Inspections Division
Date: 05/24/17

May 14th, 2017

Ryan and Katelynn Fisher

56 Bay Street

Portland, ME 04103

To whom it may concern,

We are submitting our house project to obtain a building permit to modify our house layout. The house is located at 56 Bay Street in Portland, ME. It was built in 1982 and on the main floor is 3 bedroom 1 bath with eat in kitchen and living room. The basement has a bath and 1 finished room. We are submitting this permit to remove a bedroom on the main floor of the house to open the living space and install a structural post and beam file attached (56 Bay Street Fisher Beam Design). In the basement we would like to add a 12 ft X 11 ft bedroom and some extra family space of a 13 ft X 15 ft room while ensuring it is up to current code by adding in 2 egress windows one for each bedroom. Below are the details:

Main Floor:

Remove current walls of 3rd bedroom (pictures attached) and replace with a structural post and beam with the details attached. It will be supported by a column/post 2 inches away from the face of the chimney and another column that will be imbedded in the current bedrooms walls.

Basement:

The current basement is poured concrete basement there is a 8.25inch tall X 5.25 inch wide I-Beam that runs the center of the basement that is the current load member with 2 support posts. To add walls we would like to install 1 inch closed foam board (Greenguard XPX Lowe's) to the outside of the walls for insulation. The partition walls will be wood (2X4) construction with SHEETROCK Brand Ultralight Mold Tough 1/2in. 4X8ft Gypsum Board. The flooring will be DRIcore 7/8 X 2 X 2 OSB sheathing with carpet on top. We plan to have a licensed electrician and plumber install outlet and hot water baseboard heat to code. In each bedroom we plan to install an Egress window that meets code details are attached (56 Bay Street Fisher Egress Window Detail). The grade of the land will be below the window and 14 feet away from the property line so no window wells will be needed. The current height of the ceiling in the basement is 7 ft 7inches and none of the partition walls will be load bearing.

Sincerely,

Ryan and Katelynn Fisher

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