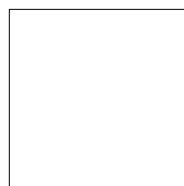


SCOPE OF WORK

- FRONT PORCH RENOVATION

Consultants



ARCHITECT

BMR Design Group, Inc.
503 West Lincoln Avenue
Milwaukee, Wisconsin 53207
(414) 384-2996

SHEET INDEX

ARCHITECTURAL

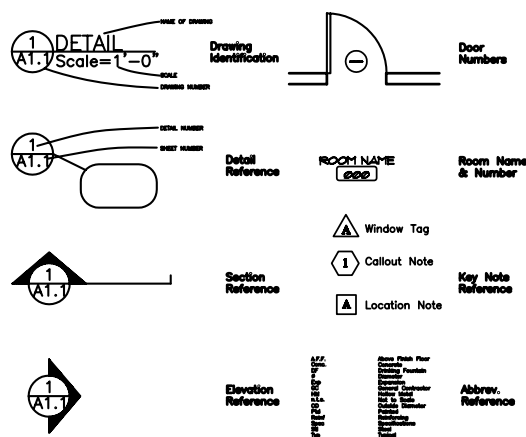
A-1 EXISTING PORCH PLAN, EXISTING FRONT ELEVATION
A-2 EXISTING PORCH ROOF PLAN
A-3 NEW PORCH PLAN, NEW FRONT ELEVATION
A-4 NEW PORCH ROOF PLAN

BMR
DESIGN GROUP, INC.
Architects - Engineers

503 West Lincoln Avenue
Milwaukee, Wisconsin 53207
Phone - (414) 384-2996
Fax - (414) 384-3904

PROPOSED RENOVATION OF EXTERIOR FRONT PORCH

SYMBOLS



SITE LOCATION



AT: 959 N. 34Th St
Milwaukee, WI

DATE: JULY 26, 2016

BMR PROJECT NO.: 2016-54

General Notes

Mechanical, Electrical & Plumbing design are not the responsibility of the Architect. The M.E.P to be handled on a design-build basis through the Developer and Construction Manager. The design-build contractor is responsible for code compliance with their work.

All work shall be done in accordance with all State and Local coded and ordinances.

Field verify all existing conditions and dimensions.

Do NOT scale drawings

The locations of the existing utility installations as shown on the plans are approximate. There may be other underground utility installation within the project area that are not shown. Contractor Must contact diggers hotline.

All building components requiring analysis and design by Professional Engineer being submitted to Architect/ Owner for approval must be sealed and signed by the manufacturer's or fabricator's Professional Engineer, registered in the state where the project is being constructed. Shop Drawings, manufacturer's literature, etc.. will not be reviewed without Engineer's Seal and signature appearing on submittals.

Building Information

PROJECT INFORMATION

PROJECT OWNER: Jeff Waldorf
414-526-6648

PROJECT ADDRESS: 959 N. 34Th St
Milwaukee, WI

PRINCIPAL IN CHARGE: Luis Barbosa Perches

PROJECT ARCHITECT:

PROPOSED RENOVATION OF EXISTING FRONT PORCH

AT: 959 N. 34TH ST, Milwaukee, WI

DATE: 07/26/16

OWNER: JEFF WALDORF

PROJECT#: 2016-54



LOOKING NORTH



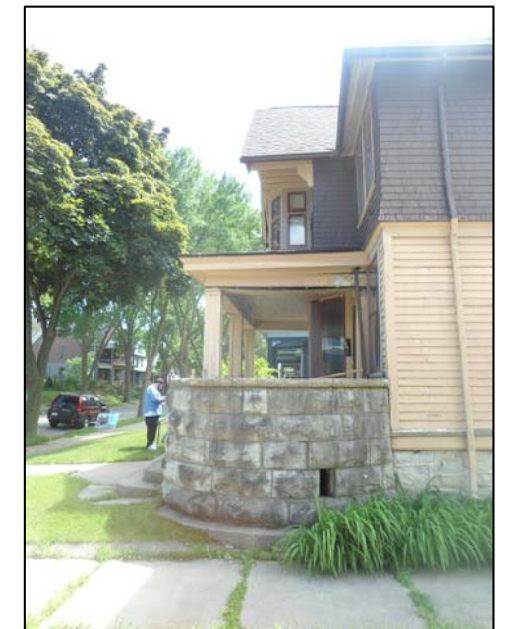
LOOKING NORTH



LOOKING WEST



LOOKING SOUTH WEST



LOOKING WEST

CONDITIONS OF FOOTING.

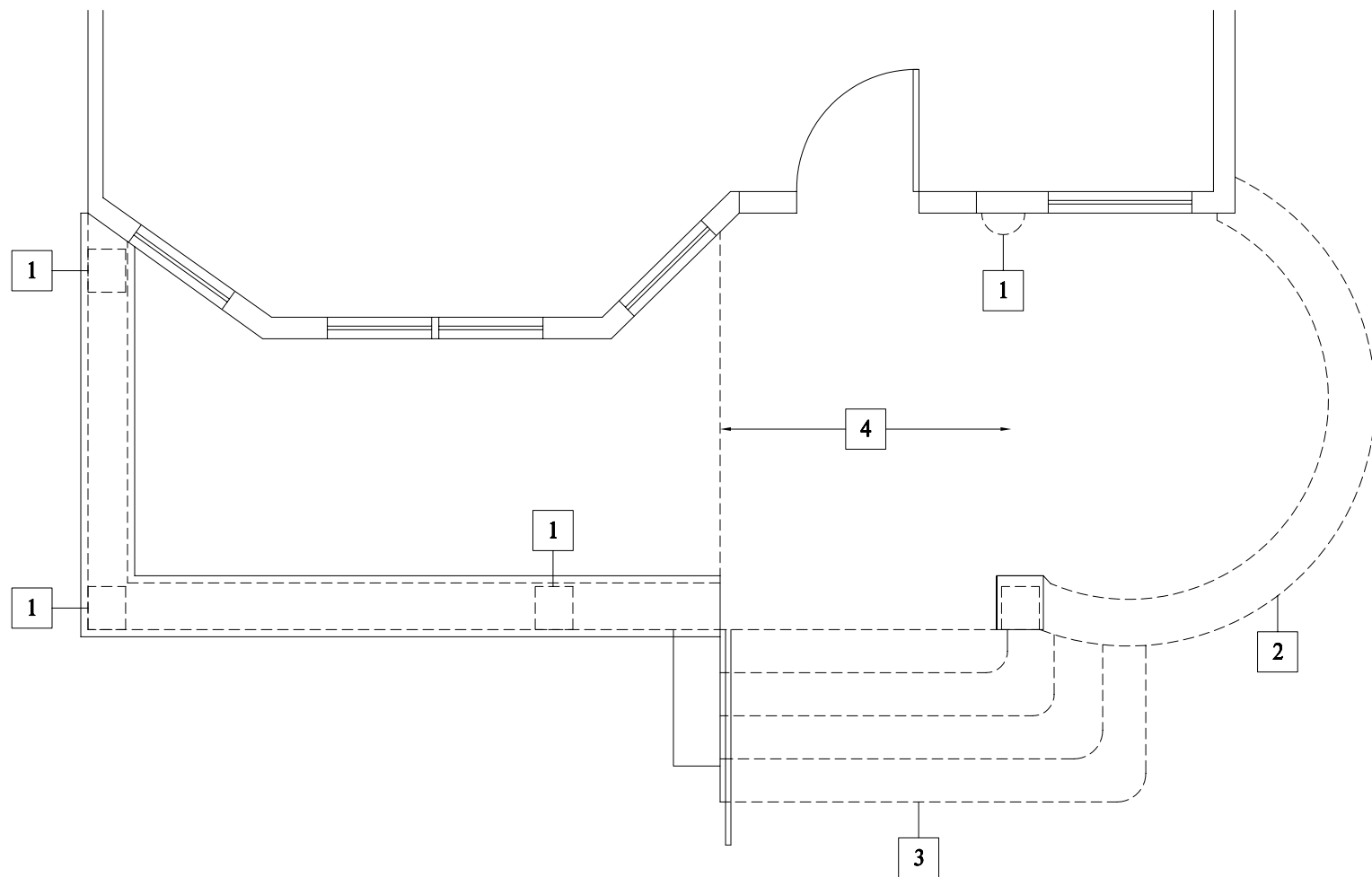
NOTE: NEW CONCRETE FOOTING MAY BE REQUIRED

3 EXISTING CONCRETE STAIRS TO BE REMOVED AND REPLACED AFTER REVIEW OF EXISTING CONDITIONS OF FOOTING

NOTE: NEW CONCRETE FOOTING MAY BE REQUIRED

4 EXISTING WOOD DECK TO BE REMOVED TO VERIFY EXISTING FRAMING CONDITIONS TO DETERMINE SCOPE OF NEW WORK REQUIRED ON FOOTING SUPPORTS

5 EXISTING WINDOW TO BE REMOVED



1 Existing/Demolition Porch Plan
A-1 Scale: 1/4" = 1'-0"



2 Existing Elevation
A-1 Scale: 1/8" = 1'-0"

PROJECT

Front Porch
Renovation
At:
959 N. 34th St
Milwaukee, WI

Owner:
Jeff Waldorf
414-526-6648

PROJECT NO. 2016-54

DATE 07/26/16

REVISIONS

CHECKED BY L.B.

DRAWN BY R.A.

SCALE as noted

SHEET NO. A-1

SHEET TITLE

PROJECT
 Front Porch
 Renovation
 At:
 959 N. 34th St
 Milwaukee, WI

Owner:
 Jeff Waldorf
 414-526-6648

PROJECT NO. 2016-54

DATE 07/26/16

REVISIONS

CHECKED BY L.B.

DRAWN BY R.A.

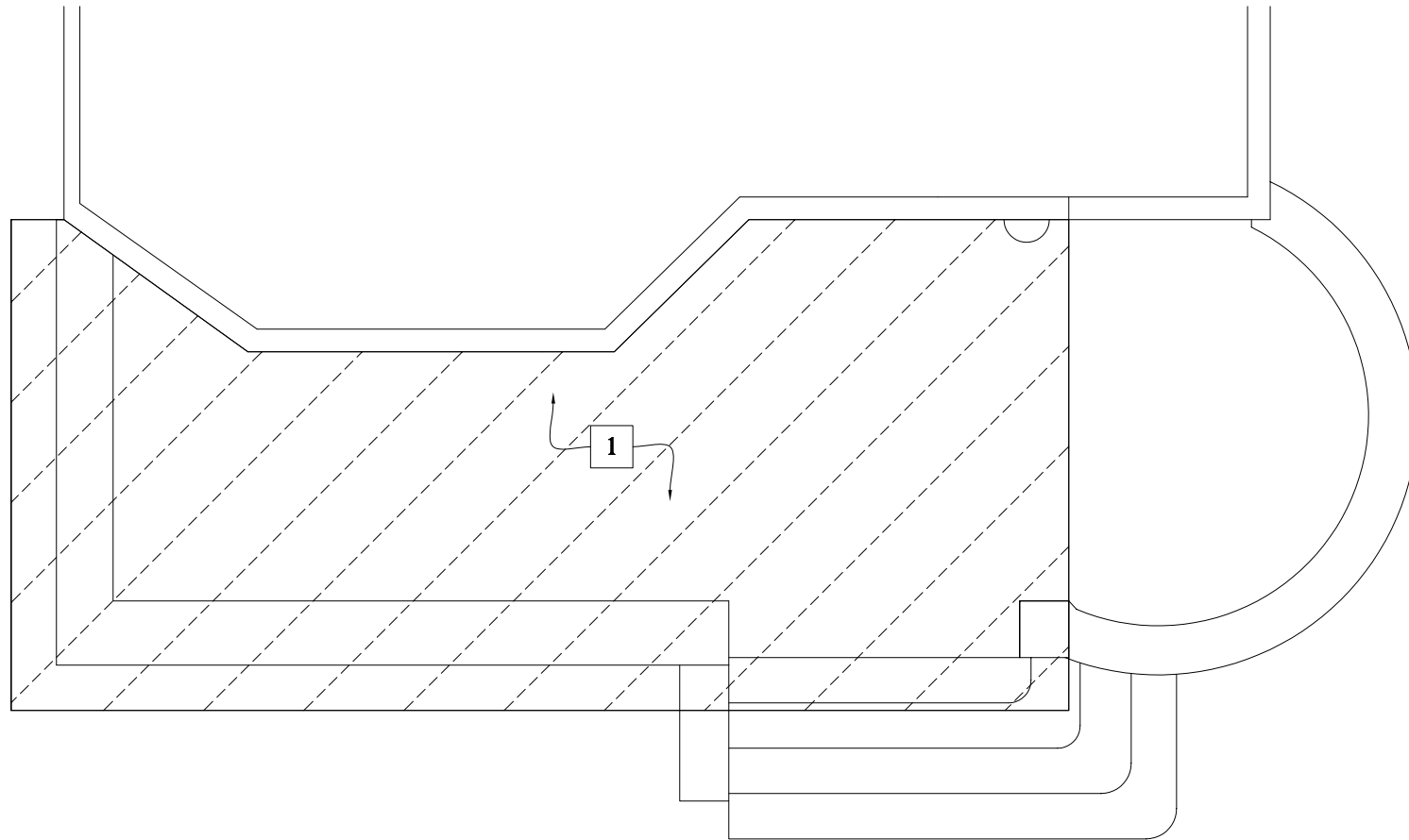
SCALE as noted

SHEET NO. A-2

SHEET TITLE

DEMOLITION NOTES

- 1** EXISTING ROOF SYSTEM TO BE REMOVED AND REPLACED



1 Existing/ Demolition Porch Roof Plan $\rightarrow \rightarrow$
 A-1 Scale: 1/4" = 1'-0"

PROJECT

Front Porch
 Renovation
 At:
 959 N. 34th St
 Milwaukee, WI

Owner:
 Jeff Waldorf
 414-526-6648

PROJECT NO. 2016-54

DATE 07/26/16

REVISIONS

NO.	DESCRIPTION

CHECKED BY L.B.

DRAWN BY R.A.

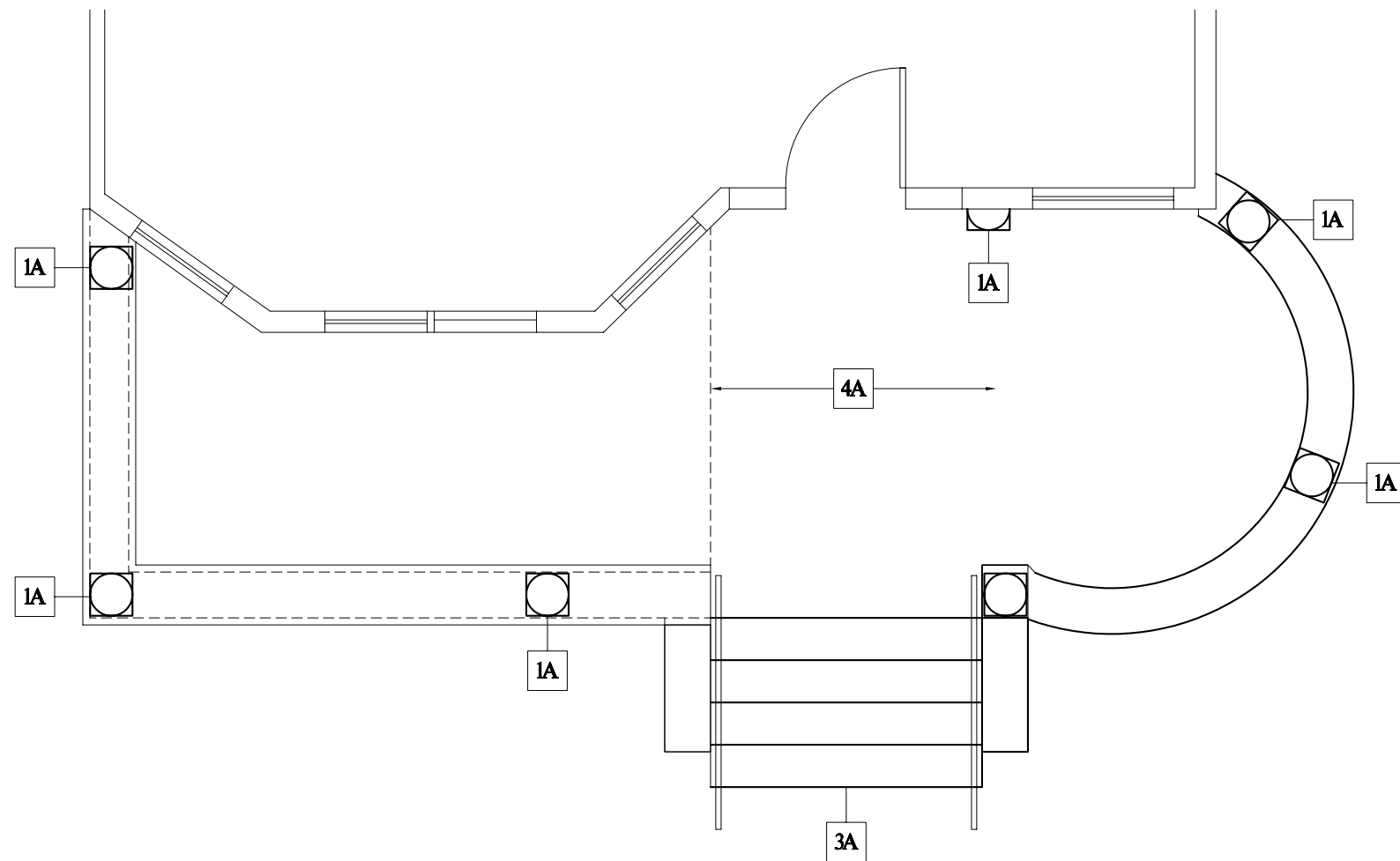
SCALE as noted

SHEET NO. A-3

SHEET TITLE

NEW SCOPE OF WORK

- 1A NEW COLUMNS
- 3A STONE WALL TO BE CONSTRUCTED WITH EXISTING STONE
NOTE: NEW CONCRETE FOOTING MAY BE REQUIRED
- 3A NEW CONC. STAIRS REPLACED AFTER REVIEW OF EXISTING CONDITIONS OF FOOTING
NOTE: NEW CONC. FOOTING MAY BE REQUIRED
- 4A NEW WOOD DECK TO BE INSTALLED
- 5 NEW ROOF ADDITION



1 New Porch Plan
 A-3 Scale: 1/4" = 1'-0"



2 Existing Elevation
 A-3 Scale: 1/8" = 1'-0"

PROJECT

Front Porch
 Renovation
 At:
 959 N. 34th St
 Milwaukee, WI

Owner:
 Jeff Waldorf
 414-526-6648

PROJECT NO. 2016-54

DATE 07/26/16

REVISIONS

CHECKED BY L.B.

DRAWN BY R.A.

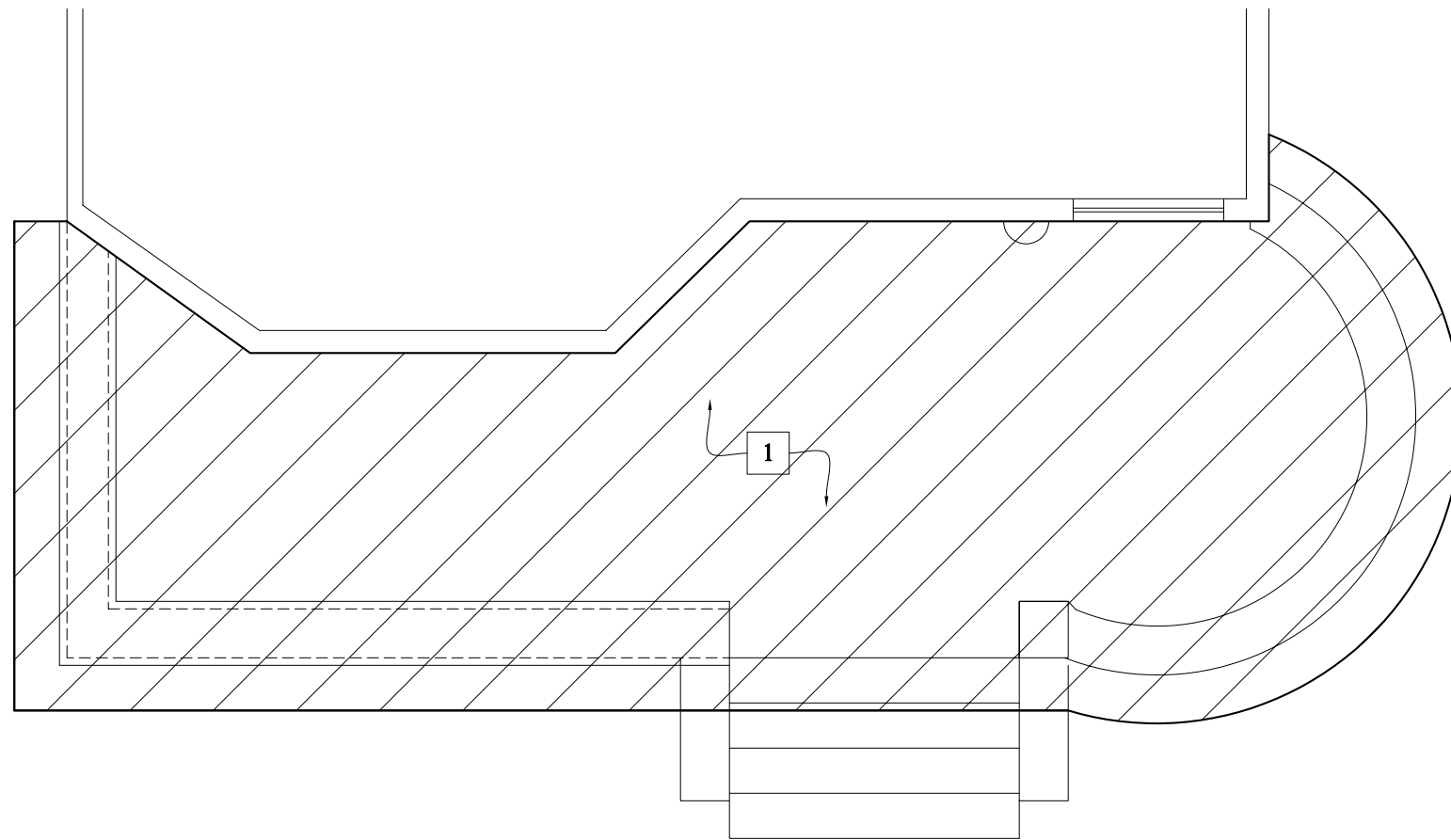
SCALE as noted

SHEET NO. A-4

SHEET TITLE

NEW SCOPE OF WORK

1 NEW ROOF SYSTEM TO BE INSTALLED



1 New Porch Roof Plan $\rightarrow \rightarrow$
 A-1 Scale: 1/4" = 1'-0"