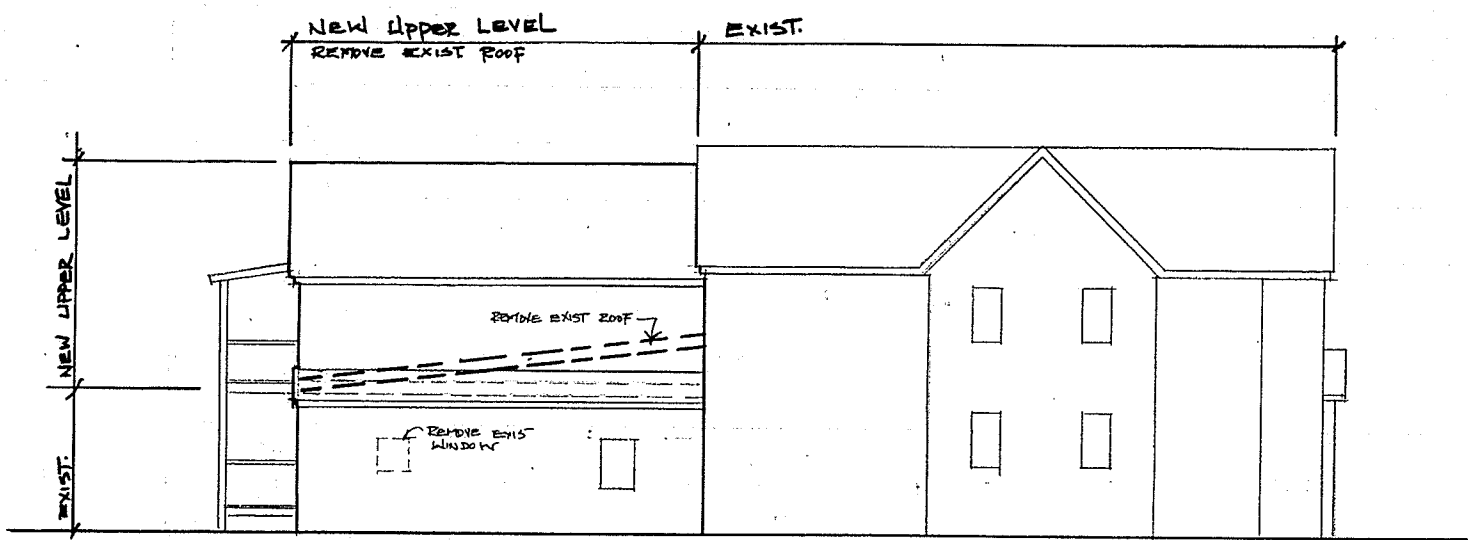


1000 via main 1/27/16

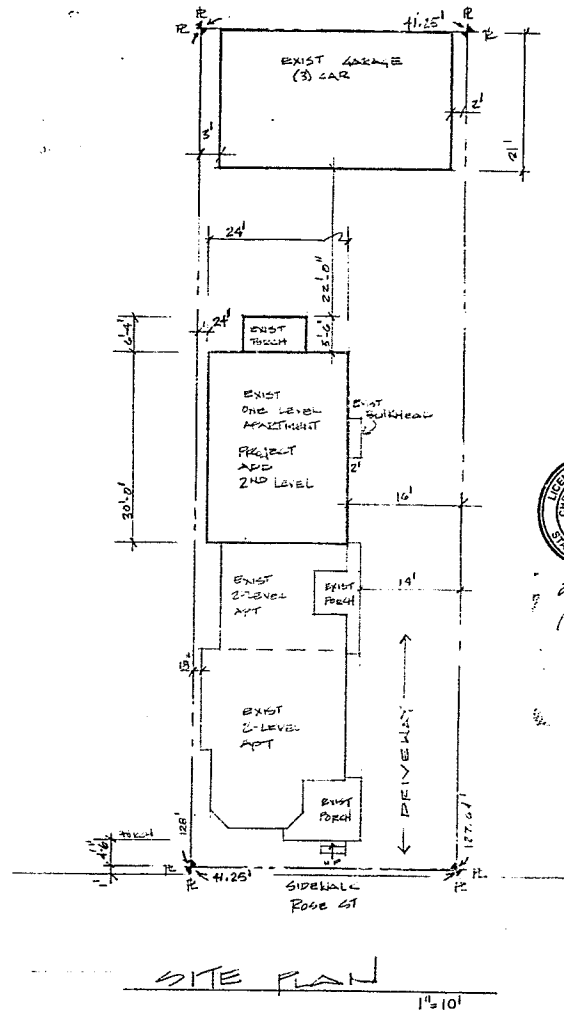


NORTH ELEVATION - EXISTING + PROPOSED

1/4" = 1'0"

← NORTH

#76 ROSE ST



*Chris Alley Feb 7
Chris Alley June 2015*

COVERAGE CALC	
<u>EXISTING</u>	
HOUSE	1552 #
GARAGE	750 #
DRIVE	1656 #
STOOPS	
FRONT	216 #
SIDE	49 #
REAR	50 #
Bulkhead	12 #
TOTAL	4275
LOT SIZE	5248
EXISTING COVERAGE	81%

<u>PROPOSED</u>	
NEW 2ND LEVEL	
OVER SHED ROOF	
NO FOOTPRINT	
COVERAGE	
INCREASE	0 #
PROPOSED COVERAGE	81%
NO	
CHANGE	

<u>SETBACKS</u>	
FRONT	per ACT. 5.2.5
SIDE	5'
REAR	20'
MAX HEIGHT	35'

Post Decadent Design

Chris Alley architect
802 999 2601 tele

allysian@EMAIL.COM

Project - 76 Rose St
MATTHEW KOCH owner
240 625 2725 tele
Vt.koch.properties@gmail.com

Chris Alley, Architect
472 North Avenue • Burlington VT 05401 • 802 999 2601

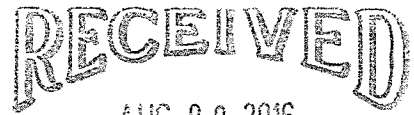
Proposal for Architectural Services for Matt: 76 Rose St Burlington VT 05401

Client name and address: Matthew Koch, 2207 Marl City Loop, Morrisville, VT 05661
Telephone and email: m.koch@proptier.com 240.625.2725
Do you prefer mostly communication via: email, text, or telephone?
Existing building: 3 units - 2 units are two bedroom and 1 unit is one bedroom.
Existing parking: 3 garage spaces and 0 outside spaces - I assume the road space in front of house does not count since it is public.
Approximate age of building and dates of any recent construction: Built in 1890s, we assume the back 1 bedroom was added in the 70s but are not sure. We renovated the bathroom in the upstairs 2 bedroom and had asbestos boiler and piping removed from basement.

Scope of project
Add second floor addition over flat roofed section of existing apartment building. Add stairs on the first floor to get upstairs. Ideally have master bed and bath with deck off to south side. (see attached site sketch). We could potentially make the current entryway deck into a carport to fit one car that could be covered and move driveway to side of building. Build the deck for the upstairs on top of the carport.

Existing problems or issues that are relevant to this project: Existing one story shed roof is a constant leak problem. We propose to add a pitched second level over this area with no increase in lot coverage.

Time schedule: begin construction in July 2013

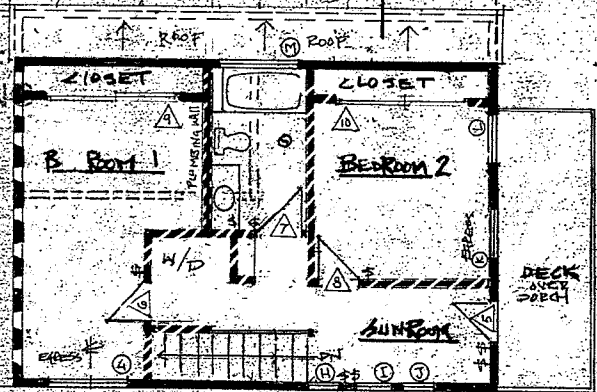


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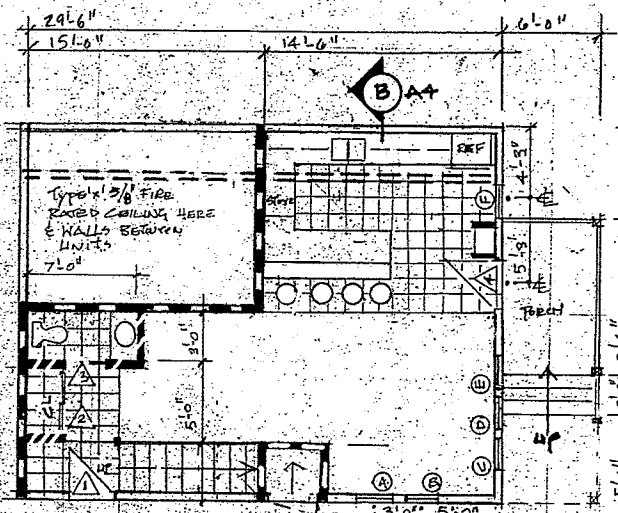
A-1

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2ND LEVEL

* CONTRACTOR MUST VERIFY MEASUREMENTS IN THE FIELD



LOWER LEVEL - PROPOSED

CONTRACTOR MUST FIELD VERIFY DIMENSIONS

SCHEDULE

DOOR

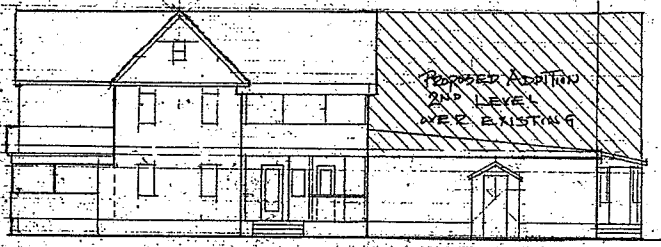
- △ SIZE TYPE
- 1 3068 solid core EXT 400-1
 - 2 3068 (c) slider 4068 HC 500-1
 - 3 2068 Pocket DZ 100-1 SC
 - 4 3068 EXT. SL. WINDOW 600-1
 - 5 3068 EXT WINDOW 700-1
 - 6 2068 HC 100-1
 - 7 2068 HC 200-1
 - 8 2068 HC 100-1
 - 9 8068 (c) sliders HC 300-1
 - 10 8068 (c) sliders HC 300-1

WINDOW

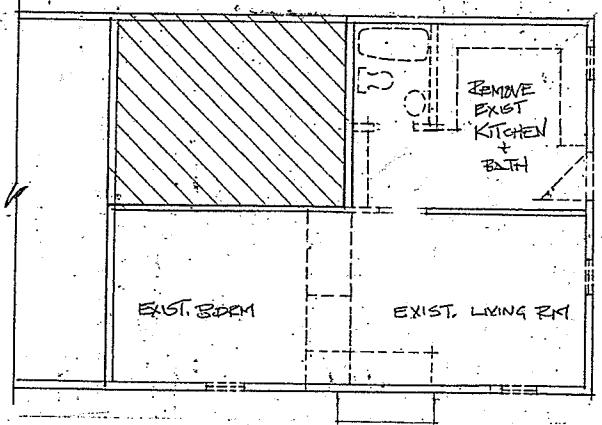
- SIZE TYPE
- AB 2050 CASHEMENT (2) 300-1
- CDE 2020 TILT OUT (3) 1000-1
- F 2040 FIXED 1100-1
- A 5030 SLIDER - EGRESS 1200-1
- HIJ 2050 CASHEMENT 300-1
- KL 3036 CASHEMENT - EGRESS 1200-1

LEGEND

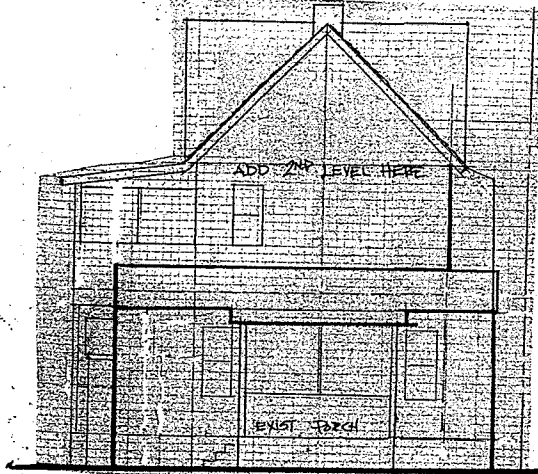
- EXISTING WALL
- ▬ NEW 2x6 WALL W/ R-19 INSULATION
- ▨ NEW 2x4 WALL PLUMBING HALL 2x6
- ▧ FREEHALL 5/8" TYPE (IN DENIAL) EA SIDE
- ▩ PLUMBING WALL 2x6
- - - REMOVE EXIST.



EXISTING SOUTH ELEVATION



EXISTING LOWER LEVEL



EXISTING EAST ELEVATION

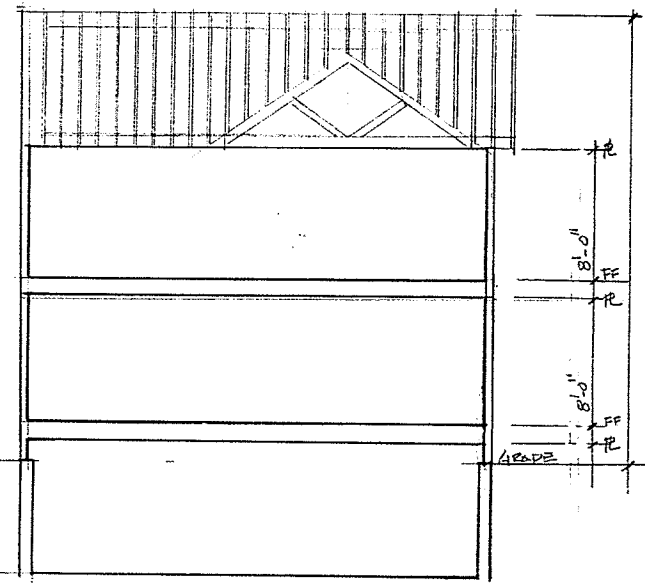
PROJECT: 1700 ROBEY STREET
 PORT JUNCTION, VT
 ARCHITECT: JAMES ALLEY ARCHITECT
 1000 999-2601
 BURLINGTON, VT 05401
 JALLES@AOL.COM
 JALLES@EMAIL.BYU

A-3

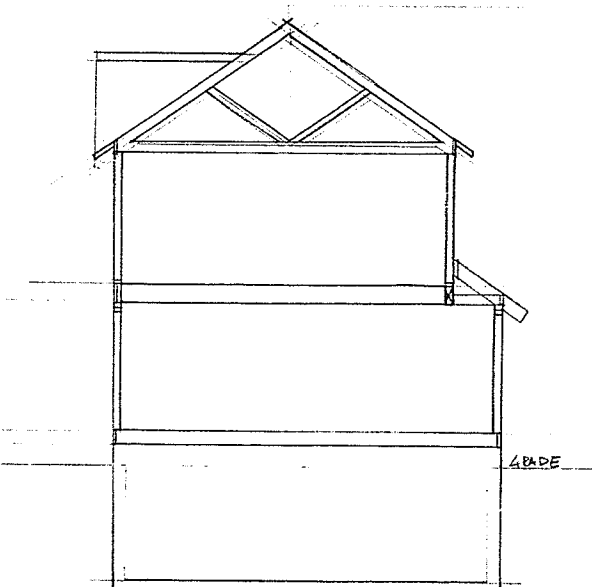
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1
12
75
K.C.
12
7.

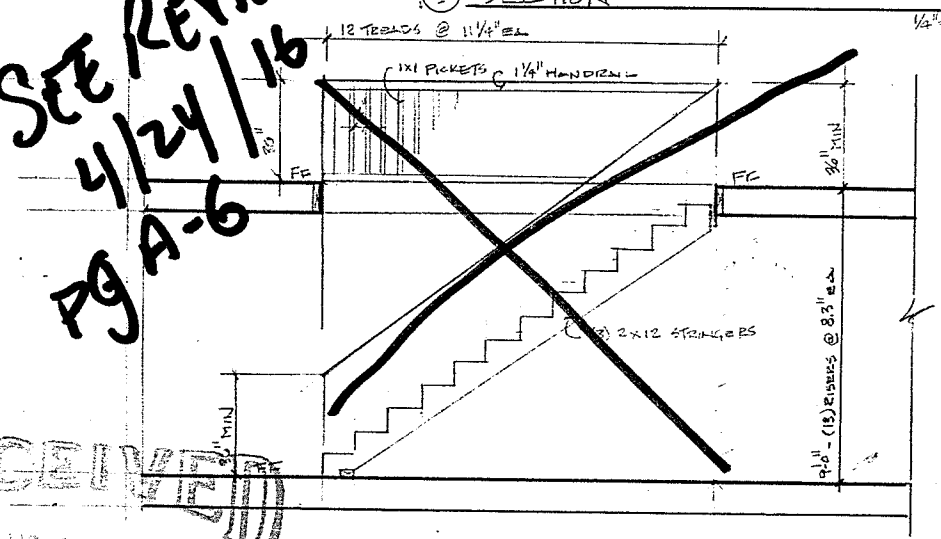


(A) SECTION
1/2" = 1'-0"

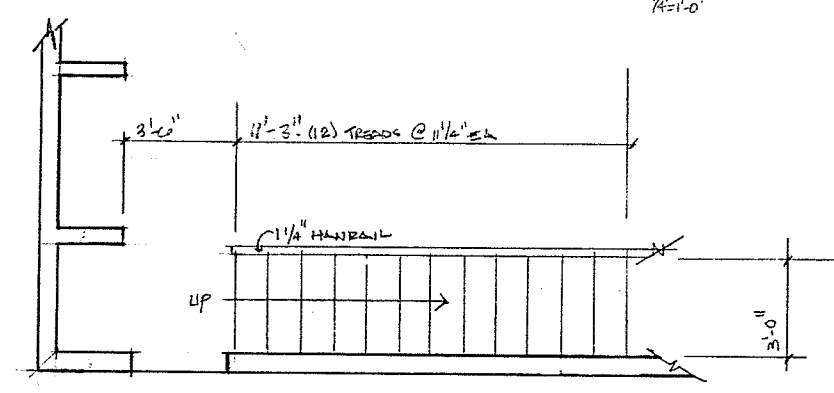


(B) SECTION
1/4" = 1'-0"

SEE REVISED
4/24/16
PG A-6



STAIR SECTION
1/2" = 1'-0"

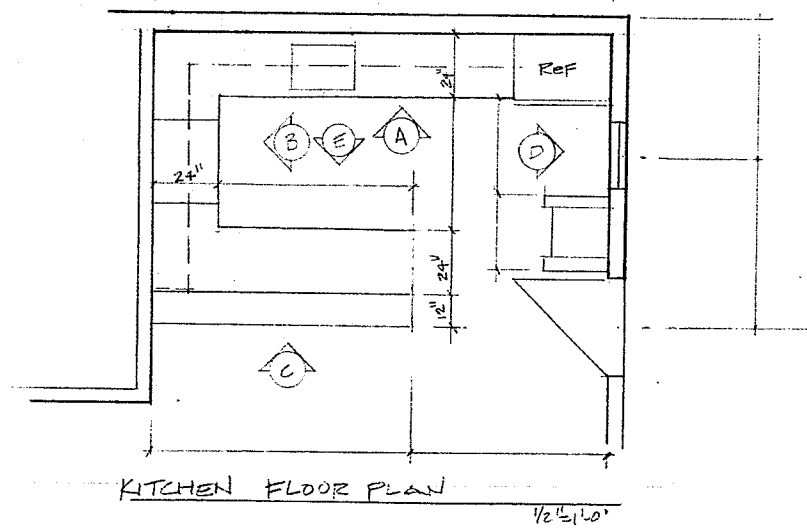
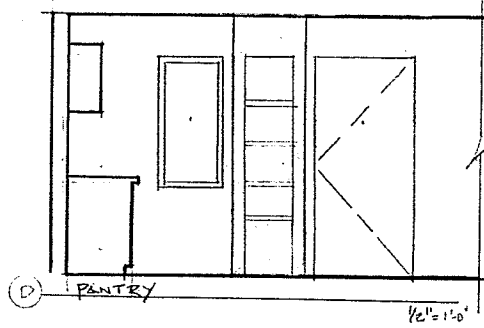
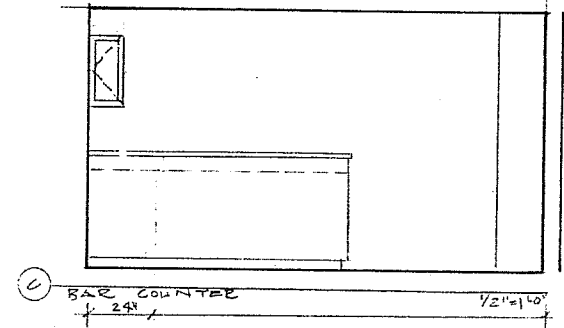
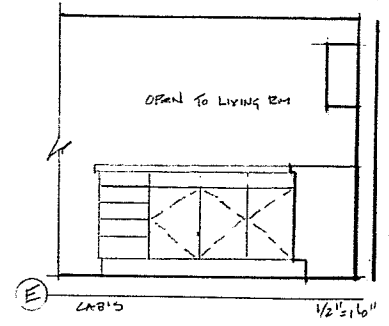
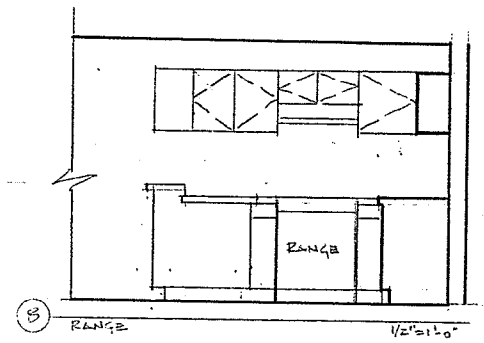
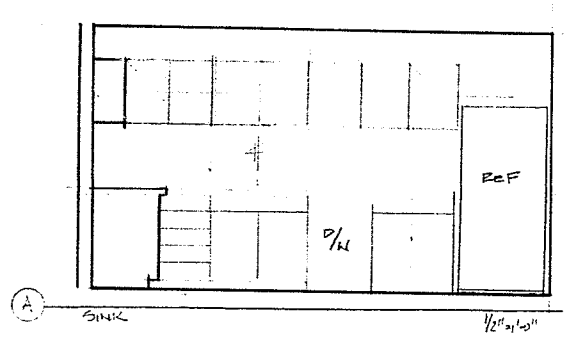


STAIR PLAN
1/2" = 1'-0"

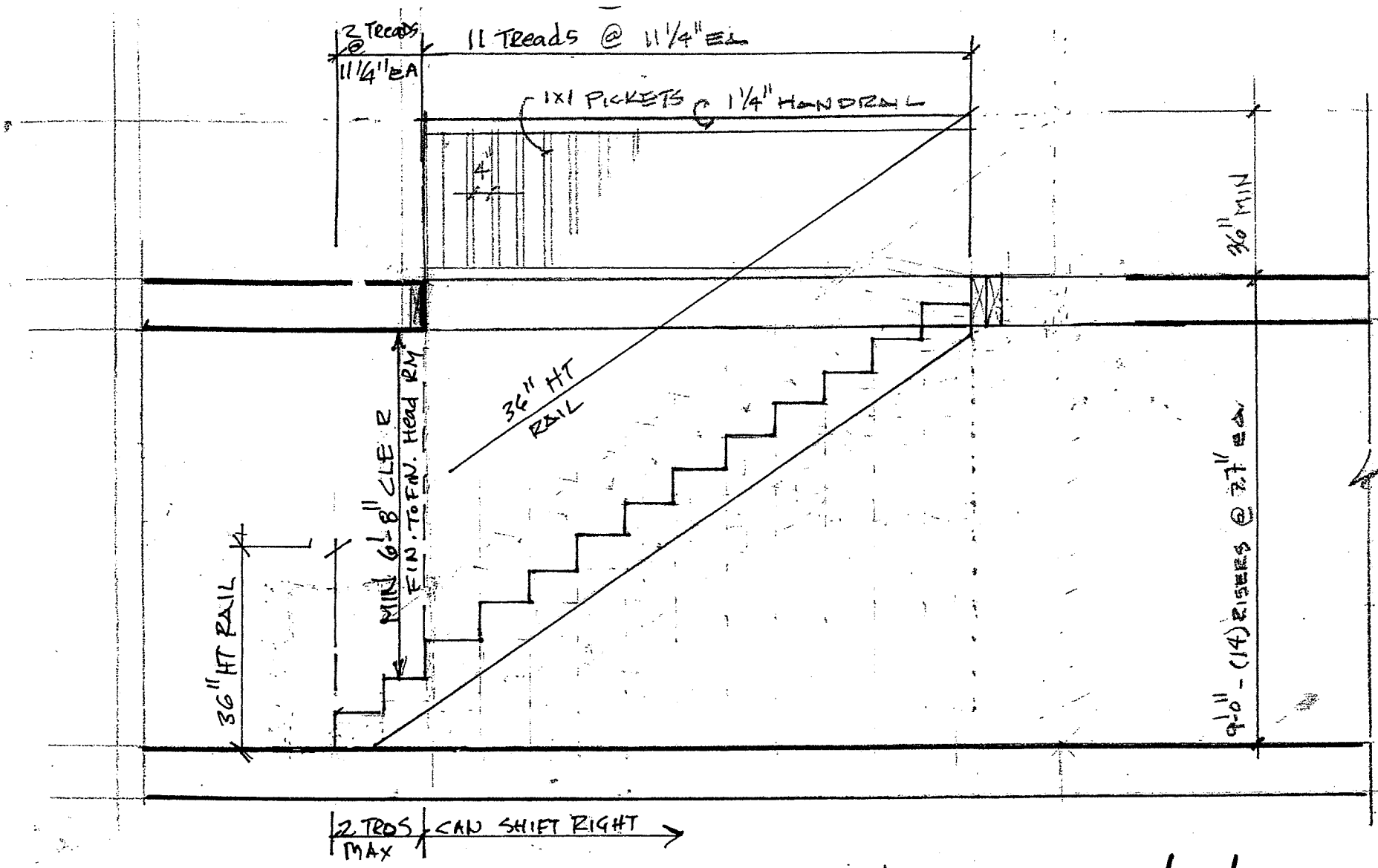
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STAIR SECTION REVISED 4/24/16

SHIFT STAIRS TO THE RIGHT ONSITE IF NECESSARY TO ACHIEVE MAX HEADROOM FOR CELLAR ENTRANCE BELOW. CHECK WITH ARCHITECT BEFORE CONST.

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