STATE OF CONNECTICUT
DEPARTMENT OF HOUSING
COMMUNITY DEVELOPMENT BLOCK GRANT
DISASTER RECOVERY PROGRAM
OWNER OCCUPIED REHABILITATION AND REBUILDING PROGRAM (OORR)

GOVERNOR OF CONNECTICUT:
DANNEL P. MALLOY

COMMISSIONER OF HOUSING:
EVONNE M. KLEIN

APPLICATION NO. 1041
PRICE RESIDENCE
211 MORGAN AVENUE
EAST HAVEN, CONNECTICUT 06512

SEPTEMBER 27, 2017

ARCHITECT:

Amaya Architects
American Institute of Architects
284 RACEBROOK RD.
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S.M.E.P. ENGINEER:

SMEP Consultant:
Loureiro
Engineering • Construction • EH&S • Energy • Waste

Loureiro Engineering Associates, Inc.
100 Northwest Drive
Plainville, Connecticut 06062
Phone: 860-747-6181 / Fax: 860-747-8822
An Employee Owned Company
email : info@loureiro.com
Comm No. 01MH4.08

GENERAL NOTES

1. SCOPE OF WORK INCLUDES: ELEVATING EXISTNG HOUSE AND ADDITION, DECK, AND STAIRS. SITE LOCATED IN FLOOD ZONE - VE 14.

2. THE WORK DESCRIBED IN THESE DOCUMENTS IS INTENDED TO THE MEET HIGHEST QUALITY STANDARDS IN BOTH MATERIAL AND WORKMANSHIP. ANY SUBSTANDARD WORK WILL BE REJECTED.

3. ALL WORK SHALL CONFORM TO THE MUNICIPALITY'S APPLICABLE BUILDING CODE, FIRE DEPT REGULATIONS, UTILITY COMPANY REQUIREMENTS, AND THE BEST TRADE PRACTICES.

4. BEFORE COMMENCING WORK, THE CONTRACTOR SHALL FILE ALL REQUIRED CERTIFICATES OF INSURANCE WITH THE BUILDING DEPT., OBTAIN ALL REQUIRED PERMITS, AND PAY ALL FEES AS REQUIRED BY GOVERNING MUNICIPAL AGENCIES.

5. THE CONTRACTOR SHALL VERIFY ALL DRAWING DIMENSIONS AND FIELD CONDITIONS, AND SHALL REPORT ANY DISCREPANCIES TO THE ARCHITECT PRIOR TO COMMENCING WORK.

6. MINOR DETAILS NOT USUALLY SHOWN OR SPECIFIED, BUT NECESSARY FOR PROPER CONSTRUCTION OF ANY PART OF THE WORK SHALL BE INCLUDED AS IF THEY WERE INDICATED IN THE DRAWINGS.

7. THE CONTRACTOR SHALL COORDINATE ALL WORK PROCEDURES WITH THE REQUIREMENTS OF LOCAL AUTHORITIES.

8. THE CONTRACTOR SHALL LAYOUT HIS OWN WORK, AND SHALL PROVIDE ALL DIMENSIONS REQUIRED FOR ALL OTHER TRADES (PLUMBING, ELECTRICAL, ETC.) IF APPLICABLE

9. PLUMBING AND ELECTRICAL WORK SHALL BE PERFORMED BY PERSONS LICENSED IN THEIR TRADES, WHO SHALL ARRANGE FOR AND OBTAIN INSPECTIONS AND REQUIRED SIGNING IF APPLICABLE.

10. MANUFACTURED ARTICLES ARE TO BE INSTALLED IN STRICT ACCORDANCE WITH THE MANUFACTURER'S SPECIFICATIONS IN ALL CASES, CONTRACTOR SHALL NOTIFY DESIGNER OF ANY CONDITIONS THAT IS IN CONFLICT WITH MANUFACTURER'S SPECIFICATIONS OR INSTRUCTIONS THAT MIGHT VOID A MANUFACTURER'S WARRANTY.

11. THE CONTRACTOR SHALL ASSEMBLE IN A BINDER AND PASS ALONG TO THE OWNER ALL EQUIPMENT AND MATERIAL WARRANTIES THAT MAY EXTEND BEYOND THE BASE GUARANTEE PERIOD, AS WELL AS INSTALLATION AND MAINTENANCE INSTRUCTIONS IF APPLICABLE.

12. NO SUBSTITUTIONS FOR MATERIALS SPECIFIED HEREIN SHALL BE PERMITTED WITHOUT PRIOR APPROVAL BY ARCHITECT.

13. ARCHITECT AND ASSOCIATED CONSULTANTS DISCLAIMS ANY ACTUAL OR CONSEQUENTIAL DAMAGES ARISING FROM THIRD PARTY RELATIONSHIPS, THESE DRAWINGS DO NOT PROVIDE ALL OR ANY SPECIFIC DETAIL IN AREAS INCLUDING BUT NOT LIMITED TO NAILING, GLUING, CAULKING, FLASHING, PAINTING AND WATERPROOFING, OR CRAFTSMANSHIP. G.C. IS RESPONSIBLE TO PROVIDE PROPER SUPERVISED WORKMANSHIP.

14. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR "REINSTATING" THE SITE TO ORIGINAL CONDITIONS.

15. THE GENERAL CONTRACTOR AND ALL TRADE CONTRACTORS ACKNOWLEDGE THAT A.I.A. DOCUMENT 701 INSTRUCTION TO BIDDERS IS AN INTEGRAL PART OF THESE DOCUMENTS.

16. PROVIDE GALVANIC ISOLATION BETWEEN DISSIMILAR MATERIALS

DEMOLITION NOTES

1. G.C. SHALL COORDINATE ALL DEMOLITION AND DEBRIS REMOVAL

2. DEMOLITION CONTRACTOR TO REMOVE ALL EXISTING ROOFING, ETC. AS SHOWN IN DRAWINGS OF AS REQUIRED TO INSTALL NEW WORK (DETERMINE EXTENT OF DEMOLITION PRIOR TO BIDDING.)

3. REPAIR OR REPLACE IF REQUIRED ALL EXISTING CONSTRUCTION SHOWN TO REMAIN WHERE DISTURBED BY NEW WORK. FINISH TO MATCH ADJACENT FINISH SURFACE.

4. REMOVE DEBRIS FROM CONSTRUCTION SITE ON A DAILY BASIS.

5. ALL ITEMS NOT TO BE REUSED SHALL BE REMOVED FROM SITE.

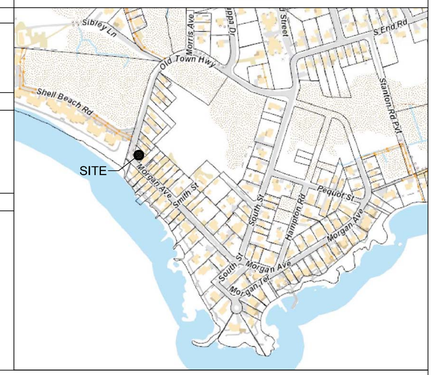
6. DEMOLITION CONTRACTOR SHALL PROVIDE PROTECTION TO ALL SYSTEMS AND FINISHES TO REMAIN DURING DEMOLITION AND THROUGHOUT ALL PHASES OF CONSTRUCTION.

ABBREVIATIONS

AC AIR CONDITIONING	L LENGTH
ACU AIR CONDITIONING UNIT	LAM LAMINATE
AFF ABOVE FINISHED FLOOR	LAV LAVATORY
AHU AIR HANDLING UNIT	LBL LABEL
ALUM ALUMINUM	LBS POUNDS
ANOD ANODIZED	LH LEFT HAND
AT ACOUSTICAL TILE	LIN FT LINEAR FEET
BD BOARD	LT LIGHT
BLDG BUILDING	LTG LIGHTING
BO BY OTHERS	MAS MASONRY
CAB CABINET	MAX MAXIMUM
CD CEILING DIFFUSER	MECH MECHANICAL
CFM CUBIC FEET PER MINUTE	MFR MANUFACTURE(R)
< CENTER LINE	MIN MINIMUM
CLG CEILING	MISC MISCELLANEOUS
CLL CONTRACT LIMIT LINE	MM MILLIMETER
CMU CONCRETE MASONRY UNIT	MO MASONRY OPENING
COL COLUMN	MTD MOUNTED
CONC CONCRETE	MT'L METAL
CONST CONSTRUCTION	MULL MULLION
CONT CONTINUOUS	MW MILLWORK
CPT CARPET(ED)	NA NOT APPLICABLE
CS COUNTER SINK	NIC NOT IN CONTRACT
CT CERAMIC TILE	NO NUMBER
CTR COUNTER	NOM NOMINAL
CU FT CUBIC FEET	NTS NOT TO SCALE
CU IN CUBIC INCHES	OC ON CENTER
CW COLD WATER (CITY)	OD OUTSIDE DIAMETER
D DEPTH	OPN'G OPENING
DEMO DEMOLITION	OPP OPPOSITE
DET DETAIL	PART PARTITION
DF DRINKING FOUNTAIN	PL PLATE
DHW DOMESTIC HOT WATER	PL LAM PLASTIC LAMINATE
DIAG DIAGONAL	PLB'G PLUMBING
DIAM DIAMETER	PLYWD PLYWOOD
DIM DIMENSION	PNL PANEL
DN DOWN	PNT PAINT
DR DOOR	PT POINT
	QT QUARRY TILE
DS DOOR STOP	R RISE(R)
DW DISH WASHER	RA RETURN AIR
DWG DRAWING	RAD RADIUS
DWR DRAWER	RD ROOF DRAIN
EA EACH	REF REFERENCE
EF EXHAUST FAN	REINF REINFORCE
EH ELECTRIC HEATER	REM REMOVE
EL /ELEV. ELEVATION	REQ'D REQUIRED
ELEC ELECTRIC	REV REVISION
EMER EMERGENCY	RH RIGHT HAND
ENG ENGINEER	RM ROOM
EP ELECTRIC PANEL	RO ROUGH OPENING
EQ EQUAL	RPM REVOLUTIONS PER MINUTE
EQUIP EQUIPMENT	SA SUPPLY AIR
EXIST'G EXISTING	SC SOLID CORE
EXP EXPANSION	SHT SHEET
EXT EXTERIOR	SIM SIMILAR
FACT FIN FACTORY FINISH	SP SPEAKER
FBO FURNISHED BY OTHERS	SPEC(S) SPECIFICATION(S)
FE FIRE EXTINGUISHER	SQ SQUARE
FEC FIRE EXTINGUISHER CABINET	SQ FT SQUARE FOOT (FEET)
FFE FINISH FLOOR ELEVATION	SQ IN SQUARE INCH
FIN FINISH(ED)	SS STAINLESS STEEL
FL FLUORESCENT	ST STREET
FOF FACE OF FINISH	ST'L STEEL
FP FIRE PROOFING	STD STANDARD
FPSC FIRE PROOF SOLID CORE	SUSP SUSPENDED
FR FIRE RESISTANT	SYM SYMETRY(ICAL)
FS FULL SCALE	SYS SYSTEM
FT FEET	T & G TONGUE & GROOVE
FTR FINNIED TUBE RADIATION	TEL TELEPHONE
GA GAUGE	TEMP TEMPERATURE
GC GENERAL CONTRACTOR	THERM THERMOSTAT
GL GLASS	THK THICKNESS
GWB GYPSUM WALLBOARD	THRU THROUGH
HC HOLLOW CORE	TOS TOP OF SLAB
HD HEAVY DUTY	TR TREAD
HDW HARDWARE	TST TOP OF STEEL
HDWD HARDWOOD	TV TELEVISION
HM HOLLOW METAL	TYP TYPICAL
HOR HORIZONTAL	UON UNLESS OTHERWISE NOTED
HR HOUR	V VOLTS
HT HEIGHT	VAC VACUUM
HTG HEATING	VCT VINYL COMPOSITE TILE
HVAC HEATING, VENT. AIR COND.	VERT VERTICAL
HWH HOT WATER HEATER	VIF VERIFY IN FIELD
ID INSIDE DIAMETER	W WIDTH
IN INCH	W/ WITH
INCL INCLUDE(ING)	W/O WITHOUT
INFO INFORMATION	WB WOOD BASE
INSUL INSULATION	WC WATER CLOSET
INTR INTERIOR	WD WOOD
INV INVERT	WP WATERPROOF
IRC INTERNATIONAL RESIDENTIAL CODE	WPT WORKING POINT
J-BOX JUNCTION BOX	WR WATER RESISTANT
JT JOINT	WT WEIGHT
KO KNOCK OUT	YD YARD
KPL KICKPLATE	

DRAWING INDEX

LOCATION MAP



BUILDING DESIGN DATA

GROUP R-3 FOR SINGLE FAMILY (3) STORY DWELLING
BUILDING CATEGORY: II
CONSTRUCTION TYPE: V
PROPOSED BUILDING HEIGHT (RIDGE HT.) 40'-6"
WIND SPEED 100 MPH [PER IRC 2012 AND CT 2016 AMENDMENTS (AMD)
WIND IMPORTANCE FACTOR - (Iw)=1.45 - PER TABLE R301.2(3)
WIND EXPOSURE - "C"

FLOOD ZONE - VE 14:
REQUIRED: DFE = 14.00' x 1.25 (500-YEAR FLOOD ELEV. ADJUSTMENT) = 17.5' + 1'-0" (FREEBOARD) = 18.5' TOTAL
PROPOSED: DFE = 18.5' (TOP OF FOUNDATION)

DESIGNED FOR 500-YEAR FLOOD BASED ON SHPO & NFIP REGULATORY REQUIREMENTS: FLOOD PLAIN MANAGEMENT REGULATIONS BY LOCAL JURISDICTION AND PER LATEST FIRM FLOOD MAPS & CONSENSUS STANDARDS

APPLICABLE CODES

APPLICABLE CODES: 2012 INTERNATIONAL BUILDING CODE AND CT 2016 AMENDMENTS.

PER SECTION R301 DESIGN CRITERIA -
- R301.1 APPLICATION / MEETS REQUIREMENTS
- R301.2 - CLIMATIC AND GEOGRAPHIC DESIGN CRITERIA / MEETS REQUIREMENTS
- R301.2.1 (AMD) - WIND LIMITATIONS / MEETS REQUIREMENTS
- TABLE R301.2.(1) (AMD) - CLIMATIC AND GEOGRAPHIC DESIGN CRITERIA:
  - GROUND SNOW LOAD - 30 LBS PSF / PROVIDED
  - 100 MPH PER APPENDIX R / MEETS REQUIREMENTS
  - SEISMIC DESIGN CATEGORY - CATEGORY B - (N/A)
  - FLOOD HAZARD - VE
  - SUBJECT TO DAMAGE - FROST LINE DEPTH - 42 INCHES /PROVIDED
- R301.2(2) - COMPONENT AND CLADDING LOADS:
  - Roof Zone 1,2, & 3 - W/ 100 MPH - WIND = 23.93 / -30.45 PRESSURE MAX. (35 D.P. PROVIDED)
  - Wall Zone 4 - W/ 100 MPH - WIND = 26.1. / -28.28 PRESSURE MAX. (35 D.P. PROVIDED)
  - Wall Zone 5 - W/ 100 MPH - WIND = 26.1 / -34.95 PRESSURE MAX. (35 D.P. PROVIDED)
- R301.2(3) - HEIGHT AND EXPOSURE COEFFICIENTS FOR TABLE R301.2(3):
  - 1.45 ADJUSTMENT PROVIDED
- R301.2.1.4 - EXPOSURE CATEGORY / EXPOSURE 'C'
- R301.4 - DEAD LOADS & R301.5 - LIVE LOADS -
  - MAIN FLOOR: 12 PSF DL / 40 PSF LL / PROVIDED
  - SECOND FLOOR: 10 PSF DL / 30 PSF LL / N/A
  - ATTIC FLOOR: 10 PSF DL/20 PSF LL / N/A
  - DECK FLOOR: 12 PSF DL / 40 PSF LL / PROVIDED
- R301.7 - ALLOWABLE DEFLECTION / NEW STRUCTURAL WORK MEETS REQUIREMENTS
- R302.1 - EXTERIOR WALLS - MINIMUM FIRE SEPARATION / NOT REQUIRED
- R303 - LIGHT, VENTILATION AND HEATING / MODIFICATIONS SHALL MEET REQUIREMENTS
- R306 - SANITATION / MEETS REQUIREMENTS (BACKFLOW VALVE PROVIDED)
- R312 - GUARDS -
  - R312.1 - WHERE REQUIRED / PROVIDED
  - R312.2 - HEIGHT / MEETS REQUIREMENTS
  - R312.3 - OPENING LIMITATIONS / MEETS REQUIREMENTS
- R314 - SMOKE ALARM:
  - R314 - SMOKE ALARMS / ASSUMED EXISTING (V.I.F)
  - R314.4 (AMD) - POWER SOURCE / ASSUMED EXISTING (V.I.F.)
- R315 - CARBON MONOXIDE ALARM:
  - R315.1 (AMD) - CARBON MONOXIDE ALARMS / ASSUMED EXISTING (V.I.F.)
- R316 - FOAM PLASTIC:
  - R316.4 - THERMAL BARRIER (MEETS REQUIREMENTS)
- R317 - PROTECTION OF WOOD AND WOOD BASED PRODUCTS AGAINST DECAY:
  - R317.1 - LOCATION REQUIRED (MEETS REQUIREMENTS)
- R318 - PROTECTION AGAINST SUBTERRANEAN TERMITES:
  - R318.1 - SUBTERRANEAN TERMITE CONTROL METHODS (METHOD #3 PROVIDED)
- R319 - SITE ADDRESS:
  - R319.1 - ADDRESS NUMBERS (MEETS REQUIREMENTS)

PER SECTION R322 - FLOOD-RESISTANT CONSTRUCTION:
- R322.1 - GENERAL (COMPLIES)
- R322.1.2 - STRUCTURAL SYSTEM (PROVIDED)
- R322.1.3 - FLOOD-RESISTANT CONSTRUCTION (MEETS REQUIREMENTS)
- R322.1.4 - ESTABLISHING THE DESIGN FLOOD ELEVATION
- R322.1.4.1 - DETERMINATION OF THE DESIGN FLOOD ELEVATION (500-YEAR FLOOD PROVIDED)
- R322.1.5 - LOWEST FLOOR (EXCEEDS MIN. REQUIREMENTS)
- R322.1.6 - PROTECTION OF MECHANICAL AND ELECTRICAL (PROVIDED)
- R322.1.7 - PROTECTION OF WATER SUPPLY AND SANITARY SEWAGE SYSTEMS (PROVIDED)
- R322.1.8 - FLOOD RESISTANT MATERIALS (PROVIDED)
- R322.1.10 - AS-BUILT ELEVATION DOCUMENTATION (PROVIDED)
- R322.3 - COASTAL HIGH-HAZARD AREAS (V ZONES)
- R322.3.1 - LOCATION AND SITE PREPERATION (PROVIDED)
- R322.3.2 - ELEVATION REQUIREMENTS (PROVIDED)
- R322.3.3 - FOUNDATION (MEETS REQUIREMENTS)
- R322.3.4 - WALLS BELOW DESIGN FLOOD ELEVATION (N/A)
- R322.3.5 - ENCLOSED AREAS BELOW DESIGN FLOOD ELEVATION (N/A)
- R322.3.6 - CONSTRUCTION DOCUMENTS (MEETS REQUIREMENTS)

PROJECT DATA

OWNER: NEIL D. & KAREN A. PRICE
211 MORGAN AVENUE
EAST HAVEN, CONNECTICUT 06512

SITE LOCATION: 211 MORGAN AVENUE
EAST HAVEN, CONNECTICUT 06512

LEGEND

- GRAVEL
- CONCRETE
- MORTAR, GROUT
- STEEL
- FRAMING LUMBER
- HARDWOOD
- PLYWOOD
- BATT INSULATION
- GYPSUM WALLBOARD

- 1 — KEY NOTE
- 1 — DETAIL DRAWING NO.
- 5 / A12 — BUILDING SECTION
- 6 / A3 — WALL SECTION
- 3 / A5 — SECTION DETAIL
- COLUMN GRID
- PLAN / WALL DETAIL
- 4 / A6 / 2 — INTERIOR ELEVATION DRAWING NO.
- DATUM POINT (ELEVATION)
- 203 — DOOR NUMBER
- N13 — WINDOW NUMBER
- PARTITION TYPE
- 03 — REVISION FLAG
- 5 / A6 — REFERENCE KEY
- REMOVAL NOTE
- 201 — ROOM NUMBER
- EQUIPMENT TYPE
- CABINET TYPE
- C.O.D. — CARBON MONOXIDE DETECTOR
- S.D. — SMOKE DETECTOR (HARD WIRE)
- H.D. — HEAT DETECTOR (HARD WIRE)
- CEILING FAN/LIGHT

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ORANGE, CT 06477 FAX (203) 799 3871

Sheet Title:
TITLE SHEET

APPLICATION # 1041

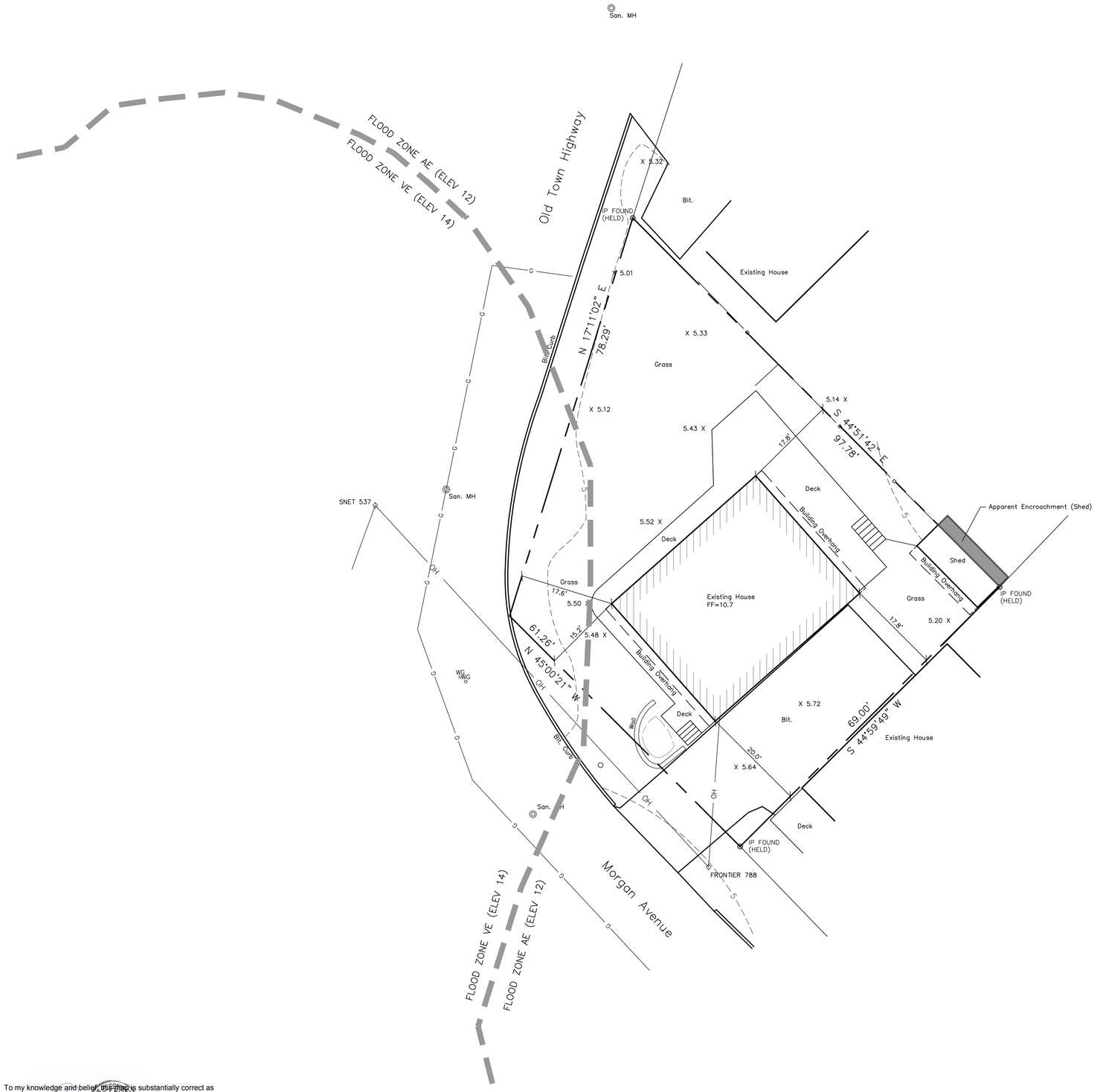
PRICE RESIDENCE
211 Morgan Ave.
East Haven, CT 06512

STATE OF CONNECTICUT
DEPARTMENT OF HOUSING
COMMUNITY DEVELOPMENT BLOCK GRANT
DISASTER RECOVERY PROGRAM
OWNER OCCUPIED REHABILITATION
AND REBUILDING PROGRAM (OORR)

Date: 9/27/2017

Project Number:
Drawn By: J.V.L.

Sheet Number:
T1



NAD 1983

NOTES:

1. This map and survey have been prepared pursuant to the Regulations of Connecticut State Agencies Sections 20-300b-1 through 20-300b-20 and "The Minimum Standards for Surveys and Maps in the State of Connecticut" as adopted by the Connecticut Association of Land Surveyors on September 26, 1996.
2. The type of survey performed and the mapped features depicted hereon are in accordance with the requirements of a Property/Boundary and Topographic Survey.
3. The boundary determination / opinion is based upon a Resurvey of map reference 7A.
4. This map conforms to Class A-2 horizontal accuracy and Class T-2 Topographic vertical accuracy.
5. The north arrow and bearings are based upon North American Datum 1983 (NAD83).
6. The elevation are referenced to North American Vertical Datum 1988 (NAVD88).
7. Map References:
   A. "Existing Conditions Survey, Ralph & Roberta Raucci, 211 Morgan Avenue, East Haven, Conn.", Scale: 1"=20' , Dated 12/26/87 and prepared by Leslie G. Nafis.
8. Parcel is located in Flood Zone AE (base flood elevation determined to be 12) and Flood Zone VE (base flood elevation determined to be 14) as depicted on "FIRM, Flood Rate Insurance Map, New Haven County, Connecticut, (all jurisdictions), Panel 557 of 635, East Haven, City of," Map Number 09009C0557J, map revised July 8, 2013.
9. Parcel is depicted on the City of East Haven Tax Assessor's Map 010, Block 0202, Lot 003.
10. The underground utilities depicted hereon have been compiled from observable evidence, such as manholes, catch basins and water gates. These location must be considered as approximate in nature. Additionally, other such features may exist on the sites, the existence of which is unknown to Loureiro Engineering Associates, Inc. (Loureiro). The size, location and existence of all such features must be field determined and verified by the appropriate authorities prior to construction. Call Be-For-You-Dig at 1-800-922-4455 or 811.

LEGEND

- Rebar Found
- Property Line
- Wooden Fence
- G — Gas Service Lateral
- OH — Overhead Wires

5 0 5 10 15
SCALE IN FEET

To my knowledge and belief, this map is substantially correct as noted hereon.

William J. Nagle, Jr., L.S. #70269

REV.	DESCRIPTION OF REVISION	DATE	W.J.N. APPR.
1.	REVISED FEMA FLOOD LINE	3/15/17	

Loureiro Engineering Associates, Inc.
100 Northwest Drive • Plainville, Connecticut 06062
Phone: 860-747-6181 • Fax: 860-747-8822
An Employee Owned Company • www.Loureiro.com

SCALE: 1" = 10'
CGMA NO.: 01MH4.01
DRAWN BY: W.J.N. DATE: 9/28/16
APPROVED BY: W.J.N. DATE: 9/28/16

PROPERTY/TOPOGRAPHIC SURVEY
211 MORGAN AVENUE, EAST HAVEN, CONNECTICUT

EXISTING CONDITIONS
LAND OF
NEIL D. & KAREN A. PRICE

Loureiro
Engineering • Construction • EH&S • Energy • Water

DRAWING 1
SHEET NO. 1 NO. OF SHEETS 1

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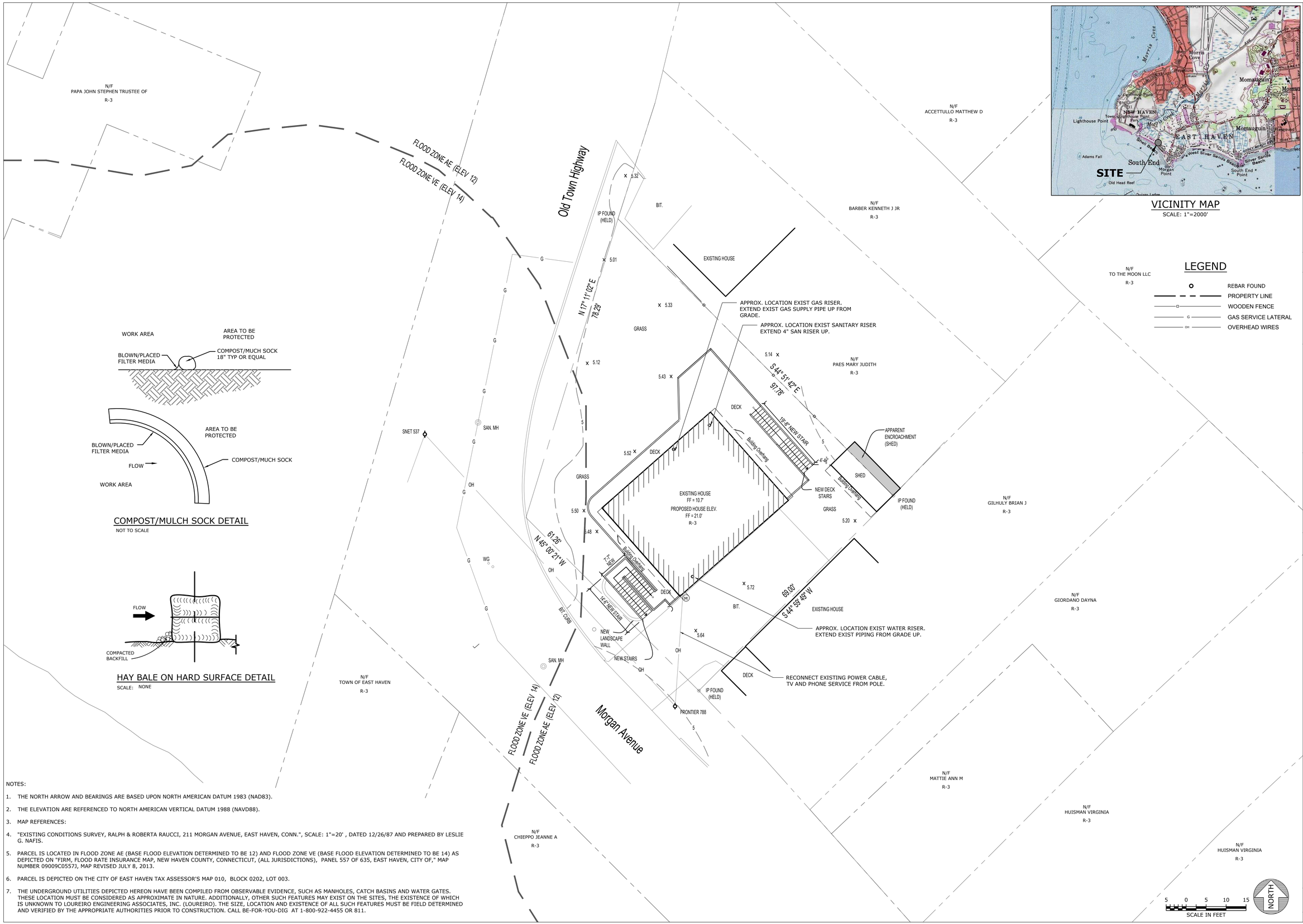

VICINITY MAP
SCALE: 1"=2000'

LEGEND

- REBAR FOUND
- PROPERTY LINE
- WOODEN FENCE
- G — GAS SERVICE LATERAL
- OH — OVERHEAD WIRES

COMPOST/MULCH SOCK DETAIL
NOT TO SCALE

HAY BALE ON HARD SURFACE DETAIL
SCALE: NONE

NOTES:

1. THE NORTH ARROW AND BEARINGS ARE BASED UPON NORTH AMERICAN DATUM 1983 (NAD83).
2. THE ELEVATION ARE REFERENCED TO NORTH AMERICAN VERTICAL DATUM 1988 (NAVD88).
3. MAP REFERENCES:
4. "EXISTING CONDITIONS SURVEY, RALPH & ROBERTA RAUCCI, 211 MORGAN AVENUE, EAST HAVEN, CONN.", SCALE: 1"=20' , DATED 12/26/87 AND PREPARED BY LESLIE G. NAFIS.
5. PARCEL IS LOCATED IN FLOOD ZONE AE (BASE FLOOD ELEVATION DETERMINED TO BE 12) AND FLOOD ZONE VE (BASE FLOOD ELEVATION DETERMINED TO BE 14) AS DEPICTED ON "FIRM, FLOOD RATE INSURANCE MAP, NEW HAVEN COUNTY, CONNECTICUT, (ALL JURISDICTIONS), PANEL 557 OF 635, EAST HAVEN, CITY OF," MAP NUMBER 09009C0557J, MAP REVISED JULY 8, 2013.
6. PARCEL IS DEPICTED ON THE CITY OF EAST HAVEN TAX ASSESSOR'S MAP 010, BLOCK 0202, LOT 003.
7. THE UNDERGROUND UTILITIES DEPICTED HEREON HAVE BEEN COMPILED FROM OBSERVABLE EVIDENCE, SUCH AS MANHOLES, CATCH BASINS AND WATER GATES. THESE LOCATION MUST BE CONSIDERED AS APPROXIMATE IN NATURE. ADDITIONALLY, OTHER SUCH FEATURES MAY EXIST ON THE SITES, THE EXISTENCE OF WHICH IS UNKNOWN TO LOUREIRO ENGINEERING ASSOCIATES, INC. (LOUREIRO). THE SIZE, LOCATION AND EXISTENCE OF ALL SUCH FEATURES MUST BE FIELD DETERMINED AND VERIFIED BY THE APPROPRIATE AUTHORITIES PRIOR TO CONSTRUCTION. CALL BE-FOR-YOU-DIG AT 1-800-922-4455 OR 811.

5 0 5 10 15
SCALE IN FEET

NORTH

REV.	DESCRIPTION OF REVISION	DATE	APPR.

STAMP

Loureiro
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Waste • Facility Services • Laboratory
Loureiro Engineering Associates, Inc.
100 Northfield Street • Greenwich, CT 06830
Phone: 860.747.6181 • Fax: 860.767.8822
An Employee Owned Company • www.LoureiroEng.com

SCALE	COMM. NO.	DRAWN BY	DATE	APPROVED BY	DATE
1" = 10'	01MH601	MAA	3/15/17	ELP	3/15/17

PROPOSED CONDITIONS PLAN

COSTAL AREA MANAGEMENT APPLICATION
211 MORGAN AVENUE, EAST HAVEN, CONNECTICUT
PREPARED FOR
NEIL D. & KAREN A. PRICE

DRAWING	
1	
SHEET NO.	NO. OF SHEETS

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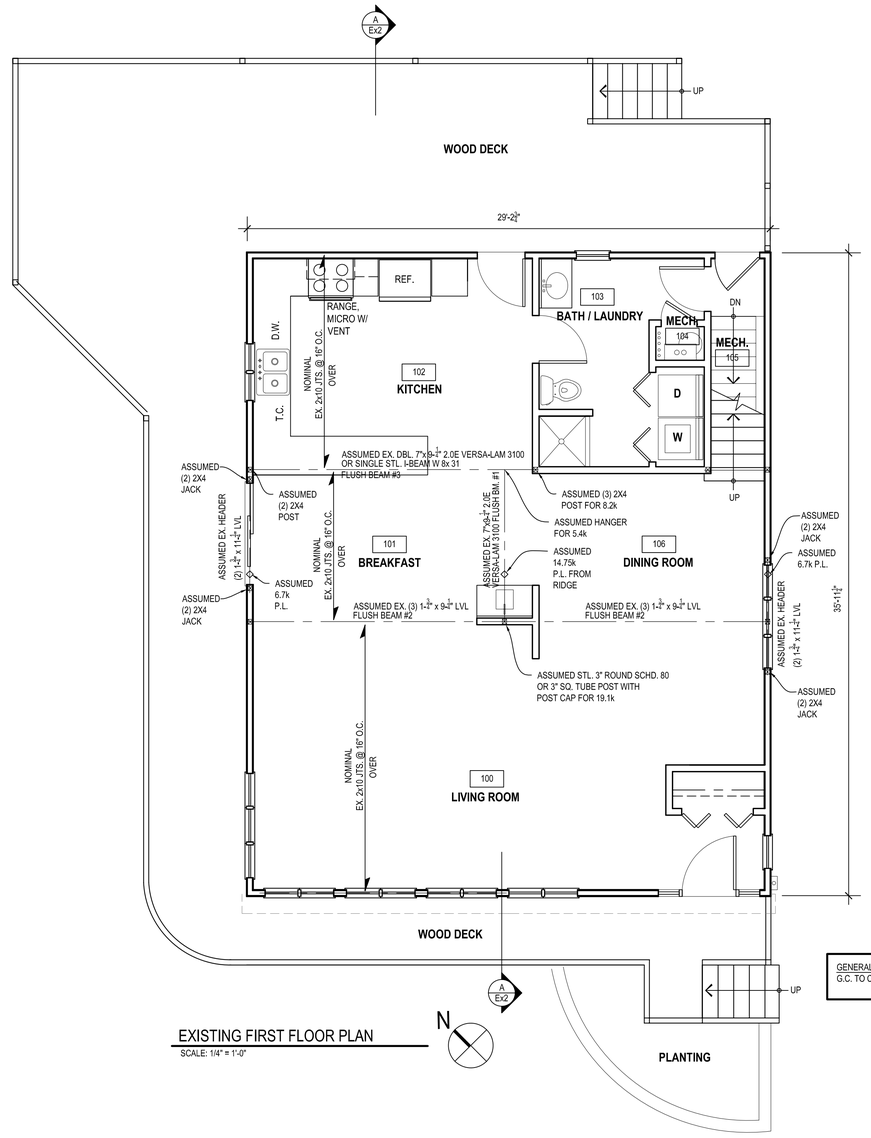

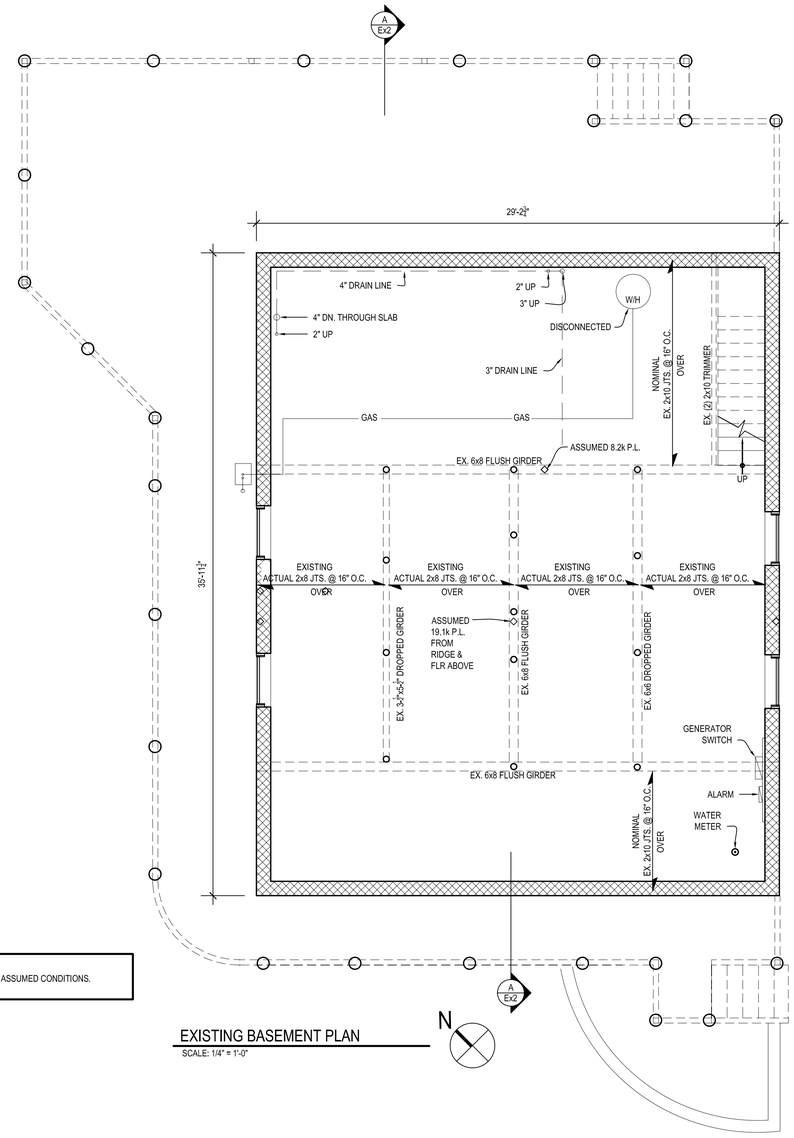

Amaya Architects
American Institute of Architects

284 RACEBROOK RD.
ORANGE, CT 06477

TEL (203) 795 5656
FAX (203) 799 3871

Sheet Title:
EXISTING PLANS

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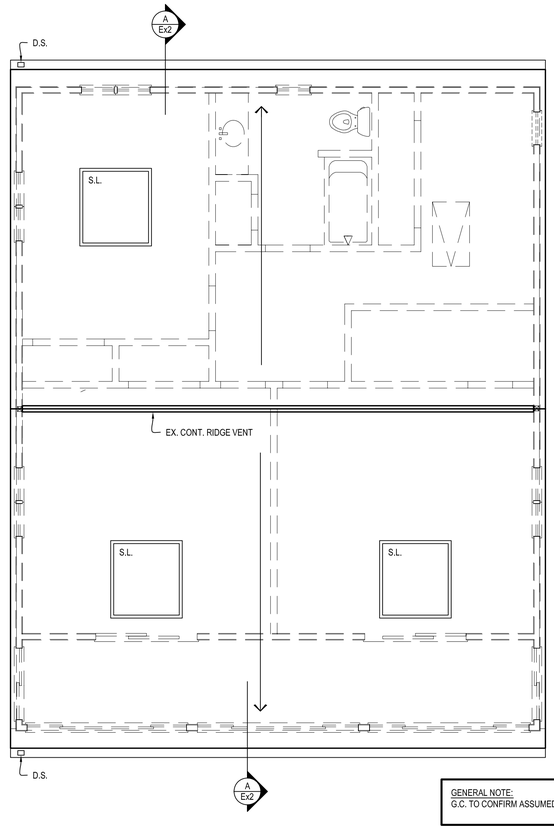
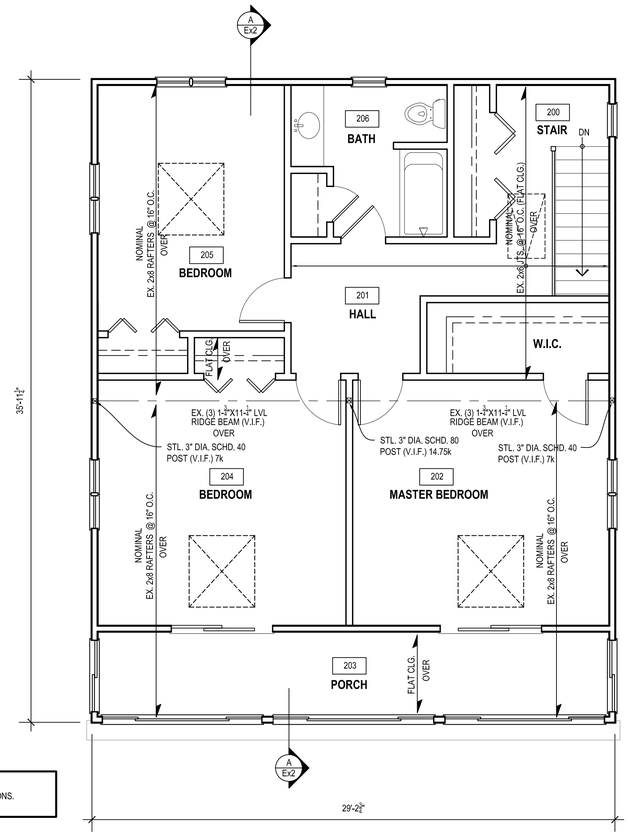
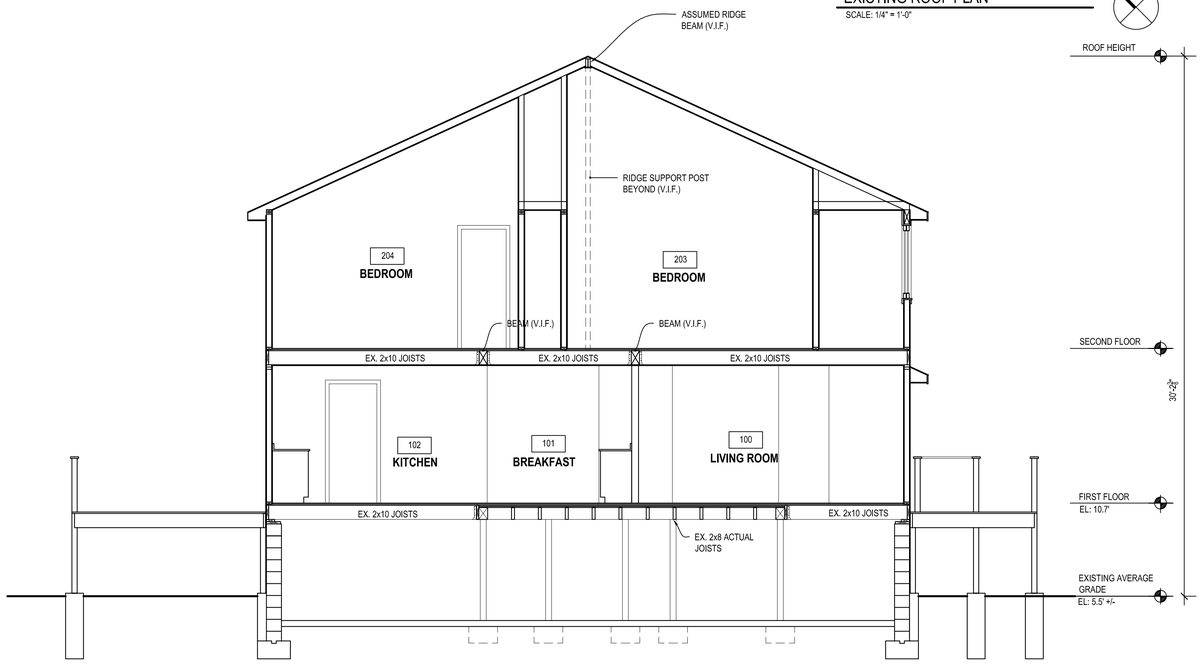


EXISTING ROOF PLAN
SCALE: 1/4" = 1'-0"

GENERAL NOTE:
G.C. TO CONFIRM ASSUMED CONDITIONS.



EXISTING SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"



AA
Ex2
EXISTING BUILDING SECTION
SCALE: 1/4" = 1'-0"

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Sheet Title:
EXISTING PLANS & SECTION

APPLICATION # 1041

PRICE RESIDENCE
211 Morgan Ave.
East Haven, CT 06512

STATE OF CONNECTICUT
DEPARTMENT OF HOUSING
COMMUNITY DEVELOPMENT BLOCK GRANT
DISASTER RECOVERY PROGRAM
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Date: 9/27/2017

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Drawn By: J.V.L.

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Ex2

EXISTING FRONT ELEVATION

SCALE: 1/4" = 1'-0"

EXISTING LEFT ELEVATION

SCALE: 1/4" = 1'-0"

EXISTING REAR ELEVATION

SCALE: 1/4" = 1'-0"

EXISTING RIGHT ELEVATION

SCALE: 1/4" = 1'-0"

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Sheet Title:

EXISTING ELEVATIONS

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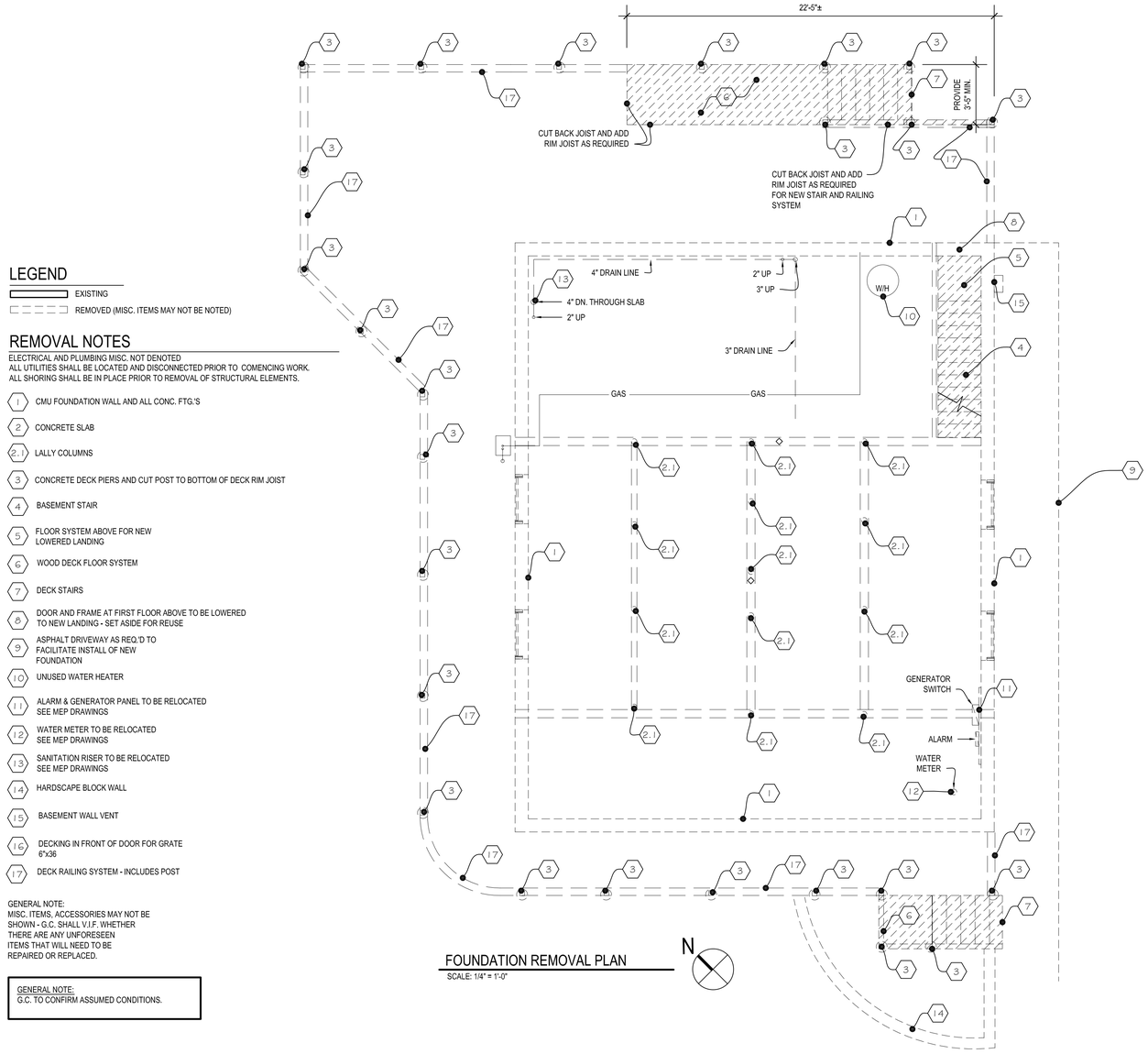
Ex3



FOUNDATION REMOVAL PLAN

SCALE: 1/4" = 1'-0"

N

LEGEND

EXISTING

REMOVED (MISC. ITEMS MAY NOT BE NOTED)

REMOVAL NOTES

ELECTRICAL AND PLUMBING MISC. NOT DENOTED
ALL UTILITIES SHALL BE LOCATED AND DISCONNECTED PRIOR TO COMENCING WORK.
ALL SHORING SHALL BE IN PLACE PRIOR TO REMOVAL OF STRUCTURAL ELEMENTS.

1. CMU FOUNDATION WALL AND ALL CONC. FTG.'S
2. CONCRETE SLAB
2.1 LALLY COLUMNS
3. CONCRETE DECK PIERS AND CUT POST TO BOTTOM OF DECK RIM JOIST
4. BASEMENT STAIR
5. FLOOR SYSTEM ABOVE FOR NEW LOWERED LANDING
6. WOOD DECK FLOOR SYSTEM
7. DECK STAIRS
8. DOOR AND FRAME AT FIRST FLOOR ABOVE TO BE LOWERED TO NEW LANDING - SET ASIDE FOR REUSE
9. ASPHALT DRIVEWAY AS REQ.'D TO FACILITATE INSTALL OF NEW FOUNDATION
10. UNUSED WATER HEATER
11. ALARM & GENERATOR PANEL TO BE RELOCATED SEE MEP DRAWINGS
12. WATER METER TO BE RELOCATED SEE MEP DRAWINGS
13. SANITATION RISER TO BE RELOCATED SEE MEP DRAWINGS
14. HARDSCAPE BLOCK WALL
15. BASEMENT WALL VENT
16. DECKING IN FRONT OF DOOR FOR GRATE 6"x36
17. DECK RAILING SYSTEM - INCLUDES POST

GENERAL NOTE:
MISC. ITEMS, ACCESSORIES MAY NOT BE SHOWN - G.C. SHALL V.I.F. WHETHER THERE ARE ANY UNFORESEEN ITEMS THAT WILL NEED TO BE REPAIRED OR REPLACED.

GENERAL NOTE:
G.C. TO CONFIRM ASSUMED CONDITIONS.

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REMOVAL PLANS

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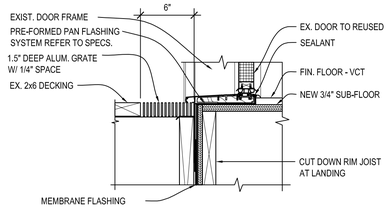
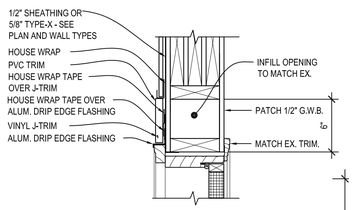
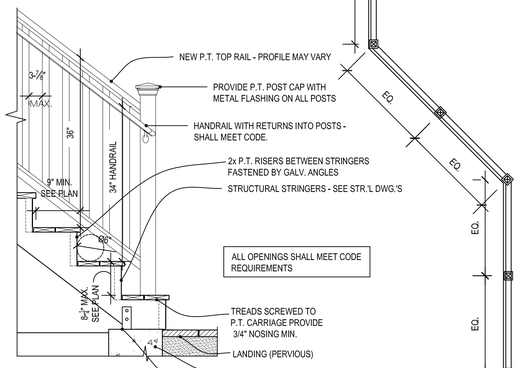
Sheet Number:
R1



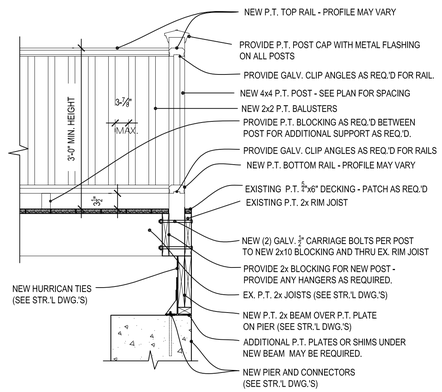
6 A1 EXT. DOOR SILL DETAIL
SCALE: 1-1/2" = 1'-0"
REFER TO SIM. DETAIL #A/A5



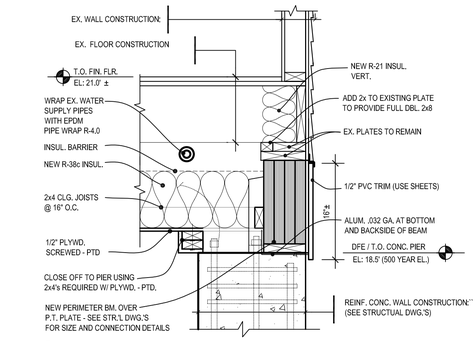
7 A1 EXT. HEAD DETAIL
SCALE: 1-1/2" = 1'-0"



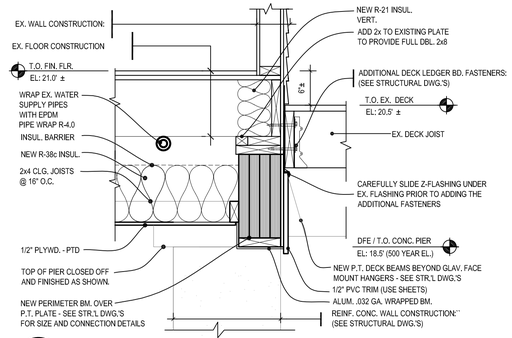
4 A1 TYP. DECK STAIR DETAIL
SCALE: 3/4" = 1'-0"
SEE PLAN FOR POST LOCATIONS, TREAD & RISER DIM.



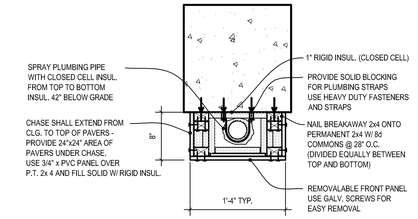
5 A1 TYP. DECK RAIL DETAIL
SCALE: 3/4" = 1'-0"
SEE PLAN FOR POST LOCATIONS



1 A1 TYPICAL DETAIL
SCALE: 1" = 1'-0"

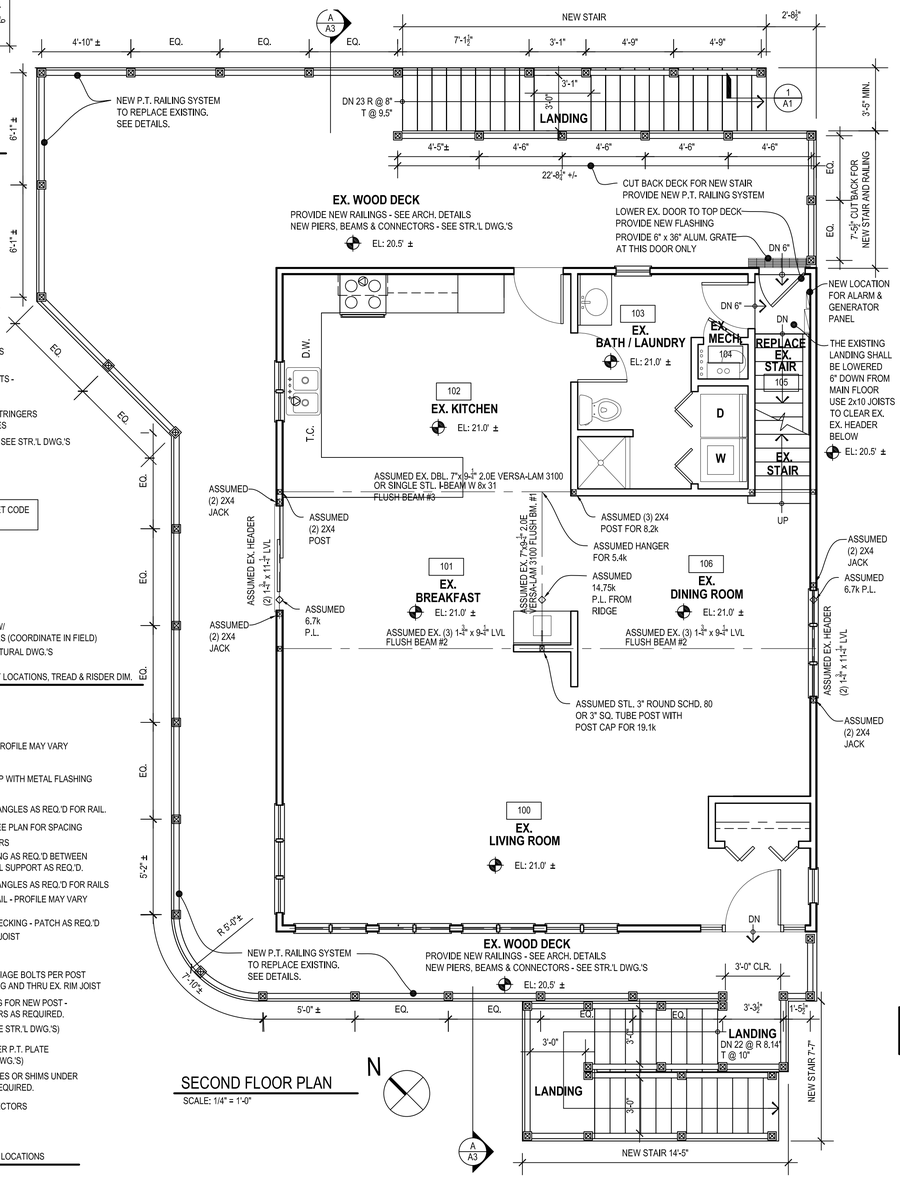


2 A1 TYPICAL DECK / FLASHING DETAIL
SCALE: 1" = 1'-0"

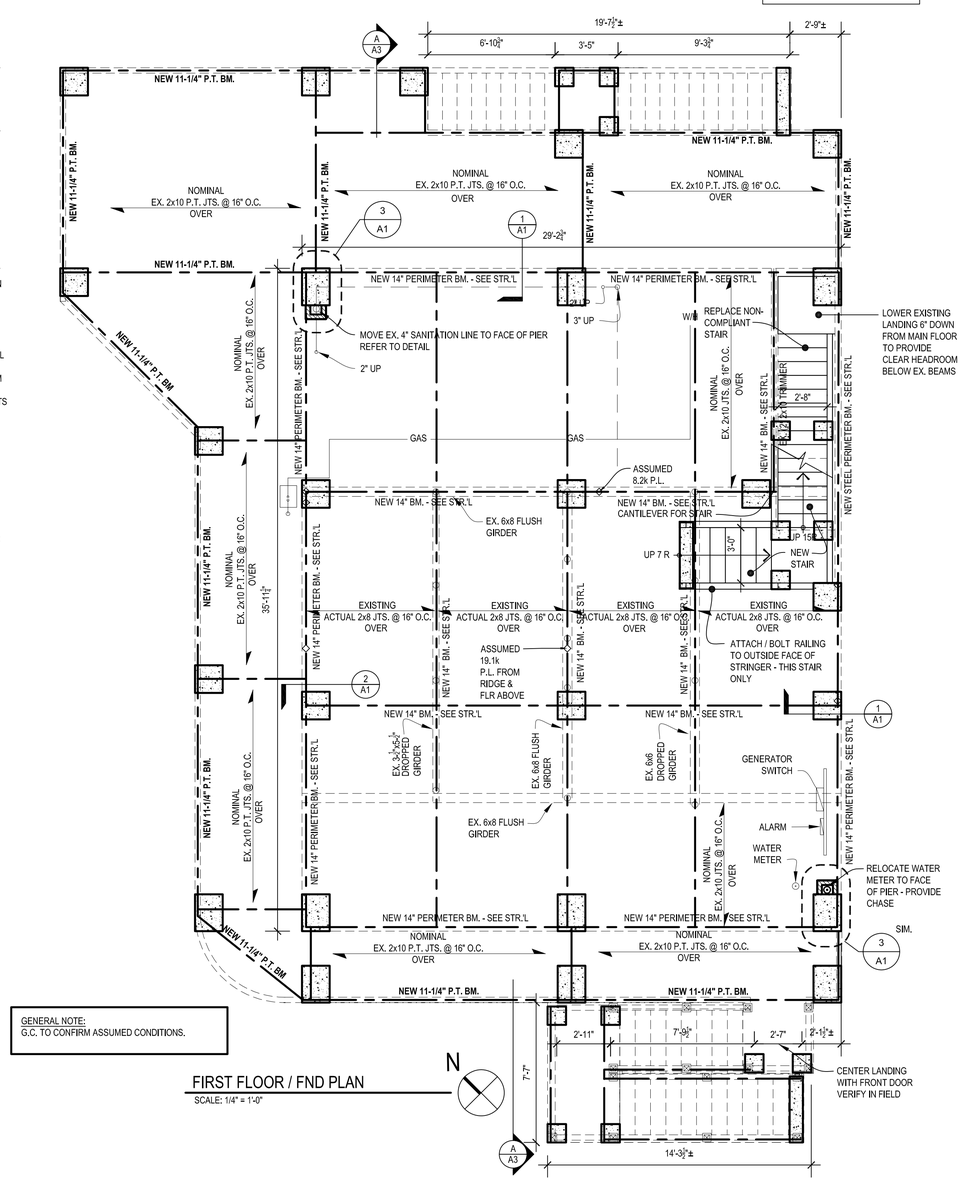


3 A1 BREAKAWAY PLUMBING CHASE DETAIL
SCALE: 1" = 1'-0"

NOTE: CHASE IS DESIGNED TO BREAKAWAY FROM PIER UNDER MIN. WATER PRESSURE MEETING FEMA BREAKAWAY WALL DESIGN



SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"



GENERAL NOTE:
G.C. TO CONFIRM ASSUMED CONDITIONS.

FIRST FLOOR / FND PLAN
SCALE: 1/4" = 1'-0"

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Sheet Title:
PROPOSED 1ST & 2ND FLOOR PLANS AND DETAILS

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Project Number:
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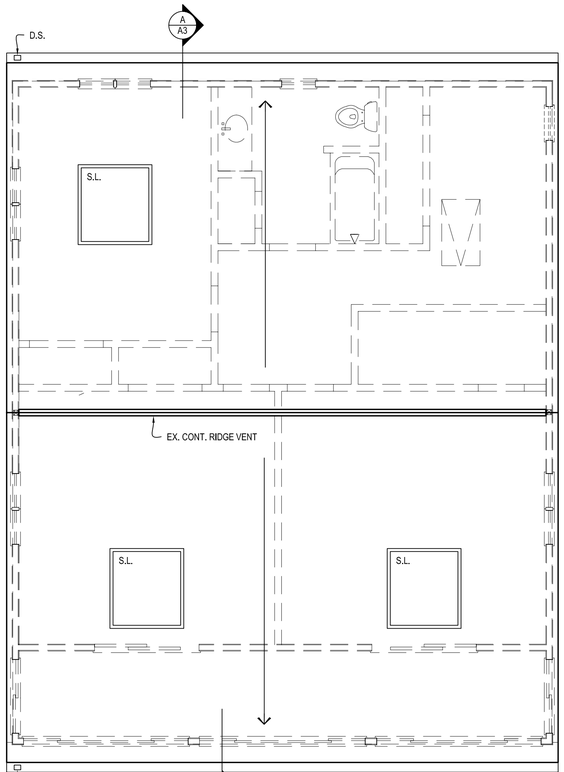
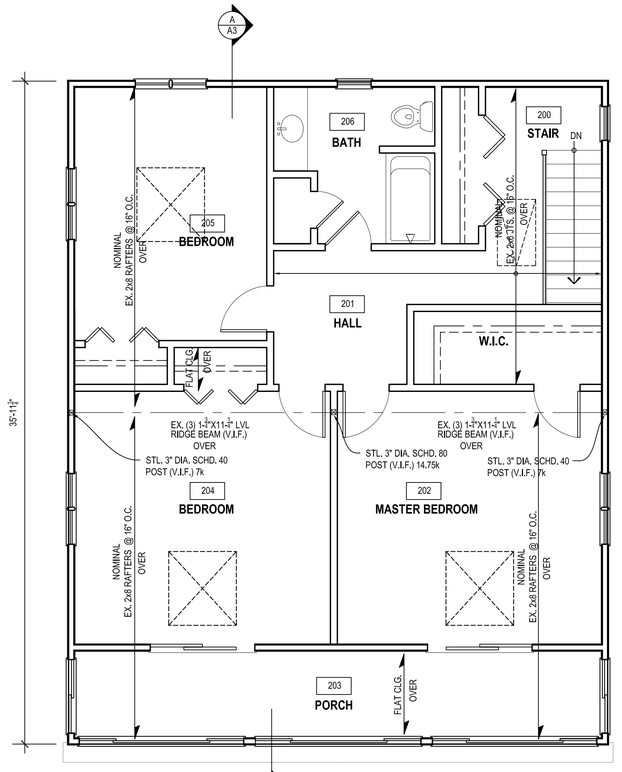
A1



ROOF PLAN
SCALE: 1/4" = 1'-0"

N

GENERAL NOTE:
G.C. TO CONFIRM ASSUMED CONDITIONS.



THIRD FLOOR PLAN
SCALE: 1/4" = 1'-0"

N

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Sheet Title:
PROPOSED 3RD FLOOR & AND ROOF PLAN

APPLICATION # 1041

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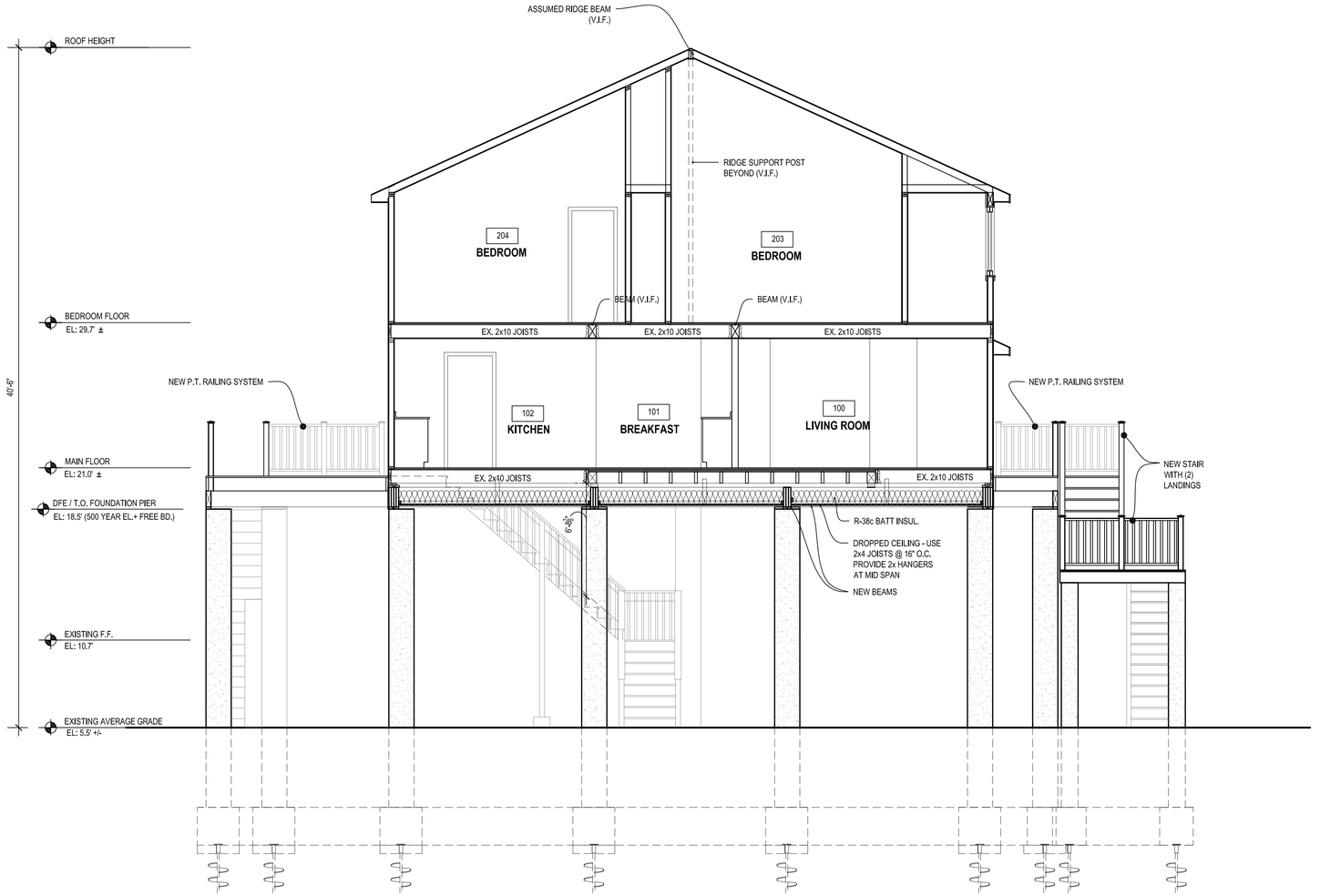
Sheet Number:
A2



AA / A3 PROPOSED BUILDING SECTION
SCALE: 1/4" = 1'-0"

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Sheet Title:
PROPOSED BUILDING SECTION

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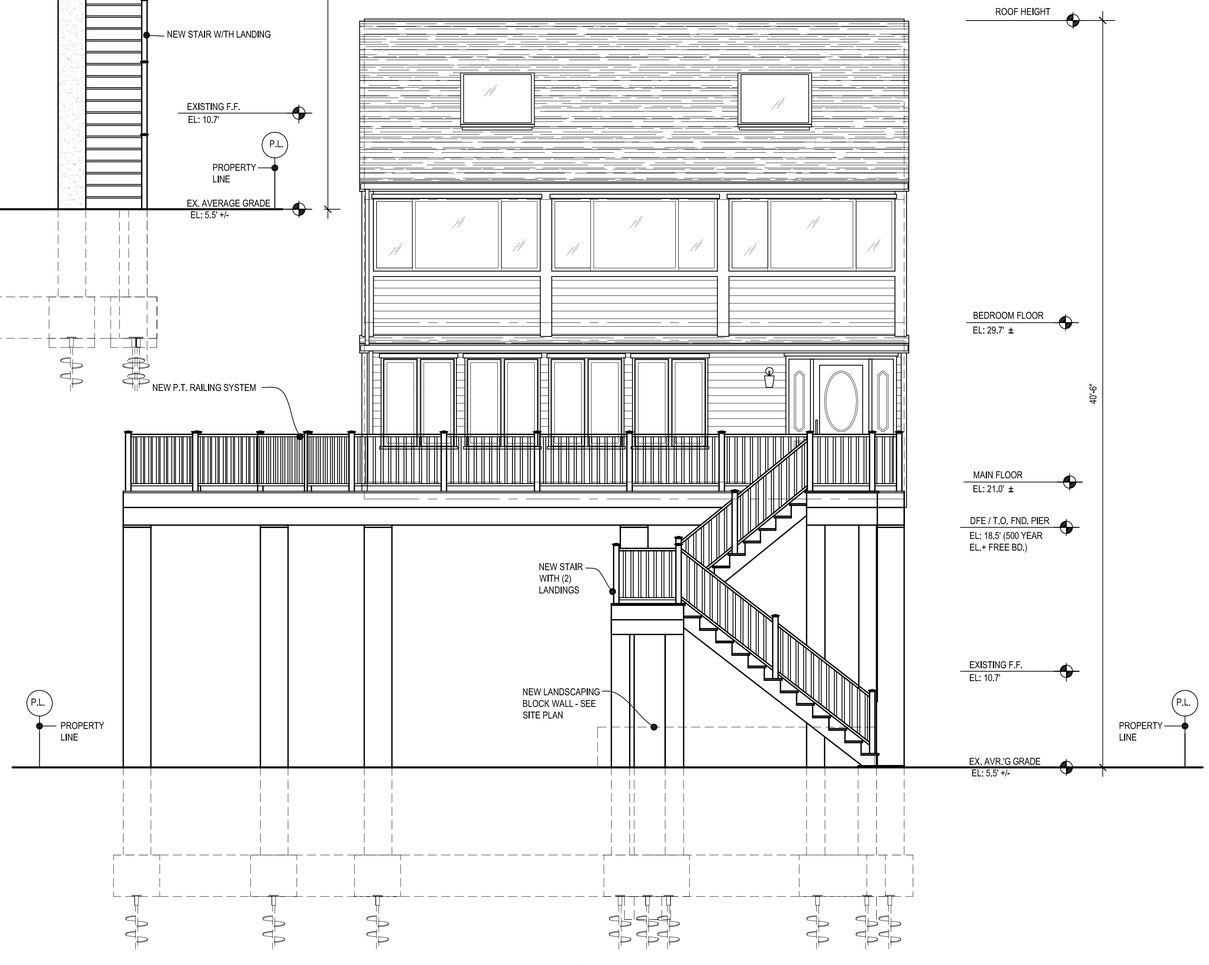
A3

RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

SCALE: 1/4" = 1'-0"

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Sheet Title:

ELEVATIONS

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Project Number:

Drawn By: J.V.L.

Sheet Number:

A4

GENERAL NOTES:

1. THE STRUCTURAL PLANS AND SPECIFICATIONS, TO THE BEST OF OUR KNOWLEDGE, COMPLY WITH THE APPLICABLE REQUIREMENTS OF THE INTERNATIONAL RESIDENTIAL CODE AND THE INTERNATIONAL BUILDING CODE, LATEST EDITION AS SUPPLEMENTED, AMENDED, AND ADOPTED BY THE STATE OF CONNECTICUT.
2. THE CONTRACTOR SHALL COMPLY WITH THE REQUIREMENTS OF THE INTERNATIONAL RESIDENTIAL CODE AND THE INTERNATIONAL BUILDING CODE, LATEST EDITION AND ALL APPLICABLE FEDERAL AND STATE CODES, STANDARDS, REGULATIONS, AND LAWS.
3. ALL REFERENCED STANDARDS REFER TO THE EDITION IN FORCE AT THE TIME THESE PLANS AND SPECIFICATIONS ARE ISSUED FOR PERMIT.
4. WORK NOT INDICATED ON A PART OF THE DRAWINGS BUT REASONABLY IMPLIED TO BE SIMILAR TO THAT SHOWN AT CORRESPONDING PLACES SHALL BE REPEATED.
5. IN ANY CASE OF CONFLICT BETWEEN THE NOTES, DETAILS AND SPECIFICATIONS, THE MOST RIGID REQUIREMENTS SHALL GOVERN. CONTRACTOR SHALL MAKE NO DEVIATION FROM DESIGN DRAWINGS WITHOUT WRITTEN APPROVAL OF THE ARCHITECT.
6. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS AND COORDINATE WITH ARCHITECTURAL DRAWINGS, DRAWINGS FROM OTHER CONSULTANTS, PROJECT SHOP DRAWINGS AND FIELD CONDITIONS.
7. THE CONTRACTOR SHALL PROTECT EXISTING FACILITIES, STRUCTURES, AND UTILITY LINES FROM ALL DAMAGE.
8. JOB SAFETY AND CONSTRUCTION PROCEDURES ARE THE RESPONSIBILITY OF THE CONTRACTOR.
9. THE BUILDING IS DESIGNED FOR THE FOLLOWING UNIFORMLY DISTRIBUTED LIVE LOADS:

   (A) SNOW LOAD - BASIC GROUND SNOW LOAD IS 30 PSF
   WITH APPLICABLE SNOW SHADOWING FACTORS.

   (B) WIND LOADS - DESIGN WIND SPEED: 130 MPH,
   EXPOSURE "C" AND IMPORTANCE FACTOR: 1.0.

   (C) SEISMIC LOADS - NOT APPLICABLE.

FOUNDATION NOTES:

1. DOWELS FROM FOOTINGS INTO PIERS AND WALLS ABOVE, SHALL BE THE SAME SIZE AND NUMBER AS VERTICAL REINFORCEMENT IN PIERS AND WALLS, AND SHALL BE EXTENDED LTE INTO FOOTINGS AND LTS INTO PIERS AND WALLS UNLESS OTHERWISE SHOWN.
2. DROP BOTTOM OF WALLS AND PIERS TO TOP OF FOOTINGS, TO OBTAIN FULL EXTENT OF CONTACT, UNLESS OTHERWISE SHOWN.
3. CENTERLINE OF FOOTINGS AND CENTERLINE OF WALLS, PIERS, COLUMNS, AND BEAMS SHALL BE THE SAME UNLESS OTHERWISE NOTED.
4. NO BACK FILLING SHALL BE DONE AGAINST FOUNDATION AND RETAINING WALLS UNTIL CONCRETE HAS ATTAINED AT LEAST 75% OF ITS 28 DAY STRENGTH. BEFORE BACK FILLING, PROVIDE BRACING FOR WALLS SUSTAINING MORE THAN 3 FEET OF EARTH PRESSURE. THIS BRACING SHALL REMAIN IN PLACE UNTIL ALL SLABS AND BEAMS FRAMING INTO WALL (INCLUDING SLAB ON GRADE) HAVE BEEN PLACED AND SET.
5. CONTRACTOR SHALL BE RESPONSIBLE TO ADEQUATELY PROTECT ALL EXCAVATION SLOPES. WHERE NECESSARY SHEETING AND SHORING OF EXCAVATION SHALL BE PROVIDED WITH ALL REQUIRED TIE BACKS AND BRACING.
6. THE MAXIMUM SLOPE BETWEEN TWO ADJACENT FOOTINGS SHALL NOT EXCEED 2 HORIZONTAL TO 1 VERTICAL.
7. COMPACTION SHALL BE CONTROLLED BY A QUALIFIED TESTING LABORATORY OR GEO-TECHNICAL ENGINEER. TAKE A MINIMUM OF ONE FIELD DENSITY TEST (ASTM D-1557 OR D-2922) FOR EACH LAYER. LOCATION OF TEST SHALL BE RANDOMLY SELECTED BY TESTING AGENCY.
8. FOOTINGS ADJACENT TO EXISTING BUILDING FOUNDATIONS SHALL BE DROPPED TO MATCH BOTTOM OF NEW FOOTING TO BOTTOM OF EXISTING.

STRUCTURAL STEEL NOTES

1. FABRICATION AND ERECTION OF STRUCTURAL STEEL SHALL CONFORM TO THE AMERICAN INSTITUTE OF STEEL CONSTRUCTION, "MANUAL OF STEEL CONSTRUCTION, ASD (LATEST EDITION) OR THE MANUAL FOR STEEL CONSTRUCTION, LOAD AND RESISTANCE FACTOR DESIGN" (LATEST EDITION).
2. ALL ROLLED SHAPES SHALL CONFORM TO ASTM STANDARD A572, GRADE 50 UNLESS SPECIFICALLY INDICATED ELSEWHERE ON OTHER DRAWINGS.
3. ALL CONNECTION MATERIAL, BASE PLATES, ANGLES, AND MISCELLANEOUS FRAMING SHALL CONFORM TO ASTM STANDARD A-36 UNLESS OTHERWISE NOTED.
4. ALTERNATE CONNECTIONS WILL BE ACCEPTED ONLY WITH THE WRITTEN APPROVAL OF THE ENGINEER. HOWEVER, THE ENGINEER SHALL BE THE SOLE JUDGE OF ACCEPTABILITY AND THE CONTRACTOR'S BID SHALL ANTICIPATE THE USE OF THOSE SPECIFIC DETAILS SHOWN ON THE DRAWINGS. IN ANY EVENT, THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE DESIGN OF SUCH ALTERNATE DETAILS WHICH HE PROPOSES.
5. OVERSIZED OR SLOTTED HOLES SHALL NOT BE USED FOR ANY CONNECTIONS UNLESS SPECIFICALLY INDICATED ON THE DRAWINGS OR APPROVED IN WRITING BY THE ENGINEER.
6. ALL ANCHOR RODS SHALL CONFORM TO F11554 UNLESS OTHERWISE NOTED.
7. THE STRUCTURAL STEEL CONTRACTOR SHALL COORDINATE THE BOTTOM OF BASE PLATE ELEVATION WITH THE TOP OF CONCRETE ELEVATION. IN CASE OF CONFLICT, THE CONTRACTOR SHALL MAKE ALLOWANCE IN HIS BID FOR THE MOST STRINGENT REQUIREMENTS.
8. ALL WELDS INDICATED SHALL MEET THE MINIMUM WELD SIZE SPECIFIED BY THE AISC MANUAL OF STEEL DESIGN.
9. ALL WELDING SHALL BE PERFORMED BY QUALIFIED WELDERS IN ACCORDANCE WITH A.W.S. SPECIFICATIONS, (LATEST EDITIONS). ALL WELDING ELECTRODES SHALL CONFORM TO A.W.S. A5.1 GRADE E-70. BARE ELECTRODES AND GRANULAR FLUX SHALL CONFORM TO A.W.S. A5.17, F70 A.W.S. FLUX CLASSIFICATION.
10. PROVIDE WELDED STIFFENER PLATES ON BOTH SIDES OF THE WEB AT EACH END OF THE BEAM.
11. THE CONTRACTOR SHALL PROVIDE THE ENGINEER WITH SHOP DRAWINGS TO BE APPROVED PRIOR TO FABRICATING THE STEEL.

REINFORCED CONCRETE NOTES:

1. STRUCTURAL CONCRETE AND CONCRETING PRACTICES SHALL CONFORM WITH ACI-318- 02, "AMERICAN CONCRETE INSTITUTE, BUILDING CODE FOR REINFORCED CONCRETE." DETAILS SHALL BE IN ACCORDANCE WITH ACI-135, "MANUAL OF STANDARD PRACTICE FOR DETAILING REINFORCED CONCRETE STRUCTURES" UNLESS OTHERWISE NOTED ON THE DRAWINGS.
2. ALL STRUCTURAL CONCRETE SHALL BE NORMAL WEIGHT STONE CONCRETE. CONCRETE FOR FOOTINGS, PIERS, GRADE BEAMS, FOUNDATION WALLS, PILE CAPS, SLABS ON GRADE, AND RETAINING WALLS SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH OF 3000 PSI AT 28 DAYS UNLESS OTHERWISE NOTED ON THE DRAWINGS.
3. ALL EXPOSED CONCRETE SHALL HAVE AN AIR ENTRAINING AGENT.
4. ALL REINFORCING BARS SHALL CONFORM TO ASTM A615, GRADE 60.
5. WELDED WIRE FABRIC SHALL CONFORM TO ASTM A185. CHAIR OR LIFT WIRE FABRIC DURING CONCRETE PLACEMENT TO INSURE PROPER POSITION IN SLAB.
6. ALL REINFORCEMENT SHALL BE SECURELY HELD IN PLACE WHILE PLACING CONCRETE. IF REQUIRED ADDITIONAL BARS OR STIRRUPS SHALL BE PROVIDED BY THE CONTRACTOR TO FURNISH SUPPORT OR ALL BARS.
7. ALL REINFORCING BARS, SHALL BE LAPPED AS SPECIFICALLY DETAILED ON DRAWINGS. WHERE NOT SPECIFICALLY INDICATED ON THE DRAWINGS, ALL REINFORCING BARS SHALL BE LAPPED USING THE TENSION SPLICE LENGTHS IN THE SCHEDULE ON DRAWINGS. LAP WALL TOP HORIZONTAL REINFORCEMENT AT CENTER OF SPAN. LAP WALL BOTTOM HORIZONTAL REINFORCEMENT AT SUPPORT. LAP INSIDE FACE WALL VERTICAL REINFORCEMENT AT SUPPORT. LAP OUTSIDE FACE VERTICAL WALL REINFORCEMENT AT MID-HEIGHT OF WALL. UNLESS OTHERWISE NOTED TERMINATE CONTINUOUS BARS AT DISCONTINUOUS ENDS WITH STANDARD HOOKS.

REBAR LAP SCHEDULE

BAR SIZE	LAP SPLICE LENGTH (IN INCHES)
#3	24
#4	36
#5	40
#6	48
#7	70
#8	80

8. MINIMUM CONCRETE COVER SHALL BE 3/4 INCH FOR SLABS, 1 INCH FOR WALLS AND 1-1/2 INCHES FOR COLUMNS. MINIMUM CONCRETE COVER FOR REINFORCING STEEL SHALL BE 1 INCH FOR SLABS ON GRADE AND WALLS. ALL CONCRETE EXPOSED TO WEATHER OR EARTH SHALL HAVE MINIMUM CONCRETE COVER OF 2 INCHES FOR BARS LARGER THAN #5, 1-1/2 INCHES FOR #5 BARS OR SMALLER. FOR ALL CONCRETE CAST AGAINST EARTH PROVIDE 3 INCHES COVER. ALL CONCRETE PLACED AGAINST PERMANENT SHEETING SHALL HAVE 4 INCHES COVER.
9. PROVIDE CONSTRUCTION JOINTS IN ACCORDANCE WITH ACI-318, CHAPTER 6.4. SUBMIT SHOP DRAWINGS SHOWING CONSTRUCTION JOINT LOCATIONS ALONG WITH THE SEQUENCE OF POURS FOR THE STRUCTURAL ENGINEER'S REVIEW. WALL (CONTINUOUS FOOTING) CONSTRUCTION JOINTS SHALL BE PLACED SO AS TO PROVIDE A 60 FOOT MAXIMUM LENGTH OF CONCRETE PLACEMENT.
10. NO CONCRETE TEST WILL BE ACCEPTED IF CONCRETE IS TAMPERED WITH IN ANY WAY AFTER SAID TEST IS PERFORMED. REPEAT TEST IF WATER IS ADDED AFTER INITIAL SAMPLING.
11. VERTICAL CONSTRUCTION JOINTS IN WALLS SHALL BE USED ONLY WITH PRIOR APPROVAL OF THE ENGINEER AND SHALL BE LOCATED AT LEAST EIGHT FEET FROM ANY WALL OPENING FOR FOUNDATION WALLS.
12. NO HORIZONTAL CONSTRUCTION JOINTS WILL BE PERMITTED IN BEAMS, WALLS AND SLABS UNLESS SPECIFICALLY SHOWN ON THE DRAWINGS OR APPROVED IN WRITING BY THE ENGINEER.
13. THE GENERAL CONTRACTOR SHALL PROVIDE REINFORCING STEEL ERECTOR WITH A SET OF STRUCTURAL PLANS FOR FIELD USE.
14. ALL ADJOINING SURFACES NOT CAST MONOLITHICALLY SHALL BE ROUGHENED TO 1/4 INCH AMPLITUDE FOR THE ENTIRE INTERSECTING SURFACE ACCORDING TO ACI RECOMMENDATIONS.
15. CONTRACTOR SHALL VERIFY DIMENSIONS AND LOCATIONS OF ALL OPENINGS, PIPE SLEEVES, CURBS ETC. AS REQUIRED BY OTHER TRADES BEFORE CONCRETE IS PLACED.
16. FOR LOCATION OF FLOOR DRAINS, CURBS, CONCRETE PADS AND FLOOR DEPRESSIONS SEE ARCHITECTURAL AND MECHANICAL DRAWINGS.
17. COORDINATE LOCATION OF SLOTTED INSERTS, WELDED PLATES, AND OTHER ITEMS TO BE EMBEDDED IN CONCRETE WITH ARCHITECTURAL AND MECHANICAL DRAWINGS.
18. CONTRACTOR SHALL USE RIGID TEMPLATES TO INSTALL ANCHOR BOLTS.
19. PIPES OR CONDUITS ARE NOT PERMITTED TO BE PLACED IN SLAB.
20. TYPICAL SLAB ON-GRADE REINFORCING SHALL BE AS FOLLOWS: TEMPERATURE REINFORCING 6 X 6 - W2.9 X W2.9 WELDED WIRE FABRIC.
21. CONCRETE SHALL CONTAIN A CORROSION INHIBITING ADMIXTURE. THE ADMIXTURE SHALL CONFORM TO ASTM C494, TYPE "C" AND SHALL NOT CONTAIN MORE THAN 0.05 PERCENT CHLORIDE IONS. THE ADMIXTURE SHALL BE USED AT DOSAGES OF 3 GALLONS PER CUBIC YARD OF CONCRETE. PROVIDE ONE OF THE FOLLOWING PRODUCTS:

   "RHEOCRETE CNI" BY MASTER BUILDERS
   "EUCON CIA" BY THE EUCLID CHEMICAL COMPANY
   "DAREX CORROSION INHIBITOR (DCI) BY W.R. GRACE & CO.

HELICAL STEEL PILES

1) DESCRIPTION

   NON-BATTERED HELICAL PILES SHALL BE FURNISHED AND INSTALLED TO ACHIEVE AN ULTIMATE BEARING CAPACITY OF 80 KIPS COMPRESSION. THE DESIGN CAPACITY OF THE PILES IS 40 KIPS PROVIDING A FACTOR OF SAFETY OF 2.

   BATTERED HELICAL PILES SHALL BE FURNISHED AND INSTALLED TO ACHIEVE AN ULTIMATE BEARING CAPACITY OF 120 KIPS COMPRESSION. THE DESIGN CAPACITY OF THE PILE IS 60 KIPS PROVIDING A FACTOR OF SAFETY OF 2.

   PILES SHALL BE CAPABLE OF PROVIDING A LATERAL RESISTANCE OF 3 KIP EACH. THE PILE CONTRACTOR SHALL SUBMIT FOR REVIEW CALCULATIONS INDICATING THE MINIMUM PILE DEPTH, HELIX DIAMETER AND REQUIRED TORQUE TO ACHIEVE THE REQUIRED LOAD BASED UPON THE SOIL BORING.

2) QUALITY ASSURANCE
   a. INSTALLATION CONTRACTOR'S QUALIFICATIONS: INSTALLATION SHALL BE BY A HELICAL FOUNDATION SYSTEMS AUTHORIZED INSTALLATION CONTRACTOR.PROOF OF CURRENT CERTIFICATION BY MACLEAN-DIXIE ANCHORING SYSTEMS SHALL BE SUBMITTED TO THE OWNER OR THEIR REPRESENTATIVE PRIOR TO STARTING INSTALLATION UPON REQUEST OF THE OWNER OR THEIR REPRESENTATIVE.
   b. ALL HELICAL PILES SHALL BE INSTALLED IN THE PRESENCE OF A DESIGNATED REPRESENTATIVE OF THE OWNER UNLESS THE OWNER OR THEIR REPRESENTATIVE INFORMS THE INSTALLATION CONTRACTOR OTHERWISE.
   c. WELDING: PROCEDURES SHALL MEET THE REQUIREMENTS OF AWS "STRUCTURAL WELDING CODE," D1.1, LATEST EDITION. ALL WELDERS SHALL BE AWS CERTIFIED.
   d. HELICAL PILE SYSTEM SHALL BE ICC-ES LISTED. THE INSTALLATION CONTRACTOR SHALL FURNISH EVIDENCE TO THE OWNER OR THEIR REPRESENTATIVE BY MEANS OF THE ICC-ES EVALUATION REPORT NUMBER PFC-5551 IF REQUIRED.
   e. THE COUPLING MATERIAL SHALL CONFIRM TO AISI 8620 OR SC1045 PER ASTM A-958.
3) ALLOWABLE TOLERANCES
   a. THE FOLLOWING TOLERANCES ARE SUGGESTED MAXIMUMS. THE FINAL TOLERANCES FOR A GIVEN PROJECT WILL BE ESTABLISHED PRIOR TO THE COMMENCEMENT OF THE INSTALLATION OF THE HELICAL PILES AND WILL DEPEND ON THE SPECIFIC REQUIREMENTS OF THE PROJECT.
   b. THE CENTERLINE OF THE HELICAL PILES SHALL BE WITHIN 2 INCHES OF THE LOCATION AS SHOWN ON THE PLANS.
   c. HELICAL PILES SHALL BE WITHIN 2 DEGREES OF DESIGN ALIGNMENT.
   d. THE TOP ELEVATION OF THE HELICAL PILE SHALL BE WITHIN +1 INCH TO -1 INCH OF PLAN ELEVATION.
4) CONSTRUCTION SUBMITTALS
   a. THE CONTRACTOR SHALL SUBMIT WORKING DRAWINGS FOR THE HELICAL PILES TO THE OWNER OR THEIR REPRESENTATIVE PRIOR TO THE START OF CONSTRUCTION FOR REVIEW AND APPROVAL IF REQUIRED.
   b. THE CONTRACTOR SHALL SUBMIT DETAILED CONSTRUCTION PROCEDURES PROPOSED FOR USE ALONG WITH A LIST OF THE MAJOR INSTALLATION EQUIPMENT TO THE OWNER OR THEIR REPRESENTATIVE IF REQUIRED.
   c. THE WORKING DRAWINGS SHALL INCLUDE THE FOLLOWING ITEMS:
   a. HELICAL PILE NUMBER AND LOCATION
   b. HELICAL PILE DESIGN LOAD
   c. TYPE AND SIZE OF SHAFT
   d. HELICAL CONFIGURATION AND DIAMETER OF HELICAL PLATES
   e. MINIMUM EFFECTIVE INSTALLATION TORQUE
   f. MINIMUM OVERALL LENGTH
   g. ANGLE OF INSTALLATION OF THE PILE, IF OTHER THAN VERTICAL
   h. PILE HEAD ELEVATION
   i. HELICAL PILE ATTACHMENT TO THE STRUCTURE
   d. THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR THE HELICAL PILE COMPONENTS, INCLUDING THE CORROSION PROTECTION AND PILE TOP TERMINATION DEVICE TO THE OWNER OR THEIR REPRESENTATIVE FOR REVIEW AND APPROVAL.
   e. WORK SHALL NOT COMMENCE UNTIL ALL SUBMITTALS HAVE BEEN RECEIVED AND APPROVED BY THE OWNER OR THEIR REPRESENTATIVE. THE CONTRACTOR SHALLPROVIDE THE OWNER OR THEIR REPRESENTATIVE A REASONABLE AMOUNT OF TIME TO REVIEW, COMMENT, AND RETURN THE SUBMITTAL DOCUMENTS AFTER A COMPLETE SET HAS BEEN RECEIVED.

5) TERMINATION CRITERIA
   a. THE TORQUE AS MEASURED DURING THE INSTALLATION SHALL NOT EXCEED THE TORQUE RATING (TORSIONAL STRENGTH) OF THE STEEL HELICAL LEAD AND EXTENSION SHAFT SECTIONS.
   b. THE MINIMUM INSTALLATION TORQUE AND MINIMUM OVERALL LENGTH CRITERIA AS SHOWN ON THE WORKING DRAWINGS SHALL BE SATISFIED PRIOR TO TERMINATING THE INSTALLATION OF THE HELICAL PILE.
   c. IF THE MINIMUM INSTALLATION TORQUE AS SHOWN ON THE WORKING DRAWINGS IS NOT ACHIEVED AT THE MINIMUM OVERALL LENGTH AND THERE IS NO MAXIMUM OVERALL LENGTH CONSTRAINT, THE INSTALLATION CONTRACTOR SHALL HAVE THE FOLLOWING OPTIONS:
   d. INSTALL THE HELICAL PILE DEEPER USING ADDITIONAL EXTENSION SECTIONS,

   OR

   e. REMOVE THE EXISTING HELICAL PILE AND INSTALL A NEW PILE WITH ADDITIONAL AND/OR LARGER DIAMETER HELICAL PLATES. THIS NEW PILE CONFIGURATION SHALL BE SUBJECT TO REVIEW BY AND ACCEPTANCE OF THE OWNER OR THEIR REPRESENTATIVE. IF THE NEW PILE IS INSTALLED AT THE SAME LOCATION AS THE ORIGINAL PILE, THEN THE TOP MOST HELIX OF THE NEW HELICAL PILE SHALL BE TERMINATED AT LEAST THREE TIMES THE DIAMETER OF TOP MOST HELIX OF THE NEW PILE BEYOND THE TERMINATION DEPTH OF THE ORIGINAL PILE, OR
   f. DERATE THE LOAD CAPACITY OF THE HELICAL PILE AND INSTALL ADDITIONAL HELICAL PILE(S). THE DERATED CAPACITY AND ADDITIONAL HELICAL PILE LOCATION(S) SHALL BE SUBJECT TO THE REVIEW BY AND ACCEPTANCE OF THE OWNER OR THEIR REPRESENTATIVE.
   g. IF THE HELICAL PILE REACHES REFUSAL OR IS DEFLECTED BY A SUBSURFACE OBSTRUCTION, THE INSTALLATION SHALL BE TERMINATED AND THE HELICAL PILE REMOVED. THE OBSTRUCTION SHALL BE REMOVED, IF FEASIBLE, AND THE HELICAL PILE SHALL BE REINSTALLED. IF THE OBSTRUCTION CANNOT BE REMOVED, THE HELICAL PILE SHALL BE INSTALLED AT AN ADJACENT LOCATION SUBJECT TO REVIEW BY AND ACCEPTANCE OF THE OWNER OR THEIR REPRESENTATIVE.
   h. THE CONTRACTOR SHALL MAINTAIN A WRITTEN INSTALLATION RECORD FOR EACH HELICAL PILE. THIS RECORD SHALL INCLUDE INFORMATION AS NOTED IN SECTION 2.2 INSTALLATION RECORDS.

END OF SPECIFICATION

ROUGH CARPENTRY

1. WOOD FRAMING SHALL CONFORM TO AND BE ERECTED IN ACCORDANCE WITH THE LATEST RECOMMENDATIONS OF THE NATIONAL DESIGN SPECIFICATIONS FOR WOOD CONSTRUCTION AND THE AMERICAN INSTITUTE OF TIMBER CONSTRUCTION.
2. ALL JOISTS SILL PLATES AND TOP PLATES SHALL BE P.T. KILN-DRIED DOUGLAS FIR NO. 2 GRADE OR YELLOW SOUTHERN PINE NO. GRADE, WITH A MINIMUM ALLOWABLE BENDING STRESS OF 900 PSI AND AN ALLOWABLE COMPRESSIVE STRESS PARALLEL TO THE GRAIN OF 1,350 PSI.
3. ALL WOOD FRAMING IN CONTACT WITH CONCRETE, MASONRY AND/OR SUBJECT TO EXTERIOR EXPOSURE SHALL BE ACQ PRESERVATIVE TREATED IN ACCORDANCE WITH AWPA STANDARDS C2.
4. JOIST HANGERS, FRAMING ANGLES AND CLIPS SHALL BE EQUAL TO THOSE MANUFACTURED BY THE SIMPSON STRONG-TIE COMPANY.
5. FRAMING MEMBERS SHALL BE SECURELY FASTENED TOGETHER AND TO SUPPORTING CONSTRUCTION; NAILED, SPIKED, LAG SCREWED OR BOLTED AS REQUIRED.
6. ALL WOOD FRAMING EXPOSED TO WEATHER, IN CONTACT WITH THE GROUND OR IN AREAS WITH HIGH RELATIVE HUMIDITY; PROVIDE FASTENERS AND ANCHORS WITH A HOT-DIP ZINC COATING (ASTM A153)
7. ALL NAILED CONNECTIONS SHALL BE SECURED IN ACCORDANCE WITH STATE OF CONNECTICUT BASIC BUILDING CODE NAILING SCHEDULE.
8. FOR BOLTED CONNECTIONS, DRILL HOLES 1/16" LARGER IN DIAMETER THAN THE BOLTS BEING USED. USE WASHERS UNDER ALL NUTS.
9. FOR LAG-SCREWS AND WOOD SCREWS, PRE-BORE HOLES SAME DIAMETER AS ROOT OF THREADS; ENLARGE HOLES TO SHANK DIAMETER FOR LENGTH OF SHANK. SCREW, DO NOT DRIVE, ALL LAG SCREWS AND WOOD SCREWS.
10. ALL FASTENERS AND FRAMING CLIPS SHALL BE HOT DIP GALVANIZED AFTER FABRICATION.
11. ALL STRUCTURAL COMPOSITE LUMBER (SCL) SHALL BE LVLs WITH A MINIMUM MODULUS OF ELASTICITY OF 1900 KSI, AS MANUFACTURED BY THE TRUSSJOIST CO. OR APPROVED EQUIVALENT.
12. ALL PARALLAM POSTS (PSL) SHALL HAVE A MINIMUM MODULUS OF ELASTICITY OF 2000 KSI, AS MANUFACTURED BY TRUSS JOIST CO. OR AN APPROVED EQUIVALENT.
13. INSTALLATION OF LVLs SHALL BE IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDED PROCEDURES. DO NOT DRILL OR CUT ANY STRUCTURAL HEADER OR BEAM WITHOUT APPROVAL OF THE ENGINEER. LAMINATE MULTIPLE PLY LVLs WITH 3/8" A307 THROUGH-BOLTS AT 16" O.C.
14. PROVIDE TORQUE LOCKING NUTS AT ALL BOLTED CONNECTIONS.
15. DO NOT OVER DRIVE NAILS AT SHEATHING TO STUD/RAFTER/JOIST CONNECTIONS. OVER DRIVEN NAILS WILL BE REJECTED AND WILL REQUIRE NEW NAILS TO BE DRIVEN NEXT TO REJECTED NAILS.
16. ALL NAIL SIZES SPECIFIED ON DRAWINGS UNLESS OTHERWISE NOTED SHALL BE COMMON NAILS WITH THE FOLLOWING DIAMETERS AND LENGTHS:

NAIL SIZE		SHANK DIAMETER	SHANK LENGTH
PENNY	GAUGE		
6d	11	0.113"	2"
8d	10	0.131"	2-1/2"
10d	9	0.148"	3"
12d	9	0.148"	3-1/4"
16d	8	0.162"	3-1/2"
20d	6	0.192"	4"

Coastal Materials Testing Lab, LLC
10 Hart Street
West Haven, CT 06516
Phone: 203-691-5966

CLIENT: Amaya Architects — SHEET 1 OF 1
PROJECT NO.: G198-0501-16 — HOLE NO.: B-1
PROJECT NAME: 211 Morgan Avenue — BORING LOCATIONS: per Sketch
LOCATION: East Haven, CT
FOREMAN: DRILLER: PD/ms
INSPECTOR:
GROUND WATER OBSERVATIONS: AT 4 FT AFTER 0 HOURS; AT FT AFTER HOURS

	CASING	SAMPLER	CORE BAR
TYPE:	HSA	SS	
SIZE I.D.:	4 1/4"	1 3/8"	
HAMMER WT.:		140#	BIT:
HAMMER FALL:		30"	

OFFSET:
DATE START: 9/15/16
DATE FINISH: 9/15/16
SURFACE ELEV.:
GROUND WATER ELEV.:

DEPTH	CASING BLOWS PER FOOT	SAMPLE NO	SAMPLE Type	SAMPLE PEN	SAMPLE REC	SAMPLE 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, SEAMS IN ROCK, ETC.
		1	ss	24"	14"	2'0"	4	5			dry compact		2" TOPSOIL
							6	8			x moist		Red Brn F SAND, lit silt
5													
		2	ss	24"	16"	7'0"	5	8			wet compact		Red FMC SAND & FC GRAVEL, lit silt
							14	11					
10													lit cobbles, boulders at 9'
		3	ss	24"	20"	12'0"	18	25			wet v dense		Red VF-FMC SAND
							51	78					
15													
		4	ss	24"	18"	17'0"	15	23			wet v dense		SAME
							46	59					
20													
		5	ss	24"	20"	22'0"	18	39			wet v dense		Red VF-FM SAND, lit silt
							51	48					
25													
		6	ss	24"	19"	27'0"	18	23			wet dense		SAME
							27	47	✓				
30													lit cobbles at 29'
		7	ss	24"	20"	32'0"	16	11			wet		Red FMC SAND, sm FC gravel, lit silt
							13	18			compact	32'0"	Red VF-FM SAND
													E.O.B. 32'0"
35													
40													

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. USED CASING THEN CASING TO FT. HOLE NO.: B-1
A = AUGER UP = UNDISTURBED PISTON T = THINWALL V = VANE TEST
WOR = WEIGHT OF RODS WOH = WEIGHT OF HAMMER & RODS
SS = SPLIT TUBE SAMPLER HSA = HOLLOW STEM AUGER
PROPORTIONS USED - TRACE = 0 - 10% LITTLE = 10 - 20% SOME = 20 - 35% AND >35 - 50%
C = COARSE M = MEDIUM F = FINE

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Loureiro Engineering Associates, Inc.
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Phone: 860-747-6181 / Fax: 860-747-8822
An Employee Owned Company
email : info@loureiro.com
Comm No. 01MH6.01

Sheet Title:
STRUCTURAL NOTES

APPLICATION #1041

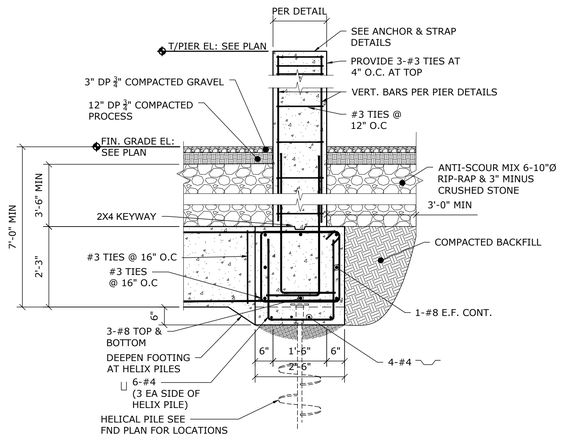
PRICE RESIDENCE
211 Morgan Ave.
East Haven, CT 06512

STATE OF CONNECTICUT
DEPARTMENT OF HOUSING
COMMUNITY DEVELOPMENT BLOCK GRANT
DISASTER RECOVERY PROGRAM
OWNER OCCUPIED REHABILITATION
AND REBUILDING PROGRAM (OORR)

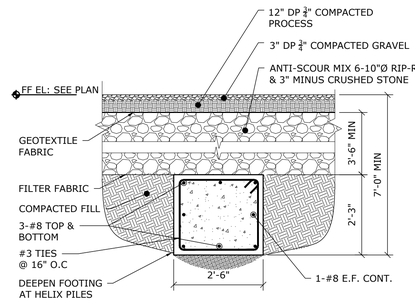
Date:
09/27/17

Job Number: 140107.30
Drawn By: EMG
Approved By: KMB

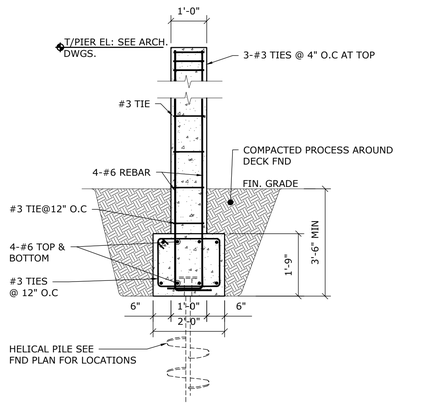
Sheet Number:
S-1



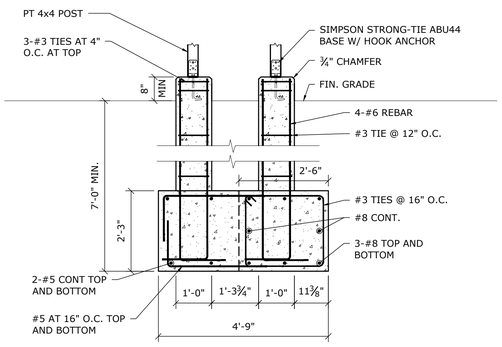
2 FND SECTION @ PIER
1/2"=1'-0"



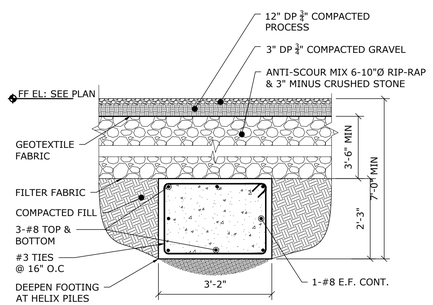
3 FND SECTION
1/2"=1'-0"



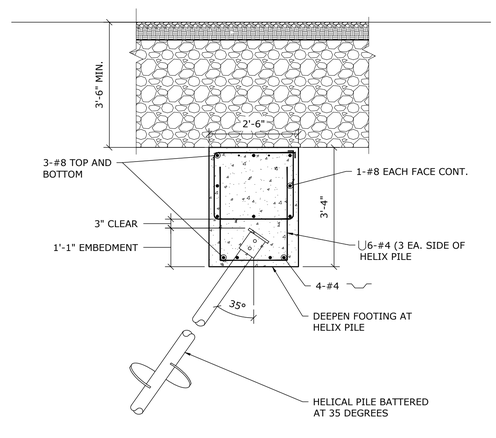
4 FND SECTION @ PIER P-2 (AT STAIR LANDINGS)
1/2"=1'-0"



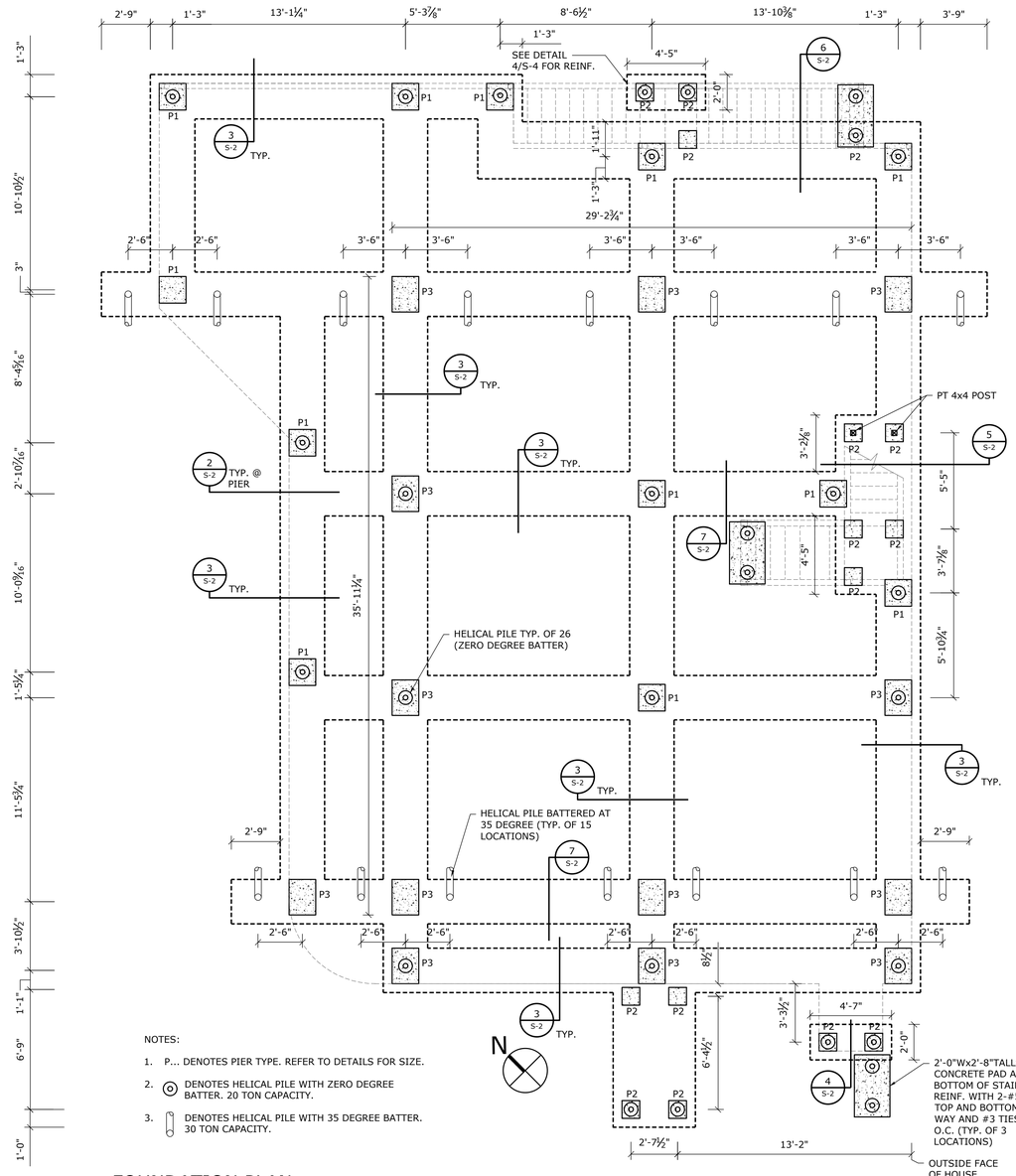
5 FND SECTION @ PIER P-2 (AT STAIR SUPPORT POSTS)
1/2"=1'-0"



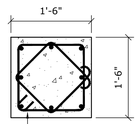
6 FND SECTION
1/2"=1'-0"



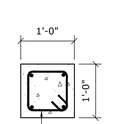
7 FND SECTION
1/2"=1'-0"



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



FND PIER (P-1)



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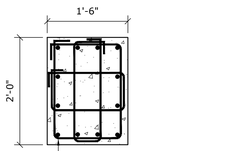

FND PIER (P-3)

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Comm No. 01MH6.01

Sheet Title:
FOUNDATION PLAN

APPLICATION #1041

PRICE RESIDENCE
211 Morgan Ave.
East Haven, CT 06512

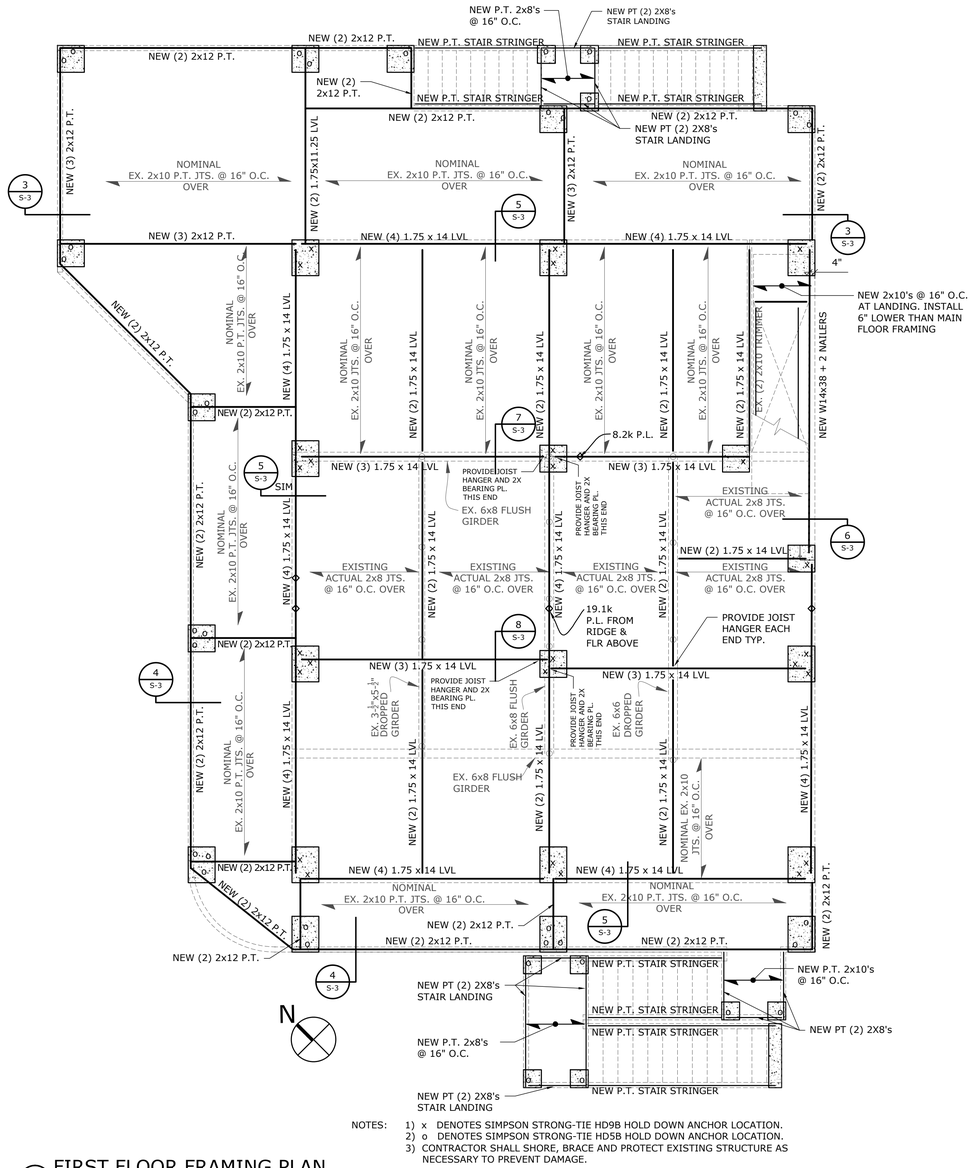
STATE OF CONNECTICUT
DEPARTMENT OF HOUSING
COMMUNITY DEVELOPMENT BLOCK GRANT
DISASTER RECOVERY PROGRAM
OWNER OCCUPIED REHABILITATION
AND REBUILDING PROGRAM (OORR)

Date:
09/27/17

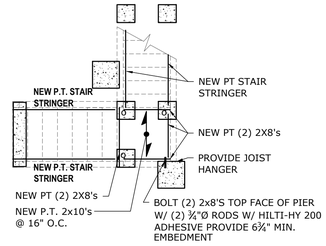
Job Number: 140107.30
Drawn By: EMG
Approved By: KMB

Sheet Number:
S-2

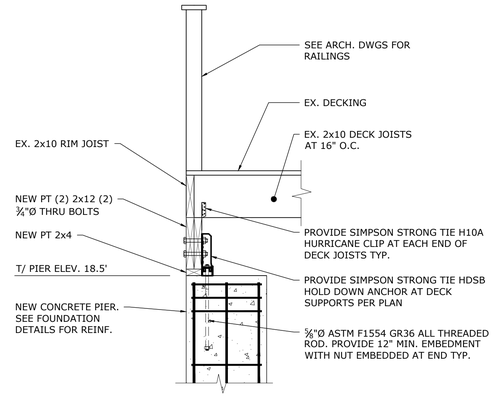
NORTH



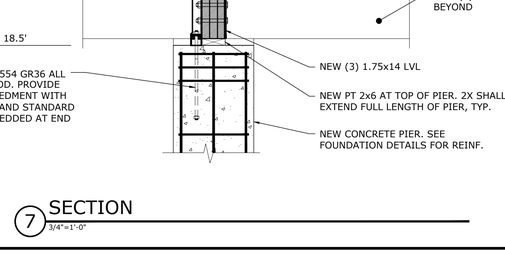
1 FIRST FLOOR FRAMING PLAN
1/4"=1'-0"



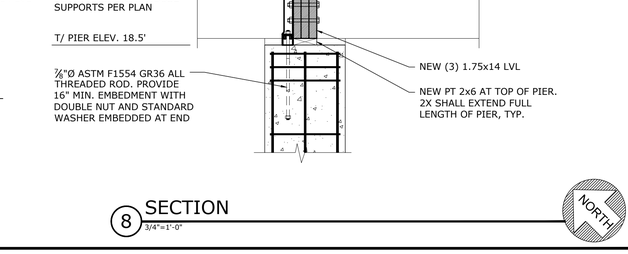
2 PARTIAL STAIR FRAMING PLAN
1/4"=1'-0"



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



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



5 SECTION
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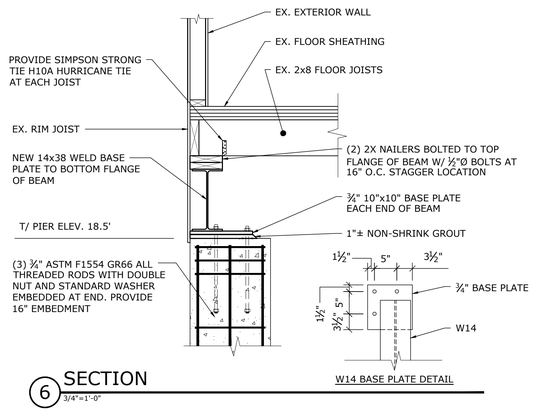

6 SECTION
3/4"=1'-0"

TIMBER FRAMING HANGER SCHEDULE			
NO.	CONNECTION	SIMPSON STRONG-TIE MODEL NO.	TYPE
1.	2X8	LU28	FACE MOUNT HANGER
2.	2X10	LU210	FACE MOUNT HANGER
3.	(2) 2X12	HUS212-3TF	TOP FLANGE HANGER
4.	(2) 2X10	HUS210-2	FACE MOUNT HANGER
5.	(2) 2X12	HUS212-2TF	TOP FLANGE HANGER
6.	(2) 1.75 X 14 LVL	MGU-3.63-SDS	FACE MOUNT HANGER
7.	(3) 1.75 X 14 LVL	MGU-5.50-SDS	FACE MOUNT HANGER

NOTE: PROVIDE FASTENERS IN BOTH MEMBERS AT ALL HANGER LOCATIONS.

7 SECTION
3/4"=1'-0"

8 SECTION
3/4"=1'-0"

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Sheet Title:
FIRST FLOOR FRAMING PLAN

APPLICATION #1041

PRICE RESIDENCE
211 Morgan Ave.
East Haven, CT 06512

STATE OF CONNECTICUT
DEPARTMENT OF HOUSING
COMMUNITY DEVELOPMENT BLOCK GRANT
DISASTER RECOVERY PROGRAM
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Date:
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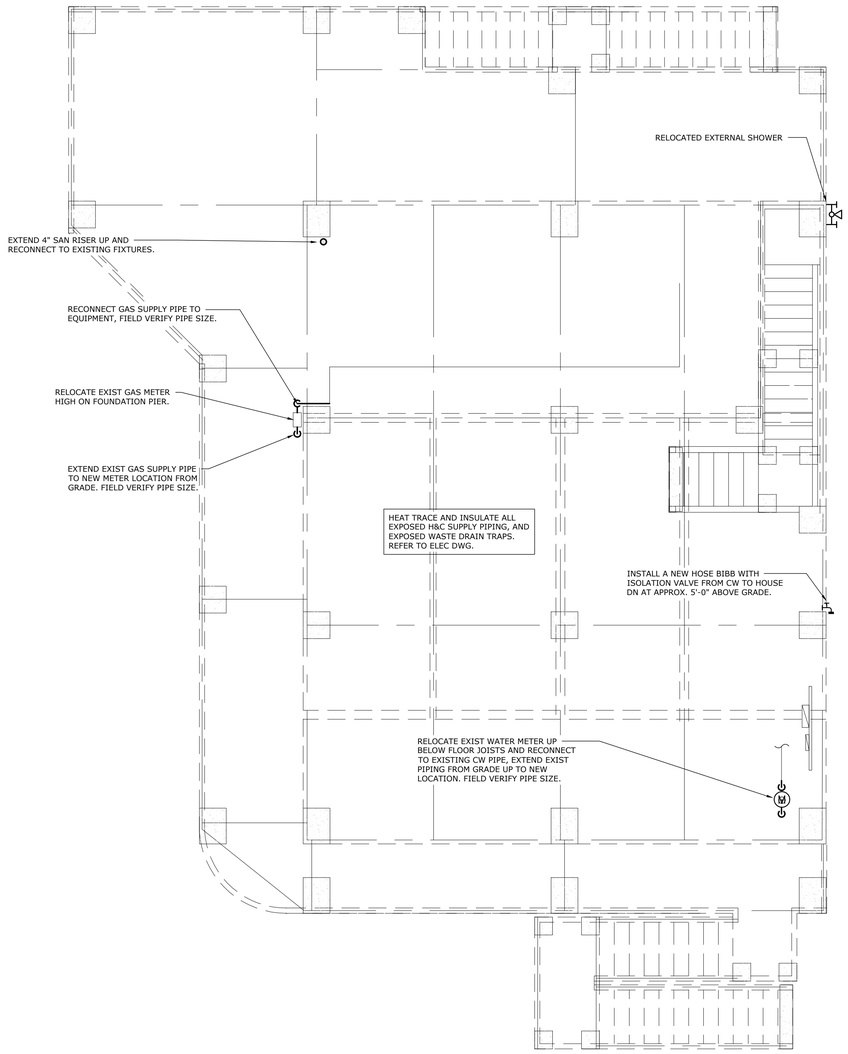
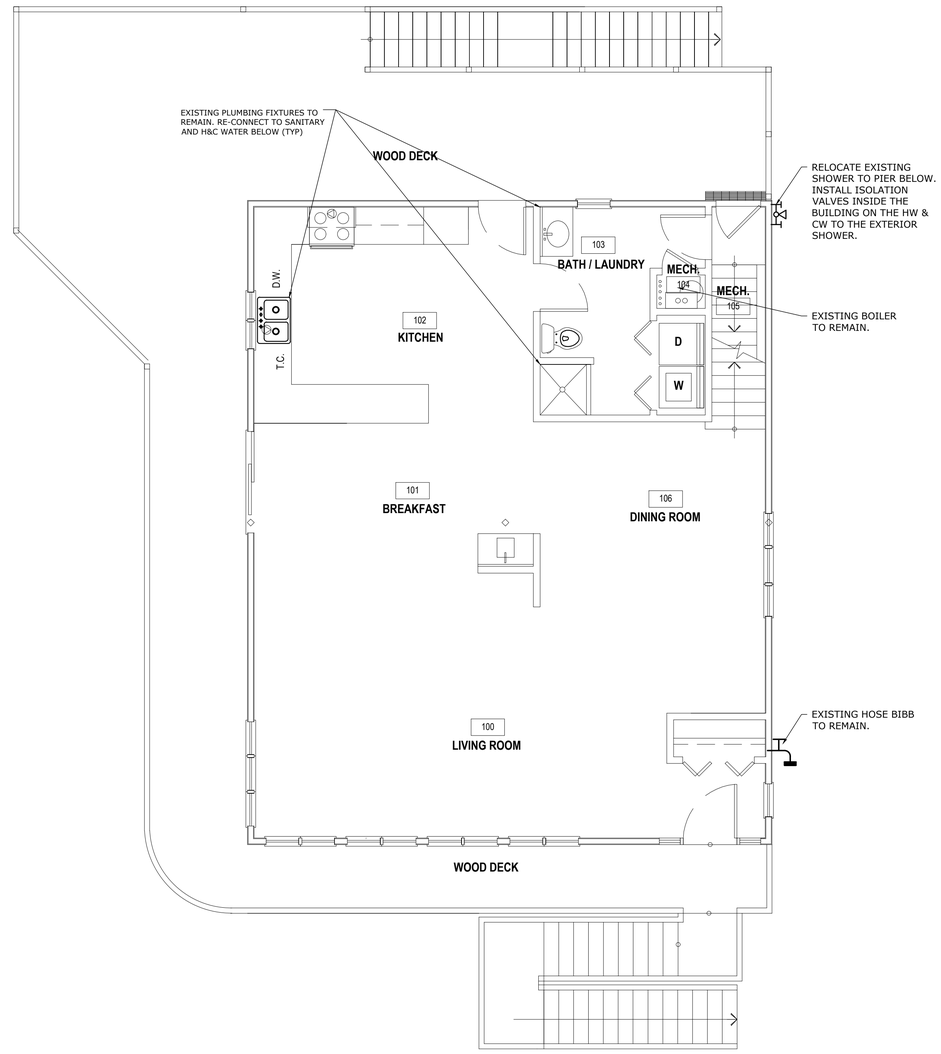


1 GROUND LEVEL PLUMBING PLAN

1/4"=1'-0"



2 FIRST FLOOR PLUMBING PLAN

1/4"=1'-0"

NOTE:

1. INFORMATION SHOWN IS BASED UPON CASUAL FIELD OBSERVATIONS. CONTRACTOR TO FIELD VERIFY EXISTING CONDITIONS PRIOR TO THE START OF WORK.
2. PIPE ROUTING SHOWN IS SCHEMATIC IN NATURE, ACTUAL ROUTING SHALL BE COORDINATED WITH EXISTING UTILITIES AND OTHER TRADES PRIOR TO THE START OF WORK.
3. REMOVE ALL H, C & DRAIN PIPING SERVING BLDG AND RE-PIPE AS SHOWN.
4. DOMESTIC COLD WATER, SANITARY AND NATURAL GAS SERVICES TO BE ELEVATED ABOVE FLOOD LEVEL AND INSTALLED PER UTILITY REQUIREMENTS. A BACKFLOW VALVE SHALL BE INSTALLED IN THE SANITARY MAIN.
5. INSTALL ALL EQUIPMENT PER MANUFACTURES RECOMMENDATIONS.
6. ROUTE ALL PIPING UP OUT OF THE FLOOD PLAIN.
7. ALL WATER PIPING TO BE HEAT TRACED, REFER TO ELEC DWGS.
8. ALL PIPING AND FIXTURES WITHIN BUILDING TO REMAIN.
9> CONTRACTOR SHALL ENSURE ALL EXISTING FIXTURES ARE FULLY OPERATIONAL AT COMPLETION OF CONSTRUCTION.

PLUMBING SYMBOL LEGEND

SYMBOL	DESCRIPTION	SYMBOL	DESCRIPTION	SYMBOL	DESCRIPTION
	WASTE, SOIL AND STORM		BUTTERFLY VALVE		UNION
	BURIED PIPE		CHECK VALVE		CIRCULATING PUMP
	COLD		PRESSURE REDUCING VALVE		FLOOR DRAIN
	HOT		BACKFLOW PREVENTER		ROOF DRAIN
	RECIRCULATION		PLUG VALVE		CLEAN OUT
	VENT		CONTROL VALVE		THERMOMETER
	BALL VALVE		HOSE BIBB		PIPE ELBOW UP
	GATE VALVE		PRESSURE RELIEF VALVE		PIPE ELBOW DN
	OS&Y GATE VALVE		STRAINER		CAP

NOTE: ABOVE LEGEND IS GENERAL IN NATURE. NOT ALL SYMBOLS ARE ASSOCIATED WITH THIS PROJECT.

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Comm No. 01MH6.01

Sheet Title:
PLUMBING PLANS

APPLICATION #1041

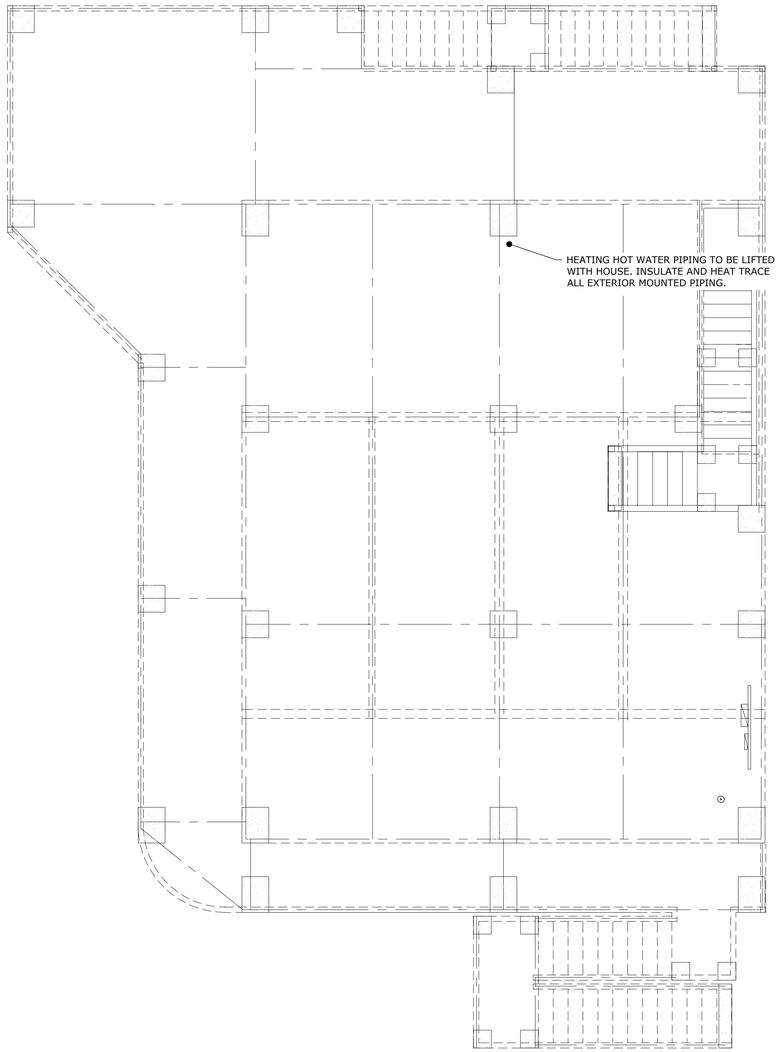
PRICE RESIDENCE
211 Morgan Ave.
East Haven, CT 06512

STATE OF CONNECTICUT
DEPARTMENT OF HOUSING
COMMUNITY DEVELOPMENT BLOCK GRANT
DISASTER RECOVERY PROGRAM
OWNER OCCUPIED REHABILITATION
AND REBUILDING PROGRAM (OORR)

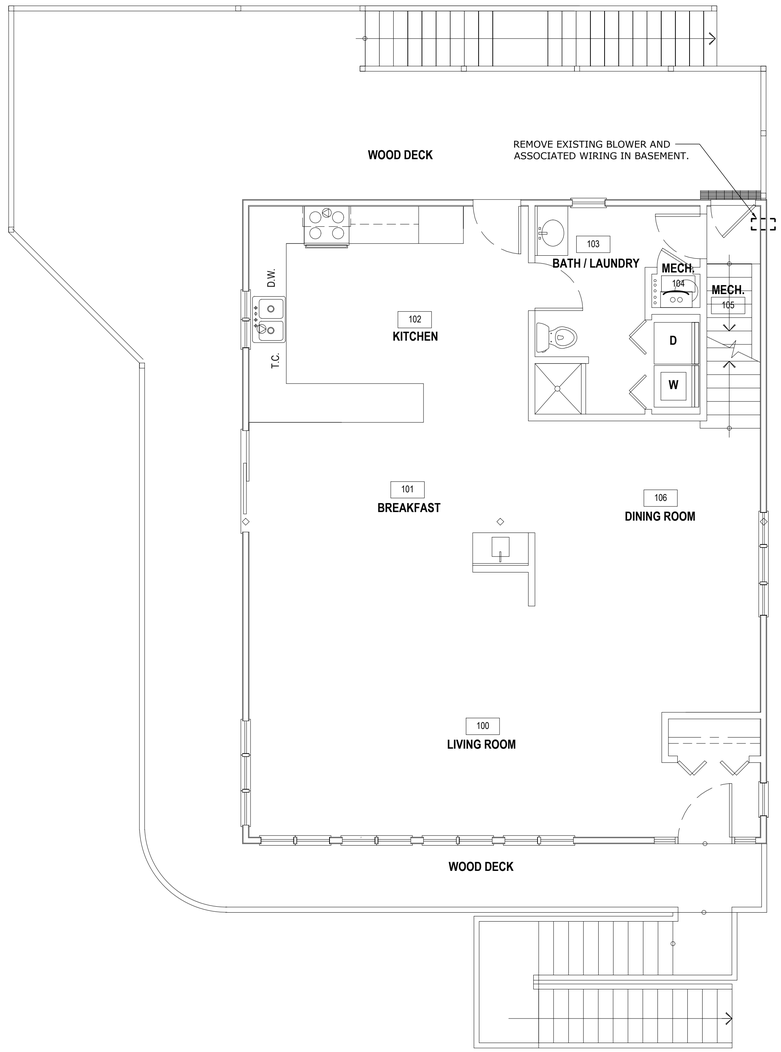
Date:
09/27/17

Job Number: 140107.30
Drawn By: JTF
Approved By: RJS

Sheet Number:
P-1



1 GROUND LEVEL MECHANICAL PLAN
1/4"=1'-0"



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

NOTES:

1. INFORMATION SHOWN IS BASED UPON CASUAL FIELD OBSERVATIONS. CONTRACTOR TO FIELD VERIFY EXISTING CONDITIONS PRIOR TO THE START OF WORK.
2. CONTRACTOR TO COORDINATE WITH EXISTING UTILITIES AND OTHER TRADES PRIOR TO THE START OF WORK.
3. ALL WATER PIPING OUTSIDE BLDG ENVELOPE TO BE HEAT TRACED.

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MECHANICAL PLANS

APPLICATION #1041

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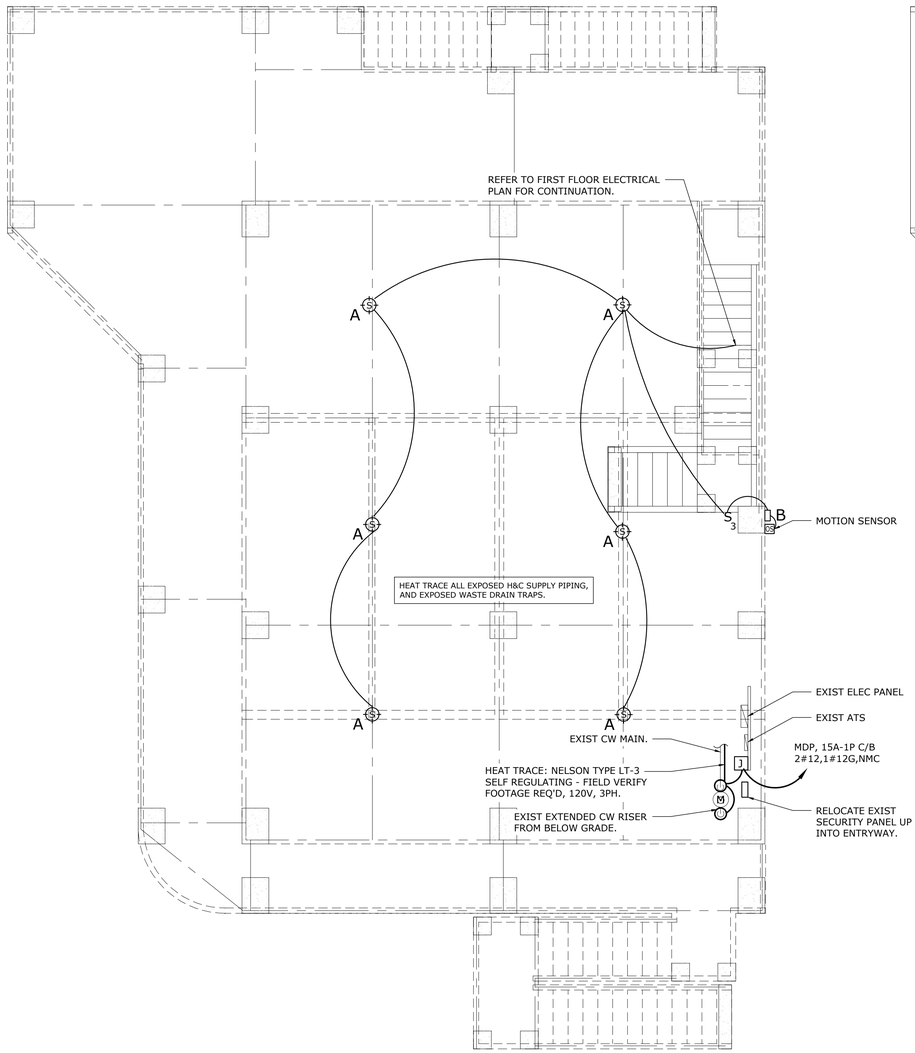
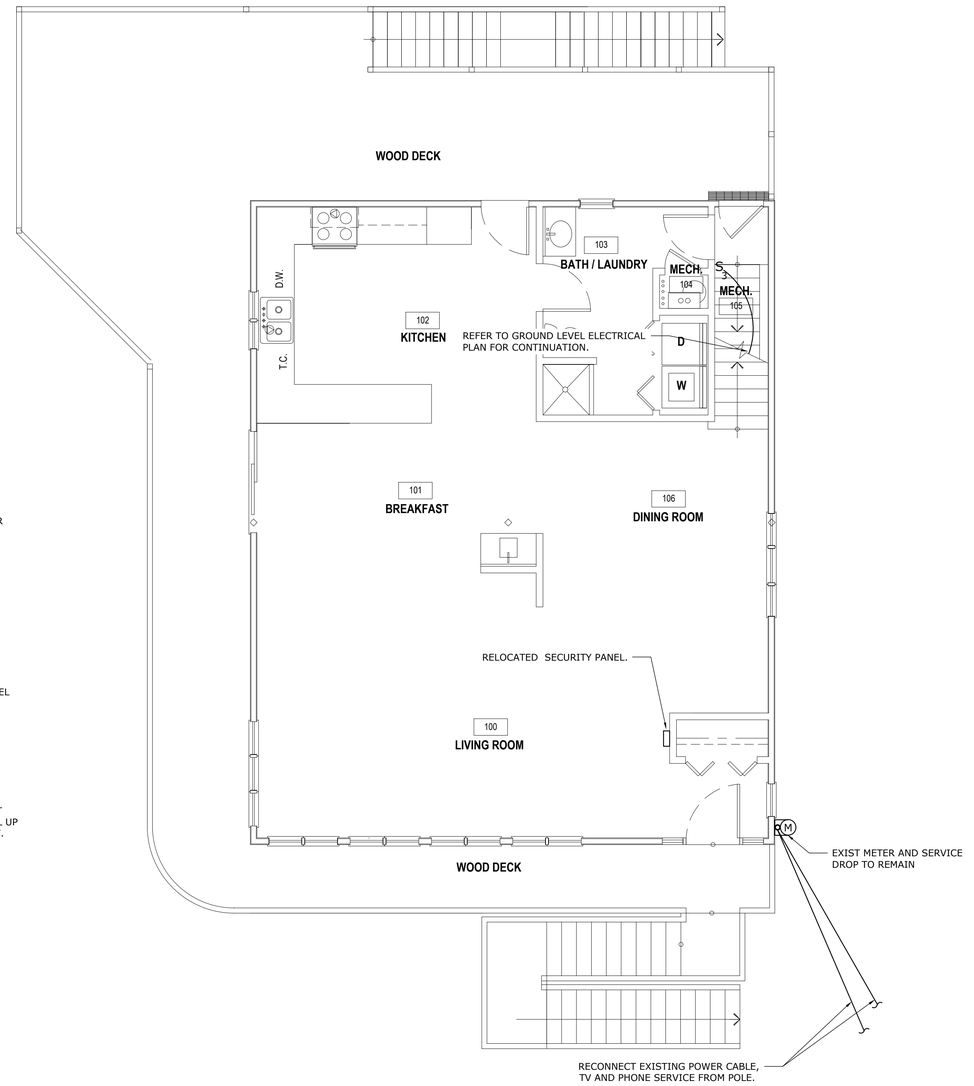


1 GROUND LEVEL ELECTRICAL PLAN
1/4"=1'-0"



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

LUMINAIRE SCHEDULE

SYMBOL	LABEL	MANUFACTURER	CATALOG NUMBER	DESCRIPTION	LAMP
⊕	A	QUORUM INTERNATIONAL	681-8-15	BLACK CEILING MOUNT 8"W x 8"H x 4.5" (EXT) FIXTURE	1 60W
▭	B	RAB	BRISK	LED LOW-PROFILE WALLPACK	-

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Approved By: JKH

Sheet Number:
E-1

JOHN K. HINCKLEY
No. 20836
LICENSED
PROFESSIONAL ENGINEER
STATE OF CONNECTICUT

NORTH

DIVISION 15000 - MECHANICAL

PART 1 - GENERAL

1.1 PIPE HANGERS AND SUPPORTS SHALL MEET THE REQUIREMENTS OF MSS SP-69 AND SP-89 DEVELOPED BY THE MANUFACTURERS STANDARDIZATION SOCIETY OF THE VALVES AND FITTINGS INDUSTRY INC.

1.2 SEISMIC SUPPORTS AND RESTRAINTS FOR EQUIPMENT, DUCTWORK AND PIPING SHALL MEET STATE BUILDING CODE REQUIREMENTS AND SMACNA SEISMIC RESTRAINT MANUAL GUIDELINES.

1.3 GENERAL PIPING REQUIREMENTS:

A. ALL PIPING SHALL BE RUN PARALLEL TO THE LINE OF THE BUILDING.

B. PITCH OF LINES SHALL BE UNIFORM AND TRUE WITH NO SAGS, POCKETS OR TRAPS. ECCENTRIC FITTINGS SHALL BE USED WHERE NECESSARY TO PROVIDE COMPLETE DRAINAGE.

C. PROVIDE ISOLATION VALVES AT ALL CONNECTIONS TO FIXTURES AND ALL BRANCH TAKE-OFFS.

D. PROVIDE MANUAL VENT VALVES AT ALL HIGH POINTS AND DRAIN VALVES AT ALL LOW POINTS.

E. SCREWED PIPE JOINTS SHALL BE MADE WITH TEFLON PIPE THREAD TAPE OR APPROVED PIPE JOINT COMPOUND.

1.5 TESTING:

A. ALL PIPING SYSTEMS INSTALLED UNDER THIS CONTRACT SHALL BE PRESSURE TESTED WITH CLEAN WATER, UNLESS NOTED OTHERWISE, TO INSURE TIGHTNESS.
1. HOT AND COLD WATER SUPPLY PIPING SHALL BE TESTED TO 150 PSIG.
2. DRAINAGE AND VENT PIPING SHALL BE TESTED TO 10 FOOT HEAD OF WATER.
3. GAS PIPING SHALL BE TESTED IN ACCORDANCE WITH NFPA 54. TEST PRESSURE SHALL BE 3 PSIG. TEST MEDIUM SHALL BE AIR, NITROGEN OR CARBON DIOXIDE.

B. CONTRACTOR SHALL BE RESPONSIBLE FOR FURNISHING ALL PLUGS, PIPING, VALVES, HOSES, AND PUMPS NECESSARY FOR THE REQUIRED TESTS AND FOR PROPER DISPOSAL OF THE TEST MEDIUM UPON COMPLETION OF THE TESTS.

1.6 CLEANING OF THE PIPING SYSTEMS:

A. UPON COMPLETION OF ALL WORK AND SATISFACTORY TESTING, ALL PIPING SYSTEMS (EXCEPT GAS PIPING) SHALL BE FLUSHED WITH WATER TO REMOVE DIRT, GRIT, CHIPS AND FOREIGN MATTER. GAS PIPING SHALL BE PURGED OF AIR IN ACCORDANCE WITH NFPA 54.

B. WATER FOR FLUSHING SHALL BE USED IN SUFFICIENT QUANTITY TO PRODUCE A VELOCITY OF AT LEAST 2.5 FEET PER SECOND. FLUSHING SHALL CONTINUE UNTIL DISCHARGE WATER SHOWS NO DISCOLORATION OR EVIDENCE OF FOREIGN MATERIALS.

C. DURING FLUSHING OPERATION, ALL VALVES SHALL BE OPERATED SEVERAL TIMES, BYPASSES OPENED AND EQUIPMENT FLUSHED.

D. UPON COMPLETION OF FLUSHING OPERATIONS, ALL STRAINERS, FILTERS AND BLOWDOWNS SHALL BE REMOVED AND CLEANED OF ACCUMULATED WASTE.

E. CARE SHOULD BE TAKEN TO INSURE THE COMPLETE REMOVAL OF ALL WATER FROM THE LINE OR SYSTEM AFTER TESTING. IF THERE IS ANY DANGER OF CONTAMINATION OR FREEZING, BLOW OUT THE FLUID WITH DRY, OIL-FREE AIR.

1.7 CLEANING AND STERILIZATION OF POTABLE WATER SYSTEM: PURGE OF DELETERIOUS MATTER AND DISINFECT PRIOR TO USE. THE METHOD TO BE FOLLOWED SHALL BE THAT PRESCRIBED BY THE HEALTH AUTHORITY HAVING JURISDICTION, OR, IN THE ABSENCE OF A PRESCRIBED METHOD, THE PROCEDURE DESCRIBED IN EITHER AWWA C652 OR AWWA C5186.

1.9 PIPE INSULATION SHALL BE RIGID, HEAVY DENSITY, PREFORMED GLASS FIBER, WITH ALL SERVICE JACKET. JACKET SHALL HAVE PRESSURE SENSITIVE TAPE CLOSURE. BUTT JOINTS SHALL HAVE 3" WIDE TAPE OF SAME MATERIAL. VALVES AND FITTINGS SHALL BE INSULATED WITH ZESTON, OR APPROVED EQUAL, INSULATED PVC, ONE PIECE, SNAP-TYPE COVERS AND ZESTON 1 1/2" Z-TAPE, 10 MIL. EXTERIOR INSULATED PIPES SHALL HAVE ALUMINMUM JACKET. INSULATION THICKNESS AS FOLLOWS:

SYSTEM	INSULATION THICKNESS
A. DOMESTIC COLD WATER EXTERIOR TO BLDG ENVELOPE	2"
B. DOMESTIC COLD WATER	1-1/2"
C. DOMESTIC HOT WATER AND TEMPERED HW	1-1/2"
D. HEATING HOT WATER EXTERNAL TO BUILDING ENVELOPE.	2"

1.10 PIPE IDENTIFICATION:

A. ALL PIPING SHALL BE IDENTIFIED WITH NAME AND FLOW DIRECTION ARROWS. MARKERS SHALL BE PLACED EVERY 40 LINEAL FEET ON STRAIGHT RUNS, AT CHANGES IN DIRECTION, AND AT WALL PENETRATIONS (BOTH SIDES).

B. PIPE MARKERS SHALL BE EQUAL TO SETMARK, AS MANUFACTURED BY SETON NAMEPLATE CO.

1. TEXT AND BACKGROUND COLORS SHALL FOLLOW ANSI A13.1.

PART 2 - PLUMBING

2.1 WATER PIPING: SHALL BE TYPE L HARD DRAWN COPPER TUBING CONFORMING TO ASTM B88, WITH ASME B16.22 WROUGHT COPPER FITTINGS, ASTM B32 SOLDER GRADE 95TA JOINTS.

2.2 BURIED DRAINAGE PIPING: SANITARY AND VENT PIPING SHALL BE CENTRIFUGALLY SPUN, BELL AND SPIGOT, SERVICE WEIGHT, CAST IRON PIPE, TAR COATED CONFORMING TO ASTM A74. FITTINGS SHALL BE MADE OF SAME MATERIAL AS PIPE AND SHALL BE COMPATIBLE WITH IT. JOINTS SHALL BE MADE USING NEOPRENE RUBBER GASKET FOR PUSH-ON JOINTING.

2.3 ABOVE GROUND DRAINAGE PIPING: SANITARY AND VENT PIPING SHALL BE CENTRIFUGALLY SPUN, BELL AND SPIGOT, SERVICE WEIGHT "NO HUB" CAST IRON PIPE, TAR COATED, CONFORMING TO ASTM A74. FITTINGS SHALL BE MADE OF SAME MATERIAL AS PIPE AND SHALL BE COMPATIBLE WITH IT. JOINTS SHALL BE MADE USING NEOPRENE SEALING SLEEVE AND A 4-BAND STAINLESS STEEL SHIELD WITH TIGHTENING DEVICE.

2.4 NATURAL GAS PIPING: NATURAL GAS PIPING SHALL BE SCHEDULE 40 BLACK STEEL CONFORMING TO ASTM A53. FITTINGS SHALL BE 150 LB MALLEABLE IRON SCREWED CONFORMING TO ASTM B16.3. JOINTS SHALL BE THREADED OR WELDED IN ACCORDANCE WITH ANSI B31.2 AND NFPA 54.

2.5 VALVES SHALL BE AS FOLLOWS:

A. BALL VALVES: 2" AND SMALLER - JAMESBURY CLINCHER SERIES 2000.

B. PLUG VALVES: 2" AND SMALLER - DEZURIK SERIES 100.

2.6 WATER HAMMER ARRESTERS: TYPE "K" HARD DRAWN COPPER BARREL, BRASS PISTON AND THREADED ADAPTER. NORMAL OPERATING PRESSURE 35 TO 250 PSIG. WATER HAMMER ARRESTERS SHALL BE PRECISION PLUMBING PRODUCTS INC., SC SERIES, MODEL SC500 OR EQUAL.

PART 3 - EXECUTION

3.1 CONTRACTOR SHALL FIELD VERIFY EXISTING CONDITIONS PRIOR TO THE START OF WORK INCLUDING SIZES OF PIPING TO BE RE-USED. CONTRACTOR SHALL NOTIFY THE OWNER IF ANY DIFFERENCES FROM THE DESIGN DOCUMENTS ARE NOTED.

3.2 CONTRACTOR SHALL COORDINATE WITH ALL TRADES PRIOR TO THE START OF WORK.

3.3 ALL EQUIPMENT SHALL BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.

3.4 CONTRACTOR SHALL INSTRUCT HOMEOWNER ON THE PROPER OPERATION AND MAINTENANCE OF ALL EQUIPMENT AT THE COMPLETION OF CONSTRUCTION AT A TIME CONVENIENT TO THE OWNER.

3.5 CONTRACTOR SHALL PROVIDE TWO COPIES OF PROJECT O&M MANUALS TO THE OWNER AT COMPLETION OF PROJECT.

DIVISION 1600 - ELECTRICAL

WORK INCLUDED - THE WORK TO BE PROVIDED UNDER THIS DIVISION INCLUDES:

A. FEEDERS AND PANELS.

B. POWER WIRING FOR MECHANICAL AND PLUMBING EQUIPMENT.

SCOPE - THIS WORK SHALL CONSIST OF THE FURNISHING OF ALL LABOR, MATERIALS AND SERVICES REQUIRED COMPLETE, READY FOR CORRECTION OPERATION, ALL ELECTRICAL WORK CALLED FOR BY THE ACCOMPANYING DRAWINGS AND SPECIFICATIONS. ALL ELECTRICAL SHALL BE PERFORMED IN ACCORDANCE WITH THE 2011 NATIONAL ELECTRICAL CODE, STATE AND LOCAL CODES.

PERMITS, FEES AND INSPECTIONS - THE CONTRACTOR SHALL GIVE ALL NECESSARY NOTICES, OBTAIN ALL PERMITS, PAY ALL GOVERNMENTAL AND STATE SALES TAXES AND FEES APPLICABLE. THE CONTRACTOR SHALL FILE ALL DRAWINGS, AND OBTAIN ALL NECESSARY APPROVAL FROM PROPER AUTHORITY OR AGENCY HAVING JURISDICTION, OBTAIN ALL REQUIRED CERTIFICATES OF INSPECTION COVERING HIS WORK. THE CONTRACTOR SHALL SEE THAT ALL REQUIRED INSPECTIONS AND TESTS ARE MADE AND SHALL COOPERATE TO MAKE THESE TESTS AS THOROUGH AND AS READILY MADE AS POSSIBLE.

COORDINATION - ALL WORK SHALL BE CARRIED OUT IN CONJUNCTION WITH OTHER TRADES AND FULL COOPERATION SHALL BE GIVEN IN ORDER THAT ALL WORK MAY PROCEED WITH A MINIMUM OF DELAY AND INTERFERENCE.

GUARANTEES - ALL WORKMANSHIP AND MATERIALS SHALL BE FULLY GUARANTEED FOR A PERIOD OF ONE YEAR AFTER FINAL COMPLETION OF THE ENTIRE INSTALLATION COVERED BY THIS CONTRACT. SHOULD ANY DEFECTS OCCUR DURING THIS GUARANTEE PERIOD, THE CONTRACTOR SHALL REPAIR AND/OR REPLACE ALL DEFECTIVE EQUIPMENT, MATERIALS AND/OR WORK WITHOUT COST TO THE OWNER.

TEMPORARY LIGHT AND POWER - FURNISH AND INSTALL TEMPORARY ELECTRICAL POWER AND LIGHTING FOR USE BY ALL CONTRACTORS DURING THE COURSE OF CONSTRUCTION. ALL TEMPORARY WORK SHALL BE IN COMPLIANCE WITH ALL APPLICABLE ARTICLES IN THE NATIONAL ELECTRICAL CODE, O.S.H.A. AND WITH ALL REQUIREMENTS OF ANY AUTHORITIES HAVING JURISDICTION OVER WORK.

MATERIALS AND WORKMANSHIP - ALL MATERIALS AND APPARATUS REQUIRED FOR THE WORK EXCEPT AS OTHERWISE SPECIFIED, SHALL BE NEW AND OF FIRST-CLASS QUALITY AND SHALL BE FURNISHED, DELIVERED, ERECTED, CONNECTED AND FINISHED IN EVERY DETAIL AND SO SELECTED AND ARRANGED AS TO FIT PROPERLY INTO THE BUILDING SPACES. WHERE NO SPECIFIC KIND OR QUALITY OF MATERIAL IS GIVEN, A FIRST-CLASS STANDARD ARTICLE AS ACCEPTED BY THE ARCHITECT SHALL BE FURNISHED. ALL EQUIPMENT AND MATERIALS SHALL BE SPECIFICATION GRADE AND BEAR THE UNDERWRITER'S LABEL. ALL WORK SHALL BE OF A QUALITY CONSISTENT WITH GOOD TRADE PRACTICE AND SHALL BE INSTALLED IN A NEAT, WORKMANLIKE MANNER. THE ARCHITECT RESERVES THE RIGHT TO REJECT ANY WORK WHICH, IN HIS OPINION, HAS BEEN INSTALLED IN A SUB-STANDARD, DANGEROUS OR UNSERVICEABLE MANNER. THE CONTRACTOR SHALL REPLACE SAID WORK IN A SATISFACTORY MANNER AT NO EXTRA CHARGE TO THE OWNER.

PENETRATION SEALANT - ALL PENETRATIONS SHALL BE SEALED WITH 3M INTUMESCENT FIRE BARRIER PENETRATION SEALANT, APPLIED PER MANUFACTURER'S AND U.L. GUIDELINES.

MATERIALS:

GENERAL - ALL MATERIALS AND EQUIPMENT PROVIDED UNDER THIS SECTION SHALL BE NEW, FIRST GRADE, BEST OF THEIR SECTION AND SHALL MEET THE REQUIREMENTS OF ALL STANDARDS SET UP TO GOVERN THE MANUFACTURE OF ELECTRICAL MATERIALS AND COMPLY WITH ALL APPLICABLE CODES AND STANDARDS.
ALL EQUIPMENT AND MATERIALS SHALL BE SPECIFICATION GRADE AND BEAR UNDERWRITER'S (U.L.) LABEL.

POWER - FROM UTILITY AT 240/120V, 1 PHASE, 3 WIRE IS AVAILABLE FROM EXISTING UTILITY METER AND METER CAN AS SHOWN ON THE DRAWINGS

WIRE - CONDUCTORS SHALL BE U.L. LISTED, 600 VOLTS, 90 DEG. C., SINGLE CONDUCTOR TYPE THWN/THHN. 98% CONDUCTIVITY ANNEALED UNCOATED COPPER WITH PVC INSULATION COVERED WITH NYLON SHEATH JACKET. TESTED IN ACCORDANCE WITH THE REQUIREMENTS OF THE UNDERWRITER'S LABORATORIES STANDARD 83. WIRE SHALL BE IDENTIFIED BY SURFACE MARKING, INDICATING MANUFACTURER'S IDENTIFICATION, CONDUCTOR SIZE AND METAL, VOLTAGE RATING, U.L. SYMBOL AND TYPE DESIGNATION. CONDUCTORS SHALL BE STRANDED. MINIMUM SIZE SHALL BE #12AWG UNLESS OTHERWISE INDICATED. MANUFACTURED BY ESSEX, ROME CABLE, TRIANGLE CABLE OR GENERAL CABLE.

NON METALIC SHEATHED CABLE - TYPE - NM-B CABLE SHALL BE OF MAXIMUM OPERATING VOLTAGE: 600 VOLTS, MAXIMUM CONDUCTOR OPERATION, TEMPERATURE: 90°C DRY (CONDUCTOR AMPACITY IS LIMITED TO 60°C, IN ACCORDANCE WITH NEC).

ARMORED CABLE (AC) - ARMORED CABLE SHALL BE OF GALVANIZED STEEL INTERLOCKING ARMOR CONSTRUCTION. COLOR CODED THERMOPLASTIC INSULATED COPPER CONDUCTORS, 90 DEG. C, 600 VOLTS. CONDUCTOR SIZES SHALL BE AS INDICATED ON THE DRAWINGS. IF NOT INDICATED, THE SIZES OF POWER AND LIGHTING CONDUCTORS SHALL NOT BE LESS THAN SIZE #12AWG. MANUFACTURED BY AMERICAN FLEXIBLE CONDUIT, TRIANGLE OR SOUTHWIRE. CONNECTORS SHALL BE SQUEEZE TYPE, DIE CAST ZINC, OR MALLEABLE IRON - CADMIUM PLATED. MANUFACTURED BY O-Z GEDNEY, APPLETON OR THOMAS-BETTS.

FITTINGS - CONDUIT STRAPS SHALL BE SNAP-TYPE, DOUBLE RIBBED STEEL - ZINC PLATED. METAL CLAD CABLE AND FLEXIBLE METALLIC CONDUIT CONNECTORS SHALL BE MALLEABLE IRON-ZINC PLATED, MALE HUB THREADS WITH LOCKNUT.

BOXES - RECESSED OUTLET BOXES SHALL BE DRAWN STEEL, GALVANIZED WITH A MINIMUM DEPTH OF 1-1/2 INCHES. MINIMUM SIZE SHALL BE 4 INCH X 4 INCH SQUARE. PROVIDE AND INSTALL PLASTER RINGS AS REQUIRED. OUTLET BOXES FOR SURFACE MOUNTED SWITCHES AND RECEPTACLES SHALL BE TYPE FD, CAST FERROALLOY WITH THREADED HUBS. PROVIDE GASKETED COVER AS REQUIRED.

SWITCHES - SPECIFICATION GRADE, 120-277VAC 20 AMP, SINGLE POLE. COLOR SHALL BE (IVORY) (GRAY) (WHITE) (BROWN) (RED).
RECEPTACLE AND SWITCH COVER PLATES SHALL BE (SMOOTH THERMOPLASTIC) (STAINLESS STEEL 302) (IVORY) (RED) (LABELED EMERGENCY) (WHERE INDICATED).

PANELBOARDS - PANELBOARDS: NEMA PB 1, CIRCUIT BREAKER TYPE, USE EXISTING PANEL AND EXISTING CIRCUIT BREAKER NOTED IN PANEL FOR BOILER CIRCUIT.

IDENTIFICATION - PROVIDE AND INSTALL MARKERS FOR ALL CONDUITS. MARKERS SHALL BE "BRADY" TYPE ADHESIVE-BACKED, PLASTIC-FACED OF SUITABLE COLOR. MARKER SHALL IDENTIFY SYSTEM AND ELECTRICAL CHARACTERISTICS. INSTALL MARKERS AT POINT OF ORIGIN, TERMINATION, ADJACENT TO EACH INTERMEDIATE SPLICE, AND ALL BOXES IN RUN. IDENTIFY ALL CONDUCTORS AT ORIGIN, TERMINATION AND AT INTERMEDIATE BOXES BY MEANS OF "BRADY" TYPE, PRESSURE SENSITIVE, PLASTIC COATED FACE, STICK-ON LABELS EXCEPT FEEDERS SHALL HAVE PHENOLIC TAGS ENGRAVED WITH CIRCUIT DESIGNATIONS AND ATTACHED WITH PLASTIC TIE-WRAPS.

TESTING - UPON COMPLETION OF HIS WORK, CONTRACTOR SHALL CONDUCT (WITH OTHER RELATED CONTRACTORS) OPERATING TESTS OF ALL ELECTRICALLY OPERATED OR CONTROLLED EQUIPMENT FOR APPROVAL AT SUCH TIME AS THE OWNER MAY DIRECT. EQUIPMENT SHALL OPERATE IN ACCORDANCE WITH THE REQUIREMENTS OF DRAWINGS AND SPECIFICATIONS. TESTS SHALL BE PERFORMED IN THE PRESENCE OF OWNER. THE CONTRACTOR SHALL PROVIDE LABOR, MATERIALS, AND INSTRUMENTS REQUIRED FOR ELECTRICAL PORTION OF TESTS. DEFECTIVE MATERIALS AND WORKMANSHIP DISCLOSED BY TEST SHALL BE CORRECTED AT CONTRACTOR'S EXPENSE.

PROTECTIVE PAINTING - TOUCH-UP FACTORY PAINTED EQUIPMENT THAT HAS BEEN DAMAGED DURING HANDLING OR INSTALLATION. FEATHER DAMAGED AREA AND APPLY PRIMER PLUS TWO FRESH COATS TO MATCH EXISTING FINISH.

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MEP SPECIFICATIONS

APPLICATION #1041

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