# **1 RIDGE RD ADDITION**

Project Status: Date:

Project Address: 1 RIDGE RD, WABAN, MA, 02468 **ISSUED FOR PERMIT APPLICATION** 03/15/2020

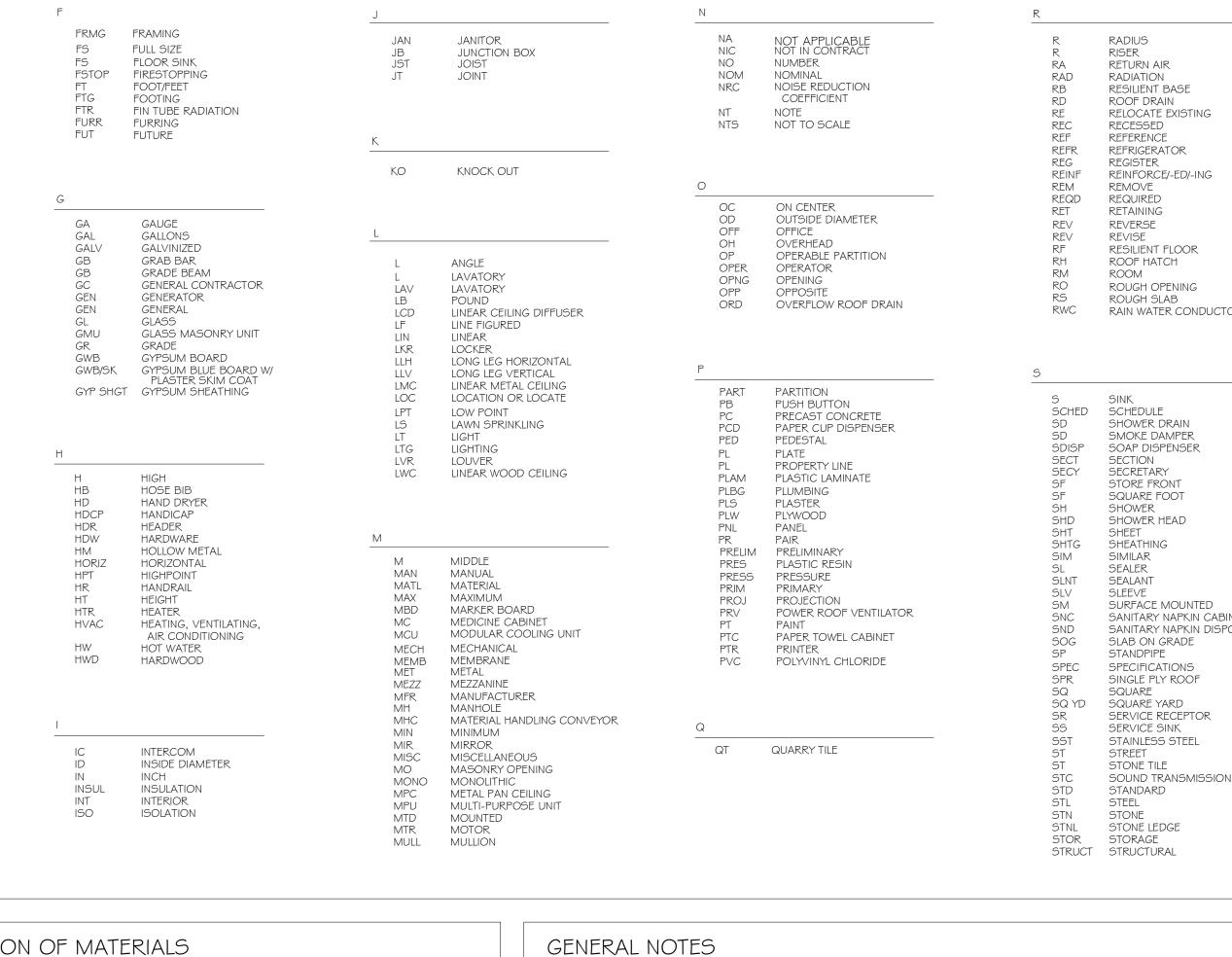
## **Owner:**

MUTONG NIU/YAN YAN Address: 1 RIDGE RD, WABAN, MA, 02468 Tel: 571-523-8184 Email: ATOMNIU@QQ.COM

## **Architect:**

8	XIAOYINO Address: Tel:	G CHEN 38 ARCOLA ST, LEXINGTON, MA 02420 508-596-0919
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	Architectural	
	A-000	COVER SHEET
	A-001	GENERAL NOTES
	A-010	CODE REVIEW & SCHEDULES
	A-100	PROPOSED GARAGE / FOUNDATION PLAN
	A-101	PROPOSED BASEMENT PLAN
	A-102	PROPOSED 1ST FLOOR PLAN
	A-103	PROPOSED 2ND FLOOR PLAN
	A-104	PROPOSED ROOF DECK PLAN
	A-111	REFLECTED CEILING PLAN
	A-112	REFLECTED CEILING PLAN
	A-201	EXTERIOR ELEVATION
	A-202	EXTERIOR ELEVATION
	A-203	EXTERIOR ELEVATION
	A-204	EXTERIOR ELEVATION
	A-301	BUILDING SECTION
	A-302	BUILDING SECTION
	A-501	3D VIEW
	A-502	3D VIEW
	A-503	3D VIEW
	A-504	3D VIEW
	D-001	BASEMENT DEMOLITION PLAN
	D-002	1ST FLOOR DEMOLITION PLAN
	D-003	2ND FLOOR DEMOLITION PLAN

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CAB CABIN CG CORN CH COAT CJT CONT CCTV CLOS	DISPENSER		CABINET	FIXT F FL F FLASH F FLEX F FLG F FLUOR F	INISH IXTURE LOOR LOW LINE LASHING LEXIBLE LANGE LUORESCENT IRE PROOFING
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() () ()	REVISION NUMBER	X AX.X	EXTERIOR ELEVATION NUMBER		CONCRET
A	PARTITION TYPE	4 AX.X 2	INTERIOR ELEVATION KEY		MASONRY
С	CASEWORK TYPE		ROOM/SPACE NUMBER		STONE
(w)	INTERIOR WINDOW TYPE WINDOW TYPE	(IIIB)	DOOR NUMBER SEALANT AND		METAL
(A)	COLUMN REFERENCE GRID		DASH AND DOT CENTER LINE		WOOD
AX.X	X AX.X BUILDING SECTION REFERENCE DRAWING NUMBER		DASH AND DOUBLE DOT LINES PROPERTY LINES, BOUNDARY LINES		
X AX X	WALL SECTION REFERENCE DRAWING NUMBER		DOTTED LINE – HIDDEN OR CONSTRUCTION ABOVE, BEYOND		GLASS
X	SECTION DETAIL REFERENCE DRAWING NUMBER				INSULATIC
AX.X					
AX.X					
	DIMENSION LINE BREAK LINE TO BREAK OFF PARTS OF A				



EARTH/ COMPACT FILL	POROUS FILL/ GRAVEL
CONCRETE	SAND MORTAR
BRICK	CONCRETE MASONRY UNIT
 RUBBLE	MARBLE
STEEL/IRON	ALUMINUM
WOOD SHIM	CONTINUOUS BLOCKING
PLYWOOD	FINISH
GLASS	GLASS BLOCK
BATT/ LOOSE FILL	RIGID
FIRE SAFING	
GYPSUM WALL BOARD	ACOUSTICAL TILE

#### GENERAL NOTES

- GENERAL CONDITIONS : THE GENERAL CONDITIONS FOR THIS CONTRACT SHALL BE AIA DOCUMENT A201 (2007 EDITION) EXCEPT AS HEREIN AMENDED.
- · SCOPE : WORK TO INCLUDE DEMOLITION AND CONSTRUCTION AS INDICATED ON THE DRAWINGS NECESSARY FOR A COMPLETE INSTALLATION. EACH CONTRACTOR SHALL RESPECT THE WORK OF OTHER CONTRACTORS AND ARE RESPONSIBLE FOR AND LIABLE TO REPAIR OR REPLACE ANY DAMAGE CAUSED BY THEIR WORK.
- 3. CODES : ALL WORK SHALL BE PERFORMED IN STRICT COMPLIANCE WITH LOCAL AND STATE CODES AND REGULATIONS HAVING JURISDICTION. THE CONTRACTOR SHALL PROTECT AND INDEMNIFY THE OWNER AND ARCHITECT AGAINST ANY CLAIM OR LIABILITY ARISING FROM ANY SUCH CODE OR REGULATION.
- 4. THE CONTRACTOR SHALL OBTAIN AND PAY FOR ALL REQUIRED PERMITS, INSPECTIONS AND APPROVALS.
- 5. QUALITY : WORKMANSHIP SHALL BE OF THE HIGHEST TYPE, AND MATERIALS USED OR SPECIFIED OF THE BEST QUALITY THAT THE MARKET AFFORDS. ALL INSTALLATIONS AND APPLICATIONS SHALL CONFORM TO THE MANUFACTURERS SPECIFICATIONS.
- COORDINATION OF THE WORK : THE GENERAL CONTRACTOR SHALL COORDINATE THE WORK CONTRACT FROM THE CONTRACTOR OR THE OWNER. THE CONTRACTORS INSTRUCTIONS SHALL BE FOLLOWED BY ALL TRADES.
- MECHANICAL TRADES : THE MECHANICAL AND ELECTRICAL TRADES SHALL INSTALL THEIR WORK AS RAPIDLY AS THE OTHER WORK PERMITS AND SHALL COMPLETE THIS WORK BY THE TIME THE OTHER TRADES HAVE FINISHED.
- 8. EXAMINATION OF THE SITE AND DOCUMENTS : THE CONTRACTOR, BEFORE SUBMITTING HIS PROPOSAL, SHALL VISIT THE SITE AND EXAMINE FOR HIMSELF ALL CONDITIONS AND LIMITATIONS WHICH EFFECT THE CONTRACT. THE CONTRACTOR SHALL CAREFULLY EXAMINE ALL CONTRACT DOCUMENTS. TITLES AND SUBDIVISIONS IN THESE DOCUMENTS ARE FOR CONVENIENCE, AND NO REAL OR ALLEGED ERRORS IN ARRANGEMENT OF MATTER SHALL BE REASON FOR OMISSION OR DUPLICATION BY ANY CONTRACTOR. 25.
- 9. SEPARATE CONTRACTS : THE OWNER RESERVES THE RIGHT TO LET OTHER CONTRACTS IN CONNECTION WITH THE WORK. THE GENERAL CONTRACTOR SHALL AFFORD OTHER CONTRACTORS REASONABLE OPPORTUNITY FOR THE EXECUTION OF THEIR WORK AND SHALL PROPERLY CONNECT AND COORDINATE HIS WORK WITH THEIRS.
- <sup>I O.</sup> GUARANTEE : ALL MATERIALS AND WORKMANSHIP SHALL BE GUARANTEED FOR A PERIOD OF ONE YEAR FROM THE DATE OF FINAL ACCEPTANCE UNLESS SPECIFIED OTHERWISE FOR A LONGER PERIOD OF TIME ON CERTAIN ITEMS.
- 1. TRASH REMOVAL : PRIOR TO STARTING WORK, THE GENERAL CONTRACTOR SHALL PROVIDE A CONSTRUCTION DUMPSTER AND PICKUP SERVICE FOR ALL CONSTRUCTION DEBRIS (DUMPSTER LOCATION TO BE COORDINATED WITH THE OWNER). AT THE END OF EACH DAY, THE GENERAL CONTRACTOR SHALL REMOVE ALL TRASH AND DEBRIS FROM THE SITE AND OR WITHIN THE BUILDING. IF TRASH AND DEBRIS ARE NOT REMOVED, THE OWNER MAY (AT HIS OPTION) PAY FOR THE REMOVAL AND BACK CHARGE THE CONTRACTOR.
- 12. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS AT THE SITE AND REPORT ANY DISCREPANCIES TO THE ARCHITECT BEFORE PROCEEDING WITH THE WORK.
- <sup>13.</sup> ALL SECTIONS, DETAILS, MATERIALS, METHODS, ETC. SHOWN AND/OR NOTED ON ANY PLAN OR SECTION SHALL APPLY TO ALL OTHER SIMILAR LOCATIONS UNLESS OTHERWISE NOTED.
- 14. THE GENERAL CONTRACTOR SHALL SAFELY SHORE, BRACE, OR SUPPORT ALL WORK AS REQUIRED. THIS WORK SHALL BE THE FULL RESPONSIBILITY OF THE CONTRACTOR AND NO ACT, DIRECTION, OR REVIEW OF ANY SYSTEM OR METHOD BY THE ARCHITECT SHALL RELIEVE THE CONTRACTOR OF THIS RESPONSIBILITY.
- 15. IT IS NOT THE INTENT OF THESE DRAWINGS TO SHOW NOR INDICATE ANY OR ALL FASTENING OR FRAMING TECHNIQUES /DEVICES, NOR BE ABLE TO SHOW ALL CONDITIONS PRESENT.
- 16. ALL WORK IS NEW UNLESS OTHERWISE NOTED.

			1 RIDGE RD,WABAN,MA,02468
G	S STS STEEL STRUCTURE SUPV SUPERVISOR SUSP SUSPENDED SW STEEL WINDOWS SW SWITCH SWD SOFTWOOD SYM SYMMETRICAL	W W WIDTH/WIDE W WIDE FLANGE W/ WITH W/O WITHOUT WC WATER CLOSET WC WALL COVERING WD WOOD WDW WINDOW WG WALL GUARD WH WALL HYDRANT	ARCHITECT XIAOYING CHEN 38 ARCOLA ST LEXINGTON, MA 02420 TEL: 508-596-0919
G	т	WHCHWHEELCHAIRWHTRWATER HEATERWPWATERPROOFWRWASTE RECEPTACLE	EMAIL: YINGCHENCC@GMAIL.CO
DUCTOR	TTOPTANTANGENTTBDTACKBOARDTCTIME CLOCKTCABTOWEL CABINETTDISPTISSUE DISPENSERTDRTRENCH DRAINTELTELEPHONETEMPTEMPERATURETERTERAZZOTGTONGUE & GROOVETHRESTHRESHOLDTPGTEMPERED PLATE GLASSTPHTOILET PAPER HOLDERTRTREADTRANSFTRANSFORMERTSTUBE SECTIONTVTELEVISIONTYPTYPICAL	WS WEATHERSTRIP WSCT WAINSCOT WT WINDOW TREATMENT WT WEIGHT WW WOOD WINDOW WWF WELDED WIRE FABRIC	
	U		
D CABINET DISPOSER	U URINAL UC UNDERCUT UFD UNDER FLOOR DUCT UG UNDERGROUND UH UNIT HEATER UNFIN UNFINISHED UNO UNLESS NOTED OTHERWISE US UTILITY SHELF UTIL UTILITY		
	V		
R	VC VALVE CABINET VENT VENTILATION VERT VERTICAL VEST VESTIBULE VR VAPOR RETARDER		

- 17. ALL WALLS AND CEILINGS TO BE 5/8in FIRE CODE OR 1/2in GYPSUM BOARD, 5/8in MOISTURE RESISTANT TYPE X OR 5/8m CEMENT BOARD. FINISH AND TEXTURE TO BE SELECTED BY OWNER. MATERIAL AS MANUFACTURED BY U.S. GYPSUM OR EQUAL FINISH (CEMENT ACCESSORIES AND TAPE OR SKIM COAT). ALL JOINTS AND NAIL HEADS READY FOR PAINT, TILE, WOOD TRIM, VWC, OR PANELING.
- 18. STORAGE : THE CONTRACTOR SHALL PROVIDE ON SITE WEATHER PROTECTED STORAGE SPACE, I.E.: TRAILER. STORAGE OF CONSTRUCTION MATERIALS IN THE EXISTING BUILDING WILL NOT BE PERMITTED.
- 19. PROTECTION : THE CONTRACTOR SHALL PROTECT ALL PUBLIC AND ADJACENT AREAS FROM DAMAGE DURING CONSTRUCTION.
- 20. TEMPORARY SERVICES : THE CONTRACTOR WILL PAY FOR EXISTING SERVICES (WATER, TELEPHONE AND ELECTRICITY) AND WILL TURN OVER THESE SERVICES TO THE OWNER UPON FINAL ACCEPTANCE OF THIS PROJECT.
- <sup>21.</sup> THE CONTRACTOR SHALL VERIFY LOCATION AND ACTUAL DEPTH OF ALL EXISTING SANITARY PIPING, STORM DRAINS, GAS AND WATER MAINS, ELECTRIC LINES AND PIPES. HE IS ALSO ADVISED TO VERIFY ACTUAL INVERTS OF SANITARY AND STORM LINES BY HAND DUG TEST PITS WELL IN ADVANCE OF TRENCHING AND CONSTRUCTION. ANY DISCREPANCY IN THIS PLAN AND ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE ARCHITECT. ALL NECESSARY PERMITS AND APPROVALS MUST BE OBTAINED FROM PROPER AUTHORITIES.
- 22. ARCHITECTURAL, MECHANICAL, ELECTRICAL, ELEVATOR, & SPRINKLER : EACH CONTRACTOR SHALL SUBMIT SHOP DRAWINGS TO THE ARCHITECT FOR APPROVAL PRIOR TO FABRICATION.
- 23. ALL WORK IS NEW UNLESS OTHERWISE NOTED.

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- <sup>24.</sup> DAMAGE : THE GENERAL CONTRACTOR IS RESPONSIBLE FOR ANY DAMAGE TO EXISTING BUILDING, WALLS, CEILINGS, FLOORS, FURNITURE AND FURNISHINGS. DAMAGED SURFACES DUE TO CONSTRUCTION TO BE PATCHED, REPAIRED AND/OR REPLACED AS REQUIRED AND BLEND TO MATCH EXISTING ADJACENT SURFACES AT NO ADDITIONAL COST TO OWNER.
- THE GENERAL CONTRACTOR SHALL PREPARE A BOOKLET CONTAINING : LIST OF SUBCONTRACTORS USED ON THIS JOB WITH NAMES, ADDRESSES AND TELEPHONE NUMBERS. ALL WARRANTIES AND INSTRUCTION MANUALS FOR EQUIPMENT AND MATERIALS INSTALLED WILL BE ISSUED TO THE OWNER PRIOR TO FINAL ACCEPTANCE OF BUILDING, AND PRESENT BOOKLET TO OWNER PRIOR TO FINAL ACCEPTANCE OF OWNER.
- <sup>26.</sup> CARPET AND/OR TILE : CARPET AND/OR TILE AS SELECTED AS PER DRAWINGS.
- 27. HANDICAPPED REQUIREMENTS : THE GENERAL CONTRACTOR WILL ACQUAINT HIMSELF WITH THE ARCHITECTURAL ACCESS BOARD (AAB) CODE FOR THE STATE OF MASSACHUSETTS AND THE ADA (AMERICANS WITH DISABILITIES ACT) TO ENSURE THAT THIS FACILITY WILL BE ACCESSIBLE.
- 28. SPRINKLER HEAD LOCATION : REFER TO N.F.P.A. STANDARDS. SPRINKLER HEADS TO BE LOCATED PER CODE. SHOP DRAWINGS ARE REQUIRED TO BE SUBMITTED TO THE CONTRACTOR FOR APPROVAL PRIOR TO INSTALLATION.
- <sup>29.</sup> THE GENERAL CONTRACTOR SHALL COORDINATE THE LOCATION AND SIZE OF OPENINGS FOR VENTS, PIPES, INSERTS, BOXES, HANGERS, ETC.
- <sup>30.</sup> ALL INTERIOR FINISHES AND FURNISHINGS FOR CEILINGS, WALL AND FLOORS SHALL BE CLASS 1 in WITH A FLAME SPREAD RATING OF O TO .25.
- <sup>31.</sup> SUBMIT SAMPLES OF ALL PAINTS AND STAINS FOR APPROVAL PRIOR TO APPLICATION.
- 32. BEFORE COMMENCING WORK, THE GENERAL CONTRACTOR WILL MEET WITH THE APPOINTED COMPANY REPRESENTATIVE TO OUTLINE PHASING OF CONSTRUCTION AND DISPOSITION OF EXISTING CONSTRUCTION MATERIALS AND/OR EQUIPMENT.
- 33. ALL WOOD BLOCKING TO BE PRESSURE TREATED, FIRE RETARDANT.
- <sup>34.</sup> INTERCOM SYSTEM TO BE INSTALLED IN BUILDINGS WITH 3 DWELLING UNITS OR GREATER.

REGISTRATION

**ISSUED FOR PERMIT** 

Description

Date

 $\rightarrow$ 

APPLICATION

REVISIONS

KEY PLAN

No.

1 RIDGE RD ADDITION

Project No.	19030
Date	03/15/2020
Drawn by	XC
Checked by	XC
Scale	12" = 1'-0"

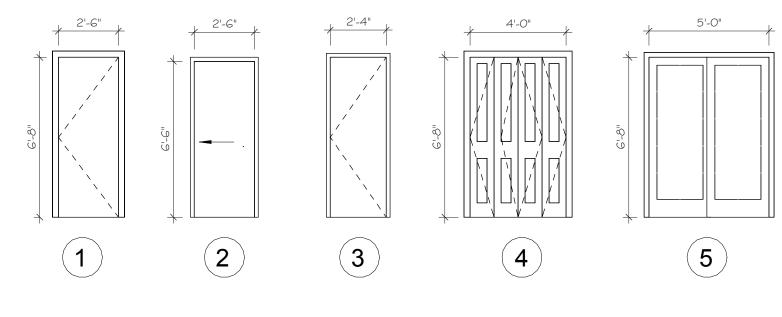
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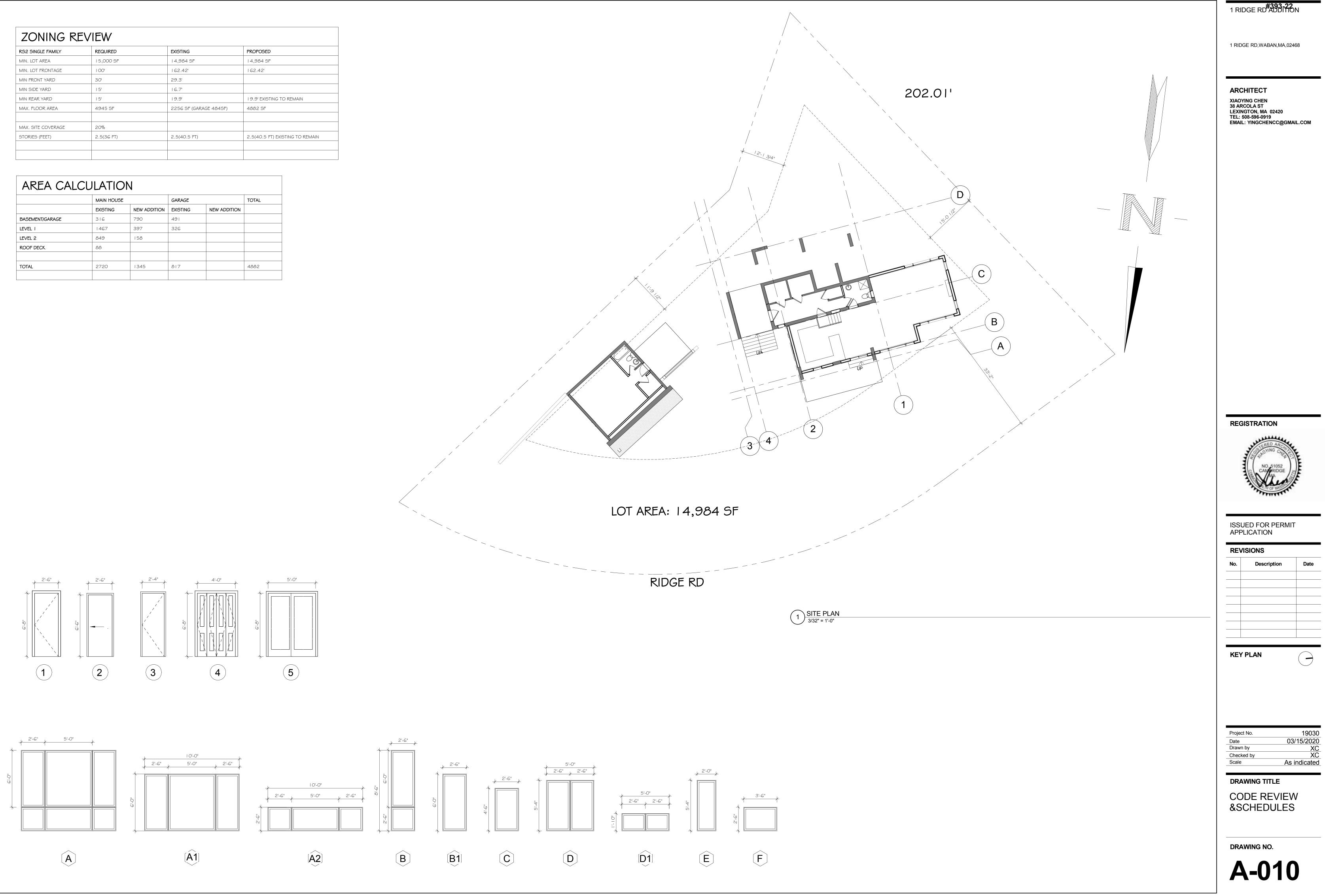
**GENERAL NOTES** 

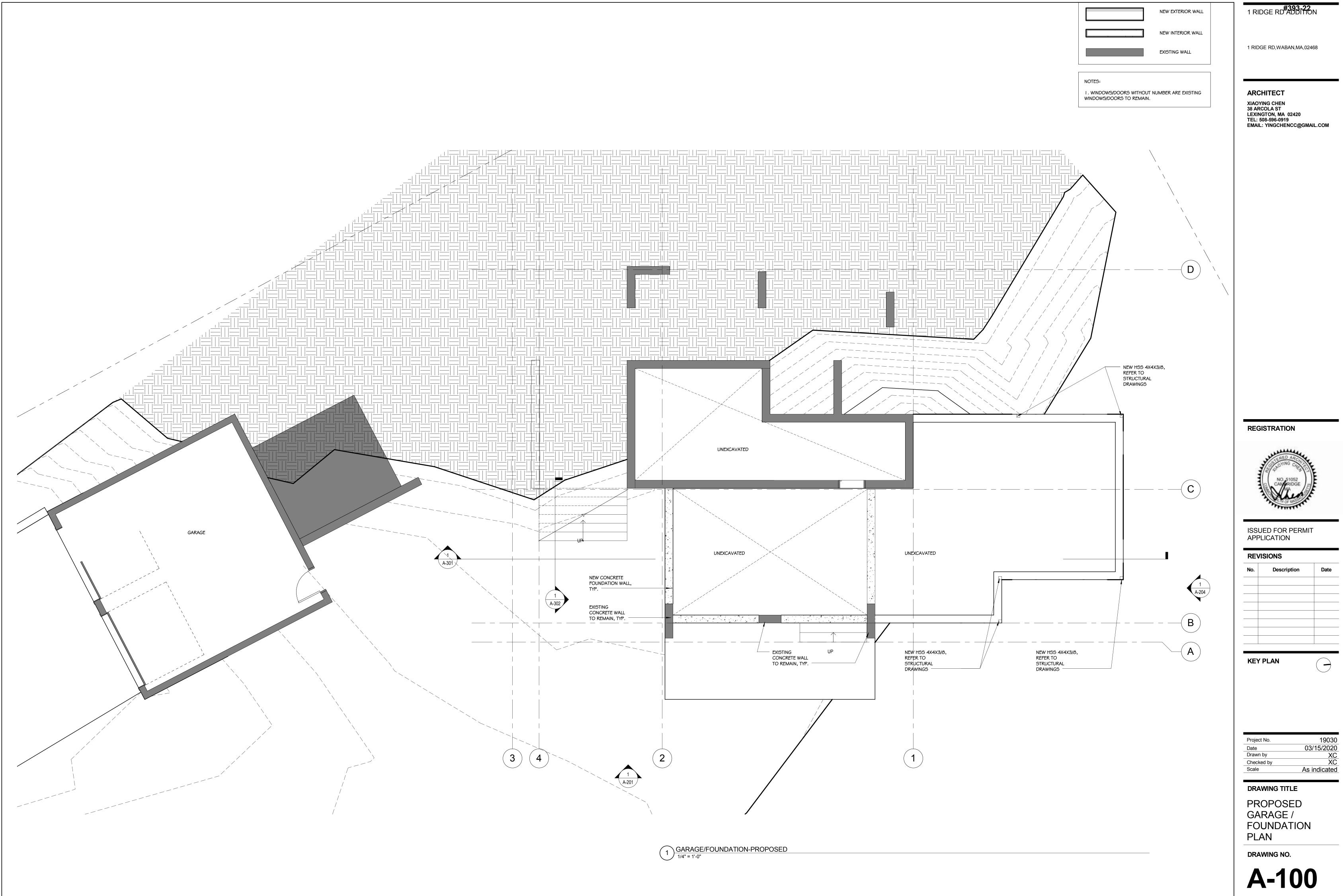


RS2 SINGLE FAMILY	REQUIRED	EXISTING	PROPOSED
MIN. LOT AREA	15,000 SF	14,984 SF	14,984 SF
MIN. LOT FRONTAGE	100'	162.42	162.42
MIN FRONT YARD	30'	29.3'	
MIN SIDE YARD	15'	16.7'	
MIN REAR YARD	15'	19.9'	I 9.9' EXISTING TO REMAIN
MAX. FLOOR AREA	4945 SF	2256 SF (GARAGE 484SF)	4882 SF
MAX. SITE COVERAGE	20%		
STORIES (FEET)	2.5(36 FT)	2.5(40.5 FT)	2.5(40.5 FT) EXISTING TO REMAIN

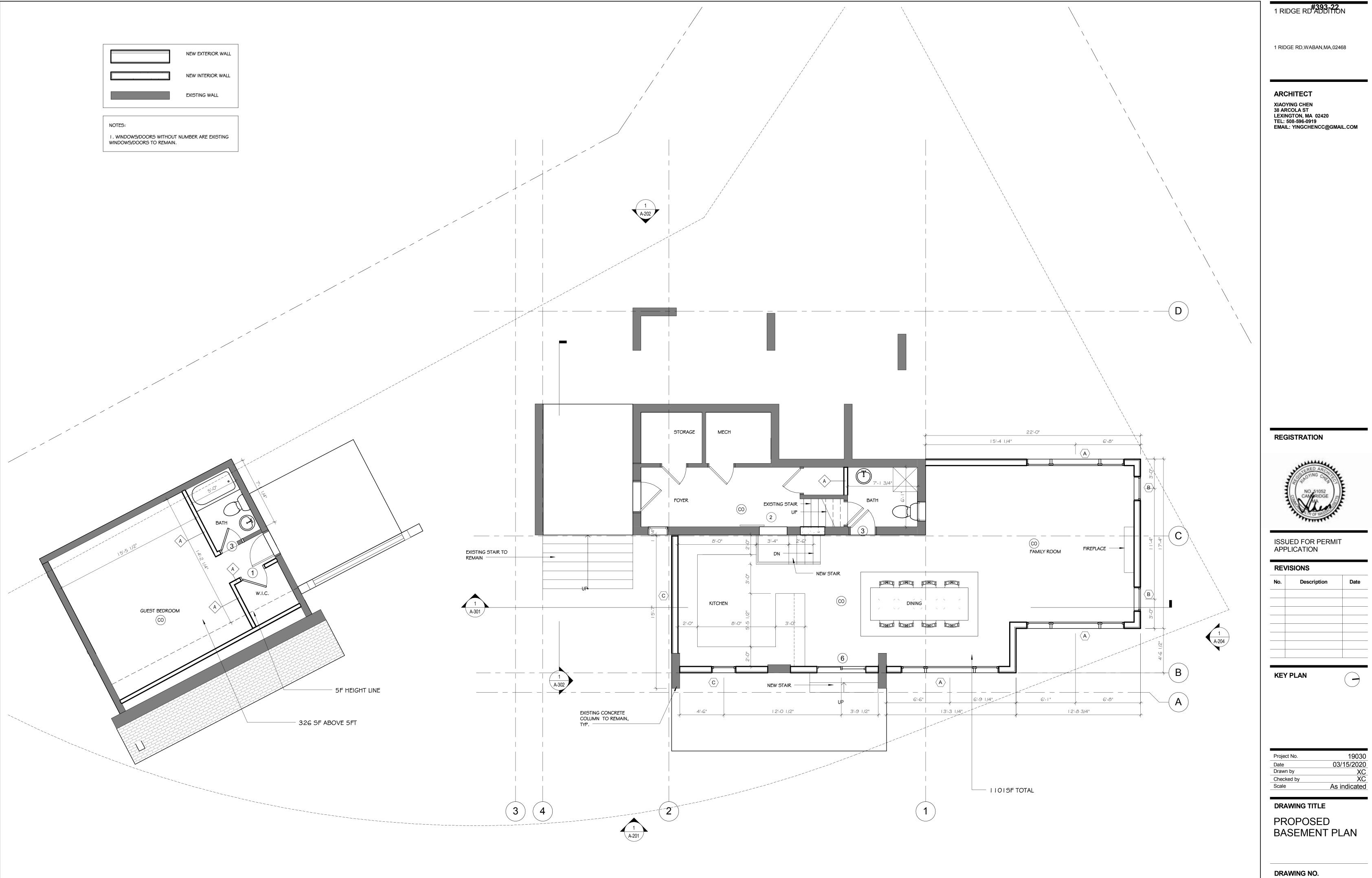
AREA CALCULATION					
	MAIN HOUSE		GARAGE		TOTAL
	EXISTING	NEW ADDITION	EXISTING	NEW ADDITION	
BASEMENT/GARAGE	316	790	491		
LEVEL I	1467	397	326		
LEVEL 2	849	158			
ROOF DECK	88				
TOTAL	2720	1345	817		4882



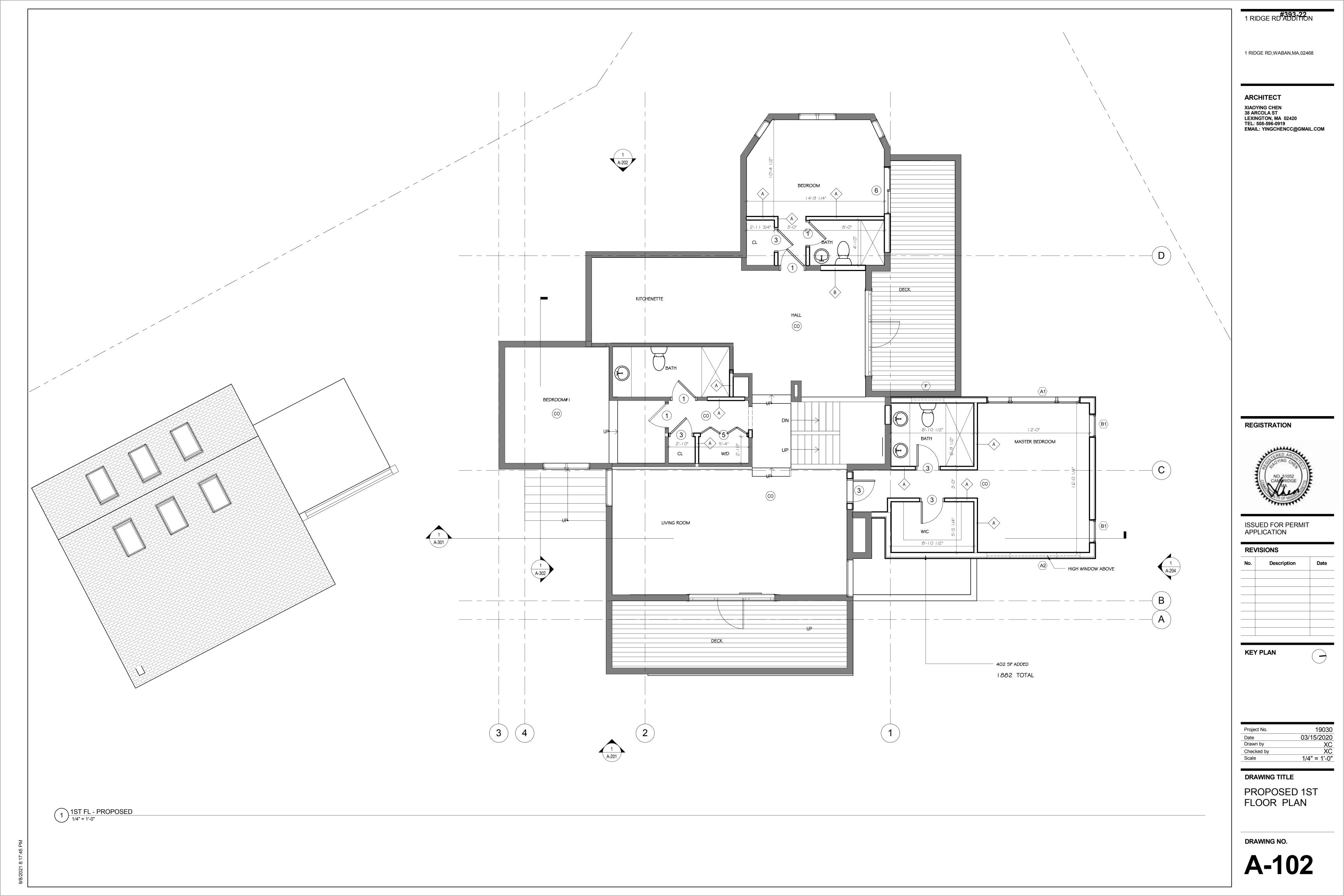


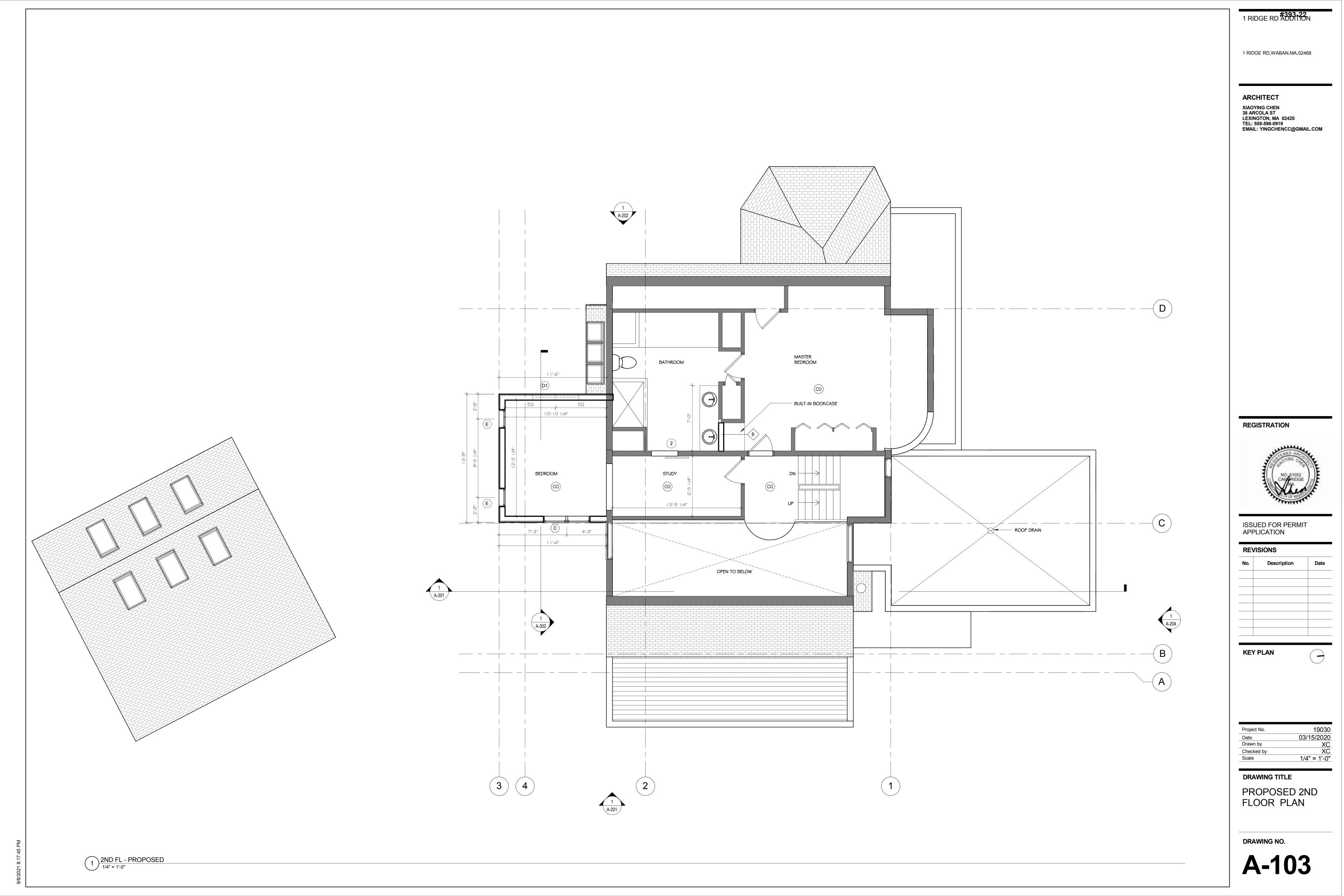




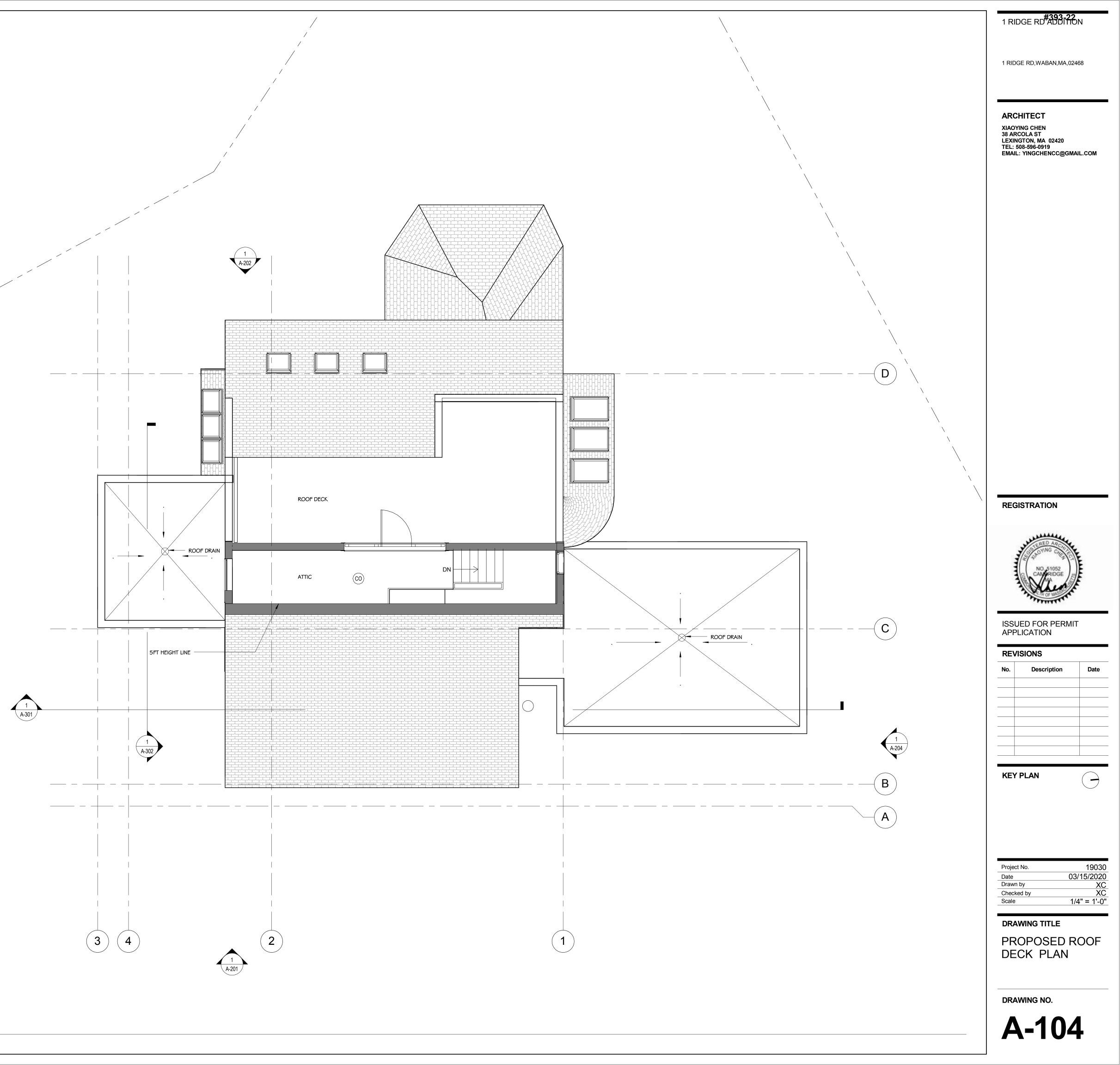


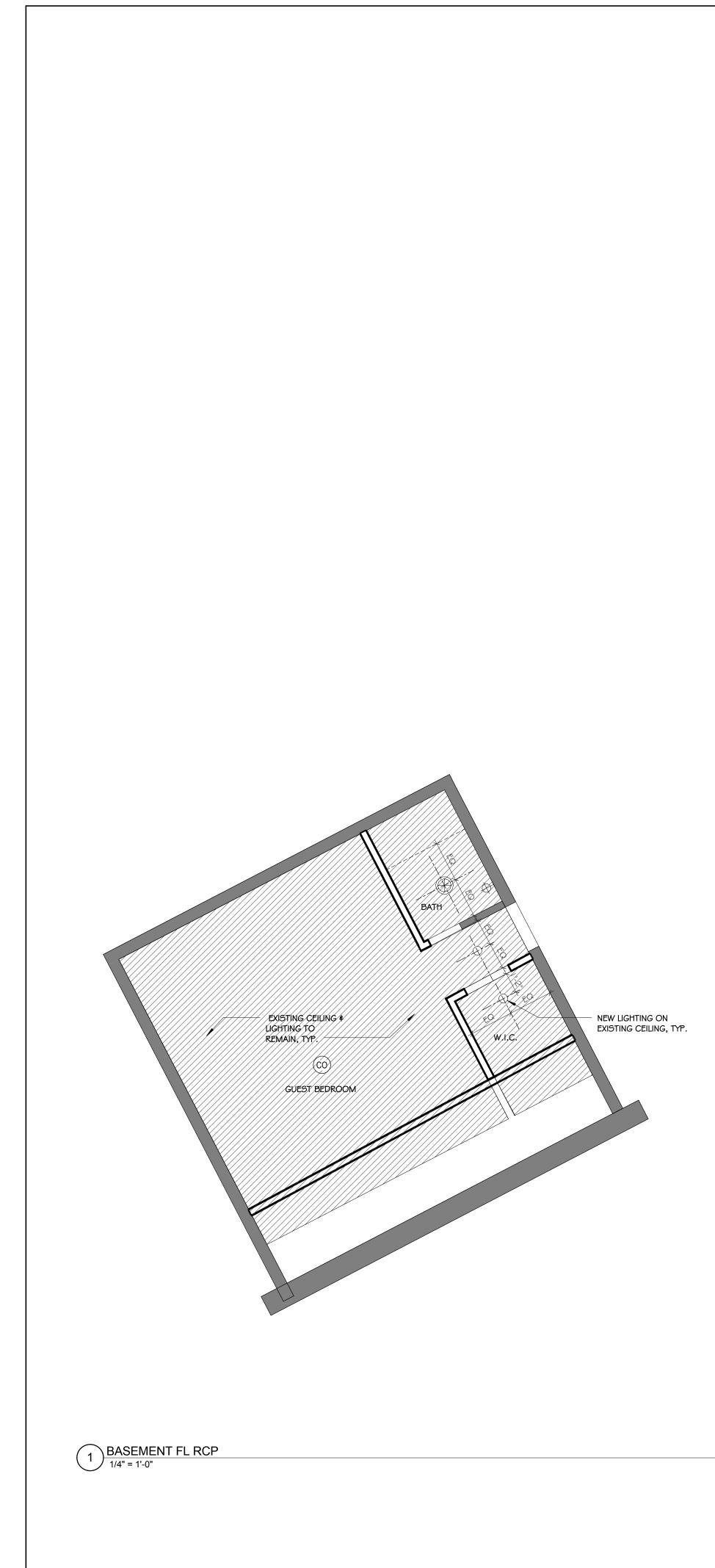
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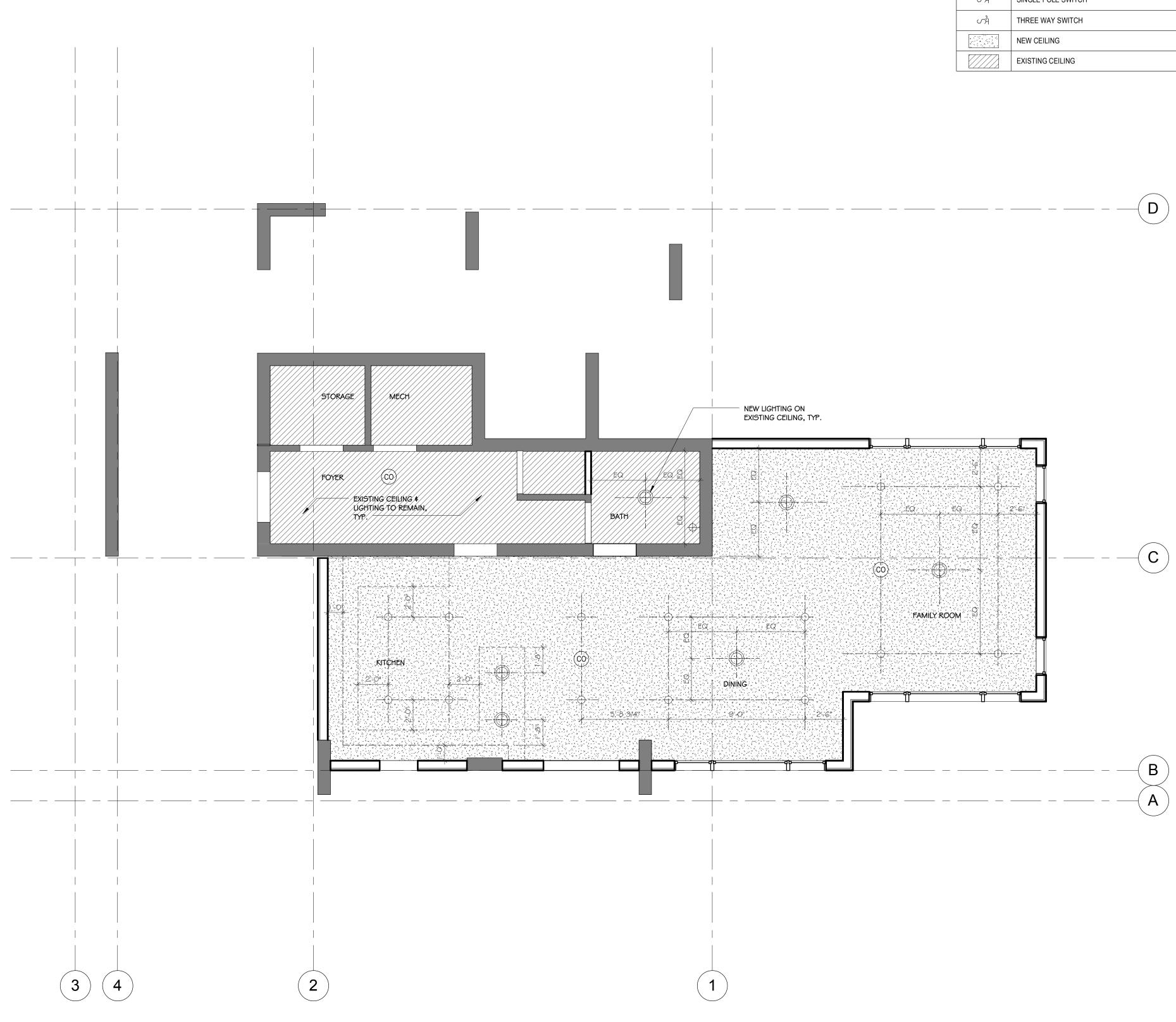












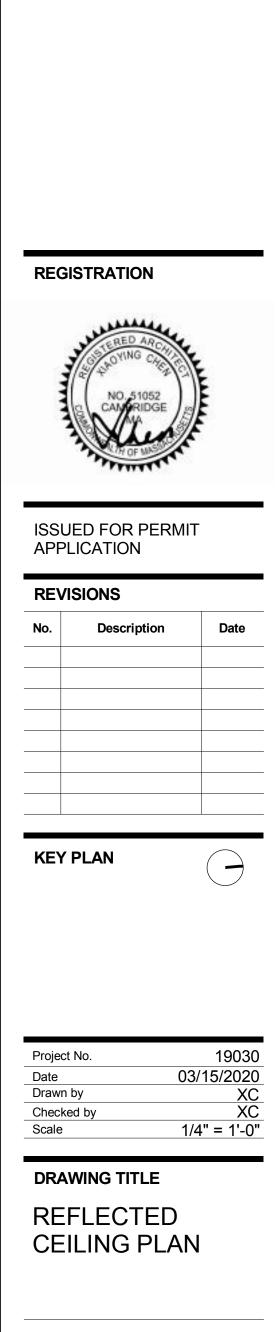
#### 1 RIDGE RD<sup>#393-22</sup>

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XIAOYING CHEN 38 ARCOLA ST LEXINGTON, MA 02420 TEL: 508-596-0919 EMAIL: YINGCHENCC@GMAIL.COM

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HD	HEAT DECTECTOR			
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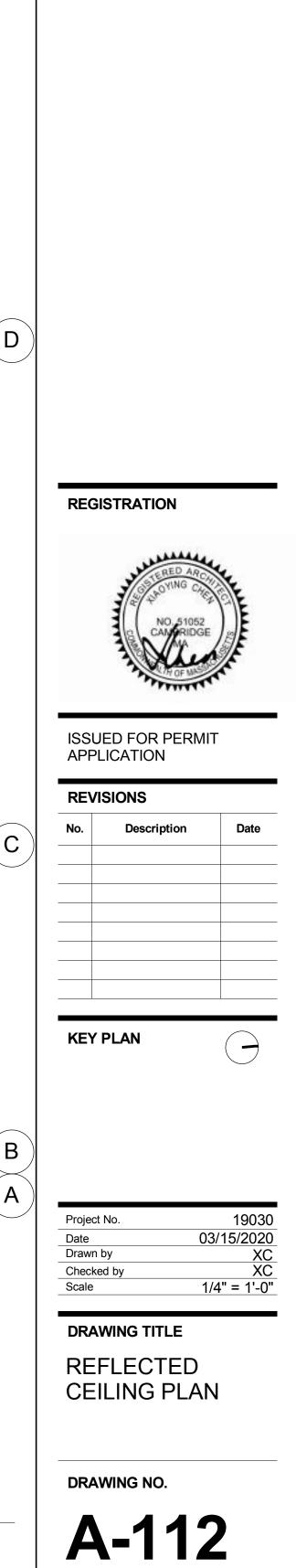


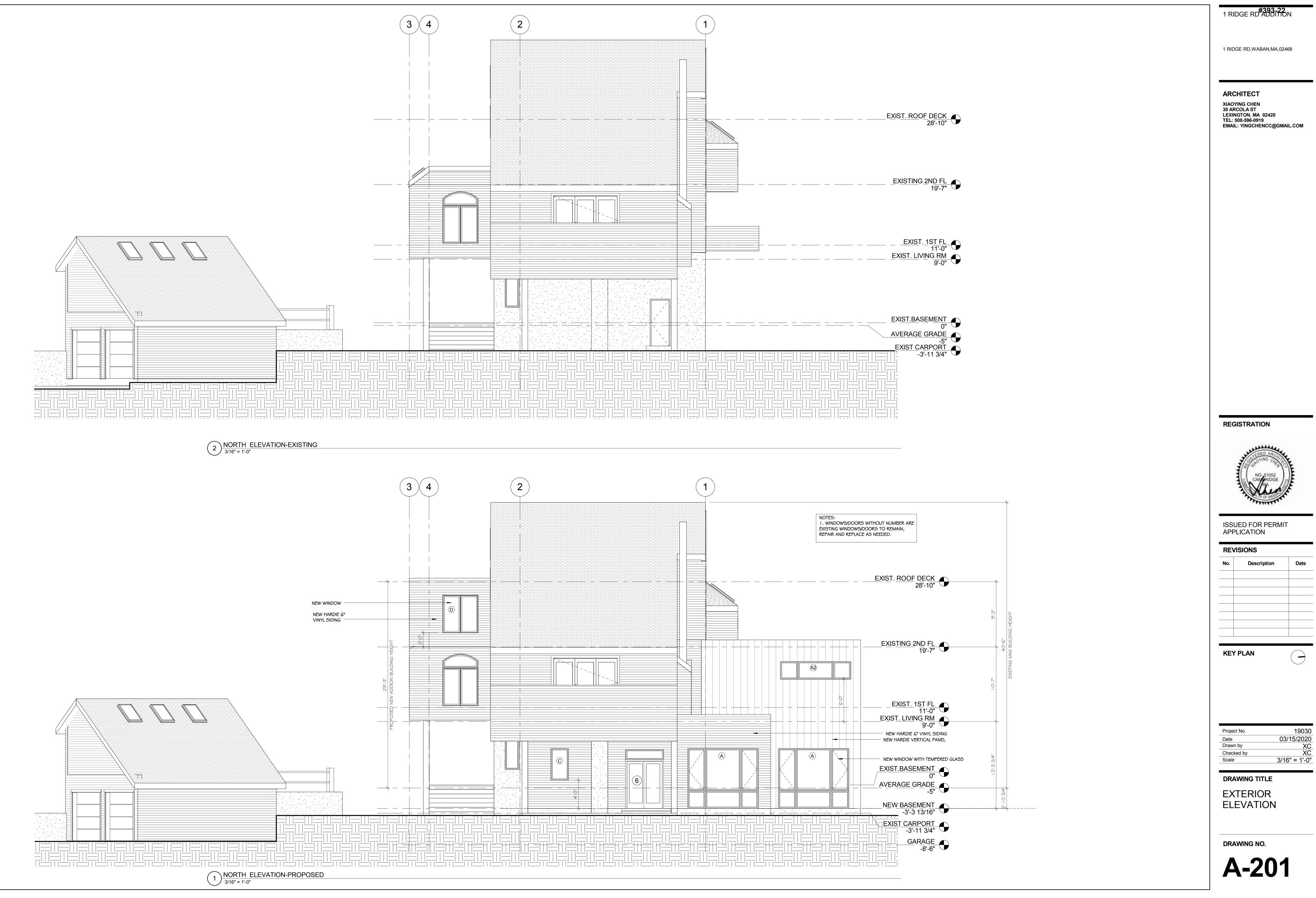
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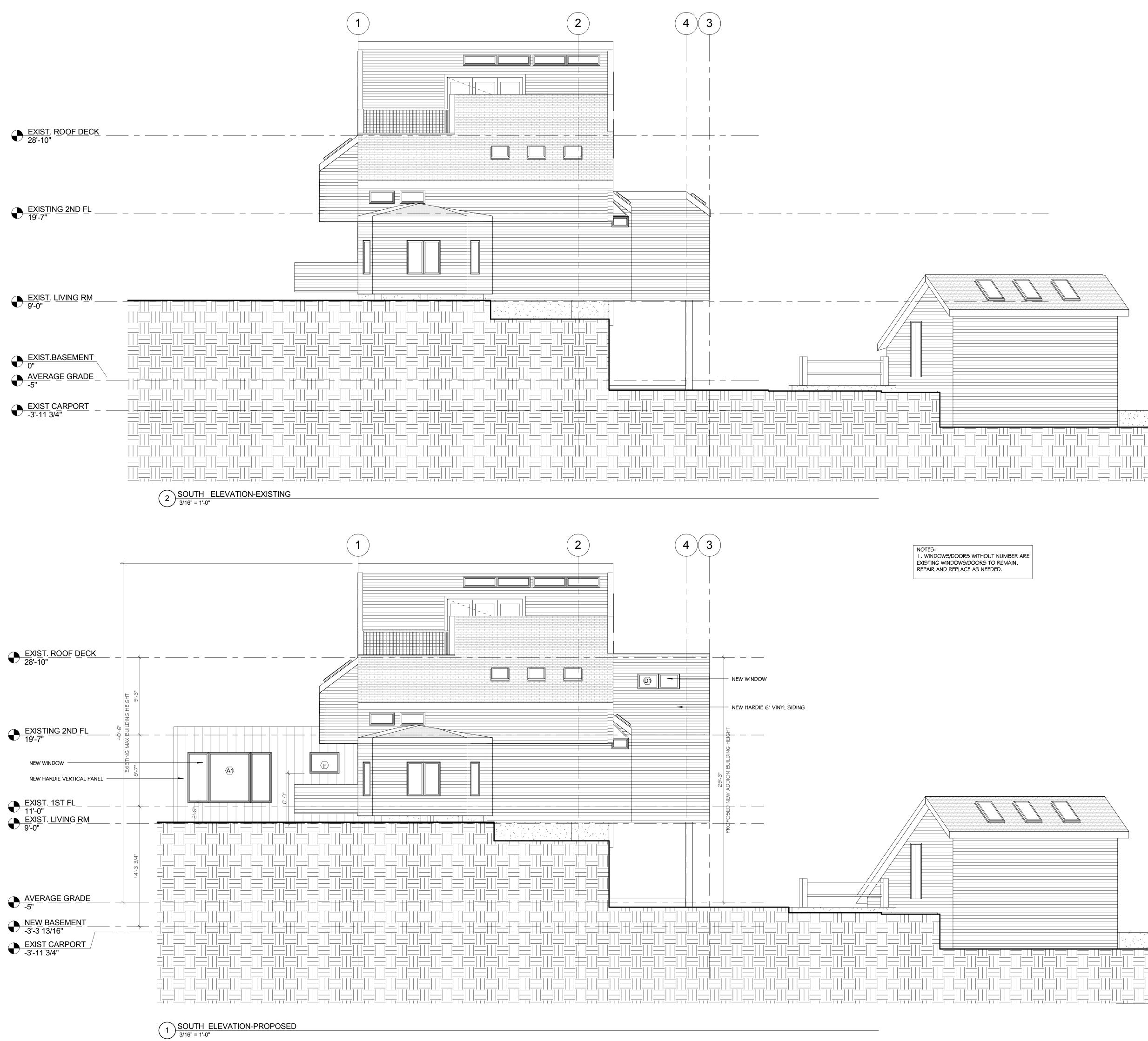
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ARCHITECT

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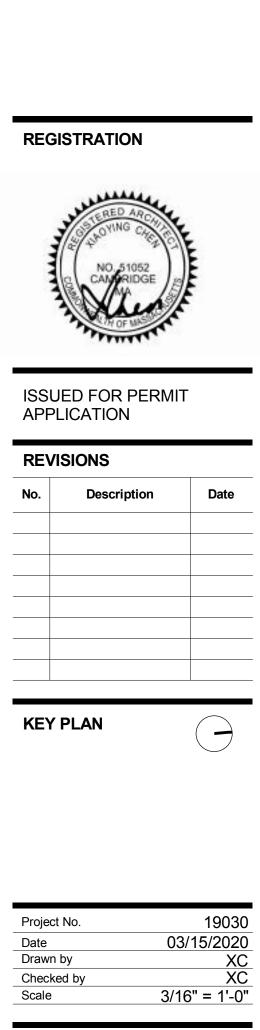


#### 1 RIDGE RD ADDITION

1 RIDGE RD,WABAN,MA,02468

ARCHITECT

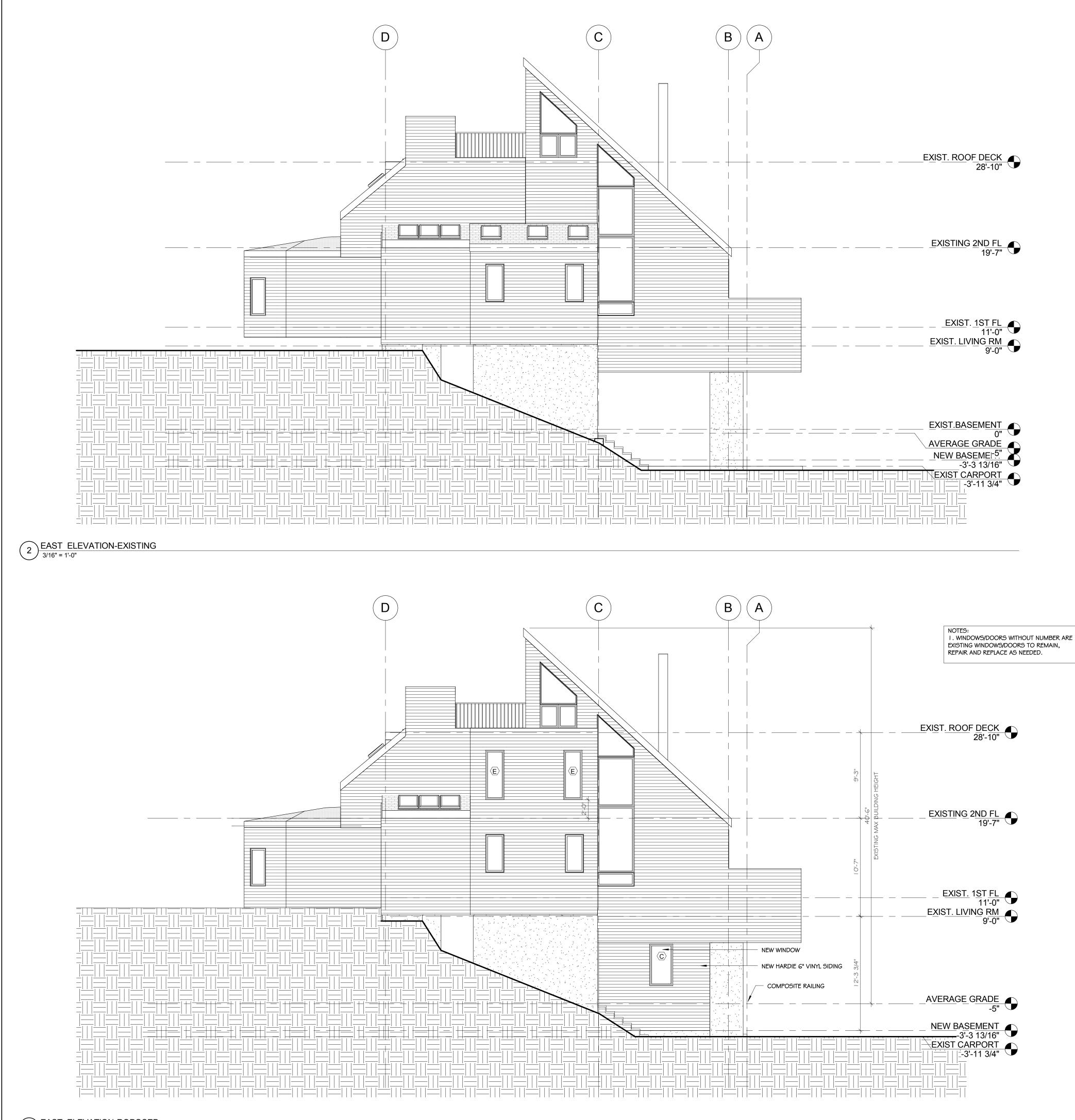
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DRAWING TITLE

EXTERIOR ELEVATION





#### 1 RIDGE RD ADDITION

1 RIDGE RD, WABAN, MA, 02468

ARCHITECT

**XIAOYING CHEN** 38 ARCOLA ST LEXINGTON, MA 02420 TEL: 508-596-0919 EMAIL: YINGCHENCC@GMAIL.COM

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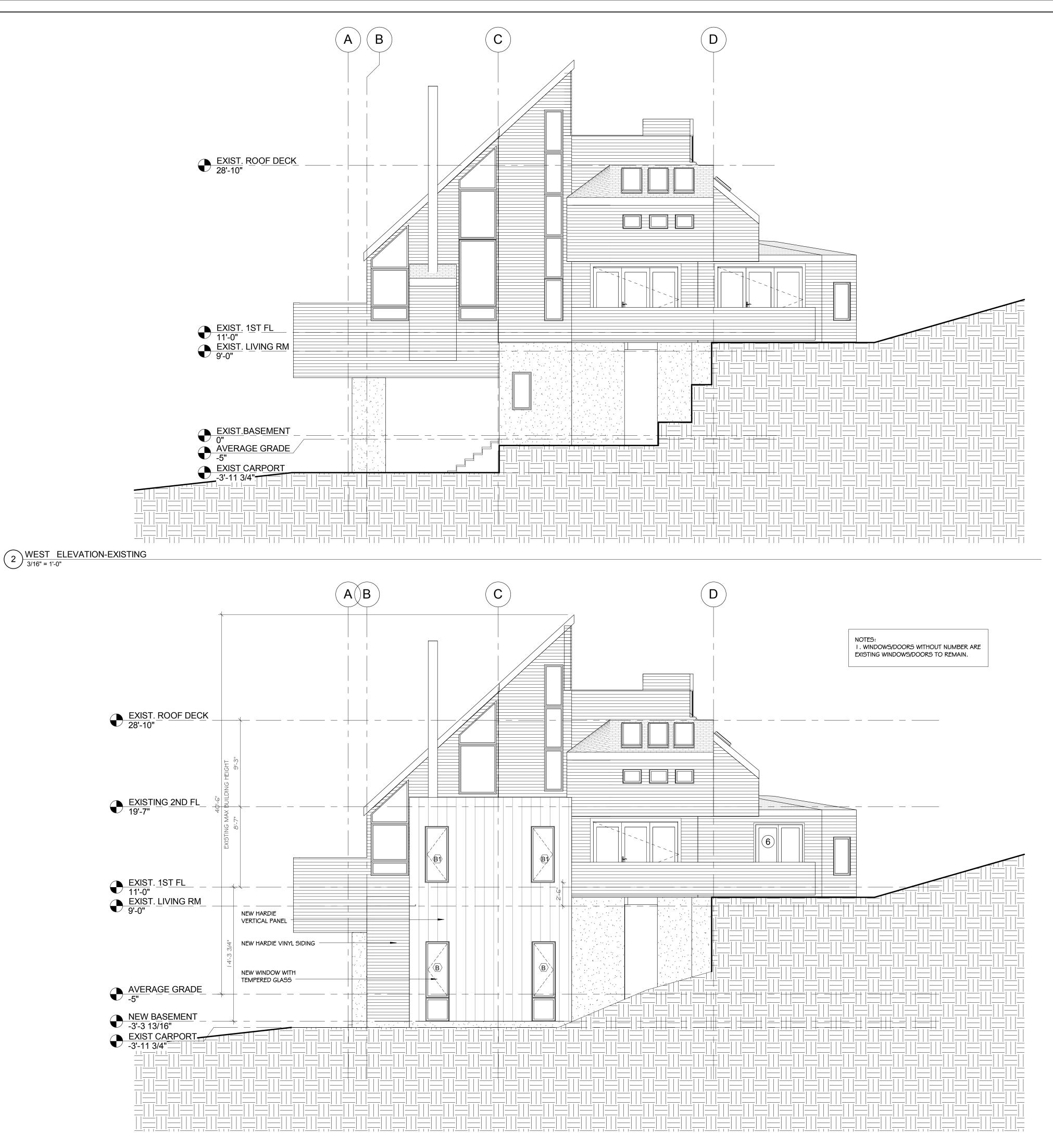
REGISTRATION

	Project No.	19030
-	Date	03/15/2020
	Drawn by	Author
-	Checked by	Checker
	Scale	3/16" = 1'-0"

DRAWING TITLE

EXTERIOR ELEVATION





### 1 RIDGE RD<sup>#393-22</sup>

1 RIDGE RD,WABAN,MA,02468

ARCHITECT

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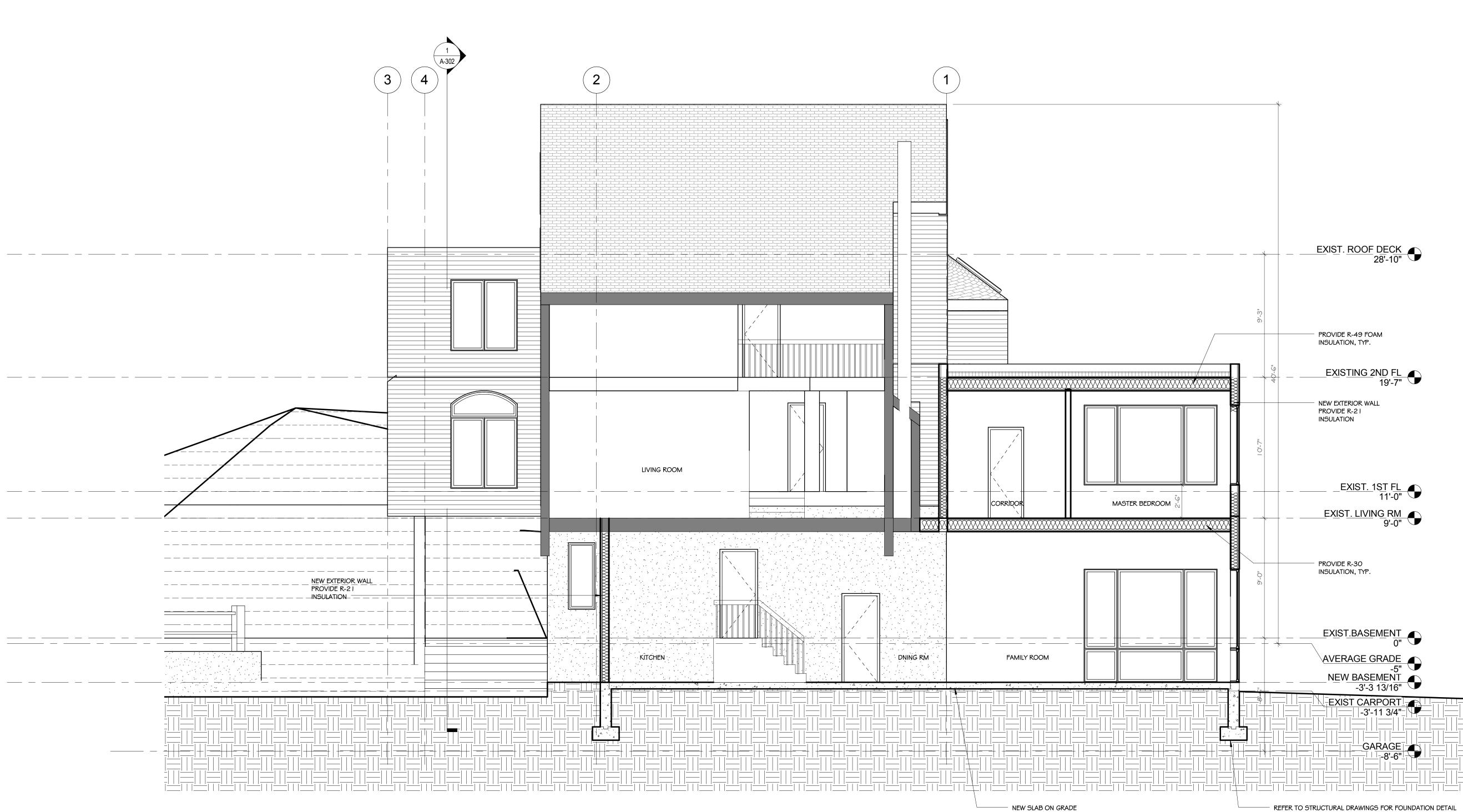
## REGISTRATION ISSUED FOR PERMIT APPLICATION REVISIONS Date No. Description KEY PLAN 19030 03/15/2020 XC XC 3/16" = 1'-0" Project No. Date Drawn by Checked by Scale DRAWING TITLE EXTERIOR ELEVATION DRAWING NO.



NEW EXTERIOR WALL
NEW INTERIOR WALL
EXISTING WALL

NOTES:

I. WINDOWS/DOORS WITHOUT NUMBER ARE EXISTING WINDOWS/DOORS TO REMAIN.



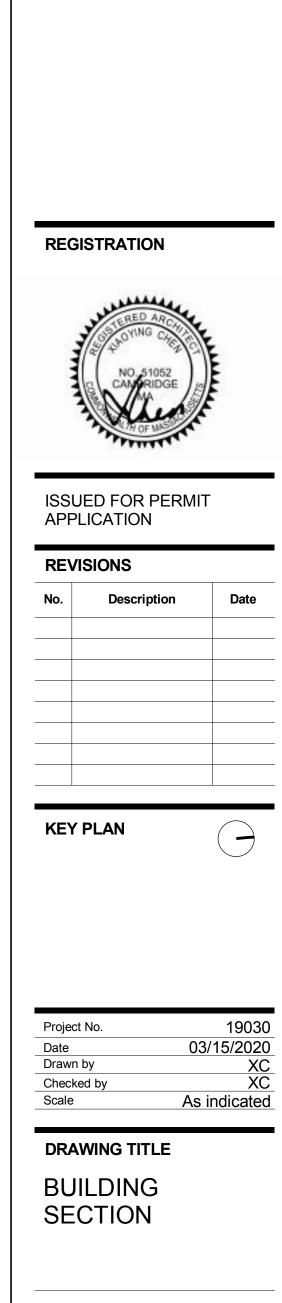
1	RIDGE	RD #393	
1	RIDGE	RD <sup>#</sup> ADD	TION

1 RIDGE RD,WABAN,MA,02468

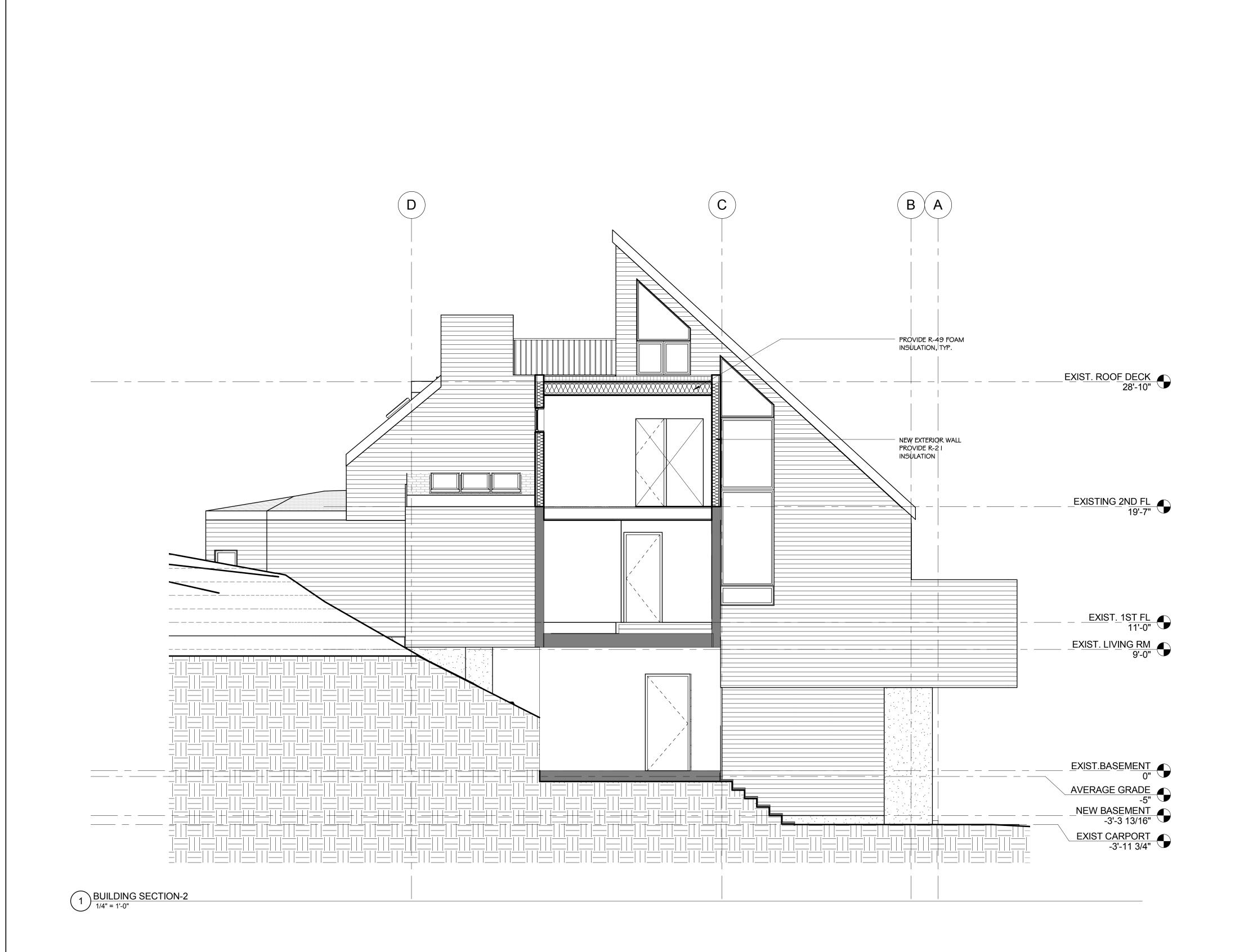
ARCHITECT

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REFER TO STRUCTURAL DRAWINGS FOR FOUNDATION DETAIL







#### 1 RIDGE RD #393.22

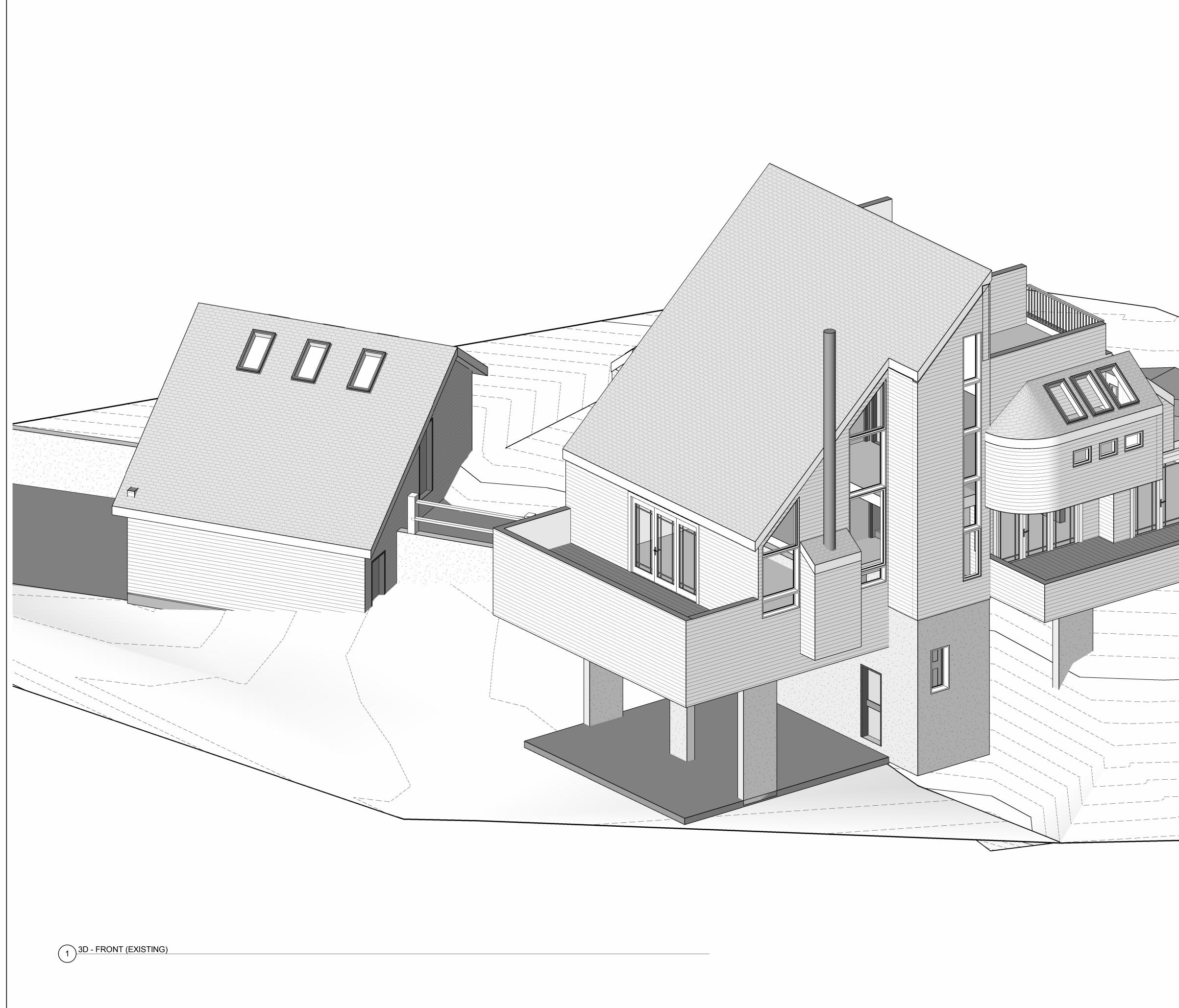
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**A-302** 

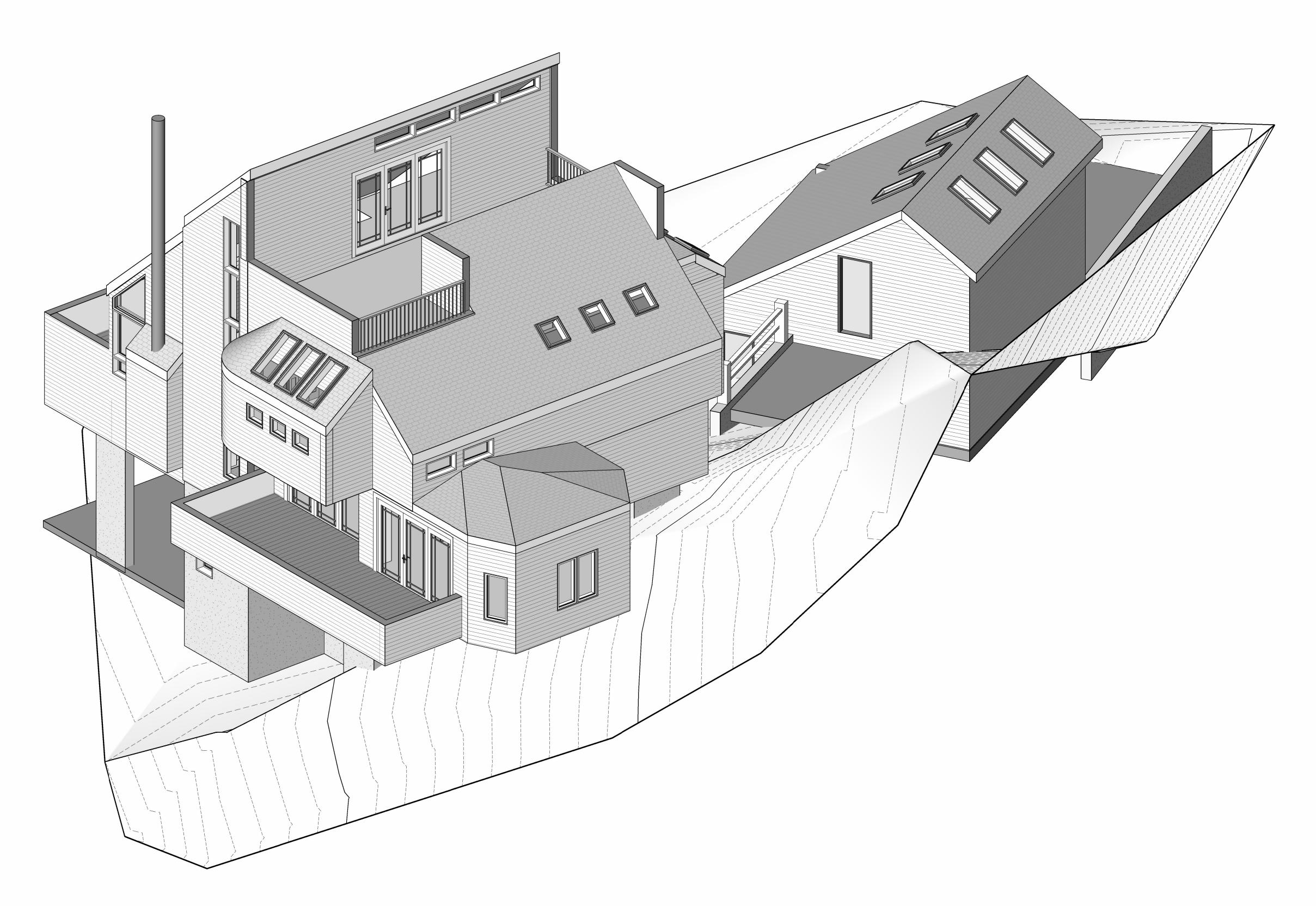


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1 RIDGE RD#393-72
1 RIDGE RD,WABAN,MA,02468
XIAOYING CHEN 38 ARCOLA ST LEXINGTON, MA 02420 TEL: 508-596-0919
TEL: 508-596-0919 EMAIL: YINGCHENCC@GMAIL.COM
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A-502



2 3D - BACK (EXISTING)

#### 1 RIDGE RD#393-22

1 RIDGE RD,WABAN,MA,02468

ARCHITECT

XIAOYING CHEN 38 ARCOLA ST LEXINGTON, MA 02420 TEL: 508-596-0919 EMAIL: YINGCHENCC@GMAIL.COM

REGISTRATION



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Date		03/15/2020

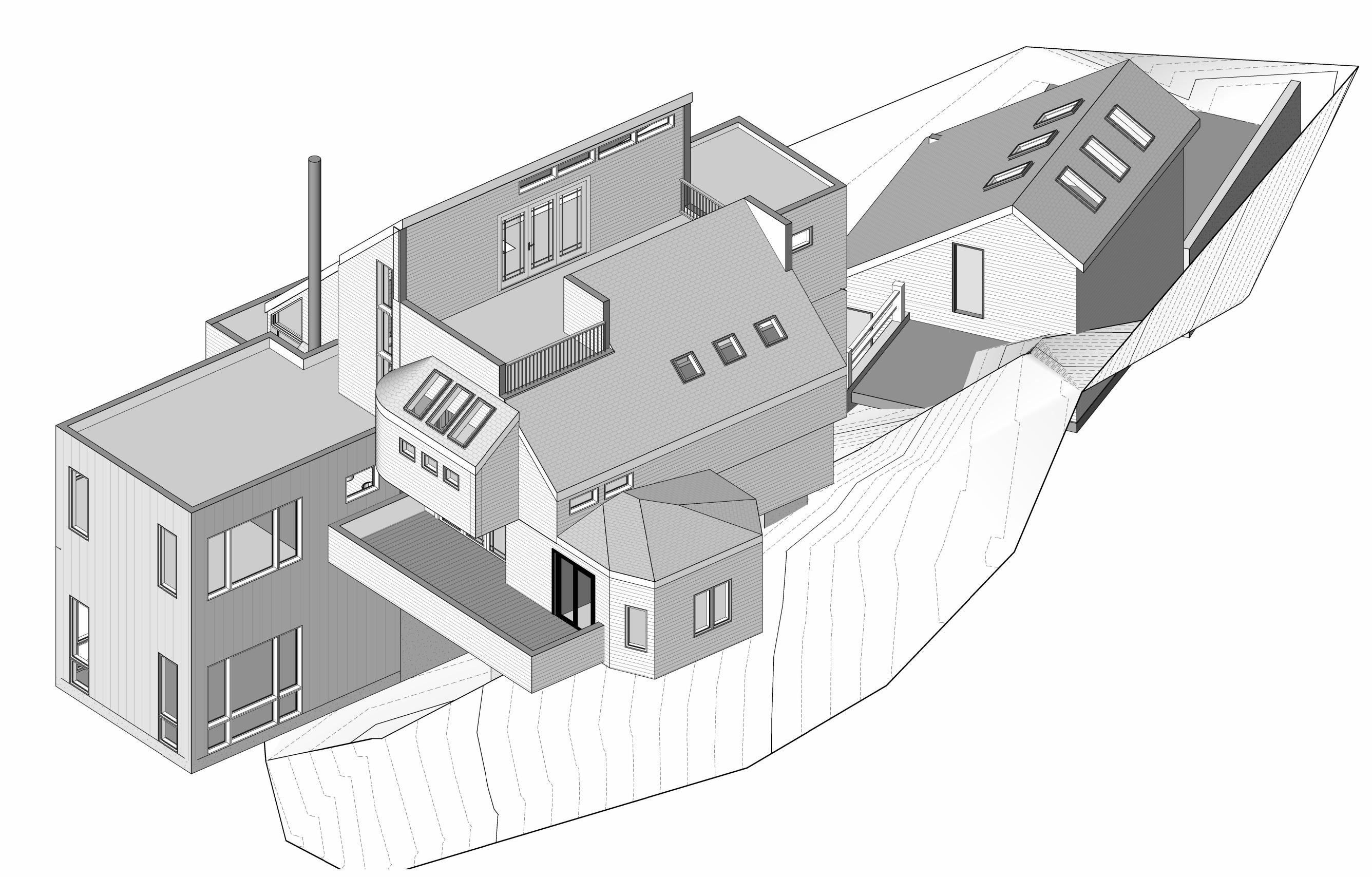
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3D VIEW

Scale







#### 1 RIDGE RD#393-22

1 RIDGE RD,WABAN,MA,02468

ARCHITECT

XIAOYING CHEN 38 ARCOLA ST LEXINGTON, MA 02420 TEL: 508-596-0919 EMAIL: YINGCHENCC@GMAIL.COM

REGISTRATION



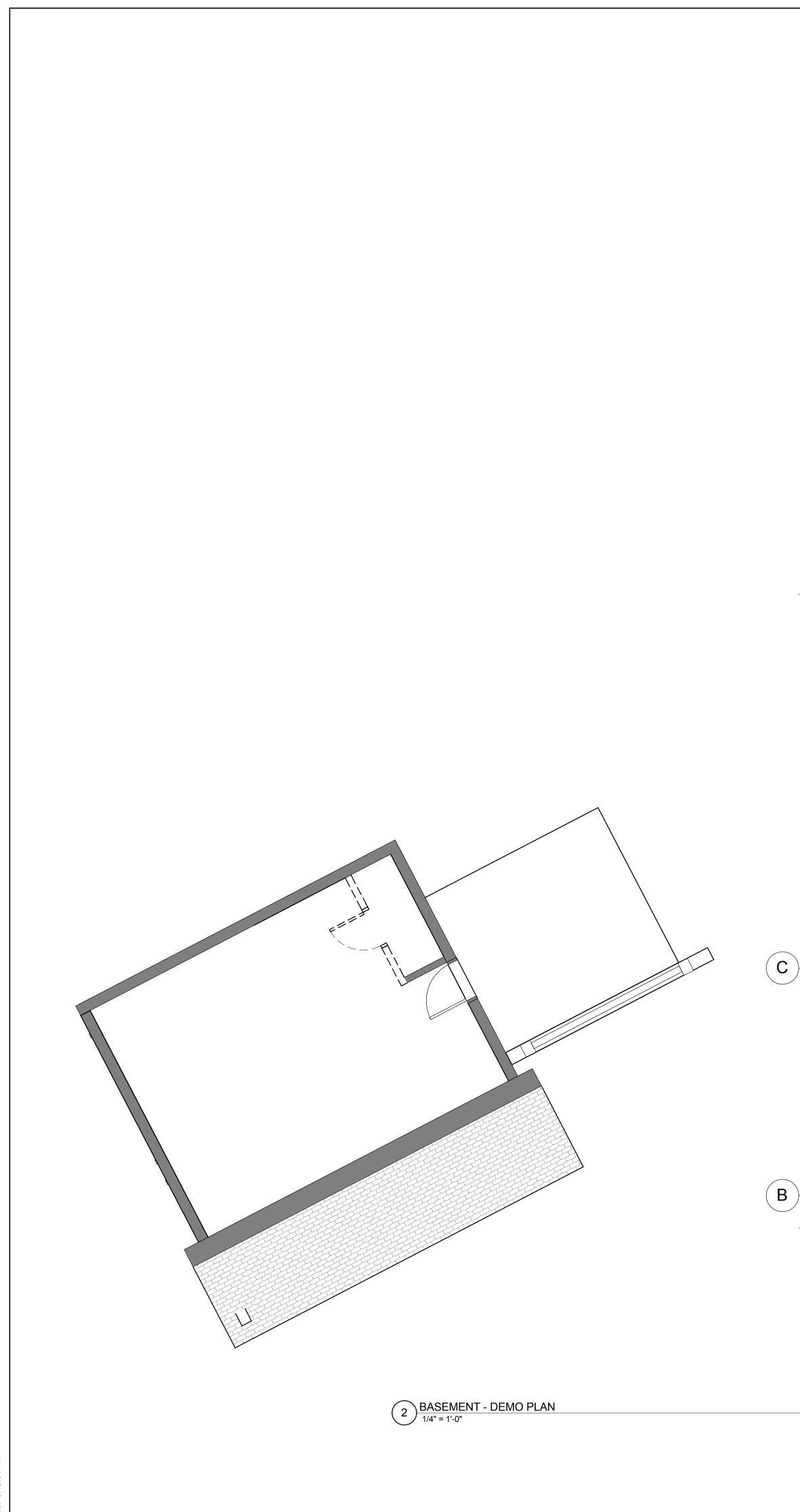
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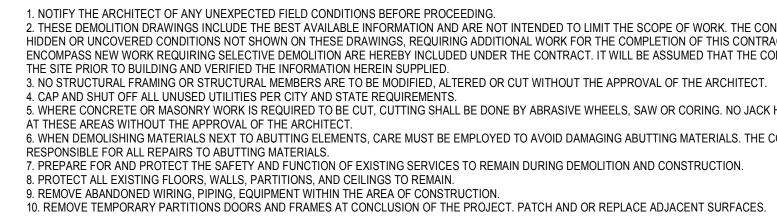
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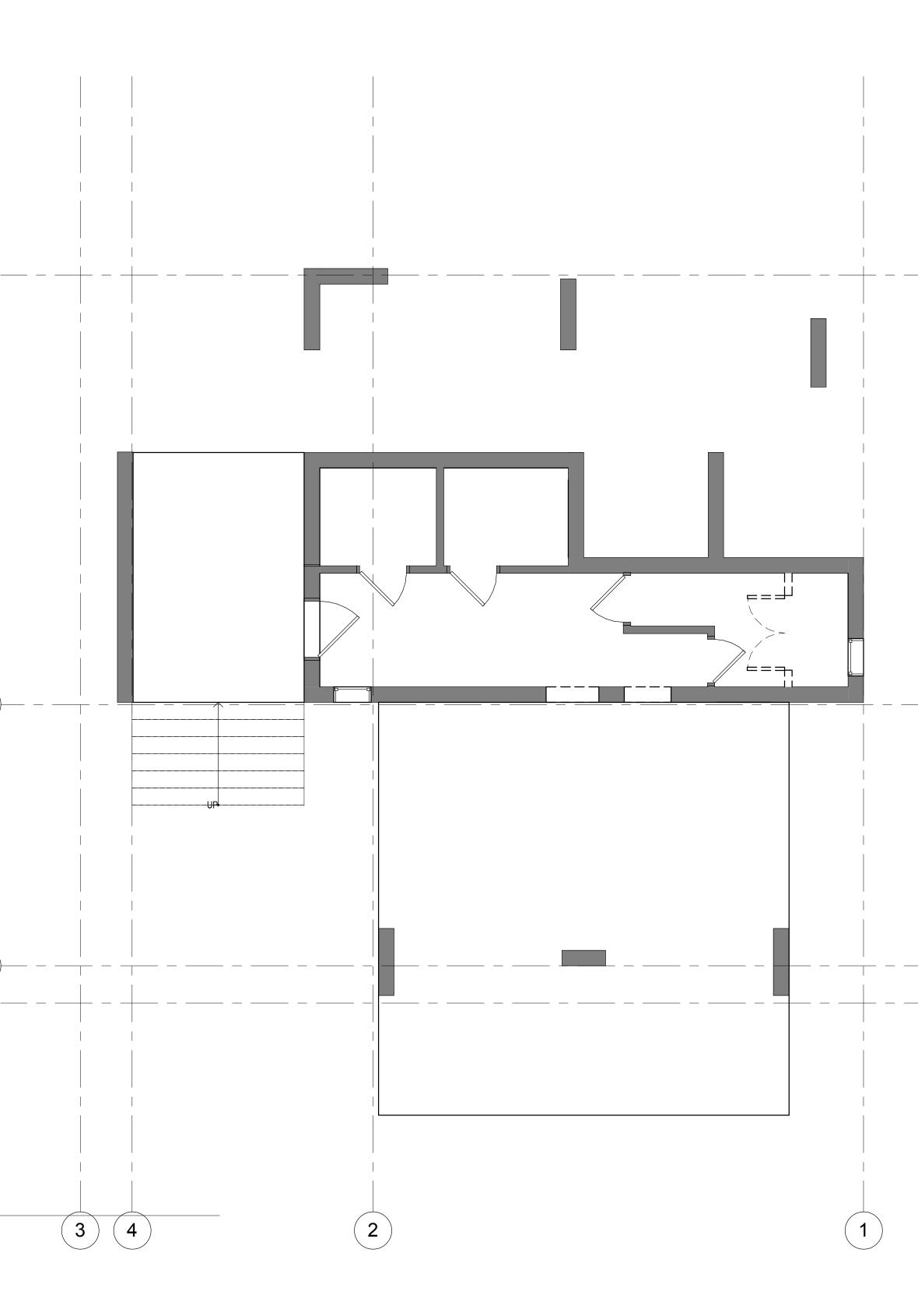
3D VIEW





#### DEMOLATION NOTES





#### 1 RIDGE RD<sup>#393-22</sup>

1 RIDGE RD,WABAN,MA,02468

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3. NO STRUCTURAL FRAMING OR STRUCTURAL MEMBERS ARE TO BE MODIFIED, ALTERED OR CUT WITHOUT THE APPROVAL OF THE ARCHITECT.

5. WHERE CONCRETE OR MASONRY WORK IS REQUIRED TO BE CUT, CUTTING SHALL BE DONE BY ABRASIVE WHEELS, SAW OR CORING. NO JACK HAMMERS WILL BE ALLOWED

AT THESE AREAS WITHOUT THE APPROVAL OF THE ARCHITECT. 6. WHEN DEMOLISHING MATERIALS NEXT TO ABUTTING ELEMENTS, CARE MUST BE EMPLOYED TO AVOID DAMAGING ABUTTING MATERIALS. THE CONTRACTOR WILL BE

7. PREPARE FOR AND PROTECT THE SAFETY AND FUNCTION OF EXISTING SERVICES TO REMAIN DURING DEMOLITION AND CONSTRUCTION. 8. PROTECT ALL EXISTING FLOORS, WALLS, PARTITIONS, AND CEILINGS TO REMAIN.

ARCHITECT

XIAOYING CHEN 38 ARCOLA ST LEXINGTON, MA 02420 TEL: 508-596-0919 EMAIL: YINGCHENCC@GMAIL.COM

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ISSUED FOR PERMIT APPLICATION

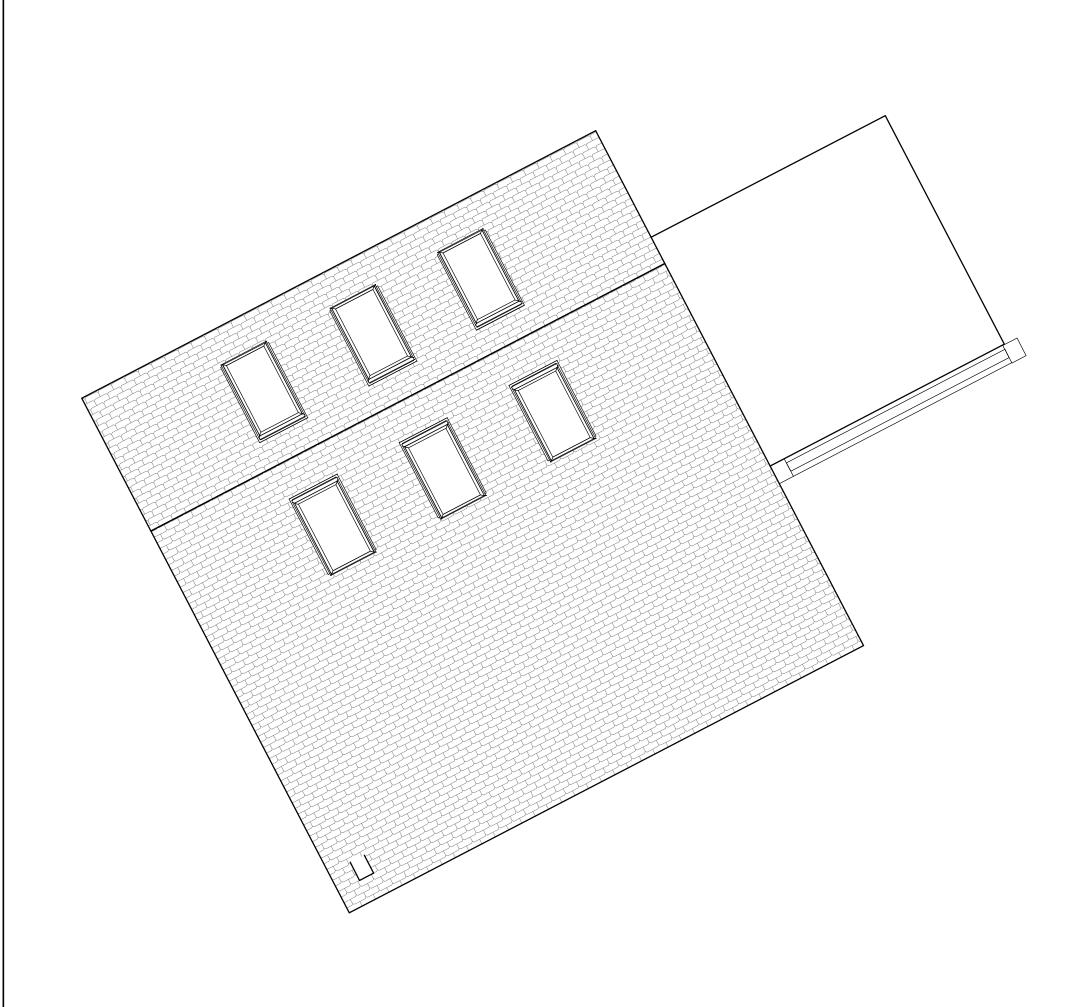
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Project No.	19030
Date	03/15/2020
Drawn by	XC
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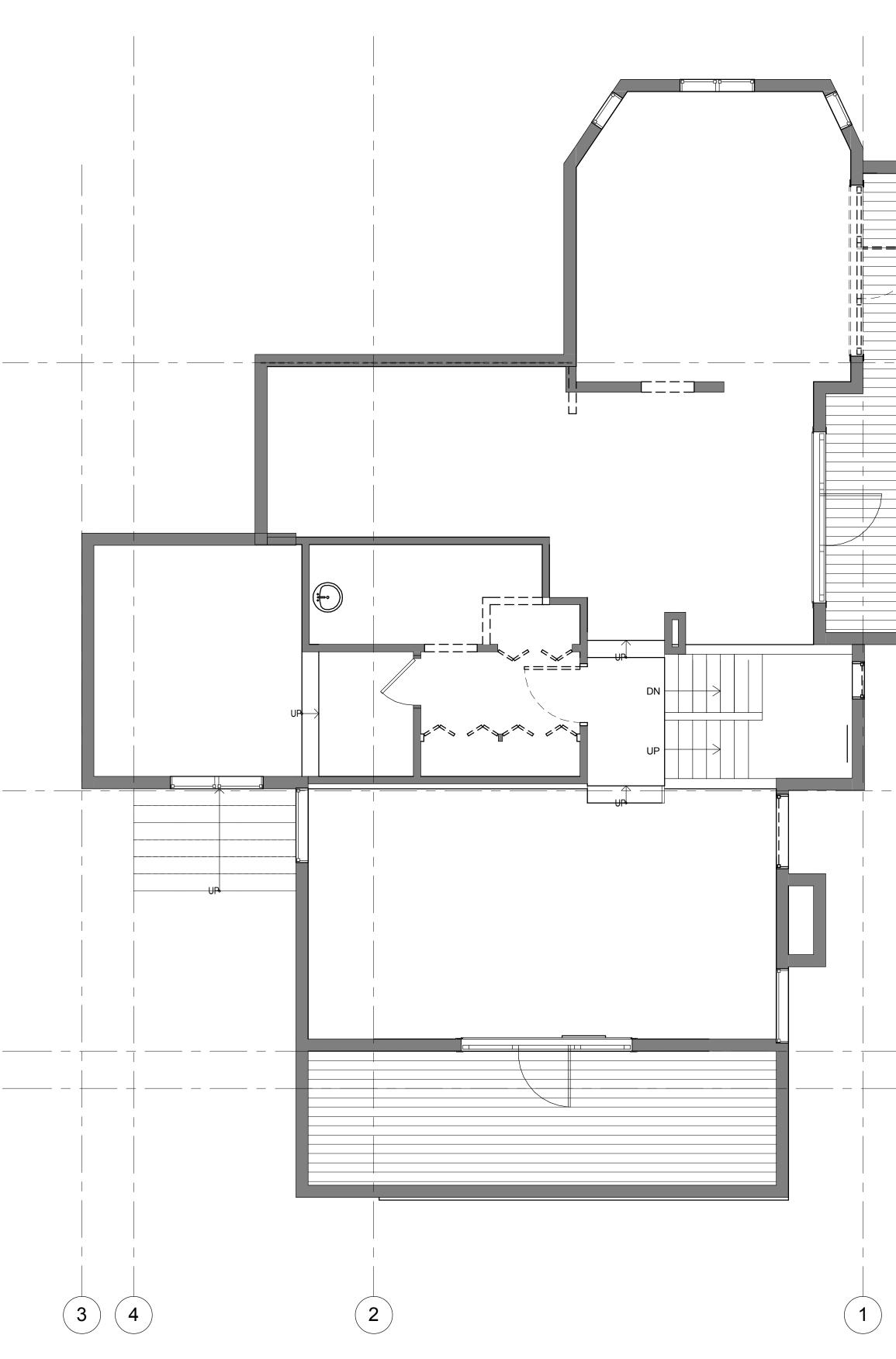
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BASEMENT DEMOLITION PLAN





1 EXISTING 1ST - DEMO PLAN 1/4" = 1'-0"



		1 RIDGE RD #393-22
		1 RIDGE RD,WABAN,MA,02468
		<b>ARCHITECT</b> XIAOYING CHEN 38 ARCOLA ST LEXINGTON, MA 02420 TEL: 508-596-0919 EMAIL: YINGCHENCC@GMAIL.COM
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		REGISTRATION
<b>C</b>		NO.51052 CANVIRIDGE
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		KEY PLAN
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		DRAWING TITLE 1ST FLOOR DEMOLITION PLAN
		DRAWING NO.

