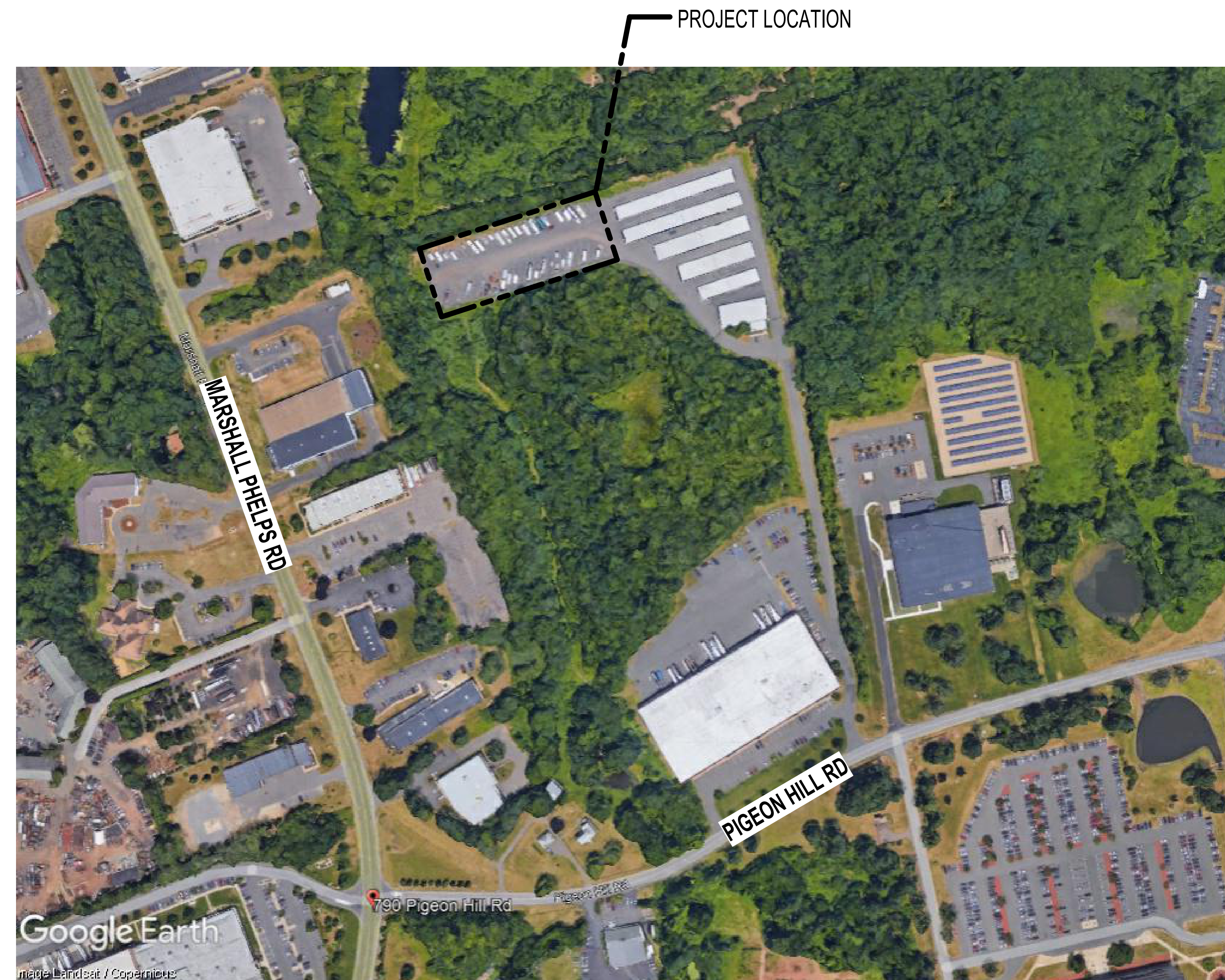


STWIN - SROA WINDSOR, CT.

NEW SELF-STORAGE BUILDING

610 PIGEON HILL RD.
WINDSOR, CT. 06095

PLANNING SUBMISSION 9.25.2023



SYMBOL LEGEND

	CALLOUT
	CENTERLINE
	CONTROL JOINT
	DOOR NUMBER
	ELEVATION MARK
	ELEVATION VIEW
	STOREFRONT ELEVATION VIEW
	KEYED NOTE
	MATERIAL TAG
	NORTH ARROW
	ROOM TAG
	SPECIALTY EQUIPMENT TAG
	BUILDING SECTION
	WALL SECTION
	DETAIL SECTION
	WALL TYPE
	WINDOW TYPE

PROJECT INFORMATION

PROJECT ADDRESS: 610 PIGEON HILL RD.
WINDSOR, CT. 06095

PROJECT SUMMARY: NEW SELF-STORAGE BUILDING ON EXISTING SELF-STORAGE PROPERTY

BUILDING SUMMARY: NEW SINGLE STORY SELF-STORAGE BUILDING

CONSTRUCTION TYPE: IIB

SPRINKLER SYSTEM: FULLY SPRINKLED

FIRE ALARM SYSTEM: NONE

OCCUPANCY CLASSIFICATION: "S-1" STORAGE

OCCUPANTS: 49

BUILDING AREA (GROSS)
24,190 SF

GENERAL NOTES

VERIFY ALL EXISTING CONDITIONS AND DIMENSIONS BEFORE STARTING WORK. IMMEDIATELY NOTIFY ARCHITECT OF ANY DISCREPANCIES.

PERFORM WORK SO AS TO AVOID DISRUPTION OF TENANT OPERATIONS. PROVIDE TEMPORARY DUST/DEBRIS CONTROL AS REQUIRED. MAINTAIN ACCESS TO ALL MEANS OF EGRESS AND EXITS.

ALL SUB-CONTRACTORS (I.E. FIRE PROTECTION, HVAC, FIRE ALARM, ELECTRICAL, ETC.) TO DESIGN AND INSTALL SYSTEM PER TENANT / OWNER REQUIREMENTS AND IN STRICT ACCORDANCE WITH THE REQUIREMENTS OF ALL APPLICABLE CODES.

PROVIDE ANY BRACING, SHORING, AND TEMPORARY SUPPORTS AS REQUIRED.

ALL FLOOR, WALL, CEILING, AND MISC. FIRE RESISTIVE ASSEMBLIES AND CONSTRUCTION SHALL BE OF THE FIRE RATING CALLED FOR ON THE DRAWINGS AND / OR AS REQUIRED BY CODE. FIRE RATED ASSEMBLIES AND CONSTRUCTION INCLUDING ALL FIRE STOPPING, FIRE RATED DOORS AND MISC. FIRE RESISTIVE REQUIREMENTS SHALL BE LEFT UNCONCEALED AS REQUIRED FOR INSPECTION BY THE BUILDING OFFICIAL.

ALL ITEMS SHOWN ARE NEW UNLESS OTHERWISE NOTED.

SEAL ALL PENETRATIONS THROUGH BUILDING ENVELOPE.

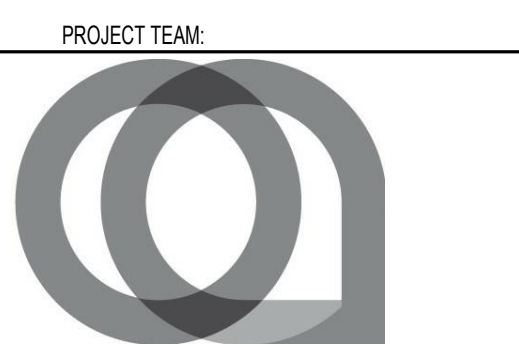
SHOULD THE CONTRACTOR ENCOUNTER CONFLICT BETWEEN THESE PLANS AND SPECIFICATIONS, EITHER AMONG THEMSELVES OR WITH THE REQUIREMENTS OF ANY AND ALL REVIEWING AND PERMIT-ISSUING AGENCIES, HE SHALL SEEK CLARIFICATION IN WRITING FROM THE OWNER'S REPRESENTATIVE BEFORE COMMENCEMENT OF CONSTRUCTION. BIDS SHALL OTHERWISE BE BASED ON THE MOST COSTLY INTERPRETATION BY THE OWNERS REPRESENTATIVE AND ARCHITECT. WARRANTY FOR ANY SUBSTITUTIONS OR ALTERNATES SHALL MATCH THAT SHOWN FOR ORIGINAL SPECIFICATION.

ABBREVIATIONS

#	POUND OR NUMBER	HVAC	HEATING, VENTILATING, AND AIR CONDITIONING
&	AND	IRGWB	IMPACT RESISTANT GYPSUM WALL BOARD
@	AT	ILO	IN LIEU OF
ACT	ACOUSTIC CEILING TILE	INSUL	INSULATED OR INSULATION
AD	AREA DRAIN	INT	INTERIOR
AF	ABOVE FINISHED FLOOR	LD	LOW
ALUM	ALUMINUM	MAX	MAXIMUM
ANOD	ANODIZED	MO	MASONRY OPENING
BSMT	BASEMENT	MECH	MECHANICAL
BYND	BEYOND	MEMBR	MEMBRANE
BOT	BOTTOM	MIN	MINIMUM
CIP	CAST IN PLACE	MRGWB	MOISTURE-RESISTANT GYPSUM WALL BOARD
CHNL	CHANNEL	MTL	METAL
CJ	CONTROL JOINT	NIC	NOT IN CONTRACT
CLG	CEILING	NO	NUMBER
CLR	CLEAR	NOM	NORMAL
CMU	CONCRETE MASONRY UNIT	OFCI	OWNER FURNISHED, CONTRACTOR INSTALLED
COL	COLUMN	OFOI	OWNER FURNISHED, OWNER INSTALLED
COMPR	COMPRESSIBLE	OC	ON CENTER
CONC	CONCRETE	OH	OPPOSITE HAND
CONT	CONTINUOUS	OZ	OUNCE
CPT	CARPET	PCC	PRE-CAST CONCRETE
CT	CERAMIC TILE	PLUMB	PLUMBING
CTYD	COURTYARD	PLYD	PLYWOOD
DBL	DOUBLE	PT	PRESSURE TREATED, PAINT OR PAINTED
DEMO	DEMOLISH OR DEMOLITION	PVC	POLYVINYL CHLORIDE
DA	DIAMETER	RBR	RUBBER
DM	DIMENSION	RCP	REFLECTED CEILING PLAN
DIMS	DIMENSIONS	RO	ROUGH OPENING
DN	DOWN	REQD	REQUIRED
DR	DOOR	RO	ROUGH OPENING
DWG	DRAWING	RM	ROOM
EA	EACH	SM	SIMILAR
EJ	EXPANSION JOINT	SPEC	SPECIFIED OR SPECIFICATION
EL	ELEVATION	SPK	SPRINKLER OR SPEAKER
ELEC	ELECTRICAL	SSTL	STAINLESS STEEL
ELEV	ELEVATOR OR ELEVATION	STC	SOUND TRANSMISSION COEFFICIENT
EPDM	ETHYLENE PROPYLENE DIENE M-CLASS (ROOFING)	STL	STEEL
EQ	EQUAL	STRUCT	STRUCTURE OR STRUCTURAL
EXIST	EXISTING	T&G	TONGUE AND GROOVE
EXP JT	EXPANSION JOINT	TELE	TELEPHONE
EXT	EXTERIOR	TLT	TOILET
FD	FLOOR DRAIN OR FIRE DEPARTMENT	TO	TOP OF
FEC	FIRE EXTINGUISHER CABINET	TOC	TOP OF CONCRETE
FIXT	FIXTURE	TOS	TOP OF STEEL
FLR	FLOOR	TPD	TOILET PAPER DISPENSER
FM	FILLED METAL	T/D	TELEPHONE DATA
FO	FACE OF	TYP	TYPICAL
FND	FOUNDATION	UNO	UNLESS NOTED OTHERWISE
GA	GAUGE	US	UNDERSIDE
GALV	GALVANIZED	VIF	VERIFY IN FIELD
GWB	GYPSUM WALL BOARD	VP	VISION PANEL
HC	HOLLOW CORE	W	WITH
HI	HIGH	WD	WOOD
HM	HOLLOW METAL		
HP	HIGH POINT		
HR	HOUR		

MASTER DRAWING INDEX

NO.	NAME	REV. NO.	CURRENT REV.	DATE
G-100	TITLE SHEET	1	PLANNING SUBMISSION	9.25.2023
A-101	FIRST FLOOR PLAN	1	PLANNING SUBMISSION	9.25.2023
A-120	ROOF PLAN	1	PLANNING SUBMISSION	9.25.2023
A-200	EXTERIOR ELEVATIONS	1	PLANNING SUBMISSION	9.25.2023
A-201	3D PERSPECTIVE VIEWS	1	PLANNING SUBMISSION	9.25.2023



ARCHITECT:
Oliver Architecture
216.245.2661
7100 Euclid Avenue #200
Cleveland, OH 44103
www.oliverarchitect.com

MEP ENGINEERING:
Thorson Baker & Associates
330.659.6998
3030 W Streetsboro Road
Richfield, OH 44286
www.thorsonbaker.com

CIVIL ENGINEERING:
Alford Associates, Inc.
860.688.7288
200 Pigeon Hill Road
P.O. Box 484
Windsor, CT 06095

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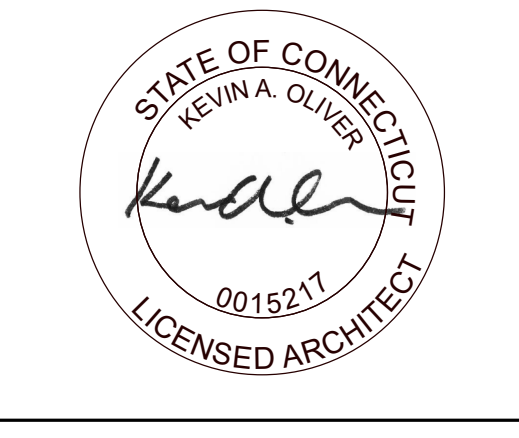
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1 PLANNING SUBMISSION 9.25.2023

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TITLE SHEET

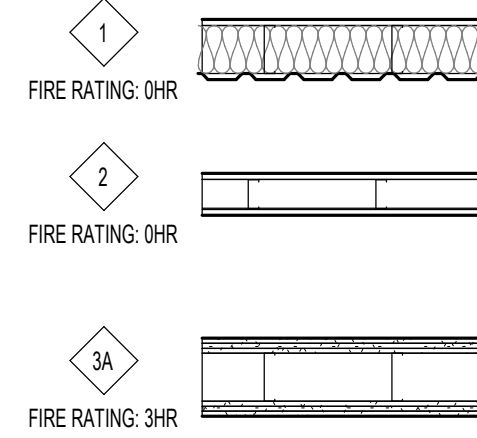
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DATE: 9/22/2023 4:55:36 PM
SHEET: G-100

WALL TYPES

EXTERIOR WALLS BY BUILDING VENDOR. PREFINISHED METAL PANELS ON COLD-FORMED STEEL FRAMING. INTERIOR METAL LINER PANEL WITH R-19 INSULATION.

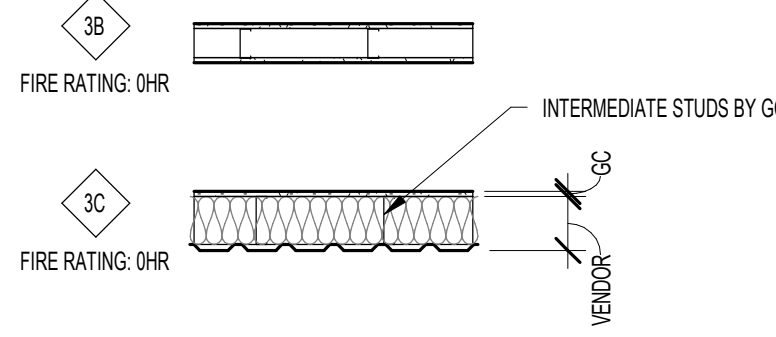
INTERIOR STORAGE WALLS BY VENDOR. INSULATION MAY OCCUR, SEE PLAN.

3-HR FIRE RATING. UL ASSEMBLY U419. 6" METAL STUD FRAMING, 18" O.C. 18GA MIN. SEE STRUCTURAL PLANS FOR ADDITIONAL INFORMATION. THREE (3) LAYERS 5/8" TYPE X GWB EACH SIDE. USE JOINT FIRESTOPPING AT DECK HILT HW-D-0049 WHERE WALL PARALLEL TO DECK FLUTES, AND HILT HW-D-0042 WHERE WALL PERPENDICULAR TO DECK FLUTES.



3 5/8" METAL STUD FRAMING, 18" O.C. 20GA MIN. SEE STRUCTURAL PLANS FOR ADDITIONAL INFORMATION. ONE LAYER 5/8" TYPE X GWB EACH SIDE.

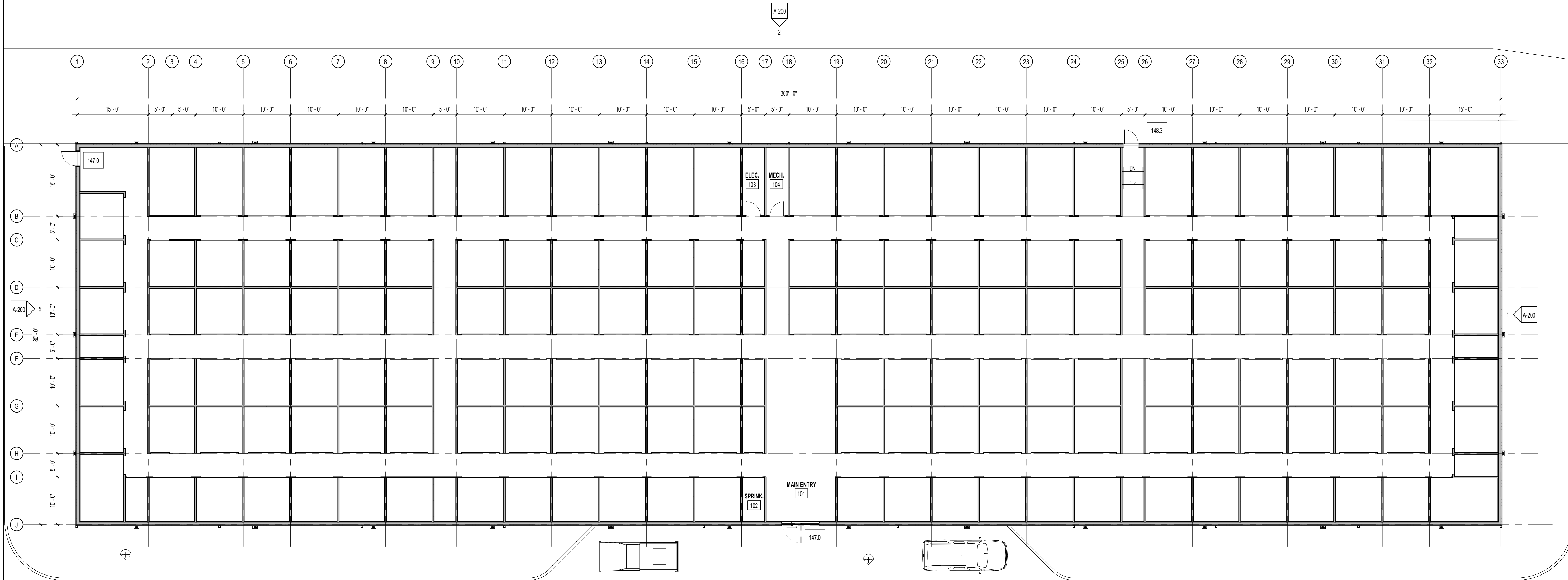
5/8" GWB BY CONTRACTOR ON INTERIOR OF WALL TYPE 1 BY VENDOR. GC TO ADD INTERMEDIATE METAL STUDS 18" O.C. BETWEEN VENDOR STRUCTURAL ELEMENTS.



NOTE: COORDINATE BUILDING DIMENSIONS AND FOUNDATION DIMENSIONS WITH METAL BUILDING VENDOR

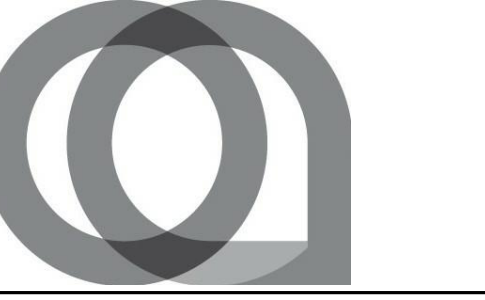
RENTABLE SQUARE FOOTAGE = **18,211 SF**
 TOTAL GROSS SQUARE FOOTAGE = **24,190 SF**
 EFFICIENCY = **75.3%**

UNIT COUNT:
 5' X 10' = 11
 10' X 10' = 131
 15' X 10' = 26
 15' X 5' = 2
 15' X 15' = 1
TOTAL UNITS - 171



1 FLOOR PLAN - FIRST FLOOR
 3/32" = 1'-0"

PROJECT TEAM:



ARCHITECT:
 Oliver Architecture
 216.245.2661
 7100 Euclid Avenue #200
 Cleveland, OH 44103
 www.oliverarchitect.com

MEP ENGINEERING:
 Thorson Baker & Associates
 330.659.6686
 3030 W Streetsboro Road
 Richfield, OH 44286
 www.thorsonbaker.com

CIVIL ENGINEERING:
 Alford Associates, Inc.
 860.688.7288
 200 Pigeon Hill Road
 P.O. Box 484
 Windsor, CT 06095

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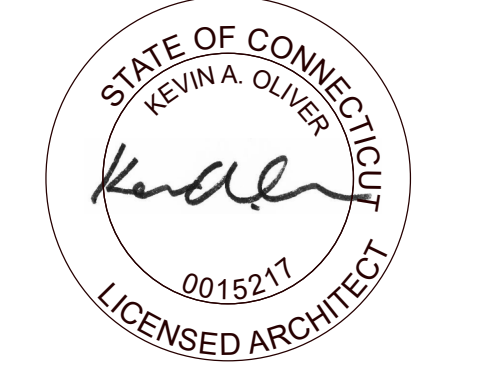
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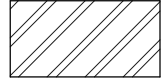




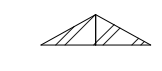

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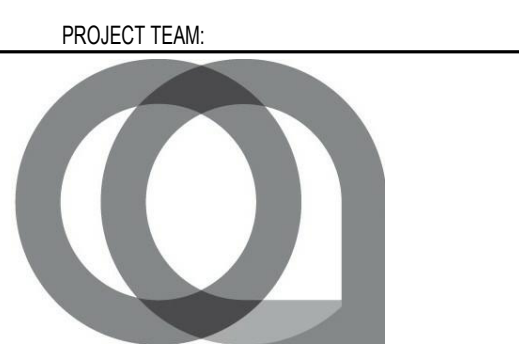


FIRST FLOOR PLAN

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ROOF LEGEND

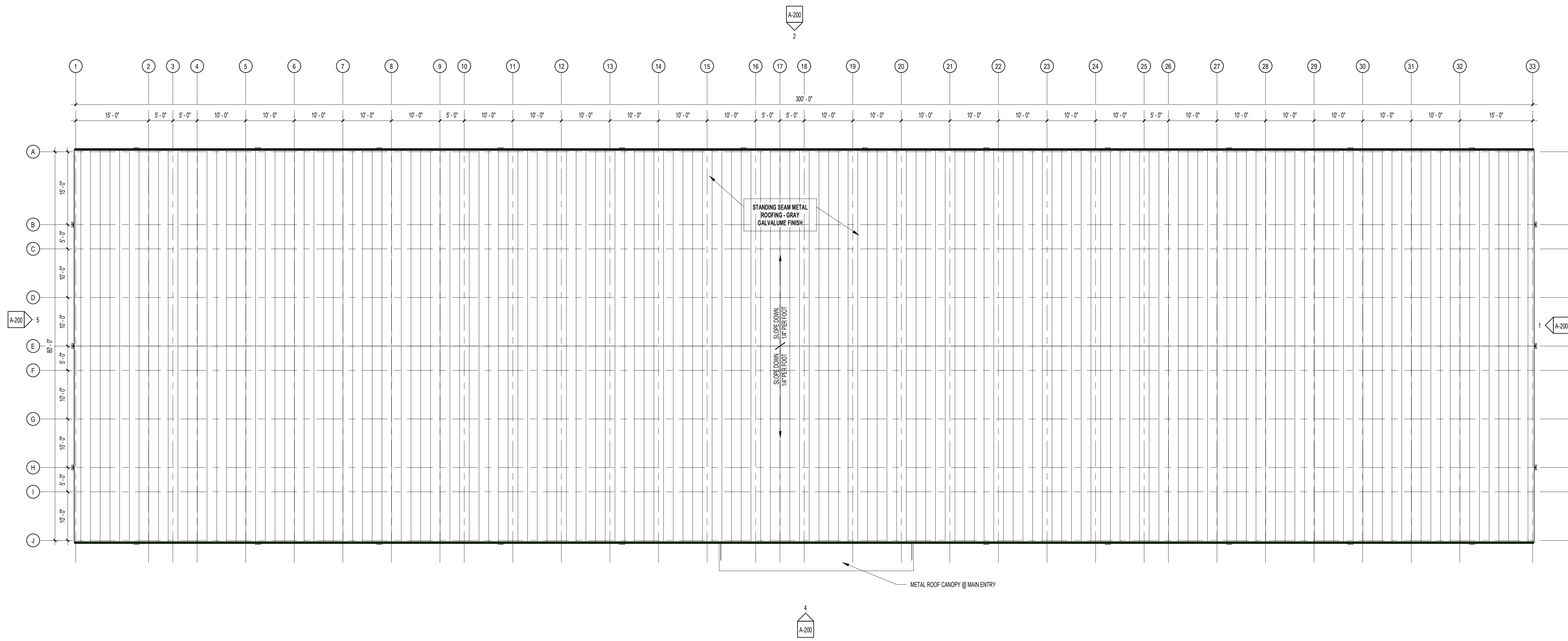
-  TAPERED INSULATION FOR DRAINAGE TO ROOF DRAINS, SLOPED 1/4" PER FOOT
-  ROOF DRAIN
-  OVERFLOW ROOF DRAIN
-  5/8" TYPE 'X' GYP. ATTIC DRAFTSTOPPING
-  CANOPY ROOF: EPDM SINGLE-PLY MEMBRANE SYSTEM OVER 3/4" PLYWD. DECKING ON SLOPED BLOCKING (1/4" PER FOOT), PFD, CORRUGATED METAL DECK. SEE SECTIONS FOR DETAILS
-  ROOF CRICKET - PROVIDE AT ALL ROOF EQUIPMENT FOR POSITIVE DRAINAGE AWAY FROM EXPOSED SIDES
-  4" DOWNSPOUT



ARCHITECT:
Oliver Architecture
216.245.2661
7100 Euclid Avenue #200
Cleveland, OH 44103
www.oliverarchitect.com

MEP ENGINEERING:
Thorson Baker & Associates
330.659.6990
3030 W Streetsboro Road
Richfield, OH 44286
www.thorsonbaker.com

CIVIL ENGINEERING:
Alford Associates, Inc.
860.688.7288
200 Pigeon Hill Road
P.O. Box 484
Windsor, CT 06095



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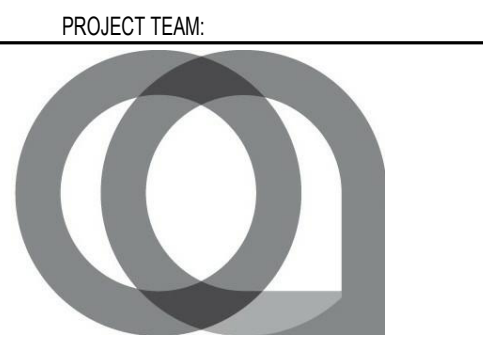
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ROOF PLAN

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1 ROOF PLAN
3/32" = 1'-0"



PROJECT TEAM:
ARCHITECT:
 Oliver Architecture
 216.245.2661
 7100 Euclid Avenue #200
 Cleveland, OH 44103
 www.oliverarchitect.com

MEP ENGINEERING:
 Thorson Baker & Associates
 330.659.6686
 3030 W Streetsboro Road
 Richfield, OH 44286
 www.thorsonbaker.com

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 P.O. Box 484
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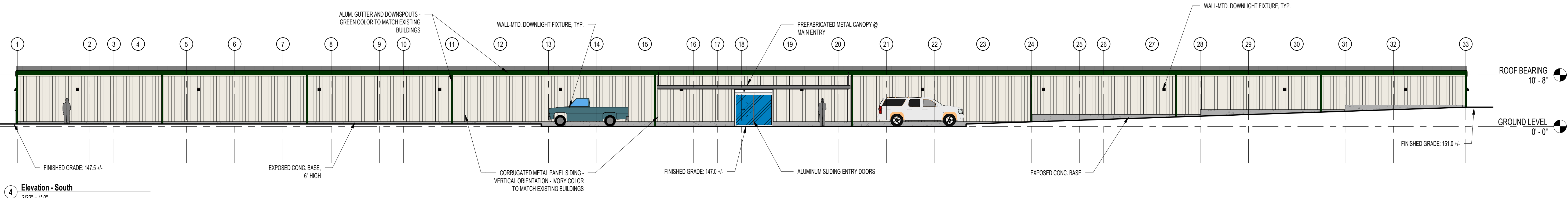
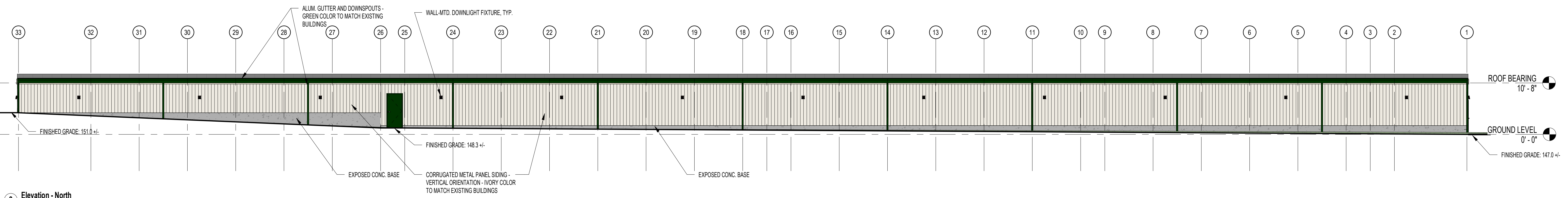
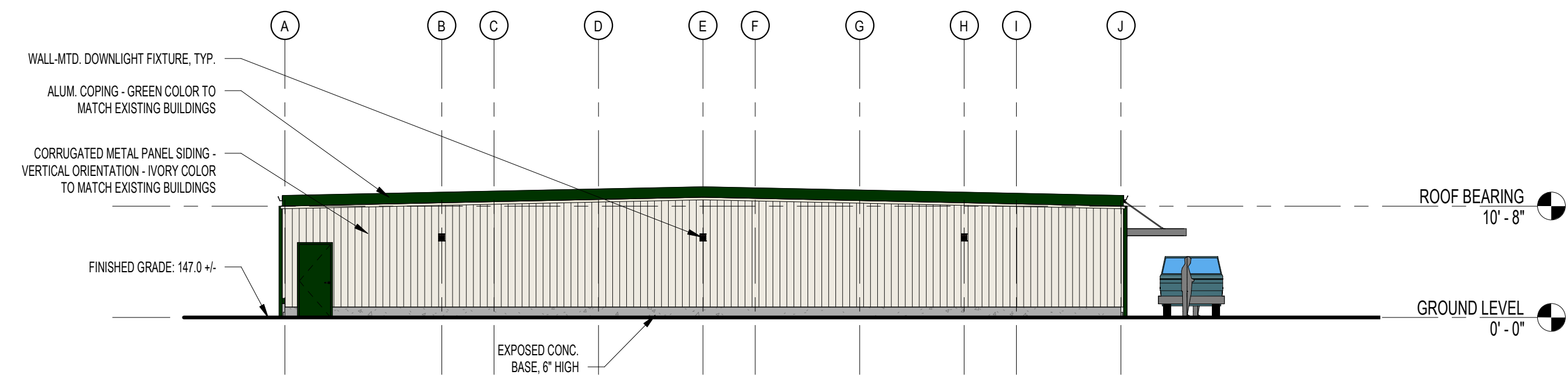
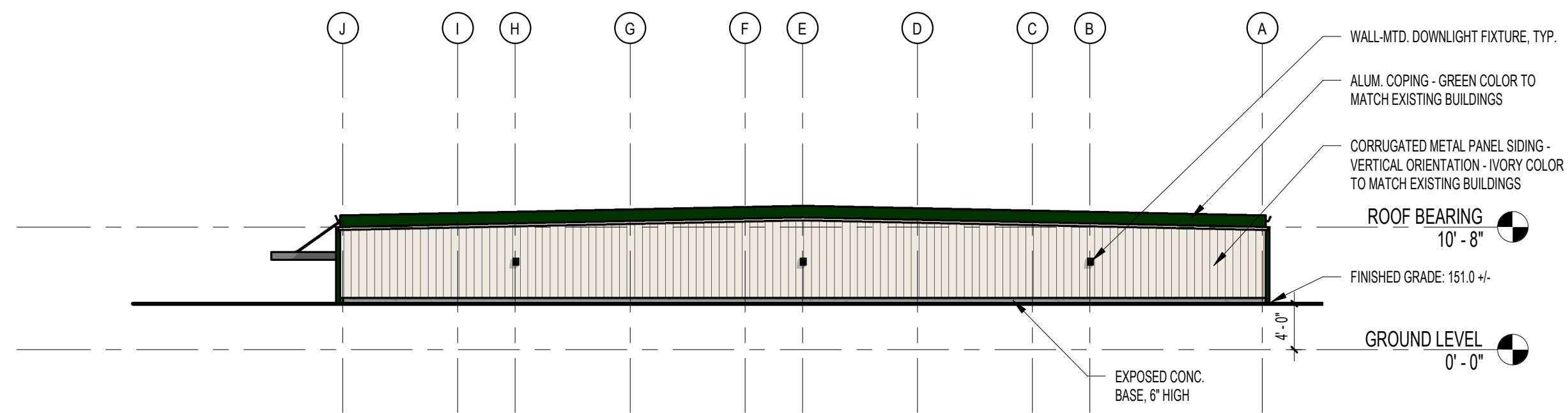
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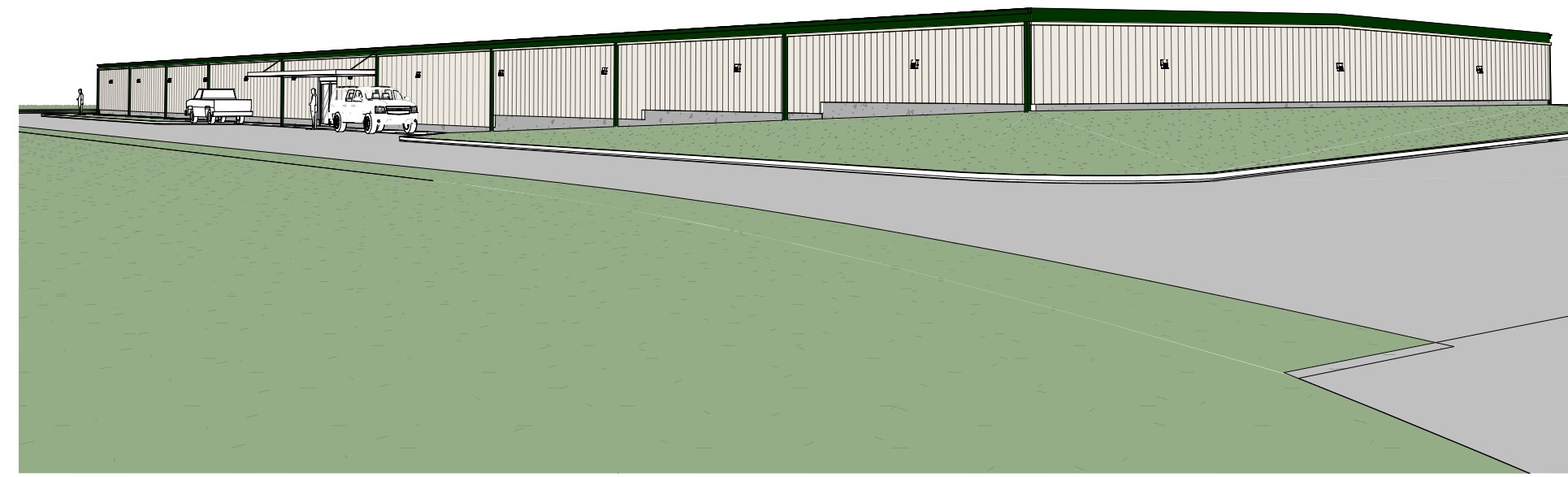
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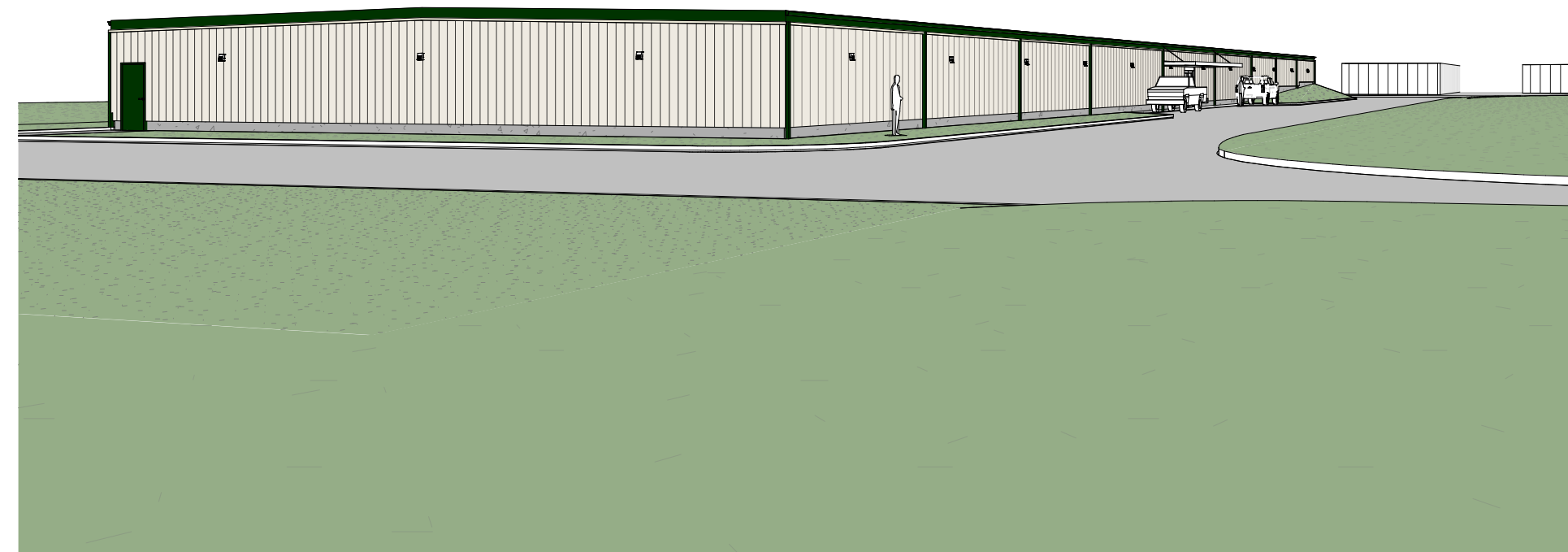
EXTERIOR ELEVATIONS

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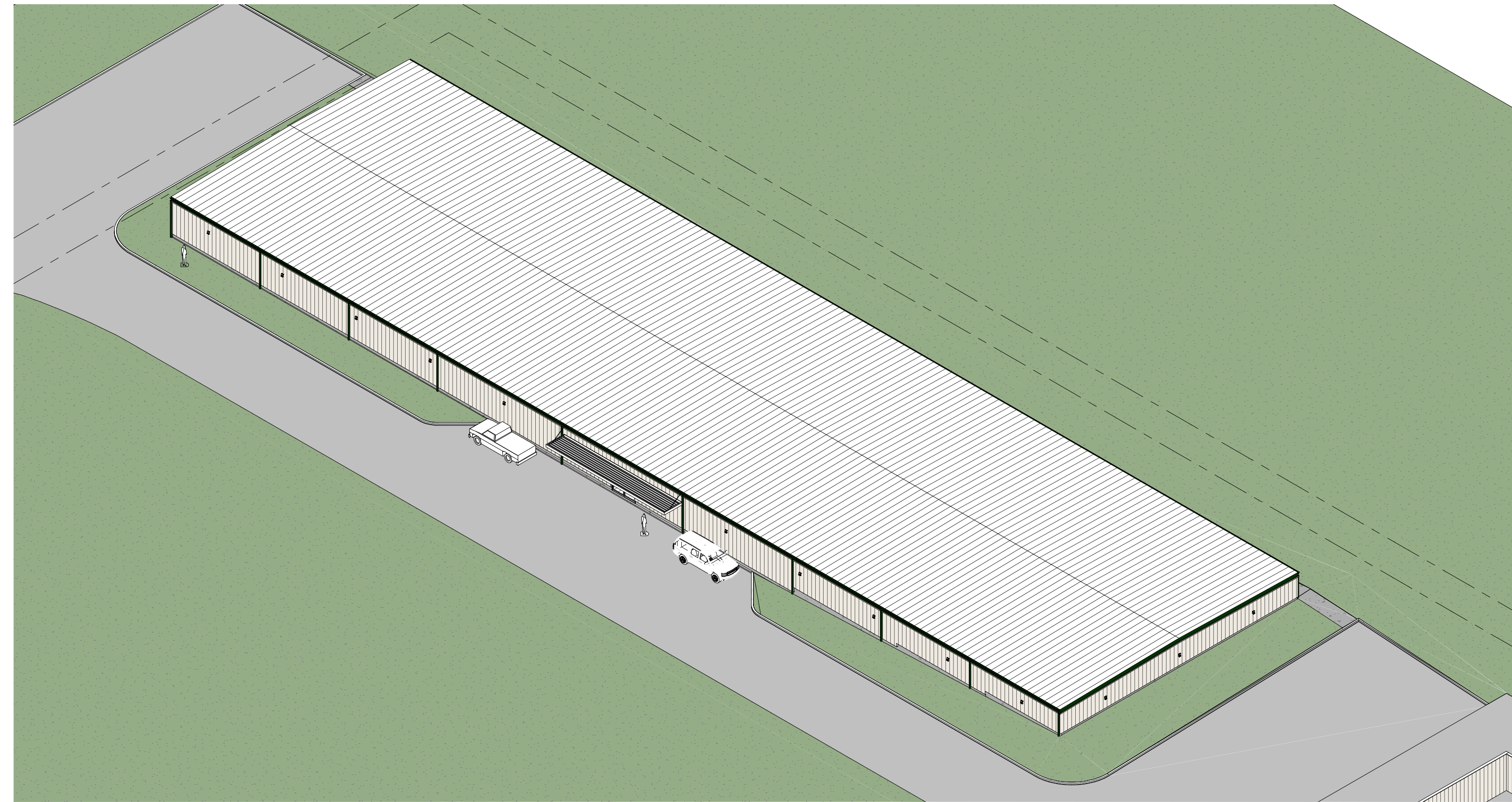
01 VIEW OF BUILDING FROM SOUTHEAST CORNER



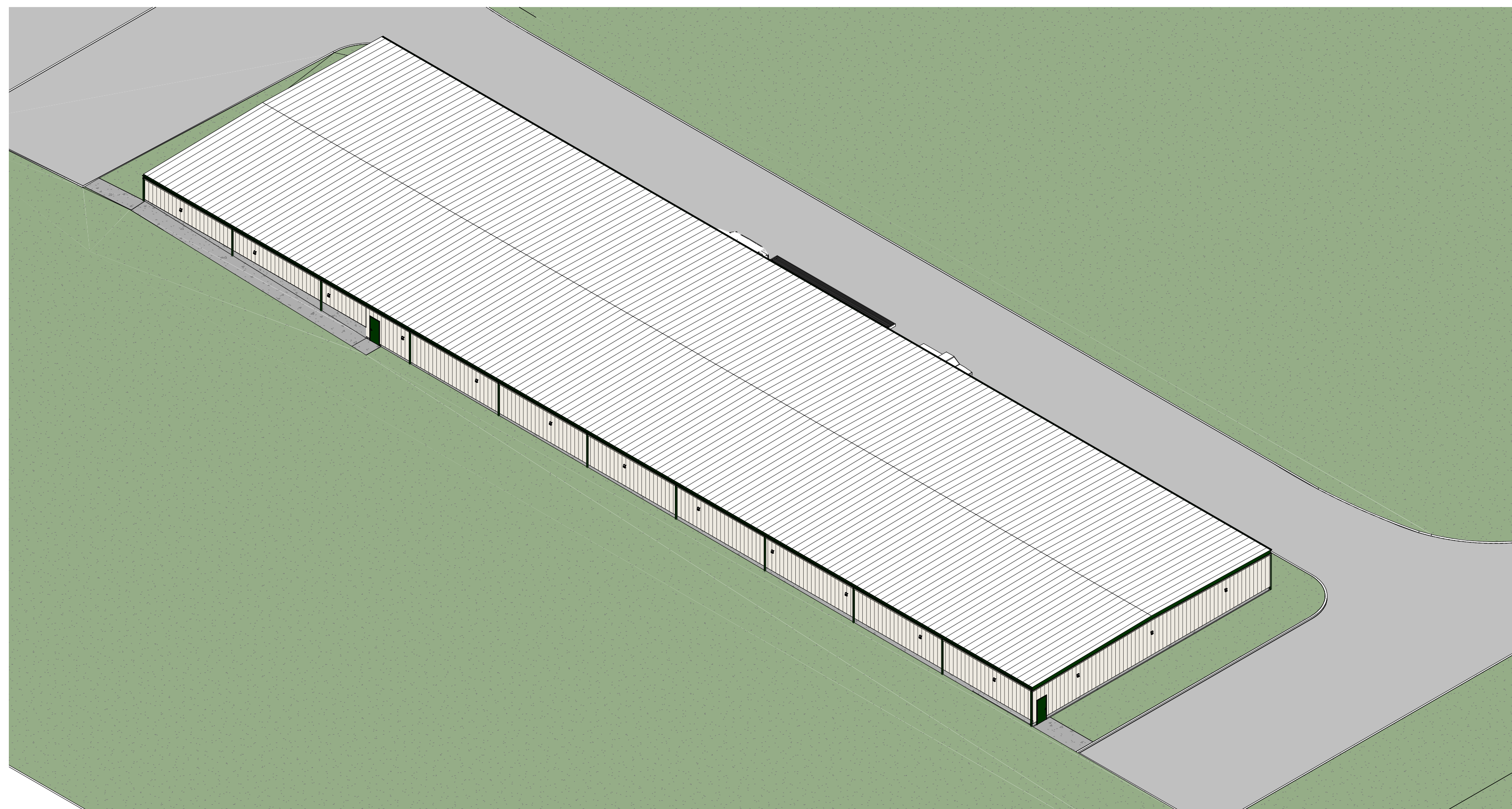
01 VIEW OF BUILDING FROM SOUTHWEST CORNER



01 VIEW OF BUILDING FROM NORTHWEST CORNER



03 AXONOMETRIC VIEW - FROM SE CORNER



03 AXONOMETRIC VIEW - FROM NW CORNER

PROJECT TEAM:



ARCHITECT:
Oliver Architecture
216.245.2661
7100 Euclid Avenue #200
Cleveland, OH 44103
www.oliverarchitect.com

MEP ENGINEERING:
Thorson Baker & Associates
330.659.6996
3030 W Streetsboro Road
Richfield, OH 44286
www.thorsonbaker.com

CIVIL ENGINEERING:
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860.688.7288
200 Pigeon Hill Road
P.O. Box 484
Windsor, CT 06095

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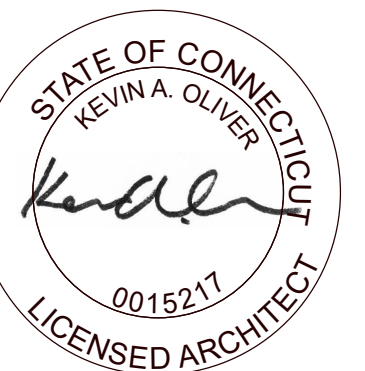
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**3D PERSPECTIVE
VIEWS**

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A-201