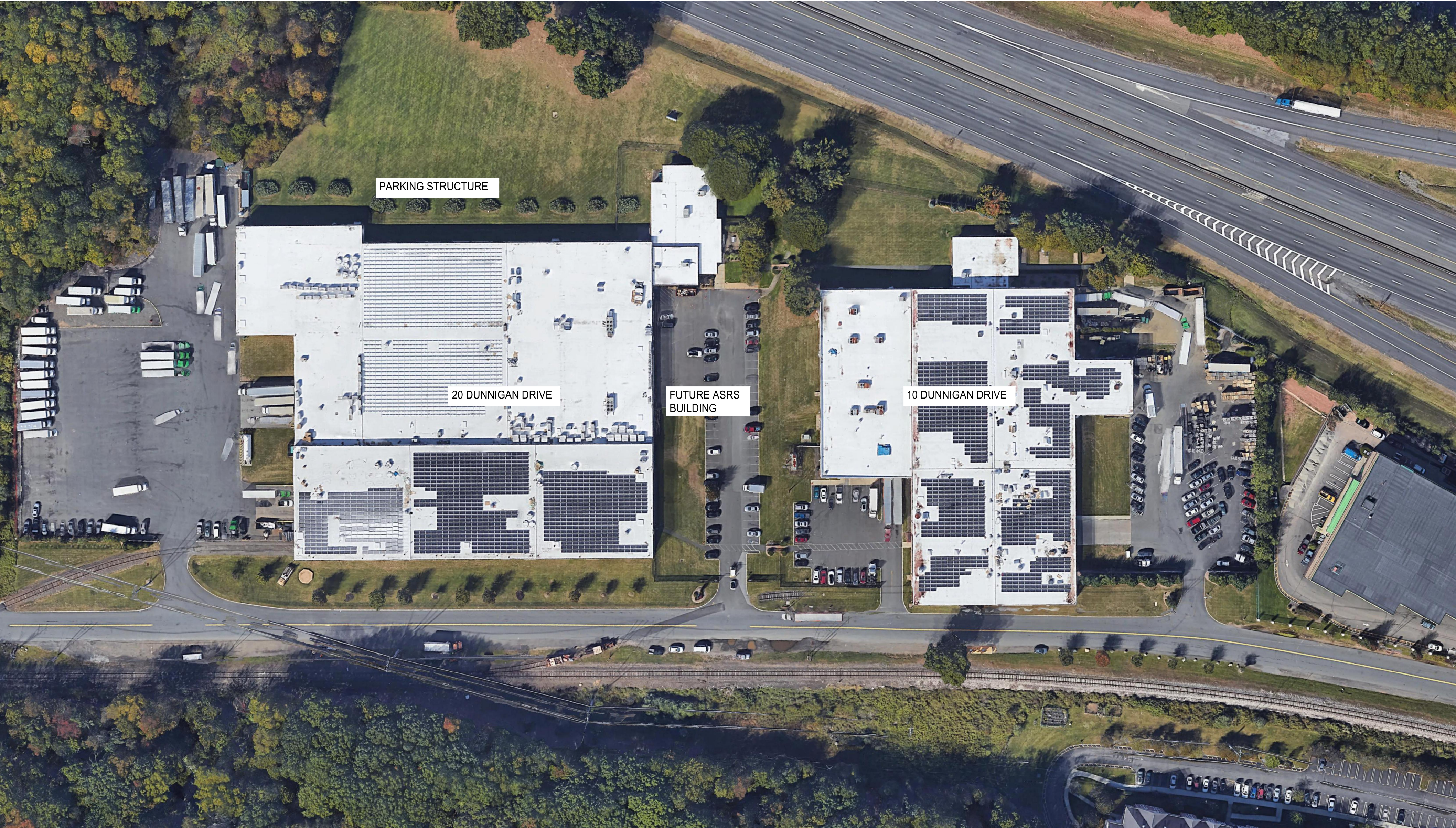


MANHATTAN BEER DISTRIBUTORS

20 DUNNIGAN DRIVE, SUFFERN, NY
STRUCTURAL REPAIRS



SITE LOCATION MAP - OVERALL LAYOUT
(NOT TO SCALE)



THIS DOCUMENT, AND THE IDEAS AND DESIGNS INCORPORATED HEREIN, IS AN INSTRUMENT OF PROFESSIONAL SERVICE, IS THE PROPERTY OF GEI CONSULTANTS AND IS NOT TO BE USED, IN WHOLE OR IN PART, FOR ANY OTHER PROJECT WITHOUT THE WRITTEN AUTHORIZATION OF GEI CONSULTANTS.

GEI PROJECT No. 2101670

SHEET INDEX

SHEET NO.	DRAWING NO.	TITLE
1	SF-000	COVER SHEET
2	SF-001	NOTES
3	SF-002	NOTES
4	SF-100	FOUNDATION KEY PLAN
5	SF-101	FOUNDATION PART PLAN 1
6	SF-102	FOUNDATION PART PLAN 2
7	SF-103	FOUNDATION PART PLAN 3
8	SF-104	FOUNDATION PART PLAN 4
9	SF-105	FOUNDATION PART PLAN 5
10	SF-105A	FOUNDATION PART PLAN 5A
11	SF-105B	FOUNDATION PART PLAN 5B
12	SF-106	FOUNDATION PART PLAN 6
13	SF-107	FOUNDATION PART PLAN 7
14	SF-108	FOUNDATION PART PLAN 8
15	SF-109	FOUNDATION PART PLAN 9
16	SF-110	FOUNDATION PART PLAN 10
17	SF-111	FOUNDATION PART PLAN 11
18	SF-201	SECTIONS AND DETAILS
19	SF-202	SECTIONS AND DETAILS
20	SF-203	SECTIONS AND DETAILS
21	SF-204	SECTIONS AND DETAILS
22	SF-300	SECTIONS AND DETAILS
23	SA-100	SLAB ON GRADE - KEY PLAN
24	SA-100A	SLAB ON GRADE JOINT PLAN AND PLACEMENT SEQUENCE
25	SA-101	SLAB ON EDGE PART PLAN
26	SA-102	SLAB ON EDGE PART PLAN
27	SA-103	SLAB ON EDGE PART PLAN
28	SA-104	SLAB ON EDGE PART PLAN
29	SA-105	SLAB ON EDGE PART PLAN
30	SA-106	SLAB ON EDGE PART PLAN
31	SA-200	SECTIONS AND DETAILS

ARCHITECT

di Domenico + Partners LLP
Architecture
Landscape Architecture
Planning
3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER

JMC
JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER

Burns
BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER

GEI
GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282



MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY :	D. CHECHURIN
CHECKED BY :	I. BEER
APPROVED BY :	I. BEER
DATE :	7/26/2021
SCALE :	AS SHOWN

DRAWING TITLE : -

FOUNDATION - KEY PLAN

DWG NUMBER :
SF-000

1 OF 31

GENERAL NOTES

- A. NEW YORK STATE BUILDING CODE.
 - B. AMERICAN CONCRETE INSTITUTE BUILDING CODE REQUIREMENTS FOR REINFORCED CONCRETE (ACI 318).
 - C. AMERICAN CONCRETE INSTITUTE SPECIFICATIONS FOR STRUCTURAL CONCRETE (ACI-301)
 - D. AMERICAN INSTITUTE OF STEEL CONSTRUCTION MANUAL AND CODE.
 - E. OCCUPATIONAL HEALTH SAFETY ADMINISTRATION (OSHA) CODE.
 - F. AMERICAN NATIONAL STANDARDS FOR CONSTRUCTION (ANSI)
 - G. USE LATEST EDITIONS INCLUDING ADDENDA, SUPPLEMENTS, AMENDMENTS, REVISIONS AND ERRATA U.N.O., EXCEPT AS MODIFIED BY THE CONTRACT DOCUMENTS.
2. PLANS AND APPLICATION FORMS MUST BE FILED AND APPROVED BY THE LOCAL BUILDING DEPARTMENT BEFORE STARTING ANY WORK OR ORDERING ANY MATERIALS.
 3. CONTRACTOR TO PROPERLY NOTIFY BUILDING DEPARTMENT PRIOR TO ANY WORK REQUIRING INSPECTION BY THE BUILDING DEPARTMENT AS CALLED FOR IN THE NEW YORK STATE BUILDING CODE.
 4. A TESTING AND INSPECTION AGENCY ACCEPTABLE TO THE STRUCTURAL ENGINEER AND RETAINED BY THE OWNER SHALL PERFORM ALL REQUIRED TESTING AND INSPECTIONS IN ACCORDANCE WITH THE NEW YORK STATE BUILDING CODE REGULATIONS (SEE SPECIAL INSPECTION NOTES).
 5. THE CONTRACTOR IS RESPONSIBLE FOR ARRANGING WITH TESTING AGENCY WHEN INSPECTION SHALL BE PERFORMED. THE CONTRACTOR SHALL PROVIDE AMPLE TIME FOR THE TESTING AGENCY TO COMPLETE THEIR WORK.
 6. TESTING AND INSPECTION OF SOILS, CONCRETE, REBARS, STEEL, WELDING AND H.S. BOLTING, ETC., SHALL BE IN ACCORDANCE WITH THE NEW YORK STATE BUILDING CODE, (SEE SPECIAL INSPECTION NOTES)
 7. CONTRACTOR SHALL PROVIDE, INSTALL, AND MAINTAIN ALL NECESSARY FALSEWORK, SHORING, BRACING AND ALL OTHER TEMPORARY CONSTRUCTION AND EQUIPMENT REQUIRED AND SHALL BE RESPONSIBLE FOR SITE SAFETY, STRUCTURAL STABILITY AND PROTECTION OF THE PUBLIC, STRUCTURES, AND PROPERTY INCLUDING PROTECTION FROM THE ELEMENTS DURING ANY PHASE OF THE WORK. SHORING DESIGN SHALL BE PERFORMED BY A NEW YORK STATE LICENSED P.E.
 8. THE STRUCTURAL DRAWINGS SHALL BE USED IN CONJUNCTION WITH THE ARCHITECTURAL, MECHANICAL, ELEVATOR DRAWINGS, AND SPECIFICATIONS. IN ADDITION, REFER TO THESE DRAWINGS FOR ADDITIONAL STRUCTURAL WORK NOT SHOWN ON STRUCTURAL DRAWINGS SUCH AS OPENINGS, INSERTS, SLEEVES, CURBS, ETC.
 9. AS PART OF THE CONTRACTOR'S SCOPE OF WORK, THE CONTRACTOR SHALL REPLACE, REPAIR AND PATCH TO ITS ORIGINAL CONDITION ANY AREAS ALTERED OR DAMAGED DURING PROCESS OF WORK AT NO ADDITIONAL COST TO THE OWNER AND WITH ALL NECESSARY GUARANTEES AND WARRANTIES.
 10. THE CONTRACTOR SHALL TAKE FIELD MEASUREMENTS, ELEVATIONS, OPENINGS AND VERIFY FIELD CONDITIONS AND SHALL CAREFULLY COMPARE SUCH FIELD MEASUREMENTS AND CONDITIONS AND OTHER INFORMATION KNOWN TO THE CONTRACTOR, WITH THE CONTRACT DOCUMENTS, BEFORE COMMENCING WORK AND PRIOR TO PREPARING SHOP DRAWINGS AND ORDERING MATERIALS AND DETAILS. ERRORS, DISCREPANCIES, INCONSISTENCIES, OR OMISSIONS DISCOVERED WHICH MAY INTERFERE WITH THE PROPER EXECUTION OF THE WORK, SHALL BE REPORTED TO THE ENGINEER IMMEDIATELY. DEVIATIONS FROM THESE PLANS MAY OCCUR DUE TO FIELD CONDITIONS.
 11. THE CONTRACTOR SHALL FILE AND OBTAIN AND PAY FOR ALL REQUIRED PERMITS, FEES AND LICENSES BEFORE STARTING ANY WORK OR ORDERING ANY MATERIAL. DO NOT BEGIN CONSTRUCTION UNLESS AND UNTIL A WRITTEN PERMIT HAS BEEN ISSUED IN ACCORDANCE WITH THE REQUIREMENTS OF THE BUILDING CODE. SUBMIT ORIGINAL COPIES TO OWNER BEFORE PROCEEDING.
 12. THESE DRAWINGS REPRESENT STRUCTURAL COMPONENTS IN THEIR FINAL AND FINISHED STATE. CONSTRUCTION PROCEDURE, METHODS, SAFETY PRECAUTIONS OR MECHANICAL REQUIREMENTS USED TO ERECT THEM ARE THE SOLE RESPONSIBILITY OF THE GENERAL CONTRACTOR OR SUB-CONTRACTOR DOING THE WORK, AND SHOULD FOLLOW CHAPTER 33 OF THE NEW YORK STATE BUILDING CODE.
 13. THE CONTRACTOR IS CAUTIONED TO MAKE CONTINUOUS OBSERVATIONS AND SAFEGUARDS OF THE EXISTING STRUCTURES DURING THE PERFORMANCE OF HIS WORK. SHOULD HE BECOME AWARE OF ANY EXISTING UNFORESEEN STRUCTURAL CONDITIONS OR SITUATIONS THAT REQUIRE FURTHER INVESTIGATION OR STUDY, (SUCH AS EXCESSIVE DETERIORATION, CRACKS IN MASONRY OR SLABS, MOVEMENT, ADDITIONAL DEFLECTION, ETC.), HE SHALL IMMEDIATELY NOTIFY THE ENGINEER/ARCHITECT OF RECORD.
 14. SHOP DRAWINGS AND SAMPLE PRODUCTS ARE REQUIRED FOR ALL WORK AND SHALL BE SUBMITTED TO THE ENGINEER OF RECORD FOR REVIEW. SHOP DRAWINGS WILL NOT BE REVIEWED UNLESS THEY ARE STAMPED 'APPROVED' AND INITIALED BY THE CONTRACTOR ATTESTING THAT IT CONFORMS TO THE CONTRACT DOCUMENTS. SHOP DRAWINGS SHALL BE PREPARED, SIGNED AND SEALED BY A NEW YORK STATE LICENSED P.E. RETAINED BY THE CONTRACTOR.
 15. THE CONTRACTOR SHALL RETAIN HIS OWN CONSULTANTS, INCLUDING STRUCTURAL CONSULTANTS, REGARDING CONTRACTORS DEMOLITION AND CONSTRUCTION PROCEDURES, SHORING AND BRACING PROTECTION, STRUCTURAL STABILITY REVIEWS DURING CONSTRUCTION AGAINST DAMAGE COLLAPSE, DISTORTION AND OFF-ALIGNMENT, ETC., AND ON SITE SAFETY RESPONSIBILITIES AND BUILDING DEPARTMENT REPORTING AND FILING REQUIREMENTS.
 16. THE CONTRACTOR SHALL SAFEGUARD ALL ELECTRICAL AND MECHANICAL CONDUITS AND UTILITIES AND COORDINATE ALL EXISTING LINES, PIPES, DUCTS AND OTHER UTILITIES WHICH ARE TO BE RELOCATED AND REINSTALLED AS A RESULT OF THE NEW WORK.
 19. EXISTING FOUNDATIONS, WALLS, COLUMNS, SLABS, BEAMS, FLOORS, (CONCRETE, STEEL, TIMBER, ETC.), ARE ASSUMED TO BE IN GOOD CONDITION. THIS MUST BE VERIFIED IN THE FIELD BY THE CONTRACTOR. CONTRACTOR SHALL NOTIFY ENGINEER-OF-RECORD OF ANY CONDITIONS REQUIRING REPAIRS PRIOR TO CONSTRUCTION.
 20. THE ENGINEER OF RECORD SHALL NOT HAVE CONTROL OR CHARGE OF AND SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES OR PROCEDURE, OR FOR SAFETY PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THE WORK FOR THE ACTS OR OMISSIONS OF THE CONTRACTORS, SUBCONTRACTOR, OR ANY OTHER PERSON PERFORMING THE WORK, OR FOR THE FAILURE OF ANY OF THEM TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.

EXCAVATION NOTES

1. BUILDING DEPARTMENT TO BE NOTIFIED AT LEAST 24 HOURS IN ADVANCE, BUT NOT MORE THAN 48 HOURS PRIOR TO COMMENCEMENT OF EARTHWORK OPERATIONS.
2. CONTRACTOR SHALL LOCATE EXISTING SANITARY SEWERS AND OTHER UNDERGROUND PIPING. BEFORE EXCAVATING THE CONTRACTOR SHALL VERIFY ACTUAL FIELD CONDITIONS, EXPOSED OR CONCEALED, ALL ELECTRICAL, MECHANICAL CONDUITS AND UTILITIES. THE CONTRACTOR SHALL CALL "DIG-SAFELY-NEW YORK" FOR A COPY OF CODE 53 FOR LOCATION OF UTILITIES (NYS INDUSTRIAL CODE RULE 53-12). THE CONTRACTOR SHALL ARRANGE AND PAY FOR THE UTILITY COMPANIES SHUT-OFF OF UTILITIES SERVING THE STRUCTURE.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING SAFE EXCAVATION AND CONSTRUCTION DURING THE INSTALLATION OF GRADE BEAMS, FOOTINGS AND FOUNDATION WALLS. THE ADJACENT STREETS, SIDEWALKS, AND PROPERTIES SHALL BE PROTECTED, SHORED, BRACED, ETC. AS REQUIRED.

STRUCTURAL CONCRETE NOTES

1. MATERIALS SHALL CONFORM WITH THE FOLLOWING STANDARDS:
 - A. PORTLAND CEMENT AS PER ASTM C-150, TYPE I / II.
 - B. CONCRETE AGGREGATES AS PER ASTM C-33 AND C-330.
 - C. WATER SHALL BE CLEAN AND FREE FROM INJURIOUS OILS, ACIDS, ALKALIS, SALT, ORGANIC MATERIALS AND DELTERIOUS MATERIAUS.
 - D. REBARS SHALL BE DEFORMED BARS CONFORMING TO ASTM A-615, GRADE 60.
TIES MAY BE A-615, GRADE 40. FOR BARS REQUIRING WELDING CONFORM TO ASTM A-706.
 - E. WELDED WIRE FABRIC (W.W.F.) SHALL CONFORM TO ASTM 185 WITH ULTIMATE TENSILE STRENGTH OF 70 K.S.I. WIRE FABRIC SHALL CONFORM TO ASTM 475.

- | SPECIFIED MINIMUM | | | | |
|---|--|--------------------------|------------------|-------------------|
| | 28-DAY COMPRESSIVE STRENGTH
(f'c) (PSI) | ENTRAINED
AIR CONTENT | DENSITY
(PCF) | MAX.
W/C RATIO |
| GRADE BEAMS,
FOUNDATION FOOTINGS & WALLS | 5,000 | 6% | 145 | 0.45 |
| ASRS SLAB | 5,000 | 0% | 145 | 0.45 |
| THE REQUIRED AVERAGE CONCRETE MIX DESIGN (f'CR) USED AS A BASIS OF SELECTION OF CONCRETE PROPORTIONS SHALL BE DETERMINED FROM A CURVE OF CONCRETE STRENGTH VERSUS WATER-CEMENT RATIO WHERE THE AVERAGE CONCRETE MIX DESIGN SHALL COMPLY WITH ACI 318. | | | | |
| 3. CONCRETE SHALL BE PRODUCED FROM APPROVED BATCH PLANTS, BASED ON PRELIMINARY TEST DESIGN AND RESULTING INTO MIX STRENGTH SPECIFIED. PRODUCER SHALL CERTIFY CONFORMANCE OF QUALITY AND CONDITION OF MATERIALS TO ACI-318 AND THAT INGREDIENTS ARE THE SAME OR EQUAL TO THOSE USED FOR THE PRELIMINARY TESTS. ATTESTATION OF QUALITY INSPECTION AT THIS BATCH PLANT SHALL APPEAR ON THE TICKET ACCOMPANYING EACH LOAD OF CONCRETE. | | | | |
| 4. CONTRACTOR SHALL SUBMIT PRELIMINARY TESTS AND DESIGN MIX REPORTS IN ACCORDANCE WITH THE NEW YORK STATE BUILDING CODE FOR REVIEW BY THE STRUCTURAL ENGINEER BEFORE COMMENCING WORK. NO CONCRETE SHALL BE PLACED UNTIL THE DESIGN MIXES WITH ACCOMPANYING COMPRESSIVE TEST RESULTS HAVE BEEN APPROVED BY THE ENGINEER OF RECORD. | | | | |
| 5. COMPRESSION TEST SAMPLES SHALL BE TAKEN FROM THE MIXER IN ACCORDANCE WITH ASTM C172, CURED IN ACCORDANCE WITH ASTM C-31, AND TESTED AT 28-DAYS IN ACCORDANCE WITH ASTM C-39. | | | | |
| 6. THE APPROVED INSPECTION AGENCY WILL CONDUCT ALL NECESSARY TESTS AT THE LABORATORY, AND WILL HAVE ONE QUALIFIED CONCRETE TECHNICIAN TO BE STATIONED AT THE MIXING PLANT AND A MINIMUM OF ONE QUALIFIED CONCRETE TECHNICIAN AT THE JOB SITE. THE TECHNICIAN AT THE JOB SITE WILL PERFORM THE TESTS AND PREPARE THE SPECIMENS AS REQUIRED UNDER THE CODE. | | | | |
| 7. THE TESTING AGENCY SHALL PROVIDE ACI CERTIFIED TECHNICIANS. | | | | |
| 8. ALL CONCRETE USED IN THE STRUCTURE SHALL CONFORM IN ALL RESPECTS TO THE MATERIAL AND PROPORTIONS OF THESE MATERIALS IDENTIFIED IN THE APPROVED DESIGN MIX. THE USE OF ANY ADDITIVES NOT PRESENT IN THE APPROVED DESIGN MIX IS PROHIBITED. | | | | |
| 9. WHEN CHANGES TO BRAND, TYPE, SIZE OR SOURCE OF CEMENTITIOUS MATERIALS, AGGREGATES, WATER, ICE OR ADMIXTURES ARE PROPOSED, SUBMIT NEW FIELD DATA, DATE FROM NEW TRIAL MIXTURES, OR OTHER EVIDENCE THAT THE CHANGE WILL NOT ADVERSELY AFFECT THE RELEVANT PROPERTIES OF THE CONCRETE. DATA SHALL BE SUBMITTED FOR ACCEPTANCE BEFORE CHANGES ARE MADE. | | | | |
| 10. CONCRETE TEST CYLINDERS AND SLUMP. INSPECTION OF REINFORCING BARS AND PLACING OF CONCRETE TO BE TAKEN AND TESTED IN ACCORDANCE WITH ACI-318 AND AS REQUIRED BY THE NEW YORK STATE BUILDING CODE. (SEE SPECIAL INSPECTION NOTE) | | | | |
| 11. CONTRACTOR TO PROVIDE A LOCATION WHICH IS LEVEL, SAFE AND FOR THE STORING OF CURING BOXES IN ORDER FOR THE TESTING LABORATORY TO PREPARE TEST CYLINDERS. | | | | |
| 12. THE TEST CYLINDERS IMMEDIATELY AFTER MOLDING AND FINISHING, SHALL BE STORED IN CURING BOXES (SUPPLIED BY THE TESTING AGENCY) ON-SITE FROM 24-HOURS TO 48-HOURS IN A TEMPERATURE RANGE FROM 60F TO 80F IN AN ENVIRONMENT PREVENTING MOISTURE LOSS FROM THE SPECIMENS BEFORE BEING TRANSPORTED TO THE TESTING LABORATORY. | | | | |
| 13. NO CHLORIDES SHALL BE INTRODUCED INTO THE CONCRETE OR GROUT, ETC., UNDER ANY CIRCUMSTANCES. | | | | |
| 14. ALL CONTINUOUS REINFORCING BARS SHALL BE EMBEDDED AT ENDS OF MEMBERS AND LAPPED AT SPLICES AND CORNERS AS PER THE CRSI LATEST EDITION. SPLICES FOR BOTTOM STEEL TO BE LOCATED AT SUPPORTS; SPLICES FOR TOP STEEL TO BE LOCATED AT MID-SPAN. NO SPLICES ARE PERMITTED IN TENSION ZONE. CORNER BARS TO MATCH HORIZONTAL REINFORCEMENT. ALL DETAILING, FABRICATION AND ERECTION OF REINFORCING BARS SHALL COMPLY WITH THE REQUIREMENTS OF ACI 315 AND ACI 318-02, CHAPTERS 7 AND 12, AND THE NEW YORK STATE BUILDING CODE. | | | | |
| A. ALL SPLICES FOR SLABS AND BEAMS SHALL BE TENSION SPLICES, U.O.N. | | | | |
| B. COMPRESSION SPLICES SHALL BE USED IN PIERS AND COLUMNS, U.O.N. | | | | |
| C. EMBEDMENT FOR DOWELS, ETC. SHALL BE TENSION DEVELOPED, U.O.N. | | | | |
| 14. MECHANICAL SPLICES MAY BE USED. WHERE THESE SPLICES ARE USED, SPLICES SHOULD BE STAGGERED AND SHALL DEVELOP 133 PERCENT OF THE SPECIFIED YIELD STRENGTH IN TENSION OR COMPRESSION. | | | | |
| 15. MINIMUM CONCRETE COVER, UNLESS NOTED OTHERWISE | | | | |
| UNFORMED SURFACE IN CONTACT WITH THE GROUND | | 3 IN. | | |
| FORMED SURFACES EXPOSED TO EARTH | | | | |
| #6 BARS AND LARGER | | 2 IN. | | |
| #5 BARS AND SMALLER | | 1-1/2 IN. | | |
| FORMED SURFACES NOT EXPOSED TO EARTH OR WEATHER | | | | |
| BEAMS, GIRDERS, AND COLUMNS | | 1-1/2 IN. | | |
| SLABS, WALLS, AND JOISTS: | | | | |
| #11 BARS AND SMALLER | | 3/4 IN. | | |
| #14 BARS #18 BARS | | 1-1/2 IN. | | |
| SURVEY REBAR ELEVATIONS BEFORE PLACING CONCRETE. | | | | |
| 16. ALL BAR SIZES DESIGNATED ARE BASED ON NUMBER OF EIGHTHS OF AN INCH NOMINAL DIAMETER, NOT METRIC UNITS. | | | | |
| 17. THE CONTRACTOR SHALL FURNISH AND INSTALL ALL THE NECESSARY CHAIRS, REBARS, TIES, SPACERS, ETC., TO SECURE AND SUPPORT THE REINFORCING. PROPERLY INSTALLED SPACERS SHALL BE UTILIZED TO PROPERLY MAINTAIN APPROPRIATE CONCRETE COVER WHILE PLACING CONCRETE. LIFTING OF BARS OR MESH DURING PLACEMENT OF CONCRETE IS NOT PERMITTED. | | | | |
| NOTE: PROVIDE PLASTIC TIPPED BOLSTERS AND CHAIRS AT THOSE LOCATIONS WHERE THE CONCRETE SURFACE IN CONTACT WITH THE BOLSTERS OR CHAIRS ARE EXPOSED. | | | | |
| 18. THE CONTRACTOR SHALL SUBMIT CHECKED SHOP DRAWINGS CONSISTING OF COMPLETE PLANS AND DETAILS OF REINFORCEMENT, LOCATIONS OF POUR LINES, CONSTRUCTION JOINTS, ETC., FOR APPROVAL BEFORE PROCEEDING WITH THE WORK. SUCH DRAWINGS SHALL BE OF SUFFICIENT DETAIL TO PERMIT PLACING OF REINFORCEMENT WITHOUT REFERENCE TO THE STRUCTURAL DRAWINGS. | | | | |
| 19. NO COLD WEATHER CONSTRUCTION OR HOT WEATHER CONSTRUCTION IS PERMITTED WITHOUT WRITTEN APPROVAL OF THE ARCHITECT/ENGINEER. SUBMIT PROCEDURES FOR REVIEW. | | | | |
| 20. LOCATION OF ALL CONSTRUCTION AND CONSTRUCTION JOINTS, NOT SHOWN IN DRAWINGS, SHALL BE SUBMITTED TO ENGINEER FOR APPROVAL PRIOR TO DETAILING OF REINFORCEMENT. ALL CONSTRUCTION JOINTS TO BE CLEARLY INDICATED ON REBAR DETAIL DRAWING. MAXIMUM CONTRACTION JOINT SPACING = 400" O.C. | | | | |
| 21. ALL STRUCTURAL MEMBERS SHALL BE POURED FOR THEIR FULL DEPTHS IN ONE OPERATION. CONSTRUCTION JOINTS SUCH AS DAY'S END POUR SHALL BE LOCATED IN THE MIDDLE THIRD OF THE SPAN. MAIN REINFORCING TO RUN THROUGH THE JOINT. KEY AND ROUGHEN JOINTS TO EXPOSE AGGREGATE FOR CHEMICAL BOND. NO HORIZONTAL CONSTRUCTION JOINTS PERMITTED IN BEAMS OR WALLS WITHOUT THE EXPRESS CONSENT OF ENGINEER-OF-RECORD. NO CONSTRUCTION JOINTS ARE PERMITTED IN BEAMS CARRYING COLUMN LOADS OR OTHER CONCENTRATED LOADS. ANY STOP IN CONCRETE WORK MUST BE MADE WITH VERTICAL BULKHEADS. ALL REINFORCING IS TO BE CONTINUOUS THROUGH JOINT. | | | | |
| ROUGHENED SURFACE AT INTERFACE OF SEPARATE CONCRETE POURS (JOINTS) SHALL BE PREPARED AS FOLLOWS: | | | | |
| A)ROUGHEN SURFACE TO A FULL AMPLITUDE OF APPROXIMATELY 1/4" WITH STIFF BROOM AFTER INITIAL SET. | | | | |
| B)BEFORE PLACING FRESH CONCRETE. CLEAN SURFACE AND REMOVE LAITANCE WITH WIRE BRUSH. | | | | |
| C)IMMEDIATELY BEFORE NEW CONCRETE IS PLACED, WET SURFACE AND REMOVE STANDING WATER. | | | | |
| 22. ALL OPENINGS IN WALLS, UNLESS OTHERWISE NOTED, SHALL HAVE TWO #6 BARS ON SIDES AND SHALL EXTEND 2'-0" BEYOND EDGES OF OPENINGS. U.O.N. | | | | |

25. PROVIDE 4-#6 DOWELS X 3'-0" LONG BETWEEN ALL PIERS, FOOTINGS, GRADE BEAMS, ETC., U.O.N.
26. CONCRETE DIMENSIONAL TOLERANCE SHALL CONFORM TO ACI 117.
27. ALL SLAB-ON-GROUND SHALL HAVE THICKENING, DEPRESSIONS, OPENINGS, ETC., AS REQUIRED OR AS SHOWN HEREIN, OR ON ARCHITECTURAL, ELECTRICAL OR MECHANICAL DRAWINGS.
28. THE METHOD FOR CONVEYING CONCRETE TO THE PLACE OF DEPOSIT SHALL COMPLY WITH THE NEW YORK STATE BUILDING CODE. CONCRETE MAY BE CONVEYED BY PUMPING. PUMPING METHODS SHALL COMPLY WITH DEPARTMENT OF BUILDING REGULATIONS. ALUMINUM OR ALUMINUM ALLOY PIPE SHALL NOT BE USED.
29. THE MEANS AND METHODS OF CONCRETE PLACEMENT, INCLUDING POUR HEIGHTS, TEMPERATURE CONTROL, LATERAL PRESSURE AND UPLIFT PRESSURE CONTROL, FORMWORK DESIGN, AND OTHER REQUIRED CONSTRUCTION METHODS IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR DOING THE WORK. THE CONTRACTOR SHALL EMPLOY ALL NECESSARY PRECAUTIONS IN ORDER TO AVOID ANY MOVEMENT OR DISLOCATION OF ALL M/E SYSTEMS, PIPING PENETRATIONS, ETC., INCLUDING THE CONCRETE PLACEMENT. ALL M/E EQUIPMENT SHALL BE INSTALLED AS INDICATED ON THE M/E DRAWINGS.
30. SEE ARCHITECTURAL DRAWINGS FOR FINISH OF ALL EXPOSED CONCRETE.

FOUNDATION NOTES

1. ALL MATERIAL, FABRICATION, INSTALLATION, AND INSPECTION REQUIREMENTS RELATING TO FOUNDATIONS SHALL CONFORM TO CHAPTER 18 OF THE NEW YORK STATE BUILDING CODE.
2. ALL FOOTINGS TO BEAR ON 6" OF CRUSHED STONE THAT IS TO BE PLACED ON UNDISTURBED SOIL WITH A MINIMUM BEARING CAPACITY OF 3 TONS/SQ.FT. AND TO BE VERIFIED IN THE FIELD BY INSPECTING AGENCY. NO CRUSHED STONE SHALL BE PLACED UNTIL THE SOIL BEARING CAPACITY HAS BEEN VERIFIED BY THE INSPECTING AGENCY.
4. PLACEMENT OF THE CRUSHED STONE SHALL BE PERFORMED UNDER THE OBSERVATION OF THE INSPECTION AGENCY.
5. FOR ADDITIONAL BACKFILL REQUIREMENTS, SEE THE CIVIL DRAWINGS.
6. ALL ELEVATIONS OF NEW FOOTINGS INDICATED ARE SUBJECT TO CHANGE UPON INSPECTION OF SOIL CONDITIONS DURING EXCAVATION OF SITE.
7. PRIOR TO COMMENCEMENT OF WORK, CONTRACTOR SHALL CALL (CALL-BEFORE-YOU-DIG.) FOR LOCATION OF UTILITIES
8. THE CONTRACTOR SHALL CONFORM TO SAFETY REQUIREMENTS DURING EXCAVATION AND COMPLY WITH NEW YORK STATE BUILDING CODE.
9. ALL FOOTINGS SHALL BE PLACED ON DRY SOIL. ALL EXCAVATION SHALL BE ADEQUATELY DEWATERED PRIOR TO POURING OF CONCRETE.
10. NO CONCRETE SHALL BE PLACED ON FROZEN GROUND.

ARCHITECT

dD

di Domenico + Partners LLP

Architecture
Landscape Architecture
Planning

3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER


 JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER

Burns BURNS ENGINEERING, P.C.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER

GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282


GEI
Consultants



MANHATTAN
BEER DISTRIBUTORS

MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21
DRAWN BY :	D. CHECHURIN	
CHECKED BY :	I. BEER	
APPROVED BY :	I. BEER	
DATE :	7/26/2021	
SCALE :	AS SHOWN	
DRAWING TITLE :	-	

NOTES

DWG NUMBER :
SF-001

2 OF 31

LOADING SCHEDULE

SUPERIMPOSED DEAD LOADING: SELF WEIGHT OF CONCRETE SLAB AND METAL DECK IS NOT INCLUDED IN THE FOLLOWING VALUES.

- FIRST FLOOR
- SECOND FLOOR
- ROOF

SLAB ON GRADE
17 PSF
15 PSF

LIVE LOADING:

- FIRST FLOOR
- SECOND FLOOR

100 PSF
80 PSF @ CORRIDORS
50PSF @ ROOMS

- ROOF
- DUNNAGE

20 PSF
100 PSF

SNOW LOADING:

- GROUND SNOW LOAD
- SNOW EXPOSURE FACTOR
- IMPORTANCE FACTOR
- THERMAL FACTOR
- FLAT ROOF SNOW LOAD
- SLOPE ROOF FACTOR
- SLOPE ROOF SNOW LOAD
- DRIFT

PG= 30 PSF
CE= .9
IS= 1
CT= 1
PF= 20 PSF
CS= 1.0
PS= 20 PSF

- SNOW DENSITY = 17.9 PCF
- DRIFT HEIGHT

HD = 3.52 FT
PD = 63 PSF

- MAXIMUM DRIFT LOAD = 83 PSF
- DRIFT LOAD AT END = 20 PSF
- DRIFT WIDTH
- FROST DEPTH

W= 14 FT
= 4'-0" BELOW GRADE

WIND LOADING:

- BASIC WIND VELOCITY
- EXPOSURE FACTOR
- IMPORTANCE FACTOR
- ASCE 7-10 SIMPLIFIED PROCEDURE WIND LOADS
- BUILDING OCCUPANCY II
- g = 4.0
- TERRAIN FACTOR
- ROOF MEAN HEIGHT

V= 115 MPH
B
IW= 1
KZT= 1.0
HR= 30 FT

- WIND FORCE MWFRS HORIZONTAL PRESSURE.
- ZONE = 20.16 PSF

- WIND FORCE MWFRS VERTICAL PRESSURE.
- ZONE = -22 PSF

- TOTAL BASE SHEAR OFFICE BUILDING.
- N-S = 29 KIPS
- E-W = 77 KIPS

- TOTAL BASE SHEAR ASRS BUILDING.
- N-S = 186 KIPS
- E-W = 160 KIPS

COMPONENTS AND CLADDING

- DISTANCE
- EFFECTIVE WIND AREA OF C&C = 50 SF.
- WIND FORCE C&C HORIZONTAL PRESSURE.
- WALL = 26 PSF

a= 21.0 FT

- WIND FORCE C&C VERTICAL PRESSURE.
- ROOF = -28 PSF (UP)
- ROOF = 16 PSF (DOWN)

SEISMIC LOADING OFFICE BUILDING:

- SEISMIC LOADING CALCULATED AS PER ASCE 7-10.
- SEISMIC OCCUPANCY
- SS= 0.26g
- S1= 0.07g
- SPECTRAL RESPONSE COEFFICIENT
- SPECTRAL RESPONSE COEFFICIENT
- SITE CLASS

SDS= 0.27 g
SD1= 0.114 g
C

- SEISMIC DESIGN CATEGORY
- BASIC SEISMIC FORCE RESISTING SYSTEM: STEEL ORDINARY BRACED FRAMES
- RESPONSE MODIFICATION COEFFICIENT 'R' = 3.25
- SYSTEM OVER STRENGTH FACTOR 'Wo' = 2.00
- DEFLECTION AMPLIFICATION FACTOR 'Cd' = 3.25
- CS= 0.084%g
- TOTAL BASE SHEAR = 536 KIPS

B

SEISMIC LOADING ASRS BUILDING:

- BASIC SEISMIC RESISTING FROM SYSTEM: ORDINARY CONCENTRIC BRACED FRAMES
- R = 3.25
- = 2.0
- Cd = 3.25
- CS = 0.084g
- TOTAL BASE SHEAR = 284 KIPS

NEW YORK STATE SPECIAL INSPECTION NOTES

- THE DESIGNATED INSPECTING AGENCY FOR SPECIAL INSPECTION APPROVED BY THE CODE ENFORCEMENT OFFICIAL AND ACCEPTABLE TO THE STRUCTURAL ENGINEER RETAINED BY THE OWNER/CONTRACTOR SHALL PERFORM ON SITE INSPECTION AND TESTING IN ACCORDANCE WITH NEW YORK STATE BUILDING CODE REGULATIONS UNDER THE SUPERVISION OF A NEW YORK STATE LICENSED PROFESSIONAL. SPECIAL INSPECTION ITEMS INCLUDE THE FOLLOWING LISTED BELOW.
- THE SPECIAL INSPECTION ENGINEERS ARE RESPONSIBLE FOR FILING AND OBTAINING APPROVAL OF ALL STATEMENTS, TEST AND INSPECTION REPORTS, INCLUDING STEEL, CONCRETE, MASONRY PRODUCER'S CERTIFICATES. COPIES TO BE SENT TO ENGINEER OF RECORD.
- ALL TESTING AGENCY REPORTS SHALL BE SIGNED AND SEALED BY A NEW YORK STATE LICENSED PROFESSIONAL ENGINEER. TECHNICAL REPORTS SHALL BE FILED WITH THE BUILDING DEPARTMENT FOR APPROVAL OF SAID REPORTS.
- CONTRACTOR TO NOTIFY THE SPECIAL INSPECTION ENGINEERS AT LEAST 72 HOURS BEFORE THE SPECIFIC WORK COMMENCES. THE CONTRACTOR SHALL PROVIDE AMPLE TIME FOR THE TESTING AGENCY TO COMPLETE THEIR WORK.
- CONTRACTOR SHALL NOT CONCEAL ANY WORK REQUIRING SPECIAL INSPECTION UNTIL SUCH WORK IS INSPECTED OR TESTED AND DEEMED TO MEET PROJECT CRITERIA AND CODE REQUIREMENTS.

SPECIAL INSPECTION

SOILS SITE PREPARATION
SOIL-FILL PLACEMENT AND IN-PLACE DENSITY
CONCRETE - CAST IN PLACE
CONCRETE DESIGN MIX
CONCRETE TEST CYLINDERS *
ADHESIVE ANCHOR AS
REQ'D BY MANUFACTURER
EXCAVATION - SHEETING, SHORING AND BRACING
UNDERPINNING

CODE SECTION

1704.7.1
1704.7.2, 1704.7.3
TABLE 1704.4
1904 & 1905
1905.6

EMPLOYED BY

OWNER
OWNER
OWNER
CONTRACTOR
OWNER
OWNER
OWNER
OWNER
OWNER

UNDERPINNING NOTES

- BEFORE THE START OF UNDERPINNING WORK THE CONTRACTOR SHALL TAKE PHOTOGRAPHS TO DOCUMENT THE CONDITION OF THE EXISTING BUILDING AT 10 DUNNIGAN DRIVE FOR TWO COLUMN BAYS IN EVERY DIRECTION FORM THE FOUNDATION BEING UNDERPINNED. A REPORT CONTAINING THE PHOTOS AND DESCRIPTIONS OF ANY EXISTING CRACKS OR OTHER DAMAGE SHALL BE SUBMITTED TO THE OWNER BEFORE THE START OF UNDERPINNING WORK.
- CONTRACTOR SHALL SUBMIT A DETAILED UNDERPINNING PROCEDURE FOR REVIEW BY THE ENGINEER PRIOR TO THE START OF THE UNDERPINNING WORK. UNDERPINNING WORK SHALL NOT BEGIN UNTIL THIS PROCEDURE HAS BEEN APPROVED.
- THE SPECIAL INSPECTOR SHALL BE PRESENT AT ALL TIMES DURING ALL UNDERPINNING OPERATIONS.
- CONCRETE FOR UNDERPINNING PIERS SHALL HAVE A MINIMUM 28-DAY COMPRESSIVE STRENGTH OF 4000PSI. TYPE III CEMENT MAY BE USED.
- TIMBER LAGGING SHALL HAVE A MINIMUM ALLOWABLE BENDING STRESS OF 1,200 PSI AND A MINIMUM ALLOWABLE SHEAR STRESS OF 175 PSI. USE 2" LAGGING ABOVE 6'-0" DEPTH AND 3" L
- SIZES OF THE PIT PIERS ARE SHOWN ON THE CONTRACT DRAWINGS.
- EXCAVATE TO THE TOP OF THE ADJACENT FOOTING. DURING EXCAVATION OF EACH PIT, RECORD THE ELEVATION OF THE BOTTOM OF THE FOUNDATION. DEMOLITION OF THE OUTER EDGE OF THE FOOTINGS SHALL BE PERFORMED AFTER THE UNDERPINNING PIERS ARE FULLY INSTALLED.
- ONLY PITTS HAVING THE SAME LETTER SHALL BE OPEN AT THE SAME TIME.
- PITS OF THE NEXT LETTER SHALL NOT BE OPENED UNTIL THE PREVIOUS PIT IS WEDGED AND DRYPACKED, THE DOWELS THROUGH THE FOOTING ARE INSTALLED, AND THE APPROACH PIT FOR THE CONSTRUCTION OF THE PREVIOUS PIT IS BACKFILLED.
- NO EXCAVATION FACE SHALL BE LEFT EXPOSED (UNLAGGED) FOR MORE THAN 3 HOURS.
- EXCAVATION BENEATH THE EXISTING STRUCTURE SHALL BE PERFORMED WITH HAND-HELD SHOVELS. CAREFULLY HAND TRIM THE EXCAVATION FACES. USE OF BACKHOES IS PROHIBITED FOR EXCAVATION OF UNDERPINNING PIT PIERS.
- EXCAVATION SHALL NOT EXTEND MORE THAN ONE FOOT BENEATH THE LOWEST INSTALLED LAGGING BOARD.
- ALL FOUR SIDES OF THE EXCAVATION SHALL BE LAGGED AND CLEATED BEFORE PROCEEDING WITH SUBSEQUENT EXCAVATION.
- PROVIDE LOUVERS BETWEEN LAGGING BOARDS AS SHOWN ON SF-300.
- IMMEDIATELY BACKPACK ANY VOIDS BEHIND THE LAGGING BOARDS.
- EXCAVATION OF UNDERPINNING PITTS BELOW THE WATER TABLE IS PROHIBITED.
- IF GROUND WATER IS ENCOUNTERED IN A PIT, BACKFILL TO ABOVE THE GROUND WATER TABLE. PROVIDE A WELL POINT NEAR THE PIT TO LOWER THE WATER TABLE BENEATH THE REQUIRED PIT SUBGRADE ELEVATION. RESUME PIT EXCAVATION AFTER THE GROUNDWATER LEVEL HAS BEEN LOWERED.
- ALL UNDERPINNING PIERS SHALL BEAR ON UNDISTURBED NATURAL SAND. CONCRETE SHALL NOT BE PLACED UNTIL PIT SUBGRADE IS INSPECTED AND APPROVED BY THE SPECIAL INSPECTOR.
- THE UNDERPINNING SHALL BE INSTALLED IN A MANNER SUCH THAT THE EXPOSED FACE OF THE CONCRETE IS VERTICAL, CLEAN AND NEAT.
- EACH UNDERPINNING PIER SHALL BE A CONSTRUCTED IN ONE LIFT WITHOUT INTERMEDIATE HORIZONTAL CONSTRUCTION JOINTS (COLD JOINTS)
- THE UNDERSIDE OF THE FOOTING SHALL BE CLEANED OF SOIL AND LOOSE MATERIAL PRIOR TO INSTALLING WEDGES AND DRYPACKING.
- WEDGING SHALL BE PERFORMED AFTER CONCRETE HAS ATTAINED A MINIMUM STRENGTH OF 2,000 PSI. STRENGTH SHALL BE CONFIRMED BY BREAKING LABORATORY TEST SAMPLES PRIOR TO WEDGING.
- TACK WELD WEDGES AFTER DRIVING. INSTALL DRYPACK AFTER TACK WELDING IS PERFORMED.
- DRYPACK SHALL CONSIST OF A MIXTURE OF 1 PART CEMENT AND 1.5 PARTS MOIST SAND.
- DRYPACK SHALL BE RAMMED INTO SPACE BETWEEN TOP OF PIER CONCRETE AND THE UNDERSIDE OF THE FOOTING USING THE END OF A 2x4 OR SIMILAR INSTRUMENT. THE ENTIRE VOID BETWEEN THE PIER CONCRETE AND THE BOTTOM OF THE FOOTING SHALL BE FILLED WITH DRYPACK IN THIS MANNER.
- DRYPACK THICKNESS SHALL NOT EXCEED 3".
- DO NOT PLACE BACKFILL AGAINST NEW UNDERPINNING SEGMENT UNTIL A MINIMUM OF 24 HOURS HAS PASSED SINCE COMPLETION OF THE CONCRETE PLACEMENT. BACKFILL CURRENT EXCAVATION TO THE TOP OF THE FOOTING PRIOR TO STARTING EXCAVATION FOR NEXT PIER.
- TIMBER SHEETING FOR UNDERPINNING AND APPROACH PITTS SHALL REMAIN IN PLACE UNTIL GENERAL EXCAVATION IS PERFORMED.

TIEBACK NOTES

- TIBEBACKS SHOWN ON THE CONTRACT DRAWINGS UNDER 10 DUNNIGAN DRIVE SHALL BE DESIGNED BY THE CONTRACTOR FOR THE LOADS SHOWN ON THE CONTRACT DRAWINGS IN ACCORDANCE WITH THE REQUIREMENTS OF PTI DC35.1-14, "RECOMMENDATIONS FOR PRESTRESSED ROCK AND SOIL ANCHORS".
- A COMPLETE SET DESIGN CALCULATIONS DOCUMENTING THE STRUCTURAL AND GEOTECHNICAL CAPCITY OF THE TIEBACKS, SIGNED BY A PROFESSIONAL ENGINEER LICENSED IN THE STATE OF NY SHALL BE SUBMITTED TO THE ENGINEER FOR REVIEW.
- TIEBACKS SHALL BE TESTED IN ACCORDANCE WITH THE REQUIREMENTS OF PTI DC35.1-14, "RECOMMENDATIONS FOR PRESTRESSED ROCK AND SOIL ANCHORS".

OPTICAL MONITORING NOTES:

- CONTRACTOR SHALL PREPARE AN OPTICAL MONITORING PLAN SHOWING THE LOCATIONS OF THE MONITORING POINTS, AND MONITORING POINT DESIGNATIONS AND SUBMIT THE PLAN FOR REVIEW BY THE ENGINEER PRIOR TO THE START OF WORK.
- PRIOR TO THE START OF WORK, INSTALL A DEFORMATION MONITORING POINT, MIDWAY UP THE COLUMN AT EACH FOUNDATION THAT IS TO BE UNDERPINNED AND AT 25-FOOT INTERVALS ALONG THE NORTH AND WEST WALL OF 20 DUNNIGAN DRIVE, AND ALONG THE EAST AND WEST WALLS OF 10 DUNNIGAN DRIVE.
- TAKE TWO BASELINE READINGS OF ALL MONITORING POINTS PRIOR TO THE START OF EXCAVATION.
- DURING UNDERPINNING OPERATIONS, DEFORMATION MONITORING POINTS THE COLUMNS AT THE FOOTINGS BEING UNDERPINNED SHALL BE OPTICALLY MONITORED FOR VERTICAL AND LATERAL MOVEMENTS AT LEAST TWICE DAILY. ALL MEASUREMENTS SHALL BE REFERENCED TO FIXED BACK-SITE REFERENCE POINTS ESTABLISHED AND AGREED TO WITH THE ENGINEER. MEASUREMENTS SHALL BE PROVIDED TO THE ENGINEER AT THE END OF EACH DAY. AFTER UNDERPINNING IS COMPLETE, TAKE READINGS WEEKLY FOR 4 MORE WEEKS.
- DEFORMATION MONITORING POINTS ON ADJACENT BUILDINGS SHALL BE OPTICALLY MONITORED DAILY DURING ACTIVE EXCAVATION IN FRONT OF BUILDING AND WEEKLY AND UNTIL FOUNDATION CONSTRUCTION IS COMPLETE. MONITORING REPORTS SHALL BE SUBMITTED TO THE ENGINEER AT THE END OF EACH WEEK.
- AT THE END OF EACH DAY DURING UNDERPINNING OPERATIONS, THE SPECIAL INSPECTOR AND THE UNDERPINNING CONTRACTOR SHALL VISUALLY REVIEW THE CONDITION OF THE BUILDING IN EACH COLUMN BAY ADJACENT TO THE UNDERPINNING TO CHECK FOR SIGNS OF SETTLEMENT OR DAMAGE.
- IF MOVEMENT OF ¼" IS RECORDED AT ANY MONITORING POINT, INFORM THE ENGINEER AND PROJECT OWNER IMMEDIATELY. A MEETING SHALL BE HELD WITH THE OWNER, CONTRACTOR AND ENGINEER TO REVIEW THE CONSTRUCTION PROCEDURES AND DETERMINE IF MODIFICATIONS ARE REQUIRED.
- IF MOVEMENT OF ½" IS RECORDED AT ANY MONITORING POINT, STOP ALL WORK, BACKFILL ANY INCOMPLETE UNDERPINNING PITTS. DO NOT RESUME WORK UNTIL REVISED PROCEDURES ARE DETERMINED AND AGREED UPON.

ARCHITECT

di Domenico + Partners LLP



Architecture
Landscape Architecture
Planning
3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER



JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER



BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER



GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-962-8282



MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY : D.CHECHURIN

CHECKED BY : I.BEER

APPROVED BY : I.BEER

DATE : 7/26/2021

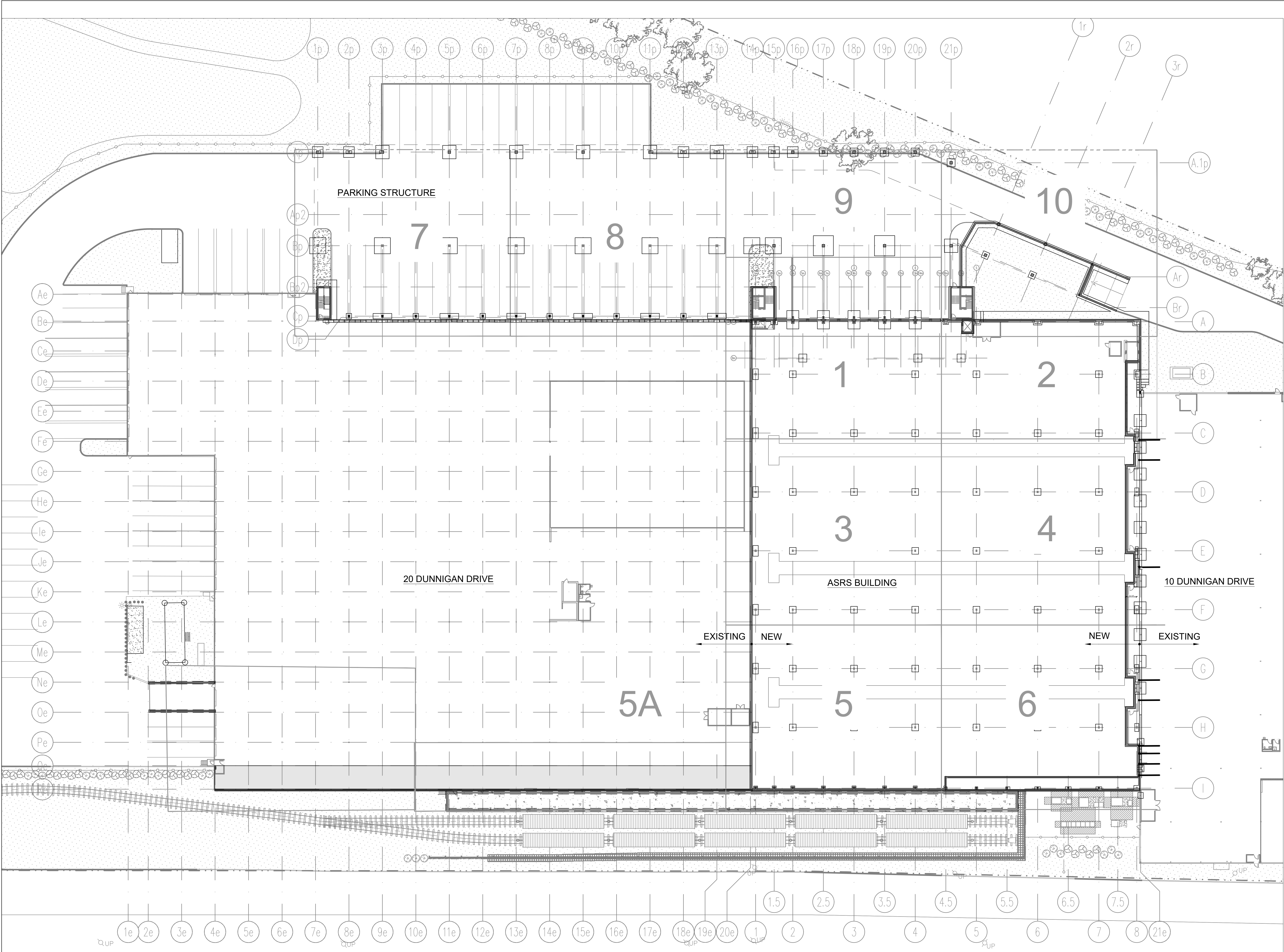
SCALE : AS SHOWN

DRAWING TITLE : -

NOTES

DWG NUMBER :

SF-002



FOUNDATION KEY PLAN
SCALE: 1/32" = 1'-0"

ARCHITECT
di Domenico + Partners LLP
Architecture
Landscape Architecture
Planning
3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER
JMC
JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER
Burns
BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER
GEI
GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282



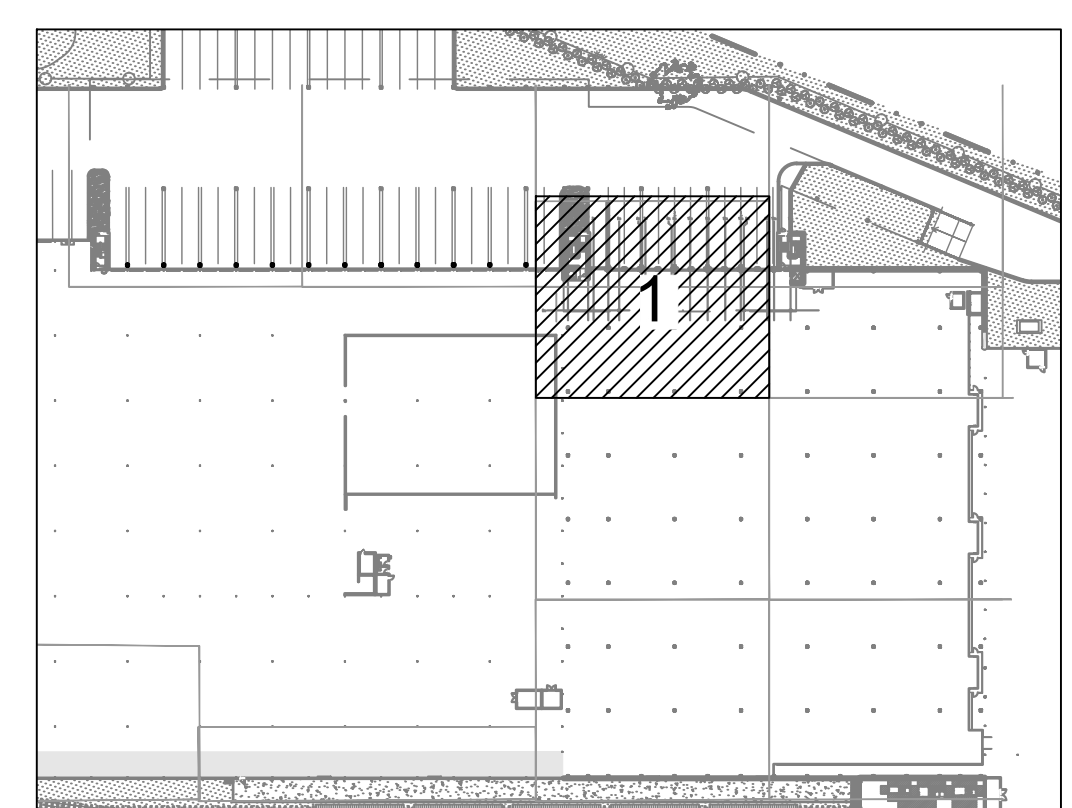
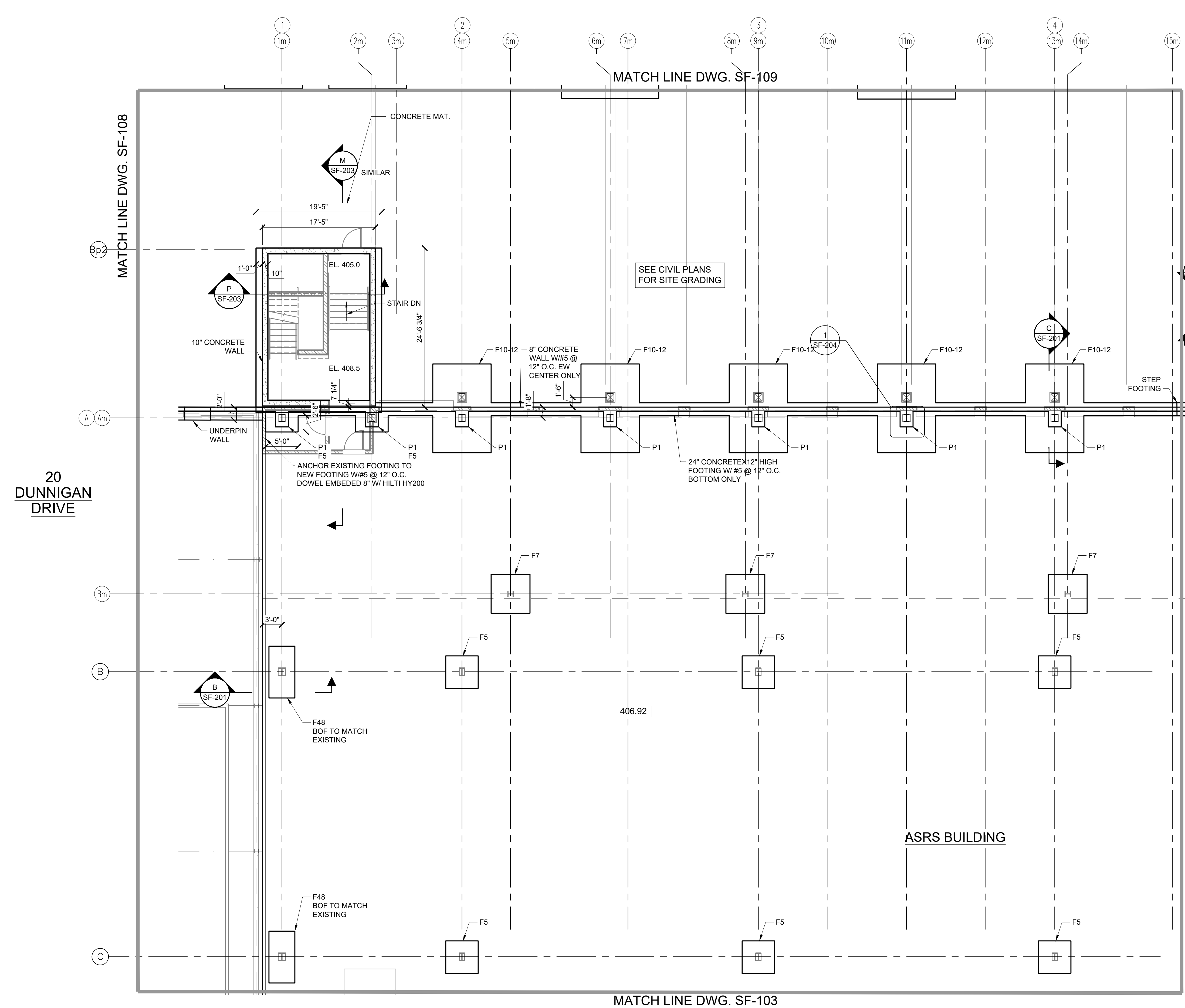
MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY : D. CHECHURIN
CHECKED BY : I. BEER
APPROVED BY : I. BEER
DATE : 7/26/2021
SCALE : AS SHOWN
DRAWING TITLE :

FOUNDATION - KEY PLAN

DWG NUMBER :
SF-100
4 OF 31



KEY PLAN
SCALE: N.T.S.

- NOTES:
- 1. FOR FOUNDATION SCHEDULE, SEE DWG SF-203
 - 2. FOR PIER DETAILS, SEE DRAWING SF-204
 - 3. GENERAL EXCAVATION SUBGRADE ELEVATION BETWEEN FOUNDATION LOCATIONS IS NOTED BY NUMBERS SHOWN AS [XX.X]
 - 4. TOP OF PIER ELEVATIONS SHALL BE AT EL. 407.08.

FOOTING ELEVATIONS DWG. SF-102	
COLUMN LINE	BOT. OF FOOTING EL.
A	402.5
A.1	405.67
B	405.83
C	405.83

20 DUNNIGAN DRIVE

ASRS BUILDING

1 PART PLAN
SCALE: 1/8" = 1'-0"

ARCHITECT
di Domenico + Partners LLP
Architecture
Landscape Architecture
Planning
3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER
JMC
JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER
Burns BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER
GEI GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282

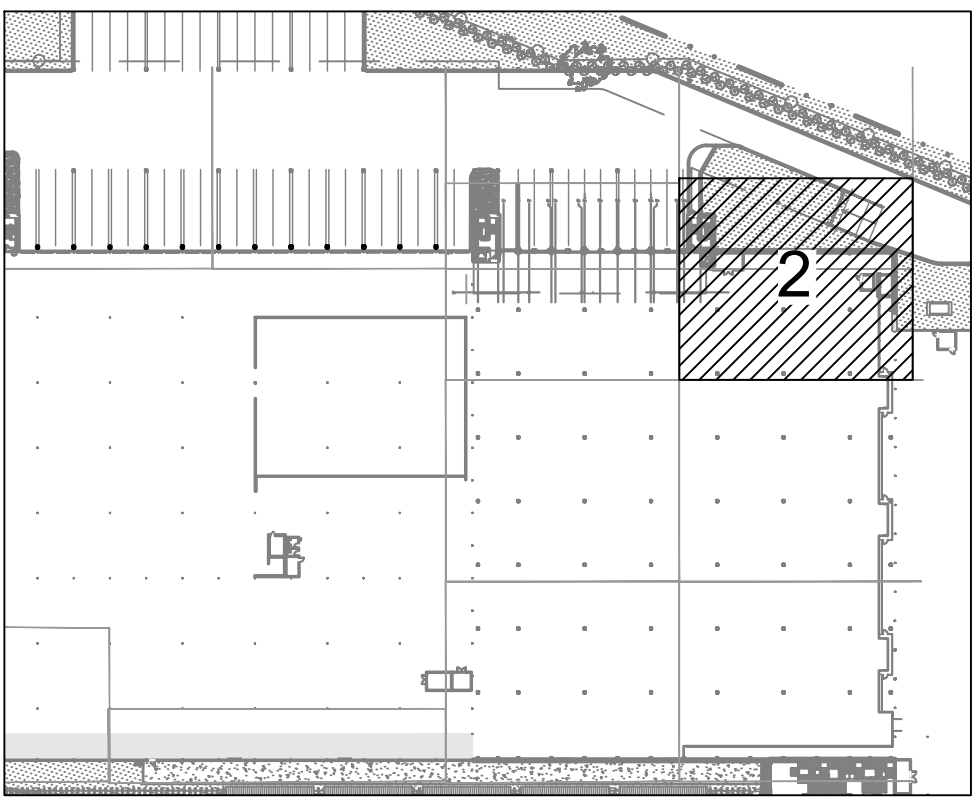
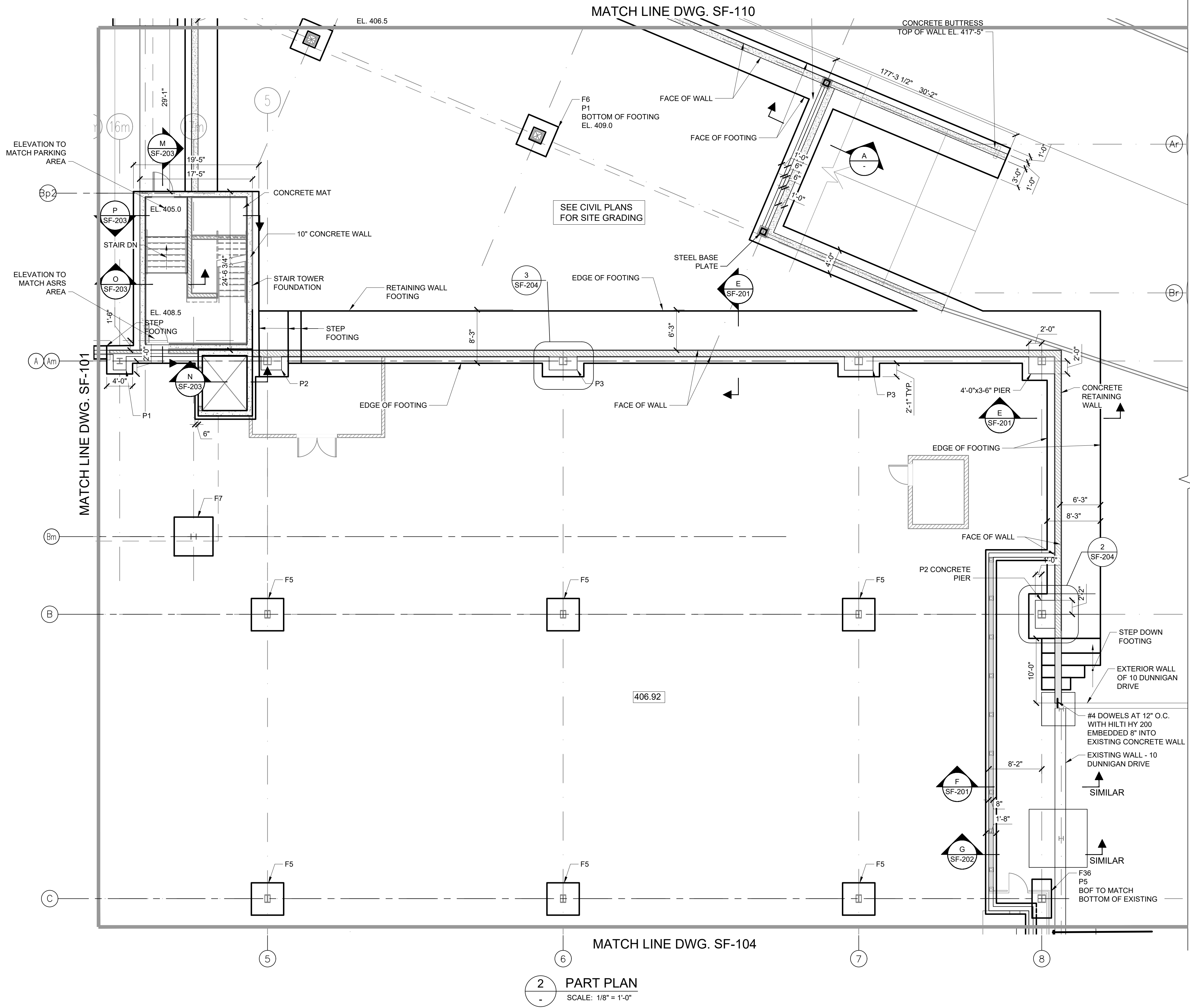
MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY : D. CHECHURIN
CHECKED BY : I. BEER
APPROVED BY : I. BEER
DATE : 7/26/2021
SCALE : AS SHOWN
DRAWING TITLE :

FOUNDATION PART PLAN

DWG NUMBER :
SF-101
5 OF 31



KEY PLAN
SCALE: N.T.S.

- NOTES:
1. FOR FOUNDATION SCHEDULE, SEE DWG SF-203
 2. FOR PIER DETAILS, SEE DRAWING SF-204
 3. GENERAL EXCAVATION SUBGRADE ELEVATION BETWEEN FOUNDATION LOCATIONS IS NOTED BY NUMBERS SHOWN AS [XX.X]
 4. TOP OF PIER ELEVATIONS SHALL BE AT EL. 407.08.

FOOTING ELEVATIONS DWG. SF-102	
COLUMN LINE	BOT. OF FOOTING EL.
A-LINE AND 8-LINE RETAINING WALL	405.5
A LINE FOOTING	402.5
A.1	405.67
B5 TO B9	405.83
C5 TO C7	405.83
8 LINE SOUTH OF LINE B	SEE SECTIONS

ARCHITECT
di Domenico + Partners LLP
Architecture
Landscape Architecture
Planning
3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER
JMC
JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER
Burns BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER
GEI Consultants
GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282



MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY : D. CHECHURIN

CHECKED BY : I. BEER

APPROVED BY : I. BEER

DATE : 7/26/2021

SCALE : AS SHOWN

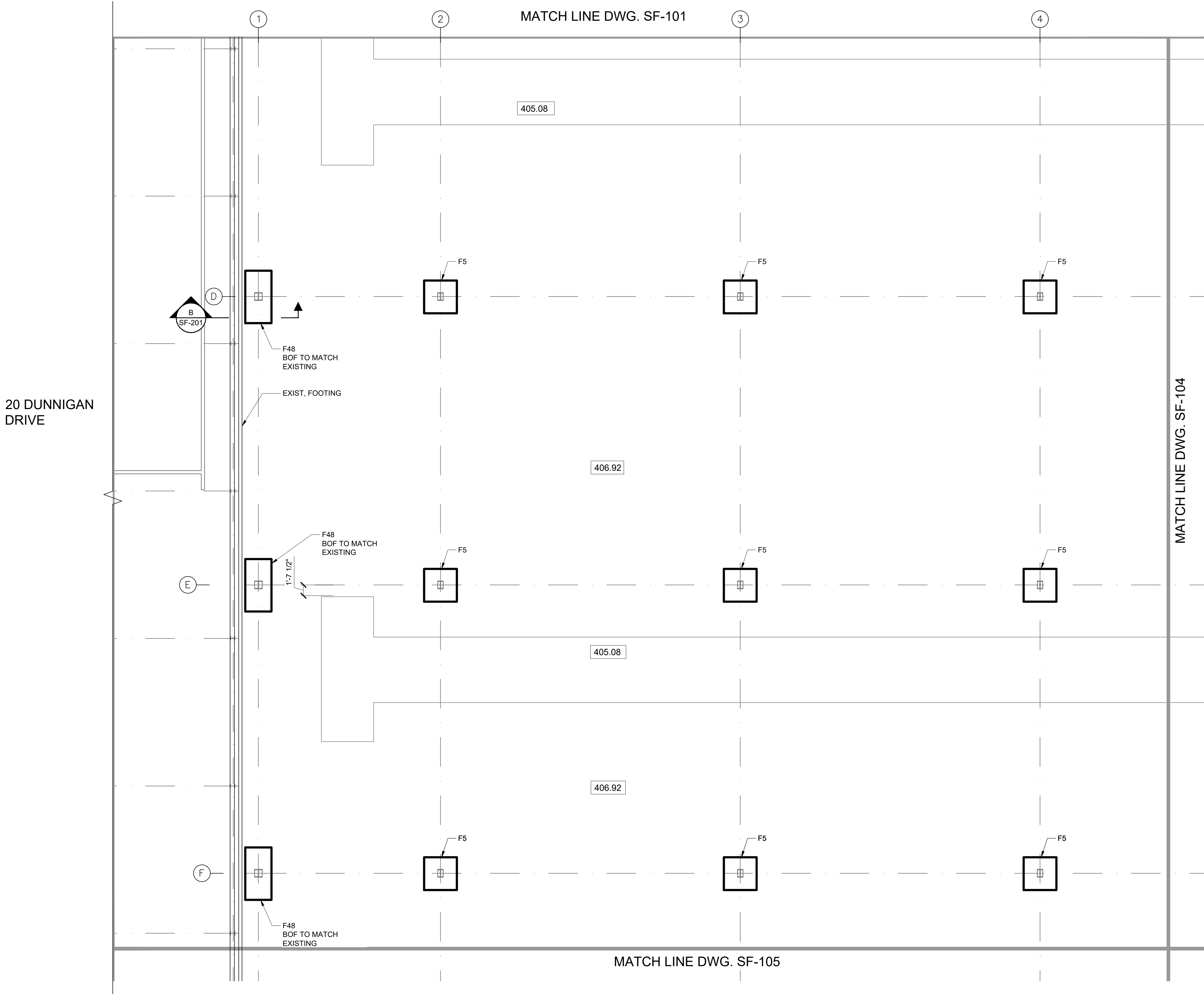
DRAWING TITLE :

FOUNDATION PART PLAN

DWG NUMBER :

SF-102

6 OF 31



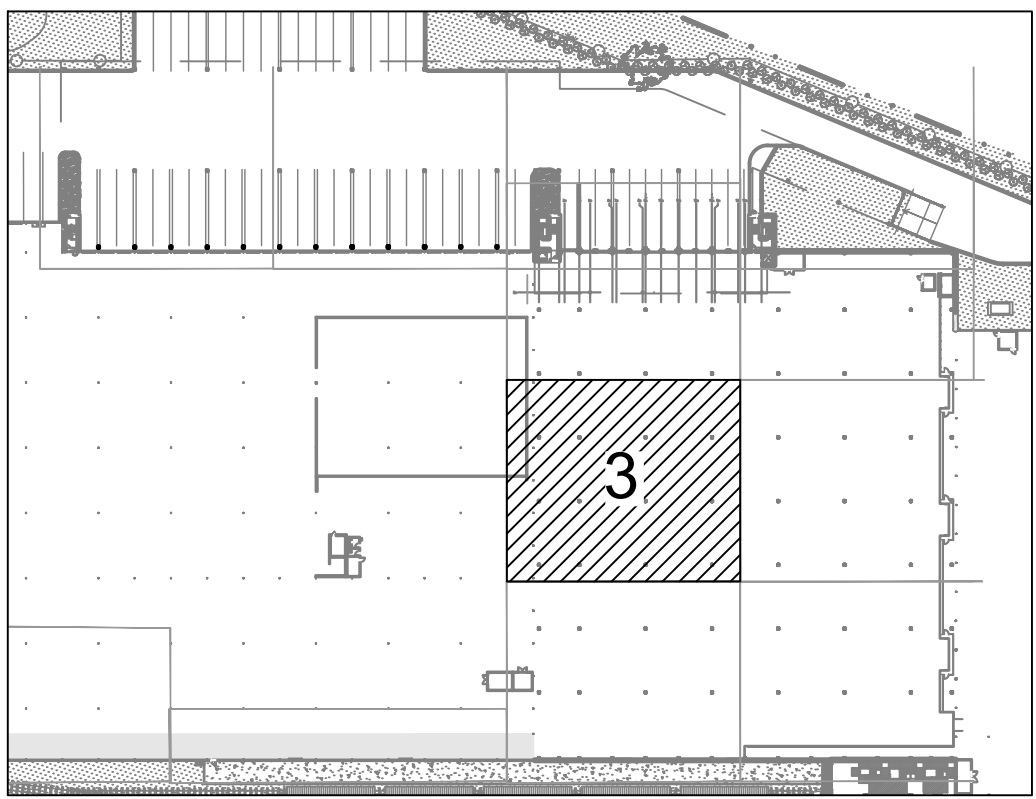
20 DUNNIGAN DRIVE

MATCH LINE DWG. SF-101

MATCH LINE DWG. SF-104

MATCH LINE DWG. SF-105

3 PART PLAN
SCALE: 1/8" = 1'-0"



KEY PLAN
SCALE: N.T.S.

- NOTES:
1. FOR FOUNDATION SCHEDULE, SEE DWG SF-203
 2. FOR PIER DETAILS, SEE DRAWING SF-204
 3. GENERAL EXCAVATION SUBGRADE ELEVATION BETWEEN FOUNDATION LOCATIONS IS NOTED BY NUMBERS SHOWN AS [XX.X]
 4. TOP OF PIER ELEVATIONS SHALL BE AT EL. 407.08.

FOOTING ELEVATIONS DWG. SF-103	
COLUMN LINE	BOT. OF FOOTING EL.
D2 TO D4	405.83
E2 TO E4	405.83
F2 TO F4	405.83

ARCHITECT

di Domenico + Partners LLP

Architecture
Landscape Architecture
Planning

3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER

JMC

JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER

Burns

BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER

GEI

GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282



MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY : D. CHECHURIN

CHECKED BY : I. BEER

APPROVED BY : I. BEER

DATE : 7/26/2021

SCALE : AS SHOWN

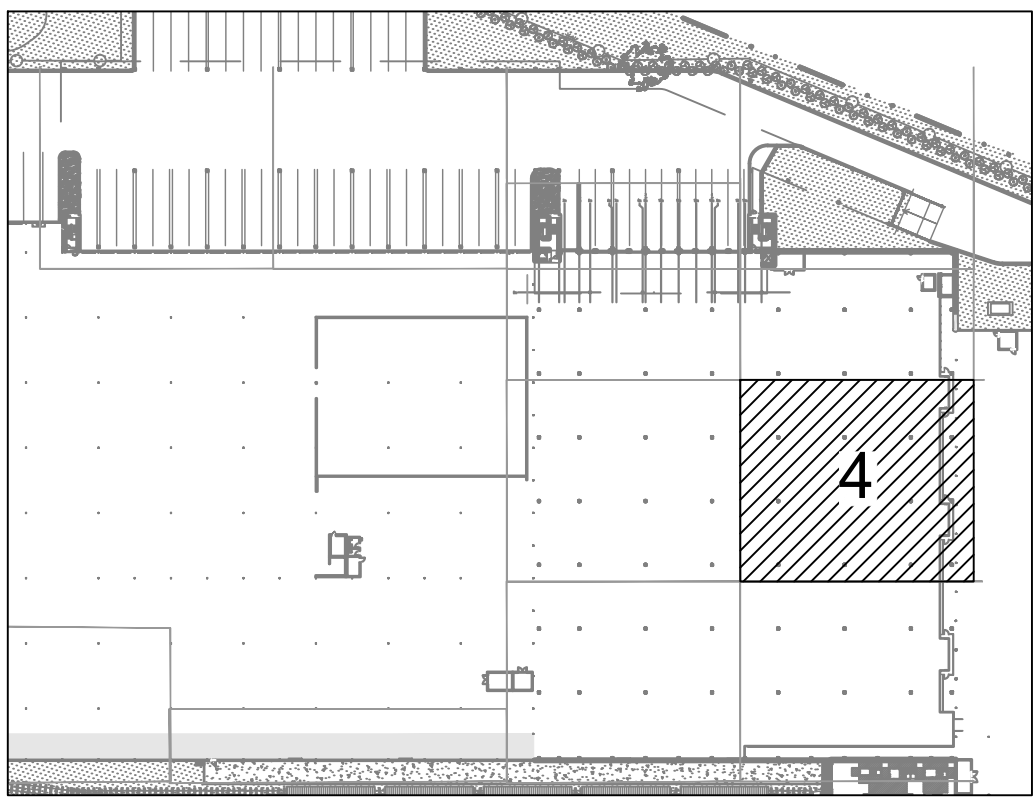
DRAWING TITLE : -

FOUNDATION PART PLAN

DWG NUMBER :

SF-103

7 OF 31

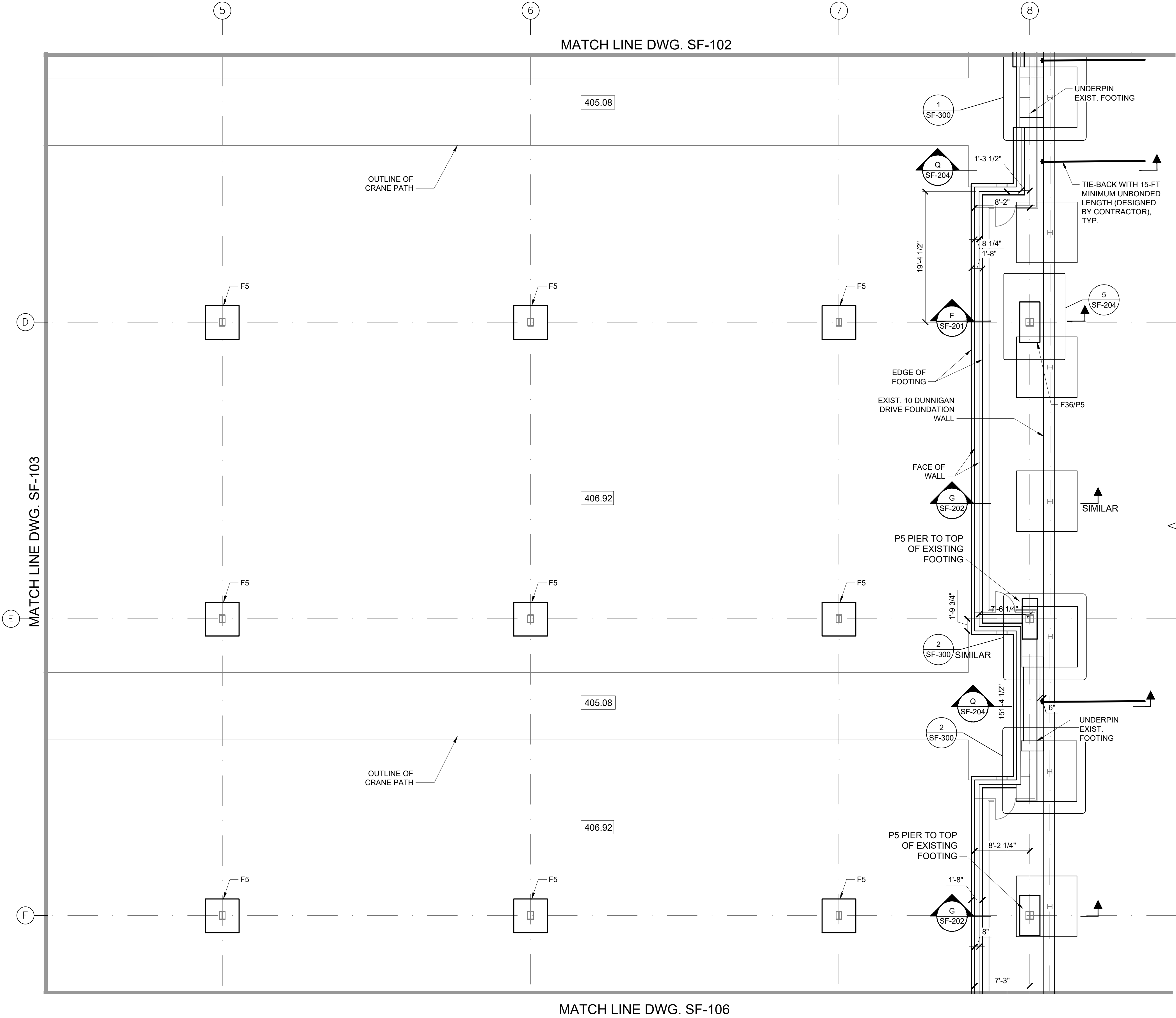


KEY PLAN
SCALE: N.T.S.

- NOTES:
1. FOR FOUNDATION SCHEDULE, SEE DWG SF-203
 2. FOR PIER DETAILS, SEE DRAWING SF-204
 3. GENERAL EXCAVATION SUBGRADE ELEVATION BETWEEN FOUNDATION LOCATIONS IS NOTED BY NUMBERS SHOWN AS **XX.X**
 4. TOP OF PIER ELEVATIONS SHALL BE AT EL. 407.08.

FOOTING ELEVATIONS DWG. SF-104	
COLUMN LINE	BOT. OF FOOTING EL.
D5 TO D7	405.83
E5 TO E7	405.83
F5 TO F7	405.83
8 LINE	SEE SECTIONS

10 DUNNIGAN DRIVE



4 PART PLAN
SCALE: 1/8" = 1'-0"

ARCHITECT
di Domenico + Partners LLP
Architecture
Landscape Architecture
Planning
3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER
JMC
JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER
Burns BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER
GEI Consultants
GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282



MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY : D. CHECHURIN
CHECKED BY : I. BEER
APPROVED BY : I. BEER
DATE : 7/26/2021
SCALE : AS SHOWN

DRAWING TITLE :

FOUNDATION PART PLAN

DWG NUMBER :

SF-104

8 OF 31



ARCHITECT

dD

Architecture
Landscape Architecture
Planning

3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER

JMC

JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER

Burns

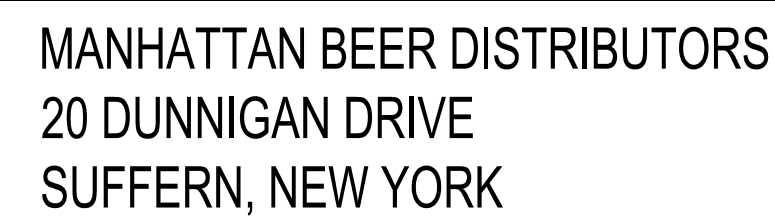
BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER

GEI

GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282

GEI
Consultants



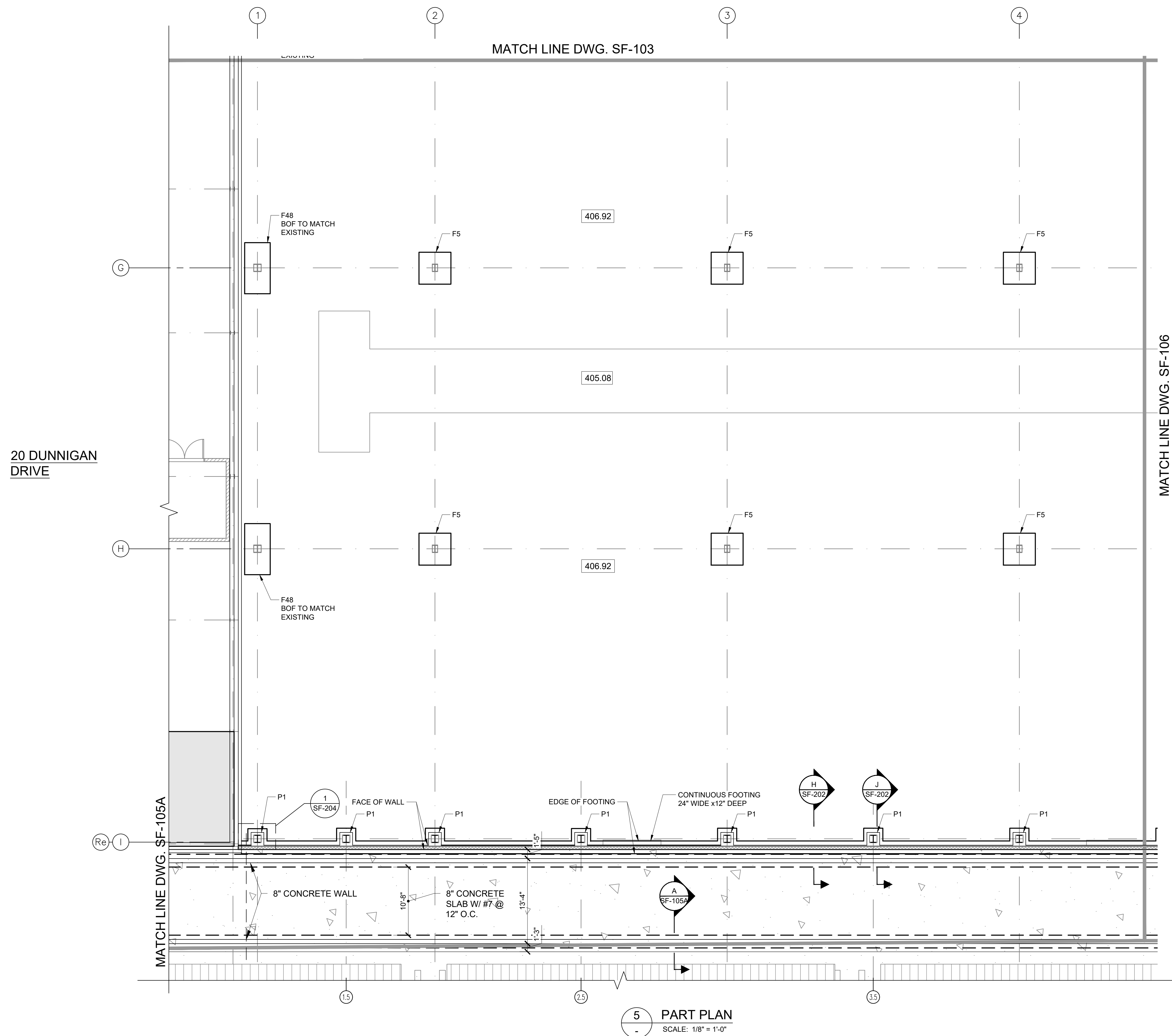
NOTES:

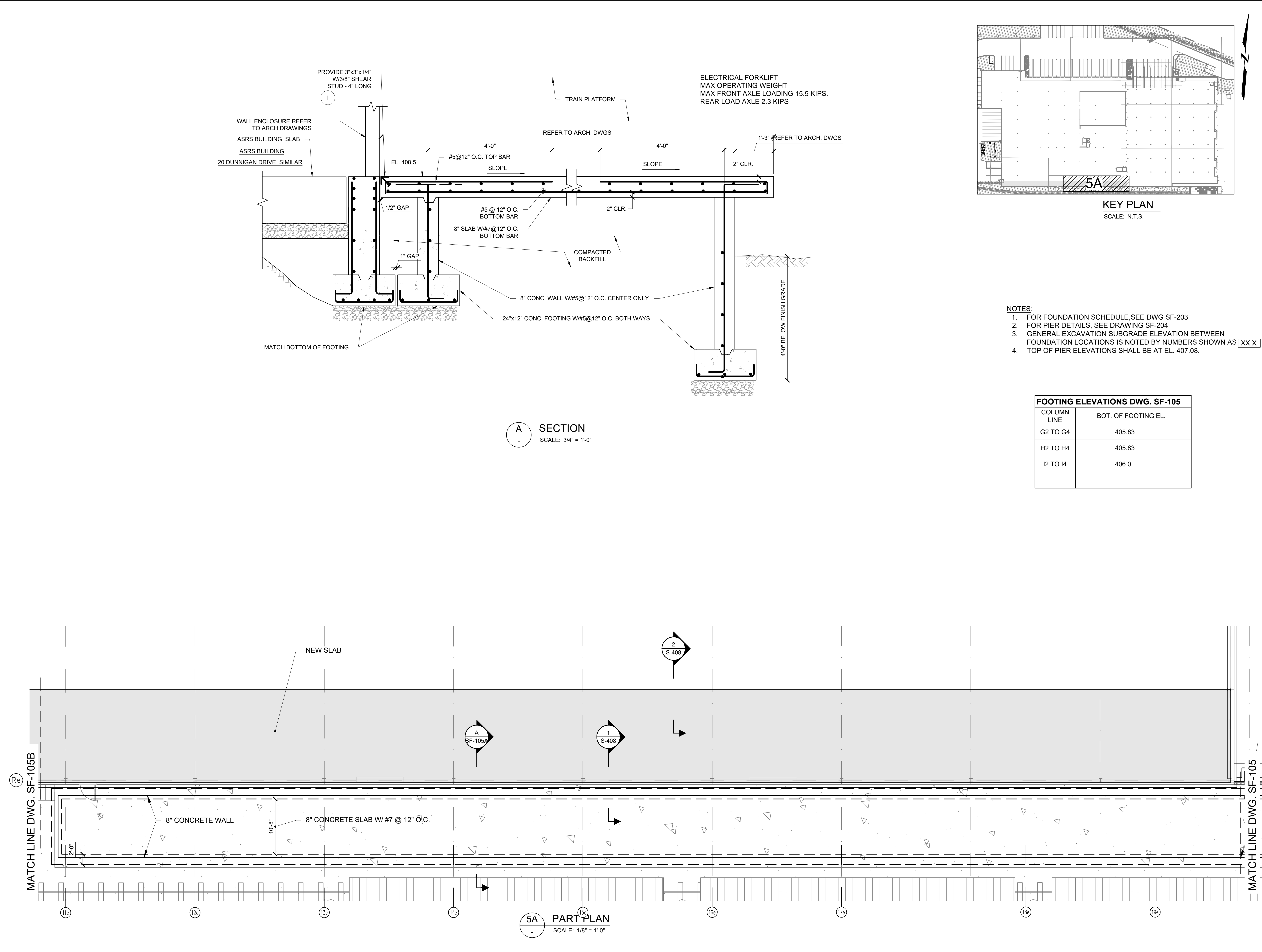
1. FOR FOUNDATION SCHEDULE, SEE DWG SF-203
2. FOR PIER DETAILS, SEE DRAWING SF-204
3. GENERAL EXCAVATION SUBGRADE ELEVATION BETWEEN FOUNDATION LOCATIONS IS NOTED BY NUMBERS SHOWN AS XX.X
4. TOP OF PIER ELEVATIONS SHALL BE AT EL. 407.08.

DRAWN BY :	D. CHECHURIN
CHECKED BY :	I. BEER
APPROVED BY :	I. BEER
DATE :	7/26/2021
SCALE :	AS SHOWN

FOUNDATION PART PLAN

9 OF 31





ARCHITECT

di Domenico + Partners LLP

Architecture
Landscape Architecture
Planning

3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER

JMC

JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER

Burns

BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER

GEI

GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282

MANHATTAN
BEER DISTRIBUTORS

MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY : D. CHECHURIN

CHECKED BY : I. BEER

APPROVED BY : I. BEER

DATE : 7/26/2021

SCALE : AS SHOWN

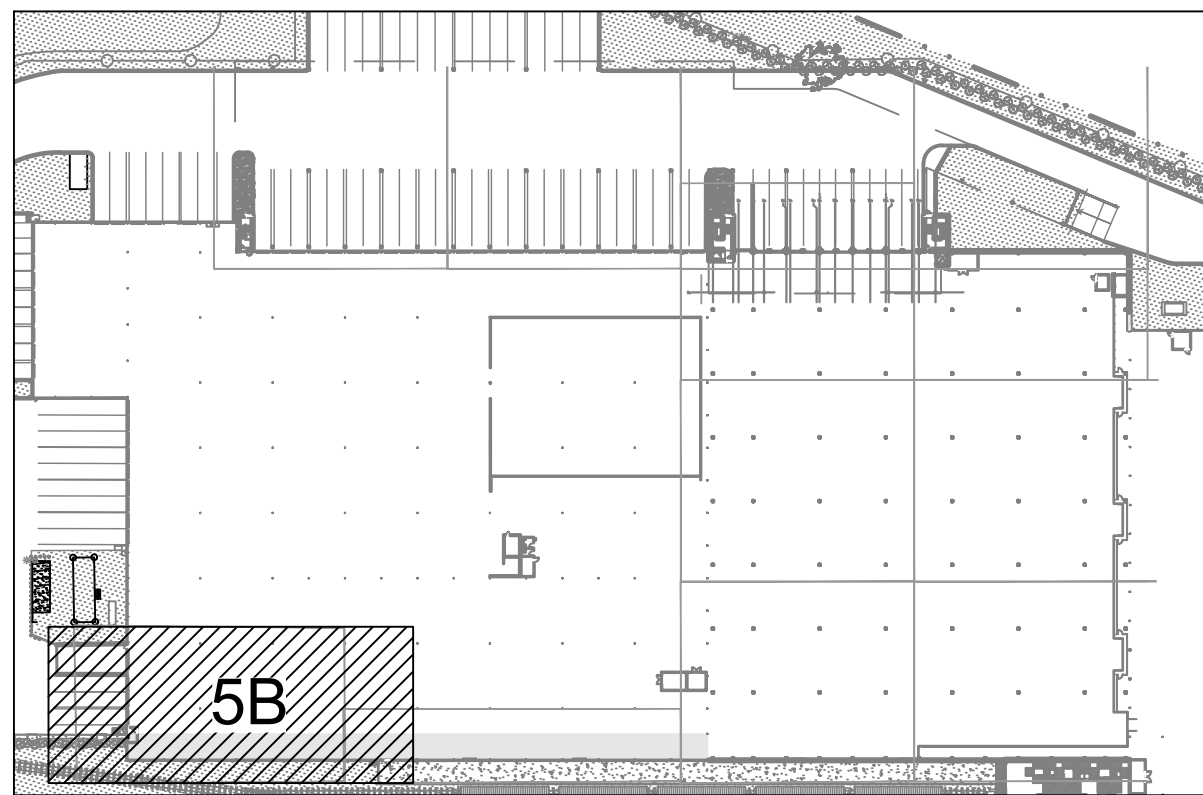
DRAWING TITLE : -

FOUNDATION PART PLAN

DWG NUMBER : SF-105A

10 OF 31

- | FOOTING ELEVATIONS DWG. SF-105 | |
|--------------------------------|---------------------|
| COLUMN LINE | BOT. OF FOOTING EL. |
| G2 TO G4 | 405.83 |
| H2 TO H4 | 405.83 |
| I2 TO I4 | 406.0 |
| | |



KEY PLAN
SCALE: N.T.S.

CIVIL PLANNING ENGINEER

 **JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC**
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER

Burns BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER

GEI  **GEI**
Consultants

GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282

MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY : D. CHECHURIN

CHECKED BY : I. BEER

APPROVED BY: I. BEER

DATE : 7/26/2021

SCALE : AS SHOWN

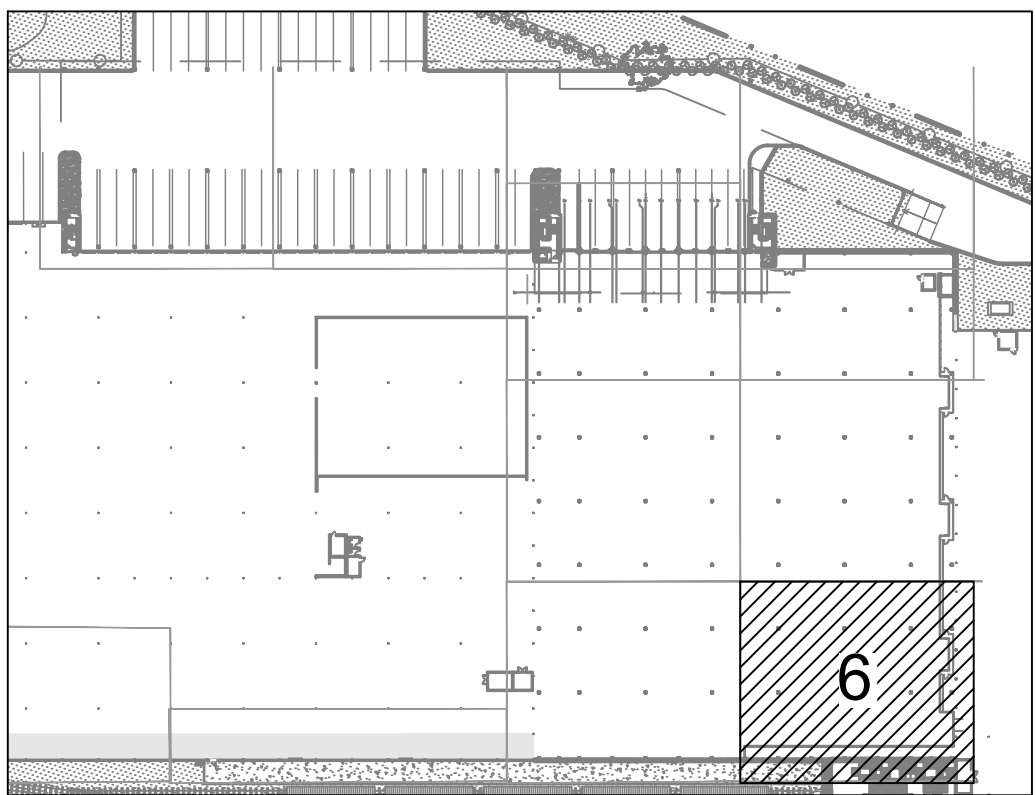
DRAWING TITLE: -

FOUNDATION PART PLAN

DWG NUMBER :

SF-105B

11 OF 31



KEY PLAN
SCALE: N.T.S.

- NOTES:
1. FOR FOUNDATION SCHEDULE, SEE DWG SF-203
 2. FOR PIER DETAILS, SEE DRAWING SF-204
 3. GENERAL EXCAVATION SUBGRADE ELEVATION BETWEEN FOUNDATION LOCATIONS IS NOTED BY NUMBERS SHOWN AS XX.X
 4. TOP OF PIER ELEVATIONS SHALL BE AT EL. 407.08.

FOOTING ELEVATIONS DWG. SF-104	
COLUMN LINE	BOT. OF FOOTING EL.
G5 TO G7	405.83
H5 TO H7	405.83
I - WEST OF RAMP	406.0
I - AT RAMP	405.5
8 LINE	SEE SECTIONS

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY : D. CHECHURIN

CHECKED BY : I. BEER

APPROVED BY : I. BEER

DATE : 7/26/2021

SCALE : AS SHOWN

DRAWING TITLE:

FOUNDATION PART PLAN

DWG NUMBER :

SF-106

12 OF 31

ARCHITECT
di Domenico + Partners LLP
Architecture
Landscape Architecture
Planning
3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER
JMC
JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER
Burns
BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER
GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282



MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY : D. CHECHURIN
CHECKED BY : I. BEER
APPROVED BY : I. BEER
DATE : 7/26/2021
SCALE : AS SHOWN

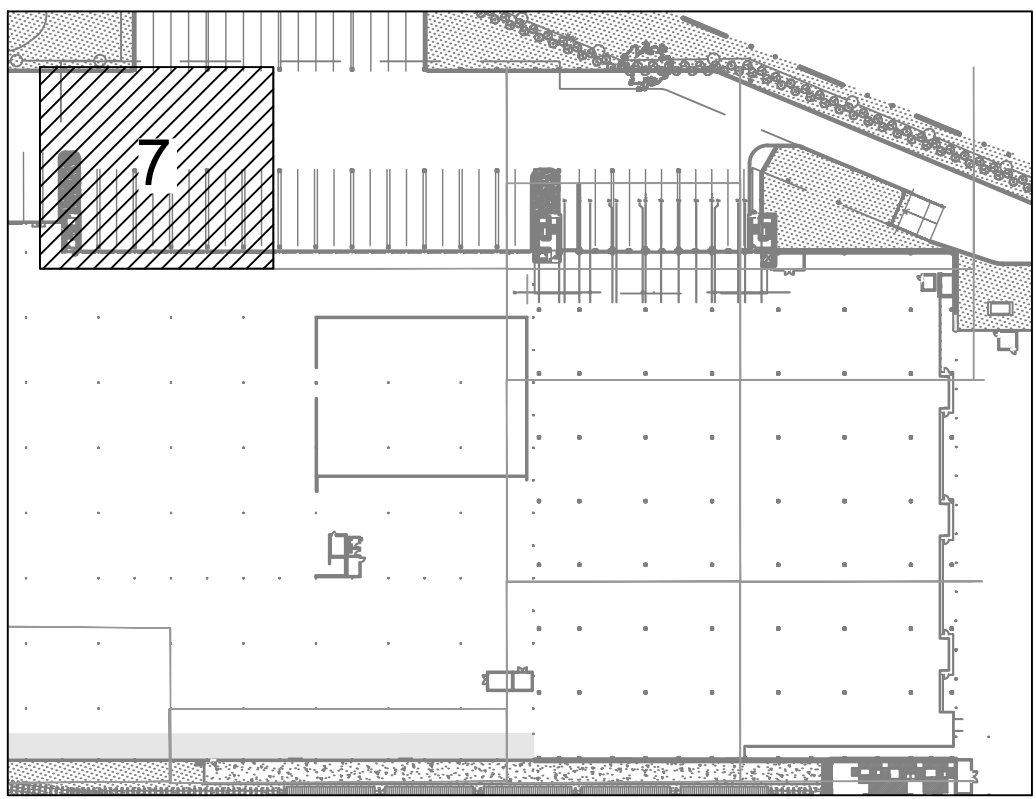
DRAWING TITLE :

FOUNDATION PART PLAN

DWG NUMBER :

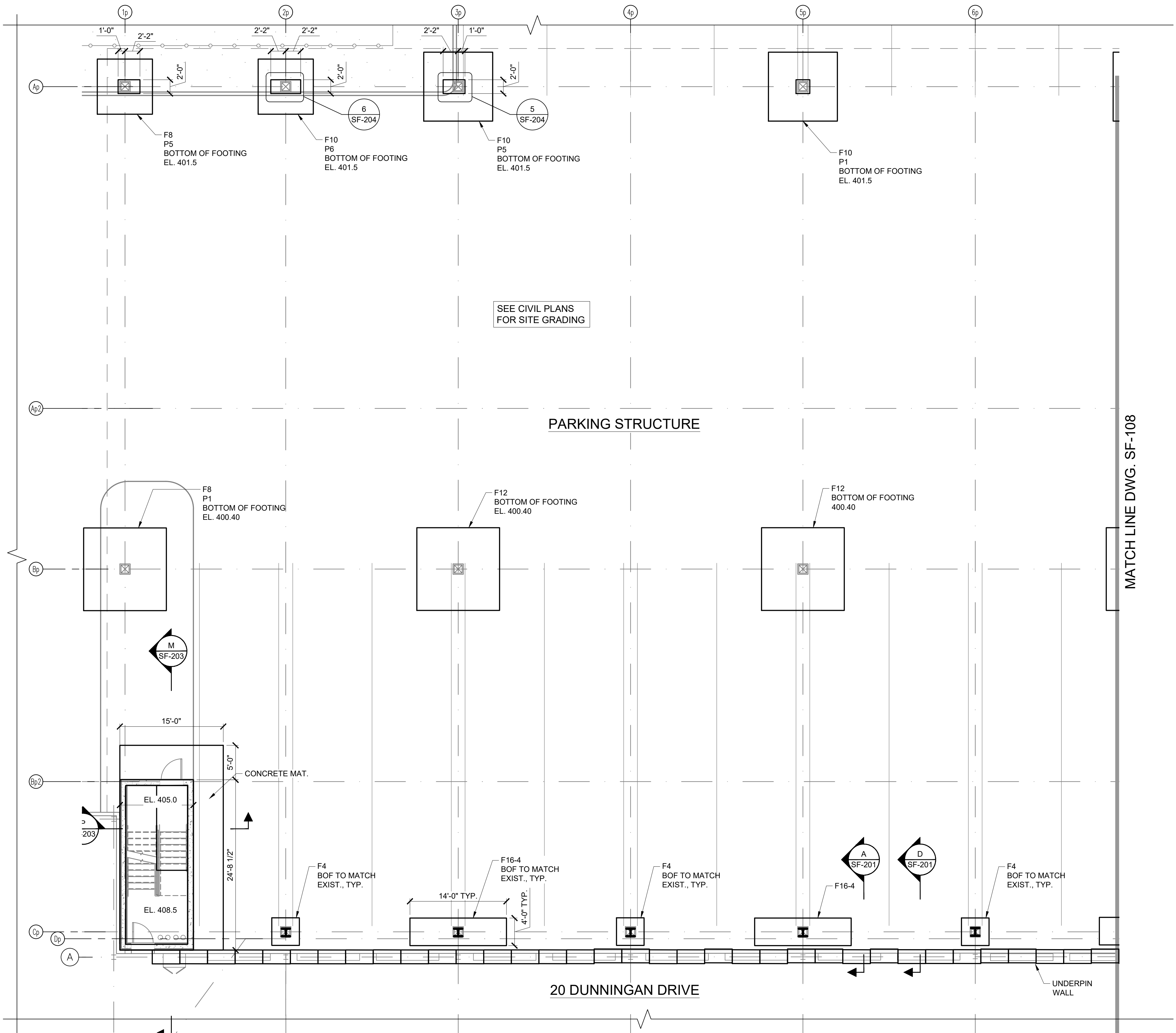
SF-107

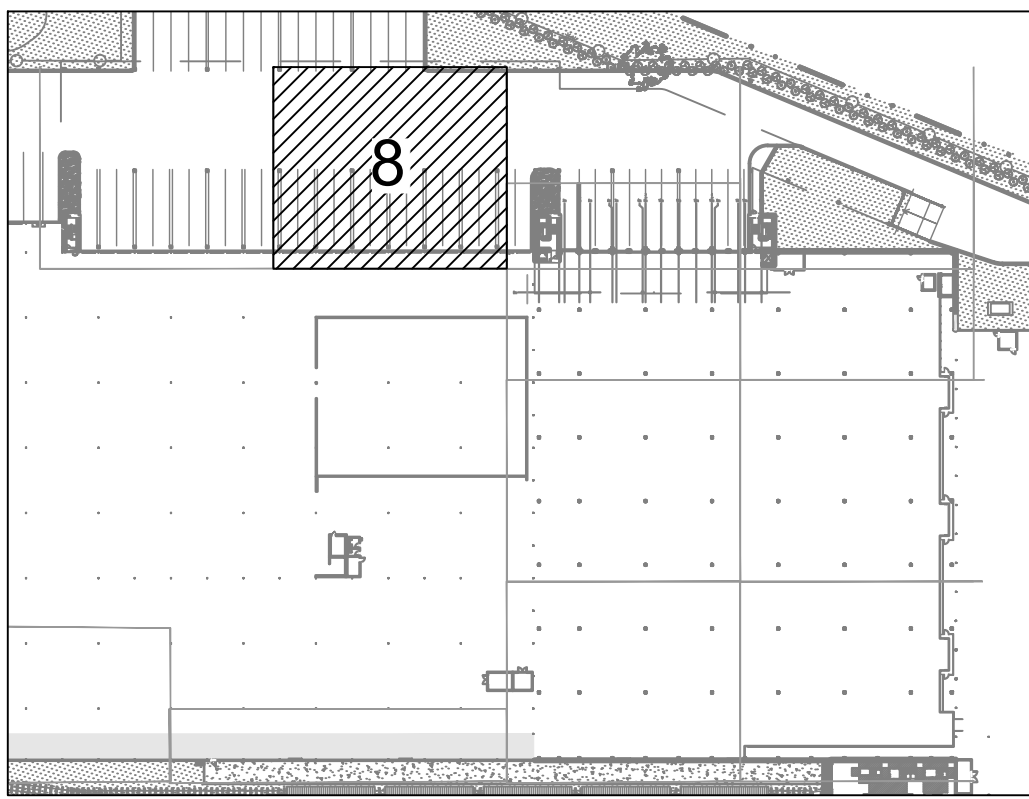
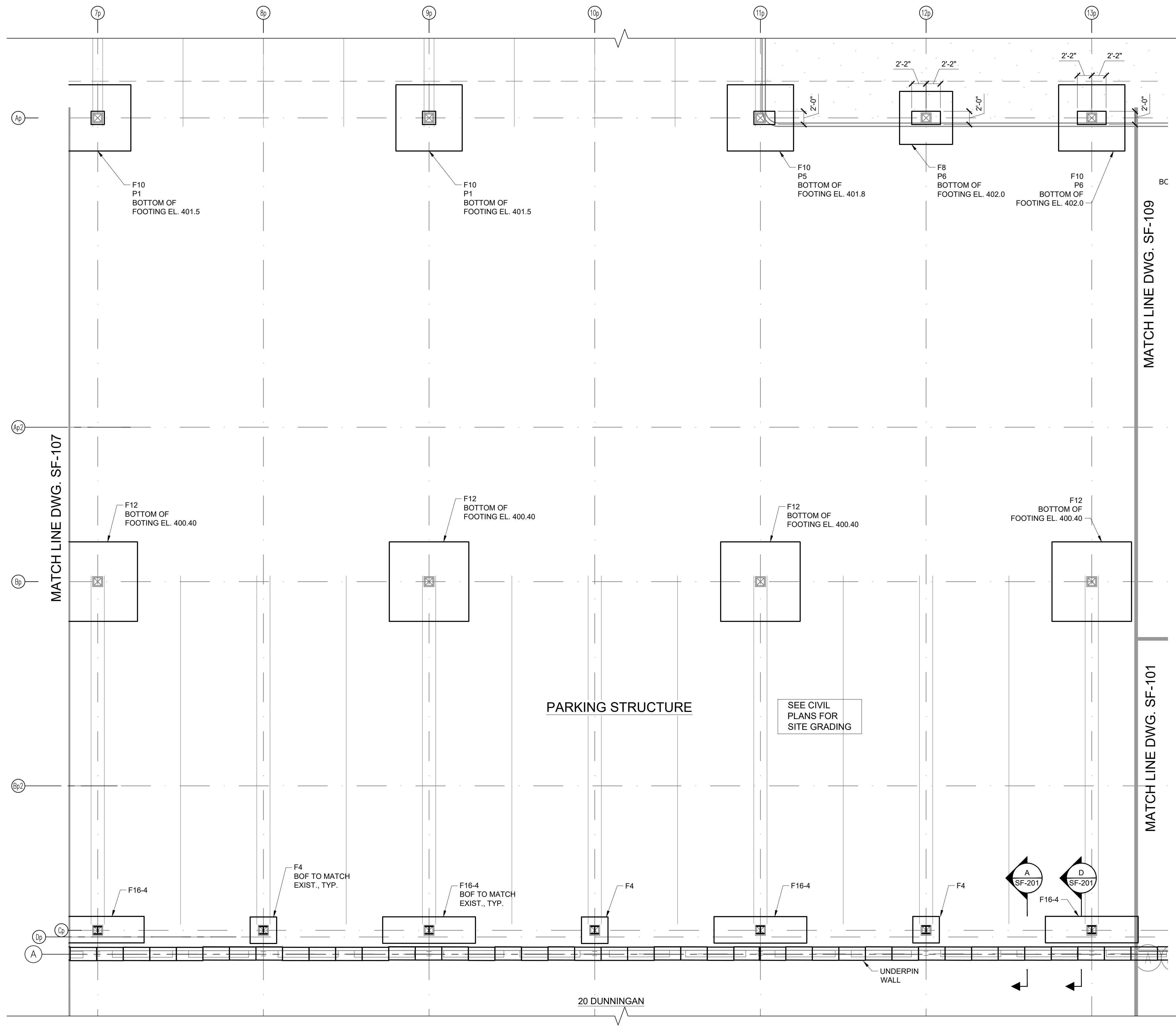
13 OF 31



KEY PLAN
SCALE: N.T.S.

- NOTES:
1. TOPS OF PIERS ON LINE Ap TO BE EL 404.8
 2. FOR FOOTING SCHEDULE SEE DWG SF-203
 3. TOP OF FOOTINGS F14-4 TO BE EL 404.50 (Cp LINE)





KEY PLAN
SCALE: N.T.S.

- NOTES:
1. TOPS OF PIERS ON LINE Ap TO BE EL. 404.8
 2. FOR FOOTING SCHEDULE SEE DWG SF-203
 3. TOP OF FOOTINGS F14-4 TO BE EL. 404.50 (Cp LINE)

ARCHITECT
di Domenico + Partners LLP
Architecture
Landscape Architecture
Planning
3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER
JMC
JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER
Burns BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER
GEI GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282

MANHATTAN
BEER DISTRIBUTORS

MANHATTAN BEER DISTRIBUTORS
20 DUNNINGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

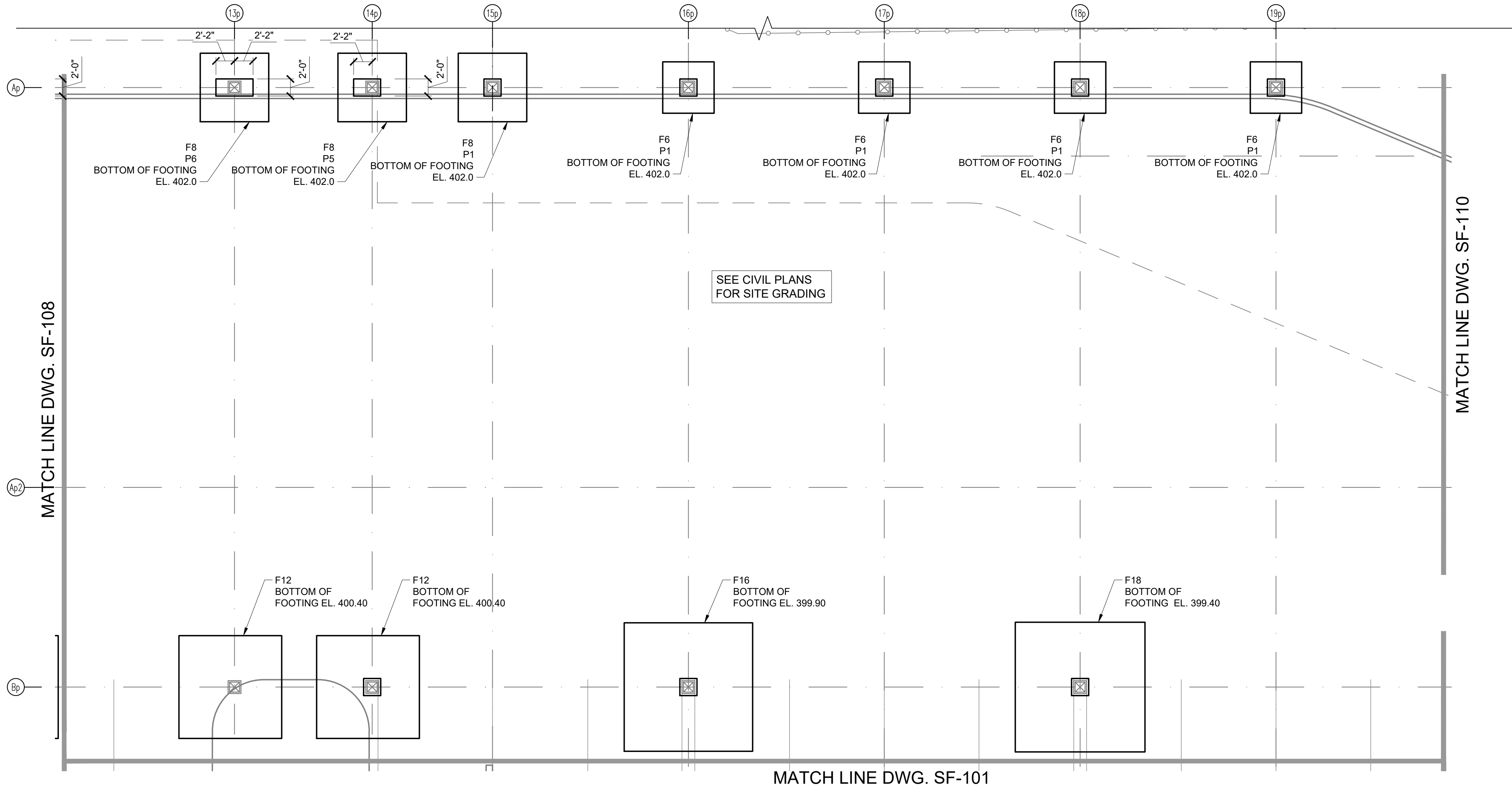
DRAWN BY :	D. CHECHURIN
CHECKED BY :	I. BEER
APPROVED BY :	I. BEER
DATE :	7/26/2021
SCALE :	AS SHOWN

DRAWING TITLE : -

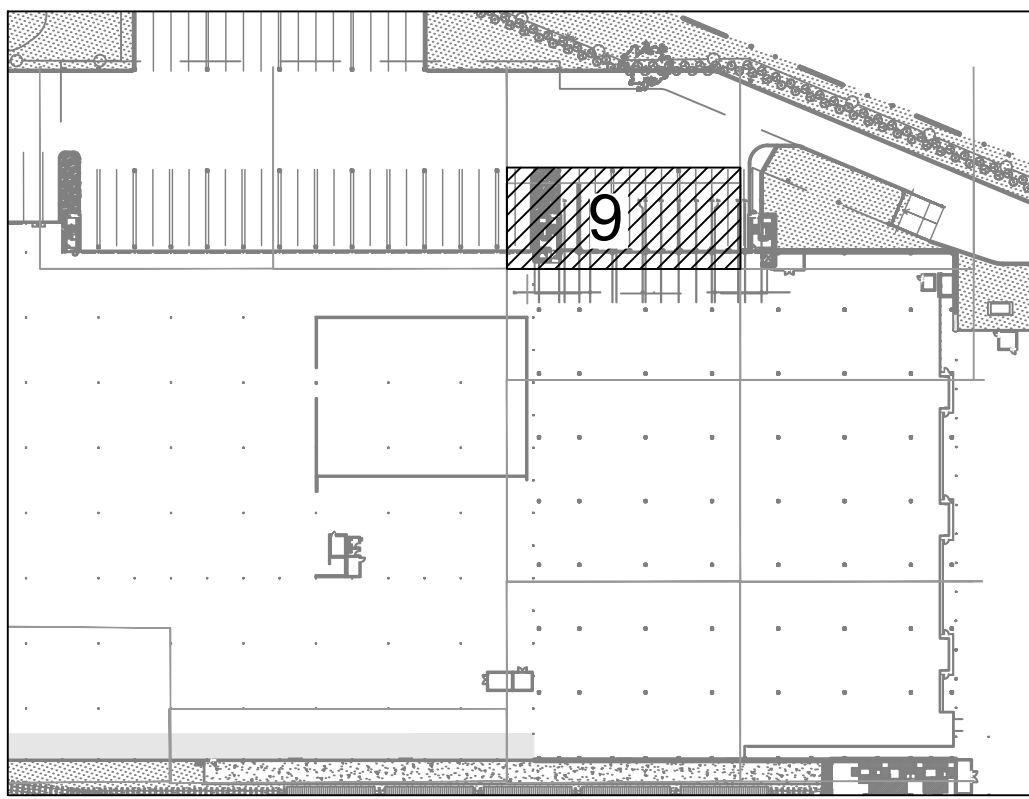
FOUNDATION PART PLAN

DWG NUMBER :
SF-108

14 OF 31



9 PART PLAN
SCALE: 1/8" = 1'-0"



KEY PLAN
SCALE: N.T.S.

- NOTES:
1. TOPS OF PIERS ON LINE Ap TO BE EL 405.0

ARCHITECT
di Domenico + Partners LLP
Architecture
Landscape Architecture
Planning
3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER
JMC
JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER
Burns
BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER
GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282

MANHATTAN
BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY :	D. CHECHURIN
CHECKED BY :	I. BEER
APPROVED BY :	I. BEER
DATE :	7/26/2021
SCALE :	AS SHOWN

DRAWING TITLE : -

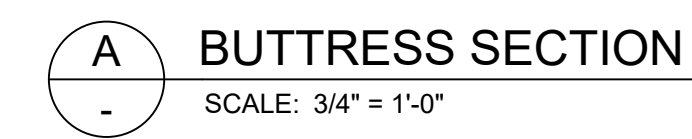
FOUNDATION PART PLAN

DWG NUMBER :	SF-109
	15 OF 31



SCALE: N.T.S.

- NOTES:**
1. FOR FOUNDATION SCHEDULE, SEE DWG SF-203
 2. FOR PIER DETAILS, SEE DRAWING SF-204



10

SCALE: 1/8" = 1'-0"

dD



MEP ENGINEER
Burns

GEI



MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY : D. CHECHURIN

CHECKED BY : I. BEER

APPROVED BY : I. BEER

DATE: 7/26/2021

SCALE : AS SHOWN

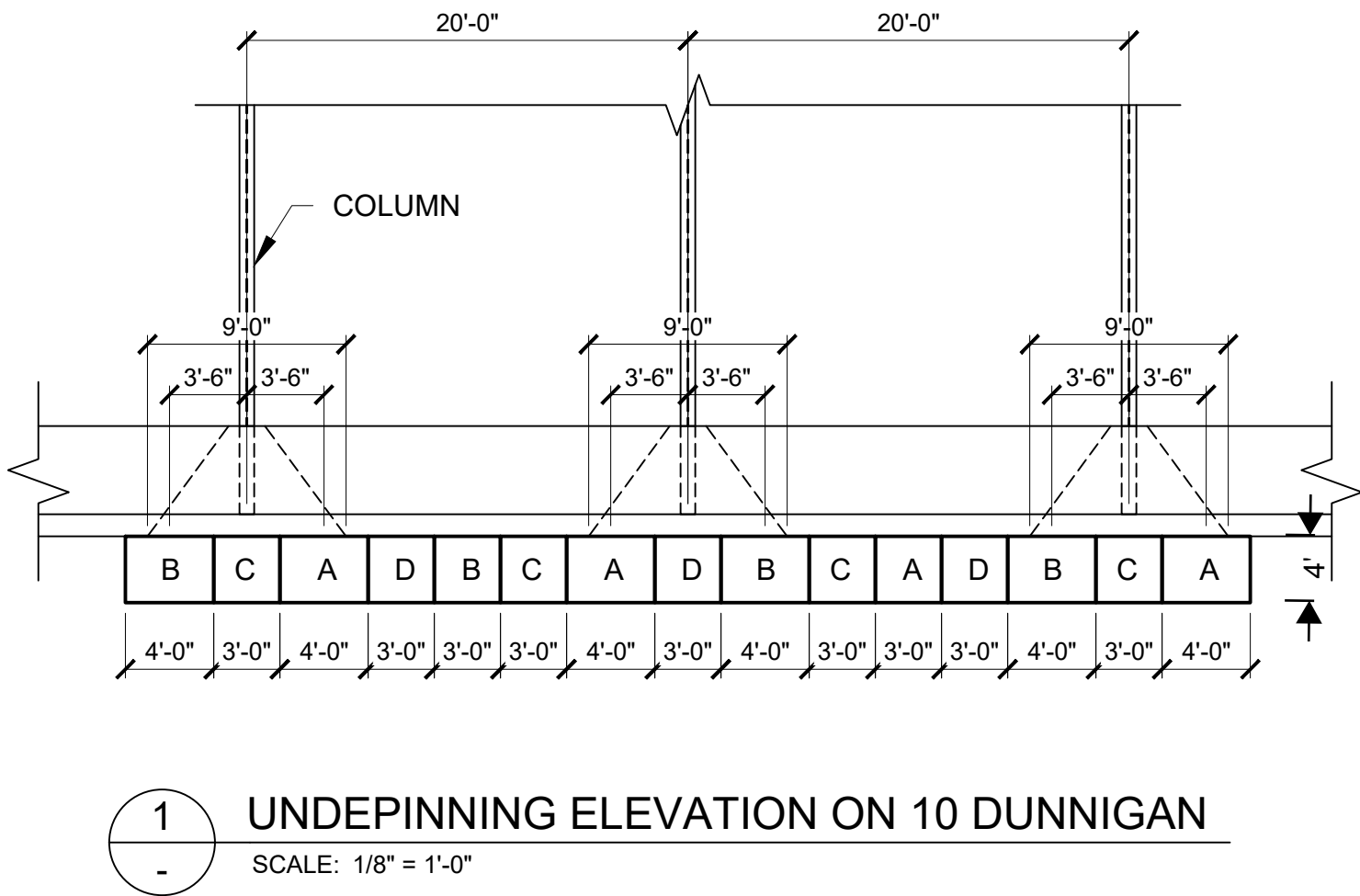
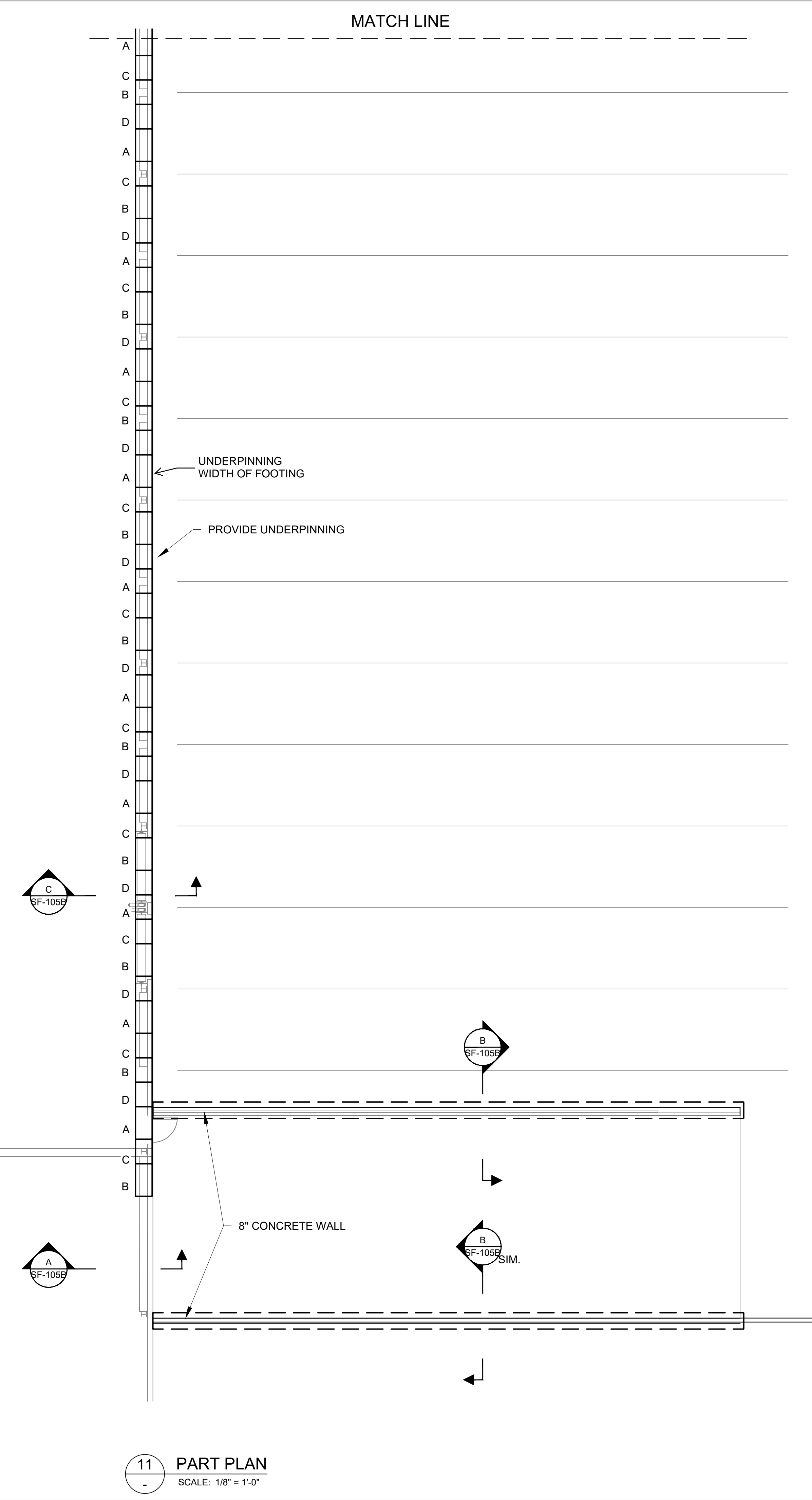
DRAWING TITLE: -

FOUNDATION PART PLAN

DWG NUMBER :

SF-110

16 OF 31

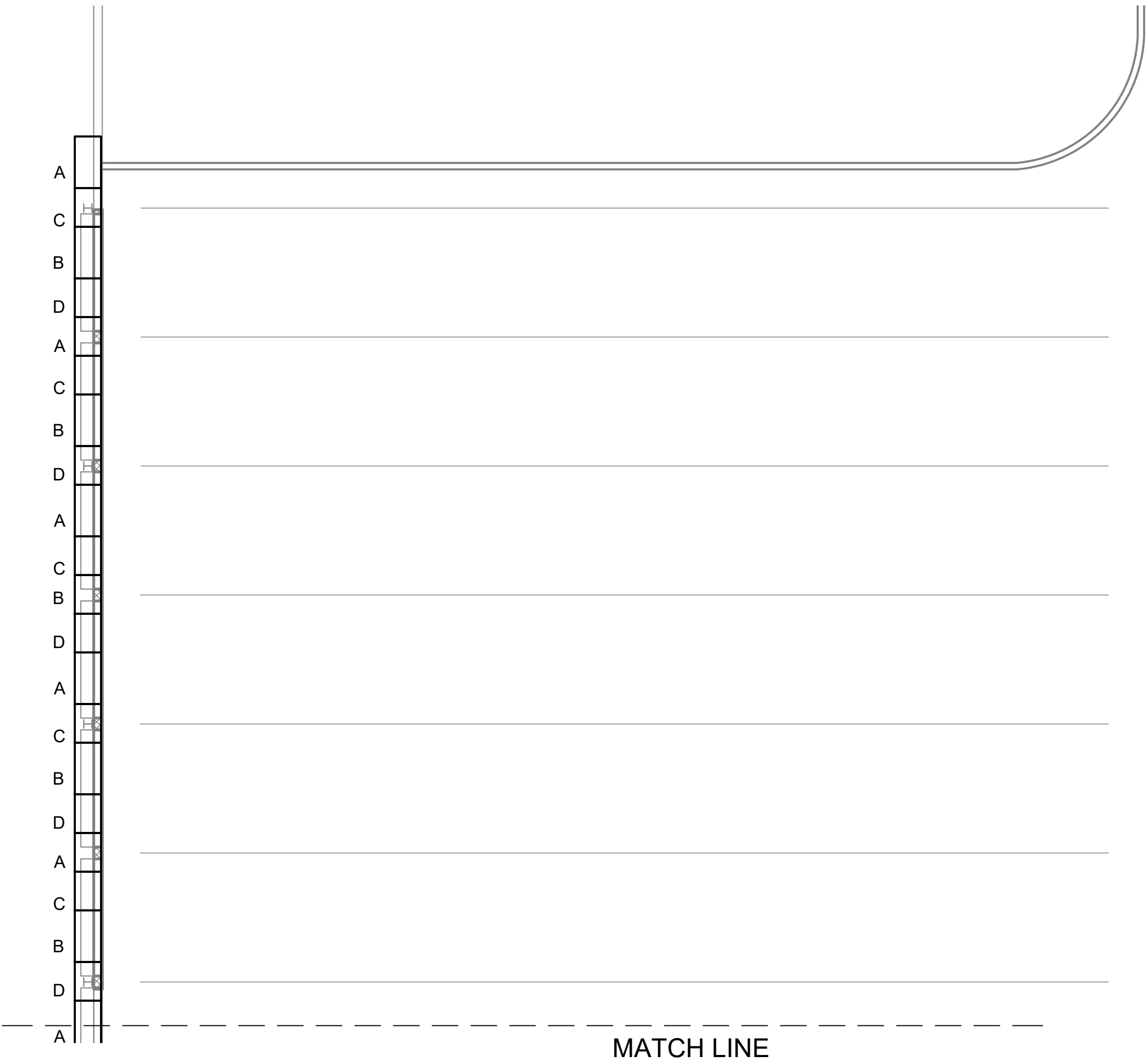


KEY PLAN

SCALE: N.T.S.

- NOTES:
1. FOR FOUNDATION SCHEDULE, SEE DWG SF-203
 2. FOR PIER DETAILS, SEE DRAWING SF-204
 3. GENERAL EXCAVATION SUBGRADE ELEVATION BETWEEN FOUNDATION LOCATIONS IS NOTED BY NUMBERS SHOWN AS
 4. TOP OF PIER ELEVATIONS SHALL BE AT EL. 407.08.

FOOTING ELEVATIONS DWG. SF-105	
COLUMN LINE	BOT. OF FOOTING EL.
G2 TO G4	405.83
H2 TO H4	405.83
I2 TO I4	406.0



ARCHITECT

di Domenico + Partners LLP

Architecture
Landscape Architecture
Planning

3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER

JMC

JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER

Burns

BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER

GEI

GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282



MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	CD SET	11.30.21

DRAWN BY : D. CHECHURIN

CHECKED BY : I. BEER

APPROVED BY : I. BEER

DATE : 7/26/2021

SCALE : AS SHOWN

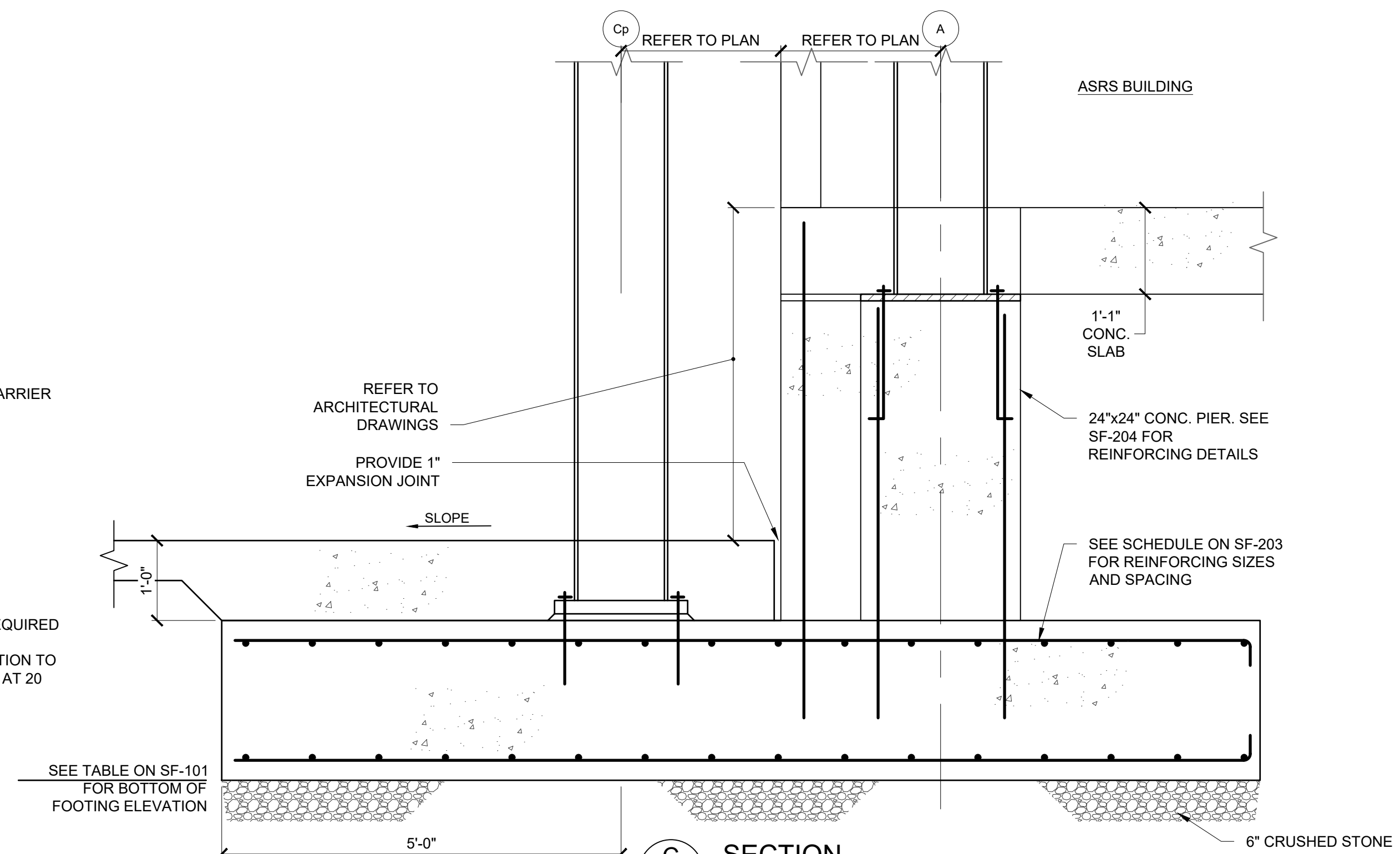
DRAWING TITLE : -

FOUNDATION PART PLAN

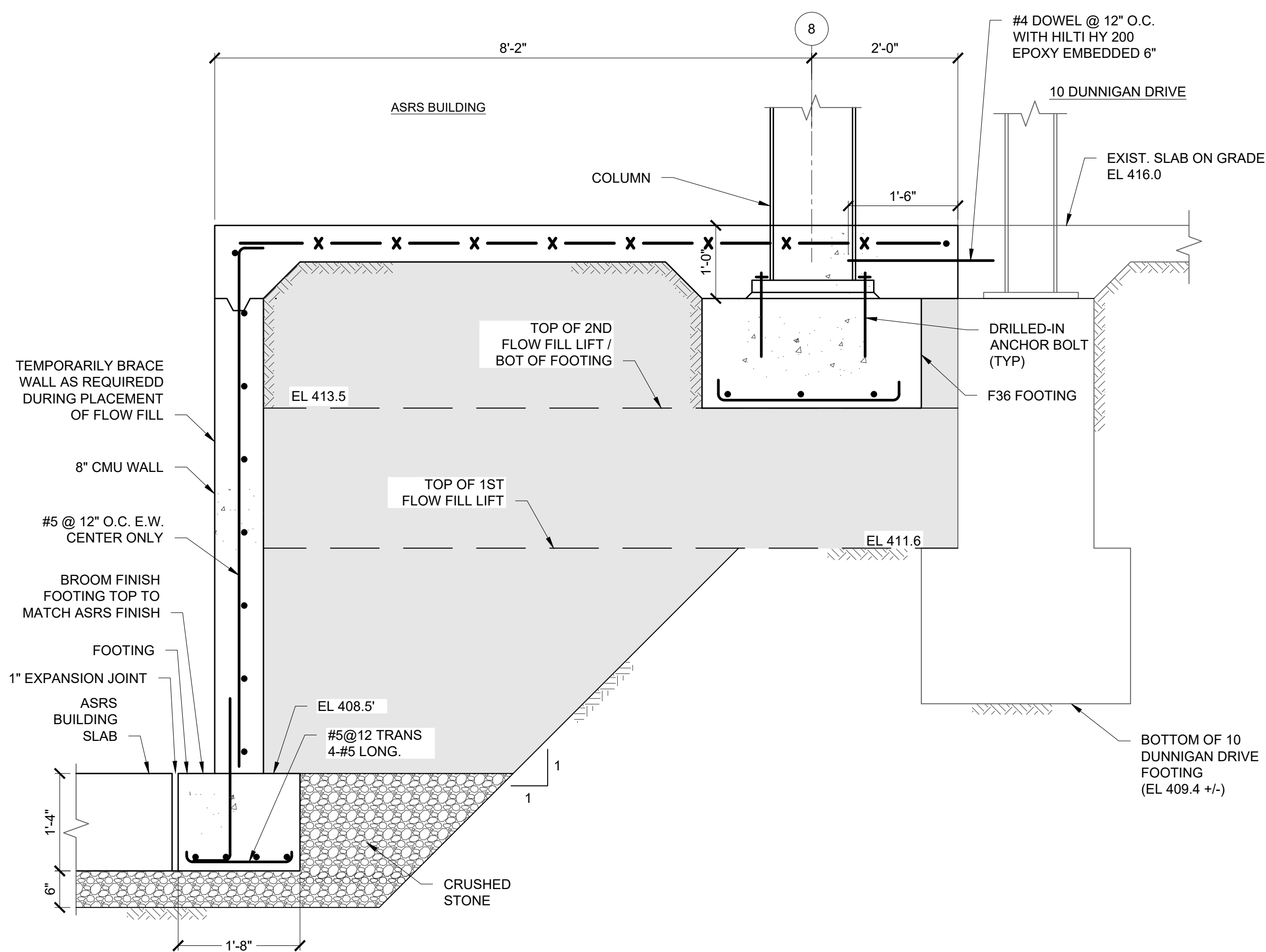
DWG NUMBER :

SF-111

17 OF 31



B SECTION
SF-103 SCALE: 3/4" = 1'-0"



E SECTION
SF-102 SCALE: 3/4" = 1'-0"

F SECTION
SF-104 SCALE: 3/4" = 1'-0"

STRUCTURAL ENGINEER

GEI  **GEI**
Consultants

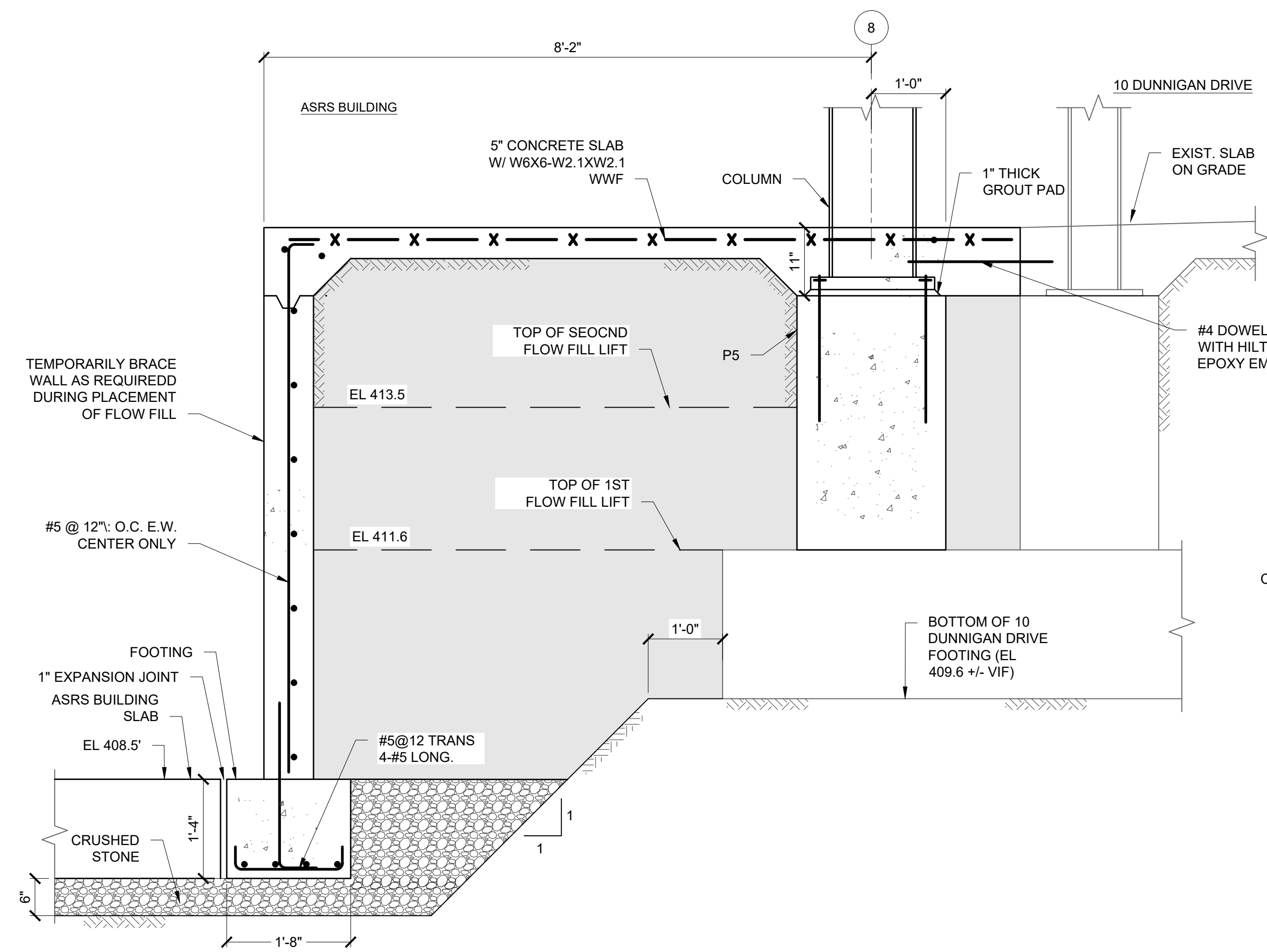
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282

MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

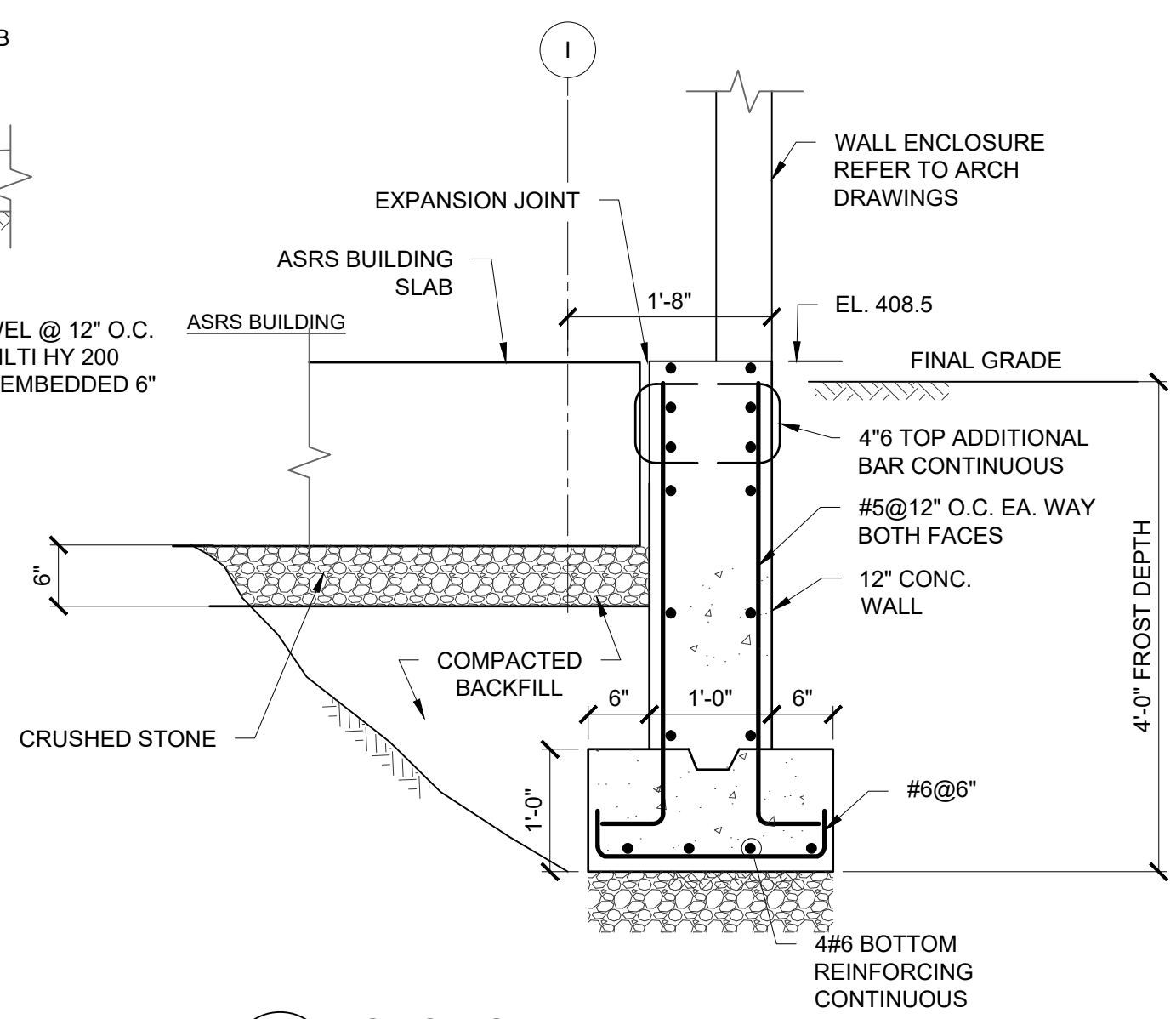
DRAWN BY :	D. CHECHURIN
CHECKED BY :	I. BEER
APPROVED BY :	I. BEER
DATE :	7/26/2021
SCALE :	AS SHOWN

SECTIONS AND DETAILS

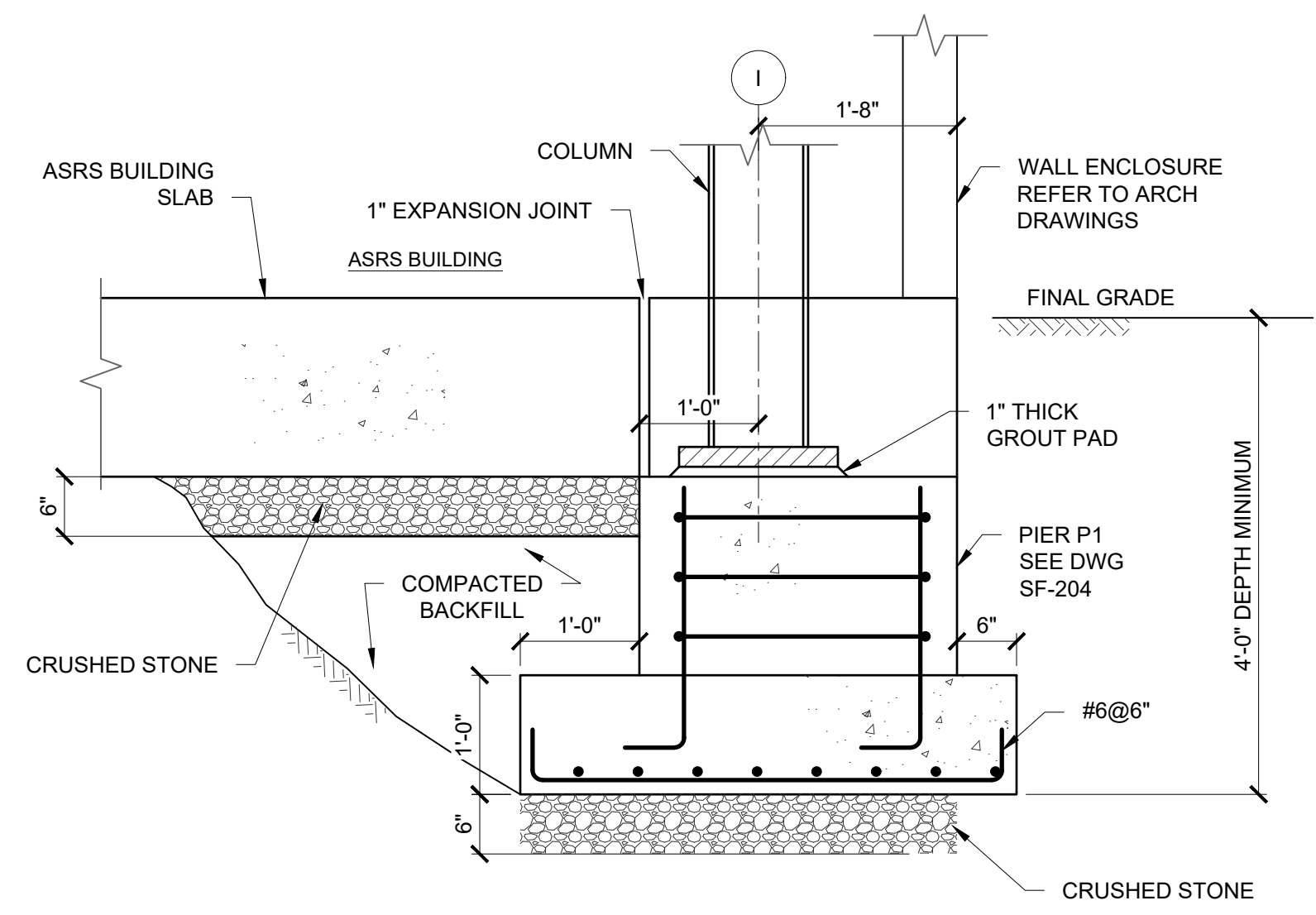
18 OF 31



G SECTION
SF-104 SCALE: 3/4" = 1'-0"

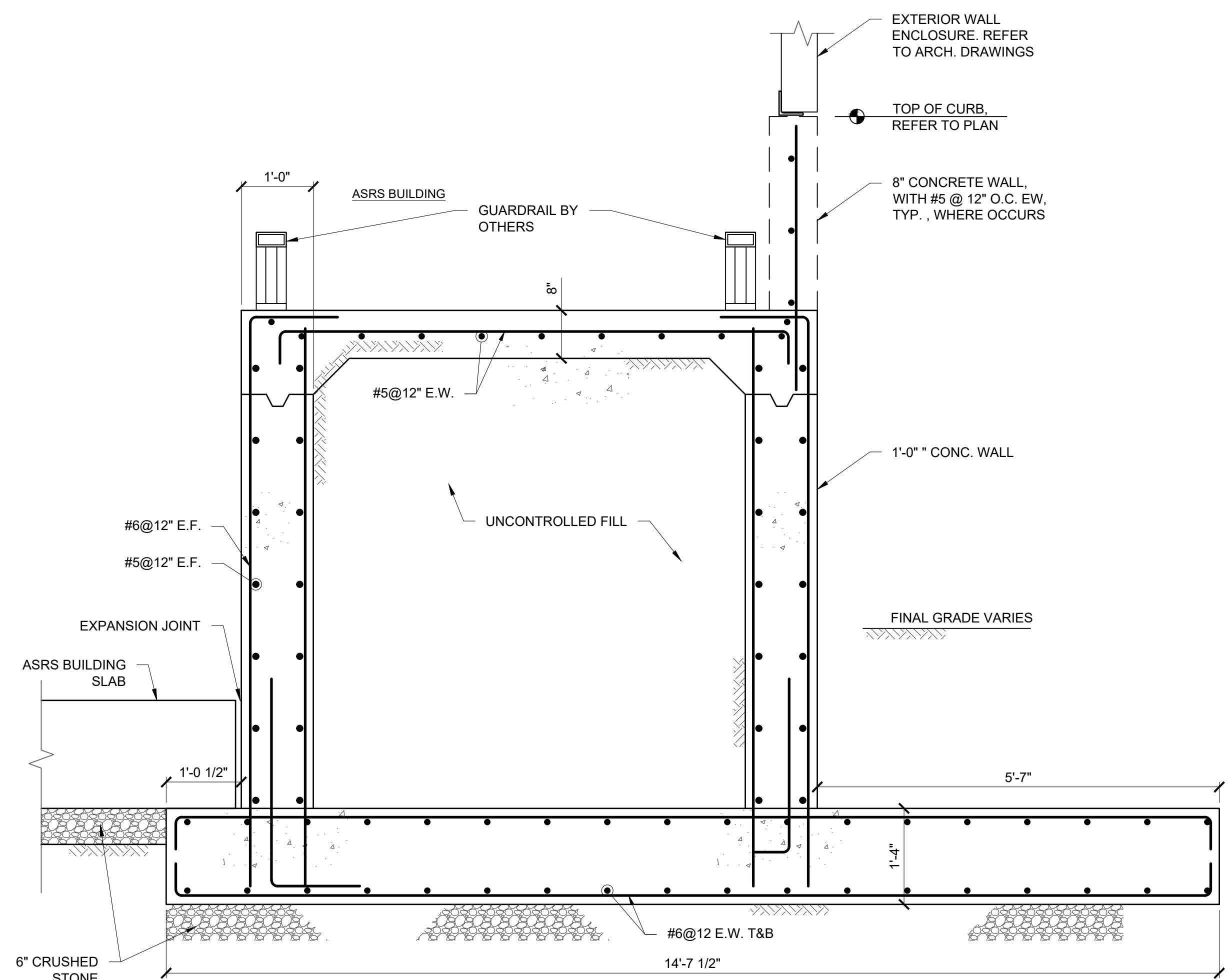


H SECTION
SF-105 SCALE: 3/4" = 1'-0"

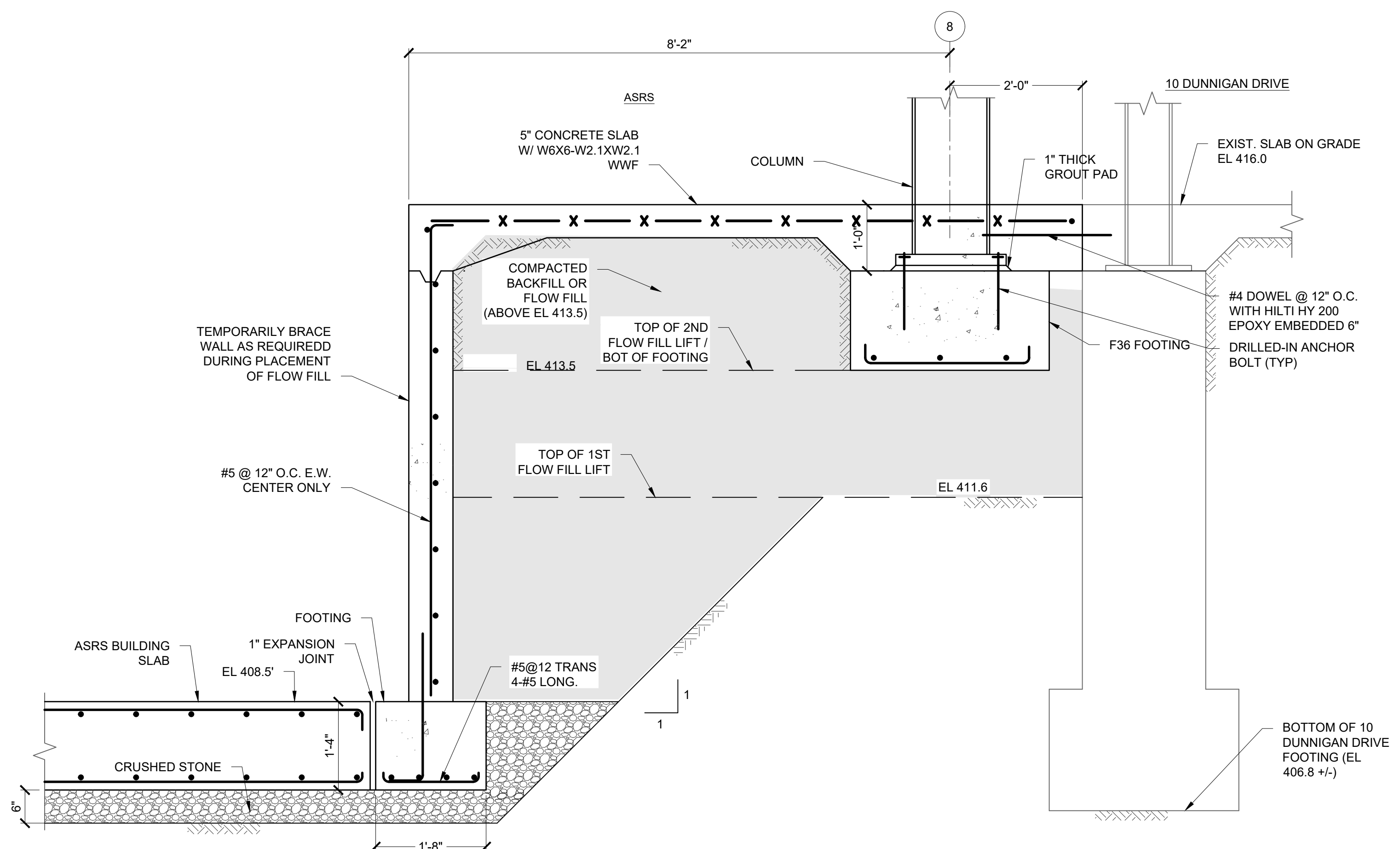


J SECTION
SF-105 SCALE: 3/4" = 1'-0"

REFER TO DRAWING S-203
FOR PIER REINFORCING



K SECTION
SF-106 SCALE: 3/4" = 1'-0"



L SECTION
SF-106 SCALE: 3/4" = 1'-0"

ARCHITECT
di Domenico + Partners LLP
Architecture
Landscape Architecture
Planning
3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER
JMC
JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER
Burns
BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER
GEI
GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282



MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY : D. CHECHURIN
CHECKED BY : I. BEER
APPROVED BY : I. BEER
DATE : 7/26/2021
SCALE : AS SHOWN
DRAWING TITLE :

SECTIONS AND DETAILS

DWG NUMBER :
SF-202
19 OF 31

di Domenico + Partners LLP

Architecture
Landscape Architecture
Planning

3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567




JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

Burns

BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

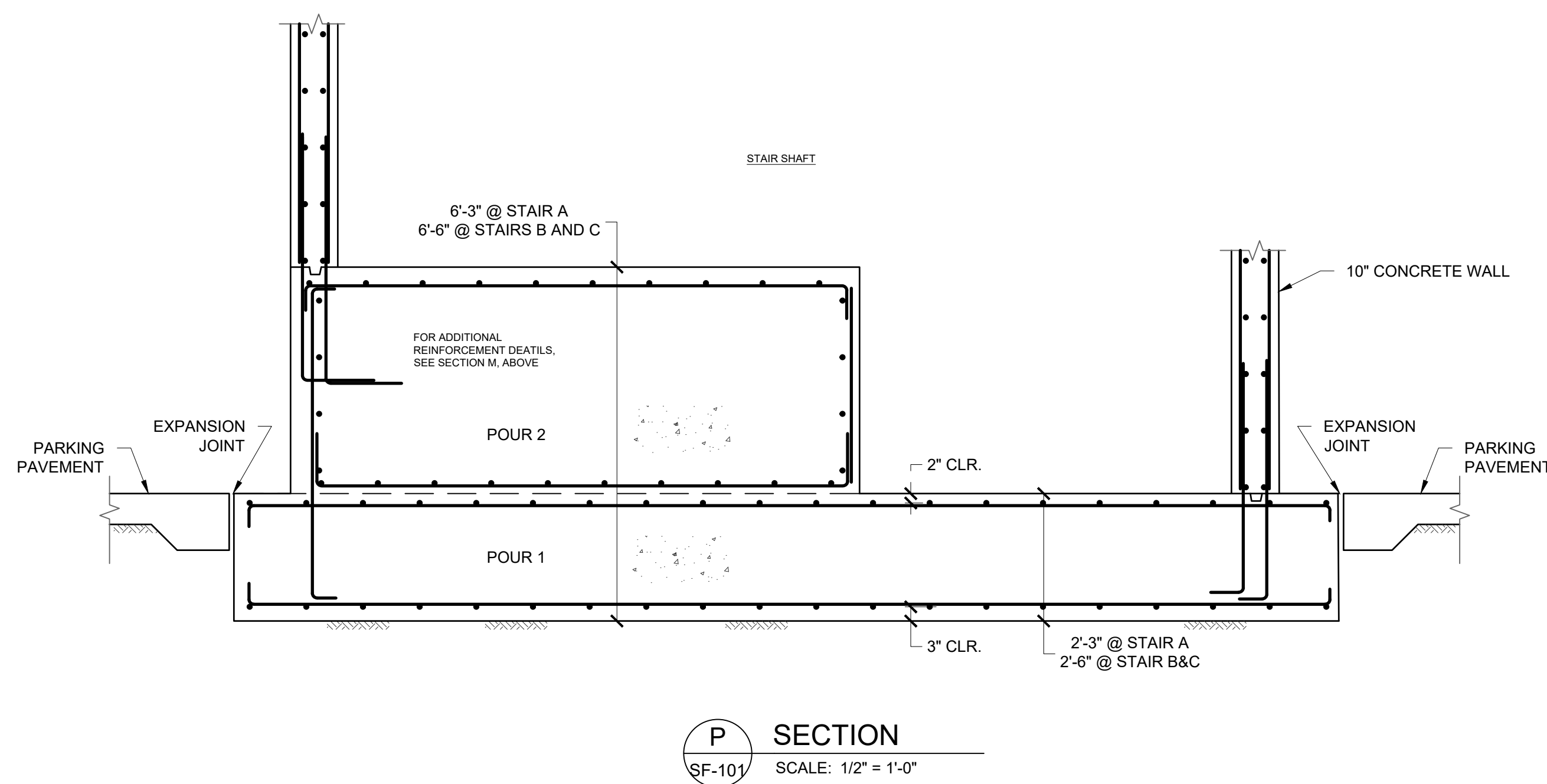
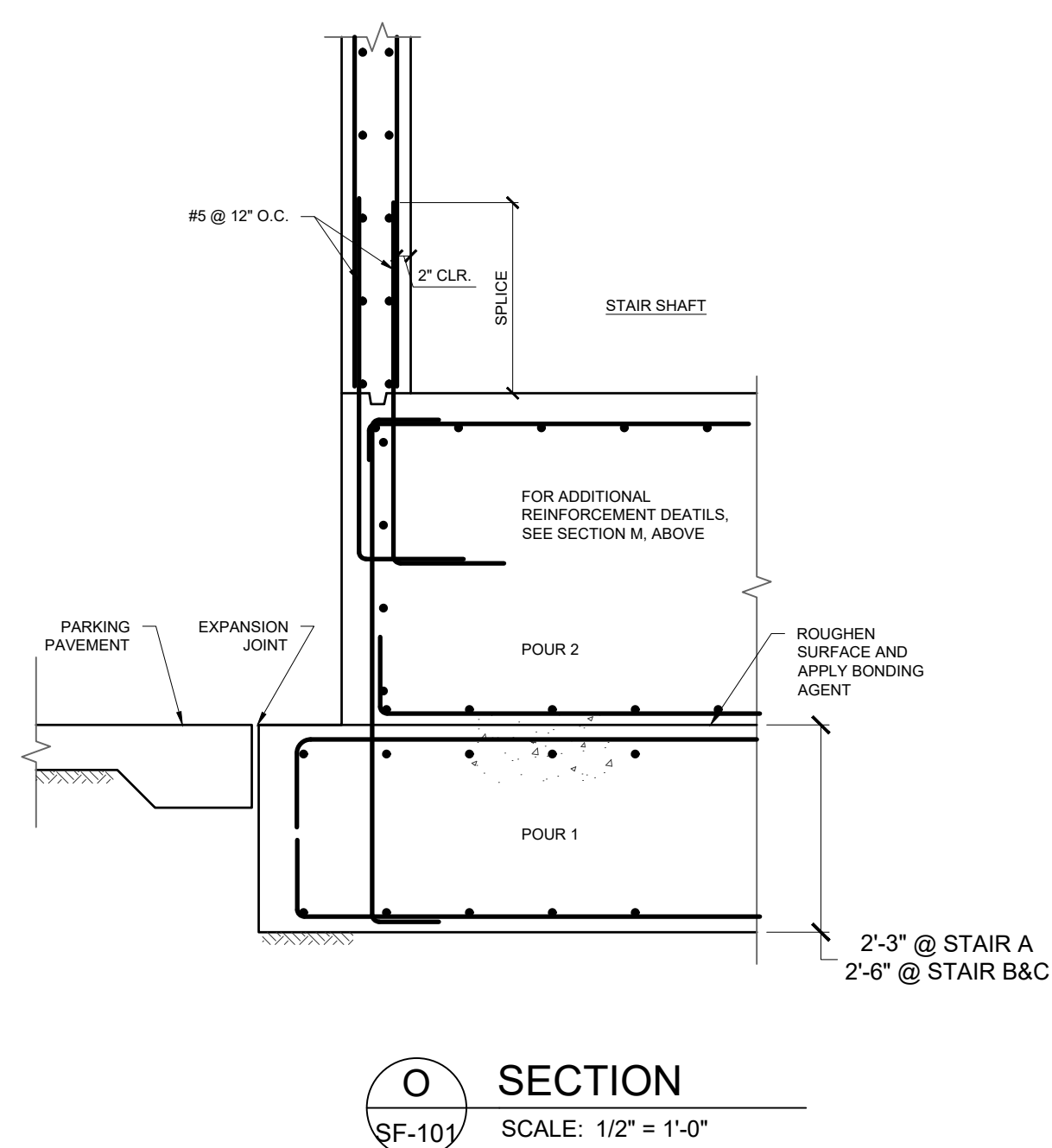
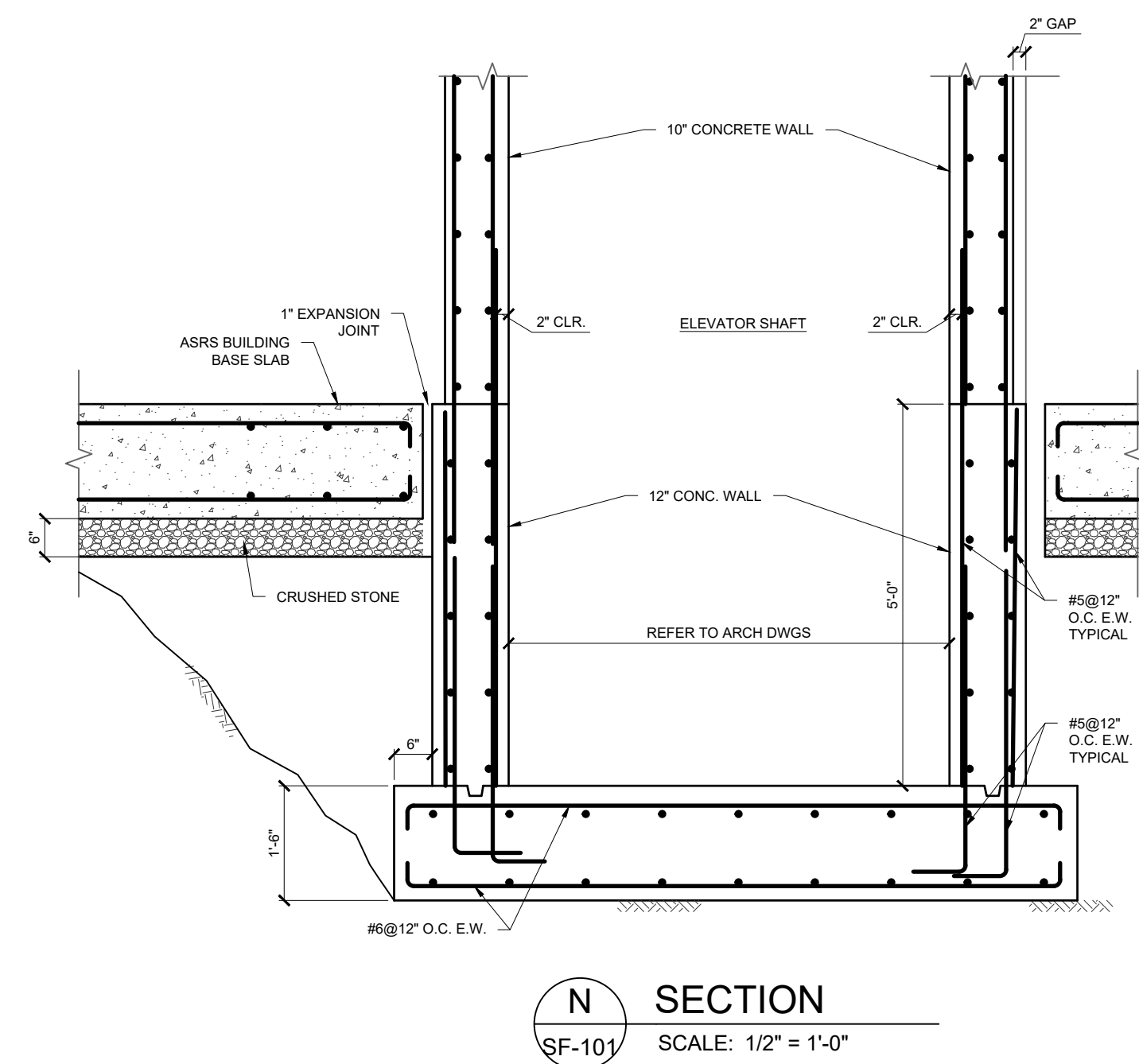
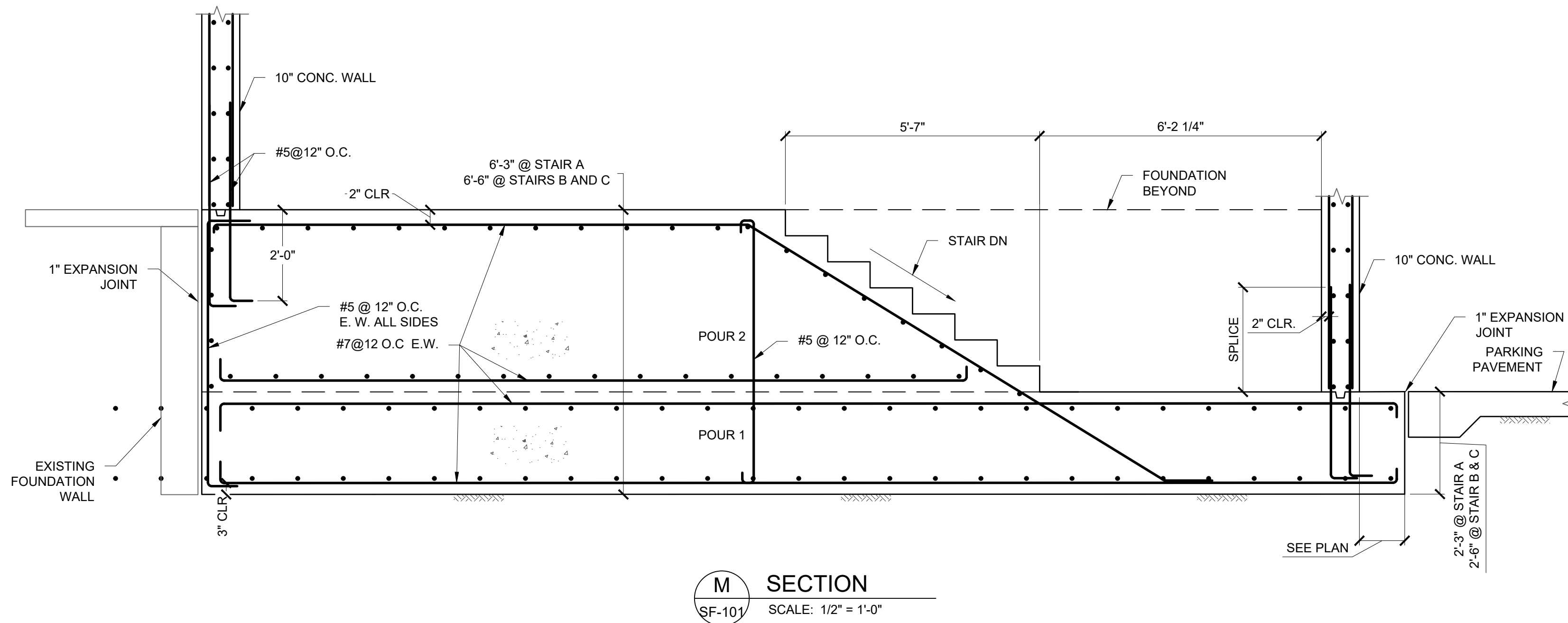
GEI



GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282



MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK



ASRS FOOTING SCHEDULE					
FOOTING#	DIMENSIONS			BOTTOM REINFORCING	
	LENGTH	WIDTH	THICKNESS	EW	NS
	FT	IN	FT		
F4	4'-0"	4'-0"	1'-6"	7#6	7#6
F5	5'-0"	5'-0"	1'-6"	8#6	8#6
F7	7'-0"	7'-0"	1'-6"	8#8	8#8
F36	3'-0"	6'-0"	1'-6"	8#6	4#6
F48	4'-0"	8'-0"	1'-6"	9#6	5#6

ALL PARKING AREA FOOTINGS ARE 5000 PSI CONCRETE

PARKING AREA FOOTING SCHEDULE						
FOOTING#	DIMENSIONS			BOTTOM REINFORCING		
	LENGTH	WIDTH	THICKNESS	REINFORCEMENT		
	EW	NS		EW	NS	
	FT	FT	FT			
F4	4'-0"	4'-0"	1'-6"	#6	#6	
F5	5'-0"	5'-0"	1'-6"	#6	#6	
F6	6'-0"	6'-0"	1'-6"	#6	#6	
F8	8'-0"	8'-0"	2'-0"	#8	#8	
F10	10'-0"	10'-0"	2'-6"	#8	#8	
F12	12'-0"	12'-0"	3'-0"	#8	#8	
F16	16'-0"	16'-0"	4'-0"	#11	#11	
F18	18'-0"	18'-0"	4'-0"	#11	#11	
F10-12	10'-0"	12'-0"	2'-6"	#8	#8	
F16-4	16'-0"	4'-0"	3'-0"	#8	#8	

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY : D. CHECHURIN

CHECKED BY : I. BEER

APPROVED BY : I. BEER

DATE: 7/26/2021

SCALE : AS SHOWN

DRAWING TITLE:

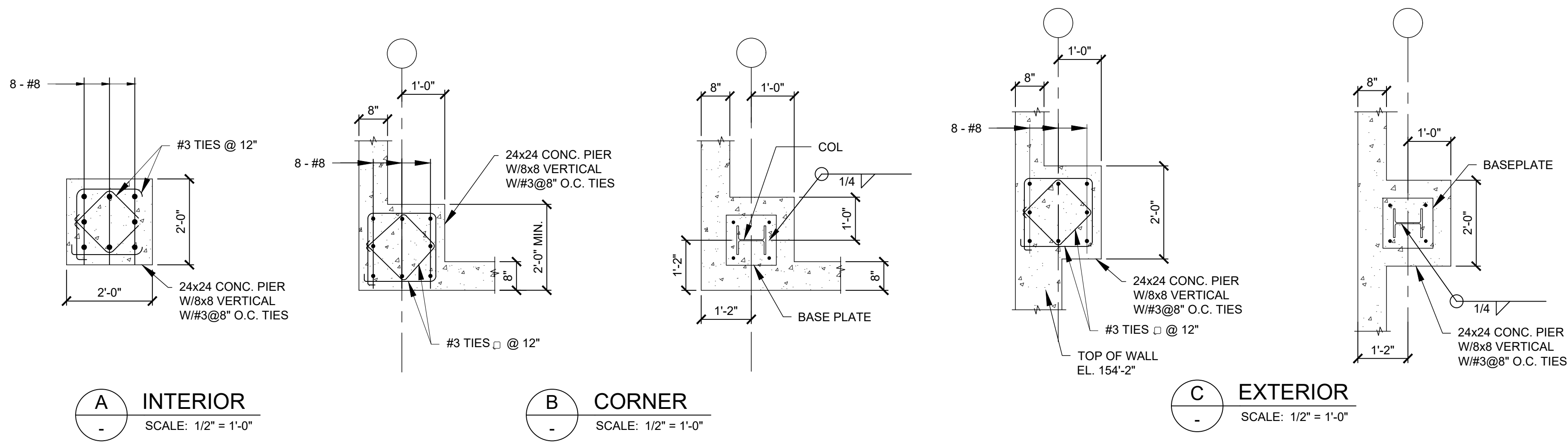
DRAWING TITLE:

SECTIONS AND DETAILS

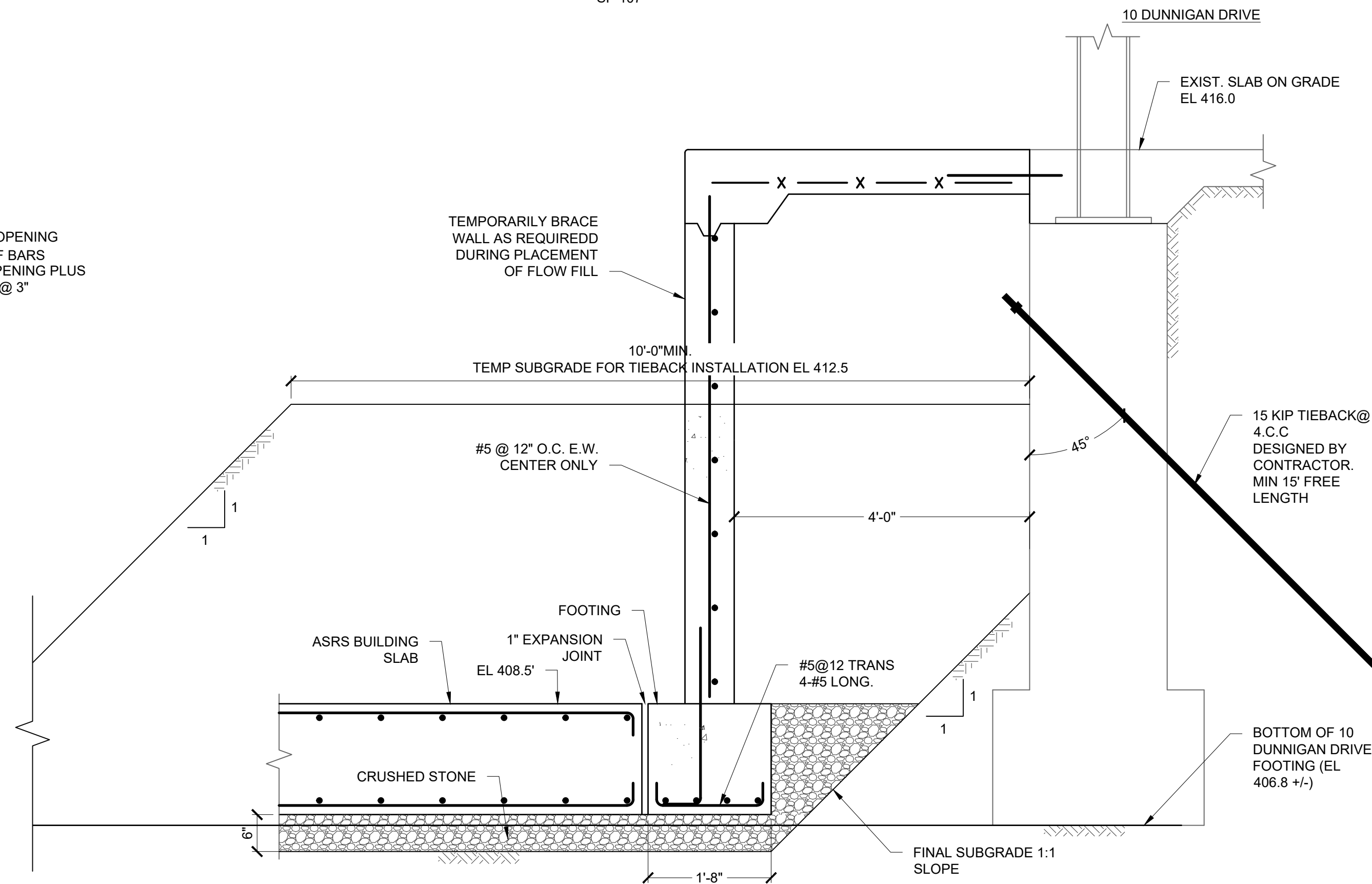
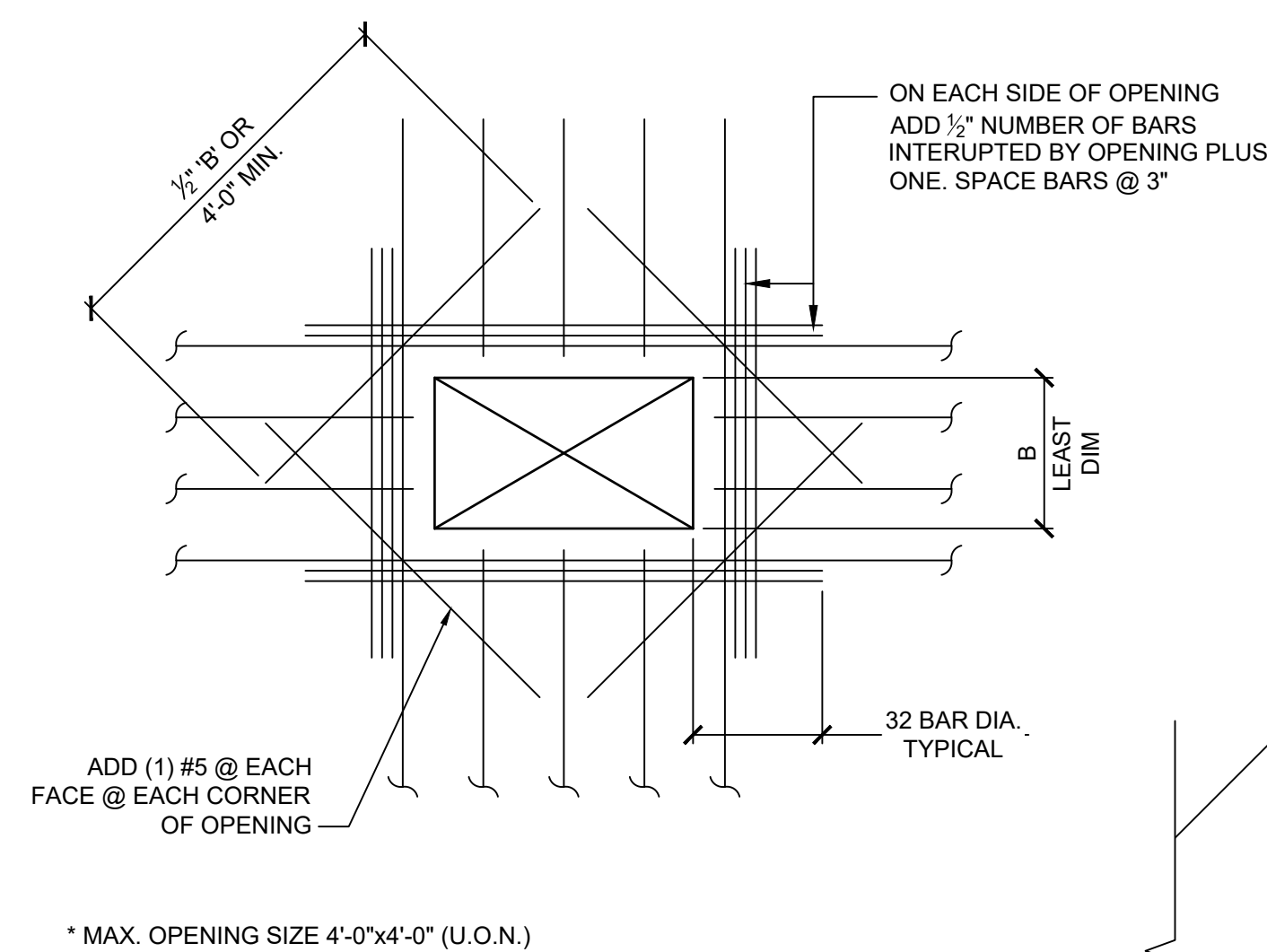
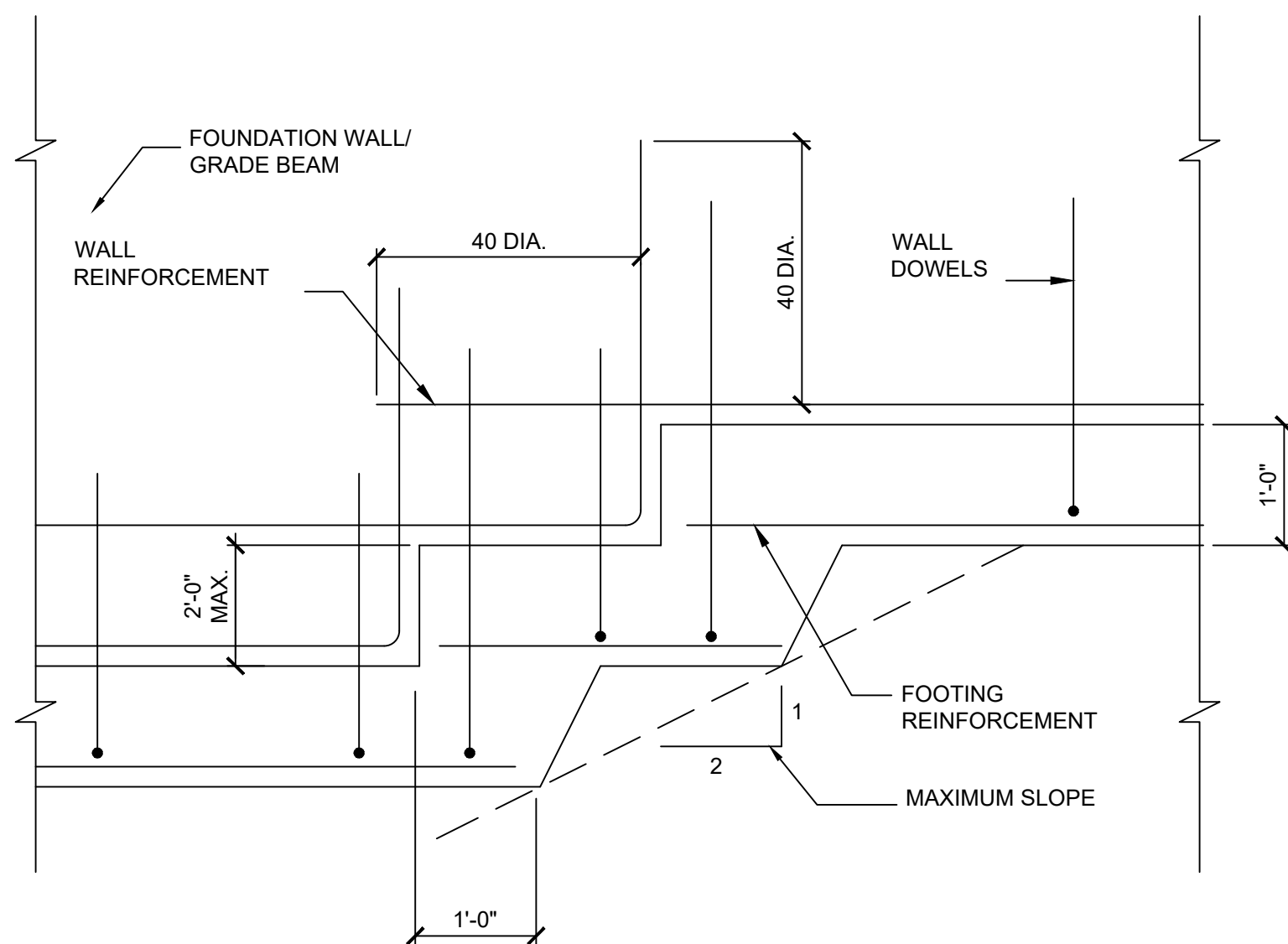
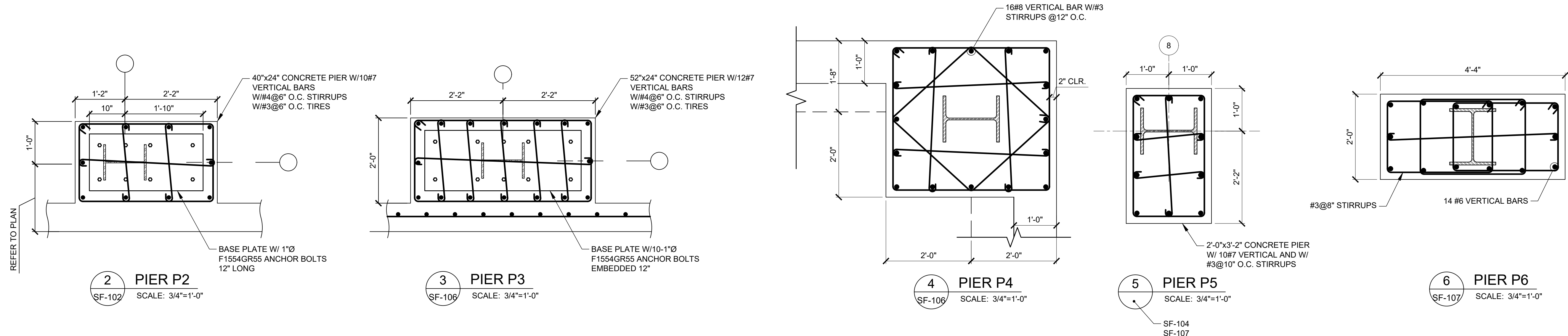
DWG NUMBER :

SF-203

20 OF 31



1 PIER P1 (TYP INTERIOR AND EXTERIOR WALL UNO)
SCALE: 1/2" = 1'-0"



ARCHITECT
di Domenico + Partners LLP
Architecture
Landscape Architecture
Planning
3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER
JMC
JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER
Burns
BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-967-3503

STRUCTURAL ENGINEER
GEI
GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282



MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY : D. CHECHURIN
CHECKED BY : I. BEER
APPROVED BY : I. BEER
DATE : 7/26/2021
SCALE : AS SHOWN

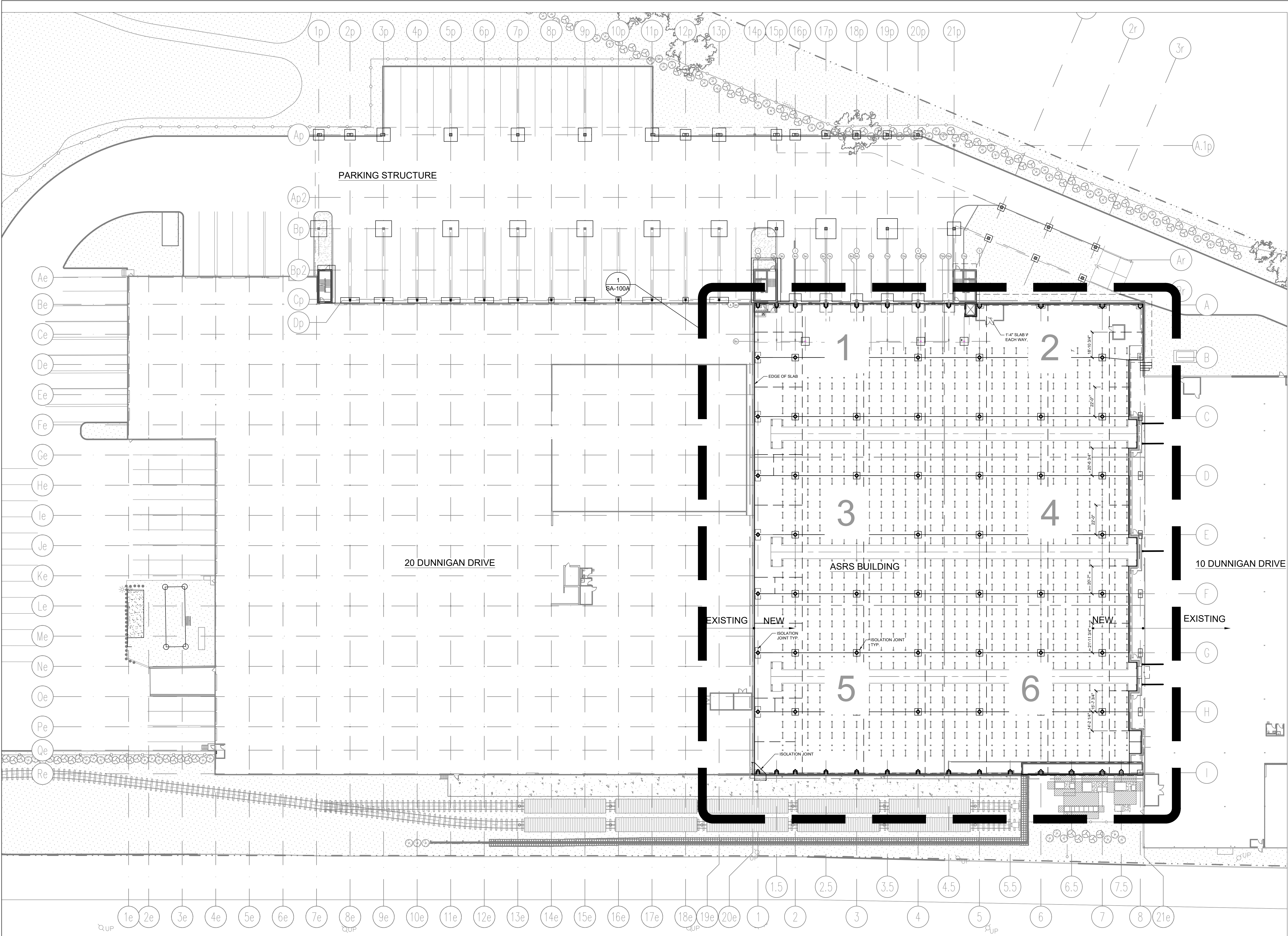
DRAWING TITLE : -

SECTIONS AND DETAILS

DWG NUMBER :
SF-204

21 OF 31

22 OF 31



FOUNDATION KEY PLAN
SCALE: 1/32" = 1'-0"

ARCHITECT
di Domenico + Partners LLP
Architecture
Landscape Architecture
Planning
3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER
JMC
JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER
Burns
BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER
GEI
GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282



MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY : D. CHECHURIN
CHECKED BY : P. BRUNO
APPROVED BY : P. BRUNO
DATE : 9/10/2021
SCALE : AS SHOWN

DRAWING TITLE :

SLAB ON GRADE - KEY PLAN

SA-100

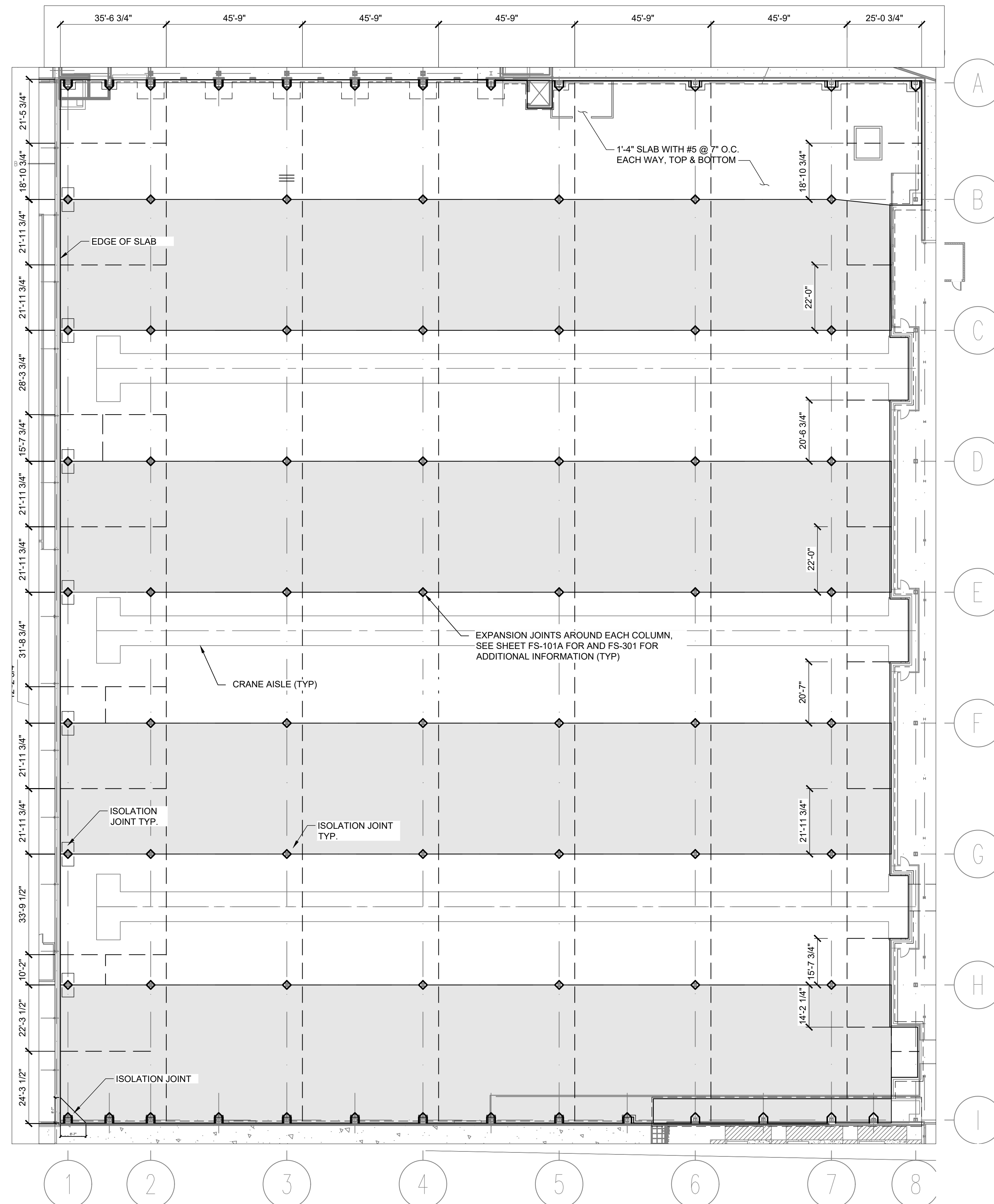
23 OF 31

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.2
2	PROGRESS SET	11.29.2

DATE :	07/10/2024
SCALE :	AS SHOWN

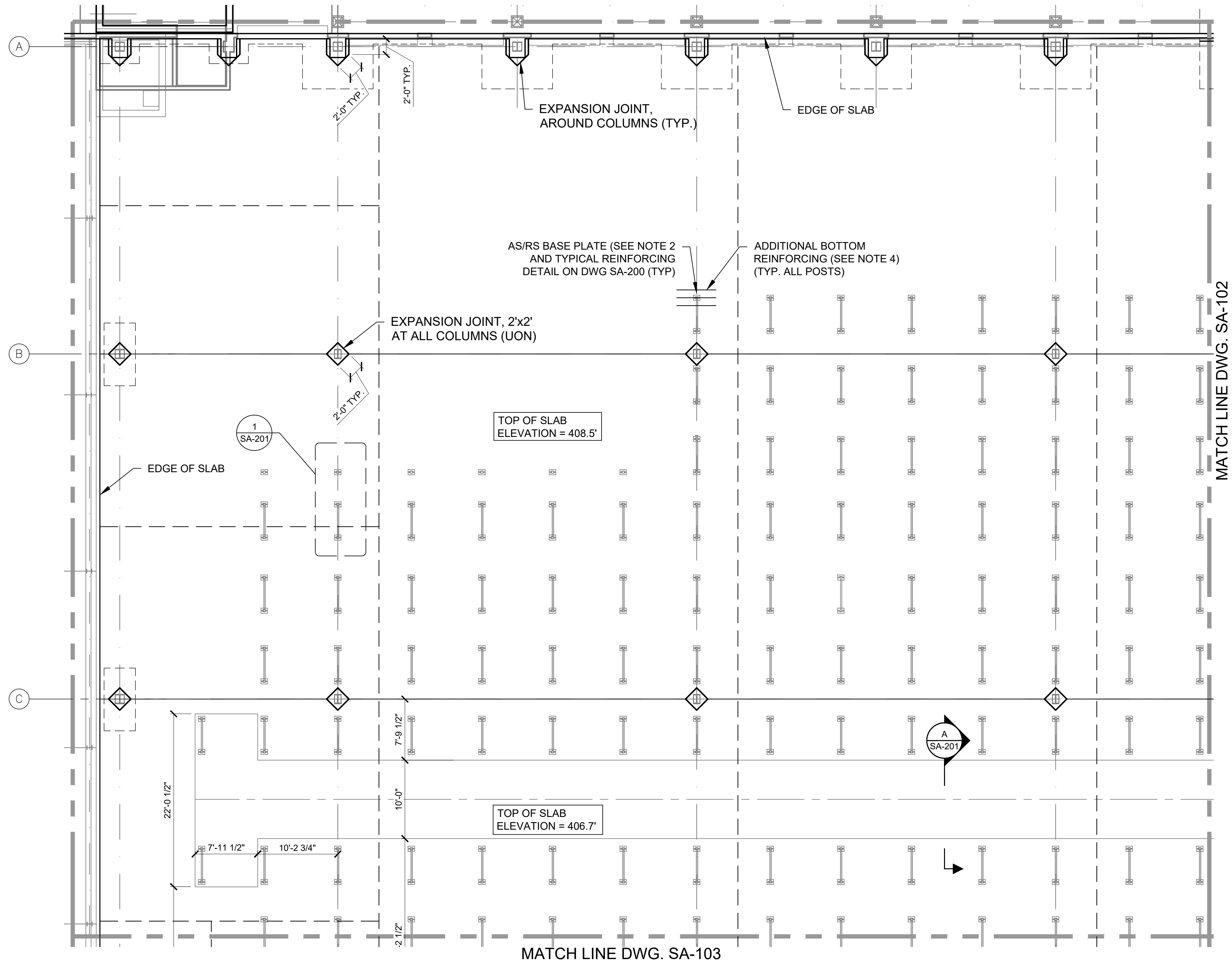
SLAB ON GRADE JOINT PLAN AND PLACEMENT SEQUENCE

24 OF 31

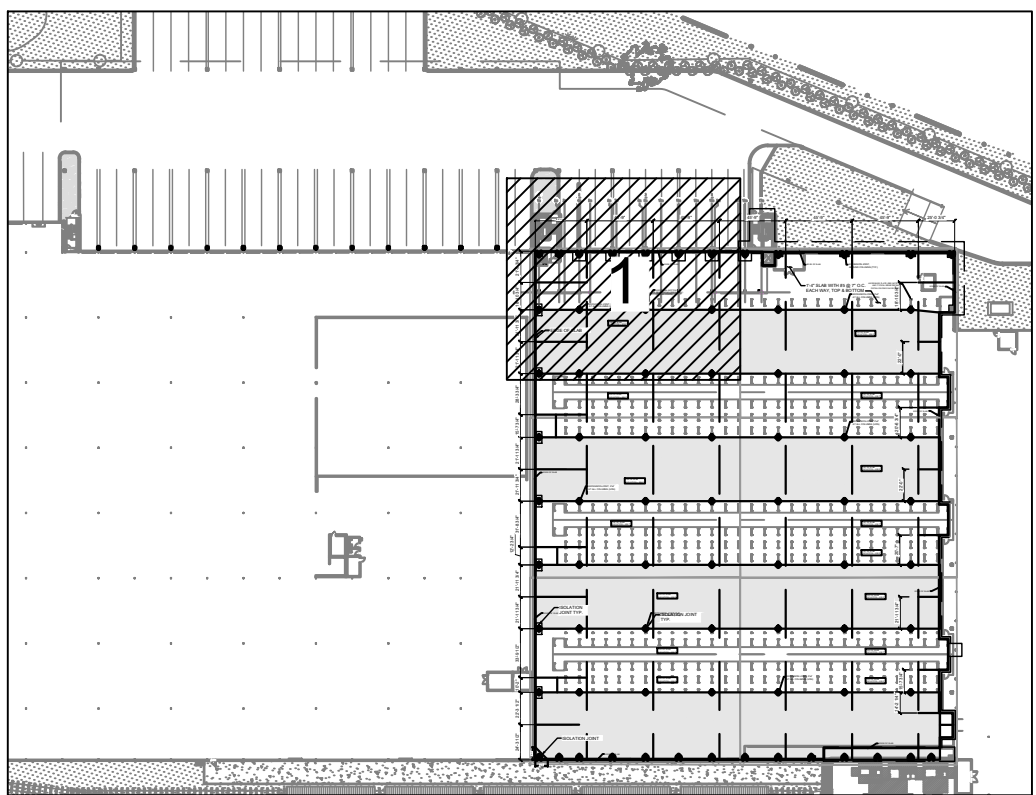


SLAB ON GRADE JOINT PLAN AND PLACEMENT SEQUENCE

20 DUNNIGAN DRIVE



1 PART PLAN
SCALE: 1/8" = 1'-0"



KEY PLAN
SCALE: N.T.S.

LEGEND

- CONSTRUCTION OR CONTRACTION JOINT
- CONTRACTION JOINT
- EXPANSION JOINT AROUND COLUMN

NOTES:

- FOR SLAB REINFORCING, SEE DRAWING SA-200
- NO TOP REINFORCING SHALL BE PLACED WITHIN 4 INCHES OF THE ANCHOR BOLTS FOR THE AS/RS BASE PLATES
- ALL SLABS ARE 13" SLAB WITH #6 @ 9" O.C. BOTH WAYS T&B. TYP. U.N.O
- REFER TO ARCH DRAWINGS FOR SLAB FINISH
- ASRS POST LOADING (ASD)
DL= 3 KIPS
LL=56 KIPS
EQ= 7 KIPS

ARCHITECT
di Domenico + Partners LLP
Architecture
Landscape Architecture
Planning
3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER
JMC
JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER
Burns BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER
GEI Consultants
GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282



MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY : D. CHECHURIN

CHECKED BY : P. BRUNO

APPROVED BY : P. BRUNO

DATE : 9/10/2021

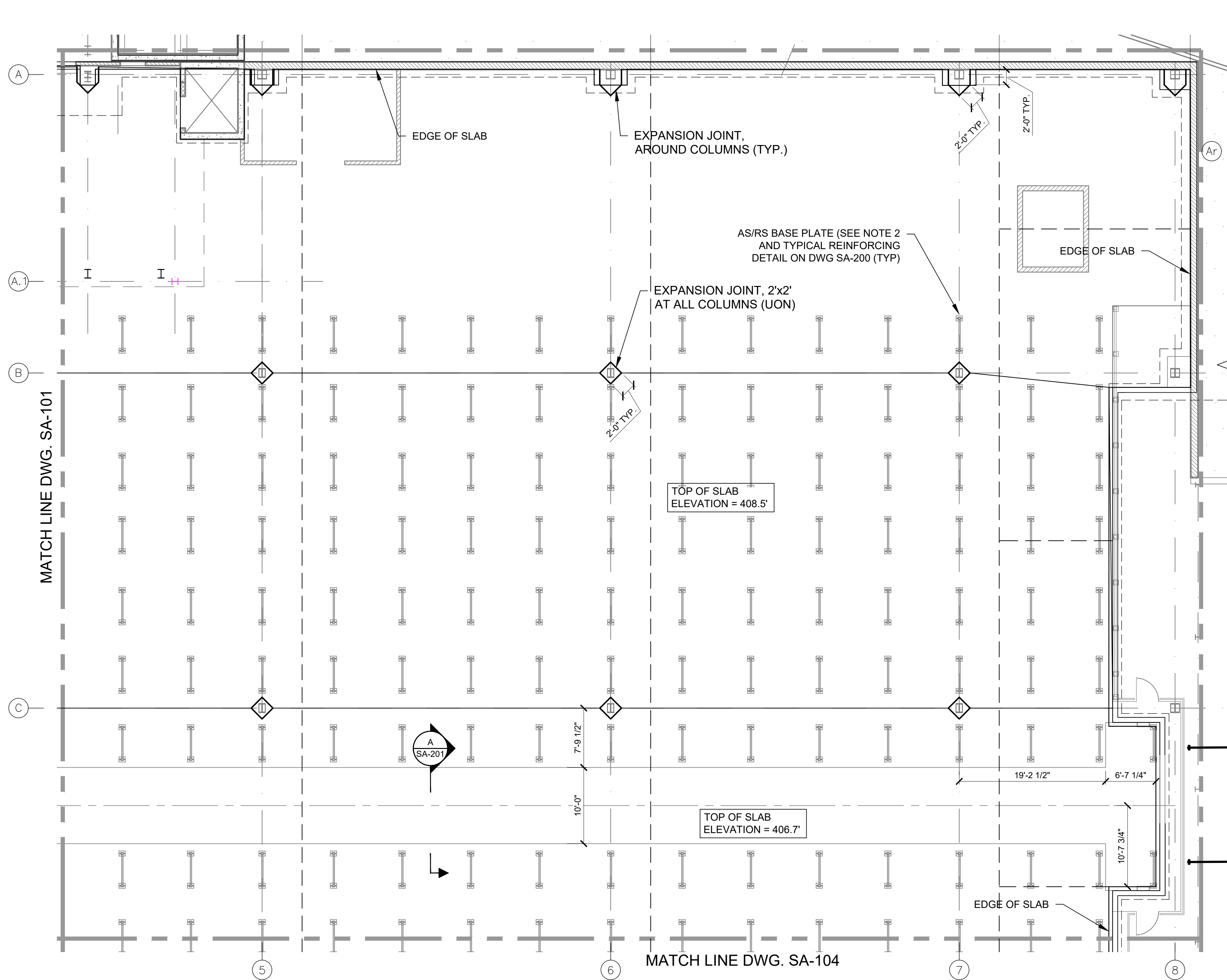
SCALE : AS SHOWN

DRAWING TITLE :

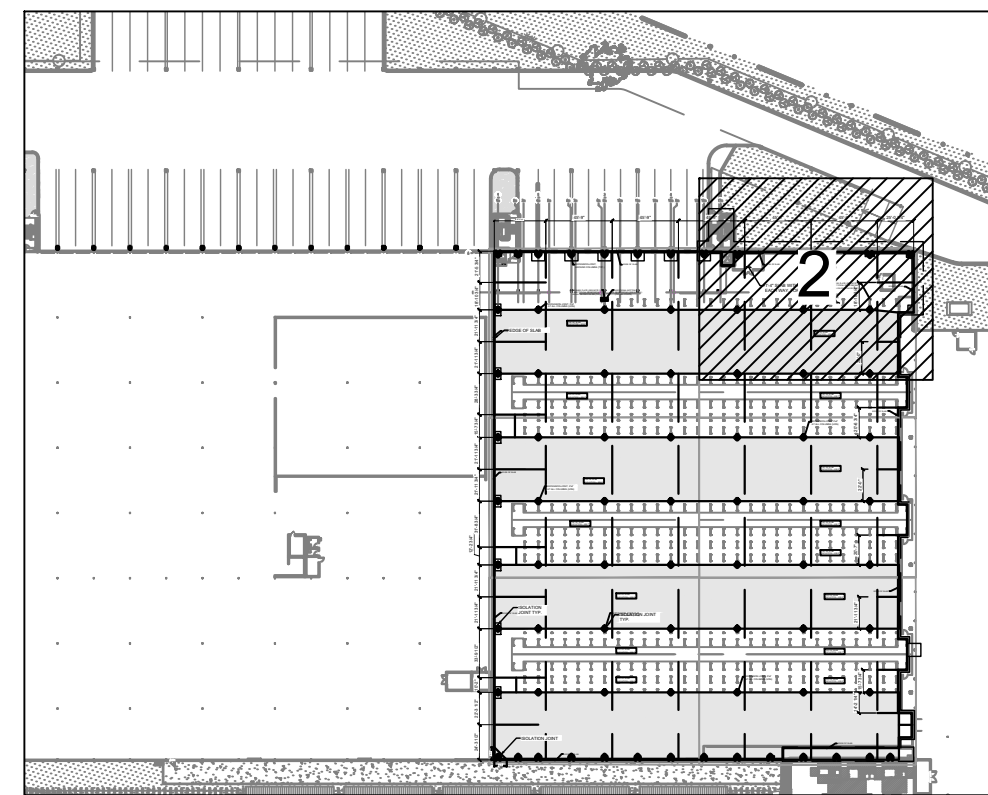
SLAB ON EDGE PART PLAN

SA-101

25 OF 31



2 PART PLAN
SCALE: 1/8" = 1'-0"



KEY PLAN
SCALE: N.T.S.

LEGEND

- CONSTRUCTION OR CONTRACTION JOINT
- CONTRACTION JOINT
- EXPANSION JOINT AROUND COLUMN

NOTES:

- FOR SLAB REINFORCING, SEE DRAWING SA-200
- NO TOP REINFORCING SHALL BE PLACED WITHIN 4 INCHES OF THE ANCHOR BOLTS FOR THE AS/RS BASE PLATES
- ALL SLABS ARE 13" SLAB WITH #6 @ 9" O.C. BOTH WAYS T&B. TYP. UNO.
-
- REFER TO ARCH DRAWINGS FOR SLAB FINISH
- ASRS POST LOADING (ASD)
DL= 3 KIPS
LL=56 KIPS
EQ= 7 KIPS

ARCHITECT
di Domenico + Partners LLP
Architecture
Landscape Architecture
Planning
3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER
JMC
JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER
Burns
BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER
GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282



MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY :	D. CHECHURIN
CHECKED BY :	P. BRUNO
APPROVED BY :	P. BRUNO
DATE :	9/10/2021
SCALE :	AS SHOWN

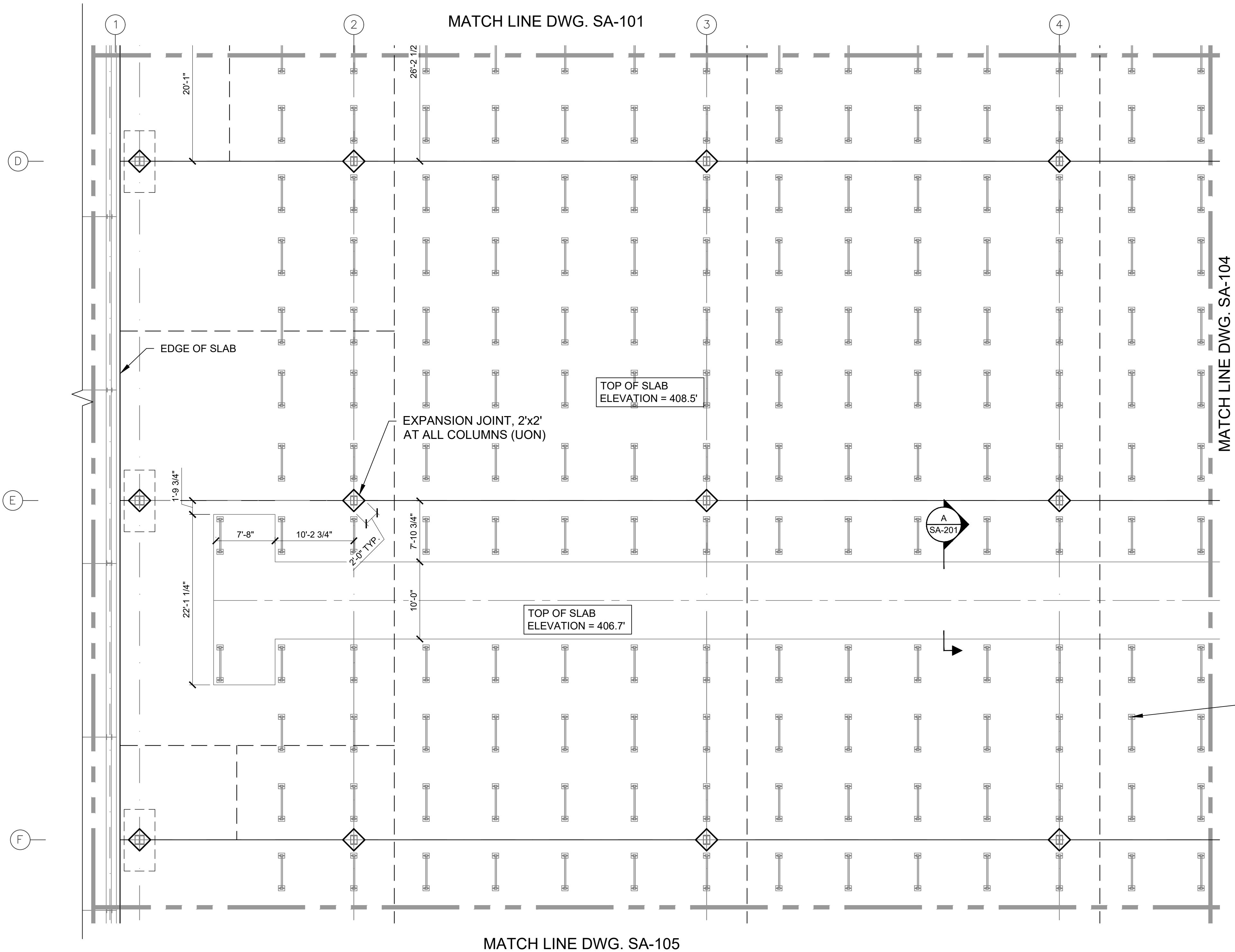
DRAWING TITLE :

SLAB ON EDGE PART PLAN

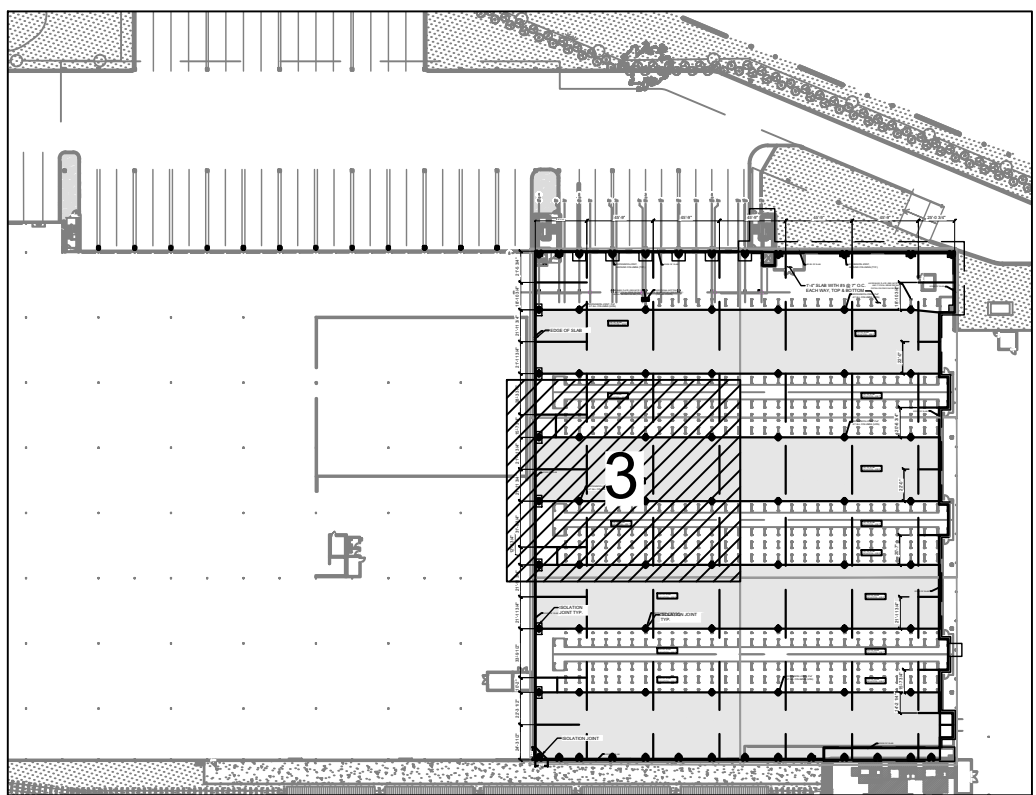
SA-102

26 OF 31

20 DUNNIGAN DRIVE



3 PART PLAN
SCALE: 1/8" = 1'-0"



KEY PLAN
SCALE: N.T.S.

LEGEND

- CONSTRUCTION OR CONTRACTION JOINT
- CONTRACTION JOINT
- EXPANSION JOINT AROUND COLUMN

NOTES:

- FOR SLAB REINFORCING, SEE DRAWING SA-200
- NO TOP REINFORCING SHALL BE PLACED WITHIN 4 INCHES OF THE ANCHOR BOLTS FOR THE AS/RS BASE PLATES
- ALL SLABS ARE 13" SLAB WITH #6 @ 9" O.C. BOTH WAYS T&B. TYP. UNO.
-
- REFER TO ARCH DRAWINGS FOR SLAB FINISH
- ASRS POST LOADING (ASD)
DL= 3 KIPS
LL=56 KIPS
EQ= 7 KIPS

AS/RS BASE PLATE (SEE NOTE 2 AND TYPICAL REINFORCING DETAIL ON DWG SA-200 (TYP))

ARCHITECT
di Domenico + Partners LLP
Architecture
Landscape Architecture
Planning
3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER
JMC
JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER
Burns BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER
GEI Consultants
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282



MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY : D. CHECHURIN

CHECKED BY : P. BRUNO

APPROVED BY : P. BRUNO

DATE : 9/10/2021

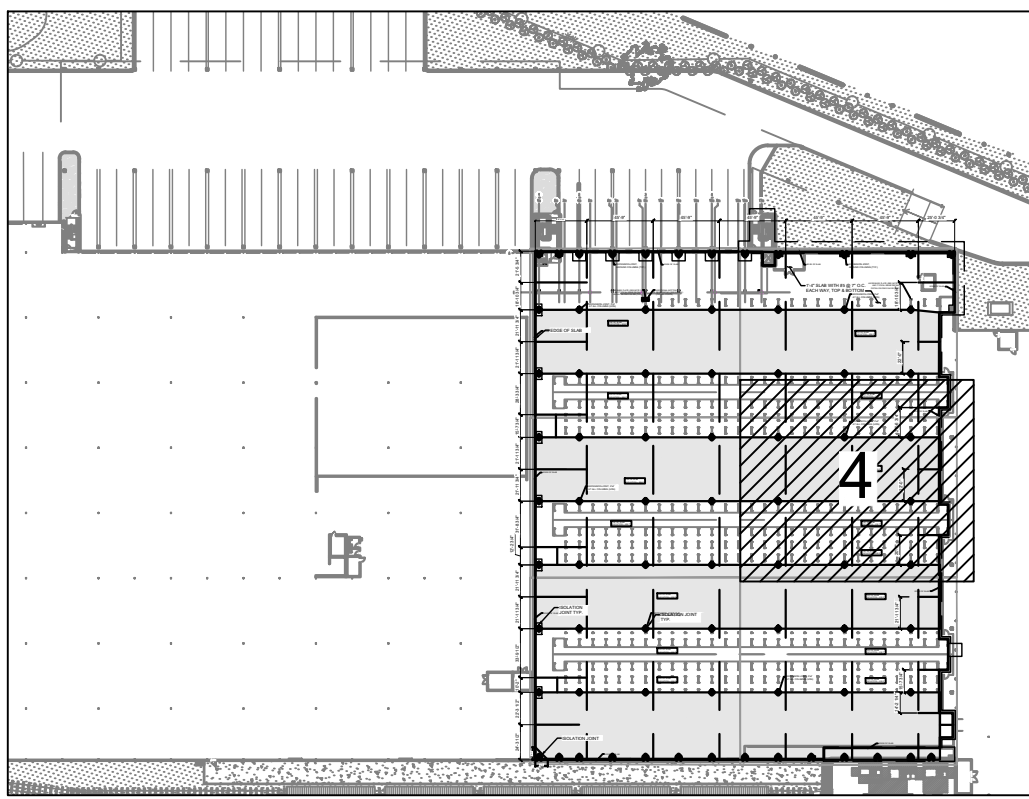
SCALE : AS SHOWN

DRAWING TITLE :

SLAB ON EDGE PART PLAN

SA-103

27 OF 31



KEY PLAN
SCALE: N.T.S.

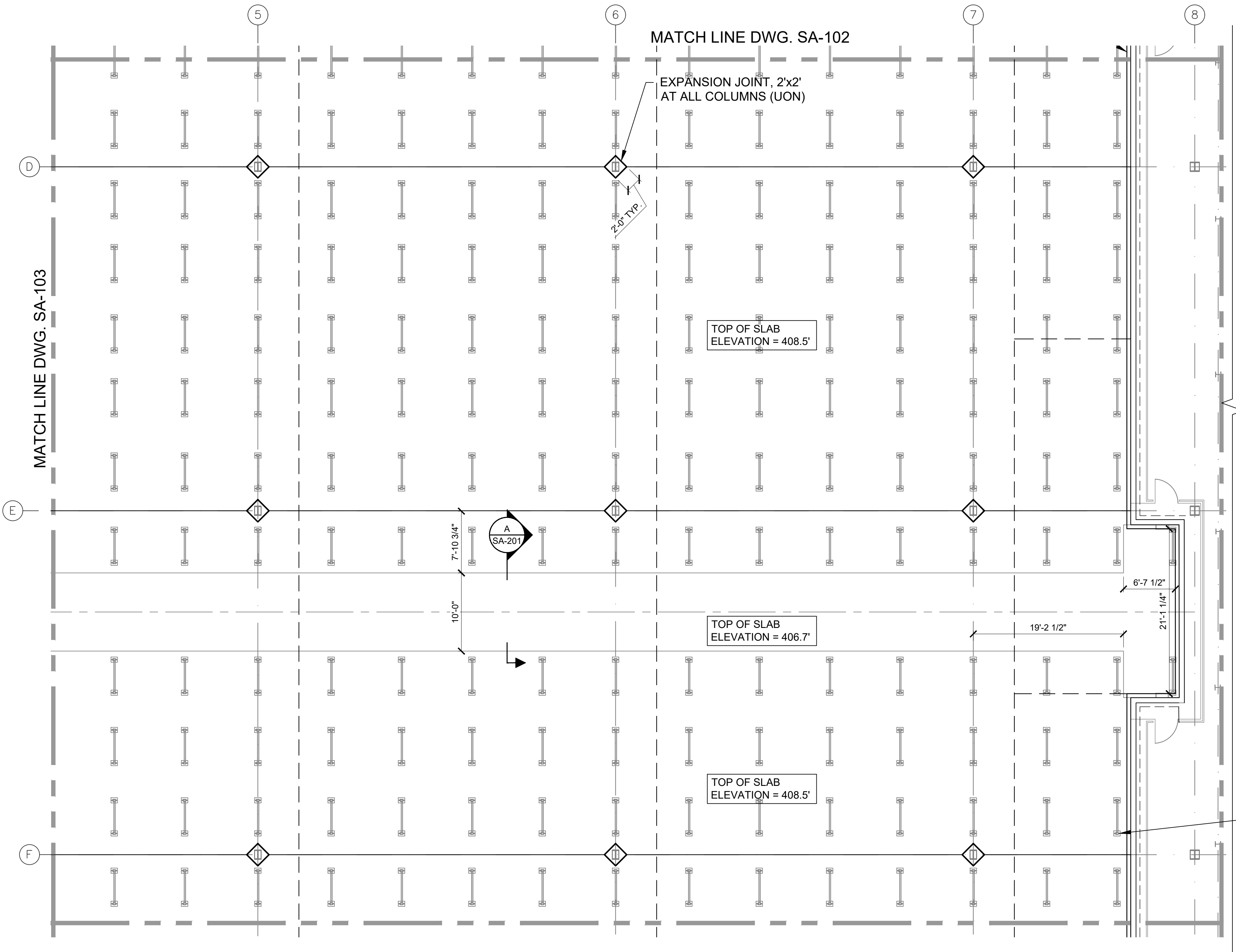
LEGEND

- CONSTRUCTION OR CONTRACTION JOINT
- CONTRACTION JOINT
- EXPANSION JOINT AROUND COLUMN

NOTES:

- FOR SLAB REINFORCING, SEE DRAWING SA-200
- NO TOP REINFORCING SHALL BE PLACED WITHIN 4 INCHES OF THE ANCHOR BOLTS FOR THE AS/RS BASE PLATES
- ALL SLABS ARE 13" SLAB WITH #6 @ 9" O.C. BOTH WAYS T&B. TYP. UNO.
-
- REFER TO ARCH DRAWINGS FOR SLAB FINISH
- ASRS POST LOADING (ASD)
DL = 3 KIPS
LL = 56 KIPS
EQ = 7 KIPS

AS/RS BASE PLATE (SEE NOTE 2 AND TYPICAL REINFORCING DETAIL ON DWG SA-200 (TYP))



4 PART PLAN
SCALE: 1/8" = 1'-0"

ARCHITECT
di Domenico + Partners LLP
Architecture
Landscape Architecture
Planning
3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER
JMC
JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER
Burns
BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER
GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282



MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

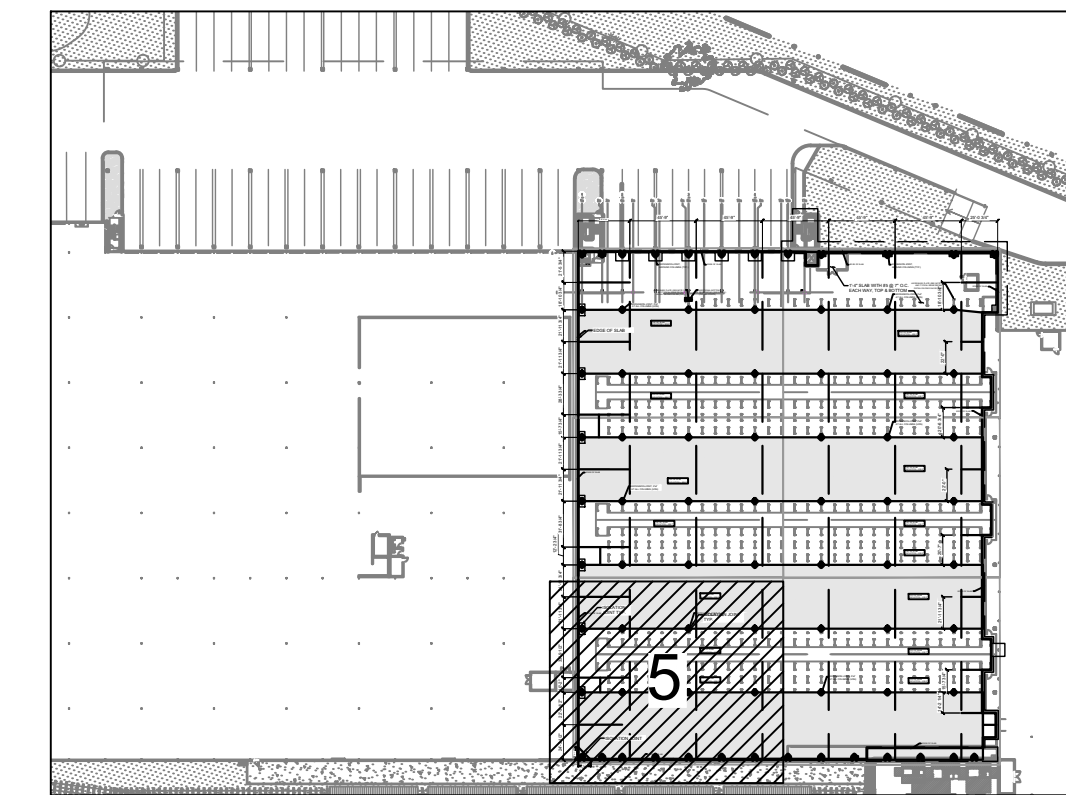
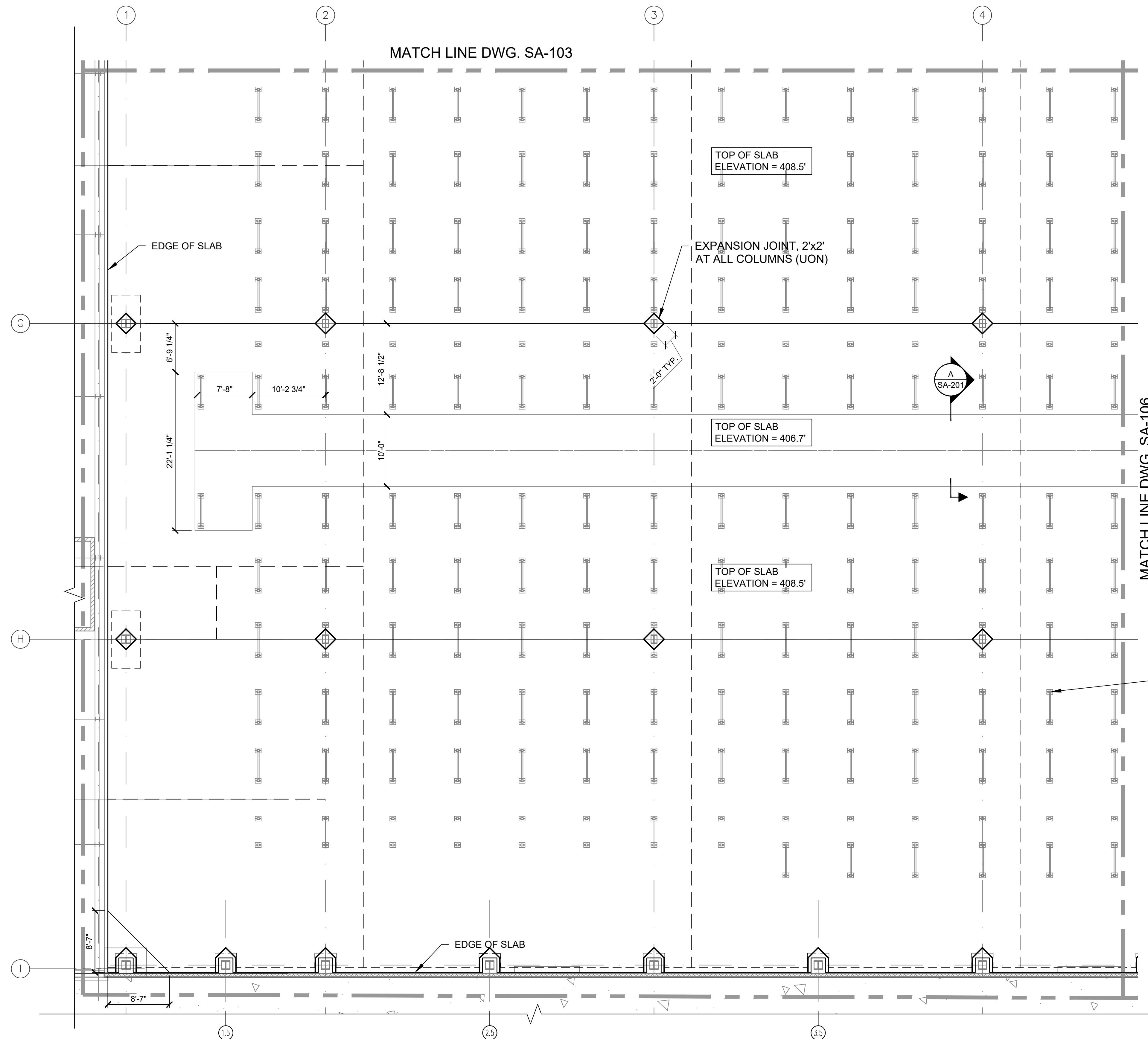
DRAWN BY :	D. CHECHURIN
CHECKED BY :	P. BRUNO
APPROVED BY :	P. BRUNO
DATE :	9/10/2021
SCALE :	AS SHOWN

DRAWING TITLE :

SLAB ON EDGE PART PLAN

SA-104

28 OF 31



LEGEND

- CONSTRUCTION OR CONTRACTION JOINT
- CONTRACTION JOINT
- EXPANSION JOINT AROUND COLUMN

NOTES:

- FOR SLAB REINFORCING, SEE DRAWING SA-200
- NO TOP REINFORCING SHALL BE PLACED WITHIN 4 INCHES OF THE ANCHOR BOLTS FOR THE AS/RS BASE PLATES
- ALL SLABS ARE 13" SLAB WITH #6 @ 9" O.C. BOTH WAYS T&B. TYP. UNO.
-
-
- ASRS POST LOADING (ASD)
DL= 3 KIPS
LL=56 KIPS
EQ= 7 KIPS

AS/RS BASE PLATE (SEE NOTE 2 AND TYPICAL REINFORCING DETAIL ON DWG SA-200 (TYP))

ARCHITECT
di Domenico + Partners LLP
Architecture
Landscape Architecture
Planning
3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER
JMC
JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER
Burns
BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER
GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282



MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

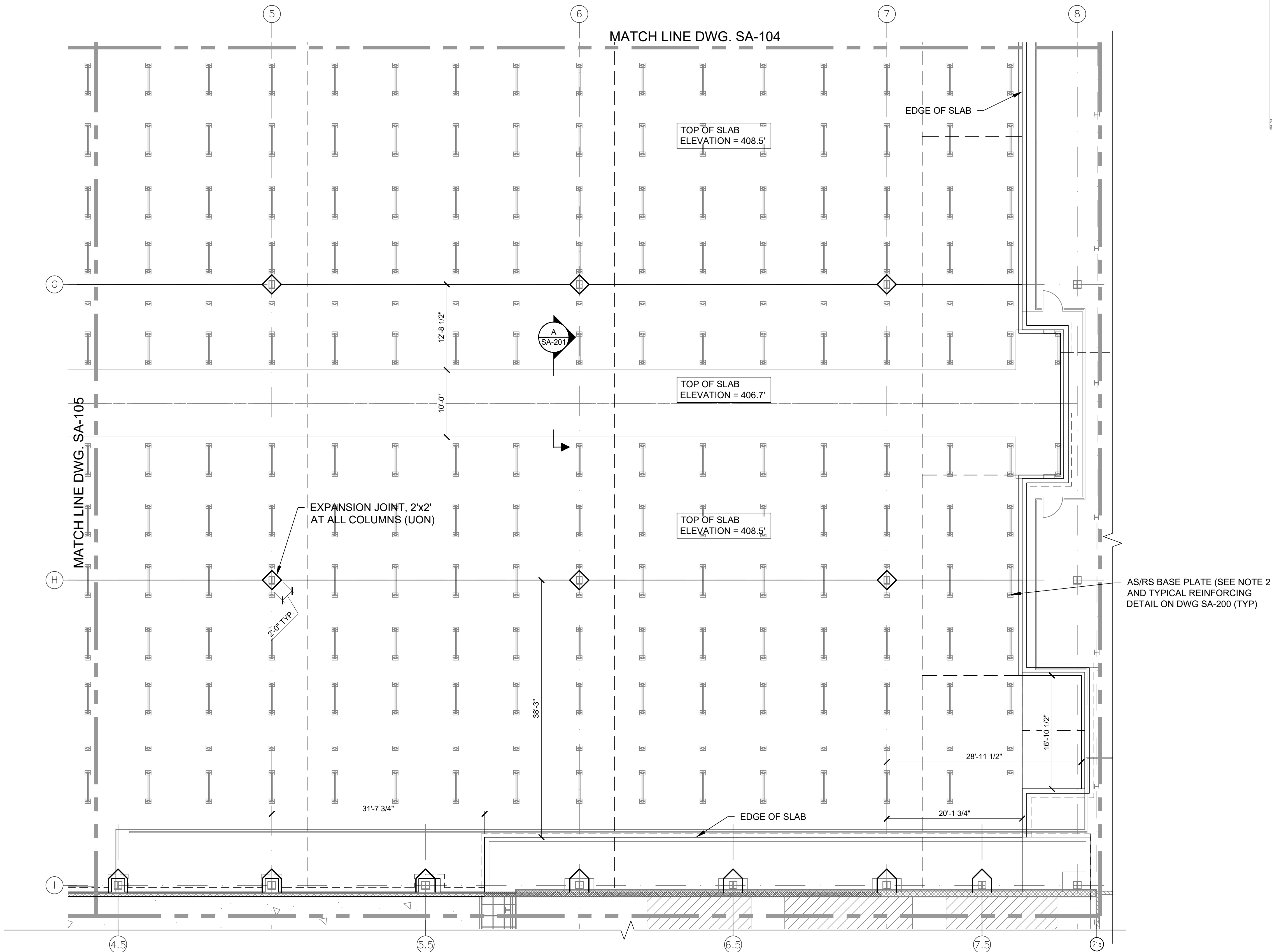
DRAWN BY :	D. CHECHURIN
CHECKED BY :	P. BRUNO
APPROVED BY :	P. BRUNO
DATE :	9/10/2021
SCALE :	AS SHOWN

DRAWING TITLE :

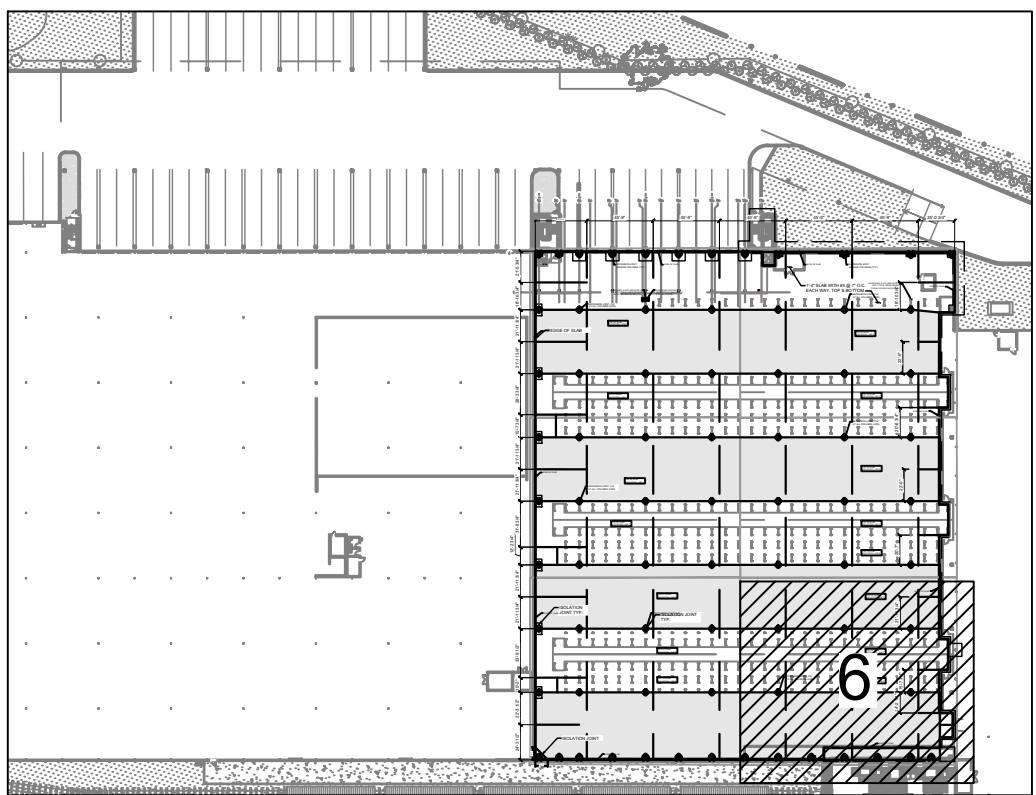
SLAB ON EDGE PART PLAN

SA-105

29 OF 31



6 PART PLAN
SCALE: 1/8" = 1'-0"



KEY PLAN
SCALE: N.T.S.

LEGEND

- CONSTRUCTION OR CONTRACTION JOINT
- CONTRACTION JOINT
- EXPANSION JOINT AROUND COLUMN

NOTES:

- FOR SLAB REINFORCING, SEE DRAWING SA-200
- NO TOP REINFORCING SHALL BE PLACED WITHIN 4 INCHES OF THE ANCHOR BOLTS FOR THE AS/RS BASE PLATES
- ALL SLABS ARE 13" SLAB WITH #6 @ 9" O.C. BOTH WAYS T&B. TYP. UNO.
-
- REFER TO ARCH DRAWINGS FOR SLAB FINISH
- ASRS POST LOADING (ASD)
DL = 3 KIPS
LL = 56 KIPS
EQ = 7 KIPS

ARCHITECT
di Domenico + Partners LLP
Architecture
Landscape Architecture
Planning
3743 Crescent Street, 3rd Floor
Long Island City, New York 11101
Tel 212-337-0400
Fax 212-337-3567

CIVIL PLANNING ENGINEER
JMC
JMC Planning Engineering Landscape
Architecture & Land Surveying, PLLC
120 Bedford Road
Armonk, New York 10504
Tel 914-273-5225
Fax 914-273-2102

MEP ENGINEER
Burns
BURNS ENGINEERING, PC.
1261 Broadway, Suite 708
New York, New York 10001
Tel 212-962-3503

STRUCTURAL ENGINEER
GEI
530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282



MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWN BY :	D. CHECHURIN
CHECKED BY :	P. BRUNO
APPROVED BY :	P. BRUNO
DATE :	9/10/2021
SCALE :	AS SHOWN

DRAWING TITLE :

SLAB ON EDGE PART PLAN

SA-106

30 OF 31



NOTES:
1. PROVIDE 90 DEG HOOK AT TERMINATIONS
OF ALL BARS AT THE EDGES OF THE SLAB

STRUCTURAL ENGINEER

GEI
Consultants

530 7th Avenue, Suite 2007
New York, New York 10018
Tel 212-687-8282

MANHATTAN BEER DISTRIBUTORS
20 DUNNIGAN DRIVE
SUFFERN, NEW YORK

REV	DESCRIPTION	DATE
1	ISSUED FOR BID	10.15.21
2	PROGRESS SET	11.29.21

DRAWING TITLE:

SECTIONS AND DETAILS

SA-200

31 OF 31