

Exhibit A

project summary/scope of work: iebc 2003 level 1 & 2

IT IS THE INTENT OF THE ARCHITECTURAL/ENGINEERING TEAM TO SUBMIT THESE DOCUMENTS UNDER THE IEBC 2003 AS A LEVEL 1,2 REMODEL AND REPAIR PROJECT. THE INTENT IS FOR THIS PERMIT TO ALLOW WORK TO BE DONE ON THE EXTERIOR OF THE BUILDING AND SITE WORK. THE SECOND FLOOR HAS MINIMAL WORK IN THE NORTH WEST CORNER TO RECONFIGURE THE ACCESS TO THE EXISTING APARTMENT. THE ONLY OTHER WORK ASSOCIATED WITH THE SECOND FLOOR IS A NEW HEATING AND COOLING SYSTEM. THE MAJORITY OF THE SECOND FLOOR WILL REMAIN UNCHANGED.

THE WORK ON THE FIRST FLOOR WILL BE LIMITED, A STRUCTURAL STEEL FRAME AND FOOTINGS WILL BE INSTALLED TO ENLARGE AN INTERIOR OPENING IN THE EXISTING MASONRY WALL BETWEEN THE ORIGINAL BUILDING AND THE 1900'S ADDITION. THE 2HR FIRE SEPARATION WILL BE CREATED BY INSTALLING A GWB ASSEMBLY ON THE UNDERSIDE OF THE EXISTING FLOOR JOISTS.

ALL INTERIOR WORK ON THE FIRST FLOOR (MEP, INSULATION, PARTITIONS, CASE WORK AND FFE)WILL BE DONE UNDER A SEPARATE PERMIT.

THE PROPOSED WORK WILL ADDRESS THE FOLLOWING ISSUES:

1. THERMAL ENVELOPE / FENESTRATION:

NEW STRUCTURAL ROOF DIAPHRAGM, REPAIRS TO THE ROOF PARAPET AND A NEW TPO SINGLE PLY MEMBRANE ROOF WILL BE INSTALLED. NEW WINDOWS AND DOORS WILL BE INSTALLED IN THE EXISTING OPENINGS AS SHOWN ON THE ELEVATIONS. THIS INCLUDES REESTABLISHING THE FULL HEIGHT WINDOWS ON MAIN STREET THAT WILL CLOSELY REPLICATE A HISTORIC STOREFRONT. NEW FIRST FLOOR WINDOWS ON THE EAST SIDE OF THE BUILDING FACING THE POCKET PARK. A NEW EXTERIOR DOOR CUT INTO THE EXISTING NORTH MASORY WALL IN ORDER TO ACCESS THE SECOND FLOOR APARTMENT. FILLING IN AND INSULATE SELECTED FIRST FLOOR DOOR OPENINGS.

2. LIMITED STRUCTURAL REMODEL:

NEW STEEL FRAME ON THE FIRST FLOOR AT THE PARTY WALL BETWEEN THE ORIGINAL BUILDING AND THE 1906 ADDITION.

3. FIRE SEPARATION:

INSTALL A 2 HOUR SEPARATION ASSEMBLY BETWEEN THE TWO FLOORS.

4. NORTH YARD AND ASSOCIATED EXTERIOR WORK:

ESTABLISHING A BACK YARD THAT HAS A POSITIVE DRAINAGE AWAY FROM THE BUILDING. THIS WILL REQUIRE A RETAINING WALL AND ASSOCIATED STEPS. ACCESS TO THE SECOND FLOOR WILL BE ON THE NORTH SIDE OF THE BUILDING WITH A NEW STAIR AND DOOR. CREATING A RECESSED MECHANICAL YARD THAT MAINTAINS THE ORIGINAL HEIGHT OF GRADE ALONG THE NORTH WALL OF THE BUILDING. THIS WILL INCLUDE A DRYWELL THAT WILL SEE MINIMAL WATER BUT WILL BE THE DRAIN LOCATION FOR THE RECESSED MECHANICAL YARD. FENCING THE BACK YARD AREA INCLUDING A SLIDING GATE FOR VEHICLES AND TWO (2) PERSON GATES. CONTROLLING THE ROOF WATER FROM THE NORTH EAVE / DRIP-LINE TO A GUTTER AND DOWNSPOUT THAT DEPOSITS THE STORM WATER THROUGH A COVERED GUTTER UNDER THE PUBLIC SIDEWALK TO THE CURB LINE ALONG 5TH STREET.

5. UTILITIES:

RELOCATE THE ELECTRICAL METERS TO THE NORTH WALL. INVESTIGATE THE EXISTING WATER SUPPLY AND SANITARY SEWER CONDITION AND DETERMINE IF REPAIR AND/OR REPLACEMENT IS NECESSARY. DETERMINE IF THE EXISTING NATURAL GAS SUPPLY PIPING NEEDS TO BE RELOCATED. INSTALL A NEW INDEPENDENT HEATING AND COOLING SYSTEM FOR THE SECOND FLOOR APARTMENT ONLY.

NOT INCLUDED IN THIS PERMIT OR SCOPE OF WORK:

1. FIRST FLOOR/DENTAL OFFICE MEP WORK.
2. FIRST FLOOR/DENTAL OFFICE DEMOLITION OF THE EXISTING SLAB FOR NEW WATER, PRESSURIZED AIR, EXTRACTOR PUMP LINES, ETC.
3. FIRST FLOOR SOUTH FLOOR IS FRAMED WITH DEMOLITION AND RE-POURING OF THE SLAB FOR THE NEW ENTRY/LOBBY.
4. 2 HOUR MECHANICAL CHASE.
5. SECOND FLOOR REMODEL WORK OTHER THAN THE SCOPE DESCRIBED ABOVE.

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