



THE CITY OF FROSTBURG

Historic District Commission Meeting Agenda

Monday, February 10, 2025 at 6:00 PM

Frostburg Municipal Center Meeting Room 100
37 S. Broadway, Frostburg, MD 21532

1. Call to Order

2. Pledge of Allegiance

3. Authority

The Maryland Land Use Article empowers Frostburg's Historic District Commission to implement the City's Historic Preservation Overlay District according to the regulations set forth in the Frostburg Zoning Ordinance. All meetings of this Commission are open to the public and are conducted in compliance with Maryland's Open Meetings Act.

4. Statement of Purpose

The Frostburg Historic District Commission is charged with the preservation of historic structures and the surroundings within the designated district in order to safeguard the heritage of the City, stabilize and improve property values, strengthen the local economy and foster civic beauty.

5. Roll Call

Chair Dawn Hein, Vice Chair Joseph Hoffman, William Determan, Robert Rephan, Maureen Brewer, Alternate Member Daniel Filer

6. Approval of the Agenda

7. Approval of the Minutes

A. Minutes from the July 2024 Meeting.

Motion and Second to Approve the Minutes for the July 2024 Meeting.

8. Project Presentations

A. 20 Depot Street - The Tunnel Hotel & Trail Inn Cafe - Sign Replacement and Deck Construction

I have studied the application and all relevant documents and presentation related to this case, and I am familiar with the property in question. I find that:

The proposed changes [are/are not] compatible with the neighborhood because there [is/is not] a general compatibility of exterior design, scale, proportion, arrangement, texture, and materials to be used.

Based on these findings I move to [approve/disapprove] the proposal because the use of exterior materials [are/are not] closely similar in appearance to original materials or significant buildings in the District, pursuant to Section 4.1.J.1.c.

9. Old Business

10. New Business

A. Administrative Approvals

- 58 S. Broadway - In-kind roof replacement
- 1 Standish Street - In-kind roof replacement

- 259 E. Main Street - In-kind porch roof replacement
- 49 Depot Terrace - Grading for driveway construction
- 287 E. Main Street - In-kind roof replacement
- 64 Frost Avenue - In-kind roof replacement
- 183 E. Main Street - Exterior paint selected from a historic palette
- 179 E. Main Street - Wooden shed construction not visible from main right-of-way
- 126 E. Main Street - Roof replacement to match existing rear roof

11. Adjournment



THE CITY OF FROSTBURG

Historic District Commission Meeting Minutes

Monday, July 08, 2024 at 6:00 PM

Frostburg Municipal Center Meeting Room 100
37 S. Broadway, Frostburg, MD 21532

1. Call to Order

Chair Dawn Hein called the meeting to order at 6:00 P.M.

2. Pledge of Allegiance

3. Authority

The Maryland Land Use Article empowers Frostburg's Historic District Commission to implement the City's Historic Preservation Overlay District according to the regulations set forth in the Frostburg Zoning Ordinance. All meetings of this Commission are open to the public and are conducted in compliance with Maryland's Open Meetings Act.

4. Statement of Purpose

The Frostburg Historic District Commission is charged with the preservation of historic structures and the surroundings within the designated district in order to safeguard the heritage of the City, stabilize and improve property values, strengthen the local economy and foster civic beauty.

5. Roll Call

Chair Dawn Hein, Vice Chair Joseph Hoffman, Robert Rephan, Maureen Brewer were present. Commissioner William Determan and Alternate Member Daniel Filer were absent.

6. Approval of the Agenda

Vice Chair Joseph Hoffman made a motion to approve the July 2024 agenda as presented. The motion was seconded by Commissioner Robert Rephan, a vote was taken, and the agenda was unanimously approved.

7. Approval of the Minutes

- A. Commissioner Brewer made a motion to approve the July 2024 agenda as presented. The motion was seconded by Commissioner Rephan, a vote was taken, and the minutes were unanimously approved.

8. Project Presentations

A. 287 E. Main Street - Fence Installation

Property owners, Adam and Julie Forshee, constructed a 4-foot tall white vinyl fence around the perimeter of their home. The purpose of this fence is to contain the owners' dog. Commissioner Rephan raised objections to the fencing, citing lack of other existing front-facing vinyl fences along the street. Adam Forshee argued that both of Commissioner Rephan's neighbors have vinyl fencing on their property and that he had found 20 vinyl fences during a 10 minute drive. Julie Forshee argued that the vinyl fence materially matches the vinyl siding of the home. Commissioner Hoffman expressed concern regarding the height of the fence, though, understanding that its purpose is to contain animals.

With no further discussion, Commissioner Brewer made a motion to approve the proposal, stating, "I have studied the application and all relevant documents and presentation related to this case, and I am familiar with the property in question. I find that the proposed changes are

compatible with the neighborhood because there is a general compatibility of exterior design, scale, proportion, arrangement, texture, and materials to be used.

Based on these findings, I move to approve the proposal because the use of exterior materials are closely similar in appearance to original materials or significant buildings in the District, pursuant to Section 4.1.J.1.c.”

Vice Chair Hoffman seconded the motion, a vote was taken, and the project was approved by a vote of 3-1; Commissioner Rephan dissented.

B. 64 Frost Avenue - Shed Construction

Resident Casey Roberts placed a prefabricated wooden shed on his property. Roberts expressed that he had misunderstood the rule regarding “new constructions,” claiming that he did not believe that a prefabricated shed constituted a “new construction.” Roberts stated that he believes his house is the only one on Frost Avenue without alley access and that the purpose of this shed was to store strollers and other accessories for his small children as well as provide a place for loading and unloading of the children other than the street.

With no further discussion, Vice Chair Hoffman made a motion to approve the proposal stating, “I have studied the application and all relevant documents and presentation related to this case, and I am familiar with the property in question. I find that the proposed changes are compatible with the neighborhood because there is a general compatibility of exterior design, scale, proportion, arrangement, texture and materials to be used.

Based on these findings, I move to approve the proposal because the use of exterior materials are closely similar in appearance to original materials or significant buildings in the District, pursuant to Section 4.1.J.1.c.”

Commissioner Brewer seconded the motion, a vote was taken, and the project was unanimously approved.

9. Old Business

10. New Business

A. Administrative Approvals

- 47 S. Broadway - In-kind replacement of asphalt shingle roof

Staff gave an overview of the lone Administrative Approval issued since the Commission's June meeting.

11. Adjournment

Vice Chair Hoffman made a motion to adjourn the meeting. This motion was seconded by Commissioner Rephan, and Chair Hein officially adjourned the meeting at 6:39 P.M.

CITY OF FROSTBURG
HISTORIC DISTRICT COMMISSION
CERTIFICATE OF APPROPRIATENESS APPLICATION



DEPARTMENT OF COMMUNITY DEVELOPMENT
FROSTBURG MUNICIPAL CENTER
37 BROADWAY, P.O. BOX 440
FROSTBURG, MD 21532

Applicant Name: The Tunnel Hotel & TRAIL INN CAFE LLC
Applicant's Address: 20 Depot St
Phone Number(s): 724-919-7987
Property Owner Name: Adam Forshee
Property Address and Location: 287 E Main St Frostburg

Type of Change: ☐ Alteration ☐ Demolition ☒ Grading
☒ Addition ☐ Repair ☐ Excavation
☐ New Building ☒ Sign ☐ Other: _____

Work to be performed:
☐ PLANS – Architect or Engineer: _____
☐ DEMOLITION - Contractor: _____
☐ RENOVATION/CONSTRUCTION – Building Contractor(s): _____

Scope of Work (describe project in detail, list materials and dimensions):
Replace existing TRAIL INN Sign with Replica of historic original
sign reading TUNNEL HOTEL
Build 14' x 38' Deck off the front of existing hostel building,
to facilitate outdoor dining, with 2x10 treated joists and trex decking
with cable railing.
Grade slope to allow extra level area for guests

Is the property subject to an historic preservation easement? ☒ NO ☐ YES
Is the easement held by a third party organization other than the property owner? ☒ NO ☐ YES
If yes, please provide a copy.

CITY OF FROSTBURG

BUILDING PERMIT APPLICATION

Section 8, Item A.



DEPARTMENT OF COMMUNITY DEVELOPMENT

CITY HALL

59 E. MAIN STREET, P.O. BOX 440

FROSTBURG, MARYLAND 21532

Applicant Information

Name: Tunnel Hotel and TRAIL INN Cafe LLC Phone: 724-919-7987
Address: 20 Depot St City/St/Zip: Frostburg MD 21532

Property Owner Information

Name: Adam Forshee Phone: 724-919-7987
Address: 287 E Main St City/St/Zip: Frostburg, MD 21532

Builder/Contractor Information

If property owner, State of Maryland Affirmation of Landowner MUST be attached

Name: Adam Forshee Phone: 724-919-7987
Address: 20 Depot St City/St/Zip: Frostburg MD 21532
MHBR No: _____ MHIC No: _____

Project Information

Project Address or Location: 20 Depot St Frostburg
☐ Primary Structure ☐ Accessory Structure | Building Use: _____
Description: 38' x 12' Deck, composite decking, stainless cable railing
Dimensions: 38 x 12 Square footage: 460 Height: _____
Area Disturbed: _____ No. of Units: _____ No. of Stories: _____
No. of Rooms: _____ No. of Bathrooms: _____ No. of Bedrooms: _____ Basement: ☒ Y / ☐ N
☐ Water ☐ Sewer ☐ Electric | Estimated Value: \$ 15,000 for Allegany County Assessment Office use

Setback Information

Front: 7 feet Rear: N/A Left: 12 feet Right: Attached Other: _____
Setback from Alley: N/A Stream/Drainway: N/A Buildings: Attached
Other Setback Information: _____ Corner Lot ☐

Property Information

Attach Maryland Real Property Search data sheet to complete application

Map: 0201 Parcel: 0009A Lot: _____ Tax Account ID: 11-007333
Lot Size: .942 Zoning District: C3 Election District: 11-000 Historic District: ☒ Y ☐ N FEMA Zone: N

Comments:

CITY OF FROSTBURG

SIGN PERMIT APPLICATION

Section 8, Item A.

DEPARTMENT OF COMMUNITY DEVELOPMENT

CITY HALL

59 E. MAIN STREET, P.O. BOX 440

FROSTBURG, MD 21532



Please refer to City Zoning Ordinance Section 7 for types of signs requiring permits & sign standards.

Applicant's Name: Tunnel Hotel and Trail Inn Cafe LLC

Applicant's Address: 20 Depot St

Phone No.: 724 919 7987

Property Owner's Name (if different than applicant): Adam Forshee

Phone No.: 724-919-7987

Property Owner's Address: 287 E Main St

Sign Permit Location: 20 Depot St

Physical address or distance and direction from nearest intersection

Use of Property: Motel / Dining

Sign Dimensions: 180" x 24" Height to Top of Sign: 12 feet Two - Sided: ☒ / ☐

Replacement of an existing sign board or panel?: ☒ / ☐ Length of Building or Tenant Space: 34 feet

Illuminated: ☐ / ☒ How? _____

Digital: ☐ / ☐ Explain Software Display and Sequence: _____

NOTE: ATTACH ONE COPY OF PLANS AND/OR DRAWING(S) DETAILING THE SIGN'S APPEARANCE, EXACT LOCATION WITH RESPECT TO PROPERTY LINES, BUILDINGS AND POWER LINES, METHOD OF ILLUMINATION AND SUPPORT STRUCTURE.

ADDITIONAL APPROVALS REQUIRED

Maryland State Highway Administration – If sign is new and NOT replacing an existing sign AND is located adjacent to a State Route.

Contact: MD SHA
1251 Vocke Road
LaVale, MD 2152
Ph.: 301.729.8443

Frostburg Historic District Commission – If sign is located within the Frostburg Historic District, contact City staff for information.

I hereby agree to comply with all regulations and code which are applicable hereto, and further agree that any misstatement or misrepresentation of the facts presented as part of this application or change to proposal without approval of the agencies concerned, shall constitute sufficient grounds for disapproval or revocation of the subject permit.

Applicant's Signature: Adam C Forshee

Date: 12/13/24

FOR CITY USE ONLY

FEES - Permit Fee \$ _____ + Other Fees \$ _____ = TOTAL DUE \$ _____ Payment Type:

Cash Check No.: _____

Application Date: _____ Taken by: _____

Permit Issue Date: _____ Issued by: _____

PERMIT NO. _____

**FROSTBURG HISTORIC DISTRICT
Historic Resource Inventory
2013**

Section 8, Item A.

Address: 20 Depot Street

Date of Construction: c. 1888 **Status:** C



Image Number: FHD-415; below 416, 418, 419



Formerly the Tunnel Hotel, this former hotel is a 3-story side-gable-roofed Italianate-derived brick building with an interior gable-end chimney and a series of brackets under the eaves. A double-gallery porch of undetermined age extends across the façade and side elevation. Windows are flat-topped, 1/1. It was operated by Albert Holley and was a less prestigious hostelry than was the Gunther Hotel, in downtown Frostburg. Non-contributing commercial buildings associated with the building are on either side.





Feb 10, 2025, 2:05 PM



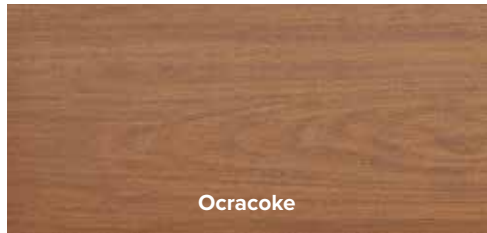
Feb 10, 2025, 2:06 PM



Feb 10, 2025, 2:06 PM

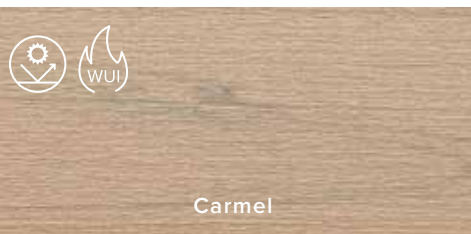
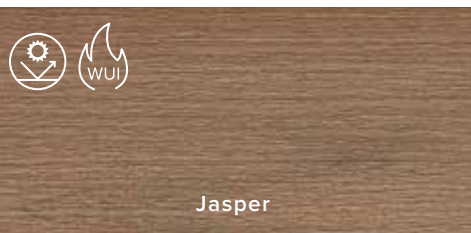
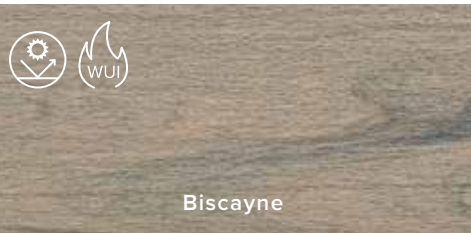
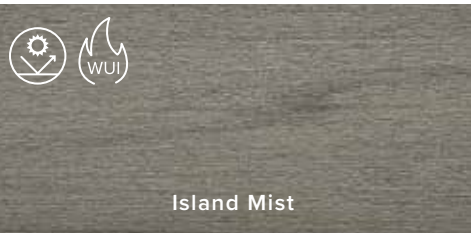
TrexSignature®

\$\$\$\$\$ 50 YEARS  ★★★★★



TrexTranscend®
LINEAGE®

\$\$\$\$\$ 50 YEARS  ★★★★★



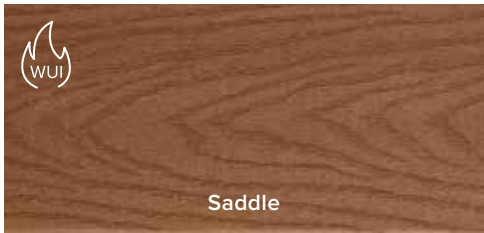
TrexTranscend®

\$\$\$\$\$ 50 YEARS  ★★★★★



TrexSelect®

\$\$\$ 35 YEARS  ★★★



HEAT MITIGATING



Our SunComfortable™ products with heat-mitigating technology are designed to be cooler than most other composite decking products of a similar color. Although engineered to be more comfortable, they can still get hot to the touch when direct sunlight and high temperatures converge for extended periods of time. On such days, care should be taken.

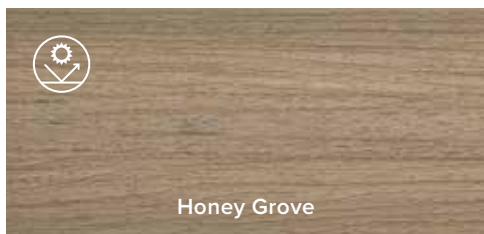
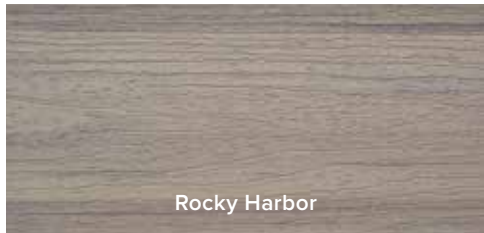
FIRE-RESISTANT



Boards with this symbol are Wildland Urban Interface (WUI) compliant, making them an excellent option for areas prone to wildfires.

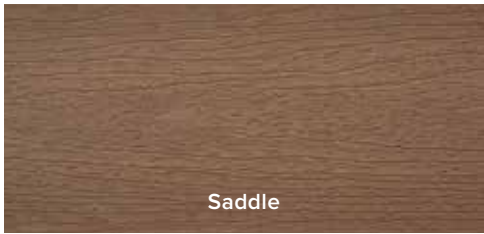
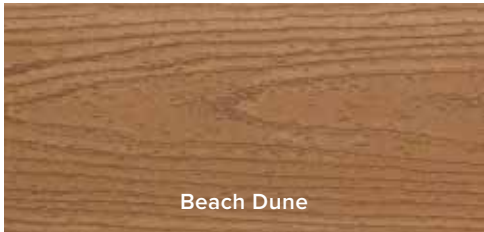
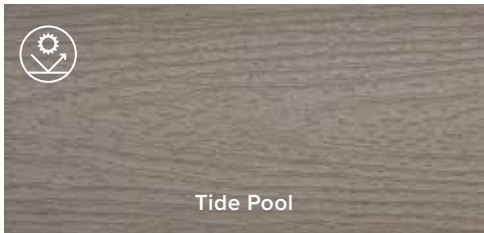
TrexEnhance®
NATURALS

\$\$ 25 YEARS  ★



TrexEnhance®
BASICS

\$ 25 YEARS  ★



BOARD PROFILES

 Solid
 Scalloped

 Square edge
 Grooved edge

Use with Trex Hideaway® Hidden Fastening System for a clean, screw-free appearance.

Make the Trex decision
that's right for you™

PRICE
\$ - \$\$\$\$\$\$

LIMITED RESIDENTIAL
WARRANTY COVERAGE

50
YEARS

35
YEARS

25
YEARS

DECKING
SCRATCH RESISTANCE

★ - ★★★★★



Trex Select®

The perfect pairing of price and minimal maintenance

Performance-Engineered™ boards for ultra-low maintenance and durability

Trex Select comes in two nature-inspired colors that pair smartly with any home, and offers a soft, splinter-free finish that's comfortable underfoot. Select decking is also Wildland Urban Interface (WUI) compliant, making it an excellent option for areas prone to wildfires.



\$\$\$



SCRATCH RESISTANCE



The Trex Hideaway® Collection

When you want a deck that delivers above and beyond, build with the expanded Trex Hideaway® Collection, providing solutions for every deck fastening need, including color-matched screws, plugs, Butt Joint Clip and more.



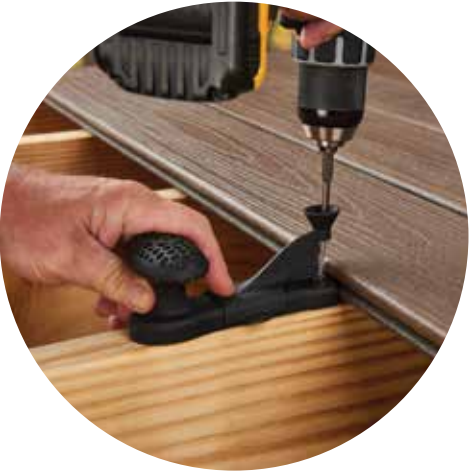
Hideaway Clips

Crafted specifically for Trex decking, Hideaway® Clips offer a strong and seamless connection for a secure installation, every time.



Hideaway Plugs & Screws

Trex Hideaway® Color Match Composite Deck Screws and Decking Plugs offer both precision and lasting beauty that work across all decking lines.



One-Step Hidden Fastener Install Tool

Created with both the professional and the first time DIY'er in mind, this innovative tool delivers a faster, more precise installation, cutting install time up to half.

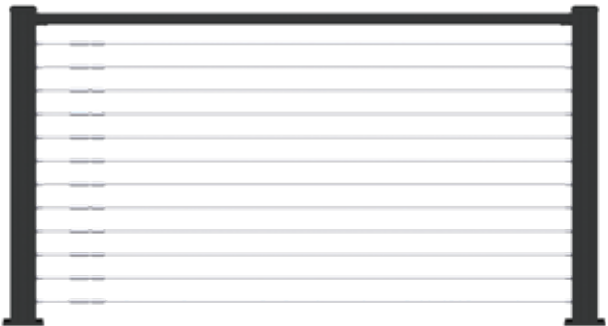


DECKING:
Trex Signature Decking
in Whidbey(WY)
RAILING:
Trex Signature X-Series
Frameless glass infill

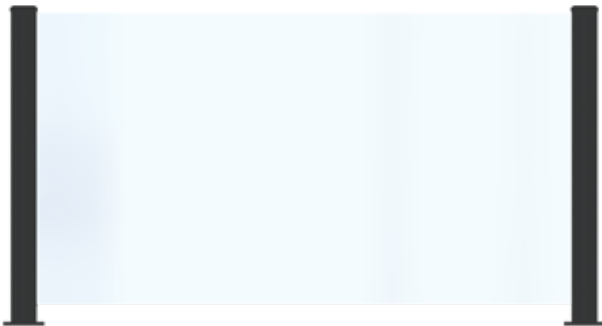


Section 8, Item A.

Stainless steel cable infill



Frameless glass infill



Two Speciality Infill Options

Choose a modern stainless steel cable rail or the frameless glass infill for unobstructed views and streamlined looks.

Cable hardware is made from premium-grade stainless steel for corrosion resistance in marine and coastal applications, with novel spring-loaded cables for optimal tension management.



DECKING:
Trex Signature in Ocracoke (OC)
RAILING:
Trex Signature X-Series cable in



TrexSignature®
X-SERIES™ RAILING



Charcoal Black

\$\$\$\$\$

★★★★★
DESIGN FLEXIBILITY

**Outdoor sophistication
and X-ponential style**

Product information:

Section 8, Item A.

Wolmanized® Residential Outdoor® Wood

Protected by the advanced type C formulation
of micronized copper azole (μ CA-C)

WE ARE

WOLMANIZED®

OUTDOOR® WOOD

Wolmanized® Residential Outdoor® wood combines the natural beauty of real wood with long-lasting resistance to termite damage and fungal decay. This wood is ideal for decks, retaining walls, fences, picnic tables, planter boxes, walkways, sill plate and structural members. At appropriate retention levels, it can be used for above ground, ground contact, and freshwater immersion applications. It is presently not recommended for saltwater immersion.

Micronized copper azole preservative (using finely ground particles suspended in the treating solution) renders wood useless as a food source for termites and fungi. Its type C formulation, which incorporates a combination of synergistic azoles, is the advanced version.

Preservative is forced into the wood under pressure, where it provides decades of protection. Copper is the primary ingredient, protecting against termites and most fungal decay. Protection against copper-tolerant fungi is provided by the dual azole co-biocide.

Some chemical may migrate from preserved wood into surrounding soil and water over time and may also be dislodged from the wood surface upon contact.

Warranty:

Wolmanized® lumber is backed by a limited warranty in qualifying residential and agricultural applications. See website for details.

Recommended hardware:

The International Building Code and International Residential Code require metal fasteners in contact with any preservative treated wood to be hot-dipped galvanized material meeting ASTM A 153. Code requirements should be observed.

Connectors should be made from galvanized steel sheet conforming to ASTM A 653 Class G185. For Permanent Wood Foundations, use 304 or 316 stainless steel fasteners.

Indoors, and where wood will remain dry in service, corrosion is less likely to occur than outdoors. The model code permits use of standard galvanized strapping or mild steel anchor bolts 1/2" diameter and larger for fastening Wolmanized® wood to foundations.

Aluminum flashing (3015 or similar alloy) may be used in contact with μ CA-C treated wood in interior or exterior, above ground applications that are damp or intermittently wet. When treated wood is subject to immersion or frequent or prolonged wetting, factory coated aluminum or an insulating moisture resistant barrier should be used between the treated wood and the aluminum.

Maintenance:

When dry on its surface, Wolmanized® wood can be stained like ordinary wood, and, once dry internally, can be painted. For thorough internal drying, purchase material that has been re-dried after treatment or, after the project has been completed, allow several months of good drying weather prior to painting.

Many light-colored latex paints can be used successfully, following brush-application of an oil-based

primer. Primer should not be applied by sprayer, nor should coatings be used if their manufacturer advises against an oil-based primer. Always follow the manufacturer's directions and take special care in coating end grain, holes, and cuts.

For protection against moisture damage, regular application of a topical water repellent is recommended. Periodic cleaning can revive the color of preserved lumber.

Handling precautions:

Follow guidelines similar to those for handling untreated wood. For example: wear a dust mask to control inhalation of sawdust; wear gloves when working with wood; wear goggles to protect eyes from flying particles; and wash after working with wood and before eating, drinking, toileting, or using tobacco products. Do not use treated wood under circumstances where the preservative may become a component of food or animal feed. For other precautions, see the website.

Disposal:

Wolmanized® wood waste, such as scraps, broken boards, and sawdust, can be disposed of with ordinary trash collection. Treated sawdust and shavings are not recommended for composting, mulching, or animal bedding, and the wood should not be burned except in approved commercial incinerators.

Codes and standards:

This wood meets requirements of model building codes for many applications, and a code evaluation report has been issued. See ICC-ES's ESR-1721 for allowable values and/or conditions of

use. Such reports are subject to re-examination, revisions, and possible closing of file.

And it's wood:

In addition to the preservative treatment that enables wood to last a long time, Wolmanized® wood has all of the environmental and other advantages associated with wood itself. Its source is a renewable and rapidly replenished resource grown on managed timberlands, requiring less energy to produce than alternative building materials and offering greater insulation value. Growing forests and wood products reduce greenhouse gases.

Wood offers excellent workability with common construction skills and tools, plus it provides design flexibility and is generally more economical than alternative materials. Furthermore, for many applications, wood is aesthetically preferable.

Model specification:

For a downloadable and editable model spec, visit www.wolmanizedwood.com



Home Innovation
NGBS GREEN CERTIFIED™

For details on the significance of these symbols, see www.HomeInnovation.com/ and www.GoodHousekeeping.com/

AGRICULTURE, FARM USE

Round poles and posts as structural members	.23
Sawn poles and posts as structural members	.23
Posts, Fence	
Round, half & quarter round	.14
Sawn four sides	.14
Lumber, in soil contact	.14
Lumber, not in soil contact	.050
Plywood, in soil contact	.14
Plywood, not in soil contact	.050
Grape stakes, sawn	.14

BUILDING CONSTRUCTION MATERIAL

Sill plate	.050
Flooring, residential	
Damp environment	.050
Dry environment	.050
Framing, interior	.050
Lumber	
Interior, above ground	.050
Exterior, above ground	.050
Ground contact and fresh water use	.14
Permanent Wood Foundation	
Lumber & Plywood	.23
Plywood	
Sub-floor, damp above ground	.050
Exterior, above ground	.050
Ground contact and fresh water use	.14
Poles, building	
Round	.23
Sawn	.23
Poles, utility (Southern pine, western red cedar)	.23
Piling, foundation, land & freshwater	
Round timber (Southern pine)	.33

DECKS

Above ground: Decking, joists, rails, steps	.050
Sapwood species: Decking, specialties	.050
Ground contact: Posts	.14

FENCES

Pickets, slats, trim	.050
Posts, sawn	.14

HIGHWAY MATERIAL

Lumber and timbers for bridges, structural members, decking, cribbing, & culverts	.23
Handrails and guardrails	.050
Posts, general use	
Round, half-round, quarter round	.14
Sawn	.14
Posts, guardrail	
Round	.23
Sawn	.23





Sent from my iPad

TUNNEL HOTEL



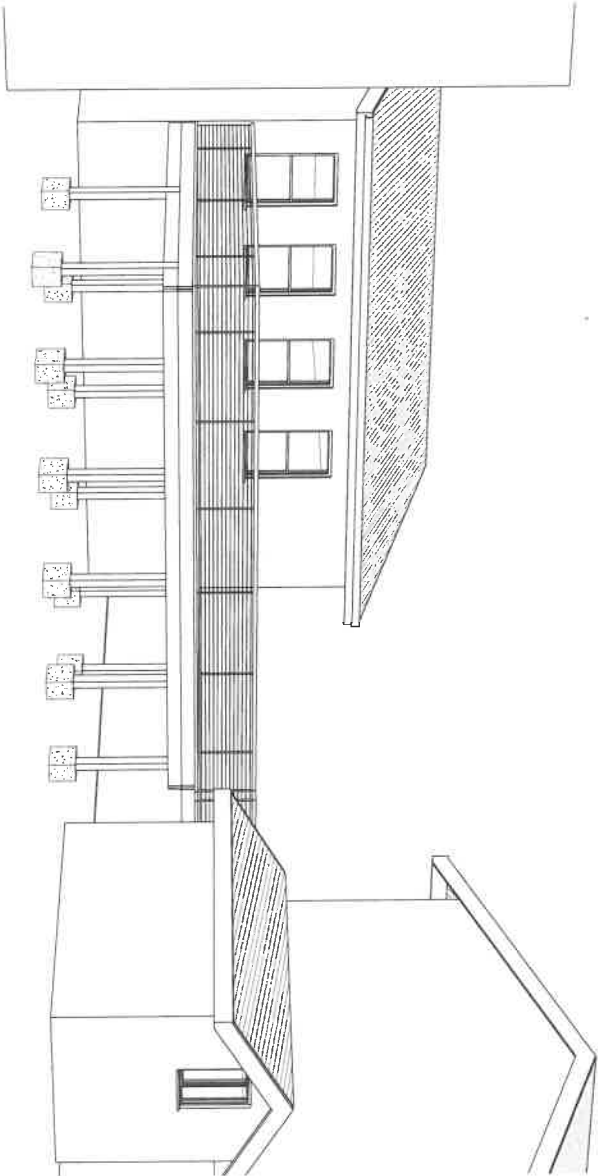
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Sheet Number	Sheet Name

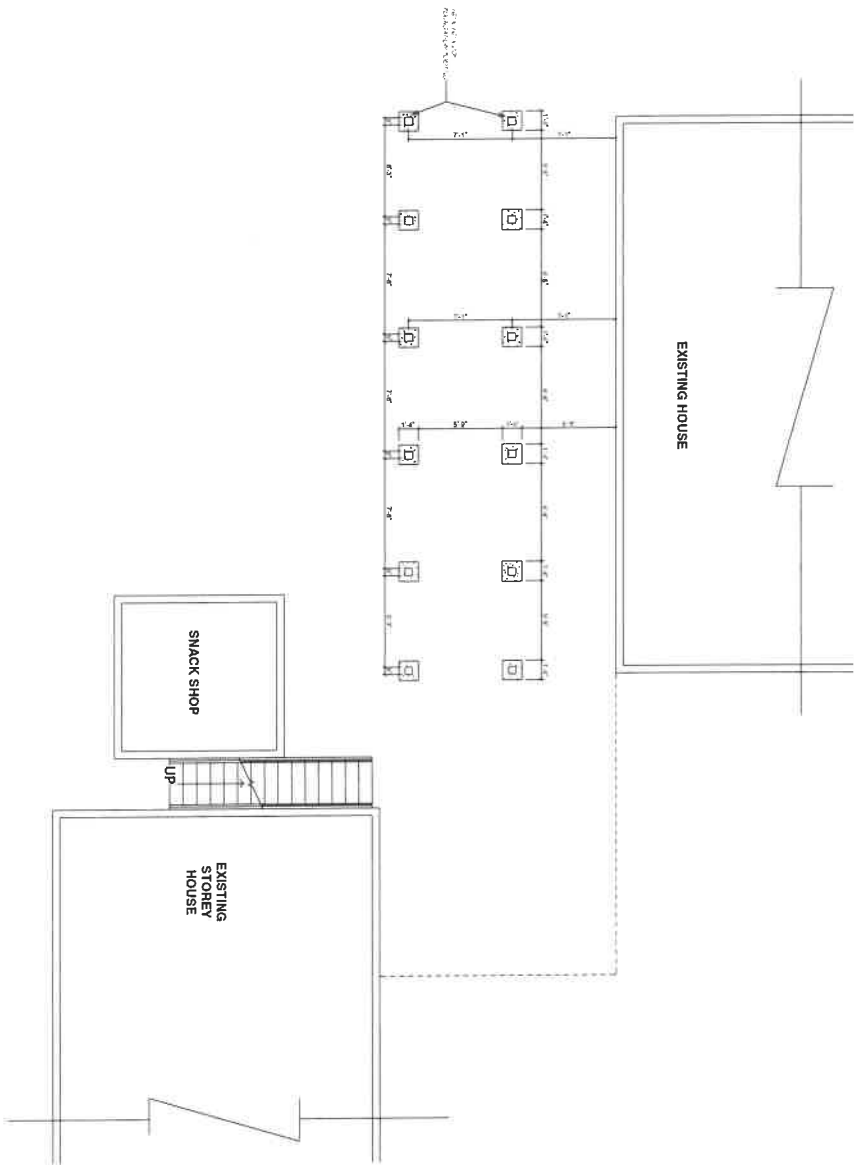
A00	COVER PAGE
A100	FOUNDATION PLAN
A101	FRAMING PLAN
A102	EXISTING FLOOR PLAN
A103	PROPOSED FLOOR PLAN
A104	FRONT ELEVATION
A105	GENERAL DETAILS
A106	3D MODEL

PROPOSED
DECK ADDITION

20 DEPOT ST FROSTBURG,
MD 21532

CLIENT





CITY PERMIT - PRO
ArchibonWilson@gmail.com

Project Name
20 Depot st Frostburg, MD 21532

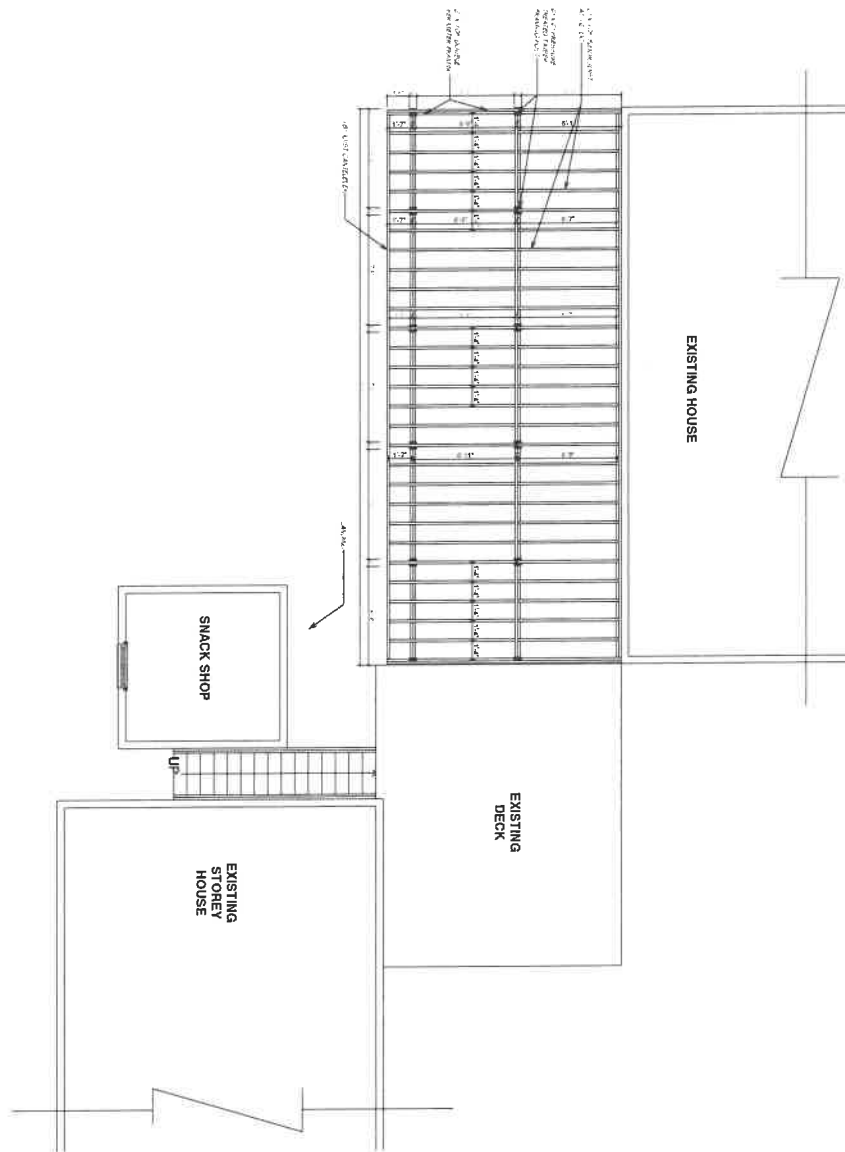
OWNER:
Client Name

Release For Construction

FOUNDATION PLAN
Date 3/21/2024 9:29:46 AM
Drawn by AutoCAD
Checked by Client

A100

Scale 1/4" = 1'-0"



CITY PERMIT - PRO
ArchNelsonWillson@gmail.com

Project Name

20 Depot st Frostburg, MD 21532

OWNER:

Client Name: _____

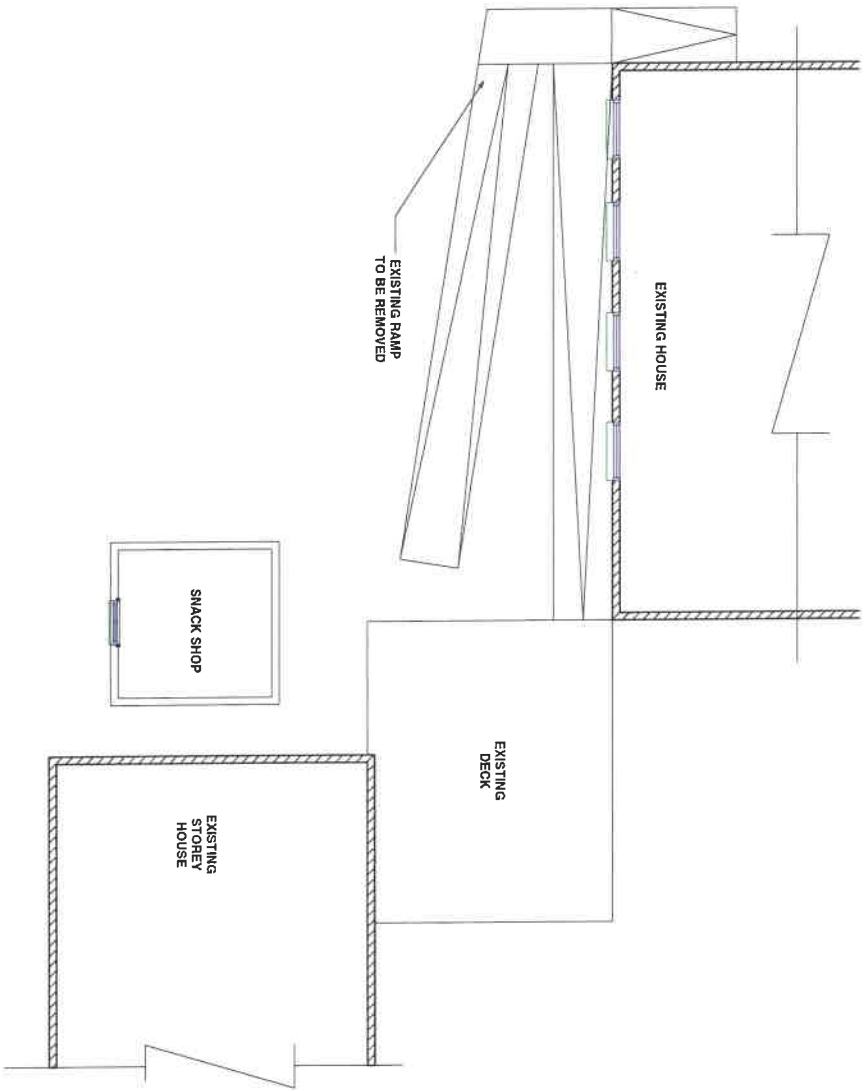
Release For Construction

FRAMING PLAN

Date	12/17/2024 9:29:37 PM
Drawn by	Author
Checked by	Checker

A101

Scale 1/4" = 1'-0"



CITY PERMIT - PRO
Architect: Wilson@gmail.com

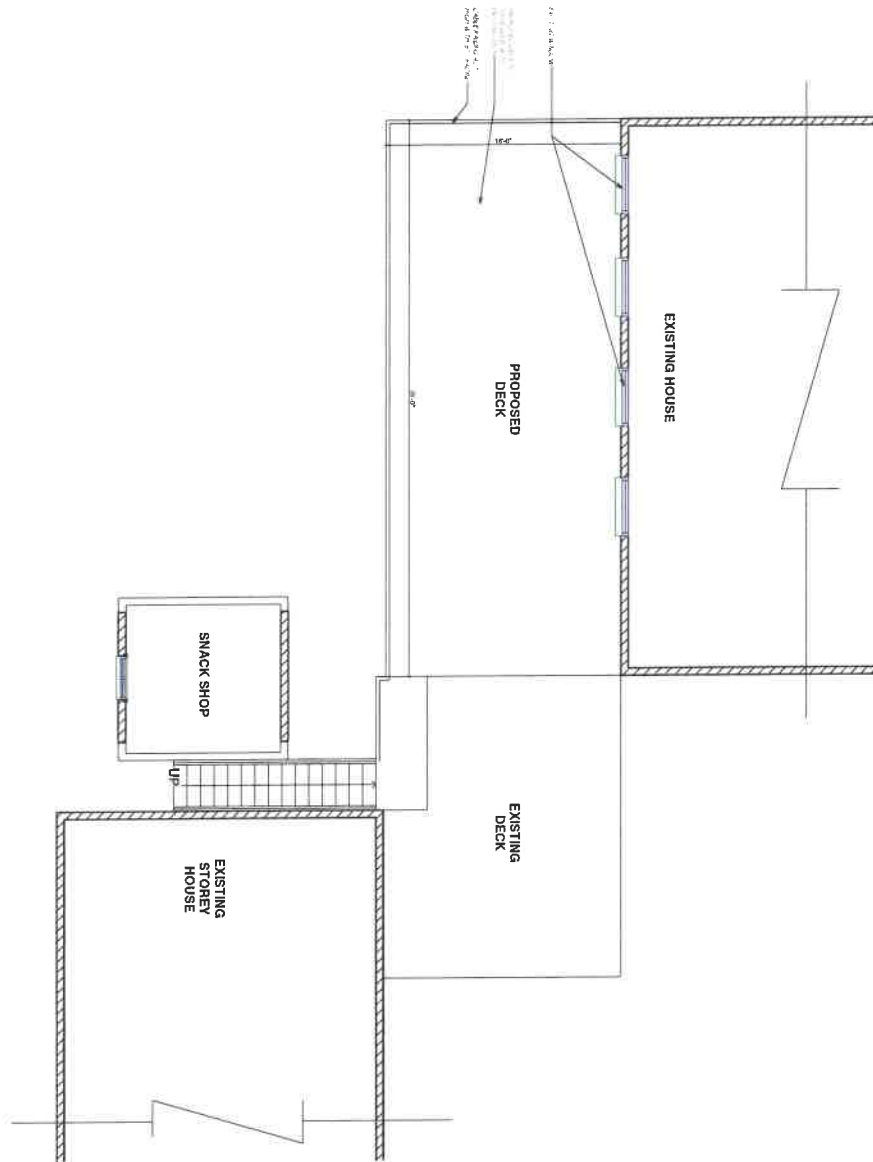
Project Name
20 Depot st Frostburg, MD 21532

OWNER:
Client Name

Release For Construction

EXISTING FLOOR PLAN
Date: 12/17/2024 9:29:37 PM
Created by: J. Wilson
Checked by: J. Wilson

A102



CITY PERMIT - PRO
ArchNelsonWilson@gmail.com

Project Name

20 Depot st Frostburg, MD 21532

OWNER:

Client Name

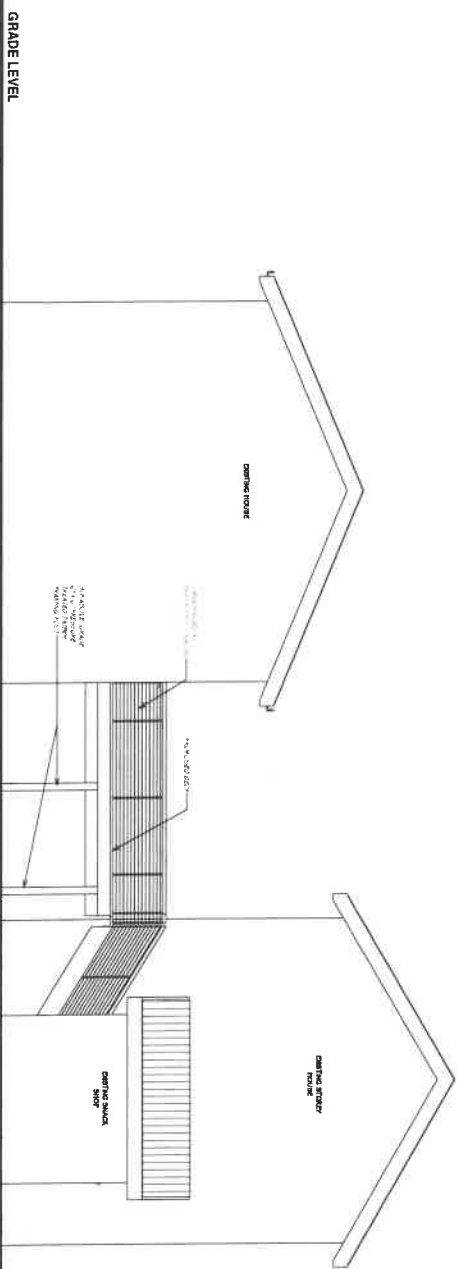
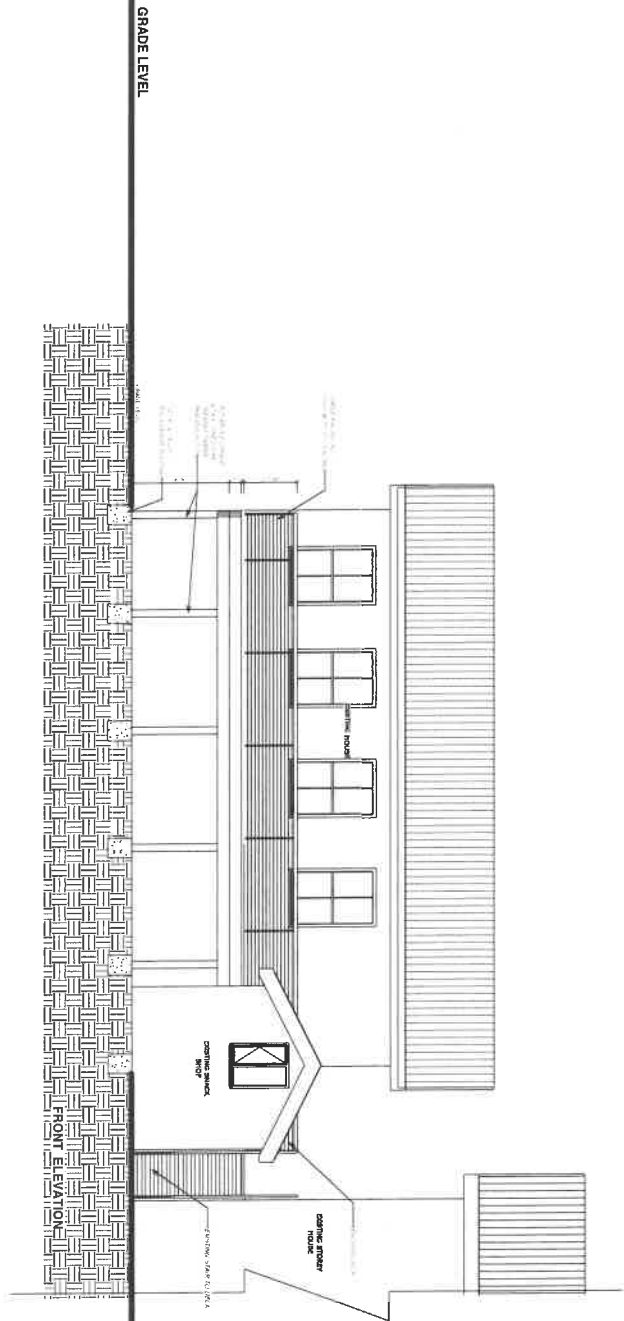
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PROPOSED FLOOR PLAN

Date	12/17/2024 9:29:37 PM
Drawn by	Author
Checked by	Checker

A103

$$1/4^{\circ} = 1'.0''$$



CITY PERMIT - PRO
Architect@Wilson@gmail.com

Project Name
20 Depot st Frostburg, MD 21532

OWNER:
Client Name

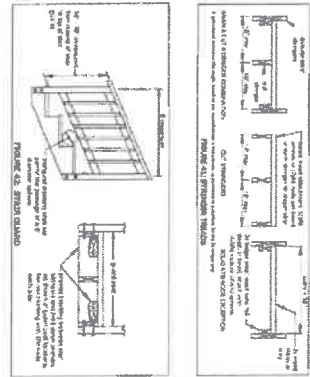
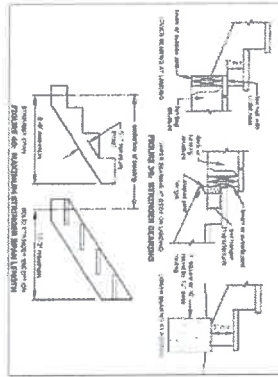
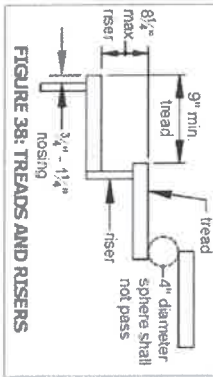
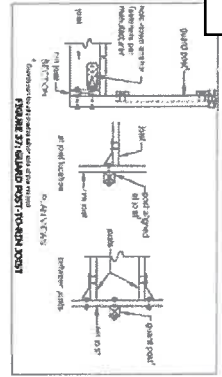
Release For Construction

FRONT ELEVATION
Date: 12/17/2024 9:53:37 PM
Drawn by: Architect
Checked by: Checker

A104

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

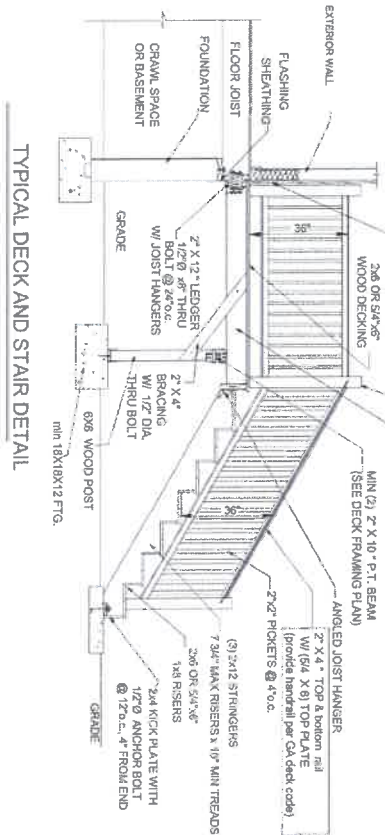
AL RAIL AND STAIR DETAILS



1E: (1) ALL DECK, STAIR & HANDRAIL LUMBER SHALL BE PRESSURE TREATED #2 SOUTHERN YELLOW PINE.

(2) ALL CONCRETE SHALL BE 3000 PSI.

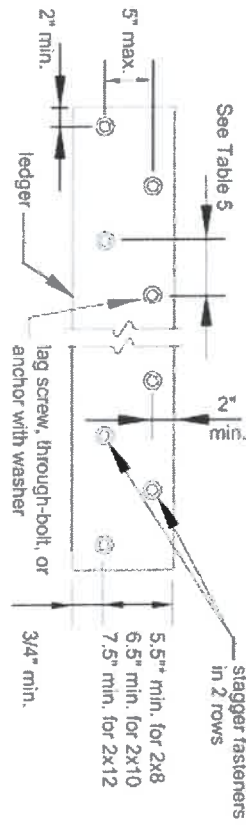
(3) DECK SHALL MEET ALL REQUIREMENTS OF THE CURRENT PRESCRIPTIVE DECK DETAILS W/ GA AMENDMENTS



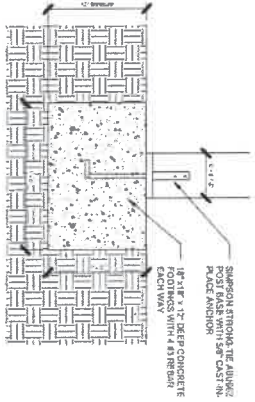
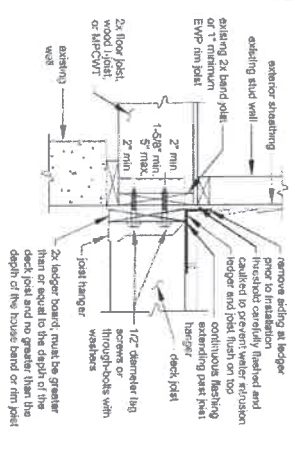
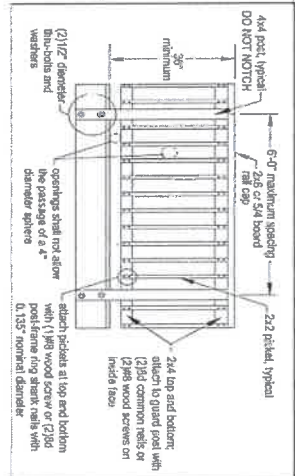
TYPICAL DECK AND STAIR DETAIL

Table 5. Fastener Spacing for a Southern Pine, Douglas Fir-Larch, or Hem-Fir Deck Ledger or Band or Rim Joist and a 2-inch Nominal Soft-Sawn Spruce-Pine-Fir Band Joist or EWP Rim Joist 3x5.6s

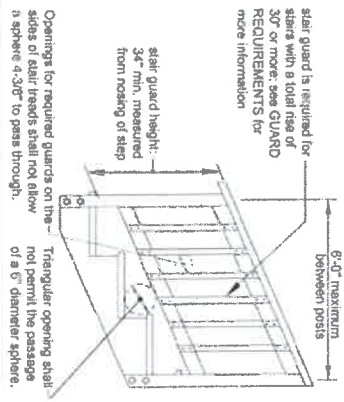
Joist Span		Rim Joist		Band Joist		On-Center Spacing of Fasteners	
Connection Details		Deck Live Load = 40 psf, Deck Dead Load = 10 psf		Deck Live Load = 40 psf, Deck Dead Load = 10 psf		Deck Live Load = 40 psf, Deck Dead Load = 10 psf	
1/2" diameter lag screw with 19/32" maximum sheathing	1' EWP	24"	18"	24"	18"	12"	10"
	1' Lumber	24"	18"	24"	18"	12"	10"
	1' EWP	24"	18"	24"	18"	12"	10"
	1' Lumber	24"	18"	24"	18"	12"	10"
1/2" diameter bolt with 19/32" maximum sheathing	1' EWP	24"	18"	24"	18"	12"	10"
	1' Lumber	24"	18"	24"	18"	12"	10"
	1' EWP	24"	18"	24"	18"	12"	10"
	1' Lumber	24"	18"	24"	18"	12"	10"
1/2" diameter bolt with 19/32" maximum sheathing and 1/2" stacked washers	1' EWP	24"	18"	24"	18"	12"	10"
	1' Lumber	24"	18"	24"	18"	12"	10"
	1' EWP	24"	18"	24"	18"	12"	10"
	1' Lumber	24"	18"	24"	18"	12"	10"



See Table 5
stagger fasteners in 2 rows



TYPICAL FOOTING
NOT TO SCALE



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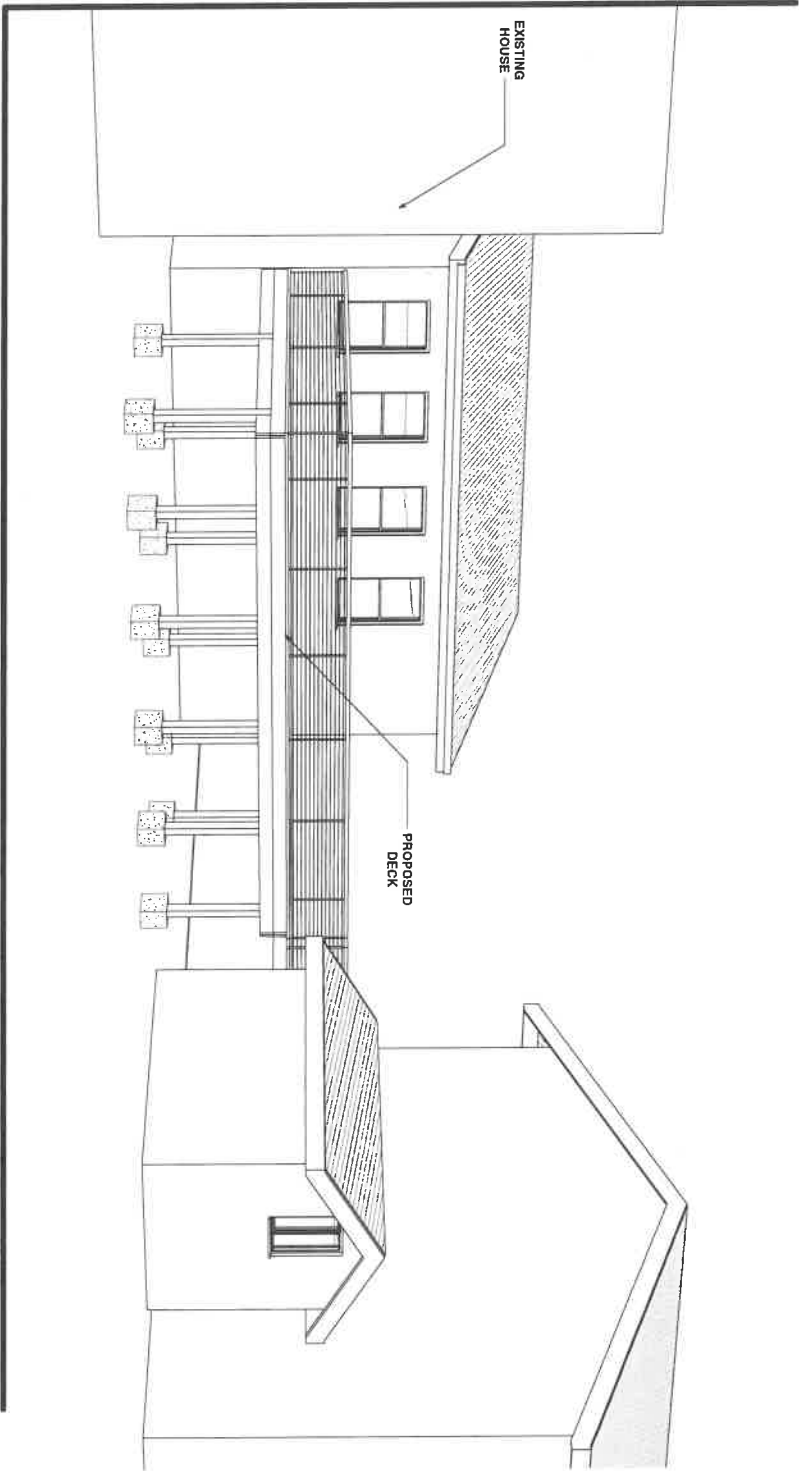
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GENERAL DETAILS

A105



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ArchibonWilson@gmail.com

Project Name
20 Depot st Frostburg, MD 21532

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Client Name

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3D MODEL
Date: 12/17/2024 9:25:39 PM
Drawn by: Author
Checked by: Checker

A106