

MULTIPLE DWELLING NOTES - FIRE PROTECTION:

THE BUILDING SHALL CONFORM TO THE ARTICLES OF THE NYS MULTIPLE DWELLING LAW, THE NYC BUILDING CODE, AND THE NYC HOUSING MAINTENANCE CODE.

OCCUPANCY OF THE BUILDING SHALL COMPLY WITH SECTIONS 27-2074, 27-2075, 27-2076, AND 27-2077 OF THE NYC HOUSING MAINTENANCE CODE.

THE OWNER SHALL FILE THE REGISTRATION STATEMENT AS PER SECTIONS 27-2097, 27-2098, 27-2099, 27-2100, 27-2101, 27-2104, AND 27-2105 OF THE NYC HOUSING MAINTENANCE CODE.

THE OWNER SHALL COMPLY WITH SECTION 27-2022 HMC WITH RESPECT TO COLLECTION OF WASTE MATTER.

THE PREMISES SHALL COMPLY WITH SECTIONS 27-2028, 27-2029, AND 27-2031 OF THE HMC WITH RESPECT TO HEATING AND HOT WATER.

AS PER SECTION 152. FIRE-STOPPING.

- IN EVERY WALL WHERE WOODEN FURRING IS USED EVERY COURSE OF MASONRY FROM THE UNDER SIDE TO THE TOP OF ANY FLOOR BEAMS SHALL PROJECT A DISTANCE OF AT LEAST TWO INCHES BEYOND EACH FACE OF THE WALL THAT IS NOT ON THE OUTSIDE OF THE DWELLING; AND WHENEVER FLOOR BEAMS RUN PARALLEL TO A WALL AND WOODEN FURRING IS USED, EVERY SUCH BEAM SHALL ALWAYS BE KEPT AT LEAST TWO INCHES AWAY FROM THE WALL, AND THE SPACE BETWEEN THE BEAMS AND THE WALL SHALL BE BUILT UP SOLIDLY WITH BRICKWORK FROM THE UNDER SIDE TO THE TOP OF THE FLOOR BEAMS.
- WHENEVER A WALL IS STUDDED OFF, THE SPACE BETWEEN AN INSIDE FACE OF THE WALL AND THE STUDDING AT ANY FLOOR LEVEL SHALL BE FIRE-STOPPED. EVERY SPACE BETWEEN BEAMS DIRECTLY OVER A STUDDED-OFF SPACE SHALL BE FIRE-STOPPED BY COVERING THE BOTTOM OF THE BEAMS WITH METAL LATH AND PLASTER AND PLACING A LOOSE FILL OF INCOMBUSTIBLE MATERIAL AT LEAST FOUR INCHES THICK ON THE PLASTER BETWEEN THE BEAMS, OR HOLLOW-BURNED CLAY TILE OR GYPSUM PLASTER PARTITION BLOCKS, AT LEAST FOUR INCHES THICK IN EITHER CASE AND SUPPORTED BY CLEATS, SHALL BE USED TO FILL THE SPACES BETWEEN BEAMS.
- PARTITIONS WHICH ARE NOT PARALLEL WITH THE WOOD FLOOR BEAMS AND WHICH SEPARATE ONE APARTMENT OR SUITE FROM ANOTHER OR ANY PART OF AN APARTMENT OR SUITE FROM A PUBLIC HALL OR OTHER PART OF THE DWELLING OUTSIDE THE APARTMENT OR SUITE SHALL BE FILLED IN SOLIDLY WITH INCOMBUSTIBLE MATERIAL BETWEEN THE FLOOR BEAMS FROM THE PLATE OF THE PARTITION BELOW TO THE FULL DEPTH OF THE FLOOR BEAMS.
- IF A DWELLING IS WITHIN TEN FEET OF ANOTHER NON-FIREPROOF BUILDING OR OF A SIDE LOT LINE, SUCH DWELLING SHALL HAVE ITS EAVES OR CORNICES BUILT UP SOLIDLY WITH MASONRY.
- THE WOODEN FRAMES IN ANY CORNICE ON ANY ROW OF BUILDINGS SHALL BE SEPARATED BETWEEN BUILDINGS BY A COMPLETE FIRE-STOP.
- EVERY SPACE BETWEEN STAIR CARRIAGES OF ANY NON-FIREPROOF STAIR SHALL BE FIRE-STOPPED BY A HEADER BEAM AT TOP AND BOTTOM. WHERE A STAIR RUN IS NOT ALL IN ONE ROOM OR OPEN SPACE, THE STAIR CARRIAGES SHALL HAVE AN INTERMEDIATE FIRESTOP, SO LOCATED AS TO CUT OFF COMMUNICATION BETWEEN PORTIONS OF THE STAIR IN DIFFERENT ROOMS OR OPEN SPACES. THE UNDERSIDE AND STRINGERS OF EVERY UNENCLOSED STAIR OF COMBUSTIBLE MATERIAL SHALL BE FIRE-RETARDED.
- ALL PARTITIONS REQUIRED TO BE FIRE-RETARDED SHALL BE FIRE-STOPPED WITH INCOMBUSTIBLE MATERIAL AT FLOORS, CEILINGS AND ROOFS. FIRE-STOPPING OVER PARTITIONS SHALL EXTEND FROM THE CEILING TO THE UNDERSIDE OF ANY ROOFING ABOVE. ANY SPACE BETWEEN THE TOP OF A PARTITION AND THE UNDERSIDE OF ROOF BOARDING SHALL BE COMPLETELY FIRE-STOPPED.

SECTION 241. PARTITIONS; FIRE-STOPPING.

- IN TENEMENTS ERRECTED AFTER APRIL EIGHTEENTH, NINETEEN HUNDRED TWELVE, WOOD STUD APARTMENT PARTITIONS WHICH ARE DIRECTLY OVER EACH OTHER SHALL RUN THROUGH THE WOOD FLOOR BEAMS AND REST UPON THE PLATE OF THE PARTITION BELOW. IN FIREPROOF TENEMENTS ERRECTED AFTER SUCH DATE ALL PARTITIONS SHALL REST DIRECTLY UPON THE FIREPROOF FLOOR CONSTRUCTION AND EXTEND TO THE FIREPROOF BEAM FILLING ABOVE. APARTMENT PARTITIONS WITHIN THE MEANING OF THIS SECTION ARE PARTITIONS CROSSING THE FLOOR BEAMS AT ANY ANGLE AND SEPARATING ONE APARTMENT FROM ANOTHER OR ANY PART OF AN APARTMENT FROM ANY PUBLIC PART OF THE DWELLING.
- IN TENEMENTS ERRECTED AFTER APRIL EIGHTEENTH, NINETEEN HUNDRED TWELVE, APARTMENT STUDDING SHALL BE FILLED IN SOLIDLY BETWEEN THE UPRIGHTS TO THE DEPTH OF THE FLOOR BEAMS WITH INCOMBUSTIBLE MATERIALS.
- IN NON-FIREPROOF TENEMENTS ERRECTED AFTER APRIL TWELFTH, NINETEEN HUNDRED ONE, IN EVERY WALL WHERE WOOD FURRING IS USED, EVERY COURSE OF MASONRY FROM THE UNDER SIDE TO THE TOP OF ANY FLOOR BEAMS SHALL PROJECT A DISTANCE OF TWO INCHES OR MORE BEYOND EACH FACE OF THE WALL THAT IS NOT ON THE OUTSIDE OF THE DWELLING, SO AS TO PROVIDE AN EFFECTIVE FIRE STOP; AND WHENEVER FLOOR BEAMS RUN PARALLEL TO A WALL AND WOOD FURRING IS USED, EVERY SUCH BEAM SHALL ALWAYS BE KEPT TWO INCHES AWAY FROM THE WALL, AND THE SPACE BETWEEN THE BEAMS AND THE WALL SHALL BE BUILT UP SOLIDLY WITH BRICKWORK FROM THE UNDERSIDE TO THE TOP OF THE FLOOR BEAMS SO AS TO FORM AN EFFECTIVE FIRE STOP.

HOUSING MAINTENANCE CODE - PLUMBING & FIRE PROTECTION:

SEC. 27-2024 WATER SUPPLY TO BUILDINGS

THE OWNER OF A DWELLING SHALL PROVIDE AND MAINTAIN A SUPPLY OF PURE AND WHOLESOME WATER SUFFICIENT IN QUANTITY AND AT SUFFICIENT PRESSURE TO KEEP ALL PLUMBING FIXTURES ADEQUATELY SUPPLIED FOR THEIR SANITARY MAINTENANCE. WHERE WATER MAINS ARE AVAILABLE IN THE STREET, EVERY DWELLING SHALL BE SUPPLIED WITH WATER FROM SUCH MAINS. THE OWNER SHALL KEEP THE WATER SUPPLY FREE FROM CONNECTION TO ANY UNSAFE WATER SUPPLY OR FROM CROSS-CONNECTIONS TO ANY DRAINAGE SYSTEM.

SEC. 27-2025 WATER SUPPLY TO INDIVIDUAL UNITS AND FIXTURES

THE OWNER OF A DWELLING SHALL PROVIDE PROPER APPLIANCES FOR THE USE OF EVERY DWELLING UNIT TO RECEIVE AND DISTRIBUTE AN ADEQUATE SUPPLY OF WATER DURING ALL HOURS.

SEC. 27-2026 MAINTENANCE OF SEWER CONNECTIONS AND PLUMBING FIXTURES

THE OWNER OF A DWELLING SHALL PROPERLY MAINTAIN AND KEEP IN GOOD REPAIR THE PLUMBING AND DRAINAGE SYSTEM, INCLUDING WATER CLOSETS, TOILETS, SINKS AND OTHER FIXTURES.

SEC. 27-2031 SUPPLY OF HOT WATER; WHEN REQUIRED.

EXCEPT AS OTHERWISE PROVIDED IN THIS ARTICLE, EVERY BATH, SHOWER, WASHBASIN AND SINK IN ANY DWELLING UNIT IN A MULTIPLE DWELLING OR TENANT-OCCUPIED ONE-FAMILY OR TWO-FAMILY DWELLING SHALL BE SUPPLIED AT ALL TIMES BETWEEN THE HOURS OF SIX A. M. AND MIDNIGHT WITH HOT WATER AT A CONSTANT MINIMUM TEMPERATURE OF ONE HUNDRED TWENTY DEGREES FAHRENHEIT FROM A CENTRAL SOURCE OF SUPPLY CONSTRUCTED IN ACCORDANCE WITH THE PROVISIONS OF THE BUILDING CODE AND THE REGULATIONS OF THE DEPARTMENT, PROVIDED HOWEVER THAT BATHS AND SHOWERS EQUIPPED WITH BALANCED-PRESSURE MIXING VALVES, THERMOSTATIC MIXING VALVES OR COMBINATION PRESSURE BALANCING/THERMOSTATIC VALVES MAY PRODUCE A DISCHARGE TEMPERATURE LESS THAN ONE HUNDRED TWENTY DEGREES FAHRENHEIT BUT IN NO EVENT LESS THAN ONE HUNDRED TEN DEGREES FAHRENHEIT. GAS OR ELECTRIC WATER HEATERS MAY, IF APPROVED BY THE DEPARTMENT, BE UTILIZED IN LIEU OF A CENTRAL SOURCE OF SUPPLY OF HOT WATER IF SUCH HEATERS:

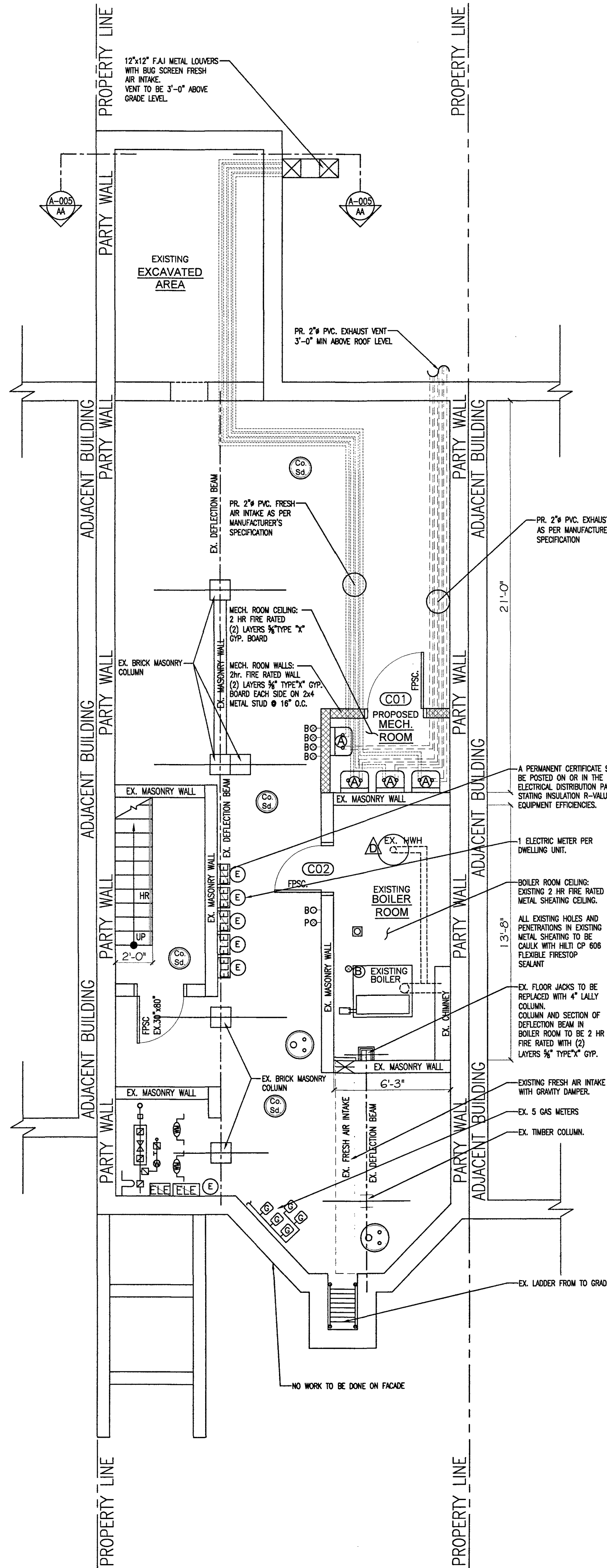
- ARE LAWFULLY IN USE ON JULY FOURTEENTH, NINETEEN HUNDRED SIXTY-SEVEN; OR

ASBESTOS NOTE:

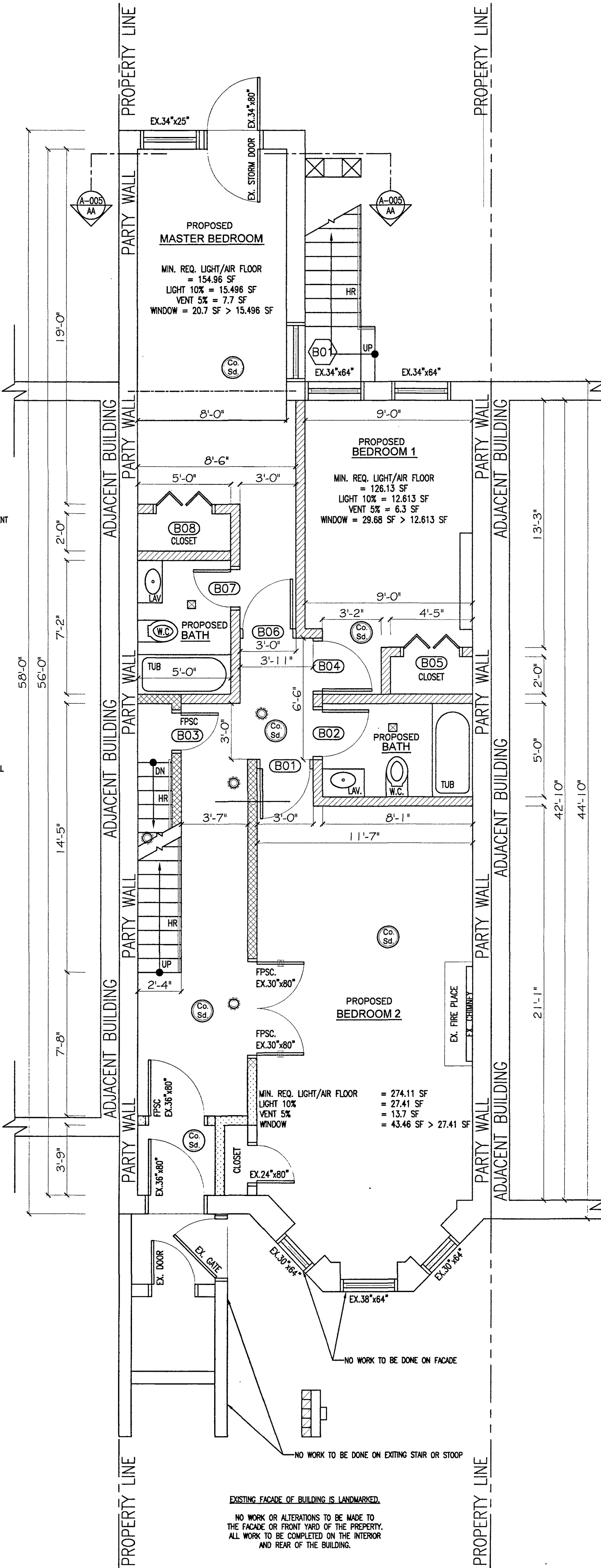
IN THE EVENT OF ASBESTOS OR OTHER TOXIC SUBSTANCE EXPOSURE OR THE SUBSTANTIAL RISK THEREOF, CLIENT WILL HAVE THE DUTY TO INFORM THE ARCHITECT OF SUCH RISKS KNOWN OR REASONABLY KNOWN TO THE CLIENT. IF ASBESTOS OR ANY OTHER TOXIC SUBSTANCE, OR RISKS TO EXPOSURE THEREOF IS DISCOVERED BY THE ARCHITECT DURING WORK ON THE PROJECT, THE ARCHITECT SHALL, IN ITS SOLE DISCRETION, HAVE THE RIGHT TO SUSPEND WORK ON THE PROJECT. THE CLIENT SHALL HAVE THE DUTY TO PROMPTLY RETAIN A QUALIFIED EXPERT TO SAFELY RENDER OR SUPERVISE THE REMOVAL OF SUCH ASBESTOS OR OTHER TOXIC SUBSTANCE. THE CLIENT SHALL INDEMNIFY AND HOLD ARCHITECT, AGENTS AND EMPLOYEES HARMLESS FROM ANY AND ALL LIABILITY ON PART OF OR DAMAGE TO SUCH ENTITIES OR PERSONS INCLUDING THE COST OF LEGAL FEES AND EXPENSES, AS SUCH FEES AND EXPENSES ARE INCURRED, WHICH MAY RESULT FROM ASBESTOS OR OTHER TOXIC SUBSTANCE EXPOSURE ON THE PROJECT.

LIMITATION NOTES:

THESE PLANS ARE APPROVED ONLY FOR THE WORK INDICATED ON THE APPLICATION SPECIFICATION SHEET. ALL OTHER MATTERS SHOWN ARE NOT TO BE RELIED UPON OR TO BE CONSIDERED EITHER APPROVED OR IN ACCORDANCE WITH APPLICABLE CODE. NO CHANGE IN USE, EGRESS OR OCCUPANCY.



EXIST/PROP. CELLAR FLOOR PLAN
SCALE: 1/4" = 1'-0"



EXIST/PROP. BASEMENT FLOOR PLAN
SCALE: 1/4" = 1'-0"

LEGEND

- BOILER: EX. BOILER PEERLESS BOILERS
- PR. BOILER PEERLESS BOILERS
- HWH: EX. HOT WATER HEATER
- PR. FLOOR DRAIN
- APARTMENT ENTRANCE
- SELF CLOSING APARTMENT ENTRANCE DOOR WITH PEEP-HOLE, BELL AND CHAIN & LATCH. 1 1/2 HRS FIRE RATED
- PR. CARBON AND SMOKE DETECTOR
- PR. 50 CFM FAN.
- PR. PROGRAMMABLE THERMOSTAT
- GR: GUARD RAILS
- HR: HAND RAILS
- PR. BOILER EMERGENCY SHUT OFF SWITCH
- PR. HOT WATER HEATER PUMP EMERGENCY BOILER SHUT OFF SWITCH
- EX. SPRINKLER HEAD
- ELECTRICAL PANEL
- PR. 4" LALLY COLUMN
- 12 DROP SOFFIT FIRE AND SMOKE BARRIER
- EX. MAIL BOX
- EX. SEWER EJECTOR PUMP
- EX. WATER METER
- EX. ELECTRIC METER
- EX. GAS METER

WALL LEGEND

- EXISTING EXT. WALL TO REMAIN & REFINISH AS NEEDED 3/8" TYPE "X" GYP. BD.
- 1 HR. FIRE RATED. SEE DETAIL ON PAGE A-004
- 2 HR. FIRE RATED. SEE DETAIL ON PAGE A-004

NOTE: ALL PLUMBING AND GAS PENETRATIONS IN BOILER ROOM AND ALL FLOORS TO BE 2 HR FIRE RATED USING HILTI FIRE-STOPPING SYSTEM.

EQUIPMENT TO BE USED

(A) PROP. NAVEN CONDENSING GAS BOILER
MODEL#: NCB-210
HEATING CAPACITY: 94 000 BTU/HR
WATER HEATING: 82 000 BTU/HR
AFUE% 95.0

(B) EXISTING BOILER

(D) EXISTING HOT WATER HEATER

NOTE: INSTALL WINDOW GUARDS ON ALL WINDOWS AS PER MULTIPLE DWELLING LAW.

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PROJECT: **135 DECATUR STREET**
BROOKLYN NY.

INCL: CELLAR, BASEMENT FLOOR PLANS AND NOTES

SEAL & SIGNATURE: [Signature]
DATE: 04/15/2016
PROJECT No.: 135 DECATUR STREET
DRAWING BY: JS
CHK BY: JS
DWG. No.: **A-001.00**
FILE: 135DECATURST 3 OF 3

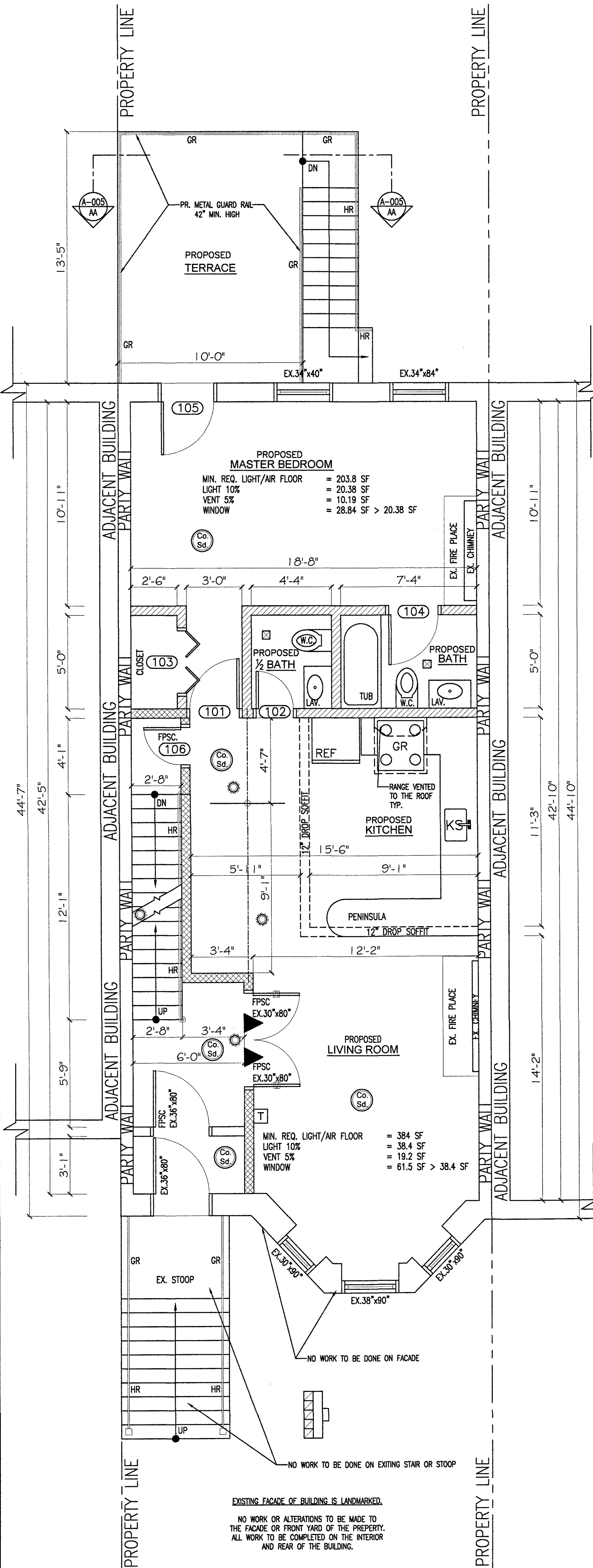
DOB APPROVAL

EXAMINED FOR ZONING, EGRESS AND FIRE PREVENTION ONLY AS PER DIR. 275

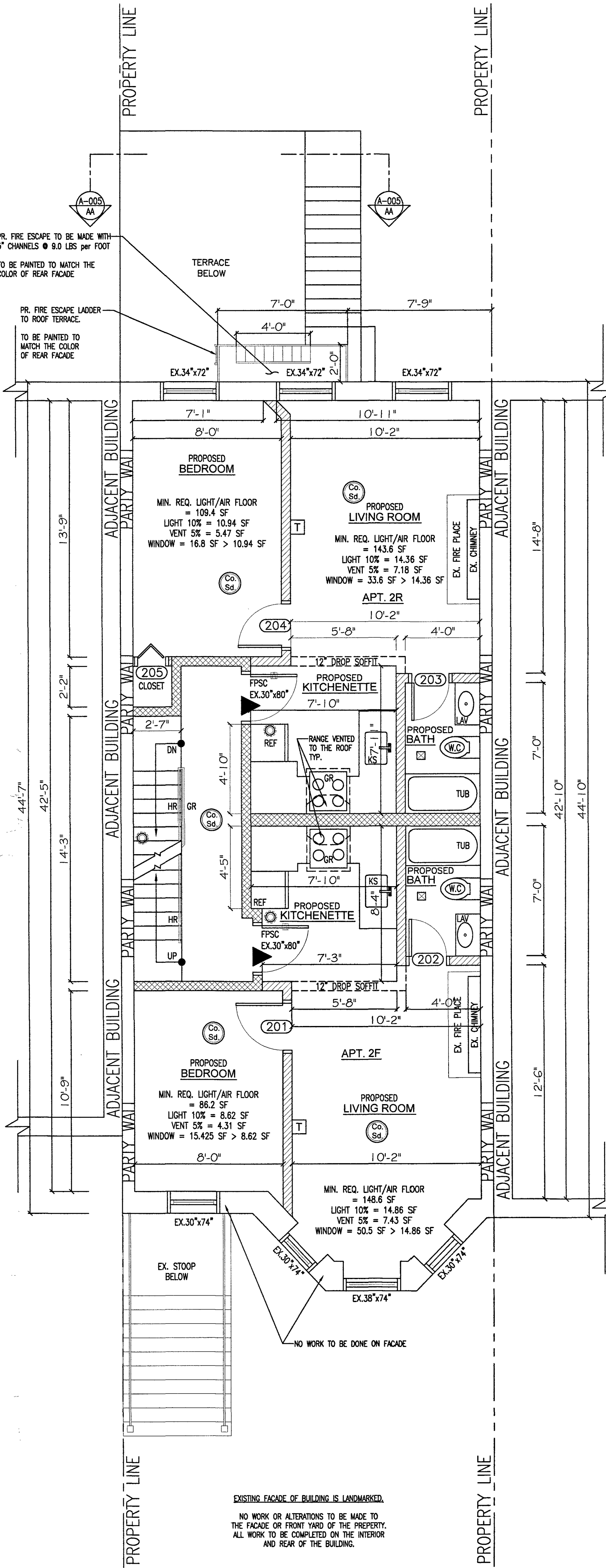
MAY 24 2016
Kurt James

DEPT. OF BUILDINGS

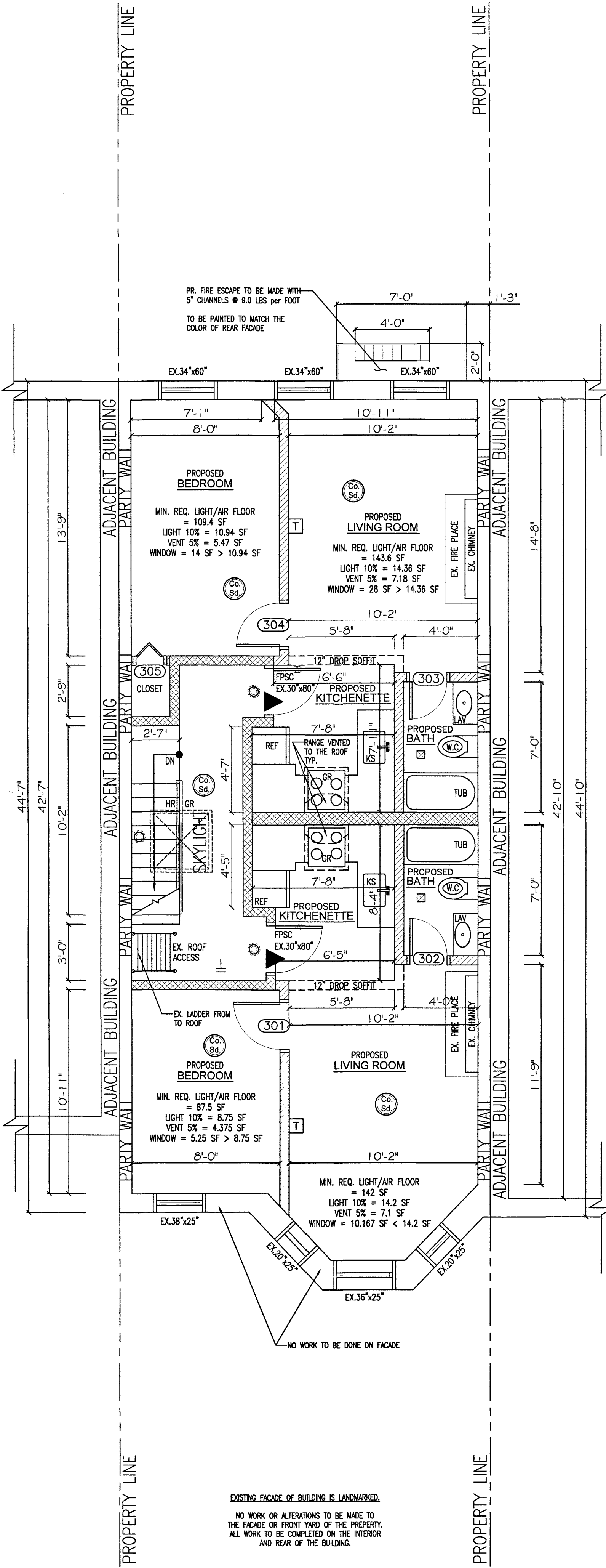
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Scan Code: ESHS8660943



EXIST/PROP. 1st FLOOR PLAN
 SCALE: 1/4" = 1'-0"



EXIST/PROP. 2nd FLOOR PLAN
 SCALE: 1/4" = 1'-0"



EXIST/PROP. 3rd FLOOR PLAN
 SCALE: 1/4" = 1'-0"

LEGEND

- EX. BOILER PEERLESS BOILERS
- PR. BOILER PEERLESS BOILERS
- EX. HOT WATER HEATER
- PR. FLOOR DRAIN
- APARTMENT ENTRANCE
- SELF CLOSING APARTMENT ENTRANCE DOOR WITH PEEP-HOLE, BELL AND CHAIN & LATCH. 1 1/2 HRS FIRE RATED
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JS CONSULTING ENGINEER
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PROJECT: 135 DECATUR STREET
 BROOKLYN NY.

INCL: 1st, 2nd & 3rd FLOOR PLANS

SEAL & SIGNATURE:

DATE: 04/15/2016
 PROJECT No.: 135 DECATUR STREET
 DRAWING BY: JS
 CHK BY: JS
 DWG. No.: A-002.00
 FILE#: 135DECATURST 4 OF 12

DOB APPROVAL
 EXAMINED FOR ZONING EGRESS AND FIRE PREVENTION ONLY AS PER D.R. 275
 MAY 24 2016
 Kurt James

DEPT. OF BUILDINGS
 DEPT. BLDGS. Job No. 321323545
 Scan Code ESHS0012188

DOOR SCHEDULE

NO.	LOCATION	DOOR TYPE			FRAME	H'WRE.	RATING	REMARKS	U- FACTOR	FENESTRATION
		LBL.	TYPE	MAT. SIZE						
C01	PROPOSED BOILER ROOM	D	B	HM			3'-0" x 6'-8"	1 1/2" FIRE RATED (FPSC)	MVxC	N/A
C02	EXISTING BOILER ROOM	D	B	HM			3'-0" x 6'-8"	1 1/2" FIRE RATED (FPSC)	MVxC	N/A
B01	BEDROOM 2	NR	E	WD			2'-8" x 6'-8"	N/A	MVxC	N/A
B02	BATH	NR	E	WD			2'-6" x 6'-8"	N/A	MVxC	N/A
B03	CELLAR ENTRANCE	NR	E	WD			2'-0" x 6'-8"	N/A	MVxC	N/A
B04	BEDROOM 1	NR	E	WD			2'-8" x 6'-8"	N/A	MVxC	N/A
B05	BEDROOM 1 CLOSET	NR	E	WD			(2)1'-6" x 6'-8"	FOLDING DOOR	MVxC	N/A
B06	MASTER BEDROOM	NR	E	WD			2'-8" x 6'-8"	N/A	MVxC	N/A
B07	MASTER BATH	NR	E	WD			2'-0" x 6'-8"	N/A	MVxC	N/A
B08	MASTER CLOSET	NR	E	WD			(2)1'-6" x 6'-8"	FOLDING DOOR	MVxC	N/A
101	MASTER BEDROOM	NR	E	WD			2'-8" x 6'-8"	N/A	MVxC	N/A
102	BATH	NR	E	WD			2'-0" x 6'-8"	N/A	MVxC	N/A
103	MASTER CLOSET	NR	E	WD			(2)1'-6" x 6'-8"	FOLDING DOOR	MVxC	N/A
104	MASTER BATH	NR	E	WD			2'-8" x 6'-8"	N/A	MVxC	N/A
105	ROOF TERRACE	D	B	AL			2'-10" x 6'-8"	1 1/2" FIRE RATED (FPSC)	MVxC	WEATHER-STRIPPING, INSULATION & U FACTOR OF 0.35 or LOWER
106	BASEMENT ENTRY	D	B	HM			2'-0" x 6'-8"	1 1/2" FIRE RATED (FPSC)	MVxC	N/A
201	APT. 2F BEDROOM	NR	E	WD			2'-8" x 6'-8"	N/A	MVxC	N/A
202	APT. 2F BATH	NR	E	WD			2'-0" x 6'-8"	N/A	MVxC	N/A
203	APT. 2R BATH	NR	E	WD			2'-0" x 6'-8"	N/A	MVxC	N/A
204	APT. 2R BEDROOM	NR	E	WD			2'-8" x 6'-8"	N/A	MVxC	N/A
205	APT. 2R BEDROOM CLOSET	NR	E	WD			(2) 1'-6" x 6'-8"	SLIDING ROOM	MVxC	N/A
301	APT. 3F BEDROOM	NR	E	WD			2'-8" x 6'-8"	N/A	MVxC	N/A
302	APT. 3F BATH	NR	E	WD			2'-0" x 6'-8"	N/A	MVxC	N/A
303	APT. 3R BATH	NR	E	WD			2'-0" x 6'-8"	N/A	MVxC	N/A
304	APT. 3R BEDROOM	NR	E	WD			2'-8" x 6'-8"	N/A	MVxC	N/A
305	APT. 3R BEDROOM CLOSET	NR	E	WD			(2) 1'-6" x 6'-8"	SLIDING ROOM	MVxC	N/A

NOTE: - ALL EXISTING DOOR SIZES NOTED AS "VIF" ARE ASSUMED TO BE OF SUCH SIZE, G.C.TO VERIFY IN FIELD AND NOTIFY ARCHITECT OF RECORD IF OTHERWISE.
 - ALL STORAGE, ELECTRICAL, MECHANICAL, AND INDUSTRIAL EQUIPMENT CLOSETS MAY HAVE DOOR WIDTHS OF < THAN 3'.
 - EXIST DOORS AT OTHER LOCATIONS IF < THAN 3' WIDE SHALL BE REPLACED AS NOTED HEREWITH.

GENERAL ABBREVIATIONS	HARDWARE ABBREVIATIONS	DOOR TYPE ABBREVIATIONS	DOOR LABEL ABBREVIATIONS
E - EXISTING TR - TRACK FOR SLIDING CLOSET DOORS HM - HOLLOW METAL M - METAL KD - KNOCK DOWN BUCK SG - SEMI GLOSS PAINT VP - VISION PANEL LVR - LOUVERED DOOR SLS - SEE LINTEL SCHEDULE FF - FACTORY FINISH LL - LEAD LINED AL - ALUMINUM WD - OAK FIN DOOR MVxC - MEASUREMENTS TO BE VERIFIED BY CONTRACTOR SxHw - TO BE SELECTED BY HOMEOWNER	C - CLOSER DB - DEAD BOLT LOCK L - LOCK LS - LOCK SET P - PANIC PB - PUSH/PULL BARS PV - PRIVACY S - SLIDING HARDWARE LV - LEVER/LATCH	A - FLUSH DOOR B - METAL C - DOLLY W/ VISION PANEL D - LOUVERED/UNDERCUT E - RAISED PANEL DOOR G - ALL GLASS & ALUM. O - OVERHEAD DOOR BY OVERHEAD DOOR CORP OR APPROVED EQUAL	A - 3 HOUR RATED DOOR B - 1 1/2 HOUR RATED DOOR 100 SQ.IN. MAX. GL. AREA. C - 3/4 HOUR RATED DOOR, 1,296. SQ.IN. MAX. GL. AREA D - 1 1/2 HOUR RATED DOOR N.R. - NO RATING REQUIRED

WINDOW SCHEDULE

#	LOCATION	MANUF.	TYPE	ROUGH OPENING	QUAN.	REMARKS	U- FACTOR	FENESTRATION
B01	MASTER BEDROOM	SxHw	DOUBLE HUNG	2'-10" x 5'-4"	1	MVxC	U = 0.35 or LOWER	

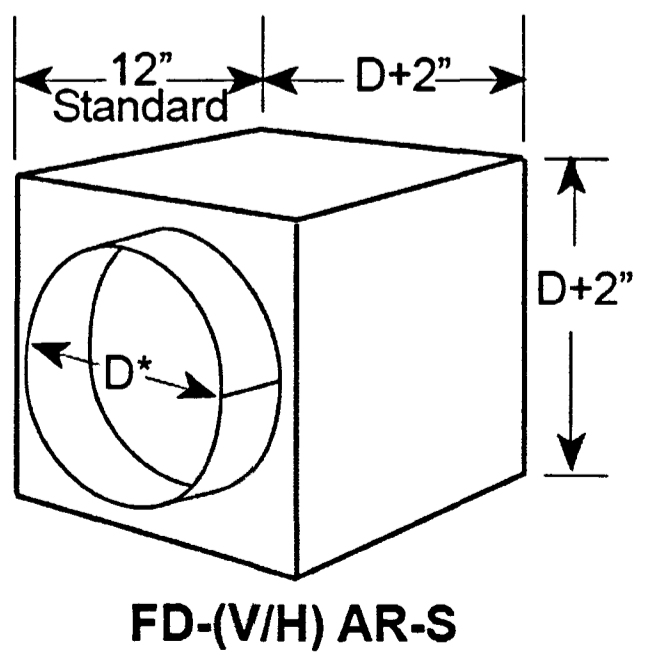
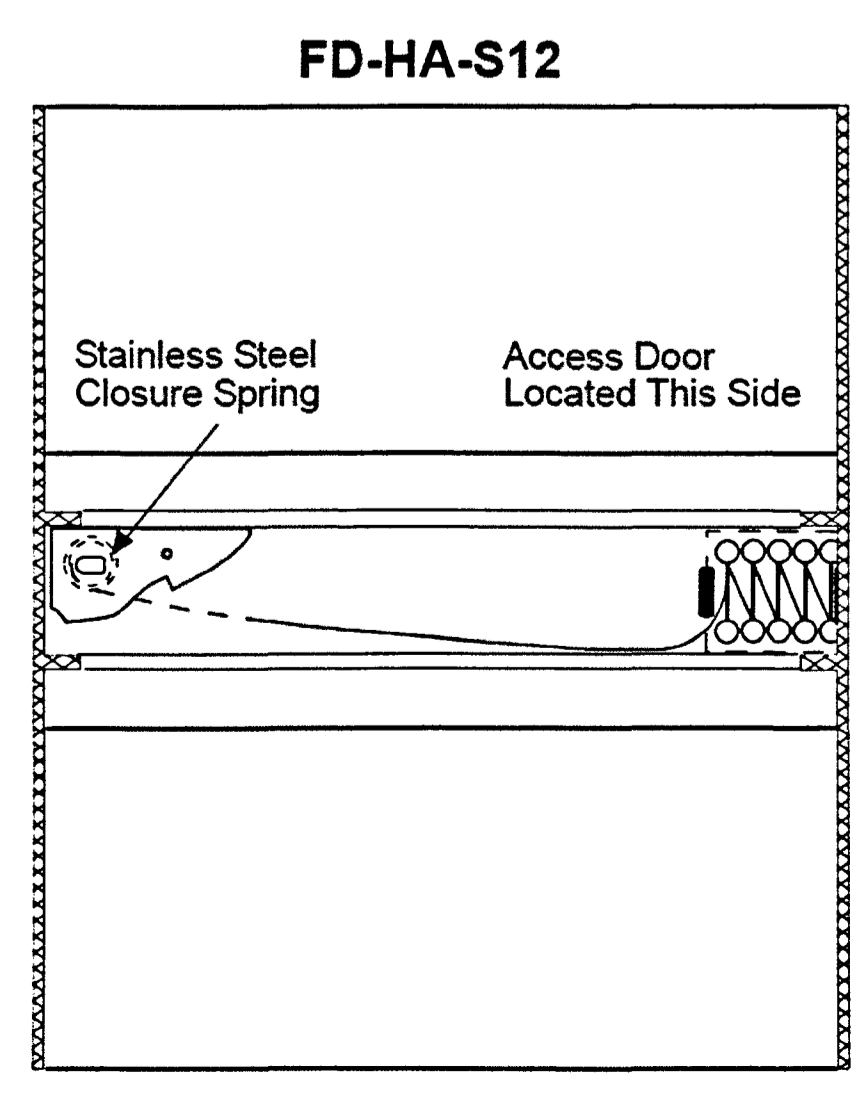
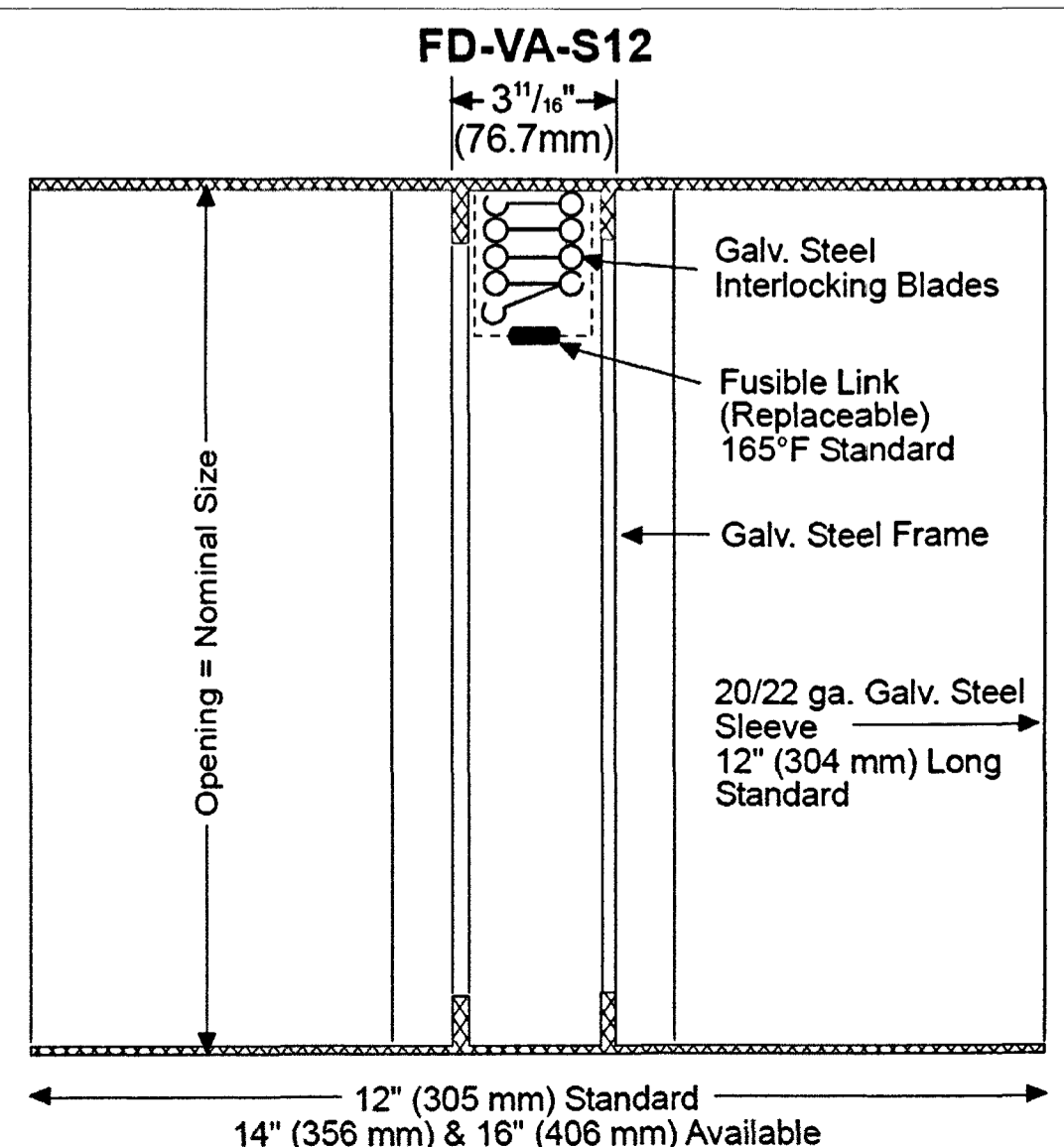
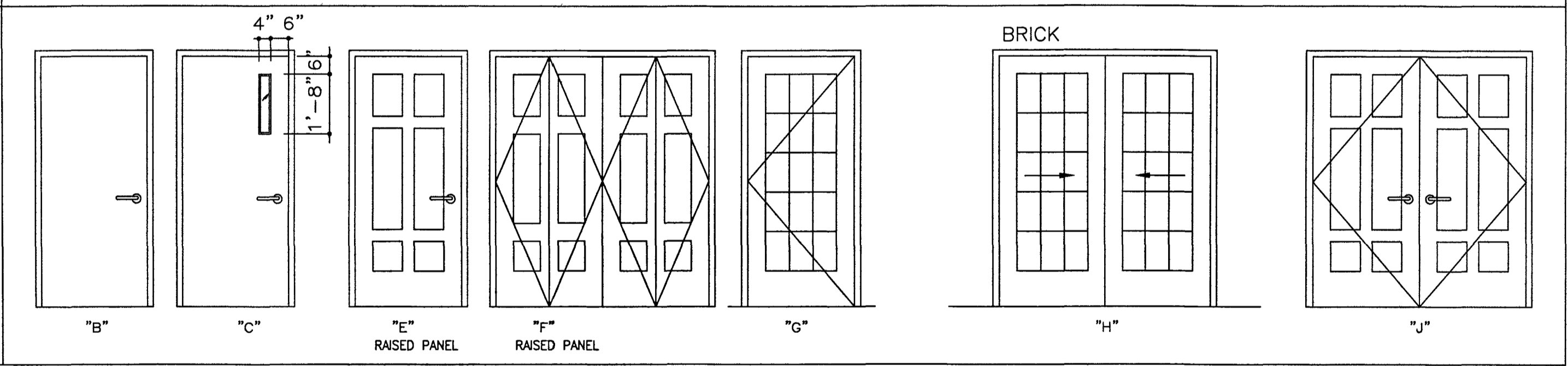
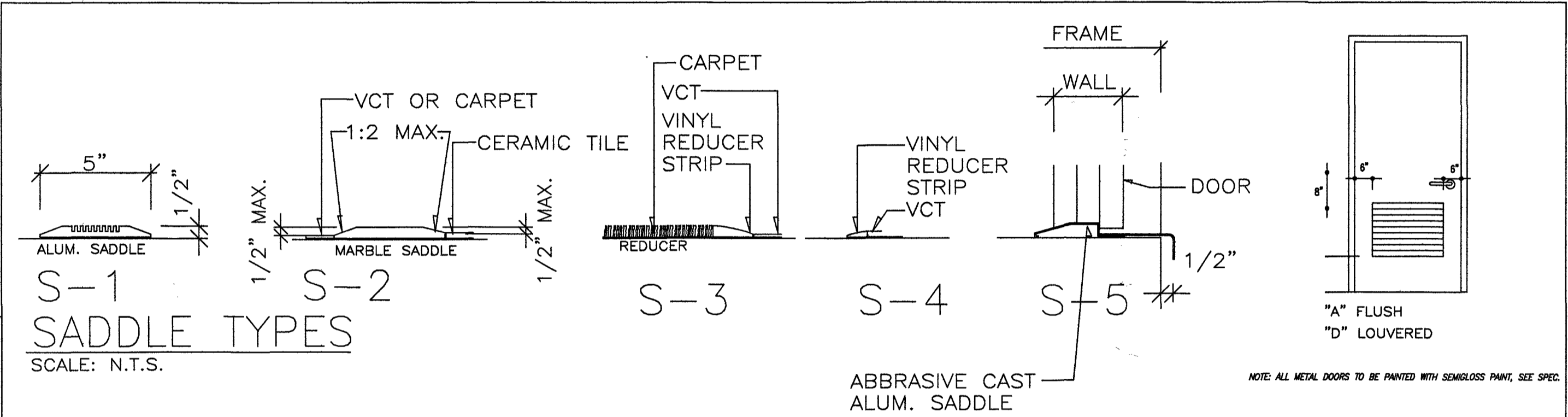
NOTES:

- G.C. TO MEASURE ALL WINDOW OPENINGS & NOTIFY ARCHITECT OF ANY DISCREPANCIES PRIOR TO ORDER OF WINDOWS UNITS.
- EXTERIOR COLOR OF WINDOW TO BE WHITE UNLESS OTHERWISE SELECTED BY OWNER/ARCHITECT, BEFORE WINDOWS ARE ORDERED.
- ANY APPROVED EQUAL SHALL BE REVIEWED AND APPROVED BY THE OWNER/ARCHITECT.
- ALL WINDOWS TO BE SUPPLIED W/ SCREENS & INTERIOR + EXTERIOR GRILLES.
- ALL WINDOWS TO BE CERTIFIED BY WINDOW MANUFACTURER TO MEET ALL EGRESS CODE REQUIREMENTS
- ALL WINDOW EXTERIOR TRIM, INTERIOR TRIM & KEY STONE SELECTED BY OWNER & INSTALL BY G.C.

NOTE: 4" THICK WALLS SIMILAR. ALL STEEL LINTELS TO BE ASTM A-36 STEEL G.C. TO PROVIDE MIN. OF ONE COAT OF SHOP APPLIED ANTI RUST PAINT AND ONE COAT FIELD APPLIED. PROVIDE FIREPROOFING FOR ALL SPANS EXCEEDING 4'-0" BY SPRAY ON OR BY PORTLAND CEMENT STUCCO ON WIRE LATH. FIRE-PROOFING SHALL OF ADEQUATE THICKNESS TO PROVIDE AN HOURLY RATING EQUAL OF THE WALL TO BE SUPPORTED..

LINTEL SCHEDULE

WALL WIDTH	LINTEL SPAN (MASONRY OPENING)	LINTEL SIZE
8"-10"	0'-0" THRU 4'-0"	TWO 4"x3 1/2"x5/16" ANGLES
8"	5'-1" THRU 6'-6"	FOUR 5"x3 1/2"x5/16" ANGLES
12"-14"	0'-0" THRU 4'-0"	SEVEN 4"x3 1/2"x5/16" ANGLES
12"		



* D = Duct Size Minus 1/4"
 * Maximum Diameter = 46" (1168 mm)

GRAVITY DAMPER DETAIL
 SCALE: N.T.S.

JS CONSULTING ENGINEER
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PROJECT: **135 DECATUR STREET**
 BROOKLYN NY.

INCL: DOORS AND WINDOW SCHEDULES

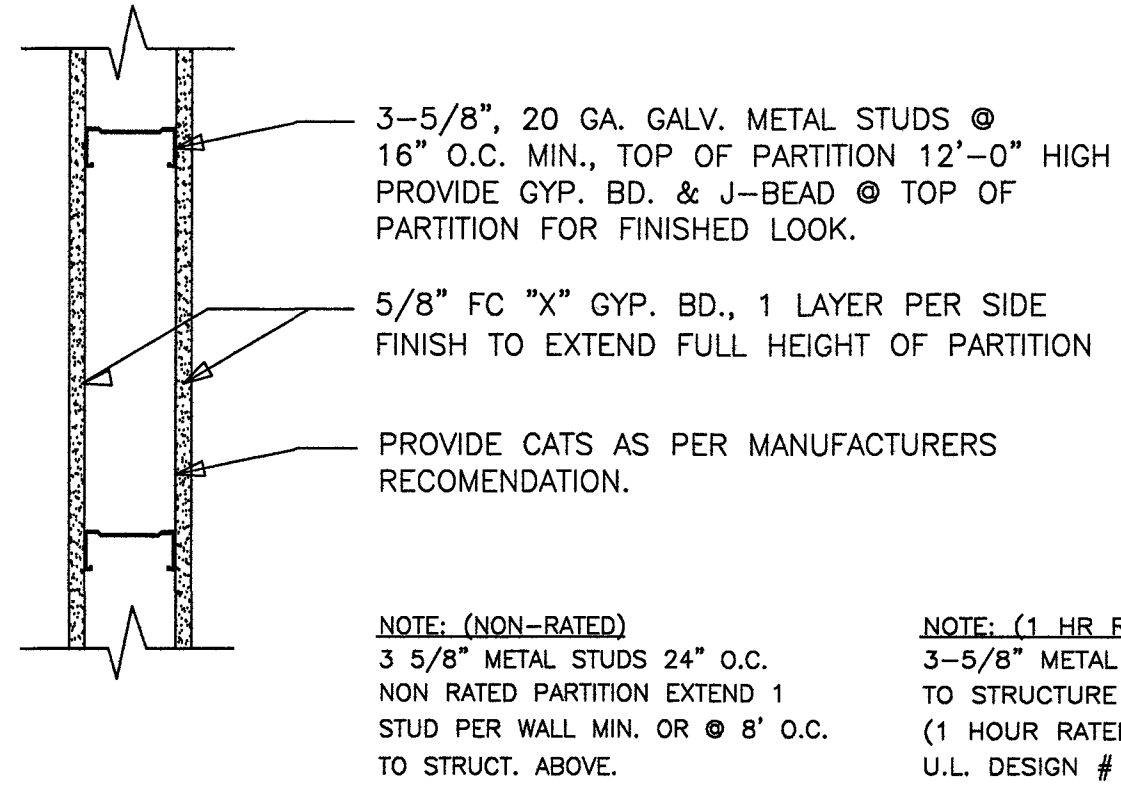
DATE: 04/15/2016
 PROJECT No.: 135 DECATUR STREET
 DRAWING BY: JS
 CHK BY: JS
 DWG. No.: **A-003.00**
 FILE#: 135DECATURST | 5 OF 13

DOB APPROVAL
 EXAMINED FOR ZONING, EGRESS AND FIRE PREVENTION ONLY AS PER DIR. 2715
 MAY 24 2016
 Kurt James

DEPT. OF BUILDINGS

DEPT. BLDGS Job No. 321323545
 Scan Code ESH56114674

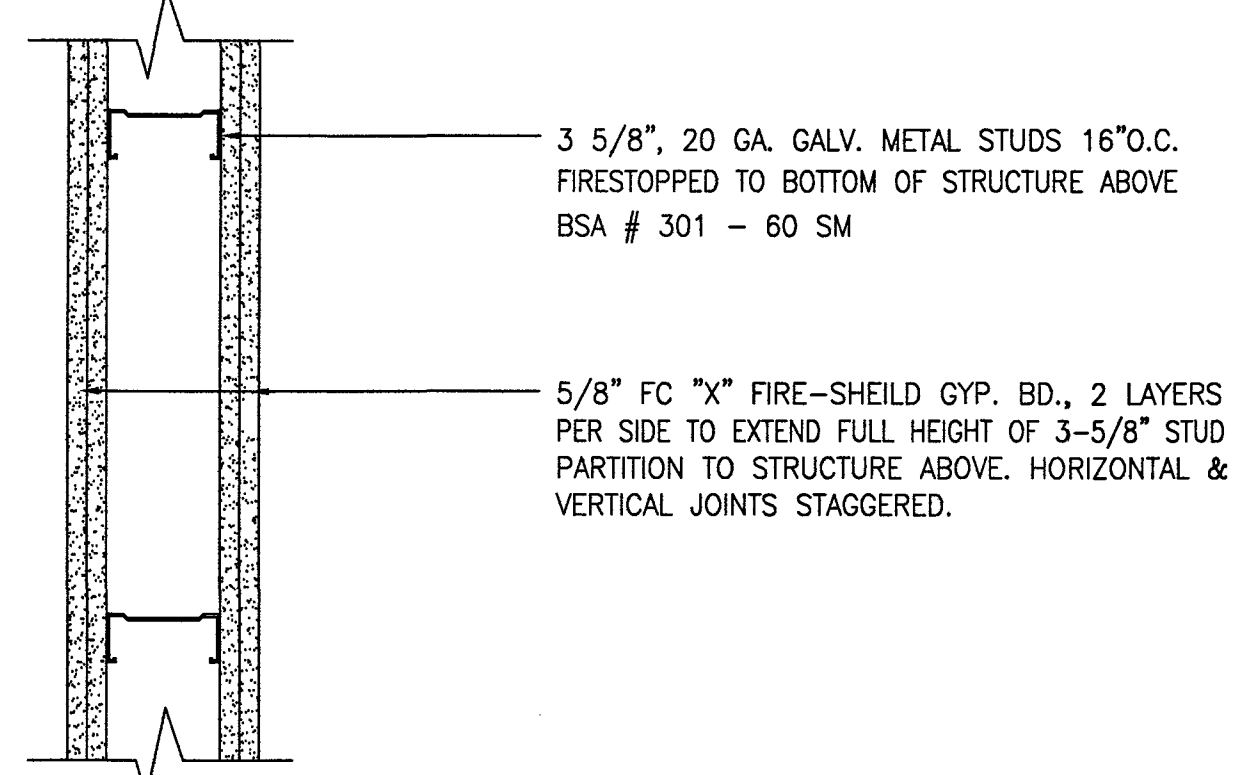
1 TYP. NON-RATED & 1HR-RATED PARTITION DETAIL
SCALE: N.T.S.



UL DESIGN U 465 (BSA # 301 - 60 SM)

- FLOOR TO CEIL. RUNNER - 25 M.S.G. (MIN.) GALV. STEEL 1" HIGH RETURN LEGS 3-5/8" WIDE (MIN.) ATTACHED TO FLOOR AND CEILING WITH FASTENERS 24" O.C.
- STEEL STUDS 3-5/8" WIDE (MIN.) 1-1/4" LEGS, 3/8" RETURN, FORMED OF 25 M.S.G. (MIN.) GALV. STEEL MAX. STUD SPACING 16" O.C.
- BATTS AND BLANKETS - (OPTIONAL) MINERAL WOOL OR GLASS FIBER BATTS PARTIALLY OR COMPLETELY FILLING STUD CAVITY (P.A., MEA, BSA, U.L. APPROVED)
- WALLBOARD GYPSUM - 5/8" THICK 4' WIDE ATTACHED TO STEEL STUDS AND FLOOR CEILING TRACK WITH 1" LONG, TYPE S SELF TAPPING STEEL SCREWS SPACED 8" O.C. ALONG EDGES OF BOARD AND 12" O.C. IN THE FIELD OF THE BOARD. JOINTS ORIENTED VERT. AND STAGGERED ON OPPOSITE SIDES OF THE ASSEMBLY.
- JOINT TAPE AND COMPOUND - VINYL DRY OR PREMIXED JOINT COMPOUND APPLIED IN TWO COATS TO JOINTS AND SCREW HEADS; PAPER TAPE 2" WIDE EMBEDDED IN FIRST LAYER OF COMPOUND OVER ALL JOINTS AS AN ALTERNATE NOMINAL 1/2" GYPSUM VENEER PLASTER MAY BE APPLIED TO THE ENTIRE SURFACE OF CLASSIFIED VENEER BASEBOARD, JOINTS REINFORCED.

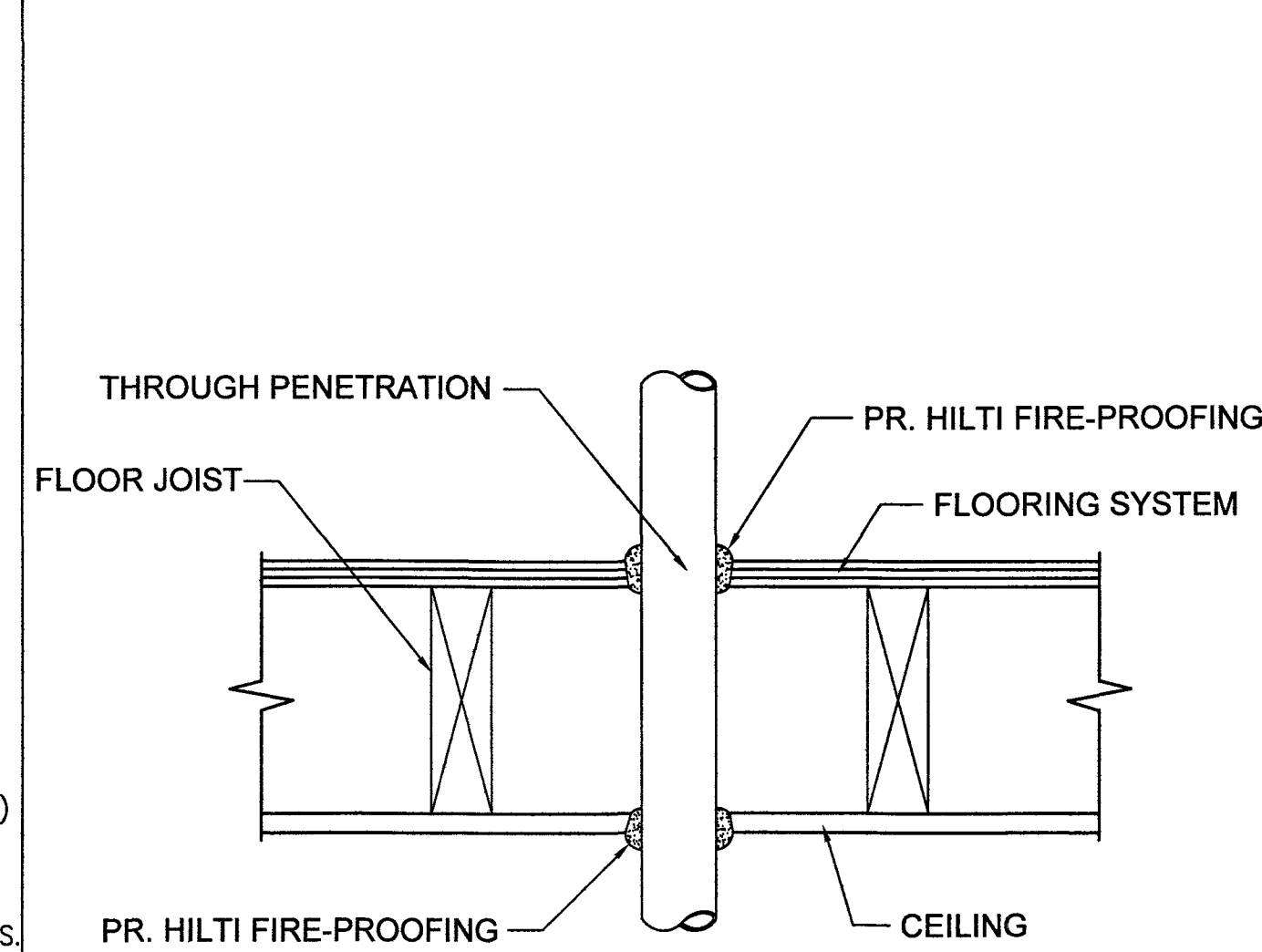
2 TYP. 2 HR. RATED PARTITION DETAIL
SCALE: N.T.S.



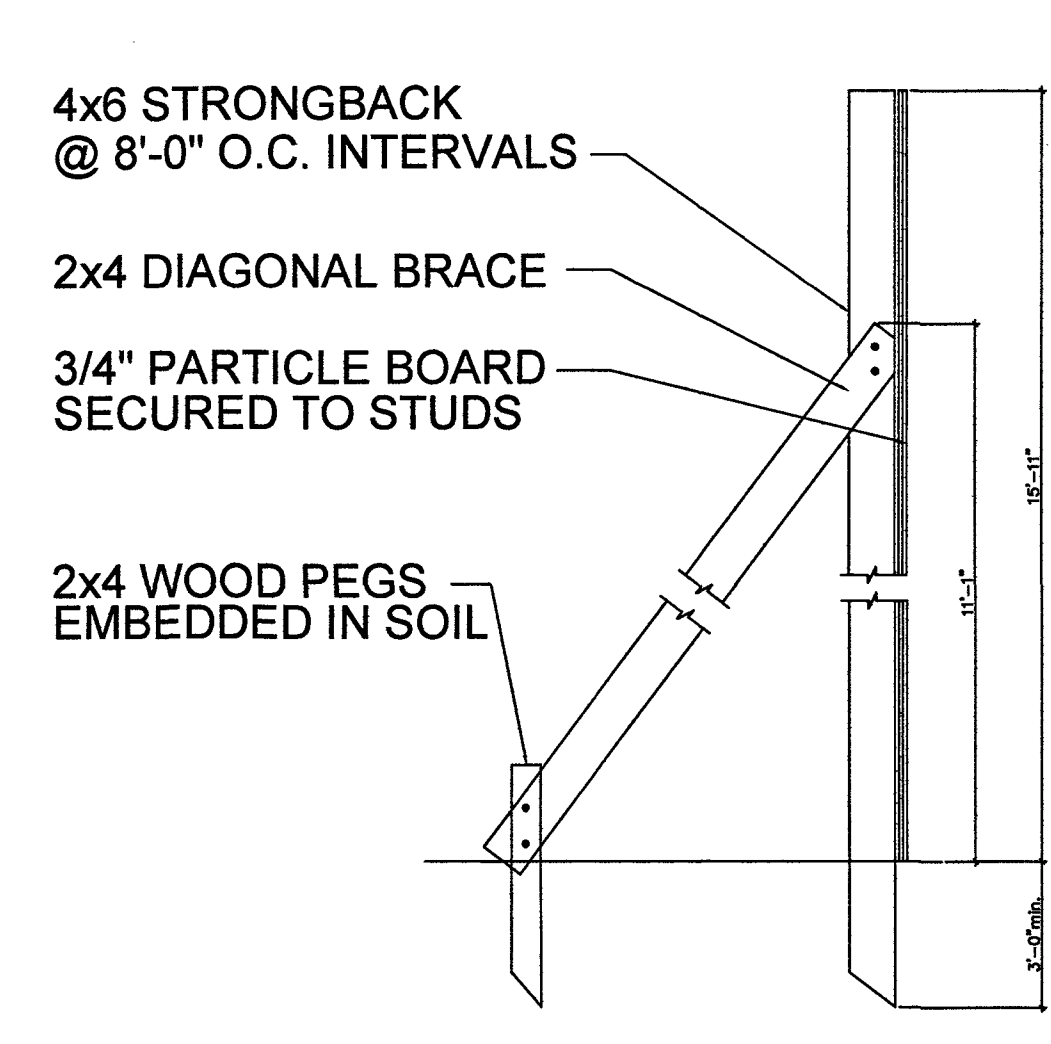
UL DESIGN U 411 (BSA # 301 - 60 SM)

- FLOOR TO CEIL. RUNNER - 25 M.S.G. (MIN.) GALV. STEEL 1" HIGH RETURN LEGS 3-5/8" WIDE (MIN.) ATTACHED TO FLOOR AND CEILING WITH FASTENERS 16" O.C.
- STEEL STUDS - 3-5/8" WIDE (MIN.) 1 5/16" LEGS, 3/8" RETURN, FORMED OF 25 M.S.G. (MIN.) GALV. RETURN, FORMED OF 25 M.S.G. (MIN.) GALV. STEEL MAX. STUD SPACING 16" O.C.
- BATTS AND BLANKETS-3" THERMAL SAFB GLASS FIBER INSULATION OR APPROVED EQUAL BETWEEN STUDS. (P.A., MEA, BSA, U.L. APPROVED)
- STUDS AND FLOOR CEILING TRACK WITH 1-1/4" LONG, TYPE S SELF TAPPING STEEL SCREWS SPACED 16" O.C. ALONG EDGES OF BOARD AND 12" O.C. IN THE FIELD OF THE BOARD. JOINTS ORIENTED VERTICALLY AND STAGGERED ON OPPOSITE SIDES OF THE ASSEMBLY.
- APPLIED IN TWO COATS TO JOINTS AND SCREW HEADS; PAPER TAPE 2" WIDE EMBEDDED IN FIRST LAYER OF COMPOUND OVER ALL JOINTS, AS AN ALTERNATE NOMINAL 1/2" GYPSUM VENEER PLASTER MAY BE APPLIED TO THE ENTIRE SURFACE OF VENEER BOARD, JOINT REINFORCED.
- ASSEMBLY TO ACHIEVE MINIMUM SOUND TRANSMISSION COEFFICIENT RATING OF 56.

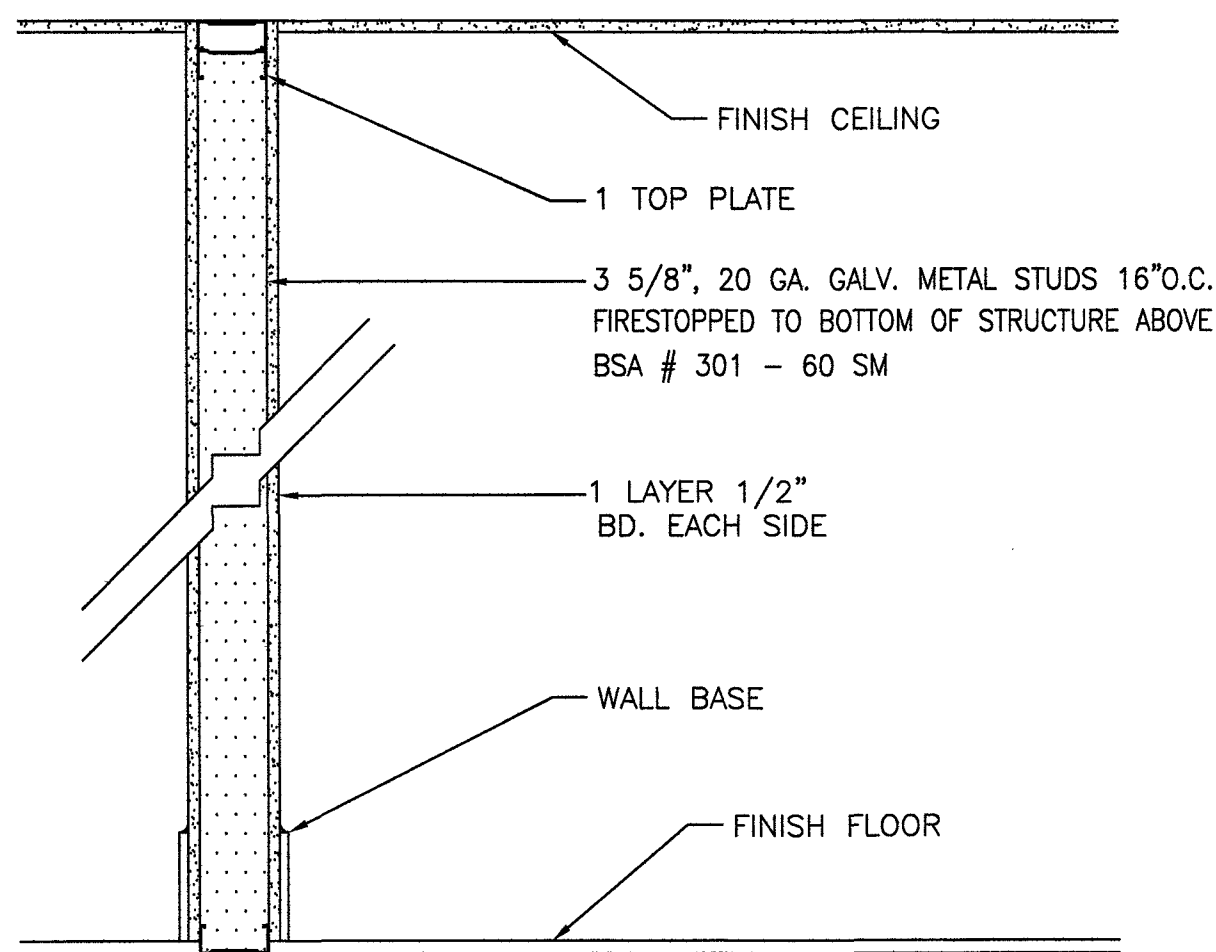
3 HILTI FIRE-STOPPING DETAIL
SCALE: N.T.S.



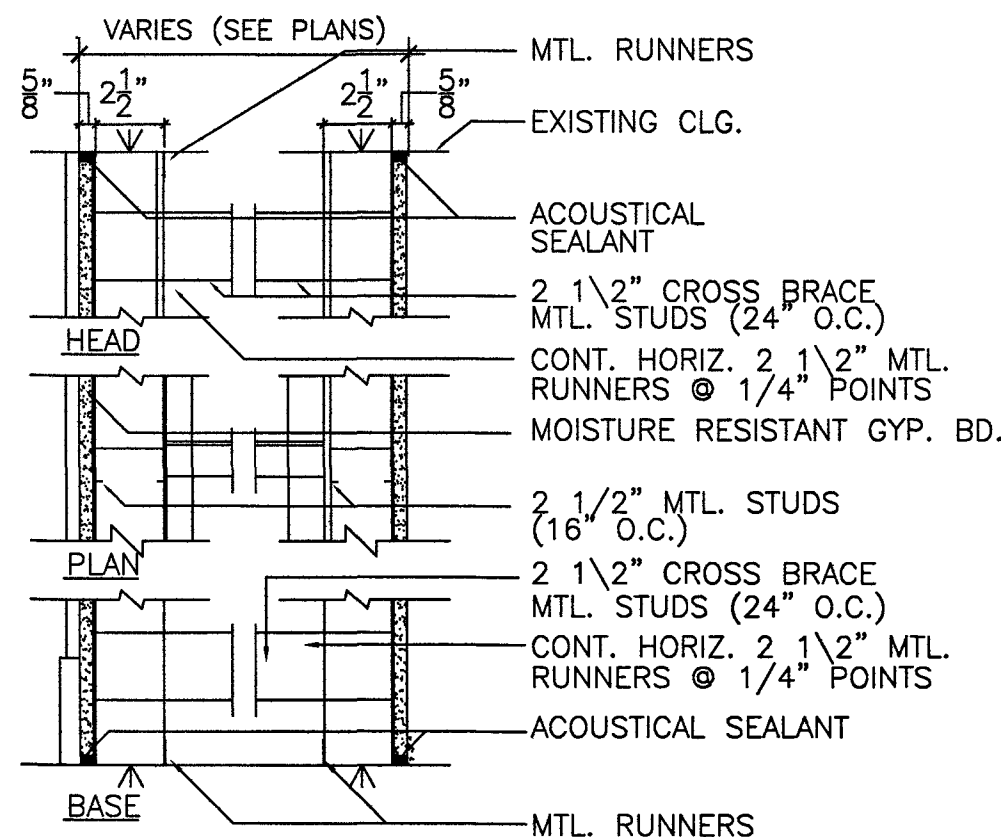
4 TEMPORARY FENCE DETAIL
SCALE: N.T.S.



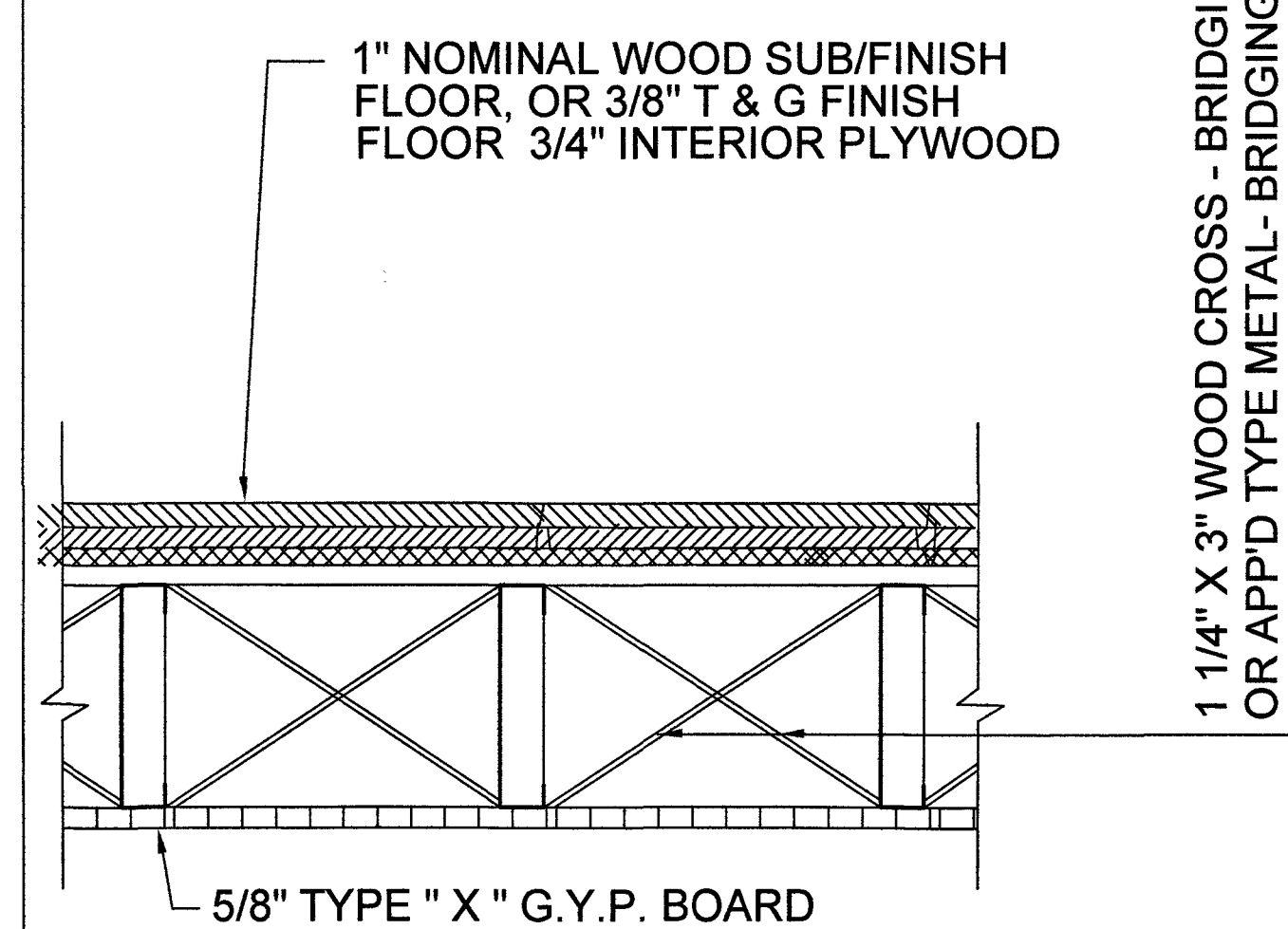
5 INTERIOR WALL DETAIL.
SCALE: N.T.S.



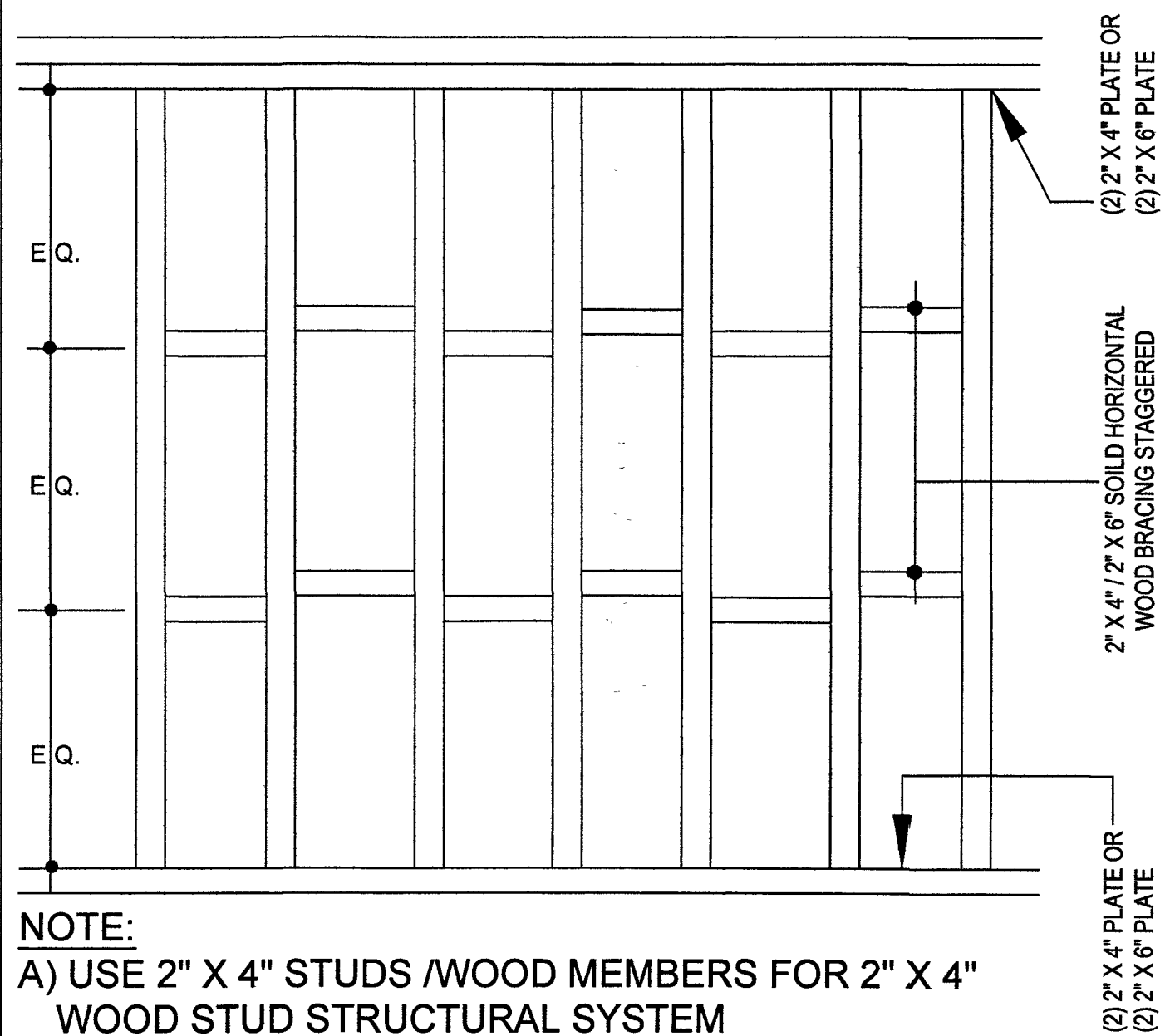
6 TYP. PLUMBING CHASE PARTITION DETAIL
SCALE: N.T.S.



7 FLOOR CONSTRUCTION TYPICAL
SCALE: N.T.S.

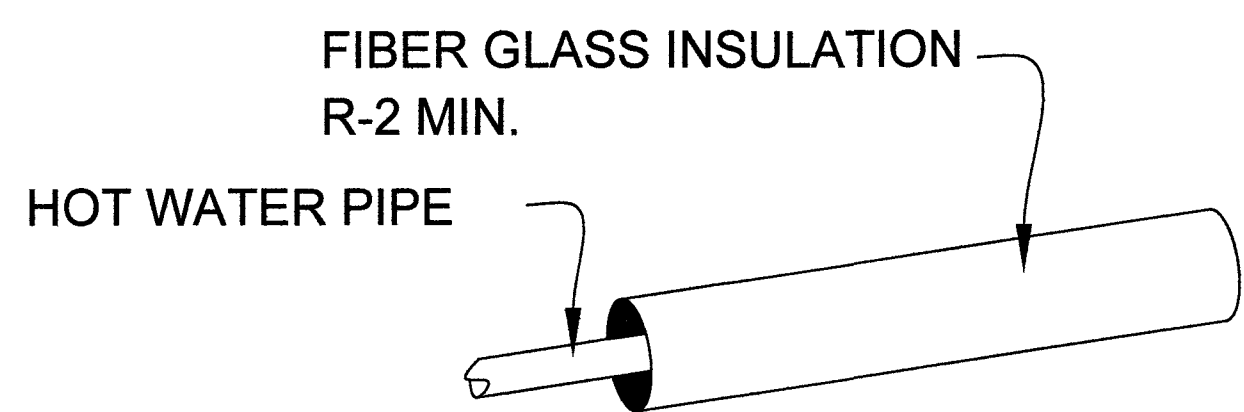


8 HORIZONTAL BRACING DETAIL
SCALE: N.T.S.

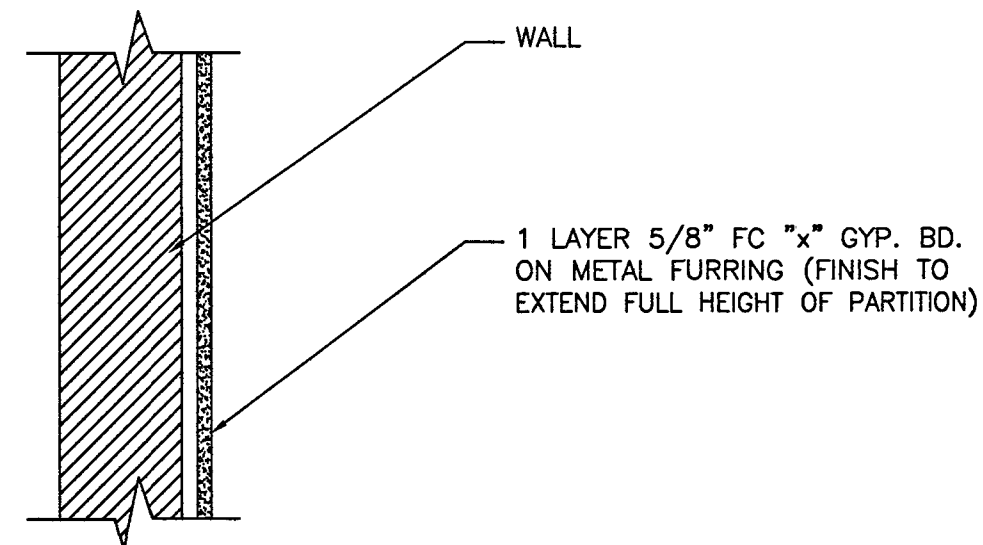


NOTE:
A) USE 2" X 4" STUDS /WOOD MEMBERS FOR 2" X 4" WOOD STUD STRUCTURAL SYSTEM
B) USE 2" X 6" STUDS / WOOD MEMBERS FOR 2" X 6" WOOD STUD STRUCTURAL SYSTEM

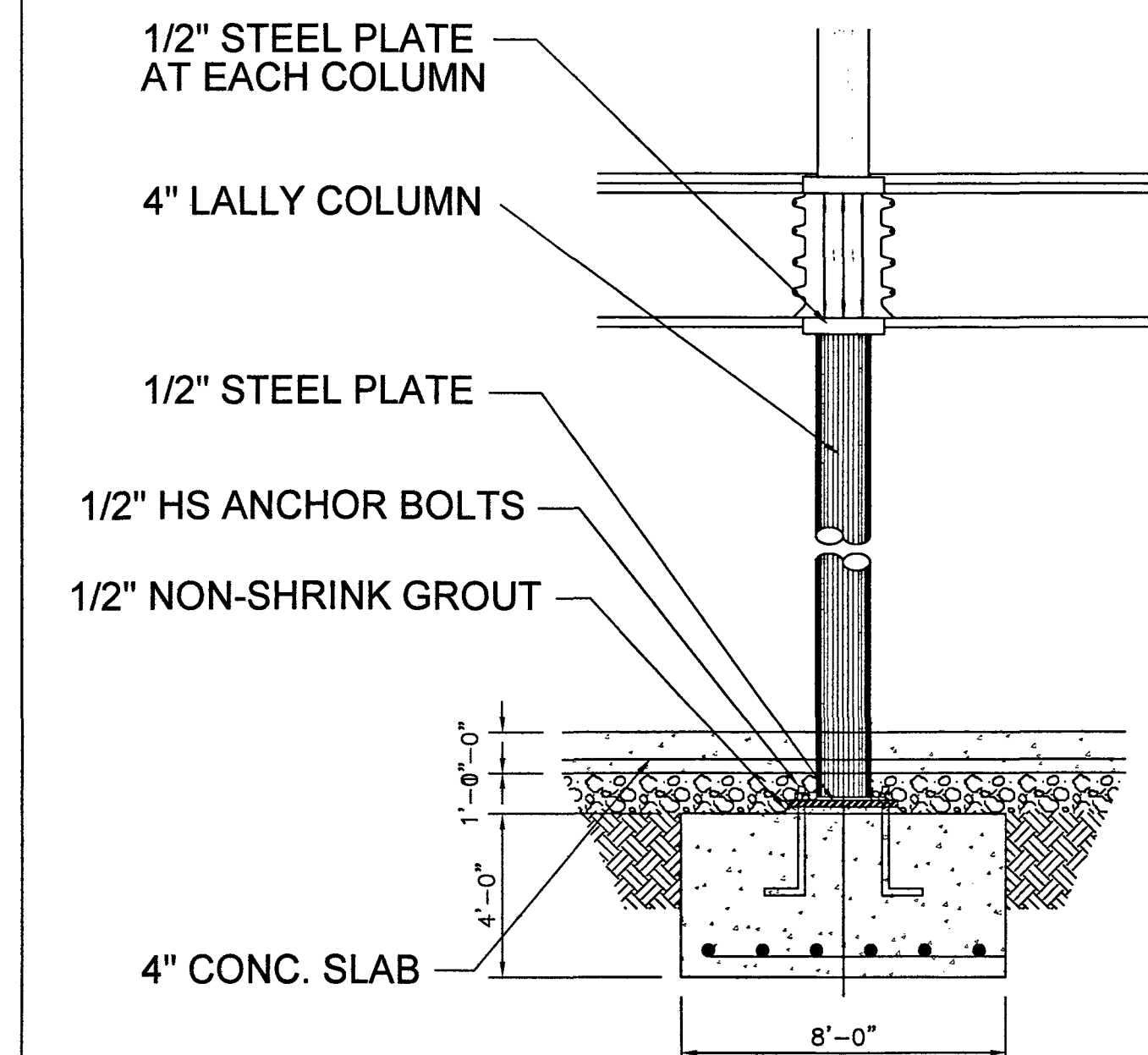
9 HOT WIRE PIPE INSULATION DETAIL
SCALE: N.T.S.



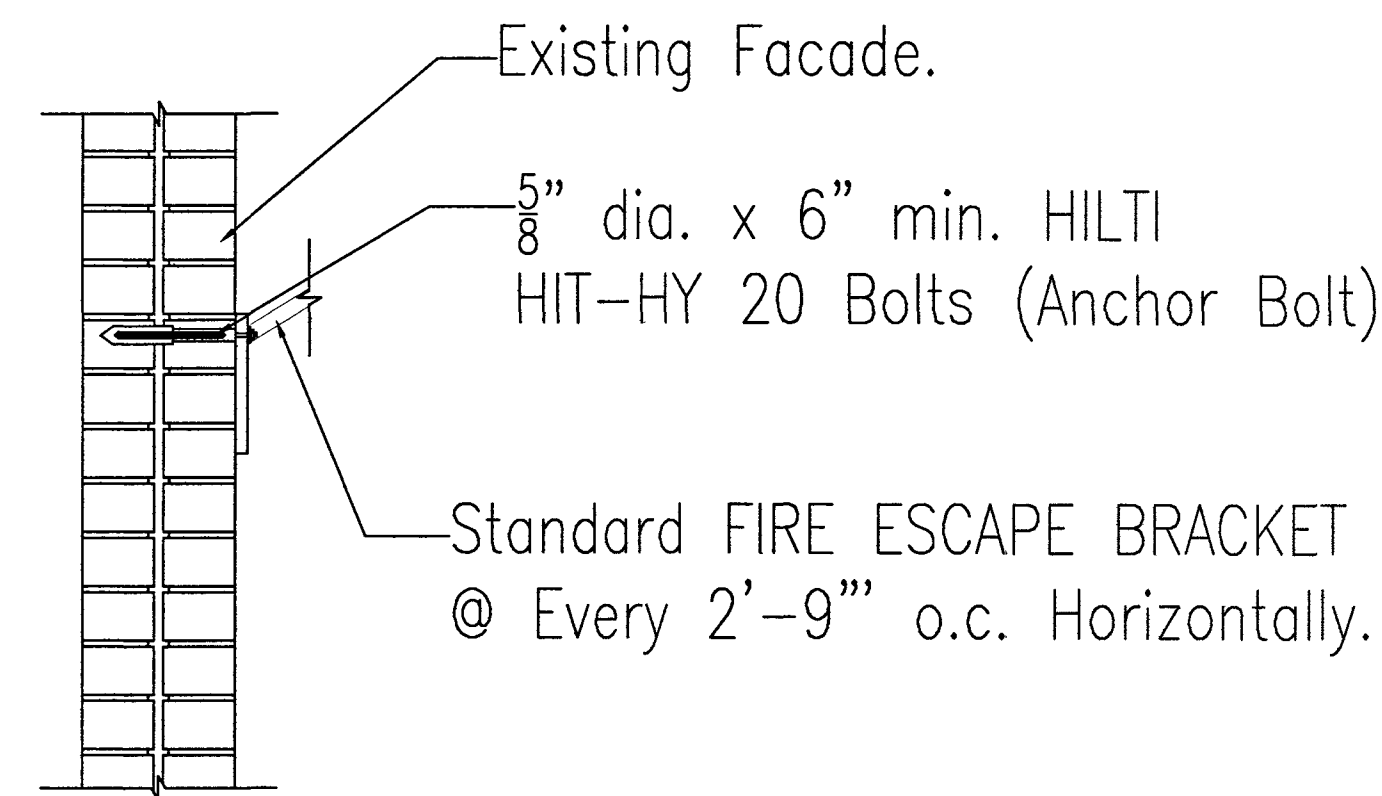
10 TYP. FURRING DETAIL
SCALE: N.T.S.



11 LALLY COLUMN DETAIL
SCALE: N.T.S.



12 BRACKET ANCHOR DETAIL
SCALE: N.T.S.



HIT-HY 20 ANCHOR BOLT SPECIFICATION.

ANCHOR DIAMETER in. (mm)	5/8" (15.9mm)
EMBEDMENT DEPTH in. (mm)	6" (152mm)
ALLOWABLE TENSION lb. (kN)	815 (3.6)
ALLOWABLE SHEAR lb. (kN)	1355 (6.0)

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PROJECT: 135 DECATUR STREET
BROOKLYN NY.

INCL: DETAILS

SEAL & SIGNATURE: 4/23/16
DATE: 04/15/2016
PROJECT No.: 135 DECATUR STREET
DRAWING BY: JS
CHK BY: JS
W.G. No.:
A-004.00
FILE#: 135DECATURST 6 OF 8

DOB APPROVAL

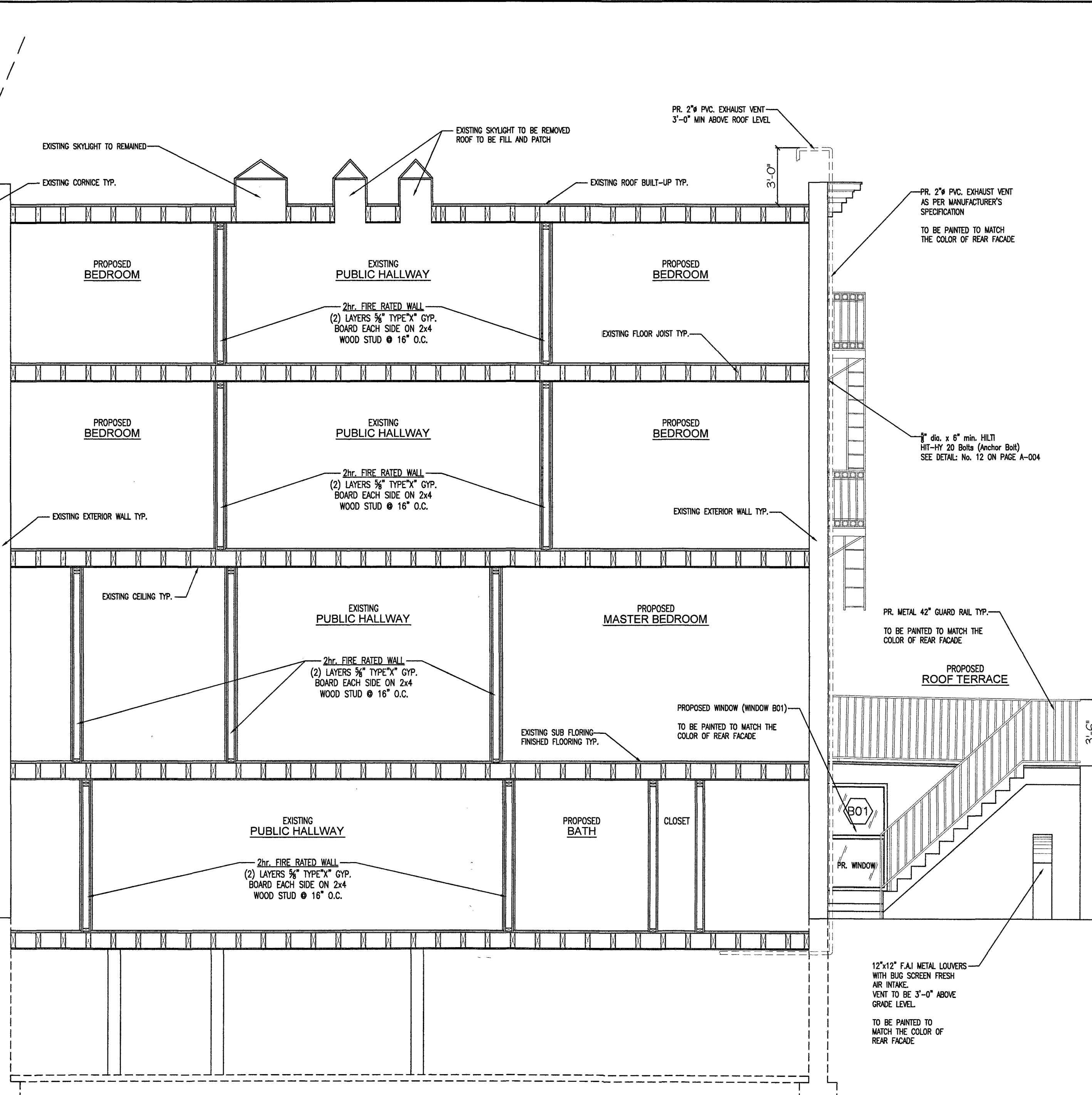
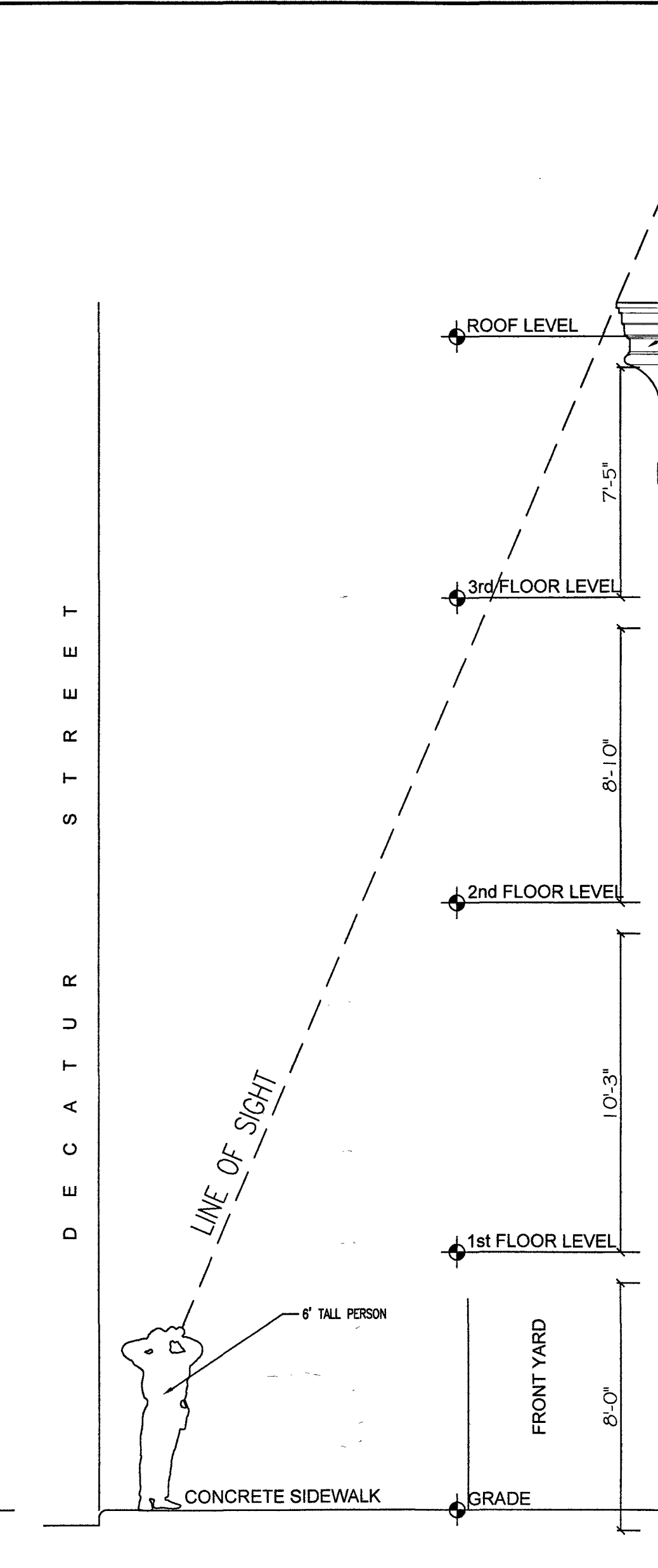
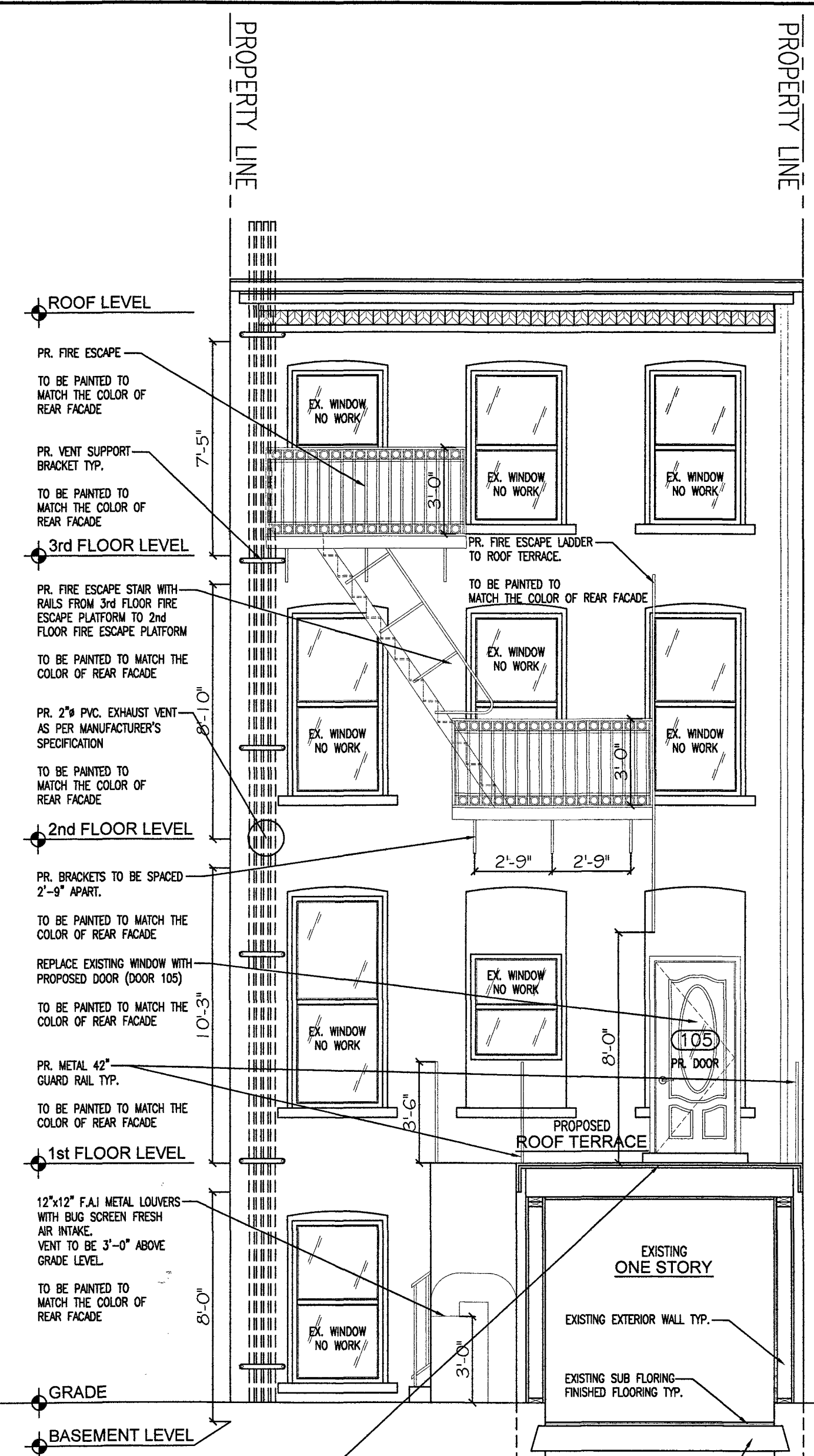
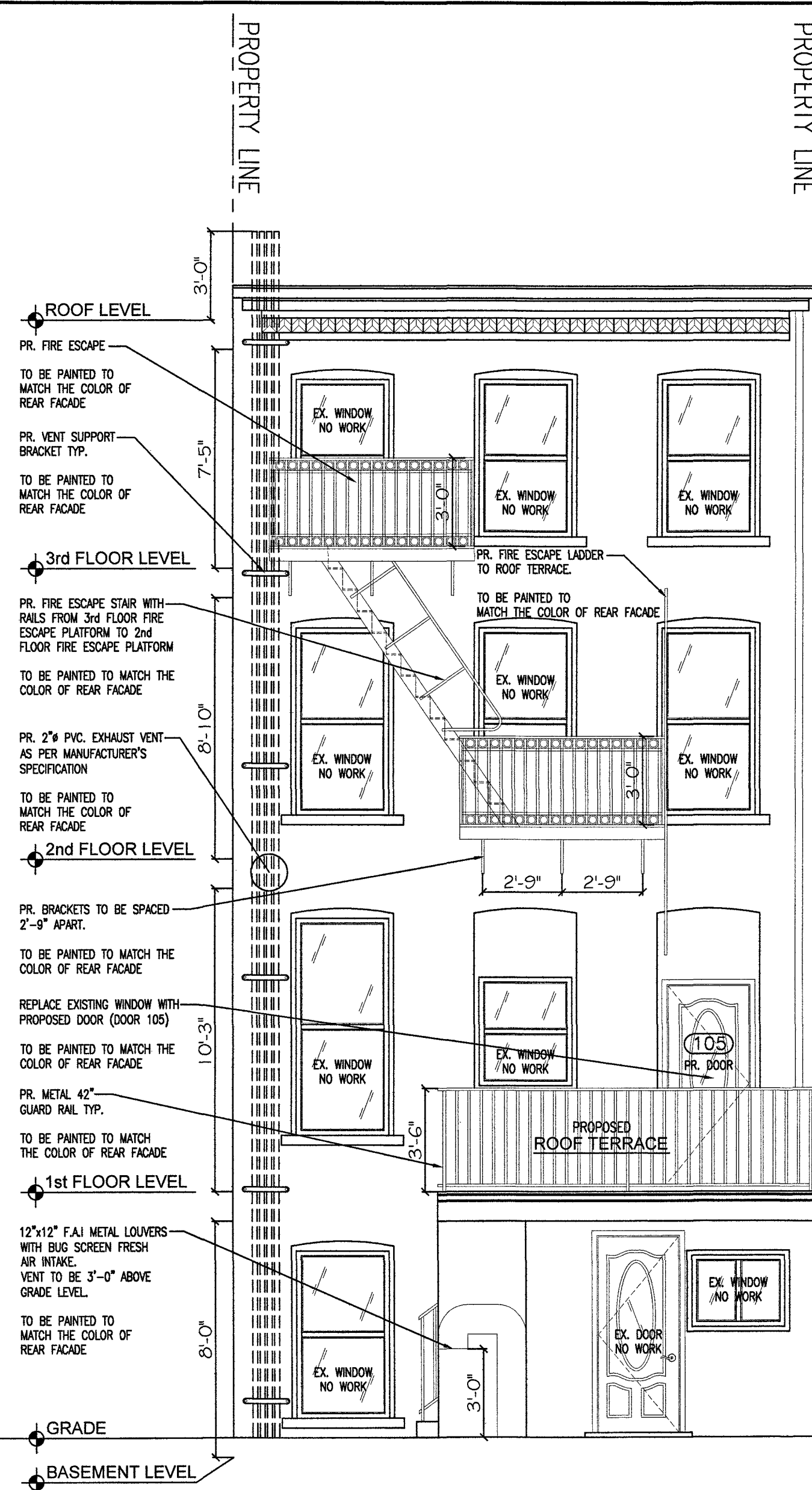
EXAMINED FOR ZONING, EGRESS AND FIRE PREVENTION ONLY AS PER DIR. 275

MAY 24 2016

Kurt James

DEPT. OF BUILDINGS

DEPT BLDG Job No. 321323645
Scan Code ESHS966733



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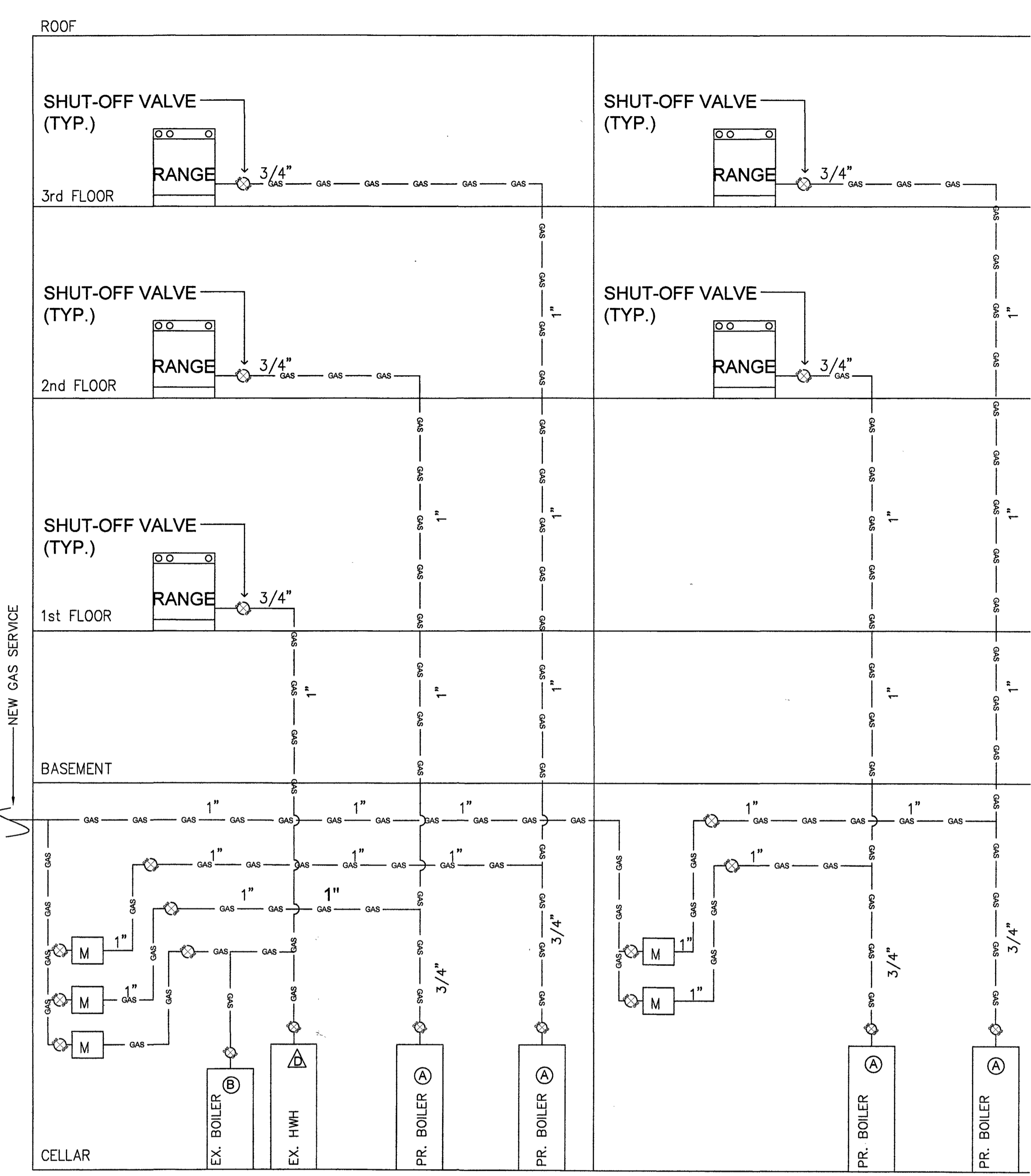
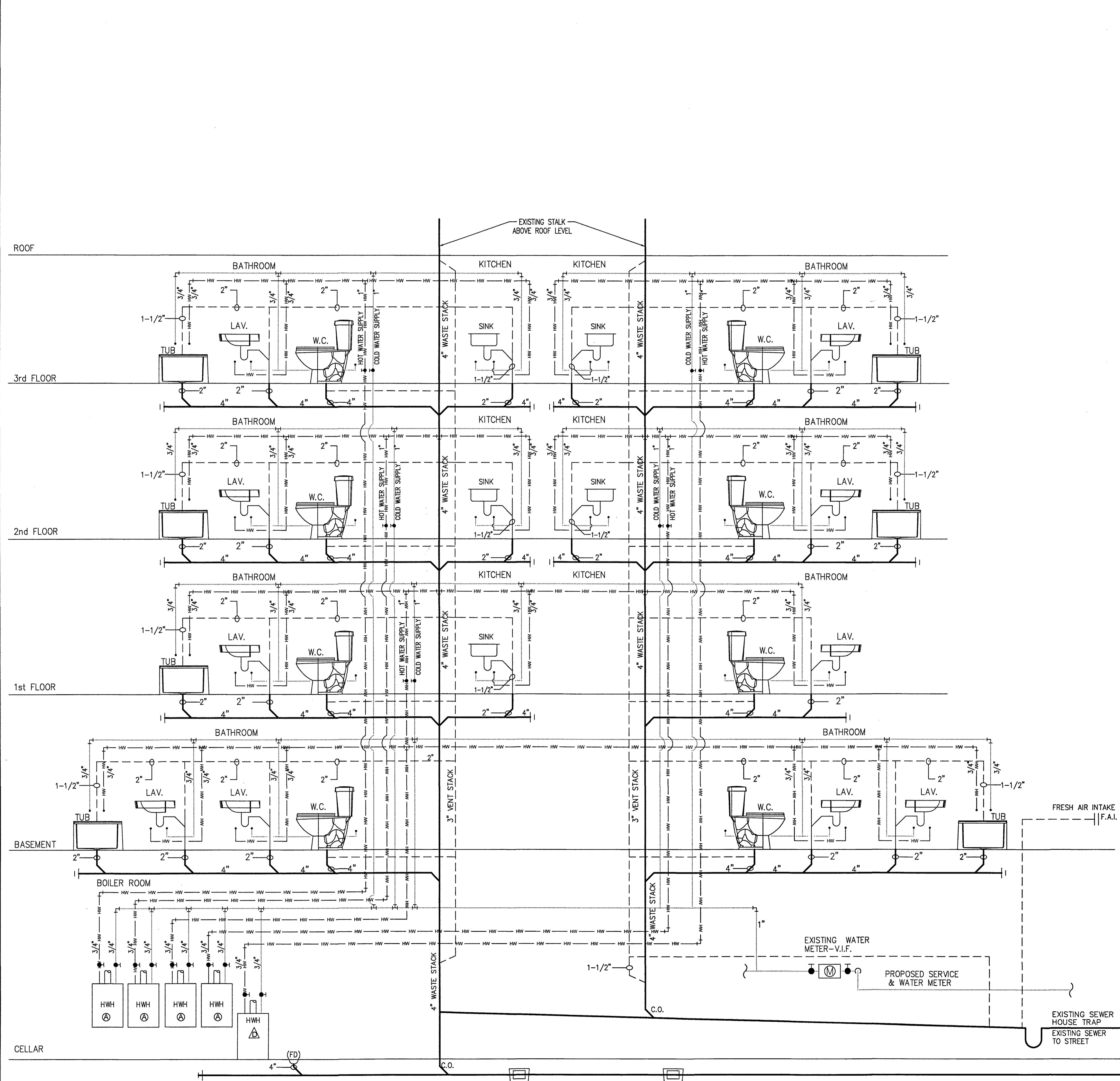
PROJECT: **135 DECATUR STREET**
BROOKLYN NY.

INCL: REAR ELEVATION AND SECTIONS

SEAL & SIGNATURE: [Signature] DATE: 04/15/2016
PROJECT No.: 135 DECATUR STREET
DRAWING BY: JS
CHK BY: JS
DWG. No.: **A-005.00**

DOB APPROVAL
EXAMINED FOR ZONING, EGRESS AND FIRE PREVENTION ONLY AS PER DIR. 275
MAY 24 2016
Kurt James

DEPT. OF BUILDINGS
DEPT BLDGS Job No. 321323545
Scan Code ESHS30059616



GAS RISER DIAGRAM
SCALE: NTS

NOTE: ALL PLUMBING AND GAS PENETRATIONS IN BOILER ROOM AND ALL FLOORS TO BE 2 HR FIRE RATED USING HILTI FIRE-STOPPING SYSTEM.

EQUIPMENT TO BE USED	
Ⓐ	PROP. NAVIEN CONDENSING GAS BOILER MODEL#: NCB-210 HEATING CAPACITY: 94 000 BTU/HR WATER HEATING: 82 000 BTU/HR AFUE% 95.0
Ⓑ	EXISTING BOILER
Ⓐ	EXISTING HOT WATER HEATER

LEGEND	
— COLD WATER SUPPLY	
— HW — HW — HW —	HOT WATER SUPPLY
- - - - -	VENT PIPE
— WASTE STACK	
— GAS — GAS — GAS —	GAS LINE

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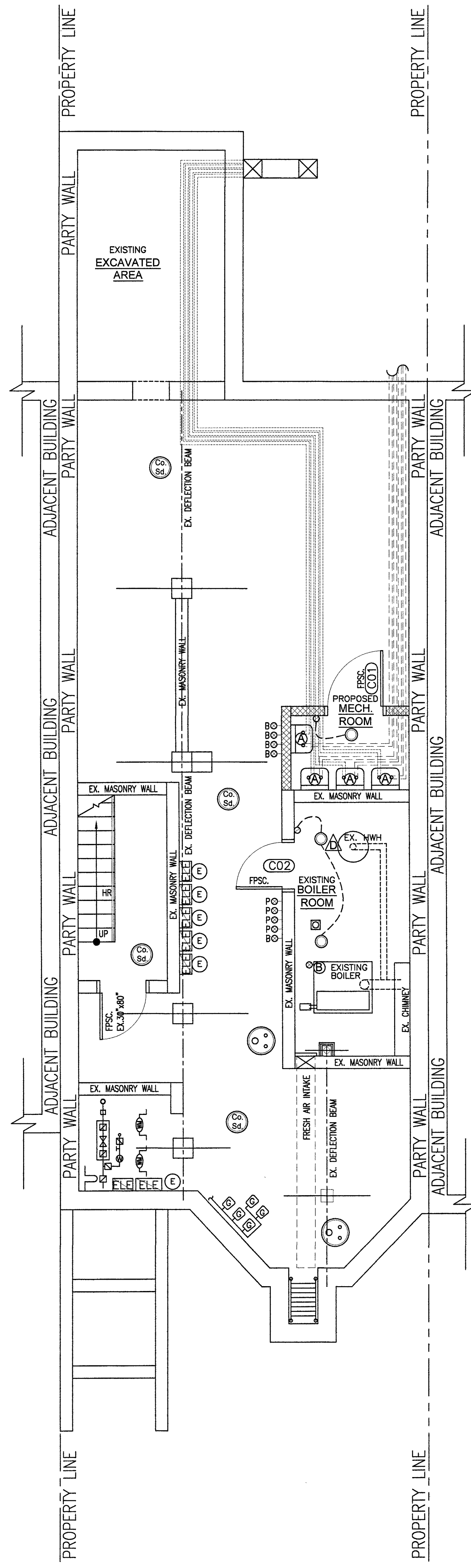
PROJECT: **135 DECATUR STREET**
BROOKLYN NY.

INCL: PLUMBING RISER DIAGRAMS

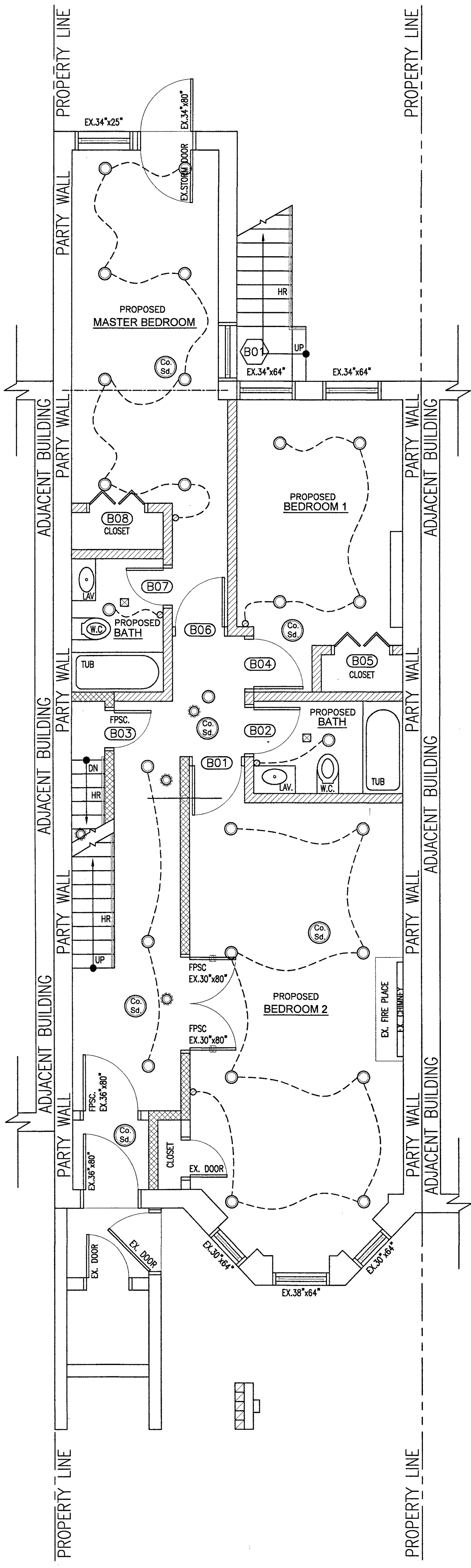
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DATE: 04/15/2016
PROJECT No.: 135 DECATUR STREET
DRAWING BY: JS
CHK BY: JS
DWG. No.: **P-001.00**
FILE#: 135DECATURST 3 OF 13

DOB APPROVAL
EXAMINED FOR ZONING, EGRESS AND FIRE PREVENTION ONLY AS PER D.B.R. 215
MAY 24 2016
[Signature]

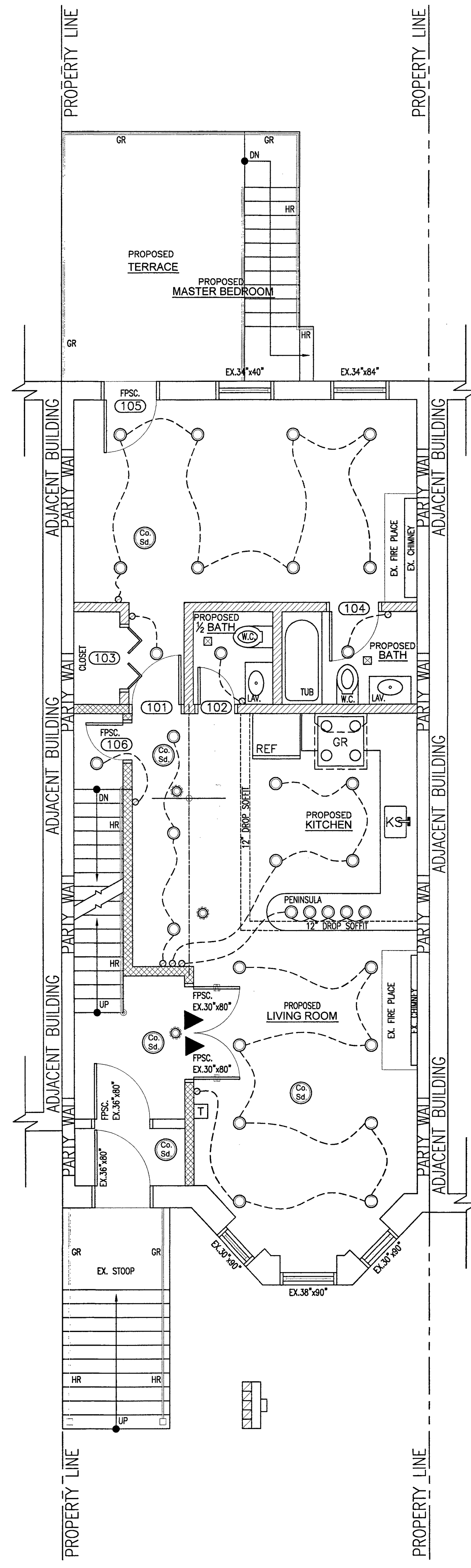
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DEPT. STAMP Job No. 321323545
Scale Code ES+57828781



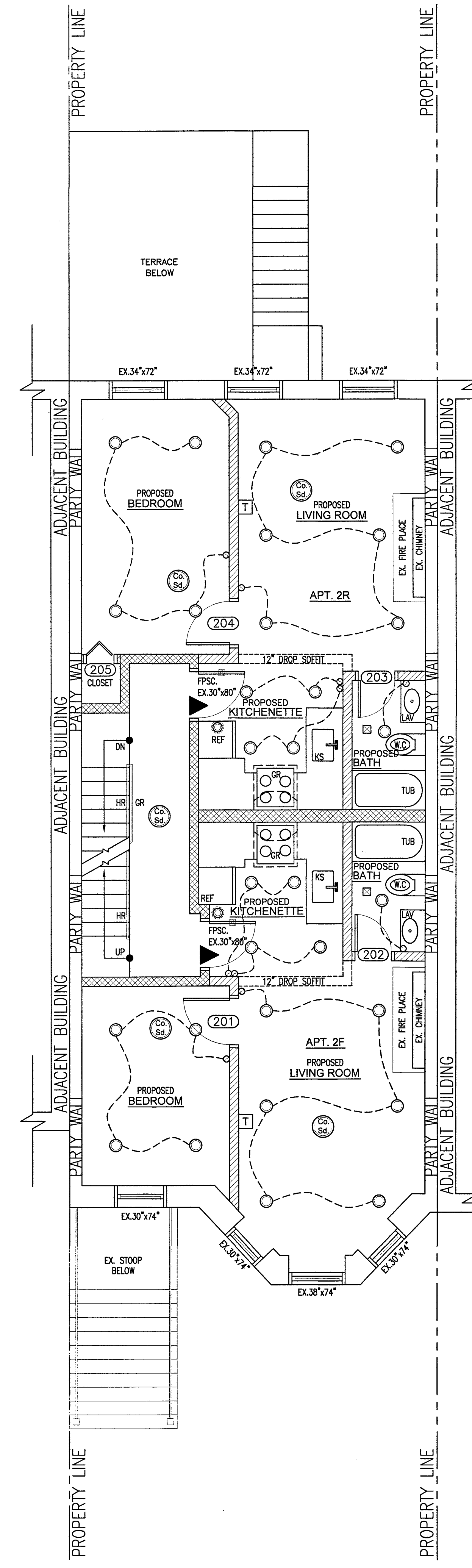
EXIST/PROP. CELLAR FLOOR PLAN
SCALE: 1/4" = 1'-0"



EXIST/PROP. BASEMENT FLOOR PLAN
SCALE: 1/4" = 1'-0"



EXIST/PROP. 1st FLOOR PLAN
SCALE: 1/4" = 1'-0"



EXIST/PROP. 2nd FLOOR PLAN
SCALE: 1/4" = 1'-0"

LIGHTING CEILING LEGEND:

- NEW SURFACED MOUNTED LIGHT FIXTURE W/ COMPACT FLUORESCENT LAMP, 75 WATT EQUIVALENT
- NEW NEMA APPROVED SILENT TYPE LIGHT SWITCH (WHITE "DECORA" BY LEVITON)
- ⊙ COMBINATION SMOKE AND CARBON MONOXIDE DETECTOR

NOTE:
1. Proposed 100% of the lamps in permanently installed lighting fixtures shall be CFL.
2. ALL SMOKE DETECTORS TO BE INTERCONNECTED IN SUCH MANNER THAT THE ACTIVATION ALL THE DETECTORS IN THE DWELLING UNIT.

TABLE C405.5.2(2)

AREA OF STAIRWAY AND HALLWAY	= 120.67sf
LIGHTING POWER ALLOWANCE	= 0.7 w/ft ²
REQUIRED LIGHTING POWER ALLOWANCE	= 120.67 sf / 0.7 watt = 172.39 watts
PROPOSED LIGHTING POWER IN ALL STAIRWAY AND HALLWAY	= 160 watts < 172.39 watts OK

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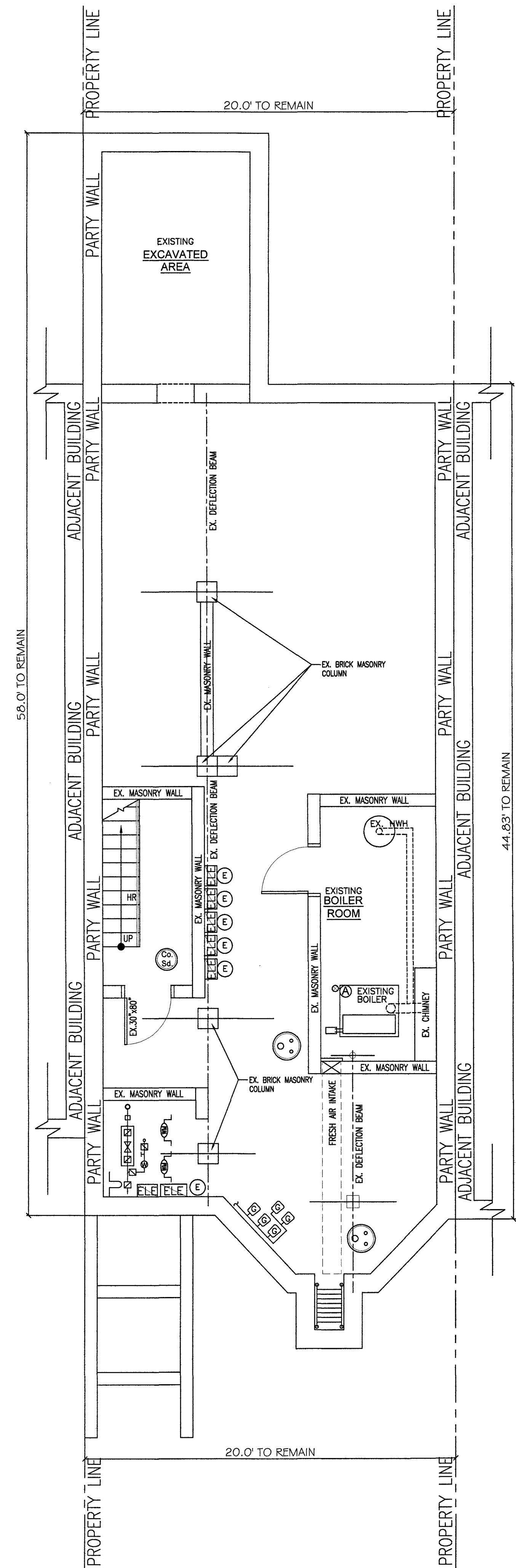
PROJECT: **135 DECATUR STREET**
BROOKLYN NY.

INCL: CELLAR, BASEMENT, 1st & 2nd FLOOR REFLECTED CEILING PLANS

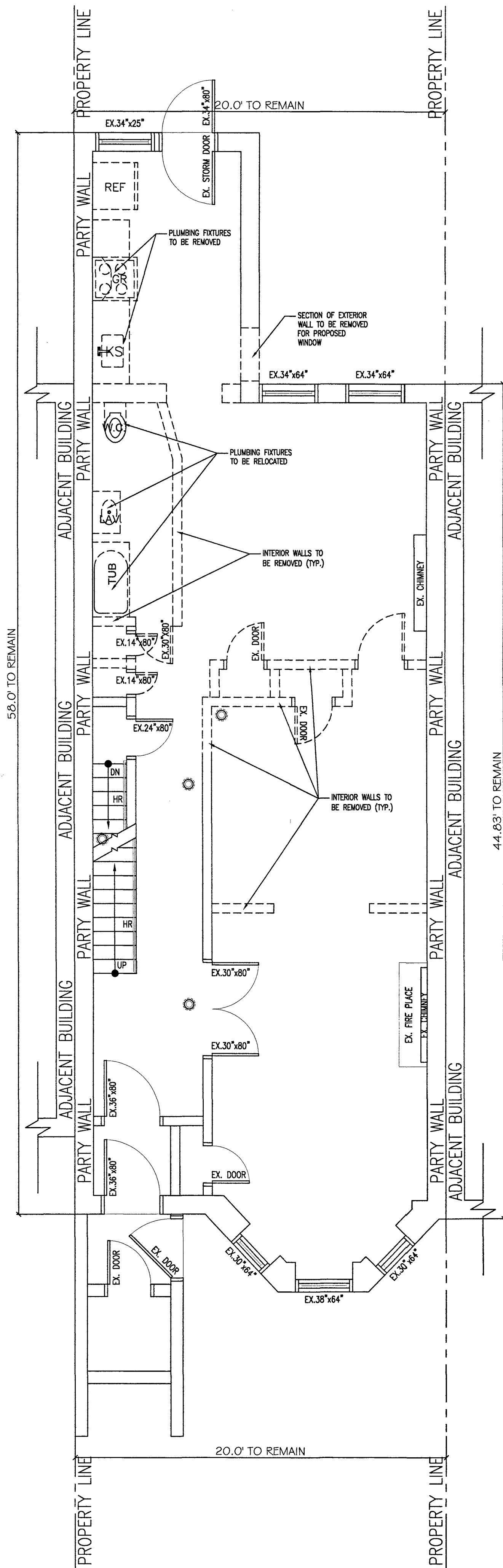
DATE: 04/15/2016
PROJECT No.: 135 DECATUR STREET
DRAWING BY: JKS
CHK BY: JJS
SEAL AND SIGNATURE OF PROFESSIONAL ENGINEER
EN-001.00
FILE#: 135DECATURST 1 OF 3

DOB APPROVAL
EXAMINED FOR ZONING, EGRESS AND FIRE PREVENTION ONLY AS PER DIR. 275
MAY 24 2016
Kurt James

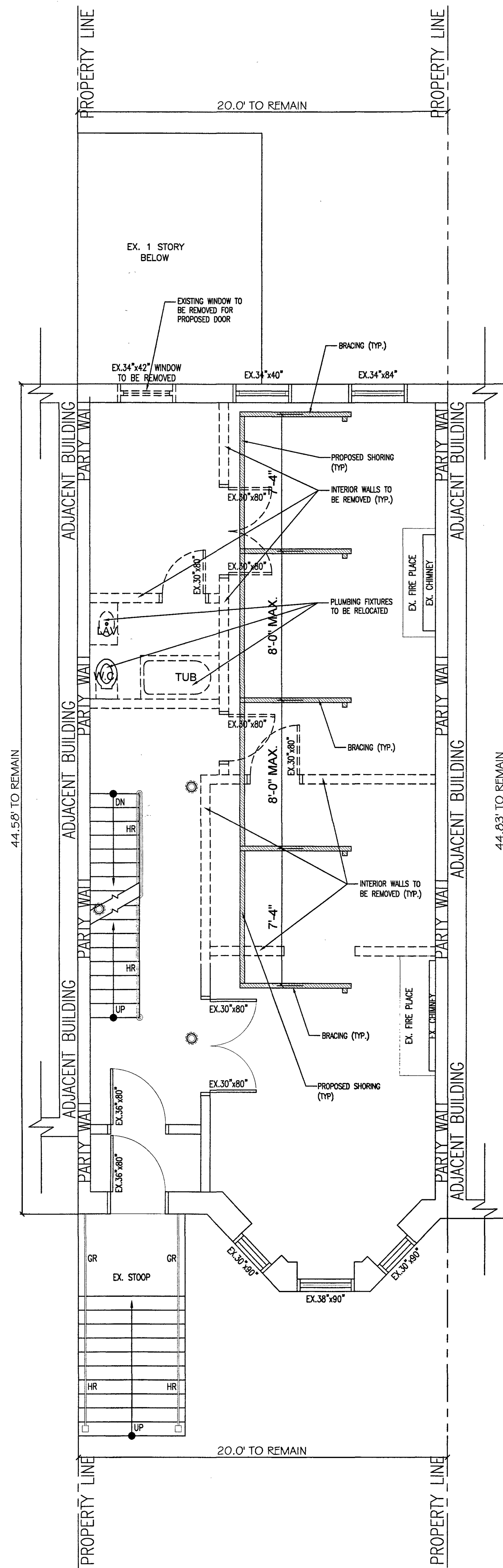
DEPT. OF BUILDINGS
DEPT BLDG Job No. 321323545
Scale Code ESH56329946



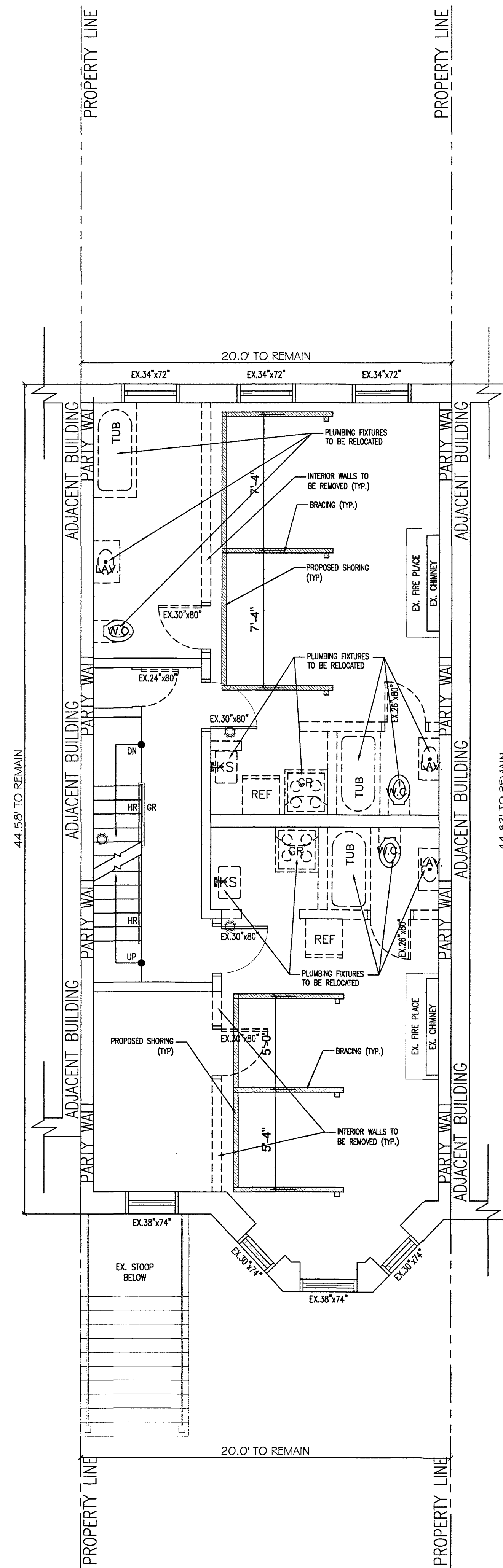
CELLAR FLOOR DEMOLITION PLAN
SCALE: 1/4" = 1'-0"



BASEMENT DEMOLITION PLAN
SCALE: 1/4" = 1'-0"



FIRST FLOOR DEMOLITION PLAN
SCALE: 1/4" = 1'-0"



SECOND FLOOR DEMOLITION PLAN
SCALE: 1/4" = 1'-0"

DEMOLITION SEQUENCE:

1. PROCEED WITH DEMOLITION IN A SYSTEMATIC MANNER, FROM THE TOP OF THE STRUCTURE TO THE GROUND.
2. COMPLETE DEMOLITION WORK ABOVE CONTRACTOR EACH FLOOR OR TIER BEFORE DISTURBING ANY OF THE SUPPORTING MEMBERS BELOW.
3. DEMOLISH CONCRETE AND MASONRY IN SMALL SECTIONS.
4. PROVIDE INTERIOR AND EXTERIOR SHORING, BRACING, AND SUPPORT TO PREVENT MOVEMENT, SETTLEMENT OR COLLAPSE OF STRUCTURES TO BE DEMOLISHED AND ADJACENT BUILDINGS.
5. CONDUCT ALL DEMOLITION OPERATIONS IN A MANNER THAT WILL PREVENT DAMAGE OR PERSONAL INJURY TO STRUCTURES OR ADJACENT BUILDINGS.
6. ACCOMPLISH AND PERFORM THE DEMOLITION SERVICES IN SUCH A MANNER TO PREVENT UNAUTHORIZED ENTRY OF PERSON AT ANY TIME.
7. ALL ADJACENT AREAS DISTURBED BY DEMOLITION OPERATIONS MUST BE REQUIRED TO ORIGINAL CONDITIONS PRIOR TO THE START OF WORK.
8. MAINTAIN PUBLIC PROPERTIES & PREMISES FREE FROM ACCUMULATION OF DEBRIS & RUBBISH CONTRACTOR TO BE RESPONSIBLE FOR CORTAGE AND REMOVAL OF SUCH DEBRIS IN ACCORDANCE WITH PROCEDURE OF AS AUTHORIZED BY THE FIRE DEPARTMENT OR OTHER APPROPRIATE REGULATORY AGENCIES AND AUTHORITIES.
9. LOCATE ALL UTILITY AND DRAINAGE LINES AND PROTECT ALL ACTIVE LINES. CLEARLY IDENTIFY BEFORE COMMENCEMENT OF DEMOLITION SERVICES ANY INTERRUPTION OF ACTIVE SYSTEMS WHICH MAY AFFECT OTHER PARTIES. NOTIFY ALL EFFECTED PARTIES AND UTILITY COMPANIES OF ANY INTERRUPTIONS.
10. ALL BUILDING DEPARTMENT REGULATIONS TO BE FOLLOWED WHEN PERFORMING THE DEMOLITION IN ACCORDANCE WITH CHAPTER 19 ARTICLE 6, SECTION 27-1039d.
11. AT ANY TIME DURING DEMOLITION THE ARCHITECT MAY REQUIRE REVISIONS TO PREVIOUSLY APPROVED PROCEDURES TO ADDRESS WHETHER, SITE CONDITIONS OR OTHER CIRCUMSTANCE MAY CREATE A POTENTIAL HAZARD. SUCH REVISIONS MAY REQUIRE IMMEDIATE INTERUPTION OR TERMINATION OF ONGOING ACTIVITIES UNTIL SUCH TIME THAT THE ISSUE IS RESOLVED TO THE ARCHITECTS SATISFACTION. THE ARCHITECT SHALL NOT BE RESPONSIBLE FOR ANY ADDITIONAL COSTS OR TIME CLAIMS ASSOCIATED WITH SUCH REVISIONS.
12. BLASTING OF ANYKIND WILL NOT BE PERMITTED IN DEMOLITION OF THE EXISTING STRUCTURE.

STAGE OF DEMOLITION

HAND DEMOLITION
EQUIPMENT TO BE USED:
HAMMER, SCREW GUN, SAZAL, CIRCULAR SAW, CROWBAR, CHAINSAW, DRILL & SLEDGE HAMMER.

STAGE:

1. ROOF SHINGLES, UNDERLAYMENT PLY, INSIDE FINISH, ROOF RAFTERS & RIDGE TO BE REMOVED
2. EXTERIOR SIDING, SHEATHING AND PERIMETER WALL OF ATTIC SPACE TO BE CUT OUT.
3. CEILING FINISH OF 1st FLOOR TO BE REMOVED
4. FLOOR JOIST TO BE REMOVED FROM ATTIC SPACE.
5. WALL TO BE CUT OUT AS PER PLAN ON 1st FLOOR.
6. ENSURE PROPER BRACING AS REQ'D. SEE DETAIL.
7. WALL TO BE CUT OUT AS PER PLAN ON CELLAR.
8. ENSURE PROPER BRACING AS REQ'D. SEE DETAIL.
9. FOUNDATION WALL TO BE CUT OUT AT CELLAR AS PER PLAN.
9. CLEAN UP ALL DEBRIS AND MAKE SITE SAFE.

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PROJECT:
135 DECATUR STREET
BROOKLYN NY.

INCL:
CELLAR, BASEMENT, 1st & 2nd
FLOOR DEMOLITION PLAN
DEMOLITION NOTES

SEAL & SIGNATURE 	DATE: 04/15/2016 PROJECT No.: 135 DECATUR STREET DRAWING BY: JS CHK BY: JS DWG. No.: DM-001.00
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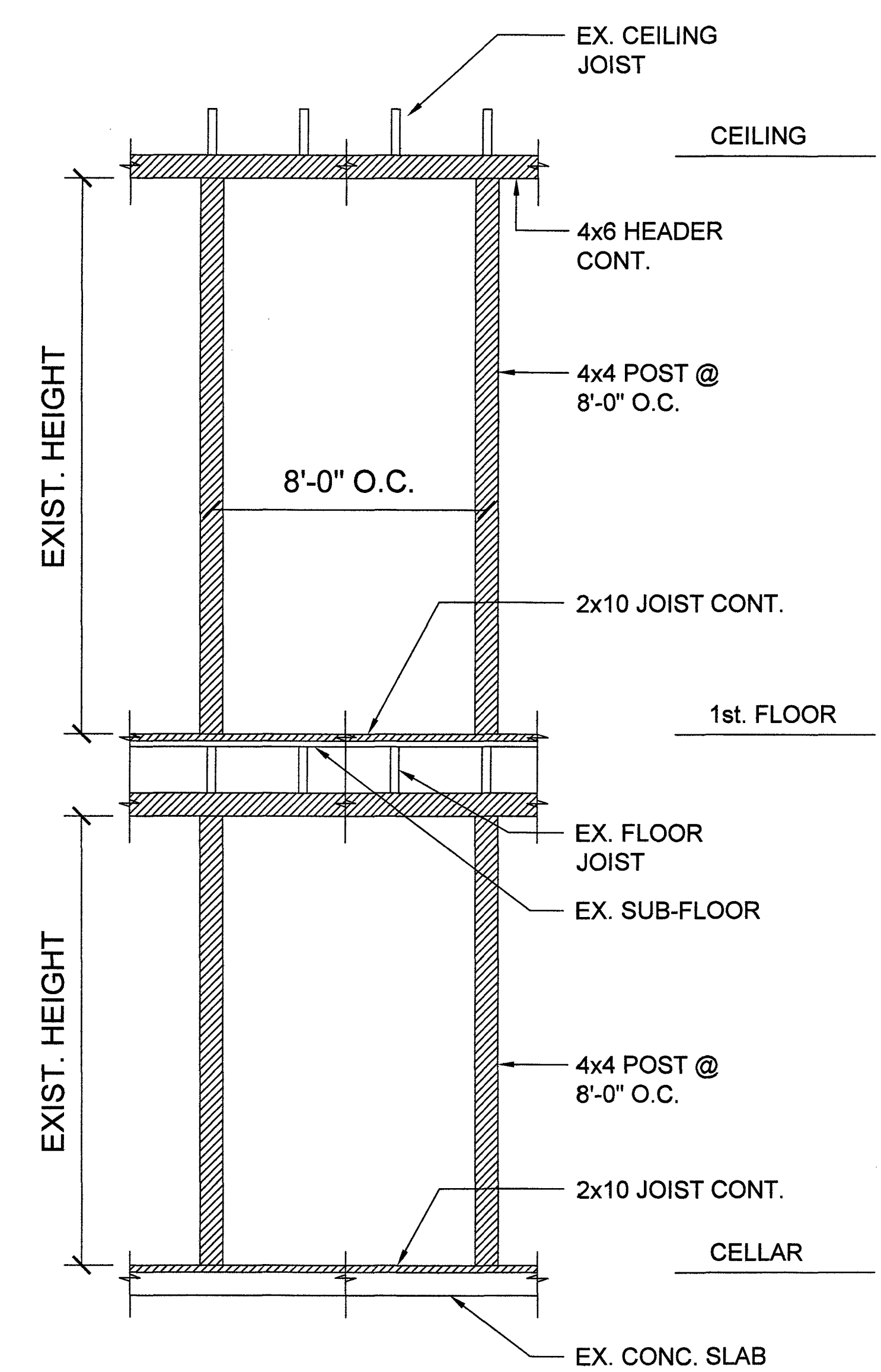
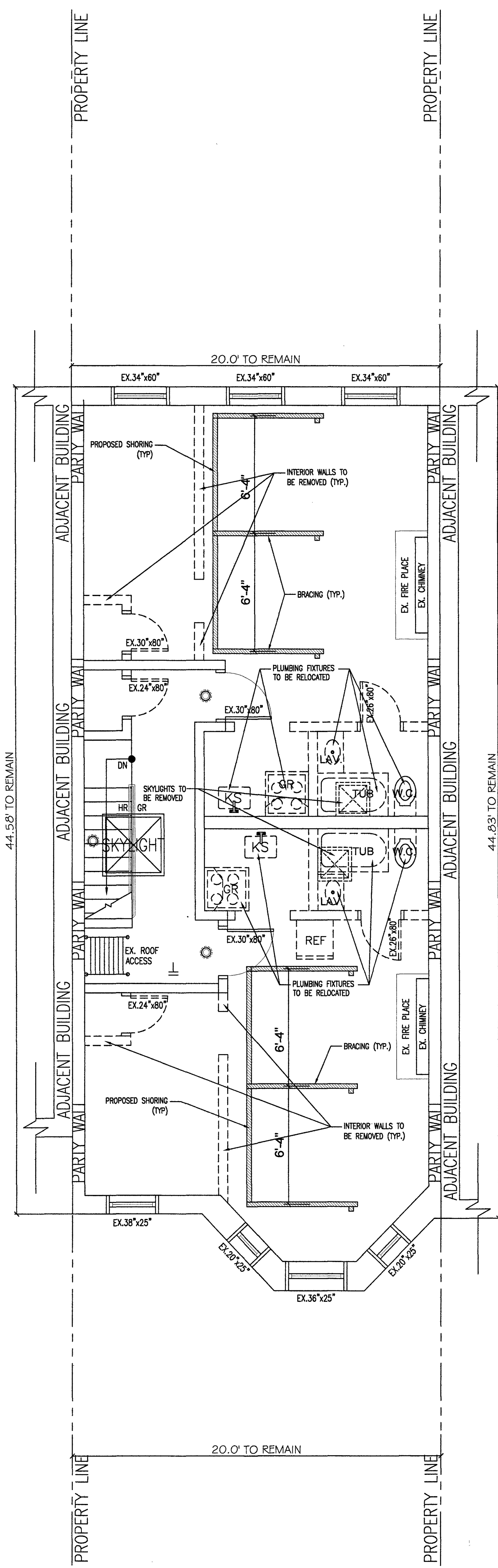
DOB APPROVAL

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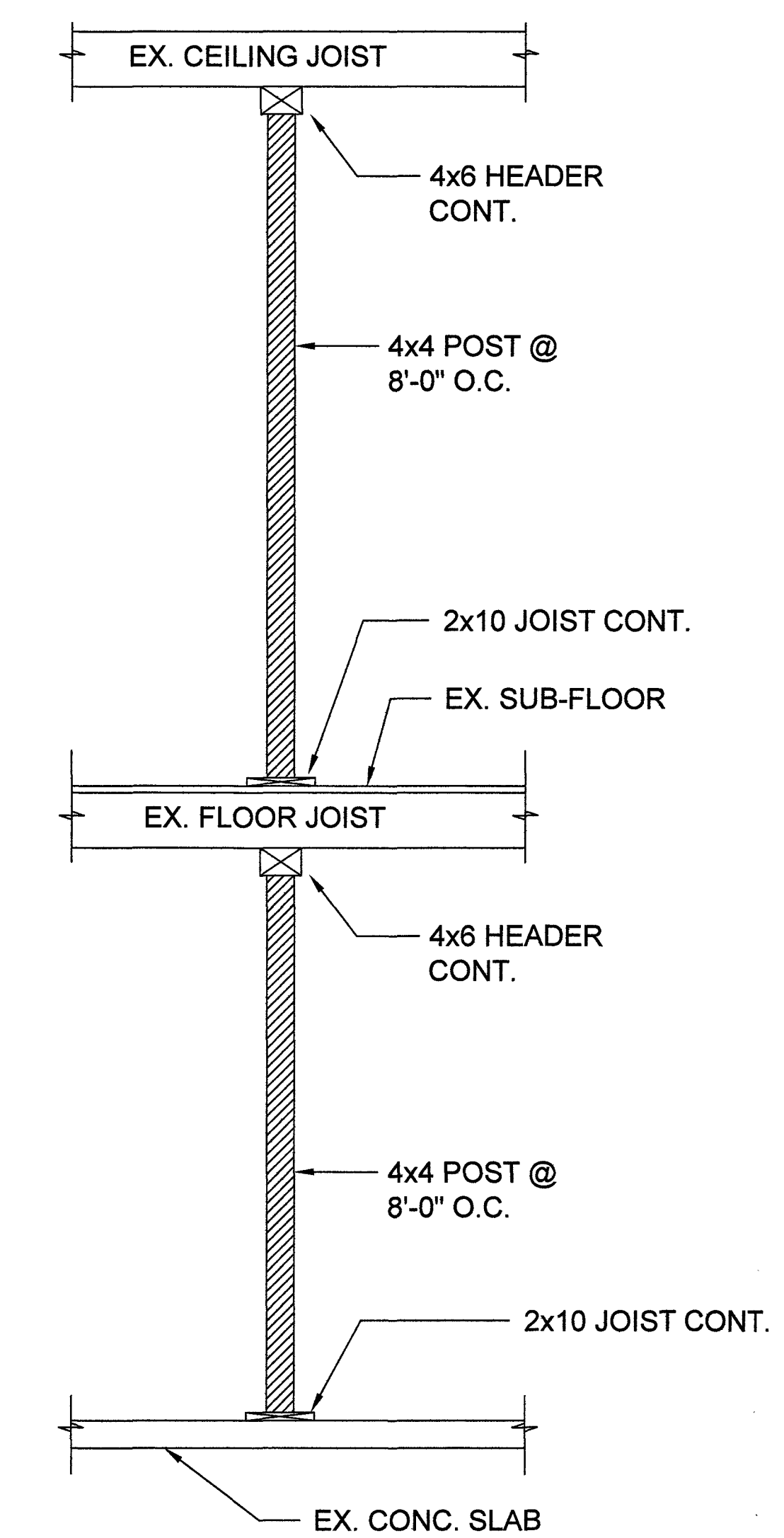
MAY 24 2016

DEPT. OF BUILDINGS

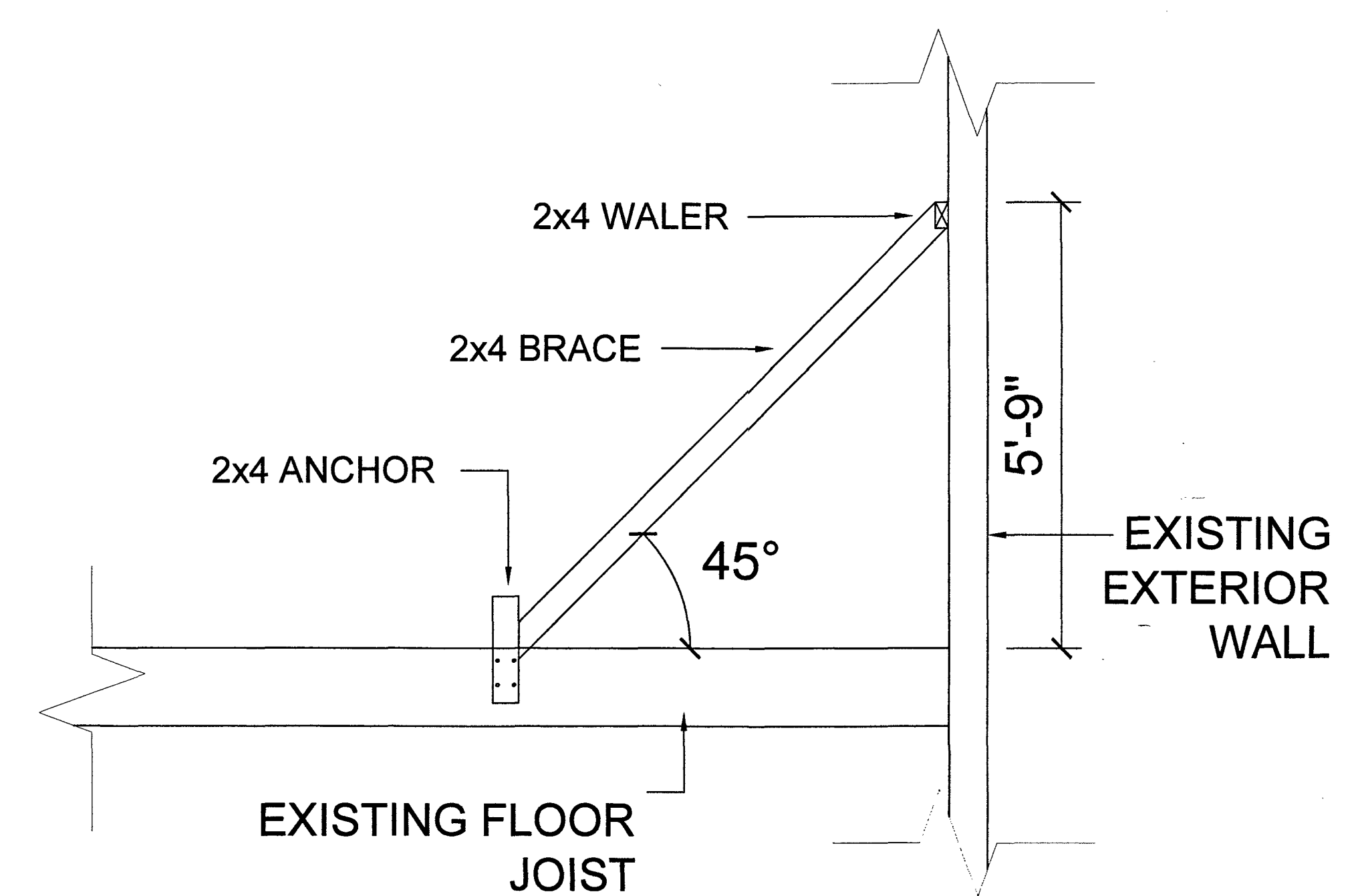
DEPT. OF BUILDINGS
3121332545
ESH59370930



"Y" - SUPPORT SECTION
SCALE: NTS



"Z" - SUPPORT SECTION
SCALE: NTS



WALL BRACE/SUPPORT
SCALE: 3/8" = 1'-0"

EXTERIOR WALL PARTIAL DEMO CALCULATION

*NOTE: CEILING JOIST AND FLOOR JOIST WILL REMAIN ONLY ROOF RAFTERS, RIDGE & SHINGLE WITH PLYWOOD WILL BE TAKEN OFF.

EXISTING PERIMETER WALL
 CELLAR: 58.0' + 20.0' + 44.83' + 20.0' = 142.83 FT
 BASEMENT: 58.0' + 20.0' + 44.83' + 20.0' = 142.83 FT
 1st FLOOR: 44.58' + 20.0' + 44.83' + 20.0' = 129.41 FT
 2nd FLOOR: 44.58' + 20.0' + 44.83' + 20.0' = 129.41 FT
 3rd FLOOR: 44.58' + 20.0' + 44.83' + 20.0' = 129.41 FT

TOTAL EXIST. PERIMETER WALL = 673.89 FT

PERIMETER WALL TO CUT OUT
 CELLAR: = 0 FT
 BASEMENT: = 0 FT
 1st FLOOR: = 0 FT
 2nd FLOOR: = 0 FT
 3rd FLOOR: = 0 FT

TOTAL WALL TO CUT OUT = 0 FT

TOTAL EXIST. WALL TO REMAIN: 673.89' - 0' = 673.89 FT

TOTAL EXIST. PERIMETER WALL TO REMAIN 673.89 > 0 FT ...ok
 Therefore, NO NEW BUILDING APPLICATION REQ'D.

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PROJECT: **135 DECATUR STREET**
 BROOKLYN NY.

INCL: 3rd FLOOR DEMOLITION
 PLAN & SHORING DETAILS

SEAL & SIGNATURE: [Professional Engineer Seal]
 DATE: 04/15/2016
 PROJECT No.: 135 DECATUR STREET
 DRAWING BY: JS
 CHK BY: JS
 DWG. No.: **DM-002.00**
 FILE#: 135DECATURST 13 OF 13

DOB APPROVAL
 EXAMINED FOR ZONING, EGRESS AND FIRE
 PREVENTION ONLY AS PER DIR. 275
 MAY 24 2016
 Kurt James
 DEPT. OF BUILDINGS

DEPT BLDGS Job No. 321323545
 Scan Code: ESHS7751385