

GENERAL NOTES:

CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS IN THE FIELD BEFORE WORK COMMENCES. NOTIFY OWNER IMMEDIATELY IF ANY CONDITIONS EXIST THAT IN ANY WAY WILL HINDER, ALTER OR PREVENT THE INTENDED SCOPE OF WORK TO BE ACCOMPLISHED AS NOTED ON THE PLANS.

ALL CONSTRUCTION SHALL CONFORM TO ALL APPLICABLE SECTIONS OF THE 2020 BUILDING CODE OF NEW YORK STATE

RENOVATED BUILDING AREA - 5127 SF

OCCUPANCY - "INSTITUTIONAL GROUP I-4 DAY CARE FACILITIES" (SECTION 308.5) (5127 SF)

BUILDING CONSTRUCTION TYPE - II (SECTION 602.2 NON COMBUSTIBLE)

OCCUPANCY LOAD (TABLE 1004.5) 5127 SF / 35 SF / PERSON = 146 PERSONS MAXIMUM

EGRESS WIDTH PER OCCUPANT SERVED (SECTION 1005.3.2) - .2' X 146 PERSONS = 29"

EGRESS PROVIDED (11 EXIT DOORS) 11 X 36" = 396"

MAXIMUM TRAVEL DISTANCE TO AN EXIT= 25 FEET +/- (ALLOWED 150 FEET - TABLE 1017.2)

SEE PLAN DRAWING 3 FOR EXIT PLAN FROM ALL SPACES

ALL NEW INTERIOR FINISHES ON WALLS, FLOORS AND CEILINGS SHALL BE CLASS A OR B FLAME SPREAD RATING IN ACCORDANCE WITH THE LOCAL TOWN REQUIREMENTS.

ALL EXISTING ELECTRICAL WIRING, OUTLETS AND SWITCHES SHALL REMAIN. INSTALL NEW LIGHT FIXTURES AS NOTED ON THE PLANS.

ALL NEW LIGHT FIXTURES AND WIRING RELATING TO WORK DONE IN ANY WORK AREA SHALL COMPLY WITH THE MATERIALS AND METHODS REQUIREMENTS OF THE 2020 BUILDING CODE OF NEW YORK STATE AND NATIONAL ELECTRIC CODE

ALL RECONFIGURED SPACES INTENDED FOR OCCUPANCY AND ALL SPACES CONVERTED TO HABITABLE OR OCCUPIED SPACE IN ANY WORK AREA SHALL BE PROVIDED WITH NATURAL OR MECHANICAL VENTILATION IN ACCORDANCE WITH THE LATEST VERSION OF THE 2020 MECHANICAL CODE OF NEW YORK STATE

ALL EXISTING HEATING AND AIR CONDITIONING EQUIPMENT SHALL REMAIN. THE EXISTING EQUIPMENT IS ADEQUATE TO HEAT AND AIR CONDITION THE RENOVATED SPACE. THE LOCATION OF THE EXISTING DUCTWORK AND CEILING GRILLS SHALL REMAIN.

IN MECHANICALLY VENTILATED SPACES, EXISTING MECHANICAL VENTILATION SYSTEMS THAT ARE ALTERED, RECONFIGURED OR EXTENDED SHALL PROVIDE NOT LESS THAT 5 CUBIC FEET PER MINUTE (CFM) PER PERSON OR NOT LESS THAT THE AMOUNT OF VENTILATION AIR DETERMINED BY THE INDOOR QUALITY PROCEDURE OF ASHRAE 62.

BUILDINGS SHALL BE PROVIDED WITH NATURAL VENTILATION IN ACCORDANCE WITH THE 2020 MECHANICAL CODE OF NEW YORK STATE

ALL PLUMBING AND FIXTURES SHALL REMAIN.

THE ACOUSTICAL TILE CEILING SYSTEM SHALL REMAIN

EXISTING BUILDING AND TENANT SPACES ARE NON SPRINKLED.

NOTE: THE PROPOSED "BEVERLY JOHNSON EARLY CHILD CARE CENTER" IS AN ACCESSORY USE TO THE EXISTING RELIGIOUS FACILITY AND DOES NOT OCCUPY THE ENTIRE EXISTING BUILDING.

CODE COMPLIANCE NOTES

THIS PROJECT WAS DESIGNED IN ACCORDANCE WITH THE 2020 BUILDING CODE OF NEW YORK STATE.

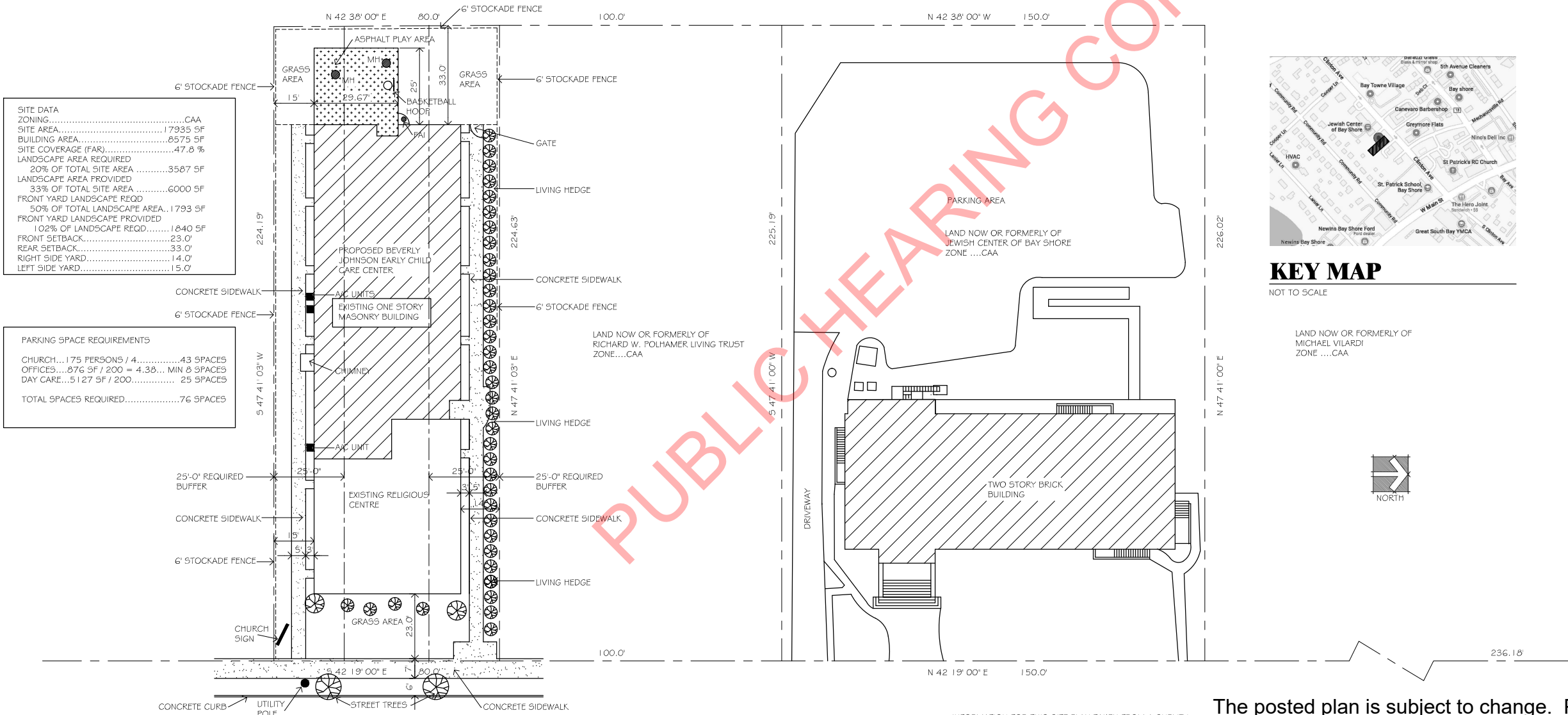
PROJECT DESCRIPTION NOTES

THE NEW TENANT INTENDS TO OCCUPY THE EXISTING BUILDING WITH MINOR CHANGES TO INCLUDE A BATHROOM DOOR WIDENING AND THE ELIMINATION OF AN EXISTING TOILET PARTITION FOR WHEELCHAIR ACCESS. ALL MECHANICAL AND PLUMBING SYSTEMS WILL REMAIN AS EXISTING. ALL LIGHTING WILL BE REPLACED

BUILDING PLAN REVIEW NOTE

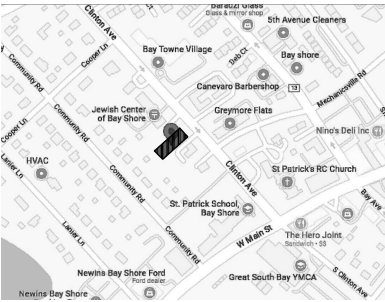
TOWN OF ISLIP BUILDING PLANS EXAMINER HAS REVIEWED THE ENCLOSED DOCUMENT FOR MINIMUM ACCEPTABLE PLAN SUBMITTAL REQUIREMENTS OF THE TOWN OF ISLIP AS SPECIFIED IN THE 2020 BUILDING CODE OF NEW YORK STATE. THIS REVIEW DOES NOT GUARANTEE COMPLIANCE WITH THAT CODE. THAT RESPONSIBILITY IS GUARANTEED UNDER THE SEAL AND SIGNATURE OF THE STATE OF NEW YORK LICENSED DESIGN PROFESSIONAL OF RECORD. THAT SEAL AND SIGNATURE HAS BEEN INTERPRETED AS AN ATTESTATION THAT, TO THE BEST OF THE LICENSEE'S BELIEF AND INFORMATION, THE WORK IN THE DOCUMENT IS:

- ACCURATE
- CONFORMS WITH GOVERNING CODES APPLICABLE AT THE TIME OF SUBMISSION
- CONFORMS WITH REASONABLE STANDARDS OF PRACTICE AND WITH VIEW TO THE SAFEGUARDING OF LIFE, HEALTH, PROPERTY AND PUBLIC WELFARE
- IS THE RESPONSIBILITY OF THE LICENSEE



SITE DATA	
ZONING.....	CAA
SITE AREA.....	17935 SF
BUILDING AREA.....	8575 SF
SITE COVERAGE (FAR).....	47.8 %
LANDSCAPE AREA REQUIRED	
20% OF TOTAL SITE AREA	3587 SF
LANDSCAPE AREA PROVIDED	
33% OF TOTAL SITE AREA	6000 SF
FRONT YARD LANDSCAPE REQD	
50% OF TOTAL LANDSCAPE AREA.....	1793 SF
FRONT YARD LANDSCAPE PROVIDED	
102% OF LANDSCAPE REQD.....	1840 SF
FRONT SETBACK.....	23.0'
REAR SETBACK.....	33.0'
RIGHT SIDE YARD.....	14.0'
LEFT SIDE YARD.....	15.0'

PARKING SPACE REQUIREMENTS	
CHURCH.....175 PERSONS / 4.....	43 SPACES
OFFICES.....876 SF / 200 = 4.38.....	MIN 8 SPACES
DAY CARE.....5127 SF / 200.....	25 SPACES
TOTAL SPACES REQUIRED.....	76 SPACES



KEY MAP

NOT TO SCALE

LAND NOW OR FORMERLY OF
MICHAEL VILARDI
ZONECAA



NORTH CLINTON AVENUE

SITE PLAN

SCALE 1" = 20'-0"

INFORMATION FOR THIS SITE PLAN TAKEN FROM A SURVEY
PREPARED BY NELSON AND POPE SURVEYORS DATED
MARCH 3, 2008

PROPERTY OWNER - JEWISH CENTRE OF BAY SHORE
24 NORTH CLINTON AVENUE
BAY SHORE, NEW YORK 11706

The posted plan is subject to change. Please note that this site plan may be modified during the Town Planning Board and/or Town Board review process. Please contact the assigned planning department staff member if you have questions regarding the date and status of any posted graphics.

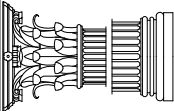
BEVERLY JOHNSON EARLY CHILD CARE CENTER

26 NORTH CLINTON AVENUE

BAY SHORE, NEW YORK

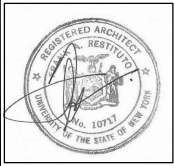
DWG. FAR

05/09/23 PD
04/24/23 PD
06/06/22 PD
11/22/21 BD
04/30/21 BD
03/23/21



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