



# Hydro Tech Environmental, Corp.

Main Office  
77 Arkay Drive, Suite G  
Hauppauge, New York 11788  
T (631) 462-5866 • F (631) 462-5877

NYC Office  
15 Ocean Avenue, 2<sup>nd</sup> Floor  
Brooklyn, New York 11225  
T (718) 636-0800 • F (718) 636-0900

[WWW.HYDROTECHENVIRONMENTAL.COM](http://WWW.HYDROTECHENVIRONMENTAL.COM)

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May 16, 2013

New York City Office of Environmental Remediation  
City Brownfield Cleanup Program  
c/o Shaminder Chawla  
100 Gold Street, 2<sup>nd</sup> Floor  
New York, NY 10038

**Re: 13CVCP121X  
3361 Third Avenue  
Remedial Action Work Plan (RAWP) Stipulation List**

Dear Mr. Chawla:

Hydro Tech Environmental Corp. hereby submits a Remedial Action Work Plan (RAWP) Stipulation List for the subject site to the New York City Office of Environmental Remediation (NYCOER) on behalf of 3361 Third Avenue Acquisition, LLC. This letter serves as an addendum to the RAWP to stipulate additional content, requirements and procedures that will be followed during the site remediation. The contents of this list are added to the RAWP and will supersede the content in said document where there is a conflict in purpose or intent. The additional requirements/procedures include the following:

## **Stipulation List**

1. The criterion attached in **Addendum 1** will be utilized if petroleum containing tank or vessel is identified during the remedial action or subsequent redevelopment excavation activities. All petroleum spills will be reported to the NYSDEC hotline as required by applicable laws and regulations. This contingency plan is designed for heating oil tanks and other small or moderately sized storage vessels. If larger tanks, such as gasoline storage tanks are identified, OER will be notified before this criterion is utilized.
2. Collection and analysis of end-point samples will be conducted to evaluate the performance of the remedy with respect to attainment of Track 1 SCOs. To evaluate attainment of Track 1 SCOs throughout the site, three

base samples will be collected. Each sample will be analyzed for SVOCs, and TAL Metals as per their appropriate method numbers. A map indicating post-remedial End Point Sampling Locations is attached as **Addendum 2**.

3. In the event that dewatering is undertaken, it will be performed in full compliance with applicable laws, rules and regulations.
4. In the event that hazardous waste is identified during the remedial action or subsequent redevelopment excavation activities at this NYC VCP project, and removal and transportation of hazardous waste becomes necessary, the project may be subject to the New York State Department of Environmental Conservation's Special Assessment Tax (ECL 27-0923) and Hazardous Waste Regulatory Fees (ECL 72-00402). See DEC's website for more information:  
<http://www.dec.ny.gov/chemical/9099.html>.
5. Any hotspot areas identified during waste characterization sampling will be disposed of in accordance with applicable laws and regulations as well as disposal facility requirements. Waste characterization sampling results will be provided to OER.
6. Site-specific compatibility letters for two vapor barrier products from GSE HDPE and Bithutene 4000 are attached as **Addendum 3**.
7. The following architectural and engineering plans signed and stamped by the PE or RA of record for the project are attached as **Addendum 4**: final cover slab design, excavation diagram for footings/ development-related excavation, vapor barrier design (cross-section and plan showing horizontal extent), and conceptual design and technical specifications for the passive sub-slab depressurization system.
8. A pre-approval letter from all disposal facilities will be provided to OER prior to any soil/fill material removal from the site. Documentation specified in the RAWP - Appendix 3 - Section 1.6 "Materials Disposal Off-Site" will be provided to OER. If a different disposal facility for the soil/fill material is selected, OER will be notified immediately.
9. Approval for the import of material for backfilling purposes must be received from OER prior to the commencement of such activities. Documentation illustrating that the requisitioned import material has been properly segregated, stockpiled, and tested (when needed) prior to its release from the generating site, and by extension prior to its arrival to the import site, will be required. Blended recycled concrete aggregate (bRCA) is not an acceptable material for import.

10. A CD containing the final RAWP including this approved Stipulation List will be placed in the library that constitutes the primary public repository for project documents.
11. Signage for the project will include a sturdy placard mounted in a publically accessible right of way to building and other permits signage will consist of the NYC VCP Information Sheet (attached **Addendum 5**) announcing the remedial action. The Information sheet will be laminated and permanently affixed to the placard.
12. OER requires parties seeking City Brownfield Incentive Grants (BIG) grants to carry insurance. For a cleanup grant, both the excavator and the trucking firm(s) that handle removal of soil must carry or be covered under a commercial general liability (CGL) policy and a contractors pollution liability (CPL) policy, both of which must provide \$1 million per claim in coverage. Both policies must name the City of New York, the NYC Economic Development Corporation, and Brownfield Redevelopment Solutions as additional insured. A fact sheet regarding insurance is attached as **Addendum 6**.
13. A pre-construction meeting is required prior to start of remedial excavation work at the site. A pre-construction meeting will be held at the site and will be attended by OER, the developer or developer representative, the consultant, excavation/general contractor, and if applicable, the soil broker.
14. Daily reports will be provided during active excavation work. If no work is performed for an extended time period, daily reports frequency will be reduced to weekly basis. Daily report template is attached in **Addendum 7**.

Sincerely,

Paul I. Matli

cc: J.Pati, [jpati@dep.nyc.gov](mailto:jpati@dep.nyc.gov),  
S. Chawla, [ShaminderC@dep.nyc.gov](mailto:ShaminderC@dep.nyc.gov)  
A. Di Santo, [ad@strategic-construction.com](mailto:ad@strategic-construction.com)

**Addendum 1**  
**Generic Procedures for Management of Underground Storage Tanks**  
**Identified under the NYC VCP**

Prior to Tank removal, the following procedures should be followed:

- Remove all fluid to its lowest draw-off point.
- Drain and flush piping into the tank.
- Vacuum out the “tank bottom” consisting of water product and sludge.
- Dig down to the top of the tank and expose the upper half.
- Remove the fill tube and disconnect the fill, gauge, product, vent lines and pumps. Cap and plug open ends of lines.
- Temporarily plug all tank openings, complete the excavation, remove the tank and place it in a secure location.
- Render the tank safe and check the tank atmosphere to ensure that petroleum vapors have been satisfactorily purged from the tank.
- Clean tank or remove to storage yard for cleaning.
- If the tank is to be moved, it must be transported by licensed waste transporter. Plug and cap all holes prior to transport leaving a 1/8 inch vent hole located at the top of the tank during transport.
- After cleaning, the tank must be made acceptable for disposal at a scrap yard, cleaning the tanks interior with a high pressure rinse and cutting the tank in several pieces.

During the tank and pipe line removal, the following field observations should be made and recorded:

- A description and photographic documentation of the tank and pipe line condition (pitting, holes, staining, leak points, evidence of repairs, etc.).
- Examination of the excavation floor and sidewalls for physical evidence of contamination (odor, staining, sheen, etc.).
- Periodic field screening (through bucket return) of the floor and sidewalls of the excavation, with a calibrated photoionization detector (PID).

Impacted Soil Excavation Methods

The excavation of the impacted soil will be performed following the removal of the existing tanks. Soil excavation will be performed in accordance with the procedures described under Section 5.5 of Draft DER-10 as follows:

- A description and photographic documentation of the excavation.
- Examination of the excavation floor and sidewalls for physical evidence of contamination (odor, staining, sheen, etc.).
- Periodic field screening (through bucket return) of the floor and sidewalls of the excavation, with calibrated photoionization detector (PID).

Final excavation depth, length, and width will be determined in the field, and will depend on the horizontal and vertical extent of contaminated soils as indentified through physical examination (PID response, odor, staining, etc.). Collection of

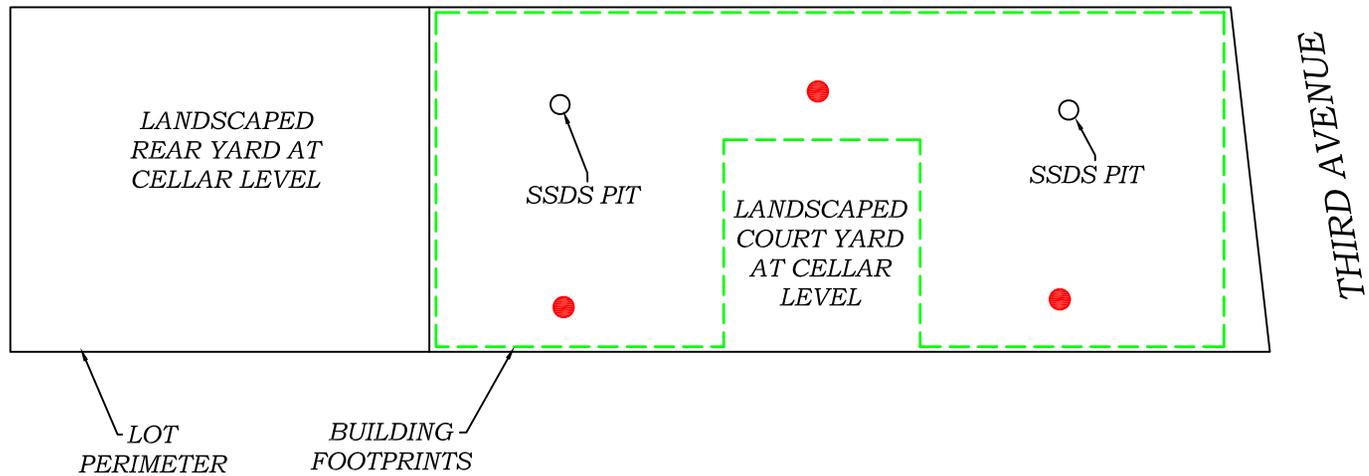
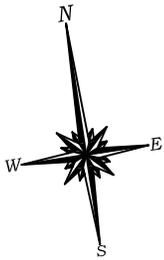
verification samples will be performed to evaluate the success of the removal action as specified in this document.

The following procedure will be used for the excavation of impacted soil (as necessary and appropriate):

- Wear appropriate health and safety equipment as outlined in the Health and Safety Plan.
- Prior to excavation, ensure that the area is clear of utility lines or other obstructions. Lay plastic sheeting on the ground next to the area to be excavated.
- Using a rubber-tired backhoe or track mounted excavator, remove overburden soils and stockpile, or dispose of, separate from the impacted soil.
- If additional UST's are discovered, the NYSDEC will be notified and the best course of action to remove the structure should be determined in the field. This may involve the continued trenching around the perimeter to minimize its disturbance.
- If physically contaminated soil is present (e.g., staining, odors, sheen, PID response, etc.) an attempt will be made to remove it, to the extent not limited by the site boundaries or the bedrock surface. If possible, physically impacted soil will be removed using the backhoe or excavator, segregated from clean soils and overburden, and staged on separated dedicated plastic sheeting or live loaded into trucks from the disposal facility. Removal of the impacted soils will continue until visibly clean material is encountered and monitoring instruments indicate that no contaminants are present.
- Excavated soils which are temporarily stockpiled on-site will be covered with tarp material while disposal options are determined. Tarp will be checked on a daily basis and replaced, repaired or adjusted as needed to provide full coverage. The sheeting will be shaped and secured in such a manner as to drain runoff and direct it toward the interior of the property.

Once the site representative and regulatory personnel are satisfied with the removal effort, verification of confirmatory samples will be collected from the excavation in accordance with DER-10.

**Addendum 2**  
Endpoint Sampling Plan



LEGEND:

● END POINT SAMPLING LOCATIONS



**HYDRO TECH ENVIRONMENTAL CORP.**

MAIN OFFICE: 77 ARKAY DRIVE, SUITE G  
HAUPPAUGE, NEW YORK 11788  
T (631)462-5866 F (631)462-5877

NYC OFFICE: 15 OCEAN AVENUE, 2nd Floor  
BROOKLYN, NEW YORK 11225  
T (718)636-0800 F (718)636-0900

www.hydrotechenvironmental.com

3361 3rd Avenue  
Bronx, NY  
HTE Job# 130077

Drawn By: C.Q.  
Reviewed By: M.R.  
Approved By: M.S.  
Date: 05/01/13  
Scale: AS NOTED

TITLE:

END POINT SAMPLING MAP

**Addendum 3**  
Compatibility letters of vapor barrier products

19103 Gundle Road  
Houston, Texas 77073

[O] 281.443.8564

[F] 281.875.6010

[#F] 800.435.2008



May 7, 2013

New York City Office of Environmental Remediation  
City Brownfield Cleanup Program  
c/o Jennifer Pati  
100 Gold Street, 2<sup>nd</sup> Floor  
New York, NY 10038

RE: Geomembrane - 13CVCP121X, 3361 Third Avenue, Bronx, New York

Dear Ms. Pati,

I have reviewed the following documents for the above referenced project:

- Soil Analytical Results prepared by York Analytical Laboratories, Inc., Project Number 13B0526, dated 02/26/2013 which includes samples 13B0526-01 through 13B0526-14
- Groundwater Analytical Results prepared by York Analytical Laboratories, Inc., Project Number 13B0526, dated 02/26/2013 which includes samples 13B0526-15 through 13B0526-16

The identified contaminants at the levels reported will not have an adverse effect on the waterproofing or vapor barrier properties of GSE Environmental's 30 mil HDPE geomembrane systems, provided standard design and installation procedures are followed.

Upon receipt of "proof of installation" by the qualified vendor/installer, GSE Environmental will issue a warranty of 5 years for the product.

Please feel free to contact me with any questions.

Thank You,

A handwritten signature in blue ink, appearing to read 'Jimmy Youngblood', written over a light blue horizontal line.

Jimmy Youngblood  
GSE Technical Support Manager  
(800) 435-2008 ext. 2523  
[jyoungblood@gseworld.com](mailto:jyoungblood@gseworld.com)

# GRACE

## Construction Products

**Mark A. Franciosi**  
Technical Service Engineer - Americas

T 617-498-4303

mark.a.franciosi@grace.com

**W. R. Grace & Co.-Conn.**  
62 Whittemore Avenue  
Cambridge, MA 02140

May 16<sup>th</sup>, 2013

Paul Matli  
Hydro Tech Environmental Corp.  
15 Ocean Avenue  
Bronx, New York 11225

Project: 3361 3<sup>rd</sup> Avenue – Bronx, NY

Mr. Matli

I have reviewed the Technical Report prepared by York Analytical Laboratories, Inc. dated 2/26/2013 (pages 1-152) for the above referenced project:

The identified contaminants at the levels reported will not have an adverse effect on the waterproofing or vapor barrier properties of the Bituthene<sup>®</sup> 3000/4000 along with all system accessories, provided standard design and application procedures are followed.

Standard installation instructions and details can be found on our website at [www.graceconstruction.com](http://www.graceconstruction.com).

If you have any questions, please feel free to call me at the number above.

Sincerely,

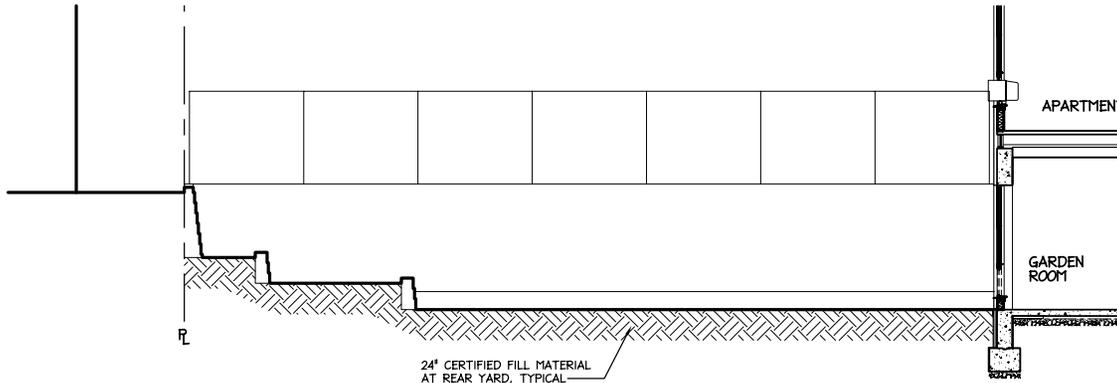


Mark Franciosi

Technical Services Engineer

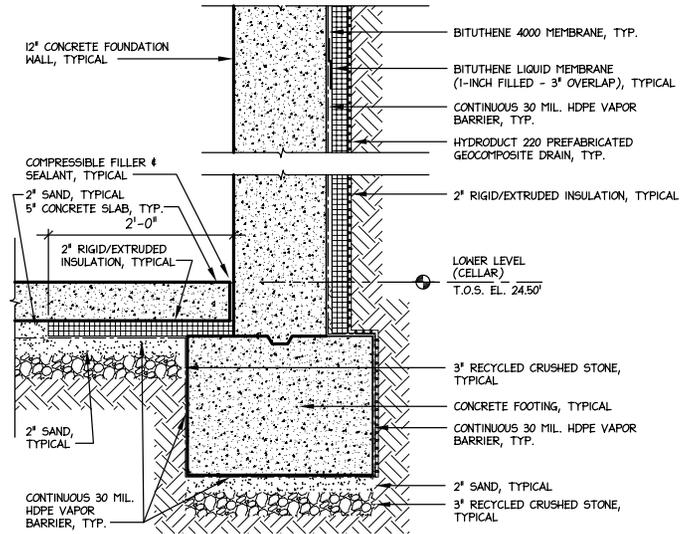
cc: J. Ridgeway

**Addendum 4**  
Signed and Stamped Plans



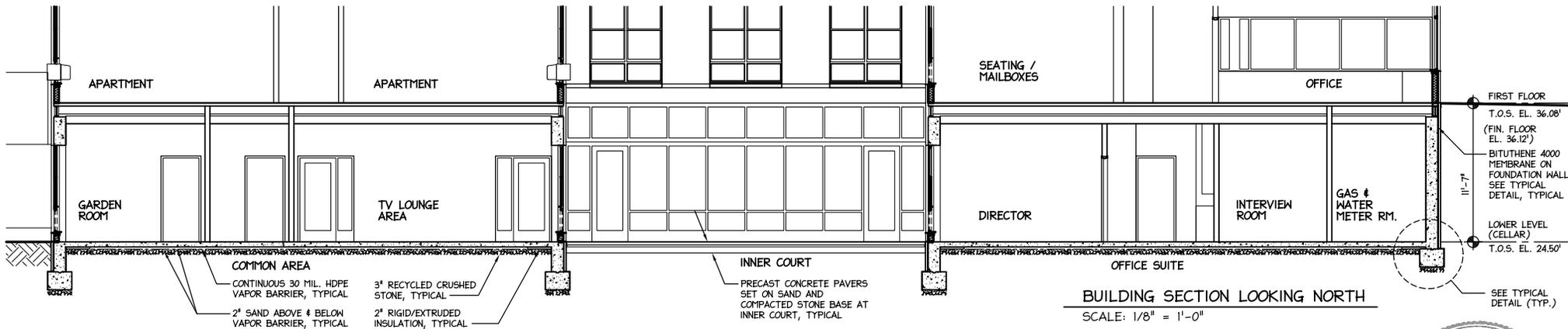
REAR YARD SECTION LOOKING NORTH

SCALE: 1/8" = 1'-0"



TYPICAL DETAIL

SCALE: 3/4" = 1'-0"



BUILDING SECTION LOOKING NORTH

SCALE: 1/8" = 1'-0"

NOTE:  
THE VAPOR BARRIER AND SLAB-DEPRESSURIZATION SYSTEM DESIGN SHOWN ON THIS DRAWING HAS BEEN PROVIDED BY HYDRO TECH ENVIRONMENTAL CORPORATION - OER PROJECT NUMBER 13EHAZ356X

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JAMES McCULLAR ARCHITECTURE, PC

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NEW YORK, NEW YORK 10001  
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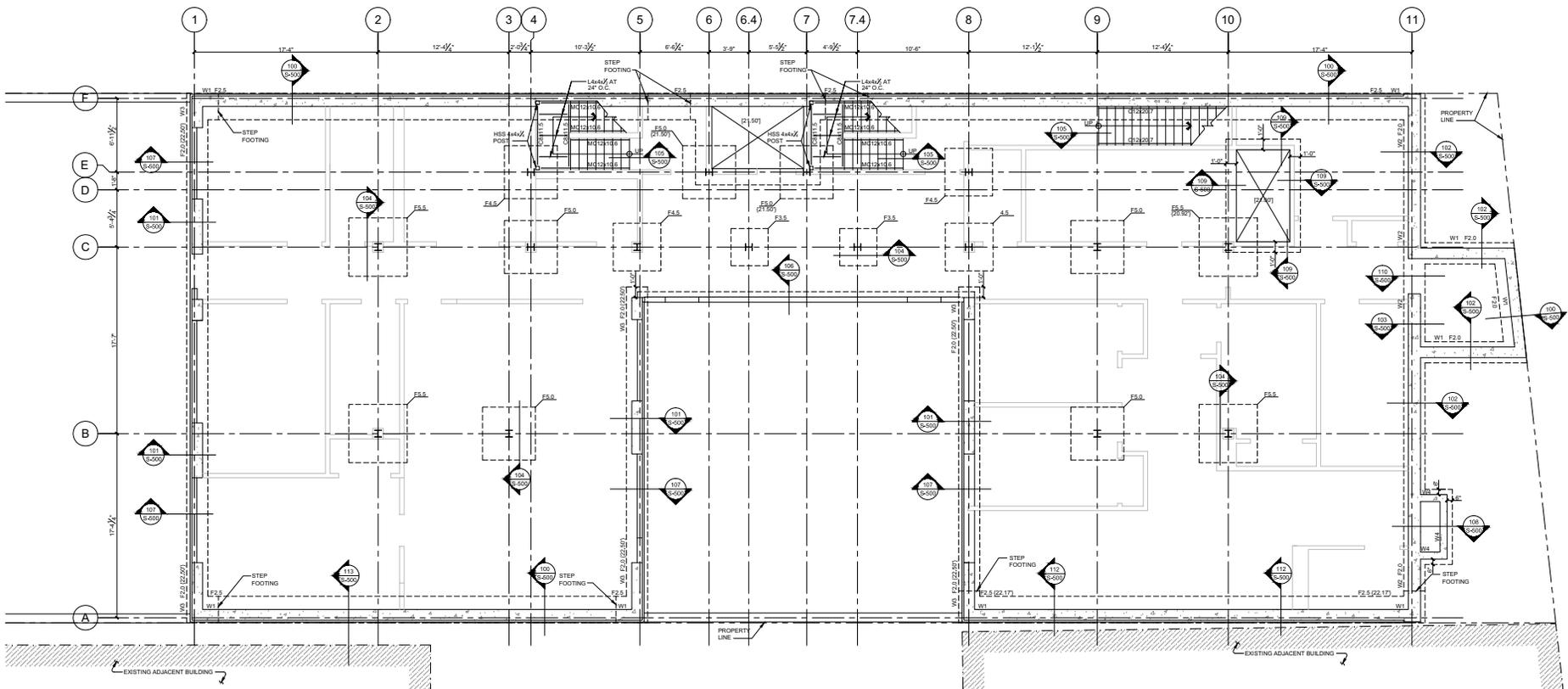
3361 THIRD AVENUE  
SUPPORTIVE HOUSING  
BRONX, NEW YORK

BUILDING SECTION  
LOOKING NORTH

MAY 3, 2013



*James McCullar*



**LOWER LEVEL / FOUNDATION FRAMING PLAN**

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

**NOTES:**

- FOUNDATION DESIGN BASED UPON THE GEOTECHNICAL INVESTIGATION DATED MARCH 9, 2012, PREPARED BY GTA ENGINEERING SERVICES OF NEW YORK, P.C. ALL FOOTINGS TO BEAR ON SOIL WITH A MINIMUM ALLOWABLE BEARING PRESSURE OF 8,000 PSF.
- TOP OF CONCRETE SLAB ON GRADE ELEVATION AT LOWER LEVEL = (26.50), UNLESS NOTED OTHERWISE IN PLAN: (1'-11") PROVIDE #4 x 12 @ 2' WELDED WIRE FABRIC.
- COORDINATE ALL DIMENSIONS WITH ARCHITECTURAL DRAWINGS. COORDINATE ALL WORK WITH ALL OTHER DISCIPLINES.
- FIELD VERIFY ALL EXISTING CONDITIONS. NOTIFY STRUCTURAL ENGINEER OF STRUCTURAL CONFLICTS.
- REFER TO STRUCTURAL DRAWING S400 FOR GENERAL NOTES.
- "-"" INDICATES PROPOSED FINISHED GRADES. VERIFY WITH SITE PLAN.
- (1'-11") INDICATES ASSUMED TOP OF FOOTING ELEVATION, UNLESS SHOWN OTHERWISE. ASSUME TOP OF FOOTING ELEVATION = (26.50). TOP OF FOOTING ELEVATIONS SHOWN ARE ESTIMATES BASED ON SOIL BORINGS AND TEST PITS. ACTUAL FOOTING ELEVATIONS ARE TO BE DETERMINED IN FIELD. SEE ALSO NOTE #1. TYPICAL FOOTINGS ELEVATION TRANSITION FOR FOOTINGS BEARING ON SOIL TO STEP PER TYPICAL DETAIL 18 ON S-400.

3361 THIRD AVENUE  
SUPPORTIVE HOUSING  
BRONX, NEW YORK



JAMES M. CULLAR  
ARCHITECTURE, P.C.  
44 WEST 20th STREET, 9th FLOOR  
NEW YORK, NEW YORK 10011  
TEL: (212) 266-9222

De NARDIS ENGINEERING, LLC  
STRUCTURAL ENGINEERS  
35 REDBONE RD.  
WHITE PLAINS, NEW YORK 10613  
TEL: (914) 948-8844

ABRAHAM JOSELOW, P.E., P.C.  
MEIP ENGINEERS  
40 WEST 34th STREET, SUITE 1101  
NEW YORK, NEW YORK 10018  
TEL: (212) 795-0544

STARR WHITEHOUSE, PLLC  
LANDSCAPE ARCHITECTS  
80 MANDERLAIN LANE, SUITE 1901  
NEW YORK, NEW YORK 10038  
TEL: (212) 487-3272

STEVEN WINTER ASSOCIATES, INC.  
GREEN COMMUNITIES &  
ACCESSIBILITY CONSULTANTS  
307 SEVENTH AVENUE, SUITE 1701  
NEW YORK, NEW YORK 10011  
TEL: (212) 564-3880

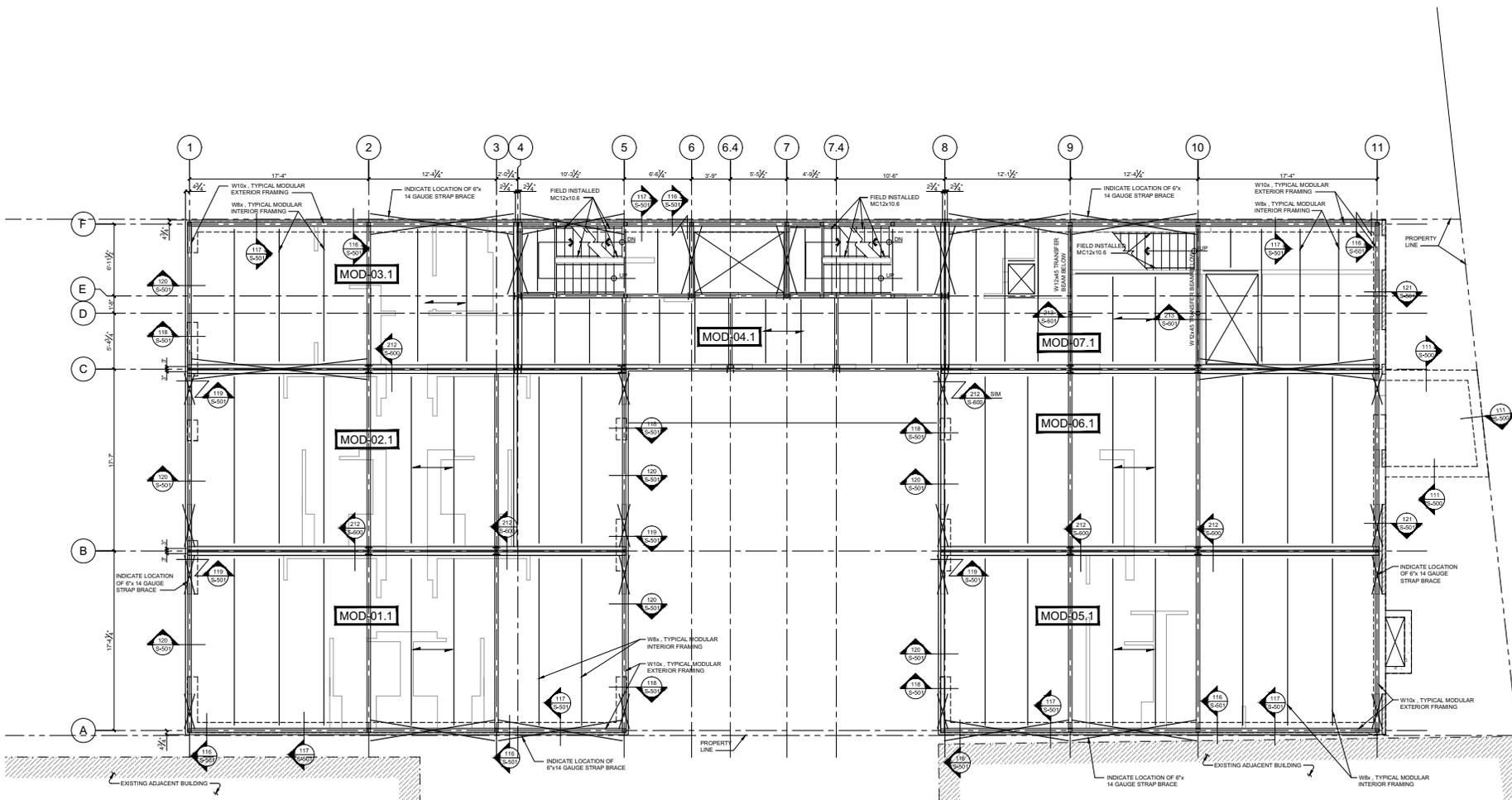
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**LOWER LEVEL /  
FOUNDATION  
FRAMING PLAN**



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NOTE: THE DESIGN DETAILS AND NOTES ARE IN COMPLIANCE WITH NYC BC SECTION 1814 - EARTHQUAKE LOADS.



**FIRST FLOOR FRAMING PLAN**  
 SCALE: 1/8" = 1'-0"  
**NOTES:**  
 1. VERIFY ALL DIMENSIONS, COORDINATES, AND ELEVATIONS WITH ARCHITECT.  
 2. ——— INDICATES SPAN DIRECTION OF 2" CONCRETE SLAB.  
 3. TOP OF CONCRETE SLAB ELEVATION AT FIRST FLOOR = (36.00) UNLESS NOTED OTHERWISE (" "). VERIFY WITH ARCHITECTURAL DRAWINGS.  
 4. SEE DRAWING S-400 FOR GENERAL STRUCTURAL NOTES AND SCHEDULES.  
 5. VERIFY LOCATION OF ALL SLAB AND WALL PENETRATIONS WITH ARCHITECTURAL AND MECHANICAL DRAWINGS.

3361 THIRD AVENUE  
 SUPPORTIVE HOUSING  
 BRONX, NEW YORK



JAMES M. COLLAR  
 ARCHITECTURE, P.C.  
 44 WEST 20TH STREET, 9th FLOOR  
 NEW YORK, NEW YORK 10011  
 TEL: (212) 266-9622

De NARDIS ENGINEERING, LLC  
 STRUCTURAL ENGINEERS  
 15 HENDERSON ROAD  
 WHITE PLAINS, NEW YORK 10603  
 TEL: (914) 948-8844

ABRAHAM JOSELOW, P.E., P.C.  
 MEIP ENGINEERS  
 40 WEST 34TH STREET, SUITE 1101  
 NEW YORK, NEW YORK 10018  
 TEL: (212) 795-0544

STARR WHITEHOUSE, PLLC  
 LANDSCAPE ARCHITECTS  
 80 MANDERLANE, SUITE 1001  
 NEW YORK, NEW YORK 10038  
 TEL: (212) 487-3272

STEVEN WINTER ASSOCIATES, INC.  
 GREEN COMMUNITIES &  
 ACCESSIBILITY CONSULTANTS  
 307 SEVENTH AVENUE, SUITE 1701  
 NEW YORK, NEW YORK 10011  
 TEL: (212) 564-3380

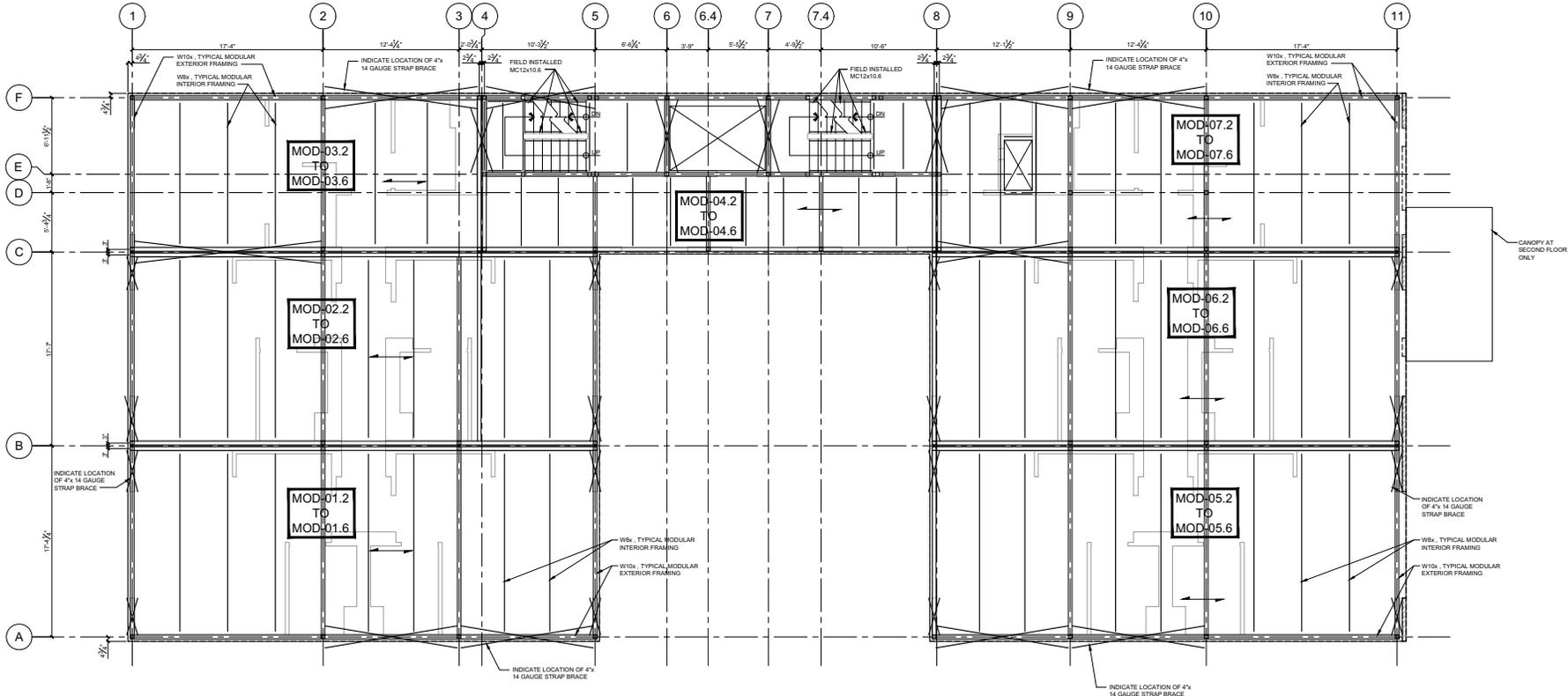
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NOTE: THE DESIGN DETAILS AND NOTES ARE IN COMPLIANCE WITH NYC BC SECTION 1614 - EARTHQUAKE LOADS.



**SECOND THROUGH SIXTH FLOOR FRAMING PLAN**  
 SCALE: 1/4" = 1'-0"  
**NOTES:**  
 1. VERIFY ALL DIMENSIONS, COORDINATES, AND ELEVATIONS WITH ARCHITECT.  
 2. TOP OF CONCRETE SLAB ELEVATION AT SECOND FLOOR = (66.85'), AT THIRD FLOOR = (66.85') AT FOURTH FLOOR = (66.45') AT FIFTH FLOOR = (76.32') AND AT SIXTH FLOOR = (86.15') UNLESS NOTED OTHERWISE ("") VERIFY WITH ARCHITECTURAL DRAWINGS.  
 3. SEE DRAWING S-400 FOR GENERAL STRUCTURAL NOTES AND SCHEDULES.  
 4. VERIFY LOCATION OF ALL SLAB AND WALL PENETRATIONS WITH ARCHITECTURAL AND MECHANICAL DRAWINGS.  
 5. ——— INDICATES SPAN DIRECTION OF 3" CONCRETE SLAB.

3361 THIRD AVENUE  
 SUPPORTIVE HOUSING  
 BRONX, NEW YORK



JAMES M. COLLAR  
 ARCHITECTURE, P.C.  
 44 WEST 20th STREET, 9th FLOOR  
 NEW YORK, NEW YORK 10011  
 TEL: (212) 206-9222

De NARDIS ENGINEERING, LLC  
 STRUCTURAL ENGINEERS  
 15 HERRICK ROAD  
 WHITE PLAINS, NEW YORK 10603  
 TEL: (914) 948-8844

ABRAHAM JOSELOW, P.E., P.C.  
 M/E/P ENGINEERS  
 40 WEST 24th STREET, SUITE 1101  
 NEW YORK, NEW YORK 10001  
 TEL: (212) 795-0544

STARR WHITEHOUSE, PLLC  
 LANDSCAPE ARCHITECTS  
 80 MANDERLAIN LANE, SUITE 1001  
 NEW YORK, NEW YORK 10038  
 TEL: (212) 487-3272

STEVEN WINTER ASSOCIATES, INC.  
 GREEN COMMUNITIES &  
 ACCESSIBILITY CONSULTANTS  
 307 SEVENTH AVENUE, SUITE 1701  
 NEW YORK, NEW YORK 10001  
 TEL: (212) 564-3580

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**SECOND THROUGH  
 SIXTH FLOOR  
 FRAMING PLAN**



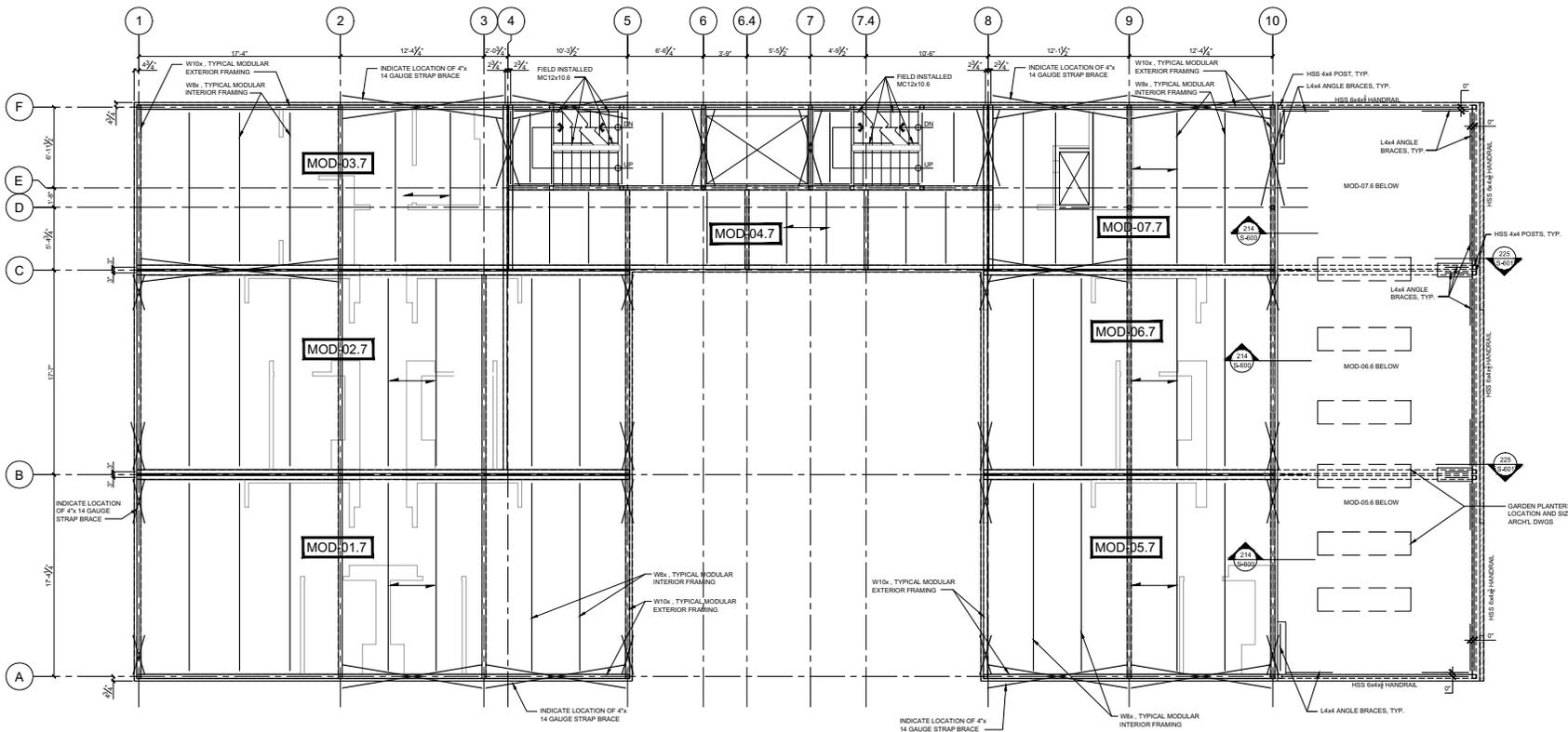
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**SEVENTH FLOOR FRAMING PLAN**  
 SCALE: 1/2" = 1'-0"  
**NOTES:**  
 1. VERIFY ALL DIMENSIONS, COORDINATES, AND ELEVATIONS WITH ARCHITECT.  
 2. TOP OF CONCRETE SLAB ELEVATION AT SEVENTH FLOOR = (95.98) UNLESS NOTED OTHERWISE ("") VERIFY WITH ARCHITECTURAL DRAWINGS.  
 3. SEE DRAWING S-400 FOR GENERAL STRUCTURAL NOTES AND SCHEDULES.  
 4. VERIFY LOCATION OF ALL SLAB AND WALL PENETRATIONS WITH ARCHITECTURAL AND MECHANICAL DRAWINGS.  
 5. ——— INDICATES SPAN DIRECTION OF 3" CONCRETE SLAB.

3361 THIRD AVENUE  
 SUPPORTIVE HOUSING  
 BRONX, NEW YORK



JAMES M. COLLAR  
 ARCHITECTURE, P.C.  
 44 WEST 20th STREET, 9th FLOOR  
 NEW YORK, NEW YORK 10011  
 TEL: (212) 206-9622

De NARDIS ENGINEERING, LLC  
 STRUCTURAL ENGINEERS  
 15 RESERVOIR ROAD  
 WHITE PLAINS, NEW YORK 10603  
 TEL: (914) 948-8844

ABRAHAM JOSELOW, P.E., P.C.  
 MEIP ENGINEERS  
 40 WEST 34th STREET, SUITE 1101  
 NEW YORK, NEW YORK 10001  
 TEL: (212) 795-0544

STARR WHITEHOUSE, PLLC  
 LANDSCAPE ARCHITECTS  
 80 MANDEN LANE, SUITE 1501  
 NEW YORK, NEW YORK 10038  
 TEL: (212) 487-3272

STEVEN WINTER ASSOCIATES, INC.  
 GREEN COMMUNITIES &  
 ACCESSIBILITY CONSULTANTS  
 307 SEVENTH AVENUE, SUITE 1701  
 NEW YORK, NEW YORK 10001  
 TEL: (212) 564-3380

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**SEVENTH FLOOR  
 FRAMING PLAN**

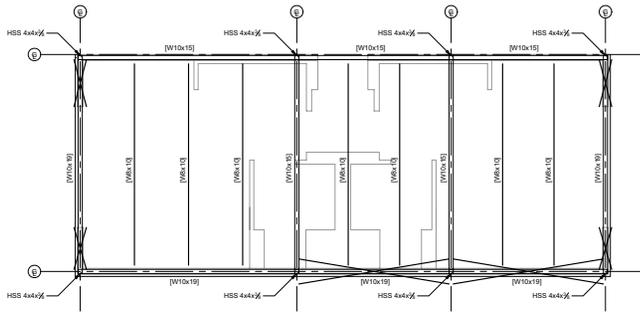
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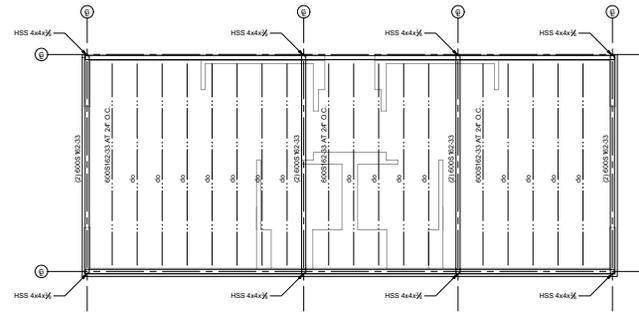


MODULE [TYP-01.1 TO 01.7] FLOOR FRAMING PLAN

SCALE: 1/2" = 1'-0"

NOTES:

- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
- COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.
- INDICATE COMPOSITE BEAM TO HAVE 1/2" @ 2" HEADED STUD SPACED AT 12" O.C. ALONG THE ENTIRE LENGTH.

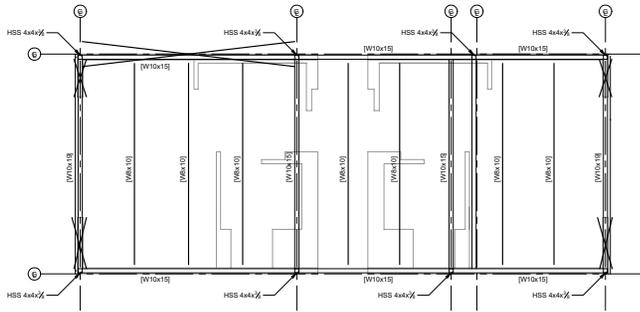


MODULE [TYP-01.1 TO 01.7] CEILING FRAMING PLAN

SCALE: 1/2" = 1'-0"

NOTES:

- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
- COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.

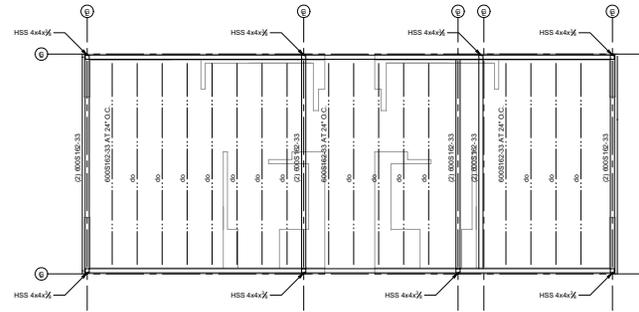


MODULE [TYP-02.1 TO 02.7] FLOOR FRAMING PLAN

SCALE: 1/2" = 1'-0"

NOTES:

- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
- COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.
- INDICATE COMPOSITE BEAM TO HAVE 1/2" @ 2" HEADED STUD SPACED AT 12" O.C. ALONG THE ENTIRE LENGTH.

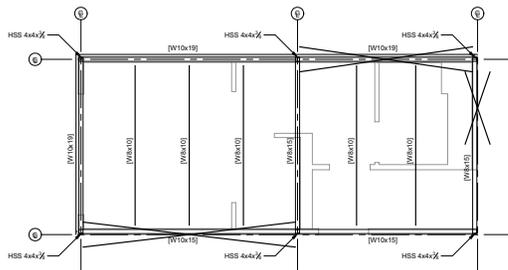


MODULE [TYP-02.1 TO 02.7] CEILING FRAMING PLAN

SCALE: 1/2" = 1'-0"

NOTES:

- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
- COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.

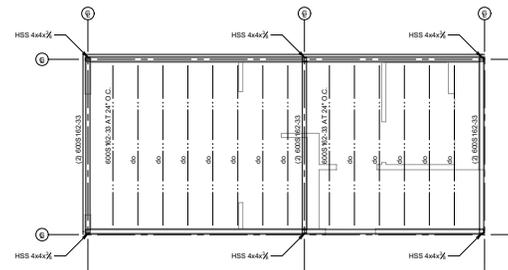


MODULE [TYP-03.1 TO 03.7] FLOOR FRAMING PLAN

SCALE: 1/2" = 1'-0"

NOTES:

- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
- COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.
- INDICATE COMPOSITE BEAM TO HAVE 1/2" @ 2" HEADED STUD SPACED AT 12" O.C. ALONG THE ENTIRE LENGTH.



MODULE [TYP-03.1 TO 03.7] CEILING FRAMING PLAN

SCALE: 1/2" = 1'-0"

NOTES:

- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
- COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.

NOTE: THE DESIGN, DETAILS AND NOTES ARE IN COMPLIANCE WITH NYC BC SECTION 1614 - EARTHQUAKE LOADS.

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SUPPORTIVE HOUSING  
BRONX, NEW YORK



JAMES M. CULLAR  
ARCHITECTURE, P.C.  
44 WEST 20th STREET, 9th FLOOR  
NEW YORK, NEW YORK 10011  
TEL: (212) 266-9622

De NARDIS ENGINEERING, LLC  
STRUCTURAL ENGINEERS  
15, HESSEY COURT, 8th FLOOR  
WHITE PLAINS, NEW YORK 10603  
TEL: (914) 948-8844

ABRAHAM JOSELOW, P.E., P.C.  
ME/P ENGINEERS  
40 WEST 34th STREET, SUITE 1101  
NEW YORK, NEW YORK 10018  
TEL: (212) 795-0544

STARR WHITEHOUSE, PLLC  
LANDSCAPE ARCHITECTS  
80 MANDERLINE, SUITE 1501  
NEW YORK, NEW YORK 10038  
TEL: (212) 487-3272

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GREEN COMMUNITIES &  
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307 SEVENTH AVENUE, SUITE 1701  
NEW YORK, NEW YORK 10011  
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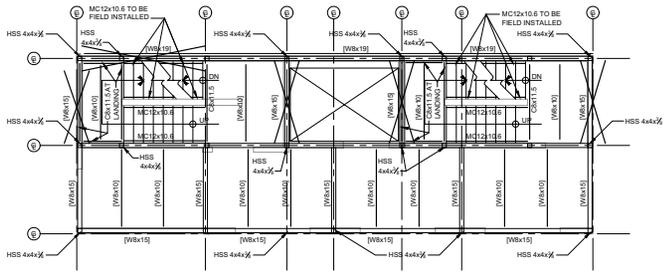
Title:  
**MODULAR FLOOR &  
CEILING FRAMING  
PLAN**

Job #: 15007.00



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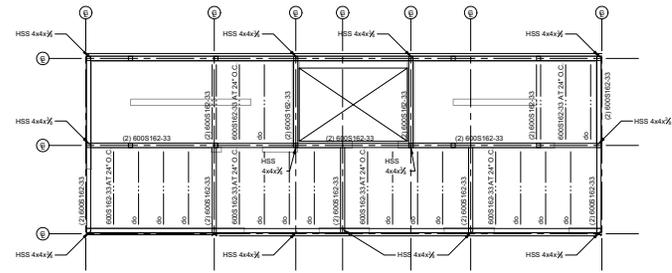


MODULE (TYP-04.1 TO 04.7) FLOOR FRAMING PLAN

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

NOTES:

- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
- COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.
- [ ] INDICATE COMPOSITE BEAM TO HAVE 2" x 2" HEADED STUD SPACED AT 12" O.C. ALONG THE ENTIRE LENGTH.

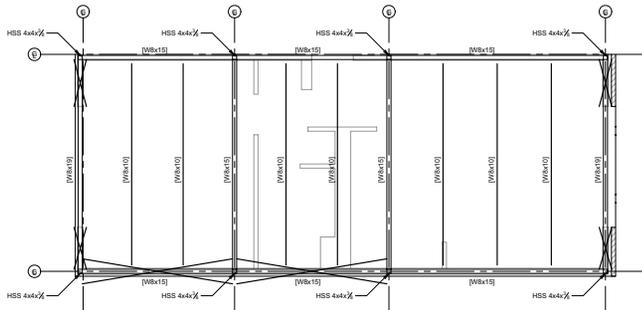


MODULE (TYP-04.1 TO 04.7) CEILING FRAMING PLAN

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

NOTES:

- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
- COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.

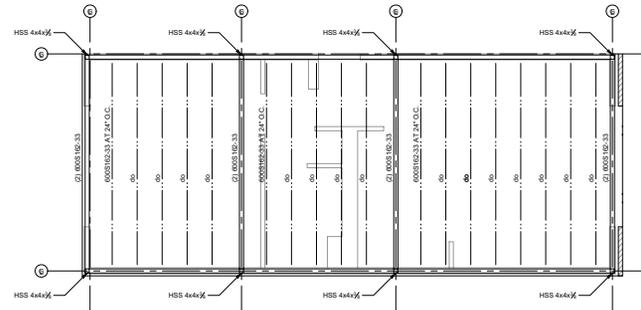


MODULE (TYP-05.1 TO 05.5) FLOOR FRAMING PLAN

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

NOTES:

- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
- COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.
- [ ] INDICATE COMPOSITE BEAM TO HAVE 2" x 2" HEADED STUD SPACED AT 12" O.C. ALONG THE ENTIRE LENGTH.

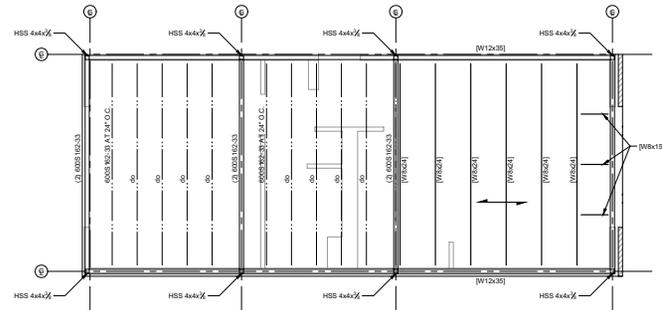


MODULE (TYP-05.1 TO 05.5) CEILING FRAMING PLAN

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

NOTES:

- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
- COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.



MODULE (TYP-05.6) CEILING FRAMING PLAN

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

NOTES:

- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
- COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.
- INDICATE SPAN OF 3" LIGHTWEIGHT CONCRETE.
- [ ] INDICATE COMPOSITE BEAM TO HAVE 2" x 2" HEADED STUD SPACED AT 12" O.C. ALONG THE ENTIRE LENGTH.

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SUPPORTIVE HOUSING  
BRONX, NEW YORK



JAMES M. CULLAR  
ARCHITECTURE, P.C.  
44 WEST 20th STREET, 9th FLOOR  
NEW YORK, NEW YORK 10011  
TEL: (212) 266-9622

De NARDIS ENGINEERING, LLC  
STRUCTURAL ENGINEERS  
85 WEST 10th STREET, 8th FLOOR  
NEW YORK, NEW YORK 10013  
TEL: (212) 948-8844

ABRAHAM JOSELOW, P.E., P.C.  
ME/P ENGINEERS  
40 WEST 34th STREET, SUITE 1101  
NEW YORK, NEW YORK 10018  
TEL: (212) 795-0544

STARR WHITEHOUSE, PLLC  
LANDSCAPE ARCHITECTS  
80 MANDERLINE, SUITE 1501  
NEW YORK, NEW YORK 10038  
TEL: (212) 487-3772

STEVEN WINTER ASSOCIATES, INC.  
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307 SEVENTH AVENUE, SUITE 1701  
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PLAN**

Job #: 15007.00

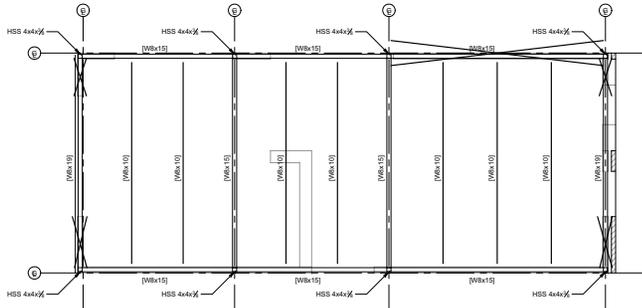


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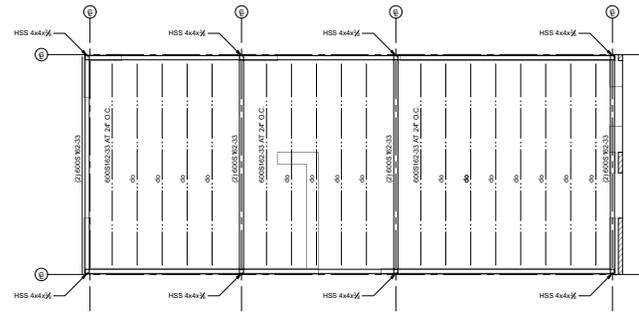
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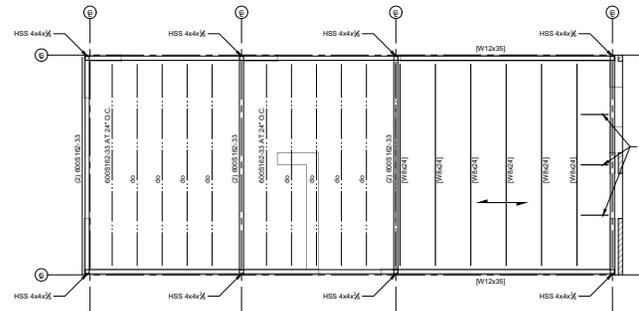
**MODULE [TYP-06.1 TO 06.3] FLOOR FRAMING PLAN**  
SCALE: 1/4" = 1'-0"

- NOTES:**
- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
  - COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.
  - [ ] INDICATE COMPOSITE BEAM TO HAVE 1/2" Ø x 2" HEADED STUD SPACED AT 12" O.C. ALONG THE ENTIRE LENGTH.



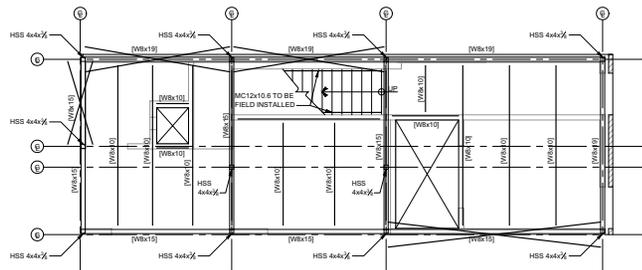
**MODULE [TYP-06.1 TO 06.3] CEILING FRAMING PLAN**  
SCALE: 1/4" = 1'-0"

- NOTES:**
- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
  - COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.



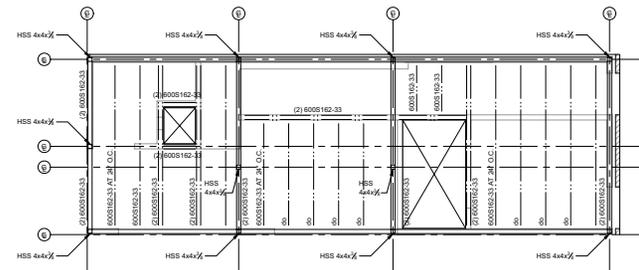
**MODULE [TYP-06.6] CEILING FRAMING PLAN**  
SCALE: 1/4" = 1'-0"

- NOTES:**
- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
  - COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.
  - [ ] INDICATE SPAN OF 3" LIGHTWEIGHT CONCRETE.
  - [ ] INDICATE COMPOSITE BEAM TO HAVE 1/2" Ø x 2" HEADED STUD SPACED AT 12" O.C. ALONG THE ENTIRE LENGTH.



**MODULE [TYP-07.1] FLOOR FRAMING PLAN**  
SCALE: 1/4" = 1'-0"

- NOTES:**
- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
  - COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.
  - [ ] INDICATE COMPOSITE BEAM TO HAVE 1/2" Ø x 2" HEADED STUD SPACED AT 12" O.C. ALONG THE ENTIRE LENGTH.



**MODULE [TYP-07.1] CEILING FRAMING PLAN**  
SCALE: 1/4" = 1'-0"

- NOTES:**
- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
  - COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.

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SUPPORTIVE HOUSING  
BRONX, NEW YORK



JAMES M. CULLAR  
ARCHITECTURE, P.C.  
44 WEST 20th STREET, 9th FLOOR  
NEW YORK, NEW YORK 10011  
TEL: (212) 206-9622

De NARDIS ENGINEERING, LLC  
STRUCTURAL ENGINEERS  
15 HESPERUS ROAD  
WHITE PLAINS, NEW YORK 10603  
TEL: (914) 948-8844

ABRAHAM JOSELOW, P.E., P.C.  
ME/P ENGINEERS  
40 WEST 34th STREET, SUITE 1101  
NEW YORK, NEW YORK 10018  
TEL: (212) 795-0544

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LANDSCAPE ARCHITECTS  
80 MANDERLINE, SUITE 1501  
NEW YORK, NEW YORK 10038  
TEL: (212) 487-3272

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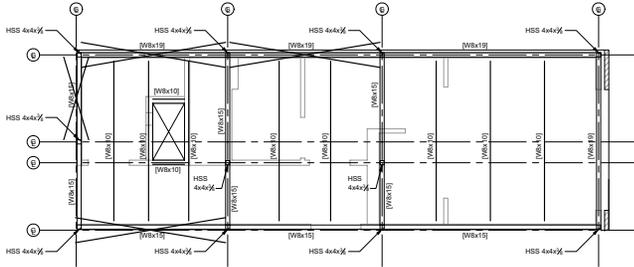
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**MODULAR FLOOR & CEILING FRAMING PLAN**

Job #: 15007.00



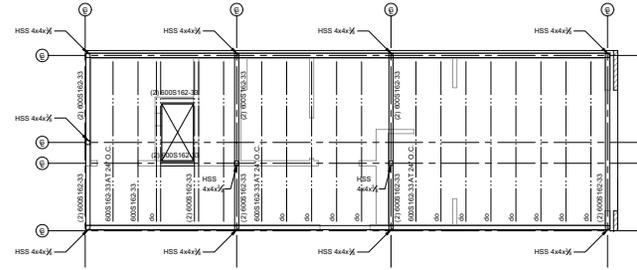
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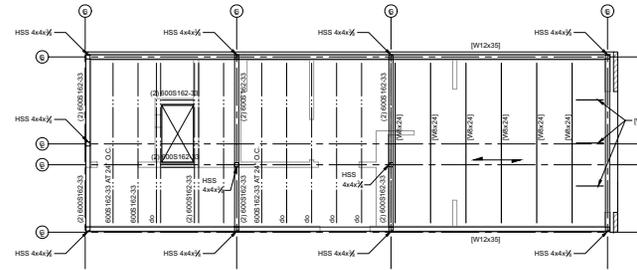
**MODULE [TYP-07.2 TO 07.8] FLOOR FRAMING PLAN**  
SCALE: 1/4" = 1'-0"

- NOTES:**
1. COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
  2. COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.
  3. [ ] INDICATE COMPOSITE BEAM TO HAVE 3/4" Ø x 2" HEADED STUD SPACED AT 12" O.C. ALONG THE ENTIRE LENGTH.



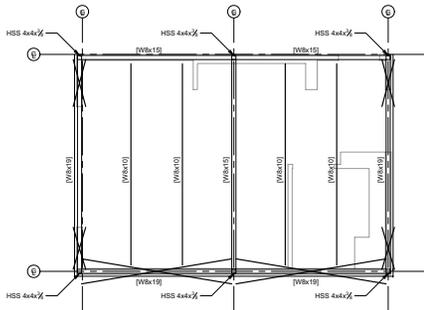
**MODULE [TYP-07.2 TO 07.8] CEILING FRAMING PLAN**  
SCALE: 1/4" = 1'-0"

- NOTES:**
1. COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
  2. COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.



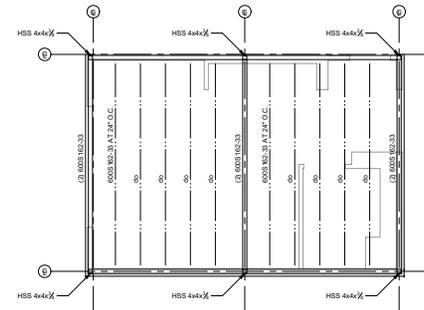
**MODULE [TYP-07.6] CEILING FRAMING PLAN**  
SCALE: 1/4" = 1'-0"

- NOTES:**
1. COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
  2. COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.
  3. [ ] INDICATE SPAN OF 3" LIGHTWEIGHT CONCRETE.
  4. [ ] INDICATE COMPOSITE BEAM TO HAVE 3/4" Ø x 2" HEADED STUD SPACED AT 12" O.C. ALONG THE ENTIRE LENGTH.



**MODULE [TYP-05.7] FLOOR FRAMING PLAN**  
SCALE: 1/4" = 1'-0"

- NOTES:**
1. COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
  2. COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.
  3. [ ] INDICATE COMPOSITE BEAM TO HAVE 3/4" Ø x 2" HEADED STUD SPACED AT 12" O.C. ALONG THE ENTIRE LENGTH.



**MODULE [TYP-05.7] CEILING FRAMING PLAN**  
SCALE: 1/4" = 1'-0"

- NOTES:**
1. COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
  2. COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.

NOTE: THE DESIGN DETAILS AND NOTES ARE IN COMPLIANCE WITH NYC BC SECTION 1614 - EARTHQUAKE LOADS.

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BRONX, NEW YORK



JAMES M. CULLAR  
ARCHITECTURE, P.C.  
44 WEST 29th STREET, 9th FLOOR  
NEW YORK, NEW YORK 10001  
TEL: (212) 206-0622

De NARDIS ENGINEERING, LLC  
STRUCTURAL ENGINEERS  
15 HESPERUS ROAD  
WHITE PLAINS, NEW YORK 10603  
TEL: (914) 948-8844

ABRAHAM JOSELYN, P.E., P.C.  
ME/P ENGINEERS  
40 WEST 34th STREET, SUITE 1101  
NEW YORK, NEW YORK 10001  
TEL: (212) 795-0544

STARR WHITEHOUSE, PLLC  
LANDSCAPE ARCHITECTS  
80 MADISON LANE, SUITE 1501  
NEW YORK, NEW YORK 10008  
TEL: (212) 487-3272

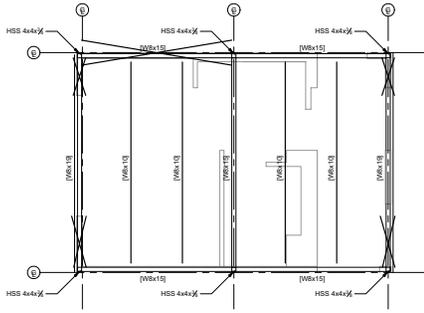
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307 SEVENTH AVENUE, SUITE 1701  
NEW YORK, NEW YORK 10001  
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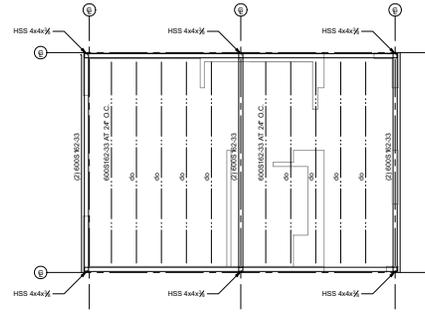


**MODULE TYP-06.7 FLOOR FRAMING PLAN**

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

**NOTES:**

- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
- COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.
- [ ] INDICATE COMPOSITE BEAM TO HAVE 1/2" @ 2" HEADED STUD SPACED AT 12" O.C. ALONG THE ENTIRE LENGTH.

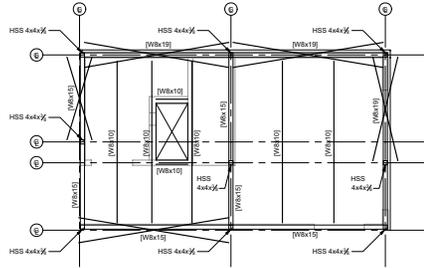


**MODULE TYP-06.7 CEILING FRAMING PLAN**

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

**NOTES:**

- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
- COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.

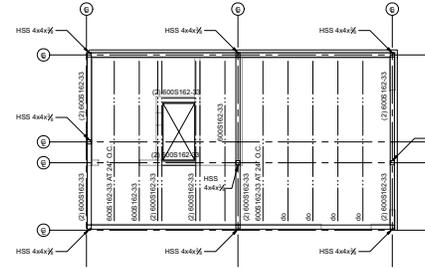


**MODULE TYP-07.7 FLOOR FRAMING PLAN**

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

**NOTES:**

- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
- COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.
- [ ] INDICATE COMPOSITE BEAM TO HAVE 1/2" @ 2" HEADED STUD SPACED AT 12" O.C. ALONG THE ENTIRE LENGTH.

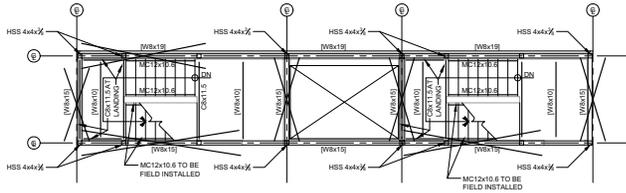


**MODULE TYP-07.7 CEILING FRAMING PLAN**

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

**NOTES:**

- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
- COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.

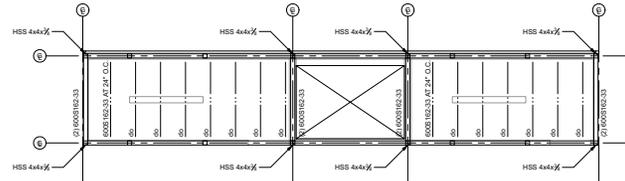


**MODULE TYP-04.8 FLOOR FRAMING PLAN**

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

**NOTES:**

- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
- COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.
- [ ] INDICATE COMPOSITE BEAM TO HAVE 1/2" @ 2" HEADED STUD SPACED AT 12" O.C. ALONG THE ENTIRE LENGTH.



**MODULE TYP-04.8 CEILING FRAMING PLAN**

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

**NOTES:**

- COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
- COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.

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BRONX, NEW YORK



JAMES M. CULLAR  
ARCHITECTURE, P.C.  
44 WEST 20th STREET, 9th FLOOR  
NEW YORK, NEW YORK 10011  
TEL: (212) 266-9622

De NARDIS ENGINEERING, LLC  
STRUCTURAL ENGINEERS  
15 HESSEY DRIVE  
WHITE PLAINS, NEW YORK 10603  
TEL: (914) 948-8844

ABRAHAM JOSELOW, P.E., P.C.  
ME/P ENGINEERS  
40 WEST 34th STREET, SUITE 1101  
NEW YORK, NEW YORK 10001  
TEL: (212) 795-0544

STARR WHITEHOUSE, PLLC  
LANDSCAPE ARCHITECTS  
80 MANDERLINE, SUITE 1501  
NEW YORK, NEW YORK 10038  
TEL: (212) 487-3272

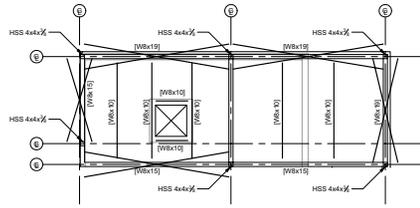
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ACCESSIBILITY CONSULTANTS  
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NEW YORK, NEW YORK 10001  
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**MODULAR FLOOR &  
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Job #: 15007.00



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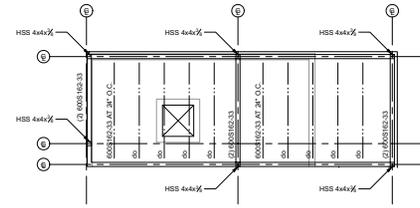


**MODULE (TYP-07.8) FLOOR FRAMING PLAN**

SCALE: 3/4" = 1'-0"

**NOTES:**

1. COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
2. COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.
3. [ ] INDICATE COMPOSITE BEAM TO HAVE 3/4" @ 2" HEADED STUD SPACED AT 12" O.C. ALONG THE ENTIRE LENGTH.



**MODULE (TYP-07.8) CEILING FRAMING PLAN**

SCALE: 3/4" = 1'-0"

**NOTES:**

1. COORDINATE PARTITION WALL LAYOUTS AND WALL OPENINGS WITH ARCHITECTURAL DRAWINGS.
2. COORDINATE DIMENSIONS WITH ARCHITECTURAL DRAWINGS.

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SUPPORTIVE HOUSING  
BRONX, NEW YORK



JAMES M. CULLAR  
ARCHITECTURE, P.C.  
44 WEST 20th STREET, 9th FLOOR  
NEW YORK, NEW YORK, 10011  
TEL: (212) 206-9622

De NARDIS ENGINEERING, LLC  
STRUCTURAL ENGINEERS  
31 HESKETH ROAD  
WHITE PLAINS, NEW YORK, 10603  
TEL: (914) 948-8844

ABRAHAM JOSELOW, P.E., P.C.  
ME/P ENGINEERS  
40 WEST 34th STREET, SUITE 1101  
NEW YORK, NEW YORK, 10001  
TEL: (212) 795-0544

STARR WHITEHOUSE, PLLC  
LANDSCAPE ARCHITECTS  
80 MANDERLINE, SUITE 1501  
NEW YORK, NEW YORK, 10038  
TEL: (212) 487-3272

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GREEN COMMUNITIES &  
ACCESSIBILITY CONSULTANTS  
307 SEVENTH AVENUE, SUITE 1701  
NEW YORK, NEW YORK, 10001  
TEL: (212) 364-3800

Title:  
**MODULAR FLOOR &  
CEILING FRAMING  
PLAN**

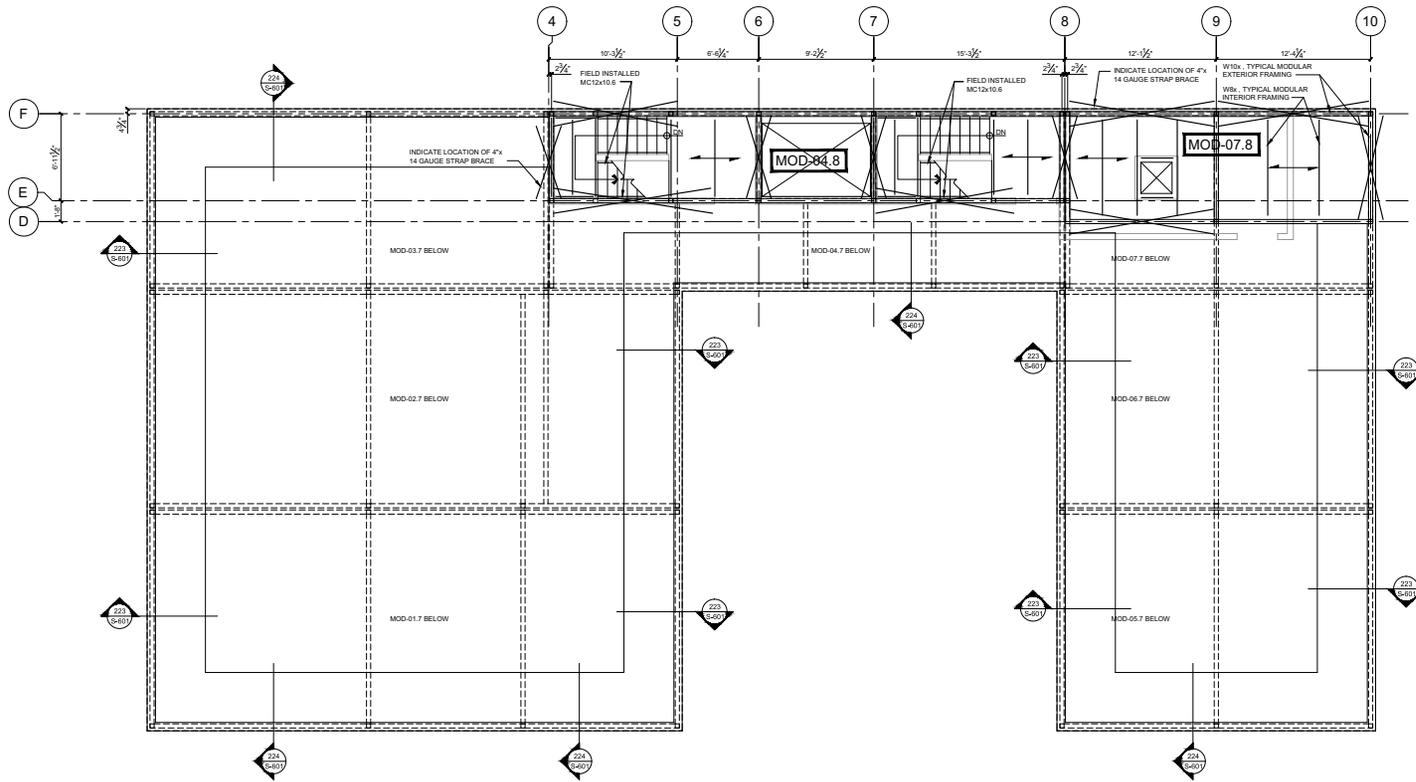
Job #: 15007.00



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04/15/13

Scale:	Drawing No:
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Date:	Sheets in Contract Set:
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NOTE: THE DESIGN DETAILS AND NOTES ARE IN COMPLIANCE WITH NYC BC SECTION 1614 - EARTHQUAKE LOADS.



**ROOF FRAMING PLAN**  
 SCALE: 1/4" = 1'-0"  
 N

- NOTES:**
1. VERIFY ALL DIMENSIONS, COORDINATES, AND ELEVATIONS WITH ARCHITECT.
  2. TOP OF CONCRETE SLAB ELEVATION AT ROOF = 105.81' UNLESS NOTED OTHERWISE ("'") VERIFY WITH ARCHITECTURAL DRAWINGS.
  3. SEE DRAWING S-400 FOR GENERAL STRUCTURAL NOTES AND SCHEDULES.
  4. VERIFY LOCATION OF ALL SLAB AND WALL PENETRATIONS WITH ARCHITECTURAL AND MECHANICAL DRAWINGS.
  5. → INDICATES SPAN DIRECTION OF 7" CONCRETE SLAB.

NOTE: THE DESIGN DETAILS AND NOTES ARE IN COMPLIANCE WITH NYC BC SECTION 1614 - EARTHQUAKE LOADS.

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3361 THIRD AVENUE  
 SUPPORTIVE HOUSING  
 BRONX, NEW YORK



JAMES M. CULLAR  
 ARCHITECTURE, P.C.  
 44 WEST 20TH STREET, 9th FLOOR  
 NEW YORK, NEW YORK 10011  
 TEL: (212) 206-9622

De NARDIS ENGINEERING, LLC  
 STRUCTURAL ENGINEERS  
 15 HESPERUS BLVD.  
 WHITE PLAINS, NEW YORK 10603  
 TEL: (914) 948-8844

ABRAHAM JOSELOW, P.E., P.C.  
 ME/P ENGINEERS  
 40 WEST 34TH STREET, SUITE 1101  
 NEW YORK, NEW YORK 10001  
 TEL: (212) 795-0544

STARR WHITEHOUSE, PLLC  
 LANDSCAPE ARCHITECTS  
 80 MADISON LANE, SUITE 1501  
 NEW YORK, NEW YORK 10008  
 TEL: (212) 487-3272

STEVEN WINTER ASSOCIATES, INC.  
 GREEN COMMUNITIES &  
 ACCESSIBILITY CONSULTANTS  
 307 SEVENTH AVENUE, SUITE 1701  
 NEW YORK, NEW YORK 10001  
 TEL: (212) 564-3880

Title:  
**ROOF FRAMING PLAN**

Job #: 13007.00



Scale:	Drawing No:
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Date:	Sheets in Contract Set:
04-15-13	ND -.-
	Sheets in D.O.B. Set:
	ND -.-

# GENERAL STRUCTURAL NOTES

(APPLIES UNLESS OTHERWISE NOTED)

## GENERAL:

- ALL WORK SHALL COMPLY WITH THE BUILDING CODE OF THE CITY OF NEW YORK, AND ALL OTHER APPLICABLE CODES AND REGULATIONS OF AGENCIES HAVING JURISDICTION.
- WORK THESE DRAWINGS WITH THE SPECIFICATIONS, ARCHITECTURAL, MECHANICAL, ELECTRICAL, PLUMBING, SITE DESIGN AND ALL OTHER RELATED DOCUMENTS. CONTRACTOR SHALL COORDINATE ALL DIMENSIONS AND ELEVATIONS WITH ARCHITECTURAL DRAWINGS AND SHALL VERIFY ALL DATA ON EXISTING CONDITIONS PRIOR TO COMMENCEMENT OF WORK. SET BACKS AND VERIFY ALL OPENINGS AND INSERTS WITH APPROPRIATE TRADES, DRAWINGS, AND SUBCONTRACTORS PRIOR TO CONSTRUCTION. DO NOT PENETRATE ANY STRUCTURAL ELEMENTS WITH OUT PRIOR APPROVAL OF THE STRUCTURAL ENGINEER.
- SPECIFIC NOTES AND DETAILS SHALL TAKE PRECEDENCE OVER GENERAL STRUCTURAL NOTES AND TYPICAL DETAILS. THE CONTRACTOR SHALL REFER TO THE SPECIFICATIONS FOR INFORMATION NOT COVERED BY THE GENERAL STRUCTURAL NOTES OR THE STRUCTURAL DRAWINGS. WHERE ANY DISCREPANCY OCCURS BETWEEN PLANS, DETAILS, GENERAL STRUCTURAL NOTES, AND SPECIFICATIONS, THE GREATER REQUIREMENT SHALL GOVERN.
- THE CONTRACT DOCUMENTS AND SPECIFICATIONS REPRESENT THE FINISHED STRUCTURE. THEY DO NOT INDICATE THE METHOD OF CONSTRUCTION. THE CONTRACTOR SHALL PROVIDE TEMPORARY ERECTION BRACING AND/OR SHORING FOR ALL STRUCTURAL WORK AS REQUIRED FOR STABILITY OF THE STRUCTURE DURING ALL PHASES OF CONSTRUCTION. VISITS TO THE SITE BY THE STRUCTURAL ENGINEER SHALL NOT INCLUDE INSPECTION OF TEMPORARY ERECTION BRACING AND/OR SHORING.
- TYPICAL DETAILS MAY NOT BE CUT ON THE DRAWINGS, BUT APPLY UNLESS NOTED OTHERWISE.
- CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFICATION OF ALL DIMENSIONS AND ELEVATIONS WITH THE ARCHITECTURAL DRAWINGS PRIOR TO START OF CONSTRUCTION. RESOLVE ANY DISCREPANCY WITH ARCHITECT. DO NOT SCALE DRAWINGS. USE FIGURED DIMENSIONS.
- CONTRACT DOCUMENTS MAY NOT BE REPRODUCED FOR USE AS SHOP DRAWINGS.

## LOADS:

- ALL FLOOR LOAD, ROOF LOADS, WIND LOADS, AND SEISMIC LOADS ARE PER THE NEW YORK CITY BUILDING CODE.

### LOAD SCHEDULE:

FLOOR LIVE LOAD	40 PSF
FLOOR DEAD LOAD	45 PSF (INCLUDES PARTITIONS)
TERRACE DEAD LOAD	20 PSF
TERRACE LIVE LOAD	100 PSF
ROOF DEAD LOAD	15 PSF
ROOF LIVE LOAD	18 PSF
MECHANICAL SPACE LIVE LOAD	125 PSF
STORAGE LIVE LOAD	125 PSF
ELEVATOR MACHINE ROOM LIVE LOAD	125 PSF
STAIR AND EXIT LIVE LOAD	100 PSF
CEILING LIVE LOAD	10 PSF
CORRIDOR LIVE LOAD	100 PSF

### WIND DESIGN INFORMATION:

BASIC WIND SPEED = 90 MPH  
 WIND IMPORTANCE FACTOR,  $I_w = 1.0$   
 WIND EXPOSURE = B  
 INTERNAL PRESSURE COEFFICIENT,  $GCF = 0.18$   
 DESIGN WIND PRESSURE FOR COMPONENTS AND CLADDING, PER ASCE 7-02, SECTION 6.

### SEISMIC DESIGN INFORMATION:

SEISMIC IMPORTANCE CATEGORY = I  
 SEISMIC OCCUPANCY CATEGORY = 1  
 $S_s = 0.30g$   
 $S_1 = 0.07g$   
 SITE CLASS = D  
 SEISMIC DESIGN CATEGORY = C  
 $S_u = 0.327$   
 $S_u = 0.172$   
 BUILDING WALL SYSTEM: LIGHT-FRAMED WALL SYSTEMS USING FLAT STRAP BRACING  
 SEISMIC BASE SHEAR,  $V = 100$  KIPS  
 SEISMIC RESPONSE COEFFICIENT,  $C_s = 0.03$   
 $R = 4$   
 ANALYSIS PROCEDURE: EQUIVALENT LATERAL FORCE PROCEDURE WITH DYNAMIC CHARACTERISTICS INCLUDED IN THE ANALYTICAL MODEL.

### ROOF SNOW LOAD FACTORS:

FLAT ROOF SNOW LOAD  $P = 20.0$  PSF  
 SNOW EXPOSURE FACTOR,  $C_e = 1.0$   
 SNOW IMPORTANCE FACTOR  $I_s = 1.0$   
 THERMAL FACTOR,  $C_t = 1.0$   
 SNOW DRIFT LOADS SHOULD BE IN ACCORDANCE WITH THE NEW YORK CITY BUILDING CODE SEE ALSO TYPICAL DETAIL 325-401

## FOUNDATION:

- FOUNDATION DESIGN IS BASED ON SOIL BORINGS AND GEOTECHNICAL REPORT PREPARED BY GTA ENGINEERING SERVICES OF NEW YORK, P.C., DATED MARCH 8TH, 2013. THE CONTRACTOR SHALL OBTAIN A COPY OF THE GEOTECHNICAL REPORT AS IT IS A PART OF THE CONTRACT DOCUMENTS.
- FOUNDATION WALLS ARE NOT DESIGNED AS FREESTANDING WALLS. DO NOT PLACE ANY BACKFILL AGAINST WALLS UNLESS CELLAR, AND FIRST FLOOR CONSTRUCTION HAS BEEN COMPLETED AND HAS REACHED DESIGN STRENGTH. ANY AREA OF WALL BACKFILLED FOR ACCESS MUST BE ADEQUATELY BRACED TO WITHSTAND EARTH PRESSURE AND CONSTRUCTION LOADS.
- THE CONTRACTOR SHALL VERIFY THE SIZE AND LOCATION OF ALL UNDERGROUND UTILITIES PRIOR TO BEGINNING FOUNDATION WORK.
- DURING FOUNDATION WORK, CONTRACTOR SHALL MONITOR EXISTING BUILDINGS AND TAKE NECESSARY MEASURES TO PROTECT EXISTING STRUCTURES, SHORING, AND PROTECTION OF EXISTING STRUCTURES IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
- FOOTINGS SHALL NOT BE CAST ON UNCONTROLLED FILL, SOIL, ORGANIC MATERIAL, FROZEN GROUND, MUD, SOFT CLAY OR OTHER OBJECTIONABLE OR UNIMPROVED MATERIAL.
- ALL FOOTINGS ARE TO BEAR ON FIRM, UNDISTURBED, NATIVE SOIL WITH A MINIMUM ALLOWABLE SOIL BEARING PRESSURE OF 6,000 PSF. THE MINIMUM ALLOWABLE BEARING PRESSURE IS TO BE VERIFIED IN THE FIELD BY A PROFESSIONAL ENGINEER LICENSED IN THE STATE OF NEW YORK. IF SOFT SOILS ARE NOT ENCOUNTERED AT BOTTOM OF FOOTING ELEVATION SHOWN ON PLAN, EXTEND FOOTINGS DOWN TO SUITABLE SOIL AS REQUIRED.
- FOR WATERPROOFING REQUIREMENTS, SEE ARCHITECTURAL DRAWINGS.
- PROVIDE DOWELS IN FOUNDATIONS FOR ALL WALLS AND COLUMNS. SIZE AND SPACING OF DOWELS TO MATCH AND LAP WITH VERTICAL WALL / COLUMN REINFORCEMENT.

## STRUCTURAL STEEL:

- ALL STRUCTURAL STEEL SHALL CONFORM TO THE REQUIREMENTS OF THE AISC "SPECIFICATIONS" FOR STRUCTURAL STEEL FOR BUILDINGS" 9TH EDITION AND ALL CURRENT SUPPLEMENTS AND ADDENDA, FOR OTHER CODE AND SPECIFICATION REQUIREMENTS. SEE THE CONTRACT SPECIFICATIONS.
- ALL WIDE FLANGE STRUCTURAL STEEL SHAPES SHALL CONFORM TO ASTM A992 (F50-KSI) AND ALL OTHER STRUCTURAL STEEL SHAPES, PLATES, BARS, AND RODS SHALL CONFORM TO ASTM A36 (F36-KSI), UNLESS NOTED OTHERWISE.
- ALL STEEL TUBES SHALL CONFORM TO ASTM A500 GRADE B. ALL STEEL PPES SHALL CONFORM TO ASTM A35 TYPE E GRADE 36 OR TYPE S, GRADE B.
- ALL ANCHOR BOLTS SHALL CONFORM TO ASTM F1554 GRADE 36, UNLESS NOTED OTHERWISE.
- ALL BOLTS SHALL BE "1" DIAMETER ASTM A325 BOLTS IN BEARING TYPE CONNECTIONS, UNLESS NOTED OTHERWISE SPECIFICALLY ON THE DRAWINGS. PROVIDE A MINIMUM OF TWO BOLTS PER CONNECTION, UNLESS SHOWN OTHERWISE ON THE DRAWINGS.
- ALL WELDING WORK SHALL CONFORM TO THE AMERICAN WELDING SOCIETY CODE AWS D1.1. ALL WELDING WORK SHALL BE DONE BY AWS CERTIFIED WELDERS. FIELD WELDING SHALL BE DONE BY THE MANUAL SHIELDED METAL ARC WELDING METHOD. ALL WELDS ARE SHOWN IN THE DETAILS AS SHOP WELDS. THE CONTRACTOR MAY FIELD WELD OR SHOP WELD AT HIS DISCRETION. FIELD WELDS SHOULD BE SHOWN ON THE SHOP DRAWINGS.
- ALL WELDING ELECTRODES SHALL BE E70XX LOW HYDROGEN. USE E60XX FOR A708 REINFORCING BARS.
- WHERE NO WELDING IS SHOWN IN CONNECTING THE STEEL ELEMENTS, PROVIDE A 1/2" FLLET WELD ALL AROUND, UNLESS A LARGER WELD SIZE IS REQUIRED AS A MINIMUM SIZE BY AISC.
- ALL GROOVE WELDS SHALL BE AWS QUALIFIED COMPLETE JOINT PENETRATION GROOVE WELDS, UNLESS NOTED OTHERWISE ON THE DRAWINGS.
- ALL BOLTS, ANCHOR BOLTS, EXPANSION BOLTS, ETC. SHALL BE INSTALLED WITH STEEL WASHERS.
- THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS OF THE STEEL TO THE ENGINEER FOR HIS REVIEW PRIOR TO FABRICATION.
- BEAMS ARE TO BE EQUALLY SPACED BETWEEN COLUMN LINES, UNLESS OTHERWISE NOTED.
- ALL STEEL SHALL BE CLEANED AS PER SSPC SP2 HAND TOOL CLEANING, OR SSPC SP3, POWER TOOL CLEANING AND BE PAINTED WITH PRIMER CONFORMING TO A36 (RED OR BROWN ONE COAT SHOP PAINT). FINISH COAT SHALL BE COORDINATED WITH THE ARCHITECT.

## STRUCTURAL STEEL (CONTINUED):

- ALL COMPLETE PENETRATION WELDS SHALL BE TESTED AND CERTIFIED BY AN INDEPENDENT TESTING LABORATORY.
- SLAG SHALL BE REMOVED FROM ALL COMPLETED WELDS, AND THE WELD AND ADJACENT BASE METAL SHALL BE CLEANED BY BRUSHING OR OTHER SUITABLE MEANS. WELDED JOINTS SHALL NOT BE PAINTED UNTIL AFTER WELDING HAS BEEN COMPLETED AND THE WELD ACCEPTED.
- PROVIDE 1/2" x 2" x LONG HEADED STUDS (NELSON OR EQUIVALENT) WHERE SHOWN ON PLAN DRAWINGS.
- STEEL FRAMING DETAILS ARE TYPICALLY SHOWN AS ONE-SIDED CONNECTIONS. FOR CONNECTION EACH SIDE OF COLUMN, SEE PLAN.
- ALL SHOP CONNECTIONS SHALL BE WELDED; ALL FIELD CONNECTIONS SHALL BE BOLTED, UNLESS OTHERWISE INDICATED ON THE DRAWINGS.
- ALL STEEL SHALL BE CLEANED AS PER SSPC SP2 HAND TOOL CLEANING, OR SSPC-PAINT 13 (RED OR BROWN ONE COAT SHOP PAINT). FINISH COAT SHALL BE COORDINATED WITH THE ARCHITECT.
- ALL EXTERIOR, EXPOSED STRUCTURAL STEEL IS TO RECEIVE A SHOP PAINTED PROTECTIVE COATING CONSISTING OF A ZINC RICH PRIMER AND SUITABLE TOP COAT. USE THE MIC PROTECT OR EQUAL, VERIFY WITH ARCHITECT. FIELD TOUCH UP PAINT TO MATCH PROPERTIES AND COLORS OF SHOP PAINT SYSTEM.
- FOR STEEL FIREPROOFING REQUIREMENTS, REFER TO ARCHITECTURAL DRAWINGS AND SPECIFICATIONS.

## COLD FORMED METAL FRAMING NOTES:

- ALL COLD FORMED METAL FRAMING (CMF) SHALL BE FORMED OF STEEL THAT CONFORMS WITH THE MIN. REQUIREMENTS OF ASTM A446, ASTM 653, ISO, ASTM C885, WITH MIN. YIELD STRENGTH OF 50 KSI.
- ALL COLD FORMED METAL FRAMING (CMF) SHALL BE GALVANIZED BY THE HOT-DIP PROCESS TO A G-60 COATING CONFORMING WITH THE REQUIREMENTS OF ASTM A653 AND G60.
- ALL COLD FORMED METAL FRAMING (CMF) SHALL HAVE A MINIMUM THICKNESS OF 16 GA. UNLESS OTHERWISE NOTED.
- STRUCTURAL PROPERTIES AND CAPACITIES OF STEEL FRAMING MEMBERS SHALL BE AT LEAST EQUAL TO THOSE PUBLISHED BY DIETRICH INDUSTRIES, INC.
- SCREW FASTENERS SHALL HAVE A CORROSION RESISTANT COATING EQUAL TO "STALGARD" TREATMENT" BY MILT, INC.
- WELDS SHALL BE MADE USING E60XX ELECTRODE USING SMAW OR "GASLESS" MIG PROCESS IN COMPLIANCE WITH AWS CODE.

## INSTALLATION:

- CONTRACTOR SHALL SUBMIT DESIGN CALCULATIONS, FABRICATION AND ERECTION DRAWINGS, PERFORMED BY AND BEARING THE SEAL OF A N.Y. STATE LICENSED PROFESSIONAL ENGINEER TO THE ARCHITECT FOR APPROVAL PRIOR TO BEGINNING FRAMING.
- CONNECTION OF CMF MEMBERS SHALL BE MADE WITH SCREW FASTENERS PER "CMF FASTENING SCHEDULE" AND/OR APPROVED FABRICATION DRAWINGS UNLESS NOTED OTHERWISE. MEMBERS SHALL BE HELD POSITIVELY IN PLACE UNTIL PROPERLY FASTENED.
- WHERE INDICATED WELDED SHEET STEEL CONNECTIONS ARE TO BE MADE BY WELDERS CERTIFIED IN WELDING OF SHEET STEEL IN CONFORMANCE WITH ANSI/AWS D1.3-B9 STRUCTURAL WELDING CODE - SHEET STEEL.
- WELDED CONNECTIONS TO STRUCTURAL STEEL ARE TO BE MADE BY WELDERS CERTIFIED IN WELDING OF STRUCTURAL STEEL IN CONFORMANCE WITH ANSI/AWS D1.1-98 STRUCTURAL WELDING CODE-STEEL.
- CONSULT AWS D19.72 WELDING ZINC COATED STEEL AND ANSI/ASC 249.1 (ASTM A705) 5, SAFETY IN WELDING AND CUTTING.
- ALL WELDS ARE TO BE TOUCHED UP WITH A RUST-INHIBITIVE GALVANIZING PAINT (ASTM 380).
- INSTALLATION OF CMF SHALL BE IN STRICT ACCORDANCE WITH AISC AND MANUFACTURER RECOMMENDATIONS.
- ALL FRAMING MEMBERS SHALL BE CUT BY SHEARING OR SAWING. TORCH CUTTING NOT PERMITTED.
- HORIZONTAL BRIDGING FOR WALLS SHALL BE PROVIDED AT 4'-0" O.C. VERTICALLY AND WITHIN 8" OF TOP OF STUDS FITTED INTO DEFLECTION CURVE. CONTRACTOR SHALL ENSURE STUD PUNCH-OUTS ALIGN WHERE BRIDGING IS REQUIRED.
- SEE PLAN FOR BRIDGING SPACING.
- NO SPLICES IN STUDS, JOISTS OR OTHER LOAD CARRYING MEMBERS ARE ALLOWED.
- WELDS AND SCREW FASTENED CONNECTIONS MAY BE VISUALLY INSPECTED FOR QUALITY AND CONFORMANCE WITH APPROVED SHOP DRAWINGS BY THE OWNERS TESTING AGENCY.

## METAL JOIST NOTES:

- REFER TO FLOOR AND ROOF PLANS FOR METAL JOIST DIMENSIONS AND GAUGES.
- COMPLY WITH MANUFACTURER'S REQUIREMENTS FOR THE INSTALLATION AND FASTENING OF METAL FRAMING.
- PLYWOOD DECKING SHALL BE FASTENED TO THE JOIST. SEE PLAN FOR FASTENER INFORMATION.
- ALL ACCESSORY STEEL SHALL BE 16 GAUGE. ALL JOISTS AND ACCESSORY STEEL SHALL HAVE A MINIMUM G-60 COATING.
- ALL STEEL JOISTS AND ACCESSORIES SHALL COMPLY WITH ASTM A663 90 - STANDARD SPECIFICATION FOR STEEL SHEET ZINC-COATED (GALVANIZED) BY THE HOT-DIP PROCESS. STRUCTURAL PHYSICAL QUALITY COMPLY WITH ALL OTHER APPLICABLE ASTM STANDARDS. ALL JOISTS AND ACCESSORIES 16 GAUGE OR HEAVIER SHALL BE FORMED FROM STEEL WITH A YIELD OF 50 KSI AND AS SET FORTH IN SECTION 12 OF THE AISC "SPECIFICATION FOR THE DESIGN OF COLD-FORMED STEEL STRUCTURAL MEMBERS". THE MANUFACTURER THAT CERTIFY THAT THE MATERIALS CONFORM TO THE APPLICABLE REQUIREMENTS.
- CUTTING OF STEEL FRAMING MEMBERS MAY BE ACCOMPLISHED WITH A SAW OR SHEAR. TORCH CUTTING IS NOT PERMITTED.
- PROVIDE WELD STEPPERS AT ALL JOISTS AT INTERIOR STUD BEARING WALLS.
- PROVIDE JOIST HANGERS WITH THE MINIMUM RATED CAPACITY AS INDICATED ON THE DRAWINGS.
- COORDINATE ALL FLOOR AND ROOF OPENINGS WITH THE ARCHITECTURAL, MECHANICAL AND PLUMBING DRAWINGS.
- PROVIDE ADDITIONAL JOISTS UNDER PARALLEL PARTITIONS WHERE THE PARTITION LENGTH EXCEEDS 1/2 OF THE JOIST SPAN.
- END BLOCKS SHALL BE PROVIDED WHERE JOIST ENDS ARE NOT OTHERWISE RESTRAINED FROM ROTATION.
- BEARING OF JOISTS SHALL BE 2 INCHES MINIMUM AT ENDS AND 3 1/2 INCHES MINIMUM AT INTERMEDIATE SUPPORTS UNLESS NOTED OTHERWISE ON THE DRAWINGS.
- EACH JOIST SHALL BE ATTACHED TO, OR RESTRAINED AT, THEIR SUPPORT TO PREVENT LATERAL MOVEMENT OF THE BOTTOM FLANGE.
- DEFLECTION CRITERIA MEMBERS SUPPORTING BRICK MASONRY: L/600 OF SPAN NOT TO EXCEED 3" (DEAD + LIVE).
- PROVIDE (2) 4"x20 X 20 GAGE HEADERS WITH (2) CSW X 20 GAGE TRACKS (DEPTH TO MATCH WALL THICKNESS TOP AND BOTTOM WITH #10 SCREWS AT 12" O.C. FOR ALL OPENINGS IN NONBEARING PARTITION WALLS (UNLESS OTHERWISE NOTED).

## CAST IN PLACE CONCRETE:

- ALL WORK SHALL COMPLY WITH THE REQUIREMENTS OF ACI 301, "SPECIFICATIONS FOR STRUCTURAL CONCRETE FOR BUILDINGS" ACI 318, "BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE", LATEST EDITION, AND THE NEW YORK CITY BUILDING CODE.
- ALL CONCRETE FOR CAST IN PLACE WORK AND SLABS ON GRADE SHALL BE STONE AGGREGATE CONCRETE WITH A MINIMUM OF 28 DAY COMPRESSION STRENGTH PER THE FOLLOWING SCHEDULE:  
 FOUNDATION WALLS..... 4000 PSI  
 FOOTINGS..... 4000 PSI  
 CONCRETE FLOOR SLAB ..... 4000 PSI  
 ALL OTHER CONCRETE UNLESS OTHERWISE NOTED ..... 4000 PSI
- MECHANICALLY VIBRATE ALL CONCRETE WHEN PLACED.
- ADDITION OF WATER TO THE BATCH FOR THE CONCRETE WITH INSUFFICIENT SLUMP WILL NOT BE PERMITTED.
- NO ADMIXTURE SHALL BE ALLOWED WITHOUT PRIOR REVIEW AND ACCEPTANCE BY THE ENGINEER OF RECORD.
- ALL REQUIREMENTS FOR BATCHING, MIXING, FINISHING, CURING ECT. SHALL BE AS PER ACI 301.
- ALL REINFORCING STEEL SHALL CONFORM TO ASTM A615 GRADE 60 EXCEPT REINFORCING TO BE WELDED SHALL CONFORM TO ASTM A706 GRADE 60.

## CAST IN PLACE CONCRETE (CONTINUED):

- ALL REINFORCING SHALL BE SECURELY TIED IN PLACE AND ADEQUATELY SUPPORTED BEFORE PLACING CONCRETE. ALL BARS MARKED "CONTINUOUS" SHALL BE LAPPED PER TYPICAL DETAIL UNLESS OTHERWISE NOTED. ALL SPLICE LOCATIONS SUBJECT TO APPROVAL.
- CONCRETE CONTAINING SUPERPLASTICIZING ADMIXTURE SHALL HAVE A SLUMP NOT EXCEEDING 3". TO BE FIELD VERIFIED, PRIOR TO ADDING ADMIXTURE, AND NOT EXCEEDING 8" PLACEMENT.
- PROVIDE APPROVAL MUST BE GIVEN BY THE ARCHITECT, AND THE ENGINEER OF RECORD FOR THE USE OF FLY ASH IN THE CONCRETE MIX.

## SPECIAL INSPECTION REQUIREMENTS:

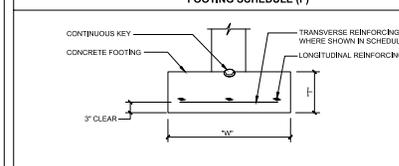
- ALL MATERIALS, ASSEMBLIES, METHODS OF CONSTRUCTION AND SERVICE EQUIPMENT SHALL COMPLY WITH NEW YORK CITY BUILDING CODE REQUIREMENTS FOR ACCEPTANCE AND SPECIAL INSPECTION.
- DETAILED REQUIREMENTS OF INSPECTION AND TESTING WILL COMPLY WITH NEW YORK CITY CODE SECTION 1704.
- STRUCTURAL TR-1 FORMS TO BE FILLED.

## A. STRUCTURAL STEEL - WELDING

- STRUCTURAL STEEL - ERECTION AND BOLTING
- CONCRETE - CAST-IN-PLACE
- SOILS SITE PREPARATION
- STRUCTURAL SAFETY - STRUCTURAL STABILITY
- EXCAVATION - SHEETING, SHORING, AND BRACING
- CONCRETE TEST CYCLING
- CONCRETE MIX DESIGN

STEEL COLUMN SCHEDULE																	
COLUMN FLOOR	B-2	B-3	B-9	B-10	C-2	C-4	C-5	C-6,A	C-7,A	C-8	C-9	C-10	E-4	E-6	E-7	E-8	COLUMN FLOOR
1ST FLOOR																	1ST FLOOR
LOWER LEVEL																	CELLAR
RESISTIVE (INCHES)	B	14"	14"	14"	14"	14"	14"	14"	14"	14"	14"	14"	14"	14"	14"	14"	B
	N	14"	14"	14"	14"	14"	14"	14"	14"	14"	14"	14"	14"	14"	14"	14"	N
	T	10"	10"	10"	10"	10"	10"	10"	10"	10"	10"	10"	10"	10"	10"	10"	T
ANCHOR BOLTS	(4) X 2" @	ANCHOR BOLTS															

## FOOTING SCHEDULE (F)



MARK	FOOTING SIZE		REINFORCING	REMARKS
	W	T		
F2.0	2'-0" x CONT.	18"	#5 AT 14" O.C. TRANSVERSE, (1) #5 LONGITUDINAL	
F2.5	2'-6" x CONT.	20"	#5 AT 14" O.C. TRANSVERSE, (4) #5 LONGITUDINAL	
F3.5	3'-6" SQUARE	22"	(4) #6 EACH WAY	
F4.5	4'-0" SQUARE	22"	(6) #6 EACH WAY	
F5.0	5'-0" SQUARE	24"	(5) #7 EACH WAY	
F5.5	5'-6" SQUARE	24"	(6) #7 EACH WAY	

## NOTES:

- MINIMUM ALLOWABLE BEARING PRESSURE OF 8,000 PSF TO BE VERIFIED IN THE FIELD BY A LICENSED PROFESSIONAL ENGINEER.

WALL SCHEDULE (W)			
MARK	WALL TYPE	REINFORCING	COMMENTS
W1	12" CONCRETE	#5 VERTICAL AT 12" O.C. OUTSIDE (NON-SOIL) FACE #4 VERTICAL AT 18" O.C. OUTSIDE (SOIL) FACE #6 HORIZONTAL AT 12" O.C. EACH FACE	NOTE #1
W2	14" CONCRETE	#5 VERTICAL AT 12" O.C. OUTSIDE (NON-SOIL) FACE #4 HORIZONTAL AT 12" O.C. EACH FACE	NOTE #1
W3	12" CONCRETE	#5 VERTICAL AT 12" O.C. OUTSIDE EACH FACE #4 HORIZONTAL AT 12" O.C. EACH FACE	
W4	8" CONCRETE	#5 AT 12" O.C. EACH WAY, EACH FACE, CENTERED IN WALL	NOTE #1

## NOTES:

- BASEMENT WALL IS NOT DESIGNED AS A FREE STANDING WALL. DO NOT PLACE BACKFILL AGAINST WALL UNTIL FIRST FLOOR PLAN CONSTRUCTION IS GROUDED.

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JAMES M. COLLAR  
 ARCHITECTURE, P.C.  
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 NEW YORK, NEW YORK 10011  
 TEL: (212) 269-9622

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 NEW YORK, NEW YORK 10028  
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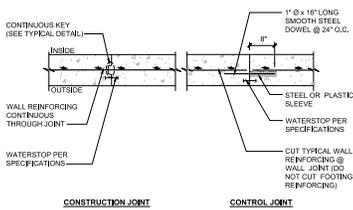
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NOTE: THE DESIGN, DETAILS AND NOTES ARE IN COMPLIANCE WITH NYC BC SECTION 1714 - EARTHQUAKE LOADS.



- NOTES:**
1. LOCATION OF CONSTRUCTION JOINTS NOT SHOWN ON PLANS TO BE APPROVED BY STRUCTURAL ENGINEER.
  2. LOCATE CONTROL JOINTS 100'± O.C. MAXIMUM IN BASEMENT WALLS AND @ 30'± O.C. IN OTHER WALLS. LOCATION OF CONTROL JOINTS TO BE APPROVED BY STRUCTURAL ENGINEER.

**CONCRETE WALL JOINTS**

10

CFMF FASTENING SCHEDULE - TYP			
STRUCTURAL ELEMENT	SCREWS	NUMBER	SPACING
BOT. TRACK TO SLAB FOUNDATION WALL (IN ADDITION TO ANCHOR BOLTS @ 24\"/>			
WALL STUDS TO BOT./TOP TRACK	#10-16	4 EA. FLANGE	ONE EA. SIDE
DOOR/WINDOW JAMB CONSTRUCTION BACK TO BACK JAMB STUDS JAMB TRACK TO JAMB STUDS JAMB STUDS TO BOT./TOP TRACK	#10-16	2@17\"/>	
COLD ROLLED HORIZONTAL WALL BRACING CLIP ANGLE TO VERTICAL STUD CLIP ANGLE TO HORIZ. BRACING CHANNEL BRIDGING STRAP TO VERTICAL STUD	#10-16	2	2 EA. STUD
ELL & HEAD CONSTRUCTION STUD CLIP TO VERTICAL JAMB TRACK SILL OR HEAD TRACK TO STUD CLIP SILL OR HEAD STUD TO HORIZ. TRACK SILL OR HEAD TRACK OR HORIZ. STUD	#10-16	4 ONE EA. SIDE 2 @ 12\"/>	
HEADER BEAM CONSTRUCTION TRACK CLIP TO VERTICAL JAMB STUD TRACK CLIP TO HORIZ. HEADER STUD TOP & BOT. TRACK TO HEADER STUD	#10-16	2 @ 2\"/>	
DEFLECTION TRACK TO STEEL BEAM	#12-24	2 @ EA. STUD	

NOTE: ALL FASTENERS TO BE CORROSION RESISTANT PER SPECIFICATIONS. ALL FASTENERS ARE TO HAVE HEX WASHER HEADS UNLESS NOTED OTHERWISE. EDGE DISTANCE: MINIMUM 1\"/>

11

ALLOWABLE LOADS FOR FILLET WELDS AND FLANGE GROOVE WELDS					
DESIGN THICKNESS ML IN.	STEEL PROPERTIES YIELD STRENGTH F <sub>y</sub> KSI	TENSILE STRENGTH F <sub>t</sub> KSI	E60XX	ELECTRODES	
				ER70S-6	ER70S-2
43	0.0651	33	45	509	
54	0.0666	33	45	764	
68	0.0713	33	45	963	
97	0.1017	33	45	1373	
43	0.0651	50	65	479	
54	0.0666	50	65	1104	
68	0.0713	50	65	1390	
97	0.1017	50	65	1983	

**NOTES:**

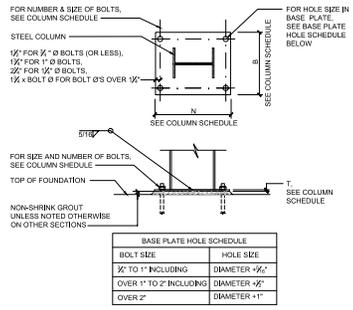
1. WELD CAPACITIES BASED ON A81, SECTION E2
2. WHEN CONNECTION MATERIALS OF DIFFERENT METAL THICKNESS OR YIELD STRENGTH, THE LOWEST APPLICABLE VALUES SHOULD BE USED.
3. VALUES INCLUDE A 2.5 FACTOR OF SAFETY.
4. APPLIED LOADS MAY BE MULTIPLIED BY 0.75 FOR SEISMIC OR WIND LOADING PER AISC 3.13

12

**BOLT SCHEDULE FOR TYPICAL STEEL CONNECTIONS**

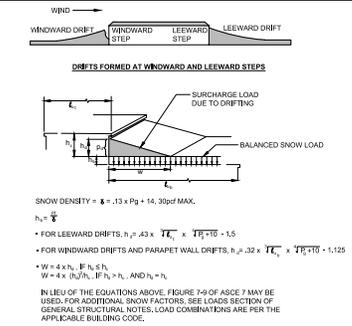
NOMINAL BEAM DEPTH \"/>	
	NUMBER OF ROWS OF BOLTS
UP TO 7	1 (2 COLUMNS)
8-11	2
12-14	3
15-17	4
18-20	5
21-23	6
24-29	7
30-32	8
33-35	9
36	10

13



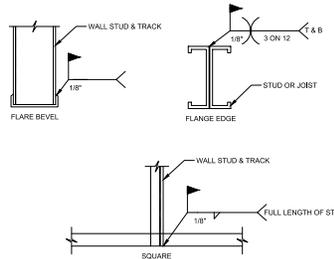
**COLUMN BASE PLATE**

14



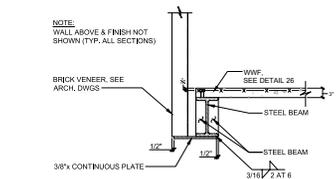
**SNOW DRIFT LOADS**

15



**WELD SYMBOLS**

16



**SECTION AT FRONT AND REAR GIRDERS**

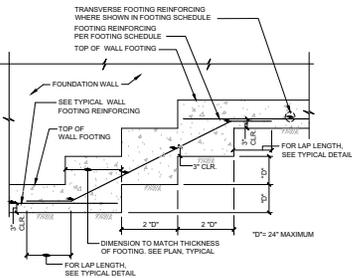
17

BAR SIZE	f <sub>c</sub> = 3,000 psi		f <sub>c</sub> = 4,000 psi		f <sub>c</sub> = 5,000 psi		ALL f <sub>c</sub>	
	TENSION SPLICE	COMPRESSION SPLICE	TENSION SPLICE	COMPRESSION SPLICE	TENSION SPLICE	COMPRESSION SPLICE	OPEN	ENCLOSURE
3	22	33	19	28	17	25	12	12
4	29	43	25	38	23	34	15	13
5	36	54	31	47	28	42	19	16
6	42	63	38	56	34	51	23	19
7	63	94	54	81	49	73	27	22
8	72	107	62	93	56	83	30	25
9	81	121	70	103	62	94	34	28
10	90	134	78	110	69	104	38	32
11	98	147	85	128	76	114	42	35

- NOTES:**
1. UNLESS NOTED OTHERWISE ON PLANS OR DETAILS, LAP SPLICES IN CONCRETE BEAMS, SLABS, WALLS, STEM WALLS, AND FOOTINGS SHALL BE TENSION LAP SPLICES, AND LAP SPLICES IN CONCRETE COLUMNS SHALL BE COMPRESSION LAP SPLICES.
  2. USE SPLICE CATEGORY WHEN EITHER A, OR B APPLIES, FOR ALL OTHER CASES, USE CATEGORY 'C'.
    - A. THE CLEAR SPACING OF BAR BEING SPLICED IS NOT LESS THAN THE BARS DIAMETER (db). THE CLEAR COVER IS NOT LESS THAN (db), AND THE BAR IS LOCATED IN A COLUMN OR A BEAM.
    - B. CLEAR SPACING OF BARS BEING SPLICED IS NOT LESS THAN 2(db) AND THE CLEAR COVER IS NOT LESS THAN (db).
  3. TENSION LAP SPLICES SHOWN IN THE TABLE ARE FOR SPLICES IN NORMAL WEIGHT CONCRETE. IF SPLICE OCCURS IN LIGHTWEIGHT CONCRETE, MULTIPLY VALUES GIVEN IN TABLE BY 1.3.
  4. TENSION LAP SPLICES SHOWN IN THE TABLE ARE FOR SPLICES OF BOTTOM BARS. IF SPLICED BAR IS A TOP BAR, MULTIPLY VALUES GIVEN IN TABLE BY 1.3. TOP BAR IS DEFINED AS A HORIZONTAL BAR SO PLACED THAT MORE THAN 12\"/>
  5. TENSION LAP SPLICES SHOWN IN THE TABLE ARE FOR F<sub>y</sub>60,000 psi. IF SPLICE BAR HAS A F<sub>y</sub>40,000 psi., MULTIPLY VALUES GIVEN IN TABLE BY 0.67.
  6. TENSION AND COMPRESSION LAP SPLICES SHOWN IN TABLE ARE FOR NON-EPOXY COATED REINFORCING. FOR EPOXY COATED BARS WITH COVER LESS THAN (db), MULTIPLY VALUES GIVEN IN TABLES BY 1.5. FOR ALL OTHER EPOXY COATED BARS, MULTIPLY VALUES GIVEN IN TABLES BY 1.2.
  7. ADJUSTMENT FACTORS OF NOTES 3 THROUGH 6 ARE CUMULATIVE, EXCEPT THE PRODUCT OF 4 AND 6 NEED NOT BE TAKEN GREATER THAN 1.7.
  8. LAP SPLICES SHOWN ARE IN INCHES.
  9. THIS TABLE BASED ON ACI 318-02 SECTIONS 12.2.2, 12.2.4, 12.15, 12.16, AND 12.17 IN LIEU OF USING THIS TABLE ACI 318-02 SECTIONS 12.2, 12.16, AND 12.17 MAY BE FOLLOWED.

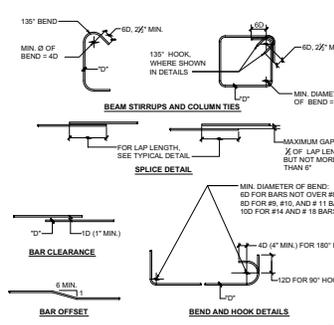
**MINIMUM REINFORCING BAR SPLICE LENGTH IN CONCRETE**

18



**STEPPED CONCRETE FOOTING**

19

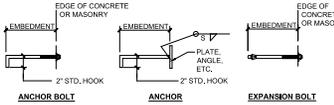


**CONCRETE REINFORCING BAR DETAILS**

20

BOLT DIAMETER	MINIMUM EMBEDMENT	FILLET WELD SIZE (S)
3/8"	4"	3/8"
1/2"	4 1/2"	3/8"
5/8"	5"	3/8"
3/4"	5 1/2"	3/8"
7/8"	6"	3/8"
1"	7"	3/8"
1 1/8"	8"	3/8"
1 1/4"	9"	3/8"

- NOTES:**
1. AN ADDITIONAL 2\"/>
  2. ANCHOR BOLTS AND ANCHORS USED IN MASONRY SHALL BE INSTALLED IN GROUDED CELLS. IF GROUDED CELLS ARE NOT ENCOUNTERED, BREAK INTO CELL AND GROUT SOFT FOR 8\"/>
  3. ANCHOR BOLTS AND EXPANSION BOLTS SHALL BE INSTALLED WITH STEEL WASHERS.



**ANCHOR BOLT, ANCHOR, AND EXPANSION BOLT SCHEDULE**

23

**KEY IN CONCRETE**

22

- CONDITION:**
- A. CONCRETE CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH..... 3"
  - B. FORMED CONCRETE EXPOSED TO EARTH OR WEATHER:
    - #5, #6 OR #8 WIRE AND SMALLER..... 2"
    - #11 AND LARGER..... 3"
  - C. FORMED CONCRETE NOT EXPOSED TO WEATHER OR IN CONTACT WITH THE GROUND:
    - SLABS, WALLS, JOISTS:
      - #14 AND #16..... 3"
      - #11 AND SMALLER..... 2"
    - BEAMS, COLUMNS:
      - PRIMARY REINFORCEMENT, TIES, STIRRUPS, OR SPIRALS..... 1 1/2"

**TYPICAL CLEAR CONCRETE COVERAGES**

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NOTE: THE DESIGN DETAILS AND NOTES ARE IN COMPLIANCE WITH NYC BC SECTION 1814 - EARTHQUAKE LOADS.

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JAMES M. COLLAR ARCHITECTURE, P.C. 44 WEST 20th STREET, 9th FLOOR NEW YORK, NEW YORK 10011 TEL: (212) 269-9622

De NARDIS ENGINEERING, LLC STRUCTURAL ENGINEERS 115 WEST 42nd STREET, 10th FLOOR NEW YORK, NEW YORK 10018 TEL: (212) 944-8844

ABRAHAM JOSELOW, P.E., P.C. M/EP ENGINEERS 40 WEST 34th STREET, SUITE 1101 NEW YORK, NEW YORK 10001 TEL: (212) 795-0544

STARR WHITEHOUSE, PLLC LANDSCAPE ARCHITECTS 80 MADISON LANE, SUITE 1501 NEW YORK, NEW YORK 10017 TEL: (212) 487-3272

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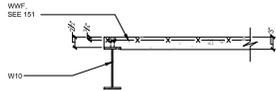
**TYPICAL DETAILS**



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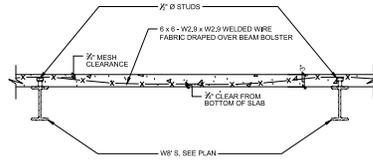
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NOTE:  
WALL ABOVE & FINISH NOT SHOWN (TYP. ALL SECTIONS)



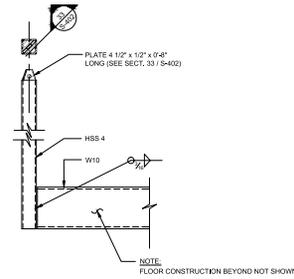
SECTION AT FRONT AND REAR GIRDERS

26



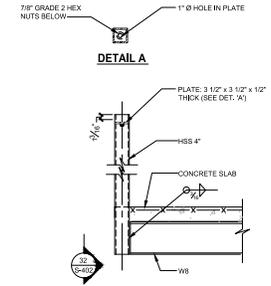
SECTION THROUGH TYPICAL FLOOR FRAMING

27



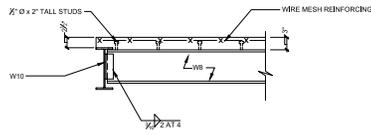
TYPICAL SECTION AT CORNER COLUMNS

28



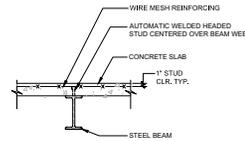
TYPICAL SECTION AT CENTER COLUMNS

29



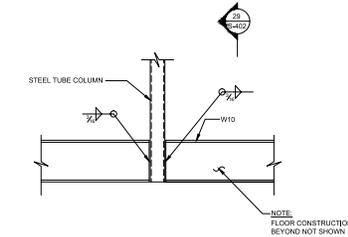
TYPICAL BEAM TO SIDE GIRDER CONNECTION

30



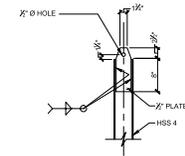
SHEAR STUDS TO COMPOSITE STEEL BEAM

31



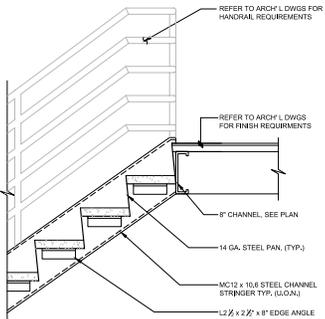
SIDE VIEW AT CENTER COLUMNS

32



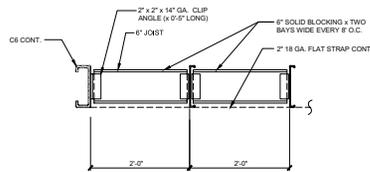
LIFTING TONGUE AT CORNER COLUMNS

33



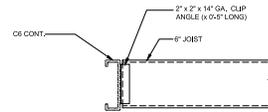
SECTION AT TYPICAL STAIR

34



SECTION THROUGH BRIDGING STRAPS & BLOCK

35



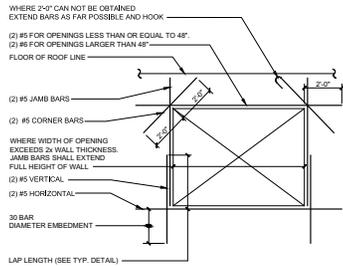
TYPICAL JOIST TO SIDE GIRDERS

36



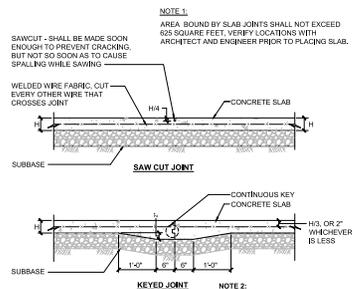
DOUBLE CEILING JOIST

37



TYPICAL OPENING IN CONCRETE WALL

38



JOINTS IN CONCRETE SLAB

39

NOTE: THE DESIGN DETAILS AND NOTES ARE IN COMPLIANCE WITH NYC BC SECTION 1014 - EARTHQUAKE LOADS.

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SUPPORTIVE HOUSING  
BRONX, NEW YORK



JAMES M. CULLAR  
ARCHITECTURE, P.C.  
44 WEST 20th STREET, 9th FLOOR  
NEW YORK, NEW YORK, 10011  
TEL: (212) 206-9622

De NARDIS ENGINEERING, LLC  
STRUCTURAL ENGINEERS  
35 HERRICK RD  
WHITE PLAINS, NEW YORK, 10603  
TEL: (914) 948-8844

ABRAHAM JOSELOW, P.E., P.C.  
M/E/P ENGINEERS  
40 WEST 34th STREET, SUITE 1101  
NEW YORK, NEW YORK, 10018  
TEL: (212) 795-0544

STARR WHITEHOUSE, PLLC  
LANDSCAPE ARCHITECTS  
80 MANDERLAIN LANE, SUITE 1001  
NEW YORK, NEW YORK, 10038  
TEL: (212) 467-3372

STEVEN WINTER ASSOCIATES, INC.  
GREEN COMMUNITIES &  
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307 SEVENTH AVENUE, SUITE 1701  
NEW YORK, NEW YORK, 10011  
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Typical Details

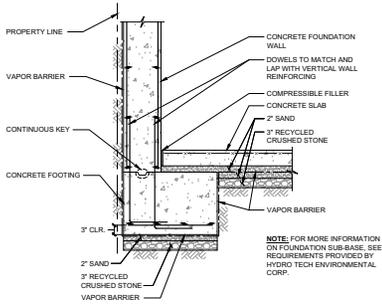
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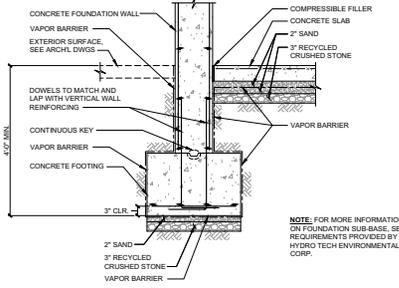
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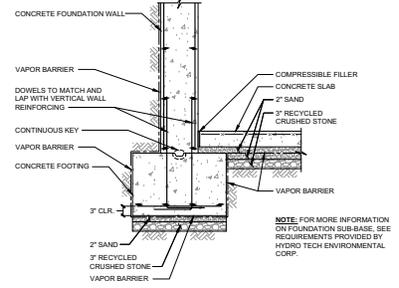




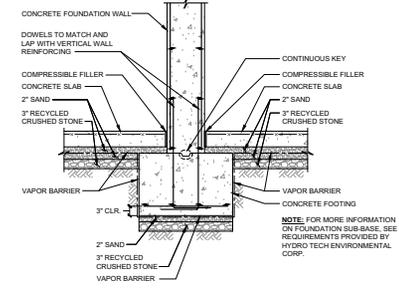
**EXTERIOR FOUNDATION WALL AT PROPERTY LINE** (100)



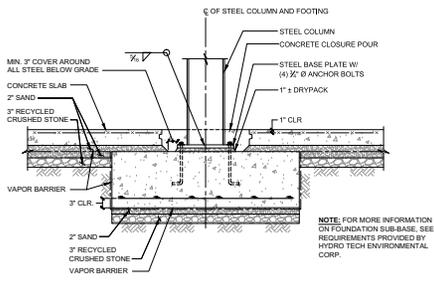
**EXTERIOR WALL AT FOUNDATION** (101)



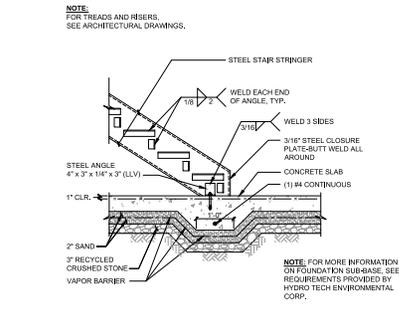
**EXTERIOR WALL AT FOUNDATION** (102)



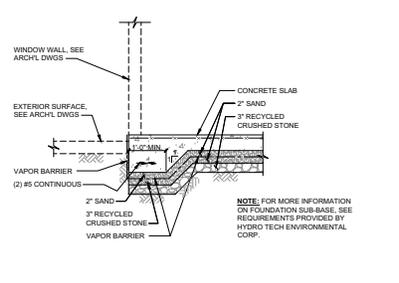
**EXTERIOR WALL AT FOUNDATION** (103)



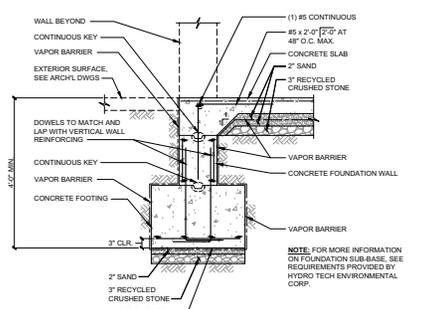
**INTERIOR STEEL COLUMN FOUNDATION** (104)



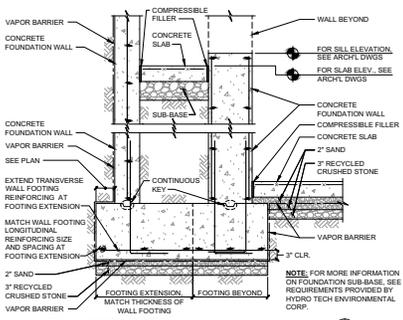
**STRINGER TO SLAB CONNECTION** (105)



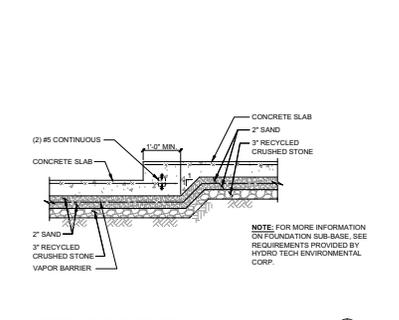
**CONCRETE SLAB AT EXTERIOR** (106)



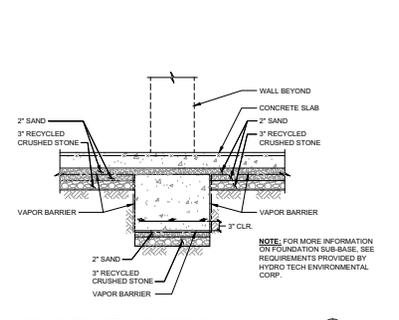
**CONCRETE SLAB AT EXTERIOR FOUNDATION** (107)



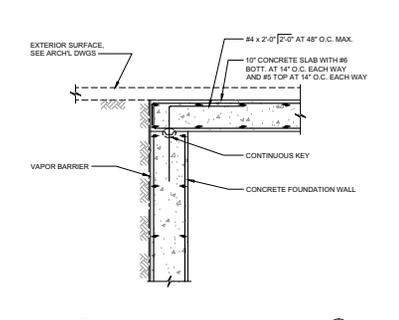
**AIRWAY AT FOUNDATION** (108)



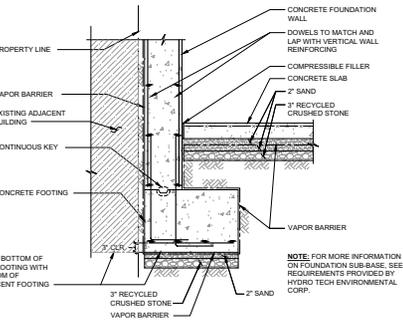
**STEP IN SLAB ON GRADE** (109)



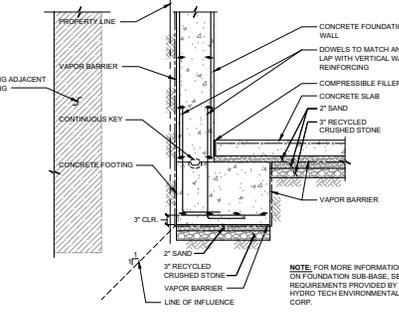
**FOUNDATION DETAIL AT FOOTING** (110)



**CONCRETE SLAB AT FOUNDATION WALL** (111)



**EXTERIOR FOUNDATION WALL AT PROPERTY LINE** (112)



**EXTERIOR FOUNDATION WALL AT PROPERTY LINE** (113)

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BRONX, NEW YORK



JAMES M. CULLAR  
ARCHITECTURE, P.C.  
44 WEST 20th STREET, 9th FLOOR  
NEW YORK, NEW YORK 10011  
TEL: (212) 269-9622

De NARDIS ENGINEERING, LLC  
STRUCTURAL ENGINEERS  
115 RECTOR STREET, 8th FLOOR  
WHITE PLAINS, NEW YORK 10613  
TEL: (914) 948-8844

ABRAHAM JOSELOW, P.E., P.C.  
MEIP ENGINEERS  
40 WEST 34th STREET, SUITE 1101  
NEW YORK, NEW YORK 10018  
TEL: (212) 795-0544

STARR WHITEHOUSE, PLLC  
LANDSCAPE ARCHITECTS  
80 MADISON LANE, SUITE 1601  
NEW YORK, NEW YORK 10017  
TEL: (212) 487-3772

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307 SEVENTH AVENUE, SUITE 1701  
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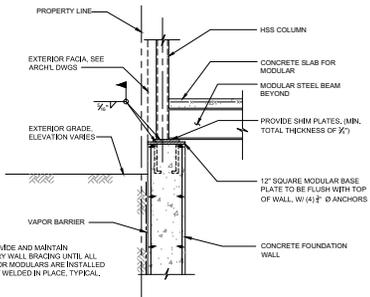
**FOUNDATION  
DETAILS**



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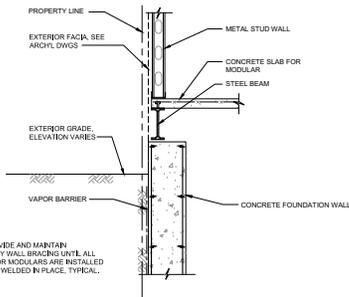
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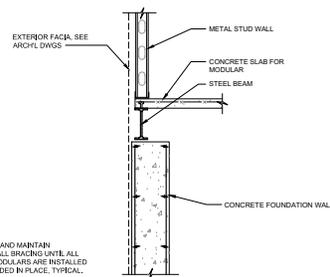
MODULAR INTERFACE AT CONCRETE WALL

116



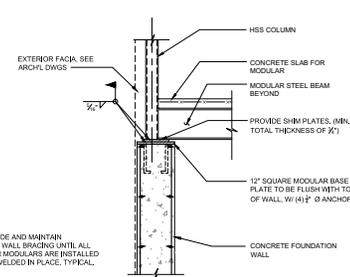
MODULAR INTERFACE

117



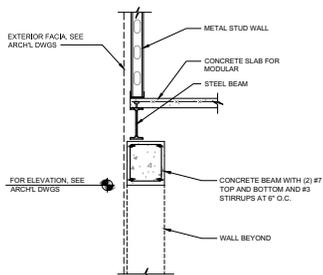
MODULAR INTERFACE

118



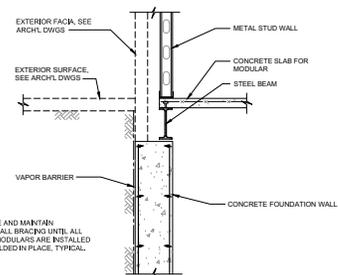
MODULAR INTERFACE

119



MODULAR INTERFACE

120



MODULAR INTERFACE

121

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JAMES M. COLLAR  
ARCHITECTURE, P.C.  
44 WEST 20th STREET, 9th FLOOR  
NEW YORK, NEW YORK 10011  
TEL: (212) 206-9622

De NARDIS ENGINEERING, LLC  
STRUCTURAL ENGINEERS  
31 RESERVOIR ROAD  
WHITE PLAINS, NEW YORK 10603  
TEL: (914) 948-8844

ABRAHAM JOSELOW, P.E., P.C.  
ME/P ENGINEERS  
40 WEST 24th STREET, SUITE 1101  
NEW YORK, NEW YORK 10001  
TEL: (212) 795-0544

STARR WHITEHOUSE, PLLC  
LANDSCAPE ARCHITECTS  
80 MANDERLINE, SUITE 1501  
NEW YORK, NEW YORK 10038  
TEL: (212) 487-3272

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307 SEVENTH AVENUE, SUITE 1701  
NEW YORK, NEW YORK 10001  
TEL: (212) 364-9800

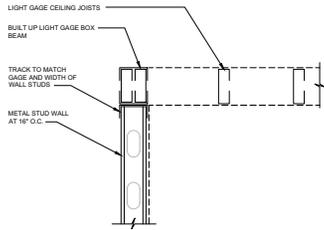
Title:  
**FOUNDATION  
DETAILS**

Job #: 15007.00

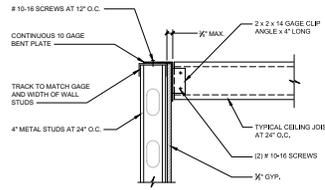


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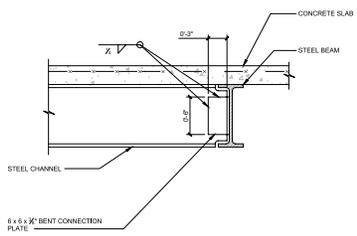
NOTE: THE DESIGN DETAILS AND NOTES ARE IN COMPLIANCE WITH NYC BC SECTION 1614 - EARTHQUAKE LOADS.



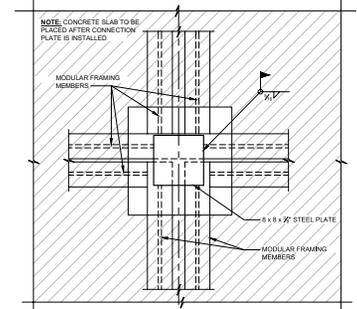
**MODULAR INTERFACE DETAIL** (200)



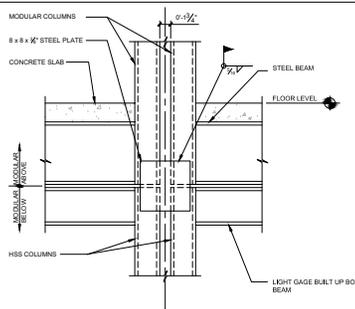
**CEILING TO WALL CONNECTION** (201)



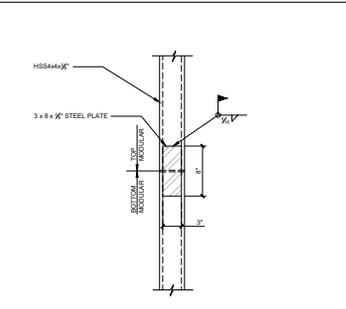
**CHANNEL TO BEAM CONNECTION** (202)



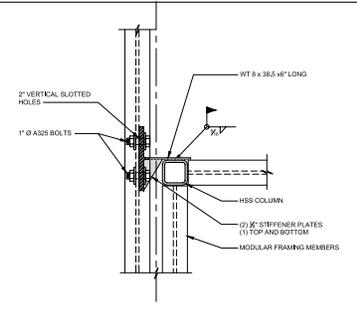
**MODULAR CONNECTION DETAIL** (203)



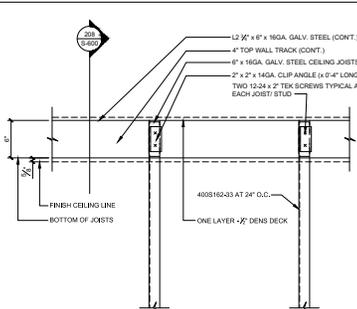
**MODULAR INTERFACE DETAIL AT COLUMNS** (204)



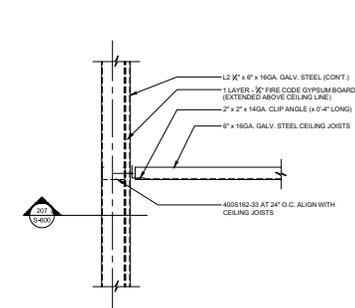
**MODULAR INTERFACE DETAIL AT COLUMNS** (205)



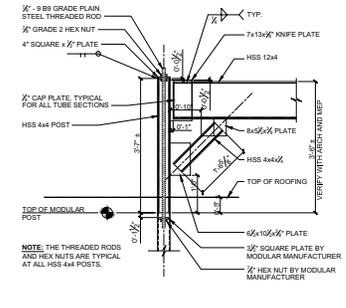
**MODULAR INTERFACE DETAIL** (206)



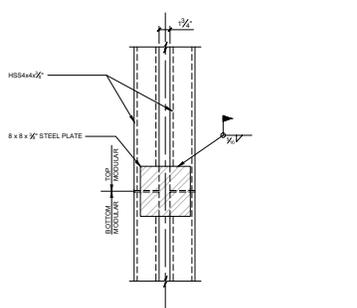
**MODULAR INTERFACE DETAIL** (207)



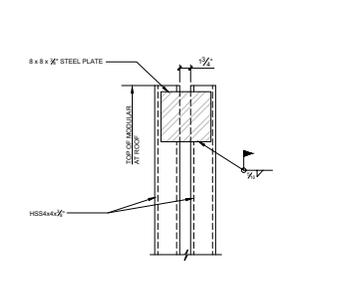
**MODULAR INTERFACE DETAIL** (208)



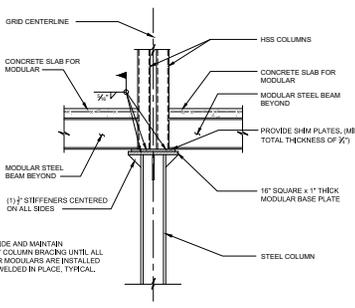
**TYPICAL DUNNAGE CONNECTION (BY OTHER)** (209)



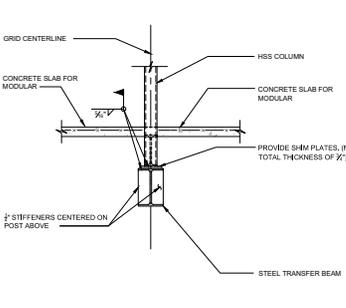
**MODULAR INTERFACE DETAIL AT COLUMNS** (210)



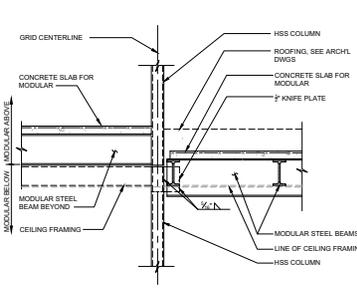
**MODULAR INTERFACE DETAIL AT COLUMNS** (211)



**MODULAR INTERFACE AT INTERIOR COLUMN** (212)



**MODULAR INTERFACE AT TRANSFER BEAM** (213)



**MODULAR INTERFACE AT TERRACE** (214)

3361 THIRD AVENUE  
SUPPORTIVE HOUSING  
BRONX, NEW YORK

A Joint Venture of  
**SDGC** Strategic Development Group  
**BRONXPRO GROUP**  
**SUS** Services for the Urban Sector

JAMES M. COLLAR  
ARCHITECTURE, P.C.  
44 WEST 20th STREET, 9th FLOOR  
NEW YORK, NEW YORK 10011  
TEL: (212) 206-9222

De NARDIS ENGINEERING, LLC  
STRUCTURAL ENGINEERS  
35 HERRICK RD.  
WHITE PLAINS, NEW YORK 10613  
TEL: (914) 948-8844

ABRAHAM JOSELOW, P.E., P.C.  
M/E/P ENGINEERS  
40 WEST 34th STREET, SUITE 1101  
NEW YORK, NEW YORK 10018  
TEL: (212) 795-0544

STARR WHITEHOUSE, PLLC  
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80 MANDERLAIN LANE, SUITE 1001  
NEW YORK, NEW YORK 10038  
TEL: (212) 487-3272

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GREEN COMMUNITIES &  
ACCESSIBILITY CONSULTANTS  
307 SEVENTH AVENUE, SUITE 1701  
NEW YORK, NEW YORK 10011  
TEL: (212) 364-3880

**FRAMING DETAILS**

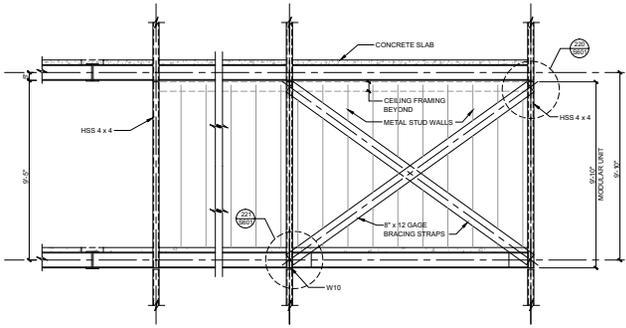
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04/15/13

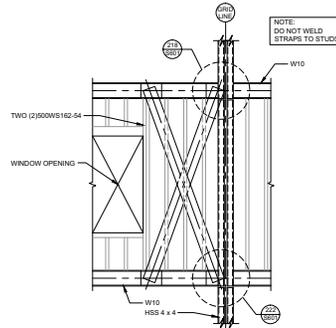
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NOTE: THE DESIGN DETAILS AND NOTES ARE IN COMPLIANCE WITH NYC BC SECTION 1614 - EARTHQUAKE LOADS.



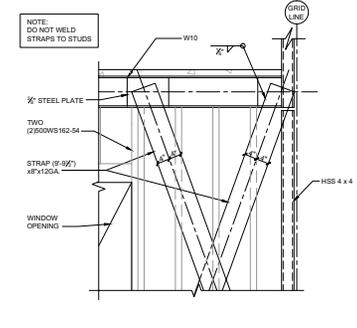
MODULAR ELEVATION AT BRACE FRAME

216



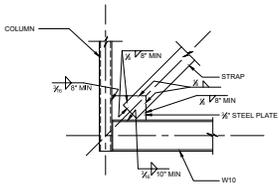
MODULAR ELEVATION AT BRACE FRAME

217



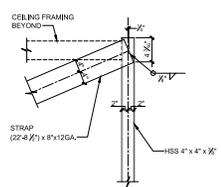
BRACE DETAIL

218



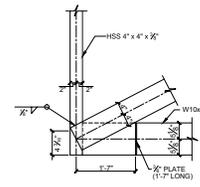
SHEAR WALL STRAP CONNECTION

219



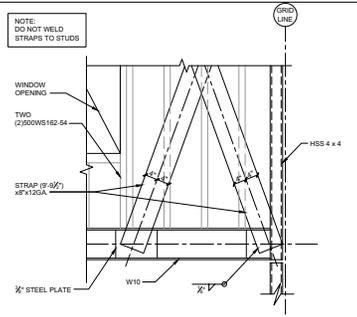
BRACE DETAIL

220



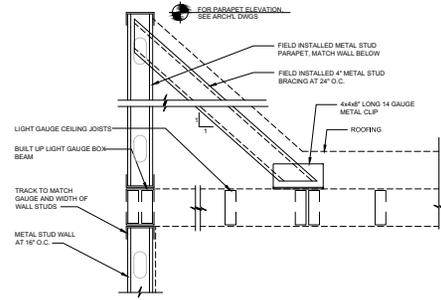
BRACE DETAIL

221



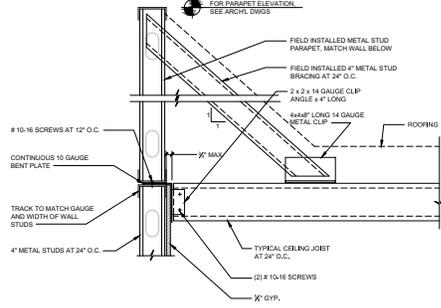
BRACE DETAIL

222



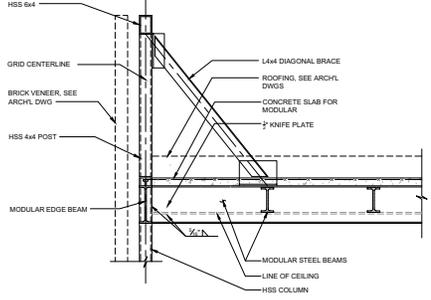
MODULAR DETAIL AT ROOF

223



CEILING TO WALL CONNECTION AT ROOF

224



TERRACE PARAPET DETAIL

225

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FRAMING DETAILS

Job #: 15007.00



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Scale: Drawing No: S-601.00  
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Date: 04-15-13 Sheets in D.O.B. Set: -

NOTE: THE DESIGN DETAILS AND NOTES ARE IN COMPLIANCE WITH NYC BC SECTION 1614-EARTHQUAKE LOADS.

**Addendum 5**  
Signage



## **NYC Brownfield Cleanup Program**

This property is enrolled in the New York City Brownfield Cleanup Program for environmental remediation. This is a voluntary program administered by the NYC Office of Environmental Remediation.

For more information, log on to:  
[www.nyc.gov/oer](http://www.nyc.gov/oer)

Or scan with smart phone:



If you have questions or would like more information, please contact:

Jennifer Pati at (212) 341-2034  
or email us at [brownfields@cityhall.nyc.gov](mailto:brownfields@cityhall.nyc.gov)

Site #: 13CVCP121X

**Addendum 6**  
Fact Sheet – BIG Program Insurance Requirements

## FACT SHEET - BIG PROGRAM INSURANCE REQUIREMENTS

**Investigation Grants** – for a developer or site owner to be eligible for a BIG investigation grant, its environmental consultant(s) must be:

- a Qualified Vendor in the BIG Program; and
- maintain Professional Liability (PL) insurance of \$1M per claim and annual aggregate.

**Cleanup Grants** – for a developer or site owner to be eligible for a BIG cleanup grant:

- Its general contractor or excavation/foundation contractor hired to perform remedial work must maintain:
  - a. Commercial General Liability(CGL) insurance of at least \$1M per occurrence and \$2M in the general aggregate; and
  - b. Contractors Pollution Liability (CPL) insurance of at least \$1M per occurrence.

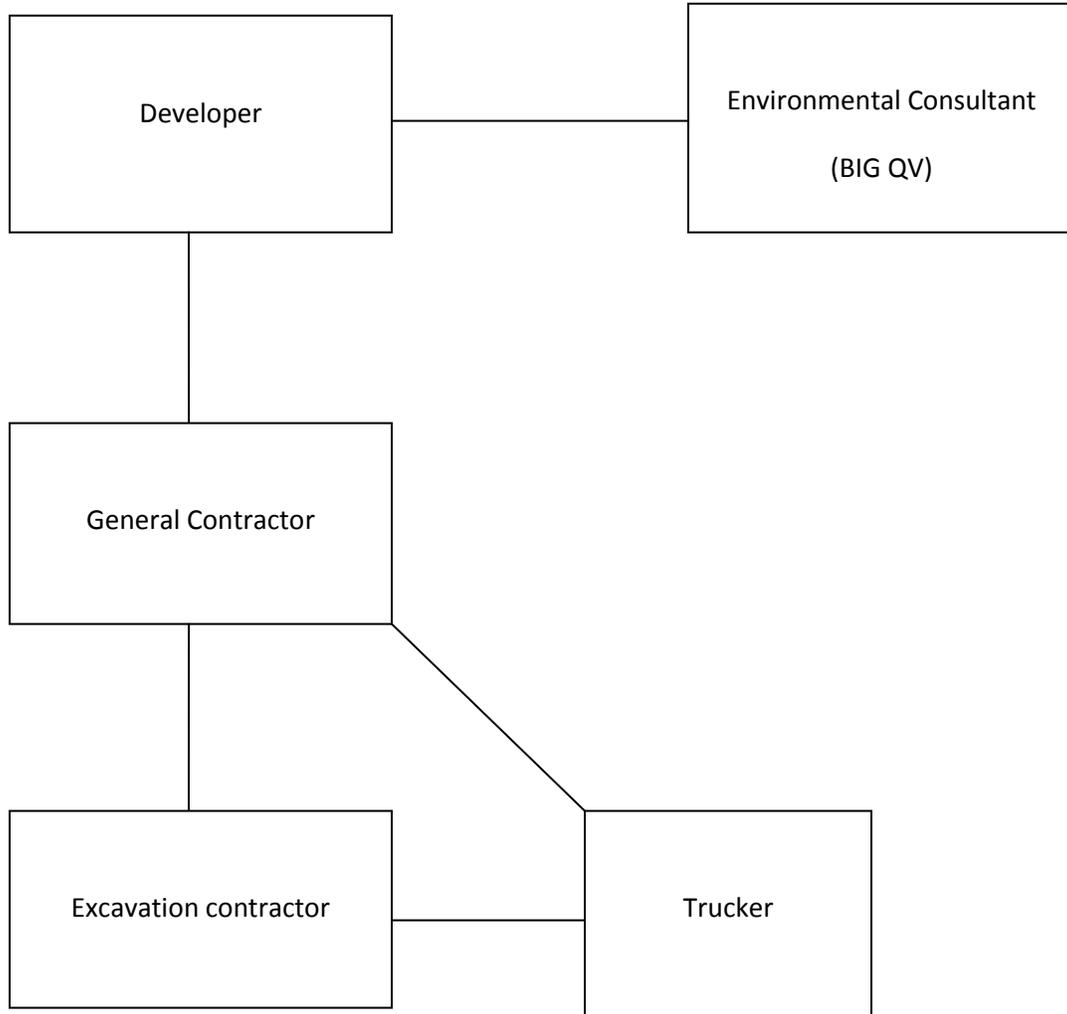
Both policies must list the city, EDC and BRS as additional insureds, include completed operations coverage and be primary and non-contributory to any other insurance the additional insureds may have.

- Its subcontractors who are hired by the general contractor etc. to perform remedial work at a site, including soil brokers and truckers, must also maintain CGL and CPL policies in the amount and with the terms set forth above; and
- Its environmental consultant(s) hired to oversee the cleanup must be:
  - a. a BIG Qualified Vendor; and
  - b. maintain Professional Liability (PL) insurance of \$1M per claim and annual aggregate.

If, in the alternative, the developer hires its environmental consultant to perform the cleanup, the environmental consultant must maintain CGL and CPL insurance in the amount and with the terms set forth above.

**Example of Contractual Relationships for Cleanup Work**

The Office of Environmental Remediation’s Voluntary Cleanup Plan program requires applicants to identify the parties who are engaged in active remediation of their sites including: the General Contractor hired to remediate and/or the excavation contractor hired to excavate soil from the site and the trucking firm(s) that remove soil from the site for disposal at approved facilit(ies).



The chart above shows contractual relationships that typically exist for projects that are enrolled in the Voluntary Cleanup Program.

The full names and addresses of the additional insureds required under the Required CGL and Required CPL Policies are as follows:

“City and its officials and employees”

New York City Mayor’s Office of Environmental Remediation  
253 Broadway, 14th Floor  
New York, NY 10007

“NYC EDC and its officials and employees”

New York City Economic Development Corporation  
110 William Street  
New York, NY 10038

“BIG Grant Administrator and its officials and employees”

Brownfield Redevelopment Solutions, Inc.  
739 Stokes Road, Units A & B  
Medford, NJ 08055

**Addendum 7**  
Daily Report – Template

# DAILY STATUS REPORT

WEATHER	Snow	Rain	Overcast	Partly Cloudy	Bright Sun
TEMP.	TO 32	32-50	50-70	70-85	>85

Prepared By:

VCP Project No:	<b>13CVCP121X</b>	E-Number:	<b>E-118</b>	Date:	
Project Name:	<b>3361 3<sup>rd</sup> Avenue , Bronx New York</b>				

Consultant:	Safety Officer:
Contractor:	

Work Activities Performed (Since Last Report):

Working In Grid #:

Samples Collected (Since Last Report):

Air Monitoring (Since Last Report):

Problems Encountered:

Planned Activities for Next Week:

Example:

Facility # Name/ location type of waste	Solid		Solid		Solid		Liquid		Trucks	Cu. Yds. <u>Or</u> Gallons
	Trucks	Cu. Yds.	Trucks	Cu. Yds.	Trucks	Cu. Yds.	Trucks	Gallons		
Today (trucks, cu.yds.)									5	120
Totals (trucks, cu.yds.)									25	600

Site Grid Map

**Photo Log**

Photo 1 –

Photo 2 –

Photo 3 –