

**A** NEW ROOF PLAN  
A-A03 SCALE: 1/4" = 1'-0"

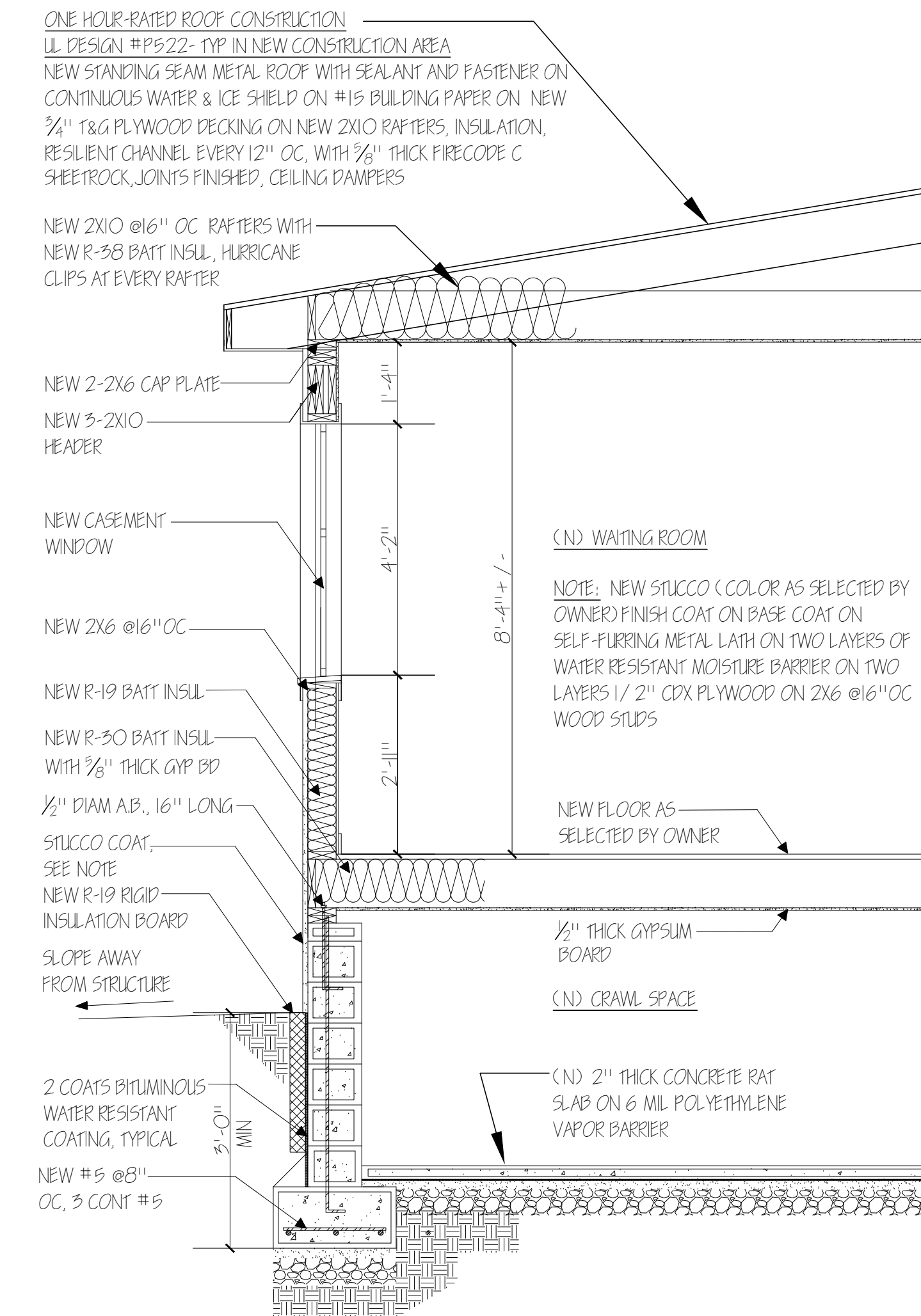
**DEMOLITION NOTES:**

**BASEMENT:**

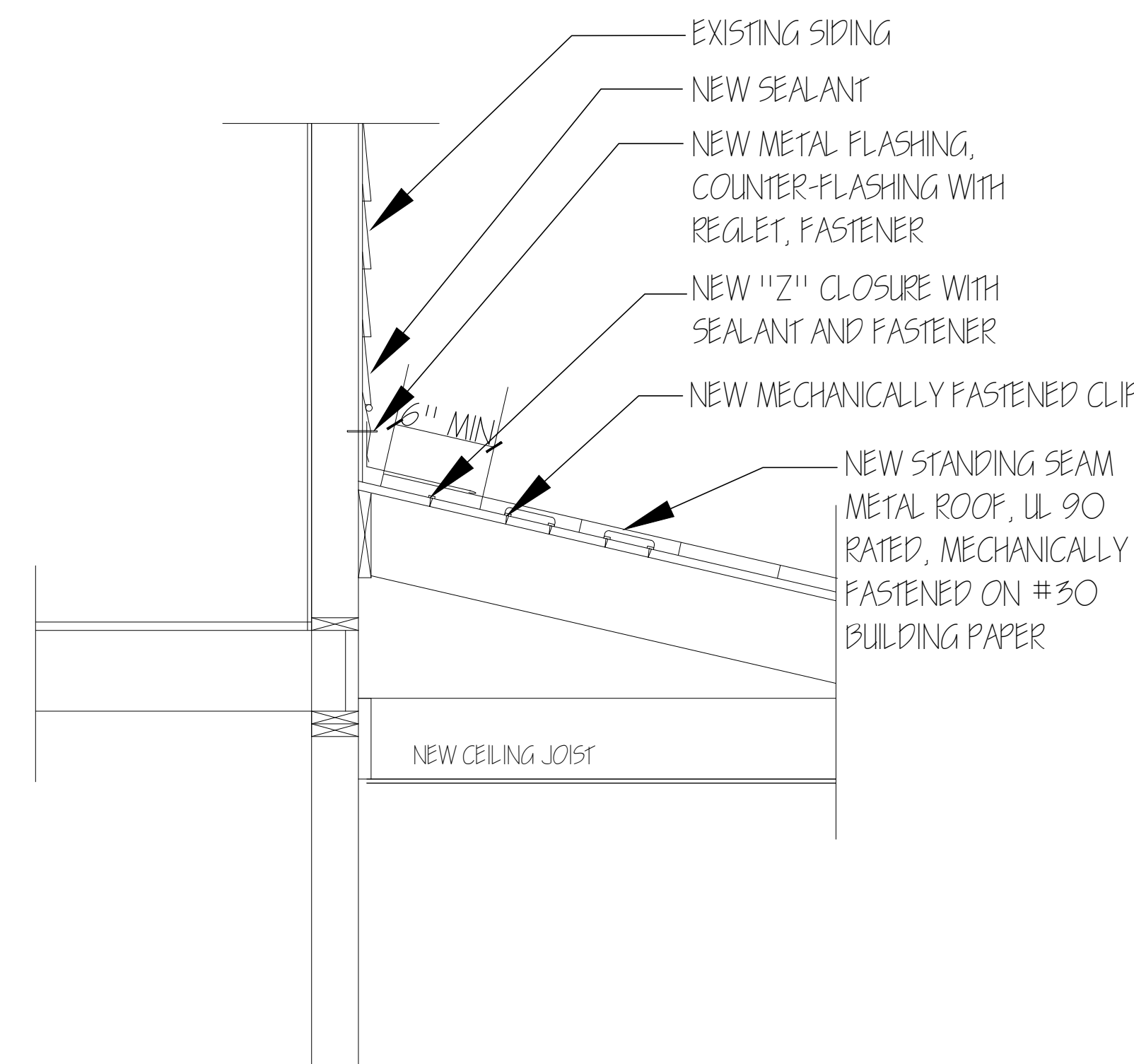
1. REMOVE EXIST 100A ELECTRIC PANEL. TERMINATE WIRING IN ACCORDANCE WITH NEC.
2. REMOVE EXIST FOUNDATION PIERS FOR PORCH COLUMNS.

**FIRST FLOOR:**

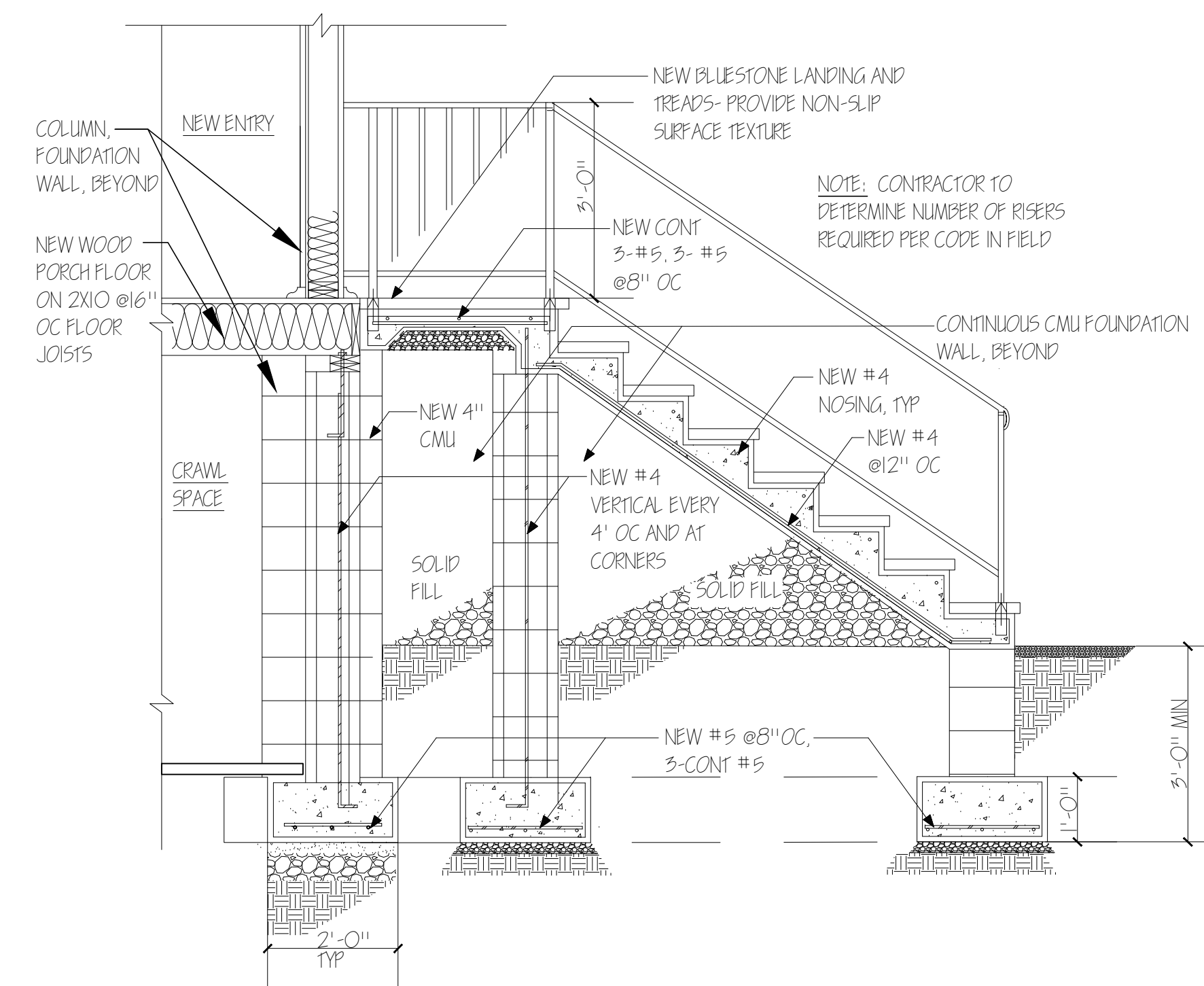
1. REMOVE EXISTING PORCH STRUCTURE UP TO AND INCLUDING ROOF AND FRAMING.
2. REMOVE EXISTING WOOD RAMP AND RAILING AT SIDE OF BUILDING AND EXISTING WOOD STAIR AND RAILING AT FRONT OF BUILDING. PATCH TO MATCH EXISTING WALL AND FASCIA WHERE RAMP STRUCTURE AND STAIR ARE REMOVED.
3. REMOVE EXISTING WINDOW AND DOOR AS INDICATED. FILL OPENINGS SOLID. FINISH TO MATCH EXISTING. REMOVE EXTERIOR SIDING ON WALL THAT WILL BE PART OF INTERIOR WAITING ROOM.
4. PATCH AND REPAIR TO MATCH ALL SURFACES THAT ARE DAMAGED OR LEFT UNFINISHED DUE TO DEMOLITION.
5. REMOVE EXIST HOSE BIBB AT RAMP. CAP OFF PLUMBING IN WALL.
6. REMOVE EXTERIOR CEILING LIGHT FIXTURES ON EXISTING PORCH. TERMINATE WIRING IN ACCORDANCE WITH LATEST NEC.



**B-B** NEW PARTIAL SECTION  
A-A03 SCALE: 1/2" = 1'-0"



**D** NEW PARTIAL SECTION  
A-A03 SCALE: 1/2" = 1'-0"



**C-C** NEW PARTIAL SECTION  
A-A03 SCALE: 1/2" = 1'-0"

**GENERAL NOTES:**

1. GENERAL CONTRACTOR (GC) SHALL BE RESPONSIBLE FOR ALL FILING OF DRAWINGS, PERMITS, AND FEES. GC SHALL SCHEDULE ALL REQUIRED INSPECTIONS WITH APPROPRIATE AUTHORITIES AND OBTAIN ALL NECESSARY APPROVALS.
2. GC SHALL PROVIDE ALL LABOR, MATERIALS AND TOOLS REQUIRED TO PERFORM WORK AS SHOWN. ALL WORK SHALL BE PERFORMED IN A NEAT, WORKMANLIKE MANNER WITH REGARD FOR GOOD PRACTICE AND BEST APPEARANCE. ALL MATERIALS AND EQUIPMENT SHALL BE OF FIRST QUALITY SUITABLE FOR THE PURPOSE INTENDED AND CONDITIONS ENCOUNTERED.
3. CONTRACTOR SHALL COORDINATE WORK OF SUBCONTRACTORS TO ENSURE EFFICIENT FLOW OF WORK, TO MINIMIZE CONFLICTS, SCHEDULING AND COORDINATION OF ALL WORK TO BE REVIEWED WITH OWNER AND TENANT BY GC.
4. CONTRACTOR SHALL KEEP SITE NEAT AND CLEAN AT ALL TIMES AND PROVIDE THE NECESSARY PROTECTION IN ORDER TO KEEP THE SITE SAFE FOR THE OWNER, TENANT AND WORKERS AT ALL TIMES.
5. ANY DAMAGE DONE TO THE EXISTING BUILDING COMPONENTS DURING DEMOLITION OR CONSTRUCTION SHALL BE REPLACED OR RESTORED TO ORIGINAL CONDITION AT NO ADDITIONAL COST.
6. CONTRACTOR TO PROVIDE CONTAINER AND REMOVE FROM SITE AND PROPERLY DISPOSE OF ALL DEMOLISHED MATERIALS AND DEBRIS AT NO ADDITIONAL COST TO THE OWNER.

**CONSTRUCTION NOTES:**

1. ALL WORK TO BE PERFORMED IN ACCORDANCE WITH 2015 INTERNATIONAL BUILDING CODE, NEW JERSEY EDITION. ALL WORK TO BE ON EXISTING FIRST FLOOR ONLY (THE WORK AREA), EXCEPT FOR INTERCONNECTED SMOKE DETECTORS TO BE INSTALLED ON EVERY FLOOR AND EXTERIOR WORK FOR VERTICAL PLATFORM LIFT.
2. PREPARE ALL EXISTING SURFACES FOR NEW CONSTRUCTION. PATCH AND REPAIR ANY DAMAGED EXISTING SURFACES PRIOR TO NEW CONSTRUCTION.
3. NEW PARTITION WALLS TO BE 2X4 @16 OC WOOD STUDS WITH 3/8" GYPSUM BOARD EACH SIDE, 2-X4 TOP PLATE, 2X4 SILL PLATE.
4. REUSE EXISTING 2X2 ACT GRID WITH EXISTING 2X CEILING FIXTURES AT 7'-9" AFF IN OFFICE AND EXAM ROOMS AND HALLWAY. ADJUST LOCATION OF FIXTURES AS NECESSARY. PROVIDE NEW 3/8" GYPSUM BOARD CEILING IN NEW WAITING ROOM AND NEW BEADBOARD CEILING IN PORCH.
5. PROVIDE NEW INTERIOR paneled doors AS SELECTED BY OWNER. PROVIDE NEW STEEL EXTERIOR DOORS, WHITE, AS INDICATED. PROVIDE NEW ANDERSEN 400 SERIES WOODWRIGHT COMPOSITE DOUBLE-HUNG LOW-E WINDOWS, WHITE FOR WAITING ROOM AND FIXED TEMPERED INTERIOR WINDOW AS INDICATED.
6. REUSE EXISTING FLOORING THROUGHOUT. PROVIDE NEW 4" HIGH WOOD BASE TRIM THROUGHOUT WHERE THERE IS NONE EXISTING. PROVIDE NEW DOOR AND WINDOW CASING AS NECESSARY TO MATCH EXISTING THROUGHOUT.

**FINISH NOTES:**

1. ALL EXISTING GYPSUM BOARD IN DISREPAIR SHALL BE REPAIRED OR REPLACED WITH NEW GYPSUM BOARD SO THAT EXISTING AND NEW SURFACES ALIGN AND BLEND TOGETHER TO PRODUCE A SMOOTH, UNIFORM SURFACE FOR PAINTING.
2. INSTALL GYPSUM BOARD WITH SCREWS AS PER MANUFACTURER'S RECOMMENDED SPACING. TAPE, SPACKLE AND SAND ALL NEW GYPSUM BOARD.
3. ALL PAINTS TO COMPLY WITH 2015 INTERNATIONAL BUILDING CODE, NEW JERSEY EDITION, VOLATILE COMPOUND REQUIREMENTS.
4. ALL NON-FACTORY FINISHED SURFACES WITHIN THE WORK AREA SHALL BE FINISHED BY THE CONTRACTOR. CONTRACTOR SHALL BE PAINTED BY THE CONTRACTOR. CONTRACTOR SHALL PAINT ANY PATCHED OR REPAIRED SURFACES. ALL INTERIOR SURFACES SHALL BE PAINTED WITH ONE COAT PRIMER, TWO COATS LATEX FINISH PAINT. FINISH COLOR TO BE SELECTED BY OWNER.
5. PROVIDE NEW BUILT-IN CABINETS IN EXAM ROOMS AS INDICATED. CONFER WITH OWNER ON CABINET SELECTION. FINISH PAINT AS SELECTED BY OWNER.
6. PROVIDE FIREBLOCKING EVERY 10' OC AT ALL CONCEALED SPACES (VERTICAL AND HORIZONTAL).

NO. DATE

ISSUE

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PROJECT #19-14

Amy Hummerstone, RA  
NJ Architect: 21A101301600RA

**DRAWING TITLE**  
Demolition Plan,  
New Roof Plan,  
New Wall  
Section, Notes  
SCALE: 1/4" = 1'-0"  
DATE 04-06-21  
PROJECT NO. 19-14  
DRAWN BY: AH  
SHEET NO. A-03  
Sht 3 of 4