CG-16

POINT BREEZE
SCATTERED SITES REHABS
PHILADELPHIA REDEVELOPMENT AUTHORITY
RENOVATIONS TO 1734 S. 24TH STREET, PHILADELPHIA, PA

CODE INFORMATION

LOCATION MAP (NTS)

NEW CONCRETE SLAB, SLOPE TO SUMP PIT
NEW INSULATION IN CEILING UNDER PORCH

REMOVE EX'G SLAB REPLACE SLAB SLOPE TO NEW SP

REMOVE 1-STORY SHED 32 x 80 4'-7"

KITCHEN 110 SF
LIVING/DINING 248 SF

PLANTING BED SLOPE TO DRAIN

NEW METAL RAILING

NEW CONCRETE PAVING WITH CONTROL JOINTS AS SHOWN.
NEW EXTERIOR STAIR AND LANDING WITH HandRAIL. SEE DET. E4/A4.1
NEW GUTTER/SCUPPER, DOWNSPOUT, CAST IRON BOOT AND AREA DRAIN. PROVIDE NEW STORMWATER LINE AND CLEANOUT IN BASEMENT.
NEW 6'-0" WOOD SHADOWBOX TYPE FENCE AND 3'-0" W GATE W/ LOCKING HARDWARE.
NEW HOSE BIBB.

NEW CONCRETE SLAB; SLOPE TO SUMP PUMP. EXCAVATE TO ACHIEVE MIN. 7'-6" CLG HT IN BASEMENT. INSTALL NEW 4" PERF. DRAINAGE PIPE AROUND SLAB PERIMETER + CONNECT TO SUMP PUMP.
SEED + SOD PLANTING BED.
PROVIDE WASHER/DRYER HOOK-UPS BOX.

NEW EXTERIOR STAIR AND LANDING.
NEW BLOCK VENT.

NEW 4" CONCRETE SLAB; SLOPE TO SUMP PUMP. EXCAVATE TO ACHIEVE MIN. 7'-6" CLG HT IN BASEMENT. INSTALL NEW 4" PERF. DRAINAGE PIPE AROUND SLAB PERIMETER + CONNECT TO SUMP PUMP.

NEW CONCRETE PAVING WITH CONTROL JOINTS AS SHOWN.
NEW EXTERIOR STAIR AND LANDING WITH HANDRAIL. SEE DET. E4/A4.1
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PROVIDE WASHER/DRYER HOOK-UPS BOX.

NEW EXTERIOR STAIR AND LANDING. NEW BLOCK VENT.

NEW HOSE BIBB.
NEW T&G PORCH CEILING

NEW WORK
EX"G. TO BE DEMOLISHED
NEW CONCRETE PAVING WITH CONTROL JOINTS AS SHOWN.
NEW EXTERIOR STAIR AND LANDING WITH HANDRAIL, SEE DET. E4/A4.1
NEW GUTTER/SCUPPER, DOWNSPOUT, CAST IRON BOOT AND AREA DRAIN. PROVIDE NEW STORMWATER LINE AND CLEANOUT IN BASEMENT.
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SEED + SOD PLANTING BED.
PROVIDE WASHER/DRYER HOOK-UPS BOX.
REMOVE SIDING EXPOSING ORIGINAL CORNICE, PREP CORNICE AS REQUIRED AND PAINT

REMOVE SIDING INSTALL NEW SHEATHING AND BLDG PAPER WITH NEW FIBER CEMENT SIDING

REMOVE EXISTING PAINT FROM ALL BRICKWORK AND STONE, CLEAN BRICK AND REPOINT AS NECESSARY

REMOVE AREA OF BAD PATCH AND RE-PATCH WITH MORTAR TINTED TO MATCH BROWNSTONE

REMOVE EXISTING DOOR AND FRAME INSTALL NEW DOOR AND FRAME

SCRAPE AND PAINT BOTH COLUMNS

REMOVE BROWNSTONE BALUSTER AND INSTALL NEW PT'D STEEL RAILING

REMOVE EXISTING WDWS, INSTALL NEW WINDOWS, TYP

NEW PRECAST CONC. CAP

REPLACE SECTION OF SPALDED CONC SIDEWALK

REMOVE METAL TRIM FROM BEAM AND RE-CLAD WITH NEW AZEK TRIM AND FASCIA, PAINTED

NEW T&G FIBER-CEMENT SOFFIT BOARD FOR CLG, PT'D

INSTALL NEW PORCH LIGHT

REMOVE EXISTING WDWS AND ANY INFILL BACK TO ORIGINAL MASONRY OPENING, INSTALL NEW WINDOWS, TYP

NEW MAIL BOX AND HOUSE NUMBERS

NEW HOSE BIBB

INSULATE FLOOR OF BEDROOM OVER PORCH

INSULATE FLOOR OF BAY WDWS

NEW STUCCO

NEW RANGE HOOD EXHAUST

NEW LIGHT FIXTURE

REPLACE WD LINTEL WITH NEW CAST CONC. LINTEL.

REPLACE WD SILL WITH NEW PRECAST STONE SILLS, TYP

CONFIRM SILL IS ABOVE KITCHEN COUNTER HEIGHT, RAISE SILL IF REQUIRED

REPLACE EXISTING LINTEL WITH NEW CAST CONC. LINTEL OVER DOOR, REBUILD MASONRY JAMBS AS REQUIRED

NEW MTL COPING

NEW DOWNSPOUT AND SCUPPER

NEW DOWNSPOUT BOOT W/ AREA DRAIN

NEW BLOCK VENT

REVIEW WITH OWNER OPTION OF CLEANING AND REPOINTING EXISTING BRICK RATHER THAN COVERING WITH STUCCO

REPLACE WD LINTEL WITH NEW CAST CONC. LINTEL.

REPLACE WD SILL WITH NEW PRE-CAST STONE SILLS, TYP

CONFIRM SILL IS ABOVE KITCHEN COUNTER HEIGHT, RAISE SILL IF REQUIRED