



**APPLICATION FOR APPROVAL OF ADDITIONS TO THE
STAMFORD CULTURAL RESOURCES INVENTORY (CRI)**

Complete, notarize, and forward **nine (9) hard copies and one (1) electronic copy in PDF format** to Clerk of the Zoning Board.

NOTE: For Applicants requesting bonuses pursuant to Section 7.3.C shall be required to pay a \$500 per property for enlistment on the Cultural Resources Inventory pursuant to Sec. 29-6.2. of the Stamford Code. No fee required if no bonuses are sought at the time of application for enlistment on the Cultural Resources Inventory. **LAND RECORDS RECORDING FEE:** \$60.00 for First page - \$5.00 for each additional page)

- ☐ THIS APPLICATION IS FOR LISTING OF PROPERTIES ON THE CRI ONLY (No bonuses sought).
- ☒ THIS APPLICATION IS FOR LISTING OF PROPERTIES ON THE CRI IN CONJUNCTION WITH BONUSES SOUGHT UNDER SECTION 7.3.C (Please attach letter supporting the listing written by a Qualified Historic Preservation Expert.)

APPLICANT NAME (S): 237-241 Henry Street LLC
APPLICANT ADDRESS: 106 Pine Hill Ave Unit 1, Stamford, CT 06906
APPLICANT PHONE #: 203-627-8071 APPLICANT EMAIL: Kalasinc@yahoo.com
ADDRESS OF SUBJECT PROPERTY(S): 237 Henry Street, Stamford, CT 06902
PRESENT ZONING DISTRICT: R-MF
PRESENT HISTORIC DESIGNATION: NATIONAL ✓ STATE _____ LOCAL _____
REQUESTED HISTORIC DESIGNATION ON CRI: SITE _____ STRUCTURE _____ DISTRICT ✓
YEAR OF CONSTRUCTION OF SITE/BUILDING(S): 1900
CURRENT USE OF SITE/BUILDING Residential rental
LOCATION: (Attach legal description of property obtained from the Tax Assessor's office including block and lot information)

STATEMENT OF SIGNIFICANCE & APPLICABLE CULTURAL RESOURCES INVENTORY CRITERIA

(Mark "x" in one or more boxes for the criteria qualifying the property for Cultural Resources Inventory listing.)

- ☐ A. PROPERTY IS ASSOCIATED WITH EVENTS THAT HAVE MADE A SIGNIFICANT CONTRIBUTION TO THE BROAD PATTERNS OF STAMFORD'S HISTORY.
- ☐ B. PROPERTY IS ASSOCIATED WITH THE LIVES OF PERSONS SIGNIFICANT IN STAMFORD'S PAST.
- ☒ C. PROPERTY EMBODIES THE DISTINCTIVE CHARACTERISTICS OF A TYPE, PERIOD, OR METHOD OF CONSTRUCTION OR REPRESENTS THE WORK OF A MASTER, OR POSSESSES HIGH ARTISTIC VALUES, OR REPRESENTS A SIGNIFICANT AND DISTINGUISHABLE ENTITY WHOSE COMPONENTS LACK INDIVIDUAL DISTINCTION.
- ☐ D. PROPERTY HAS YIELDED, OR IS LIKELY TO YIELD, INFORMATION IMPORTANT IN PREHISTORY OR HISTORY.

NARRATIVE STATEMENT OF SIGNIFICANCE (Please include/attach a Statement with at least one paragraph for each area of significance. Attach additional sheets, if necessary)

The home located on 237 Henry Street
was built in the style of Vernacular with
Queen Anne elements. Homes on that
Street and area were built within walking
distance to work. And they represent
the growth of Stamford.



ATTACH THE FOLLOWING IN SUPPORT OF THE CRI DESIGNATION:

1. Site survey
2. Site and building photographs along with a key map and description/title of photographs
3. National/State/Local historic register documentation if applicable
4. Other documents supporting architectural/cultural significance such as journal articles or news/book references if applicable.
5. Letter from Qualified Historic Preservation Expert (For CRI listing in conjunction with Section 7.3.C bonuses).

NAME AND ADDRESS OF OWNERS OF ALL PROPERTIES INVOLVED IN REQUEST:

<u>NAME & ADDRESS OF OWNER</u>	<u>ADDRESS OF PROPERTIES IN CRI REQUEST</u>
Piotr Laskowski 106 Pine Hill Ave Unit 1 Stamford, CT 06906	237 Henry St
Pawel Laskowski 125 Jeffrey Ave, Stamford, CT 06905	237 Henry St

DATED AT STAMFORD, CONNECTICUT, THIS 10 DAY OF March 20 21

SIGNED: [Signature]

NOTE: If applicant wishes to withdraw the application, this must be done in writing, and be received by the Land Use Bureau at least three (3) working days prior to public hearing in order to provide sufficient time to publicize the withdrawal. Applications withdrawn less than three (3) days prior to a scheduled hearing date will not be rescheduled within 90 days.

STATE OF CONNECTICUT ss STAMFORD March 10, 20 21

COUNTY OF FAIRFIELD

Personally appeared Piotr Laskowski, signer of the foregoing application, who made oath to the truth of the contents thereof, before me.

Joanna Cimoch

Notary Public - Commissioner of the Superior Court
Joanna Cimoch
Notary Public-Connecticut
Commission Expires
March 31, 2025

FOR OFFICE USE ONLY

APPL. #: CRI 201-10 Received in the office of the Zoning Board: Date: _____

Referred to Historic Preservation Advisory Commission Date: _____

By: _____

☒ Fee collected for CRI listing in conjunction with Section 7.3.C bonuses

☐ No Fee required for CRI listing only

03/03/21

MAYOR
DAVID MARTIN



DIRECTOR OF OPERATIONS
MARK MCGRATH

LAND USE BUREAU CHIEF
RALPH BLESSING PHD
Tel: (203) 977-4714

CITY OF STAMFORD
HISTORIC PRESERVATION ADVISORY COMMISSION
888 WASHINGTON BOULEVARD
P.O. Box 10152
STAMFORD, CT 06904 -2152

To: Vineeta Mathur,
From: David W. Woods AIA NCARB LEED-AP
Subject: Henry Street, No. 237 239 241
Date: April 8, 2021

At the HPAC regular meeting held on Tuesday, April 6, 2021 the commission reviewed the drawings and submission materials for the Henry Street project No. 237, 239, & 241. The submitted materials were forwarded to this commission as a referral for 7.3 C projects. The following is a record of the commission discussion.

The commission made a determination to support the project as presented with the following conditions.

1. The commission supports the 7.3 C project as a critical reconstruction. The commission further commends the owner for making a good faith effort to respect the historical character of the neighborhood.
2. As a part of a normal 7.3 application, the commission requests continued review of replacement house construction at No. 237, by a city designated authority or historic expert, charged with review of the progress and assistance with material finish and color decisions, with the architect.
3. The application for inclusion on the Cultural Resources Inventory has been received by the commission. There has been a public hearing. The commission requests that additional information be provided before the CRI request can be granted. That approval will be under a separate letter to Vineeta Mathur.

Drafted by David W. Woods, Chair: Historic Preservation Advisory Commission.

MAYOR
DAVID MARTIN



DIRECTOR OF OPERATIONS
MARK MCGRATH
Tel: (203) 977-4141

LAND USE BUREAU CHIEF
RALPH BLESSING
Tel: (203) 977-4714

**CITY OF STAMFORD
ZONING BOARD
LAND USE BUREAU**
888 WASHINGTON BOULEVARD
P.O. Box 10152
STAMFORD, CT 06904 -2152

Vineeta Mathur, Associate Planner
Land Use Bureau
City of Stamford
888 Washington Boulevard,
Stamford, CT 06901

Date April 7, 2021

Re: Application 221-10, CRI, 237 Henry Street

City of Stamford Zoning Board,

Please be advised that the Historic Preservation Advisory Commission held a duly noticed Public Hearing on Application CRI city application 221-09 on 04/06/2021 to add 237 Henry Street to the City of Stamford Cultural Resources Inventory. The application is based on satisfaction of Criteria C. of that application.

Upon reviewing the submitted documents and consideration of testimony received during the public hearing we cannot make a recommendation of the application until the following criteria are met.

1. Submittal of the full package of application materials, including a statement from a qualified historical expert.
2. Other requirements of the application should be provided. They are noted on the application form:
 1. Site survey
 2. Site and building photographs, with descriptions
 3. National state or local historic register documentation. (if applicable)
 4. Documentation supporting the architectural significance (as noted above)
 5. Letter from a qualified Historical Preservation Expert for 7.3.C bonuses, (as noted above)
3. The Commission will accept that the materials be provided electronically and will process the application via e-mail. The commission will further revise and resubmit this letter upon approval of the application.

Sincerely,

David Woods, Chairman,
Historic Preservation Advisory Commission

Cc: Ralph Blessing, Land Use Bureau Chief

237 Henry Street, Stamford, CT

by Nils Kerschus

Description

April, 2021

Located in the South End National Register Historic District, 237 Henry Street is a front-gabled, wood-framed dwelling built c 1870 on the south side of the street, currently in a row of mid-19th and early 20th century houses (Photograph 1). Set on a high brick foundation, the structure is primarily covered with wood clapboards and fenestrated with one-over-one windows. Its 2½-story, 3-bay facade is an alteration constructed c 1895, contrasting with the original, steeply gabled, 1½-story rear elevation as well as the likewise steeply gabled rooflines of nearby #231 and #243. All three structures were originally identical and built at the same time (Photographs 1 & 2, Item 2). The facade's full-length, shed-roofed front porch is supported by turned posts and distinguished by a stick railing, predating the altered roofline, as it was extant in 1892 (Photograph 3 & 4). The porch's cornice forms a peaked, open-bed pediment over the porch entrance, its steep pitch similar to that of the original c 1870 roofline (Photograph 5). The facade's gable is covered with octagonal-cut, wood shingles and fenestrated with a blocked window (Photograph 6).

The 4-bay east elevation clearly shows the demarcation of the two rooflines, the altered portion only extending for one bay and lacking a window at the second story. Immediately to its left, a steeply gabled dormer projects from the original roof. Further to the left, a narrow brick chimney rises from the roof's ridge which is the same height as that of the alteration (Photograph 7). The rear (south) elevation displays the original,

sharply pitched gabled roofline, its peak accented with a simple, wooden pendant. The first story shows a full-length porch, the left half enclosed and the entire composition surmounted with a second-story deck.

(Photograph 2). The west elevation, overlooking a narrow alley, reveals several, apparently boarded-up windows (Photograph 5). The gutted interior features a turned railing enclosing the second-floor landing that overlooks the staircase descending to the first floor. The railing terminates at the top of the staircase with a prominent, turned newel post capped by a rounded finial (Photograph 8).

Significance

237 Henry Street is historically important as one of the original dwellings built by George A. Hoyt to house employees of the Yale & Towne Manufacturing Company, which would dominate the economy of Stamford for decades, during which time the city would become known as the "Lock City". Hoyt laid out his subdivision "Hoytville" in 1868 in response to Henry Towne's decision to locate his operations there, the first of his factory buildings opening in May of 1869. By 1872 the Lockworks employed 150 workers, most of whom residing in housing built by Hoyt according to income level. The least expensive was the row house, followed by the double house, the front-gabled cottage (as in #237), and the two-story, single-family dwelling. All of these structures are depicted on the 1878 Hopkin's Atlas and visible on the 1883 Bird's-eye View of Stamford (Items 1 & 2). At least 18 of these were the Gothic Revival cottages of Henry and Cedar Streets, including #237 in its original incarnation. The house also reflects a particular aspect of the South End's ethnic history as well as a specific

Yale & Towne connection. The owner of the house, according to the earliest extant Grand List (1908) and an early Price & Lee Directory (1898) was William Woodhall, who was one of the English chainmakers specifically recruited by the Yale & Towne lockworks because of their expertise in this specialty.

The house is also architecturally significant within its neighborhood context. Although its original Gothic Revival facade was completely transformed in the 1890s, it became a notable local example of the Queen Anne style by virtue of its front porch and the octagonal-cut shingles of its front gable (Photographs 3-6). The front porch retains its turned posts and the sharply peaked gable over the porch entry. Furthermore, a photograph in the 1978 Historic Resources Inventory reveals distinctive curvilinear brackets occupying the angle between the porch posts and the porch plate as well as the angle between the porch plate and the body of the house. Also visible in this photograph are the original two-over-two windows, or at least those dating from the alteration of the 1890s (Item 3).

Bibliography

Atlas of Stamford, Conn. and Environs, Philadelphia: G. M. Hopkins, C.E., 1878-1879.

Burleigh, L. R. Bird's Eye View of Stamford, Connecticut, Milwaukee: Beck and Pauli, 1883.

Bibliography (cont.)

Feinstein, Estelle F. Stamford in the Gilded Age. Stamford, CT: The Stamford Historical Society, Inc., 1973.

Kahn, Renee, comp. Stamford, Connecticut Historic Resources Inventory. Stamford, CT: Stamford Community Development Program, 1978.

Kerschus, Nils. South End National Register Historic District. Stamford, CT: Historic Neighborhood Preservation Program, 1986.

McAlester, Virginia & Lee. A Field Guide to American Houses. New York: Alfred A. Knopf, Inc., 1984.

Property Atlas of "Lower Fairfield County, Connecticut". Vol. 1. Philadelphia: Franklin Survey Co., 1938.

Sauborn Map of Stamford, Connecticut. New York: Sauborn-Perris Map Co., 1892.

Stamford, CT, Town of. Grand List, 1908-1920.

Stamford Directory. Stamford, CT: Price and Lee Company, 1898.

U.S. Department of Commerce, Bureau of the Census. Thirteenth Census of the United States, 1910-Connecticut. Washington, D.C.: National Archives Microfilm Publications.

Bibliography (cont.)

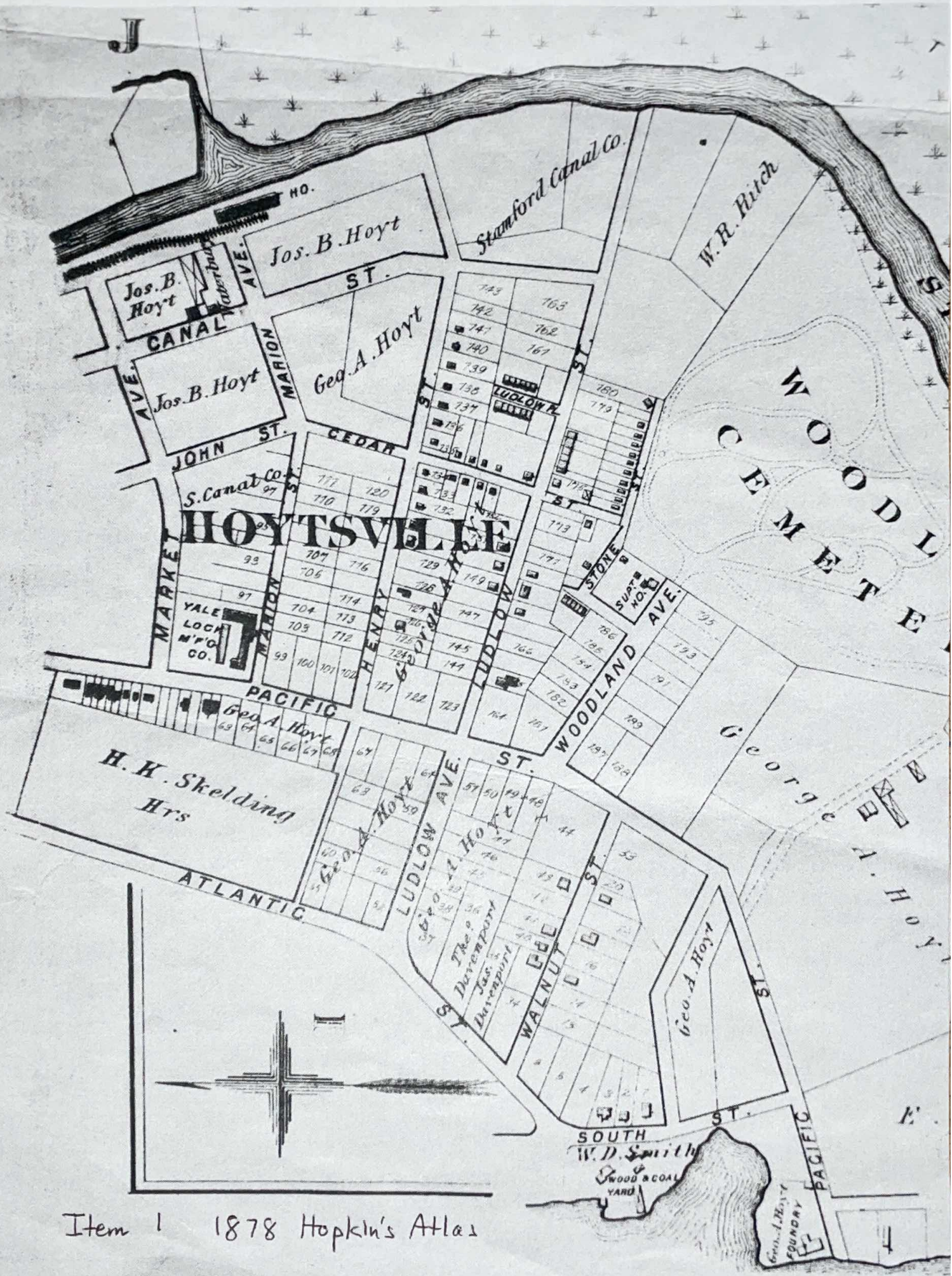
U.S. Department of Commerce, Bureau of the Census. Twelfth Census of the United States, 1900: Connecticut. Washington, D.C.: National Archives Microfilm Publications.

Photograph Index

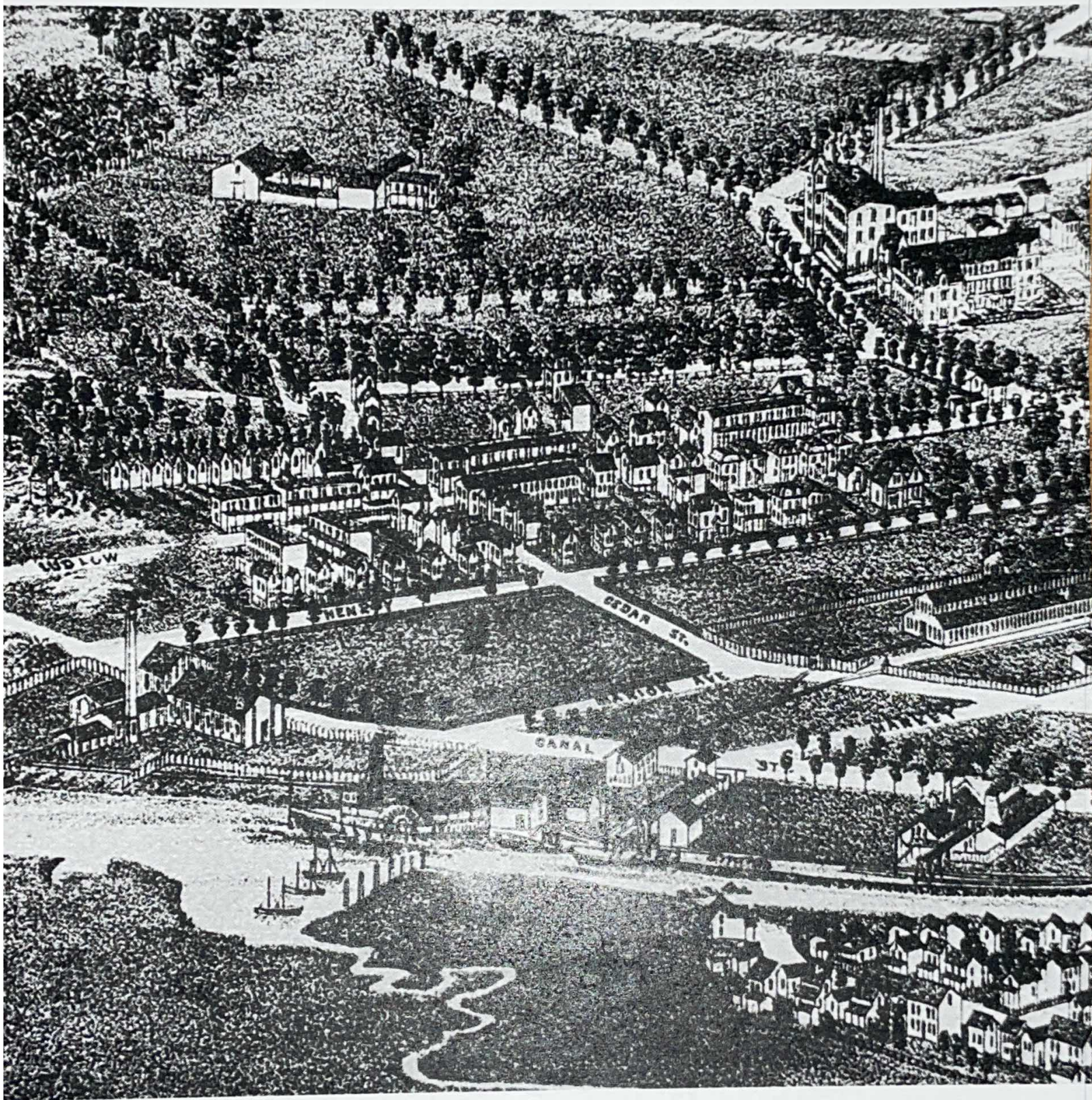
1. Facade (North elevation)
2. Rear (South) elevation
3. Front Porch
4. Front Porch
5. Front Porch, West elevation
6. Front Gable
7. East elevation
8. Interior, railing enclosing second-floor landing

Item Index

1. 1878 Hopkin's Atlas
2. 1883 Bird's-eye View of Stamford
3. 1978 Historic Resources Inventory - 237 Henry Street



Item 1 1878 Hopkin's Atlas



Item 2- 1883 Bird's-eye View of Stamford

STATE OF CONNECTICUT
CONNECTICUT HISTORICAL COMMISSION
59 South Prospect Street, Hartford, Connecticut 06106
(203) 566-3005
HISTORIC RESOURCES INVENTORY FORM
For Buildings and Structures

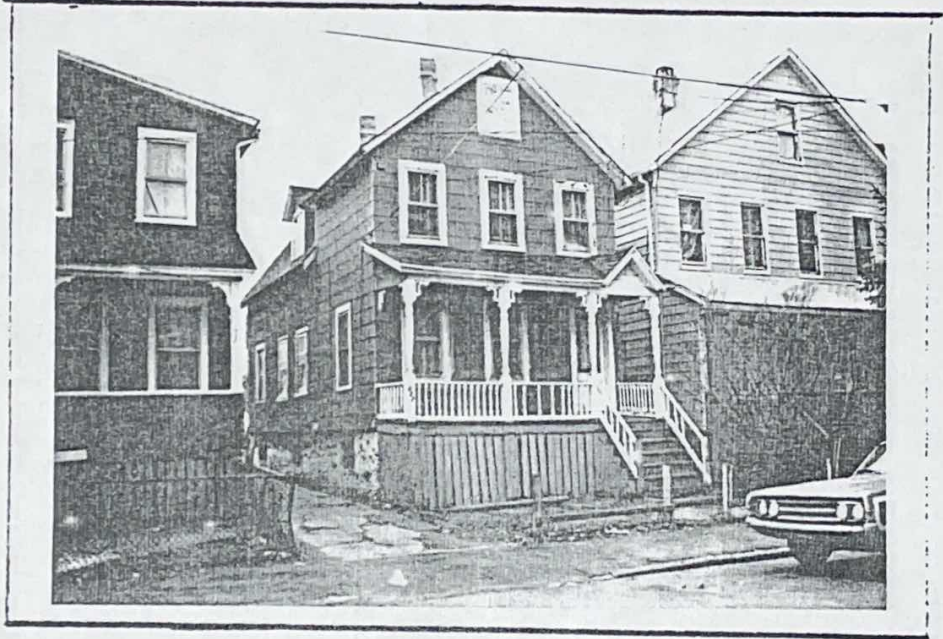
FOR OFFICE USE ONLY
TOWN NO.: _____ SITE NO.: _____
UTM: 18/____/____/____/____
QUAD: _____
DISTRICT: 5 NR: ACTUAL
POTENTIAL

IDENTIFICATION

1. BUILDING NAME: Common: _____ Historic: _____
2. TOWN/CITY: _____ Stamford _____ COUNTY: _____ Fairfield _____
3. STREET & NUMBER (and/or location): _____ 237 Henry Street _____
4. OWNER(S): _____ Giles H. Davis _____
5. USE: Present: _____ Two-family _____ Historic: _____ Single-family _____
6. ACCESSIBILITY TO PUBLIC: Exterior visible from public road: Xyes no

DESCRIPTION

7. STYLE OF BUILDING: _____ Queen Anne _____ DATE OF CONSTRUCTION: _____ c.1890
8. APPROXIMATE DIMENSIONS: _____ 18' x 36' _____
9. ARCHITECT _____ BUILDER _____



photographer: _____ Steven Hirschberg _____ name: _____ Renee Kahn Associates _____ date: _____ July 77-Mar. 79
date: _____ July 1977-Mar. 1979 view: _____ N/E _____ organization: _____ Stamford Community Development Program _____
negative on file: _____ Stamford Historical Society _____ address: _____ 429 Atlantic Street _____

10. ADDITIONAL COMMENTS:

Item 3 - 1978 Historic Resources Inventory - 237 Henry Street



Photograph 1



Photograph 2



Photograph 3



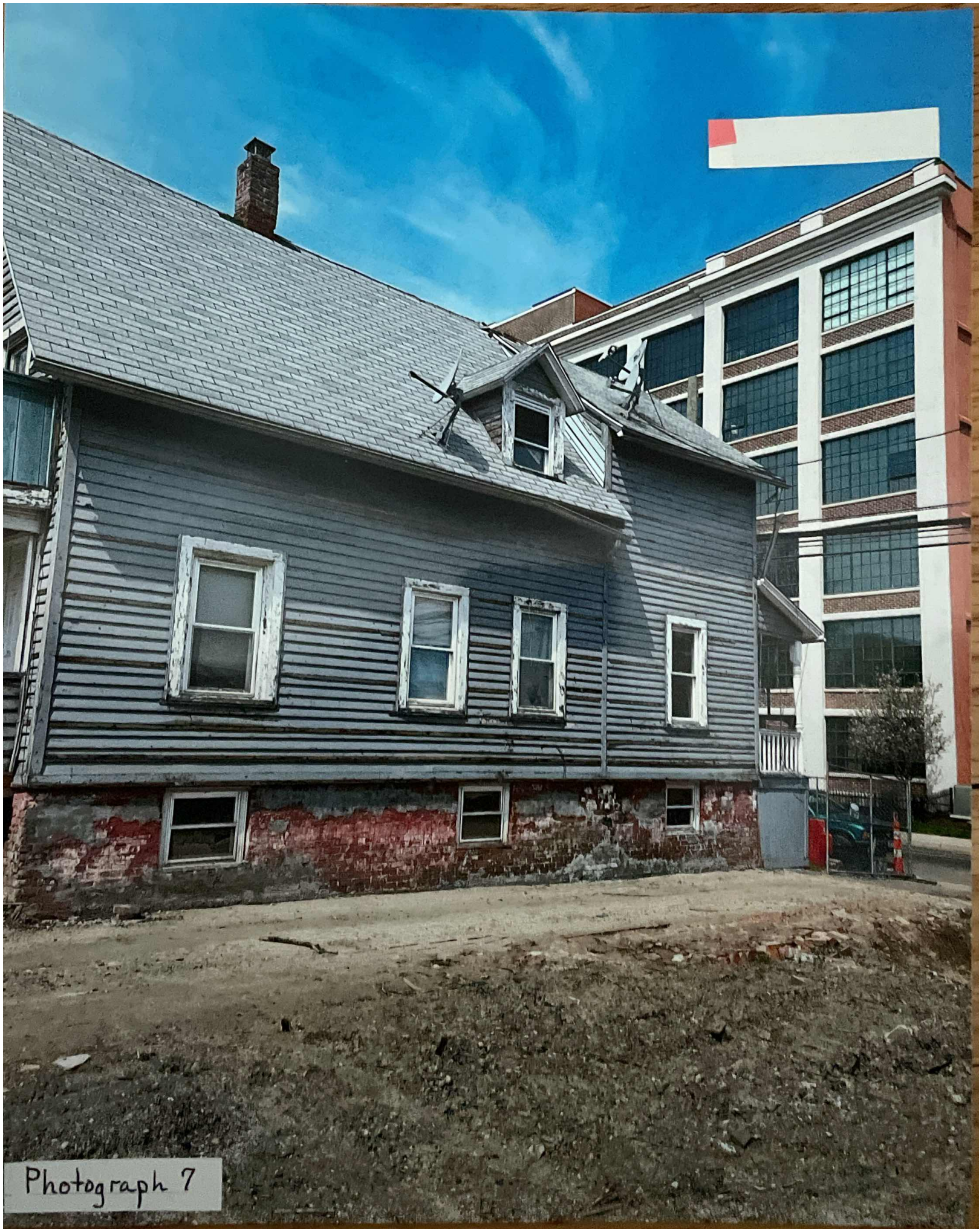
Photograph 4



Photograph 5



Photograph 6



Photograph 7



Photograph 8





GENERAL NOTES

DIVISION 1 - GENERAL REQUIREMENTS

- A. THE CONTRACTOR SHALL SUPERVISE AND DIRECT THE WORK USING HIS SKILL AND ATTENTION. HE SHALL BE SOLELY RESPONSIBLE FOR ALL CONSTRUCTION METHODS, TECHNIQUES, SEQUENCES, PROCEDURES AND COORDINATION OF ALL PORTIONS AND TRACES OF THE WORK.
- B. ALL WORK SHALL CONFORM TO ALL LOCAL, CODES AND ORDINANCES, AND ALL OTHER AREAS HAVING JURISDICTION.
- C. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND FIELD CONDITIONS. ALL DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT BEFORE PROCEEDING WITH THE CONTRACT WORK.
- D. THE CONTRACTOR SHALL MAINTAIN CLEAN AND SAFE WORKING CONDITIONS AT ALL TIMES ON THE JOB SITE, AND WILL BE RESPONSIBLE FOR THE REMOVAL OF ALL DEBRIS.
- E. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION AND HANDLING OF ALL MATERIALS AND EQUIPMENT TO BE INSTALLED.
- F. THE CONTRACTOR SHALL MAKE ALL ARRANGEMENTS TO MAINTAIN TEMPORARY ELECTRICAL, LIGHTING, AND WATER DURING CONSTRUCTION.
- G. GUARANTEE: ALL WORK INCLUDED IN THE CONTRACT DOCUMENTS SHALL BE GUARANTEED AGAINST DEFECTS IN MATERIALS AND WORKMANSHIP FOR THE PERIOD SPECIFIED BY THE MANUFACTURER OR ONE-YEAR, WHICHEVER IS LONGER, FROM THE OCCUPANCY DATE.
- H. THE CONTRACTOR SHALL NOTIFY THE ARCHITECT IMMEDIATELY IF THEY CAN NOT COMPLY WITH ANY NOTES ON THIS SHEET OR ANY OTHER SHEET IN THIS SET OF CONTRACT DOCUMENTS.
- I. THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL FIRE ENITS AT ALL TIMES.
- J. THE CONTRACTOR SHALL PROVIDE FIRE EXTINGUISHERS ON THE JOB SITE DURING ALL PHASES OF CONSTRUCTION.
- K. THE CONTRACTOR SHALL SUBMIT A COMPLETE LIST OF ALL SUB-CONTRACTORS TO BE USED ON THIS PROJECT.
- L. THE CONTRACTOR IS REQUIRED TO HAVE A COMPETENT SUPERVISOR ON THE SITE WHEN WORK IS IN PROGRESS.
- M. THE CONTRACTOR SHALL PROVIDE A PORT-O-TOILET ON THE JOB SITE USE BY THE CONSTRUCTION CREW. TOILET IS TO BE LOCATED IN AN INCONSPICUOUS LOCATION.
- N. THE CONTRACTOR SHALL BE COMPETENTLY REPRESENTED AT EVERY WEEKLY JOB MEETING. THE SCHEDULING OF THE WEEKLY JOB MEETINGS SHALL BE JOINTLY AGREED UPON AT THE BEGINNING OF CONSTRUCTION.
- O. THE COMPLETED JOB SHALL BE DELIVERED IN A FINISHED AND CLEAN MANNER, INCLUDING POLISHING COUNTERTOPS, WINDOWS, AND FLOORS.
- P. DEMOLITION:
1. ALL DEBRIS REMOVAL AND ABANDONMENT TO BE PERFORMED IN ACCORDANCE WITH ALL LOCAL, STATE, FEDERAL, AND OSHA GUIDELINES AND LAWS.
 2. THE CONTRACTOR SHALL MAINTAIN THE STRUCTURAL INTEGRITY OF THE BUILDING AT ALL TIMES. THE ARCHITECT SHALL BE NOTIFIED IF THERE ARE ANY DISCREPANCIES OR UNDESIRABLE PROBLEMS.
 3. THE CONTRACTOR SHALL PROTECT THE BUILDING DURING THE DEMOLITION. DEBRIS CHUTES TO BE INSTALLED PER CODES AS REQUIRED.

DIVISION 2 - EXCAVATION

- A. DISMANT ALL EARTH, BOLLARDS, LOOSE AND SOFT ROCK TO THE LINES AND DEPTHS INDICATED ON THE CONTRACT DOCUMENTS.
- B. ALL FOOTINGS SHALL BEAR ON UNDISTURBED EARTH.
- C. DISMANT ALL UTILITIES AS REQUIRED.
- D. FINISH GRADING SHALL BE ESTABLISHED TO PROVIDE SURFACE DRAINAGE IN ALL DIRECTIONS AWAY FROM THE BUILDING AND WORK AREAS.
- E. FOOTINGS:
1. FOOTINGS SET ON ROCKSHOULDER TO BE SECURED WITH PINNING. MIN. 1/4" AS REMAINS SET IF INTO ROCKSHOULDER.
 2. ALL PINNED FOOTINGS TO BE APPROVED BY ARCHITECT.
 3. ALL FOOTINGS TO BE BASED ON SOLID UNDISTURBED EARTH. DESIGN OF FOOTINGS ARE BASED ON 4000 PSF SOIL. IF SOIL BEARING CONDITIONS ARE QUESTIONABLE, CONTRACTOR SHALL CONSULT ENGINEER FOR FOOTING DESIGN. SLOPED FOOTINGS SHALL BE 1:2 MAX SLOPE. PROVIDE (3) #5 BARS CONTINUOUS REFER TO WALL SECTIONS.

DIVISION 3 - CONCRETE

- A. ALL CONCRETE SHALL BE A MINIMUM OF 3,000 PSI IN STRENGTH.
- B. CONCRETE FLOORS SHALL HAVE A SMOOTH DENSE STEEL TROWEL FINISH SUITABLE TO RECEIVE TILE OR COMPOSITION FLOORING AS REQUIRED.
- C. CONCRETE SLABS IN LIVING AREAS SHALL HAVE A 6 MIL POLYETHYLENE VAPOR BARRIER AND 2" RIGID INSULATION UNDER THE SLAB FOR 4' FROM THE PERIMETER WALL AND AROUND THE PERIMETER FROM THE SLAB TO THE FOOTING (SEE DRAWINGS).
- D. FITCH ALL FLOORS TO DRAINS. FITCH ALL PORCHES, RAVES, AND SIDEWALKS FOR PROPER DRAINAGE.
- E. LEVELING CONCRETE TOP COAT: PREPARE SURFACES AS PER MANUFACTURER'S INSTRUCTIONS. USE BONDING AGENTS AS REQUIRED. INSTALL WITHIN MANUFACTURER'S SPECIFICATIONS AND STANDARDS.

DIVISION 4 - MASONRY

- A. NO AIR-ENTRAPPING ADMIXTURES OR ANTIFREEZE COMPOUNDS, SUCH AS CALCIUM CHLORIDE, SHALL BE ADDED TO MORTAR.
- B. NO WORK SHALL BE DONE SUBJECT TO FREEZING CONDITIONS.
- C. STONE:
- DEMOLITION:
1. T.B.S.
- D. STUCCO: STUCCO TO BE APPLIED ON SELF-FINISHING EXPANDED GALVANIZED METAL LATH SECURED TO SUBSTRATE. THREE COAT PROCESS STUCCO USING GLASS-FIBER REINFORCED PORTLAND CEMENT. FINISH AND TEXTURE TO MATCH EXISTING. WAIT TWENTY (20) DAYS MINIMUM BEFORE APPLYING PRIMER AND TWO COATS OF PAINT TO MATCH EXISTING OR AS SPECIFIED.
- E. FILL AND SEAL ALL CRACKS AND HOLES IN THE MASONRY WALLS. INSTALL A NEW STUCCO FINISH OVER THE ENTIRE SURFACE.
- F. ALL MASONRY TIES SHALL BE ALL STAINLESS STEEL TO BE APPROVED BY ARCHITECT.

DIVISION 5 - METALS

- A. STEEL SHALL CONFORM TO A.S.T.M. SPECIFICATION A-36 FOR STRUCTURAL STEEL.
- B. FLITCH BEAMS: ALL STEEL PLATES SHALL CONFORM TO A.S.T.M. SPECIFICATIONS A-36 FOR STRUCTURAL STEEL. ALL BOLT HOLES TO BE PROPERLY DRILLED. TORCHED HOLES NOT ACCEPTABLE.
- C. ANCHOR BOLTS: PROVIDE 5/8" DIA. X 16" WITH HOOKED END. BOLTS TO BE PLACED 2'-0" O.C. MAX. 1/2" MIN. FROM CORNER AND 2 BOLTS MIN. PER SLAB.
- D. DIVISION 6 - WOODPLASTIC:
- A. LUMBER: ALL FRAMING LUMBER TO BE STRESS GRADE DOUGLAS FIR LARCH NO. 2 OR BETTER.
- B. FRAMING: FRAMING OF THE ENTIRE BUILDING SHALL BE ERECTED PLUMB, LEVEL AND TRUE, SECURELY NAILLED. JOISTS, STUDS AND RAFTERS SHALL BE DOUBLED ABOVE ALL OPENINGS. ALL FLUSH HEADERS SHALL BE CONNECTED WITH METAL JOIST HANGERS. DOUBLE FRAME UNDER ALL PORTIONS PARALLEL TO FRAMING. SIZES OF JOISTS, SHEATHING AND RAFTERS ARE SHOWN ON THE PLANS. PROVIDE SOLID BLOCKING UNDER ALL FLOORS.
- C. GULLAM ROOM: SHALL BE NO. 1 DOUGLAS FIR (MIN. 18-2000 T.S.).
- D. UNFINISHED VENTILATION BEAM SHALL BE FRAMING BY WAX MILK OR EQUAL, MINIMUM T.B.S. 2850. INSTALL AS PER MANUFACTURER'S SPECIFICATIONS. (2.0 D.I.)
- E. SUB FLOOR: SHALL BE 3/4" THICK EXTERIOR GRADE PLYWOOD GLEED AND SCREWN TO EACH FRAMING MEMBER.
- F. SHEATHING: 1/2" EXTERIOR GRADE PLYWOOD.
- G. WOOD STAIR: PROVIDE RED OAK TREAD STAIR, SIZE SHOWN ON THE PLAN. PROVIDE COMPLETE HARDWOOD RAILING POST, NEWEL, AND BALUSTERS (4" O.C. MAX.) AS REQUIRED. STAIR TO HAVE OAK TREAD MIN. 9" W 1" 1/8" NOSING @ CLOSED STAIR OR MIN. 9" @ OPEN STAIR. CLEAR FINE OR FLOOR STRINGER AND RISERS @ 1/4" MAX. PROVIDE RED OAK TREAD RETURN AND BULLNOSE ON OPEN SIDES. STAIR SHALL BE GLEED AND WITTED. ALL TRIM TO BE WITTED AND GLEED. STAIR SHALL BE FINISHED BY WAX MILK OR PROFESSIONAL STAIR BUILDER. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR THE FIELD CHECKING, VERIFYING STAIR DIMENSIONS AND COMPLIANCE WITH LOCAL & STATE BUILDING CODES.
- H. WOOD FLOORING NOTE: ALL WOOD FLOORING MATERIAL TO BE DELIVERED & STORED ON THE JOB SITE FOR ONE WEEK PRIOR TO INSTALLATION.

DIVISION 7 - THERMAL & MOISTURE PROTECTION

- A. PROVIDE FIBERGLASS BATT INSULATION AS NOTED ON THE CONTRACT DOCUMENTS. INSTALL WITH A POLYESTER VAPOR BARRIER AT THE WARM SIDE OF THE WALL (OUTSIDE).
- B. PROVIDE RIGID EXTERIOR FOAM INSULATION AS NOTED ON THE CONTRACT DOCUMENTS.
- C. MINIRAIN 2000 TO BE INSTALLED ON FOUNDATION WALL PER MANUFACTURER SPECIFICATIONS.
- D. DIVISION 8 - DOORS & WINDOWS
- A. PROVIDE FIRE RATED DOORS AND FRAMES AS INDICATED ON THE CONTRACT DOCUMENTS AND DOOR SCHEDULE. ALL WATDOOR DOORS TO CARRY U.L. LABEL MATCHING SPECIFIED REQUIREMENTS.
- B. WOOD DOORS TO MEET ALL SPECIFICATIONS NOTED ON THE CONTRACT DOCUMENTS. EXTERIOR DOORS TO BE COMPLETE WITH WEATHERSTRIP AND BRASS SADDLE WITH SWEEP. INTERIOR DOORS TO MATCH EXISTING.
- C. HARDWARE: SUBMIT SAMPLES AND/OR CUT SHEETS OF ALL CLOSERS, HANDLES, LOCKS AND ACCESSORIES TO THE ARCHITECT FOR APPROVAL.
- D. WINDOWS: INSULATED GLASS WITH THERMAL BREAK FRAMES AS NOTED ON THE CONTRACT DOCUMENTS.
- E. WINDOWS IF USED, SHALL BE ONE PRICE, FRAMELESS UNLESS OTHERWISE NOTED.
- F. WINDOWS: SHALL BE "HARVARD" OR "ANDERSON" TYPE DIVIDED LITE. WOOD WINDOWS ARE BASED ON 4000 PSF SOIL. IF SOIL BEARING CONDITIONS ARE QUESTIONABLE, CONTRACTOR SHALL CONSULT ENGINEER FOR FOOTING DESIGN. SLOPED FOOTINGS SHALL BE 1:2 MAX SLOPE. PROVIDE (3) #5 BARS CONTINUOUS REFER TO WALL SECTIONS.
- G. FRENCH DOORS: SHALL BE "HARVARD" OR "ANDERSON" TYPE DOORS (AS SPECIFIED) WITH THERMAL BREAK INSULATED FRAMES OF GLASS AND SCREENS.
- H. CONTRACTOR TO PROVIDE THERMAL BREAK GLASS WINDOWS AT ALL DOORS, STAIRS, SHOWER, AND TUB LOCATIONS & AREAS AS PER CODES.

DIVISION 9 - FINISHES

- A. GYPSUM DRYWALL PARTITIONS:
1. APPLICATION AND FINISH TO MEET AND STANDARD ASB.1
 2. WOOD STUDS SHALL BE 2X4 OR 2X6 @ 16" O.C.
 3. SOUND INSULATED AND FIRE RATED PARTITIONS SHALL BE CALKED AT PERIMETERS. BACK TO BACK JUNCTION BOXES ARE NOT PERMITTED WITH THESE PARTITIONS.
 4. ALL DRYWALL PARTITIONS SHALL BE PLUMB, LEVEL, TRUE, AND STRAIGHT. PROPERLY BRACED AND RIGID.
 5. ALL TAPING AND SPACKLING SHALL BE Sanded, SPONGED DOWN, AND PREPARED SO THAT LOCATION OF JOINTS AND BULGES CANNOT BE DETECTED AFTER FINISH.
 6. WET AREA @ KITCHEN TO RECEIVE 5/8" WATER RESISTANT GIBD
 7. TUB & SHOWER AREA TO RECEIVE 5/8" STONE BOARD
- B. PAINTING:
1. CONTRACTOR TO INSPECT AND VERIFY THAT ALL SURFACES TO BE PAINTED ARE PROPERLY PREPARED.
 2. ALL PAINTING MATERIALS SHALL BE USED ONLY IN STRICT CONFORMANCE WITH THE MANUFACTURER'S SPECIFICATIONS.
 3. PROPER PRECAUTIONS SHALL BE TAKEN TO PROTECT ALL AREAS FROM PAINTSPLATS, SPILLS, OILS, GREASE, ETC. CONTRACTOR SHALL BE RESPONSIBLE FOR CLEANING AND REMOVING SAME.
 4. PAINT SHALL BE MANUFACTURED BY EITHER BENJAMIN MOORE OR PRATT & LAMBERT TO MATCH SPECIFIED COLORS.
 5. ALL PAINTED SURFACES TO RECEIVE ONE COAT OF PRIMER PAINT AND TWO (2) COATS OF FINISH PAINT AS SELECTED.
 6. WALLS TO BE TEGSHELL FINISH UNLESS OTHERWISE NOTED.
- C. WALL COVERING SHALL BE APPLIED MATCHING ALL SEAMS AND PATTERNS. ALL DEBRIS ADHESIVES ARE TO BE REMOVED.

DIVISION 10 - EQUIPMENT

- A. CONTRACTOR TO PROVIDE AND INSTALL ALL BATHROOM ACCESSORIES (TOWEL HOLDERS, TOILET TISSUE HOLDERS, ETC.).
- B. CONTRACTOR TO PROVIDE AND INSTALL THERMOPROTECT GLASS SHOWER DOORS AND ENCLOSURES AS INDICATED ON THE CONTRACT DOCUMENTS.
- C. DIVISION 11 - SPECIAL CONSTRUCTION
- GENERAL: NOT USED
- DIVISION 14 - CONVEYING SYSTEMS
- GENERAL: NOT USED
- DIVISION 15 - MECHANICAL
- A. CONTRACTOR TO PROVIDE AND INSTALL NEW GAS FIRED FURNACE BY A.O. SMITH (OR APPROX. EQUIVALENT) PROVIDE 60 GALLON PHASE 3 INDIRECT HEAT, DOMESTIC HOT WATER UNIT IN PROXIMITY ZONE. SET UP HEATING ZONES WITH INDIVIDUAL PUMPS AS SPECIFIED.
- B. HEATING AND AIR CONDITIONING EQUIPMENT SHALL BE SIZED TO MAINTAIN 72°F INDOOR TEMPERATURE WITH 0°F OUTDOOR TEMPERATURE AND 70°F INDOOR TEMPERATURE WITH 95°F OUTDOOR TEMPERATURE. A/C UNITS AS REQUIRED WITH MATCHING SET-BACK THERMOSTAT BY "HONEYWELL" OR APPROVED EQUAL. MIN. SEER = 14.3. LARGEST UNIT TO BE APPROVED BY ARCHITECT AND OWNER. RESET DUCTS & GRILLS IN ALLERGED AREAS IF APPLICABLE.
- C. ALL HEATING AND AIR CONDITIONING EQUIPMENT AND ACCESSORIES SHALL BE U.L. LABELED AND INSTALLED IN ACCORDANCE WITH SAME.
- D. ALL PLUMBING SHALL BE DONE IN ACCORDANCE WITH N.P.S.I.C., NATIONAL PLUMBING CODE AND ANY LOCAL PLUMBING CODES HAVING JURISDICTION.
- E. PROVIDE SHUT-OFF VALVES AT ALL FIXTURES AND APPLIANCES.
- F. INSULATE ALL HOT AND COLD WATER SUPPLY LINES BY 1" IN DENSITY POLYETHYLENE FOAM INSULATION. INSULATE ALL HEATING LINES WITH SLOVED 1" DENSITY FIBERGLASS WRAPS.
- G. PROVIDE AND INSTALL DOMESTIC HOT WATER CIRCULATORS WITH TIMERS IN KITCHEN, PONDOR ROOM, AND BATHROOMS.
- H. HYDROKINETIC RADIANT HEAT SYSTEM: TUBING BY "WATERSIDE" TYPE - DRIVEN DIFFUSION BARRIER TUBING. "HEATWAY" HydroControl OR APPROVED EQUAL.
- I. NOT USED.
- DIVISION 16 - ELECTRICAL
- A. NOT USED.
- B. ELECTRICAL INSTALLATION, WIRING, AND EQUIPMENT SHALL CONFORM TO THE N.E.C. AND THE NATIONAL ELECTRICAL CODE.
- C. ALL WORK PERFORMED SHALL BE BY A LICENSED ELECTRICAL WHO SHALL BE RESPONSIBLE FOR OBTAINING PERMITS.
- D. SMOKE DETECTING ALARM DEVICES SHALL BE SINGLE STATION TYPE, PHOTOELECTRIC, AND SHALL BE DIRECTLY CONNECTED TO A POWER CIRCUIT (BATTERIES) OR TO THE INTEGRAL ALARM SYSTEM.
- E. TELEPHONE & COMMUNICATION WIRING TO BE CATEGORY 5 CABLE BY NENT.
- F. PROVIDE ELECTRICAL SERVICE & CONTROL WIRING FOR NEW CENTRAL A/C UNITS.
- G. PROVIDE TEMPORARY ELECTRICAL SERVICE & LIGHTING AS REQUIRED DURING THE CONSTRUCTION PERIOD FOR ALL TRADES.
- H. PROVIDE SURGE PROTECTOR FOR ALL UNITS.

DIVISION 17 - FINISHES

- A. CONTRACTOR TO PROVIDE AND INSTALL ALL BATHROOM ACCESSORIES (TOWEL HOLDERS, TOILET TISSUE HOLDERS, ETC.).
- B. CONTRACTOR TO PROVIDE AND INSTALL THERMOPROTECT GLASS SHOWER DOORS AND ENCLOSURES AS INDICATED ON THE CONTRACT DOCUMENTS.
- C. DIVISION 11 - SPECIAL CONSTRUCTION
- GENERAL: NOT USED
- DIVISION 14 - CONVEYING SYSTEMS
- GENERAL: NOT USED
- DIVISION 15 - MECHANICAL
- A. CONTRACTOR TO PROVIDE AND INSTALL NEW GAS FIRED FURNACE BY A.O. SMITH (OR APPROX. EQUIVALENT) PROVIDE 60 GALLON PHASE 3 INDIRECT HEAT, DOMESTIC HOT WATER UNIT IN PROXIMITY ZONE. SET UP HEATING ZONES WITH INDIVIDUAL PUMPS AS SPECIFIED.
- B. HEATING AND AIR CONDITIONING EQUIPMENT SHALL BE SIZED TO MAINTAIN 72°F INDOOR TEMPERATURE WITH 0°F OUTDOOR TEMPERATURE AND 70°F INDOOR TEMPERATURE WITH 95°F OUTDOOR TEMPERATURE. A/C UNITS AS REQUIRED WITH MATCHING SET-BACK THERMOSTAT BY "HONEYWELL" OR APPROVED EQUAL. MIN. SEER = 14.3. LARGEST UNIT TO BE APPROVED BY ARCHITECT AND OWNER. RESET DUCTS & GRILLS IN ALLERGED AREAS IF APPLICABLE.
- C. ALL HEATING AND AIR CONDITIONING EQUIPMENT AND ACCESSORIES SHALL BE U.L. LABELED AND INSTALLED IN ACCORDANCE WITH SAME.
- D. ALL PLUMBING SHALL BE DONE IN ACCORDANCE WITH N.P.S.I.C., NATIONAL PLUMBING CODE AND ANY LOCAL PLUMBING CODES HAVING JURISDICTION.
- E. PROVIDE SHUT-OFF VALVES AT ALL FIXTURES AND APPLIANCES.
- F. INSULATE ALL HOT AND COLD WATER SUPPLY LINES BY 1" IN DENSITY POLYETHYLENE FOAM INSULATION. INSULATE ALL HEATING LINES WITH SLOVED 1" DENSITY FIBERGLASS WRAPS.
- G. PROVIDE AND INSTALL DOMESTIC HOT WATER CIRCULATORS WITH TIMERS IN KITCHEN, PONDOR ROOM, AND BATHROOMS.
- H. HYDROKINETIC RADIANT HEAT SYSTEM: TUBING BY "WATERSIDE" TYPE - DRIVEN DIFFUSION BARRIER TUBING. "HEATWAY" HydroControl OR APPROVED EQUAL.
- I. NOT USED.
- DIVISION 16 - ELECTRICAL
- A. NOT USED.
- B. ELECTRICAL INSTALLATION, WIRING, AND EQUIPMENT SHALL CONFORM TO THE N.E.C. AND THE NATIONAL ELECTRICAL CODE.
- C. ALL WORK PERFORMED SHALL BE BY A LICENSED ELECTRICAL WHO SHALL BE RESPONSIBLE FOR OBTAINING PERMITS.
- D. SMOKE DETECTING ALARM DEVICES SHALL BE SINGLE STATION TYPE, PHOTOELECTRIC, AND SHALL BE DIRECTLY CONNECTED TO A POWER CIRCUIT (BATTERIES) OR TO THE INTEGRAL ALARM SYSTEM.
- E. TELEPHONE & COMMUNICATION WIRING TO BE CATEGORY 5 CABLE BY NENT.
- F. PROVIDE ELECTRICAL SERVICE & CONTROL WIRING FOR NEW CENTRAL A/C UNITS.
- G. PROVIDE TEMPORARY ELECTRICAL SERVICE & LIGHTING AS REQUIRED DURING THE CONSTRUCTION PERIOD FOR ALL TRADES.
- H. PROVIDE SURGE PROTECTOR FOR ALL UNITS.

ZONING INFORMATION			
MINU 00052.1 & 00052.6			
ZONE D-DISTRICT R.M.F. 15,000 S.F. MIN. LOT SIZE			
**SECTION 7.3 - SPECIAL EXCEPTION USES FOR HISTORIC BUILDINGS			
USE GROUP R2 - CONSTRUCTION TYPE SA, AUTOMATIC SPRINKLER			
YARD REQUIREMENTS			
YARD	REQUIRED	EXISTING STRUCTURE	PROPOSED STRUCTURE
FRONT	10'	10'	10'
REAR	30'	144.3'	8,532.5'
**25'			
LOT COVERAGE REQUIREMENTS			
LOT SIZE:	12,250 S.F.		
COVERAGE:	3,475 S.F.		
ALLOWED (30%):	3,475 S.F.		
EXISTING BUILDING COVERAGE (EXCLUDED PER 7.3, SECT D, PARA 5):	1,665.1 S.F.		
NEW BUILDING COVERAGE:	3,215 S.F.		
NEW CONSTRUCTION COVERAGE:	1,848 S.F.		
TOTAL NEW BUILDING COVERAGE:	3,399.8 S.F.		
EXISTING DENSITY: (TWO UNITS @ 664.6 S.F. PER UNIT)	1,329.2 S.F.		
NEW BUILDING DENSITY: (TWO UNITS @ 2,294.6 S.F. PER UNIT)	11,474 S.F.		
**TOTAL DENSITY: (SEVEN UNITS)	13,233.2 S.F.		

DESIGN LOADS	
1ST FLOOR	
LIVE LOAD	40
DEAD	15
2ND FLOOR	
LIVE LOAD	40
DEAD	10
ROOF	
LIVE LOAD	30
DEAD	14
BUILDING HEIGHT	
STORIES:	
ALLOWED:	4.0
PROPOSED:	4.0
HEIGHT:	
ALLOWED:	40.0 FEET
PROPOSED:	39.3 FEET

CODE REVIEW

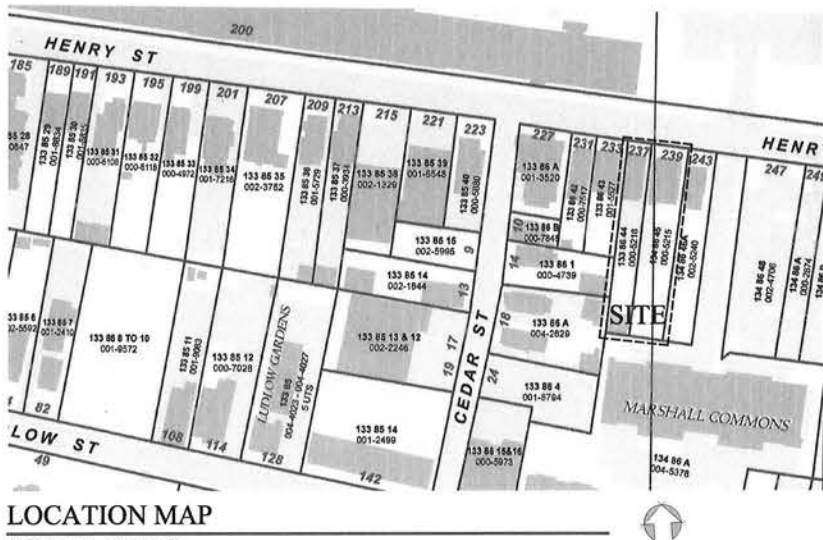
TABLE K301.2(1)

GROUND		WIND		SEISMIC		WEATHERING		SUBJECT TO DAMAGE FROM		WINTER		ICE SHIELD		FLOOD	
SNOW		SPEED		DESIGN		SEVERE		FROST LINE		DESIGN		UNDERLAYMENT		HAZARDS	
LOAD		(MPH)		CATEGORY				DEPTH		TEMP		REQUIRED		NO	
30		100		B				42"		10		YES			
								MOD TO		SLIGHT					
								HEAVY		TO MOD.					

EGRESS WINDOWS:

NET OPENING DIMENSIONS: 20" W x 24" H
NET CLEAR OPENING AREA: 5.7 SQ. FT.
MAX. HT. FROM FLOOR: 44"

DESIGN LIVE LOADS:
ATTICS WITH STORAGE: 20 PSF
ATTICS W/O STORAGE: 10 PSF
SLEEPING AREAS: 30 PSF
DECKS & PORCHES: 40 PSF
EXTERIOR BALCONIES: 60 PSF
ALL OTHER SPACES: 40 PSF



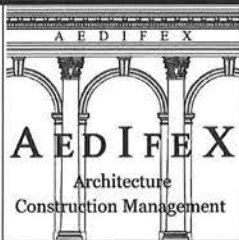
LOCATION MAP
SCALE: N.T.S.

PROPOSED 5-UNIT, 4 STORY TOWNHOUSE FOR: 239-241 HENRY STREET ASSOCIATES, LLC 237-239 HENRY STREET STAMFORD, CONNECTICUT

CLIENT

239-241 HENRY STREET
ASSOCIATES
43 JUDY LANE
STAMFORD, CT 06906

AEDIFEX
ARCHITECTURE & CONSTRUCTION MANAGEMENT
340 NASH ROAD
NORTH SALEM, NY 10560
TEL : 914-485-1040



PROPOSED 5-UNIT
4 STORY TOWNHOUSE
237-239 HENRY STREET
STAMFORD, CT

REVISIONS:

ARCHITECT'S STAMP



ISSUE DATE:
03.01.2021
ISSUE FOR PERMIT

DRAWING TITLE:
TITLE SHEET
GENERAL NOTES
DRAWING INDEX

DRAWING NO.:
A-0.01

EXTERIOR DOOR & WINDOW SCHEDULE

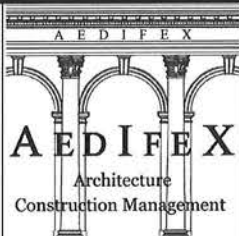
SYMBOL	LOCATION	MRF.	MODEL #	FRAME OPENING		ROUGH OPENING		TYPE	JAMB WIDTH **	HEAD HT AFF	INT PRIMED	SCREEN	QTY	REMARKS
				W	H	W	H							
FF-01	UNIT #6 GARAGE	T.B.D.	T.B.D.	24"	44"	SEE MFGRS SPEC.	SEE MFGRS SPEC.	CASEMENT	6'9/16"	7'-0" (V.I.F.)	YES	YES	1	INSULATED GLAZING.
FF-02	MECHANICAL RMS.	T.B.D.	T.B.D.	30"	44"	SEE MFGRS SPEC.	SEE MFGRS SPEC.	CASEMENT	6'9/16"	7'-0" (V.I.F.)	YES	YES	5	INSULATED & TEMPERED GLAZING.
FF-03	UNIT #1 ENTRY			24"	44"			CASEMENT	6'9/16"	7'-0" (V.I.F.)			1	INSULATED GLAZING.
SP-01	DINING RM.			24"	44"			CASEMENT	6'9/16"	7'-0" **			5	INSULATED & TEMPERED GLAZING.
SP-02	LIVING RM.			72"	84"			SLIDING PATIO DOOR	6'9/16"	7'-0"			5	INSULATED & TEMPERED GLAZING.
SP-03	LIVING RM.			24"	44"			CASEMENT	6'9/16"	7'-0" **			5	INSULATED & TEMPERED GLAZING.
SP-04	STAIR			60"	80"			SLIDING PATIO DOOR		6'-8"			5	INSULATED & TEMPERED GLAZING.
SP-05	KITCHEN			48"	44"			DBL. CASEMENT		7'-0"			5	INSULATED & TEMPERED GLAZING.
SP-06	UNIT #6 LIVING RM.			48"	56"			DBL. CASEMENT		7'-0"			1	INSULATED GLAZING.
SP-07	UNIT #1 DINING RM.			80"	56"			(2) DBL. CASEMENT		7'-0"			1	INSULATED GLAZING.
TF-01	BATH #2			24"	44"			CASEMENT		6'-8"			5	INSULATED GLAZING.
TF-02	BED RM. #1 & BED RM. #2			80"	56"			(2) DBL. CASEMENT		6'-8"			10	INSULATED GLAZING, EGRESS WINDOW.
TF-03	BED RM. #2			24"	44"			CASEMENT		6'-8"			5	INSULATED GLAZING.
TF-04	STAIR			60"	56"			DBL. CASEMENT W/ FIXED MID. UNIT		6'-8"			5	INSULATED & TEMPERED GLAZING.
TF-05	BED RM. #2			24"	44"			CASEMENT		6'-8"			1	INSULATED GLAZING.
TF-06	BATH #1			24"	30"			CASEMENT		6'-8"			1	INSULATED & TEMPERED GLAZING.
TF-07	BATH #2			24"	44"			CASEMENT		6'-8"			1	INSULATED GLAZING.
TF-08	UNIT #1 HALL			30"	44"			FIXED CASEMENT		6'-8"			1	INSULATED GLAZING.
AF-01	MAST. BED RM. & MAST. BATH			80"	56"			(2) DBL. CASEMENT		6'-8"			10	INSULATED & TEMPERED GLAZING, EGRESS WINDOW.
AF-02	STAIR			60"	56"			DBL. CASEMENT W/ FIXED MID. UNIT		6'-0"			5	INSULATED & TEMPERED GLAZING.
AF-03	ATTIC	✓	✓	24"	44"	✓	✓	CASEMENT	✓	6'-8"	✓	✓	1	INSULATED GLAZING.

ALL WINDOWS TO BE LOW-E ARGON GAS FILLED WITH A U-FACTOR OF NOT LESS THAN 0.29, INSULATED WITH THERMAL-BREAK FRAMES. ALL WINDOWS SHALL BE EXTERIOR CLAD. SUPPLY SCREENS AS REQUIRED. PROVIDE TEMPERED GLASS WINDOWS AT ALL DOORS, STAIRS, AND TUBSHOWER LOCATIONS. PROVIDE EGRESS WINDOWS AT ALL BEDROOM LOCATIONS. THIS IS A PRELIMINARY WINDOW SCHEDULE. AEDIFEX, LLC OR ANY OF ITS EMPLOYEES, OWNERS, ETC. DOES NOT TAKE ANY RESPONSIBILITY FOR SIZES, LOCATIONS, FRAMES, ETC. UNTIL ACCURATE DETAILS HAVE BEEN SUBMITTED FOR REVIEW. VERIFICATION OF EXACT WINDOW SIZES, ROUGH OPENINGS, ETC. RESTS SOLELY WITH THE GENERAL CONTRACTOR AND/OR 239-241 HENRY STREET ASSOCIATES, LLC.

CLIENT

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TEL : 914-485-1040



**PROPOSED 5-UNIT
4 STORY TOWNHOUSE
237-239 HENRY STREET
STAMFORD, CT**

REVISIONS

ARCHITECTS STAMP

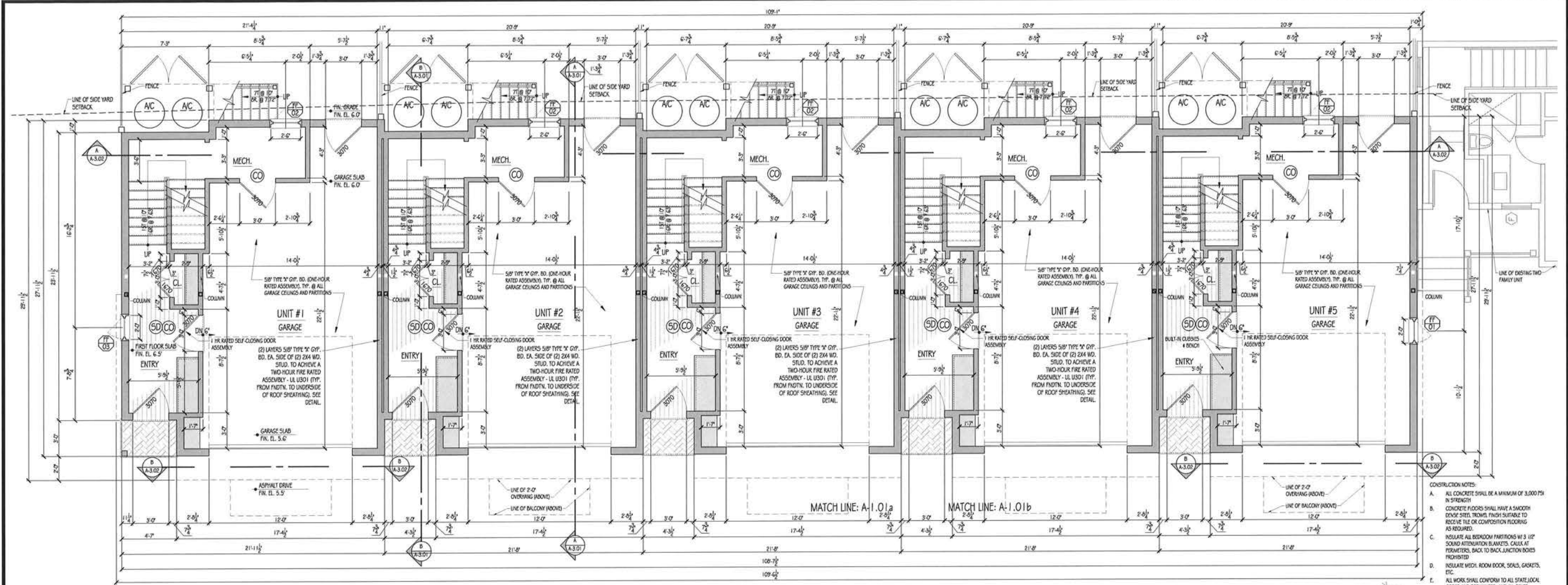


ISSUE DATE:
03.01.2021
ISSUE FOR PERMIT

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EXTERIOR DOOR
& WINDOW
SCHEDULE

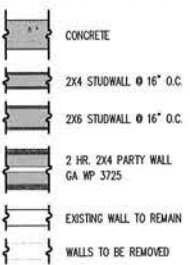
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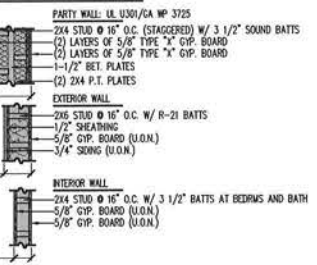


FIRST FLOOR PLAN
SCALE : 1/4" = 1'-0"

SYMBOLS



DIMENSIONING



ELECTRICAL NOTES:

- A. VERIFY OWNER LOCATIONS W/ OWNER/ARCHITECT.
- B. SURFACE MTD. TAPES & WALL SCENES TO BE SELECTED BY OWNER.
- C. PROVIDE EXHAUST FANS AT ALL BATHROOMS AND KITCHEN VENT EXHAUST FANS TO EXTERIOR.
- D. VERIFY ELECT. RECYCLES, W/ OTHER TRADES.
- E. ELECTRICAL INSTALLATION, WIRING, AND EQUIPMENT SHALL CONFORM TO THE NEC AND THE NATIONAL ELECTRICAL CODE.
- F. ALL WORK PERFORMED SHALL BE BY A LICENSED ELECTRICIAN, WHO SHALL BE RESPONSIBLE FOR OBTAINING PERMITS.
- G. SMOKE DETECTING ALARM DEVICES SHALL BE SINGLE STATION TYPE, PHOTO-ELECTRIC, AND SHALL BE DIRECTLY CONNECTED TO A POWER CIRCUIT (BUSHING) OR TO THE INTEGRAL ALARM SYSTEM.
- H. TELEPHONE & COMMUNICATION WIRING TO BE CATEGORY 3 CABLE BY A/E.
- I. PROVIDE ELECTRICAL SERVICE & CONTROL WIRING FOR NEW CENTRAL AC UNITS.
- J. SMOKE DETECTOR
- K. HEAT DETECTOR
- L. CARBON MONOXIDE DETECTOR
- M. COMBINATION SMOKE DETECTOR & CARBON MONOXIDE DETECTOR
- N. ALL CONCRETE SHALL BE A MINIMUM OF 3,000 PSI IN STRENGTH.
- O. CONCRETE FLOORS SHALL HAVE A SMOOTH CONC. SURF. FINISH. FINISH SUITABLE TO RECEIVE TILE OR COMPOSITION FLOORING AS REQUIRED.
- P. INSULATE ALL BEDROOM PARTITIONS W/ 3 1/2" SOUND ATTENUATION BLANKETS. CAULK AT PERIMETERS, BACK TO BACK JUNCTION BODIES PROHIBITED.
- Q. INSULATE MECH. ROOM DOOR, SEALS, GASKETS, ETC.
- R. ALL WORK SHALL CONFORM TO ALL STATE/LOCAL CODES AND ORDINANCES, AND ALL OTHER AREAS HAVING JURISDICTION.
- S. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND FIELD CONDITIONS. ALL DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT BEFORE PROCEEDING WITH THE CONTRACT WORK.
- T. THE CONTRACTOR SHALL MAINTAIN CLEAN AND SAFE WORKING CONDITIONS AT ALL TIMES ON THE JOB SITE, AND WILL BE RESPONSIBLE FOR THE REMOVAL OF ALL DEBRIS.
- U. THE CONTRACTOR SHALL PROVIDE FIRE EXTINGUISHERS ON THE JOB SITE DURING ALL PHASES OF CONSTRUCTION.
- V. TUB & SHOWER AREAS TO RECEIVE 5/8" CEMENTITIOUS BACKER BOARD, DAMP AREAS TO RECEIVE 5/8" WATER RESISTANT GIB.
- W. HEATING AND AIR CONDITIONING EQUIPMENT SHALL BE SIZED TO MAINTAIN 72°F INDOOR TEMPERATURE WITH OFF OUTDOOR TEMPERATURE AND 70°F INDOOR TEMPERATURE WITH 90°F OUTDOOR TEMPERATURE WITH MATCHING SET BACK THERMOSTAT BY "CARRIER" OR APPROVED EQUAL, MIN. SEER = 14. DUCT LAYOUT TO BE APPROVED BY ARCHITECT AND OWNER. NO SHORTS WILL BE ALLOWED WITHOUT ARCHITECT / OWNER CONSENT.
- X. ALL HEATING AND AIR CONDITIONING EQUIPMENT AND ACCESSORIES SHALL BE U.L. LISTED AND INSTALLED IN ACCORDANCE WITH SAME.
- Y. ALL PLUMBING SHALL BE DONE IN ACCORDANCE WITH CSDE, NATIONAL PLUMBING CODE AND ANY LOCAL PLUMBING CODES HAVING JURISDICTION.
- Z. PROVIDE SHUT-OFF VALVES AT ALL FIXTURES AND APPLIANCES.
- AA. INSULATE ALL HOT AND COOL WATER SUPPLY UNITS W/ 1" IN-DENSITY POLYPROPYLENE FOAM INSULATION. INSULATE ALL HEATING UNITS WITH SEALED IN-JOINT TYP. FIBERGLASS WOVEN.

CLIENT

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**PROPOSED 5-UNIT
4 STORY TOWNHOUSE**
237-239 HENRY STREET
STAMFORD, CT

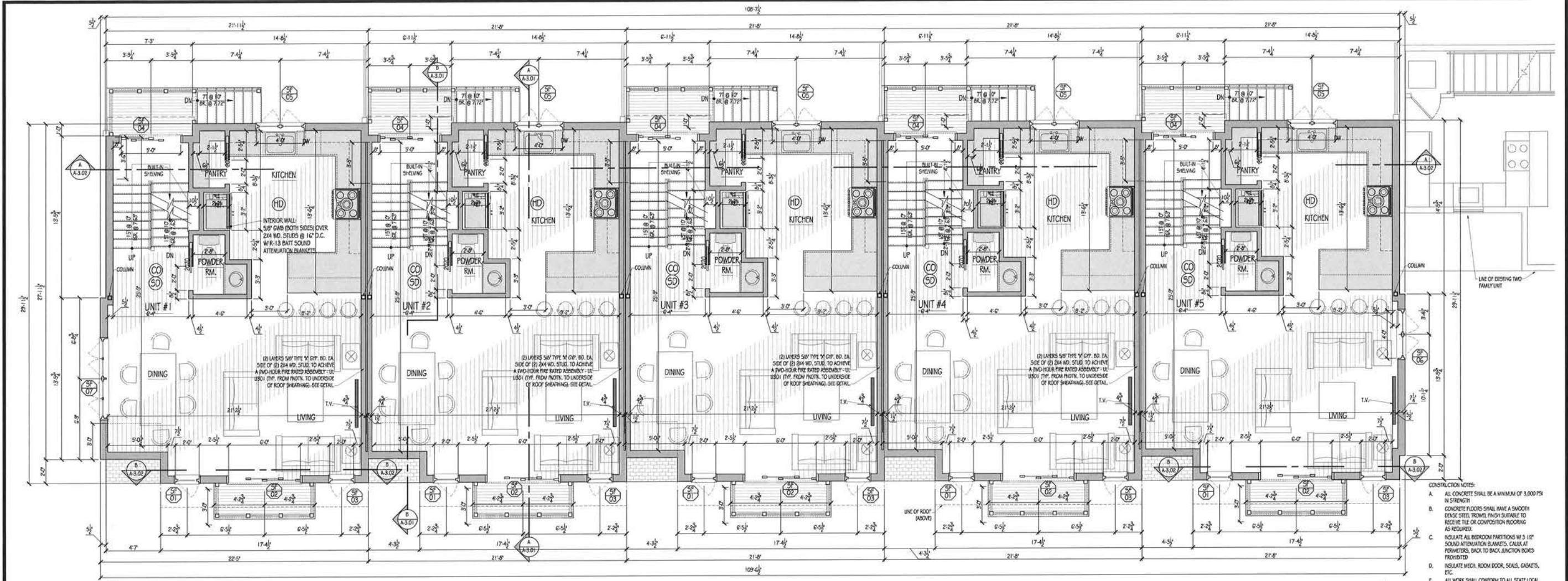
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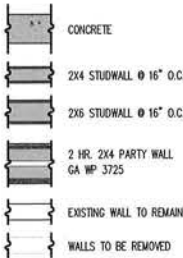
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FIRST FLOOR
PLAN

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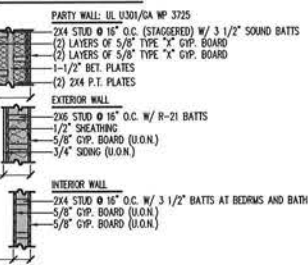


SECOND FLOOR PLAN
SCALE : 1/4" = 1'-0"

SYMBOLS



DIMENSIONING

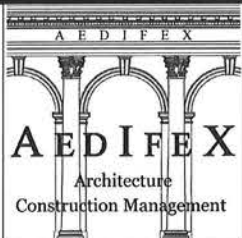


- CONSTRUCTION NOTES:
- A. ALL CONCRETE SHALL BE A MINIMUM OF 3,000 PSI IN STRENGTH.
 - B. CONCRETE FLOORS SHALL HAVE A SMOOTH FINISH. SEE DETAIL FOR FINISH. FLOOR SHALL BE TO RECEIVE TILE OR COMPOSITION FLOORING AS REQUIRED.
 - C. INSULATE ALL BEDROOM PARTITIONS WITH 3" SOUND ATTENUATION BLANKETS. CALL AT FLOORING, BACK TO BACK JUNCTION BONES PROVIDED.
 - D. INSULATE MED. ROOM DOOR, SEALS, GASKETS, ETC.
 - E. ALL WORK SHALL CONFORM TO ALL STATE/LOCAL CODES AND ORDINANCES, AND ALL OTHER AREAS HAVING JURISDICTION.
 - F. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND FIELD CONDITIONS. ALL DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT BEFORE PROCEEDING WITH THE CONTRACT WORK.
 - G. THE CONTRACTOR SHALL MAINTAIN CLEAN AND SAFE WORKING CONDITIONS AT ALL TIMES ON THE JOB SITE, AND WILL BE RESPONSIBLE FOR THE REMOVAL OF ALL DEBRIS.
 - H. THE CONTRACTOR SHALL PROVIDE FIRE EXTINGUISHERS ON THE JOB SITE DURING ALL PHASES OF CONSTRUCTION.
 - I. TURN # SHOWER AREAS TO RECEIVE SIP CONCRETEOUS BACKER BOARD, DAMP AREAS TO RECEIVE SIP WATER RESISTANT GWS.
 - J. HEATING AND AIR CONDITIONING EQUIPMENT SHALL BE SIZED TO MAINTAIN 72°F INDOOR TEMPERATURE WITH 0°F OUTDOOR TEMPERATURE AND 70°F INDOOR TEMPERATURE WITH 95°F OUTDOOR TEMPERATURE WITH MATCHING SET BACK THERMOSTAT "K" CARBIDE OR APPROVED EQUAL, MIN. SEER = 14. DUCT LAYOUT TO BE APPROVED BY ARCHITECT AND OWNER. NO SMOKE DETECTORS WILL BE ALLOWED WITHOUT ARCHITECT / OWNER CONSENT.
 - K. ALL HEATING AND AIR CONDITIONING EQUIPMENT AND ACCESSORIES SHALL BE U.L. LABELED AND INSTALLED IN ACCORDANCE WITH SAME.
 - L. ALL PLUMBING SHALL BE DONE IN ACCORDANCE WITH CSBC, NATIONAL PLUMBING CODE AND ANY LOCAL PLUMBING CODES HAVING JURISDICTION.
 - M. PROVIDE SHUT OFF VALVES AT ALL FIXTURES AND APPLIANCES.
 - N. INSULATE ALL HOT AND COLD WATER SUPPLY LINES WITH 1" POLYISOCYANURATE FOAM INSULATION. INSULATE ALL HEATING LINES WITH SEALED 1" POLYISOCYANURATE FOAM.
- ELECTRICAL NOTES:
- A. VERIFY DIMMER LOCATIONS WITH OWNER/ARCHITECT.
 - B. SURFACE MTD. TAPS, 4 WALL SWITCHES TO BE SELECTED BY OWNER.
 - C. PROVIDE EXHAUST FANS AT ALL BATHROOMS AND KITCHEN. VENT EXHAUST FANS TO EXTERIOR.
 - D. VERIFY ELECT. RECEPTS, WI OTHER TRADES.
 - E. ELECTRICAL INSTALLATION, WIRING, AND EQUIPMENT SHALL CONFORM TO THE CSBC AND THE NATIONAL ELECTRICAL CODE.
 - F. ALL WORK PERFORMED SHALL BE BY A LICENSED ELECTRICIAN, WHO SHALL BE RESPONSIBLE FOR OBTAINING PERMITS.
 - G. SMOKE DETECTING ALARM DEVICES SHALL BE SINGLE STATION TYPE, PHOTO-ELECTRIC, AND SHALL BE DIRECTLY CONNECTED TO A POWER CIRCUIT (UNSWITCHED) OR TO THE INTEGRAL ALARM SYSTEM.
 - H. TELEPHONE & COMMUNICATION WIRING TO BE CATEGORY 3 CABLE BY R/F.
 - I. PROVIDE ELECTRICAL SERVICE & CONTROL WIRING FOR NEW CENTRAL A/C UNITS.
- SMOKE DETECTOR
HEAT DETECTOR
CARBON MONOXIDE DETECTOR
COMBINATION SMOKE DETECTOR & CARBON MONOXIDE DETECTOR

CLIENT

239-241 HENRY STREET
ASSOCIATES
43 JUDY LANE
STAMFORD, CT 06906

AEDIFEX
ARCHITECTURE & CONSTRUCTION MANAGEMENT
340 NASH ROAD
NORTH SALEM, NY 10560
TEL : 914-485-1040



**PROPOSED 5-UNIT
4 STORY TOWNHOUSE**
237-239 HENRY STREET
STAMFORD, CT

REVISIONS:

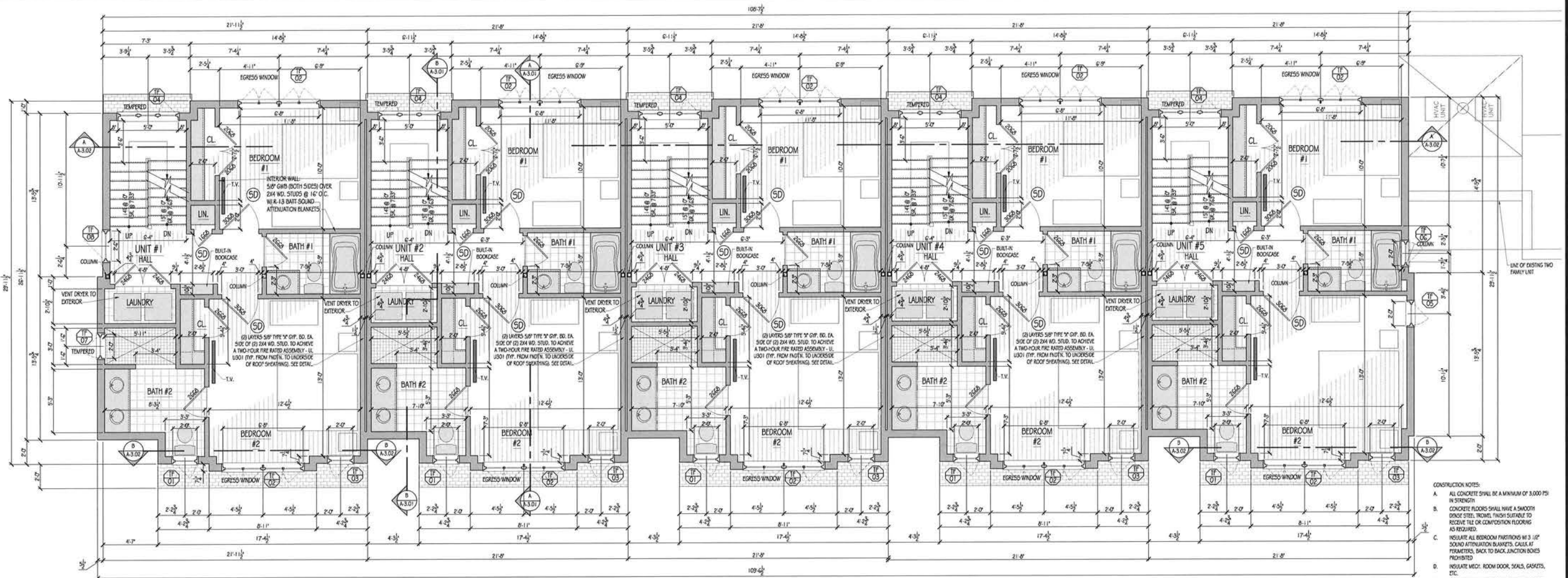
ARCHITECTS STAMP



ISSUE DATE:
03.01.2021
ISSUE FOR PERMIT

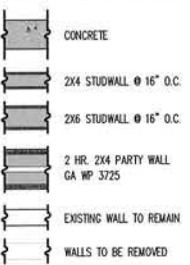
DRAWING TITLE:
**SECOND FLOOR
PLAN**

DRAWING NO.:
A-1.02

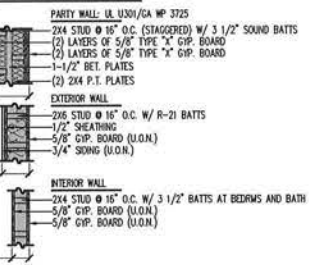


THIRD FLOOR PLAN
SCALE : 1/4" = 1'-0"

SYMBOLS



DIMENSIONING

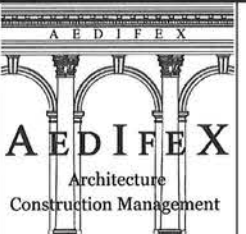


- CONSTRUCTION NOTES:
- ALL CONCRETE SHALL BE A MINIMUM OF 3,000 PSI IN STRENGTH.
 - CONCRETE FLOORS SHALL HAVE A SMOOTH GRIND, TRIM, FINISH, SCHEDULE TO RESIST TILE OR COMPOSITION FLOORING AS REQUIRED.
 - INSULATE ALL BEDROOM PARTITIONS W/ 3 1/2" SOUND ATTENUATION BLANKETS, CAULK AT PERIMETERS, BACK TO BACK JUNCTION BONES PROHIBITED.
 - INSULATE MECH. ROOM DOOR, SEALS, GASKETS, ETC.
 - ALL WORK SHALL CONFORM TO ALL STATE LOCAL CODES AND ORDINANCES, AND ALL OTHER AREAS HAVING JURISDICTION.
 - THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND FIELD CONDITIONS. ALL DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT BEFORE PROCEEDING WITH THE CONTRACT WORK.
 - THE CONTRACTOR SHALL MAINTAIN CLEAN AND SAFE WORKING CONDITIONS AT ALL TIMES ON THE JOB SITE, AND WILL BE RESPONSIBLE FOR THE REMOVAL OF ALL DEBRIS.
 - THE CONTRACTOR SHALL PROVIDE FIRE EXTINGUISHERS ON THE JOB SITE DURING ALL PHASES OF CONSTRUCTION.
 - TUB & SHOWER AREAS TO RECEIVE 5/8" CONTINUOUS BACKER BOARD, DRAIN AREAS TO RECEIVE 5/8" WATER RESISTANT GWB.
 - HEATING AND AIR CONDITIONING EQUIPMENT SHALL CONFORM TO THE CSBC AND THE NATIONAL ELECTRICAL CODE.
 - ALL WORK PERFORMED SHALL BE BY A LICENSED ELECTRICAL, AND SHALL BE RESPONSIBLE FOR OBTAINING PERMITS.
 - SMOKE DETECTING ALARM DEVICES SHALL BE SINGLE STATION TYPE, PHOTO-ELECTRIC, AND SHALL BE DIRECTLY CONNECTED TO A POWER CIRCUIT (BUSHING) OR TO THE INTEGRAL ALARM SYSTEM.
 - TELEPHONE & COMMUNICATION WIRING TO BE CATEGORY 3 CABLE BY A/E.
 - PROVIDE ELECTRICAL SERVICE & CONTROL WIRING FOR NEW CENTRAL AC UNITS.
 - SMOKE DETECTOR
 - HEAT DETECTOR
 - CARBON MONOXIDE DETECTOR
 - COMBINATION SMOKE DETECTOR & CARBON MONOXIDE DETECTOR

- ELECTRICAL NOTES:
- VERIFY DIMENSION LOCATIONS IN OWNER/ARCHITECT.
 - SURFACE MTD. TYPE, & WALL SCHEDULES TO BE SELECTED BY OWNER.
 - PROVIDE DRAINAGE FANS AT ALL BATHROOMS AND KITCHEN VENT EXHAUST FANS TO EXTERIOR.
 - VERIFY ELEC. RECMNTS. IN OTHER TRADES.
 - ELECTRICAL INSTALLATION, WIRING, AND EQUIPMENT SHALL CONFORM TO THE CSBC AND THE NATIONAL ELECTRICAL CODE.
 - ALL WORK PERFORMED SHALL BE BY A LICENSED ELECTRICAL, AND SHALL BE RESPONSIBLE FOR OBTAINING PERMITS.
 - SMOKE DETECTING ALARM DEVICES SHALL BE SINGLE STATION TYPE, PHOTO-ELECTRIC, AND SHALL BE DIRECTLY CONNECTED TO A POWER CIRCUIT (BUSHING) OR TO THE INTEGRAL ALARM SYSTEM.
 - TELEPHONE & COMMUNICATION WIRING TO BE CATEGORY 3 CABLE BY A/E.
 - PROVIDE ELECTRICAL SERVICE & CONTROL WIRING FOR NEW CENTRAL AC UNITS.
 - SMOKE DETECTOR
 - HEAT DETECTOR
 - CARBON MONOXIDE DETECTOR
 - COMBINATION SMOKE DETECTOR & CARBON MONOXIDE DETECTOR

CLIENT
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NORTH SALEM, NY 10560
TEL : 914-485-1040

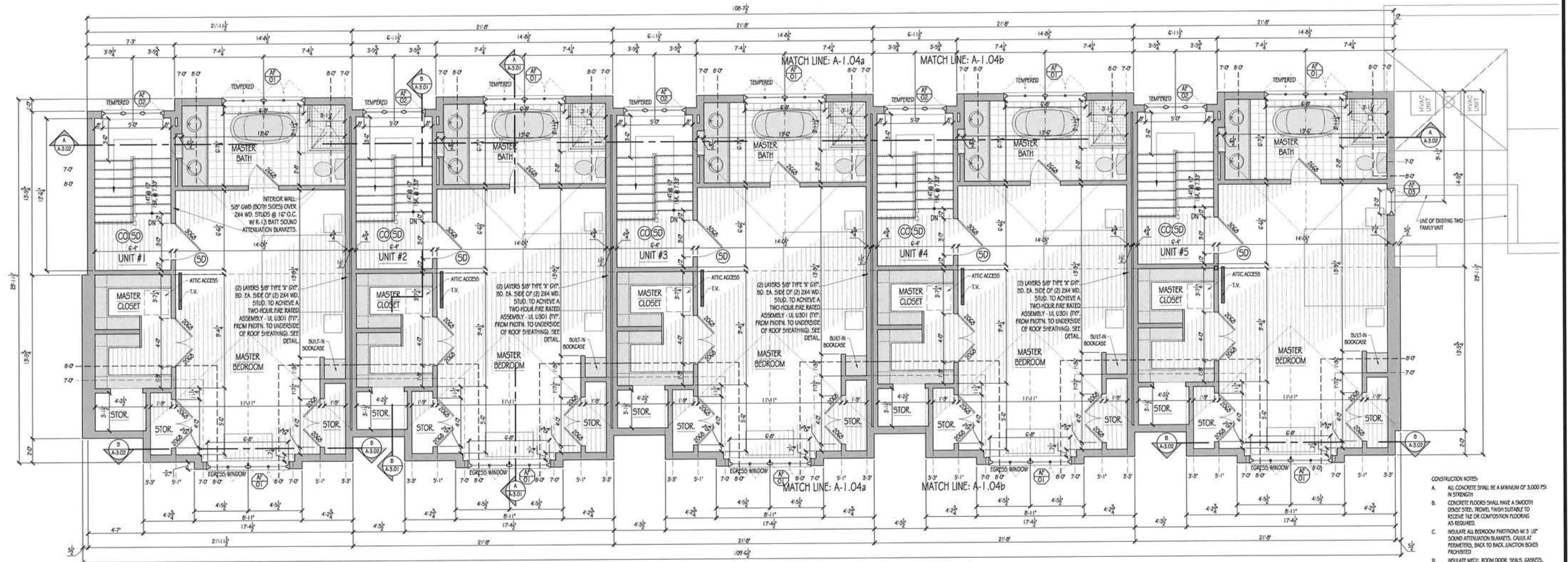


PROPOSED 5-UNIT
4 STORY TOWNHOUSE
237-239 HENRY STREET
STAMFORD, CT

REVISIONS:



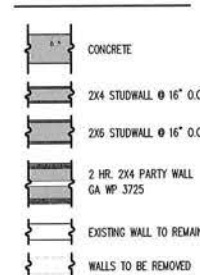
DRAWING TITLE:
THIRD FLOOR
PLAN
DRAWING NO.:
A-1.03



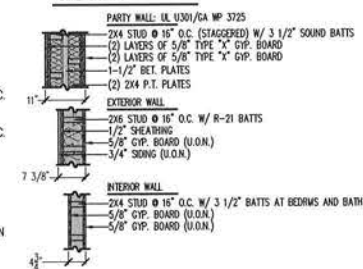
FOURTH FLOOR PLAN

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

SYMBOLS



DIMENSIONING



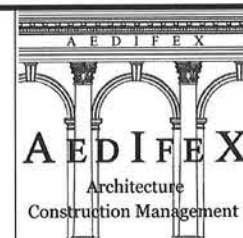
ELECTRICAL NOTES:

- VERIFY OWNER LOCATIONS IN OWNERS ARCHITECT.
- SURFACE MTD. PINS & WALL SCANDLES TO BE SELECTED BY OWNER.
- PROVIDE DRAUGHT FANS AT ALL BATHROOMS AND KITCHEN VENT DRAUGHT FANS TO EXTERIOR.
- VERIFY ELECT. REMAINS, IN OTHER TRADES.
- ELECTRICAL INSTALLATION, WIRING, AND EQUIPMENT SHALL CONFORM TO THE CEC AND THE NATIONAL ELECTRICAL CODE.
- ALL WORK PERFORMED SHALL BE BY A LICENSED ELECTRICIAN, WHO SHALL BE RESPONSIBLE FOR OBTAINING PERMITS.
- SMOKE DETECTING ALARM DEVICES SHALL BE SINGLE STATION TYPE, PHOTO-ELECTRIC, AND SHALL BE DIRECTLY CONNECTED TO A POWER CIRCUIT SWITCHED ON TO THE INTEGRAL ALARM SYSTEM.
- TELEPHONE & COMMUNICATION WIRING TO BE CATEGORY 5 CABLE BY ATE.
- PROVIDE ELECTRICAL SERVICE & CONTROL WIRING FOR NEW CENTRAL AC UNITS.
- SMOKE DETECTOR
- HEAT DETECTOR
- CARBON MONOXIDE DETECTOR
- COMBINATION SMOKE DETECTOR & CARBON MONOXIDE DETECTOR
- ALL HEATING AND AIR CONDITIONING EQUIPMENT AND ACCESSORIES SHALL BE U.L. LABELED AND INSTALLED IN ACCORDANCE WITH SAME.
- ALL PLUMBING SHALL BE DONE IN ACCORDANCE WITH CEC, NATIONAL PLUMBING CODE AND ANY LOCAL PLUMBING CODES HAVING JURISDICTION.
- PROVIDE SHUT-OFF VALVES AT ALL FIXTURES AND APPLIANCES.
- INSULATE ALL HOT AND COLD WATER SUPPLY LINES IN 1" DENSITY POLYPROPYLENE FOAM INSULATION. INSULATE ALL HEATING LINES WITH SEALED 1" DENSITY FIBERGLASS WRAPS.

CLIENT

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**PROPOSED 5-UNIT
4 STORY TOWNHOUSE**
237-239 HENRY STREET
STAMFORD, CT

REVISIONS:

ARCHITECTS STAMP



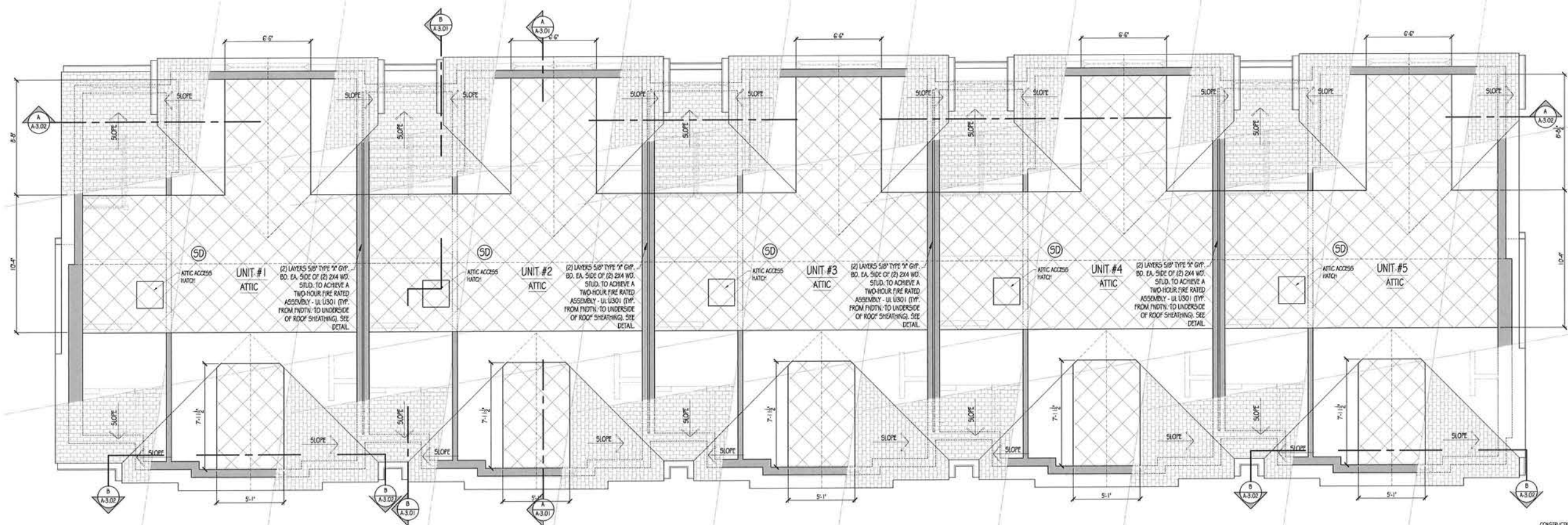
ISSUE DATE:
03.01.2021
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DRAWING TITLE:

**FOURTH FLOOR
PLAN**

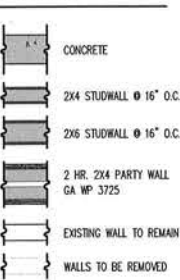
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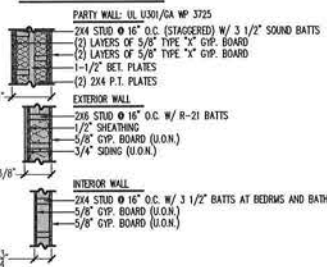


ATTIC PLAN
SCALE : 1/4" = 1'-0"

SYMBOLS



DIMENSIONING



- CONSTRUCTION NOTES:
- ALL CONCRETE SHALL BE A MINIMUM OF 3,000 PSI IN STRENGTH.
 - CONCRETE FLOORS SHALL HAVE A SMOOTH DENSE STEEL TROWEL FINISH SUITABLE TO RECEIVE TILE OR COMPOSITION FLOORING AS REQUIRED.
 - INSULATE ALL BEDROOM PARTITIONS W/ 3" (2" SOUND ATTENUATION BLANKETS, CALLS AT TERMINATIONS, BACK TO BACK JUNCTION BOXES PROHIBITED).
 - INSULATE MECH. ROOM DOOR, SEALS, GASKETS, ETC.
 - ALL WORK SHALL CONFORM TO ALL STATE/LOCAL CODES AND ORDINANCES, AND ALL OTHER AREAS HAVING JURISDICTION.
 - THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND FIELD CONDITIONS. ALL DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT BEFORE PROCEEDING WITH THE CONTRACT WORK.
 - THE CONTRACTOR SHALL MAINTAIN CLEAN AND SAFE WORKING CONDITIONS AT ALL TIMES ON THE JOB SITE, AND WILL BE RESPONSIBLE FOR THE REMOVAL OF ALL DEBRIS.
 - THE CONTRACTOR SHALL PROVIDE FIRE EXTINGUISHERS ON THE JOB SITE DURING ALL PHASES OF CONSTRUCTION.
 - TUB & SHOWER AREAS TO RECEIVE SIPP CONTINUOUS BACKER BOARD, DAMP AREAS TO RECEIVE SIPP WATER RESISTANT GMB.
 - HEATING AND AIR CONDITIONING EQUIPMENT SHALL BE SIZED TO MAINTAIN 72°F INDOOR TEMPERATURE WITH 95°F OUTDOOR TEMPERATURE AND 70°F INDOOR TEMPERATURE WITH 55°F OUTDOOR TEMPERATURE WITH MATCHING SET BACK THERMOSTAT BY CARBURT OR APPROVED EQUAL, MIN. SEER = 14. DUCT LAYOUT TO BE APPROVED BY ARCHITECT AND OWNER. NO SPPYTES WILL BE ALLOWED WITHOUT ARCHITECT / OWNER CONSENT.
 - ALL HEATING AND AIR CONDITIONING EQUIPMENT AND ACCESSORIES SHALL BE FULLY UNCELED AND INSTALLED IN ACCORDANCE WITH SAME.
 - ALL PLUMBING SHALL BE DONE IN ACCORDANCE WITH CTSC, NATIONAL PLUMBING CODE AND ANY LOCAL PLUMBING CODES HAVING JURISDICTION.
 - PROVIDE SHUT-OFF VALVES AT ALL FIXTURES AND APPLIANCES.
 - INSULATE ALL HOT AND COLD WATER SUPPLY LINES W/ 1" DENSITY POLYPROPYLENE FOAM INSULATION. INSULATE ALL HEATING LINES WITH SEALED 11-DENSITY FIBERGLASS WRAPS.

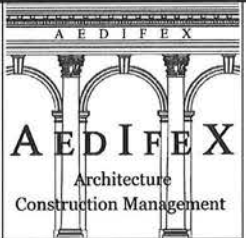
ELECTRICAL NOTES:

- VERIFY DIMMER LOCATIONS W/ OWNER/ARCHITECT.
- SURFACE MTD. FATS, & WALL SCONCES TO BE SELECTED BY OWNER.
- PROVIDE DRAINAGE FANS AT ALL BATHROOMS AND KITCHEN VENT EXHAUST FANS TO EXTERIOR.
- VERIFY ELEC. REWORKS, W/ OTHER TRADES.
- ELECTRICAL INSTALLATION, WIRING, AND EQUIPMENT SHALL CONFORM TO THE CTSC AND THE NATIONAL ELECTRICAL CODE.
- ALL WORK PERFORMED SHALL BE BY A LICENSED ELECTRICAL WHO SHALL BE RESPONSIBLE FOR OBTAINING PERMITS.
- SMOKE DETECTING ALARM DEVICES SHALL BE SINGLE STATION TYPE, PHOTO-ELECTRIC, AND SHALL BE DIRECTLY CONNECTED TO A POWER CIRCUIT (BUNGHTED) OR TO THE INTEGRAL ALARM SYSTEM.
- TELEPHONE & COMMUNICATION WIRING TO BE CATEGORY 3 CABLE BY AWT.
- PROVIDE ELECTRICAL SERVICE & CONTROL WIRING FOR NEW CENTRAL AC UNITS.
- SMOKE DETECTOR.
- HEAT DETECTOR.
- CARBON MONOXIDE DETECTOR.
- COMBINATION SMOKE DETECTOR & CARBON MONOXIDE DETECTOR.

CLIENT

239-241 HENRY STREET
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**PROPOSED 5-UNIT
4 STORY TOWNHOUSE**
237-239 HENRY STREET
STAMFORD, CT

REVISIONS:

ARCHITECT'S STAMP



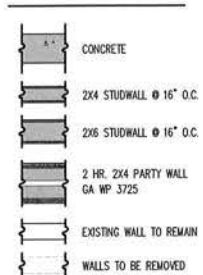
ISSUE DATE:
03.01.2021
ISSUE FOR PERMIT

DRAWING TITLE:
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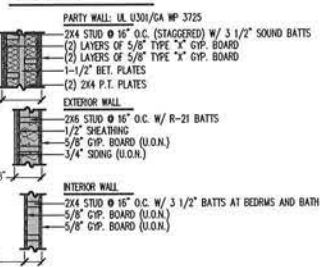
DRAWING NO.:
A-1.05

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

SYMBOLS



DIMENSIONING



CONSTRUCTION NOTES:

- CONSTRUCTION NOTES:
- A. ALL CONCRETE SHALL BE A MINIMUM OF 3,000 PSI IN STRENGTH.
 - B. CONCRETE FLOORS SHALL HAVE A SMOOTH DENSE FINISH. FLOORS SUITABLE TO RECEIVE TILE OR COMPOSITION FLOORING AS REQUIRED.
 - C. INSULATE ALL BEDROOM PARTITIONS W/ 3" (2" SOUP KITCHEN PARTITIONS) FLEXIBLE FOAM PERMITTERS, BACK TO BACK, JUNCTION BOXES PREHUNG.
 - D. INSULATE MECH. ROOM DOOR, SEALS, GASKETS, ETC.
 - E. ALL WORK SHALL CONFORM TO ALL STATE, LOCAL CODES AND ORDINANCES, AND ALL OTHER APPLICABLE JURISDICTION.
 - F. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND FIELD CONDITIONS. ALL DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT BEFORE PROCEEDING WITH THE CONTRACT WORK.
 - G. THE CONTRACTOR SHALL MAINTAIN CLEAN AND SAFE WORKING CONDITIONS AT ALL TIMES ON THE PROJECT. OWNER WILL BE RESPONSIBLE FOR THE REMOVAL OF ALL DEBRIS.

ELECTRICAL NOTES:

- A. VERIFY DANGER LOCATIONS ON DIMENSIONED ARCHITECT.
 - B. SURFACE MOUNT, PUTS A WALL SCISSOR TO BE PROTECTED BY DISC.
 - C. PROVIDE DISMOUNT FROM ALL BUILDINGS AND KITCHEN, VENT DRAUGHT PANS TO EXTERIOR.
 - D. VERIFY ELECT. REQUIREMENTS, IN OTHER TRADES.
 - E. ELECTRICAL INSTALLATION, WIRING, AND EQUIPMENT SHALL CONFORM TO THE CIRCUS AND THE NATIONAL ELECTRICAL CODE.
 - F. ALL WORK PERFORMED SHALL BE BY A LICENSED ELECTRICIAN, WHO SHALL BE RESPONSIBLE FOR CORRECT INSTALLATION.
 - G. SMOKE DETECTING ALARM DEVICES SHALL BE SINGLE STATION TYPE, PHOTO-ELECTRIC, AND SHALL BE DIRECTLY CONNECTED TO A POWER CIRCUIT, OR TO A BATTERY OR TO THE INTEGRAL ALARM SYSTEM.
 - H. TELEPHONE & COMMUNICATION WIRING TO BE CATEGORY 5 CABLE BY A NET.
 - I. PROVIDE ELECTRICAL SERVICE & CONTROL, WIRING FOR NEW CENTRAL AIR UNITS.
- ☒ SMOKE DETECTOR

☒ HEAT DETECTOR

☒ CARBON MONOXIDE DETECTOR

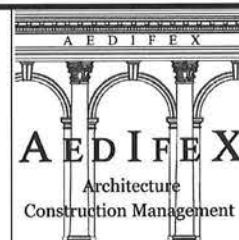
☒ GAS DETECTOR

☒ CARBON MONOXIDE DETECTOR

CLIENT

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PROPOSED 5-UNIT
4 STORY TOWNHOUSE
237-239 HENRY STREET
STAMFORD, CT

REVISIONS:

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03.01.2021
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ROOF PLAN

DRAWING NO.:
A-1.06



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

CLIENT
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PROPOSED 5-UNIT
4 STORY TOWNHOUSE
237-239 HENRY STREET
STAMFORD, CT

REVISIONS:



DRAWING TITLE:
FRONT (EAST)
ELEVATION

DRAWING NO.:
A-2.00

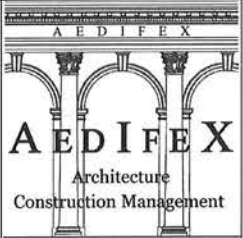


REAR (WEST) ELEVATION
SCALE : 1/4" = 1'-0"

CLIENT

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**PROPOSED 5-UNIT
4 STORY TOWNHOUSE**
237-239 HENRY STREET
STAMFORD, CT

REVISIONS:

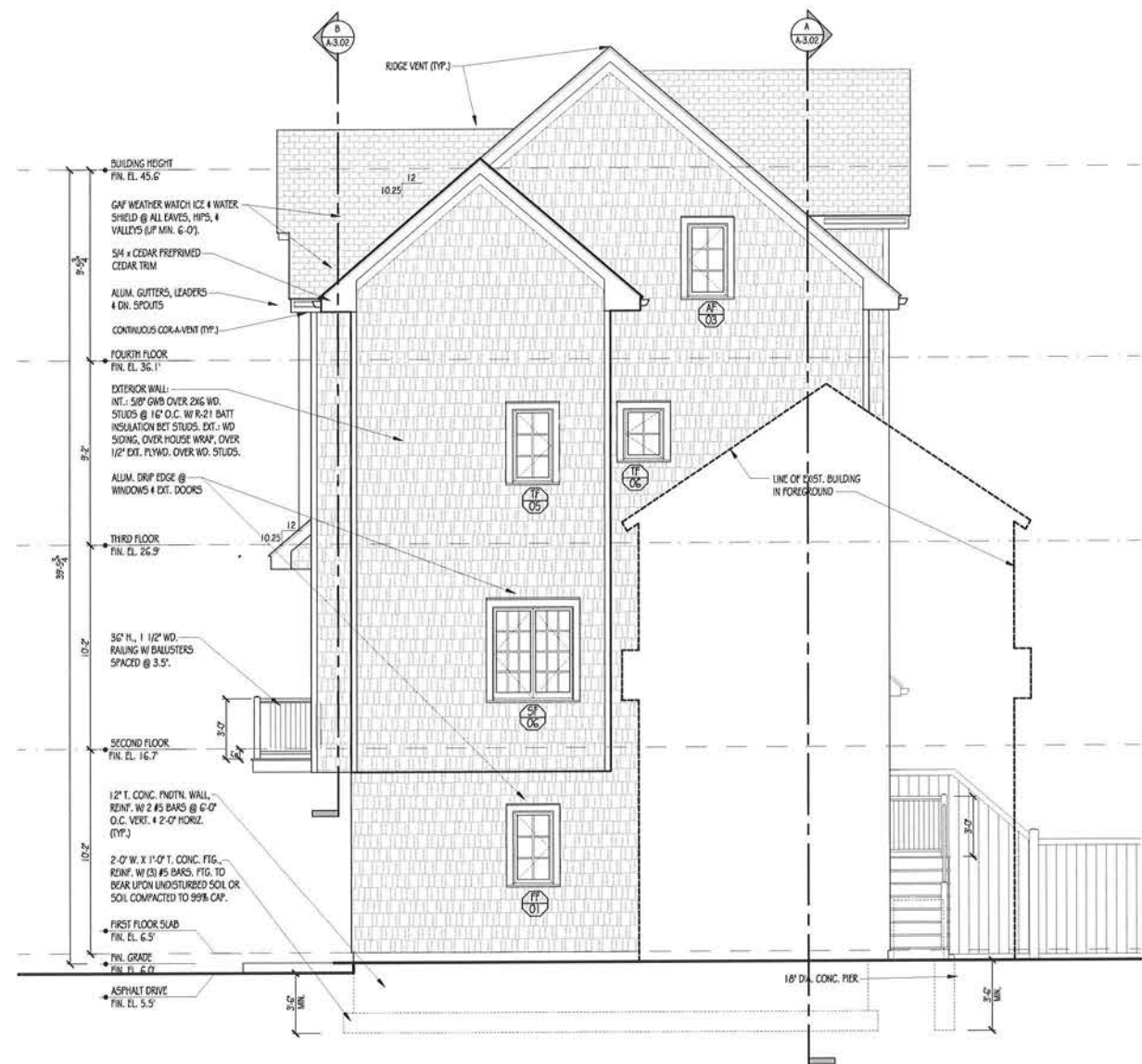
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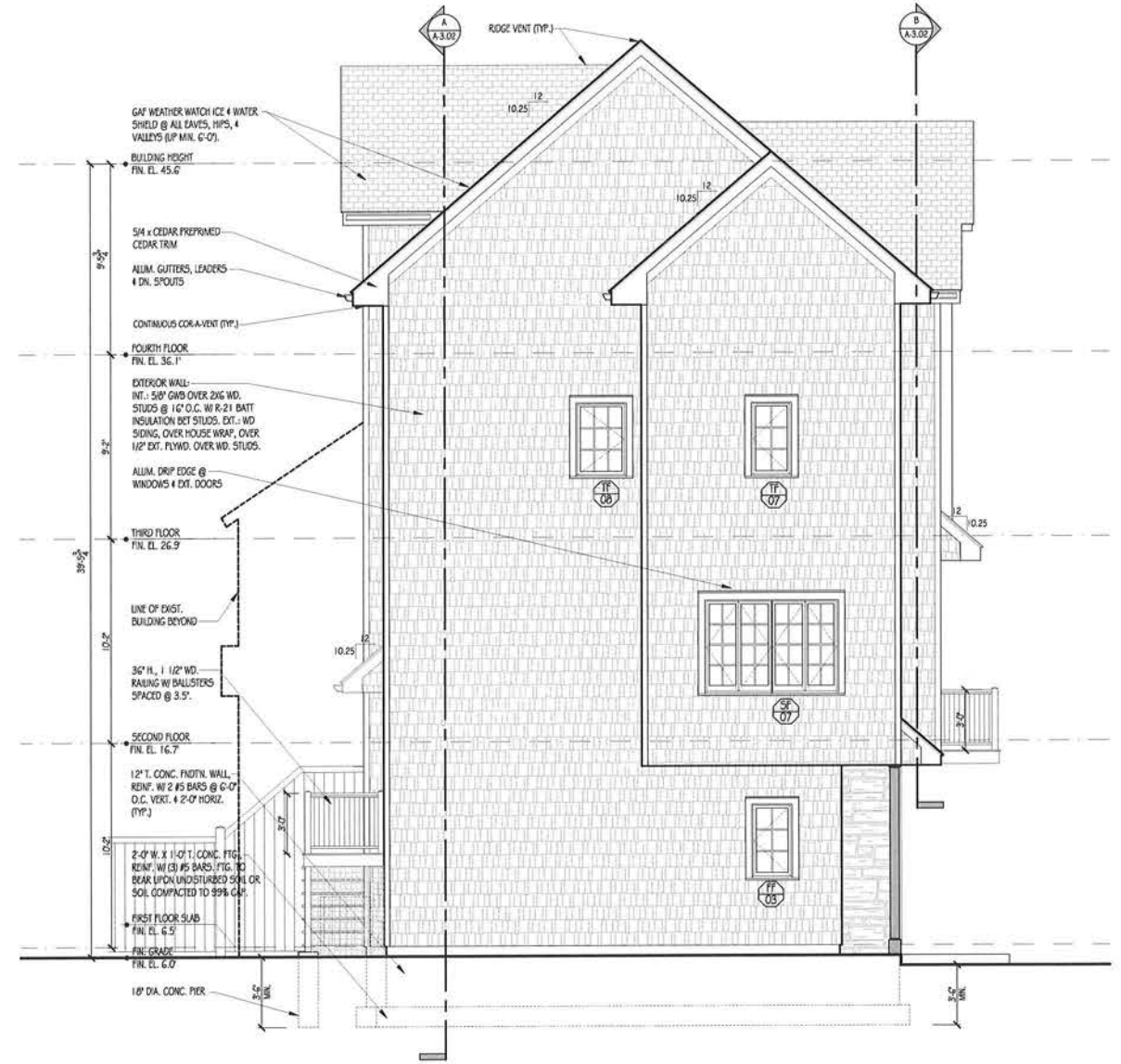
ISSUE DATE:
03.01.2021
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DRAWING TITLE:
REAR (WEST)
ELEVATION

DRAWING NO.:
A-2.01



PROPOSED SIDE (NORTH) ELEVATION
SCALE : 1/4" = 1'-0"

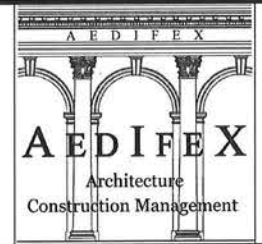


PROPOSED SIDE (SOUTH) ELEVATION
SCALE : 1/4" = 1'-0"

CLIENT

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**PROPOSED 5-UNIT
4 STORY TOWNHOUSE**
237-239 HENRY STREET
STAMFORD, CT

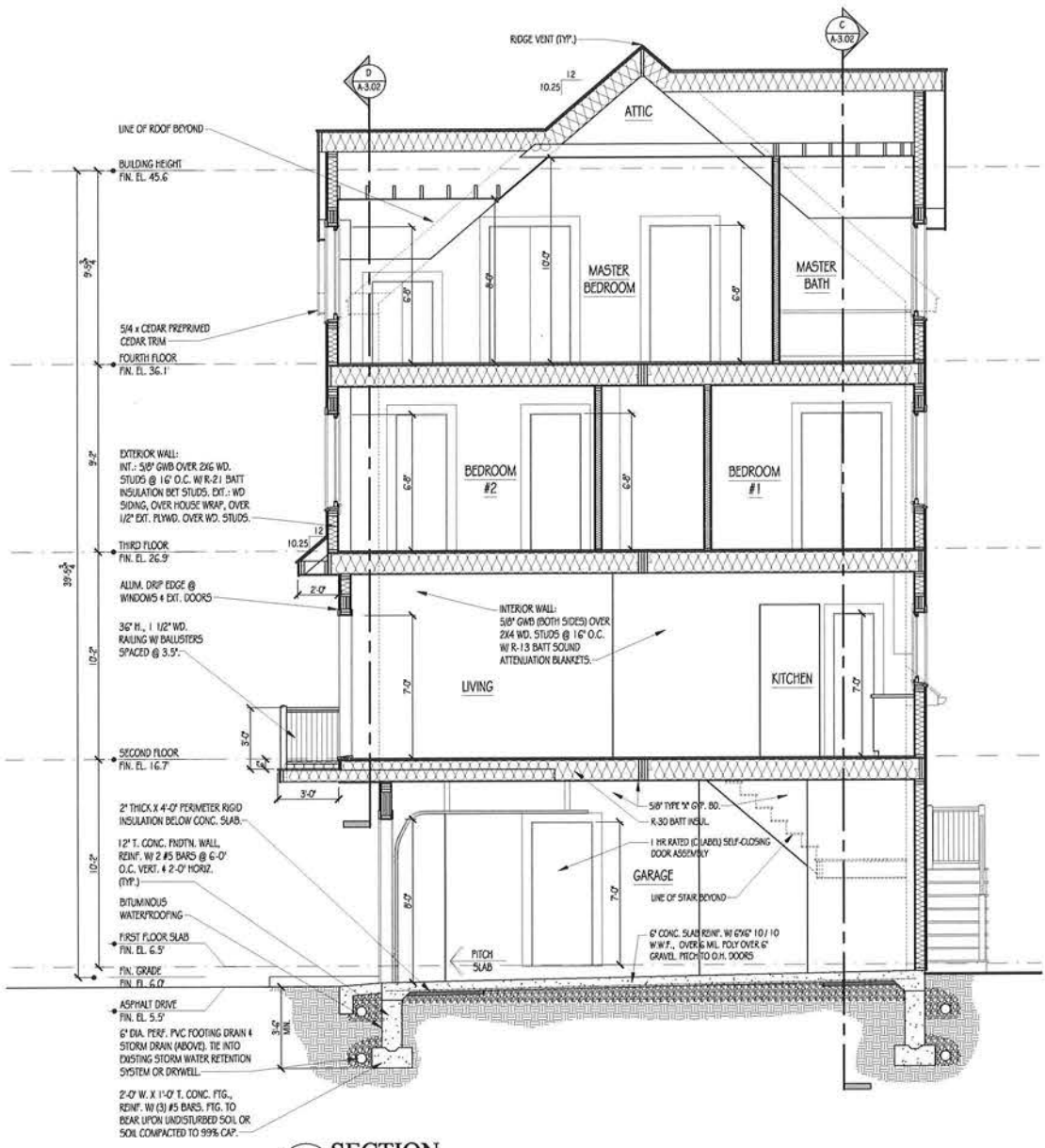
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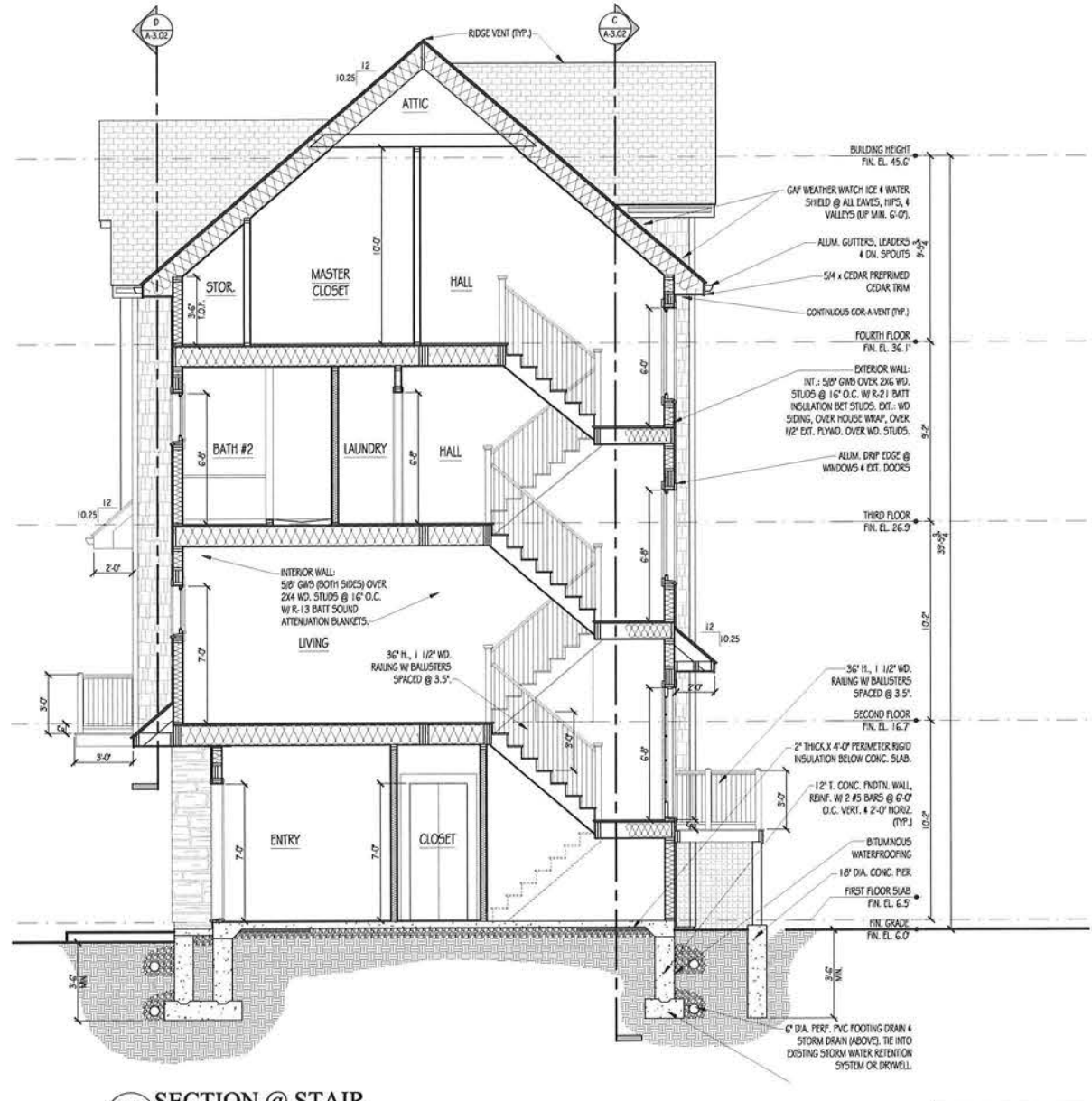


DRAWING TITLE:
NORTH & SOUTH
ELEVATIONS

DRAWING NO.:
A-2.02



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



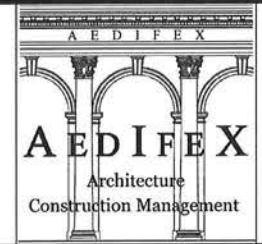
B SECTION @ STAIR
SCALE : 1/4" = 1'-0"

HEADER SCHEDULE (U.N.O.)			
OPENING WIDTH	LINTEL SIZE	BEARING EACH END	No. OF KING STUDS
3'-6" OR LESS	2 - 2X8	1 1/2"	(2)2x
OVER 3'-6" THRU 5'-6"	2 - 2X10	1 1/2"	(3)2x
OVER 5'-6" THRU 7'-6"	2-11"x9 1/4" MICROLAM LVL	3"	(3)2x
OVER 7'-6" THRU 9'-6"	2-11"x11 7/8" MICROLAM LVL	3"	(4)2x
OVER 9'-6" THRU 12'-6"	3-11"x14" MICROLAM LVL	4 1/2"	(4)2x

FOR USE IN FIRST AND SECOND FLOOR EXTERIOR WALLS ONLY

CLIENT
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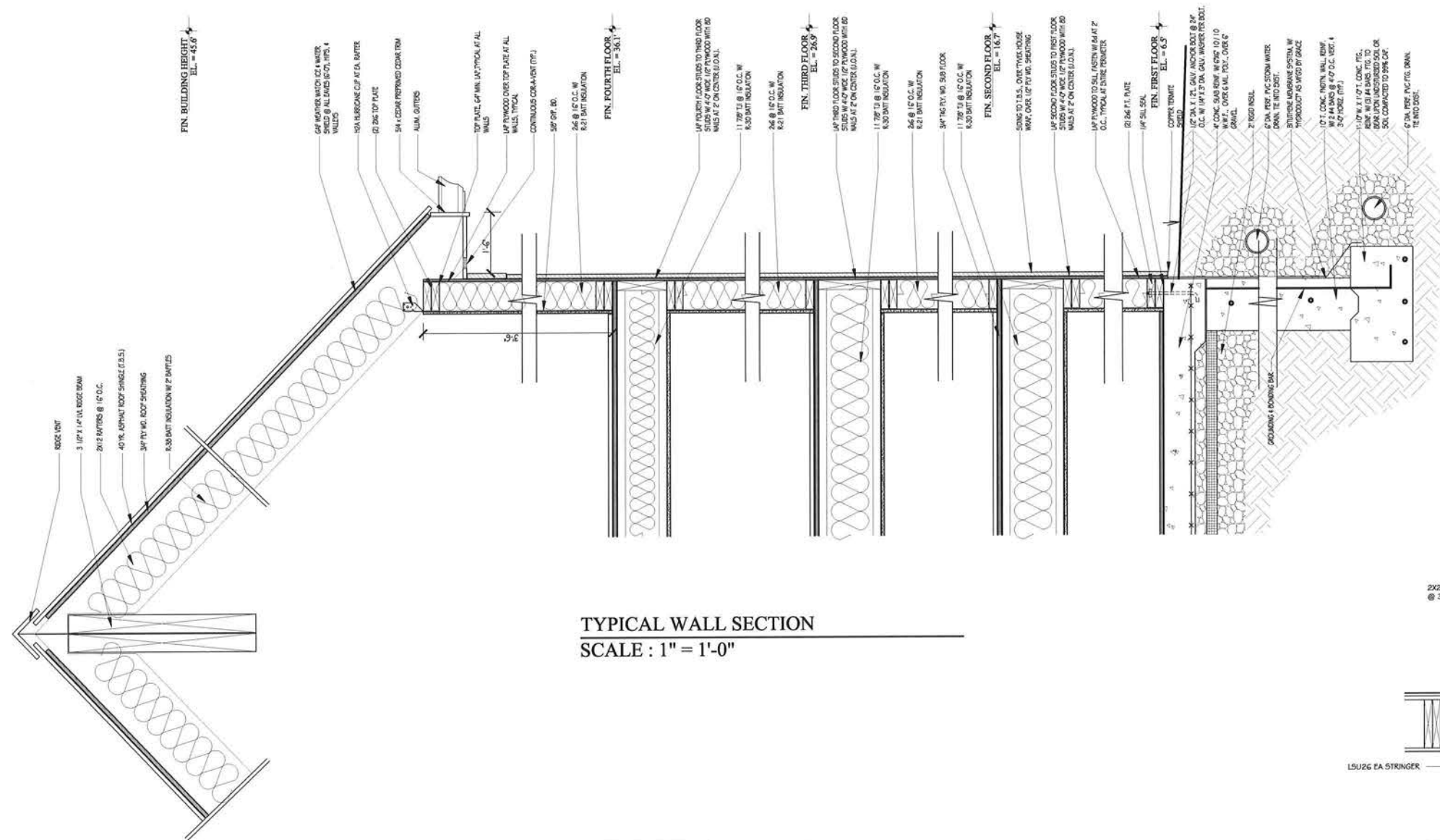
PROPOSED 5-UNIT
4 STORY TOWNHOUSE
237-239 HENRY STREET
STAMFORD, CT

REVISIONS:



DRAWING TITLE:
PROPOSED
BUILDING
SECTIONS

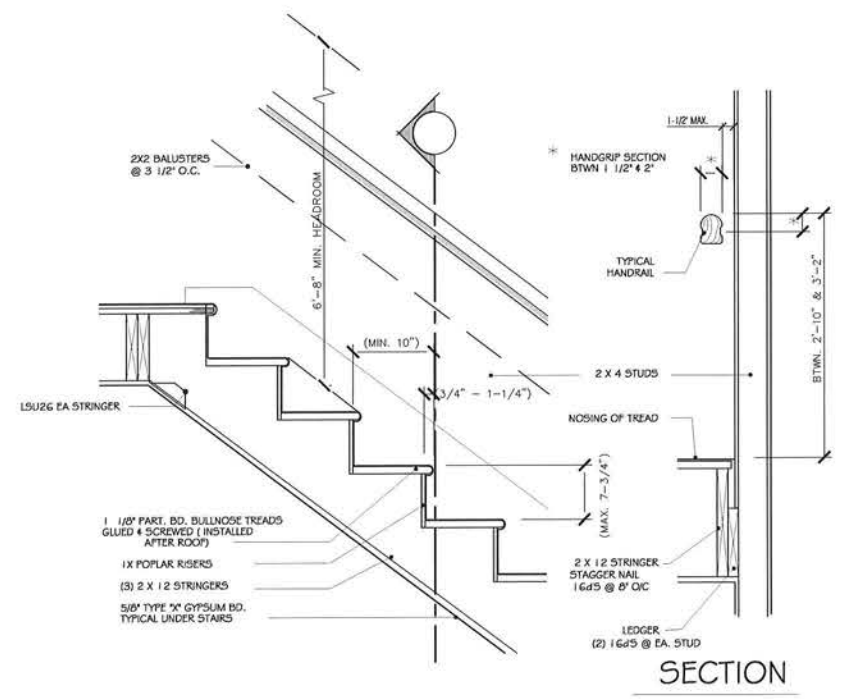
DRAWING NO.:
A-3.01



TYPICAL WALL SECTION
SCALE : 1" = 1'-0"

HEADER SCHEDULE (U.N.O.)			
OPENING WIDTH	LINTEL SIZE	BEARING EACH END	No. OF KING STUDS
3'-6" OR LESS	2 - 2X8	1 1/2"	(2)2x
OVER 3'-6" THRU 5'-6"	2 - 2X10	1 1/2"	(3)2x
OVER 5'-6" THRU 7'-6"	2-1["X9 1/4" MICROLLAM LVL	3"	(3)2x
OVER 7'-6" THRU 9'-6"	2-1["X11 7/8" MICROLLAM LVL	3"	(4)2x
OVER 9'-6" THRU 12'-6"	3-1["X14" MICROLLAM LVL	4 1/2"	(4)2x

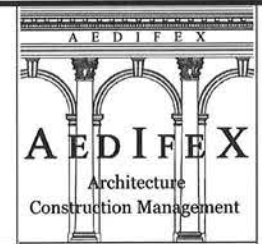
FOR USE IN FIRST AND SECOND FLOOR EXTERIOR WALLS ONLY.



TYPICAL STAIR DETAILS
SCALE : N.T.S.

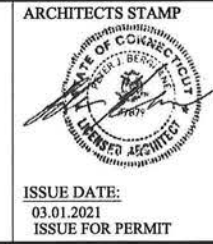
CLIENT
239-241 HENRY STREET
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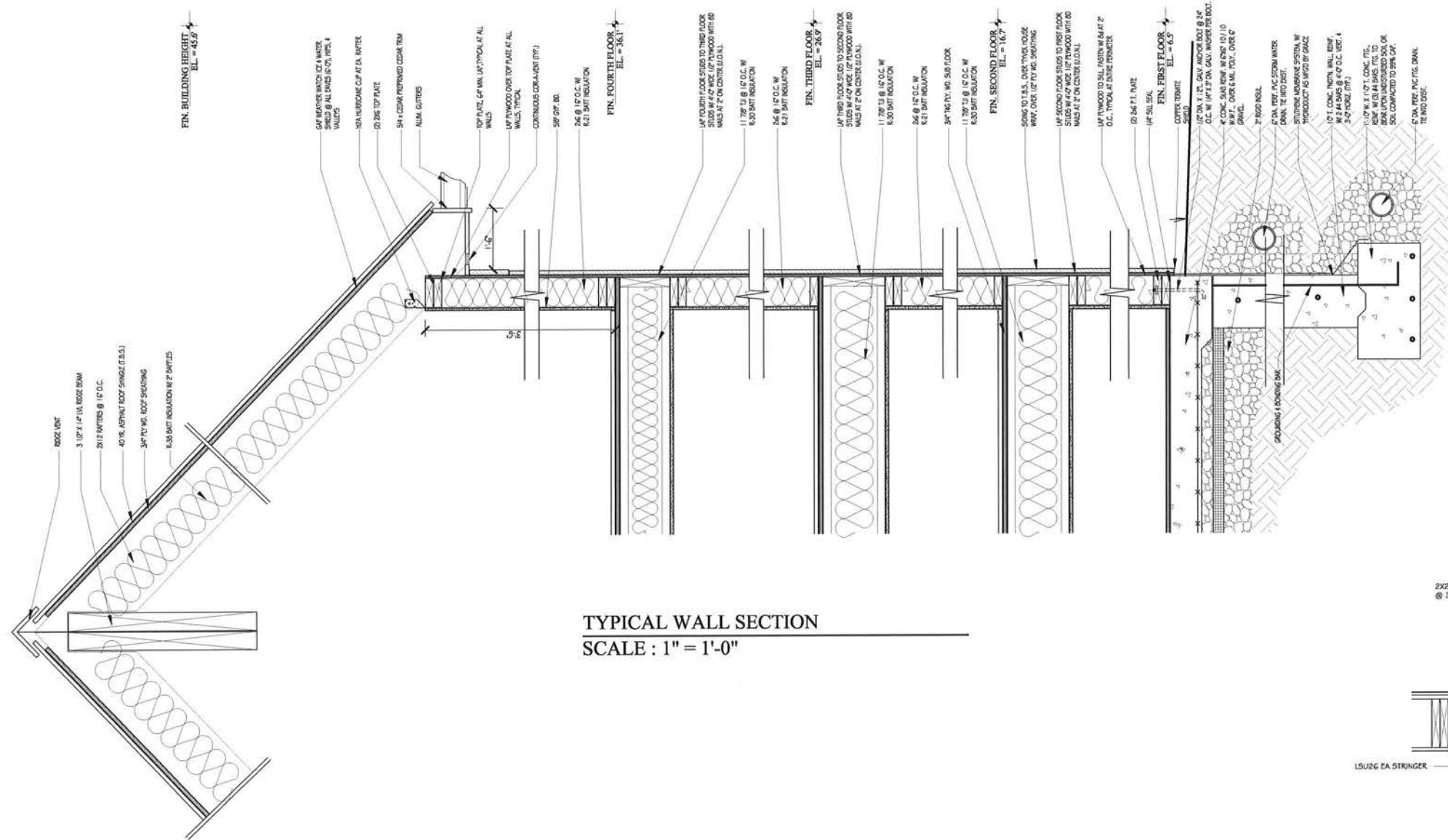
PROPOSED 5-UNIT
4 STORY TOWNHOUSE
237-239 HENRY STREET
STAMFORD, CT

REVISIONS:



DRAWING TITLE:
TYPICAL
WALL
SECTION

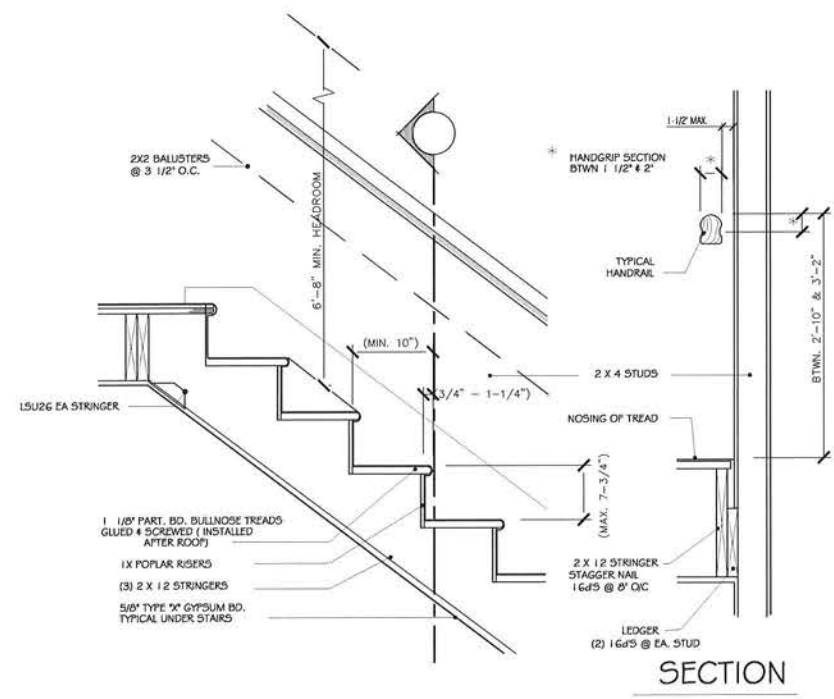
DRAWING NO.:
A-3.03



TYPICAL WALL SECTION
SCALE : 1" = 1'-0"

HEADER SCHEDULE (U.N.O.)			
OPENING WIDTH	LINTEL SIZE	BEARING EACH END	No. OF KING STUDS
3'-6" OR LESS	2 - 2XB	1 1/2"	(2)2x
OVER 3'-6" THRU 5'-6"	2 - 2X10	1 1/2"	(3)2x
OVER 5'-6" THRU 7'-6"	2-1["X9 1/4" MICROLLAM LVL	3"	(3)2x
OVER 7'-6" THRU 9'-6"	2-1["X11 7/8" MICROLLAM LVL	3"	(4)2x
OVER 9'-6" THRU 12'-6"	3-1["X14" MICROLLAM LVL	4 1/2"	(4)2x

FOR USE IN FIRST AND SECOND FLOOR EXTERIOR WALLS ONLY.



TYPICAL STAIR DETAILS
SCALE : N.T.S.

CLIENT
239-241 HENRY STREET
ASSOCIATES
43 JUDY LANE
STAMFORD, CT 06906

AEDIFEX
ARCHITECTURE & CONSTRUCTION MANAGEMENT
340 NASH ROAD
NORTH SALEM, NY 10560
TEL : 914-485-1040



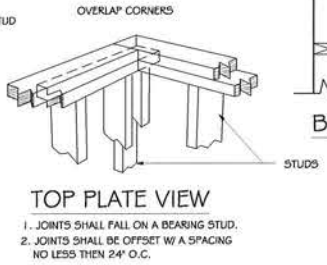
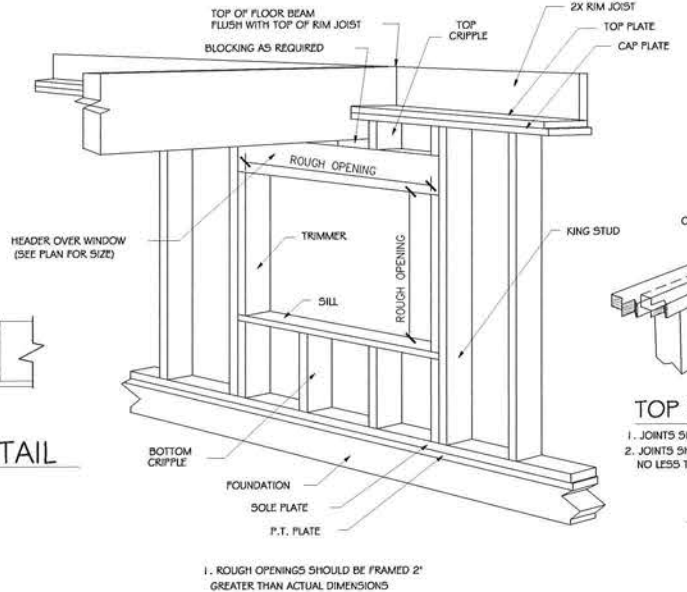
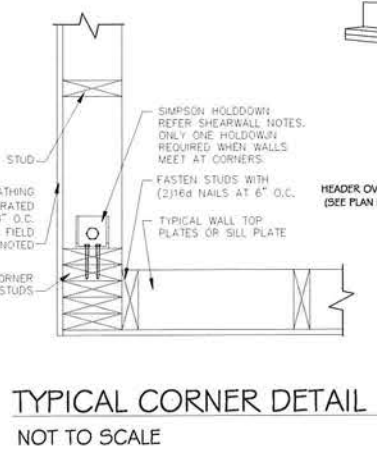
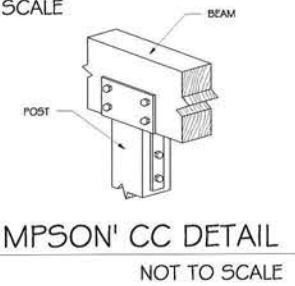
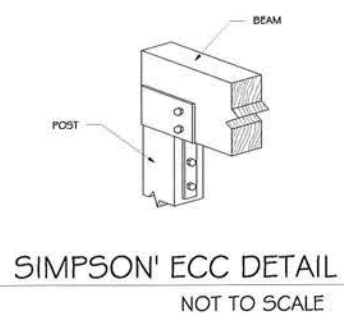
PROPOSED 5-UNIT
4 STORY TOWNHOUSE
237-239 HENRY STREET
STAMFORD, CT

REVISIONS:

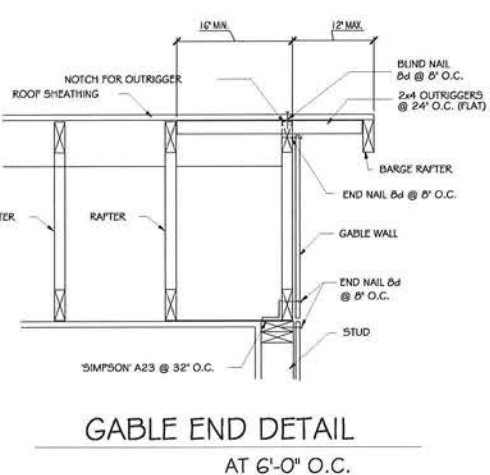
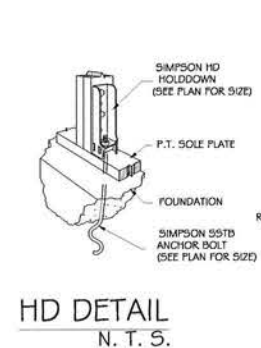
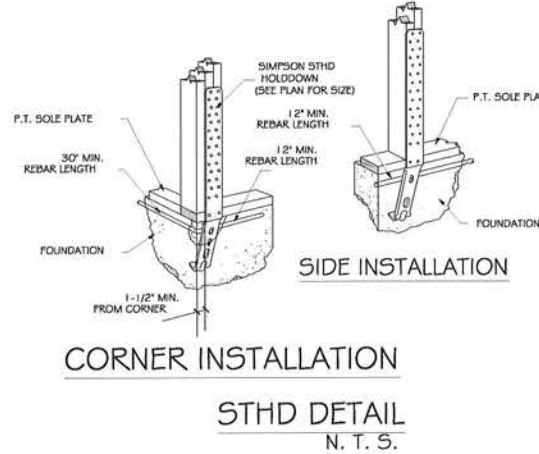
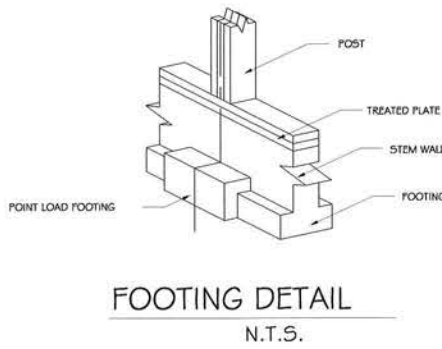
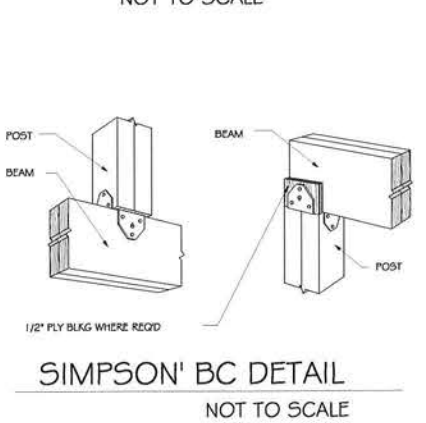
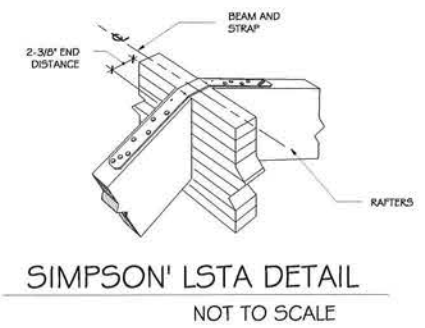
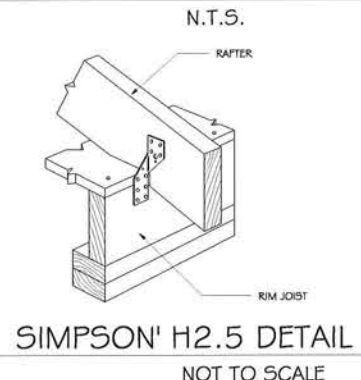
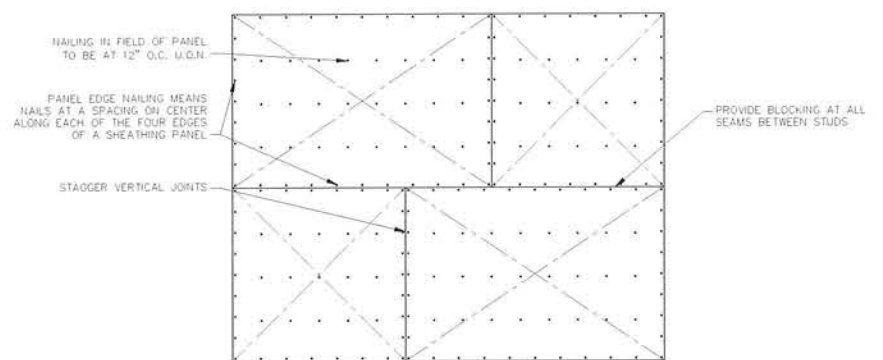


DRAWING TITLE:
TYPICAL
WALL
SECTION

DRAWING NO.:
A-3.03



TYPICAL CORNER DETAIL NOT TO SCALE



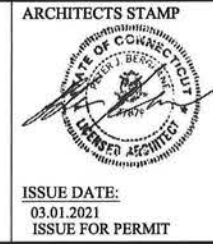
CLIENT
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ASSOCIATES
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ARCHITECTURE & CONSTRUCTION MANAGEMENT
340 NASH ROAD
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TEL : 914-485-1040



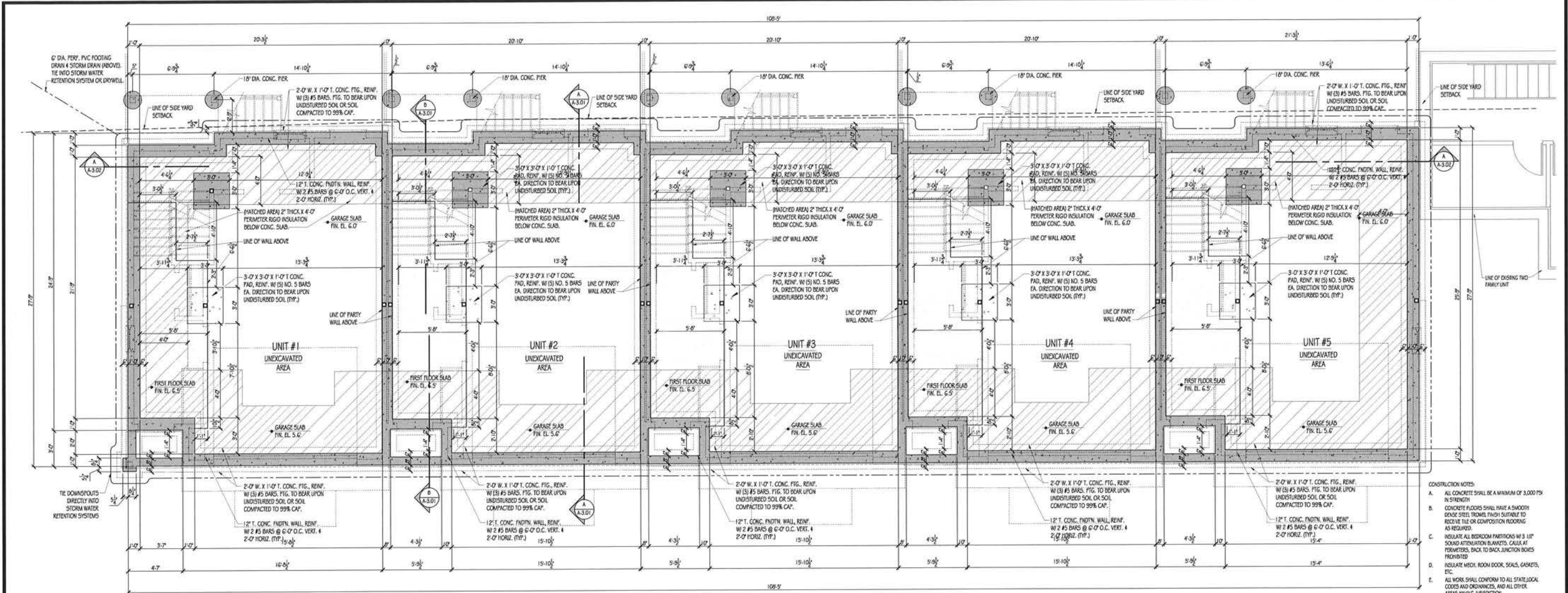
PROPOSED 5-UNIT
4 STORY TOWNHOUSE
237-239 HENRY STREET
STAMFORD, CT

REVISIONS:

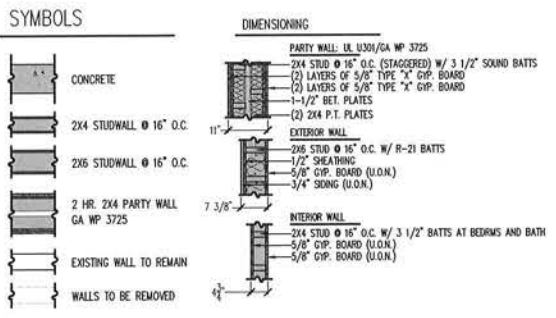


DRAWING TITLE:
TYPICAL
FRAMING
DETAILS

DRAWING NO.:
A-3.04



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



- ELECTRICAL NOTES:**
- A. VERIFY DIMMER LOCATIONS W/ OWNER/ARCHITECT.
 - B. SURFACE MTD. PARTS & WALL SWITCHES TO BE SELECTED BY OWNER.
 - C. PROVIDE EXHAUST FANS AT ALL BATHROOMS AND KITCHEN. VENT EXHAUST FANS TO EXTERIOR.
 - D. VERIFY ELECT. RECENTS. W/ OTHER TRADES.
 - E. ELECTRICAL INSTALLATION, WIRING, AND EQUIPMENT SHALL CONFORM TO THE CISC AND THE NATIONAL ELECTRICAL CODE.
 - F. ALL WORK PERFORMED SHALL BE BY A LICENSED ELECTRICAL, AND SHALL BE RESPONSIBLE FOR OBTAINING PERMITS.
 - G. SMOKE DETECTING ALARM DEVICES SHALL BE SINGLE STATION TYPE, PHOTO-ELECTRIC, AND SHALL BE DIRECTLY CONNECTED TO A POWER CIRCUIT (BATTERY OR TO THE INTEGRAL ALARM SYSTEM).
 - H. TELEPHONE & COMMUNICATION WIRING TO BE CATEGORY 3 CABLE BY R/W.
 - I. PROVIDE ELECTRICAL SERVICE & CONTROL WIRING FOR NEW CENTRAL AC UNITS.
 - J. SMOKE DETECTOR.
 - K. HEAT DETECTOR.
 - L. CARBON MONOXIDE DETECTOR.
 - M. COMBINATION SMOKE DETECTOR & CARBON MONOXIDE DETECTOR.
- CONSTRUCTION NOTES:**
- A. ALL CONCRETE SHALL BE A MINIMUM OF 3,000 PSI IN STRENGTH.
 - B. CONCRETE FLOORS SHALL HAVE A SMOOTH GRIND SUEL THOUGH FINISH SUITABLE TO RECEIVE TILE OR COMPOSITION FLOORING AS REQUIRED.
 - C. INSULATE ALL BEDROOM PARTITIONS W/ 3 1/2" SOUND ATTENUATION BLANKETS. CALL AT PERIMETERS, BACK TO BACK, JUNCTION BOXES PROHIBITED.
 - D. INSULATE MECH. ROOM DOOR, SEALS, GASKETS, ETC.
 - E. ALL WORK SHALL CONFORM TO ALL STATE/LOCAL CODES AND ORDINANCES, AND ALL OTHER AREAS HAVING JURISDICTION.
 - F. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND FIELD CONDITIONS. ALL DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT BEFORE PROCEEDING WITH THE CONTRACT WORK.
 - G. THE CONTRACTOR SHALL MAINTAIN CLEAN AND SAFE WORKING CONDITIONS AT ALL TIMES ON THE JOB SITE, AND WILL BE RESPONSIBLE FOR THE REMOVAL OF ALL DEBRIS.
 - H. THE CONTRACTOR SHALL PROVIDE FIRE EXTINGUISHERS ON THE JOB SITE DURING ALL PHASES OF CONSTRUCTION.
 - I. TUB & SHOWER AREAS TO RECEIVE 5/8" CONCRETE BACKER BOARD, DAMP AREAS TO RECEIVE 5/8" WATER RESISTANT GBS.
 - J. HEATING AND AIR CONDITIONING EQUIPMENT SHALL BE SIZED TO MAINTAIN 70°F INDOOR TEMPERATURE WITH 0°F OUTDOOR TEMPERATURE AND 70°F INDOOR TEMPERATURE WITH 90°F OUTDOOR TEMPERATURE WITH MATCHING SET BACK THERMOSTAT BY "CARRIER" OR APPROVED EQUAL, MIN. SEER = 14. DUCT LAYOUT TO BE APPROVED BY ARCHITECT AND OWNER. NO SIZES WILL BE ALLOWED WITHOUT ARCHITECT'S / OWNER'S CONSENT.
 - K. ALL HEATING AND AIR CONDITIONING EQUIPMENT AND ACCESSORIES SHALL BE U.L. LABELED AND INSTALLED IN ACCORDANCE WITH SAME.
 - L. ALL PLUMBING SHALL BE DONE IN ACCORDANCE WITH CISC, NATIONAL PLUMBING CODE AND ANY LOCAL PLUMBING CODES HAVING JURISDICTION.
 - M. PROVIDE SHUT-OFF VALVES AT ALL FIXTURES AND APPLIANCES.
 - N. INSULATE ALL HOT AND COLD WATER SUPPLY LINES W/ 1" DENSITY POLYPROPYLENE FOAM INSULATION. INSULATE ALL HEATING LINES WITH SIZED W/ DENSITY FIBERGLASS WATTS.

CLIENT
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TEL : 914-485-1040



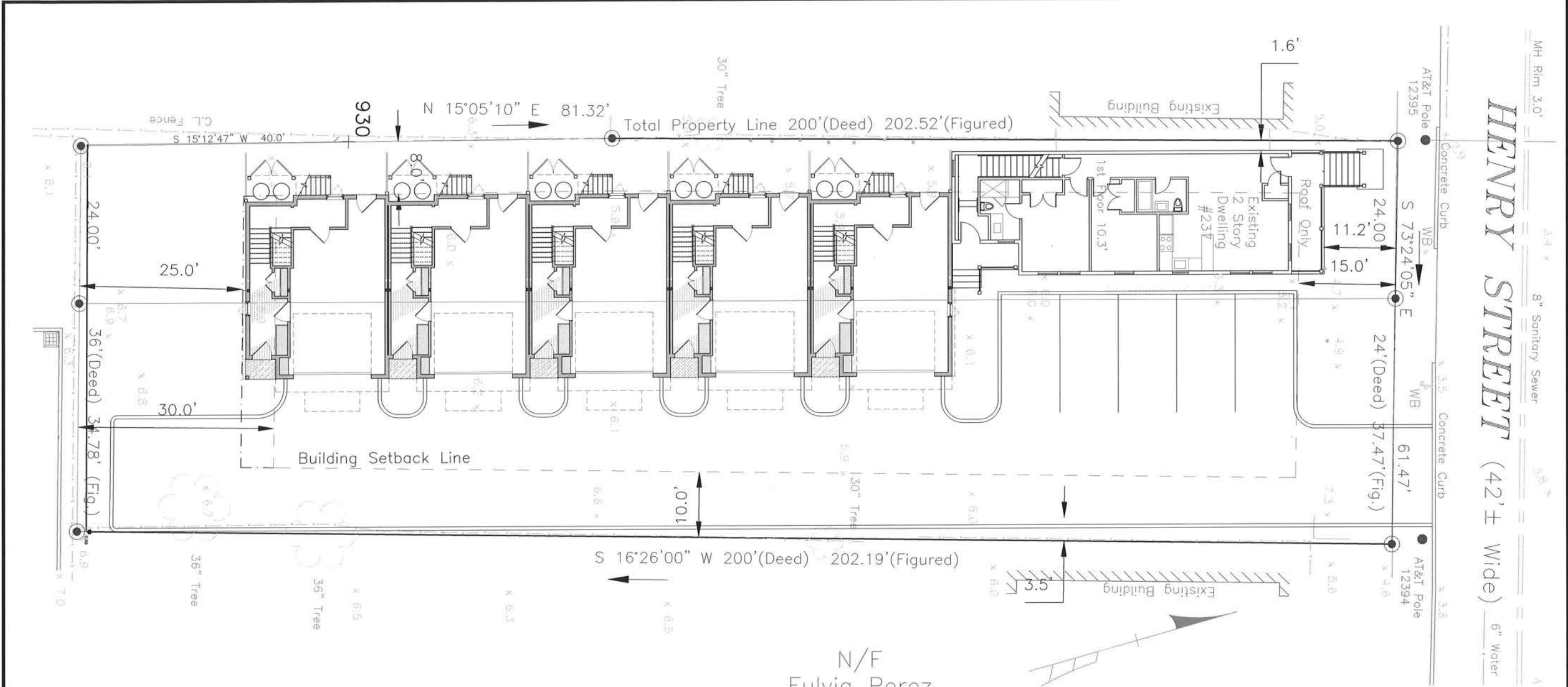
**PROPOSED 5-UNIT
4 STORY TOWNHOUSE**
237-239 HENRY STREET
STAMFORD, CT

REVISIONS:



DRAWING TITLE:
FOUNDATION
PLAN

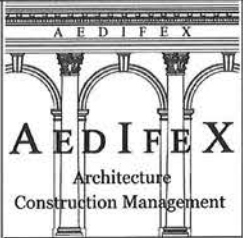
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S-1.01



PROPOSED SITE PLAN
SCALE : N.T.S.

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PROPOSED 5-UNIT
4 STORY TOWNHOUSE
237-239 HENRY STREET
STAMFORD, CT

REVISIONS:

ARCHITECTS STAMP

DRAWING TITLE:
PROPOSED
SITE PLAN

DRAWING NO.:
SY-0.01

ISSUE DATE:
03.01.2021
ISSUE FOR PERMIT



237-241 Henry Street, Stamford, CT. Proposed development sketch - street view
Elena Kalman, AIA. Date: 3-1-21

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Date		Issue
No.	Date	Revision

REPLICA OF
HISTORIC HOUSE
237-241 HENRY
STREET,
STAMFORD, CT



DRAWING TITLE
DEVELOPMENT
SKETCH

DRAWN BY _____ EK
CHECKED BY _____ EK
DATE _____ 3-1-21
SCALE _____
PROJECT NAME _____ HENRY ST.
DRAWING NUMBER _____

A-I

WALL LEGEND

- BASEMENT WALL (7)
- UN-RATED EXTERIOR WALL (2)
- 1-HR RATED EXTERIOR WALL (3)
- PARTY WALL BETWEEN BUILDINGS (4)
- INTERIOR WALL (1)

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	Date	Issue

REPLICA OF
HISTORIC HOUSE
237-241 HENRY
STREET,
STAMFORD, CT

EK
ELENA
KALMAN
ARCHITECT

AIA
99 WILD DUCK ROAD
STAMFORD, CT. 06903
TEL. (203) 329-3074
FAX (203) 329-7149

DRAWING TITLE
BASEMENT, FIRST
AND SECOND
FLOOR PLANS

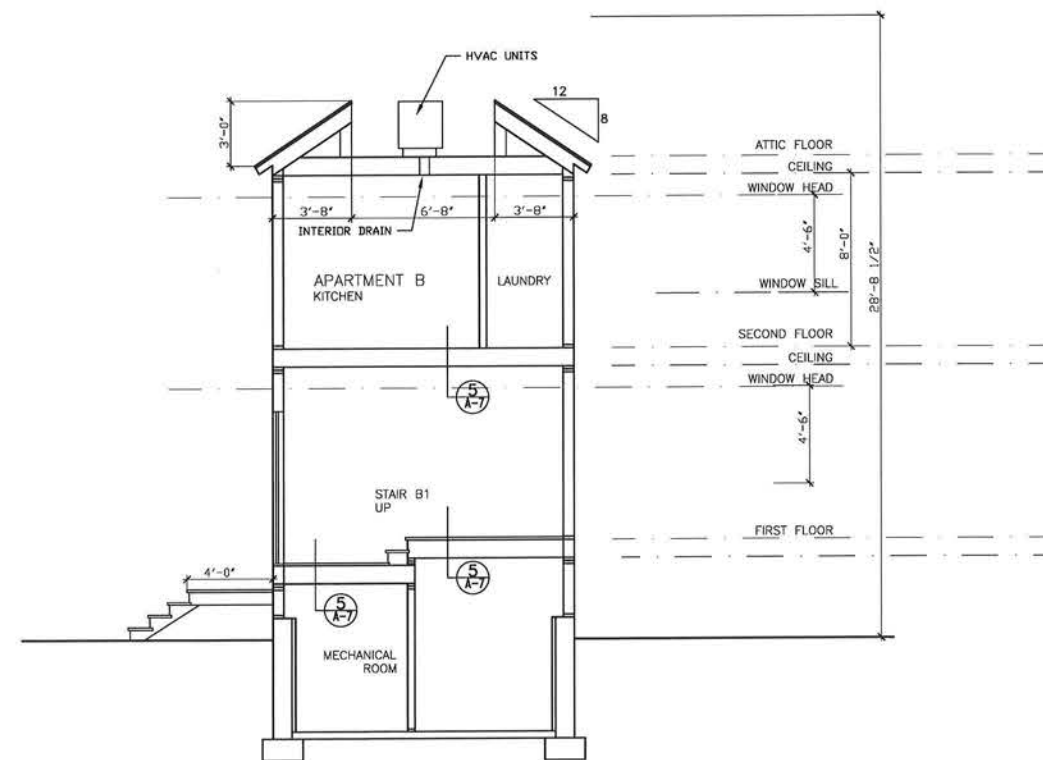
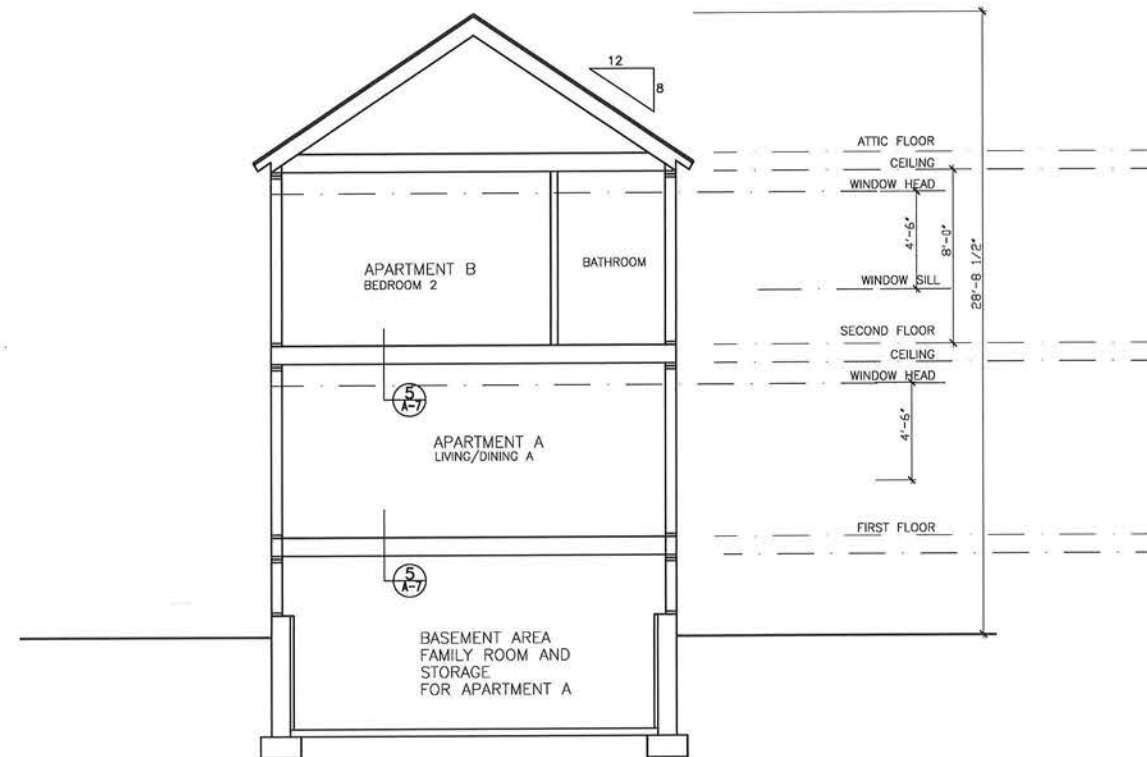
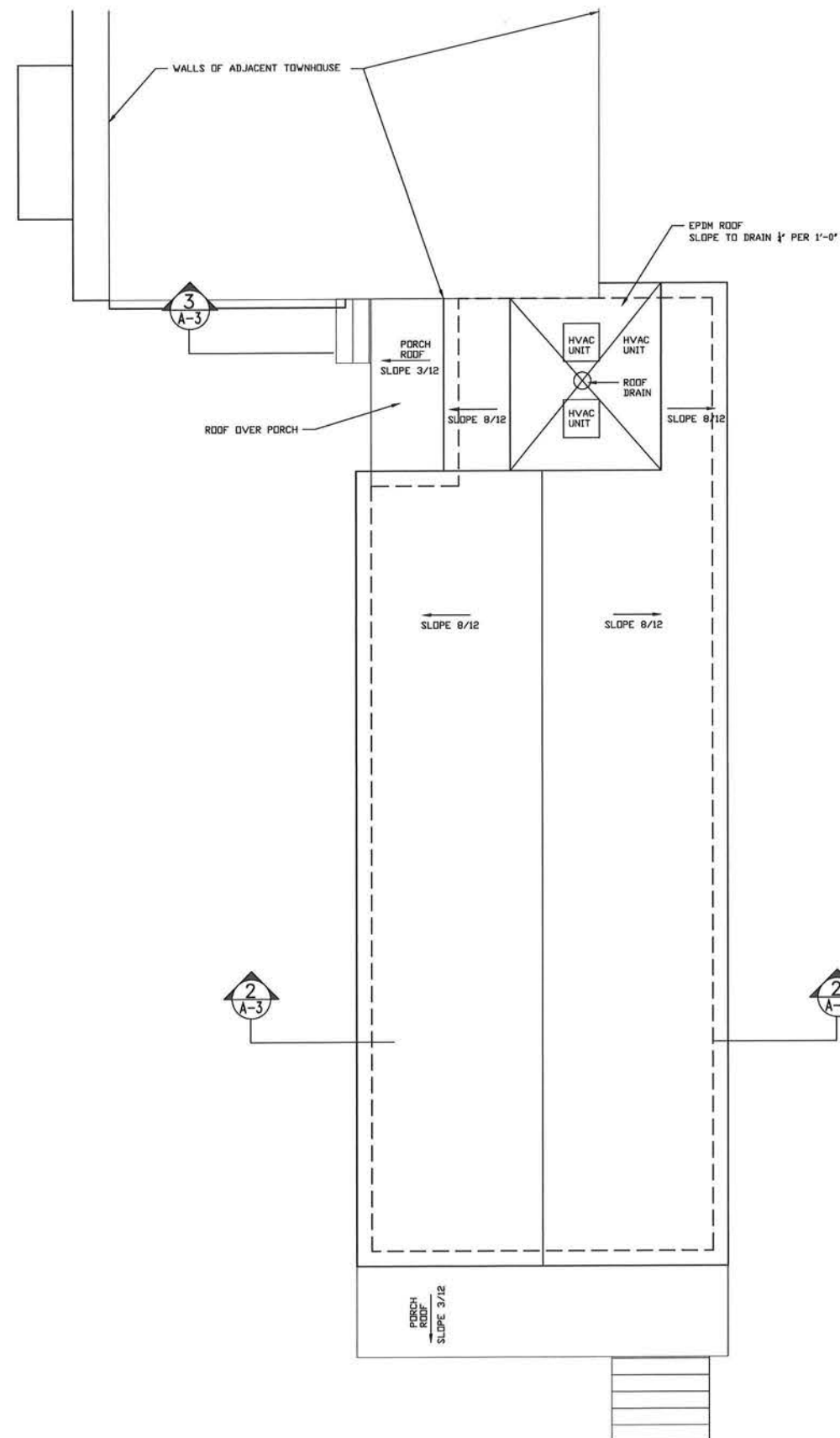
DRAWN BY: EK
CHECKED BY: EK
DATE: 3-1-21
SCALE: 1/4" = 1'-0"
PROJECT NAME: HENRY ST.
DRAWING NUMBER:

A-2

1 BASEMENT PLAN

2 FIRST FLOOR PLAN

3 SECOND FLOOR PLAN



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	Date	Issue
No.	Date	Revision

REPLICA OF
HISTORIC HOUSE
237-241 HENRY
STREET,
STAMFORD, CT



DRAWING TITLE

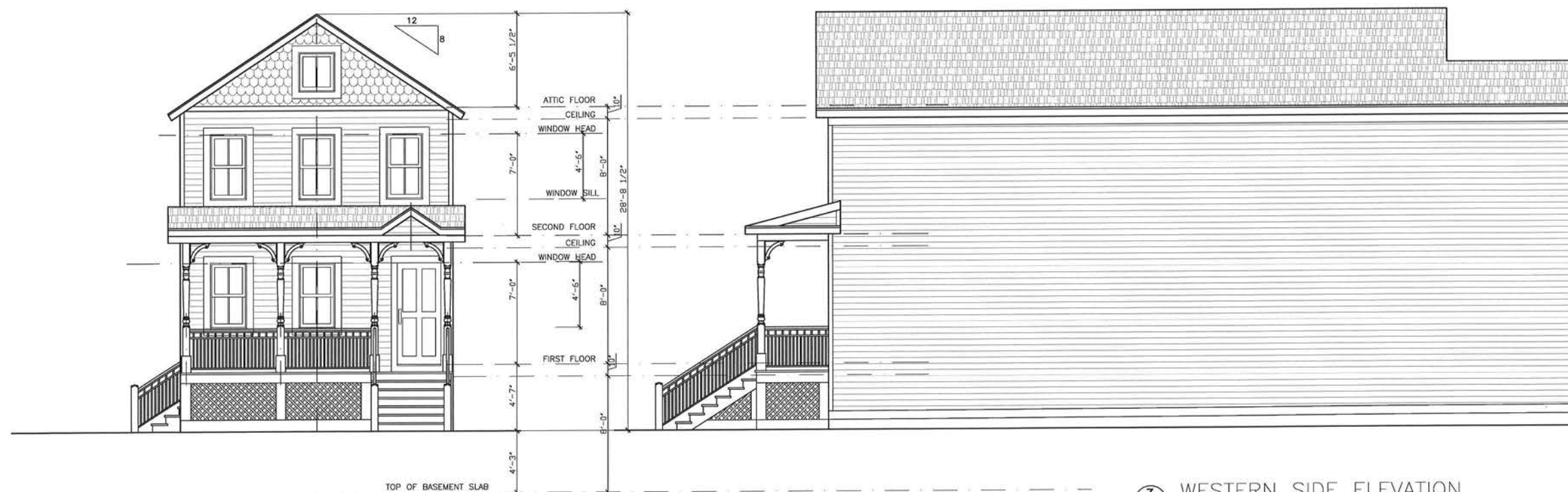
ROOF PLAN AND
BUILDING SECTIONS

DRAWN BY	EK
CHECKED BY	EK
DATE	3-1-21
SCALE	1/4" = 1'-0"
PROJECT NAME	HENRY ST.
DRAWING NUMBER	

A-3



1
A-4 DRIVEWAY SIDE ELEVATION
(EASTERN)



2
A-4 HENRY STREET ELEVATION

3
A-4 WESTERN SIDE ELEVATION

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Date		Issue
No.	Date	Revision

REPLICA OF
HISTORIC HOUSE
237-241 HENRY
STREET,
STAMFORD, CT



DRAWING TITLE
237 HENRY STREET
ELEVATIONS

DRAWN BY	EK
CHECKED BY	EK
DATE	3-1-21
SCALE	1/4" = 1'-0"
PROJECT NAME	HENRY ST.
DRAWING NUMBER	

A-4



1
A-5 DRIVEWAY SIDE ELEVATION
SCALE: 1/8" = 1'-0"



2
A-5 STREET FRONT ELEVATION
SCALE: 1/4" = 1'-0"

NOTE:

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No.	Date	Revision

REPLICA OF
HISTORIC HOUSE
237-241 HENRY
STREET,
STAMFORD, CT



DRAWING TITLE
ELEVATIONS OF
ENTIRE
DEVELOPMENS

DRAWN BY	EK
CHECKED BY	EK
DATE	3-1-21
SCALE	as noted
PROJECT NAME	HENRY ST.
DRAWING NUMBER	

A-5

INTERIOR MATERIALS: FINISH SCHEDULE:

ROOM NAME:	CEILING	FLOORING	WALLS	DOOR CASINGS	DOORS/FRAMES	WINDOW JAMBS	WINDOW SILLS	BASE
ALL LIVING SPACES INCLUDING: LIVING ROOMS, DINING ROOMS, BEDROOMS, CORRIDORS AND CLOSETS	5/8"GWB PAINTED (2 COATS MIN.) LATEX PAINT, FLAT	COMPOSITE ENGINEERED WOOD 3/4" THICK PRE-FINISHED	5/8"GWB PAINTED WALL LATEX PAINT, FLAT	WOOD CASINGS PAINTED WITH TWO COATS OF LOW LUSTER WATER BASED PAINT BY BENJAMIN MOORE	ALL INTERIOR DOORS TO BE WOOD--FACTORY FINISHED	WOOD CASINGS PAINTED WITH TWO COATS OF LOW LUSTER WATER BASED PAINT BY BENJAMIN MOORE	MAPLE WITH BULLNOSE EDGE POLYURETHANE FINISH	PAINTED WOOD MOLDING
KITCHEN	5/8"GWB PAINTED (2 COATS MIN.) LATEX PAINT, FLAT	PORCELAIN TILES 12"x12" or larger	5/8"GWB PAINTED WALL LATEX PAINT, FLAT	WOOD CASINGS PAINTED WITH TWO COATS OF LOW LUSTER WATER BASED PAINT BY BENJAMIN MOORE	ALL INTERIOR DOORS TO BE WOOD--FACTORY FINISHED	WOOD CASINGS PAINTED WITH TWO COATS OF LOW LUSTER WATER BASED PAINT BY BENJAMIN MOORE	MAPLE WITH BULLNOSE EDGE POLYURETHANE FINISH	PAINTED WOOD MOLDING
BATHROOMS	5/8" WATER PROOF (GREEN) GWB PAINTED (2 COATS MIN.) LATEX PAINT, EGGSHELL	PORCELAIN TILES 12"x12" or larger INSIDE SHOWER: 2"x2" TILE SILE STONE THRESHOLD IN SHOWER AND AT ENTRY DOOR	WANDERBOARD SUBSTRATE UP TO 4'-0" AND INSIDE BATH OR SHOWER (3 WALLS) WHICH WILL HAVE PREFAB ENCLOSURE WALL TILE: PORCELAIN TILE WAINSCOT AT 4'-0" AFF. FULL HEIGHT TILE WALL IN SHOWER 1/2" WATER PROOF (GREEN) GWB PAINTED WALL ABOVE 4'-0" LATEX PAINT, EGGSHELL (2 COATS MIN.)	WOOD CASINGS PAINTED WITH TWO COATS OF LOW LUSTER WATER BASED PAINT BY BENJAMIN MOORE	ALL INTERIOR DOORS TO BE WOOD--FACTORY FINISHED TEMPERED GLASS SHOWER DOORS AND SLIDING ENCLOSURES AT TUBS	WOOD CASINGS PAINTED WITH TWO COATS OF LOW LUSTER WATER BASED PAINT BY BENJAMIN MOORE	N/A	N/A
INTERIOR STAIRCASE WOOD STAIR WITH OAK STAINED TREADS AND PAINTED RISERS	5/8"GWB PAINTED (2 COATS MIN.) LATEX PAINT, FLAT	FIRST FLOOR ENTRY LANDING: PORCELAIN TILES 12"x12" OTHER LANDING: COMPOSITE ENGINEERED WOOD	5/8"GWB PAINTED WALL LATEX PAINT, FLAT	WOOD CASINGS PAINTED WITH TWO COATS OF LOW LUSTER WATER BASED PAINT BY BENJAMIN MOORE	ALL INTERIOR DOORS TO BE WOOD--FACTORY FINISHED	WOOD CASINGS PAINTED WITH TWO COATS OF LOW LUSTER WATER BASED PAINT BY BENJAMIN MOORE	MAPLE WITH BULLNOSE EDGE POLYURETHANE FINISH	PAINTED WOOD MOLDING
LAUNDRY CLOSET	5/8"GWB PAINTED (2 COATS MIN.) LATEX PAINT, FLAT	PORCELAIN TILES 12"x12" PROVIDE PAN AND FLOOR DRAIN	5/8"GWB PAINTED WALL LATEX PAINT, FLAT	WOOD CASINGS PAINTED WITH TWO COATS OF LOW LUSTER WATER BASED PAINT BY BENJAMIN MOORE	ALL INTERIOR DOORS TO BE WOOD--FACTORY FINISHED	N/A	N/A	N/A
BASEMENT SPACES	5/8"GWB PAINTED (2 COATS MIN.)	PORCELAIN TILES 12"x12" or larger	5/8"GWB PAINTED WALL LATEX PAINT, FLAT	WOOD CASINGS PAINTED WITH TWO COATS OF LOW LUSTER WATER BASED PAINT BY BENJAMIN MOORE	ALL INTERIOR DOORS TO BE WOOD--FACTORY FINISHED	WOOD CASINGS PAINTED WITH TWO COATS OF LOW LUSTER WATER BASED PAINT BY BENJAMIN MOORE	MAPLE WITH BULLNOSE EDGE POLYURETHANE FINISH	PAINTED WOOD MOLDING

NOTE:

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	Date	Issue
No.	Date	Revision

REPLICA OF
HISTORIC HOUSE
237-241 HENRY
STREET,
STAMFORD, CT



DRAWING TITLE
SCHEDULES

DRAWN BY	EK
CHECKED BY	EK
DATE	3-1-21
SCALE	1/4" = 1'-0"
PROJECT NAME	HENRY ST.
DRAWING NUMBER	

A-6

WINDOW SCHEDULE:

ALL WINDOWS TO BE BY MARVIN OR EQUAL WITH U-VALUE 0.30 OR LOWER, WOOD WITH ALUMINUM CLAD EXTERIOR
SIMULATED DIVIDED LIGHTS - WOOD MULLION INSIDE, ANODIZED ALUMINUM SPACE BETWEEN PANES, WHITE OUTSIDE MULLION.
WINDOW INTERIOR AND EXTERIOR COLOR: WHITE, INSECT SCREENS, TWO-OVER-TWO LIGHTS.
CONTRACTOR TO PRESENT WINDOW, DOOR AND HARDWARE SAMPLES AND CATALOG CUTS.

WINDOW SYMBOL AND ELEVATION	DESCRIPTION, DIMENSIONS, LIGHT AND AIR
	DOUBLE HUNG WINDOW "E" 2'-6"x 4'-6" WINDOW LIGHT AREA: 2.5 X 4.5 = 11.25 S.F. VENTILATION AREA: 2.5 X 2.5 = 5.625 S.F. .
	DOUBLE HUNG WINDOW "G" 3'-0"x5'-0" MEETS EGRESS CODE WINDOW LIGHT AREA: 3 X 5 = 15 S.F. VENTILATION AREA: 3 X 2.5 = 7.5 S.F. .
	2'-6/2'-6 CASEMENT WINDOW COORDINATE HINGE LOCATION TO OPEN FROM MIDDLE OF ROOM. WINDOW LIGHT AREA: 2.5 X 2.5 = 6.25 S.F. VENTILATION AREA: 2.5 X 2.5 = 6.25 S.F. .
	3-0/2-0 AWNING WINDOW - BASEMENT ONLY

DOOR AND HARDWARE SCHEDULE:

ALL WOOD INTERIOR DOORS TO BE FLUSH TYPE DESIGN, PAINT GRADE.
ALL DOOR SWING DIRECTIONS AND DIMENSIONS ARE INDICATED ON PLANS.
CONTRACTOR TO VERIFY NUMBER OF DOORS OF EACH TYPE ON SITE AND TO COORDINATE EXACT HARDWARE SPECS WITH SCHLEG TECHNICAL SALES REPRESENTATIVE AND THE ARCHITECT.

DOOR			HARDWARE		
DOOR TYPE	LOCATION	DOOR DESCRIPTION	ITEM CODE	ITEM DESCRIPTION	QTY PER DOOR
Ⓐ	ENTRANCE DOOR	DOOR "A" INSWING STEEL ENTRANCE DOOR EMBOSSED SERIES R-5 MINIMUM, WITH WEATHER STRIPPING, SELF CLOSING. 3'-0" X 6'-8", 2 PANEL DESIGN, H/C ACCESSIBLE THRESHOLD.	SOLOCK 4734000	SCHLAGE JUPITER S51 LEVER ENTRY 619	1
				SCHLAGE SINGLE CYLINDER	1
			SOHDWR 4000150	IVES DOOR VIEWER	1
				BALDWIN 4000-150 DOME DOOR STOP	1
Ⓑ	BEDROOM & BEDROOM - PRIVACY	SOLID CORE WOOD INTERIOR BEDROOM DOOR UNRATED DIMENSIONS PER PLAN	SOLOCK 4000150	SCHLAGE F10 JAZZ-619 PRIVACY	1
Ⓑ	CLOSET SINGLE DOOR	SOLID CORE WOOD INTERIOR STORAGE/CLOSET DOOR UNRATED DIMENSIONS PER PLAN	SOLOCK 4000150	BALDWIN 4000-150 DOME DOOR STOP	1
Ⓒ	CLOSET DOUBLE DOOR	DOUBLE HOLLOW CORE WOOD CLOSET DOOR UNRATED DIMENSIONS PER PLAN	SOLOCK 9873746	SCHLAGE F170 JAZZ DUMMY 619	2
				SCHLAGE ACCENT DUMMY RH SATIN NICKEL	1
			0465150	BALDWIN 0465-150 EDGE PULL	2
			4000150	BALDWIN 4000-150 DOME DOOR STOP	1

PACIFIC HOUSE
597 PACIFIC STREET
STAMFORD, CT 06902

ALL IDEAS, DESIGNS, ARRANGEMENTS AND PLANS INDICATED OR REPRESENTED BY THIS DRAWING ARE OWNED BY, AND ARE THE PROPERTY OF ELENA KALMAN ARCHITECT. NONE OF SUCH IDEAS, DESIGNS, ARRANGEMENTS OR PLANS SHALL BE USED BY OR DISCLOSED TO ANY PURPOSE WHATSOEVER WITHOUT THE WRITTEN PERMISSION OF ELENA KALMAN ARCHITECT.

WRITTEN DIMENSIONS ON THIS DRAWING SHALL HAVE PRECEDENCE OVER SCALED DIMENSIONS. CONTRACTORS SHALL VERIFY AND BE RESPONSIBLE FOR ALL DIMENSIONS AND CONDITIONS OF THE JOB. THIS OFFICE MUST BE NOTIFIED OF ANY VARIATIONS FROM THE DIMENSIONS AND CONDITIONS SHOWN BY THESE DRAWINGS. SHOP DETAILS MUST BE SUBMITTED TO THIS OFFICE FOR REVIEW BEFORE PROCEEDING WITH FABRICATION.

	Date	Issue
No.	Date	Revision

REPLICA OF
HISTORIC HOUSE
237-241 HENRY
STREET,
STAMFORD, CT

EK
ELENA
KALMAN
ARCHITECT

99 WILD DUCK ROAD
STAMFORD, CT. 06903
TEL. (203) 329-3074
FAX (203) 329-7149

DRAWING TITLE

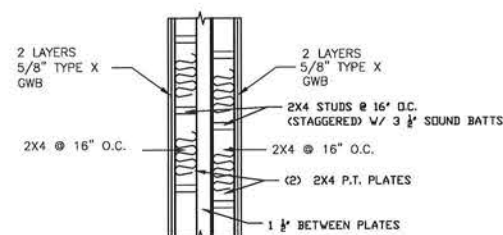
SECTION DETAILS

DRAWN BY	EX
CHECKED BY	EX
DATE	2-18-21
SCALE	1/4" = 1'-0"
PROJECT NAME	HENRY ST.
DRAWING NUMBER	

A-7



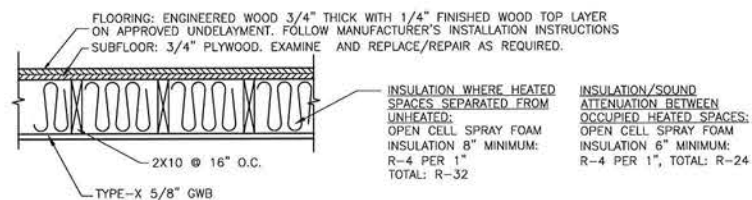
A-7 $3/4"=1'-0"$



4 PARTY V
A-7 3/4"=1'-0"

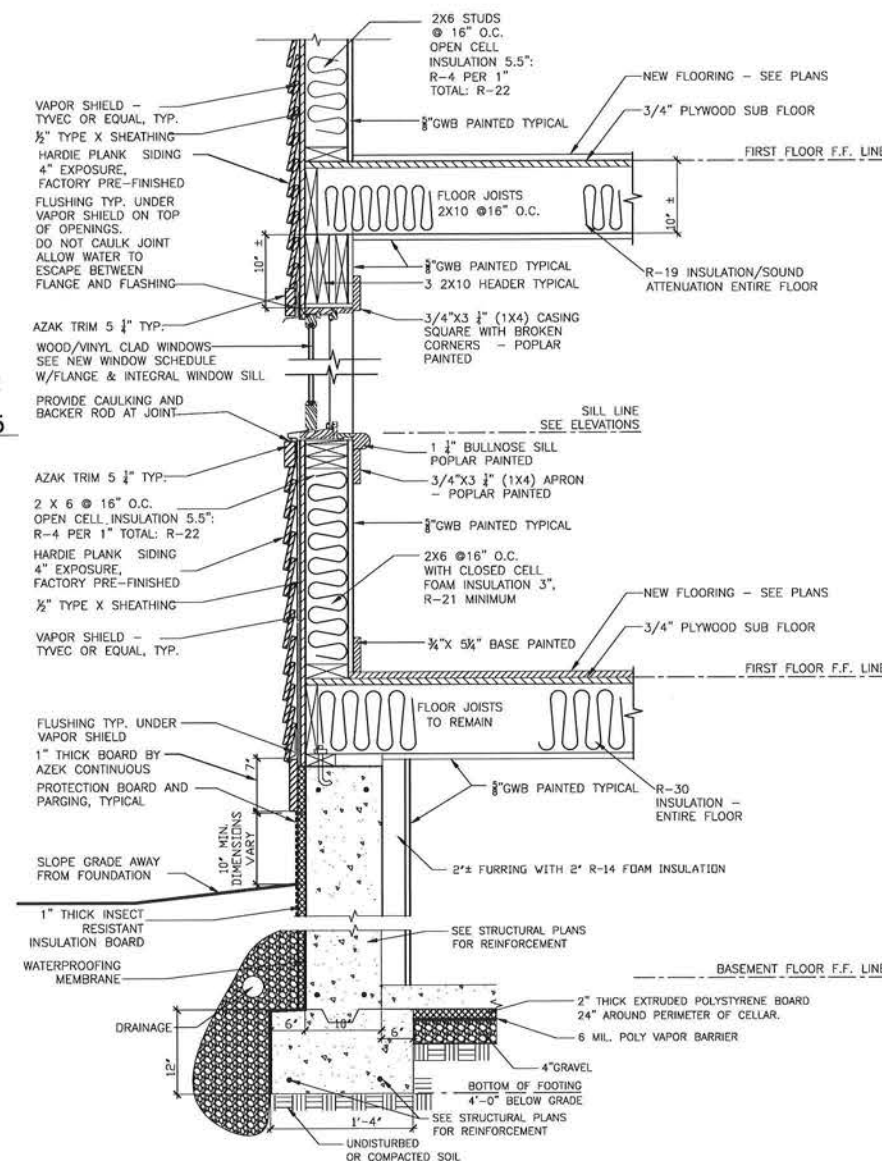


A-7



1" nom. wood sub and finish floor,
5/8" SHEETROCK Brand Gypsum Panels,
FIRECORE Core attached at right angles
to 2X10 minimum wood joists @16" o.c.
with 6d coated nails 1 7/8" long,
0.0915" shank, 1/4" heads, 6" o.c.,—joints, fin.

5 1 HOUR FLOOR - CEILING
A-7 $3/4" = 1'-0"$



7
A-7

TYPICAL FOUNDATION AND WALL SECTION AT WINDOW

1"=1'-0"

NOTE 1: FOLLOW MANUFACTURER'S INSTALLATION INSTRUCTIONS FOR CEDAR SIDING AND TRIM.
COORDINATE NAILS LENGTH TO ASSURE THAT SIDING IS NAILED TO STUDS. GALVANIZED NAILS ONLY.
USE TYVEK OR EQUAL VAPOR BARRIER AND PRO-FLUSHING AT ALL OPENING.
INSTALL PAINT ALL CUT EDGES OF SIDING AND TRIM.

NOTE 2: FOLLOW MANUFACTURER'S INSTALLATION INSTRUCTIONS FOR PELLA WINDOWS.

1. ALL INTERIOR WALLS AND CEILINGS TO BE FACED WITH WITH:
 1/2" SHEETROCK BRAND GYPSUM PANELS, FIRECORE CORE.

2. ROOF SHEATING TO BE $\frac{3}{4}$ " MIN. EXTERIOR TYPE PLYWOOD OR EXTERIOR QUALITY GYPSOM PRODUCT.
3. WALL SHEATING TO BE $\frac{7}{8}$ " MIN. EXTERIOR TYPE PLYWOOD OR EXTERIOR QUALITY GYPSOM PRODUCT.

1. WALL INSULATION TO BE R-21 MINIMUM.
2. ROOF/ATTIC INSULATION TO BE R-40 MINIMUM.
3. CELLAR CEILING INSULATION TO BE R-21 MINIMUM.
4. FLOOR RIM JOISTS AT EXTERIOR WALL TO BE R-21 INSULATION MINIMUM.
5. WINDOWS TO BE U-VALUE .030 OR LOWER.
6. EXTERIOR DOORS TO BE R-5 MINIMUM, FULLY WETHERSTRIPED.
7. ALL GAPS, PENETRATIONS, SEPARATIONS FROM FRAM PLUMBING, HVAC WORK, ETC., SHALL BE SEALED WITH CALK TAPE MASTIC OR ANY OTHER METHOD PRESENTED BY CONTRACTOR AND APPROVED BY THE ARCHITECT.

Front Street Line Setback..... 15'

Center Line Of Street Setback..... 40'

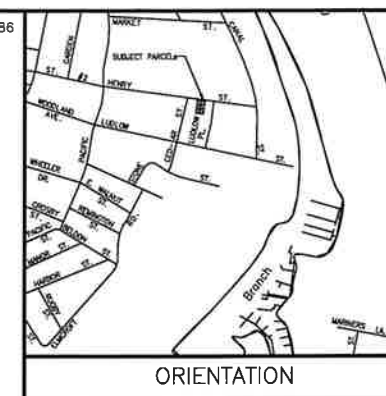
Rear Yard Setback..... 30'

Lot Area 5000 - 20000sq. ft.
Side Yard Setback-8' W/ Total Of-18'

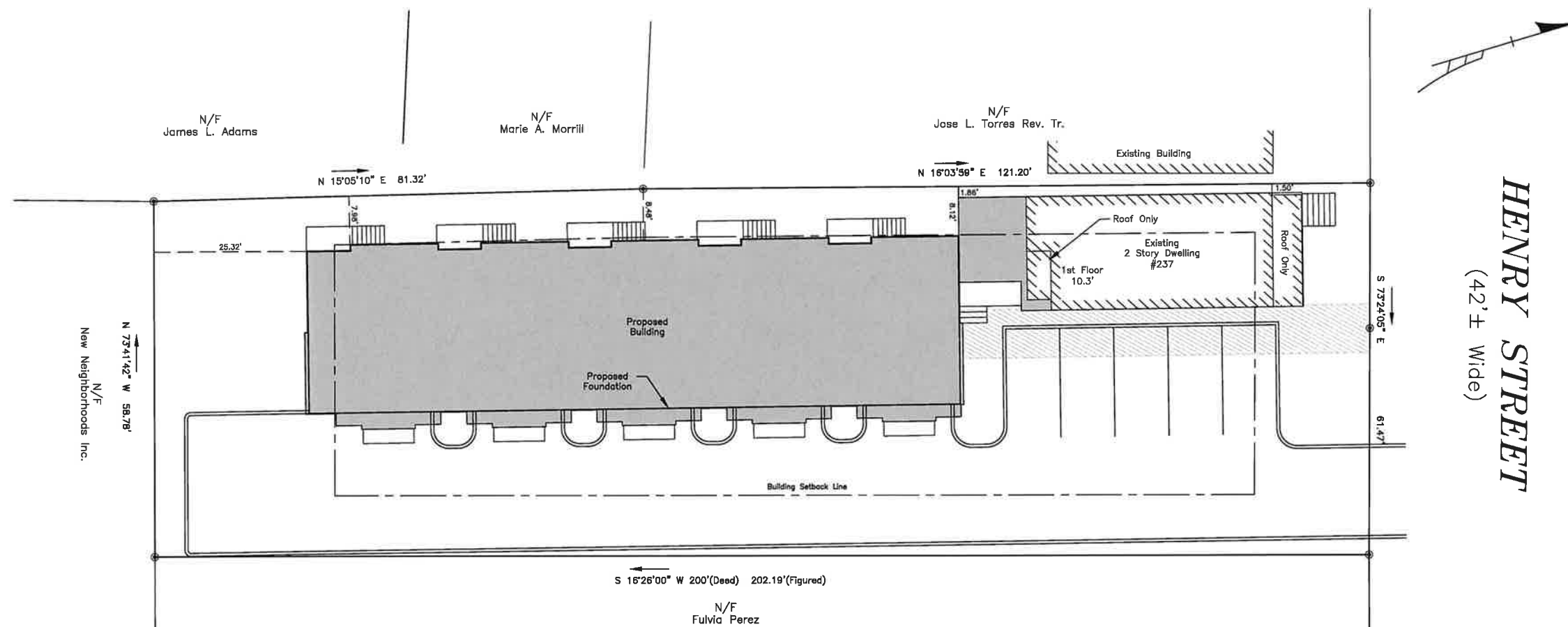
Lot Area At Least 20000sq. ft. Each Side Yard Setback
At Least Equal To 1/2 The Height Of The Building
And In No Case Less Than Ten Feet (15')

Max. Building Coverage.....30% Of Lot Area
Max. Building Coverage.....35%⁽¹⁰⁾ Of Lot Area

Zoning Information is Subject To The Review And
Approval By The Appropriate Governing Authority



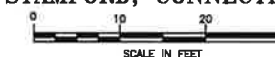
Property Lines Not Staked By Contractual Agreement
Soil Types Not Delineated By Contractual Agreement



HENRY STREET
(42'± Wide)

(42'± Wide)

PLOT PLAN
PREPARED FOR
239-241 HENRY STREET ASSOCIATES, LLC
STAMFORD, CONNECTICUT



1. Elevations based on NAVD-86 Datum.

2. Underground utility, structure and facility locations depicted and noted herein have been compiled, in part, from record mapping supplied by the respective utility companies or other responsible operating agencies. The locations of these facilities must be considered as approximate in nature. Additionally, other such features may exist on the site, the existence of which are unknown to Edward J. Fratrotter, Inc. The site, location and existence of all such features must be field determined and verified by the appropriate authorities prior to construction.

3. The contractor shall notify all public utility companies by calling Call-Before-You-Dig at 1-800-4-A-DAWG and allow 48 hours prior to breaking their lines.

4. Property is Subject to utility easements and or Private Agreements if any. In addition to those Depicted, Noted and or referenced on this Map, Reference is hereby made to all notes on Survey Documents referenced that pertain to this point. NO ABSTRACT OF TITLE PROVIDED.

5. Property Lies in Zone "A" Flood zones as Defined from Flood Insurance Rate Map, City of St. Louis, Missouri. Connected to the Mississippi River by the Old River and Old River Delta 07/08/2013. Subject Property is Depicted in an Area that is shown as being protected from the 1-percent chance or greater flood hazard by a Levee system. Overlapping or Failure in the Levee system may result in additional information see the "Accreted Levee Notes" in notes to users <http://mac.fema.gov>

Refer To:
Map No. 15163 S.L.R.
Total Lot Area = 12.250 Sq. Ft.

Existing Dwelling & Proposed Building Cover 33.9% Of Lot Area
Proposed Building Covers 27.9% Of Lot Area

Scale 1" = 10'

This survey and map has been prepared in accordance with Section 20-300b-1 thru 20-300b-20 of the Regulation of Connecticut State Agencies-"Minimum Standards for Surveys and Maps in the State of Connecticut" as endorsed by the Connecticut Association of Land Surveyors, Inc. It is a "ZONING LOCATION SURVEY" based on a "RESURVEY" conforming to horizontal Accuracy Class "A-2" and intended to be used for COMPLIANCE OR NON-COMPLIANCE WITH EXISTING REQUIREMENTS.

To my knowledge and belief this plan is substantially correct as noted hereon.

BY
FOR: EDWARD J. FRATTAROLI, INC.
Land Surveyors • Engineers • Land Planners
STAMFORD, CONNECTICUT Feb. __, 202

This Document and Copies Thereof are Valid only if they bear the signature and embossed seal of the designated licensed professional. Unauthorized alterations render any declaration hereon null and void.

1673 2103080raining

FCE Project #	1673	Date Performed:	9/18/20
Client:	239-241 Henry Street Associates LLC		
Location:	239-241 Henry Street, Stamford		
Observed by:	Wayne D'Avanzo		
Test Hole 1:			
	0-9"	Topsoil	
	9-26"	Brown Silty Loam	
	26-60"	Light Brown Gravel and Silt	
		No Ground Water	
		No Mottling	
		No Ledge	
Test Hole 2:			
	0-9"	Topsoil	
	9-72"	Tan fine Gravel, stony	
		No Ground Water	
		No Mottling	
		No Ledge	
Test Hole 3:			
	0-9"	Topsoil	
	9-72"	Tan fine Gravel, stony	
		No Ground Water	
		No Mottling	
		No Ledge	

Conducted by: Wayne D'Avanzo Project: 1673
Type: Borehole infiltration; 4" solid pipe
Location: 239-241 Henry Street Town: Stamford
Client : 239-242 Henry Street Associates LLC Date: 9/18/2020

Weather conditions prior to and during tests:
Overcast, no rain

Single Lot: X Subdivision:
Diameter of Hole: 4" Depth of Hole: 48"

PT-1
Pre-Soak @: 9:15 AM Design
0.89"/Hr.

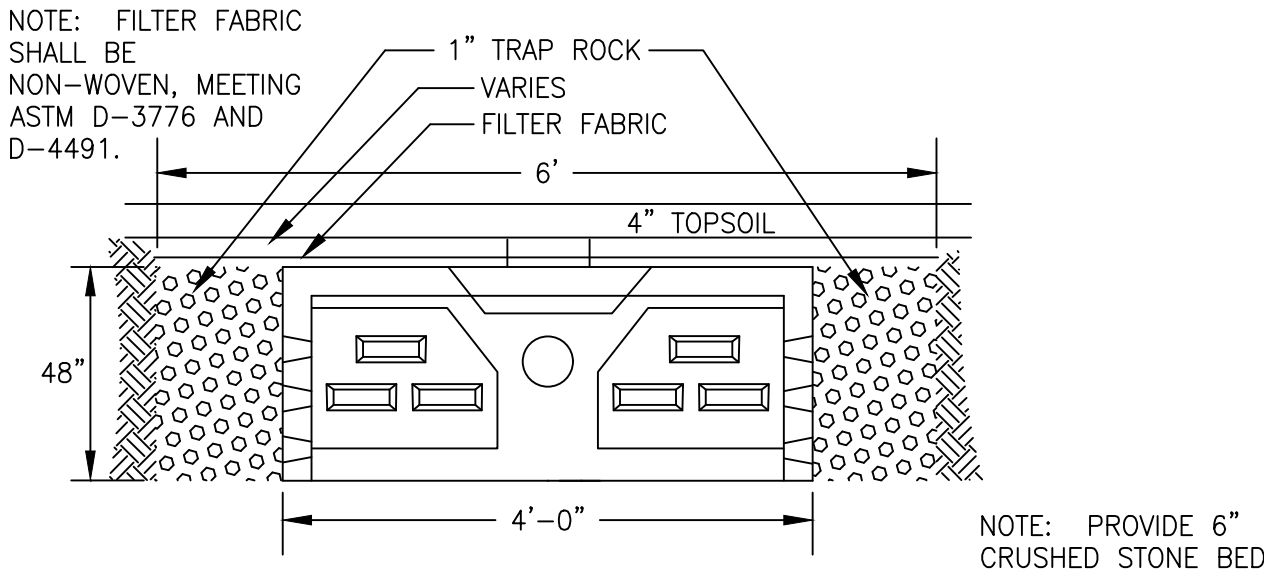
Time	Time Increment	Depth to Water	Drop in inches	Soil Percolation Rate Time to drop 1 inch	
10:00 AM	---	24"	---	---	Refill to 24"
11:00 AM	1 Hr.	25 1/2"	1 1/2"	40.0 Min.	
11:05 AM	---	24"	---	---	Refill to 24"
12:05 PM	1 Hr.	25 3/4"	1 3/4"	34.3 Min.	
12:10 PM	---	24"	---	---	Refill to 24"
1:10 PM	1 Hr.	25 7/8"	1 7/8"	32.0 Min.	
1:12 PM	---	24"	---	---	
2:12 PM	1 Hr.	26"	2"	30.0 Min.	
Avg. = 1.78"					

PT-2
Pre-Soak @: 9:17 AM Design
1.70"/Hr.

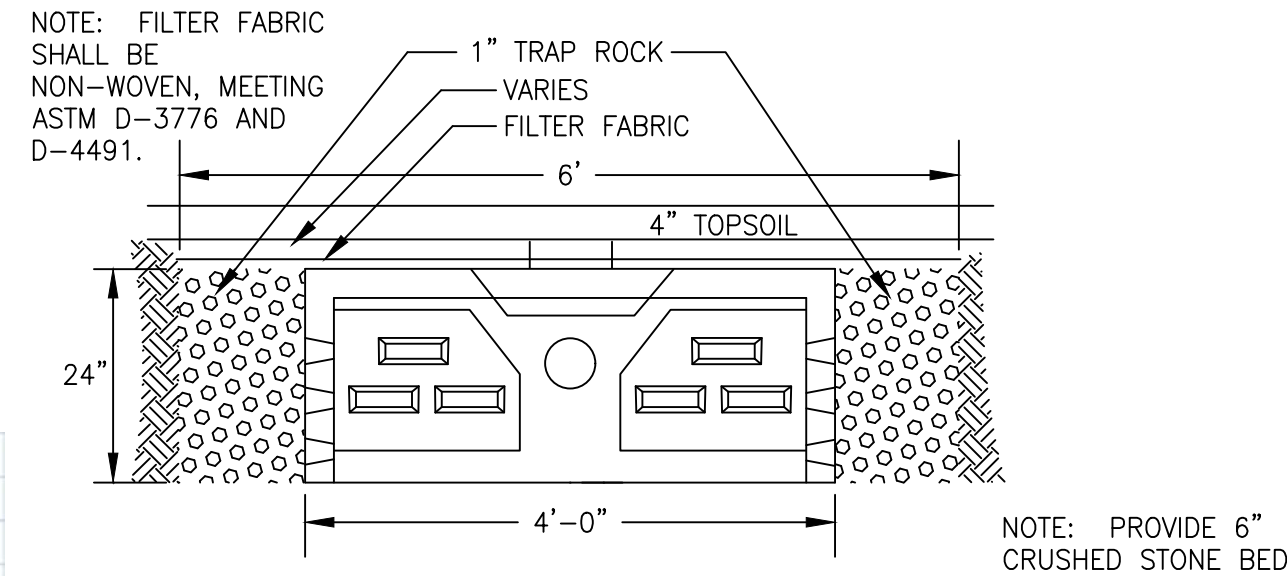
Time	Time Increment	Depth to Water	Drop in inches	Soil Percolation Rate Time to drop 1 inch	
10:03 AM	---	24"	---	---	Refill to 24"
11:03 AM	1 Hr.	26 1/4"	3 1/4"	18.5 Min.	
11:08 AM	---	24"	---	---	Refill to 24"
12:08 PM	1 Hr.	25 7/8"	3 1/2"	17.1 Min.	
12:08 PM	---	24"	---	---	Refill to 24"
1:08 PM	1 Hr.	26 1/8"	3 3/8"	17.8 Min.	
1:14 PM	---	24"	---	---	Refill to 24"
2:14 PM	1 Hr.	26 1/2"	3 1/2"	17.1 Min.	
Avg. = 3.41"					

PT-3
Pre-Soak @: 9:17 AM Design
1.73"/Hr.

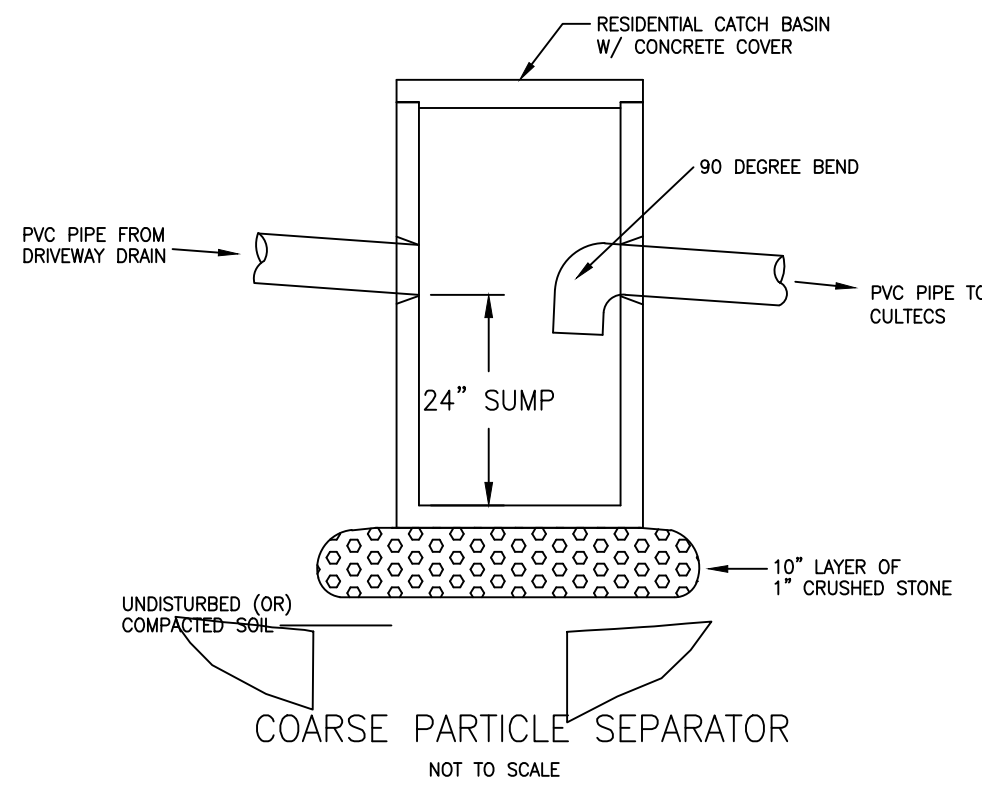
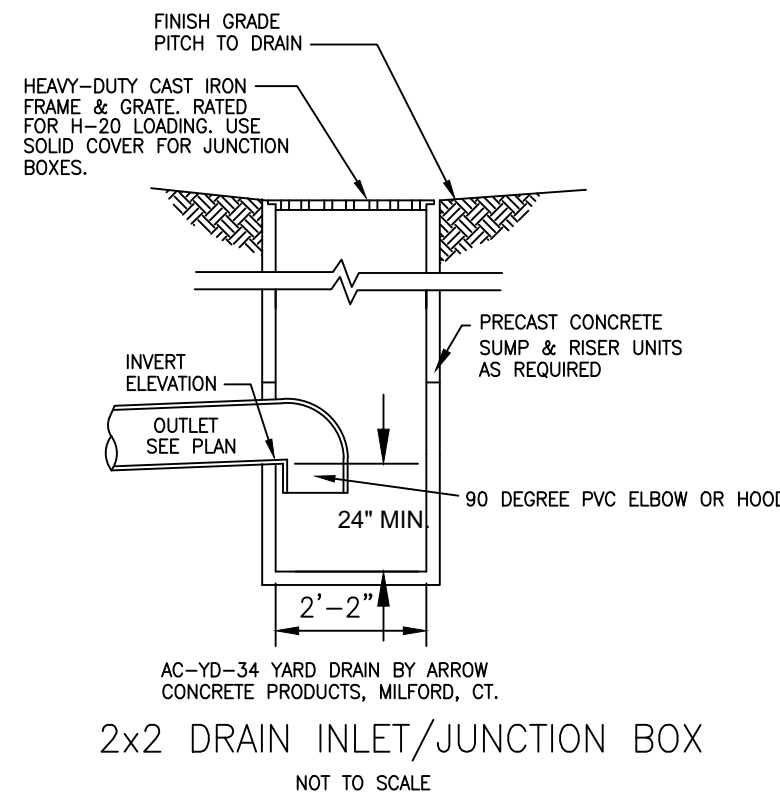
Time	Time Increment	Depth to Water	Drop in inches	Soil Percolation Rate Time to drop 1 inch	
10:06 AM	---	24"	---	---	Refill to 24"
11:06 AM	1 Hr.	26 1/4"	3"	20.0 Min.	
11:11 AM	---	24"	---	---	Refill to 24"
12:11 PM	1 Hr.	25 7/8"	3 5/8"	16.6 Min.	
12:12 PM	---	24"	---	---	Refill to 24"
1:12 PM	1 Hr.	26 1/8"	3 1/2"	17.1 Min.	
1:17 PM	---	24"	---	---	Refill to 24"
2:17 PM	1 Hr.	26 1/2"	3 3/4"	16.0 Min.	
Avg. = 3.47"					



48" LEACHING GALLERY H-20 RATED
NOT TO SCALE

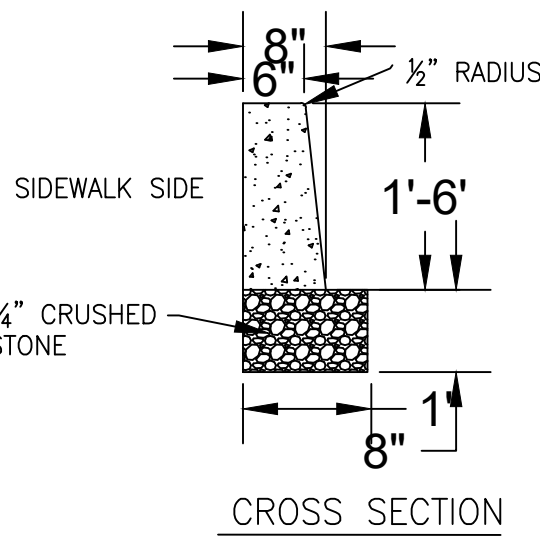
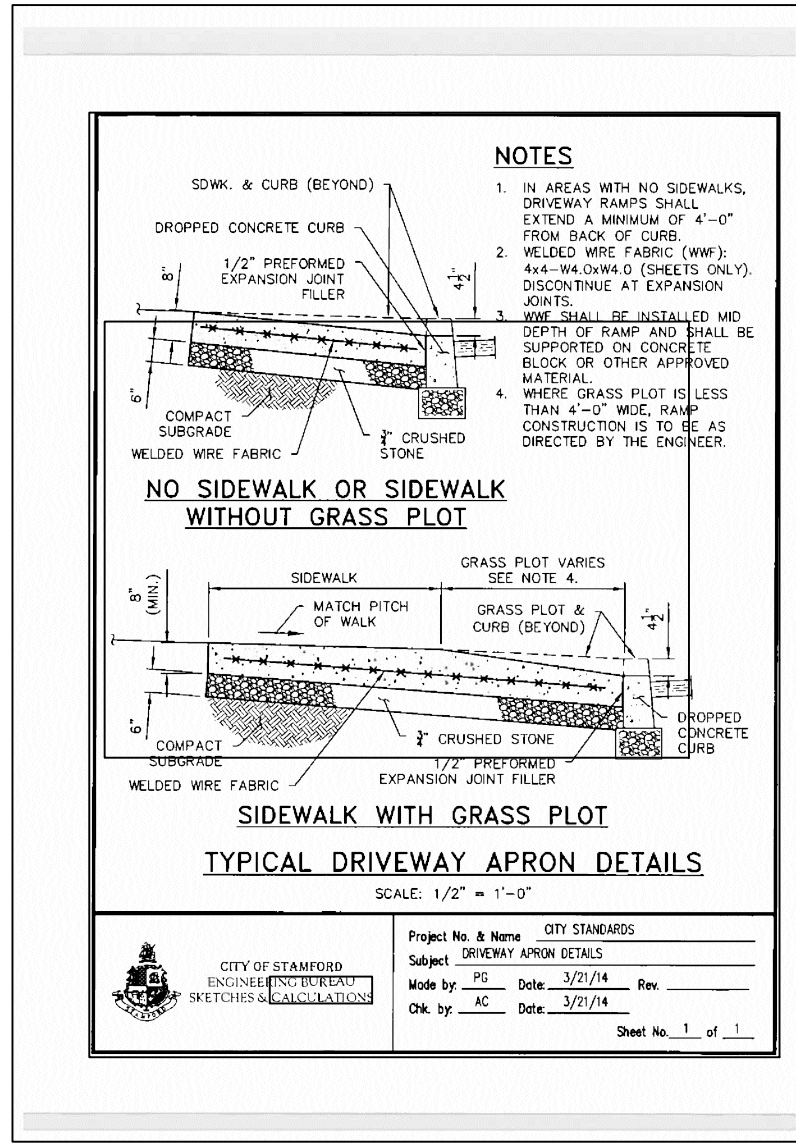


24" LEACHING GALLERY
NOT TO SCALE

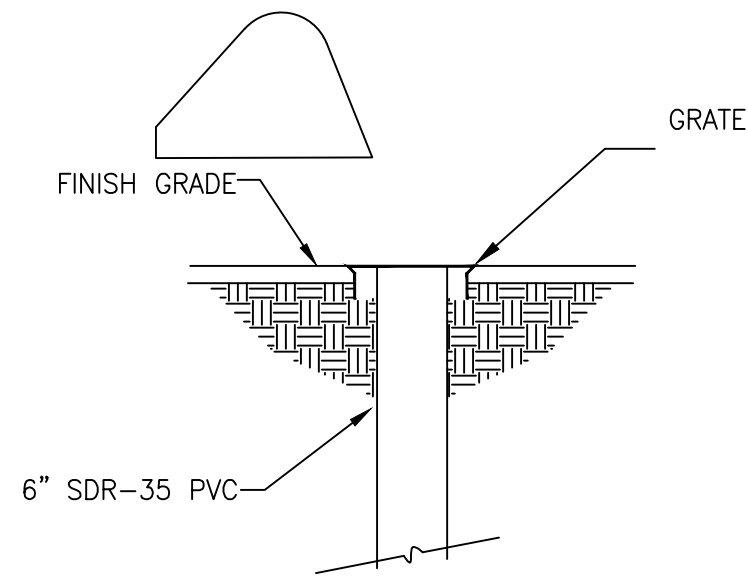


CONSTRUCTION SEQUENCE

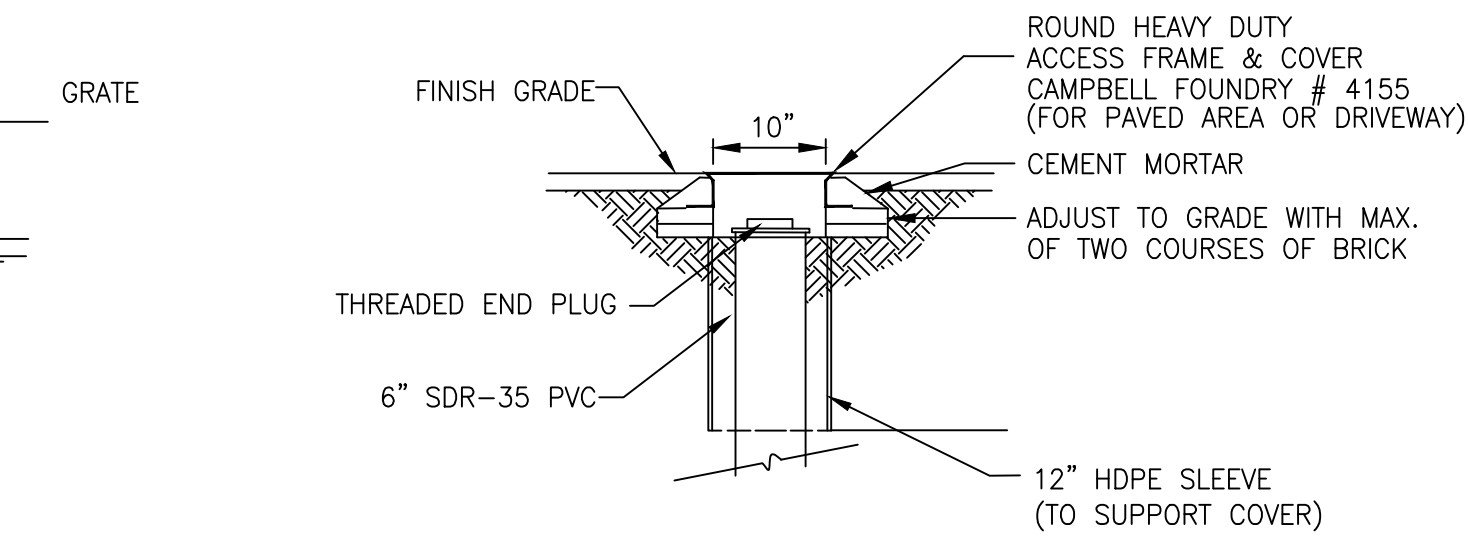
1. Install silt fencing and other erosion controls as shown on plan.
2. Install mud anti tracking pad as shown on plan.
3. Remove existing structures.
4. Construct building, rough in driveway.
5. Install PVC roof leaders to area of retention system.
6. Install driveway drains, coarse particle separator.
7. Install underground retention systems, connect roof leaders, pipes from driveway drainage.
8. Grade as shown on plan.
9. Fine grade, topsoil and seed all areas.



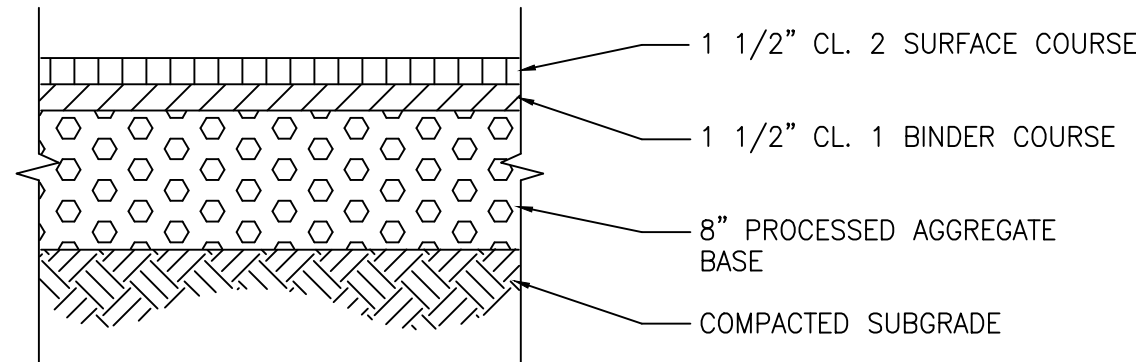
STANDARD CURB
NOT TO SCALE



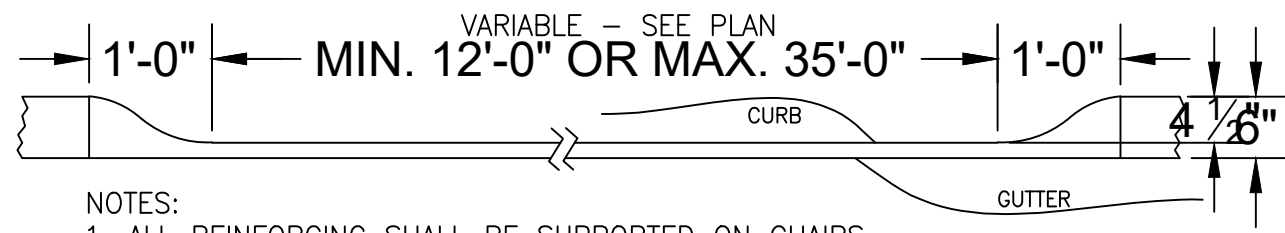
OVERFLOW
NOT TO SCALE



INSPECTION PORT
NOT TO SCALE



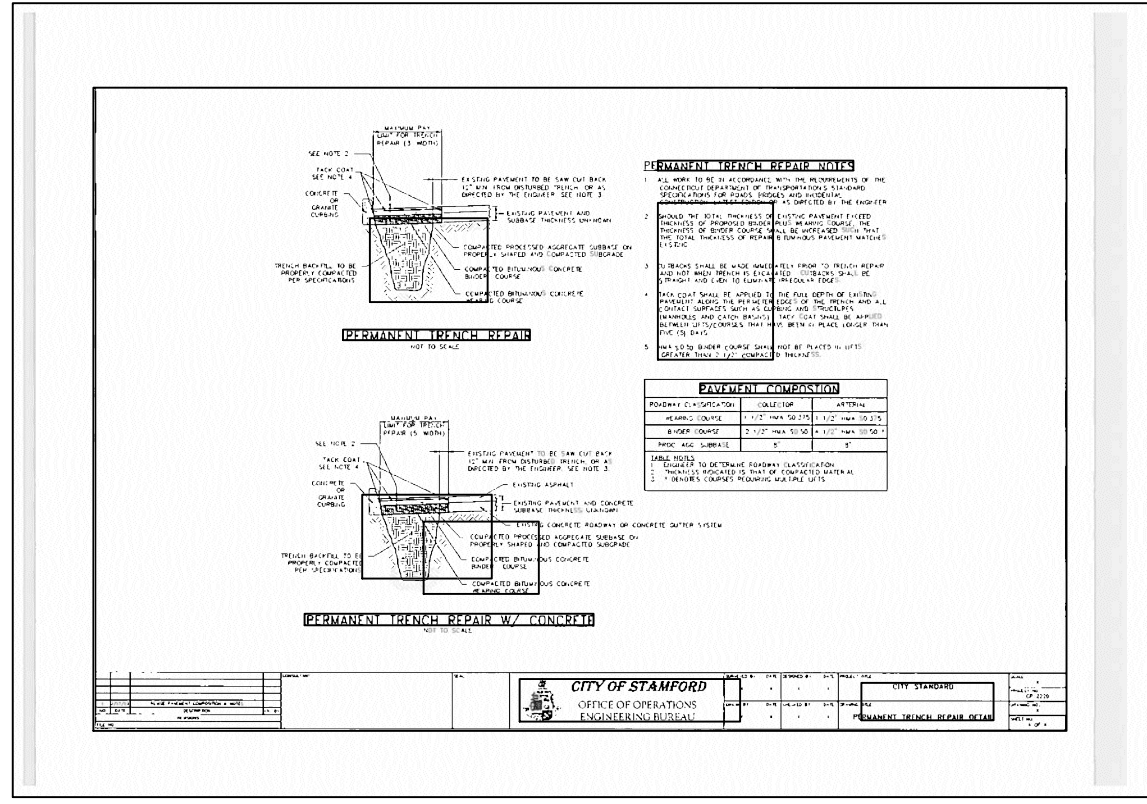
DRIVEWAY PAVEMENT
NOT TO SCALE



- NOTES:
1. ALL REINFORCING SHALL BE SUPPORTED ON CHAIRS OR OTHER POSITIVE TYPE SUPPORTS; ONE PER 25 S.F.
 2. CONCRETE SHALL BE CLASS 'C' CEMENT TYPE B, 3000 PSI
 3. AIR ENTRAPMENT SHALL BE BETWEEN 6% AND 7%.

PLAN VIEW

TYPICAL CONSTRUCTION OF CURB AT DRIVEWAY
NOT TO SCALE



Summary by Map Unit — State of Connecticut (CT600)				
Map unit symbol	Map unit name	Rating	Acres in AOI	Percent of AOI
307	Urban land	D	0.4	100.0%
Totals for Area of Interest			0.4	100.0%

Stormwater Facilities Maintenance Plan

239-241 Henry Street Associates LLC
239-241 Henry Street, Stamford, CT

Scope:

The purpose of the Stormwater Facility Maintenance Plan is to ensure that the proposed stormwater components to be installed at 239-242 Henry Street are maintained in operational condition throughout the life of the project.

Recommended Frequency of Service:

All of the stormwater components installed for this property should be checked periodically and kept in full working order. Ultimately, the frequency of inspection and service cleaning depends on the amount of runoff, pollutant loading and interference from debris (leaves, vegetation, trash, etc.); however it is recommended that the facility be inspected and cleaned a minimum of four times a year. The guidelines for the timing of service include early spring, after the last snowfall, and late fall after the leaves have fallen from the trees.

Service Procedures:

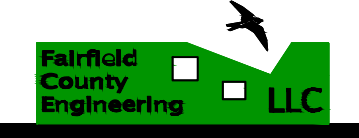
1. Concrete galleries: The maintenance of the concrete gallery units shall be in accordance with the aforementioned schedule. The units shall be inspected via the inspection port and removed of sediment and debris as needed. The overflow grate shall be cleared of any accumulated debris.
2. Roof gutters: The roof gutters of the house shall be inspected and cleared of any leaves, twigs, debris, etc. This shall be done at in the early spring, and late fall after all of the leaves have fallen from trees.
3. Roof Leaders: The maintenance of the roof leaders shall be in accordance with the aforementioned schedule and shall include the inspection of the leaders via the cleanouts and removal of any debris, obstruction and sediment.
4. Driveway Drains: The driveway drains shall be inspected and the grates cleared of any leaves, twigs, debris, etc. This shall be done at in the early spring, and late fall after all of the leaves have fallen from trees. The sump shall be inspected and cleared of any accumulated silt, debris, etc. The outflow elbow shall be inspected. The structure shall be inspected for integrity, and repaired/replaced as necessary.
5. Coarse Particle Separator: The coarse particle separator shall be inspected and cleared of any leaves, twigs, debris, etc. This shall be done at in the early spring, and late fall after all of the leaves have fallen from trees. The sump shall be inspected and cleared of any accumulated silt, debris, etc. The outflow elbow shall be inspected. The structure shall be inspected for integrity, and repaired/replaced as necessary.

Reporting:

A maintenance log shall be kept of each inspection outlining the items inspected and the maintenance performed. These logs should be kept on file by the Owner, and must be shared with the City upon request.



3-8-20
date



FAIRFIELD COUNTY ENGINEERING L.L.C.

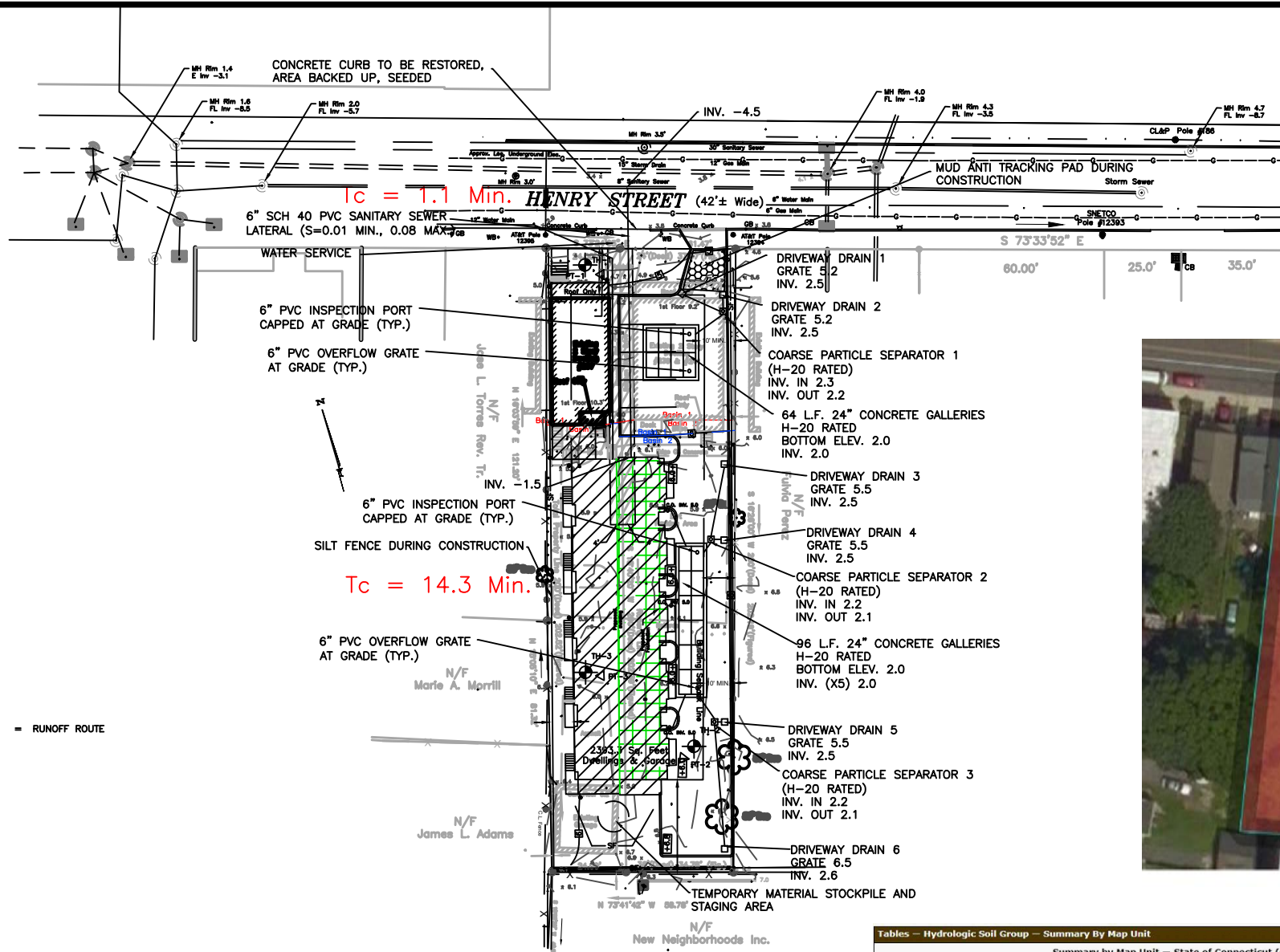
80 WINFIELD STREET, NORWALK, CONNECTICUT 06855 PH: (203) 831-8005 FAX: (203) 831-8006

239-241 HENRY STREET ASSOCIATES LLC
239-241 HENRY STREET STAMFORD, CONNECTICUT

DETAIL SHEET

CIVIL ENGINEERS

1673
project
2 OF 2
sheet



Tables - Hydrologic Soil Group - Summary By Map Unit				
Summary by Map Unit - State of Connecticut (CT600)				
Summary by Map Unit - State of Connecticut (CT600)				
Map unit symbol	Map unit name	Rating	Acres in AOI	Percent of AOI
307	Urban land	D	0.4	100.0%
Totals for Area of Interest			0.4	100.0%



City of Stamford
Engineering Bureau
888 Washington Boulevard, 7th Floor Stamford, CT 06901
Phone 203-977-4189

CHECKLISTS

Project Name: NA
Project Address 239-241 HENRY STREET
Property Owner(s) _____
Tax Account Number(s) 000-5215
Engineer's Signature [Signature] Date: 10/3/20

All checklists must be completed and submitted. Provide a brief explanation for any items not provided. Check boxes as completed or N/A as not applicable.

<input checked="" type="checkbox"/>	Existing Conditions Plan
<input checked="" type="checkbox"/>	Stormwater Management Report
<input checked="" type="checkbox"/>	Stormwater Management Plan / Construction Plan
<input type="checkbox"/>	Certificate of Occupancy

Checklist for Existing Conditions Plan

I. General Information

<input checked="" type="checkbox"/>	Site address
<input checked="" type="checkbox"/>	Orientation, block, zone, City, street name
<input checked="" type="checkbox"/>	Applicant name and legal address
<input checked="" type="checkbox"/>	Surveyor name, address, contact information
<input checked="" type="checkbox"/>	North arrow, bar scale, horizontal and vertical datum
<input checked="" type="checkbox"/>	24" x 36" sheet size unless otherwise approved
<input checked="" type="checkbox"/>	Existing conditions survey shall be prepared in accordance with the Minimum Standards for Surveys and Maps in the State of Connecticut. The class of survey shall be A-2 and T-2 and shall be represented as such on the map. The base map shall be sealed and signed by a Professional Land Surveyor licensed in the State of Connecticut.
<input checked="" type="checkbox"/>	Drawing scale shall be set at 1" = 20' or 1" = 40' when possible



City of Stamford
Engineering Bureau
888 Washington Boulevard, 7th Floor Stamford, CT 06901
Phone 203-977-4189

II. Existing Conditions Plan Elements

✓	Show and label all property boundaries with linear bearing / distances and curve information
✓	Required zoning setbacks
NA	Show and label monument information
✓	Show and label at least one permanent benchmark on the parcel with northing, easting and elevation
✓	Label adjacent property ownership information
✓	Existing contours based on NAVD 88 (no exceptions) at 2 foot contour interval or 1 foot contour interval when slope is flatter than 2 percent at a minimum of 20 ft. beyond the property boundaries of the subject parcel
✓	Show spot elevations at low points, high points, and where topography is flatter than 2 percent
✓	All buildings and structures (label current use and finished floor elevations)
✓	All pavement, parking, driveways, property access points
✓	All roadways, streets, and rights-of-way. Label streets as public or private with street name
✓	All patios, decks, walkways, sidewalks, curb ramps (both adjacent to and opposite and existing roadways or intersections)
✓	Show and label (size, material, inverts) all existing utilities (overhead and underground) within the right-of-way and the project site (label ownership) including but not limited to water, gas and electrical services, wells, storm sewers, sanitary sewers and subsurface sewerage disposal systems.
NA	Show and label existing conveyance systems (swales, ditches, storm drains) including dimensions, elevations, sizes, slopes, and direction of flow
NA	Show and label boundaries of all easements, both public and private, with type, owner, and width
	Show and label all other existing features and improvements (e.g. light poles, mature trees of 8" (dbh) diameter or greater, vegetation, walls with top and bottom elevations, fences, pavement markings)

III. Resource Areas

NA	Show and label limits of inland wetlands, tidal wetlands and any associated setbacks.
NA	Show and label existing natural site features including tree canopy, outcroppings, permanent and intermittent watercourses, waterbodies, streams
NA	Show and label limits of floodplain and floodway along with FIRM references (Community Number, Panel, Suffix, and Date) including any effective Letters of Map Revision/Amendment, zone designation and elevation.
NA	Show and label any Conservation Easement Areas
NA	Show and label Connecticut Coastal Jurisdiction Line (CJL)
NA	Show and label existing steep slopes (25% and greater)



City of Stamford
Engineering Bureau
888 Washington Boulevard, 7th Floor Stamford, CT 06901
Phone 203-977-4189

Checklist for Stormwater Management Report

I. Project Report

A. Applicant / Site Information

✓	Applicant name, legal address, contact information (email & phone)
✓	Engineers name, legal address, contact information (email & phone)
✓	Site address and legal description
✓	Current / proposed zoning and land use
✓	Site vicinity map (8.5" x 11")

B. Project Description and Purpose

✓	Project description including proposed project elements and anticipated construction schedule
---	---

C. Existing Conditions Description

✓	Site area, ground cover, vegetation, features (roads, buildings, utilities, etc.)
✓	Site topography, slopes, drainage patterns, conveyances systems (swales, storm drains, etc.), stormwater discharge locations
✓	Receiving waterbody information including stormwater impairments and TMDL information (See the most recent <u>State of Connecticut Integrated Water Quality Report</u>)
✓	Site soils information including soil types, hydrologic soil group, bedrock / outcroppings, groundwater elevation, significant geologic features
✓	Provide NRCS Soils Mapping
NA	Resource protection areas (wetlands, streams, lakes, etc.), buffers, floodplains, floodways

D. Summary of Applicable General Design Criteria

✓	Methodology, design storm frequency
✓	Hydrologic design criteria
NA	Hydraulic design criteria
NA	Flood hazard areas

Applying under "Lite" Stormwater Management: Skip to Section I

(Refer to Flow Chart on page vii of the City of Stamford Stormwater Drainage Manual)

E. Project Type in Accordance with Standard 1 Definitions

	Area of disturbance, receiving waterbody classification (High Quality, Tidal Wetlands, Direct Waterfront)
	Project type (development, redevelopment, linear development)
	Pollutant reduction standard per flowchart Section 2.4



F. Summary of LID Site Constraints

	Description of sensitive areas for protection
	Mature tree inventory, which shall include 8-inch (dbh) diameter trees or greater
	Steep slopes
	Ledge and bedrock depth
	Seasonal high groundwater elevation
	Pollutant hotspots
	Summary of infiltration rates

G. Summary of Proposed Stormwater Treatment Practices

	Proposed LID controls (i.e. minimize impervious, minimize DCIA, minimize disturbance, increase time of concentrations, other LID controls and strategies)
	Location, size, types
	Design criteria and references
	Stormwater treatment practice, drainage area characteristics / details

H. Summary of Compliance with Standards 1

	Required pollutant reduction criteria
	Provided pollutant reduction (WQV) by stormwater treatment practice
	Summary of compliance with Standard 1

I. Summary of Compliance with Standards 2, 3, and 4

✓	Description of proposed stormwater management system
✓	Pre-development site hydrology with delineation of each watershed area and sub-basin
✓	Post-development site hydrology with delineation of each watershed area and sub-basin
✓	Comparison table of pre- and post-development hydrology, peak flow, volume, and percent difference
✓	Summary table of watershed areas and sub-basin areas, time of concentration and runoff coefficients
	Summary table demonstrating the 2-year, 24-hour post development peak flow rate is less than or equal to the lowest of either:
	- The pre-development 1-year, 24-hour storm peak flow rate
	- 50 percent of the pre-development 2-year, 24-hour storm peak flow rate
NA	Conveyance protection, emergency outlet sizing
NA	Hydraulic grade line summary and tail water elevation used in analysis
✓	Construction erosion and sediment control description, Standard 3
✓	Operation and Maintenance, maintenance tasks and schedule on construction plans per Standard 4



J. Summary of Compliance with Applicable Drainage Facility Design Requirements

<input checked="" type="checkbox"/>	Description of applicable design requirements and compliance
<input checked="" type="checkbox"/>	Description of proposed drainage facilities and compliance

K. Stormwater Management Report

<input checked="" type="checkbox"/>	Signed and stamped by professional engineer licensed in the State of Connecticut
<input checked="" type="checkbox"/>	Drainage impact statement in accordance with Standard 5B.

II. Supporting Calculations (as appendix to Project Report)

<input type="checkbox"/>	Applying under "Lite" Stormwater Management: Skip to Section N
--------------------------	---

L. Water Quality Volume / Water Quality Flow Calculations

<input type="checkbox"/>	Calculations demonstrating the total Water Quality Volume generated by the post-development site and the required retention/treatment volume per Standard 1 in cubic feet.
<input type="checkbox"/>	Calculations demonstrating the total Water Quality Volume retained/treated by each stormwater treatment practice and the total Water Quality Volume generated by the post-development contributing drainage area to each stormwater treatment practice

M. Stormwater Treatment Practice Sizing Calculations

<input type="checkbox"/>	Calculations demonstrating how each stormwater treatment practice has been designed and sized in accordance with the Structural Stormwater BMP Design references in Appendix B. Calculations will vary by stormwater treatment practice, but a minimum, applicants shall provide calculations in accordance with design criteria from the Connecticut Stormwater Quality Manual.
--------------------------	--

N. Hydrologic and Hydraulic Design Calculations

<input checked="" type="checkbox"/>	Stream channel protection, Standard 2A
<input checked="" type="checkbox"/>	Conveyance protection, Standard 2B
<input checked="" type="checkbox"/>	Peak flow control (1-year, 2-year, 5-year, 10-year, 25-year, and 50-year storms), Standard 2C
<input checked="" type="checkbox"/>	Inlet analysis
<input checked="" type="checkbox"/>	Gutter flow (Site by site basis as requested by Engineering Bureau)
<input checked="" type="checkbox"/>	Storm sewers and culverts (velocities, capacity, hydraulics)
<input checked="" type="checkbox"/>	Hydraulic grade line required when pipe is flowing at full capacity <ul style="list-style-type: none"> ○ Provide existing and proposed summary table ○ Provide existing and proposed mapping, label structures
<input checked="" type="checkbox"/>	Detention facilities (outlet structure, stage/storage, freeboard)
<input checked="" type="checkbox"/>	Emergency outlet sizing, safely pass the 100 year storm, Standard 2D
<input checked="" type="checkbox"/>	Outlet protection calculations, based on conveyance protection (i.e. riprap, energy dissipater)



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O. Hydrologic and Hydraulic Model, Existing and Proposed

<input checked="" type="checkbox"/>	Drainage routing diagram
<input checked="" type="checkbox"/>	Summary
<input checked="" type="checkbox"/>	Storage pond input

P. Downstream analysis (Site by site basis as required by the Engineering Bureau)

<input checked="" type="checkbox"/>	Downstream analysis, Standard 2E
-------------------------------------	----------------------------------

III. Supporting Mapping (as appendix to Project Report)

Q. Pre-Development Drainage Basin Area Mapping

<input checked="" type="checkbox"/>	11" x 17" or 8.5" x 11" sheet size
<input checked="" type="checkbox"/>	Topography, drainage patterns, drainage area boundaries and sub basins, flow paths, times of concentration
<input checked="" type="checkbox"/>	Locations of existing stormwater discharges
<input checked="" type="checkbox"/>	Perennial and intermittent streams, wetlands, and floodplain / floodways
<input checked="" type="checkbox"/>	NRCS soil types, locations, boring locations, infiltration testing locations
<input checked="" type="checkbox"/>	Vegetation and groundcover
<input checked="" type="checkbox"/>	Existing roads, buildings, driveways, parking areas, walks, patios, pools and other impervious surfaces, decks and other structures
<input checked="" type="checkbox"/>	Location, size, type of existing structural stormwater controls, facilities and conveyance systems

R. Post-Development Drainage Basin Area Mapping

<input checked="" type="checkbox"/>	11" x 17" or 8.5" x 11" sheet size
<input checked="" type="checkbox"/>	Topography, drainage patterns, drainage area boundaries and sub basins, flow paths, times of concentration
<input checked="" type="checkbox"/>	Locations of proposed stormwater discharges
<input checked="" type="checkbox"/>	Perennial and intermittent streams, wetlands, and floodplain / floodways
<input checked="" type="checkbox"/>	NRCS soil types, locations, boring locations, infiltration testing locations
<input checked="" type="checkbox"/>	Vegetation, ground cover and proposed limits of clearing/disturbance
<input checked="" type="checkbox"/>	Proposed, roads, buildings, driveways, parking areas, walks, patios, pools and other impervious surfaces, decks and other structures
<input checked="" type="checkbox"/>	Location, size, type of proposed structural stormwater controls, facilities and conveyance systems

IV. DCIA Tracking Worksheet (as appendix to Project Report)

<input checked="" type="checkbox"/>	DCIA Tracking Worksheet (Use form found in Appendix E)
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Checklist for Stormwater Management Plan / Construction Plans

A. General

✓	Site orientation, address and legal description
✓	Applicant name, legal address, contact information
✓	Engineers name, address, contact information
✓	North arrow, bar scale, horizontal and vertical datum
✓	Drawing scale shall be set at 1"=20' or 1"=40' when possible
✓	Stamped by a Licensed Professional Engineer in the State of Connecticut
✓	24" x 36" sheet size unless otherwise approved

B. Site Development Plans

✓	City of Stamford Standard Notes
✓	As required by the Drainage Maintenance Agreement, provide a written narrative describing the nature of the proposed development activity and the program for operation and maintenance of drainage facilities and control measures throughout the life of the project.
✓	Existing and proposed contours based on NAVD 88 at 2 foot contour interval or 1 foot contour interval when slope is flatter than 2 percent
✓	All required spot elevations to clearly depict positive pitch
✓	Top and bottom elevation of all walls
✓	Roads, buildings, driveways, parking areas, walks, patios, pools and other impervious surfaces, and decks and other structures
✓	All utilities and easements
✓	Location, size, maintenance access, type of proposed structural stormwater controls and facilities with elevations and inverts
NA	Location, size, maintenance access, type of proposed non-structural stormwater controls and facilities with elevations and inverts
NA	Location, size, type of proposed stormwater infrastructure, inlets, manholes, infiltration and detentions systems, control structures with elevations and inverts
NA	Location, size, ownership of stormwater conveyance systems (swales, pipes, etc.) with elevations and inverts
✓	Identify roof leaders, curtain drains and foundation drains with elevations and inverts
NA	Proposed water quality treatment systems, size and model type
NA	Final stabilization measures which may include slope stabilization

C. Erosion and Sedimentation Control Plan

✓	Phasing and schedule
✓	Construction access and staging and stock pile areas
✓	Operation and maintenance of erosion and sedimentation controls
NA	Tree protection
NA	Downstream protection such as location of silt fencing
✓	Limit of disturbance
NA	Construction fencing



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D. Construction Details

✓	Standard City of Stamford details
✓	Infiltration system details
NA	Control structure details
NA	Water quality treatment details
✓	Infiltration testing results

Checklist for Certificate of Occupancy

	Final Improvement Location Survey
	Stormwater Management Certification Form
	Final DCIA Tracking Worksheet
	Standard City of Stamford Drainage Maintenance Agreement (Agreement Covenant)

Other Certifications at the discretion of the Engineering Bureau and/or EPB

	Wall Certification
	Landscape Certification
	Landscape Maintenance Agreement
	Waiver Covering Storm Sewer Connection
	Waiver Covering Granite Block, Depressed Curb, and Driveway Aprons
	Flood Certification



Note to user: complete all cells of this color *only*

Part 1: General Information

Project Name	NA
Project Address	239-241 Henry Street
Project Applicant	239-241 Henry Street Associates LLC
Date of Submittal	3/8/2021
Tax Account Number	000-5215

Part 2: Project Details

1. What type of development is this? (choose from dropdown)	Redevelopment	
2. What is the total area of the project site?	12,250	ft ²
3. What is the total area of land disturbance for this project?	12,250	ft ²
4. Does project site drain to High Quality Waters, a Direct Waterfront, or within 500 ft. of Tidal Wetlands? (Yes/No)	No	
5. What is the <u>current</u> DCIA for the site?	533	ft ²
6. Will the proposed development increase DCIA (without consideration of proposed stormwater management)? (Yes/No)	No	
7. What is the <u>proposed-development</u> total impervious area for the site?	9,048	ft ²

Part 3: Water Quality Target Total

Does Standard 1 apply based on information above?	No, Skip to Part 4	
Water Quality Volume (WQV)	N/A	ft ³
Standard 1 requirement	N/A	
Required treatment/retention volume	N/A	ft ³
Provided treatment/retention volume for proposed development		ft ³

Part 4: Proposed DCIA Tracking

<u>Pre-development</u> total impervious area	2,981	ft ²
<u>Current</u> DCIA	533	ft ²
<u>Proposed-development</u> total impervious area	9,048	ft ²
<u>Proposed-development</u> DCIA (after stormwater management)	199	ft ²
Net change in DCIA from <u>pre-development</u> to <u>proposed-development</u>	-334	ft ²

Part 5: Post-Development (As-Built Certified) DCIA Tracking

<u>Post-development</u> (per as-built) total impervious area		ft ²
<u>Post-development</u> (per as-built) DCIA (after stormwater management)		ft ²
Net change in DCIA from <u>pre-development</u> to <u>post-development</u>		ft ²

Certification Statement

I hereby certify that the information contained in this worksheet is true and correct.

Engineer's Signature *[Signature]*

Date *3/9/21*

Engineer's Seal

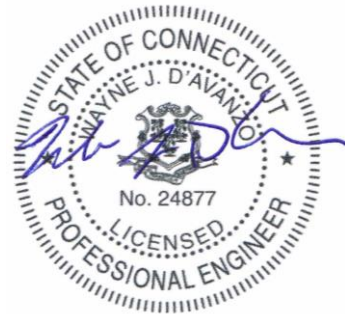


DRAINAGE REPORT PREPARED FOR EXISTING AND PROPOSED SITE CONDITIONS

LOCATED AT: 239-241 HENRY STEET
STAMFORD, CONNECTICUT

FCE # 1673

March 8, 2021



FAIRFIELD COUNTY ENGINEERING, LLC

CIVIL ENGINEERS

**60 WINFIELD ST.
NORWALK, CONNECTICUT 06855
(203) 831-8005 FAX: (203) 831-8006 E-mail to: wayne@fairfieldce.com**



NARRATIVE:

The subject of this report is a 0.281 acre parcel located at 239-241 Henry Street in Stamford. The property is currently zoned RMF. The purpose of this report is to determine the existing and proposed runoffs resulting from the proposed site improvements.

EXISTING CONDITIONS:

The subject parcel is located at the south of Henry Street, approximately 600 feet from its intersection with South Pacific Street. The lot currently contains two residences, associated asphalt driveway, parking area, and detached garage. The lot contains two drainage basins; one flowing to the north and to the road, the other basin in the rear flowing to the west. The lot is relatively flat. The drainage pattern follows the terrain as described. The property does not directly discharge to an impaired waterbody per the State of Connecticut's most recent Integrated Water Quality Report, List of Impaired Waters, Appendix B-1.

Existing soils at this location, as identified in the NRCS Soil Survey of Fairfield County, Connecticut, consists of Urban Land, which has a Hydrologic classification of "D".

The existing runoff from a 50-Year rainfall event in Basin 1 is 0.59 c.f.s.

The existing runoff from a 50-Year rainfall event in Basin 2 is 1.32 c.f.s.

PROPOSED CONDITIONS:

The proposal for this property is to raze one of the existing structures, and construct a new 5 unit residence, with associated driveway and parking.

The proposed runoff from a 50-Year rainfall event in Basin 1 is 0.60 c.f.s.

The proposed runoff from a 50-Year rainfall event in Basin 2 is 1.27 c.f.s.

The increased runoff resulting from the proposed improvements in each basin will be routed to an underground retention system sized to temporarily store the increased runoff before draining into the surrounding soils.

The disturbed areas will be protected with a silt fence on the downgrade elevations, properly backed up. A mud anti tracking pad will be placed on the construction entrance, and the roadway swept clean as necessary.

COMPUTATIONS:

The following computations of the existing and proposed conditions runoff flows were derived from the HydroCAD computer software. HydroCAD follows the NRCS TR-20 procedure for computing stormwater runoff. Computations were performed for a 1-year storm event, which has a 100% chance of occurring in any given 12 month period, through a 100-year storm event, which has a 1% chance of occurring in any given 12 month period.

Existing Conditions (Basin 1):

Buildings	2,252	s.f.	CN 98
Driveway	533	s.f.	CN 98
Walks	196	s.f.	CN 98
Lawn	513	s.f.	CN 84
Total	3,494	s.f.	

Weighted CN = **96**

Proposed Conditions (Basin 1):

Building	878	s.f.	CN 98
Driveway/Parking	1,818	s.f.	CN 98
Walk	26	s.f.	CN 98
Lawn	944	s.f.	CN 84
Total	3,666	s.f.	

Weighted CN = **94**

Groundwater Recharge Volume (GWV) Basin 1:

Impervious area = 74.2 %

WQV = $(0.7178 * 0.084 \text{ ac}) / 12 = 0.0050246 \text{ ac-ft} = 218.9 \text{ ft}^3$

GWQ = $218.9 * 0.1 = 21.9 \text{ ft}^3$

Manning's Equation:

$V = (1/n) A^{2/3} S^{1/2}$

$Q = V * \text{Cross sectional Area}$

For 6" PVC pipe: $V = (1/0.011) (0.125)^{2/3} (0.01)^{1/2} = 2.27 \text{ ft./sec}$

$Q = 2.27 * 0.196 \text{ ft}^2 = 0.44 \text{ c.f.s.}$

Existing Conditions (Basin 2):

Building	215	s.f.	CN 98
Dirt Parking	2,863	s.f.	CN 91
Deck	49	s.f.	CN 91
Asphalt area	530	s.f.	CN 98
Garage	460	s.f.	CN 98
Lawn	4,639	s.f.	CN 84
Total	8,756	s.f.	

Weighted CN = 88

Proposed Conditions (Basin 2):

Building	3,462	s.f.	CN 98
Driveway	2,639	s.f.	CN 98
Deck/stairs	225	s.f.	CN 91
Lawn	2,258	s.f.	CN 84
Total	8,584	s.f.	

Weighted CN = 95

Groundwater Recharge Volume (GWV) Basin 2:

Impervious area = 73.7 %

WQV = (0.7133 * 0.197 ac)/12 = 0.01117100 ac-ft = 510.1 ft³

GWQ = 510.1 * 0.1 = 51.0 ft³

SUMMARY:

Basin 1:

	100 Year	50 Year	25Yr.	10Yr.	5Yr.	2Yr.	1Yr.
Existing Runoff :	0.67 c.f.s.	0.59 c.f.s.	0.52	0.43	0.36	0.28	0.23
Proposed Runoff :	0.67 c.f.s.	0.60 c.f.s.	0.53	0.43	0.36	0.27	0.22
Runoff Retained:	0.31 c.f.s.	0.27 c.f.s.	0.24	0.20	0.17	0.13	0.11

Areas Bypassing Retention

Plus overflow:	0.91 c.f.s.	0.42 c.f.s.	0.29	0.24	0.19	0.15	0.12
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% +/-	+35.8	-28.8	-44.2	-44.2	-47.2	-46.4	-47.8
-------	-------	-------	-------	-------	-------	-------	-------

Basin 2:

	100 Year	50 Year	25Yr.	10Yr.	5Yr.	2Yr.	1Yr.
Existing Runoff :	1.51 c.f.s.	1.32 c.f.s.	1.15	0.92	0.75	0.54	0.42
Proposed Runoff :	1.44 c.f.s.	1.27 c.f.s.	1.12	0.92	0.77	0.59	0.48
Runoff Retained:	0.84 c.f.s.	0.74 c.f.s.	0.66	0.55	0.46	0.36	0.30
Areas Bypassing Retention Plus overflow:	1.52 c.f.s.	1.26 c.f.s.	1.13	0.80	0.62	0.23	0.18
% +/-	+0.7	-4.5	-1.7	-13.0	-17.3	-57.4	-57.1

<u>Basin</u>	<u>Area</u>	<u>Slope</u>	<u>Reach/Length</u>	<u>CN</u>	<u>Tc</u>
1	3,766 s.f.	0.024	57'	84	5.4
2	8,484 s.f.	0.007	103'	84	14.3

CONCLUSIONS:

The increased run-off resulting from the proposed site improvements will be retained in an on-site retention system.

In Basin 1, the runoff from a portion of the driveway and parking area will be routed to 64 linear feet of 24" concrete galleries. The increase in stormwater runoff is mitigated on-site.

This system will reduce the net peak run-off during a 50 Year (2%) rainfall event to 0.42 c.f.s. from its current peak of 0.59 c.f.s.

The bottom of the concrete galleries will be at elevation 2.0, while the bottom of the stone bed will be at elevation 1.5. No restrictive layer was found to an elevation of 0.0. The volume of the voids in the stone bed is not counted in the retention capacity of the system.

The high level overflow for the retention system is a grate over the galleries at grade.

The 6" PVC pipes from the driveway drains routed to the retention system each have a minimum capacity of 0.44 c.f.s. This is in excess of the 0.27 c.f.s. peak flow of runoff routed through them at the peak of a 50 Year rainfall event.

The proposed retention system in Basin 1 provides a total of 516 ft³ of storage, which will be adequate to maintain the net runoff during a 50 Year rainfall event, meets the Water Quality Volume, and will provide groundwater recharge.

The maximum peak net runoff in Basin 1 from the proposed conditions do not increase compared to the peak runoff from the existing conditions for each of the rainfall events from the 2 Year to the 50 Year rainfall events, as the table above illustrates.

In Basin 2, the runoff from a portion of the building roof and the driveway and parking area will be routed to 96 linear feet of 24" concrete galleries. The increase in stormwater runoff is mitigated on-site.

This system will reduce the net peak run-off during a 50 Year (2%) rainfall event to 1.26 c.f.s. from its current peak of 1.32 c.f.s.

The bottom of the concrete galleries will be at elevation 2.0, while the bottom of the stone bed will be at elevation 1.5. No restrictive layer was found to an elevation of 0.0. The volume of the voids in the stone bed is not counted in the retention capacity of the system.

The high level overflow for the retention system is a grate over the galleries at grade.

The 6" PVC roof leader and pipes from the driveway drains routed to the retention system each have a minimum capacity of 0.44 c.f.s. This is in excess of the 0.37 c.f.s. peak flow of runoff routed through them at the peak of a 50 Year rainfall event. (Half of the total collected runoff, with it being split between the driveway pipes and roof leaders.)

The proposed retention system in Basin 2 provides a total of 766 ft³ of storage, which will be adequate to maintain the net runoff during a 50 Year rainfall event, meets the Water Quality Volume, and will provide groundwater recharge.

The maximum peak net runoff in Basin 2 from the proposed conditions do not increase compared to the peak runoff from the existing conditions for each of the rainfall events from the 2 Year to the 50 Year rainfall events, as the table above illustrates.

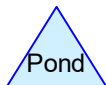
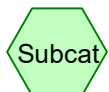
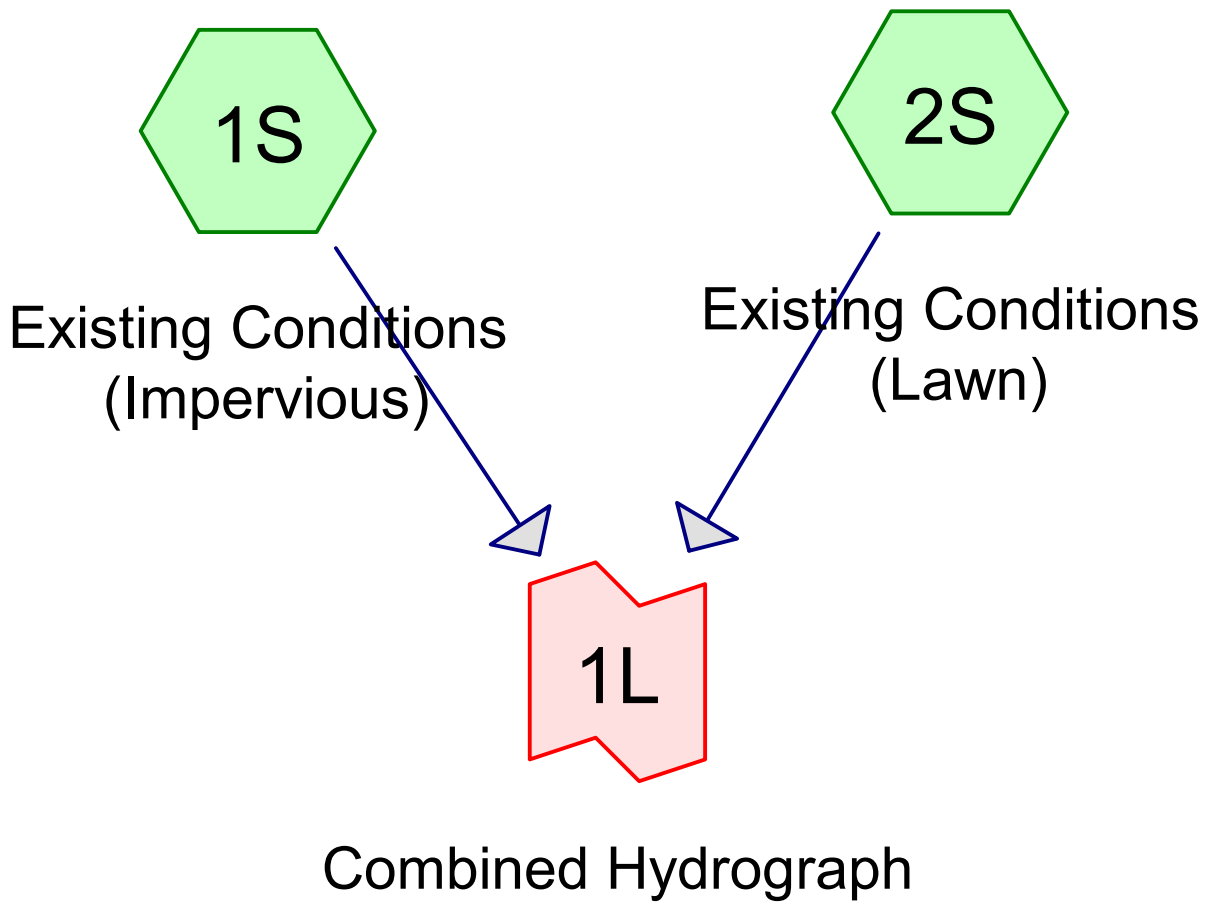
The retention system in Basin 1 empties completely in 44 hours after a 50 Year rainfall event.

The retention system in Basin 2 empties completely in 34 hours after a 50 Year rainfall event.

The proposed impervious surfaces other than the frontmost portion of the driveway are isolated from the City's infrastructure. The runoff from these surfaces disperses onto the rear or side pervious lawn areas, following the existing terrain to the front (north), over a length of approximately 50 feet to the road. As such, they do not connect to any part of the City's drainage infrastructure, and are not included in the DCIA totals.

The existing DCIA consists of the existing asphalt driveway, which runs off to the road, and the City drainage infrastructure.

Based on the above information, the proposed improvements are designed in accordance with the City of Stamford Stormwater Drainage Manual and will not adversely impact adjacent or downstream properties or City-owned drainage facilities.



Routing Diagram for 1673ExistingBasin1

Prepared by Fairfield County Engineering LLC, Printed 3/9/2021
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1673ExistingBasin1

Prepared by Fairfield County Engineering LLC

HydroCAD® 10.00-26 s/n 06020 © 2020 HydroCAD Software Solutions LLC

Type III 24-hr 50 Year Rainfall=7.54"

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Summary for Subcatchment 1S: Existing Conditions (Impervious)

Runoff = 0.52 cfs @ 12.07 hrs, Volume= 0.042 af, Depth> 7.30"

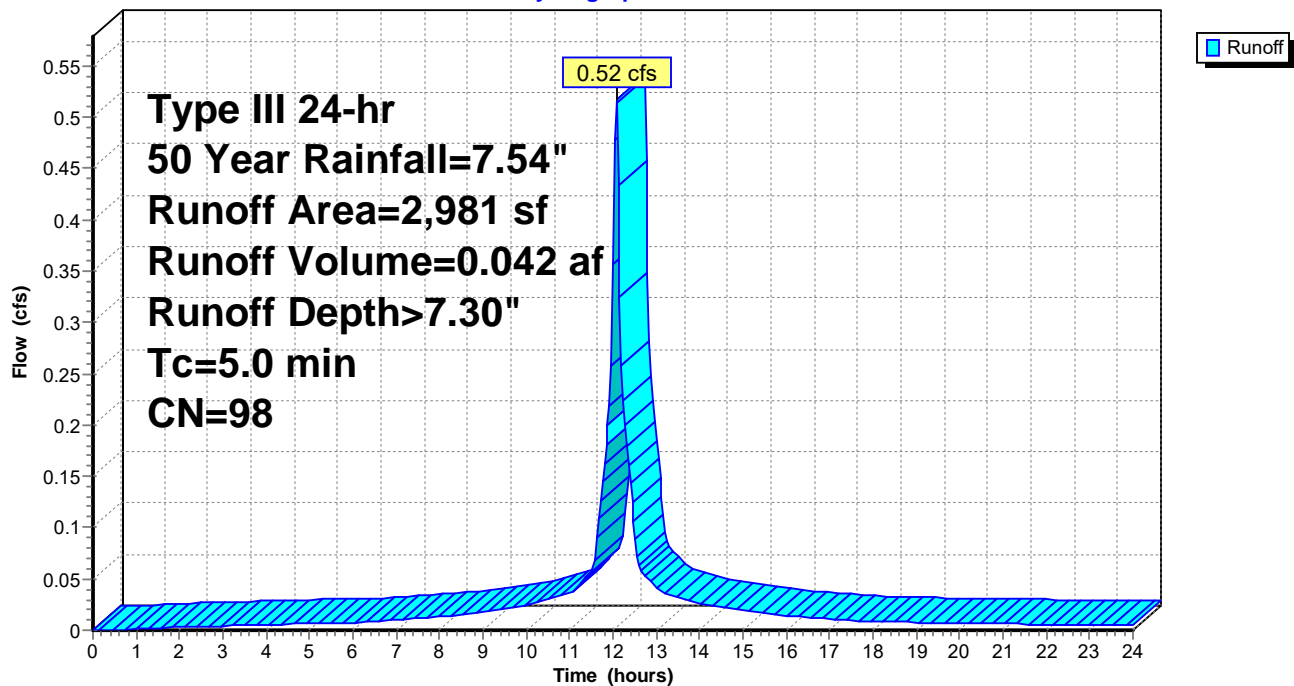
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.04 hrs
Type III 24-hr 50 Year Rainfall=7.54"

	Area (sf)	CN	Description
*	2,252	98	Buildings
*	533	98	Driveway
*	196	98	Walks
	2,981	98	Weighted Average
	2,981		100.00% Impervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
5.0					Direct Entry, Direct

Subcatchment 1S: Existing Conditions (Impervious)

Hydrograph



1673ExistingBasin1

Prepared by Fairfield County Engineering LLC

HydroCAD® 10.00-26 s/n 06020 © 2020 HydroCAD Software Solutions LLC

Type III 24-hr 50 Year Rainfall=7.54"

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Summary for Subcatchment 2S: Existing Conditions (Lawn)

Runoff = 0.08 cfs @ 12.08 hrs, Volume= 0.006 af, Depth> 5.65"

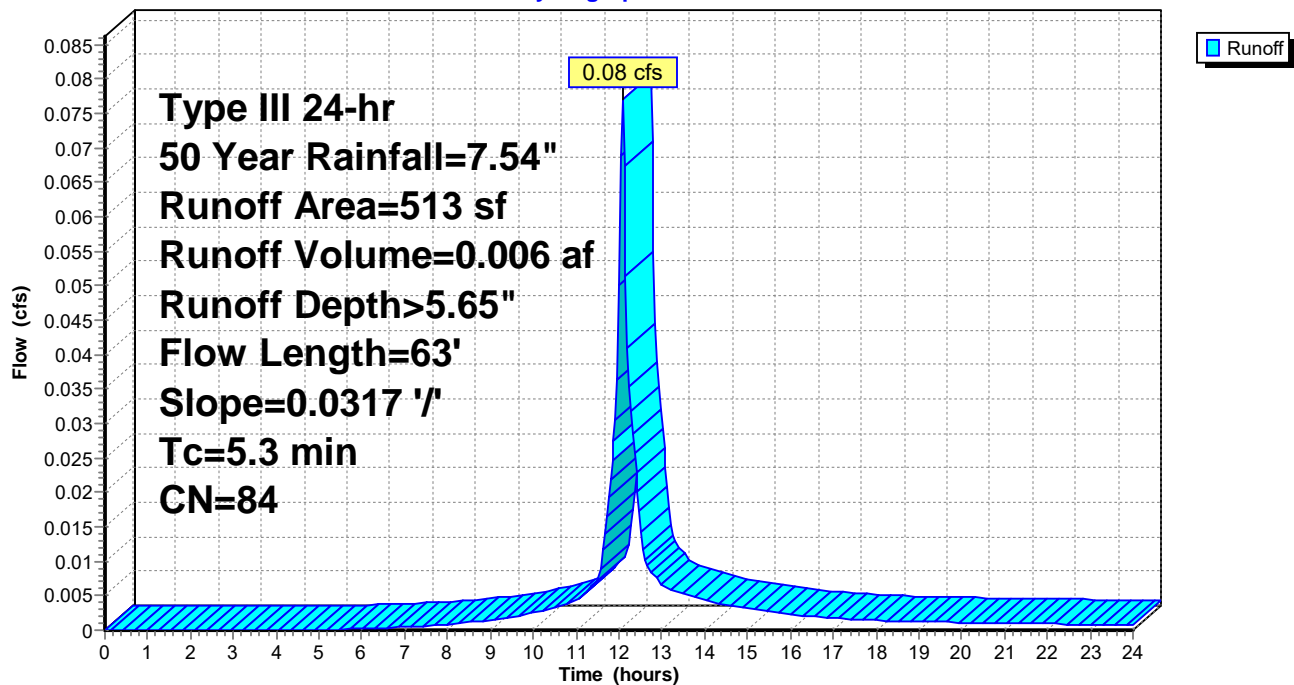
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.04 hrs
Type III 24-hr 50 Year Rainfall=7.54"

Area (sf)	CN	Description
513	84	50-75% Grass cover, Fair, HSG D
513		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
5.3	63	0.0317	0.20		Sheet Flow, Grass: Short n= 0.150 P2= 3.64"

Subcatchment 2S: Existing Conditions (Lawn)

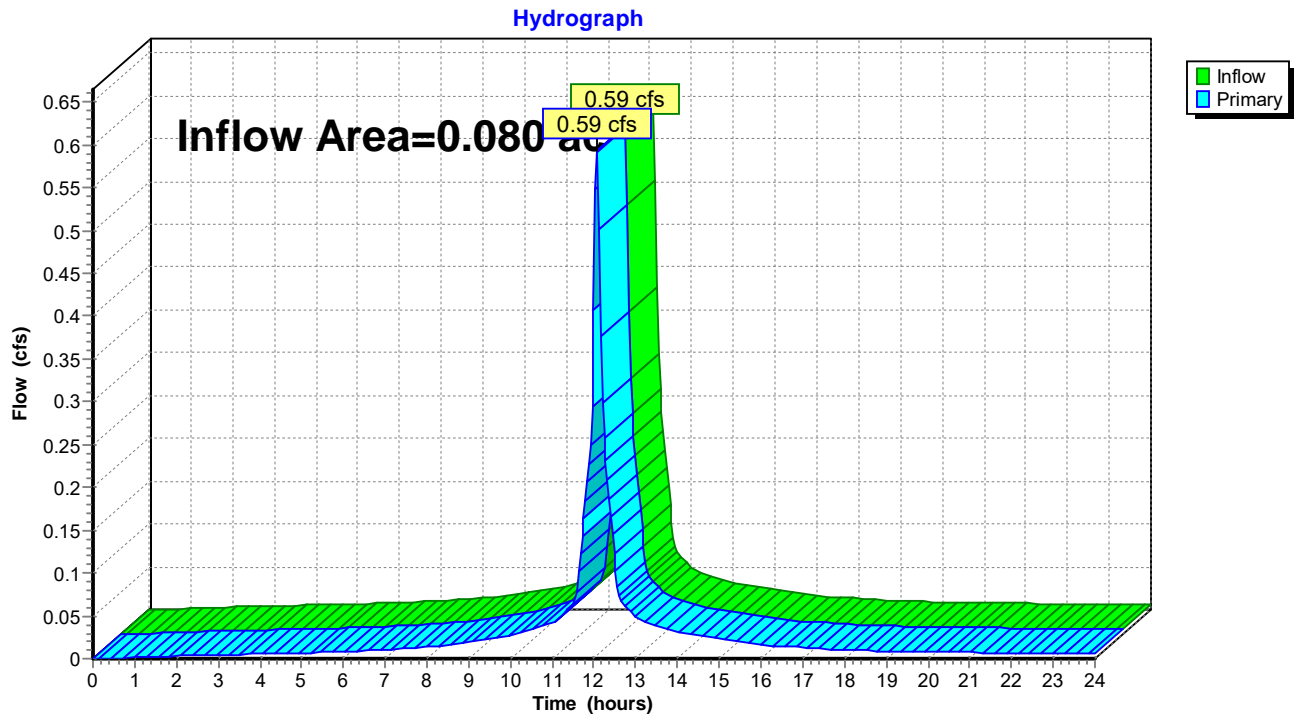
Hydrograph

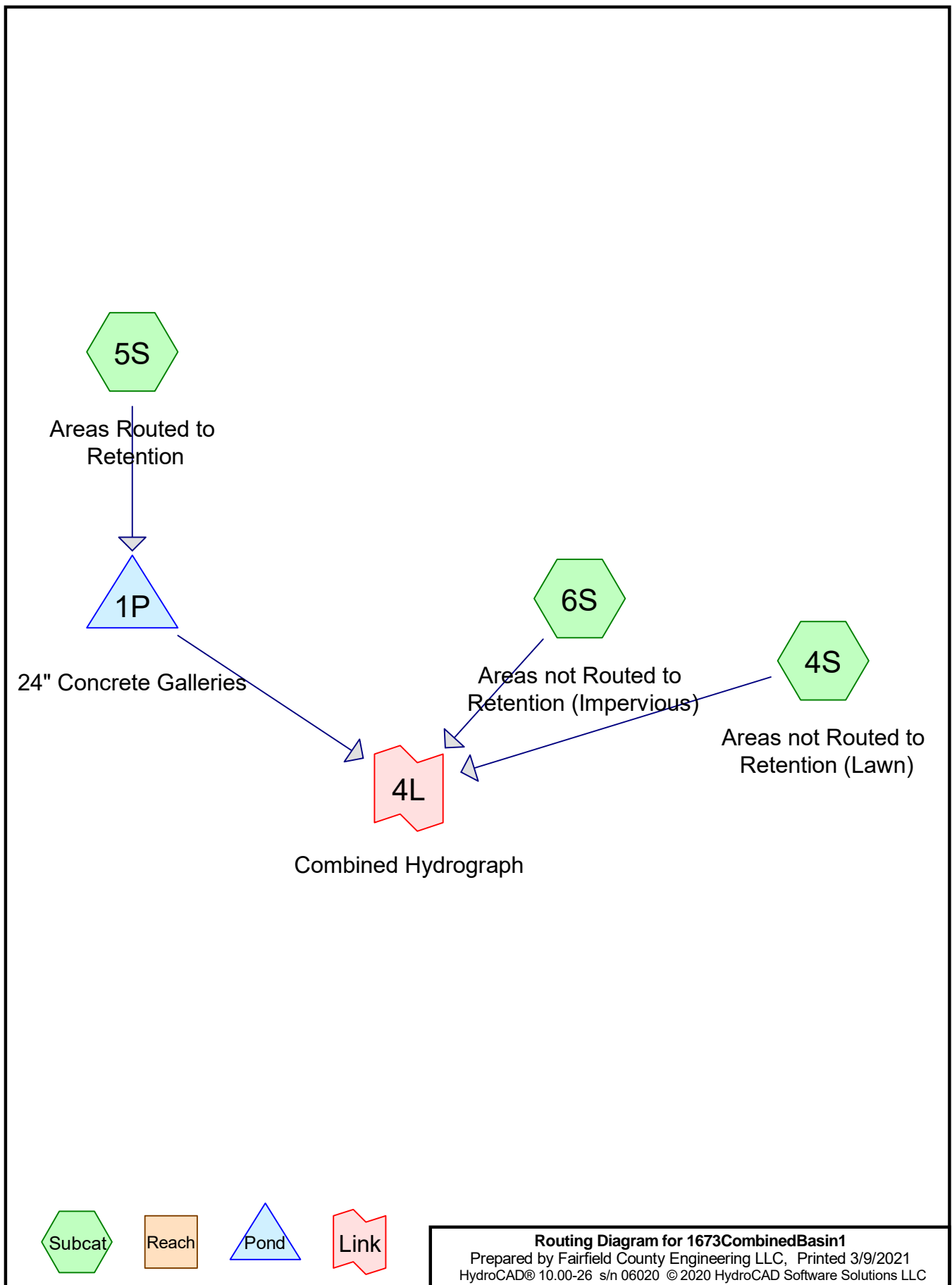


Summary for Link 1L: Combined Hydrograph

Inflow Area = 0.080 ac, 85.32% Impervious, Inflow Depth > 7.06" for 50 Year event
Inflow = 0.59 cfs @ 12.07 hrs, Volume= 0.047 af
Primary = 0.59 cfs @ 12.07 hrs, Volume= 0.047 af, Atten= 0%, Lag= 0.0 min

Primary outflow = Inflow, Time Span= 0.00-24.00 hrs, dt= 0.04 hrs

Link 1L: Combined Hydrograph



1673CombinedBasin1

Prepared by Fairfield County Engineering LLC

HydroCAD® 10.00-26 s/n 06020 © 2020 HydroCAD Software Solutions LLC

Type III 24-hr 50 Year Rainfall=7.44"

Printed 3/9/2021

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Summary for Subcatchment 4S: Areas not Routed to Retention (Lawn)

Runoff = 0.15 cfs @ 12.02 hrs, Volume= 0.010 af, Depth> 5.56"

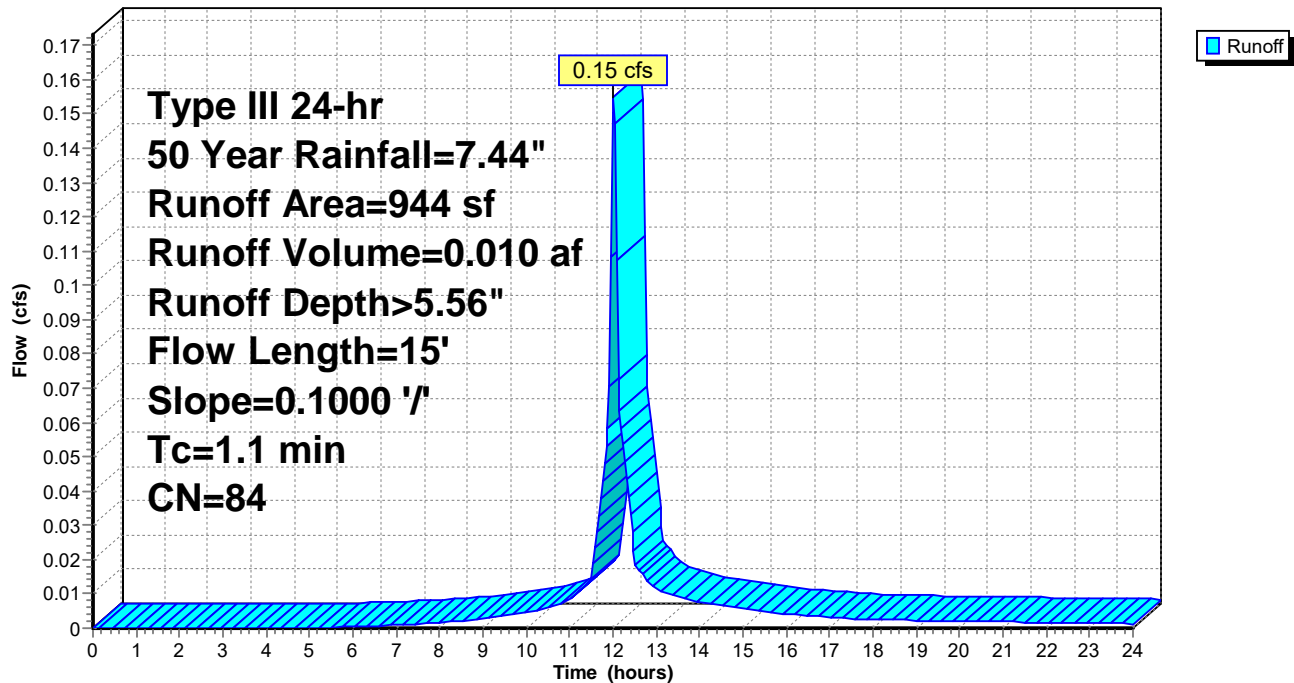
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.04 hrs
Type III 24-hr 50 Year Rainfall=7.44"

Area (sf)	CN	Description
944	84	50-75% Grass cover, Fair, HSG D
944		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
1.1	15	0.1000	0.24		Sheet Flow, Grass: Short n= 0.150 P2= 3.64"

Subcatchment 4S: Areas not Routed to Retention (Lawn)

Hydrograph



1673CombinedBasin1

Prepared by Fairfield County Engineering LLC

HydroCAD® 10.00-26 s/n 06020 © 2020 HydroCAD Software Solutions LLC

Type III 24-hr 50 Year Rainfall=7.44"

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Summary for Subcatchment 5S: Areas Routed to Retention

Runoff = 0.27 cfs @ 12.07 hrs, Volume= 0.022 af, Depth> 7.20"

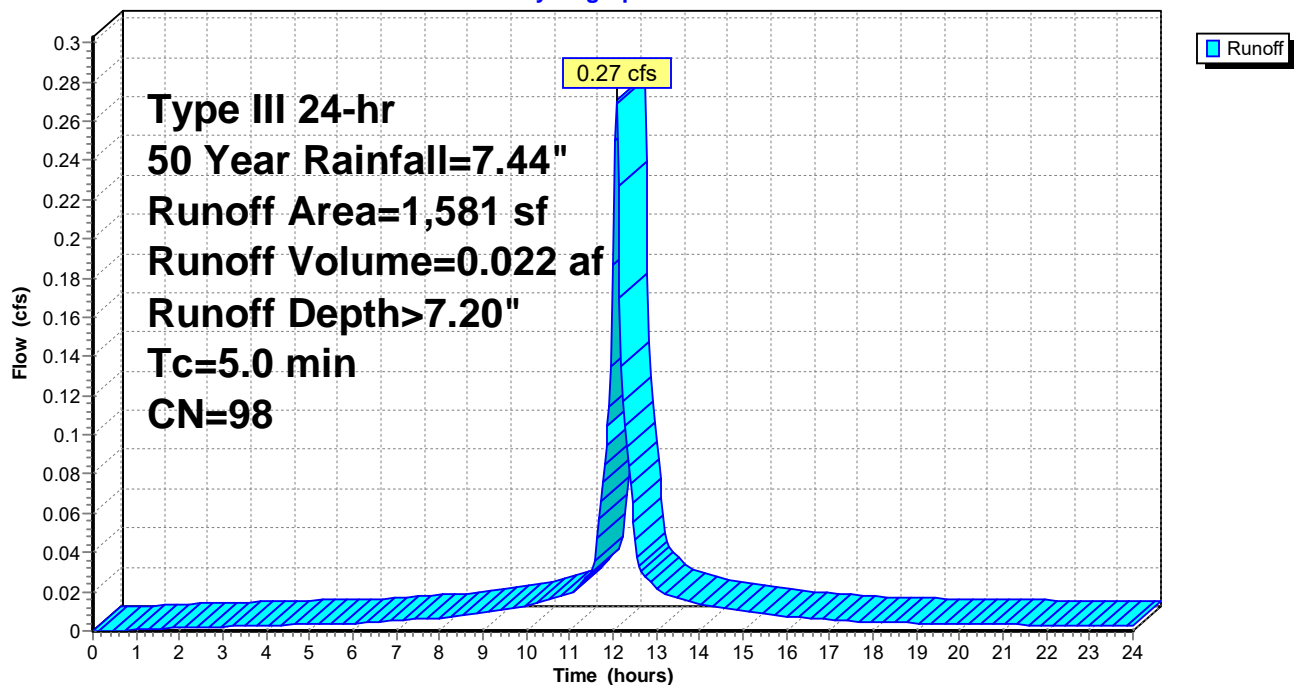
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.04 hrs
Type III 24-hr 50 Year Rainfall=7.44"

	Area (sf)	CN	Description
*	1,581	98	Portion of Driveway/Parking
	1,581		100.00% Impervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
5.0					Direct Entry, Direct

Subcatchment 5S: Areas Routed to Retention

Hydrograph



1673CombinedBasin1

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Type III 24-hr 50 Year Rainfall=7.44"

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Summary for Subcatchment 6S: Areas not Routed to Retention (Impervious)

Runoff = 0.20 cfs @ 12.07 hrs, Volume= 0.016 af, Depth> 7.20"

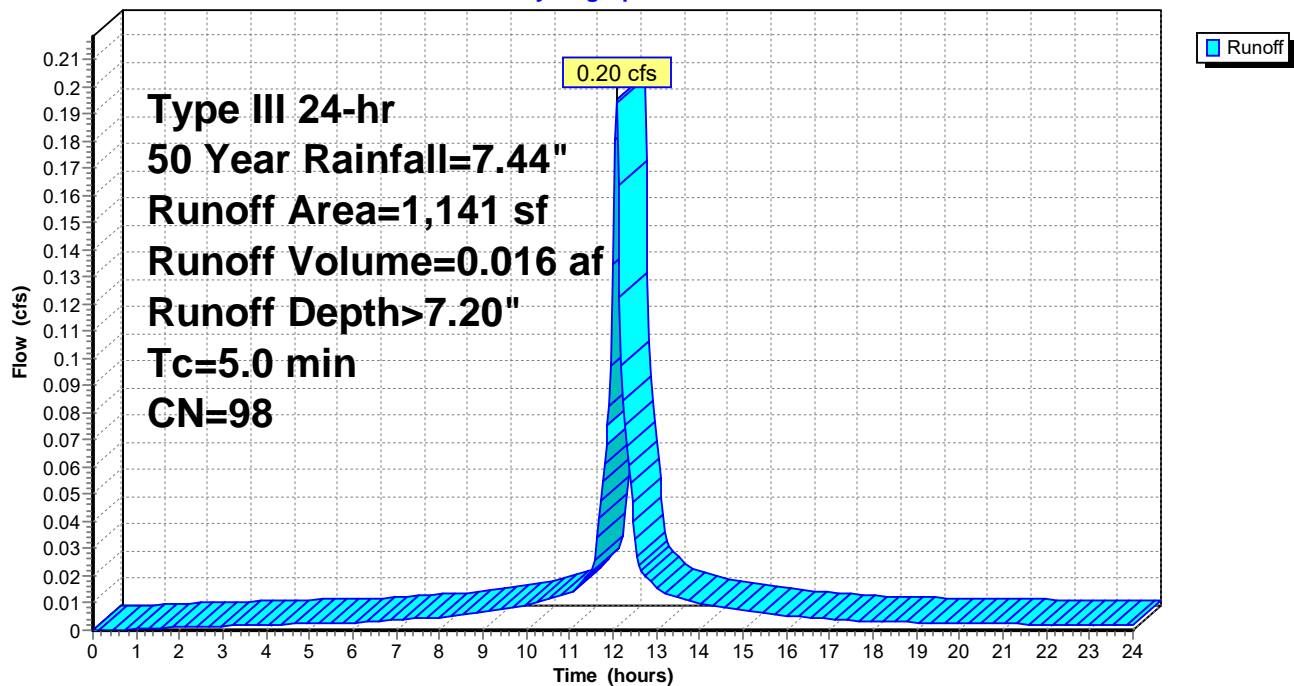
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.04 hrs
Type III 24-hr 50 Year Rainfall=7.44"

	Area (sf)	CN	Description
*	878	98	Building
*	237	98	Driveway/Parking
*	26	98	Walk
	1,141	98	Weighted Average
	1,141		100.00% Impervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
5.0					Direct Entry, Direct

Subcatchment 6S: Areas not Routed to Retention (Impervious)

Hydrograph



1673CombinedBasin1

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Type III 24-hr 50 Year Rainfall=7.44"

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Summary for Pond 1P: 24" Concrete Galleries

Inflow Area = 0.036 ac, 100.00% Impervious, Inflow Depth > 7.20" for 50 Year event
 Inflow = 0.27 cfs @ 12.07 hrs, Volume= 0.022 af
 Outflow = 0.23 cfs @ 12.16 hrs, Volume= 0.010 af, Atten= 14%, Lag= 5.5 min
 Primary = 0.23 cfs @ 12.16 hrs, Volume= 0.010 af

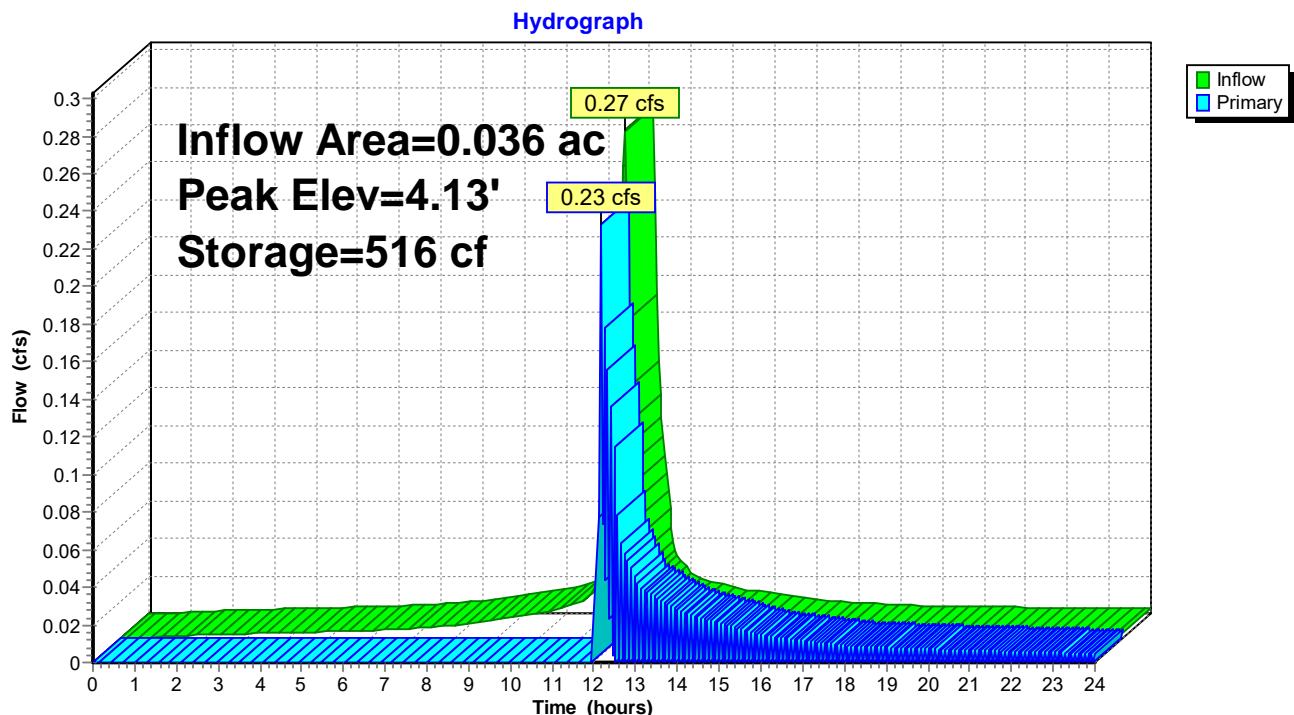
Routing by Stor-Ind method, Time Span= 0.00-24.00 hrs, dt= 0.04 hrs / 3
 Peak Elev= 4.13' @ 12.16 hrs Surf.Area= 324 sf Storage= 516 cf

Plug-Flow detention time= 286.2 min calculated for 0.010 af (46% of inflow)
 Center-of-Mass det. time= 145.2 min (886.1 - 740.9)

Volume	Invert	Avail.Storage	Storage Description
#1	2.00'	88 cf	18.00'W x 18.00'L x 2.00'H Stone 648 cf Overall - 428 cf Embedded = 220 cf x 40.0% Voids
#2	2.00'	428 cf	16.00'W x 16.00'L x 1.67'H 24" Concrete Galleries Inside #1
		516 cf	Total Available Storage

Device	Routing	Invert	Outlet Devices
#1	Primary	4.00'	6.0" Horiz. Orifice/Grate C= 0.600 Limited to weir flow at low heads

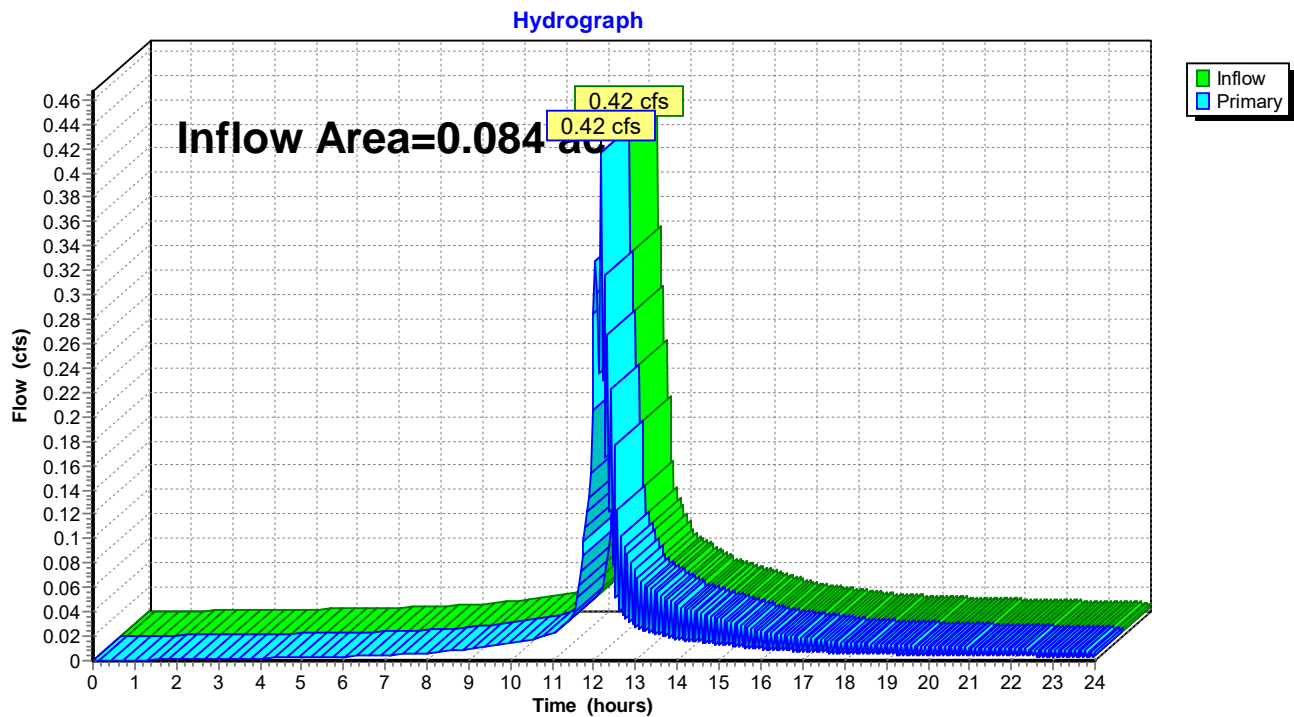
Primary OutFlow Max=0.21 cfs @ 12.16 hrs HW=4.12' (Free Discharge)
 ↑ **1=Orifice/Grate** (Weir Controls 0.21 cfs @ 1.13 fps)

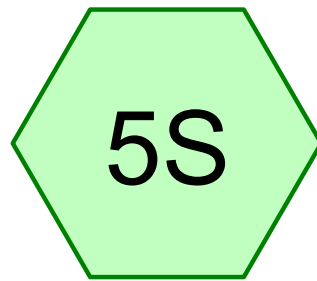
Pond 1P: 24" Concrete Galleries

Summary for Link 4L: Combined Hydrograph

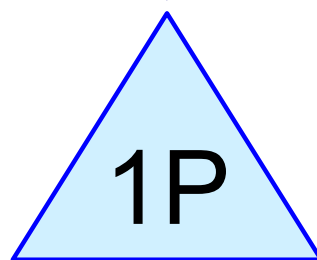
Inflow Area = 0.084 ac, 74.25% Impervious, Inflow Depth > 5.11" for 50 Year event
Inflow = 0.42 cfs @ 12.16 hrs, Volume= 0.036 af
Primary = 0.42 cfs @ 12.16 hrs, Volume= 0.036 af, Atten= 0%, Lag= 0.0 min

Primary outflow = Inflow, Time Span= 0.00-24.00 hrs, dt= 0.04 hrs

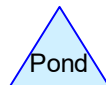
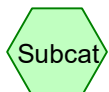
Link 4L: Combined Hydrograph



Areas Routed to
Retention



24" Concrete Galleries



Routing Diagram for 1673DischargeBasin1

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1673DischargeBasin1

Type III 24-hr 50 Year Rainfall=7.54"

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Summary for Subcatchment 5S: Areas Routed to Retention

Runoff = 0.27 cfs @ 12.07 hrs, Volume= 0.022 af, Depth= 7.30"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-60.00 hrs, dt= 0.04 hrs

Type III 24-hr 50 Year Rainfall=7.54"

	Area (sf)	CN	Description
*	1,581	98	Portion of Driveway/Parking
	1,581		100.00% Impervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
5.0					Direct Entry, Direct

1673DischargeBasin1

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Type III 24-hr 50 Year Rainfall=7.54"

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Hydrograph for Subcatchment 5S: Areas Routed to Retention

Time (hours)	Precip. (inches)	Excess (inches)	Runoff (cfs)	Time (hours)	Precip. (inches)	Excess (inches)	Runoff (cfs)
0.00	0.00	0.00	0.00	43.20	7.54	7.30	0.00
0.80	0.06	0.00	0.00	44.00	7.54	7.30	0.00
1.60	0.12	0.02	0.00	44.80	7.54	7.30	0.00
2.40	0.18	0.06	0.00	45.60	7.54	7.30	0.00
3.20	0.25	0.11	0.00	46.40	7.54	7.30	0.00
4.00	0.32	0.16	0.00	47.20	7.54	7.30	0.00
4.80	0.41	0.23	0.00	48.00	7.54	7.30	0.00
5.60	0.50	0.31	0.00	48.80	7.54	7.30	0.00
6.40	0.59	0.40	0.00	49.60	7.54	7.30	0.00
7.20	0.71	0.52	0.01	50.40	7.54	7.30	0.00
8.00	0.86	0.66	0.01	51.20	7.54	7.30	0.00
8.80	1.04	0.83	0.01	52.00	7.54	7.30	0.00
9.60	1.28	1.07	0.01	52.80	7.54	7.30	0.00
10.40	1.59	1.37	0.02	53.60	7.54	7.30	0.00
11.20	2.01	1.78	0.02	54.40	7.54	7.30	0.00
12.00	3.77	3.54	0.19	55.20	7.54	7.30	0.00
12.80	5.53	5.29	0.03	56.00	7.54	7.30	0.00
13.60	5.95	5.71	0.02	56.80	7.54	7.30	0.00
14.40	6.26	6.02	0.01	57.60	7.54	7.30	0.00
15.20	6.50	6.26	0.01	58.40	7.54	7.30	0.00
16.00	6.68	6.44	0.01	59.20	7.54	7.30	0.00
16.80	6.83	6.59	0.01	60.00	7.54	7.30	0.00
17.60	6.95	6.71	0.01				
18.40	7.04	6.81	0.00				
19.20	7.13	6.89	0.00				
20.00	7.22	6.98	0.00				
20.80	7.29	7.05	0.00				
21.60	7.36	7.12	0.00				
22.40	7.43	7.19	0.00				
23.20	7.49	7.25	0.00				
24.00	7.54	7.30	0.00				
24.80	7.54	7.30	0.00				
25.60	7.54	7.30	0.00				
26.40	7.54	7.30	0.00				
27.20	7.54	7.30	0.00				
28.00	7.54	7.30	0.00				
28.80	7.54	7.30	0.00				
29.60	7.54	7.30	0.00				
30.40	7.54	7.30	0.00				
31.20	7.54	7.30	0.00				
32.00	7.54	7.30	0.00				
32.80	7.54	7.30	0.00				
33.60	7.54	7.30	0.00				
34.40	7.54	7.30	0.00				
35.20	7.54	7.30	0.00				
36.00	7.54	7.30	0.00				
36.80	7.54	7.30	0.00				
37.60	7.54	7.30	0.00				
38.40	7.54	7.30	0.00				
39.20	7.54	7.30	0.00				
40.00	7.54	7.30	0.00				
40.80	7.54	7.30	0.00				
41.60	7.54	7.30	0.00				
42.40	7.54	7.30	0.00				

1673DischargeBasin1

Type III 24-hr 50 Year Rainfall=7.54"

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Summary for Pond 1P: 24" Concrete Galleries

Inflow Area = 0.036 ac, 100.00% Impervious, Inflow Depth = 7.30" for 50 Year event
 Inflow = 0.27 cfs @ 12.07 hrs, Volume= 0.022 af
 Outflow = 0.02 cfs @ 13.20 hrs, Volume= 0.022 af, Atten= 92%, Lag= 67.7 min
 Discarded = 0.01 cfs @ 8.16 hrs, Volume= 0.021 af
 Primary = 0.01 cfs @ 13.20 hrs, Volume= 0.001 af

Routing by Stor-Ind method, Time Span= 0.00-60.00 hrs, dt= 0.04 hrs / 3

Peak Elev= 4.02' @ 13.20 hrs Surf.Area= 324 sf Storage= 516 cf

Plug-Flow detention time= 627.8 min calculated for 0.022 af (100% of inflow)

Center-of-Mass det. time= 628.0 min (1,369.1 - 741.0)

Volume	Invert	Avail.Storage	Storage Description
#1	2.00'	88 cf	18.00'W x 18.00'L x 2.00'H Stone 648 cf Overall - 428 cf Embedded = 220 cf x 40.0% Voids
#2	2.00'	428 cf	16.00'W x 16.00'L x 1.67'H 24" Concrete Galleries Inside #1
		516 cf	Total Available Storage

Device	Routing	Invert	Outlet Devices
#1	Primary	4.00'	6.0" Horiz. Orifice/Grate C= 0.600 Limited to weir flow at low heads
#2	Discarded	2.00'	0.890 in/hr Exfiltration over Horizontal area

Discarded OutFlow Max=0.01 cfs @ 8.16 hrs HW=2.02' (Free Discharge)↑**2=Exfiltration** (Exfiltration Controls 0.01 cfs)**Primary OutFlow** Max=0.01 cfs @ 13.20 hrs HW=4.02' (Free Discharge)↑**1=Orifice/Grate** (Weir Controls 0.01 cfs @ 0.46 fps)

1673DischargeBasin1*Type III 24-hr 50 Year Rainfall=7.54"*

Prepared by Fairfield County Engineering LLC

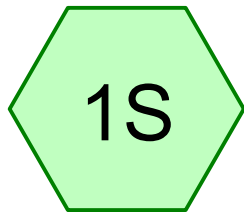
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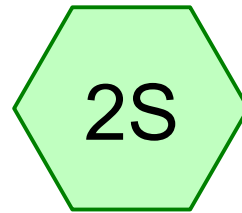
Page 22

Hydrograph for Pond 1P: 24" Concrete Galleries

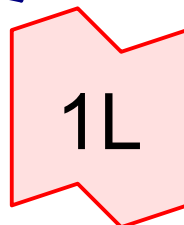
Time (hours)	Inflow (cfs)	Storage (cubic-feet)	Elevation (feet)	Outflow (cfs)	Discarded (cfs)	Primary (cfs)
0.00	0.00	0	2.00	0.00	0.00	0.00
2.00	0.00	1	2.00	0.00	0.00	0.00
4.00	0.00	2	2.01	0.00	0.00	0.00
6.00	0.00	3	2.01	0.00	0.00	0.00
8.00	0.01	5	2.02	0.01	0.01	0.00
10.00	0.01	28	2.10	0.01	0.01	0.00
12.00	0.19	225	2.79	0.01	0.01	0.00
14.00	0.01	516	4.01	0.02	0.01	0.01
16.00	0.01	516	4.00	0.01	0.01	0.00
18.00	0.00	510	3.95	0.01	0.01	0.00
20.00	0.00	491	3.81	0.01	0.01	0.00
22.00	0.00	466	3.65	0.01	0.01	0.00
24.00	0.00	438	3.54	0.01	0.01	0.00
26.00	0.00	390	3.38	0.01	0.01	0.00
28.00	0.00	342	3.21	0.01	0.01	0.00
30.00	0.00	294	3.04	0.01	0.01	0.00
32.00	0.00	246	2.87	0.01	0.01	0.00
34.00	0.00	198	2.70	0.01	0.01	0.00
36.00	0.00	150	2.53	0.01	0.01	0.00
38.00	0.00	102	2.36	0.01	0.01	0.00
40.00	0.00	54	2.19	0.01	0.01	0.00
42.00	0.00	6	2.02	0.01	0.01	0.00
44.00	0.00	0	2.00	0.00	0.00	0.00
46.00	0.00	0	2.00	0.00	0.00	0.00
48.00	0.00	0	2.00	0.00	0.00	0.00
50.00	0.00	0	2.00	0.00	0.00	0.00
52.00	0.00	0	2.00	0.00	0.00	0.00
54.00	0.00	0	2.00	0.00	0.00	0.00
56.00	0.00	0	2.00	0.00	0.00	0.00
58.00	0.00	0	2.00	0.00	0.00	0.00
60.00	0.00	0	2.00	0.00	0.00	0.00



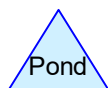
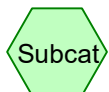
Existing Conditions
(Impervious)



Existing Conditions
(Lawn)



Combined Hydrograph



Routing Diagram for 1673ExistingBasin2

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1673ExistingBasin2

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Type III 24-hr 50 Year Rainfall=7.54"

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Summary for Subcatchment 1S: Existing Conditions (Impervious)

Runoff = 0.69 cfs @ 12.07 hrs, Volume= 0.053 af, Depth> 6.70"

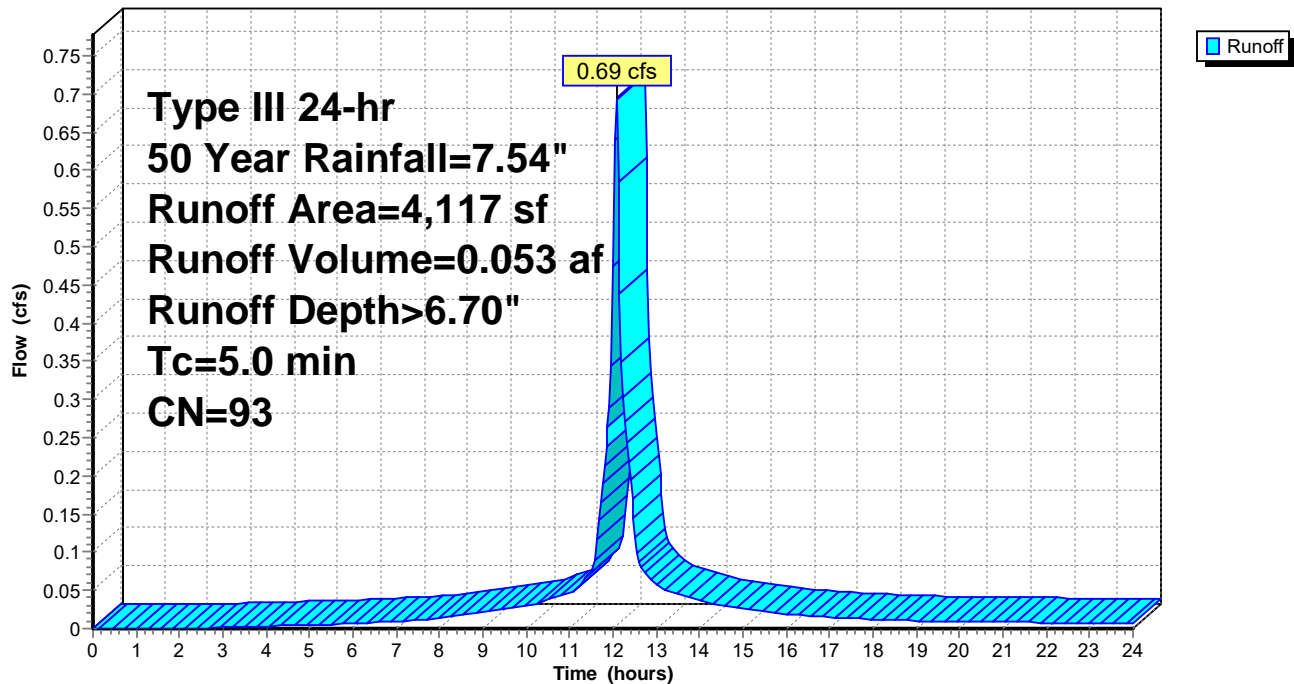
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.04 hrs
Type III 24-hr 50 Year Rainfall=7.54"

	Area (sf)	CN	Description
*	215	98	Buildings
*	2,863	91	Dirt Parking
*	49	91	Deck
*	530	98	Asphalt Area
*	460	98	Garage
	4,117	93	Weighted Average
	2,912		70.73% Pervious Area
	1,205		29.27% Impervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
5.0					Direct Entry, Direct

Subcatchment 1S: Existing Conditions (Impervious)

Hydrograph



1673ExistingBasin2

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Type III 24-hr 50 Year Rainfall=7.54"

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Summary for Subcatchment 2S: Existing Conditions (Lawn)

Runoff = 0.65 cfs @ 12.10 hrs, Volume= 0.050 af, Depth> 5.65"

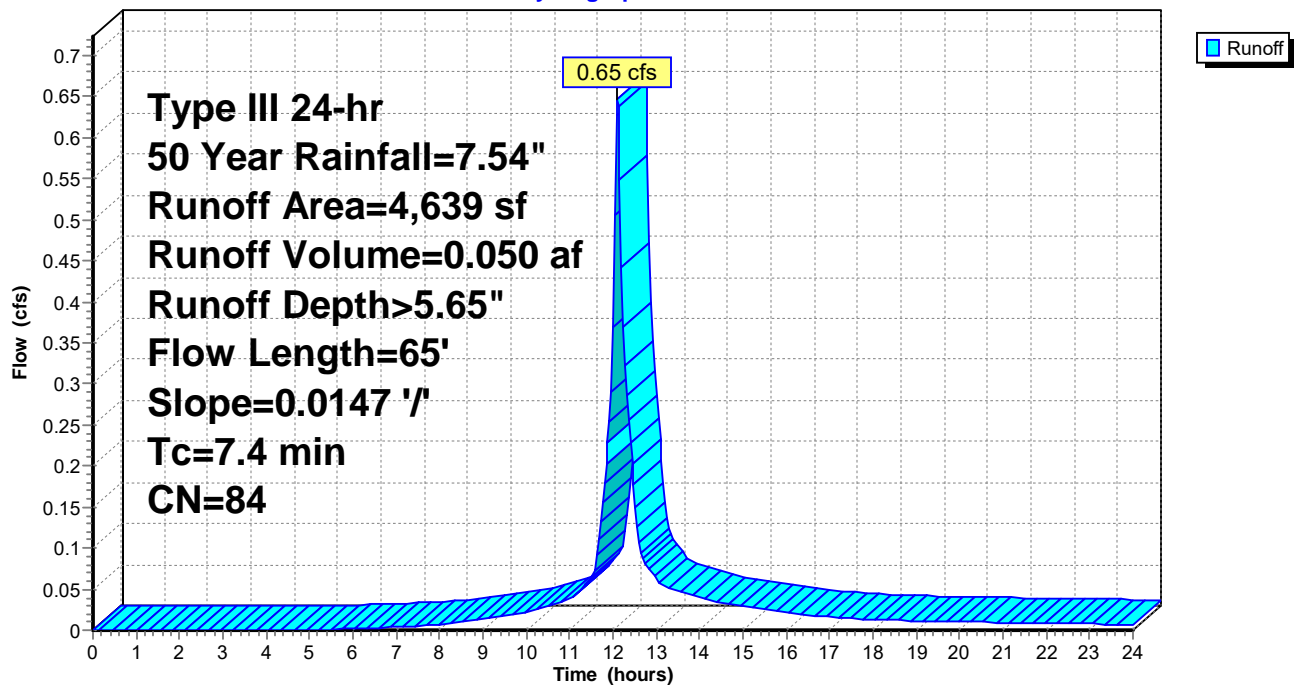
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.04 hrs
Type III 24-hr 50 Year Rainfall=7.54"

Area (sf)	CN	Description
4,639	84	50-75% Grass cover, Fair, HSG D
4,639		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
7.4	65	0.0147	0.15		Sheet Flow, Grass: Short n= 0.150 P2= 3.64"

Subcatchment 2S: Existing Conditions (Lawn)

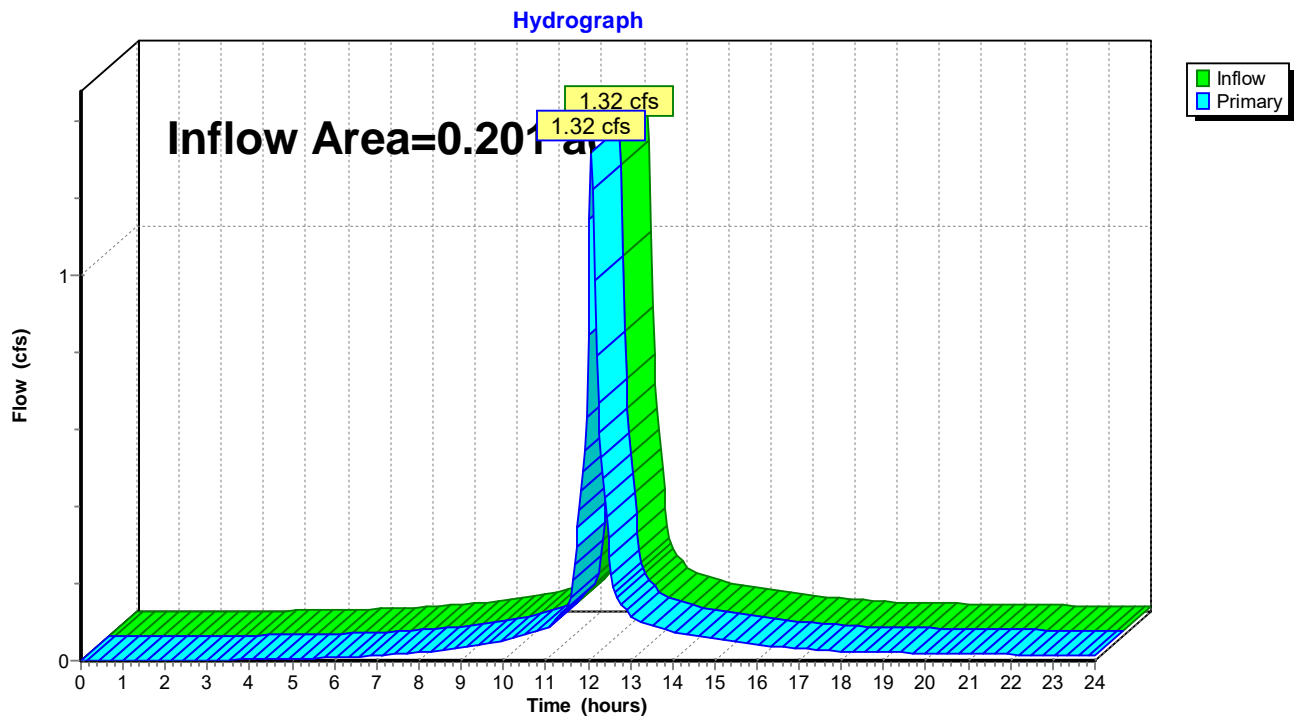
Hydrograph

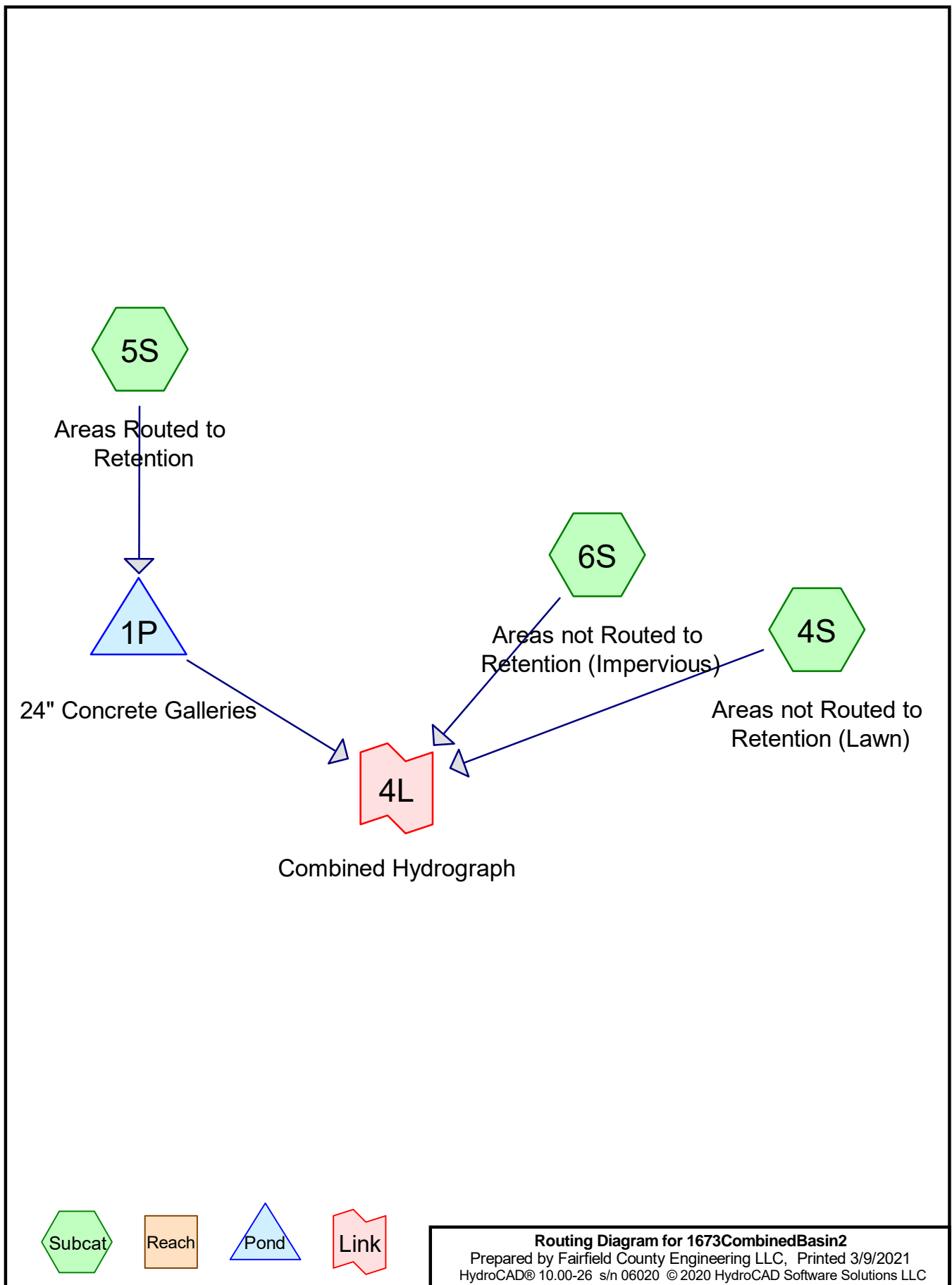


Summary for Link 1L: Combined Hydrograph

Inflow Area = 0.201 ac, 13.76% Impervious, Inflow Depth > 6.14" for 50 Year event
Inflow = 1.32 cfs @ 12.09 hrs, Volume= 0.103 af
Primary = 1.32 cfs @ 12.09 hrs, Volume= 0.103 af, Atten= 0%, Lag= 0.0 min

Primary outflow = Inflow, Time Span= 0.00-24.00 hrs, dt= 0.04 hrs

Link 1L: Combined Hydrograph



1673CombinedBasin2

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Type III 24-hr 50 Year Rainfall=7.44"

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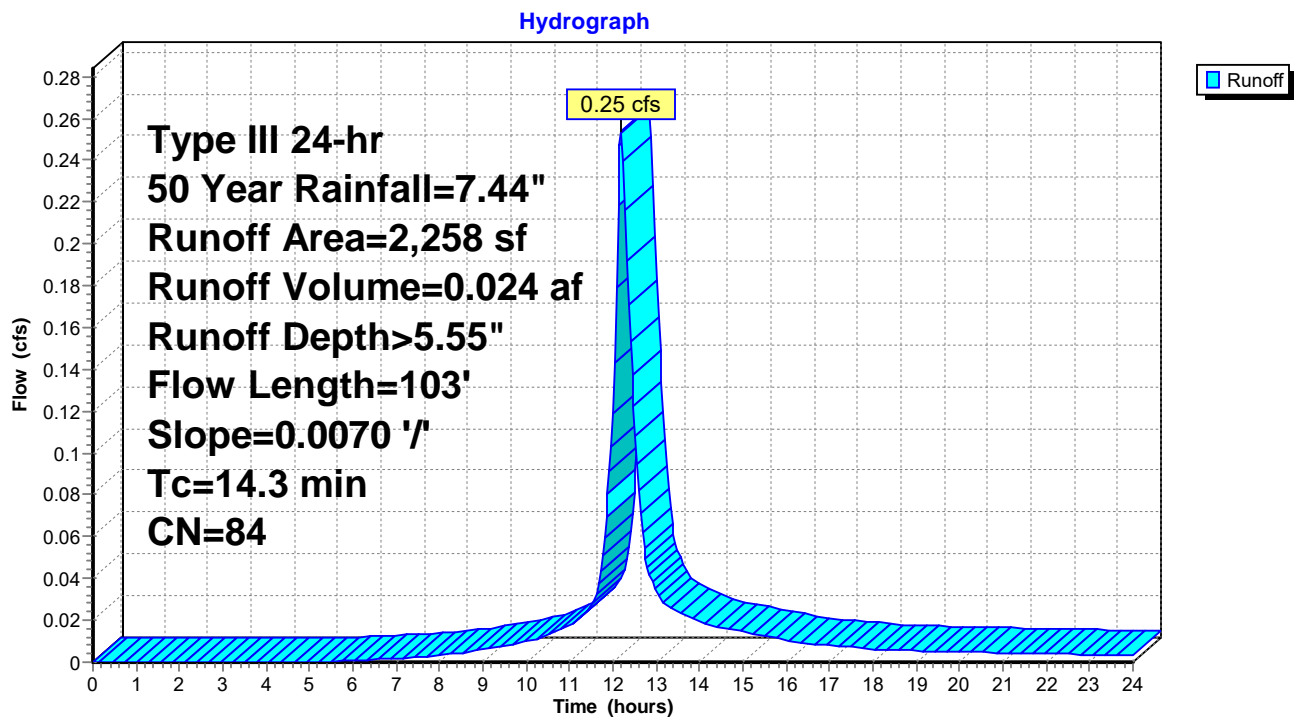
Summary for Subcatchment 4S: Areas not Routed to Retention (Lawn)

Runoff = 0.25 cfs @ 12.19 hrs, Volume= 0.024 af, Depth> 5.55"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.04 hrs
Type III 24-hr 50 Year Rainfall=7.44"

Area (sf)	CN	Description
2,258	84	50-75% Grass cover, Fair, HSG D
2,258		100.00% Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
14.3	103	0.0070	0.12		Sheet Flow, Grass: Short n= 0.150 P2= 3.64"

Subcatchment 4S: Areas not Routed to Retention (Lawn)

1673CombinedBasin2

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Type III 24-hr 50 Year Rainfall=7.44"

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Summary for Subcatchment 5S: Areas Routed to Retention

Runoff = 0.74 cfs @ 12.07 hrs, Volume= 0.059 af, Depth> 7.20"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.04 hrs

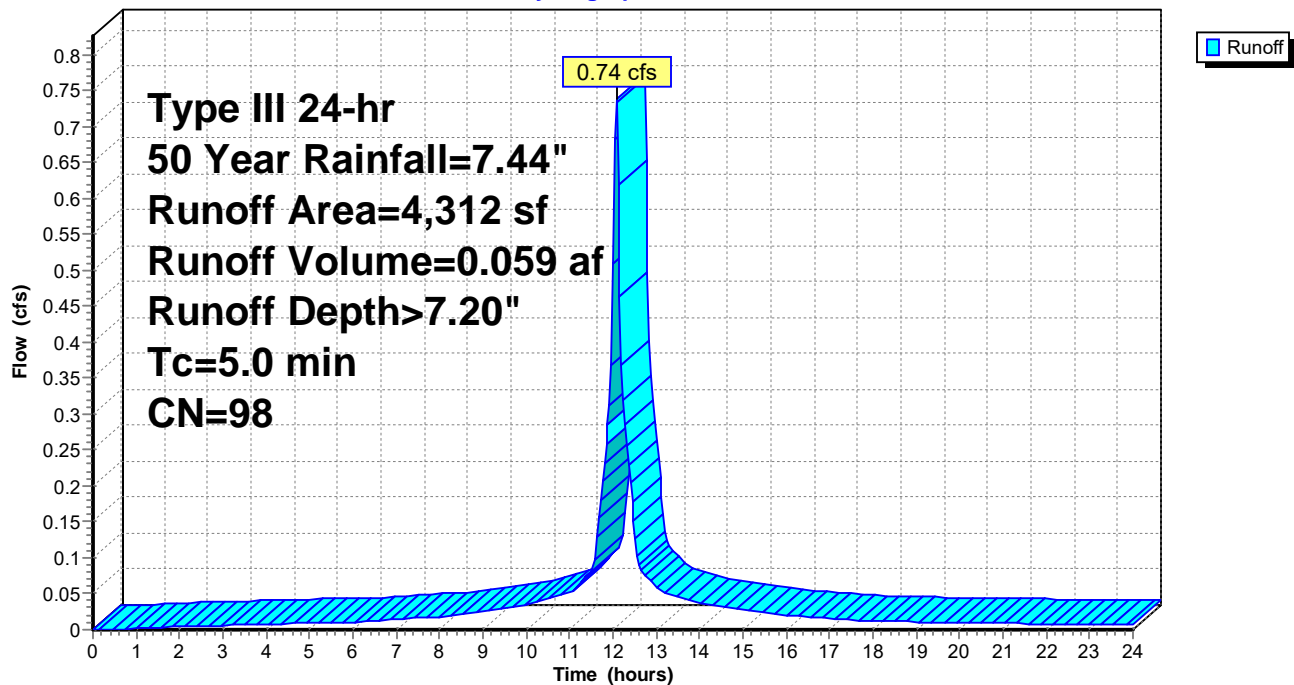
Type III 24-hr 50 Year Rainfall=7.44"

	Area (sf)	CN	Description
*	1,673	98	portion of Building roof
*	2,639	98	Driveway
	4,312	98	Weighted Average
	4,312		100.00% Impervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
5.0					Direct Entry, Direct

Subcatchment 5S: Areas Routed to Retention

Hydrograph



1673CombinedBasin2

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Type III 24-hr 50 Year Rainfall=7.44"

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Summary for Subcatchment 6S: Areas not Routed to Retention (Impervious)

Runoff = 0.34 cfs @ 12.07 hrs, Volume= 0.027 af, Depth> 7.08"

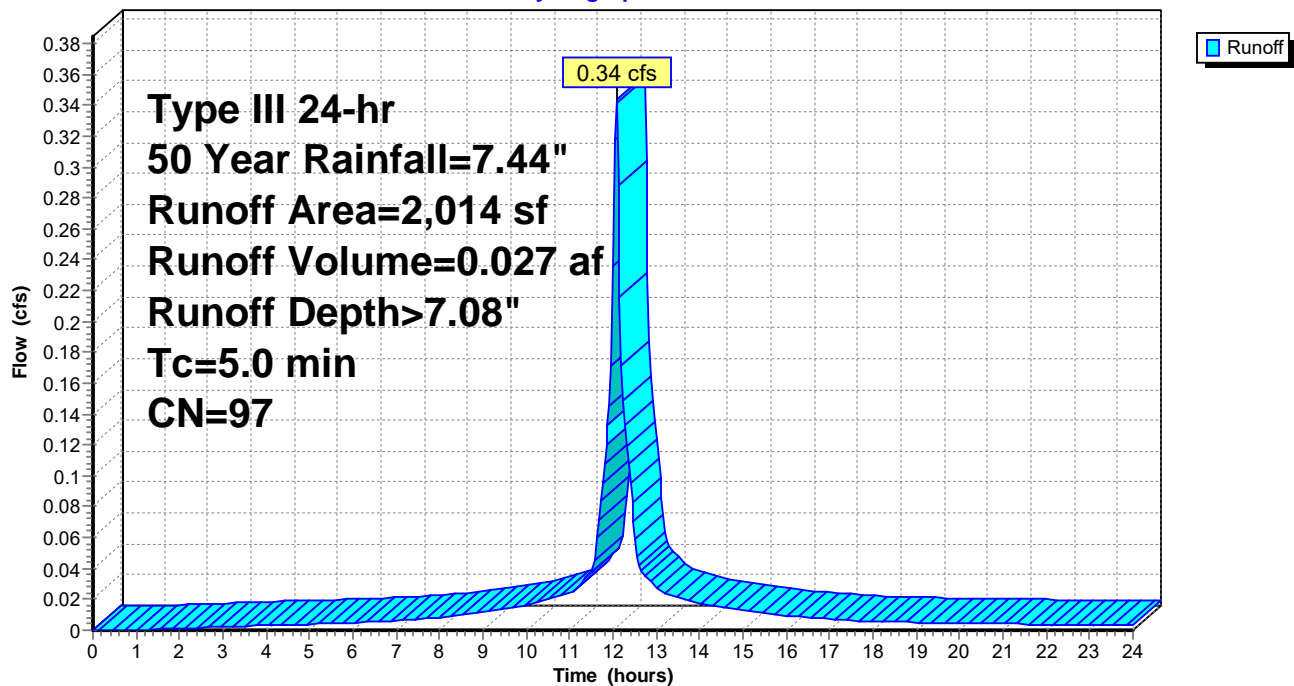
Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-24.00 hrs, dt= 0.04 hrs
Type III 24-hr 50 Year Rainfall=7.44"

	Area (sf)	CN	Description
*	1,789	98	Building
*	225	91	Decks/stairs
	2,014	97	Weighted Average
	225		11.17% Pervious Area
	1,789		88.83% Impervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
5.0					Direct Entry, Direct

Subcatchment 6S: Areas not Routed to Retention (Impervious)

Hydrograph



1673CombinedBasin2

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Type III 24-hr 50 Year Rainfall=7.44"

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Summary for Pond 1P: 24" Concrete Galleries

Inflow Area = 0.099 ac, 100.00% Impervious, Inflow Depth > 7.20" for 50 Year event
 Inflow = 0.74 cfs @ 12.07 hrs, Volume= 0.059 af
 Outflow = 0.74 cfs @ 12.07 hrs, Volume= 0.042 af, Atten= 0%, Lag= 0.0 min
 Primary = 0.74 cfs @ 12.07 hrs, Volume= 0.042 af

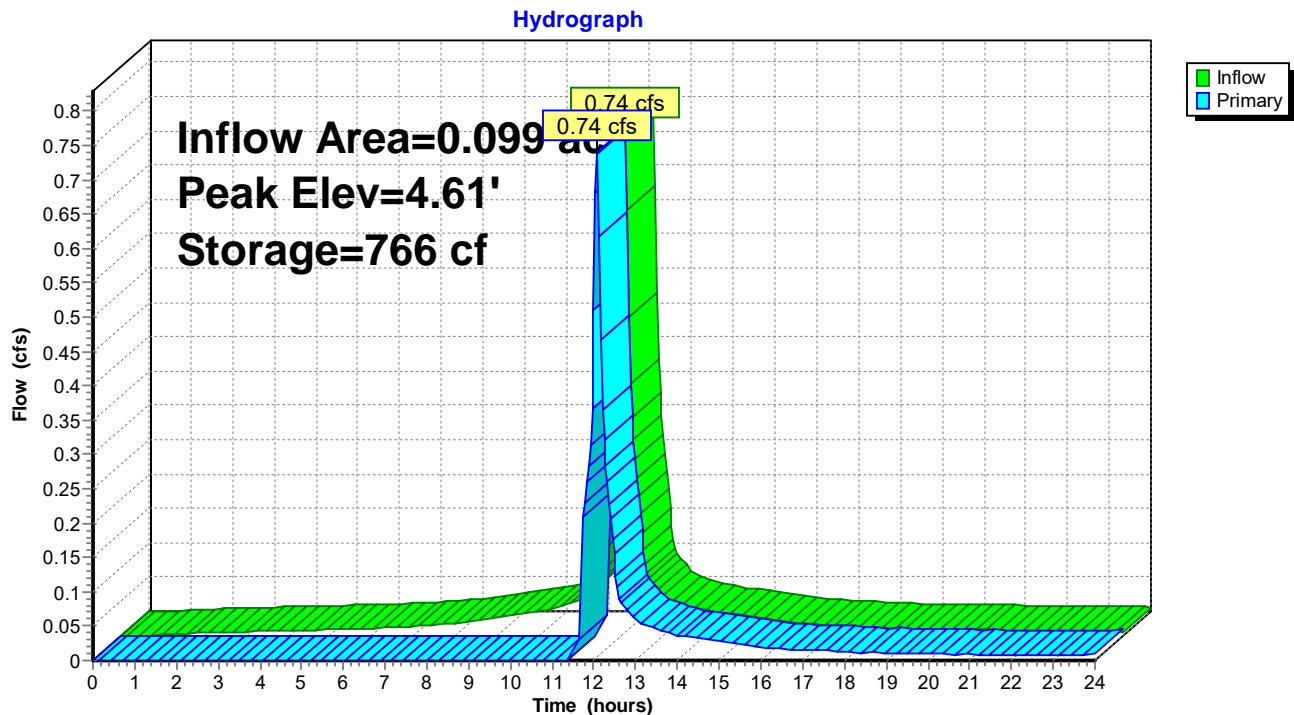
Routing by Stor-Ind method, Time Span= 0.00-24.00 hrs, dt= 0.04 hrs / 3
 Peak Elev= 4.61' @ 12.07 hrs Surf.Area= 476 sf Storage= 766 cf

Plug-Flow detention time= 182.7 min calculated for 0.042 af (70% of inflow)
 Center-of-Mass det. time= 88.0 min (828.9 - 740.9)

Volume	Invert	Avail.Storage	Storage Description
#1	2.00'	124 cf	14.00'W x 34.00'L x 2.00'H Stone
			952 cf Overall - 641 cf Embedded = 311 cf x 40.0% Voids
#2	2.00'	641 cf	12.00'W x 32.00'L x 1.67'H 24" Concrete Galleries Inside #1
		766 cf	Total Available Storage

Device	Routing	Invert	Outlet Devices
#1	Primary	4.00'	6.0" Horiz. Orifice/Grate C= 0.600 Limited to weir flow at low heads

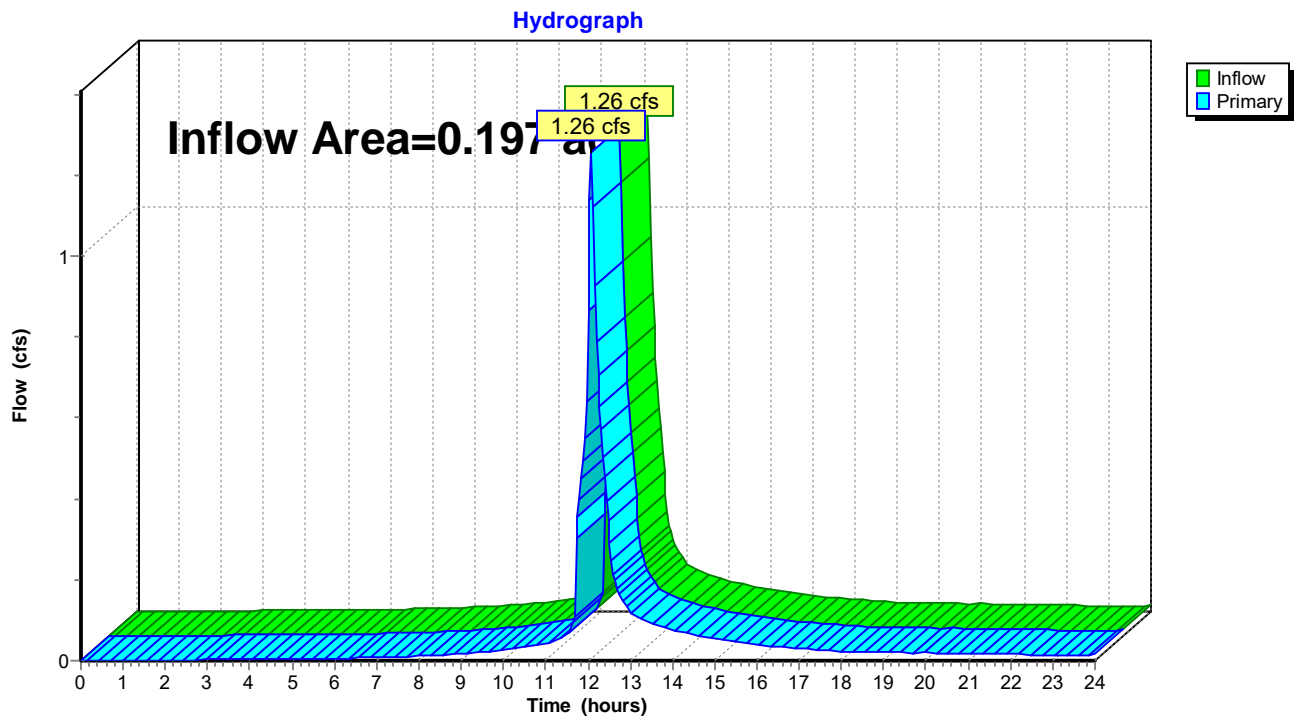
Primary OutFlow Max=0.73 cfs @ 12.07 hrs HW=4.59' (Free Discharge)
 ↑ **1=Orifice/Grate** (Orifice Controls 0.73 cfs @ 3.70 fps)

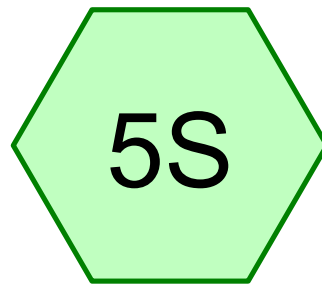
Pond 1P: 24" Concrete Galleries

Summary for Link 4L: Combined Hydrograph

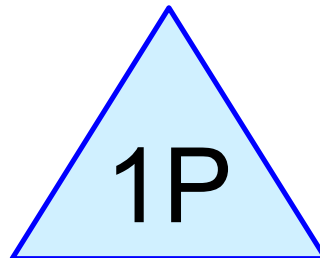
Inflow Area = 0.197 ac, 71.07% Impervious, Inflow Depth > 5.65" for 50 Year event
Inflow = 1.26 cfs @ 12.08 hrs, Volume= 0.093 af
Primary = 1.26 cfs @ 12.08 hrs, Volume= 0.093 af, Atten= 0%, Lag= 0.0 min

Primary outflow = Inflow, Time Span= 0.00-24.00 hrs, dt= 0.04 hrs

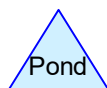
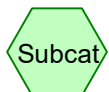
Link 4L: Combined Hydrograph



Areas Routed to
Retention



24" Concrete Galleries



Routing Diagram for 1673DischargeBasin2
Prepared by Fairfield County Engineering LLC, Printed 3/9/2021
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1673DischargeBasin2*Type III 24-hr 50 Year Rainfall=7.54"*

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Summary for Subcatchment 5S: Areas Routed to Retention

Runoff = 0.75 cfs @ 12.07 hrs, Volume= 0.060 af, Depth= 7.30"

Runoff by SCS TR-20 method, UH=SCS, Weighted-CN, Time Span= 0.00-60.00 hrs, dt= 0.04 hrs

Type III 24-hr 50 Year Rainfall=7.54"

	Area (sf)	CN	Description
*	1,673	98	portion of Building roof
*	2,639	98	Driveway
	4,312	98	Weighted Average
	4,312		100.00% Impervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
5.0					Direct Entry, Direct

1673DischargeBasin2

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Type III 24-hr 50 Year Rainfall=7.54"

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Hydrograph for Subcatchment 5S: Areas Routed to Retention

Time (hours)	Precip. (inches)	Excess (inches)	Runoff (cfs)	Time (hours)	Precip. (inches)	Excess (inches)	Runoff (cfs)
0.00	0.00	0.00	0.00	43.20	7.54	7.30	0.00
0.80	0.06	0.00	0.00	44.00	7.54	7.30	0.00
1.60	0.12	0.02	0.00	44.80	7.54	7.30	0.00
2.40	0.18	0.06	0.01	45.60	7.54	7.30	0.00
3.20	0.25	0.11	0.01	46.40	7.54	7.30	0.00
4.00	0.32	0.16	0.01	47.20	7.54	7.30	0.00
4.80	0.41	0.23	0.01	48.00	7.54	7.30	0.00
5.60	0.50	0.31	0.01	48.80	7.54	7.30	0.00
6.40	0.59	0.40	0.01	49.60	7.54	7.30	0.00
7.20	0.71	0.52	0.02	50.40	7.54	7.30	0.00
8.00	0.86	0.66	0.02	51.20	7.54	7.30	0.00
8.80	1.04	0.83	0.03	52.00	7.54	7.30	0.00
9.60	1.28	1.07	0.03	52.80	7.54	7.30	0.00
10.40	1.59	1.37	0.04	53.60	7.54	7.30	0.00
11.20	2.01	1.78	0.06	54.40	7.54	7.30	0.00
12.00	3.77	3.54	0.52	55.20	7.54	7.30	0.00
12.80	5.53	5.29	0.07	56.00	7.54	7.30	0.00
13.60	5.95	5.71	0.05	56.80	7.54	7.30	0.00
14.40	6.26	6.02	0.03	57.60	7.54	7.30	0.00
15.20	6.50	6.26	0.03	58.40	7.54	7.30	0.00
16.00	6.68	6.44	0.02	59.20	7.54	7.30	0.00
16.80	6.83	6.59	0.02	60.00	7.54	7.30	0.00
17.60	6.95	6.71	0.01				
18.40	7.04	6.81	0.01				
19.20	7.13	6.89	0.01				
20.00	7.22	6.98	0.01				
20.80	7.29	7.05	0.01				
21.60	7.36	7.12	0.01				
22.40	7.43	7.19	0.01				
23.20	7.49	7.25	0.01				
24.00	7.54	7.30	0.01				
24.80	7.54	7.30	0.00				
25.60	7.54	7.30	0.00				
26.40	7.54	7.30	0.00				
27.20	7.54	7.30	0.00				
28.00	7.54	7.30	0.00				
28.80	7.54	7.30	0.00				
29.60	7.54	7.30	0.00				
30.40	7.54	7.30	0.00				
31.20	7.54	7.30	0.00				
32.00	7.54	7.30	0.00				
32.80	7.54	7.30	0.00				
33.60	7.54	7.30	0.00				
34.40	7.54	7.30	0.00				
35.20	7.54	7.30	0.00				
36.00	7.54	7.30	0.00				
36.80	7.54	7.30	0.00				
37.60	7.54	7.30	0.00				
38.40	7.54	7.30	0.00				
39.20	7.54	7.30	0.00				
40.00	7.54	7.30	0.00				
40.80	7.54	7.30	0.00				
41.60	7.54	7.30	0.00				
42.40	7.54	7.30	0.00				

1673DischargeBasin2

Type III 24-hr 50 Year Rainfall=7.54"

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Summary for Pond 1P: 24" Concrete Galleries

Inflow Area = 0.099 ac, 100.00% Impervious, Inflow Depth = 7.30" for 50 Year event
 Inflow = 0.75 cfs @ 12.07 hrs, Volume= 0.060 af
 Outflow = 0.83 cfs @ 12.09 hrs, Volume= 0.061 af, Atten= 0%, Lag= 1.2 min
 Discarded = 0.02 cfs @ 8.16 hrs, Volume= 0.042 af
 Primary = 0.81 cfs @ 12.09 hrs, Volume= 0.019 af

Routing by Stor-Ind method, Time Span= 0.00-60.00 hrs, dt= 0.04 hrs / 3

Peak Elev= 4.70' @ 12.09 hrs Surf.Area= 476 sf Storage= 766 cf

Plug-Flow detention time= 237.7 min calculated for 0.060 af (100% of inflow)

Center-of-Mass det. time= 250.5 min (991.6 - 741.0)

Volume	Invert	Avail.Storage	Storage Description
#1	2.00'	124 cf	14.00'W x 34.00'L x 2.00'H Stone 952 cf Overall - 641 cf Embedded = 311 cf x 40.0% Voids
#2	2.00'	641 cf	12.00'W x 32.00'L x 1.67'H 24" Concrete Galleries Inside #1
		766 cf	Total Available Storage

Device	Routing	Invert	Outlet Devices
#1	Primary	4.00'	6.0" Horiz. Orifice/Grate C= 0.600 Limited to weir flow at low heads
#2	Discarded	2.00'	1.700 in/hr Exfiltration over Horizontal area

Discarded OutFlow Max=0.02 cfs @ 8.16 hrs HW=2.02' (Free Discharge)↑**2=Exfiltration** (Exfiltration Controls 0.02 cfs)**Primary OutFlow** Max=0.71 cfs @ 12.09 hrs HW=4.57' (Free Discharge)↑**1=Orifice/Grate** (Orifice Controls 0.71 cfs @ 3.62 fps)

1673DischargeBasin2*Type III 24-hr 50 Year Rainfall=7.54"*

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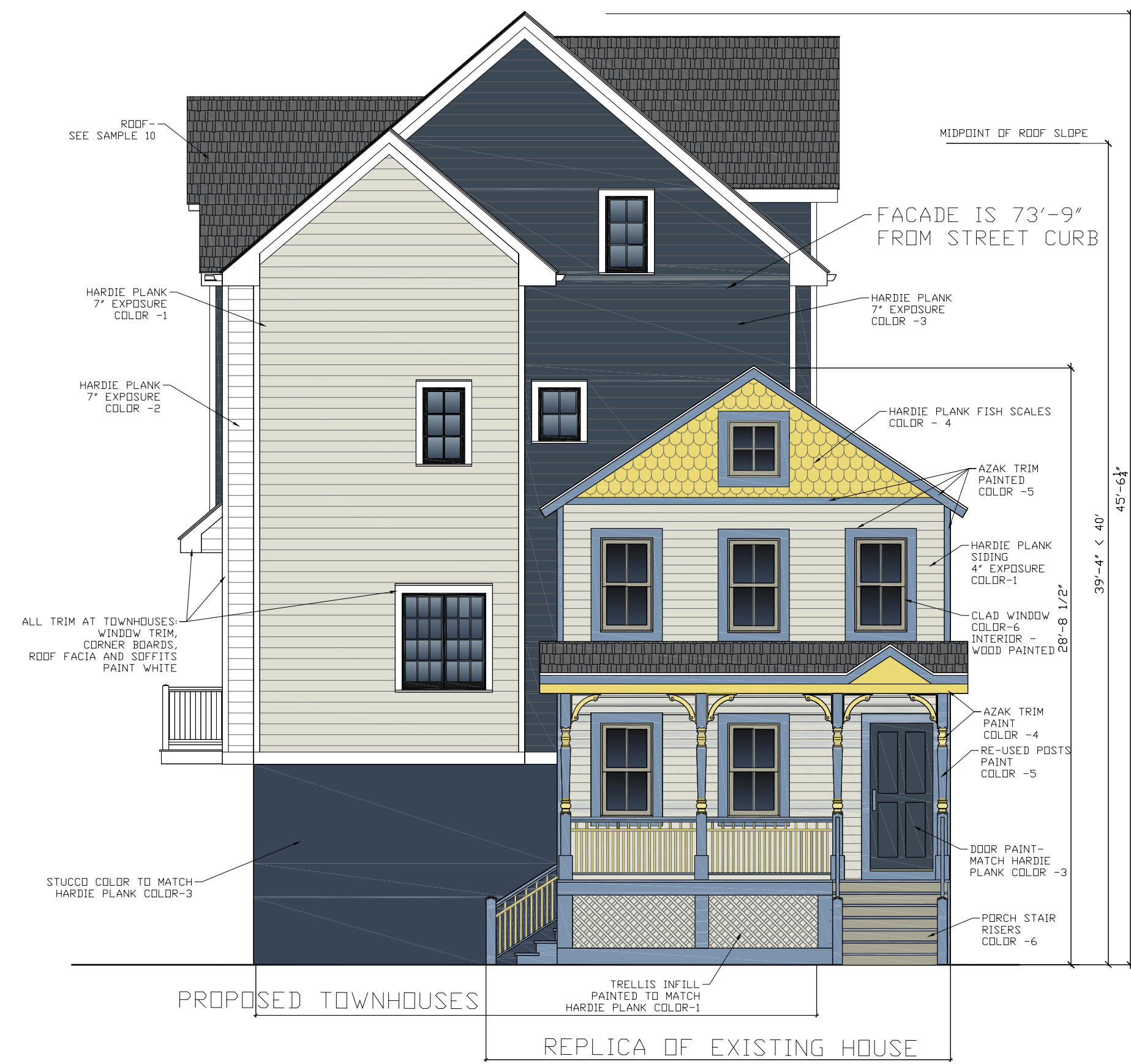
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Hydrograph for Pond 1P: 24" Concrete Galleries

Time (hours)	Inflow (cfs)	Storage (cubic-feet)	Elevation (feet)	Outflow (cfs)	Discarded (cfs)	Primary (cfs)
0.00	0.00	0	2.00	0.00	0.00	0.00
2.00	0.00	2	2.00	0.00	0.00	0.00
4.00	0.01	3	2.01	0.01	0.01	0.00
6.00	0.01	5	2.01	0.01	0.01	0.00
8.00	0.02	8	2.02	0.02	0.02	0.00
10.00	0.04	67	2.16	0.02	0.02	0.00
12.00	0.52	599	3.42	0.02	0.02	0.00
14.00	0.04	766	4.04	0.06	0.02	0.04
16.00	0.02	766	4.00	0.02	0.02	0.00
18.00	0.01	746	3.90	0.02	0.02	0.00
20.00	0.01	690	3.64	0.02	0.02	0.00
22.00	0.01	620	3.47	0.02	0.02	0.00
24.00	0.01	538	3.28	0.02	0.02	0.00
26.00	0.00	405	2.96	0.02	0.02	0.00
28.00	0.00	270	2.64	0.02	0.02	0.00
30.00	0.00	135	2.32	0.02	0.02	0.00
32.00	0.00	3	2.01	0.01	0.01	0.00
34.00	0.00	0	2.00	0.00	0.00	0.00
36.00	0.00	0	2.00	0.00	0.00	0.00
38.00	0.00	0	2.00	0.00	0.00	0.00
40.00	0.00	0	2.00	0.00	0.00	0.00
42.00	0.00	0	2.00	0.00	0.00	0.00
44.00	0.00	0	2.00	0.00	0.00	0.00
46.00	0.00	0	2.00	0.00	0.00	0.00
48.00	0.00	0	2.00	0.00	0.00	0.00
50.00	0.00	0	2.00	0.00	0.00	0.00
52.00	0.00	0	2.00	0.00	0.00	0.00
54.00	0.00	0	2.00	0.00	0.00	0.00
56.00	0.00	0	2.00	0.00	0.00	0.00
58.00	0.00	0	2.00	0.00	0.00	0.00
60.00	0.00	0	2.00	0.00	0.00	0.00



HENRY STREET/ FRONT ELEVATION



DRIVEWAY SIDE ELEVATION