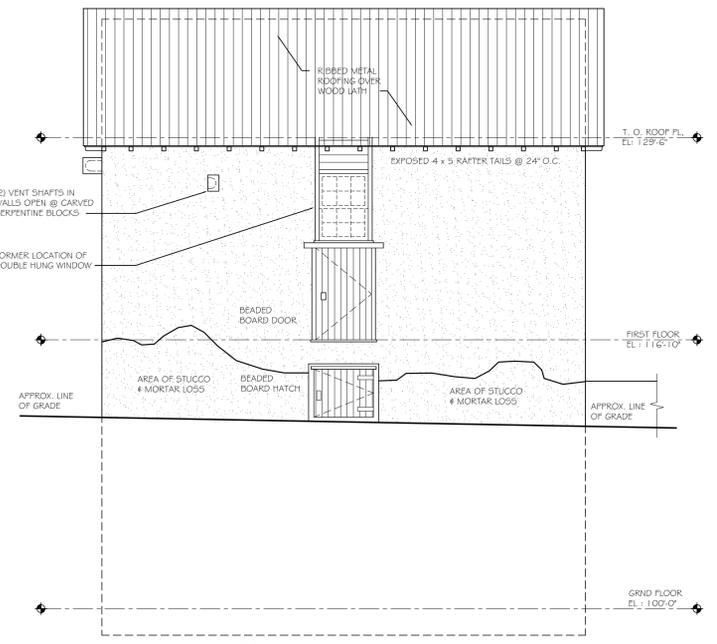
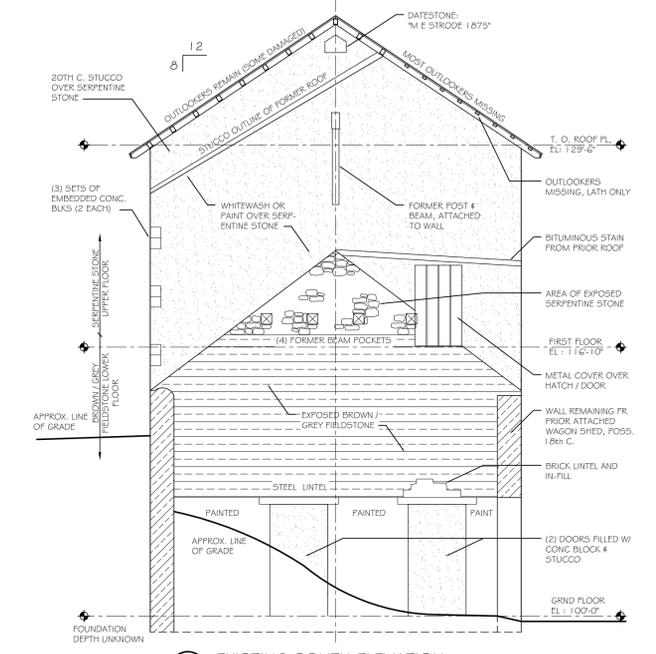
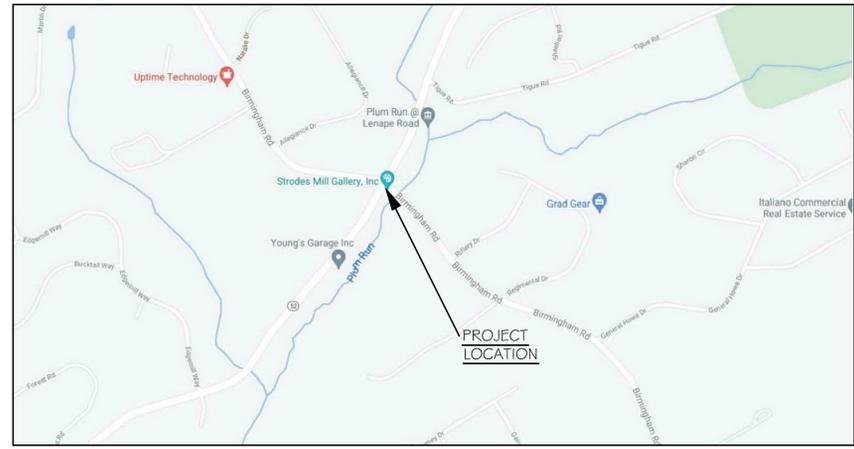
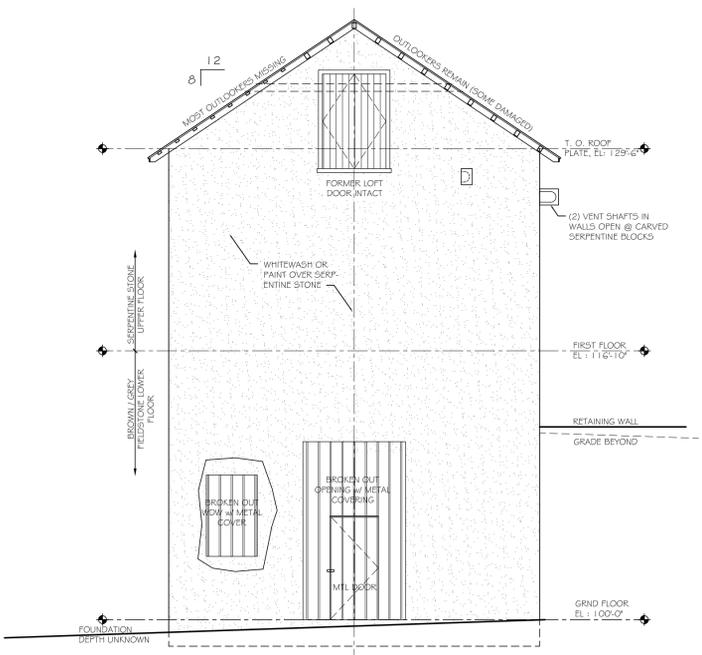
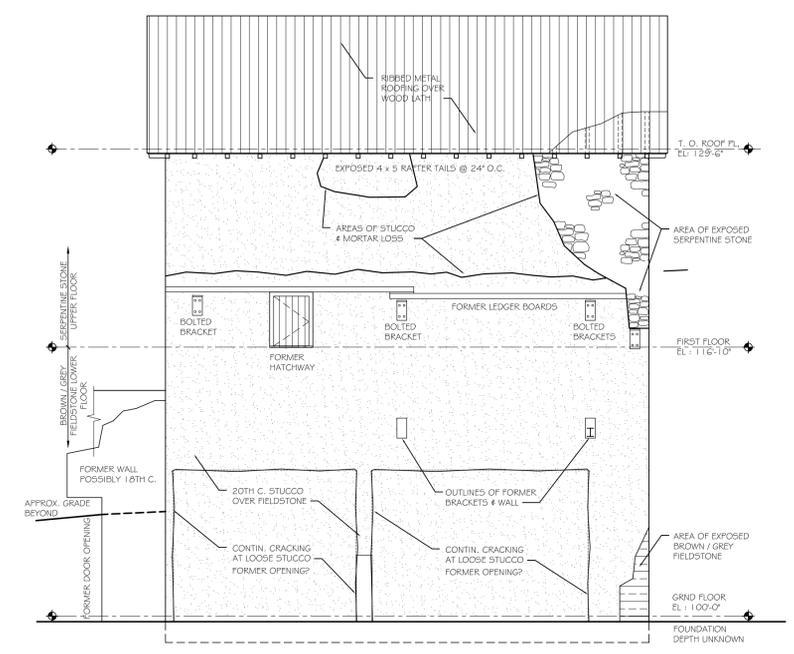
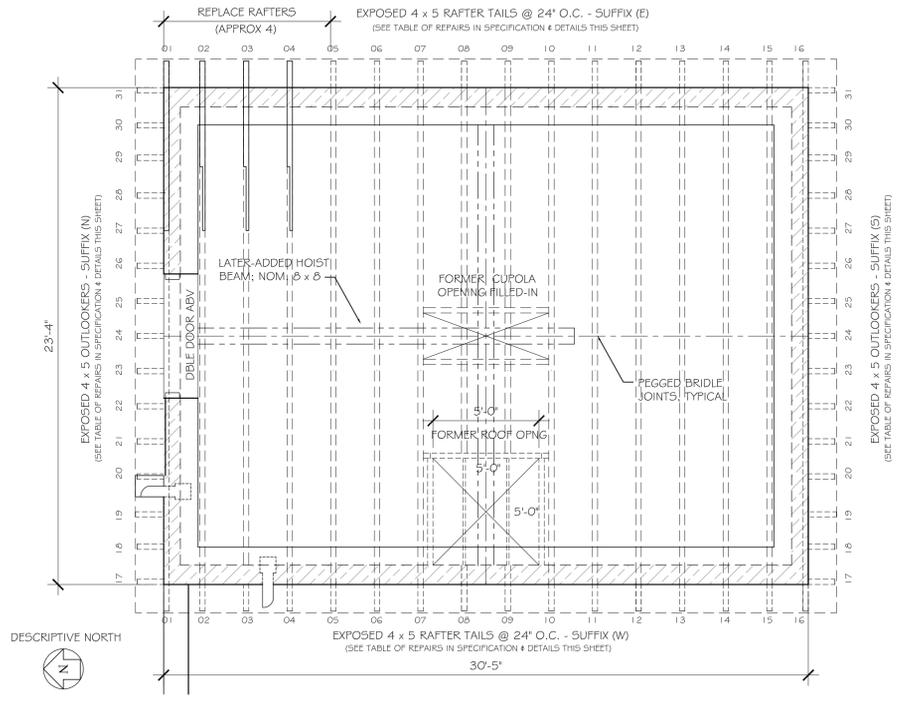
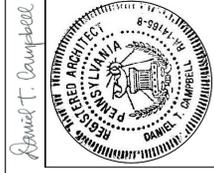


6. TIMBER REPAIR DETAILS
SCALE: 1/2" = 1'-0"



INDEX TO DRAWINGS	
DWG #	DRAWING TITLE:
A-1	LOCATION MAP, EXISTING ELEVATIONS, TIMBER FRAMING & REPAIRS, INDEX TO DRAWINGS, BUILDING CODE INFORMATION (THIS SHEET)
A-2	PROPOSED ELEVATIONS / SCOPE OF WORK NOTES
A-3	PLANS, SECTION, ROOFING DETAILS & SPRING HOUSE
BUILDING CODE INFORMATION	
USE GROUP:	U : UTILITY & MISCELLANEOUS
CONSTRUCTION TYPE:	3B UNPROTECTED MASONRY / FRAME
HEIGHT AND AREA:	34' - 0" FROM GRADE TO MEAN SLOPE OF ROOF 740 SQUARE FEET, EACH OF TWO FLOORS
WITHIN PERMISSIBLE LIMITS OF INTERNATIONAL EXISTING BUILDING CODE (IEBC 2018)	

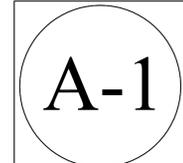


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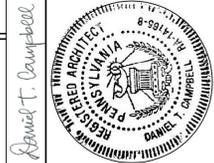
Strode's Barn Exterior Restoration
Lenape & Birmingham Roads, East Bradford Twp., PA
Daniel T. Campbell AIA
930 Oakbourne Road, West Chester, PA 19382
PH / FX : 610-344-3402 PA Lic #RA-014165B

EXISTING ELEVATIONS	3/16" = 1'-0"
ROOF FRAMING PLAN	1/4" = 1'-0"
TIMBER FRAME DETAILS	1/12" = 1'-0"
INDEX TO DRAWINGS	1/12" = 1'-0"
BUILDING CODE INFORMATION	



SCOPE OF WORK NOTES

- DIVISION 01 - MOBILIZATION AND SITE PREPARATION:**
 01.1 DELIVER AND STORE MATERIALS INSIDE OF A SECURE MANNER & LOCATION AT THE WORK SITE. APPROVED BY OWNER; SECURITY OF MATERIALS ARE THE RESPONSIBILITY OF THE CONTRACTOR.
- DIVISION 02 - SELECTIVE DEMOLITION:**
 02.1 REMOVE EXISTING CORRUGATED METAL ROOFING FROM THE BARN & SPRINGHOUSE. COORDINATE ROOFING REMOVAL WITH FRAMING REPAIRS & NEW UNDERLAYMENT & FINISH MATERIALS INSTALLATION SO THAT NO ROOF AREAS ARE EXPOSED TO WEATHER PENETRATION OVERNIGHT. IF NECESSARY, EXPOSED AREAS ARE TO BE TENTED TO ENSURE WEATHER-TIGHTNESS.
 02.2 REMOVE PARTIAL FORMER LINTEL & STONE AT SMALL WING WALL. RE-POINT TO STABILIZE REMAINING STONEMWORK.
 02.3 REMOVE EXISTING NON-ORIGINAL FRAMING AT FORMER ATTIC (HOIST BEAM AND LATER ROOF FRAMING) SOUTH WALL (BRACE BOARD), EAST WALL (LEDGERS), AFTER CONSULTING WITH ARCHITECT.
 02.4 REMOVE NON ORIGINAL DOOR #4 FROM FIRST FLOOR SOUTH WALL AND PREPARE FOR IN-KIND MASONRY IN-FILL.
 02.5 REMOVE BITUMINOUS MATERIAL & STAIN FROM SOUTH ELEVATION STONEMWORK, PREPARE FOR NEW STUCCO FINISH.
 02.6 RESERVED.
- DIVISION 04 - MASONRY & STUCCO:**
 04.1 STONE MASONRY RESTORATION:
 SUPPLY & INSTALL NEW SERPENTINE STONE MATCHING IN-FILL @ FIRST FLOOR NON-ORIGINAL FIRST FLOOR HATCH OPENING (SOUTH ELEVATION).
 04.2 INSTALL (4) NEW BRICK PLUGS IN EXISTING BEAM HOLES @ FIRST FLOOR LINE ON SOUTH WALL. PROJECT SLIGHTLY BEYOND STUCCO FINISH, TO MATCH SURFACES.
 04.3 REMOVE FORMER TOOTHED CONC MASONRY AT SOUTHWEST EXTERIOR CORNER & INFILL TO MATCH WITH SERPENTINE STONE. LIGHTLY STUCCO OVER, AS IN ORIGINAL FINISH.
 04.4 AT BROKEN OUT DOOR & WINDOW ON NORTH WALL GROUND FLOOR: INSTALL PRECAST MASONRY LINTELS & IN-FILL JAMBS & SILL WITH IN-KIND STONE MASONRY (FROM ON SITE). INSTALL DOOR PER DETAILS ON A-1 & SPECS. INSTALL WOOD FRAMES, DOOR & LOUVER WITH SECURITY BARS PER A-3 DETAILS.
 04.5 AT MODIFIED DOORS ON SOUTH ELEVATION REPLACE STEEL AND BRICK LINTELS WITH PRECAST CONCRETE, REOPEN ONE DOOR, AND INSTALL NEW WOOD FRAME & DOOR PER DETAILS ON A-3.
 04.6 AT EAST ELEVATION OF SPRINGHOUSE REPLACE WOOD LINTELS & IN-FILL JAMBS & SILL WITH IN-KIND STONE MASONRY (FROM ON SITE). INSTALL WOOD FRAMES & LOUVER WITH SECURITY BARS PER A-3 DETAILS.
 04.7 RE-POINT EXISTING STONE MASONRY, w/ DEEP POINTING MIX AND PREPARE FOR STUCCO APPLICATION. THEN INSTALL NEW EXTERIOR PLASTER (STUCCO), IN KIND.
 04.8 CLEAN, RESTORE & REINSTALL CEMENTITIOUS STUCCO OF SMOOTH CEMENT STUCCO OR SOFT LIME FARGING, DEPENDING ON LOCATION, PER MIXES IN THE SPECIFICATION.
- DIVISION 05 - ARCHITECTURAL METALS**
 05.1 REMOVE LOOSE PAINT AND RUST. PROPERLY PREPARE AND PAINT ARCHITECTURAL HARDWARE ON BOARD DOOR AND GROUND FLOOR HATCH, PER FINISHES IN SPECIFICATION.
- DIVISION 06 - WOOD FRAMING, SHEATHING / FINISH CARPENTRY:**
 06.1 REPLACE DETERIORATED TIMBER FRAMING PLATE AT NORTH END OF EAST WALL, 6 X 10 INCHES, APPROX 10 FT. INSTALL METAL ANCHOR TO EXISTING EMBEDDED NORTH GABLE PLATE & SCARF TO REMAINING RAFTER PLATE.
 06.2 CUT AND REMOVE DETERIORATED WOOD RAFTER PARTS AT NORTHEAST CORNER OF ROOF AND INSTALL SCARF / SISTER REPAIRS PER DETAIL ON SHEET 1.
 06.3 RESTORE BROKEN WOOD LATH OVER RAFTERS, REPLACE MISSING LATH WITH IN-KIND SIZE AND SPECIES.
 06.4 REMOVE UN-USABLE WOOD RAFTER TAILS AND INSTALL SCARF / SISTER PIECES TO MATCH PER DETAILS. EPOXY CONSOLIDATE MODERATELY DETERIORATED SALVAGEABLE RAFTER TAIL MATERIALS.
 06.5 REMOVE MISSING AND UN-STABLE WOOD GABLE EAVE OUTLOOKERS & INSTALL NEW PIECES TO MATCH PER EXISTING DETAIL, INCLUDING BASKING BOARD. EPOXY CONSOLIDATE MODERATELY DETERIORATED SALVAGEABLE MATERIALS. (SEE SCHEDULE IN SPECIFICATION)
 06.6 SELECTIVELY INSTALL 50% OF NEW SHIP-LAPPED BOARD SHEATHING OVER RAFTER TAIL EXTENSIONS AND GABLE EAVE OUTLOOKERS, IN KIND TO MATCH EXISTING; GLUE & SCREW ATTACHMENT.
 06.7 INSTALL NEW CONTINUOUS 3/4" PLYWOOD SHEATHING, T & G EDGES, PAINTED ON THE BOTTOM SIDE, SCREW & GLUE ATTACHED TO EXISTING RAFTERS @ 12" C/C. INSTALL CONTINUOUS SUPPLEMENTAL SUPPORT (TAPERED SHIMS) UNDER PLYWOOD AS NECESSARY TO PROVIDE A PLANAR AND TRUE SURFACE FOR APPLICATION OF NEW UNDERLAYMENTS AND METAL ROOFING.
 06.8 EPOXY CONSOLIDATE & DUTCHMAN REPAIR MISCELLANEOUS WOODWORK AT WINDOW AND DOOR FRAMES.
- DIVISION 07 - THERMAL AND MOISTURE PROTECTION:**
 07.1 INSTALL SHEET-METAL ROOFING MATERIALS, STANDING SEAM ON BARN & SPRINGHOUSE; ALL DETAILING SHALL COMPLY WITH REVERE MANUAL "COPPER & COMMON SENSE" DETAILS & PER DWG. A-3. SEE SPECIFICATION FOR FURTHER INFORMATION.
 07.2 INSTALL MEMBRANE ROOFING UNDERLAYMENT CONTINUOUSLY UNDER ROOFING AS TEMPORARY PROTECTION OF THE SHEATHING DURING OVERNIGHT BREAKS. INSTALL ROSIN PAPER OR EQUIVALENT AS SLIP-SHEET DIRECTLY UNDER METAL ROOFING.
 07.3 INSTALL NEW 6" HALF-ROUND GUTTERS WITH 4" DIAMETER SMOOTH-ROUND SHEET METAL DOWNSPOUTS, INCLUDING ENDS, DROPS, SHANKS, HANGERS, DOWNSPOUT RACKS, DRIVES AND KEYS. DEPOSIT ON CONCRETE SPLASH BLOCKS.
 07.4 REMOVE OLD & REPLACE NEW CAULK & SEALANT IN MATERIAL INTERSECTIONS BETWEEN MASONRY, WOODWORK AND METALS.
- DIVISION 08 - WINDOWS & DOORS:**
 08.1 SEE DRAWING A-3 FOR WINDOW, DOOR & LOUVER ELEVATIONS & DETAILS & CONSTRUCTION DESCRIPTIONS IN SPECIFICATION.
- DIVISION 09 - PAINTING AND FINISHING:**
 09.1 PROPERLY PREPARE, PRIME AND PAINT METAL ROOFING UPON COMPLETION, OR AFTER A SEASON OF WEATHERING, USING PAINT PRODUCTS FORMULATED FOR THE PURPOSE (SEE SPECIFICATION).
 09.2 REMOVE LOOSE PAINT AND RUST, PROPERLY PREPARE AND PAINT FORMER STRUCTURAL BRACKETING ON EAST WALL, PER FINISHES IN THE SPECIFICATION.
 09.3 REMOVE LOOSE STUCCO AND CALK AND APPLY SEALANT BETWEEN DISSIMILAR MATERIALS FOR WEATHERTIGHTNESS.



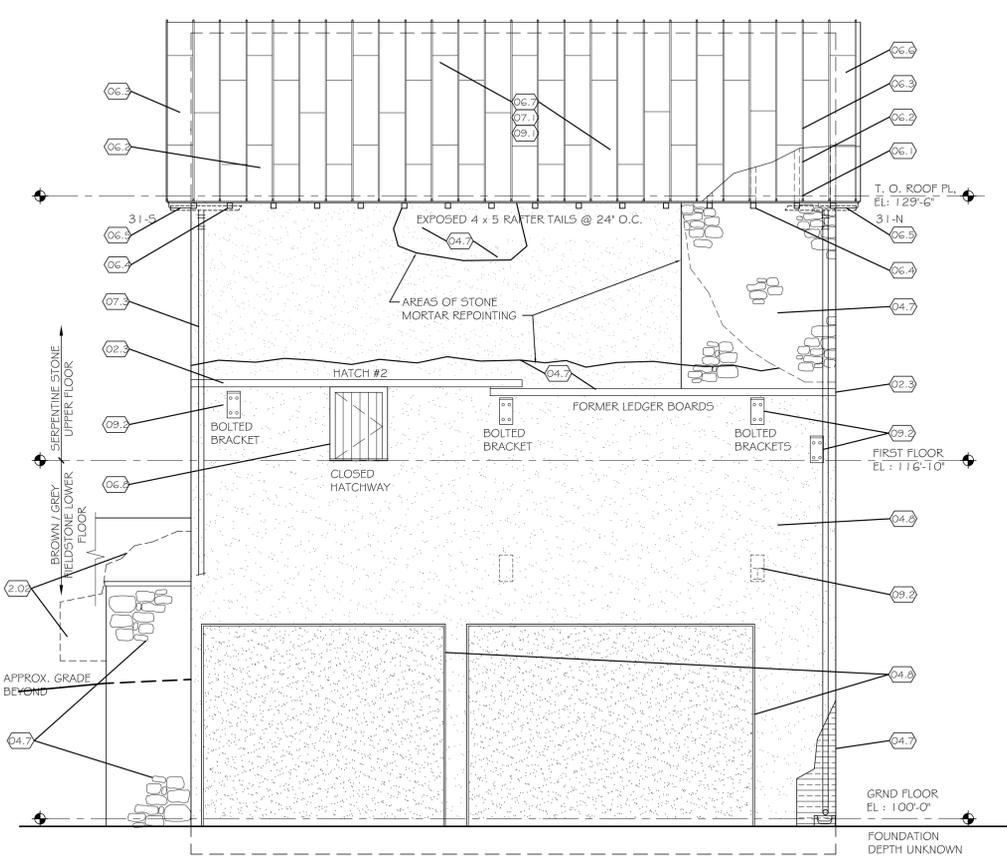
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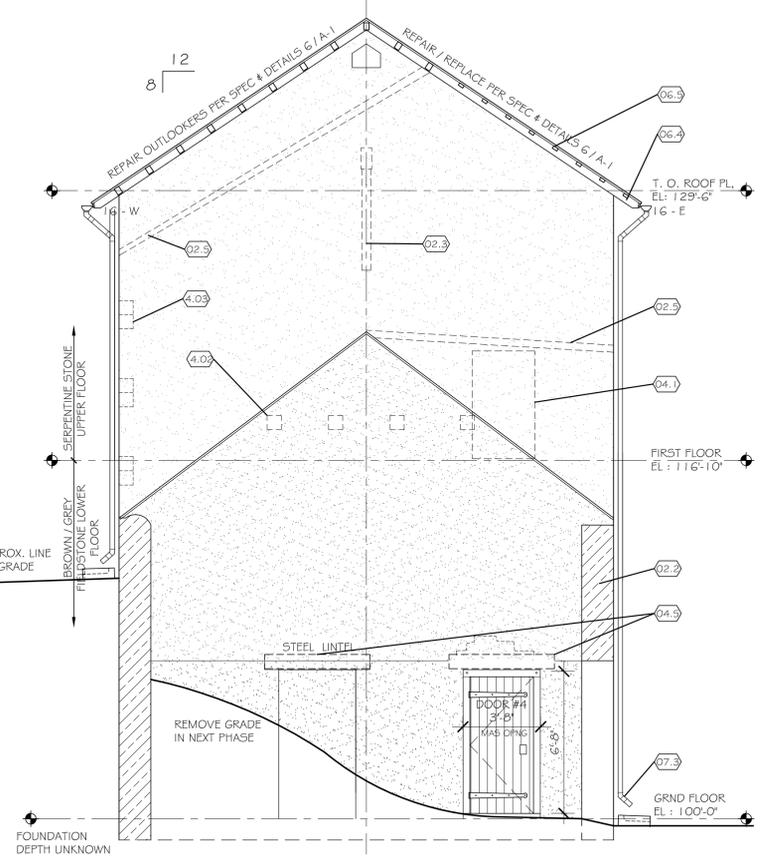
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BUILDING ELEVATIONS RESTORATION
 1/4" = 1'-0"
 SCOPE OF WORK NOTES

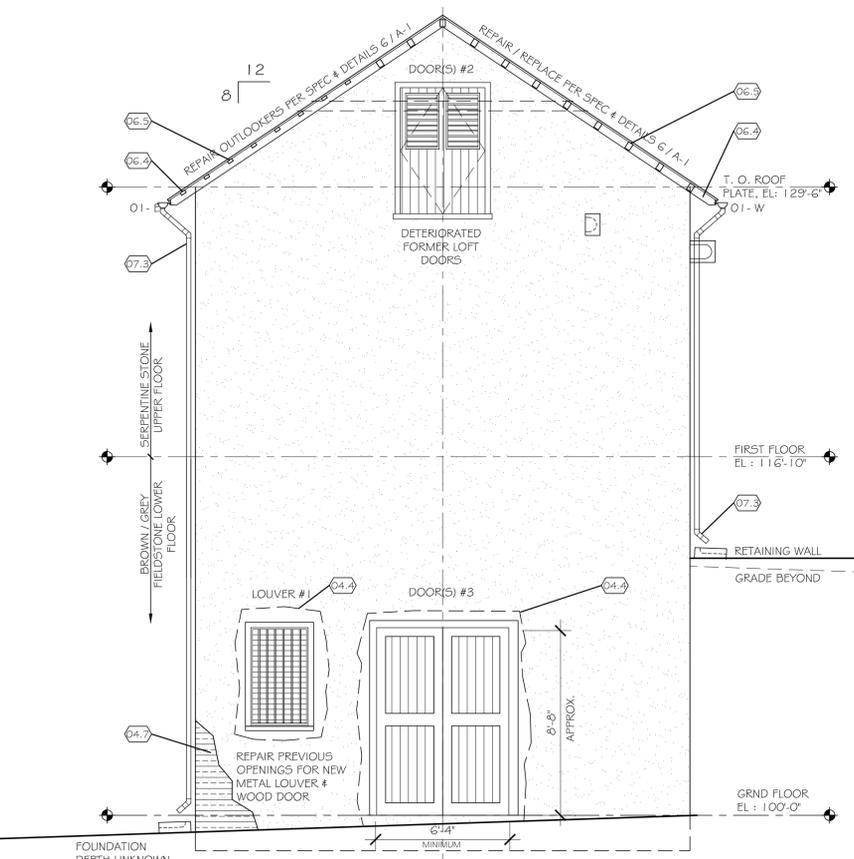
A-2



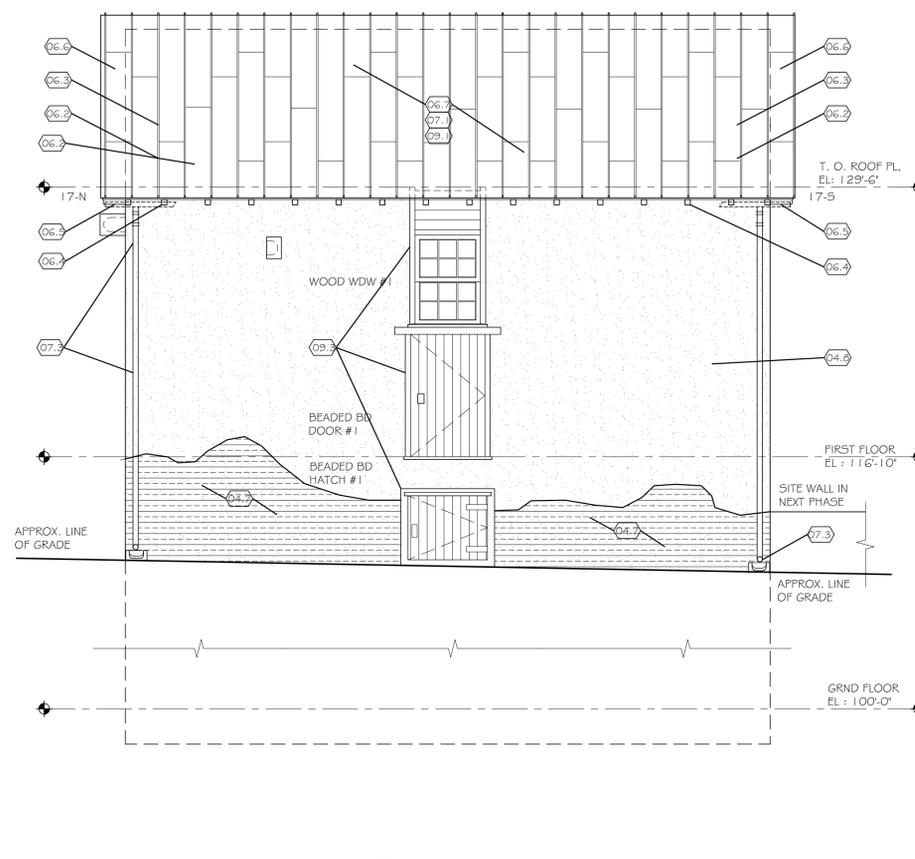
4 EAST ELEVATION
 SCALE: 1/4" = 1'-0"



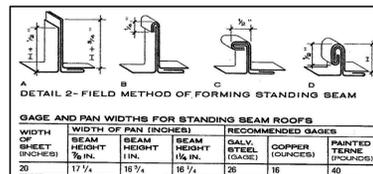
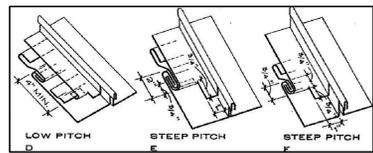
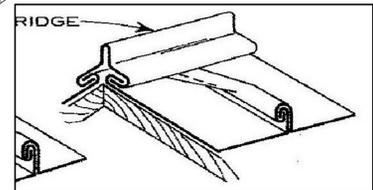
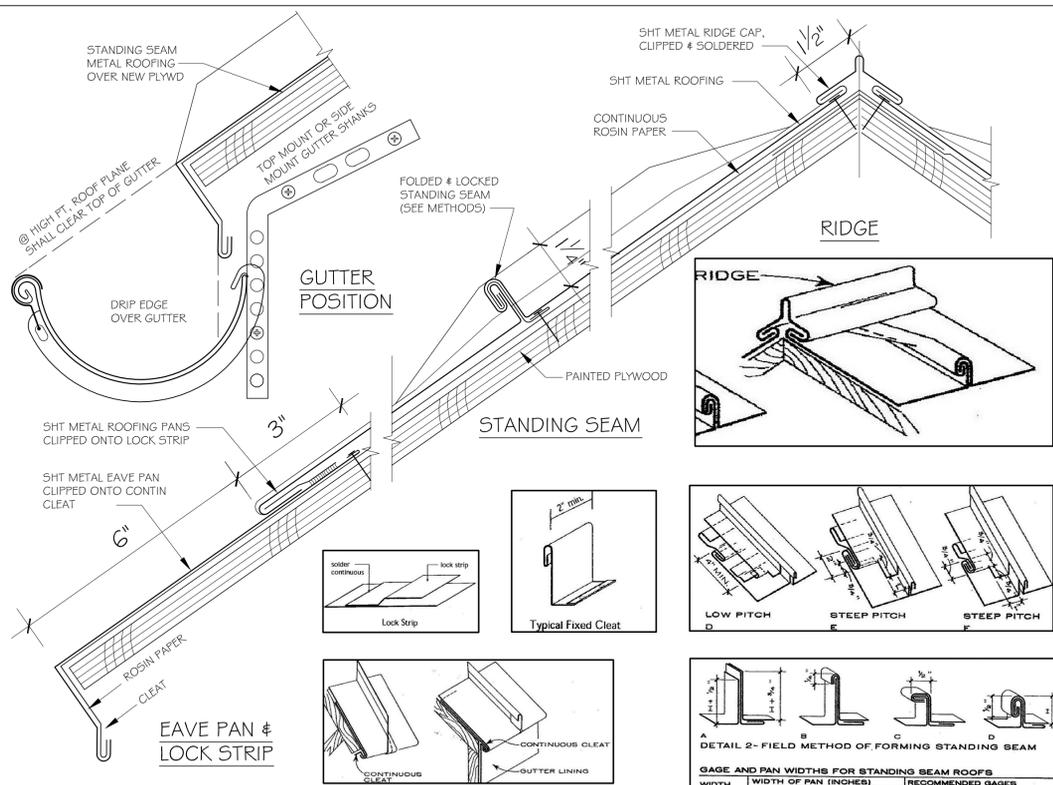
3 SOUTH ELEVATION
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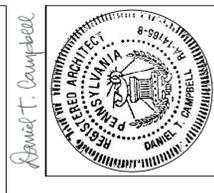
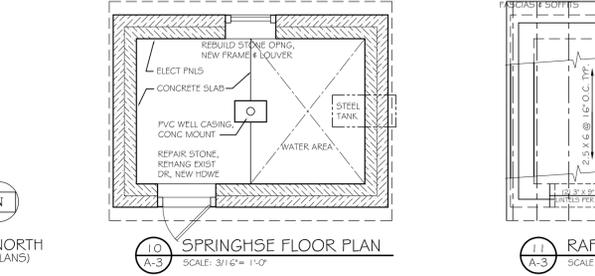
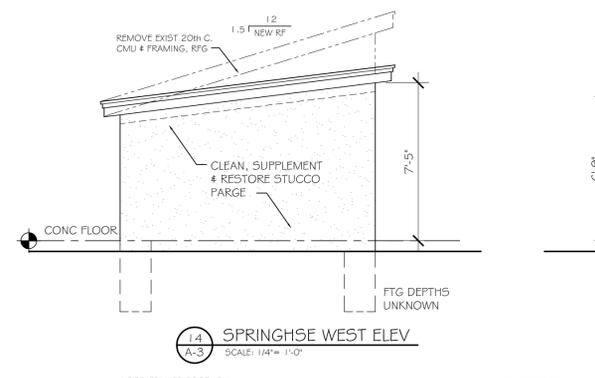
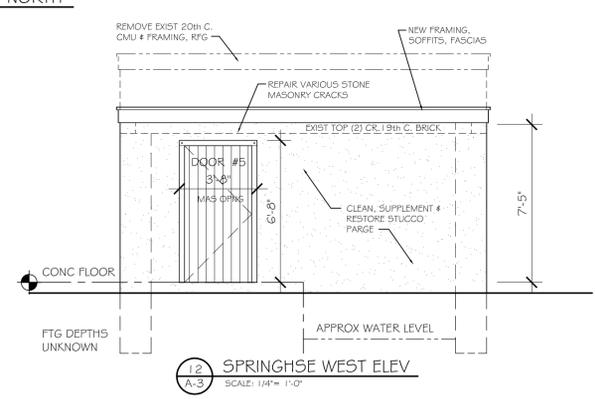
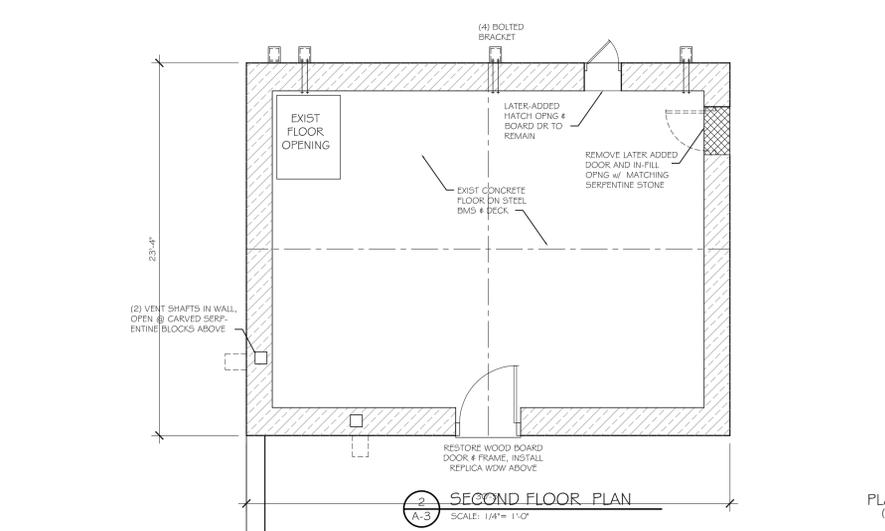
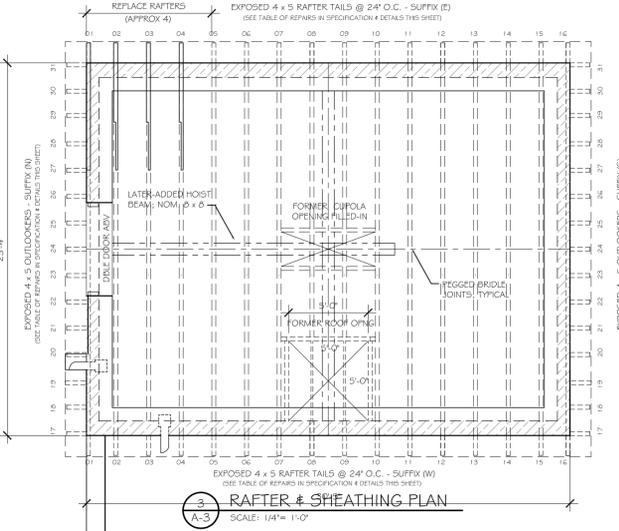
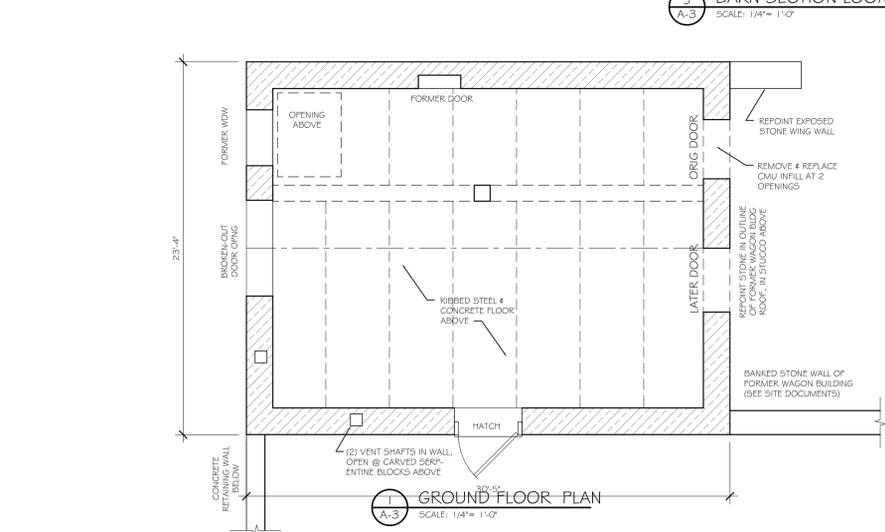
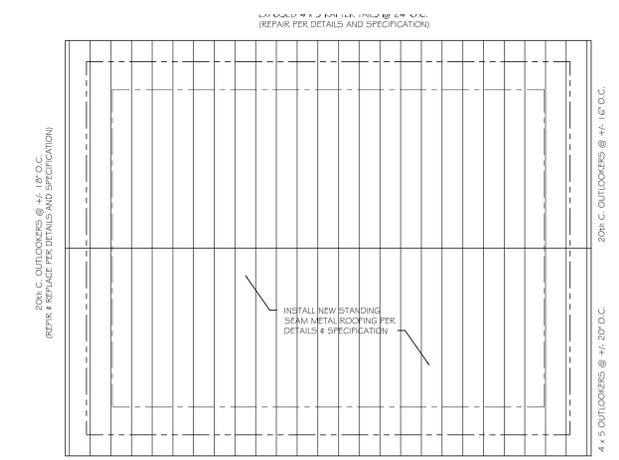
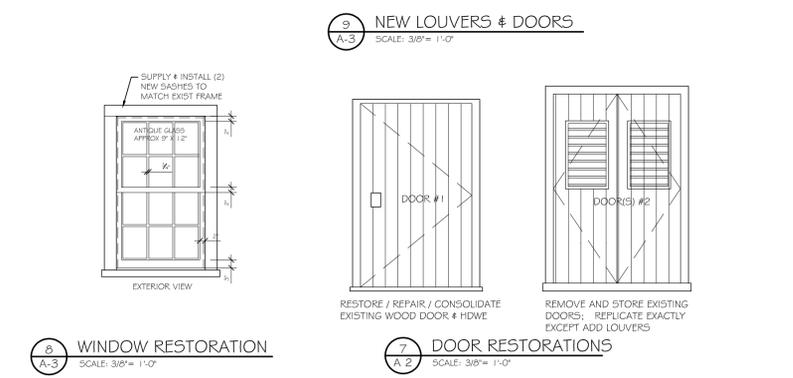
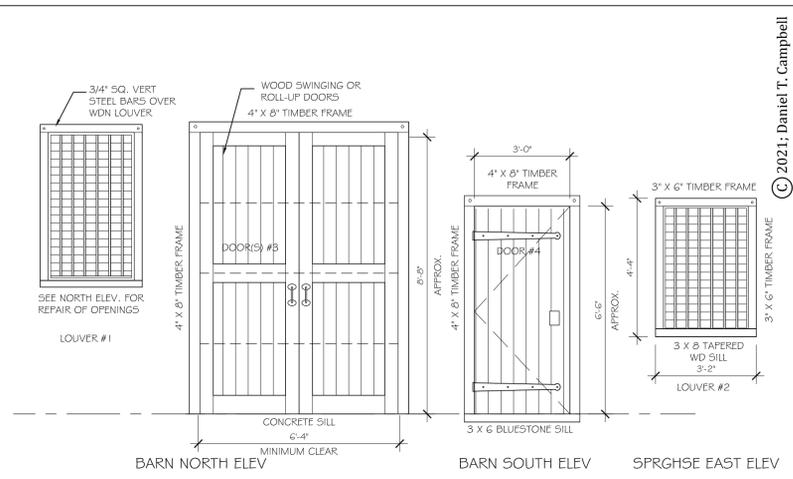
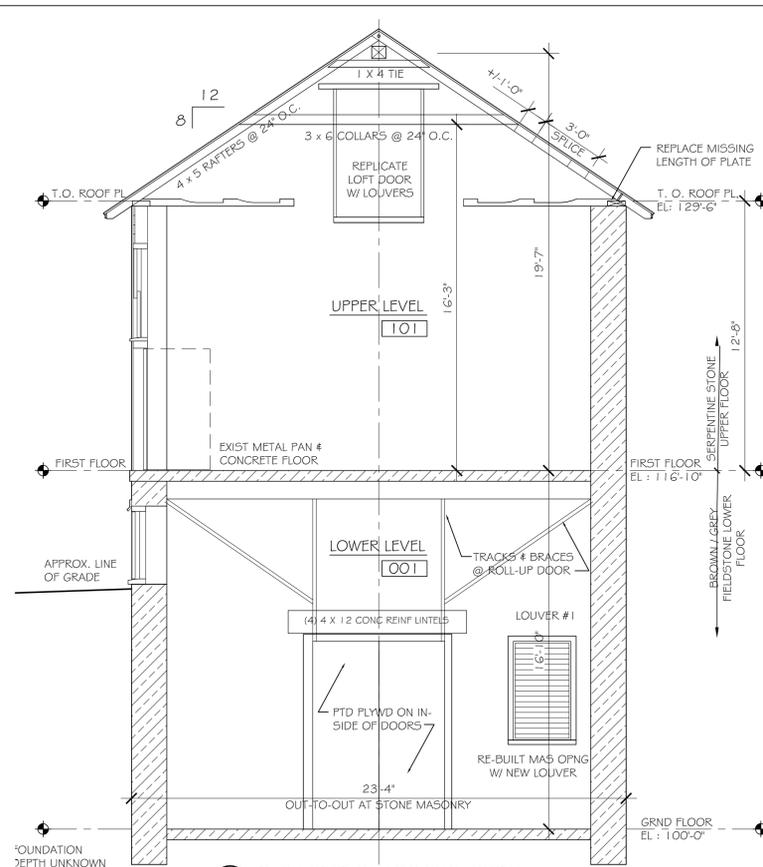
2 NORTH ELEVATION
 SCALE: 1/4" = 1'-0"



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



WIDTH OF SHEET (INCHES)	WIDTH OF PAN (INCHES)			RECOMMENDED GAUGES		
	BEAM HEIGHT 1/2 IN.	BEAM HEIGHT 3/4 IN.	BEAM HEIGHT 1 IN.	GALV. STEEL (GAUGE)	COPPER (OUNCES)	PAINTED TERNE (OUNCES)
20	17 1/4	18 1/4	19 1/4	26	16	40



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BUILDING PLANS	1/4" = 1'-0"
ROOFING DETAILS	1/4" = 1'-0"
SPRINGHOUSE PLANS & ELEVATIONS	1/4" = 1'-0"
LOUVER, DOOR & WDW DETAILS	1/4" = 1'-0"

