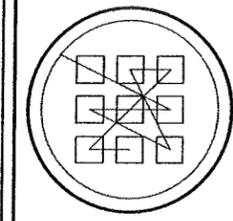


10 Cleveland St. Somerville, MA 02143

A-00	Table of Contents
A-01	Site Plan
A-02	Demolition Plan Basement & First Floor
A-03	Demolition Plan Second & Attic Floor
A-04	Basement & First Floor Plan
A-05	Second & Attic Floor Plan
A-06	Building Sections & Door Schedule
A-07	Exterior Elevations & Window Schedule
A-08	Exterior Elevations & Window Schedule
A-09	Exterior Elevations & Window Schedule



REISEN DESIGN ASSOCIATES
architecture

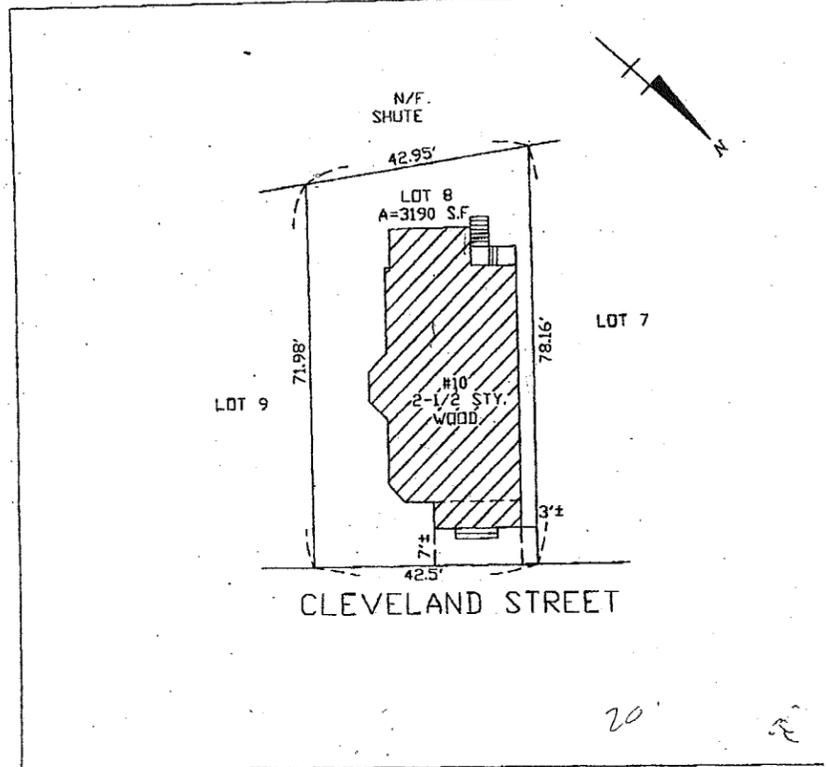
20 PARKER ST. CAMBRIDGE, MA 02138 (T) 617.876.7440 (F) 617.876.7443

10 CLEVELAND ST.

Table of Contents

Drawn by: DV
 Scale: As noted
 Revised: 00.00.00
 Revised: 00.00.00
 Date: 06.25.12

A-00



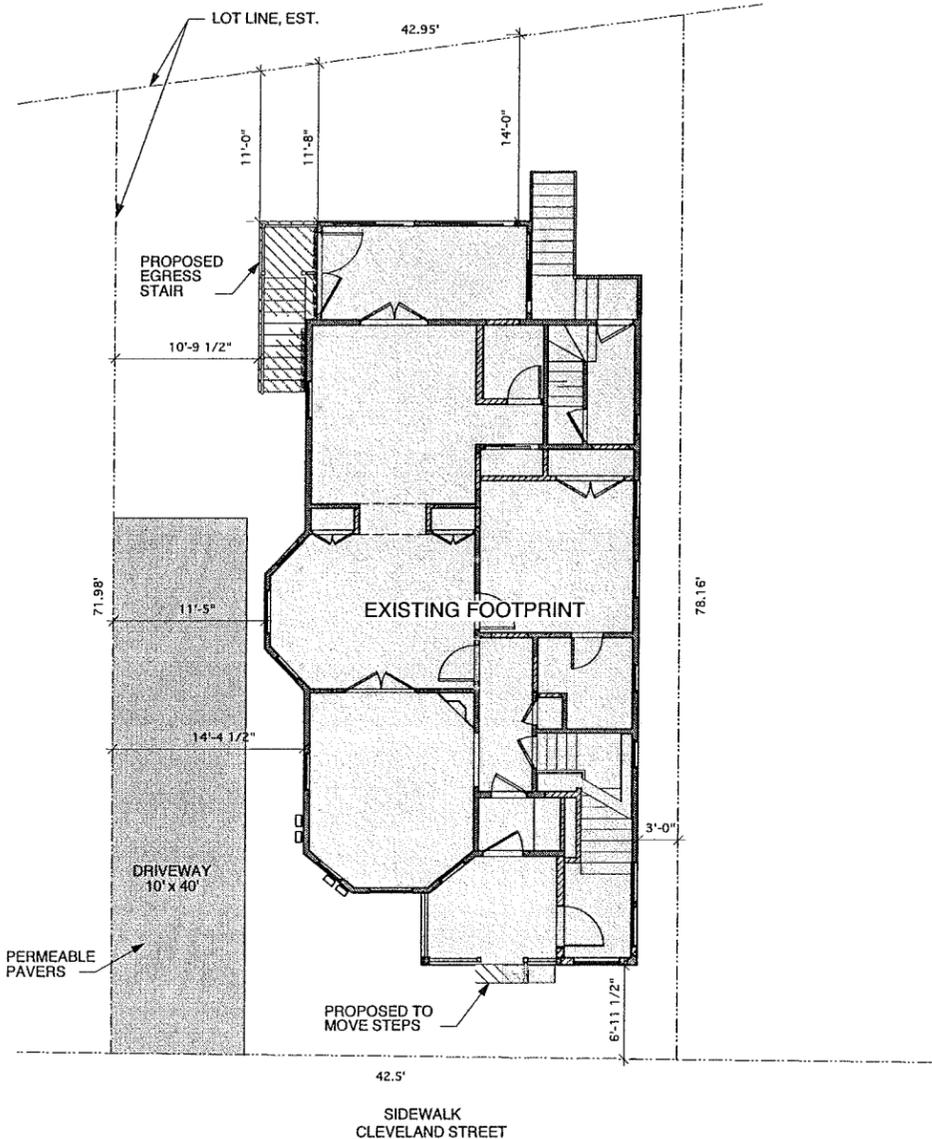
NOTE:

THIS PLOT PLAN IS NOT TO BE USED FOR PROPERTY LINE DETERMINATION. THIS CERTIFICATION IS MADE TO BROOKLINE BANK AND BECOMES NULL AND VOID UPON ANY FUTURE CONVEYANCE. I HEREBY CERTIFY THAT I HAVE EXAMINED THE PREMISES AND THE BUILDINGS ARE LOCATED ON THE GROUND AS SHOWN. I FURTHER CERTIFY THAT THE PRINCIPAL BUILDING SHOWN DID CONFORM TO THE DIMENSIONAL ZONING LAWS OF SOMERVILLE WHEN CONSTRUCTED. I HEREBY CERTIFY THAT THE PROPERTY IS NOT LOCATED IN AN ESTABLISHED FLOOD HAZARD AREA F.I.R.M. MAP No.250214 REVISION DATE: JULY 17, 1996

PLOT PLAN OF LAND
IN
SOMERVILLE, MA



PREPARED BY:
PJF & ASSOCIATES
11 GLEASON ST. MEDFORD, MA
PAUL J. FINOCCHIO-P.L.S.
(781)395-7662
SCALE: 1" = 20'
DEED REF: BK 14234 PG 42
DATE: MARCH 9, 2012

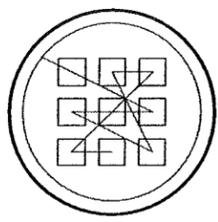


TOTAL LOT SF. = 3,190
TOTAL PROPOSED BUILDING NET SF. = 3,172.7

PROPOSED FAR = 0.99
ZONING FAR = 1.0

LV-B: 490.5 sq.ft.
LV-1: 1,004.9 sq.ft.
LV-2: 1,156.4 sq.ft.
LV-3: 520.9 sq.ft.
TOTAL: 3,172.7 sq.ft.

1 PROPOSED SITE PLAN
Scale: 1/8" = 1'-0"



REISEN DESIGN ASSOCIATES
architecture

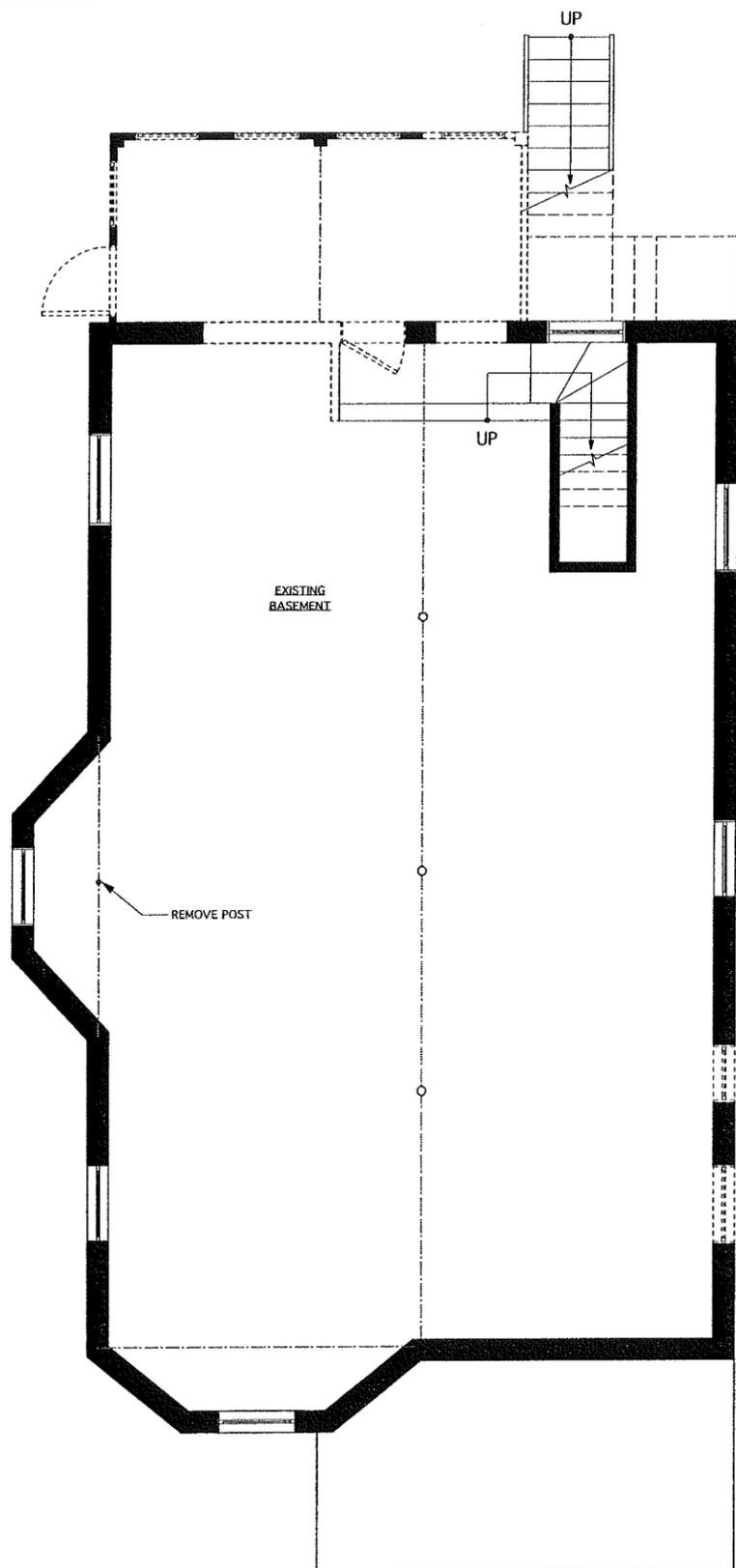
20 FARRAR ST., CAMBRIDGE MA 02138 (T) 617.876.7440 (F) 617.876.7443

10 CLEVELAND ST.

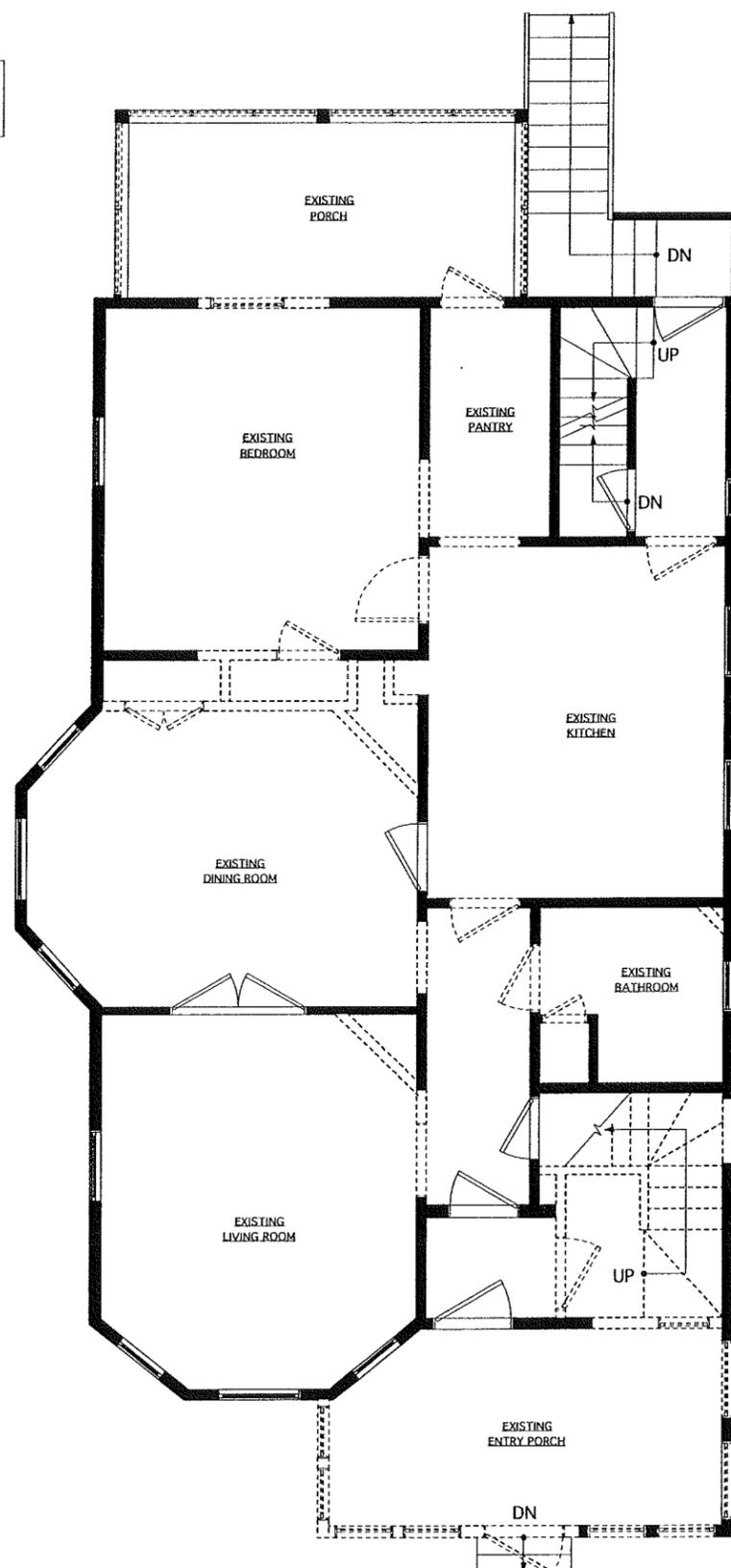
Site Plan

Drawn by: DV
Scale: As noted
Revised: 00.00.00
Revised: 00.00.00
Date: 06.25.12

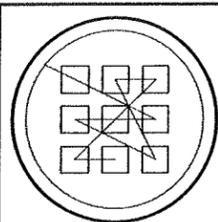
A-01



NOTE:
SAVE ALL EXST'G
DOORS FOR RE-USE

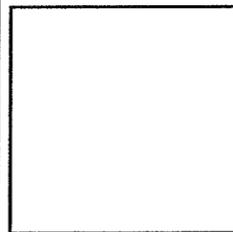


2 FIRST FLOOR DEMOLITION PLAN
Scale: 1/4" = 1'-0"



REISEN DESIGN ASSOCIATES
architecture

20 FARRAR ST., CAMBRIDGE, MA 02138 (T) 617.876.7440 (F) 617.876.7443

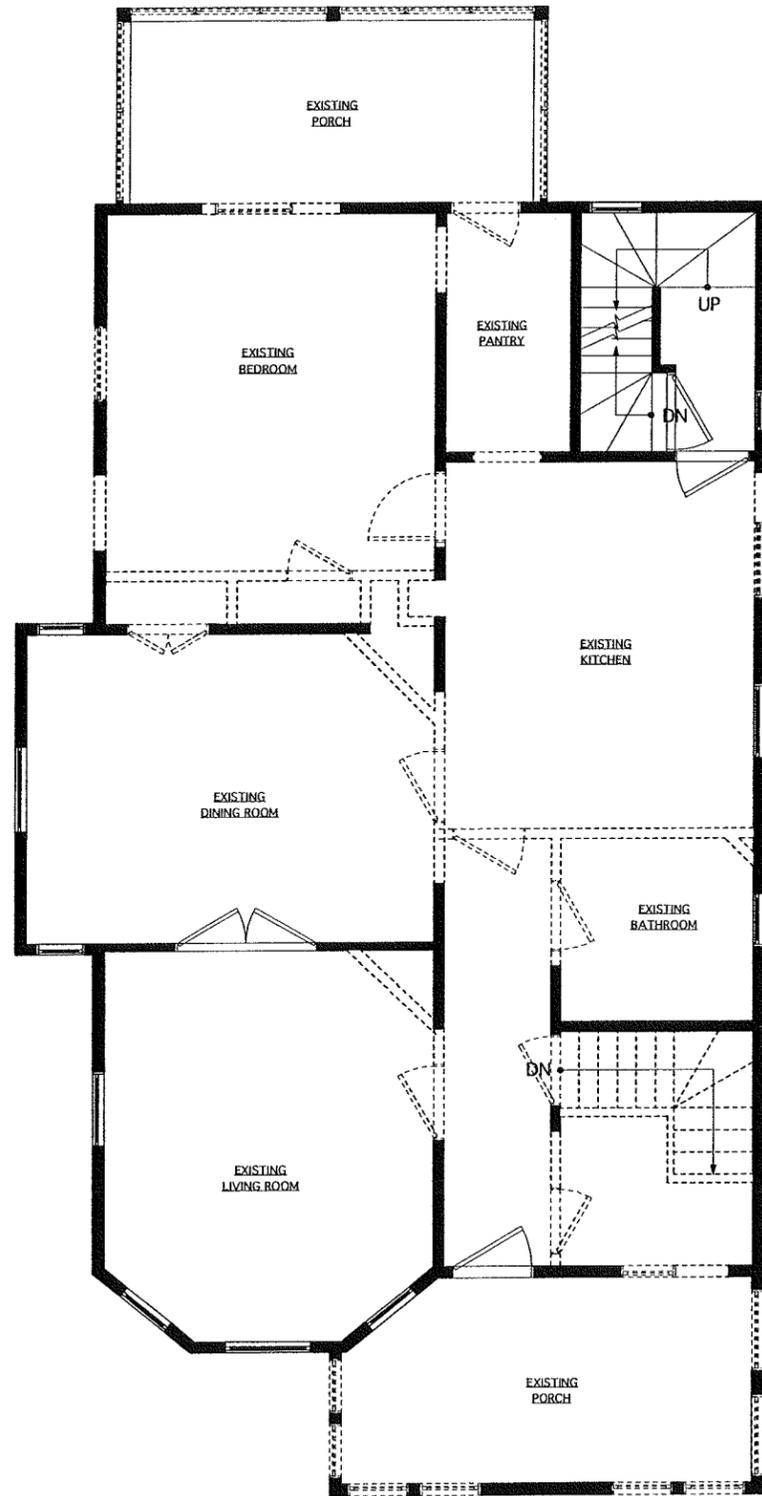


10 CLEVELAND ST.

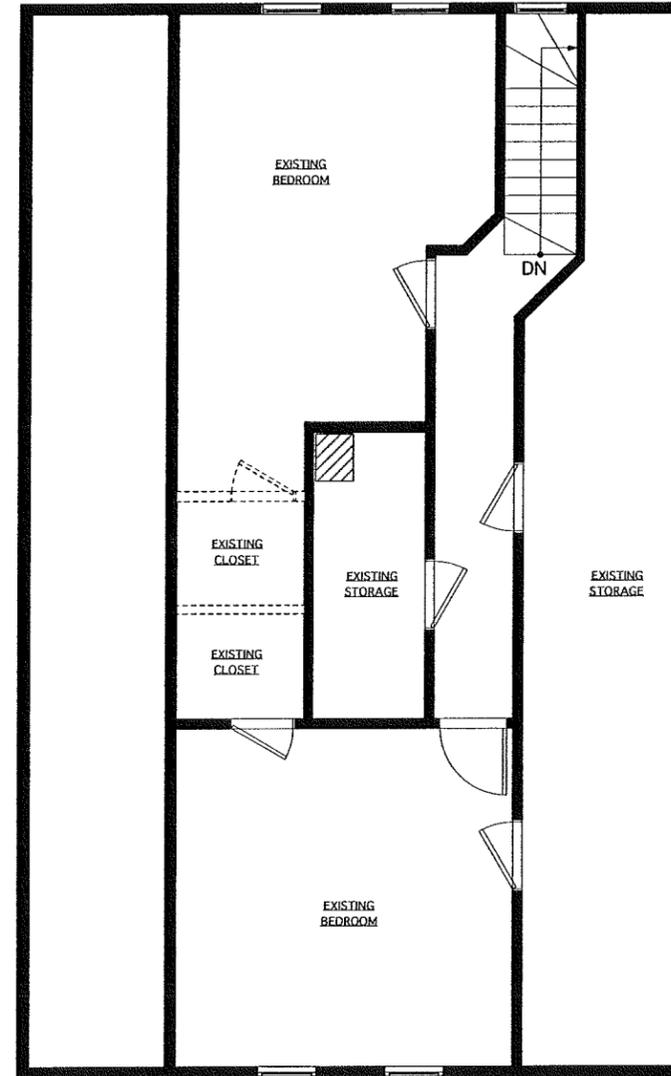
Demolition Plans

Drawn by: DV
Scale: As noted
Revised: 00.00.00
Revised: 00.00.00
Date: 06.25.12

A-02

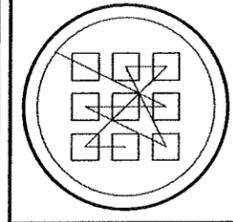


NOTE:
SAVE ALL EXST'G
DOORS FOR RE-USE



1 SECOND FLOOR DEMOLITION PLAN
Scale: 1/4" = 1'-0"

2 ATTIC FLOOR DEMOLITION PLAN
Scale: 1/4" = 1'-0"



REISEN DESIGN ASSOCIATES
architecture

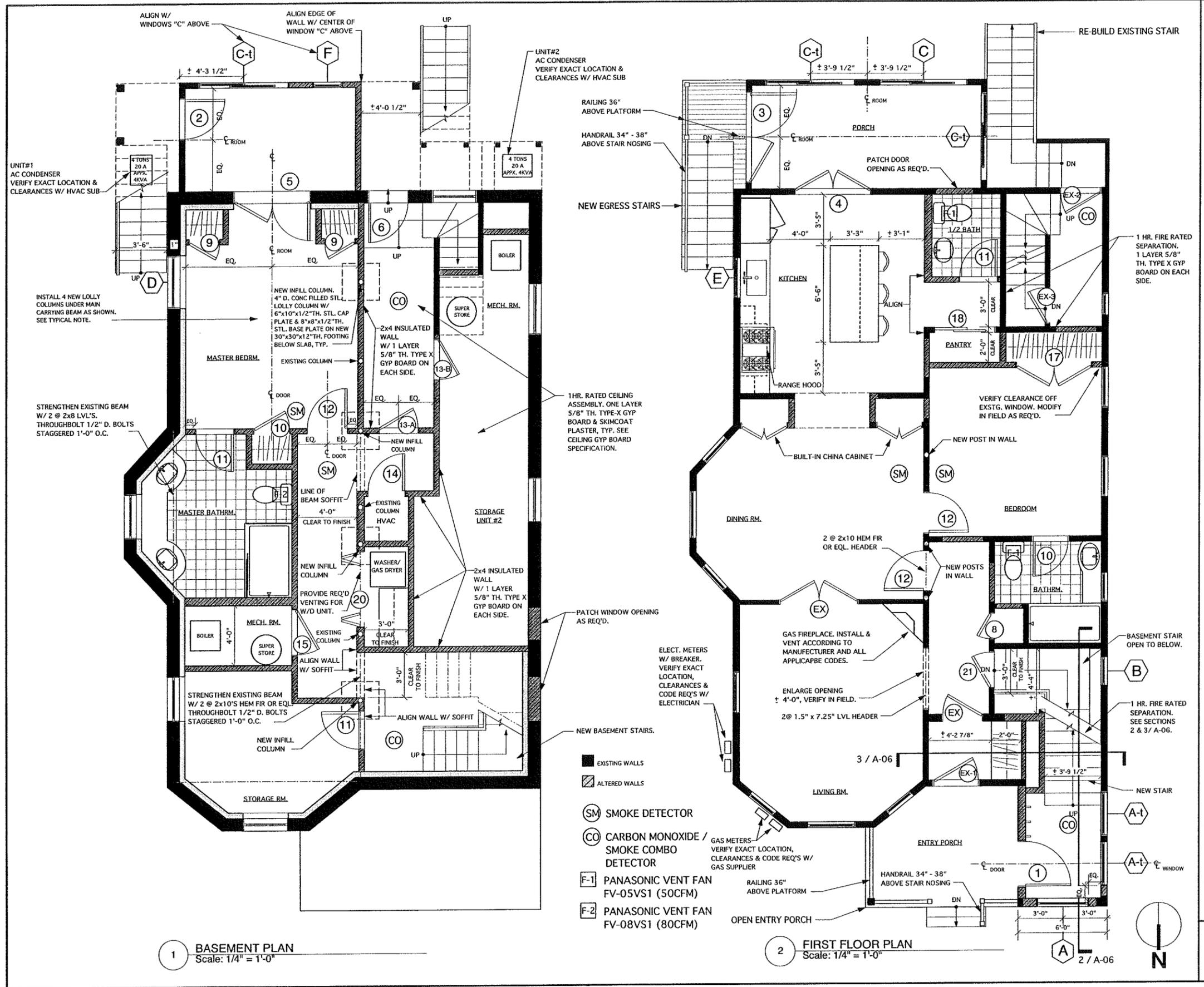
20 PARKER ST. CAMBRIDGE MA 02138 (T) 617.876.7440 (F) 617.876.7443

10 CLEVELAND ST.

Demolition Plans

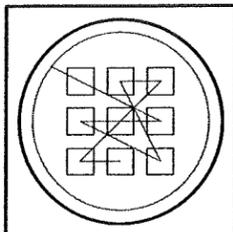
Drawn by: DV
Scale: As noted
Revised: 00.00.00
Revised: 00.00.00
Date: 06.25.12

A-03



1 BASEMENT PLAN
Scale: 1/4" = 1'-0"

2 FIRST FLOOR PLAN
Scale: 1/4" = 1'-0"



REISEN DESIGN ASSOCIATES
architecture

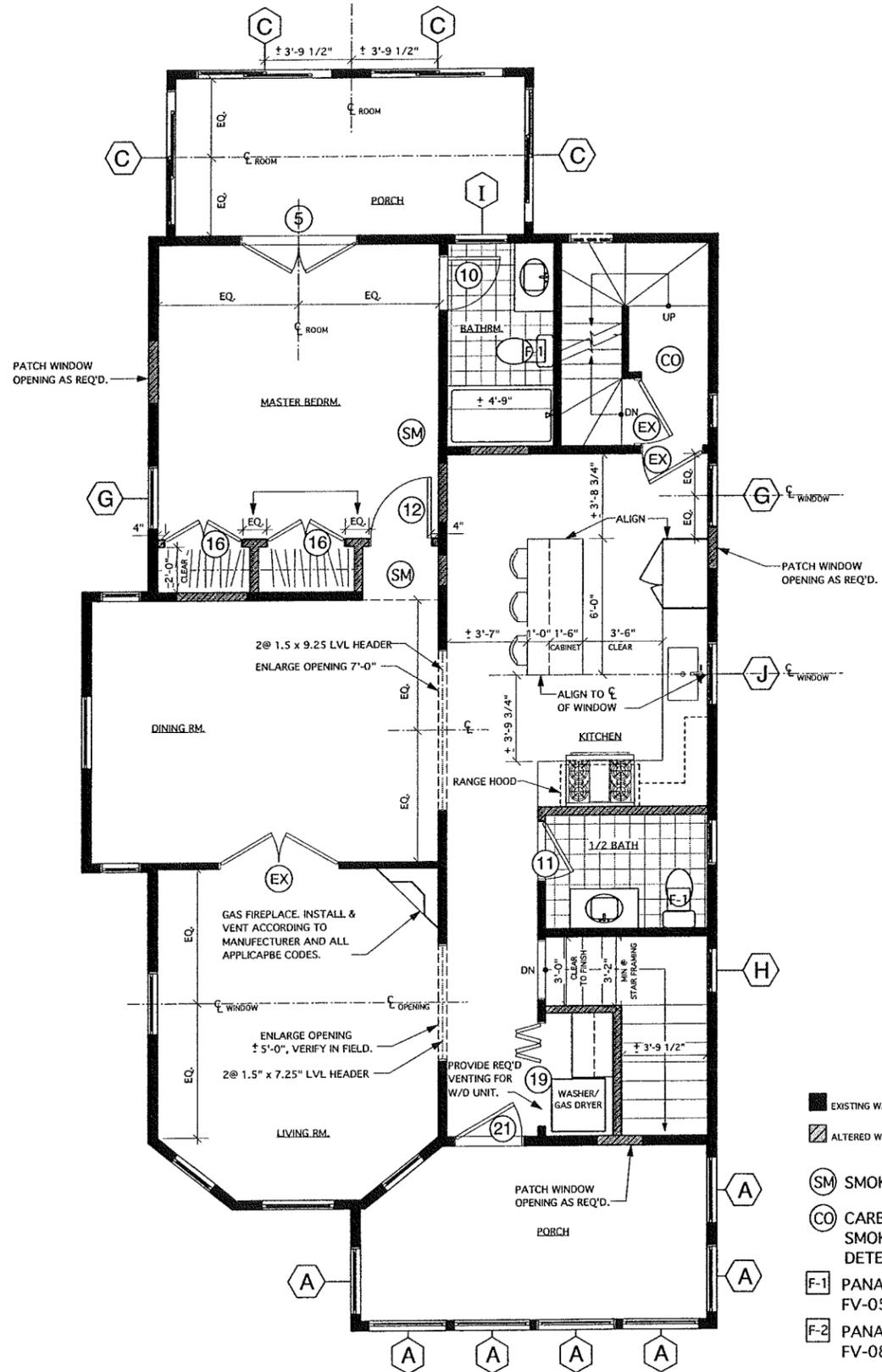
20 PARKER ST. CAMBRIDGE, MA 02138 (T) 617.876.7440 (F) 617.876.7443

10 CLEVELAND ST.

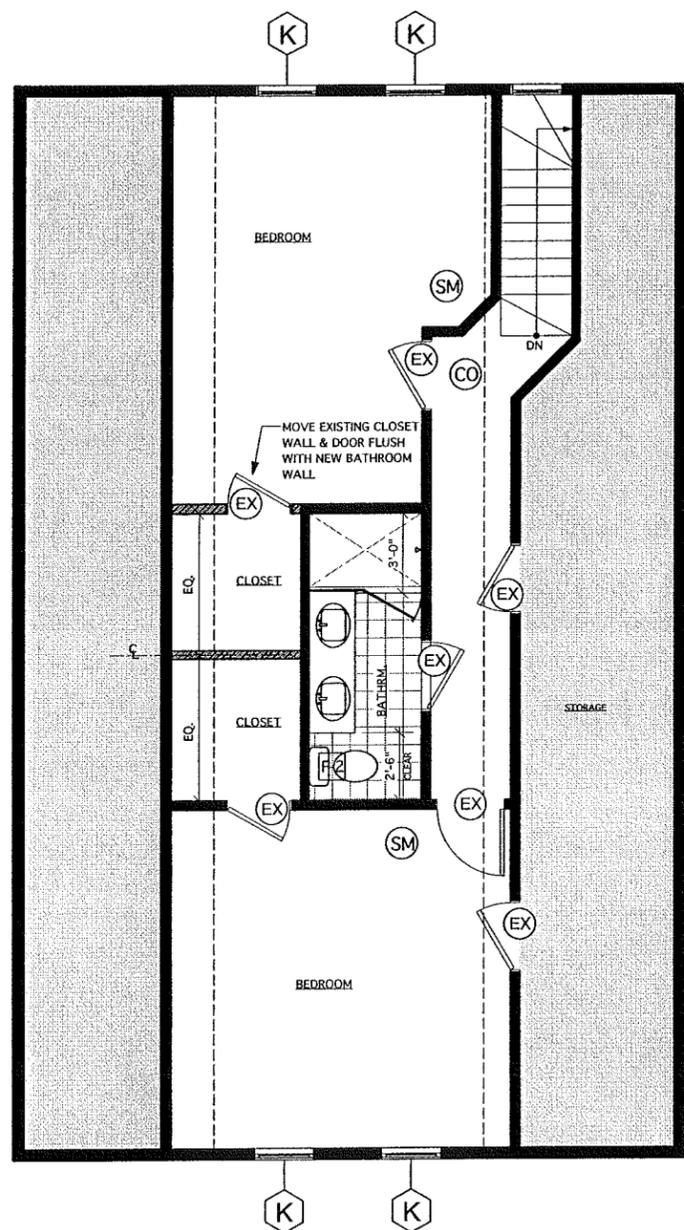
Floor Plans

Drawn by: DV
Scale: As noted
Revised: 00.00.00
Revised: 00.00.00
Date: 06.25.12

A-04

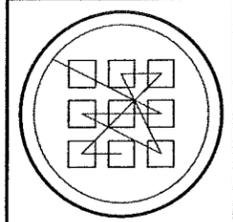


1 SECOND FLOOR PLAN
Scale: 1/4" = 1'-0"



2 ATTIC FLOOR PLAN
Scale: 1/4" = 1'-0"

- EXISTING WALLS
- ▨ ALTERED WALLS
- SM SMOKE DETECTOR
- CO CARBON MONOXIDE / SMOKE COMBO DETECTOR
- F-1 PANASONIC VENT FAN FV-05VS1 (50CFM)
- F-2 PANASONIC VENT FAN FV-08VS1 (80CFM)



REISEN DESIGN ASSOCIATES
architecture

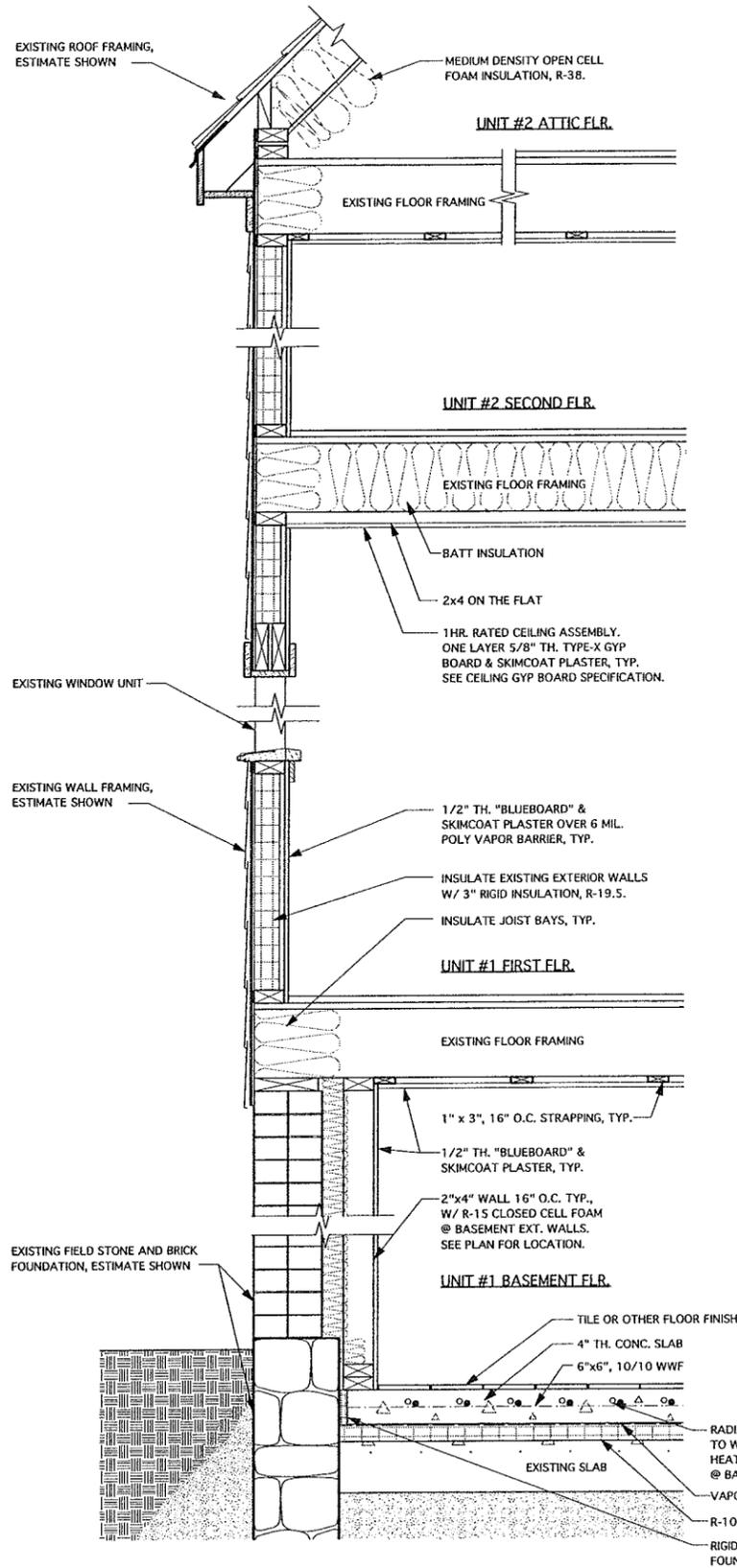
20 PARKER ST. CAMBRIDGE MA 02139 (T) 617.876.7440 (F) 617.876.7443

10 CLEVELAND ST.

Floor Plans

Drawn by: DV
Scale: As noted
Revised: 00.00.00
Revised: 00.00.00
Date: 06.25.12

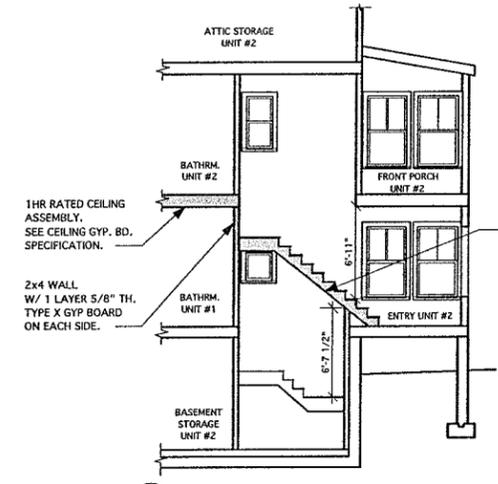
A-05



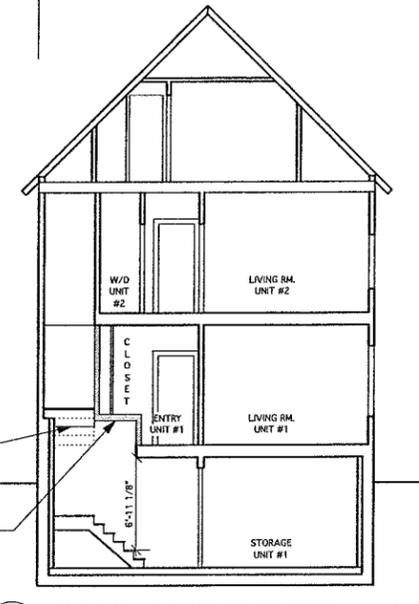
1 DETAIL WALL SECTION
Scale: 1" = 1'-0"

NOTE: CEILING GYP. BD. SPECIFICATIONS

1 Hour Fire-Rated Construction	Dimensional Lumber	Acoustical Performance	Reference				
Construction Detail	Description	Test Number	STC	IC	Test Number	ARTC	Index
CEILING	5/8" S&W Gypsum Board - 1" nominal wood sub and finished floor - 2 x 10 wood joist 16" o.c. - joints finished - optional Lockbox floor underlayment - optional 28A/25 or 28B sound mat - optional veneer plastic	UL One E801	58	32	CE-4412-7	SC05	B-42
						SA520	
					CE-4412-8		



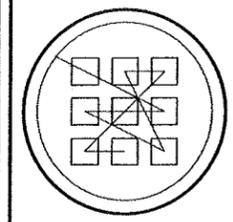
2 SECTION @ ENTRY TO UNIT #2
Scale: 1/8" = 1'-0"



3 SECTION @ NEW BASEMENT STAIR
Scale: 1/8" = 1'-0"

DOOR SCHEDULE

DOOR SCHEDULE		DOOR SLAB SIZE					
SYM	DESCRIPTION	WIDTH	HEIGHT	MFR	QUANTITY	MODEL	NOTES
1	ENTRY DOOR	3'0"	6'8"		1		CLIENT TO CHOOSE STYLE.
2	EXTERIOR INSWING GLASS DOOR	2'8"	6'8"	JELDWEN	1	SCHD 2968F	ONE LITE. VERIFY MINIMUM 28" CLEAR OPENING FOR EGRESS.
3	INSWINGING FRENCH DOOR	6'0"	7'3"	JELDWEN	1	SCHD 6073F	ONE LITE. VERIFY MINIMUM 32" CLEAR OPENING FOR EGRESS.
4	OUTSWINGING FRENCH DOOR	5'6"	6'8"	JELDWEN	1	SCHD 5668FO	15 LITE
5	INSWINGING FRENCH DOOR	5'0"	6'8"	JELDWEN	2	SCHD 5068F	15 LITE
6	EXTERIOR DOOR	2'8"	6'8"		1		HALF LITE DOOR. LOCKSET KEYED FOR UNIT 1 & UNITE 2
7	NO LONGER USED						
8	INTERIOR DOOR	1'8"	6'8"		1		
9	INTERIOR DOOR	2'0"	6'8"		2		
10	INTERIOR DOOR	2'4"	6'8"		3		
11	INTERIOR DOOR	2'6"	6'8"		4		
12	INTERIOR DOOR	2'8"	6'8"		4		
13-A	1 HR. FIRE RATED DOOR	2'8"	6'8"		1		LOCKSET KEYED FOR UNIT 1
13-B	INTERIOR DOOR	2'8"	6'8"		1		LOCKSET KEYED FOR UNIT 2
14	INTERIOR DOOR	3'0"	6'8"		1		
15	INTERIOR DOOR STL. DOOR	3'0"	6'8"		1		STEEL DOOR
16	PAIR OF INTERIOR DOORS	2 @ 1'8"	6'8"		2		
17	PAIR OF INTERIOR DOORS	2 @ 2'6"	6'8"		1		
18	SLIDING CLOSET DOORS	4'0"	6'8"		1		
19	DOUBLE BI-FOLD CLOSET DOORS	4'6"	6'8"		1		ALL 4 PANELS TO OPEN TO LEFT SIDE
20	DOUBLE BI-FOLD CLOSET DOORS	6'0"	6'8"		1		
21	EXISTING INTERIOR DOOR				1	EXISTING	WEATHERSTRIP EXISTING DOOR
EX	EXISTING DOOR				1	EXISTING	VERIFY DOOR SIZES, RE-USE EXISTING DOORS.
EX-1	EXISTING FRONT DOOR				1	EXISTING	LOCKSET KEYED FOR UNIT 1
EX-2	EXISTING BACK DOOR				1	EXISTING	LOCKSET KEYED FOR UNIT 2
EX-3	EXISTING BASEMENT DOOR				1	EXISTING	LOCKSET KEYED FOR UNIT 2



REISEN DESIGN ASSOCIATES
architecture

20 PARKER ST. CAMBRIDGE MA 02138 (T) 617.876.7440 (F) 617.876.7443

10 CLEVELAND ST.

Building Sections & Door Schedules

Drawn by: DV
Scale: As noted
Revised: 00.00.00
Revised: 00.00.00
Date: 06.25.12

A-06

ALL OTHER WINDOWS ARE REPLACEMENT UNITS.
VERIFY SIZES AND CLEAR OPEN EGRESS SIZE OF
UNIT #1 FIRST FLOOR BEDROOM.

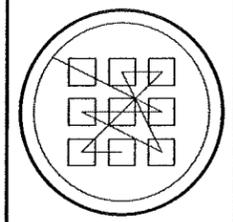
WINDOW SCHEDULE

WINDOW SCHEDULE		R.O.		MFR	QUANTITY	MODEL	NOTES
SYM	TYPE	WIDTH	HEIGHT				
A	DBL-HUNG	3'6 1/2"	5'4 3/4"	JELDWEN	10	ECD4164	2 OVER 1. SEE PLAN FOR LOCATION OF TEMPERED UNITS.
B	AWNING	2'6 3/4"	2'0 3/4"	JELDWEN	1	ECA3024	
C	SLIDER	6'0"	5'0"		8		HORIZONTAL MUNTIN @ MIDPOINT OF WINDOW
D	AWNING	3'6 3/4"	2'0 3/4"	JELDWEN	1	ECA4224	
E	AWNING	2'8 3/4"	4'0 3/4"	JELDWEN	1	ECA3248	
F	FIXED OR CASEMENT	2'0"	5'0"		1		HORIZONTAL MUNTIN @ MIDPOINT OF WINDOW
G	DBL-HUNG	2'10 1/8"	5'4 3/4"	JELDWEN	2	ECD3364	2 OVER 1. VERIFY EGRESS SIZED WINDOW.
H	DBL-HUNG	2'2 1/8"	4'0 3/4"	JELDWEN	1	ECD2548	1 OVER 1
I	AWNING	2'6 3/4"	3'6 3/4"	JELDWEN	1	ECA3042	
J	CASEMENT	2'8 3/4"	4'0 3/4"	JELDWEN	1	ECC3248	
K	DBL-HUNG				4		REPLACEMENT SASH.



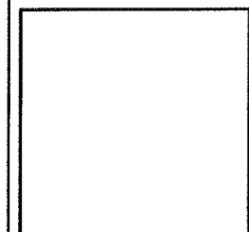
1 Building North Elevation
Scale: 1/4" = 1'-0"

2 Building South Elevation
Scale: 1/4" = 1'-0"



REISEN DESIGN ASSOCIATES
architecture

20 PARKER ST. CAMBRIDGE MA 02138 (T) 617.876.7440 (F) 617.876.7443



10 CLEVELAND ST.
Building Elevations & Window Sched

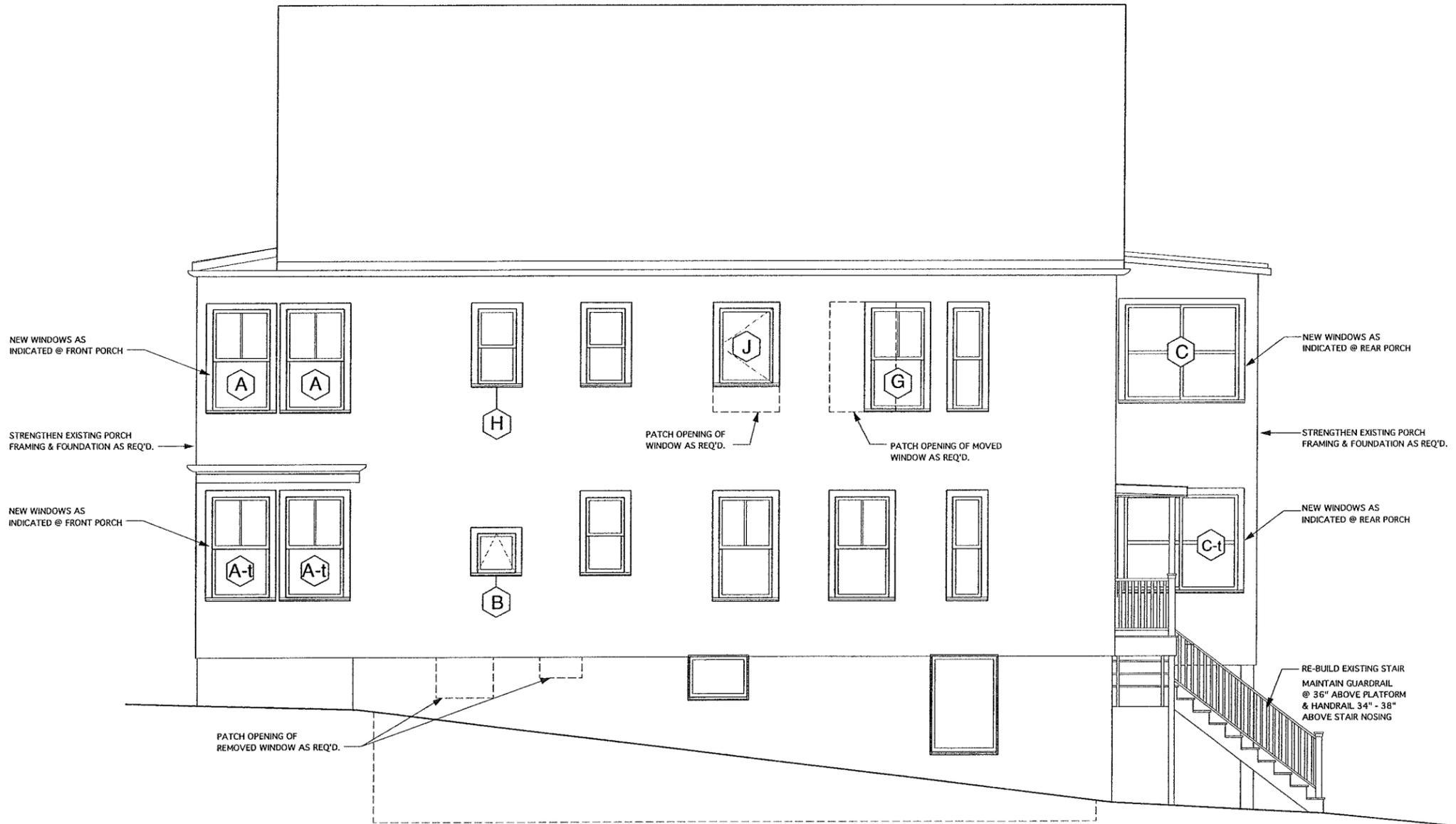
Drawn by: DV
Scale: As noted
Revised: 00.00.00
Revised: 00.00.00
Date: 06.25.12

A-07

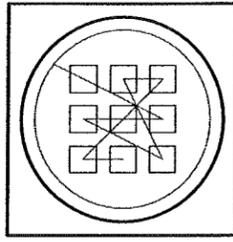
ALL OTHER WINDOWS ARE REPLACEMENT UNITS.
VERIFY SIZES AND CLEAR OPEN EGRESS SIZE OF
UNIT #1 FIRST FLOOR BEDROOM.

WINDOW SCHEDULE

WINDOW SCHEDULE		R.O.		MFR	QUANTITY	MODEL	NOTES
SYM	TYPE	WIDTH	HEIGHT				
A	DBL-HUNG	3'6 1/2"	5'4 3/4"	JELDWEN	10	ECD4164	2 OVER 1. SEE PLAN FOR LOCATION OF TEMPERED UNITS.
B	AWNING	2'6 3/4"	2'0 3/4"	JELDWEN	1	ECA3024	
C	SLIDER	6'0"	5'0"		8		HORIZONTAL MUNTIN @ MIDPOINT OF WINDOW
D	AWNING	3'6 3/4"	2'0 3/4"	JELDWEN	1	ECA4224	
E	AWNING	2'8 3/4"	4'0 3/4"	JELDWEN	1	ECA3248	
F	FIXED OR CASEMENT	2'0"	5'0"		1		HORIZONTAL MUNTIN @ MIDPOINT OF WINDOW
G	DBL-HUNG	2'10 1/8"	5'4 3/4"	JELDWEN	2	ECD3364	2 OVER 1. VERIFY EGRESS SIZED WINDOW.
H	DBL-HUNG	2'2 1/8"	4'0 3/4"	JELDWEN	1	ECD2548	1 OVER 1
I	AWNING	2'6 3/4"	3'6 3/4"	JELDWEN	1	ECA3042	
J	CASEMENT	2'8 3/4"	4'0 3/4"	JELDWEN	1	ECC3248	
K	DBL-HUNG				4		REPLACEMENT SASH.

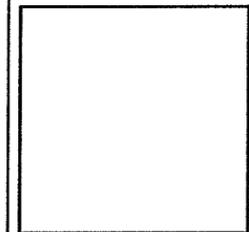


1 Building West Elevation
Scale: 1/4" = 1'-0"



REISEN DESIGN ASSOCIATES
architecture

20 FABRIS ST. CAMBRIDGE, MA 02138 (T) 617.576.7440 (F) 617.876.7443



10 CLEVELAND ST.

Building Elevations

Drawn by: DV
Scale: As noted
Revised: 00.00.00
Revised: 00.00.00
Date: 06.25.12

A-08

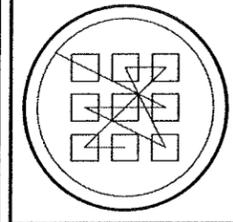
ALL OTHER WINDOWS ARE REPLACEMENT UNITS.
VERIFY SIZES AND CLEAR OPEN EGRESS SIZE OF
UNIT #1 FIRST FLOOR BEDROOM.

WINDOW SCHEDULE

WINDOW SCHEDULE		R.O.		MFR	QUANTITY	MODEL	NOTES
SYM	TYPE	WIDTH	HEIGHT				
A	DBL-HUNG	3'6 1/2"	5'4 3/4"	JELDWEN	10	ECD4164	2 OVER 1. SEE PLAN FOR LOCATION OF TEMPERED UNITS.
B	AWNING	2'6 3/4"	2'0 3/4"	JELDWEN	1	ECA3024	
C	SLIDER	6'0"	5'0"		8		HORIZONTAL MUNTIN @ MIDPOINT OF WINDOW
D	AWNING	3'6 3/4"	2'0 3/4"	JELDWEN	1	ECA4224	
E	AWNING	2'8 3/4"	4'0 3/4"	JELDWEN	1	ECA3248	
F	FIXED OR CASEMENT	2'0"	5'0"		1		HORIZONTAL MUNTIN @ MIDPOINT OF WINDOW
G	DBL-HUNG	2'10 1/8"	5'4 3/4"	JELDWEN	2	ECD3364	2 OVER 1. VERIFY EGRESS SIZED WINDOW.
H	DBL-HUNG	2'2 1/8"	4'0 3/4"	JELDWEN	1	ECD2548	1 OVER 1
I	AWNING	2'6 3/4"	3'6 3/4"	JELDWEN	1	ECA3042	
J	CASEMENT	2'8 3/4"	4'0 3/4"	JELDWEN	1	ECC3248	
K	DBL-HUNG				4		REPLACEMENT SASH.



1 Building East Elevation
Scale: 1/4" = 1'-0"



REISEN DESIGN ASSOCIATES
architecture

20 PARKER ST. CAMBRIDGE MA 02138 (T) 617.876.7440 (F) 617.876.7443

10 CLEVELAND ST.

Building Elevations

Drawn by: DV
Scale: As noted
Revised: 00.00.00
Revised: 00.00.00
Date: 06.25.12

A-09