Town of New Castle

200 South Greeley Avenue, Chappaqua NY 10514 • Ph. (914) 238-4723 • Fax (914) 238-5177
e-mail: building@mynewcastle.org

APPLICATION FOR BUILDING PERMIT

Examined Date _____ 20____

Approved Date _____ 20____

Approved By _____ 20____
(William J. Maskiell, Building Inspector)

17888 SEP 09 2016

The following items must be submitted for initial review unless waived by the Building Inspector

1. One Building Permit application, signed by property owner.
2. Two copies of the survey showing new structure to scale and location of septic.
3. Two sets of construction drawings and specifications including elevations, foundation plan, floor plans and cross sections. Mechanical, electrical or plumbing drawings as required by the Building Inspector. (Signed & Sealed).
4. Permit fee: (see construction cost and fee table). HVAC, Electrical, Plumbing requires separate permits.
5. Westchester County Board of Health approval necessary for new residences and for bedroom additions.
6. Three copies of fire sprinkler system design plan, if applicable. See NFPA-13.
7. Other permits may be required including Steep Slopes, Wetlands and Tree Removal.
8. If Architectural Review Board is necessary, application must be submitted one week prior to meeting with photographs of all elevations of existing structure, Google Earth, and front elevation of adjacent neighbors' residences. Submittal shall be accompanied by a CD or DVD of entire application in single .PDF format.
9. F.A.R and Coverage Calculation Worksheet.
10. TRUSS Certification

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1. Property Owner (DO NOT WRITE ABOVE LINE – FOR OFFICIAL USE ONLY)

a) Print Name Evran + Megan Ozkul b) Signature of Owner: _____

c) Mailing Address 48 Ludlow Dr. Chappaqua

d) Telephone Number: 631-887-9099 e) E-Mail Address evran.ozkul@gs.com

2. Location and Description of Property

a) Street Location: 48 Ludlow Dr.

b) Tax Designation: Section 81.11 Block 2 Lot 41

c) Area of Lot: _____ acres _____ square feet

d) Zoning District: ☐ ¼ acre ☐ ½ acre ☐ 1 acre ☐ 2 acre ☐ other _____

3. Construction Type and Location on Property

a) Type of Construction (check one and fill appropriate sub-section).

☐ New Residence

Bedrooms _____ # Bathrooms _____ Finished Basement ☐ Yes ☐ No

#Decks/Porches _____ Garage: # of bays _____ ☐ attached ☐ detached

☒ Addition/Alterations to existing residence (please be specific): _____

Addition of Master Bathroom + Closet.

Expansion of Dormers ; Replacement of Windows

☐ Swimming Pool (provide dimensions): length _____ width _____

☐ Tennis Court (provide dimensions): length _____ width _____

☐ Commercial (# stories, intended use) _____

☐ Accessory Building (intended use): _____

☐ Retaining Wall (indicate height): _____ ☐ Patio (indicate square footage) _____

☐ Filling and Grading ☐ other (indicate type) _____

b) Give Dimensions from Construction to Lot Lines

Front _____ Left Side _____ Right Side _____ Rear _____

c) Area of Disturbance: _____ square feet

d) Will you be cutting trees? ☐ Yes ☐ No How many _____

e) Are you within a wetland buffer? ☐ Yes ☐ No

f) Are you displacing a slope greater than 15 percent? ☐ Yes ☐ No

g) Is the property located in a Conservation Subdivision? ☐ Yes ☐ No

4. Construction Cost and Fee

****The estimated cost shall include all labor, material, scaffolding, fixed equipment, professional fees, filling and grading, miscellaneous site work and material and labor which may be donated gratis.****

a) What is the estimated cost of construction, (exclusive of lot)? $ 80,000

What is the estimated cost of site work? $ _____

What is the total estimate cost of construction? $ 80,000 (sum of above)

b) Total square feet of new construction: 155 square feet

Basement _____ First Floor 122 Second Floor 33 Attic _____

c) Permit fee: $ 1,285

Res. Addition/Alteration/Renovation:	$100 for 1st $1,000 in construction cost; $15 each add'l $1,000
New Residence:	$100 for 1st $1,000 in construction cost; $15 each add'l $1,000
New Alt/Add. For Commercial Multi-family, Religious & Public assembly	$150 for 1st $1,000 in construction cost; $18 each add'l $1,000

5. Agents

a) Name of Registered Architect Mladen Bay NYS License # 017016

Address 475 Hill Rd Southold, NY 11971

Office# _____ Cell # 917-567-6837

E-Mail mbay918@aol.com.

b) Name of Professional Engineers _____ NYS License # _____

Address _____

Office# _____ Cell # _____

E-Mail _____

c) Name of Builder Gustavo Lojano West. Co. License # WC-24878-H12

Address 883 Franklin Ave Thornwood NY 10594

Office# 914-747-1935 Cell # 914-924-3692

E-Mail GUSTAVO_L_GC@hotmail.com

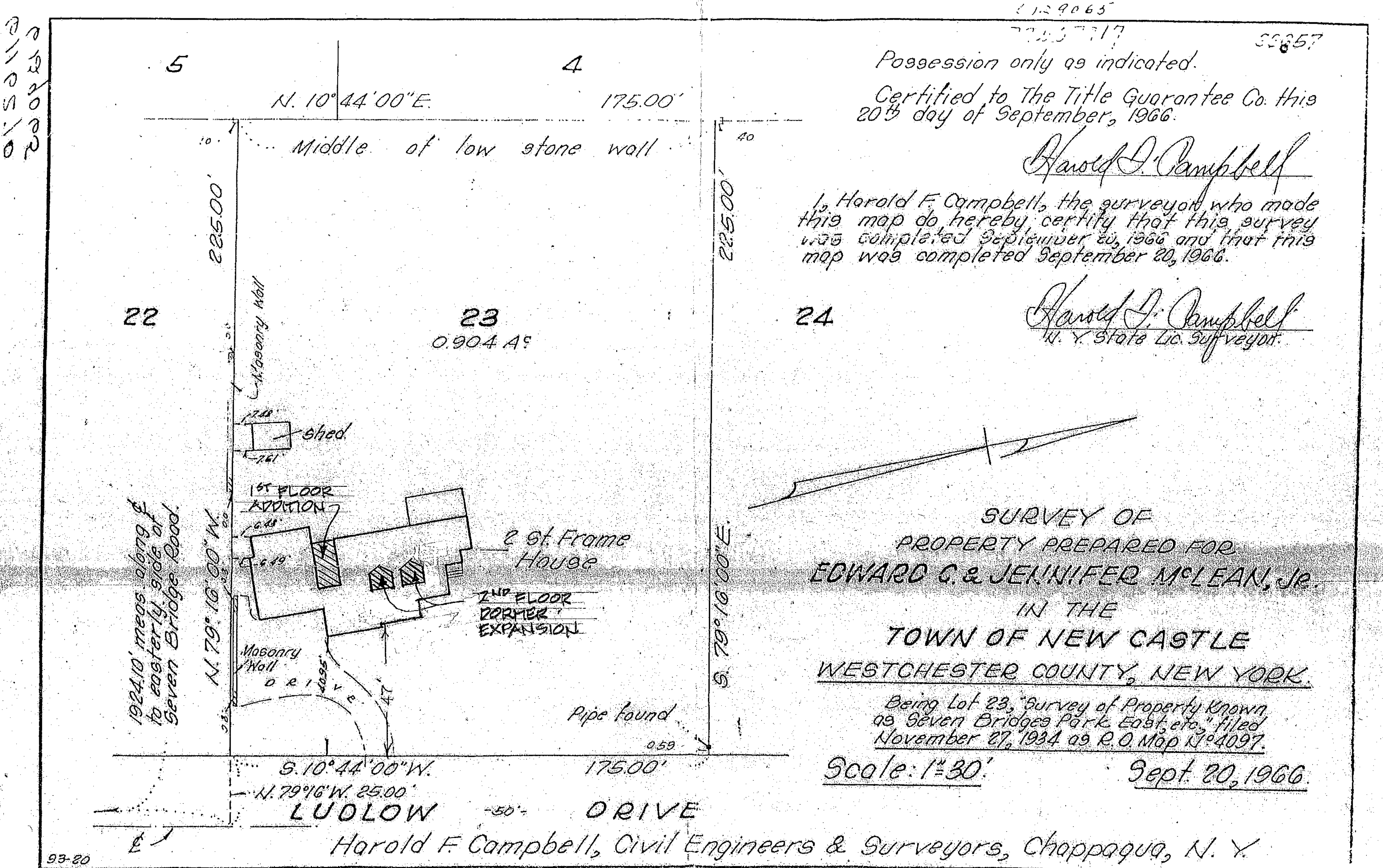
d) Who Will Supervise the Work (check one) - ☒ Builder ☐ Architect ☐ Engineer ☒ Owner ☐ Other

Main Contact Number 631-887-9099 & E-mail evran.ozkul@gs.com

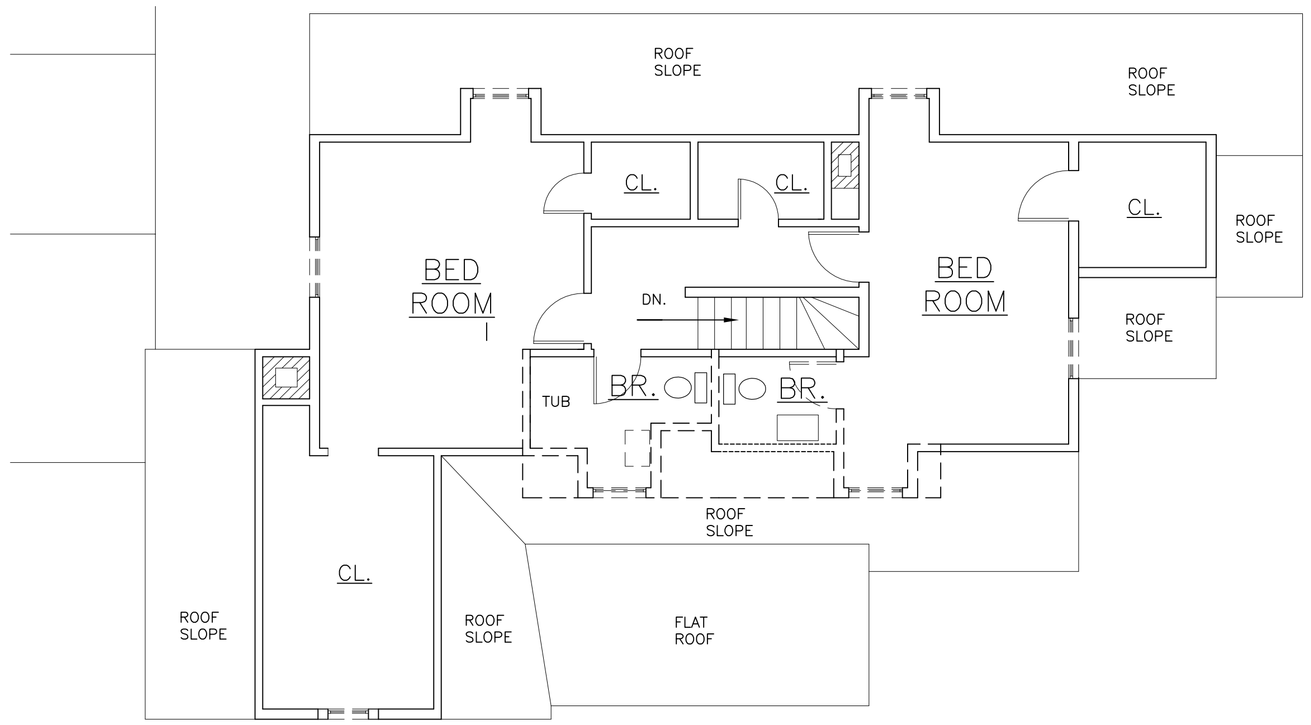
e) The State Workmen's Compensation Law provides that before a Building Permit is issued, the builder shall produce evidence of insurance by providing a copy of the Workman's Compensation Certificate issued by the Policy Carrier, Form C-105.2.

_____

SIGNATURE OF APPLICANT

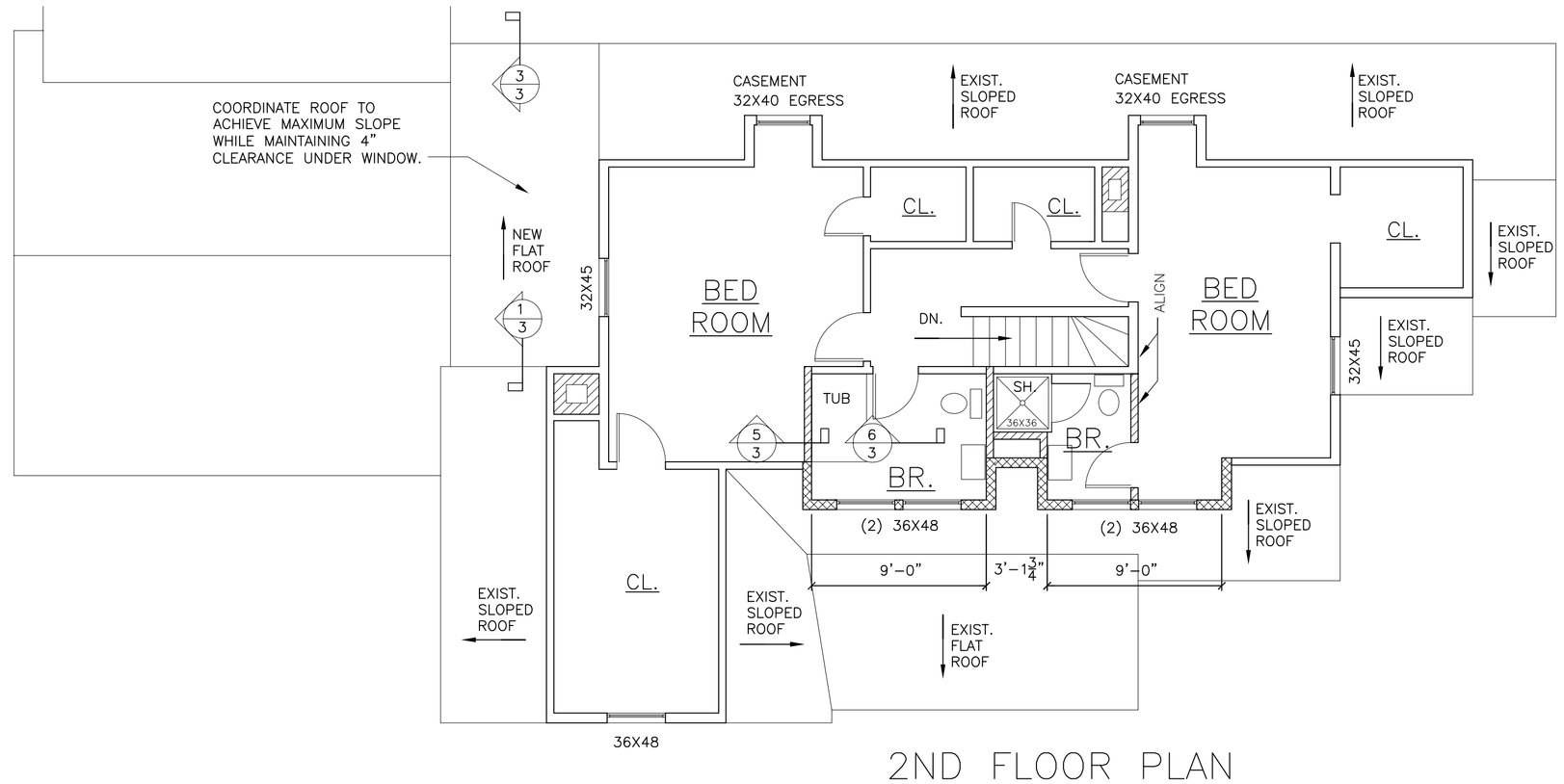


Possession only as indicated.
Certified to The Title Guarantee Co. this 20th day of September, 1966.
Harold F. Campbell
I, Harold F. Campbell, the surveyor who made this map do hereby certify that this survey was completed September 20, 1966 and that this map was completed September 20, 1966.
Harold F. Campbell
N. Y. State Lic. Surveyor.
5
4
N. 10°44'00"E.
175.00'
Middle of low stone wall
225.00'
225.00'
22
23
0.904 A?
24
Masonry Wall
Shed
1st FLOOR ADDITION
2 st. Frame House
2ND FLOOR DORMER EXPANSION
1924.10' meas. along ℄ to easterly side of Seven Bridge Road
N. 79°16'00"W.
S. 79°16'00"E.
Masonry Wall
DRIVE
47'
Pipe found
S. 10°44'00"W.
175.00'
N. 79°16'W. 25.00'
LUDLOW -50'- DRIVE
℄
SURVEY OF PROPERTY PREPARED FOR EDWARD C. & JENNIFER McLEAN, JR. IN THE TOWN OF NEW CASTLE WESTCHESTER COUNTY, NEW YORK.
Being Lot 23, "Survey of Property Known as Seven Bridges Park East, etc." filed November 27, 1934 as R.O. Map No 4097.
Scale: 1"=30'
Sept. 20, 1966.
Harold F. Campbell, Civil Engineers & Surveyors, Chappaqua, N. Y.
93-20



2ND FLOOR DEMOLITION PLAN

Scale: 3/16"=1'-0"



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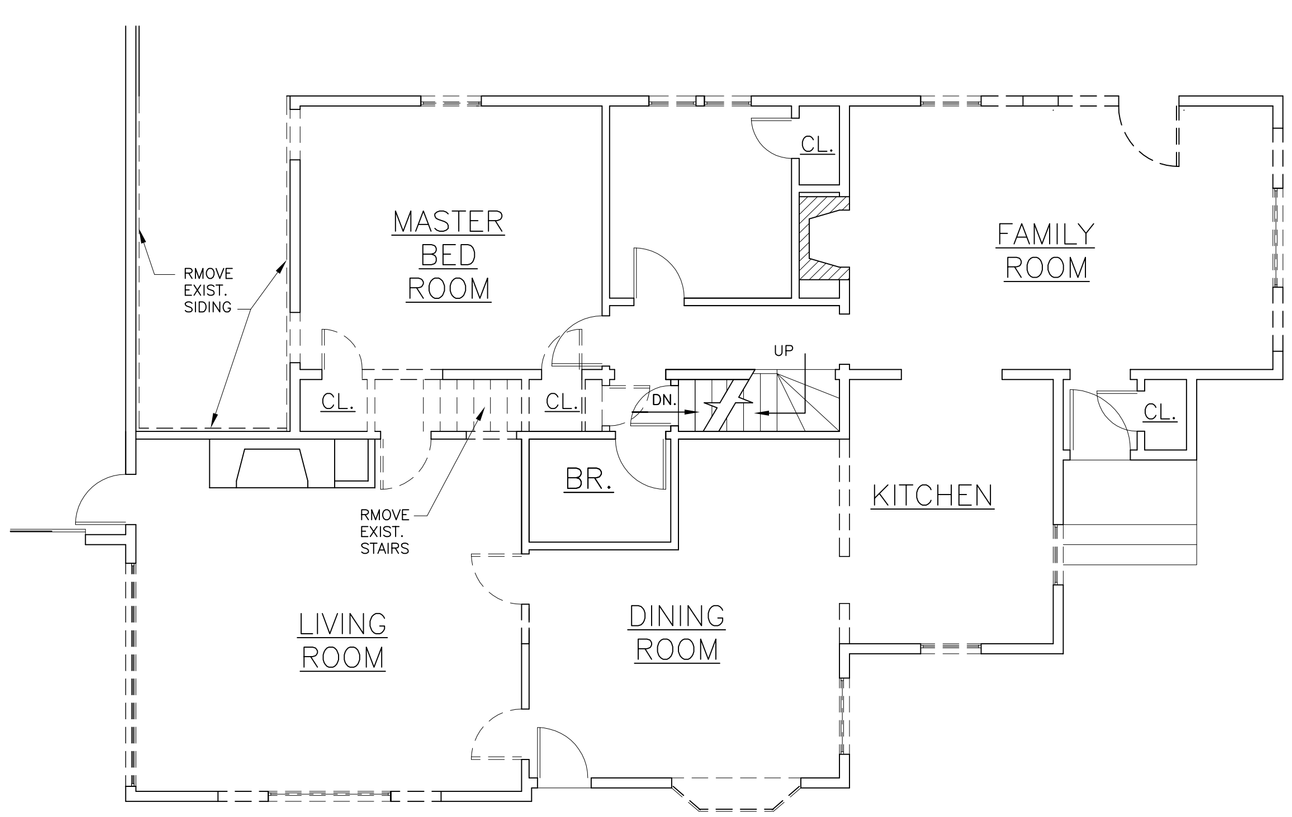
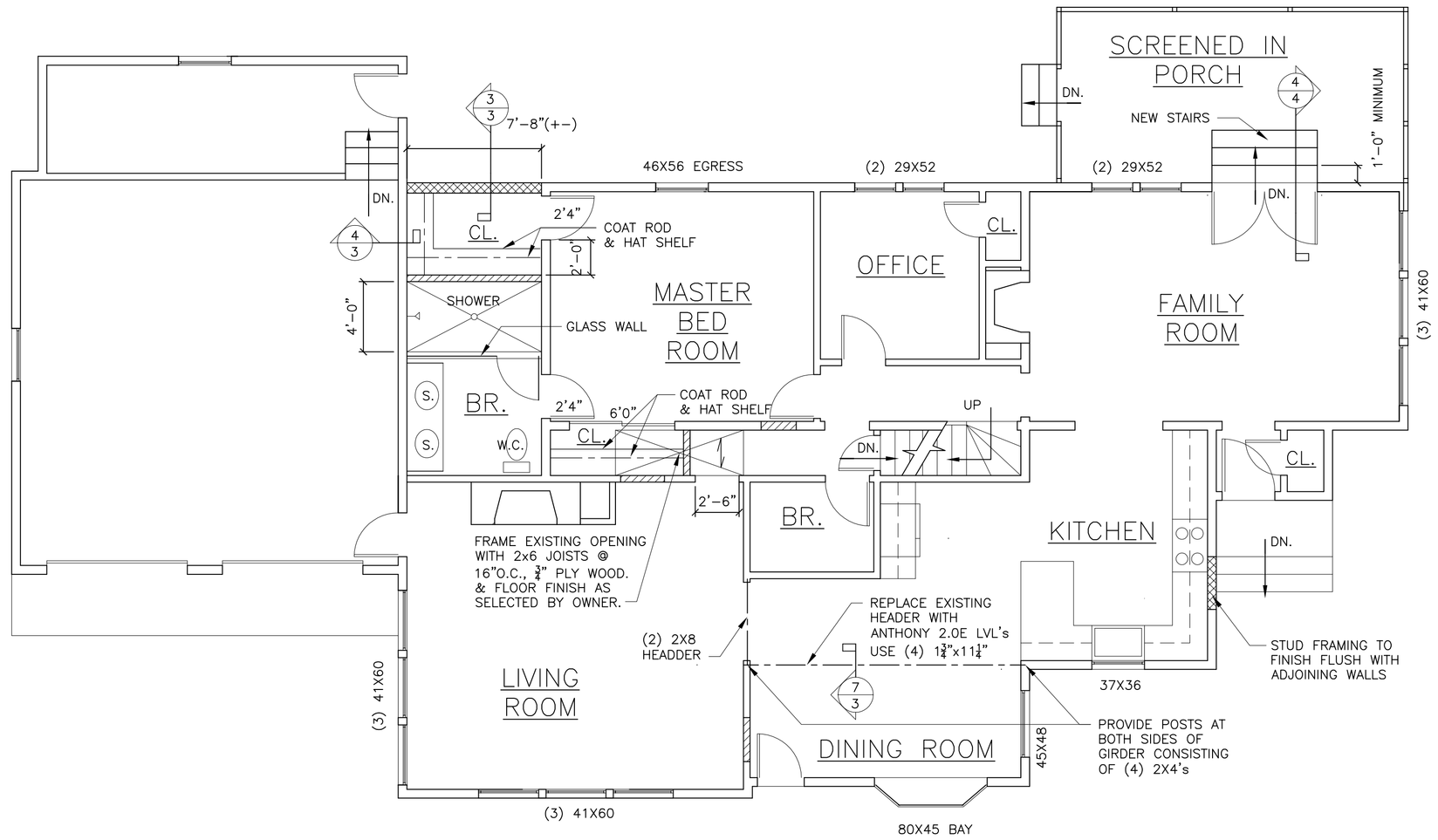
Scale: 3/16"=1'-0"



1ST FLOOR DEMOLITION PLAN

Scale: 3/16"=1'-0"



1ST FLOOR PLAN

Scale: 3/16"=1'-0"

LEGEND

- EXISTING TO BE REMOVED
- EXISTING TO REMAIN
- NEW WALL ASSEMBLY
  2X4 STUDS WITH 1/2" GYP. BD. ON BOTH SIDES FIRR OUT AS REQUIRED TO MAKE FLUSH WITH EXISTING WALLS
- NEW EXTERIOR WALL ASSEMBLY
  2X6 STUDS WITH 1/2" GYP. BD. ON INSIDE 6" PAPER BACKED FIBERGLASS INSULATION. 1/2" PLY WD. SHEATHING FELT PAPER AND SIDING TO MATCH EXISTING

C/2 ELEVATION NUMBER / DRAWING NUMBER

2/3 SECTION NUMBER / DRAWING NUMBER

9/4 DETAIL (AREA)

1/3 DETAIL (SECTION)

NOTE:
ARCHITECT WAS NOT RETAINED FOR FIELD OBSERVATION SERVICES

NAME
MLADEN BAY R.A.
475 HILL ROAD
SOUTHOLD, NY 11971

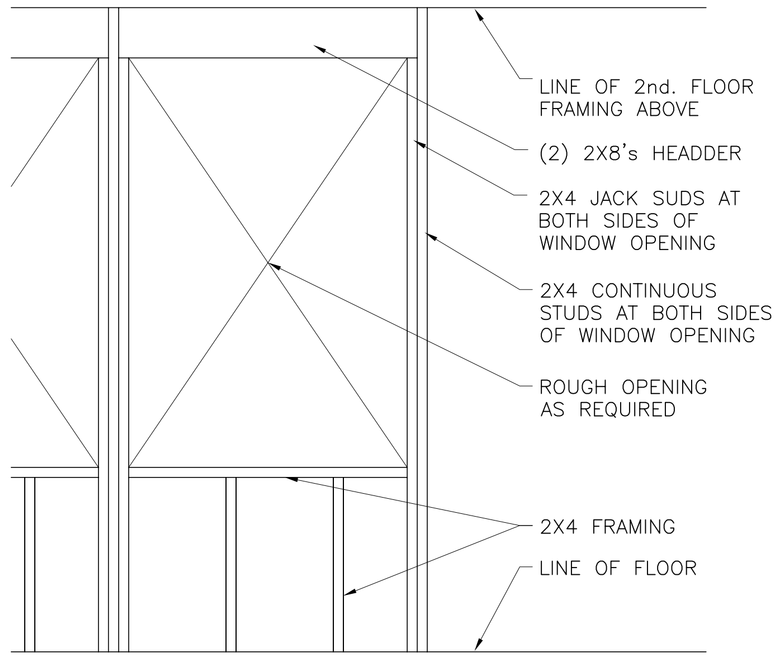
RESIDENCE OF:
48 LUDLOW DRIVE
CHAPPAQUAG, NY

REVISIONS:
9/9/16

DRAWING TITLE:
CONSTRUCTION PLANS

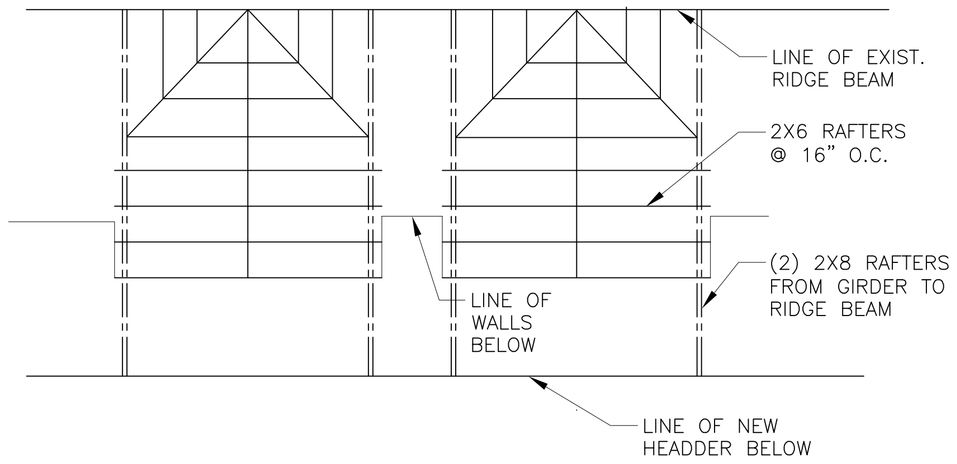
DWG NO:
1

SHEETS IN CONTRACT
4



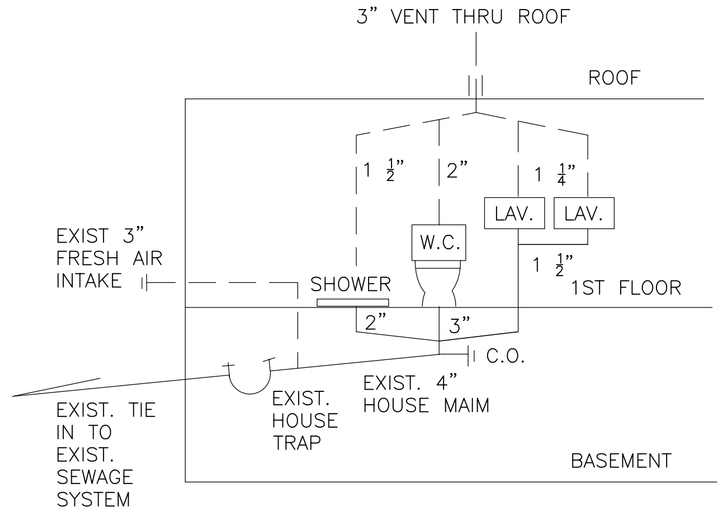
1 WINDOW ROUGH OPENING FRAMING

Scale: 3/4"=1'-0"

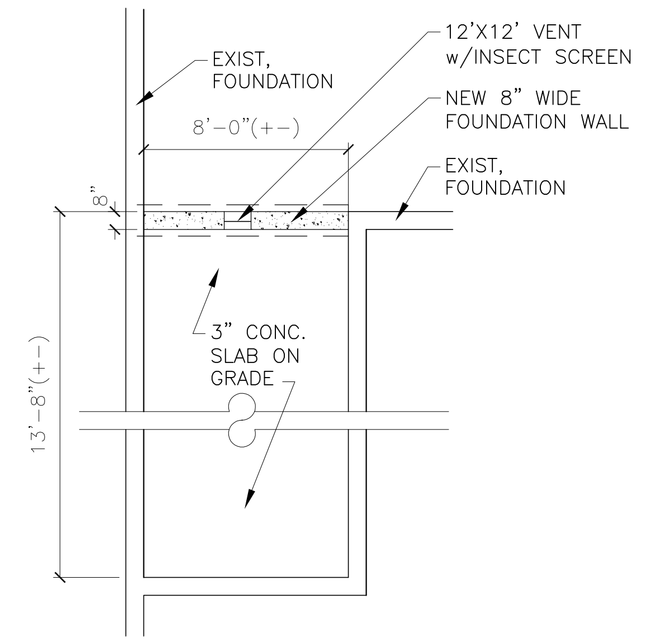


2 DORMER ROOF FRAMING PLAN

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

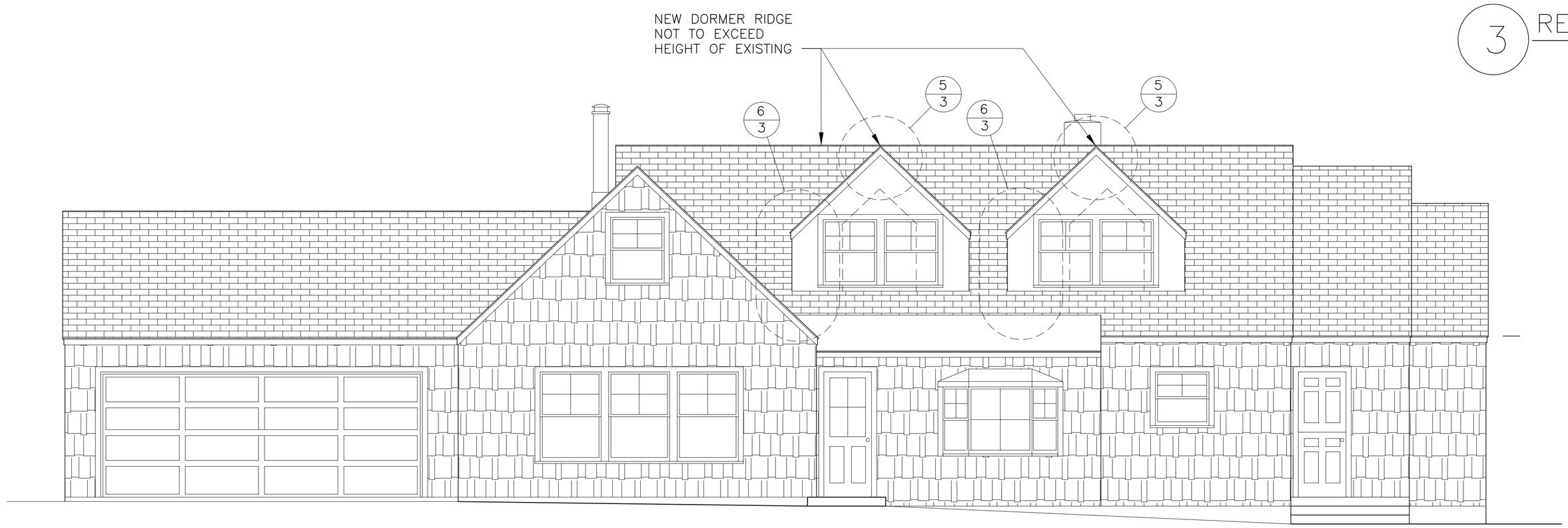


PLUMBING RISER DIAGRAM



3 REAR ADDITION FOUNDATION PLAN

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



FRONT ELEVATION

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

NOTE:
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475 HILL ROAD
SOUTHOLD, NY 11971

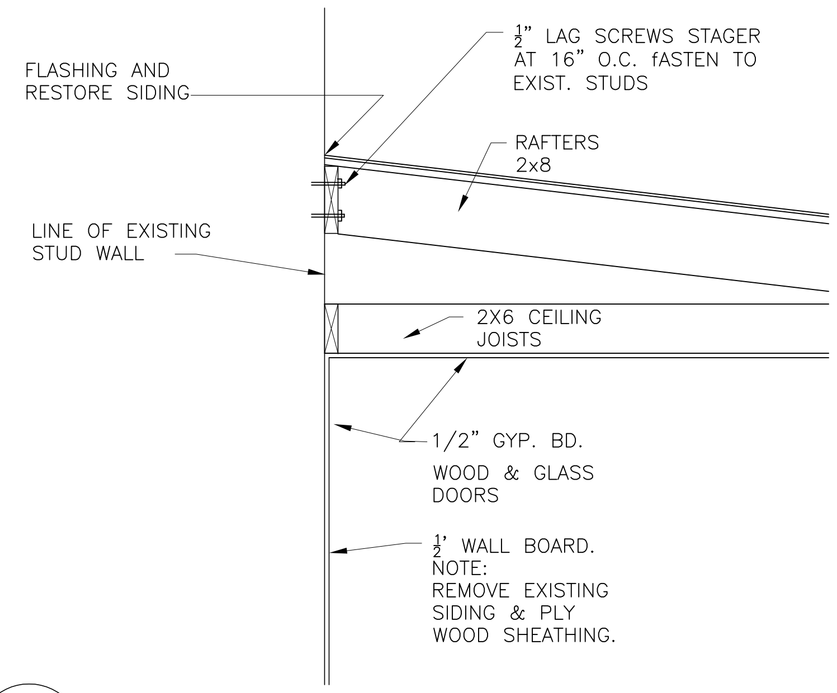
RESIDENCE OF:
48 LUDLOW DRIVE
CHAPPAQUAG, NY

REVISIONS:
9/9/16

DRAWING TITLE:
ELEVATIONS & DETAILS

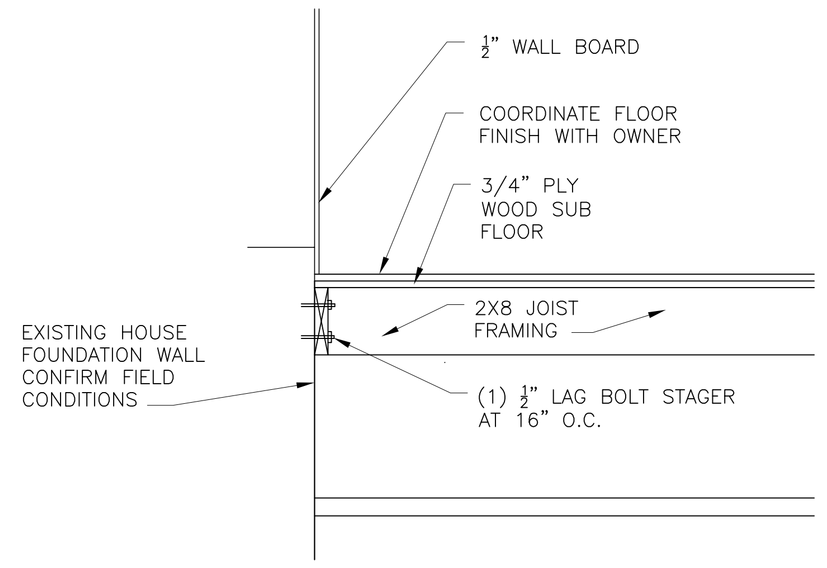
DWG NO:
2

SHEETS IN CONTRACT
4



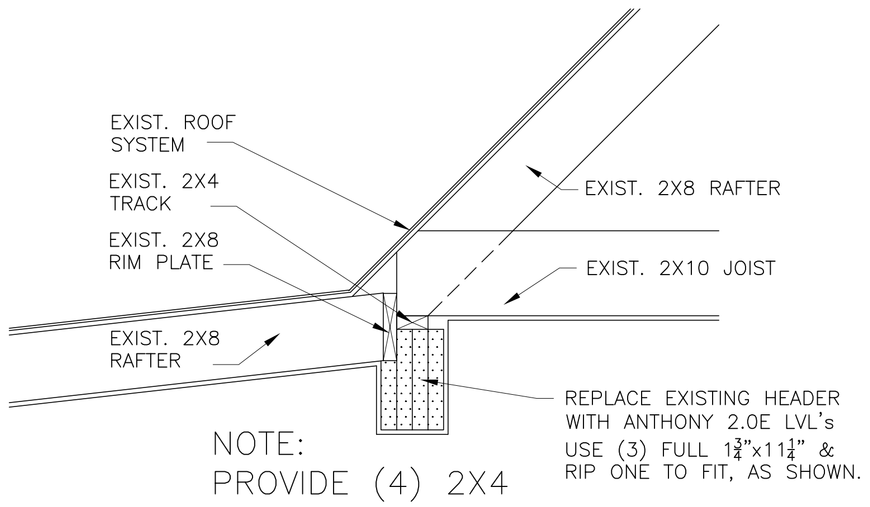
1 ROOF DETAIL @ REAR ADDITION

Scale: 1 1/2"=1'-0"



2 FLOOR DETAIL @ REAR ADDITION

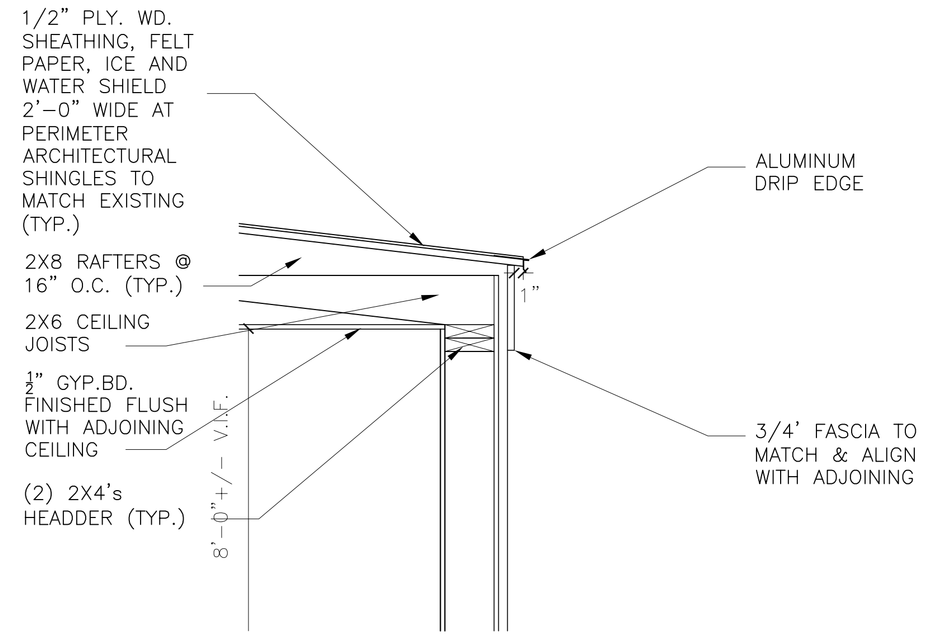
Scale: 1 1/2"=1'-0"



NOTE:
PROVIDE (4) 2X4 SUPPORT POSTS AT EACH SIDE, INSTALLED IN WALLS.

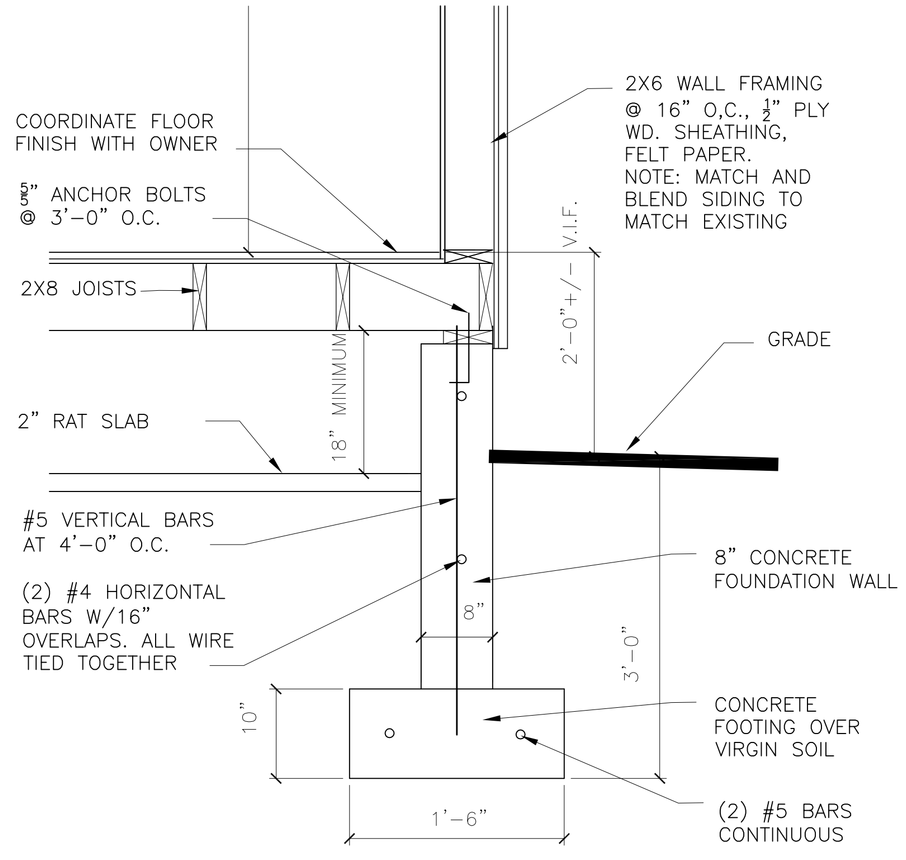
7 SECTION DETAIL GIRDER

Scale: 1"=1'-0"



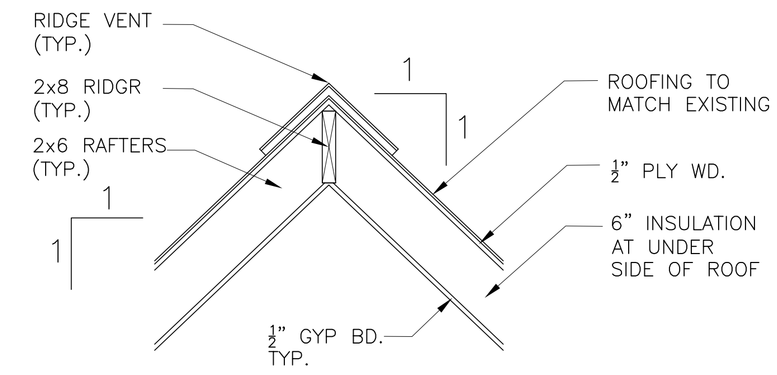
3 ROOF DETAIL @ REAR ADDITION

Scale: 1 1/2"=1'-0"



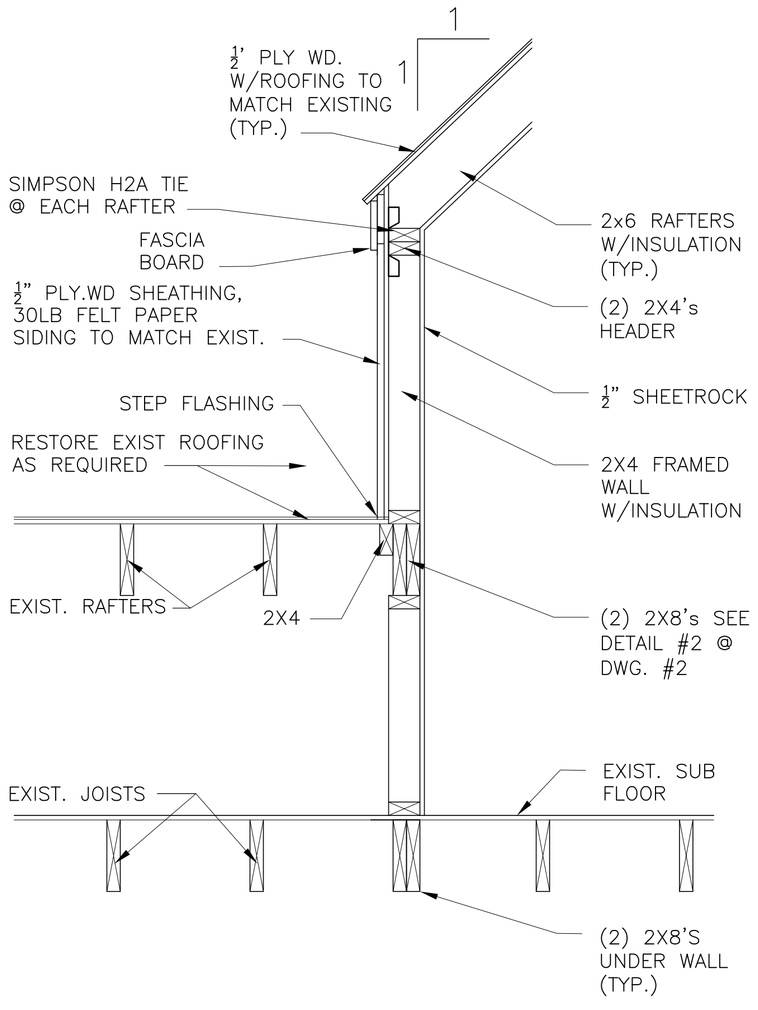
4 FOUNDATION DETAIL @ REAR ADDITION

Scale: 1 1/2"=1'-0"



5 SECTION DETAIL NEW DORMER

Scale: 1"=1'-0"



6 SECTION DETAIL NEW DORMER

Scale: 1"=1'-0"

NOTE:
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RESIDENCE OF:
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REVISIONS:
9/9/16

DRAWING TITLE:
DETAILS

DWG NO:
3

SHEETS IN CONTRACT
4

DESCRIPTION OF BUILDING ELEMENTS	NUMBER OF COMMON NAILS	NAIL SPACING
ROOF FRAMING		
RAFTER TO TOP PLATE (TOE-NAILED)	3-8d	PER RAFTER
CEILING JOIST TO TO PLATE (TOE-NAILED)	3-8d	PER JOIST
CEILING JOIST TO PARALLEL RAFTER (FACE-NAILED	6-16d	PER LAP
CEILING JOIST LAPS OVER PARTITION (FACE-NAILED)	6-16d	PER LEP
COLLAR TIE TO RAFTER (FACE-NAILED)	2-10d	PER TIE
BLOCKING TO RAFTER (TOE-NAILED)	2-8d	EACH END
RIM BOARD TO RAFTER (END-NAILED)	2-16d	EACH END
WALL FRAMING		
TOP PLATE TO TOP PLATE (FACE-NAILED)	2-16d[1]	PER FOOT
TOP PLATES AT INTERSECTIONS (FACE-NAILED)	4-16d	JOINTS EACH SIDE
STUD TO STUD (FACE-NAILED)	2-16d	24" O.C.
HEADER TO HEADER (FACE-NAILED)	16d	16" O.C. ALONG EDGES
TOP PLATE OR BOTTOM PLATE TO STUD (END-NAILED)	2-16d	PER 2X4 STUD
	3-16d	PER 2X6 STUD
	4-16d	PER 2X8 STUD
BOTTOM PLATE TO FLOOR JOIST, BAND JOIST END JOIST OR BLOCKING (FACE-NAILED)	2-16d[1,2]	PER FOOT
FLOOR FRAMING		
JOIST TO SILL, TOP PLATE OR GIRDER (TOE-NAILED)	4-8d	PER JOIST
BRIDGING TO JOIST (TOE-NAILED)	2-8d	EACH END
BLOCKING TO JOIST (TOE-NAILED)	2-8d	EACH END
BLOCKING TO SILL OR TOP PLATE (TOE-NAILED)	3-16d	EACH JOIST
LEDGER STRIP TO BEAM (FACE-NAILED)	3-16d	24" O.C.
JOIST ON LEDGER TO BEAM (TOE-NAILED)	3-8d	PER JOIST
BAND JOIST TO JOIST (END-NAILED)	3-16d	PER JOIST
BAND JOIST TO SILL OR TOP PLATE (TOE-NAILED)	2-16d[1]	PER FOOT
ROOF FRAMING		
STRUCTURAL PANELS	8d	6" EDGE/ 12" FIELD
DIAGONAL BOARD SHEATHING		
1"X6" OR 1"X8"	2-8d	PER SUPPORT
1"X10" OR WIDER	3-8d	PER SUPPORT
CEILING SHEATHING		
GYPSUM WALLBOARD	5d COOLERS	7" EDGE/ 10" FIELD
WALL SHEATHING		
STRUCTURAL PANELS	8d	6" EDGE/ 12" FIELD
FIBERBOARD PANELS		
7/16"	6d[3]	3" EDGE/ 6" FIELD
25/32"	8d[3]	3" EDGE/ 6" FIELD
GYPSUM WALLBOARD	5d COOLERS	7" EDGE/ 10" FIELD
HARDBOARD	8d	6" EDGE/ 12" FIELD
PARTICLE BOARD PANELS	8d	6" EDGE/ 12" FIELD
DIAGONAL BOARD SHEATHING	2-16d	PER FOOT
1"X6" OR 1"X8"	2-8d	6" EDGE/ 12" FIELD
1"X10" OR WIDER	3-8d	PER SUPPORT
FLOOR SHEATHING		
STRUCTURAL PANELS		
1" OR LESS	8d	6" EDGE/ 12" FIELD
GREATER THAN 1"	10d	6" EDGE/ 6" FIELD
DIAGONAL BOARD SHEATHING		
1"X6" OR 1"X8"	2-8d	PER SUPPORT
1"X10" OR WIDER	3-8d	PER SUPPORT

1. NAILING REQUIREMENTS ARE BASED ON WALL SHEATHING NAILED 6 INCHES ON CENTER AT THE PANEL EDGE. IF WALL SHEATHING IS NAILED 3 INCHES ON CENTER AT THE PANEL EDGE TO OBTAIN HIGHER SHEAR CAPACITIES, NAILING REQUIREMENTS FOR STRUCTURAL MEMBERS SHALL BE DOUBLED, OR ALTERNATE CONNECTORS, SUCH AS SHEAR PLATES, SHALL BE USED TO MAINTAIN THE LOAD PATH.
2. WHEN WALL SHEATHING IS CONTINUOUS OVER CONNECTED MEMBERS, THE TABULATED NUMBER OF NAILS SHALL BE PERMITTED TO BE REDUCED TO 1-16D NAIL PER FOOT.
3. CORROSION RESISTANT 11 GAGE ROOFING NAILS AND 16 GAGE STAPLES ARE PERMITTED, CHECK IBC FOR ADDITIONAL REQUIREMENTS.

TABLE R301.2(1)CLIMATE AND GEOGRAPHIC DESIGN CRITERIA

GROUND SNOW LOAD	WIND SPEED (MPH)	SEISMIC DESIGN CATEGORY	SUBJECT TO DAMAGE FROM: WEATHERING	FROST LINE DEPTH	TERMITE	DECAY	WINTER DESIGN TEMP	FLOOD HAZARD	ICE SHIELD UNDERLAYMENT ABOVE WALL
45 PSF	110	C	SEVERE	3'-0"	MODERATE TO HEAVY	SLIGHT TO MODERATE	13° F	NA	2'-0"

DESIGN CALCULATIONS

DEAD LOAD
ROOF = 10 PSF
CEILING = 5 PSF
FLOOR = 10 PSF
WALL = 11 PSF

LIVE LOAD (TABLE R301.5)
ROOF = 20 PSF
FLOOR (LIVING AREA) = 40 PSF

DEFLECTION LIMITS (TABLE R301.7)
RAFTERS HAVING SLOPES GREATER THAN 3/12 WITH NO FINISHES
CEILING ATTACHED TO RAFTERS = L/180
INTERIOR WALLS AND PARTITIONS = H/180
FLOORS AND PLASTERED CEILINGS = L/360
ALL OTHER STRUCTURAL MEMBERS = L/240
EXTERIOR WALLS
WIND LOADS WITH BRITTLE FINISHES = L/240
WIND LOADS WITH FLEXIBLE FINISHES = L/120

INSULATION

Provide insulation with vapor barrier minimum values as follows:
Walls R-19
Floor R-21
Ceiling R-38
Windows U-40

FOUNDATION NOTES

1) All footings to rest on undisturbed soil.

3) Vertical #5 reinforcing bars shall be embedded in footing at 4'-0" O.C. maximum, and shall extend the full height of the foundation wall. Horizontal bars shall be #6 evenly spaced, Reinforcing bar joints shall be overlapped 18" minimum. All bars shall be wire tied together

3) All concrete shall be 4,000 PSI minimum.

FRAMING NOTES

1) All framing techniques and methods to be as per prescriptive design of 2006 SBC High Wind Edition Wood Framing Construction Manual.

2) Unless otherwise noted, all framing and structural wood material to be Douglas Fir #1.

3) Floors, walls, ceilings, rafters to be spaced at 16" O.C. with blocking at 8'-0" max. O.C., unless othervise noted.

4) All bearing wall headers to be (2) 2X6 headers, (1) 2X6 sill plate, with 2X6 studs spaced at 16" O.C., unless otherwise noted.

5) All bearing wall openings to (2) jack studs and (2) full length studs on each side of the opening. LVL headers shall have (3) jack studs and (2) full length studs on each side of the opening. Bearing wall window sill shall also have (2) 2X6 window sill plates for openings between 4'1" and 6'0", and 2X6 wall openings between 5'11" and 8'9".

6) Provide blocking/bridging in floor joists and roof rafters at 8'0" O.C. maximum.

7) Roof and exterior wall sheathing to be 1/2" thick (4) ply CDX exterior grade plywood. Plywood to cover over plates and headers.

8) Plywood sub floor to be 3/4" T&G PTS Fir or Advantech adhered with PL400 and screwed to floor joists. Finished floor to be installed over sub floor as per manufacturer's instructions/recomendations.

9) All sill plates in contact with concrete to be pressure treated. Sill plates to be installed with foam sill gaskets.

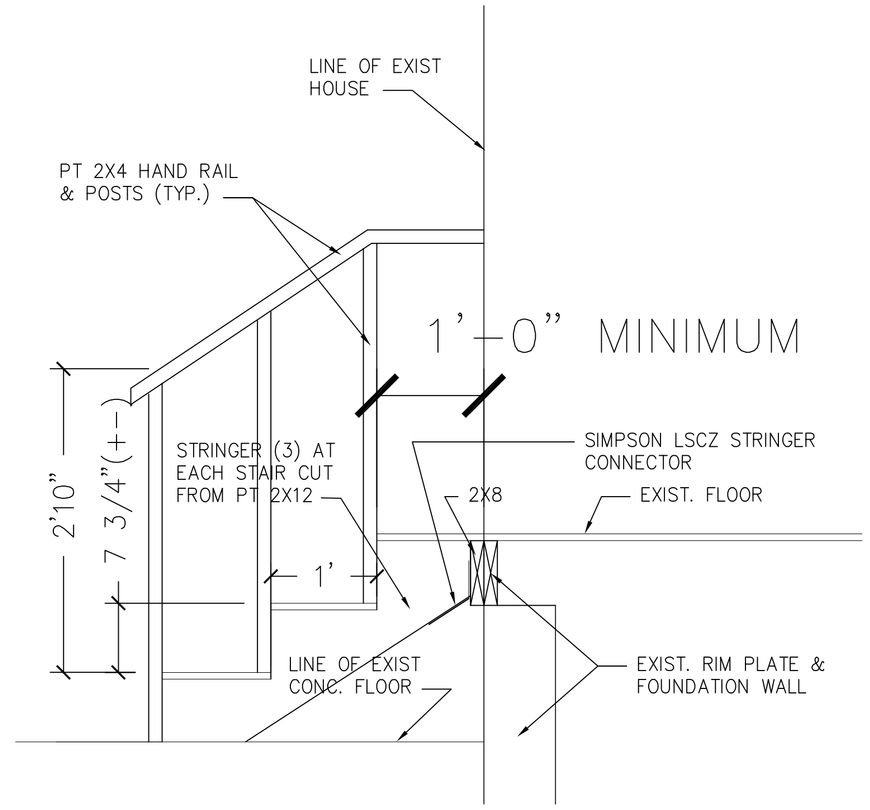
10) The contractor shall furnish and install all angles, brackets, toggles, eye bolts, etc. as necessary to properly support, brace or reinforce all construction materials.

ROOF SYSTEM

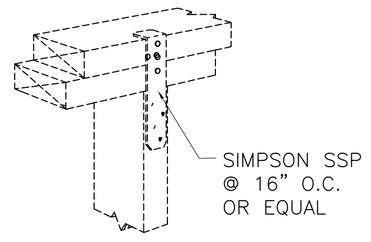
Roof shall be Architectural shingles installed with 60# felt paper base sheet, and 2'-0" wide ice & water shield at gable and eve side, as per manufacturer's instructions/recomendations.

INSULATION (if applicable)

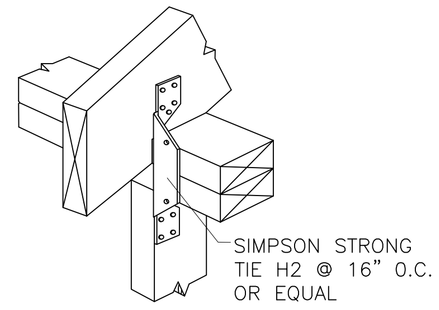
Provide insulation with vapor barrier minimum values as follows:
Walls R-19
Floor R-21
Ceiling R-38
Windows U-40



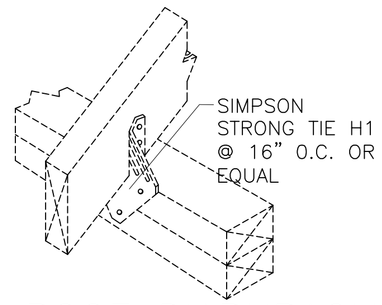
1 STAIR @ SCREENED IN PORCH
Scale: 1 1/2"=1'-0"



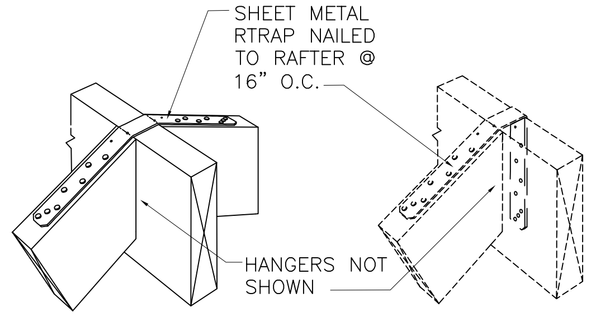
STUD TO TOP PLATE TIE



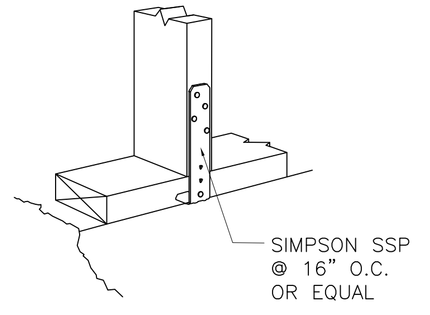
ROOF DIAPHRAGM PERIMETER DETAIL



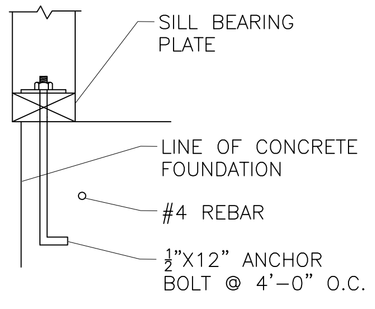
ROOF DIAPHRAGM PERIMETER DETAIL



ROOF RIDGE UPLIFT STRAPS



STUD TO SILL PLATE TIE



SILL PLATE ANCHOR BOLT

NOTE:
ARCHITECT WAS NOT RETAINED FOR FIELD OBSERVATION SERVICES

NAME
MLADEN BAY R.A.
475 HILL ROAD
SOUTHOLD, NY 11971

RESIDENCE OF:
48 LUDLOW DRIVE
CHAPPAQUAG, NY

REVISIONS:
9/9/16

DRAWING TITLE:
SPECIFICATIONS & DETAILS

DWG NO:
4

SHEETS IN CONTRACT
4