CITY OF PORTLAND, MAINE RESURGAM
Reviewed for Code Compliance
Inspections Division
Approved with Conditions
Date: 08/04/14

Laurie Leader - RE: BP#2014-01486 106 Douglass Street - Plan review comments

From: "Steve Koeninger" <ussitesolutions@maine.rr.com>
To: "'Laurie Leader'" <LRL@portlandmaine.gov>
Date: 8/4/2014 1:47 PM
Subject: RE: BP#2014-01486 106 Douglass Street - Plan review comments
CC: "'Beatty, Karen'" <KBeatty@customdisability.com>
Attachments: IMGbeatty080414.pdf

Laurie:

1. I have changed the rail height to 36".
2. Drawing 1B now shows header information. Please see connection details where mud room attaches to existing house.
3. Please see attached explanation on bulkhead.
4. Please see attached footing information.

Thank you,

Steve

U. S. Site Solutions
P O Box 124
Moody, ME 04054-0124
(207) 850-6488
Fax: (207) 216-4076
Email: ussitesolutions@maine.rr.com

From: Laurie Leader [mailto:LRL@portlandmaine.gov]
Sent: Thursday, July 31, 2014 11:20 AM
To: Steve Koeninger
Subject: RE: BP#2014-01486 106 Douglass Street - Plan review comments

Steve,

I have reviewed the revisions sent back.

1. Can you please revise the handrail height per IRC 2009, handrail height shall not be less than 34" and not more than 38".
2. Provide header information for door going from the proposed mud room to the existing house. Provide

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framing detail where mud room attaches to the existing house.
3. Clarify if any foundation and framing work will be necessary where existing bulkhead is being removed a new bulkhead is being installed. It is not clear what is being done at the bulkhead other than the Bilco door installation.
4. Provide continuous footing under foundation wall per IRC 2009 Section R403.

Thank you,

Laurie

Laurie Leader
Plan Review/Code Enforcement
City of Portland, Maine
Inspections Division
389 Congress Street
Portland, ME 04101

P: 207-874-8714
F: 207-874-8716
E: lrl@portlandmaine.gov
To view building permit status go to **http://www.portlandmaine.gov/792/Permit-Status**
>>> "Steve Koeninger" <ussitesolutions@maine.rr.com> 7/30/2014 11:06 AM >>>

Attached please find answers to your questions.

I have reviewed the checklist and believe I have all the information that you requested.

Should you have any questions, please contact me.

Steve Koeninger

U. S. Site Solutions
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From: Laurie Leader [mailto:LRL@portlandmaine.gov]
Sent: Thursday, July 24, 2014 1:46 PM
To: ussitesolutions@maine.rr.com
Subject: BP#2014-01486 106 Douglass Street - Plan review comments

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Steve,

I have completed the review of the above project for building code and have the following comments as noted on the attached files. (I have attached a copy of the permit checklist that is used to review residential projects that you may want to reference as you address my plan review comments.)

Please send all revisions to this (my) email and please note that the pdf file name shall be ***exactly*** as the original, refer to the name of the attached files. Our Eplan program will automatically assign a version to the revised plans.

Let me know if you have any questions,

Thanks,

Laurie

Laurie Leader
Plan Review/Code Enforcement
City of Portland, Maine
Inspections Division
389 Congress Street
Portland, ME 04101

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