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STRUCTURAL: NOT INCLUDED

MECHANICAL: (DESIGN BUILD)

ELECTRICAL: (DESIGN BUILD)

PROJECT TEAM

OWNER:

MATTHEW & JULIE FORSYTH
108 WEST STREET, PORTLAND, ME 01605

ARCHITECT:

SCATTERGOOD DESIGN PA
80 MIDDLE STREET, PORTLAND, ME 04101
T (207) 775-6141

STRUCTURAL ENGINEER:

CASCO BAY ENGINEERING
424 FORE STREET
PORTLAND, ME 04101

GENERAL CONTRACTOR:

TOZIER GROUP BUILDERS
185 MOUNTAIN ROAD, FALMOUTH, ME 04106
T (207) 707-6222

CODE SUMMARY

BUILDING DESIGN CODES:

2009 IBC - INTERNATIONAL BUILDING CODE
2009 IEBC - INTERNATIONAL EXISTING BUILDING CODE
2009 IECC - INTERNATIONAL ENERGY CONSERVATION CODE
2011 - NATIONAL ELECTRICAL CODE (NFPA 70)
NFPA 101 LIFE SAFETY CODE / 2009

OCCUPANCY CLASSIFICATION:

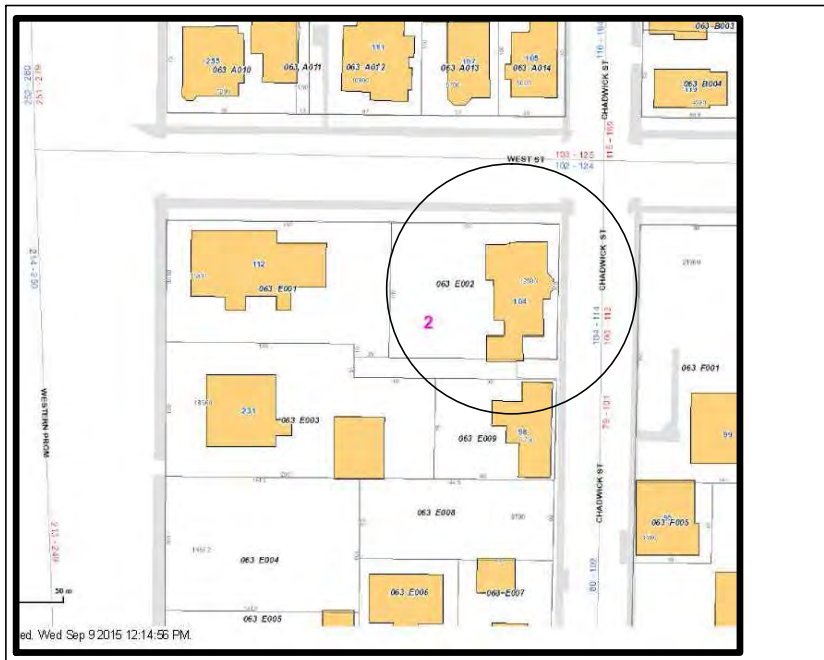
RESIDENTIAL R-2

CONSTRUCTION TYPE:

NUMBER OF STORIES: 3 PLUS BASEMENT

104 WEST STREET

PORTLAND, MAINE



HISTORIC PRESERVATION REVIEW SET
22 JUNE 2016

SCATTERGOOD DESIGN
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104 West Street. View from northwest corner on West Street. 1924 Tax Assessors Photo (Maine Memory Network)



104 West Street. View from corner of West & Chadwick Streets showing current context.



104 West Street. 1909 Sanborn Insurance Map. Note one-story frame porch at rear.



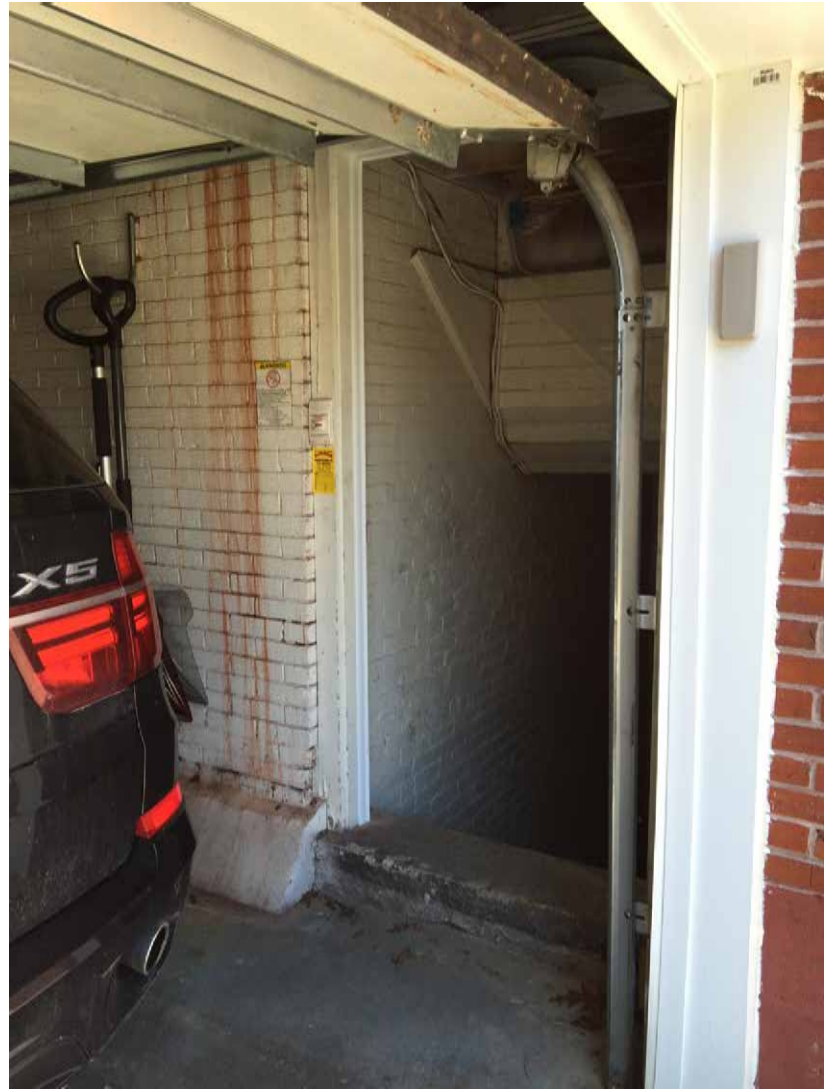
104 West Street. View of southeast corner at right side of 1924 Tax Assessor's Photo of 98 Chadwick Street (Maine Memory Network).



104 West Street. Current view from Chadwick Street.



104 West Street. Chadwick Street facade.



104 West Street. Existing access from garage to house.



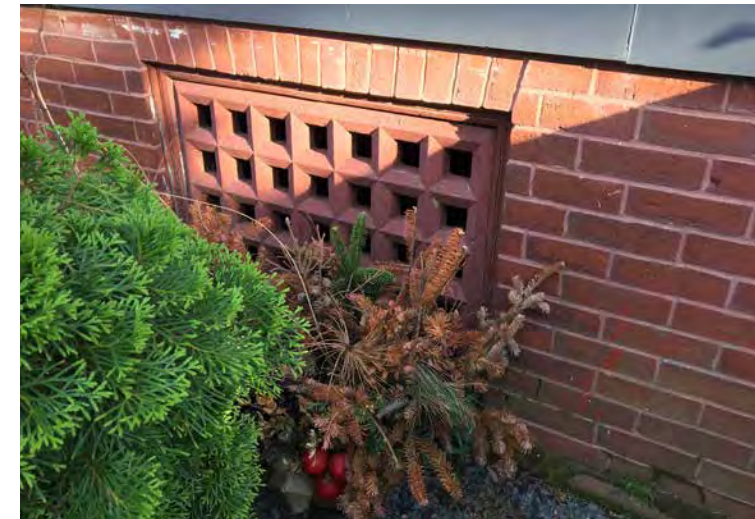
104 West Street. Detail of rear entrance.



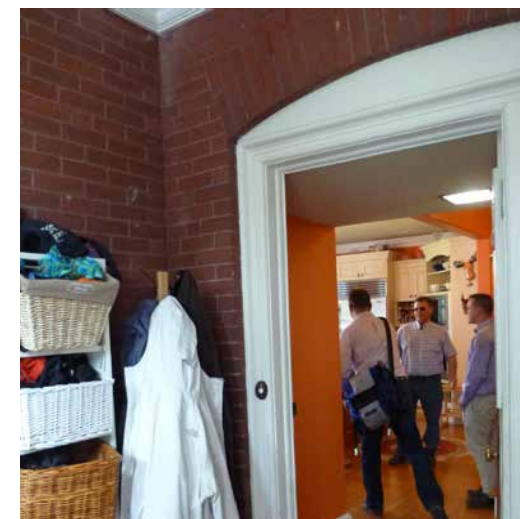
104 West Street. View from southwest corner showing west (garden) facade.



104 West Street. Detail of existing rear porch cornice.



104 West Street. Lattice screen under front porch.



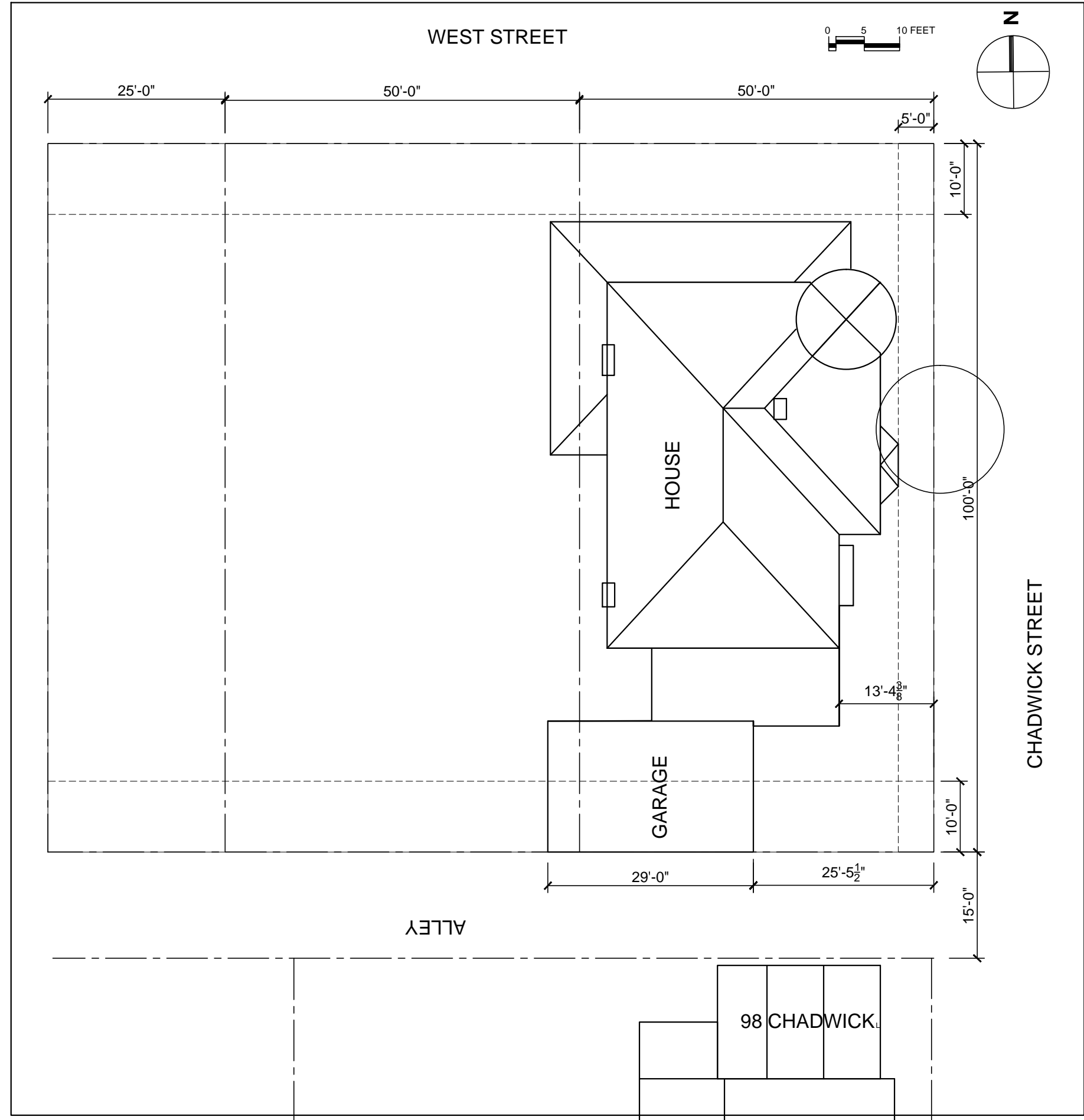
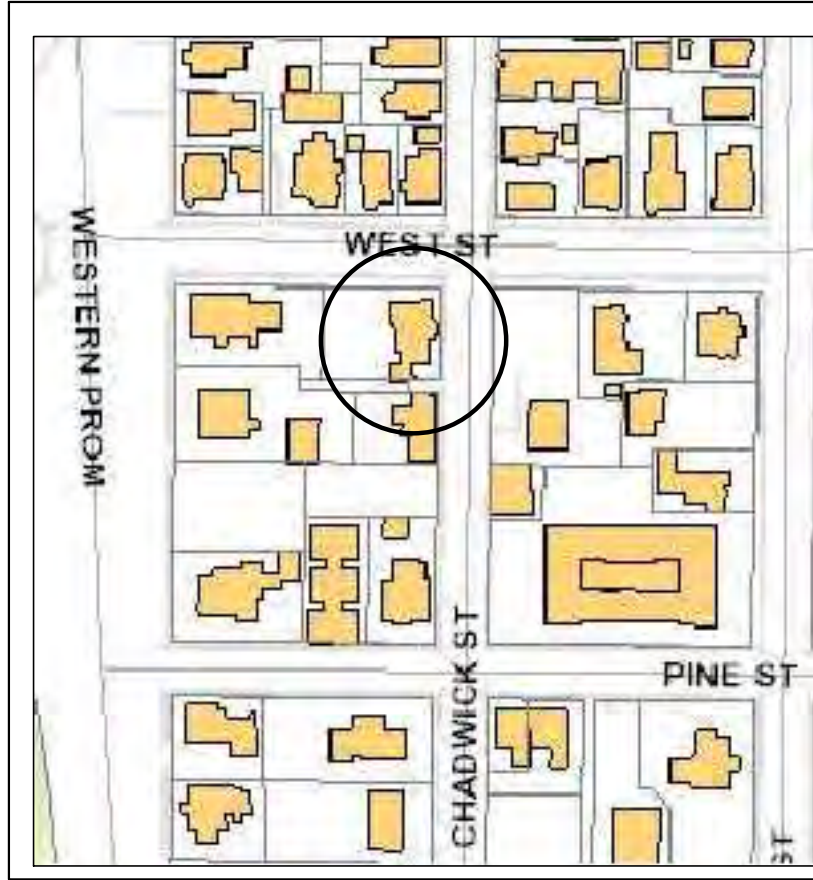
104 West Street. Original rear entrance doorway.



104 West Street. Proposed view from West and Chadwick Street.



104 West Street. Proposed view of new porch from Chadwick Street.



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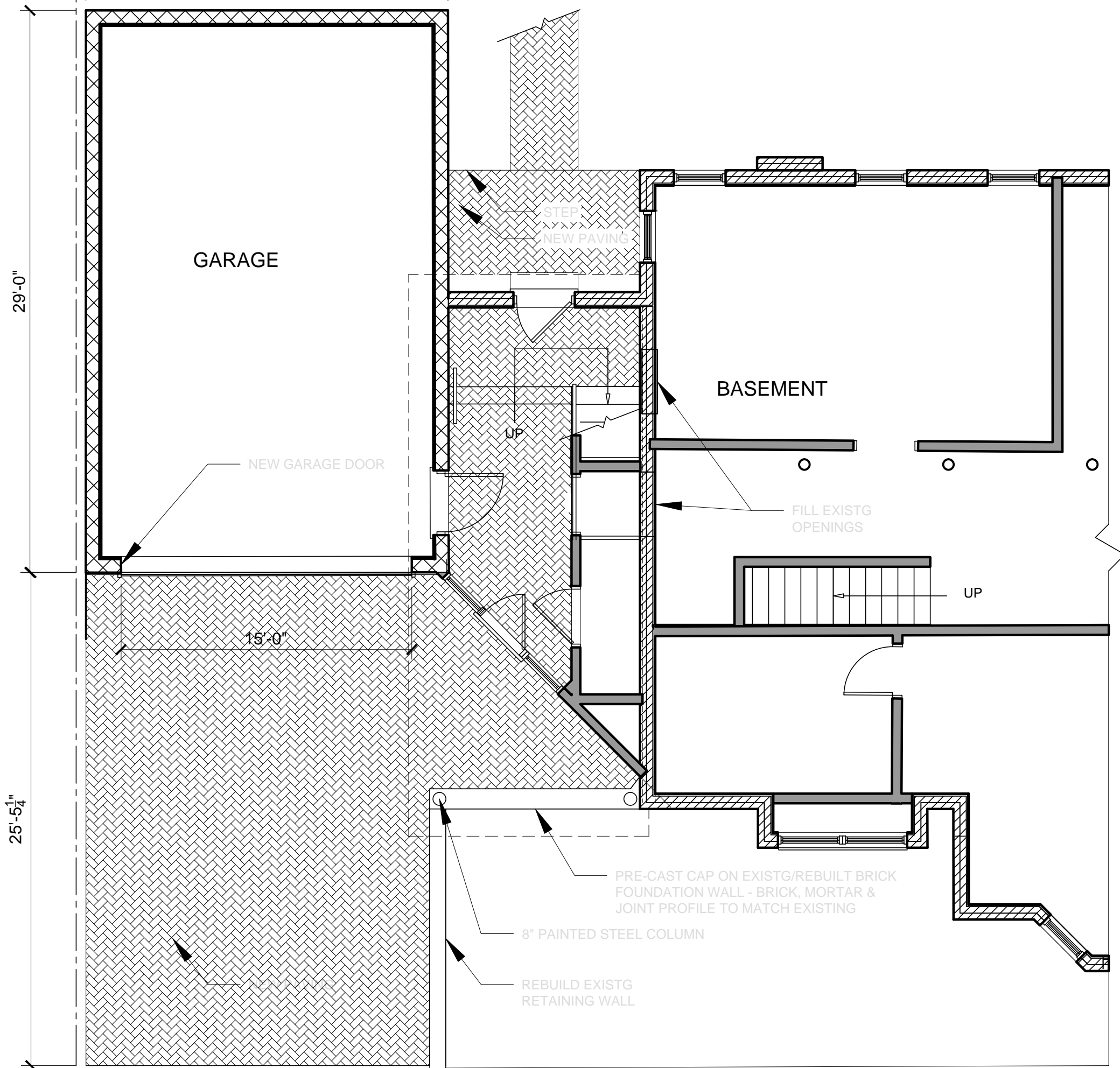
80 middle street
portland, maine 04101
207-775-6141
scattergooddesign.com

104 WEST STREET FORSYTH RESIDENCE

scale	1/8" = 1'-0"
date	21 JUNE 2016
project #	1507
drawn by	PWH
checked by	-

SITE PLAN

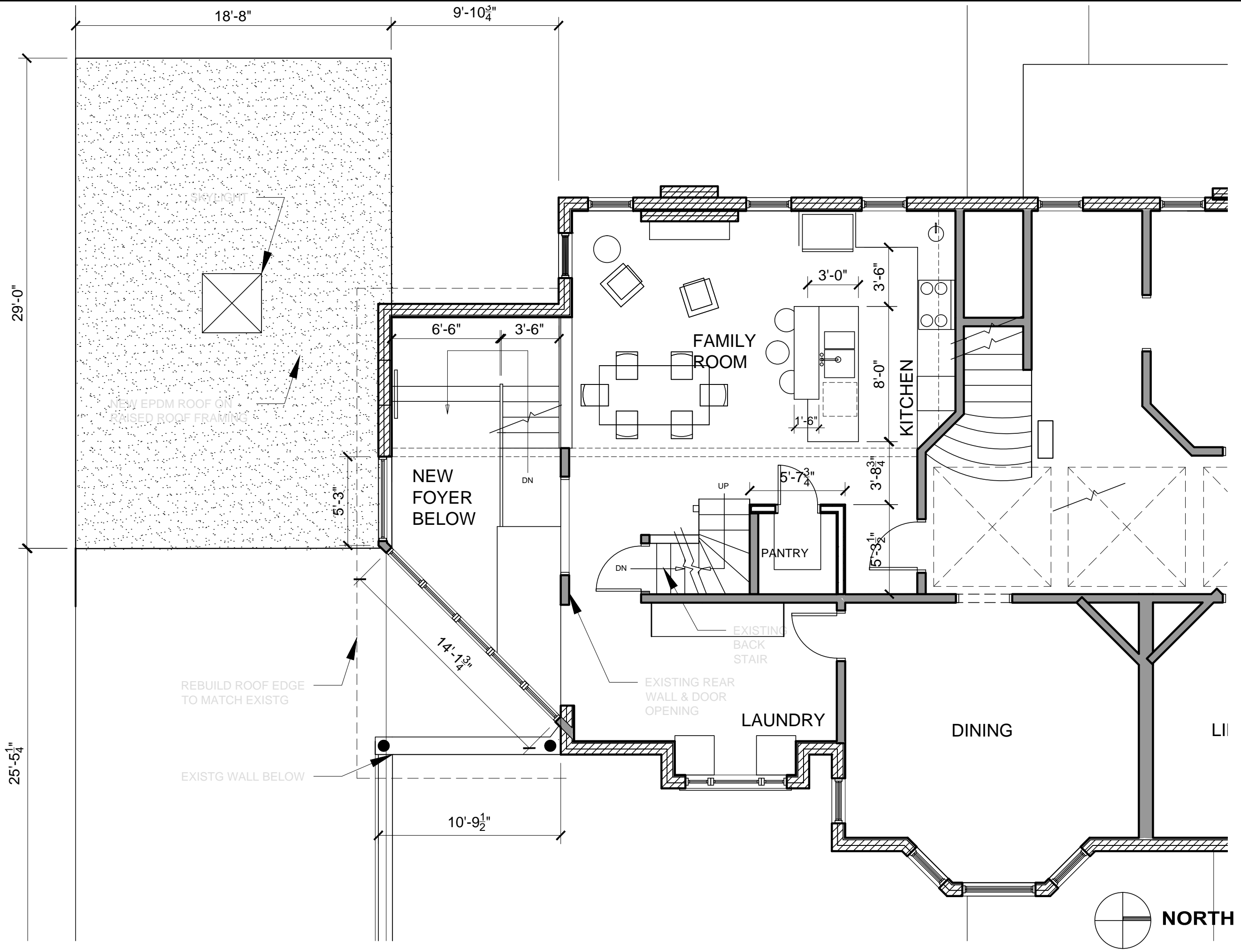
L 1.0



104 WEST STREET FORSYTH RESIDENCE

GROUND FLOOR PLAN

scale	3/16" = 1'-0"
date	21 JUNE 2016
project #	1507
drawn by	PWH
checked by	-



104 WEST STREET FORSYTH RESIDENCE

FIRST FLOOR PLAN

scale	3/16" = 1'-0"
date	21 JUNE 2016
project #	1507
drawn by	-
checked by	-



1 EXISTING EAST (CHADWICK ST) ELEVATION
 1/8" = 1'-0"

104 WEST STREET FORSYTH RESIDENCE

CHADWICK ST ELEVATION

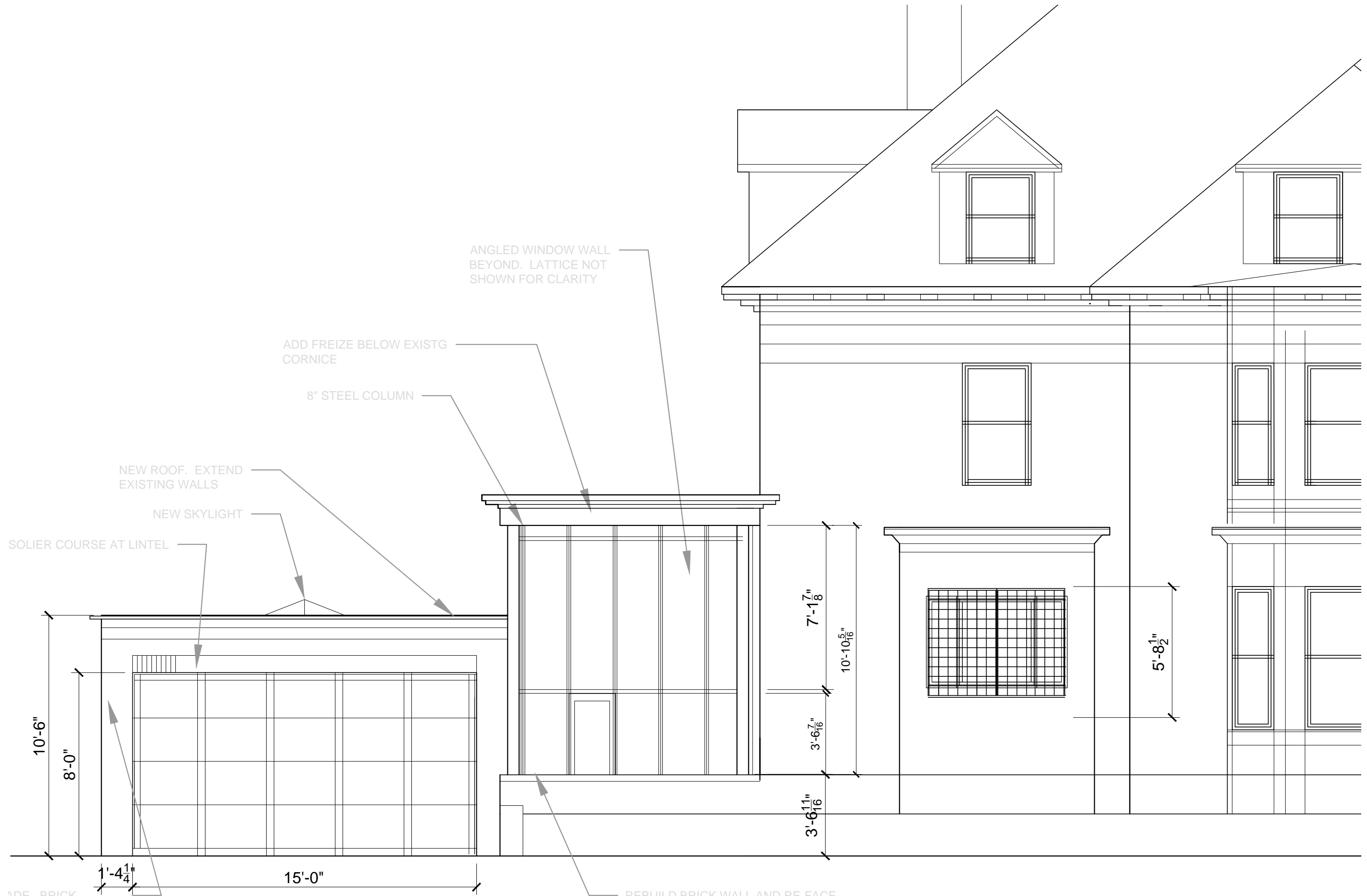
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date	21 JUNE 2016
project #	1507
drawn by	-
checked by	-

104 WEST STREET FORSYTH RESIDENCE

PROPOSED EAST ELEVATION DETAIL

scale	1/4" = 1'-0"
date	21 JUNE 2016
project #	1507
drawn by	-
checked by	-

A 2.1



EX. BRICK,
FINISH & PATTERN TO
MATCH EXISTING WALLS

REBUILD BRICK WALL AND RE-FACE
AT BACK. BRICK SIZE, MORTAR,
COURSING & PATTERN TO MATCH
EXISTING WALLS

EAST (CHADWICK ST) ELEVATION



NEW FIXED SASH

FILL EXISTG OPENING WITH BRICK.

EXISTING GARAGE - NEW ROOF. EXTEND EXISTING PAINTED CMU WALLS

BRICK WALL W/ PRE-CAST CAP

ANGLED WALL - SEE A 2.4

10'-8"

1'-1"

9"

6'-8"

7'-9"

1 SOUTH ELEVATION
1/8" = 1'-0"

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104 WEST STREET FORSYTH RESIDENCE

SOUTH ELEVATION

scale	1/4" = 1'-0"
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A 2.1

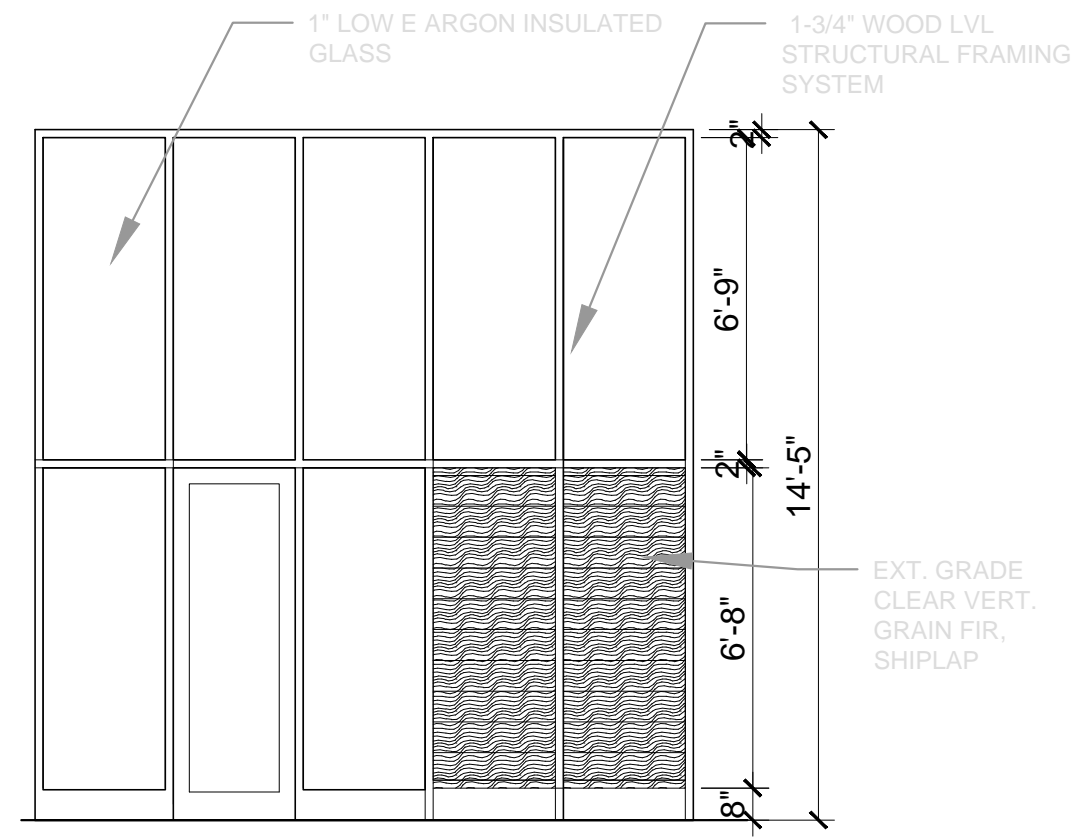
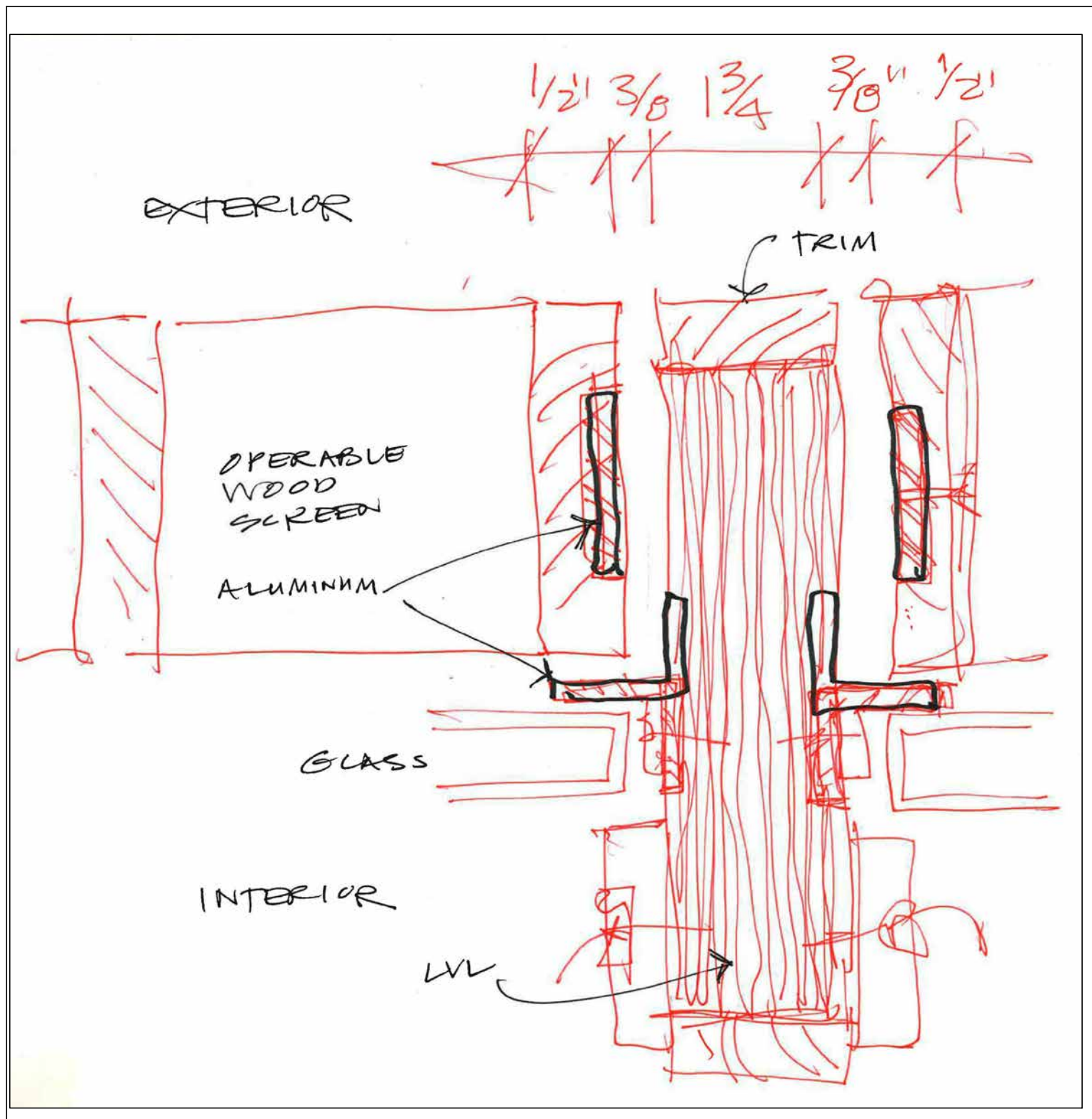


104 WEST STREET FORSYTH RESIDENCE

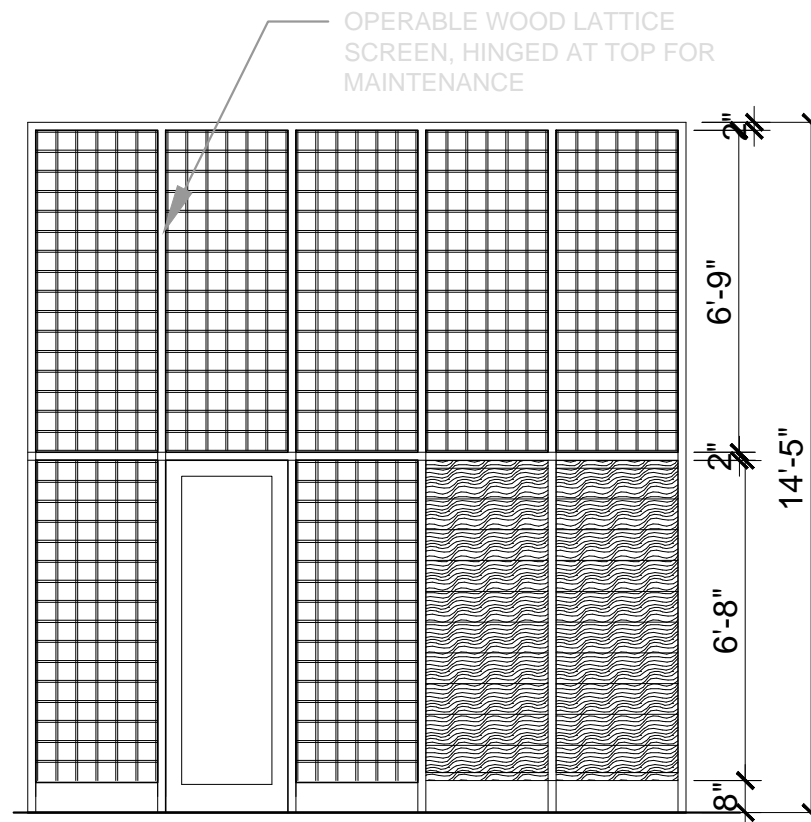
REAR (WEST) ELEVATION

scale	1/4" = 1'-0"
date	21 JUNE 2016
project #	1507
drawn by	-
checked by	-

A 2.3



1 ANGLED WALL @ ENTRANCE - WINDOWS
1/8" = 1'-0"



2 ANGLED WALL @ ENTRANCE W/ LATTICE
1/8" = 1'-0"

scale	1/4" = 1'-0"
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