

EXISTING STEEL ROOF BEAM NOTES:

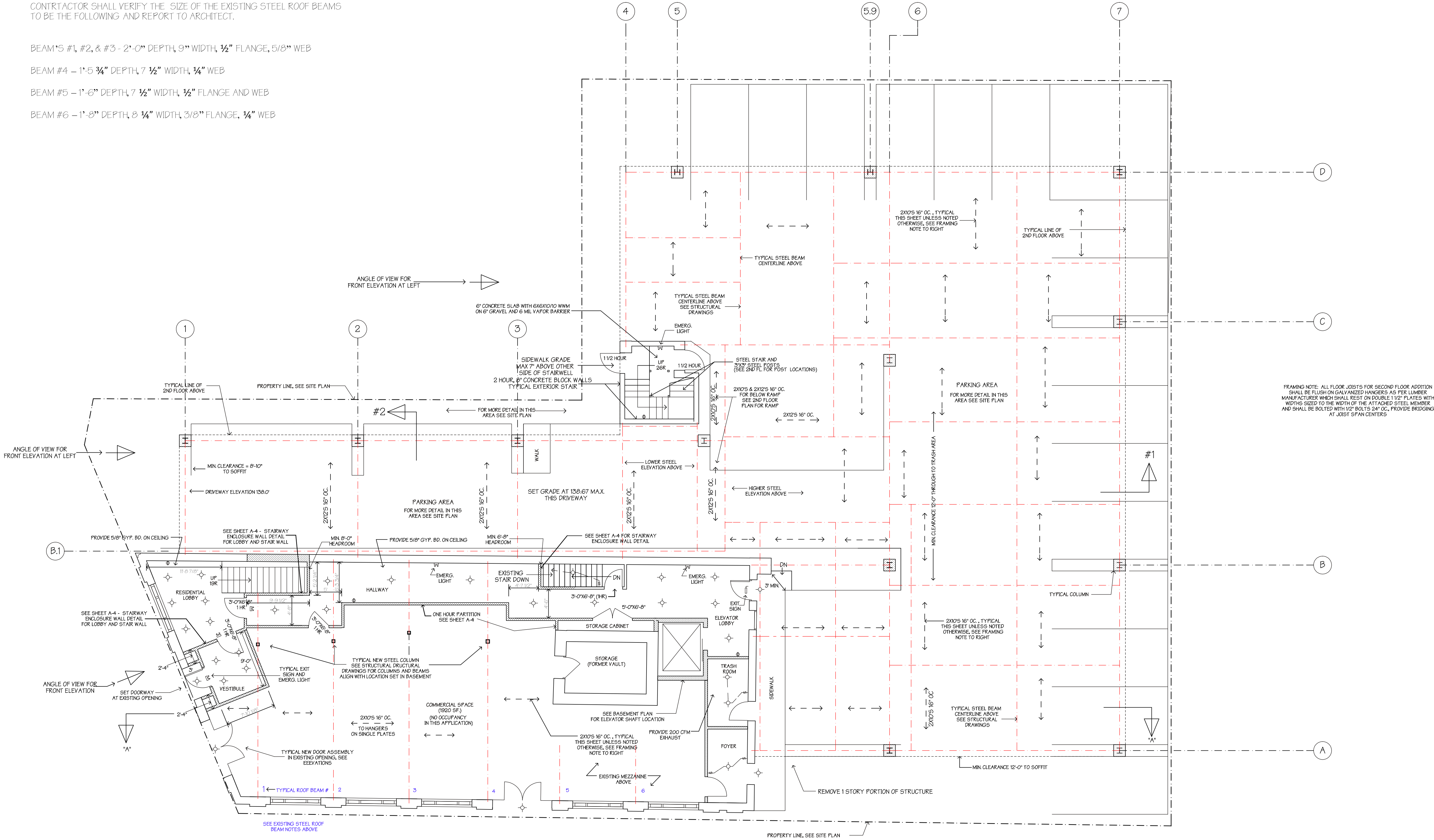
CONTRACTOR SHALL VERIFY THE SIZE OF THE EXISTING STEEL ROOF BEAMS TO BE THE FOLLOWING AND REPORT TO ARCHITECT.

BEAM'S #1, #2, & #3 - 2'-0" DEPTH, 9" WIDTH, 1/2" FLANGE, 5/8" WEB

BEAM #4 - 1'-5 3/4" DEPTH, 7 1/2" WIDTH, 1/4" WEB

BEAM #5 - 1'-6" DEPTH, 7 1/2" WIDTH, 1/2" FLANGE AND WEB

BEAM #6 - 1'-8" DEPTH, 8 3/4" WIDTH, 3/8" FLANGE, 1/4" WEB



FRAMING NOTE: ALL FLOOR JOISTS FOR SECOND FLOOR ADDITION SHALL BE FLUSH ON GALVANIZED HANGERS AS PER LUMBER MANUFACTURER WHICH SHALL REST ON DOUBLE 1/2" PLATES WITH WIDTHS SIZED TO THE WIDTH OF THE ATTACHED STEEL MEMBER AND SHALL BE BOLTED WITH 1/2" BOLTS 24" OC, PROVIDE BRIDGING AT JOIST SPAN CENTERS

NOTES: 1. ALL COMMON AREA INTERIOR LIGHTING SHALL BE ON 24 HOURS WITH DISCONNECT SWITCH. ALL WORK SHALL BE DONE IN ACCORDANCE WITH NATIONAL ELECTRIC CODE 2017. SEE GENERAL NOTES FOR MANUAL FIRE ALARM SYSTEM

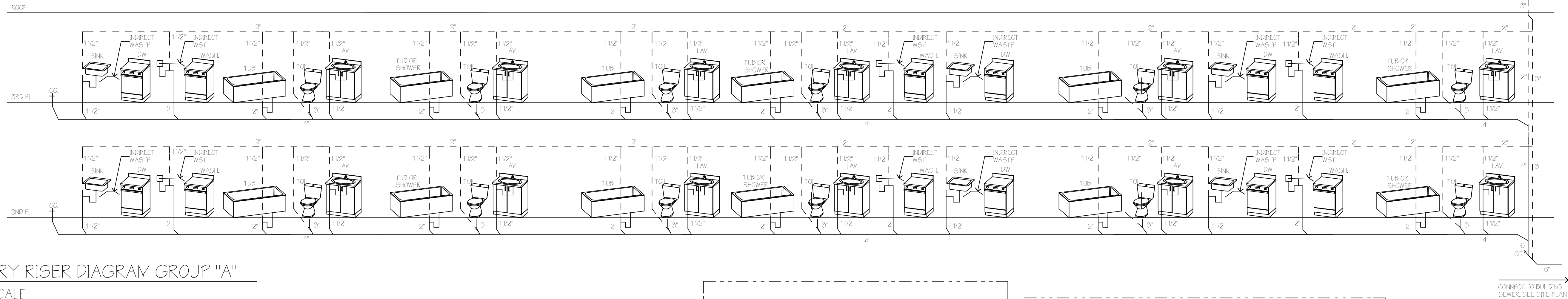
2. ALL DOORS ARE 3'-0" X 6'-8" UNLESS NOTED OTHERWISE

3. MAX. TRAVEL DISTANCE = 50'

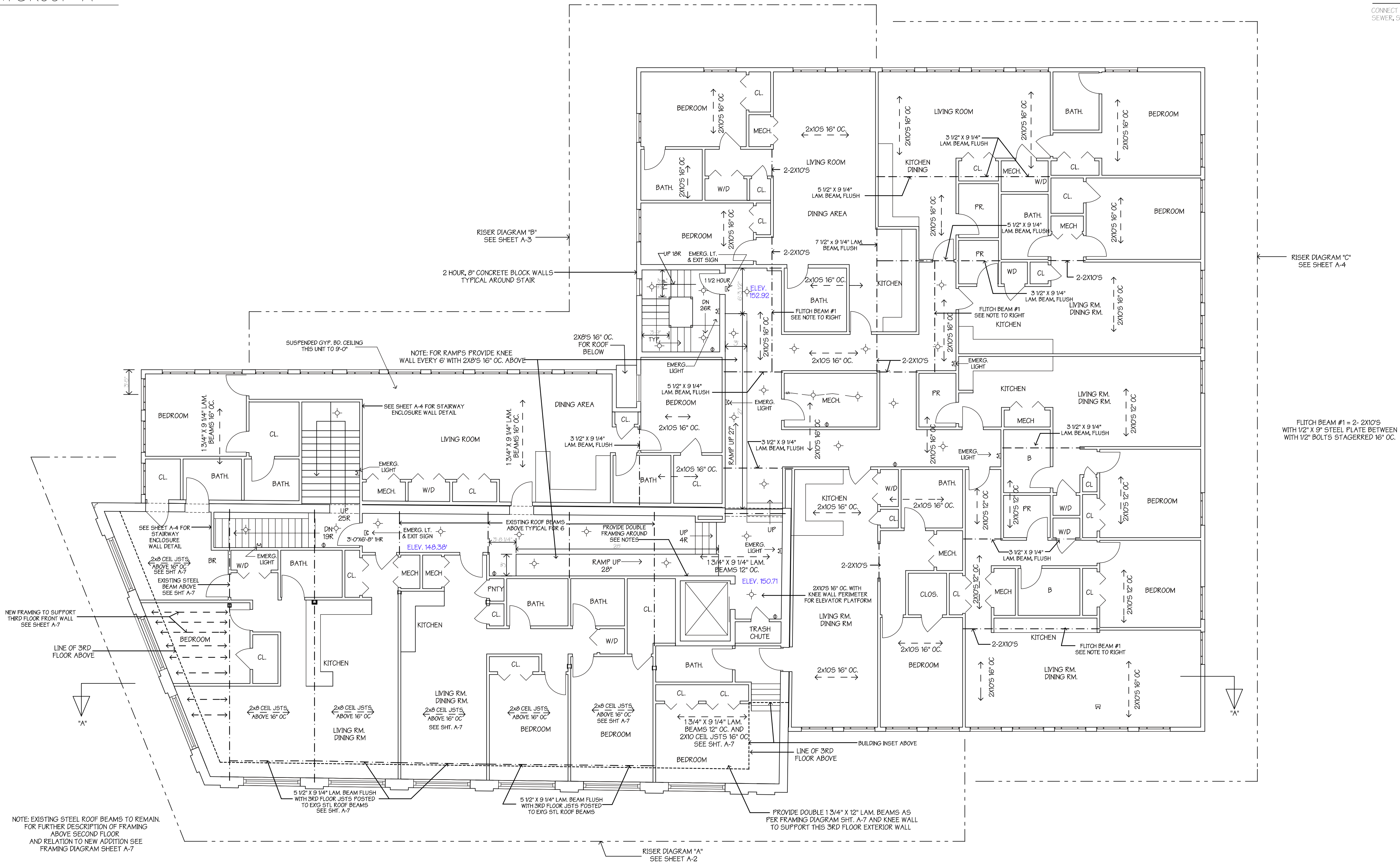
NOTE: SEE ENLARGED PLANS FOR DETAIL WITHIN APARTMENT UNITS

SET ALL COLUMN, ELEVATOR, AND NEW EXTERIOR WALL LOCATIONS FROM FOUNDATION PLAN

GROUND FLOOR PLAN
SCALE: 1/8" = 1'-0"



SANITARY RISER DIAGRAM GROUP "A"
NOT TO SCALE



NOTES: 1. ALL COMMON AREA INTERIOR LIGHTING SHALL BE ON 24 HOURS WITH DISCONNECT SWITCHES. ALL WORK SHALL BE DONE IN ACCORDANCE WITH NATIONAL ELECTRIC CODE 2017. SEE GENERAL NOTES FOR MANUAL FIRE ALARM SYSTEM.

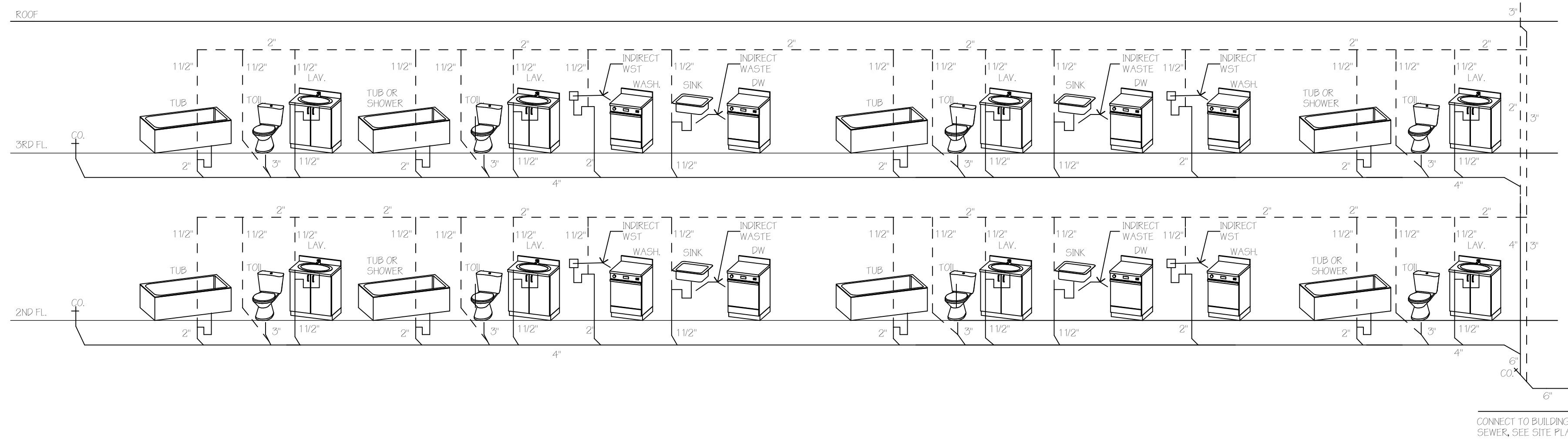
2. ALL DOORS ARE 3'-0" X 6'-8" UNLESS NOTED OTHERWISE. ENTRY DOORS SHALL BE 1/3 HOUR RATED.

NOTE: SEE SHT. A-4 FOR CORRIDOR AND APARTMENT SEPARATION WALL DETAILS.

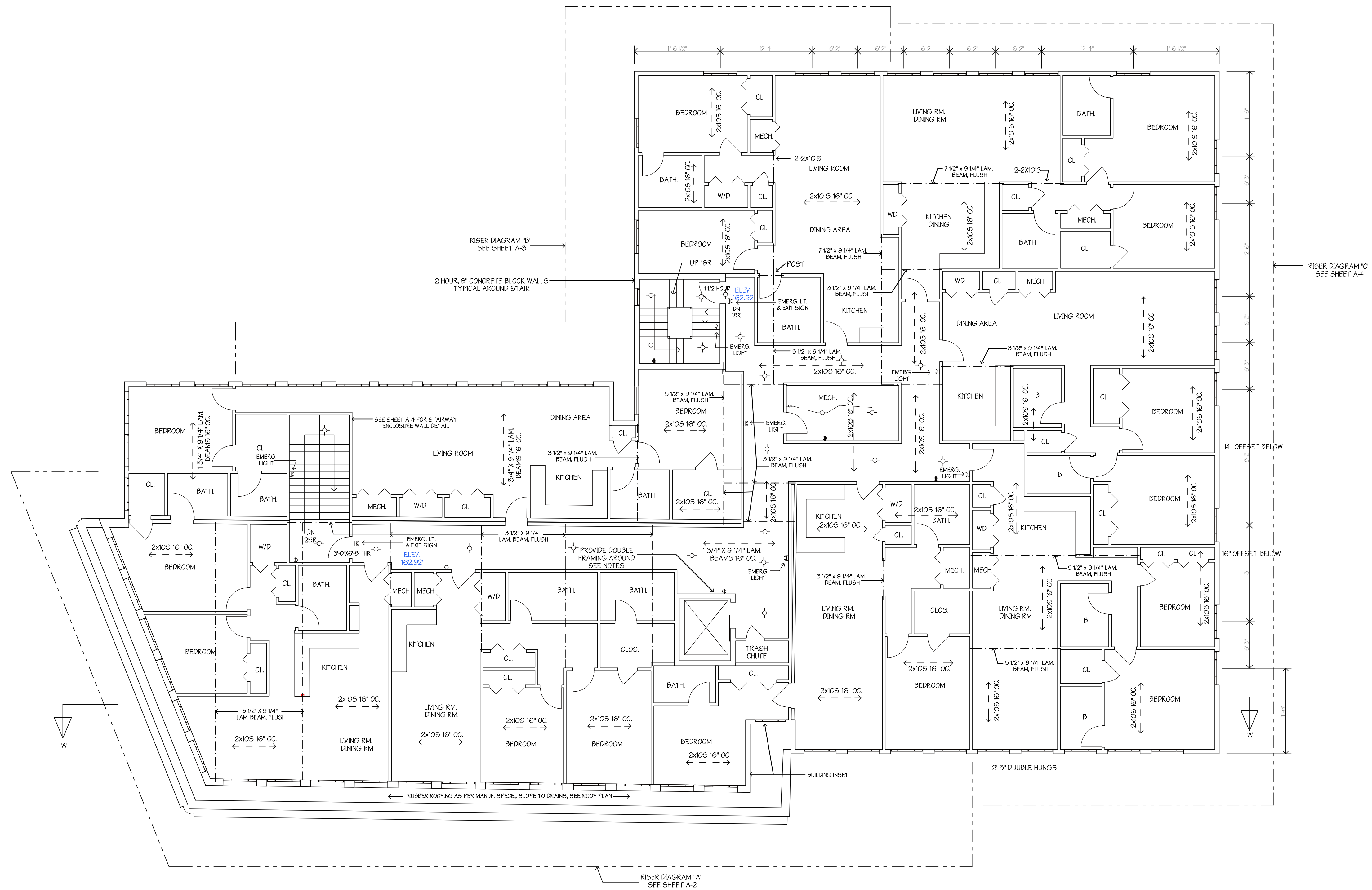
NOTE: SEE ENLARGED PLANS FOR MORE DETAIL.

MAX. TRAVEL DISTANCE = 55'

SECOND FLOOR FRAMING & EXIT PLAN
SCALE: 1/8" = 1'-0" (INCLUDES COMMON AREA ELECTRIC)

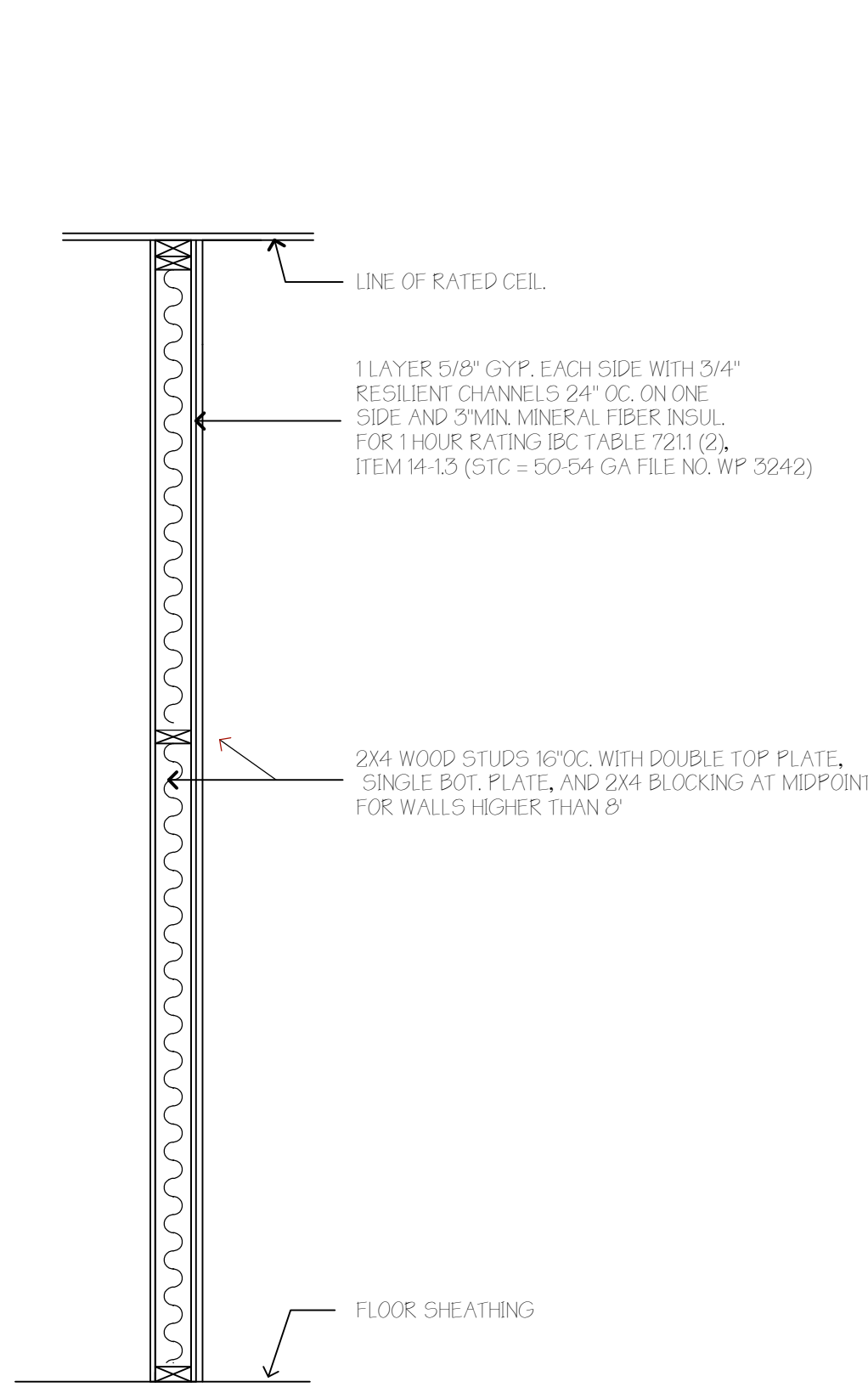


SANITARY RISER DIAGRAM GROUP "B"
NOT TO SCALE

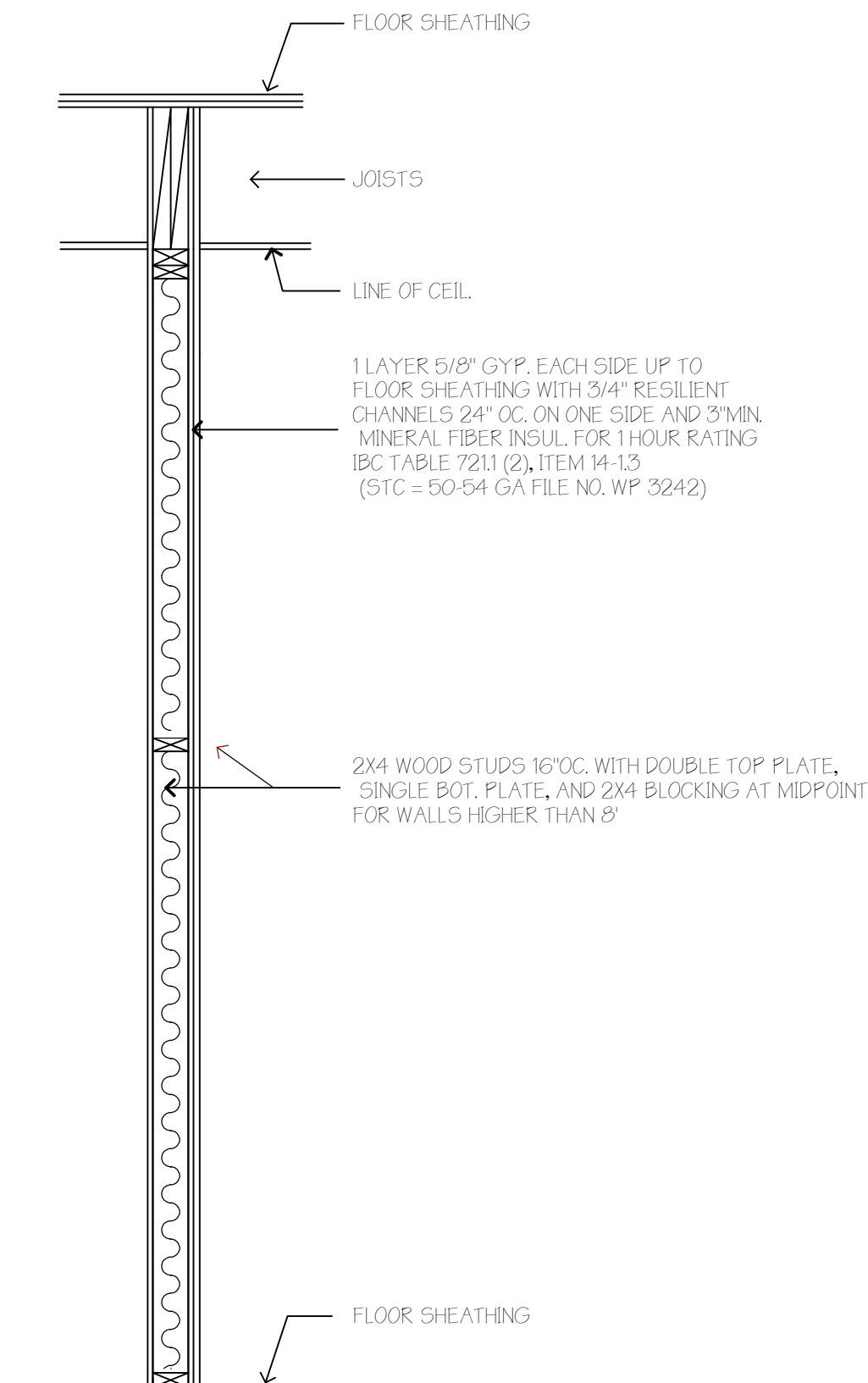


- NOTES: 1. ALL COMMON AREA INTERIOR LIGHTING SHALL BE ON 24 HOURS WITH DISCONNECT SWITCH. ALL WORK SHALL BE DONE IN ACCORDANCE WITH NATIONAL ELECTRIC CODE 2017. SEE GENERAL NOTES FOR MANUAL FIRE ALARM SYSTEM.
2. ALL DOORS ARE 3'-0" X 8'-0" UNLESS NOTED OTHERWISE. AP1 ENTRY DOORS SHALL BE 1/2 HOUR RATED.
- NOTE: SEE SHT. A-4 FOR CORRIDOR AND APARTMENT SEPARATION WALL DETAILS.
- NOTE: SEE ENLARGED PLANS FOR MORE DETAIL.
- MAX. TRAVEL DISTANCE = 55'

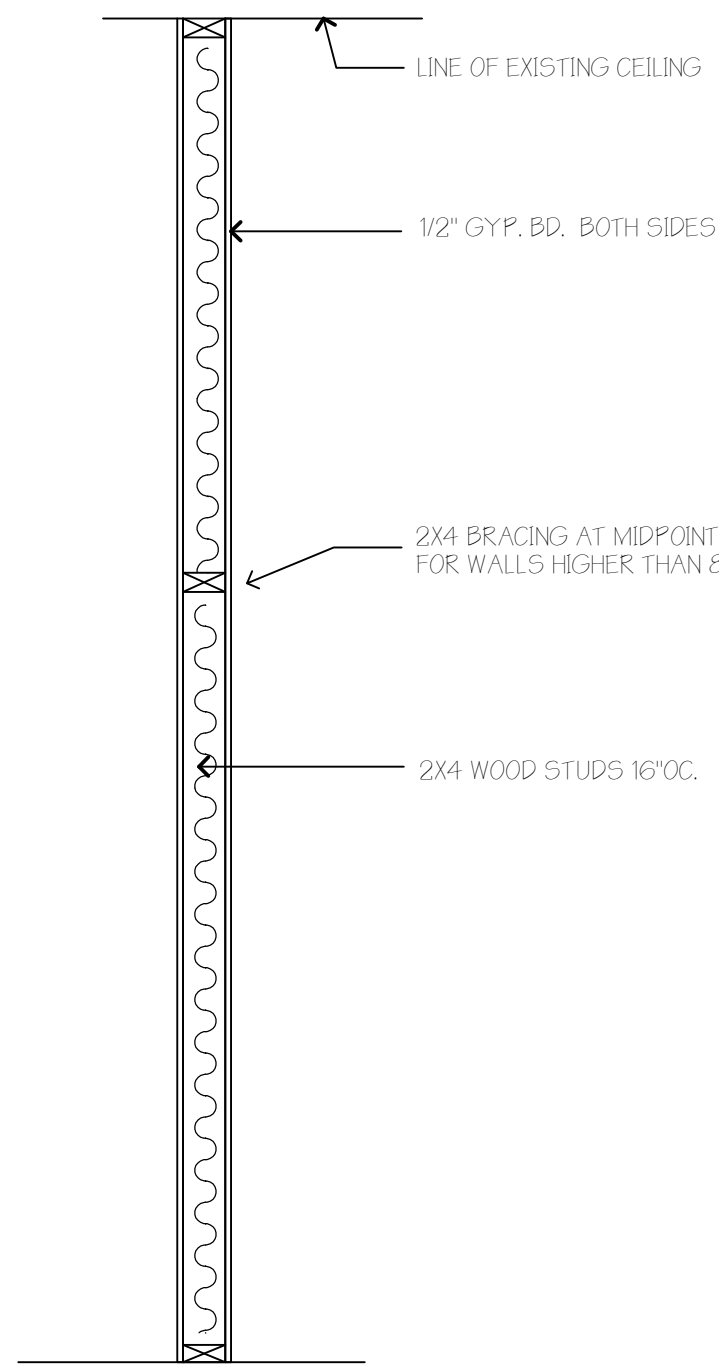
THIRDD FLOOR FRAMING & EXIT PLAN
SCALE: 1/8" = 1'-0" (INCLUDES COMMON AREA ELECTRIC)



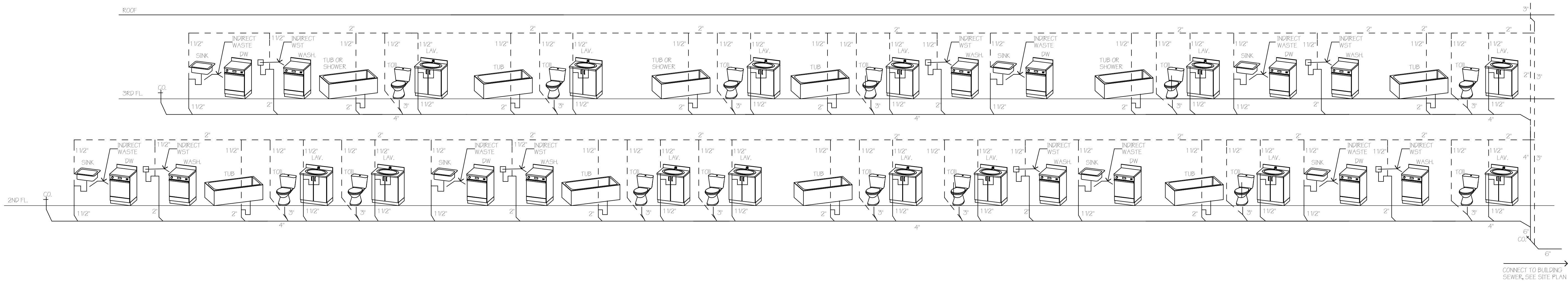
TYPICAL CORRIDOR AND APARTMENT SEPARATION WALL
NOT TO SCALE



TYPICAL STAIR ENCLOSURE WALL AT BLDG. FRONT (& 1ST FL. HALL WALL)
NOT TO SCALE (SEE FLOOR PLANS FOR STAIR AT PARKING TO ROOF)

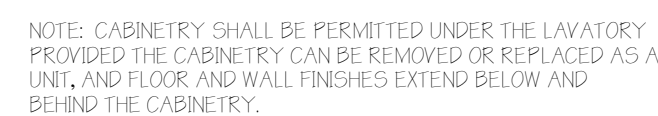
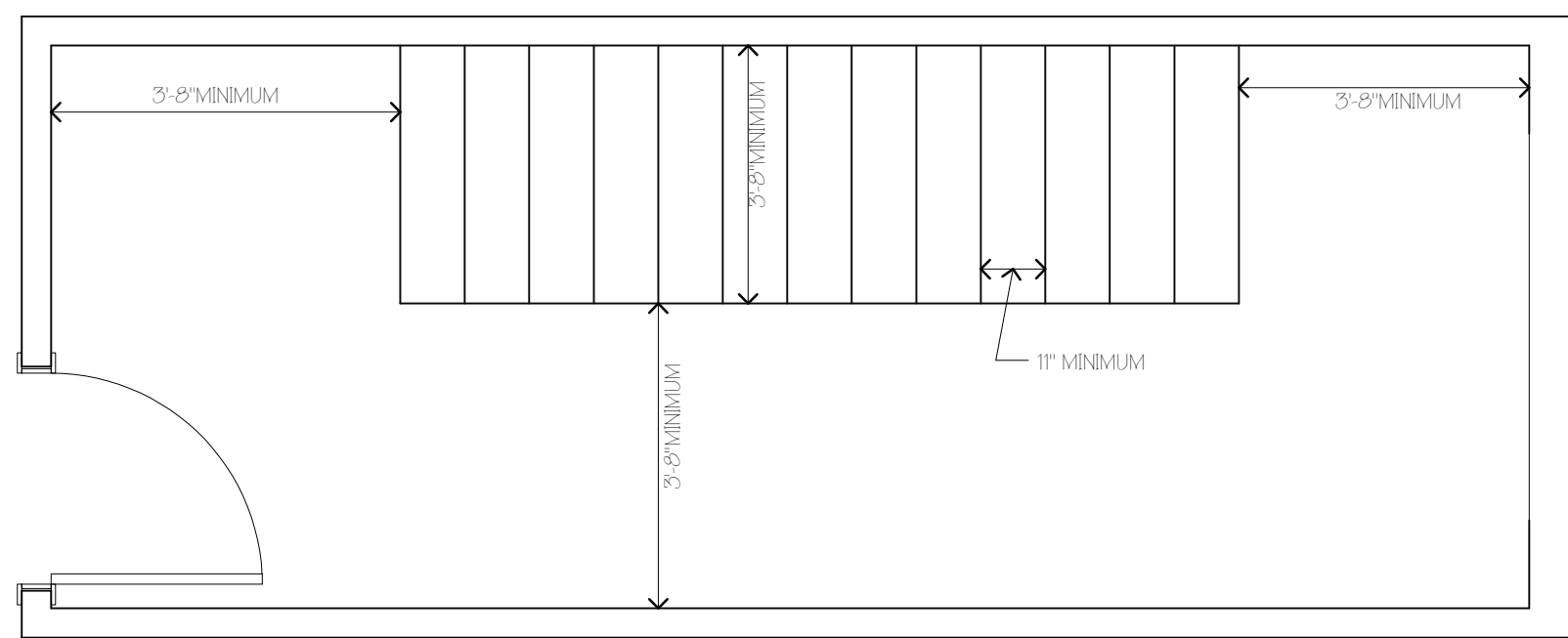


TYPICAL 2ND AND 3RD FLOOR INTERIOR WALL
NOT TO SCALE



SANITARY RISER DIAGRAM GROUP "C"
NOT TO SCALE

1. WINDOW TYPES AND SIZES ARE INDICATED ON BUILDING ELEVATIONS.
2. WINDOW CHARACTERISTICS AND ENERGY RATINGS ARE INDICATED ON RESCHECK CALCULATIONS.

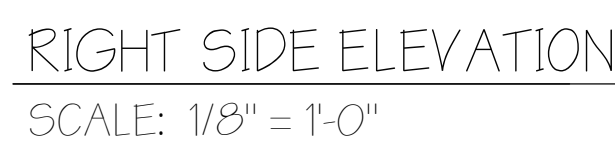
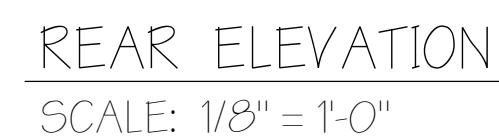
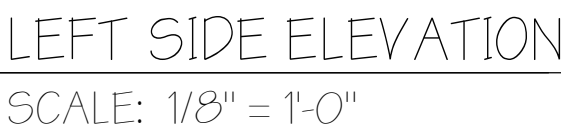


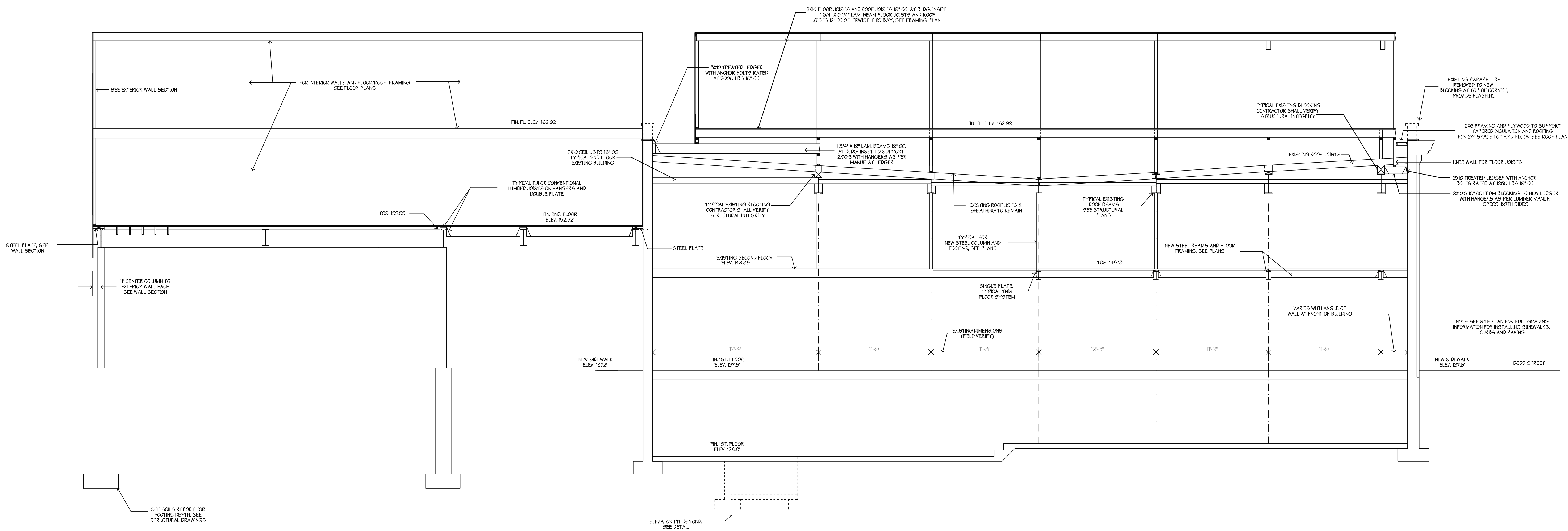
NOT TO SCALE

1. TREADS AND RISERS SHALL BE OF UNIFORM SIZE AND SHAPE, THE TOLERANCE BETWEEN THE LARGEST AND SMALLEST RISER HEIGHT OR TREAD RUN IN ANY FLIGHT SHALL BE 3/16 INCHES MAXIMUM.
2. DOORS OPENING ONTO A LANDING SHALL NOT REDUCE THE LANDING TO LESS THAN ONE HALF THE REQUIRED WIDTH.
3. WHEN FULLY OPEN DOORS SHALL NOT PROJECT MORE THAN SEVEN INCHES INTO A LANDING.
4. THE WALKING SURFACE OF TREADS AND LANDINGS SHALL NOT BE SLOPED MORE THAN 1/48.
5. 3'-0" HIGH HANDRAILS SHALL BE PROVIDED ON BOTH SIDES OF STAIRWAYS AND RAMPS. PROVIDE 12" HANDRAIL EXTENSIONS AND RETURN HANDRAIL ENDS TO WALL, HANDRAIL POST OR GUARD FOR STAIRS AND TO POST FOR RAMPS.
6. 3'-6" HIGH GUARDS WITH BALLUSTER SPACING LESS THAN 4" SHALL BE PROVIDED ON OPEN SIDES OF STAIRS AND WALKING SURFACES.

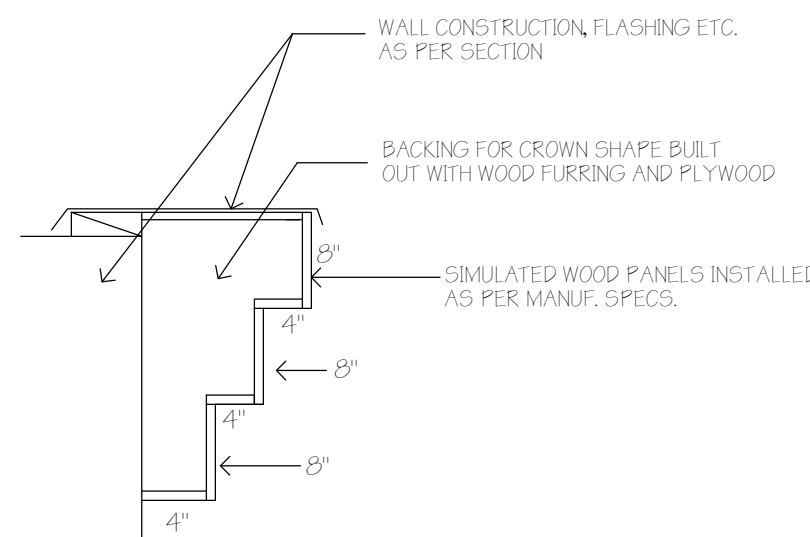


1. ALL DOORS SHALL BE FLUSH WOOD, GLASS, OR HOLLOW METAL WITH OTHER INFORMATION AS INDICATED ON DRAWINGS AND BELOW.
2. ALL RESIDENTIAL CORRIDOR DOORS & FRAMES SHALL BE RATED 1/3 HOUR (CONFIRMED BY MANUFACTURER FOR CORRIDORS, AND ALL STAIRWELL DOORS & FRAMES SHALL BE RATED 1 1/2 HOUR, 1ST FLOOR CORRIDOR DOORS & FRAMES SHALL BE 3/4 HOUR.
3. ALL DOOR HARDWARE SHALL NOT LOCK IN THE DIRECTION OF EGRESS FROM ANY SPACE & SHALL NOT REQUIRE ANY SPECIAL KNOWLEDGE OR EFFORT TO OPEN.
4. ALL RATED DOORS SHALL HAVE AUTOMATIC CLOSERS WITH INITIAL FORCE TO OPERATE @ 30 LBS. AND FORCE TO OPEN FULLY @ 15 LBS.
5. DOOR HANDLES, PULLS, LATCHES, LOCKS, AND OTHER OPERATING DEVICES SHALL BE NO HIGHER THAN 48" AFF. AND BE EASILY OPERATED WITH ONE HAND.
6. THE FORCE TO OPERATE INTERIOR DOORS WITHOUT CLOSERS SHALL NOT EXCEED 5 LBS.
7. ALL DOORS SHALL HAVE LEVER HARDWARE.

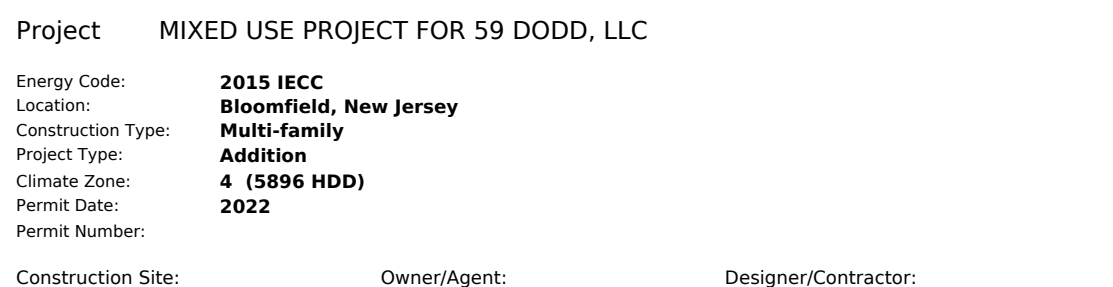




"A - "A" FRAMING DIAGRAM OF EXISTING BUILDING WITH ADDITION
SCALE: 1/4" = 1'-0"



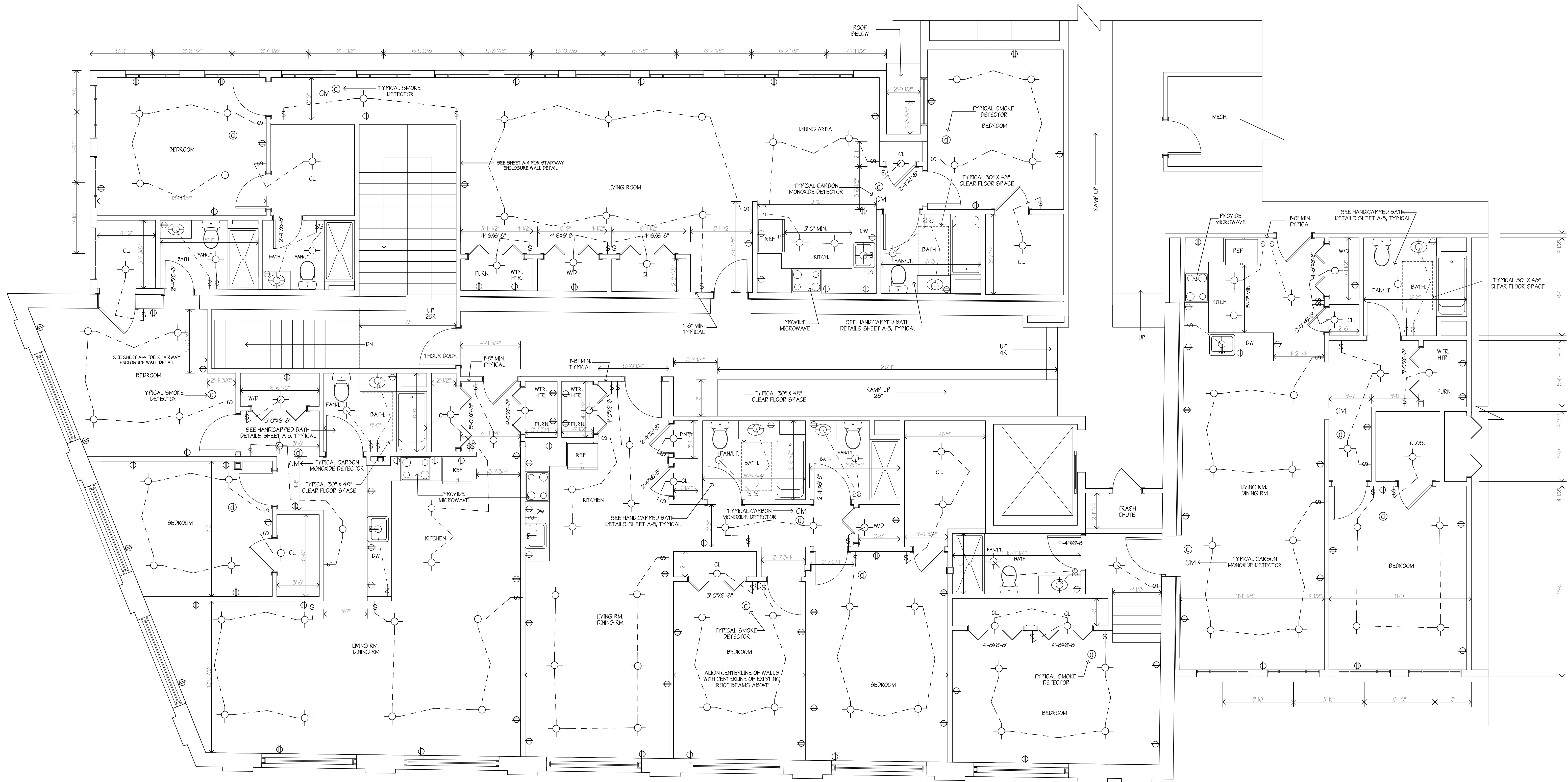
CROWN PROFILE DETAIL
SCALE: 3/4" = 1'-0"



Compliance Statement: The proposed building design described here is consistent with the building plans, specifications, and other calculations submitted with the permit application. The proposed building has been designed to meet the 2015 IECC requirements in REScheck Version 4.6.2 and to comply with the mandatory requirements listed in the REScheck Inspection Checklist.

Project Title: MIXED USE PROJECT FOR 59 DODD, LLC
Data filename: C:\Archicad 7.0\Rescheck 4.6.2 (IECC 2015)\DODD.rck





NOTES: SEE KEY PLANS PLANS FOR WOOD FRAMING AND
COMMON AREA ELECTRIC
ALL DOORS ARE 3'-0" X 6'-8" UNLESS NOTED OTHERWISE
APARTMENT ENTRANCE DOORS SHALL BE 1/3 HOUR RATED
KITCHEN AND BATH OUTLETS SHALL BE GFI

HANDICAPPED NOTES FOR ALL APARTMENT KITCHENS

1. A COUNTER HAVING A 30" MIN. WORK SURFACE MUST BE PROVIDED THAT IS REPLACEABLE AS A UNIT WHERE THAT MIN. WORK SURFACE CAN PROVIDE HEIGHTS FROM 29" TO 36" ABOVE THE FLOOR.
2. A SINK AND COUNTER COMBINATION HAVING A 30" MIN. WIDTH MUST BE PROVIDED THAT IS REPLACEABLE AS A UNIT WHERE THAT MIN. WIDTH CAN PROVIDE HEIGHTS FROM 29" TO 36" ABOVE THE FLOOR. THE PLUMBING SUPPLY AND DRAIN LINES SHALL BE SET LOW TO ALLOW THIS.

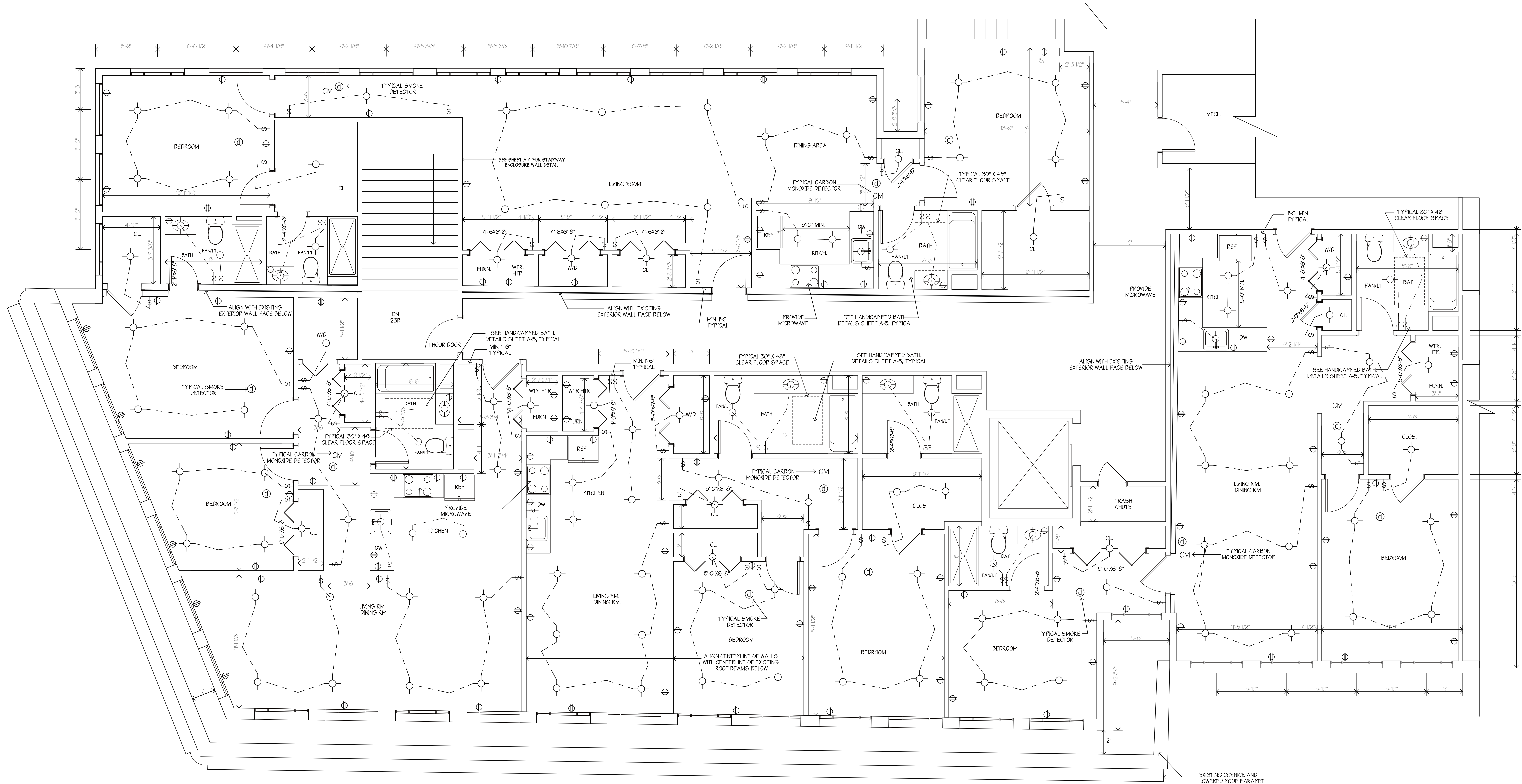
3. CABINETRY BELOW 1 & 2 ABOVE SHALL BE REMOVEABLE AS A UNIT MIN. 30" WIDE, FLOOR AND WALL FINISHES BELOW AND BEHIND SHALL BE COMPLETE.
4. ALL WORK SHALL CONFORM TO ICC A117.1-2009 FOR THE HANDICAPPED
5. DISHWASHER SHALL NOT OPEN TO BLOCK CLEAR FLOOR SPACE IN FRONT OF SINK

NOTE: EXTERIOR WALL, ELEVATOR AND STAIR LOCATIONS SHALL BE SET FROM 2ND FLOOR BELOW EXCEPT WHERE NOTED OTHERWISE

NOTE: SEE SHT. A-4 FOR CORRIDOR AND APARTMENT SEPARATION WALL DETAILS

ENLARGED UNIT PLAN 2ND FLOOR FRONT

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



NOTES: SEE KEY PLANS PLANS FOR WOOD FRAMING AND COMMON AREA ELECTRIC;
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ENLARGED UNIT PLAN 3RD FLOOR FRONT

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

DWG.

A-10

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AUTH. NO. AC 202
LIC. NO. 21A027000

DATE: 3/01/22

MIXED USE PROJECT

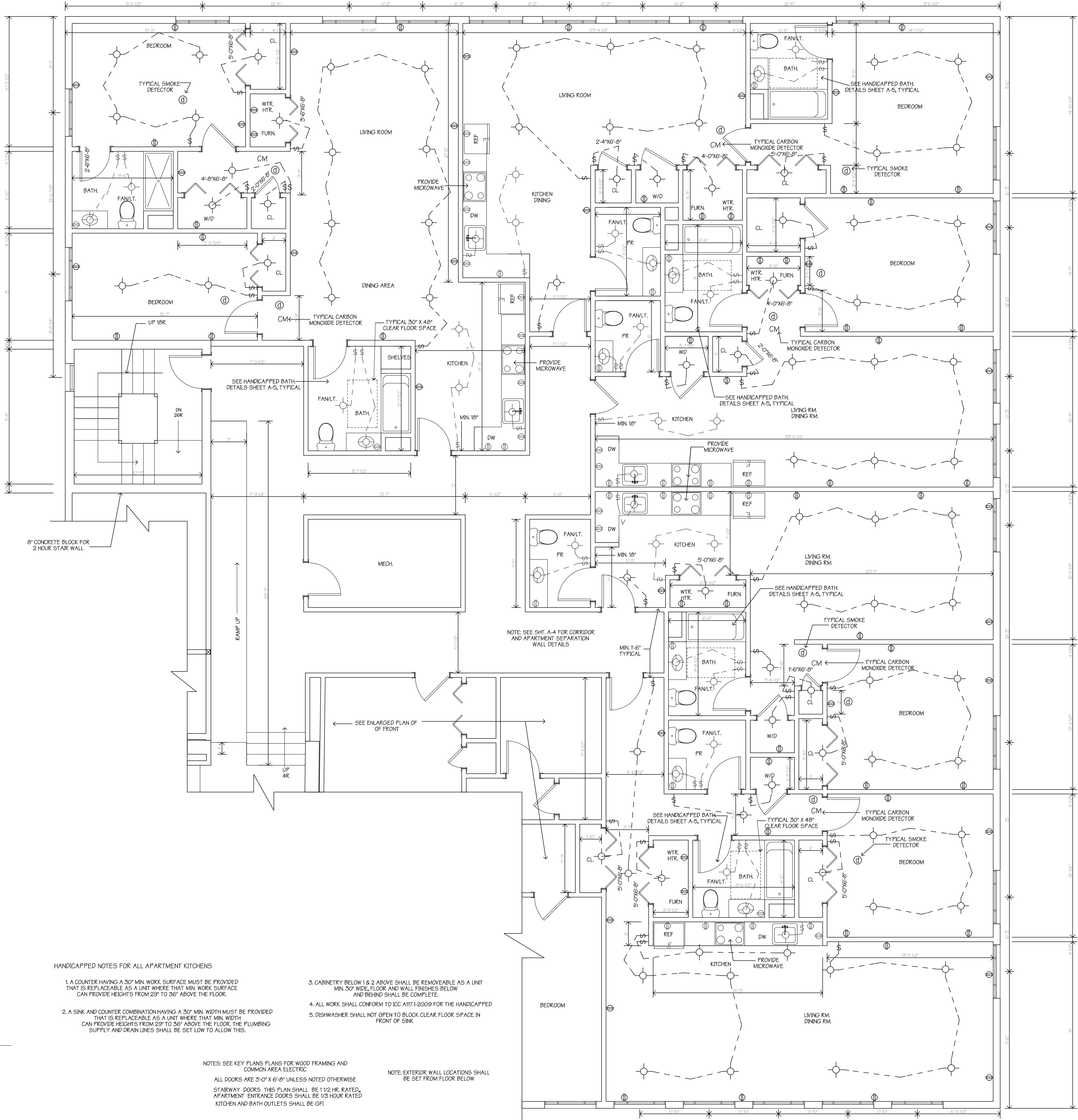
FOR

59 DODD, LLC.

BLOOMFIELD, N.J.

ENLARGED UNIT PLAN 2ND FLOOR REAR

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

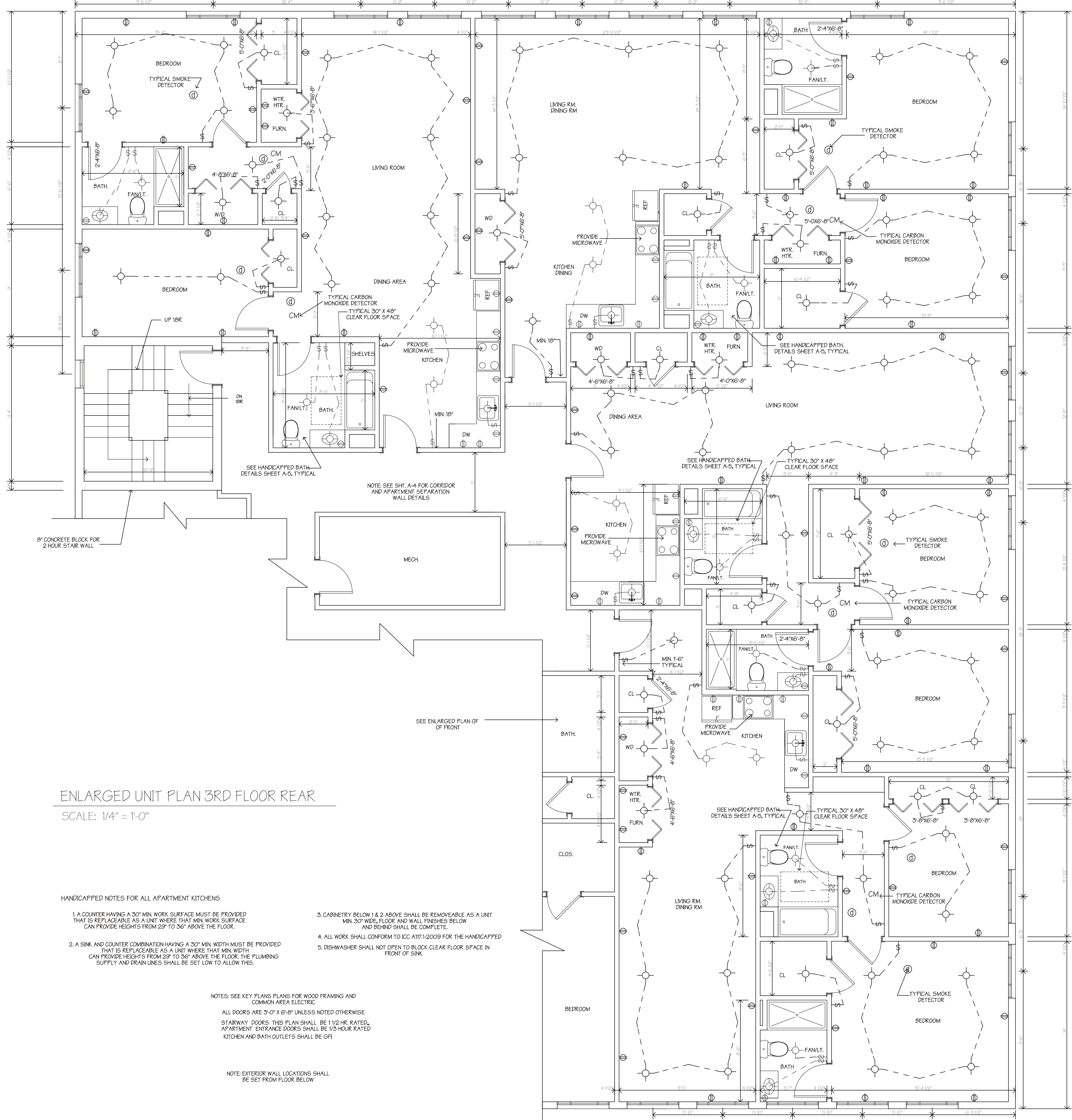


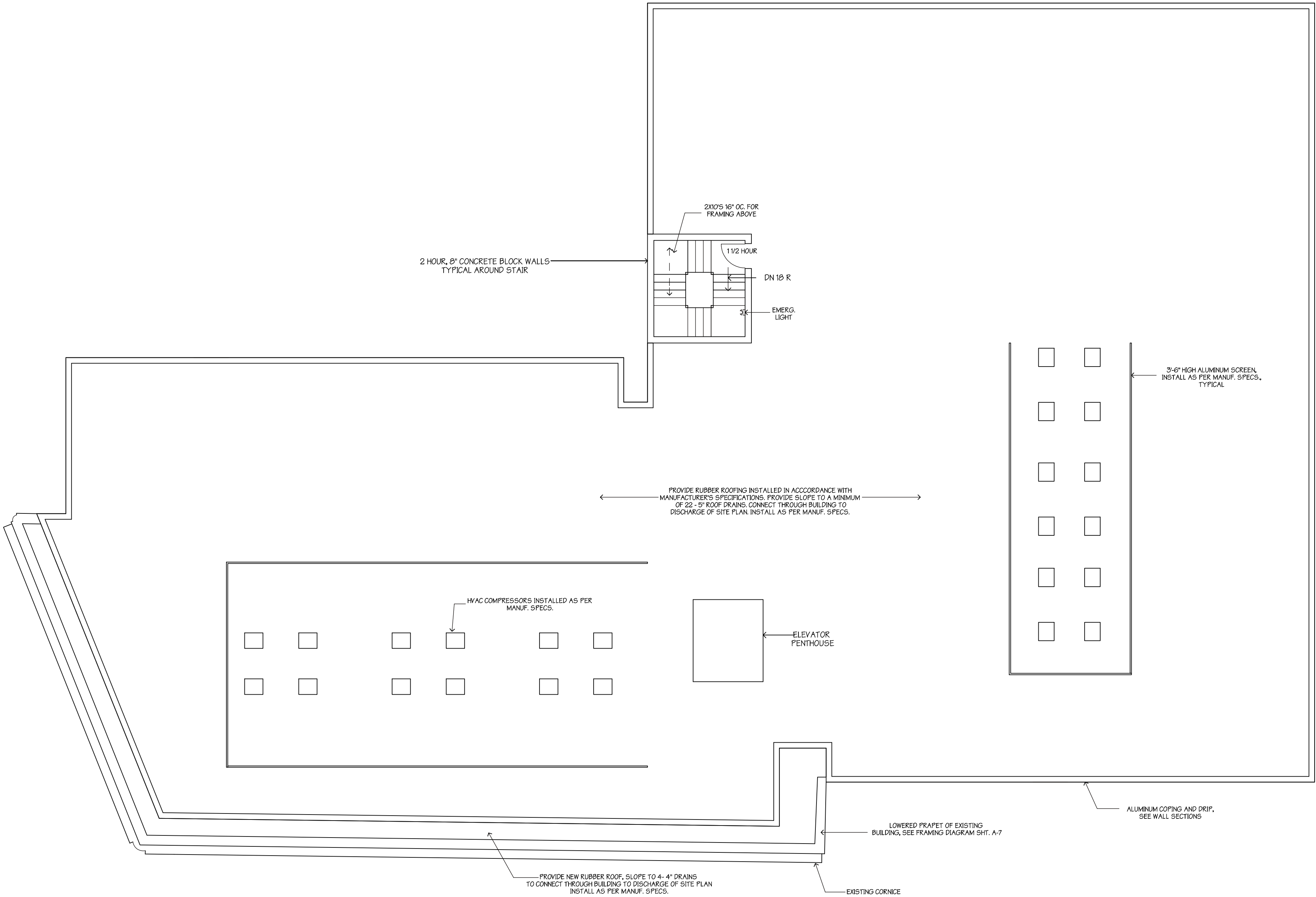
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NOTES: SEE KEY PLANS PLANS FOR WOOD FRAMING AND COMMON AREA ELECTRIC
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STAIRWAY DOORS THIS PLAN SHALL BE 1 1/2 HR. RATED, APARTMENT ENTRANCE DOORS SHALL BE 1/3 HOUR RATED
KITCHEN AND BATH OUTLETS SHALL BE GFI

NOTE: EXTERIOR WALL LOCATIONS SHALL BE SET FROM FLOOR BELOW





ROOF PLAN

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