



Permitting and Inspections Department
Michael A. Russell, MS, Director

October 18, 2016

Sherwood Properties
James Ernst
295 Brown Street, STE 1
Westbrook, Maine 04092

RE: 78 Washington Avenue, BP# 2016-02202
CBL: 013 C005

Dear Mr. Ernst,

Following an evaluation of your building permit application, this application fails to comply with the following sections of the 2009 international Building Code which is held in authority in the City of Portland Maine.

The section(s) out of compliance are as follows:

705.8.1 – The maximum area of unprotected and protected openings permitted in an exterior wall in any story of a building shall not exceed the percentages specified in table 705.8.

TABLE 705.8
MAXIMUM AREA OF EXTERIOR WALL OPENINGS BASED ON FIRE SEPARATION DISTANCE AND DEGREE OF OPENING PROTECTION

FIRE SEPARATION DISTANCE (feet)	DEGREE OF OPENING PROTECTION	ALLOWABLE AREA*
0 to less than 3 ^{b,c}	Unprotected, Nonsprinklered (UP, NS)	Not Permitted
	Unprotected, Sprinklered (UP, S) ^d	Not Permitted
	Protected (P)	Not Permitted
3 to less than 5 ^{d,e}	Unprotected, Nonsprinklered (UP, NS)	Not Permitted
	Unprotected, Sprinklered (UP, S) ^d	15%
	Protected (P)	15%
5 to less than 10 ^{e,f}	Unprotected, Nonsprinklered (UP, NS)	10% ^h
	Unprotected, Sprinklered (UP, S) ^d	25%
	Protected (P)	25%

The neighboring properties building, adjacent to the wall in question, is less than 3 feet away.

Pursuant to section 105.3.1 of the International Building Code, this permit application is being denied. Per section 6-20 of the Portland Maine City Municipal Code, you are able to file an appeal with the board of appeals, within 10 days of receiving this letter, if you feel aggrieved by the outcome of this decision.

Sincerely,

Gregory Gilbert
Code Enforcement Officer / Plan reviewer
Permitting and Inspections Department
City of Portland