

# 286 MAIN ST. - MVC PERMIT SET - 10.11.23

VINEYARD HAVEN, MA, PARCEL ID: 5K-19.1



## DRAWING INDEX:

**ARCHITECTURAL:**  
COVER SHEET

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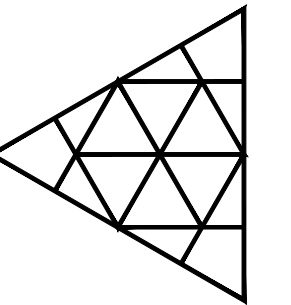
- STRUCTURAL: PENDING**
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  - S.05 - ROOF FRAMING PLAN
  - S.06 - STRUCTURAL DETAILS

**RESIDENTIAL DESIGN:**  
MV ENGINEERING & DESIGN  
TRISTAN ATWOOD  
P.O. BOX 919  
VINEYARD HAVEN, MA 02568  
P: 508-314-1919  
E: TRISTAN@MVENGINEERING.DESIGN

**CONTRACTOR:** TBD

**STRUCTURAL ENGINEER:**  
MV ENGINEERING & DESIGN  
CASEY DECKER, PE  
P.O. BOX 919  
VINEYARD HAVEN, MA 02568  
P: 774-563-8535  
E: CASEY@MVENGINEERING.DESIGN

**CIVIL ENGINEER:**  
SCHOFIELD, BARBINI & HOEHN INC.  
DOUG HOEHN  
P.O. BOX 339  
VINEYARD HAVEN, MA 02568  
P: 508-693-2781  
E: DHOEHN@SBHINC.NET



ISSUED FOR	DATE	DRAWN	CHECK
SCHEMATIC DESIGN SET MVC PERMIT SET	09.21.23	LEL	TOA
	10.11.23	LEL	TOA

**MARTHA'S VINEYARD  
ENGINEERING & DESIGN**  
79 BEACH ROAD, VINEYARD HAVEN, MA 02568  
774.563.8535 INFO@MVENGINEERING.DESIGN

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

JOB NUMBER:  
23061

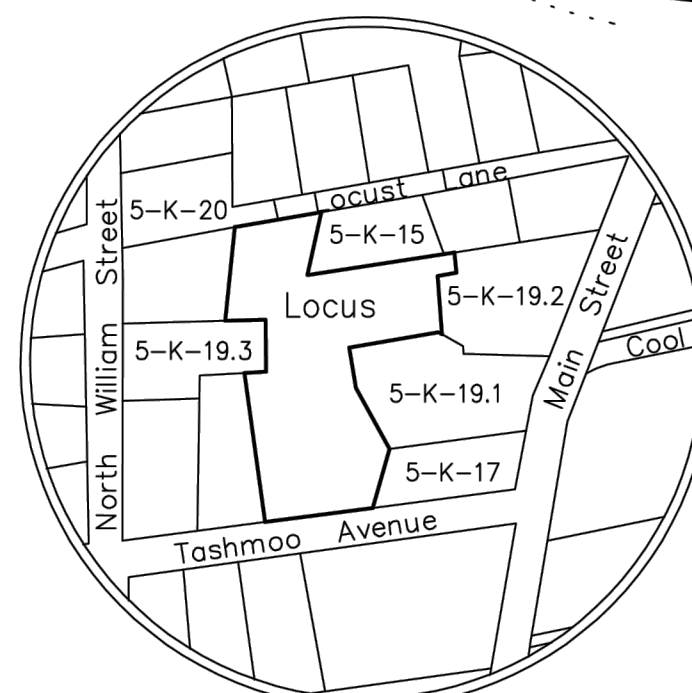
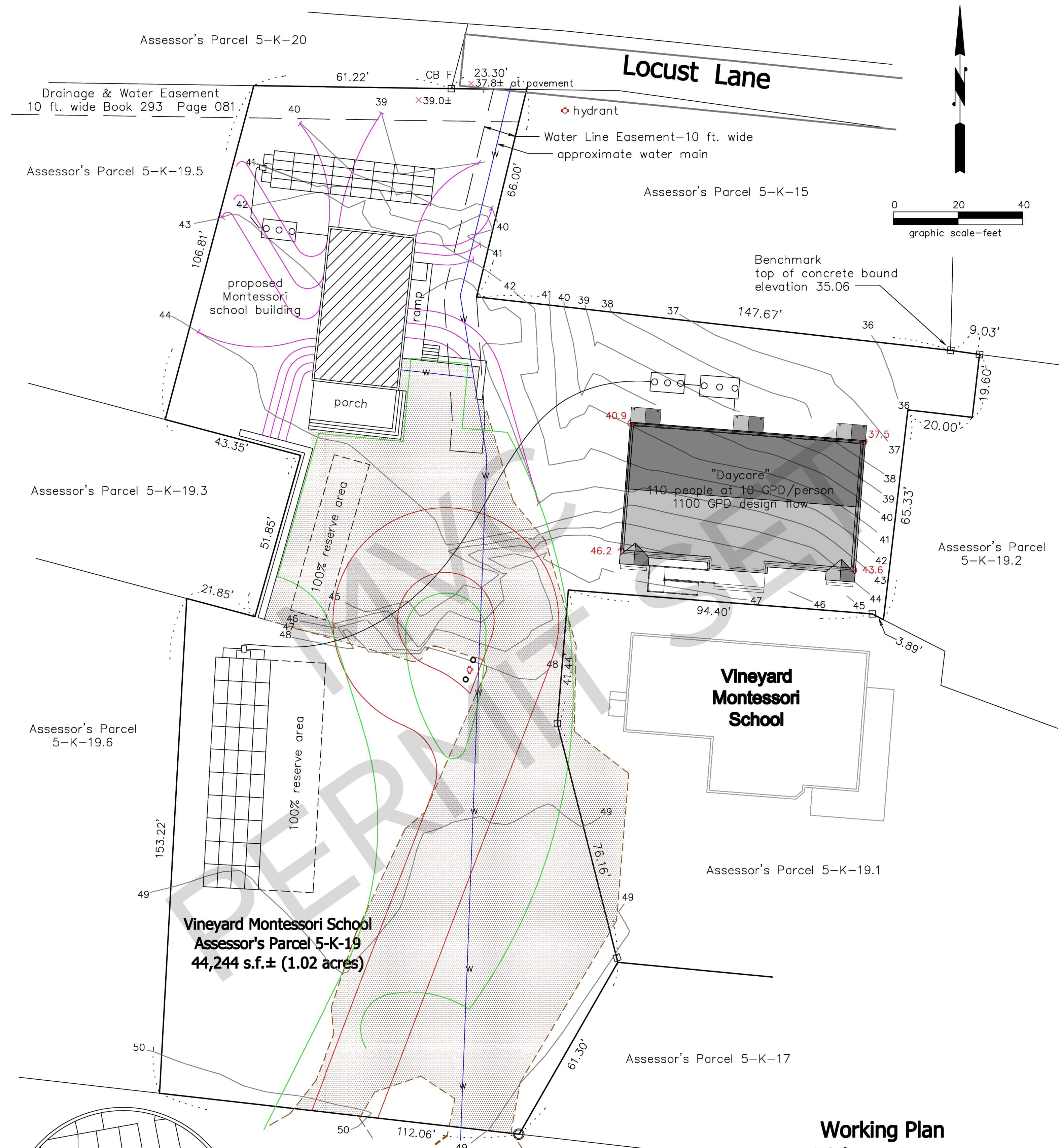
ADDRESS: **MONTESSORI SCHOOL**  
286 MAIN ST.,  
VINEYARD HAVEN, MA  
PARCEL ID: 5-K-19.1

PLAN NAME:  
COVER SHEET

DATE:  
11 OCT 2023

**COVER**



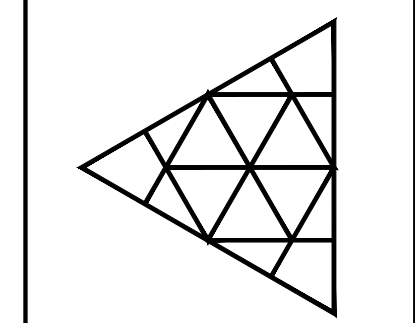


- Notes:
1. Locus lies within the Tisbury R-10 Zoning District minimum lot size; 10,000 sq ft required property line setbacks: 20' front, 10' side, 20' rear building height limit: 35' above average grade
  2. ANG:  $(40.9+37.5+43.6+46.2) / 4 = 42.0$   
max ridge elevation:  $42.0 + 35.0 = 77.0$

**Working Plan**  
**Tisbury, Mass.**  
 Prepared For  
**Vineyard Montessori School, Inc.**  
 Scale: 1" = 20'  
 September 27, 2023

**Schofield, Barbini & Hoehn Inc.**  
 Land Surveying & Civil Engineering

12 Surveyor's Lane, Box 339  
 Vineyard Haven, Mass. 02568  
 508-693-2781  
 www.sbhinc.net  
 MV 9476



ISSUED FOR	DATE	DRAWN	CHECK
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	10.11.23	LEL	TOA
MVC PERMIT SET			

**MARTHA'S VINEYARD**  
**ENGINEERING & DESIGN**  
 79 BEACH ROAD, VINEYARD HAVEN, MA 02568  
 774.563.8535 INFO@MVENGINEERING.DESIGN

SCALE:  
 1" = 20'-0"

JOB NUMBER:  
 23061

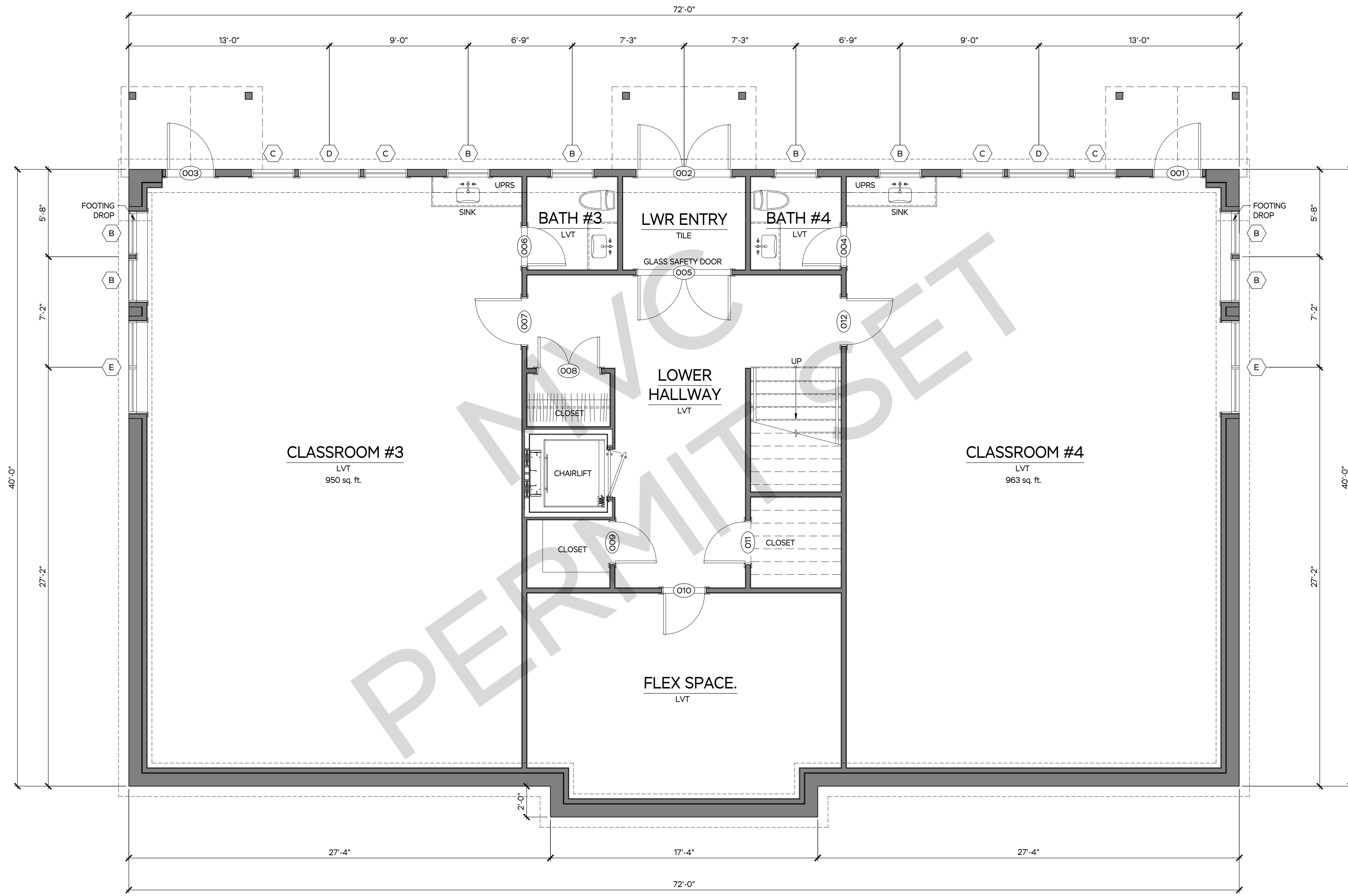
**MONTESSORI SCHOOL**  
 286 MAIN ST.,  
 VINEYARD HAVEN, MA  
 PARCEL ID: 5-K-19.1  
 PROPOSED  
 SITE LAYOUT PLAN

ADDRESS:  
 286 MAIN ST.,  
 VINEYARD HAVEN, MA  
 PARCEL ID: 5-K-19.1

DATE:  
 11 OCT 2023

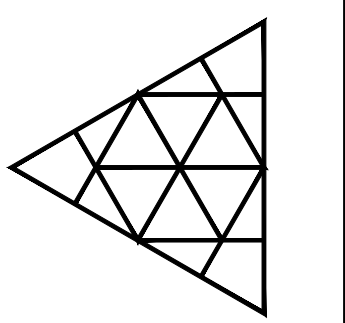
**A.00**





1 PROPOSED BASEMENT LEVEL

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



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SCHEMATIC DESIGN SET	09.21.23	LEL	TOA
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NYC PERMIT SET			

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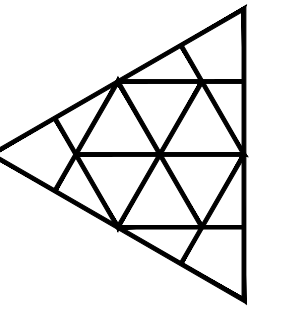
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1/4" = 1'-0"

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**MONTESORI SCHOOL**  
286 MAIN ST.,  
VINEYARD HAVEN, MA  
PARCEL ID: 5-K-19.1  
PLAN NAME:  
PROPOSED  
BASEMENT LEVEL

DATE:  
11 OCT 2023

**FD.01**



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SCHEMATIC DESIGN SET NYC PERMIT SET	09.21.23	LEL	TOA
	10.11.23	LEL	TOA

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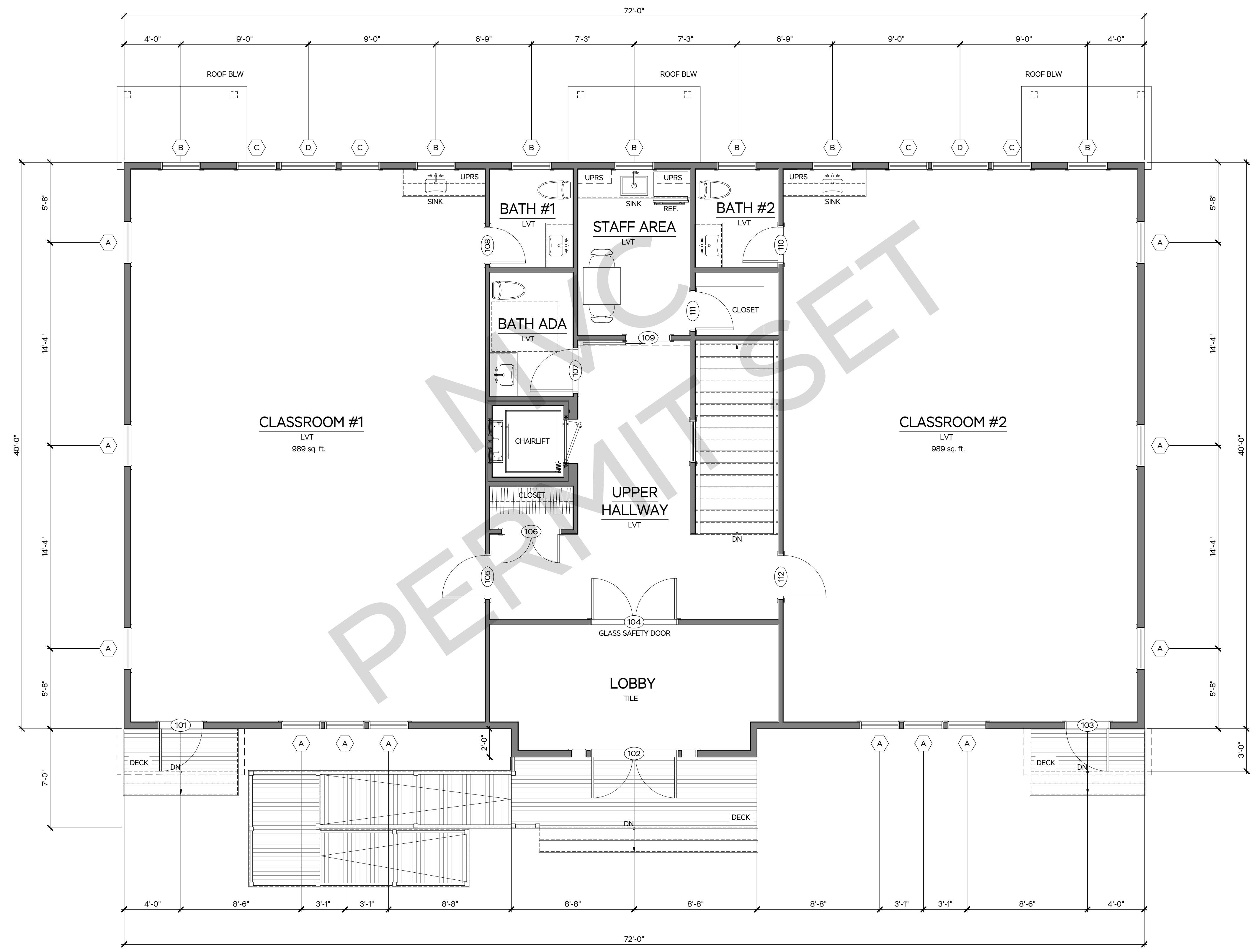
JOB NUMBER:  
**23061**

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**MONTESSORI SCHOOL  
286 MAIN ST.,  
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PARCEL ID: 5-K-19.1**

PLAN NAME:  
**PROPOSED FIRST LEVEL**

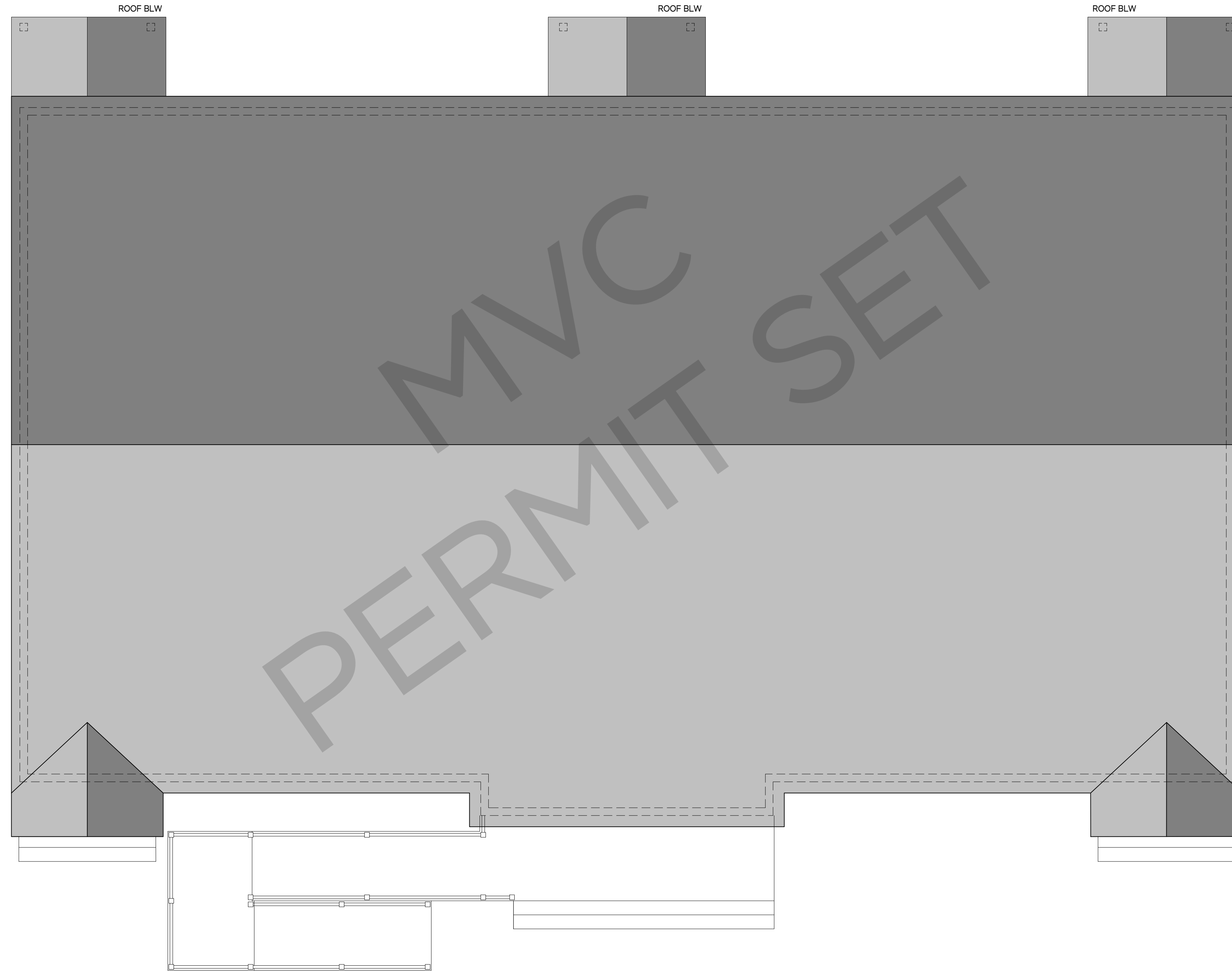
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11 OCT 2023

**A.01**



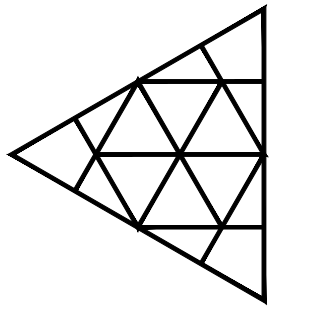
**1** PROPOSED FIRST LEVEL

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



1 PROPOSED ROOF PLAN

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



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PARCEL ID: 5-K-19.1

PLAN NAME:  
PROPOSED ROOF PLAN

DATE:  
11 OCT 2023

**A.02**

T.O. RIDGE  
ELEV: 122'-10 1/2"

T.O. PLATE  
ELEV: 109'-0 1/8"

B.O. HEADER  
ELEV: 106'-10"

T.O. 1ST SUBFLOOR  
ELEV: 100'-0"



1 PROPOSED SOUTH ELEVATION

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

T.O. RIDGE  
ELEV: 122'-10 1/2"

T.O. PLATE  
ELEV: 109'-0 1/8"

B.O. HEADER  
ELEV: 106'-10"

T.O. 1ST SUBFLOOR  
ELEV: 100'-0"

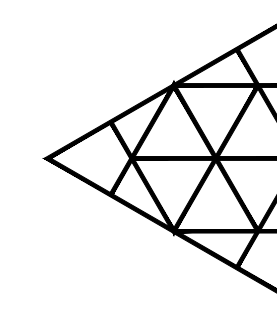
B.O. HEADER  
ELEV: 97'-0"

T.O. SLAB  
ELEV: 90'-2"



2 PROPOSED WEST ELEVATION

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



ISSUED FOR	DATE	DRAWN	CHECK	
				TOA
SCHEMATIC DESIGN SET	09.21.23	LEL		
	10.11.23	LEL		
MYC PERMIT SET				

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JOB NUMBER: 23061

ADDRESS: **MONTESSORI SCHOOL**  
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VINEYARD HAVEN, MA  
PARCEL ID: 5-K-19.1

PLAN NAME: PROPOSED SOUTH & WEST EXTERIOR ELEVATIONS

DATE: 11 OCT 2023

A.03

T.O. RIDGE  
ELEV: 122'-10 1/2"

T.O. PLATE  
ELEV: 109'-0 1/8"

B.O. HEADER  
ELEV: 106'-10"

T.O. 1ST SUBFLOOR  
ELEV: 100'-0"

B.O. HEADER  
ELEV: 97'-0"

T.O. SLAB  
ELEV: 90'-2"



1 PROPOSED NORTH ELEVATION

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

T.O. RIDGE  
ELEV: 122'-10 1/2"

T.O. PLATE  
ELEV: 109'-0 1/8"

B.O. HEADER  
ELEV: 106'-10"

T.O. 1ST SUBFLOOR  
ELEV: 100'-0"

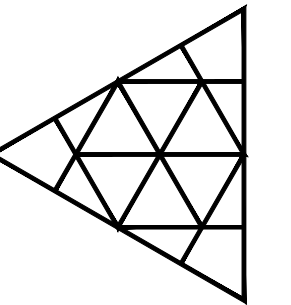
B.O. HEADER  
ELEV: 97'-0"

T.O. SLAB  
ELEV: 90'-2"



2 PROPOSED EAST ELEVATION

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



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				TOA
SCHEMATIC DESIGN SET	09.21.23	LEL		
	10.11.23	LEL		
MYC PERMIT SET				

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PARCEL ID: 5-K-19.1

PLAN NAME:  
PROPOSED NORTH&EAST  
EXTERIOR ELEVATIONS

DATE:  
11 OCT 2023

**A.04**

T.O. RIDGE  
ELEV: 122'-10 1/2"

T.O. PLATE  
ELEV: 109'-0 1/8"

B.O. HEADER  
ELEV: 106'-10"

T.O. SILL (2)  
ELEV: 103'-1 1/8"

T.O. SILL (1)  
ELEV: 101'-5 1/8"

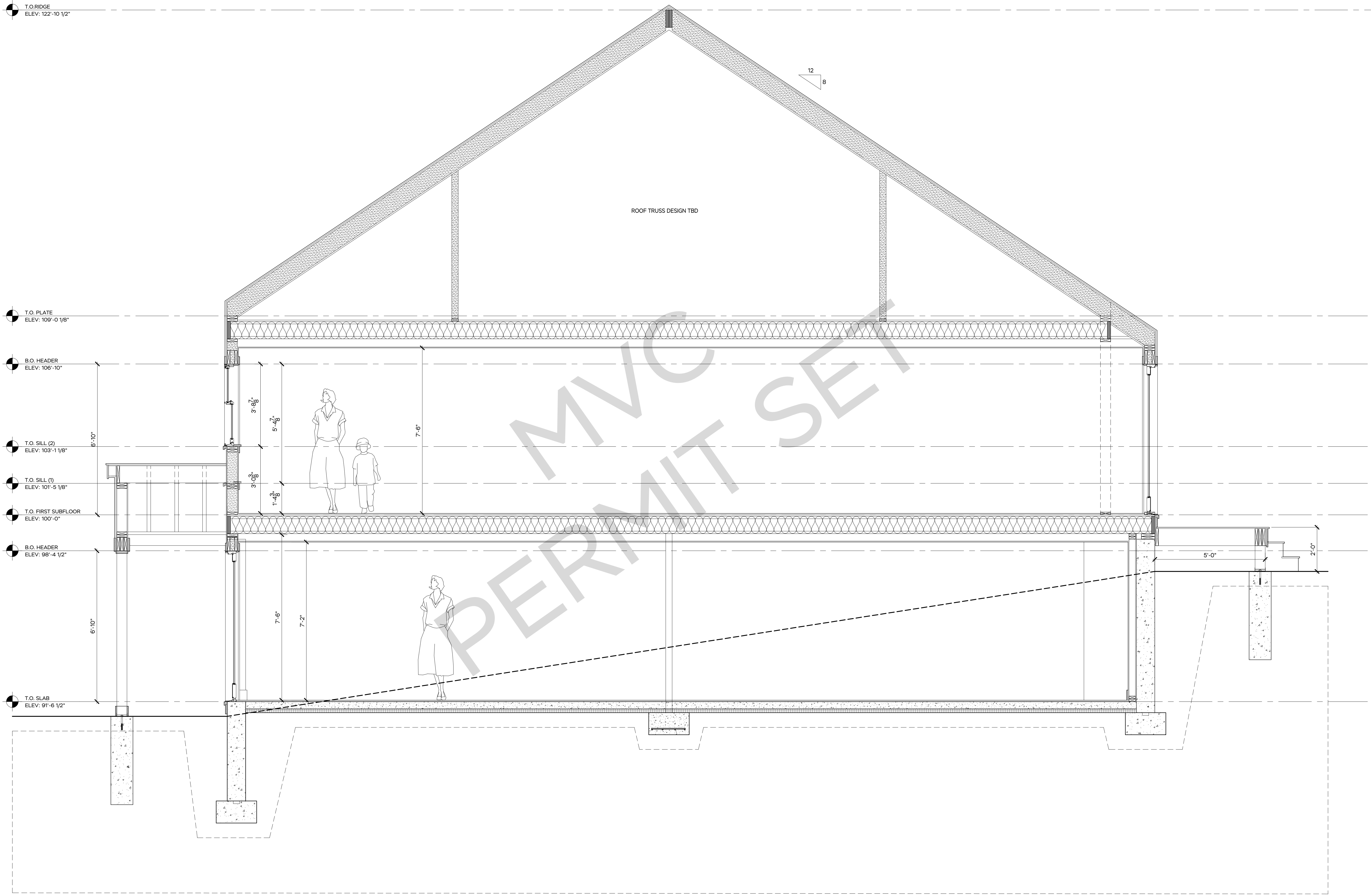
T.O. FIRST SUBFLOOR  
ELEV: 100'-0"

B.O. HEADER  
ELEV: 98'-4 1/2"

T.O. SLAB  
ELEV: 91'-6 1/2"

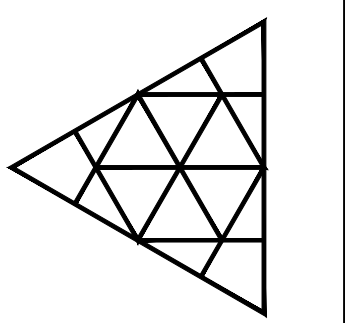
12  
8

ROOF TRUSS DESIGN TBD



1 PROPSOED SECTION A-A

SCALE: 1/2" = 1'-0"



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SCHEMATIC DESIGN SET	09.21.23	LEL		
	10.11.23	LEL		
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PLAN NAME: **PROPOSED SECTION A-A**

DATE: 11 OCT 2023

A.05



WINDOW SCHEDULE											
SYM	MFG	STYLE	UNIT #	FRAME	R.O. SIZE	EXTERIOR FINISH	INTERIOR FINISH	HARDWARE	EGRESS	MUNTINS	NOTES
A	ANDERSON 400 SERIES	DOUBLE HUNG	TW2842	2'-9 <sup>5</sup> / <sub>8</sub> " x 4'-4 <sup>5</sup> / <sub>8</sub> "	2'-10 <sup>1</sup> / <sub>2</sub> " x 4'-4 <sup>5</sup> / <sub>8</sub> "	DARK BRONZE	WHITE	TBD	YES	6 OVER 6	SEE PLANS/ELEVS/ SCREEN
B	ANDERSON 400 SERIES	DOUBLE HUNG	TW2836	2'-9 <sup>5</sup> / <sub>8</sub> " x 3'-8 <sup>5</sup> / <sub>8</sub> "	2'-10 <sup>1</sup> / <sub>2</sub> " x 3'-8 <sup>5</sup> / <sub>8</sub> "	DARK BRONZE	WHITE	TBD	NO	6 OVER 6	SEE PLANS/ELEVS/ SCREEN
C	ANDERSON 400 SERIES	DOUBLE HUNG	TW2852	2'-9 <sup>5</sup> / <sub>8</sub> " x 5'-4 <sup>5</sup> / <sub>8</sub> "	2'-10 <sup>1</sup> / <sub>2</sub> " x 5'-4 <sup>5</sup> / <sub>8</sub> "	DARK BRONZE	WHITE	TBD	YES	6 OVER 6	SEE PLANS/ELEVS/ SCREEN
D	ANDERSON 400 SERIES	CASEMENT	P4055	4'-0" x 5'-5 <sup>5</sup> / <sub>8</sub> "	4'-0 <sup>1</sup> / <sub>2</sub> " x 5'-4 <sup>5</sup> / <sub>8</sub> "	DARK BRONZE	WHITE	TBD	NO	6 OVER 6	SEE PLANS/ ELEVS
E	ANDERSON 400 SERIES	AWNING	AW231	5'-11 <sup>5</sup> / <sub>8</sub> " x 2'-4 <sup>5</sup> / <sub>8</sub> "	6'-0 <sup>1</sup> / <sub>2</sub> " x 2'-4 <sup>5</sup> / <sub>8</sub> "	DARK BRONZE	WHITE	TBD	NO	6 LIGHT	SEE PLANS/ ELEVS/ SCREEN

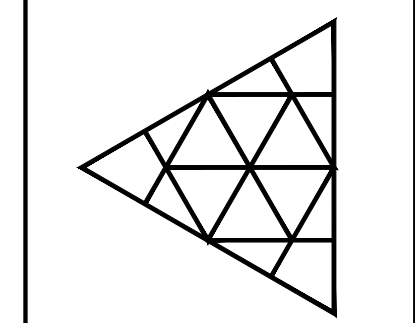
INTERIOR DOOR SCHEDULE											
SYM	ROOM	MFG	UNIT #	SLAB SIZE	R.O. DOOR	TYPE/ SWING	FINISH	HARDWARE	MUNTINS/ STICKING	NOTES	
104	LOBBY	TBD	TBD	6'-0" x 6'-8"	TBD	FRENCH/ IN	WHITE	TBD	TBD	SEE PLANS/ GLASS SAFETY	
105	CLASSRM 1	TBD	TBD	3'-0" x 6'-8"	3'-2 <sup>1</sup> / <sub>2</sub> " x 6'-10"	LEFT/ IN	WHITE	TBD	TBD	SEE PLANS	
106	CLOSET	TBD	TBD	4'-0" x 6'-8"	4'-2 <sup>1</sup> / <sub>2</sub> " x 6'-10"	FRENCH/ OUT	WHITE	TBD	TBD	SEE PLANS	
107	BATH ADA	TBD	TBD	3'-0" x 6'-8"	3'-2 <sup>1</sup> / <sub>2</sub> " x 6'-10"	LEFT/ IN	WHITE	TBD	TBD	SEE PLANS	
108	BATH 1	TBD	TBD	2'-8" x 6'-8"	2'-10 <sup>1</sup> / <sub>2</sub> " x 6'-10"	RIGHT/ IN	WHITE	TBD	TBD	SEE PLANS	
109	STAFF	TBD	TBD	3'-0" x 6'-8"	TBD	BARN	WHITE	TBD	TBD	SEE PLANS	
110	BATH 2	TBD	TBD	2'-8" x 6'-8"	2'-10 <sup>1</sup> / <sub>2</sub> " x 6'-10"	LEFT/ IN	WHITE	TBD	TBD	SEE PLANS	
111	CLOSET	TBD	TBD	2'-8" x 6'-8"	2'-10 <sup>1</sup> / <sub>2</sub> " x 6'-10"	RIGHT/ IN	WHITE	TBD	TBD	SEE PLANS	
112	CLASSRM 2	TBD	TBD	3'-0" x 6'-8"	3'-2 <sup>1</sup> / <sub>2</sub> " x 6'-10"	RIGHT/ IN	WHITE	TBD	TBD	SEE PLANS	
004	BATH 4	TBD	TBD	2'-8" x 6'-8"	2'-10 <sup>1</sup> / <sub>2</sub> " x 6'-10"	LEFT/ IN	WHITE	TBD	TBD	SEE PLANS	
005	LWR ENTRY	TBD	TBD	6'-0" x 6'-8"	TBD	FRENCH/ IN	WHITE	TBD	TBD	SEE PLANS/ GLASS SAFETY	
006	BATH 3	TBD	TBD	2'-8" x 6'-8"	2'-10 <sup>1</sup> / <sub>2</sub> " x 6'-10"	RIGHT/ IN	WHITE	TBD	TBD	SEE PLANS	
007	CLASSRM 3	TBD	TBD	3'-0" x 6'-8"	3'-2 <sup>1</sup> / <sub>2</sub> " x 6'-10"	RIGHT/ IN	WHITE	TBD	TBD	SEE PLANS	
008	CLOSET	TBD	TBD	4'-0" x 6'-8"	4'-2 <sup>1</sup> / <sub>2</sub> " x 6'-10"	FRENCH/ OUT	WHITE	TBD	TBD	SEE PLANS	
009	CLOSET	TBD	TBD	2'-8" x 6'-8"	2'-10 <sup>1</sup> / <sub>2</sub> " x 6'-10"	RIGHT/ IN	WHITE	TBD	TBD	SEE PLANS	
010	FLEX ROOM	TBD	TBD	2'-8" x 6'-8"	2'-10 <sup>1</sup> / <sub>2</sub> " x 6'-10"	RIGHT/ IN	WHITE	TBD	TBD	SEE PLANS	
011	CLOSET	TBD	TBD	2'-8" x 6'-8"	2'-10 <sup>1</sup> / <sub>2</sub> " x 6'-10"	LEFT/ IN	WHITE	TBD	TBD	SEE PLANS	
012	CLASSRM 4	TBD	TBD	3'-0" x 6'-8"	3'-2 <sup>1</sup> / <sub>2</sub> " x 6'-10"	LEFT/ IN	WHITE	TBD	TBD	SEE PLANS	

EXTERIOR FINISH SCHEDULE		
LOCATION	FINISH	NOTES
SHINGLES	WHITE CEDAR	MATCH EXISTING BUILDING
TRIM	RED CEDAR	MATCH EXISTING BUILDING
DECK	MAHOGANY	

EXTERIOR DOOR SCHEDULE											
SYM	ROOM	MFG	UNIT #	FRAME SIZE	R.O. DOOR	TYPE/ SWING	EXTERIOR FINISH	INTERIOR FINISH	HARDWARE	MUNTINS/ STICKING	NOTES
101	CLASSRM 1	THERMA TRU	S118	3'-0" x 6'-8"	TBD	RIGHT/ OUT	MATCH EXIST.	MATCH EXIST.	TBD	15 LIGHT	KEYED/ SEE PLANS/ ELEVS/ HAGAR PANIC BAR
102	LOBBY	THERMA TRU	S108	6'-0" x 6'-8"	TBD	FRENCH/ OUT	MATCH EXIST.	MATCH EXIST.	TBD	15 LIGHT/2 PANEL	SEE PLANS/ ELEVS/ HAGAR PANIC BAR
103	CLASSRM 2	THERMA TRU	S118	3'-0" x 6'-8"	TBD	LEFT/ OUT	MATCH EXIST.	MATCH EXIST.	TBD	15 LIGHT	SEE PLANS/ ELEVS/ HAGAR PANIC BAR
001	CLASSRM 3	THERMA TRU	S118	3'-0" x 6'-8"	TBD	RIGHT/ OUT	MATCH EXIST.	MATCH EXIST.	TBD	15 LIGHT	SEE PLANS/ ELEVS/ HAGAR PANIC BAR
002	LWR ENTRY	THERMA TRU	S108	6'-0" x 6'-8"	TBD	FRENCH/ OUT	MATCH EXIST.	MATCH EXIST.	TBD	15 LIGHT/2 PANEL	KEYED/ SEE PLANS/ ELEVS/ HAGAR PANIC BAR
003	CLASSRM 4	THERMA TRU	S118	3'-0" x 6'-8"	TBD	LEFT/ OUT	MATCH EXIST.	MATCH EXIST.	TBD	15 LIGHT	SEE PLANS/ ELEVS/ HAGAR PANIC BAR

NOTES:  
 ALL WINDOWS AND DOORS TO BE REVIEWED & CONFIRMED BY CONTRACTOR  
 EACH BEDROOM TO HAVE ONE (1) CODE COMPLIANT EGRESS WINDOW PER CODE  
 ALL WINDOWS TO BE ORDERED FOR 2X4 WALL CONSTRUCTION, CONTRACTOR TO FABRICATE AND INSTALL EXTENSION JAMBS IF NEEDED  
 ALL DOORS TO BE ORDERED FOR 2X4 WALL CONSTRUCTION, CONTRACTOR TO FABRICATE AND INSTALL EXTENSION JAMBS IF NEEDED  
 ALL HINGED DOORS TO COME WITH EXTENDED STRIKE PLATES  
 SEE PLANS/ ELEVATIONS FOR OPERATION, CONFIGURATIONS AND POSSIBLE NOTES

MVC PERMIT SET



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	10.11.23				
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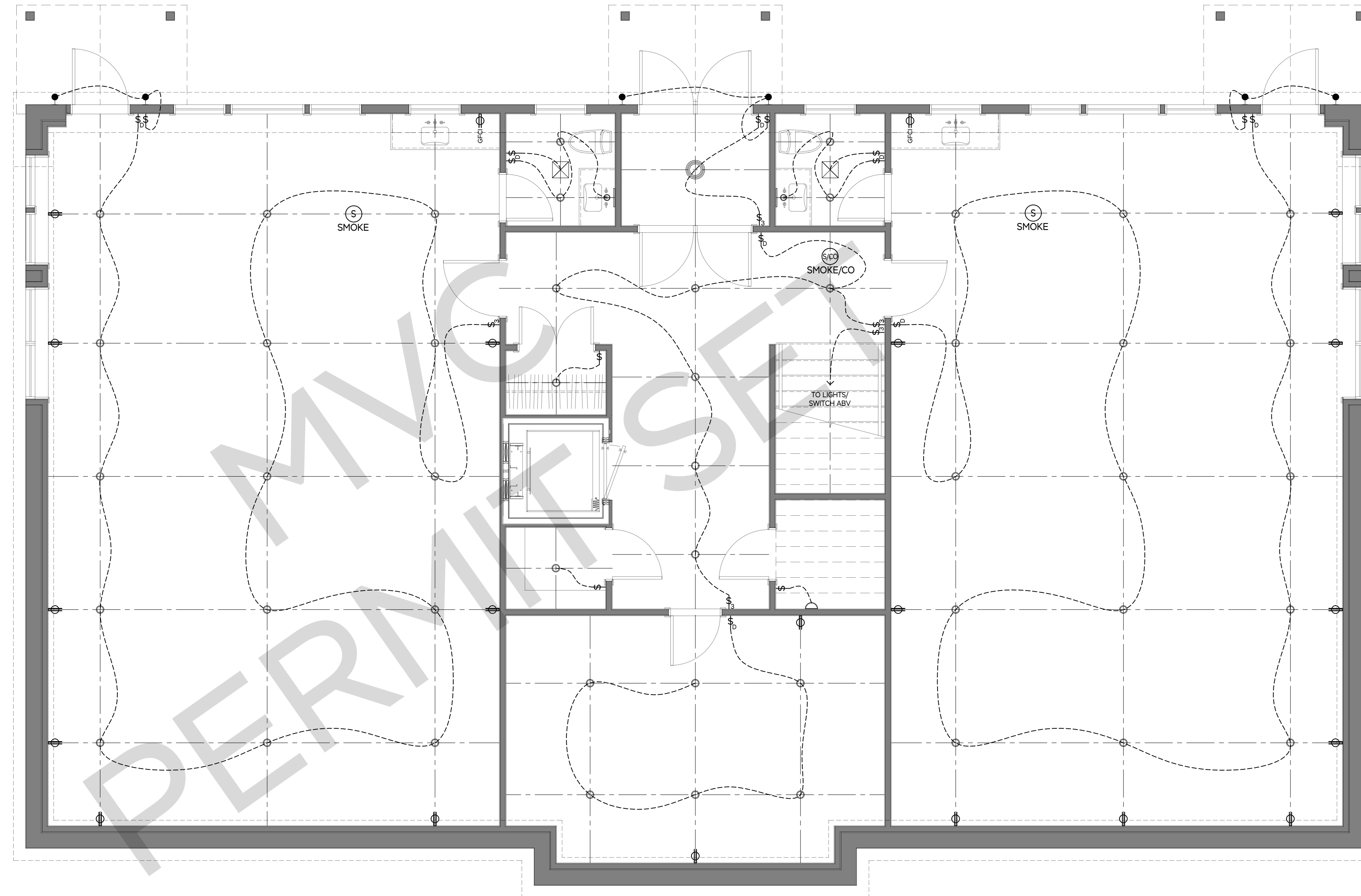
PLAN NAME:  
 SCHEDULES

DATE:  
 11 OCT 2023

SCHED.

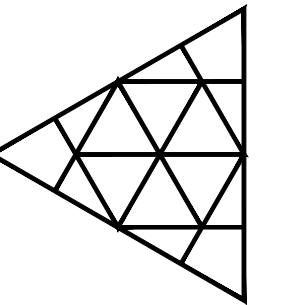
**SYMBOLS LEGEND:**

UTILITY FIXTURES	
VENT FAN	
VENT FAN/LIGHT	
CEILING FAN	
SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
HEAT DETECTOR	
WIRED DATA	
TV DATA	
SATELLITE	
NETWORK DATA	
SECURITY KEYPAD	
TELEPHONE INTERNET DATA (CAT-5/6)	
TELEPHONE JACK	
OUTLETS	
DUPLEX OUTLET	
GROUND-FAULT CIRCUIT INTERRUPTER OUTLET	
APPLIANCE OUTLET	
WEATHERPROOF OUTLET	
QUADRUPLUX OUTLET	
SWITCHED OUTLET	
FLOOR OUTLET	
RECESSED WALL OUTLET	
GROUND-FAULT CIRCUIT INTERRUPTER FLOOR OUTLET	
INTERIOR LIGHTING FIXTURES	
CEILING MOUNTED FIXTURE	
RECESSED DOWNLIGHT FIXTURE	
RECESSED GIMBAL DOWNLIGHT FIXTURE	
PENDANT FIXTURE	
WALL SCONCE	
RECESSED WALL MOUNT FIXTURE	
SWING ARM FIXTURE	
ART LIGHT	
UNDER CABINET LIGHT	
SURFACE MOUNTED FLUORESCENT OR LED FIXTURE	
EXTERIOR LIGHTING FIXTURES	
EXTERIOR RECESSED DOWNLIGHT FIXTURE	
EXTERIOR SCONCE	
EXTERIOR WALL MOUNT FIXTURE	
EXTERIOR RECESSED STEP LIGHT	
POWER	
SURFACE MOUNTED ELECTRICAL PANEL	
FLUSH ELECTRICAL PANEL	
SWITCHES	
ONE WAY SWITCH	
THREE WAY SWITCH	
DIMMER SWITCH	
JAMB SWITCH	
MOTION SWITCH	
MOTION SWITCH	



1 BASEMENT ELECTRICAL PLAN

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



ISSUED FOR	DATE	DRAWN	CHECK
SCHEMATIC DESIGN SET	09.21.23	LEL	TOA
	10.11.23	LEL	TOA
MYC PERMIT SET			

**MARTHA'S VINEYARD**  
**ENGINEERING & DESIGN**  
 79 BEACH ROAD, VINEYARD HAVEN, MA 02568  
 774.563.8535 INFO@MVENGINEERING.DESIGN

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

JOB NUMBER: 23061

ADDRESS: **MONTESSORI SCHOOL**  
 286 MAIN ST.,  
 VINEYARD HAVEN, MA  
 PARCEL ID: 5-K-19.1

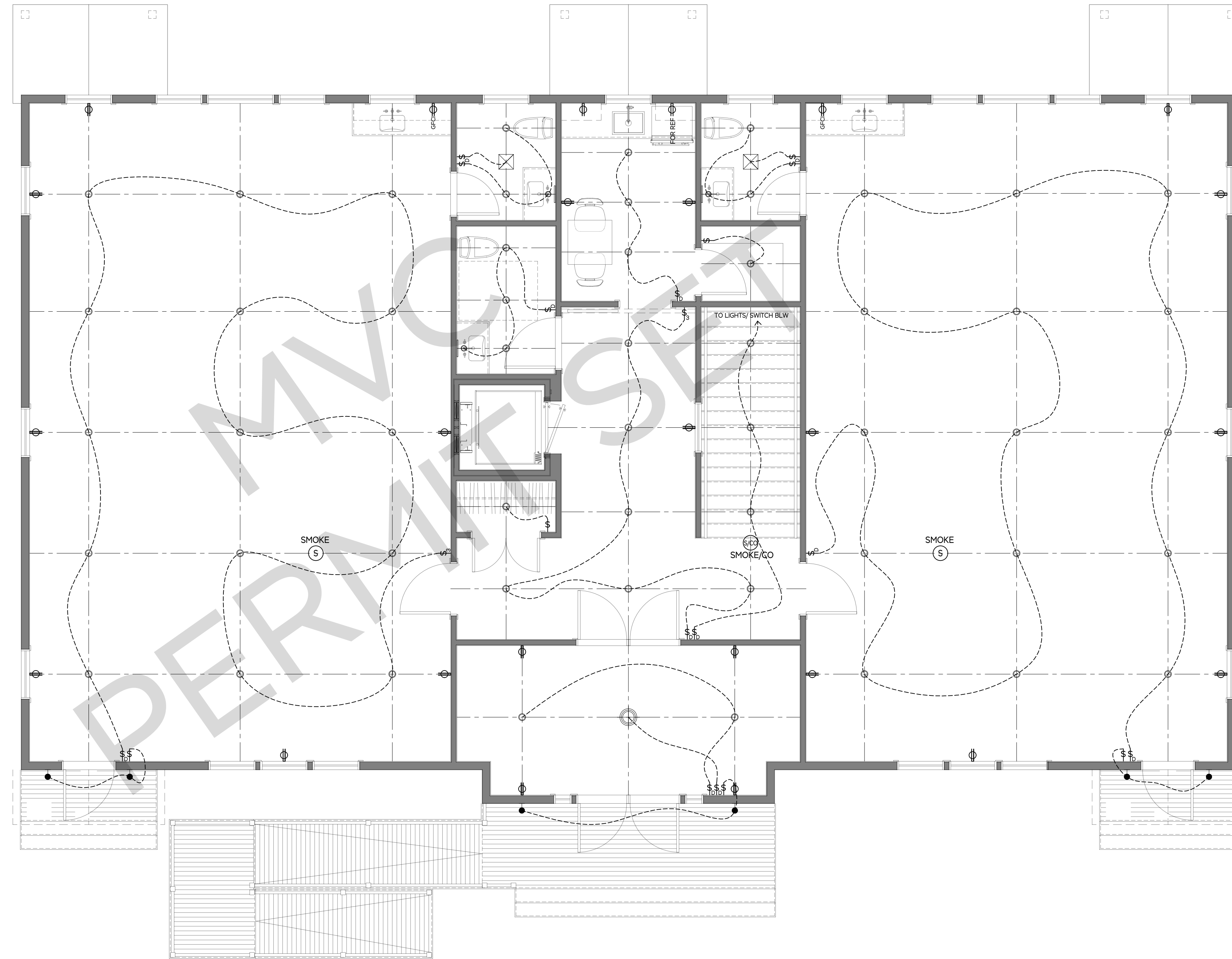
PLAN NAME: **BASEMENT ELECTRICAL PLAN**

DATE: 11 OCT 2023

E.00

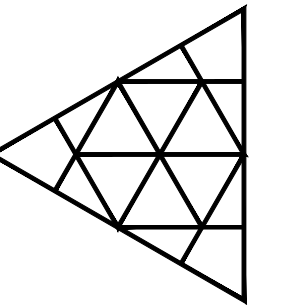
**SYMBOLS LEGEND:**

UTILITY FIXTURES	
VENT FAN	
VENT FAN/LIGHT	
CEILING FAN	
SMOKE DETECTOR	
CARBON MONOXIDE DETECTOR	
HEAT DETECTOR	
WIRED DATA	
TV DATA	
SATELLITE	
NETWORK DATA	
SECURITY KEYPAD	
TELEPHONE INTERNET DATA (CAT-5/6)	
TELEPHONE JACK	
OUTLETS	
DUPLEX OUTLET	
GROUND-FAULT CIRCUIT INTERRUPTER OUTLET	
APPLIANCE OUTLET	
WEATHERPROOF OUTLET	
QUADRUPLEX OUTLET	
SWITCHED OUTLET	
FLOOR OUTLET	
RECESSED WALL OUTLET	
GROUND-FAULT CIRCUIT INTERRUPTER FLOOR OUTLET	
INTERIOR LIGHTING FIXTURES	
CEILING MOUNTED FIXTURE	
RECESSED DOWNLIGHT FIXTURE	
RECESSED GIMBAL DOWNLIGHT FIXTURE	
PENDANT FIXTURE	
WALL SCNCE	
RECESSED WALL MOUNT FIXTURE	
SWING ARM FIXTURE	
ART LIGHT	
UNDER CABINET LIGHT	
SURFACE MOUNTED FLUORESCENT OR LED FIXTURE	
EXTERIOR LIGHTING FIXTURES	
EXTERIOR RECESSED DOWNLIGHT FIXTURE	
EXTERIOR SCNCE	
EXTERIOR WALL MOUNT FIXTURE	
EXTERIOR RECESSED STEP LIGHT	
POWER	
SURFACE MOUNTED ELECTRICAL PANEL	
FLUSH ELECTRICAL PANEL	
SWITCHES	
ONE WAY SWITCH	
THREE WAY SWITCH	
DIMMER SWITCH	
JAMB SWITCH	
MOTION SWITCH	
MOTION SWITCH	



1 FIRST LEVEL ELECTRICAL PLAN

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



ISSUED FOR	DATE	DRAWN	CHECK
SCHEMATIC DESIGN SET	09.21.23	LEL	TOA
	10.11.23	LEL	TOA
MYC PERMIT SET			

**MARTHA'S VINEYARD  
ENGINEERING & DESIGN**  
79 BEACH ROAD, VINEYARD HAVEN, MA 02568  
774.563.8535 INFO@MVEDDESIGN.COM

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

JOB NUMBER:  
23061

ADDRESS:  
**MONTESSORI SCHOOL**  
286 MAIN ST.,  
VINEYARD HAVEN, MA  
PARCEL ID: 5-K-19.1

PLAN NAME:  
FIRST LEVEL  
ELECTRICAL PLAN

DATE:  
11 OCT 2023

**E.01**