



QUISENBERRY ARCARI MALIK LLC.

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ROOF, DOOR & SIDING REPLACEMENT

MCKENNA COURT

WALLINGFORD HOUSING AUTHORITY

BID SET: 04/15/2019

MCKENNA COURT

WALLINGFORD, CT

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CONSULTANTS

MEP CONSULTANT:

ACORN CONSULTING ENGINEERING

244 Farms Village RD
West Simsbury, Connecticut 06092

OWNER

HOUSING AUTHORITY OF
THE TOWN OF WALLINGFORD
45 TREMPER DRIVE
WALLINGFORD CONNECTICUT 06492
ROBERT WIENENMANN, JR. VICE-CHAIRMAN
GERALDINE BRONNER TENANT COMMISSIONER
NICHOLAS LOMBARDI COMMISSIONER
JAMES LOUGHLIN COMMISSIONER
FRANK S. STELLATO COMMISSIONER

LOCATION MAP



TRUE NORTH:

PROJECT NORTH:

ABBREVIATIONS

A.F.F.	Above Finish Floor	HGT.	Height
A.C.	Acoustic, Acoustical	H.M.	Hollow Metal
A.C.T.	Acoustical Tile	HORIZ.	Horizontal
A/C	Air Conditioning	H.B.	Hose Bibb
A.H.U.	Air Handling Unit	IN.	Inch
ALT.	Alternate	INCL.	Included
ALUM.	Aluminum	INFO.	Information
ALF.	Aluminum Frame	I.D.	Inside Diameter
ANCH.	Anchor, Anchorage	INSUL.	Insulation
AB.	Anchor Bolt	INT.	Interior
L	Angle	J.T.	Joint
ANOD.	Anodized	K.P.	Kick Plate
APPR.	Approved	LAB	Laboratory
ARCH.	Architect, Architectural	LAV.	Lavatory
ASB.	Asbestos	LTG.	Lighting
A.P.B.O.	As Provided By Owner	MACH.	Machine
A.S.B.O.	As Selected By Owner	MAINT.	Maintenance
ASPH.	Asphalt	MFRG.	Manufacturer
ASSY.	Assembly	M.BD.	Marker Board
ASST.	Assistant	MAS.	Masonry
AUTO.	Automatic	M.O.	Masonry Opening
BM	Beam	MAT.	Maternal
BRG.	Bearing	MAX.	Maximum
BEV.	Bevel, Beveled	MECH.	Mechanical
BIT.	Bituminous	MEZZ.	Mezzanine
BLK.	Block	MIN.	Minimum
BLKG.	Blocking	MISC.	Miscellaneous
BD.	Board	N	North
BOT.	Bottom	N.I.C.	Not In Contract
B.O.	Bottom Of	N.T.S.	Not To Scale
B.E.J.	Brick Expansion Joint	OFF.	Office
BLDG.	Building	O.C.	On Center
B.U.R.	Built Up Roofing	O.H.	Overhead
CAB.	Cabinet	O.D.	Outside Diameter
C.U.H.	Cabinet Unit Heater	PTD.	Painted
CAP.	Capacity	PR.	Pair
CASE	Casement	P.T.D.	Paper Towel Dispenser
CLG.	Ceiling	PASS.	Passage
CLGHT.	Ceiling Height	PERP.	Perpendicular
CEM.	Cement	PLAS.	Plaster
CTR.	Center	PLAM.	Plastic Laminate
CL.	Centerline	PL.	Plate
C.T.	Ceramic Tile	PLUMB.	Plumbing
C.BD.	Chalk Board	PLYWD.	Plywood
CLO.	Closet	PVC.	Polyvinylchloride
COL.	Column	P.E.J.	Precast Expansion Joint
CONC.	Concrete	PREFAB.	Prefabricated
CONF.	Conference	QTY.	Quantity
CJ	Control Joint	Q.T.	Quarry Tile
CONT.	Continuous	RAD.	Radius
CONTR.	Contractor	RWC	Rain Water Conductor
CORR.	Corridor	RECV.	Receiving
CRS.	Course, Courses	REFR.	Refrigerator
DEG.	Degree	REINF.	Reinforce
DEMO.	Demolition	REM	Remove
DEPT.	Department	REQ'D	Required
DET.	Detail	REV.	Revised, Revision
DIA.	Diameter	R.	Riser
DIM.	Dimension	R.D.	Roof Drain
DIST.	Distance	RM.	Room
DR.	Door	S.N.D.	Sanitary Napkin Dispenser
DBL.	Double	S.N.R.	Sanitary Napkin Receptacle
D.H.	Double Hung	SCHED.	Schedule
DN	Down	SC.	Scupper
D.S.	Downspout	SECT.	Section
DWG.	Drawing	S.J.	Seismic Joint
D.F.	Drinking Fountain	SHT.	Sheet
EA.	Each	SIM.	Similar
ELEC.	Electric, Electrical	S.D.	Soap Dispenser
EWC.	Electric Water Cooler	S.T.D.	Sound Transmission Class
EL.	Elevation	S.T.C.	Sound Transmission Coefficient
ELEV.	Elevator	SPEC.	Specifications
EMERG.	Emergency	SQ.	Square
EQ.	Equal	S.F.	Square Feet
EQUIP.	Equipment	S.S.	Stainless Steel
EXIST.	Existing	STD.	Standard
E.T.R.	Existing To Remain	STL.	Steel
EXP.	Expansion	STOR.	Storage
E.J.	Expansion Joint	STRUCT.	Structure, Structural
EXT.	Exterior	S.STL.	Structural Steel
E.I.F.S.	Exterior Insulation Finish System	SUSP.	Suspend, Suspension
FT.	Feet, Foot	S.A.T.C.	Susp. Acoustic Tile Ceiling
F.R.G.P.	Fiber Reinforced Gypsum Panel	T.BD.	Tack Board
FIN.	Finish, Finished	THRU	Through
F.E.	Fire Extinguisher	T.P.D.	Toilet Paper Dispenser
F.R.	Fire Retardant	T.M.E.	To Match Existing
FPRFG.	Fireproofing	T&G	Tounge and Groove
FXT.	Fixture	T.O.	Top Of
FLASH	Flashing	T.	Tread
FLR.	Floor	TYP.	Typical
F.D.	Floor Drain	U.L.	Underwriter's Laboratory
FLR.FIN.	Floor Finish	U.H.	Unit Heater
FTG.	Footing	U.V.	Unit Ventilator
FDN	Foundation	U.O.N.	Unless Otherwise Noted
FURN.	Furnish, Furnishings, Furniture	VEST.	Vestibule
FURR.	Furred, Furring	VCT.	Vinyl Composition Tile
GA.	Gauge	W.P.	Waterproofing
GALV.	Galvanized	W.W.F.	Welded Wire Fabric
GYP. BD.	Gypsum Board	W.BD.	White Board
G.C.	General Contractor	W	With
H.C.	Handicapped	WD.	Wood

GENERAL NOTES

- GENERAL CONTRACTOR TO NOTIFY ARCHITECT OF ANY INCONSISTENCIES IN THE DRAWINGS, EXISTING CONDITIONS OR THE PROPOSED CONSTRUCTION IMMEDIATELY.
- GENERAL CONTRACTOR TO TAKE AND VERIFY ALL DIMENSIONS AND CONDITIONS ON THE JOB AND SHALL BE HELD RESPONSIBLE FOR THE SAME.
- ALL NOTES AND DIMENSIONS DESIGNATED AS "TYP." OR "TYPICAL" APPLY TO ALL SIMILAR CONDITIONS THROUGHOUT THE PROJECT.
- THESE PLANS ARE NOT TO BE SCALED FOR CONSTRUCTION PURPOSES. DIMENSION LINES AND NOTES SUPERSEDE ALL SCALED REFERENCES.
- ALL DIMENSIONS ARE TO FACE OF MASONRY, FACE OF STUD AND CENTERLINE OF STRUCTURAL STEEL COLUMNS UNLESS OTHERWISE NOTED.
- ROOFING CONTRACTOR TO VERIFY QUANTITY AND LOCATION OF ROOF PENETRATIONS, AND TO FLASH ACCORDING TO MANUFACTURER'S SPECIFICATIONS.
- THE REQUIREMENTS FOR SEISMIC LOADS HAVE BEEN INCORPORATED INTO THE DESIGN OF THE STRUCTURAL, MECHANICAL, AND SUSPENDED CEILING SYSTEMS AS REQUIRED FOR THE NEW CONSTRUCTION.
- SIGNAGE SHALL BE PLACED ON THE WALL ADJACENT TO THE LEVEL SIDE OF A ROOM DOOR AT A HEIGHT OF 5' A.F.F.
- PROVIDE AN ALUMINUM DIVIDER STRIP AT ALL DOOR THRESHOLDS WHERE TWO DIFFERENT FINISHES MEET UNLESS OTHERWISE NOTED.
- UNITS WILL NOT BE OCCUPIED DURING CONSTRUCTION. THE CONTRACTORS RESPONSIBILITY BEYOND CONTRACTS DOCS WILL BE TO REMOVE ALL DEBRIS FROM UNIT AS PART OF THE DEMO SCOPE THAT REMAINS ONCE OWNER REP RELOCATES RESIDENT TO HOTEL UNIT.
- 8 UNITS (4 BUILDINGS) WILL BE AVAILABLE TO BE WORKED ON AT A TIME. THE CONTRACTOR MAY PHASE PROGRESS PER BUILDING.

WOOD

- ALL STRUCTURAL WOOD SHALL BE IN ACCORDANCE WITH THE "NATIONAL DESIGN SPECIFICATION FOR WOOD CONSTRUCTION" AND THE "MANUAL OF HOUSE FRAMING" AS PUBLISHED BY THE NATIONAL FOREST PRODUCTS ASSOCIATION (NFA), INCLUDING PROVISIONS FOR NAILING, FIRE STOPPING, ANCHORAGE, FRAMING AND BRACING.
- UNLESS OTHERWISE SHOWN ON THE DRAWINGS, STRUCTURAL LUMBER SHALL BE AS FOLLOWS:
 - INTERIOR EXPOSURE: ALL STRUCTURAL WOOD PROTECTED FROM MOISTURE AND WEATHER SHALL BE HEM FIR #2 OR BETTER, UNLESS OTHERWISE NOTED ON THE DRAWINGS.
 - EXTERIOR EXPOSURE: ALL STRUCTURAL WOOD EXPOSED TO MOISTURE, THE WEATHER, WITHIN 8 INCHES OF SOIL, OR LESS THAN 1 1/2 INCHES FROM THE FLOOR OF A CRAWLSPACE SHALL BE PRESSURE-TREATED SOUTHERN YELLOW PINE #2 OR BETTER, WITH MINIMUM RETENTION MEETING OR EXCEEDING THE REQUIREMENTS OF THE BUILDING CODE.
 - PLYWOOD: PLYWOOD SHALL BE IN ACCORDANCE WITH THE AMERICAN PLYWOOD ASSOCIATION (APA) SPECIFICATIONS (510). PLYWOOD FLOOR DECKING SHALL BE CONTINUOUS OVER TWO OR MORE SPANS WITH GRAIN OF FACE PLYS ACROSS SUPPORTS.
 - PLYWOOD ROOF SHEATHING: C-D/EXT-APA, 3/4" THICK
 - PLYWOOD WALL SHEATHING: C-D/EXT-APA, 1/2" THICK
 - PLYWOOD SUBFLOOR: C-D/EXT-APA, 3/4" THICK
- PLATES AND SILLS SHALL BE BOLTED TO FOUNDATION WALLS USING 1/2 INCH BY 1 1/2 INCHES HOOKED ANCHOR BOLTS SPACED AT 48 INCHES ON CENTER MAXIMUM, UNLESS OTHERWISE SHOWN ON THE DRAWINGS. PLATES AND SILLS SHALL BE SET LEVEL. PLATES AND SILLS SHALL BE PRESSURE TREATED.
- NAILING SCHEDULE SHALL BE IN ACCORDANCE WITH THE LOCAL BUILDING CODES RECOMMENDED FASTENING SCHEDULE: NAIL PLYWOOD SHEATHING AND SUBFLOORING 6" O.C. AT EDGES AND 12" O.C. ALONG INTERMEDIATE SUPPORTS, LEAVING SPACES BETWEEN PANELS AS RECOMMENDED BY THE APA. UTILIZE RING-SHANK OR SCREW TYPE NAILS FOR PLYWOOD SUBFLOORING AND APPLY APPROPRIATE CONSTRUCTION ADHESIVE TO ADEQUATELY SECURE PLYWOOD TO FLOOR JOISTS.
- JOIST HANGERS, COLUMN CAPS OR BASES, AND OTHER METAL FABRICATIONS, WHERE REQUIRED OR INDICATED, SHALL BE OF APPROPRIATE SIZE AND TYPE FOR MEMBERS AND SUPPORT CONDITIONS, AS MANUFACTURED BY SIMPSON STRONG-TIE OR EQUAL. WHERE FLANGE-SUPPORT JOIST HANGERS ARE USED IN CONJUNCTION WITH STEEL BEAMS, CARE SHALL BE TAKEN TO INSTALL THE HANGERS CLEAR OF CONTACT WITH THE STEEL BEAM BY INSTALLING 2X TOP PLATE IN ACCORDANCE WITH ABOVE CONDITIONS: IN NO CASE SHALL 2X TOP PLATE BE NARROWER THAN THE WIDTH OF THE FLANGE TO WHICH IT IS ATTACHED NOR MORE THAN 1/2" LARGER. CONTRACTOR SHOULD BE AWARE THAT JOIST HANGERS AND OTHER METAL FABRICATIONS MAY REQUIRE SPECIAL ORDERING WELL PRIOR TO THE ACTUAL TIME AT WHICH THE HANGERS WILL BE NEEDED. THOUGH INDICATED IN CATALOGS AS "STOCK", SOME "STOCK" HANGERS ARE ACTUALLY SPECIAL ORDER ITEMS.
- NOTCHING SHALL NOT EXCEED 1/6TH OF THE DEPTH OF JOIST OR RAFTER AND SHALL OCCUR ONLY IN THE OUTER QUARTER OF THE SPAN. NOTCHES SHALL NOT BE PERMITTED IN THE MIDDLE HALF OF THE SPAN NOR SHALL THEY EXCEED 1/6TH THE DEPTH. NOTCH LENGTH SHALL NOT EXCEED 1/3RD OF THE JOIST DEPTH.
- HOLES IN JOISTS OR RAFTERS SHALL OCCUR IN THE MIDDLE 1/3RD OF THE SPAN AND 1/3RD OF DEPTH. THE HOLE DIAMETER SHALL NOT EXCEED 1/3RD OF THE JOIST DEPTH. HOLES IN ENGINEERED LUMBER PRODUCTS SHALL BE IN ACCORDANCE WITH MANUFACTURER'S GUIDELINES.
- PROVIDE SOLID BLOCKING AS REQUIRED TO SUPPORT FIXTURES, RAILINGS, SHELVES, CLEATS, TRIM, ETC., AND AS REQUIRED TO SUPPORT EDGES OF PLYWOOD AND WALLBOARD, IN ACCORDANCE WITH MANUFACTURERS' RECOMMENDATIONS AND/OR GOOD CONSTRUCTION PRACTICE.
- ENGINEERED LUMBER INDICATED ON THE DRAWINGS SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURERS' RECOMMENDATIONS. JOISTS LABELED TJI ARE COMPOSITE I-JOISTS AS MANUFACTURED BY TRUS-JOIST. MEMBERS LABELED LVL ARE LAMINATED VENER LUMBER (1.9E MICROLAM BY TRUS-JOIST). THE SUBSTITUTION OF OTHER PRODUCTS ARE ONLY PERMITTED WITH BACKUP ENGINEERING PLANS AND CALCULATIONS.
- EXISTING CONDITIONS: DETAILS OF CONNECTIONS OF NEW TO EXISTING ARE FOR GENERAL INTENT ONLY. CONTRACTOR SHALL EXPOSE EXISTING CONDITIONS TO VIEW FOR ARCHITECT'S REVIEW PRIOR TO ORDERING ANY MATERIALS FOR WORK WITH THE NEW CONNECTIONS. DETAILS SHOWN ARE BASED ON ASSUMPTIONS AND WILL BE SUBJECT TO CHANGE FOR THE CONDITIONS AS THEY ACTUALLY EXIST IN THE FIELD. ARCHITECT SHALL NOT BE RESPONSIBLE FOR MATERIALS ORDERED PRIOR TO ARCHITECT'S REVIEW OF THE EXISTING CONDITIONS AFTER EXPOSURE BY THE CONTRACTOR.

DEMOLITION NOTES

- REMOVE ALL MATERIALS, ASSEMBLIES AND CONSTRUCTED ELEMENTS AS REQUIRED TO ACCOMMODATE THE NEW CONSTRUCTION.
- PROTECT ALL EXISTING FINISHES AND SPACES NOT AFFECTED BY THE CONSTRUCTION OR DIRECTLY ADJACENT TO THE CONSTRUCTION. ALL EXISTING FINISHES AFFECTED BY THE DEMOLITION WORK ARE TO BE RETURNED TO A STATE OF FINISH EQUIVALENT TO THAT PRIOR TO COMMENCEMENT OF THE WORK.
- PROVIDE DUST-PROOF PARTITIONS SEPARATING THE DEMOLITION AND WORK AREAS FROM AREAS UNAFFECTED BY THE CONSTRUCTION.
- CLEAN ALL AREAS OF THE PROJECT PERIODICALLY TO MAINTAIN A SAFE AND CLEAR WORKING ENVIRONMENT. PROVIDE FINAL CLEANING OF THE ENTIRE PROJECT SITE AT THE COMPLETION OF THE PROJECT WORK.
- PROVIDE TEMPORARY SHORING OR BRACING AS REQUIRED TO PROPERLY COMPLETE THE WORK. COORDINATE SHORING WITH ALL SUB-CONTRACTORS, AND NOTIFY THE ARCHITECT OF ANY PROBLEMS OR CONCERNS IMMEDIATELY.
- ENSURE THAT EXISTING MECHANICAL AND ELECTRICAL SYSTEMS CONTINUE TO FUNCTION AS PRACTICAL THROUGHOUT THE CONSTRUCTION PROCESS. COORDINATE WITH THE OWNER DIRECTLY ANY TIME PERIODS DURING WHICH ESSENTIAL SERVICES MAY BE NON-FUNCTIONING OR DISCONNECTED.
- REMOVE EXISTING ROOF AND SIDING AS REQUIRED TO ACCOMMODATE THE NEW CONSTRUCTION, ERECT TEMPORARY BARRIERS OR PROTECTIONS AS NECESSARY TO PROTECT THE EXISTING BUILDING FROM THE ELEMENTS DURING THE CONSTRUCTION

WALL NOTES

- FIRECODE GYPSUM BOARD IN A ONE OR TWO HOUR RATED PARTITION MUST BEAR THE U.L. CLASSIFICATION.
- ALL FIRE AND SMOKE RESISTANT SEPARATIONS ARE TO EXTEND OR BE EXTENDED TO THE UNDERSIDE OF FLOOR OR ROOF DECK ABOVE, TYPICAL.
- FOR SMOKE RESISTANT SEPARATIONS, PROVIDE FIRE SAFING AND SEALANT AT FLOOR, ROOF DECK AND ALL PENETRATIONS TO PREVENT THE PASSAGE OF SMOKE.
- FOR ALL FIRE RATED PARTITIONS, PROVIDE FIRE SAFING AND SEALANT AT FLOOR, ROOF DECK AND ALL PENETRATIONS TO PREVENT THE PASSAGE OF SMOKE. THE FIRE SAFING AND SEALANT SYSTEM MUST MAINTAIN THE RATING OF THE SEPARATION.
- AT ALL NON-RATED PARTITIONS, FILL ALL VOIDS INCLUDING METAL DECK FLUTES WHERE PARTITIONS MEET THE STRUCTURE ABOVE WITH BATT INSULATION.
- AT ALL NON-RATED PARTITIONS, FILL ALL VOIDS BETWEEN PIPES, ELECTRICAL CONDUITS, DUCTWORK, ETC. WHERE THEY PENETRATE WALLS, WITH BATT INSULATION.
- PROVIDE SMOKE DAMPERS AT ALL MECHANICAL PENETRATIONS THROUGH ONE HOUR RATED SMOKE BARRIERS.
- PROVIDE FIRE DAMPERS AT ALL MECHANICAL PENETRATIONS THROUGH TWO HOUR FIRE RATED PARTITIONS.
- EXTEND ALL METAL STUD PARTITIONS TO THE UNDERSIDE OF DECK/STRUCTURE, UNLESS OTHERWISE NOTED.
- AT ALL NON-RATED PARTITIONS AND PARTITIONS WITH NO S.T.C. REQUIREMENTS, EXTEND SHEATHING TO THE FINISHED CEILING CONSTRUCTION, TYPICAL.
- SEE WALL SECTIONS FOR EXTERIOR WALL CONSTRUCTION.
- METAL STUD CONTRACTOR TO PROVIDE AND COORDINATE PLACEMENT OF METAL STUD SLIP TRACKS AT ALL STUD WALLS BUILT ON TOP OR UNDER STRUCTURAL STEEL BRACING FRAMES, TYPICAL. SIMILAR CONDITION APPLIES WHERE METAL STUDS ATTACH TO THE UNDERSIDE OF ROOF DECK AT THE MIDDLE 1/3RD OF A SPAN GREATER THAN 15'.

MECHANICAL NOTES

- MECHANICAL CONTRACTOR SHALL VERIFY EXISTING CONDITIONS PRIOR TO COMMENCING WORK. NOTIFY THE ARCHITECT OF ANY CONDITIONS WHICH MAY ADVERSELY AFFECT THE PROPER INSTALLATION OF THE NEW SYSTEMS.
- MECHANICAL CONTRACTOR SHALL DESIGN, PURCHASE AND INSTALL ALL NEW COMPONENTS AS REQUIRED TO PROPERLY CONDITION THE SPACE(S) AFFECTED BY THIS CONSTRUCTION PROJECT. IF THE MODIFICATION OF EXISTING ELECTRICAL SYSTEMS IS NECESSARY, SUCH MODIFICATIONS SHALL NOT ADVERSELY AFFECT THE OPERATION OF THESE SYSTEMS OR COMPONENTS.
- COORDINATE MECHANICAL WORK WITH THE WORK OF OTHER TRADES. DO NOT ALTER THE WORK OF PREVIOUS TRADES WITHOUT PRIOR APPROVAL.
- PERFORM ALL NEW MECHANICAL WORK IN ACCORDANCE WITH LOCAL CODES AND ACCEPTED STANDARDS OF PRACTICE.

ELECTRICAL NOTES

- ELECTRICAL CONTRACTOR SHALL VERIFY EXISTING CONDITIONS PRIOR TO COMMENCING WORK.
- ELECTRICAL CONTRACTOR SHALL DESIGN, PURCHASE AND INSTALL ALL NEW COMPONENTS AS REQUIRED TO PROPERLY SERVICE THE SPACE(S) AFFECTED BY THIS CONSTRUCTION PROJECT. IF THE MODIFICATION OF EXISTING ELECTRICAL SYSTEMS IS NECESSARY, SUCH MODIFICATIONS SHALL NOT ADVERSELY AFFECT THE OPERATION OF THESE SYSTEMS.
- COORDINATE ELECTRICAL WORK WITH THE WORK OF OTHER TRADES. DO NOT ALTER THE WORK OF PREVIOUS TRADES WITHOUT PRIOR APPROVAL.
- PERFORM ALL NEW ELECTRICAL WORK IN ACCORDANCE WITH LOCAL CODES AND ACCEPTED STANDARDS OF PRACTICE.
- COORDINATE THE FINAL LOCATION OF ALL ELECTRICAL DEVICES AND THEIR INTENDED OPERATION WITH THE OWNER.

ELECTRICAL MOUNTING HEIGHTS

- ALL DIMENSIONS ARE TO THE CENTER OF THE DEVICE UNLESS OTHERWISE NOTED. SEE ELECTRICAL DRAWINGS FOR TYPES AND LOCATIONS.
- RECEPTACLES: 18" A.F.F. (AT LOCATIONS ABOVE CASEWORK, MOUNT BOTTOM OF RECEPTACLE AT 2" ABOVE BACKSPASH, AT LOCATIONS BELOW CASEWORK, MOUNT AT 24" A.F.F.)
- WIREMOLD: 24" A.F.F. (AT LOCATIONS ABOVE CASEWORK, MOUNT BOTTOM OF WIREMOLD AT 2" ABOVE BACKSPASH)
- EXTERIOR RECEPTACLES: 24" A.F.F.G. (20" A.F.F.)
- SWITCHES: 48" A.F.F.
- BOILER EMERGENCY SWITCHES: 60" A.F.F.
- DATA / PHONE OUTLETS: 18" A.F.F.
- TV OUTLETS: 18" A.F.F. OR 18" BELOW FINISHED CEILING
- WALL PHONE: 48" A.F.F. TO CENTER OF EARPIECE
- SECURITY KEYPAD: 48" A.F.F.
- MICROPHONE WALL JACK: 18" A.F.F.
- FIRE ALARM PULL STATION: 48" A.F.F.
- FIRE ALARM VISUAL / AUDIO INDICATING UNITS: 6'-8" TO BOTTOM OF UNIT
- AREA OF REFUGE CALL STATION: 48" A.F.F.
- EMERGENCY SHUT-OFF SWITCH / PUSH BUTTON: 48" A.F.F.
- EMERGENCY CALL SWITCH: 36" A.F.F.
- EMERGENCY CALL BELL / LIGHT: +/- 7'-6" A.F.F. - CENTER ABOVE DOOR
- WALL MOUNTED EXIT SIGNS: 7'-6" A.F.F.
- WALL MOUNTED CLOCKS AND SPEAKERS: +/- 7'-6" A.F.F. COORD. WITH BLOCK COURSING AS OCCURS. CONSULT ARCHITECT IF CEILING HEIGHT CONFLICTS.

THERMAL & MOISTURE PROTECTION

- THE FOLLOWING SPECIFICATION SHALL GOVERN WITH MODIFICATIONS AS SPECIFIED HEREIN: AMERICAN SOCIETY OF HEATING, REFRIGERATING AND AIR CONDITIONING ENGINEERS (ASHRAE) HANDBOOK OF FUNDAMENTALS.
- INSTALL FLASHING AND SHEET METAL IN COMPLIANCE WITH "ARCHITECTURAL SHEET METAL MANUAL" BY SMAACNA.
- PROVIDE AND INSTALL FLASHING AT ALL ROOF AND WALL CONDITIONS. PROJECTIONS OF WOOD BEAMS THROUGH EXTERIOR WALLS, EXTERIOR OPENINGS AND ELSEWHERE AS REQUIRED TO PROVIDE WATER/TIGHT/WEATHERPROOF PERFORMANCE.
- SLOPES OF 4" IN 12" OR GREATER: ASPHALT SHINGLE ROOFS SHALL HAVE AN UNDERLAYMENT OF NOT LESS THAN ONE PLY OF #15 FELT, APPLIED AS REQUIRED SECTION R-802 AND TABLE NUM. R-803.4.
- THE NET FREE VENTILATION AREA SHALL NOT BE LESS THAN 1 TO 150 OF THE AREA OF THE SPACE VENTILATED EXCEPT THAT THE AREA MAY BE 1 TO 300, PROVIDED AT LEAST 50 PERCENT OF THE REQUIRED VENTILATING AREA IS PROVIDED BY VENTILATORS LOCATED IN THE UPPER PORTION OF THE SPACE TO BE VENTILATED AT LEAST 3 FEET ABOVE EAVE OR CORNICE VENTS WITH THE BALANCE OF THE REQUIRED VENTILATION PROVIDED BY EAVE OR CORNICE VENTS. THE NET FREE CROSS-VENTILATION AREA MAY NOT BE LESS THAN 1 TO 300 OF THE AREA OF THE SPACE VENTILATED WHEN THE VAPOR BARRIER HAVING A TRANSMISSION RATE NOT EXCEEDING 1 PERM IS INSTALLED ON THE WARM SIDE OF THE CEILING.
- PROVIDE AND INSTALL BUILDING THERMAL INSULATION IN ACCORDANCE WITH THE FOLLOWING:
 - EXTERIOR WALLS: R-19 MINIMUM
 - CATHEDRAL CEILINGS: R-30 MINIMUM
 - FLAT CEILINGS: R-38 MINIMUM
 - CEILINGS OVER UNCONDITIONED SPACE: R-19 MINIMUM
 - FLOORS OVER OUTSIDE SPACE: R-30 MINIMUM
 - WALL ADJ. TO UNFINISH SPACE: R-11 MINIMUM
- PROVIDE AND INSTALL BATT INSULATION AT WINDOW SHIM SPACES.
- FIT INSULATION TIGHT WITHIN SPACES AND TIGHT TO AND BEHIND MECHANICAL AND ELECTRICAL SERVICES WITHIN THE PLANE OF INSULATION. LEAVE NO GAPS OF SPACES BEING SURE NOT TO COMPRESS GLASS INSULATION.
- FIT INSULATION TIGHT WITHIN SPACES AND TIGHT TO AND BEHIND MECHANICAL AND ELECTRICAL SERVICES WITHIN THE PLANE OF INSULATION. LEAVE NO GAPS OF SPACES BEING SURE NOT TO COMPRESS GLASS INSULATION.
- INSTALL VENTING IN SLOPED CEILING AREAS TO PERMIT AIRFLOW ALONG THE COOL SIDE OF THE INSULATION FROM THE EAVE TO RIDGE.
- INSTALL EITHER INTERIOR AND/OR EXTERIOR FOUNDATION INSULATION AS REQUIRED BY LOCAL BUILDING CODES
- PROVIDE AND INSTALL JOINT SEALERS TO COMPLY WITH MANUFACTURER'S PRINTED INSTRUCTIONS APPLICABLE TO PRODUCTS AND APPLICATIONS INDICATED AND TO THE FOLLOWING SPECIFICATIONS:
 - ELASTOMERIC SEALANT: ASTM C-926
 - SOLVENT-RELEASE-CURING SEALANT: ASTM C-804
 - LATEX SEALANT: ASTM C-790
 - ACOUSTICAL SEALANT: ASTM C-919
- PROVIDE AND INSTALL GUTTERS AND DOWNSPOUTS AS PER SMAACNA ARCHITECTURAL SHEET METAL MANUAL.

DOORS & WINDOWS

- REFERENCE STANDARDS FOR METAL DOORS, WOOD DOORS, AND WINDOWS SHALL BE AS FOLLOWS:
 - UNDERWRITERS LABORATORIES, INC.: BUILDING MATERIALS DIRECTORY.
 - NATIONAL FIRE PROTECTION ASSOCIATION: PAMPHLET NO. 60 STANDARD FOR FIRE DOORS AND WINDOWS.
 - NATIONAL WOODWORK MANUFACTURER'S ASSOCIATION: I.S., 1078: WOOD FLUSH DOORS
 - AIR LEAKAGE: ASTM E283
 - WATER RESISTANCE: ASTM E331
- GLAZING IN ALL LOCATIONS WHICH MAY BE SUBJECT TO HUMAN IMPACT, AS LISTED IN C.A.B.O. SECTION R-208.4, SUCH AS FRAMELESS GLASS DOORS, GLASS ENTRANCES AND EXIT DOORS, FIXED GLASS PANELS, SLIDING GLASS DOORS, SHOWER DOORS, TUB ENCLOSURES, AND STORM DOORS SHALL MEET THE DOOR REQUIREMENTS SET FORTH IN THE BUILDING CODE AND THE SAFETY STANDARD FOR GLAZING MATERIALS (16 CFR 1202). ALL GLAZING WHICH IS LOCATED 18" ABOVE THE FINISH FLOOR AND 24" ADJACENT TO A DOOR JAMB SHALL BE TEMPERED.
- ALL MANUFACTURED WINDOWS AND SLIDING GLASS DOORS SHALL MEET THE AIR INFILTRATION STANDARDS OF THE 1972 AMERICAN NATIONAL STANDARDS INSTITUTE ASTM E283-73 WITH A PRESSURE DIFFERENTIAL OF 1.57 POUNDS PER SQUARE FOOT AND SHALL BE CERTIFIED AND LABELED.
- EXTERIOR ENTRANCE DOORS SHALL BE 1 3/4" THICK INSULATED METAL DOORS OR APPROVED EQUAL AND SHALL MEET THE FOLLOWING REQUIREMENTS:
 - AIR INFILTRATION: ASTM E283
 - WATER RESISTANCE: ASTM E331
 - ACOUSTICAL PERFORMANCE: ASTM E4 13-70T-STC 28
 - THERMAL TRANSMISSION: R-1.49 (CALCULATED)
 DOORS SHALL BE PROVIDED WITH FACTORY BACKED-ON PRIME PAINT FINISH. SIDELIGHTS SHALL BE TEMPERED GLAZING AND SIZED AS INDICATED ON DRAWING. MANUFACTURER AS SELECTED BY OWNER.
- NATURAL LIGHT AND VENTILATION MINIMUM REQUIREMENTS:
 - BASEMENT LIGHT/VENT AREA = 2% / 1% FLOOR AREA
 - LIGHT AREA PER ROOM = 8% FLOOR AREA
 - VENTILATION AREA PER ROOM = 4% FLOOR AREA
- WINDOWS AS 2ND EGRESS (SLEEPING AREAS) SHALL BE MINIMUM 5.7 SQ. FT. OPENABLE AREA WITH 24" LEAST DIMENSION. MAXIMUM SILL HEIGHT SHALL BE 44" A.F.F.
- HANDICAPPED ACCESSIBLE DOOR HARDWARE SHALL COMPLY WITH CABO/ANSI A 117.1 2003 AND UFAS / SECTION 504 REGULATIONS.
- ALL DOOR LEVERS ON DOORS LEADING TO HAZARDOUS SPACES SHALL BE KNURLE
- ALL DOORS EXITING 100 OR MORE PERSONS SHALL HAVE PANIC EXIT DEVICES
- ALL RATED DOORS AND DOORS FRONTING CORRIDORS SHALL HAVE POSITIVE LATCHING LOCKSETS OR LATCHSETS AND CLOSERS.

QA+M
architecture
 Quisenberry Arcari Malik
 195 Scott Swamp Road
 Farmington, CT 06032
 qamarch.com

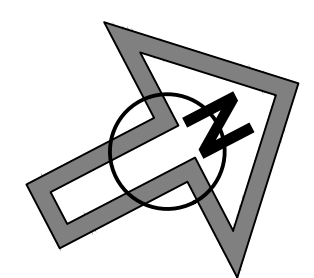
CRITICAL NEEDS IMPROVEMENTS AT:
MCKENNA COURT
WALLINGFORD HOUSING AUTHORITY
WALLINGFORD, CT
MCKENNA COURT

Sheet Description:

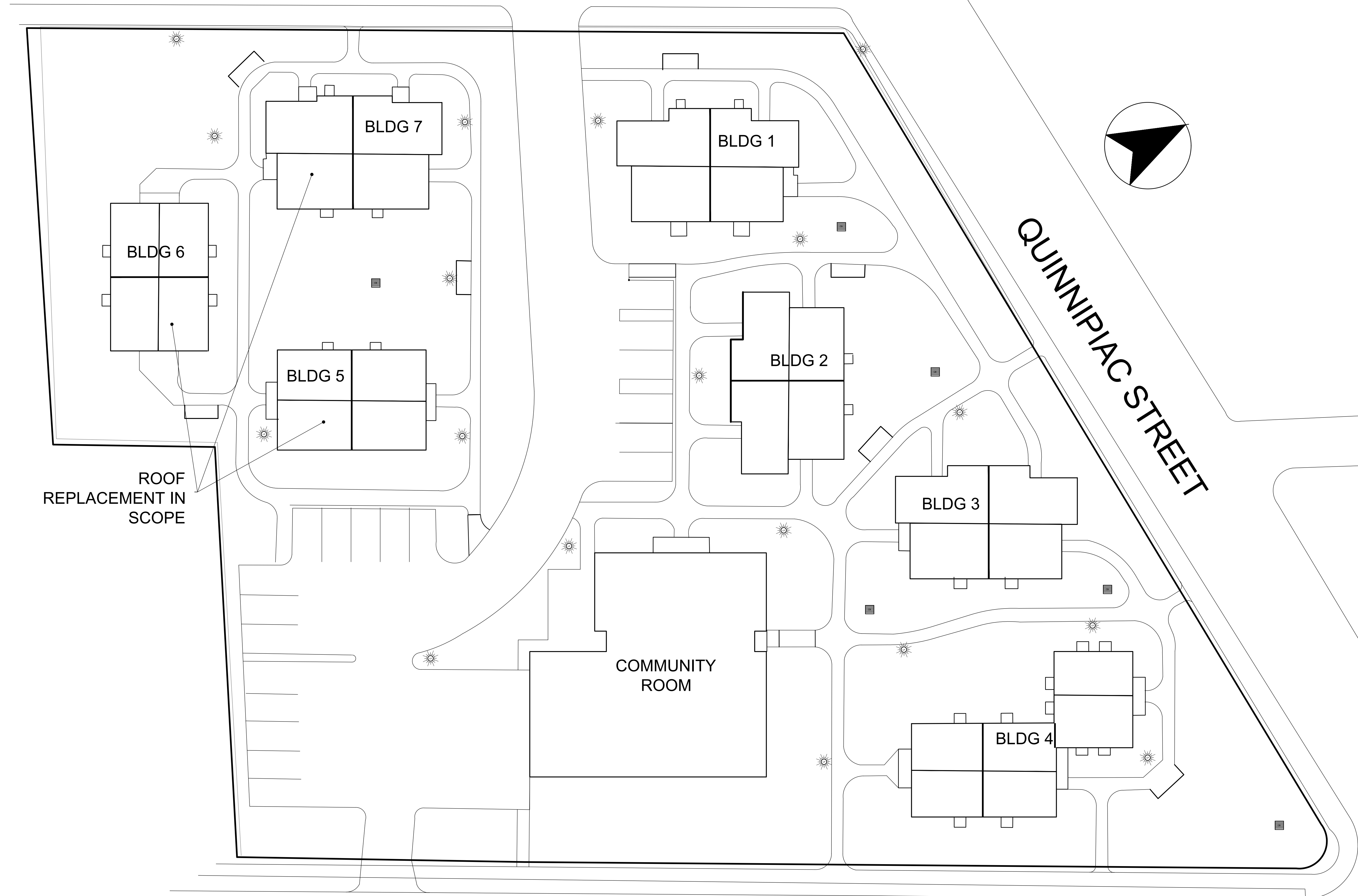
Issue Dates: 3/25/19

Project #: 1929 Drawn By: bap

Sheet #: **G1.0**



PROSPECT STREET



ROOF
 REPLACEMENT IN
 SCOPE

QUINNIPIAC STREET

WASHINGTON STREET

CRITICAL NEEDS IMPROVEMENTS AT:

McKENNA COURT
 WALLINGFORD HOUSING AUTHORITY

McKENNA COURT WALLINGFORD, CT

Sheet Description:

SITE REFERENCE
 MAP

Issue Dates: 3/25/19

Project #: 1929

Drawn By:

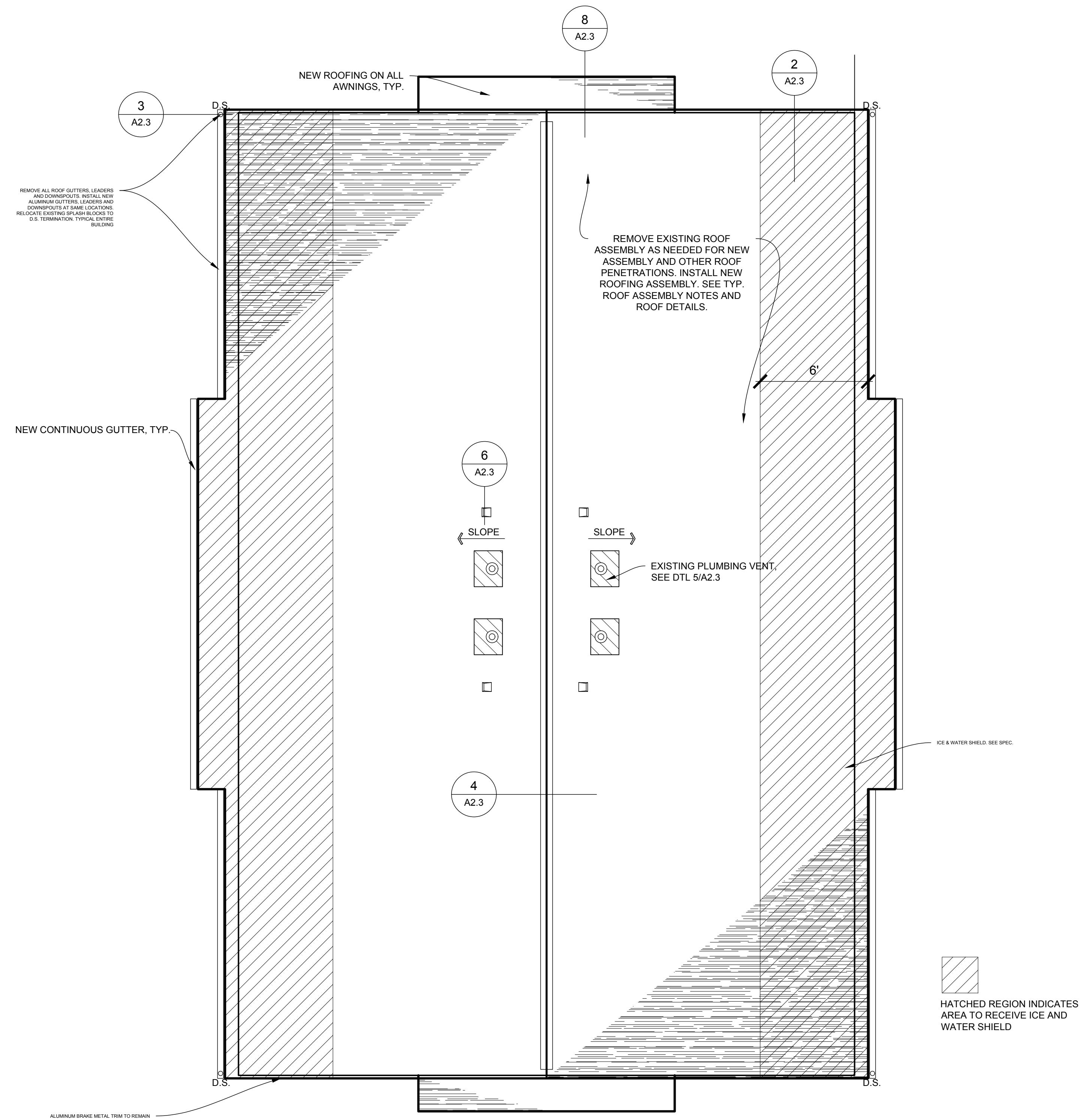
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A0.0

ROOF REPLACEMENT:

THE GENERAL SCOPE OF WORK INCLUDES BUT IS NOT LIMITED TO THE FOLLOWING:

REMOVE ENTIRE EXISTING ASPHALT SHINGLE ROOF ASSEMBLY INCLUDING, BUT NOT LIMITED TO, SHINGLES, FELTS, ICE & WATER SHIELD, PROTECTANTS, FLASHINGS, EDGE METALS, CEMENTS, BOOTS, FANS, VENTS, SOFFITS, DRIP EDGES, GUTTERS, DOWNSPOUTS, AND CORRESPONDING FASTENERS. REMOVE DOWN TO EXISTING ROOF SHEATHING / PLANKING. PREPARE SUBSTRATE TO RECEIVE NEW ROOFING ASSEMBLIES. WHERE NECESSARY, REMOVE ROTTED SUBSTRATE AND PROVIDE NEW TO MATCH EXISTING (PLYWOOD OR PLANKING). CONTRACTOR IS TO ENSURE 1/2" MINIMUM AIR GAP AT RIDGE. PROVIDE NEW 30 YEAR ARCHITECTURAL ASPHALT SHINGLE ROOF ASSEMBLY INCLUDING, BUT NOT LIMITED TO, SHINGLES, FELTS, ICE & WATER SHIELD, EDGE FLASHINGS, DRIP EDGES, RIDGE VENTING, FLASHING, COUNTER FLASHING, BOOTS, VENTS, FANS, GUTTERS, DOWNSPOUTS, AND CORRESPONDING FASTENERS. ALL GUTTERS TO HAVE LEAF GUARD. ICE & WATER SHIELD TO BE PROVIDED 8" AT EAVES, 3" ALONG VALLEYS, AROUND CHIMNEYS AND OTHER ROOF PENETRATIONS AND AS OTHERWISE INDICATED IN THE DRAWINGS. CONTRACTOR TO FIELD VERIFY QUANTITY OF ALL ROOF PENETRATIONS AND FLASH ACCORDING TO MANUFACTURERS SPECIFICATIONS. CONTRACTOR TO INSTALL NEW SOFFITS. SEE SPEC AND ROOF DETAILS FOR ADDITIONAL INFORMATION.



ROOF PLAN- BUILDING 5 & 6

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

1

CRITICAL NEEDS IMPROVEMENTS AT:

McKENNA COURT
 WALLINGFORD HOUSING AUTHORITY

McKENNA COURT WALLINGFORD, CT

Sheet Description:

ROOF PLAN
 BUILDING 5 & 6

Issue Dates: 3/25/19

Project #: 1929

Drawn By:

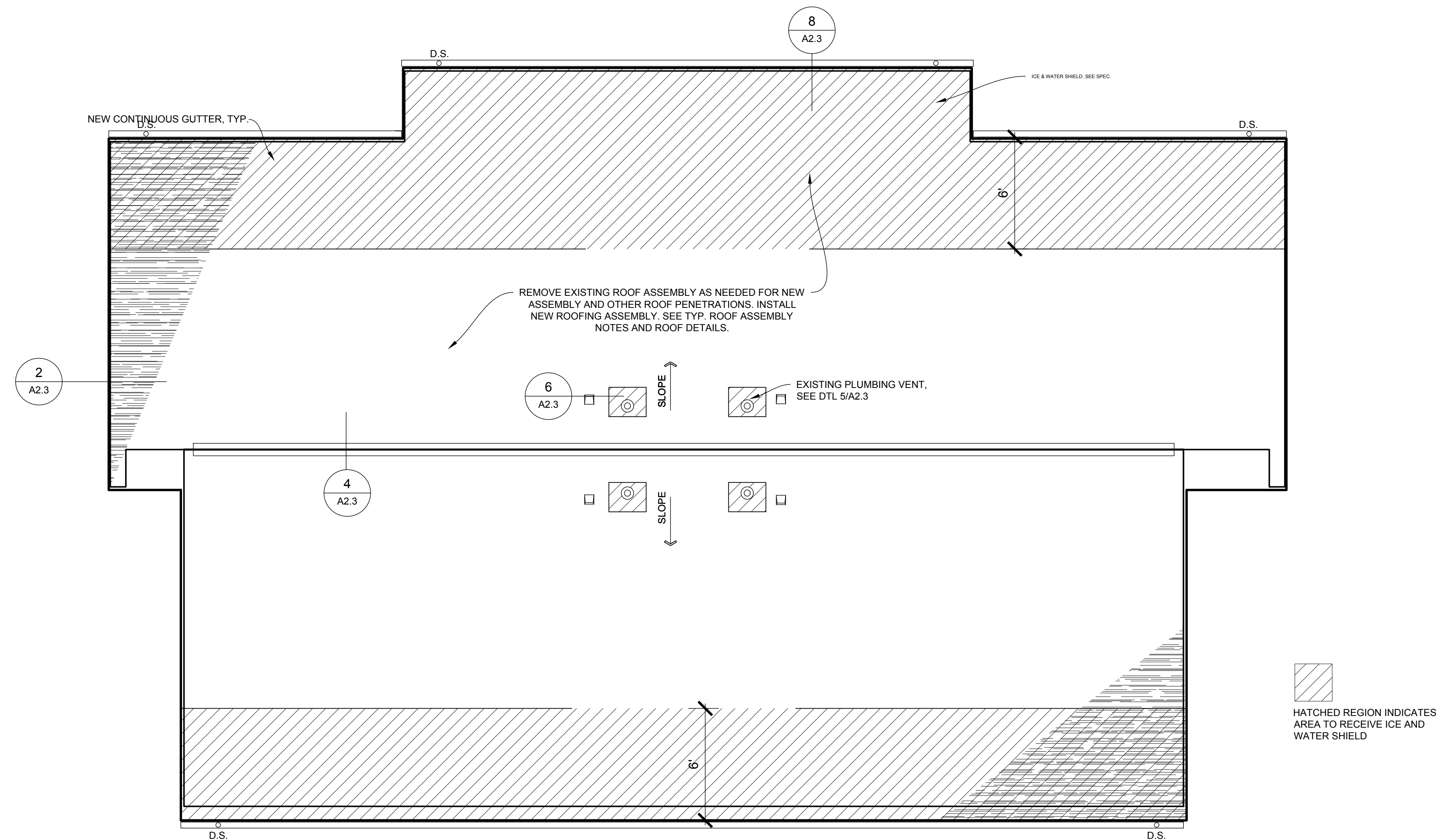
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A2.1

ROOF REPLACEMENT:

THE GENERAL SCOPE OF WORK INCLUDES BUT IS NOT LIMITED TO THE FOLLOWING:

REMOVE ENTIRE EXISTING ASPHALT SHINGLE ROOF ASSEMBLY INCLUDING, BUT NOT LIMITED TO, SHINGLES, FELTS, ICE & WATER SHIELD, PROTECTANTS, FLASHINGS, EDGE METALS, CEMENTS, BOOTS, FANS, VENTS, SOFFITS, DRIP EDGES, GUTTERS, DOWNSPOUTS, AND CORRESPONDING FASTENERS. REMOVE DOWN TO EXISTING ROOF SHEATHING / PLANKING. PREPARE SUBSTRATE TO RECEIVE NEW ROOFING ASSEMBLIES. WHERE NECESSARY, REMOVE ROTTED SUBSTRATE AND PROVIDE NEW TO MATCH EXISTING (PLYWOOD OR PLANKING). CONTRACTOR IS TO ENSURE 1 1/2" MINIMUM AIR GAP AT RIDGE. PROVIDE NEW 30 YEAR ARCHITECTURAL ASPHALT SHINGLE ROOF ASSEMBLY INCLUDING, BUT NOT LIMITED TO, SHINGLES, FELTS, ICE & WATER SHIELD, EDGE FLASHINGS, DRIP EDGES, RIDGE VENTING, FLASHING, COUNTER FLASHING, BOOTS, VENTS, FANS, GUTTERS, DOWNSPOUTS, AND CORRESPONDING FASTENERS. ALL GUTTERS TO HAVE LEAF GUARD. ICE & WATER SHIELD TO BE PROVIDED 6" AT EAVES, 3" ALONG VALLEYS, AROUND CHIMNEYS AND OTHER ROOF PENETRATIONS AND AS OTHERWISE INDICATED IN THE DRAWINGS. CONTRACTOR TO FIELD VERIFY QUANTITY OF ALL ROOF PENETRATIONS AND FLASH ACCORDING TO MANUFACTURERS SPECIFICATIONS. CONTRACTOR TO INSTALL NEW SOFFITS. SEE SPEC AND ROOF DETAILS FOR ADDITIONAL INFORMATION.



CRITICAL NEEDS IMPROVEMENTS AT:

McKENNA COURT
 WALLINGFORD HOUSING AUTHORITY
 WALLINGFORD, CT

Sheet Description:

ROOF PLAN
 BUILDING 7

Issue Dates: 3/25/19

Project #: 1929

Drawn By:

Sheet #:

A2.2

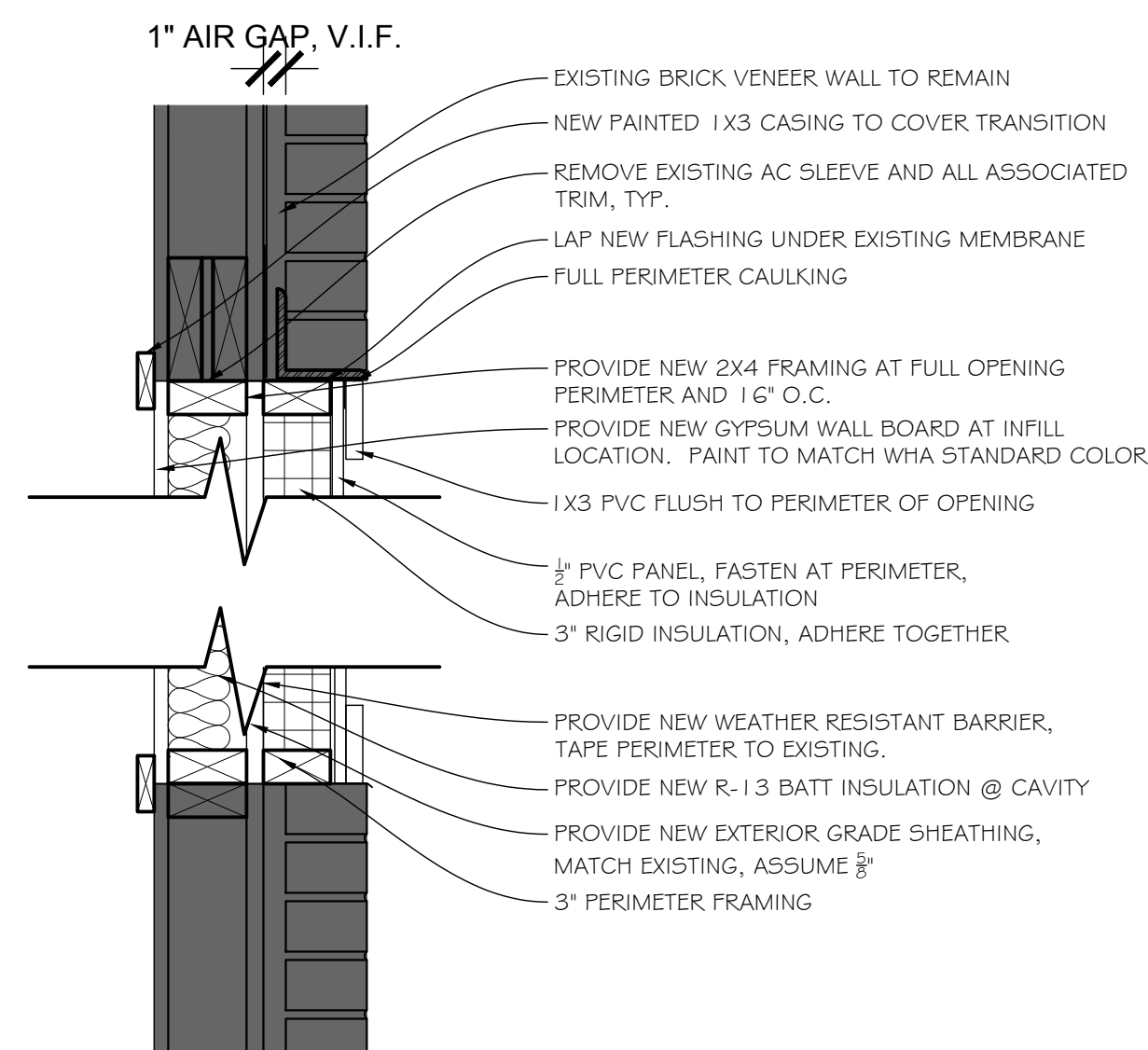
ROOF PLAN- BUILDING 7

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

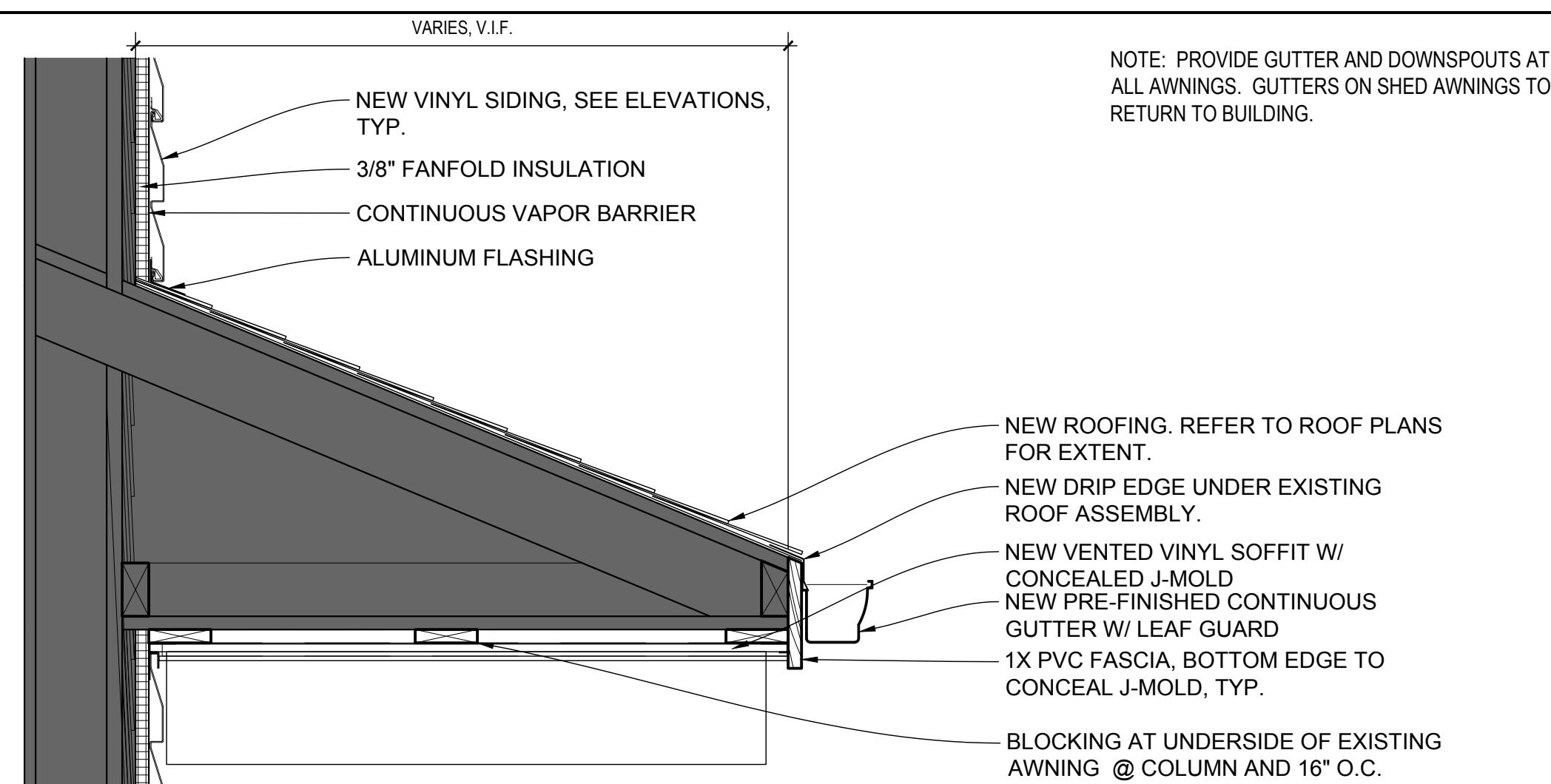
NOTE:
SHADED AREA INDICATES EXISTING CONSTRUCTION TO REMAIN,
TYP.

DETAILS ARE TO BE CONSIDERED "TYPICAL" AND ARE TO BE USED
IN LOCATIONS OF SIMILAR CONSTRUCTION TO THOSE INDICATED
ON DRAWINGS.

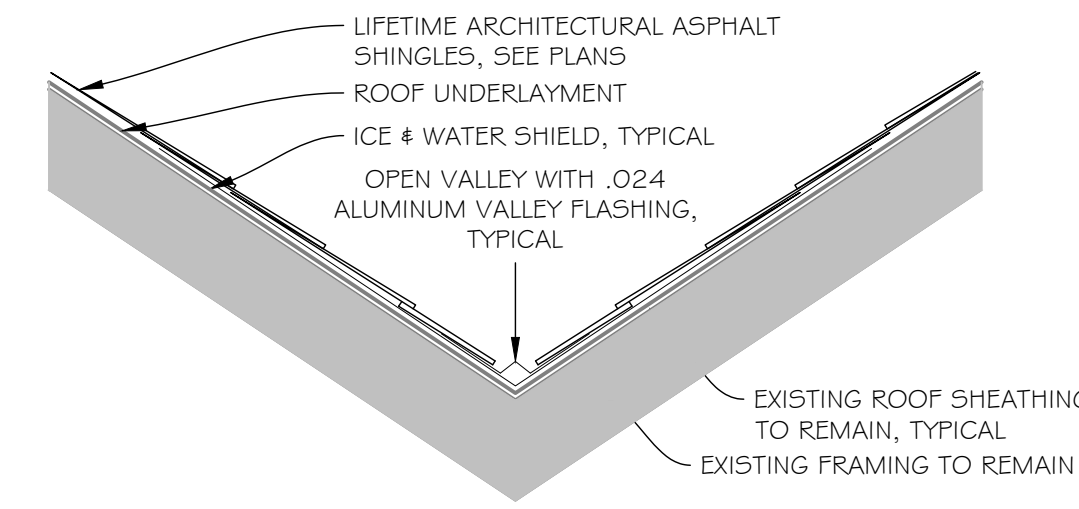
CONTRACTOR TO PROVIDE ALL NECESSARY BLOCKING AND
FURRING STRIPS AS NEEDED



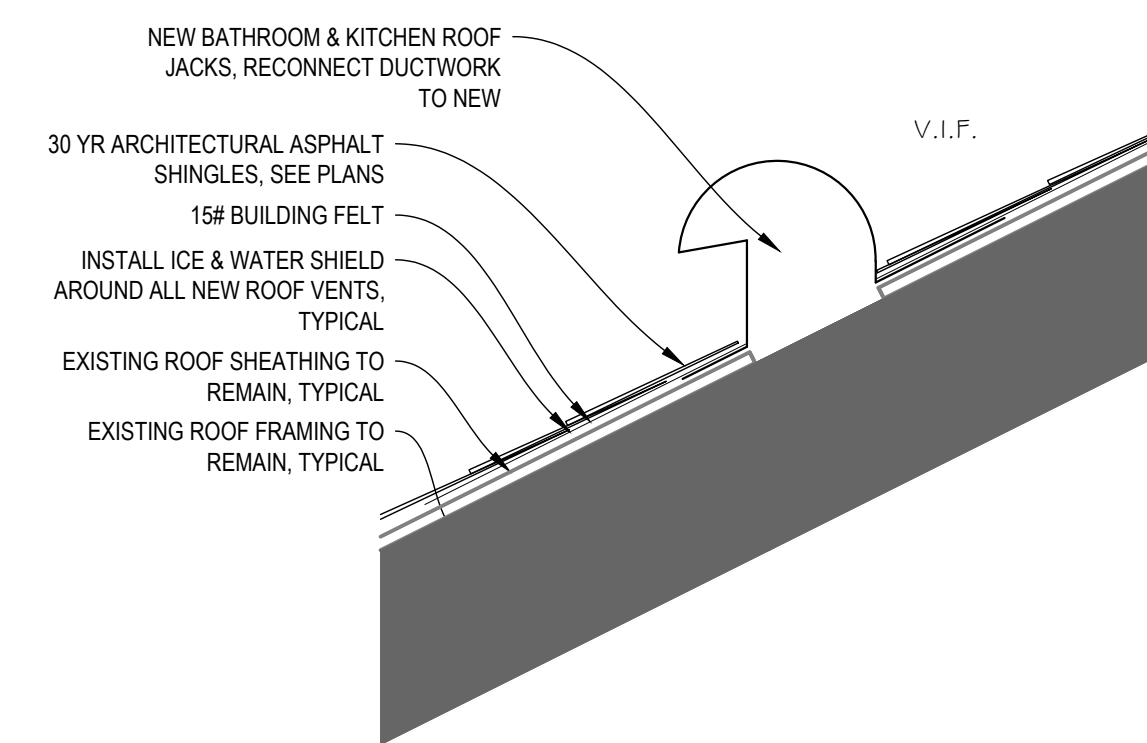
9 AC SLEEVE INFILL



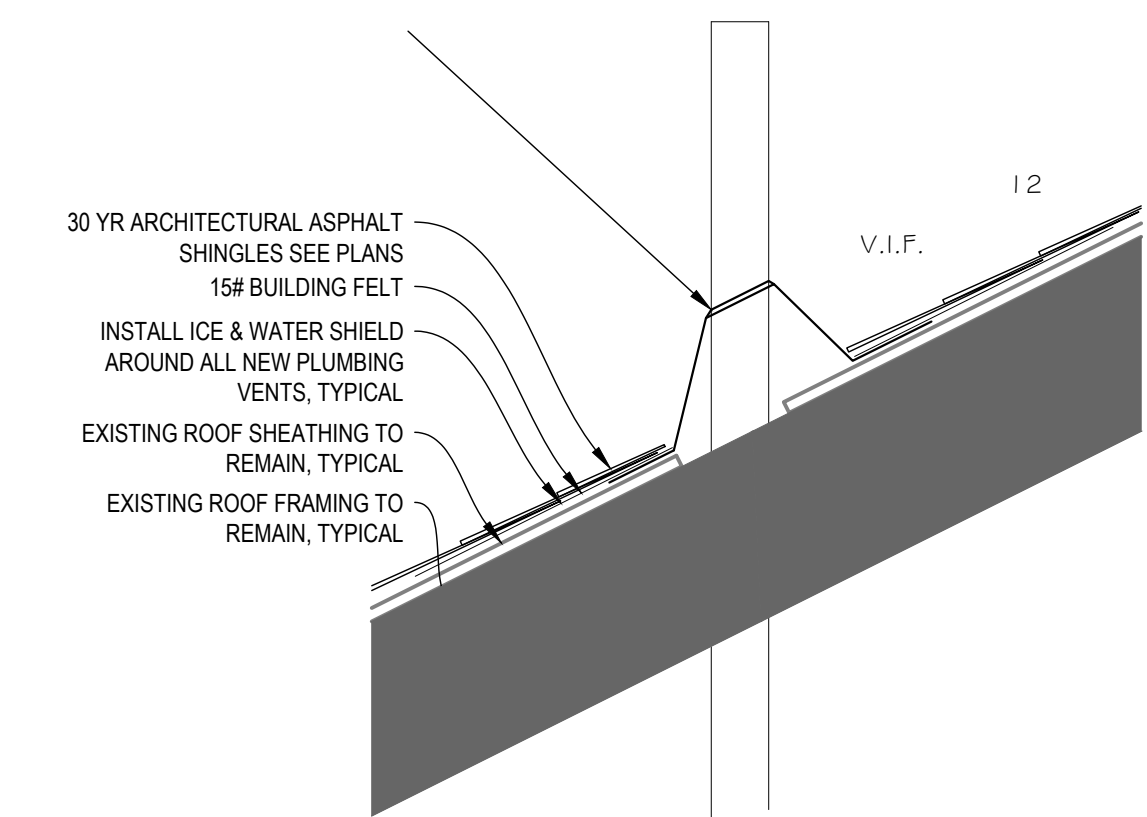
8 EXISTING SHED AWNING



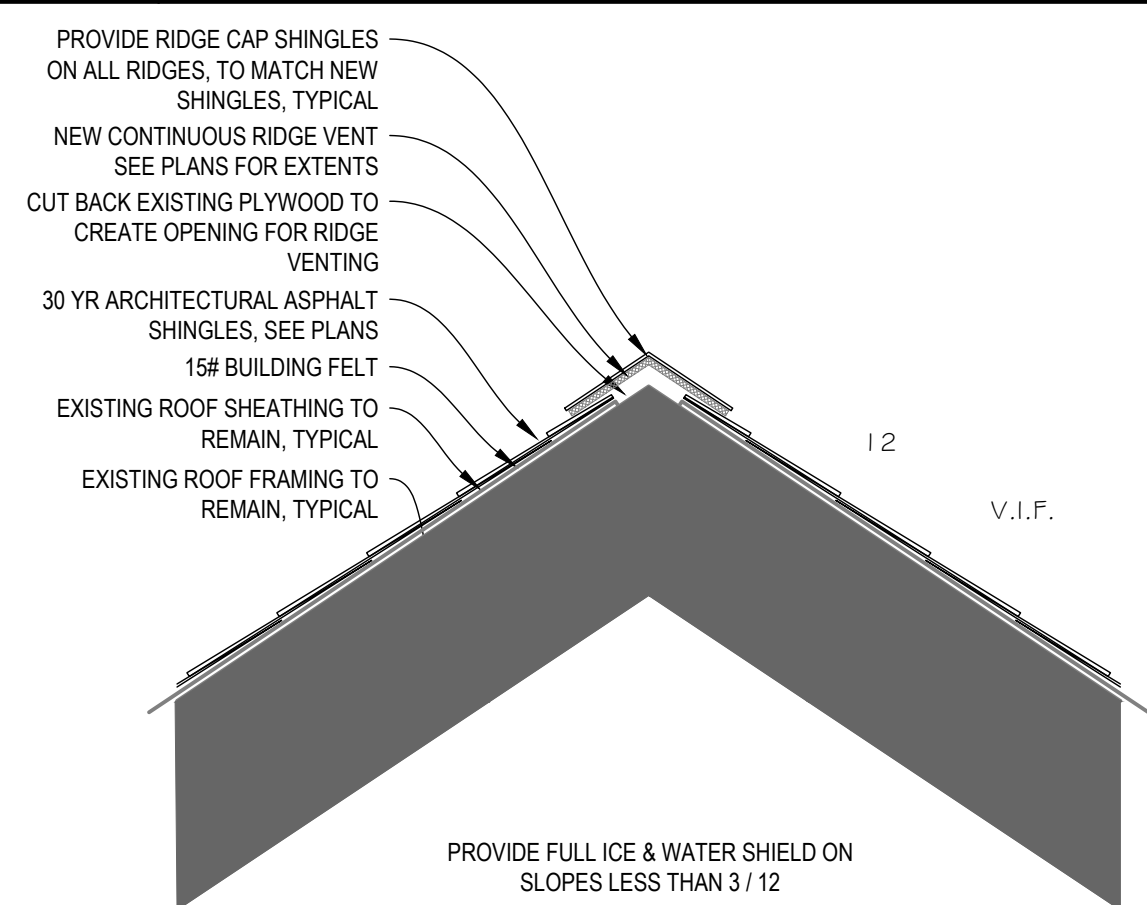
7 TYPICAL VALLEY DETAIL



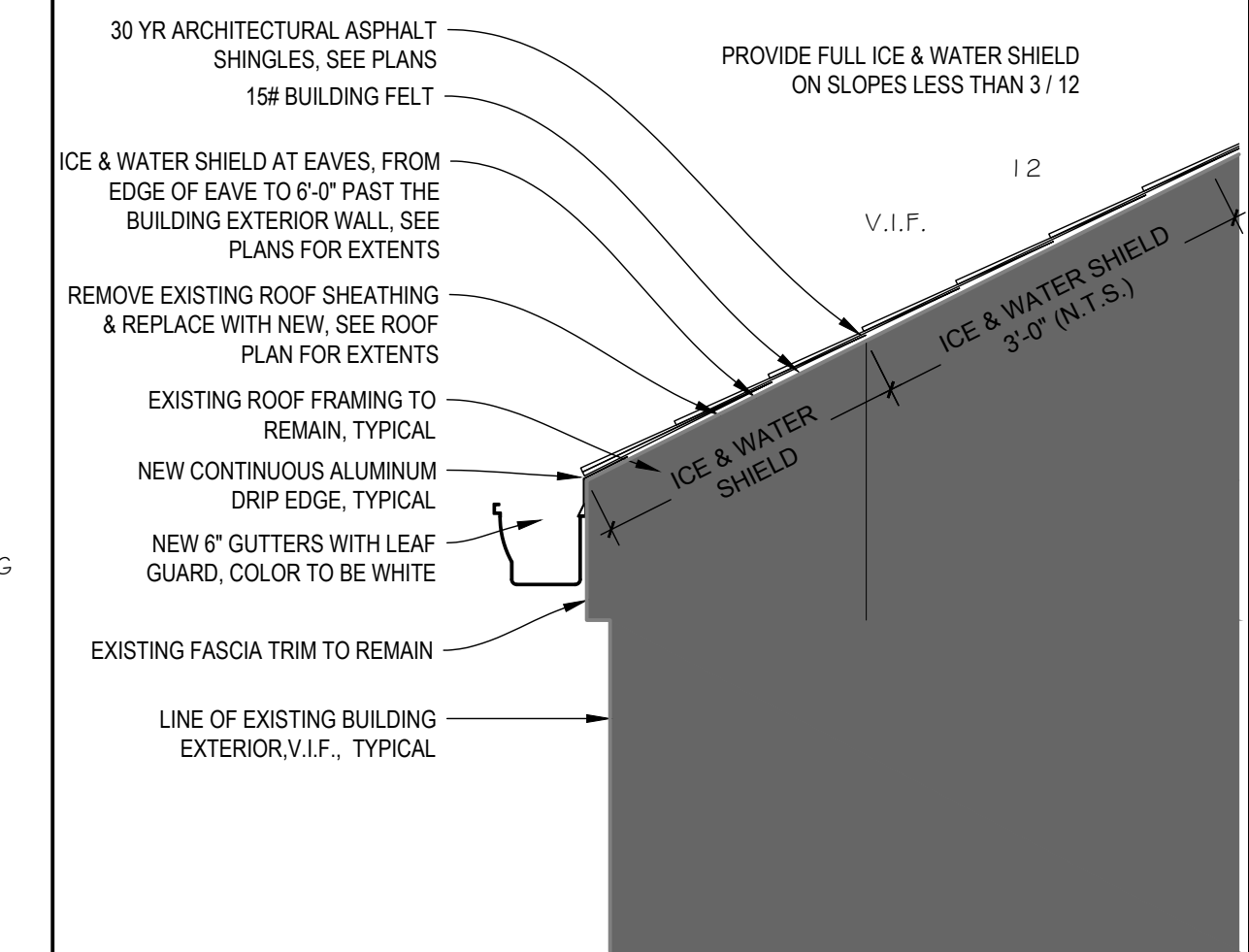
6 KITCHEN & BATHROOM VENT DETAIL



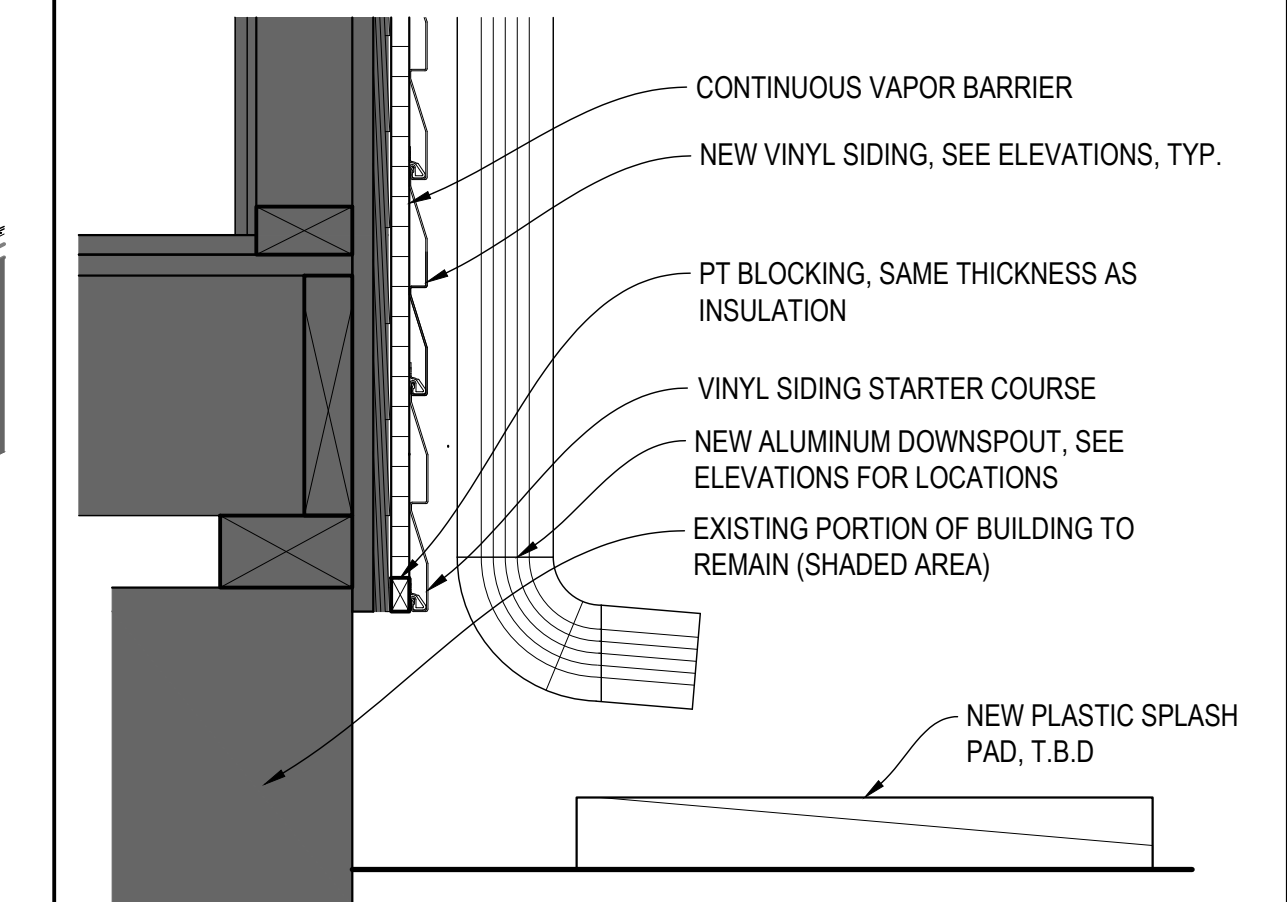
5 TYPICAL PLUMBING VENT DETAIL



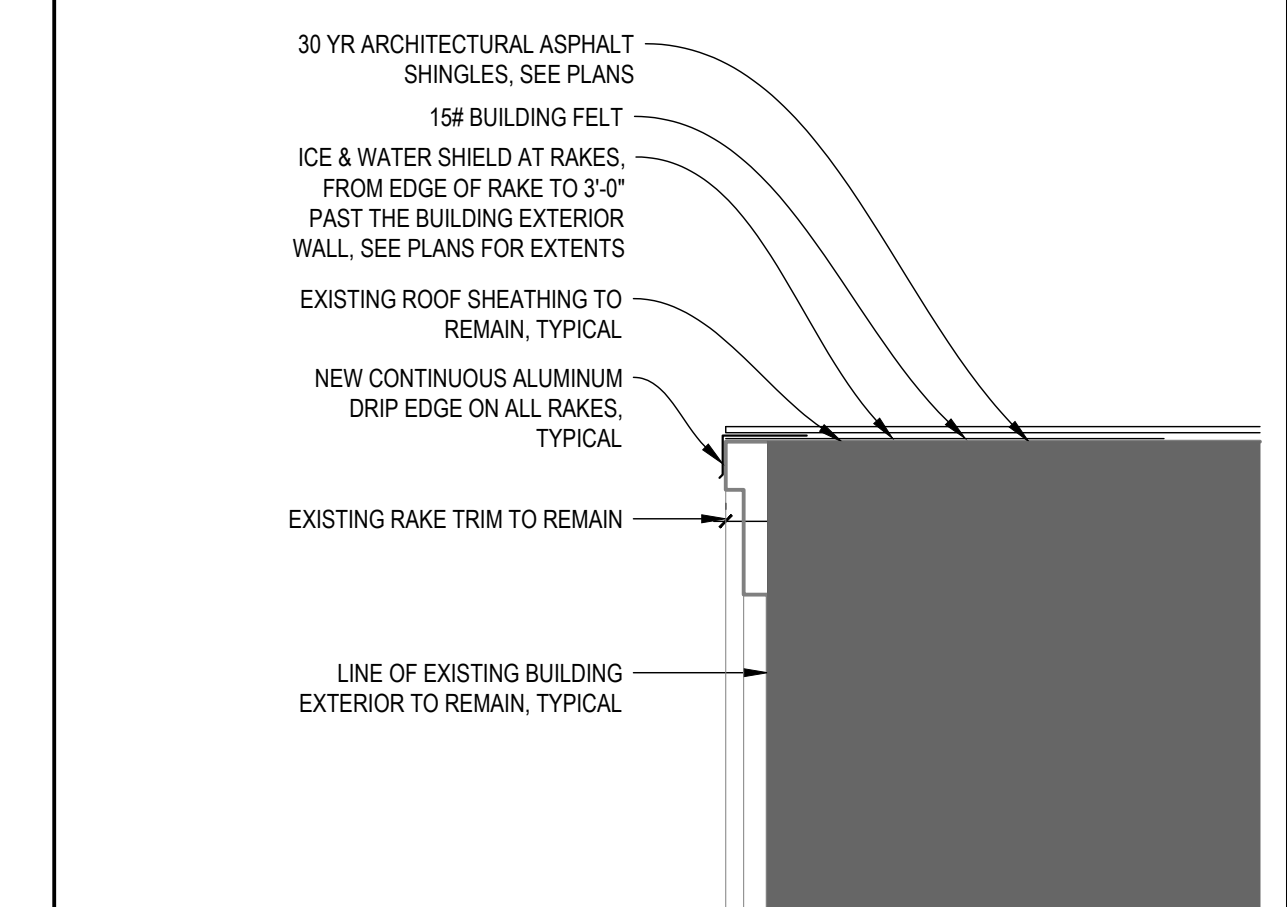
4 TYPICAL RIDGE VENT DETAIL



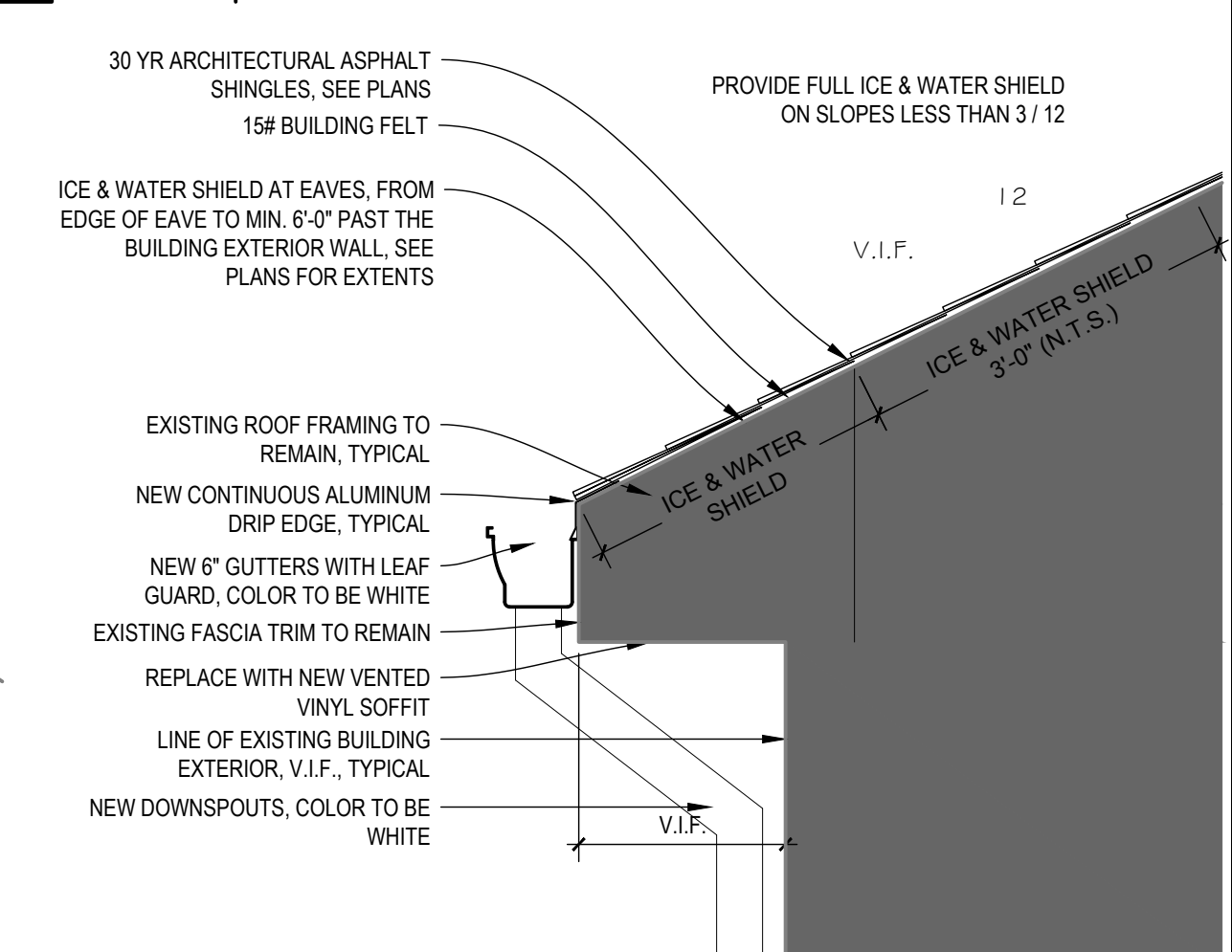
1 TYPICAL EAVE DETAIL



3 TYPICAL STARTER COURSE W/ DOWNSPOUT & SPLASH PAD



2 TYPICAL RAKE DETAIL



Sheet Description:

DETAILS

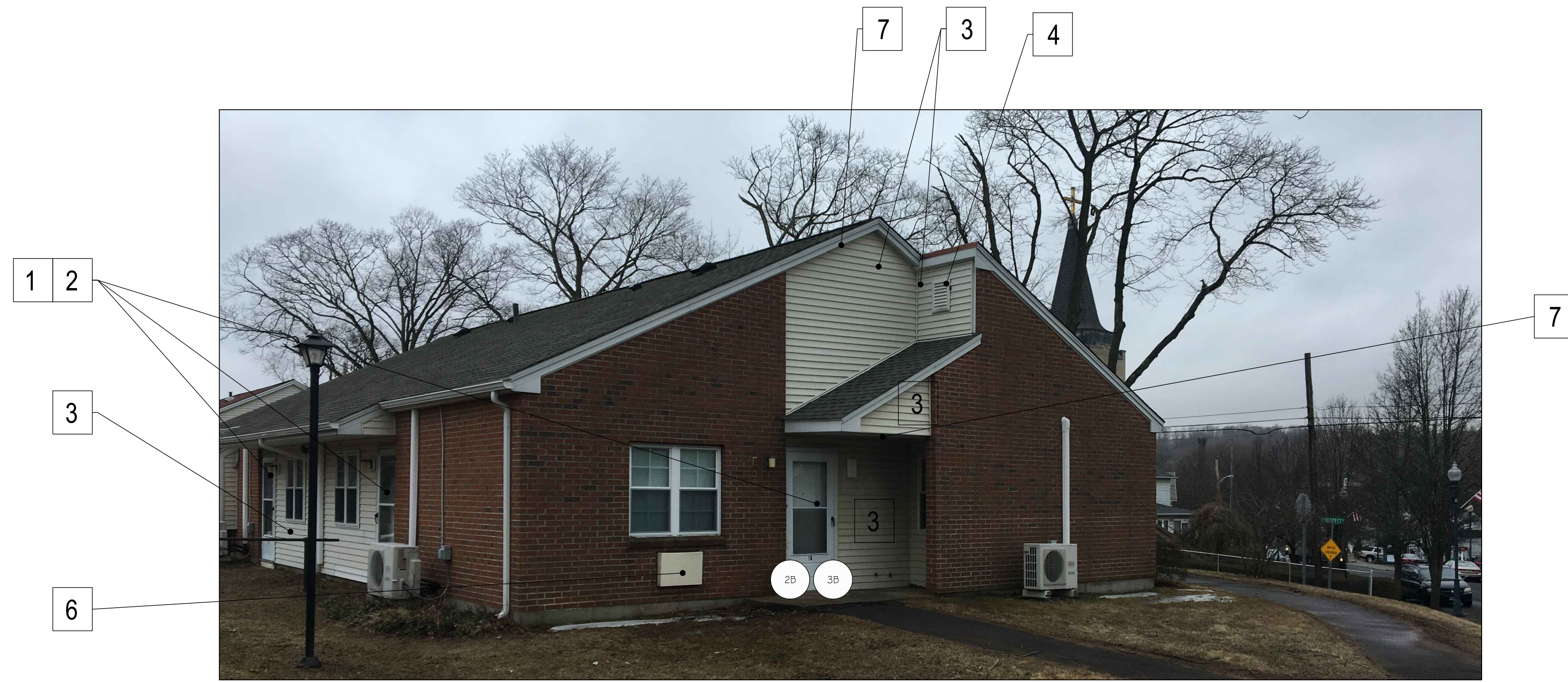
Issue Dates: 3/25/19

Project #: 1929

Drawn By:

Sheet #:

A2.3



BUILDING 1 SIDE ELEVATION
 SCALE: N.T.S



BUILDING 1 FRONT & REAR ELEVATION
 SCALE: N.T.S

KEYNOTES	
1	REMOVE EXISTING DOOR TO ROUGH OPENING. PROVIDE & INSTALL NEW PRE-HUNG FIBERGLASS ENTRY DOOR SYSTEM PER MANUFACTURERS REQUIREMENTS. INCLUDE ALL SCHEDULE HARDWARE. ROUGH OPENING IS TO BE VERIFIED BY CONTRACTOR. TYPICAL ALL DOORS ON SITE
2	REMOVE EXISTING STORM DOOR. PROVIDE & INSTALL ALUMINUM STORM DOOR SYSTEM PER MANUFACTURERS REQUIREMENTS. ROUGH OPENING IS TO BE VERIFIED BY CONTRACTOR. PRODUCT TO BE LARSON MODEL 360-16 OR EQUAL., TYPICAL ALL DOORS ON SITE.
3	REMOVE EXISTING SIDING AND ACCESSORIES TO ORIGINAL SHEATHING. TEMPORARY DETACH ALL UTILITIES TO PERFORM WORK. PROVIDE NEW WRB, NEW ALUMINUM FACED FANFOLD INSULATION, AND NEW SIDING. PROVIDE NEW J-MOLD WHERE APPLICABLE. CONTRACTOR TO CARRY 3 COLORS FOR PROJECT. RE-ATTACH ALL UTILITIES AFTER SIDING IS INSTALLED. TYPICAL ALL SURFACES CURRENTLY SIDED.
4	PROVIDE NEW ALUMINUM MAILBOXES, LOUVERS, MOUNTING BLOCKS, AND VENTING BLOCKS WHERE APPROPRIATE. TYPICAL FOR ALL LOCATIONS INCLUDING EXISTING SPIGOTS. CONTRACTOR TO FIELD VERIFY QUANTITY.
5	EXISTING STOREFRONT DOOR TO REMAIN
6	ADD ALTERNATE - REMOVE EXISTING AC SLEEVE AND INFILL. TYPICAL FOR ALL LOCATIONS. SEE 9/A2.3.
7	REMOVE AND REPLACE WITH NEW VENTED VINYL SOFFIT, TYPICAL ALL SOFFITS

CRITICAL NEEDS IMPROVEMENTS AT:
 McKENNA COURT
 WALLINGFORD HOUSING AUTHORITY
 McKENNA COURT
 WALLINGFORD, CT

Sheet Description:
 BUILDING 1

Issue Dates: 3/25/19

Project #: 1929
 Drawn By:

Sheet #:
A3.1

KEYNOTES	
1	REMOVE EXISTING DOOR TO ROUGH OPENING. PROVIDE & INSTALL NEW PRE-HUNG FIBERGLASS ENTRY DOOR SYSTEM PER MANUFACTURERS REQUIREMENTS. INCLUDE ALL SCHEDULE HARDWARE. ROUGH OPENING IS TO BE VERIFIED BY CONTRACTOR. TYPICAL ALL DOORS ON SITE
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CRITICAL NEEDS IMPROVEMENTS AT:
 MCKENNA COURT
 WALLINGFORD HOUSING AUTHORITY
 WALLINGFORD, CT
 MCKENNA COURT

Sheet Description:
 COMMUNITY BUILDING ADA UPGRADE

Issue Dates: 3/25/19

Project #: 1929 Drawn By:

Sheet #:

A3.2



BUILDING 2 SIDE ELEVATION
 SCALE: N.T.S

3



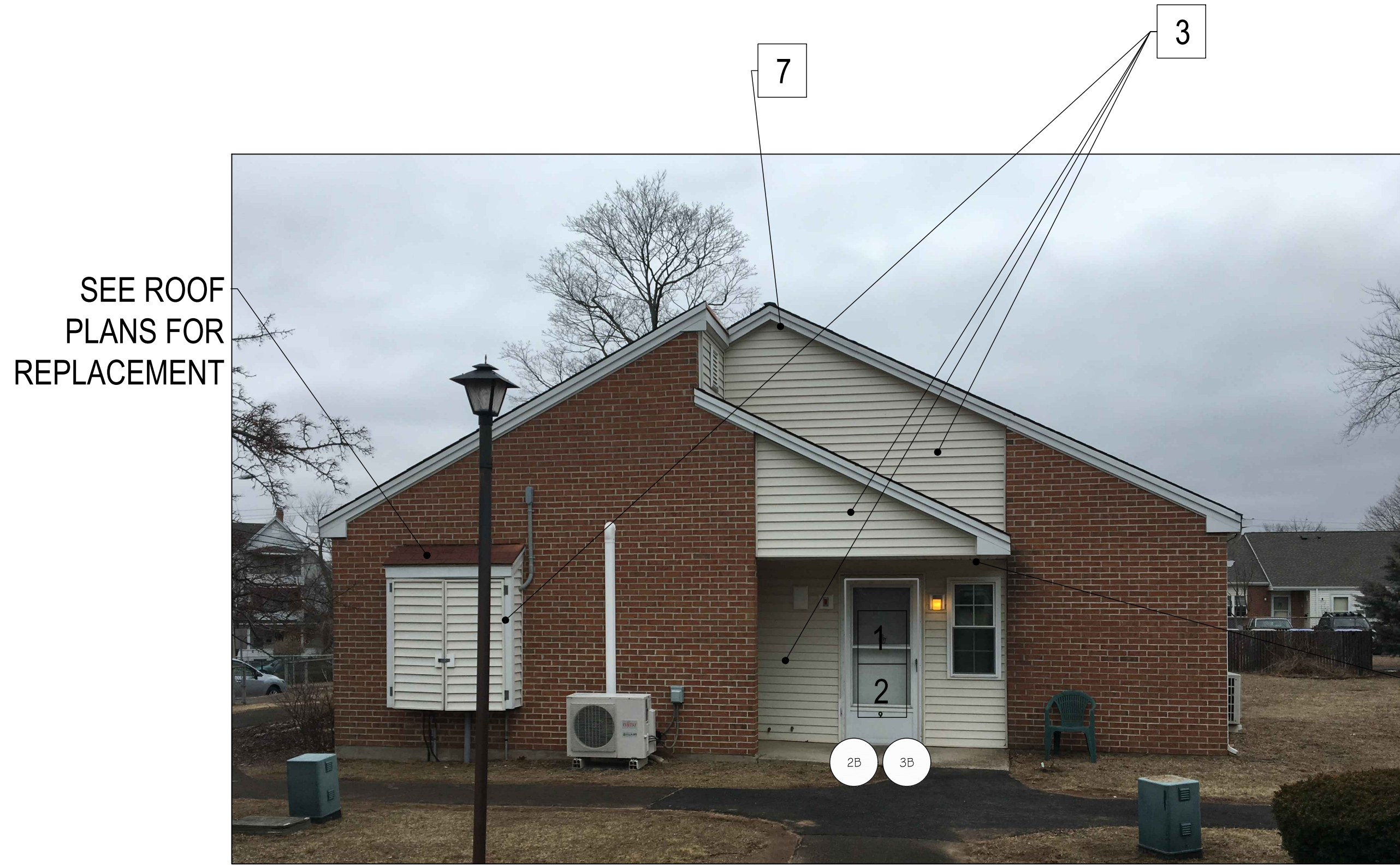
BUILDING 2 FRONT ELEVATION
 SCALE: N.T.S

2



BUILDING 2 REAR ELEVATION
 SCALE: N.T.S

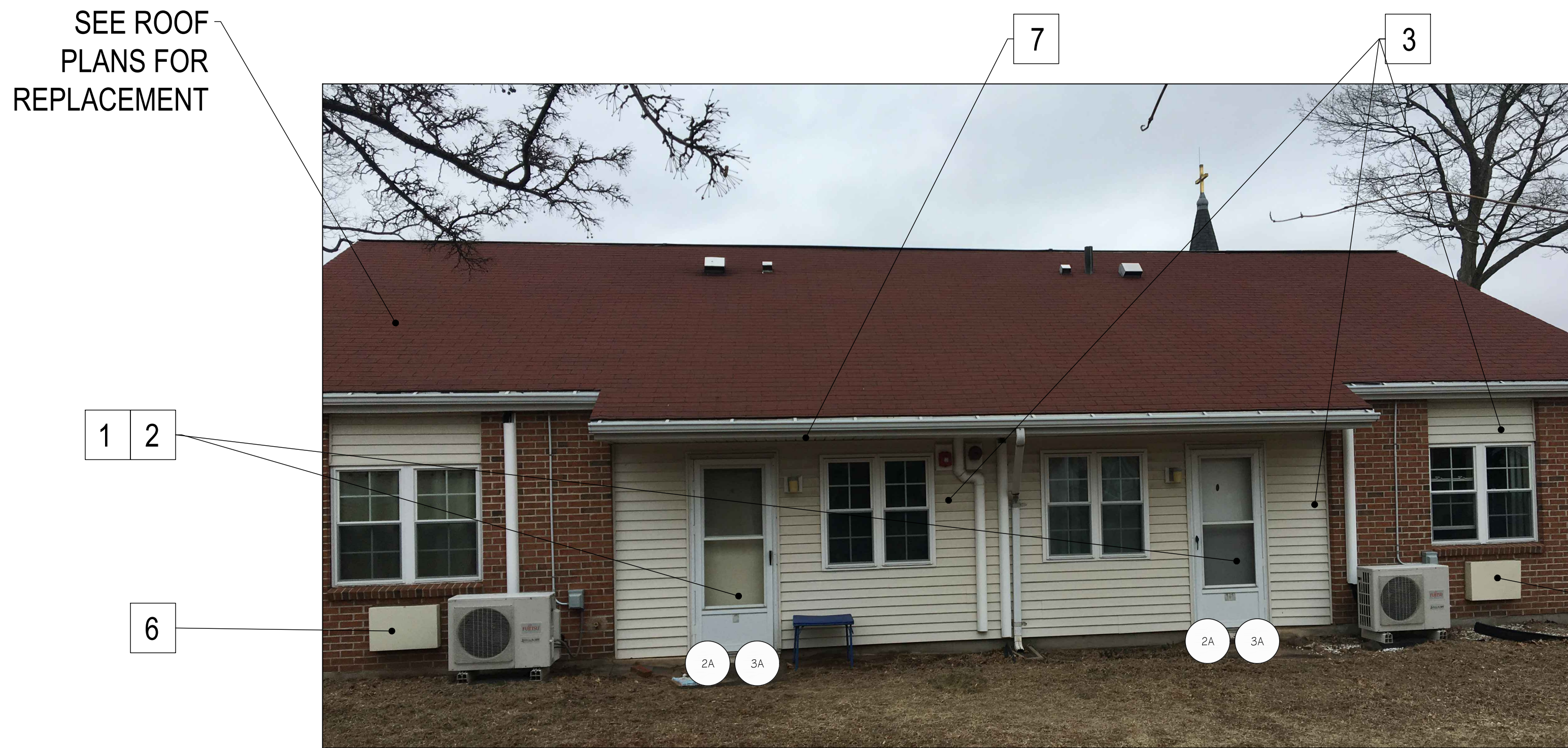
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BUILDING 3 & 7 SIDE ELEVATION
 SCALE: N.T.S



BUILDING 3 & 7 REAR ELEVATION
 SCALE: N.T.S



BUILDING 3 & 7 REAR ELEVATION
 SCALE: N.T.S



TYPICAL SIDE ENTRANCE
 SCALE: N.T.S

KEYNOTES	
1	REMOVE EXISTING DOOR TO ROUGH OPENING. PROVIDE & INSTALL NEW PRE-HUNG FIBERGLASS ENTRY DOOR SYSTEM PER MANUFACTURERS REQUIREMENTS. INCLUDE ALL SCHEDULE HARDWARE. ROUGH OPENING IS TO BE VERIFIED BY CONTRACTOR. TYPICAL ALL DOORS ON SITE
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6	ADD ALTERNATE - REMOVE EXISTING AC SLEEVE AND INFILL. TYPICAL FOR ALL LOCATIONS. SEE 9/A2.3.
7	REMOVE AND REPLACE WITH NEW VENTED VINYL SOFFIT, TYPICAL ALL SOFFITS

CRITICAL NEEDS IMPROVEMENTS AT:
 MCKENNA COURT
 WALLINGFORD HOUSING AUTHORITY
 WALLINGFORD, CT
 MCKENNA COURT

Sheet Description:

BUILDING 3 & 7

Issue Dates: 3/25/19

Project #: 1929

Drawn By:

Sheet #:

A3.3

Sheet Description:

BUILDING 4

Issue Dates: 3/25/19

Project #: 1929
 Drawn By:

Sheet #:

A3.4

KEYNOTES	
1	REMOVE EXISTING DOOR TO ROUGH OPENING. PROVIDE & INSTALL NEW PRE-HUNG FIBERGLASS ENTRY DOOR SYSTEM PER MANUFACTURERS REQUIREMENTS. INCLUDE ALL SCHEDULE HARDWARE. ROUGH OPENING IS TO BE VERIFIED BY CONTRACTOR. TYPICAL ALL DOORS ON SITE
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7	REMOVE AND REPLACE WITH NEW VENTED VINYL SOFFIT, TYPICAL ALL SOFFITS



BUILDING 4 ELEVATION

SCALE: N.T.S

5



BUILDING 4 ELEVATION

SCALE: N.T.S

6



BUILDING 4 ELEVATION

SCALE: N.T.S

3



BUILDING 4 ELEVATION

SCALE: N.T.S

4



BUILDING 4 ELEVATION

SCALE: N.T.S

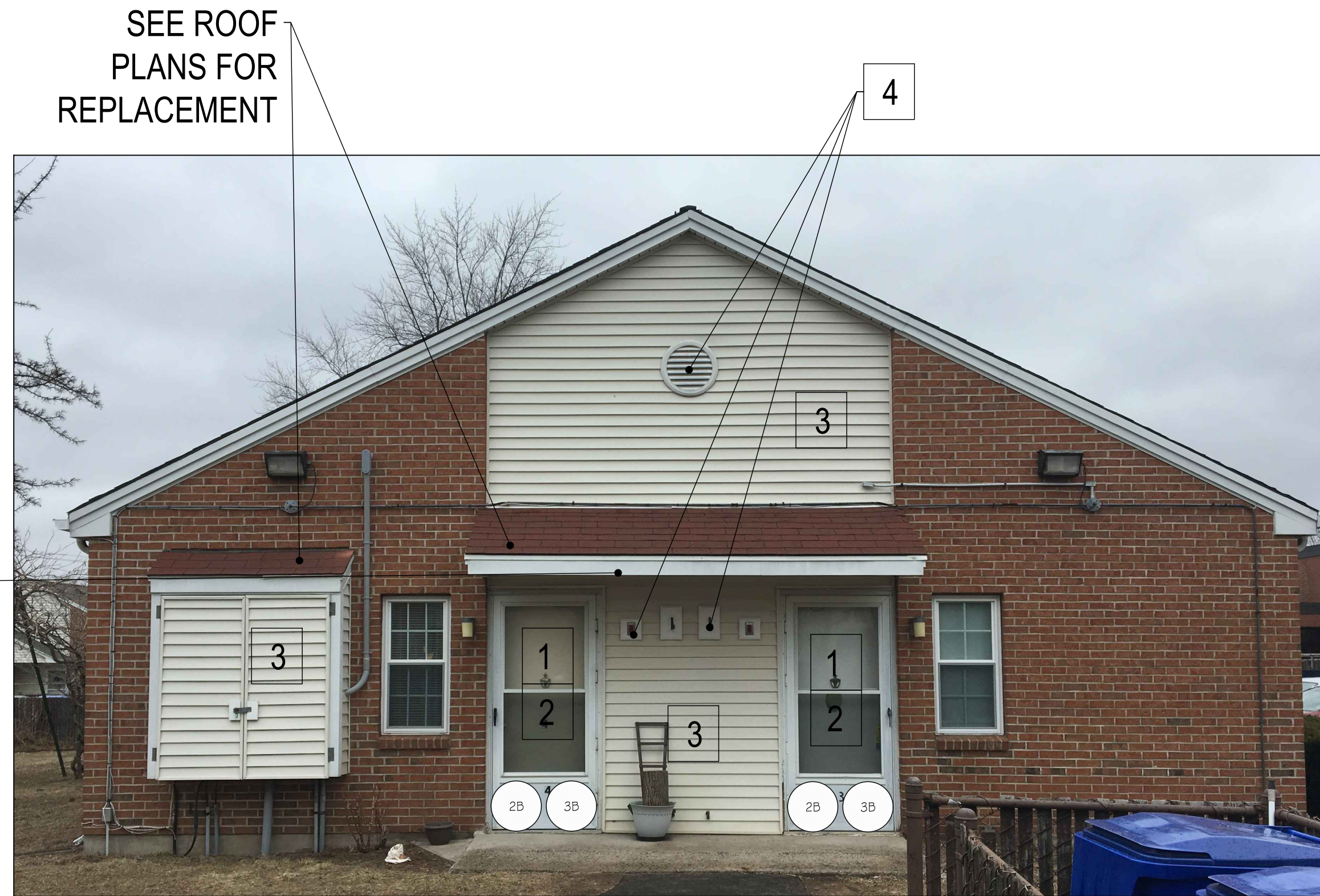
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BUILDING 4 ELEVATION

SCALE: N.T.S

2



BUILDING 5 & 6 SIDE ELEVATION
 SCALE: N.T.S

2



BUILDING 5 & 6 FRONT AND REAR ELEVATION
 SCALE: N.T.S

1

KEYNOTES

- 1 REMOVE EXISTING DOOR TO ROUGH OPENING. PROVIDE & INSTALL NEW PRE-HUNG FIBERGLASS ENTRY DOOR SYSTEM PER MANUFACTURERS REQUIREMENTS. INCLUDE ALL SCHEDULE HARDWARE. ROUGH OPENING IS TO BE VERIFIED BY CONTRACTOR. TYPICAL ALL DOORS ON SITE
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- 7 REMOVE AND REPLACE WITH NEW VENTED VINYL SOFFIT, TYPICAL ALL SOFFITS

CRITICAL NEEDS IMPROVEMENTS AT:

McKENNA COURT
 WALLINGFORD HOUSING AUTHORITY
 WALLINGFORD, CT
 McKENNA COURT

Sheet Description:

BUILDING 5 & 6

Issue Dates: 3/25/19

Project #: 1929

Drawn By:

Sheet #:

A3.5

KEYNOTES	
1	REMOVE EXISTING DOOR TO ROUGH OPENING. PROVIDE & INSTALL NEW PRE-HUNG FIBERGLASS ENTRY DOOR SYSTEM PER MANUFACTURERS REQUIREMENTS. INCLUDE ALL SCHEDULE HARDWARE. ROUGH OPENING IS TO BE VERIFIED BY CONTRACTOR. TYPICAL ALL DOORS ON SITE
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7	REMOVE AND REPLACE WITH NEW VENTED VINYL SOFFIT, TYPICAL ALL SOFFITS



COMMUNITY ROOM
 SCALE: N.T.S

2

COMMUNITY ROOM
 SCALE: N.T.S

4



COMMUNITY ROOM
 SCALE: N.T.S

1



COMMUNITY ROOM
 SCALE: N.T.S

3



DEMO HOLLOW METAL DOOR AND FRAME IN ITS ENTIRETY. CONSTRUCT NEW 2X6 STUD WALL WITH OPENING FOR NEW DOOR. PROVIDE NEW BATT INSULATION. PROVIDE NEW WRB, 1" RIGID INSULATION AND SIDING

