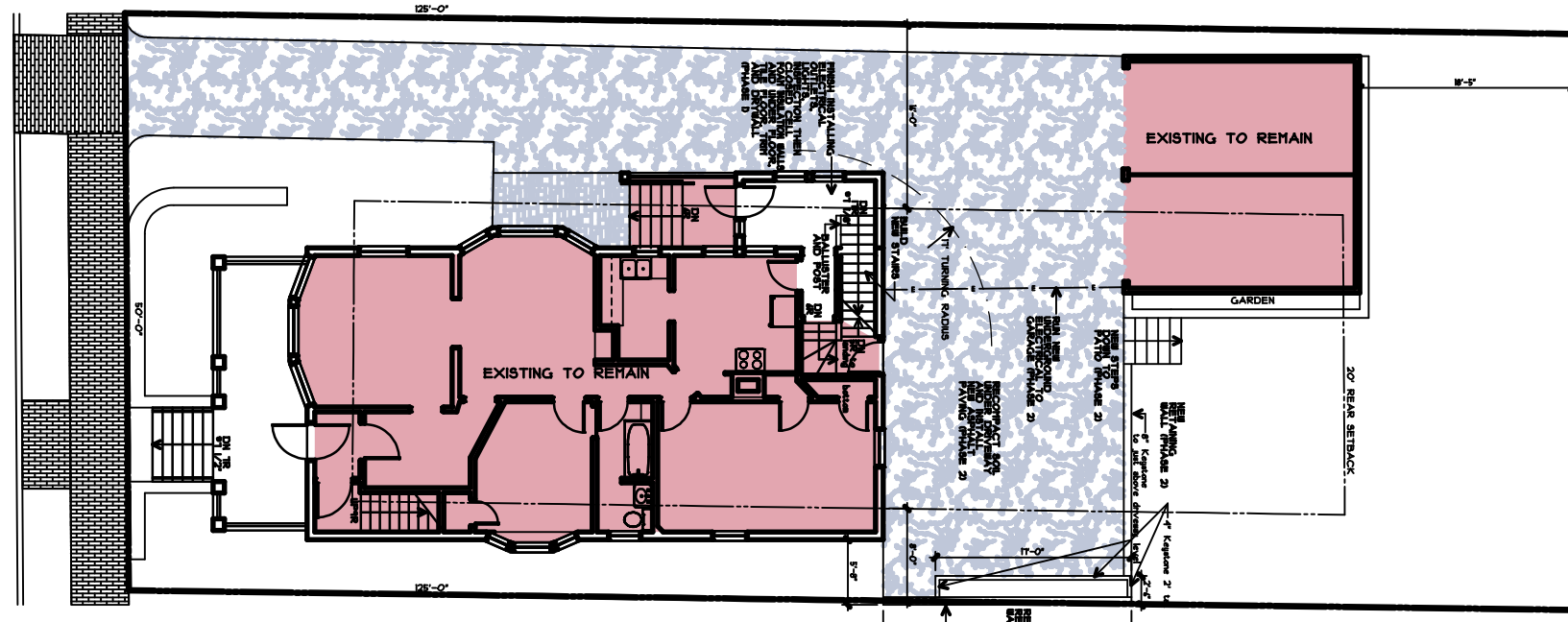


EXISTING SITE & FIRST FLOOR PLAN
1/16" = 1'-0"



PROPOSED SITE & FIRST FLOOR PLAN
1/16" = 1'-0"

PHASE 1: (SPRING 2013)
RELOCATE LAUNDRY TO SECOND FLOOR (BY GC)

RECONSTRUCT BACK STAIR FROM FIRST FLOOR TO ATTIC, FINISH FIRST FLOOR MUD ROOM AND SECOND FLOOR SUN PORCH EXCEPT FOR FLOORING ON SECOND FLOOR AND WALL NEXT TO KITCHEN. (BY GC)

CONVERT OIL FIRED BOILERS TO GAS FIRED (BY GC)

PHASE 2: (SUMMER-WINTER 2013)
FRAME OUT ATTIC (NO PLUMBING IN BATHROOM)
CREATE VAULTED CEILING IN DINING ROOM, INSTALL SKYLIGHT,
RUN ELECTRICAL LINES, CLOSED CELL INS FOR HOT ROOF, INSTALL DRYWALL AND TRIM, REUSE WOOD PLANKS FOR WOOD FLOOR IN ATTIC LIVING SPACES
REPAVE DRIVEWAY/REBUILD RETAINING WALLS (BY GC)

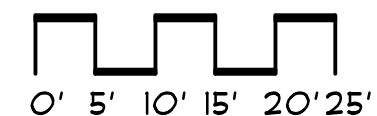
REBUILD FRONT PORCH COLUMNS, STAIRS AND RAILINGS (BY OWNER SUMMER 2013)

PHASE 3:
REMODEL KITCHEN AND INSTALL ATTIC BATHROOM (BY GC)

LOT SIZE: 125 X 50 = 6250 SF
40% MAX COVERAGE: 2500 SF FOOTPRINT
EXG HOUSE FOOTPRINT WITH PORCHES: 1515 SF
EXG GARAGE FOOTPRINT : 400 SF
EXG COVERAGE : 1915 SF

PROPOSED TOTAL COVERAGE : 1990 SF

GRAPHIC SCALE



LULL RESIDENCE
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SITE PLANS

3-11-13 1

PHASE 1 A1.1