

PROJECT NOTES

1. DISPOSAL OF ALL DEMOLITION AND CONSTRUCTION WASTE IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
2. ALL TEMPORARY SHORING OF THE EXISTING STRUCTURE IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
3. FOUNDATIONS TO EXTEND A MINIMUM OF 4'-0" BELOW EXISTING GRADE. CONCRETE TO HAVE A 28 DAY COMPRESSIVE STRENGTH OF 5,000 PSI AND BE AIR ENTRAINED FOR EXTERIOR APPLICATIONS.
4. ALL FRAMING MEMBERS BELOW THE LEVEL OF DECK TO BE PRESSURE TREATED SOUTHERN YELLOW PINE.
5. ALL METAL WOOD CONNECTORS TO BE BY SIMPSON STRONG TIE U.N.O. AND SHALL BE PROPERLY COATED FOR DIRECT CONTACT WITH PT LUMBER AS PER MANUFACTURER'S RECOMMENDATIONS.
6. ALL BUILT-UP FRAMING MEMBERS TO BE FASTENED TOGETHER WITH (2) 16d NAILS @ 16" O.C.
7. PORCH COMPONENTS ABOVE THE LEVEL OF THE DECK TO BE PRIMED ALL SIDES USING OWNER SUPPLIED PRIMER INCLUDING TOP AND BOTTOM HANDRAILS, BALUSTERS, PORCH POSTS, NEWELL POSTS, AND DECKING.
8. TOP AND BOTTOM RAILS AND BALUSTERS TO BE RED CEDAR. SUBMIT DETAILED DRAWING OR SAMPLE TO OWNER INCLUDING DIMENSIONS PRIOR TO ORDERING MATERIALS.
9. ALL PORCH POSTS TO BE KILN DRIED HEMLOCK OR RED CEDAR. SUBMIT DETAILED DRAWING TO OWNER OF POST INCLUDING DIMENSIONS PRIOR TO ORDERING MATERIALS.
10. ALL PVC TRIM TO BE VESTATEX BRAND OR APPROVED EQUAL.

11. ABBREVIATIONS:

&	AND
@	AT
BM	BEAM
CONC	CONCRETE
CONT	CONTINUOUS
DEMO	DEMOLISH
∅	DIAMETER
FDN	FOUNDATION
EL	ELEVATION
EXIST	EXISTING
HT	HEIGHT
MIN	MINIMUM
O.C.	ON CENTER
PT	PRESSURE TREATED
REQ	REQUIRED
T&B	TOP AND BOTTOM
T&G	TONGUE AND GROOVE
TYP	TYPICAL
V.I.F.	VERIFY IN FIELD
W/	WITH

Drawn	DBO
Scale	NOTED
Date	07/24/13

PROJECT NOTES
FRONT PORCH REPAIR
17 VICTORIA STREET PORTLAND, ME

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