOMMENDED BY MANUFACTURER.
- COMBINATION MOTOR STARTER/ DISCONNECT SWITCH WITH AUXILARY CONTACTS AND HAND-OFF-AUTO SWITCH AND RED RUN LIGHT. PROVIDED AND INSTALLED BY EC UNLESS NOTED OTHERWISE.
- VFD — VARIABLE FREQUENCY DRIVE, PROVIDED BY MC, INSTALLED AND WIRED BY EC
- DUPLEX RECEPTACLE, 20A, 125V SPEC GRADE GROUNDING TYPE, TAMPER PROOF AND MATCHING PLATE. MOUNT 18" AFF UNLESS NOTED OTHERWISE.
- QUAD RECEPTACLE, 20A, 125V SPEC GRADE GROUNDING TYPE, TAMPER PROOF AND MATCHING PLATE. MOUNT 18" AFF UNLESS NOTED OTHERWISE.
- DUPLEX RECEPTACLE, 20A, 125V SPEC GRADE GROUNDING TYPE, TAMPER PROOF AND MATCHING PLATE. MOUNT 18" AFF, BOTTOM RECEPTACLE SWITCHED.
- GROUND FAULT DUPLEX RECEPTACLE 20A, 125V, TAMPER PROOF WITH MATCHING PLATE FURNISHED W/ OUTLET. FLUSH MOUNTED 45" AFF EXCEPT AS NOTED.
- REFRIGERATOR DUPLEX RECEPTACLE, 20A, 125V SPEC GRADE GROUNDING TYPE, TAMPER PROOF AND MATCHING PLATE. MOUNT RECEPTACLE AT 48 INCHES ABOVE FINISHED FLOOR.
- CL — FLUSH FLOOR MOUNTED DUPLEX RECEPTACLE- 20A, 125V SPEC GRADE GROUNDING TYPE. "CL" DENOTES CEILING MONTED
- RANGE OUTLET 50 AMP, 250 VOLT, GROUNDING TYPE FLUSH MOUNTED 18" AFF
- DRYER OUTLET 30 AMP, 250 VOLT, GROUNDING TYPE FLUSH MOUNTED 18" AFF
- RACEWAY & WIRING OR MC CABLE RUN CONCEALED IN WALLS/CEILINGS
- RACEWAY & WIRING RUN EXPOSED
- RACEWAY & WIRING RUN CONCEALED UNDER FLOOR OR BURIED 30" BELOW FINISH GRADE
- HP-XX — HOME RUN TO PANEL, WITH PANEL AND CIRCUIT NUMBER

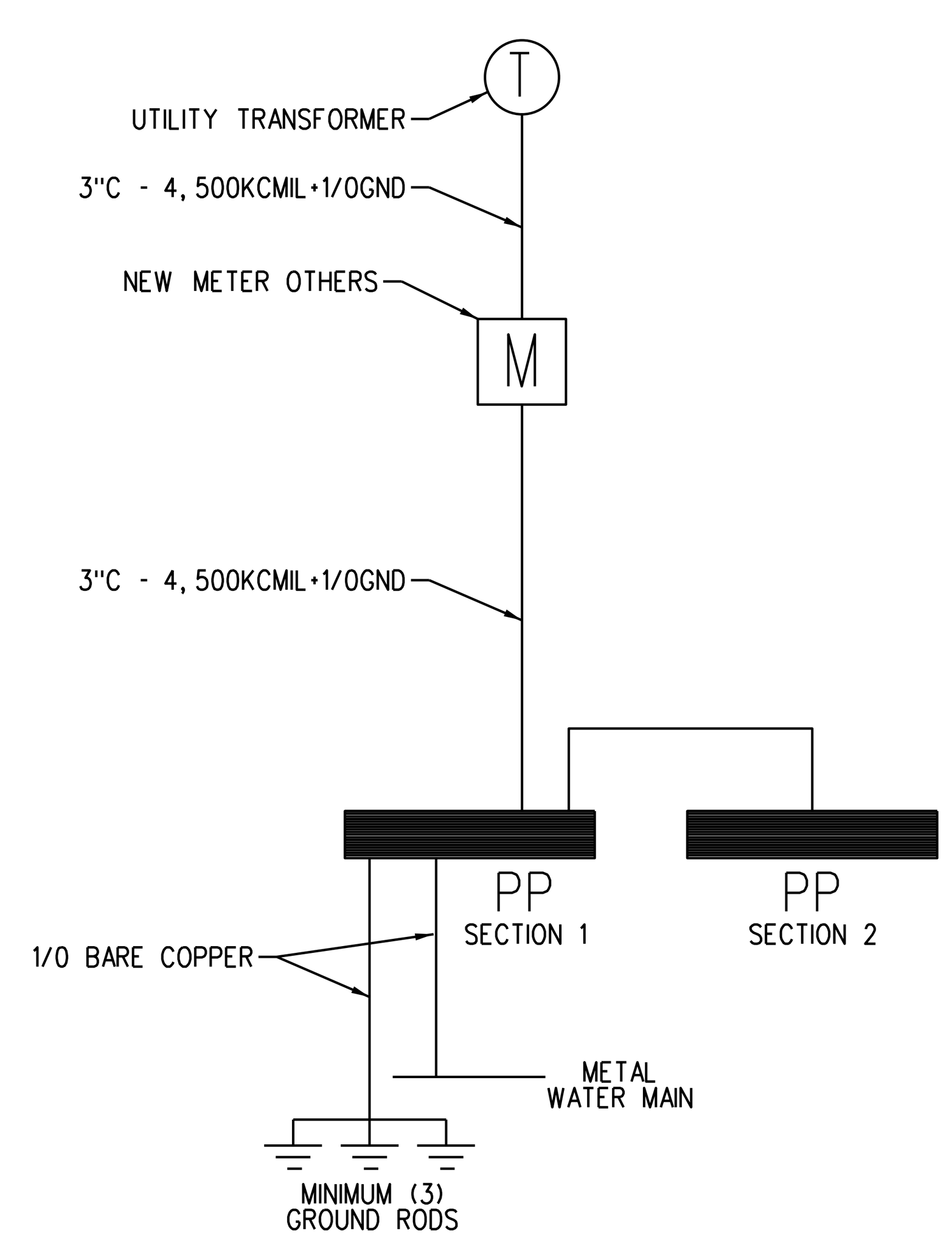
BRANCH CIRCUIT WIRING SHALL CONSIST OF (1)1/2"C-2#12AWG+1#12GND UNLESS OTHER WISE NOTED. (*)ASTERISK DENOTED #10AWG FOR ALL CIRCUITS CONTAINED IN HOME RUN. (**)DOUBLE ASTERISK DENOTES (1)3/4"C-2#8AWG+1#10GND.

PROVIDE EQUIPMENT GROUNDS IN ACCORDANCE WITH NFPA 70, ARTICLE 250.

- CTV — CABLE TV JUNCTION BOX "CTV", SIZE AS REQUIRED BY CABLE UTILITY
- TV — TV OUTLET LOCATION, CABLE AND JACKS BY EC
- TCP — TEMPERATURE CONTROL PANEL, PROVIDED BY MC WIRED BY EC
- PUSHBUTTON FOR ELECTRICALLY OPERATED DOOR, FURN W/ DOOR OPERATOR, WIRED BY EC
- DOOR PUSHBUTTON-DOORBELL
- DOOR ELECTRIC STRIKE
- S — DOOR CHIME WITH STROBE-ADA COMMUNICATIONS REQUIREMENT
- A, D, F a — LIGHTING FIXTURES, CAPITAL LETTERS DENOTE TYPE PER LIGHTING FIXTURE SCHEDULE. LOWER CASE LETTERS INDICATE SWITCH CONTROL. "ab" INDICATES INBOARD LAMPS CONTROLLED BY OUTBOARD SWITCHED "a" AND "b". DIAGONAL INDICATED NIGHT LIGHT (UNSWITCHED)
- SELF CONTAINED EMERGENCY LIGHT W/2 HEADS DUAL-LITE (LED) MODEL LZ25I-03L, 25 WATTS FOR 90 MINUTES, COLOR BY ARCHITECT
- BATT — EMERGENCY LIGHTING BATTERY PACK DUAL-LITE No LM130-12VI-0 SELF-DIAGNOSTIC
- INTERIOR REMOTE HEAD DUAL-LITE (LED) MODEL No CPRD 1203L, COLOR BY ARCHITECT
- EXTERIOR REMOTE HEAD DUAL-LITE (LED) MODEL No OCRD 1203L COLOR BY ARCHITECT
- EXIT LIGHT FIXTURE, UNSWITCHED, DUAL-LITE LX-U-R-W-E OR APPROVED EQUAL
- EXIT/ EMERGENCY LIGHT COMBO, DUAL-LITE No EVCU-R-D4-IOR APPROVED EQUAL COLOR BY ARCHITECT
- SECURITY CAMERA LOCATION, COORDINATE AND PROVIDE DUPLEX RECEPTACLE, DATA AND CONDUIT PER MANUFACTURERS RECOMMENDATIONS
- DT, PIR, MS — CEILING MOUNTED MOTION SENSOR (WATTSTOPPER OR EQUAL) CORRIDORS: WT-2255 SENSOR & B120E-P POWER PACK. OTHER COMMON SPACES: WT-605 SENSOR & B120E-P POWER PACK. SENSORS AND RELAYS TO CONTROL CIRCUITS IN SPACES INDICATED. DEVICES SHALL PROVIDE FULL COVERAGE IN AREAS INSTALLED. DT INDICATES DUAL TECHNOLOGY PIR INDICATED PASSIVE INFRARED TECHNOLOGY
- S_{MS} — WALL MOUNTED SWITCH MOTION SENSOR. MOUNT AT 48" AFF UNLESS OTHER WISE NOTED
- S_o, S, S_4, S_3 — SINGLE POLE SWITCH, 120V, 20A, SPEC GRADE, GROUNDING TYPE, MOUNT 48" AFF, 3=3-WAY, 4=4-WAY, LOWER CASE LETTER INDICATES FIXTURE OR CONTROLLED LOAD.
- S_{PL} — SWITCH WITH PILOT LIGHT, SWITCH SHALL BE PROVIDED W/ ENGRAVED NAMEPLATE IDENTIFYING USE
- S_{RF} — REMOTE RANGE HOOD FAN SWITCH, CONNECT TO HOOD FAN THRU HOOD JUNCTION BOX.
- S_{RL} — REMOTE RANGE HOOD LIGHT SWITCH, CONNECT TO HOOD LIGHT THRU JUNCTION BOX.
- S_B — BURNER SAFETY SWITCH, PROVIDE WITH RED PLATE, MOUNTED 72" AFF
- D_o, D, D_4, D_3 — SINGLE POLE DIMMER SWITCH, 120V, 20A, SPEC GRADE, GROUNDING TYPE, MOUNT 48" AFF, 3=3-WAY, 4=4-WAY, LOWER CASE LETTER INDICATES FIXTURE OR CONTROLLED LOAD.
- PC — PHOTOCELL
- LC — LIGHTING CONTACTOR
- TC — TIMECLOCK
- TELEPHONE/DATA DUAL JACK, MOUNT 18"AFF, RUN TWO CAT 5E CABLES BACK TO TBB
- DATA JACK, RUN TWO CAT 5E CABLES BACK TO TBB.
- CL — FLUSH FLOOR MOUNTED TELEPHONE/DATA DUAL JACK, RUN TWO CAT 5E CABLES BACK TO TBB. "CL" DENOTES CEILING MOUNTED
- TELEPHONE JACK, MOUNT 18"AFF UNLESS NOTED OTHERWISE, RUN ONE CAT 5E CABLE BACK TO TBB.
- TELEPHONE BACK BOARD
- W — WiFi ROUTER, OCE CAT 5E CABLE BACK TO TBB OR IT ROOM. MOUNT ABOVE CEILING, "W" DENOTES WALL MOUNTED AT 72" AFF
- IP — INTERCOM PANEL IN UNIT
- IC — INTERCOM PANEL AT RECEPTION
- FACP — FIRE ALARM CONTROL PANEL
- ANN — FIRE ALARM ANNUNCIATOR PANEL
- FEM — FIRE EXTINGUISHER ELECTRONIC MONITOR-SHALL BE ACCOMPLISHED THROUGH USE OF AN ADDRESSABLE INTERFACE DEVICE AND SHALL PROVIDE INPUT TO THE FACP
- 30, MH, CL, F — FIRE ALARM AUDIO/VISUAL, MOUNT 6'-8"AFF, NUMBER DENOTES CANDELA RATING. "MH" DENOTES MINIHORN, "CL" DENOTED CEILING MOUNTED. NO DESIGNATION EQUALS 15cd
- F — FIRE ALARM PULL STATION, MOUNT 48"AFF
- 15, CL, S — FIRE ALARM VISUAL STROBE ONLY, FLUSH MOUNT 6'-8" AFF, NUMBER DENOTES CANDELA RATINGS. "CL" DENOTES CEILING MOUNTED
- SD/CO — SYSTEM CONNECTED SMOKE / CARBON MONOXIDE DETECTOR, PHOTOELECTRIC TYPE
- 135° HD — SYSTEM CONNECTED FIXED TEMPERATURE HEAT DETECTOR
- SD — SMOKE DETECTOR, PHOTOELECTRIC TYPE, SYSTEM CONNECTED.
- ER SD — SMOKE DETECTOR, PHOTOELECTRIC TYPE, SYSTEM CONNECTED. "ER" DENOTES ELEV RECALL
- SB SD — SYSTEM CONNECTED SMOKE DETECTOR, PHOTOELECTRIC TYPE, WITH SOUNDER BASE
- CO — CARBON MONOXIDE DETECTOR
- SD — DUCT SMOKE DETECTOR & TEST STATION
- FD/SD — FIRE/SMOKE DAMPER, SUPPLIED AND INSTALLED BY MECHANICAL CONTRACTOR. ELECTRICAL CONTRACTOR TO PROVIDE ALL WIRING CONNECTIONS AND FIRE ALARM DUCT SMOKE DETECTORS, ADDRESSABLE MODULES AND PROGRAMMING.
- F — SPRINKLER SYSTEM FLOW SWITCH
- T — SPRINKLER SYSTEM TAMPER SWITCH

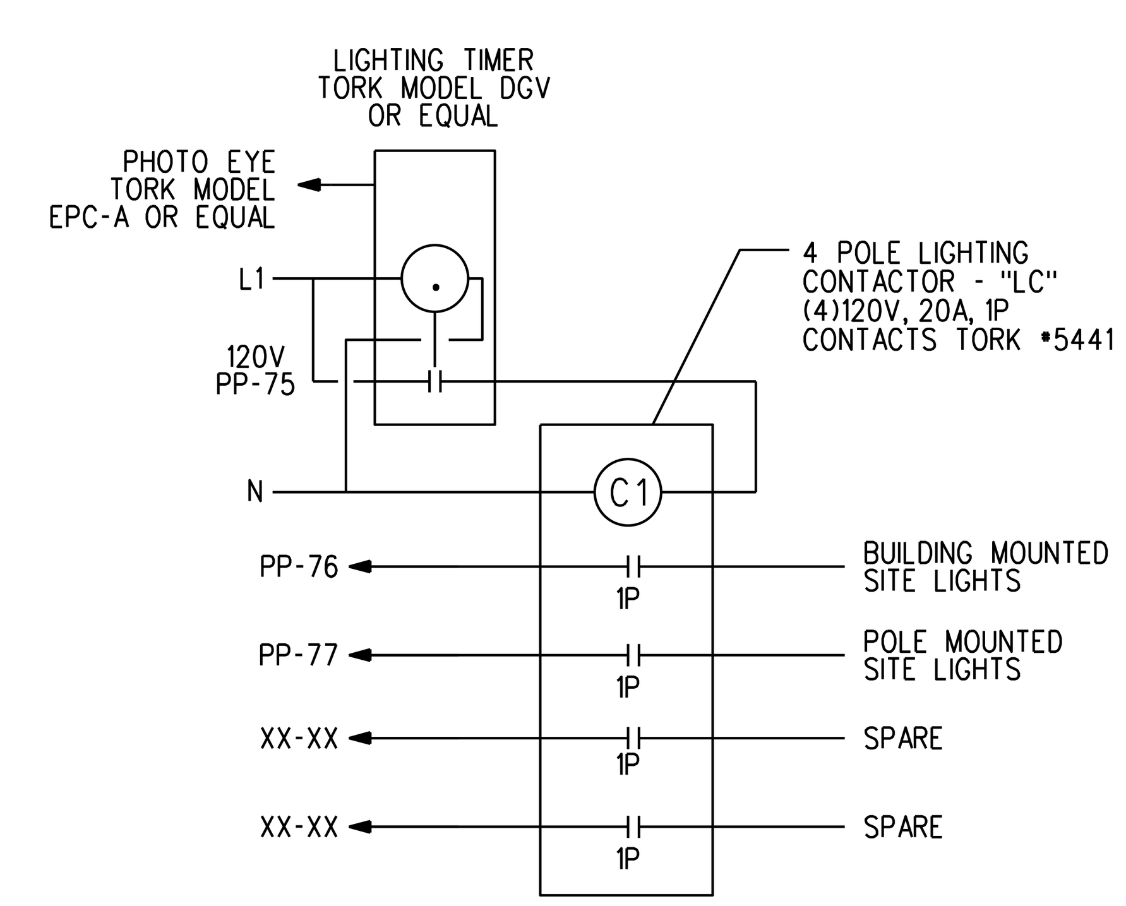
SUPPLIED BY SPRINKLER CONTRACTOR WIRED BY EC, VERIFY LOCATIONS WITH SPRINKLER CONTRACTOR.

- M — MAGNETIC DOOR HOLD
- N — NURSE CALL BASE STATION
- NC — NURSE CALL PULL STATION
- N — NURSE CALL ANNUNCIATOR LIGHT



ONE LINE DIAGRAM

SCALE: NONE



LIGHTING CONTACTOR "LC" DETAIL (EXTERIOR LIGHTING)

SCALE: NONE

PROVIDE BODINE GTD20 BYPASS RELAY FOR BUILDING LIGHTS (GENERATOR OPERATED). PROVIDE 25 AMPERE CIRCUIT BREAKERS FOR BRANCH CIRCUITS.

STATE OF MAINE
STEVEN JOHNSON
#8488
LICENSED PROFESSIONAL ENGINEER

BENNETT ENGINEERING
MECHANICAL · ELECTRICAL
(207) 865-9475

ALLAGASH FITNESS
TENANT IMPROVEMENTS
81 INDUSTRIAL WAY PORTLAND, MAINE 04103

ELECTRICAL NOTES, LEGEND & DETAILS

Date Drawn - 8-31-15

Drawn By - CAT

Revised - FOR CONSTRUCTION

Project # 3753

Scale - AS NOTED

Sheet Number - E3