



Wednesday, June 30, 2010

Miya Muraki, LEED AP  
SWATT | MIERS ARCHITECTS

Re: Parisi / Dunne Remodel

Some minor issues and questions

- 1) Is there a drainage plan in the works or am I to propose the drainage plan?
- 2) On Pg S2.0 looking on Line (N) there is a proposed new 2x6 shear wall. At this time there is only a concrete tie beam below grade. A concrete stem wall will need to be installed. This also goes for the new proposed post and hold down bolt also on Line(N). Does this need to be addressed in the plans or do I just take care of it in the field?
- 3) There are two roof downspouts proposed going through a Simpson Shear wall SSW18x12 in the kitchen. This should be addressed prior to framing.
- 4) There are two roof drains proposed through the wall between the master closet and the Living room. This is a significant shear wall with a 5.25 wide beam under it. This should also be addressed prior to framing.
- 5) There is an existing downspout in the atrium that is not shown in the elevations. If it remains it will be crossing the proposed glass. Since the entire wall is glass I do not see an obvious fix for this and should be addresses in the near future.
- 6) The existing hot water heater flue currently penetrates the atrium deck and travels up the wall. This is unsightly and difficult to waterproof. Possibly replace the water heaters to direct vent models and eliminate the entire flue. Please verify if this is to remain or relocated.
- 7) The plans show the option to retain some of the stucco. If the stucco is retained will the existing expansion joints remain?
- 8) The framing in the Atrium is fairly weathered and rotting. I suggest replacing all the atrium deck framing. On Pg S2.1 it shown the framing as existing. Please verify if this is to remain or be replaced.

David  
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