

Form# P04

# DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read Application And Notes, If Any, Attached

## PERMIT

**PERMIT ISSUED**  
Permit Number: 041663  
**JAN 10 2005**  
**CITY OF PORTLAND**

This is to certify that Maine Yacht Center Llc /She...n Corp  
has permission to Tenant fit-up w/ boat storage, offices, & rooms  
AT 65 Kensington St 429 G001001

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 written permission procured before this building or part thereof is laid or closed-in.  
**HEAR NOTICE IS REQUIRED.**

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

### OTHER REQUIRED APPROVALS

Fire Dept. [Signature]  
Health Dept. \_\_\_\_\_  
Appeal Board \_\_\_\_\_  
Other \_\_\_\_\_  
Department Name

[Signature] 1/7/05  
Director - Building & Inspection Services

**PENALTY FOR REMOVING THIS CARD**



04/16/03

# Commercial 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: <b>100 Kensington Street, Portland, Me. 04103</b>		
Total Square Footage of Proposed Structure <b>42,900</b>	Square Footage of Lot <b>3.57 acre lot</b>	
Tax Assessor's Chart, Block & Lot Chart# <del>430</del> <b>429</b> Block# <del>B</del> <b>G</b> Lot# <del>043</del> <b>I</b>	Owner: <b>Maine Yacht Center 65 Kensington Street Portland, ME 04103</b>	Telephone: <b>842-9000</b>
Lessee/Buyer's Name (If Applicable) <b>n/a</b>	Applicant name, address & telephone: <b>The Sheridan Corporation P.O. Box 359 Fairfield, ME 04937</b>	Cost Of Work: <b>\$104,678.</b> Fee: \$ <del>972.10</del> <b>966</b>
Current Specific use: <u><b>Boat storage, Offices &amp; Retail under construction</b></u> <span style="float: right;">75 c/s</span>		
Proposed Specific use: <u><b>Interior Finishes, Offices and Restrooms</b></u> <span style="float: right;">1041</span>		
Project description: <b>Phase II Building permit application for a new pre-engineered steel building comprised of 3 units being:</b> Unit #1 = 140' x 260' Unit #2 = 50' x 90' Unit #3 = 20' x 100' <span style="float: right;">68</span> <b>Adjoining each other.</b> <span style="float: right;">70/100</span>		
Contractor's name, address & telephone: <b>The Sheridan Corporation P.O. Box 359, Fairfield, ME 04937</b>		
Who should we contact when the permit is ready: <b>Dana Sturtevant (207) 453-9311</b>		
Mailing address: <b>The Sheridan Corporation P.O. Box 359 Fairfield, ME 04937</b> <span style="float: right;">Phone: (207) 453-9311</span>		

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

At the discretion of the Planning and Development Department, additional information may be required prior to permit approval For further information 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: <i>Mona C. [Signature]</i>	Date: <i>11/7/07</i>
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Permit Fee: **\$30.00** for the first \$1000.00 Construction Cost, \$9.00 per additional \$1000.00 cost

This is not a Permit; you may not commence any work until the Permit is issued.

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

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

Permit No: 04-1663	Issue Date: <b>PERMIT ISSUED</b> JAN 10 2005	City: 429	Zone: G001001
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Location of Construction: 65 Kensington St	Owner Name: Maine Yacht Center Llc	Owner Address: 65 Kensington St	Phone: [Blank]
Business Name:	Contractor Name: Sheridan Corporation	Contractor Address: PO Box 359 Fairfield	Phone: [Blank]
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	

Past Use: Boat Storage	Proposed Use: Tenant fit-up w/ boat storage, offices, & restrooms <i>for marina only</i>	Permit Fee: \$1,041.00	Cost of Work: \$104,678.00	CEO District: 4	Zone: <b>I-L</b>
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Proposed Project Description: Tenant fit-up w/ boat storage, offices, & restrooms <i>for marina only</i> <b>Marina</b>	FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: <b>E/S1</b> Type: <b>2B</b> <i>1/7/05</i>
Signature: <i>[Signature]</i>	Signature: <i>[Signature]</i>	

Permit Taken By: Idobson	Date Applied For: 11/04/2004	<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>	<b>Special Zone or Reviews</b> <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Date: <i>3/12/04</i>	<b>Zoning Appeal</b> <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: <i>[Blank]</i>	<b>Historic Preservation</b> <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: <i>[Signature]</i>
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**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



**The Sheridan Corporation**

PO Box 359, Fairfield, ME 04937  
 Phone (207)453-8311, Fax (207) 453-2820  
 PO Box 689, Westbrook, ME 04098  
 Phone (207)774-6138, Fax (207) 774-2885  
 www.sheridancorp.com

**LETTER OF TRANSMITTAL**

DATE	11-4-04	JOB NO.	030017
RE			
Interior Fit Up Building Permit Application for Maine Yacht Center 100 Kensington Street Portland, Maine 04103			

TO City of Portland, Maine  
 City Hall, Room 315  
 389 Congress St. Portland, Me. 04101

GENTLEMEN:

WE ARE SENDING YOU  Attached  Under separate cover via Hand Carry the following items:  
 Shop drawings  Prints  **Plans**  Samples  Specifications  
 Copy of letter  Changeorder

COPIES	DATE	NO.	DESCRIPTION
1	11-3-04	N. A.	Building Permit Application
1	11-3-04	N. A.	Check for interior finishes of office and showroom spaces
2	11-1-04	CVR	Cover Sheet with Revisions for IBC -2003 and NFPA design information to cover the new Oct. 7 <sup>th</sup> City of Portland IBC 2003 adopted code.
2	10-13-04	D1	Unit #2 - 1 <sup>st</sup> Floor Plan
2	9-22-04	D2	Unit #2 and #3 2 <sup>nd</sup> Floor Office and Unit #3 2 <sup>nd</sup> and 3 <sup>rd</sup> Floor Plan
2	9-14-04	D3	Building Elevations
2	7-26-04	D4	Building Sections
2	7-27-04	D5	Building Sections
2	7-27-04	D6	Building Sections
2	10-13-04	D7	Enlarged Rest Room Plans
2	10-18-04	D8	Door and Finish Schedule
2	8-24-04	D9	Ramp Plan and Elevation
2	9-17-04	D10	Building Sections
2	9-22-04	RC-1	First Floor Plan Ceiling Grid
2	9-22-04	RC-2	Unit #2 - 2 <sup>nd</sup> Floor Plan +Unit #3 - 2 <sup>nd</sup> and 3 <sup>rd</sup> Floor Plan+Retail Ceiling Grid

=  
 **For approval**  Approved as submitted  Resubmit \_\_\_\_\_ copies for approval  
 For your use  Approved as noted  Submit \_\_\_\_\_ copies for distribution  
 As requested  Returned for corrections  Return \_\_\_\_\_ corrected prints  
 For review and comment   
 FORBIDSDUE \_\_\_\_\_ 20 \_\_\_\_\_  PRINTS RETURNED AFTER LOAN TO US

REMARKS:

SIGNED:

*If enclosures are not as noted, kindly notify us at once.*

We enclose our remaining application for a building permit for the final phase, being "Building Fit Up".

Included are 2 sets of interior fit up plans and permit application. A PDF is enclosed to cover all plans as submitted.

Note: Stamped Electrical and Mechanical Plans to include the work depicted on the above interior fit up have been submitted previously to you under separate cover as presented to us by our specialty subcontractors and registered specialty engineers. Our costs for this work has been covered under prior permit applications.

We intend to begin the interior work on November 8, 2004. Your attention to this matter and approval is most appreciated. Thank you.

Dana C. Sturtevant, P. E.

Engineering Manager

COPY TO: **Dan Wildes, P. M. for TSC; Steve Daicy, Chief  
Engineer for TSC**

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SIGNED:  \_\_\_\_\_

*If enclosures are not as noted, kindly notify us at once.*

Revision of  
October 29-04

**Construction Type Certification  
for  
Maine Yacht Center  
Boat Storage, Office and Tenant Space  
  
100 Kensington Street  
Portland, Maine**

This project is designed to meet the 2000 National Fire Protection Association Standards for construction type as identified herein. All fire rated areas shall conform to the 17<sup>th</sup> Edition, GA-600-2003 Gypsum Association Fire Resistance Design Manual standards for the applicable structural element. The structures have been designed per the 1999 Edition - BOCA National Building Code. We include allowed revisions of the interior spaces to reflect the City of Portland's adoption of **IBC 2003** as of October 7, 2004 for the work we present here for any and all interior fit up. Such revisions are denoted by an asterisk.

This project is comprised of 3 use groups as follows:

- \* Unit #1 – **Boat Storage Building = IBC 2003 Use Group S-1 (storage); NFPA = S (storage)**
- \* **Unit #2 – Business, IBC 2003 Use Group B; NFPA = B (office & sales areas)**
- \* **Unit #3 – Retail tenant space (marine sales) = IBC 2003 Use Group M (mercantile); NFPA = M (mercantile)**
  
- \* This project allows **IBC 302.3 = Mixed Occupancy** and Use Groups.
  
- \* **Type 2B construction, NFPA Type II (000).** These buildings will be sprinkled in accordance with **NFPA 13** and **IBC Section 903** (fire sprinkler requirements) pertaining to the above usages.

NFPA Fire Ratings and Gypsum Association Design Details for this Construction Type are as follows:

**Unit #1 Boat Storage Area**

<b>NFPA Fire Rating,</b>	<b>(in hours)</b>	<b>Gypsum Association File No.</b>
Exterior Bearing Walls:	0	
Interior Fire Separation Walls between Hangar and Offices/Shop areas:	1 Hour	WP-1072 and WP-1330 at 10' on either side of Unit 1 and Unit #2
* <b>Columns:</b>	<b>0</b>	<b>IBC 2003</b> allowance



Fire Rated Doors – Hangar to/from Office and Shop areas	45 minute	
Beams, Girders, Trusses, and Arches:	0	
Floor Construction:	None	
Roof Construction:	0	
Exterior Nonbearing Walls:	0	
Stairwells:	1 Hour	WP- 1072
Elevator Shaft(s):	None	

**Unit #2 Office and Sales Areas**

<b>NFPA Fire Rating</b>	<b>(in hours)</b>	<b>Gypsum Association File No.</b>
Exterior Bearing Walls:	0	
Interior Fire Separation Walls between Hangar and Offices/Shop areas:	1 Hour	Common with Unit #1 = WP- 1072
<b>* Columns:</b>	<b>0</b>	<b>IBC -2003 allowance</b>
Fire Rated Doors – Hangar to/from Office and Shop areas	45 minutes	
Beams, Girders, Trusses, and Arches:	0	
<b>* Floor/Ceiling Construction:</b>	<b>0</b>	<b>IBC – 2003 allowance</b>
Roof Construction:	0	
Exterior Nonbearing Walls:	0	
Stairwells:	1 Hour	WP – 1072
Elevator Shaft(s):	None	

<b>NFPA Fire Rating</b>	<b>(in hours)</b>	<b>Gypsum Association File No.</b>
Exterior Bearing Walls:	0	
<b>* Beams, Girders, Trusses, and Arches:</b>	<b>0</b>	<b>IBC – 2003 allowance</b>
1 <sup>st</sup> Floor Construction:	1 Hour	Concrete Planks
<b>* First to 2<sup>nd</sup> Floor/Ceiling Assembly</b>	<b>0</b>	<b>IBC – 2003 allowance</b>
Roof Construction:	0	
Exterior Bearing Walls:	0	
Interior Fire Separation Walls between Hangar and Offices/Shop areas:	1 Hour	Common with Unit #1 = WP 1072
<b>* Columns:</b>	<b>0</b>	<b>IBC – 2003 allowance</b>
Fire Rated Doors – Hangar to/from Office and Shop areas	45 minutes	
Exterior Nonbearing Walls:	0	
Stairwells:	1 Hour	WP-1072

<b>Elevator Shaft(s):</b>	<b>None</b>	
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**The Sheridan Corporation**

PO Box 359, Fairfield, ME 04937  
 Phone (207) 453-9311, Fax (207) 453-2820  
 PO Box 689, Westbrook, ME 04098  
 Phone (207) 774-6138, Fax (207) 774-2885  
 www.sheridancorp.com

E R F T ANSMI A

DATE	11-2-04	JOB NO.	030017
ATTENTION	Mr. Michael Nugent, B. I.		
RE	Interior Fit Up Building Permit Application for Maine Yacht Center 100 Kensington Street Portland, Maine 04103		

TO City of Portland, Maine  
 City Hall, Room 315  
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*TO  
MICHAEL NUGENT  
11/3/04*

For approval  Approved as submitted  Resubmit \_\_\_\_\_ copies for approval  
 For your use  Approved as noted  Submit \_\_\_\_\_ copies for distribution  
 As requested  Returned for corrections  Return \_\_\_\_\_ corrected prints  
 For review and comment  \_\_\_\_\_  
 FORBIDS DUE \_\_\_\_\_ 20 \_\_\_\_\_  PRINTS RETURNED AFTER LOAN TO US

REMARKS:

SIGNED: *Michael C. [Signature]*

We enclose our remaining application for a building permit for the **final** phase, being "Building Fit Up".

Included are 2 sets of interior fit up plans and permit application. A PDF is enclosed to cover all plans as submitted.

Note: Stamped Electrical and Mechanical Plans to include **the** work depicted on **the** above interior fit up have been submitted previously to you under separate cover **as** presented to us by our **specialty** subcontractors and registered **specialty** engineers.

We intend to begin the interior work on November 8, 2004. Your attention to **this** matter and approval is most appreciated. Thank you.

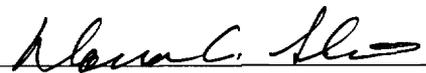
Dana C. Sturtevant, P. E.

Engineering Manager

**COPY TO: Dan Wildes, P. M. for TSC; Steve Daicy, Chief  
Engineer for TSC**

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SIGNED: \_\_\_\_\_



Revision of  
October 29-04

**Construction Type Certification  
for  
Maine Yacht Center  
Boat Storage, Office and Tenant Space  
  
100 Kensington Street  
Portland, Maine**

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**NFPA** Fire Ratings and **Gypsum** Association Design Details for this Construction Type are as follows:

**Unit #1 Boat Storage Area**

<b>NFPA Fire Rating</b>	<b>(in hours)</b>	<b>Gypsum Association File No.</b>
Exterior Bearing Walls:	0	
Interior Fire Separation Walls between Hangar and Offices/Shop areas:	1 Hour	WP-1072 and WP-1330 at 10' on either side of Unit 1 and Unit #2
*Columns:	0	IBC 2003 allowance

Fire Rated Doors – Hangar to/from Office and Shop areas	45 minute	
Beams, Girders, Trusses, and Arches:	0	
Floor Construction:	None	
Roof Construction:	0	
Exterior Nonbearing Walls:	0	
Stairwells:	1 Hour	WP-1072
Elevator Shaft(s):	None	

**Unit #2 Office and Sales Areas**

<b>NFPA Fire Rating</b>	<b>(in hours)</b>	<b>Gypsum Association File No.</b>
Exterior Bearing Walls:	0	
Interior Fire Separation Walls between Hangar and Offices/Shop areas:	1 Hour	Common with Unit #1 = WP-1072
* <b>Columns:</b>	<b>0</b>	<b>IBC -2003 allowance</b>
Fire Rated Doors – Hangar to/from Office and Shop areas	45 minutes	
Beams, Girders, Trusses, and Arches:	0	
* <b>Floor/Ceiling Construction:</b>	<b>0</b>	<b>IBC – 2003 allowance</b>
Roof Construction:	0	
Exterior Nonbearing Walls:	0	
Stairwells:	1 Hour	WP – 1072
Elevator Shaft(s):	None	

<b>NFPA Fire Rating</b>	<b>(in hours)</b>	<b>Gypsum Association File No.</b>
Exterior Bearing Walls:	<b>0</b>	
* <b>Beams. Girders. Trusses. and Arches :</b>	<b>0</b>	<b>IBC – 2003 allowance</b>
1 <sup>st</sup> Floor Construction:	1 Hour	Concrete Planks
* <b>First to 2<sup>nd</sup> Floor/Ceiling Assembly</b>	<b>0</b>	<b>IBC – 2003 allowance</b>
Roof Construction:	0	
Exterior Bearing Walls:	0	
Interior Fire Separation Walls between Hangar and Offices/Shop areas:	1 Hour	Common with Unit #1 = WP 1072
* <b>Columns:</b>	<b>0</b>	<b>IBC – 2003 allowance</b>
Fire Rated Doors – Hangar to/from Office and Shop areas	45 minutes	
Exterior Nonbearing Walls:	<b>0</b>	
Stairwells:	1 Hour	WP-1072

Elevator Shaft(s):	None	
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# for Construction Permit

164 State House Station  
Augusta, Maine 04333-0164  
Tel: 207-624-8744 x 1

### Project Information

Project Name Maine Yacht Center  
 Street Location 100 Kensington Street Town Location: Portland  
 County: \_\_\_\_\_  
 New Building:  Renovatron Addition  Occupancy Change   
 Spnnkler System: \_\_\_\_\_ Spnnkier System Supervised: \_\_\_\_\_  
 Date of Construction Start-up 8/30/2004 Estimated Project Cost: \$1,963,000.00  
 Date of Construction Completion: 2/25/ 2005 Construction Permit Fee: see attached  
(Fee schedule is on back)

### Occupancy Classification

Apartments <input type="checkbox"/>	Nursing Home <input type="checkbox"/>	Educational <input type="checkbox"/>
Hotel / Motel <input type="checkbox"/>	Industrial <input type="checkbox"/>	Daycare <input type="checkbox"/>
Rooming & Lodging <input type="checkbox"/>	Residential Care Level I <input type="checkbox"/>	Detenban <input type="checkbox"/>
Congregate Housing <input type="checkbox"/>	Residential Care Level II <input type="checkbox"/>	Business <input type="checkbox"/>
Hospital <input type="checkbox"/>	Assembly Class A <input type="checkbox"/> B <input type="checkbox"/> C <input type="checkbox"/>	Other <input checked="" type="checkbox"/>
Limited Care <input type="checkbox"/>	Mercantile A <input type="checkbox"/> B <input type="checkbox"/> C <input type="checkbox"/>	Boat Storage & Seasonal Repair <input type="checkbox"/>

### Construction Type

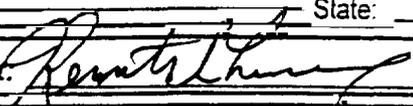
Fire Resistive: Type I (443), (332) <input type="checkbox"/>	Unprotected Ordinary: Type III (200) <input type="checkbox"/>
Protected Non-Combustible: Type II (222), (111) <input checked="" type="checkbox"/>	Heavy Timber: Type IV (2HH) <input type="checkbox"/>
Unprotected Non-Combustible: Type II (000) <input type="checkbox"/>	Protected Wood Frame: Type V (111) <input type="checkbox"/>

### Addresses

**Owner's Name:** Maine Yacht Center, LLC Telephone: (207) 842-9100 Fax: \_\_\_\_\_  
 Mailing Address: 65 Kensington Street  
 Town: Portland State: Me. Zip Code: 04103

**Design Professional:** Steve Daicy Telephone: (207) 453-9311 Fax: (207) 453-2820  
 Maine Registration Number: #3529 E-mail: \_\_\_\_\_  
 Mailing Address: P.O. Box 359  
 Town: Fairfield State: Maine Zip Code: 04937

**General Contractor:** The Sheridan Corporation Telephone: (207) 453-9311 Fax: (207) 453-2820  
 Mailing Address: P.O. Box 359  
 Town: Fairfield, State: Me. Zip Code: 04937

Signature of Applicant:  Kenneth Lamoreaux, Director of Permitting

Preliminary Approval: <input type="checkbox"/>	Date: _____	Approved By: _____
Construction Permit: <input type="checkbox"/>	Date: _____	Approved By: _____
Approval Letter: <input type="checkbox"/>	Date: _____	Approved By: _____

-When a permit is not required

LOG #	DATE PLANS RECEIVED	REVIEW FEE	DATE FEE RECEIVED	CHECK #	PLAN REVIEWER	DATE PERMIT ISSUED	PERMIT #

CONSTRUCTION PERMIT FEE

MAINE YACHT CENTER  
100 KENSINGTON STREET  
PORTLAND, MAINE

USE	AREA IN SF	FEE / SF	FEE
BUSINESS	6,500	0.05	\$325.00
BULK STORAGE	36,400	0.02	\$728.00
		TOTAL	\$1,053.00

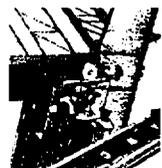
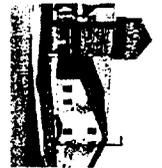


Post-it<sup>®</sup> Fax Note 7672

To *Steve Dacy*  
 Company *Shelden Corp.*  
 Location  
 Fax # Telephone #  
 Comments

No. of Pages  
 From  
 Company  
 Location Dept. Charge  
 Fax # *207-453-2820* Telephone #  
 Original Depositor  Destroy  Return  Call for pickup

*MAINE YACHT CENTER*  
*JULY 2, 2004*



AMERICAN INSTITUTE OF STEEL CONSTRUCTION, INC.

AISC Metal Building Manufacturer Certification Program

# Butler Manufacturing Co

Headquarters: Kansas City, MO

Facilities meeting program criteria:

- Annville, PA
- Birmingham, AL
- Burlington, Ontario Canada
- Galesburg, IL
- Kansas City, MO
- Laurinburg, NC
- San Marcos, TX
- Visalia, CA

- Design and Manufacturing Design
- Design and Manufacturing Design
- Design and Manufacturing Design
- Design and Manufacturing Design and Manufacturing



September 2004

President, American Institute of Steel Construction, Inc.

Certification valid through the last day of this month



**August 8-10-04**

**Construction Type Certification  
for  
Maine Yacht Center  
Boat Storage, Office and Tenant Space**

**100 Kensington Street  
Portland, Maine**

This project is designed to meet the 2000 National Fire Protection Association Standards for construction type as identified herein. All fire rated areas shall conform to the 17<sup>th</sup> Edition, GA-600-2003 Gypsum Association Fire Resistance Design Manual standards for the applicable structural element. The structures are designed per the 1999 Edition - BOCA National Building Code.

This project is comprised of 3 use groups as follows:

Unit #1 – Boat Storage Building = BOCA Use Group S-1 (storage); NFPA = **S** (storage)  
Unit #2 – Business, BOCA Use Group B; NFPA = B (office & sales areas)  
Unit #3 – Retail tenant space (marine sales) = BOCA Use Group M (mercantile); NFPA = M (mercantile)

This project allows BOCA Section 313.1.1 = Non-separated use groups.

Type 2B construction, NFPA Type II (000). These buildings will be sprinkled in accordance with NFPA 13 and BOCA Section 906.2.1 (fire sprinkler requirements) pertaining to the above usages.

NFPA Fire Ratings and Gypsum Association Design Details for this Construction Type are as follows:

**Unit #1 Boat Storage Area**

<b>NFPA Fire Rating</b>	<b>(in hours)</b>	<b>Gypsum Association File No.</b>
Exterior Bearing Walls:	0	
Interior Fire Separation Walls between Hangar and Offices/Shop areas:	1 Hour	WP-1072 and WP-1330 at 10' on either side of Unit 1 and Unit #2
Columns:	1 Hour	CM-1001
Fire Rated Doors – Hangar to/from Office and Shop areas	45 minute	
Beams, Girders, Trusses, and Arches:	0	
Floor Construction:	None	
Roof Construction:	0	
Exterior Nonbearing Walls:	0	

Stairwells:	1 Hour	WP-1072
Elevator Shaft(s):	None	

### Unit #2 Office and Sales Areas

<b>NFPA Fire Rating</b>	<b>(in hours)</b>	<b>Gypsum Association File No.</b>
Exterior Bearing Walls:	0	
Interior Fire Separation Walls between Hangar and Offices/Shop areas:	1 Hour	Common with Unit #1 = WP-1072
Columns:	1 Hour	CM- 1001
Fire Rated Doors – Hangar to/from Office and Shop areas	45 minutes	
Beams, Girders, Trusses, and Arches:	0	
Floor/Ceiling Construction:	<b>1 Hour</b>	<b>Fire Rated Suspended Ceiling w/ Concrete Deck</b>
Roof Construction:	<b>1 Hour</b>	<b>Fire Rated Suspended Ceiling</b>
Exterior Nonbearing Walls:	0	
Stairwells:	1 Hour	WP - 1072
Elevator Shaft(s):	None	

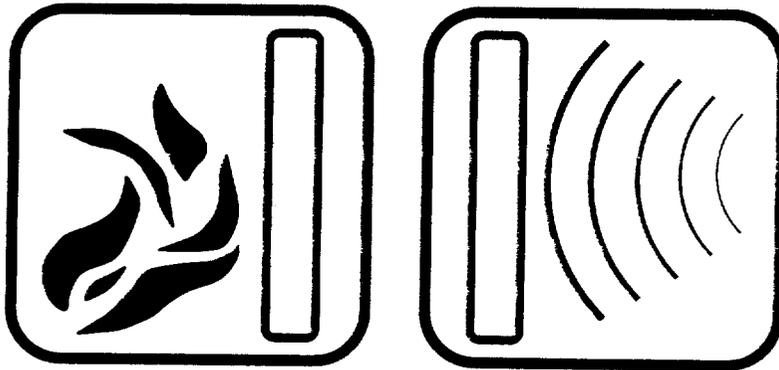
### Unit #3 Tenant Sales Area

<b>NFPA Fire Rating</b>	<b>(in hours)</b>	<b>Gypsum Association File No.</b>
Exterior Bearing Walls:	0	
Beams, Girders, Trusses, and Arches:	1 Hour	See Detail on Plans – similar to BM-2120
<b>1<sup>st</sup> Floor Construction:</b>	1 Hour	Concrete Planks
<b>First to 2<sup>nd</sup> Floor/Ceiling Assembly</b>	<b>1 Hour</b>	<b>Fire Rated Suspended Ceiling with Concrete Deck</b>
Roof Construction:	<b>1 Hour</b>	<b>Fire Rated Suspended Ceiling</b>
Exterior Bearing Walls:	0	
Interior Fire Separation Walls between Hangar and Offices/Shop areas:	1 Hour	Common with Unit #1 = WP 1072
Columns:	1	CM-1001 Pending Tenant Occupancy
Fire Rated Doors – Hangar to/from Office and Shop areas	45 minutes	
Exterior Nonbearing Walls:	0	
Stairwells:	1 Hour	WP-1072
Elevator Shaft(s):	None	

# FIRE

# RESISTANCE DESIGN MANUAL

## SOUND CONTROL



**17th  
Edition**  
**GA-600-03**

# GYPSUM SYSTEMS

ASSOCIATION  GYPSUM  
April 2003

GYPSUM ASSOCIATION  
April 2003 

## TESTING AGENCIES

Each detailed description is accompanied by a cross-section detail of the system. Also included is design information giving total thickness, limiting height where appropriate, and approximate weight of the system in pounds per square foot. Fire and sound test references identifying the agency which certified the test as well as a report number and date are also provided (see Tables I and II).

**TABLE I  
FIRE TESTING AGENCIES**

BMS	Building Materials & Structures, National Bureau of Standards (now National Institute of Standards and Technology)
CTC	Commercial Testing Company
FM	Factory Mutual Research Corporation
GET	George E. Troxell, P.E., Consulting Engineer
ITS	Intertek Testing Services NA Inc.
NBS	National Bureau of Standards (now National Institute of Standards and Technology)
NRCC	National Research Council of Canada
OPL	Omega Point Laboratories, Inc.
OSU	The Ohio State University
PCA	Portland Cement Association
SFT	Standard Fire Test, Fire Prevention Research Institute
SWRI	Southwest Research Institute
UC	University of California
UL	Underwriters Laboratories Inc.
ULC	Underwriters' Laboratories of Canada
WHI	Warnock Hersey, Inc. (now Intertek Testing Services NA Inc.)

**TABLE II  
SOUND TESTING AGENCIES**

ACI	Acoustical Consultants, Inc.
ASL	Acoustic Systems Acoustical Research Facility
BBN	Bolt, Beranek, and Newman, Inc.
BGL	British Gypsum Limited
BMS	Building Materials & Structures, National Bureau of Standards (now National Institute of Standards and Technology)
CK	Cedar Knolls Acoustical Laboratories (now Noise Unlimited, Inc.)
DRC	Domtar Research Center
G&H	Geiger and Hamme
INTEST	International Acoustical Testing Laboratories
KAL	Kodaras Acoustical Laboratories (now Electrical Testing Laboratories, ETL)
KG	Kaiser Acoustical Laboratories
NBS	National Bureau of Standards (now National Institute of Standards and Technology)
NGC	National Gypsum Company's Gold Bond Acoustical Laboratories (now NGC Testing Services)
NRCC	National Research Council of Canada
OR	Ohio Research Corporation
RAL	Riverbank Acoustical Laboratories
SA	Shiner & Associates
USG	United States Gypsum Company Acoustical Research Center
WEAL	Western Electro Acoustical Laboratory, Inc.
WHI	Warnock Hersey, Inc. (now Intertek Testing Services NA Inc.)

TABLE III

## APPLICABLE PRODUCT STANDARDS

Product	ASTM	CSA
Gypsum Plasters	C 28	A82.22-M
Gypsum Wallboard	C 36†	A82.27-M
Sypsum Lath	C 37†	A82.27-M
Sypsum Sheathing Board	C 79†	A82.27-M
Gypsum Backing Board	C 442†	A82.27-M
Sypsum Coreboard	C 442†	A82.27-M
Gypsum Shaftliner Board	C 442†	
Joint Compound	C 475	
Nails for the Application of Gypsum Board	C 514	
Gypsum Veneer Plaster	C 587	A82.22-M
Gypsum Base for Veneer Plasters	C 588†	A82.27-M
Water-Resistant Gypsum Backing Board	C 630†	A82.27-M
Nonstructural Steel Framing Members	C 645	
Metal Lath	C 847	
Exterior Gypsum Soffit Board	C 931†	A82.27-M
Steel Drill Screws for the Application of Gypsum Panel Products or Metal Plaster Bases to Steel Studs from 0.033 in. (0.84 mm) to 0.112 in. (2.84 mm) in Thickness (Type S-12)	C 954	
Load-Bearing (Transverse and Axial) Steel Studs, Runners (Tracks), and Bracing or Bridging for Screw Application of Gypsum Panel Products and Metal Plaster Bases	C 955	
Redecorated Gypsum Board	C 960†	A82.27-M
Steel Drill Screws for the Application of Gypsum Panel Products or Metal Plaster Bases (Types G, W, and S)	C 1002	
Accessories for Gypsum Wallboard and Gypsum Veneer Base	C 1047	
Glass Mat Gypsum Substrate for Use as Sheathing	C 1177	
Glass Mat Water-Resistant Gypsum Backing Panel	C 1178	
Fiber Reinforced Gypsum Panels	C 1278	
Gypsum Ceiling Board	C 1395†	
Gypsum Board	C 1396†	A82.27-M

† ASTM Specification C 1396 is a consolidation of existing ASTM Standards and will eventually replace C 36, C 37, C 79, C 442, C 588, C 630, C 931, C 960, and C 1395.

## PRODUCT IDENTIFICATION

All gypsum products are identified with the manufacturer's name and trademark. The thickness and type of gypsum board are shown on the end bundling tape or on the board. **Ready-mixed** joint compounds are identified on the container. Bagged products are identified on the bag.

ASTM and CSA standard product specifications are shown in Table III.

## NOTE:

ASTM Standards are available from:  
 ASTM International  
 100 Barr Harbor Drive  
 West Conshohocken, PA 19428-2959  
 (610) 832-9585  
 Fax: (610) 832-9555  
 E-mail: [service@astm.org](mailto:service@astm.org)  
<http://www.astm.org>

CSA Standards are available from:  
 CSA International  
 178 Rexdale Blvd.  
 Etobicoke, Ontario M9W 1R3  
 (416) 747-4000  
 Fax: (416) 747-2475  
<http://w.csa.ca>

**COLUMNS, NONCOMBUSTIBLE**

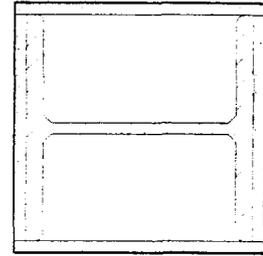
**GA FILE NO. CM 1000**

**GENERIC**

**1 HOUR  
FIRE**

**GYPSUM WALLBOARD, STEEL COLUMN COVER**

Base layer 1/2" type X gypsum wallboard applied around W10x49 column and held in place with paper masking tape. Face layer either No. 24 MSG galvanized steel column cover consisting of two L-shaped sections with snap-lock sheet steel joints or No. 22 MSG galvanized steel column covers consisting of two L-shaped sections with lap joints fastened with No. 8x1/2" sheet metal screws 12" o.c.



Fire Test: UL NC505-(1-6), 71NK2639, 12-23-75;  
UL NC505, 77NK151E;  
UL Design X526

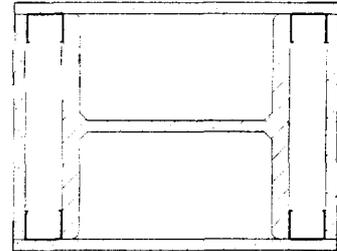
**GA FILE NO. CM 1001**

**GENERIC**

**1 HOUR  
FIRE**

**GYPSUM WALLBOARD, STEEL STUDS**

One layer 1/2" type X gypsum wallboard applied without horizontal joints to 1 5/8" steel studs located at each corner of W10x49 column with 1" Type S drywall screws 24" o.c. Metal corner bead applied to all corners with 1" Type S drywall screws 12" o.c. in each flange. Joint compound 1/16" thick applied over corner bead.



Fire Test: UL NC505, 77NK1747;  
6-13-77, UL Design X528

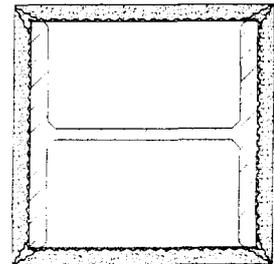
**GA FILE NO. CM 1300**

**GENERIC**

**1 HOUR  
FIRE**

**METAL LATH, GYPSUM PLASTER**

5/8" 1:3 gypsum-sand plaster applied over 3.4 lb metal lath applied around and wire tied to W10x49 column with 18 gage wire 6" o.c.



Fire Test: BMS 92/40, 10-7-42





# BEAMS, GIRDERS, AND TRUSSES, NONCOMBUSTIBLE

**GA FILE NO. BM 1137**

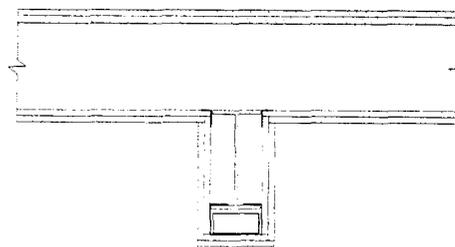
**PROPRIETARY**

**1 HOUR  
FIRE**

## STEEL FRAME, GYPSUM WALLBOARD

**Base** layer 1/2" proprietary type X gypsum wallboard applied to beam cage with 1" Type S-12 drywall screws 12" o.c. **Face** layer 1/2" proprietary type X gypsum wallboard applied to beam cage with 15/8" Type S-12 drywall screws 12 o.c. Joints offset from base layer joints.

Beam cage fabricated from No. 24 gage 7/8" x 1 3/8" steel angles screw attached to steel joists at beam top flange and No. 25 gage 2 1/2" steel runners hooked over beam lower flange and supporting 15/8" steel studs 24" o.c. Minimum beam size W8x15. (**One hour unrestrained beam.**)



## PROPRIETARY GYPSUM BOARD

American Gypsum Company	1/2" FIREBLOC TYPE C
BPB America Inc.	- 1/2" ProRoc™ Type C Gypsum Panels
G-P Gypsum	1/2" ToughRock® Fireguard® C
Lafarge North America Inc.	1/2" Firecheck® Type C
National Gypsum Company	- 1/2" Gold Bond@Brand FIRE-SHIELD C™ Gypsum Wallboard
PABCO Gypsum	1/2" FLAME CURB® Super 'C'
Temple-Inland Forest Products Corporation	- 1/2" TG-C
United States Gypsum Company	1/2" SHEETROCK@Brand Gypsum Panels, FIRECODE® C Core

Fire Test: UL R1319-133, 7-16-75;  
Based on UL R3660-7 & -8,  
11-12-87;  
UL Design L524

**GA FILE NO. BM 2120**

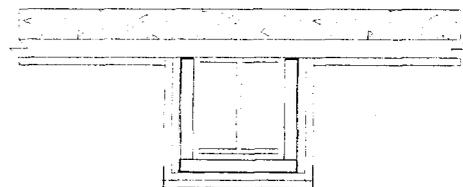
**GENERIC**

**2 HOUR  
FIRE**

## STEEL FRAME, GYPSUM WALLBOARD

**Base** layer 5/8" type X gypsum wallboard or gypsum veneer base applied to beam cage with 1 1/4" Type S drywall screws 16" o.c. **Face** layer 5/8" type X gypsum wallboard or gypsum veneer base applied to beam cage with 1 3/4" Type S drywall screws 8" o.c.

Beam cage fabricated from horizontally installed steel angles (25 gage steel having 1" and 2" legs) located not less than 1/2" from beam flanges. 1" legs of the upper angles secured to steel deck units with 1/2" Type S pan head screws 12" o.c. "U" shaped brackets formed of 25 gage "U" shaped steel channels (1 1/16" wide with 1" legs) 24" o.c. suspended from upper angles with 1/2" Type S pan head screws and supported 1" x 2" angles at lower corners attached to brackets with 1/2" Type S pan head screws. Outside corners of gypsum board protected by 0.020" thick steel corner beads crimped or nailed. Minimum beam size W8x24. (**Two hour restrained or unrestrained beam.**)



Fire Test: UL R4024-5, 9-14-66,  
UL Design N501;  
ULC Design 0501

**GA FILE NO. BM 2130**

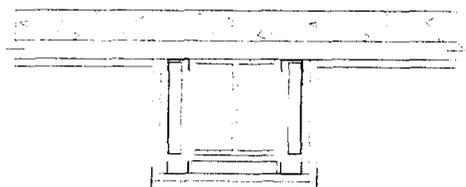
**GENERIC**

**2 HOUR  
FIRE**

## STEEL FRAME, GYPSUM WALLBOARD

**Base** layer 5/8" type X gypsum wallboard or gypsum veneer base applied to beam cage with 1 1/4" Type S drywall screws 16" o.c. **Face** layer 5/8" type X gypsum wallboard or gypsum veneer base applied to beam cage with 1 3/4" Type S drywall screws 8" o.c.

Beam cage fabricated from horizontally installed "U" shaped steel channels (25 gage steel 1 1/16" wide with 1" legs) located not less than 1/2" from beam flanges. Upper channels secured to steel deck units with 1/2" Type S pan head screws 12" o.c. "U" shaped brackets formed of steel channels 24" o.c. suspended from the upper channels with 1/2" Type S pan head screws and supported steel channels installed at lower corners of brackets. Outside corners of gypsum board protected by 0.020" thick steel corner beads crimped or nailed. Minimum beam size W8x24. (**Two hour restrained or unrestrained beam.**)



Fire Test: UL R4024-5, 9-14-66;  
UL Design N502;  
ULC Design 0502



*Strescon Limited*

*Saint John, New Brunswick, Canada*

having demonstrated the capability to produce quality products in accordance with the prescribed Plant Certification requirements is hereby recognized as a



*Certified Plant*

under the

**PCI Plant Certification Program**

Retention of this Certificate is dependent on meeting the qualification standards confirmed by continuing inspections.

*Thomas B. Battli  
President*



**The Sheridan Corporation**

PO Box 359 Fairfield, ME 04937  
Phone (207)453-9311  
Fax (207)453-2820  
www.sheridancorp.com

September 23, 2004

Post-it® Fax Note	7671	Date	9-24-04	# of pages	1
To	Dan Wildes	From	MASON		
Co./Dept.		Co.			
Phone #		Phone #			
Fax #	453 2420	Fax #			

74

Mr. Mason Sears  
Maine Yacht tender  
100 Kensington Street  
Portland, ME 04103

Re: **Third Pam Steel Inspections**

Dear Mason:

The City of Portland has informed us that they have the ability to require a third party perform inspections of the structural and miscellaneous steel being designed and fabricated by me Sheridan Corporation. However, the City of Portland has agreed that they will not make this demand if you, The Owner, accepts that Sheridan's structural engineer will be inspecting the actual fabrication of this steel.

Be aware that Sheridan's Steve Daicy, P.E. has been inspecting this fabrication and certainly will continue to do so.

Please authorize this document in the space provided below as proof of your acceptance to this method of quality control. Feel free to call me with any questions that you may have.

Sincerely,

Daniel E. Wildes  
General Project Manager

DEW/pkb

cc: DS, SD, BN

Accepted by:

Mason Sears

G:\2003\Jobs\030017 Maine Yacht\Correspondences\M Sears - 3rd Party Steel Inspect 09-23-04.doc

TOTAL P.02

Dan  
030017  
Dana



**The Sheridan Corporation**

PO Box 359 Fairfield, ME 04937

Phone (207)453-9311

Fax (207)453-2820

www.sheridancorp.com

September 14, 2004

Mr. Michael Nugent, Codes Office  
City of Portland  
389 Congress St., Room 315  
Portland, Maine 04101

**Re: IBC 2003 Code Request  
Maine Yacht Center - Portland, ME**

Dear Mr. Nugent:

We understand that the City of Portland will adopt the IBC 2003 Building Code as of October 7, 2004. As you are well aware, we submitted our plans for the above project under your current BOCA 1999 code. This code required that all columns be fire rated which we had provided for by enclosing them with a gypsum rated covering. The IBC 2003 Building Code allows structural elements to be non-fire rated. (See attached stamped code review statement). This permitted change would allow our client to save considerable time and cost to the project. Therefore, we ask you to allow the building's structural elements to be non-fire rated per the IBC 2003 Code. As of October 7, 2004, no work will have taken place in this or the other building units other than to complete the erection of steel and possibly the placement of the slabs.

Sincerely,

Dana C. Sturtevant, P. E.  
Engineering Manager

Enclosure

cc: DW