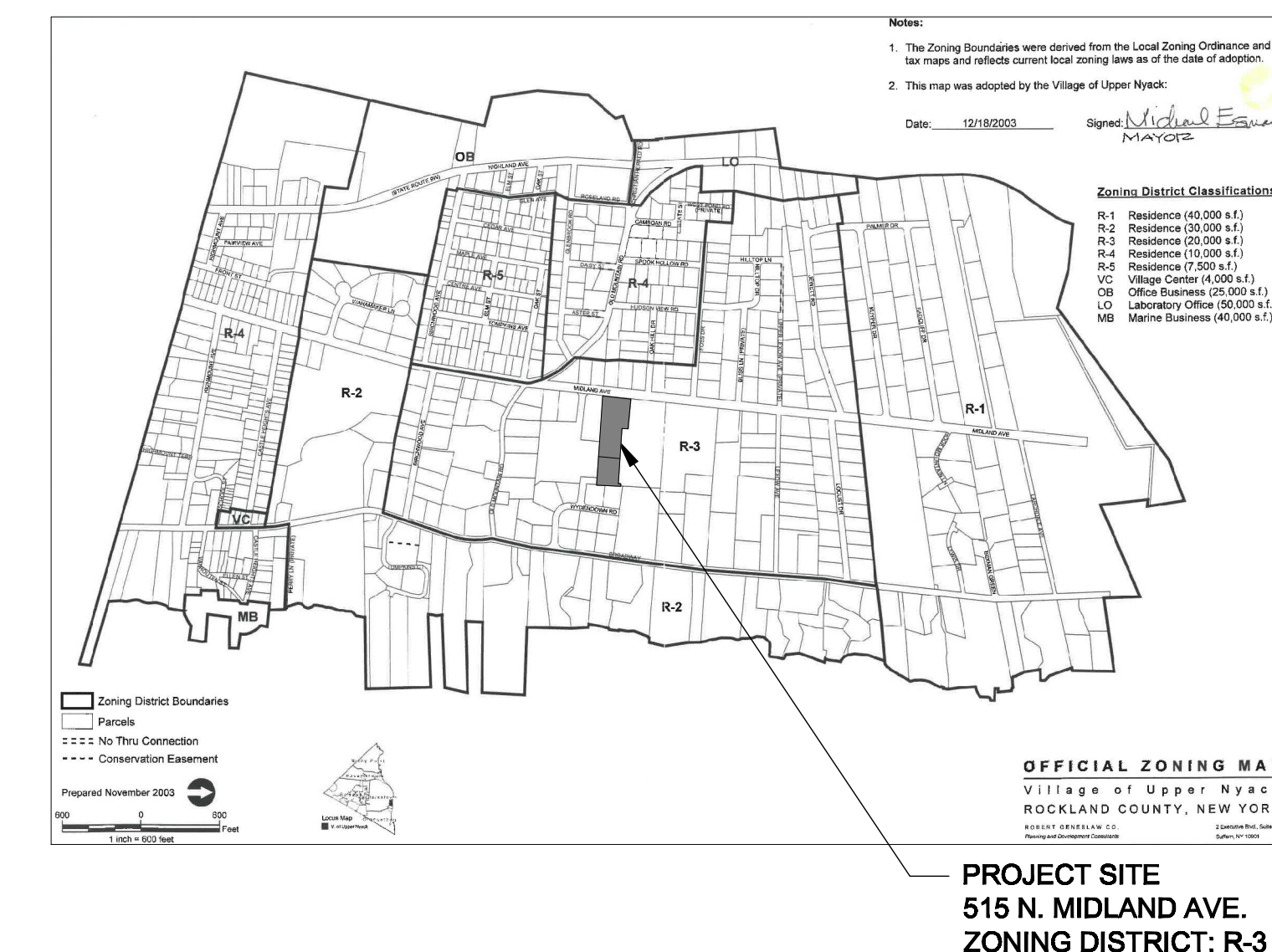
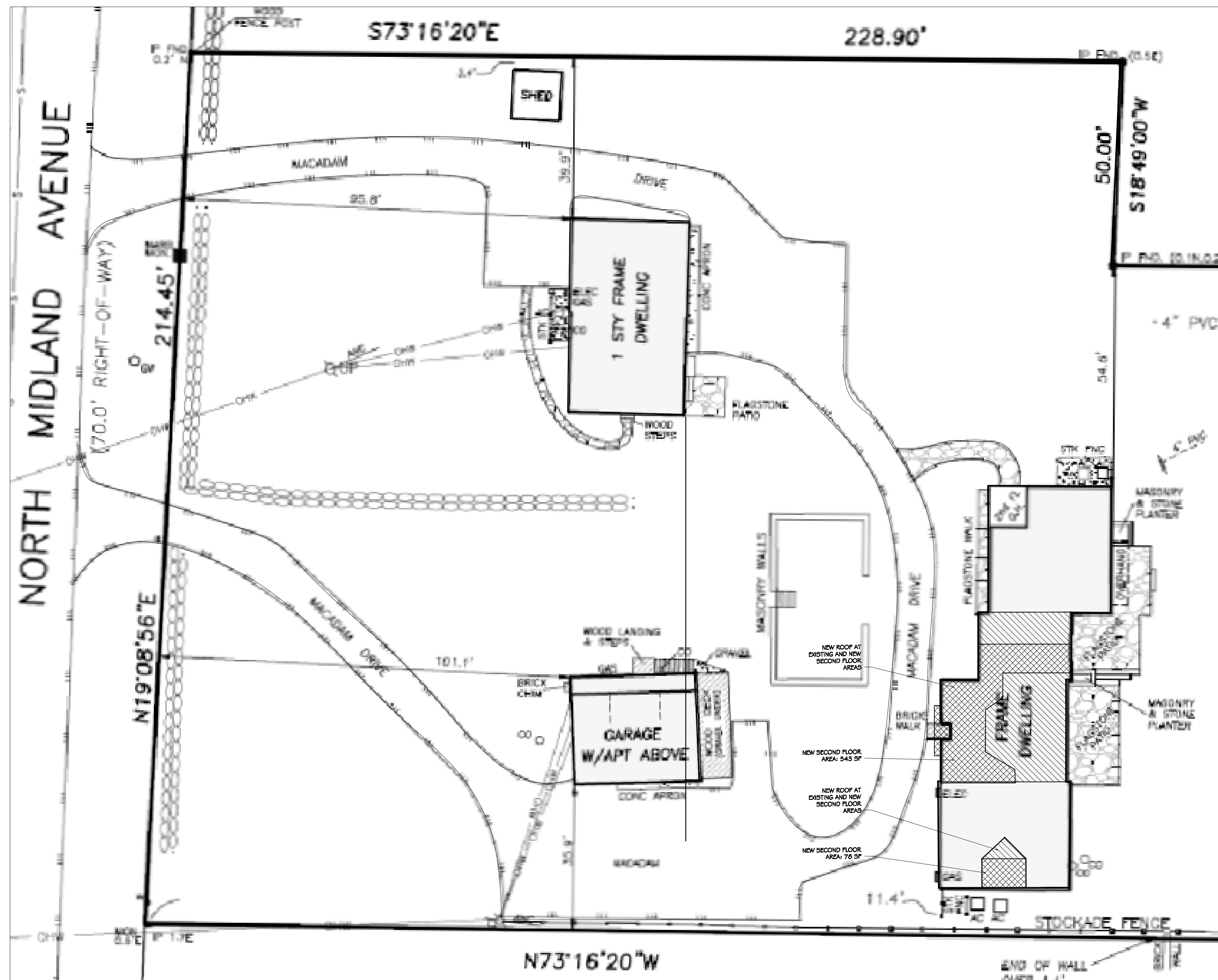


# THARP BUMGARDNER RESIDENCE ALTERATIONS & ADDITIONS

515 N. MIDLAND AVENUE  
UPPER NYACK, NEW YORK

PLANNING BOARD APPLICATION OCTOBER 1, 2020

ELIZABETH PARKS ARCHITECT  
243 South Highland Road Garrison, NY 10524  
tel: (914) 204-1150 elizabeth@elizabethparksarchitect.com



1 LOCATION PLAN (ZONING MAP)  
NO SCALE

| DRAWING LIST |                                  |
|--------------|----------------------------------|
| A001         | PROJECT SITE PLAN & DESIGN DATA  |
| A100         | EXISTING OVERALL FLOOR PLANS     |
| A101         | PROPOSED FLOOR PLANS             |
| A200         | EXISTING EXTERIOR ELEVATIONS     |
| A201         | PROPOSED EXTERIOR ELEVATIONS     |
| A202         | SOUTH ELEVATION & BLDG. SECTIONS |
| A400         | INTERIOR ELEVATIONS & SCHEDULES  |
| A401         | INTERIOR ELEVATIONS & DETAILS    |

2 PARTIAL SITE PLAN WITH NEW RESIDENCE (Refer to Site Plan dated 8/20/20, prepared by Jay Greenwell, PLS, for additional information)  
A001 SCALE: 1/16" = 1'-0"

10.01.20 Planning Board Application  
ISSUE DATES

PROJECT:  
**Tharp Bumgardner Residence: Addition & Alterations**  
515 N. Midland Avenue Upper Nyack, NY  
OWNERS:  
Louis Tharp & Jim Bumgardner

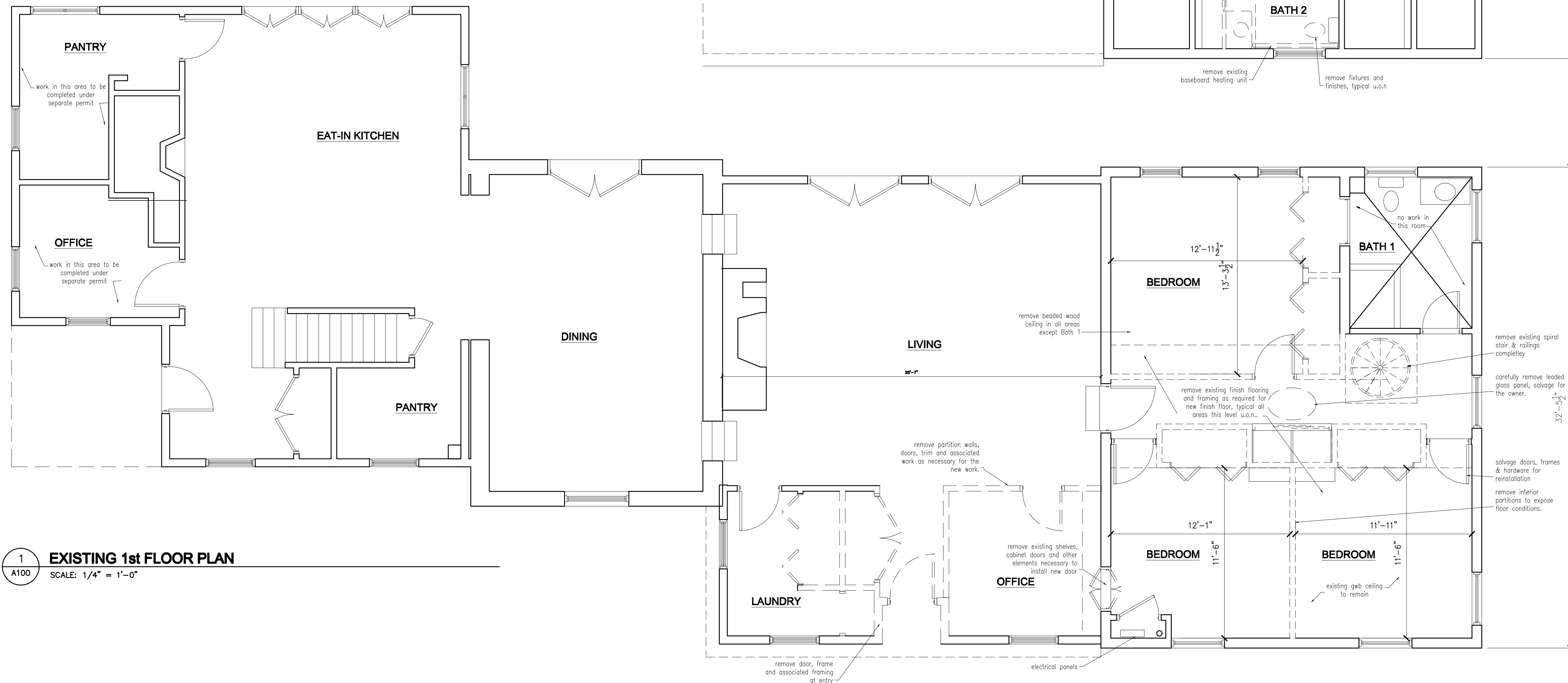
DRAWING TITLE  
COVER SHEET & GENERAL NOTES

DATE  
March 2020

SCALE  
As Noted

DWG NO.

**A001**



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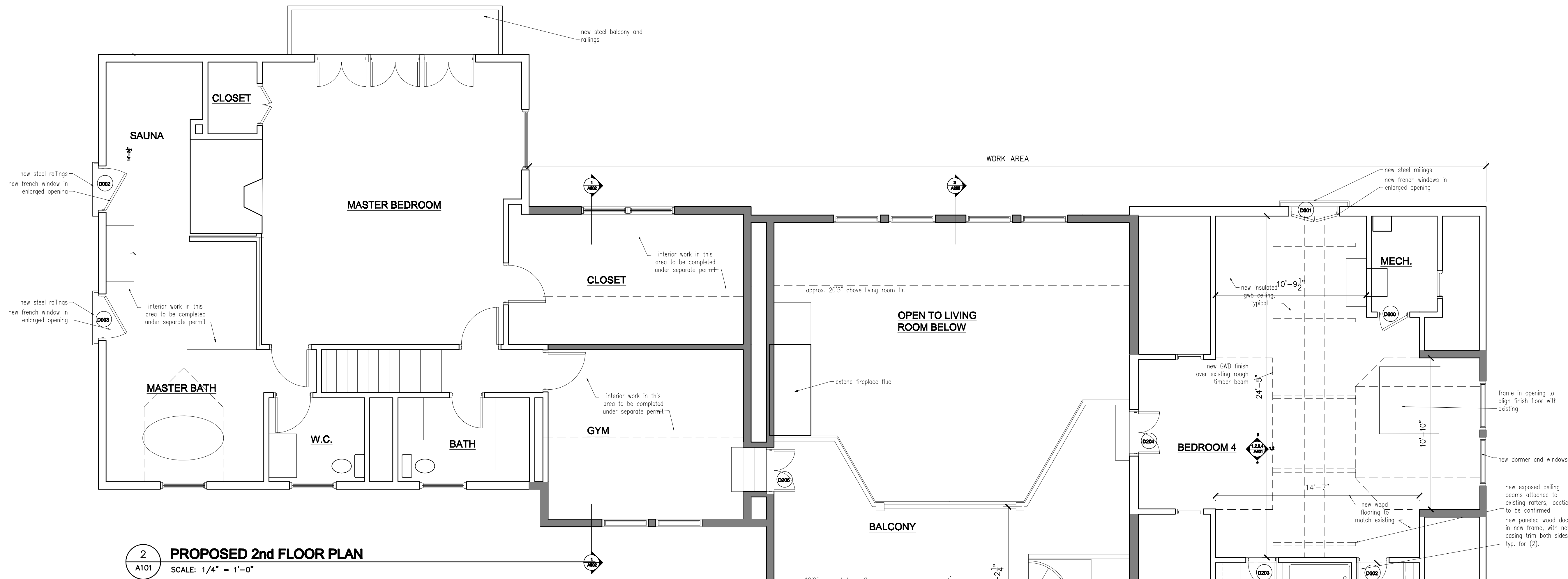
**PROJECT:**  
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 515 N. Midland Avenue Upper Nyack, NY  
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**DRAWING TITLE**  
 EXISTING FLOOR PLANS

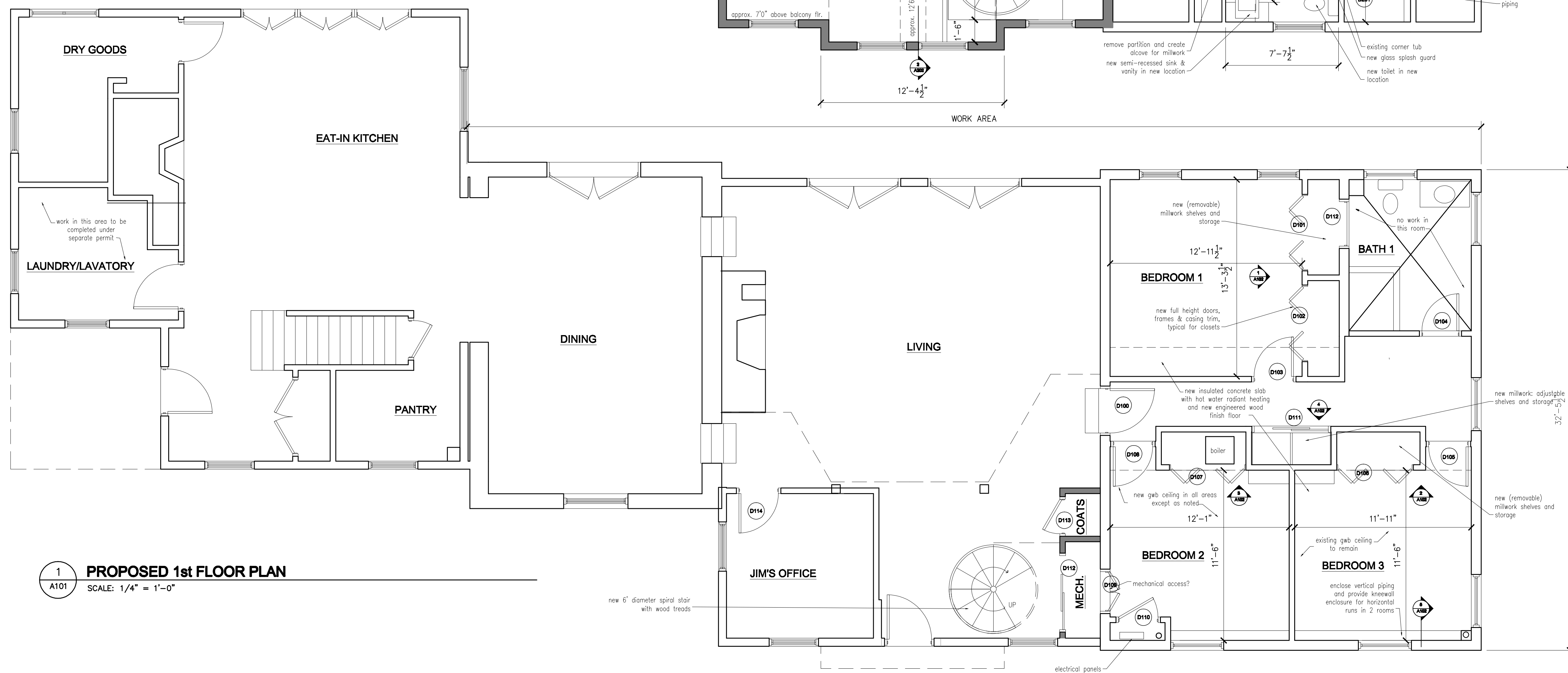
**DATE**  
 March 2020

**SCALE**  
 As Noted

**DWG NO.**  
**A100**  
 2 of 8



**2** PROPOSED 2nd FLOOR PLAN  
A101 SCALE: 1/4" = 1'-0"



**1** PROPOSED 1st FLOOR PLAN  
A101 SCALE: 1/4" = 1'-0"

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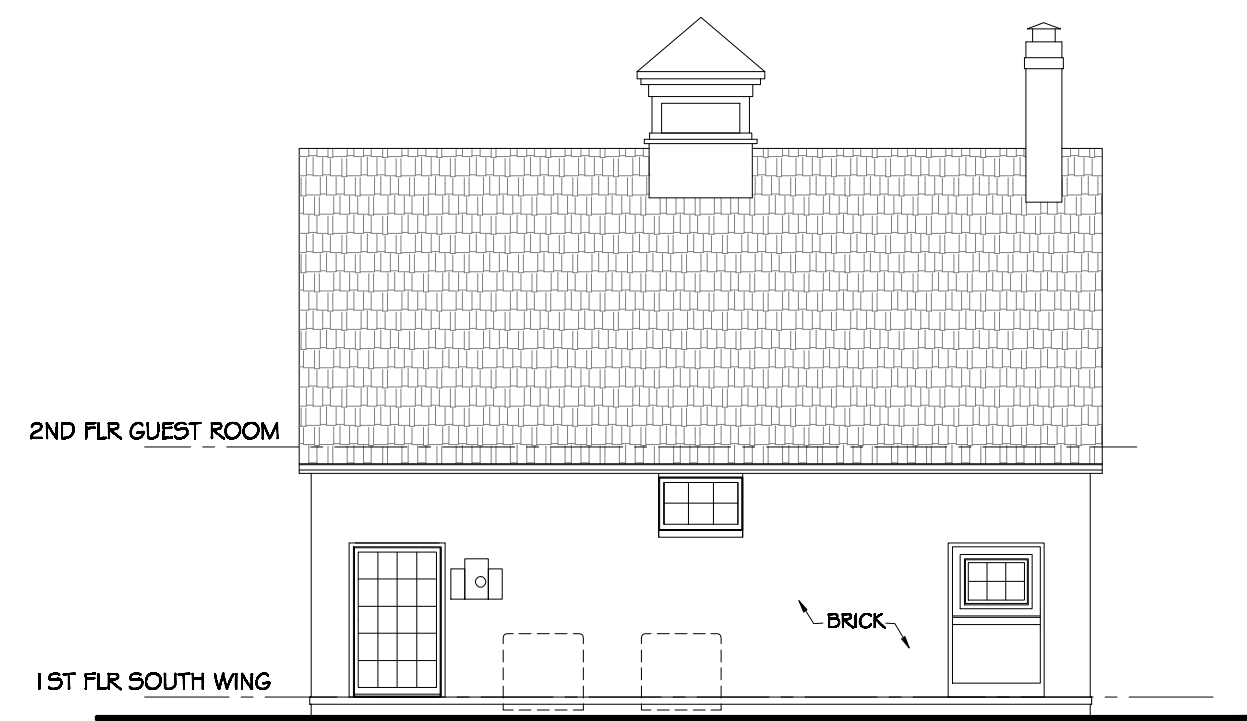
**DRAWING TITLE**  
FLOOR PLANS & SCHEDULES

**DATE**  
March 2020

**SCALE**  
As Noted

**DWG NO.**

**A101**



1  
A200  
**EXISTING SIDE ELEVATION - SOUTH**  
SCALE: 1/8" = 1'-0"



2  
A200  
**EXISTING FRONT ELEVATION - WEST**  
SCALE: 1/8" = 1'-0"



3  
A200  
**EXISTING SIDE ELEVATION - NORTH**  
SCALE: 1/8" = 1'-0"



4  
A200  
**EXISTING REAR ELEVATION - EAST**  
SCALE: 1/8" = 1'-0"

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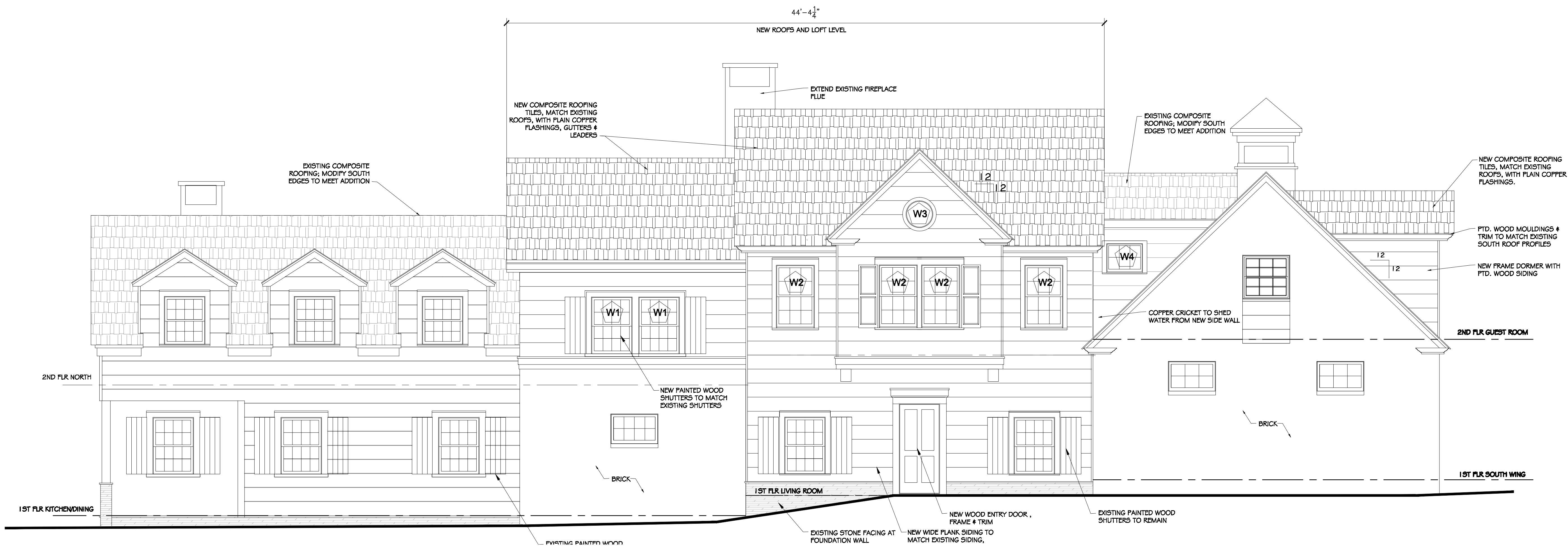
DRAWING TITLE  
**EXISTING EXT.  
ELEVATIONS**

DATE  
March 2020

SCALE  
As Noted

DWG NO.  
**A200**





**2**  
A201 **PROPOSED FRONT ELEVATION - WEST**  
SCALE: 1/4" = 1'-0"



**1**  
A201 **PROPOSED REAR ELEVATION - EAST**  
SCALE: 1/4" = 1'-0"

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**DRAWING TITLE**  
EXTERIOR  
ELEVATIONS

**DATE**  
March 2020

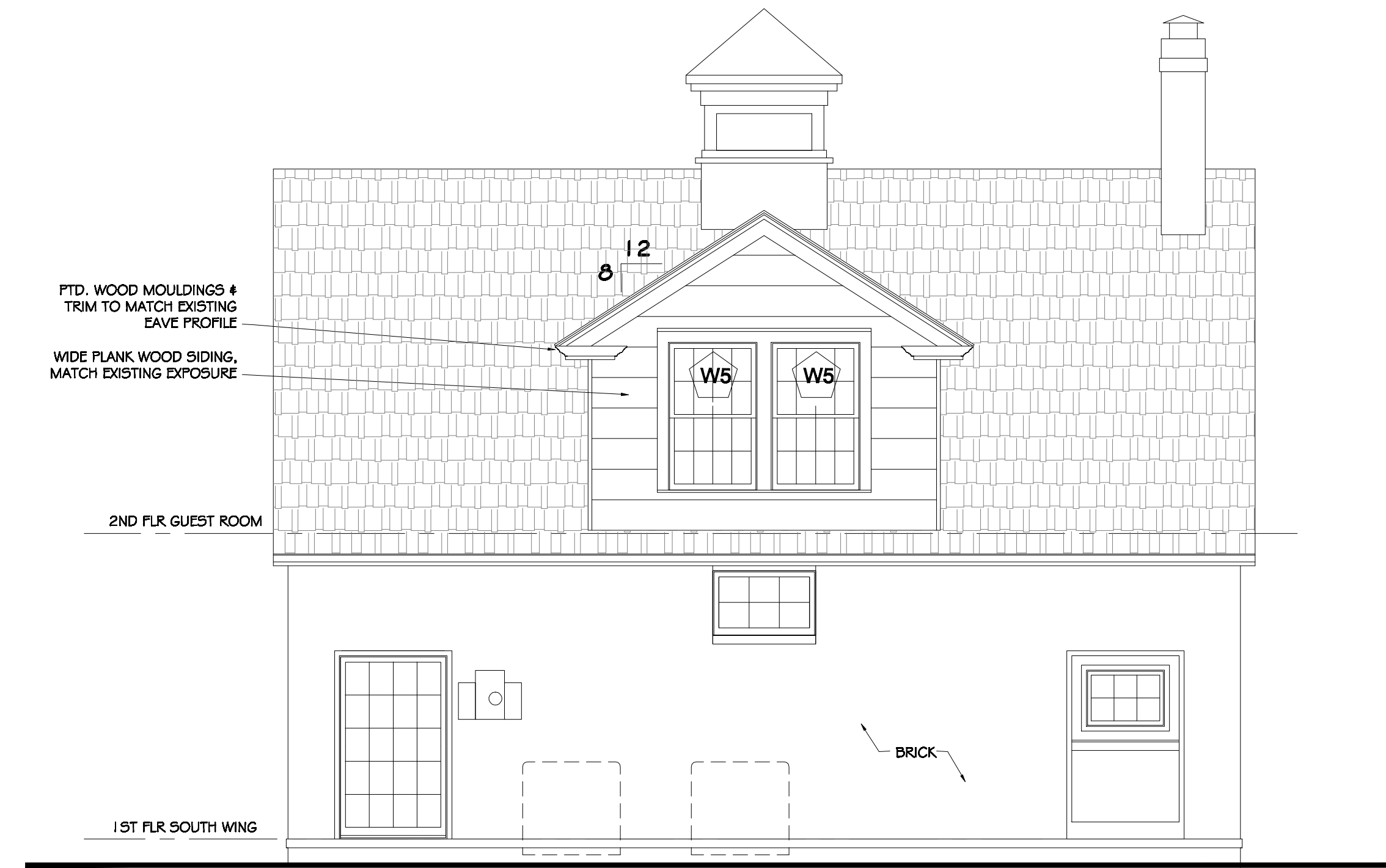
**SCALE**  
As Noted

**DWG NO.**

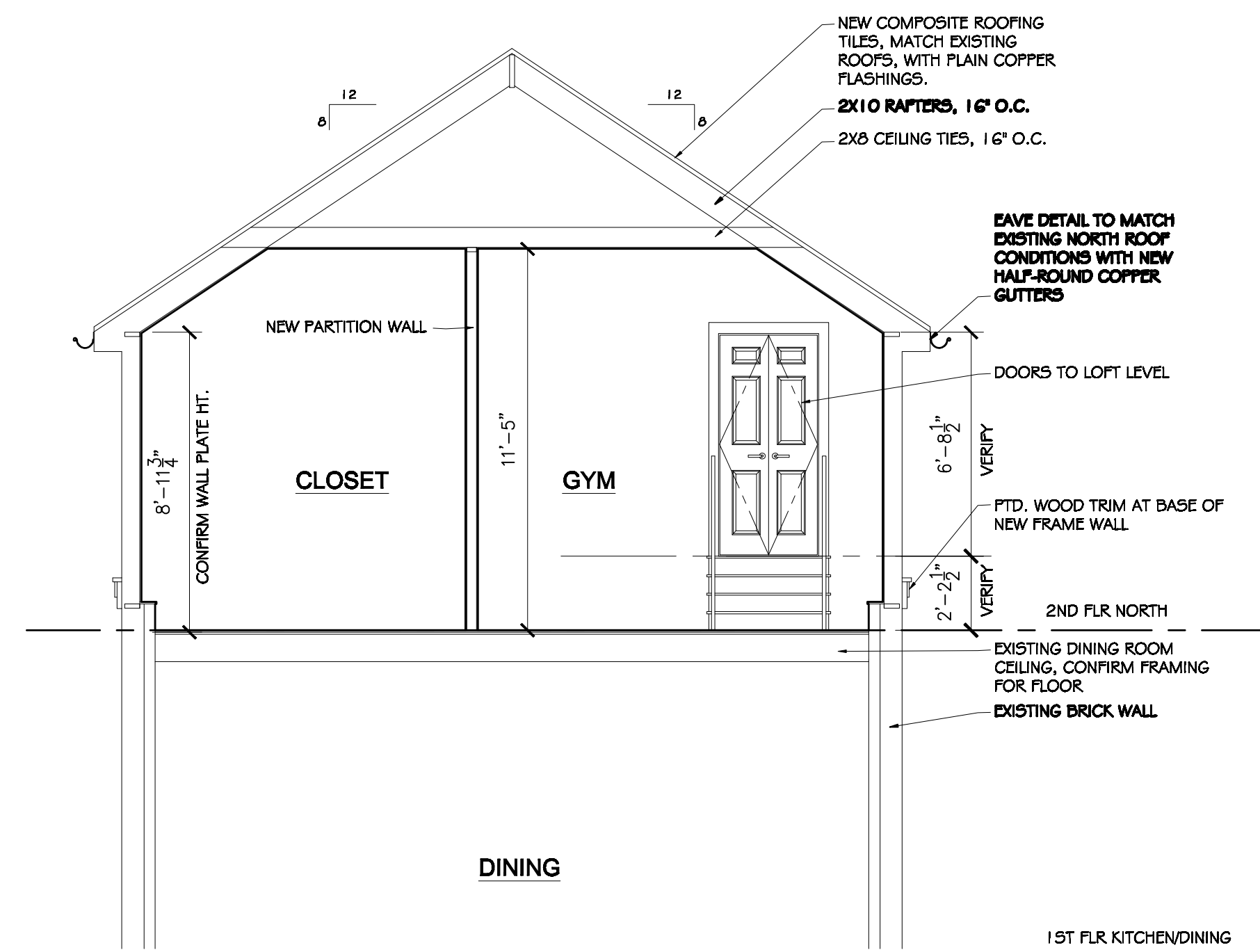
**A201**  
5 of 8



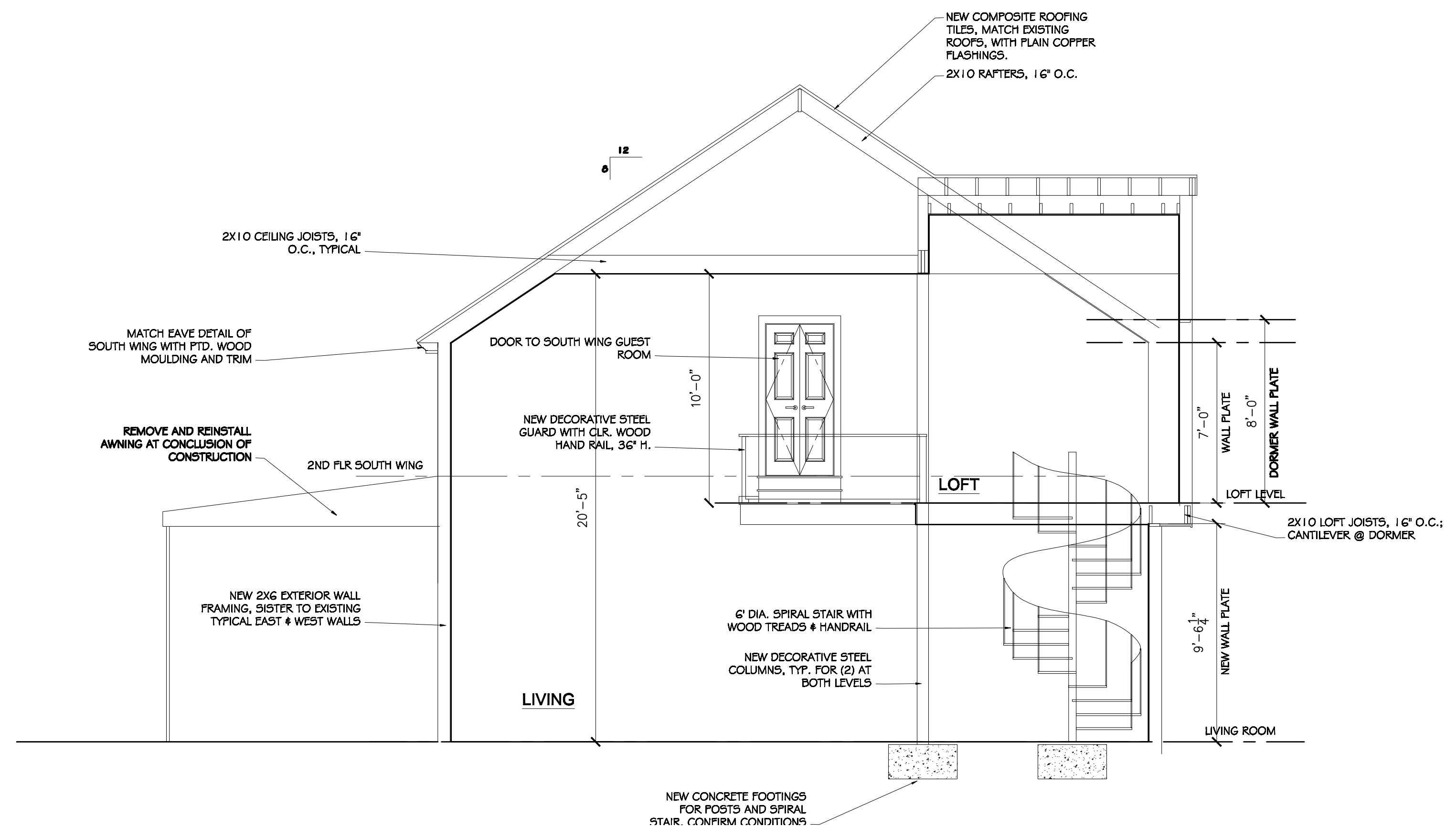
3 PROPOSED SIDE ELEVATION - NORTH  
A202 SCALE: 1/4" = 1'-0"



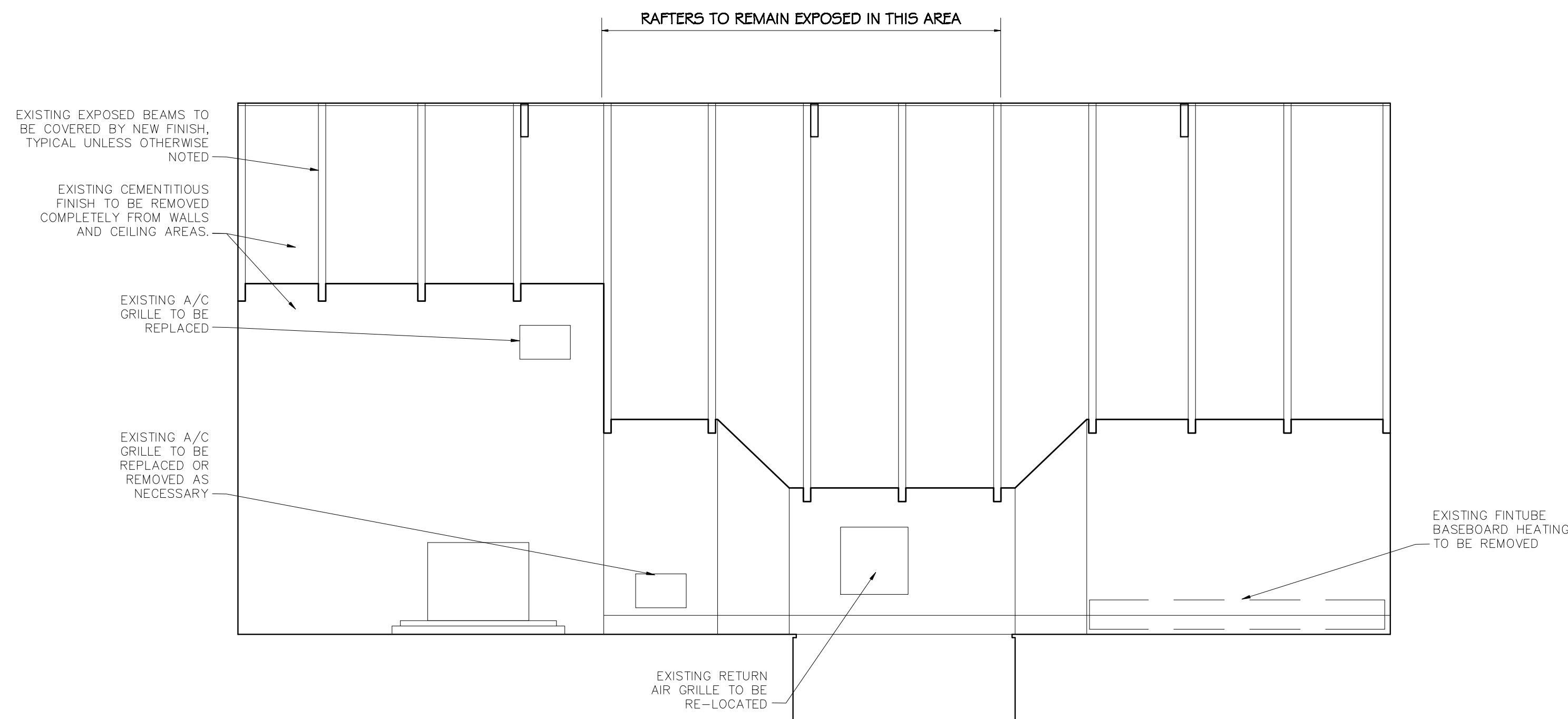
4 PROPOSED SIDE ELEVATION - SOUTH  
A202 SCALE: 1/4" = 1'-0"



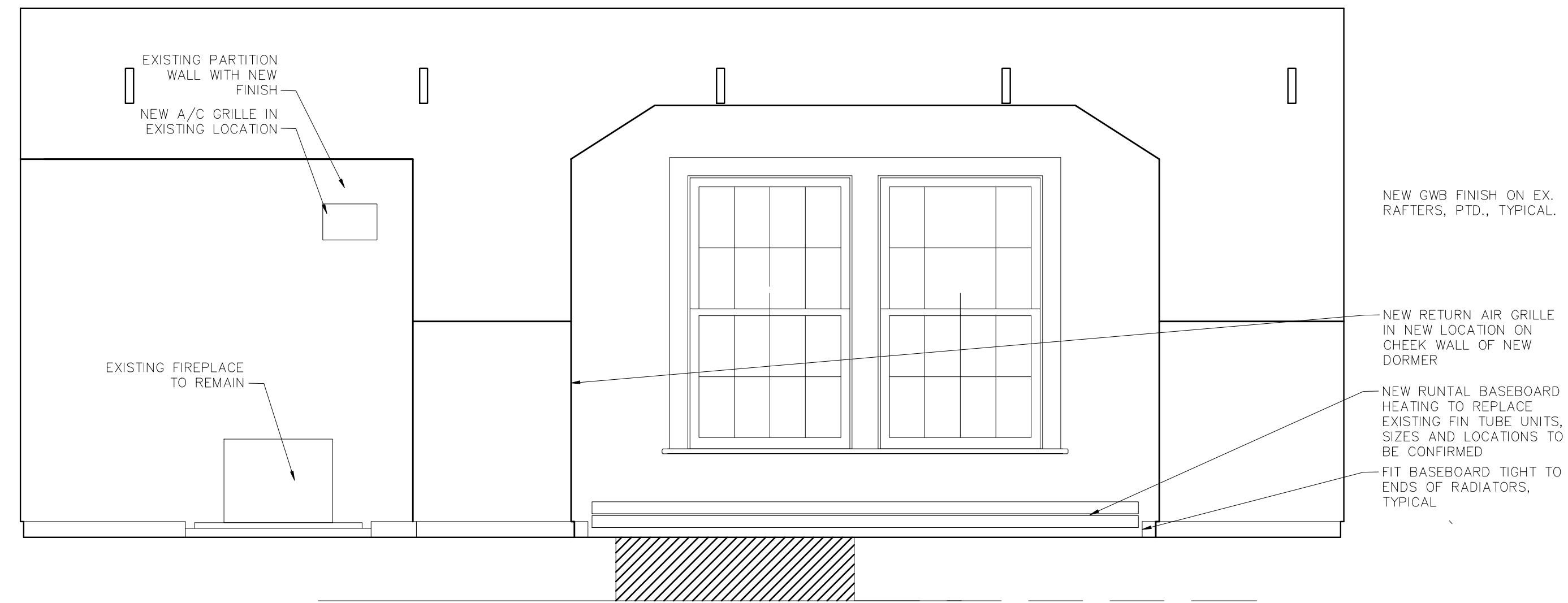
1 SECTION @ EXISTING DINING ROOM & GYM  
A202 SCALE: 1/4" = 1'-0"



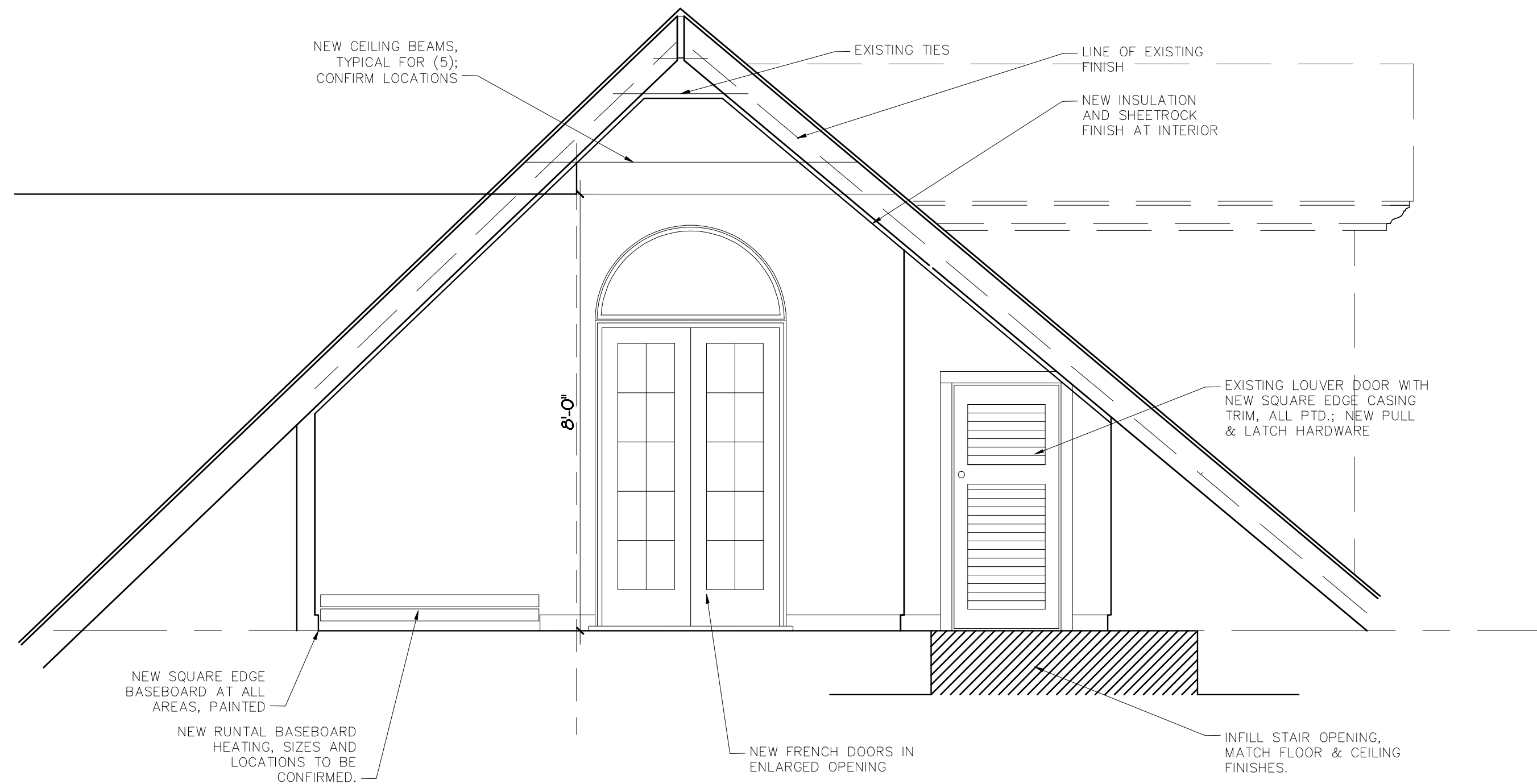
2 SECTION @ LIVING ROOM  
A202 SCALE: 1/4" = 1'-0"



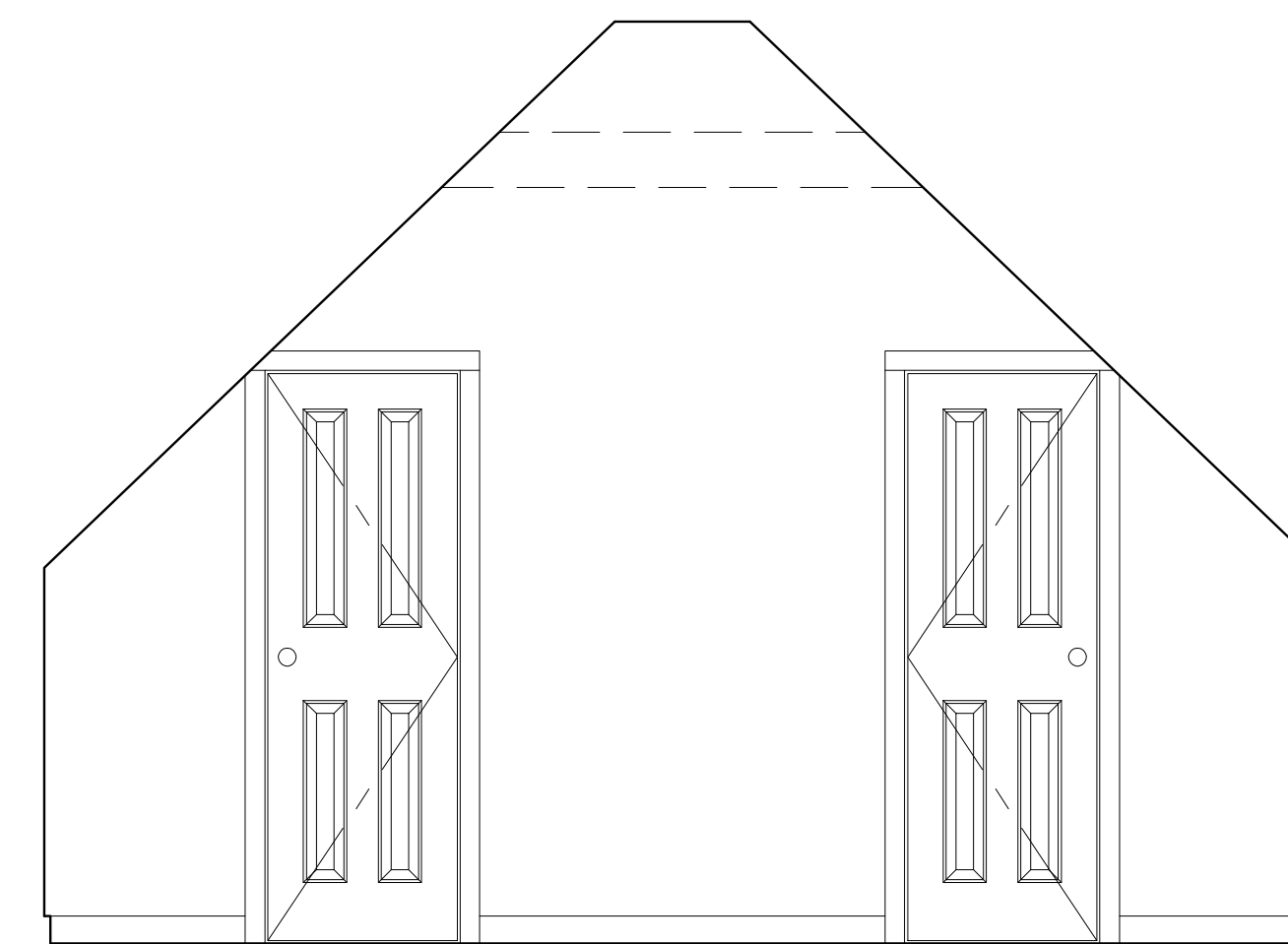
**1** EXISTING LOFT LEVEL INTERIOR ELEVATION AT STAIR (SOUTH) WITH SCOPE OF WORK NOTES  
 A203 SCALE: 1/2" = 1'-0"



**2** INTERIOR ELEVATION AT NEW DORMER  
 A203 SCALE: 1/2" = 1'-0"



**3** SECTION/ELEVATION AT LOFT LEVEL (EAST)  
 A203 SCALE: 1/2" = 1'-0"



**4** ELEVATION AT LOFT LEVEL (WEST)  
 A203 SCALE: 1/2" = 1'-0"

| DRAFT DOOR & FRAME SCHEDULE 10.01.20 |                          |       |               |       |        |        |       |        |                                 |
|--------------------------------------|--------------------------|-------|---------------|-------|--------|--------|-------|--------|---------------------------------|
| DOOR No.                             | DOOR LOCATION            | LABEL | DOOR          |       |        | FRAME  |       |        | REMARKS                         |
|                                      |                          |       | SIZE (W x H)  | ELEV. | MAT'L. | H'WARE | ELEV. | DETAIL |                                 |
| D001                                 | GUEST ROOM EXTERIOR      | ---   | 3'-0" x 6'-0" | A     | GL/WD  | H1     | F1    | ---    | INSWING FRENCH DOORS            |
| D002                                 | MASTERBATH EXTERIOR      | ---   | 3'-0" x 6'-8" | A1    | GL/WD  | H1     | F1    | ---    | INSWING FRENCH DOORS            |
| D003                                 | MASTERBATH EXTERIOR      | ---   | 3'-0" x 6'-0" | A1    | GL/WD  | H1     | F1    | ---    | INSWING FRENCH DOORS            |
| D100                                 | LIVING ROOM/CORRIDOR     | (E)   |               |       |        |        |       | ---    | NONE EXISTING DOUBLE SWING DOOR |
| D101                                 | GREEN ROOM               | (E)   | 2'-6" x 6'-8" | B     | WD     | H2     | F2    | ---    | NONE                            |
| D102                                 | GREEN ROOM               | (E)   | 2'-6" x 6'-8" | B     | WOOD   | H2     | F2    | ---    | NONE                            |
| D103                                 | GREEN ROOM ENTRY         | (E)   |               |       |        |        |       | ---    | EXISTING - REFASH ONLY          |
| D104                                 | BATHROOM                 | (E)   |               |       |        |        |       | ---    | EXISTING - REFASH ONLY          |
| D105                                 | LOU'S OFFICE ENTRY       | (E)   |               |       |        |        |       | ---    | EXISTING - REFASH ONLY          |
| D106                                 | LOU'S OFFICE             | (E)   | 2'-6" x 6'-8" | B     | WOOD   | H2     | F2    | ---    | ---                             |
| D107                                 | SETH'S OFFICE            | (E)   | 2'-6" x 6'-8" | B     | WOOD   | H2     | F2    | ---    | ---                             |
| D108                                 | SETH'S OFFICE ENTRY      | (E)   |               |       |        |        |       | ---    | EXISTING - REFASH ONLY          |
| D109                                 | SETH'S OFFICE/LOE        | (E)   | 3'-0" x 6'-8" | C     | WD     | H3     | F3    | ---    | WOOD ACOUSTIC GASKET & SWEEP    |
| D110                                 | SETH'S OFFICE MECHANICAL | (E)   |               |       |        |        |       | ---    | EXISTING - REFASH ONLY          |
| D111                                 | CORRIDOR                 | (E)   | 2'-6" x 6'-8" | D     | WOOD   | H4     | F4    | ---    | ---                             |
| D112                                 | 1ST FLOOR MECHANICAL     | (E)   | 2'-6" x 6'-8" | D     | WOOD   | H4     | F4    | ---    | ---                             |
| D113                                 | COATS                    | (E)   | 2'-6" x 6'-8" | C     | WOOD   | H5     | F4    | ---    | ---                             |
| D114                                 | JIM'S OFFICE             | (E)   | 2'-8" x 6'-8" | C     | WOOD   | H6     | F4    | ---    | ---                             |
| D200                                 | LOFT LEVEL MECHANICAL    | (E)   |               |       |        |        |       | ---    | NONE EXISTING - REFASH          |
| D201                                 | LOFT MECHANICAL          | (E)   | 2'-0" x 6'-8" | E     | WD     | H6     | F6    | ---    | WOOD BROSCO #                   |
| D202                                 | CLOSET                   | (E)   | 2'-0" x 6'-0" | E     | WD     | H7     | F7    | ---    | WOOD BROSCO #                   |
| D203                                 | BATHROOM                 | (E)   | 2'-0" x 6'-0" | E     | WD     | H7     | F7    | ---    | WOOD BROSCO #                   |
| D204                                 | GUEST ROOM/LOFT          | (E)   | 1'-8" x 6'-8" | F     | WOOD   | H8     | F8    | ---    | BROSCO #                        |
| D205                                 | GUEST ROOM/LOFT          | (E)   | 1'-8" x 6'-8" | F     | WOOD   | H8     | F8    | ---    | BROSCO #                        |

| DRAFT FINISH SCHEDULE 9.8.20 |                |              |         |            |      |           |          |                      |  |
|------------------------------|----------------|--------------|---------|------------|------|-----------|----------|----------------------|--|
| ROOM No.                     | ROOM NAME      | FLOOR FIN.   | BASE    | WALLS      |      | CEILING   |          | REMARKS              |  |
|                              |                |              |         | MAT'L.     | FIN. | MAT'L.    | FIN.     |                      |  |
|                              | CORRIDOR       | PREFIN. WOOD | PTD. WD | GWB/(E)GWB | PT   | GWB       | PT       | ALL NEW GWB CEILING  |  |
|                              | GREEN ROOM     | PREFIN. WOOD | PTD. WD | GWB/(E)GWB | PT   | GWB       | PT       | ALL NEW GWB CEILING  |  |
|                              | LOU'S OFFICE   | PREFIN. WOOD | PTD. WD | GWB/(E)GWB | PT   | GWB       | PT       | ALL NEW GWB CEILING  |  |
|                              | SETH'S OFFICE  | PREFIN. WOOD | PTD. WD | GWB/(E)GWB | PT   | GWB       | PT       | ALL NEW GWB CEILING  |  |
|                              | LOFT GUESTROOM | ANTIQUE WOOD | PTD. WD | GWB        | PT   | GWB/BEAMS | PT/STAIN |                      |  |
|                              | BATHROOM       | C.T.         | PTD. WD | GWB/(E)GWB | PT   | GWB       | PT       | REMOVE ALL WALLPAPER |  |

NOTES:  
 PATCH EXISTING WALLS AT REMOVED WALLS, NEW OPENINGS, ETC.

| WINDOW SCHEDULE |            |        |        |                    |                 |  |
|-----------------|------------|--------|--------|--------------------|-----------------|--|
| MARK            | SIZE       |        | TYPE   | MATERIAL           | NOTES           |  |
|                 | WIDTH      | HEIGHT |        |                    |                 |  |
| W1              | 8'-0"      | 4'-0"  | D.L.   | MARVIN ULTIMATE G2 | 66 LIGHTS       |  |
| W2              | 2'-10"     | 4'-0"  | D.L.   | MARVIN ULTIMATE G2 | 66 LIGHTS       |  |
| W3              | 2'-0" DIA. |        | FIXED  | MARVIN ULTIMATE G2 | NO MULLIONS     |  |
| W4              | 2'-0"      | 2'-11" | AWNING | MARVIN ULTIMATE G2 | 66 LIGHTS       |  |
| W5              | 3'-0"      | 6'-11" | D.L.   | MARVIN ULTIMATE G2 | 66 LIGHTS; BERO |  |

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 OWNERS:  
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DRAWING TITLE  
**INTERIOR ELEVATIONS & SCHEDULES**

DATE  
 March 2020

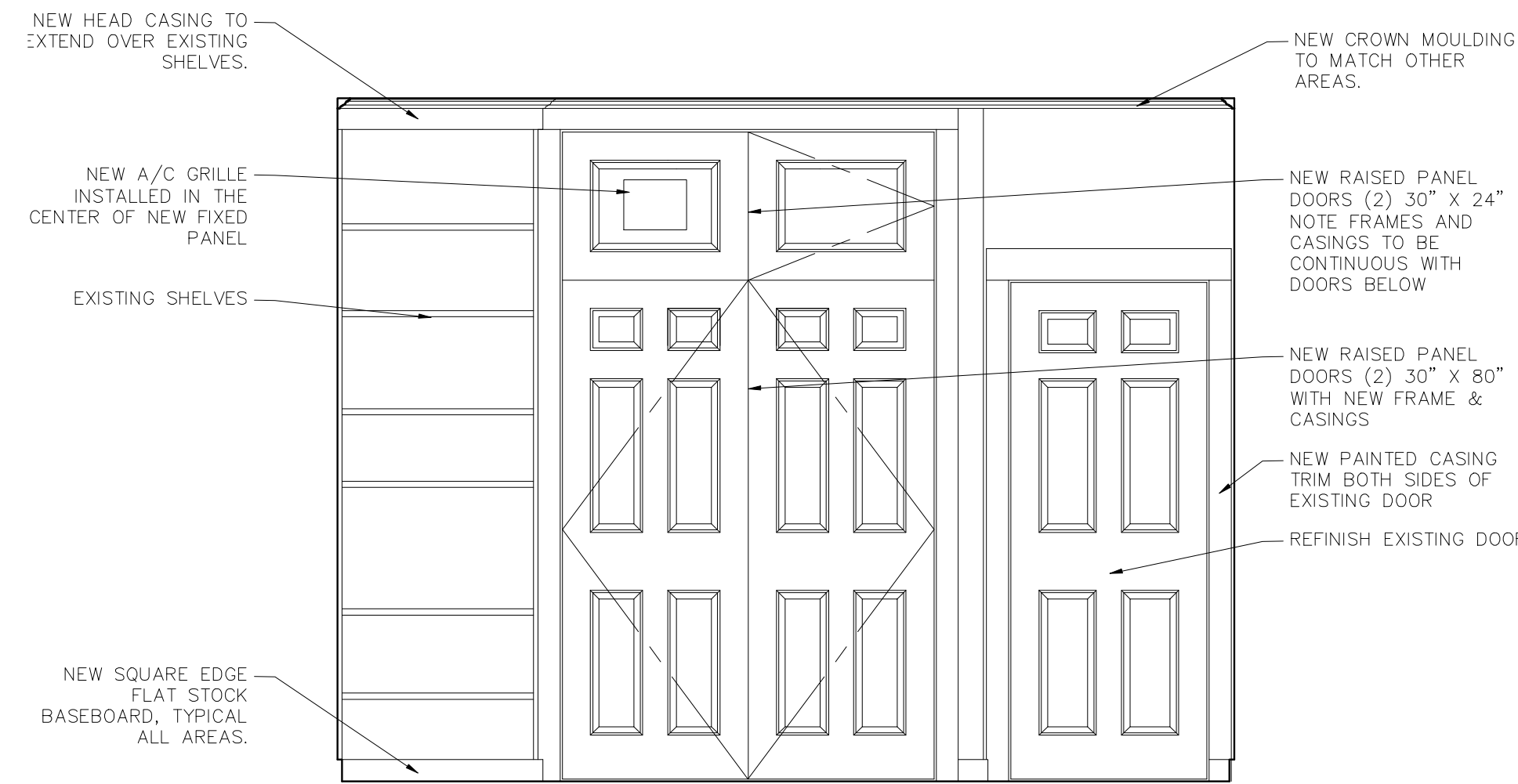
SCALE  
 As Noted

DWG NO.

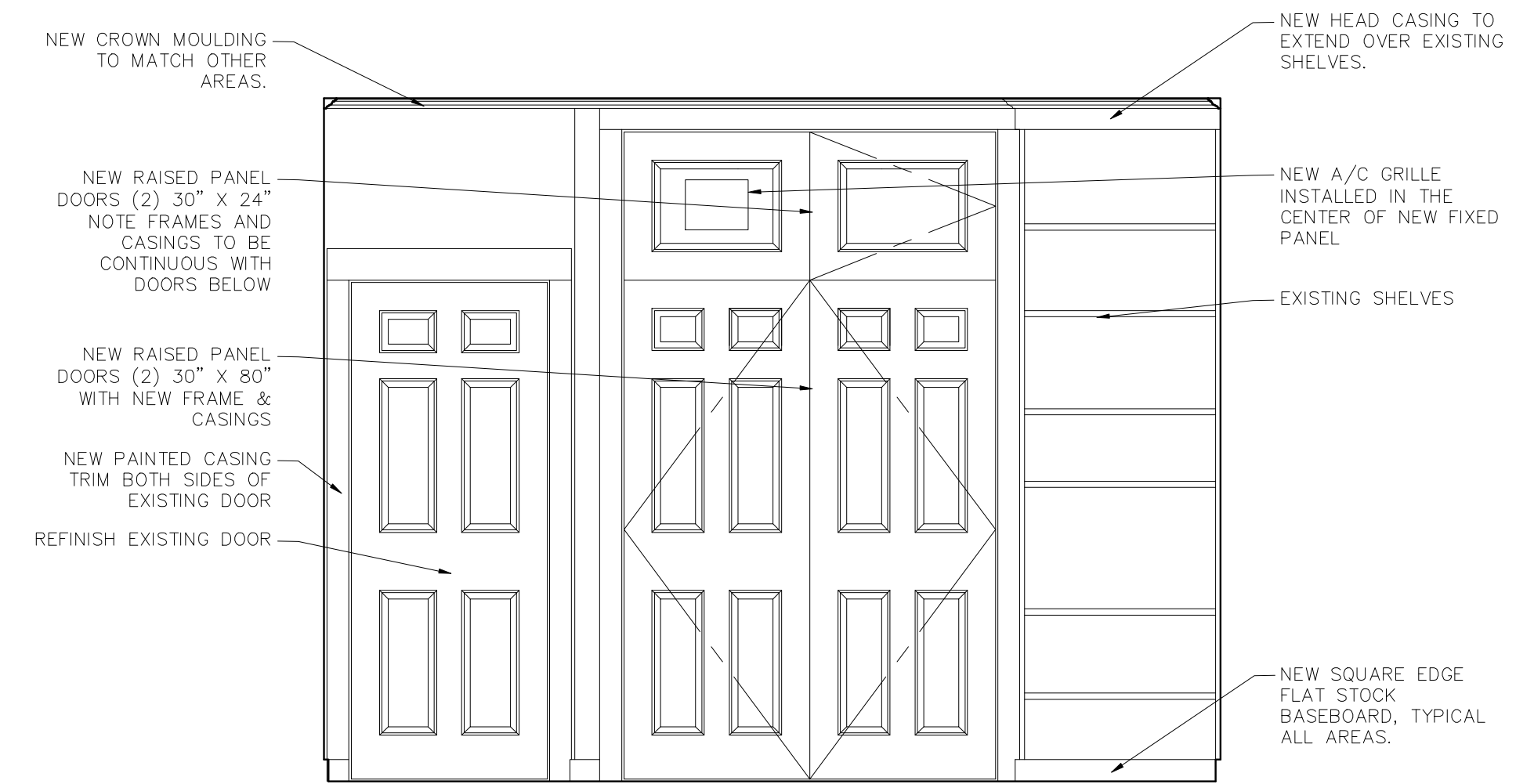
**A400**



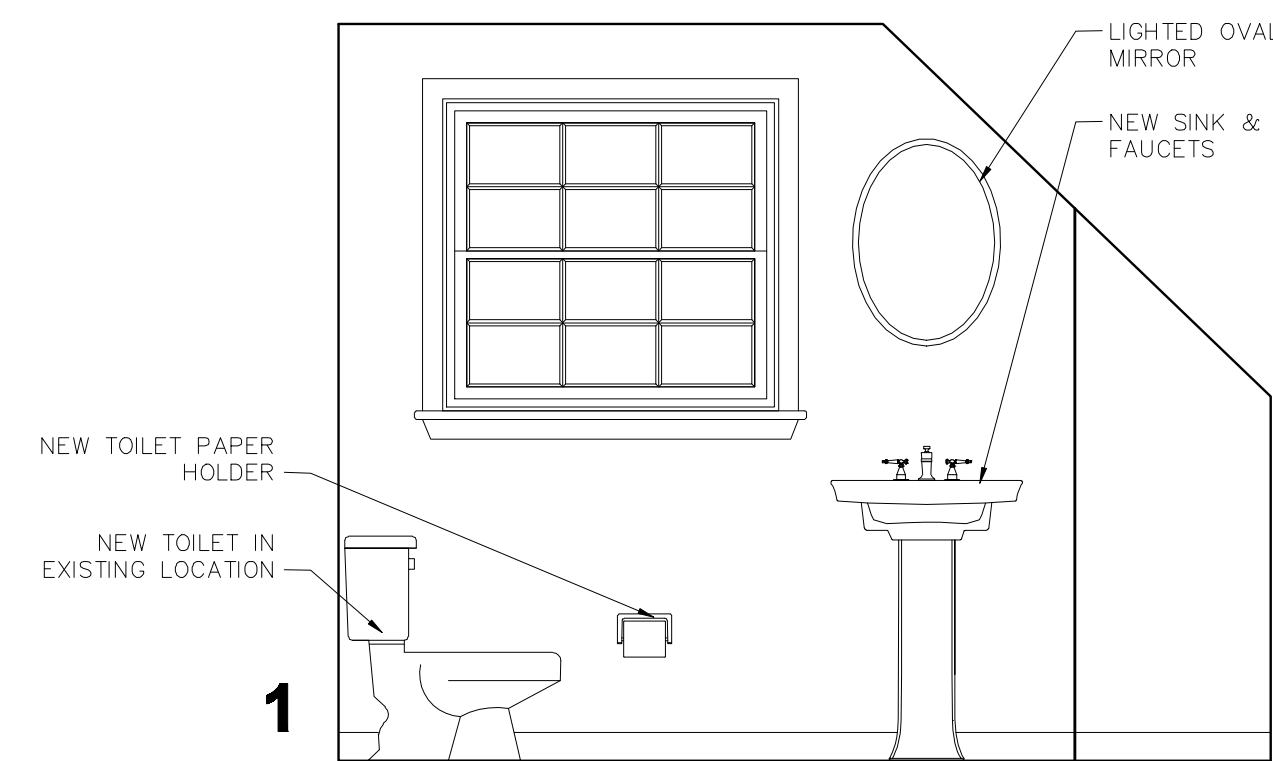
**1 GREEN ROOM CLOSET DOOR ELEVATIONS**  
A401 SCALE: 1/2" = 1'-0"



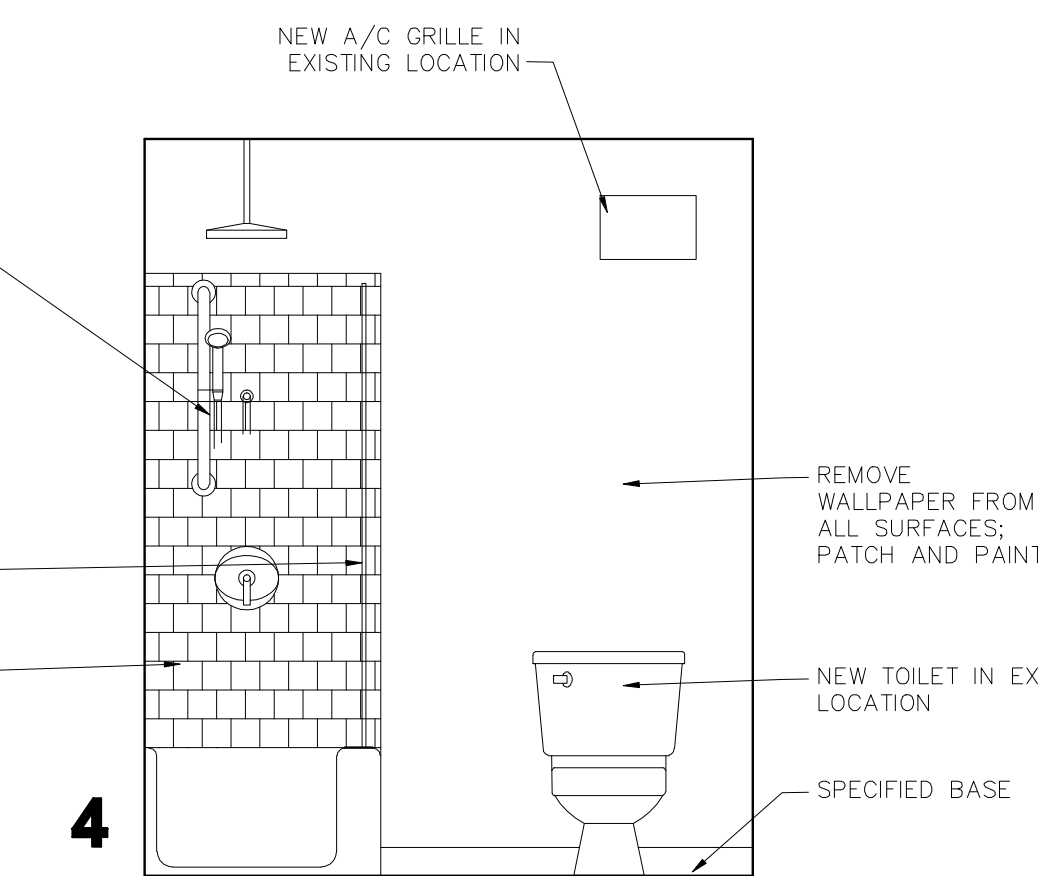
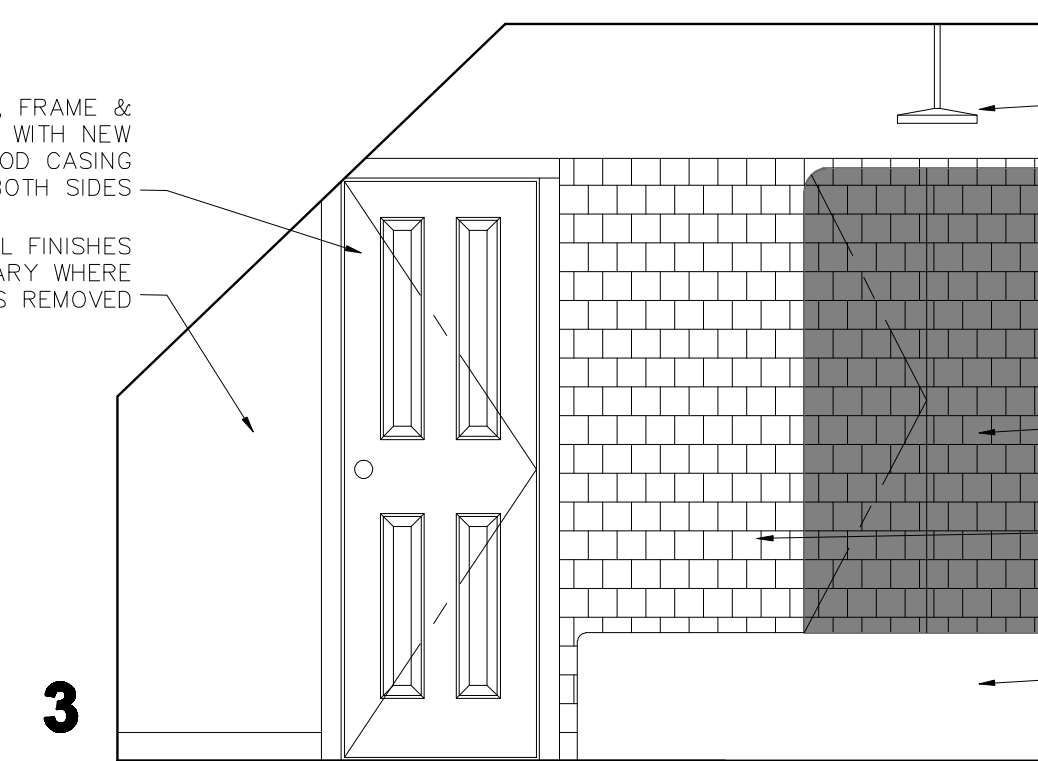
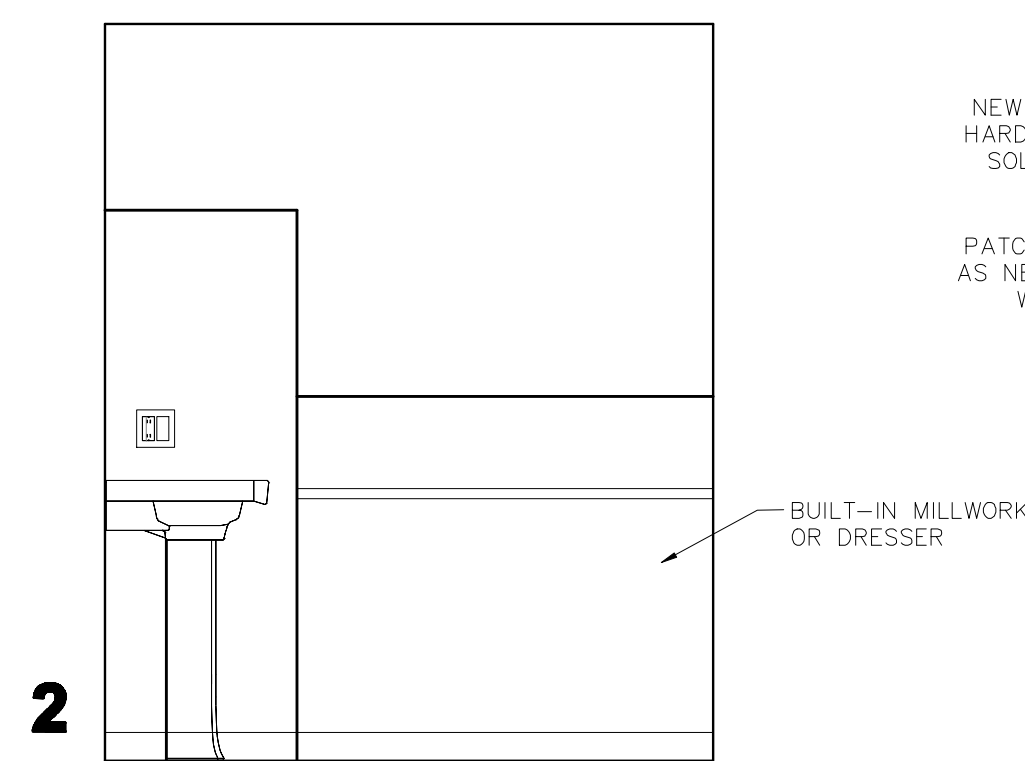
**2 LOU'S OFFICE CLOSET DOOR ELEVATIONS**  
A401 SCALE: 1/2" = 1'-0"



**3 SETH'S OFFICE CLOSET DOOR ELEVATIONS**  
A401 SCALE: 1/2" = 1'-0"



**4 BATHROOM 2 ELEVATIONS**  
A401 SCALE: 1/2" = 1'-0"



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DATE  
**March 2020**

SCALE  
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DWG NO.

**A401**

**8 of 8**