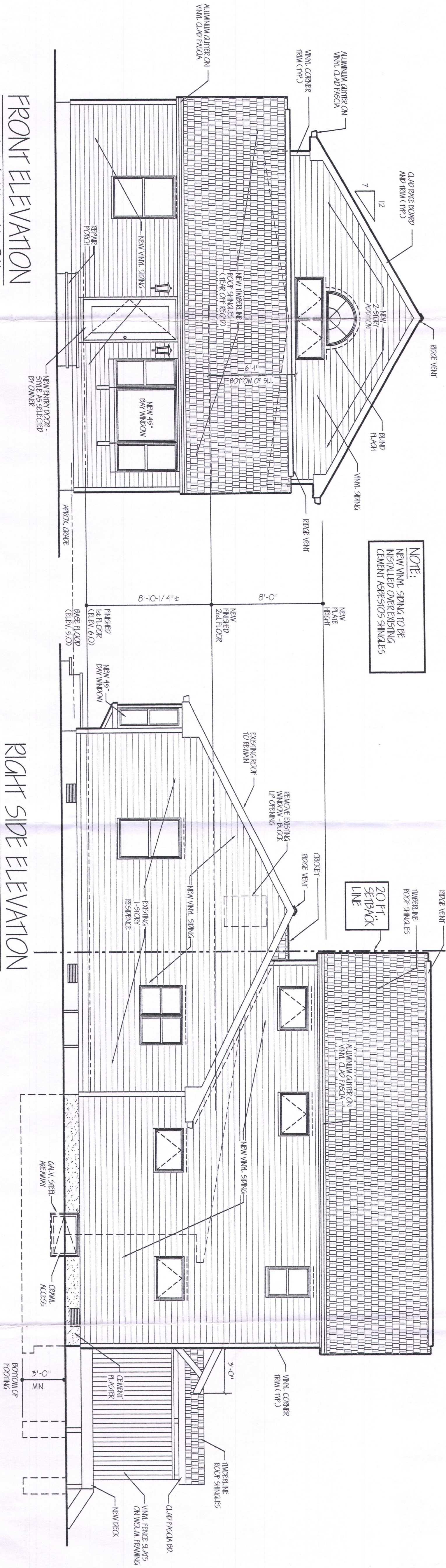




FRONT ELEVATION
SCALE: 1/4" = 1'-0"

RIGHT SIDE ELEVATION
SCALE: 1/4" = 1'-0"

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

GENERAL NOTES:

- CONTRACTOR TO VERIFY ALL DIMENSIONS AND CONDITIONS PRIOR TO BEGINNING WORK. DO NOT SCALE DRAWINGS. FOLLOW VERIFIED DIMENSIONS.
- ALL WORK SHALL CONFORM TO APPLICABLE SECTIONS OF IRC-2006 (LATEST EDITION), IBC, NEC AND NEC AS WELL AS LOCAL CODES, ORDINANCES AND REQUIREMENTS.
- ALL FINISHING AND NEW FINISHED INTERIOR EXTERIOR SURFACES TO MATCH.
- CONTRACTOR SHALL PROVIDE ALL NECESSARY SHEDDING AND PROTECTING MATERIALS. ALL PERMS SHALL BE REMOVED TO AN APPROVED DUMP SITE. PROTECT ALL ADJACENT SURFACES FROM DAMAGE DURING DEMOLITION AND CONSTRUCTION. REPORT ANY UNDESIRABLE CONDITIONS OR STRUCTURAL DAMAGE TO THE ARCHITECT AND HOMEOWNER.
- ALL CONCRETE FOR FOOTINGS AND SLABS SHALL BE MINIMUM 3500 PSI COMPRESSIVE STRENGTH AT 28 DAYS.
- FOOTINGS TO BE ON UNDESIGNED, VIBRANT SOIL (ASSUMED BEARING CAPACITY OF 2000 PSF).
- ALL FRAMING LUMBER SHALL BE MINIMUM NORTH SIZES AS INDICATED ON PLANS.
- NEURAL DRYWALL / FRESHWORKING AS REQUIRED BY IRC-2006 (LATEST EDITION).
- ALL LEAKERS SHALL BE (2) 2X10'S UNLESS OTHERWISE NOTED.
- ALL ENGINEERED LUMBER SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURER'S PRINTED INSTRUCTIONS.
- ENGINEERED LUMBER (NOT TRAINING) TO BE PREPARED BY SHIPPER AND SHIPPED TO ARCHITECT / BUILDING DEPARTMENT AND HOMEOWNER.
- DOUBLE UP JOISTS UNDER GOSNOLD PERIMETER AND AT FLOOR / CEILING OPENINGS.
- INSULATION AND SPACING SHALL BE MANUFACTURER'S AND IRC-2006 (LATEST EDITION) REQUIREMENTS.
- ALL PLUMBING SHALL BE INSTALLED IN ACCORDANCE WITH IRC-2006 (LATEST EDITION).
- NEW WINDOWS SHALL BE MANUFACTURED BY ALBERTSON (400 SERIES) IN SIZES AS INDICATED ON PLANS. FINISH WITH HIGH PERFORMANCE GLASS, SCREENS & GRILLS. PROVIDE PLUMBING FOR SCREEN PANELS FOR ALL WINDOWS / DOORS. TEMP. GLASS WHERE WINDOW IS LESS THAN 18" A.F.F.
- HEATING AND AIR CONDITIONING FOR EXISTING RESIDENCE & ADDITION SHALL BE SUPPLIED BY EXISTING OR NEW SYSTEMS. HAVE SUB-CONTRACTOR SHALL DESIGN NEW SYSTEMS, SYSTEM MODIFICATIONS & DUCTWORK IN CONFORMANCE WITH MECHANICAL CODE. LATEST ADDITION.
- ELECTRICAL WORK TO BE CONNECTED TO EXISTING 110V AMP SERVICE. MINIMUM BREAKER SIZE SHALL BE 20 AMP'S. WIRING SHALL BE PROTECTED / GROUNDED & SIZED CORRECT. CONTRACTOR TO VERIFY WIRE CAPACITY OF EXISTING SERVICE AND UPGRADE AS REQUIRED.
- COORDINATE LIGHTING FIXTURE SELECTIONS AND EXACT LOCATIONS WITH THE OWNER.
- SMOKE DETECTORS TO BE PROVIDED WHERE INTERCONNECTED AND FINISHED W / BATTERY BACK-UP POWER SOURCE.
- REPLACE SPACING AS PER IBC, LATEST EDITION.
- PLUMBING CONTRACTOR TO REPAIR AND REPAIR GAS WATER AND SANITARY PIPING DIAGRAMS TO BUILDING DEPARTMENT AND HOMEOWNER.
- CARBON MONOXIDE DETECTORS, BATTERY POWERED OR WIREMESH, SHALL BE INSTALLED AS INDICATED ON PLANS.
- PERMITS FOR TELEPHONE / CABLE / COMPUTER CABLES AS DIRECTED BY OWNER.
- FOOTING REPAIR TO BE PROPERLY GROUNDED IN ACCORDANCE W / NEC REQUIREMENTS.
- REFER TO OWNER'S SPECIFICATIONS FOR ADDITIONAL INFORMATION.

AREA / VOLUME CALCULATIONS:

FIRST FLOOR ADDITION	-	425 sf	2,594 d
SECOND FLOOR ADDITION	-	642 sf	7,156 d
CEILING SPACE	-	425 sf	946 d

BUILDING DATA:

USE GROUP	R-5
CONSTRUCTION TYPE	SB

DATE: 08/17/2006
PROJECT: 0990
DRAWING TITLE: ELEVATIONS / NOTES
REVISIONS: 02/22/08
08/19/06
CONSTRUCTION OFFICIAL: [Signature]

PROPOSED ALTERATION & ADDITION
WALSH RESIDENCE
111 Haddonfield Avenue
Lavallette, New Jersey

ROBERT M. BRAUN
1200 RIVER AVENUE
LAKEWOOD, NJ 08701
NJ CERT. NO. 07940

AIA / ARCHITECT

SITE 5C
752-910-8890

DATE: 08/17/2006

PROJECT	DRAWING TITLE	DRWN	CHKD
0990	ELEVATIONS / NOTES	LOC	RMB
02/22/08	REVISE AND REISSUE	LOC	RMB
08/19/06	ISSUE FOR PERMITS	LOC	RMB