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 57 spruce st.
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 04102

57 Spruce St.
 Front Steps & Landing
 Replacement

HISTORIC PRESERVATION
 REVIEW
 FEBRUARY 28, 2017

DRAWING LIST

- A-0.0 COVER SHEET
- A-0.1 HISTORIC PHOTOGRAPHS
- A-0.2 EXISTING STAIRS & LANDING
- A-1 PLAN
- A-2 SOUTH ELEVATION
- A-3 SECTION
- A-4 CROSS SECTION
- A-5 ENLARGED ELEVATION + SECTION
- A-6 DETAILS & NOTES



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A-0.1
Historic
Photographs

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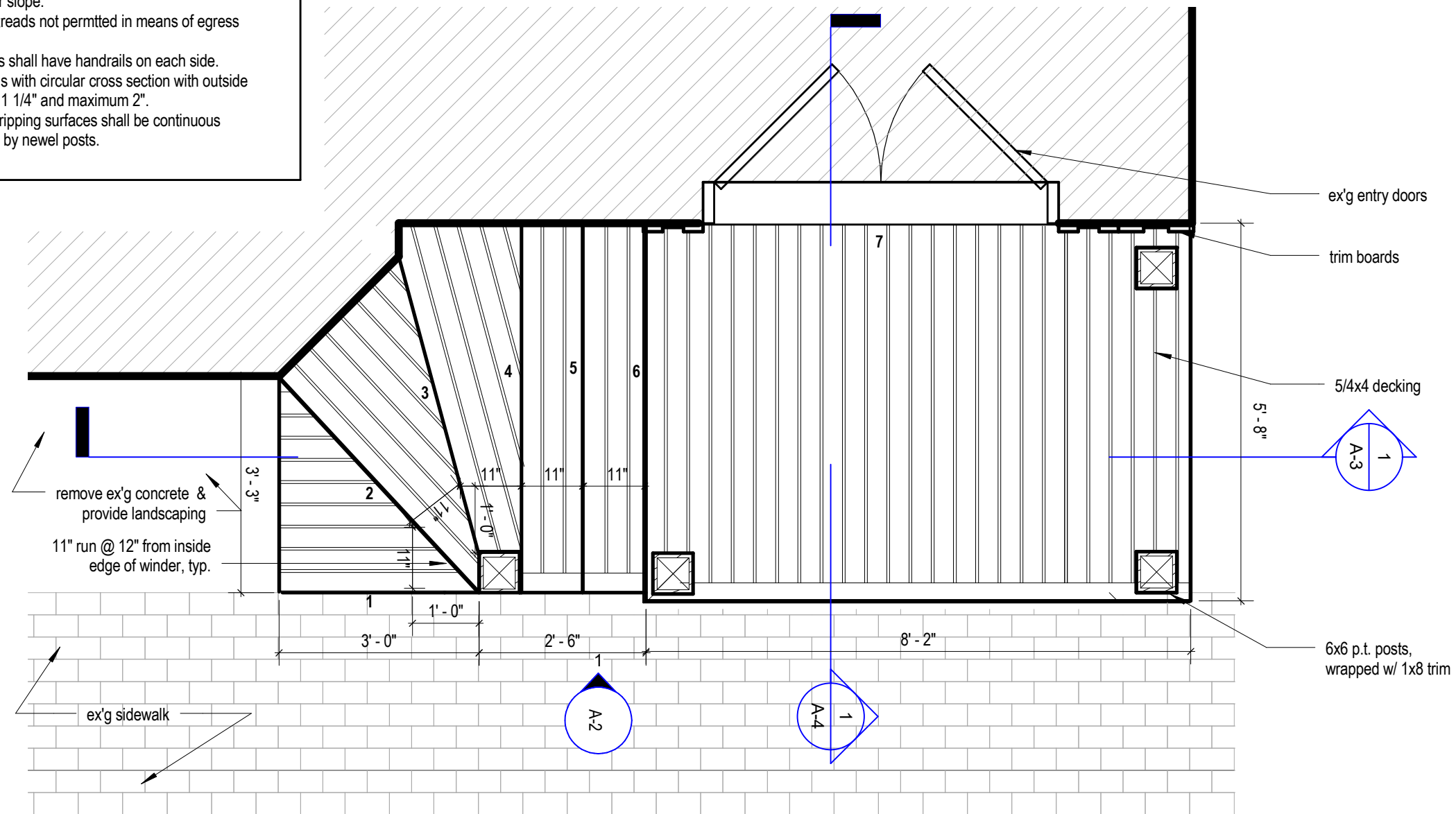
A-0.2
Existing
Stairs &
Landing

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Waiver of Code Requirements (IBC 2009) will be necessary to re-construct stair in existing location and in accordance with Historic Preservation requirements:

- 1009.4.2 - Riser height maximum 7".
- 1009.4.6 - See section 3404.1 for replacement of existing stairways.
- 3404.1, exception 1 - An existing stairway shall not be required to comply with the requirements of Section 1009 where the existing space and construction does not allow a reduction in pitch or slope.
- 1009.4.3 - Winder treads not permitted in means of egress stairways.
- 1009.12 - Stairways shall have handrails on each side.
- 1012.3.1 - Handrails with circular cross section with outside diameter minimum 1 1/4" and maximum 2".
- 1012.4 - handrail-gripping surfaces shall be continuous without interruption by newel posts.

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

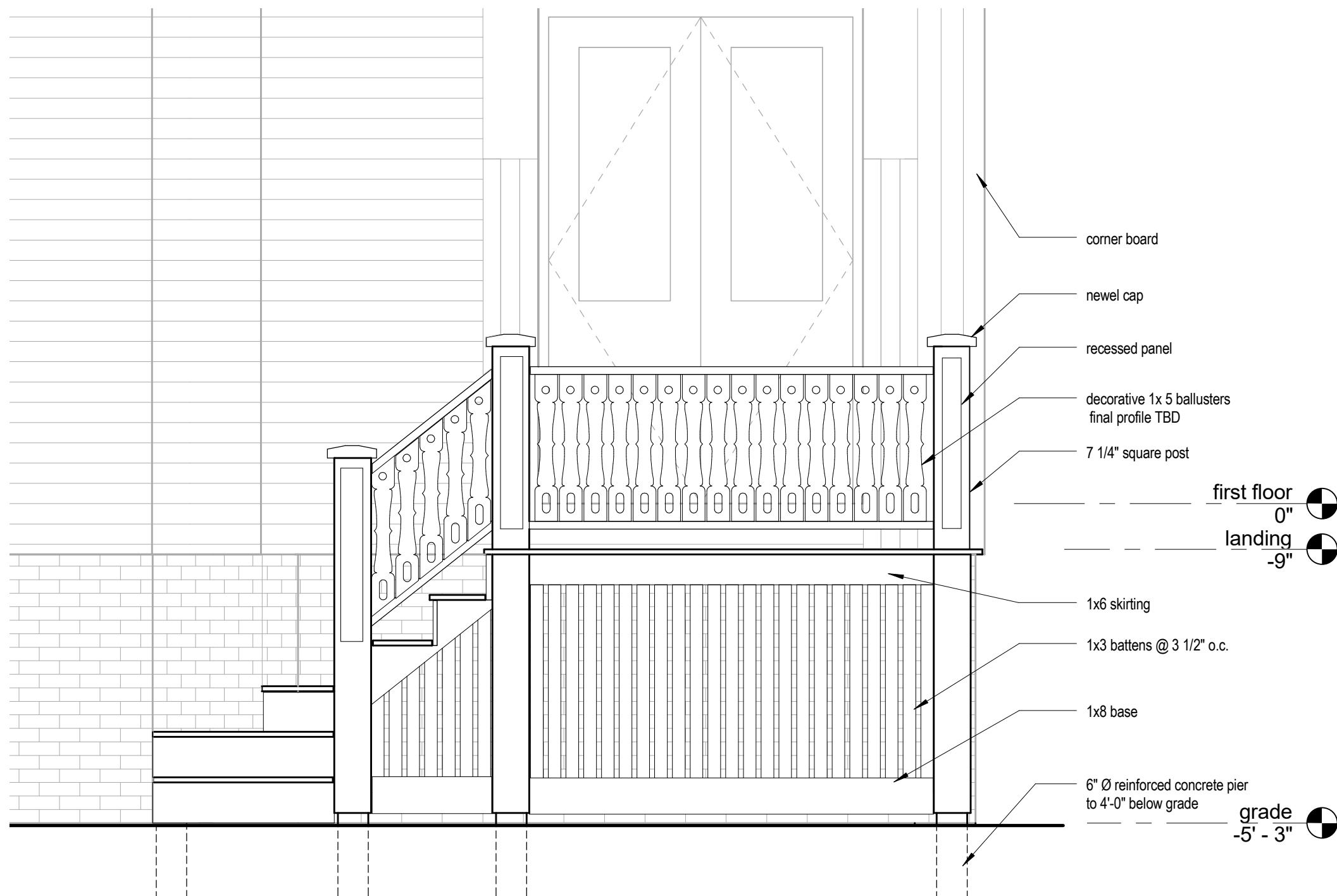


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A-1
 Plan

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A-2 Elevation

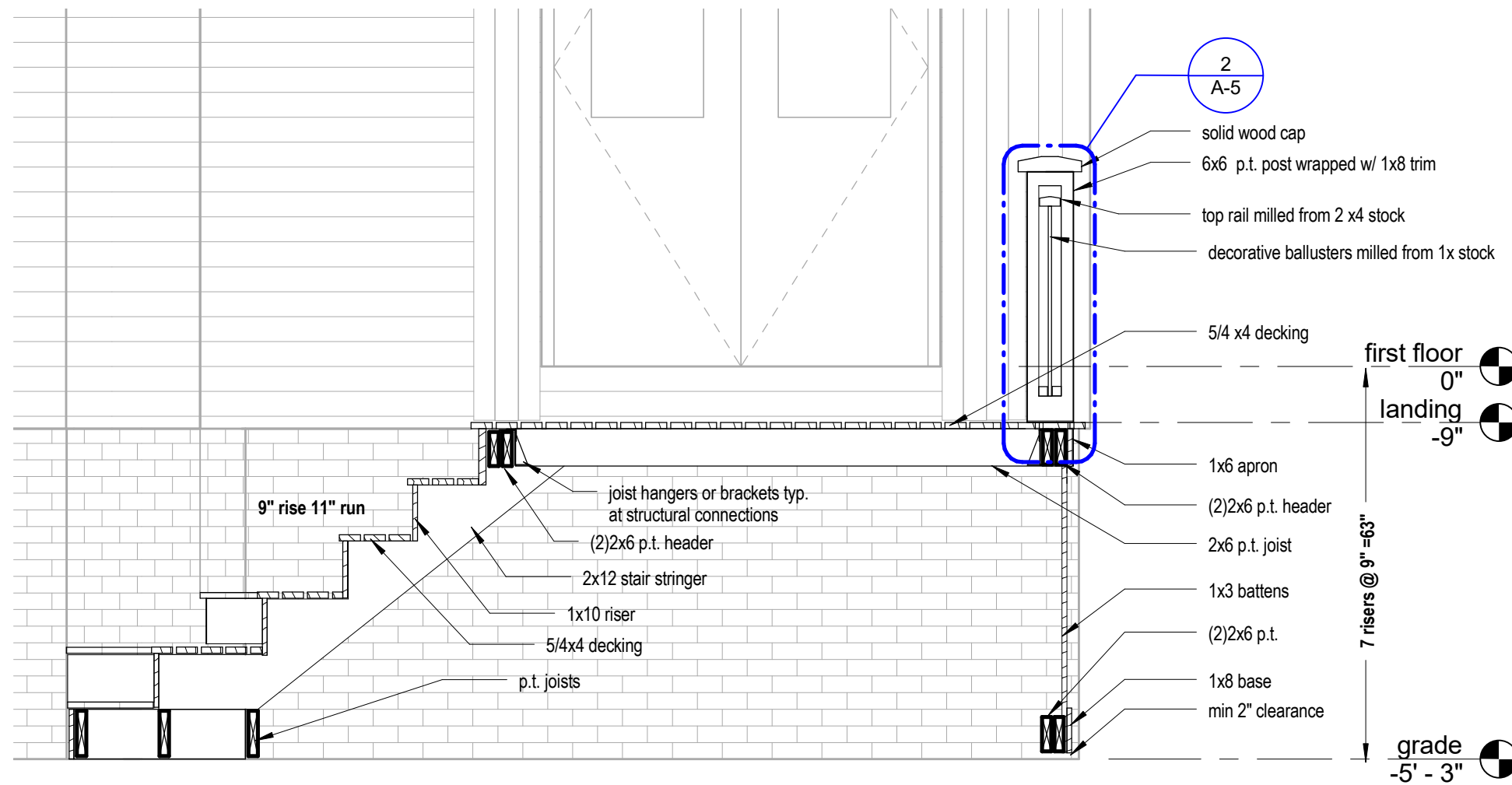
1 elevation
1/2" = 1'-0"

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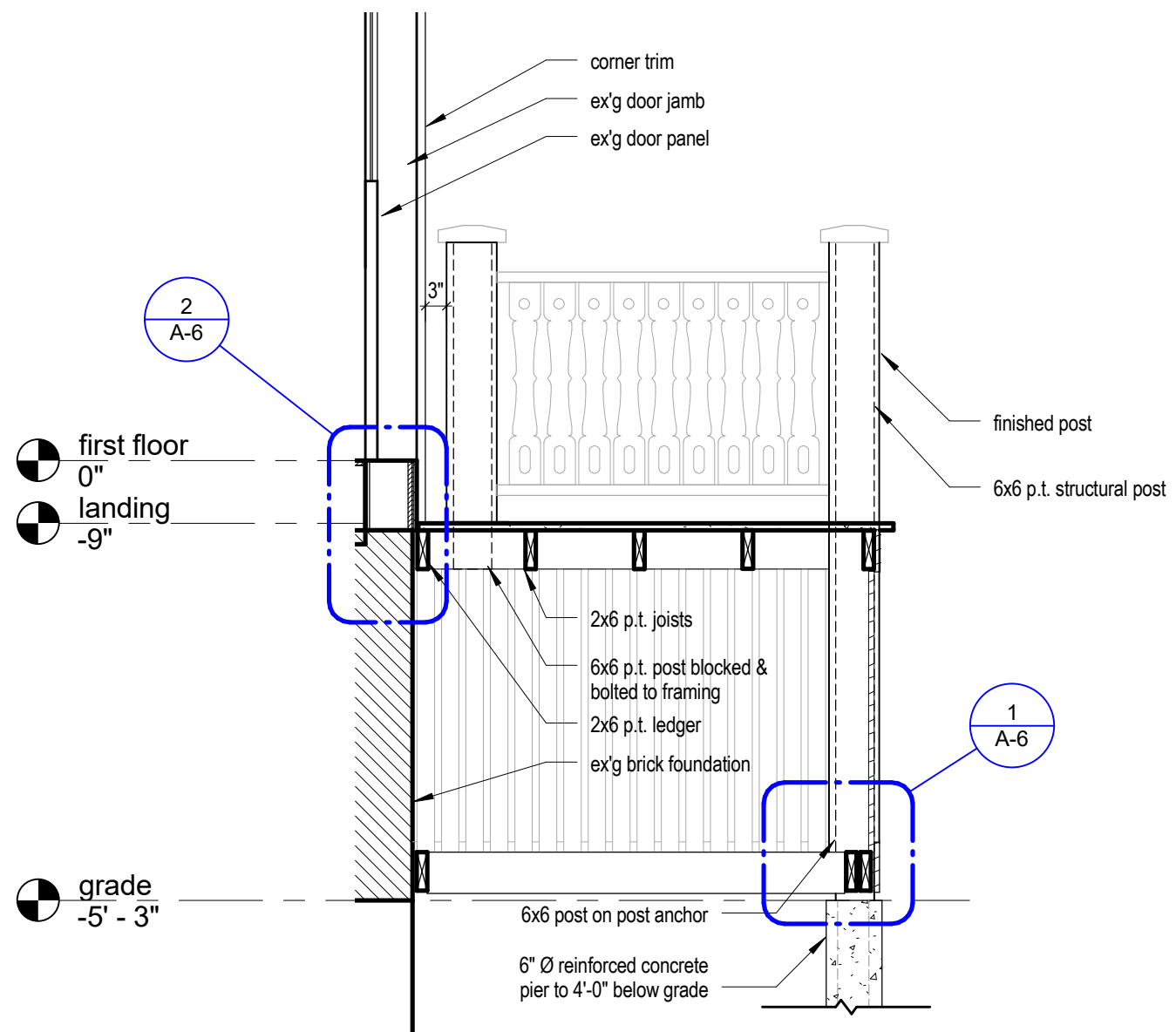
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A-3 Section



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

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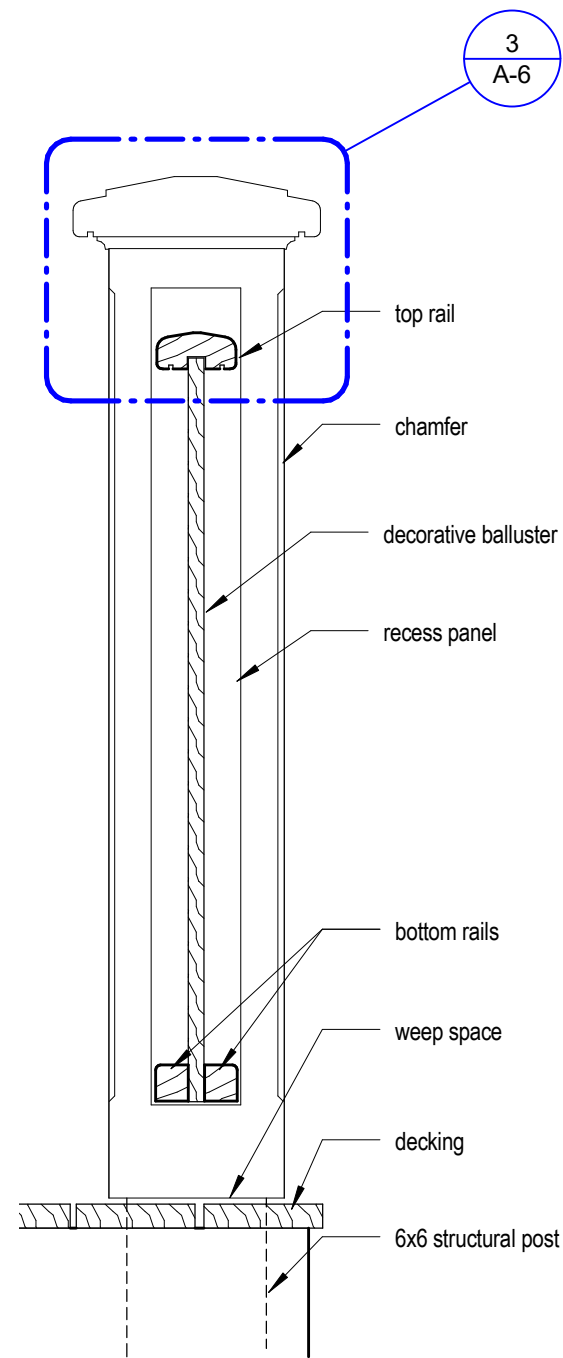
A-4
 Cross
 Section

1 cross section
 1/2" = 1'-0"

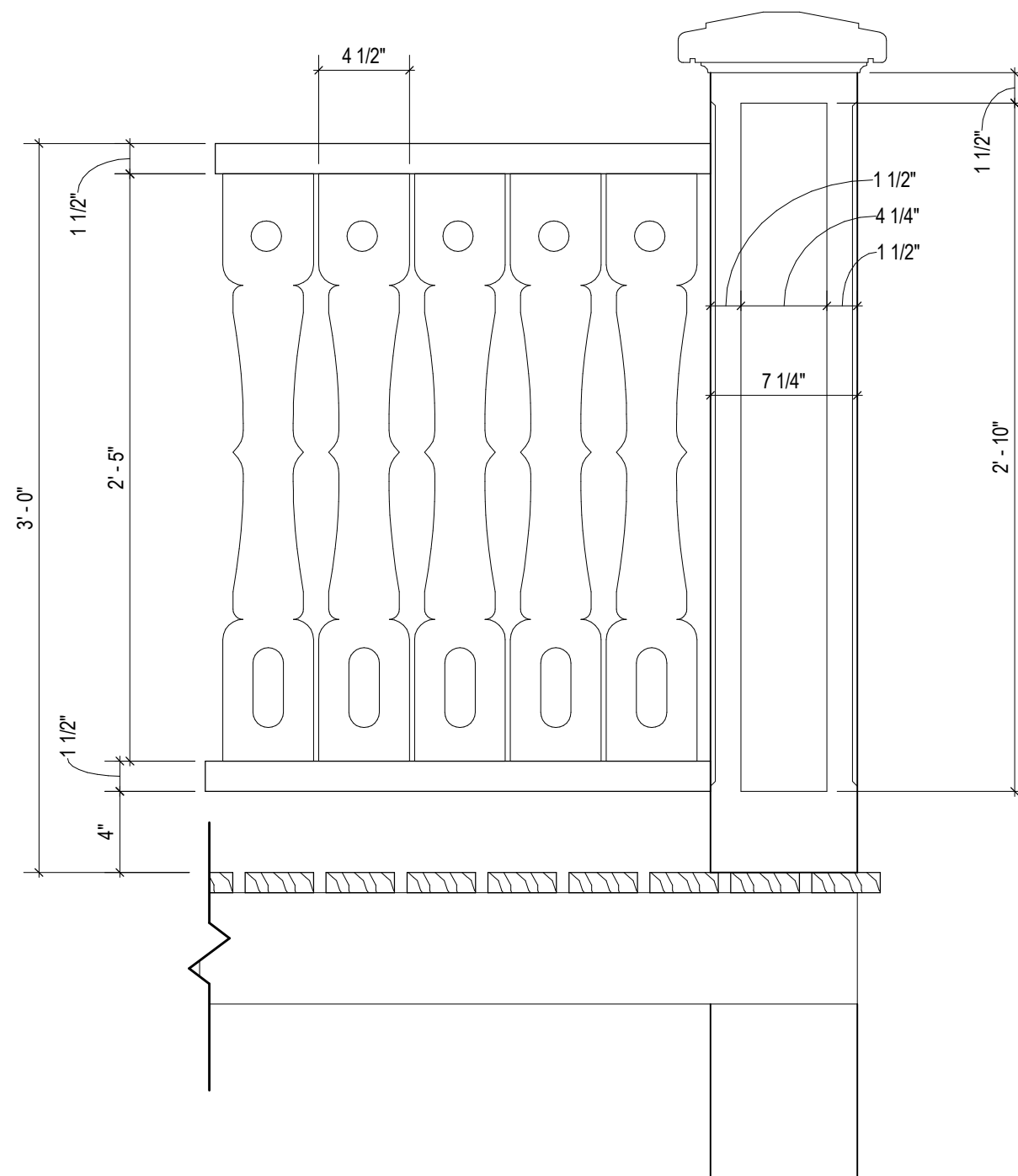
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A-5
 Enlarged
 Elevation
 & Section



2 enlarged section at railing
 1 1/2" = 1'-0"



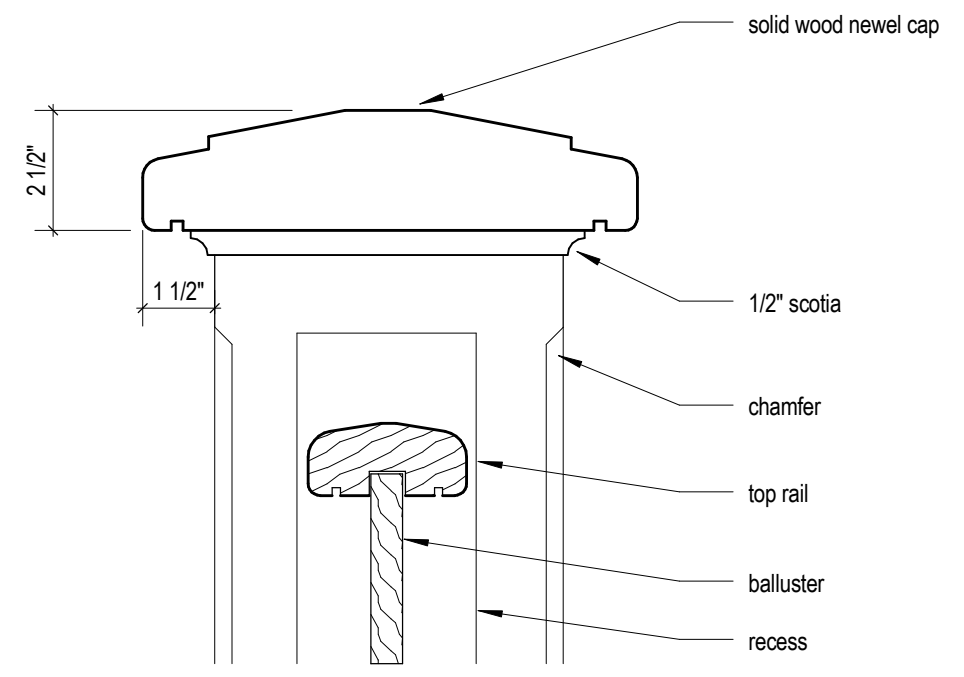
1 enlarged elevation at railing
 1 1/2" = 1'-0"

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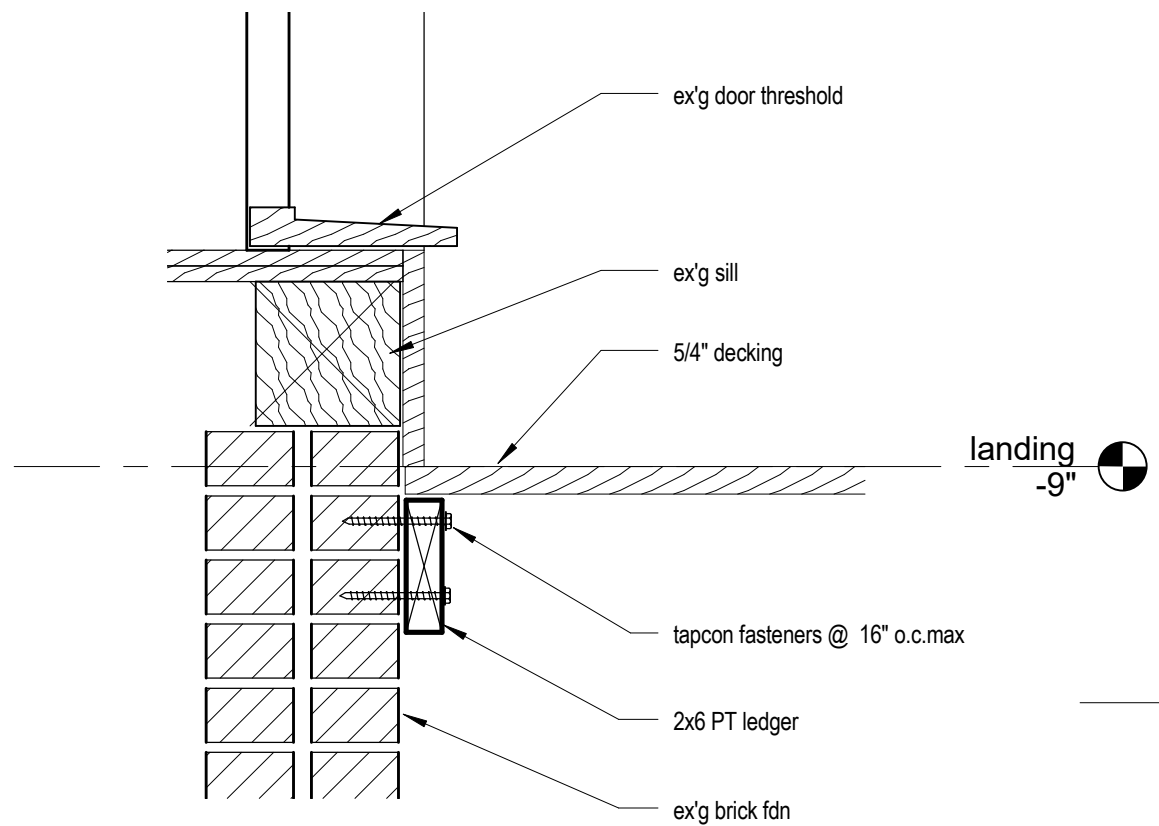
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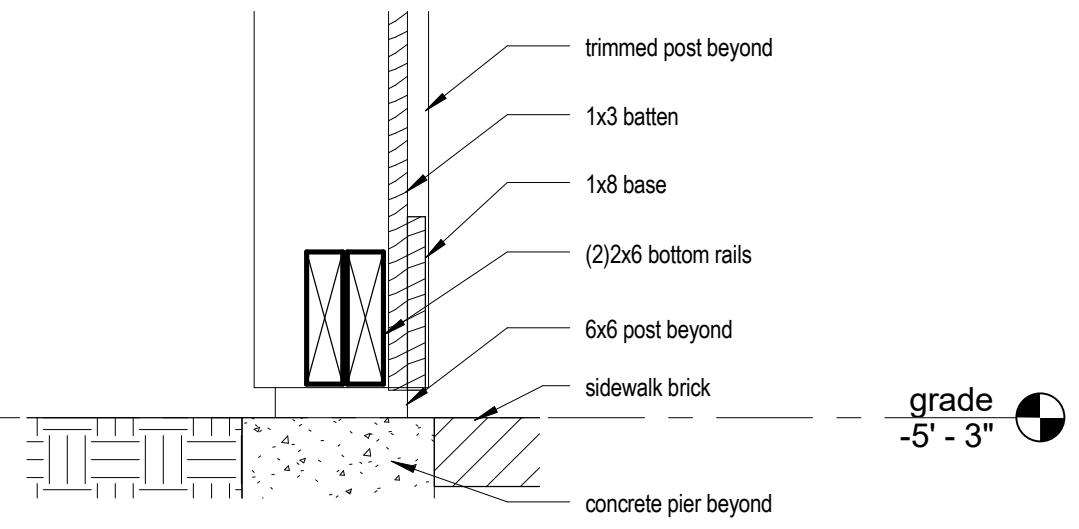
A-6 Details



3 detail @ post cap & rail
 3" = 1'-0"



2 detail at ledger
 1 1/2" = 1'-0"



1 detail @ base of skirting
 1 1/2" = 1'-0"