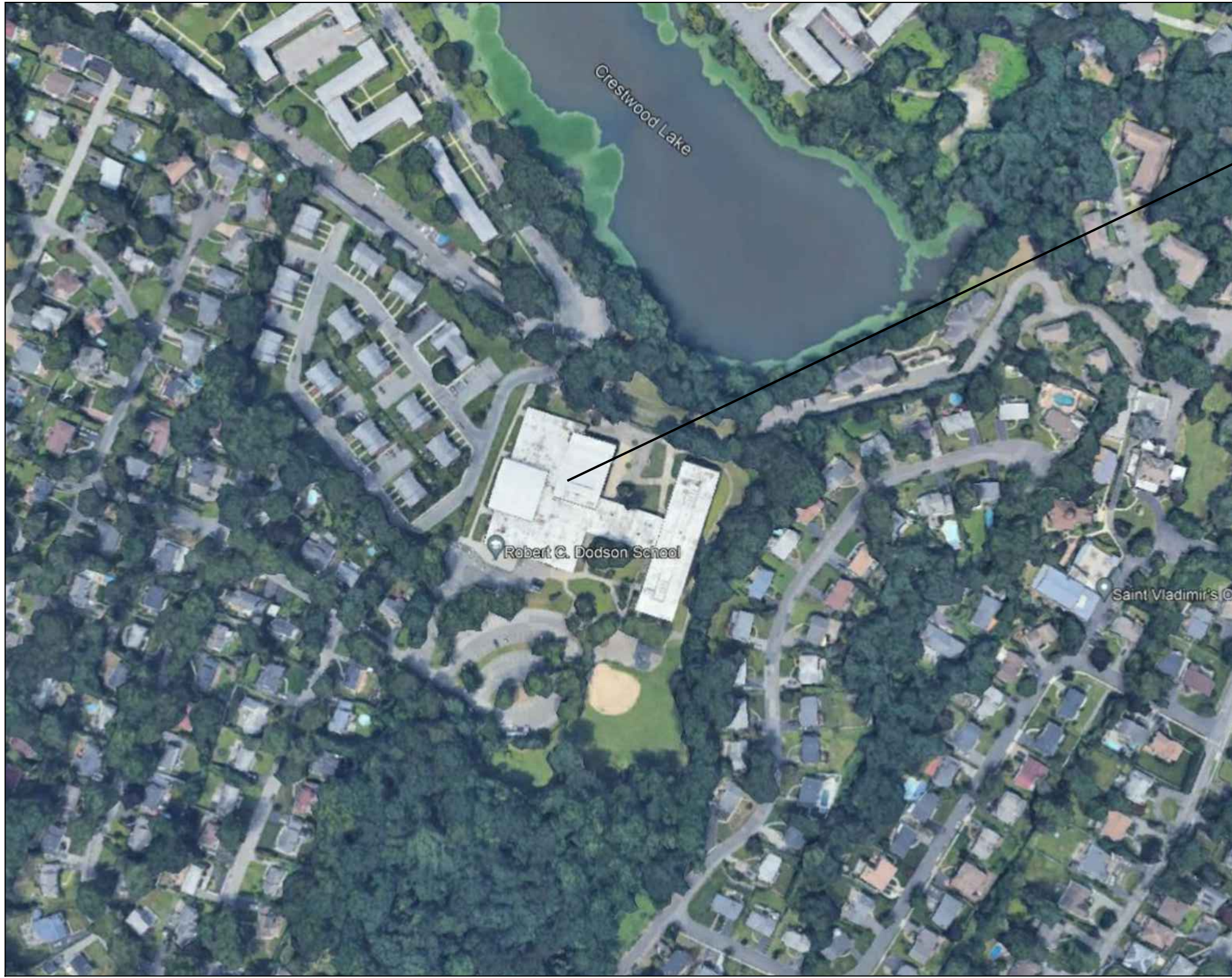


NO.	ISSUANCE	DATE	REVISION
1	ISSUED FOR BID	03/01/2022	

LIST OF DRAWINGS

ROOF	
A1	ROOF PLAN
A2	ROOF DETAILS



ROBERT C. DODSON SCHOOL  
105 AVONDALE ROAD  
YONKERS, NY 10710

PROJECT LOCATION MAP  
SCALE: N.T.S.

DESIGN TEAM:

EISENBACH & RUHNKE  
ENGINEERING, P.C.

291 Genesee Street  
Utica, NY 13501  
phone: 315.735.1916 fax: 315.735.6365

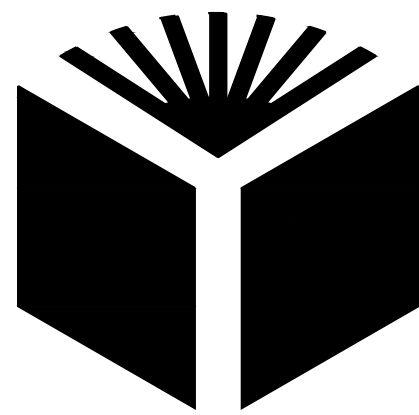
WATSKY ASSOCIATES, INC.

20 Madison Avenue  
Valhalla, NY 10595  
phone: 914.948.3450 fax: 914.948.9493

YONKERS PUBLIC SCHOOLS

One Larkin Center, Yonkers, New York 10701

ROOF RENOVATIONS  
ROBERT C. DODSON SCHOOL



YONKERS PUBLIC SCHOOLS

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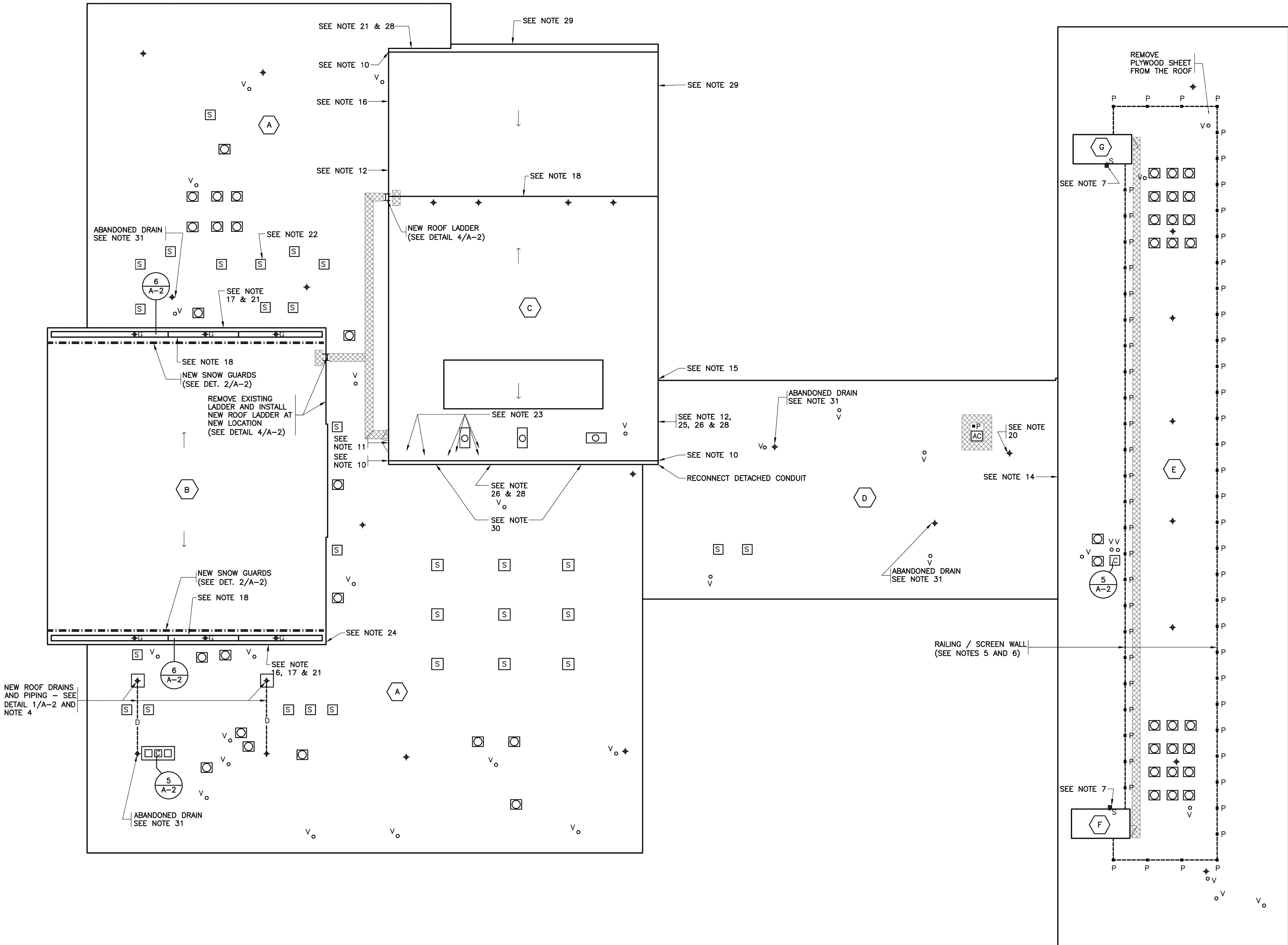
BID SET

03-01-2022

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N:\PROJECT DIRECTORIES\Yonkers Public Schools\Dodson, (Robert C.) School\Y22001 - Dodson Roof Renovations 10944\CAD\PROJECT TITLE SHEET.dwg





ROOF PLAN  
0' 4' 8' 16'



NOTES:

- DIMENSIONS AND CONDITIONS ON THE ROOF PLAN AND DETAILS ARE APPROXIMATE AND MUST BE CONFIRMED BY THE CONTRACTOR. ONLY CERTAIN FASTENERS ARE SHOWN ON THE DRAWINGS, REFER TO THE SPECIFICATIONS FOR ADDITIONAL FASTENER REQUIREMENTS.
- TEST ALL DRAIN LINES WITH A RUNNING HOSE FOR AT LEAST ONE HOUR PRIOR TO STARTING ANY WORK. PROVIDE A WRITTEN REPORT OF ANY CLOGGED LINES TO THE ARCHITECT & OWNER. CLOGGED DRAIN LINES WILL BE CLEANED SEE UNIT PRICES.
- COVER & PROTECT ALL DRAIN OPENINGS AT THE BEGINNING OF EACH WORK DAY. REMOVE THE COVERS AT THE END OF EACH DAY AND BEFORE PRECIPITATION OCCURS.
- PERFORM WHATEVER WORK IS REQUIRED TO RESTORE THE DRAIN LINES TO CLEAN, CLEAR, FREE FLOWING CONDITION AT THE COMPLETION OF THE PROJECT.
- POWER WASH ALL ROOF AREAS TO REMOVE DIRT AND ALGAE GROWTH. CAREFULLY INSPECT THE PVC ROOFING AND RESTORE OPEN SEAMS, FAILED STRIPPING, HOLES, CUTS AND OTHER DAMAGES. REPLACE PREVIOUSLY MADE PATCHES USING NON PVC PRODUCTS. INCLUDE 2,000 LINEAL FEET OF NEW PVC STRIPPING AND 30 TARGET PATCHES IN THE BASE BID.
- INSTALL NEW DRAIN LINE PIPING IN THE CEILING TO CONNECT THE NEW DRAINS TO THE EXISTING STORM SEWER LINES. REMOVE AND RESTORE PLASTER CEILINGS AS NEEDED TO INSTALL NEW PIPING. PRIME AND PAINT THE RESTORED CEILING AREAS TO MATCH THE ADJOINING SURFACE.
- PREPARE AND REFILL ALL RAILING / SCREEN WALL POST PITCH POCKETS ON ROOF AREA 'E' WITH NEW POURABLE SEALER.
- REMOVE TAR AND OTHER FOREIGN SUBSTANCES, AND THEN WIRE BRUSH, SCRAPE, PRIME AND PAINT THE EXISTING RAILING / SCREEN WALL ASSEMBLY AND EXHAUST FAN TRANSITION CURBS ON ROOF AREA 'E'. REMOVE LOOSE SCREEN WALL FRAMES.
- INSTALL A CONCRETE SPLASH BLOCK OVER A WALKWAY PAD AT THE BOTTOMS OF THE EXISTING LEADERS.
- RENOVATE ALL EXISTING EXHAUST FAN/VENTILATOR HOUSINGS TO BE WATERTIGHT.
- RAKE-OUT ALL CROSS JOINTS IN THE PRECAST BAND UNDER THE GRAVEL STOP ON THE PERIMETER OF ROOF AREA 'C', AND INSTALL NEW BACKER ROD AND SEALANT.
- RAKE-OUT THE VERTICAL MASONRY EXPANSION JOINT AND INSTALL NEW BACKER ROD AND SEALANT.
- REMOVE EXISTING SEALANT FROM THE JOINT BETWEEN THE TWO SEPARATE DOOR SILL FLASHINGS AND COVER THE JOINT WITH 5" WIDE EPDM STRIPPING.
- DRESS DOWN THE EXISTING CAP FLASHING ALONG THE ENTIRE WALL SO IT SHEDS WATER. FASTEN CAP FLASHING WITH STAINLESS STEEL ZAMAC NAIL-IN SPACED 24" O.C. REMOVE SEALANT & ASPHALT CEMENT AND COVER ALL JOINTS IN THE CAP FLASHING WITH 5" WIDE EPDM STRIPPING.
- COVER SPLIT GRAVEL STOP JOINT COVER PLATE STRIPS WITH NEW PVC STRIPPING. INCLUDE 200 NEW PVC COVER PLATE STRIPS IN THE BASE BID.
- RESTORE THE EXISTING WINDOW SO THAT IT PROPERLY CLOSES AND REMAINS CLOSED.
- SECURE LOOSE CAP FLASHINGS AT THE ROOF TRANSITION AND RIVET OPEN JOINTS.
- REMOVE AND REPLACE BRIDGING PVC BASE FLASHING WITH NEW PVC FLASHING.
- REMOVE SEALANT FROM WEEP HOLES.
- OVERLAY EXISTING STRIPPING ALONG THE ENTIRE CUTTER EAVE ON ROOF AREA 'B' AND IN THE VALLEY AT THE ROOF DRAINS ON ROOF AREA 'C', WITH 9 INCH WIDE PVC STRIPPING.
- INSTALL NEW TWO PIPE SNOW GUARDS ON ROOF AREA 'B' (SEE DETAIL 2/A-2).
- COVER FAILED PVC FLASHING AT EXISTING ROOF DRAIN WITH NEW PVC TARGET PATCH.
- REMOVE SEALANT BETWEEN THE EXISTING CAP FLASHING AND CONCRETE PANEL AND INSTALL NEW BACKER ROD AND SEALANT.
- REPLACE A CRACKED SKYLIGHT DOME WITH A NEW CLEAR DOUBLE POLYCARBONATE DOME.
- REMOVE LOOSE INSULATION FASTENERS AND PLATES. INSTALL NEW #14 SCREWS WITH 3" INSULATION PLATES AND PVC TARGET PATCHES.
- REMOVE AND REPLACE BRICKS AT THE CRACK IN THE WALL.
- REMOVE ASPHALT CEMENT FROM FACADE..
- REMOVE ASPHALT CEMENT AND SEALANT FROM JOINTS, RAKE OUT JOINTS AND INSTALL BACKER ROD AND SEALANT.
- CLEAN, WIRE BRUSH, SCRAPE, PRIME AND PAINT THE EXISTING EXHAUST FAN TRANSITION CURBS ON ROOF AREA 'A'.
- AT CONCRETE PANEL-POWER WASH AND INSTALL WATERPROOFING COATING.
- POWER WASH AND INSTALL WATERPROOFING COATING FROM GROUND LEVEL TO GRAVEL STOP.
- LOUVERS-RAKE OUT SEALANT JOINTS AND INSTALL BACKER ROD AND SEALANT ALL AROUND LOUVERS' PERIMETER.
- REMOVE AND INSTALL NEW ROOF DRAINS AT ABANDONED ROOF DRAINS. REPLACE DAMAGED PIPES, SUPPORTS & FITTING. REMOVE AND RESTORE PLASTER CEILINGS AND WALLS TO MAKE THE RESTORATION. PRIME AND PAINT THE RESTORED CEILING AND WALL AREAS TO MATCH THE ADJOINING SURFACE. INSULATE THE DRAIN BOWL, THE NEW PIPE AND EXISTING PIPE THAT IS CURRENTLY NOT INSULATED (APPROXIMATELY 6'-0" OF NEW INSULATION AT EACH ROOF DRAIN). SEE DETAIL 1/A-2 SIMILAR.
- BASE BID INCLUDES 50 TARGET PATCHES-(12 INCHES x 12 INCHES) AND 6 TARGET PATCHES AT ROOF DRAINS- 5FT X 5 FT.

LEGEND

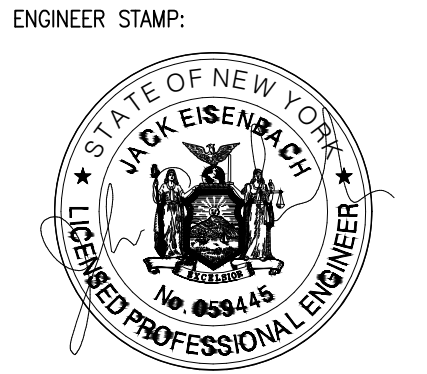
- ROOF AREA DESIGNATION
- EXISTING GUTTER DRAIN (SEE NOTE 2)
- EXISTING ROOF DRAIN (SEE NOTE 2)
- NEW ROOF DRAIN (SEE DETAIL 1/A-2)
- NEW DRAIN LINE (SEE NOTE 4)
- EXISTING RAILING / SCREEN WALL (SEE NOTES 5 AND 6)
- NEW SNOW GUARDS (SEE DET. 2/A-2)
- EXISTING SCUPPER & LEADER HEAD (SEE NOTE 7)
- EXISTING EXHAUST FAN (SEE NOTE 8)
- AC UNIT
- SEALANT POCKET
- EXISTING VENT PIPE
- EXISTING SKYLIGHT
- EXISTING ROOF ACCESS DOOR
- NEW ROOF LADDER (SEE DETAIL 4/A-2)
- EXISTING CHIMNEY (SEE DETAIL 5/A-2)
- EXISTING ROOF SLOPE
- NEW WALKWAY PADS

ROOF PROTECTION NOTES:

- AVOID WALKING OR TRAFFICKING OVER ROOF AREAS UNLESS PERFORMING THE SPECIFIED CORRECTIVE WORK.
- AT ROOF STAGING AREAS AND AREAS WHERE NEW BUILT IN CAP FLASHINGS ARE BEING INSTALLED, INSTALL 1" THICK EXTRUDED POLYSTYRENE INSULATION, 6 MIL FIRE RETARDANT POLYETHYLENE AND 2x10 WOOD PLANKS TO PROTECT THE EXISTING PVC ROOFING WHEN CONSTRUCTION WORK OCCURS.
- NEATLY CUT AND POSITION ROOF PROTECTION COMPONENTS TO FIT WITHIN 1/2" OF ROOF PENETRATIONS, EAVES AND CHANGE IN ELEVATION WALLS.
- DO NOT COVER THE ROOF DRAINS. MAINTAIN THE ROOF DRAIN STRAINERS VISIBLE AND CLEAR AT ALL TIMES.

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ENGINEER:  
**Eisenbach & Ruhke Engineering, P.C.**  
281 Conesee Street - Utica, NY 13501  
315-785-7888 Fax: 315-785-7885  
www.erengo.com



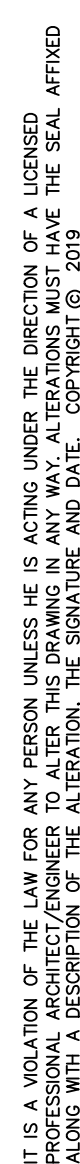
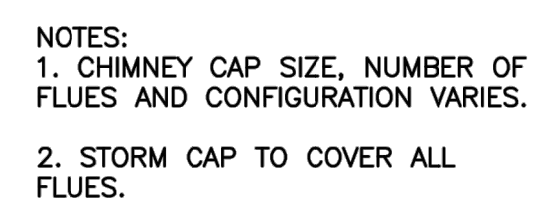
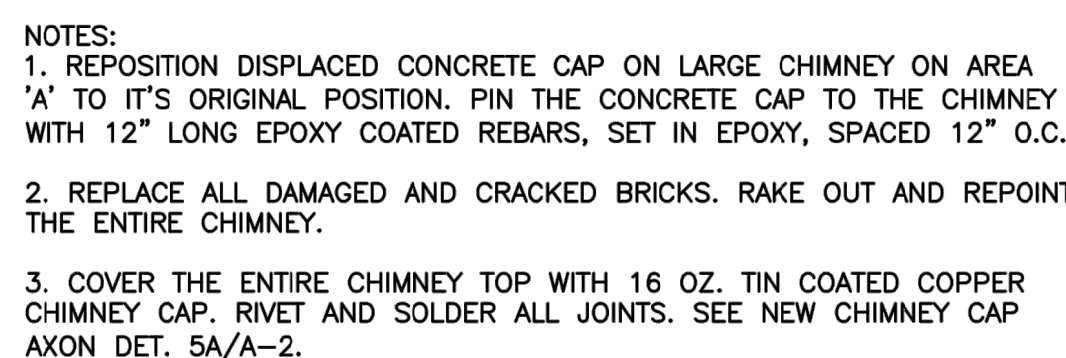
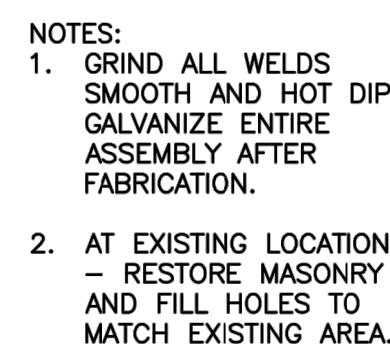
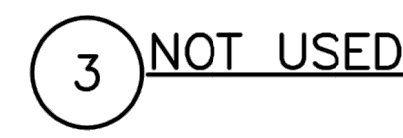
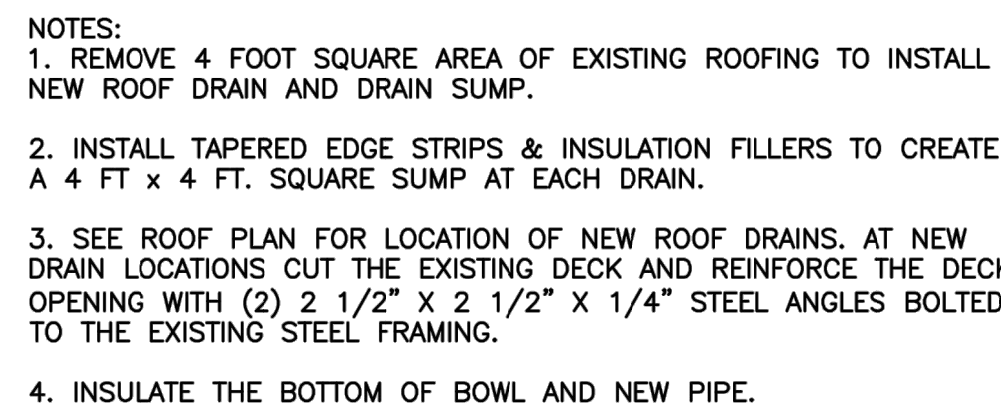
YONKERS PUBLIC SCHOOLS  
ROOF RENOVATIONS  
ROBERT C. DODSON SCHOOL  
105 AVONDALE ROAD, YONKERS N.Y. 10710

ENR PROJECT NO.	Y22R001
YPS NO.	10944
BID SET	03.01.2022
REVISION	DATE
DATE	03.01.2022
DRAWN BY	
CHECKED BY	
SHEET SIZE	
SCALE	AS SHOWN
SHEET TITLE	

ROOF PLAN

SHEET NO.

A-1



**YONKERS PUBLIC SCHOOLS  
ROOF RENOVATIONS  
ROBERT C. DODSON SCHOOL  
105 AVONDALE ROAD, YONKERS N.Y. 10710**

t C) School\Y22R001 - Dodson Roof Renovations 10944.CAD\Y22R001	E&R PROJECT NO.	Y22R001
	YPS NO.	10944
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	REVISION	DATE
	DATE	03.01.2022
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## ROOF DETAILS

SHEET 1

A-2