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APPLICABLE CODES

BUILDING CODE: 2015 IRC WITH 780 CMR NINTH EDITION MASSACHUSETTS AMENDMENTS
 ENERGY CODE: BBRS STRETCH CODE WITH 2020 IECC AMENDMENTS

SQUARE FOOTAGE

FLOOR	EXISTING	PROPOSED
0	1355 SQFT	1355 SQFT*
1	1825 SQFT	2494 SQFT
2	1148 SQFT	1148 SQFT*
3	458 SQFT	458 SQFT*
TOTAL	4786 SQFT	5455 SQFT

*INDICATES NO CHANGE IN FLOOR AREA
 **FOUNDATION AREAS EXCLUDE CRAWLSPACES, MUDROOM & GARAGE
 ***ABOVE GRADE LEVELS EXCLUDE NON-CONDITIONED SPACES SUCH AS GARAGES, DECKS AND INTERIOR SPACES WITH FINISHED HEAD HEIGHTS BELOW 60"

THE RENDERINGS ARE FOR VISUALIZATION PURPOSES ONLY - MAY DIFFER SLIGHTLY FROM ACTUAL



EXISTING RIGHT RENDERING



PROPOSED RIGHT RENDERING

PROPOSED SITE: LINCOLN, MA

SCOPE OF WORK

ADDITION OF MASTER SUITE AND FITNESS ROOM. REMODEL BREEZEWAY, LAUNDRY AND CLOSETS. EXTEND GARAGE, EXTERIOR DRIVEWAY, AND WALKWAY.

ZONING INFO

ZONING DISTRICT: TOWN OF LINCOLN, MA. ZONING DISTRICT R-1

GENERAL NOTES

1. ALL WORK SHALL BE PERFORMED IN STRICT COMPLIANCE WITH LOCAL, COUNTY, STATE AND FEDERAL CODES AND ORDINANCES.
2. GENERAL CONTRACTOR SHALL VERIFY THE LOCATION OF ALL UTILITIES.
3. GENERAL CONTRACTOR TO VERIFY ALL DIMENSIONS, INCLUDING CLEARANCES REQUIRED BY OTHER TRADES AND NOTIFY ARCHITECT/OWNER OF ANY DISCREPANCIES PRIOR TO PROCEEDING WITH THE WORK. ALL EXISTING DIMENSIONS ARE TO THE FACE OF FINISHED SURFACE UNLESS NOTED OTHERWISE. DO NOT SCALE DRAWINGS.
4. GENERAL CONTRACTOR IS RESPONSIBLE FOR OBTAINING ANY AND ALL PERMITS.
5. FOR THE PURPOSE OF THE DOCUMENTS, TO "INSTALL" SHALL MEAN TO PROVIDE ALL FASTENERS, MISCELLANEOUS HARDWARE, BLOCKING, ELECTRICAL CONNECTIONS, PLUMBING CONNECTIONS, AND OTHER ITEMS REQUIRED FOR A COMPLETE AN OPERATION INSTALLATION, UNLESS OTHERWISE NOTED.

ARCHITECTURE FIRM: STRUCTURAL ENGINEER:



1. Building Design Code Reference
 a. 9th Edition Massachusetts Building Code (IRC 2015 + Amendments)

2. Building Design Loads Used
- a. Dead Loads
 - b. Roof Framing: 15 psf
 - c. Attic Dead Loads: 10 psf
 - d. Typical Floor Live Load: 40 psf
 - e. Exterior Wall Self Weight Load: 20 psf
 - f. Interior/partition Self Weight Load: 10 psf

- II. Live Loads
- a. Uninhabitable Attics without storage: 10 psf
 - b. Typical Floor Live Load: 40 psf

- III. Snow Loads
- a. Ground Snow Load- 40 psf
 - b. Minimum Flat Roof Snow Load- 35 psf
 - c. Importance Factor, Is = 1.0
 - d. Exposure Factor, Ce = 1.0
 - e. Thermal Factor, Ct = 1.1

- III. Wind Loads
- a. Basic Wind Speed, V=126mph (Ultimate, 3-sec gust)
 - b. Exposure 'c'
 - c. Risk Category II
 - d. Velocity Pressure Coefficient (Kz) = 0.85
 - e. Topographic Facot (Kt) = 1.0
 - f. Wind Directionality Factor (Kd) = 0.85

3. Specified Materials
- a. Sawm Lumber: Spruce-Pine- Fir #2 or Better. SYP #1 PT for Decks
 - b. Engineered Lumber (Beams): Boise Cascade Versa- Lam LVL 2.1E 3100 SFP
 - c. Engineered Lumber (Posts): Versa-Lam 1.8E 2650
 - d. Structural Steel to be new and conform to the following:
 -Rolled Shapes: ASTM A572 Grade 50 (Fy= 50ksi)
 - Plates, angles, channels: ASTM A36 (Fy= 36ksi)
 -Round Pipes: ASTM A53, Type E (Fy=36ksi)



Mar-04-2022

CONTRACTOR

GMT Home Designs, Inc.
 60 Pleasant Street
 Suite 10 C
 Ashland, MA 01721
 (978) 861-7992
 gmthomedesigns.com



LALANCETTE & DUDKA
 CRITERIUM
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TITLE PAGE

SHEET TITLE:

PROJECT ADDRESS:
 LINCOLN, MA

REV. DATE:

10/25/2022

SHEET:

A0.0

GENERAL NOTES/CODE REQUIREMENTS PER THE IRC 2015 AND THE MSBC AMENDMENTS 2015 AND IECC 2015

SECTION R302 - FIRE-RESISTANT CONSTRUCTION

R302.1 Exterior walls.
Construction, projections, openings and penetrations of exterior walls of dwellings and accessory buildings shall comply with Table R302.1(1).

SECTION R303 - LIGHT, VENTILATION AND HEATING

R303.1 Habitable rooms.
Habitable rooms shall have an aggregate glazing area of not less than 8 percent of the floor area of such rooms. Natural ventilation shall be through windows, skylights, doors, louvers or other approved openings to the outdoor air. Such openings shall be provided with ready access or shall otherwise be readily controllable by the building occupants. The openable area to the outdoors shall be not less than 4 percent of the floor area being ventilated.

R303.3 Bathrooms.
Mechanical ventilation in accordance with section M1507 is required for all bathrooms with a shower or bathtub and rooms with a toilet.

R303.6 Stairway illumination.
Air exhaust and intake openings that terminate outdoors shall be protected with corrosion-resistant screens, louvers or grilles having an opening size of not less than 1/4 inch (6 mm) and a maximum opening size of 1/2 inch (13 mm), in any dimension. Openings shall be protected against local weather conditions. Outdoor air exhaust and intake openings shall meet the provisions for exterior wall opening protectives in accordance with this code.

R304.3 Minimum dimensions.
Habitable rooms shall not be less than 7 feet (2134 mm) in any horizontal dimension.

R305.1 Minimum height.
Habitable space and hallways shall have a ceiling height of not less than seven feet (2,134 mm). Bathrooms, toilet rooms, laundry rooms and habitable space in basements shall have a ceiling height of not less than six feet, eight inches (2,032 mm).

SECTION R307 - TOILET, BATH AND SHOWER SPACES

R307.1 Space required.
Fixtures shall be spaced in accordance with Figure R307.1, and in accordance with the requirements of Section P2705.1.

SECTION R310 - EMERGENCY ESCAPE AND RESCUE OPENINGS

R310.1 Basements, habitable attics and every sleeping room shall have not less than one operable emergency escape and rescue opening. Where basements contain one or more sleeping rooms, an emergency escape and rescue opening shall be required in each sleeping room. Emergency escape and rescue openings shall open directly into a public way, or to a yard or court that opens to a public way.

R310.1.1 Minimum opening area.
Emergency escape and rescue openings shall be operational from the inside of the room without the use of keys, tools or special knowledge. Window opening control devices complying with ASTM F 2090 shall be permitted for use on windows serving as a required emergency escape and rescue opening.

R310.2.1 Minimum Opening Area. Emergency and escape rescue openings shall have a net clear opening of not less than 5.7 ft² (0.530 m²). The net clear opening dimensions required by this section shall be obtained by the normal operation of the emergency escape and rescue opening from the inside. The net clear height opening shall be not less than 24 inches (610 mm) and the net clear width shall be not less than 20 inches (508 mm).

R311.1 Means of Egress. Dwelling units shall be provided with a primary and secondary means of egress in accordance with this section. Each means of egress shall provide a continuous and unobstructed path of vertical and horizontal egress travel from all portions of the dwelling to the egress doors. The primary means of egress shall not require travel through a garage but the secondary means of egress may. The required egress doors shall open directly into a public way or to a yard or court that opens to a public way.

NOTES:
In multi-level dwellings, including but not limited to townhouses, split-level and raised ranch style layouts, the two separate egress doors may be located on different levels. Where site topography prevents direct access at two remote locations to grade from the normal level of entry, the two separate egress doors may be located on different levels.

R311.2 Egress Door. A primary and secondary egress door shall be provided for each dwelling unit and shall be as remote as possible from each other. The primary egress door shall be side-hinged, and shall provide a clear width of not less than 32 inches (813 mm) where measured between the face of the door and the stop, with the door open 90° (1.57 rad). The secondary egress door shall be side-hinged or sliding, and shall provide a clear width of not less than 28 inches (711 mm) where measured between the face of the door and the stop, with the door open 90° (1.57 rad). The clear height of side-hinged door openings shall be not less than 78 inches (1,981 mm) in height measured from the top of the threshold to the bottom of the stop. Sliding door clear width may be slightly less than 28 inches (711 mm) to conform to industry fabrication standards. Other doors shall not be required to comply with these minimum dimensions. Egress doors shall be capable of being readily opened from inside the dwelling without the use of a key or special knowledge or effort.

SECTION R401 - GENERAL

R401.1 Application.
The provisions of this chapter shall control the design and construction of the foundation and foundation spaces for buildings. In addition to the provisions of this chapter, the design and construction of foundations in flood hazard areas as established by Table R301.2(1) shall meet the provisions of Section R322. Wood foundations shall be designed and installed in accordance with AWC PWF. Exception: The provisions of this chapter shall be permitted to be used for wood foundations only in the following situations:
In buildings that have no more than two floors and a roof. Where interior basement and foundation walls are constructed at intervals not exceeding 50 feet (15 240 mm).

R401.3 Drainage.
Surface drainage shall be diverted to a storm sewer conveyance or other approved point of collection that does not create a hazard. Lots shall be graded to drain surface water away from foundation walls. The grade shall fall a minimum of six inches (152 mm) within the first ten feet (3,048 mm). Temporary and finished grading shall not direct nor create flooding or damage to adjacent property during or after completion of construction.

R404.1 Concrete and masonry foundation walls.
Concrete foundation walls shall be selected and constructed in accordance with the provisions of Section R404.1.3. Masonry foundation walls shall be selected and constructed in accordance with the provisions of Section R404.1.2.

R405.1 Concrete or masonry foundations.
Drains shall be provided around concrete or masonry foundations that retain earth and enclose habitable or usable spaces located below grade. Drainage tiles, gravel or crushed stone drains, perforated pipe or other approved systems or materials shall be installed at or below the area to be protected and shall discharge by gravity or mechanical means into an approved drainage system. Gravel or crushed stone drains shall extend not less than 1 foot (305 mm) beyond the outside edge of the footing and 6 inches (152 mm) above the top of the footing and be covered with an approved filter membrane material. The top of open joints of drain tiles shall be protected with strips of building paper. Except where otherwise recommended by the drain manufacturer, perforated drains shall be surrounded with an approved filter membrane or the filter membrane shall cover the washed gravel or crushed rock covering the drain. Drainage tiles or perforated pipe shall be placed on a minimum of 2 inches (51 mm) of washed gravel or crushed rock not less than one sieve size larger than the tile joint opening or perforation and covered with not less than 6 inches (152 mm) of the same material.

R406.1 Concrete and masonry foundation damproofing.
Except where required by Section R406.2 to be waterproofed, foundation walls that retain earth and enclose interior spaces and floors below grade shall be damproofed from the higher of (a) the top of the footing or (b) 6 inches (152 mm) below the top of the basement floor, to the finished grade. Masonry walls shall have not less than 3/8 inch (9.5 mm) portland cement parging applied to the exterior of the wall. The parging shall be damproofed in accordance with one of the following:
Bituminous coating.
Three pounds per square yard (1.63 kg/m²) of acrylic modified cement.
One-eighth-inch (3.2 mm) coat of surface-bonding cement complying with ASTM C 887.
Any material permitted for waterproofing in Section R406.2.
Other approved methods or materials

SECTION R502 - WOOD FLOOR FRAMING

R502.1 General
Wood and wood-based products used for load-supporting purposes shall conform to the applicable provisions of this section.

R502.1.1 Sawn Lumber
Sawn lumber shall be identified by a grade mark of an accredited lumber grading or inspection agency and have design values certified by an accreditation body that complies with DOC PS 20. In lieu of a grade mark, a certificate of inspection issued by a lumber grading or inspection agency meeting the requirements of this section shall be accepted.

R502.1.1.1 Preservative-treated lumber.
Preservative treated dimension lumber shall also be identified as required by Section R317.2.

R502.1.1.2 End-jointed lumber.
Approved end-jointed lumber identified by a grade mark conforming to Section R502.1.1 shall be permitted to be used interchangeably with solid-sawn members of the same species and grade. End-jointed lumber used in an assembly required elsewhere in this code to have a fire-resistance rating shall have the designation "Heat Resistant Adhesive" or "HRA" included in its grade mark.

R502.1.2 Prefabricated wood I-joists.
Structural capacities and design provisions for prefabricated wood I-joists shall be established and monitored in accordance with ASTM D5055.

R502.1.3 Structural glued laminated timbers.
Glued laminated timbers shall be manufactured and identified as required in ANSI/AITC A190.1 and ASTM D 3737.

R502.2.2 Blocking and subflooring.
Blocking for fastening panel edges or fixtures shall be a minimum of utility grade lumber. Subflooring shall be a minimum of utility grade lumber, No. 4 common grade boards or wood structural panels as specified in Section R503.2. Fireblocking shall be of any grade lumber.

R502.8 Cutting, Drilling and notching.
Structural floor members shall not be cut, bored or notched in excess of the limitations specified in this section. See Figure R502.8.

R502.12 Draftstopping required.
Draftstopping shall be provided in accordance with Section R302.12.

R502.13 Fireblocking required.
Fireblocking shall be provided in accordance with Section R302.11.

SECTION R503 - FLOOR SHEATHING

R503.1 Lumber sheathing.
Maximum allowable spans for lumber used as floor sheathing shall conform to Tables R503.1, R503.2.1.1(1) and R503.2.1.1(2).

SECTION R506 - CONCRETE FLOORS (ON GROUND)

R506.1 General.
Concrete slab-on-ground floors shall be designed and constructed in accordance with the provisions of this section or ACI 332. Floors shall be a minimum 3 1/2 inches (89 mm) thick (for expansive soils, see Section R403.1.8). The specified compressive strength of concrete shall be as set forth in Section R402.2.

R506.1.1 Control Joints. Slabs shall be constructed with control joints having a depth of at least one quarter of the slab thickness but not less than one inch (25 mm). Joints shall be spaced at intervals not greater than 30 feet (9,144 mm) in each direction. Control joints shall be placed at locations where the slab width or length changes. See Exception per code

R506.2 Site preparation.
The area within the foundation walls shall have all vegetation, top soil and foreign material removed.

R506.2.1 Fill.
Fill material shall be free of vegetation and foreign material. The fill shall be compacted to ensure uniform support of the slab, and except where approved, the fill depths shall not exceed 24 inches (610 mm) for clean sand or gravel and 8 inches (203 mm) for earth.

R506.2.2 Base.
A 4-inch-thick (102 mm) base course consisting of clean graded sand, gravel, crushed stone, crushed concrete or crushed blast-furnace slag passing a 2-inch (51 mm) sieve shall be placed on the prepared sub-grade where the slab is below grade. Exception: A base course is not required where the concrete slab is installed on well-drained or sand-gravel mixture soils classified as Group 1 according to the United Soil Classification System in accordance with Table R405.1.

R506.2.3 Vapor retarder.
A 6 mil (0.006 inch; 152 µm) polyethylene or approved vapor retarder with joints lapped not less than 6 inches (152 mm) shall be placed between the concrete floor slab and the base course or the prepared subgrade where no base course exists.

SECTION R609 - EXTERIOR WINDOWS AND DOORS

R609.1 General.
This section prescribes performance and construction requirements for exterior windows and doors installed in walls. Windows and doors shall be installed and flashed in accordance with the fenestration manufacturer's written instructions. Window and door openings shall be flashed in accordance with Section R703.4. Written installation instructions shall be provided by the fenestration manufacturer for each window or door.

SECTION R807 - ATTIC ACCESS

R807.1 Attic access applies
Buildings with combustible ceiling or roof construction shall have an attic access opening to attic areas that have a vertical height of 30 inches (762 mm) or greater over an area of not less than 30 square feet (2.8 m²). The vertical height shall be measured from the top of the ceiling framing members to the underside of the roof framing members. The rough-framed opening shall be not less than 22 inches by 30 inches (559 mm by 762 mm) and shall be located in a hallway or other readily accessible location. Where located in a wall, the opening shall be not less than 22 inches wide by 30 inches high (559 mm wide by 762 mm high). Where the access is located in a ceiling, minimum unobstructed headroom in the attic space shall be 30 inches (762 mm) at some point above the access measured vertically from the bottom of ceiling framing members. See Section M1305.1.3 for access requirements where mechanical equipment is located in attics.

N1102.4 (R402.4) - AIR LEAKAGE (Mandatory)

The building thermal envelope shall be constructed to limit air leakage in accordance with the requirements of Sections N1102.4.1 through N1102.4.5.

N1102.4.1 (R402.4.1) Building thermal envelope.
The building thermal envelope shall comply with Sections N1102.4.1.1 and N1102.4.1.2. The sealing methods between dissimilar materials shall allow for differential expansion and contraction.

N1102.4.1.1 Installation
The components of the building thermal envelope as listed in Table N1102.4.1.1 shall be installed in accordance with the manufacturer's instructions and the criteria listed in Table N1102.4.1.1, as applicable to the method of construction. Where required by the building official, an approved third party shall inspect all components and verify compliance.

N1102.4.3 (R402.4.3) Fenestration air leakage.
Windows, skylights and sliding glass doors shall have an air infiltration rate of no more than 0.3 cfm per square foot (1.5 L/s/m²), and swinging doors no more than 0.5 cfm per square foot (2.6 L/s/m²), when tested according to NFRC 400 or AAMA/WDMA/CSA 101/I.S.2/A440 by an accredited, independent laboratory and listed and labeled by the manufacturer.

N1102.4.5 (R402.4.5) Recessed lighting.
Recessed luminaires installed in the building thermal envelope shall be sealed to limit air leakage between conditioned and unconditioned spaces. All recessed luminaires shall be IC-rated and labeled as having an air leakage rate not more than 2.0 cfm (0.944 L/s) when tested in accordance with ASTM E 283 at a 1.57 psf (75 Pa) pressure differential. All recessed luminaires shall be sealed with a gasket or caulk between the housing and the interior wall or ceiling covering.

SECTION N1103 (R403) - SYSTEMS

N1103.1 Controls (Mandatory).
At least one thermostat shall be installed for each separate heating and cooling system.

N1103.1.1 Programmable thermostat.
The thermostat controlling the primary heating or cooling system of the dwelling unit shall be capable of controlling the heating and cooling system on a daily schedule to maintain different temperature set points at different times of the day. This thermostat shall include the capability to set back or temporarily operate the system to maintain zone temperatures down to 55°F (13°C) or up to 85°F (29°C). The thermostat shall initially be programmed by the manufacturer with a heating temperature set point no higher than 70°F (21°C) and a cooling temperature set point no lower than 78°F (26°C).

N1103.1.2 Heat pump supplementary heat (Mandatory).
Heat pumps having supplementary electric-resistance heat shall have controls that, except during defrost, prevent supplemental heat operation when the heat pump compressor can meet the heating load.

N1103.3 (R403.3) Ducts.
Ducts and air handlers shall be in accordance with Sections N1103.3.1 through N1103.3.5.

N1103.3.1 (R403.3.1) Insulation (Prescriptive).
Supply and return ducts in attics shall be insulated to a minimum of R-8 where 3 inches (76.2 mm) in diameter and greater and R-6 where less than 3 inches (76.2 mm) in diameter. Supply and return ducts in other portions of the building shall be insulated to a minimum of R-6 where 3 inches (76.2 mm) in diameter or greater and R-4.2 where less than 3 inches (76.2 mm) in diameter. Exception: Ducts or portions thereof located completely inside the building thermal envelope.

N1103.2.2 (R403.3.2) Sealing (Mandatory).
Ducts, air handlers, filter boxes and building cavities used as ducts shall be sealed. Joints and seams shall comply with either the International Mechanical Code or Section M1601.4.1 of this code, as applicable.

N1103.3.5 (R403.3.5) Building cavities (Mandatory).
Building framing cavities shall not be used as ducts or plenums.

N1103.4 Mechanical system piping insulation (Mandatory).
Mechanical system piping capable of carrying fluids above 105°F (40°C) or below 55°F (13°C) shall be insulated to a minimum of R-3.

N1103.5(R403.5) Service hot water systems.
Energy conservation measures for service hot water systems shall be in accordance with Sections N1103.5.1 through N1103.5.4.

N1103.6 (R403.6) Mechanical ventilation (Mandatory).
Each dwelling unit of a residential building shall be provided with continuously operating exhaust, supply or balanced mechanical ventilation that has been site verified to meet a minimum airflow per: 1. Energy Star Homes' Version 3.1; 2. ASHRAE 62.2-2013; or 3. the following formula for one- and two-family dwellings and townhouses of three or less stories above grade plane: see MA code for formulas and additions

N1103.7 (R403.7) Equipment sizing and efficiency rating (Mandatory).
Heating and cooling equipment shall be sized in accordance with ACCA Manual S based on building loads calculated in accordance with ACCA Manual J or other approved heating and cooling calculation methodologies. New or replacement heating and cooling equipment shall have an efficiency rating equal to or greater than the minimum required by federal law for the geographic location where the equipment is installed.

CONTRACTOR

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SHEET TITLE:

GENERAL NOTES

PROJECT ADDRESS:

LINCOLN, MA

REV. DATE:

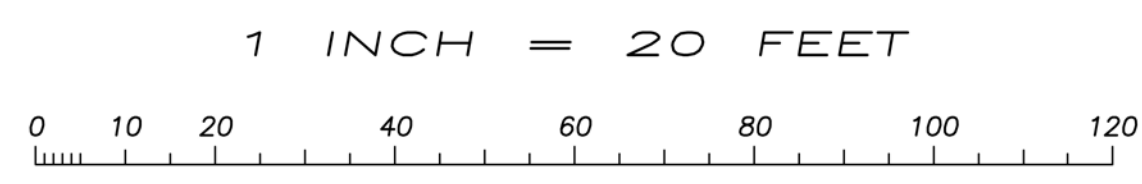
10/25/2022

SHEET:

A0.1

LINCOLN, MASSACHUSETTS
 1 INCH = 20 FEET AUGUST 30, 2021
 SNELLING & HAMEL ASSOCIATES, INC.
 PROFESSIONAL LAND SURVEYORS & ENGINEERS
 10 LEWIS STREET P.O. BOX 012
 LINCOLN, MASSACHUSETTS 01773
 (781) 259-0071

OWNER OF RECORD:
 [REDACTED]



ZONING TABLE

AREA	REQUIRED 80,000 SF	EXISTING 62,940 SF	PROPOSED 62,940 SF
FRONTAGE	120'	157.6'	157.6'
LOT WIDTH	250'	185.4'	185.4'
FRONT SETBACK	50'	57.5'	57.5'
RIGHT SIDE SETBACK	50'	36.7'	36.7'
LEFT SIDE SETBACK	50'	71.8'	71.8'
REAR SETBACK	50'	121.4'	101.2'
HEIGHT	36'	28.9'	29.7'

* THE FRONTAGE AS DEFINED IN THE BY LAW (A LINEAR DISTANCE FROM FRONT CORNER TO FRONT CORNER) IS 157.6'
 ** EXISTING HEIGHT CALCULATED FROM THE LOWEST EXPOSED POINT ON THE EXISTING STRUCTURE (193.5), TO THE HIGHEST POINT OF THE STRUCTURE (RIDGE = 222.4)
 *** PROPOSED HEIGHT CALCULATED FROM THE LOWEST EXPOSED POINT ON THE PROPOSED STRUCTURE (192.7), TO THE HIGHEST POINT OF THE STRUCTURE (RIDGE = 222.4)

NOTES:

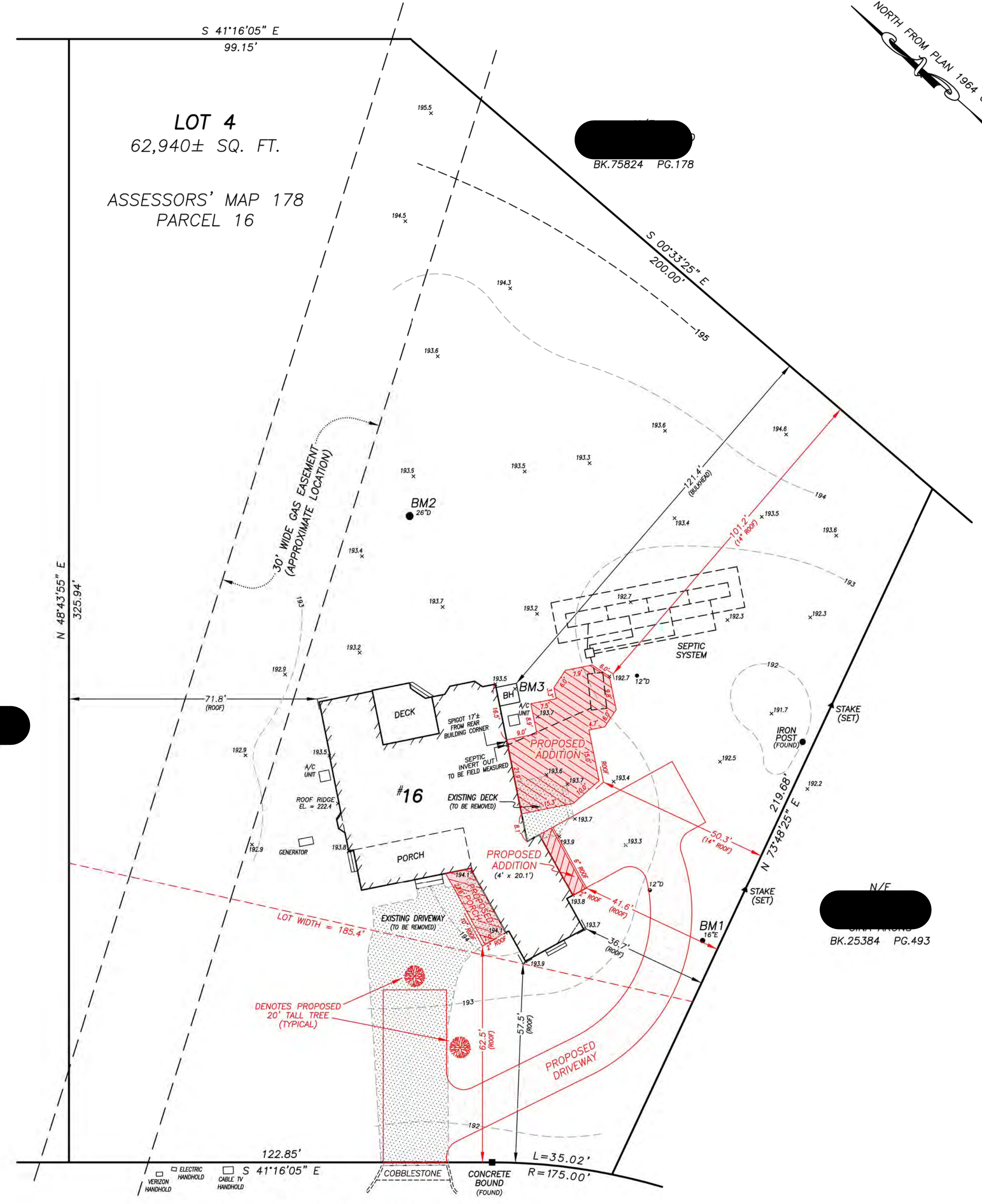
- THE LOCATION OF THE SUBSURFACE UTILITIES IS APPROXIMATE, BASED ON FIELD OBSERVATION & INFORMATION PROVIDED BY OTHERS. DIG-SAFE SHOULD BE CONTACTED & THE LOCATION OF THE UTILITIES MARKED ON THE GROUND PRIOR TO ANY EXCAVATION. CALL (800) DIG-SAFE.
- THE TREES DEPICTED HEREON ARE CLASSIFIED AS EITHER DECIDUOUS "D" OR EVERGREEN "E".
- THE ELEVATION DATUM WAS ESTABLISHED WITH THE USE OF STONEX GPS EQUIPMENT.
- THE LOCATION OF THE SEPTIC SYSTEM IS SHOWN APPROXIMATE BASED ON INFORMATION ON FILE WITH THE TOWN OF LINCOLN BOARD OF HEALTH.
- THE LOCATION OF THE GAS EASEMENT IS APPROXIMATE & MAY NEED TO BE STAKED BY THE GAS COMPANY
- CONSTRUCTION STAKEOUT IS RECOMMENDED TO ASSIST WITH PLACEMENT OF THE PROPOSED ADDITIONS.

BENCHMARKS: (N.A.V.D. 1988)
 BM1 - SPIKE SET IN THE ROOT OF 16" EVERGREEN TREE
 ELEVATION = 192.97
 BM2 - SPIKE SET IN THE ROOT OF A 26" DECIDUOUS TREE
 ELEVATION = 194.17
 BM3 - TOP OF CONCRETE BULKHEAD @ SOUTHEASTERLY CORNER
 ELEVATION = 193.61

REFERENCE:
 - PLAN NUMBER 1964 OF 1954

I HEREBY STATE THAT THE LOCATION OF THE FEATURES SHOWN HEREON IS THE RESULT OF A FIELD SURVEY PERFORMED AS OF JUNE 25, 2021, WITH THE USE OF A TOPCON TOTAL STATION.

John R. Hamel
 JOHN R. HAMEL
 PROFESSIONAL LAND SURVEYOR
 AUGUST 30, 2021
 DATE:



A PROPOSED PLOT PLAN
 A0.3 SCALE: 1" = 20'

CONTRACTOR

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SHEET TITLE:
PROPOSED PLOT PLAN

PROJECT ADDRESS:
 LINCOLN, MA

REV. DATE:
 10/25/2022

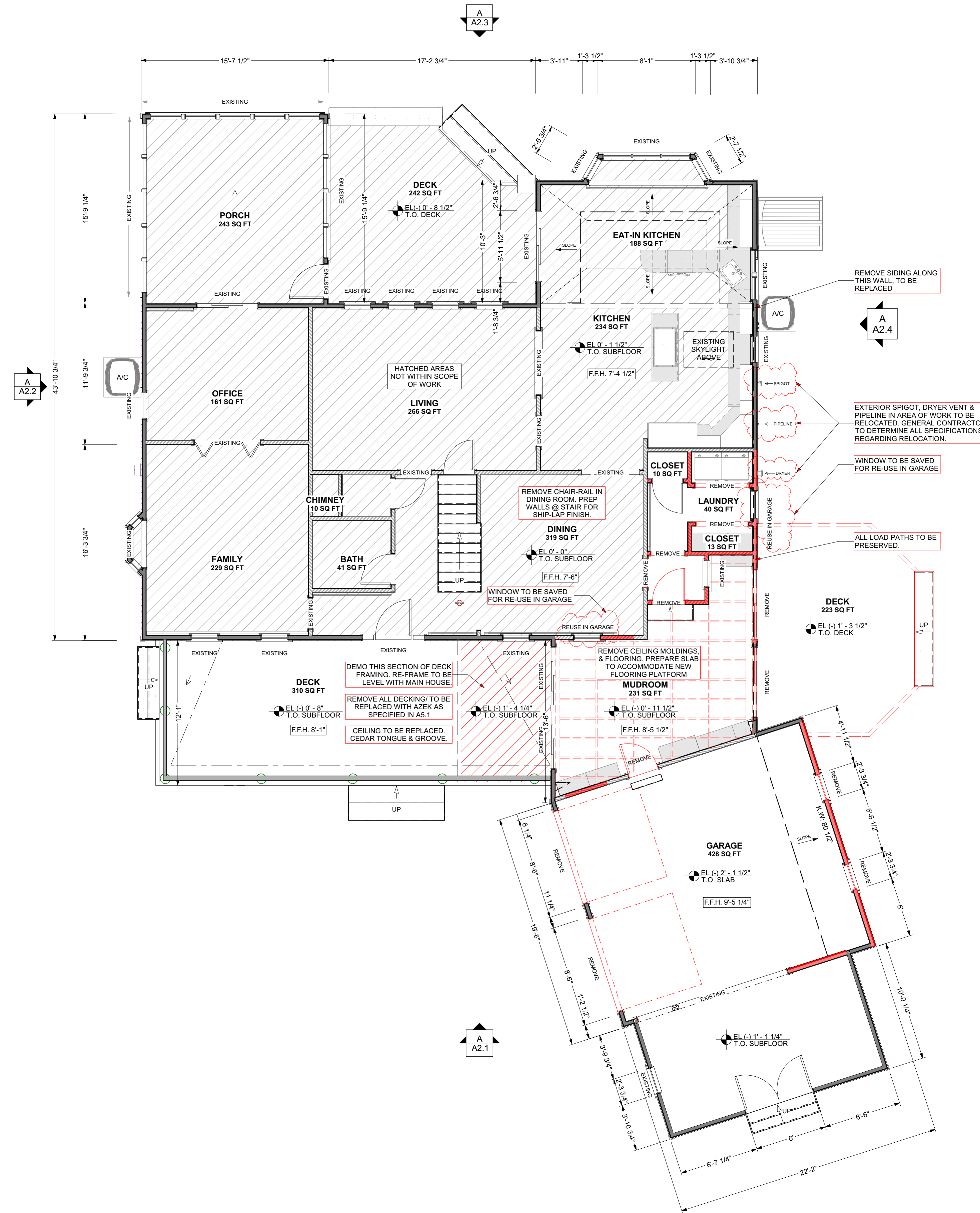
SHEET:

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7860.DWG
 AUGUST 30, 2021

TOTAL AREA: 1825 SQ FT

*THIS FIGURES EXCLUDES NON-CONDITIONED SPACES SUCH AS GARAGES & DECKS, AS WELL AS INTERIOR SPACES WITH HEAD HEIGHTS BELOW 60".



WALL LEGEND:

	2X4 EXTERIOR WALL, EXISTING
	2X4 EXTERIOR WALL, REMOVE SIDING
	2X4 EXTERIOR WALL, DEMO
	2X4 INTERIOR WALL, EXISTING
	2X4 INTERIOR WALL, DEMO

DIMENSIONS:

- ALL EXISTING INTERIOR DIMENSIONS ARE FROM PLASTERED SURFACE TO SURFACE
- ALL EXTERIOR DIMENSIONS ARE TO EXTERIOR WALL SURFACES
- ALL PROPOSED DIMENSIONS ARE TAKEN FROM STUD TO STUD
- WHERE DOORS AND WINDOWS ARE NOT DIMENSIONED, CENTER IN WALL OR PLACE 4 INCHES NOMINAL FROM THE FACE OF FRAME TO THE FACE OF FINISH AT ADJACENT PERPENDICULAR WALL, UNLESS OTHERWISE NOTED.

EXISTING INTERIOR NOTES: FIRST FLOOR

DOOR CASING: 3 1/2" WHITE COLONIAL
 WINDOW CASING: 3 1/2" WHITE COLONIAL
 BASEBOARD: 5" COLOR VARIES
 CROWN MOLDING: 3 1/2" WHITE
 DOOR: 6 PANEL
 FLOORING: VARIES. CARPET THROUGHOUT. 2 1/4" WOOD THROUGHOUT. 11 1/2" X 11 1/2" TILE IN KITCHEN

DEMOLITION NOTES: FIRST FLOOR

- RELOCATE EXTERIOR SPIGOT, DRYER VENT & PIPELINE. GENERAL CONTRACTOR TO DETERMINE SPECIFICATIONS REGARDING RELOCATION.
- SAVE INDICATED WINDOWS FOR RE-USE AT GARAGE
- REMOVE CHAIR-RAIL IN DINING ROOM.
- DEMO SECTION OF EXISTING DECK AS INDICATED, TO ACCOMMODATE RAISED DECK JOISTS
- REMOVE ALL DECKING AT FRONT PORCH, TO BE REPLACED.
- REMOVE CEILING AT FRONT PORCH, TO BE REPLACED
- REMOVE CEILING MOLDINGS & FLOORING @ ENTRY. PREPARE SLAB TO ACCOMMODATE NEW FLOORING PLATFORM
- REMOVE AND DISPOSE OF DOORS AT INDICATED.
- REMOVE & DISPOSE OF WALLS AND NON LOAD-BEARING FRAMEWORK WHERE INDICATED
- REMOVE ALL DEMOLITION AND CONSTRUCTION DEBRIS FROM SITE
- SET UP DUST, FLOOR AND SURFACE PROTECTION WHERE NEEDED
- UTILIZE HEPA FILTER DURING DEMOLITION

SPECIAL NOTE:

SPECIAL NOTE: FLOOR STRUCTURE VARIES. ALL EXISTING FRAMING MEMBERS SIZES AND DIRECTION OF JOISTS TO BE CONFIRMED IN FIELD. PLACEMENT OF MECHANICAL EQUIPMENT AND DUCTWORK TO BE VERIFIED IN FIELD.

A EXISTING FIRST FLOOR DEMO PLAN
 A1.2 SCALE: 3/16" = 1'-0"

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SHEET TITLE:
**EXISTING FIRST FLOOR
 DEMO PLAN**

PROJECT ADDRESS:
 LINCOLN, MA

REV. DATE:
10/25/2022

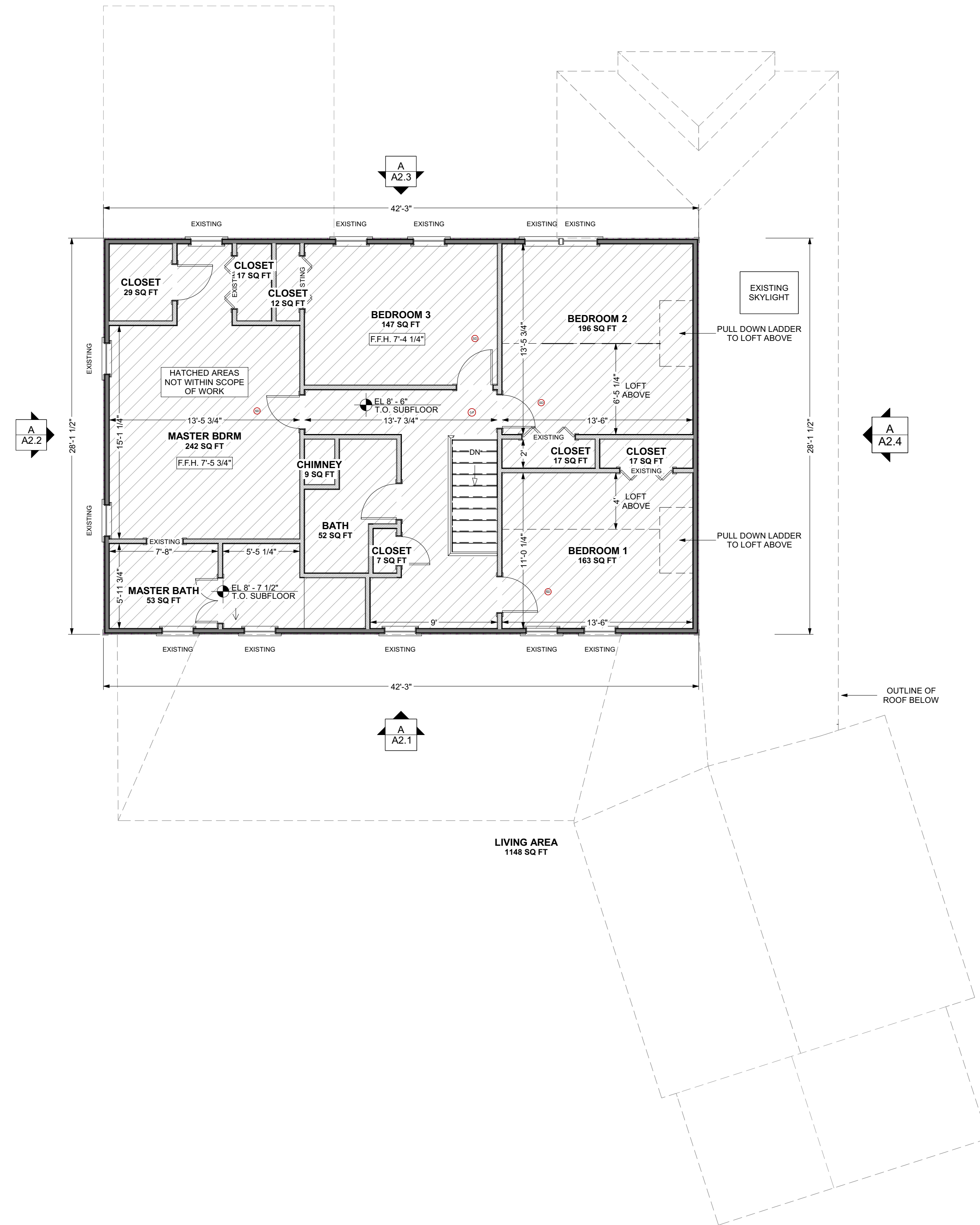
SHEET:

A1.2

TOTAL AREA: 1148 SQ FT

*THIS FIGURES EXCLUDES NON-CONDITIONED SPACES SUCH AS GARAGES & DECKS, AS WELL AS INTERIOR SPACES WITH HEAD HEIGHTS BELOW 60".

NO DEMO ON THIS FLOOR



WALL LEGEND:

	2X4 EXTERIOR WALL, EXISTING
	2X4 EXTERIOR WALL, REMOVE SIDING
	2X4 EXTERIOR WALL, DEMO
	2X4 INTERIOR WALL, EXISTING
	2X4 INTERIOR WALL, DEMO

DIMENSIONS:

- ALL EXISTING INTERIOR DIMENSIONS ARE FROM PLASTERED SURFACE TO SURFACE
- ALL EXTERIOR DIMENSIONS ARE TO EXTERIOR WALL SURFACES
- ALL PROPOSED DIMENSIONS ARE TAKEN FROM STUD TO STUD
- WHERE DOORS AND WINDOWS ARE NOT DIMENSIONED, CENTER IN WALL OR PLACE 4 INCHES NOMINAL FROM THE FACE OF FRAME TO THE FACE OF FINISH AT ADJACENT PERPENDICULAR WALL, UNLESS OTHERWISE NOTED.

EXISTING INTERIOR NOTES: SECOND FLOOR

- DOOR CASING: 3 1/2" WHITE COLONIAL
- WINDOW CASING: 3 1/2" WHITE COLONIAL
- BASEBOARD: 5" COLOR VARIES
- DOOR: 6 PANEL
- FLOORING: 2 1/4" WOOD THROUGHOUT. TILE IN BATHROOMS

DEMOLITION NOTES: SECOND FLOOR

- NO DEMOLITION ON THIS FLOOR

SPECIAL NOTE:

SPECIAL NOTE: FLOOR STRUCTURE VARIES. ALL EXISTING FRAMING MEMBERS SIZES AND DIRECTION OF JOISTS TO BE CONFIRMED IN FIELD. PLACEMENT OF MECHANICAL EQUIPMENT AND DUCTWORK TO BE VERIFIED IN FIELD.

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SHEET TITLE:
**EXISTING SECOND FLOOR
DEMO PLAN**

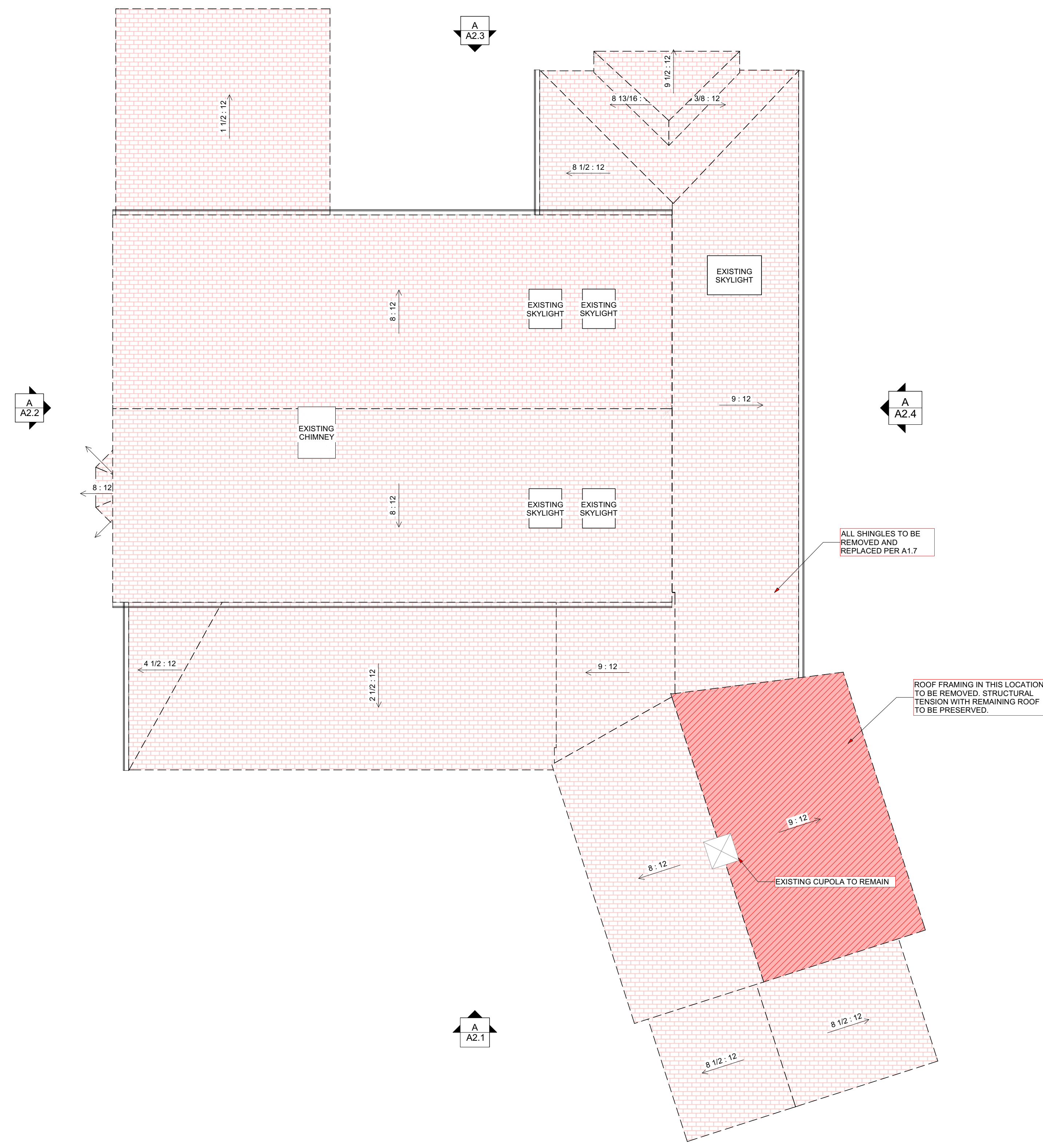
PROJECT ADDRESS:
LINCOLN, MA

REV. DATE:
10/25/2022

SHEET:

A1.3

A EXISTING SECOND FLOOR DEMO PLAN
A1.3 SCALE: 3/16" = 1'-0"



ROOF_MATERIAL_LEGEND:

- EXISTING ASPHALT SHINGLES, TO BE REPLACED
- EXISTING ROOF, DEMO

DEMOLITION NOTES: ROOF

- ALL ROOF SHINGLES TO BE REMOVED AND REPLACED, PER A1.7
- ROOF FRAMING ABOVE GARAGE TO BE REMOVED WHERE INDICATED.
- REMOVE & DISPOSE OF WALLS AND NON LOAD-BEARING FRAMEWORK WHERE INDICATED
- REMOVE ALL DEMOLITION AND CONSTRUCTION DEBRIS FROM SITE
- SET UP DUST, FLOOR AND SURFACE PROTECTION WHERE NEEDED
- UTILIZE HEPA FILTER DURING DEMOLITION

A EXISTING ROOF DEMO PLAN
 A1.5 SCALE: 3/16" = 1'-0"

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SHEET TITLE:
EXISTING ROOF DEMO PLAN

PROJECT ADDRESS:
 LINCOLN, MA

REV. DATE:
 10/25/2022

SHEET:
A1.5

TOTAL AREA: 2494 SQ FT

*THIS FIGURES EXCLUDES NON-CONDITIONED SPACES SUCH AS GARAGES & DECKS, AS WELL AS INTERIOR SPACES WITH HEAD HEIGHTS BELOW 60".



WALL LEGEND:

	SIDING-4, B&B
	2X4 EXTERIOR WALL, EXISTING
	2X4 EXTERIOR WALL, REPLACE EXISTING CLAPBOARD
	2X6 EXTERIOR WALL, CLAPBOARD, PROPOSED
	2X4 INTERIOR WALL, EXISTING
	2X4 INTERIOR WALL, PROPOSED
	2X4 INTERIOR FURRED WALL, EXISTING/ PROPOSED
	2X6 INTERIOR WALL, FIRE-RATED

DIMENSIONS:

- ALL EXTERIOR DIMENSIONS ARE TAKEN FROM OUTSIDE OF STUD TO OUTSIDE OF STUD
- ALL INTERIOR DIMENSIONS ARE TAKEN FROM STUD TO STUD UNLESS OTHERWISE NOTED
- WHERE DOORS AND WINDOWS ARE NOT DIMENSIONED, CENTER IN WALL OR PLACE 4 INCHES NOMINAL FROM THE FACE OF FRAME TO THE FACE OF FINISH AT ADJACENT PERPENDICULAR WALL, UNLESS OTHERWISE NOTED.

CONSTRUCTION NOTES: 1ST FLOOR

INSULATION:

- EXTERIOR ENVELOPE INSULATION TO CODE: FLOORS R-30, WALLS R-21, ROOF-49. UN-FACED SOUND INSULATION AT ALL BATHROOM, LAUNDRY ROOM WALLS, AS WELL AS DIVIDING WALLS BETWEEN BEDROOMS AND PROPOSED FITNESS ROOM.
- INSULATE CRAWLSPACE IN SAME MANNER AS EXISTING CRAWLSPACE. SPRAY FOAM TO BE PROVIDED AT MUD SILLS AND SURROUNDING ALL PLUMBING SUPPLY PIPES.
- ADD INSULATION IN EXTERIOR WALL OF KITCHEN, WHERE SIDING IS BEING REPLACED.
- INSULATE AND AIR-SEAL WALL DIVIDING GARAGE & MUDROOM

SIDEWALL:

WOOD CLAPBOARD SIDING 4" TO MATCH EXISTING. PAINT ALL NEW SIDING TO MATCH EXISTING, SHERWIN WILLIAMS 'COSMOPOLITAN GRAY'. ALL OVER ZIP 7/16" SYSTEM SHEATHING. UNDERLAY WITH WHITE ALUMINUM DRIP CAPS ON WINDOW AND DOOR CASINGS.

PLUMBING:

- PROVIDE NEW WATER PIPING, DRAINS AND VENTS AS REQUIRED.
- GENERAL CONTRACTOR TO DETERMINE ALL SPECIFICATIONS REGARDING THE RECONFIGURATION OF CURRENT PLUMBING SYSTEM, RELATED TO THE EXISTING BOILER, WATER HEATER ETC.

R602.3 DESIGN AND CONSTRUCTION.

EXTERIOR WALLS OF WOOD-FRAME CONSTRUCTION SHALL BE DESIGNED AND CONSTRUCTED IN ACCORDANCE WITH THE PROVISIONS OF THIS CHAPTER AND FIGURES R602.3(1) AND R602.3(2) OR IN ACCORDANCE WITH AF&PA'S NDS. COMPONENTS OF EXTERIOR WALLS SHALL BE FASTENED IN ACCORDANCE WITH TABLES R602.3(1) THROUGH R602.3(4). STRUCTURAL WALL SHEATHING SHALL BE FASTENED DIRECTLY TO STRUCTURAL FRAMING MEMBERS. EXTERIOR WALL COVERINGS SHALL BE CAPABLE OF RESISTING THE WIND PRESSURES LISTED IN TABLE R301.2(2) ADJUSTED FOR HEIGHT AND EXPOSURE USING TABLE R301.2(3). WOOD STRUCTURAL PANEL SHEATHING USED FOR EXTERIOR WALLS SHALL CONFORM TO THE REQUIREMENTS OF TABLE R602.3(3).

STUDS SHALL BE CONTINUOUS FROM SUPPORT AT THE SOLE PLATE TO A SUPPORT AT THE TOP PLATE TO RESIST LOADS PERPENDICULAR TO THE WALL. THE SUPPORT SHALL BE A FOUNDATION OR FLOOR, CEILING OR ROOF DIAPHRAGM OR SHALL BE DESIGNED IN ACCORDANCE WITH ACCEPTED ENGINEERING PRACTICE.

EXCEPTION: JACK STUDS, TRIMMER STUDS AND CRIPPLE STUDS AT OPENINGS IN WALLS THAT COMPLY WITH TABLES R502.5(1) AND R502.5(2).

A PROPOSED FIRST FLOOR PLAN
A1.6 SCALE: 3/16" = 1'-0"

CONTRACTOR

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SHEET TITLE:
PROPOSED FIRST FLOOR PLAN

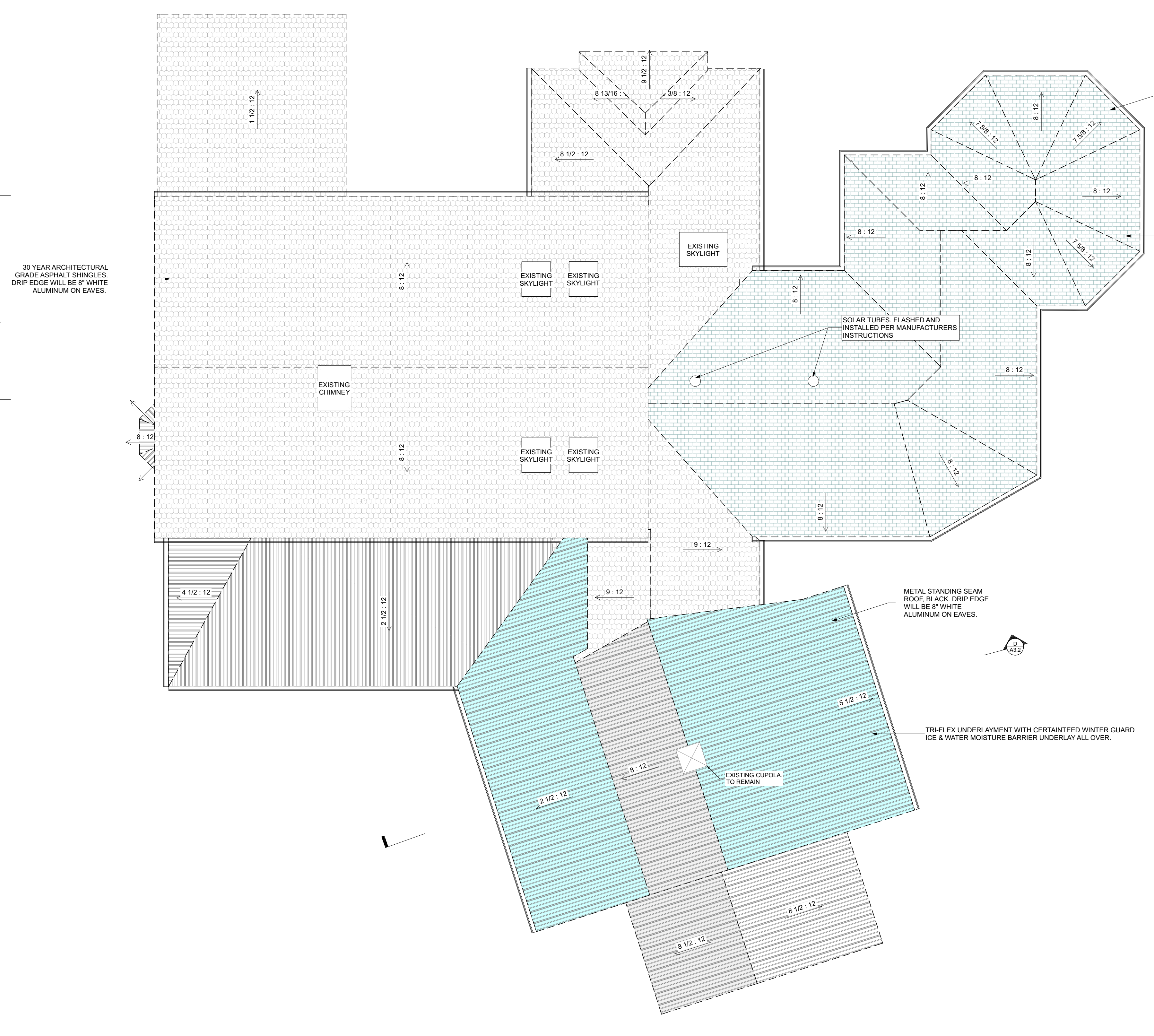
PROJECT ADDRESS:
LINCOLN, MA

REV. DATE:

10/25/2022

SHEET:

A1.6



ROOF MATERIAL LEGEND:

- EXISTING ROOF, SHINGLES TO BE REPLACED
- NEW ROOF, ASPHALT SHINGLES
- EXISTING ROOF, NEW METAL STANDING SEAM
- NEW ROOF, METAL STANDING SEAM

CONSTRUCTION NOTES: ROOF

ROOFING:

- EXISTING ROOF TO BE RE-SHINGLED WITH CERTAINTEEED ASPHALT BELMONT 'BLACK GRANITE'. HOMEOWNER TO PROVIDE DIRECTION ON FINAL SELECTION.
- NEW ASPHALT ROOF TO BE CERTAINTEEED ASPHALT BELMONT 'BLACK GRANITE'. HOMEOWNER TO PROVIDE DIRECTION ON FINAL SELECTION.
- METAL STANDING SEAM ROOFING TO BE DREXEL 'BLACK', SELECTED BY HOMEOWNER. ENSURE THAT NO ROOF PENETRATIONS OCCUR AT LOCATIONS OF STANDING SEAMS.
- ALL NEW ROOFING TO BE OVER TRI-FLEX UNDERLAYMENT WITH GRACE ICE & WATER MOISTURE BARRIER UNDERLAY WHERE INDICATED. 5/8" ZIP SYSTEM ROOF SHEATHING. DRIP EDGE WILL BE 8" WHITE ALUMINUM.

GUTTERS:

- 5" OGEE CONTINUOUS ALUMINUM GUTTERS. PAINTED TO MATCH EXISTING. DISCHARGE TO BE 5' FROM FOUNDATION WALLS OR DRAIN BENEATH TERRAIN TO DAYLIGHT OR SUMP.

INSULATION:

- EXTERIOR ENVELOPE INSULATION TO CODE: FLOORS R-30, WALLS R-21, ROOF-49. UN-FACED SOUND INSULATION AT ALL BATHROOM, LAUNDRY ROOM WALLS, AS WELL AS DIVIDING WALLS BETWEEN BEDROOMS.

VENTING:

- ROOF TO BE VENTED IN ACCORDANCE WITH R806.2.
- PROVIDE CONTINUOUS RIDGE VENT @ VENTED ATTIC LOCATIONS. SEE DETAIL P-AD2.
- PROVIDE VENTILATION @ EAVES PER DETAIL M-AD2 & N-AD2.

FLASHING:

FLASHING SHALL BE INSTALLED IN A MANNER THAT PREVENTS MOISTURE FROM ENTERING THE WALL AND ROOF THROUGH JOINTS IN COPINGS, THROUGH MOISTURE PERMEABLE MATERIALS AND AT INTERSECTIONS WITH PARAPET WALLS AND OTHER PENETRATIONS THROUGH THE ROOF PLANE - TYPICAL AT ALL ROOF TO WALL INTERSECTIONS. (R903.2)

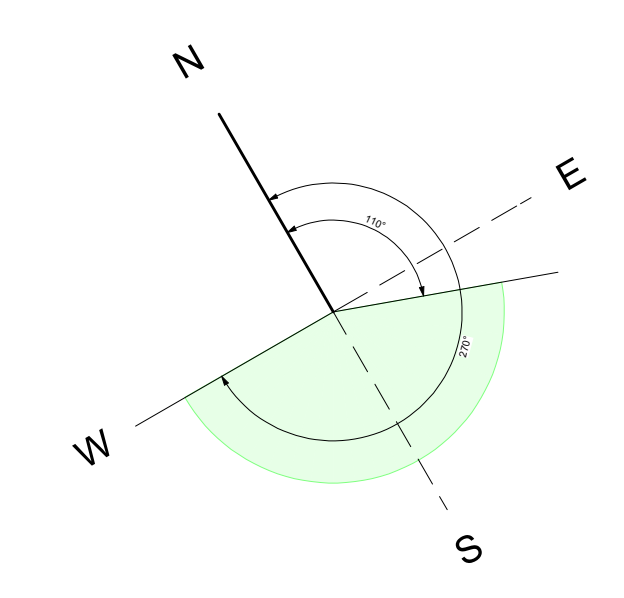
R602.3 DESIGN AND CONSTRUCTION.

EXTERIOR WALLS OF WOOD-FRAME CONSTRUCTION SHALL BE DESIGNED AND CONSTRUCTED IN ACCORDANCE WITH THE PROVISIONS OF THIS CHAPTER AND FIGURES R602.3(1) AND R602.3(2) OR IN ACCORDANCE WITH AF&PA'S NDS. COMPONENTS OF EXTERIOR WALLS SHALL BE FASTENED IN ACCORDANCE WITH TABLES R602.3(1) THROUGH R602.3(4). STRUCTURAL WALL SHEATHING SHALL BE FASTENED DIRECTLY TO STRUCTURAL FRAMING MEMBERS. EXTERIOR WALL COVERINGS SHALL BE CAPABLE OF RESISTING THE WIND PRESSURES LISTED IN TABLE R301.2(2) ADJUSTED FOR HEIGHT AND EXPOSURE USING TABLE R301.2(3). WOOD STRUCTURAL PANEL SHEATHING USED FOR EXTERIOR WALLS SHALL CONFORM TO THE REQUIREMENTS OF TABLE R602.3(3).

STUDS SHALL BE CONTINUOUS FROM SUPPORT AT THE SOLE PLATE TO A SUPPORT AT THE TOP PLATE TO RESIST LOADS PERPENDICULAR TO THE WALL. THE SUPPORT SHALL BE A FOUNDATION OR FLOOR, CEILING OR ROOF DIAPHRAGM OR SHALL BE DESIGNED IN ACCORDANCE WITH ACCEPTED ENGINEERING PRACTICE.

EXCEPTION: JACK STUDS, TRIMMER STUDS AND CRIPPLE STUDS AT OPENINGS IN WALLS THAT COMPLY WITH TABLES R502.5(1) AND R502.5(2).

780 CMR AU 103: SOLAR READY PROVISIONS



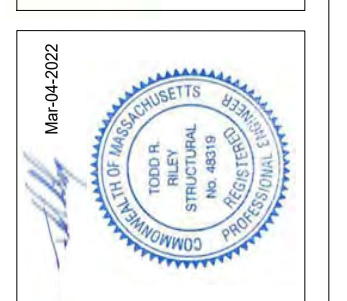
A1.7 PROPOSED ROOF PLAN
SCALE: 3/16" = 1'-0"

CONTRACTOR

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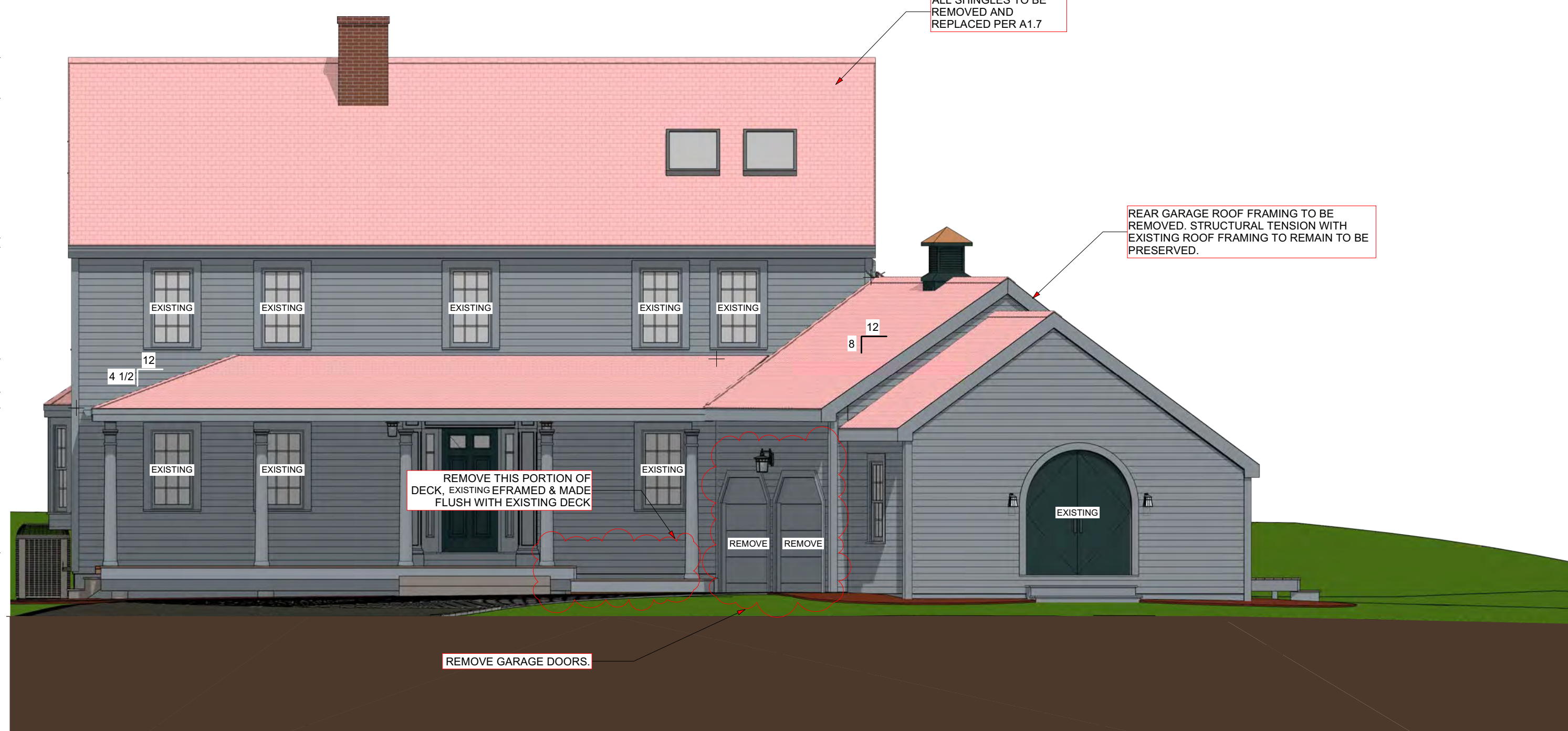
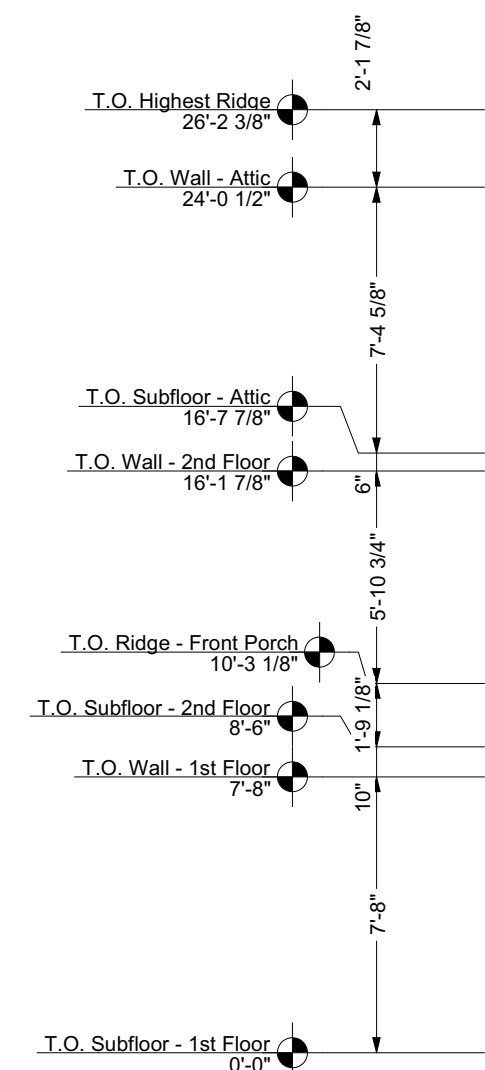


SHEET TITLE:
PROPOSED ROOF PLAN

PROJECT ADDRESS:
LINCOLN, MA

REV. DATE:
10/25/2022

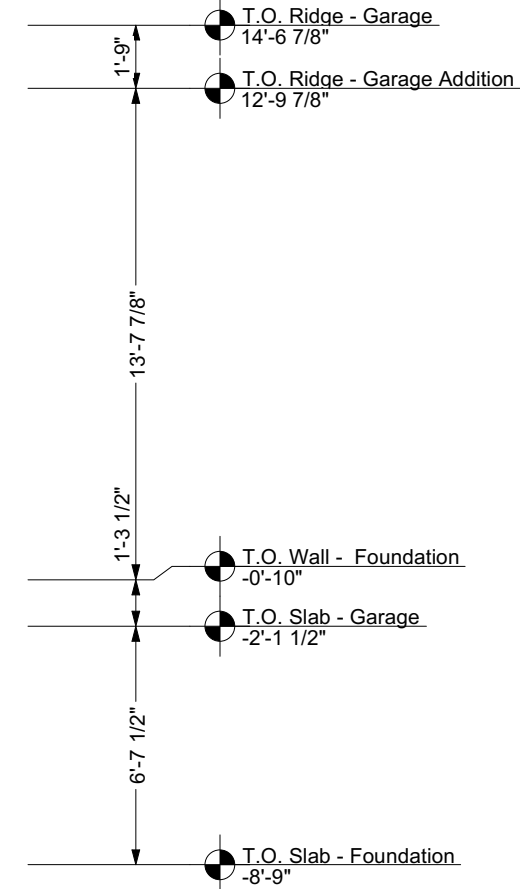
SHEET:
A1.7



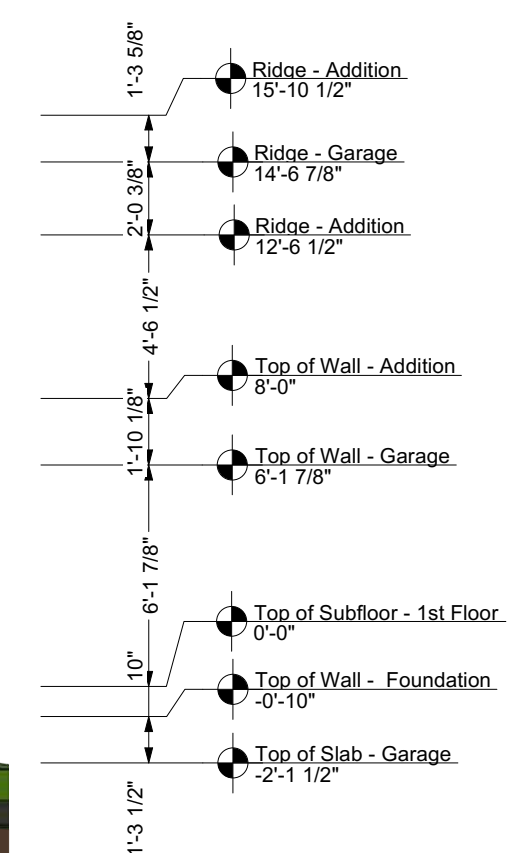
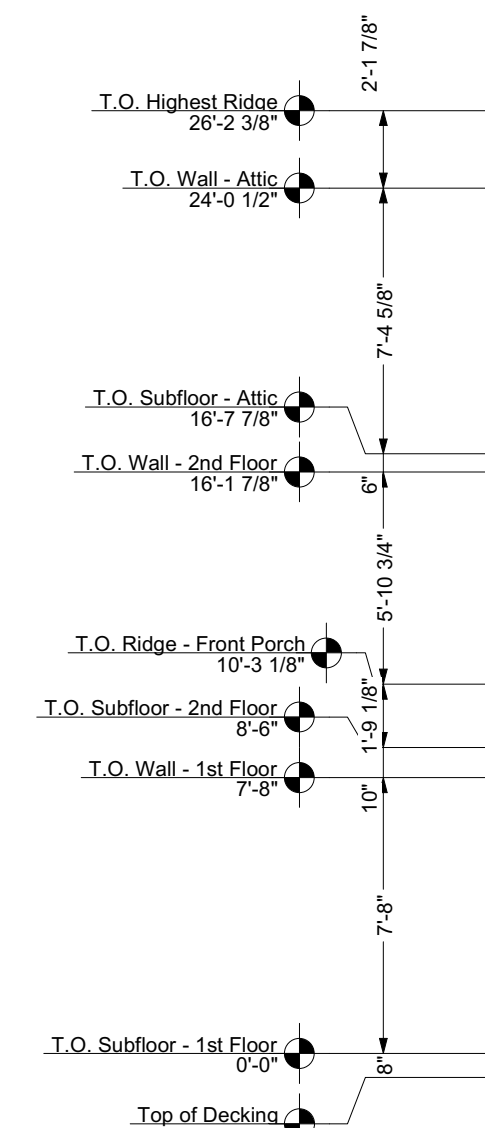
EXISTING EXTERIOR NOTES:
 SIDING: 4" WOOD CLAPBOARD, PAINTED 'COSMOPOLITAN GREY'
 ROOF: ASPHALT SHINGLES, DARK GREY
 CORNER BOARD: 4 3/4" WOOD, PAINTED 'COSMOPOLITAN GREY'.

DEMOLITION NOTES: FRONT ELEVATION
 - DEMO SECTION OF EXISTING DECK AS INDICATED, TO ACCOMMODATE RAISED DECK JOISTS
 - REMOVE ALL DECKING AT FRONT PORCH, TO BE REPLACED.
 - REMOVE CEILING AT FRONT PORCH, TO BE REPLACED
 - REMOVE AND DISPOSE OF DOORS AT INDICATED.
 - REMOVE ALL DEMOLITION AND CONSTRUCTION DEBRIS FROM SITE
 - SET UP DUST, FLOOR AND SURFACE PROTECTION WHERE NEEDED
 - UTILIZE HEPA FILTER DURING DEMOLITION

CONSTRUCTION NOTES: ELEVATIONS
ROOFING:
 - EXISTING ROOF TO BE RE-SHINGLED WITH CERTAINTED ASPHALT BELMONT 'BLACK GRANITE'. HOMEOWNER TO PROVIDE DIRECTION ON FINAL SELECTION.
 - NEW ASPHALT ROOF TO BE CERTAINTED ASPHALT BELMONT 'BLACK GRANITE'. HOMEOWNER TO PROVIDE DIRECTION ON FINAL SELECTION.
 - METAL STANDING SEAM ROOFING TO BE DREXEL 'BLACK', SELECTED BY HOMEOWNER. ENSURE THAT NO ROOF PENETRATIONS OCCUR AT LOCATIONS OF STANDING SEAMS.
 - ALL NEW ROOFING TO BE OVER TRI-FLEX UNDERLAYMENT WITH GRACE ICE & WATER MOISTURE BARRIER UNDERLAY WHERE INDICATED. 5/8" ZIP SYSTEM ROOF SHEATHING. DRIP EDGE WILL BE 8" WHITE ALUMINUM.
GUTTERS:
 - 5" OGEE CONTINUOUS ALUMINUM GUTTERS. PAINTED TO MATCH EXISTING. DISCHARGE TO BE 5' FROM FOUNDATION WALLS OR DRAIN BENEATH TERRAIN TO DAYLIGHT OR SUMP.



A EXISTING FRONT ELEVATION
 A2.1 SCALE: 3/16" = 1'-0"



B PROPOSED FRONT ELEVATION
 A2.1 SCALE: 3/16" = 1'-0"

INSULATION:
 - EXTERIOR ENVELOPE INSULATION TO CODE: FLOORS R-30, WALLS R-21, ROOF-49. UN-FACED SOUND INSULATION AT ALL BATHROOM, LAUNDRY ROOM WALLS, AS WELL AS DIVIDING WALLS BETWEEN BEDROOMS AND PROPOSED FITNESS ROOM.
 - SEE A1.6 FOR ADDITIONAL NOTES.

FLASHING:
 FLASHING SHALL BE INSTALLED IN A MANNER THAT PREVENTS MOISTURE FROM ENTERING THE WALL AND ROOF THROUGH JOINTS IN COPINGS, THROUGH MOISTURE PERMEABLE MATERIALS AND AT INTERSECTIONS WITH PARAPET WALLS AND OTHER PENETRATIONS THROUGH THE ROOF PLANE - TYPICAL AT ALL ROOF TO WALL INTERSECTIONS. (R903.2)

SIDEWALL:
 WOOD CLAPBOARD SIDING 4" TO MATCH EXISTING. PAINT ALL NEW SIDING TO MATCH EXISTING, SHERWIN WILLIAMS 'COSMOPOLITAN GRAY'. ALL OVER ZIP 7/16" SYSTEM SHEATHING. UNDERLAY WITH WHITE ALUMINUM DRIP CAPS ON WINDOW AND DOOR CASINGS.

WINDOWS:
 PELLA ARCHITECT SERIES, CUSTOM CLAD COLOR TO MATCH EXISTING HOME (SHERWIN WILLIAMS, COSMOPOLITAN GREY). 7/8 SDL WITH SPACER, ADVANCED COMFORT LOW-E IG GLASS AND STANDARD SCREENS. INTERIOR FRAMES TO BE PRIMED WOOD. INTERIOR HARDWARE TO BE 'ESSENTIAL, FOLD-AWAY CRANK' IN SATIN NICKEL.

DOORS:
 - PELLA 'RESERVE' SERIES, AT BEDROOM & MUDROOM. 7/8" FIXED LITES. EXTERIOR DOOR FRAME & HANDLE TO BE CUSTOM CLAD COLOR TO MATCH EXTERIOR HOUSE COLOR, SHERWIN WILLIAMS 'COSMOPOLITAN GREY'. INTERIOR DOOR FRAME TO BE PRIMED WOOD. HARDWARE TO BE 'ESSENTIAL' HANDLE. ALL HARDWARE IN SATIN NICKEL. SMART KEY OPTION.
 - THERMA-TRU PRIMED FIBERGLASS EXTERIOR ENTRANCE DOOR, AT MUDROOM & GARAGE. 6 PANEL. HARDWARE TO BE 'ESSENTIAL' (MATCH OTHERS) IN SATIN NICKEL. SMART KEY OPTION.
 - SEE A4.2 FOR ADDITIONAL INFORMATION

TRIM:
 EXTERIOR TRIM TO BE MATCH EXISTING. WOOD, SHERWIN WILLIAMS 'COSMOPOLITAN GREY'.
 - RAKES: 1X8. MATCH EXISTING
 - FASCIA ASSEMBLY: 1X8 FASCIA, NO FRIEZE. MATCH EXISTING
 - SHADOW BOARD: 1X4 SHADOW BOARD. TO MATCH EXISTING
 - KICKS: 1X12 KICKS UNDER DOORS, PAINTED.
 - CASINGS: 5/4X5 CASINGS ON WINDOWS AND DOORS, TO MATCH EXISTING
 - SILL: HISTORIC SILL, TO MATCH EXISTING IN SIZE & PROFILE

FLASHING:
 FLASHING SHALL BE INSTALLED IN A MANNER THAT PREVENTS MOISTURE FROM ENTERING THE WALL AND ROOF THROUGH JOINTS IN COPINGS, THROUGH MOISTURE PERMEABLE MATERIALS AND AT INTERSECTIONS WITH PARAPET WALLS AND OTHER PENETRATIONS THROUGH THE ROOF PLANE - TYPICAL AT ALL ROOF TO WALL INTERSECTIONS. (R903.2)

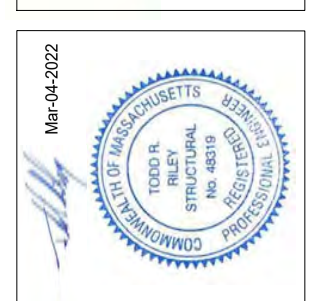
FINISH GRADE:
 ALL GRADING SHOWN ON ELEVATIONS SHALL BY NO MEANS BE ASSUMED AS THE ACTUAL GRADING CONDITIONS AROUND THE BUILDING. VERIFY WITH SITE ENGINEER THE TOP OF FOUNDATION AND EXACT LOCATION ON SITE ADHERING TO THE TOWN'S SETBACK REQUIREMENTS. CONSULT SECTIONS FOR MIN/MAX DISTANCES PER IRC 2015 BUILDING CODE

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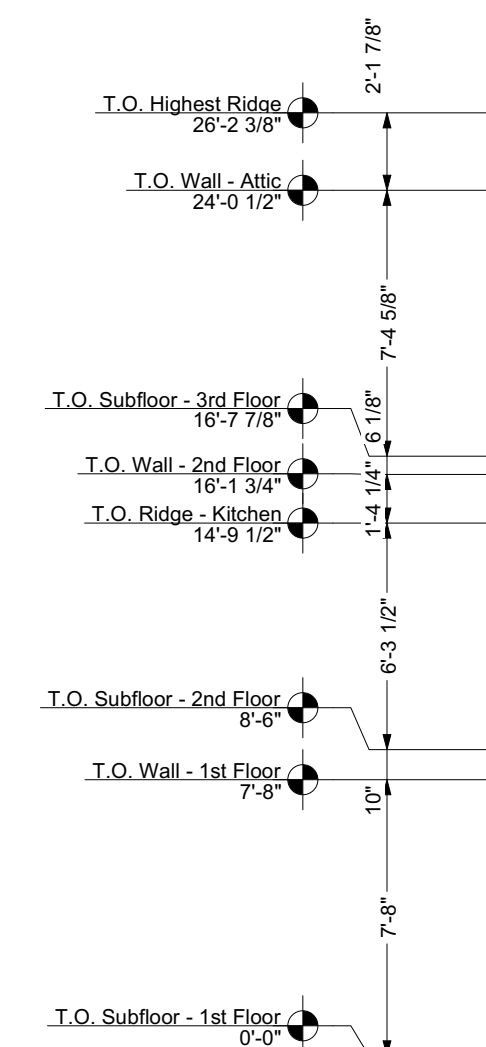
SHEET TITLE:
EXISTING & PROPOSED FRONT ELEVATIONS

PROJECT ADDRESS:
 LINCOLN, MA

REV. DATE:
 10/25/2022

SHEET:

A2.1



EXISTING EXTERIOR NOTES:

SIDING: 4" WOOD CLAPBOARD, PAINTED 'COSMOPOLITAN GREY'
 ROOF: ASPHALT SHINGLES, DARK GREY
 CORNER BOARD: 4 3/4" WOOD, PAINTED 'COSMOPOLITAN GREY'.

DEMOLITION NOTES: LEFT ELEVATION

- DEMO SECTION OF EXISTING DECK AS INDICATED, TO ACCOMMODATE RAISED DECK JOISTS
- REMOVE ALL DECKING AT FRONT PORCH, TO BE REPLACED.
- REMOVE CEILING AT FRONT PORCH, TO BE REPLACED
- REMOVE AND DISPOSE OF DOORS AT INDICATED.
- REMOVE ALL DEMOLITION AND CONSTRUCTION DEBRIS FROM SITE
- SET UP DUST, FLOOR AND SURFACE PROTECTION WHERE NEEDED
- UTILIZE HEPA FILTER DURING DEMOLITION

CONSTRUCTION NOTES: ELEVATIONS

ROOFING:

- EXISTING ROOF TO BE RE-SHINGLED WITH CERTAINTED ASPHALT BELMONT 'BLACK GRANITE'. HOMEOWNER TO PROVIDE DIRECTION ON FINAL SELECTION.
- NEW ASPHALT ROOF TO BE CERTAINTED ASPHALT BELMONT 'BLACK GRANITE'. HOMEOWNER TO PROVIDE DIRECTION ON FINAL SELECTION.
- METAL STANDING SEAM ROOFING TO BE DREXEL 'BLACK', SELECTED BY HOMEOWNER. ENSURE THAT NO ROOF PENETRATIONS OCCUR AT LOCATIONS OF STANDING SEAMS.
- ALL NEW ROOFING TO BE OVER TRI-FLEX UNDERLAYMENT WITH GRACE ICE & WATER MOISTURE BARRIER UNDERLAY WHERE INDICATED. 5/8" ZIP SYSTEM ROOF SHEATHING. DRIP EDGE WILL BE 8" WHITE ALUMINUM.

GUTTERS:

- 5" OGEE CONTINUOUS ALUMINUM GUTTERS. PAINTED TO MATCH EXISTING. DISCHARGE TO BE 5' FROM FOUNDATION WALLS OR DRAIN BENEATH TERRAIN TO DAYLIGHT OR SUMP.

INSULATION:

- EXTERIOR ENVELOPE INSULATION TO CODE: FLOORS R-30, WALLS R-21, ROOF-49. UN-FACED SOUND INSULATION AT ALL BATHROOM, LAUNDRY ROOM WALLS, AS WELL AS DIVIDING WALLS BETWEEN BEDROOMS AND PROPOSED FITNESS ROOM.
- SEE A1.6 FOR ADDITIONAL NOTES.

FLASHING:

- FLASHING SHALL BE INSTALLED IN A MANNER THAT PREVENTS MOISTURE FROM ENTERING THE WALL AND ROOF THROUGH JOINTS IN COPINGS, THROUGH MOISTURE PERMEABLE MATERIALS AND AT INTERSECTIONS WITH PARAPET WALLS AND OTHER PENETRATIONS THROUGH THE ROOF PLANE - TYPICAL AT ALL ROOF TO WALL INTERSECTIONS. (R903.2)

SIDEWALL:

- WOOD CLAPBOARD SIDING 4" TO MATCH EXISTING. PAINT ALL NEW SIDING TO MATCH EXISTING, SHERWIN WILLIAMS 'COSMOPOLITAN GRAY'. ALL OVER ZIP 7/16" SYSTEM SHEATHING. UNDERLAY WITH WHITE ALUMINUM DRIP CAPS ON WINDOW AND DOOR CASINGS.

WINDOWS:

- PELLA ARCHITECT SERIES, CUSTOM CLAD COLOR TO MATCH EXISTING HOME (SHERWIN WILLIAMS, COSMOPOLITAN GREY). 7/8 SDL WITH SPACER, ADVANCED COMFORT LOW-E IG GLASS AND STANDARD SCREENS. INTERIOR FRAMES TO BE PRIMED WOOD. INTERIOR HARDWARE TO BE 'ESSENTIAL, FOLD-AWAY CRANK' IN SATIN NICKEL.

DOORS:

- PELLA 'RESERVE' SERIES, AT BEDROOM & MUDROOM. 7/8" FIXED LITES. EXTERIOR DOOR FRAME & HANDLE TO BE CUSTOM CLAD COLOR TO MATCH EXTERIOR HOUSE COLOR, SHERWIN WILLIAMS 'COSMOPOLITAN GREY'. INTERIOR DOOR FRAME TO BE PRIMED WOOD. HARDWARE TO BE 'ESSENTIAL' HANDLE. ALL HARDWARE IN SATIN NICKEL. SMART KEY OPTION.
- THERMA-TRU PRIMED FIBERGLASS EXTERIOR ENTRANCE DOOR, AT MUDROOM & GARAGE. 6 PANEL. HARDWARE TO BE 'ESSENTIAL' (MATCH OTHERS) IN SATIN NICKEL. SMART KEY OPTION.
- SEE A4.2 FOR ADDITIONAL INFORMATION

TRIM:

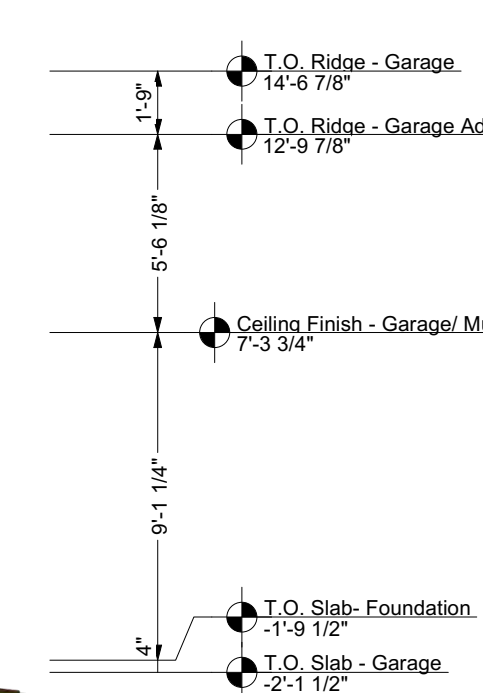
- EXTERIOR TRIM TO BE MATCH EXISTING. WOOD, SHERWIN WILLIAMS 'COSMOPOLITAN GREY'.
- RAKES: 1X8. MATCH EXISTING
- FASCIA ASSEMBLY: 1X8 FASCIA, NO FRIEZE. MATCH EXISTING
- SHADOW BOARD: 1X4 SHADOW BOARD. TO MATCH EXISTING
- KICKS: 1X12 KICKS UNDER DOORS, PAINTED.
- CASINGS: 5/4X5 CASINGS ON WINDOWS AND DOORS, TO MATCH EXISTING
- SILL: HISTORIC SILL, TO MATCH EXISTING IN SIZE & PROFILE

FLASHING:

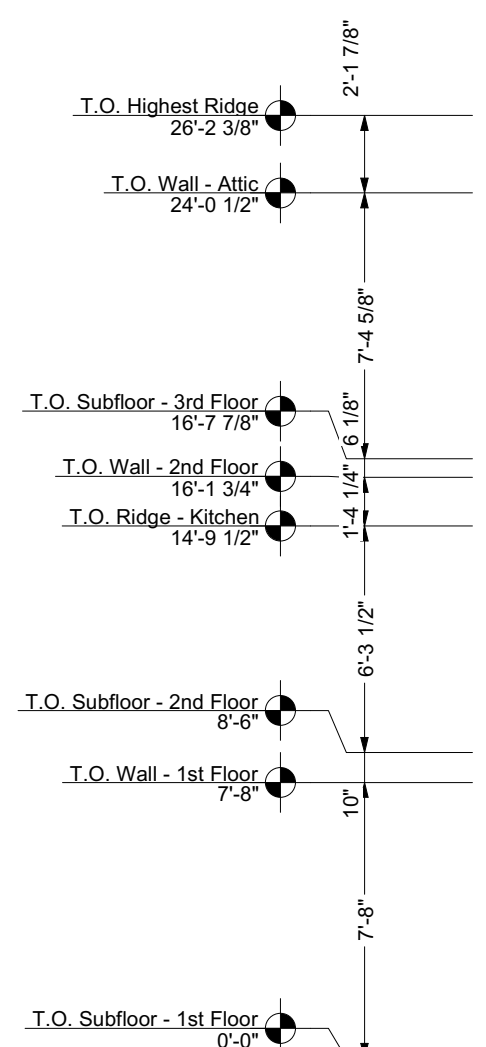
- FLASHING SHALL BE INSTALLED IN A MANNER THAT PREVENTS MOISTURE FROM ENTERING THE WALL AND ROOF THROUGH JOINTS IN COPINGS, THROUGH MOISTURE PERMEABLE MATERIALS AND AT INTERSECTIONS WITH PARAPET WALLS AND OTHER PENETRATIONS THROUGH THE ROOF PLANE - TYPICAL AT ALL ROOF TO WALL INTERSECTIONS. (R903.2)

FINISH GRADE:

- ALL GRADING SHOWN ON ELEVATIONS SHALL BY NO MEANS BE ASSUMED AS THE ACTUAL GRADING CONDITIONS AROUND THE BUILDING. VERIFY WITH SITE ENGINEER THE TOP OF FOUNDATION AND EXACT LOCATION ON SITE ADHERING TO THE TOWN'S SETBACK REQUIREMENTS. CONSULT SECTIONS FOR MINMAX DISTANCES PER IRC 2015 BUILDING CODE



A EXISTING LEFT ELEVATION
 A2.1 SCALE: 3/16" = 1'-0"



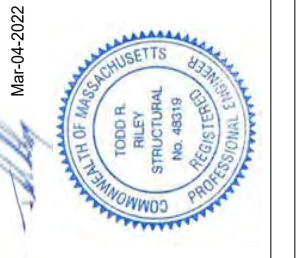
B PROPOSED LEFT ELEVATION
 A2.1 SCALE: 3/16" = 1'-0"

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SHEET TITLE:
EXISTING & PROPOSED LEFT ELEVATIONS

PROJECT ADDRESS:
 LINCOLN, MA

REV. DATE:

10/25/2022

SHEET:

A2.2

EXISTING EXTERIOR NOTES:

SIDING: 4" WOOD CLAPBOARD, PAINTED 'COSMOPOLITAN GREY'
 ROOF: ASPHALT SHINGLES, DARK GREY
 CORNER BOARD: 4 3/4" WOOD, PAINTED 'COSMOPOLITAN GREY'.

DEMOLITION NOTES: REAR ELEVATION

- REMOVE ALL ROOFING, TO BE REPLACED.
- REMOVE ROOF FRAMING ABOVE GARAGE, AS INDICATED.
- REMOVE EXTERIOR WALLS, AS INDICATED. PRESERVE CRITICAL LOAD PATHS.
- REMOVE SIDING AS INDICATED, TO BE REPLACED.
- SALVAGE SELECT EXTERIOR WINDOWS FOR RE-USE.
- REMOVE AND DISPOSE OF DOORS AT INDICATED.
- REMOVE ALL DEMOLITION AND CONSTRUCTION DEBRIS FROM SITE
- SET UP DUST, FLOOR AND SURFACE PROTECTION WHERE NEEDED
- UTILIZE HEPA FILTER DURING DEMOLITION

CONSTRUCTION NOTES: ELEVATIONS

- ROOFING:**
- EXISTING ROOF TO BE RE-SHINGLED WITH CERTAINTED ASPHALT BELMONT 'BLACK GRANITE', HOMEOWNER TO PROVIDE DIRECTION ON FINAL SELECTION.
 - NEW ASPHALT ROOF TO BE CERTAINTED ASPHALT BELMONT 'BLACK GRANITE', HOMEOWNER TO PROVIDE DIRECTION ON FINAL SELECTION.
 - METAL STANDING SEAM ROOFING TO BE DREXEL 'BLACK', SELECTED BY HOMEOWNER. ENSURE THAT NO ROOF PENETRATIONS OCCUR AT LOCATIONS OF STANDING SEAMS.
 - ALL NEW ROOFING TO BE OVER TRI-FLEX UNDERLAYMENT WITH GRACE ICE & WATER MOISTURE BARRIER UNDERLAY WHERE INDICATED. 5/8" ZIP SYSTEM ROOF SHEATHING. DRIP EDGE WILL BE 8" WHITE ALUMINUM.

- GUTTERS:**
- 5" OGEE CONTINUOUS ALUMINUM GUTTERS. PAINTED TO MATCH EXISTING. DISCHARGE TO BE 5" FROM FOUNDATION WALLS OR DRAIN BENEATH TERRAIN TO DAYLIGHT OR SUMP.

- INSULATION:**
- EXTERIOR ENVELOPE INSULATION TO CODE: FLOORS R-30, WALLS R-21, ROOF-49. UN-FACED SOUND INSULATION AT ALL BATHROOM, LAUNDRY ROOM WALLS, AS WELL AS DIVIDING WALLS BETWEEN BEDROOMS AND PROPOSED FITNESS ROOM. -SEE A1.6 FOR ADDITIONAL NOTES.

- FLASHING:**
- FLASHING SHALL BE INSTALLED IN A MANNER THAT PREVENTS MOISTURE FROM ENTERING THE WALL AND ROOF THROUGH JOINTS IN COPINGS, THROUGH MOISTURE PERMEABLE MATERIALS AND AT INTERSECTIONS WITH PARAPET WALLS AND OTHER PENETRATIONS THROUGH THE ROOF PLANE - TYPICAL AT ALL ROOF TO WALL INTERSECTIONS. (R903.2)

- SIDEWALL:**
- WOOD CLAPBOARD SIDING 4" TO MATCH EXISTING. PAINT ALL NEW SIDING TO MATCH EXISTING, SHERWIN WILLIAMS 'COSMOPOLITAN GRAY'. ALL OVER ZIP 7/16" SYSTEM SHEATHING. UNDERLAY WITH WHITE ALUMINUM DRIP CAPS ON WINDOW AND DOOR CASINGS.

- WINDOWS:**
- PELLA ARCHITECT SERIES, CUSTOM CLAD COLOR TO MATCH EXISTING HOME (SHERWIN WILLIAMS, COSMOPOLITAN GREY). 7/8 SDL WITH SPACER, ADVANCED COMFORT LOW-E IG GLASS AND STANDARD SCREENS. INTERIOR FRAMES TO BE PRIMED WOOD. INTERIOR HARDWARE TO BE 'ESSENTIAL, FOLD-AWAY CRANK' IN SATIN NICKEL.

- DOORS:**
- PELLA 'RESERVE' SERIES, AT BEDROOM & MUDROOM. 7/8" FIXED LITES. EXTERIOR DOOR FRAME & HANDLE TO BE CUSTOM CLAD COLOR TO MATCH EXTERIOR HOUSE COLOR, SHERWIN WILLIAMS 'COSMOPOLITAN GREY'. INTERIOR DOOR FRAME TO BE PRIMED WOOD. HARDWARE TO BE 'ESSENTIAL' HANDLE. ALL HARDWARE IN SATIN NICKEL. SMART KEY OPTION.
 - THERMA-TRU PRIMED FIBERGLASS EXTERIOR ENTRANCE DOOR, AT MUDROOM & GARAGE. 6 PANEL. HARDWARE TO BE 'ESSENTIAL' (MATCH OTHERS) IN SATIN NICKEL. SMART KEY OPTION.
- SEE A4.2 FOR ADDITIONAL INFORMATION

- TRIM:**
- EXTERIOR TRIM TO BE MATCH EXISTING. WOOD, SHERWIN WILLIAMS 'COSMOPOLITAN GREY'.
- RAKES: 1X8. MATCH EXISTING
 - FASCIA ASSEMBLY: 1X8 FASCIA. NO FRIEZE. MATCH EXISTING
 - SHADOW BOARD: 1X4 SHADOW BOARD. TO MATCH EXISTING
 - KICKS: 1X12 KICKS UNDER DOORS, PAINTED.
 - CASINGS: 5/4X5 CASINGS ON WINDOWS AND DOORS, TO MATCH EXISTING
 - SILL: HISTORIC SILL, TO MATCH EXISTING IN SIZE & PROFILE

- FLASHING:**
- FLASHING SHALL BE INSTALLED IN A MANNER THAT PREVENTS MOISTURE FROM ENTERING THE WALL AND ROOF THROUGH JOINTS IN COPINGS, THROUGH MOISTURE PERMEABLE MATERIALS AND AT INTERSECTIONS WITH PARAPET WALLS AND OTHER PENETRATIONS THROUGH THE ROOF PLANE - TYPICAL AT ALL ROOF TO WALL INTERSECTIONS. (R903.2)

- FINISH GRADE:**
- ALL GRADING SHOWN ON ELEVATIONS SHALL BY NO MEANS BE ASSUMED AS THE ACTUAL GRADING CONDITIONS AROUND THE BUILDING. VERIFY WITH SITE ENGINEER THE TOP OF FOUNDATION AND EXACT LOCATION ON SITE ADHERING TO THE TOWN'S SETBACK REQUIREMENTS. CONSULT SECTIONS FOR MIN/MAX DISTANCES PER IRC 2015 BUILDING CODE



A EXISTING REAR ELEVATION
 A2.1 SCALE: 3/16" = 1'-0"



B PROPOSED REAR ELEVATION
 A2.1 SCALE: 3/16" = 1'-0"

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SHEET TITLE:
EXISTING & PROPOSED REAR ELEVATIONS

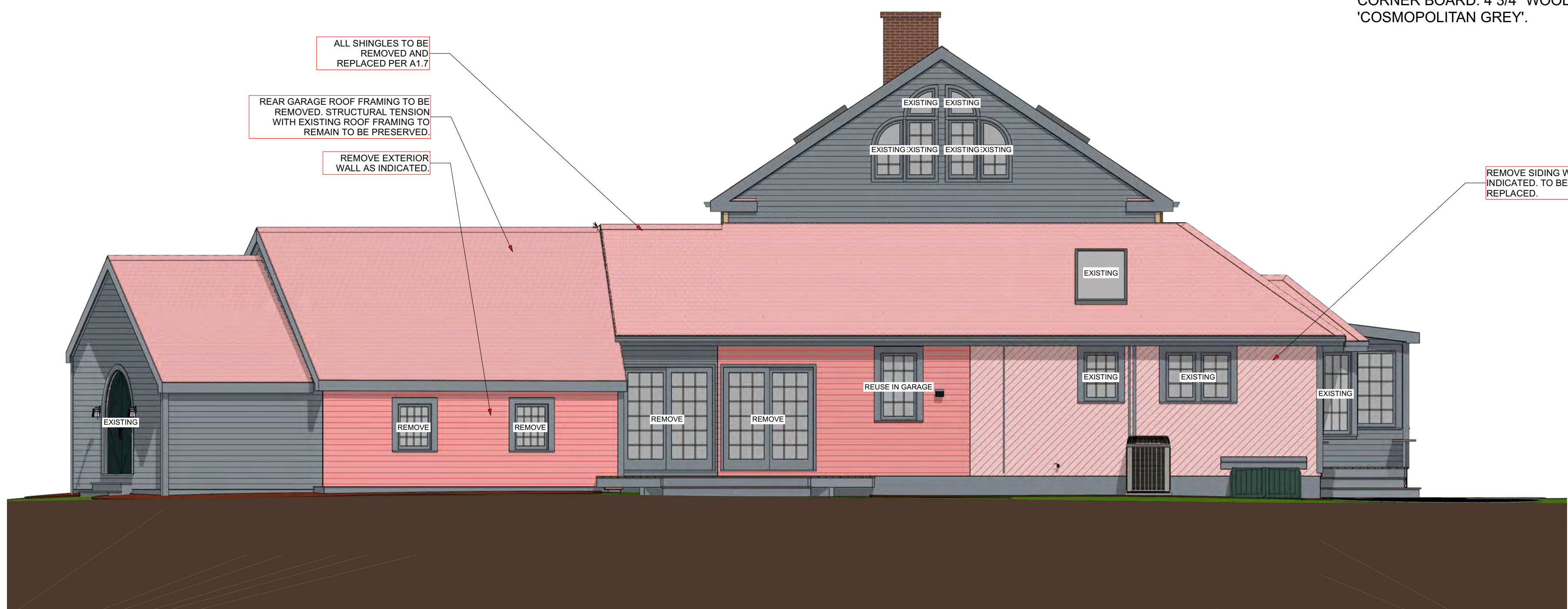
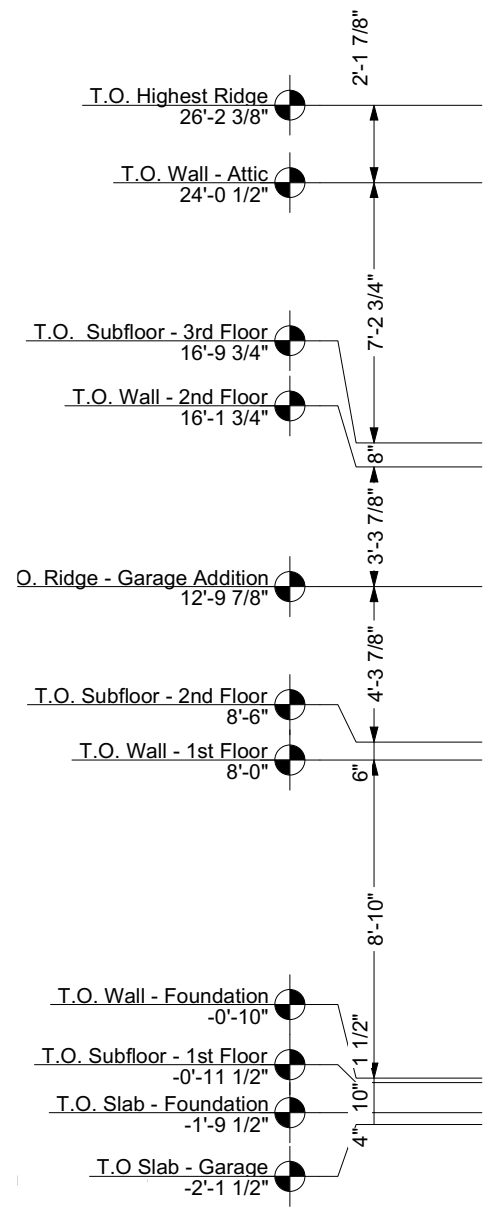
PROJECT ADDRESS:
 LINCOLN, MA

REV. DATE:

10/25/2022

SHEET:

A2.3



EXISTING EXTERIOR NOTES:

SIDING: 4" WOOD CLAPBOARD, PAINTED 'COSMOPOLITAN GREY'
 ROOF: ASPHALT SHINGLES, DARK GREY
 CORNER BOARD: 4 3/4" WOOD, PAINTED 'COSMOPOLITAN GREY'.

DEMOLITION NOTES: RIGHT ELEVATION

- REMOVE SIDING AS INDICATED. TO BE REPLACED.
- REMOVE EXTERIOR WALLS AS INDICATED.
- REMOVE ALL ROOFING, TO BE REPLACE.
- REMOVE ROOF FRAMING AS INDICATED.
- REMOVE AND DISPOSE OF DOORS AT INDICATED.
- REMOVE ALL DEMOLITION AND CONSTRUCTION DEBRIS FROM SITE
- SET UP DUST, FLOOR AND SURFACE PROTECTION WHERE NEEDED
- UTILIZE HEPA FILTER DURING DEMOLITION

CONSTRUCTION NOTES: ELEVATIONS

ROOFING:
 - EXISTING ROOF TO BE RE-SHINGLED WITH CERTAINTEEED ASPHALT BELMONT 'BLACK GRANITE'. HOMEOWNER TO PROVIDE DIRECTION ON FINAL SELECTION.
 -NEW ASPHALT ROOF TO BE CERTAINTEEED ASPHALT BELMONT 'BLACK GRANITE'. HOMEOWNER TO PROVIDE DIRECTION ON FINAL SELECTION.
 - METAL STANDING SEAM ROOFING TO BE DREXEL 'BLACK', SELECTED BY HOMEOWNER. ENSURE THAT NO ROOF PENETRATIONS OCCUR AT LOCATIONS OF STANDING SEAMS.
 -ALL NEW ROOFING TO BE OVER TRI-FLEX UNDERLAYMENT WITH GRACE ICE & WATER MOISTURE BARRIER UNDERLAY WHERE INDICATED. 5/8" ZIP SYSTEM ROOF SHEATHING. DRIP EDGE WILL BE 8" WHITE ALUMINUM.

GUTTERS:
 5" OGEE CONTINUOUS ALUMINUM GUTTERS. PAINTED TO MATCH EXISTING. DISCHARGE TO BE 5' FROM FOUNDATION WALLS OR DRAIN BENEATH TERRAIN TO DAYLIGHT OR SUMP.

INSULATION:
 - EXTERIOR ENVELOPE INSULATION TO CODE: FLOORS R-30, WALLS R-21, ROOF-49. UN-FACED SOUND INSULATION AT ALL BATHROOM, LAUNDRY ROOM WALLS, AS WELL AS DIVIDING WALLS BETWEEN BEDROOMS AND PROPOSED FITNESS ROOM.
 -SEE A1.6 FOR ADDITIONAL NOTES.

FLASHING:
 FLASHING SHALL BE INSTALLED IN A MANNER THAT PREVENTS MOISTURE FROM ENTERING THE WALL AND ROOF THROUGH JOINTS IN COPINGS, THROUGH MOISTURE PERMEABLE MATERIALS AND AT INTERSECTIONS WITH PARAPET WALLS AND OTHER PENETRATIONS THROUGH THE ROOF PLANE - TYPICAL AT ALL ROOF TO WALL INTERSECTIONS. (R903.2)

SIDEWALL:
 WOOD CLAPBOARD SIDING 4" TO MATCH EXISTING. PAINT ALL NEW SIDING TO MATCH EXISTING, SHERWIN WILLIAMS 'COSMOPOLITAN GRAY'. ALL OVER ZIP 7/16" SYSTEM SHEATHING. UNDERLAY WITH WHITE ALUMINUM DRIP CAPS ON WINDOW AND DOOR CASINGS.

WINDOWS:
 PELLA ARCHITECT SERIES, CUSTOM CLAD COLOR TO MATCH EXISTING HOME (SHERWIN WILLIAMS, COSMOPOLITAN GREY). 7/8 SDL WITH SPACER, ADVANCED COMFORT LOW-E IG GLASS AND STANDARD SCREENS. INTERIOR FRAMES TO BE PRIMED WOOD. INTERIOR HARDWARE TO BE 'ESSENTIAL, FOLD-AWAY CRANK' IN SATIN NICKEL.

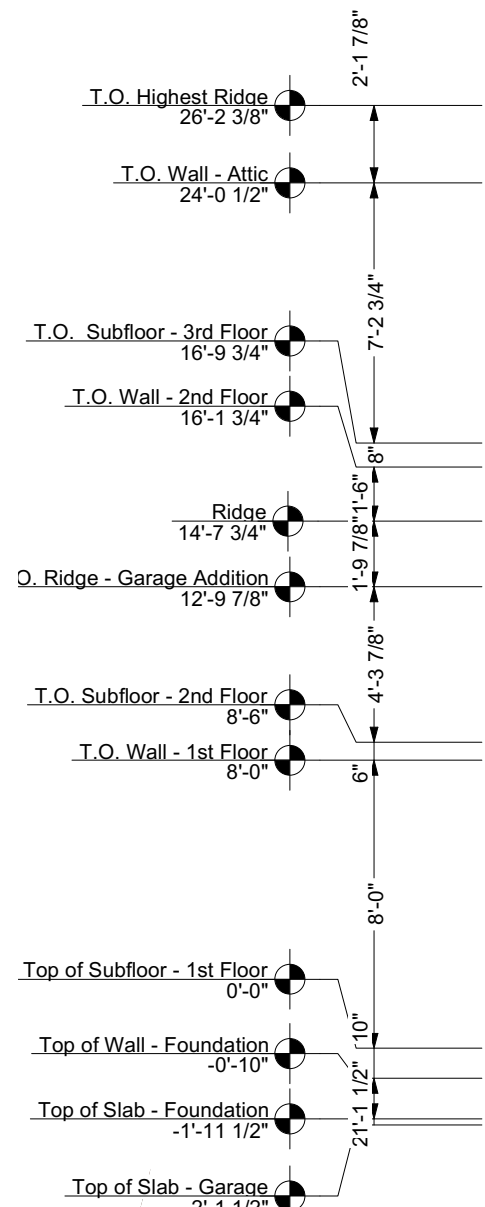
DOORS:
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 - THERMA-TRU PRIMED FIBERGLASS EXTERIOR ENTRANCE DOOR, AT MUDROOM & GARAGE. 6 PANEL. HARDWARE TO BE 'ESSENTIAL' (MATCH OTHERS) IN SATIN NICKEL. SMART KEY OPTION.
 - SEE A4.2 FOR ADDITIONAL INFORMATION

TRIM:
 EXTERIOR TRIM TO BE MATCH EXISTING. WOOD, SHERWIN WILLIAMS 'COSMOPOLITAN GREY'.
 -RAKES: 1X8. MATCH EXISTING
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 -SHADOW BOARD: 1X4 SHADOW BOARD. TO MATCH EXISTING
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 -CASINGS: 5/4X5 CASINGS ON WINDOWS AND DOORS, TO MATCH EXISTING
 -SILL: HISTORIC SILL, TO MATCH EXISTING IN SIZE & PROFILE

FLASHING:
 FLASHING SHALL BE INSTALLED IN A MANNER THAT PREVENTS MOISTURE FROM ENTERING THE WALL AND ROOF THROUGH JOINTS IN COPINGS, THROUGH MOISTURE PERMEABLE MATERIALS AND AT INTERSECTIONS WITH PARAPET WALLS AND OTHER PENETRATIONS THROUGH THE ROOF PLANE - TYPICAL AT ALL ROOF TO WALL INTERSECTIONS. (R903.2)

FINISH GRADE:
 ALL GRADING SHOWN ON ELEVATIONS SHALL BY NO MEANS BE ASSUMED AS THE ACTUAL GRADING CONDITIONS AROUND THE BUILDING. VERIFY WITH SITE ENGINEER THE TOP OF FOUNDATION AND EXACT LOCATION ON SITE ADHERING TO THE TOWN'S SETBACK REQUIREMENTS. CONSULT SECTIONS FOR MINMAX DISTANCES PER IRC 2015 BUILDING CODE

A EXISTING RIGHT ELEVATION
 A2.1 SCALE: 3/16" = 1'-0"



B PROPOSED RIGHT ELEVATION
 A2.1 SCALE: 3/16" = 1'-0"

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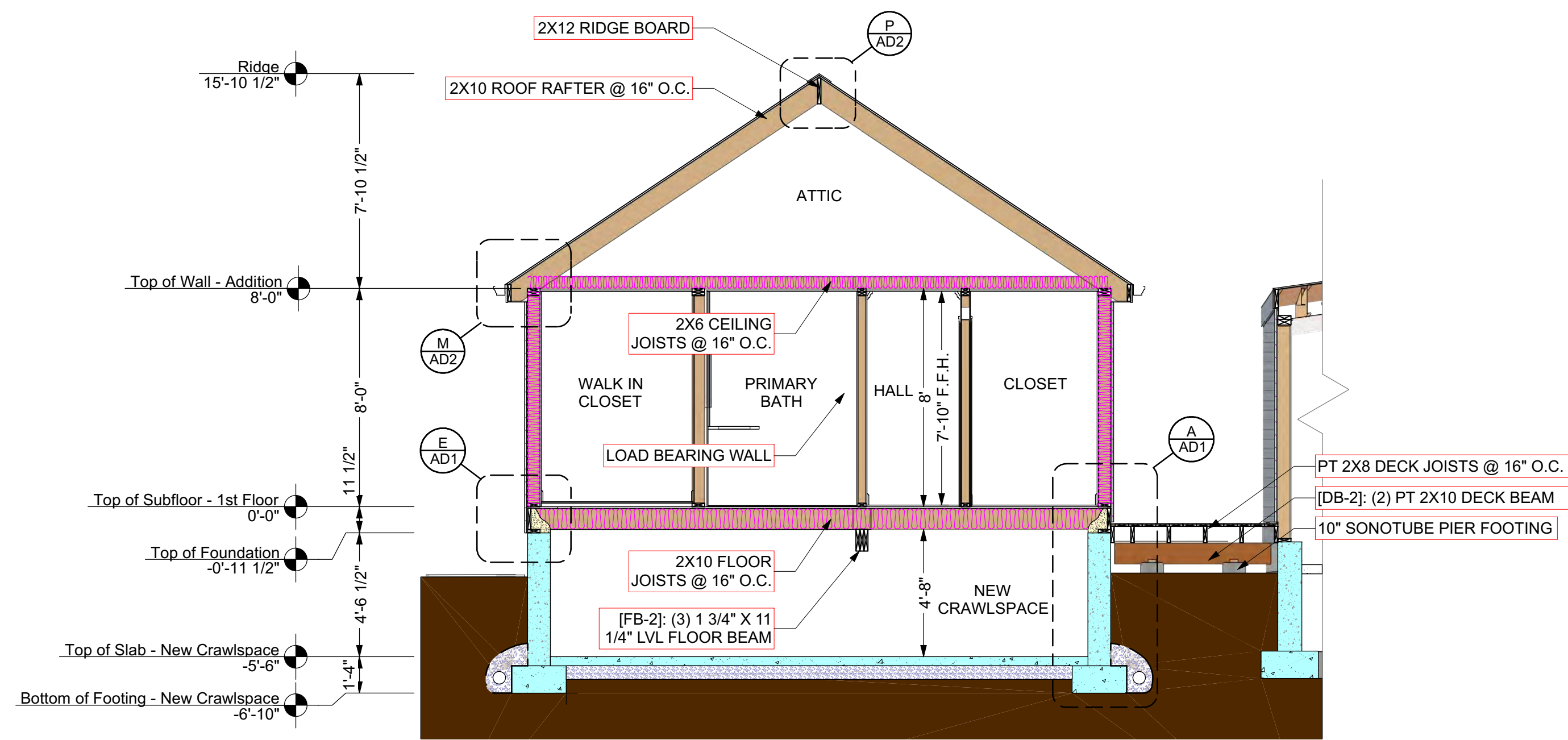
SHEET TITLE:
**EXISTING & PROPOSED
 RIGHT ELEVATIONS**

PROJECT ADDRESS:
 LINCOLN, MA

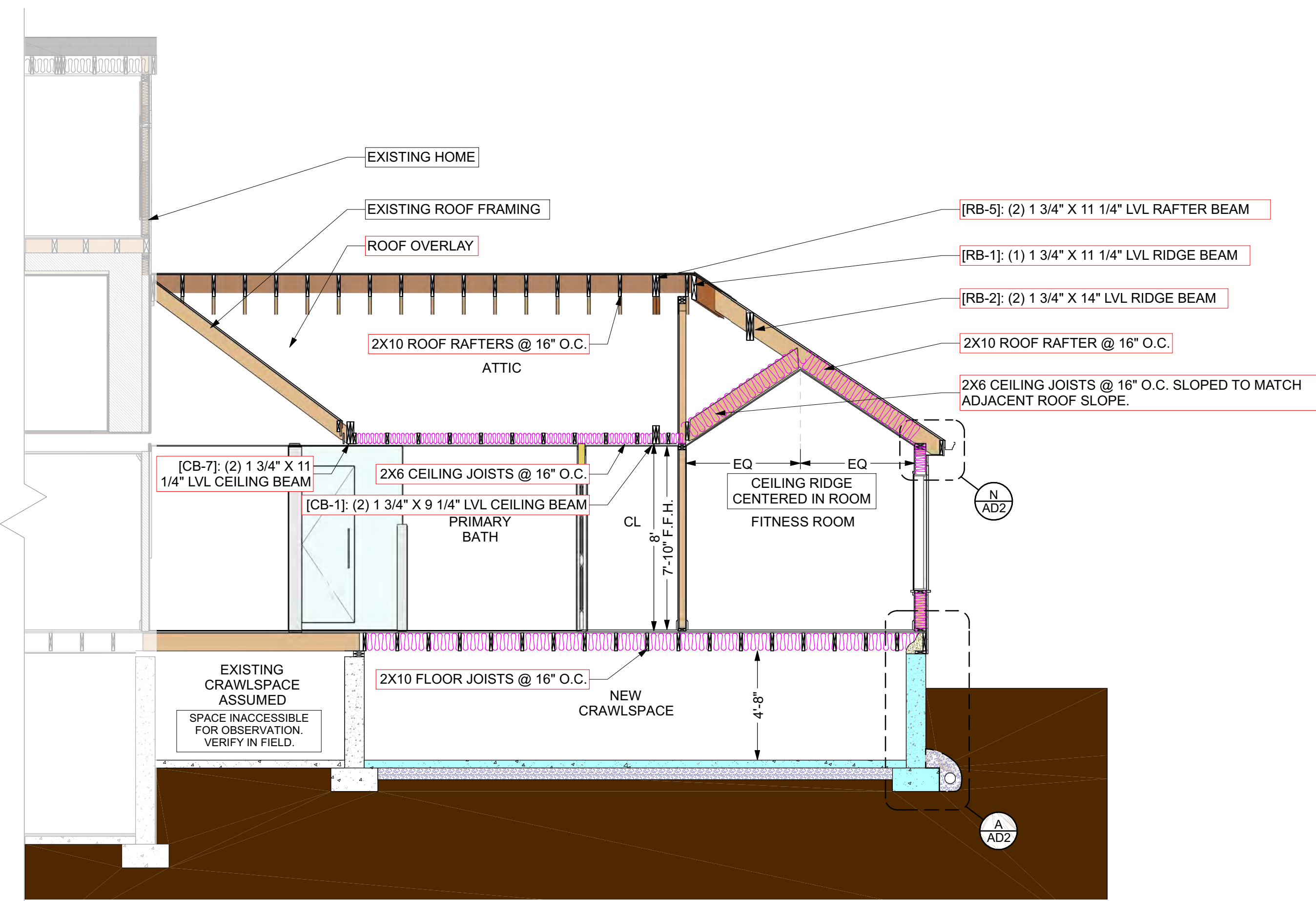
REV. DATE:
10/25/2022

SHEET:

A2.4



A SECTION 'A' & 'B'
A3.1 SCALE: 1/4" = 1'-0"



B SECTION 'B'
A3.1 SCALE: 1/4" = 1'-0"

CONSTRUCTION NOTES: FRAMING

R602.3 DESIGN AND CONSTRUCTION.
EXTERIOR WALLS OF WOOD-FRAME CONSTRUCTION SHALL BE DESIGNED AND CONSTRUCTED IN ACCORDANCE WITH THE PROVISIONS OF THIS CHAPTER AND FIGURES R602.3(1) AND R602.3(2) OR IN ACCORDANCE WITH AF&PA'S NDS. COMPONENTS OF EXTERIOR WALLS SHALL BE FASTENED IN ACCORDANCE WITH TABLES R602.3(1) THROUGH R602.3(4). STRUCTURAL WALL SHEATHING SHALL BE FASTENED DIRECTLY TO STRUCTURAL FRAMING MEMBERS. EXTERIOR WALL COVERINGS SHALL BE CAPABLE OF RESISTING THE WIND PRESSURES LISTED IN TABLE R301.2(2) ADJUSTED FOR HEIGHT AND EXPOSURE USING TABLE R301.2(3). WOOD STRUCTURAL PANEL SHEATHING USED FOR EXTERIOR WALLS SHALL CONFORM TO THE REQUIREMENTS OF TABLE R602.3(3). STUDS SHALL BE CONTINUOUS FROM SUPPORT AT THE SOLE PLATE TO A SUPPORT AT THE TOP PLATE TO RESIST LOADS PERPENDICULAR TO THE WALL. THE SUPPORT SHALL BE A FOUNDATION OR FLOOR, CEILING OR ROOF DIAPHRAGM OR SHALL BE DESIGNED IN ACCORDANCE WITH ACCEPTED ENGINEERING PRACTICE.

EXCEPTION: JACK STUDS, TRIMMER STUDS AND CRIPPLE STUDS AT OPENINGS IN WALLS THAT COMPLY WITH TABLES R502.5(1) AND R502.5(2).

FIRST FLOOR:
SILL: SINGLE PRESSURE TREATED 2X6 WITH CONTINUOUS SILL SEAL
FLOOR JOISTS: 2X10 FLOOR JOISTS @ 16" O.C. & 12" O.C. AS INDICATED ON PLANS
CEILING JOISTS: VARIES, 2X6 CEILING JOISTS @ 16" O.C. AT ADDITION, 2X8 CEILING JOISTS @ 16" O.C. AT GARAGE.
FLOOR SHEATHING: 3/4" ADVANTECH T&G OSB GLUED AND NAILED
EXTERIOR WALLS: 2X6 STUDS @ 16" ON CENTER WITH 7/16" ZIP WALL EXTERIOR SHEATHING APPLIED VERTICALLY, RIM TO RIM.
INTERIOR WALLS: VARIES, 2X4 STUDS 16" O.C. & 2X6 STUDS @ 16" O.C.
PORCH POSTS: PRESSURE TREATED 6X6 POSTS
DECK JOISTS: VARIES, PRESSURE TREATED 2X8 DECK JOISTS @ 16" O.C.

ROOF:
RIDGE: VARIES, REFER TO ROOF FRAMING PLANS
RAFTERS: 2X10 @ 16" O.C. (AT ADDITION) & 2X12 RAFTERS @ 12" ON CENTER (AT GARAGE)
COVERED PORCH RAFTERS: 2X8 RAFTERS 16" ON CENTER
SHEATHING: 5/8" ZIP SYSTEM SHEATHING NAILED, SEAMS TAPED AND ROLLED.

FASTENERS:
SEE S1 FOR ENGINEER'S NOTES
WALL AND ROOF SHEATHING - 2 1/2" X .131 DIA. NAILS WITH 3" SPACING ON EDGES AND 6" SPACING IN FIELD
FRAMING - 3 1/4" X .131 DIA. NAILS

ALL STRUCTURAL NOTES VERIFIED AND APPROVED BY ENGINEER OF RECORD, CRITERIUM ENGINEERING. SEE STRUCTURAL SPECIFICATIONS & CALCULATIONS ATTACHED.

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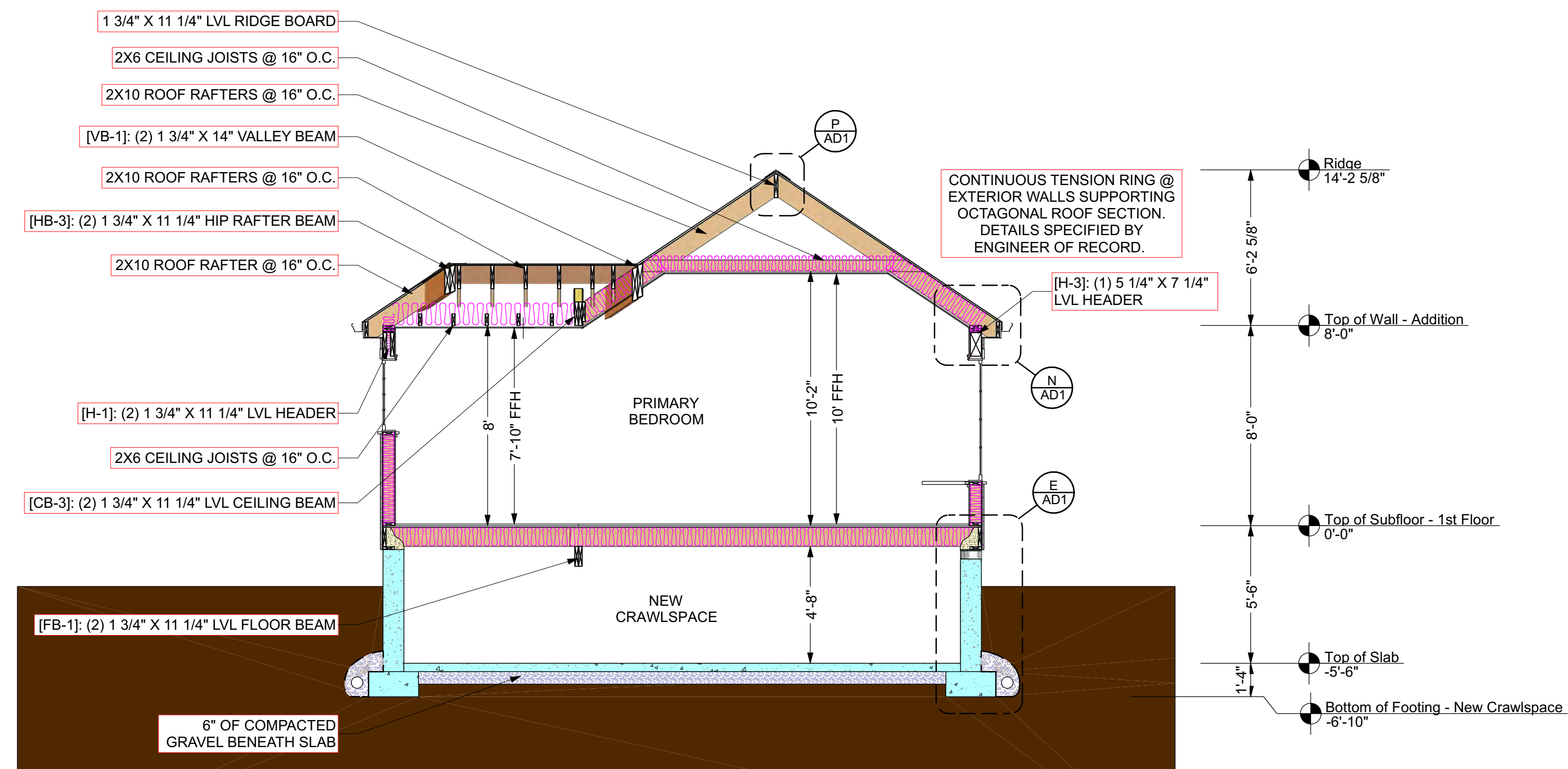
SHEET TITLE: SECTION 'A' & 'B'

PROJECT ADDRESS: LINCOLN, MA

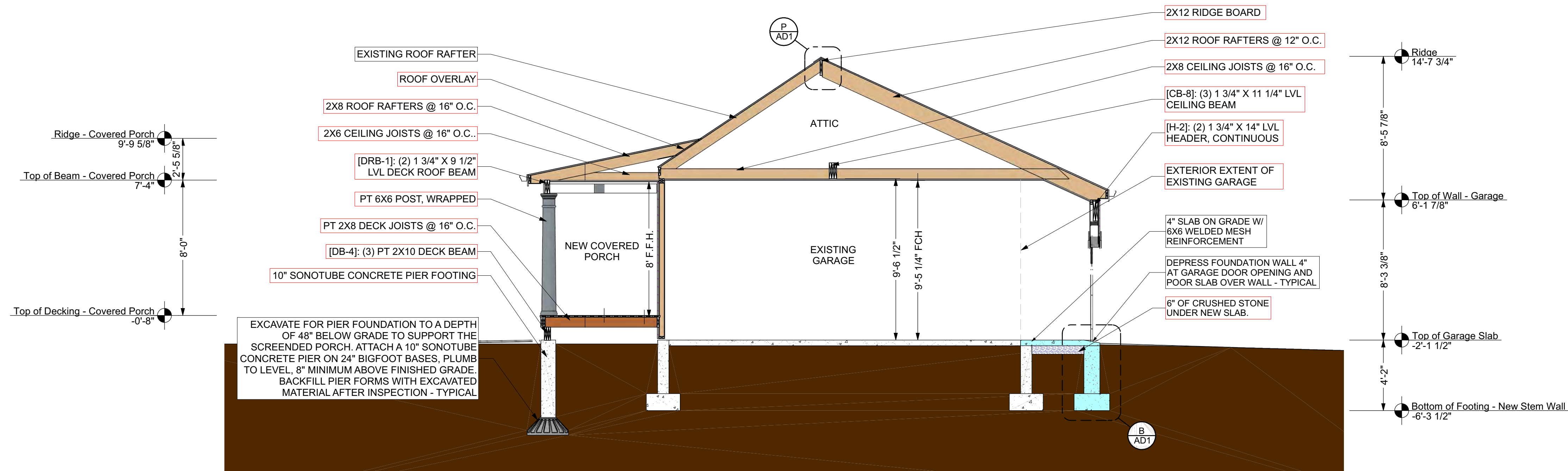
REV. DATE: 10/25/2022

SHEET:

A3.1



C SECTION 'C'
A3.2 SCALE: 1/4" = 1'-0"



D SECTION 'D'
A3.2 SCALE: 1/4" = 1'-0"

CONSTRUCTION NOTES: FRAMING

R602.3 DESIGN AND CONSTRUCTION.
EXTERIOR WALLS OF WOOD-FRAME CONSTRUCTION SHALL BE DESIGNED AND CONSTRUCTED IN ACCORDANCE WITH THE PROVISIONS OF THIS CHAPTER AND FIGURES R602.3(1) AND R602.3(2) OR IN ACCORDANCE WITH AF&PA'S NDS. COMPONENTS OF EXTERIOR WALLS SHALL BE FASTENED IN ACCORDANCE WITH TABLES R602.3(1) THROUGH R602.3(4). STRUCTURAL WALL SHEATHING SHALL BE FASTENED DIRECTLY TO STRUCTURAL FRAMING MEMBERS. EXTERIOR WALL COVERINGS SHALL BE CAPABLE OF RESISTING THE WIND PRESSURES LISTED IN TABLE R301.2(2) ADJUSTED FOR HEIGHT AND EXPOSURE USING TABLE R301.2(3). WOOD STRUCTURAL PANEL SHEATHING USED FOR EXTERIOR WALLS SHALL CONFORM TO THE REQUIREMENTS OF TABLE R602.3(3). STUDS SHALL BE CONTINUOUS FROM SUPPORT AT THE SOLE PLATE TO A SUPPORT AT THE TOP PLATE TO RESIST LOADS PERPENDICULAR TO THE WALL. THE SUPPORT SHALL BE A FOUNDATION OR FLOOR, CEILING OR ROOF DIAPHRAGM OR SHALL BE DESIGNED IN ACCORDANCE WITH ACCEPTED ENGINEERING PRACTICE.

EXCEPTION: JACK STUDS, TRIMMER STUDS AND CRIPPLE STUDS AT OPENINGS IN WALLS THAT COMPLY WITH TABLES R502.5(1) AND R502.5(2).

FIRST FLOOR:
SILL: SINGLE PRESSURE TREATED 2X6 WITH CONTINUOUS SILL SEAL
FLOOR JOISTS: 2X10 FLOOR JOISTS @ 16" O.C. & 12" O.C. AS INDICATED ON PLANS
CEILING JOISTS: VARIES, 2X6 CEILING JOISTS @ 16" O.C. AT ADDITION. 2X8 CEILING JOISTS @ 16" O.C. AT GARAGE.
FLOOR SHEATHING: 3/4" ADVANTECH T&G OSB GLUED AND NAILED
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INTERIOR WALLS: VARIES. 2X4 STUDS 16" O.C. & 2X6 STUDS @ 16" O.C.
PORCH POSTS: PRESSURE TREATED 6X6 POSTS
DECK JOISTS: VARIES. PRESSURE TREATED 2X8 DECK JOISTS @ 16" O.C.

ROOF:
RIDGE: VARIES. REFER TO ROOF FRAMING PLANS
RAFTERS: 2X10 @ 16" O.C. (AT ADDITION) & 2X12 RAFTERS @ 12" ON CENTER (AT GARAGE)
COVERED PORCH RAFTERS: 2X8 RAFTERS 16" ON CENTER
SHEATHING: 5/8" ZIP SYSTEM SHEATHING NAILED. SEAMS TAPED AND ROLLED.

FASTENERS:
SEE S1 FOR ENGINEER'S NOTES
WALL AND ROOF SHEATHING - 2 1/2" X .131 DIA. NAILS WITH 3" SPACING ON EDGES AND 6" SPACING IN FIELD
FRAMING - 3 1/4" X .131 DIA. NAILS

ALL STRUCTURAL NOTES VERIFIED AND APPROVED BY ENGINEER OF RECORD, CRITERIUM ENGINEERING. SEE STRUCTURAL SPECIFICATIONS & CALCULATIONS ATTACHED.

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SHEET TITLE: SECTION 'C' & 'D'

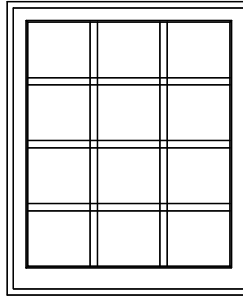
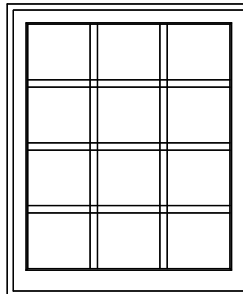
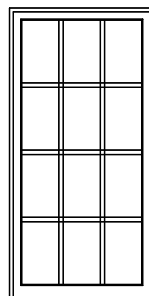
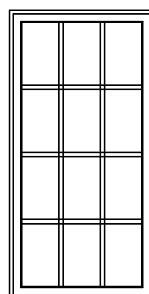
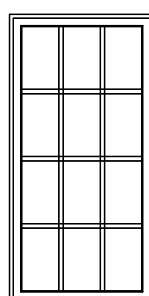
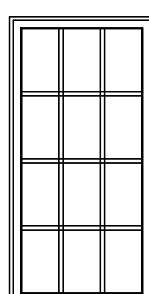
PROJECT ADDRESS: LINCOLN, MA

REV. DATE:

10/25/2022

SHEET:

A3.2

WINDOW SCHEDULE												
3D EXTERIOR ELEVATION	NUMBER LABEL	FLOOR	QTY	R/O	WIDTH	HEIGHT	DESCRIPTION	MANUFACTURER	COMMENTS	EGRESS	TEMPERED	
	W01	2935	1	1	30"X35 1/2"	29 "	35 "	SINGLE CASEMENT-HL	PELLA ARCHITECT SERIES TRADITIONAL	PRIMARY BEDROOM		
	W02	2935	1	2	30"X35 1/2"	29 "	35 "	SINGLE CASEMENT-HR	PELLA ARCHITECT SERIES TRADITIONAL	PRIMARY BEDROOM		
	W03	2959	1	2	30"X59 1/2"	29 "	59 "	SINGLE CASEMENT-HR	PELLA ARCHITECT SERIES TRADITIONAL	PRIMARY BEDROOM	YES	
	W04	2959	1	1	30"X59 1/2"	29 "	59 "	SINGLE CASEMENT-HL	PELLA ARCHITECT SERIES TRADITIONAL	PRIMARY BEDROOM	YES	
	W05	2959	1	8	30"X59 1/2"	29 "	59 "	SINGLE CASEMENT-HR	PELLA ARCHITECT SERIES TRADITIONAL	THROUGH OUT		
	W06	2959	1	6	30"X59 1/2"	29 "	59 "	SINGLE CASEMENT-HL	PELLA ARCHITECT SERIES TRADITIONAL	THROUGH OUT		

DISCLAIMER

ALL REASONABLE EFFORT HAS BEEN MADE TO ENSURE THE ACCURACY OF THIS WINDOW AND DOOR SCHEDULE. GENERAL CONTRACTOR TO VERIFY ALL WINDOW AND DOOR SIZES, COUNT, TEMPERING, AND LOCATIONS WITH PROVIDER PRIOR TO ORDERING WINDOWS AND DOORS.

NOTES: WINDOWS

PELLA ARCHITECT SERIES, CUSTOM CLAD COLOR TO MATCH EXISTING HOME (SHERWIN WILLIAMS, COSMOPOLITAN GREY). 7/8 SDL WITH SPACER, ADVANCED COMFORT LOW-E IG GLASS AND STANDARD SCREENS. INTERIOR FRAMES TO BE PRIMED WOOD. INTERIOR HARDWARE TO BE 'ESSENTIAL, FOLD-AWAY CRANK' IN SATIN NICKEL.
 - WINDOWS IN GARAGE TO BE RE-USED FROM EXISTING HOME. SEE A1.2

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SHEET TITLE:

WINDOW SCHEDULE

PROJECT ADDRESS:

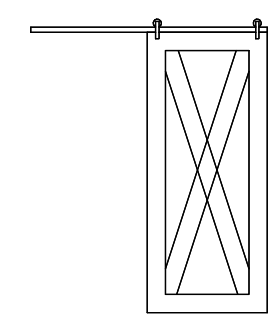
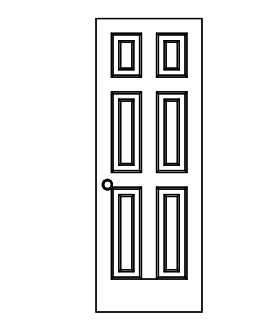
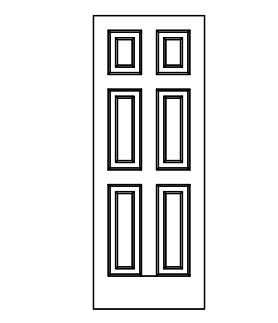
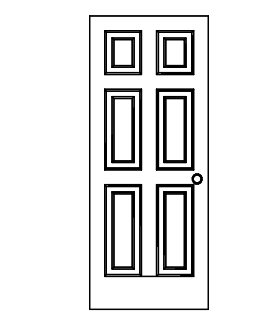
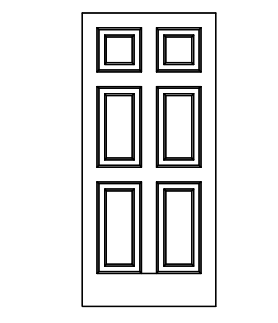
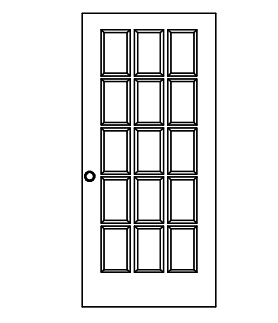
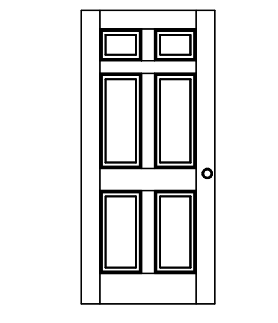
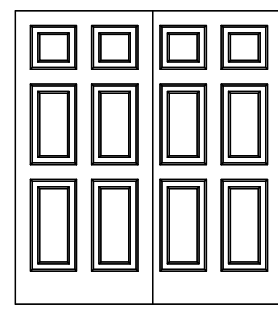
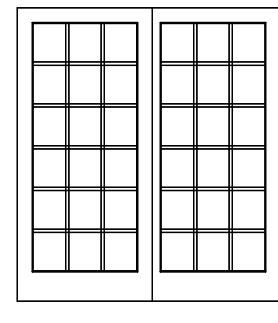
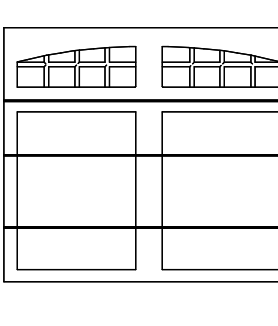
LINCOLN, MA

REV. DATE:

10/25/2022

SHEET:

A4.1

DOOR SCHEDULE										
3D EXTERIOR ELEVATION	NUMBER	LABEL	FLOOR	QTY	WIDTH	HEIGHT	DESCRIPTION	MANUFACTURER	COMMENTS	FIRE
	D01	21070	1	1	34 "	84 "	BARN-X-BRACE DOOR	TO BE DETERMINED	SPECIFICATIONS PROVIDED BY JODI SWARTZ OF KITCHEN VISIONS	
	D02	2468	1	1	28 "	80 "	HINGED-DOOR P09	TRUSTILE	THROUGH OUT.	
	D03	2668	1	1	30 "	80 "	POCKET-DOOR P09	TRUSTILE	THROUGH OUT.	
	D04	2868	1	3	32 "	80 "	HINGED-DOOR P09	TRUSTILE	THROUGH OUT.	
	D05	3068	1	1	36 "	80 "	POCKET-DOOR P09	TRUSTILE	THROUGH OUT.	
	D06	3068	1	2	36 "	80 "	EXT. HINGED-DOOR F07	PELLA 'RESERVE' SERIES	BEDROOM & MUDROOM.	
	D07	3068	1	1	36 "	80 "	EXT. HINGED-TS6000	THERMATRU	GARAGE	YES
	D08	6068	1	1	72 "	80 "	EXT. SLIDER-DOOR P09	TRUSTILE	THROUGH OUT.	
	D09	51168	1	1	71 1/4 "	79 1/2 "	EXT. SLIDER-GLASS PANEL	PELLA, 'RESERVE' SERIES	COVERED PORCH	
	D10	8070	1	2	96 "	84 "	GARAGE-C11-ARCH4	CLOPAY	CAN2-DESIGN11 TOP SECTION: ARCH 4 DOUBLE PANE INSULATED CLEAR GLASS MAHOGANY CLADDING WITH MAHAGONY OVERLAY HARWARE: COLONIAL LIFT HANDLES & STEP PLATE (TO ARRIVE UNINSTALLED)	

DISCLAIMER

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NOTES: DOORS

- ALL INTERIOR DOORS TO BE TRUSTILE OR EQUAL. 6-PANEL. PRIMED WHITE. SATIN NICKEL HARDWARE.
- EXTERIOR ENTRY DOORS (BEDROOM & MUDROOM) TO BE PELLA 'RESERVE'. 7/8 FIXED GRILLS. EXTERIOR DOOR FRAME AND HANDEL, CUSTOM CLAD COLOR TO MATCH HOUSE EXTERIOR SHERWIN WILLIAMS 'COSMOPOLITAN GREY'. INTERIOR DOOR FRAME, PRIMED WOOD. HARDWARE - 'ESSENTIAL' HANDLE, ALL HARDWARE IN SATIN NICKEL. SMART KEY OPTION.
- INTERIOR ENTRY DOORS (GARAGE TO MUDROOM) TO BE THERMA-TRU PRIMED FIBERGLASS. 6-PANEL DOOR.
- SLIDING MUDROOM/PORCH DOOR. PELLA 'RESERVE' SERIES. 7/8 FIXED GRILLS. EXTERIOR DOOR FRAME AND HANDEL, CUSTOM CLAD COLOR TO MATCH HOUSE EXTERIOR SHERWIN WILLIAMS 'COSMOPOLITAN GREY'. INTERIOR DOOR FRAME, PRIMED WOOD. HARDWARE - 'ESSENTIAL' HANDLE, ALL HARDWARE IN SATIN NICKEL. SMART KEY OPTION. FOOT LOCK OPTION. ROL SCREEN.
- GARAGE DOORS TO BE CLOPAY 'CANYON RIDGE CARRIAGE-HOUSE 5-LAYER'. STYLE: CAN2-DESIGN11. TOP SECTION (ARCH 4). DOUBLE PANE INSULATED CLEAR GLASS. MAHOGANY CLADDING WITH MAHOGANY OVERLAY. EXTERIOR DOOR FRAME & CASING, PRIMED. TO BE PAINTED ON-SITE. HARDWARE TO BE COLONIAL LIFT HANDLES AND STEP PLATE. HARDWARE TO ARRIVE UN-INSTALLED.

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SHEET TITLE: DOOR SCHEDULE

PROJECT ADDRESS: LINCOLN, MA

REV. DATE: 10/25/2022

SHEET:

A4.2



A FIRST FLOOR FINISH PLAN
 A5.1 SCALE: 1/4" = 1'-0"

WALL LEGEND:

	SIDING-4, B&B
	2X4 EXTERIOR WALL, EXISTING
	2X4 EXTERIOR WALL, REPLACE EXISTING CLAPBOARD
	2X6 EXTERIOR WALL, CLAPBOARD, PROPOSED
	2X4 INTERIOR WALL, EXISTING
	2X4 INTERIOR WALL, PROPOSED
	2X4 INTERIOR FURRED WALL, EXISTING/ PROPOSED
	2X6 INTERIOR WALL, FIRE-RATED

FLOOR MATERIAL LEGEND:

	WOOD FLOORING
	TILE FLOORING
	VINYL FLOORING
	AZEK DECKING
	CONCRETE, UNFINISHED
	NOT WITHIN SCOPE

FINISH NOTES:

WOOD FLOORING: TO BE SELECTED BY HOMEOWNER. SELECT GRADE PLANK WOOD FLOORING. TO MATCH EXISTING. EXISTING FLOORING IS RED OAK WITH SEMI-GLOSS FINISH.

TILE: TO BE SELECTED BY HOMEOWNER. FLOORS AT BATHROOM ONLY. SELECT SHOWER WALLS. SHOWER WALLS. PROVIDE SCHLUTER SYSTEM THAT MATCHES BATHROOM FIXTURE FINISH FOR TILE EDGE.

VINYL FLOORING: PROVENZA MAXCORE 'LAVA DOME' STONESCAPES COLLECTION. VINYL TO BE AT MUDROOM, LAUNDRY ROOM, AND UTILITY ROOM.

BLUEBOARD & PLASTER: 1/2" BLUEBOARD ON WALLS AND CEILING WITH SMOOTH SKIM COAT OF PLASTER. TILE BACKER BOARD: TILE BACKER BOARD ON TILE FLOOR AREAS. AREAS INCLUDE ENTRY AND MASTER BATH.

INTERIOR FINISH:
 - INTERIOR DOORS TO BE 6-PANEL TRUSTILE, PER DOOR SCHEDULE.
 - INTERIOR TRIM TO BE 3 1/2" CASINGS ON DOORS AND WINDOWS. 5" FLATSTOCK BASEBOARD. ALL CASINGS/TRIM TO MATCH EXISTING.
 - BATHROOM VANITY/CABINERY: TO BE SELECTED BY HOMEOWNER AS DIRECTED BY JODI SWARTZ
 - CABINERY HARDWARE: KNOBS AND PULLS TO BE SELECTED BY OWNER AS DIRECTED BY JODI SWARTZ
 - INTERIOR PAINTING TO BE TWO COATS OF FINISH ON PRE-PRIMED WOOD AND ONE COAT PRIMER AND TWO COATS OF FINISH ON UNPRIMED WOOD. PRIMER AND TWO COATS OF FINISH ON NEW PLASTER WALLS AND CEILINGS.
 - PAINT COLOR TO BE DETERMINED BY HOMEOWNER

INTERIOR MOLDING:
 - 5" BASE BOARD. TO MATCH EXISTING
 - 3 1/2" DOOR & WINDOW CASINGS. TO MATCH EXISTING

EXTERIOR DECK: 3.25" TIMBERTECH AZEK CAPPED POLYMER DECKING. TOUNGE & GROOVE. COLOR 'COASTLINE'.

APPLIANCES: FURNISHED BY OWNER AND INSTALLED BY CONTRACTOR
 TUB: AMERICAN STANDARD 3260.219.SLW. INSTALLED BY GC PER MANUFACTURER'S INSTRUCTIONS

MODIFICATIONS & SUBSTITUTIONS: COORDINATION FOR ALL SPECIFICATIONS, MODIFICATIONS AND SUBSTITUTIONS FOR FINISHES & FIXTURES ASSOCIATED WITH THE ADDITION TO BE WITH KITCHEN VISIONS.

CONTRACTOR

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SHEET TITLE:

FIRST FLOOR FINISH PLAN

PROJECT ADDRESS:

LINCOLN, MA

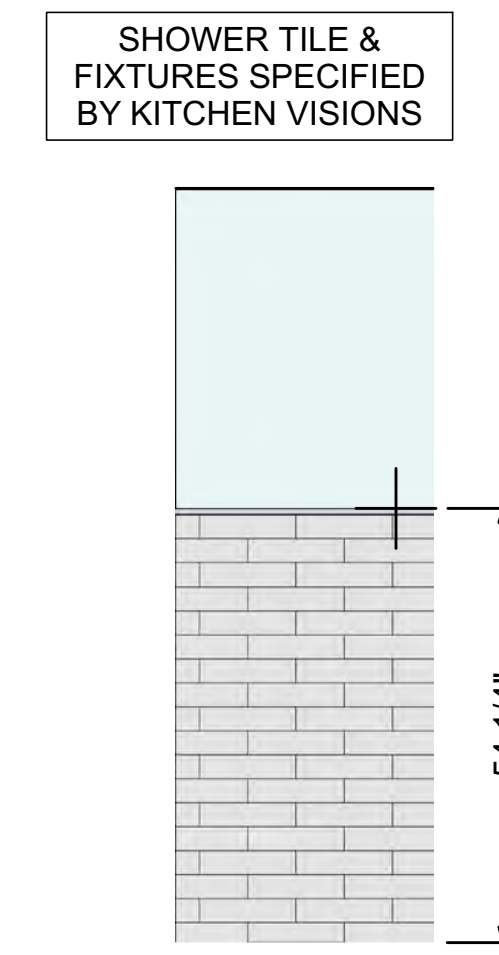
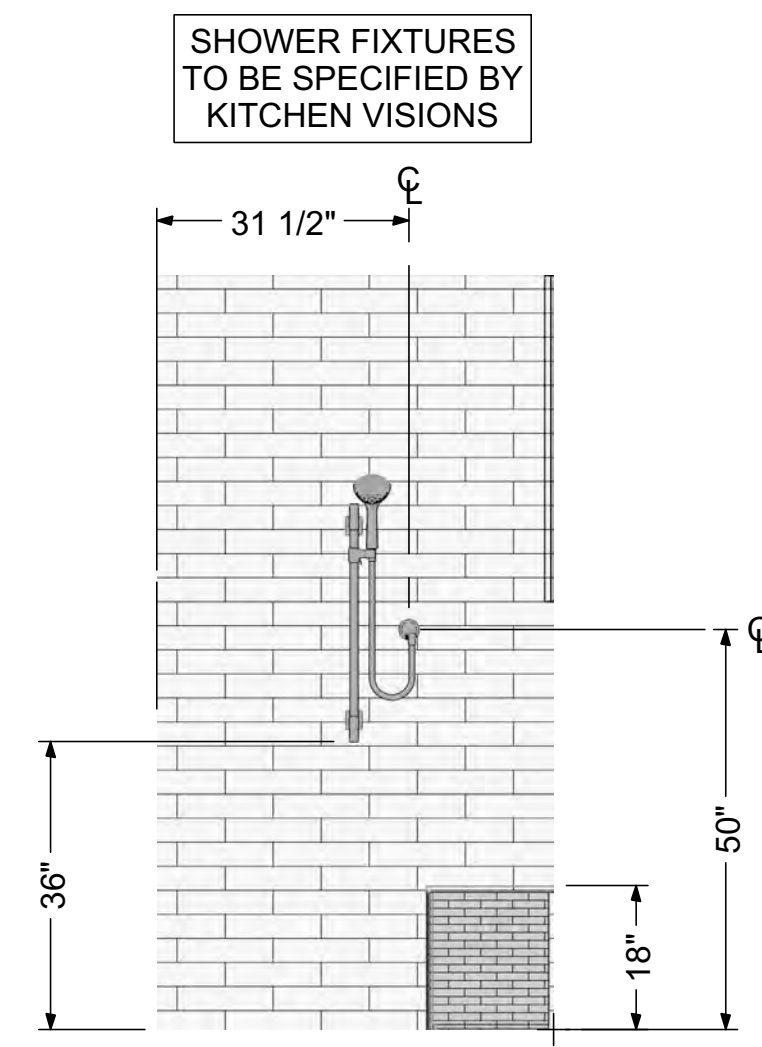
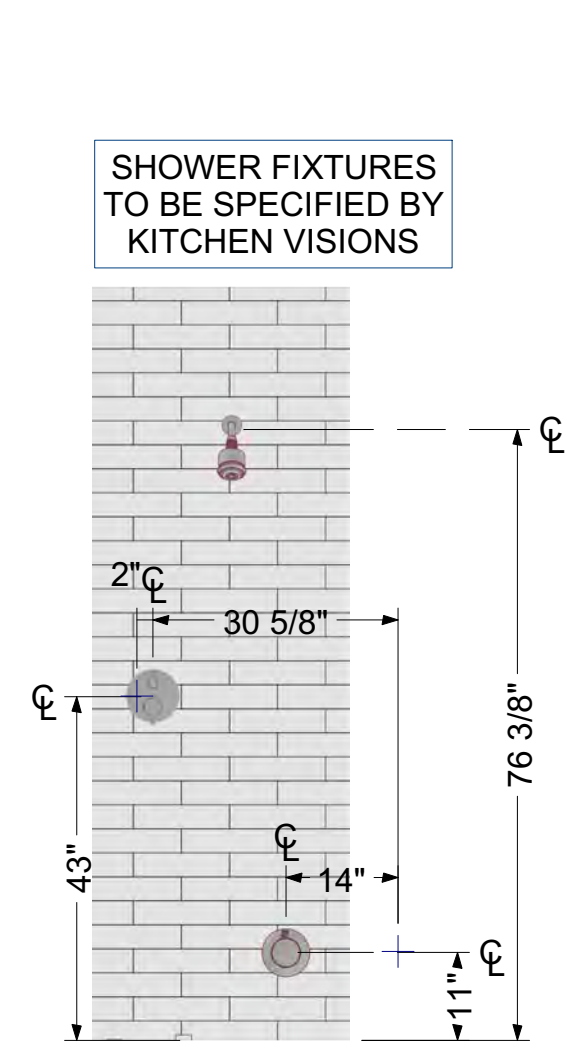
REV. DATE:

10/25/2022

SHEET:

A5.1

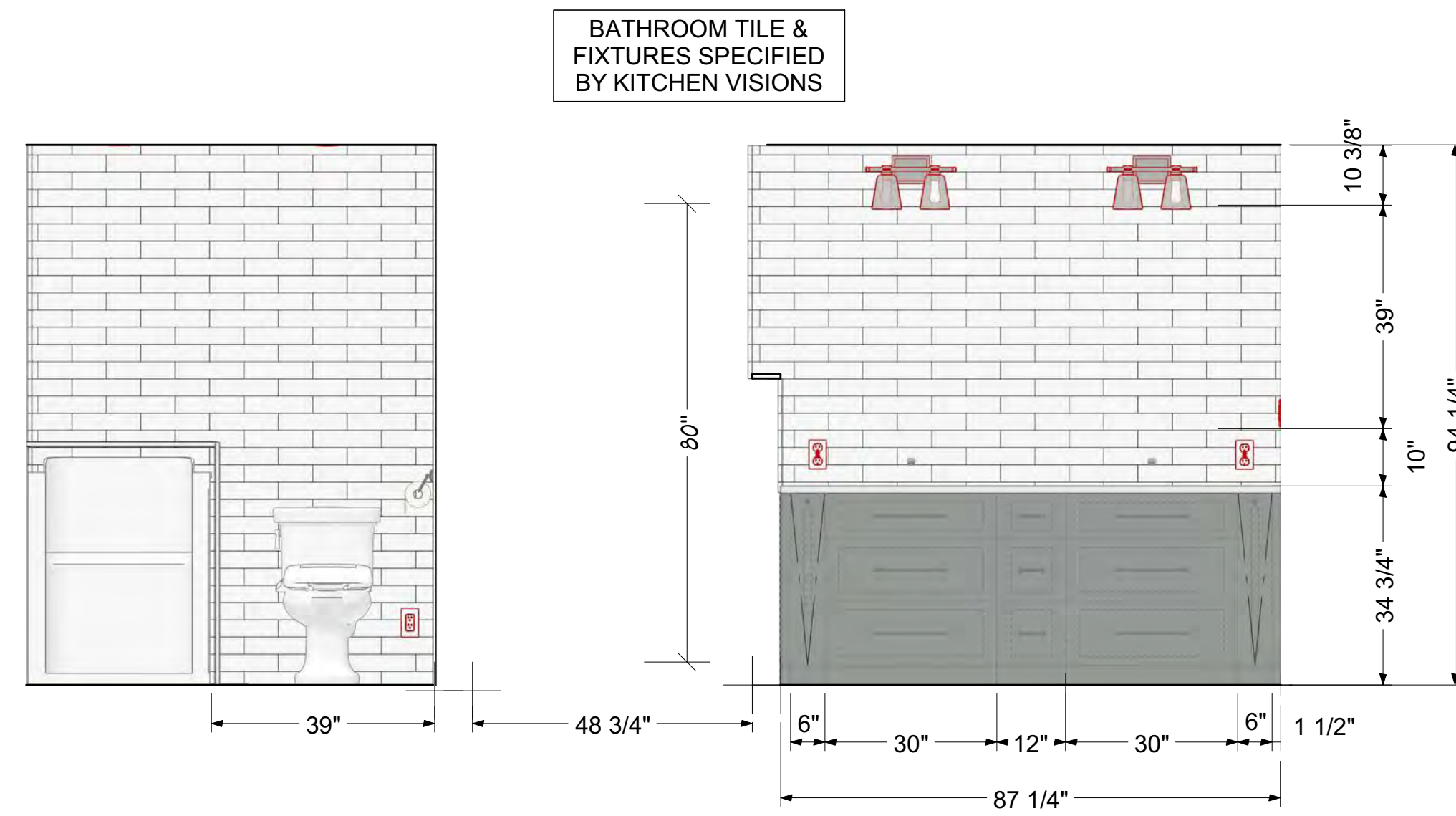
ALL FINISHING MATERIALS
AND FIXTURES TO BE
SPECIFIED BY KITCHEN
VISIONS



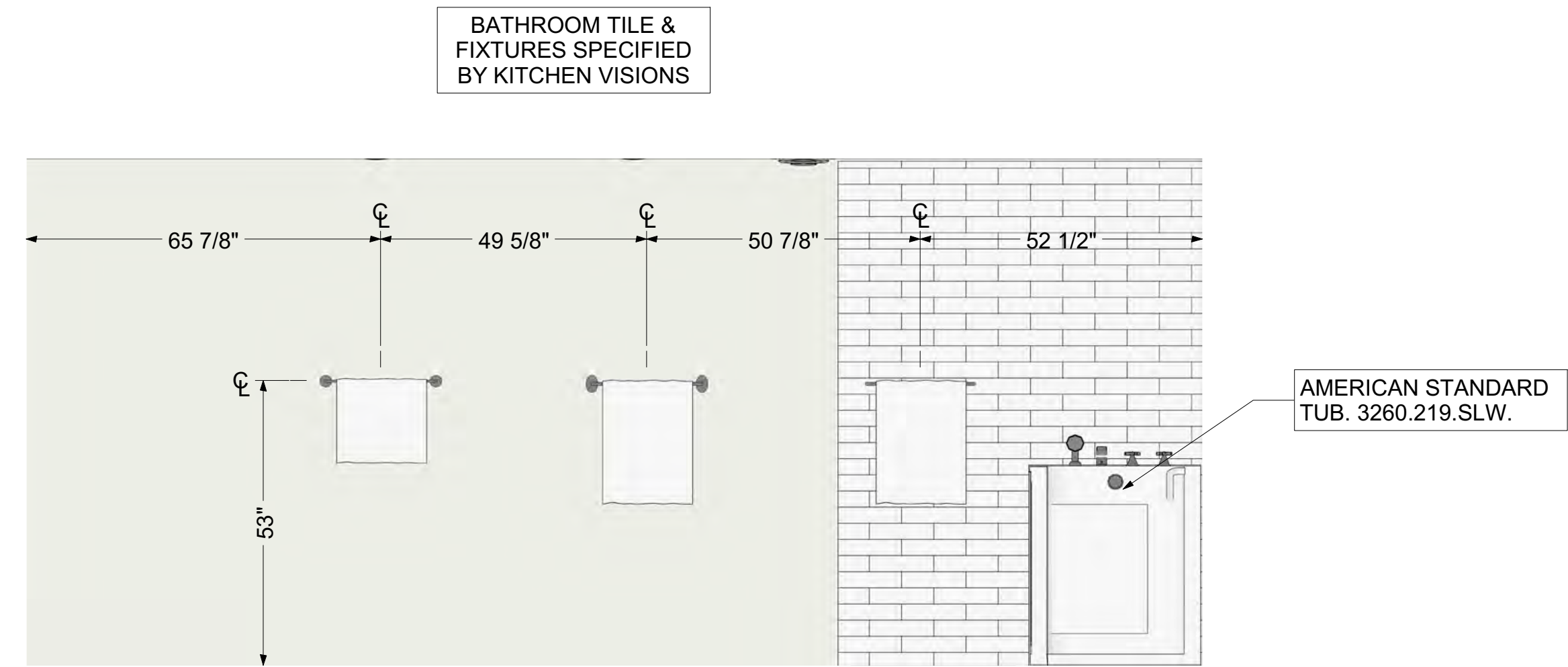
A PRIMARY BATH ELEVATION 'A'
A6.1 SCALE: 1/2" = 1'-0"

B PRIMARY BATH ELEVATION 'B'
A6.1 SCALE: 1/2" = 1'-0"

C PRIMARY BATH ELEVATION 'C'
A6.1 SCALE: 1/2" = 1'-0"



D PRIMARY BATH ELEVATION 'D'
A6.1 SCALE: 1/2" = 1'-0"



E PRIMARY BATH ELEVATION 'E'
A6.1 SCALE: 1/2" = 1'-0"

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SHEET TITLE:
INTERIOR ELEVATIONS A-E

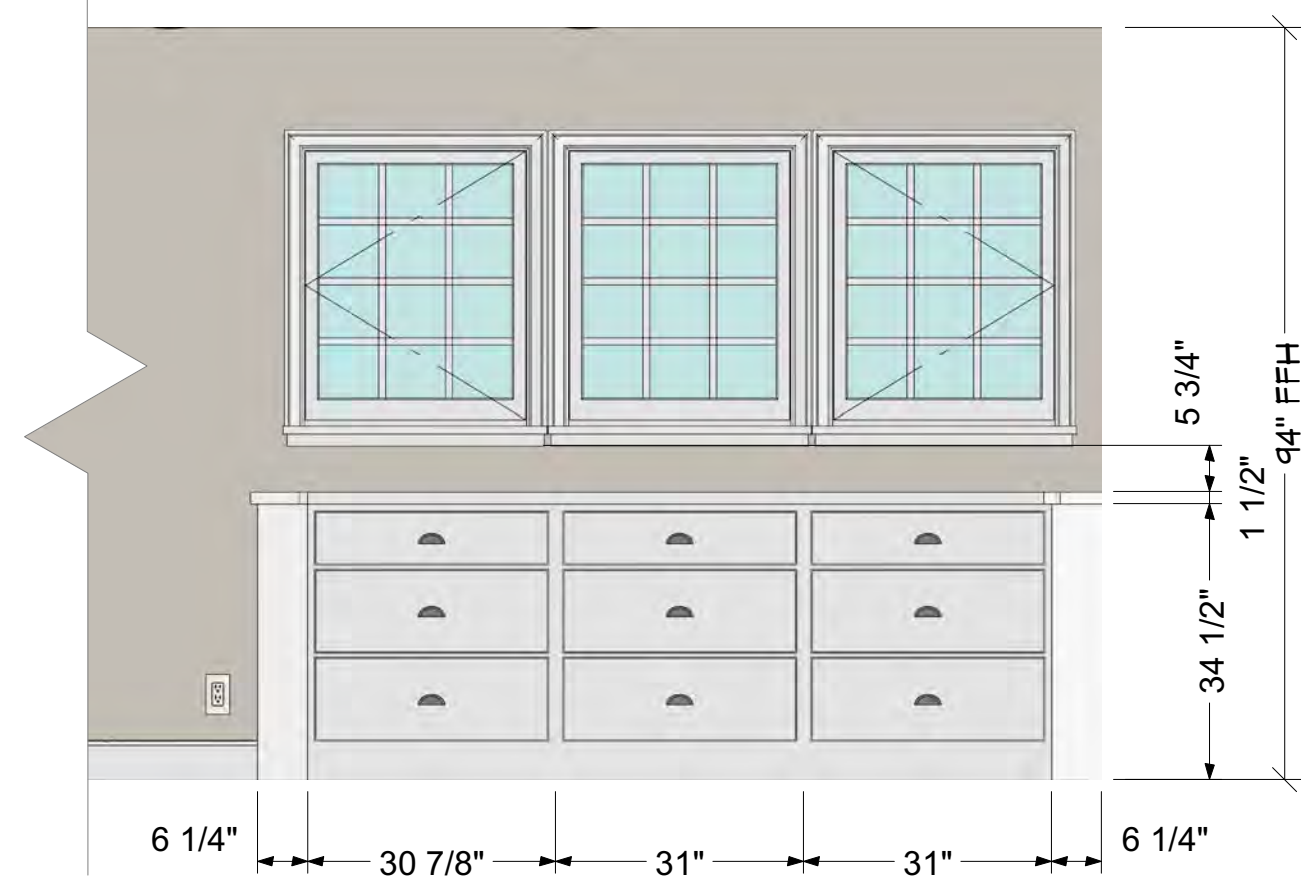
PROJECT ADDRESS:
LINCOLN, MA

REV. DATE:
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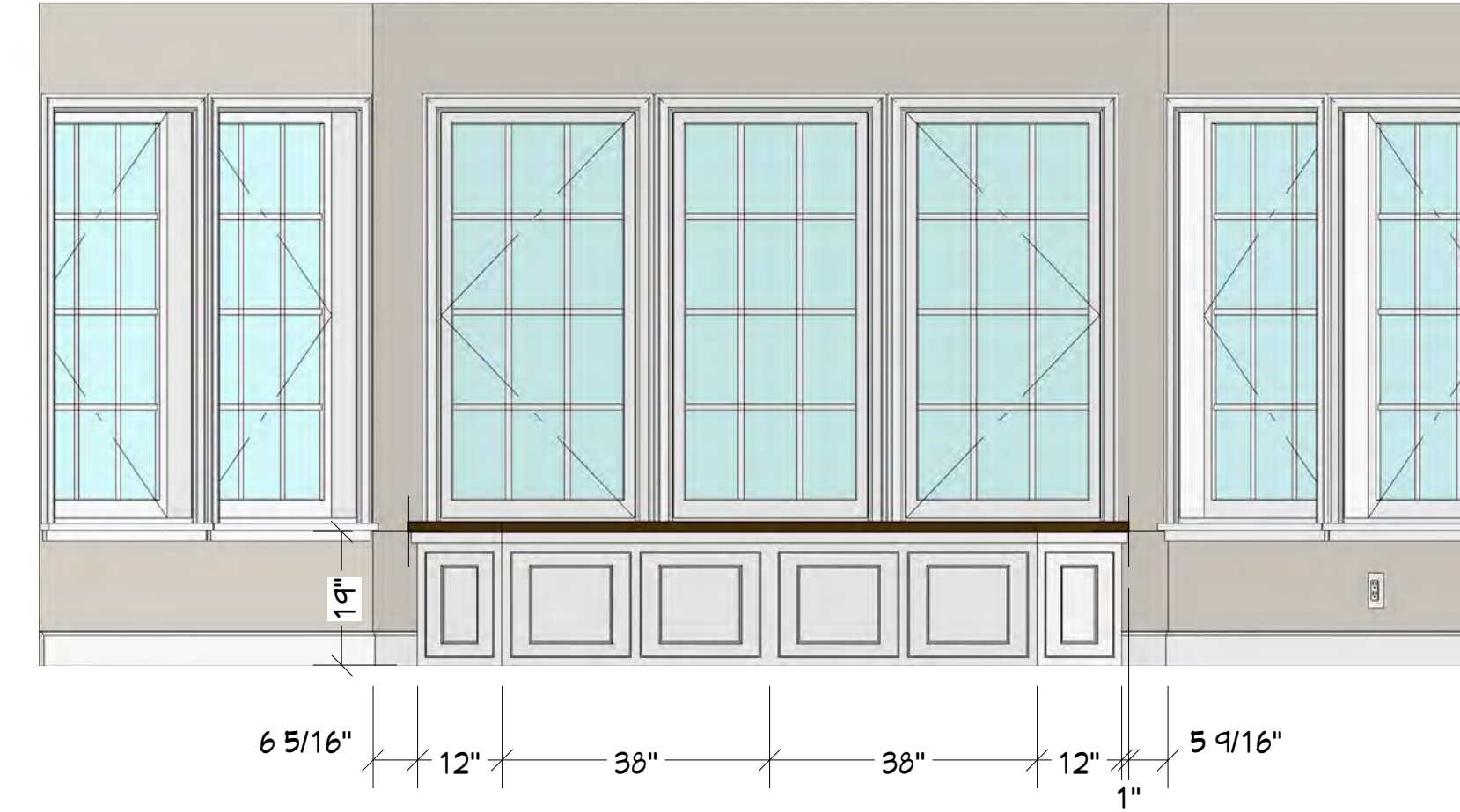
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A6.1

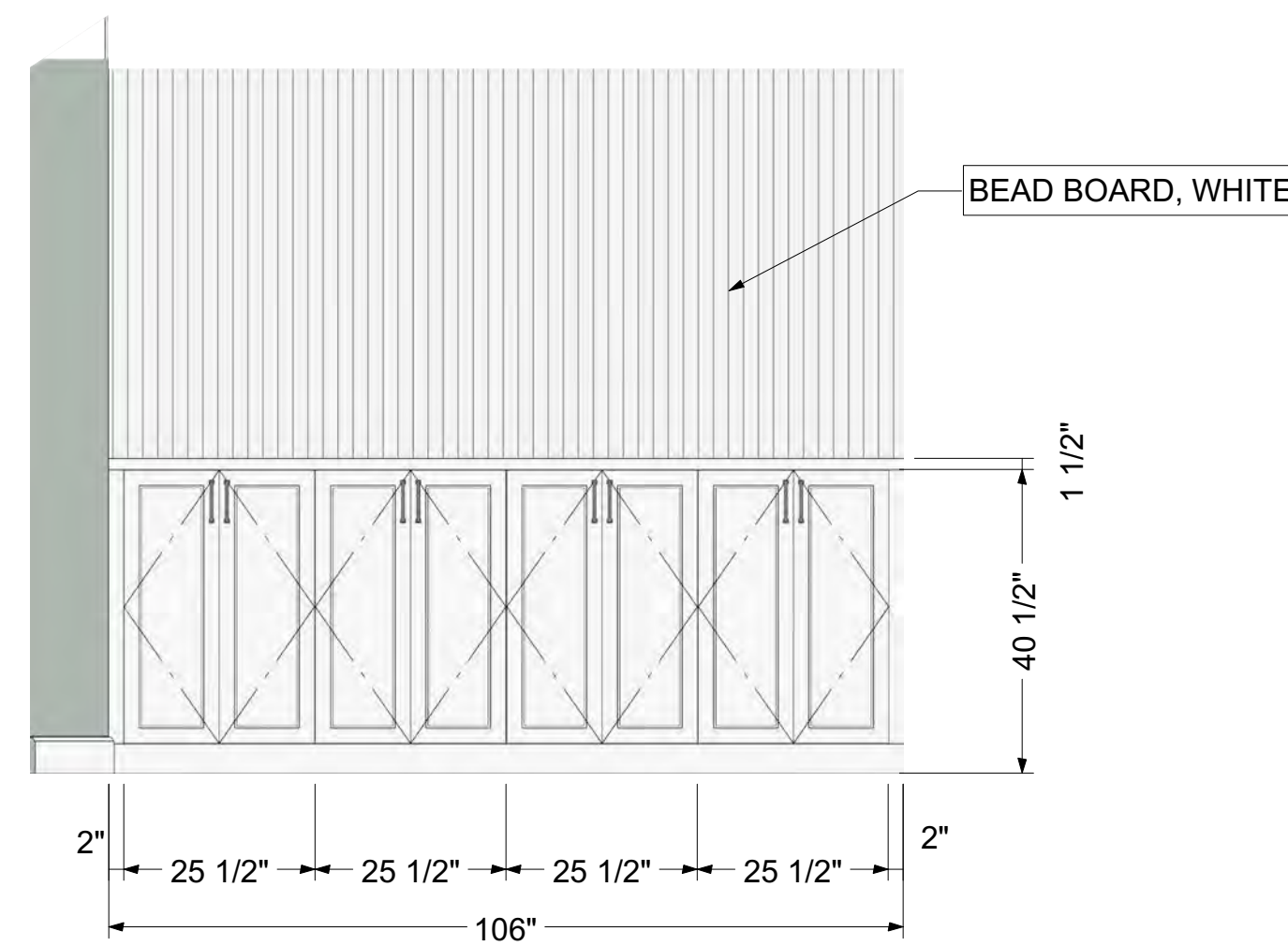
ALL FINISHING MATERIALS
AND FIXTURES TO BE
SPECIFIED BY KITCHEN
VISIONS



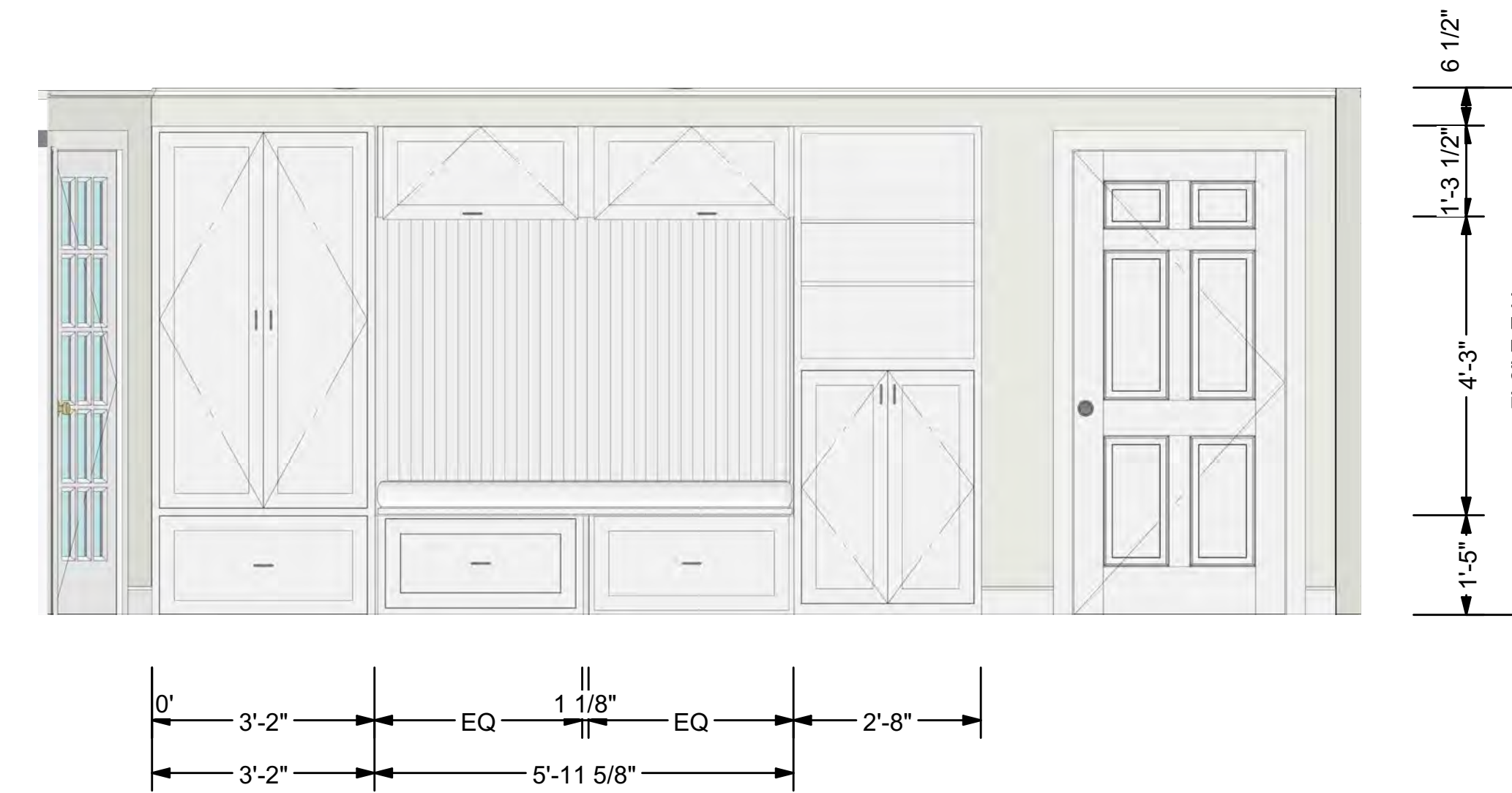
F PRIMARY BEDROOM ELEVATION 'F'
A6.2 SCALE: 1/2" = 1'-0"



G PRIMARY BEDROOM ELEVATION 'G'
A6.2 SCALE: 1/2" = 1'-0"



H FITNESS ROOM ELEVATION 'H'
A6.2 SCALE: 1/2" = 1'-0"



I MUDROOM ELEVATION 'I'
A6.2 SCALE: 1/2" = 1'-0"

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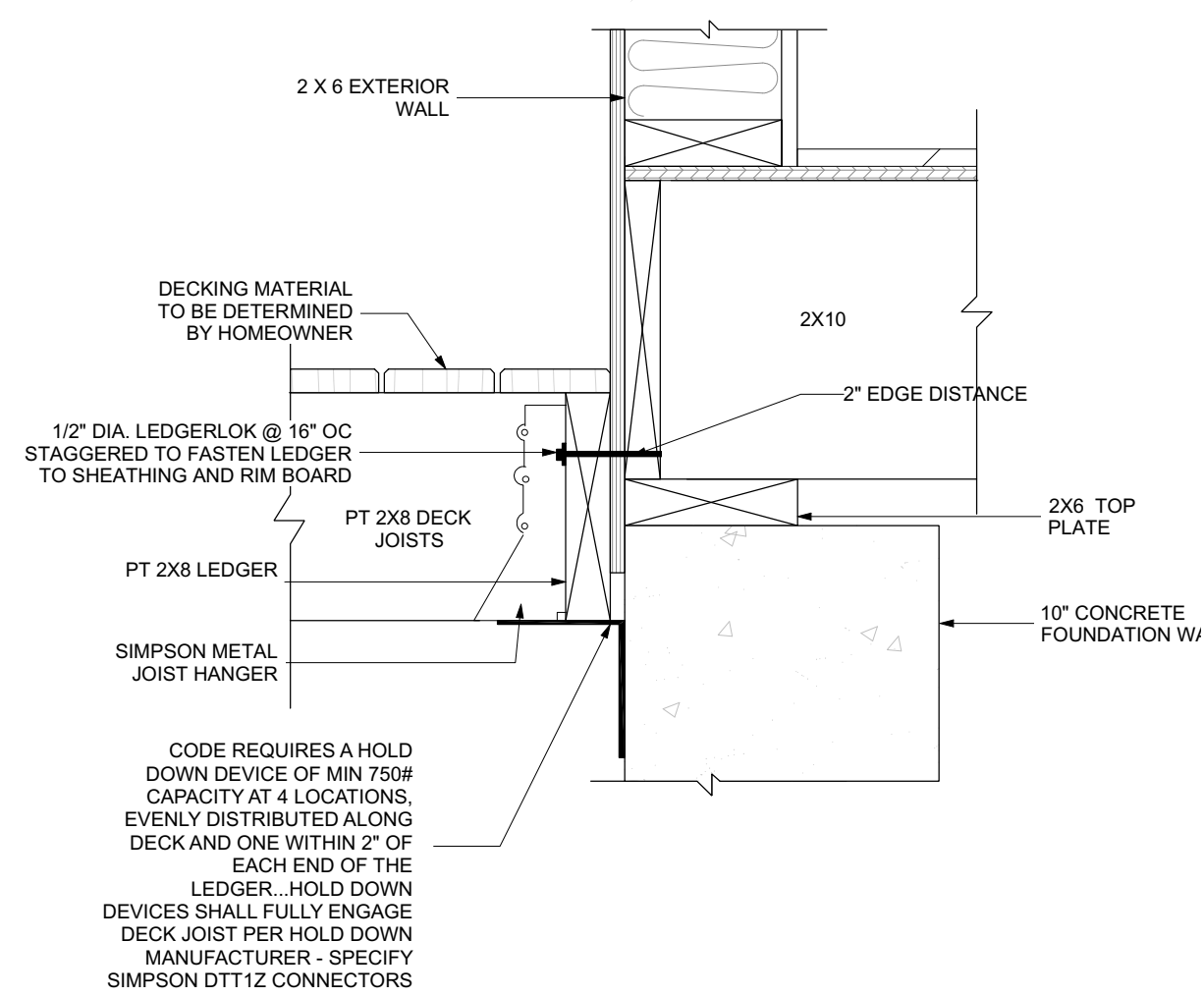


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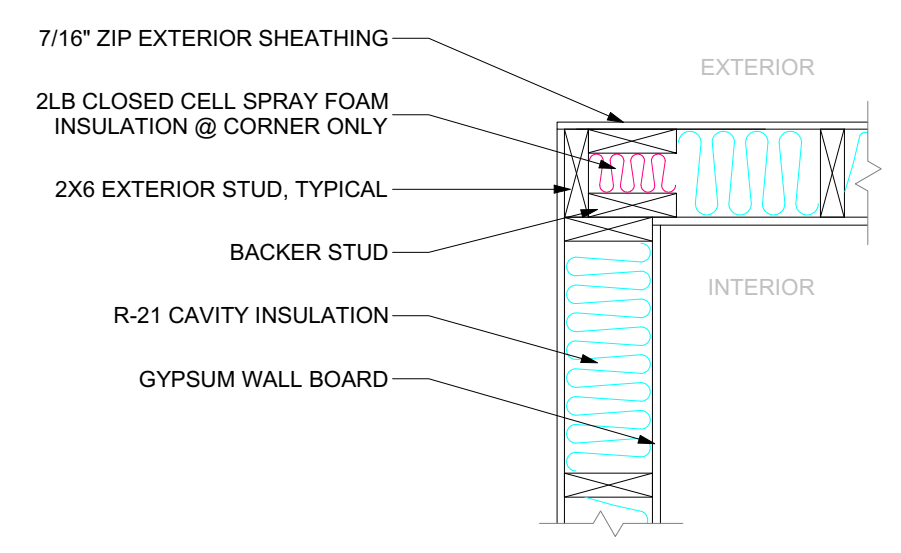
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LINCOLN, MA

REV. DATE:
10/25/2022

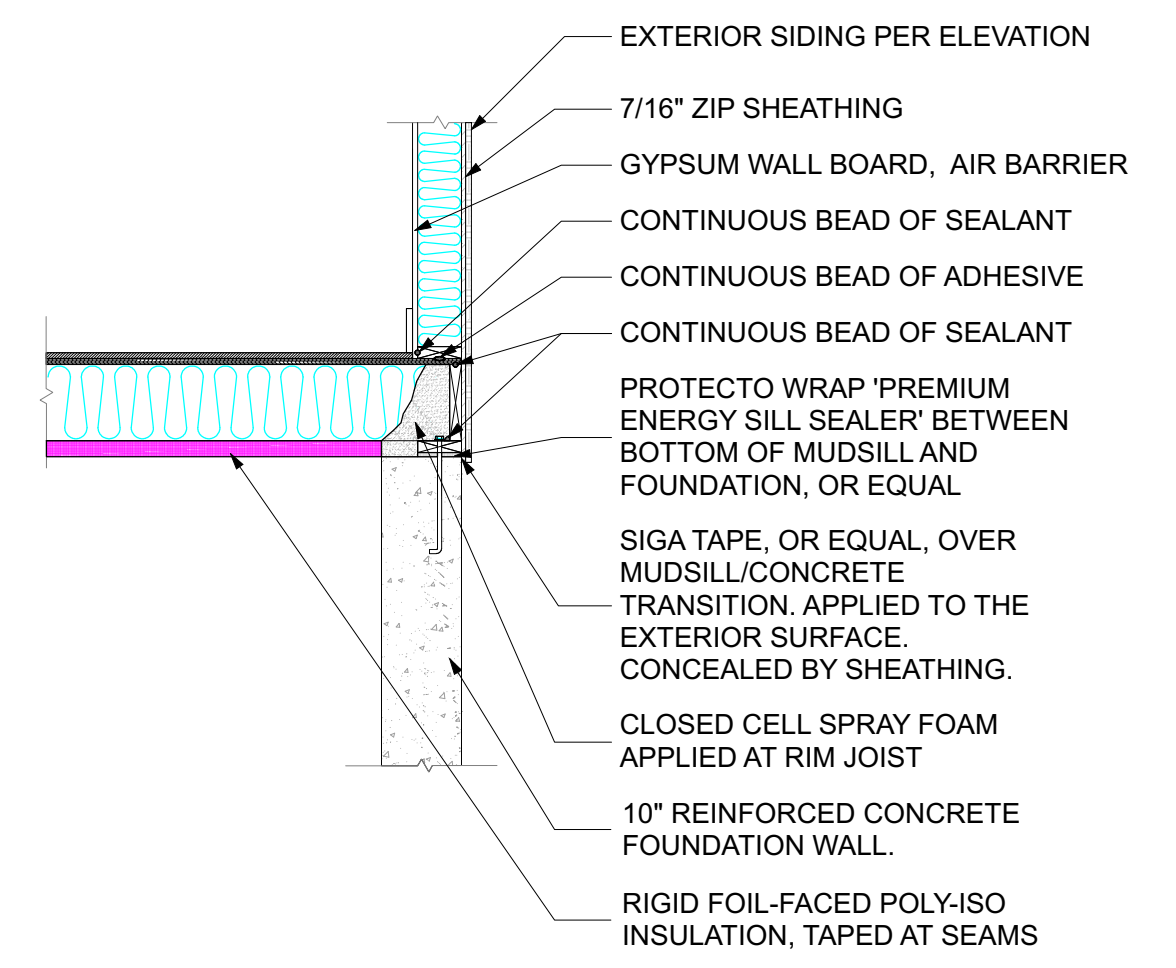
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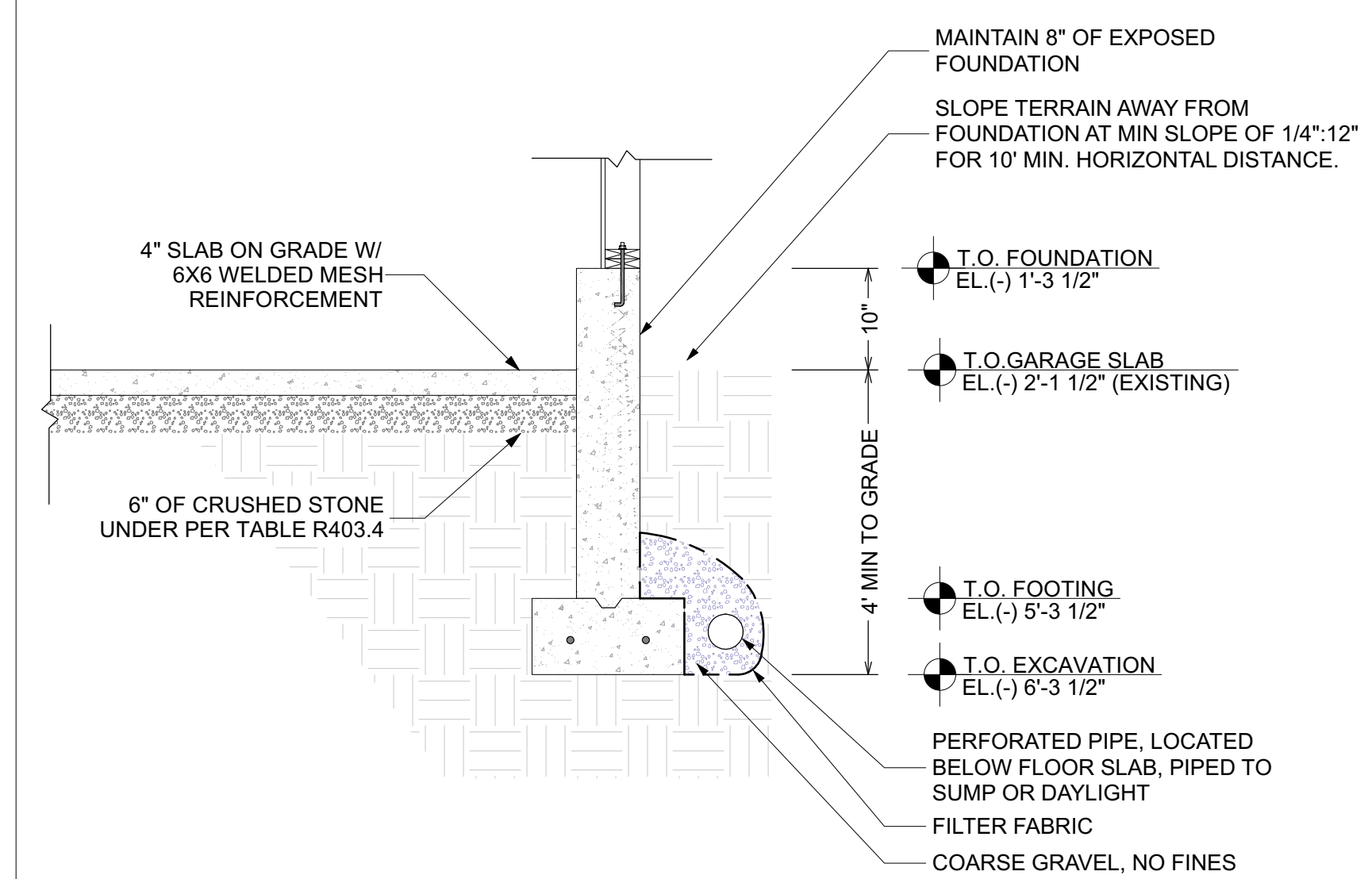
I LEDGER CONNECTION DETAIL
SCALE: 2" = 1"



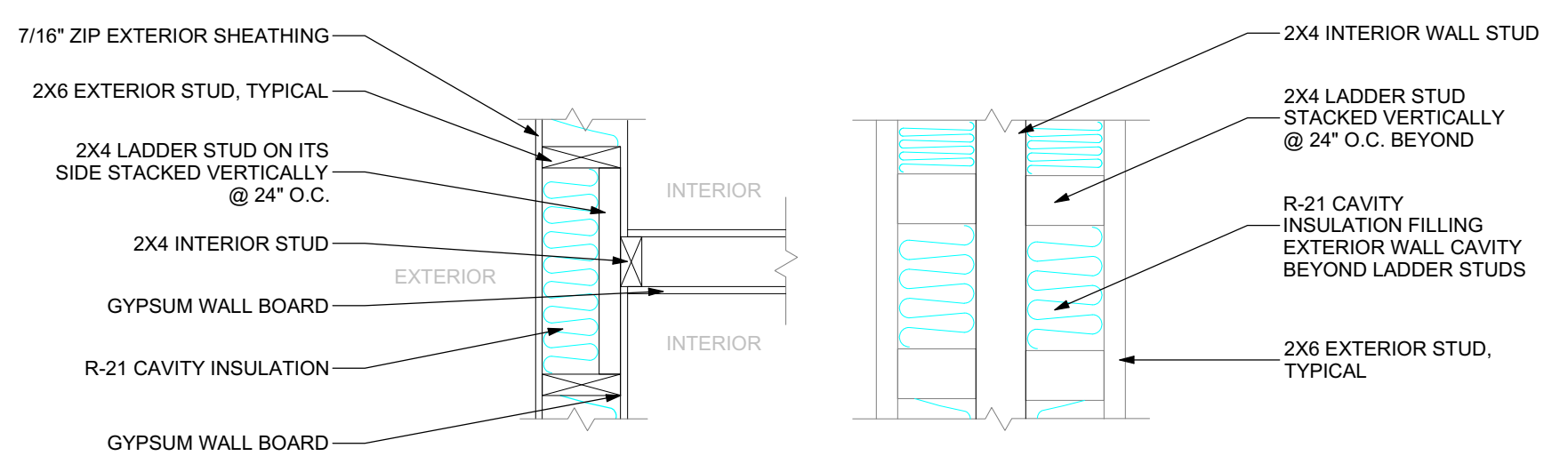
H INSULATED CORNER DETAIL
SCALE: 1" = 1"



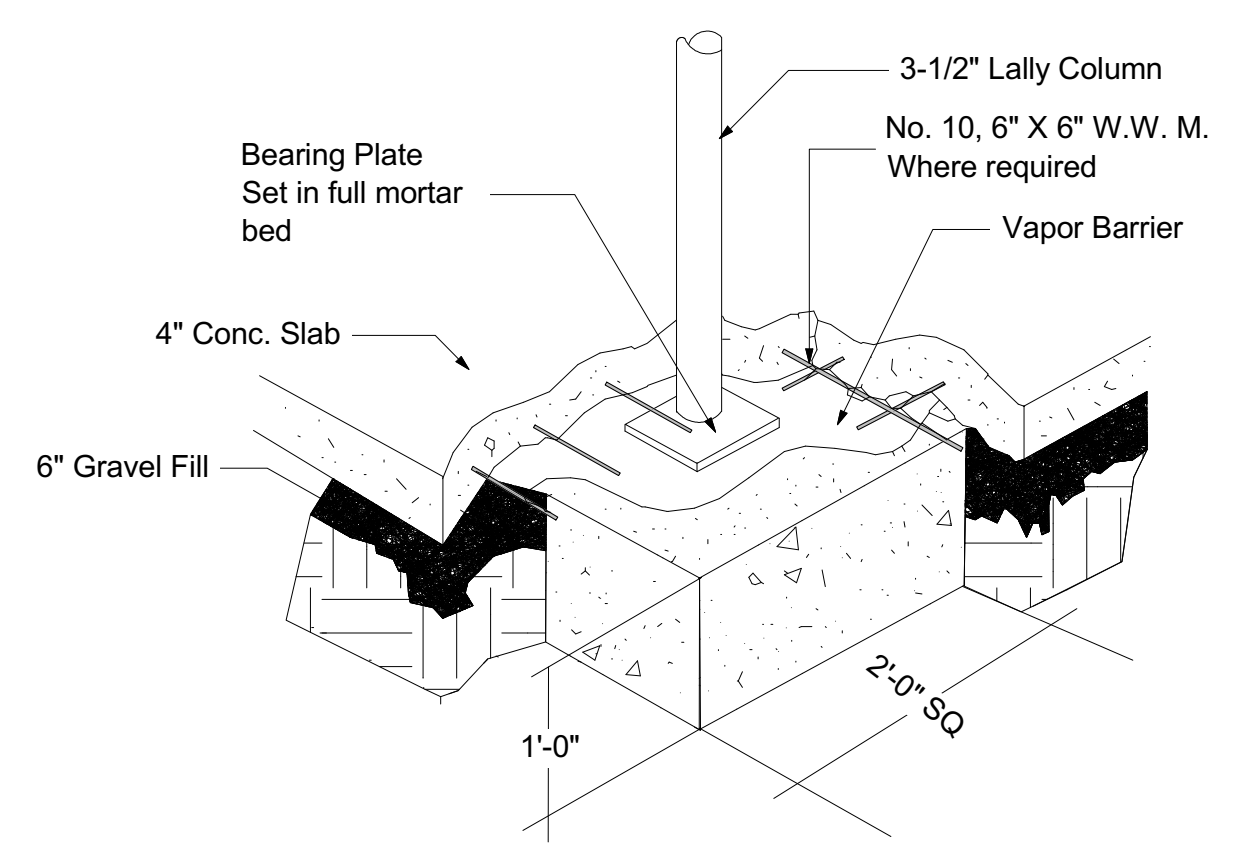
E INSULATION & AIR SEAL @ CRAWLSPACE
SCALE: 1/2" = 1"



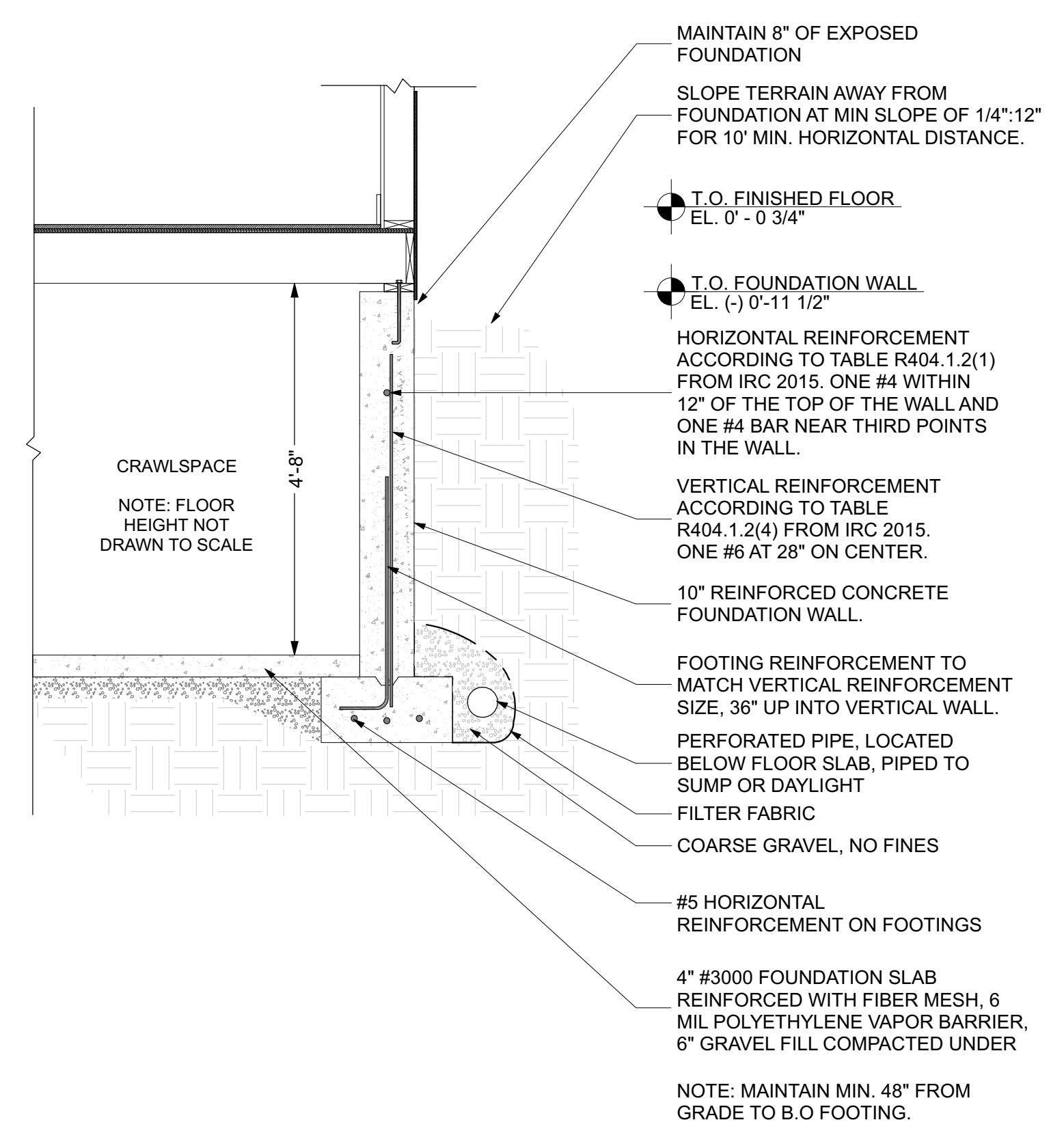
B STEM WALL @ GARAGE DETAIL
SCALE: 1/2" = 1"



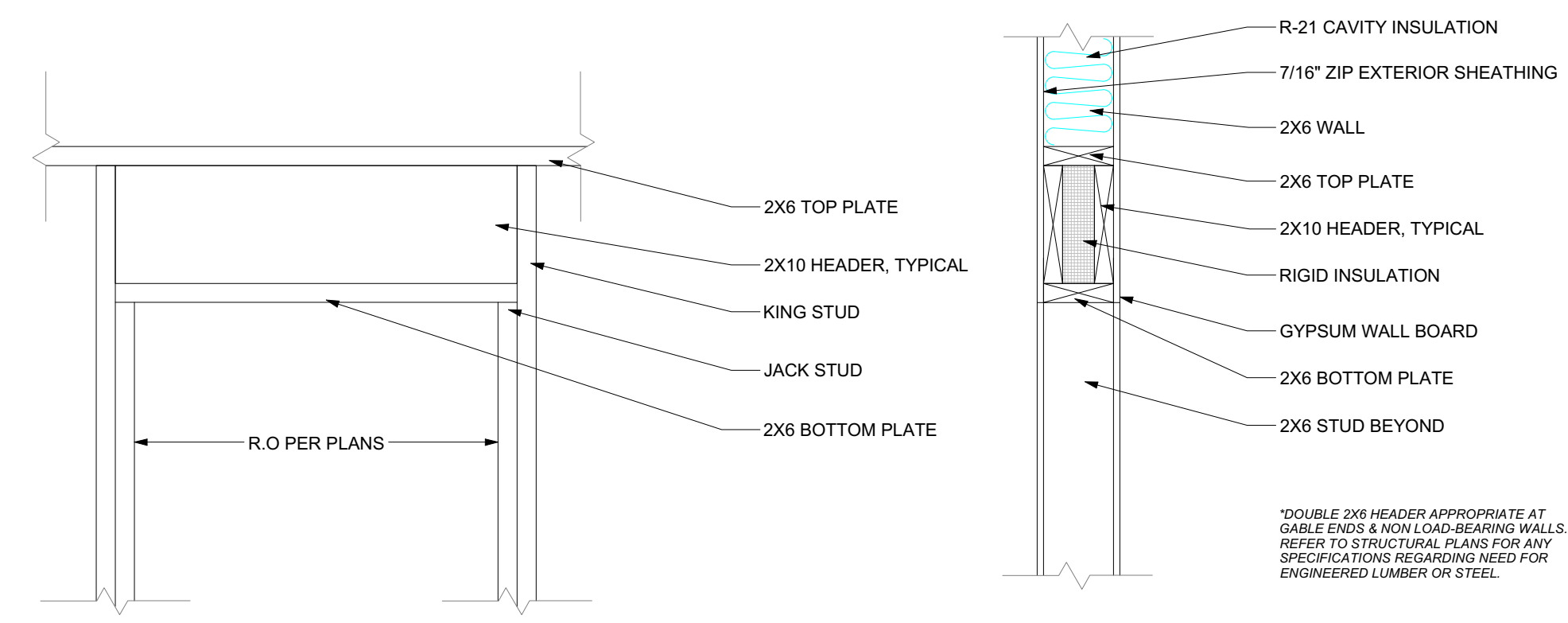
G EXTERIOR/INTERIOR WALL INTERSECTION DETAIL
SCALE: 1" = 1"



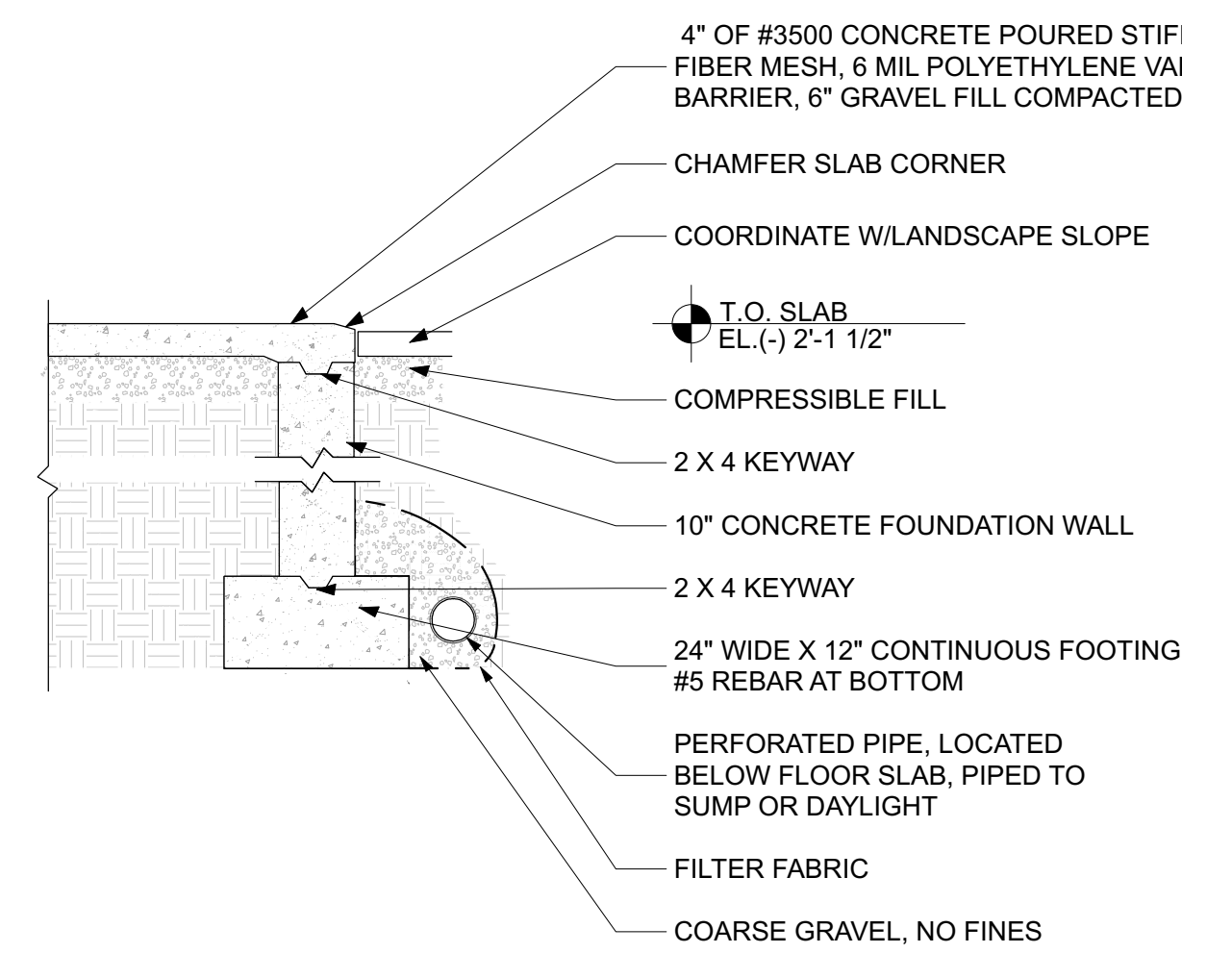
D COLUMN FOOTING DETAIL
SCALE: NTS



A FOUNDATION WALL @ CRAWLSPACE DETAIL
SCALE: 1/2" = 1"



F INSULATED HEADER DETAIL
SCALE: 1" = 1"



C GARAGE FOOTING DETAIL
SCALE: 1/2" = 1"

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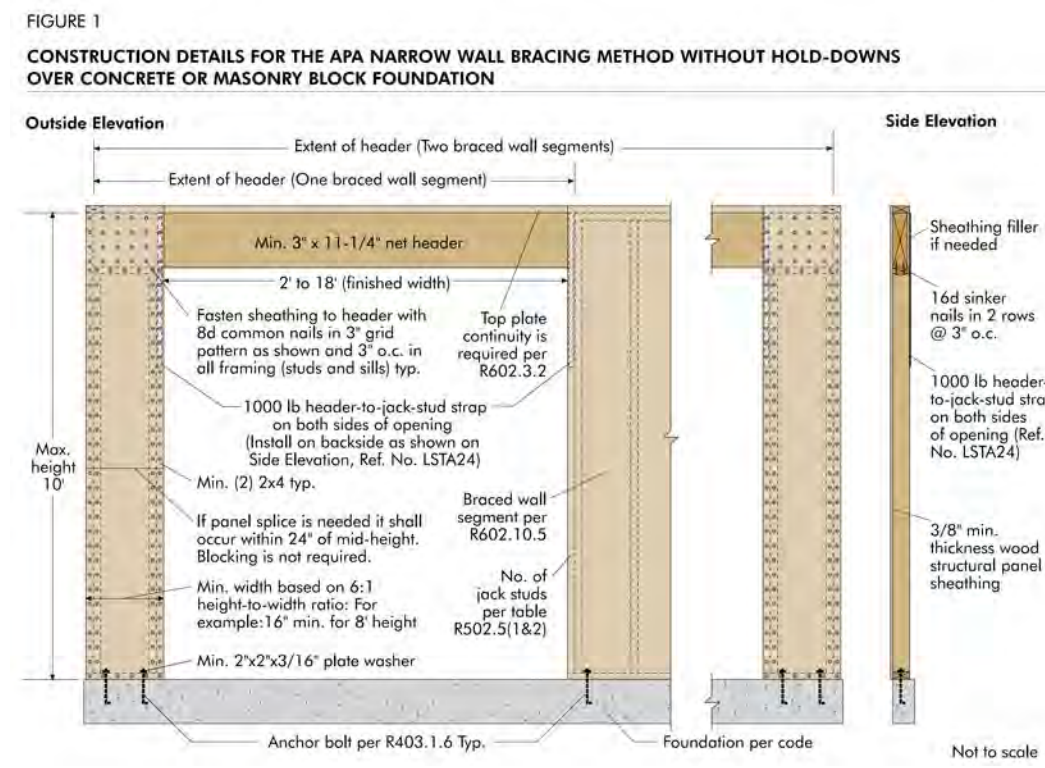
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ARCHITECTURAL DETAILS A-1

PROJECT ADDRESS:
LINCOLN, MA

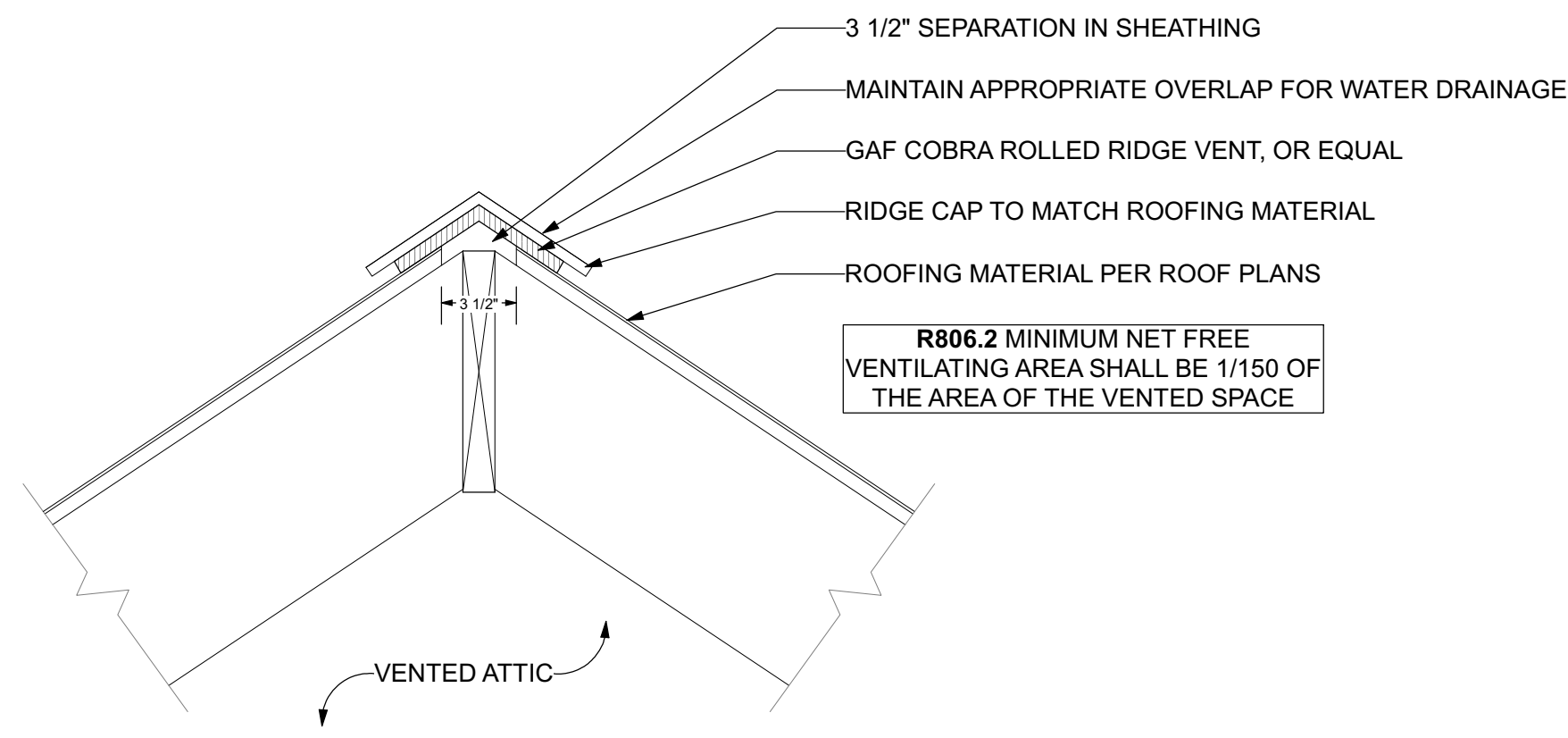
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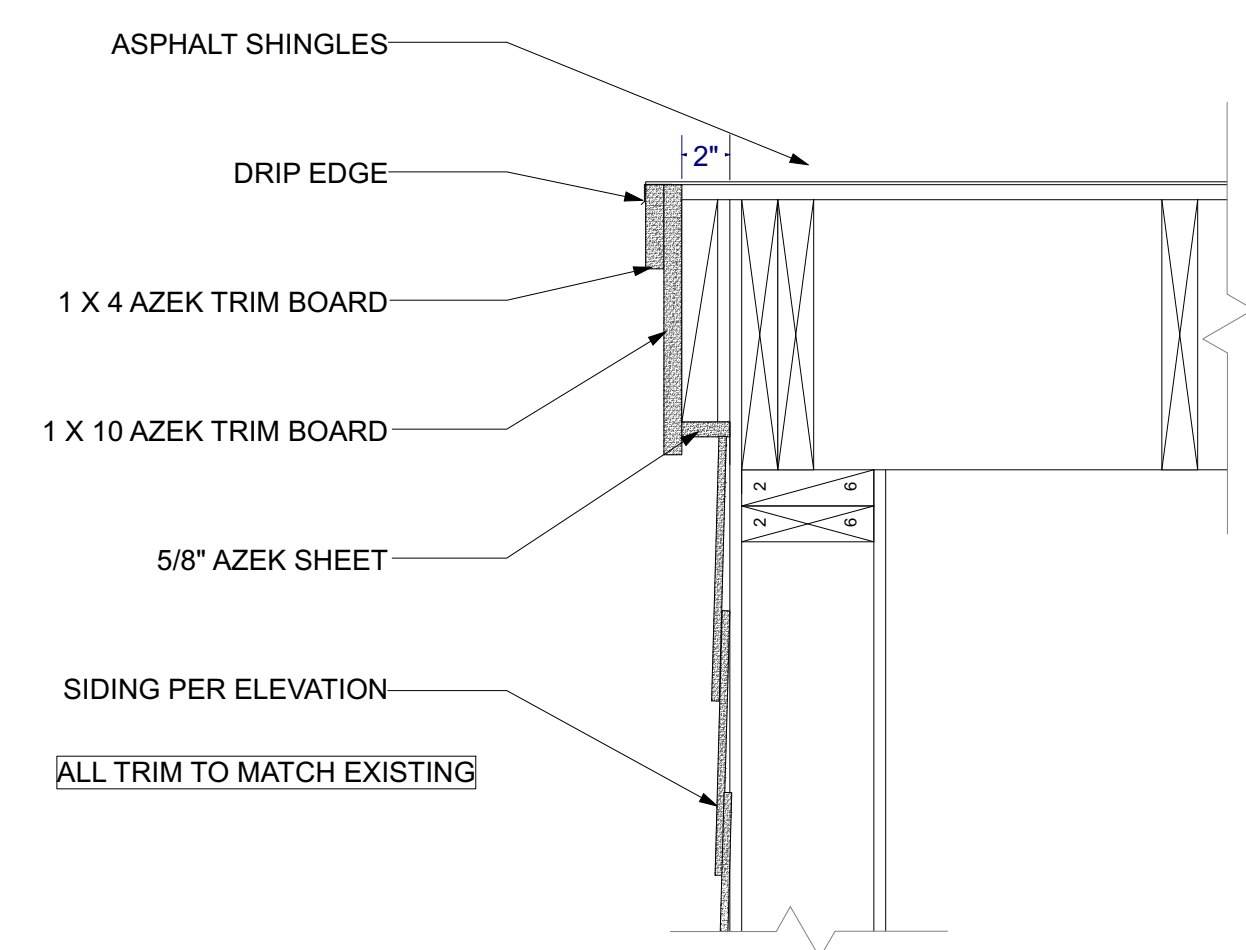
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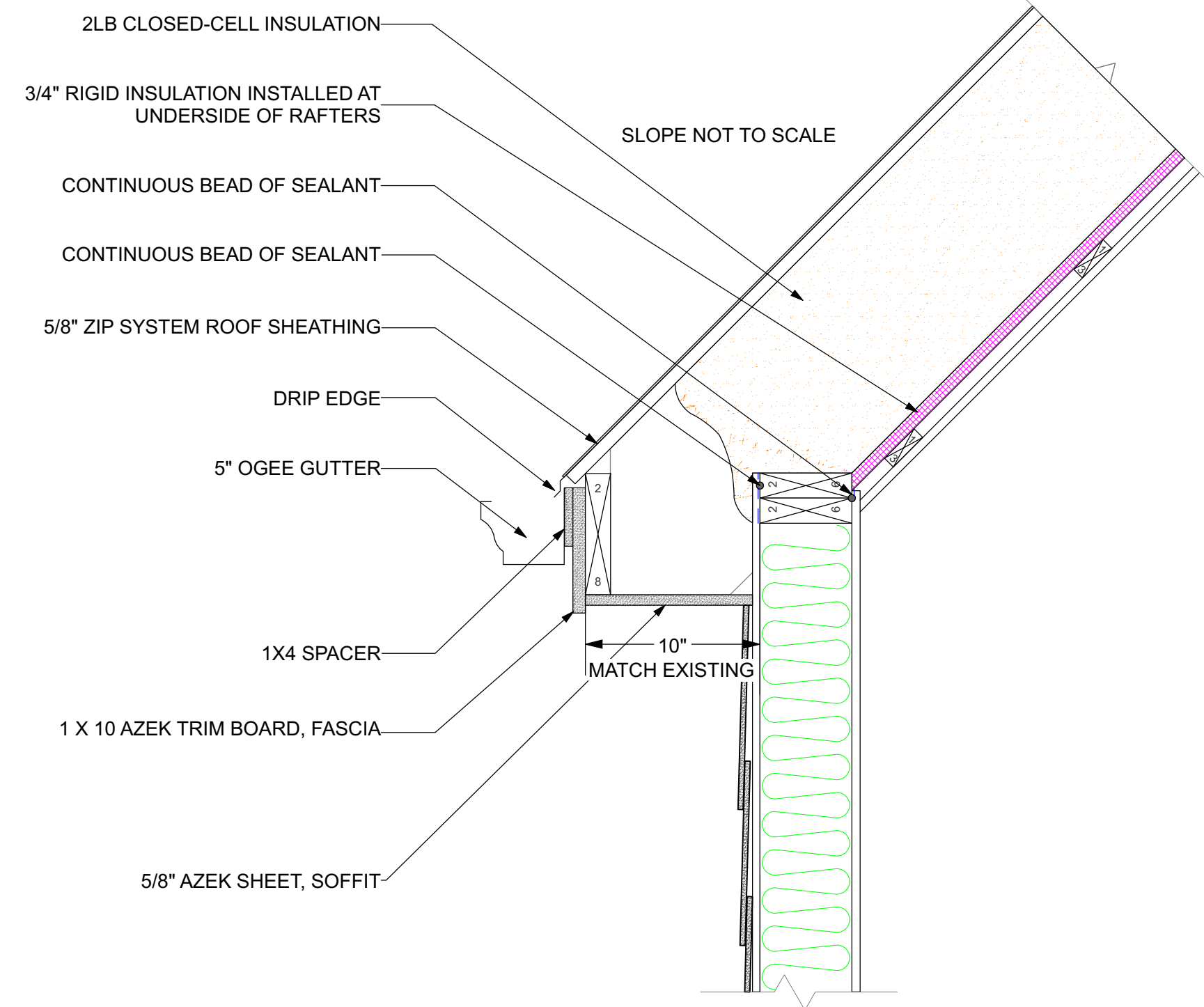
Q NARROW WALL BRACING DETAIL
SCALE: 1 1/2" = 1'



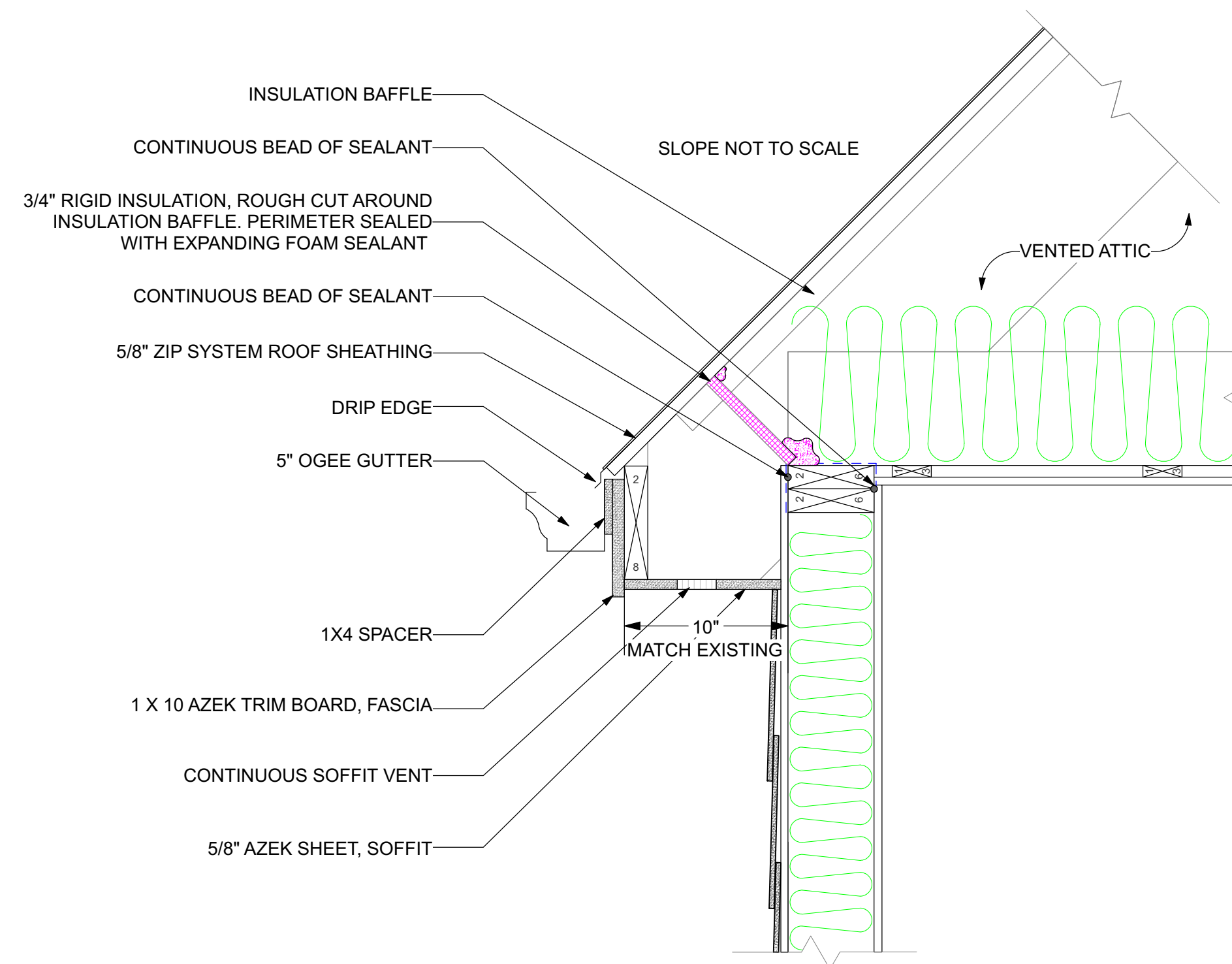
P RIDGE VENT DETAIL
SCALE: 1 1/2" = 1'



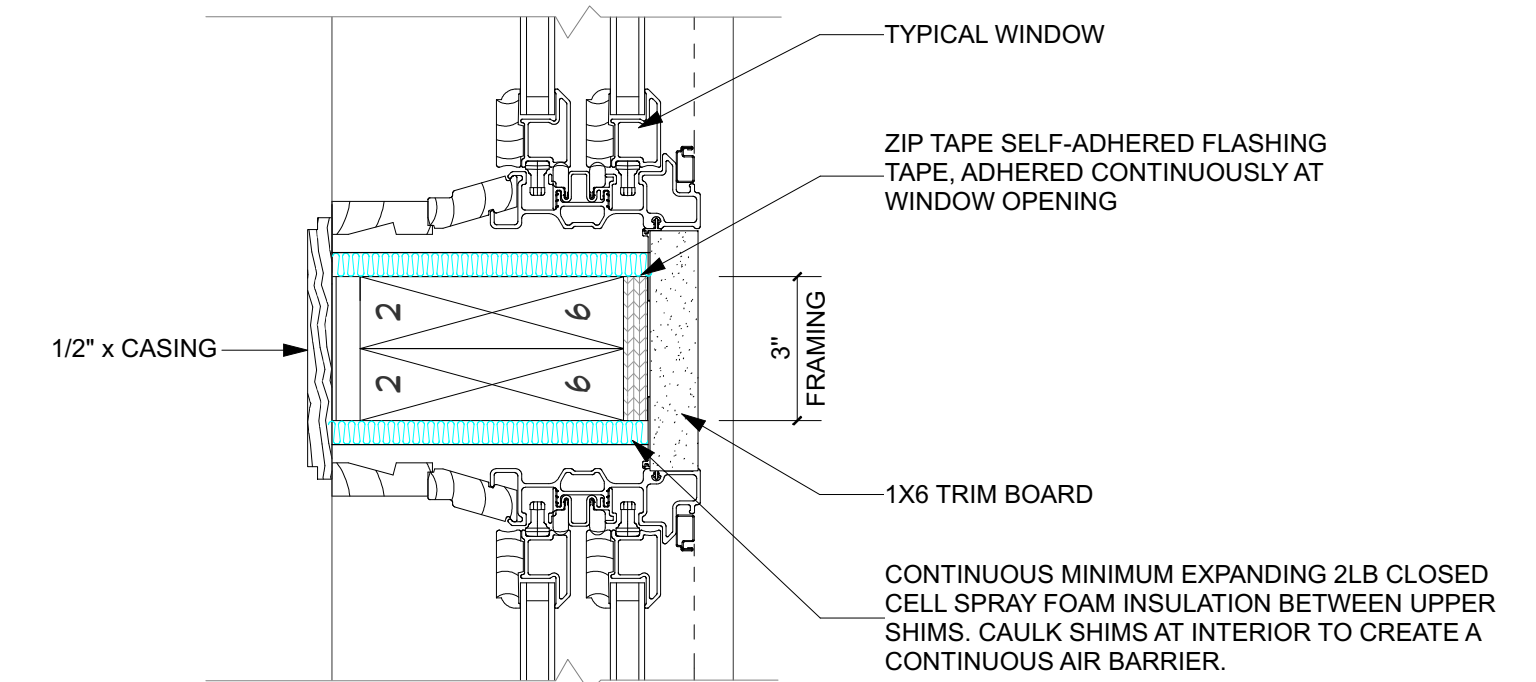
O ROOF RAKE DETAIL
SCALE: 3" = 1'



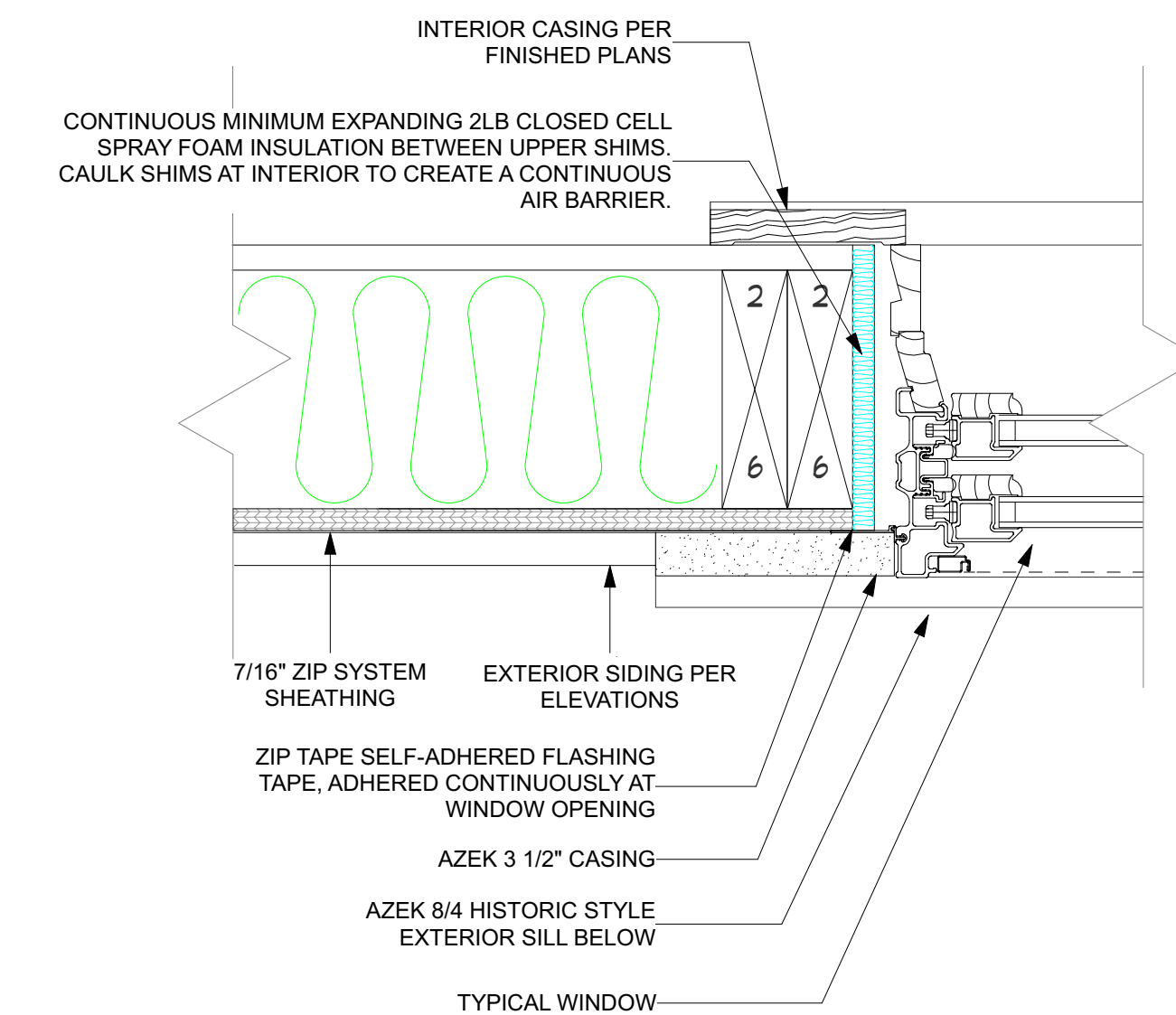
N ROOF EAVE DETAIL - UN-VENTED CATHEDRAL CEILING
SCALE: 1 1/2" = 1'



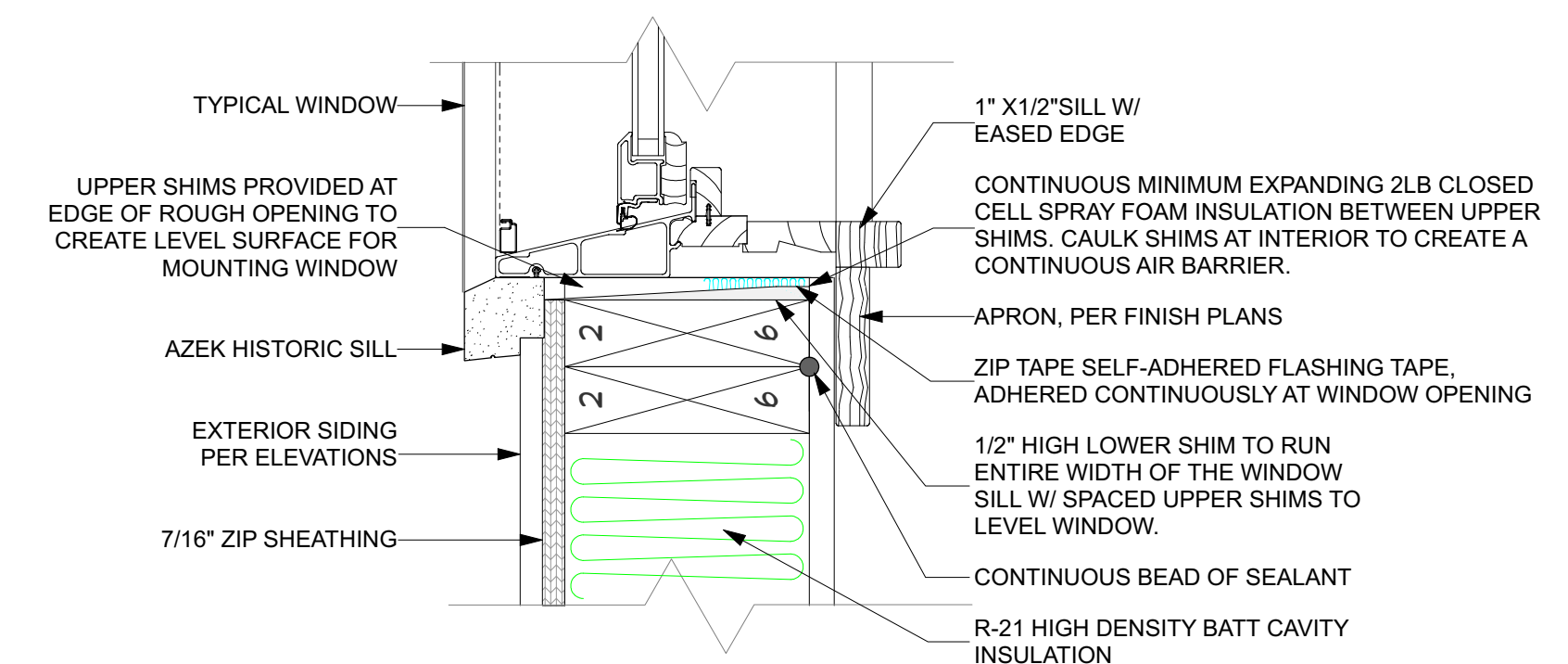
M ROOF EAVE DETAIL - VENTED ATTIC
SCALE: 1 1/2" = 1'



L WINDOW MULLION DETAIL
SCALE: 3" = 1'



K WINDOW JAMB DETAIL
SCALE: 3" = 1'



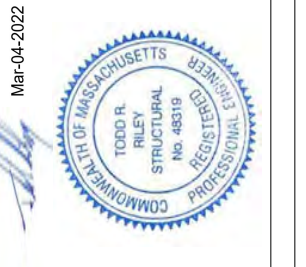
J WINDOW SILL DETAIL
SCALE: 3" = 1'

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SHEET TITLE:
ARCHITECTURAL DETAILS J-Q

PROJECT ADDRESS:
LINCOLN, MA

REV. DATE:
10/25/2022

SHEET:

AD2

TOTAL AREA: 2386 SQ FT

*THIS FIGURES INCLUDES ALL SPACES WHOSE SQUARE FOOTAGE IS REPRESENTED IN PLAN, AND EXCLUDES THE MUDROOM, GARAGE AND BULKHEAD STAIRWELL AREAS.

ENGINEER'S NOTES

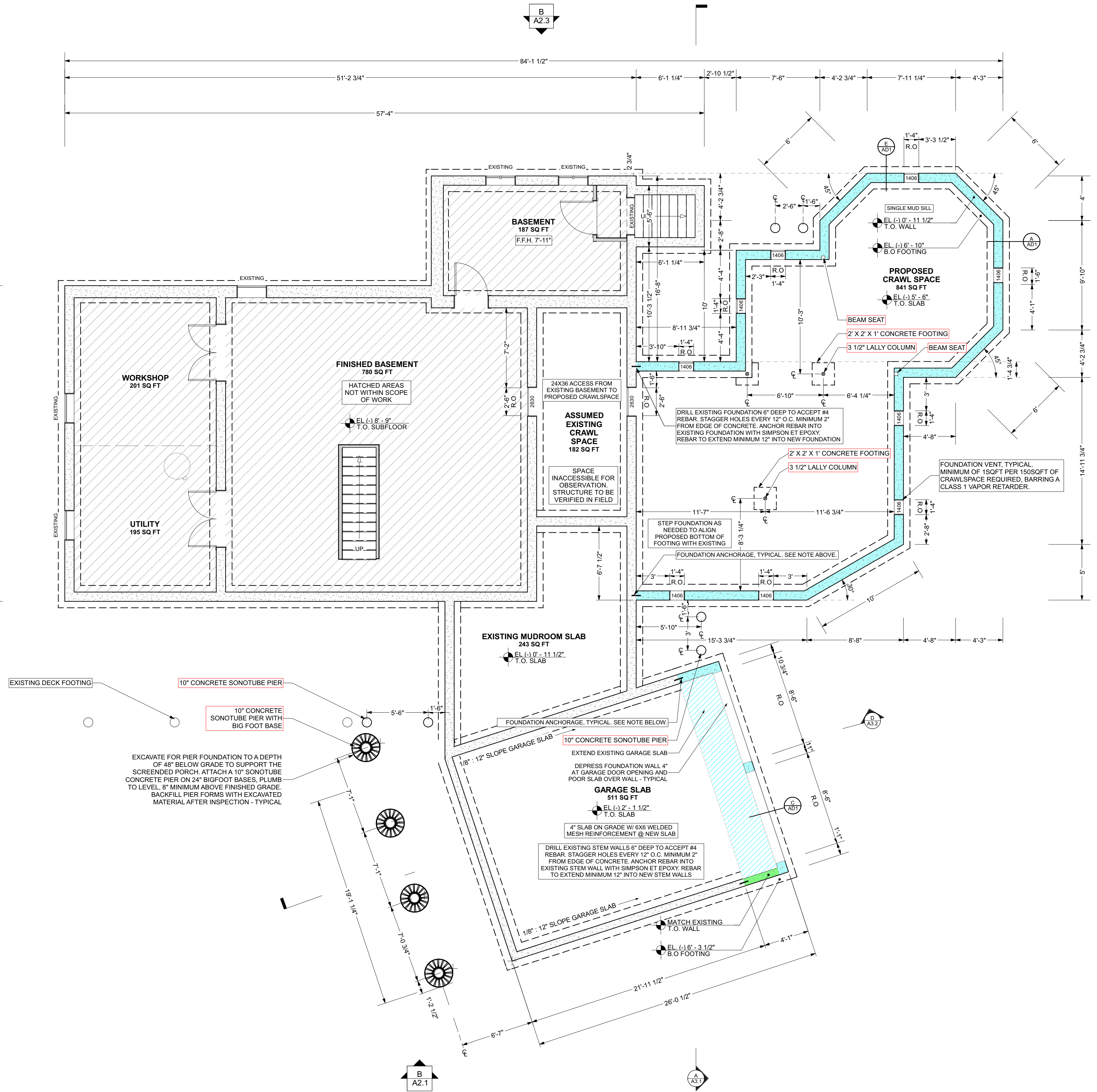
Design Criteria:
Snow Loads:
 Ground snow load, $P_g = 40$ psf
 Minimum flat roof snow load, $P_f = 35$ psf
 Importance Factor, $I_s = 1.0$
 Exposure Factor, $C_e = 1.0$
 Thermal Factor, $C_t = 1.1$
Wind Loads:
 Basic wind speed, $V = 126$ mph (ultimate, 3-sec gust)
 Exposure "C"
 Risk Category II
 Velocity Pressure Coefficient (K_z) = 0.85
 Topographic Factor (K_t) = 1.0
 Wind Directionality Factor (K_d) = 0.85
Add notation to Structural Sheet S1 stating:
Structural Steel:
 All structural steel shall be new and conform to the following:
 Rolled shapes ASTM A572 grade 50 ($F_y = 50$ ksi)
 Plates, angles, channels ASTM A36 ($F_y = 36$ ksi)
 Round Pipes ASTM A53, Type E ($F_y = 35$ ksi)
Concrete:
 All concrete work shall conform to the latest edition of ACI 308 and ACI 318.
 Cast-in-place concrete shall have sand and gravel or crushed stone aggregates with max. w/c ratio of 0.45. Concrete shall be the following types and min. 28-day compressive strength:
 Footings, foundation walls Normal Weight 3,000 psi
 Slab-on-grade Normal Weight 3,000 psi
Reinforcing Steel:
 All reinforcing steel shall conform to ASTM A615, Grade 60 ($F_y = 60$ ksi)
Wood Structural Members:
 Framing lumber shall be kiln dried. Furnish to the following standards:
 Joists and rafters (2x members): Spruce-Pine-Fir #2 or better

Mark Number	Piles	Fasteners	Number of Screws per Row and Max. Spacing Between Rows
DB-1	(2) 1" N x 9 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"
DB-2	(2) 1" N x 11 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"
DB-3	(2) 1" N x 11 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"
DB-4	(2) 1" N x 11 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"
DB-5	(2) 1" N x 11 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"
VB-1	(2) 1" N x 11 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"
VB-2	(2) 1" N x 11 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"
HB-1	(2) 1" N x 11 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"
HB-2	(2) 1" N x 11 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"
HB-3	(2) 1" N x 11 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"
HB-4	(2) 1" N x 11 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"
H-1	(2) 1" N x 11 1/4"	3/8" Fasten Master Trusslok	2 Screws at 16"
H-2	(2) 1" N x 11 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"
H-3	(1) 1 1/2" x 7 1/4"	N/A	N/A
H-4	(2) 1" N x 9 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"
CB-1	(2) 1" N x 9 1/4"	3/8" Fasten Master Trusslok	2 Screws at 16"
CB-3	(2) 1" N x 11 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"
CB-4	(2) 1" N x 11 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"

CB-5	(2) 1" N x 9 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"
CB-6	(1) 1" N x 11 1/4"	N/A	N/A
CB-7	(2) 1" N x 11 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"
CB-8	(1) 1" N x 11 1/4"	5" Fasten Master Trusslok	2 Screws at 19.2"
FB-1	(2) 1" N x 11 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"
FB-2	(2) 1" N x 11 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"
FB-3	(2) 1" N x 11 1/4"	3/8" Fasten Master Trusslok	2 Screws at 19.2"

Haber Residence
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 Sheet 1 of 1
 3/03/22
 TMR

Fastener Requirements for Boise Cascade Versa-Lam LVL 2, 1E-31000th Piles
 Reference FastenMaster Technical Bulletin for Fastener guidelines.
 Maintain 1" minimum edge distance and 3" minimum end distance for all screws.
 Minimum spacing between fasteners in a row = 3".
 Minimum spacing between rows of fasteners = 2 1/2".



A S1 PROPOSED FOUNDATION PLAN
 SCALE: 3/16" = 1'-0"

WALL LEGEND:

	10" CONCRETE FOUNDATION WALL, EXISTING
	10" CONCRETE FOUNDATION WALL, PROPOSED
	2X6 INTERIOR WALL, PROPOSED
	8" CONCRETE FOUNDATION WALL, EXISTING
	8" CONCRETE FOUNDATION WALL, PROPOSED

DIMENSIONS:

- ALL EXTERIOR DIMENSIONS ARE TAKEN FROM OUTSIDE OF STUD TO OUTSIDE OF STUD
- ALL INTERIOR DIMENSIONS ARE TAKEN FROM STUD TO STUD UNLESS OTHERWISE NOTED
- WHERE DOORS AND WINDOWS ARE NOT DIMENSIONED, CENTER IN WALL OR PLACE 4 INCHES NOMINAL FROM THE FACE OF FRAME TO THE FACE OF FINISH AT ADJACENT PERPENDICULAR WALL, UNLESS OTHERWISE NOTED.

CONSTRUCTION NOTES: FOUNDATION

SITE WORK:
 EXCAVATE AND BACKFILL FOR NEW CONCRETE PIERS. ROUGH GRADE UPON COMPLETION

CONCRETE:
 24" X 24" FOOTINGS WITH TWO #5 REBARS.
 FROST WALLS: 10" WALLS WITH TWO #5 REBARS AT TOP AND BOTTOM AND ANCHOR BOLTS SIZED AND SPACED AS PER R406.1.6 WITH 3" WASHERS. 8" FROST WALL WHERE INDICATED AT GARAGE TO MATCH EXISTING.
 CONCRETE FLOOR SLAB TO BE 4" OF #3000 CONCRETE POURED STIFF WITH FIBER MESH, 6 MIL POLYETHYLENE VAPOR BARRIER, METAL CONTROL JOINTS OR SCORED JOINTS TO A MAXIMUM OF TWENTY FEET ON CENTER EACH WAY, ASPHALT IMPREGNATED EXPANSION STRIP TO ISOLATE SLAB FROM WALLS. 6" GRAVEL FILL COMPACTED UNDER.
 GARAGE FLOOR SLAB EXTENSION TO BE 4" OF #3500 CONCRETE POURED STIFF WITH FIBER MESH, 6 MIL POLYETHYLENE VAPOR BARRIER, METAL CONTROL JOINTS OR SCORED JOINTS TO A MAXIMUM OF TWENTY FEET ON CENTER EACH WAY, ASPHALT IMPREGNATED EXPANSION STRIP TO ISOLATE SLAB FROM WALLS. 6" GRAVEL FILL COMPACTED UNDER.

INSULATION:
 EXTERIOR ENVELOPE INSULATION TO CODE: FLOORS R-30, WALLS R-21, ROOF-49.
 - INSULATE ALL NEW WATER PIPES WITH FOAM PIPE INSULATION IN THE BASEMENT AND CRAWL SPACE.
 - INSULATE NEW CRAWL SPACE IN A SIMILAR MANNER AS EXISTING CRAWL SPACE.

PLUMBING:
 PROVIDE NEW WATER PIPING, DRAINS AND VENTS AS REQUIRED. 15QFT PER 150SQFT OF CRAWLSPACE VENTILATION REQUIRED BARRING A CLASS 1 VAPOR RETARDER.

FINISH GRADE:
 ALL GRADING SHOWN ON ELEVATIONS SHALL BY NO MEANS BE ASSUMED AS THE ACTUAL GRADING CONDITIONS AROUND THE BUILDING. VERIFY WITH SITE ENGINEER THE TOP OF FOUNDATION AND EXACT LOCATIONS ADHERING TO THE SETBACKS SPECIFIC TO THE TOWN.

R403.1.6 FOUNDATION ANCHORAGE.
 SILL PLATES AND WALLS SUPPORTED DIRECTLY ON CONTINUOUS FOUNDATIONS SHALL BE ANCHORED TO THE FOUNDATION IN ACCORDANCE WITH THIS SECTION.

WOOD SOLE PLATES AT ALL EXTERIOR WALLS ON MONOLITHIC SLABS, WOOD SOLE PLATES OF BRACED WALL PANELS AT BUILDING INTERIORS ON MONOLITHIC SLABS AND ALL WOOD SILL PLATES SHALL BE ANCHORED TO THE FOUNDATION WITH A307 OR OTHER APPLICABLE STEEL ANCHOR BOLTS, INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S PRINTED INSTRUCTIONS, SPACED A MAXIMUM OF 6 FEET (1829 MM) ON CENTER. BOLTS SHALL BE AT LEAST 1/2 INCH (12.7 MM) IN DIAMETER AND SHALL EXTEND A MINIMUM OF 7 INCHES (178 MM) INTO CONCRETE OR GROUTED CELLS OF CONCRETE MASONRY UNITS. A NUT AND WASHER SHALL BE TIGHTENED ON EACH ANCHOR BOLT. THERE SHALL BE A MINIMUM OF TWO BOLTS PER PLATE SECTION WITH ONE BOLT LOCATED NOT MORE THAN 12 INCHES (305 MM) OR LESS THAN SEVEN BOLT DIAMETERS FROM EACH END OF THE PLATE SECTION. INTERIOR BEARING WALL SOLE PLATES ON MONOLITHIC SLAB FOUNDATION THAT ARE NOT PART OF A BRACED WALL PANEL SHALL BE POSITIVELY ANCHORED WITH APPROVED FASTENERS. SILL PLATES AND SOLE PLATES SHALL BE PROTECTED AGAINST DECAY AND TERMITES WHERE REQUIRED BY SECTIONS R317 AND R318. COLD-FORMED STEEL FRAMING SYSTEMS SHALL BE FASTENED TO WOOD SILL PLATES OR ANCHORED DIRECTLY TO THE FOUNDATION AS REQUIRED IN SECTION R505.3.1 OR R603.3.1.

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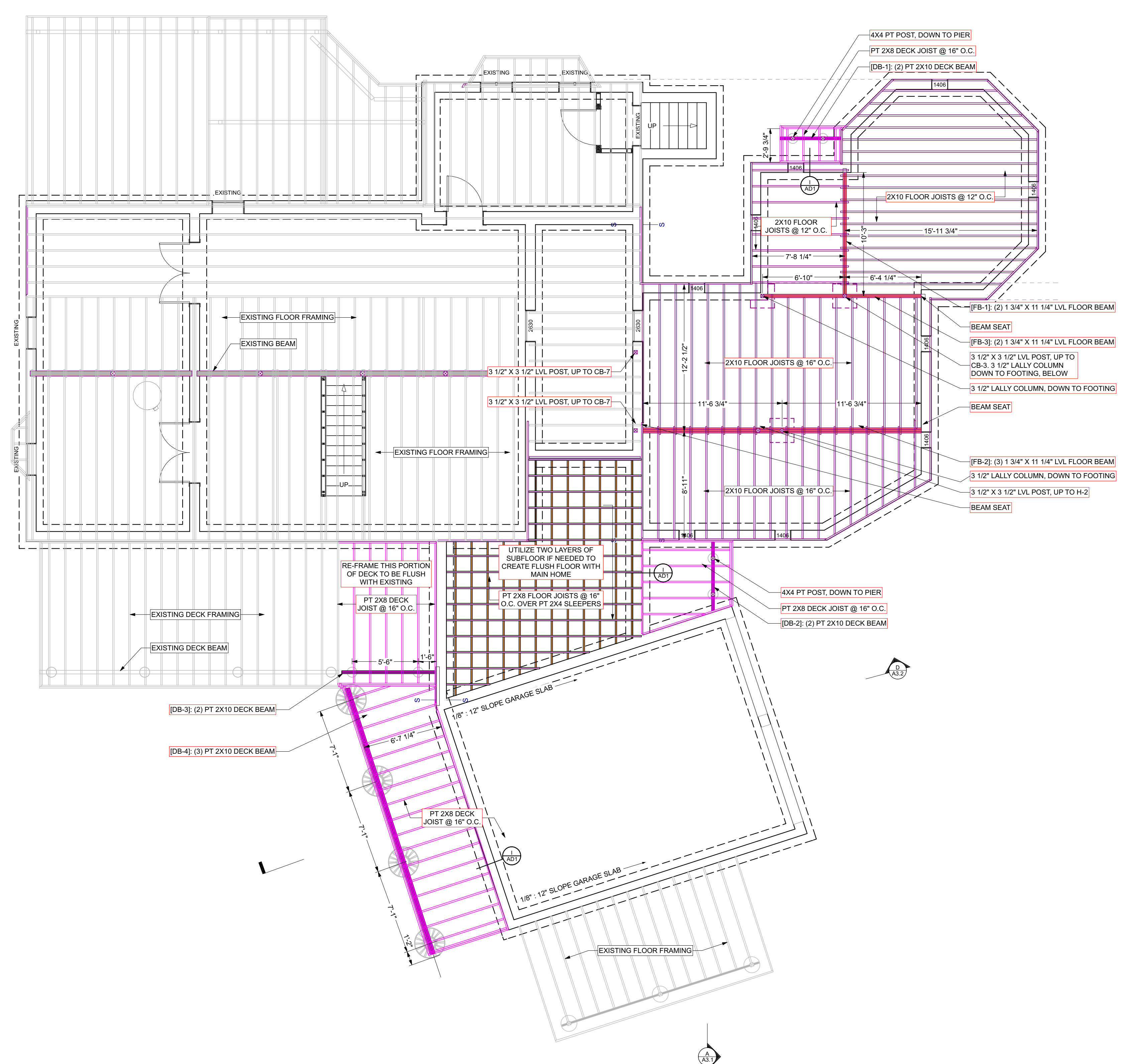
PROPOSED FOUNDATION PLAN

SHEET TITLE:

PROJECT ADDRESS:
 LINCOLN, MA

REV. DATE:
 10/25/2022

SHEET:
 S1



CONSTRUCTION NOTES: FRAMING

R602.3 DESIGN AND CONSTRUCTION.
 EXTERIOR WALLS OF WOOD-FRAME CONSTRUCTION SHALL BE DESIGNED AND CONSTRUCTED IN ACCORDANCE WITH THE PROVISIONS OF THIS CHAPTER AND FIGURES R602.3(1) AND R602.3(2) OR IN ACCORDANCE WITH AF&PA'S NDS. COMPONENTS OF EXTERIOR WALLS SHALL BE FASTENED IN ACCORDANCE WITH TABLES R602.3(1) THROUGH R602.3(4). STRUCTURAL WALL SHEATHING SHALL BE FASTENED DIRECTLY TO STRUCTURAL FRAMING MEMBERS. EXTERIOR WALL COVERINGS SHALL BE CAPABLE OF RESISTING THE WIND PRESSURES LISTED IN TABLE R301.2(2) ADJUSTED FOR HEIGHT AND EXPOSURE USING TABLE R301.2(3). WOOD STRUCTURAL PANEL SHEATHING USED FOR EXTERIOR WALLS SHALL CONFORM TO THE REQUIREMENTS OF TABLE R602.3(3). STUDS SHALL BE CONTINUOUS FROM SUPPORT AT THE SOLE PLATE TO A SUPPORT AT THE TOP PLATE TO RESIST LOADS PERPENDICULAR TO THE WALL. THE SUPPORT SHALL BE A FOUNDATION OR FLOOR, CEILING OR ROOF DIAPHRAGM OR SHALL BE DESIGNED IN ACCORDANCE WITH ACCEPTED ENGINEERING PRACTICE.

EXCEPTION: JACK STUDS, TRIMMER STUDS AND CRIPPLE STUDS AT OPENINGS IN WALLS THAT COMPLY WITH TABLES R502.5(1) AND R502.5(2).

FIRST FLOOR:
SILL: SINGLE PRESSURE TREATED 2X6 WITH CONTINUOUS SILL SEAL
FLOOR JOISTS: 2X10 FLOOR JOISTS @ 16" O.C. & 12" O.C. AS INDICATED ON PLANS
CEILING JOISTS: VARIES. 2X6 CEILING JOISTS @ 16" O.C. AT ADDITION. 2X8 CEILING JOISTS @ 16" O.C. AT GARAGE.
FLOOR SHEATHING: 3/4" ADVANTECH T&G OSB GLUED AND NAILED
EXTERIOR WALLS: 2X6 STUDS @ 16" ON CENTER WITH 7/16" ZIP WALL EXTERIOR SHEATHING APPLIED VERTICALLY, RIM TO RIM.
INTERIOR WALLS: VARIES. 2X4 STUDS 16" O.C. & 2X6 STUDS @ 16" O.C.
PORCH POSTS: PRESSURE TREATED 6X6 POSTS
DECK JOISTS: VARIES. PRESSURE TREATED 2X8 DECK JOISTS @ 16" O.C.

ROOF:
RIDGE: VARIES. REFER TO ROOF FRAMING PLANS
RAFTERS: 2X10 @ 16" O.C. (AT ADDITION) & 2X12 RAFTERS @ 12" ON CENTER (AT GARAGE)
COVERED PORCH RAFTERS: 2X8 RAFTERS 16" ON CENTER
SHEATHING: 5/8" ZIP SYSTEM SHEATHING NAILED

FASTENERS:
 WALL AND ROOF SHEATHING - 2 1/2" X .131 DIA. NAILS WITH 3" SPACING ON EDGES AND 6" SPACING IN FIELD
 FRAMING - 3 1/4" X .131 DIA. NAILS

ALL STRUCTURAL NOTES VERIFIED AND APPROVED BY ENGINEER OF RECORD, CRITERIUM ENGINEERING. SEE STRUCTURAL SPECIFICATIONS & CALCULATIONS ATTACHED.

A **PROPOSED FIRST FLOOR FRAMING PLAN**
S2 SCALE: 3/16" = 1'-0"

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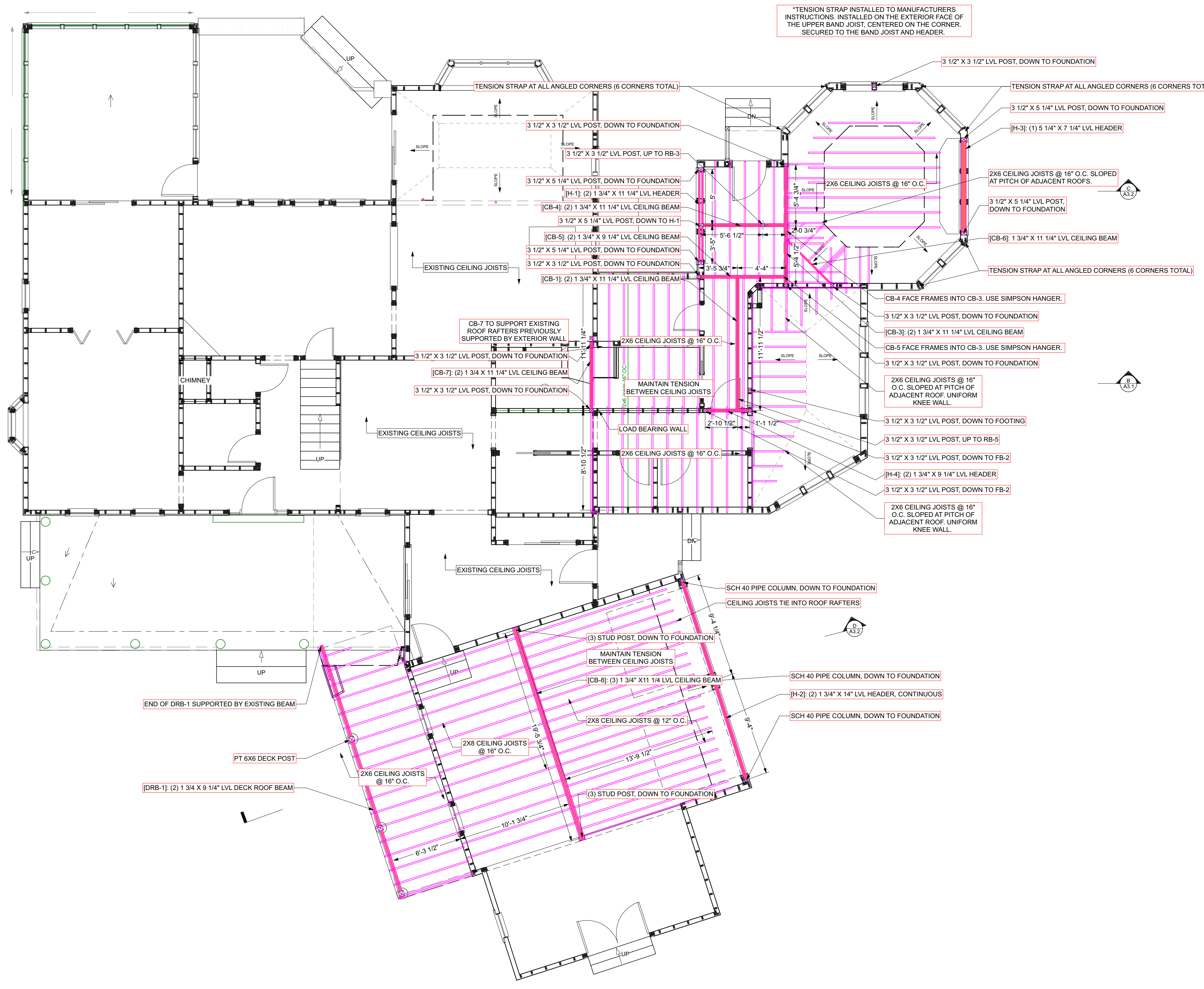


SHEET TITLE:
PROPOSED FIRST FLOOR FRAMING PLAN

PROJECT ADDRESS:
 LINCOLN, MA

REV. DATE:
 10/25/2022

SHEET:
S2



A
S3 **PROPOSED FIRST FLOOR CEILING FRAMING PLAN**
SCALE: 3/16" = 1'-0"

CONSTRUCTION NOTES: FRAMING

R602.3 Design and construction.
Exterior walls of wood-frame construction shall be designed and constructed in accordance with the provisions of this chapter and Figures R602.3(1) and R602.3(2) or in accordance with AF&PA's NDS. Components of exterior walls shall be fastened in accordance with Tables R602.3(1) through R602.3(4). Structural wall sheathing shall be fastened directly to structural framing members. Exterior wall coverings shall be capable of resisting the wind pressures listed in Table R301.2(2) adjusted for height and exposure using Table R301.2(3). Wood structural panel sheathing used for exterior walls shall conform to the requirements of Table R602.3(3). Studs shall be continuous from support at the sole plate to a support at the top plate to resist loads perpendicular to the wall. The support shall be a foundation or floor, ceiling or roof diaphragm or shall be designed in accordance with accepted engineering practice.

Exception: Jack studs, trimmer studs and cripple studs at openings in walls that comply with Tables R502.5(1) and R502.5(2).

FIRST FLOOR:
Sill: single Pressure treated 2x6 with continuous sill seal
FLOOR Joists: 2x10 floor joists @ 16" O.C & 12" O.C. AS INDICATED ON PLANS
CEILING Joists: VARIES. 2X6 CEILING JOISTS @ 16" O.C. AT ADDITION. 2X8 CEILING JOISTS @ 16" O.C. AT GARAGE.
Floor Sheathing: 3/4" Advantech T&G OSB glued and nailed
Exterior Walls: 2x6 studs @ 16" on center with 7/16" ZIP WALL exterior sheathing applied vertically, rim to rim.
Interior Walls: VARIES. 2x4 studs 16" o.c. & 2X6 STUDS @ 16" O.C.
Porch Posts: Pressure treated 6x6 posts
DECK JOISTS: VARIES. Pressure treated 2X8 DECK JOISTS @ 16" O.C.

ROOF:
Ridge: VARIES. Refer to roof framing plans
Rafters: 2x10 @ 16" o.c (at addition) & 2x12 rafters @ 12" on center (at garage)
COVERED Porch Rafters: 2x8 rafters 16" on center
Sheathing: 5/8" Zip System sheathing nailed

FASTENERS:
WALL AND ROOF SHEATHING - 2 1/2" X .131 DIA. NAILS WITH 3" SPACING ON EDGES AND 6" SPACING IN FIELD
FRAMING - 3 1/4" X .131 DIA. NAILS

TENSION STRAPS:
TENSION STRAPS TO BE GALVANIZED STEEL SIMPSON STRONG-TIE MSTC52 STRAP TIES & FASTENERS. INSTALLED IN ACCORDANCE WITH MANUFACTURERS GUIDELINES

ALL STRUCTURAL NOTES VERIFIED AND APPROVED BY ENGINEER OF RECORD, CRITERION ENGINEERING. SEE STRUCTURAL SPECIFICATIONS & CALCULATIONS ATTACHED.

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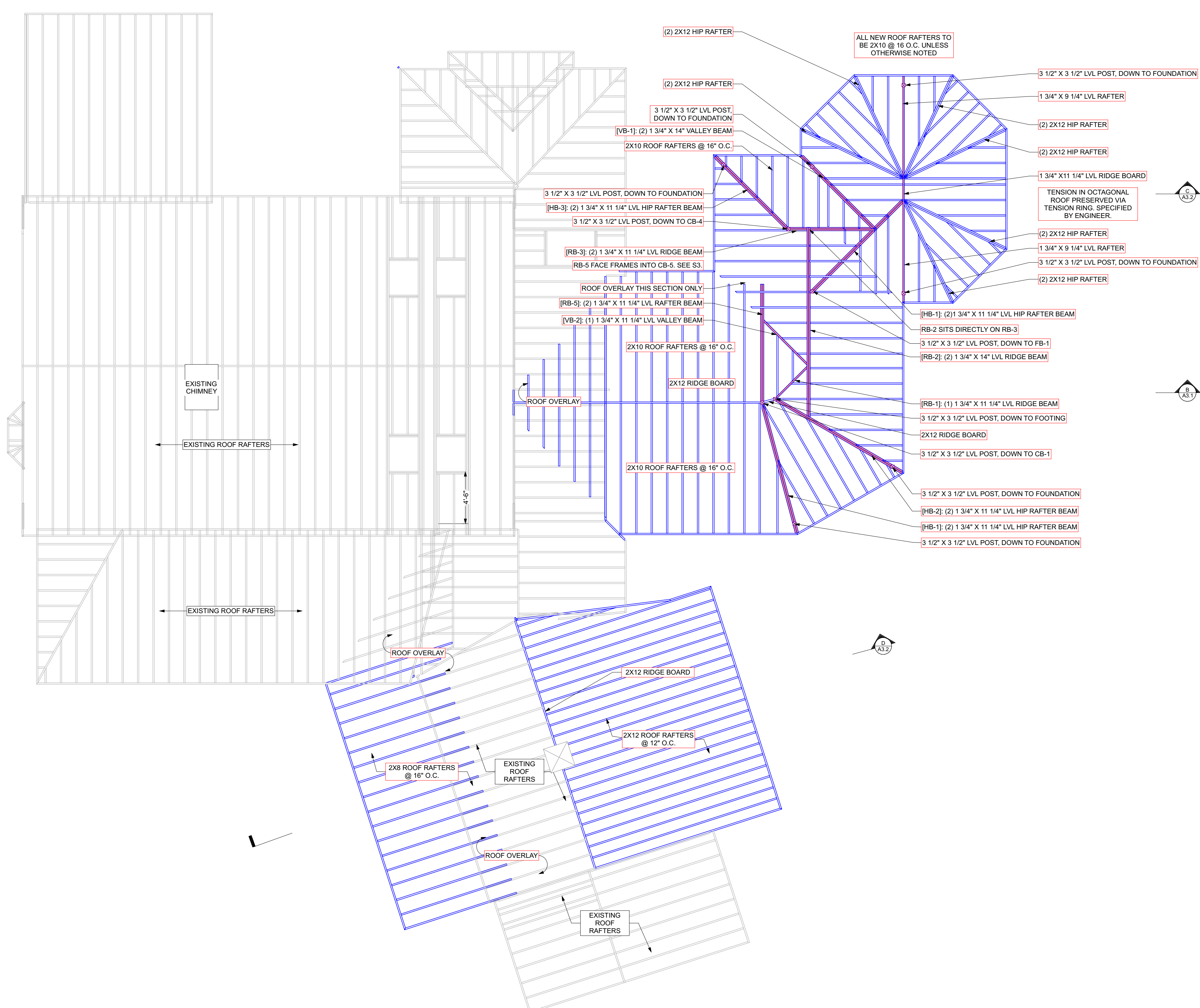
SHEET TITLE:
**PROPOSED FIRST FLOOR
CEILING FRAMING PLAN**

PROJECT ADDRESS:
LINCOLN, MA

REV. DATE:
10/25/2022

SHEET:

S3



A
S4 **PROPOSED ROOF FRAMING PLAN**
SCALE: 3/16" = 1'-0"

CONSTRUCTION NOTES: FRAMING

R602.3 DESIGN AND CONSTRUCTION.
EXTERIOR WALLS OF WOOD-FRAME CONSTRUCTION SHALL BE DESIGNED AND CONSTRUCTED IN ACCORDANCE WITH THE PROVISIONS OF THIS CHAPTER AND FIGURES R602.3(1) AND R602.3(2) OR IN ACCORDANCE WITH AF&PA'S NDS. COMPONENTS OF EXTERIOR WALLS SHALL BE FASTENED IN ACCORDANCE WITH TABLES R602.3(1) THROUGH R602.3(4). STRUCTURAL WALL SHEATHING SHALL BE FASTENED DIRECTLY TO STRUCTURAL FRAMING MEMBERS. EXTERIOR WALL COVERINGS SHALL BE CAPABLE OF RESISTING THE WIND PRESSURES LISTED IN TABLE R301.2(2) ADJUSTED FOR HEIGHT AND EXPOSURE USING TABLE R301.2(3). WOOD STRUCTURAL PANEL SHEATHING USED FOR EXTERIOR WALLS SHALL CONFORM TO THE REQUIREMENTS OF TABLE R602.3(3). STUDS SHALL BE CONTINUOUS FROM SUPPORT AT THE SOLE PLATE TO A SUPPORT AT THE TOP PLATE TO RESIST LOADS PERPENDICULAR TO THE WALL. THE SUPPORT SHALL BE A FOUNDATION OR FLOOR, CEILING OR ROOF DIAPHRAGM OR SHALL BE DESIGNED IN ACCORDANCE WITH ACCEPTED ENGINEERING PRACTICE.

EXCEPTION: JACK STUDS, TRIMMER STUDS AND CRIPPLE STUDS AT OPENINGS IN WALLS THAT COMPLY WITH TABLES R502.5(1) AND R502.5(2).

FIRST FLOOR:
SILL: SINGLE PRESSURE TREATED 2X6 WITH CONTINUOUS SILL SEAL
FLOOR JOISTS: 2X10 FLOOR JOISTS @ 16" O.C & 12" O.C. AS INDICATED ON PLANS
CEILING JOISTS: VARIES, 2X6 CEILING JOISTS @ 16" O.C. AT ADDITION. 2X8 CEILING JOISTS @ 16" O.C. AT GARAGE.
FLOOR SHEATHING: 3/4" ADVANTECH T&G OSB GLUED AND NAILED
EXTERIOR WALLS: 2X6 STUDS @ 16" ON CENTER WITH 7/16" ZIP WALL EXTERIOR SHEATHING APPLIED VERTICALLY, RIM TO RIM.
INTERIOR WALLS: VARIES. 2X4 STUDS 16" O.C. & 2X6 STUDS @ 16" O.C.
PORCH POSTS: PRESSURE TREATED 6X6 POSTS
DECK JOISTS: VARIES. PRESSURE TREATED 2X8 DECK JOISTS @ 16" O.C.

ROOF:
RIDGE: VARIES. REFER TO ROOF FRAMING PLANS
RAFTERS: 2X10 @ 16" O.C (AT ADDITION) & 2X12 RAFTERS @ 12" ON CENTER (AT GARAGE)
COVERED PORCH RAFTERS: 2X8 RAFTERS 16" ON CENTER
SHEATHING: 5/8" ZIP SYSTEM SHEATHING NAILED
TENSION RING: TENSION PRESERVED IN SECTION OF OCTAGONAL ROOFING VIA TENSION RING AROUND PERMITER/ INTERIOR WALLS. SPECIFIED BY ENGINEER OF RECORD.

FASTENERS:
WALL AND ROOF SHEATHING - 2 1/2" X .131 DIA. NAILS WITH 3" SPACING ON EDGES AND 6" SPACING IN FIELD
FRAMING - 3 1/4" X .131 DIA. NAILS

TENSION STRAPS:
TENSION STRAPS TO BE GALVANIZED STEEL SIMPSON STRONG-TIE MSTC52 STRAP TIES & FASTENERS. INSTALLED IN ACCORDANCE WITH MANUFACTURERS GUIDELINES

ALL STRUCTURAL NOTES VERIFIED AND APPROVED BY ENGINEER OF RECORD. CRITERIUM ENGINEERING. SEE STRUCTURAL SPECIFICATIONS & CALCULATIONS ATTACHED.

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SHEET TITLE:
PROPOSED ROOF FRAMING PLAN

PROJECT ADDRESS:
LINCOLN, MA

REV. DATE:
10/25/2022

SHEET:

S4

SPECIAL NOTE: RECOMMEND A WALK-THRU AFTER ROUGH FRAMING IS COMPLETE TO DETERMINE FINAL LOCATION OF OUTLETS, SWITCHES, AND LIGHTS WITH OWNERS, GENERAL CONTRACTOR REP AND ELECTRICIAN.

VENTILATION NOTES:

ALL COMBUSTION APPLIANCES WILL BE VENTED DIRECTLY TO THE EXTERIOR

ATTIC SHALL HAVE VENTILATION EQUAL TO 1 SQ. FOOT PER 150 SQ. FEET OF ATTIC SPACE. VENTILATION SHALL BE PROTECTED FROM SNOW AND RAIN AND SHALL BE COVERED WITH GALVANIZED WIRE SCREEN. OPENINGS SHALL BE LOCATED TO PROVIDE CROSS VENTILATION.

EXHAUST ALL VENTS AND FANS DIRECTLY TO OUTSIDE VIA METAL DUCTS, PROVIDE 90 CFM (MIN) FANS TO PROVIDE 5 AIR CHANGES PER HOUR IN BATHS CONTAINING TUB AND / OR SHOWER AND IN LAUNDRY ROOMS.

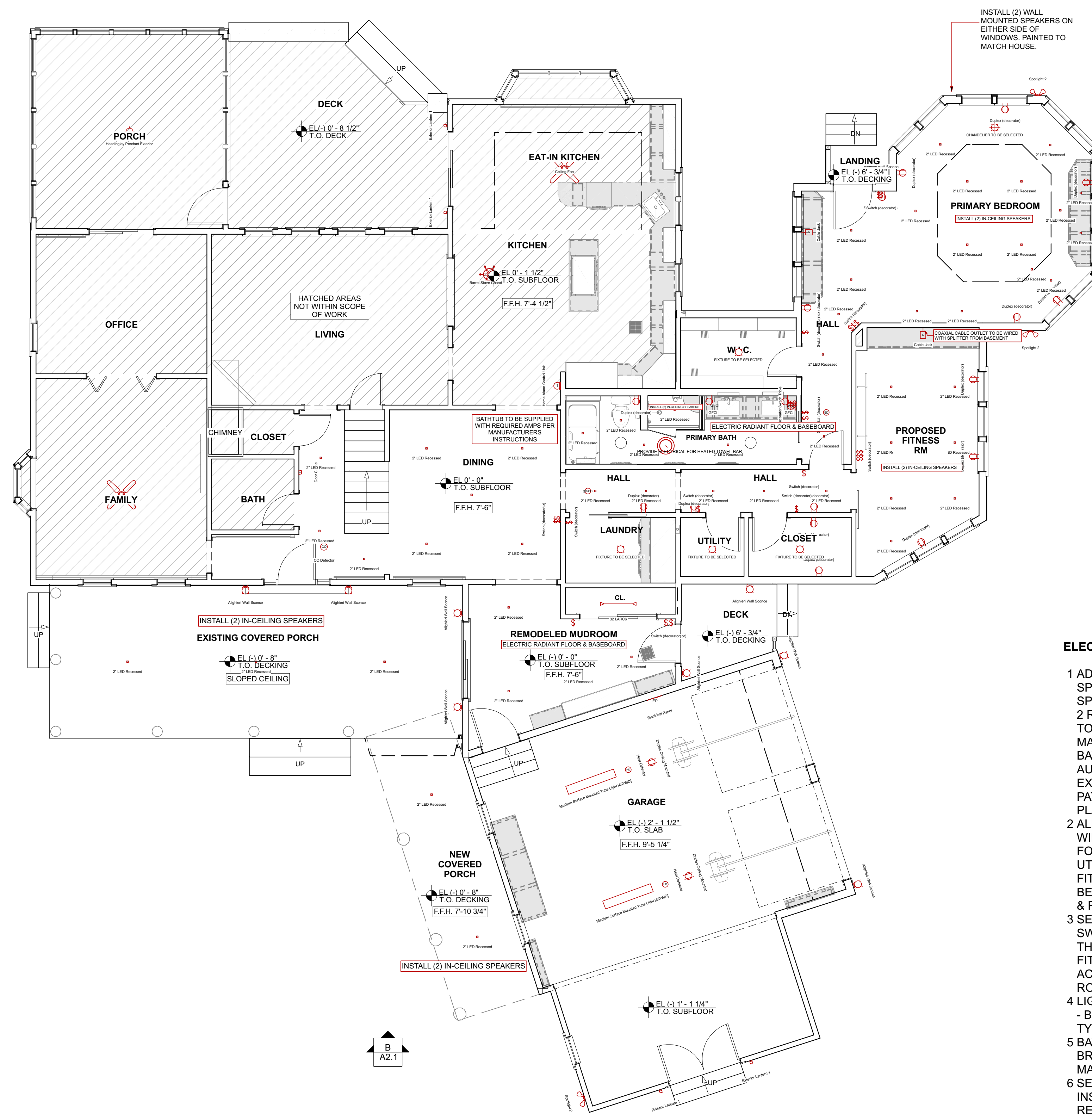
UNDER FLOOR SPACES SHALL HAVE VENTILATION EQUAL TO ONE SQ. FOOT PER 150 SQ. FEET OF FLOOR SPACE. VENTS SHALL BE CAST INTO THE CONCRETE STEM WALLS AND COVERED WITH GALVANIZED WIRE SCREEN. VENTS SHALL BE LOCATED TO PROVIDE CROSS VENTILATION.

SECTION R315 - CARBON MONOXIDE ALARMS

R315.1 CARBON MONOXIDE ALARMS. FOR NEW CONSTRUCTION, AN APPROVED CARBON MONOXIDE ALARM SHALL BE INSTALLED OUTSIDE OF EACH SEPARATE SLEEPING AREA IN THE IMMEDIATE VICINITY OF THE BEDROOMS IN DWELLING UNITS WITHIN WHICH FUEL-FIRED APPLIANCES ARE INSTALLED AND IN DWELLING UNITS THAT HAVE ATTACHED GARAGES.

R315.2 WHERE REQUIRED IN EXISTING DWELLINGS. WHERE WORK REQUIRING A PERMIT OCCURS IN EXISTING DWELLINGS THAT HAVE ATTACHED GARAGES OR IN EXISTING DWELLINGS WITHIN WHICH FUEL-FIRED APPLIANCES EXIST, CARBON MONOXIDE ALARMS SHALL BE PROVIDED IN ACCORDANCE WITH SECTION R315.1.

R315.3 ALARM REQUIREMENTS. SINGLE STATION CARBON MONOXIDE ALARMS SHALL BE LISTED AS COMPLYING WITH UL 2034 AND SHALL BE INSTALLED IN ACCORDANCE WITH THIS CODE AND THE MANUFACTURER'S INSTALLATION INSTRUCTIONS.



ELECTRICAL NOTES:

- 1 ADD 4 RECESSED AUDIO SPEAKERS TO THE PORCH (2 SPEAKERS ON EACH LENGTH), 2 RECESSED AUDIO SPEAKERS TO THE FITNESS ROOM, MASTER BEDROOM AND BATHROOM & 2 WALL MOUNTED AUDIO SPEAKERS TO THE EXTERIOR HOUSE NEAR REAR PATIO (WALL CALLED OUT IN PLAN).
- 2 ALL SPEAKER WIRE (16 GAUGE) WILL RUN FROM THE FOLLOWING AREAS TO THE UTILITY ROOM: FRONT PORCH, FITNESS ROOM, MASTER BEDROOM, MASTER BATHROOM & FITNESS ROOM.
- 3 SEVERAL (# T.B.D.) ELECTRICAL SWITCHES TO BE INCLUDED IN THE MASTER BEDROOM AND FITNESS ROOM TO ACCOMMODATE ELECTRIC ROOM DARKENING SHADES.
- 4 LIGHT SWITCHES AND OUTLETS - BRAND: LUTRON, STYLE: DIVA, TYPE: DIMMERS
- 5 BATHROOM FAN TIMER - BRAND: LUTRON, STYLE: MAESTRO
- 6 SEE TUB MANUFACTURERS INSTALLATION INSTRUCTIONS REGARDING ELECTRICAL REQUIREMENTS.
- 7 ALL LIGHTING TO BE PER SPECIFICATIONS PROVIDED BY A. D. COLA LIGHTING.

ELECTRICAL - DATA - AUDIO LEGEND	
SYMBOL	DESCRIPTION
	Ceiling Fan
	Ventilation Fans: Ceiling Mounted, Wall Mounted
	Ceiling Mounted Light Fixtures: Surface/Pendant, Recessed, Heat Lamp, Low Voltage
	Wall Mounted Light Fixtures: Flush Mounted, Wall Sconce
	Chandelier Light Fixture
	Fluorescent Light Fixture
	240V Receptacle
	110V Receptacles: Duplex, Weather Proof, GFCI
	Switches: Single Pole, Weather Proof, 3-Way, 4-Way
	Switches: Dimmer, Timer
	Audio Video: Control Panel, Switch
	Speakers: Ceiling Mounted, Wall Mounted
	Wall Jacks: CAT5, CAT5 + TV, TV/Cable
	Telephone Jack
	Intercom
	Thermostat
	Door Chime, Door Bell Button
	Smoke Detectors: Ceiling Mounted, Wall Mounted
	Electrical Breaker Panel
	LED Strip

SECTION AM104 - SMOKE DETECTION

AM104.1 GENERAL. SMOKE DETECTORS SHALL BE INSTALLED IN DWELLING UNITS USED FOR HOME DAY-CARE OPERATIONS. DETECTORS SHALL BE INSTALLED IN ACCORDANCE WITH THE APPROVED MANUFACTURER'S INSTRUCTIONS. IF THE CURRENT SMOKE DETECTION SYSTEM IN THE DWELLING IS NOT IN COMPLIANCE WITH THE CURRENTLY ADOPTED CODE FOR SMOKE DETECTION, IT SHALL BE UPGRADED TO MEET THE CURRENTLY ADOPTED CODE REQUIREMENTS AND SECTION AM103 BEFORE DAYCARE OPERATIONS COMMENCE.

AM104.2 POWER SOURCE. REQUIRED SMOKE DETECTORS SHALL RECEIVE THEIR PRIMARY POWER FROM THE BUILDING WIRING WHEN THAT WIRING IS SERVED FROM A COMMERCIAL SOURCE AND SHALL BE EQUIPPED WITH A BATTERY BACKUP. THE DETECTOR SHALL EMIT A SIGNAL WHEN THE BATTERIES ARE LOW. WIRING SHALL BE PERMANENT AND WITHOUT A DISCONNECTING SWITCH OTHER THAN THOSE REQUIRED FOR OVER-CURRENT PROTECTION. REQUIRED SMOKE DETECTORS SHALL BE INTERCONNECTED SO IF ONE DETECTOR IS ACTIVATED, ALL DETECTORS ARE ACTIVATED.

AM104.3 LOCATION. A DETECTOR SHALL BE LOCATED IN EACH BEDROOM AND ANY ROOM THAT IS TO BE USED AS A SLEEPING ROOM AND CENTRALLY LOCATED IN THE CORRIDOR, HALLWAY OR AREA GIVING ACCESS TO EACH SEPARATE SLEEPING AREA. WHEN THE DWELLING UNIT HAS MORE THAN ONE STORY, AND IN DWELLINGS WITH BASEMENTS, A DETECTOR SHALL BE INSTALLED ON EACH STORY AND IN THE BASEMENT. IN DWELLING UNITS WHERE A STORY OR BASEMENT IS SPLIT INTO TWO OR MORE LEVELS, THE SMOKE DETECTOR SHALL BE INSTALLED ON THE UPPER LEVEL, EXCEPT THAT WHEN THE LOWER LEVEL CONTAINS A SLEEPING AREA, A DETECTOR SHALL BE INSTALLED ON EACH LEVEL. WHEN SLEEPING ROOMS ARE ON THE UPPER LEVEL, THE DETECTOR SHALL BE PLACED AT THE CEILING OF THE UPPER LEVEL IN CLOSE PROXIMITY TO THE STAIRWAY. IN DWELLING UNITS WHERE THE CEILING HEIGHT OF A ROOM OPEN TO THE HALLWAY SERVING THE BEDROOMS OR SLEEPING AREAS EXCEEDS THAT OF THE HALLWAY BY 24 INCHES (610 MM) OR MORE, SMOKE DETECTORS SHALL BE INSTALLED IN THE HALLWAY AND IN THE ADJACENT ROOM. DETECTORS SHALL SOUND AN ALARM AUDIBLE IN ALL SLEEPING AREAS OF THE DWELLING UNIT IN WHICH THEY ARE LOCATED.

A PROPOSED FIRST FLOOR ELECTRICAL PLAN
E1 SCALE: 3/16" = 1'-0"

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SHEET TITLE:
PROPOSED FIRST FLOOR ELECTRICAL PLAN

PROJECT ADDRESS:
 LINCOLN, MA

REV. DATE:
 10/25/2022

SHEET:
E1