

**GENERAL NOTES**

1. THE NOTES ON THESE DRAWINGS ARE NOT INTENDED TO REPLACE SPECIFICATIONS. SEE SPECIFICATIONS FOR REQUIREMENTS IN ADDITION TO GENERAL NOTES. INCONSISTENCIES BETWEEN THESE DRAWINGS AND THE SPECIFICATIONS SHALL BE BROUGHT TO THE ATTENTION OF THE STRUCTURAL ENGINEER PRIOR TO PROCEEDING WITH THE AFFECTED PORTION OF THE WORK.
2. CONTRACTOR IS REQUIRED TO VISIT THE SITE AND THOROUGHLY FAMILIARIZE THEMSELVES WITH THE WORK AREAS AND WORK AREA ACCESS AND OTHER CONDITIONS AFFECTING PERFORMANCE OF THE WORK SPECIFIED BY THIS CONTRACT.
3. THE CONTRACTOR SHALL SUPPORT, BRACE, SHORE, RE-SHORE AND SECURE THE EXISTING STRUCTURE AS REQUIRED. CONTRACTOR IS SOLELY RESPONSIBLE FOR THE SAFETY OF THE EXISTING BUILDING DURING CONSTRUCTION.
4. CONTRACTOR SHALL CONFORM TO ALL LOCAL CODES ORDINANCES AND PROCEDURES UNDER THE JURISDICTION OF THE CITY OF PORTLAND, ME AND THE STATE OF MAINE.
5. THE CONTRACTOR SHALL CONDUCT ALL OPERATIONS IN STRICT ACCORDANCE WITH THE SAFETY REQUIREMENTS IMPOSED BY THE OWNER AND OSHA. IT IS SOLELY THE CONTRACTOR'S RESPONSIBILITY TO FOLLOW ALL APPLICABLE SAFETY CODES AND REGULATIONS GOVERNING THIS WORK.
6. ENGINEERING DRAWINGS: ALL DEVIATIONS BASED ON FIELD CONDITIONS FROM THE ENGINEERING DRAWINGS SHALL BE SUBMITTED IN WRITTEN FORM TO THE ENGINEER FOR APPROVAL PRIOR TO PROCEEDING WITH WORK.
7. DIMENSIONS PERTAINING TO EXISTING CONDITIONS SHALL BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO ANY FABRICATIONS, CONSTRUCTION OR ERECTION.
8. COORDINATE ACCESS WITH OWNER TO INTERIOR SPACES AS MAY BE REQUIRED TO PERFORM INTERIOR WORK IN THE CONTRACT AT LEAST 48 HOURS IN ADVANCE.
9. CONTRACTOR IS REQUIRED TO APPLY, RECEIVE, AND PAY FOR ALL CONSTRUCTION PERMITS REQUIRED TO EXECUTE THE WORK OF THIS CONTRACT.
10. CONTRACTOR IS REQUIRED TO RESTORE ALL AREAS USED FOR ACCESS AND STAGING TO PRECONSTRUCTION CONDITION AT COMPLETION OF WORK.
11. THE CONTRACTOR SHALL REMOVE ALL DEBRIS FROM THE OWNER'S PROPERTY AND DISPOSE OF DEBRIS ACCORDING TO LOCAL REGULATIONS.
12. SECTIONS AND DETAILS SHOWN ON ANY STRUCTURAL DRAWINGS SHALL BE CONSIDERED TYPICAL FOR SIMILAR CONDITIONS AS DETERMINED BY THE STRUCTURAL ENGINEER. THE STRUCTURAL ENGINEER RESERVES THE RIGHT TO INTERPRET DETAILS TO ADDRESS OTHER PROJECT CONDITIONS.
13. REFERENCE THE PROJECT SPECIFICATIONS FOR ALL TESTING REQUIREMENTS.

**DESIGN LOADS**

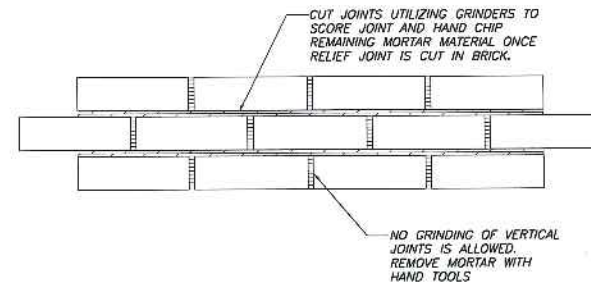
1. BUILDING CODE:  
INTERNATIONAL EXISTING BUILDING CODE (IEBC), 2009 EDITION  
ASCE 7-05 MINIMUM DESIGN LOADS FOR BUILDINGS AND OTHER STRUCTURES.
2. DESIGN APPROACH:  
BASED ON IEBC CODE PROVISIONS, THE WORK IS CLASSIFIED AS REPAIRS FOR LESS THAN SUBSTANTIAL STRUCTURAL DAMAGE. AS SUCH, THE DAMAGED ELEMENT IS PERMITTED TO BE RESTORED TO THEIR PRE-DAMAGED CONDITION USING ORIGINAL OR LIKE MATERIALS & ORIGINAL METHODS OF CONSTRUCTION. REF IEBC CHAPTER 11 AND CHAPTER 5, SECTION 506.2.1.

**FACADE NOTES**

1. MATCH SIZE, PROFILE, TEXTURE AND STYLE OF BRICK MASONRY TO EXISTING.
2. ALL MASONRY UNITS SHALL BE LAID IN RUNNING BOND UNLESS OTHERWISE NOTED OR REQUIRED TO MATCH EXISTING CONDITIONS. PROVIDE FULL MORTAR COVERAGE ON ALL BRICK INTERFACES.
3. PROVIDE THE FOLLOWING FACADE MOCK-UPS FOR RESTORATION METHODS, CLEANING PROCEDURES, TEXTURE AND COLOR COMPARISON TO DEMONSTRATE AESTHETIC EFFECTS AND QUALITIES OF MATERIALS AND EXECUTION: FACADE CLEANING, MASONRY REPOINTING, FULL DEPTH MASONRY REPAIRS.
4. ASSUMED BRICK MASONRY WALL REBUILD FULL DEPTH REPAIR EXTENDS 1 WYTHES THICK. NOTIFY ENGINEER IMMEDIATELY IF DETERIORATION EXCEEDS 1 WYTHES DEEP. WALL REBUILDING INCLUDES REMOVAL OF DETERIORATED SECTIONS, SALVAGING EXISTING MASONRY, REPOINTING OF BACKUP WALL, REPLACEMENT OF CRACKED MASONRY UNITS AND GALVANIZED TRIANGULAR WIRE VENEER ANCHOR. ANCHOR NEW OUTER WYTHE TO SOUND BACKUP MASONRY PER TYPICAL DETAIL AND SPECIFICATIONS. REFERENCE SPECIFICATIONS FOR BRICK TYPE AND PRODUCT, TOOTH REBUILT MASONRY INTO EXISTING SURROUNDING MASONRY.
5. ENTIRE FACADE IS TO BE CLEANED TO REMOVE DIRT, CRIME, EFFLORESCENCE & STAINING. REFER TO SPECIFICATIONS FOR CLEANING PRODUCTS.

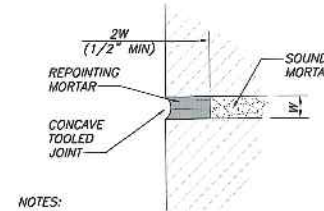
**MATERIAL NOTES**

1. FACE AND BACKUP BRICK SHALL CONFORM TO ASTM C216, GRADE SW OR MW.
2. MORTAR SHALL CONFORM TO ASTM SPECIFICATION C270, TYPE N.
3. ALL NEW MASONRY CONSTRUCTION SHALL CONFORM TO ACI 530.1 LATEST EDITION.



**REPOINTING DETAIL**

N.T.S

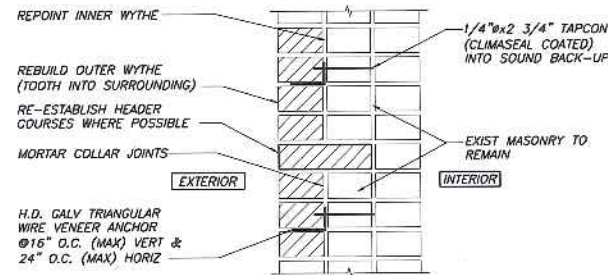


NOTES:

1. \*INCREASE DEPTH AS REQUIRED TO REACH SOUND INTACT MORTAR.
2. HORIZONTAL JOINTS: CUT JOINTS UTILIZING GRINDERS TO SCORE JOINT AND HAND CHIP REMAINING MORTAR MATERIAL ONCE RELIEF JOINT IS CUT IN BRICK.
3. VERTICAL JOINTS: NO GRINDING OF VERTICAL JOINTS IS ALLOWED. REMOVE MORTAR WITH HAND TOOLS.
4. DO NOT DAMAGE EXISTING MASONRY.
5. REPOINTING MORTAR SHALL MATCH EXISTING IN COLOR.
6. TOOL JOINTS TO MATCH ORIGINAL APPEARANCE OF JOINTS.
7. REFERENCE THE PROJECT SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS

**REPOINTING DETAIL**

N.T.S

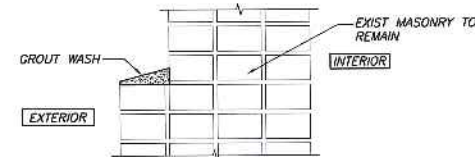


**TYP OUTER WYTHE REBUILDING DETAIL**

1 1/2"x1'-0"

NOTE:

1. UPON REMOVAL OF OUTER WYTHE, REMOVE SELECT BRICKS AT BACK-UP WYTHE, LOCATIONS DETERMINED BY ENGINEER, FOR REVIEW BY ENGINEER, PRIOR TO PROCEEDING.



**GROUT WASH AT BRICK EDGE**

1 1/2"x1'-0"

NOTES:

1. REMOVE EXISTING DETERIORATED WASH FROM BRICK EDGE.
2. PROVIDE 1/2" MINIMUM THICKNESS. PROVIDE POSITIVE SLOPE AWAY FROM BUILDING.
3. PROVIDE NON SHRINK GROUT, COLOR TO MATCH EXISTING MORTAR.

Rev. No.	
Date	9/15/15 FOR BID
Drawn By	
Checked By	

FACADE REPAIRS  
7 CARROLL STREET  
PORTLAND, ME

SECTIONS, DETAILS & NOTES

Designed	JMM	Date	AS NOTED
Drawn	KB	Date	7/21/15
Checked	PBB	Revised Job Number	3587