ROOF SYSTEM

1. SHINGLES - CERTAINTEED LANDMARK LIFETIME CHARCOAL BLACK (OR MATCH EXISTING)
2. SHEATHING - ZIP ROOF
3. ROOFTOP GUARD II SHINGLE UNDERPAYMENT
4. CERTAINTEED "WINTERGUARD" ICE&WATER SHIELD
5. 5"X7" ALUMINUM STEP FLASHING
6. SEE FRAMING PLAN
7. ROCKWOOL BATTS, MIN 7-1/4" 2 LAYERS R-30 (WHERE SHOWN)
8. CONT. RIDGE VENT
9. GABLE VENTS

EXTERIOR WALL SYSTEM

1. SHEATHING - OSB
2. 2X6 STUDS, SPRUCE, @ 16" O.C.
3. 5-1/2" ROXUL "COMFORT BATTS" R=23
4. (1) 2X6, SPRUCE, BTM PLATE, PT @ FOUNDATION
5. (2)2X6, SPRUCE, TOP PLATES
6. ½ GYPSUM WALL BOARD, TAPED & PAINTED

WOOD FLOOR SYSTEM

1. ¾" T&G ADVANTECH FLOORING
2. SEE FRAMING PLAN
3. 1X3 STRAPPING @ 16" O.C.
4. ½" GYPSUM WALL BOARD, TAPED AND PAINTED
5. ROCKWOOL BATTS, MIN 7-1/4" R-30 (WHERE SHOWN)

INTERIOR WALL SYSTEM

1. 2X4 STUDS, SPRUCE, @ 16" O.C.
2. (1) 2X4, SPRUCE, BTM PLATE,
3. (2) 2X4, SPRUCE, TOP PLATES
4. ½ GYPSUM WALL BOARD, TAPED & PAINTED
5. ½" X 48" AFF BEAD BOARD WITH CHAIR RAIL
6. CROWN MOLDING
7. ¾X5 BASE MOLDING

FOUNDATION SYSTEM

1. 4" CONCRETE SLAB ON GRADE ON MIN. 6" OF COMPACTED STRUCTURAL GRAVEL.
2. VAPOR BARRIER
3. 6X6 #10 GAUGE WELDED WIRE MESH
4. 2" STYROFOAM UNDER SLAB INSULATION
5. 2" STYROFOAM FOUNDATION WALL INSULATION
6. 8" CONC. CAST IN PLACE WALL.
7. 4" FOUNDATION DRAIN. PROVIDE FILTER FABRIC OVER TOP OF DRAIN AND MIN 2" CRUSHED ROCK UNDER DRAIN.
8. SILL PLATES SHALL BE ANCHORED TO THE FOUNDATION WITH ANCHOR BOLTS SPACED A MAX. OF 6' O.C.. BOLTS SHALL BE AT LEAST ½" IN DIAMETER AND SHALL EXTEND A MINIMUM OF 7" INCHES INTO CONCRETE SILL PLATE SHALL BE P.T 2X6 WITH SILL SEAL
9. CONCRETE FOOTING MIN. 10"x20"

VERANDA STREET ELEVATION

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

SECTION @ STAIR/BUILDING

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

SECTION @ STAIR BASE

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

STAIR FRAMING PLAN

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

SECTION @ STAIR

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

NOTE:

THE CONTRACTOR/OWNER ASSUMES ALL RESPONSIBILITY FOR LOCAL CODE COMPLIANCE.
ALL DRAWINGS, PLANS, SKETCHES ETC. ARE PROVIDED TO OUR CLIENTS BASED UPON INFORMATION PROVIDED BY THE CLIENT AND DRAWN IN ACCORDANCE WITH COMMON BUILDING PRACTICES AND LOCAL CODES. NONE OF THE EMPLOYEES OF CDT ARE NOT REGISTERED ARCHITECTS, ENGINEERS OR LAND SURVEYORS. ALL DIMENSIONS AND SPECIFICATIONS SHOULD BE VERIFIED BY CLIENT AND/OR CONTRACTOR BEFORE ACTUAL CONSTRUCTION BEGINS. IF DIMENSIONS AND SPECIFICATIONS ARE NOT VERIFIED BY CLIENT AND/OR CONTRACTOR BEFORE ACTUAL CONSTRUCTION BEGINS CDT WILL BE HELD HARMLESS
CDT ASSUMES NO LIABILITY FOR CHANGES AND/OR REVISIONS MADE TO PLANS BY CLIENT AND/OR CONTRACTOR.

1. Contractor/owner responsible for secuning all necessary permits.
2. Contractor/owner will Comply with all applicable codes and ordinances.
3. Contractor/owner to verify all site grades and dimensions.

PROPERTY OF

Date: 07/01/16

cd-de-tech

235 Riverside Industrial Parkway
Portland, ME 04102

SCHNEIDER
Property Management

STATE OF MAINE
ERIC N. GRONDAHL
No. 3328
LICENSED
PROFESSIONAL ENGINEER

Building Addition
522 Washington Ave
Schneider Property
Management, LLC

DATE	NO	REMARKS	BY
09-24-15	A	ISSUED FOR PERMIT	JJO
05-23-16	B	ISSUED FOR PERMIT	JJO

CODE:	IRC 2009
TOWN	PORTLAND
DATE:	09-24-15
SCALE:	As Noted
DRAWN:	JJO

TITLE: BUILDING SECTION

FILE:

SHEET: A3-01