



ZONING BOARD OF APPEALS  
WHATELY, MASSACHUSETTS

Updated 05-2023

APPLICATION FOR VARIANCE, SPECIAL PERMIT, OR APPEAL

To: Town Clerk  
Whately, Massachusetts

Application fees: \* Residential/Agricultural Use: \$175 \_\_\_\_  
(check one) Commercial/Industrial Use: \$225 \_\_\_\_

Pursuant to the provisions of Chapter 40A of the General Laws of the Commonwealth of Massachusetts and the Zoning By-Laws of the Town of Whately, application is hereby made to the Zoning Board of Appeals for:

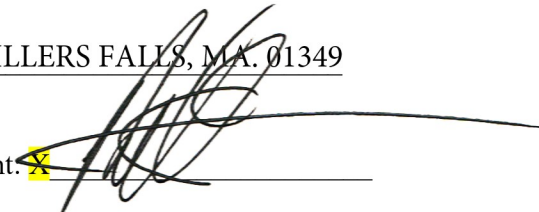
(check one) \_\_\_\_\_ Variance  Special Permit \_\_\_\_\_ Appeal \_\_\_\_\_

to do the following: RENOVATE THE WHATELY SCHOOL HOUSE FROM NIN RESIDENTIAL  
UNITS AS RECORDED IN THE SPECIAL PERMIT PROCESS DATED MAY 25, 2023 INTO  
TEN RESIDENTIAL HOUSING UNITS.

on premises located at 219 CHRISTIAN LANE, WHATELY, MA.  
(street address)

21-0-30  
Zone (Map and Parcel No.)

Owned by WHATELY SCHOOL HOUSE, of 34 A EAST MAIN ST., MILLERS FALLS, MA. 01349  
(name of owner) LLC. (address of owner)

Name of applicant: ROBERT OBEAR Signature of applicant:    
(print or type)

Mailing address of applicant: 34 A EAST MAIN ST., MILLERS FALLS, MA. 01349

Phone No. of applicant: 413-537-5953 Email of applicant: obearconstruction@gmail.com

Relationship to owner: Manager

\*The full cost of advertising all legal notices required to hold a public hearing by the Zoning Board of Appeals shall be the responsibility of the applicant. The applicant shall make full payment of the advertisement costs prior to the opening of the public hearing. If the applicant does not make full payment of the advertising costs prior to the opening of the public hearing then the Zoning Board of Appeals shall open the public hearing and immediately continue the public hearing to a date, time and place certain. The payment of all advertising costs shall be in addition to any other fees charged by the Zoning Board of Appeals. The advertising costs will vary by application and will be provided to the applicant once the legal ad is submitted to the newspaper and the newspaper provides the quote. The applicant will be informed of that cost and the payment can be made payable to the Town of Whately.

## INSTRUCTIONS FOR PETITIONERS

### FILING TO APPEAR BEFORE THE ZONING BOARD OF APPEALS

1. Familiarize yourself with sections of the Zoning By-Law pertinent to your petition. You may represent yourself or have someone represent you.
2. One copy of the application with the correct fee: \$175 for Residential/Agricultural Use; \$225 for Commercial/Industrial Use is to be given to the Town Clerk. Each petitioner is urged to discuss the application with the Building Commissioner first. At that time the Building Commissioner may inform the petitioner of the requirement that all plans must have the stamp of the registered engineer or surveyor (this may be waived).
3. Be informed that review fees and/or legal fees can and will be assessed for the Zoning Board of Appeals to evaluate the project, at the sole and absolute discretion of the Zoning Board of Appeals.
4. The Petitioner must list all owners' names and current addresses of property abutting the premises, and the owners' names and current addresses of land immediately adjoining the land of the Abutters (within 300 feet). Also, the names and current addresses of the owners of land across all highways. Petitioners will need to provide a list of all abutters within 300 feet of the proposed project that is certified by the town assessors.
5. If the petition is an appeal from a decision of the Building Commissioner, the Board of Selectmen or any other permit granting authority, such appeal to the Zoning Board of Appeals shall be taken within 30 days from the date of the order or decision that is being appealed.
6. To be granted a variance, a Petitioner must establish that special conditions exist affecting the parcel of land or building, that literal enforcement of the Zoning By-Law would involve substantial hardship, financial or otherwise, and that the variance may be granted without detriment to the public good and without nullifying or substantially derogating from the intent of the By-Law. Be prepared to present this data at the public hearing. It is strongly suggested that this data be prepared in writing and submitted to the Board at the hearing. It is emphasized that all of the foregoing requirements must be satisfied before the Board of Appeals is authorized under the laws of the Commonwealth to grant a variance.

In order to expedite consideration of your petition, include all factors that may be relevant to the question of hardship, financial or otherwise, including, but not limited to, purchase price, when purchased, mortgage indebtedness, expenses of maintenance and upkeep, income, taxes, etc. The Petitioner should present all facts indicating why a hardship exists and how it may be overcome by the granting of the variance.

7. If your petition before the Zoning Board of Appeals requests a Special Permit rather than a Variance, be prepared to present data that tends to indicate that the public convenience and welfare will be substantially served by granting the petition requested; that the petition requested will not tend to impair the status of the neighborhood; that the permission requested will be in harmony with the general purposes and intent of the regulations in the Zoning By-Laws. You should also include in your application any copies of existing Special Permits for the parcel of which you have knowledge.

ZONING BOARD OF APPEALS  
TOWN OF WHATELY

Copies of the Zoning By-Laws are available at the Town Clerk's office for a small fee.

The petition must be filed with the Town Clerk together with the filing fee.





**GENERAL NOTES**

1. THESE PLANS AND SPECIFICATIONS ARE TO BE USED IN CONJUNCTION WITH THE STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION, LATEST EDITION, AS APPLICABLE TO THE STATE OF MASSACHUSETTS. ANY DISCREPANCIES SHALL BE SUBJECT TO CORRECTION AND INTERPRETATION BY THE DESIGN ENGINEER.

2. ALL CONSTRUCTION AND CONSTRUCTION MATERIALS SHALL BE SUBJECT TO LOCAL REQUIREMENTS, INCLUDING BUT NOT LIMITED TO THE REQUIREMENTS OF THE FRANKLIN COUNTY, COMMONWEALTH OF MASSACHUSETTS AND OSHA.

3. ALTERNATIVE MANUFACTURERS FOR CONSTRUCTION MATERIALS SHALL BE USED ONLY WITH WRITTEN APPROVAL BY THE DESIGN ENGINEER. ALTERNATE MATERIALS SHALL BE USED ONLY WITH THE USE OF THEIR EQUIPMENT REQUIRES DESIGN CHANGES.

4. IF ANY PART OF THIS DESIGN IS TO BE USED FOR A PROJECT OTHER THAN THAT FOR WHICH IT WAS DESIGNED, THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING THE NECESSARY APPROVALS FROM THE APPLICABLE FEDERAL, STATE AND LOCAL AGENCIES PRIOR TO CONSTRUCTION.

5. NO RAINWATER LEADER OR ANY DRAIN OTHER THAN SANITARY SEWAGE LINES SHALL BE DISCHARGED INTO THE SANITARY SYSTEM OR ANY INDUSTRIAL SANITARY SYSTEM.

6. THE INSTALLER SHALL CONTACT THE HEALTH BOARD OF HEALTH PRIOR TO THE START OF CONSTRUCTION AND COMPLY WITH ALL REGULATORY REQUIREMENTS OF THE HEALTH BOARD OF HEALTH BEFORE, DURING AND AFTER CONSTRUCTION.

7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING THE NECESSARY APPROVALS FROM THE APPLICABLE FEDERAL, STATE AND LOCAL AGENCIES PRIOR TO CONSTRUCTION.

8. THE LOCATION OF EXISTING UTILITIES IS APPROXIMATE. THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION. ALL UTILITIES SHALL BE PROTECTED AND MARKED WITH 2" X 4" FLAG MARKERS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING THE NECESSARY APPROVALS FROM THE HEALTH BOARD OF HEALTH BEFORE, DURING AND AFTER CONSTRUCTION.

9. NO WATER SUPPLY LINES ARE TO BE CONSTRUCTED WITHIN 10 FEET OF THE EXISTING AREA OR SEPTIC TANK.

10. THE CONTRACTOR SHALL NOTIFY THE OWNER AND THE DESIGN ENGINEER IMMEDIATELY IF CONDITIONS ENCOUNTERED DIFFER FROM THOSE SHOWN.

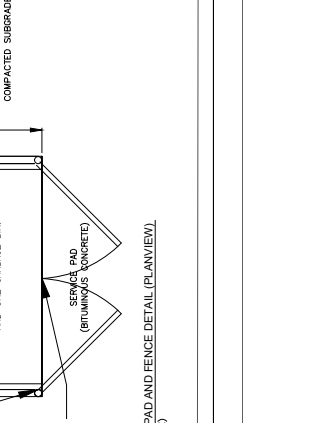
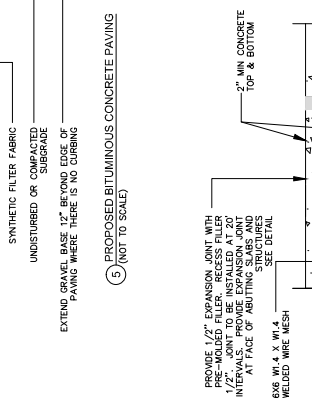
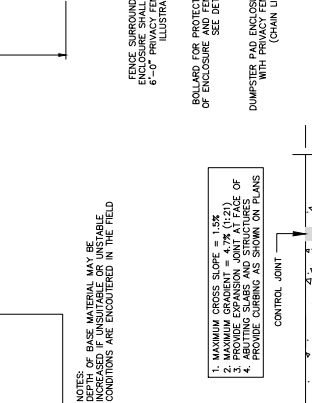
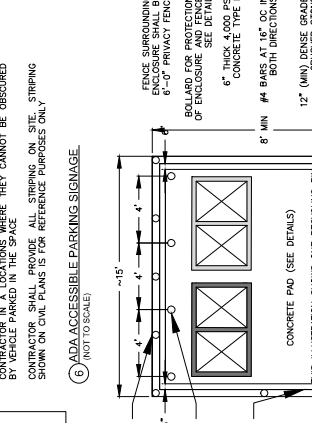
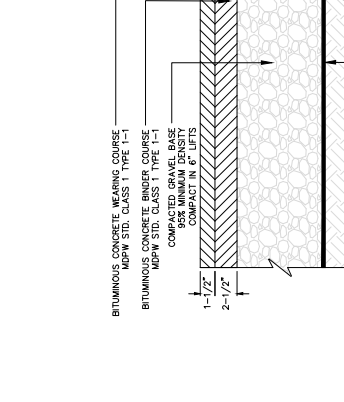
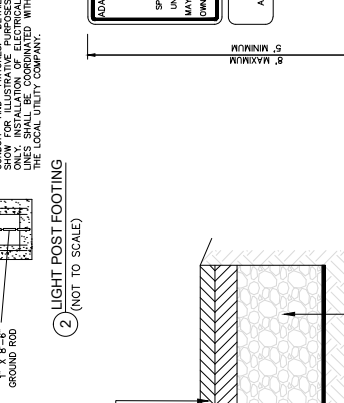
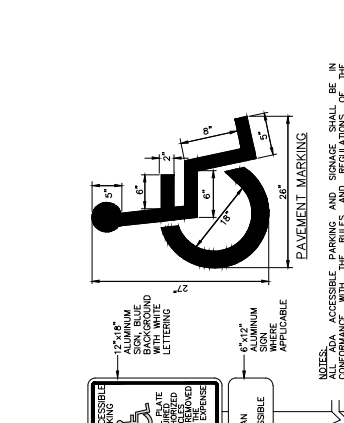
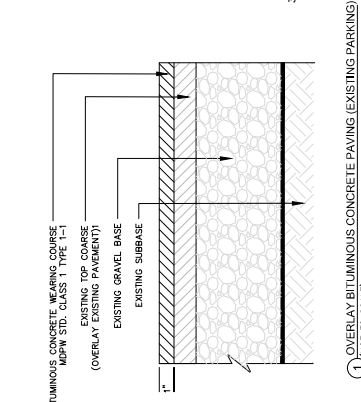
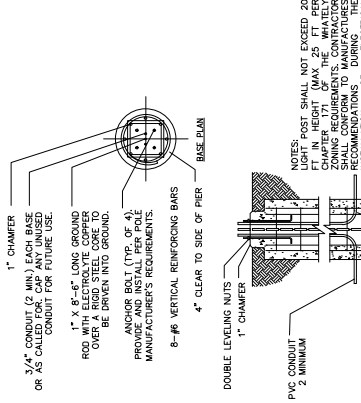
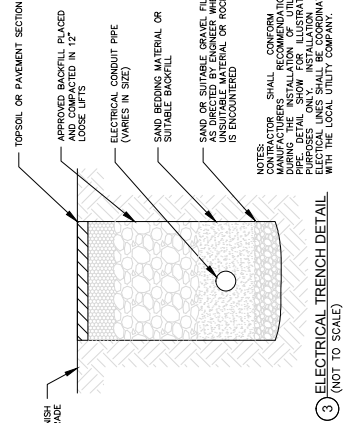
11. ALL TIES AND SIZES TO BE SHOWN IN ALL DIRECTIONS AND REPLACED WITH SELECT SAND FILL PER 310 CMF 15.235.

12. THE BUILDING SEWER SHALL BE CONSTRUCTED WITH 12" DIA. PVC PIPE (4' JOINTS) WITH WATER TIGHT JOINTS. THE BUILDING SEWER SHALL BE INSTALLED ON A COMPACTED FIRM BASE, AT A CONTINUOUS GRADE PER PLANS.

ROBERT OBEAR, REGISTERED PROFESSIONAL ENGINEER  
EXISTING SCHOOL BUILDING  
210 CHRISTIAN LANE  
WHATELY  
MASSACHUSETTS

SIERUTA ENGINEERING  
REGISTERED PROFESSIONAL ENGINEERS  
LEVERETT, MA 01504  
413-545-6508 413-545-1817 413-827-2744  
PROJECT NO. 2023-001  
APPROVED BY: MALAKI SIERUTA P.E.  
SIERUTAENGINEERING@YAHOO.COM

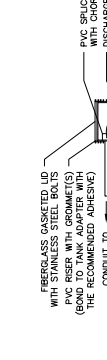
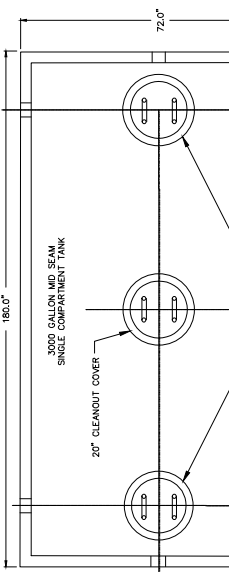
ROBERT OBEAR  
210 CHRISTIAN LANE  
APRIL 5, 2023  
1"=20'



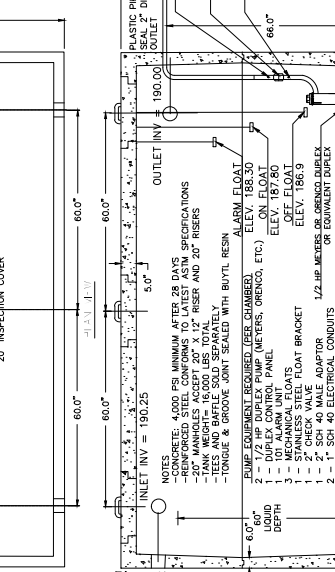


**DESIGN CRITERIA FOR SEPTIC SYSTEM -- (SEE LAYOUT PLANS)**

USE PASSED STRONGHOLD SEPTIC BEDROOM UNITS  
 DESIGN FLOW SHALL BE DETERMINED PER 310 CMR 15.203  
 110 GAL / BEDROOM X 3 BEDROOMS = 890 GALLONS / DAY  
 SEPTIC TANK SHALL BE DETERMINED PER 310 CMR 15.223  
 2500 GALLON SINGLE COMPARTMENT PUMP CHAMBER WITH  
 MINIMUM TANK SIZE PERMITTED PER 310 CMR 15.223  
 DIMENSIONS (L X W X H) = 17' X 6'-0" X 7'-6" (TYPICAL)  
 FROM BASE TO INLET INVERT IS 71" ON A TYPICAL 3000 GALLON TANK  
 WITH PROPOSED 3000 GALLON SINGLE COMPARTMENT PUMP CHAMBER  
 FROM BASE TO INLET INVERT IS 68" ON A TYPICAL 3000 GALLON TANK



NOTES: TAKEN FROM DIAGRAM FROM EXISTING SEPTIC SYSTEM  
 DETAIL AND USES. THIS SEPTIC SYSTEM SHALL CONFORM TO MANUFACTURER'S RECOMMENDATIONS. DETAIL SHOWN REFLECTS WHAT IS DONE IN THE FIELD



**1 3000 GALLON SINGLE COMPARTMENT UNDERGROUND STORAGE TANK (PUMP CHAMBER)**  
 (NOT TO SCALE)

**DESIGN ANALYSIS**

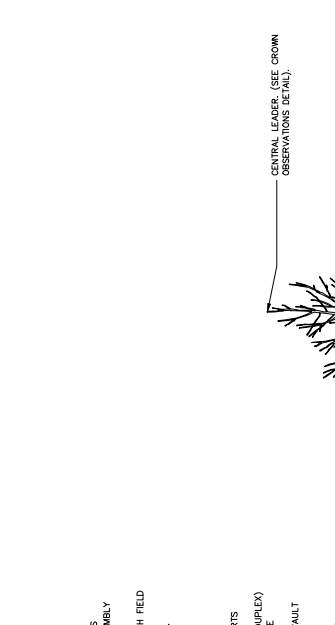
DESIGN FLOW	DESIGN FLOW	DESIGN FLOW	DESIGN FLOW
USE MULTIFAMILY RESIDENTIAL STRUCTURE: FULL BWT; NO DISP	USE MULTIFAMILY RESIDENTIAL STRUCTURE: FULL BWT; NO DISP	USE MULTIFAMILY RESIDENTIAL STRUCTURE: FULL BWT; NO DISP	USE MULTIFAMILY RESIDENTIAL STRUCTURE: FULL BWT; NO DISP
9 X 110 GPD) = 890 GALLONS / DAY	9 X 110 GPD) = 890 GALLONS / DAY	9 X 110 GPD) = 890 GALLONS / DAY	9 X 110 GPD) = 890 GALLONS / DAY
USE EXISTING 5000 GALLON TANK (SEE INVERTS)	USE EXISTING 5000 GALLON TANK (SEE INVERTS)	USE EXISTING 5000 GALLON TANK (SEE INVERTS)	USE EXISTING 5000 GALLON TANK (SEE INVERTS)
REPLACE EXISTING 1000 GALLON TANK W/ 3000 GALLON CHAM	REPLACE EXISTING 1000 GALLON TANK W/ 3000 GALLON CHAM	REPLACE EXISTING 1000 GALLON TANK W/ 3000 GALLON CHAM	REPLACE EXISTING 1000 GALLON TANK W/ 3000 GALLON CHAM
PUMP CHAMBER: SHALL BE DETERMINED PER 310 CMR 15.223	PUMP CHAMBER: SHALL BE DETERMINED PER 310 CMR 15.223	PUMP CHAMBER: SHALL BE DETERMINED PER 310 CMR 15.223	PUMP CHAMBER: SHALL BE DETERMINED PER 310 CMR 15.223
USE 3000 GALLON SINGLE PUMP CHAMBER (SEE INVERTS)	USE 3000 GALLON SINGLE PUMP CHAMBER (SEE INVERTS)	USE 3000 GALLON SINGLE PUMP CHAMBER (SEE INVERTS)	USE 3000 GALLON SINGLE PUMP CHAMBER (SEE INVERTS)
EFFECTIVE DOSE FOR SAS = 540 GALLON PER CYCLE OR	EFFECTIVE DOSE FOR SAS = 540 GALLON PER CYCLE OR	EFFECTIVE DOSE FOR SAS = 540 GALLON PER CYCLE OR	EFFECTIVE DOSE FOR SAS = 540 GALLON PER CYCLE OR
0.8 FT X 800 GAL = GAL (ELEV. FROM ON TO OFF FLOAT)	0.8 FT X 800 GAL = GAL (ELEV. FROM ON TO OFF FLOAT)	0.8 FT X 800 GAL = GAL (ELEV. FROM ON TO OFF FLOAT)	0.8 FT X 800 GAL = GAL (ELEV. FROM ON TO OFF FLOAT)
SEE MANUFACTURE FOR ADDITIONAL DETAILS ON PUMP SELECTED	SEE MANUFACTURE FOR ADDITIONAL DETAILS ON PUMP SELECTED	SEE MANUFACTURE FOR ADDITIONAL DETAILS ON PUMP SELECTED	SEE MANUFACTURE FOR ADDITIONAL DETAILS ON PUMP SELECTED

**TABLE OF INVERTS (AREA I)**

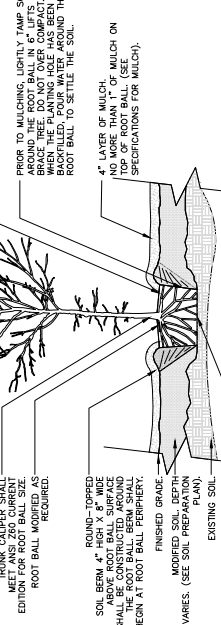
DESCRIPTION	PIPE SIZE	INVERT
BUILDINGS (A1 OUT)	6" CAST IRON	VF
SEPTIC TANK (IN)	6" SCH 40	190.75
SEPTIC TANK (OUT)	6" SCH 40	190.50
PUMP CHAMBER (IN)	6" SCH 40	190.25
PUMP CHAMBER (OUT)	2" SCH 40	190.00
ALARM FLOAT	-----	348.44
ON FLOAT	-----	348.34
OFF FLOAT	-----	348.29

**GENERAL NOTES**

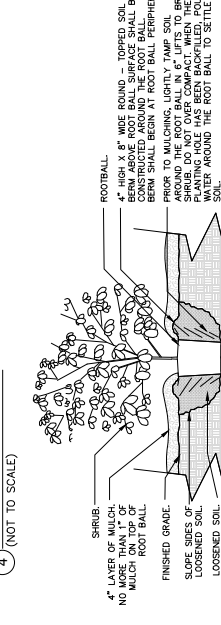
ALL TANKS SHALL BE SET TO BE 2" ABOVE FINISHED GRADE TO ALLOW FOR SETTLEMENT AND TO BE PROTECTED FROM OVERFLOW. ALL TANKS SHALL BE SET TO BE 2" ABOVE FINISHED GRADE TO ALLOW FOR SETTLEMENT AND TO BE PROTECTED FROM OVERFLOW. ALL TANKS SHALL BE SET TO BE 2" ABOVE FINISHED GRADE TO ALLOW FOR SETTLEMENT AND TO BE PROTECTED FROM OVERFLOW. ALL TANKS SHALL BE SET TO BE 2" ABOVE FINISHED GRADE TO ALLOW FOR SETTLEMENT AND TO BE PROTECTED FROM OVERFLOW.



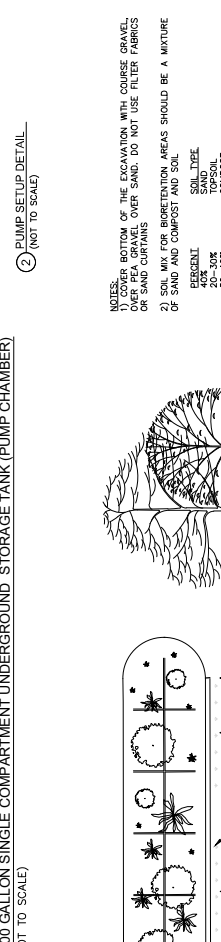
**2 PUMP SETUP DETAIL**  
 (NOT TO SCALE)



**4 TREE PLANTING W/ BERM**  
 (NOT TO SCALE)



**5 SHRUB PLANTING W/ BERM**  
 (NOT TO SCALE)



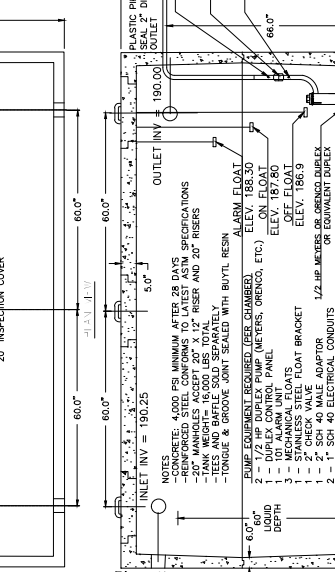
**3 BIORETENTION / RAINGARDEN DETAIL**  
 (NOT TO SCALE)

**GENERAL NOTES**

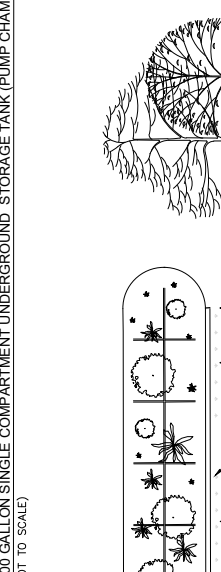
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**GENERAL NOTES**

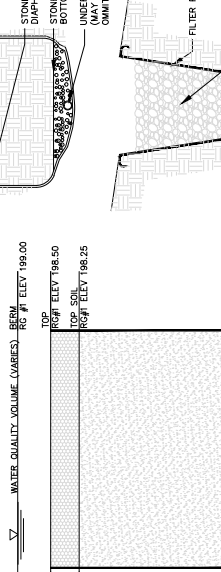
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**2 PUMP SETUP DETAIL**  
 (NOT TO SCALE)



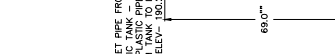
**4 TREE PLANTING W/ BERM**  
 (NOT TO SCALE)



**5 SHRUB PLANTING W/ BERM**  
 (NOT TO SCALE)

**GENERAL NOTES**

ALL TANKS SHALL BE SET TO BE 2" ABOVE FINISHED GRADE TO ALLOW FOR SETTLEMENT AND TO BE PROTECTED FROM OVERFLOW. ALL TANKS SHALL BE SET TO BE 2" ABOVE FINISHED GRADE TO ALLOW FOR SETTLEMENT AND TO BE PROTECTED FROM OVERFLOW. ALL TANKS SHALL BE SET TO BE 2" ABOVE FINISHED GRADE TO ALLOW FOR SETTLEMENT AND TO BE PROTECTED FROM OVERFLOW. ALL TANKS SHALL BE SET TO BE 2" ABOVE FINISHED GRADE TO ALLOW FOR SETTLEMENT AND TO BE PROTECTED FROM OVERFLOW.



**2 PUMP SETUP DETAIL**  
 (NOT TO SCALE)



**4 TREE PLANTING W/ BERM**  
 (NOT TO SCALE)



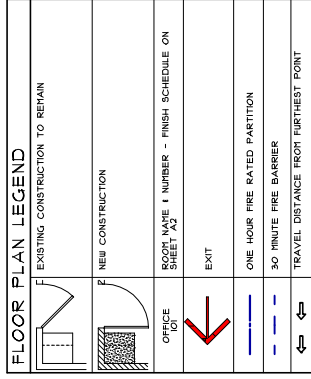
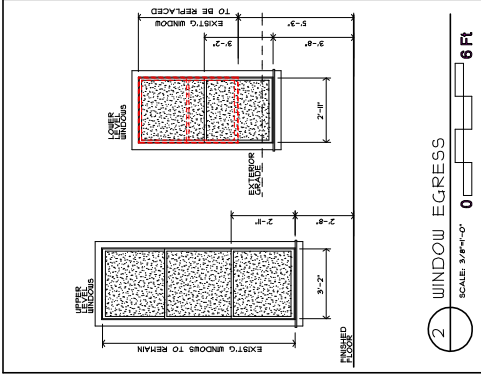
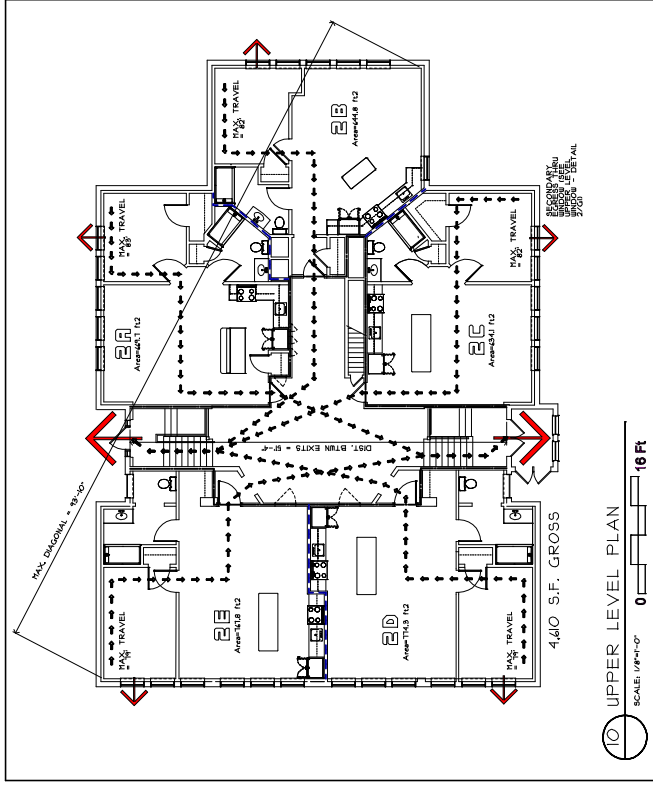
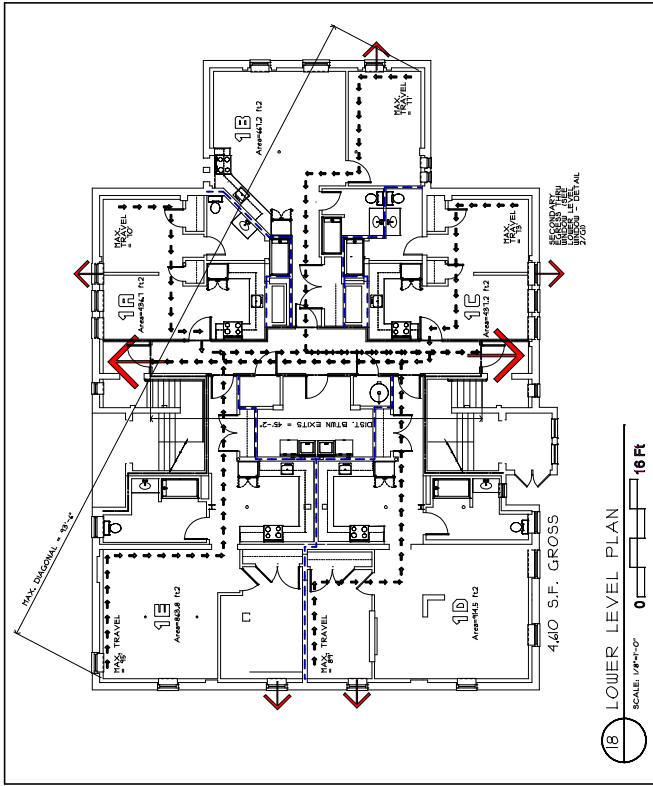
**5 SHRUB PLANTING W/ BERM**  
 (NOT TO SCALE)

ROBERT O'BRIEN, PROFESSIONAL DEVELOPMENT  
 EXISTING SCHOOL BUILDING  
 219 CHRISTIAN LANE  
 WHATEY  
 MASSACHUSETTS

**SIERUTA ENGINEERING**  
 REGISTERED PROFESSIONAL ENGINEERS  
 LICENSE # 019104  
 413-546-6598 413-546-1817 413-827-2744  
 100 STATE STREET, SUITE 200  
 APPROVED BY MALCOLM BERTRAND P.E.  
 SIERUTAENGINEERING@YAHOO.COM

ROBERT O'BRIEN  
 219 CHRISTIAN LANE  
 APRIL 5, 2023  
 15:29

**U1.0**



**MASSACHUSETTS BUILDING CODE 9TH EDITION**

- MARRIOTT TO INCLUDE:
- CHANGE OF OCCUPANCY FROM BUSINESS (B) TO APARTMENTS (R-2).
- RENOVATION FOR 2 APARTMENTS ON EACH OF TWO LEVELS TO INCLUDE NEW KITCHENS, BATHROOMS, BEDROOMS, AND CLOSETS.
- NEW LAUNDRY ROOM ON LOWER LEVEL.
- NEW EGRESS CORRIDOR AND STAIRWAY ENCLOSURE FOR LOWER LEVEL.
- PROVISION OF AN AUTOMATIC FIRE SPRINKLER SYSTEM THROUGHOUT IS BY OTHERS AND WILL BE IDENTIFIED SEPARATELY.

**International Building Code IBC 2015**

- APARTMENT USAGE
- AND USE GROUPS: BUSINESS OFFICE, GROUP B.
- PROPOSED USE (BOLD): RESIDENTIAL APARTMENT, GROUP R2.
- EXISTING BUILDING DESCRIPTION: 2-STORY BUILDING WITH UNPROTECTED ATTIC, FLOOR, ROOF, WALLS, CEILING, AND TRUSS. VERTICAL STRUCTURE: MASONRY AND WOOD STUD. EXTERIOR WALLS, BRICK AND STUCCO.
- TYPE OF CONSTRUCTION (TABLE 601): TYPE VB COMBUSTIBLE, UNPROTECTED.

**BUILDING FLOOR AREA:**

(TABLE 504.2)	ALLOWED	EXISTING
FULLY SPRINKLED BUILDING:		
TABULAR BUILDING LIMITATIONS (PER FLOOR) R-2:	1,000 SF	1,460 SF
FRONTAGE INCREASE (1):	N/A	
TOTAL ALLOWABLE BUILDING LIMITATIONS (A <sub>1</sub> ):	1,000 SF	1,460 SF

**FIRE RESISTANCE RATING OF BUILDING ELEMENTS**

BUILDING ELEMENT (TABLE 601.10.4)	RATING (HOURS)
PRIMARY STRUCTURAL FRAME	0
SEPARATION DISTANCE GREATER THAN 60":	0
INTERIOR LOAD-BEARING WALLS:	0
SEPARATION DISTANCE 150":	0
NON-BEARING WALLS AND PARTITIONS:	0
STRUCTURAL MEMBERS SUPPORTING WALLS:	0
FLOOR CONSTRUCTION INCLUDING SUPPORTING BEAMS AND JOISTS:	0
ROOF CONSTRUCTION INCLUDING SUPPORTING BEAMS AND JOISTS:	0
180" MIN. EXCEPT 2" SPRINKLERS)	30 MIN.
CORRIDORS (TABLE 1020):	30 MIN.
STAIRWAYS & SHAFTS (119.4):	1 HOUR

**EXIT ACCESS & TRAVEL DISTANCE (2 EXITS)**

UPPER LEVEL	LOWER LEVEL	MAX. TRAVEL DISTANCE BETWEEN EXITS SHALL BE 1/2 THE PRINTED OCCUPANCY SEPARATION DISTANCE.	MAX. TRAVEL DISTANCE BETWEEN EXITS SHALL BE 1/2 THE PRINTED OCCUPANCY SEPARATION DISTANCE.
19'-0"	19'-4"	9'-0"	9'-2"
19'-0"	19'-4"	9'-0"	9'-2"

**EXIT ACCESS & TRAVEL DISTANCE (2 EXITS)**

UNIT	MAX. TRAVEL DISTANCE (TABLE 603.3)	ACTUAL TRAVEL DISTANCE
UNIT 1A	10'-0"	10'-0"
UNIT 1B	11'-0"	11'-0"
UNIT 1C	13'-0"	13'-0"
UNIT 1D	8'-0"	8'-0"
UNIT 2A	12'-0"	12'-0"
UNIT 2B	12'-0"	12'-0"
UNIT 2C	12'-0"	12'-0"
UNIT 2D	11'-0"	11'-0"
UNIT 2E	12'-0"	12'-0"

**NUMBER OF EXITS**

FLOOR (TABLE 604.3)	REQUIRED	ACTUAL
RESIDENTIAL (PER FLOOR)	2,000 OCC.	1
FLOOR (TABLE 604.3)	1	1

**LIST OF DRAWINGS**

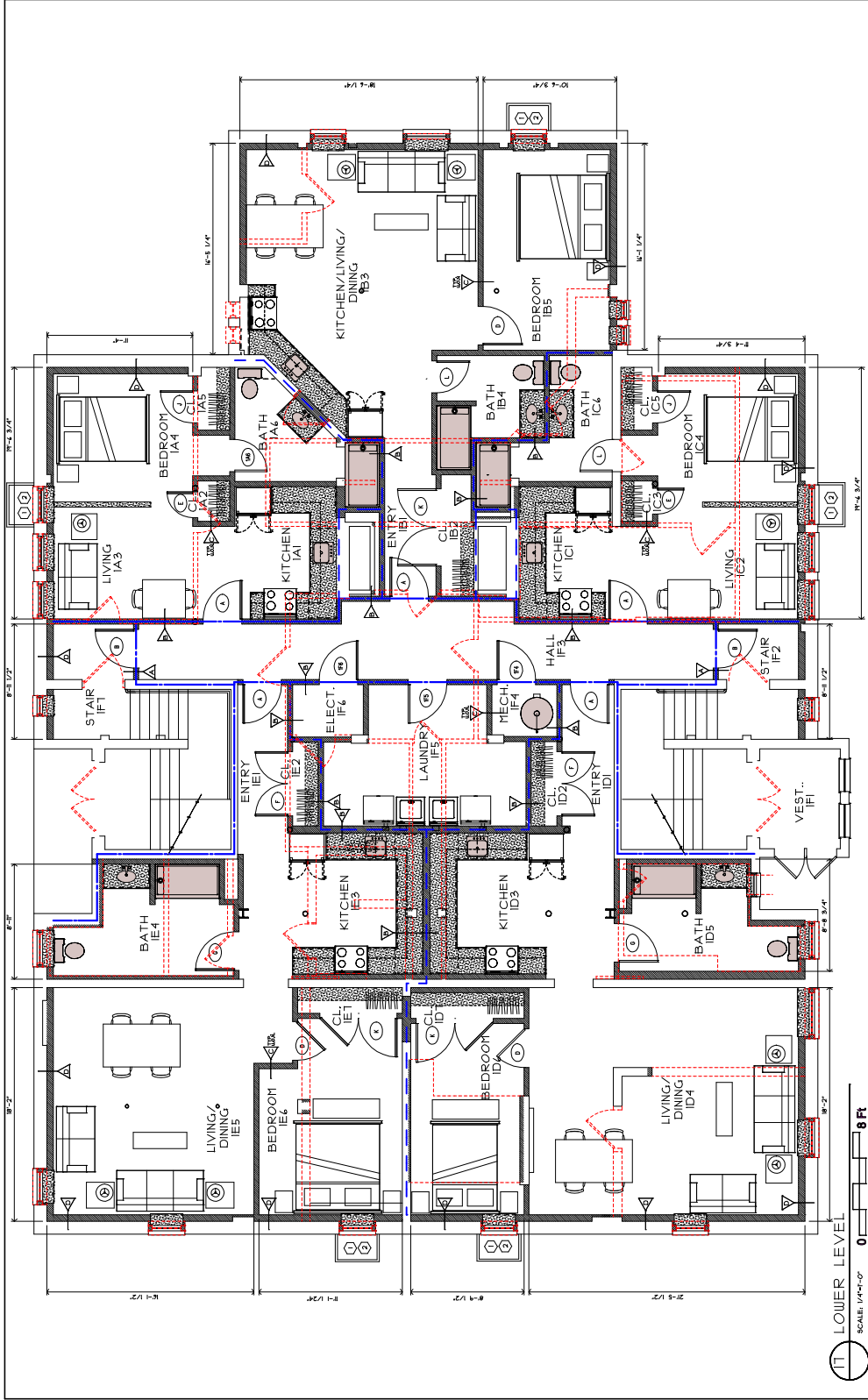
CODE	DESCRIPTION
G1	CODE REVIEW
A1	LOWER LEVEL ARCHITECTURAL PLAN
A2	UPPER LEVEL ARCHITECTURAL PLAN
A3	PARTITION TYPES AND DOOR SCHEDULE

**Issued for Permit**

**Apartment Renovations**  
**East School Apartments**  
**219 Christian Lane, Whitaby, MA**  
 for  
**Obeart Construction Company, Inc.**  
 3001 ANDREWS BL. - ROUTE 9 DESIGN  
 CONSULTING ARCHITECT  
 104 ELM STREET  
 NORTHAMPTON, MA 01060  
 STEVEN T. DRAKULICH  
 ARCHITECT  
 27 JAMES STREET  
 GREENFIELD, MA 01301  
 (413) 531-6475

**Code Review**  
 SCALE: 1/8"=1'-0"

**G1**  
 SHEET NO. 01  
 DATE: 02/27/23



LOWER LEVEL  
SCALE: 1/4"=1'-0" 0 8 Ft

FLOOR PLAN LEGEND	
	EXISTING CONSTRUCTION TO RETAIN
	DOOR & KEY (SEE EXISTING SCHEDULE ON A3)
	CABINETS & SHELVING
	PARTITIONS
	DOOR
	EXISTING CONSTRUCTION TO BE REMOVED
	NEW CONSTRUCTION
	DOOR & KEY (SEE SCHEDULE SHEET A3)
	CABINETS & SHELVING (SEE SCHEDULE SHEET A3)
	PARTITION & KEY (SEE PARTITION TYPES ON SHEET A3)
	ROOM NAME & NUMBER
	OFFICE 101
	CONSTRUCTION NOTE KEY
	DIMENSION TO FACE OF STUD
	DIMENSION TO FINISHED SURFACE
	ONE HOUR FIRE RATED PARTITION
	90 MINUTE FIRE BARRIER

Issued for Permit

**Apartment Renovations**  
**East School Apartments**  
 219 Christian Lane, Whitely, MA

for  
**Obeah Construction Company, Inc.**

DESIGNED BY: SA - ROUTE 9 DESIGN  
 CONSULTING ARCHITECT  
 104 ELM STREET  
 NORTHAMPTON, MA 01060  
 ARCHITECT  
 STEVEN T. DRAKULICH  
 27 JAMES STREET  
 GREENFIELD, MA 01301  
 (413) 531-6475

**Lower Level Architectural Plan**  
 SCALE: 1/4"=1'-0"

REVISIONS:  
 01/27/23  
 02/07/23

DATE: 02/07/23

PROJECT: RENOVATION FOR OBEAH EAST SCHOOL APTS.

OWNER: OBEAH CONSTRUCTION COMPANY, INC.

DATE: 02/07/23

SCALE: 1/4"=1'-0"

**A1**