



SITE SYMBOLS	
	Contract Limit
	Building Outline
	25 FT Standoff Distance PSDM 15
	Deductive Alternate
	Extent of new egress sidewalk excluded from Deduct Alt. scope reduction
	Extent of Deduct Alt. 14
	Building Main Entry
	Building Service Entry

PARKING	
14 PERSON SMALL HOME	
14 Residents x 4 = 6	
2.5 FTIE Staff x 2 = 5	
Visitors (14) x 2 = 3	
Service Vehicles 5 for each 10 units = 1	
Parking per 14 person Home = 12	
Parking Spaces Provided = 20	
Future Completed Site - 4 Small Homes	
Site Parking total for 4 Homes = 48	

- | KEYNOTES | |
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| 1 | CLC HOME MAIN ENTRANCE |
| 2 | NEW CONCRETE SIDEWALK. REFER TO CIVIL DRAWING CS103 FOR MORE INFORMATION. DEDUCT ALT. 5 |
| 3 | FUTURE GAZEBO SPACE. GAZEBO IS NOT IN CONTRACT. GAZEBO SHOWN FOR REFERENCE ONLY |
| 4 | FOR LANDSCAPE PLANTING AND DEDUCT BOUNDARY LIMITS REFER TO LANDSCAPE AND CIVIL DRAWINGS. DEDUCT ALT. 6 |
| 5 | NEW COVERED PORCH. DEDUCT ALT. 9 |
| 6 | NEW COVERED PORCH. DEDUCT ALT. 10 |
| 7 | NEW COVERED PORCH. DEDUCT ALT. 11 |
| 8 | NEW PORTE COCHERE-VEHICLE DROP-OFF. DEDUCT ALT. 12 |
| 9 | 20 NEW PARKING SPACES. DEDUCT ALT. 15 |
| 10 | NEW POROUS ASPHALT DRIVE. DEDUCT ALT. 15 |
| 11 | CONCRETE PAD WITH ELECTRICAL GENERATOR. REFER TO CIVIL AND ELECTRICAL DRAWINGS |
| 12 | NEW ENCLOSED WALKWAY TO BUILDING 6 |
| 13 | NEW RESTRICTED FIRE ACCESS DRIVE. REFER TO CIVIL DRAWINGS FOR MORE INFORMATION |
| 14 | NEW EGRESS SIDEWALK REQUIRED TO FOLLOW ELONGATED GRADE CHANGES AT THIS SITE CONDITION |
| 15 | APPROXIMATE LOCATION OF TRANSFORMER. TO BE COORDINATED WITH VA |
| 16 | EXISTING UTILITY TO REMAIN. SEE CIVIL FOR MORE INFORMATION |
| 17 | NEW BENCH SEATING. SEE LANDSCAPE FOR MORE INFORMATION |
| 18 | NEW SEATWALL. SEE LANDSCAPE FOR MORE INFORMATION |
| 19 | FIRE HYDRANT. SEE CIVIL FOR MORE INFORMATION |
| 20 | BOLLARD. SEE CIVIL FOR MORE INFORMATION |
| 21 | NEW EMERGENCY ACCESS BARRIER GATE. REFER TO CIVIL DRAWINGS FOR MORE INFORMATION |
| 22 | WATER GATE VALVE. SEE CIVIL FOR MORE INFORMATION |
| 23 | IRRIGATION CONNECTION POINT. SEE CIVIL FOR MORE INFORMATION |
| 24 | FDC AND PIV. SEE CIVIL AND FIRE PROTECTION SHEETS FOR MORE INFORMATION |
| 25 | EXISTING UTILITY TO BE DEMOLISHED. SEE CIVIL FOR MORE INFORMATION |

- | DEDUCTIVE ALTERNATES: | |
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| (DEDUCTIVE ALTERNATES ARE CASCADING AND MUST BE EXERCISED IN THE ORDER PRESENTED) | |
| FOR A DETAILED DESCRIPTION OF EACH DEDUCTIVE ALTERNATE REFER TO COVER SHEET 0001 | |
| DEDUCTIVE ALTERNATE #1: REDUCE WATER AND ICE SHEILD COVERAGE | |
| DEDUCTIVE ALTERNATE #2: ELIMINATE TRUNK (EAST LEG) | |
| DEDUCTIVE ALTERNATE #3: ELIMINATE FAUX WINDOWS AT CLEARSTORY | |
| DEDUCTIVE ALTERNATE #4: ELIMINATE WORK AT 86 CORRIDOR | |
| DEDUCTIVE ALTERNATE #5: ELIMINATE CONCRETE | |
| DEDUCTIVE ALTERNATE #6: ELIMINATE LANDSCAPE | |
| DEDUCTIVE ALTERNATE #7: REDUCE PLATFORM AT CHILLER | |
| DEDUCTIVE ALTERNATE #8: ELIMINATE WIR SECURITY | |
| DEDUCTIVE ALTERNATE #9: ELIMINATE LARGE PORCH | |
| DEDUCTIVE ALTERNATE #10: ELIMINATE SMALL PORCH A | |
| DEDUCTIVE ALTERNATE #11: ELIMINATE SMALL PORCH B | |
| DEDUCTIVE ALTERNATE #12: ELIMINATE ENTRANCE CANOPY | |
| DEDUCTIVE ALTERNATE #13: ELIMINATE FENCE/FAUX ROOFS AT RESIDENT ROOMS | |
| DEDUCTIVE ALTERNATE #14: ELIMINATE PATIENT LIFTS TRACK EXTENSIONS INTO RESIDENT RESTROOMS | |
| DEDUCTIVE ALTERNATE #15: REDUCE THE POROUS ASPHALT / PARKING / PORTION OF DRIVE ENTRANCE | |
| DEDUCTIVE ALTERNATE #16: ELIMINATE EXTERIOR SIGNAGE | |

IT IS THE SOLE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO INSPECT ALL OF THE EXISTING ELECTRICAL GEAR INCLUDING BUT NOT LIMITED TO SECTIONAL SWITCHES, DUCTBANKS, CONDUITS, MANHOLES THAT ARE SHOWN TO BE REQUIRED ARE TO BE INSPECTED TO VERIFY THEY ARE IN CURRENT CODE COMPLIANT WORKING CONDITION. CONTRACTOR SHALL REPORT DISCREPANCIES TO THE VA PRIOR TO DISTURBING EXISTING INSTALLATION.



EXISTING BUILDING 6 CONNECTION POINT



EXISTING BUILDING 6 HALLWAY

F1 ARCHITECTURAL SITE PLAN
1" = 20'-0"

Revisions:	Date:

CONSULTANT 		
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Office of Construction and Facilities Management

Drawing Title ARCHITECTURAL SITE PLAN
Approved:

Phase ISSUED FOR CONSTRUCTION FULLY SPRINKLERED
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Project Title NEW COMMUNITY LIVING CENTER
Location 2094 Albany Post Road, Montrose, NY 10548
Issue Date 05/09/2022
Checked M. PERKINS
Drawn ENN

Project Number 620-334
Building Number CLC
Drawing Number AS101