Portland Maine Yes. Google's good here.

Jason Grant <jgrant@portlandr

Reviewed for Code Compliance
Inspections Division
Approved with Conditions
Date: 05/05/17

548 St. John Street Permit# 2017-00173

Karen James <kjames@greatfallsinc.com> Fri, Apr 14, 2017 at 4:12 PM
To: "jgrant@portlandmaine.gov" <jgrant@portlandmaine.gov>

Hello Jason,

The architect has clarified below in **green** two questions you had asked regarding the above permit application. Please let me know if you have any questions.

Thank you,
Karen James

Great Falls Construction

From: Ben Walter [mailto:bwalter@cwsarch.com]
Sent: Friday, April 14, 2017 1:59 PM
To: Brenda Sylvester <brenda@chomhousing.org>; Karen James <kjames@greatfallsinc.com>; Binh Dang <bdang@cwsarch.com>
Subject: RE: 548 St. John Street Permit# 2017-00173

All:

See **below**.

Ben

Benedict B. Walter, AIA

President - Registered Architect ME NH GA

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Scarborough, ME 04074

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Reviewed for Code Compliance
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From: Jason Grant [mailto:jgrant@portlandmaine.gov]
Sent: Friday, April 14, 2017 10:24 AM
To: Valerie Paquingould <vpaquingould@greatfallsinc.com>; Jeff Barker <jbarker@greatfallsinc.com>; kyra@chomhousing.com
Subject: 548 St. John Street Permit# 2017-00173

I am currently reviewing your project for verification of compliance with the State and local Life Safety Codes, and need the following information to complete my review:

1. Please indicate on a plan that the windows in the bedrooms meet the attached requirements for egress windows in a building built before 1976. The studio apartment does not need an egress window since the sleeping area has 2 accessible door from it. **Were there some attached requirements referenced? The proposed windows are NOT egress sized, however 702.5 of the IEBC exempts replacement windows from being enlarged to egress size in Level one Alterations (where one replaces in-kind without configurations changes). For the sake of history, our first set of plans showed these bedroom windows being enlarged to egress size but these were deleted during VE to save money per the provision above. CWS still feels it would be a good life safety benefit to replace these windows with egress windows if the resources are available.**

2. The basement boiler / laundry room need to be protected from the apartments by either a fire separation or fire sprinklers. please indicate which protection feature you will be using on a plan. **Per the code review: IBC 2009 - Table 508.2.5: There are laundry room incidental use areas within the scope of the project. 1 hour provided. The existing boiler room has concrete walls on all wall and a concrete ceiling.**

Please send all revisions to this (my) email and please note that any revisions made to the original pdf files shall maintain the exact file name, Our E-plan program will automatically assign a version to the revised plans.

Please let me know if you would like to discuss anything or have any questions.

Jason Grant

Life Safety CEO / Plan Reviewer

Permitting and Inspections Department

City of Portland
389 Congress Street
Portland, Maine 04101

Phone:(207) 756-8187

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