

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

Please Read
Application And
Notes, If Any,
Attached

BUILDING INSPECTION

PERMIT

Permit Number: 070699

PERMIT ISSUED

JUL 23 2007

This is to certify that 1321 Associates, LLC/TBDhas permission to New rear entrance and install elevatorAT 15 Northport Dr (1321 Washington)

City of Portland 401 A005015

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of buildings and structures, and of the application on file in this department.

Apply to Public Works for street line and grade if nature of work requires such information.

Notification of inspection must be given and work on permit must be completed before this building or part thereof is closed or enclosed-in. NO NOTICE IS REQUIRED.

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

OTHER REQUIRED APPROVALSFire Dept. Greg Cross

Health Dept. _____

Appeal Board _____

Other _____

Department Name

[Signature]
Director - Building & Inspection Services
7/22/07

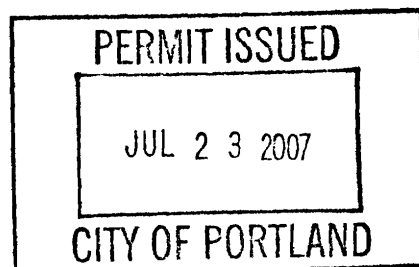
PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit Application

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

Permit No: 07-0699		Issue Date:		CBL: 401 A005015	
Location of Construction: 15 Northport Dr (1321 Washington		Owner Name: 1321 Associates, LLC		Owner Address: 1976 Washington Avenue	
Business Name:		Contractor Name: TBD		Contractor Address: Portland	
Lessee/Buyer's Name		Phone:		Permit Type: Alterations - Commercial	
Past Use: Commercial - office		Proposed Use: Commercial New rear entrance and install elevator		Permit Fee: \$1,720.00	
				Cost of Work: \$170,000.00	
				CEO District: 4	
Proposed Project Description: New rear entrance and install elevator		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <i>See Conditions</i>		INSPECTION: Use Group: <i>B</i> Type: <i>2B</i> <i>7/22/07</i> <i>ASSUMED</i>	
		Signature: <i>Greg Clark</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: dmartin	Date Applied For: 06/11/2007	Zoning Approval		
<ol style="list-style-type: none"> This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules. Building permits do not include plumbing, septic or electrical work. 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.. 		Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input checked="" type="checkbox"/> Site Plan Exemption <i>2007-0112</i> Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> <i>DEULCATION</i> Date: <i>6/18/07</i>	Zoning Appeal <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: _____	Historic Preservation <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 <i>ABH</i> Date: _____



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



General 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: <u>1321 Washington Ave</u>		
Total Square Footage of Proposed Structure <u>280</u>		Square Footage of Lot
Tax Assessor's Chart, Block & Lot Chart# Block# Lot#	Owner: <u>1321 associates LLC</u>	Telephone: <u>797-8898</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>1321 associates LLC</u> 1321 associates LLC	Cost Of Work: \$ <u>170,000</u> Fee: \$ _____ C of O Fee: \$ _____
Current legal use (i.e. single family) <u>Office</u> If vacant, what was the previous use? _____ Proposed Specific use: <u>Elevator</u> Is property part of a subdivision? <u>Condo AH</u> If yes, please name _____ Project description: <u>construct new Rear entrance and install elevator</u>		
Contractor's name, address & telephone: Who should we contact when the permit is ready: <u>1321 Assoc LLC (Pete Hogland)</u> Mailing address: _____ Phone: <u>332-9575</u> <u>1974 Washington Ave</u> <u>Port. Me. 04103</u>		

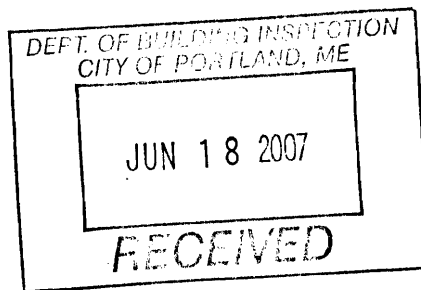
Please submit all of the information outlined in the Commercial Application Checklist.
Failure to do so will result in the automatic denial of your permit.

In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information visit us on-line at www.portlandmaine.gov, stop by the Building Inspections office, room 315 City Hall or call 874-8703.

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: <u>[Signature]</u>	Date: <u>6-12-07</u>
--	----------------------

This is not a permit; you may not commence ANY work until the permit is issued.



Doc# 32523 Bk:25161 Pg: 226

QUITCLAIM DEED
WITH COVENANT
STATUTORY SHORT FORM
TITLE 33, '775

L. L. BEAN, INC., a Maine corporation, having a mailing address of Casco Street, Freeport, Maine 04033, for consideration paid, grants to 1321 ASSOCIATES, LLC, a Maine limited liability company, having a mailing address of 1976 Washington Avenue, Portland, Maine 04103, with Quitclaim Covenant, a certain lot or parcel of land situated in the City of Portland, County of Cumberland and State of Maine, described as follows:

Unit 15 of the Northport Business Park Condominium, together with an undivided interest in the Common Elements of the Condominium established by the Declaration of Northport Business Park Condominium dated as of January 1, 2007 and recorded in the Cumberland County Registry of Deeds at Book 24766, Page 29, as amended.

DATED this 31st day of May, 2007

L. L. BEAN, INC.

By: Christopher J. McCormick
Name: Christopher J. McCormick
Its: Chief Executive Officer

STATE OF MAINE
COUNTY OF CUMBERLAND

May 31, 2007

Personally appeared the above-named Christopher J. McCormick, Chief Executive Officer of L. L. Bean, Inc., and acknowledged the above instrument to be his free act and deed in his said capacity and the free act and deed of L. L. Bean, Inc.

Before me,

Cynthia A. Harvey
Notary Public/Attorney at Law
Cynthia A. Harvey
(Print Name)

SEAL

Received
Recorded Register of Deeds
Jun 04, 2007 01:19:35P
Cumberland County
Pamela E. Lovles

MAINE REAL ESTATE TAX PAID

Location of Construction: 15 Northport Dr (1321 Washington)	Owner Name: 1321 Associates, LLC	Owner Address: 1976 Washington Avenue	Phone: () 232-9575
Business Name:	Contractor Name: TBD	Contractor Address: Portland	Phone
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	

>>>questions, I'm available very early most days and noon time as well
>>>
>>>>>> "CHRISTOPHER RAY" <caneray5@msn.com> 07/10/07 10:44 AM >>>>
>>>Mike, attached is the Accessibility cert. I do have a question
>relating
>>>to
>>>documenting ADA layout of the vestibule on the contract Docs. I'm not
>>>sure
>>>there is enough detail on the drawings relating to ADA. If you need
>>more
>>>
>>>information, stair/tread dimensions, handrail locations and
>dimensions,
>>>turning paths, please let me know. Thanks Chris Ray
>>>
>>>
>>>>From: "Mike Nugent" <mjn@portlandmaine.gov>
>>>>To: <caneray5@msn.com>
>>>>CC: <phoglund@maine.rr.com>, "Donna Martin"
>>>><DMARTIN@portlandmaine.gov>, "Jeanie Bourke"
>>>><JMB@portlandmaine.gov>, "Lannie
>>>>Dobson" <LDobson@portlandmaine.gov>
>>>>Subject: Re: 1321 Washington Ave Permit #070699 update.
>>>>Date: Sun, 08 Jul 2007 11:49:38 -0400
>>>>
>>>>I have received the stamped plans and two of the three
>certification
>>>>forms, the ADA form was not included. This needs to be done. Still
>>need
>>>>the Special Inspections Statement and the methodology that you are
>>>>choosing to follow to determine the geotechnical basis for the
>>design.
>>>>
>>>>>>> Mike Nugent 07/02/07 9:29 PM >>>>
>>>>For a small addition like this you have two options:
>>>>>1) Provide a geotech report, or;
>>>>
>>>>>2) Do the design based on presumptive load values, and have this
>>>>>confirmed as a special inspection by a geotechnical engineer once
>>the
>>>>>excavation is done , but PRIOR to pouring the footings.
>>>>>
>>>>>>> "CHRISTOPHER RAY" <caneray5@msn.com> 06/30/07 9:32 PM >>>>
>>>>Mike, During my initial job review of the permitting requirements
>for
>>>>my
>>>>
>>>>>client Mr. Hoglund, I was advised by the Portland City code review
>>>>>office a
>>>>>Geotechnical report was not required. Please advise me if this
>>>>>information
>>>>>was conveyed to me incorrectly. Thanks. Chris Ray
>>>>
>>>>>

Location of Construction: 15 Northport Dr (1321 Washington)	Owner Name: 1321 Associates, LLC	Owner Address: 1976 Washington Avenue	Phone: () 232-9575
Business Name:	Contractor Name: TBD	Contractor Address: Portland	Phone
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	

>From: "Mike Nugent" <mjn@portlandmaine.gov>
>To: <caneray5@msn.com>
>CC: "Jeanie Bourke" <JMB@portlandmaine.gov>, "Lannie Dobson" <LDobson@portlandmaine.gov>
>Subject: Re: 1321 Washington Ave Permit #070699 update.
>Date: Fri, 20 Jul 2007 15:26:50 -0400
>
>If I may , you are requesting that we allow the permit based on a design
>that is based on presumptive load values. Prior to pouring footings but
>after excavation, the geotechnical engineer will do an evaluation and
>confirm whether or not the footing design will work. If it will not
>work the job will stop and a new footing system will be designed
>submitted and reviewed, Work would not commence until the new foundation
>plan is approved. Am I correct?
>
>>>> "CHRISTOPHER RAY" <caneray5@msn.com> 07/20/07 9:06 AM >>>>
>Mike, The geotechnical analysis is included in the Special Inspections
>component of the project. I hope this is correct. Chris Ray
>
>
>>From: "Mike Nugent" <mjn@portlandmaine.gov>
>>To: <caneray5@msn.com>
>>CC: "Jeanie Bourke" <JMB@portlandmaine.gov>, "Lannie Dobson" <LDobson@portlandmaine.gov>
>>Subject: Re: 1321 Washington Ave Permit #070699 update.
>>Date: Thu, 19 Jul 2007 19:51:42 -0400
>>
>>What are we doing for Geotechnical, presumptive with special
>inspections
>>or up front geotechnical with special inspections?
>>
>>>> "CHRISTOPHER RAY" <caneray5@msn.com> 07/16/07 12:19 PM >>>>
>>I'm currently working on the roof framing details. I have updated the
>>entrance to include a stair into the existing building with handrails.
>I
>>am
>>trying to finish this by the end of the week. If information relating
>to
>>the
>>superstructure is preventing issuance of a foundation permit I can have
>>a
>>100% set earlier. Thanks Mike. Chris Ray
>>
>>
>>>From: "Mike Nugent" <mjn@portlandmaine.gov>
>>>To: <caneray5@msn.com>
>>>CC: "Donna Martin" <DMARTIN@portlandmaine.gov>, "Jeanie Bourke" <JMB@portlandmaine.gov>, "Lannie Dobson" <LDobson@portlandmaine.gov>
>>>Subject: Re: 1321 Washington Ave Permit #070699 update.
>>>Date: Sun, 15 Jul 2007 11:36:00 -0400
>>>
>>>Please drop off a hard copy, attachments do not open on the novell
>hame
>>>version...We could get together this week sometime to go over your

City of Portland, Maine - Building or Use Permit

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

Permit No: 07-0699		Date Applied For: 06/11/2007	CBL: 401 A005015
Location of Construction: 15 Northport Dr (1321 Washington)	Owner Name: 1321 Associates, LLC	Owner Address: 1976 Washington Avenue	Phone: () 232-9575
Business Name:	Contractor Name: TBD	Contractor Address: Portland	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	
Proposed Use: Commercial New rear entrance and install elevator		Proposed Project Description: New rear entrance and install elevator	
Dept: Zoning Status: Approved with Conditions Reviewer: Ann Machado Approval Date: 06/18/2007 Note: Ok to Issue: <input checked="" type="checkbox"/> 1) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.			
Dept: Building Status: Approved with Conditions Reviewer: Mike Nugent Approval Date: 07/23/2007 Note: Ok to Issue: <input checked="" type="checkbox"/> 1) 4) Due to the scope of the project, the permit is being released based on a design >that is based on presumptive load values. Prior to pouring footings but >after excavation, the geotechnical engineer will do an evaluation and >confirm whether or not the footing design will work. If it will not >work the job will stop and a new footing system will be designed >submitted and reviewed, Work would not commence until the new foundation >plan is approved. 2) 3) Complete framing details must be submitted and approve prior to framing. Please be advised that if the existing building is type 2 construction, the addition must be completely concombustible. Please provide an assessment of the existing structure with this submission. 3) 1) A stair detail must be submitted and approved prior to commencement. These stairs must comply with section 1009 of the 2003 IBC. Also it appears that an intermediate handrail will be required at the stairs are 7' wide. 4) 2) Please provide a widow and door schedule that identifies safety glazing location prior to the commencement of post foundation construction.			
Dept: Fire Status: Approved with Conditions Reviewer: Capt Greg Cass Approval Date: 06/19/2007 Note: Ok to Issue: <input checked="" type="checkbox"/> 1) Elevator shaft fire rating shall be 1hr. 2) Application requires State Fire Marshal approval. 3) No confined spaces shall be created.			

Comments:

7/23/2007-ldobson: I'll get this done with any necessary conditions over the weekend

>>> "CHRISTOPHER RAY" <caneray5@msn.com> 07/20/07 8:56 PM >>>

Mike- I agree. I will sign it and send a copy to you. Thanks- Chris

Location of Construction: 15 Northport Dr (1321 Washington)	Owner Name: 1321 Associates, LLC	Owner Address: 1976 Washington Avenue	Phone: () 232-9575
Business Name:	Contractor Name: TBD	Contractor Address: Portland	Phone
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	

>>>>>From: "Mike Nugent" <mjn@portlandmaine.gov>
>>>>>To: <cray@downeaststructural.com>
>>>>>CC: "Donna Martin" <DMARTIN@portlandmaine.gov>,"Jeanie Bourke"
>>>>><JMB@portlandmaine.gov>,"Lannie Dobson"
><LDobson@portlandmaine.gov>
>>>>>Subject: 1321 Washington Ave Permit #070699
>>>>>Date: Sat, 30 Jun 2007 17:10:39 -0400
>>>>>
>>>>>>I have commenced the review and have the following
>>>questions/comments:
>>>>>
>>>>>>1) Please provide stamped plans;
>>>>>
>>>>>>2) Please provide The Three City Project Certification forms;
>>>>>
>>>>>>3) Please provide a Geotechnical report;
>>>>>
>>>>>>4) Please provide a complete statement of special inspections
>>>pursuant to Section 1704 etc.

I cannot complete the review without the information contained in these documents.

6/15/2007-amachado: Spoke to Peter Hogland of 1321 Associates, LLC. Told him we needed something that showed right, title, & interest and a plot plan of the building and lot lines. He said that he would bring it in on Monday.

6/18/2007-amachado: Received plot plan Friday. Received deed today.

6/18/2007-amachado: Gave site plan exemption form to planning.

DSC Job # 2007-xxxF1

Fax Cover Sheet

To: Jeanie Bourke
Division Director

From: Chris Ray

Company: Portland Building Inspections Division

Date: 7/2/07

Fax No: 874-8716

Pages: 3 (Including Cover Sheet)

Re: 1321 Washington Ave. Elevator Addition

☐ Urgent ☐ For Review ☐ Please Comment ☐ Please Reply ☒ For Your Use

• **Comments:**

Jeanie,

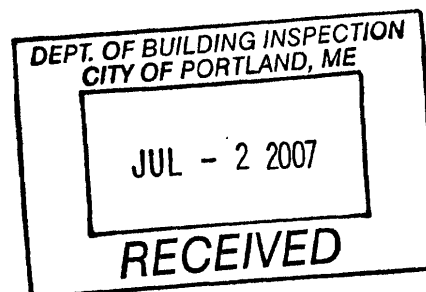
- Attached is the Certificate of Design Form for the above referenced project. The Accessibility form will be signed tomorrow. Thanks - Chris Ray

Downeast Structural Consultants, LLC

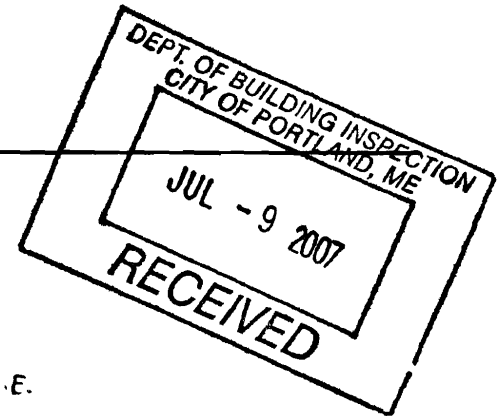
Christopher F. Ray, P.E.

President

Chris Ray



Statement of Special Inspections



Project: 1321 Washington Ave. Elevator Addition

Location: 1321 Washington Ave., Portland, ME

Owner: Peter Hoglund.

Design Professional in Responsible Charge: Christopher Ray, P.E.

This *Statement of Special Inspections* is submitted as a condition for permit issuance in accordance with the Special Inspection and Structural Testing requirements of the Building Code. It includes a schedule of Special Inspection services applicable to this project as well as the name of the Special Inspection Coordinator and the identity of other approved agencies to be retained for conducting these inspections and tests. This *Statement of Special Inspections* encompass the following disciplines:

☒ Structural

☐ Mechanical/Electrical/Plumbing

☐ Architectural

☐ Other: _____

The Special Inspection Coordinator shall keep records of all inspections and shall furnish inspection reports to the Building Official and the Registered Design Professional in Responsible Charge. Discovered discrepancies shall be brought to the immediate attention of the Contractor for correction. If such discrepancies are not corrected, the discrepancies shall be brought to the attention of the Building Official and the Registered Design Professional in Responsible Charge. The Special Inspection program does not relieve the Contractor of his or her responsibilities.

Interim reports shall be submitted to the Building Official and the Registered Design Professional in Responsible Charge.

A *Final Report of Special Inspections* documenting completion of all required Special Inspections, testing and correction of any discrepancies noted in the inspections shall be submitted prior to issuance of a Certificate of Use and Occupancy.

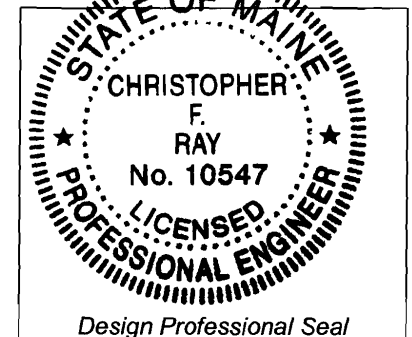
Job site safety and means and methods of construction are solely the responsibility of the Contractor.

Interim Report Frequency:

or ☒ per attached schedule.

Prepared by:

CHRISTOPHER F. RAY, P.E.
(type or print name)



Christopher Ray
Signature

7-9-07
Date

Owner's Authorization:

Building Official's Acceptance:

Christopher Ray
Signature

7/9/07
Date

Signature

Date

Schedule of Inspection and Testing Agencies

This Statement of Special Inspections / Quality Assurance Plan includes the following building systems:

- | | |
|---|--|
| <input checked="" type="checkbox"/> Soils and Foundations | <input type="checkbox"/> Spray Fire Resistant Material |
| <input checked="" type="checkbox"/> Cast-in-Place Concrete | <input type="checkbox"/> Wood Construction |
| <input type="checkbox"/> Precast Concrete | <input type="checkbox"/> Exterior Insulation and Finish System |
| <input checked="" type="checkbox"/> Masonry | <input type="checkbox"/> Mechanical & Electrical Systems |
| <input type="checkbox"/> Structural Steel | <input type="checkbox"/> Architectural Systems |
| <input checked="" type="checkbox"/> Cold-Formed Steel Framing | <input type="checkbox"/> Special Cases |

Special Inspection Agencies	Firm	Address, Telephone, e-mail
1. Special Inspection Coordinator Christopher F. Ray, P.E.	Downeast Structural Consultants, LLC	5 Oak St Cumberland, ME 207-650-3093 Cray@downeaststructural.com
2. Inspector Roger Domingo, P.E. Matt Lilley, P.E.	S.W. Cole, Engineering	Gray, ME 207-657-2866 MLilley@swcole.com
3. Inspector		
4. Testing Agency		
5. Testing Agency SEE SW Cole Administrator		
6. Other		

Note: The inspectors and testing agencies shall be engaged by the Owner or the Owner's Agent, and not by the Contractor or Subcontractor whose work is to be inspected or tested. Any conflict of interest must be disclosed to the Building Official, prior to commencing work.

Quality Assurance Plan

Quality Assurance for Seismic Resistance

Seismic Design Category C

Quality Assurance Plan Required (Y/N) (N)

Description of seismic force resisting system and designated seismic systems:

See Sect. 1705.1 (exceptions)

- Conventional Light-Frame Construction

Equivalent lateral force Resisting System

Quality Assurance for Wind Requirements

Basic Wind Speed (3 second gust) 100 mph

Wind Exposure Category B

Quality Assurance Plan Required (Y/N) (N)

Description of wind force resisting system and designated wind resisting components:

MTL studs w/ shear walls

Statement of Responsibility

Each contractor responsible for the construction or fabrication of a system or component designated above must submit a Statement of Responsibility.

Soils and Foundations

Page 3 of 6

Item	Agency # (Qualif.)	Scope
1. Shallow Foundations S.W. Cole (2)	PE/GE	Inspect soils below footings for adequate bearing capacity and evidence of water. (Please provide one site inspection)
2. Controlled Structural Fill S.W. Cole (2)	PE/GE	Perform sieve tests (ASTM D422 & D1140) and modified Proctor tests (ASTM D1557) of each source of fill material. Inspect placement, lift thickness and compaction of controlled fill. Test density of each lift of fill by nuclear methods (ASTM D2922) Compaction test of ea lift. (Site visit required - one visit)
3. Deep Foundations	PE/GE	Inspect and log pile driving operations. Record pile driving resistance and verify compliance with driving criteria. Inspect piles for damage from driving and plumbness. Verify pile size, length and accessories. Inspect installation of drilled pier foundations. Verify pier diameter, bell diameter, lengths, embedment into bedrock and suitability of end bearing strata.
4. Load Testing		
4. Other:		

Cast-in-Place Concrete

Page 4 of 6

Item	Agency # (Qualif.)	Scope
1. Mix Design Christopher Ray (1)	ACI-CCI ICC-RCSI	Review concrete batch tickets and verify compliance with approved mix design. Verify that water added at the site does not exceed that allowed by the mix design.
2. Material Certification		
3. Reinforcement Installation (1)	ACI-CCI ICC-RCSI	Inspect size, spacing, cover, positioning and grade of reinforcing steel. Verify that reinforcing bars are free of form oil or other deleterious materials. Inspect bar laps and mechanical splices. Verify that bars are adequately tied and supported on chairs or bolsters
4. Post-Tensioning Operations	ICC-PCSI	Inspect placement, stressing, grouting and protection of post-tensioning tendons. Verify that tendons are correctly positioned, supported, tied and wrapped. Record tendon elongations.
5. Welding of Reinforcing	AWS-CWI	Visually inspect all reinforcing steel welds. Verify weldability of reinforcing steel. Inspect preheating of steel when required.
6. Anchor Rods		Inspect size, positioning and embedment of anchor rods. Inspect concrete placement and consolidation around anchors.
7. Concrete Placement (1)	ACI-CCI ICC-RCSI	Inspect placement of concrete. Verify that concrete conveyance and depositing avoids segregation or contamination. Verify that concrete is properly consolidated.
8. Sampling and Testing of Concrete (2) SW Cole	ACI-CFTT ACI-STT	Test concrete compressive strength (ASTM C31 & C39), slump (ASTM C143), air-content (ASTM C231 or C173) and temperature (ASTM C1064). every concrete placement occurrence
9. Curing and Protection (1)	ACI-CCI ICC-RCSI	Inspect curing, cold weather protection and hot weather protection procedures. As required to complete FDNS
10. Other:		

Item	Agency # (Qualif.)	Scope
1. Material Certification ① Chris Ray		Provide Material Certifications
2. Mixing of Mortar and Grout S.W. Cole (2)	ICC-SMSI	Inspect proportioning, mixing and retempering of mortar and grout. (2) occurrences
3. Installation of Masonry S.W. Cole (2)	ICC-SMSI	Inspect size, layout, bonding and placement of masonry units. (2) occurrences
4. Mortar Joints	ICC-SMSI	Inspect construction of mortar joints including tooling and filling of head joints.
5. Reinforcement Installation S.W. Cole / Chris Ray	ICC-SMSI AWS-CWI	Inspect placement, positioning and lapping of reinforcing steel. Inspect welding of reinforcing steel. (2) occurrences
6. Prestressed Masonry	ICC-SMSI	Inspect placement, anchorage and stressing of prestressing bars.
7. Grouting Operations S.W. Cole	ICC-SMSI	Inspect placement and consolidation of grout. Inspect masonry clean-outs for high-lift grouting. (2) occurrences
7. Weather Protection	ICC-SMSI	Inspect cold weather protection and hot weather protection procedures. Verify that wall cavities are protected against precipitation.
9. Evaluation of Masonry Strength S.W. Cole	ICC-SMSI	Test compressive strength of mortar and grout cube samples (ASTM C780). Test compressive strength of masonry prisms (ASTM C1314). (2) occurrences
10. Anchors and Ties Chris Ray	ICC-SMSI	Inspect size, location, spacing and embedment of dowels, anchors and ties.
11. Other:		

Cold-Formed Steel Framing

Page 6 of 6

Item	Agency # (Qualif.)	Scope
1. Member Sizes (1) Chris Ray		installed according to Plans & Specs. Site inspection as required
2. Material Thickness (1)		
3. Material Properties (1)		
4. Mechanical Connections (1)		Review installation as Progress warrants
5. Welding		
6. Framing Details (1)		Review as Constructed
7. Trusses		
8. Permanent Truss Bracing		
9. Other:		



Accessibility Building Code Certificate

Designer: CHRISTOPHER F. RAY, P.E.

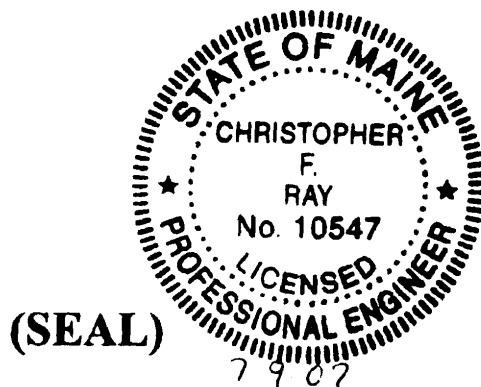
Address of Project: 1321 WASHINGTON AVE, PORTLAND, ME

Nature of Project: ELEVATOR ADDITION TO EXIST COMMERCIAL
BUILDING

NOTE: 7-12-07

The Accessibility Building Code Certificate Applies only to the
Proposed elevator Vestibule/Enclosure And excludes review of the EXIST BLDG.

The technical submissions covering the proposed construction work as described above have been designed in compliance with applicable referenced standards found in the Maine Human Rights Law and Federal Americans with Disability Act. Residential Buildings with 4 units or more must conform to the Federal Fair Housing Act and Title II Standards. Please provide proof of compliance if applicable.



Signature: Christopher Ray

Title: President

Firm: Downeast Structural Consultants

Address: 509K ST
Cumberland, ME 04021

Phone: 207-650-3073

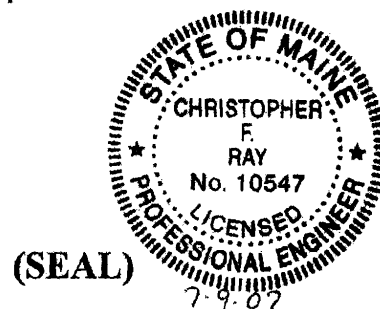
For more information or to download this form and other permit applications visit the Inspections Division on our website at www.portlandmaine.gov



Accessibility Building Code Certificate

Designer: CHRISTOPHER F. RAY, P.E.
Address of Project: 1321 WASHINGTON AVE, PORTLAND, ME
Nature of Project: ELEVATOR ADDITION TO EXIST COMMERCIAL
BUILDING

The technical submissions covering the proposed construction work as described above have been designed in compliance with applicable referenced standards found in the Maine Human Rights Law and Federal Americans with Disability Act. Residential Buildings with 4 units or more must conform to the Federal Fair Housing Accessibility Standards. Please provide proof of compliance if applicable.



(SEAL)

Signature: Christopher Ray
Title: President
Firm: Downeast Structural Consultants
Address: 509K ST
Cumberland, ME 04021
Phone: 207-650-3093

For more information or to download this form and other permit applications visit the Inspections Division on our website at www.portlandmaine.gov



Certificate of Design Application

From Designer:

Christopher F. Ray

Date:

7/2/07

Job Name:

1321 Washington Ave Elevation Addition

Address of Construction:

1321 Washington Ave. Portland, ME

2003 International Building Code

Construction project was designed to the building code criteria listed below:

Building Code & Year IBC 2003 Use Group Classification (s) BusinessType of Construction METAL STUD. LIGHT GAGE METAL FRAMINGWill the Structure have a Fire suppression system in Accordance with Section 903.3.1 of the 2003 IRC NoIs the Structure mixed use? No If yes, separated or non separated or non separated (section 302.3)Supervisory alarm System? YES Geotechnical/Soils report required? (See Section 1802.2) No

Structural Design Calculations

Submitted for all structural members (106.1 - 106.11)

Design Loads on Construction Documents (1603)

Uniformly distributed floor live loads (7603.11, 1807)

Floor Area Use

Loads Shown

Elev Machine Rm 300 lb concentrated load

Wind loads (1603.1.4, 1609)

MFRS Design option utilized (1609.1.1, 1609.6)100 MPH Basic wind speed (1809.3)II Building category and wind importance Factor, I_w
table 1604.5, 1609.5B Wind exposure category (1609.4)±.18 Internal pressure coefficient (ASCE 7)25 psf Component and cladding pressures (1609.1.1, 1609.6.2.2)16 Main force wind pressures (7603.1.1, 1609.6.2.1)

Earth design data (1603.1.5, 1614-1623)

ELFA Design option utilized (1614.1)I Seismic use group ("Category")38% 10% Spectral response coefficients, S_{DS} & S_{D1} (1615.1)D Site class (1615.1.5)

Live load reduction

Roof live loads (1603.1.2, 1607.11)

Roof snow loads (1603.7.3, 1609)

50 psf Ground snow load, P_g (1608.2)35 psf If $P_g > 10$ psf, flat-roof snow load P_f 1.0 If $P_g > 10$ psf, snow exposure factor, C_e 1.0 If $P_g > 10$ psf, snow load importance factor, I_s 1.0 Roof thermal factor, C_t (1608.4)Sloped roof snowload, P_s (1608.4)C Seismic design category (1616.3)

Basic seismic force resisting system (1617.6.2)

6/4 Response modification coefficient, R , and
deflection amplification factor, C_d (1617.6.2)ELFA Analysis procedure (1616.6, 1617.5).063 Design base shear (1617.4, 1617.5.1)

Flood loads (1803.1.6, 1612)

Flood Hazard area (1612.3)

Elevation of structure

Other loads

Concentrated loads (1607.4)

Partition loads (1607.5)

Misc. loads (Table 1607.8, 1607.6.1, 1607.7,
1607.12, 1607.13, 1610, 1611, 2404)



Certificate of Design

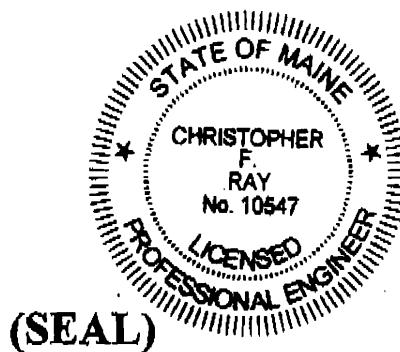
Date: July 2, 2007

From: Christopher Ray

These plans and / or specifications covering construction work on:

1321 Washington Ave, Portland, Maine,
Elevator Addition

Have been designed and drawn up by the undersigned, a Maine registered Architect / Engineer according to the **2003 International Building Code** and local amendments.



Signature: Christopher Ray

Title: President

Firm: Downtown Structural Consultants

Address: 5 Oak St.

Cumberland, Me 04021

Phone: 207-829-945 / 650-3093

For more information or to download this form and other permit applications visit the Inspections Division on our website at www.portlandmaine.gov



APPLICATION FOR EXEMPTION FROM SITE PLAN REVIEW

2007 0112

1101 NW Avenue 110
Applicant

1/12/07
Application Date

1101 NW Avenue 110
Applicant's Mailing Address

15
Project Name/Description

1101 NW Avenue 110
Consultant/Agent/Phone Number

15
Address of Proposed Site

CBL: 402 A 032001

Description of Proposed Development:

1101 NW Avenue 110
1101 NW Avenue 110
1101 NW Avenue 110

Please Attach Sketch/Plan of Proposal/Development

Criteria for Exemptions:

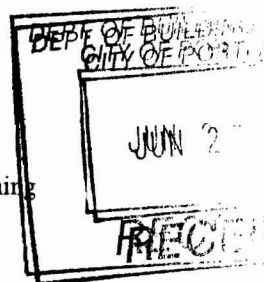
See Section 14-523 (4) on back side of form

- a) Within Existing Structures; No New Buildings, Demolitions or Additions
- b) Footprint Increase Less Than 500 Sq. Ft.
- c) No New Curb Cuts, Driveways, Parking Areas
- d) Curbs and Sidewalks in Sound Condition/Comply with ADA
- e) No Additional Parking/ No Traffic Increase
- f) No Stormwater Problems
- g) Sufficient Property Screening
- h) Adequate Utilities

Applicant's Assessment (Yes, No, N/A)

No

Planning Office Use Only





General 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: <u>1321 Washington Ave</u>		
Total Square Footage of Proposed Structure <u>280</u>		Square Footage of Lot
Tax Assessor's Chart, Block & Lot Chart# Block# Lot#	Owner: <u>1321 associates LLC</u>	Telephone: <u>297-8898</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>1321 associates LLC</u> REDACTED	Cost Of Work: \$ <u>170,000</u> Fee: \$ _____ C of O Fee: \$ _____
Current legal use (i.e. single family) <u>Office</u> If vacant, what was the previous use? _____ Proposed Specific use: <u>Elevator</u> Is property part of a subdivision? <u>condo OH</u> If yes, please name _____ Project description: <u>construct new Rear entrance</u> <u>and install elevator</u>		
Contractor's name, address & telephone: Who should we contact when the permit is ready: <u>1321 Assoc LLC (Petr Hogland)</u> Mailing address: _____ Phone: <u>232-9575</u> <u>1976 Washington Ave</u> <u>Port. Me. 04103</u>		

Please submit all of the information outlined in the Commercial Application Checklist.
Failure to do so will result in the automatic denial of your permit.

In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information visit us on-line at www.portlandmaine.gov, stop by the Building Inspections office, room 315 City Hall or call 874-8703.

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: 6-12-07

This is not a permit; you may not commence ANY work until the permit is issued.

NOTES:

1. SEE SHEET 1 FOR GENERAL NOTES, LOCATION MAP AND DRAWING LEGEND.
2. NORTHPORT DRIVE IS A PRIVATE DRIVE ESTABLISHED TO PROVIDE STREET ADDRESSES SHOWN ON PLAN.

AMENDMENT NOTE
THIS PLAN SET AMENDS THE PREVIOUSLY RECORDED
CONDOMINIUM PLAN OF NORTHPORT BUSINESS PARK
RECORDED IN THE CUMBERLAND COUNTY REGISTRY
OF DEEDS IN PLAN BOOK 3871 PAGES 18-34.

STATE OF MAINE
CUMBERLAND COUNTY SS REGISTRY OF DEEDS
RECEIVED _____ 20____
AT _____ M _____ A. AND RECORDED IN
PLAN BOOK _____ PAGE _____

ATTEST _____ REGISTRAR

(IN FEET)
1 inch = 50 ft.

NORTHPORT
DRIVE
(SEE NOTES)

INGRESS AND EGRESS ACCESS EASEMENT
FOR PARCEL 3,3,4 (PART OF LL BEAN WASH. AVE. DRIVEWAY)
PER PLAN REF. BA)

ALL CORNERS HAVE 2.5 FOOT RADII.
DIMENSIONS ARE TO THE EDGES OF
THE 2.5 FOOT CORNERS ONLY.
(FIRST FLOOR WALLS ARE RECESSED
DIMENSIONS ARE ON INSIDE OF
BUILDING)

UNIT 27
DEERING BUILDING
(27 NORTHPORT DRIVE)

BUILDING ENCROACHES—

UNIT 15
PROFESSIONAL
BUILDING
(15 NORTHPORT DRIVE)

N/F
NORTH DEERING ALLIANCE CHURCH
NO REF.

1" IRON PIPE
1" BELOW GRADE
BENT

EASEMENT TO CMP/NET
SEE NOTE 9M

N/F
HARRIS
22401/23

N/F
MAGNUSON

THIRLOW ST.
(DEDICATED)

N/T
CURTIS

2" IRON PIPE
2" ABOVE GROUND

FIRST AMENDED CONDOMINIUM PLAT
NORTHPORT BUSINESS PARK
WASHINGTON AVE. AND ALI CHASE

FOR: **L. BEAN, INC.**
RECORD OWNERS:
L. BEAN, INC.

DATE	SCALE
8-1-08	1"=2'

SHEET 3 OF

8
9

- NOTES:**
1. SEE SHEET 1 FOR GENERAL NOTES, LOCATION MAP AND DRAWING LEGEND.
 2. NORTHPORT DRIVE IS A PRIVATE DRIVE ESTABLISHED TO PROVIDE STREET ADDRESSES SHOWN ON PLAN.

NORTHPORT DRIVE
(SEE NOTES)

WASHINGTON AVENUE

UNIT 15 PROFESSIONAL BUILDING
(15 NORTHPORT DRIVE)

UNIT 27 DEERING BUILDING
(27 NORTHPORT DRIVE)

BUILDING ENCLOSES INTO EASEMENT

ALL CORNERS HAVE 2.5 FOOT RADIUS. DIMENSIONS ARE TO THE EDGES OF THE 2.5 FOOT CORNERS ONLY. (FIRST FLOOR WALLS ARE RECESSED. DIMENSIONS ARE ON INSIDE OF BUILDING)

WALLS FROM SECOND FLOOR UP

GROUND LEVEL WALLS

1" L.V. BEAN, INC. COMM. CABLE

N/E NORTH DEERING ALLIANCE CHURCH NO REF.

AMENDMENT NOTE
THIS PLAN SET AMENDS THE PREVIOUSLY RECORDED CONDOMINIUM PLAN OF NORTHPORT BUSINESS PARK RECORDED IN THE CLIMBERLAND COUNTY REGISTRY OF DEEDS IN PLAN BOOK 2671 PAGES 18-24.

STATE OF MAINE
CLIMBERLAND COUNTY SS REGISTRY OF DEEDS
RECEIVED _____ 20____
AT _____ AND RECORDED IN
PLAN BOOK _____ PAGE _____

ATTEST _____ REGISTRAR

GRAPHIC SCALE

(1 IN. FEET)
1 INCH = 50 FT.

N/E HARRIS
22401/213

N/E MAGNUSON
5000/249

N/E CURTIS
11828/240

2" IRON PIPE
2" ABOVE GROUND
IRON 0.97' S OF CORNER

FIRST AMENDED CONDOMINIUM PLAN

NORTHPORT BUSINESS PARK

PORTLAND, MAINE

RECORD OWNER:

CLIMBERLAND COUNTY

CLIMBERLAND COUNTY

FREEDPORT, MAINE 04032

Seaborg Technics

11 BEAN, INC.

PROJECT FILED BOOK 2671

DATE 05/23/08

SCALE 1"=20'

SHEET 3 OF 8

WASHINGTON AVENUE

UNIT 15
PROFESSIONAL
BUILDING
(15 NORTHPORT DRIVE)

EASEMENT TO CMP/NET&T,
SEE NOTE 9G

(TIE LINE)
(N11°45'49"E 83.77')

1" IRON PIPE
1" ABOVE GROUND
HELD FOR LINE
IRON 0.26' WEST OF STREET LINE

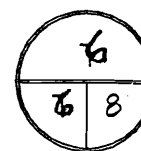
308.51
N50°09'49"E



1. RECORD OWNER OF PARCEL: LL BEAN, AS DESCRIBED IN BOOK xxxxx,
PAGE xx AS RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS.

LEGEND:

CH. = CHIMNEY
CE = COMMON ELEMENT
FFE = FIRST FLOOR ELEVATION
FURN. = FURNACE
LCE = LIMITED COMMON ELEMENT
SQ. FT. = SQUARE FEET
#R = NUMBER OF RISERS

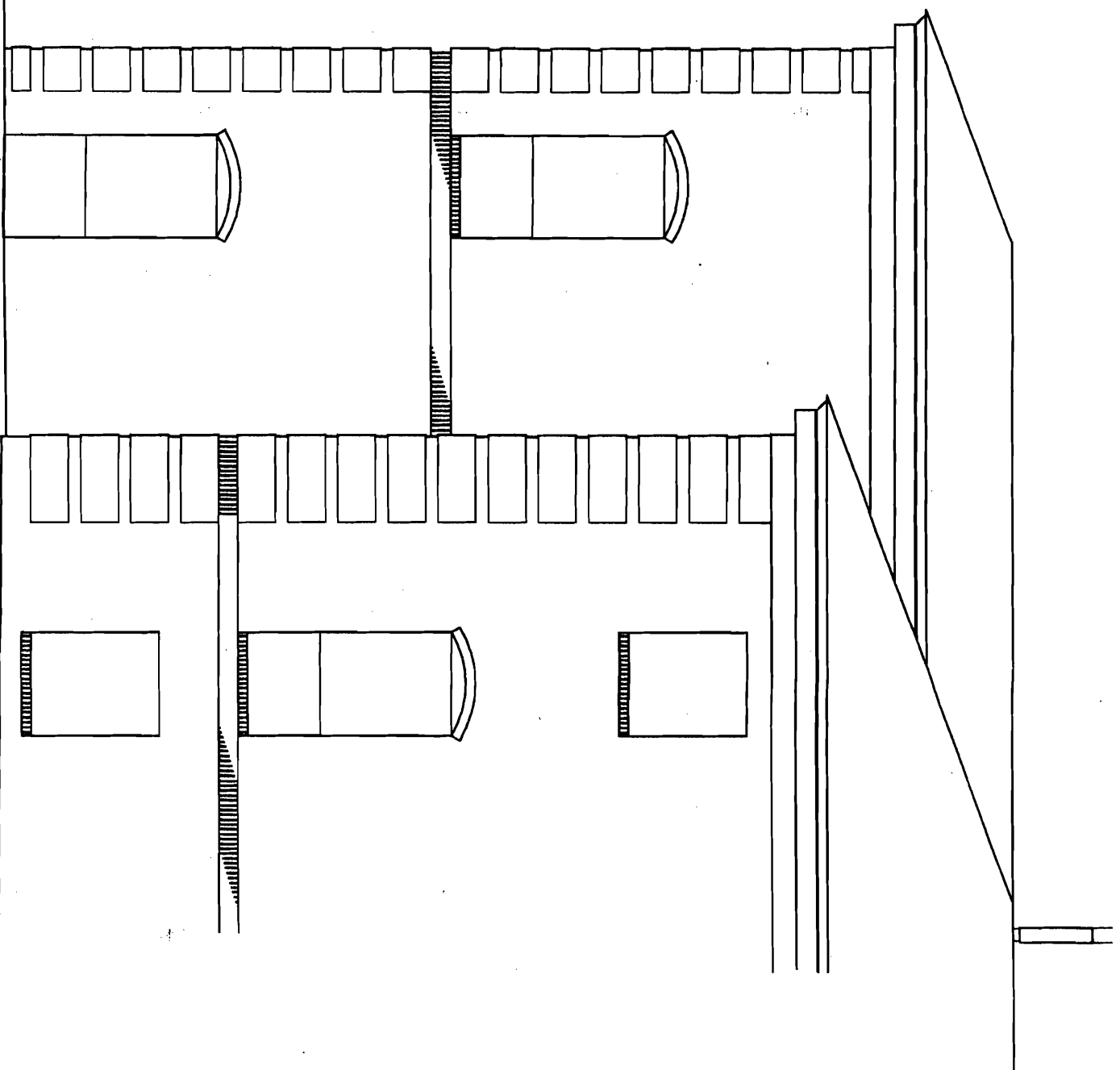


ENTRYWAY FACE

0 80'

SCALE

SHEET



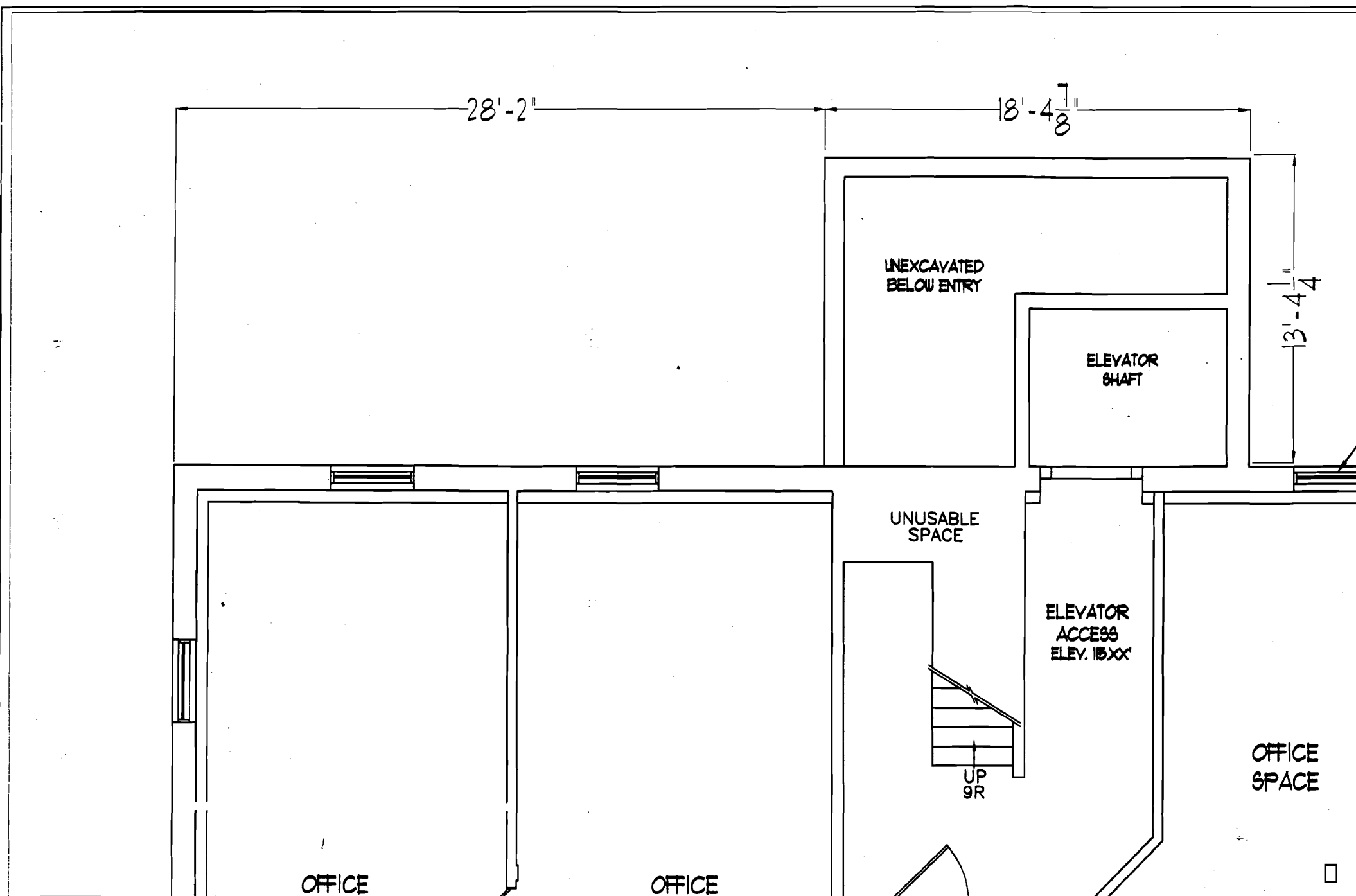
1. RECORD OWNER OF PARCEL: LL BEAN, AS DESCRIBED IN BOOK XXXXX,
PAGE XX AS RECORDED IN THE CAMBERLAND COUNTY REGISTRY OF DEEDS.

5 RIGHT SIDE ELEVATION

0 8'0"

SCALE: 1/8" = 1'

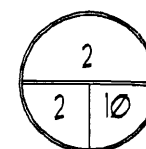
SHEET 7 OF



LEGEND:

CH. = CHIMNEY
 CE = COMMON ELEMENT
 FFE = FIRST FLOOR ELEVATION
 FURN. = FURNACE
 LCE = LIMITED COMMON ELEMENT
 SQ. FT. = SQUARE FEET
 #R = NUMBER OF RISERS

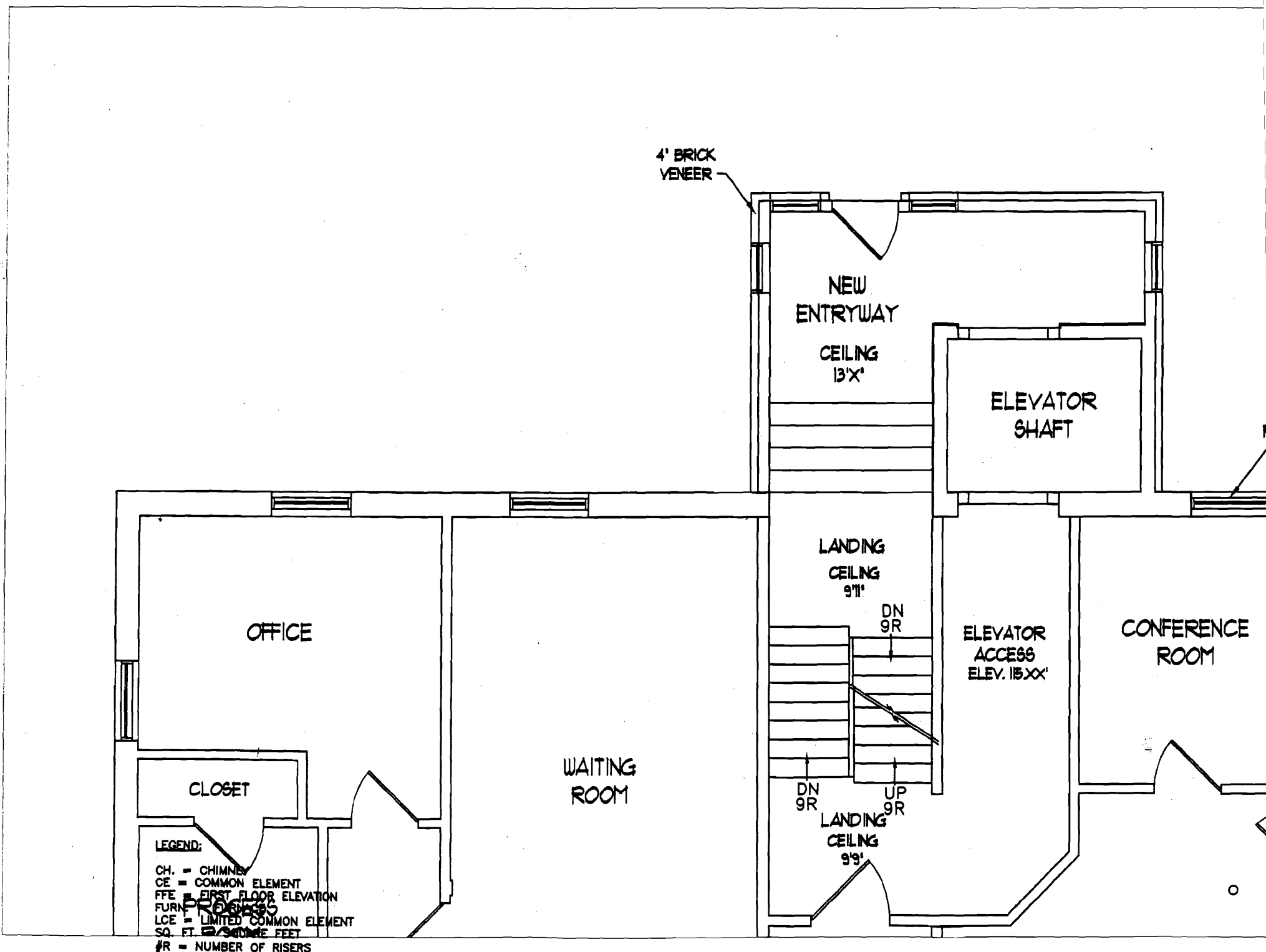
1. RECORD OWNER OF PARCEL: LL BEAN, AS DESCRIBED IN BOOK xxxxx,
 PAGE xx AS RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS.



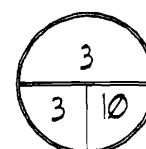
UNITS 1-3 BASEMENT

SCALE

SHEET



1. RECORD OWNER OF PARCEL: LL BEAN, AS DESCRIBED IN BOOK xxxxx,
PAGE xx AS RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS.

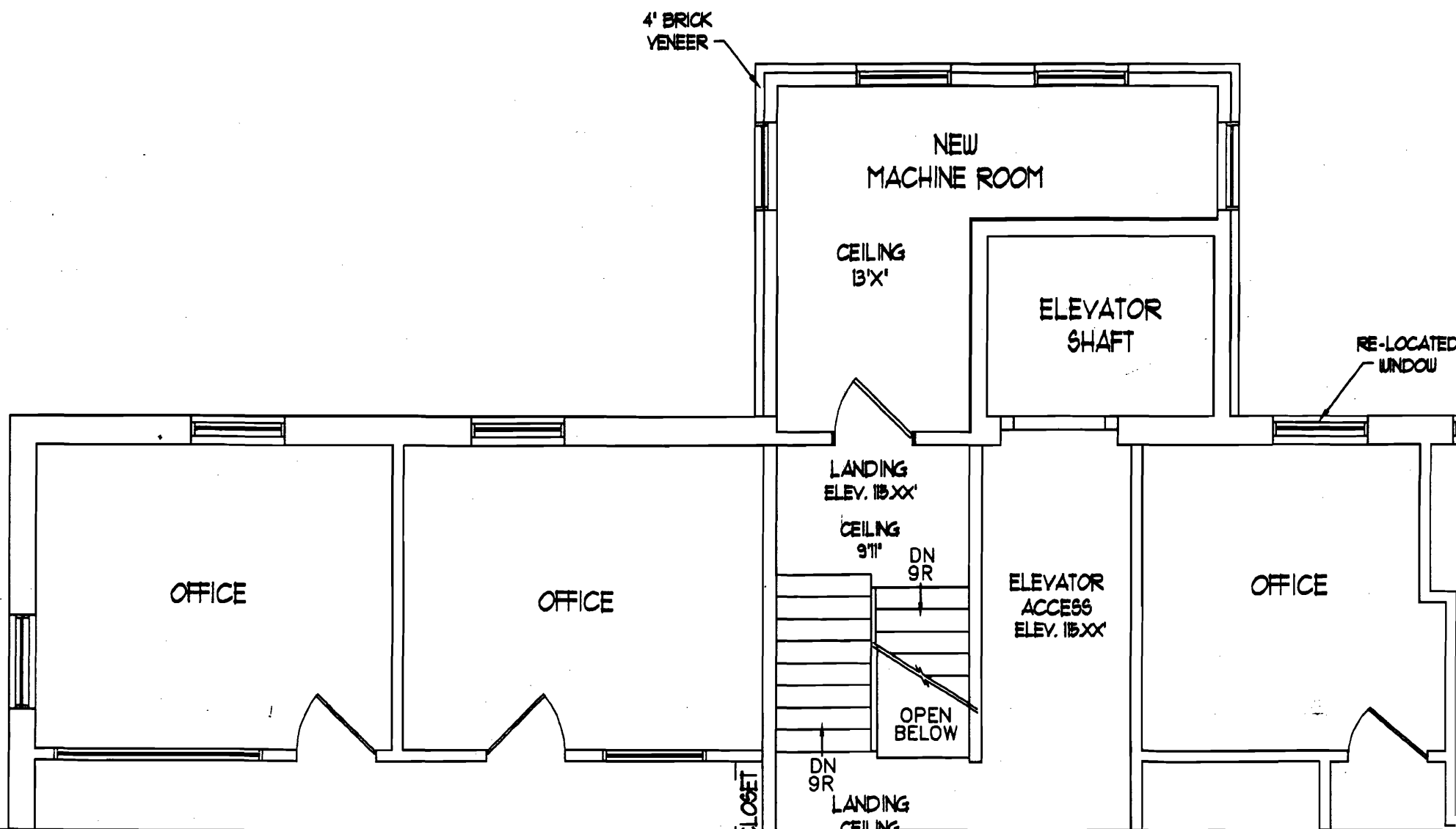


UNIT 1&2 FLOOR PLAN

0 5'4"

SCALE: 3/16" =

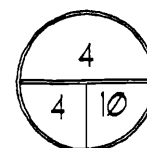
SHEET 3 OF



LEGEND:

CH. = CHIMNEY
 CE = COMMON ELEMENT
 FFE = FIRST FLOOR ELEVATION
 FURN. = FURNACE
 LCE = LIMITED COMMON ELEMENT
 SQ. FT. = SQUARE FEET
 #R = NUMBER OF RISERS

1. RECORD OWNER OF PARCEL: LL BEAN AS DESCRIBED IN BOOK xxxxx,
 PAGE xx AS RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS.



2ND FLOOR PLAN

0 5'4"

SCALE:

SHEET

4" BRICK
VENEER

NEW
ENTRYWAY

CEILING
13'X'

ELEVATOR
SHAFT

LANDING
CEILING
9'11"

DN
9R

ELEVATOR
ACCESS
ELEV. 15'X'

CONFERENCE
ROOM

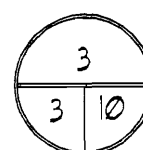
OFFICE

WAITING
ROOM

CLOSET

LEGEND:

CH. = CHIMNEY
CE = COMMON ELEMENT
FFE = FIRST FLOOR ELEVATION
FURN. = FURNITURE
LCE = LIMITED COMMON ELEMENT
SQ. FT. = SQUARE FEET
#R = NUMBER OF RISERS



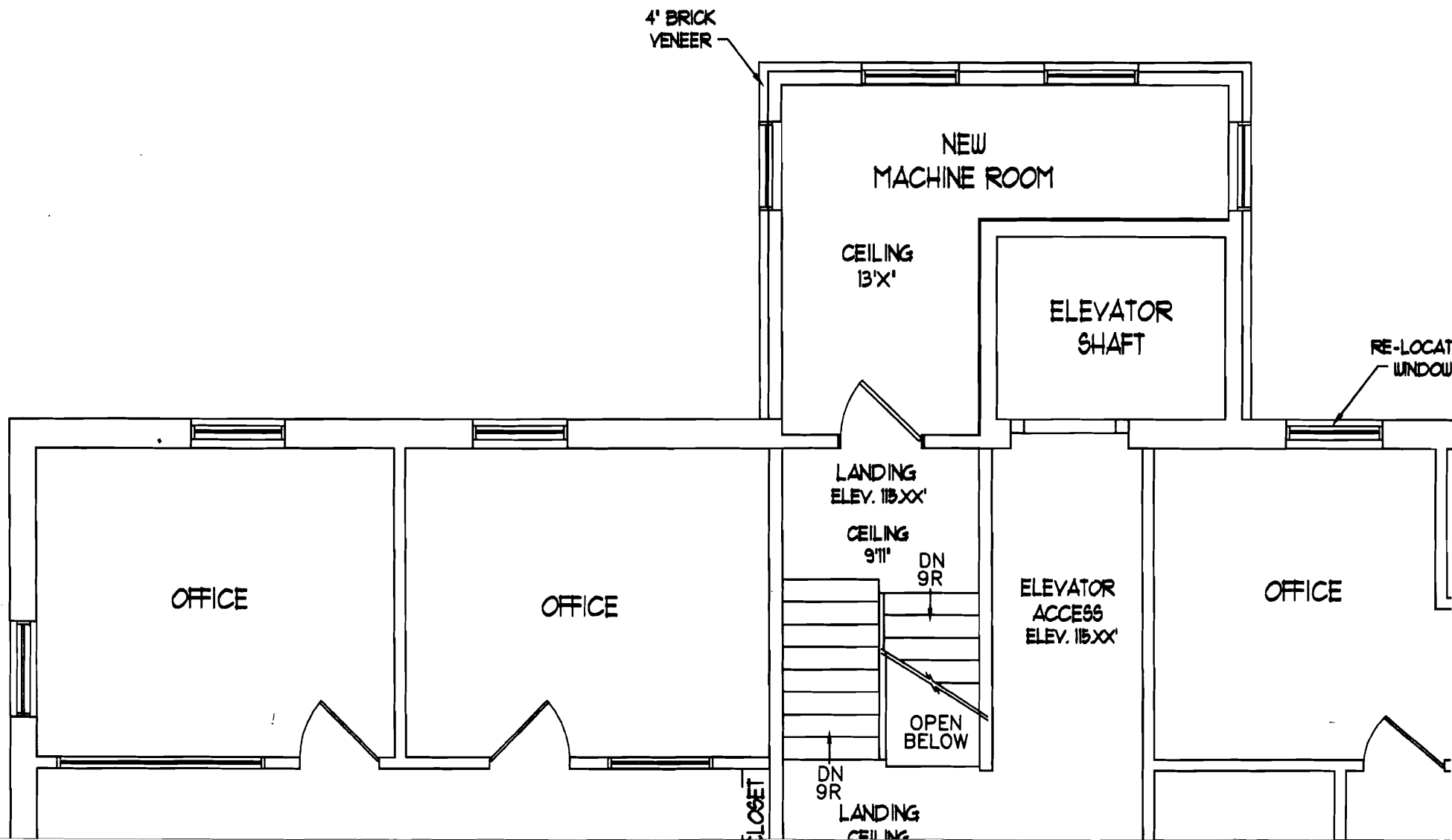
UNIT 1&2 FLOOR PLAN

0 5' 4"

SCALE: 3/16"

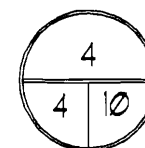
SHEET 3

1. RECORD OWNER OF PARCEL: LL BEAN, AS DESCRIBED IN BOOK xxxxx,
PAGE xx AS RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS.



LEGEND:

CH. = CHIMNEY
 CE = COMMON ELEMENT
 FFE = FIRST FLOOR ELEVATION
 FURN. = FURNACE
 LCE = LIMITED COMMON ELEMENT
 SQ. FT. = SQUARE FEET
 #R = NUMBER OF RISERS



2ND FLOOR PLAN

1. RECORD OWNER OF PARCEL: LL BEAN AS DESCRIBED IN BOOK xxxxxx,
 PAGE xx AS RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS.

SCALE

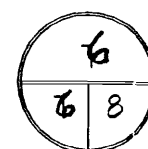
SHEET



LEGEND:

CH. = CHIMNEY
 CE = COMMON ELEMENT
 FFE = FIRST FLOOR ELEVATION
 FURN. = FURNACE
 LCE = LIMITED COMMON ELEMENT
 SQ. FT. = SQUARE FEET
 #R = NUMBER OF RISERS

1. RECORD OWNER OF PARCEL: LL BEAN, AS DESCRIBED IN BOOK xxxxx,
 PAGE xx AS RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS.

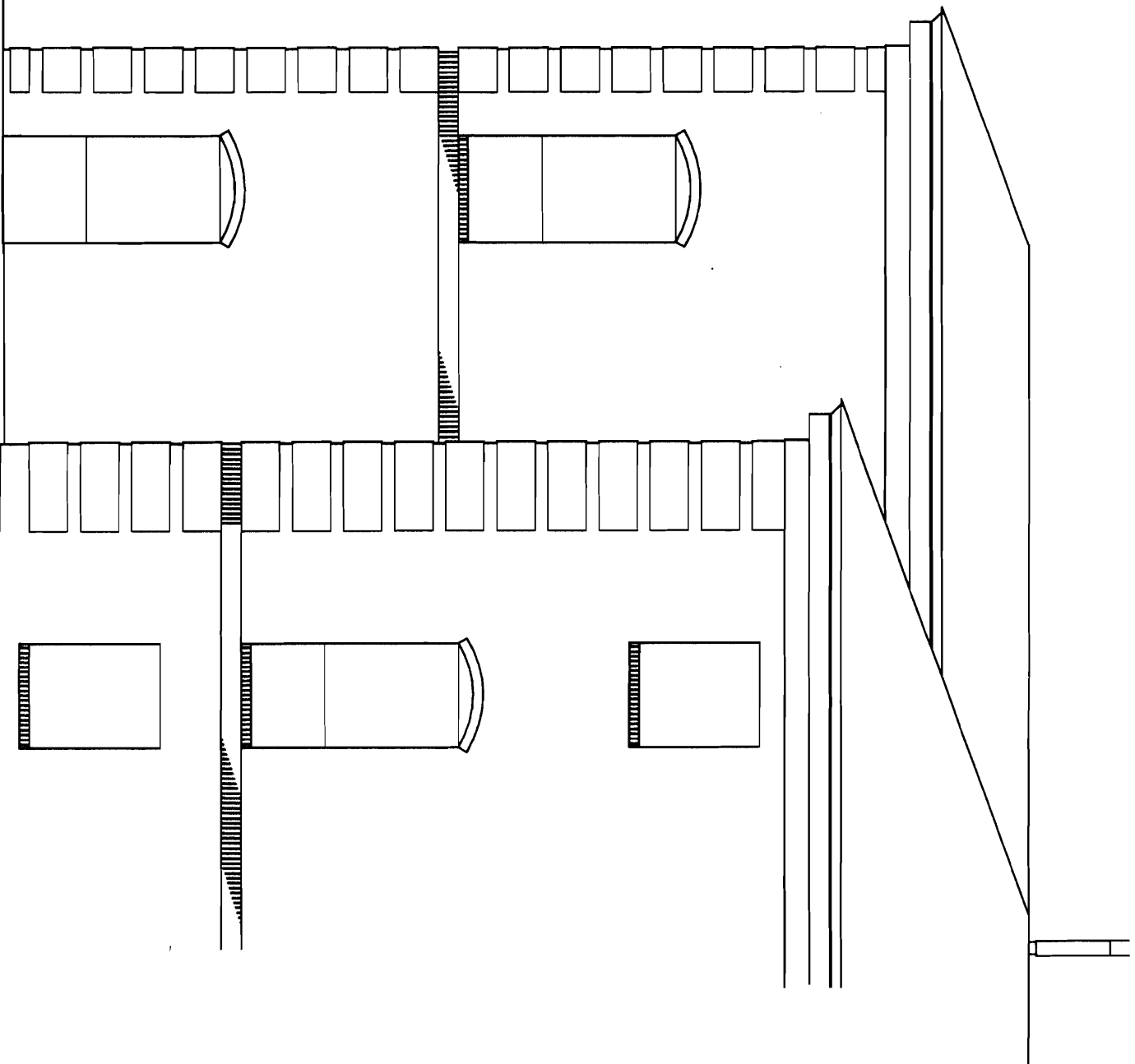


ENTRYWAY FACE

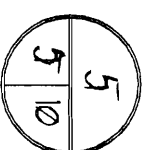
0 80'

SC

St



1. RECORD OWNER OF PARCEL: LT. BEAN, AS DESCRIBED IN BOOK XXXXX,
PAGE XX AS RECORDED IN THE CLAMBERLAND COUNTY REGISTRY OF DEEDS.

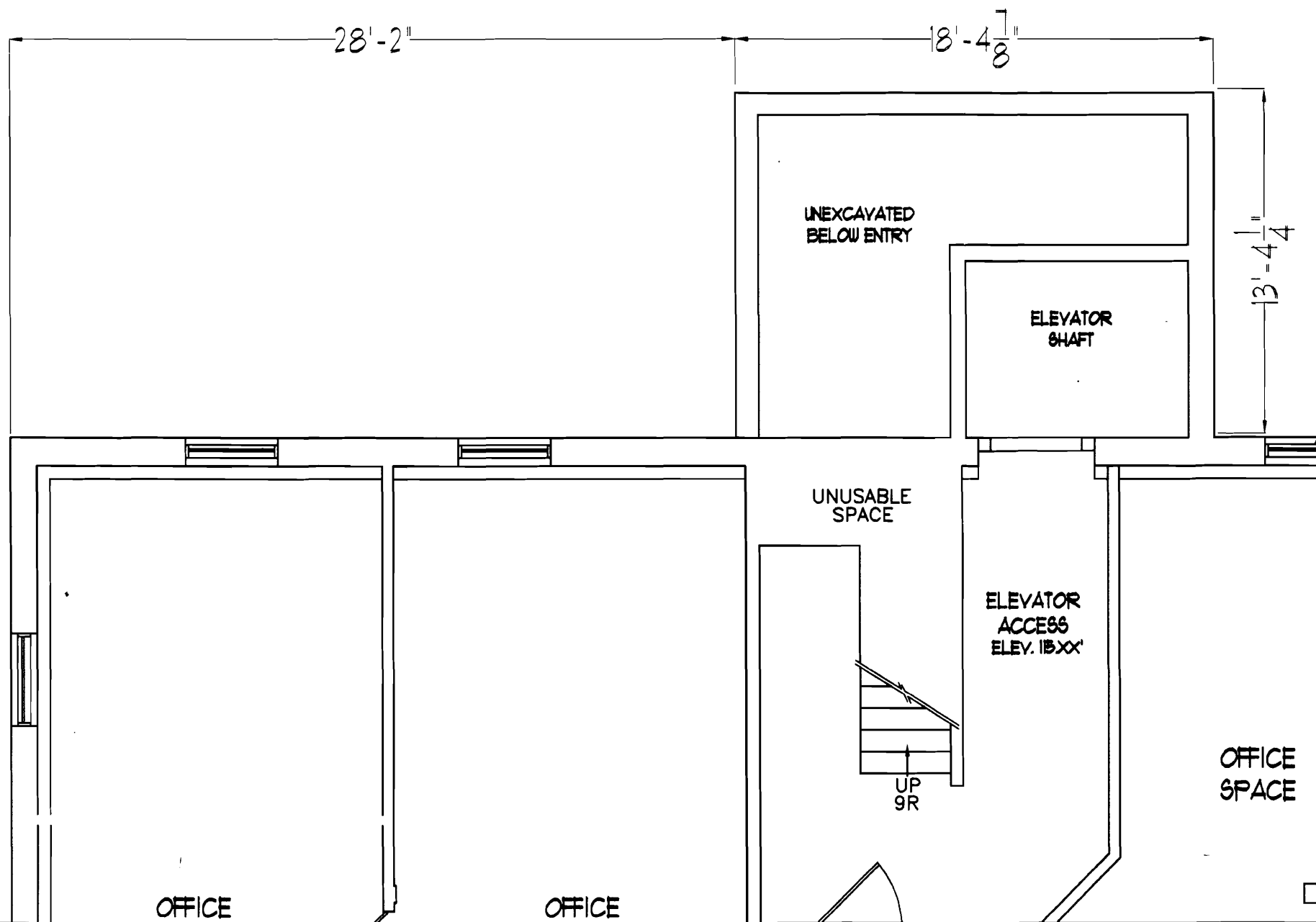


RIGHT SIDE ELEVATIO

8'0"

SCALE: 1/8"

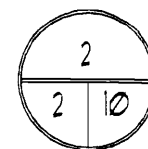
SHEET 10



LEGEND:

CH. = CHIMNEY
 CE = COMMON ELEMENT
 FFE = FIRST FLOOR ELEVATION
 FURN. = FURNACE
 LCE = LIMITED COMMON ELEMENT
 SQ. FT. = SQUARE FEET
 #R = NUMBER OF RISERS

1. RECORD OWNER OF PARCEL: LL BEAN, AS DESCRIBED IN BOOK xxxxx,
 PAGE xx AS RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS.



UNITS 1-3 BASEMENT

SC

SH