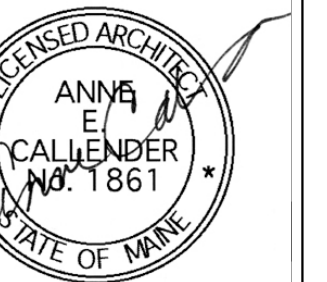


RENOVATIONS TO MEDICAL OFFICES FOR NEW ENGLAND FOOT & ANKLE SPECIALISTS

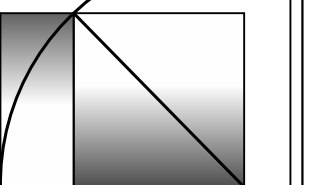
117 AUBURN STREET PORTLAND MAINE, 04103

ISSUED FOR PERMIT
MARCH 6, 2017
REVISED 5-1-2017, REVISED 7-17-17

MEDICAL OFFICES FOR
NEW ENGLAND FOOT & ANKLE
SPECIALISTS
PORTLAND, MAINE
04103
RENOVATIONS TO
117 AUBURN STREET

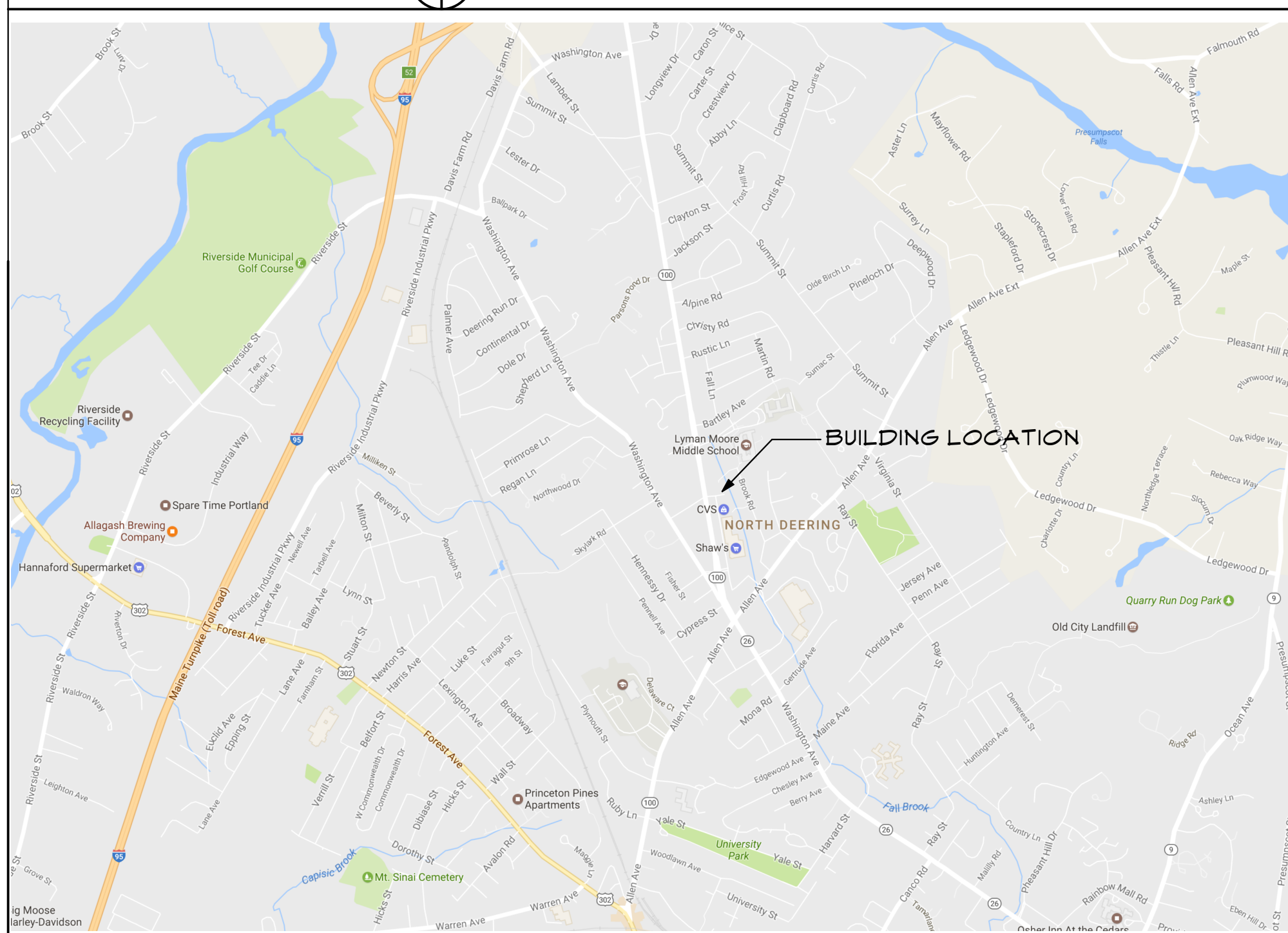


WHIPPLE
CALLENDER
ARCHITECTS



136 PLEASANT AVE.
PORTLAND, ME 04103
P 207.775.2696
F 207.775.3631
www.whipplecallender.com

VICINITY MAP N.T.S.



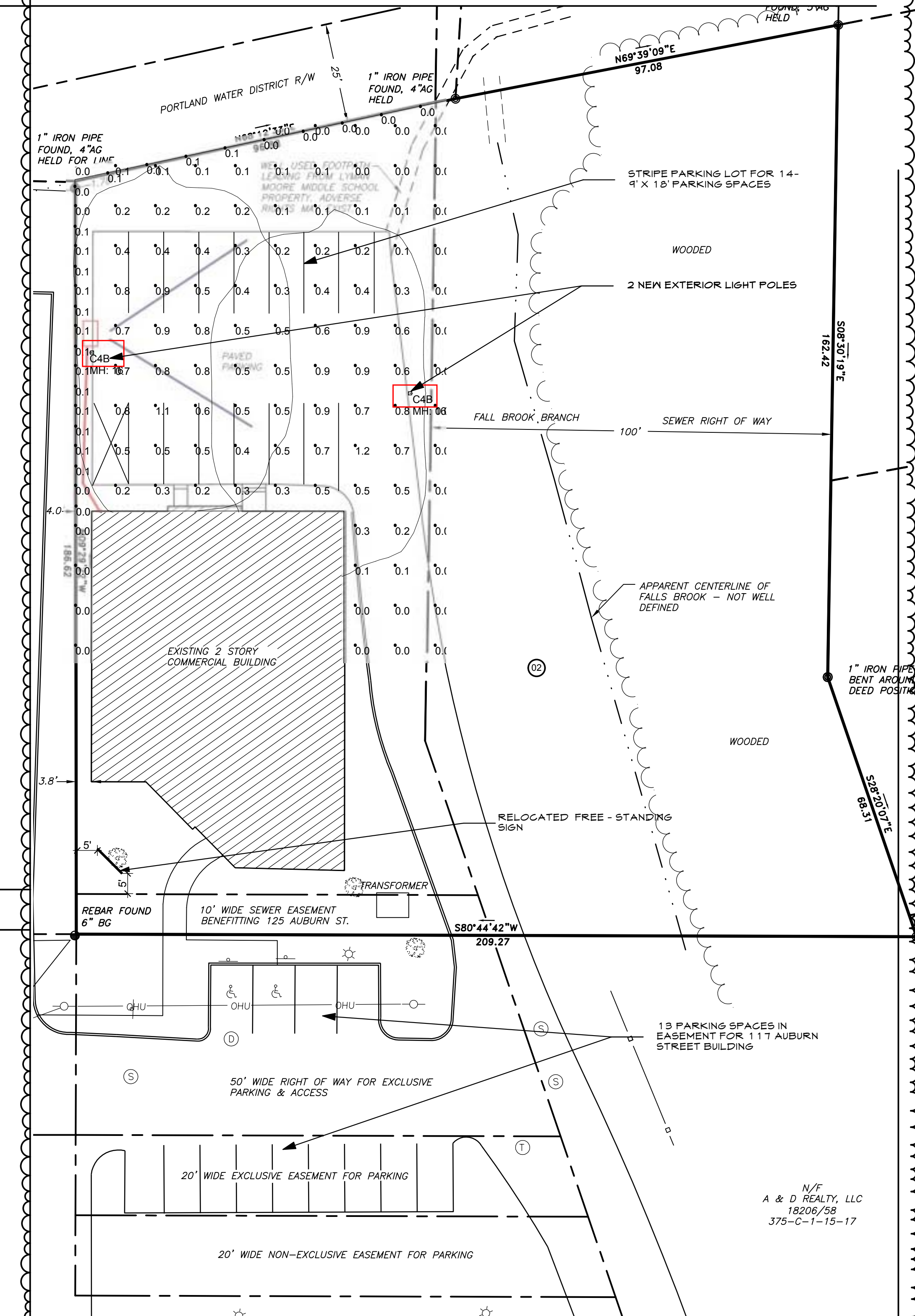
GENERAL NOTES

- VERIFY ALL DIMENSIONS IN THE FIELD. REPORT ALL DISCREPANCIES TO ARCHITECT PRIOR TO COMMENCEMENT WITH WORK.
- NOT ALL EXISTING CONDITIONS MAY HAVE BEEN PICKED UP DURING FORMATION OF AS-BUILT DRAWINGS. PLEASE BRING ANY UNDOCUMENTED CONDITION TO ARCHITECT'S ATTENTION BEFORE COMMENCING OR PROCEEDING WITH WORK WHERE A CONFLICT MAY OCCUR.
- NOTED DIMENSIONS TAKE PRECEDENT OVER SCALED DIMENSIONS. LARGE DETAILS TAKE PRECEDENT OVER SMALL SCALED DETAILS.
- ALL NEW CONSTRUCTION DIMENSIONS ARE ROUGH OPENINGS UNLESS NOTED OTHERWISE. DIMENSIONS TO EXISTING WALL CONSTRUCTION ARE TO FINISH SURFACE.
- NO SMOKING WILL BE ALLOWED ON SITE.
- PROVIDE SOLID BLOCKING FOR ALL CABINETS AND ACCESSORIES. REVIEW INTERIOR ELEVATIONS AND DETAILS FOR LOCATIONS.
- REMOVE ABANDONED UTILITIES AND WIRING SYSTEMS.
- SURVEY EXISTING CONDITIONS AND CORRELATE WITH DRAWINGS AND SPECIFICATIONS TO VERIFY EXTENT OF DEMOLITION REQUIRED.
- PERFORM DEMOLITION OPERATIONS BY METHODS WHICH DO NOT ENDANGER ADJACENT SPACES, STRUCTURES, OR THE PUBLIC.
- PATCH ALL HOLES, WALLS, AND CRACKS IN ROOMS BEFORE PAINTING

PROJECT DATA

ZONING: RP RESIDENTIAL PROFESSIONAL
PARKING: 1 SPACE FOR EVERY 400 SF OF OFFICE: 25 SPACES
BOOK & PAGE 26056/043
BLDG USE: OFFICE & BUSINESS
FIRE SPRINKLERS: SPRINKLED
YEAR BUILT 1980
TOTAL SQUARE FEET 10,038 SF
ACRES 0.9116
BUILDING STYLE: 2 STORY STEEL FRAMED WITH BRICK VENEER AND CAST-IN PLACE CONCRETE FOUNDATIONS & FLOOR SLABS
TYPE CONSTRUCTION: 2 B

SITE SKETCH



PROJECT TEAM:

OWNER: NEW ENGLAND FOOT & ANKLE SPECIALISTS
ARCHITECT: WHIPPLE - CALLENDER ARCHITETS
136 PLEASANT AVENUE PORTLAND, ME 04103
207-775-2696
ELECTRICAL ENGINEER: BENNETT ENGINEERING
PO BOX 297 FREEPORT, ME 04032
207 865 9475
CONTRACTOR: PERSPECTIVE CONSTRUCTION MANAGEMENT COMPANY
1263 ROOSEVELT TRAIL RAYMOND, ME 04071
207-894-2008

SHEET INDEX

ID	Name
A0.1	TITLE SHEET
	SURVEY
A 1.1	FIRST FLOOR PLAN
A 1.1.a	FIRST FLOOR TRAVEL DISTANCES
A 1.2	SECOND FLOOR PLAN
A 1.2.a	SECOND FLOOR TRAVEL DISTANCE
A 1.3	FIRST FLOOR DEMO
A 1.3.1	SECOND FLOOR DEMO
A 1.4	FIRST FLOOR REFLECTED CEILING PLAN
A 1.4.1	SECOND FLOOR REFLECTED CEILING PLAN
A 1.5	FIRST FLOOR FURNITURE & FINISH PLAN
A 1.6	SECOND FLOOR FURNITURE & FINISH PLAN
A 2.1	INTERIOR ELEVATIONS
A 2.2	INTERIOR ELEVATIONS
A 3.1	DETAILS
A 4.1	DOOR SCHEDULE
LS2.1	FIRST FLOOR LIFE SAFETY
LS2.2	SECOND FLOOR LIFE SAFETY
DE 1.1	FIRST FLOOR ELECTRICAL DEMO PLAN
DE 1.2	SECOND FLOOR ELECTRICAL DEMO
E 1.1	FIRST FLOOR LIGHTING PLAN
E 1.2	SECOND FLOOR LIGHTING PLAN
E 2.1	FIRST FLOOR POWER
E 2.2	SECOND FLOOR POWER
ES.1	ELECTRICAL NOTES, LEGEND & ABBREV.

APPLICABLE CODES

ALL CODES REFERENCED ARE TO BE USED AS AMENDED BY THE STATE OF MAINE AND LOCAL JURISDICTION.
IBC 2009, IEBC 2009
NFPA 101-2015
MAINE STATE PLUMBING CODE
PORTLAND ZONING ORDINANCE

SCOPE OF WORK

RENOVATE EXISTING MEDICAL OFFICE SPACE ON 1ST FLOOR (4,897 SF)
RENOVATE PARTIAL SECOND FLOOR MEDICAL OFFICE INTO KITCHEN AREA, STAFF BATHROOM AND CONFERENCE ROOM (522 SF)
UPGRADE FIRE ALARM, ELECTRICAL, HVAC & SPRINKLER SYSTEMS
ROOF & WINDOW REPAIRS TO BUILDING

DATE	DESCRIPTION
2-28-2017	ISSUED FOR STATE FIRE PERMIT
3-4-2017	ISSUED FOR PERMIT W/ SURVEY
4-4-2017	REVISION #1
4-10-2017	REVISION #2
4-25-2017	REVISION #3
5-1-2017	SECOND FLOOR TENANT FIT-UP
7-17-2017	EXTERIOR SIGNAGE & LIGHTING

CHECKED BY: AEC
DRAWN BY: CLL
JOB: NEF
SHEET TITLE: TITLE SHEET

N/F
A & D REALTY, LLC
18206/58
375-C-1-15-17

A0.1