



Glenn Harmon &lt;gharmon@portlandmaine.gov&gt;

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## 71 Caddie Lane plans review

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**Michael Charek** <mcharek@me.com>

Wed, Oct 18, 2017 at 4:50 PM

To: gharmon@portlandmaine.gov

Cc: Robert Gaudreau &lt;bob@hardypond.com&gt;, Andrew Keeley &lt;kecak14@gmail.com&gt;

Mr. Harmon,

Pursuant to your email of October 5 and our phone conversation of October 6 and to reflect additional information that has come to light, we have made changes to the drawings as outlined below. We are including drawings that have not been revised so that you can have a complete set, hopefully not jumbled in the City system as was the case when we spoke.

I have attached the following drawing sheets, to replace previous versions:

**Architectural Drawings:**

- A1 Floor Plans and Notes.pdf
- A2 Life Safety and Code Plans.pdf
- A3 Sections and Elevations.pdf
- A4 Enlarged Plans and Elevations.pdf
- A5 Partition Types.pdf
- A6 Door Schedule.pdf

**Structural Drawings:**

- S100 General Notes and Part Framing Plan.pdf
- S101 Wall Sections and Details.pdf
- S102 Shear Wall Framing Elevations.pdf
- S103 Opening Framing Elevations.pdf
- S104 Typical Framing Details.pdf

**Changes to drawings:****Sheet A1**

- Added a partition and door to enclose the kitchen, shortening the dead end corridor to less than 20 feet.
- Moved opposing pairs of doors in the first floor corridors so they are not directly opposite each other.
- Your question 1 on the second floor plan was already partially addressed in the shell permit. Details have been added to the partition types that show the exterior wall finish detail: 1 1/2" deep hat channels run vertically at 24 inch horizontal spacing with Class "A" PVC panels running horizontally floor to ceiling. Class "A" PVC panels have been added to other partition details.
- Your question 2 marked on the second floor plan was already addressed in the shell permit.
- For your question 3 on the second floor plan we discussed the process operation—marijuana cultivation (medical for now, recreational in the future) by a small crew of fewer than a dozen people most of the time, moving throughout the building as needed. You said you consider that question answered.
- Drawing is dated 10/18/17.

**Sheet A2**

- Because the industrial / factory use is now on two stories, a manually initiated fire alarm system is needed. The Life Safety plans have been revised to include fire alarm components, and to reflect changes to the floor plan layouts as noted above.
- Drawing is dated 10/18/17.

**Sheet A3**

- No change, but I am including it with the revised drawings to replace what you have on file.
- Drawing is dated 10/18/17.

## Sheet A4

- No change, but I am including it with the revised drawings to replace what you have on file.
- Drawing is dated 10/18/17.

## Sheet A5

- Partition types have been revised to show Class "A" PVC panels in various locations.
- Fire rated bearing walls are now detailed to show gypsum board extending to the underside of the floor deck above on both sides of the wall.
- Drawing is dated 10/18/17.

## Sheet A6

- Fire rated bearing wall is now detailed to show gypsum board extending to the underside of the floor deck above on both sides of the wall.
- Interior finishes on exterior walls are shown.
- Drawing is dated 10/18/17.

## Sheet S100

- Framing Plan updated to reflect changes in Floor Plan.
- On Framing Plan notes, steel deck changed from 24 gauge to 22 gauge.
- On Framing Plan, note added and keyed indicating plywood over steel deck.
- Drawing is dated 10/18/17.

## Sheet S101

- Detail 7 added showing tie-in of floor framing to building steel frame.
- Drawing is dated 10/18/17.

## Sheet S102

- No change, but I am including it with the revised drawings to replace what you have on file.
- Drawing is dated 10/18/17.

## Sheet S103

- No change, but I am including it with the revised drawings to replace what you have on file.
- Drawing is dated 10/18/17.

## Sheet S104

- No change, but I am including it with the revised drawings to replace what you have on file.
- Drawing is dated 10/18/17.












Please let me know if you need anything else to complete your review.

Thank you.

Michael R. Charek, AIA  
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**11 attachments**

-  **A1 Floor Plans and Notes.pdf**  
112K
-  **A2 Life Safety and Code Plans.pdf**  
101K
-  **A3 Sections and Elevations.pdf**  
85K
-  **A4 Enlarged Plans and Elevations.pdf**  
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268K