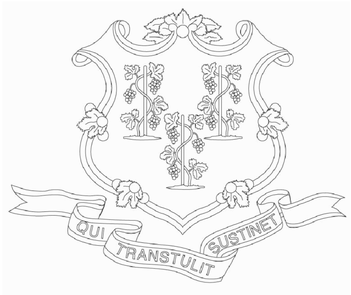
STATE OF CONNECTICUT DEPARTMENT OF HOUSING
CDBG-COMMUNITY DEVELOPMENT BLOCK GRANT
SUPERSTORM SANDY DISASTER RECOVERY PROGRAM



SPONSOR
State of Connecticut
Department of Housing
505 Hudson Street
Hartford, Connecticut 06106

OWNER
Application No. 1245
Sammy Sosa
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STRUCTURAL ENGINEER:
Cuoco Structural Engineers, LLC
60 Katona Drive, Fairfield, Connecticut 06824

SURVEYOR:
Freeman Companies, LLC
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GENERAL NOTES

1. DO NOT OBSTRUCT ACCESS TO THE SITE.
2. PROTECT ALL AREAS FROM FALLING DEBRIS.
3. MAINTAIN ALL EXISTING SITE ELEMENTS (PAVING, FENCES, BUILDINGS, ETC.) AND PLANTINGS & LAWNS. CONTRACTOR SHALL REPLACE OR REPAIR ALL DAMAGE, AT THE CONTRACTORS EXPENSE.
4. MAINTAIN A SECURED AREA FOR ALL CONSTRUCTION MATERIALS & EQUIPMENT STORED ON SITE.
5. PROVIDE TARPED DUMPSTER FOR REMOVAL OF ALL RUBBISH AND CONSTRUCTION DEBRIS. DUMPSTER SHOULD BE ADEQUATELY PROTECTED DURING PROJECT. CONTRACTOR IS RESPONSIBLE FOR ALL TRASH PLACED IN AND AROUND DUMPSTER. DUMPSTER PERMIT COSTS TO BE INCLUDED IN THE BASE BID.
6. WORK SHALL COMPLY WITH ALL STATE & LOCAL CODES, REGULATIONS AND ORDINANCES.
7. AT PROJECT COMPLETION, REMOVE ALL CONSTRUCTION DEBRIS AND PATCH/REPAIR ALL SURFACES DAMAGED BY CONTRACTOR ACTIVITIES. THOROUGHLY CLEAN ALL WORK AREAS OF ALL DEBRIS RESULTING FROM WORK OF THIS CONTRACT.
8. DISCONNECT AND RECONNECT ALL UTILITIES AS REQUIRED. COORDINATE WITH UTILITY COMPANIES AND AUTHORITIES HAVING JURISDICTION.
9. THE SPECIFICATION BOOK IS AN INTEGRAL PART OF THE DOCUMENTS AND SHALL BE CONSIDERED AS PART OF THESE DRAWINGS.

DRAWING LIST

ARCHITECTURAL

G-001	COVER SHEET
G-002	SITE PLAN AND ZONING DATA
AD-101	FOUNDATION AND FIRST FLOOR DEMOLITION PLANS
AD-102	SECOND FLOOR AND ATTIC DEMOLITION PLANS
AD-201	DEMOLITION ELEVATIONS
A-101	FOUNDATION PLAN AND FIRST FLOOR PLAN
A-102	SECOND FLOOR PLAN, ROOF PLAN AND ROOF DETAILS
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A-202	BUILDING ELEVATIONS - EAST AND NORTH
A-301	MISCELLANEOUS DETAILS

ABATEMENT - HAZARDOUS MATERIALS

HM-01	FOUNDATION AND FIRST FLOOR HAZARDOUS MATERIALS ABATEMENT

STRUCTURAL

S-101	STRUCTURAL PILE LOCATION PLAN, FOUNDATION PLAN FIRST FLOOR FRAMING PLAN & BORING DATA
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ABBREVIATIONS

ADJ	ADJACENT
ALUM	ALUMINUM
APPROX	APPROXIMATE
ARCH	ARCHITECTURAL
BTM	BOTTOM
B.O.	BOTTOM OF
CJ	CEILING JOISTS
CL	CENTERLINE
CLOS	CLOSET
CMU	CONCRETE MASONRY UNIT
COL	COLUMN
CONC	CONCRETE
CONT	CONTINUOUS
COORD	COORDINATE
CT	CERAMIC TILE
DW	DISHWASHER
DWG	DRAWING
E/F	EXHAUST FAN
EX	EXISTING
EL	ELEVATION
EP	ELECTRICAL PANEL
EQ	EQUAL
EQUIP	EQUIPMENT
EQUIV	EQUIVALENT
FIN	FINISH
FDN	FOUNDATION
FJ	FLOOR JOISTS
FLR	FLOOR
FV	FLOOD VENT
GALV	GALVANIZED
GB1	GRADE BEAM 1
GFCI	GROUND FAULT CIRCUIT INTERRUPTER
GWB	GYPSUM WALL BOARD
GYP	GYPSUM
HDWD	HARDWOOD FLOORING
HM	HOLLOW METAL
HORIZ	HORIZONTAL
HWH	HOT WATER HEATER
JB	JUNCTION BOX
LVL	LAMINATE VENEER LUMBER
MAX	MAXIMUM
MC	MEDICINE CABINET
MI	MIRRORED MEDICINE CABINET
MIN	MINIMUM
MO	MASONRY OPENING
MV	MICROWAVE
NIC	NOT INCLUDED IN CONTRACT
OA	OVERALL
OC	ON CENTER
OPP	OPPOSITE
PSL	PARALLEL STRAND LUMBER
PT	PRESSURE TREATED
REINF	REINFORCED
RO	ROUGH OPENING
RM	ROOM
RR	ROOF RAFTERS
SIM	SIMILAR
SPEC	SPECIFICATIONS
STD	STANDARD
STL	STEEL
STRUCT	STRUCTURAL
T.O.	TOP OF
TYP	TYPICAL
VCT	VINYL COMPOSITE TILE
VERT	VERTICAL
VIF	VERIFY IN FIELD
W/D	WASHER/ DRYER COMBO
WD	WOOD
WP	WEATHERPROOF
WWF	WELDED WIRE FABRIC (MESH)
U/C	UNDER CABINET (LIGHTING)

SYMBOLS LEGEND

- EXISTING PARTITION/ WALL TO REMAIN
- NEW PARTITION/ WALL
- NEW FOUNDATION WALL AND FOOTINGS
- EXISTING TO BE REMOVED
- EXISTING ITEM ABOVE
- EXISTING WINDOW TO REMAIN
- NEW WINDOW (1)
- NEW DOOR
- EXISTING DOOR TO REMAIN
- NEW "SMART VENT" FLOOD VENT (FV)
- NEW GAS METER (G)
- NEW WATER METER (W)
- PLYWOOD
- CONCRETE
- RIGID INSULATION
- GRAVEL
- WOOD DECKING
- DETAIL TAG: SECTION NUMBER (0) DRAWING NUMBER (A-000)
- SECTION KEY: SECTION NUMBER (0) DRAWING NUMBER (A-000)
- ELEVATION KEY: ELEVATION NUMBER (0) DRAWING NUMBER (A-000)
- KEYED NOTE TAG (C#)
- ROOF SLOPE (X)
- REVISION (#)
- SETBACK LINE
- SILT BARRIER
- CONSTRUCTION FENCE
- PROPERTY LINE

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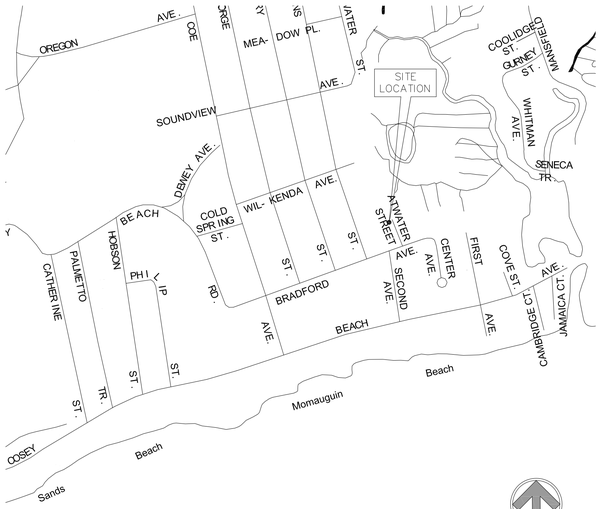
RAISING EXISTING RESIDENCE
ADDITION & INTERIOR REPAIRS
FOR
SAMMY SOSA
20 Atwater Street, East Haven, Connecticut 06512

COVER SHEET

PROJECT NO.: 1524-04 | SCALE AS NOTED

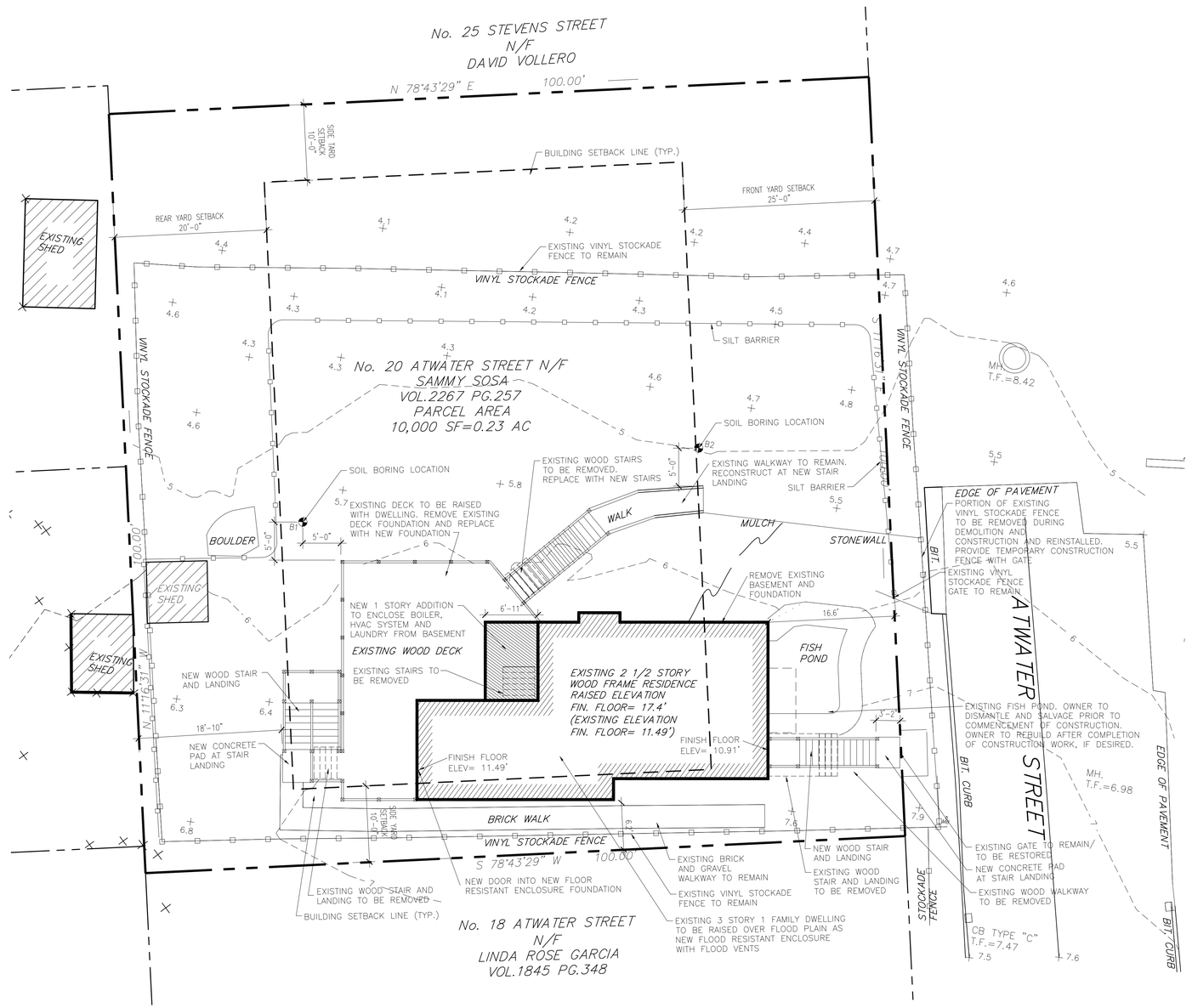
DRAWING NO.: G-001



2 LOCATION MAP
1"=500'

NORTH

ZONING DATA			
R-1 ZONE	REQUIRED	EXISTING	PROPOSED
LOT AREA	7,200 SF	10,000 SF	10,000 SF
LOT FRONTAGE	60 FEET	100 FEET	100 FEET
MAX BUILDING HEIGHT	40 FEET / ADDED SETBACK	28'-6"	32'-2" ***VARIANCE REQUIRED***
SETBACK-STREET LINE	25 FEET	8.0 FEET	2.7 FEET ***VARIANCE REQUIRED***
SETBACK-REAR	20 FEET	21.5 FEET	18.8 FEET VARIANCE REQUIRED
SETBACK-SIDE	10 FEET EA	6.2 FEET	6.2 FEET (EXISTING NONCONFORMING)
MAX LOT COVERAGE	20%	16%	17.5%
MIN SQUARE DIMENSION	50 FEET	100 FEET	100 FEET
MAX NUMBER OF STORIES	3	2	3
MAX FLOOR AREA	50%	16.5%	17.0%
MIN FLOOR AREA PER DWELLING UNIT	900 SF	1,641 SF	1,708 SF



SITE PLAN INFORMATION TAKEN FROM A SURVEY
PREPARED BY DAVID A. CARICCHIO P.L.S. 70036
FOR FREEMAN COMPANIES, LLC
MAP, BLOCK AND LOT: 070-0418-005

NORTH

1 SITE PLAN
SCALE: 1/8" = 1'-0"

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SITE PLAN AND ZONING DATA

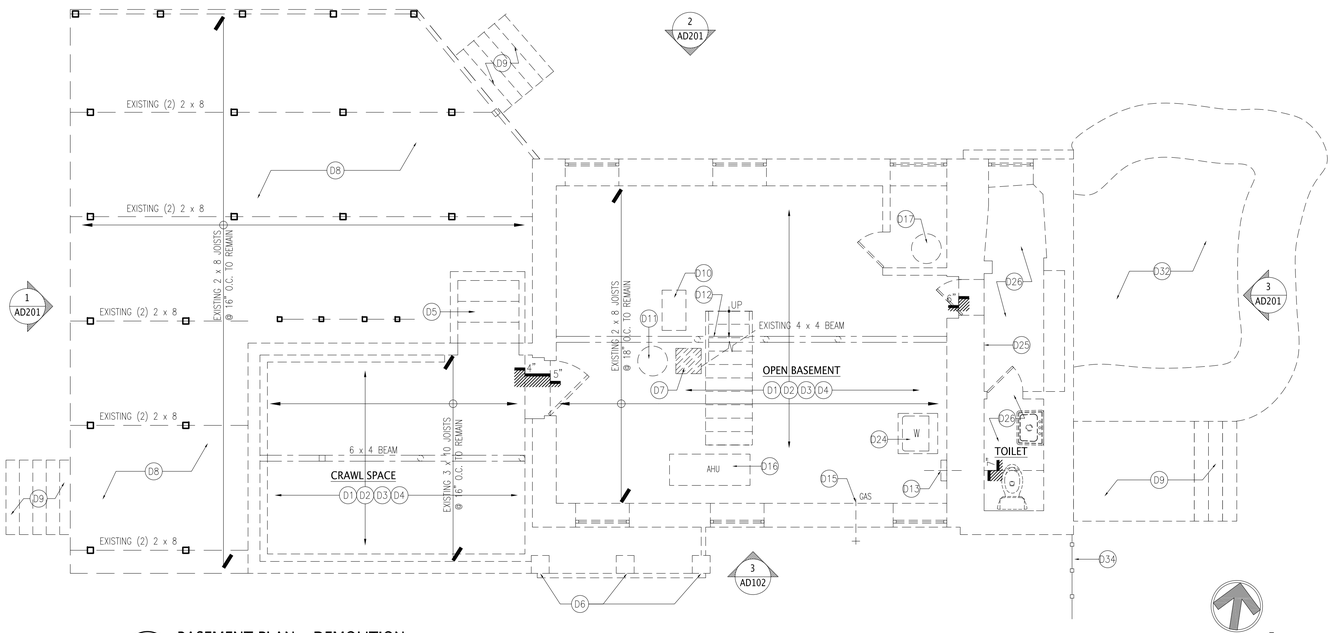
PROJECT NO.: 1524-04 | SCALE AS NOTED

DRAWING NO.:

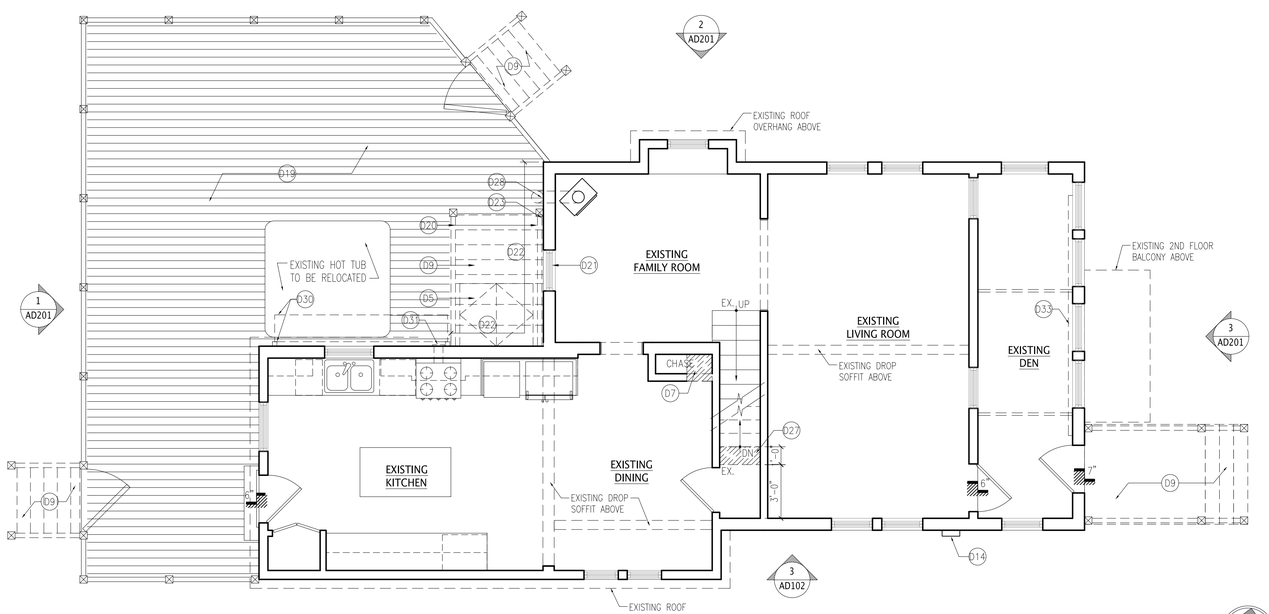
G-002

DEMOLITION KEYED NOTES

D1	REMOVE EXISTING WOOD POSTS, DROPPED BEAMS, METAL COLUMNS, AND PIERS IN THEIR ENTIRETY. PROVIDE TEMPORARY SUPPORT AS NECESSARY
D2	REMOVE EXISTING FOUNDATION WALLS AND EXISTING FOOTINGS
D3	REMOVE EXISTING CONCRETE FLOOR SLAB IN IT'S ENTIRETY
D4	EXISTING FIRST FLOOR CONSTRUCTION TO BE RETAINED AND RAISED IN IT'S ENTIRETY. PROTECT FLOOR INSULATION FROM DAMAGE DURING DEMOLITION PROCESS
D5	REMOVE EXISTING DOOR, STAIR BULKHEAD, CONCRETE SLAB, AND WOOD STAIR CONSTRUCTION
D6	REMOVE EXISTING FOUNDATION PIERS DOWN TO EXISTING FOOTINGS
D7	REMOVE EXISTING MASONRY AND BRICK CHIMNEY, ASSEMBLY COMPLETE
D8	EXISTING WOOD DECK CONSTRUCTION TO BE RETAINED AND RAISED WITH THE DWELLING. EXISTING DECKING AND SUPPORT BEAMS TO REMAIN. REMOVE EXISTING DECK SUPPORT POSTS AND PIERS IN THEIR ENTIRETY. PROVIDE TEMPORARY SUPPORT AS NECESSARY
D9	REMOVE EXISTING FRONT ENTRY WOOD DECK AND STAIR ASSEMBLY COMPLETE
D10	REMOVE AND RETAIN EXISTING BOILER. DELIVER TO OWNER.
D11	REMOVE EXISTING HOT WATER HEATER.
D12	REMOVE EXISTING INTERIOR WOOD STAIRS ASSEMBLY
D13	EXISTING ELECTRICAL SERVICE PANEL TO BE REMOVED
D14	EXISTING ELECTRICAL METER PAN AND ALL ASSOCIATED WIRING TO REMAIN. SERVICE WIRE TO POLE CONNECTION SHALL BE REMOVED DURING LIFTING OPERATIONS. CABLE WIRE BETWEEN METER PAN AND MAIN PANEL SHALL BE REMOVED DUE TO POWER RELOCATION
D15	REMOVE AND REINSTALL EXISTING GAS METER AND ASSOCIATED PIPING AFTER LIFTING OPERATIONS AND NEW FOUNDATION IS COMPLETE
D16	REMOVE AND RETAIN EXISTING HVAC UNIT. REINSTALL AT NEW MECHANICAL ROOM. SEE CONSTRUCTION PLAN FOR NEW LOCATION. ALL ASSOCIATED HARD AND FLEXIBLE DUCTWORK TO REMAIN, WHERE POSSIBLE. PROTECT FROM DAMAGE DURING DEMOLITION PROCESS AND RECONNECT TO HVAC SYSTEM
D17	EXISTING SUMP TO BE REMOVED
D18	REMOVE EXISTING WATER CLOSET, WATER CLOSET PUMP, AND WALL MOUNTED SINK
D19	EXISTING DECK RAILINGS AND POSTS TO REMAIN (SECURE LOOSE AREAS OF RAILING WITH PROPER HARDWARE)
D20	REMOVE EXISTING DECK RAILINGS, POSTS, AND SWING GATE AS SHOWN. SALVAGE FOR POSSIBLE REUSE
D21	REMOVE EXISTING WINDOW
D22	REMOVE AREAS OF EXISTING SIDING
D23	EXISTING STAINLESS STEEL CHIMNEY FLUE TO REMAIN
D24	REMOVE AND RETAIN EXISTING WASHING MACHINE. REINSTALL AT NEW MECHANICAL ROOM. SEE CONSTRUCTION PLAN FOR NEW LOCATION
D25	REMOVE EXISTING ELECTRIC BASE BOARD UNIT
D26	REMOVE EXISTING TILED FLOORS
D27	TRIM BACK AREA OF EXISTING FLOORING FOR NEW INTERIOR STAIR INSTALLATION. SEE CONSTRUCTION PLANS FOR NEW STAIRS AND LANDING
D28	REMOVE AREA OF EXISTING ROOF SHINGLES. COORDINATE WITH NEW MECHANICAL ROOM DESIGN ON CONSTRUCTION PLANS (SEE ELEVATIONS)
D29	REMOVE AREA OF EXISTING WATER DAMAGED CARPET AND SUB FLOOR AS REQUIRED. REMOVE EXISTING WATER DAMAGED GYPSUM WALL BOARD
D30	EXISTING AWNING TO BE REMOVED AND DELIVERED TO OWNER
D31	EXISTING STOVE VENT DUCT TO BE RELOCATED. SEE NEW CONSTRUCTION PLANS
D32	EXISTING KOI FISH POND ITEMS SHALL BE REMOVED BY OWNER AND SALVAGED FOR RE USE, PRIOR TO COMMENCEMENT OF DEMOLITION WORK PHASE. OWNER WILL BE RESPONSIBLE FOR POND ITEMS REMAINING DURING THE DEMOLITION AND CONSTRUCTION PHASES
D33	BASE BOARD HEAT IN THIS LOCATION. REMOVE ELECTRIC UNITS
D34	EXISTING VINYL SPLIT RAIL FENCE TO BE REMOVED, RETAINED, AND REINSTALLED AFTER THE COMPLETION OF ALL CONSTRUCTION WORK



1 BASEMENT PLAN - DEMOLITION
1/4" = 1'-0"



2 FIRST FLOOR PLAN - DEMOLITION
1/4" = 1'-0"

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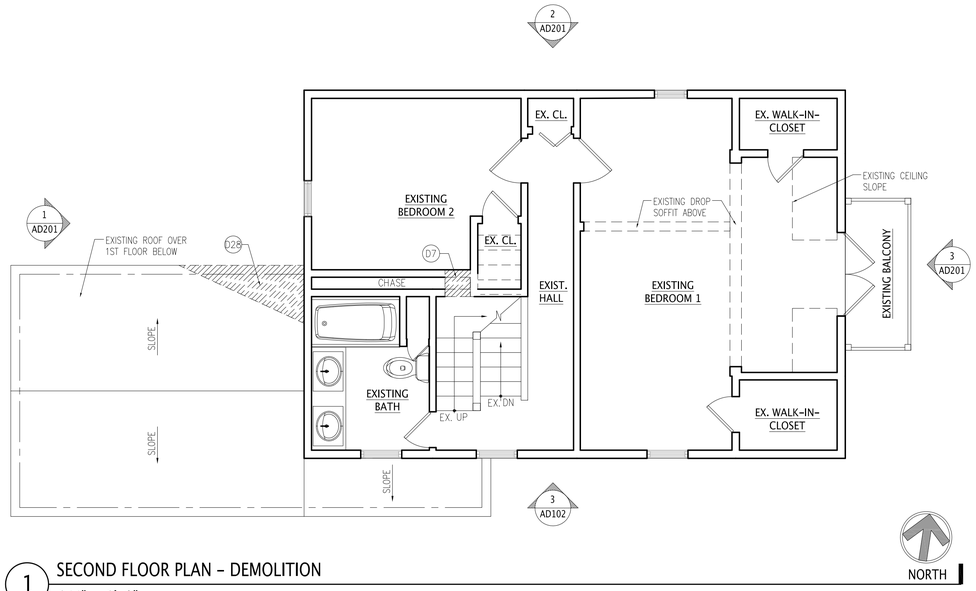
FOUNDATION AND FIRST FLOOR DEMOLITION PLANS

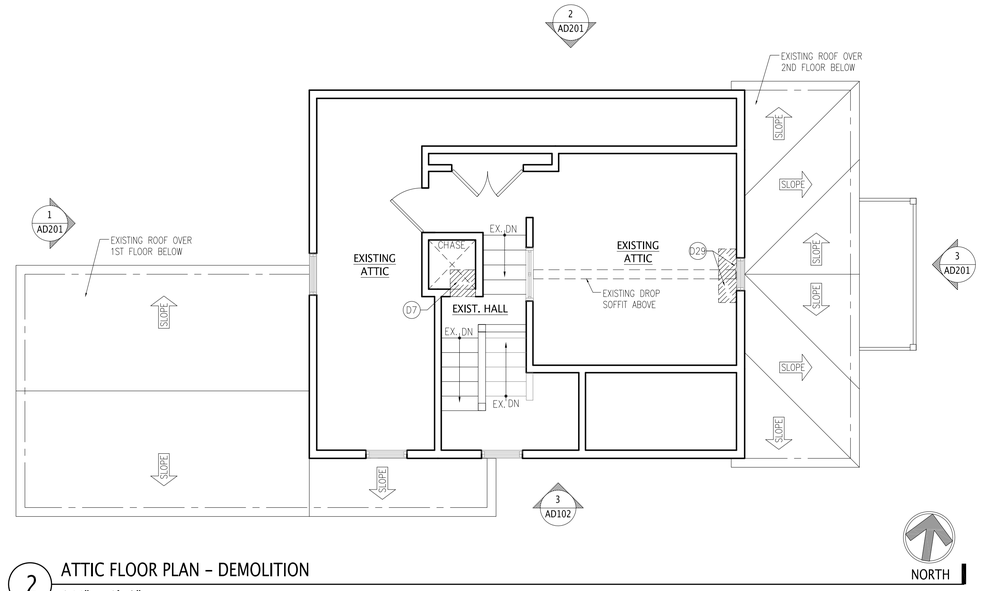
PROJECT NO.: 1524-04 | SCALE AS NOTED

DRAWING NO.:

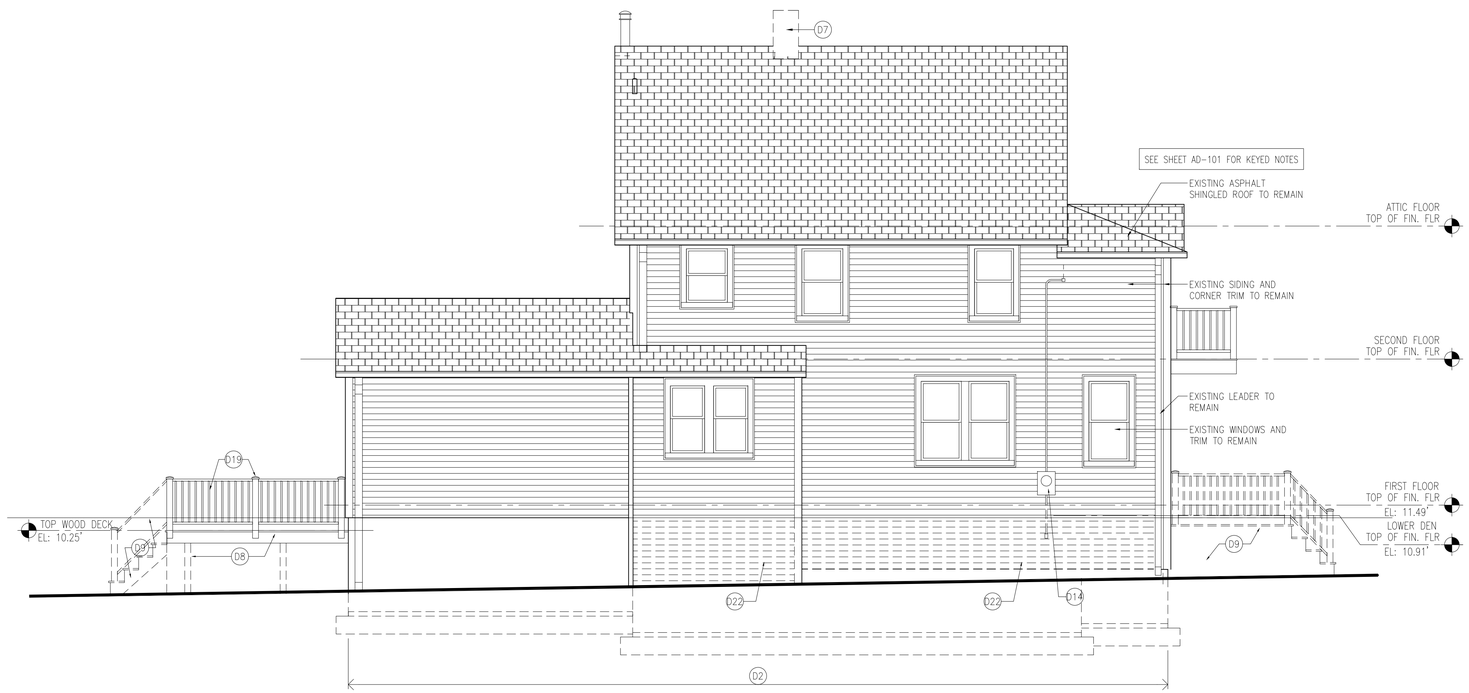
AD-101



1 SECOND FLOOR PLAN – DEMOLITION
1/4" = 1'-0"



2 ATTIC FLOOR PLAN – DEMOLITION
1/4" = 1'-0"



3 ELEVATION – NORTH
1/4" = 1'-0"

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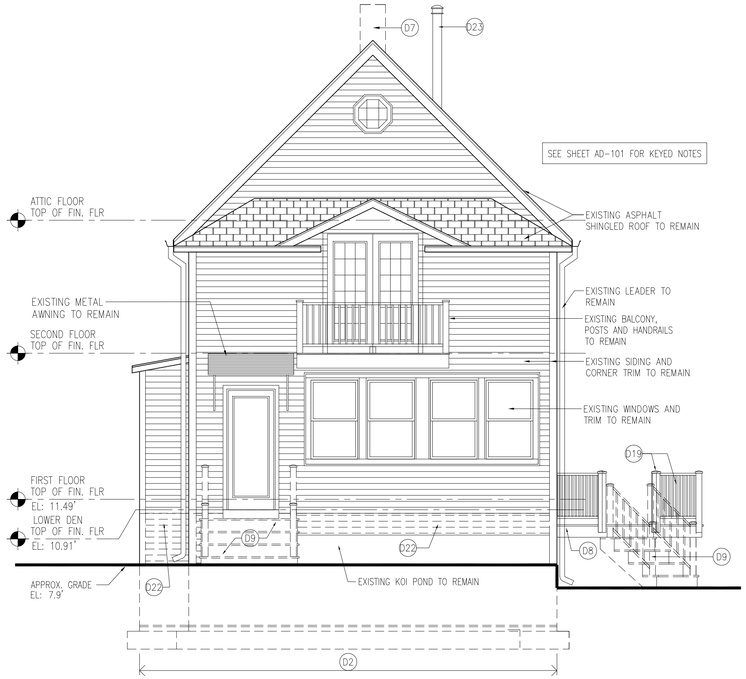
SECOND FLOOR AND ATTIC DEMOLITION PLANS

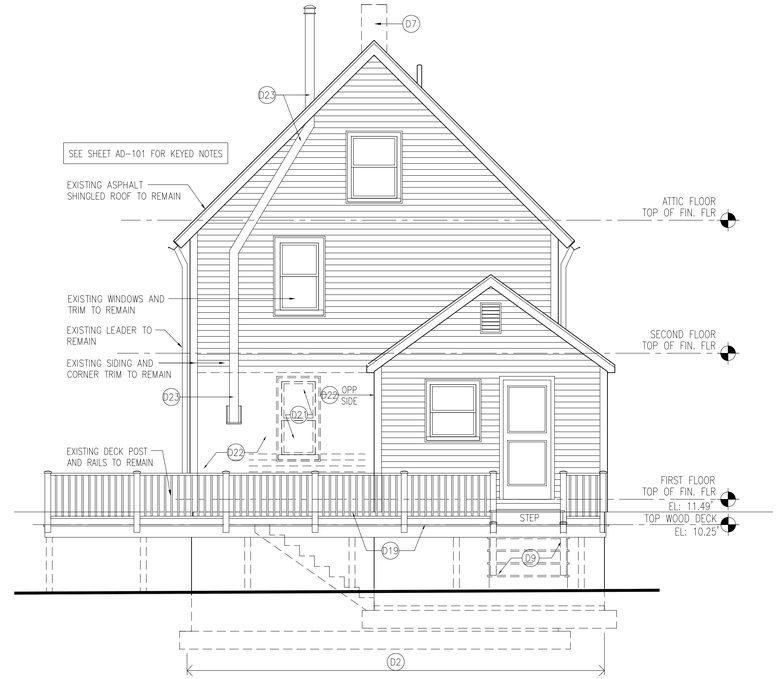
PROJECT NO.: 1524-04 | SCALE AS NOTED

DRAWING NO.:

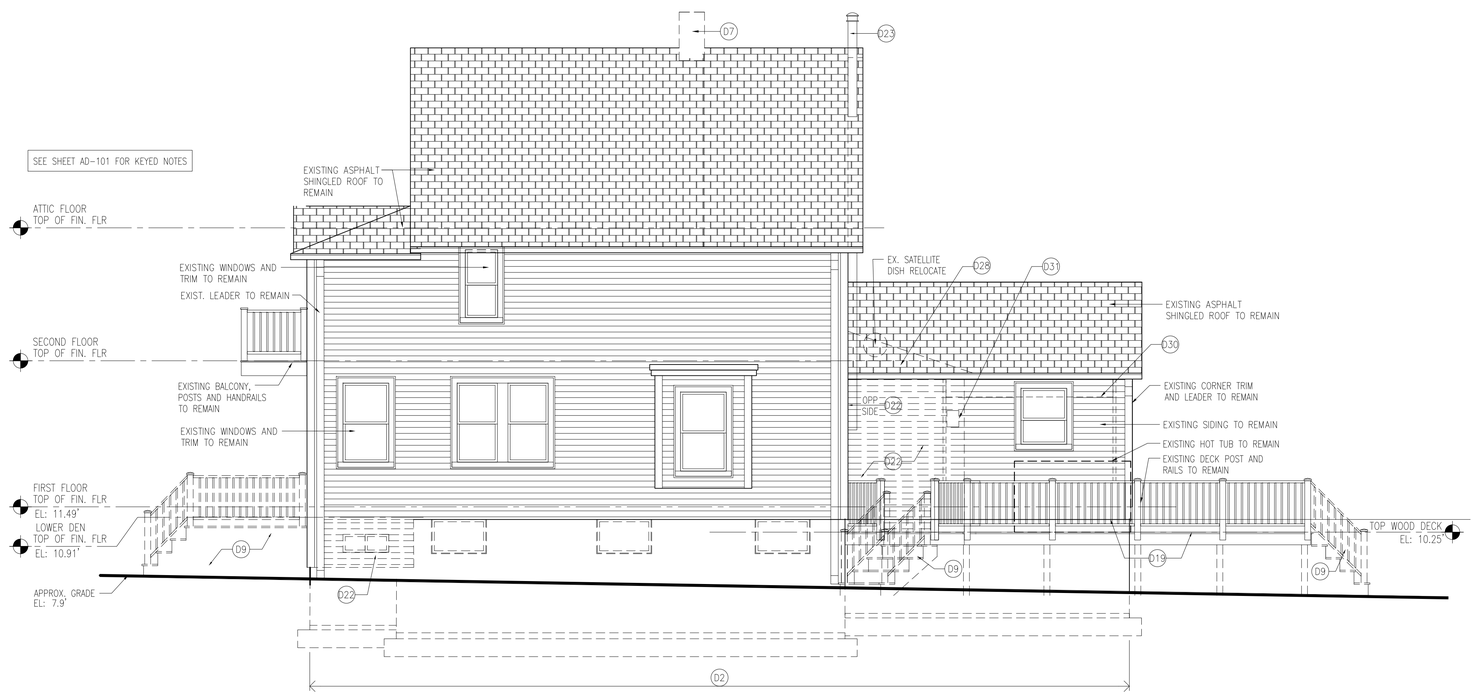
AD-102



1 ELEVATION - EAST
1/4" = 1'-0"



3 ELEVATION - WEST
1/4" = 1'-0"



2 ELEVATION - SOUTH
1/4" = 1'-0"

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DEMOLITION ELEVATIONS

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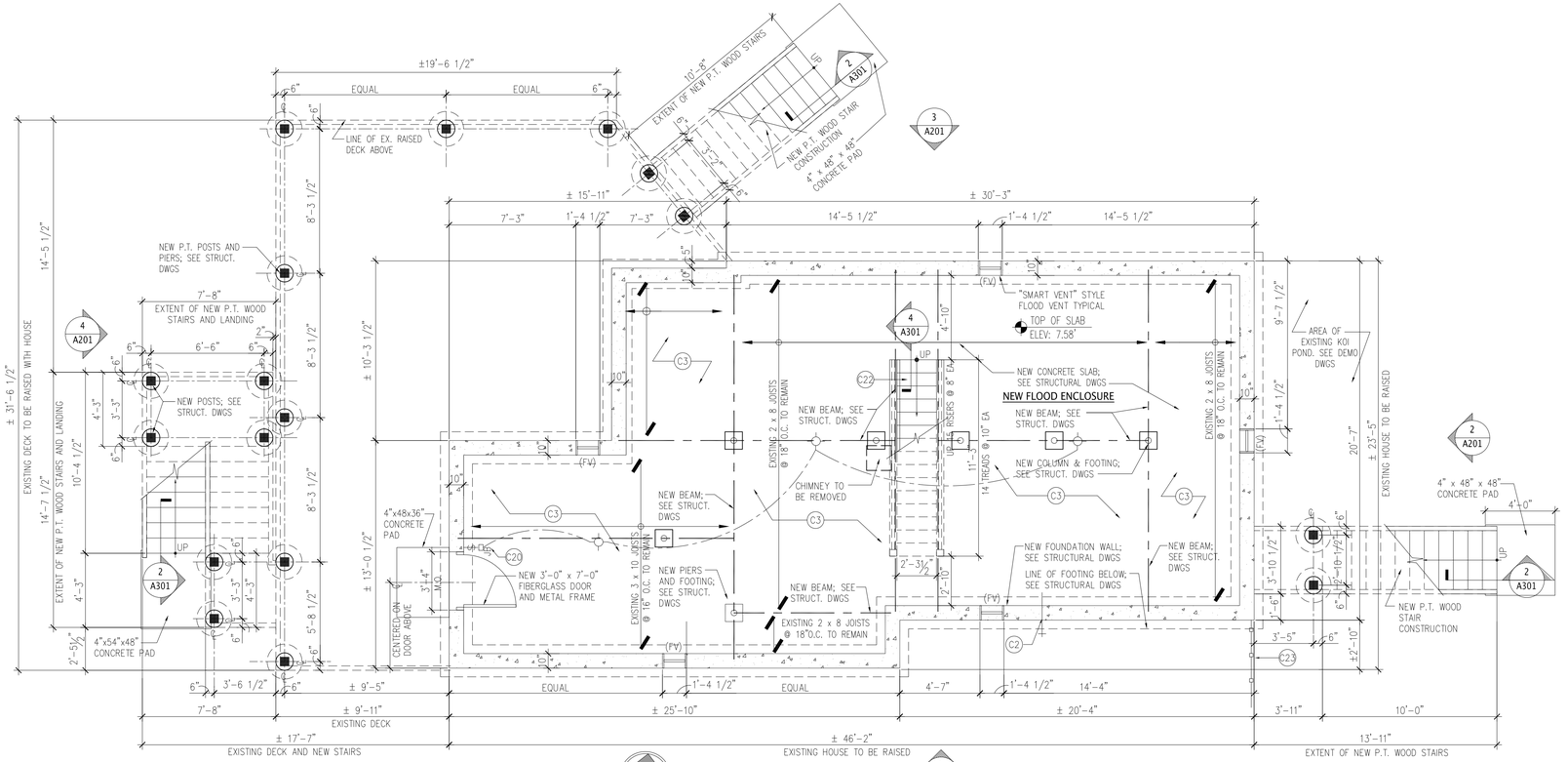
AD-201

CONSTRUCTION KEYED NOTES

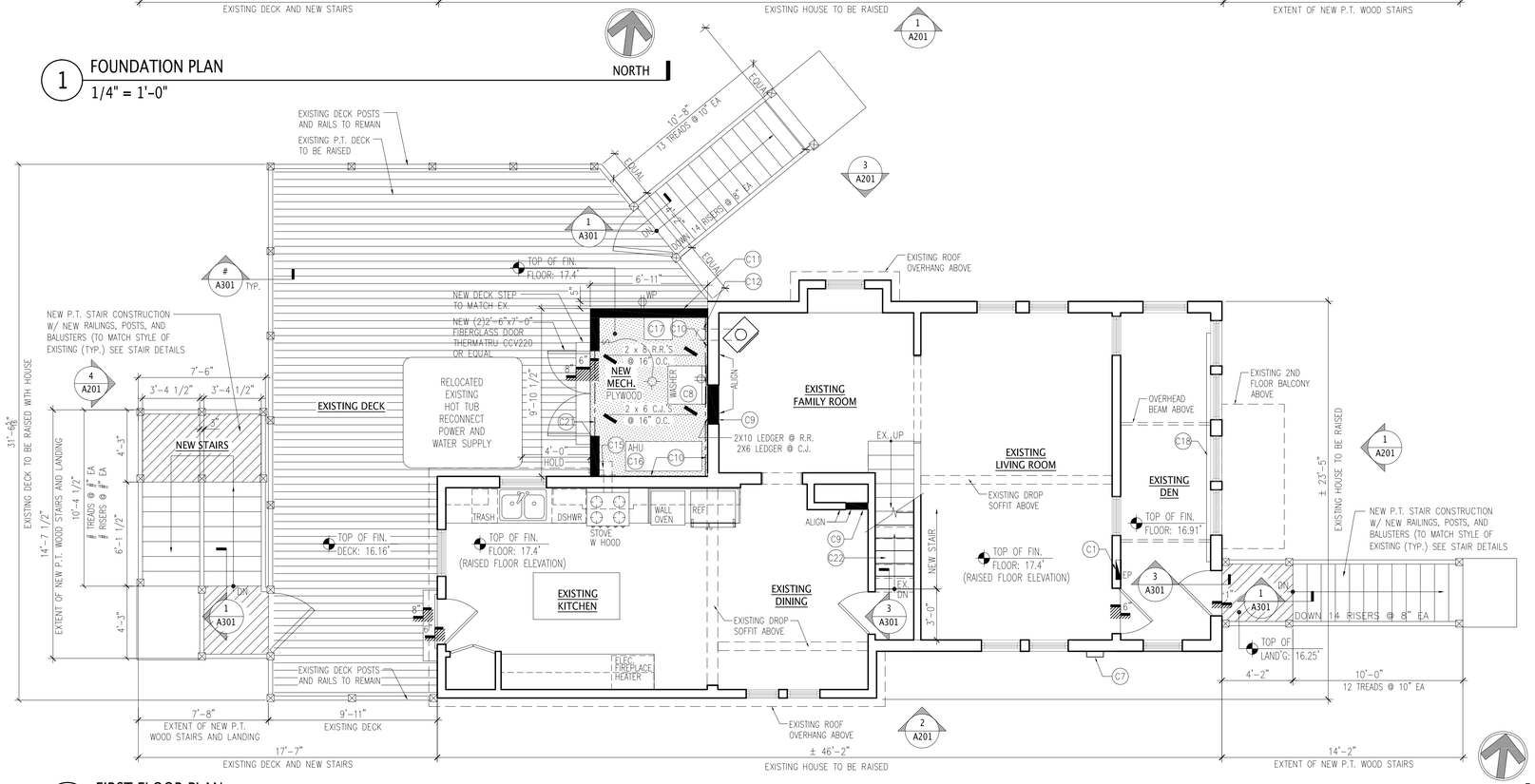
C1	PROVIDE NEW ELECTRICAL SERVICE PANEL, SERVICE CABLES, AND CIRCUIT WIRING IN NEW FIRST FLOOR LOCATION
C2	EXISTING GAS SERVICE LINE LOCATION. NEW GAS METER LOCATION
C3	EXISTING FIRST FLOOR CONSTRUCTION TO BE RAISED IN IT'S ENTIRETY WITH DWELLING. EXISTING JOISTS TO REMAIN. NOTIFY ARCHITECT AFTER EXPOSURE DURING DEMOLITION PROCESS FOR FURTHER INSTRUCTIONS
C4	EXISTING DECK TO BE RAISED WITH EXISTING DWELLING. REFER TO STRUCTURAL DRAWINGS FOR ADDITIONAL INFORMATION. EXISTING DECKING, POSTS AND RAILS ABOVE TO REMAIN
C5	PROVIDE NEW DECK STAIRS, POSTS, RAILINGS, AND BALUSTERS
C6	RELOCATE AND REINSTALL AIR HANDLER UNIT TO NEW MECHANICAL ROOM
C7	EXISTING ELECTRICAL METER PAN AND ALL ASSOCIATED WIRING TO REMAIN. REINSTALL SERVICE WIRE TO POLE CONNECTION THAT WAS REMOVED DURING LIFTING OPERATIONS. REINSTALL CABLE WIRE BETWEEN METER PAN AND MAIN PANEL
C8	RELOCATED EXISTING WASHING MACHINE WITH ALL NEW PLUMBING AND WASTE CONNECTIONS
C9	PROVIDE AND INSTALL NEW STUD WALL INFILL AND GYPSUM WALL BOARD, THICKNESS TO MATCH EXISTING. FILL STUDS WITH NEW BATT INSULATION. SPACKLE, TAPE AND FINISH TO MATCH EXISTING ADJACENT WALL SURFACE. PRIME AND PAINT ALL WALLS. COLOR AS SELECTED BY THE OWNER
C10	PROVIDE GYPSUM WALL BOARD @ INTERIOR OF ROOM. SPACKLE, TAPE AND FINISH PRIME AND PAINT ALL WALLS
C11	NEW 2"x6" WOOD STUD FRAMING @ 16" O.C. PROVIDE GYPSUM WALL BOARD @ INTERIOR OF ROOM, EXTERIOR GRADE SHEATHING, AND SALVAGED SIDING AT EXTERIOR. PROVIDE NEW BATT INSULATION THAT COMPLIES WITH CODE REQUIREMENTS. SPACKLE, TAPE, SAND, PRIME AND PAINT ALL WALLS. COLOR AS SELECTED BY THE OWNER
C12	EXISTING STAINLESS STEEL CHIMNEY FLUE TO REMAIN. VERIFY OR PROVIDE 2 WALL PIPE AT NEW ROOF PENETRATIONS. PROVIDE NEW STAINLESS STEEL PREMANUFACTURED ROOF FLASHING AT NEW ROOF PENETRATION.
C13	PROVIDE NEW PLYWOOD SUBFLOOR WHERE MISSING OR DAMAGED. SCREW AND GLUE TO FLOOR JOISTS. PROVIDE AREA OF NEW CARPETING TO MATCH EXISTING AS SPECIFIED. PROVIDE GYPSUM WALL BOARD WHERE MISSING OR DAMAGED. SPACKLE, TAPE, SAND, PRIME AND PAINT ALL WALLS TO MATCH EXISTING.
C14	NEW ROOF CONSTRUCTION. SEE SECTIONS AND DETAILS FOR FURTHER INFORMATION
C15	EXTEND EXISTING STOVE EXHAUST HOOD VENT TO PERPENDICULAR NEW MECHANICAL ROOM WALL CONSTRUCTION
C16	NEW LOCATION FOR EXISTING AIR HANDLER UNIT
C17	PROVIDE NEW WALL MOUNTED CONDENSING BOILER UNIT WITH INTEGRAL DOMESTIC HOT WATER HEATER
C18	NEW FIN TUBE RADIATOR IF REQUIRED. SEE DEMOLITION PLAN
C19	PROVIDE AND INSTALL NEW STUD WALL INFILL AND GYPSUM WALL BOARD, THICKNESS TO MATCH EXISTING. SPACKLE, TAPE AND FINISH TO MATCH EXISTING ADJACENT WALL SURFACE. PRIME AND PAINT ALL WALLS. COLOR AS SELECTED BY THE OWNER
C20	PROVIDE JUNCTION BOX AT TRANSITION ABOVE FLOOD PLAIN ON CEILING
C21	PROVIDE NEW (1) 2X10 HEADER AT NEW MECHANICAL ROOM DOUBLE DOORS. PROVIDE NEW (2) 2X4 POSTS AT EACH END
C22	NEW INTERIOR STAIR CONSTRUCTION
C23	REINSTALL EXISTING VINYL SPLIT RAIL FENCE AFTER THE COMPLETION OF ALL CONSTRUCTION WORK

GENERAL CONSTRUCTION NOTES

1. DIMENSIONS ARE TAKEN TO FACE OF GYPSUM WALL BOARD OR CONCRETE UNLESS OTHERWISE NOTED
2. ALL ITEMS TO REMAIN (INCLUDING BUT NOT LIMITED TO THE ITEMS LISTED BELOW,) SHALL BE PROTECTED FROM DAMAGE DURING DEMOLITION AND CONSTRUCTION OPERATIONS:
   (A) EXISTING DUCTWORK
   (B) FIRST FLOOR FLOOR INSULATION THAT HAS BEEN REPLACED
   (C) EXTERIOR AC CONDENSER UNIT
   (D KITCHEN APPLIANCES
3. EXTERIOR GENERATOR TO BE REMOVED BY OWNER
4. SECURE ANY LOOSE AREAS OF FLOOR DECKING. SECURE ANY LOOSE AREAS OF DECK RAILING WITH PROPER HARDWARE AND/ OR REPLACEMENT PARTS
5. INSTALL RELOCATED EXISTING AIR HANDLER UNIT ACCORDING TO MANUFACTURER'S SPECIFICATIONS. CONNECT TO EXISTING DUCTWORK TO REMAIN. MODIFY DUCTWORK FOR NEW LOCATION. WORK MAY INCLUDE NEW DUCT CONSTRUCTION.
6. INSTALL NEW CONDENSER BOILER WITH HOT WATER CAPABILITY, AND CONNECT TO EXISTING RADIATORS AND FIN TUBE BASE BOARD UNITS. SEE SPECIFICATIONS.
7. ALL DUCTWORK BELOW THE FLOOD PLAIN LEVEL SHALL BE WATERPROOFED.
8. RELOCATE EXISTING HOT TUB AS REQUIRED TO ACCOMMODATE NEW MECHANICAL ROOM. EXTEND EXISTING ELECTRICAL LINES AS NEEDED.
9. REMOVE, SALVAGE, AND RETAIN EXISTING WALL MOUNTED AWNING OVER HOT TUB AND RETURN TO OWNER.
10. CAP OFF AND DISCONNECT ALL PLUMBING AND WASTE LINES FROM THE MAIN LINE AT NEW FLOOR ENCLOSURE FLOOR PLAN.
11. EXISTING KOI FISH POND ITEMS SHALL BE REMOVED BY OWNER AND SALVAGED FOR RE USE, PRIOR TO COMMENCEMENT OF DEMOLITION WORK PHASE. CONTRACTOR WILL NOT BE RESPONSIBLE FOR POND ITEMS REMAINING DURING THE DEMOLITION AND CONSTRUCTION PHASES. KOI POND SHALL BE RECONSTRUCTED BY OWNER AT OWNER'S EXPENSE AND DISCRETION AFTER THE COMPLETION OF THE HOME CONSTRUCTION.



1 FOUNDATION PLAN
1/4" = 1'-0"



2 FIRST FLOOR PLAN
1/4" = 1'-0"

NOTE: ROOF STRUCTURE SHOWN HERE. SEE STRUCTURAL DRAWINGS FOR FLOOR AND FOUNDATION

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ISSUE NO.	ISSUE DATE	DESCRIPTION
1	26 MARCH 2015	ISSUED FOR BID

State Of Connecticut
Department Of Housing
505 Hudson Street
Hartford, Connecticut 06106

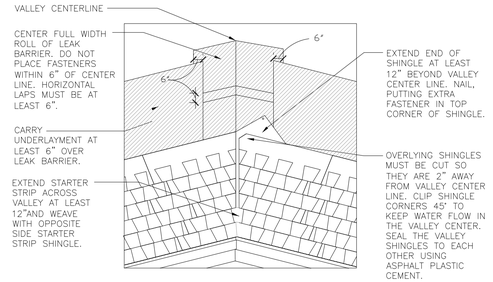
Application No. 1245
HAZARDOUS MATERIAL ABATEMENT
CONSTRUCTION OF NEW FOUNDATIONS
RAISING EXISTING RESIDENCE
ADDITION & INTERIOR REPAIRS
FOR
SAMMY SOSA
20 Atwater Street, East Haven, Connecticut 06512

FOUNDATION PLAN AND FIRST FLOOR PLAN

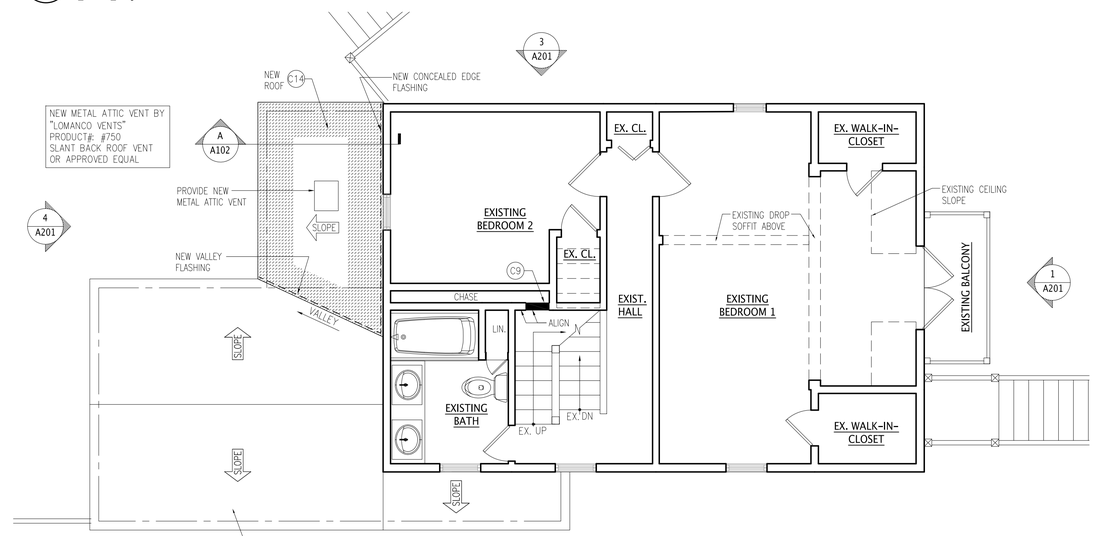
PROJECT NO.: 1524-04 | SCALE AS NOTED

DRAWING NO.:

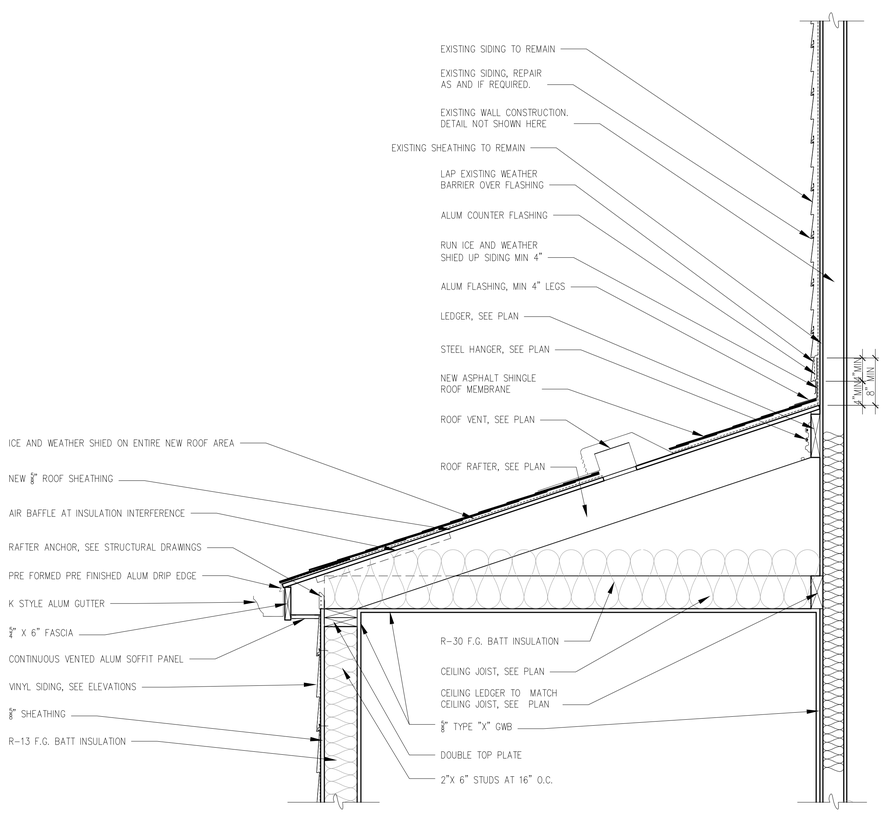
A-101



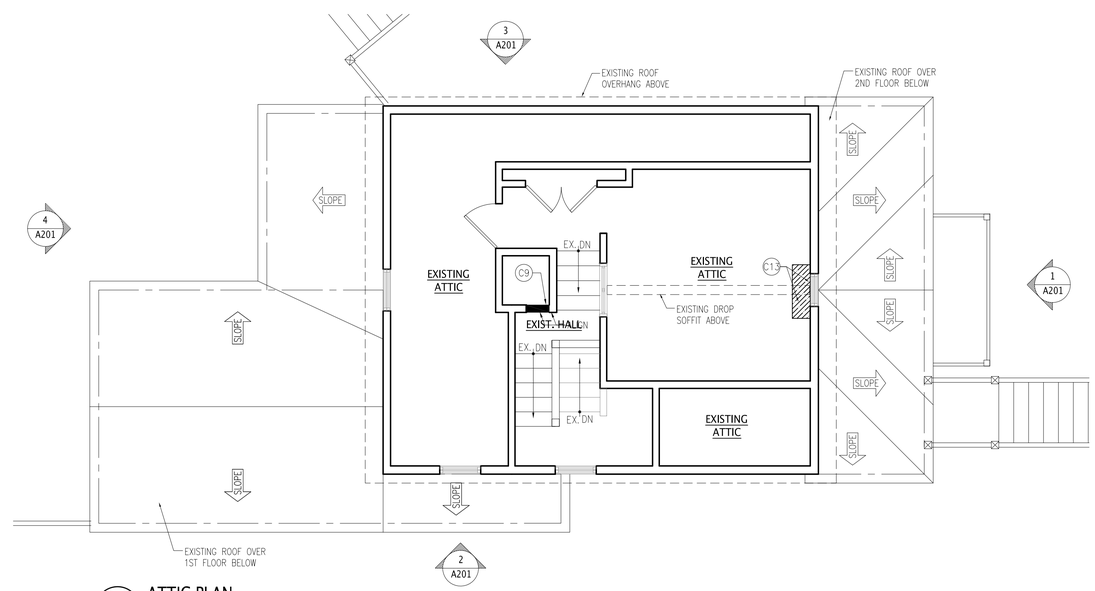
B ROOF VALLEY DETAIL
1" = 1'-0"



3 SECOND FLOOR PLAN
1/4" = 1'-0"



A NEW ROOF DETAIL
1" = 1'-0"



4 ATTIC PLAN
1/4" = 1'-0"

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FOR
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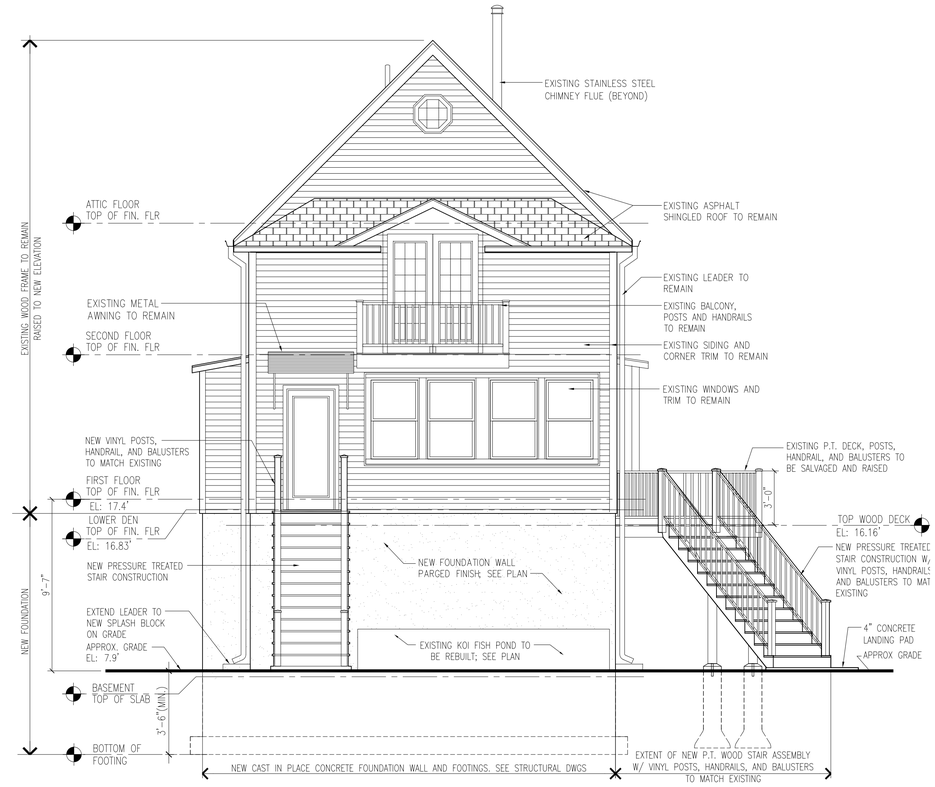
SECOND FLOOR PLAN, ROOF PLAN, AND ROOF DETAILS

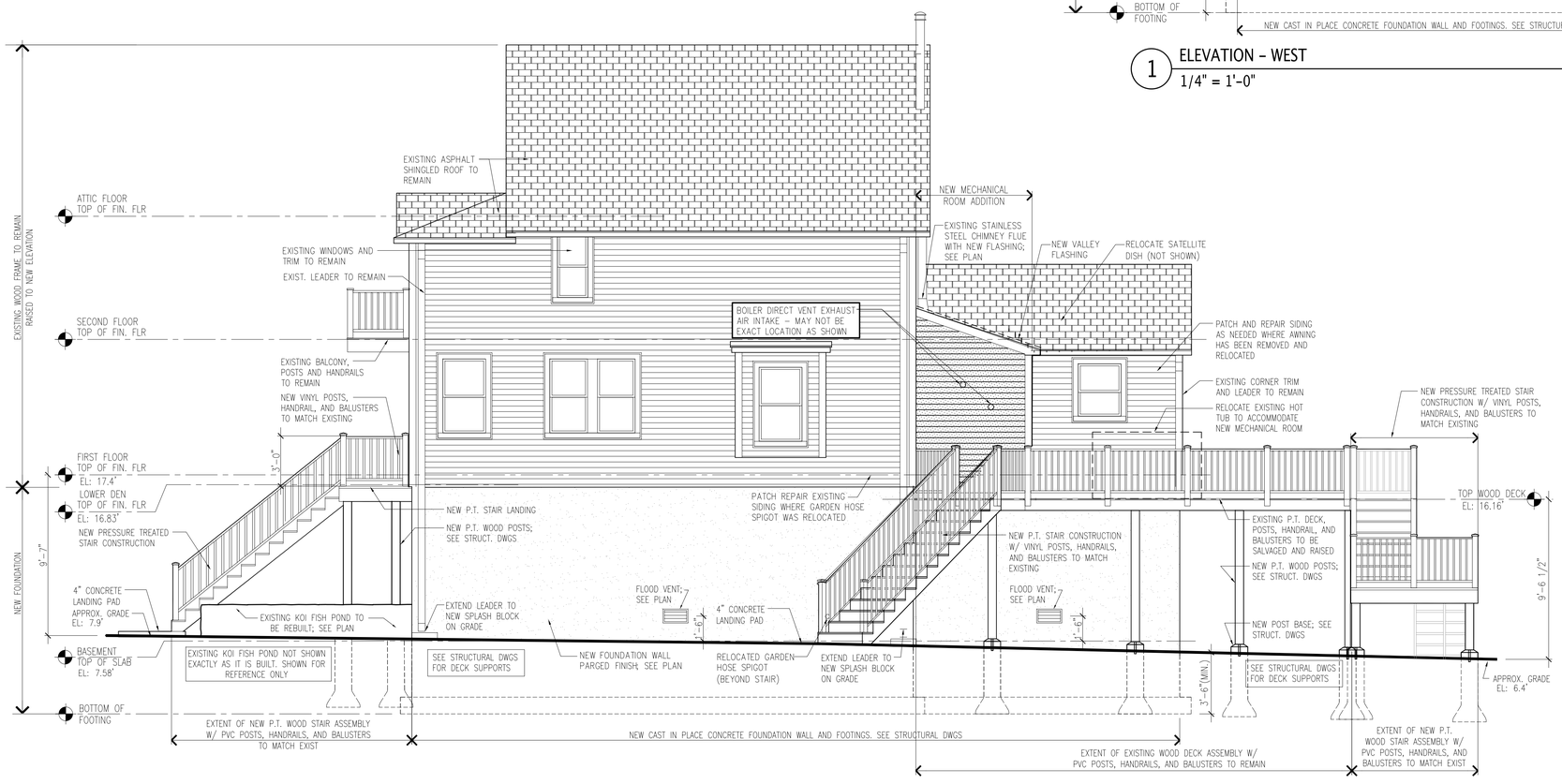
PROJECT NO.: 1524-04 | SCALE AS NOTED

DRAWING NO.:

A-102



1 ELEVATION - WEST
1/4" = 1'-0"



2 ELEVATION - SOUTH
1/4" = 1'-0"

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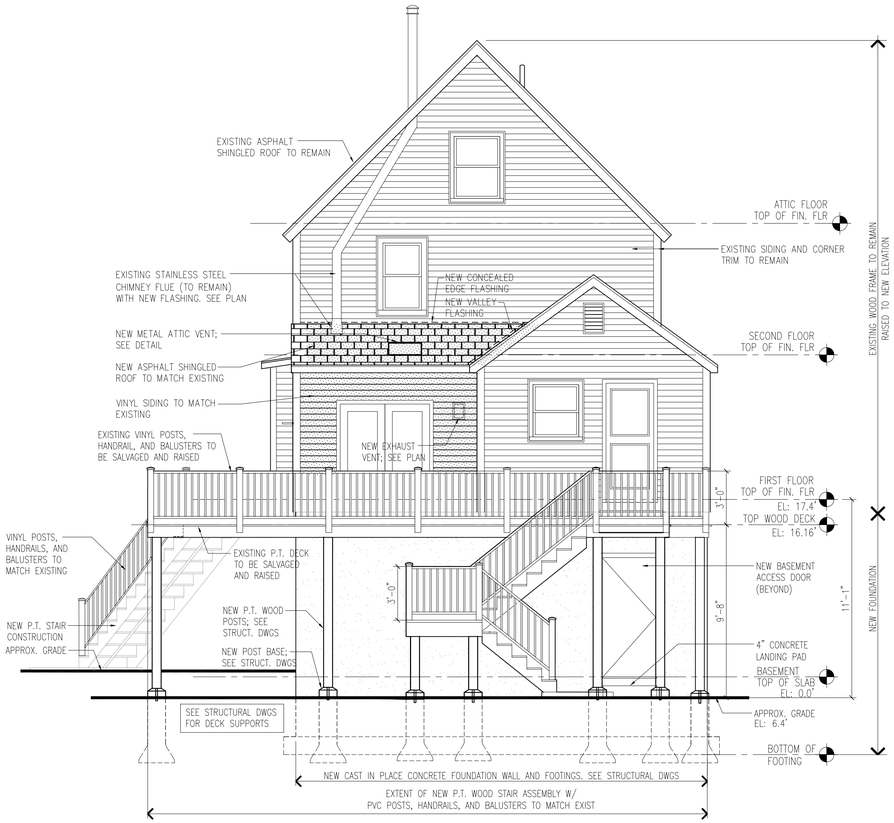
20 Atwater Street, East Haven, Connecticut 06512

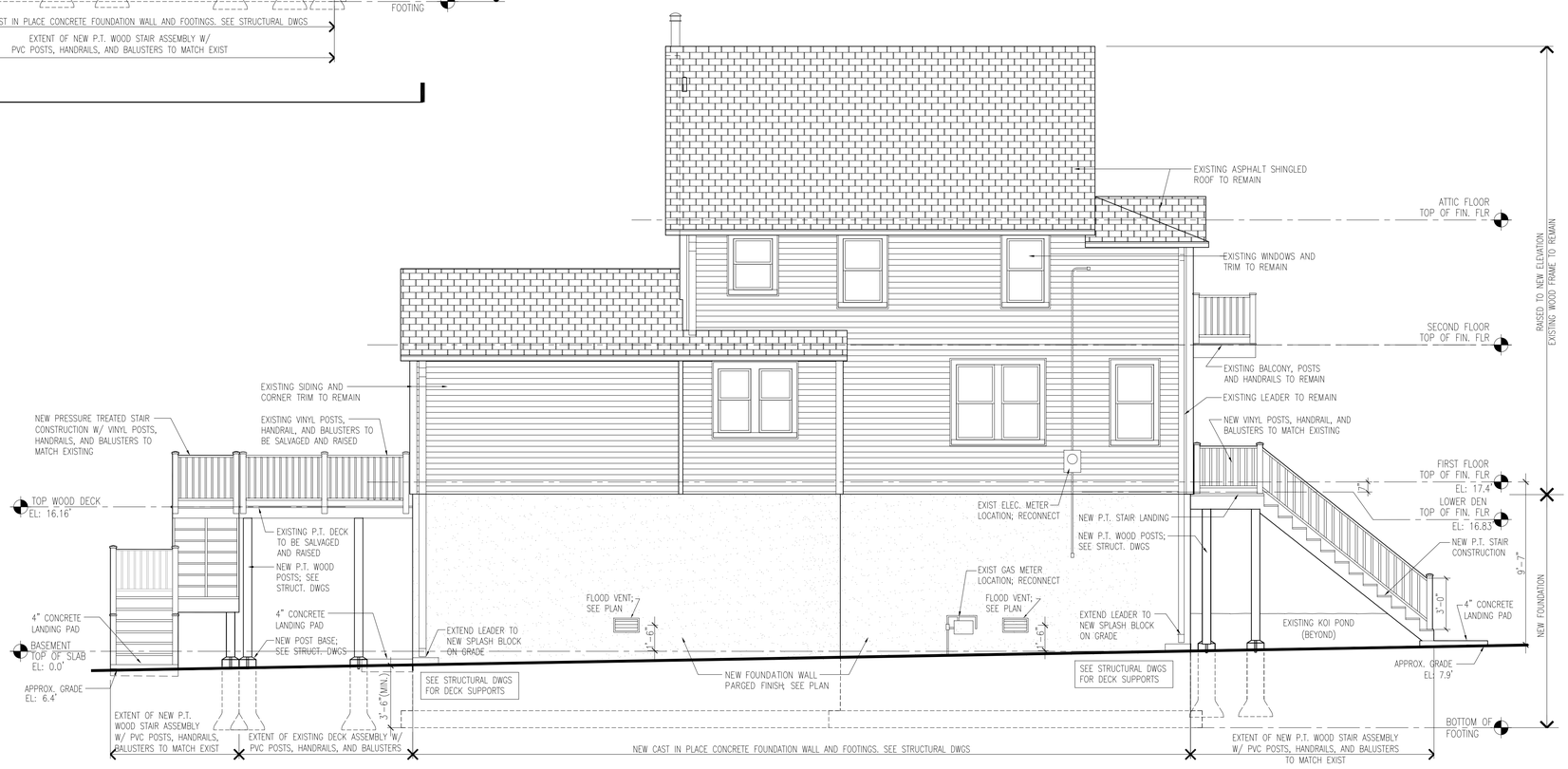
BUILDING ELEVATIONS WEST AND SOUTH

PROJECT NO.: 1524-04 | SCALE AS NOTED

DRAWING NO.:
A-201



3 ELEVATION - EAST
1/4" = 1'-0"



4 ELEVATION - NORTH
1/4" = 1'-0"

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ADDITION & INTERIOR REPAIRS
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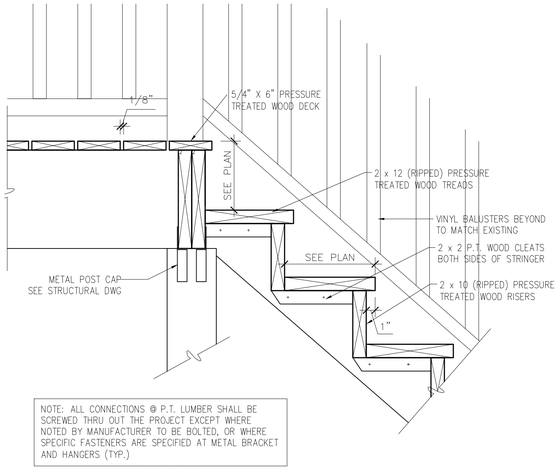
SAMMY SOSA
20 Atwater Street, East Haven, Connecticut 06512

BUILDING ELEVATIONS EAST AND NORTH

PROJECT NO.: 1524-04 | SCALE | AS NOTED

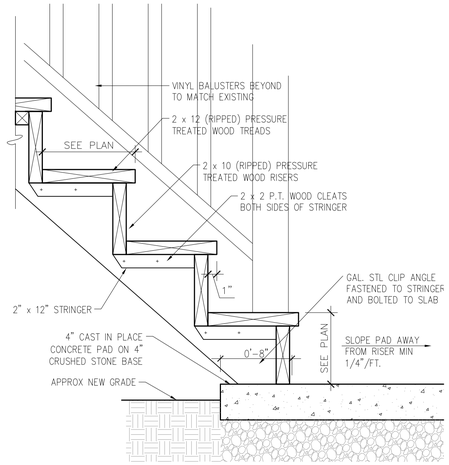
DRAWING NO.:
A-202



NOTE: ALL CONNECTIONS @ P.T. LUMBER SHALL BE SCREWED THRU OUT THE PROJECT EXCEPT WHERE NOTED BY MANUFACTURER TO BE BOLTED, OR WHERE SPECIFIC FASTENERS ARE SPECIFIED AT METAL BRACKET AND HANGERS (TYP.)

COORD W STRUCT.

1 EXTERIOR STAIR LANDING
1 1/2" = 1'-0"



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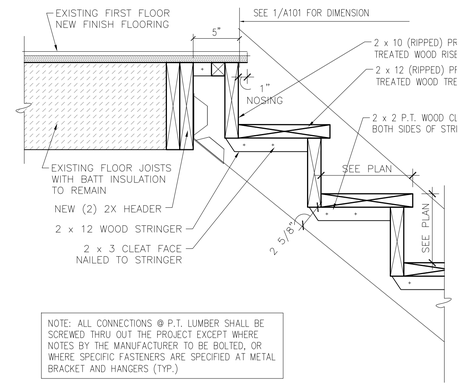
2 EXTERIOR STAIR DETAIL @ CONC. LANDING
1 1/2" = 1'-0"



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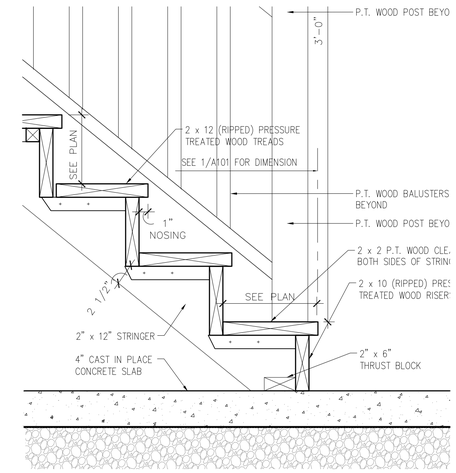
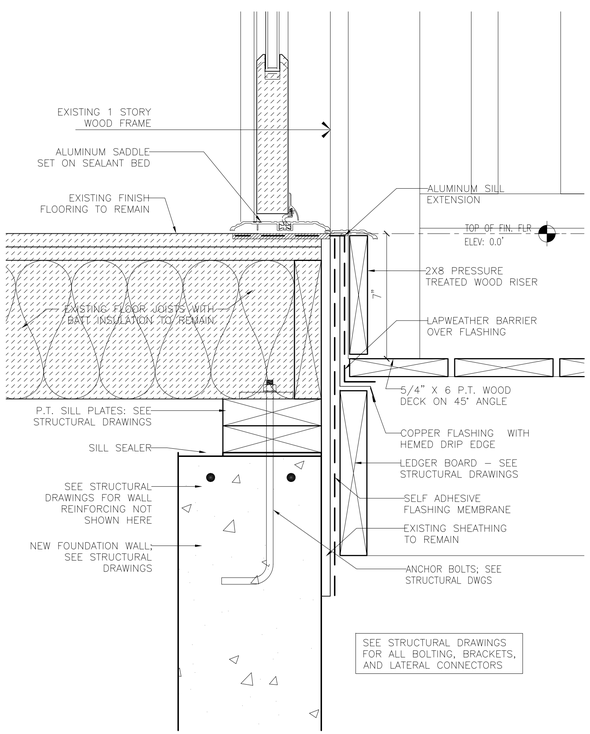
3 INTERIOR STAIR DETAIL AT TOP
1 1/2" = 1'-0"

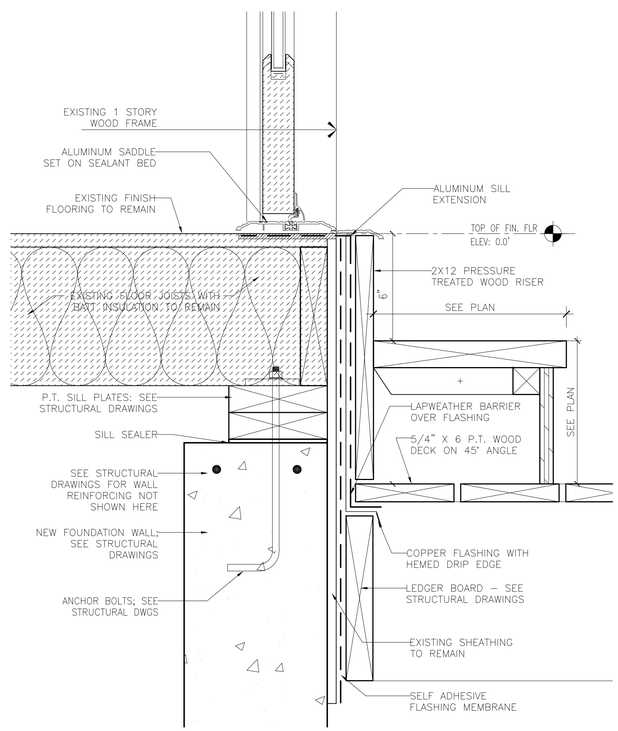


NOTE: ALL CONNECTIONS @ P.T. LUMBER SHALL BE SCREWED THRU OUT THE PROJECT EXCEPT WHERE NOTED BY MANUFACTURER TO BE BOLTED, OR WHERE SPECIFIC FASTENERS ARE SPECIFIED AT METAL BRACKET AND HANGERS (TYP.)

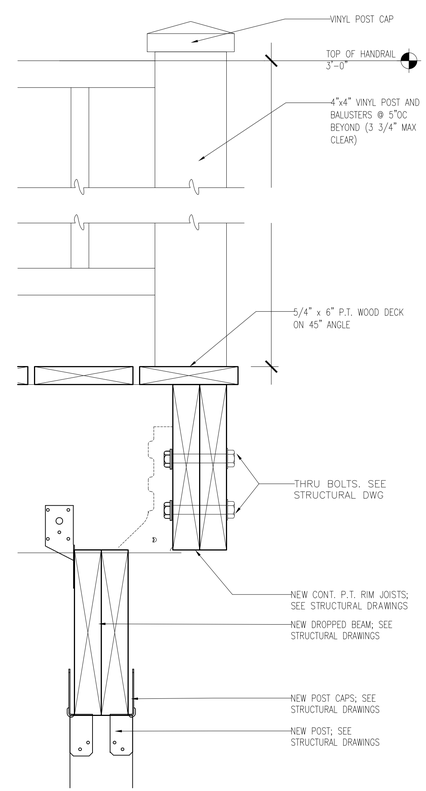
4 INTERIOR STAIR DETAIL @ BASEMENT
1 1/2" = 1'-0"



5 EXTERIOR STAIR LANDING DETAIL
3" = 1'-0"



6 DECK @ MECHANICAL ROOM DETAIL
3" = 1'-0"



7 EXTERIOR DECK RAIL DETAIL
3" = 1'-0"

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HAZARDOUS MATERIAL ABATEMENT
CONSTRUCTION OF NEW FOUNDATIONS
RAISING EXISTING RESIDENCE
ADDITION & INTERIOR REPAIRS
FOR
SAMMY SOSA
20 Atwater Street, East Haven, Connecticut 06512

MISCELLANEOUS DETAILS

PROJECT NO.: 1524-04 | SCALE AS NOTED

DRAWING NO.:

A-301

HAZARDOUS MATERIALS ABATEMENT NOTES:

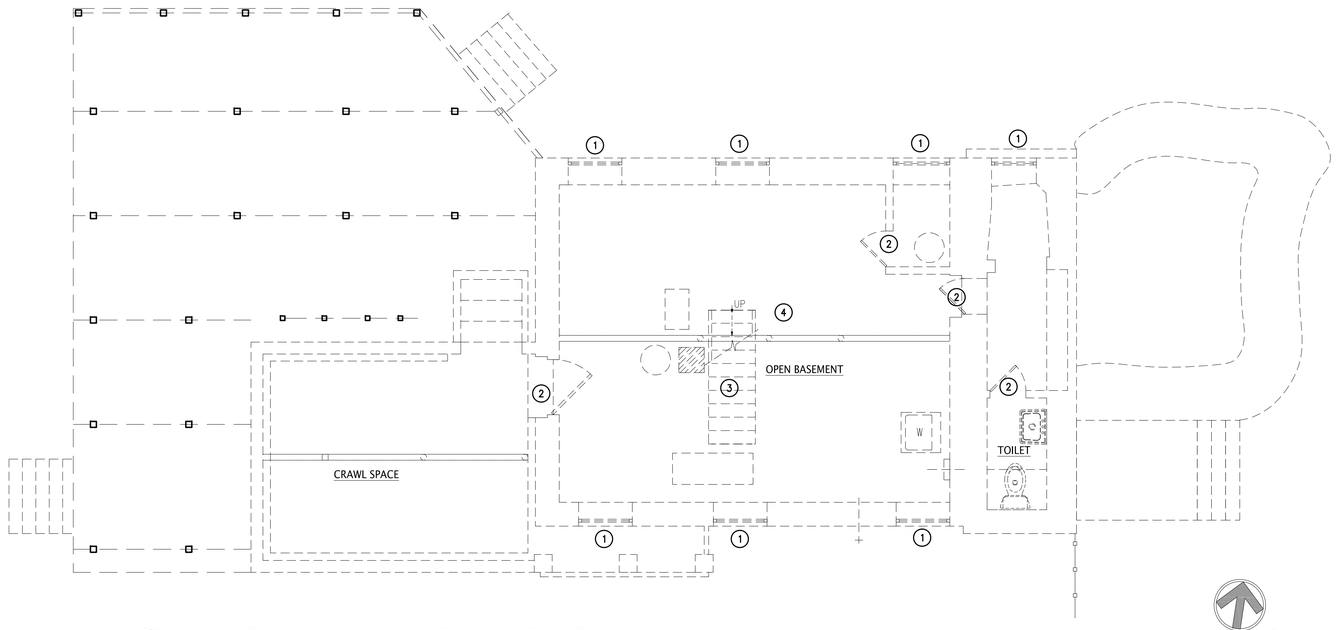
1. THE HAZARDOUS MATERIALS ABATEMENT CONTRACTOR SHALL REMOVE LEAD-BASED PAINT COATED EXTERIOR WINDOW TRIM AS AN ENTIRE COMPONENT. DISPOSE OF DEBRIS AND MATERIALS AS HAZARDOUS LEAD WASTE.
2. THE HAZARDOUS MATERIALS ABATEMENT CONTRACTOR SHALL REMOVE LEAD-BASED PAINT COATED INTERIOR DOOR, DOOR TRIM, AND DOOR JAMB AS AN ENTIRE COMPONENT. DISPOSE OF DEBRIS AND MATERIALS AS HAZARDOUS LEAD WASTE.
3. THE HAZARDOUS MATERIALS ABATEMENT CONTRACTOR SHALL REMOVE LEAD-BASED PAINT FROM WOOD WALL AND APPLY CONNECTICUT-APPROVED ENCAPSULANT FOLLOWING REMEDIATION. DISPOSE OF DEBRIS AND MATERIALS AS HAZARDOUS LEAD WASTE.
4. THE HAZARDOUS MATERIALS ABATEMENT CONTRACTOR SHALL REMOVE LEAD-BASED PAINT FROM WOOD CEILING JOIST AND APPLY CONNECTICUT-APPROVED ENCAPSULANT FOLLOWING REMEDIATION. DISPOSE OF DEBRIS AND MATERIALS AS HAZARDOUS LEAD WASTE.
5. THE HAZARDOUS MATERIALS ABATEMENT CONTRACTOR SHALL REMOVE LEAD-BASED PAINT FROM WOOD DOOR, DOOR TRIM, AND DOOR JAMB AND APPLY CONNECTICUT-APPROVED ENCAPSULANT FOLLOWING REMEDIATION. DISPOSE OF DEBRIS AND MATERIALS AS HAZARDOUS LEAD WASTE.
6. THE HAZARDOUS MATERIALS ABATEMENT CONTRACTOR SHALL REMOVE LEAD-BASED PAINT FROM WOOD WINDOW SASH AND APPLY CONNECTICUT-APPROVED ENCAPSULANT FOLLOWING REMEDIATION. DISPOSE OF DEBRIS AND MATERIALS AS HAZARDOUS LEAD WASTE.
7. THE HAZARDOUS MATERIALS ABATEMENT CONTRACTOR SHALL REMOVE LEAD-BASED PAINT COATED SHEETROCK CEILING AS AN ENTIRE COMPONENT IN AREAS REQUIRING DEMOLITION BASED ON ARCHITECT'S DEMOLITION DRAWINGS. DISPOSE OF DEBRIS AND MATERIALS AS HAZARDOUS LEAD WASTE.
8. THE HAZARDOUS MATERIALS ABATEMENT CONTRACTOR SHALL REMOVE LEAD-BASED PAINT FROM WOOD CEILING AND WOOD CHAIR RAIL AND APPLY CONNECTICUT-APPROVED ENCAPSULANT FOLLOWING REMEDIATION. DISPOSE OF DEBRIS AND MATERIALS AS HAZARDOUS LEAD WASTE.

GENERAL PROJECT NOTES:

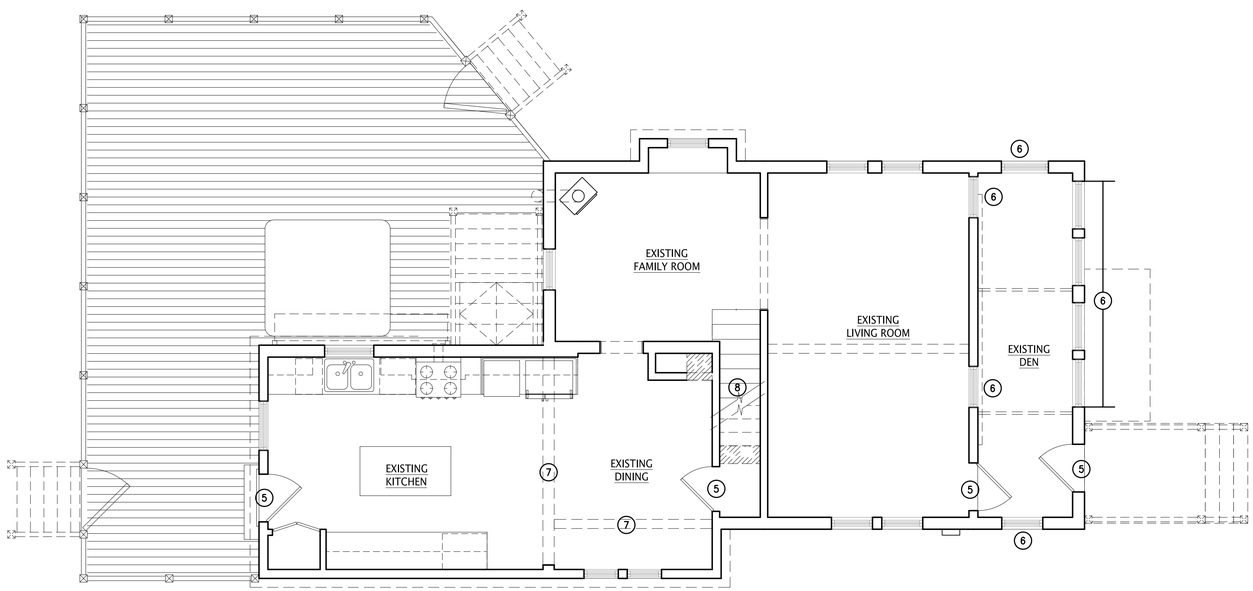
THIS PROJECT MAY REQUIRE MULTIPLE MOBILIZATIONS. WORK IS TO BE COORDINATED WITH BUILDING OWNER AND OTHER TRADES.

THE HAZARDOUS MATERIALS ABATEMENT CONTRACTOR IS RESPONSIBLE FOR PROTECTING EXISTING CONSTRUCTION AND FOR TEMPORARY PROTECTION.

THE HAZARDOUS MATERIALS ABATEMENT CONTRACTOR IS RESPONSIBLE FOR THE VERIFICATION OF ALL EXISTING CONDITIONS AND QUANTITIES, AND FOR NOTIFYING THE CONSULTANT OF ANY DISCREPANCIES PRIOR TO FINALIZING BID.



1 BASEMENT PLAN - HAZARDOUS MATERIALS ABATEMENT
1/4" = 1'-0"



2 FIRST FLOOR PLAN - HAZARDOUS MATERIALS ABATEMENT
1/4" = 1'-0"

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ADDITION & INTERIOR REPAIRS
FOR
SAMMY SOSA
20 Atwater Street, East Haven, Connecticut 06512

FOUNDATION AND FIRST FLOOR HAZARDOUS MATERIALS ABATEMENT

PROJECT NO.: 1524-04 | SCALE AS NOTED

DRAWING NO.:
HM-01

SOILTESTING, INC.
90 DONOVAN RD.
OXFORD, CT 06478
CT (203) 262-9338
NY (914) 946-4860

CLIENT: Lothrop Associates
PROJECT NO. G244-9901-14
PROJECT NAME 20 Atwater Street
LOCATION East Haven, CT
SHEET 1 OF 1
HOLE NO. B-1, B-1A, B-1B
BORING LOCATIONS per Plan
FOREMAN - DRILLER BDiro
INSPECTOR

TYPE	CASING	SAMPLER	CORE BAR	OFFSET
	HSA	SS	NWD4	
SIZE I.D.	4 ¼"	1 3/8"	2 ¼"	DATE START 12/6/14
HAMMER WT.		140#	81"	DATE FINISH 12/6/14
HAMMER FALL		30"	dia	SURFACE ELEV.
				GROUND WATER ELEV.

GROUND WATER OBSERVATIONS
AT none FT AFTER 0 HOURS
AT FT AFTER HOURS

SAMPLE NO.	CASING BLOWS PER FOOT	Type	PEN	REC	DEPTH @ BOT	BLOWS PER 6 IN ON SAMPLER (FORCE ON TUBE) 0-6 6-12 12-18	CORE TIME PER FT (MIN)	DENSITY OR CONSIST MOIST	STRATA CHANGE DEPTH ELEV	FIELD IDENTIFICATION OF SOIL REMARKS INCL. COLOR, LOSS OF WASH WATER, BEAMS IN ROCK, ETC.
B-1										SN ORGANIC SILT, tl cobbles
									20'	AUGER REFUSAL
										E.O.B. 20'
GROUND WATER OBSERVATIONS AT none FT AFTER 0 HOURS AT FT AFTER HOURS										
										B-1A
B-1A									20'	REFUSAL
										E.O.B. 20'
GROUND WATER OBSERVATIONS AT none FT AFTER 0 HOURS AT FT AFTER HOURS										
										B-1B
B-1B	1	ss	18"	8"	18"	2	4	moist v dense	20'	SN ORGANIC SILT & ORGANICS (tl C gravel from 14") REFUSAL
	1	ss	30"	48"	70"	RQD = 20%	3.0			
							3.0			BEDROCK (Granitic Gneiss)
							3.0			
							3.0			
							4.0		70'	
										E.O.B. 70'

NOTE: Subsoil conditions revealed by this investigation represent conditions at specific locations and may not represent conditions at other locations or times.
GROUND SURFACE TO FT. CASING THIN CASING TO FT. HOLE NO. B-1, B-1A, B-1B
A = AUGER UP = UNDISTURBED PISTON T = THINWALL V = VANE TEST
WOR = WEIGHT OF RODS WOH = WEIGHT OF HAMMER & RODS C = COARSE
SS = SPLIT TUBE SAMPLER H.S.A. = HOLLOW STEM AUGER M = MEDIUM
PROPORTIONS USED: TRACE = 0 - 10% LITTLE = 10 - 20% SOME = 20 - 35% AND =35 - 50% F = FINE

SOILTESTING, INC.
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OXFORD, CT 06478
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NY (914) 946-4860

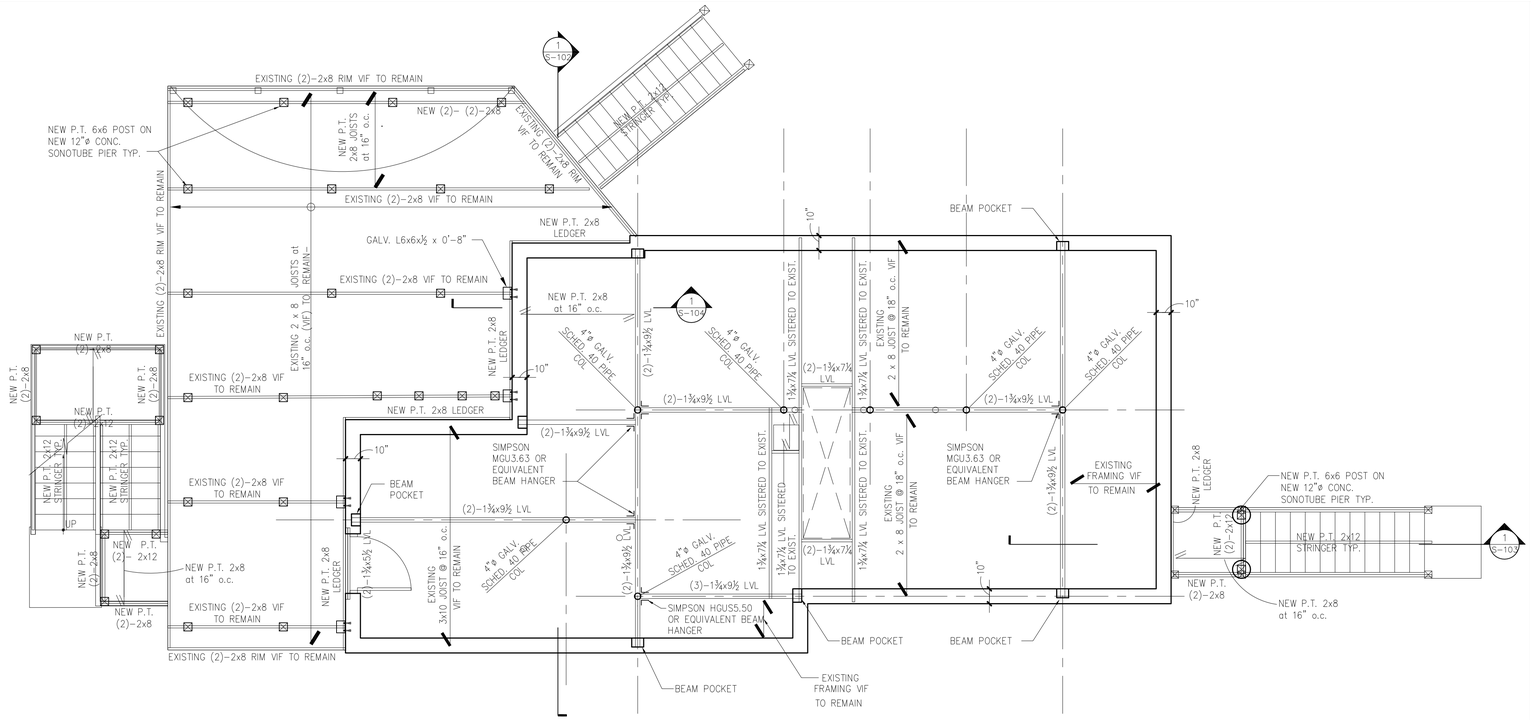
CLIENT: Lothrop Associates
PROJECT NO. G244-9901-14
PROJECT NAME 20 Atwater Street
LOCATION East Haven, CT
SHEET 1 OF 1
HOLE NO. B-2, B-2A
BORING LOCATIONS par Plan
FOREMAN - DRILLER BDiro
INSPECTOR

TYPE	CASING	SAMPLER	CORE BAR	OFFSET
	HSA	SS	NWD4	
SIZE I.D.	4 ¼"	1 3/8"	2 ¼"	DATE START 12/6/14
HAMMER WT.		140#	81"	DATE FINISH 12/6/14
HAMMER FALL		30"	dia	SURFACE ELEV.
				GROUND WATER ELEV.

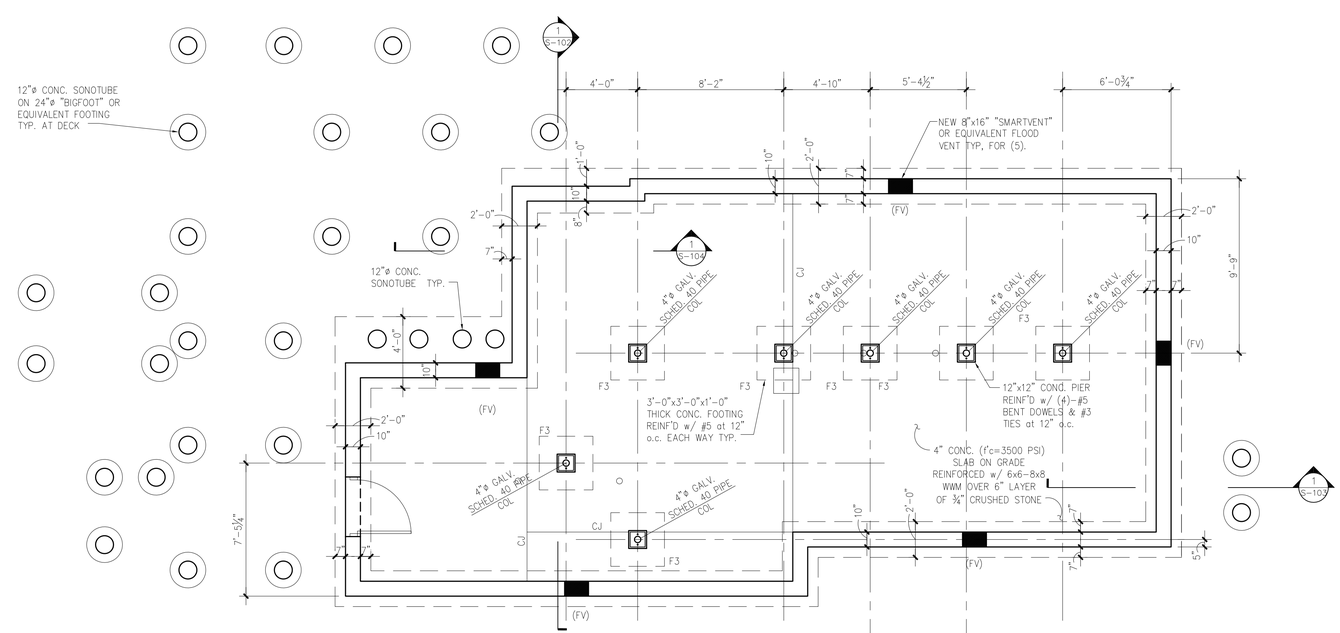
GROUND WATER OBSERVATIONS
AT none FT AFTER 0 HOURS
AT FT AFTER HOURS

SAMPLE NO.	CASING BLOWS PER FOOT	Type	PEN	REC	DEPTH @ BOT	BLOWS PER 6 IN ON SAMPLER (FORCE ON TUBE) 0-6 6-12 12-18	CORE TIME PER FT (MIN)	DENSITY OR CONSIST MOIST	STRATA CHANGE DEPTH ELEV	FIELD IDENTIFICATION OF SOIL REMARKS INCL. COLOR, LOSS OF WASH WATER, BEAMS IN ROCK, ETC.
B-2										SN ORGANIC SILT & ORGANICS
								moist hard		(tl C gravel from 14")
									24'	AUGER REFUSAL
										E.O.B. 24'
GROUND WATER OBSERVATIONS AT none FT AFTER 0 HOURS AT FT AFTER HOURS										
										B-2A
B-2A										SN ORGANIC SILT
									29'	AUGER REFUSAL
	1	ss	30"	39"	79"	RQD = 50%	3.0			
							4.0			BEDROCK (Granitic Gneiss)
							3.0			
							3.0			
							3		79'	
										E.O.B. 79'

NOTE: Subsoil conditions revealed by this investigation represent conditions at specific locations and may not represent conditions at other locations or times.
GROUND SURFACE TO FT. CASING THIN CASING TO FT. HOLE NO. B-2, B-2A
A = AUGER UP = UNDISTURBED PISTON T = THINWALL V = VANE TEST
WOR = WEIGHT OF RODS WOH = WEIGHT OF HAMMER & RODS C = COARSE
SS = SPLIT TUBE SAMPLER H.S.A. = HOLLOW STEM AUGER M = MEDIUM
PROPORTIONS USED: TRACE = 0 - 10% LITTLE = 10 - 20% SOME = 20 - 35% AND =35 - 50% F = FINE



FIRST FLOOR FRAMING PLAN
¼" = 1'-0"



FOUNDATION PLAN
¼" = 1'-0"

NOTE:
1. FOOTINGS SHALL BEAR BEDROCK OR UNDISTURBED, VIRGIN SOIL FREE FROM WATER, MUD, SNOW, ICE OR DEBRIS. SEE SOIL BORING, LOGS, THIS DRAWING.
2. DESIGN ALLOWABLE SOIL BEARING PRESSURE = 4000 PSF.
3. "FV" DENOTES 8"x16" "SMART VENT" OR EQUIVALENT, SEE DETAIL
4. "CJ" DENOTES SLAB CONTROL JOINT – SEE DETAIL
5. COORDINATE ALL DIMENSIONS WITH ARCHITECTURAL DRAWINGS AND SITE CONDITIONS.
6. SEE SLOPED BEDROCK DETAIL ON DRAWING S-104.

SMART VENT CALCULATION:
(1) 8"x16" SMART VENT REQUIRED PER 200 SF OF BUILDING AREA
OVERALL FOUNDATION WALL FOOTPRINT AREA = 860 SF
922 SF / 200 SF PER VENT = 4.6 VENTS
USE (5) VENTS

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ISSUE NO.	ISSUE DATE	DESCRIPTION
1	26 MARCH 2015	ISSUED FOR BID

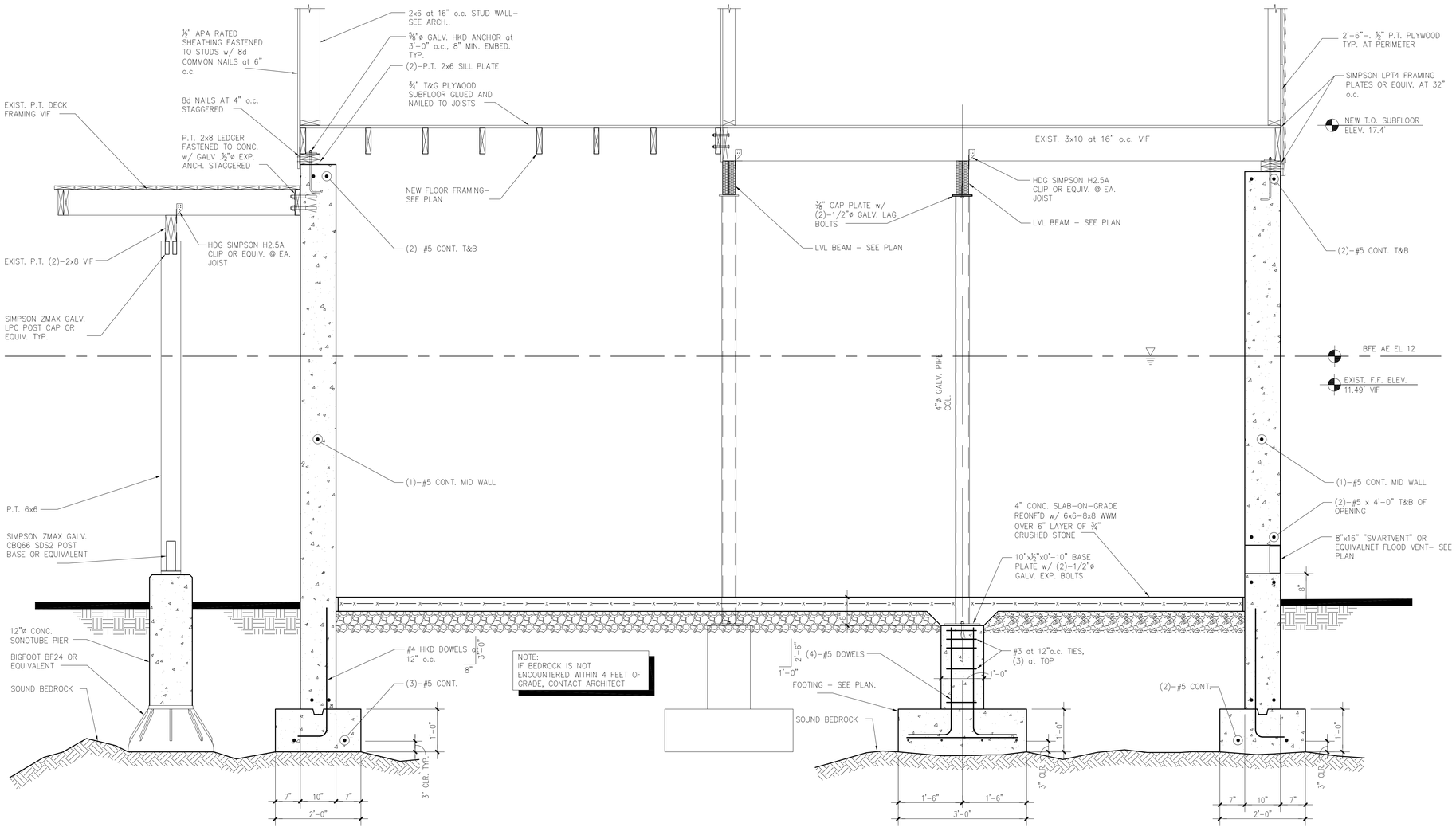
State Of Connecticut
Department Of Housing
505 Hudson Street
Hartford, Connecticut 06106

Application No. 1245
HAZARDOUS MATERIAL ABATEMENT
CONSTRUCTION OF NEW FOUNDATIONS
RAISING EXISTING RESIDENCE
ADDITION & INTERIOR REPAIRS
FOR
SAMMY SOSA
20 Atwater Street, East Haven, Connecticut 06512

PILE LOCATION PLAN
FOUNDATION PLAN FIRST FLOOR
FRAMING PLAN & BORING DATA

PROJECT NO.: 1524-04 | SCALE AS NOTED

DRAWING NO.:
S-101



SECTION 1/S-102
3/4" = 1'–0"

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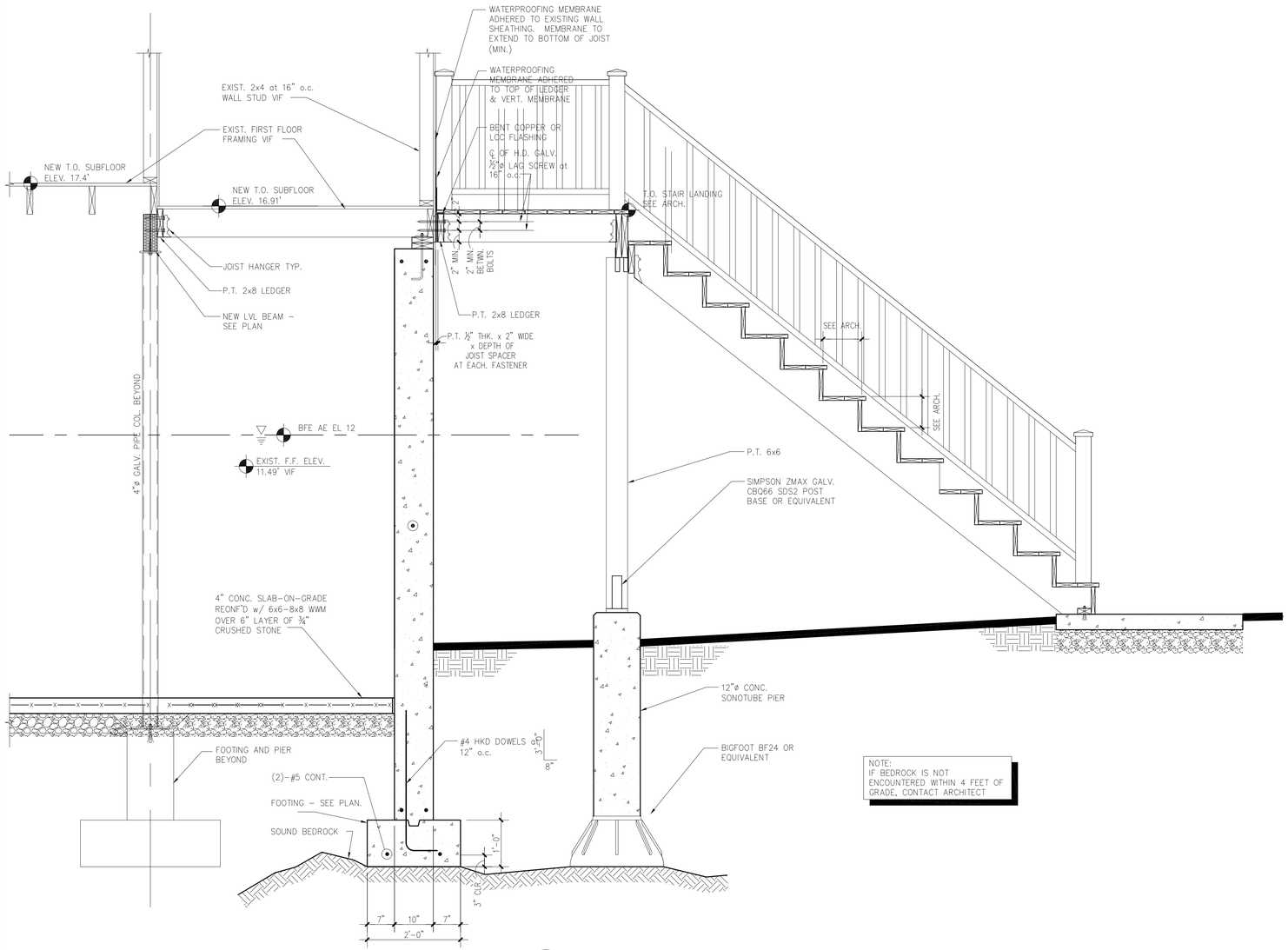
STRUCTURAL SECTIONS AND DETAILS

PROJECT NO.: 1524-04 | SCALE AS NOTED

DRAWING NO.:

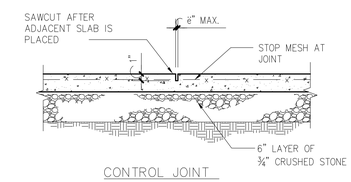
S-102



NOTE:
IF BEDROCK IS NOT ENCOUNTERED WITHIN 4 FEET OF GRADE, CONTACT ARCHITECT

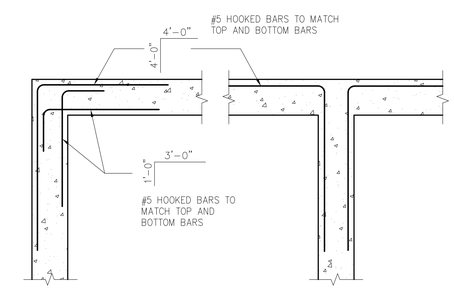
SECTION 1/S-103
3/4" = 1'-0"

NOTE:
WWM SHALL BE SUPPLIED IN SHEETS. ROLLS ARE NOT ACCEPTABLE. LAP MESH MIN OF 6" AND TIE ALL JOINTS.



CONTROL JOINT

SLAB–ON–GRADE DETAILS
3/4" = 1'-0"



CORNER WALL REINFORCING DETAIL
3/4" = 1'-0"

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STRUCTURAL SECTIONS AND DETAILS

PROJECT NO.: 1524-04 | SCALE AS NOTED

DRAWING NO.:

S-103

STRUCTURAL NOTES

GENERAL NOTES

GENERAL:

- All details shall be considered typical and shall apply at all same and similar conditions.
- The Contractor shall field measure and verify all dimensions of the existing building and all dimensions related thereto.
- The Contractor shall be responsible for all temporary shoring and bracing required to maintain the structural stability of the building during construction.
- All work shall be in accordance with Connecticut State Building Code (CSRC) which includes the 2009 International Residential Code, and the 2013 addendum.
- The Contractor shall be solely responsible for construction site safety.

DESIGN LOADS:

- The structure has been engineered to resist the following design loads in accordance with ***CSRC*** Chapter 3.
- Floor live loads:
  - First Floor: 40 psf
  - Deck: 60 psf
  - Attic: 30 psf
- Snow load:
  Ground Snow Load - Pg = 30 psf

  The roof structure was engineered for a minimum snow load of 30 psf in accordance with ***CSRC*** Chapter 3, Snow Loads.
- Wind load:
  Main Wind Force - Resisting System
  Basic Wind Speed, (3 sec gust), V = 100 mph
  Exposure Classification - C
  Importance Factor - I = 1.00
  Velocity Pressure Exposure Coefficient, Kz = 0.70
  Wind Directionality Factor, Kd = 0.85
  Topographical Factor, Kzt = 1.08
  Product of Internal Pressure Coefficient and Gust Factor, GCpi = ±0.18
  Gust Effect Factor, G = 0.85
  External Pressure Coefficient, Cp = varies
  Windward Wall, Cp = 0.85
  Leeward Wall, Cp = -0.50
  Side Wall, Cp = -0.70
  Velocity Pressure, qz = 0.00256 x Kz x Kzt x Kd x V2 x I = 20 psf
  Design Wind Pressure, p = q x (G x Cp) - qi x (GCpi) use 23 psf

Wind loads are resisted by wood framed shearwalls.

- Earthquake load:
  Site classification - D
  Occupancy Category, General Building - I
  Seismic Use Group, I
  Occupancy Importance Factor, I = 1.0
  Seismic Design Category (based on SD1) - B

Earthquake loads for single-family residences are exempt for SDC = B

CONTROLLED FILL

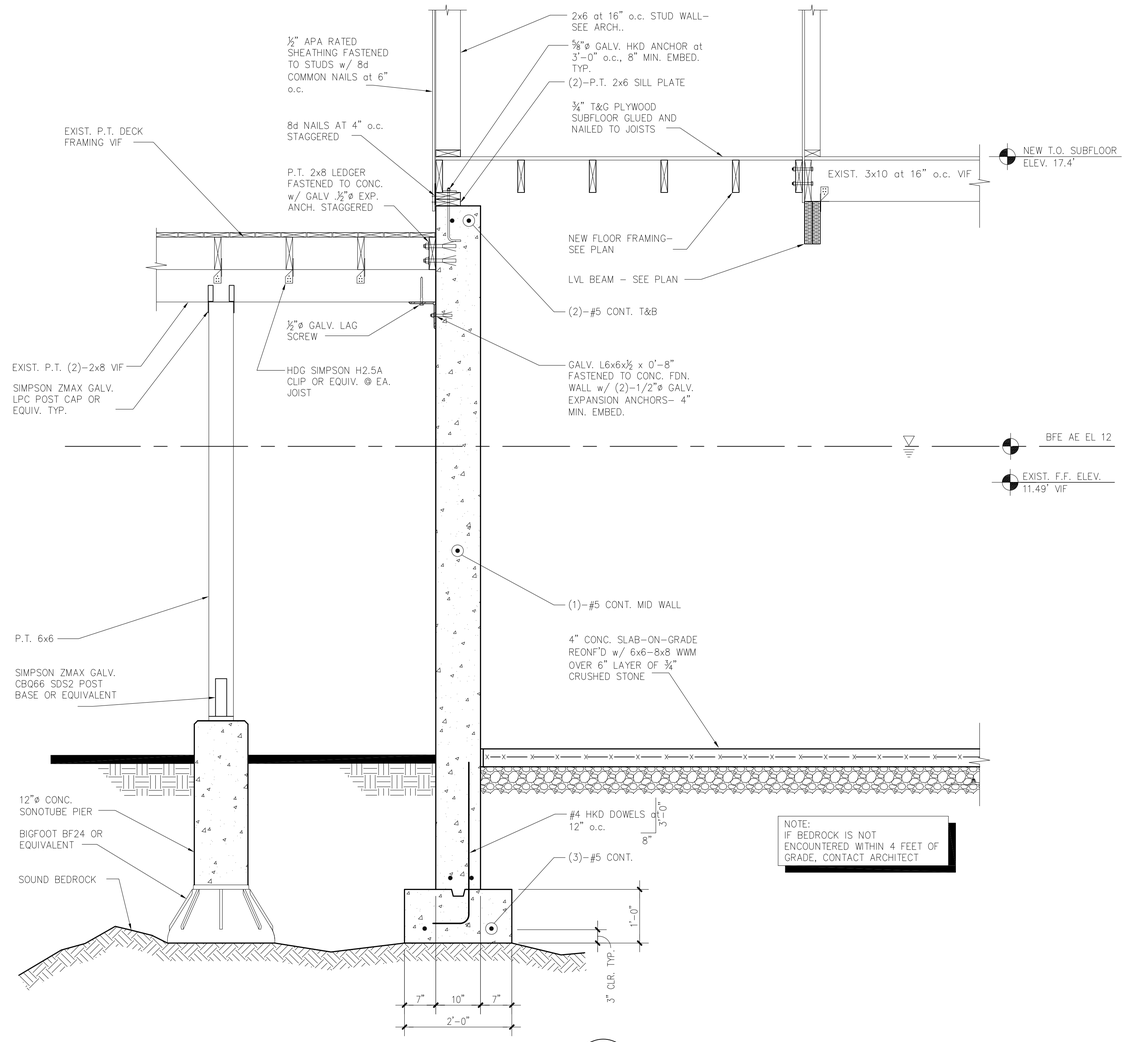
- The soil below footings and slab on grade sub-base shall be undisturbed virgin soil or controlled fill.
- Material used for controlled fill shall be clean bank run gravel or recycled aggregate, containing not more than 10 percent by weight passing the #200 sieve. The maximum size of gravel shall be six inches.
- Samples of fill material shall be subjected to a sieve analysis and a Modified Procter moisture-density relationship test, ASTM D1557 to determine its maximum density and optimum moisture content.
- Fill material shall be placed in layers not to exceed 12 inches in thickness and compacted with a vibratory roller to 95 percent of the maximum dry density obtained by test.
- Fill material shall be compacted at or near the optimum moisture content.
- The placement and compaction of controlled fill shall be inspected. A trained technician employed by the testing laboratory shall test each layer of fill.

FOUNDATION

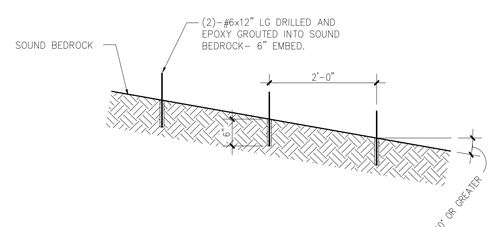
- Design assumption: soil bearing capacity is 2 tons per square foot.
- Footings shall bear on bedrock, undisturbed virgin soil, free of frost, mud, or ice, or controlled fill.
- The Building Official shall inspect and approve the soil below all footings. Inspections shall be made prior to tamping the soil or setting footing forms.
- Footing sub-grade shall be compacted using a vibratory tamper or a jumping soil rammer after the soil has been inspected and approved.
- The Contractor shall be responsible for all dewatering, shoring, sheeting, or bracing required to maintain a safe, dry, and stable excavation.
- No footings shall be placed in water.
- Soil adjacent to and below footings shall be kept from freezing at all times.
- Provide a granular sub-base under all slabs on grade. Where slab is within a heated space, the sub-base shall be 6 inches of compacted ¾" crushed stone or bank run gravel with a maximum size of 2 inches. Where the slab is exposed to frost, the sub-base shall be 6 inches of ¾ inch crushed stone.
- The Contractor shall verify the location of all underground utility lines, sewers, and fuel storage tanks to avoid any damage to these. Contractor shall contact "Call Before You Dig" prior to any excavation.
- Backfill for foundation walls and retaining walls shall be compacted granular soil with not more than 10% passing the #200 sieve. If on-site soil does not meet this specification, the Contractor shall bring in soil from off-site at his own expense.
- Where footings are below the groundwater elevation, place 6 inches of crushed stone under footings. Crushed stone shall be placed after the subsoil has been inspected, approved, and tamped.

COMPOSITE WOOD "I" JOISTS AND ENGINEERED LUMBER

- Composite wood "I" joists shall be the size and series indicated on the drawings. The joists shall be installed at the spacing indicated on the drawings. The spacing indicated is the maximum center-to-center spacing allowed.
- Composite wood "I" joists are to be stored on the site above the ground, on cribbing under tarps with adequate air circulation.
- Composite wood "I" joists are to be handled in the upright position only. Do not use joists as planks to walk or store materials on webs.
- Do not walk on top of joists until temporary bracing, installed in accordance with manufacturer's recommendations, laterally braces joists or permanent plywood sheathing is installed.
- Rim joists and/or box nailers are to be minimum 1½-inch thick; 1.3E "Timberstrand" LSL rim board material, unless otherwise noted on plans. The rim board depth shall match the "I" joists.
- Provide solid "I" joist or LVL blocking/bridging at 8'-0" on center between joists.
- Do not cut or notch top and/or bottom flanges of composite wood "I" joists. Web openings may be cut, provided manufacturer's recommendations regarding size and spacing are strictly followed and after consultation with engineer. Do not bevel cut the top flange of the joist beyond the edge of bearing.
- Provide "squash blocks" each side of the joist below bearing walls and posts above. The width of the squash block shall match the width of the lower bearing wall/and or post. The "squash blocks" shall be 1/16-inch longer than the depth of the joist and be installed with grain vertical.
- Double composite wood "I" joists below all non-bearing partitions parallel to the direction of the joists. Doubled joists shall have fully blocked webs and nailed together with (2) rows of clinched 10d common wire nails at 6 inches on center.
- Unless otherwise noted on drawings, multiple plies of flush LVL or PSL material shall be bolted together with (2) rows of 5/8 inch diameter, A307 thru-bolts, spaced at 16 inches on center. Boltholes are to be the same diameter as the bolt, and be located 2 inches from the top and bottom of the member. Washers should be used under the head and nut of the bolts. Do not tighten bolts to the point of crushing wood fibers. Bolts are to be snug tight. Members noted as dropped shall be connected with (3) rows of 16d common wire nails at 12" on center.



SECTION 1/S-104
3/4" = 1'–0"



DETAIL 2/S-104
3/4" = 1'–0"

DETAIL APPLIES BELOW NEW FOOTINGS WHERE BEDROCK SLOPE IS 10 DEGREES OR GREATER

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STRUCTURAL GENERAL NOTES

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