

INC. VILLAGE OF FREEPORT

Department of Buildings

46 NORTH OCEAN AVENUE
FREEPORT, NEW YORK 11520
(516) 377-2242
FAX (516) 377-2493

E-MAIL BUILDINGDEPT@FREEPORTNY.GOV

ROBERT T. KENNEDY
MAYOR

SERGIO A. MAURAS
SUPERINTENDENT OF BUILDINGS

March 12, 2024
LETTER OF DENIAL

Jose Gutierrez
16 Archer St
Freeport, NY 11520

RE: 16 Archer St, Freeport, NY 11520

Zoning District: Residence A Sec 62, Blk 048, Lot 4

Building Permit Application #20243644

Description: Proposed new (4,020 Sq.Ft) wood frame with vinyl siding 2-Story 2-Family residence to existing vacant lot.

Dear Sir/Madam:

Please be advised that the above captioned Building Permit Application must be denied for the following reason(s):

Village Ordinance §210-6A. No building or land shall hereafter be used or occupied and no building or part thereof shall be erected, moved or altered unless in conformity with the regulations herein specified for the district in which it is located.

Village Ordinance §210-37. Permitted uses.

A. All uses permitted in Residence AA Districts.

As per 210-29 (A). Dwellings for not more than one family are allowed. According to the plans submitted indicates that 2-family dwelling is proposed.

Village Ordinance §210-31. Building height; Sky exposure plane.

B. The following sky exposure planes shall apply:

(1) Along front and rear property lines, a SEP pitch of one unit vertical to one unit horizontal. According to the drawings indicate that the sky exposure plan is penetrating the front lines of the property.

Please be further advised that if you intend to appeal this decision you must file an application within sixty (60) days of the date of this letter. For your convenience, we have enclosed the instructions, application, Building Department letters/documents, the Environmental Assessment form, and the Negative Declaration page pertaining to your building application. Please call the **Village Clerk's**

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Office at 516-377-2202 to make an appointment, during normal business hours, to review the completed application. Changes or additional information may be required for the application; therefore, only **ONE** complete package of the twelve (12) sets should be brought in for the initial appointment with the Clerk's office. **Only after this initial appointment should the additional copies be made.**

Be further advised that you must submit an application to the Zoning Board of Appeals within sixty (60) days of the date of this letter. In the event that you do not file an application within the allotted sixty (60) days, this letter will expire and the Building Permit Application in conjunction with same will be cancelled. Subsequently, a new Building Permit Application and filing fees will be required.

If you should have any questions or require any additional information with reference to the Zoning Board of Appeals Application, please call the **VILLAGE CLERK'S OFFICE** at 377-2202

Very truly yours,



Sergio A. Mauras
Superintendent of Buildings
Daniela Hernandez
cc: Village Clerk

SITE PLAN APPROVAL NEEDED

Yes No

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SEC. 62 BLK. 48 LOT. 4

BOARD OF APPEALS OF THE VILLAGE OF FREEPORT

In the Matter
Of
the Application of

To The Board of Appeals of the Village of Freeport, New York

Index No.

COMPLY WITH
ORIGINAL NOTES

The application of JOE GUTIERREZ (MOBILE: (347) 739-6096)
respectfully states and alleges:

Strike out
inapplicable
phrase

1. That the applicant (resides at) (has its principal office for the conducting of its business at)
124 BISMARCK AVENUE, VALLEY STREAM
NEW YORK 11581

State whether
applicant is owner,
lessee, or has option
or contract. If other
than owner, state
briefly terms of
agreement.

2. That the premises affected by this application is located at 16 ARCHER STREET Land Map of Nassau County
Sec. 62 Blk. 48 Lot(s) 4
and that the interest which the applicant has in the property concerned is that of
CONSTRUCT A 2-FAMILY DWELLING

Obtain reason for
denial from
Department of
Buildings.

3. That (the applicant) (the applicant's duly authorized MIGUEL RAMIREZ) on or about the
18 day of FEB. 2024, filed in the office of the Department of Buildings of the Village of
Freeport, New York, an application for a Building Permit. Documents filed with said application were
as follows:

PROPOSED NEW (4,020 SQ. FT.) WOOD FRAME WITH
VINYL SIDING 2-STORY 2-FAMILY RESIDENCE TO EXIST VACANT LOT

Describe by
construction and
number of stories. If
none, so state.

4. That on or about the 12TH day of MARCH, 2024, the Department of Buildings denied said
application; upon information and belief that the reason for said denial was as follows:
VILLAGE ORDINANCES: § 210-6A ; 210-37 (PROPOSED) 2
FAMILY RESIDENCE INSTEAD OF 1-FAMILY ZONE ALLOWED; 2 210-31 BULK HT.
SKY EXP. PLATE

State nature of use of
property. If a
business, give brief
description.

5. That the nature of the improvements now upon said premises is as follows: PROPOSED NEW
(4,020 S.F.) WOOD WITH VINYL SIDING 2-STORY 2-FAMILY
RESIDENCE TO EXISTING VACANT LOT.

Describe fully and
clearly the use
desired.

6. That said premises are now being used as follows: VACANT LOT
7. That the applicant seeks authority to make use of said premises as follows:
CONSTRUCT A 2-FAMILY RESIDENCE

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Strike out whichever
word is not
applicable. Follow
language in
ordinance.

8. Upon information and belief that a (permit) (variance) for such use may be granted by this Board by
virtue of the following sections of the said Zoning Code of The Village of Freeport or statutes of the
State of New York FORMER BUILDING ON SUBJECT PROP. (ALREADY DEMOLISHED)
WAS A LEGAL 4-FAMILY RESIDENCE. (EXISTING PROPERTY IS
ADJACENT TO A MULTIFAMILY BUILDING AREA

Refer where possible
to paragraphs and
section by numbers.

9. That the following is a statement of other factual information deemed pertinent by the applicant. If the
application involves a subdivision of property, describe the existing property:
THAT THIS PROPERTY EXISTED WITH A 4-FAMILY
RESIDENCE AND ADJACENT TO APARTMENT BUILDING ZONE

If more space is needed annex statement on separate sheet and refer to it here with following words: "See annexed statement which is made a part hereof." Save opinions for the hearing.

If non-conforming use is claimed, set forth uses made of premises and dates thereof in chronological order.

10. That the grounds for this application are as follows: _____

CONSTRUCT A 2-FAMILY RESIDENCE.

11. That any deed restrictions running with the land prohibiting the desired use are as follows: _____

VILLAGE ORDINANCE § 210-37 PERMITTED USES: AS PER 210-29(A) DWELLINGS FOR NOT MORE THAN 1-FAMILY ARE ALLOWED

12. That (the applicant has made no previous application to this Board for the authority sought herein) (upon information and belief a previous application was made for the same or similar authority sought herein and denied by this Board, but that this application contains facts not alleged or shown in any previous proceeding before this Board).

WHEREFORE, the applicant respectfully prays that the authority sought herein be granted.

Dated: APRIL 4 OF, 2024.



BY: MIGUEL RAMIREZ

ITS: _____

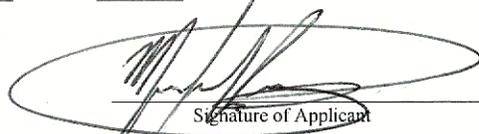
If this verification is made by an officer of a corporation or an Association or by a legal representative of an estate, his name and office should be designated on the first line.

State of New York)
County of Nassau) ss:

The applicant MIGUEL R named in the foregoing application, being duly sworn, depose and say that HE read the foregoing application subscribed by JOSE G. and know the contents thereof; and that the same is true to MY own knowledge except as to the matters therein stated to be alleged on information and belief, and that as to those matters I believe IT'S to be true.

Sworn to before me this 4th day
of April of , 2024

Notary Public [Signature]



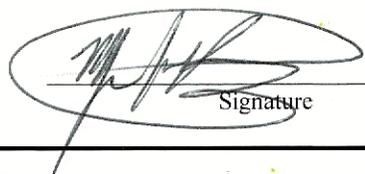
Signature of Applicant

DORIS ALEXANDRA RAMIREZ
NOTARY PUBLIC STATE OF NEW YORK
SUFFOLK COUNTY
LIC. # 01RA6359376
COMM. EXP. _____

**Notice
Conflict of Interest**

I have read Section 809 of the General Municipal Law concerning disclosure of and conflict of interest and hereby certify that there are no conflicts in respect to this application requiring disclosure.

April 04 of , 2024.
Date Year



Signature

Affidavit of Owner

To be completed only if the owner is not the applicant.

State of New York)
County of Nassau) ss:

I JOSE GUTIERREZ being duly sworn, depose and say:

That he/she (the owner of HE) (is the OWNER) of SUBJECT PROPERTY the property concerned is correct to the best of the knowledge of deponent MIGUEL RAMIREZ.)

That the owner JOSE GUTIERREZ consents to the granting of the authority sought in the above application.

Sworn to before me this 4th day
of April of , 2024

Notary Public [Signature]



Signature

REVISED 2/2017 DORIS ALEXANDRA RAMIREZ
NOTARY PUBLIC STATE OF NEW YORK
SUFFOLK COUNTY
LIC. # 01RA6359376
COMM. EXP. May 30 of 2025

617.20
Appendix B
Short Environmental Assessment Form

Instructions for Completing

Part 1 - Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 - Project and Sponsor Information			
Name of Action or Project: <u>Proposed New 2-Story 2 family</u>			
Project Location (describe, and attach a location map): <u>No. 16 Archer Street Freeport 11520</u>			
Brief Description of Proposed Action: <u>Proposed new (4,020 sq ft) wood frame with Vinyl Siding 2-Story, 2-family residence to existing vacant lot.</u>			
Name of Applicant or Sponsor: <u>Jose Gutierrez</u>		Telephone:	
		E-Mail:	
Address: <u>124 Bismark Ave</u>			
City/PO: <u>Valley Stream</u>		State: <u>New York</u>	Zip Code: <u>11581</u>
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			NO YES <input type="checkbox"/> <input checked="" type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other governmental Agency? If Yes, list agency(s) name and permit or approval:			NO YES <input checked="" type="checkbox"/> <input type="checkbox"/>
3.a. Total acreage of the site of the proposed action?		<u>0.19</u> acres	
b. Total acreage to be physically disturbed?		<u>0.19</u> acres	
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		<u>0.19</u> acres	
4. Check all land uses that occur on, adjoining and near the proposed action.			
<input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban)			
<input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other (specify): _____			
<input type="checkbox"/> Parkland			

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		NO	YES	N/A
5. Is the proposed action, a. A permitted use under the zoning regulations?			✓	
	b. Consistent with the adopted comprehensive plan?		✓	
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?		NO	YES	✓
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area? If Yes, identify: _____		✓		
8. a. Will the proposed action result in a substantial increase in traffic above present levels? b. Are public transportation service(s) available at or near the site of the proposed action? c. Are any pedestrian accommodations or bicycle routes available on or near site of the proposed action?		✓		
				✓
		✓		
9. Does the proposed action meet or exceed the state energy code requirements? If the proposed action will exceed requirements, describe design features and technologies: _____		NO	YES	✓
10. Will the proposed action connect to an existing public/private water supply? If No, describe method for providing potable water: _____		NO	YES	✓
11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: _____		NO	YES	✓
12. a. Does the site contain a structure that is listed on either the State or National Register of Historic Places? b. Is the proposed action located in an archeological sensitive area?		NO	YES	
		✓		
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency? b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody? If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____		✓		
		✓		
14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply: <input type="checkbox"/> Shoreline <input type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional <input type="checkbox"/> Wetland <input type="checkbox"/> Urban <input checked="" type="checkbox"/> Suburban				
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?		NO	YES	✓
16. Is the project site located in the 100 year flood plain?		NO	YES	✓
17. Will the proposed action create storm water discharge, either from point or non-point sources? If Yes, a. Will storm water discharges flow to adjacent properties? <input type="checkbox"/> NO <input type="checkbox"/> YES b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains?) If Yes, briefly describe: _____ <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES		NO	YES	✓

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18. Does the proposed action include construction or other activities that result in the impoundment of water or other liquids (e.g. retention pond, waste lagoon, dam)? If Yes, explain purpose and size: _____	NO	YES
	✓	
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe: _____	NO	YES
	✓	
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe: _____	NO	YES
	✓	
I AFFIRM THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE		
Applicant/sponsor name: <u>Jose Gutierrez</u>		Date: <u>02/12/2024</u>
Signature: <u><i>Jose Gutierrez</i></u>		

Part 2 - Impact Assessment. The Lead Agency is responsible for the completion of Part 2. Answer all of the following questions in Part 2 using the information contained in Part 1 and other materials submitted by the project sponsor otherwise available to the reviewer. When answering the questions the reviewer should be guided by the concept "Have my responses been reasonable considering the scale and context of the proposed action?"

	No, or small impact may occur	No derate to large impact may occur
1. Will the proposed action create a material conflict with an adopted land use plan or zoning regulations?	✓	
2. Will the proposed action result in a change in the use or intensity of use of land?	✓	
3. Will the proposed action impair the character or quality of the existing community?	✓	
4. Will the proposed action have an impact on the environmental characteristics that caused the establishment of a Critical Environmental Area (CEA)?	✓	
5. Will the proposed action result in an adverse change in the existing level of traffic or affect existing infrastructure for mass transit, biking or walkway?	✓	
6. Will the proposed action cause an increase in the use of energy and it fails to incorporate reasonably available energy conservation or renewable energy opportunities?	✓	
7. Will the proposed action impact existing: a. public / private water supplies? b. public / private wastewater treatment utilities?	✓ ✓	
8. Will the proposed action impair the character or quality of important historic, archaeological, architectural or aesthetic resources?	✓	
9. Will the proposed action result in an adverse change to natural resources (e.g., wetlands, waterbodies, groundwater, air quality, flora and fauna)?	✓	

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	No, or small impact may occur	Moderate to large impact may occur
10. Will the proposed action result in an increase in the potential for erosion, flooding or drainage problems?	✓	
11. Will the proposed action create a hazard to environmental resources or human health?	✓	

Part 3 - Determination of significance. The Lead Agency is responsible for the completion of Part 3. For every question in Part 2 that was answered "moderate to large impact may occur", or if there is a need to explain why particular element of the proposed action may or will not result in a significant adverse environmental impact, please complete Part 3. Part 3 should, in sufficient detail, identify the impact, including any measures or design elements that have been included by the project sponsor to avoid or reduce impact. Part 3 should also explain how the lead agency determined that the impact may or will not be significant. Each potential impact should be assessed considering its setting, probability of occurring, duration, irreversibility, geographic scope and magnitude. Also consider the potential for short-term, long-term and cumulative impacts.

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- 9 Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action may result in one or more potentially large or significant adverse impacts and an environmental impact statement is required.
- 9 Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action will not result in any significant adverse environmental impacts.

Name of Lead Agency	Date
Print or Type Name of Responsible Officer in Lead Agency	Title of Responsible Officer
Signature of Responsible Officer in Lead Agency	Signature of Preparer (if different from Responsible Officer)

021181024

Application for Erection of Buildings or Alterations

IMPORTANT - Applicant to complete all items in sections: I, II, III, IV, V

I. LOCATION OF BUILDING

AT (LOCATION) 10 ARCHER STREET (No.) (Street) ZONING DISTRICT RES. "A"

BETWEEN ON NORTH SIDE OF ARCHER ST. (Cross Street) AND @ 159.38 FT. WEST OF S. MAIN ST. (Cross Street)

SECTION 02 BLOCK 48 LOT 4 APPROX. LOT SIZE 52 x 158.2 LOT AREA 8,226 SF

II. TYPE AND COST OF BUILDING - All applicants complete Parts A - D.

<p>A. TYPE OF IMPROVEMENT</p> <p>1 <input checked="" type="checkbox"/> New building</p> <p>2 <input type="checkbox"/> Addition-Alteration (if residential, enter number of new housing units added. If none-state none)</p> <p>3 <input type="checkbox"/> Swimming Pool</p> <p>4 <input type="checkbox"/> Repair (replacement)</p> <p>5 <input type="checkbox"/> Bulkhead (New, Repair)</p> <p>6 <input type="checkbox"/> Fence</p> <p>7 <input type="checkbox"/> Moving (relocation)</p>	<p>B. PROPOSED OR EXISTING USE</p> <p>RESIDENTIAL</p> <p>11 <input type="checkbox"/> One Family</p> <p>12 <input checked="" type="checkbox"/> Two families</p> <p>13 <input type="checkbox"/> Apartment - Enter No. of Units _____</p> <p>14 <input type="checkbox"/> Transient hotel, motel, or dormitory - Enter No. of Units _____</p> <p>15 <input type="checkbox"/> Garage or Accessory Structure</p> <p>16 <input type="checkbox"/> Other - Specify _____</p> <p>NON RESIDENTIAL - Complete Part "E"</p> <p>17 <input type="checkbox"/> Industrial</p> <p>18 <input type="checkbox"/> Office, bank, professional</p> <p>19 <input type="checkbox"/> Stores, mercantile</p> <p>20 <input type="checkbox"/> Church, other religious</p> <p>21 <input type="checkbox"/> Hospital, Institutional</p> <p>22 <input type="checkbox"/> Other - Specify _____</p>
<p>C. COST</p> <p>10 TOTAL COST OF IMPROVEMENT \$ <u>1,000,000</u></p>	<p>D. DESCRIPTION OF PROJECT</p> <p><u>PROPOSED NEW (4,020 S.F.)</u></p> <p><u>WOOD FRAME WITH VINYL SIDING</u></p> <p><u>2-STORY 2-FAMILY RESIDENCE TO EXISTING VACANT LOT</u></p>

III. IDENTIFICATION - To be completed by all applicants

NAME	MAILING ADDRESS - Number, street, city and state, Zip	TEL. NO.
1. Owner or Lessee <u>JOSE GUTIERREZ</u>	<u>124 BISMARCK AVE, VALLEY STREAM, N.Y. 11581</u>	<u>(347) 739-6096</u>
2. Contractor		
3. Architect or Engineer <u>VLADIMIR CONSTANT</u>	<u>1 MELRICK COURT, WESTBURY, N.Y. 11590</u>	<u>(516) 779-2342</u>

IV. OWNER - CONTRACTOR STATEMENT

Building permit is issued subject to the provisions of Section 87 of the Workmen's Compensation Law.

Workmen's Compensation Certificate No. _____ Company _____ Exp. Date _____

DORIS ALEXANDRA RAMIREZ Contractor or Owner JOSE GUTIERREZ (Print)

NOTARY PUBLIC STATE OF NEW YORK
SUFFOLK COUNTY
LIC. # 01RA6359376
COMM. EXP. 05/30/25

Address 124 BISMARCK AVE, VALLEY STREAM, (347) 739-6096

State of New York
County of Nassau

JOSE GUTIERREZ being duly sworn, says that HE is the contractor or owner of the above mentioned building. That the items of the above application also the estimated cost of said building or alteration, is correct to the best of HIS knowledge and belief and agrees to conform to all applicable laws of this jurisdiction. (His or Her)

Sworn to before me this 12th day of FEBRUARY of 2024

[Signature] Notary Public

Jose A Gutierrez (Applicant Signature)

V. FLOOD ZONE

IS PROJECT LOCATED WITHIN A DESIGNATED FLOOD HAZARD ZONE? YES _____ NO

IF YES, WHICH ZONE? _____

IS PROJECT TO REPAIR FLOOD DAMAGE? YES _____ NO

PROJECT DESCRIPTION

Total/First Flr Square Feet 2,145

Upper Flrs Square Feet 1,875

of Fixtures 17

of Floors 2

Occup. Type 2-FAM

GENERAL NOTES 1

- All work shall be done in strict accordance with provisions of local, state, and federal codes, laws, ordinances, and regulations wherever applicable.
- Each contractor shall be held to have visited the site and to have verified all existing conditions prior to submission of bid.
- In all cases, drawings shall not be scaled for information. Figured dimensions and conditions must be verified in the field.
- Contractor shall verify and be responsible for all field dimensions and job conditions, and shall notify the Architect of any discrepancies, conflicts, and/or omissions which would interfere with the satisfactory completion of the work. Should he fail to follow this procedure and continue with the work, he shall assume responsibility and liability arising therefrom.
- All items of work identified on the drawings by name, note, or material designation are new, unless otherwise noted.
- All new materials and installations shall be in accordance with manufacturer's latest printed specifications, and with all applicable code requirements.
- All work shall be performed in accordance with best standard trade practices. Each trade shall cooperate with the Owner and other trades to facilitate job scheduling and completion.
- Proprietary names identifying items of work are used to designate the standard of construction. Items of equal quality may be submitted for the Architect's review.
- Each contractor shall be responsible for any damage to adjoining remaining areas as a result of his work, and shall repair damaged surfaces to their pre-existing conditions or as may be required to complete the entire scope of work.
- Indications of work to be removed are general only, and are not intended to show all items which may require removal. Such items shall be removed, relocated, and/or reinstalled as required for installation of new work.
- Existing equipment and materials to be removed, which are not required to be relocated or retained by the Owner, shall become the property of the Contractor and removed from the premises.
- At the completion of each workday, each trade shall be responsible for cleaning up their work. Rubbish removal shall be done in a dust-inhibitive fashion, and the job site shall be free of all debris and broom cleaned upon completion.
- Drywall Construction:
 - Provide sizes and types as shown on the drawings, taped and spackled with three (3) coats and sanded smooth.
 - Provide all metal corner beads, stops, edge trim, casing, beads, etc. as required to finish all drywall surfaces with flush, level edges.
 - Use Firecode "X" gypsum board where required to obtain fire ratings per N.Y.S. Building Codes. See Partition Types and plans for exact locations.
- Alterations to existing work shall be patched and finished, as necessary, to match existing contiguous surfaces or new finishes shown.
- Clean all floors, walls, doors, misc. metals, glass, etc. leaving job free of dust and debris, prior to project completion.
- All existing floor slabs which are damaged as a result of any demolition and new work are to be restored as required to match and be level with contiguous surfaces.
- Flame spread of all interior finishes shall meet or exceed Class "B" (ASTM-E-84) or Class "II" (Radiant Panel Test) requirements.
- All mechanical and electrical work shall be in full conformance with the Building Codes of N.Y. State, and all other applicable codes and regulations.
- Plumbing work shall be installed, by a plumber licensed with the Village of Freeport, in accordance with New York State and National Plumbing Codes.
- Electrical work shall be installed by an electrician licensed in Nassau County, in accordance with New York State and National Electrical Codes. A Fire Underwriter's Laboratory certificate shall be obtained for all electrical work, and supplied to the Owner and the Architect.
- All cabinetry and casework to be fabricated and installed in conformance with the N.Y.S. Building Code.
- During demolition work, properly protect all existing work scheduled to remain. Provide any shoring, bracing, and temporary partitions as required to protect adjoining existing areas so that the owner can continue daily operations with minimal interruptions.
- Soil pressure assumed at 3,000 Lbs. per sq. ft..
- All new construction is to conform to the latest Energy Conservation Code of N.Y. State, effective August 5, 2007.

GENERAL CODE NOTES 2

- SEE DRAWING A-4 FOR NEW DOOR AND WINDOW SCHEDULES
- SEE DRAWING C-1 AND C-2 FOR THE RESIDENTIAL CODE OF NEW YORK STATE GENERAL CONSTRUCTION DETAILS, FASTENING/NAILING & STRAPPING SCHEDULES
- NEW SMOKE ALARM DETECTOR TO BE INSTALLED AT EACH SLEEPING ROOM, HALLWAY & BASEMENT. ALL SMOKE DETECTORS TO BE INTERCONNECTED IN ACCORDANCE WITH SECTION R313.1 AND POWER SOURCES FOR SMOKE DETECTORS IS TO COMPLY WITH SECTION R313.1.2 OF THE NYS RESIDENTIAL CODE. (TYP.)
- NEW CARBON MONOXIDE DETECTOR IS TO BE INSTALLED, LISTED AND LABELED AS COMPLYING WITH U.L. 2034-2002 STANDARD AND TO BE INSTALLED ACCORDING TO MANUFACTURER'S INSTRUCTIONS, AND PER PARAGRAPH SECTION R313.4
- MINIMUM DUCT INSULATION IS TO BE IN ACCORDANCE WITH TABLE 503.3.3 OF THE ENERGY CONSERVATION CODE OF NEW YORK STATE.
- PLEASE CONFIRM THAT ALL APPLIANCES WILL BE DIRECTLY VENTED TO THE OUTSIDE. SIZING OF VENTING SYSTEM IS TO COMPLY WITH SECTION G2427 (504). FURTHERMORE, FLUE CROSS SECTIONAL AREA IS TO COMPLY WITH R1001.11. EXTERIOR AIR INTAKE IS TO COMPLY WITH SECTION R1005. OF R.C.O.N.Y.S.
- MOISTURE VAPOR RETARDERS ARE TO BE INSTALLED ON THE WARM-IN-WINTER SIDE OF THE INSULATION IN ALL FRAMED WALLS, FLOORS AND ROOFINGS COMPRISING ELEMENTS OF THE BUILDING THERMAL ENVELOPE, IN ACCORDANCE WITH SECTION R318 OF R.C.O.N.Y.S.
- PIPE INSULATION FOR THE WATER DISTRIBUTION SYSTEMS IS TO COMPLY WITH TABLE 503.3.3 OF THE ENERGY CONSERVATION CODE. SEE TABLE ON DWG. C-3 FOR MORE INFORMATION. WATER DISTRIBUTION TO BE 1" COPPER OR BETTER, VENTS TO BE P.V.C. SCHEDULE 40 OR BETTER. DRAINS TO BE BLACK IRON PIPE OR BETTER.
- ELECTRICAL EQUIPMENT WIRING AND INSTALLATION ARE TO COMPLY WITH CHAPTER 33 THROUGH 42 OF R.C.O.N.Y.S. WIRE INSULATION TO BE RHW OR BETTER (750 CMAX. CONDUCTOR TEMP.) ALL GARAGE, OUTDOOR, UNDERFLOOR SPACES TO BE PROVIDED WITH GF PROTECTION IN ACCORDANCE WITH SECTION E 3802 OF R.C.O.N.Y.S.
- THE WIRING SYSTEM OF THE PREMISES IS TO BE GROUNDED AT THE WATER SERVICE OR WITH A GROUNDING ELECTRODE CONNECTED, IN ACCORDANCE WITH SECTION E3507, SIZED IN ACCORDANCE WITH SECTION E3503.1. THE ROD ELECTRODE IS TO BE MADE OF ZINC COATED IRON OR STEEL, SHALL HAVE 5/8" MINIMUM DIAMETER AND SHALL BE A MINIMUM OF 8 FT. LONG. NON-FERROUS ROD SHALL BE 1/2" IN MINIMUM DIAMETER IN ACCORDANCE WITH SECTION E 3508 OF R.C.O.N.Y.S.
- CIRCUIT BREAKERS AND OTHER ELECTRICAL DEVICES ARE TO BE SIZED TO PROTECT THE FEEDER IN EACH PARTICULAR BRANCH CIRCUIT.
- A MINIMUM OF ONE 20 AMPERE BRANCH CIRCUIT IS TO BE PROVIDED TO SUPPLY THE BATHROOM RECEPTACLE OUTLETS. SUCH CIRCUITS ARE TO HAVE NO OTHER OUTLET.
- CIRCUITS RATINGS TO BE IN ACCORDANCE WITH SECTION E302. GROUNDING FAULT INTERRUPTER PROTECTION IS TO BE PROVIDED FOR BATHROOM CIRCUITS. ALL CIRCUITS LISTED IN SECTION E3802 OF R.C.O.N.Y.S.

GENERAL CODE NOTES 2

BUILDING CODE OF NYS 2020 ANALYSIS

CONSTRUCTION CLASSIFICATION:
TYPE VB- WOOD FRAME

FIRE RESISTANCE RATING REQUIREMENTS FOR BUILDING ELEMENTS:
AS PER TABLE 601-NO FIRE RESISTANCE RATING REQUIRED FOR ANY BUILDING ELEMENTS.

CHAPTER 11 - ACCESSIBILITY (SECTION 1103)
1103.2.4 DETACHED ONE AND TWO FAMILY DWELLINGS AND ACCESSORY STRUCTURES, AND THEIR ASSOCIATED SITES AND FACILITIES AS APPLICABLE IN SECTION 101.2, ARE NOT REQUIRED TO BE ACCESSIBLE.

ZONING CALCULATIONS

ZONING: PER VILLAGE OF FREEPORT (ZONED-RES-"A")

BUILDING HEIGHT:
35 OR 3 STORIES MAX. HEIGHT)

PROPOSED BUILDING AREAS:

CELLAR: 335 S.F.
ATTACHED 1-CAR GARAGE: 1,818 S.F.
FIRST FLOOR: 1,875 S.F.
SECOND FLOOR: 1,875 S.F.

ROOFED OVER PORCHES & DECKS: 315 S.F.

ACCESSORY STRUCTURES: 0 S.F.

TOTAL BUILDING AREA: 4,335 S.F. (INCLUDING FIRST FL., SECOND FLOOR & ATTACHED GARAGE)

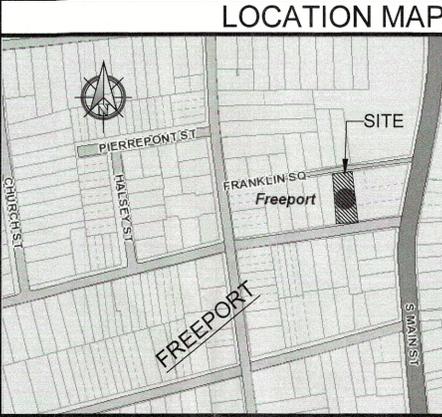
LOT COVERAGE: 30% MAX = 8,226 x 0.30 = 2,468 S.F.
ACTUAL COVERAGE: 2,314 < 2,468 S.F. = 28 %
(ACTUAL COVERAGE INCLUDES 1ST FL., PORCHES AND ACCESSORY STRUCTURES)

SCOPE OF PROJECT

CELLAR FLOOR:
1.-1,818 S.F. FINISHED (FOR STORAGE ONLY) WITH REAR CONCRETE EXTERIOR CELLAR ACCESS, 3-PC BATHROOM, ENCLOSED LAUNDRY & MECHANICAL ROOM

FIRST FLOOR:
1.-335 S.F. ATTACHED 1-CAR GARAGE; 1,810 S.F. LIVING AREA WITH 3-BEDROOMS 2 FULL BATHROOM, LIVING ROOM, DINING ROOM AND KITCHEN.

SECOND FLOOR (ACCESSORY APARTMENT):
1.-1,875 S.F. WITH 3-BEDROOMS, 2 FULL BATHROOM, LIVING ROOM, DINING ROOM AND KITCHEN.



GENERAL CODE NOTES 2

- STAIRWAY ILLUMINATION IS TO BE IN ACCORDANCE WITH R303.6. THE LIGHT SWITCH IS TO BE LOCATED AT THE TOP AND AT THE BOTTOM OF EACH STAIRWAY, IN ACCORDANCE WITH SECTION R303.6.1 OF R.C.O.N.Y.S.
- DWELLING IDENTIFICATION IS TO BE PROVIDED IN ACCORDANCE WITH SECTION R321 OF R.C.O.N.Y.S.
- ALL MECHANICAL SYSTEM INSTALLED SHALL COMPLY WITH CHAPTER 12 THROUGH CHAPTER 32 OF R.C.O.N.Y.S.
- PLUMBING SYSTEM INSTALLED SHALL COMPLY WITH CHAPTER 25 THROUGH CHAPTER 24 OF R.C.O.N.Y.S.
- GLAZING IN DOORS AND ENCLOSURES FOR HOT TUBS, WHIRLPOOLS, SAUNAS, STEAM ROOMS, BATHTUBS AND SHOWERS, GLAZING IN ANY PART OF A BUILDING WALL ENCLOSING THESE COMPARTMENTS WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZING IS LESS THAN 90"

GENERAL STRUCTURAL NOTES

ALLOWABLE WOOD STRESSES:
CONSTRUCTION GRADE DOUGLAS FIR - SOUTH #1
Fb = 1300 PSI
Ft = 875 or 525 PSI IF > 4" WIDTH (COMPRESSION PARALLEL TO GRAIN)
Fc = 800 PSI (COMPRESSION PARALLEL TO GRAIN)
Fv = 245 PSI (COMPRESSION PERPENDICULAR TO GRAIN)
Fv = 90 PSI (HORIZONTAL SHEAR)

REFERENCES:
BUILDING CODE OF NEW YORK STATE
RESIDENTIAL CODE OF NEW YORK STATE
AMERICAN FOREST & PAPER ASSOCIATION (WFPM) - 2021 EDITION
TIMBER CONSTRUCTION MANUAL (ATC)
MANUAL OF STEEL CONSTRUCTION (AISC)
AMERICAN CONCRETE INSTITUTE (ACI)

CONCRETE
1. Design, materials and methods of construction shall comply with the Building Code Requirements for Reinforced Concrete ACI 318-99 of the American Concrete Institute. Compressive strength at 28 days (fc) for reinforced concrete in footings and slabs shall be 3500 psi.
2. Concrete and reinforcing materials shall conform to the following standards:
A. Portland cement as per ASTM C150-04.
B. Air-entraining Admixtures shall conform to ASTM C-260-77 & Section R 402.2 of R.C. of N.Y.S.
C. Concrete aggregates as per ASTM C33-04.
D. Water shall be clean and free from injurious amounts of oils, acids, alkalis, salt, organic materials and deleterious substances.
E. Deformed reinforcing bars shall conform to ASTM A615-82(S1) Grade 60.
F. Welded smooth wire fabric for concrete reinforcement shall conform to ASTM A185-79 and A62-79.
3. All bars shall be securely held in proper position while placing concrete. If required, additional bars or stirrups shall be provided by the contractor to that effect.
4. Minimum concrete cover of reinforcement shall be as follows:
A. Footings and other principal structural members cast against ground, 3".
B. Concrete, after removal of forms exposed to weather or in contact with ground to be 2" for bars larger than #5, and 1 1/2" for #5 or smaller.
C. Slabs and walls not exposed to ground or weather to be 3/4" and beams and girders to be 1 1/2".
5. All dowels, anchor bolts, embedded steel, electrical conduits, pipe sleeves, waterstops, inserts, grounds and all other embedded items shall be in place before placement of concrete.

DRAWINGS LIST

- T-1 TITLE/INFORMATION SHEET, SITE PLAN GENERAL NOTES LOCATION MAP & SKY EXPOSURE PLANE
- A-1 CELLAR FOUNDATION, FIRST FLOOR PLAN, BEAM POCKET DETAIL, DOORS AND WINDOWS SCHEDULE
- A-2 SECOND FLOOR, ROOF FRAMING PLAN, EXTERIOR AND INTERIOR AIR SEALING DETAIL
- A-3 FRONT & LEFT SIDE ELEVATIONS AND GENERAL CONSTRUCTION DETAILS
- A-4 REAR & RIGHT SIDE ELEVATIONS AND PLUMBING RISER DIAGRAM



2020 IECC CODE NOTES

2020 IECC, Section R403.3 Mechanical system piping insulation (Mandatory)
Mechanical system piping capable of carrying fluids above 105 °F (41 °C) or below 55 °F (13 °C) shall be insulated to a minimum of R-3.
Protection of piping insulation
1- Piping from the water heater to kitchen outlets.
4. Piping located outside the conditio space.
5. Piping from the water heater to a distribution manifold.
6. Piping located under a floor slab.
7. Buried piping.
8. Supply and return piping in recirculation systems other than demand recirculation systems.
9. Piping with run lengths greater than the maximum run lengths for the nominal pipe diameter given in Table 403.4.2. All remaining piping shall be insulated to at least R-3 or meet the run length requirements of Table R403.4.2.

2015 IECC, Electrical Power and Lighting System
Section R404.1 Lighting Equipment.
Not less than 75 percent of the permanently installed lighting fixtures to be high efficacy lamps as required.

SYMBOL LIST

- North Arrow
- Detail No. / DETAIL DESIGNATION / Drawing No.
- Section Number / SECTION / Drawing No.
- New Window Number Designation (See Window Schedule Sheet WC-2)
- New Door Number Designation (See Door Schedule Sheet DC-2)
- Furniture Designation
- Partition Type Designation
- Fire Extinguisher (Wall hung)
- Exhaust Fan
- Existing Construction to Remain
- Existing Construction to be Removed (U.D.N.)
- New Drywall Partition
- Existing Door & Frame to Remain
- Existing Door & Frame to Remain

PROPOSED 2-STORY WOOD FRAME WITH STONE AND VINYL SIDING 2-FAMILY RESIDENCE
(VACANT LOT) 16 ARCHER STREET, FREEPORT, N.Y., 11520
SBL: 62 48 04

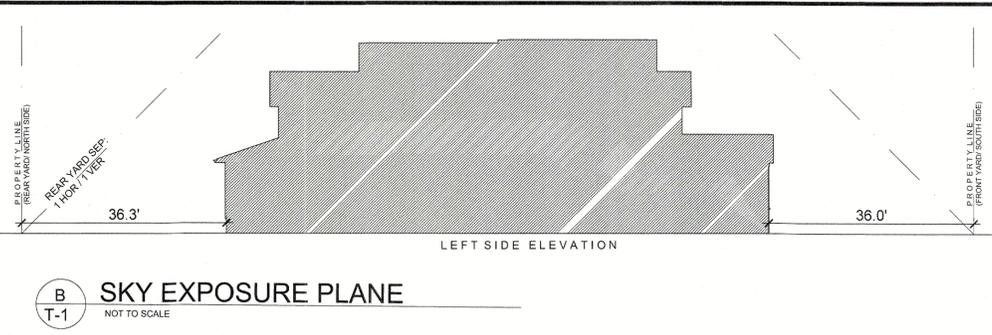
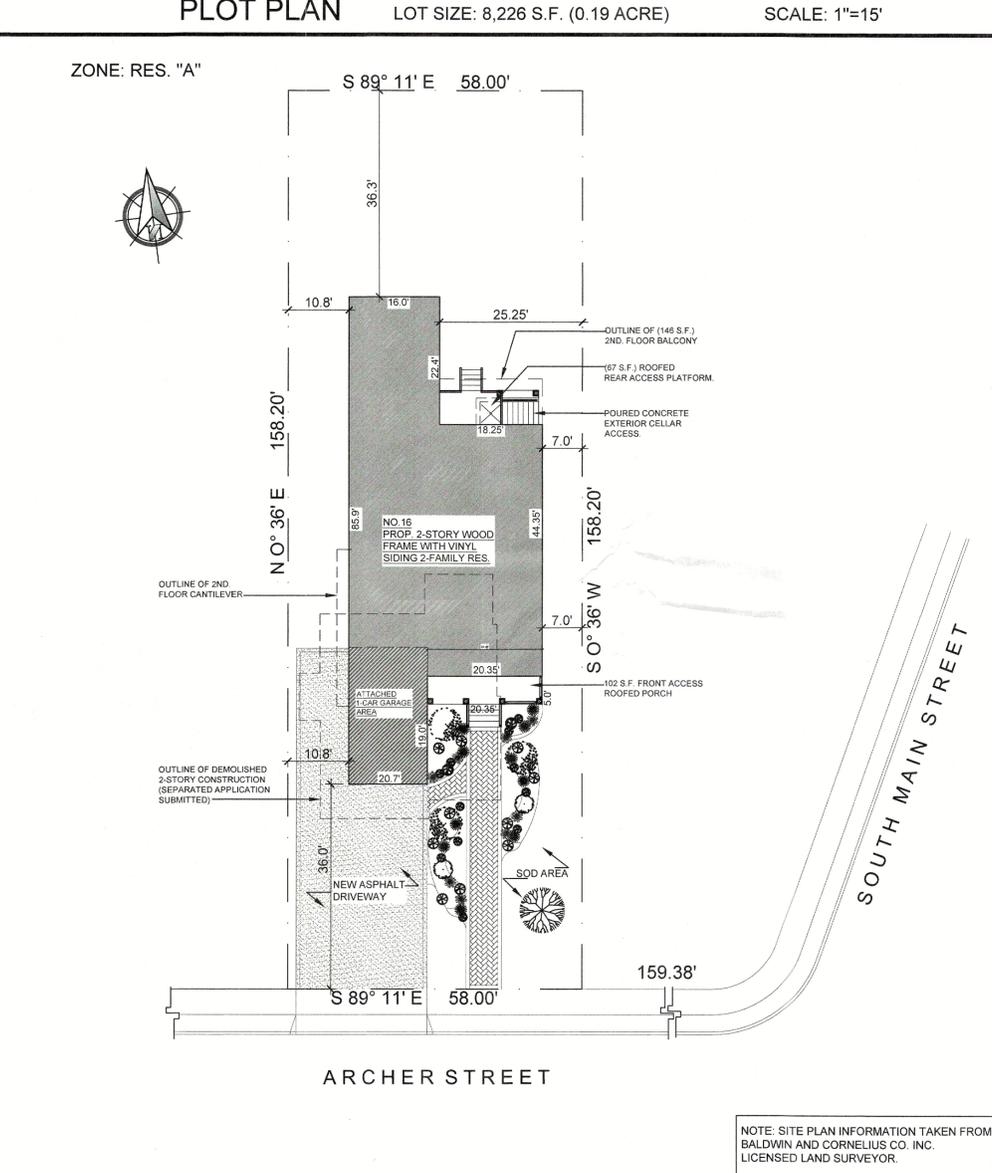
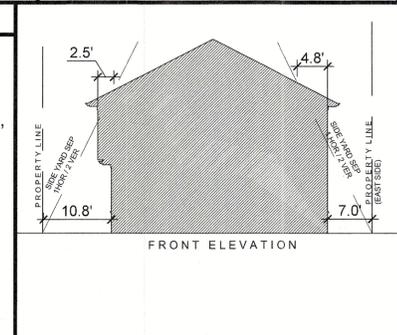
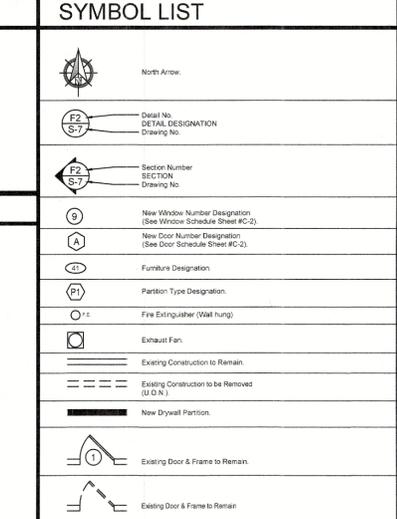
RESIDENTIAL CODE OF NEW YORK STATE -2020

TABLE R301.2(1)
CLIMATIC AND GEOGRAPHIC DESIGN CRITERIA

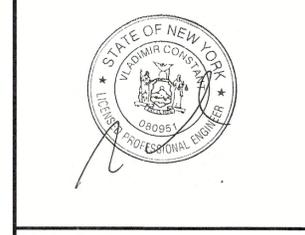
GROUND SNOWLOAD As per figure R301.2(5)	WIND SPEED (mph) As per figure R301.2(4)	SEISMIC DESIGN CATEGORY As per figure R301.2(2)	SUBJECT TO DAMAGE FROM				WINTER DESIGN TEMP As per Table N1101.2	ICE SHIELD UNDER-LAYMENT REQUIRED	FLOOD HAZARDS	AIR FREEZING INDEX As per Table R403.3(1)
			WEATHERING As per figure R301.2(3)	FROST LINE DEPTH	TERMITE As per figure R301.2(6)	DECAY As per figure R301.2(7)				
20 psf	120 mph	B	SEVERE	3 FT.	MODERATE TO HEAVY	SLIGHT TO MODERATE	NASSAU - 13	YES	-	NASSAU - 496

PLOT PLAN LOT SIZE: 8,226 S.F. (0.19 ACRE) SCALE: 1"=15'

ZONE: RES. "A"



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REVISIONS

NO.	DATE	DESCRIPTION
1		
2		
3		

ISSUED TO	NO.	DATE

APPLICATION NO.

APPLICANT/OWNER
JOSE GUTIERREZ
ADDRESS:
16 Archer Street
Freeport, N.Y. 11520
PHONE:
(347)739-6096
EMERGENCY CONTACT:
NAME: MIGUEL RAMIREZ
PHONE:
(631)704-6601

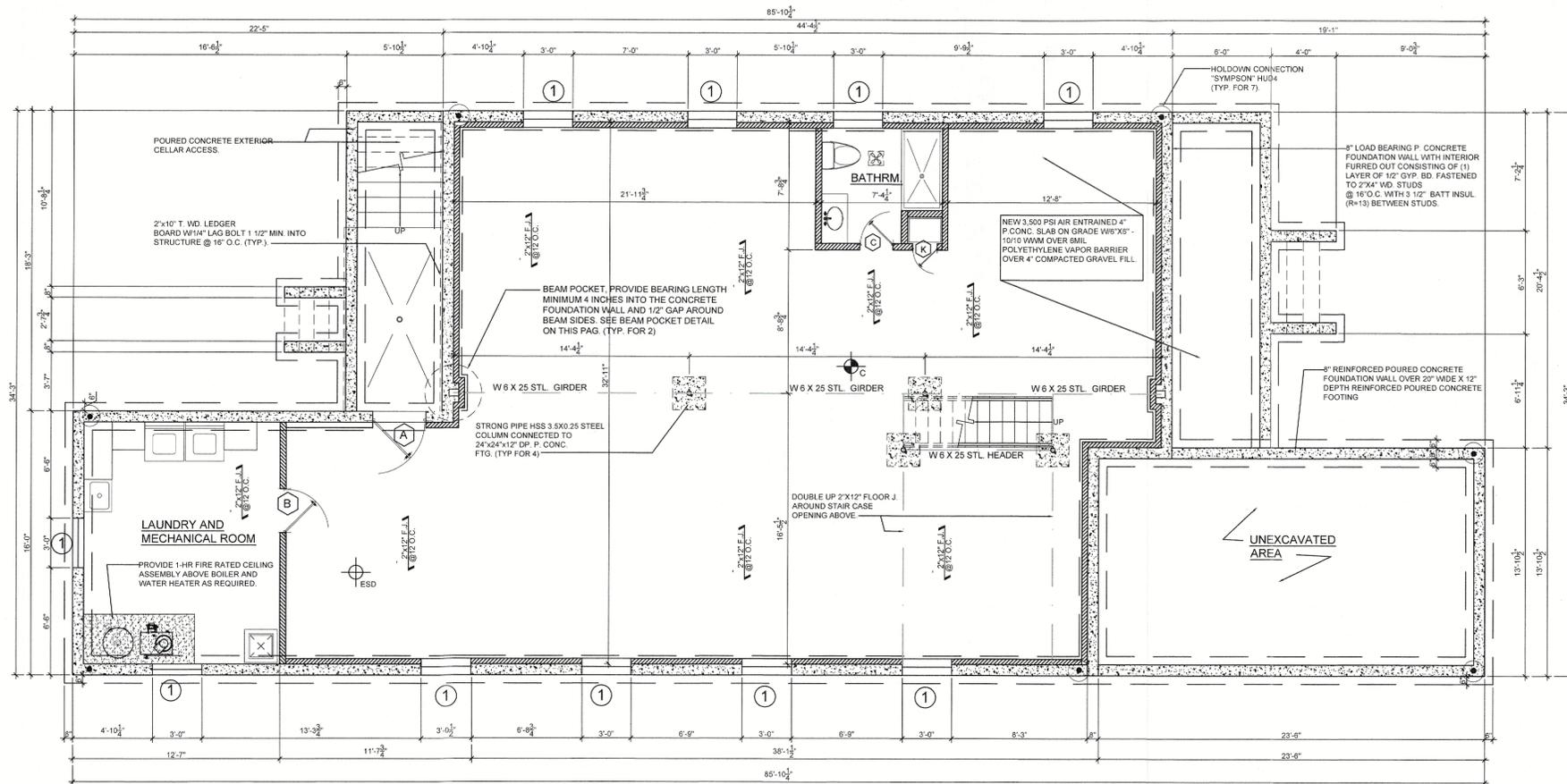
PROJECT TITLE
PROPOSED 2-STORY WOOD FRAME W/ VINYL SIDING 2-FAMILY RES.

16 ARCHER STREET
BALDWIN AND CORNELIUS CO. INC.
FREEPORT, N.Y. 11520
SEC. 62 BLK 48 LOT 4

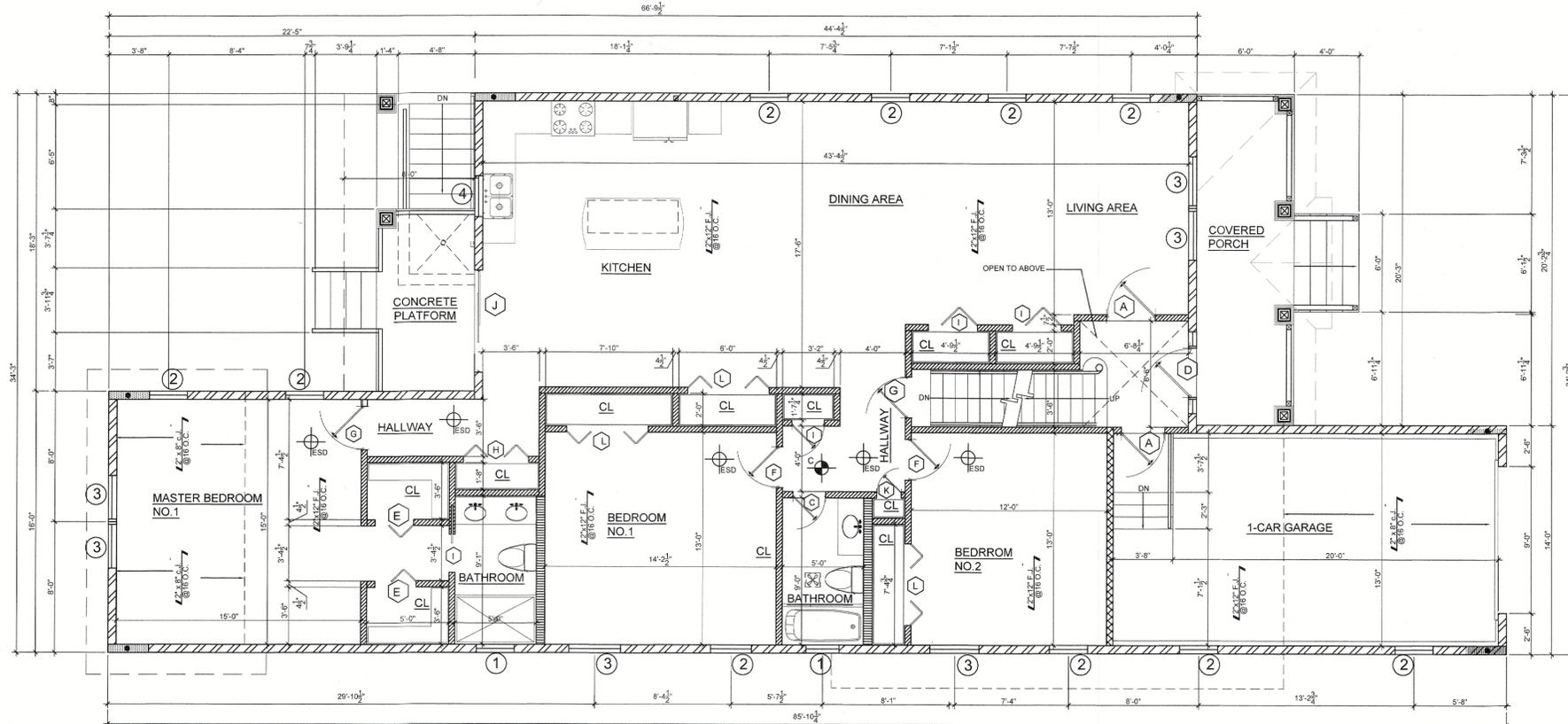
DRAWING TITLE
TITLE INFORMATION
PLOT PLAN, LOCATION MAP AND SYMBOL LIST AND ENERGY CALC.

DRAWN BY: MIGUEL RAMIREZ
CHECKED BY: VLADIMIR CONSTANT
DATE: AUGUST 2023
SCALE: AS SHOWN

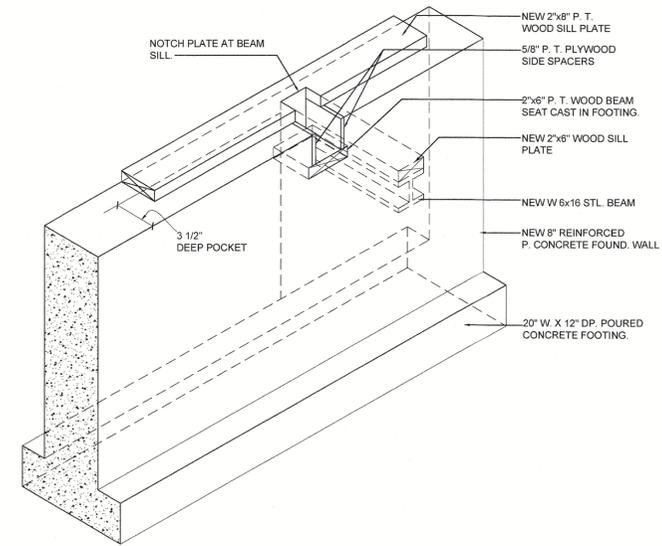
DRAWING NO. **T-1**
PROJECT NO. 1
202324
5



A CELLAR FOUNDATION PLAN
SCALE: 1/4"=1'-0" (AREA=1,818 S.F.)



B FIRST FLOOR PLAN
SCALE: 1/8"=1'-0" (AREA=2,145 S.F. INCLUDING GARAGE AREA)



C BEAM POCKET AND FOOTING WALL FOUNDATION DETAIL
SCALE: 1/4"=1'-0"

WINDOW SCHEDULE 1., 2., (NEW)

NUMBER	ROUGH OPENING DIM.	WINDOW MODEL	STYLE	QTY.
1	2'-8 5/8" W x 2'-0" H	2820	AWNING	14
2	2'-4" W x 4'-9 1/4" H	2449	DOUBLE-HUNG	16
3	3'-0" W x 4'-9 1/4" H	3949	DOUBLE-HUNG (EGRESS COMPLIANCE)	9
4	2'-6" x 3'-0 1/2" H	2830	DOUBLE-HUNG	2
5	6'-0" x 1'-6" H	AFFW6006	ARCHED TRANSCOM	3
6	3'-0 1/2" W x 4'-0" H+ ARCH 4 3/4"	AFCP3035	SPECIALTY WINDOW	1
7	2'-8 1/2" x 3'-6" H	2836 DH	DOUBLE-HUNG	6
TOTAL QUANTITY NEEDED FOR THIS JOB				45

- WINDOWS MEET EGRESS REQUIREMENTS (SEE CARPENTRY NOTES)
- WINDOWS MEET EGRESS REQUIREMENTS (SEE CARPENTRY NOTES) PROVIDE AT LEAST (1) WINDOW (OR DOOR) IN EACH HABITABLE SPACE FOR EMERGENCY ESCAPE IN CONFORMANCE WITH N.Y.S. CODE SEC. R310 MIN OPENING OF 5.7 SQ. FEET (5.0 SQ. FEET @ GRADE LEVEL WHEN GRADE TO SILL IS LESS THAN 44" OR LESS) W/ MINIMUM NET HEIGHT 24" AND MINIMUM NET WIDTH OF 20" (OPERATION WID NEED FOR TOOLS) BOTTOM OF OPENING @ 44" MAXIMUM A.F.F.
 - ALL WINDOW MODEL NUMBERS SHOWN ARE ANDERSEN WINDOW 400 SERIES BRAND, U.O.N. (NOTE: G.C. CAN SUBSTITUTE WITH ANOTHER WINDOW MANUF. AS LONG AS IT MEETS THE SAME CODE REQUIREMENTS.
 - ALL WINDOWS MUST BE ANDERSEN "LOW E"
 - FOR ALL EXISTING WINDOWS TO REMAIN, SEE PLANS.
 - ALL WINDOWS TO MEET 110 MPH WIND CRITERIA WITH CODE REQUIRED GLAZING.

LIGHT, VENTILATION AND HEATING

USE	AREA (ft ²)	WIDTH	AVERAGE CEILING	MINIMUM CEILING	NATURAL LIGHT	NATURAL VENTILATION*
LIVING	120	7'-0"	7'-6"	5'-0"	8% FLOOR AREA	4% FLOOR AREA COM
DINING	70	7'-0"	7'-6"	5'-0"	8% FLOOR AREA	4% FLOOR AREA COM
KITCHEN	50	N.A.	7'-6"	5'-0"	8% FLOOR AREA	4% FLOOR AREA COM
BEDROOM	70	7'-0"	7'-6"	5'-0"	8% FLOOR AREA	4% FLOOR AREA COM
BATHROOM	N.A.	N.A.	7'-0"	5'-0"	3 SQUARE FEET	1-1/2 SQUARE FEET COM
BASEMENT	-	-	7'-0"	5'-0"	-	-

* See sections R303.1 & R303.3 for mechanical ventilation and artificial light.

DOOR SCHEDULE (NEW)

SYMBOL	DOOR SIZE	DESCRIPTION	QTY.
A	3'-0" X 6'-8"	PRE-FIN. STEEL INSULATED PANELED DOOR W/VISION PANEL	3
B	3'-0" X 6'-8"	1-HR FIRE RATED, WITH KNOCKDOWN AND SELF CLOSING HINGES F.P.S.C. PRIMER HOLLOW METAL	1
C	2'-4" X 6'-8"	PRE-FIN. SCWD, PANELED DOOR	3
D	5'-6" X 6'-8"	SCWD PANELED DOOR WITH SIDE LIGHTS	1
E	3'-0" X 6'-8"	PRE-FIN. HCWD, BI-FOLD DOOR	4
F	2'-6" X 6'-8"	PRE-FIN. SCWD, PANELED DOOR	3
G	2'-8" X 6'-8"	PRE-FIN. SCWD, PANELED DOOR	3
H	4'-0" X 6'-8"	PRE-FIN. HCWD, BI-FOLD DOOR	9
I	32" X 6'-8"	PRE-FIN. SCWD PANELED POCKET DOOR	2
J	6'-0" X 6'-8"	VINYL-CLAD WOOD SLIDER	2
K	1'-6" X 6'-8"	PRE-FIN. HCWD, PANELED DOOR	26
TOTAL QUANTITY NEEDED FOR THIS JOB			26

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16 ARCHER STREET
FREEPORT, N.Y. 11520
SEC. 62 BLK 48 LOT 4

DRAWING TITLE
CELLAR FLOOR AND FIRST FLOOR PLANS

DRAWN/DESIGN BY:
MIGUEL RAMIREZ

DRAWING NO.

CHECKED BY:
VLADIMIR CONSTANT

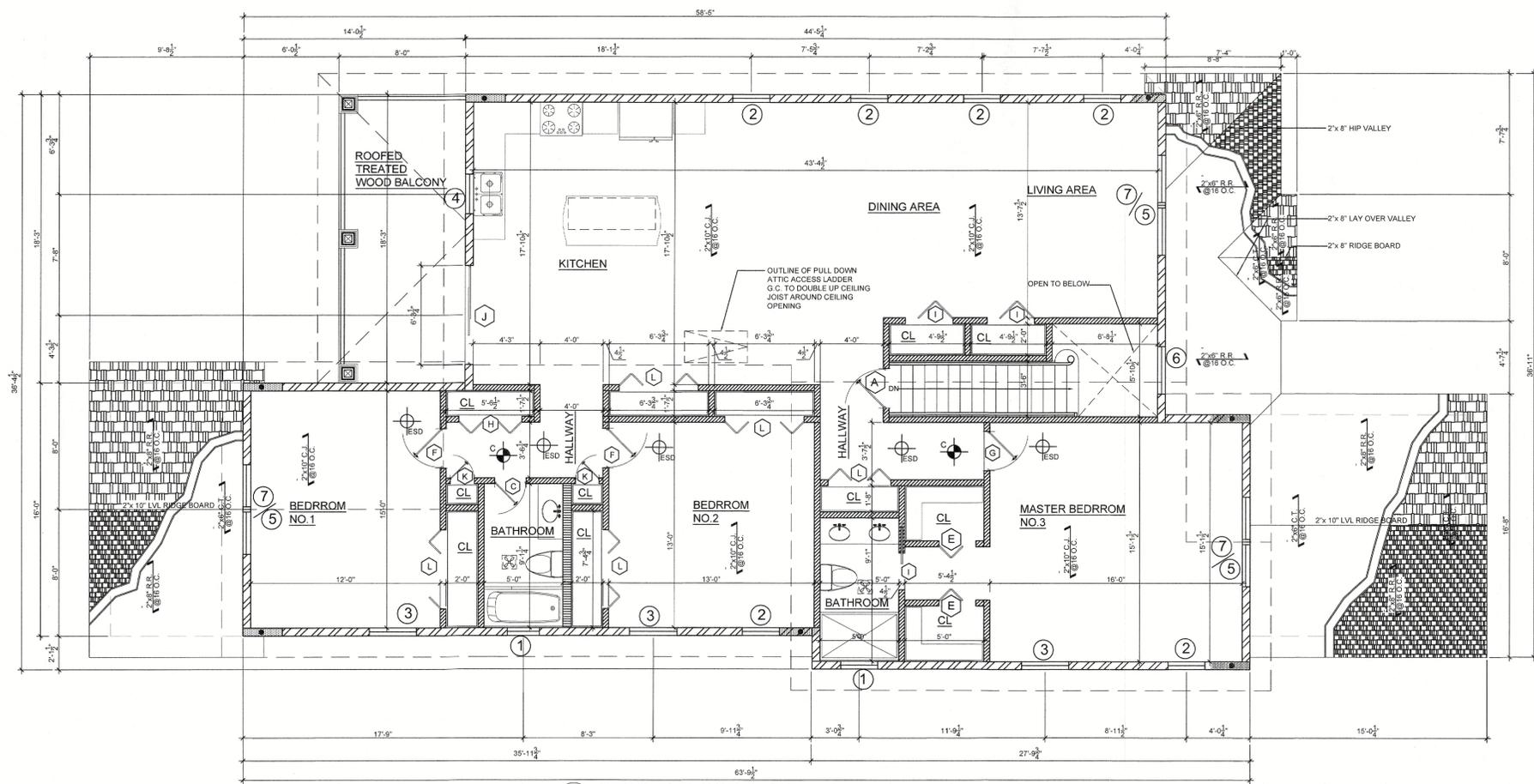
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DATE:
AUG 2023

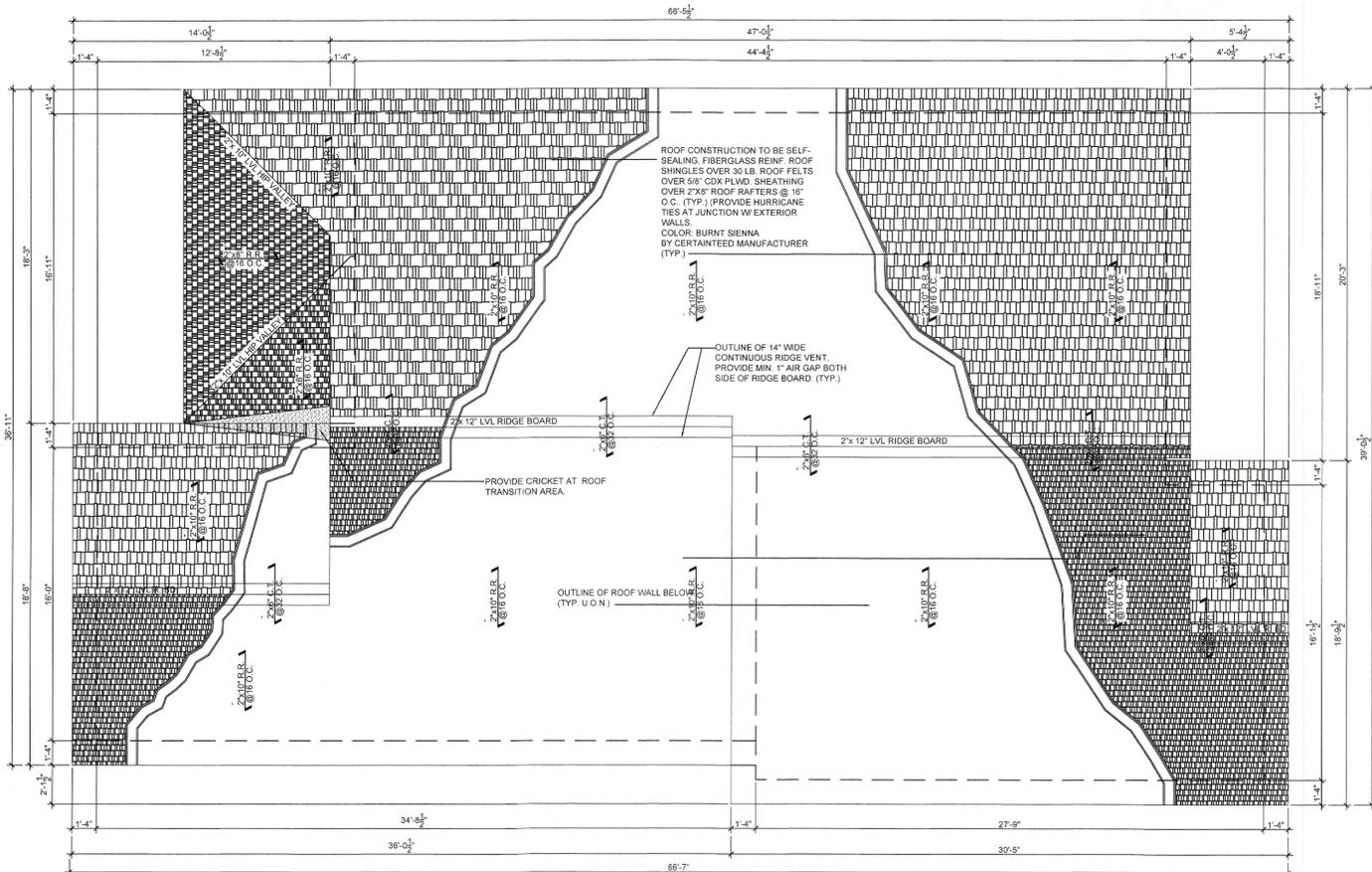
PROJECT NO.
2

SCALE:
AS SHOWN

202324
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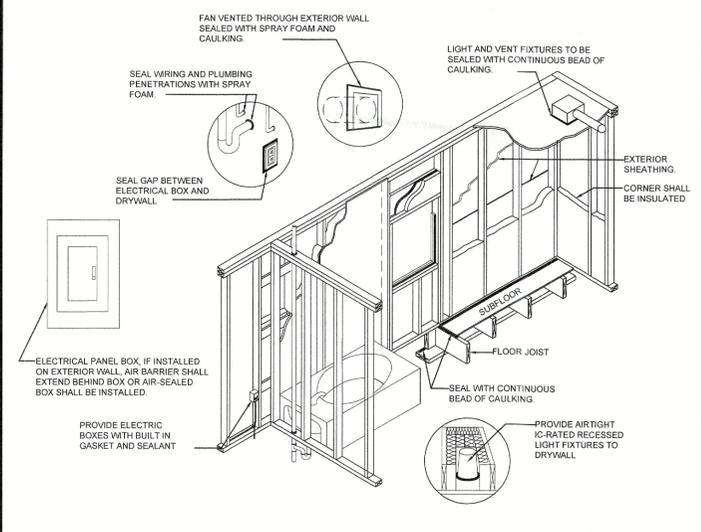
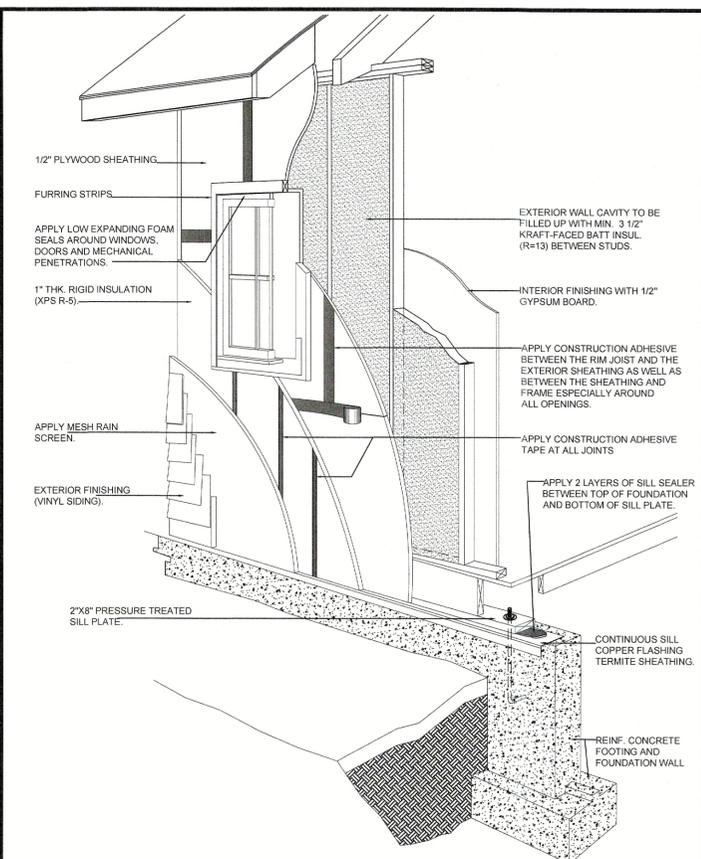
SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0" (AREA 1, 875 S.F.)



ROOF FRAMING PLAN
SCALE: 1/4" = 1'-0" (AREA 2, 1,103 S.F.)

WALL TYPE LEGEND	
	8" REINFORCED POURED CONCRETE FOUNDATION WALL OVER 20" WIDE X 12" DEPTH REINFORCED POURED CONCRETE FOOTING
	8" LOAD BEARING P. CONCRETE FOUNDATION WALL WITH INTERIOR FURRED OUT CONSISTING OF (1) LAYER OF 1/2" GYP. BD. FASTENED TO 2"x4" WD. STUDS @ 16" O.C. WITH 3 1/2" BATT INSUL. (R=13) BETWEEN STUDS.
	EXTERIOR WALL CONSTRUCTION OF VINYL SIDING OVER TYVECK VAPOR BARRIER OVER 1" RIGID INSUL. (R=5) OVER 1/2" CDX PLWD. SHEATHING OVER 2"x4" STUDS @ 16" O.C. G.C. TO PROVIDE HURRICANE TIES AT JUNCTION W/ EXTERIOR WALLS. PROVIDE 3 1/2" KRAFT FACED INSUL. BETWEEN STUDS (R=13). FINISH INTERIOR W/ 1/2" GYP. BD. (TYP.)
	1-HR FIRE RATED INTERIOR BEARING WALL PARTITION CONSISTING OF (1) LAYER OF 5/8" TYPE "X" GYP. BD. EACH SIDE OF 3 1/2" WD. STUDS @ 16" O.C. TIGHT FROM FLOOR AND TO THE UNDERSIDE OF STRUCTURE ABOVE (TYP. AT 1-CAR GARAGE AREA ADJACENT WITH HOUSE LIVING AREA). PROVIDE 3 1/2" KRAFT-FACED BATT INSUL. (R=13) BETWEEN STUDS.
	NON BEARING INTERIOR WALL PARTITION CONSISTING OF (1) LAYERS OF 1/2" GYP. BD. EACH SIDE OF 3 1/2" WD. STUDS @ 16" O.C. TIGHT FROM FLOOR AND TO THE UNDERSIDE OF STRUCTURE ABOVE
	INTERIOR WALL CONST. TO BE 1/2" GYP. BD. EACH SIDE OF 2" X 8" STUDS @ 16" O.C. AT PLUMBING FIXTURES WALLS AND GREEN BOARD AT ALL WET LOCATIONS
	NEW LOAD BEARING INTERIOR WALL PARTITION CONSISTING OF (1) LAYERS OF 1/2" GYP. BD. EACH SIDE OF 2" X 6" WD. STUDS @ 16" O.C. TIGHT FROM FLOOR AND TO THE UNDERSIDE OF STRUCTURE ABOVE

SYMBOL LIST	
	ELECTRIC INTERCOM. SMOKE DETECTOR (TYP.)
	ELECT. CARBON MONOXIDE DETEC. (TYP.)
	WINDOW NUMBER DESIGNATION (SEE WINDOW SCHEDULE ON PLAN A-7, PAGE 11)
	DOOR LETTER DESIGNATION (SEE DOOR SCHEDULE ON PLAN A-7, PAGE 11)
	EXHAUST FAN FOR MECHANICAL VENTILATION TO EXTERIOR W/ MIN. 90 CFM. CAPACITY.
	1-HR FIRE RATED CEILING ABOVE BOILER AREA WITH (2) LAYERS OF TYPE "X" GYPSUM BOARD.



INTERIOR AND EXTERIOR AIR SEALING DRAWING DETAIL
NOT TO SCALE

- GENERAL NOTES:**
- NEW SMOKE ALARM DETECTOR TO BE INSTALLED AT EACH SLEEPING ROOM. HALLWAY & BASEMENT. ALL SMOKE DETECTORS TO BE INTERCONNECTED IN ACCORDANCE W/ SECTION R317.1 AND POWER SOURCE FOR SMOKE DETECTORS IS TO COMPLY W/ SECTION R317.2 OF THE NYS RESIDENTIAL CODE. (TYP.)
 - NEW CARBON MONOXIDE DETECTOR IS TO BE INSTALLED, LISTED AND LABELED AS COMPLYING W/ UL 203A-2002 STANDARD AND TO BE INSTALLED ACCORDING TO MANUFACTURER'S INSTRUCTIONS.
 - FOR BASEMENT &/OR CELLAR WALLS, FOUND. WALLS, EXT. WALLS AND OTHER VERTICAL CONC. WORK EXPOSED TO THE WEATHER USE 3,000 PSI AIR ENRICHED CONCRETE.
 - PORCHES, CARPORT SLABS AND STEPS EXPOSED TO THE WEATHER, AND GARAGE FLOOR SLABS USE 3,500 PSI AIR ENRICHED CONCRETE.
 - G.C. TO REMOVE EXIST. FIRST FLOOR MAIN ROOF STRUCTURE UP TO EXISTING TOP OF PLATE IN ORDER TO INSTALL NEW ROOF AND CEILING STRUCTURE AS PROPOSED 1-STY ADDITION
 - PROVIDE FIRE STOPPING AND SOLID BLOCKING AS PER CODE @ ALL FLOOR LEVELS.

HEADER SCHEDULE:
ALL HEADERS OVER WINDOWS AND OPENINGS TO BE AS FOLLOWS:

- (2) 2"x8" FOR OPENINGS LESS THAN 3' WIDE
- (2) 2"x10" FOR OPENINGS BETWEEN 3' AND 8' WIDE
- (2) 2"x12" FOR OPENINGS BETWEEN 8' AND 12' WIDE FOR LARGER OPENINGS, SEE FLOOR PLANS.

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REVISIONS

NO.	DATE	DESCRIPTION
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2		
3		
4		
5		

APPLICATION NO.

APPLICANT/OWNER
JOSE GUTIERREZ
ADDRESS:
16 Archer Street
Freeport, N.Y. 11520
PHONE:
(347)739-6096
EMERGENCY CONTACT:
NAME: MIGUEL RAMIREZ
PHONE:
(631)704-6601

PROJECT TITLE
PROPOSED 2-STORY WOOD FRAME W/ VINYL SIDING 2-FAMILY RES.

16 ARCHER STREET
FREEPORT, N.Y. 11520
SEC. 62 BLK 48 LOT 4

DRAWING TITLE
SECOND FLOOR AND ROOF FRAMING PLANS

DRAWN/DESIGN BY: MIGUEL RAMIREZ	DRAWING NO. A-2
CHECKED BY: VLADIMIR CONSTANT	PROJECT NO. 3
DATE: AUG 2023	SCALE: AS SHOWN
SCALE: AS SHOWN	PROJECT NO. 3
	5



CONSULTANT

MAR
DRAFTING CORPORATION
RESIDENTIAL & COMMERCIAL DESIGN
33 LAMONT PLACE
WEST BABYLON, NY 11704
OFF: (631)920-2445
MOBILE: (631)704-6601

REVISIONS

NO.	DATE	DESCRIPTION
1		
2		
3		
4		
5		

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PROJECT TITLE

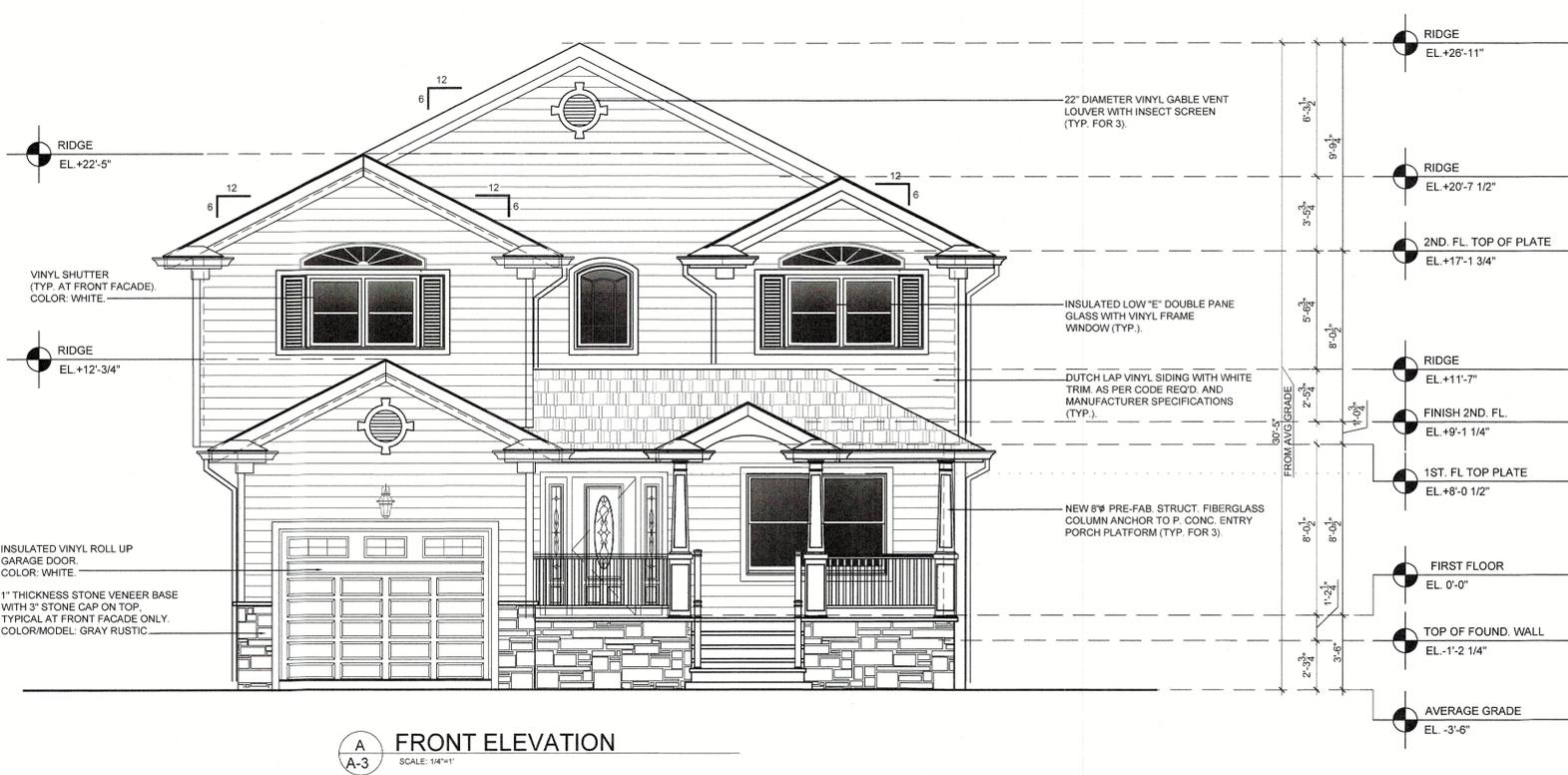
PROPOSED 2-STORY
WOOD FRAME W/ VINYL
SIDING 2-FAMILY RES.

16 ARCHER STREET
FREEPORT, N.Y. 11520
SEC. 62 BLK 48 LOT 4

DRAWING TITLE
FRONT AND RIGHT
SIDE ELEVATIONS

DRAWN/DESIGN BY: MIGUEL RAMIREZ	DRAWING NO. A-3
CHECKED BY: VLADIMIR CONSTANT	PROJECT NO. 4
DATE: AUG 2023	SCALE: AS SHOWN
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OF THE CLERK
OF THE COUNTY OF SUFFOLK, NY



A FRONT ELEVATION
SCALE: 1/8"=1'

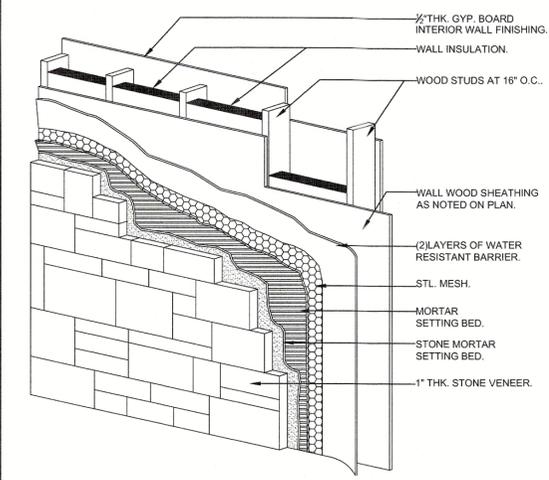


B RIGHT SIDE ELEVATION
SCALE: 1/8"=1'

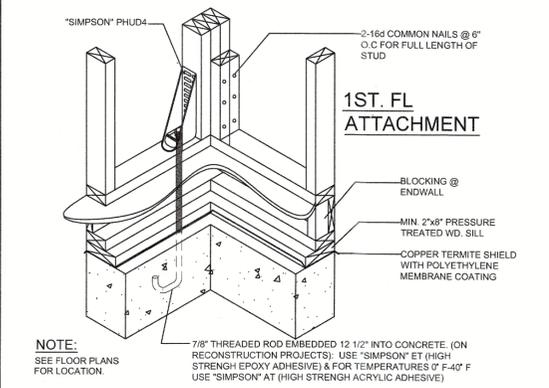
INSULATION AND FENESTRATION REQUIREMENTS BY COMPONENT
(PER TABLE R402.1.1)

CLIMATE ZONE	FENESTRATION U-FACTOR	SKYLIGHT (6) U-FACTOR	GLAZED FENESTRATION SHGC	CEILING R-VALUE	WOOD FRAME WALL R-VALUE	MASS WALL R-VALUE	FLOOR R-VALUE	BASEMENT (6) WALL R-VALUE	SLAB (6) R-VALUE & DEPTH	CRAWL SPACE (6) WALL R-VALUE
4 (EXCEPT MARINE)	0.35	0.55	0.40	38	20 or 13+5 ^h	8/13	19	10/13	10, 2 FT.	10/13

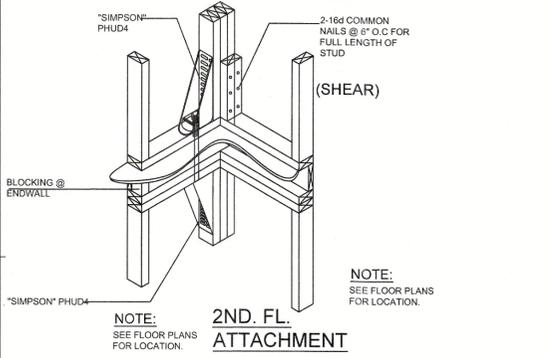
For SI 1 foot= 304.8mm.
 a. R-Values are minimums. U-Factors and SHGC are maximums. R-19 shall be permitted to be compressed into a 2x6 cavity.
 b. The fenestration U-factor column excludes skylights. The SHGC column applies to all glazed fenestration.
 c. The first R-value applies to continuous insulation, the second to framing cavity insulation; either insulation meets the requirement.
 d. R-5 shall be added to the required slab edge R-values for heated slabs.
 e. There are no SHGC requirements in the Marine zone.
 f. Or insulation sufficient to fill the framing cavity, R-19 minimum.
 g. "13+5" means R-13 cavity insulation plus R-5 insulated sheathing. If structural sheathing covers 25 percent or less of the exterior, insulation sheathing is not required where structural sheathing is used.
 If structural sheathing covers more than 25 percent of exterior, structural sheathing shall be supplemented with insulated sheathing of at least R-2.



C-3 STONE VENEER DETAIL
NOT TO SCALE

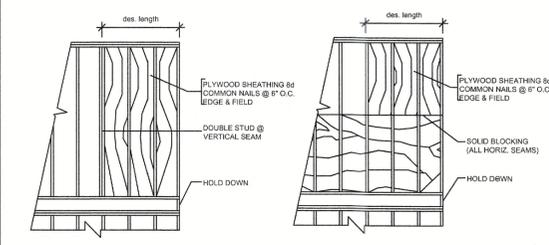


NOTE: SEE FLOOR PLANS FOR LOCATION.

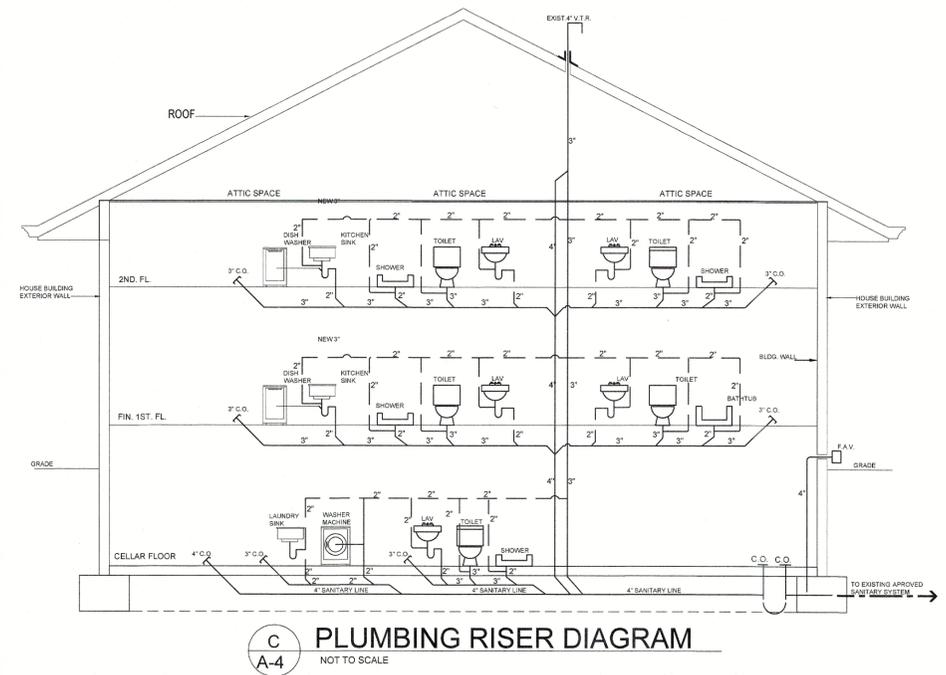
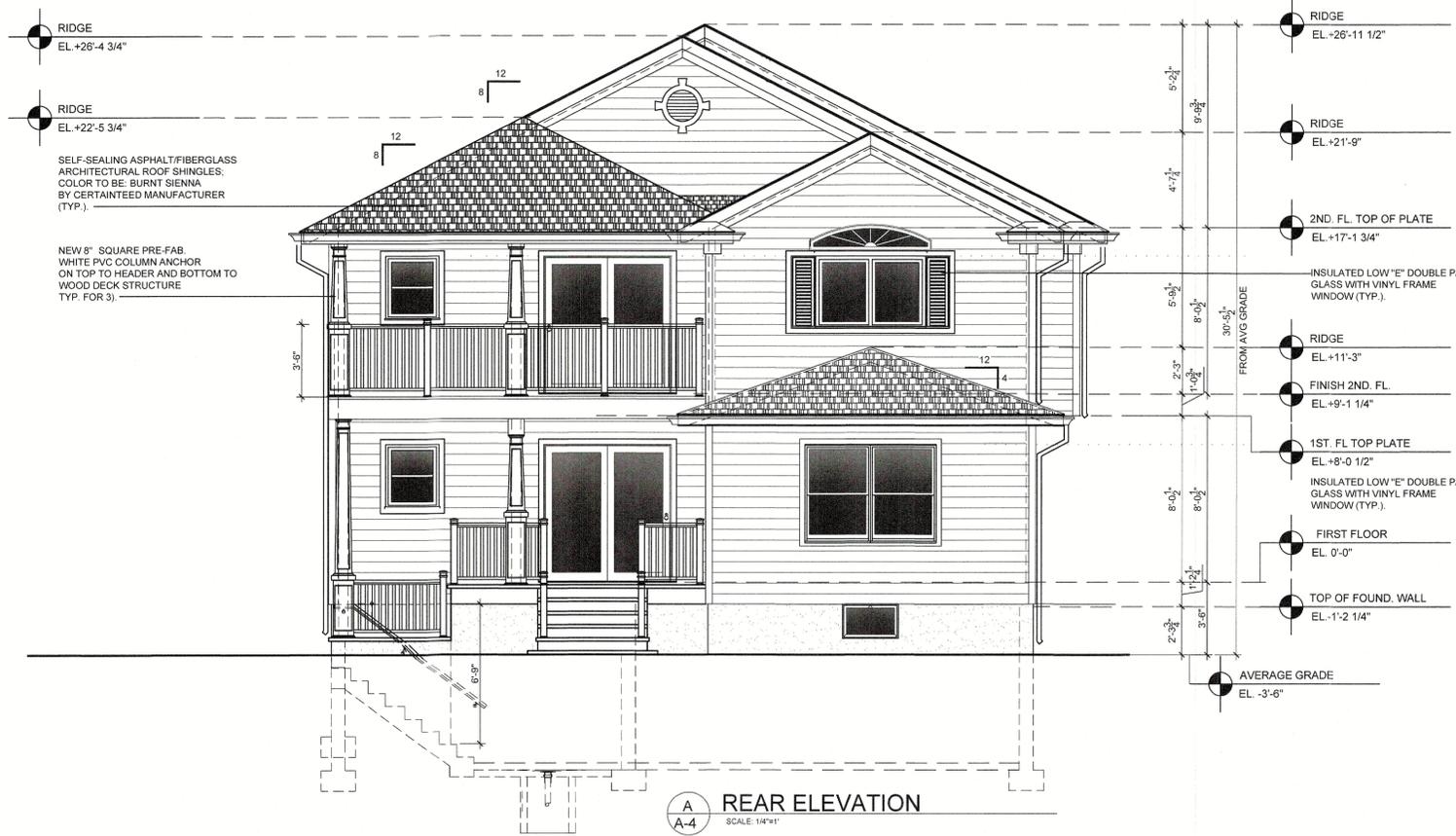


HOLDOWN CONNECTION ATTACHMENT

NOTE:
 1. SHEATHING AS PART OF SHEAR WALL SEGMENT (SW.S.) WHERE NOTED ON FLOOR PLAN SHALL BE CONTINUOUS FROM SILL TO TOP PLATE OR ADEQUATELY BLOCKED AT JOINTS. USE #4 COMMON NAILS @ 6" O.C. EDGE & FIELD.
 2. HOLD DOWNS REQUIRED AT ALL 4 CORNERS OF STRUCTURE UNLESS OTHERWISE NOTED.
 3. SEE CONST. DETAIL SHEET C-2 (NAILING AND STRAPPING) & SHEET C-2 (HOLD DOWN & CONN.).



SHEARWALL SEG DETAIL (TYP)



VLADIMIR CONSTANT P.E.
7 Melrick Court
Westbury, New York 11590
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E-MAIL: v.constant@yahoo.com



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SIDE ELEVATIONS**

DRAWN/DESIGN BY: MIGUEL RAMIREZ	DRAWING NO. A-4
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