



SURVEY NOTES

NORTH ORIENTATION AND COORDINATES REFER TO NAD 83.  
ELEVATIONS BASED ON NAVD 1988.

PARCEL OWNER OF RECORD: JOHN P. CURRAN JR.  
16 MYRTLE ST  
NORWALK, CT 06855

PARCEL AREA = 6,872 SQ. FT., 0.16± ACRES.

PARCEL IS IN THE C ZONING DISTRICT.

PARCEL ID: MAP 5, BLOCK 85B, LOT 27A NORWALK ASSESSOR'S MAPPING.

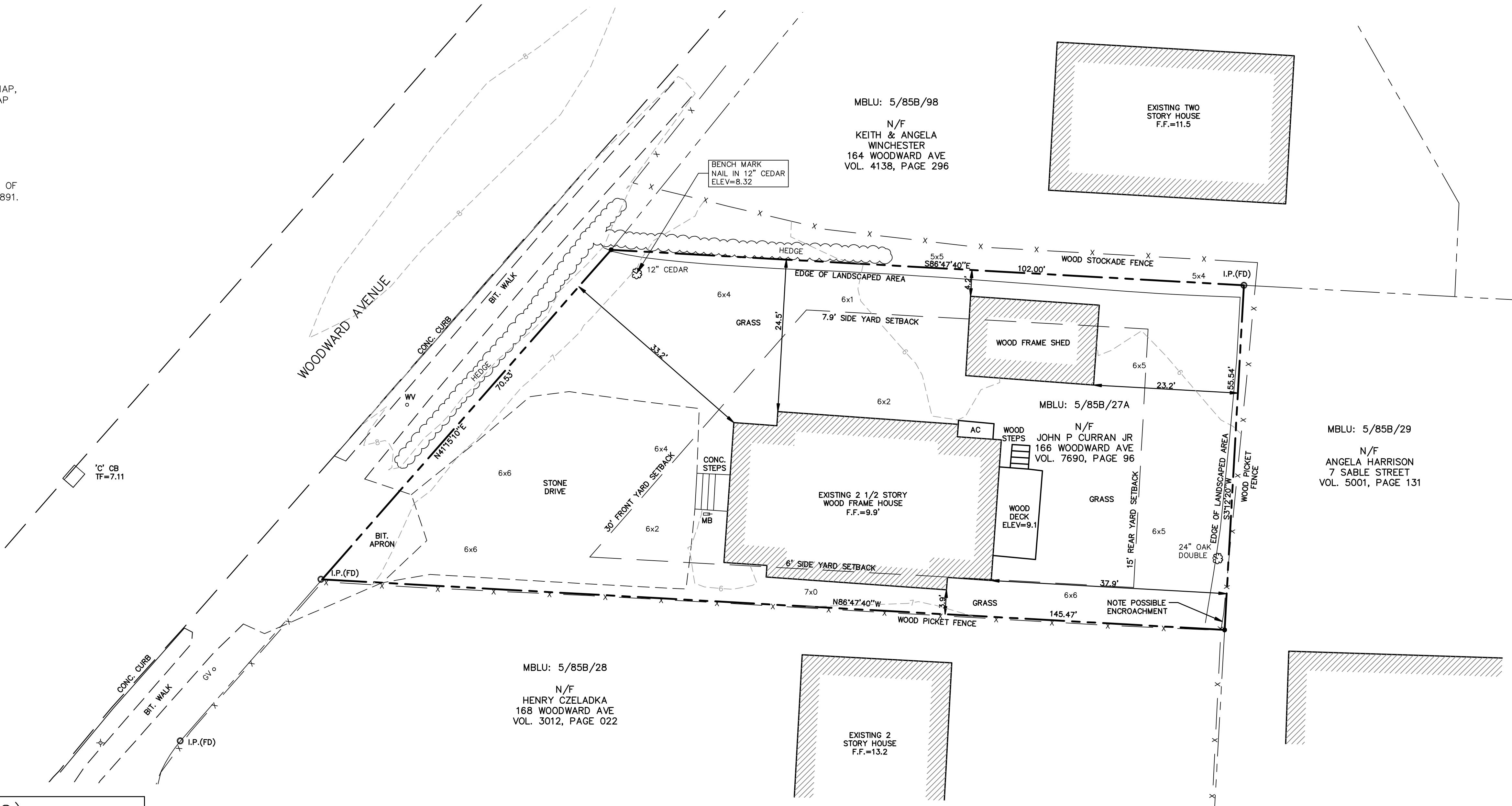
SUBJECT PARCEL IS IN ZONE AE (EL.11) AS SHOWN ON THE FLOOD INSURANCE RATE MAP, FAIRFIELD COUNTY, CONNECTICUT PANEL 533 OF 626, MAP NUMBER 09001C0533G, MAP REVISED JULY 8, 2013, BY FEDERAL EMERGENCY MANAGEMENT AGENCY.

REFERENCE MAPS:

- "MAP OF PROPERTY BELONGING TO CHAS B. SMITH - SITUATED ON THE SOUTH END OF WOODWARD AVE SO NORWALK CT" BY WILLIAM S. KNAPP, SCALE: 1"=40' AND DATED 1891.
- "MAP OF PROPERTY PREPARED FOR THE ESTATE OF JAMES G. CUNNINGHAM DEC'D, NORWALK, CONN." BY LEO LEONARD JR., SCALE: 1"=20' AND DATED MARCH 18, 1959.
- "MAP OF PROPERTY PREPARED FOR JOHN J. BATTISTA ET AL. NORWALK, CONN" BY CLEMENT J. ARCAMONE, SCALE: 1"=20' AND DATED JULY 30, 1979.

SYMBOLS LEGEND

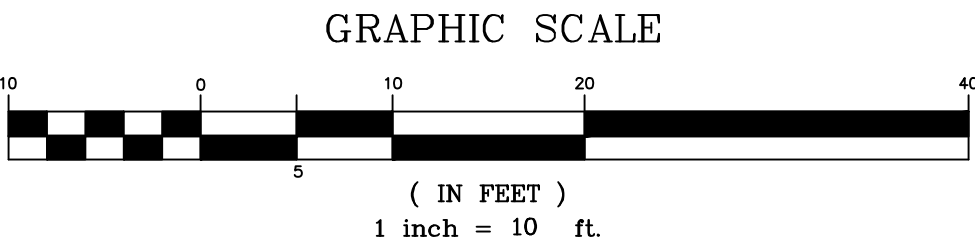
|  |                |  |                        |
|--|----------------|--|------------------------|
|  | Deciduous Tree |  | Property Line          |
|  | Mailbox        |  | Abutting Property Line |
|  | Spot Grade     |  | Contour Line           |
|  | Water Valve    |  | Fence                  |
|  | Gas Valve      |  | Edge of Road           |
|  | Catch Basin    |  | Edge of Gravel         |
|  | Hydrant        |  | Hedgerow               |
|  | Iron Pin Found |  | Map/Block/Lot/Unit     |
|  |                |  | Air Conditioning Unit  |



ZONING REGULATIONS (C)

|                           | REQUIRED               | EXISTING                          | PROPOSED |
|---------------------------|------------------------|-----------------------------------|----------|
| LOT AREA (SQ.FT.)         | 5,000                  | 6,872                             |          |
| MIN. LOT WIDTH (FT.)      | 50                     | 55.54                             |          |
| MIN. FRONT SETBACK (FT.)  | 30                     | 33.2                              |          |
| MIN. REAR SETBACK (FT.)   | 15                     | 37.9                              |          |
| MIN. SIDE SETBACK (FT.)   | 6                      | 3.9*                              |          |
| AGGREGATE SIDE SETBACK    | 25%=13.9'              | 3.9'*+24.5'=28.4'                 |          |
| MAX. BLDG. HGT. (FT.)     | 31, MAXIMUM 39 TO PEAK | 23.7 TO MID POINT<br>27.4 TO PEAK |          |
| MAX. NUMBER OF STORIES    | 2.5                    | 2.5                               |          |
| MAX. BUILDING AREA        | 25%-35%                | 22%                               |          |
| MIN. DRIVEWAY WIDTH (FT.) | 8                      | 13.2                              |          |

\* PREEXISTING NON-CONFORMITY



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166 WOODWARD AVENUE  
NORWALK, CONNECTICUT  
PREPARED FOR: CT DOH

THIS SURVEY AND MAP HAS BEEN PREPARED IN ACCORDANCE WITH SECTIONS 20-300B-1 THRU 20-300B-20 OF THE REGULATIONS OF CONNECTICUT STATE AGENCIES - "MINIMUM STANDARDS FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT" AS ENDORSED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS, INC. ON SEPT. 26, 1998. IT IS A TOPOGRAPHIC / BOUNDARY SURVEY CONFORMING TO HORIZONTAL ACCURACY CLASS A-2 AND A VERTICAL ACCURACY OF CLASS T-2 AND IS INTENDED TO BE USED FOR THE PURPOSE OF SHOWING EXISTING CONDITIONS, PROPERTY LINE INFORMATION & FOR ZONING APPROVALS FOR BUILDING PERMITS. TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS MAP IS SUBSTANTIALLY CORRECT AS NOTED HEREON.

A. RAFAEL MARTINEZ LICENSED LAND SURVEYOR DATE

|           |          |             |     |        |        |
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| NO.       | DATE     | REVISIONS   | BY  | CHK    | APPV   |
| DRAWN BY: | JPB      | CHECKED BY: | ARM | SCALE: | 1"=10' |
| DATE:     | 12-18-14 |             |     |        |        |

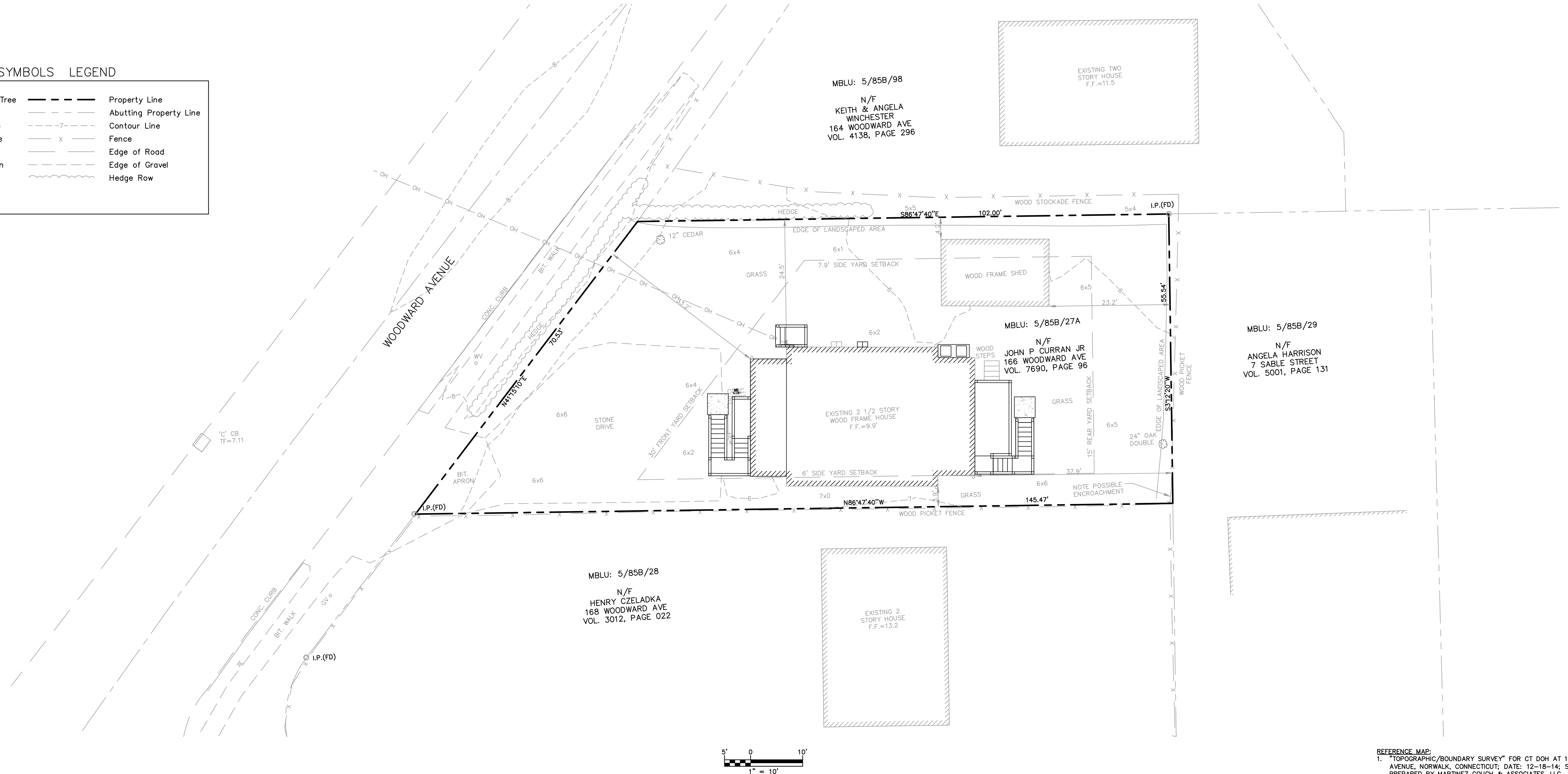
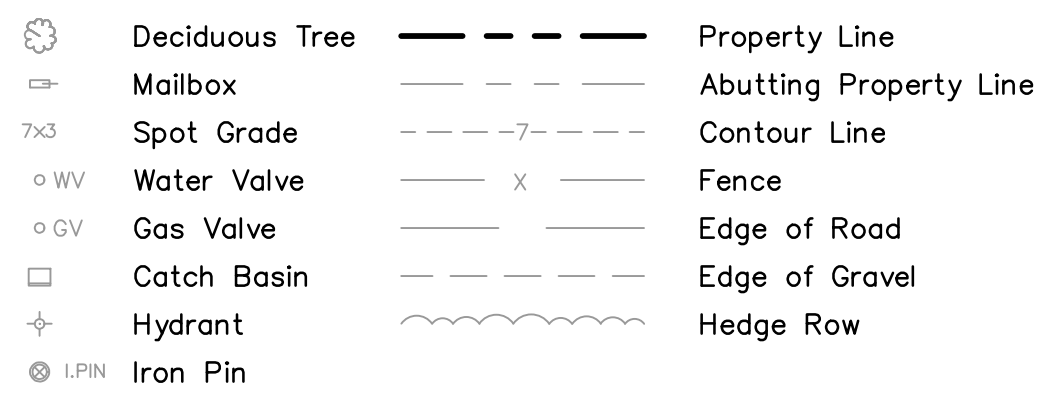
NOT VALID WITHOUT LIVE SIGNATURE AND SEAL

TOPOGRAPHIC/BOUNDARY SURVEY

|             |                 |
|-------------|-----------------|
| JOB NO.     | DRAWING NUMBER  |
| 33-262-5004 | 33-262-5004.DWG |

SUBJECT PARCEL IS IN ZONE AE (EL.11) AS SHOWN ON THE FLOOD INSURANCE RATE MAP, FAIRFIELD COUNTY, CONNECTICUT, PANEL 533 OF 626, MAP NUMBER 09001C0533G, MAP REVISED JULY 8, 2013, BY FEDERAL EMERGENCY MANAGEMENT AGENCY.

| ZONING REGULATIONS (C DISTRICT) |                     |          |          |
|---------------------------------|---------------------|----------|----------|
|                                 | REQUIRED            | EXISTING | PROPOSED |
| LOT AREA (SQ. FT.)              | 5,000               |          |          |
| MIN. LOT WIDTH (FT.)            | 50                  |          |          |
| FRONT SETBACK (FT.)             | 30                  |          |          |
| REAR SETBACK (FT.)              | 15                  |          |          |
| SIDE SETBACK (FT.)              | 6                   |          |          |
| AGGREGATE SIDE SETBACK          | 25%                 |          |          |
| MAX. BLDG. HGT. (FT.)           | 31, MAX. 39 TO PEAK |          |          |
| NUMBER OF STORIES               | 2.5                 |          |          |
| MAX. BUILDING AREA              | 25%–35%             |          |          |
| MIN. DRIVEWAY WIDTH (FT.)       | 8                   |          |          |



REFERENCE MAP:  
1. "TOPOGRAPHIC/BOUNDARY SURVEY" FOR CT DOH AT 166 WOODWARD AVENUE, NORWALK, CONNECTICUT; DATE: 12-18-14; SCALE: 1"=10'; PREPARED BY MARTINEZ COUCH & ASSOCIATES, LLC

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PROJECT 5004  
166 WOODWARD AVENUE  
NORWALK, CONNECTICUT 06854

**ISSUED FOR BIDDING**  
**NOT FOR CONSTRUCTION**

[illegible]

## IMPROVEMENT PLAN

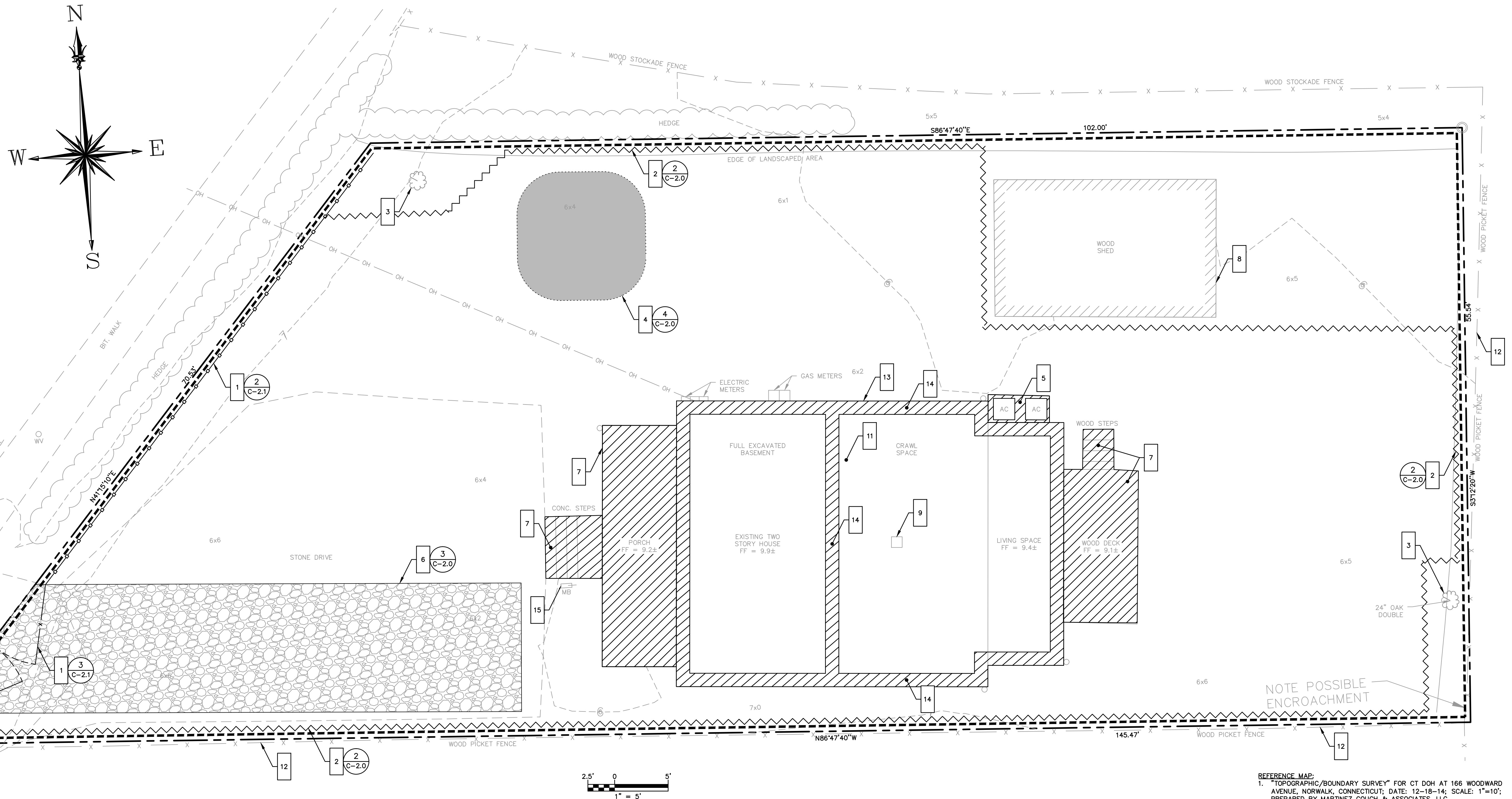
|             |                            |       |
|-------------|----------------------------|-------|
| JOB NO.     | DRAWING NUMBER             | SHEET |
| 33-262-5004 | BASEMAP<br>33-262-5004.dwg | C-1.0 |

1. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFYING ALL MEASUREMENTS. ANY VARIATIONS FROM CONDITIONS SHOWN ON THE DRAWING SHALL BE REPORTED TO THE ATTENTION OF THE DESIGN PROFESSIONAL AND/OR MARTINEZ COUCH & ASSOCIATES, LLC PRIOR TO BIDDING FOR RESOLUTION IN ACCORDANCE WITH CONTRACT DOCUMENT REQUIREMENTS.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF THE CONTRACTOR AT HIS EXPENSE.
3. SELECT SITE FEATURES HAVE BEEN LOCATED BY MARTINEZ COUCH & ASSOCIATES. HORIZONTAL DIMENSIONS ARE TO THE OUTSIDE FACE OF THE NOTED ITEM.
4. WORK LIMITS SHALL BE AS NOTED.
5. ALL ITEMS DISTURBED BY THE CONTRACTOR AND/OR CONTRACT ACTIVITIES SHALL BE RESTORED SUBSTANTIALLY TO THE CONDITION THEY EXISTED PRIOR TO THE COMMENCEMENT OF CONSTRUCTION, AND TO THE SATISFACTION OF THE CITY OF TAMPA.
6. THE CONTRACTOR AT A MINIMUM SHALL MAINTAIN ALL SEDIMENT AND EROSION CONTROL DEVICES AS DIRECTED, AS WELL AS MEET ALL EROSION CONTROL AND SEDIMENTATION REQUIREMENTS, AND SHALL CHECK ALL SYSTEMS ON A DAILY BASIS TO CONTROL EROSION AND PREVENT SEDIMENT TRANSPORT.
7. THE LOCATIONS OF SITE UTILITIES ARE UNKNOWN. PRIOR TO COMMENCING ANY EXCAVATION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING ALL UTILITIES BY CALLING (PHONE: 1-800-922-4455). THE PROTECTION OF EXISTING UTILITIES IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR AT HIS EXPENSE.
8. THE CONTRACTOR IS RESPONSIBLE FOR MAINTAINING ALL ACTIVITY ON THE SUBJECT PROPERTY.
9. ELEVATION SHOWN ON THE DRAWING REFERENCE VERTICAL DATUM NAVD83.

|   |                                                                                                                                                       |    |                                                                                                                                                        |
|---|-------------------------------------------------------------------------------------------------------------------------------------------------------|----|--------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1 | FURNISH AND INSTALL 6' HIGH CHAIN LINK FENCE ACROSS DRIVEWAY AND ALONG FRONT YARD; FURNISH AND INSTALL 15' WIDE DOUBLE LEAF GATE AT FRONT OF DRIVEWAY | 6  | INSTALL CONSTRUCTION ENTRANCE AT GATED DRIVEWAY ENTRANCE                                                                                               |
| 2 | FURNISH AND INSTALL SILT FENCE ALONG THE NORTH, EAST, AND SOUTH SIDES OF THE PROPERTY WHERE INDICATED ON PLAN                                         | 7  | DEMOLISH FRONT PORCH AND CONCRETE STEPS IN FRONT OF HOUSE AND REMOVE OFF SITE; DEMOLISH REAR WOOD DECK AND WOOD STEPS BEHIND HOUSE AND REMOVE OFF SITE |
| 3 | PROTECT 12" CEDAR TREE AT NORTHWESTERN CORNER OF YARD AND 24" DOUBLE OAK TREE AT SOUTHEASTERN CORNER OF YARD                                          | 8  | PROTECT WOOD SHED TO REMAIN IN PLACE                                                                                                                   |
| 4 | SET UP TEMPORARY STOCKPILE AREA IN FRONT YARD                                                                                                         | 9  | DEMOLISH CHIMNEY; FURNISH AND INSTALL ALL MATERIALS TO PATCH ROOF WHERE CHIMNEY WAS REMOVED, MATCH EXISTING CONSTRUCTION                               |
| 5 | DISCONNECT AC UNITS AND STORE ON SITE; DEMOLISH WOOD PAD AND SUPPORTS FOR AC UNITS AND DISPOSE OFF SITE                                               | 10 | COORDINATE UTILITY DISCONNECTS, INCLUDING WATER, SANITARY, ELECTRIC, GAS, AND TELECOMMUNICATIONS                                                       |

- 11 DISCONNECT FURNACE LOCATED IN THE ATTIC
- 12 PROTECT WOOD FENCE ALONG SOUTH AND EAST SIDES OF PROPERTY, DO NOT DISTURB
- 13 SUPPORT HOUSE AND LIFT TO PROPOSED ELEVATION
- 14 DEMOLISH EXISTING FOUNDATION AND REMOVE OFF SITE
- 15 REMOVE MAILBOX IN FRONT OF HOUSE AND STORE ON SITE

|                                                                                     |                                        |
|-------------------------------------------------------------------------------------|----------------------------------------|
|    | WORK NOTE                              |
|    | LIMIT OF WORK                          |
|    | DETAIL REFERENCE<br># = DETAIL NUMBER  |
|    | SILT FENCE                             |
|    | CHAIN LINK FENCE                       |
|    | DEMOLITION AREA                        |
|    | LIMIT OF EXISTING HOUSE AND FOUNDATION |
|    | EDGE OF EXISTING STONE DRIVEWAY        |
|   | EXISTING WOOD FENCE                    |
|  | EXISTING OVERHEAD ELECTRICAL WIRE      |
|  | EXISTING HEDGE                         |
|  | EXISTING CONTOUR WITH ELEVATION LABEL  |
|  | EXISTING SPOT GRADE                    |
|  | PROPERTY LINE                          |
|  | I.P. (FND)                             |
|  | DOWNSPOUT                              |



**REFERENCE MAP:**  
1. "TOPOGRAPHIC/BOUNDARY SURVEY" FOR CT DOH AT 166 WOODWARD AVENUE, NORWALK, CONNECTICUT; DATE: 12-18-14; SCALE: 1"=10'; PREPARED BY MARTINEZ COUCH & ASSOCIATES, LLC



**ISSUED FOR BIDDING**  
**NOT FOR CONSTRUCTION**

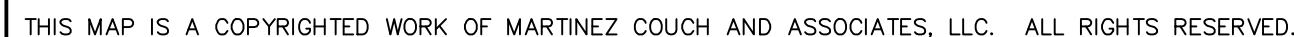
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| NO.        | DATE | REVISIONS    |               |  |                |                  | BY | CHK | APPV |
| DRAWN: KNL |      | CHECKED: MBR | APPROVED: REC |  | SCALE: 1" = 5' | DATE: 03/25/2015 |    |     |      |

|             |                            |       |
|-------------|----------------------------|-------|
| JOB NO.     | DRAWING NUMBER             | SHEET |
| 33-262-5004 | BASEMAP<br>33-262-5004.dwg | C-1.1 |

1. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFYING ALL MEASUREMENTS. ANY VARIATIONS FROM CONDITIONS SHOWN ON THE DRAWING SHALL BE REPORTED TO THE ATTENTION OF THE DESIGN PROFESSIONAL AND/OR MARTINEZ COUCH & ASSOCIATES, LLC PRIOR TO BIDDING FOR RESOLUTION IN ACCORDANCE WITH CONTRACT DOCUMENT REQUIREMENTS.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR NOTIFYING THE CONTRACTOR AT HIS EXPENSE.
3. SELECT SITE FEATURES HAVE BEEN LOCATED BY MARTINEZ COUCH & ASSOCIATES. ALL DIMENSIONS ARE TO THE OUTSIDE FACE OF THE NOTED ITEM.
4. WORK LIMITS SHALL BE AS NOTED.
5. ALL ITEMS DISTURBED BY THE CONTRACTOR'S CONSTRUCTION ACTIVITIES SHALL BE RESTORED SUBSTANTIALLY TO THE CONDITION THEY EXISTED PRIOR TO THE COMMENCEMENT OF CONSTRUCTION, AND TO THE SATISFACTION OF THE CITY OF PUEBLO.
6. THE CONTRACTOR AT A MINIMUM SHALL MAINTAIN ALL SEDIMENT AND EROSION CONTROL DEVICES AS DIRECTED, AS WELL AS MEET ALL EROSION CONTROL AND SEDIMENTATION REQUIREMENTS, AND SHALL CHECK ALL SYSTEMS ON A DAILY BASIS TO CONTROL EROSION AND PREVENT SEDIMENT TRANSPORT.
7. THE LOCATIONS OF SITE UTILITIES ARE UNKNOWN. PRIOR TO COMMENCING ANY EXCAVATION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING ALL UTILITIES (PHONE: 1-800-922-4545). THE PROTECTION OF EXISTING UTILITIES IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR AT HIS EXPENSE.
8. THE CONTRACTOR IS RESPONSIBLE FOR MAINTAINING ALL ACTIVITY ON THE SUBJECT PROPERTY.
9. ELEVATION SHOWN ON THE DRAWING REFERENCE VERTICAL DATUM NAVD83.

|   |                                                                                                                                  |
|---|----------------------------------------------------------------------------------------------------------------------------------|
| 1 | SUPPORT HOUSE AND LIFT TO PROPOSED ELEVATION                                                                                     |
| 2 | FORM AND POUR NEW CONCRETE FOUNDATION UPON COMPLETION OF FOUNDATION DEMOLITION AND SUBGRADE PREPARATION; SEE STRUCTURAL DRAWINGS |
| 3 | FURNISH AND INSTALL FIRST FLOOR FRAMING AND SUPPORTS; SEE STRUCTURAL DRAWINGS                                                    |
| 4 | LOWER HOUSE ONTO SUPPORTS AT PROPOSED ELEVATIONS; SEE STRUCTURAL DRAWINGS                                                        |
| 5 | FURNISH AND INSTALL ALL MATERIALS FOR CONSTRUCTION OF FRONT PORCH AT PROPOSED FINISHED FLOOR ELEVATION                           |

|                                                                                     |                                        |
|-------------------------------------------------------------------------------------|----------------------------------------|
|    | WORK NOTE                              |
|    | LIMIT OF WORK                          |
|    | DETAIL REFERENCE<br># = DETAIL NUMBER  |
|    | SILT FENCE                             |
|    | CHAIN LINK FENCE                       |
|    | LIMIT OF EXISTING HOUSE AND FOUNDATION |
|    | EDGE OF EXISTING STONE DRIVEWAY        |
|    | EXISTING WOOD FENCE                    |
|    | EXISTING OVERHEAD ELECTRICAL WIRE      |
|  | EXISTING HEDGE                         |
|  | EXISTING CONTOUR WITH ELEVATION LABEL  |
|  | EXISTING SPOT GRADE                    |
|  | PROPOSED SPOT GRADE                    |
|  | PROPERTY LINE                          |
|  | I.P. (FND)                             |
|  | DOWNSPOUT                              |



REFERENCE MAP:  
1. "TOPOGRAPHIC/BOUNDARY SURVEY" FOR CT DOH AT 166 WOODWARD AVENUE, NORWALK, CONNECTICUT; DATE: 12-18-14; SCALE: 1"=10'; PREPARED BY MARTINEZ COUCH & ASSOCIATES, LLC

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166 WOODWARD AVENUE  
NORWALK, CONNECTICUT 06854

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**NOT FOR CONSTRUCTION**

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| NO.        | DATE | REVISIONS    |  |               |  |                | BY | CHK              | APPV |
| DRAWN: KNL |      | CHECKED: MBR |  | APPROVED: REC |  | SCALE: 1" = 5' |    | DATE: 03/25/2015 |      |

## GENERAL NOTES AND SITE PLAN

|             |                            |       |
|-------------|----------------------------|-------|
| JOB NO.     | DRAWING NUMBER             | SHEET |
| 33-262-5004 | BASEMAP<br>33-262-5004.dwg | C-1.2 |

1. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFYING ALL MEASUREMENTS. ANY VARIATIONS FROM CONDITIONS SHOWN ON THIS DRAWING TO BE FIELD CORRECTED TO THE DESIGN PROFESSIONAL AND/OR MARTINEZ COUCH & ASSOCIATES, LLC PRIOR TO BIDDING FOR RESOLUTION IN ACCORDANCE WITH THE CONTRACT DOCUMENT REQUIREMENTS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL REQUIRED PERMITS AND BE OBTAINING THE SAME AT HIS EXPENSE.

2. SELECT SITE FEATURES HAVE BEEN OBSERVED BY MARTINEZ COUCH & ASSOCIATES, LLC. ALL DIMENSIONS ARE TO THE OUTSIDE FACE OF THE NOTED ITEM.

3. THE CONTRACTOR SHALL MAINTAIN ALL ITEMS DISTURBED BY ANY AND ALL CONSTRUCTION. ACTIVITIES SHALL BE RESTORED SUBSTANTIALLY TO THE CONDITION THEY EXISTED PRIOR TO THE CONSTRUCTION OF THE CONSTRUCTION, AND TO THE PROPERTY OWNER'S SATISFACTION.

4. THE CONTRACTOR AT A MINIMUM SHALL MAINTAIN ALL SEDIMENT AND EROSION CONTROL DEVICES AS DIRECTED, AS NECESSARY, AND IN ACCORDANCE WITH ALL LOCAL REQUIREMENTS, AND SHALL CHECK ALL SYSTEMS ON A DAILY BASIS TO CONTROL EROSION AND PREVENT SEDIMENT TRANSPORT.

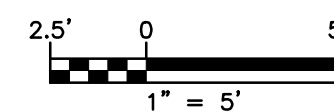
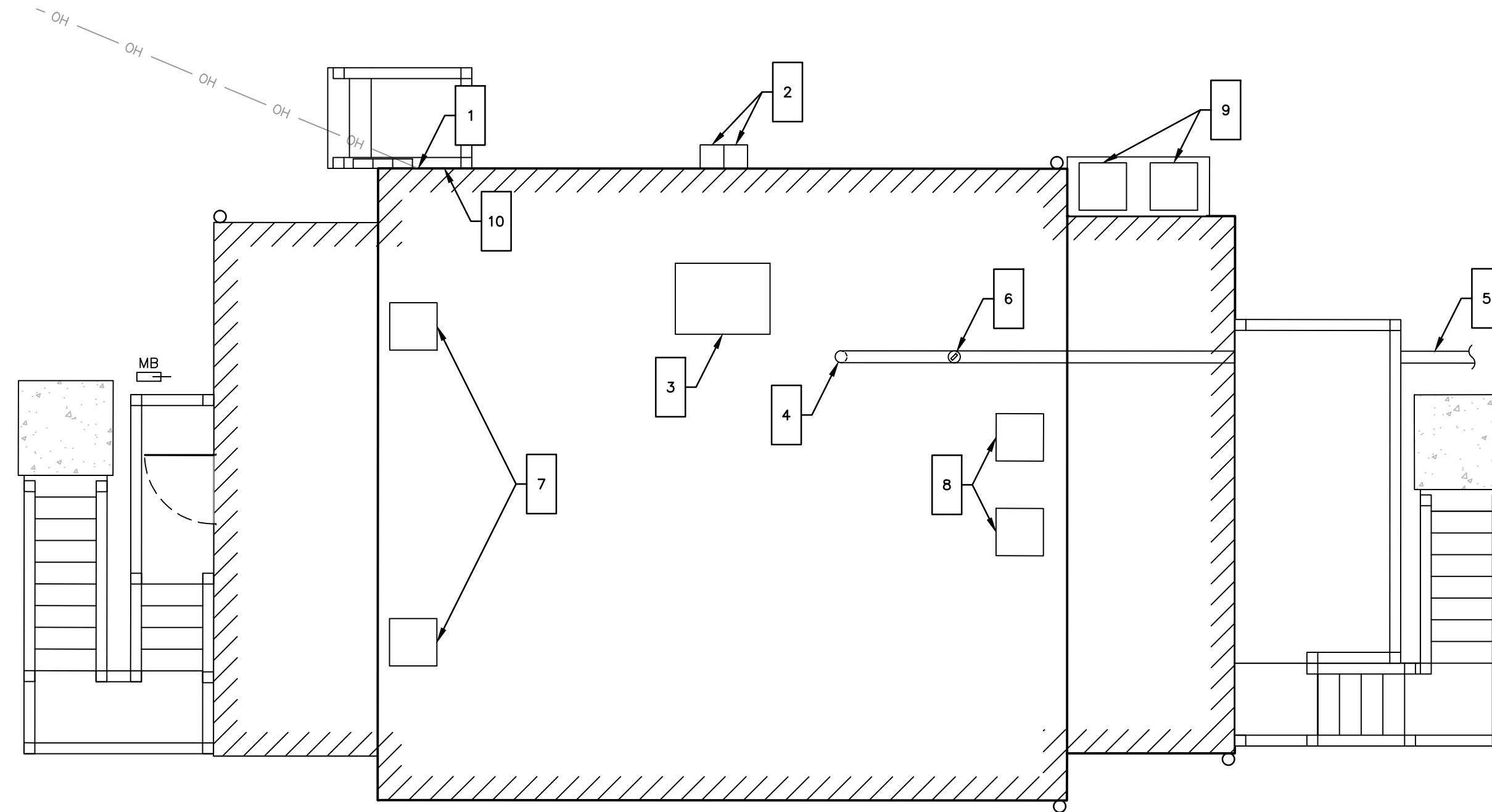
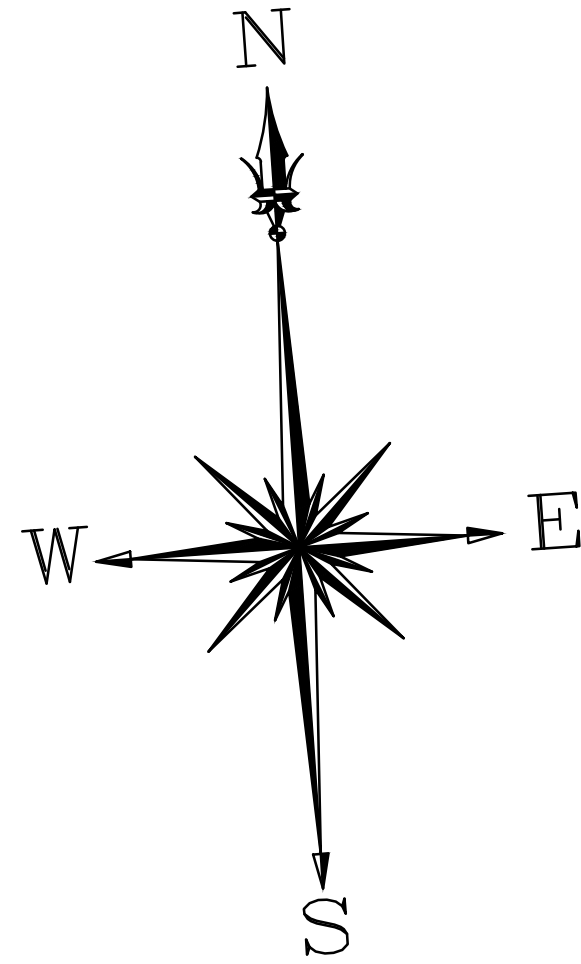
5. THE LOCATIONS OF SITE UTILITIES ARE UNKNOWN. PRIOR TO COMMENCING ANY EXCAVATION, THE CONTRACTOR SHALL CALL FOR ALL UTILITIES AND RECORD THE RESULTS (PHONE: 1-800-922-4455). THE PROTECTION OF EXISTING UTILITIES IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR AT ALL TIMES.

6. THE CONTRACTOR IS RESPONSIBLE FOR MAINTAINING ALL ACTIVITY ON THE SUBJECT PROPERTY.

7. ELEVATIONS SHOWN ON THE DRAWING REFERENCE VERTICAL DATUM NAVD83.

|   |                                                                                                                                                  |    |                                                                                                                                             |
|---|--------------------------------------------------------------------------------------------------------------------------------------------------|----|---------------------------------------------------------------------------------------------------------------------------------------------|
| 1 | EXISTING OVERHEAD SERVICE CONNECTION; COORDINATE DISCONNECT AND RECONNECTION WITH ELECTRICAL AND TELECOMMUNICATIONS UTILITY PROVIDERS            | 6  | FURNISH AND INSTALL SANITARY BACKWATER VALVE                                                                                                |
| 2 | CONNECT HOUSE GAS PIPING TO METERS AFTER RELOCATION PER SPECIFICATION SECTION 231123                                                             | 7  | CONTRACTOR TO COORDINATE REPLACEMENT OF EXISTING WATER METERS BY WATER UTILITY; CONTRACTOR TO RECONNECT DOMESTIC WATER PIPING TO NEW METERS |
| 3 | FURNACE IN ATTIC; DISCONNECT AND RECONNECT WITH SYSTEM FULLY BALANCED AND COMMISSIONED                                                           | 8  | EXISTING HOT WATER HEATING TANKS; DISCONNECT AND RECONNECT WITH SYSTEM FULLY BALANCED AND COMMISSIONED                                      |
| 4 | ON VERTICAL DROP – FURNISH AND INSTALL 6" ASTM A746 DUCTILE IRON PIPE PER SPECIFICATION SECTION 221313                                           | 9  | REWIRE AC UNITS TO POWER SOURCE IF NECESSARY AFTER RELOCATION                                                                               |
| 5 | ON HORIZONTAL RUN – FURNISH AND INSTALL NEW 6" AWWA C900 TO MINIMUM 10 FEET BEYOND BUILDING FOOTPRINT OR AS DISTURBED BY CONSTRUCTION ACTIVITIES | 10 | EXTEND HOSE BIB TO FORMER HEIGHT, AND SECURE TO CONCRETE COLUMN                                                                             |

|                                                                                   |                                        |
|-----------------------------------------------------------------------------------|----------------------------------------|
|  | WORK NOTE                              |
|  | LIMIT OF EXISTING HOUSE AND FOUNDATION |
|  | EXISTING OVERHEAD ELECTRICAL WIRE      |
|  | DOWNSPOUT                              |



**NOTES:**  
1. UTILITY LOCATIONS ARE APPROXIMATE.  
2. ALL WORK FOR SANITARY SEWER LATERAL TO BE PER SPECIFICATION SECTION 221313.

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NORWALK, CONNECTICUT 06854

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**NOT FOR CONSTRUCTION**

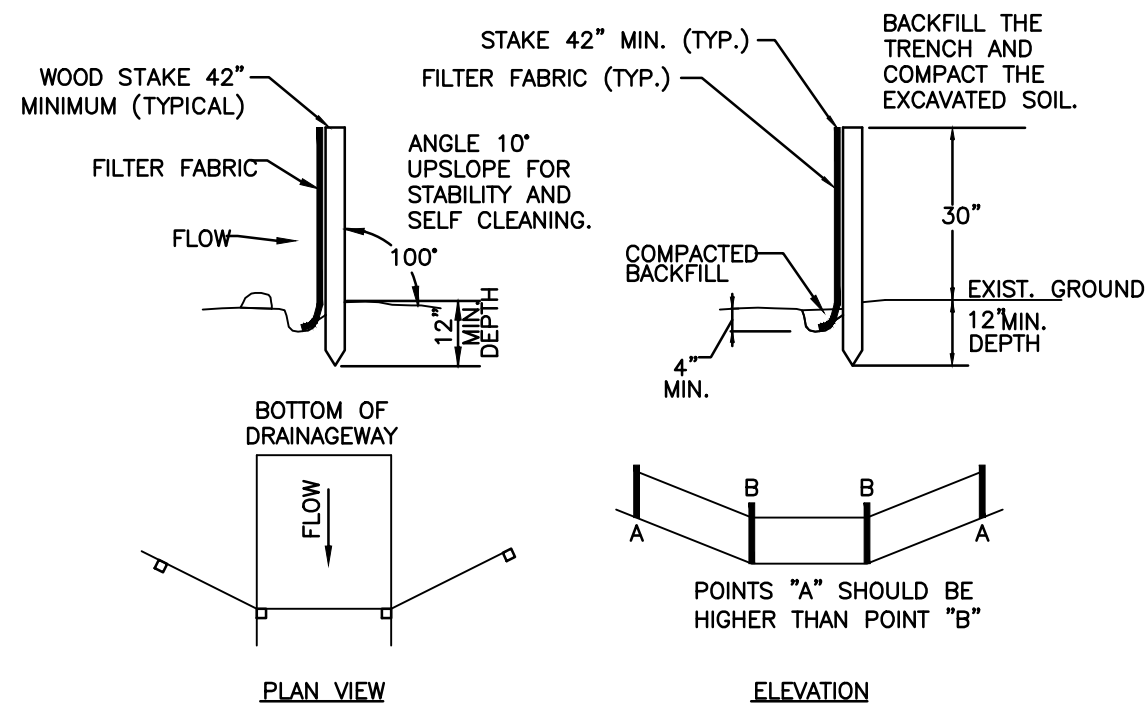
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| NO.        | DATE | REVISIONS    |               |                |  |                  | BY | CHK | APPV |
| DRAWN: KNL |      | CHECKED: MBR | APPROVED: REC | SCALE: 1" = 5' |  | DATE: 03/25/2015 |    |     |      |

BUILDING UTILITY PLAN

|             |                            |       |
|-------------|----------------------------|-------|
| JOB NO.     | DRAWING NUMBER             | SHEET |
| 33-262-5004 | BASEMAP<br>33-262-5004.dwg | C-1.3 |

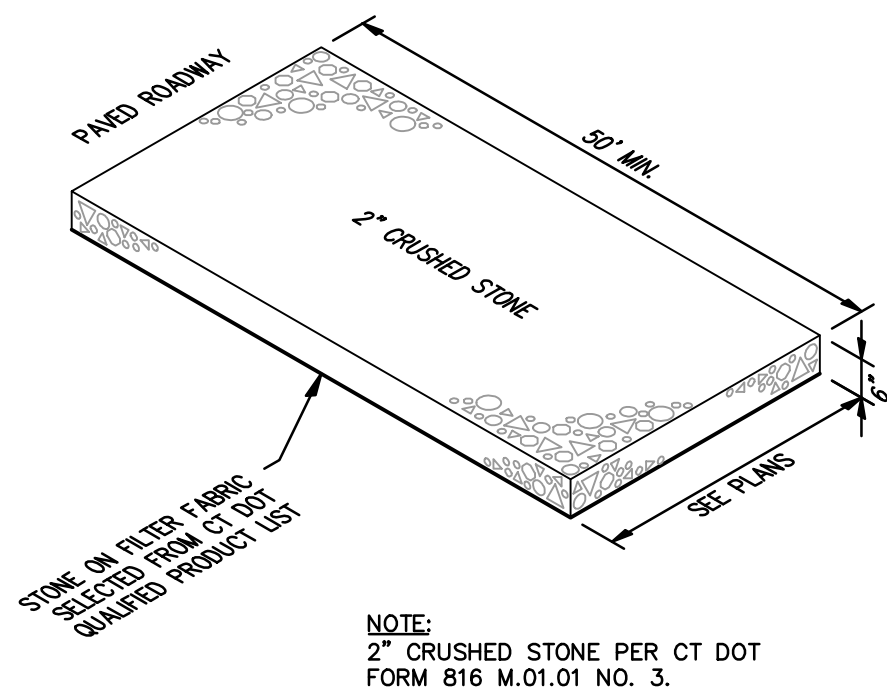
| SEEDING SCHEDULE                                                                      |                  |                          |                                                                                            |                  |
|---------------------------------------------------------------------------------------|------------------|--------------------------|--------------------------------------------------------------------------------------------|------------------|
| <u>PERMANENT SEEDING</u>                                                              |                  |                          |                                                                                            |                  |
| PERMANENT SEEDING SHALL BE ACCOMPLISHED WITH THE FOLLOWING SEEDING MIXTURES:          |                  |                          |                                                                                            |                  |
| KIND OF AREA:                                                                         |                  |                          |                                                                                            |                  |
| LAWNS AND HIGH MAINTENANCE AREAS                                                      |                  |                          |                                                                                            |                  |
| <u>SEED MIXTURE</u>                                                                   | <u>LBS./ACRE</u> | <u>LBS./1,000 SQ.FT.</u> |                                                                                            |                  |
| KENTUCKY BLUEGRASS                                                                    | 20               | 0.45                     |                                                                                            |                  |
| CREEPING RED FESCUE                                                                   | 20               | 0.45                     |                                                                                            |                  |
| PERENNIAL RYEGRASS                                                                    | 5                | 0.1                      |                                                                                            |                  |
| TOTAL                                                                                 | 45               | 1.0                      |                                                                                            |                  |
| <u>TEMPORARY SEEDING RATES AND DATES</u>                                              |                  |                          |                                                                                            |                  |
| <u>SEED MIXTURE</u>                                                                   | <u>LBS./ACRE</u> | <u>LBS./1,000 SQ.FT.</u> | <u>DATE (1)(3)</u>                                                                         | <u>DEPTH (2)</u> |
| ANNUAL RYEGRASS                                                                       | 40               | 1.0                      | 8/1-10/1                                                                                   | 0.5 INCHES       |
|                                                                                       |                  |                          | 3/1-6/15                                                                                   |                  |
| SEEDING NOTES:                                                                        |                  |                          |                                                                                            |                  |
| (1) SEED AT TWICE THROUGHOUT SUMMER IF SOIL IS ADEQUATE AND IS GOING TO BE IRRIGATED. |                  |                          |                                                                                            |                  |
| (2) SEED AT TWICE THE INDICATED DEPTH FOR SANDY SOILS.                                |                  |                          |                                                                                            |                  |
| SOURCE: U.S. DEPARTMENT OF AGRICULTURE, SOIL CONSERVATION SERVICE, STORRS, CT         |                  |                          |                                                                                            |                  |
| <u>ORGANIC MULCH MATERIALS AND APPLICATION RATES</u>                                  |                  |                          |                                                                                            |                  |
| <u>MULCHES</u>                                                                        | <u>PER ACRE</u>  | <u>PER 1,000 SQ.FT.</u>  | <u>NOTES</u>                                                                               |                  |
| STRAW OR HAY                                                                          | 1/2-2 TONS       | 70-90 LBS                | FREE FROM MATTER AND COARSE MATTER. MUST BE ANCHORED. SPREAD WITH MULCH BLOWER OR BY HAND. |                  |

1 TYPICAL SEEDING SCHEDULE  
C-2.0 N.T.S.

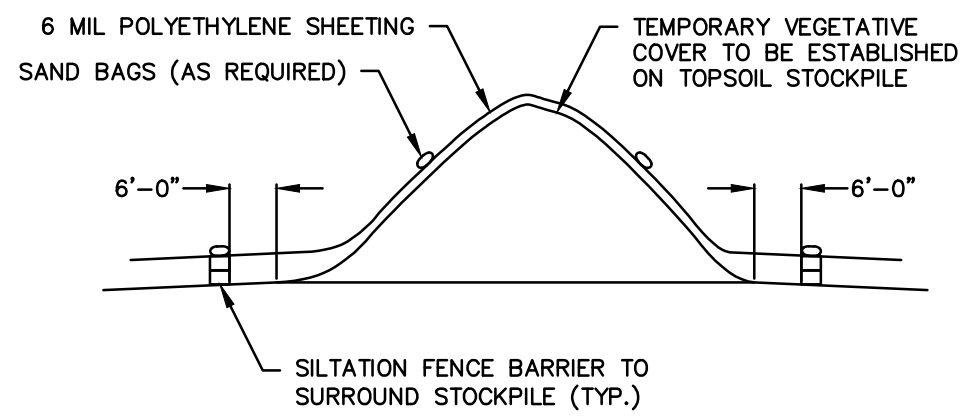


- NOTES:
1. MINIMUM LENGTH OF SILT FENCE IS 15 L.F.
  2. MAXIMUM POST SPACING IS 10 L.F.
  3. JOINTS ONLY AT SUPPORT POST WITH MINIMUM 6\"

2 TYPICAL SILTATION FENCE  
C-2.0 N.T.S.

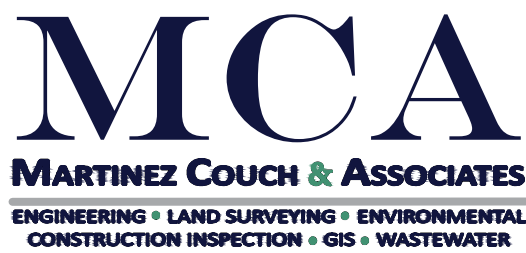


3 TYPICAL CONSTRUCTION ENTRANCE  
C-2.0 N.T.S.



4 TYPICAL SOIL STOCKPILE  
C-2.0 N.T.S.

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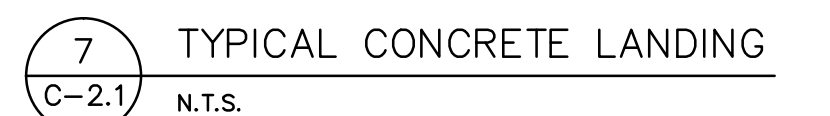
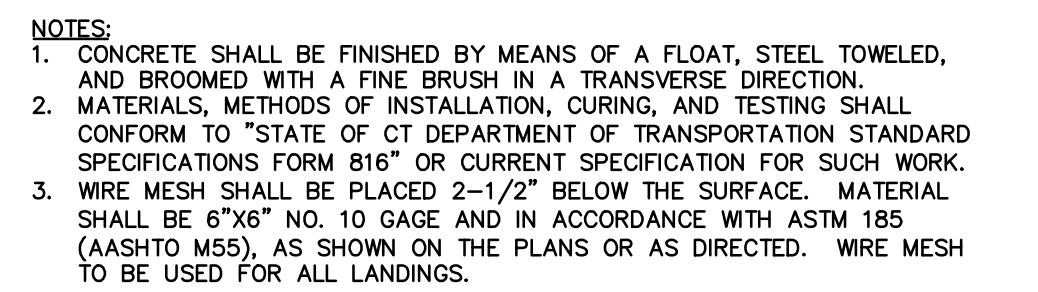
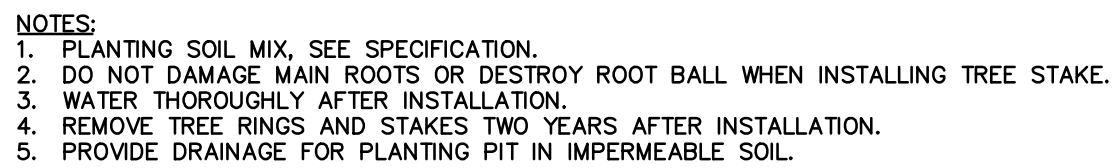
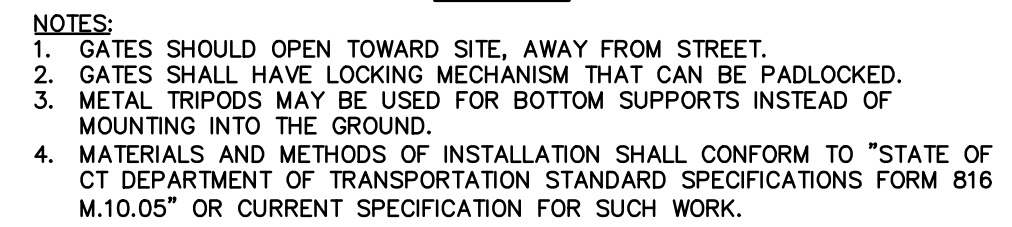
PROJECT 5004  
166 WOODWARD AVENUE  
NORWALK, CONNECTICUT 06854

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NOT FOR CONSTRUCTION

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| NO.        | DATE | REVISIONS    |               |               |                  | BY | CHK | APPV |  |
| DRAWN: KNL |      | CHECKED: MBR | APPROVED: REC | SCALE: N.T.S. | DATE: 03/25/2015 |    |     |      |  |

SOIL EROSION AND  
SEDIMENT CONTROL  
DETAILS

|             |                            |       |
|-------------|----------------------------|-------|
| JOB NO.     | DRAWING NUMBER             | SHEET |
| 33-262-5004 | BASEMAP<br>33-262-5004.dwg | C-2.0 |



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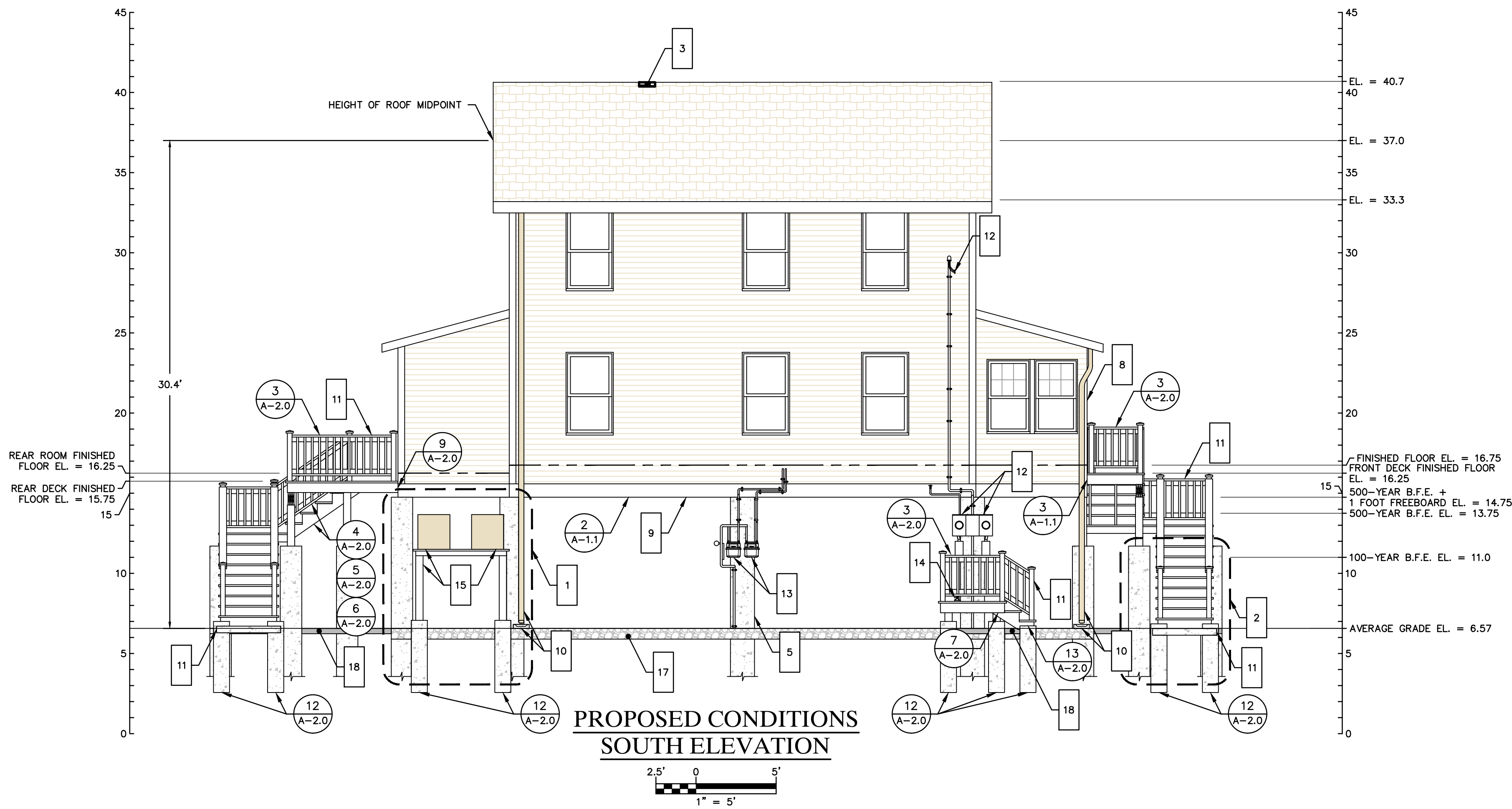
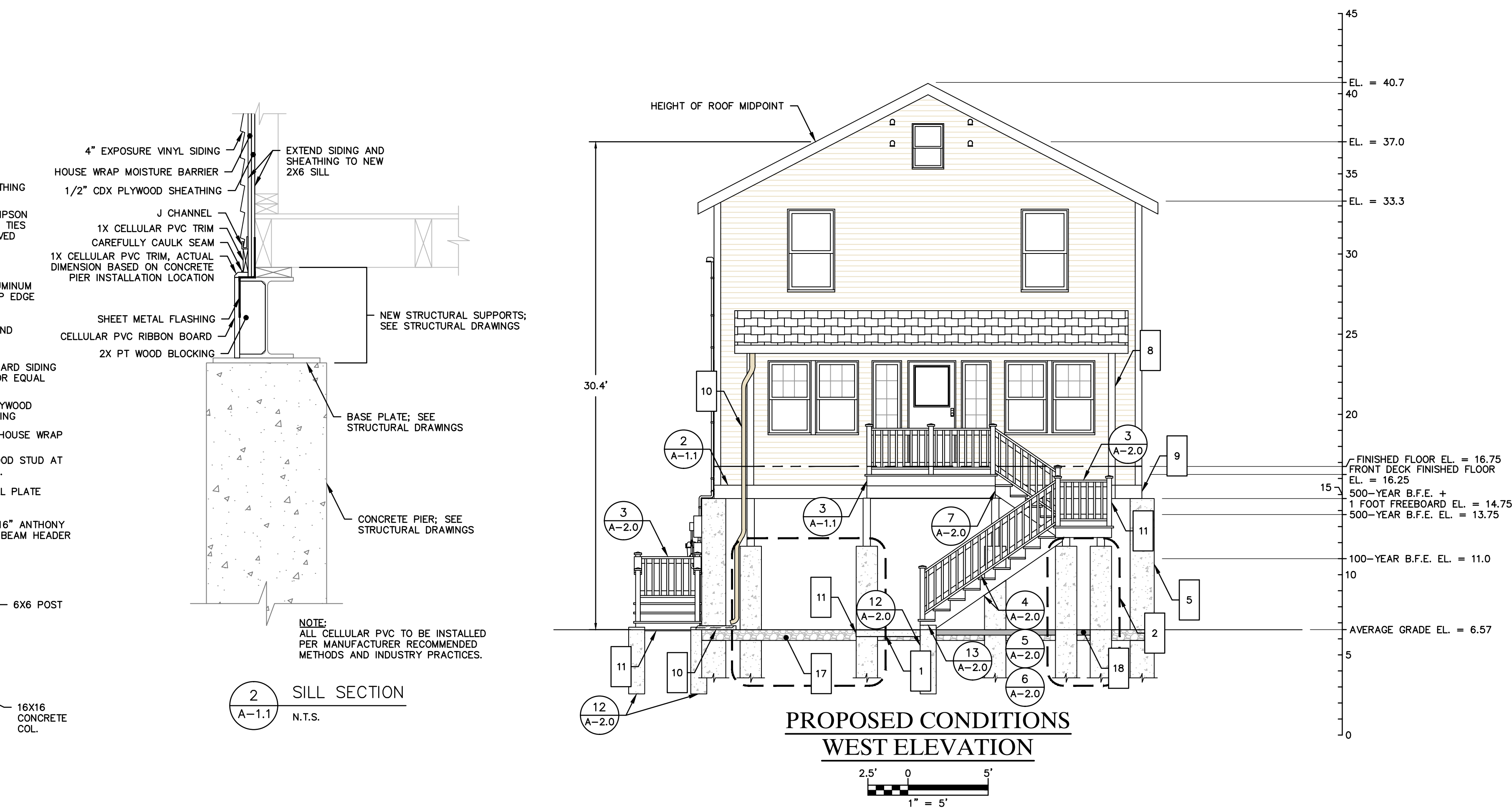
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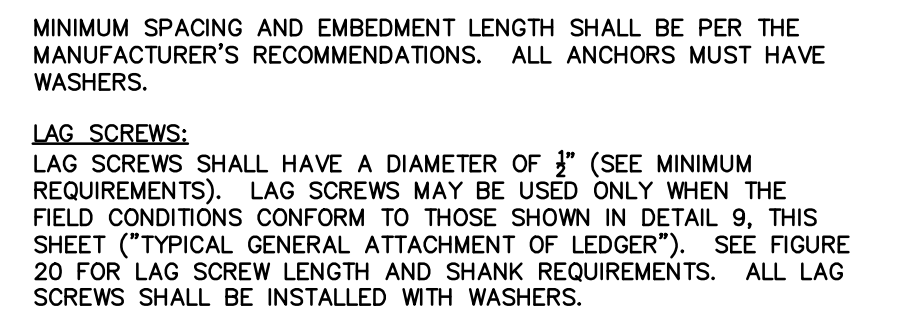
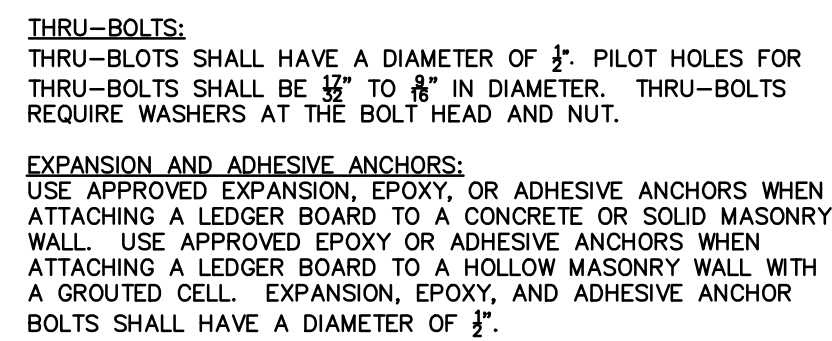
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## MISCELLANEOUS SITE DETAILS

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|-------------|----------------------------|-------|
| JOB NO.     | DRAWING NUMBER             | SHEET |
| 33-262-5004 | BASEMAP<br>33-262-5004.dwg | C-2.1 |







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|            |      |              |               |                 |  |                  |  |    |          |
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| NO.        | DATE | REVISIONS    |               |                 |  |                  |  | BY | CHK APPV |
| DRAWN: KNL |      | CHECKED: MBR | APPROVED: REC | SCALE: AS NOTED |  | DATE: 03/25/2015 |  |    |          |

## DECK AND STAIR DETAILS

|             |                            |       |
|-------------|----------------------------|-------|
| JOB NO.     | DRAWING NUMBER             | SHEET |
| 33-262-5004 | BASEMAP<br>33-262-5004.dwg | A-2.0 |

GENERAL NOTES

GOVERNING DESIGN CODES

- 1. 2005 STATE OF CONNECTICUT RESIDENTIAL BUILDING CODE (IRC 2009 WITH CONNECTICUT 2005, 2009 and 2013 MODIFICATIONS AND SUPPLEMENTS)
- 2. ACI 318-08 BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE
- 3. NATIONAL DESIGN SPECIFICATION (NDS-05) FOR WOOD CONSTRUCTION
- 4. WFCM-2001 WOOD FRAME CONSTRUCTION MANUAL FOR ONE- AND TWO-FAMILY DWELLINGS

GENERAL

- 1. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, AND PROCEDURES FOR WORK UNDER HIS CONTRACT.
- 2. ALL WORK SHALL BE IN ACCORDANCE WITH THE STATE OF CONNECTICUT BUILDING CODE AND ALL APPLICABLE LOCAL, STATE AND FEDERAL REGULATIONS.

LOADS ON STRUCTURES DURING CONSTRUCTION

- 1. DETERMINATION OF DEAD LOADS, LIVE LOADS, ENVIRONMENTAL LOADS, CONSTRUCTION LOADS, AND THE EFFECTS THEREOF, ON STRUCTURES DURING CONSTRUCTION SHALL BE IN ACCORDANCE WITH ASCE 37-02 "DESIGN LOADS ON STRUCTURES DURING CONSTRUCTION."
- 2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE DESIGN OF TEMPORARY STRUCTURES, TEMPORARY SUPPORTS, OR FOR THE TEMPORARY USE OF INCOMPLETE STRUCTURES, UNLESS INDICATED IN THE CONTRACT DOCUMENTS.
- 3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE DETERMINATION OF ALL CONSTRUCTION DESIGN LOADS AND THEIR EFFECTS ON ALL STRUCTURES THROUGHOUT THE PROGRESS OF THE WORK.
- 4. CONSTRUCTION LOADS IMPOSED, THE ADDITION OR REMOVAL OF TEMPORARY COMPONENTS OR ANY OTHER TEMPORARY CONDITION SHALL NOT ADVERSELY AFFECT THE SERVICEABILITY OR PERFORMANCE OF THE COMPLETED STRUCTURE.

DESIGN LOADS

FLOOR LIVE LOADS

| OCCUPANCY / USE              | UNIFORM (psf) |
|------------------------------|---------------|
| BEDROOM SPACES               | 30            |
| ALL OTHER SPACES             | 40            |
| ATTICS w/ STORAGE            | 20            |
| BALCONIES (100 s.f. OR LESS) | 60            |

ROOF SNOW LOADS: (IBC-02 SECTION 1608)

|                                  |        |
|----------------------------------|--------|
| GROUND SNOW LOAD, Pg:            | 30 psf |
| FLAT-ROOF SNOW LOAD, Pf:         | 21 psf |
| MINIMUM ROOF SNOW LOAD:          | 30 psf |
| SNOW EXPOSURE FACTOR, Ce:        | 1.0    |
| SNOW LOAD IMPORTANCE FACTOR, Is: | 1.0    |
| THERMAL FACTOR, Ct:              | 1.0    |

WIND DESIGN DATA: (IBC-02 SECTION 1609)

|                                  |                |
|----------------------------------|----------------|
| BASIC WIND SPEED (3 sec GUST):   | 110 mph        |
| WIND LOAD IMPORTANCE FACTOR, Iw: | 1.0            |
| BUILDING EXPOSURE CATEGORY:      | C              |
| INTERNAL PRESSURE COEFFICIENTS:  | +0.18<br>-0.18 |

SEISMIC DESIGN CATEGORY: B

OTHER DESIGN DATA:

|                            |                         |
|----------------------------|-------------------------|
| SUBJECT TO DAMAGE FROM:    |                         |
| WEATHERING:                | SEVERE                  |
| FROST LINE DEPTH:          | 42 INCHES MINIMUM       |
| TERMITE:                   | MODERATE TO HEAVY       |
| DECAY:                     | SLIGHT TO MODERATE      |
| WINTER DESIGN TEMPERATURE: | 7-deg F.                |
| ICE SHIELD UNDERLAYMENT:   | REQUIRED                |
| FLOOD-HAZARD:              | TBD LOCALLY - SEE BELOW |
| AIR-FREEZING INDEX:        | 1,500 OR LESS           |
| MEAN ANNUAL TEMPERATURE:   | 50-deg F.               |

HYDROSTATIC PRESSURE AND FLOOD LOADS:

|                           |                                    |
|---------------------------|------------------------------------|
| FLOOD HAZARD AREA ZONE:   | AE                                 |
| DESIGN FLOOD ELEVATION:   | EL. 14'                            |
| WATER VELOCITY:           | 8.75 ft / sec                      |
| BASE FLOOD DEPTH:         | 7 ft                               |
| EROSION AND SCOUR DEPTHS: | 12" EROSION<br>36" SCOUR @ COLUMNS |

FOUNDATION

- 1. FOUNDATIONS ARE DESIGNED AS PER THE GEOTECHNICAL ENGINEER REPORT DATED 10-13-2014, FOR A BEARING VALUE OF 3000 psf AND SHALL BEAR ON NATIVE UNDISTURBED, INORGANIC SOIL OR PREPARED FOOTING BASE MATERIAL.
- 2. FOOTINGS SHALL EXTEND A MINIMUM OF 2'-0" BELOW EXISTING GRADE ELEVATIONS AND A MINIMUM OF 4'-0" BELOW FINISHED GRADE ELEVATIONS. THE CONTRACTOR SHALL VERIFY ALL FOOTING ELEVATIONS MEET THESE CRITERIA.
- 3. IF UNSATISFACTORY SOIL IS ENCOUNTERED, REMOVE ALL UNSATISFACTORY SOIL FROM BELOW THE PROPOSED STRUCTURE FOUNDATION AND PLACE APPROVED COMPACTED MATERIAL TO THE REQUIRED BOTTOM OF FOOTING ELEVATIONS.
- 4. NO CONCRETE SHALL BE PLACED IN WATER OR ON FROZEN GROUND.
- 5. BACK FILL SHALL BE PLACED IN 8" LIFTS AND COMPACTED TO 95% COMPACTION AS PER ASTM D698 STANDARD PROCTOR.

SIMPSON STRONG-TIE CONNECTORS ARE SPECIFIED TO MEET THE STRUCTURAL REQUIREMENTS OF THE DESIGN. BEFORE SUBSTITUTING ANOTHER BRAND, CONFIRM LOAD CAPACITY BASED ON RELIABLE PUBLISHED TESTING DATA OR CALCULATIONS. THE DESIGNER OF RECORD SHOULD EVALUATE AND GIVE WRITTEN APPROVAL FOR SUBSTITUTION PRIOR TO INSTALLATION.

CONCRETE

- 1. ALL CONCRETE WORK SHALL CONFORM TO THE REQUIREMENTS OF ACI 318 "BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE," LATEST EDITION.
- 2. ALL REINFORCING BARS SHALL CONFORM TO ASTM A615, GRADE 60, EXCEPT TIES, WHICH MAY BE GRADE 40.
- 3. ALL CONCRETE REINFORCEMENT SHALL BE EPOXY COATED.
- 4. ALL REINFORCING BARS SHALL BE FABRICATED AND PLACED IN ACCORDANCE WITH ACI 315 AND THE CONCRETE REINFORCING STEEL INSTITUTE RECOMMENDATIONS.
- 5. CONCRETE CURING PROCEDURES SHALL BE IN ACCORDANCE WITH ACI 301.
- 6. MINIMUM CONCRETE PROTECTION FOR REINFORCING UNLESS OTHERWISE NOTED SHALL BE: CONCRETE PLACED AGAINST EARTH: 3" CONCRETE PLACED IN FORMS BUT EXPOSED TO WEATHER: BARS LARGER THAN #5: 2" CONCRETE NOT EXPOSED TO WEATHER OR IN CONTACT WITH GROUND: BEAMS, COLUMNS: 2"

STRUCTURAL STEEL (GENERAL)

- 1. ALL STRUCTURAL STEEL IS DESIGNED ACCORDING TO THE LATEST PROVISIONS OF AISC THE AISC MANUAL OF STEEL CONSTRUCTION.
- 2. STRUCTURAL STEEL SHALL BE DETAILED, FABRICATED AND ERECTED IN ACCORDANCE WITH THE LATEST PROVISIONS OF THE AISC MANUAL OF STEEL CONSTRUCTION.
- 3. ALL STRUCTURAL STEEL SHALL CONFORM TO THE FOLLOWING:
  - a. W-SHAPES SHALL CONFORM TO ASTM A-992.
  - b. M-, S-, C-, AND MC-SHAPES SHALL CONFORM TO ASTM A-36 OR ASTM A-572, GR. 50 AS INDICATED.
  - c. ANGLES AND PLATES SHALL CONFORM TO ASTM A-36.
  - d. HSS SECTIONS SHALL CONFORM TO ASTM A500 GRADE B, GR. 46.
- 4. ALL STRUCTURAL STEEL BOLTED CONNECTIONS SHALL BE MADE WITH ASTM A325 HIGH STRENGTH BOLTS UNLESS NOTED OTHERWISE.
- 5. ANCHOR BOLTS SHALL CONFORM TO ASTM A-449 WITH D-4 NUTS AND F-436 WASHERS.
- 6. STEEL COLUMNS SHALL BE SET ON CONCRETE OR STEEL UNLESS OTHERWISE SHOWN ON THE DRAWINGS.
- 7. ALL WELDS SHALL BE MADE ONLY BY WELDERS WHO HAVE BEEN QUALIFIED AS PRESCRIBED IN THE "STANDARD CODE OF WELDING IN BUILDING CONSTRUCTION" OF THE AMERICAN WELDING SOCIETY (AWS D1.1)
- 8. ALL STRUCTURAL STEEL AND STRUCTURAL STEEL HARDWARE SHALL BE HOT DIPPED GALVANIZED IN ACCORDANCE WITH ASTM A123 AFTER FABRICATION.

STRUCTURAL LUMBER

- 1. UNLESS OTHERWISE SHOWN IN THE DRAWINGS, STRUCTURAL LUMBER SHALL HAVE THE FOLLOWING MINIMUM PROPERTIES:
  - a. INTERIOR EXPOSURE: ALL STRUCTURAL LUMBER PROTECTED FROM MOISTURE AND WEATHER SHALL BE DOUG FIR #2 OR BETTER. UNLESS NOTED OTHERWISE, STUDS MAY BE STUD GRADE.
  - b. EXTERIOR EXPOSURE: ALL STRUCTURAL LUMBER EXPOSED TO MOISTURE, THE WEATHER, WITHIN 8" OF SOIL, OR LESS THAN 18" FROM THE FLOOR OF A CRAWL SPACE SHALL BE PRESSURE-TREATED SOUTHERN YELLOW PINE #2 OR BETTER, WITH A MINIMUM RETENTION MEETING OR EXCEEDING THE REQUIREMENTS OF THE BUILDING CODE.
- 2. ALL LUMBER IN CONTACT WITH CONCRETE OR MASONRY SHALL BE PRESSURE TREATED.
- 3. NAILING SHALL BE IN ACCORDANCE WITH THE "FASTENING SCHEDULE" CONTAINED IN THE IRC 2003 CODE, AND AS AMENDED BY THE CONNECTICUT SUPPLEMENT.

ENGINEERED WOOD PRODUCTS

- 1. "LVL" INDICATES LAMINATED VENEER LUMBER AND SHALL HAVE THE FOLLOWING MINIMUM PROPERTIES: Fb = 3100 psi Fv = 285 psi E = 2 000 000 psi. DESIGNS ARE BASED ON "VERSALAM" LUMBER AS MANUFACTURED BY BOISE CASCADE, LLC. ALTERNATE PRODUCTS SHALL MEET OR EXCEED THE PROPERTIES LISTED.
- 2. LVL MEMBERS SHALL NOT BE NOTCHED WITHOUT ENGINEER'S PRIOR APPROVAL.
- 3. HOLES ARE PERMITTED ONLY AS ALLOWED BY MANUFACTURER'S PUBLISHED INSTRUCTIONS. RECTANGULAR HOLES ARE NOT PERMITTED IN LVL MEMBERS.
- 4. "W.P.S.L." INDICATES WOLMANIZED PARALLEL STRAND LUMBER AND SHALL HAVE THE FOLLOWING MINIMUM PROPERTIES FOR SERVICE LEVEL 2: Fb = 1827 psi Fv = 197 psi E = 1 460 000 psi. DESIGNS ARE BASED ON "PARALLAM PLUS" LUMBER AS MANUFACTURED BY WEYERHAEUSER. ALTERNATE PRODUCTS SHALL MEET OR EXCEED PROPERTIES LISTED.
- 5. W.P.S.L. MEMBERS SHALL NOT BE NOTCHED WITHOUT ENGINEER'S PRIOR APPROVAL.
- 6. HOLES ARE PERMITTED ONLY AS ALLOWED BY MANUFACTURER'S PUBLISHED INSTRUCTIONS. RECTANGULAR HOLES ARE NOT PERMITTED IN W.P.S.L. MEMBERS.

STRUCTURAL WOOD CONNECTORS

- 1. JOIST HANGERS, COLUMN CAPS OR BASES, AND OTHER METAL FABRICATIONS, AS REQUIRED OR INDICATED, SHALL BE OF APPROPRIATE SIZE AND TYPE FOR MEMBERS AND SUPPORT CONDITIONS. JOIST HANGERS AND OTHER METAL FABRICATIONS MAY REQUIRE SPECIAL ORDERING AND MAY HAVE LONG LEAD TIMES.
- 2. ALL NAILS, SCREWS, AND OTHER FASTENERS SHALL BE STAINLESS STEEL WHEN IN CONTACT WITH PRESSURE-TREATED LUMBER. ALTERNATELY, "Z-GALV" FINISHED FASTENERS BY SIMPSON STRONG-TIE MAY BE SUBSTITUTED WITH PRIOR APPROVAL.
- 3. ALL CONNECTORS (JOIST HANGERS, TIES, STRAPS, ETC.) SHALL HAVE A "Z-GALV" FINISH BY SIMPSON STRONG-TIE OR BETTER WHEN IN CONTACT WITH PRESSURE-TREATED LUMBER.
- 4. ALL CONNECTORS SHALL BE INSTALLED USING THE MANUFACTURER'S REQUIRED QUANTITY AND SIZE OF CONNECTORS PER THE MANUFACTURER'S PUBLISHED INSTRUCTIONS.

CERTIFICATION OF ELEVATION

MARTINEZ, COUCH & ASSOCIATES, LLC SHALL CERTIFY BUILDING ELEVATIONS AS FOLLOWS:

- 1. BOTTOM OF THE LOWEST HORIZONTAL STRUCTURAL MEMBER ELEVATION SHALL BE SURVEYED AND REPORTED TO AND APPROVED BY THE REGISTERED DESIGN PROFESSIONAL PRIOR TO ANY FURTHER VERTICAL CONSTRUCTION PROCEEDING. (IRC-02 SECTIONS 109.1.3 & 323.1.9)
- 2. BOTTOM OF THE LOWEST HORIZONTAL STRUCTURAL MEMBER ELEVATION SHALL BE RE-SURVEYED AND REPORTED PRIOR TO FINAL INSPECTION.

CONCRETE MIX DESIGN

NOTE: MAXIMUM WATER SOLUBLE CHLORIDE ION CONCENTRATIONS IN HARDENED CONCRETE SHALL NOT EXCEED 0.30 PERCENT (0.003) BY WEIGHT OF CEMENT. THIS INCLUDES, BUT IS NOT LIMITED TO, CONTRIBUTIONS FROM WATER, AGGREGATES, CEMENTITIOUS MATERIALS, AND ADMIXTURES.

- 1. PORTLAND CEMENT: ASTM C 150, TYPE 1.
- 2. NORMAL WEIGHT AGGREGATES: ASTM C 33. SAND SHALL BE CLEAN AND FREE OF CONTAMINANTS. COARSE AGGREGATE SHOULD BE WASHED AND GRADED. AGGREGATE SIZE SHALL NOT EXCEED ONE-FIFTH THE DISTANCE BETWEEN FORMS, ONE-THIRD THE DEPTH OF SLABS, NOR THREE-FOURTHS OF THE MINIMUM CLEAR SPACE BETWEEN REINFORCING BARS.
- 3. WATER: POTABLE AND COMPLYING WITH ASTM C 94.
- 4. AIR-ENTRAINING MIXTURE: ASTM C 260.
- 5. WATER-REDUCING ADMIXTURE: ASTM C 494, TYPE A, D, E, OR F, CONTAINING NOT MORE THAN 0.1 PERCENT CHLORIDE IONS.
- 6. FLY ASH: ASTM C 618, CLASS C or CLASS F. LOSS ON IGNITION FOR EITHER CLASS SHALL NOT EXCEED 6.0%. FLY ASH MAY BE USED TO REPLACE UP TO A MAXIMUM OF 25% (BY MASS OF CEMENTITIOUS MATERIAL) OF THE REQUIRED PORTLAND CEMENT. FEMA RECOMMENDS THE ADDITION OF FLY ASH FOR CONCRETE CONSTRUCTION ALONG THE COAST.
- 7. PROHIBITED ADMIXTURES: CALCIUM CHLORIDE THYOCYANATES OR ADMIXTURES CONTAINING CHLORIDE IONS WHICH WILL EXCEED THE MAXIMUM TOTAL CONCENTRATIONS SPECIFIED HEREIN ARE NOT PERMITTED.
- 8. DESIGN MIXES SHALL PROVIDE NORMAL WEIGHT CONCRETE WITH THE FOLLOWING PROPERTIES: 5,000 psi MINIMUM 28-DAY COMPRESSIVE STRENGTH. AIR ENTRAINMENT: 5 to 7% (±1%) BELOW GRADE; 3 to 5% (±1%) ABOVE GRADE. A MAXIMUM WATER/CEMENT RATIO OF 0.40
- 9. RECOMMENDED SLUMP IS 3" (±1/2") AT GRADE BEAMS & FOOTINGS, AND 4" (±1/2") AT CONCRETE COLUMNS.
- 10. CONCRETE MIX DESIGN SHALL CONFORM TO ACI CODE 4.2.1 EXPOSURE CATEGORY C, CLASS C2.

LEGEND

- 1. "V.I.F." INDICATES CONTRACTOR SHALL VERIFY THE IDENTIFIED CONDITION IN THE FIELD. ANY DISCREPANCIES OR VARIATIONS FROM DRAWINGS SHALL BE IMMEDIATELY REPORTED TO MARTINEZ, COUCH & ASSOCIATES FOR REVIEW AND COMMENT.



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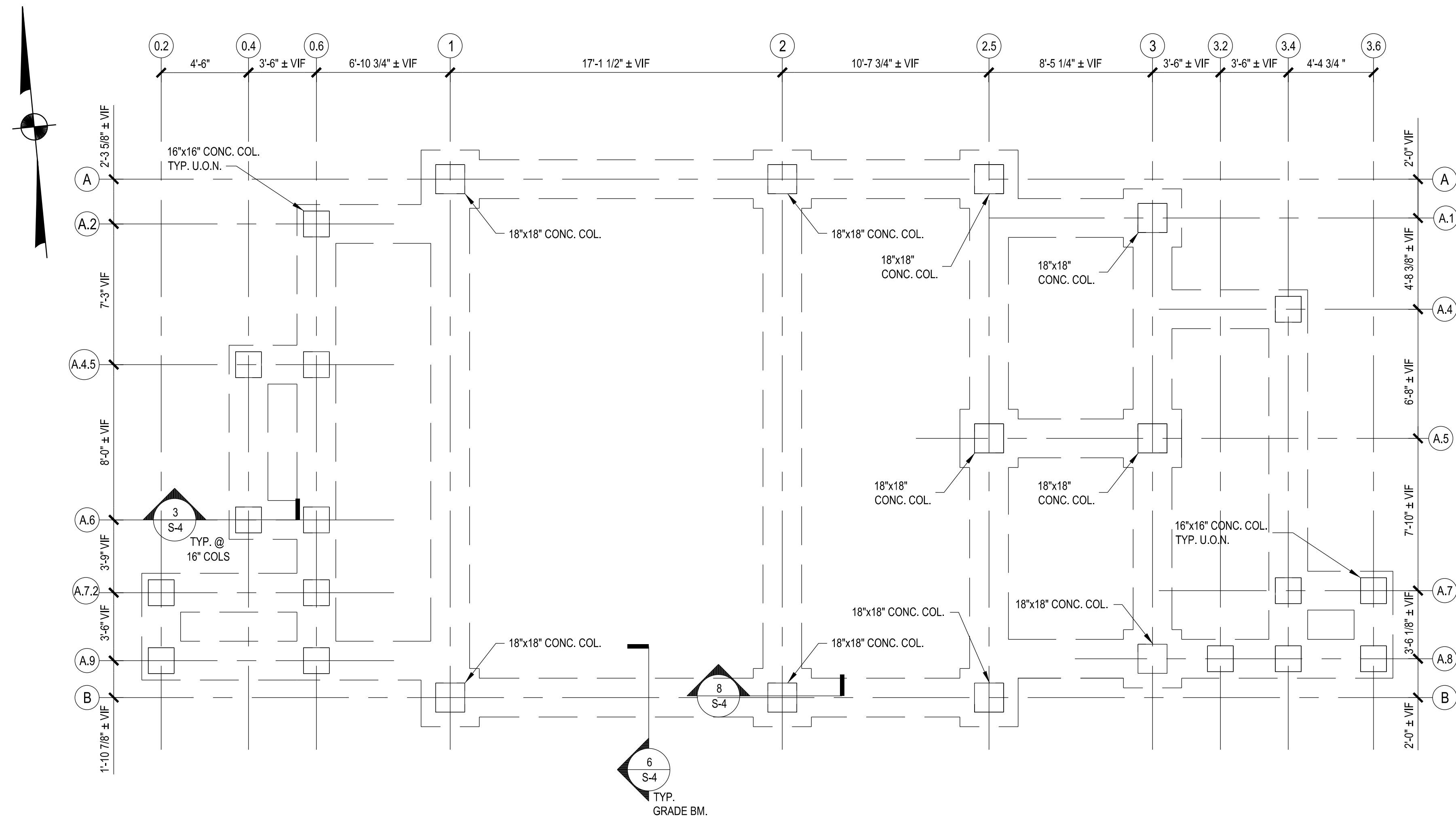
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| 1                 | 03/06/15 | ISSUED FOR PERMITTING |  |  |                 |  |                 | AMM | AMM | RHS  |
| NO.               | DATE     | REVISIONS             |  |  |                 |  |                 | BY  | CHK | APPV |
| DRAWN BY: ELR/TOD |          | CHECKED BY: RHS       |  |  | SCALE: AS NOTED |  | DATE: 2-16-2015 |     |     |      |

THIS MAP IS NOT VALID WITHOUT A LIVE SIGNATURE AND SEAL

RIFAT H. SALEH, P.E.

GENERAL NOTES

| JOB NO. | DRAWING NO. | SHEET |
|---------|-------------|-------|
| 5004    | 1           | S-1   |



1 PROPOSED FOUNDATION PLAN  
S-2 1/4" = 1'-0"

FOUNDATION NOTES:

- "DEMOLISH" INDICATES "DEMOLISH AND LEGALLY DISPOSE OF FROM THE SITE..."
- UNLESS OTHERWISE NOTED, DEMOLISH COMPLETELY ALL EXISTING FOOTINGS, FOUNDATIONS, AND BASEMENT SLABS PRIOR TO INSTALLATION OF PROPOSED NEW FOUNDATION ELEMENTS.
- PROOF ROLL OR COMPACT BOTTOM OF RESULTING EXCAVATED AREAS FOLLOWING DEMOLITION.
- FILL RESULTING EXCAVATED AREAS WITH APPROVED, SATISFACTORY SOIL. PLACE AND COMPACT MATERIAL IN LIFTS -- SEE GENERAL NOTES.
- COORDINATE NEW CONSTRUCTION WITH EXISTING UTILITIES. PENETRATIONS IN COLUMNS AND GRADE BEAMS ARE NOT PERMITTED WITHOUT PRIOR WRITTEN APPROVAL OF THE STRUCTURAL ENGINEER OF RECORD.
- CONTRACTOR TO FIELD VERIFY ALL DIMENSIONS PRIOR TO ORDER OF MATERIALS. NO FABRICATION SHALL OCCUR BASED ON THE DIMENSIONS SHOWN ON THESE DRAWINGS WITHOUT PRIOR FIELD VERIFICATION.
- SEE GENERAL NOTES ON SHEET S-1 FOR ADDITIONAL INFORMATION.
- IT IS THE CONTRACTOR RESPONSIBILITY TO DEMOLISH AND DISPOSE OF EXISTING FOUNDATION AND ALL OF UNSATISFACTORY SOILS AS REQUIRED FOR NEW CONSTRUCTION APPROVED SITE BY MARTINEZ, COUCH & ASSOCIATES, LLC AND THEIR CONSULTANTS.

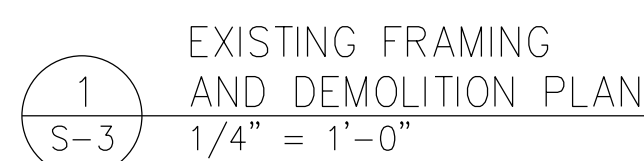
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|-------------------|----------|-----------------------|--|-----------------|--|-------------------|-----|-----|------|
|                   |          |                       |  |                 |  |                   |     |     |      |
|                   |          |                       |  |                 |  |                   |     |     |      |
|                   |          |                       |  |                 |  |                   |     |     |      |
| 1                 | 03/06/15 | ISSUED FOR PERMITTING |  |                 |  |                   | AMM | AMM | RHS  |
| NO.               | DATE     | REVISIONS             |  |                 |  |                   | BY  | CHK | APPV |
| DRAWN BY: ELR/TOD |          | CHECKED BY: RHS       |  | SCALE: AS NOTED |  | DATE: 17 FEB 2015 |     |     |      |

THIS MAP IS NOT VALID  
WITHOUT A LIVE SIGNATURE  
AND SEAL

RIFAT H. SALEH, P.E.

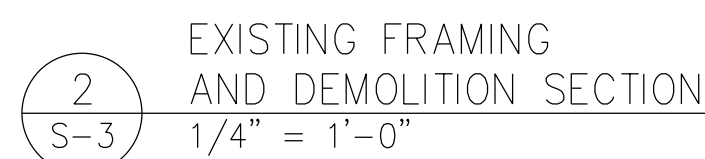
FOUNDATION PLAN

|  |         |             |       |
|--|---------|-------------|-------|
|  | JOB NO. | DRAWING NO. | SHEET |
|  | 5004    | 2           | S-2   |

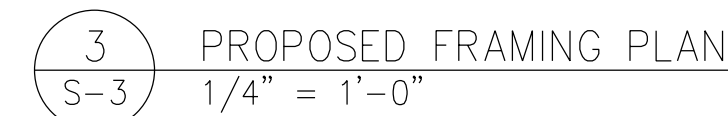


EXISTING FRAMING  
AND DEMOLITION PLAN  
1/4" = 1'-0"

- FRAMING NOTES:
1. "DEMOLISH" INDICATES "DEMOLISH AND LEGALLY DISPOSE OF FROM THE SITE..."
  2. CONTRACTOR TO FIELD VERIFY ALL DIMENSIONS AS REQUIRED.
  3. CONTRACTOR SHALL COORDINATE ALL WORK WITH THE HOUSE LIFTING CONTRACTOR.
  4. SEE GENERAL NOTES ON SHEET S-1 FOR ADDITIONAL INFORMATION.



EXISTING FRAMING  
AND DEMOLITION SECTION  
 $1/4" = 1'-0"$

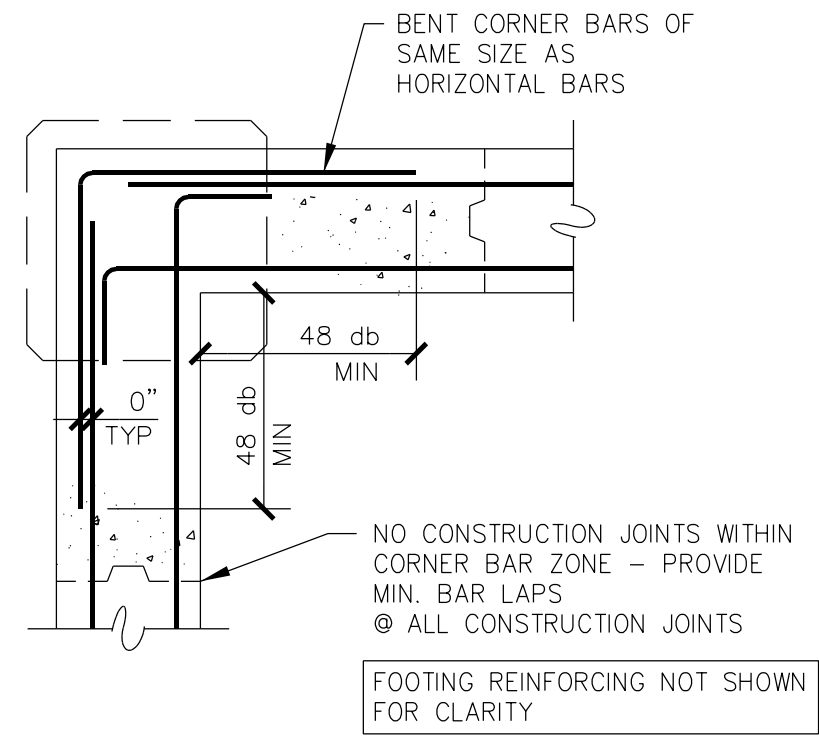


PROPOSED FRAMING PLAN  
1/4" = 1'-0"

- FRAMING NOTES:
1. COORDINATE NEW CONSTRUCTION WITH EXISTING UTILITIES. DO NOT CUT, NOTCH, OR ALTER ANY NEW OR EXISTING STRUCTURE WITHOUT PRIOR WRITTEN APPROVAL OF THE STRUCTURAL ENGINEER OF RECORD.
  2. CONTRACTOR TO FIELD VERIFY ALL DIMENSIONS AS REQUIRED. NO FABRICATION SHALL OCCUR BEFORE THE DIMENSIONS SHOWN ON THESE DRAWINGS WITHOUT PRIOR FIELD VERIFICATION.
  3. ALL STRUCTURAL STEEL BEAMS SHOWN ARE CONTINUOUS, UNLESS OTHERWISE NOTED.
  4. SEE GENERAL NOTES & SHEET S-1 FOR ADDITIONAL INFORMATION.
  5. USE 3 1/2"x16" POWER BEAM HEADER MANUFACTURED BY ANTHONY FOREST PRODUCTS AS SHOWN ON THE PROPOSED FRAMING PLAN OR APPROVED EQUAL.

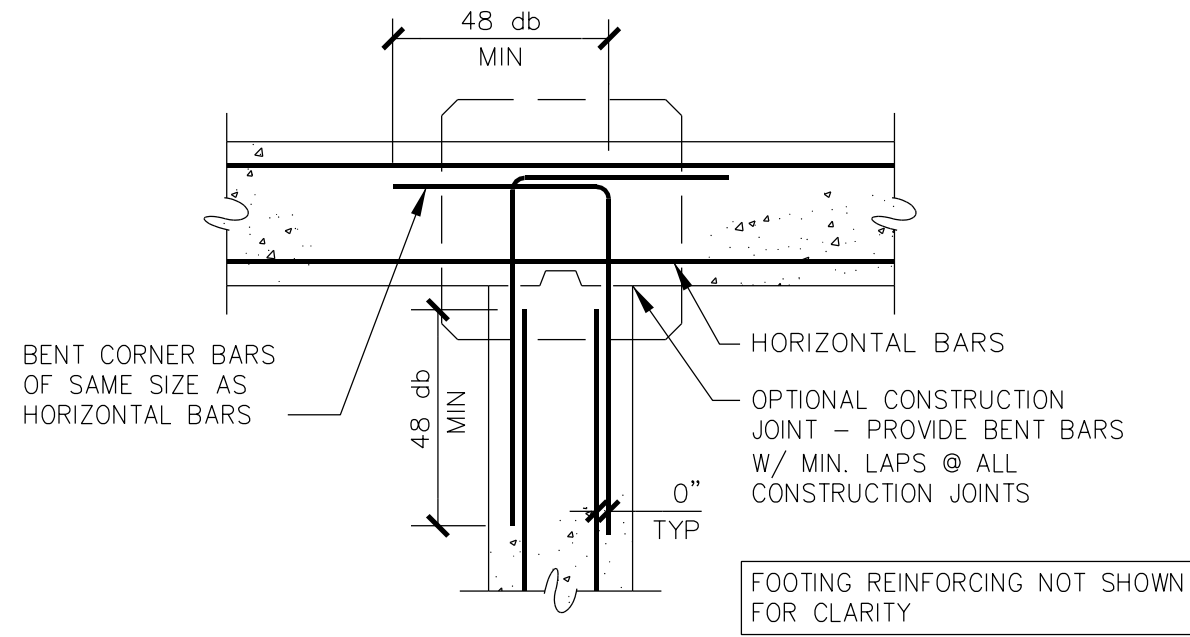


PROPOSED FRAMING & FOUNDATION SECTION  
1/4" = 1'-0"



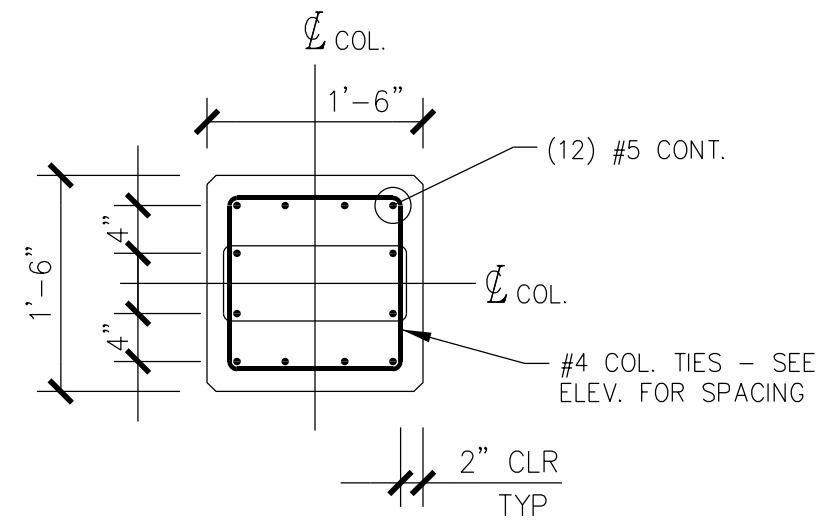
1  
S-4

TYPICAL GRADE BEAM  
CORNER REINFORCING DETAIL  
NOT TO SCALE



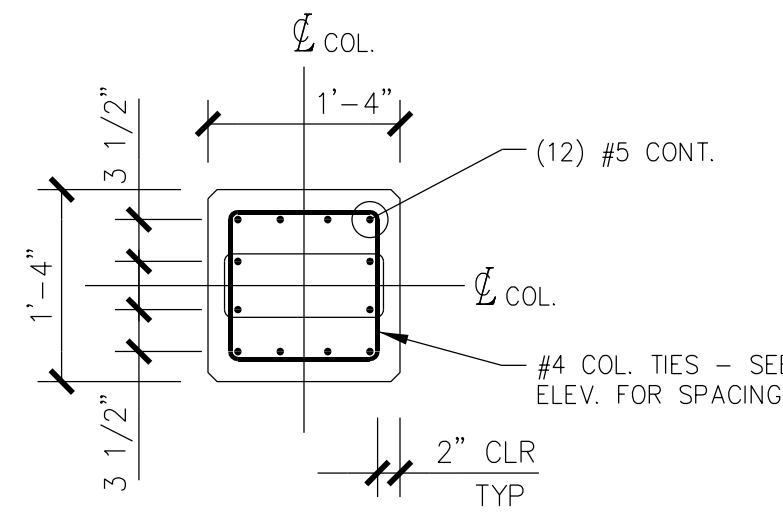
4  
S-4

TYPICAL GRADE BEAM  
INTERSECTION REINFORCING DETAIL  
NOT TO SCALE



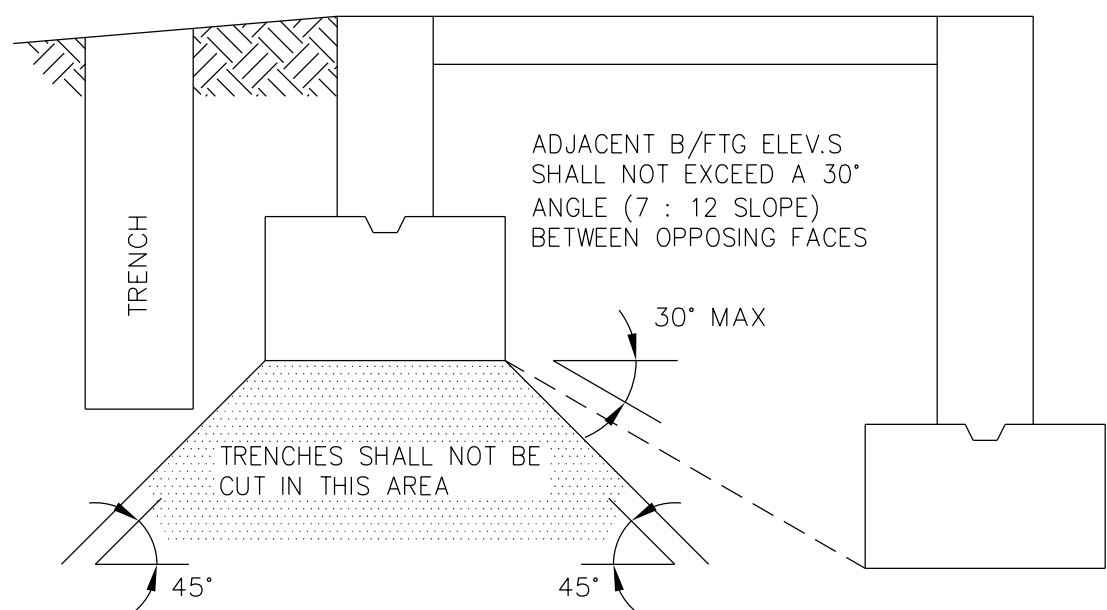
7  
S-4

TYP. EXTERIOR COLUMN REINFORCEMENT  
3/4" = 1'-0"



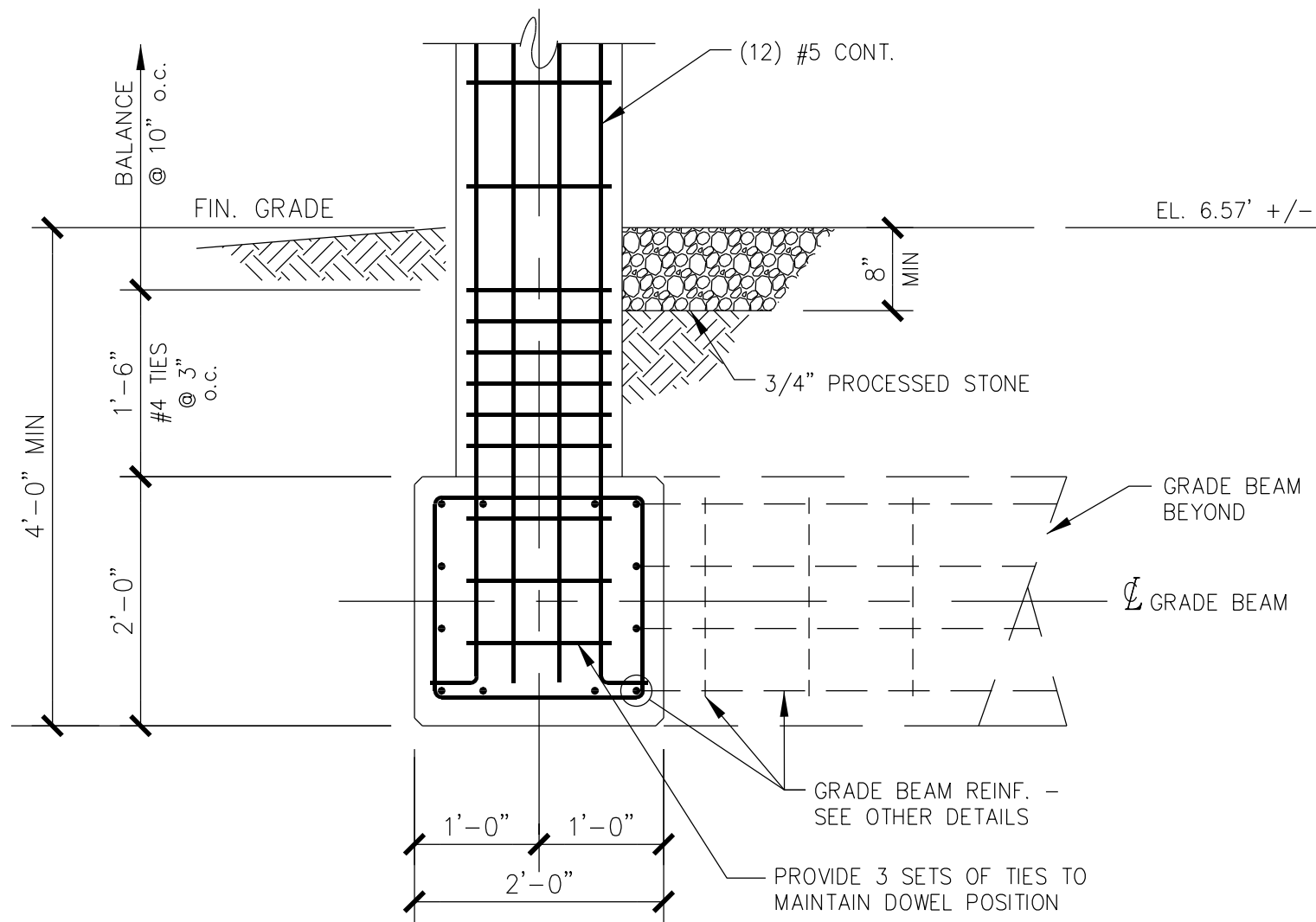
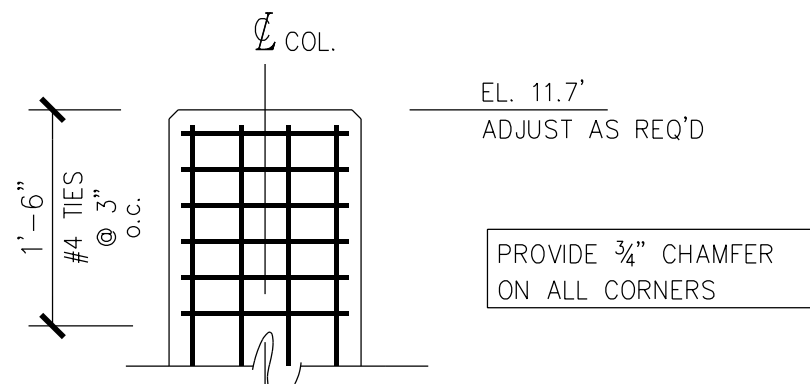
2  
S-4

TYP. CANOPY & PATIO COLUMN REINFORCEMENT  
3/4" = 1'-0"



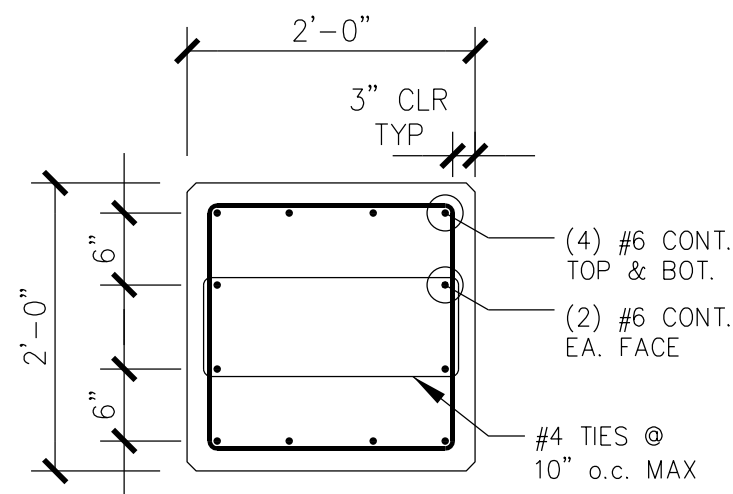
5  
S-4

TYPICAL TRENCHING LIMITS  
NOT TO SCALE



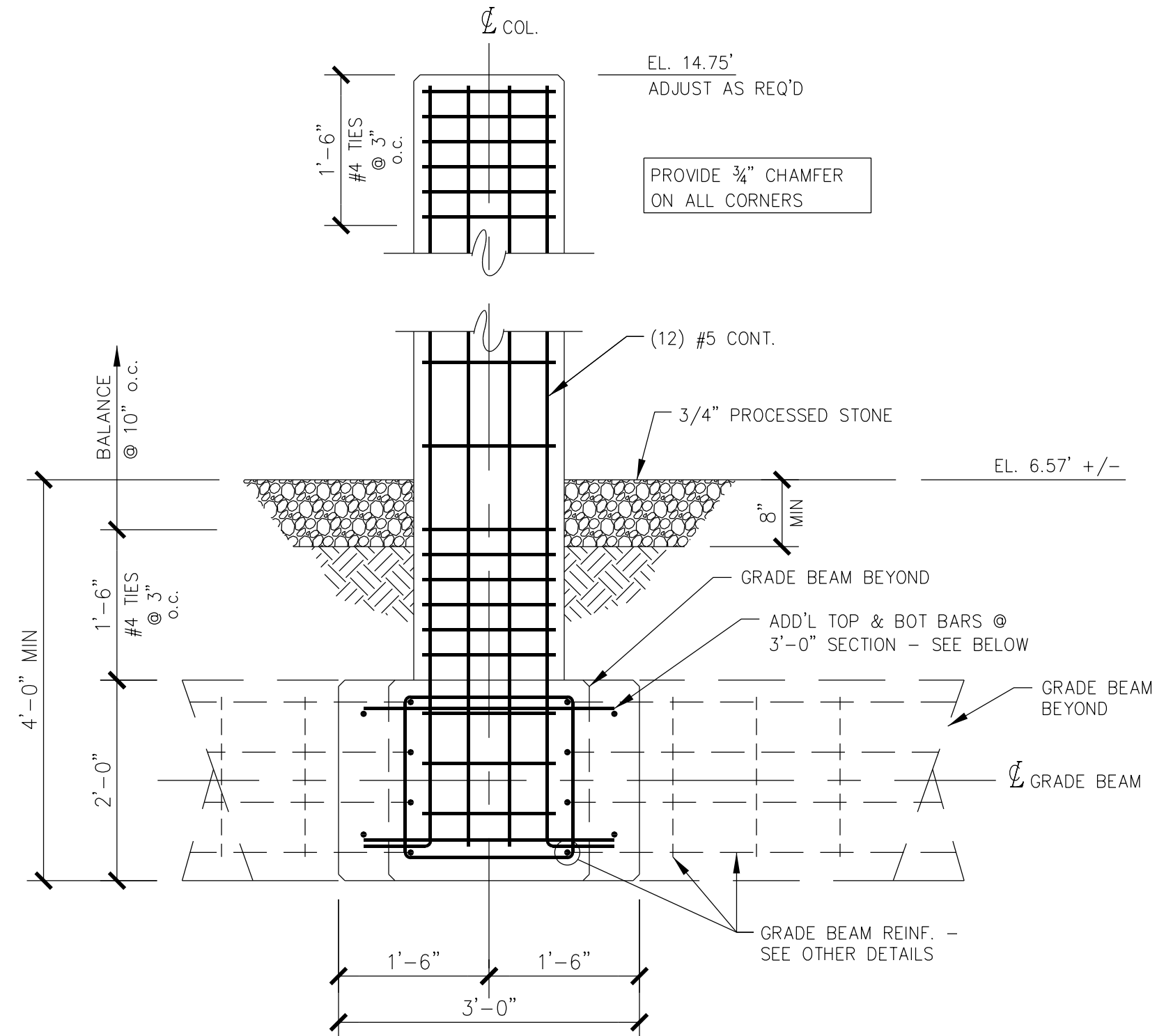
3  
S-4

TYP. CANOPY & PATIO COLUMN DETAIL  
3/4" = 1'-0"



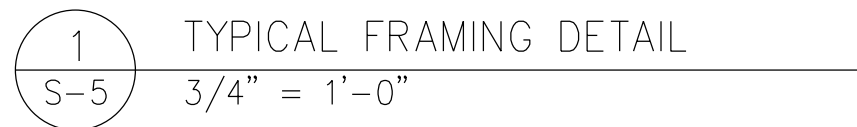
6  
S-4

TYP. GRADE BEAM DETAIL  
3/4" = 1'-0"



8  
S-4

TYP. EXTERIOR COLUMN DETAIL  
3/4" = 1'-0"



2  
S-5

3 TYPICAL FRAMING DETAIL AT DECK & CANOPY  
S-5 NOT TO SCALE

4 TYPICAL FRAMING DETAIL  
S-5 NOT TO SCALE



6 ALTERNATE FRAMING DETAIL AT DECK & CANOPY  
S-5 NOT TO SCALE

7  
S-5

TYPICAL FRAMING DETAIL  
NOT TO SCALE

8 TYPICAL FRAMING DETAIL  
S-5 3/4" = 1'-0"

10 TYPICAL FRAMING DETAIL  
S-5 NOT TO SCALE

|         |             |       |
|---------|-------------|-------|
| JOB NO. | DRAWING NO. | SHEET |
| 5004    | 5           | S-5   |