SPECIFICATIONS

GENERAL CONDITIONS

1. Proposals accompanied by one set of the drawings from which bids were given, shall be submitted to the Owner on a date specified by the Owner. Drawings shall be signed by Contractor and the Owner and dated with date that contract is signed.

2. The Owner has the right to reject any and all bids.

3. The Contractor shall carefully examine the premises before submitting his bid. No allowances will be made for the lack of full knowledge of all conditions, except underground conditions, hidden utility lines within existing structure(s) if any, or other structural conditions, as are indeterminable before commencement of work.

4. The Contractor for each trade must state in his proposal to the general Contractor, the number of working days, from the signing of the contract, in which he will guarantee to complete his work. The Contractor will then provide the Owner with a proposed completion date.

5. It is understood that the Owner shall have the right during the progress of construction to make any alterations, additions or omissions that he may desire to work herein specified or on the drawings. If changes are made, the value of same must be agreed in writing by the owner, Architect and Contractor prior to the commencement of the extra work, or the deletion of work or change of material.

6. The Contractors shall furnish the Owner releases of lien before final payment is made.

7. The Contractor must bear full responsibility for loss or damage occasioned by neglect or accident, and shall provide to the Owner, written evidence that adequate insurance coverage is in effect for this project. Workman's Compensation Insurance certificates shall be provided by each Contractor prior to starting any work.

8. Figures on the drawings govern scale measurements, and larger scale governs smaller.

9. All questions or disagreements between the Owner and the Contractors relating to the interpretation of the drawings and specifications, or the kind or quality of the work and material, shall be referred to the Architect. His decision shall be final, conclusive and without appeal.

SITEWORK

1. All areas disturbed by the construction of this project indicated on the drawings shall be raked clean of all stones, organic material and construction debris, and shall be seeded with "Sun and Shade' seed, after being treated with slow release fertilizer. Seeded areas shall be protected with salt-hay after seeding. Other landscaping shall be installed per landscape drawings.

2. Any existing stone walks, or other built landscaping shall be protected from damage. Any damage shall be repaired at the Contractor's expense.

3. Fill material shall be placed in lifts not to exceed 8" and compacted to 98% standard proctor (ASTM D 698, Latest Edition) at optimum moisture content with in a distance of 10'-0" beyond all footing edges. At least one field density test shall be performed for each 2500 square feet of area. Density tests are to be made 12" below the compacted surface.

******

CARPENTRY

1. Wood construction shall be in accordance with National Design Specifications for Stress Grade Lumber & its Fastenings by the NFPA. Use construction details and minimum nailing specifications as required by the State Building Code.

2. All structural lumber for the project shall be Douglas Fir, with minimum FB of 875 PSI.

3. All lumber shall be stamped.

4. All sills shall be pressure treated wood placed on compressible sill sealer. Holes for sill bolts of other purposes to be sealed with coal-tar or other approved material.

5. Sills and girders supported on top of foundation walls or piers are to be leveled and grouted with portland cement grout.

6. All plywood for floor and roof sheathing shall be installed in accordance with APA specifications. Glue and nail sheathing to floor joists and roof trusses.

7. Double floor joists under bathtubs, washer and dryers, and under refrigerators.

8. Siding shall be as indicated on drawings, and shall match existing in size and quality, as well as method of installation. Fastenings shall be as indicated on the drawings.

9. All exterior sheathing shall be 1/2" CDX Plywood for both the roof and the walls, or compatible with the existing construction. Horizontal joints in exterior plywood sheathing to be supported on the blocking between studs. Vapor permeable water resistant building paper such as Tyvek is to be applied to all exterior wall sheathing.

10. Sub-flooring shall be 3/4" CDX Plywood screwed and glued (PL-200) to floor joists. Floor levels shall match existing or as indicated on the drawings.

11. All trim shall be clear pine in the sizes indicated on the drawings, and shall be shapes and sizes to match existing or as indicated on the drawings.

12. In bearing walls or partitions, no stud is to be cut more than 1/3 its depth to receive piping, duct or electrical work.

13. All stud framing having an unsupported height of more than 10' is to have stud bridging or otherwise be braced in an approved manner at intervals not to exceed 8'.

14. All headers shall be 2 - 2"10" unless specified otherwise. In bearing walls, headers shall rest on double studs.

15. Wood framing shall be at least 8" above adjacent grade.

16. Provide double beams under partitions parallel to beams.

17. All multiple structural members (LVLs) must be bolted together with 1/2" lag bolts @16" O.C., staggered, minimum 2 inches from the edge.

THERMAL AND MOISTURE PROTECTION

1. Wall insulation shall be Fiberglass Batt insulation, with foil back (toward warm side) thickness and "R" value as indicated on drawings. Roof insulation shall be Fiberglass Batt insulation Batt, Kraft backing R-38. Maintain 1 1/2 inch air space above roof insulation. Floors over unheated spaces shall have R-38 insulation.

2. All walls to have R-21 fiberglass batt insulation with foil backing.

3. All hot and cold water piping shall have insulation wrapped at all locations including walls and ceiling spaces.

4. Use waterproof membrane flashing over all outside doors and windows.

6. All windows and doors at the exterior shall be sealed with silicone sealant, per manufacturers' recommendations.

7. Flashing to be provided at all roof penetrations, pipe vents, skylights, chimneys and roof ventilators. Flashing to be provided at hips, ridges, valleys, changes in roof slope, gable ends and top of foundation walls.

8. Shingles shall be Fiberglass tupe A 240 lb. nailed to sheathing.

WINDOW AND DOOR

1. All dimensions are for Marvin windows. If another manufacturer is selected, all openings for doors and windows shall be coordinated with the Architect prior to their being ordered. All windows and exterior doors are to be shop primed. It is the Contractor's responsibility to coordinate with the Owner and Architect as to what windows will be provided, and what corresponding rough openings will be prior to erection. Any of the following window manufacturers may be used:

Anderson
Marvin
Pella
Weathershield

2. All windows shall include insulated glass and all operable windows and doors shall be provided with screens.

3. All interior doors shall be prehung wood doors and shall be provided with 1 1/2 pair butts per door. Hardware other than hinges, shall be as specified.

4. Glass in exterior doors, shower doors and enclosures and bathtub doors and enclosures shall be tempered, and shall meet all applicable codes.

CONCRETE

1. Concrete shall have the following minimum ultimate compressive strengths at the end of 28 days (minimum air dry weight to be 112 lbs per cubic foot):

Slabs on grade	**3,500 psi**	**3 1/2" Slump**
Footings	**3,000 psi**	**5" slump**
Foundation walls	**3,000 psi**	**4" slump**
Lightweight concrete	**3,000 psi**	**85 pcf**
Masonry mortar	**3,000 psi**	**Type M**

2. No water shall be added to concrete mix at the job site without the approval of the engineer. A water-reducing agent,subject to the engineer's approval, may be used to improve the workability and reduce shrinkage.

3. Calcium chloride admixtures or chloride salt shall NOT be used.

4. Minimum aggregate size shall be 3/4". All aggregates shall conform to ASTM C-33. All concrete shall be consolidated through use of mechanical vibrators.

5. Adequate vertical and horizontal shoring shall be provided to safely support all construction loads. All structural concrete is to be cured in accordance with ACI 318-83 Sec. 5.5. Slab shall be cast on 6 mil vapor barrier.

6. All concrete work and details shall conform to the latest edition of the "Building Code" requirements for reinforced concrete of the ACI (ACI 318-2016). Test cylinders shall be furnished at a rate of four (4) for each fifty (50) CY of concrete. All foundation walls and floors in contact with ground to be furnished with an anti-hydro admixture per manufacturer's specifications.

7. All footings shall bear on compact, undisturbed unfrozen soil having a minimum safe bearing capacity of 1.5 tons per SF, or on compacted fill at least 95% by Proctor Test.

8. Ambient air temperature of contact soil and air must be minimum 40 degrees F. There may be NO freezing temperature within the first 24 hours, and all forms must be left in place for minimum 72 hours. Air entrained concrete must be used conforming to ASTM C-94.

9. Backfilling may be completed when foundation walls have been completed and the first floor construction is in place, but no sooner than seven days after completion of foundation walls.

10. All slabs on grade to be done in panels limited to 1,800 SF in Area. Coordinate layout and elevations of all underground utilities prior to placing of footings or foundations.

11. Columns, beams wall or any other structural member penetrating slabs shall be isolated by remolded joint fillers (1/2" thick) complying with ASTM D 1752 tupe I.

12. Minimum concrete protection of reinforcing shall be 3/4": on slabs, 1 1/2" on walls, 3" infootings, and 2" for concrete exposed to earth or weather.

13. Concrete for sidewalks, exterior pads, stairs, etc., shall be 3,500 psi stone concrete 4% air entrained minimum. Concrete walls and columns shall be temporarily braced against earth pressure, wind, and other forces until slabs, beams or columns designed to brace the finished structure are in place.

SPECIALTIES AND EQUIPMENT

1. All Bathroom countertops shall be as indicated on the drawings, with cut-outs for sinks as indicated in the Plumbing Fixture Schedule.

2. All Kitchen countertops shall be plastic laminate with beveled edges, as indicated on the drawings, with cut-outs for sink and drop in cook-top, and other equipment as required.

3. Kitchen cabinets shall be constructed with all solid wood cabinets with solid wood doors and drawers. Cabinets shall be as manufactured by Plato Woodwork, Inc., Plato, Mn., or approved equal. Fronts shall be selected by Owner. All cabinet shelving shall be solid wood, 5/8" thick minimum.

4. Kitchen equipment shall be provided as indicated on the drawings.

5. Chimney outlets shall not be lower than the top of any window within 15' or less than 2' above any combustible part of the roof within 10'.

ELECTRICAL

1. All electrical work shall comply with all local, State and National codes.

2. All switches, outlets, cover plates, etc. shall match.

3. All light fixtures shall be manufactured by Progress or as approved by the Architect.

4. All wire shall be copper of proper wire gauge.

ROOF TRUSS NOTES:

1. Open web trusses shall be pre-engineered and prefabricated trusses of the depth shown. Trusses shall be bottom chord bearing unless otherwise indicated on the drawings. For top chord bearing, layout of web members shall be arranged to meet all strength requirements, and all requirements for penetrations as called for on the drawings.

2. All pre-engineered members shall be designed and certified for performance by licensed engineer. All design computations and criteria and shop drawings shall be forwarded to the Architect (signed and sealed) for review and approval. Computations and design drawings shall be with authorities having jurisdiction. Design shall be based on minimum loading and combined loads as indicated on drawings. Allowances shall be made for drifting snow loads. Allowable lumber stresses and stress increases for short term loading shall be according to NFPA. Connectors for all prefabricated trusses shall be of approved tupe designed for a minimum safety factor of that of the lumber used.

3. All bridging and lateral bracing required in the finished structure as well as during all stages of construction shall be designed and indicated on the shop drawings.

4. Shop drawings shall be provided for all pre-engineered members for approval prior to fabrication. Shop drawings shall indicate truss locations, end bearing details, spacing, sizes, bracing lengths, fastenings, bridges, fabrication details, connections and individual truss tupes shall be identified.

5. Open web trusses shall be southern pine No. 2 minimum.

6. For truss erection, temporary and permanent bracing recommendations, refer to Truss Plate Institute Manual BWT-76.

7. Trusses to be designed for Snow load 35 PSF and Dead load of 15 PSF, applicable agency.

PLUMBING

1. The plumbing installation and materials shall be in conformance to all local and state codes.

2. All materials shall be new, of first quality and without defects. All electrical equipment shall be UL listed.

3. All work under this contract shall be guaranteed against defects in workmanship and or materials for a minimum period of one year from the date of installation.

4. The Contractor shall examine the building site, make his own measurements and determine exact location of all utilities, sewers, services, etc., and obtain such other information as may be necessary to satisfy himself as to the conditions under which the work is to be performed, before entering into this contract. Failure to determine existing conditions, limitations, etc., shall not be considered a basis for the granting of additional compensation. By submitting a bid, the Contractor represents that he has accomplished all the preceding requirements.

5. The word "Provide" as used in these notes and on the plans, and in the specifications, shall mean "Furnish and Install".

6. Provide a complete soil, waste and vent sanitary system as shown on the drawings and as required by codes. Installation shall conform to plumbing code. All fixtures and drains shall be trapped and vented.

7. Provide complete cold and hot domestic water system as shown on the drawings. Connect system to new water service.

8. Contractor shall pay all fees, charges, etc. to all agencies, city/ town departments and utility companies for plumbing installation.

9. All plumbing fixtures and water serviced equipment shall be individually valved. Water piping system shall be provided with valves to give complete regulating control over system.

10. Provide cleanouts as per plumbing codes.

11. Flash all vents through roof with 4# lead or lead-copper turned down 3" into top of pipe.

12. Provide complete fuel gas system.

13. All risers shall be erected plumb and true. All horizontal runs of piping shall be installed as straight and direct as possible, forming right angles or parallel lines with the building walls.

14. All installed plumbing piping shall be tested by the Contractor and accepted by applicable agency.

15. Tests shall be in accordance to Plumbing Code and as further required by building officials and utility companies.

16. Water piping shall be tested to one and one-half times pressure which exists in water connection.

17. Gas piping shall be tested per local agency and utility requirements.

18. Provide and connect up complete, all fixtures and other fittings shown on the plans. Unless otherwise specified, all exposed metal parts are to be chromium plated brass. All supply valves shall have renewable seats. All handles to be metal. Mounting heights to be verified with the Architect.

19. All fixtures are to be set level and square with relation to interior finish, floor and wall lines, and toilet room fixtures will be placed equi-distant and at the same height from floor as required by the particular layout for these rooms. The Architect's interior finish drawings shall be followed in locating all fixtures.

20. Provide drainage piping above and underground consisting of no-hub cast iron soil pipe fittings conforming to C.I.S.P.I. 301, and joint connections conforming to C.I.S.P.I. 310 of approved tupes. Pipe, fittings, joints, and installation of same shall be in conformance to all local and state codes.

21. In general, all tubing shall be hard tempered, seamless copper water tube, ANSI H 23.1, with pressure rated ANSI B 16, wrought copper solder joint fittings.

22. Service and tupe: Underground...Tupe "K" soft temper
Aboveground...Type "L" hard temper

23. Solder used for joints shall be 95-5 tupe conforming to ASTM B32. All joint surfaces shall be cleaned by approved procedure. Ann approved flux shall be applied, then solder fed into joint after heating joint to proper temperature so the solder flows properly. All residue on exterior of joint shall be removed.

24. All valves shall be pressure rated Class 125, bronze, solder ends tupe as manufactured by "Stockham Co." or equivalent.

25. Hose bibs (HB) shall be bronze with vacuum breakers on hose spout similar to "Woodford" #24P.

26. Fresh air inlet shall be Jay R. Smith #9005 or equal.

27. Pipe hangers shall be clevis or adjustable swivel ring band tupes complete with hanger rods, nuts etc., and with proper structural attachments.

28. Banding iron, wire, chain or rope shall not be permitted.

29. Hanger spacing, support spacing etc. shall be as stipulated in Plumbing Code.

30. Insulation: All cold and hot water piping and fittings shall be insulated with sectional closed cell PVC insulation.

31. Pipe Sleeves: Provide metal sleeves where pipes pass through walls and floors. Seal space between pipe and sleeve with approved UL listed silicone foam sealant.

32. Gas piping shall be Schedule 40 black steel pipe conforming to ANSI B36.10 (NFPPA #54) specification. Fittings shall be malleable iron, threaded joint/ screwed joint acceptable to authorities having jurisdiction. Unions shall be of the ground joint tupe.

33. Gas cocks/ valves shall be certified for fuel gas service, all bronze plug tupe with screwed ends, similar to Walworth #590 with square operating heads.

34. Installation shall conform to NFPA #54 and Gas Company rules and regulations, and local codes.

FINISHES

1. All exterior siding and trim shall be painted to match sample color. All soffits shall be given a prime coat and two coats of flat exterior enamel.

2. All interior walls shall be 1/2" gupsum board screwed to wood studs and rafters, and shall be taped and spackled by the same installer. All gupsum board in bathrooms and kitchen shall be waterproof tupe. Gupsum board in shower and tub areas shall be "Wonder-Board". Gupsum board walls and ceilings are to receive a prime coat and two coats of off white latex, color to be selected by the Owner.

3. The bases of all bathrooms are to be of glazed tiles. Floors shall be of ceramic tile 4"x4" and installed per Tile Manufacturers instructions. All grout shall be white.

4. All wood floors are to be sealed and finished with two coats of varnish. Where patches are placed in existing wood floors, patches shall match existing floors in wood tupe, direction and installation, and finish.

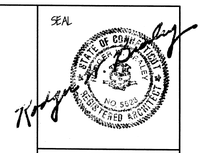
5. All bedrooms, bedroom closets, that are to receive carpet, shall have proper underlayment material, such as homosote 1/2" thick, prior to installing carpet. Carpet shall be provided and installed by company dealing strictly in carpet and its installation.

6. Walls and ceilings in rooms that are created or are existing in which work is performed, shall be prepared for painting to ensure a smooth wall finish. One coat of sealer shall be applied as well as two coats of premium quality latex paint by Benjamin Moore. Color shall be selected by Owner.

7. All wood trim and doors shall have all nails set and puttied, and one coat of sanding sealer and two coats of oil based enamel applied. Sand between coats to ensure a smooth finish. be UL listed.
Unions shall be of the ground joint tupe.

#018-22

SEAL



Rodger Braley Architect
50 Plateau Rd, Newtown, CT
(203) 837-0850

PROJECT

Angelov Residence
185 Van Rensselaer Ave, Stamford CT

TITLE

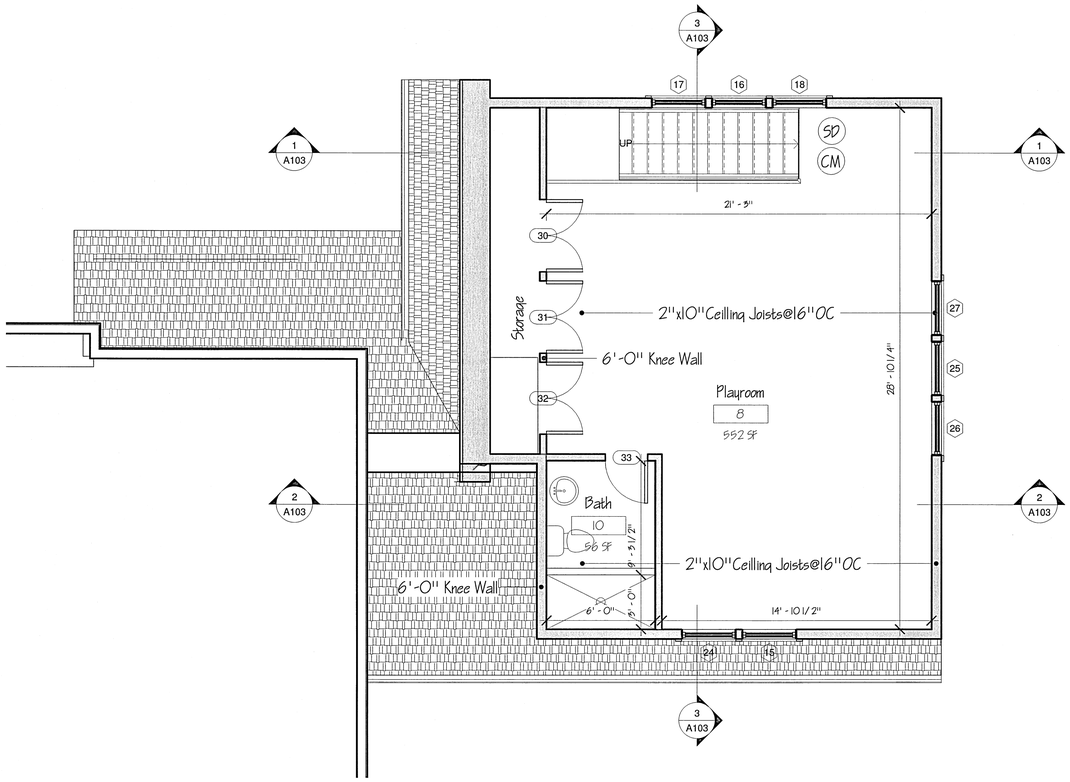
Specifications

REVISION
DATE | DESCRIPTION

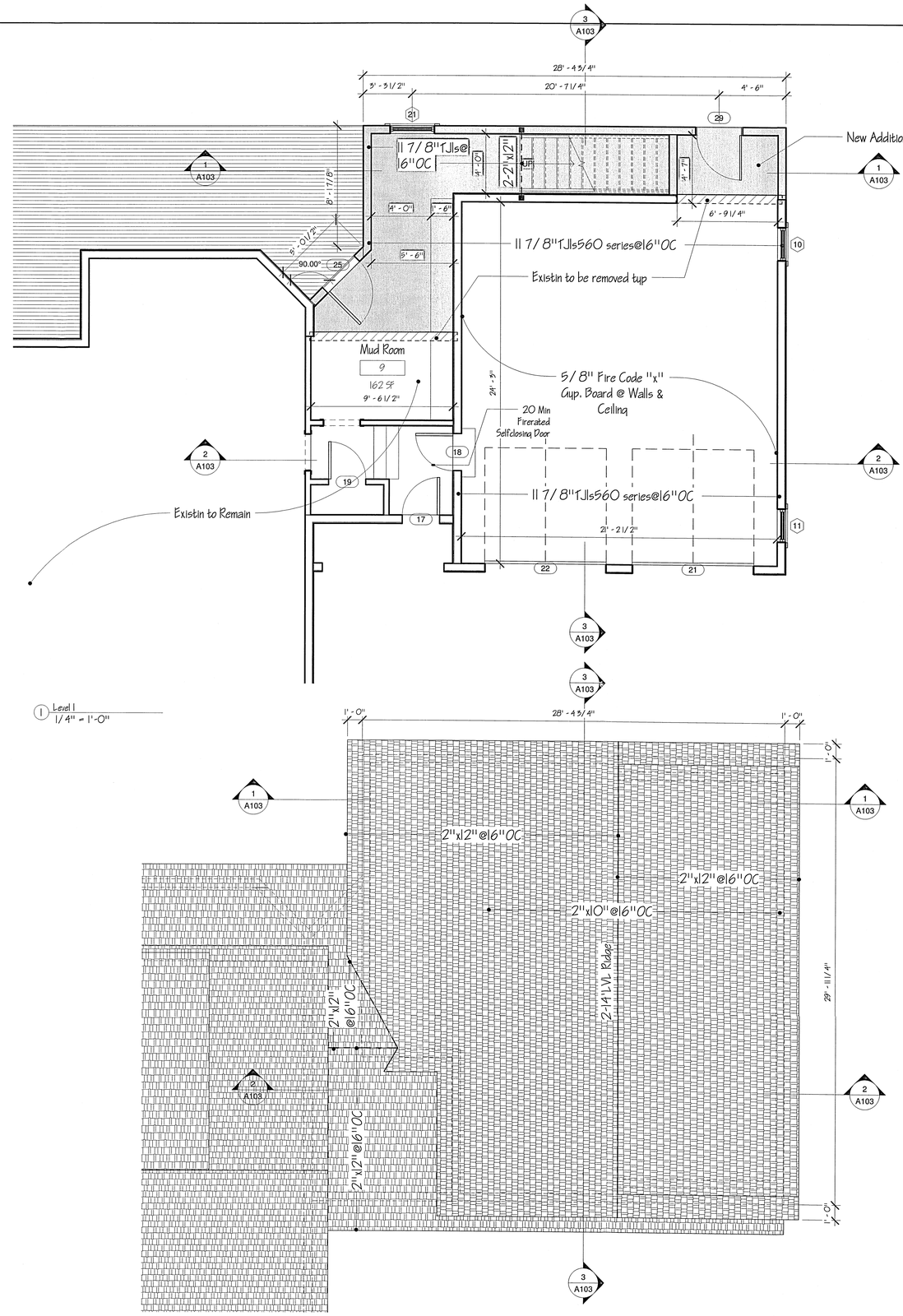
SCALE 1/8" = 1'-0"
DATE 9-19-21
DWN. BY
COMMISION NO.

SHEET A100

SHEET A100 OF



2 Level 2
1/4" = 1'-0"



1 Level 1
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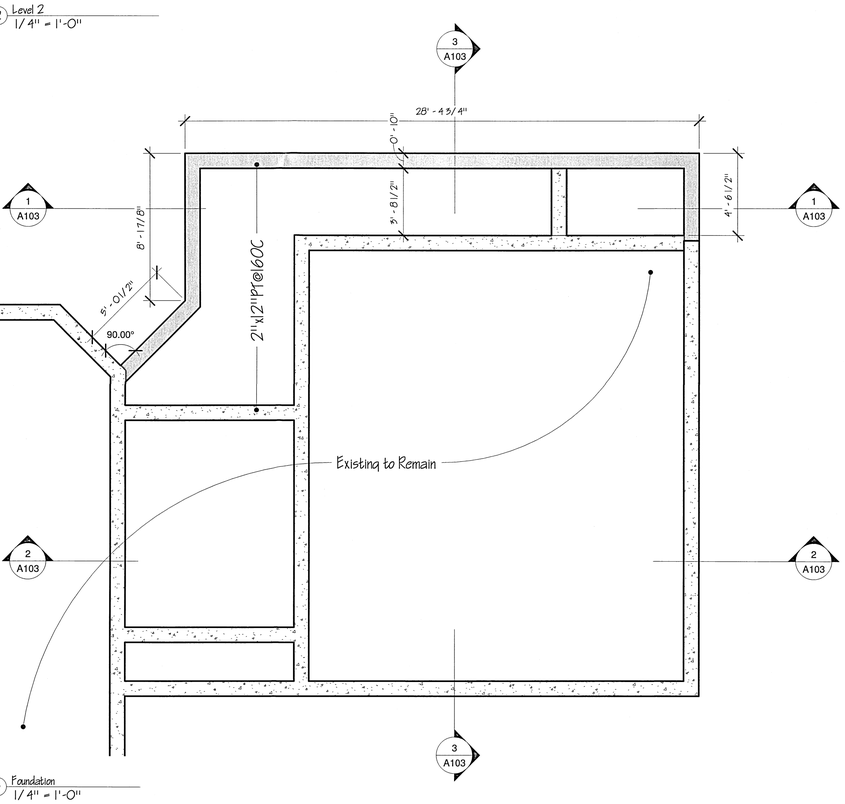


3 Foundation
1/4" = 1'-0"

4 Roof
1/4" = 1'-0"

#018-22

SEAL

Rodger Braley Architect
50 Platehill Rd, Newtown, CT
(205) 857-0850

PROJECT

Angelov Residence
185 Van Rensselaer Ave, Stamford CT

TITLE

Floor Plans, Roof Plan

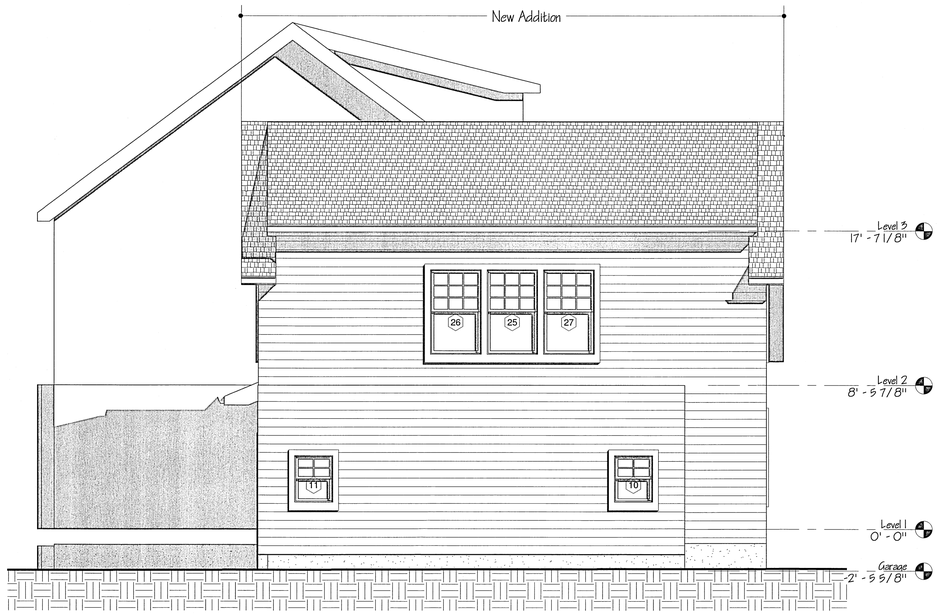
REVISION DATE	DESCRIPTION

SCALE	1/4" = 1'-0"
DATE	9-19-21
DWN. BY	SO
COMMISION NO.	

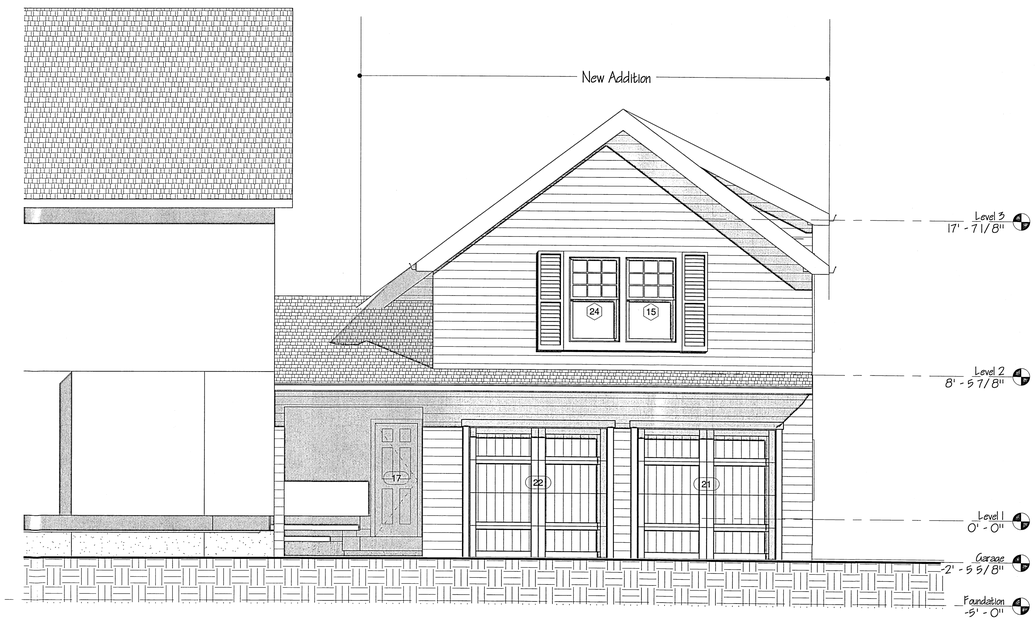
SHEET

A101

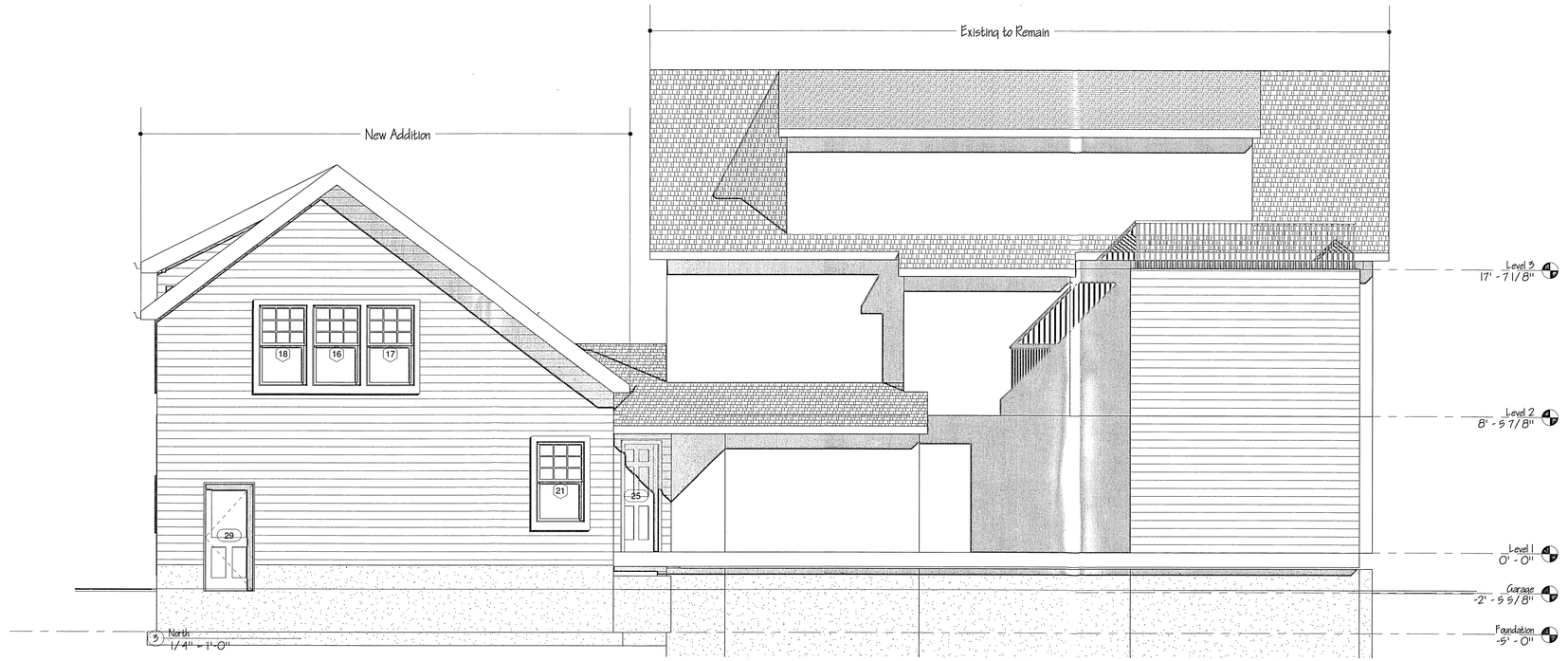
SHEET A101 OF



1 East
1/4" = 1'-0"



2 South
1/4" = 1'-0"



3 North
1/4" = 1'-0"

Window Schedule				
Level	Mark	Width	Height	Comments
Level 1				
Level 1	10	2' - 3"	2' - 9"	
Level 1	11	2' - 3"	2' - 9"	
Level 1	21	3' - 0"	5' - 0"	
Level 1: 3				
Level 2				
Level 2	15	3' - 0"	5' - 0"	Egress
Level 2	16	3' - 0"	5' - 0"	Egress
Level 2	17	3' - 0"	5' - 0"	Egress
Level 2	18	3' - 0"	5' - 0"	Egress
Level 2	24	3' - 0"	5' - 0"	Egress
Level 2	25	3' - 0"	5' - 0"	Egress
Level 2	26	3' - 0"	5' - 0"	Egress
Level 2	27	3' - 0"	5' - 0"	Egress
Level 2: 8				

#018-22

SEAL

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PROJECT

Angelov Residence
185 Van Rensselaer Ave, Stamford CT

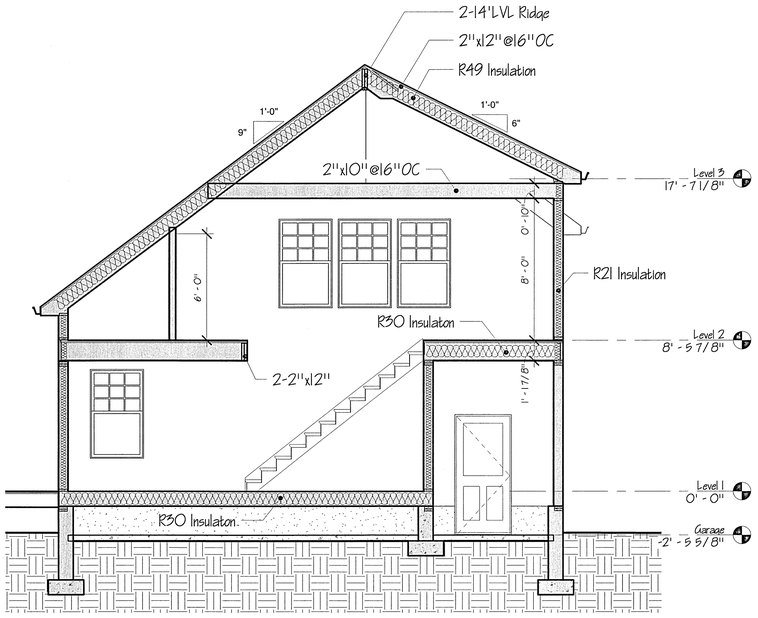
TITLE

Elevations, Window Schedule

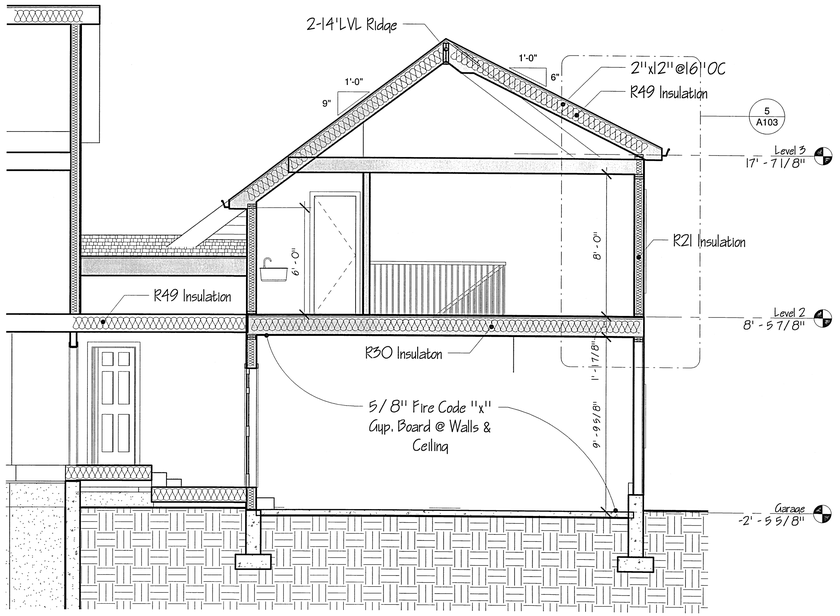
REVISION
DATE | DESCRIPTION

SCALE 1/4" = 1'-0"
DATE 9-19-21
DWN. BY SO
COMMISION NO.

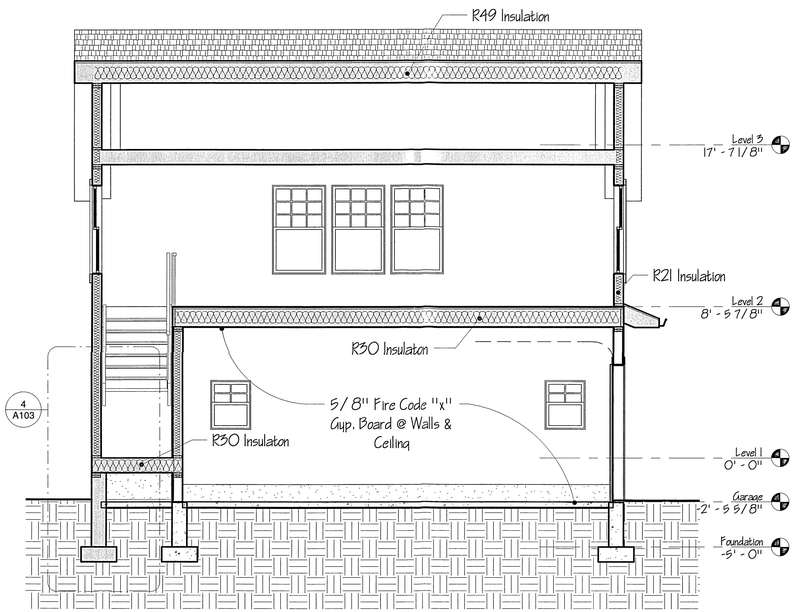
SHEET
A102



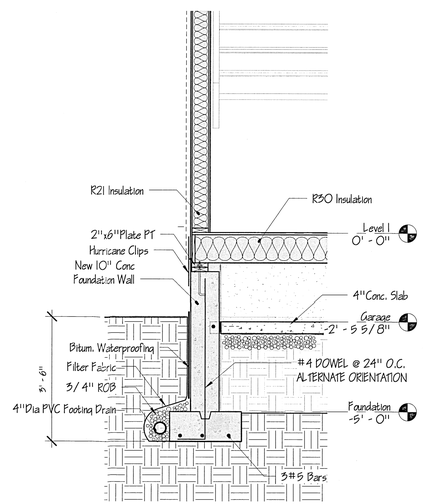
1 Section 1
1/4" = 1'-0"



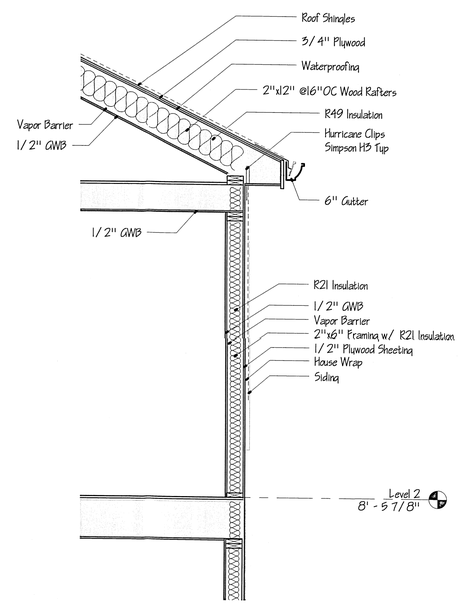
2 Section 3
1/4" = 1'-0"



3 Section 4
1/4" = 1'-0"



4 Section 4 - Callout 1
1/2" = 1'-0"



5 Section 3 - Callout 1
1/2" = 1'-0"

#018-22

SEAL

Rodger Braley Architect
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(203) 857-0850

PROJECT

Angelov Residence
185 Van Rensselaer Ave, Stamford CT

TITLE

Sections, Details

REVISION
DATE | DESCRIPTION

SCALE As indicated
DATE 9-19-21
DWN. BY SO
COMMISION NO.

SHEET
A103

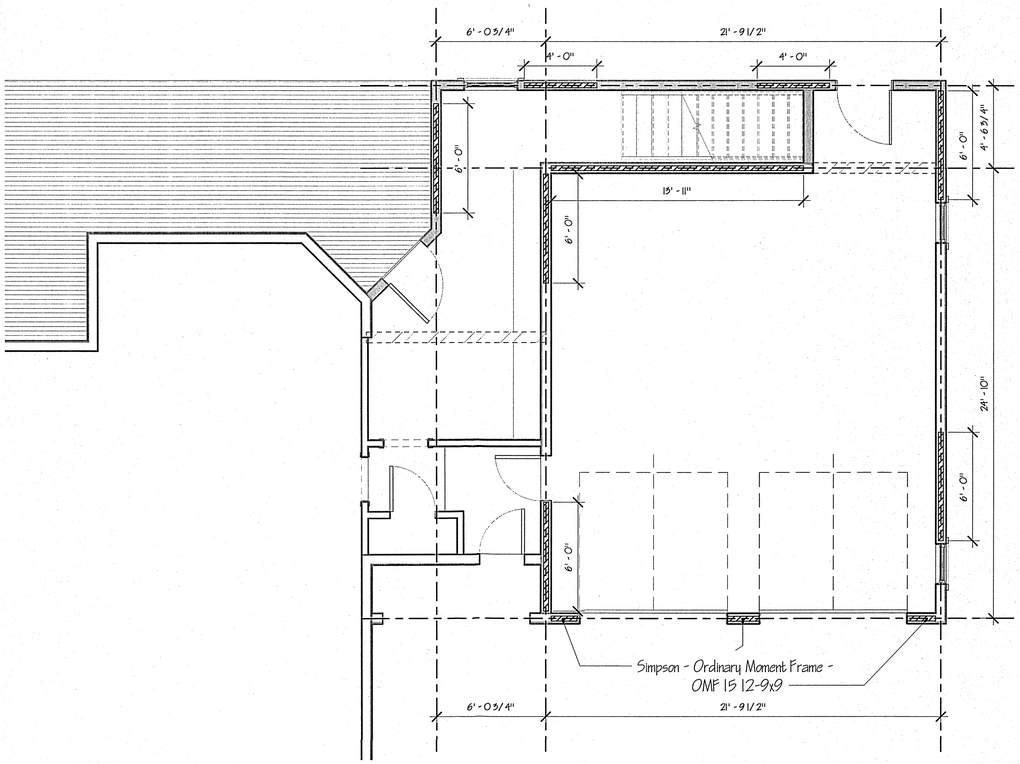
Note:

Continuous sheathing methods require structural panel sheathing to be used on all sheathable surfaces on one side
of a brace wall line including areas above and below openings end gable walls.

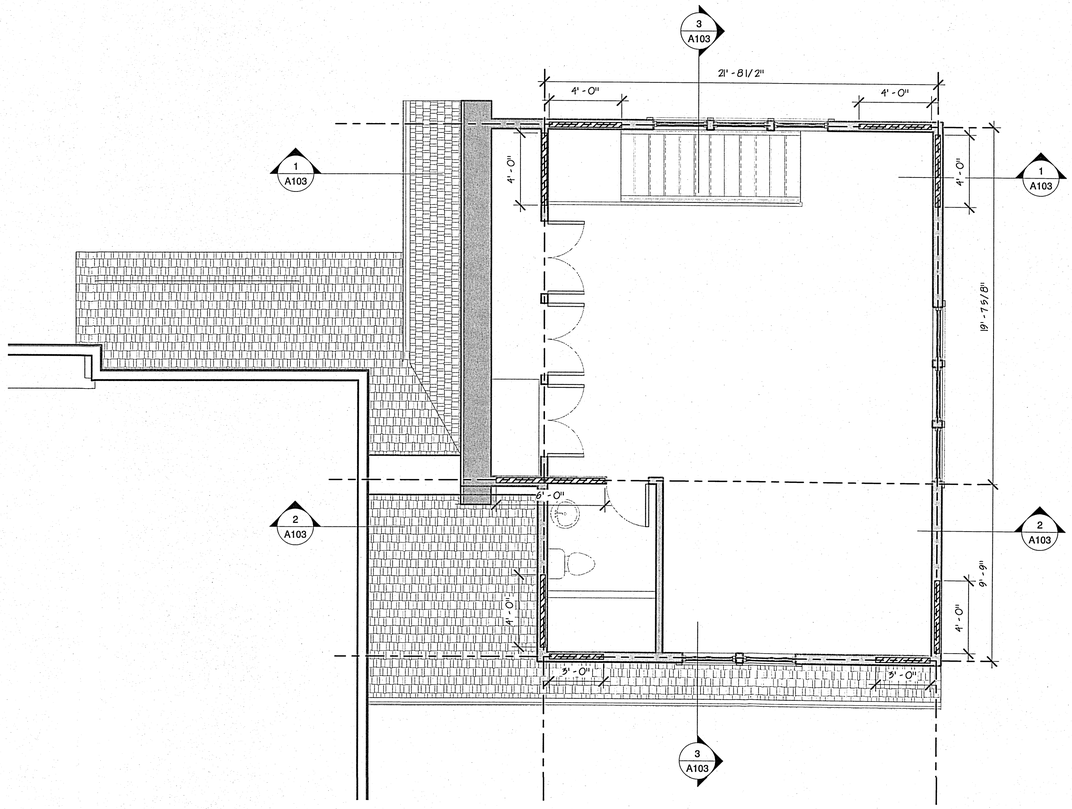
Method: Continuous Sheathing - Wood Structural Panel

Minimum Thickness - 3/8"
Connection Criteria: 6d ring shank (2"x 0.113")nails at 6" spacing (panel edge) and at 12" spacing (intermediate supports)

Sheathing nailed to studs per nailing schedule
1/ 2" sheetrock applied over plywood, typ.



1 Level 1 Brace Walls
1/ 4" = 1'-0"



2 Level 2 Brace Walls
1/ 4" = 1'-0"

#018-22

SEAL

Rodger Braley Architect
50 Platehill Rd, Newtown, CT
(205) 857-0850

PROJECT

Angelov Residence
185 Van Rensselaer Ave, Stamford CT

TITLE

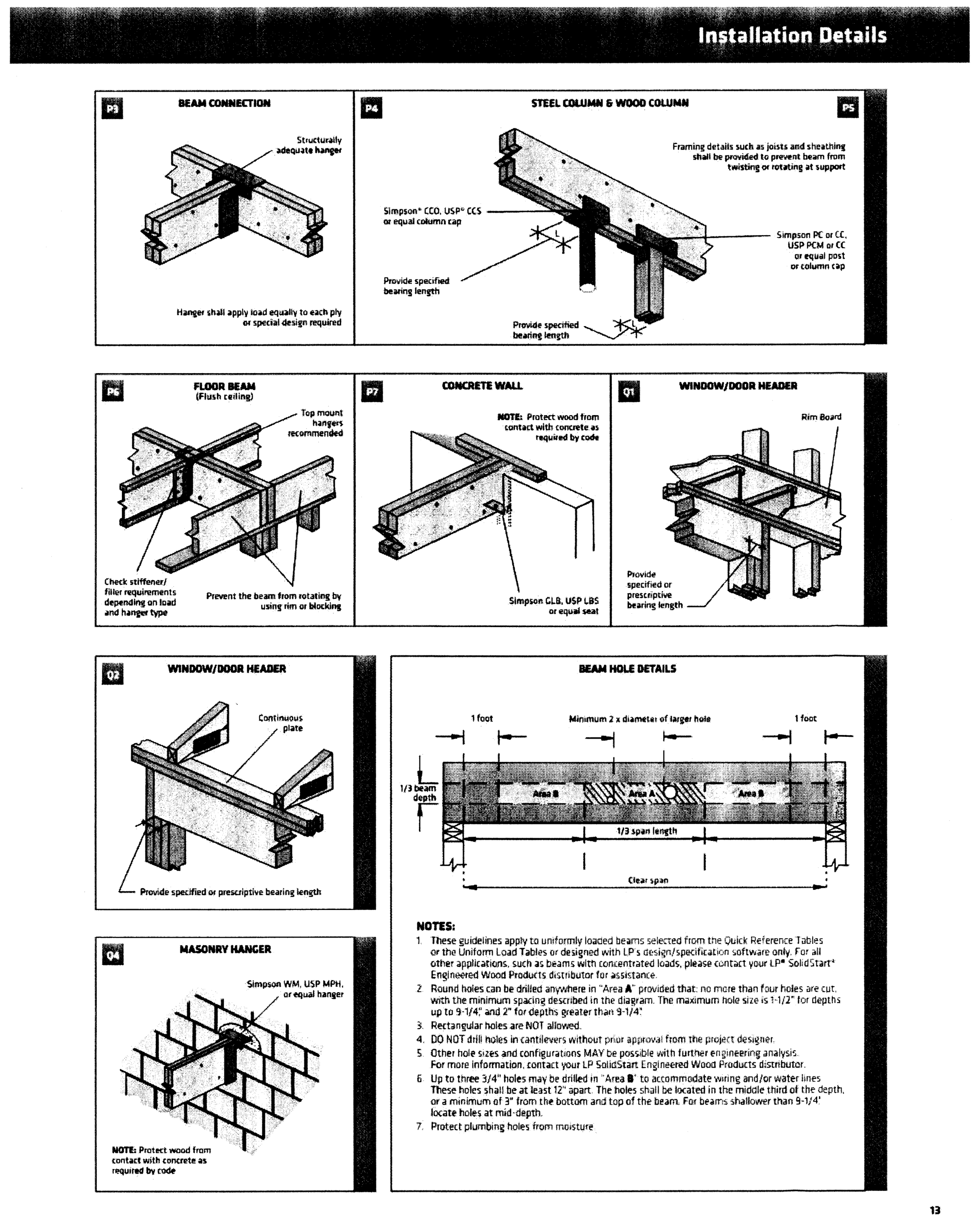
Brace Walls

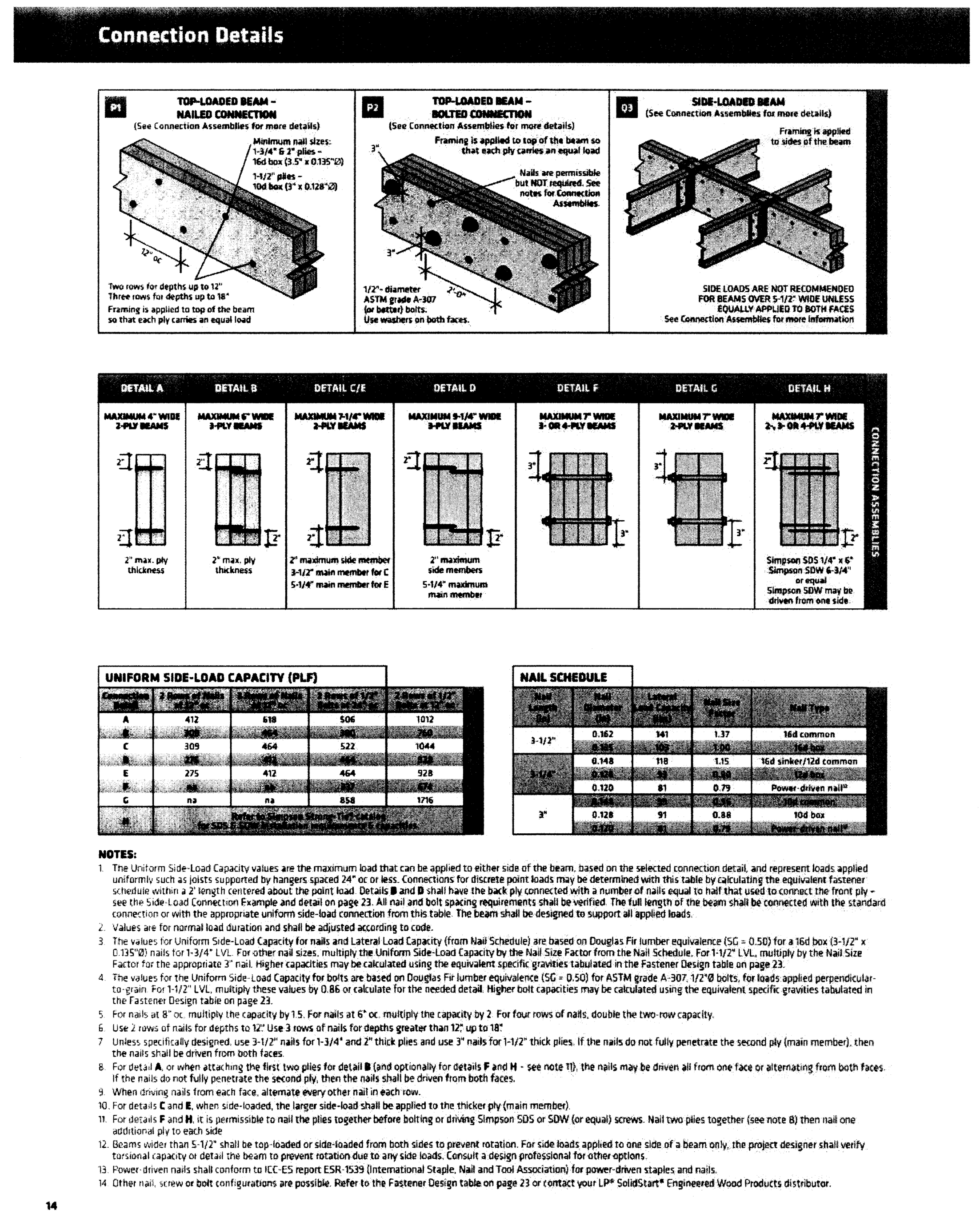
REVISION
DATE | DESCRIPTION

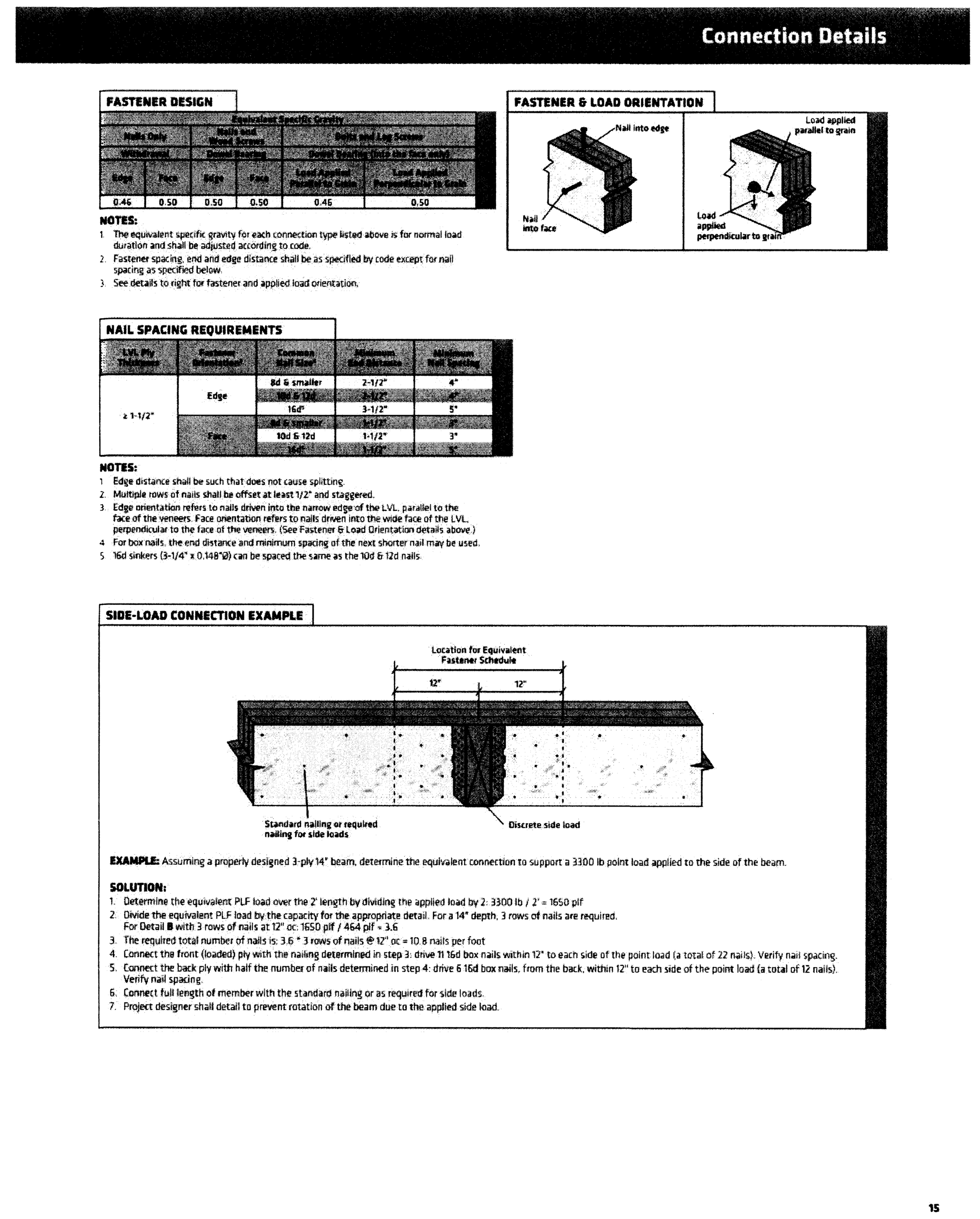
SCALE 1/ 4" = 1'-0"
DATE 9-19-21
DWN. BY SO
COMMISION NO.

SHEET
A104

SHEET A104 OF







LVL Connection Details
1/8" = 1'-0"

120 GUIDE TO WOOD CONSTRUCTION IN HIGH WIND AREAS 7
120 MPH EXPOSURE B WIND ZONE

1 GENERAL PROVISIONS

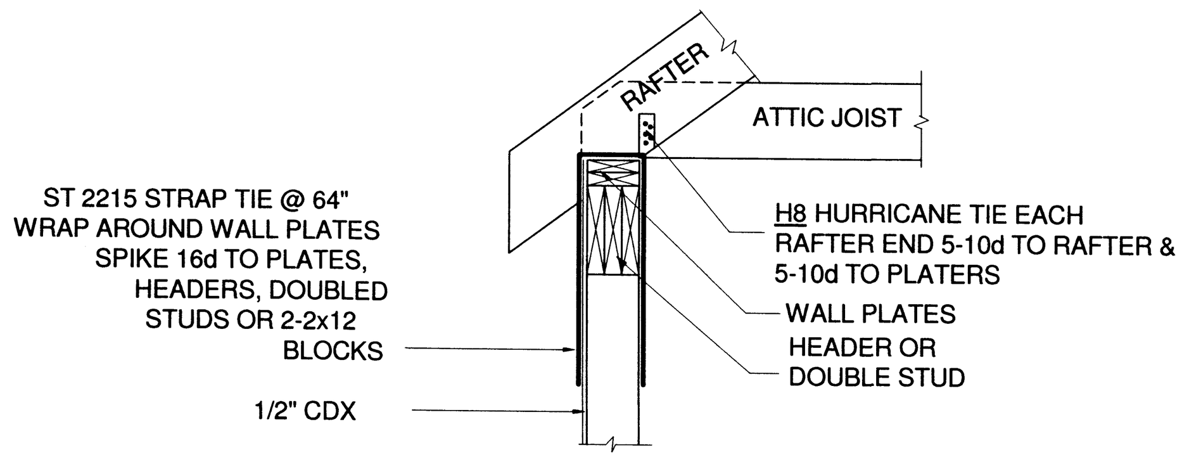
Table 2. General Nailing Schedule

Joint Description	Number of Common Nails	Number of Box Nails	Nail Spacing
Roof Framing			
Blocking to Rafter (Toe-nailed)	2- 8d	2-10d	each end
Rim Board to Rafter (End-nailed)	2-16d	3-16d	each end
Wall Framing			
Top Plates at Intersections (Face-nailed)	4-16d	5-16d	at joints
Stud to Stud (Face-nailed)	2-16d	2-16d	24" o.c.
Header to Header (Face-nailed)	16d	16d	16" o.c. along edges
Floor Framing			
Joist to Sill, Top Plate or Girder (Toe-nailed) (Fig. 14)	4- 8d	4-10d	per joist
Blocking to Joist (Toe-nailed)	2- 8d	2-10d	each end
Blocking to Sill or Top Plate (Toe-nailed)	3-16d	4-16d	each block
Ledger Strip to Beam or Girder (Face-nailed)	3-16d	4-16d	each joist
Joist on Ledger to Beam (Toe-nailed)	3- 8d	3-10d	per joist
Band Joist to Joist (End-nailed) (Fig. 14)	3-16d	4-16d	per joist
Band Joist to Sill or Top Plate (Toe-nailed) (Fig. 14)	2-16d	3-16d	per foot
Roof Sheathing			
Wood Structural Panels			
rafters or trusses spaced up to 16" o.c.	8d	10d	6" edge / 6" field
rafters or trusses spaced over 16" o.c.	8d	10d	4" edge / 4" field
gable endwall rake or rake truss w/o gable overhang	8d	10d	6" edge / 6" field
gable endwall rake or rake truss w/ structural outlookers	8d	10d	6" edge / 6" field
gable endwall rake or rake truss w/ lookout blocks	8d	10d	4" edge / 4" field
Ceiling Sheathing			
Gypsum Wallboard	5d coolers	-	7" edge / 10" field
Wall Sheathing			
Wood Structural Panels			
studs spaced up to 24" o.c.	8d	10d	6" edge / 12" field
1/2" and 25/32" Fiberboard Panels	8d[1]	–	3" edge / 6" field
1/2" Gypsum Wallboard	5d coolers	–	7" edge / 10" field
Floor Sheathing			
Wood Structural Panels			
1" or less	8d	10d	6" edge / 12" field
greater than 1"	10d	16d	6" edge / 6" field

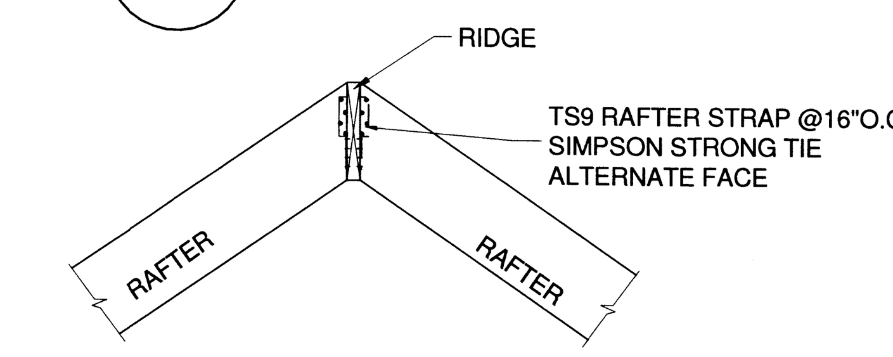
[1] Corrosion resistant 11 gage roofing nails and 16 gage staples are permitted, check IBC for additional requirements.

Nails. Unless otherwise stated, sizes given for nails are common wire sizes. Box and pneumatic nails of equivalent diameter and equal or greater length to the specified common nails may be substituted unless otherwise prohibited.

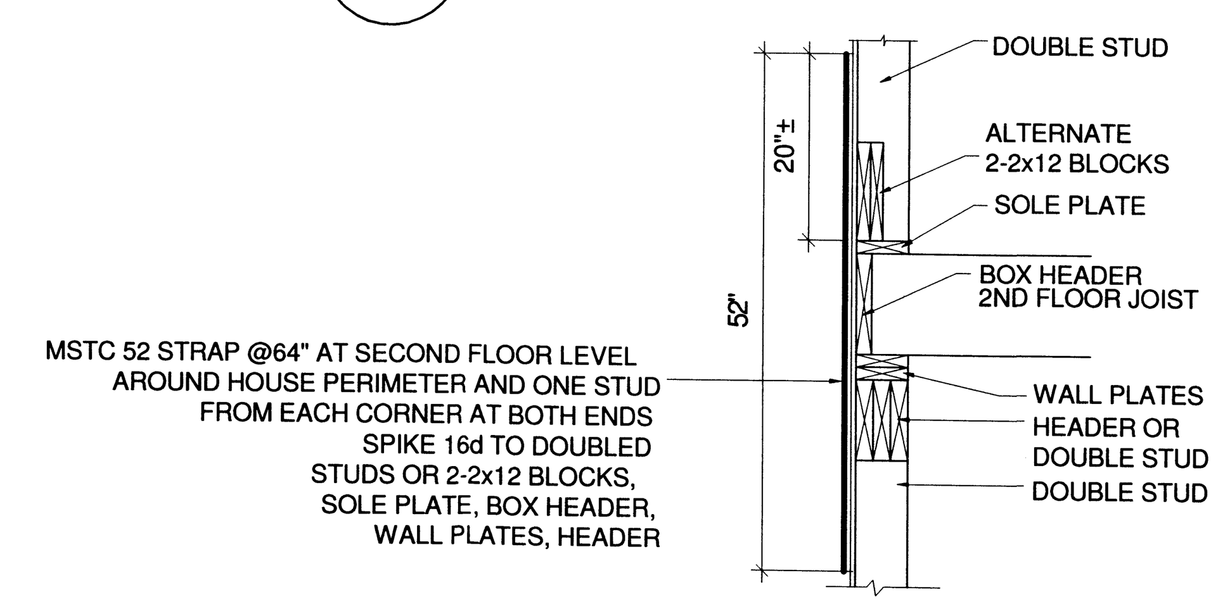
AMERICAN FOREST & PAPER ASSOCIATION



1 TYPICAL STRAPING DETAIL AT WALL TOP
N.T.S.



2 TYPICAL STRAPING DETAIL AT ROOF RIDGE BEAM
N.T.S.



3 TYPICAL STRAPING DETAIL AT SECOND FLOOR LEVEL
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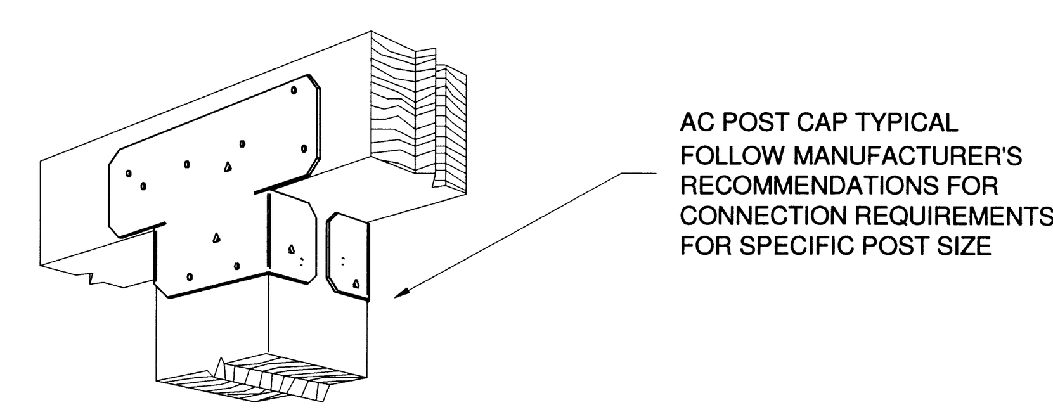

6 TYPICAL PSL POST/LVL BEAM CONNECTION DETAIL
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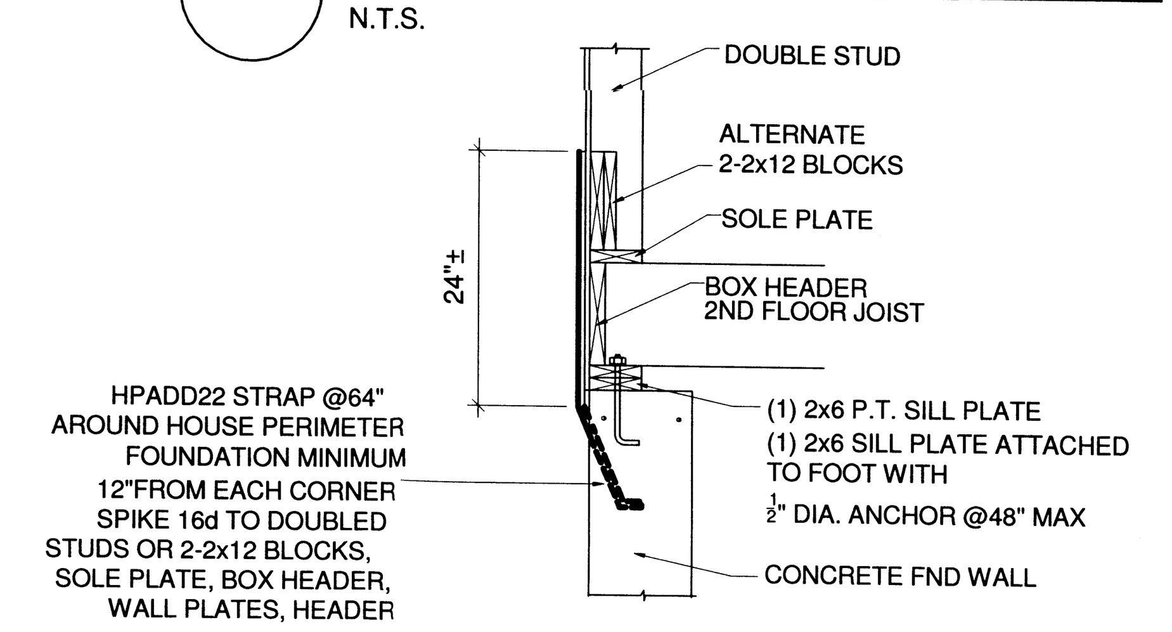
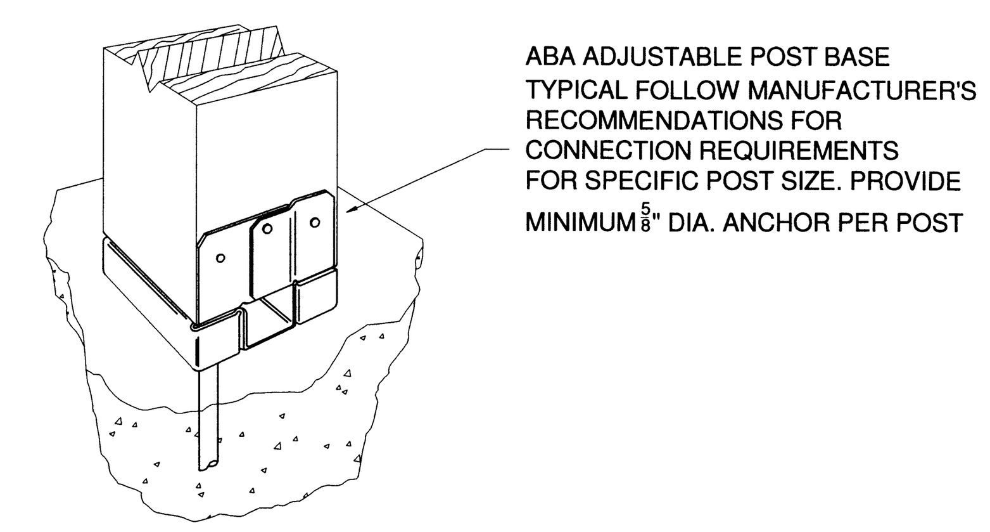


NOTE:
ALL CONNECTORS DESIGNATIONS ARE BASED ON SIMPSON STRONG-TIE C-2006 CATALOG FOR WOOD CONSTRUCTION CONNECTORS. PROVIDE DOCUMENTED PROOF OF STRAP SUFFICIENCY IS OTHER CONNECTORS WOULD BE USED

4 TYPICAL STRAPING DETAIL AT FOUNDATION
N.T.S.

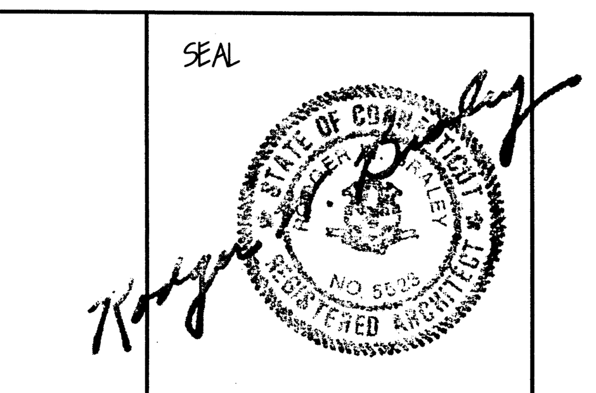


5 TYPICAL PSL POST INSTALLATION DETAIL
N.T.S.

#018-22

Typical Details
1/4" = 1'-0"

SEAL



Rodger Braley Architect
50 Platshill Rd, Newtown, CT
(203) 837-0830

PROJECT
Angelov Residence
185 Van Rensselaer Ave, Stamford CT

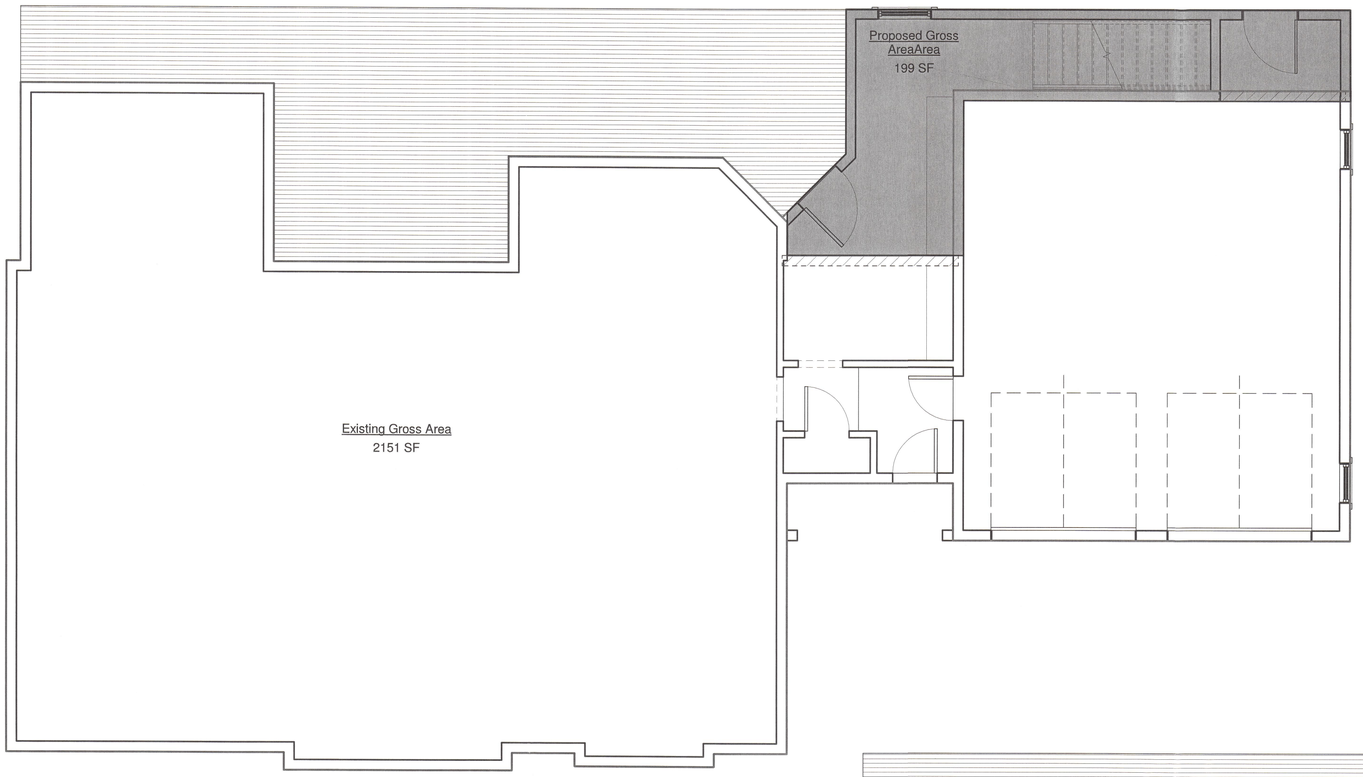
TITLE
Typical Details

REVISION DATE	DESCRIPTION

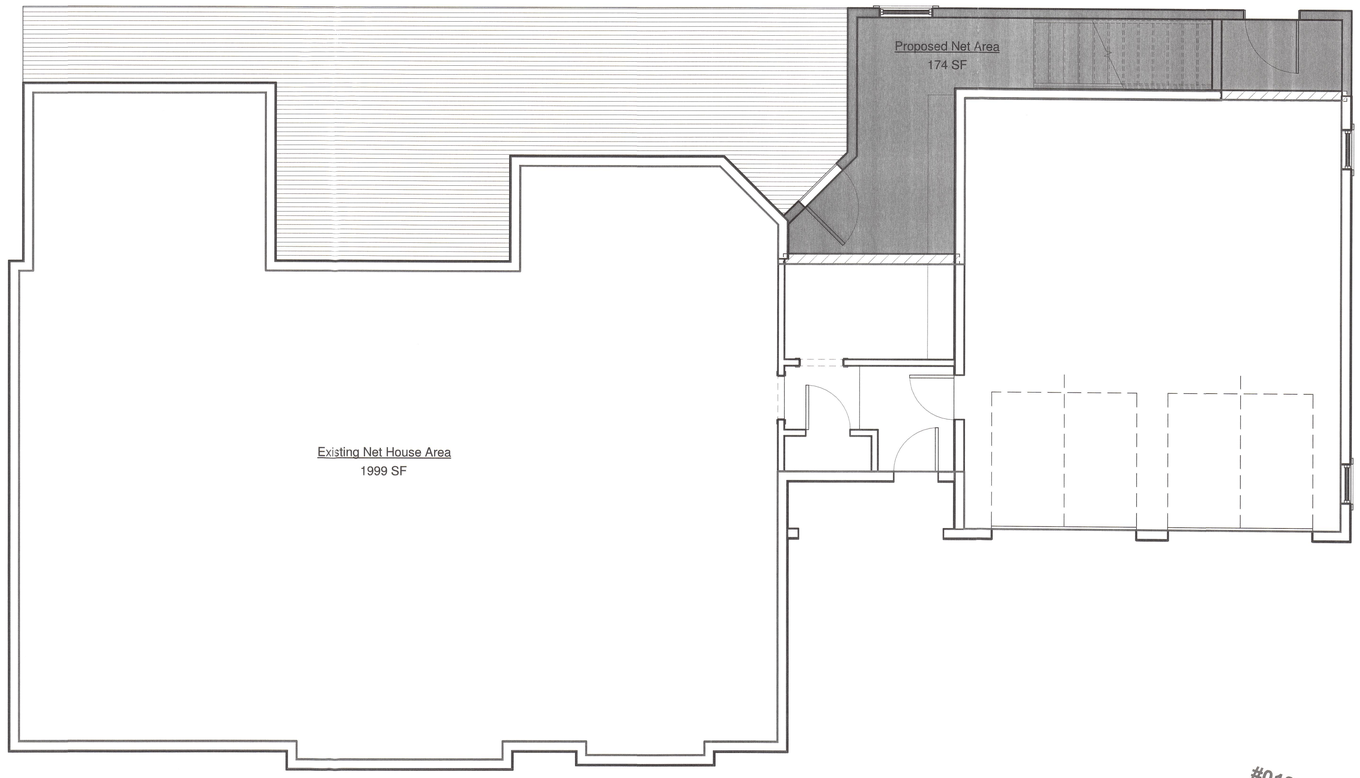
SCALE	As indicated
DATE	9-19-21
DWN. BY	Author
COMMISION NO.	

SHEET
G100

SHEET G100 OF



1 First Floor
1/4" = 1'-0"



2 First Floor
1/4" = 1'-0"

#018-22

SEAL

Rodger Braley Architect
50 Platehill Rd, Newtown, CT
(203) 857-0850

PROJECT

Angelov Residence
186 Van Rensselaer Ave, Stamford CT

TITLE

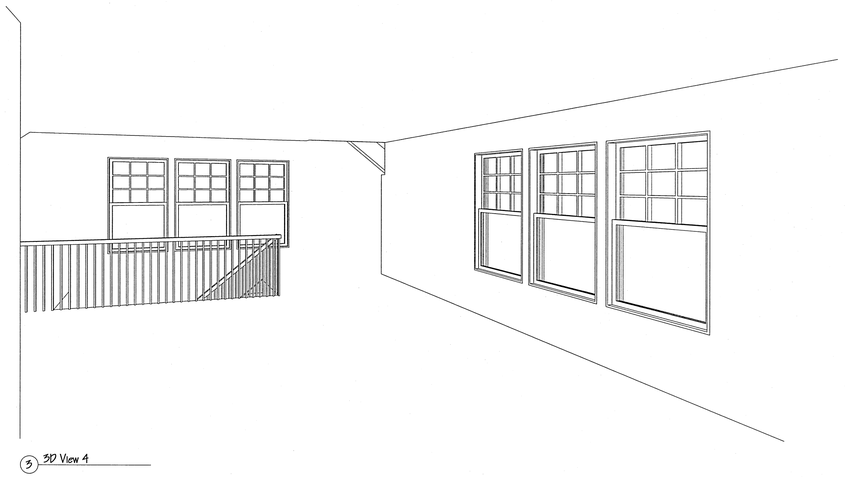
Area Plans

REVISION
DATE | DESCRIPTION

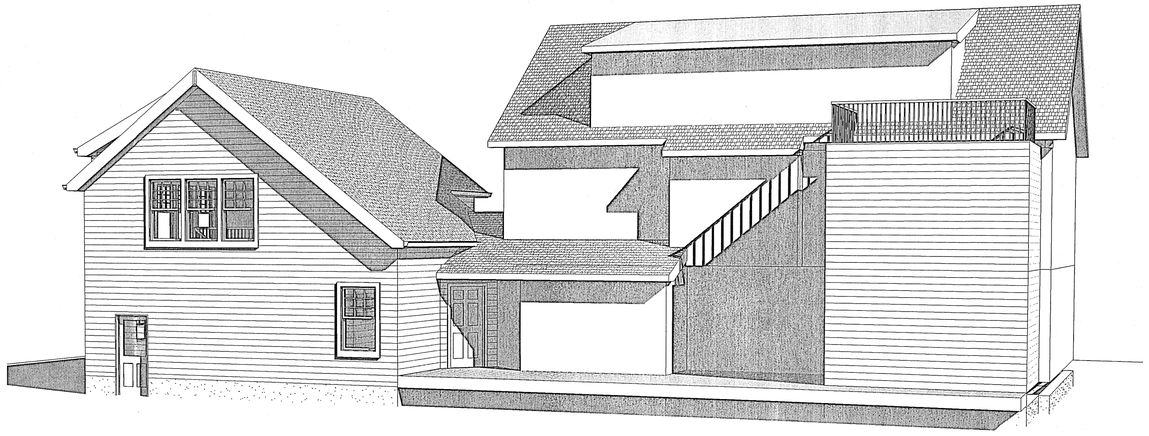
SCALE 1/4" = 1'-0"
DATE 9-19-21
DWN. BY SO
COMMISION NO.

SHEET

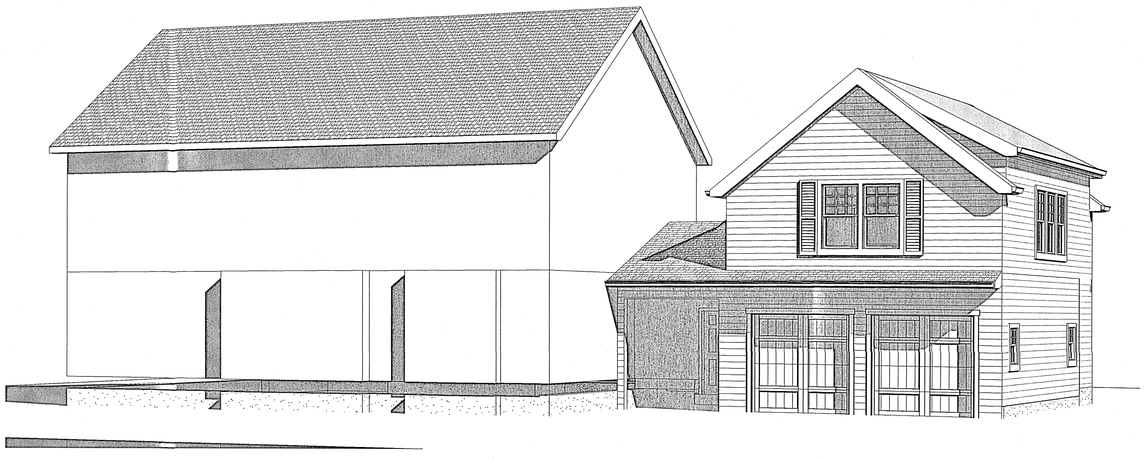
A105



3 3D View 4



1 3D View 2



2 3D View 3

#018-22

SEAL

PROJECT

Angelov Residence
185 Van Rensselaer Ave,
Stamford CT

TITLE

3Ds

REVISION
DATE — DESCRIPTION

SCALE
DATE 9-19-21
DWN. BY SO
COMMISION NO.

SHEET

A110