### Village of Bronxville

### **Site Development Application**

Site Development Subdivision Special Permit	Bronxville Building Dept.							
	SEP 1 4 2021							
Project Name, If Applicable: 32 PARKWAY Rd.  Project Street Address: 32 PARKWAY Rd.	DEOFILE							
Section 1								
Section:/ Block:/ Lot(s):/ 8	Zone: <b>B</b>							
Plans Prepared By: Theodone G. RIEPER AR	CHRUCTS P.C.							
Address: 87 RITChie DR.								
City: YONKERS State: NY	Zip:							
City: YONKERS State: NY  Phone #: 914.457-3865 Email: TGRIB	PERE OUTLOOK C	ons						
Owner: MR. & MRS. KARPATHIOS Address: 32 PARKWAY Rd.								
City: Vill Acre of Browwille State: Ny	7in: /4)7 0 6							
Phone #: 917 - 566 - 2553 Email: J'W		1 0						
Zoning District:								
Proposed use(s) of site: ENCLOSE EXISTING PORCH ON PIRST PLOOR								
MODIFY ADJACENT BED ROOM to MAKE TWO EDUAL SIZE								
BED ROOMS.								
NO CHANGE IN BUILDING FOOTPHINT OR								
THIS IS A 3 FAMILY RESIDENCE: NO OTHER WORK CONDECTED								
to this Application								
nticipated construction time: Summer 2021								
Office Use Only								
Pate Received Docket No. Section Block Lot Permit #	Fee Paid	Date Approved						
PBD0C 010-21 1 1 8	WAIVED							

Current land use of site: (Residential; Commercial; Undeveloped)
EXISTING Three PAMILY RESIDENCE
Current condition of site: (Building; Brush; ect.) EXISTING 3 FAULLY RESIDENCE
Estimated cost of proposed improvements: \$ 35,000
Anticipated increase number of Residents; Shopper; Employees; ect. ONE - m BEDROOM
Describe proposed use, including primary, secondary uses; ground floor area; height; number of stories for each building. Attach additional 8 1/2" x 11" sheets if required.
-For residential buildings include number of dwelling units by size.
-For non-residential building include total floor area; sales areas; number of automobile and truck parking spaces.
-Other proposed structures (including shed; garages; ect.)
SEE ATTACHED BuildING DRAWING Approved.
This RESIDENCE HAS A BASEMENT, FIRST PLOOR APARTMENT,
SETONS PHOOR APARTMENT & Third Floor APARTMENT.
NO WORK to ANY SPACE OTHER THAN The porch &
ADJACINT BED ROOM - FIRST FlOOR APARTMENT.
· · · · · · · · · · · · · · · · · · ·
Affin
Owners Name:
Owners Signature: JoHN KARPATHIOS Date: 9/13/21



Village of Bronxville Building Department 200 Pondfield Road Bronxville, NY 10708 914-337-7350

## \* Stop Work Order\*

Work must cease immediately.

### Reason:

It has been brought to the attention of the Building Department that the application requires referral to the Village of Bronxville Planning Board. The building permit is being issued a stop work order until the proposed work has been approved by the planning board.

Owner Information

Karparthios, John 32 Parkway Road

**Bronxville, NY 10708** 

Location:

32 Parkway Road

SBL #:

1./1//18

Permit #:

2021-0031

Permit Type: ALTERATION
Please be advised that it has come to my attention that the construction work being performed at your above listed property does not comply with the Section 310-26 of the Village Code as required by Chapter 112, Section 112-15.B of the Village Code.

In accordance with Chapter 112, Section 112-15 of the Village Code you are hereby directed to immediately cease all construction activities, until proper approval from the Village of Bronxville Planning Board has been recieved by this office. Continued work without approved permits will be considered an additional violation and may subject you to additional penalties. Please note an administrative penalty fee will be assessed, in addition all permit fees for the revised work commenced without an approved permit are automatically doubled.

Your failure to comply with these request will result in the issuance of an appearance ticket which may result in penalties as per 310-33.1 of the Village Code. Thank you in advance for your cooperation. Please contact me if you have any questions regarding this matter.

Paul Taft Building Inspector

Date: 7/20/2021

DO NOT REMOVE

### AFFIDAVIT OF MAILING LEGAL NOTICE

I hereby swear that the following notice was given by personal service to inform you that the below application will be returning to the Planning Board on the October 13, 2021.

Notice is hereby given that the Planning Board of the Village of Bronxville will hold a public hearing at the Bronxville Village Hall, 200 Pondfield Road, Bronxville, N.Y., on Wednesday evening, October 13, 2021, at 7:30 P.M. to give consideration to a site development application to enclose an existing porch on first floor and modify adjacent bedroom to make two equal size bedrooms, no change in building footprint or height at 32 Parkway Rd, Bronxville, NY 10708, Section: 001; Block: 001; Lot: 018. The public is invited to attend the public hearing and will be given a reasonable opportunity present oral comments or written presentations relevant to the application. The hearing maybe adjourned from time to time at the discretion of the Planning Board.

A copy of the application for development including proposed site plan and other maps and documents filed therewith, is on file and available for public inspection on our website at www.villageofbronxville.com/planning-board one week prior to the meeting.

### **MEMORANDUM**

DATE: September 27, 2021

TO: All Planning Board Members

FROM: Paul Taft, Building Inspector

RE: Site Development Application for Preliminary and Final Site Plan Approval

Docket Number: PBDOC 010-21

Karparthios, John 32 Parkway Road Bronxville, NY 10708

SBL: 1./1/18

Please be advised that the above referenced application has been reviewed and is being forwarded for your review and approval in accordance with Section 310-26 for Site Plan of the Village Code. The proposed work involves the following:

**Site Plan Application to** Enclose existing porch on first floor and modify adjacent bedroom to make two equal size bedrooms. No change in building footprint or height.

The proposed change of use work described in the attached application conforms to the Village Zoning requirements. The proposed application does not result in an increase in parking required. There does not appear to be any environmental issues, nor does there appear to be any significant building code issues.

It is to be known that the applicant did submit a building permit application and was issued a building permit in error by the building department. Once it was brought to the attention of the building department of the error, the applicant was notified and has complied with corrective measures.

Please contact me if you have any additional questions.

cc. Design Review Committee
Planning Board Counsel

### THEODORE G. RIEPER, ARCHITECTS P.C.

87 RITCHIE DRIVE YONKERS, NEW YORK 10705 E-mail tgrieper@outlook.com Phone/Fax 914-457-3865

Visit our Website: www.theodoregrieper.com

All American Institute of Architects





September 14, 2021

Dept. of Buildings 200 Pondfield Rd. Village of Bronxville, NY 10708

RE: 32 PARKWAY RD. Owned by Mr. & Mrs. Karpathios Zone: B, Block # 1, Lot# 18, SBL# 1./1/18, Map# 1153, Alt# 172-18, Permit # 2021-0031

Mr. Paul Taft:

We are responding to the Stop Work Order, in order to appear at the upcoming Planning Board meetings in October.

Attached are the following documents for our Planning Board Meeting request:

- a. One full set of approved drawings dated 8/21/20.
- b. Survey
- c. Site Development Application
- d. Permit # 2021-0031 issued 3/10/21
- e. Stop Work Order

It is our understanding that all Bronxville DOB fees and Escrow Agreement fees are waived.

We hope that our submission today is satisfactory and we will be allowed to present our project at the Oct. 6 and Oct. 13 Planning Meetings.

We are prepared to send out the 'Village of Bronxville Planning Meeting Announcements' as well as the 'Notice to be posted in the Local Newspaper' on or before September 27, 2021.

We hope to hear from you, at your earliest convenience, regarding our appearing at the upcoming Planning Board Meetings.

We await hearing from you.

TE MAA

Architect

God Bless Americal





LEGEND

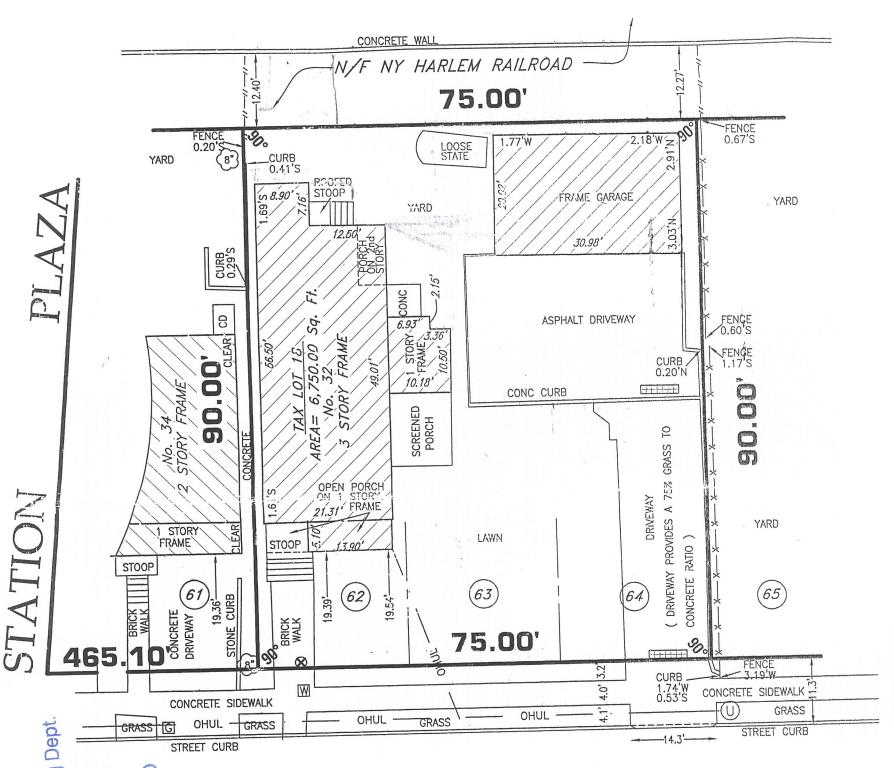
CELLAR DOOR OVERHEAD UTILITY LINES

· · UTILITY POLE WATER VALVE

.... DRAIN INLET

TRENCH DRAIN
CONSTRUCTION FENCE
CHAIN LINK FENCE .PROPERTY LINE

CURB CUT



**PARKWAY** 

(29.6' BETWEEN CURBS)

DESIGNATED AS PART OF LOTS 62, 63, & 64

ON "MAP ON BRONXWOOD MANOR" FILED NOVEMBER 23, 1984 AS MAP No. 1133

SURVEY AMENDED: DECEMBER 19, 2016

DATE OF SURVEY: AUGUST 22, 2016

**TAX DESIGNATION SECTION: 1 BLOCK: 1** 

**LOT: 18** 

PROPERTY SITUATED AT 32 PARKWAY ROAD **BROONXVILLE** COUNTY OF WESTCHESTER STATE OF NEW YORK

### GENERAL NOTES:

THIS IS TO CERTIFY THAT THERE ARE NO VISIBLE STREAMS OR NATURAL WATER COURSES IN THE PROPERTY AS SHOWN ON THIS SURVEY.

UNAUTHORIZED ALTERATION OR ADDITION TO THIS SURVEY IS A VIOLATION OF SECTION 7209, OF THE NEW YORK STATE EDUCATIONAL LAW.

COPIES OF THIS SURVEY NOT BEARING THE LAND SURVEYOR'S INKED SEAL OR EMBOSSED SEAL SHALL NOT BE CONSIDERED TO BE A VALID TRUE COPY.

CERTIFICATIONS INDICATED HEREON SHALL RUN ONLY TO THE PERSON FOR WHOM THE SURREY IS PREPARED AND ON HIS BEHALF TO THE TITLE COMPANY, GOVERNMENTAL AGENCY AND LENDING INSTITUTION LISTED HEREON, AND TO THE ASSIGNEES OF THE LENDING INSTITUTION OF FIFTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTION OF SECURITY OWNERS.



G

### NY Land Surveyor P.C.

77-15 164th Street, Fresh Meadows, NY 11366 Tel. (718) 591-6600 Fax (718) 591-7954 Fax (631) 930-3292 nylandsurveyor@gmail.com

FINAL SURVEY

# **ALTERATIONS TO** 32 PARKWAY RD BRONXVILLE, NY

Design Requirements for The Residential Code of New York State Village of Bronxville, NY

	CLIMATIC AND GEOGRAPHIC DESIGN CRITERIA													
SNOW	GROUND	WIND DESIGN				SEISMIC	SUBJECT TO DAMAGE FROM			WINTER	ICE	FLOOD	AIR	MEAN
	SNOW		Speeds (mph)	Topographic effects*	Special wind region	Wind-borne debris zone <sup>m</sup>	CATEGORY.	Weathering*	Frost line depth <sup>b</sup>	Termite <sup>c</sup>	DESIGN TEMP°	BARRIER UNDERLAY- MENT	HAZARDS*	FREEZ ING INDEX
	30 PSF	115	No.	No	No.	C	Severe	42"	Mod To Heavy	15 DEG	a) 3/11/96 b) 9/28/07 Yes Insuran c) Panel N Dates FIRMS 8 Amendn 36/19003	a) 3/11/96 b) 9/28/07 Flood Insurance Study c) Panel Numbers & Dates of current FIRMS & FBFM's, Amendments 36(19C0329F – 9/28/07 36119C0337F – 9/28/07	618	52.2

For SF: 1 pound per square foot = 0.0479 kPa, 1 mile per hour = 0.447 m/s. rate" or "severe" for concrete as determined from Figure R301.2(3). The grade of masonry units shall be determined from ASTM C.34, C 55, C 62, C 73, C 90, C 129, C 145, C 216 or

The jurisdiction shall fill in this part of the table with the wind speed from the basic wind speed map [Figure R301.2(4)A]. Wind exposure category shall be determined on a site-specific basis in accordance

The outdoor design dry-bulb temperature shall be selected from the columns of 971/ percent values for winter from Appendix D of the Internit

temperatures shall be permitted to reflect local climates or local weather experience as determined by the building official.

The jurisdiction shall fill in this part of the table with the seismic design category determined from Section R301.2.2.1.

od hazard areas), (b) the date(s) of the Flood Insurance Study and (c) the panel numbers and dates of the currently effective FIRMs and FBFMs or other flood hazard map adopted by the authority having

cordance with Sections 8905.1.2, R905.4.3.1, R905.5.3.1, R905.6.3.1, R905.6.3.1 and R905.8.3.1, where there has been a history of local damage from the effects of ice damping, the jurisdiction shall fill in this part of the table with "YES." Otherwise, the jurisdiction shall fill in this part of the table with "NO."

the juivisuation shall fill in this part of the table with the 100-year return period air freezing index (BF-days) from Figure R403.3(2) or from the 100-year (99 percent) value on the Nationa. Climatic Data Center data table "Air Freezing Index-USA Method (Base 32°F)."

ENERGY CODE COMPLIANCE - ZONE 4 - RESIDENTIAL CODE

SKY LIGHTS

U-.55

TO THE BEST OF MY KNOWLEDGE, BELIEF AND PROFESSIONAL JUDGEMENT

In accordance with Section R301.2.1.5, where there is local historical data documenting structural damage to buildings due to topographic wind speed-up effects, the furisdiction shall fill in this part of the

table with "YES." Otherwise, the jurisdiction shall indicate "NO" in this part of the table.

SHGC

U-.40

NOTE: NEW GLAZING TO HAVE ARGON GAS

requirements. Otherwise, the jurisdiction shall indicate "NO" in this part of the table.

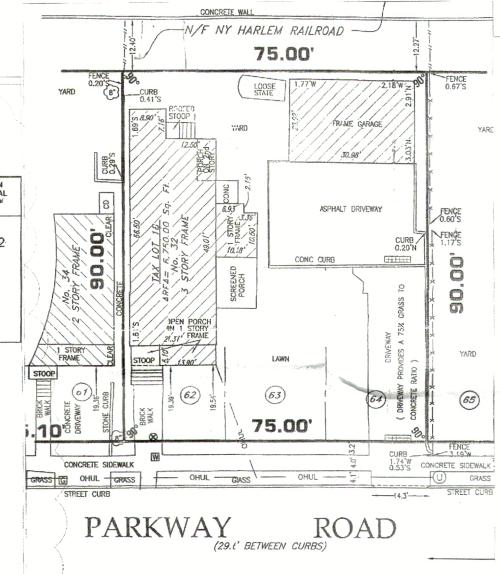
CEILING WINDOWS

U-.35

**ECCCNYS COMPLIANCE NOTE:** 

PARAMETER

REQUIRED VALUES



# PARKWAY ROAD

### **ZONING ANALYSIS**

LOT: 18 (62,63,64) ZONING MAP NUMBER: 1153

ZONING DISTRICT: RESIDENCE B, TWO STORY MULTIPLE EXISTING USE: THREE FAMILY DWELLING - NO CHANGE

LOT AREA REQ. 12,000 GSF PROVIDED - 6750 GSF EXISTING NO CHANGE

MAXIMUM FLOORAREA RATIO: REQ.; .435; PROVIDED - FAR .63 = 4229.2 GSF EXISTING NO CHNAGE

MAXIMUM COVERAGE: REQ. 25%; PROVIDED - 1919 GSF W/ GARAGE - 28.4% **EXISTING NO CHANGE** 

; PROVIDED - EXISTING 19.5' NO CHANGE ; PROVIDED - EXISTING 41.9' NO CHANGE SECOND SIDE YE - 12'; PROVIDED - EXISTING 1.6' NO CHANGE REAR YARD: REQ - 30'; PROVIDED - EXISTING 6.8' NO CHANGE

PARKING REQUIREMENTS: 1 2 SPACES PER DWELLING UNIT - 5 EXISTING NO CHANGE

### SURVEY

### LIST OF DRAWINGS

### ARCHITECTURAL

'ART OF LOTS 62, 63, & 64

A-001.00 LOCATION PLAN, SURVEY, SCOPE of WORK, ECCCNYS COMPLIANCE, BRONXVILLE CLIMATE REG, ECCCCNYS COMPLIANCE, ZONING & LIST of DRAWINGS. A-002.00 DEMP PLAN, DEMO ELEVATION & SECTION A-A A-003.00 DEMO PLAN, ELEVATIONS, FRAMING & PROPOSED PLAN A-004.00 NOTES, ABBREVIATIONS, CORNER DETAILS & LEGEND

### **SCOPE OFWORK:**

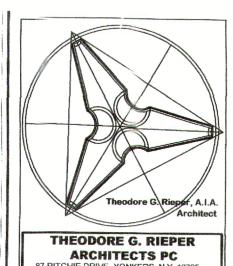
- 1. REMOVE ENCLOSED PORCH & ADJACENT BEDROOM & ENTIRE ROOF ABOVE.
- 2. BUILD TWO NEW BEDROOMS ON THE EXISITNG FOUNDATION WITH NEW FLAT ROOF &

### NOTES: EXISTING SMOKE & CARBON MONOXIDE DETECTORS INVENTORY

CELLAR: ONE IN MECHANICAL ROOM AND ONE IN STAIR. 1ST FLOOR: ONE IN MASTER BEDROOM & OUTSIDE BEDROOM. 2ND FLOOR: ONE IN EACH DESROOM & OUTSIDE BEDROOMS. 3RD FLOOR: ONE IN EACH BEDROOM & OUTSIDE BEDROOMS.

### **MUNICIPAL APPROVAL**





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-MAILTGRIEPER@OPTONLINE.NET

### PROJECT: CLIENT:

NO.	REVISION	DATI					
1							
2							
CANADA PARA PARA							
CAMPATE THE PROPERTY OF							
Spirit and administrating on							
CONTROL DESCRIPTION OF THE							
C	CONSTRUCTION						
В	BUILDING DEPT.						
A	OWNER						
	DISTRIBUTION	DATE					

BLOCK: # 1 LOT: #18 (62,63,64)

ZONE: B MAP: #1153

DRAWING TITLE:

LOCATION PLAN, SURVEY, CLIMATIC REGS, ZONING, **ENERGY COMPLIANCE &** LIST OF DRAWINGS



SCALE: AS SHOWN JOB:

DRAWING NO. A - 001.00

DATE: 09/30/18 LAST REV: 03/29/19 DOB APPLICATION #

1 OF 4

THESE PLANS AND SPECIFICATIONS ARE IN COMPLIANCE WITH THE 2016 NEW YORK STATE ENERGY CONSERVATION CODE, NYSECC RESIDENTIAL CHAPTER 4

DOOR

**GLAZING** 

U-.38

FLOORS EXT. WOOD DOOR FIXED

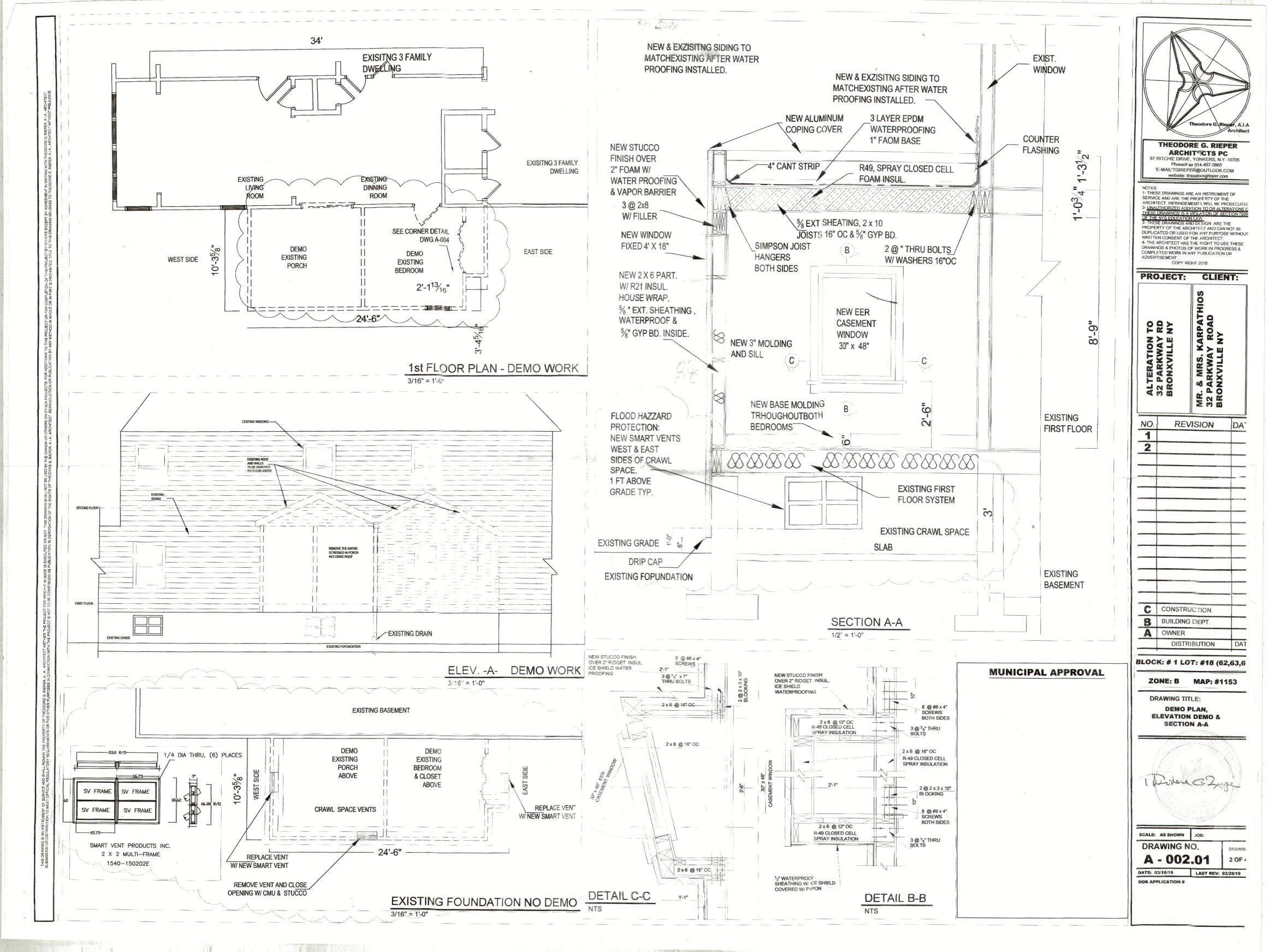
WALL

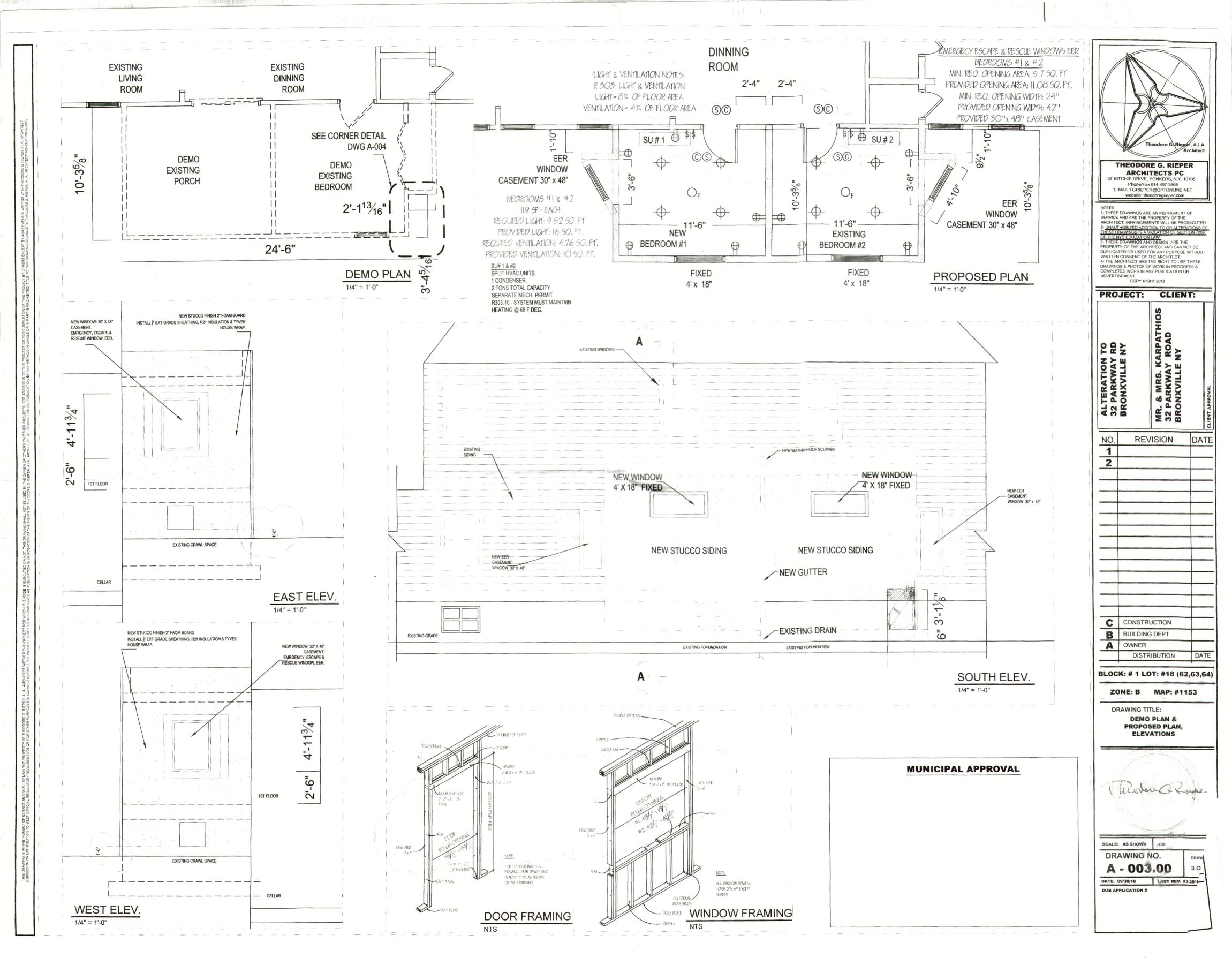
U-.77

R-21

OVER UNHEATED | FRAME

SPACE





### THIS PROJECT IS GOVERENED BY THE STATE OF NEW YORK AND THE VILLAGE OF BRONXVILLE IN WHICH IT IS LOCATED. ALL STATE AND LOCAL BUILDING, FIRE, ENERGY, ZONING AND AGENCY CODES HAVE JURISDCIATION OVER APPROVALS, INSPECTIONS & SIGN OFFS.

### **GENERAL NOTES:**

- 1. All work shall conform to the requirements of the State of New York and the local municiaplity.
- 2. Contractor shall verifyy and be responsible for all dimensions and conditions on the job.
- The Contractor shall Field Verify all Existing **Conditions & Dimensions before commencing** any work.
- Minor details not shown or specified, but necessary for proper construction of any part of the work shall be included as if they were indicated on the drawings.
- Contractor shall be responsible for the Project Layout, location of all components of the work. The Contractor shall coordinate all work with
- all other trades. 7. Construction shall comply with all Federal, State and Local Codes, Ordinances, Rules and
- Regulation pertaining to Labor and Materials. The Contractor shall be responsible for obtaining all inspections required from the local Department
- of Buildings and obtain the necessary sign offs. All Electrical work shall be done by an Electrician licensed to perform work in the local Municpailty
- and shall apply for a permit for that work. 10. All Plumbing work shall be done by a Plumber licensed to perform work in the local Municipality and shall apply for a permit for that work.

**ACOUSTIC CEILING TILE** 

**ABOVE FINISHED FLOOR** 

**CONCRETE MASONRY UNIT** 

ADJACENT

BUILDING

CEILING

COLUMN

DETAIL

**CLEAN OUT** 

CONCRETE

DIAMETER

DIMENSION

**EQUIPMENT** 

**EXPANSION** 

**FLOOR DRAIN** 

**FOUNDATION** 

**FIXTURE** 

**FIREPROOF** 

**FIRE RATING** 

FLOOR

**GAUGE** 

EXTERIOR

**ELEVATION LEVEL** 

FRESH AIR INTAKE

**FIRE EXTINGUISHER** 

FIREPROOF SELF CLOSING

FIREPROOF WIRE GLASS

DRAWING

CONTINUOUS

AT

### **DEMOLITION NOTES:**

- All work shall conform to the requirements of the State of New York and the Loacal Department of **Buildings and the Local Municipal Building Codes.**
- 2. Existing interior walls, including existing stairs to cellar, and bathroom to be removed as shown
- 3. Existing Gypsum board ceiling to remain.

### **MECHANICAL NOTES:**

- 1. Mechanical work shall be performed by only Contractors Licensed to perform this work.
- All work shall conform to the Requirements of the State of New York and the Local Municipality Mechanical Code, the Fire Code & the **Local Department of Buildings.**
- Before commencing work the Mechanical Contractor shall file all required Certificates of **Insurance with the Local City Department** of Buildings, & provide copies to the Architect and
- 4. The Mechanical Contractor shall be responsible for obtaining all inspections required from the Local **Municipal Buidling Department & obtain the** necessary sign offs.
- 5. Mechanical Contractor shall coordinate his work with all other trades.

### **CONSTRUCTION NOTES:**

- 1. All work shall conform to the Requirements of the State of New York Building Codes & the Local Municipal Department of Buildings.
- Before commencing work the Contractor shall file all required Certificates of Insurance with the Lpcal City Department of Buildings, & provide copies to the Architect and Owner.
- New Automatic Sliding Door to be installed per Manufacturers Specifications.
- New aluminum and glass store fronts to be installed as per Manufacturers Specifications. New walls to have all aluminum studs of the
- size and type shown on the drawings. Walls separating new spaces to be two hour rated as shown on the drawings.
- New bathrooms to have gypsum board ceilings at height (8'-0") shown on the drawings.
- New drop ceiling height (9'-0") to be as shown on the drawings.

SMOKE DETECTOR ALDIBLE & VISUAL

HARDWRED W./ BATTERY BACKUP PERR 314

TARDWRED W/BATTERY BACKUP PER 8 31

RECESSED SHOWER LIGHT WATERPROOF

WALL MOUNTED EXTERIOR INCANDESCENT

-WALL MOUNTED INCANDESCENT

DUPLEX OUTLET @ 15" AFF

W/WATERPROOF COVER

WALL SWITCH 48" AFF

OR AT HGT. INDICATED

OR AT HGT. INDICATED

TELEPHONE

HO CABLE/ TV

3 WAY WALL SWITCH 48" AFF

NTERRIPTER

DUPLEX OUTLET DEDICATED CIRCUIT

DUPLEX OUTLET EXTERIOR LOGATION

OR HGT. INDICATED

CARBON MONOXIDE DETECTOR W/EIGITAL READOLT

Existing steel columns to be covered with new 5/8" Type X (Fire Code) gypsum board from existing floor up to existing roof framing as shown on the drawings.

### PLUMBING & GAS PIPING NOTES:

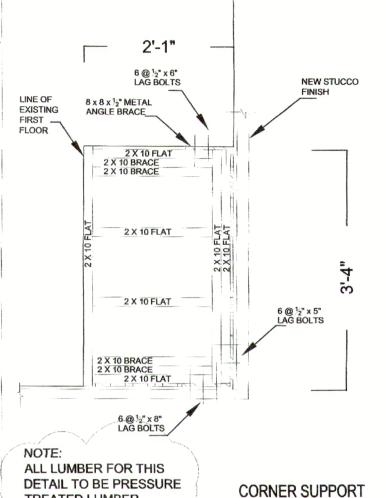
- 1. All Plumbing work shall conform to all Requirements of the State of New York Building Codes, the Local City Plumbing Code, the Local Fuel and Gas Codes, and the Local Department of Buildings, by a licensed contractor.
- All water service & distribution piping shall be copper meeting the Standard of ASTM 42 as required by PC 605.3 and Table 605.3 & 605.4.
- Fixture water supply piping for all fixtures shall be a minimum 1/2" diameter as required by PC-604.5 and Table 604.5.
- 4. As required by Section PC 312 all Test and Inspections shall be the responsibility of the **Licensed Master Plumber.**
- 5. All plumbing piping shall be supported in accordance with Section PC 308.
- 6. All hangers, anchors and supports shall support the piping and the contents of the piping, and hangers and strapping shall be of material that will not promote galvanic action as required by Section PC 308.3.
- Above ground sanitary drainage and vent pipe shall meet the requirements of Section PC 702.1 and Table 702.1.
- 8. As required by Section PC 704.1 and Table 704.1 all horizontal drainage piping shall be installed in uniform alignment at uniform slopes, with the following minimum slopes:  $2\frac{1}{2}$  inch or less -  $\frac{1}{4}$  inch per foot & 3 to 6 inch - ½ inch per foot.
- 9. All Sanitary drainage piping joints shall meet all the requirements of Sections PG 705, 706 and 707.
- 10. All gas piping materials shall meet the all requirements of Section FGC 403.
- 11. Gas piping shall be installed in accordance with all the requirements of Section FGC 404.
- 12. Gas piping shall be inspected and tested in
- accordance with Section FGC 407. 13. As required by Section FGC 406.4.5 witnessing tests of gas piping systems shall be witnessed

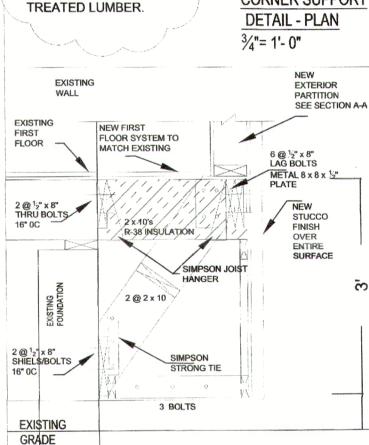
by department plumbing inspectors, or

- approved agencies. 14. As required by Section FGC 406.4.6 the holder of the plumbing permit shall give at least 2 days prior written notice to the commissioner that the plumbing work covered by the permit is ready
- for inspections and test. 15. Gas piping shall be supported in accordance with all requirements of Section FGC 407.
- 16. Gas shutoff valves shall be installed in accordance with all requirements of Section FGC 409.

### **ELECTRICAL NOTES:**

- 1. Electrical work shall be performed by only Contractors Licensed to perform this work.
- 2. All work shall conform to the Requirements of the State of New York Building Code, the Local Electrical Code & the Local Department of Buildings.
- 3. Before commencing work the Electrical Contractor shall file all required Certificates of **Insurance with the Local City Department** of Buildings, & provide copies to the Architect and Owner.
- 4. The Electrical Contractor shall be responsible for obtaining all inspections required from the Local City Builling Department & obtain the necessary
- 5. Electrical Contractor shall coordinate his work with all other trades.
- 6. Electrical panel and conduits and all lights, switches and outlets to be removed.
- 7. New electrical panel to be installed in each of the new spaces. 8. Electrical Contractor to coordinate with Con
- Edison installation of five new meter pans and electrical meters, one for each new space. 9. Electrical Contractor to provide temporary
- work lights. 10. Electrical Contractor to install a necessary outlets required by code.
- 11. Electrical Contractor to install all new light fixtures in new hung ceiling. 12. All new light fixtures to be chosen by owner.
- 13. Electrical Contractor to provide and install all emergency and exit lights as shown on
- the drawings. 14. Electrical Contractor to provide and install smoke detectors as shown on the drawings.

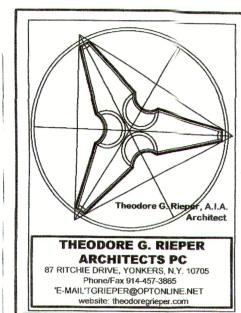




ALL LUMBER FOR THIS DETAIL TO BE PRESSURE TREATED LUMBER.

CORNER SUPPORT **DETAIL - SECTION**  $\frac{3}{4}$ " = 1'-0"

### **MUNICIPAL APPROVAL**



THESE DRAWINGS ARE AN INSTRUMENT OF SERVICE AND ARE THE PROPERTY OF THE ARCHITECT, INFRINGEMENTS WILL BE PROSECUTE WRITTEN CONSENT OF THE ARCHITECT. 4- THE ARCHITECT HAS THE RIGHT TO USE THESE DRAWINGS & PHOTOS OF WORK IN PROGRESS & COMPLETED WORK IN ANY PUBLICATION OR ADVERTISEMENT.

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PROJECT: CLIENT: A A X REVISION NO. 1 2

C | CONSTRUCTION B BUILDING DEPT. △ OWNER DATE DISTRIBUTION

BLOCK: # 1 LOT: #18 (62,63,64) ZONE: B MAP: #1153

DRAWING TITLE: GENERAL OTES. LEGEND. **ABBREVIATIONS** & CORNER DETAIL



DRAWING NO. A - 004.00 DATE: 09/30/18 LAST REV: 03/29/19

4 OF 4

DOB APPLICATION #

GALV. **GALVANIZED** GENERAL GEN. GLASS GL. **GYPSUM WALLBOARD** GWBD. GYP. **GYPSUM** H.C.

**ABBREVIATIONS** 

ACT.

ADJ.

A.F.F

BLDG.

CMU

C.O.

CONC

CONT.

DET.

DIA.

DIM.

DWG.

EL.

EQUIP.

EXP.

EXT.

F.A.I.

F.D. FDN.

F.E.

FIXT.

FL.

F.P.

F.R.

GA.

F.P.S.C.

F.P.W.C.

**HUNG CEILING** H.M. **HOLLOW METAL** HOR. HORIZONTAL H.W. **HOT WATER** 

MAINTENANCE MAXIMUM MECHANICAL MINIMUM

INCLUDED

INTERIOR

INSULATION

INCL.

INSUL.

MAINT.

MAX.

MECH.

MIN.

N.I.C.

N.T.S.

O.C.

O.D.

O.F.

PART.

P.L.

P.T.

R.D.

REC.

RM.

SEP.

S.F.

SIM.

SPR.

STOR.

TEMP.

T.O.C.

T.O.S.

TYP.

W.C.

W.D.

W.GL.

W.H.

W.P.

T.O.

NO. or #

INT.

NOT APPLICABLE **NOT IN CONTRACT** NUMBER NOT TO SCALE

ON CENTER **OUTSIDE DIAMETER** 

**OVERFLOW PARTITION** PROPERTY LINE

PRESSURE TREATED **ROOF DRAIN** RECESSED ROOM

SEPARATE **SQUARE FEET** SIMILAR **SPRINKLER** STORAGE

**TEMPERED** TOP OF **TOP OF CURB TOP OF CONCRETE SLAB** TYPICAL

**WATER CLOSET** WINDOW DIMENSION WIRE GLASS **WEEP HOLE** 

**WATERPROOF** 

EXHAUST FAN - 125 CFM