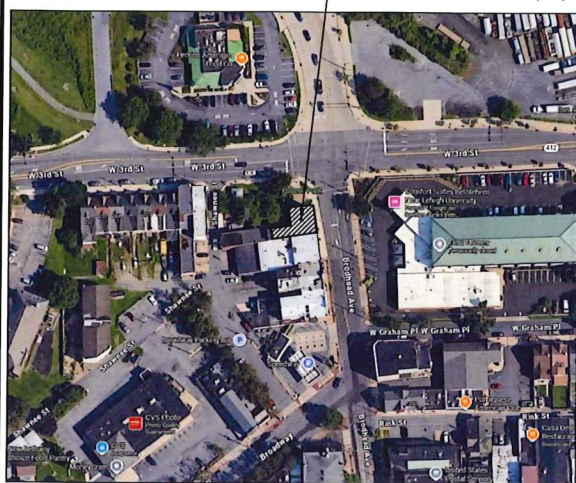


306 BRODHEAD

306 Brodhead Ave, Bethlehem, PA 18015

SITE LOCATION MAP



GENERAL NOTES

- Drawings are not to be scaled. Actual written dimensions shall take precedence.
- Dimensions to new partitions are to rough framing.
- The contractor shall check and verify all dimensions before proceeding with construction. All discrepancies shall be brought to the attention of the Architect and/or Construction Manager.
- All framing shall be firestopped according to all applicable codes, including but not limited to IBC 2018 as amended locally.
- The contractor is responsible to review all fire rated assemblies and to strictly adhere to the UL and GA assemblies as noted on the drawings. All Construction shall be in strict accordance with these required assemblies.
- The contractor is solely responsible for the design and construction of all mechanical, electrical, and plumbing systems, and the integration of those systems into the design and drawings.
- The contractor shall review the drawings prior to foundation construction to verify that all systems coordinate with the plans and all exhaust flues have the required clearances available. All systems shall conform to all applicable codes and loads including but not limited to IBC 2018, as amended locally.
- Structural headers shall receive a solid post each end. For example 4 - 2x10 header shall have 4 - 2x solid post and 3 1/2-in headers to have 3 - 2x4 post.
- It is the contractor's responsibility to confirm the location of any utilities in the immediate vicinity of construction to prevent damage to them. Should any damage occur to such utility, the contractor shall be required to repair such damage at his own expense and to the satisfaction of the owner.
- All wood framing shall be fabricated and erected in accordance with the "National design specification for Wood Construction", latest edition, as published by the National Forest Products Association.
- Nailing of all framing shall meet the recommended fastening schedule contained in the 2018 International Building Code.
- Cutting and notching of wood framing shall only be permitted within the limits prescribed by the 2018 International Building Code.
- All stud walls shall be braced as required, until the roof and floor decks have been completely installed, including all floor and wall sheathing.
- All construction shall adhere to IBC 2018, and all local building codes and ordinances. These codes and ordinances shall take precedence over the information contained in these drawings.
- The contractor shall carefully review all fabricated items and manufactured items to be installed. The contractor shall verify that the conditions on site, and dimensions there-in, are acceptable for the installation of these fabricated items.
- It shall be noted that Site safety and Personnel safety is solely the responsibility of the contractor. To that end, the contractor shall provide all fencing, lighting, bracing, etc., as required for proper safety.
- For Commercial applications, the maximum stair riser height shall be 7" and the minimum riser height shall be 4". The minimum tread depth shall be 11", measured horizontally between the face of adjacent nosings.
- For Residential applications, the maximum stair riser height shall be 7 3/4" and the minimum riser height shall be 4". The minimum tread depth shall be 10", measured horizontally between the face of adjacent nosings.
- The maximum slope of accessible ramps shall be 1:12 slope. Ramps shall not have a vertical rise greater than 30 in between landings. Cross slopes shall not exceed a 1:48 slope. The contractor shall consult ADA and ANSI guidelines for additional information.

BUILDING INFORMATION

RENOVATIONS PER 2021 IBC
2018 INTERNATIONAL PLUMBING AND MECHANICAL CODES
2018 NATIONAL ELECTRICAL CODE

EXISTING OCCUPANCY GROUP: A-2 / R-2
NEW OCCUPANCY GROUP: A-2 / R-2
CONSTRUCTION TYPE: 3B
BUILDING HT.: 3-STORY

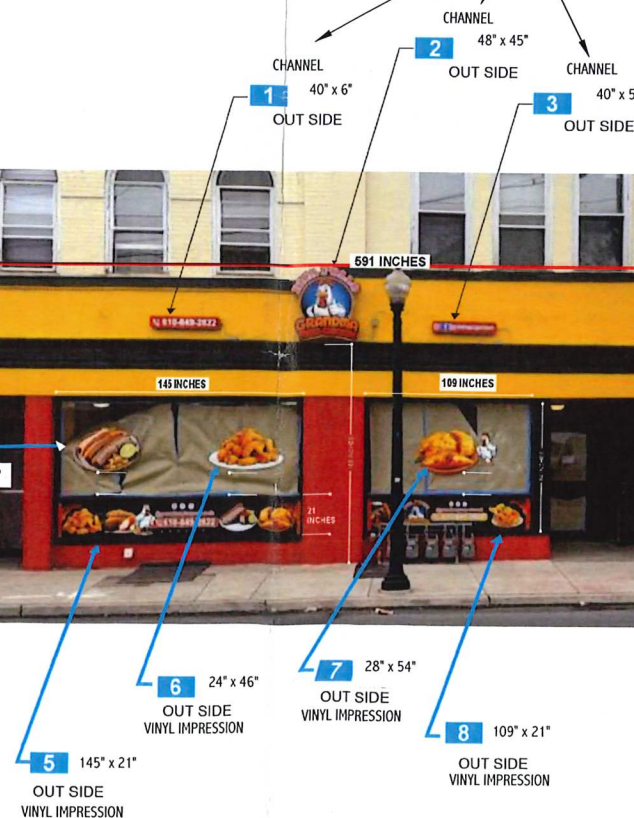
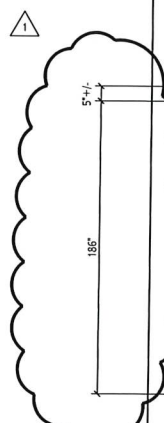
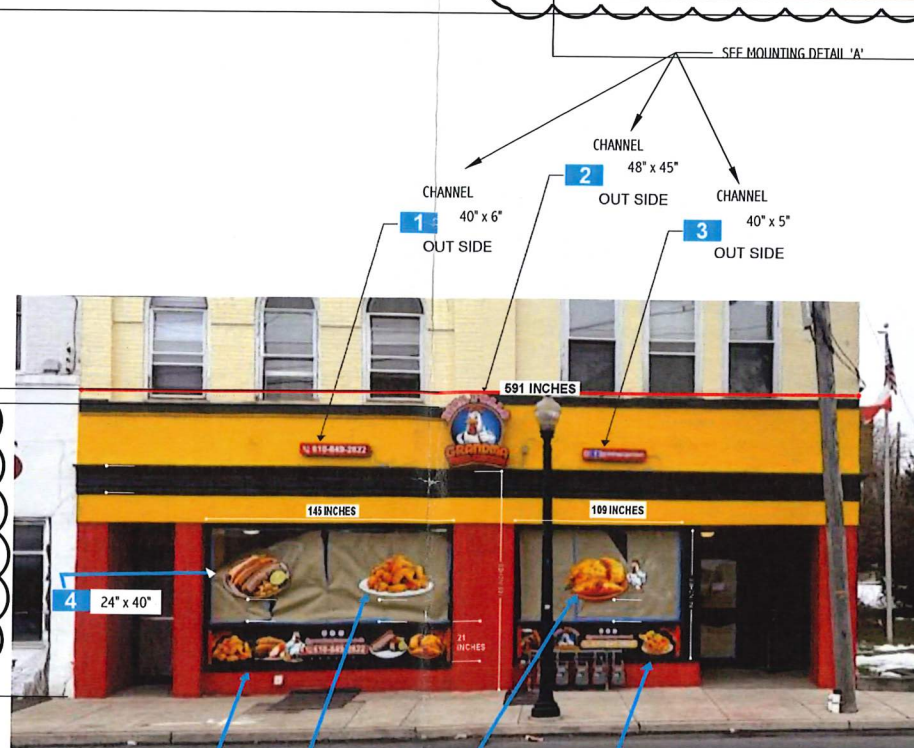
SPECIFICATIONS BY MANUFACTURER

SIGNAGE FABRICATION SPECIFICATIONS

PROJECT SIGNAGE DESCRIPTION AND MATERIAL SPECIFICATIONS

- TOP LIGHT BOX SIGN**
 - STRUCTURE: FRAME MADE OF 1" x 1" GALV. METAL TUBING
 - SIDES: 24 MM SHEET METAL
 - BACK PANEL: DURABON BOARD
 - FRONT PANEL: TRANSLUCENT PLASTIC
 - DIMENSIONS: 45 x 48 INCHES
- SIDE OVAL SIGNS**
 - SIDES: 24 MM SHEET METAL
 - BACK PANEL: DURABON BOARD
 - FRONT PANEL: TRANSLUCENT PLASTIC
 - DIMENSIONS: 7 x 48 INCHES
- BILLBOARD / FENCE SIGN**
 - STRUCTURE: FRAME MADE OF 1" x 1" GALV. METAL TUBING
 - BACKGROUND PANEL: DURABON BOARD
 - EDGES/SUPPORT: ALUMINUM ANGLES
 - DIMENSIONS: 60 x 144 INCHES

THIS DESCRIBES THE STRUCTURAL MATERIALS AND DIMENSIONS REQUIRED FOR FABRICATION OF THE SIGNAGE COMPONENTS LISTED ABOVE.



TECHNICAL SPECIFICATION

CHANNEL LETTERS INSTALLATION ON SOLID CONCRETE

- STRUCTURAL FASTENERS (PASS-THROUGH SCREWS)**
 - Type: Hex head screw - galvanized or stainless steel
 - Size: 3/8" x 4" minimum
 - For metal structure - use 5/16" self-drilling screw
- ANCHORS FOR SOLID CONCRETE**
 - Type: Wedge expansion anchor
 - Size: 3/8" x 3 1/2" minimum
 - Material: Stainless steel or galvanized
 - Alternative: Chemical anchor with 3/8" rod
 - Minimum embedment: 2 1/2" into concrete
- LETTER SUPPORT FASTENERS**
 - Type: Self-drilling point screw
 - Size: #10 x 1 1/2"
 - Material: Stainless steel
- SCREWS FOR IP65 DRIVER (100W)**
 - Type: #10 x 1 1/4" stainless screw
 - With 1/4" plastic anchor (for concrete)
 - Sealed with exterior-grade silicone
- LED MODULES & WIRING**
 - Interior LED modules
 - Weatherproof wiring - NEC compliant
 - Sealed cable entry points
- SEALING & SAFETY**
 - Exterior-grade silicone (clear or façade color)
 - Apply to:
 - Drill holes
 - Cable entry
 - Anchor base
 - Corrosion-resistant hardware
 - Installation for exterior use & weather exposure

CODE COMPLIANCE:
 IBC • NEC • Local Bethlehem, PA Codes

PROJECT MANAGER: GRANDMA FRIED CHICKEN ADDRESS: 306 BRODHEAD AVE, BETHLEHEM, PA 18015

SIGN DETAILS

BCO REQ. REV. 3-19-26

3-6-26

LEE ARCHITECTURAL ASSOCIATES
127 NANTIC RD, BARTO, PA 19504

306 BRODHEAD
306 Brodhead Ave, Bethlehem, PA 18015