

# LMHA EAST PAGES SIDING REPLACEMENT

4715 EAST PAGES LANE

LMHA PROPOSAL NO: 1548

FOR THE:

LOUISVILLE METRO HOUSING AUTHORITY

420 SOUTH 8TH STREET

LOUISVILLE, KY 40203

SCB PROJECT NUMBER: 2128

APRIL 27, 2021

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## BUILDING STATISTICS

CODE INFORMATION

CODE: 2018 KENTUCKY BUILDING CODE

EXISTING BUILDINGS

CONSTRUCTION TYPE: 5B

USE GROUP: R - RESIDENTIAL

ENERGY CODE COMPLIANCE STATEMENT:

2012 IECC - EXISTING BUILDING. WORK INVOLVES EXTERIOR FINISH REPLACEMENT AND EXTERIOR MAINTENANCE. EXISTING SHEATHING TO REMAIN. WORK DOES NOT EXPOSE WALL CAVITIES 2012 IECC C101.4.3, EXC. 4

SITE AND BUILDING EXTERIOR SCOPE OF WORK, REFER TO SHEET S-1



SHERMAN CARTER BARNHART  
ARCHITECTS, PLLC

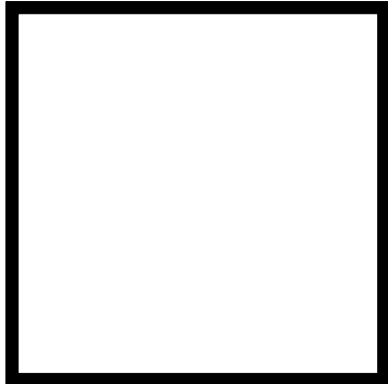
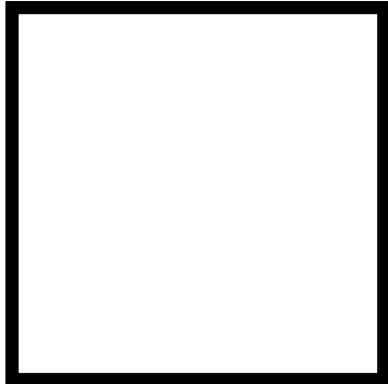
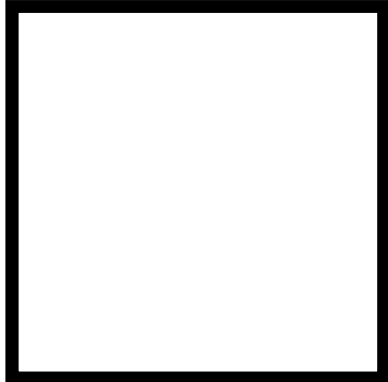
9300 SHELBYVILLE ROAD, SUITE 502  
LOUISVILLE, KY 40222  
PHONE: 502.721.6100  
FAX: 502.721.6111

[www.scbarchitects.com](http://www.scbarchitects.com)

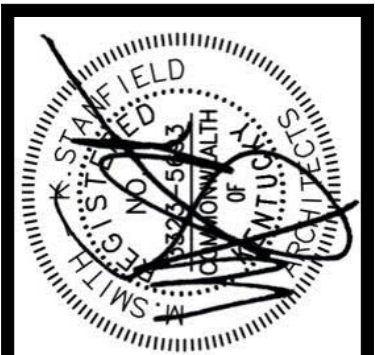
LSE ENGINEERING INC.

1002 BUCKNER CENTER DRIVE  
SUITE 5  
LEGRANGE, KY 40031  
PHONE: 502.584.8930

[www.lse-engineering.com](http://www.lse-engineering.com)







FINAL DOCUMENTS

LMHA EAST PAGES SIDING  
REPLACEMENT

4715 EAST PAGES LANE  
LMHA PROPOSAL NO.: 1548

EAST PAGES LANE SITE  
KEY PLAN

JOB NO.	2128
DATE	APRIL 27, 2021
DRAWN	AN, AC, TM, RTP
CHECKED	BKL

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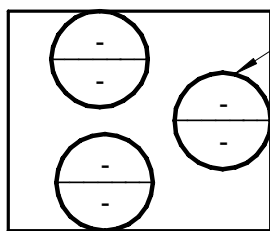
REVISIONS		
Type	No.	Date

SHEET

S-1

## SITE LEGEND

#  
PHOTO. REFER TO SHEET  
REFERENCED ON PLAN TITLE



TYPICAL ELEVATION OF DESIGNATED UNIT.  
ORIENTATION MAY BE OPPOSITE HAND. OFFSET  
BETWEEN UNITS MAY VARY. CONTRACTOR TO  
VERIFY CONDITIONS IN FIELD.

## SITE SCOPE OF WORK

- TRIM ALL EXISTING TREES, SO THAT NO LIMB/ FOLIAGE IS WITHIN 5'-0" OF THE EXISTING BUILDINGS. EXISTING TREES NOT SHOWN, FIELD VERIFY.
- PROVIDE TWENTY-FIVE (25) CUBIC YARDS OF TOPSOIL PER SITE (NORBROOK AND FEGENBUSH COMBINED) FOR GRADING IMPROVEMENTS AROUND BUILDINGS TO BE SPREAD AND TAMPED IN THE FOLLOWING LOCATIONS: SPLASHBLOCKS (SEE NOTE BELOW), MECHANICAL UNITS ON CONCRETE PADS (SEE NOTE BELOW), AND AT AREAS THAT POND WATER TO BE COORDINATED IN THE FIELD. ALL EXCESS MATERIAL AT THE END OF THE PROJECT SHALL BE COORDINATED WITH AND DELIVERED TO THE OWNER.
- REGRADE AND TAMP SOIL, AND RESET ALL SPLASHBLOCKS TO PROVIDE POSITIVE DRAINAGE AWAY FROM THE BUILDINGS. PROVIDE SOD IN DISTURBED AREAS. REPLACE BROKEN AND MISSING SPLASHBLOCKS WITH CONCRETE SPLASHBLOCKS OF SIMILAR SIZE AND SHAPE. FIELD VERIFY.
- EXISTING MECHANICAL UNITS AND PADS TO REMAIN. LEVEL MECHANICAL UNITS AND CONCRETE PADS THAT ARE MORE THAN TWO (2) DEGREES OUT OF PLUMB. PROVIDE TOPSOIL UNDER EXISTING PADS (TAMPED) THAT HAVE BEEN UNDERMINED BY EROSION. FIELD VERIFY.
- RESTORE LAWN OVER FILL AREAS AND AREAS DISTURBED BY CONSTRUCTION ACTIVITIES WITH TOPSOIL SOD AND MAINTAIN UNTIL A LAWN HAS BEEN ESTABLISHED.

## JOB SITE SAFETY

NOTE: JOB SITE SAFETY NOTES IDENTIFIED BELOW APPLY TO ALL PROJECTS.

- THE CONTRACTOR IS SOLELY RESPONSIBLE FOR JOB SITE SAFETY DURING CONSTRUCTION. JOB SITE SAFETY IS OUTSIDE THE SCOPE OF WORK OF SHERMAN CARTER BARNHART, PLLC (SCB). NEITHER THE PROFESSIONAL ACTIVITIES OR THE PRESENCE OF SCB EMPLOYEES OR SUBCONSULTANTS AT THE CONSTRUCTION SITE SHALL RELIEVE THE CONTRACTOR OR ANY OTHER ENTITY OF THEIR OBLIGATION, DUTIES, AND RESPONSIBILITIES INCLUDING, BUT NOT LIMITED TO, CONSTRUCTION MEANS, METHODS, SEQUENCES, TECHNIQUES, TO PROCEDURES NECESSARY FOR PERFORMING SUPERINTENDING OR COORDINATING ALL PORTIONS OF THE WORK OF CONSTRUCTION IN ACCORDANCE WITH THE CONTRACT DOCUMENTS AND ANY HEALTH AND SAFETY PRECAUTIONS REQUIRED BY GOOD CONSTRUCTION PRACTICES OR ANY REGULATORY AGENCIES. ANYONE USING INFORMATION FROM THESE PLANS ACKNOWLEDGES AND WARRANTS THAT SHERMAN CARTER BARNHART, PLLC IS NOT RESPONSIBLE FOR SITE SAFETY IN ANY WAY.
- THE CONTRACTOR IS SOLELY RESPONSIBLE FOR ALL SAFETY REGULATIONS, PROGRAMS AND PRECAUTIONS RELATED TO ALL WORK ON THIS PROJECT.

## HAZARDOUS MATERIALS

NOTE: HAZARDOUS MATERIALS NOTES IDENTIFIED BELOW APPLY TO ALL PROJECTS.

HMN-1 THE CONTRACTOR IS HEREBY ADVISED THAT SHERMAN CARTER BARNHART ARCHITECTS, PLLC IS NOT A DESIGN PROFESSIONAL IN THE DETERMINATION OF THE PRESENCE OF HAZARDOUS MATERIALS, OR IN MAKING RECOMMENDATIONS REGARDING THE TESTING, REMOVAL, ENCAPSULATION OR OTHER CORRECTIVE MEASURES PERTAINING TO HAZARDOUS MATERIALS.

THERE ARE NO KNOWN HAZARDOUS MATERIALS REQUIRING ABATEMENT.

HMN-2 IF ANY CONSTRUCTION PERSONNEL ENCOUNTER ANY MATERIAL WHICH THEY SUSPECT MIGHT BE HAZARDOUS OR TOXIC, THEY SHALL STOP WORK IMMEDIATELY AND ADVISE THE OWNER. THE CONTRACTOR SHALL TAKE IMMEDIATE AND APPROPRIATE ACTION TO PROTECT BUILDING USERS AND WORKERS IN ACCORDANCE WITH ALL FEDERAL, STATE, AND LOCAL LAWS, CODES AND REGULATIONS. THE ARCHITECT SHALL HAVE NO RESPONSIBILITY FOR DISCOVERY, PRESENCE, HANDLING, REMOVAL OR DISPOSAL AND/OR EXPOSURE OF PERSONS TO ANY HAZARDOUS MATERIALS IN ANY FORM AT THE PROJECT SITE.

HMN-3 BY EXECUTION OF THE CONTRACT FOR CONSTRUCTION, THE CONTRACTOR HEREBY AGREES TO BRING NO CLAIM FOR NEGLIGENCE, BREACH OF CONTRACT, INDEMNITY OR OTHERWISE AGAINST THE ARCHITECT, HIS PRINCIPALS, EMPLOYEES, AGENTS, OR CONSULTANTS, IF SUCH A CLAIM IN ANY WAY WOULD INVOLVE THE INVESTIGATION OF OR REMEDIAL WORK RELATED TO HAZARDOUS MATERIALS ENCOUNTERED DURING THE PROJECT.

HMN-4 BY EXECUTION OF THE CONTRACT FOR CONSTRUCTION, THE CONTRACTOR AGREES TO DEFEND, INDEMNIFY AND HOLD THE ARCHITECT, HIS PRINCIPALS, EMPLOYEES, AGENTS AND CONSULTANTS HARMLESS FROM ANY SUCH HAZARDOUS MATERIALS RELATED CLAIMS THAT MAY BE BROUGHT BY THE CONTRACTORS, SUBCONTRACTORS, SUPPLIERS OR ANY THIRD PARTIES WHO MAY BE ACTING UNDER THE DIRECTION OF THE CONTRACTOR PURSUANT TO THIS PROJECT.

HMN-5 IF THE WORK WHICH IS TO BE PERFORMED UNDER THE CONTRACT INTERFACES IN ANY WAY WITH EXISTING COMPONENTS WHICH CONTAIN HAZARDOUS MATERIALS, IT IS THE CONTRACTOR'S RESPONSIBILITY TO CONTACT THE OWNER'S ENVIRONMENTAL CONSULTANT REGARDING THE PROPER MEANS AND METHODS TO BE UTILIZED IN DEALING WITH HAZARDOUS MATERIALS, IF NOT ADDRESSED IN THE SPECIFICATIONS.

## GENERAL NOTES

NOTE: GENERAL NOTES IDENTIFIED BELOW APPLY TO ALL PROJECTS.

- INFORMATION SHOWN IN THESE CONTRACT DOCUMENTS HAVE BEEN OBTAINED FROM GENERAL FIELD OBSERVATIONS. THE INFORMATION IS INCLUDED HEREIN WITH THE INTENT TO PROVIDE THE CONTRACTOR WITH A BASIC UNDERSTANDING OF THE SCOPE OF WORK. ACTUAL CONDITIONS MAY VARY FROM THOSE SHOWN.
- THE CONTRACTOR SHALL FIELD VERIFY EXISTING DIMENSIONS, ELEVATIONS AND ALL CONDITIONS RELATED TO DEMOLITION AND NEW WORK.
- DO NOT SCALE DRAWINGS. WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS.
- (N.I.C.) MEANS NOT IN CONTRACT. TO BE PROVIDED BY OWNER AND INSTALLED BY OWNER.
- NO WORK SHALL COMMENCE UNTIL INSURANCE CERTIFICATES, SCHEDULE OF VALUES, CONSTRUCTION SCHEDULE, AND ADDITIONAL ITEMS AS REQUIRED BY THE CONTRACT DOCUMENTS HAVE BEEN RECEIVED AND APPROVED.
- THE BUILDINGS AND GROUNDS ARE OCCUPIED. DO NOT HINDER OCCUPANTS USE OF BUILDINGS OR SITE.
- SECURITY AND PROTECTION OF THE CONTRACTOR'S MATERIALS AND EQUIPMENT IS THE RESPONSIBILITY OF THE CONTRACTOR.
- STAGING AND STORAGE OF MATERIALS AND EQUIPMENT WILL BE COORDINATED BY THE OWNER WITH THE SUCCESSFUL BIDDER.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ACQUIRING ANY NECESSARY PERMITS FROM ALL GOVERNING AGENCIES HAVING JURISDICTION. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING AND THE COSTS OF ALL PERMITS AND FEES REQUIRED BY AUTHORITIES HAVING JURISDICTION OVER THE PROJECT.
- THE OWNER ASSUMES NO RESPONSIBILITY FOR THE CONDITION OF THE BUILDINGS, OR THE CONDITIONS OF THE AREAS IMMEDIATELY AROUND THE BUILDINGS.
- THE OWNER SHALL NOT BE RESPONSIBLE FOR VANDALISM OR THE CONDITION OF THE BUILDING AND SALVAGEABLE MATERIAL FROM THE TIME BIDS ARE SUBMITTED UNTIL THE AWARD OF THE CONTRACT.
- NOTIFY OWNER OF ANY UNFORESEEN CONDITIONS / DAMAGE.
- DOCUMENTATION REQUIRED BY SUCCESSFUL BIDDER: SHOW EXISTING CONDITIONS OF ADJOINING CONSTRUCTION AND SITE IMPROVEMENTS, INCLUDING FINISH SURFACES THAT MIGHT BE MISCONSTRUED AS DAMAGE CAUSED BY WORK, BY PHOTO DOCUMENTATION AND WRITTEN DOCUMENTATION. SUBMIT BEFORE THE WORK BEGINS. FAILURE TO PHOTO DOCUMENT EXISTING CONDITIONS MAY RESULT IN ASSIGNMENT OF DAMAGE AND RESPONSIBILITY OF REPAIRS TO CONTRACTOR.
- PROVIDE NECESSARY PRECAUTIONS TO AVOID DAMAGE TO EXISTING ADJACENT SURFACES; ANY DAMAGED ITEMS SHALL BE REPAIRED OR REPLACED AT NO ADDITIONAL COST TO THE OWNER.
- CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL EXISTING IN PLACE CONSTRUCTION AND ITEMS TO REMAIN DURING WORK. ANY ITEM DAMAGED OR DISTURBED SHALL BE REPLACED AND/OR RESTORED, AT THE CONTRACTOR'S EXPENSE, TO A "LIKE NEW" CONDITION.
- ANY DAMAGE TO EXISTING CURBS, SIDEWALKS, PAVING, ETC., DUE TO WORK ACTIVITY, SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. REFER TO GENERAL NOTE ABOVE.

17. ACCESS AROUND THE BUILDING MAY BE INHIBITED BY LANDSCAPING, TREES, ETC. FIELD VERIFY. CONTRACTOR SHALL INCLUDE ALL COST REQUIRED TO FACILITATE WORK IN THEIR BID TO RESTRAIN OR TRIM LANDSCAPING. CONTRACTOR TO IDENTIFY LOCATIONS OF NECESSARY LANDSCAPE TRIMMING FOR APPROVAL BY THE OWNER.

18. TEMPORARY PROTECTION: ERECT TEMPORARY PROTECTION, SUCH AS WALKS, FENCES, RAILINGS, CANOPIES, AND COVERED PASSAGEWAYS, WHERE REQUIRED BY AUTHORITIES HAVING JURISDICTION.  
a. PROTECT ADJACENT BUILDINGS AND FACILITIES FROM DAMAGE DUE TO WORK ACTIVITIES.  
b. PROTECT EXISTING ELEMENTS TO REMAIN.  
c. PROVIDE TEMPORARY BARRICADES AND OTHER PROTECTION REQUIRED TO PREVENT INJURY TO PEOPLE AND DAMAGED ADJACENT BUILDINGS AND FACILITIES TO REMAIN.  
d. PROVIDE PROTECTION TO ENSURE SAFE PASSAGE OF PEOPLE AROUND BUILDING DEMOLITION AREA AND TO AND FROM OCCUPIED PORTIONS OF ADJACENT BUILDINGS AND STRUCTURES.

19. REMOVE TEMPORARY BARRIERS AND PROTECTIONS WHEN HAZARDS NO LONGER EXIST.

20. DO NOT CLOSE OR OBSTRUCT STREETS, WALKS, WALKWAYS, OR OTHER ADJACENT OCCUPIED OR USED FACILITIES WITHOUT PERMISSION FROM OWNER AND AUTHORITIES HAVING JURISDICTION. PROVIDE ALTERNATE ROUTES AROUND CLOSED OR OBSTRUCTED TRAFFIC WAYS IF REQUIRED BY AUTHORITIES HAVING JURISDICTION.

21. ALL P.T. WOOD SHALL BE SEPARATED FROM CONTACT WITH ANY METAL COMPONENTS WITH SELF ADHERING ELASTOMERIC MEMBRANE FLASHING OR OTHER SIMILAR PERMANENT MEANS.

22. ALL ANCHORS AND FASTENERS IN CONTACT WITH P.T. WOOD SHALL BE STAINLESS STEEL OR G90 HOT DIPPED GALVANIZED, MIN.

23. CONTACT BETWEEN DISSIMILAR METALS SHALL BE SEPARATED WITH BUTYL TAPE.

24. WORK TO BE PHASED TO MINIMIZE INTERRUPTION OF TENANTS. ONLY REMOVE MATERIALS CORRESPONDING TO NEW FINISHES THAT MAT BE INSTALLED IN A WORK DAY.

25. CONTRACTOR TO PROVIDE TEMPORARY SHELTER AS NECESSARY TO MAINTAIN WATER TIGHT BUILDING ENVELOPE.

26. CONTRACTOR TO INSTALL ALL VINYL SIDING / SOFFIT / TRIM PER MANUFACTURERS PRINTED INSTRUCTION.

### SIGNAGE

- REMOVE EXISTING UNIT AND BUILDING IDENTIFICATION SIGNAGE.
- ALL OTHER SIGNAGE ON THE BUILDINGS SHALL REMAIN IN PLACE ON BRICK VENEER. ALL OTHER SIGNAGE ON SURFACES TO BE REPLACED SHALL BE REMOVED, STORED, AND REPLACED OVER NEW SURFACE.
- PROVIDE IN THE BID AN AMOUNT OF \$3,700 FOR NEW UNIT AND BUILDING IDENTIFICATION SIGNAGE TO BE INSTALLED.

### EXTRA MATERIAL

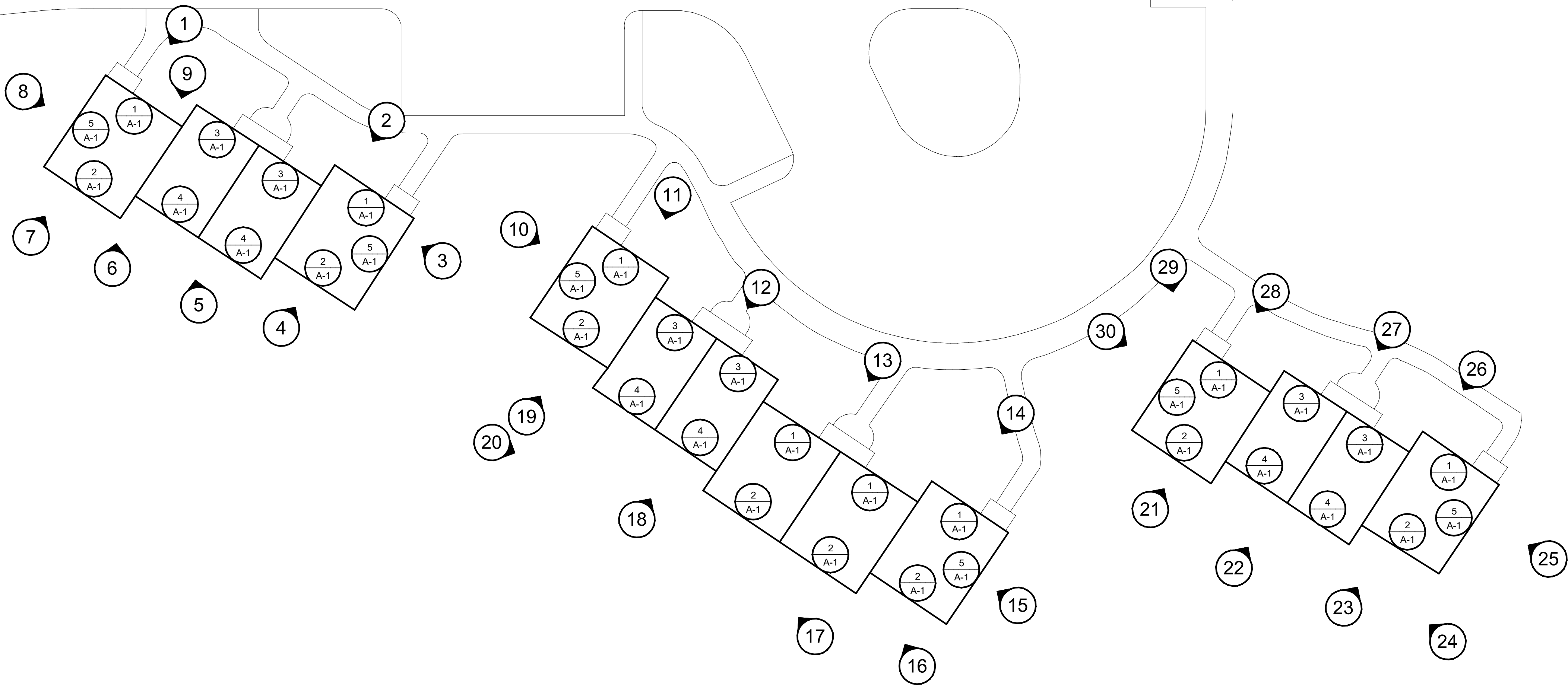
CONTRACTOR TO INSPECT EXISTING WALL SHEATHING AFTER REMOVAL OF EXISTING SIDING AND BUILDING WRAP. REPLACE SHEATHING THAT HAS BEEN DAMAGED DUE TO FIRE, ROT, RODENT OR INSECT INFESTATION. INCLUDE IN THE BID THE FOLLOWING NUMBER OF SHEETS OF 4'-0" X 8'-0" WALL SHEATHING FOR REPLACEMENT AT THESE SITES:  
a. PROVIDE 25 SHEETS AT EAST PAGES SITE.  
EXTRA MATERIAL NOT USED SHALL BE RETURNED TO THE OWNER AT THE END OF CONSTRUCTION.

## BUIDLING EXTERIOR SCOPE OF WORK

ITEMS BELOW ARE FURTHER CLARIFIED IN THE ELEVATION KEY NOTES, PHOTOS, OR IN DETAILS ON SHEET A-5

- PRESSURE WASH BRICK VENEER ON BUILDINGS.
- TUCKPOINT BRICK ROWLOCK SILLS WHERE MORTAR IS MISSING OR DAMAGED.
- REMOVE AND REPLACE VINYL SIDING WITH VINYL OR FIBER CEMENT SIDING AS NOTED.
- REMOVE AND REPLACE EXISTING SOFFIT WITH VINYL OR FIBER CEMENT SOFFIT AS NOTED.
- REMOVE AND PROVIDE NEW BUILDING WRAP AT AREAS OF SIDING WHERE EXISTING BUILDING WRAP IS EXPOSED.
- REMOVE AND REPLACE EXISTING FASCIAS AND RAKES WITH FIBER CEMENT TRIM. PROVIDE 2X WOOD BACKUP AS NEEDED.
- REMOVE AND REPLACE TRIM AROUND WINDOWS, DOORS, AT SOFFITS, BOTTOM FACE OF SECOND FLOOR AREAS, ETC. WITH FIBER CEMENT TRIM.
- REPLACE GUTTERS AND DOWNSPOUTS.
- EXISTING MECHANICAL UNITS ARE TO REMAIN. REPLACE REFRIGERANT LINES THAT ARE MOUNTED ON THE FACE OF SIDING AT TWO STORY UNITS.
- REPLACE INSULATION JACKETS ON REFRIGERANT LINES EXPOSED ON THE EXTERIOR OF BUILDINGS AT ONE STORY UNITS AND SIDES OF TWO STORY BUILDINGS.
- COORDINATE WITH CABLE, SATELITE, PHONE, (ETC.) PROVIDERS TO REWIRE SERVICE TO AVOID EXPOSURE ON EXTERIOR OF BUILDING. REMOVE UNUSED WIRING.
- REMOVE EXISTING SCREEN WALLS FROM 1-STORY UNITS. PROVIDE NEW SCREEN WALLS AS DETAILED.
- REMOVE AND REPLACE EXISTING INFILL PANELS IN BRICK VENEER WITH FIBER CMENT.
- REMOVE AND REPLACE EXISTING INFILL OR ACCENT PANELS AT SECOND FLOOR WINDOWS WITH VINYL OR FIBER CEMENT SIDING AS NOTED.

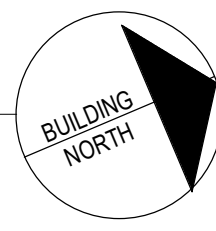
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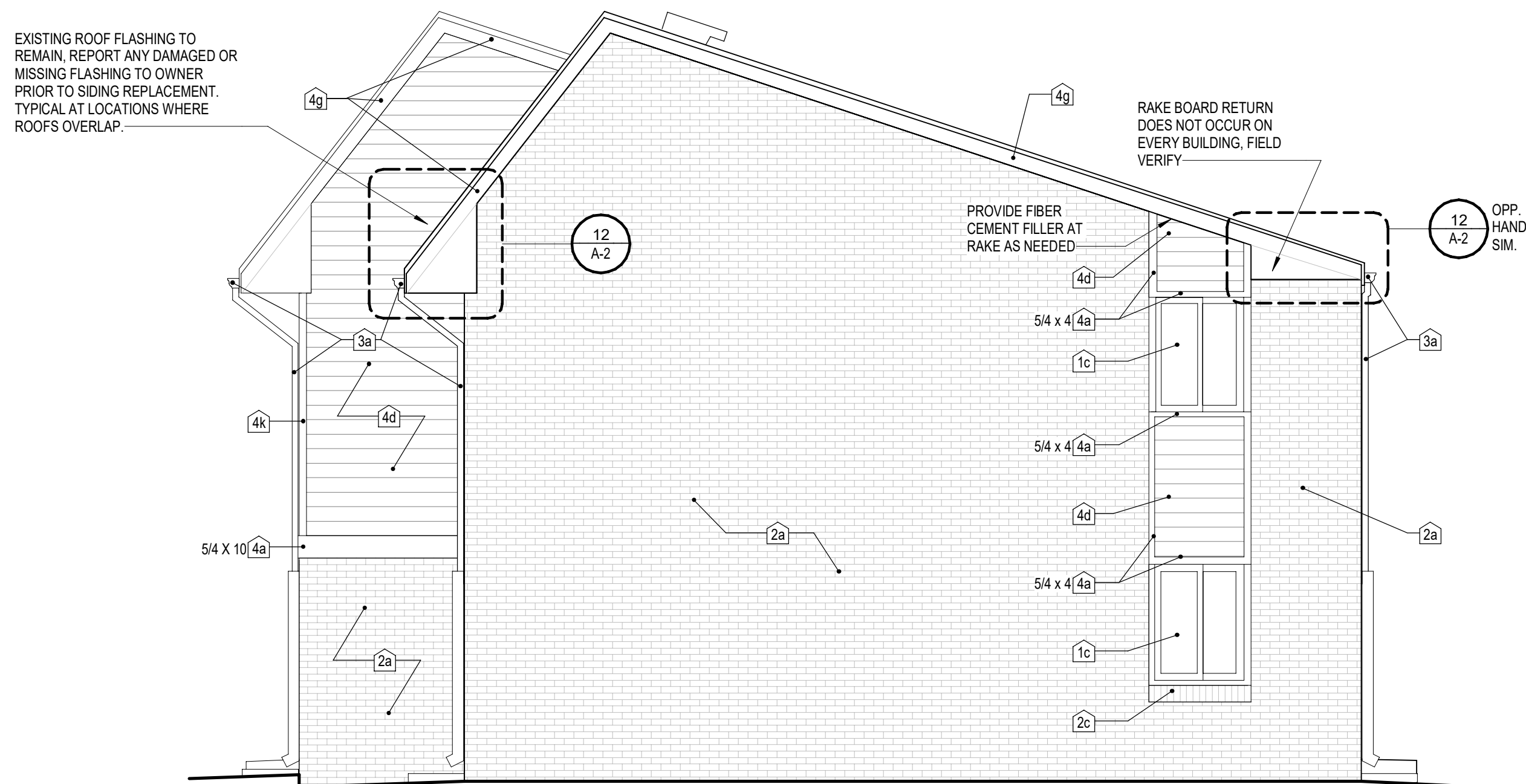
EAST PAGES LANE KEY SITE PLAN

NOT TO SCALE

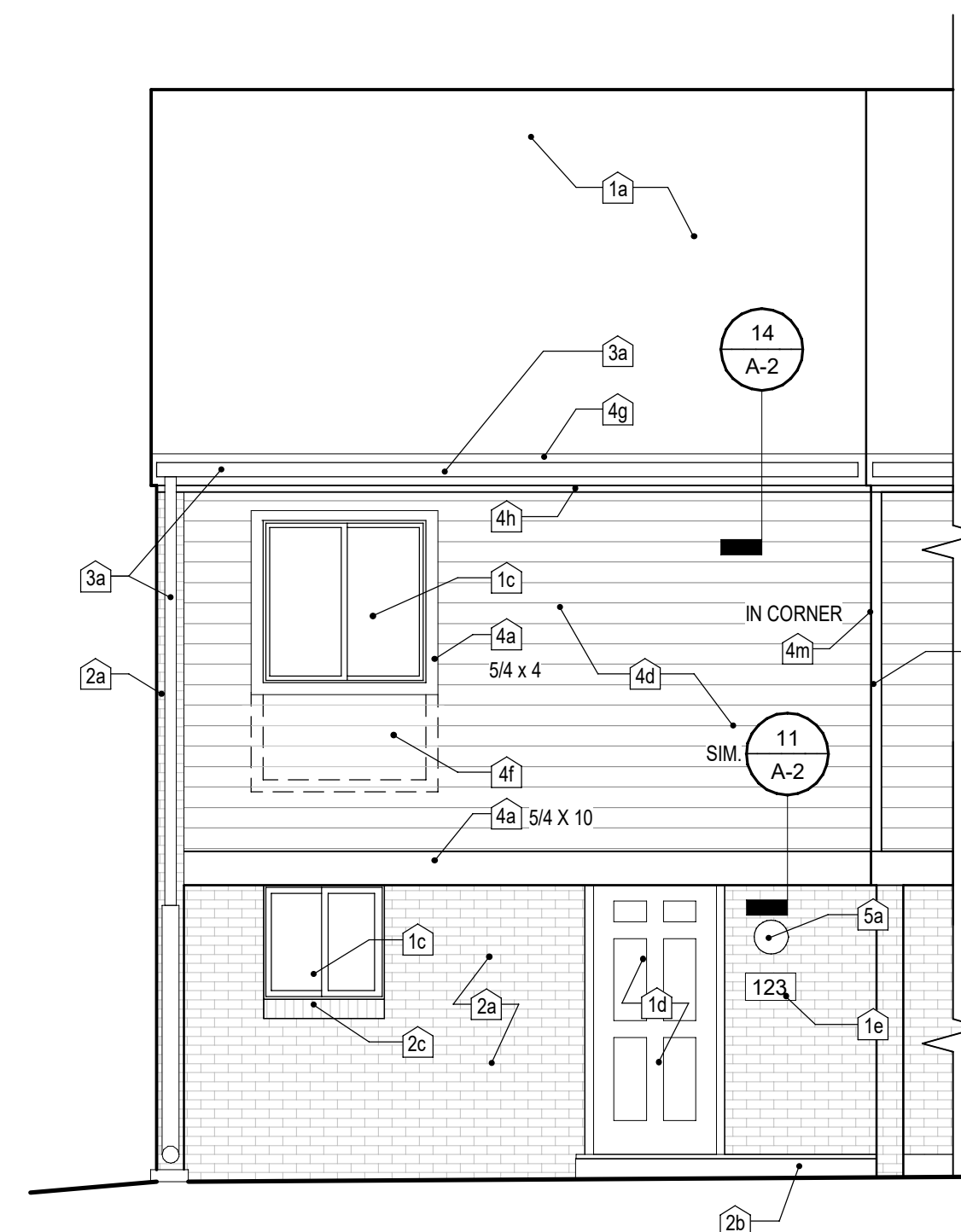
PHOTOS REFERENCED ON THE EAST  
PAGES LANE SITE KEY PLAN ARE LOCATED  
ON SHEETS P-1A, P-1B, AND P-1C



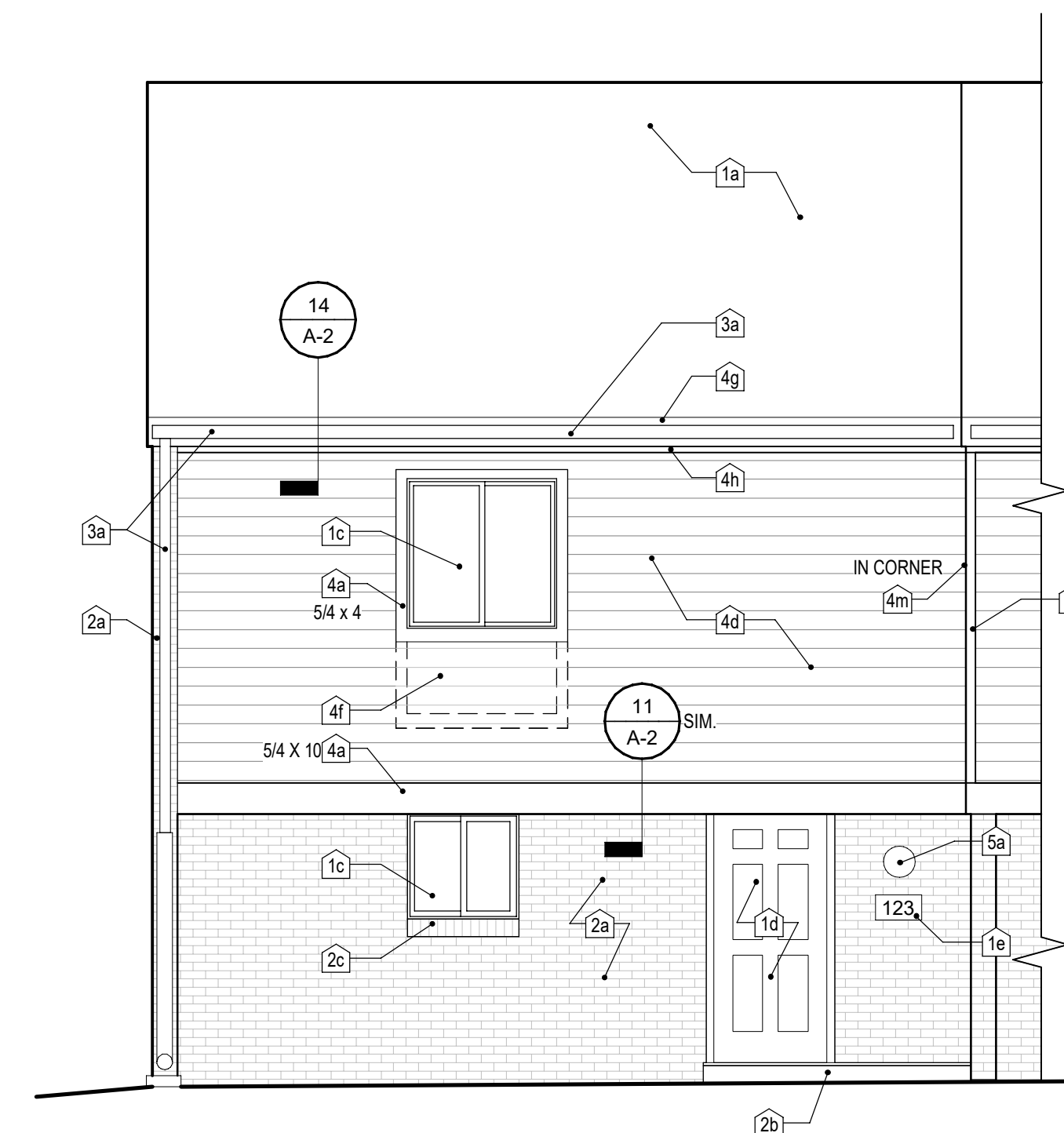




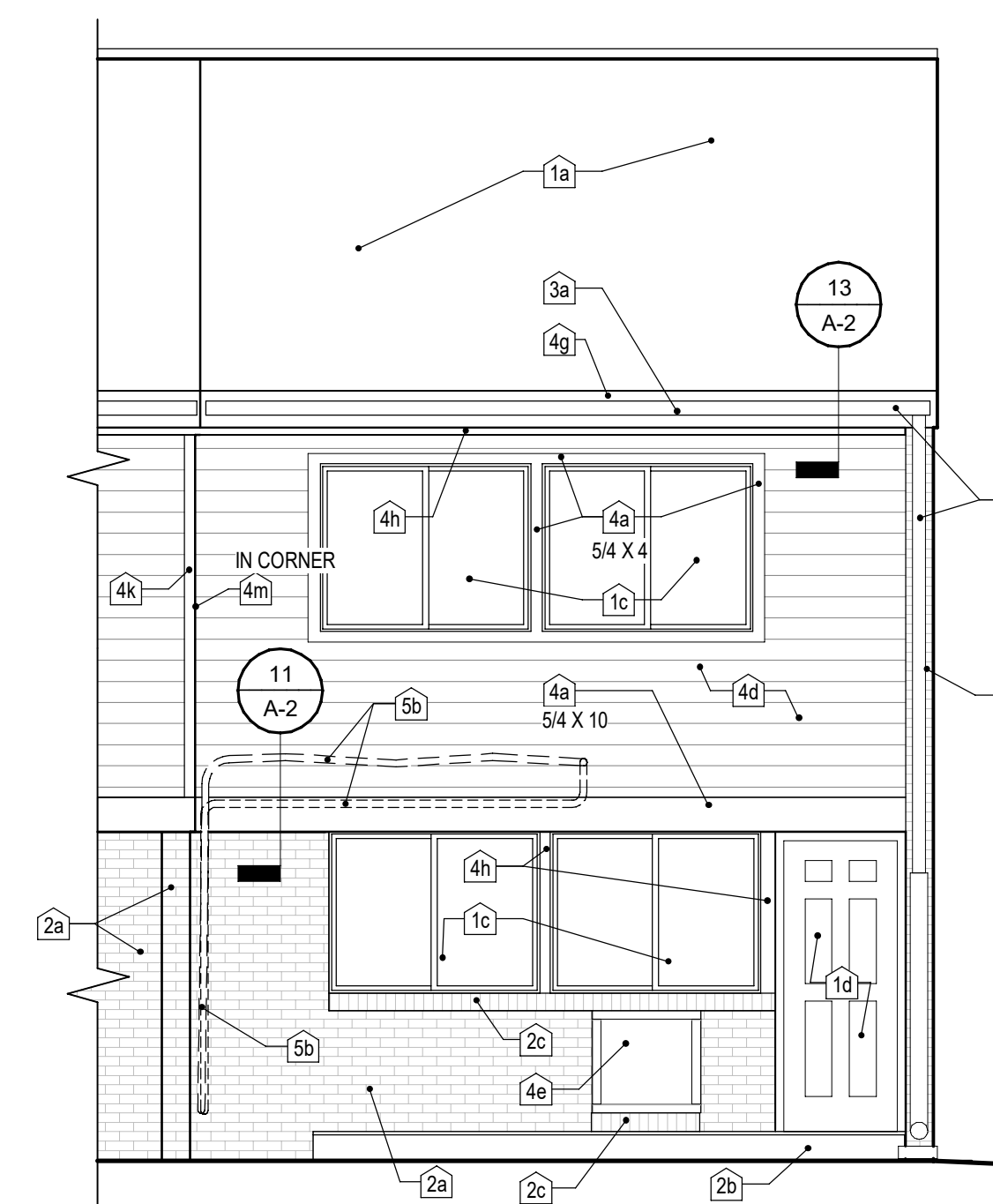
5 2 & 3 BR TOWN HOUSE SIDE ELEVATION  
1/4" = 1'-0"



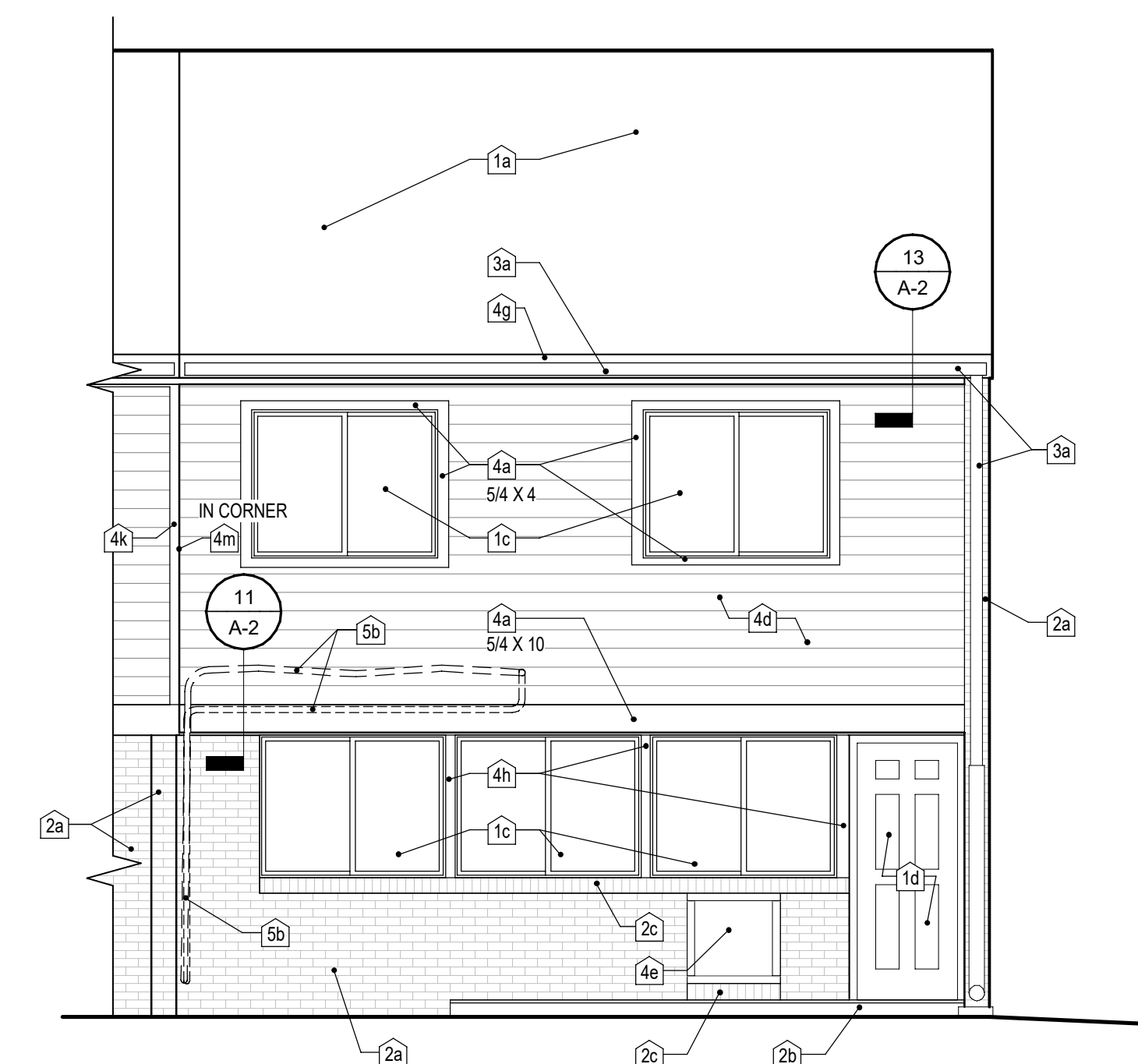
3 2 BR TOWN HOUSE FRONT ELEVATION  
1/4" = 1'-0"



1 3 BR TOWN HOUSE FRONT ELEVATION  
1/4" = 1'-0"



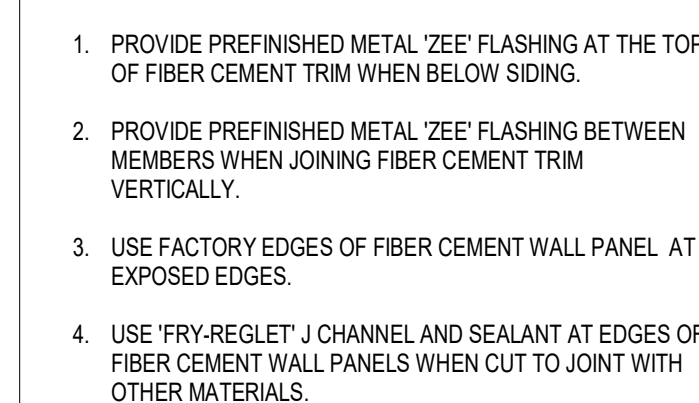
4 2BR TOWN HOUSE REAR ELEVATION  
1/4" = 1'-0"



2 3BR TOWN HOUSE REAR ELEVATION  
1/4" = 1'-0"

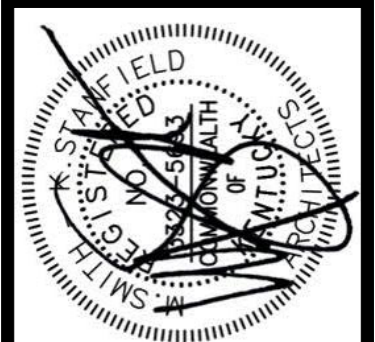
GENERAL ELEVATION NOTES		ELEVATION AND PHOTO DEMOLITION AND NEW WORK KEY NOTES			NOTE: ALL NOTES MAY NOT BE USED ON THIS SHEET.
<p>A. ELEVATIONS ARE INCLUDED FOR GENERAL INFORMATION ONLY. EXACT CONDITIONS WILL VARY. REFER TO PHOTOS. SOME ELEVATIONS MAY BE SHOWN OPPOSITE HAND. CONTRACTOR TO CONFIRM CONDITIONS, PLACEMENTS AND APPLIED FIXTURES / UTILITIES IN FIELD.</p> <p>B. EXISTING UTILITY ITEMS (GAS METERS, PIPING, PANEL BOXES, CONDUIT, COMPRESSORS, DISCONNECT BOXES, HOSE BIBS, ETC.) ARE NOT INDICATED IN ALL PLACES ON THE DRAWINGS. CONTRACTOR TO CONFIRM LOCATIONS IN THE FIELD AND COORDINATE WORK / INSTALLATION AS NECESSARY.</p> <p>C. REFER TO GENERAL NOTES ON SHEET S-1 FOR NOTES ON SIGNAGE AND ADDITIONAL WALL SHEATHING.</p> <p>D. FIBER CEMENT TRIM SIZES ARE GIVEN IN NOMINAL DIMENSIONS.</p> <p>E. EXISTING STORM DOORS (NOT SHOWN IN ELEVATIONS) SHALL REMAIN IN PLACE. PROTECT DURING CONSTRUCTION.</p> <p>F. REFER TO DETAIL 5 / A-2 FOR TYPICAL CONSTRUCTION OF WINDOW JAMB TRIM AT WINDOWS FIRST AND SECOND FLOOR, SILL SIM AT SECOND FLOOR.</p> <p>G. REFER TO TYPICAL FIBER CEMENT NOTES ON SHEET A-2 FOR FLASHING AT FIBER CEMENT TRIM PIECES</p>		<p>GENERAL:</p> <p>1a EXISTING ROOFING TO REMAIN. PROTECT, TYP.</p> <p>1b INTERIOR WALL SEPARATING UNITS SHOWN DASHED FOR REFERENCE, TYP.</p> <p>1c EXISTING WINDOW TO REMAIN. PROTECT, TYP. REMOVE EXISTING SEALANT AND PROVIDE NEW SEALANT AT PERIMETER OF WINDOW AND AT NEW TRIM.</p> <p>1d EXISTING DOOR AND FRAME TO REMAIN. PROTECT, TYP.</p> <p>1e SIGNAGE, REFER TO GENERAL NOTE C (THIS SHEET)</p> <p>MASONRY:</p> <p>2a EXISTING BRICK TO REMAIN. PROTECT, TYP.</p> <p>2b EXISTING CONCRETE STOOP TO REMAIN. PROTECT. REFER TO KEYNOTE 4b WHERE REQUIRED.</p> <p>2c EXISTING BRICK ROWLOCK SILL TO REMAIN. REPAIR / TUCKPOINT AS REQUIRED.</p> <p>DRAINAGE AND GRADE:</p> <p>3a EXISTING GUTTERS AND DOWNSPOUTS TO BE REMOVED. CAST IRON BOOTS AND / OR PVC EXTENSIONS TO REMAIN. PROVIDE NEW ALUMINUM GUTTERS AND DOWNSPOUTS TO MATCH EXISTING SIZE. COLOR TO BE SELECTED BY OWNER. INSTALL DOWNSPOUTS IN SAME LOCATIONS AND CONNECT TO EXISTING CAST IRON AND / OR PVC.</p>	<p>3b STRAIGHTEN EXISTING PVC EXTENSIONS AND/ OR CAST IRON DOWNSPOUT BOOTS.</p> <p>3c EXISTING CONCRETE SPLASHBLOCKS TO REMAIN. PROVIDE NEW WHERE SPLASHBLOCKS ARE MISSING. REFER TO SITE NOTES</p> <p>TRIM AND SIDING:</p> <p>4a NEW FIBER CEMENT TRIM BOARD. SIZE SHOWN, PAINT.</p> <p>4b REMOVE EXISTING SCREEN WALL. PROVIDE NEW SCREEN PER DETAIL 1 / A-2 PATCH HOLES IN CONCRETE STOOP WITH EPOXY REPAIR MORTAR, TYP.</p> <p>4c REMOVE AND REPLACE EXISTING DOOR TRIM AT SIDING WITH PRIMED WOOD BRICK MOULD TO MATCH EXISTING PROFILE. PAINT. (NOBROOK ONLY)</p> <p>4d REMOVE EXISTING SIDING AND BUILDING WRAP. PROVIDE NEW BUILDING WRAP. TAPE / CAULK FULL PERIMETER OPENINGS. PROVIDE BUILDING WRAP FLASHING AT PERIMETER OF EXISTING OPENINGS PER MANUFACTURER'S PRINTED INSTRUCTIONS. REPAIR ANY TEARS / PUNCTURES PRIOR TO OR DURING SIDING INSTALLATION. PROVIDE NEW VINYL SIDING PER MANUFACTURER'S PRINTED INSTRUCTIONS.</p> <p>4e REMOVE EXISTING INFILL PANEL REPLACE PER DETAIL 9 / A-2</p>	<p>4f REMOVE EXISTING INFILL PANEL, PERIMETER TRIM, AND SHEATHING. INSPECT INTERIOR FRAMING FOR ROT. REMOVE ROTTED MEMBERS AND REPLACE WITH NEW WOOD FRAMING AS NECESSARY. WORK TO OCCUR FROM EXTERIOR SIDE ONLY. INFILL OPENING WITH NEW SHEATHING (THICKNESS TO MATCH EXISTING) AND NEW HOUSE-WRAP. RUN NEW VINYL SIDING CONTINUOUS WITH ADJACENT SIDING.</p> <p>4g REMOVE EXISTING FASCIAS AND RAKES AND CLADDING. PROVIDE NEW 4/4 FIBER CEMENT FASCIA AND RAKES. MATCH EXISTING SIZE. PAINT</p> <p>4h REMOVE EXISTING TRIM. REPLACE WITH NEW 5/4 FIBER CEMENT BOARD TRIM, MATCH SIZE. PAINT.</p> <p>4j REPLACE SILL WITH NEW FIBER CEMENT BOARD TRIM, PAINT.</p> <p>4k REMOVE EXISTING VINYL CORNER TRIM. REPLACE WITH NEW VINYL CORNER TRIM, PAINT.</p> <p>4l REMOVE EXISTING SOFFIT AND EDGE TRIM. PROVIDE NEW PERFORATED VINYL SOFFIT AND EDGE TRIM WITH SEALANT AT PERIMETER.</p> <p>4m PROVIDE VINYL ACCESSORIES (J-MOULD, INSIDE CORNER TRIM, ETC.) AS NEEDED TO PROVIDE A FULL AND COMPLETE INSTALLATION OF THE VINYL SIDING.</p> <p>4n NOT USED</p>	<p>UTILITIES:</p> <p>5a REMOVE EXISTING LIGHT FIXTURE AND REPLACE WITH NEW. CONTRACTOR TO CONFIRM PROPER OPERATION. REFER TO M-E DRAWINGS. PROVIDE VINYL BACKING PLATE (FIBER CEMENT BACKING PLATE AT FIBER CEMENT SIDING)</p> <p>5b APPROXIMATE LOCATION OF EXPOSED REFRIGERANT PIPING TO BE REPLACED. REFER TO MECHANICAL. INSTALLATION OF NEW HORIZONTAL INSULATED REFRIGERANT PIPING TO BE CONCEALED WITHIN EXISTING SOFFIT. REFER TO DETAIL11 / A-2. LOCATION OF REFRIGERANT PIPING VARY. CONFIRM IN FIELD.</p> <p>5c NOT USED</p> <p>5d REMOVE EXISTING ELECTRICAL OUTLET AND PROVIDE NEW OUTLET WITH NEW LOCKABLE COVER. PROVIDE 5/4 X 4 (NOM.) PREFINISHED FIBER CEMENT TRIM.</p> <p>5e NOT USED</p> <p>5f EXISTING UTILITIES TO REMAIN.</p> <p>5g NOT USED</p> <p>5h CONTRACTOR TO COORDINATE WITH CABLE, SATELLITE, PHONE, [ETC.] PROVIDERS TO REWIRE SERVICE TO AVOID EXPOSURE ON EXTERIOR OF BUILDING. REMOVE UNUSED WIRING.</p> <p>5j REMOVE EXISTING AND PROVIDE NEW SOFFIT VENT FROM EXHAUST FAN OR OTHER DEVICE.</p>





## FINAL DOCUMENTS





JOB NO.	2128
DATE	APRIL 27, 2021
DRAWN	AC, TM, RTP
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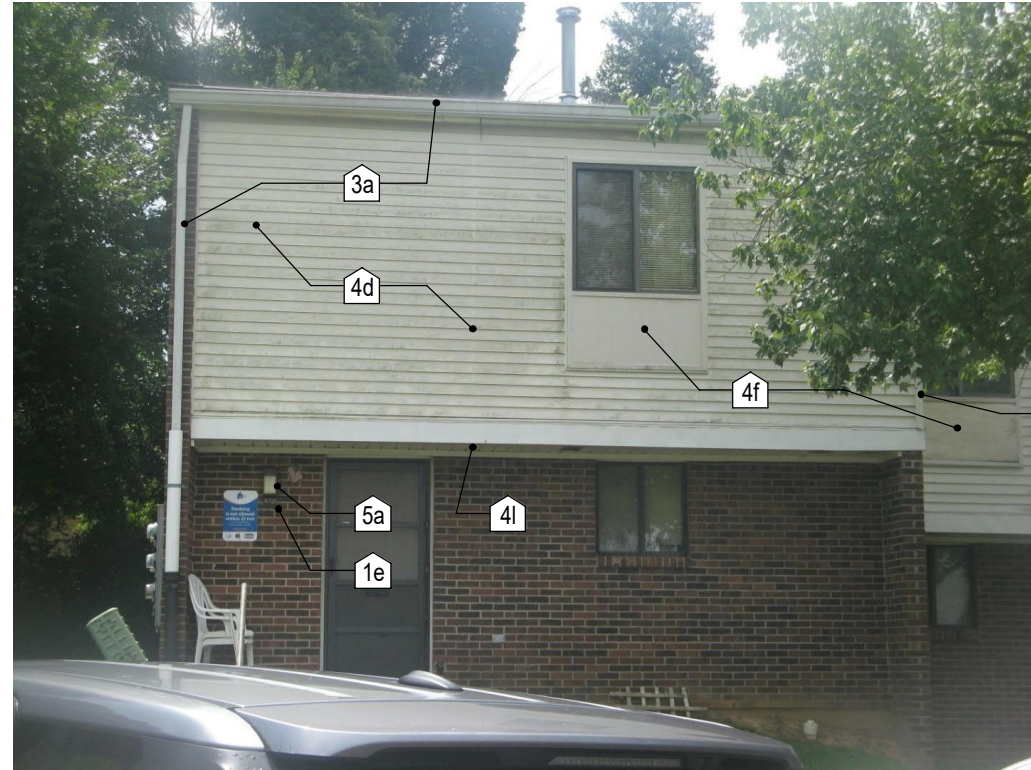
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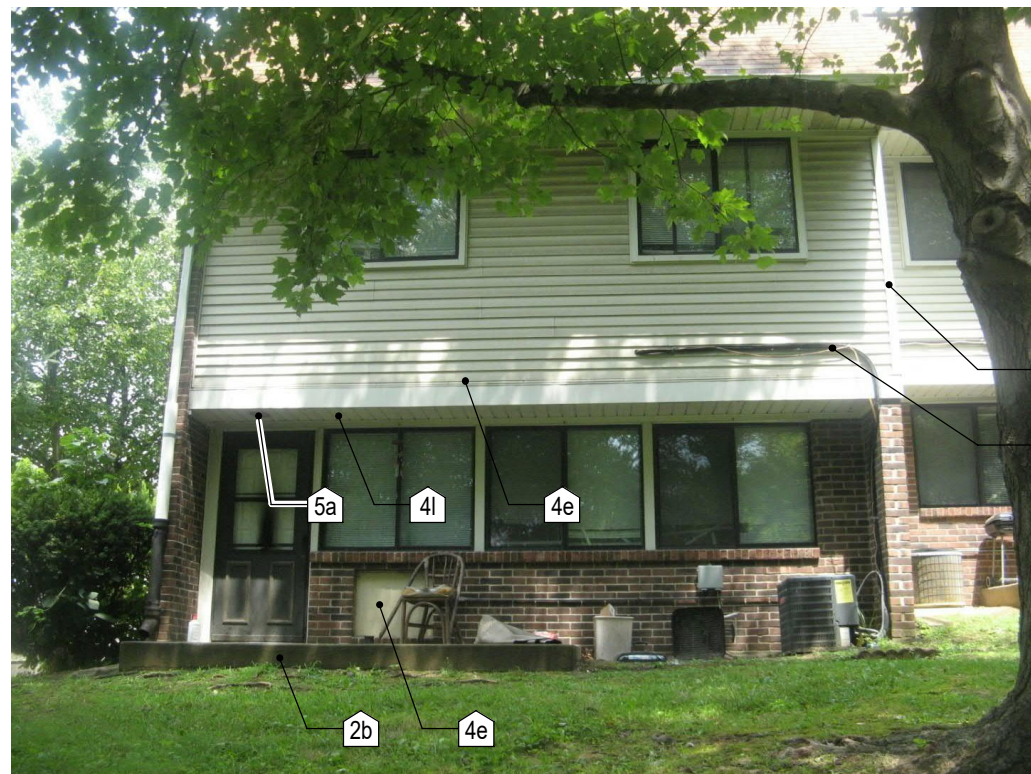
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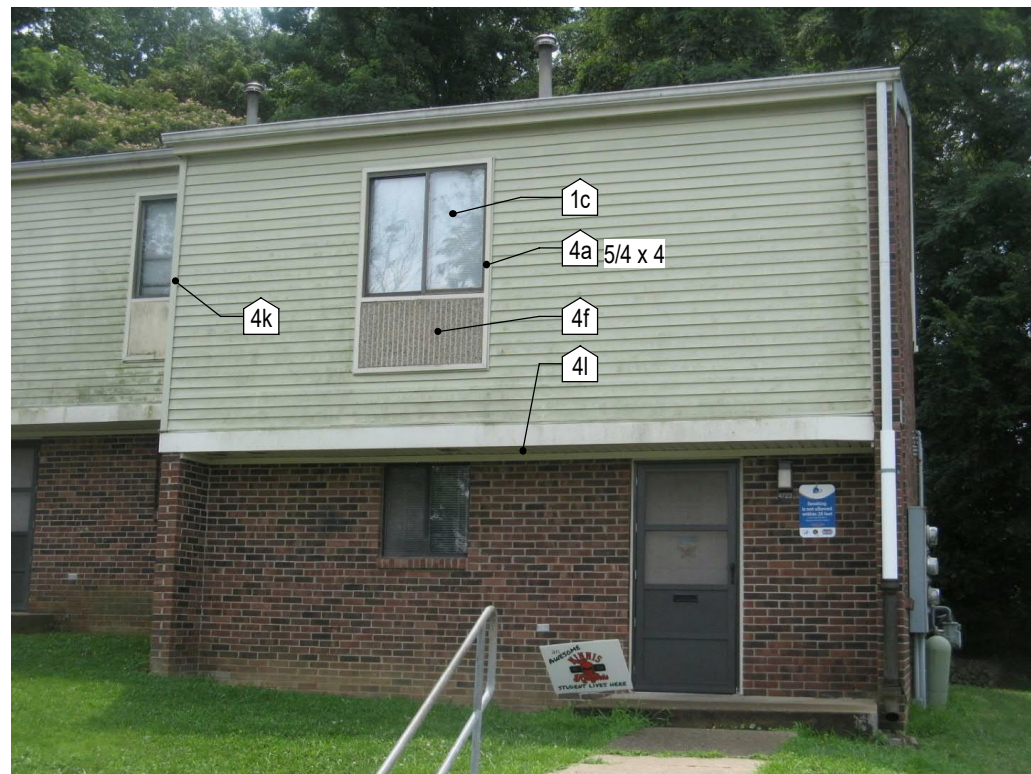
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GENERAL ELEVATION NOTES

- A. ELEVATIONS ARE INCLUDED FOR GENERAL INFORMATION ONLY. EXACT CONDITIONS WILL VARY. REFER TO PHOTOS. SOME ELEVATIONS MAY BE SHOWN OPPOSITE HAND. CONTRACTOR TO CONFIRM CONDITIONS, PLACEMENTS AND APPLIED FIXTURES / UTILITIES IN FIELD.
- B. EXISTING UTILITY ITEMS (GAS METERS, PIPING, PANEL BOXES, CONDUIT, COMPRESSORS, DISCONNECT BOXES, HOSE BIBS, ETC.) ARE NOT INDICATED IN ALL PLACES ON THE DRAWINGS. CONTRACTOR TO CONFIRM LOCATIONS IN THE FIELD AND COORDINATE WORK / INSTALLATION AS NECESSARY.
- C. REFER TO GENERAL NOTES ON SHEET S-1 FOR NOTES ON SIGNAGE AND ADDITIONAL WALL SHEATHING.
- D. FIBER CEMENT TRIM SIZES ARE GIVEN IN NOMINAL DIMENSIONS.
- E. EXISTING STORM DOORS (NOT SHOWN IN ELEVATIONS) SHALL REMAIN IN PLACE. PROTECT DURING CONSTRUCTION.
- F. REFER TO DETAIL 5 / A-2 FOR TYPICAL CONSTRUCTION OF WINDOW JAMB TRIM AT WINDOWS FIRST AND SECOND FLOOR. SILL SIM AT SECOND FLOOR.
- G. REFER TO TYPICAL FIBER CEMENT NOTES ON SHEET A-2 FOR FLASHING AT FIBER CEMENT TRIM PIECES

ELEVATION AND PHOTO DEMOLITION AND NEW WORK KEY NOTES

GENERAL:

- 1a EXISTING ROOFING TO REMAIN. PROTECT, TYP.
- 1b INTERIOR WALL SEPARATING UNITS SHOWN DASHED FOR REFERENCE, TYP.
- 1c EXISTING WINDOW TO REMAIN, PROTECT, TYP. REMOVE EXISTING SEALANT AND PROVIDE NEW SEALANT AT PERIMETER OF WINDOW AND AT NEW TRIM.
- 1d EXISTING DOOR AND FRAME TO REMAIN. PROTECT, TYP.
- 1e SIGNAGE, REFER TO GENERAL NOTE C (THIS SHEET)

MASONRY:

- 2a EXISTING BRICK TO REMAIN. PROTECT, TYP.
- 2b EXISTING CONCRETE STOOP TO REMAIN. PROTECT. REFER TO KEYNOTE 4b WHERE REQUIRED.
- 2c EXISTING BRICK ROWLOCK SILL TO REMAIN, REPAIR / TUCKPOINT AS REQUIRED.

DRAINAGE AND GRADE:

- 3a EXISTING GUTTERS AND DOWNSPOUTS TO BE REMOVED. CAST IRON BOOTS AND / OR PVC EXTENSIONS TO REMAIN. PROVIDE NEW ALUMINUM GUTTERS AND DOWNSPOUTS TO MATCH EXISTING SIZE. COLOR TO BE SELECTED BY OWNER. INSTALL DOWNSPOUTS IN SAME LOCATIONS AND CONNECT TO EXISTING CAST IRON AND / OR PVC.

- 3b STRAIGHTEN EXISTING PVC EXTENSIONS AND / OR CAST IRON DOWNSPOUT BOOTS.
- 3c EXISTING CONCRETE SPLASHBLOCKS TO REMAIN. PROVIDE NEW WHERE SPLASHBLOCKS ARE MISSING. REFER TO SITE NOTES

TRIM AND SIDING:

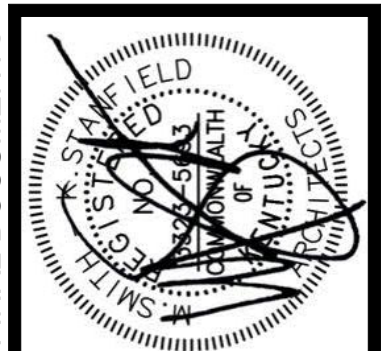
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- 4c REMOVE AND REPLACE EXISTING DOOR TRIM AT SIDING WITH PRIMED WOOD BRICK MOULD TO MATCH EXISTING PROFILE. PAINT, (NOBROOK ONLY)
- 4d REMOVE EXISTING SIDING AND BUILDING WRAP. PROVIDE NEW BUILDING WRAP TAPE / CAULK FULL PERIMETER OF ALL EXISTING OPENINGS. PROVIDE BUILDING WRAP FLASHING AT PERIMETER OF EXISTING OPENINGS PER MANUFACTURER'S PRINTED INSTRUCTIONS. REPAIR ANY TEARS / PUNCTURES PRIOR TO OR DURING SIDING INSTALLATION. PROVIDE NEW VINYL SIDING PER MANUFACTURER'S PRINTED INSTRUCTIONS.
- 4e REMOVE EXISTING INFILL PANEL REPLACE PER DETAIL 9 / A-2

- 4f REMOVE EXISTING INFILL PANEL, PERIMETER TRIM, AND SHEATHING. INSPECT INTERIOR FRAMING FOR ROT. REMOVE ROTTED MEMBERS AND REPLACE WITH NEW WOOD FRAMING AS NECESSARY. WORK TO OCCUR FROM EXTERIOR SIDE ONLY. INFILL OPENING WITH NEW SHEATHING (THICKNESS TO MATCH EXISTING) AND NEW HOUSE-WRAP. RUN NEW VINYL SIDING CONTINUOUS WITH ADJACENT SIDING.
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- 4l REMOVE EXISTING SOFFIT AND EDGE TRIM. PROVIDE NEW PERFORATED VINYL SOFFIT AND EDGE TRIM WITH SEALANT AT PERIMETER.
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- 4n NOT USED

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LMHA EAST PAGES SIDING  
REPLACEMENT

4715 EAST PAGES LANE  
LMHA PROPOSAL NO: 1548

EAST PAGES LANE  
PHOTOS

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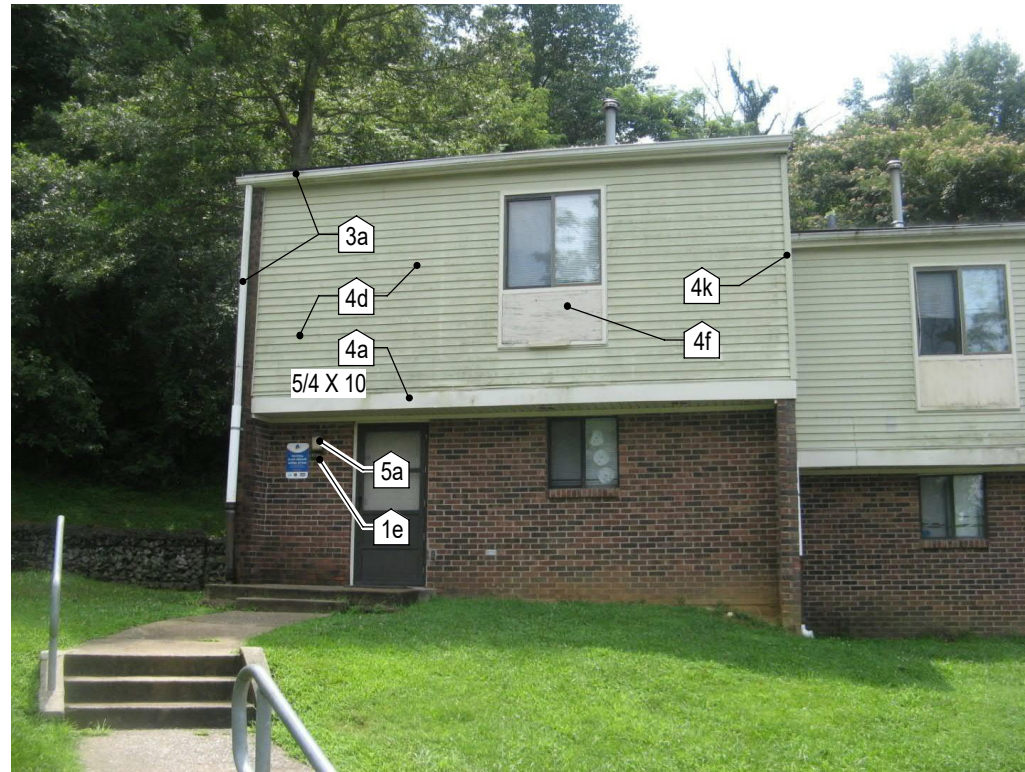
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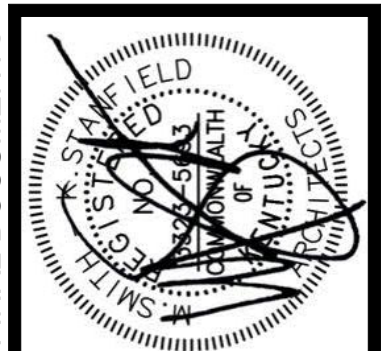
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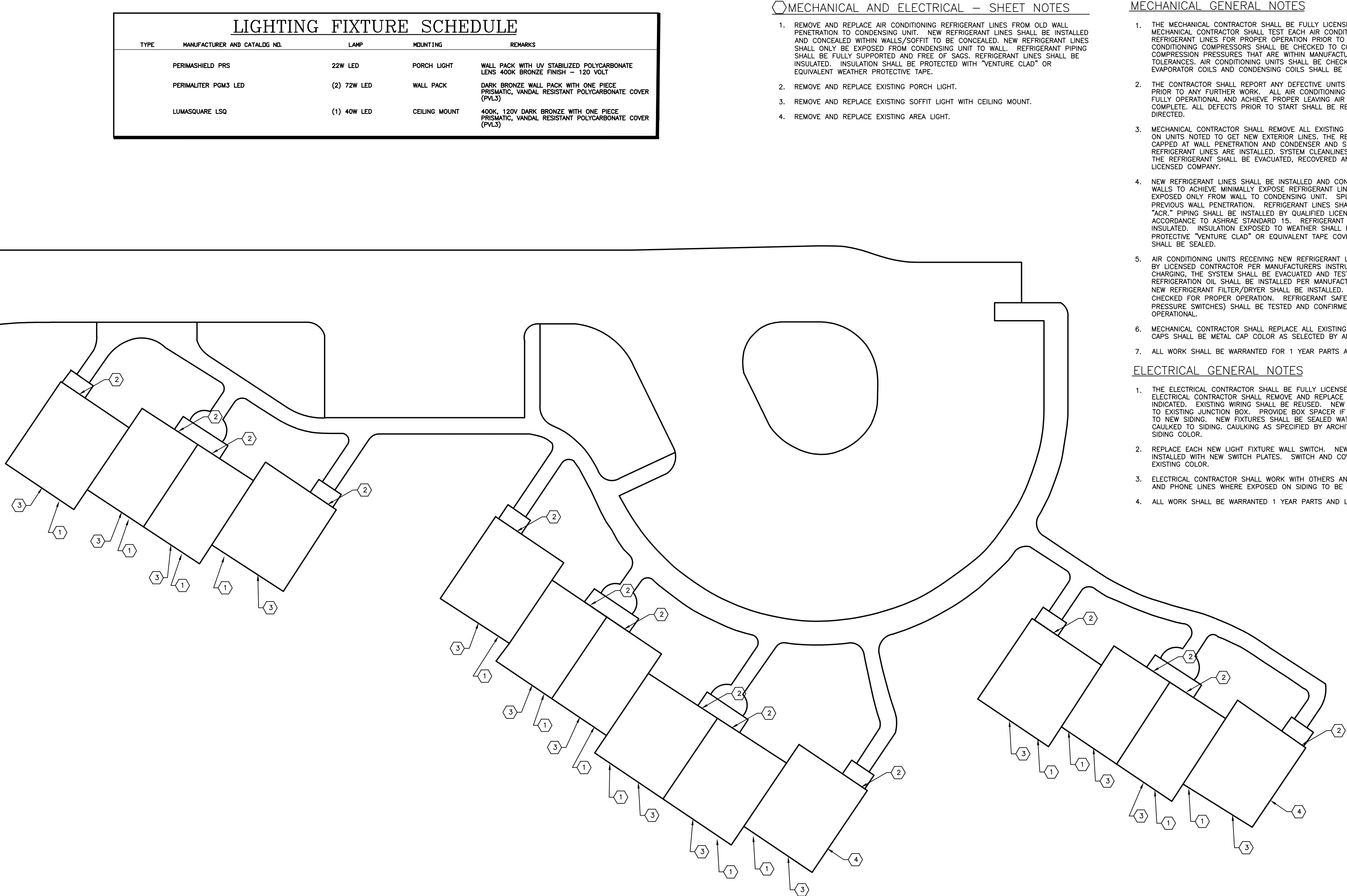
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EAST PAGES LANE



LIGHTING FIXTURE SCHEDULE				
TYPE	MANUFACTURER AND CATALOG NO.	LAMP	MOUNTING	REMARKS
PERIMASHIELD PRS		22W LED	PORCH LIGHT	WALL PACK WITH UV STABILIZED POLYCARBONATE LENS 400K BRONZE FINISH - 120 VOLT
PERIMALTER PGMS LED		(2) 72W LED	WALL PACK	DARK BRONZE WALL PACK WITH ONE PIECE PRISMATIC VANDAL RESISTANT POLYCARBONATE COVER (PVL3)
LUMASQUARE LSQ		(1) 40W LED	CEILING MOUNT	400K, 120V DARK BRONZE WITH ONE PIECE PRISMATIC VANDAL RESISTANT POLYCARBONATE COVER (PVL3)

EAST PAGES LANE PLAN  
SCALE: NONE



MECHANICAL AND ELECTRICAL – SHEET NOTES

1. REMOVE AND REPLACE AIR CONDITIONING REFRIGERANT LINES FROM OLD WALL PENETRATION TO CONDENSING UNIT. NEW REFRIGERANT LINES SHALL BE INSTALLED AND CONCEALED WITHIN WALLS/SOFFIT TO BE CONCEALED. NEW REFRIGERANT LINES SHALL ONLY BE EXPOSED FROM CONDENSING UNIT TO WALL. REFRIGERANT PIPING SHALL BE FULLY SUPPORTED AND FREE OF SAGS. REFRIGERANT LINES SHALL BE INSULATED. INSULATION SHALL BE PROTECTED WITH "VENTURE CLAD" OR EQUIVALENT WEATHER PROTECTIVE TAPE.
2. REMOVE AND REPLACE EXISTING PORCH LIGHT.
3. REMOVE AND REPLACE EXISTING SOFFIT LIGHT WITH CEILING MOUNT.
4. REMOVE AND REPLACE EXISTING AREA LIGHT.

MECHANICAL GENERAL NOTES

1. THE MECHANICAL CONTRACTOR SHALL BE FULLY LICENSED IN STATE OF KY. THE MECHANICAL CONTRACTOR SHALL TEST EACH AIR CONDITIONER NOTED TO GET NEW REFRIGERANT LINES FOR PROPER OPERATION PRIOR TO DEMOLITION. AIR CONDITIONING COMPRESSORS SHALL BE CHECKED TO CONFIRM THEY ACHIEVE COMPRESSION PRESSURES THAT ARE WITHIN MANUFACTURERS OPERATIONAL TOLERANCES. AIR CONDITIONING UNITS SHALL BE CHECKED FOR LEAKS. EVAPORATOR COILS AND CONDENSING COILS SHALL BE THOROUGHLY CLEANED.
2. THE CONTRACTOR SHALL REPORT ANY DEFECTIVE UNITS TO OWNER AND ENGINEER PRIOR TO ANY FURTHER WORK. ALL AIR CONDITIONING UNITS ARE EXPECTED TO BE FULLY OPERATIONAL AND ACHIEVE PROPER LEAVING AIR TEMPERATURES WHEN COMPLETE. ALL DEFECTS PRIOR TO START SHALL BE REPORTED AND REPAIRED AS DIRECTED.
3. MECHANICAL CONTRACTOR SHALL REMOVE ALL EXISTING EXTERIOR REFRIGERANT LINES ON UNITS NOTED TO GET NEW EXTERIOR LINES. THE REFRIGERANT LINES SHALL BE CAPPED AT WALL PENETRATION AND CONDENSER AND SEALED UNTIL NEW REFRIGERANT LINES ARE INSTALLED. SYSTEM CLEANLINESS SHALL BE MAINTAINED. THE REFRIGERANT SHALL BE EVACUATED, RECOVERED AND RECYCLED BY APPROVED LICENSED COMPANY.
4. NEW REFRIGERANT LINES SHALL BE INSTALLED AND CONCEALED WITHIN BUILDING WALLS TO ACHIEVE MINIMALLY EXPOSE REFRIGERANT LINES. NEW LINES SHALL BE EXPOSED ONLY FROM WALL TO CONDENSING UNIT. SPLICE REFRIGERANT LINE AT PREVIOUS WALL PENETRATION. REFRIGERANT LINES SHALL BE TYPE "X" OR TYPE "ACR." PIPING SHALL BE INSTALLED BY QUALIFIED LICENSED CONTRACTOR IN ACCORDANCE TO ASHRAE STANDARD 15. REFRIGERANT SUCTION LINE SHALL BE INSULATED. INSULATION EXPOSED TO WEATHER SHALL BE WRAPPED WITH PROTECTIVE "VENTURE CLAD" OR EQUIVALENT TAPE COVER. WALL PENETRATIONS SHALL BE SEALED.
5. AIR CONDITIONING UNITS RECEIVING NEW REFRIGERANT LINES SHALL BE RECHARGED BY LICENSED CONTRACTOR PER MANUFACTURERS INSTRUCTIONS. PRIOR TO CHARGING, THE SYSTEM SHALL BE EVACUATED AND TESTED FOR LEAKS. NEW REFRIGERATION OIL SHALL BE INSTALLED PER MANUFACTURERS SPECIFICATION. A NEW REFRIGERANT FILTER/DRYER SHALL BE INSTALLED. EACH SYSTEM SHALL BE CHECKED FOR PROPER OPERATION. REFRIGERANT SAFETIES (HIGH AND LOW PRESSURE SWITCHES) SHALL BE TESTED AND CONFIRMED TO BE FULLY OPERATIONAL.
6. MECHANICAL CONTRACTOR SHALL REPLACE ALL EXISTING DRYER VENT CAPS. VENT CAPS SHALL BE METAL CAP COLOR AS SELECTED BY ARCHITECT.
7. ALL WORK SHALL BE WARRANTED FOR 1 YEAR PARTS AND LABOR.

ELECTRICAL GENERAL NOTES

1. THE ELECTRICAL CONTRACTOR SHALL BE FULLY LICENSED IN THE STATE OF KY. THE ELECTRICAL CONTRACTOR SHALL REMOVE AND REPLACE EXISTING LIGHT FIXTURES AS INDICATED. EXISTING WIRING SHALL BE REUSED. NEW LIGHTS SHALL BE INSTALLED TO EXISTING JUNCTION BOX. PROVIDE BOX SPACER IF NEEDED FOR FLUSH FINISH TO NEW SIDING. NEW FIXTURES SHALL BE SEALED WATER TIGHT AND FULLY CAULKED TO SIDING. CAULKING AS SPECIFIED BY ARCHITECT AND SHALL MATCH NEW SIDING COLOR.
2. REPLACE EACH NEW LIGHT FIXTURE WALL SWITCH. NEW WALL SWITCHES SHALL BE INSTALLED WITH NEW SWITCH PLATES. SWITCH AND COVER PLATES SHALL MATCH EXISTING COLOR.
3. ELECTRICAL CONTRACTOR SHALL WORK WITH OTHERS AND RELOCATE EXISTING CABLE AND PHONE LINES WHERE EXPOSED ON SIDING TO BE REPLACED.
4. ALL WORK SHALL BE WARRANTED 1 YEAR PARTS AND LABOR.

SHERMAN  
CARTER  
BARNHART  
ARCHITECTS

STATE OF KENTUCKY  
KEVIN J. SCHULTE  
28498  
LICENSED PROFESSIONAL ENGINEER

FINAL DOCUMENTS

LSE ENGINEERING  
MECHANICAL & ELECTRICAL ENGINEERS

1002 BUCKNER CENTER DRIVE SUITE #6 - LAGRANGE, KY 40001  
TEL: 502-564-9800 - www.lse-engineering.com

LMHA EAST PAGES  
SIDING REPLACEMENT

4715 EAST PAGES LANE  
LMHA PROPOSAL NO: 1548

EAST PAGES LANE COMPLEX  
APARTMENTS SITE  
PLAN

JOB NO.	1964 LSE - 20017
DATE	4- 27-2021
DRAWN	KJS
CHECKED	KJS

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REVISIONS		
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