Reviewed for Code Compliance
Inspections Division
Approved with Conditions
Date: 05/31/17

Portland Maine Yes. Google's good here.

Laurie Leader <lrl@portlandmaine

Re: BP#2017-00012 23 Ocean Avenue - Preliminary plan review

1 message

Kevin Moquin <kmoquin.architect@gmail.com> Tue, Mar 28, 2017 at 8:32 AM
To: Jason Grant <jgrant@portlandmaine.gov>
Cc: Laurie Leader <lrl@portlandmaine.gov>

Jason,
Attached as separate files.
Can you send an e-plan link that I can use for future uploads?
Best,
Kevin

On Tue, Mar 28, 2017 at 8:28 AM, Jason Grant <jgrant@portlandmaine.gov> wrote:

> Kevin,
>
> Thank you for the revised plans however the department policy is to not accept ZIP files. Please resubmit them as separate PDFs or google DOCS files thanks.
>
> **Jason Grant**
> Life Safety CEO / Plan Reviewer
> Permitting and Inspections Department
> City of Portland
> 389 Congress Street
> Portland, Maine 04101
> Phone:(207) 756-8187
>
> On Mon, Mar 27, 2017 at 12:16 PM, Kevin Moquin <kmoquin.architect@gmail.com> wrote:
>
>> Laurie,
>> Attached is the additional information you requested. It is included as a zip file. I have not seen a link to e-plan as of yet. If you would prefer I can upload these if provided a link.
>>
>> - Statement of special inspections
>> - Casco Bay Engineering is preparring the document. I will forward as soon as it is recieved.
>> - ComCheck
>> - Attached shell and mechanical compliance certificate.
>> - Geotechnical report
>> - Per our earlier email exchange, and upon consultation with our civil engineer and the geothecnical engineer who visited the site, we do not anticipate unstable or unusual soil conditions. The Owner understands by foregoing the geothecnical report, they will need to make the necessary adjustments should those conditions be uncovered. At this time the project delays from awaiting an opening in the geothecnical engineers time frame outweigh our anticipated risk for unusual soil conditions. I have attached a soils report prepared by our civil engineer.
>> - Revise code analysis as requested.
>> - Attached pdf organizes code review in the format you requested.
>> - Specifications
>> - Outline specification attached.
>> - Revisions to sheet A.01
>> - Attached
>>
>> Best,

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Keivn

On Mon, Mar 20, 2017 at 9:41 AM, Laurie Leader <lrl@portlandmaine.gov> wrote:

Adam and Kevin,

I am starting the plan review for the above referenced building permit. Can you please supply the following additional information.

- Statement of special inspections
- ComCheck
- Geotechnical report
- Revise code analysis as requested.

Once I receive this information, I will continue with the building code review.

Thanks,

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

Notice: Under Maine law, documents - including e-mails - in the possession of public officials or city employees about government business may be classified as public records. There are very few exceptions. As a result, please be advised that what is written in an e-mail could be released to the public and/or the media if requested.

--
Kevin Moquin, AIA, LEED AP BD+C
Maine Licensed Architect
1 Union Street #203
Portland, ME 04101
(207)615-6421
www.km-a.me

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Kevin Moquin, AIA, LEED AP BD+C
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6 attachments

23 Ocean Code Analysis.pdf
61K

23 Ocean compliance-report-20170327_101010_851.pdf
180K

23 Ocean Outline Specification.pdf
54K

23 Ocean State Fire Marshall's Permit 2016_12_19.pdf
268K

23 Ocean USDA-NCRS_SoilsReport.pdf
345K

A-0.1 Code Review.pdf
593K