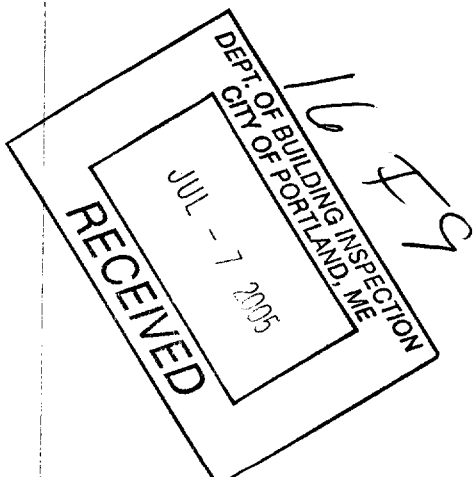


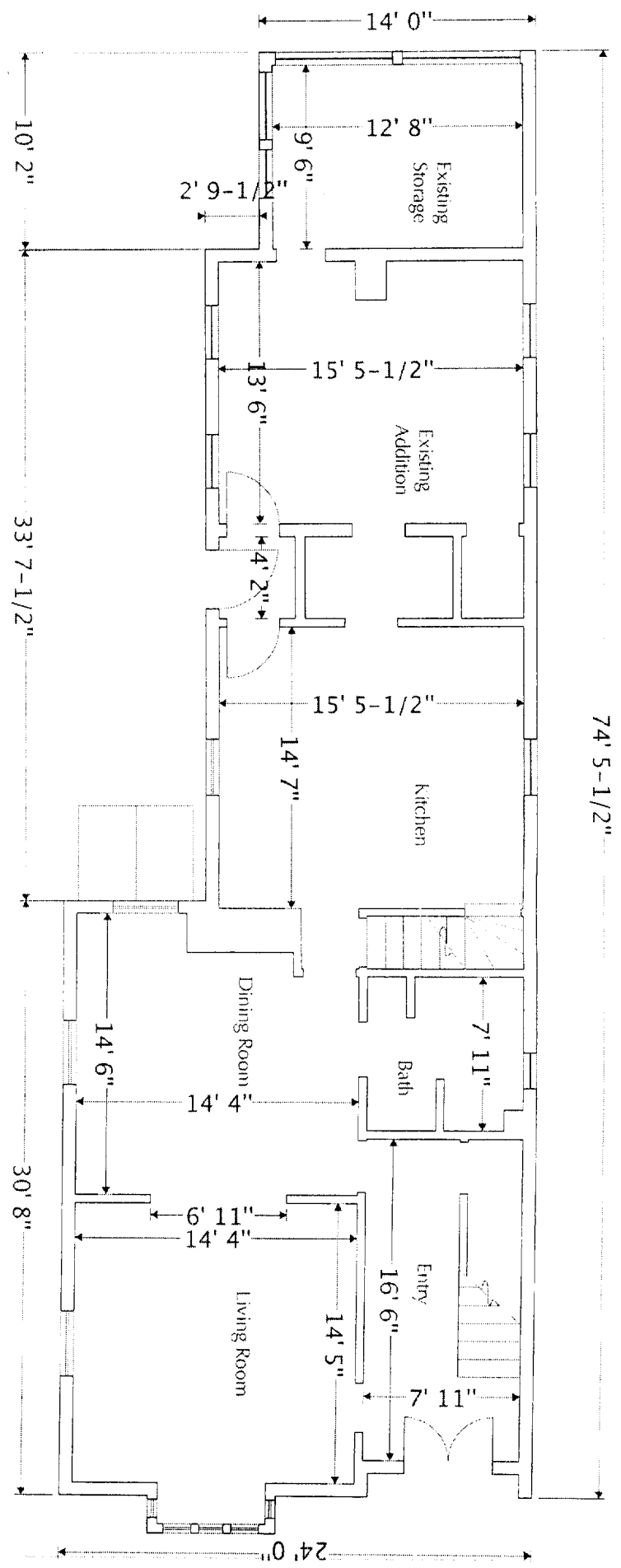
Basement Floor Plan  
1"=4'-0"



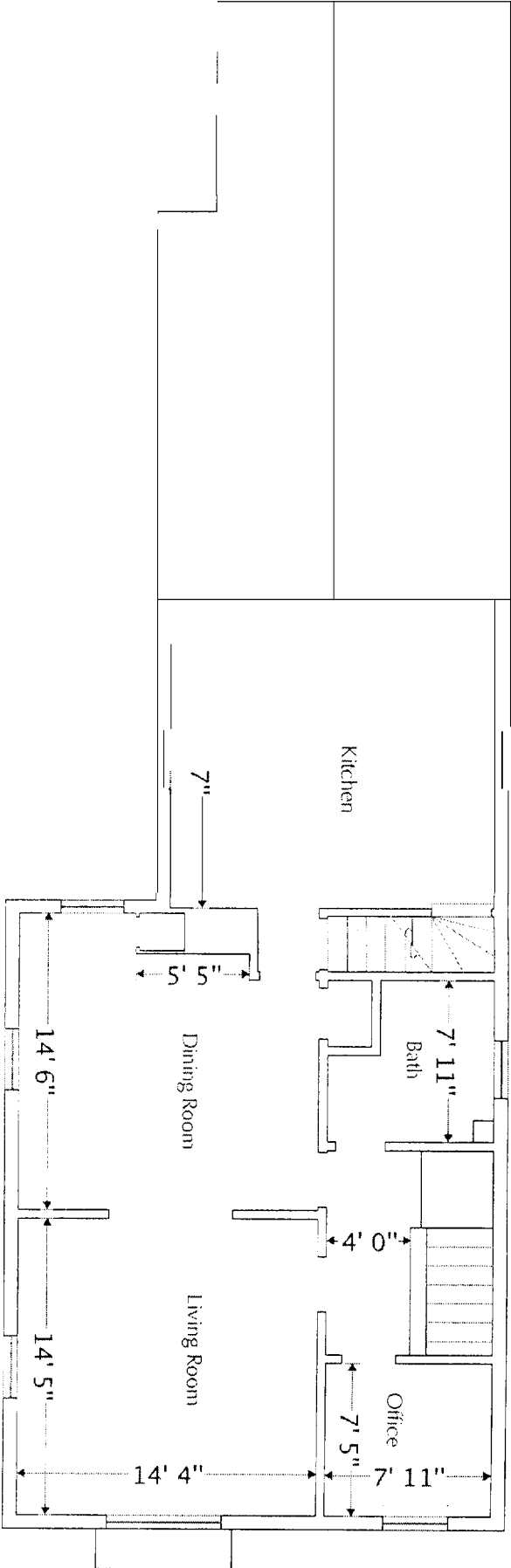
O-A

Hernandez Residence  
12 Atlantic Street, Portland, ME

Date: March 14,  
2005

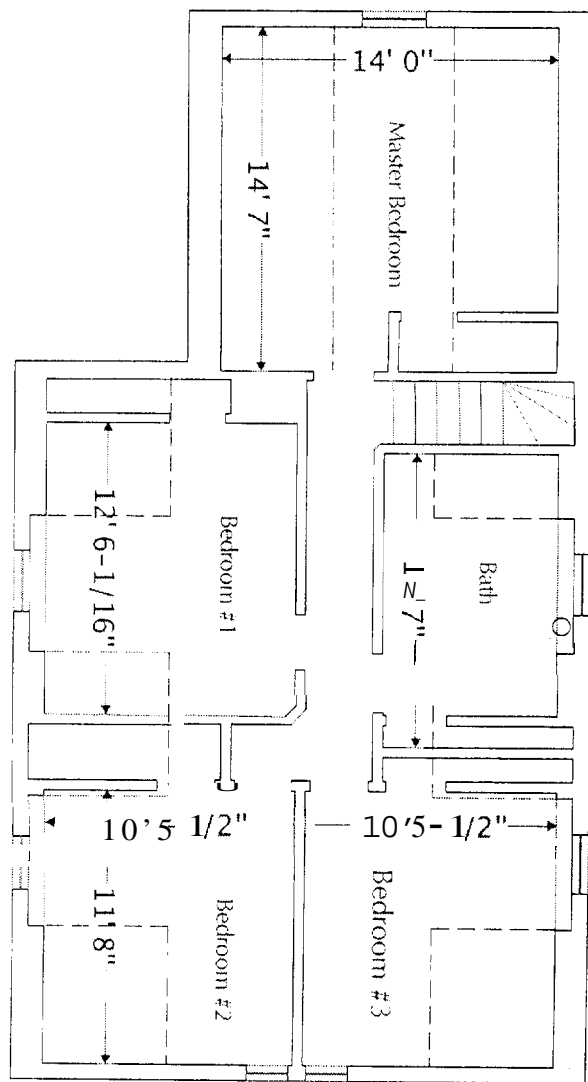


First Floor Plan  
1"=4'-0"



*Not approved as unit*

Second Floor Plan  
1"=4'-0"



Third Floor Plan  
1"=4'-0"

*Not approved*

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INSTALL ADDL 3 1/2" LALLY COLUMN ON 1'-0" SQ X 10" THICK CONCRETE FND W/ 2-#4 EA W/ 8FT

CLEAN EXISTING COLUMN FACE OF PUT AND PAINT W/ A TIME RICH PRIMER. INSURE ADDL 3 1/2" LALLY COLUMN ADJACENT TO EXISTING COLUMN BEHIND MAIN BEAM AND VERIFY EXISTING FND

PROVIDE NEW G.C. P.T. BEAM W/ 3 1/2" LALLY COLUMNS AT BOTH ENDS ON 1'-0" SQ X 10" THICK CONC. FND AT BOTH ENDS

EXISTING 6" X 7" B.E.M.

INSTALL ADDL 3 1/2" LALLY COLUMN AT MIDSPAN ON 2'-0" SQ X 10" THICK CONCRETE FND W/ 2-#4 EA W/ 8FT FROM BOTTOM.

EXISTING 2" X 7 1/2" FLOOR JOIST @ 17'-0" (V.I.F.) PROVIDE SLOPE BACKING REMOVE EXISTING FOUNDATION WALL TO REAR EXIST JOIST ON WALL

INSTALL NEW G.C. P.T. STRUT BEAMS (APPROX. 2'-0" LONG) 3 PLACES AT SPAN W/ 3 1/2" LALLY COLUMNS AT BOTH ENDS AND FOOTINGS ON BOTH SIDES OF EXISTING BRICK WALL. FOOTINGS 3'-0" X 1'-0" X 4'-0" THICK CONC. FND W/ 2-#4 EA LONG BARS BOT

EXISTING 6 1/2" X 6 3/4" MAIN BEAM (V.I.F.)

NEW G.C. P.T. BM (2'-0" LONG) TO SUPPORT EXIST. BM (3 PLCS - SEE PLAN)

(3) 3 1/2" LALLY COLUMNS ON 1'-0" X 4'-0" X 10" THICK CONCRETE FOUNDATION W/ 2-#4 LONG BARS BOT ON BOTH SIDES OF EXISTING BRICK WALL (TYP)

EXISTING 4" THICK BRICK WALL TO REMAIN

INSTALL NEW 8" X 8" P.T. BEAM BEHIND EXIST. FOUNDATION WALLS (CONCRETE AND PIER) WITH 2-#4 EA W/ 8FT

NEW 3 1/2" LALLY COLUMN ON 1'-0" SQ X 10" THICK CONCRETE FND W/ 2-#4 EA W/ 8FT

EXISTING 6 1/2" X 6 3/4" MAIN BEAM ALONG COLUMN LINES (B) BETWEEN COLUMN LINES (2) & (3) (V.I.F.)

EXISTING 4 1/2" X 7 1/2" BEAM ALONG COLUMN LINES (4) & (5) BETWEEN COLUMN LINES (4) & (5) (V.I.F.)

EXISTING BRICK PIERC SUPPORT COL. REPAIR BRICK BY RE-PAINTING (5 PLACES TYP)

CANTILEVER JOIST (V.I.F.)

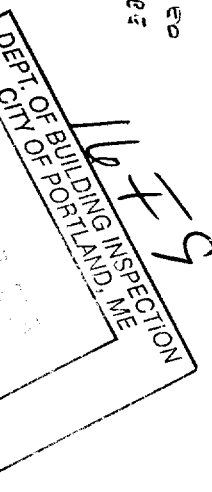
EXISTING 2" X 7 1/2" FLOOR JOIST @ 17'-0" (V.I.F.). G.C. STRUT VERIFY SIZE, SPACING AND DIRECTION ASSIGNED

EXISTING 4" X 6" BEAM. INSTALL (2) ADDL 3 1/2" LALLY COLUMNS ON 1'-0" SQ X 10" THICK CONC. FND. ONE AT END OF EXISTING CANTILEVER AND ONE AT MIDSPAN AS SHOWN

### FIRST FLOOR FRAMING PLAN

1/8" = 1'-0"

- NOTES
- SEE GENERAL NOTES ON DWG SA 335 APPROVED
  - \* INDICATES NEW 3 1/2" LALLY COLUMN & FND TO BE ALIGNED W/ NUMBER COLUMN ABOVE.



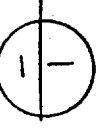
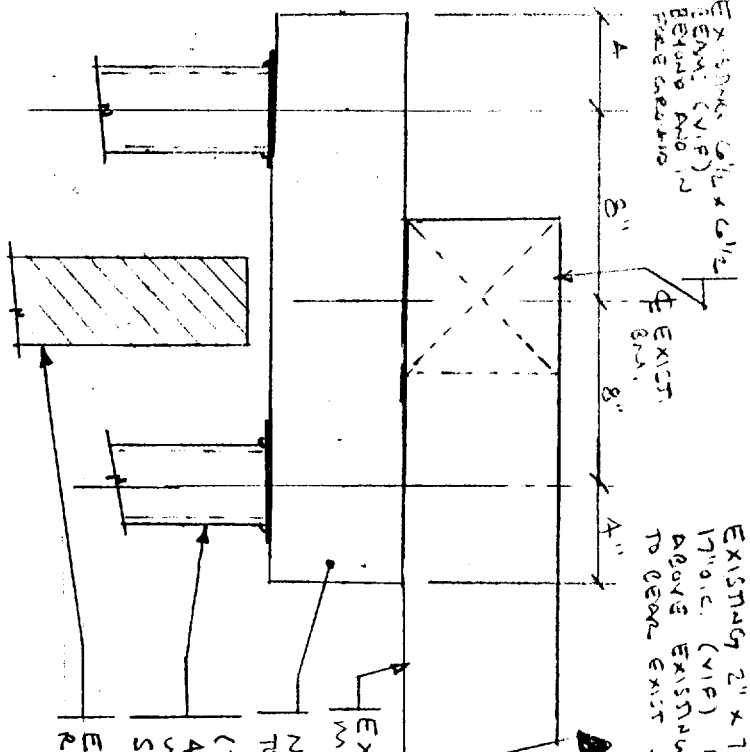
BUILDING REINFORCEMENT  
FIRST FLOOR FRMG PLAN

Hernandez Residence  
12 Atlantic Street, Portland, ME

Date: JUNE 28, 2005

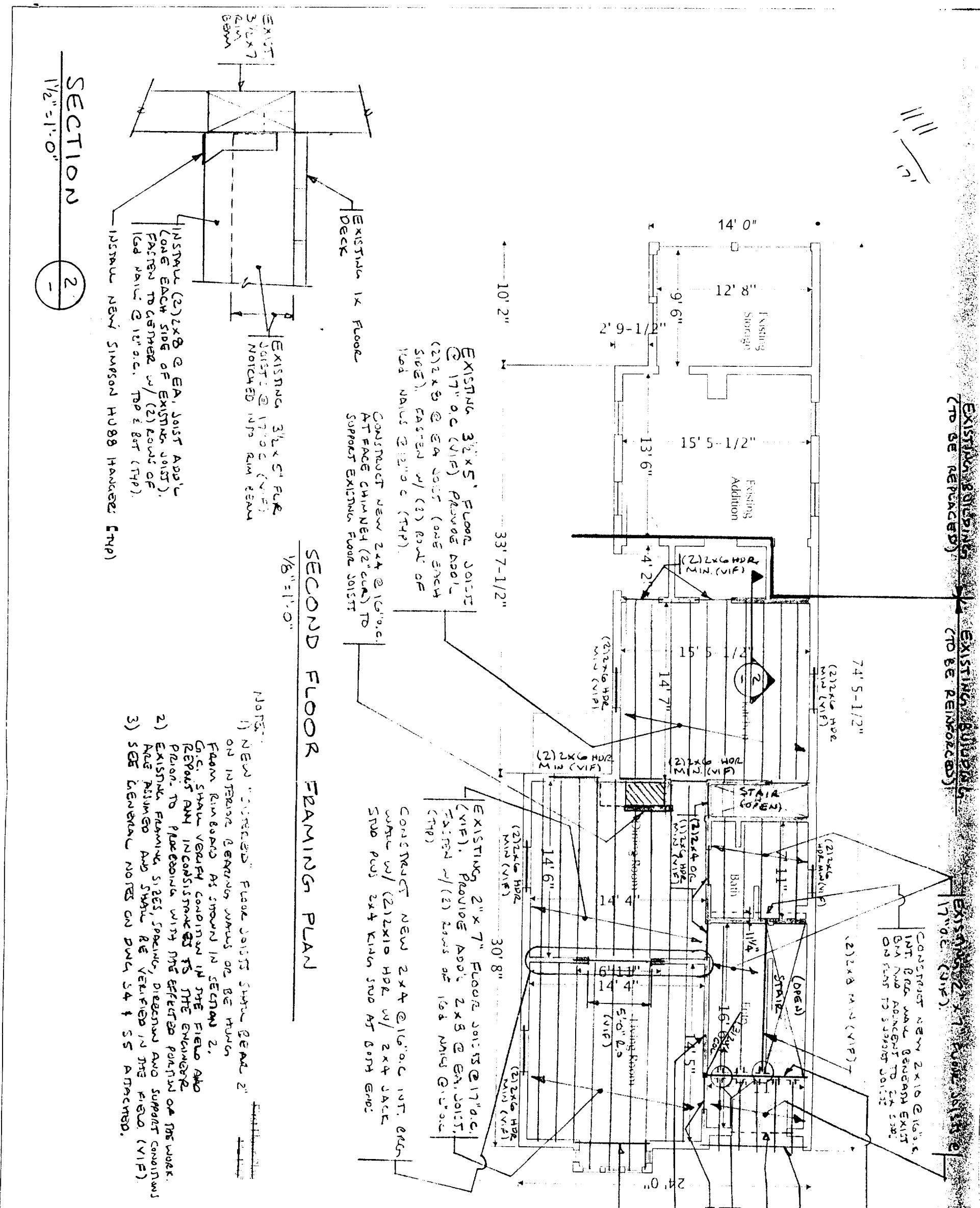
### SECTION

1 1/2" = 1'-0"



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11/17/05



EXISTING BUILDING (TO BE REPLACED)  
 EXISTING BUILDING (TO BE REINFORCED)  
 EXISTING 2" x 7" FLOOR JOISTS @ 17" o.c. (V.I.F.)

EXISTING 3 1/2" x 5" FLOOR JOISTS @ 17" o.c. (V.I.F.) PROVIDE ADDITIONAL 2" x 8 @ EA JOIST (ONE EACH SIDE), FASTEN W/ (2) ROWS OF 16d NAILS @ 12" o.c. (TYP.)  
 CONSTRUCT NEW 2x4 @ 16" o.c. AT FACE CHIMNEY (2" DIA.) TO SUPPORT EXISTING FLOOR JOIST

SECOND FLOOR FRAMING PLAN  
 1/8" = 1'-0"

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

EXISTING 1x FLOOR DECK  
 EXISTING 3 1/2" x 5" FLOOR JOISTS @ 17" o.c. (V.I.F.) NOTCHED W/ 1/2" RIM BEAM  
 INSTALL (2) 2x8 @ EA JOIST APPLICABLE EACH SIDE OF EXISTING JOIST. FASTEN TO CENTER W/ (2) ROWS OF 16d NAILS @ 12" o.c. TOP & BOT (TYP.)  
 INSTALL NEW SIMPSON HUB8 HANGER (TYP.)

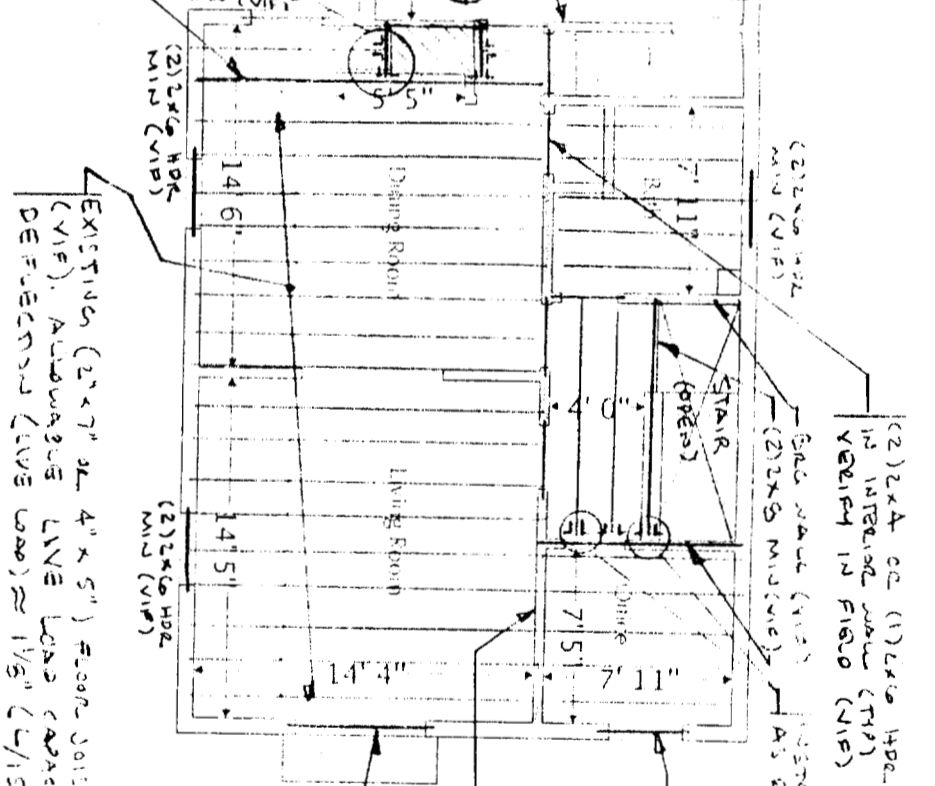
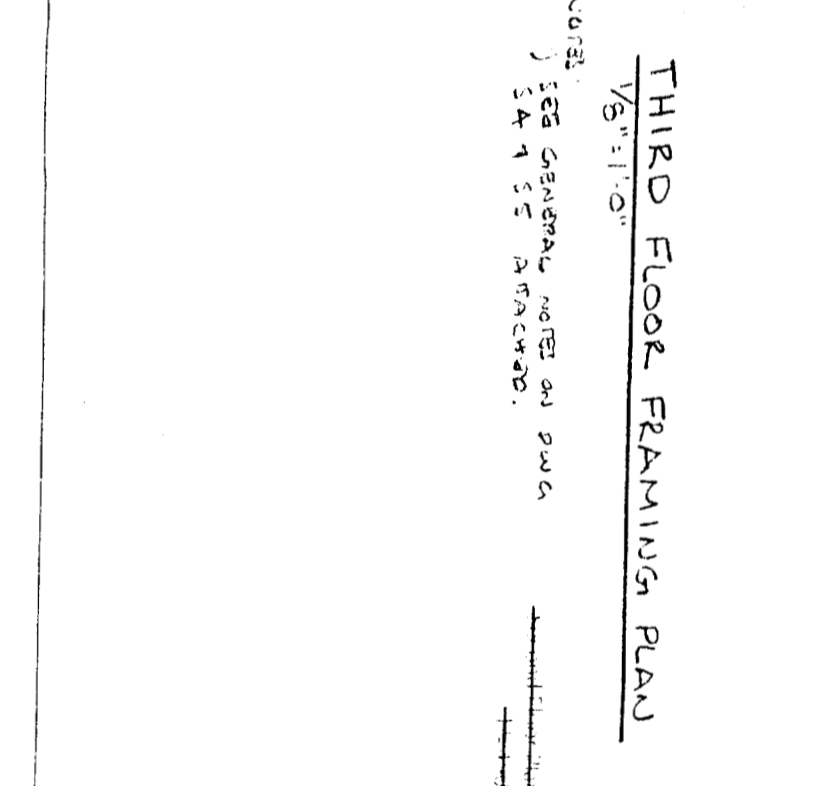
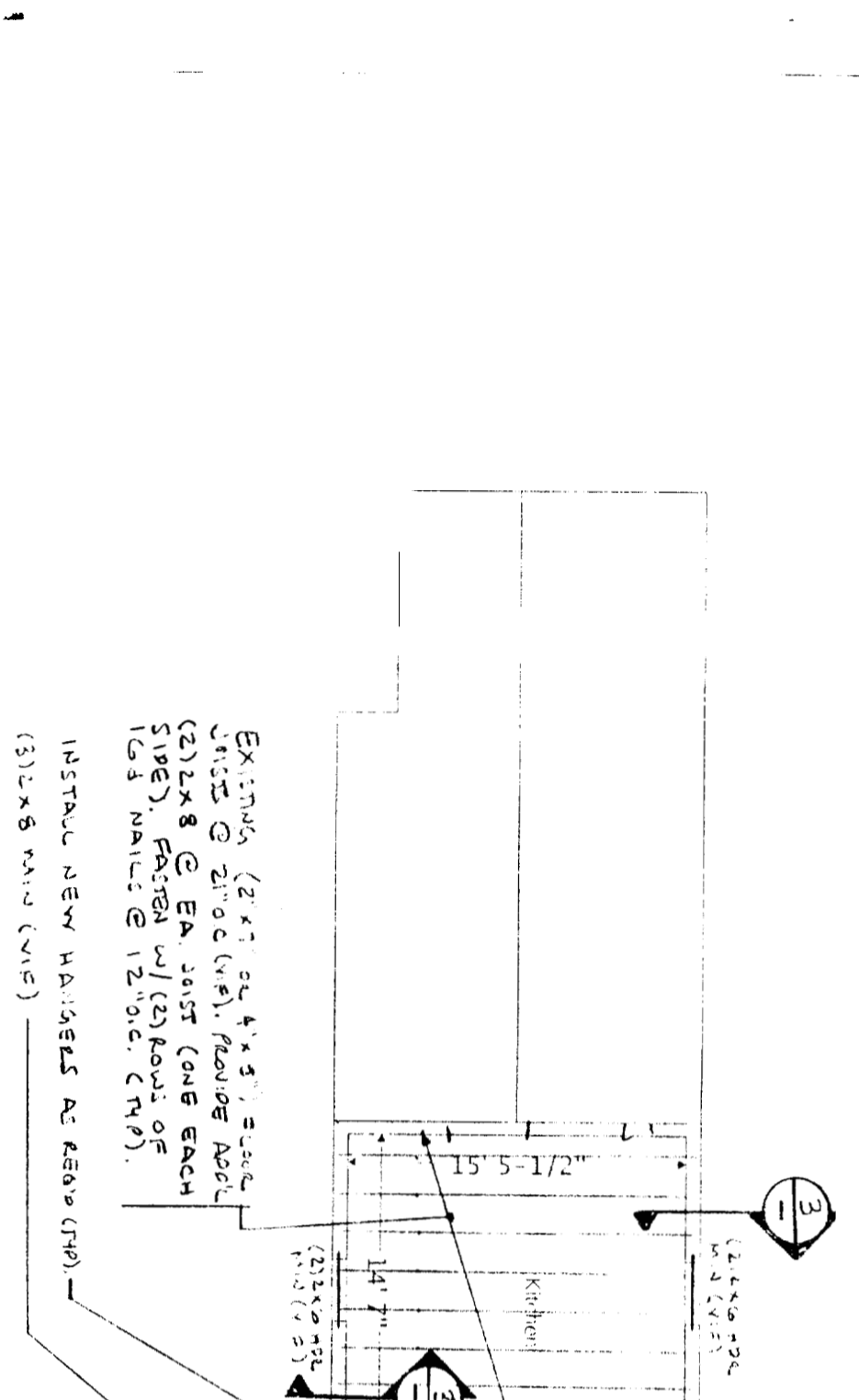
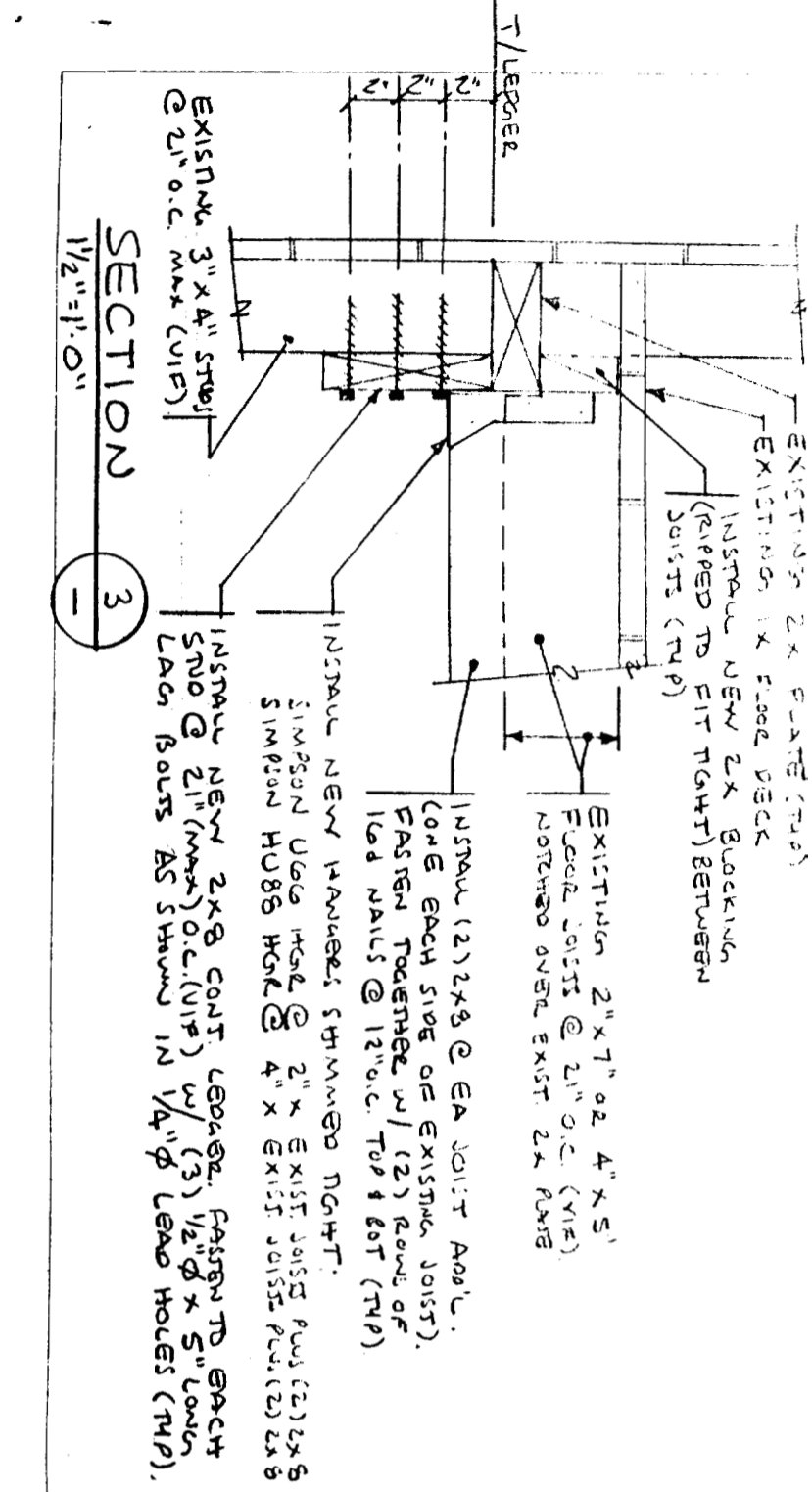
- NOTES:
- 1) NEW "SUPPORTED" FLOOR JOISTS SHALL BE 2" ON INTERIOR BEARING WALLS OR BE TRUCKS FROM RIM BEAMS AS SHOWN IN SECTION 2. O.C. SHALL VERIFY CONDITIONS IN THE FIELD AND REPAIR AND RECONSTRUCT TO THE ENGINEER'S PLAN. TO PROCEED WITH THE EFFECTED PARTS OF THE WORK.
  - 2) EXISTING FRAMING, STUDS, SPINDLES, DIAPHRAGMS AND SUPPORT CONDITIONS ARE NOTING AND SHALL BE VERIFIED IN THE FIELD (V.I.F.)
  - 3) SEE GENERAL NOTES ON DWG 54 & 55 ATTACHED.

- (2) 2x8 HOLE MIN (V.I.F.)
- NO STRUCTURAL LOAD ABOVE DECK. ASSUME JOISTS ARE CONT OVER DECK (V.I.F.)
- INSTALL NEW HANGERS AS REQ'D. (TYP.)
- (2) 2x4 OR 1 1/2" x 5 1/2" @ 16" o.c. (V.I.F.)
- EXISTING 2x4 @ 16" o.c. INTERIOR BEARING WALL MP. (V.I.F.)
- (2) 2x8 HOLE MIN (V.I.F.)
- EXISTING 4x8 BEAM (1) 3/4" x 5 1/2" LV. (3) 1 3/4" x 5 1/2" LV.
- CONSTRUCT NEW 2x10 @ 16" o.c. INT. BEAM GENERAL EXIST ON PLAN TO SUPPORT JOIST
- (2) 2x8 HOLE MIN (V.I.F.)

DEPT. OF BUILDING INSPECTION  
 CITY OF PORTLAND, ME  
 JUL - 7 2005  
 RECEIVED

BUILDING REINFORCEMENT SECOND FLOOR FRMNG PLAN	Hernandez Residence 12 Atlantic Street, Portland, ME	Date: JUN 28, 2005
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**THIRD FLOOR FRAMING PLAN**  
1/8"=1'-0"

NOTE:  
) SEE GENERAL NOTES ON DRAWING  
) SEE GENERAL NOTES ON DRAWING

Hernandez Residence  
12 Atlantic Street, Portland, ME

Date: JUNE 28, 2005

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