TWO FAMILY RENOVATION @ 1084-1086 Canterbury Street, Roslindale, Boston, MA.

Rear and side addition; conventional wood construction anchored to standard concrete foundation, interior remodeling with open floor layouts including; Kitchens, Bathrooms, Closets & Storage areas. Up to date, HVAC Mechanics, Electrical, plumbing as regulated per current building regulations per Mass State Building Codes.

All renovations, repairs, alterations, additions, and demolition shall conform to the regulations of the Massachusetts State Building Code, 9th Edition 780 CMR. and all amendments to the 2015 International Building Codes. Including all Plumbing/Mechanical, Electrical, Life Safety, and Fire Protection Codes and regulations.

General Contractor to verify all dimensions and existing site conditions and is responsible for the coordination of all mechanical, electrical and demolition work, as well as the installation provided by these subcontractors, including; dumpster permits, fire department permits and general building permits.

Door & Window styles to be determined by contractor and owner. Windows @ bedrooms must meet egress requirements. All egress doors must be 3’ x 6’-8” Min. Doors between heated & unheated spaces to be weather stripped and have bottom sweep.

All vents including baths, dryer & hood range to vent out 25’-0” min. duct length

Consult Massachusetts Building Code for all openings in framing including structural support, cropping studs/headers, sills, jack studs & blocking. Exterior deck framing tied to exterior wall structure with post securely fastened to resist wind lift.

GENERAL NOTES: All work to be performed by a licensed Heating/AC/Mechanical Contractor and shall conform to the regulations of the Massachusetts State Building Code, 9th Edition 780 CMR., and all amendments to the 2015 IRC - International Building Codes.

MECHANICAL NOTES: All work to be performed by a licensed Electrician in compliance with the latest edition of the ICEC & National Electrical Codes, including switches, outlets and all other electrical fixtures.

ELECTRICAL NOTES: All work to be performed by a licensed Heating/AC/Mechanical Contractor and shall conform to the regulations of the Massachusetts State Building Code, 9th Edition 780 CMR, and all amendments to the 2015 IRC - International Building Codes.
RIGHT ELEVATION

FRONT ELEVATION

PORCH FRAMING: 2x10 P.T. WOOD, INCLUDING RIM & FLOOR JOIST, BLOCKING & 4x4 Posts. Finish TBD by Owner & G.C.; COMPOSITE RAILING, TRIM, CONNECTORS & FASTENERS ALL GALVANIZED, TYP. (RAILING BALUSTERS NOT SHOWN FOR CLARITY)

CANTERBURY STREET ADDITION
1084 - 1086 Canterbury Street
Roslindale, MA 02131

Canterbury Street Addition
1084-86 Canterbury Street
Roslindale, MA 02131

ARCHITECTURAL ELEVATIONS I

May 21, 2018

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PORCH FRAMING: 2x10 P.T. WOOD, INCLUDING RIM & FLOOR JOIST, BLOCKING & 6X6 POSTS. FINISH TIDY BY OWNER G.C.; COMPOSITE RAILINGS SYSTEMS, TRIM, CONNECTORS & FASTENERS ALL GALVANIZED, TYP.

WINDOW SCHEDULE

<table>
<thead>
<tr>
<th>Unit</th>
<th>Net Size</th>
<th>Gross Area</th>
<th>Remarks</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>3'-5 1/4&quot; × 4'-5 1/4&quot;</td>
<td></td>
<td></td>
</tr>
<tr>
<td>2</td>
<td>2'-5 1/4&quot; × 5'-1 1/4&quot;</td>
<td></td>
<td></td>
</tr>
<tr>
<td>3</td>
<td>3'-1 3/8&quot; × 4'-5 1/4&quot;</td>
<td>1</td>
<td>1st Bay Window</td>
</tr>
<tr>
<td>4</td>
<td>2'-5 1/4&quot; × 4'-5 1/4&quot;</td>
<td></td>
<td></td>
</tr>
<tr>
<td>5</td>
<td>2'-5 1/4&quot; × 5'-1 1/4&quot;</td>
<td></td>
<td></td>
</tr>
<tr>
<td>6</td>
<td>2'-5 1/4&quot; × 3'-1 3/8&quot;</td>
<td>1</td>
<td>Building the Place</td>
</tr>
</tbody>
</table>

NOTE: HARVEY Windows: Rated U-0.30, sizes, styles, hardware & functionality TBD by Owner & G.C.
1 Rows of #5 Dowels @ 18" o.c. embedded 6", Epoxy filled to existing foundation wall

DEMO Existing Foundation Wall to provide stair well clearance

Control Joints @ 15' o.c.

2'-0" Hand Rail

34" Min. Hand Rail

DEMO Existing Foundation Wall to provide stair well clearance

Control Joints @ 15' o.c.

34' Min. Hand Rail

1 Rows of #5 Dowels @ 18" o.c. embedded 6", Epoxy filled to existing foundation wall

1 Rows of #5 Dowels @ 18" o.c. embedded 6", Epoxy filled to existing foundation wall

3' 4" = 1'-0"

May 21, 2018

ARCHITECTURAL FLOOR PLANS II

CANTERBURY STREET ADDITION
1084 - 1086 Canterbury Street
Roslindale, MA 02131

Canterbury Street Addition
1084-86 Canterbury Street
Roslindale, MA 02131

ARCHITECTURAL FLOOR PLANS II

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