

**City of Portland, Maine - Building or Use Permit Application**

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 01-1106	Issue Date:	CBL: 375 C001001
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Location of Construction: 77 Auburn St	Owner Name: Shaw's Realty Company	Owner Address: Po Box 600	Phone: 207- 797 5409
Business Name: n/a	Contractor Name: Pacific West Construction	Contractor Address: 2124 W Chenago Ave Littleton	Phone: 8003982022
Lessee/Buyer's Name n/a	Phone: n/a	Permit Type: Alterations - Commercial	Zone: B-2

Past Use: Commercial / Pharmacy	Proposed Use: Commercial / Pharmacy; interior upgrade, renovations.	Permit Fee: \$294.00	Cost of Work: \$45,000.00	CEO District: 2
Proposed Project Description: Renovate / Upgrade Pharmacy		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: B/m Type: 2C PERMIT ISSUED WITH REQUIREMENTS 9/10/01	
		Signature: <i>[Signature]</i>	Signature: <i>[Signature]</i>	
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)				
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied				
Signature: _____ Date: _____				

Permit Taken By: gg	Date Applied For: 09/07/2001	<b>Zoning Approval</b>		
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<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building permits do not include plumbing, septic or electrical work.</p> <p>3. Building permits are void if work is not started within six (6) months of the date of issuance. False information may invalidate a building permit and stop all work..</p>	<p><b>Special Zone or Reviews</b></p> <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <input type="checkbox"/> Maj <input type="checkbox"/> Min <input type="checkbox"/> MM <input type="checkbox"/> Denial <i>OK with cond</i> Date: <i>9/10/01</i>	<p><b>Zoning Appeal</b></p> <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied Date: _____	<p><b>Historic Preservation</b></p> <input checked="" type="checkbox"/> Not in District or Landmark <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied Date: _____
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**PERMIT ISSUED WITH REQUIREMENTS**

**CERTIFICATION**

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the application is issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provision of the code(s) applicable to such permit.

SIGNATURE OF APPLICANT	ADDRESS	DATE	PHONE
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE		DATE	PHONE

# All Purpose Building Permit Application

If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Location/Address of Construction: 77 Auburn St. Portland, ME 04103

Total Square Footage of Proposed Structure Pharmacy alter; 619 SQ FT Square Footage of Lot

Tax Assessor's Chart, Block & Lot Chart# 375 Block# C Lot# 001 Owner: CVS/Pharmacy Telephone: 207-797-5409

Lessee/Buyer's Name (If Applicable) N/A Applicant name, address & telephone: Pacific West Coast 2124 W. Chenango 303-798-Littleton CO 80160 5001 Cost Of Work: \$ 45,000.<sup>00</sup> Fee: \$ 294.

Current use: Pharmacy  
If the location is currently vacant, what was prior use: N/A  
Approximately how long has it been vacant: N/A  
Proposed use: Pharmacy  
Project description:  
Upgrade / Alter Pharmacy

Contractor's name, address & telephone:  
Who should we contact when the permit is ready: Larry Lee  
Mailing address:  
2124 W. Chenango Littleton CO 80160 Phone: 303-798-5001

IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.

I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in this application is issued, I certify that the Code Official's authorized representative shall have the authority to enter all areas covered by this permit at any reasonable hour to enforce the provisions of the codes applicable to this permit.

Signature of applicant: [Signature] Date: 8/31/01

This is not a permit, you may not commence ANY work until the permit is issued  
9/7/01  
Gayb

BUILDING PERMIT REPORT

DATE: 10 Sept. 01 ADDRESS: 77 Auburn ST. CBL: 375-C-001

REASON FOR PERMIT: Interior renovations.

BUILDING OWNER: Shaw's Realty Company

PERMIT APPLICANT: \_\_\_\_\_ CONTRACTOR Pacific West Const.

USE GROUP: 01m CONSTRUCTION TYPE: 2C CONSTRUCTION COST: 45,000.00 PERMIT FEES 294.00

The City's Adopted Building Code (The BOCA National Building Code/1999 with City Amendments)  
 The City's Adopted Mechanical Code (The BOCA National Mechanical Code/1993)

CONDITION(S) OF APPROVAL

This permit is being issued with the understanding that the following conditions shall be met: X1, X2, 22, 24, 23  
X28, X30, X31, X83, X35, X38

- X1 This permit does not excuse the applicant from meeting applicable State and Federal rules and laws.
2. Before concrete for foundation is placed, approvals from the Development Review Coordinator and Inspection Services must be obtained. (A 24 hour notice is required prior to inspection) **"ALL LOT LINES SHALL BE CLEARLY MARKED BEFORE CALLING."**
3. Foundation drain shall be placed around the perimeter of a foundation that consists of gravel or crushed stone containing not more than 10 percent material that passes through a No. 4 sieve. The drain shall extend a minimum of 12 inches beyond the outside edge of the footing. The thickness shall be such that the bottom of the drain is not higher than the bottom of the base under the floor, and that the top of the drain is not less than 6 inches above the top of the footing. The top of the drain shall be covered with an approved filter membrane material. Where a drain tile or perforated pipe is used, the invert of the pipe or tile shall not be higher than the floor elevation. The top of joints or top of perforations shall be protected with an approved filter membrane material. The pipe or tile shall be placed on not less than 2" of gravel or crushed stone, and shall be covered with not less than 6" of the same material. Section 1813.5.2
4. Foundations anchors shall be a minimum of 1/2" in diameter, 7" into the foundation wall, minimum of 12" from corners of foundation and a maximum 6' O.C. between bolts. Section 2305.17
5. Waterproofing and dampproofing shall be done in accordance with Section 1813.0 of the building code.
6. Precaution must be taken to protect concrete and masonry. Concrete Sections 1908.9-19.8.10/ Masonry Sections 2111.3-2111.4.
7. It is strongly recommended that a registered land surveyor check all foundation forms before concrete is placed. This is done to verify that the proper setbacks are maintained.
8. Private garages located beneath habitable rooms in occupancies in Use Group R-1, R-2, R-3 or I-1 shall be separated from adjacent interior spaces by fire partitions and floor/ceiling assembly which are constructed with not less than 1-hour fire resisting rating. Private garages attached side-by-side to rooms in the above occupancies shall be completely separated from the interior spaces and the attic area by means of 1/2 inch gypsum board or the equivalent applied to the garage side. (Chapter 4, Section 407.0 of the BOCA/1999)
9. All chimneys and vents shall be installed and maintained as per Chapter 12 of the City's Mechanical Code. (The BOCA National Mechanical Code/1993). Chapter 12 & NFPA 211
10. Sound transmission control in residential building shall be done in accordance with Chapter 12, Section 1214.0 of the City's Building Code.
11. Guardrails & Handrails: A guardrail system is a system of building components located near the open sides of elevated walking surfaces for the purpose of minimizing the possibility of an accidental fall from the walking surface to the lower level. Minimum height all Use Groups 42". In occupancies in Use Group A, B.H-4, I-1, I-2, M, R, public garages and open parking structures, open guards shall have balusters or be of solid material such that a sphere with a diameter of 4" cannot pass through any opening. Guards shall not have an ornamental pattern that would provide a ladder effect. Handrails shall be a minimum of 34" but not more than 38". Exception: Handrails that form part of a guard shall have a height not less than 36 inches (914 mm) and not more than 42 inches (1067 mm). Handrail grip size shall have a circular cross section with an outside diameter of at least 1 1/4" and not greater than 2". (Sections 1021 & 1022.0). Handrails shall be on both sides of stairway. (Section 1014.7) R-3 (ONE & TWO FAMILY DWELLINGS) GUARD HEIGHT IS 36" MINIMUM.
12. Headroom in habitable space is a minimum of 7'6". (Section 1204.0)
13. Stair construction in Use Group R-3 & R-4 is a minimum of 10" tread and 7 1/4" maximum rise. All other Use Group minimum 11" tread, 7" maximum rise. (Section 1014.0)
14. The minimum headroom in all parts of a stairway shall not be less than 80 inches. (6'8") 1014.4
15. The Minimum required width of a corridor shall be determined by the most restrictive of the criteria ~~either~~ section 1011.3 but not less than 36".
16. Every sleeping room below the fourth story in buildings of Use Groups R and I-1 shall have at least one operable window or exterior door approved for emergency egress or rescue. The units must be operable from the inside without the use of special knowledge or separate tools. Where windows are provided as means of egress or rescue they shall have a sill height not more than 44 inches (1118mm) above the floor. All egress or rescue windows from sleeping rooms shall have a minimum net clear opening height dimension of 24 inches (610mm). The minimum net clear opening width dimension shall be 20 inches (508mm), and a minimum net clear opening of 5.7 sq. ft. (Section 1010.4)
17. Each apartment shall have access to two (2) separate, remote and approved means of egress. A single exit is acceptable when it exits directly from the apartment to the building exterior with no communications to other apartment units. (Section 1010.1)
18. All vertical openings shall be enclosed with construction having a fire rating of at least one (1) hour, including fire doors with self closure's. (Over 3 stories in height requirements for fire rating is two (2) hours. (Section 710.0)
19. The boiler shall be protected by enclosing with (1) hour fire rated construction including fire doors and ceiling, or by providing automatic extinguishment. (Table 302.1.1)

20. All single and multiple station smoke detectors shall be of an approved type and shall be installed in accordance with Building Code Chapter 9, Section 920.3.2 (BOCA National Building Code/1999), and NFPA 101 Chapter 18 & 19. (Smoke detectors shall be installed and maintained at the following locations):
  - In the immediate vicinity of bedrooms
  - In all bedrooms.
  - In each story within a dwelling unit, including basements
- X 21. A portable fire extinguisher shall be located as per NFPA #10. They shall bear the label of an approved agency and be of an approved type. (Section 921.0)
22. The Fire Alarm System shall be installed and maintained to NFPA #72 Standard.
23. The Sprinkler System shall be installed and maintained to NFPA #13 Standard.
- X 24. All exit signs, lights and means of egress lighting shall be done in accordance with Chapter 10 Section & Subsections 1023.0 & 1024.0 of the City's Building Code. (The BOCA National Building Code/1999)
25. Section 25 - 135 of the Municipal Code for the City of Portland states, "No person or utility shall be granted a permit to excavate or open any street or sidewalk from the time of November 15 of each year to April 15 of the following year".
26. The builder of a facility to which Section 4594-C of the Maine State Human Rights Act Title 5 MRSA refers, shall obtain a certification from a design professional that the plans commencing construction of the facility, the builder shall submit the certification the Division of Inspection Services.
27. Ventilation and access shall meet the requirements of Chapter 12 Sections 1210.0 and 1211.0 of the City's Building Code. (Crawl spaces & attics).
- X 28. All electrical, plumbing and HVAC permits must be obtained by Master Licensed holders of their trade. No closing in of walls until all electrical (min. 72 hours notice) and plumbing inspections have been done.
29. All requirements must be met before a final Certificate of Occupancy is issued.
- X 30. All building elements shall meet the fastening schedule as per Table 2305.2 of the City's Building Code (The BOCA National Building Code/1996).
- X 31. Ventilation of spaces within a building shall be done in accordance with the City's Mechanical code (The BOCA National Mechanical Code/1993). (Chapter M-16)
32. Please read and implement the attached Land Use Zoning report requirements. *Separate permits are required for any New Signage*
- X 33. Boring, cutting and notching shall be done in accordance with Sections 2305.3, 2305.3.1, 2305.4.4 and 2305.5.1 of the City's Building Code.
34. Bridging shall comply with Section 2305.16.
- X 35. Glass and glazing shall meet the requirements of Chapter 24 of the building code. (Safety Glazing Section 2406.0)
- X 36. All flashing shall comply with Section 1406.3.10.
37. All signage shall be done in accordance with Section 3102.0 signs of the City's Building Code, (The BOCA National Building Code/1999).
- X 38. *This permit does not authorize the removal of any bearing walls.*

*[Signature]*  
 P. [Name], Building Inspector  
 Cc: Lt. McDougall, PFD  
 Marge Schmuckal, Zoning Administrator  
 Michael Nugent, Inspection Service Manager  
*[Signature]*

PSH 10/100

\*\*This permit is herewith issued, on the basis of plans submitted and conditions placed on these plans, any deviations shall require a separate approval.

\*\*\*THIS PERMIT HAS BEEN ISSUED WITH THE UNDERSTANDING THAT ALL THE CONDITIONS OF THE APPROVAL SHALL BE COMPLETED. THEREFORE, BEFORE THE WORK IS COMPLETED A REVISED PLAN OR STATEMENT FROM THE PERMIT HOLDER SHALL BE SUBMITTED TO THIS OFFICE SHOWING OR EXPLAINING THAT THE CONDITIONS HAVE BEEN MET. IF THIS REQUIREMENT IS NOT RECEIVED YOUR CERTIFICATE OF OCCUPANCY SHALL BE WITHHELD. ( You Shall Call for Inspections )

\*\*\*\*ALL PLANS THAT REQUIRE A PROFESSIONAL DESIGNER'S SEAL, (AS PER SECTION 114.0 OF THE BUILDING CODE) SHALL ALSO BE PRESENTED TO THIS DIVISION ON AUTO CAD LT. 2000, DXF FORMAT OR EQUIVALENT.

\*\*\*\*CERTIFICATE OF OCCUPANCY FEE \$50.00

DUPLICATE

GENERAL RECEIPT

# CITY OF PORTLAND, MAINE

DEPARTMENT Inspection DATE 9/  
RECEIVED FROM Ralph West Construction  
ADDRESS 17 Libby St

UNIT	ITEM	REVENUE CODE	DOLLAR AMOUNT
	<u>sewer</u>		<u>294.00</u>
	<u>Check # 11703</u>		
	<u>CBN: 315 C 001</u>		

CASH  CHECK  OTHER TOTAL 294.00

RECEIVED BY [Signature]

[Handwritten mark]



**PacificWest**  
Construction Corporation

9/5/01

Gale,

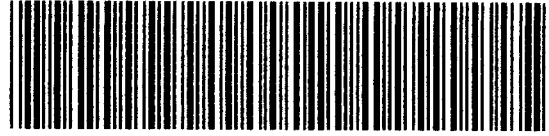
Thanks for your help.  
Here is the check. If you need  
anything else, please call me.

Larry Lee

1-800-398-2022

Re: CVS Pharmacy  
77 Auburn ST  
Portland, Me 04103

**AIRBORNE  
EXPRESS®**



Date Printed: Aug 31, 2001

Origin: **APA**

Airbill #: **58892456851**

From (Company):

PACIFIC WEST CONST  
2124 W CHENAGO AVE  
LITTLETON, CO 80120

Sent By: John Gordon

Phone #: 303-798-5001

Weight: 1 lbs

Bill To: Sender

Billing Ref:

To (Company):

City of Portland  
Room 315  
389 Congress St.  
Portland, ME 04101

Attention To: Building Dept.

Phone #: 207-874-8300

Service:

**E**

Special Service:

Route:

**PWMK 2Q**

LIGHTSHIP Ver. 2.07

*Fold Along This Line*

Description:

Insurance: Not Insured

**DO NOT PHOTOCOPY.**

Using a photocopy could delay the delivery of your package and will result in additional shipping charges.

Thank you for shipping with Airborne Express.

## SCOPE OF WORK

- REMOVE EXISTING GRILLE POCKETS AS SHOWN.
- REMOVE EXISTING GRILLE AND TRACK.
- REMOVE EXISTING CEILING GRID AND TILE IN PHARMACY AND PORTIONS IN RETAIL AFFECTED BY EXPANSION.
- REMOVE EXISTING LIGHT FIXTURES AS REQUIRED AND SAVE FOR REUSE.
- REMOVE EXISTING PHARMACY WING WALL AS SHOWN.
- REMOVE EXISTING PHARMACY GATES.
- REMOVE EXISTING DROP-OFF. SAVE FOR RELOCATION.
- REMOVE PHARMACY WORKBENCH & REDTOP AS SHOWN. SAVE RED TOP FOR RELOCATION.
- REMOVE EXISTING UNDERCABINETS AS DIRECTED BY PROJECT MANAGER.
- REMOVE EXISTING DUMMY BOX.
- REMOVE EXISTING CHECKOUT. SAVE FOR RELOCATION.
- REMOVE EXISTING SHELVING.
- REMOVE EXISTING PHARMACY SINK. SAVE FOR RELOCATION.
- REMOVE EXISTING PHARMACY COUNTERS.
- REMOVE EXISTING VALANCE, & VALANCE LETTERING, ETC.
- CONSTRUCT NEW PARTITIONS AS SHOWN.
- INSTALL (2) NEW GRILLE POCKETS AS SHOWN.
- INSTALL NEW SECURITY GRILLE AND TRACK.
- INSTALL NEW VALANCE AS SHOWN.
- PROVIDE NEW FOAM LETTERING AND LOCATE AS SHOWN.
- INSTALL NEW ACOUSTIC CEILING TILES AND LIGHTING FIXTURES AS SHOWN. (SEE PLAN B/RX-4)
- EXTEND PLATFORM TO ACCOMMODATE NEW PHARMACY LAYOUT.
- INSTALL / PROVIDE NEW FOAM BACKED CARPET FOR THE PHARMACY AREA AS SHOWN.
- RELOCATE REDTOP AS SHOWN.
- INSTALL NEW 18'-4"x30" WORKBENCH TOP AS SHOWN.
- INSTALL / RELOCATE UNDER CABINETS AS SHOWN.
- PROVIDE ALL NECESSARY WIRING REQUIRED FOR NEW I.A. UNITS.
- INSTALL (2) NEW I.A. CABINETS AS SHOWN.
- RELOCATE DROP-OFF AREA.
- INSTALL WAITING SCRIPTS.
- INSTALL NEW CONSULTATION AREA.
- INSTALL NEW UNIWEB.
- INSTALL NEW CENTER WORKSTATION AS SHOWN.
- INSTALL FILLMASTER TANK AND FILTER AS SHOWN.
- INSTALL FILLMASTER FAUCET AS SHOWN.
- INSTALL SCANMASTER UNIT AS SHOWN.
- RELOCATE EXISTING PHARMACY SINK. MODIFY PLUMBING AND CAP OFF ALL UNUSED PIPING PER STATE AND LOCAL PLUMBING CODES.
- PATCH AND REPAIR EXISTING RETAIL AND WAITING AREA CARPET AS REQUIRED.
- RELOCATE / INSTALL COOLERS AS SHOWN.
- PROVIDE A NEW LARGE REFRIGERATOR AS SHOWN.
- G.C. SHALL PROVIDE ADEQUATE AIR DIFFUSER & RETURN IN THE PHARMACY AREA AS SHOWN.
- CONTRACTOR SHALL FIELD VERIFY SCOPE OF WORK PRIOR OF ANY NEW WORK TO TAKE PLACE. NOTIFY ARCHITECT IMMEDIATELY IN CASE OF DISCREPANCY.



131'-1" OVERALL

44'-0"

45'-11"

39'-2"

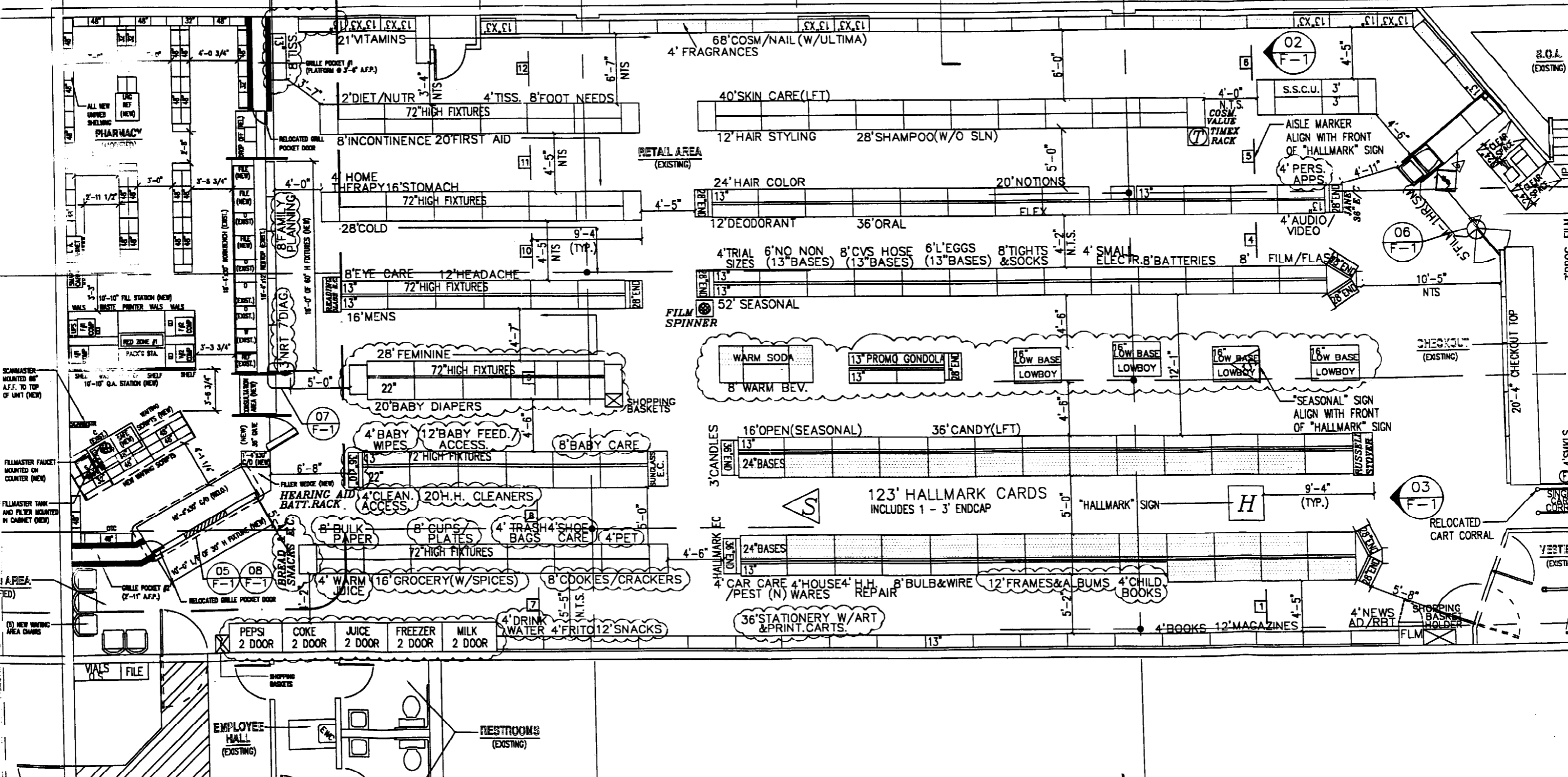


11'-5 1/2" RETAIL



VERIFY WITH PROJECT MGR. AS TO HOW FIXTURES IN THIS AREA ARE TO BE FASTENED TO WALL FOR SUPPORT

17'-8 1/2" BACK WALL TO FIXTURES (NEW)



S.O.A. (EXISTING)

7' PROC. FILM

STATO

4' SMKLS

VESTIB (EXISTING)

FLM

SCANNER MOUNTED 66" AFF. TO TOP OF UNIT (NEW)

FILLMASTER FAUCET MOUNTED ON COUNTER (NEW)

FILLMASTER TANK AND FILTER MOUNTED IN CABINET (NEW)

AREA (NEW)

(3) NEW WRITING AREA CHAIRS

EMPLOYEE HALL (EXISTING)

RESTROOMS (EXISTING)

CHECKOUT (EXISTING)

20'-4" CHECKOUT TOP

RELOCATED CART CORRAL

VESTIB (EXISTING)

FLM