Design Loads:
Fire Escape/Stairs and Exits:

Live Load: 100 PSF

Design Wind: Location: Portland, Maine
Wind Load (Per ASCE 2005 Section 6.0):
Basic Wind Speed V = 100 MPH
Wind Exposure Factor = B
Importance Factor I = 1.00

Roof:
Live Load: Ground Snow Load Pg = 50 PSF Plus Snow Drift Loading Where
Applicable. (Per ASCE 2005 Section 7.0)
Snow Exposure Factor (Ce) = 1.0

Importance Factor (I) = 1.0 Snow Load Thermal Factor (Ct) = 1.0

STRUCTURAL DESIGN CRITERIA:

ALL DIMENSIONS AND CONDITIONS MUST BE VERIFIED IN THE FIELD. ANY

- DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER

 1. BEFORE PROCEEDING WITH THE AFFECTED PART OF THE WORK.
- THE STRUCTURE IS DESIGNED TO BE SELF SUPPORTING AND STABLE AFTER THE BUILDING IS COMPLETE. IT IS THE CONTRACTOR'S SOLE RESPONSIBILITY TO DETERMINE ERECTION PROCEDURES AND SEQUENCE TO ENSURE SAFETY OF THE STRUCTURE AND PERSONNEL DURING ERECTION. THIS INCLUDES THE ADDITION OF THE NECESSARY SHORING, SHEETING, TEMPORARY BRACING, GUYS OR TIEDOWNS. SUCH MATERIAL SHALL REMAIN THE PROPERTY OF THE CONTRACTOR AFTER COMPLETION OF THE PROJECT.
- 3. ALL APPLICABLE FEDERAL, STATE, AND MUNICIPAL REGULATIONS SHALL BE FOLLOWED, INCLUDING THE FEDERAL DEPARTMENT OF LABOR OCCUPATIONAL SAFETY AND HEALTH ACT.

FOUNDATION NOTES:

- 1. FOUNDATION DESIGNED BASED ON AN ASSUMED MAXIMUM ALLOWABLE BEARING PRESSURE OF 1500 PSF. VERIFICATION OF THE SOIL BEARING CAPACITY IS THE RESPONSIBILITY OF THE OWNER/CONTRACTOR. NOTIFY THE ENGINEER AND STOP WORK IF CLAY, WET SOILS, FILL, OR OTHER DELETERIOUS MATERIALS ARE ENCOUNTERED.
- 2. SUITABLE MATERIAL FOR BACK FILLING AGAINST THE FOUNDATION PIERS AND BENEATH THE CABINS INCLUDE; SELECT FILL, STRUCTURAL FILL AND GRANULAR BACKFILL: THESE MATERIALS SHALL BE SANDY GRAVEL TO GRAVELY SAND, FREE OF ORGANIC MATERIAL, LOAM, TRASH, OR FROZEN SOIL AND CONFORM TO THE FOLLOWING GRADATION:

SIEVE SIZE PERCENT FINER BY WEIGHT

6" 100
No. 4 30–90

No. 4 30–90 No. 40 10–50 No. 200 0–8

- 3. ALL DIMENSIONS, ELEVATIONS, AND CONDITIONS MUST BE VERIFIED IN THE FIELD BY THE GENERAL CONTRACTOR. ANY DISCREPANCY SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER OF RECORD BEFORE PROCEEDING WITH THE AFFECTED PART OF THE WORK. THE CONTRACTOR SHALL DETERMINE ALL NECESSARY DIMENSIONS, ELEVATIONS AND CONDITIONS REQUIRED FOR THE FABRICATION AND ERECTION OF THE BUILDING COMPONENTS PRIOR TO SUBMISSION OF SHOP DRAWINGS.
- 4. SECTIONS AND DETAILS SHOWN ON THE STRUCTURAL DRAWINGS SHALL BE CONSIDERED TYPICAL AND USED FOR SIMILAR CONDITIONS.
- 5. PROPORTION DESIGN MIXES TO PROVIDE CONCRETE FOR EXTERIOR FROST WALLS, FOOTINGS AND ALL OTHER EXPOSED SITE CONCRETE WITH THE FOLLOWING PROPERTIES:
 - a. STRENGTH; 3500psi @ 28 DAYS, 3/4" AGGREGATE b. W/C RATIO: 0.48
 - c. ENTRAINED AIR: 6% ±1% d. SLUMP: 3"± 1"
- 6. PORTLAND CEMENT: ASTM C150, TYPE I OR TYPE II.

WOOD FRAMING NOTES:

1. STRUCTURAL LUMBER: SPIB Grading Rules Agency / No. 2 or Better Southern Pine

Fb = 1500 PSI Fv = 100 PSI

Fc = 1650 PSI E = 1600000 PSI

2. DESIGN CODE: THIS BUILDING IS DESIGNED TO COMPLY WITH THE 2009 EDITION OF THE INTERNATIONAL BUILDING CODE, IBC 2009.

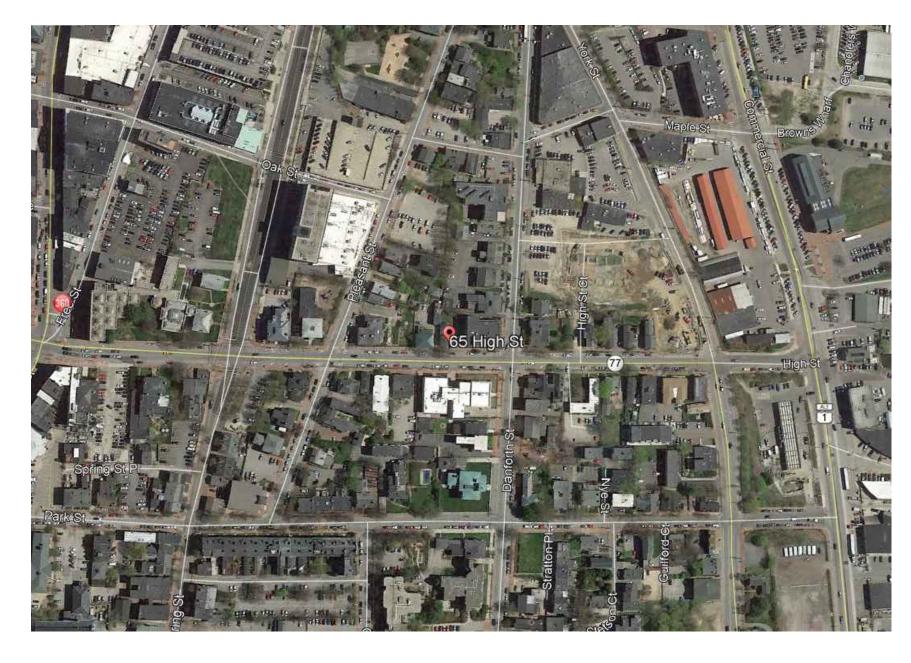
3. FASTENERS: COMPLY WITH RECOMMENDED FASTENING SCHEDULE OF THE INTERNATIONAL BUILDING CODE IBC 2009 UNLESS SHOWN OTHERWISE ON THE DRAWINGS.

4. SHEATHING: APA RATED 'EXPOSURE 1' PLYWOOD OR COMPOSITE PANEL:

SPAN RATING FIELD NAILING ∯—INCH ROOF SHEATHING: 40/20 8d AT 6" OC 8d AT 12" OC 1−INCH 8d AT 12" OC WALL SHEATHING: 16/0 8d AT 6" OC 3—INCH FLOOR SHEATHING: 48/24 8d AT 6" OC 8d AT 12" OC

- 5. SPIKE TOGETHER ALL FRAMING MEMBERS WHICH ARE BUILT-UP USING MULTIPLE 2x LUMBER.
- 6. PROVIDE PRESSURE TREATED LUMBER FOR ALL LUMBER IN CONTACT WITH MASONRY OR CONCRETE OR EXPOSED TO WEATHER.
- 7. ROOF SHEATHING: 5/8" APA RATED SHEATHING, EXTERIOR OR STRUCTURAL I OR II RATED SHEATHING, SPAN RATING 40/20. INSTALL SHEETS WITH FACE GRAIN DIRECTION PERPENDICULAR TO SUPPORTING MEMBERS.
- 8. WALL SHEATHING: 1/2" APA RATED SHEATHING, EXTERIOR OR STRUCTURAL I OR II RATED SHEATHING, SPAN RATING 32/16. INSTALL SHEETS WITH FACE GRAIN DIRECTION PERPENDICULAR TO SUPPORTING MEMBERS.

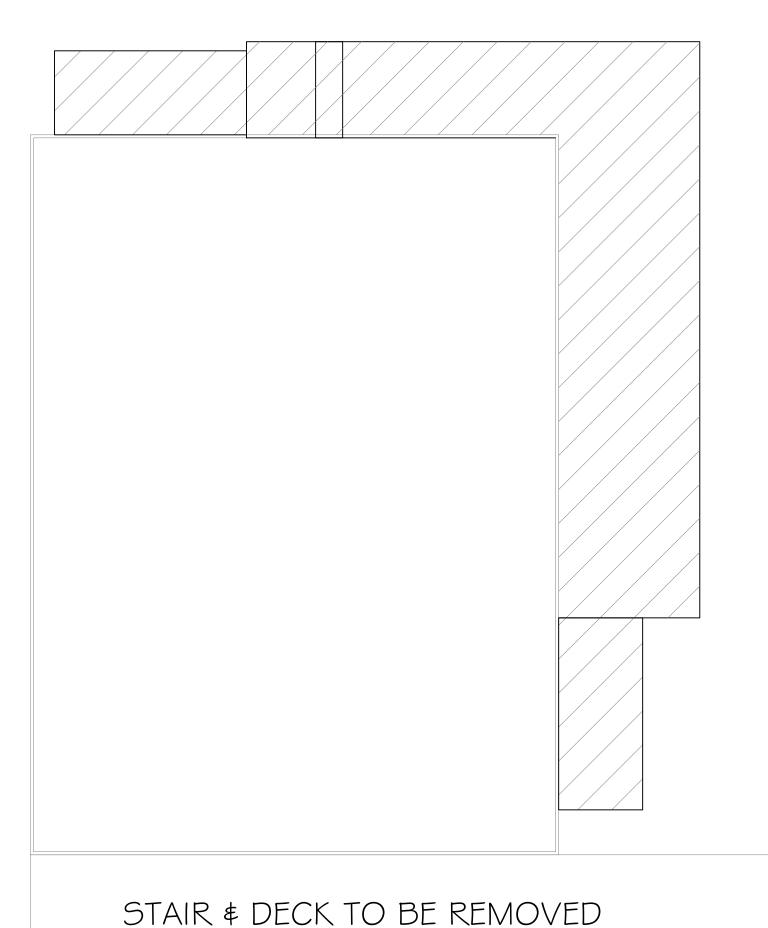
65 High Street
Replace Existing Deck & Exterior
Stairs



VICINITY MAP

SCALE: NTS

SCALE: NTS





STAIR TO BE REMOVED

SCALE: NTS



PORTION OF STAIR TO BE REMOVED

Current Owner Information:

SCALE: NTS

Legal Description

CBL 040 A015001
Land Use Type FIVE TO TEN FAMILY

Verify legal use with Inspections Division

Property Location 65 HIGH ST

Owner Information BRICKLIGHT PROPERTIES LLC

111 COMMERCIAL ST STE 203 PORTLAND ME 04101 Book and Page 32379/117

40-A-15

0.1181

HIGH ST 63-65

5146 SF Current Rental Registration Yes

Current Assessed Valuation:

TAX ACCT NO. 6092 OWNER OF RECORD AS OF APRIL 2016
BUILDING VALUE \$152,700.00
BUILDING VALUE \$352,800.00

NET TAXABLE - REAL ESTATE \$505,500.00

OWNER OF RECORD AS OF APRIL 2016
BRICKLIGHT PROPERTIES LLC
ONE MONUMENT WAY PORTLAND ME 04101

TAX AMOUNT \$10,671.12

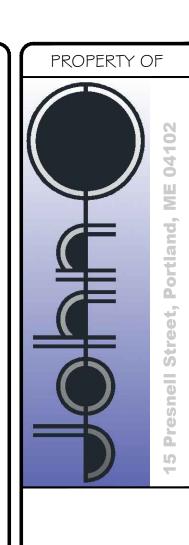
Any information concerning tax payments should be directed to the Treasury office at 874-8490 or e-mailed.

Building Information:

Building 1
Year Built 1900
Style/Structure Type
Units 9
Square Feet 6671

PROPERTY DATA

SCALE: NTS



65 High Street Deck & Stair Replacemer

ВУ	OLL						
REMARKS	Issued for Fast-track Permit						
NO	⋖						
DATE	08-04-2017 A						
CODE:			IRC 2009				
TOWN			PORTLAND				
DATE:			07-24-17				
SCALE:				As Noted			
DRAWN:				JJO			
TIT	ΓLE						

FILE: SHEET: A0-01

Cover Sheet