


No.	Submital / Revision	By	App'd	Date
12	ARE Submission October 2024	BGH	JFT	10/28/24
11	PDD Modification Submission September 2024	BGH	JFT	10/7/24
10	PDD Modification Submission September 2024	BGH	JFT	9/9/24
9	PDD Modification Initial Submission July 2024	BGH	JFT	7/19/24
8	Revised Trash Enclosure at Apartment Building	PBY	JFT	04/19

FOBES ISLAND, LLC
 8233 PARK RIDGE PATH STE 2
 LIVERPOOL, NEW YORK 13090

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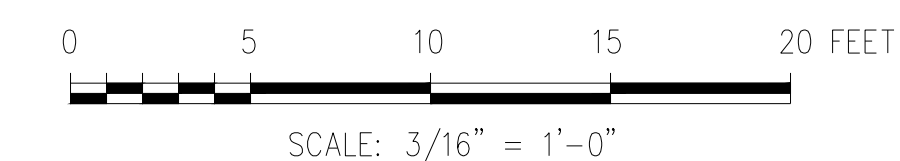
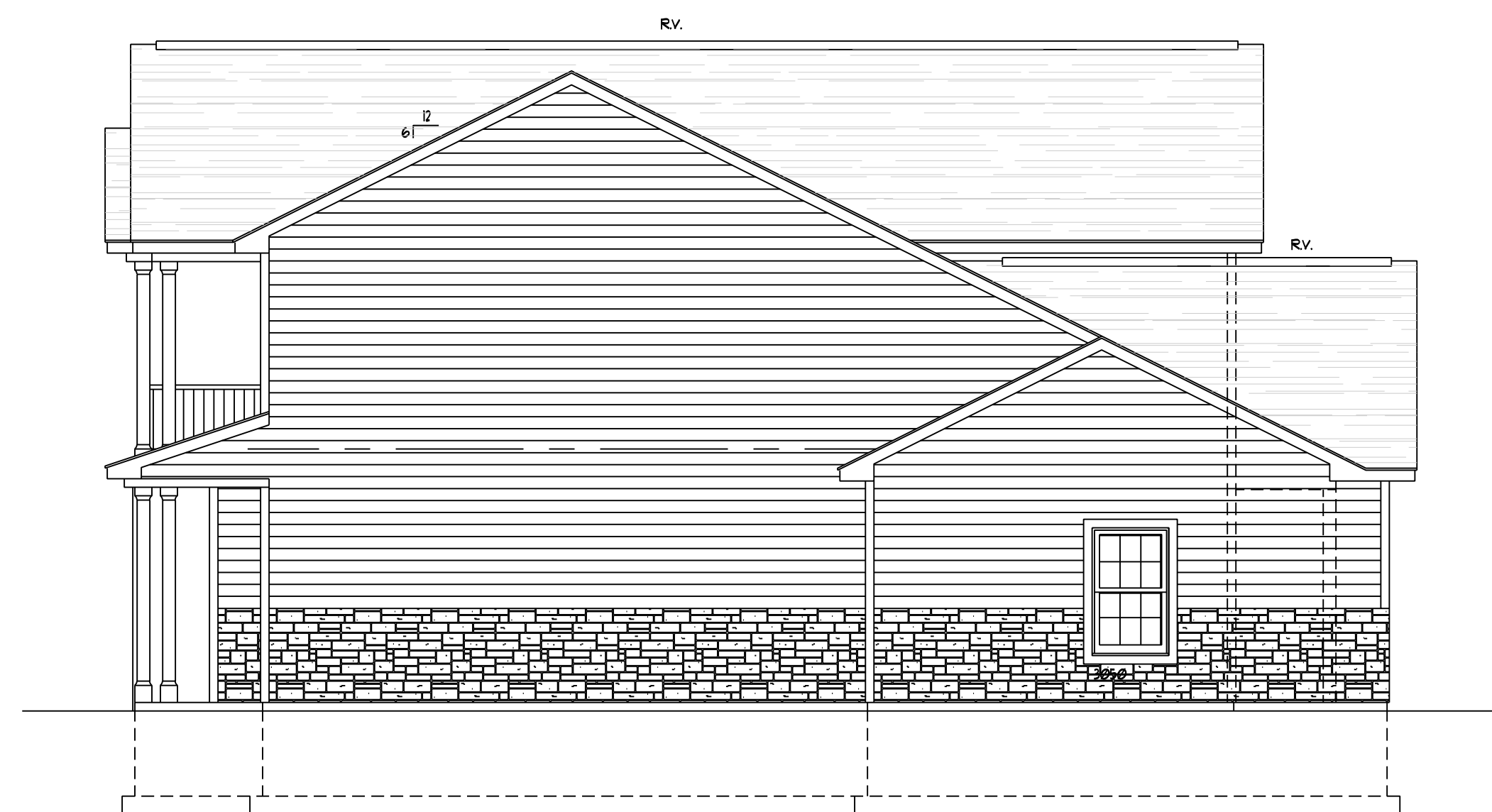
FOBES ISLAND DEVELOPMENT
 MODIFICATION
 VILLAGE OF BALDWINSVILLE COUNTY OF ONONDAGA STATE OF NEW YORK

TWO-UNIT APARTMENT HOME

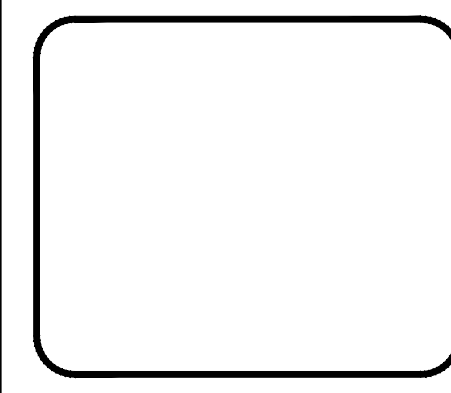
Issue Date: 9/9/24
 Project No.: 17076
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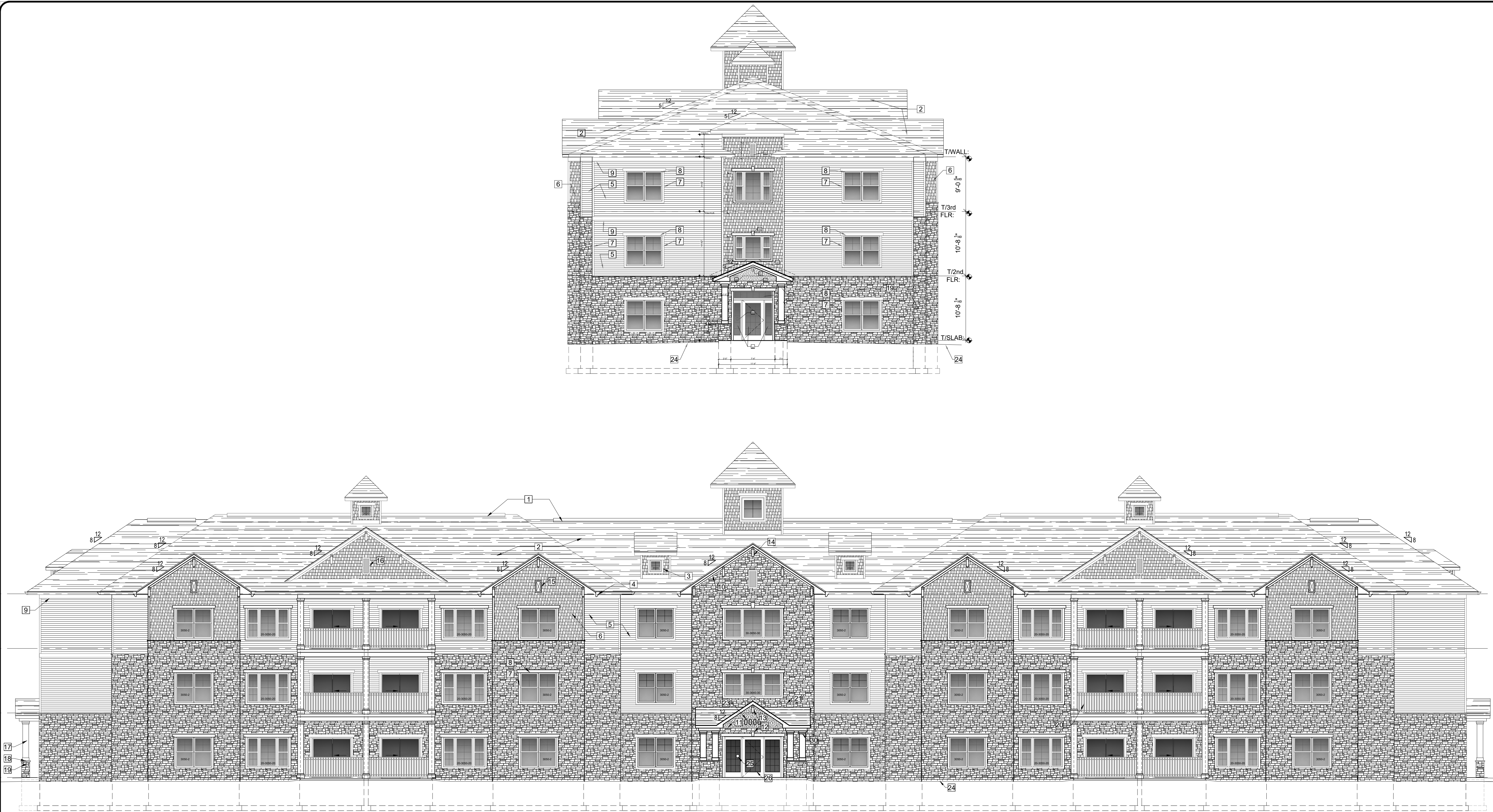
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 Designer: BGH Drawn: BGH Checked: JFT

FOBES ISLAND DEVELOPMENT
 MODIFICATION
 VILLAGE OF BALDWINVILLE COUNTY OF ONONDAGA STATE OF NEW YORK
FOUR-UNIT APARTMENT HOME
 Issue Date: 9/9/24 Project No.: 17076 Scale: AS SHOWN

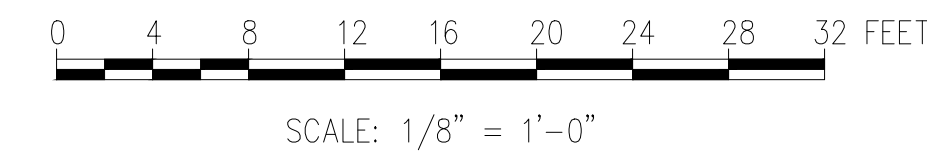
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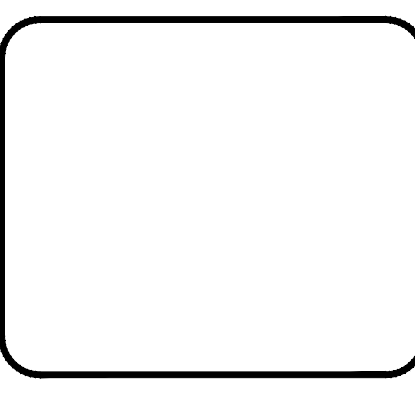


ELEVATION KEYNOTES

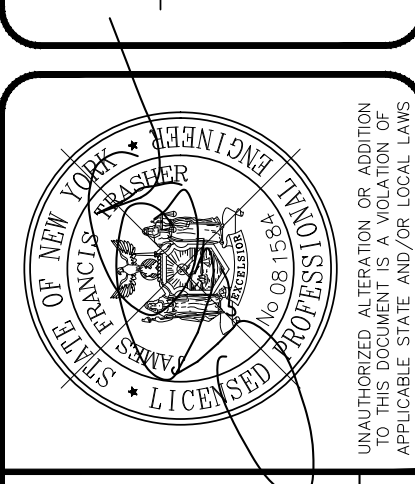
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|--|--|
| <ol style="list-style-type: none"> 1. CONTINUOUS RIDGE VENT. EXTERNAL BAFFLE TYPE w/ SNOW GUARD. 2. ASPHALT ROOF SHINGLES. TYPE, STYLE AND COLOR TBD BY OWNER / CONTRACTOR. 3. DORMER WINDOW AS SCHEDULED. 4. ALUMINUM GUTTER. (NOT ALL LOCATIONS SHOWN. REFER TO ROOF PLAN ON A-140 FOR MISSING LOCATIONS.) (DOWNSPOUTS NOT SHOWN, TO BE DETERMINED IN THE FIELD.) 5. HORIZONTAL CLAPBOARD VINYL SIDING, 4" EXPOSURE. (TYPE, STYLE AND COLOR TBD BY OWNER / CONTRACTOR.) 6. HORIZONTAL SHAKE-SHINGLE VINYL SIDING, 7" EXPOSURE. (TYPE, STYLE AND COLOR TBD BY OWNER / CONTRACTOR.) 7. 1 x 4 PVC TRIM BOARDS. 8. 1 x 6 PVC TRIM BOARDS. 9. 1 x 8 PVC TRIM BOARDS. 10. 1 x 10 PVC TRIM BOARDS. 11. "J" CHANNEL TRIM. 12. PVC KEYSTONE TRIM BLOCK. 9"H x 6"W1 x 4"W2. 13. PVC BRACKET. 16" H x 9" EXTENSION x 4" SQ. 14. PVC BRACKET. 20" H x 12" EXTENSION x 4" SQ. 15. PVC MEDALLION. 12" W x 24" H. 16. PVC FALSE LOUVER. 18" W x 36" H. 17. PVC COLUMN WRAPS AND TRIMS. | <ol style="list-style-type: none"> 18. 1 1/2" THICK PVC PIER CAP w/ TAPERED EDGES. 19. STONE SIDING PANELS. (VERSETTA STONE OR EQUIVALENT. COLOR TBD.) 20. P.T. WOOD RAILING SYSTEM. SEE WALL SECTION FOR DETAILS. (ALTERNATE RAILING: PVC SYSTEM.) 21. EXTEND WALL FLASHING UP 8" MINIMUM. 22. 8" HIGH ADDRESS NUMERALS. 1" STAND OFF. TYPICAL. 23. 12" HIGH ADDRESS NUMERALS. 1" STAND OFF. TYPICAL. 24. APPROXIMATE GRADE LOCATION. SEE SITE PLAN BY OTHERS. 25. "V-FR" FLOOR AND ROOF TRUSS IDENTIFICATION STICKER LOCATIONS PER TABLE 1-1264 OF NYCORPART 1264 - IDENTIFICATION OF BUILDINGS UTILIZING TRUSS TYPE CONSTRUCTION. SUBCHAPTER C OF CHAPTER XXXIII OF TITLE 19 OF THE OFFICIAL COMPILATION OF CODES, RULES AND REGULATIONS OF THE STATE OF NEW YORK. SEE SHEET Q-009 FOR MORE INFORMATION. 26. 3'-6"W x 6'-8"H. INSULATED DOOR w/ FULL HEIGHT. I.G. PANEL & 32"W I.G. SIDE LIGHTS EACH SIDE. 27. 3'-6"W x 6'-8"H. INSULATED DOOR w/ FULL HEIGHT. I.G. PANEL & 16"W I.G. SIDE LIGHTS EACH SIDE. 28. 16"H I.G. TRANSOM UNIT OVER DOOR AND SIDELIGHTS. 29. SMOOTH BOARD PANEL SIDING w/ TEXTURED FINISH. 30. 1 x 3 PVC TRIM BOARDS. 31. 1 x 2 PVC TRIM BOARDS. 32. PVC FALSE LOUVER. 13"W x 31"H. |
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Designed: BGH Drawn: BGH Checked: JFT

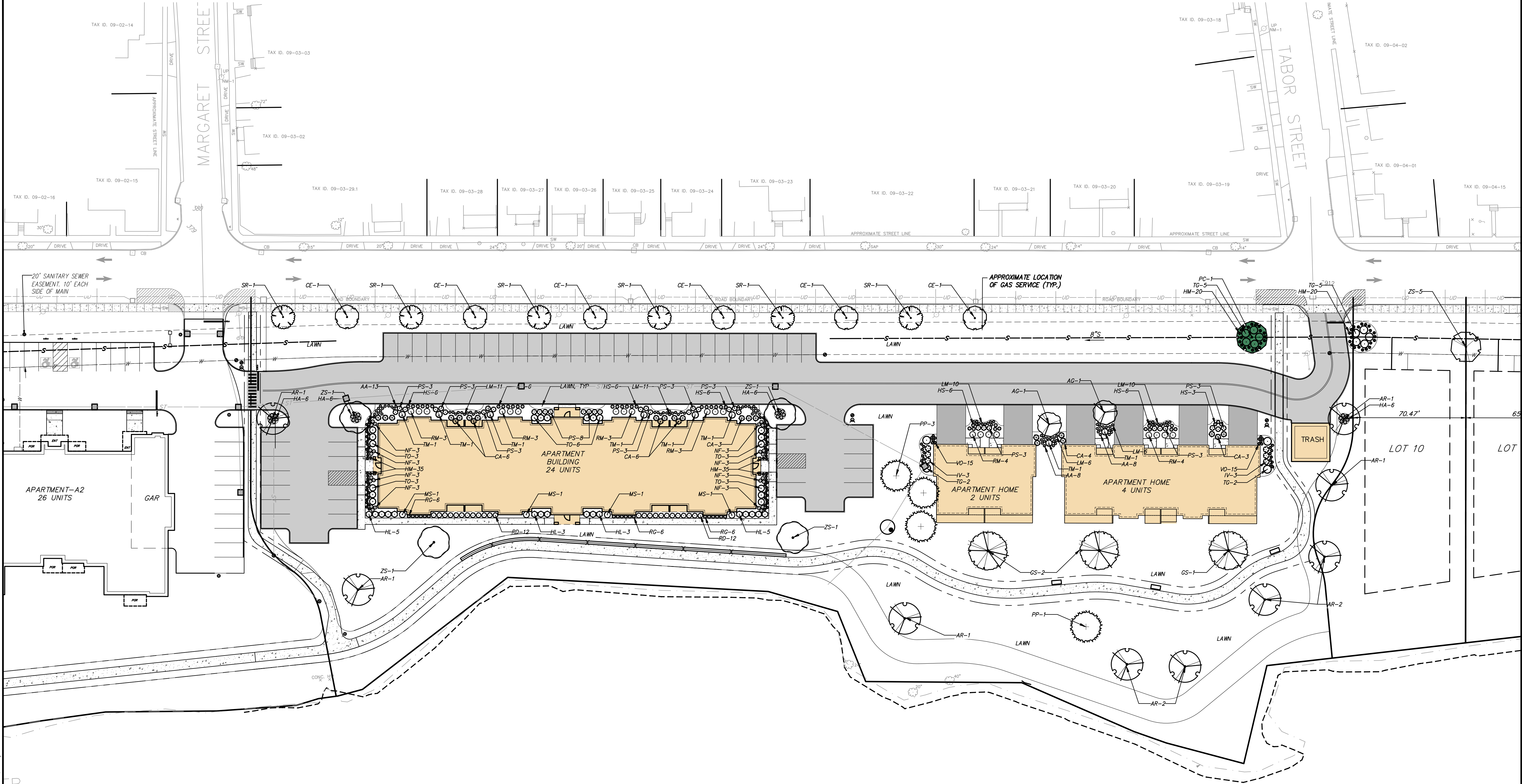
**FOBES ISLAND DEVELOPMENT
 MODIFICATION**
 VILLAGE OF BALDWINVILLE, COUNTY OF ONONDAGA, STATE OF NEW YORK

BUILDING ELEVATIONS

Issue Date: 9/9/24 Project No.: 17076 Scale: AS SHOWN

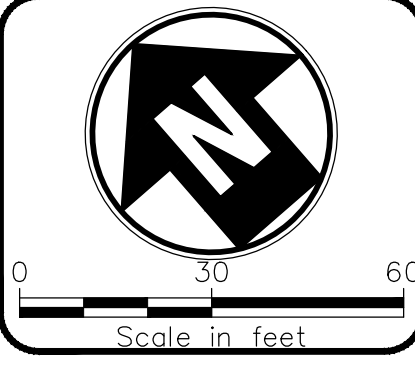
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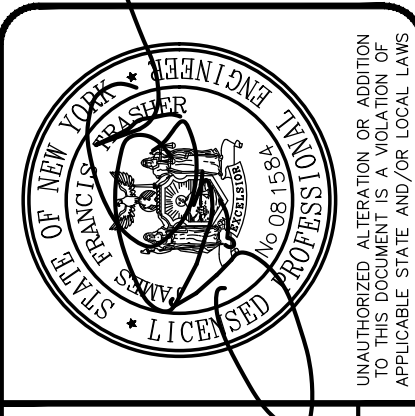


NOTE:
 1. REFER TO SHEET C-02: GENERAL NOTES & LEGEND FOR THE LANDSCAPE SCHEDULE.

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FOBES ISLAND, LLC
 8233 PARK RIDGE PATH STE 2
 LIVERPOOL, NEW YORK 13090




 Design: BGH
 Drawn: BGH
 Checked: JFT

FOBES ISLAND DEVELOPMENT
 MODIFICATION
 VILLAGE OF BALDWINVILLE COUNTY OF ONONDAGA STATE OF NEW YORK
LANDSCAPE PLAN - APT. HOMES
 Issue Date: 9/9/24 Project No.: 17076 Scale: AS SHOWN

C-6.4