









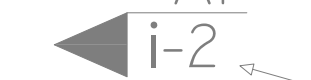







GENERAL NOTES:

- ALL WORK TO COMPLY WITH CURRENT MAINE BUILDING CODE; ALL APPLICABLE RULES AND REGULATIONS, AND TO BE PERFORMED IN SUCH A MANNER AS TO INSURE HUMAN SAFETY. BRACE REMAINING CONSTRUCTION AS REQUIRED DURING DEMOLITION.
- REMOVE AND DISPOSE OF ALL CONSTRUCTION DEBRIS.
- VERIFY ALL DIMENSIONS IN FIELD.
- ALL PRODUCTS TO BE INSTALLED PER MANUFACTURER'S INSTRUCTIONS.
- GC TO COORDINATE REQUIREMENTS AND LOCATIONS OF ELECTRICAL DEVICES AND MECHANICAL SYSTEMS AS REQUIRED.
- ALL CLAPBOARD AND WOOD TRIM TO BE PRIMED ON ALL SIDES
- ALL NEW EXTERIOR WINDOWS ARE BASED ON ANDERSON WINDOWS. GC TO COORDINATE ROUGH OPENING. VERIFY W/ OWNER WINDOW SIZES, FINISHES & OPTIONS PRIOR TO ORDERING.
- ALL WINDOWS ARE TO HAVE INTERNAL PAINTED WOOD TRIM AND MOULDING TO MATCH EXISTING.
- ALL PLUMBING FIXTURES, CABINETS, COUNTERTOPS, APPLIANCES AND LIGHT FIXTURES TO BE SELECTED BY OWNER. GC TO COORDINATE AND ALERT DESIGNER OF ANY DESIGN OR LAYOUT DISCREPANCIES.
- PROVIDE 1/2" CEMENT BOARD UNDER FLOOR TILES, TYP. ATTACH WITH CONSTRUCTION ADHESIVE AND EPOXY COVERED SCREWS TO SUBFLOOR. PROVIDE FIBERMESH TAPE COVERED WITH THINSET AT ALL JOINTS. TILE TO BE SELECTED BY OWNER. SET TILE IN WITH THINSET MORTAR W/ POLYMER FORTIFIED GROUT.
- CUTTING, CORING & NOTCHING OF WOOD JOISTS TO CONFORM TO MAINE BUILDING CODE, CURRENT EDITION.
- PROVIDE 1/2" DRYWALL ON WALLS U.N.O, 5/8" ON CEILINGS. PROVIDE 1-1/4" COARSE THREAD SCREWS. TREAT JOINTS WITH PAPER TAPE AND 3 APPLICATIONS OF JOINT COMPOUND.
- PROVIDE R-38 KRAFT FACED BATT INSULATION AT ROOF. R-20 (MIN.) KRAFT FACED BATT INSULATION AT WALLS.
- EXAMINE WALLS, FLOORS AND ROOFS FOR SUITABLE CONDITIONS WHERE PRODUCTS AND SYSTEMS ARE TO BE INSTALLED.
- TAKE FIELD MEASUREMENTS AS REQUIRED TO FIT THE WORK PROPERLY.
- MAKE VERTICAL WORK PLUMB AND MAKE HORIZONTAL WORK LEVEL.
- GC TO COMPLY WITH MANUFACTURER'S WRITTEN INSTRUCTIONS AND RECOMMENDATIONS FOR INSTALLING PRODUCTS IN APPLICATIONS INDICATED.
- CLEAN PROJECT SITE AND WORK AREAS DAILY, INCLUDING COMMON AREAS. DISPOSE OF MATERIALS LAWFULLY. MAINTAIN SITE FREE FROM WASTE MATERIALS AND DEBRIS.
- CLEAN EXPOSED SURFACES AND PROTECT AS NECESSARY UNTIL PROJECT IS COMPLETE.
- DO NOT CUT AND PATCH STRUCTURAL ELEMENTS IN A MANNER THAT COULD CHANGE THEIR LOAD CARRYING OR LOAD-DEFLECTION RATIO.

ARCHITECTURAL PLAN LEGEND:

-  NEW WOOD FRAMED WALL
-  EXISTING STRUCTURE
-  WALL TO BE DEMOLISHED
-  EXISTING DOOR TO REMAIN
-  DOOR #
-  NEW DOOR AND HARDWARE
-  HARDWARE #
-  EXISTING WINDOW TO REMAIN
-  WINDOW NUMBER FOR NEW WINDOW, FRAME, & CASING
-  WALL SECTION IDENTIFIER
-  NEW MILLWORK
-  Elevation #
-  INTERIOR ELEVATION SYMBOL
-  PAGE #
-  SECTION #
-  BUILDING SECTION SYMBOL
- PAGE #

DOOR SCHEDULE

MARK	DOOR SIZE	QTY	L/R	DESCRIPTION
1	3'-0" x 6'-8"	1	R	ANDERSON #FWH168AR W/ 1'-6" STATIONARY SIDE LIGHT AND 4'-6" WIDE TRANSOM
DOOR STICKING AND PANEL TO MATCH EXISTING DOORS				
REFER TO MANUFACTURERS SIZING AND SPECIFICATIONS DURING ORDERING, CONSTRUCTION, AND INSTALLATION.				

HARDWARE SCHEDULE

MARK	MANUFACTURER	MODEL	FINISH	DESCRIPTION
A	T.B.D.	T.B.D.	T.B.D.	LOCK SET
ALL HARDWARE TO BE MOUNTED AT 2'-10" AFF.				
HARDWARE MANUFACTURER AND FINISH TO BE DETERMINED BY OWNER.				

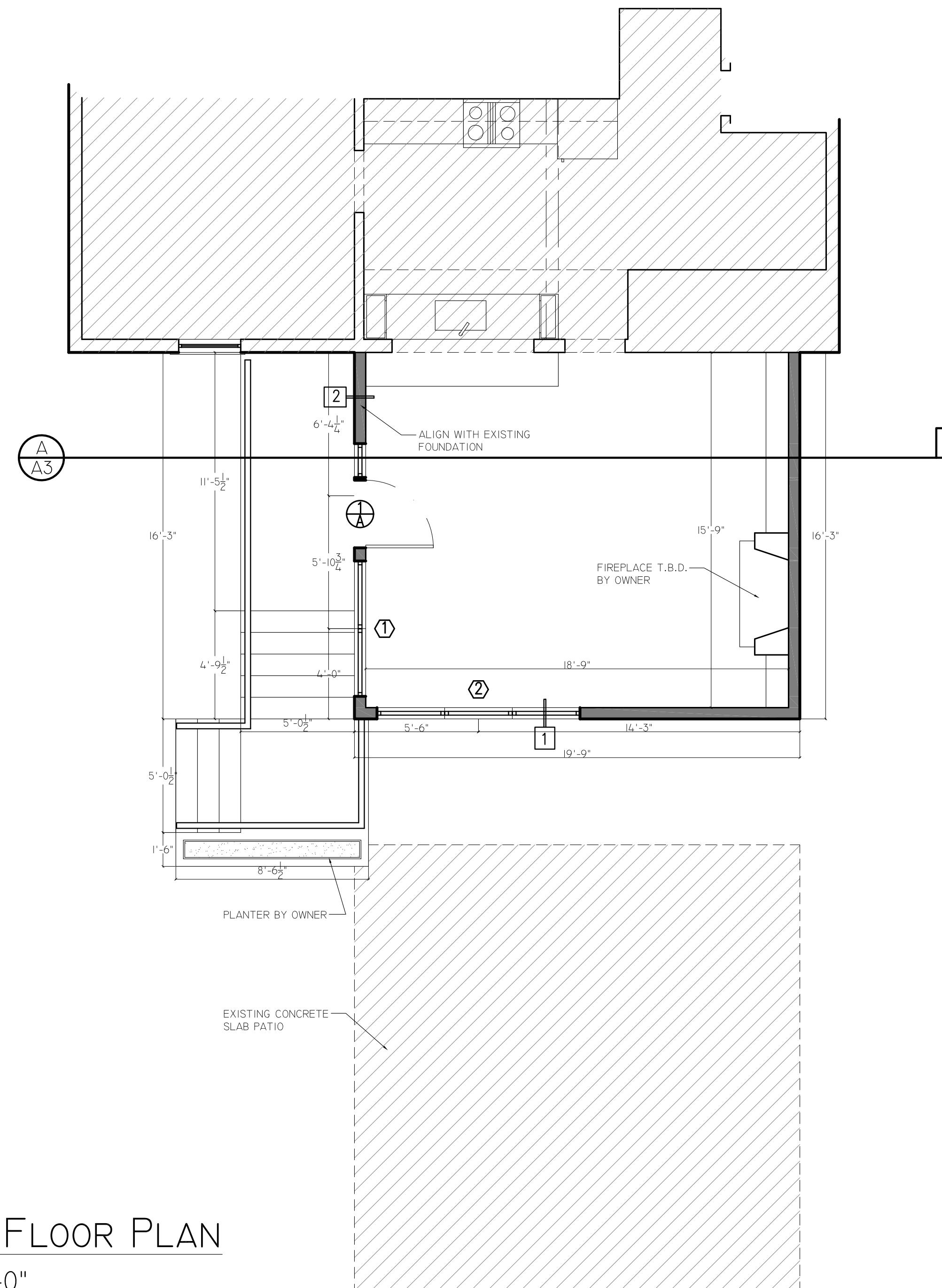
WINDOW SCHEDULE

MARK	R.O. -W x H	QTY	L/R	DESCRIPTION
1	6'-0" x 4'-9"	1		ANDERSON #24LDH30L9 DOUBLE HUNG, DOUBLE GANGED UNIT W/ TRANSOM #24LFX5016
2	9'-0" x 4'-9"	1		ANDERSON #24LDH30L9 DOUBLE HUNG, TRIPLE GANGED UNIT W/ TRANSOM #24LFX5016

ALL WINDOW SIZES TO BE REVIEWED ON SITE WITH OWNER BEFORE ORDERING

REFER TO MANUFACTURERS SIZING AND SPECIFICATIONS DURING ORDERING, CONSTRUCTION, AND INSTALLATION.

ALL WINDOWS ARE TO BE ANDERSON WOOD WINDOWS WITH FINELIGHT GRILLES.
 ALL SCREENS TO HAVE WOOD FRAME.
 ALL WINDOWS ARE TO BE PREPRIMED.
 HARDWARE TO BE OIL RUBBED BRONZE IN FINISH.
 JAMB DEPTH TO BE DETERMINED ON SITE BY GENERAL CONTRACTOR



PROPOSED FLOOR PLAN

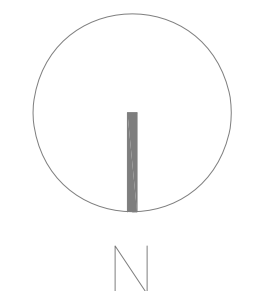
SCALE: 1/4" = 1'-0"

295 SQ FT

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LEGEND:



PERMIT SET

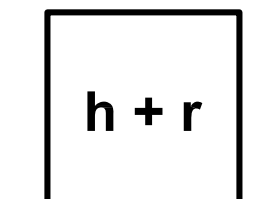
A1

NO.	REVISION	DATE

CLIENT:
 LIPPOLD
 137 PLEASANT AVE.
 PORTLAND, ME 04103

SCALE: AS NOTED
 TITLE: COVER SHEET - PERMIT SET

DATE: SEPTEMBER 29, 2011



155 WEST 6TH STREET, BOSTON MA, 02127
 (685) 760-4710

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LEGEND:

PERMIT SET

A2

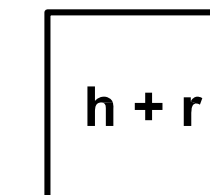
NO.	REVISION	DATE
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CLIENT:
LIPPOLD
137 PORTLAND AVE.
PORTLAND, MAINE 04103

SCALE: 3/8" = 1'-0"

TITLE: PROPOSED EXTERIOR ELEVATIONS

DATE: SEPTEMBER 29, 2011



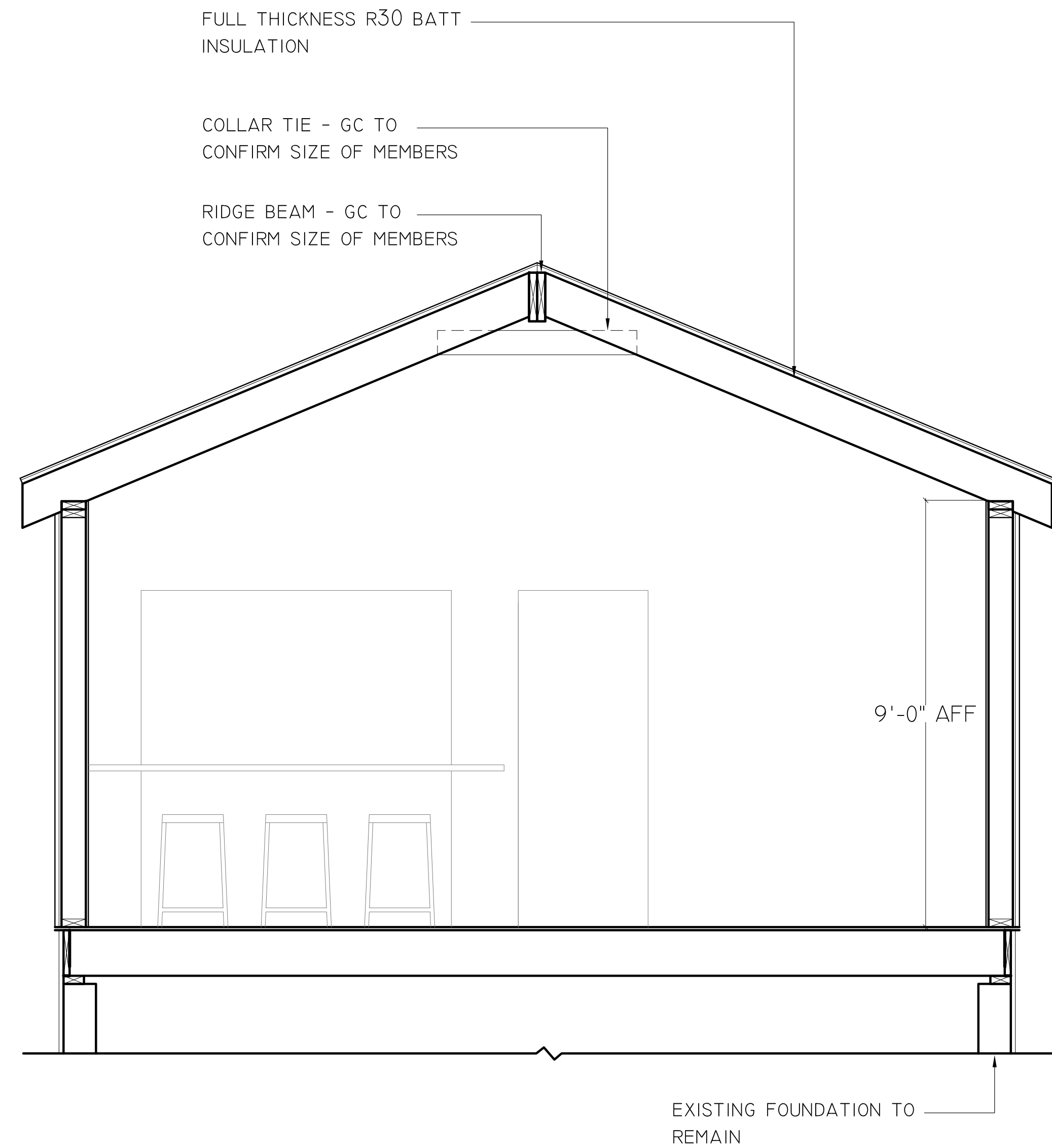
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(685) 760-4710



NORTH ELEVATION

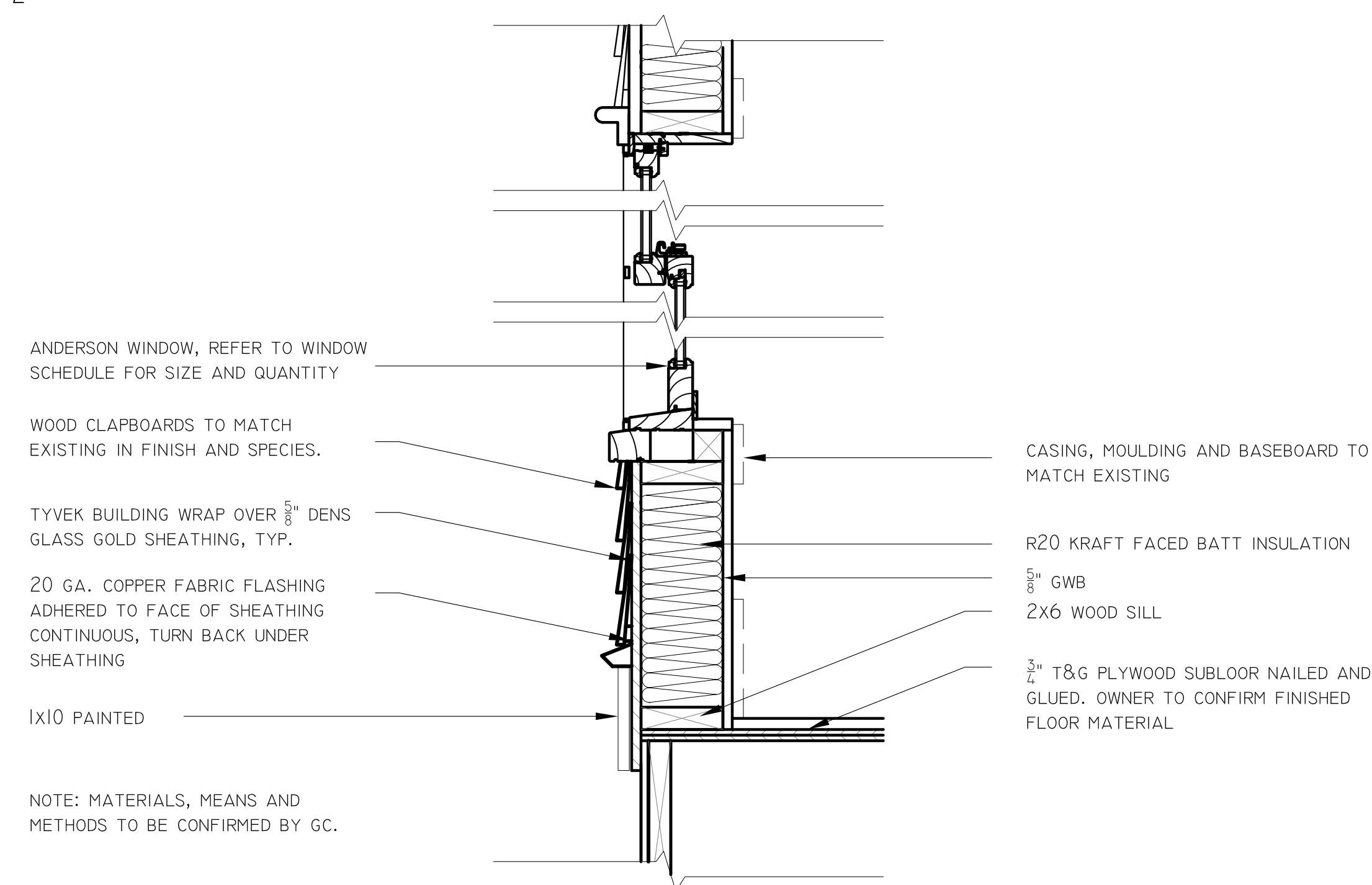


EAST ELEVATION



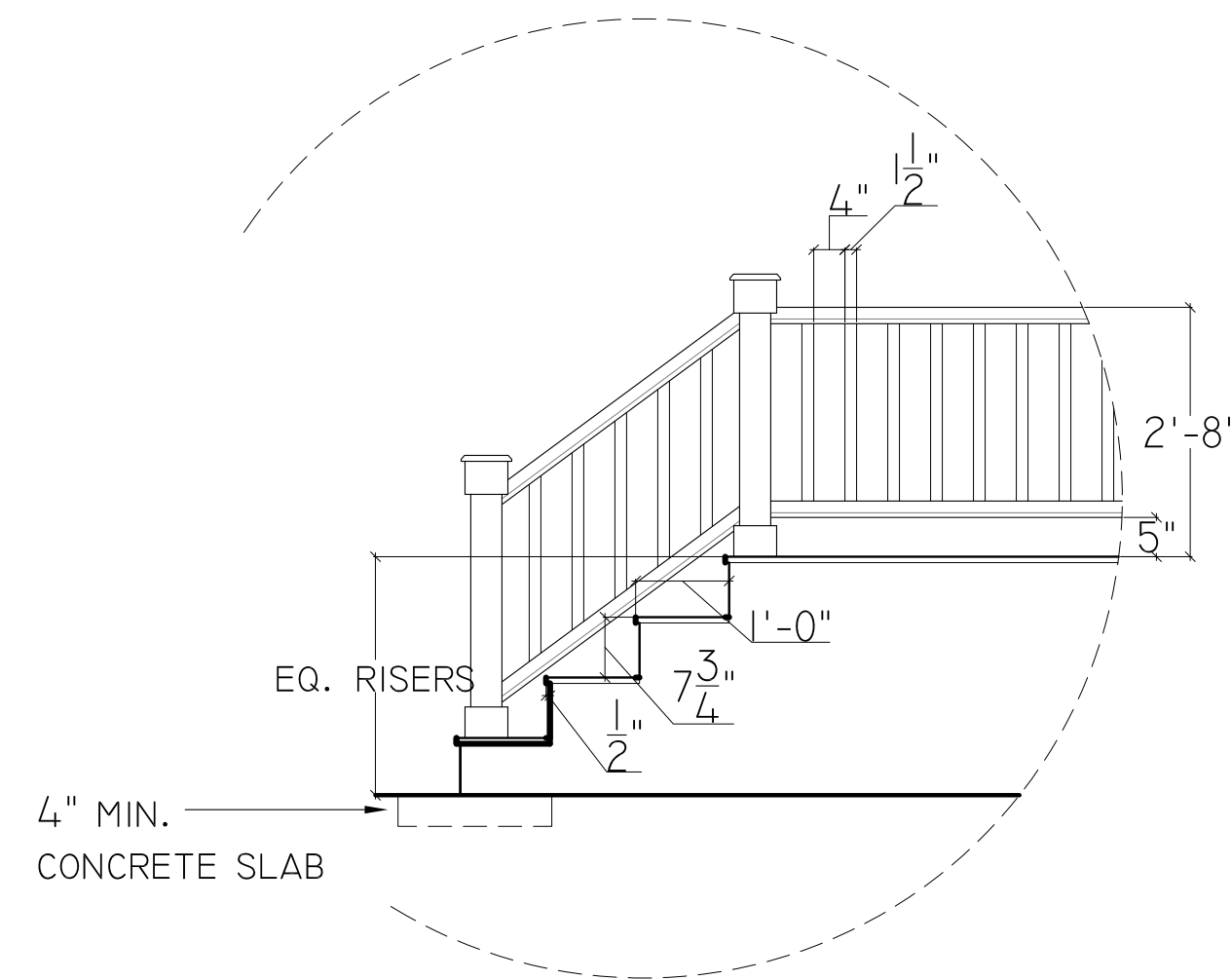
BUILDING SECTION A

SCALE: 1/2" = 1'-0"



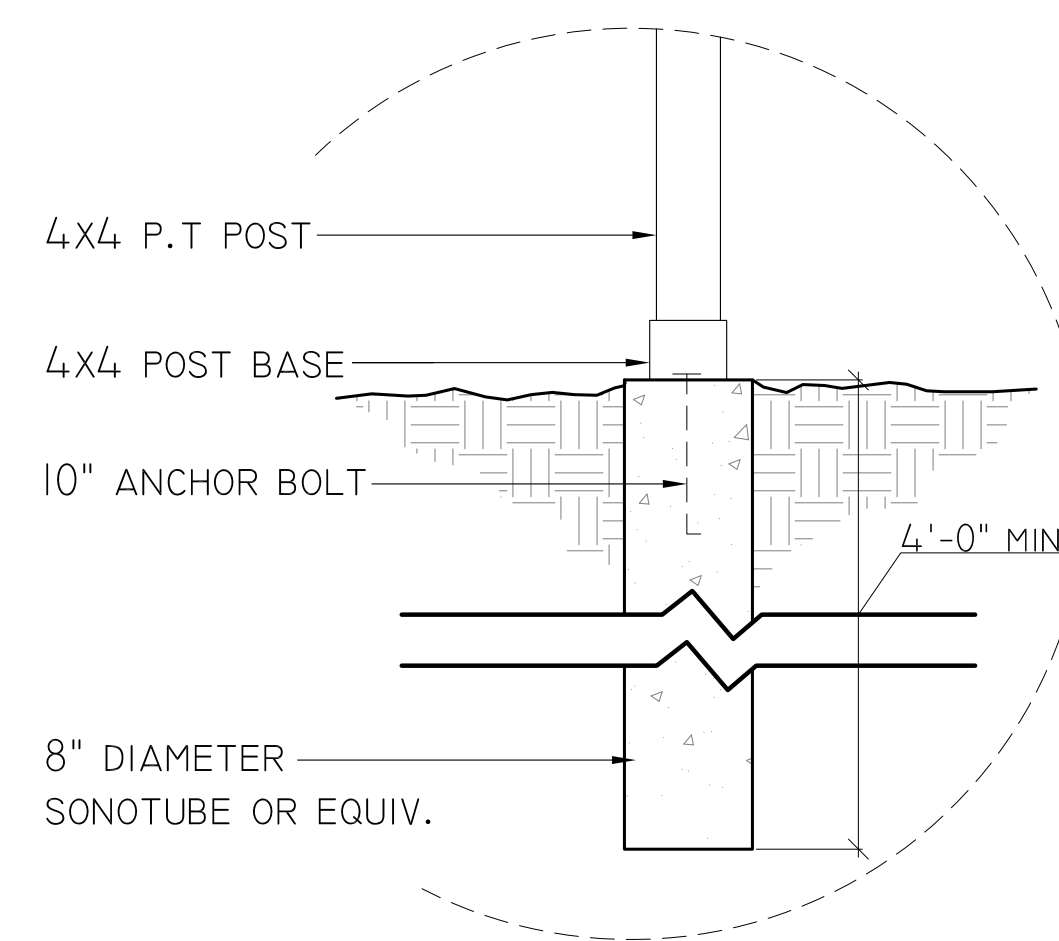
WALL SECTION 1: EXTERIOR WINDOW WALL

SCALE: 1/2" = 1'-0"



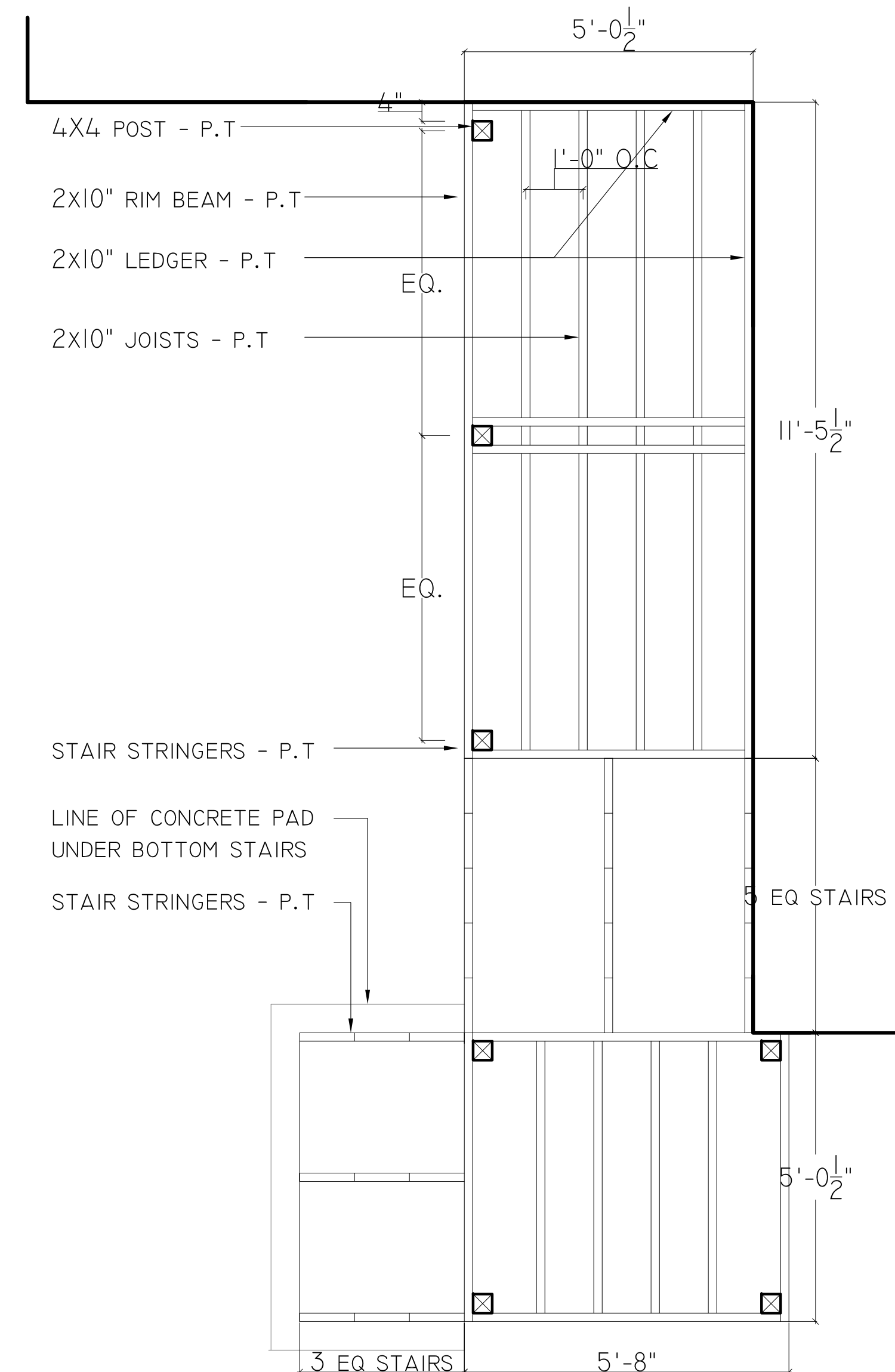
DETAIL: DECK STAIR & RAILING

SCALE: 1/2" = 1'-0"



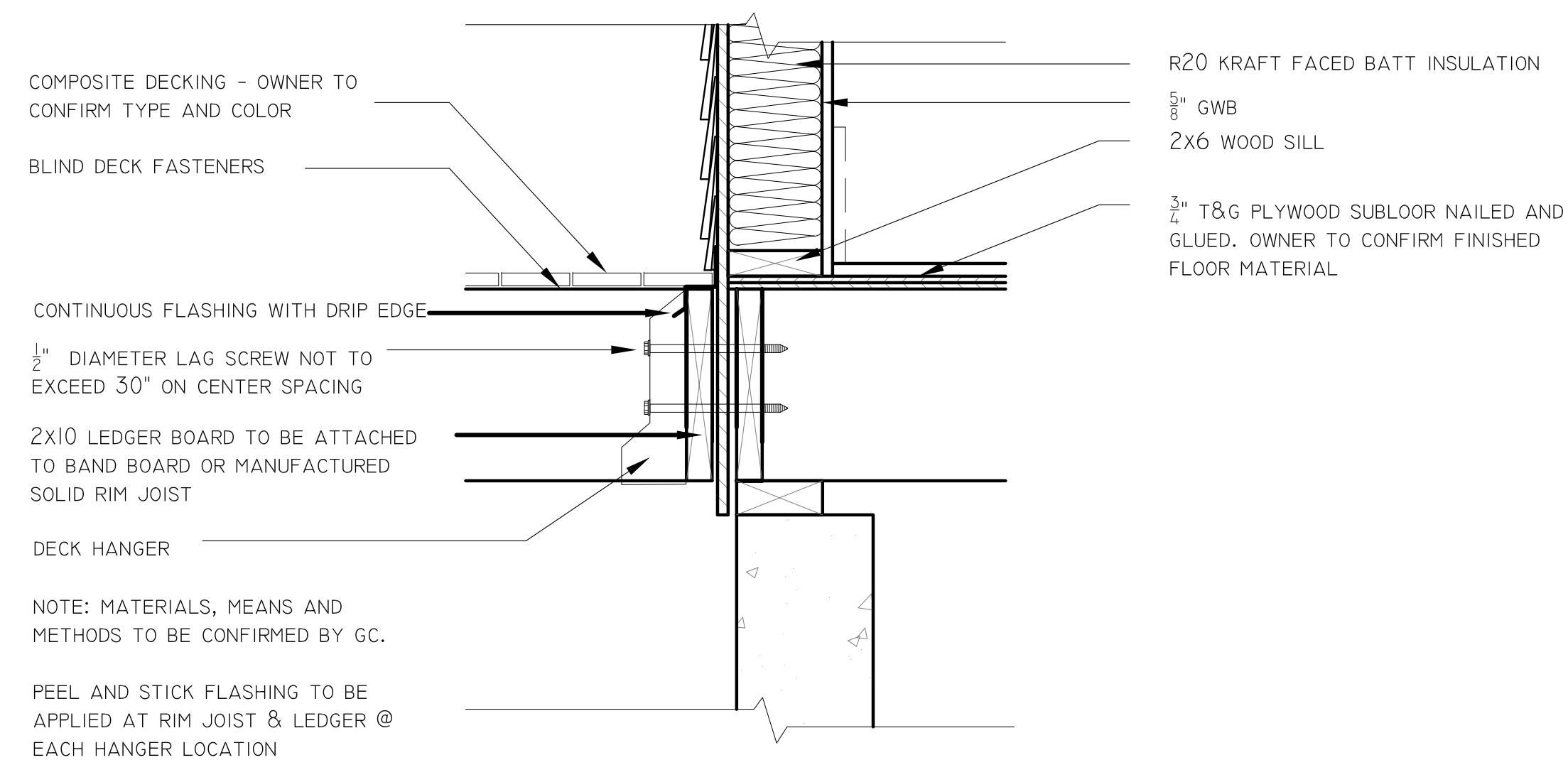
DETAIL: DECK FOUNDATION

SCALE: 1" = 1'-0"



DECK FRAMING PLAN

SCALE: 1/2" = 1'-0"



WALL SECTION 2: DECKING AT EXTERIOR WALL

SCALE: 1/2" = 1'-0"

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LEGEND:

PERMIT SET

A3

NO.	REVISION	DATE

CLIENT:
LIPPOLD
137 PORTLAND AVE.
PORTLAND, MAINE 04103

SCALE: AS NOTED
TITLE: DETAILED PLANS & SECTIONS

DATE: SEPTEMBER 29, 2011

h + r

155 WEST 6TH STREET, BOSTON MA, 02127
(685) 760 4710