



PLAN KEYED NOTES

- 1 EXISTING WOOD BURNING FIREPLACE TO REMAIN - RE-FACE WITH CUT STONE & EXPLORE IF CAVITIES ARE FEASIBLE FOR WOOD STORAGE
- 2 FLOOR HATCH DOOR TO GRAVEL SPACE - 2 INDEPENDENT PANELS
- 3 NEW GAS FIREPLACE
- 4 OUTDOOR PAVERS AND SLAB - FINISH TBD
- 5 NEW MECHANICAL SPACE - SEE STRUCTURAL FOR SLAB DETAILS
- 6 POTENTIAL STORAGE SLAB - NO EXCAVATION - CRAWL SPACE
- 7 NEW STANDING SEAM ROOF 2:12 SLOPE
- 8 FREE STANDING TUB IN DROPPED FLOOR - 1" DROP

GENERAL NOTES

1. EXISTING TILE TO BE REMOVED AND NEW TILE INSTALLED
2. ALL EXISTING CARPET TO BE REMOVED AND NEW CARPET/HARDWOOD FLOOR TO BE INSTALLED
3. PAINT ALL DRYWALL THROUGHOUT
4. ALL WALLS TO HAVE SOUND BATT INSULATION
5. REFERENCE STRUCTURAL FOR ALL FOOTING LOCATIONS, REINFORCEMENT & SIZES.
6. IN THE EVENT OF DIMENSIONAL OR EXISTING CONDITIONS DISCREPANCY, CONTACT ARCHITECT AT 970-425-1832
7. CONTRACTOR TO FIELD VERIFY ALL SITE, EXISTING CONDITIONS & DIMENSIONS PRIOR TO CONSTRUCTION.
8. CONTRACTOR TO FIELD VERIFY EXISTING CONDITIONS & PLACE EGRESS WINDOWS TO MEET ALL APPLICABLE CODES.
9. ALL EXISTING & NEW ROOFING TO HAVE HEAT TAPE. PROVIDE SNOW CLIPS ABOVE DECKS, PATIOS & WALKWAYS.
10. ICE & WATER SHIELD TO BE INSTALLED AT ALL NEW ROOF EAVE OVERHANGS, AT ALL VALLEYS & UNDER ALL CORRUGATED METAL ROOFS. REFER TO SPECIFICATIONS FOR PRODUCT INFO.
11. ELEMENTS BELOW GRADE ARE UNKNOWN. CARE SHOULD BE TAKEN DURING EXCAVATION & DEMOLITION NOT TO DISTURB & ELEMENTS NOT SLATED FOR DEMOLITION. VERIFY LOCATION OF UNDERGROUND UTILITY LINES W/ LOCAL SERVICE DEPARTMENTS.
12. PROVIDE TEMPERATURE BARRICADES & OTHER FORMS OF PROTECTION AS REQUIRED TO PROTECT OWNERS' PERSONAL PROPERTY & GENERAL PUBLIC FROM INJURY DUE TO SELECTIVE DEMOLITION.
13. COVER & PROTECT ALL EQUIPMENT, FIXTURES & PROPERTY TO REMAIN DURING ALL PHASES OF CONSTRUCTION.
14. CONTRACTOR TO PATCH ALL AREAS DAMAGED OR REMOVED DURING CONSTRUCTION.
15. ALL DIMENSIONS ARE TO ROUGH FRAMING UNO.
16. ALL EXIST TREES TO REMAIN UNO.
17. ALL INTERIOR DEMISING WALLS TO BE SOUND BATT INSULATION.
18. FINISH GRADE TO BE SLOPED 1/8" MIN AWAY FROM STRUCTURE TO POS. DRAINAGE.
19. ALL ROOF & WALL PENETRATIONS MUST BE COORDINATED W/ARCHITECT & G.C. PRIOR TO INSTALLATION.
20. ALL SEAMS @ FASCIA, FLASHING & ROOFING TO BE COORDINATED W/ ARCHITECT.
21. WINDOW MANUFACTURER TO COORDINATE STRUCTURE, FLASHING & INSTALLATION REQUIREMENTS W/ ARCHITECT & ENGINEER PRIOR TO ORDERING & INSTALLATION.
22. ASBESTOS MITIGATION TO BE COORDINATED WITH DEMO & CONSTRUCTION. SEE ATTACHED REPORT FOR EXTENSION AND LOCATIONS.

1 PROPOSED LOWER LEVEL PLAN
 A2.1 1/4" = 1'

Seal:

#	DATE	ISSUED FOR
1	03.03.14	PERMIT
2	05.08.14	UPDATED CONST. SET

Construction
 Issue Date:
 Drawing Title:

**PROPOSED
 PLANS**

Sheet #:
A2.1