ZONING BOARD OF APPEALS APPLICATION

Project Name, If Applicable: The O'Hara Residence	
Project Street Address: 15 Dusenberry Rd, Bronxville, NY 10708	
Section: 10 Block: 1 Lot(s): 6	Zone: RES-A
Applicant: John Knox	
Address: 15 Dusenberry Rd	
City: Bronxville State: NY	Zip: 10708
Phone #: (914) 912-6172 Email: jknox16	@me.com
Owner: Kristin O'Hara	
Address: 15 Dusenberry Rd	
City: Bronxville State: NY	Zip: 10708
pplicant; John Knox ddress: 15 Dusenberry Rd ity: Bronxville State: NY Zip: 10708 mone #: (914) 912-6172 Email: jknox16@me.com wher: Kristin O'Hara ddress: 15 Dusenberry Rd ity: Bronxville State: NY Zip: 10708 mone #: (914) 912-6172 Email: jknox16@me.com where: Kristin O'Hara ddress: 15 Dusenberry Rd ity: Bronxville State: NY Zip: 10708 Email: jknox16@me.com pplication is for: An interpretation of the Zoning Law or a determination by the Superintendent of Buildings X Area variance(s) 310-10D(1) List Sections Special Permit Use List Sections escription of the proposed project and nature of the interpretation, variance(s) and/or special permit being might: Front portico addition in required front yard setback requires area variance. Project also includes new kitchen/dining/family room/mudroom addition design at first floor, and master suite/	
An interpretation of the Zoning Law or a determination by the	Superintendent of Buildings
List	Sections
List	Sections
	Sections
sought: Front portico addition in required front yard setback requi	es area variance. Project also
bedroom/bathroom addition design at second floor.	
04.27.21: - UPDATED APPLICATION: BLDG COVERAGE ARI REQUIRED AS PART OF THIS APPLICATION BECAUSE OF YARD PATIO SIZE HAS BEEN REDUCED (NLF)	

When did present owner acquire title?	
Was the title acquired by purchase: (Yes) or No), If so from whom?	
Are you seeking a variance from the provisions of the ordinance? (Y	es)or No)
Was the title acquired by purchase: Yes or No), If so from whom? Are you seeking a variance from the provisions of the ordinance? (Yes) or No) If so, from which ordinance, from which provision thereof and to what extent? Front Yard Setback Variance If you are seeking a variance from the provisions of the ordinance, do you contend that the effect of the ordinan on the property to which this appeal pertains is different from its effect on other properties in the same zoni district? (Yes) or No) If so, in what respect and what is the cause of the difference. The project would be maintaining a similar setback to the existing front yard portico. Does the owner of the premises involved in this application own any contiguous property? (Yes or No) If so, in what respect and what is the cause of the difference?	
Front Yard Setback Variance	
The project would be maintaining a similar setback to the existing	g front yard portico.
Does the owner of the premises involved in this application own any con-	tiguous property? (Yes or (No))
	1
Owners Signature: by Newbords Thospinal Da	de 4/27/21
LOTH KNOX & KRISTIN OHA	20
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Zoning Compliance Analysis

Property Address: 15 Dus	senberry Rd	_
Zoning District: RES-A		
Flood Zone: Yes:	No:_X_	

ZONING STANDARD	REQUIRED	EXISTING	PROPOSED	STATUS
BUILDING USE	R-3 Single-Family Residence	R-3 Single-Family Residence	R-3 Single-Family Residence	
LOT AREA	12,000.0 SF	9,967.8 SF	9,967.8 SF	
LOT WIDTH	80.0 FT	100.0 FT	100.0 FT	
LOT DEPTH	100.0 FT	98.25 FT	98.25 FT	
FRONT YARD	30.0 FT	24.86 FT	19.8 FT	
SIDE YARD #1	15.0 FT	19.92 FT	19.92 FT	
SIDE YARD #2	27.0 FT	32.0 FT	33.0 FT	
REAR YARD	30.0 FT	45.3 FT	38.8 FT	
HEIGHT (Feet & Stories)	30.0 FT/2.5 STY	17.0 FT/2.0 STY	17.0 FT/2.0 STY	
BUILDING COVERAGE	22.5%	16.7%	22.4%	
USABLE OPEN SPACE	55.0%	73.2%	67.2%	
F.A.R.	0.37	0.15	0.25	
PARKING	1.0	3.0	3.0	

All applications for additions to submit complete detailed finished grade and FAR calculations, and completed F.A.R. computation worksheet on reverse, submission to be stamped by the design professional of record.

Form Prepared By:	Signature:
	Name (Print): Nicholas L. Faustini Architect PC
If yes, describe all additio	nal variances:
	d (or were any variances approved by the ZBA) that are not listed on the table No
F.A.R. computation works	sheet on reverse, submission to be stamped by the design professional of record.

Zoning F.A.R. Calculation

	EXISTING	PROPOSED	SUB TOTAL	
BASEMENT(b)	0.0	0.0	0.0	
1 ST FLOOR	866.6	1,386.4	1,386.4	
2 ND FLOOR	627.1	1,092.2	1,092.2	
3 RD FLOOR (d)	N/A	N/A	N/A	
ATTIC (d)	N/A	N/A	N/A	
GARAGE (c)	0.0	0.0	0.0	
ACT	UAL TOTAL BUILD	ING FLOOR AREA =	2,478.6	
	AC	TUAL LOT AREA =	9,967.8	
PERMITTED F.A	.R. (From Table, inter	polate if necessary) =	0.37	
	ERMITTED BUILD	ING FLOOR AREA RMITTED F.A.R). =	3,693.9	

Floor Area Ratio (for a lot whose principal use is a one or two family dwelling): The ratio of the gross floor area of all buildings on a lot to the area of the lot on which the buildings are located. For the purpose of determining the floor area ratio (FAR), all floor areas of each floor of all principal and all accessory structures on the lot shall be included. Any interior space with a floor-to-ceiling height in excess of 14 feet shall be counted twice. Notwithstanding the preceding the following shall be excluded from the calculation of floor area:

- a) The aggregate area of all unroofed structures such as decks and patios and all spaces in unenclosed porches and porticos, except that existing unenclosed porches may be enclosed and the enclosed area excluded from the FAR calculation provided that the exterior walls of the unenclosed porch and the walls of the dwelling to which the porch is attached are not relocated closer to the lot lines of the subject property than the existing unenclosed porch.
- b) The aggregate area of any cellar regardless of its use or of any basement unless it is defined as a story. See Basement definition.
- c) The aggregate area of grade level garage parking (whether attached or detached) or basement level parking, in either case, up to a maximum of 400 square feet. In those instances where an additional story is provided above a garage (whether attached or detached) such floor area shall be subject to the attic and sloping roof limitations in (d) below.
- d) The aggregate area of all unfinished or finished space in an attic or under a sloping roof provided that the total exterior width of all dormers does not exceed 30% of the exterior linear width of the portion of the roof upon which they are situated. The exterior linear width of the roof shall be measured from end to end at the widest point of the roof. Where the linear width of the dormers exceeds the limitation above, the total area in the attic or under the sloping roof shall be included in the calculation of FAR, except where floor area between the top of the floor beams and the structural ceiling level is five (5) feet or less.

Calculations Prepared By:	Name (Print): Nicholas L. Faustini/Architect PC
	Signature:

ALL WORK PERFORMED SHALL COMPLY WITH THE REQUIREMENTS OF THE VILLAGE OF BRONXVILLE, NY BUILDING CODE AND ZONING ORDINANCES, THE 2020 RESIDENTIAL CODE OF NEW YORK STATE, AS WELL AS ENGINEERING & FIRE DEPT REGULATIONS AND ALL APPLICABLE LAWS, UTILITY COMPANY REQMNTS, \$ THE BEST TRADE PRACTICES.

2. PRIOR TO COMMENCEMENT OF WORK, THE CONTRACTOR OR ANY SUBCONTRACTOR(S) DOING ANY WORK UNDER THIS CONTRACT SHALL FILE ALL REQUIRED CERTIFICATES OF INSURANCE WITH BUILDING DEPARTMENT. AND SHALL BE ENTIRELY RESPONSIBLE FOR OBTAINING ALL REQUIRED PERMITS FROM ALL AUTHORITIES HAVING JURISDICTION ON THIS MATTER, INCLUDING BUT NOT LIMITED TO, ENVIRONMENTAL & ASBESTOS REMOVAL PERMITS, IF SO REQUIRED BY OWNER. THE OWNER SHALL BE RESPONSIBLE FOR PAYING PERMIT FEES REQUIRED BY THE LOCAL BUILDING DEPARTMENT AND FEES REQUIRED BY ALL OTHER GOVERNMENTAL AGENCIES HAVING JURISDICTION THEREOF,

3. THE CONTRACTOR SHALL CHECK ALL DIMENSIONS ON PLANS AGAINST FIELD CONDITIONS PRIOR TO CONSTRUCTION AND SHALL IMMEDIATELY REPORT ANY DISCREPANCIES TO THE ARCHITECT. ALL WRITTEN MEASUREMENTS SHALL TAKE PRECEDENCE OVER SCALED DIMENSIONS.

4. CONTRACTOR SHALL BE RESPONSIBLE FOR INSPECTIONS BY ALL AUTHORITIES AND/OR GOVERNMENTAL

AGENCIES HAVING JURISDICTION ON THIS MATTER, AS MAY BE NECESSARY. 5. MINOR DETAILS NOT USUALLY SHOWN OR SPECIFIED BUT NECESSARY FOR PROPER CONSTRUCTION OF ANY PART OF THE WORK SHALL BE INCLUDED AS IF THEY WERE INDICATED IN THE DRAWINGS, AND THE ARCHITECT SHALL BE NOTIFIED IN WRITING PRIOR TO COMMENCEMENT OF WORK.

6. THE CONTRACTOR SHALL COMPLY WITH AND KEEP HIMSELF INFORMED OF ALL FEDERAL, STATE, MUNICIPAL AND DEPARTMENTAL LAWS, ORDINANCES, RULES AND REGULATIONS, NOTICES, ORDERS AND REQUIREMENTS. 7. THE ARCHITECTURAL FIRM HAS NOT BEEN RETAINED FOR CONSTRUCTION INSPECTION SERVICES OR SUPERVISION. ARCHITECT'S RESPONSIBILITY IS STRICTLY LIMITED TO THE CONTENTS OF WORKING DRAWINGS AND THEIR RELATED SPECIFICATIONS ONLY. ARCHITECT IS NOT RESPONSIBLE FOR ANY CHANGES TO PLANS & SPECIFICATIONS UNLESS SPECIFICALLY AUTHORIZED BY HIM IN WRITING. ARCHITECT HAS NOT BEEN RETAINED FOR ASBESTOS INVESTIGATION. ARCHITECT IS NOT RESPONSIBLE FOR ANY KIND OF DESIGN & SPECIFICATIONS RELATED TO ASBESTOS PRESENCE.

8. DAMAGED WORK: EACH CONTRACTOR SHALL BE HELD RESPONSIBLE FOR ALL DAMAGE CAUSED TO ANY WORK ON THIS PROJECT BY HIS OWN FORCES OR THOSE OF HIS SUB-CONTRACTORS, OR BY OTHERS CONNECTED WITH HIS OPERATION ON THIS PROJECT IN ANY WAY AND SHALL MAKE ALL NECESSARY REPAIRS AND REPLACEMENT OF SUCH DAMAGED WORK AT HIS EXPENSE, TO THE REASONABLE SATISFACTION OF THE OWNER 9. SAFETY REQUIREMENTS: THE CONTRACTOR SHALL PROVIDE NECESSARY BRACING AND BARRICADES INCLUDING TEMPORARY WALKS, FENCES AND OTHER PROTECTIVE STRUCTURES TO SAFEGUARD CONSTRUCTION AND PUBLIC SAFETY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL CONDITIONS AND MATERIALS WITHIN THE PROPOSED CONSTRUCTION AREA. THE CONTRACTOR SHALL DESIGN AND INSTALL ADEQUATE SHORING AND BRACING FOR ALL STRUCTURAL OR REMOVAL TASKS. THE CONTRACTOR SHALL HAVE SOLE RESPONSIBILITY FOR ANY DAMAGE OR INJURIES CAUSED BY OR DURING THE EXECUTION OF THE WORK. 10. THE CONTRACTOR SHALL LAY OUT HIS OWN WORK, AND SHALL PROVIDE ALL DIMENSIONS REQUIRED FOR OTHER TRADES: ELECTRICAL, PLUMBING, ETC. THE CONTRACTOR SHALL DO ALL CUTTING, PATCHING, REPAIRING AS REQUIRED TO PERFORM ALL OF THE WORK INDICATED ON THE DRAWINGS, AND ALL OTHER WORK THAT MAY BE REQUIRED TO COMPLETE THE JOB. PLUMBING AND ELECTRICAL WORK SHALL BE PERFORMED BY PERSONS LICENSED IN THEIR TRADES, WHO SHALL ARRANGE FOR & OBTAIN INSPECTIONS AND REQ'D SIGN-OFFS. I. ALL PIPING AND WIRING SHALL BE REMOVED TO A POINT OF CONCEALMENT AND SHALL BE PROPERLY

CAPPED OR PLUGGED. 12. JOB MAINTENANCE: THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE SITE IN A CLEAN AND ORDERLY CONDITION AT ALL TIMES. CONTRACTORS WORKING UNDER SEPARATE CONTRACTS WILL COOPERATE IN THIS REQUIREMENT, BUT THE GENERAL CONTRACTOR WILL BE RESPONSIBLE

FOR THE REQUIRED CLEANING AND MAINTAINING OF THE SITE. A. MASTE MATERIALS, RUBBISH, DEBRIS, BROKEN CONCRETE, PACKING CASES, ETC., SHALL BE REMOVED. B. PRIOR TO TURNING BUILDING OVER TO OWNER, REMAINING RUBBISH SHALL BE REMOVED, THE GROUND AREAS RAKED CLEAN AND THE ENTIRE BUILDING CLEANED AS SPECIFIED UNDER "CLEANING". IS. CLEANING: IMMEDIATELY BEFORE TURNING THE PROJECT OR PARTS OF SAME OVER TO THE OWNER, THE GENERAL CONTRACTOR SHALL WASH AND CLEAN THE FOLLOWING

A. REMOVE TEMPORARY PROTECTION. B. REMOVE MARKS, STAINS AND OTHER DIRT FROM PAINTED DECORATED AND FINISHED WOODWORK. C. REMOVE SPOTS, MORTAR, PLASTER, SOIL AND PAINT FROM CERAMIC TILES AND OTHER FINISH MATERIALS

D. CLEAN FIXTURES, CABINET WORK AND EQUIPMENT AND LEAVE IN UNDAMAGED NEW APPEARING CONDITION. E. CLEAN ALUMINUM AND OTHER FINISH METALS IN ACCORDANCE WITH MFG. RECOMMENDATIONS. F. CLEAN RESILIENT FLOORS THOROUGHLY TO REMOVE ANY SURFACE DIRT AND POLISH TO UNIFORM SHEEN.

G. CLEAN BOTH SIDES OF GLASS

GENERAL SPECIFICATIONS

SITE WORK

THE WORK UNDER THIS SECTION SHALL INCLUDE FURNISHING ALL LABOR, MATERIALS, TOOLS, APPLIANCES AND EQUIPMENT AND PERFORMING ALL OPERATIONS NECESSARY FOR COMPLETE EXECUTION OF CLEARING, EXCAVATING, BACKFILLING AND GRADING AS INDICATED HERE AND IN WORKING DRAWINGS. A. REMOVE ALL BRUSH WITHIN CONTRACT AREA.

B. REMOVE UNNECESSARY WALLS, FOUNDATIONS, CURBS, AS INDICATED ON PLANS. C. EXCAVATION OF EARTH, ROCK, AND OBSTRUCTIONS BELOW PRESENT GRADES AS NECESSARY FOR NEW FOUNDATIONS, UTILITY TRENCHES AND SITE GRADING

D. MIN. 6" POROUS FILL UNDER INTERIOR CONCRETE GROUND SLAB. E. FURNISHING AND PLACING SHORING AND BEARING REQUIRED AND REMOVAL OF SAME FROM SITE. F. BACKFILLING AGAINST FOUNDATION WALLS, PIERS AND FOOTINGS AND UTILITY TRENCHES WHERE INDICATED. UNDER NO CIRCUMSTANCES SHALL EXCAVATION CONTRACTOR BACKFILL AGAINST FOUNDATION WALLS. DIAGONAL SHORING AT INSIDE OF FOUNDATION WALLS SHALL BE PROVIDED @ 8'-O" O.C. PRIOR TO BACKFILLING.

G. SITE DRAINAGE SHALL BE EXECUTED ACCORDING TO A SEPARATE DRAINAGE PLAN PREPARED BY A CERTIFIED ENGINEER.

2. EXCAVATING: EXCAVATING SHALL INCLUDE REMOVAL OF ALL MATERIALS TO PERMIT PROPER WORKING CLEARANCE AND INSTALLATION OF CONCRETE FOOTINGS WALLS PIERS AREAWAYS SLABS POROUS FILL UNDER SLAB AND ANY BRACING UNDERPINNING AND WATERPROOFING. ALL ROCK REMOVED SHALL BE DONE BY MEANS OF MECHANICAL HAMMER OR HYDRAULIC SPLITTER. ARCHITECT'S COST ESTIMATE FOR REMOVAL OF UNDERGROUND ROCK FORMATIONS & ROCK BED FOR COMPLETION OF PROJECT SHALL BE FINAL & BINDING. UNDER NO CIRCUMSTANCES SHALL ROCK-BLASTING BE PERMITTED ON THIS JOB SITE.

3. BACKFILLING & GRADING: CONTRACTOR SHALL BACKFILL AS PROMPTLY AS THE WORK SITE PERMITS, COMPLYING WITH GRADES AND ELEVATIONS INDICATED ON WORKING DRAWINGS. A. EARTH FOR BACKFILL SHALL CONSIST OF CLEAN, EASILY COMPACTED BACKFILL, FREE FROM EXCESS CLAY, DEBRIS OR ORGANIC MATTER.

B. BACKFILL SHALL BE PLACED IN UNIFORM HORIZONTAL LAYERS OF NOT MORE THAN 12" DEPTH, PUDDLED AND TAMPED OR ROLLED, SO AS TO PREVENT FUTURE SETTLEMENT C. ENTIRE AREAS UNDER INTERIOR CONCRETE SLAB SHALL BE BACKFILLED WITH 4" TO 6" DURABLE CLEAN

BRUSHED TRAP ROCK COMPACTED AND LEVELED TO A REASONABLY EVEN SURFACE OR AS PER SITE PLAN. 4. UTILITY TRENCHES: ALL UTILITY TRENCHES SHALL BE EXCAVATED TO ALLOW UTILITY LINES TO BE PLACED BELOW THE FROST LINE, MIN. 3' - 6".

5. SEEDING: LANDSCAPING IS NOT THE RESPONSIBILITY OF THE GENERAL CONTRACTOR UNLESS OTHERWISE NOTED. OWNER SHALL PROVIDE A SEPARATE LANDSCAPING CONTRACTOR AT HIS OWN EXPENSES. COST OF ANY DAMAGES TO BUILT STRUCTURES OR SITE STRUCTURES DUE TO LANDSCAPING CONTRACTOR'S NEGLIGENCE ARE SOLELY THE RESPONSIBILITY OF THE LANDSCAPING CONTRACTOR.

CONCRETE & MASONRY

CONTRACTOR SHALL PROVIDE ALL MATERIALS, LABOR EQUIPMENT AND APPLIANCES REQUIRED FOR THE COMPLETION EXECUTION OF ALL CONCRETE FOUNDATION WORK, CONCRETE SLABS AND PLATFORMS, CONCRETE FOOTINGS AND MASONRY WALLS AS INDICATED IN WORKING DRAWINGS.

2. ALL CONCRETE SHALL HAVE MIN. COMPRESSIVE STRENGTH OF 4000 PSI AFTER 28 DAYS, INCLUDING FOOTINGS, PIERS, SLABS AND PLATFORMS. ALL CONCRETE EXPOSED TO MEATHER MUST BE AIR ENTRAINED. 3. CONCRETE SLAB, PIER AND FOOTINGS SHALL BE OF THE SIZE AND THICKNESS INDICATED ON PLANS. INTERIOR CONCRETE SLAB SHALL BE PROVIDED WITH COMBINATION EXPANSION JOINTS WATER STOP WHERE INDICATED ON PLANS. PERIMETER OF SLAB ADJOINING WALLS SHALL HAVE 1/2" EXPANSION JOINT WITH BITUMINOUS FILLER. 4. CONCRETE SLAB SHALL BE PROVIDED WITH 6X6/IOXIO WELDED WIRE MESH REINFORCING THROUGHOUT. PERIMETER OF SLAB AREA ON BACKFILL SHALL RECEIVE #4 RE-BARS 24"O.C. TIED INTO FOUNDATION WALL OR

AS INDICATED ON PLANS. 5. VAPOR BARRIER UNDER INTERIOR SLAB SHALL BE (2) & MILS. THICK, UNLESS OTHERWISE INDICATED ON

6. TOP OF CONCRETE SLAB TO RECEIVE CERAMIC TILE OR CARPETING AND SHALL BE SCREENED TO AN EVEN, TRUE LEVEL PLANE, FLOATED AND TROMELED TO A HARD SMOOTH AND EVEN FINISH. 7. ALL MASONRY UNITS SHALL BE OF THE SIZE INDICATED ON THE PLANS. NON-CORROSIVE DURO-WALL TIES TO BE PROVIDED EVERY OTHER COURSE BETWEEN MASONRY JOINTS \$ #4 VERTICAL REBARS @ 32" O.C OR AS INDICATED ON PLANS. SEE SPECIFICATIONS ON DRAWINGS FOR POURED CONCRETE WALLS REINFORCING.

8. CEMENT FOR MASONRY SHALL BE PORTLAND CEMENT CONFORMING TO ASTM DESIGNATION C144 PASSING NO. 8 SIEVE, HYDRATED LIME SHALL CONFORM TO ASTM

DESIGNATION C-6 9. MORTAR FOR THE ENTIRE WORK EXCEPT OTHERWISE SPECIFIED SHALL BE PROPORTIONED BY VOLUME, I PART PORTLAND CEMENT, 1/4 PART HYDRATE LIME, AND 3 PARTS SAND. WATER / CEMENT RATIO SHALL BE 0.35 - 0.40 MAXIMUM.

. STRUCTURAL STEEL - ALL STRUCTURAL STEEL SHALL CONFORM TO REQUIREMENTS OF ASTM - A - 36 LATEST EDITION. SIZE AND LOCATION OF ALL STRUCTURAL STEEL IS INDICATED ON WORKING DRAWINGS. THIS INCLUDES STEEL BEAMS, STEEL PIPE COLUMNS, STEEL ANGLES, AND STEEL BEAMS USED AS HEADERS OVER DOORS AND WINDOWS.

MOOD & PLASTICS

, ALL FRAMING LUMBER SHALL BE DOUGLAS FIR NO. I AND 2 COMMON HAVING A MIN. allowable bending stress of 900PSI.

2. LUMBER SIZE AND SPACING AS INDICATED ON WORKING DRAWINGS, 3. ALL PLYWOOD SHALL BE MIN. 1/2" "CDX" EXTERIOR GRADE FOR SIDING AND MIN. 5/8" "CDX" FOR ROOF DECKING, OR AS INDICATED ON PLANS.

4. ALL FRAMING LUMBER SHALL BE KILN DRIED. 5. ROOF TRUSSES WIDER THAN 24" O.C. SHALL HAVE 2" X 4" WOOD BLOCKING UNDER ALL

PLYWOOD JOINTS (IF APPLICABLE). 6. PROVIDE DOUBLE JOISTS UNDER ALL PARTITIONS RUNNING PARALLEL WITH FLOOR SPANS AND AROUND ALL FLOOR OPENINGS. DOUBLE RAFTERS & CEILING JOISTS AROUND

THERMAL & MOISTURE PROTECTION

ALL SKYLIGHT OPENINGS (IF APPLICABLE)

INSULATION - ALL EXTERIOR WALLS, CEILING, AND ROOFS, AS INDICATED ON WORKING DRAWINGS AND PER NY STATE ENERGY & BUIDING CODE - LATEST EDITION. 2. EXTERIOR DOOR FRAMES, SADDLES AND WINDOW FRAMES AND WINDOW WALLS SHALL BE CAULKED WITH NON- BITUMINOUS, NON-STAINING "MONO" MANUFACTURED BY TREMCO OR EQUAL AND PACKED WITH INSULATION AT EDGES TO PREVENT DIRECT AIR INFILTRATION.

DOORS & MINDOWS

. ALL DOORS AND WINDOWS SHALL BE SIZE, TYPE AND FIRE RATING INDICATED ON PLANS AND SCHEDULES. ALL GLAZING SHALL BE REGULAR DOUBLE PANE INSULATED GLASS BY ANDERSEN WINDOWS & DOORS MFG. OR APPROVED EQUIVALENT. SEE PLANS FOR ADDL INFO 2. EXTERIOR DOORS SHALL HAVE INSULATING CORES WITH AN ALUMINUM SADDLE OR EQUIVALENT INDICATED ON PLANS. ALL DOORS TO GARAGES AND MECHANICAL ROOMS SHALL BE EQUIPPED WITH SELF-CLOSING HINGES. ALL DOOR FIRE RATING SHALL BE AS INDICATED ON PLANS.

I. CONCRETE SLAB - CONCRETE FLOOR SLABS SHALL BE CLEANED AND TREATED WITH SEALER TO HELP SLAB RESIST ABRASION, WEAR, IMPACT AND CRACKING AND CONCRETE DUST. SEALER TO PREVENT PENETRATION OF WATER, OILS, GREASES AND SOLVENTS.

2. MASONRY WALLS - SPLIT-RIB BLOCK TO BE TREATED WITH WATERPROOFING AGENT UPON COMPLETION. 3. FRAME WALLS - FRAME WALLS SHALL RECEIVE GYPSUM BOARD PANELS (THICKNESS - INDICATED ON PLANS) WHICH SHALL RECEIVE 2 COATS OF PAINT PROVIDING A MASHABLE FINISHED SURFACE. BATHROOMS SHALL RECEIVE STANDARD GRADE CRYSTALLINE CERAMIC TILE, OR PER OWNER'S INSTRUCTIONS OVER CEMENT BOARD AS REQUIRED. ALL BATH GYPSUM BOARD SHALL BE MOISTURE RESISTANT TYPE.

I. ALL ELECTRICAL WORK SHALL SHALL BE PERFORMED BY A NY STATE WESTCHESTER COUNTY LICENSED ELECTRICAL CONTRACTOR AND SHALL CONFORM WITH ALL PROVISIONS OF THE NYS BUILDING CODE, NATIONAL ELECTRIC CODE AND ALL APPLICABLE LOCAL CODES

I. ALL PLUMBING WORK SHALL BE APPROVED BY THE LOCAL BOARD OF HEALTH OR BLDG. DEPARTMENT, AND SHALL BE PERFORMED BY A NY STATE WESTCHESTER COUNTY LICENSED PLUMBING CONTRACTOR. 2. HOUSE DRAIN AND SEMER LINE WILL BE CAST IRON PIPE OR AS REQUIRED BY LOCAL PLUMBING CODES. ALL BELOW GRADE WASTE PIPING TO BE EXTRA HEAVY CAST IRON WITH LEAD AND OAKUM JOINTS. 3. ALL HOT AND COLD WATER LINES TO BE TYPE L COPPER, W/95/5 SOLDERED JOINTS, COPPER FITTINGS AND BRASS VALVES AND OF PROPER SIZE. PROVIDE (I) 3/4" HOSE BIB AS INDICATED ON PLANS. PROVIDE CHROME PLATED SHUT-OFF VALVES UNDER ALL FIXTURES. HOSE CONNECTIONS TO BE ANTI-FREEZE. 4. PROVIDE HOT AND COLD WATER LINES TO DISHWASHER, CLOTHES WASHER AND TO ALL OTHER FIXTURES. ALL PLUMBING FIXTURES ARE TO BE MFG. BY AMERICAN STANDARD, KOHLER OR EQUIVALENT, MODEL # TO BE SELECTED BY OWNER.

I. HEATING CONTRACTOR SHALL GUARANTEE THAT THE HEATING SYSTEM SHALL BE PROPERLY DESIGNED, INSTALLED AND ADJUSTED TO MAINTAIN A CONSTANT 70° F INDOOR TEMPERATURE WHEN OUTDOOR TEMPERATURE IS O° F WITH A IS MPH WIND.

2. HEATING SYSTEM SHALL BE GAS FIRED (OIL IF GAS NOT AVAILABLE). HEATING SYSTEM SHALL HAVE A MIN. COMBUSTION EFFICIENCY OF 75% AT MAX, RATED OUTPUT. ALL HOT WATER PIPING SHALL RECEIVE MIN. I" OF PIPE INSULATION WHEN IN UNHEATED SPACES, IN ADDITION TO REGULAR BUILDING INSULATION. 3. EXTERIOR JOINTS AROUND WINDOWS AND DOOR FRAMES, UTILITY SERVICES AND OTHER SUCH OPENINGS IN BLDG. ENVELOPE SHALL BE CAULKED, GASKETED, WEATHER STRIPPED OR OTHERWISE SEALED. 4. HVAC CONTRACTOR SHALL SIZE SYSTEMS, DETERMINE MAKE & MODEL #'S OF HEATING AND COOLING SYSTEMS, AND SHALL PROVIDE THIS INFORMATION TO LOCAL BUILDING DEPARTMENT IN CONFORMANCE WITH THE

STEEL & CONCRETE DESIGN DATA

STEEL DESIGN DATA

STRUCTURAL STEEL

W SHAPES TUBE COLUMNS HIGH STRENGTH BOLTS: SHAPES & PLATES

ASTM - A500, GRADE B ASTM - A325 ASTM - A36

ASTM A992 GR 50

F1554 (FY=36KSI)

WELDING ELECTRODES - SERIES: ANCHOR BOLTS:

CONCRETE DESIGN DATA

ALL CONCRETE WORK (BOTH MATERIALS AND CONSTRUCTION PROCEDURES) SHALL BE IN ACCORDANCE WITH ACISIS-2005.

EI0

2. CONCRETE SHALL BE CAPABLE OF DEVELOPING A MINIMUM COMPRESSIVE STRENGTH OF 4,000 PSI AT 28 DAYS.

REINFORCING BARS SHALL BE DEFORMED BILLET STEEL BARS IN ACCORDANCE W/ ASTM A615, GRADE 60, ALL DETAILING OF REINFORCING SHALL BE IN ACCORDANCE WITH ACI STANDARD 315.

4 CALCIUM CHLORIDE OR SOLUTIONS CONTAINING CHLORIDE WILL NOT BE PERMITTED AS ADMIXTURES IN ANY CONCRETE.

. CONCRETE PROTECTION FOR REINFORCING STEEL SHALL BE AS FOLLOMS: BEAMS AND COLUMN TIES: 1 1/2" FOR #5 OR SMALLER, 2" FOR #6 OR LARGER SLABS: 3/4". FOOTINGS AND PADS POURED ON GROUND: 3"

6. DETAILING AND FABRICATION OF REINFORCING UNLESS OTHERWISE NOTED, SHALL BE IN ACCORDANCE WITH ACI 315, LATEST EDITION.

. PLACING AND SUPPORTS OF REINFORCING BARS SHALL BE IN ACCORDANCE WITH CRSI. "RECOMMENDED PRACTICE FOR PLACING REINFORCING BARS $\,\,\,$ AND ACI-3I3

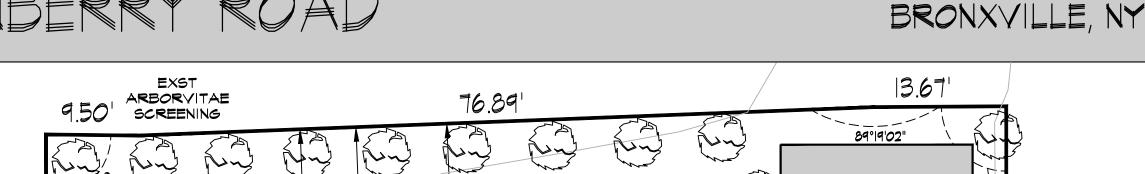
IMPERVIOUS SURFACE TABULATION

EXIST IMPERVIOUS	EXST ASPHALT DRIVEWAY:	852 SF
SURFACES	EXST DETACHED GARAGE	400 SF
	EXST REAR WALK & PATIO TO BE REMOVED:	157 SF
	EXST FRONT WALK TO BE REMOVED:	88 SF
	EXST PATIO TO BE REMOVED:	306 SF
	EXST PRINCIPAL BUILDING FOOTPRINT:	867 SF
	TOTAL EXISTING IMPERVIOUS SURFACES:	2,670 SF
PROPOSED IMPERVIOUS	EXST ASPHALT DRIVEWAY:	852 SF
SURFACES	EXST DETACHED GARAGE	400 SF
	NEW FRONT WALK & STOOP:	129 SF
	NEW PATIO:	420 SF
	NEW REAR WALK:	81 SF
	PROPOSED PRINCIPAL BUILDING FOOTPRINT:	1,386 SF
	TOTAL PROPOSED IMPERVIOUS SURFACES:	3,268 SF
<u>CHANGE</u>	NET CHANGE IN TOTAL IMPERVIOUS SURFACES:	598 SF

BUILDING COVERAGE TABULATION

EXIST BUILDING	EXST DETACHED GARAGE	400 SF	
COVERAGE	EXST REAR PATIO TO BE REMOVED:	87 SF	
001210102	EXST FRONT PATIO TO BE REMOVED:	306 SF	
	EXST PRINCIPAL BUILDING FOOTPRINT:	867 SF	
	TOTAL EXISTING BUILDING COVERAGE:	1,660 SF	
PROPOSED BUILDING	EXST DETACHED GARAGE	400 SF	
COVERAGE	NEW FRONT STOOP:	3is f	
	NEW PATIO:	420 SF	
	PROPOSED PRINCIPAL BUILDING FOOTPRINT:	1,386 S F	
	TOTAL PROPOSED BUILDING COVERAGE:	2,237 SF	
	NET CHANGE IN TOTAL BUILDING COVERAGE:	577 SF	
<u>CHANGE</u>			
·			

15 DUSENBERRY ROAD



-89°41'03' V EX GARAGE 400 SF SURVEY NOTE: SURVEY INFORMATION TAKEN FROM シュ SURVEY DATED OCTOBER 20, 2981 BY ARISTOTLE BOURNAZOS OF ARISTOTLE EX ASPHAL BOURNAZOS, P.C., LAND シー DRIVEWAY SURVEYORS, MOUNT 852 SF VERNON, NY. ARCHITECT EX REAR MALK (NOT RESPONSIBLE FOR PATIO TO BE-SIDE YD EX I-STY SURVEY INFO. AND REMOVED ADDITION TO 177 DIMENSIONS. 157 SF BE REMOVED 51 SF REAR WALK-SIDE YOU ~~~ PROP <u>//</u>\$/// KADITION NEW PATIO 420 SF ~ クタ・クタ クラゼウ /2/5// ADDITION ARBORVITAE EX 2 STORY 465/57/74 SCREENING FRM DWELL'G I-STY EXST 33.0 ARBORVITAE SCREENING EX PERGOLA-TO BE REMOVED EXST ADJACENT V DRIVEWAY -NEW | STY PORTICO ADDITION 23 SF EX PATIO TO BE -NEW FRONT REMOVED WALK & STOOF 306 SF 129 SF → EX FRONT

DUSENBERRY ROAD

100.00

EXST TREES

PROPOSED PLOT PLAN

ZONING INFORMATION SCHEDULE

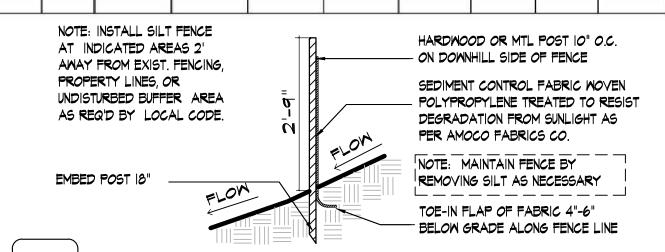
GENERAL CODE: VILLAGE OF BRONXVILLE EX ZONE: RESIDENCE A DISTRICT									
ITEM	REQ/ALLOW	EXISTING	PROPOSED						
LOT AREA (SQUARE FT)	12,000.0	9,967.8 (1)	NO CHANGE						
LOT WIDTH (FT)	80.0	100.0	NO CHANGE						
LOT DEPTH (FT)	100.0	98.25 (I)	NO CHANGE						
FRONT SETBACK (FT)	<i>30.0</i>	24.86 (1)	19.8 (2)						
FIRST SIDE YARD SETBACK (FT)	15. <i>0</i>	19.92	NO CHANGE						
SECOND SIDE YARD SETBACK (FT)	27.0	32 <i>.0</i>	33. <i>0</i>						
REAR SETBACK (FT)	3 <i>0.0</i>	45.3	38.8						
MAX. BUILDING HEIGHT (FT/STY)	30.0/2.5	17.0/2.0	16.8/2.0						
MAX. BUILDING COVERAGE (%)	22.5	16.7	22.4						
MIN. OPEN SPACE REQUIREMENT (%)	55. <i>0</i>	73.2	67.2						
FLOOR AREA RATIO	0.37	0.15	0.25 (3)						
PARKING	1.0	3.0	NO CHANGE						

(I) DENOTES EXISTING NON-CONFORMING CONDITION

(2) DENOTES ZONING AREA VARIANCE REQUIRED (3) DENOTES SITE PLAN APPROVAL REQUIRED

	77 177 0171 7 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 277 17 27	
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CLIMA IIC A	ND GEOGRAPHIC DESIGN CRI	IEKIA
	0110 1507 TO 0 1344 05 50 044	

GROUND SNOW LOAD	WIND DESIGN			SEISMIC	SUBJECT TO DAMAGE FROM		WINTER	ICE	FLOOD	AIR	MEAN		
		Speed ^d (mph)	Topographic effects ^k	Special wind region	Wind-borne debris zone ⁿ	DESIGN CATEGORY	Weathering*	Frost line depth ^b	Termite ^c	DESIGN TEMP°	BARRIER UNDERLAY- MENT	HAZARDS"	FREEZ ING INDEX
30 PSF	115	No	No	No	С	Severe	42"	Mod To Heavy	15 DEG	Yes	a) 3/11/96 b) 9/28/07 Flood Insurance Study c) Panel Numbers & Dates of current FIRMS & FBFM's, Amendments 36119C0337F - 9/28/07	618	52.2



SEDIMENT CONTROL/SILT FENCE DETAIL

F.A.R. CALCULATIONS

	EXISTING	PROPOSED	SUB-TOTAL
EXISTING BASEMENT EXISTING FIRST FLOOR EXISTING SECOND FLOOR EXISTING DETACHED GARAGE	0.0	0.0	0.0 (I)
	866.6 (3)	1,386.4	1,386.4
	627.1	1,092.2	1,092.2
	0.0	0.0	0.0 (2)

PROPOSED TOTAL BUILDING FLOOR AREA 2,478.6 ACTUAL LOT AREA 9,967.8 PERMITTED F.A.R. 0.37 MAX. PERMITTED BUILDING FLOOR AREA 3,693.9

(I) BASEMENT AREA NOT COUNTED TOWARDS F.A.R. IF NOT CONSIDERED A STORY (2) UP TO 400 SF OF GRADE LEVEL PARKING EXEMPT FROM F.A.R. CALCULATIONS (3) UNENCLOSED PORCHES AND PORTICOS EXEMPT FROM F.A.R. CALCULATIONS

NYS ENERGY CODE COMPLIANCE STATEMENT

WALK TO BE

REMOVED

88 SF

THIS IS TO CERTIFY THAT TO THE BEST OF MY KNOWLEDGE THE PROPOSED WORK WHICH IS SHOWN IN THE PLANS OR SPECIFICATIONS IS IN COMPLIANCE WITH THE 2020 ENERGY CONSERVATION CONSTRUCTION CODE OF NEW YORK STATE

LIVE LOAD SNOW

LIVE LOAD (>4.5' HEADRM) 30PSF

20PSF

10 PSF

40PSF

10 PSF

LIVE LOAD (<4.5' HEADRM)

DEAD LOAD

DEAD LOAD

LIVE LOAD

2ND FLR DEAD LOAD

ADDITION DESIGN LOADS FLOOR ADDITION DESIGN FOR: 15 DUSENBERRY RD, BRONXVILLE, NY 10708 10 PSF

NO. DATE

JBK RESIDENTIAL

BRONXVILLE, NY 10708

CLIENT

JOHN KNOX

PROJECT

Nicholas L. Faustini Architect PC

Faustini Architect P.C. is prohibited.

Nicholas L. Faustini Architect P.C.

AREA OF WORK

TAX MAP |D#: |0.-|-6

A-2 PROPOSED FLOOR PLANS

A-3 PROPOSED FLOOR PLANS

|" = |0'-0"

6 Burns Street, Hartsdale, NY 10530

77 Remsen Road, Yonkers, NY 10710

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LIST OF DRAWINGS

EXISTING FLOOR PLANS & EXTERIOR ELEVATIONS

02 04.12.21 UPDATED PER PB COMMENTS

-- 03.15.21 ISSUED FOR DOB PERMIT

03.22.21 ISSUED PER DOB COMMENTS

03.08.21 ISSUED FOR CLIENT REVIEW

03.05.21 ISSUED FOR CLIENT REVIEW

02.18.21 ISSUED FOR CLIENT REVIEW

-- 02.05.21 PRELIMINARY ZONING ANALYSI

PROPOSED FRONT FOYER/PORTICO ADDITION DESIGN

KITCHEN/DINING ROOM/FAMILY ROOM ADDITION

DESIGN AND MASTER SUITE ADDITION & SECOND

-- 03.03.21 ISSUED FOR CLIENT REVIEW

ISSUE/REV.

PLOT PLAN & ZONING INFO SCHEDULE

GRADE PLANE CALCULATIONS

A-4 PROPOSED EXTERIOR ELEVATIONS

ZONE: RES-A

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General Notes

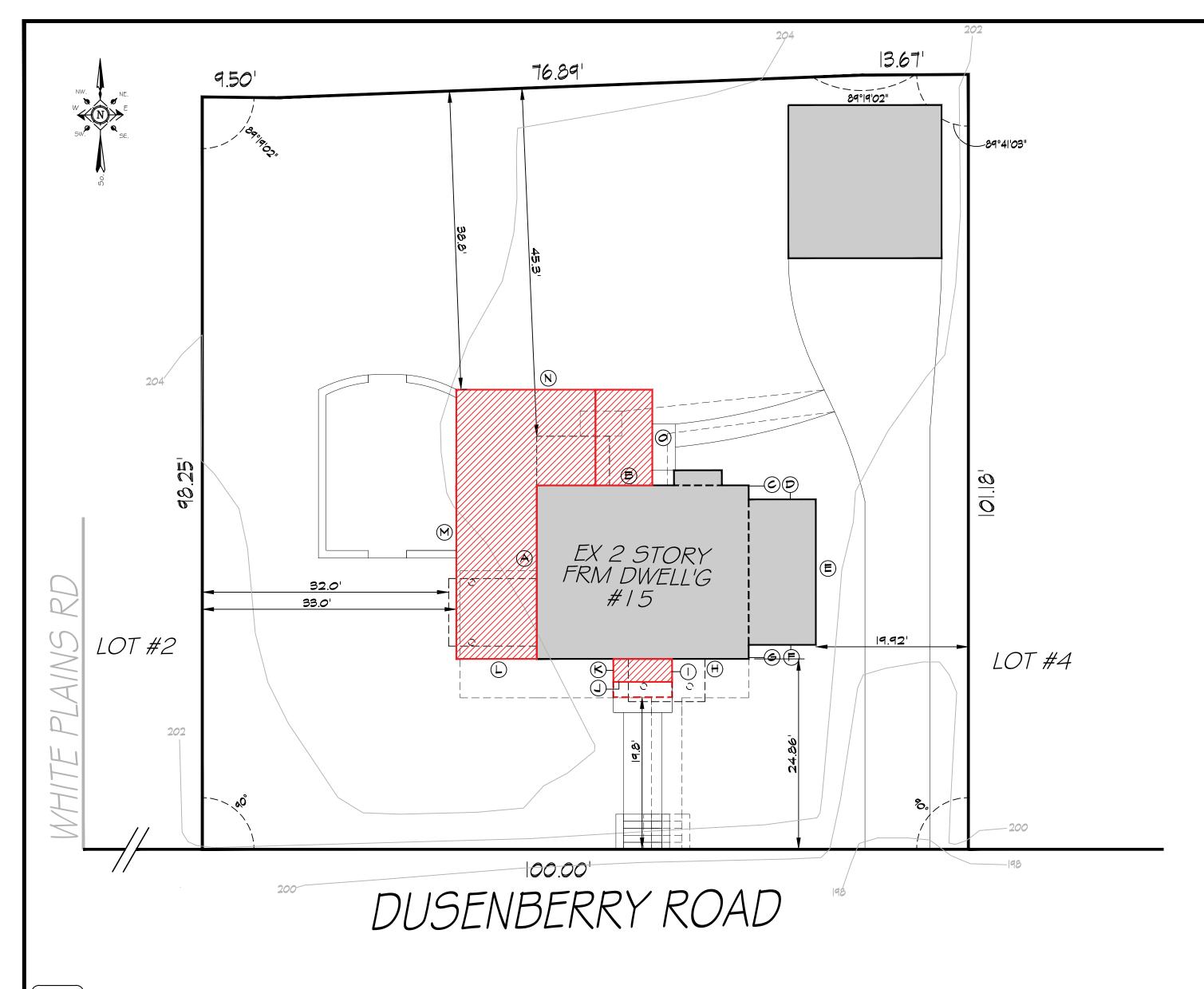
LOCATION MAP

DRAWINGS TITLE PLOT PLAN & ZONING INFO SCHEDULE

DRAWN BY CHECKED BY PROJECT NO. 18.0212 DATE

*0*4.|2.2|

DRAWING NO.



Wall Desig.	Lowest Elev 1	Lowest Elev 2	Average Elevation		Wall Length	Weighted Perimeter
А	204	203.5	203.8	Х	22.7	4625.1
В	203.5	202.5	203.0		27.7	5623.1
С	202.5	202.5	202.5		1.8	364.5
D	202.5	202.25	202.4		8.8	1780.9
Е	202.25	202.15	202.2		19.3	3902.5
F	202.15	202.5	202.3		8.8	1780.5
G	202.5	202.66	202.6		1.8	364.6
Н	202.66	204	203.3		27.7	5632.2
TOTAL 118.60					24073.4	
	GRADE		N = TOTAL WEIGHTED PE			
		24073.4	divided by	118.60	equals	202.98

BUILDING PERIMTER - EXISTING CONDITIONS							
Wall Desig.	Wall Length	1st Flr < 6ft Above Fin.	Grade	1st Flr > 6ft Above	Fin. Grade		
Α	22.7	22.7		0.0			
В	27.7	27.7		0			
С	1.8	1.8		0			
D	8.8	8.8		0			
Е	19.3	19.3		0			
F	8.8	8.8		0			
G	1.8	1.8		0			
Н	27.7	27.7		0			
TOTAL	118.60	118.6	100.0%	0.0	0.0%		

GRADE PLANE WORKSHEET - PROPOSED CONDITION						
Wall Desig.	Lowest Elev 1	Lowest Elev 2	Average Elevation		Wall Length	Weighted Perimeter
В	203	202.5	202.8		12.6	2554.7
С	202.5	202.5	202.5		1.8	364.5
D	202.5	202.25	202.4		8.8	1780.9
E	202.25	202.15	202.2		19.3	3902.5
F	202.15	202.5	202.3		8.8	1780.5
G	202.5	202.66	202.6		1.8	364.6
Н	202.66	203.2	202.9		10.0	2029.3
I	203.2	203.2	203.2		3.0	609.6
J	203.2	203.5	203.4		7.7	1565.8
K	203.5	203.5	203.5		3.0	610.5
L	203.5	204	203.8		20.5	4176.9
М	204	204	204.0		35.2	7180.8
N	204	202.9	203.5		25.6	5208.3
0	202.9	203	203.0		12.5	2536.9
				TOTAL	170.60	34665.7
	GRADE		N = TOTAL WEIGHTED PE			
		34665.7	divided by	170.60	equals	203.20

BUILDING PERIMETER - PROPOSED CONDITION							
Wall Desig.	Wall Length	1st Flr < 6ft Above F	in. Grade	1st Flr > 6ft Above Fir	ı. Grade		
В	12.6	12.6		0.0			
С	1.8	1.8		0.0			
D	8.8	8.8		0.0			
Е	19.3	19.3		0.0			
F	8.8	8.8		0.0			
G	1.8	1.8		0.0			
Н	10.0	10.0		0.0			
I	3.0	3.0		0.0			
J	7.7	7.7		0.0			
K	3.0	3		0.0			
L	20.5	20.5		0.0			
М	35.2	35.2		0.0			
N	25.6	25.6		0.0			
0	12.5	12.5		0.0			
TOTAL	170.60	170.6	100.0%	0.0	0.0%		

|/4" = |'-0"

PROPOSED GRADE ANALYSIS PLAN



LEFT SIDE YARD EXTERIOR ELEVATION WITH GRADE ANALYSIS OVERLAY

|" = |0'-0"

Nicholas L. Faustini Architect PC

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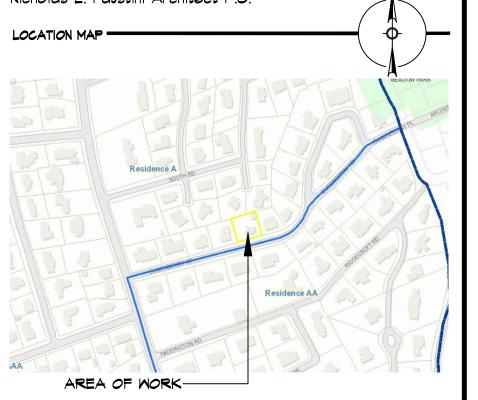


Greenburgh: 6 Burns Street, Hartsdale, NY 10530 Yonkers: 77 Remsen Road, Yonkers, NY 10710

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ZONE: RES-A TAX MAP ID#: 10.-1-6

LIST OF DRAWINGS

- T-I PLOT PLAN & ZONING INFO SCHEDULE C-I GRADE PLANE CALCULATIONS
- A-I EXISTING FLOOR PLANS & EXTERIOR ELEVATIONS A-2 PROPOSED FLOOR PLANS
- A-3 PROPOSED FLOOR PLANS A-4 PROPOSED EXTERIOR ELEVATIONS
- 02 04.12.21 UPDATED PER PB COMMENTS OI 03.22.21 ISSUED PER DOB COMMENTS -- 03.15.21 ISSUED FOR DOB PERMIT -- 03.08.21 ISSUED FOR CLIENT REVIEW -- 03.05.21 ISSUED FOR CLIENT REVIEW -- 03.03.21 ISSUED FOR CLIENT REVIEW -- 02.18.21 ISSUED FOR CLIENT REVIEW

-- 02.05.21 PRELIMINARY ZONING ANALYSIS

NO. DATE ISSUE/REV.

CLIENT

JOHN KNOX JBK RESIDENTIAL BRONXVILLE, NY 10708

PROJECT

PROPOSED FRONT FOYER/PORTICO ADDITION DESIGN KITCHEN/DINING ROOM/FAMILY ROOM ADDITION DESIGN AND MASTER SUITE ADDITION & SECOND FLOOR ADDITION DESIGN FOR:

15 DUSENBERRY RD, BRONXVILLE, NY 10708

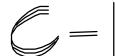
DRAWINGS TITLE GRADE PLANE CALCULATIONS

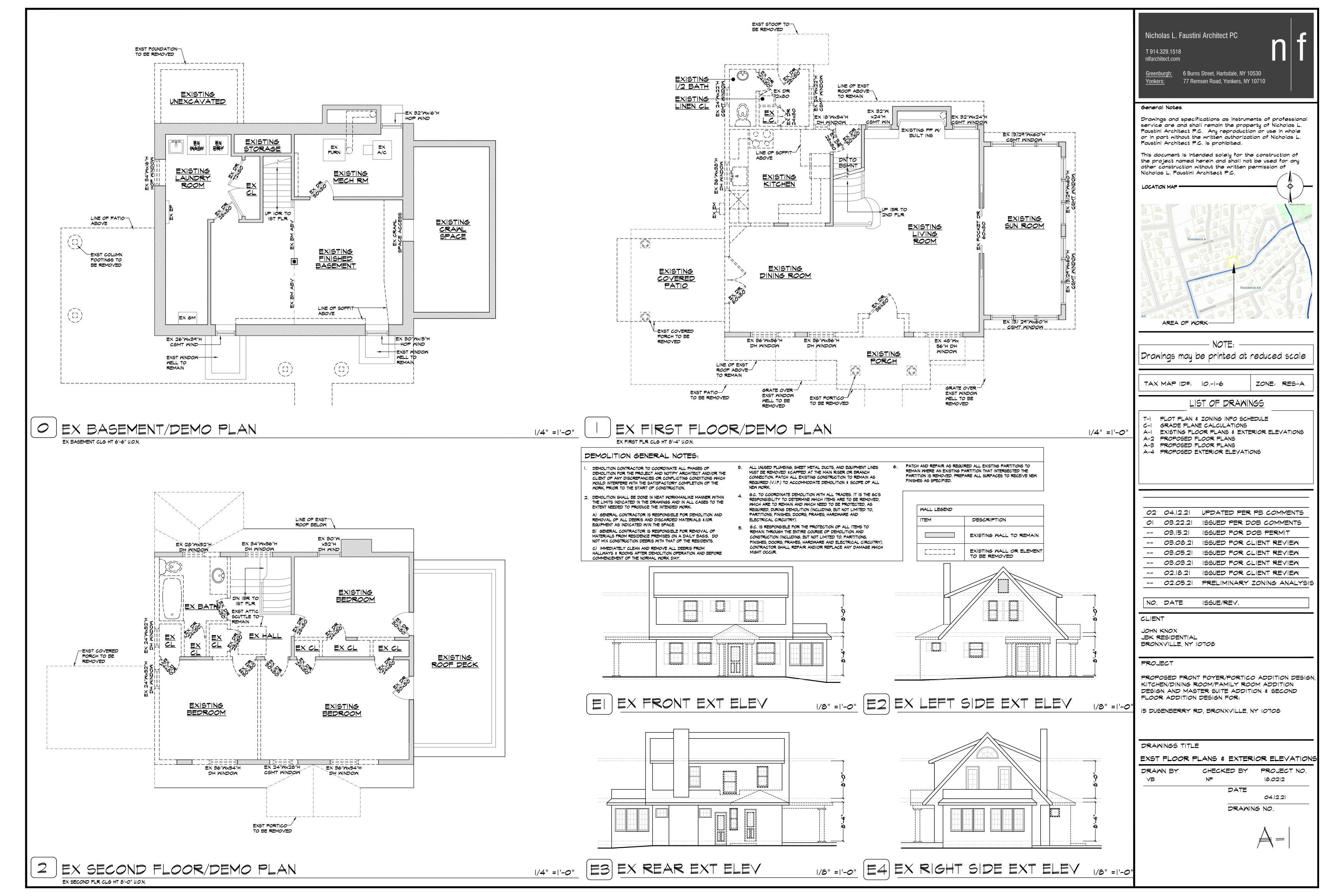
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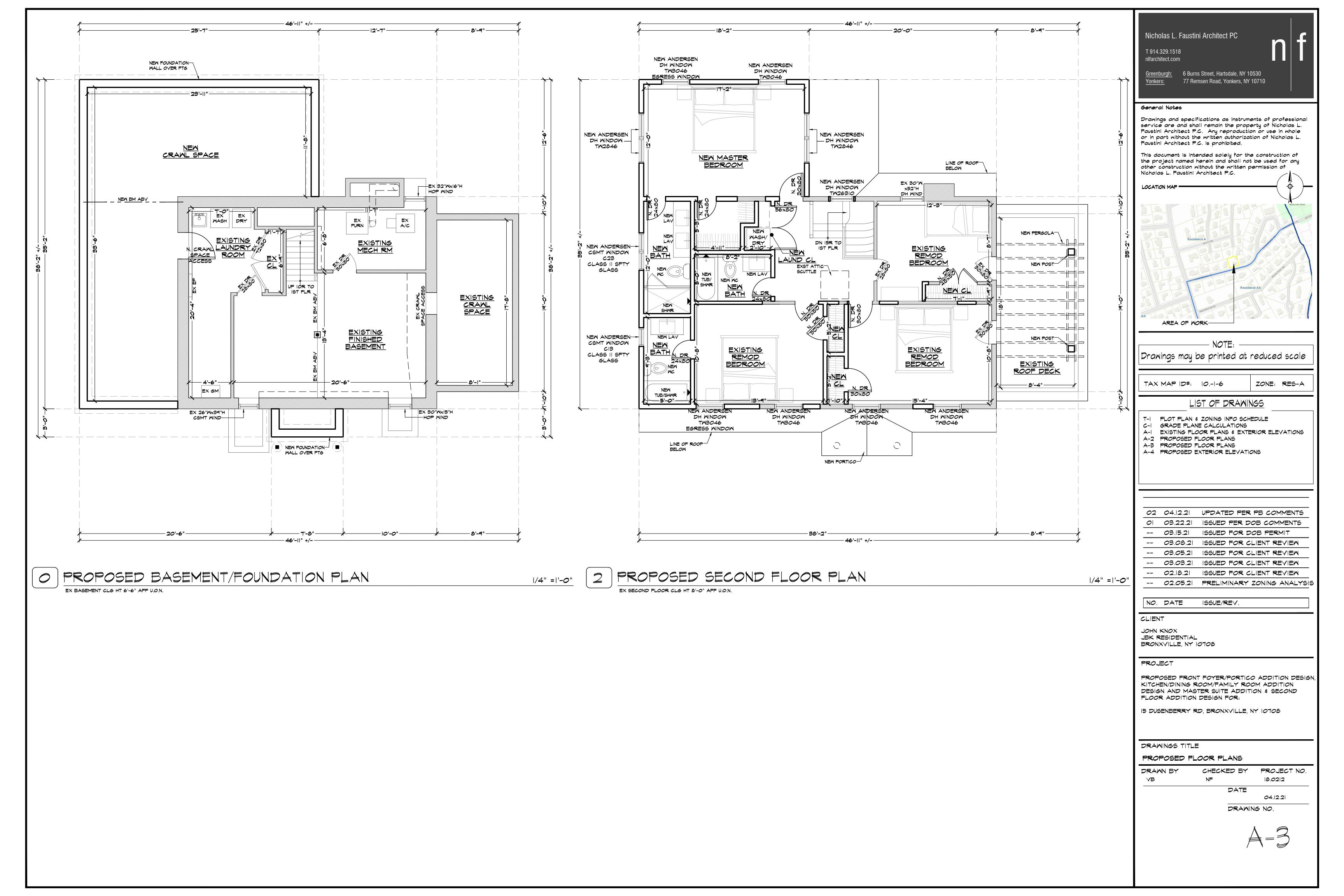
DATE

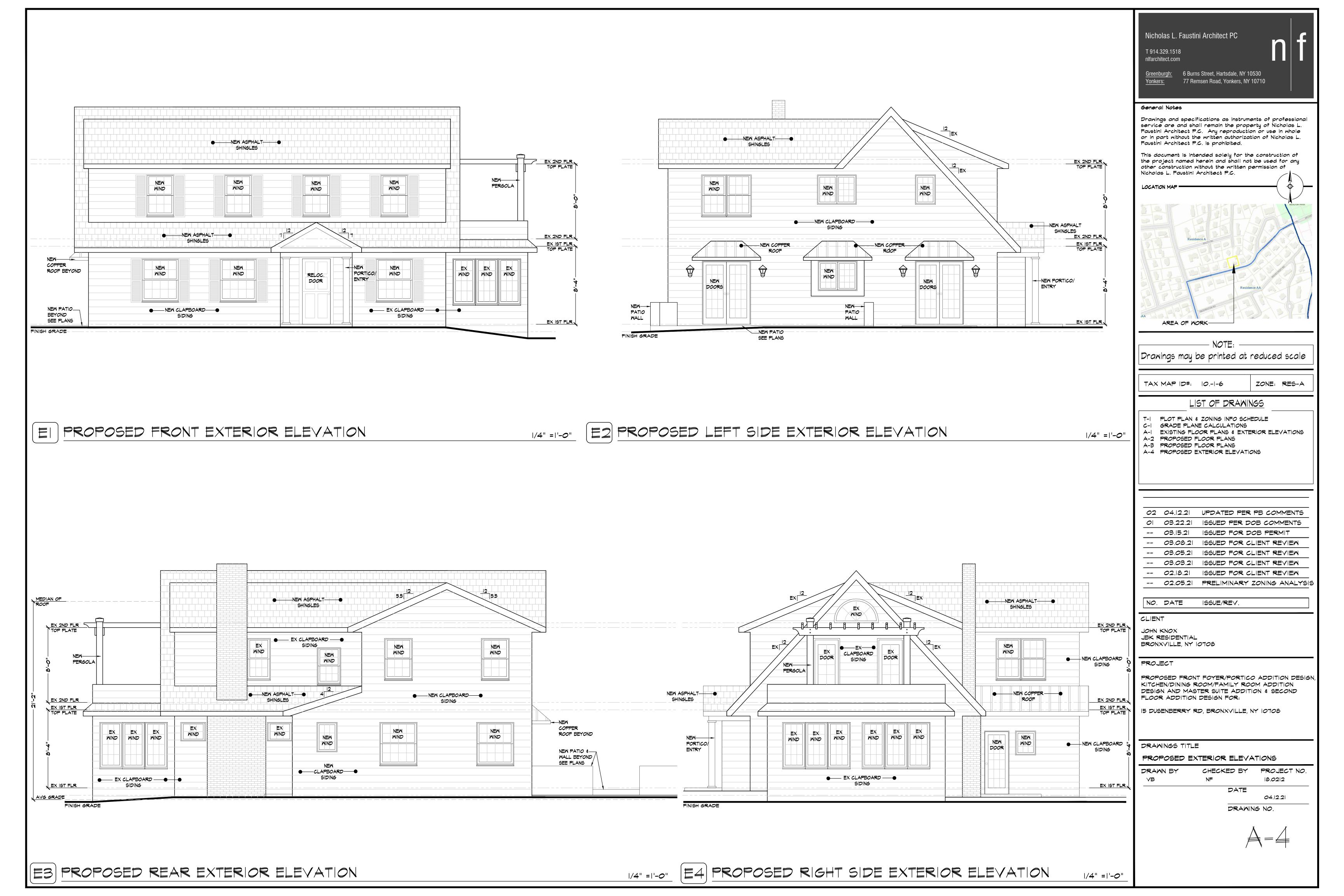
04.12.21

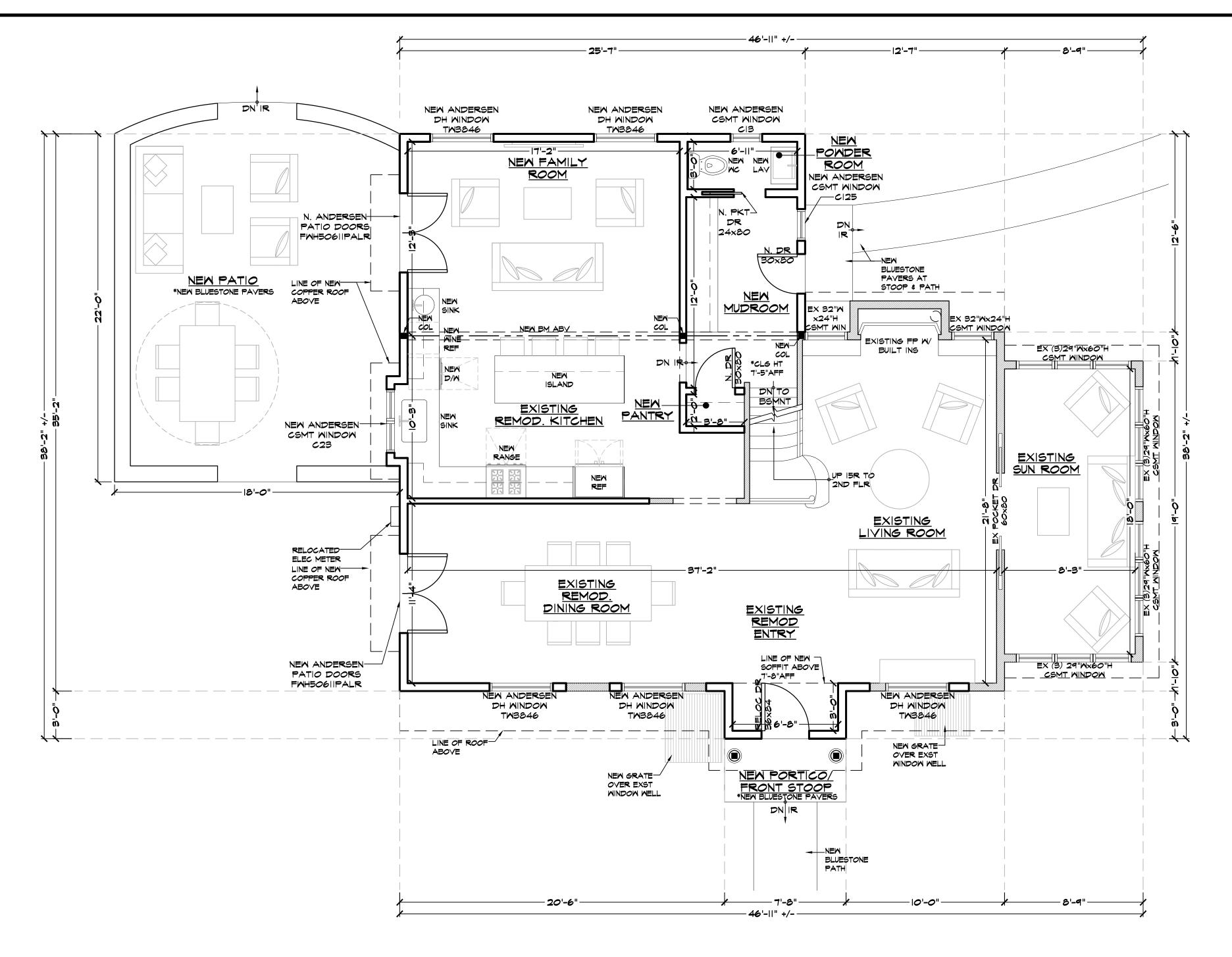
DRAWING NO.











PROPOSED FIRST FLOOR PLAN

EX FIRST FLR CLG HT 8'-4" AFF U.O.N.

|/4" =|'-0"

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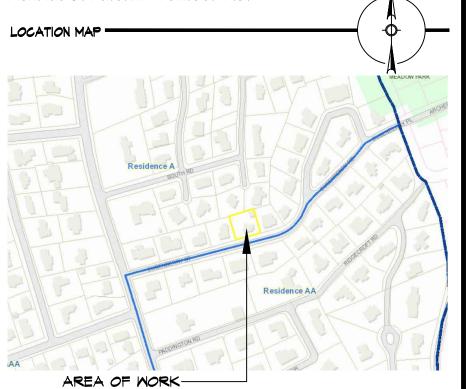
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TAX MAP ID#: IO.-I-6 ZONE: RES-A

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-- O3.05.21 ISSUED FOR CLIENT REVIEW
-- O3.03.21 ISSUED FOR CLIENT REVIEW

-- 02.18.21 ISSUED FOR CLIENT REVIEW

-- 02.05.21 PRELIMINARY ZONING ANALYSIS

ISSUE/REV.

CLIENT

JOHN KNOX JBK RESIDENTIAL BRONXVILLE, NY 10708

NO. DATE

PROJECT

PROPOSED FRONT FOYER/PORTICO ADDITION DESIGN, KITCHEN/DINING ROOM/FAMILY ROOM ADDITION DESIGN AND MASTER SUITE ADDITION & SECOND FLOOR ADDITION DESIGN FOR:

15 DUSENBERRY RD, BRONXVILLE, NY 10708

DRAWINGS TITLE

PROPOSED FLOOR PLANS

DRAWN BY CHECKED BY PROJECT NO.

VB NF 18.0212

DATE

04.12.21

DRAWING NO.

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