



DEPARTMENT OF DEVELOPMENT SERVICES – PLANNING DIVISION

REPORT: 100 Pearl Street, Hartford, CT

For consideration: November 18, 2020

STAFF REPORT

TO: HARTFORD PRESERVATION COMMISSION

FROM: Grant Losapio, Consultant

Email: oneplan@hartford.gov

PROJECT: 100 Pearl Street, Hartford, CT

PARCEL ID: 246-346-034

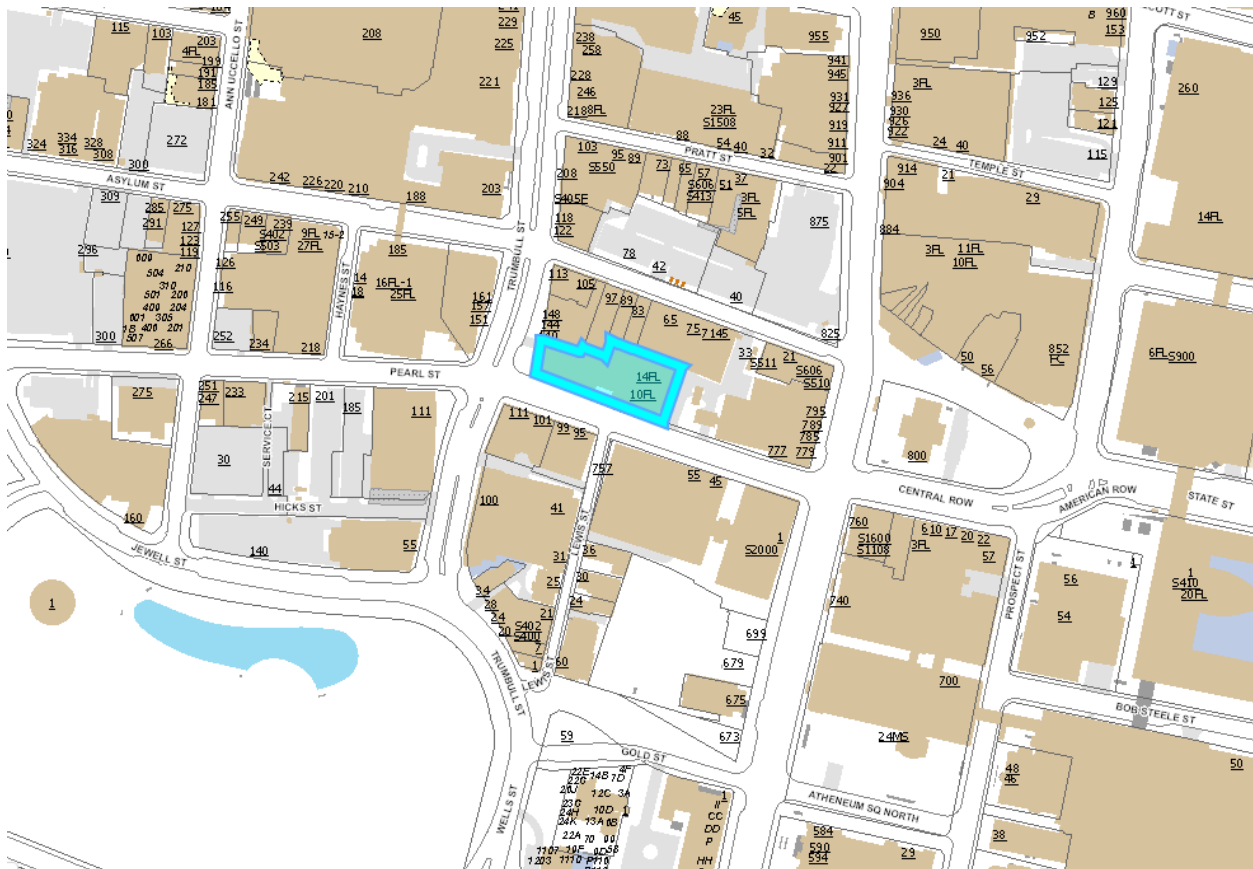
ZONE: DT-3 **HISTORIC DISTRICT:** Asylum Trumbull Pearl State Historic District

TYPE: ARTICLE XII HISTORIC PRESERVATION COMMISSION

Sec. 28-170 through 28-221

APPLICANT: Darcie Roy/Pattison Sign Corp

OWNER: SGS Pearl LLC



Location Map (City of Hartford GIS Mapping)

BACKGROUND INFORMATION

Application is for 7 new signs on the existing building at 100 Pearl Street. According to the Applicant's narrative the proposed signs are:

- “ (1) 15' x 15' (225 SF) internally illuminated logo on parapet wall on west elevation;
- (2) 9' x 82'-3 1/4" (740 SF) "Hartford HealthCare" channel letterset on north elevation;
- (3) 5'-1 3/16" x 46'- 7 1/16" (238 SF) "Hartford HealthCare" channel letterset on south elevation;
- (4) Four 10' x 3' (30 SF) permanent banners on west elevation.”

The existing 100 Pearl Street lot contains the historic 60 Pearl Street Mechanics Savings Bank and 100 Pearl Street Corning buildings, in addition to the more modern high rise office building constructed in 1989 and other alterations that have combined the historic structures into one lot.

LEGAL STANDARD

The Commission reviews and acts upon all applications for Document of Suitability. No person or entity may, without first applying and obtaining the approval of the Commission, file an application for a demolition permit, or for a building permit for any protected property as designated in the Historic Preservation Ordinance Sec. 28-219.

STANDARD SPECIFIC TO THE USE

The commission shall adopt the Secretary of the Interior's Standards for Rehabilitation and the Hartford Guidelines for Renovations and Additions to Historic Buildings.

According to page 39- “Storefronts” of the adopted ***Secretary of the Interior’s Standards for Rehabilitation***; “*Using inappropriately scaled signs and logos or other types of signs that obscure, damage, or destroy remaining character-defining features of the historic building.*” is NOT recommended and “*If features of the structural system are exposed such as brick walls, cast iron columns, roof trusses, posts and beams, vigas, or stone foundation walls, they may be important in defining the building’s overall historic character.*”

FINDING OF FACTS

BUILDING USE: Mixed Use

YEAR BUILT: 1924, 1934, 1989

STYLE: Greek, Art Moderne, Modern

Particular Mention in historic nomination: Two historic structures remain at 100 Pearl Street which are particularly mentioned in the nomination to contribute to the state historic district:

- 80 Pearl Street, Mechanics Savings Bank, built in 1924, is noted for being one of Hartford’s older financial institutions and the work of architects Morris & O’Connor. Architecturally the building is noted for it’s granite façade, Greek Doric columns, and other Greek inspired details.
- 100 Pearl Street, Corning Building, built in 1934, is noted for its avant-guarde design that is unique in Historic Downtown Hartford. Designed by the Hartford Architect Lester B. Scheide, the building relies “for effect on fine materials, varied planes and sensitive massing rather than on architectural embellishment. In the front elevation a central recessed section of polished black granite is flanked by projecting limestone masses on a black granite base...”

Current Conditions: This building is in good condition.



Figure 1. Google Streetview, dated June 2019. View of the subject structure from the north end of Lewis Street.



Figure 2. Google Streetview, dated June 2019. View of the subject property from Pearl Street, focused on the historic façade of 80 Pearl Street, Mechanics Savings Bank.



Figure 3. Google Streetview, dated June 2019. View of the subject property from Pearl Street, focused on the historic façade of 100 Pearl Street, Corning Building.

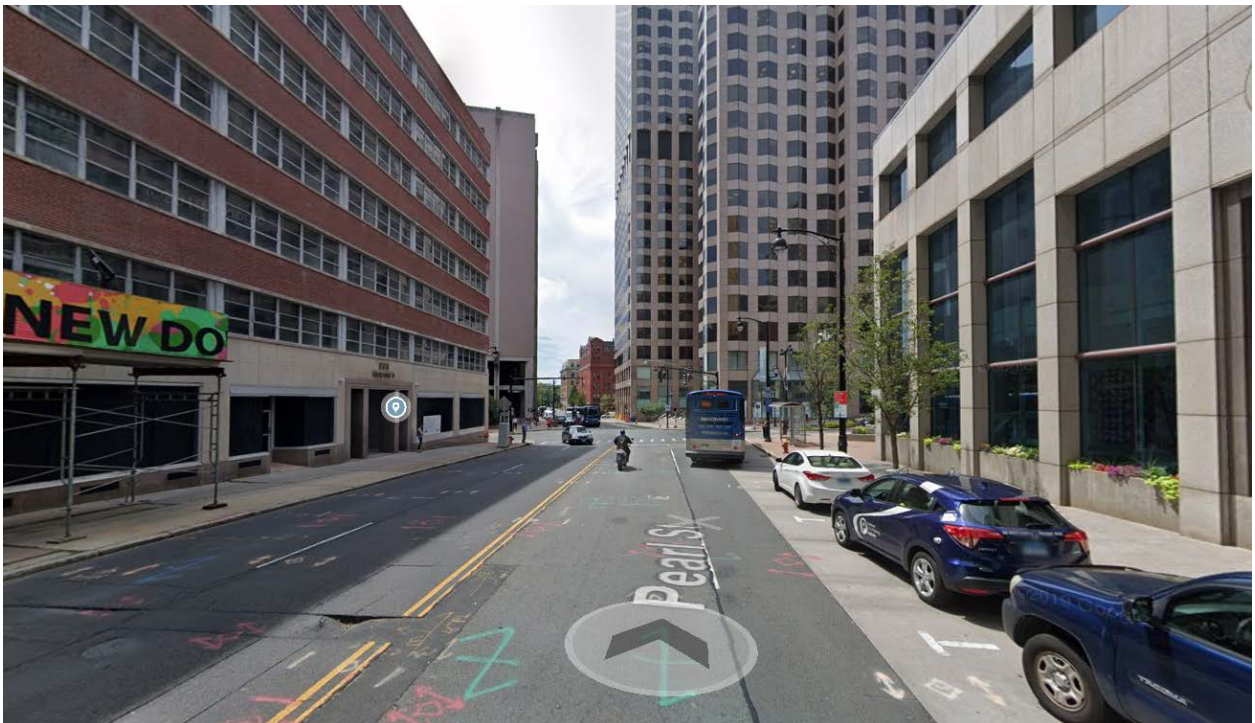


Figure 4. Google Streetview, dated June 2019. View from the subject property looking east along Pearl Street.

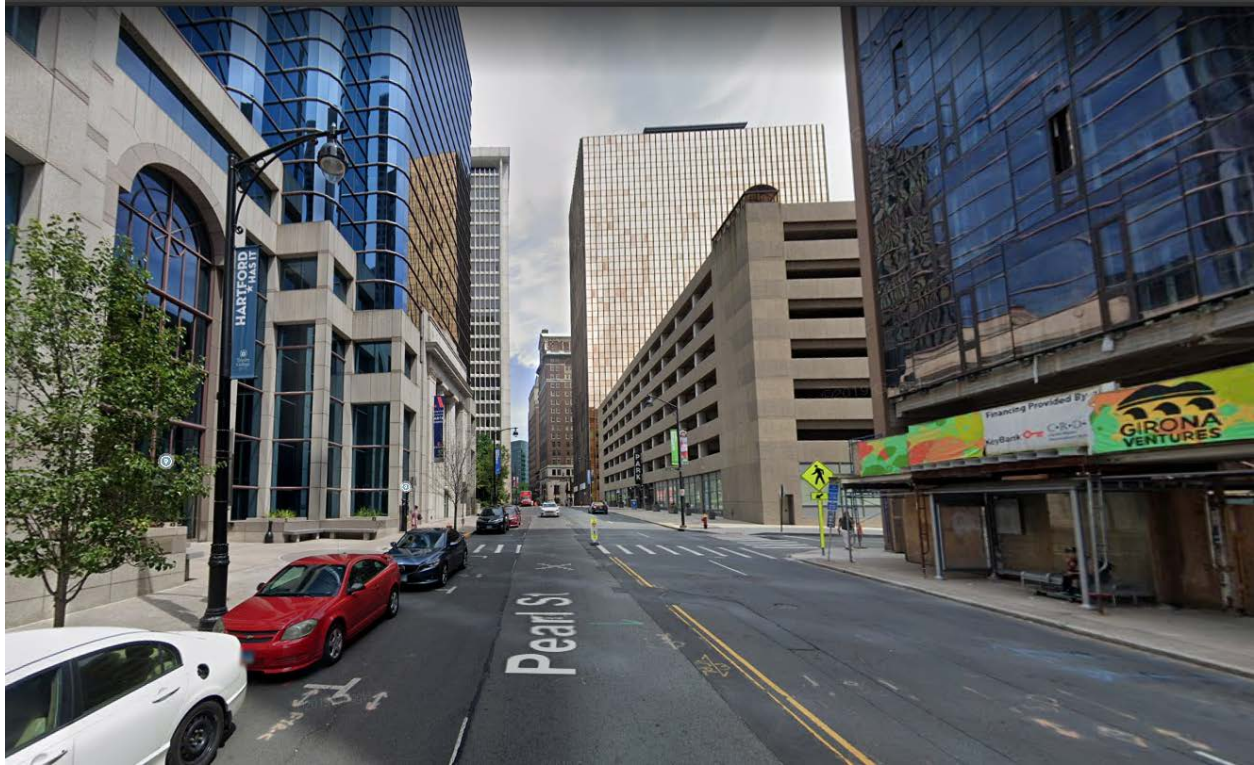


Figure 5. Google Streetview, dated June 2019. View from the subject property looking west along Pearl Street.



Figure 6. Google Streetview, dated June 2019. View of the subject property from the intersection of Pearl Street and Trumbull Street.

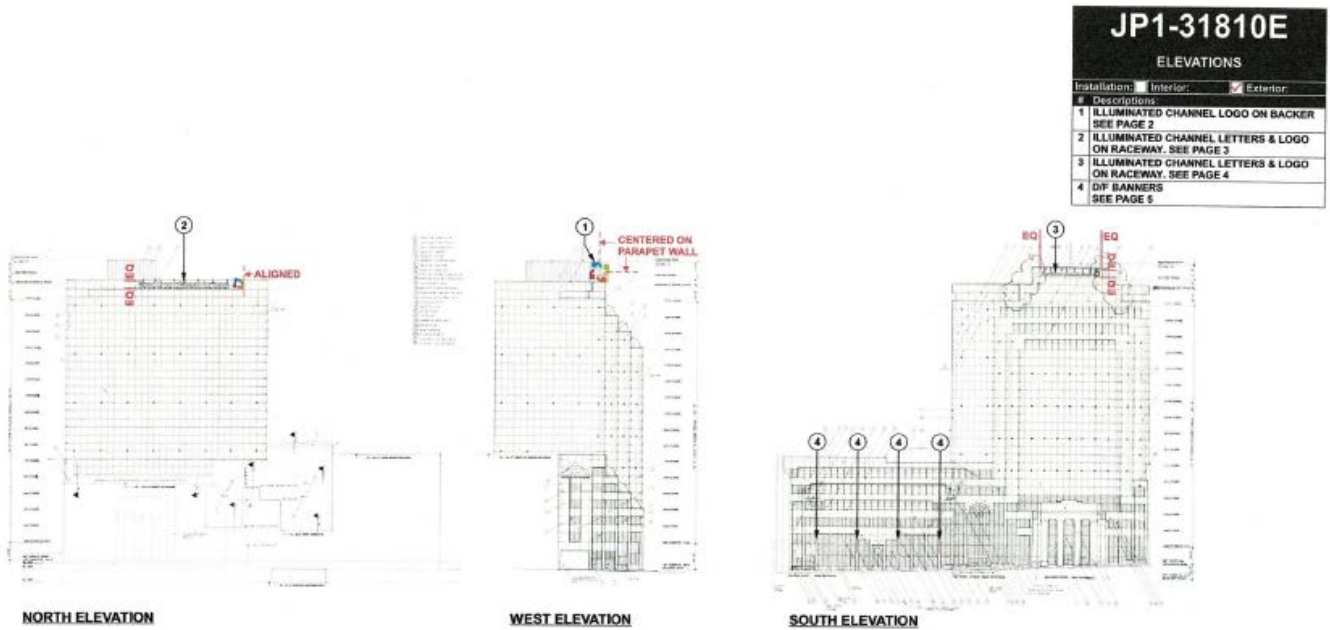


Figure 7. Summary of proposed signage, taken from Attachment 4 of this report. Depicts the locations of the proposed signage on the north, west, and south elevations of the building.

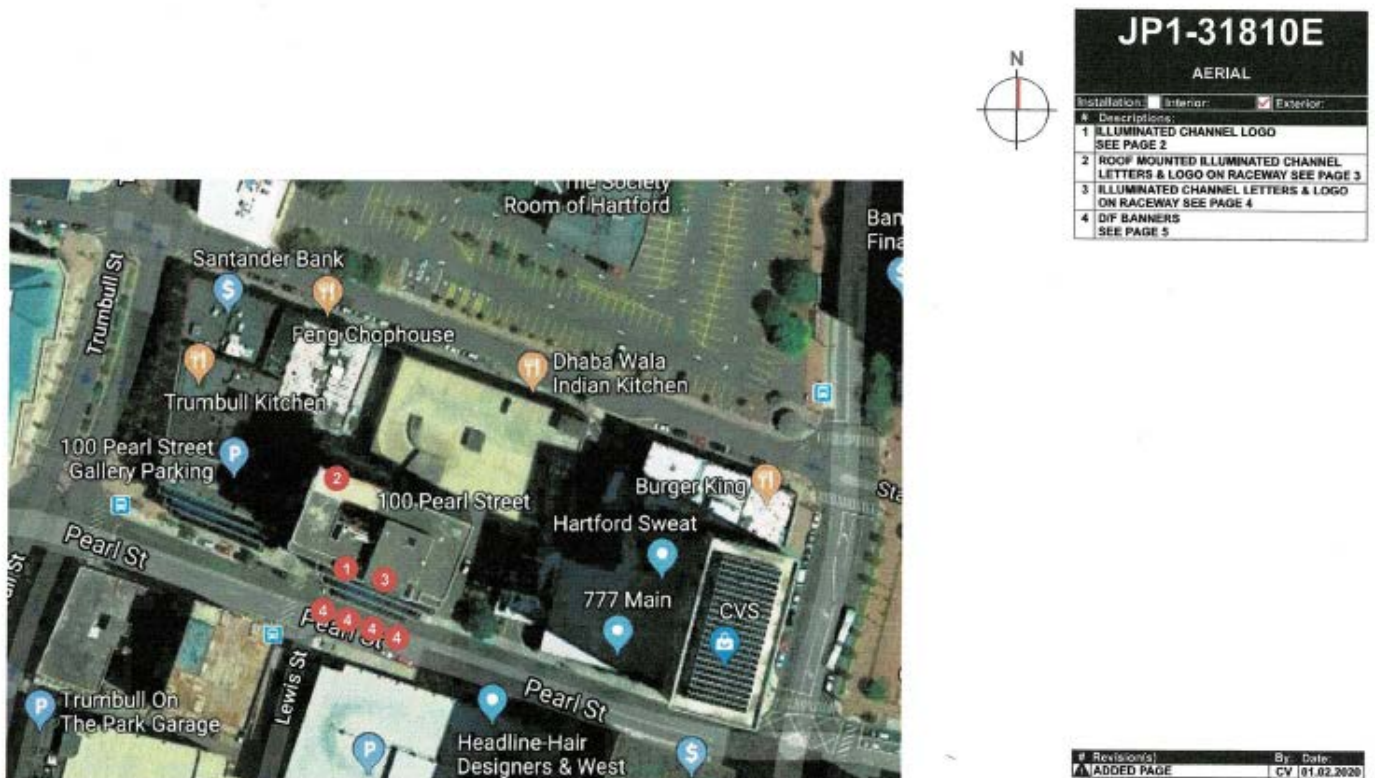


Figure 8. Satellite plan of proposed signage, taken from Attachment 4 of this report. Depicts the locations of the proposed signage on the north, west, and south elevations of the building.



PROPOSED BANNERS

Date: 1/1/18
Customer Approval:

South Elevation



Figure 9. Rendering of proposed permanent banner signs, taken from Attachment 4 of this report. Depicts the proposed banner signs on the front, Pearl Street façade of the historic 100 Pearl Street Corning Building.



Figure 10. Photograph of the front (south) elevation of historic 100 Pearl Street, Corning Building, February 1986, taken as part of the Historic American Buildings Survey CT-395.

Source: <https://www.loc.gov/resource/hhh.ct0401.photos/?sp=2>



Figure 11. Photograph of the front (south) elevation of historic 80 Pearl Street, Mechanics Savings Bank, February 1986, taken as part of the Historic American Buildings Survey CT-395.
Source: <https://www.loc.gov/resource/hhh.ct0400.photos/?sp=1>

COMMENTS RECEIVED

(None received as of November 4, 2020)

ANALYSIS

The structure at 100 Pearl Street is a unique combination of historic facades from the early 20th century with Greek and Art Moderne styles and more modern high-rise alterations. As depicted in Figures 2 and 11, the main Doric columns and other Greek inspired details remain intact on the historic 80 Pearl Street, Mechanics Savings Bank façade, while the window details have been altered and more modern facades have been added to either side to create one contiguous structure. Figures 3 and 10, photographs of 100 Pearl Street, the historic Corning Building, show that while a recessed section of black granite in the front façade and the raised disc with lettering exist today as acknowledgements to the historic architectural details, the historic façade has largely been replaced.

The applicant proposes a total of 7 new signs:

3 of the signs are proposed up by the roofline of the modern high rise structure: 1 channel letterset on the south face of the building, 1 channel letterset on the north face, and one illuminated logo on the west facing parapet wall. These 3 signs are removed from any remaining historic facades and are not anticipated to have a significant negative impact on the historic character of the structure.

The other 4 signs proposed are permanent banner signs, depicted in Figure 9, which would project from the front (south) façade of the structure in the location of the historic 100 Pearl, Corning Building. Due to the large amount of alteration that has already occurred to this façade, staff does not believe that the proposed permanent banner signs will cause an obstruction of historically defining characteristics or have a significant negative impact on the historic character of the structure.

The proposed signage must undergo a separate zoning review to ensure compliance with the Zoning Regulations.

STAFF RECOMMENDATION

Staff recommends approval of this application.

A draft resolution follows.

ATTACHMENTS

Application & Supporting Documents – provided by the applicant

1. Application
2. Property Card
3. Owner's Consent
4. Proposed Signage
5. 238 SF Wall Sign Drawings
6. 740 SF Wall Sign Drawings

REVIEWED,

Aimee Chambers, Director



CITY OF HARTFORD
HISTORIC PRESERVATION COMMISSION RESOLUTION
100 PEARL STREET
HISTORIC PRESERVATION PROPOSAL

Whereas, The City of Hartford Historic Preservation Commission reviewed the proposal to install 7 new signs at 100 Pearl Street; and

Whereas, The property is listed in the Asylum Trumbull Pearl State Historic District; and

Whereas, The structure is a combination of the historic 80 Pearl Street Mechanics Savings Bank and 100 Pearl Street Corning Building facades with a modern high rise structure and other modern alterations to form one contiguous structure; and

Whereas, The applicant proposes seven new signs: One 15' x 15' (225 SF) internally illuminated logo on parapet wall on west elevation; One 9' x 82'-3 1/4" (740 SF) "Hartford HealthCare" channel letterset on north elevation; One 5'-1 3/16" x 46'- 7 1/16" (238 SF) "Hartford HealthCare" channel letterset on south elevation; Four 10' x 3' (30 SF) permanent banners on the south façade in the location of the historic 100 Pearl Street Corning Building; and

Whereas, The façade of the 100 Pearl Street Corning Building retains some acknowledgements to its architectural history, like a recessed section of black granite in the front façade and a raised disk with lettering, but has largely been replaced and does not retain its historic character; and

Whereas, The proposed signage will not negatively impact the historic character of the structure; and

Now therefore Be It

Resolved, The City of Hartford Historic Preservation Commission hereby approves the proposed work as proposed.

Be It Further,

Resolved, This 18th day of November 2020.

DDS- Planning & Zoning: Plan Review Application

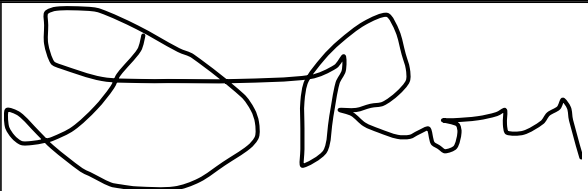

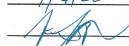


Submission date: 16 July 2020, 10:59AM

Receipt number: 7

Question	Response
Application Type	
Check all that apply:	Special Permit
Property Information	
Property Address:	100 Pearl St, Hartford, CT 06103, USA Map (41.7663459, -72.6748922)
Zoning District:	DT-3
Parcel ID:	246-346-034
Property Owner:	SGS Pearl LLC Shelbourne Pearl LLC
Address of Property Owner:	2362 Nostrand Ave Ste 7, Brooklyn, NY 11210
Email:	al@shelourneco.com
Applicant	
Name of Applicant:	Darcie Roy/Pattison Sign Corp
File Date:	07/16/2020
Address:	7 Burning Tree Ln, Wallingford, CT 06492, USA Map (41.410811, -72.7947003)
Phone:	203-949-1154 or 203-641-9590
Email:	roypermits@gmail.com
Primary Point of Contact	
Name:	Darcie Roy
Phone:	203-949-1154 or 203-641-9590
Email:	roypermits@gmail.com
Project Narrative	
Please describe your application action(s) and provide as much detail as possible. Attach additional pages if necessary:	Install new Hartford HealthCare signs as follows: (1) 15' x 15' (225 SF) internally illuminated logo on parapet wall on west elevation; (2) 9' x 82'-3 1/4" (740 SF) "Hartford HealthCare" channel letterset on north elevation; (3) 5'-1 3/16" x 46'- 7 1/16" (238 SF) "Hartford HealthCare" channel letterset on south elevation; (4) Four 10' x 3' (30 SF) permanent banners on west elevation.
Zoning Map Change Application	
Proposed Zone:	
Describe the existing use of land and buildings in the zone change area:	

Reason for this request:	
Zoning Appeal Application	
Are you an aggrieved party?	
Permit or Violation Number:	
State your reason for appealing the decision of the administrator or enforcement officer:	
Variance Application	
Please state the particular hardship* or unnecessary difficulty that prompts this application and the site the section of the zoning regulations that you are seeking relief from:	
Subdivision Application	
Number of lots to be created:	
Area of each lot in square feet:	
Street frontage of each of the new lots in feet:	
Lot Combination Application	
Addresses of lots to be combined	
Map/Block/Lot for each property to be combined:	
Liquor Permit Application	
Please upload a copy of your State of CT Liquor Permit below.	
Sign Permit Application	
1. Is this sign proposed outside of the building line?	
Maximum extension from building line:	
2. Is this sign proposed outside of the street line?	
Maximum extension from the Street line	
3. Is the sign luminated?	
4. Engineer Name (if any):	
Phone:	
Address:	
5. Minimum distance from lowest point to the sidewalk:	
6. Maximum height of sign from lowest point of established grade:	
7. Distance from the nearest outdoor sign:	
8. Square feet of surface for one face of the sign:	
9. Wording of the sign (include all words):	
Description of work (upload additional files if necessary)	
Upload any supporting materials below.	

Signatures	
Signature of Applicant	 Link to signature
Printed Name of Applicant:	Darcie Roy
Date:	07/16/2020
Signature of Property Owner:	 <p align="center">LETTER OF AUTHORIZATION</p> <p>Location: CT100</p> <p>Site Address: 100 Pearl Street Hartford, CT 06103</p> <p>On behalf of the owner and/or as owner representative,</p> <p>I, (PLEASE PRINT) <u>Al Lawrence</u>, give Pattison Sign Group and/or their agents authorization to apply for permits, secure all necessary municipal approvals and install proposed sign package at the above mentioned property.</p> <p>Date: <u>7/6/20</u></p> <p>Signed: </p> <p>Printed Name & Title: <u>AL LAWRENCE - SENIOR PARTNER MGR.</u></p> <p>Company Name: <u>SHAW-WALKER GROUP</u></p> <p>Address: <u>100 PEARL STREET, HARTFORD</u></p> <p>Telephone: <u>203 520 7270</u></p> <p>Email: <u>AL@SHAW-WALKER.COM</u></p> <p align="center"><small>520 West Summit Hill Drive, Suite 702, Knoxville, TN, U.S.A. 37902 (773) 386-6351 / (773) 888-6941 / 1106 • www.pattisonsign.com</small></p> Uploaded signature image: HHC, 100 Pearl St. Hartford - owner letter.jpg
Printed Name of Property Owner:	Al Lawrence
Date:	07/06/2020

Unofficial Property Record Card - Hartford, CT

General Property Data

Parcel ID	246-346-034	Account Number	
Prior Parcel ID		Property Location	100 PEARL ST
Property Owner	SGS PEARL LLC	Property Use	HIGH RISE OF
	SHELBOURNE PEARL LLC	Most Recent Sale Date	3/13/2015
Mailing Address	2362 NOSTRAND AVE STE 7	Legal Reference	06915-0085
		Grantor	100 PEARL STREET LLC
City	BROOKLYN	Sale Price	36,850,000
Mailing State	NY	Land Area	0.000 acres
Zip	11210		
ParcelZoning	DT-3		

Current Property Assessment

Card 1 Value	Building Value	13,745,980	Xtra Features Value	0	Land Value	1,283,030	Total Value	15,029,010
Total Parcel Value	Building Value	13,745,980	Xtra Features Value	0	Land Value	1,283,030	Total Value	15,029,010

Building Description

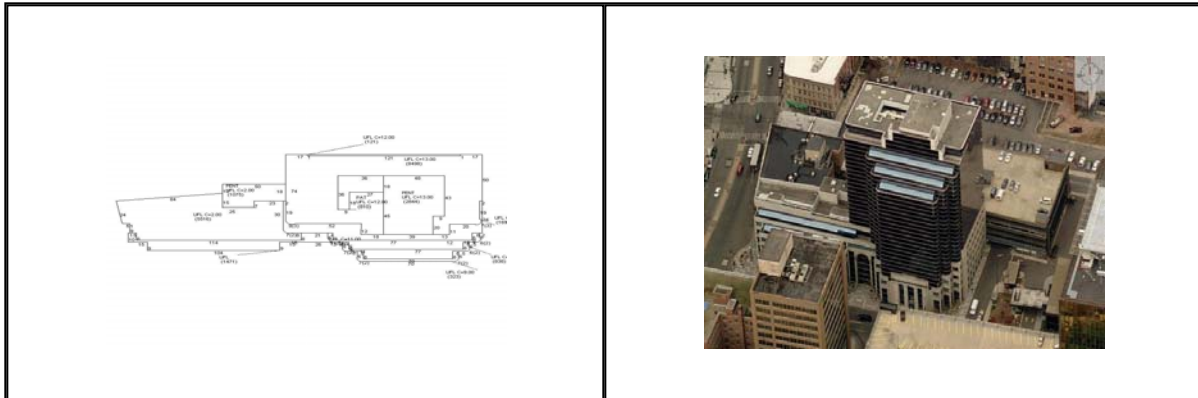
Building Style	OFFICE HI RI	Foundation Type	Concrete	Flooring Type	COMBINATION
# of Living Units	0	Frame Type	Fireproof	Basement Floor	CONCRETE
Year Built	1989	Roof Structure	FLAT	Heating Type	Hot Water
Building Grade	Excellent +	Roof Cover	Membrane	Heating Fuel	Gas
Building Condition	N/A	Siding	Glass	Air Conditioning	100%
Finished Area (SF)	N/A	Interior Walls	DRYWALL	# of Bsmt Garages	0
Number Rooms	0	# of Bedrooms	0	# of Full Baths	0
# of 3/4 Baths	0	# of 1/2 Baths	0	# of Other Fixtures	0

Legal Description

Narrative Description of Property

This property contains 0.000 acres of land mainly classified as HIGH RISE OF with a(n) OFFICE HI RI style building, built about 1989 , having Glass exterior and Membrane roof cover, with 0 commercial unit(s) and 0 residential unit(s), 0 room(s), 0 bedroom(s), 0 bath(s), 0 half bath(s).

Property Images



Disclaimer: This information is believed to be correct but is subject to change and is not warranted.



Pattison Sign Group
Powering Your Brand

LETTER OF AUTHORIZATION

Location: CT100

Site Address:

100 Pearl Street
Hartford, CT 06103

On behalf of the owner and/or as owner representative,

I, (PLEASE PRINT) A. LAWRENCE, give
Pattison Sign Group and/or their agents authorization to apply for permits,
secure all necessary municipal approvals and install proposed sign package at the
above mentioned property.

Date:

7/6/20

Signed:

[Signature]

Printed Name & Title:

A. LAWRENCE - SENIOR PORTFOLIO MGR.

Company Name:

SHERBORN GROUP

Address:

100 PEARL STREET, HARTFORD

Telephone:

203 520 7270

Email:

AL@SHERBORNWEL.COM

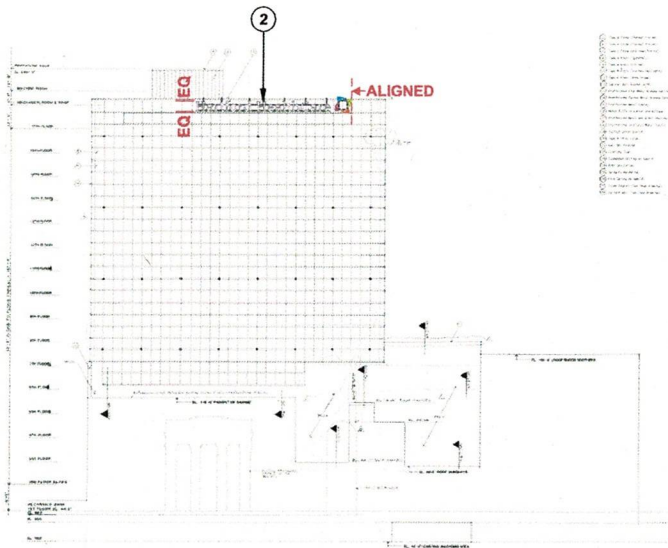
Attachment 4: Proposed Signage

JP1-31810E

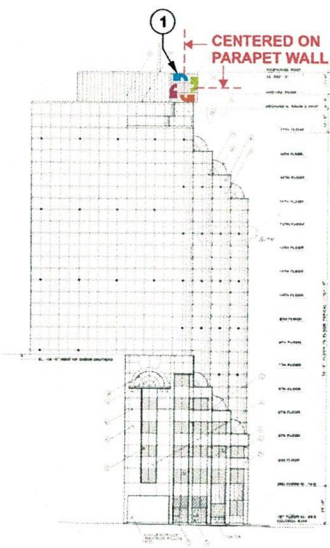
ELEVATIONS

Installation: Interior: ☒ Exterior:

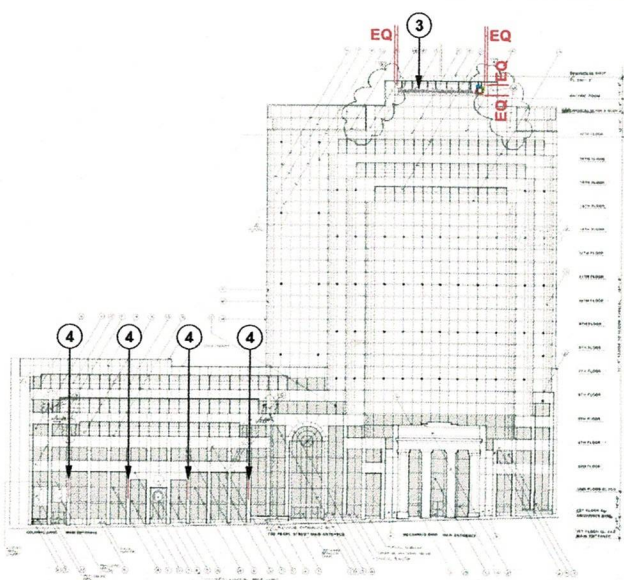
#	Descriptions:
1	ILLUMINATED CHANNEL LOGO ON BACKER SEE PAGE 2
2	ILLUMINATED CHANNEL LETTERS & LOGO ON RACEWAY. SEE PAGE 3
3	ILLUMINATED CHANNEL LETTERS & LOGO ON RACEWAY. SEE PAGE 4
4	D/F BANNERS SEE PAGE 5



NORTH ELEVATION



WEST ELEVATION



SOUTH ELEVATION

Date: / /
Customer Approval:

This sign is intended to be installed in accordance with the City of Hartford Signage Ordinance, Chapter 100-1, Section 100-1.1, and any other applicable regulations. The sign shall be installed in accordance with the City of Hartford Signage Ordinance, Chapter 100-1, Section 100-1.1, and any other applicable regulations.

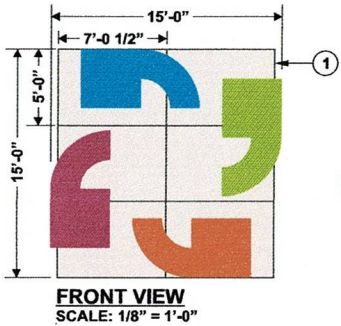
This sign is intended to be installed in accordance with the City of Hartford Signage Ordinance, Chapter 100-1, Section 100-1.1, and any other applicable regulations. The sign shall be installed in accordance with the City of Hartford Signage Ordinance, Chapter 100-1, Section 100-1.1, and any other applicable regulations.

www.pattisonsign.com

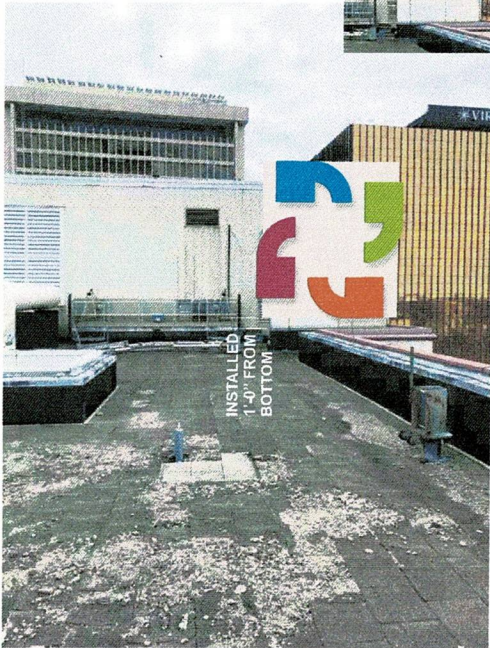


Tel: (506) 735-5506	Fax: (877) 737-1734	Toll Free: 1-800-561-9798
Client:	HARTFORD HEALTHCARE	
Site:	19217 PEARL ST, HARTFORD, CT	
Consultant:	J. PELLETIER	
Draftsman:	TINA BOLDUC	Date: 06.01.2020
Page:	6/6	Scale: 1/64" = 1'-0"

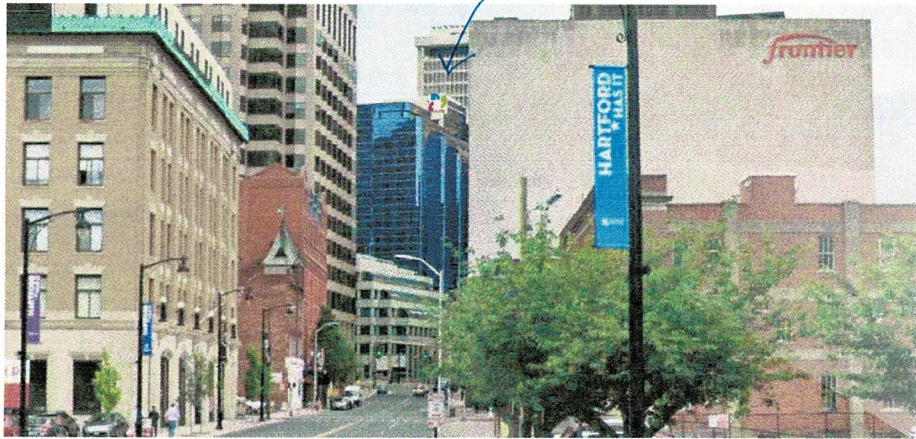
Install new 15' x 15' (225 sq) logo on Parapet wall



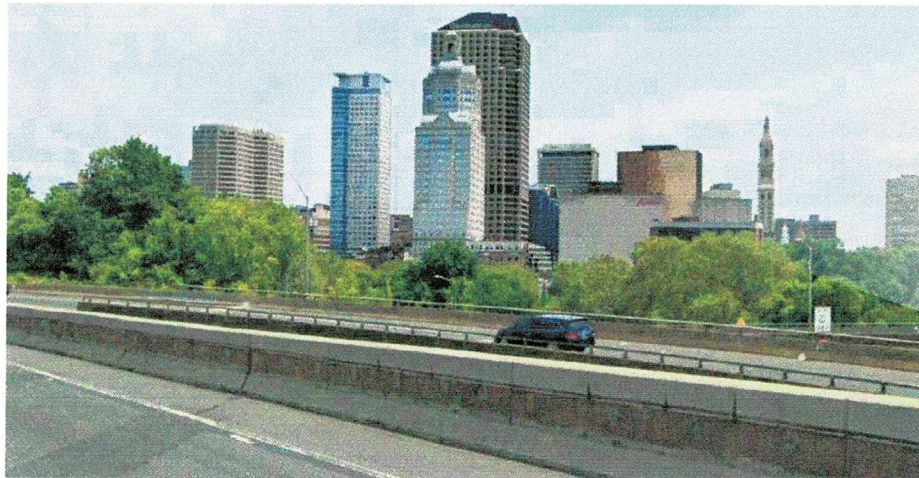
ICON INSTALLED ON PARAPET WALL



VIEW OF PARAPET WALL



VIEW FROM BUSHNELL PARK ENTRANCE



VIEW FROM I84 EAST

West Elevation

JP1-31810E

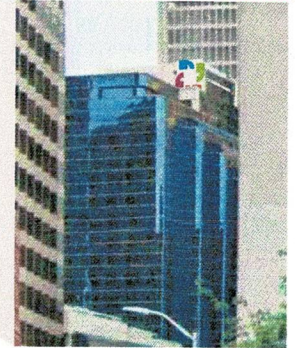
**ILLUMINATED LOGO
MOUNTED ON BACKER**

Installation: ☐ Interior: ☒ Exterior:

[illegible]

1	ILLUMINATED CHANNEL LOGO MOUNTED ON BACKER *CHANNELS TO BE ATTACHED TO BACKER ON SITE BY INSTALLER*
---	--

*	ANCHORING SYSTEM BEHIND PARAPET WALL FOR INSTALLATION OF CHANNEL & BACKER *TECHNICAL DETAILS T.B.D*
---	---



#	Revision(s)	By:	Date:
1	MOVED CIVIC CENTER PHOTO TO NEXT PAGE	TB	12.20.2019
2	RELOCATED ICON & ADDED DIMENSIONS	TB	02.10.2020
3	CHANGED VISUAL OF BACKER	TB	04.17.2020



Pattison Sign Group

Tel: (506) 735-5506 | Fax: (877) 737-1734 | Toll Free: 1-800-561-9798

Client: HARTFORD HEALTHCARE

Site:	19217 PEARL ST, HARTFORD, CT
-------	------------------------------

Consultant:	J. PELLETIER
Prof:	FINA BOLAND

Draftsman:	TINA BOLDUC	Date:	12.13.2019
Page:	2/6	Scale:	NTS

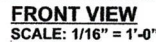
Date: ____/____/____
Customer Approval: _____

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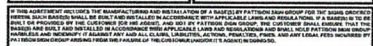
© 2010 EMBROIDERED PATTERNS SKIN GROUP. ALL RIGHTS RESERVED. NO PART OF THIS DRAWING MAY BE REPRODUCED IN ANY FORM WITHOUT WRITTEN PERMISSION FROM EMBROIDERED PATTERNS SKIN GROUP.

Lumen output for the signage populated by GEMM71-W1 @ 36 lumens per module:

- 15' LOGO (3/16" acrylic 2447 finish + colored vinyl)
 - Logo blue part = 216 lumens
 - Logo green part = 673 lumens
 - Logo magenta part = 432 lumens
 - Logo red part = 528 lumens



Date: ____/____/____
Customer Approval: _____



Projection from wall = 21"

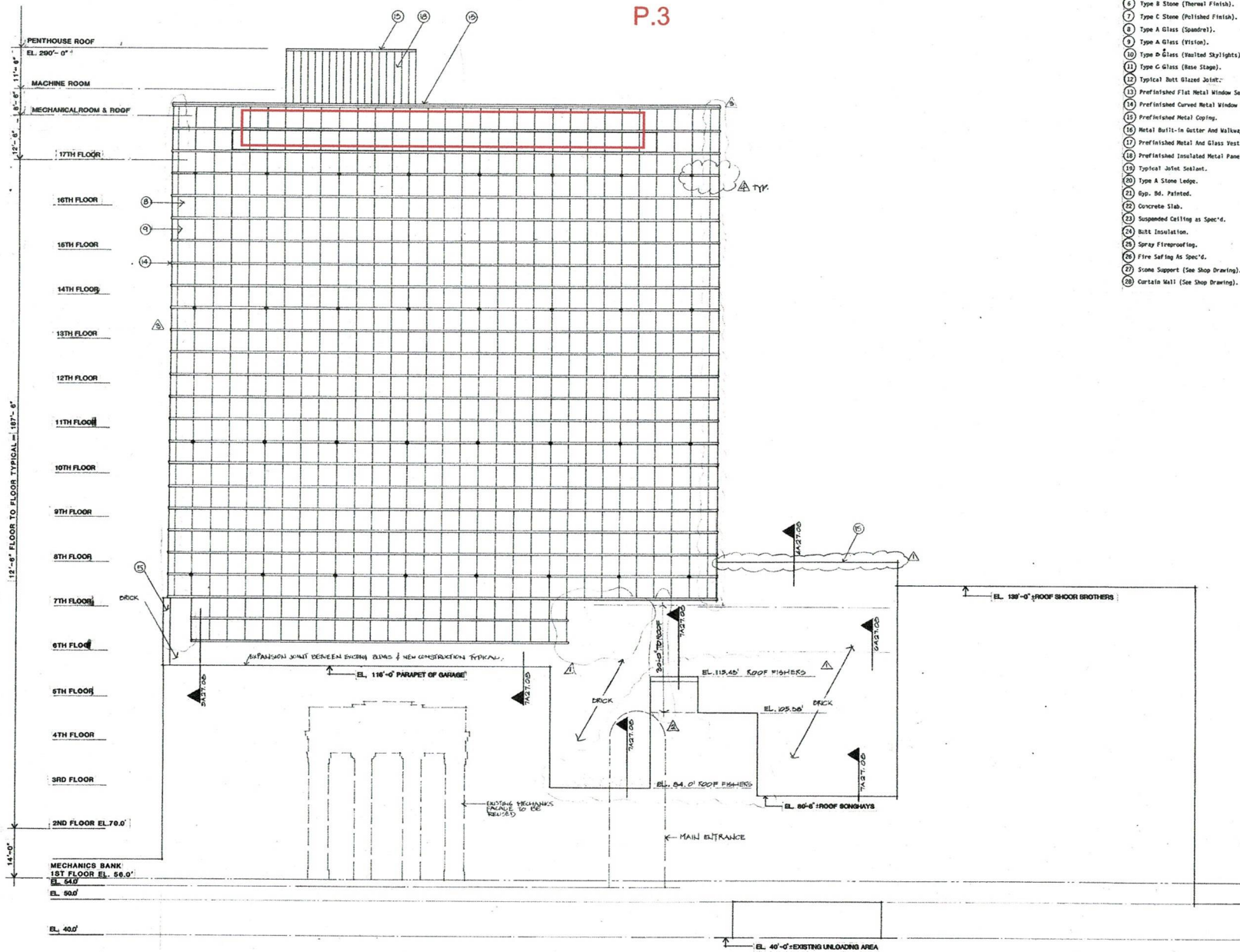
#	Descriptions:
1	ILLUMINATED CHANNEL LETTERS & LOGO ON RACEWAY
2	HANGING STRUCTURE TO BE MOUNTED ON ROOF TOP - ALL DETAILS T.B.D.

#	Revision(s)	By:	Date:
1	ADDED PHOTO & CHANNEL LETTERS	TB	12.20.2019
2	REVISED POSITION ADDED MOUNTING STRUCTURE	CV	01.02.2020
3	RELOCATED SIGN & REMOVED ICON	TB	02.10.2020
4	ADDED APPROX. DIMENSIONS	TB	04.17.2020



Tel: (506) 735-5506 | Fax: (877) 737-1734 | Toll Free: 1-800-561-9798

Client:	HARTFORD HEALTHCARE		
Site:	19217 PEARL ST, HARTFORD, CT		
Consultant:	J. PELLETER		
Draftsman:	TINA BOLDUC	Date:	12.13.2019
Page:	3/6	Scale:	N.T.S.



Lumen output for the signage populated by GEMM71-W1 @ 36 lumens per module:

- 5' letters reading "Hartford HealthCare" (3/16" acrylic 2447 finish) = 8,240 lumens
 - Logo with blue vinyl = 58 lumens
 - Logo with green vinyl = 182 lumens
 - Logo with magenta vinyl = 117 lumens
 - Logo with red vinyl = 143 lumens

Install new 5'-1³/₁₆" x 46'-7¹/₁₆" (238 \square) wall sign above the 17th floor
 *No windows will be blocked - all upper levels are
 spandrel glass panels.*

JP1-31810E
 ILLUMINATED
 CHANNEL LETTERS & LOGO
 Installation: ☐ Interior: ☒ Exterior:
 # Descriptions:
 1 ILLUMINATED CHANNEL LETTERS & LOGO
 ON RACEWAY
 2 HANGING STRUCTURE TO BE MOUNTED ON
 ROOF TOP - ALL DETAILS T.B.D.



PROPOSED SIGNAGE - FRONT / SOUTH ELEVATION



VIEW FROM DOWNTOWN / HARTFORD HOSPITAL

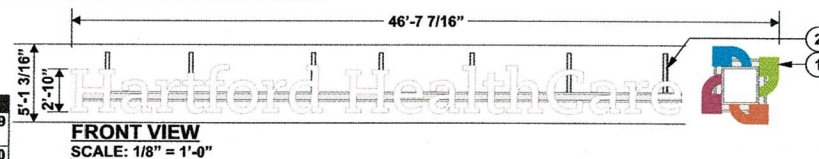
Date: / /
 Customer Approval:

This sign is intended to be installed in accordance with the manufacturer's instructions. The manufacturer's instructions are available on the manufacturer's website or by contacting the manufacturer. The manufacturer is not responsible for any damage to the sign or the building caused by improper installation or use.

REVISION(S)

#	Revision(s)	By:	Date:
1	REVISED POSITION ADDED MOUNTING STRUCTURE	CV	12.27.2019
2	RELOCATED SIGN	TB	02.10.2020
3	ADDED DIMENSIONS	TB	04.17.2020

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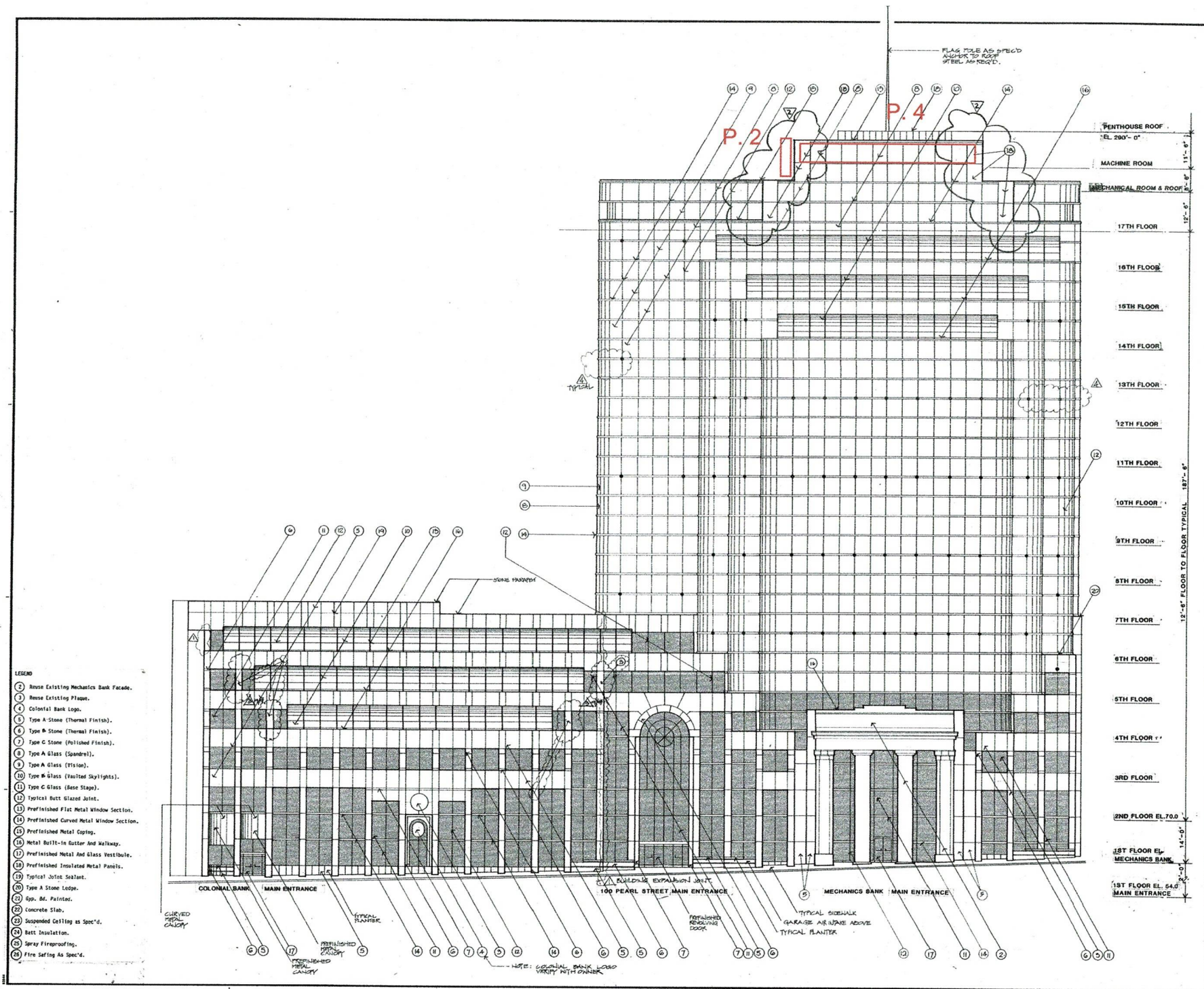
Pattison Sign Group

Tel: (506) 735-5506	Fax: (877) 737-1734	Toll Free: 1-800-561-9798
Client:	HARTFORD HEALTHCARE	
Site:	19217 PEARL ST, HARTFORD, CT	
Consultant:	J. PELLETIER	
Draftsman:	TINA BOLDUC	Date: 12.13.2019
Page:	4/6	Scale: N.T.S.

Projection from wall = 19"

Lumen output for the signage populated by GEMM71-W1 @ 36 lumens per module:

- 2'-10" letters reading "Hartford HealthCare" (3/16" acrylic 2447 finish) = 4,732 lumens
 - Logo with blue vinyl = 20 lumens
 - Logo with green vinyl = 63 lumens
 - Logo with magenta vinyl = 40 lumens
 - Logo with red vinyl = 49 lumens



REVISIONS:

- 10/15/06 AS NOTED
- 3/15/07 AS NOTED
- CORRECTED ELEV.
- TOP AGREES WITH PLANS
- 7/18/07 COLUMN ENCLOSED
- 1/12/07 W.H. BUTTINS

CONSULTANTS:

Structural, Mechanical & Electrical Engineers:
BURTON & VAN HOUTEN ENGINEERS, INC.
 10 North Main St.
 West Hartford, CT
 (203) 236-2365

**100 PEARL STREET
 HARTFORD, CONNECTICUT**
 Pearl Street Associates, Limited Partnership

Jeter Cook & Jenson
 Architects, P.C.
 450 Church Street Hartford Connecticut 06103

P.C. *[Signature]*
 P.M. *[Signature]*
 D.P. *[Signature]*
 J.C. *[Signature]*

ISSUE 7/15/06
 JOB 65412-00
 DRAWN ALL
 SCALE 3/32"

A22.01
 SOUTH ELEVATION

Install four new 10' x 3' (30x) permanent banners

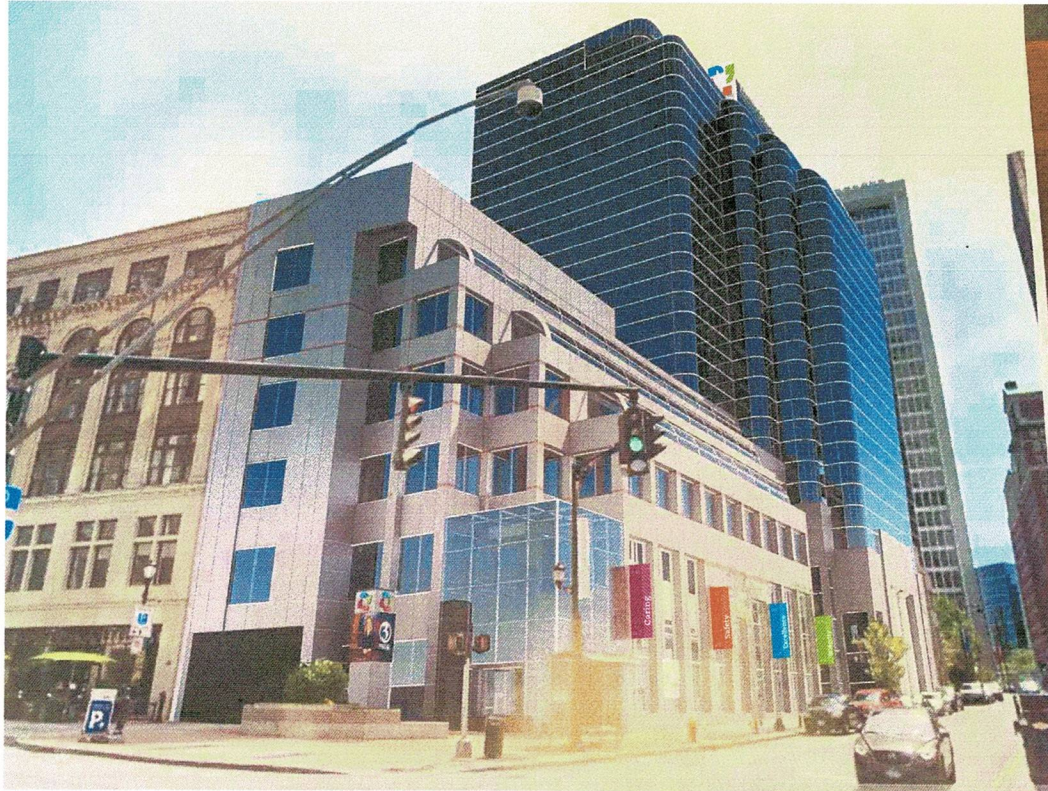
JP1-31810E

D/F BANNERS

Installation: ☐ Interior: ☒ Exterior:

Descriptions:

- 1 WHITE FLEX WITH PRINTED GRAPHICS ON BOTH SIDES
- 2 BANNER ARM



PROPOSED BANNERS

Date: / /
Customer Approval:

South Elevation

This sign is intended to be installed in accordance with the specifications of the sign and the sign structure. The sign structure is to be installed in accordance with the specifications of the sign and the sign structure. The sign structure is to be installed in accordance with the specifications of the sign and the sign structure.

Pattison Sign Group (Hartford) signs are installed in accordance with the specifications of the sign and the sign structure. The sign structure is to be installed in accordance with the specifications of the sign and the sign structure. The sign structure is to be installed in accordance with the specifications of the sign and the sign structure.

www.pattisonsign.com



Tel: (506) 735-5506 | Fax: (877) 737-1734 | Toll Free: 1-800-561-9798

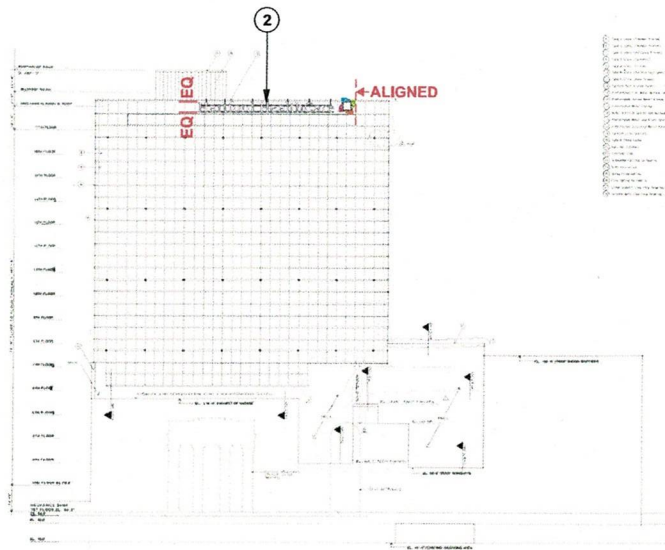
Client: HARTFORD HEALTHCARE
Site: 19217 PEARL ST, HARTFORD, CT
Consultant: J. PELLETIER
Draftsman: TINA BOLDUC Date: 04.20.2020
Page: 5/6 Scale: 3/8" = 1'-0"

JP1-31810E

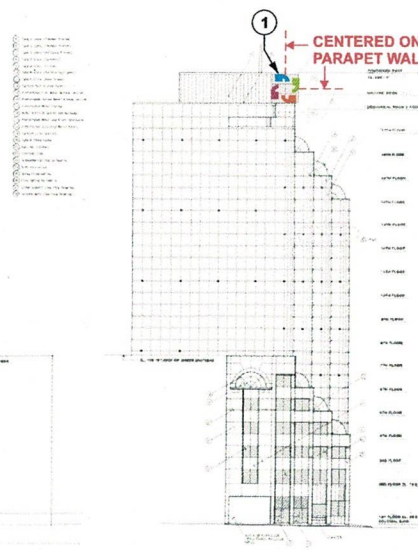
ELEVATIONS

Installation: Interior: ☐ Exterior: ☒

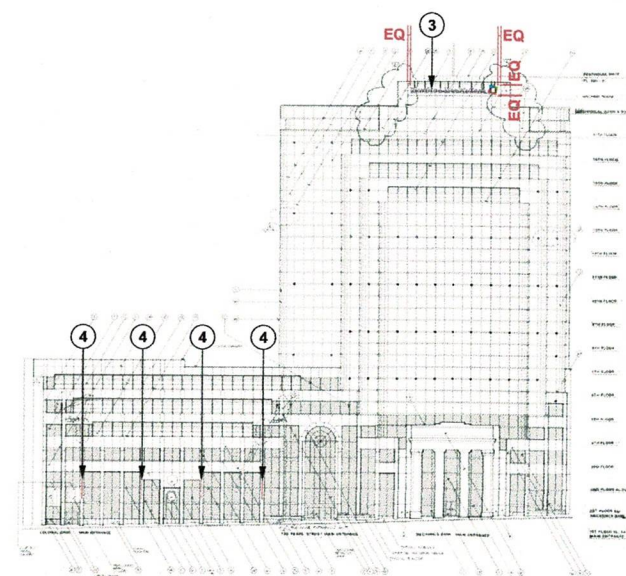
#	Descriptions:
1	ILLUMINATED CHANNEL LOGO ON BACKER SEE PAGE 2
2	ILLUMINATED CHANNEL LETTERS & LOGO ON RACEWAY. SEE PAGE 3
3	ILLUMINATED CHANNEL LETTERS & LOGO ON RACEWAY. SEE PAGE 4
4	D/F BANNERS SEE PAGE 5



NORTH ELEVATION



WEST ELEVATION



SOUTH ELEVATION

Date: / /
Customer Approval:

This space is intended for the customer's signature and the installation of the sign. The sign must be installed in accordance with the applicable codes and regulations. The sign must be installed in a location that is visible from the street and does not obstruct the view of the building. The sign must be installed in a location that is visible from the street and does not obstruct the view of the building. The sign must be installed in a location that is visible from the street and does not obstruct the view of the building.

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**Pattison
Sign Group**

Tel: (506) 735-5506 | Fax: (877) 737-1734 | Toll Free: 1-800-561-9798

Client:	HARTFORD HEALTHCARE
Site:	19217 PEARL ST, HARTFORD, CT
Consultant:	J. PELLETIER
Draftsman:	TINA BOLDUC
Date:	06.01.2020
Page:	6/6
Scale:	1/64" = 1'-0"

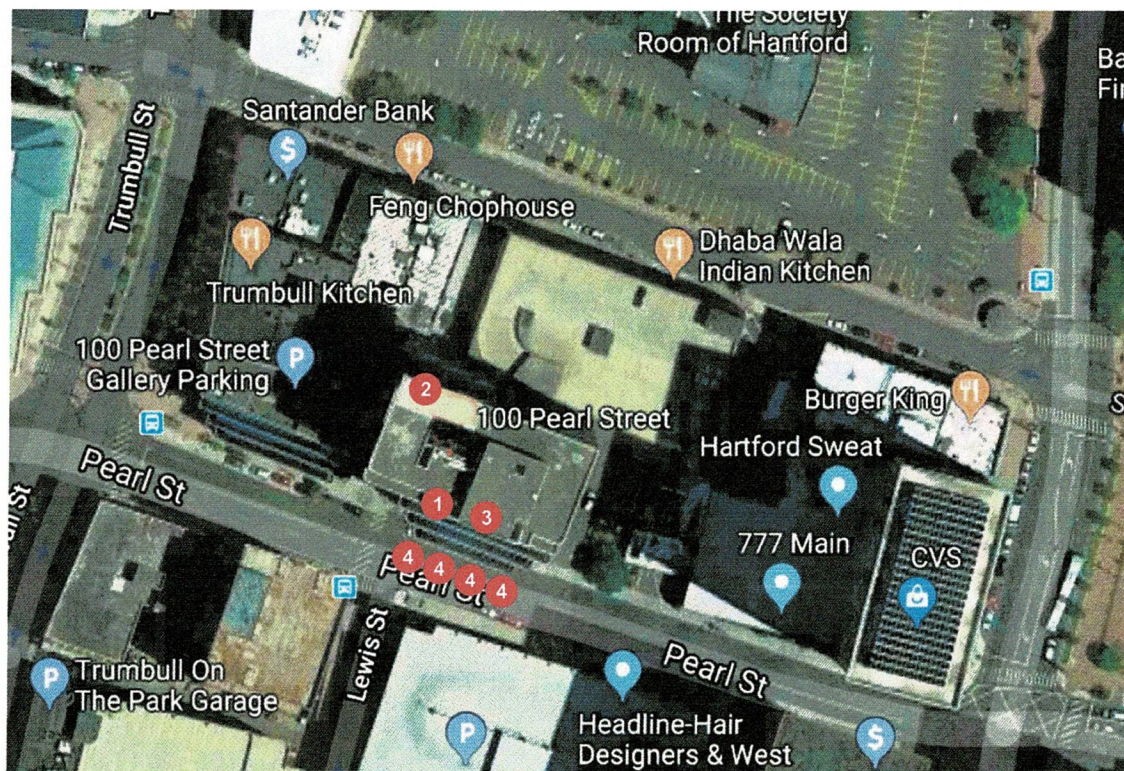


JP1-31810E

AERIAL

Installation: ☐ Interior: ☒ Exterior:

#	Descriptions:
1	ILLUMINATED CHANNEL LOGO SEE PAGE 2
2	ROOF MOUNTED ILLUMINATED CHANNEL LETTERS & LOGO ON RACEWAY SEE PAGE 3
3	ILLUMINATED CHANNEL LETTERS & LOGO ON RACEWAY SEE PAGE 4
4	D/F BANNERS SEE PAGE 5



#	Revision(s)	By:	Date:
1	ADDED PAGE	CV	01.02.2020



Tel: (506) 735-5506 | Fax: (877) 737-1734 | Toll Free: 1-800-561-9798

Client:	HARTFORD HEALTHCARE
Site:	19217 PEARL ST, HARTFORD, CT
Consultant:	J. PELLETIER
Draftsman:	CLAUDIA VOGT
Date:	01.02.2020
Page:	1/6
Scale:	N.T.S.

Date: / /
Customer Approval:

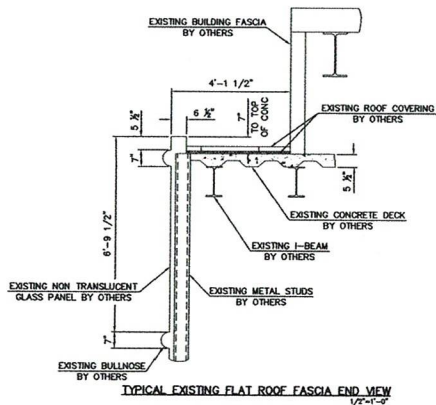
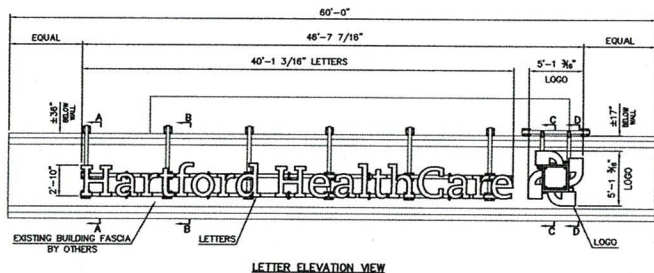
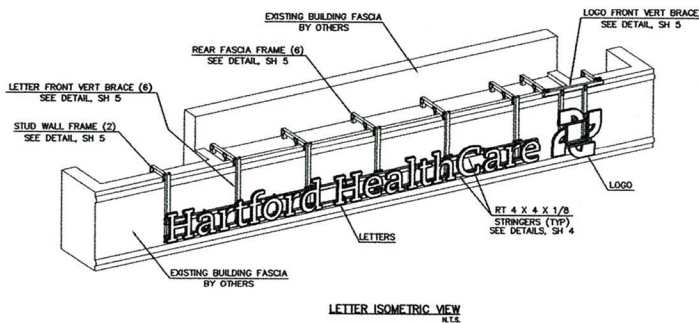


www.pattisonsign.com

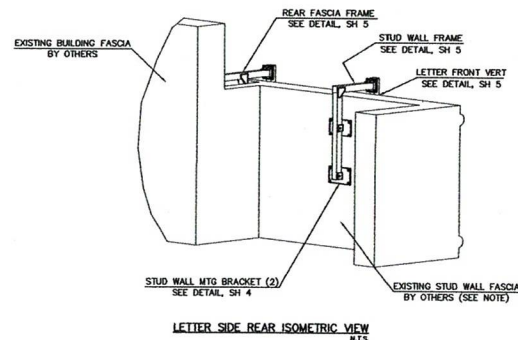
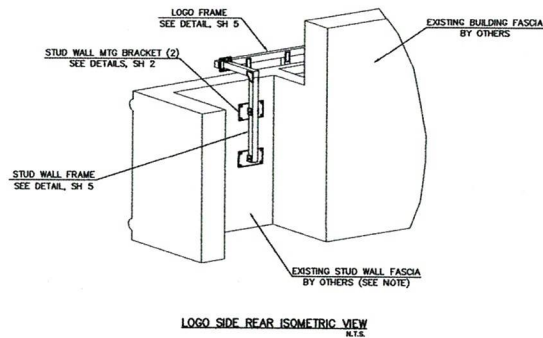
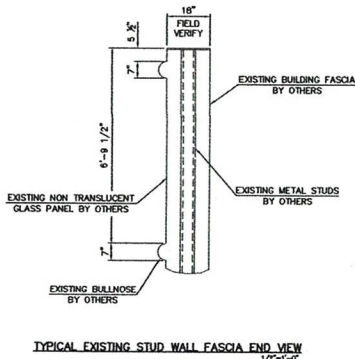
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Attachment 5: 238 SF Wall Sign Drawings

NOTE:
PRIOR TO FABRICATION AND INSTALLATION, THE INSTALLER SHALL VERIFY
THE LOCATION AND SPACING OF THE EXISTING ROOF AND FASCIA
COMPONENTS TO MAKE SURE THAT THERE IS PROPER ALLOWANCE FOR
THE ATTACHMENT OF THE PROPOSED SUPPORT FRAMES AS SHOWN.



EXISTING FASCIA NOTE:
THE THICKNESS OF THE EXISTING FASCIA WALL AND THE TYPE AND
LOCATION OF THE EXISTING WALL STUDS SHALL BE FIELD VERIFIED PRIOR
TO FABRICATION OF THE STUD WALL MTG BRACKETS. IF THE THICKNESS
OF THE WALL VARIES FROM THE 18" AS SHOWN, THE DEPTH OF THE
STUD BRACKET WILL NEED TO BE ADJUSTED ACCORDINGLY. CONTACT
CORNERSTONE WITH ANY CONCERNS ABOUT THE EXISTING FASCIA WALL.

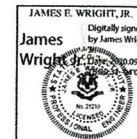


SIGNAGE NOTE:
THE CHANNEL LETTERS AND LOGO CABINET SHALL BE ATTACHED
DIRECTLY TO THE FRONT RT4X4 STRINGERS FOLLOWING THE ATTACHMENT
METHOD PRESCRIBED BY THE SIGNAGE MANUFACTURER. THERE SHALL BE
MULTIPLE ATTACHMENTS PER EACH SIGNAGE COMPONENT IN A BALANCED
AND SECURE PATTERN. ELECTRICAL ACCESS HOLES OF UP TO 1"
DIAMETER MAY BE USED IN THE RT4X4 STRINGERS. HOLES SHALL BE
CENTERED IN THE FACE OF THE TUBE WALL AND SHALL BE SEALED
ACCORDING TO UL SPECIFICATIONS.

NOTICE OF RESPONSIBILITY:
BY THIS DRAWING, CORNERSTONE ENGINEERING, INC. IS
RESPONSIBLE ONLY FOR THE STRUCTURAL DESIGN OF THE NEW
SIGNAGE SUPPORT FRAME AND ITS ATTACHMENT AS SHOWN.
INDIVIDUAL SIGN COMPONENTS AND THEIR ATTACHMENT TO THE
FRAME ARE THE RESPONSIBILITY OF THEIR MANUFACTURER.
CORNERSTONE IS NOT RESPONSIBLE FOR THE ADEQUACY OF
THE ATTACHED-TO ROOF SYSTEM TO SUPPORT THE LOADS
IMPARTED BY THE PROPOSED SIGNAGE AND NEW FRAME. THE
BUILDING OWNER AND THEIR ENGINEER SHALL EVALUATE THE
ATTACHED-TO ROOF SYSTEM TO MAKE SURE IT CAN SUPPORT
THE PROPOSED DISPLAY ATTACHMENT.

GENERAL NOTES:

- All design, fabrication, installation and construction shall conform to the following specifications, unless specifically noted otherwise on the drawing.
 - The 2015 International Building Code
 - American Institute of Steel Construction, Inc. Manual of Steel Construction (14th Edition)
 - American Welding Society AWS/AWS D1.1 & D1.2 Structural Welding Code - Steel or Alum
 - The Aluminum Association Design Manual, 2010 Edition
- All components shall be as listed below, unless noted otherwise:
 - All structural aluminum shall be 6061-T6, 6063-T5, 5052-H32, or equal.
 - All rolled steel shapes, plates and bars shall be ASTM A36, or equal.
 - Steel tubing shall be ASTM A500, Grade B, or equal.
 - Mechanical anchors/fasteners shall be installed according to manufacturers specifications.
 - All ferrous and non-ferrous materials shall be adequately separated to prevent corrosion.
 - All bolts in contact with aluminum shall be galvanized or stainless steel.
 - Stainless steel bolts shall be AISI 304 or 316.
 - Steel bolts shall be A325 or equivalent.
 - All exposed materials shall be properly protected from weathering and/or corrosion.
- All field welds shall be made by a welder certified in the specified position.
 - All aluminum welds shall be made with 4043 alloy, or an approved alternate.
 - All steel welds shall be made with E70XX electrode, or an approved alternate.
- The structure has been designed to withstand 125 mph (3-sec gust) design wind speeds with a design wind pressure of 77.7 psf according to ASCE 7-10, Exposure B - Risk Category II.
- Seismic loading has been considered as per ASCE 7-10 assuming Sds=0.192, Ip=1.0, and Site Class D.
- If existing and proposed conditions are not as detailed in this design drawing the installer shall notify the engineer immediately.
- If the integrity of the existing building is sub-standard, the installer shall notify the engineer immediately for re-design.

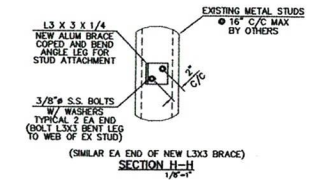
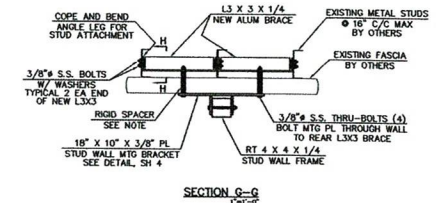
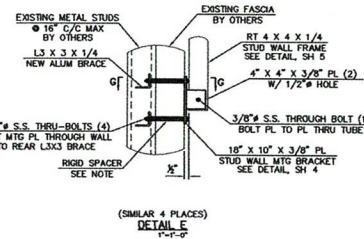
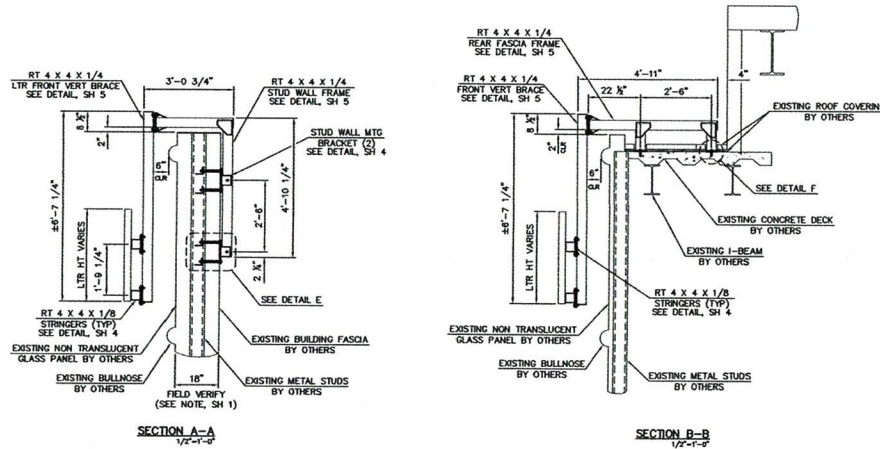


CT P.E. # 21210

PATTISON SIGN GROUP		
520 West Summit Hill Drive, Suite 702 - Knoxville, TN 37902		
Hartford Healthcare - West Elevation Wall Signage (#3)		
100 Pearl St. - Hartford, Connecticut		
 CORNERSTONE ENGINEERING, INC.		
1050 William Street Drive - Mayville, TN 37051		
(615) 271-5683 - www.cornerstoneTN.com		
Project #: 200356	Dwg #: 08955	Date: 09/09/2020
Drawn By: RF	Scale: 3/16"=1'-0"	Sheet: 1 of 5

CLEARANCE NOTE:
A MINIMUM VERTICAL CLEARANCE OF 2" AND A MINIMUM HORIZONTAL CLEARANCE OF 6" SHALL BE MAINTAINED BETWEEN THE BOTTOM/REAR OF THE SIGNAGE SUPPORT FRAME AND THE EDGES OF THE EXISTING PARAPET WALL TO ALLOW FOR DEFLECTION OF THE FRAME DURING A WIND EVENT. THE INSTALLER SHALL STOP WORK AND CONTACT CORNERSTONE AND PATTISON IF THESE CLEARANCES ARE NOT MAINTAINED DURING INSTALLATION.

DETAIL E NOTE:
PRIOR TO INSTALLATION AND FABRICATION OF THE STUD WALL FRAMES AND MTG BRACKETS, THE LOCATION, SPACING AND ADEQUACY OF THE METAL STUDS FOR ATTACHMENT SHALL BE FIELD CONFIRMED. THE MTG BRACKETS SHALL BE PROPERLY ALIGNED AND ATTACHED TO THE EXISTING STUDS USING THROUGH BOLTS AND NEW L3X3 REAR BRACING AS SHOWN. RIGID SPACERS SHALL BE USED AS NEEDED AROUND EACH WALL THROUGH BOLT IF THE EXISTING FASCIA IS COMPRESSIBLE MATERIAL. SPACERS SHALL BE SEATED AGAINST THE REAR OF THE WALL PLATE AND THE FRONT OF THE L3X3 BRACE. ALL OPENINGS IN THE EXISTING WALL SHALL BE SEALED ALL AROUND AGAINST WATER INFILTRATION. THE PROJECTING TUBE LEG OF THE STUD WALL FRAME SHALL SLEEVE BETWEEN THE TWO VERTICAL SIDE PLATES ON THE MTG BRACKET AND BE SECURED IN PLACE WITH A HORIZONTAL THROUGH BOLT AS SHOWN. SEE FASCIA NOTE, SH 1. THE INSTALLER SHALL CONTACT CORNERSTONE WITH ANY CONCERNS OR DISCREPANCIES ABOUT THESE CONNECTIONS.

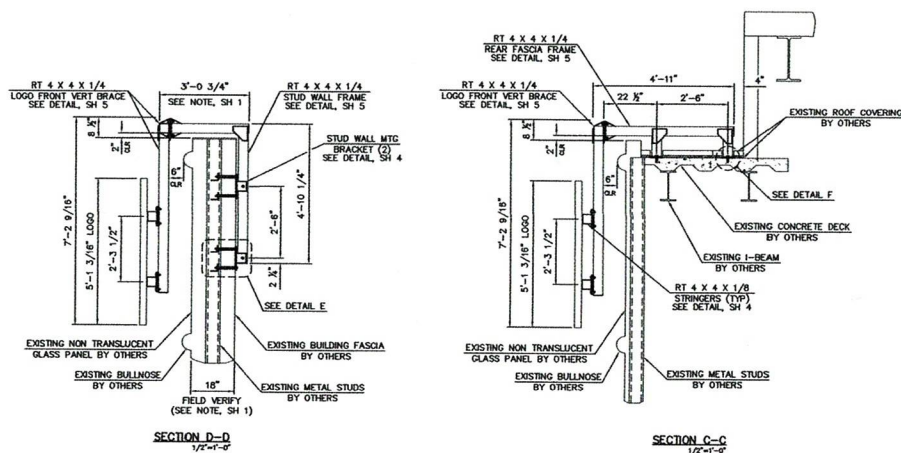
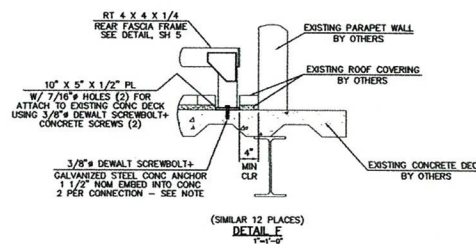


ROOFING NOTE:
THE EXISTING ROOF COVERING SHALL BE REMOVED AT EACH ATTACHMENT LOCATION TO PROVIDE A DIRECT ATTACHMENT OF THE BASE PLATES TO THE EXISTING CONCRETE SLAB. THE COVERING SHALL BE REPLACED AFTER INSTALLATION. THE INSTALLER SHALL WORK WITH THE BUILDING ENGINEER TO MAKE SURE THAT THE WATER PROOF BARRIER OF THE ROOF AND THE DESIGN DRAINAGE FLOW IS MAINTAINED.

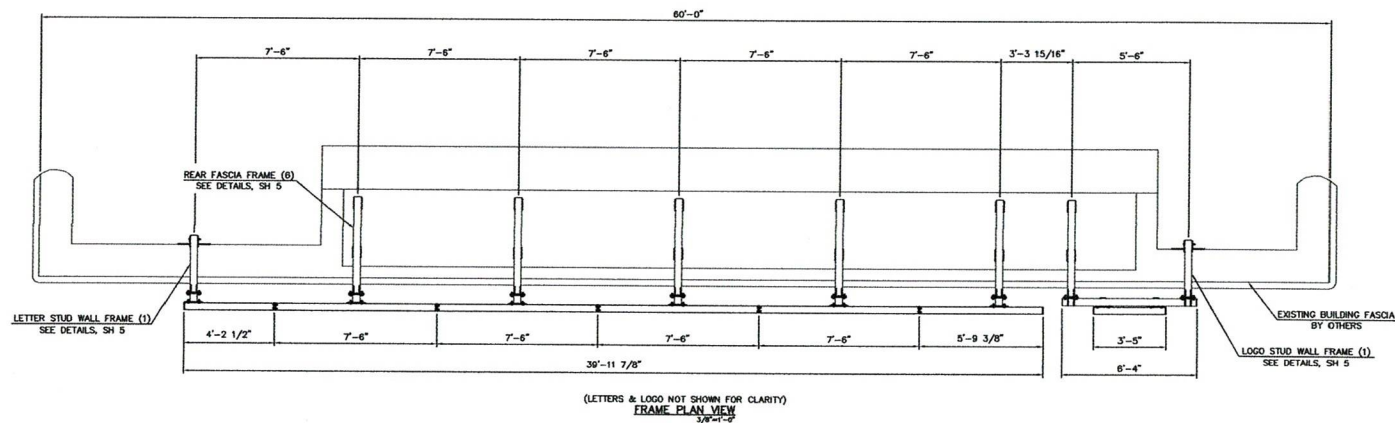
ANCHORAGE NOTE:
THE REAR VERTICAL BRACE CONCRETE DECK MOUNTING PLATES SHALL BE ATTACHED TO THE EXISTING REINFORCED CONCRETE SLAB USING TWO 3/8\"/>

THE EXISTING CONCRETE WAS ASSUMED FOR DESIGN TO HAVE A MINIMUM 28-DAY COMPRESSIVE STRENGTH OF 3000 PSI. THE TOP OF THE CONCRETE WAS ASSUMED TO BE LEVEL, FREE FROM SIGNIFICANT CRACKING, AND SUITABLE FOR ATTACHMENT. THE INSTALLER SHALL CONTACT CORNERSTONE WITH ANY CONCERNS ABOUT THE EXISTING CONCRETE.

ANCHORS SHALL BE INSTALLED ACCORDING TO DETAILED SPECIFICATIONS WITH PARTICULAR ATTENTION GIVEN TO PROPER ANCHOR TIGHTENING. ALL ANCHORS SHALL BE FIRMLY ATTACHED, BUT DO NOT OVERTIGHTEN. THE ANCHORS DURING INSTALLATION. QUESTIONABLE ANCHORS SHALL BE REMOVED AND REPLACED. CARE SHALL BE TAKEN TO NOT CUT OR OTHERWISE DAMAGE EXISTING REINFORCEMENT STEEL DURING INSTALLATION. ALTERNATE OR SUBSTITUTE ANCHORS SHALL NOT BE USED WITHOUT WRITTEN APPROVAL FROM CORNERSTONE. THE INSTALLER SHALL CONTACT CORNERSTONE WITH ANY QUESTIONS OR CONCERNS ABOUT ANCHOR INSTALLATION.



	PATTISON SIGN GROUP 520 West Summit Hill Drive, Suite 702 • Knoxville, TN 37902	
	Hartford Healthcare - West Elevation Wall Signage (#3) 100 Pearl St. - Hartford, Connecticut	
	1020 Wilshire Boulevard Drive • Mayville, TN 37050 (615) 773-7053 • www.cornerstoneinc.com	
Project # 200356 Draw # 00905 Date: 09/09/2020 Drawn By: RF Scale: 3/16"=1'-0" Sheet: 2 of 5		CT P.E. # 21210



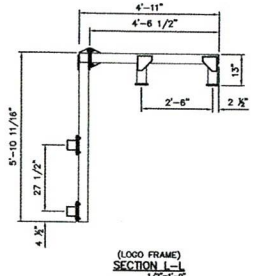
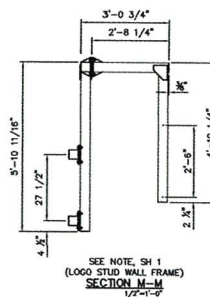
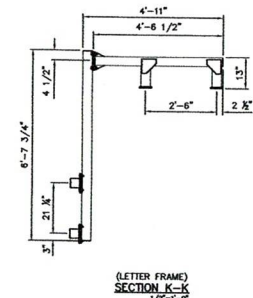
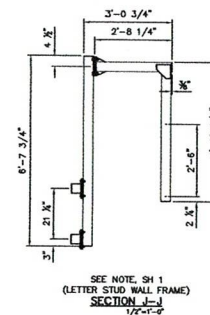
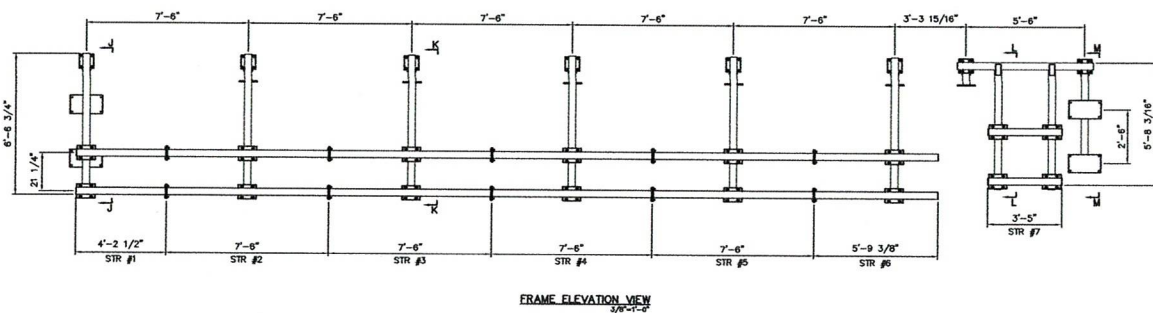
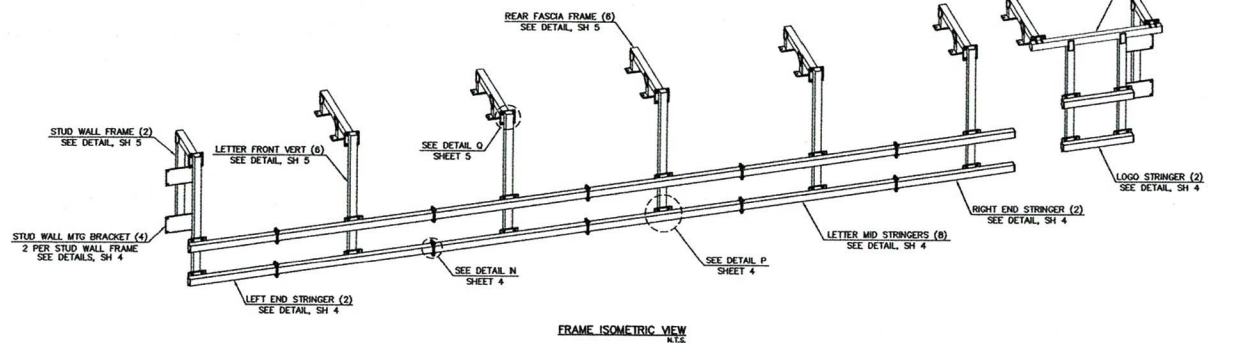
FRAME NOTE:
ALL PLATES AND NEW SIGNAGE SUPPORT MEMBERS SHALL BE 6061-T6 ALUMINUM. ALTERNATE ALLOY COMPONENTS SHALL NOT BE SUBSTITUTED WITHOUT CORNERSTONE APPROVAL.



THIS DRAWING IS NOT INTENDED TO BE A SHOP/FABRICATION DRAWING. ALL DIMENSIONS, SPACINGS, ETC SHALL BE CONFIRMED PRIOR TO FABRICATION AND INSTALLATION.

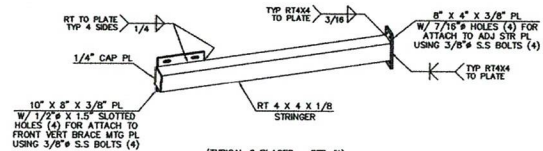
ALL ALUMINUM FRAME MEMBER INTERSECTIONS ARE TO BE WELDED ALL AROUND AS SHOWN UNLESS NOTED OTHERWISE.

ALL BOLTED CONNECTIONS SHALL BE BOLTED TOGETHER USING S.S. OR GALVANIZED BOLTS.

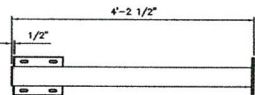
ALL OPEN ENDS OF TUBE SHALL BE CAPPED WITH A 1/2" CAP PLATE OR OTHERWISE SEALED AGAINST WATER INFILTRATION.



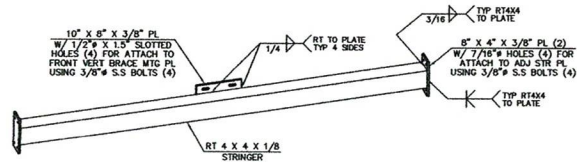
<p>JAMES E. WRIGHT, JR.</p>	<p>PATTISON SIGN GROUP 520 West Summit Hill Drive, Suite 702 - Knoxville, TN 37902</p>		
<p>James Wright, Jr.</p>	<p>Hartford Healthcare - West Elevation Wall Signage (#3) 100 Pearl St. - Hartford, Connecticut</p>		
<p>Digitally signed by James Wright, Jr. DN: cn=James Wright, Jr., o=James Wright, Jr., ou=James Wright, Jr., email=jwright@jwrightjr.com, c=US</p> 	 <p>CORNERSTONE ENGINEERING, INC. 1030 William Street Drive - Maryville, TN 37801 (615) 771-5688 - www.cornerstoneTN.com</p>		
<p>CT P.E. # 21210</p>	<p>Project # 2003556</p>	<p>Dwg # 08955</p>	<p>Date: 09/09/2020</p>
<p>Drawn By: RF</p>	<p>Scale: 3/16"=1'-0"</p>	<p>Sheet: 3 of 5</p>	



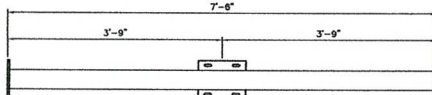
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LETTER LEFT END STRINGER ISOMETRIC VIEW
N.T.S.



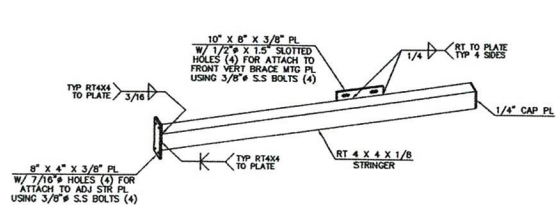
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LETTER LEFT END STRINGER ELEVATION VIEW
1'-0"



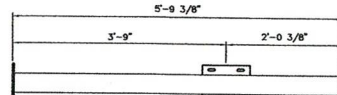
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LETTER MID STRINGER ISOMETRIC VIEW
N.T.S.



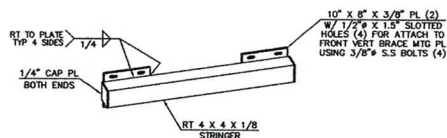
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LETTER MID STRINGER ELEVATION VIEW
1'-0"



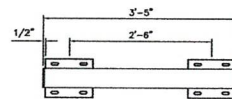
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N.T.S.



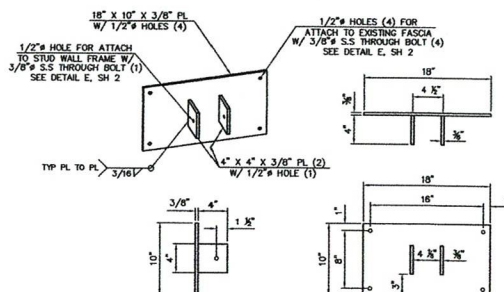
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LETTER RIGHT END STRINGER ELEVATION VIEW
1'-0"



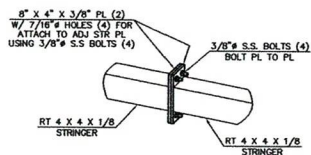
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LOGO STRINGER ISOMETRIC VIEW
N.T.S.



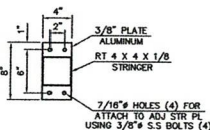
(TYPICAL 2 PLACES - STR #7)
LOGO STRINGER ELEVATION VIEW
1'-0"



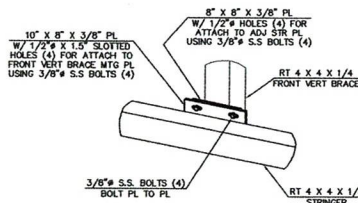
(TYPICAL 4 PLACES)
STUD WALL MTG BRACKET DETAIL
1/8"-1"



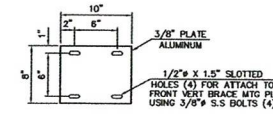
(TYPICAL 10 PLACES)
DETAIL N ISOMETRIC VIEW
N.T.S.



STRINGER SPLICE PLATE DETAIL
1/8"-1"

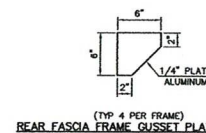
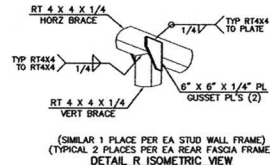
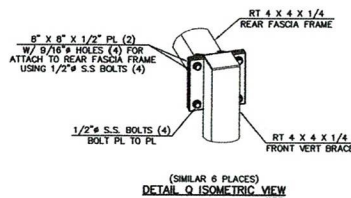
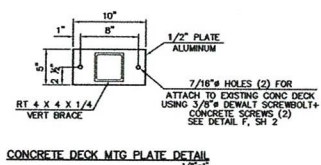
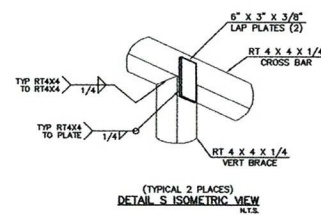
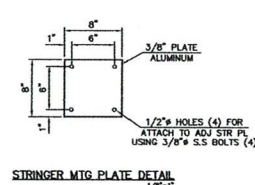
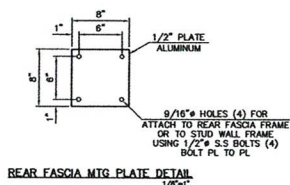
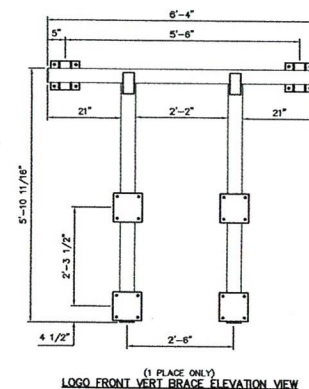
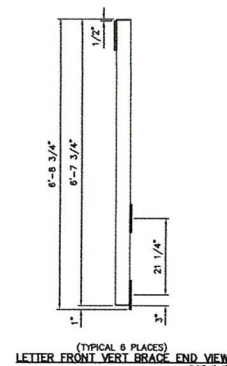
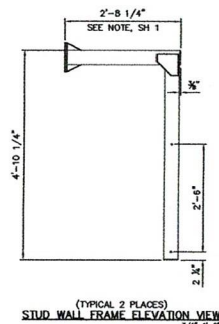
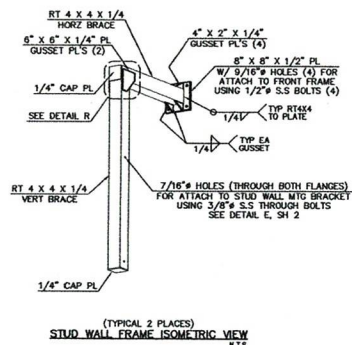
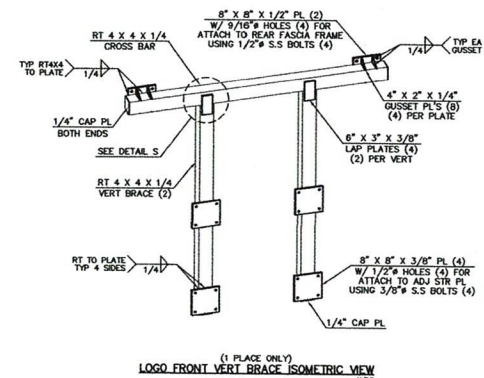
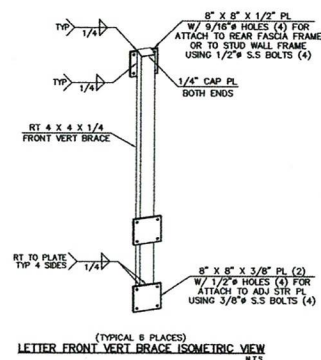
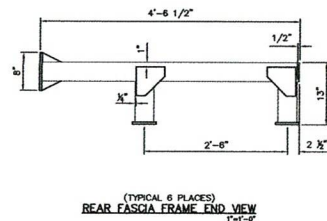
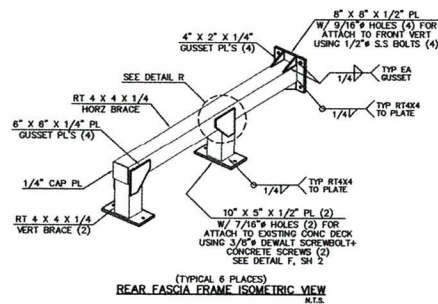


(SIMILAR 16 PLACES)
DETAIL P ISOMETRIC VIEW
N.T.S.



(TYPICAL 20 PLACES)
STRINGER MTG PLATE DETAIL
1/8"-1"

<p>JAMES E. WRIGHT, JR.</p> <p>James E. Wright, Jr.</p> <p>Professional Engineer</p> <p>State of Tennessee</p> <p>License No. 000000</p> <p>06/09/2020</p>	<p>PATTISON SIGN GROUP</p> <p>520 West Summit Hill Drive, Suite 702 - Knoxville, TN 37902</p> <p>Hartford Healthcare - West Elevation Wall Signage (#3)</p> <p>100 Pearl St. - Hartford, Connecticut</p> <p>CORNERSTONE ENGINEERING, INC.</p> <p>1020 William Blount Drive - Maryville, TN 37761</p> <p>(865) 775-5800 - www.CSEngineeringTN.com</p> <p>Project # 200356 Dwg # D9955 Date: 06/09/2020</p> <p>Drawn By: RF Scale: 3/16"=1'-0" Sheet: 4 of 5</p>
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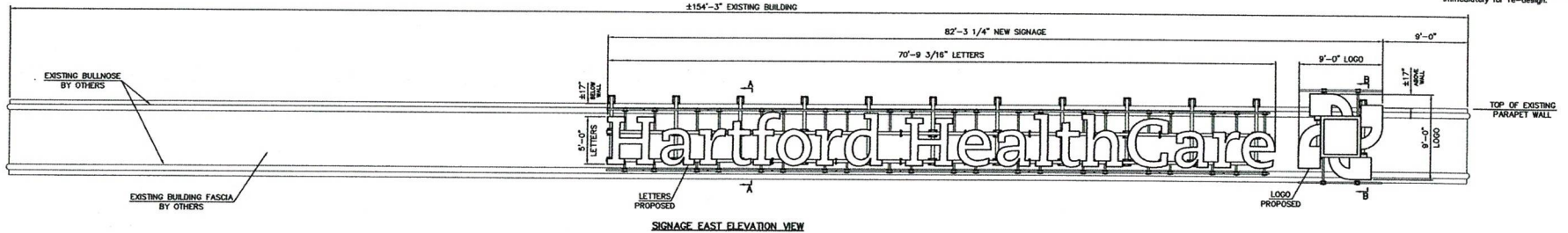
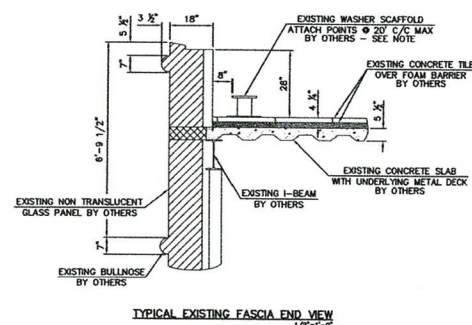
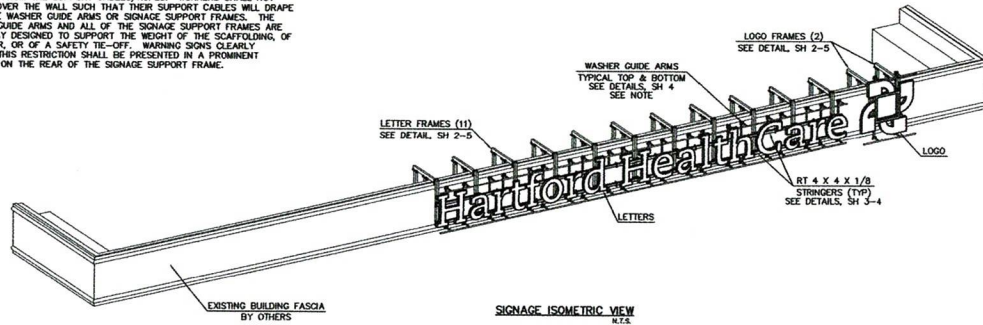
<p>JAMES E. WRIGHT, JR.</p> <p>Digitally signed by James E. Wright, Jr., DN: cn=James E. Wright, Jr., o=James E. Wright, Jr., ou=James E. Wright, Jr., email=jewright@comcast.net, c=US</p> <p>CT P.E. # 21210</p>	<p>PATTISON SIGN GROUP</p> <p>520 West Summit Hill Drive, Suite 702 - Knoxville, TN 37902</p> <p>Hartford Healthcare - West Elevation Wall Signage (#3)</p> <p>100 Pearl St. - Hartford, Connecticut</p> <p>CORNERSTONE ENGINEERING, INC.</p> <p>1030 William Blount Drive - Mayville, TN 37081</p> <p>(603) 773-2683 - www.cornerstoneTN.com</p> <p>Project #: 200355 Dwg #: 00995 Date: 09/09/2020</p> <p>Drawn By: RF Scale: 3/16"=1'-0" Sheet: 5 of 5</p>
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Attachment 6: 740 SF Wall Sign Drawings

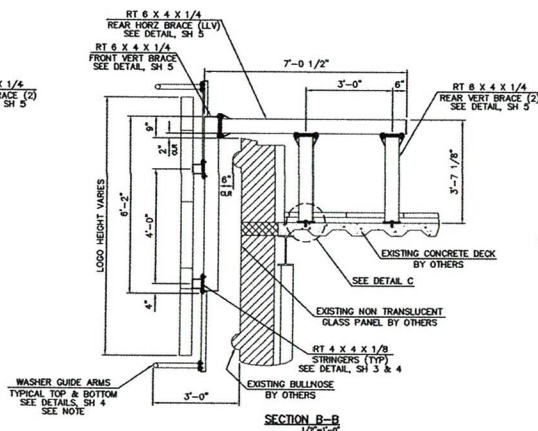
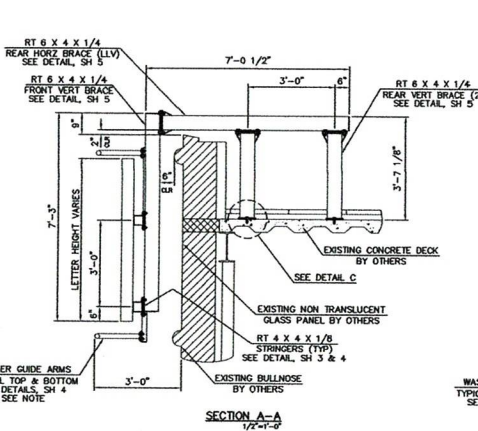
WASHER GUIDE ARM NOTE:
THE EXISTING AND PROPOSED LOCATION AND FUNCTION OF THE WASHER SCAFFOLDING SUPPORT ARMS SHALL BE CONFIRMED PRIOR TO FABRICATION AND INSTALLATION OF THE NEW SIGNAGE SUPPORT FRAMES. THE SUPPORT CABLES/ROPE FOR THE WASHER SCAFFOLDING SHALL BE SUPPORTED PAST THE EXTENTS OF THE SIGNAGE AND WASHER GUIDE ARMS SUCH THAT THE CABLES/ROPE WILL HANG VERTICALLY AND FREELY AND WILL NOT LAY ACROSS OR OVER THE WASHER GUIDE ARMS.

THE WASHER GUIDE ARMS ARE DESIGNED ONLY TO RESIST LATERAL SWAY OF THE WASHER SCAFFOLDING AND GUARD THE SIGNAGE AGAINST CONTACT FROM THE SUPPORT CABLES/ROPE. WORKERS SHALL NOT RAPPEL OVER THE WALL SUCH THAT THEIR SUPPORT CABLES WILL DRAPE OVER THE WASHER GUIDE ARMS OR SIGNAGE SUPPORT FRAMES. THE WASHER GUIDE ARMS AND ALL OF THE SIGNAGE SUPPORT FRAMES ARE IN NO WAY DESIGNED TO SUPPORT THE WEIGHT OF THE SCAFFOLDING, OF A WORKER, OR OF A SAFETY TIE-OFF. WARNING SIGNS CLEARLY STATING THIS RESTRICTION SHALL BE PRESENTED IN A PROMINENT POSITION ON THE REAR OF THE SIGNAGE SUPPORT FRAME.

SIGNAGE NOTE:
THE CHANNEL LETTERS AND LOGO CABINET SHALL BE ATTACHED DIRECTLY TO THE FRONT RT4X STRINGERS FOLLOWING THE ATTACHMENT METHOD PRESCRIBED BY THE SIGNAGE MANUFACTURER. THERE SHALL BE MULTIPLE ATTACHMENTS PER EACH SIGNAGE COMPONENT IN A BALANCED AND SECURE PATTERN. ELECTRICAL ACCESS HOLES OF UP TO 1" DIAMETER MAY BE USED IN THE RT4X STRINGERS. HOLES SHALL BE CENTERED IN THE FACE OF THE TUBE WALL AND SHALL BE SEALED ACCORDING TO UL SPECIFICATIONS.



CLEARANCE NOTE:
A MINIMUM VERTICAL CLEARANCE OF 2" AND A MINIMUM HORIZONTAL CLEARANCE OF 6" SHALL BE MAINTAINED BETWEEN THE BOTTOM/REAR OF THE SIGNAGE SUPPORT FRAME AND THE EDGES OF THE EXISTING PARAPET WALL TO ALLOW FOR DEFLECTION OF THE FRAME DURING A WIND EVENT. THE INSTALLER SHALL STOP WORK AND CONTACT CORNERSTONE AND PATTISON IF THESE CLEARANCES ARE NOT MAINTAINED DURING INSTALLATION.



ANCHORAGE NOTE:
THE REAR VERTICAL BRACE CONCRETE DECK MOUNTING PLATES SHALL BE ATTACHED TO THE EXISTING REINFORCED CONCRETE SLAB USING TWO 3/8" DEWALT SCREWBOLT+ GALVANIZED STEEL CONCRETE ANCHORS. THE ANCHORS SHALL HAVE A NOMINAL EMBEDMENT INTO THE CONCRETE OF 1 1/2". THE ANCHORS SHALL BE AT LEAST 4" TO THE EDGE OF THE CONCRETE OR TO AN OPENING OR EXPANSION JOINT.

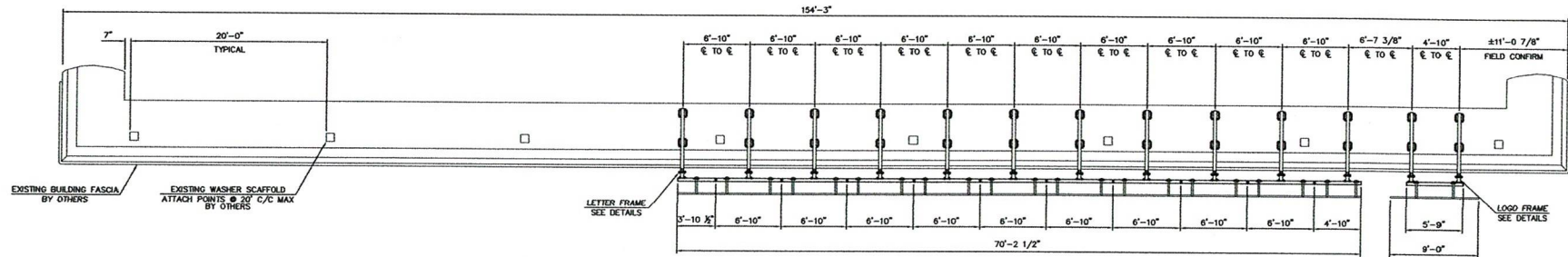
THE EXISTING CONCRETE WAS ASSUMED FOR DESIGN TO HAVE A MINIMUM 28-DAY COMPRESSIVE STRENGTH OF 3000 PSI. THE TOP OF THE CONCRETE WAS ASSUMED TO BE LEVEL, FREE FROM SIGNIFICANT CRACKING, AND SUITABLE FOR ATTACHMENT. THE INSTALLER SHALL CONTACT CORNERSTONE WITH ANY CONCERNS ABOUT THE EXISTING CONCRETE.

ANCHORS SHALL BE INSTALLED ACCORDING TO DEWALT SPECIFICATIONS WITH PARTICULAR ATTENTION GIVEN TO PROPER ANCHOR TIGHTENING. ALL ANCHORS SHALL BE FIRMLY ATTACHED, BUT DO NOT OVERTORQUE THE ANCHORS DURING INSTALLATION. QUESTIONABLE ANCHORS SHALL BE REMOVED AND REPLACED. CARE SHALL BE TAKEN TO NOT CUT OR OTHERWISE DAMAGE EXISTING REINFORCEMENT STEEL DURING INSTALLATION. ALTERNATE OR SUBSTITUTE ANCHORS SHALL NOT BE USED WITHOUT WRITTEN APPROVAL FROM CORNERSTONE. THE INSTALLER SHALL CONTACT CORNERSTONE WITH ANY QUESTIONS OR CONCERNS ABOUT ANCHOR INSTALLATION.

ROOFING NOTE:
THE EXISTING CONCRETE TILE AND FOAM BARRIER SHALL BE REMOVED AT EACH ATTACHMENT LOCATION TO PROVIDE A DIRECT ATTACHMENT OF THE BASE PLATES TO THE EXISTING CONCRETE SLAB. THE TILE AND FOAM SHALL BE REPLACED AFTER INSTALLATION. THE INSTALLER SHALL WORK WITH THE BUILDING ENGINEER TO MAKE SURE THAT THE WATER PROOF BARRIER OF THE ROOF AND THE DESIGN DRAINAGE FLOW IS MAINTAINED.

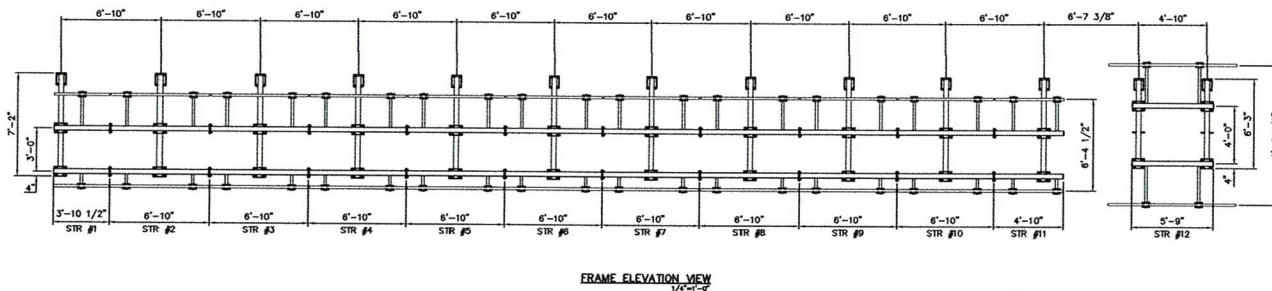
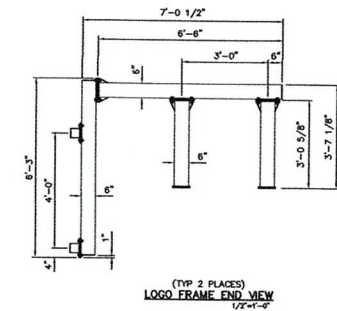
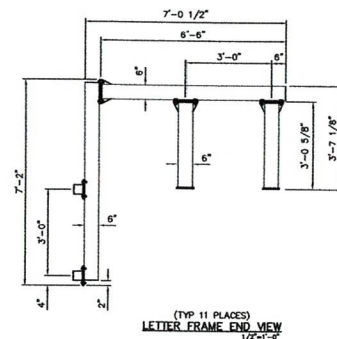
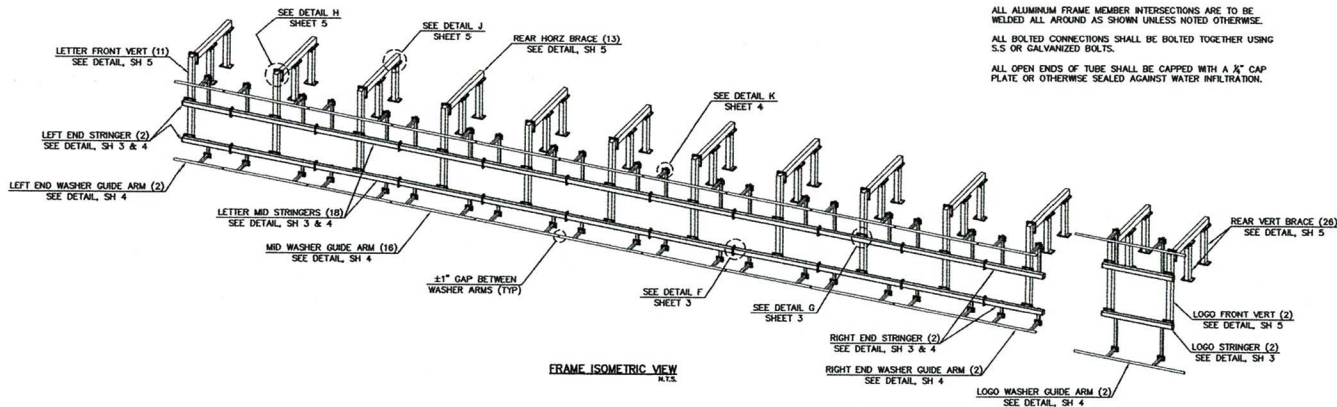
NOTICE OF RESPONSIBILITY:
BY THIS DRAWING, CORNERSTONE ENGINEERING, INC. IS RESPONSIBLE ONLY FOR THE STRUCTURAL DESIGN OF THE NEW SIGNAGE SUPPORT FRAME AND ITS ATTACHMENT AS SHOWN. INDIVIDUAL, SON COMPONENTS AND THEIR ATTACHMENT TO THE FRAME ARE THE RESPONSIBILITY OF THEIR MANUFACTURER. CORNERSTONE IS NOT RESPONSIBLE FOR THE ADEQUACY OF THE ATTACHED-TO ROOF SYSTEM TO SUPPORT THE LOADS IMPARTED BY THE PROPOSED SIGNAGE AND NEW FRAME. THE BUILDING OWNER AND THEIR ENGINEER SHALL EVALUATE THE ATTACHED-TO ROOF SYSTEM TO MAKE SURE IT CAN SUPPORT THE PROPOSED DISPLAY ATTACHMENT.

JAMES E. WRIGHT, JR. James E. Wright Jr. CT P.E. # 21210		PATTISON SIGN GROUP 520 West Summit Hall Drive, Suite 702 - Knoxville, TN 37902 Hartford Healthcare - East Elevation Wall Signage (#2) 100 Pearl St. - Hartford, Connecticut CORNERSTONE ENGINEERING, INC. 1030 Wilbur Street Drive - Mayville, TN 37081 (865) 271-5088 - www.cornerstonectn.com	
Project # 200356 Drawn By RF Date: 08/15/2020 CT P.E. # 21210	Draw # 08954 Scale: 3/16"=1'-0" Date: 09/01/2020	Sheet: 1 of 5	

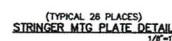
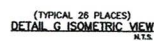
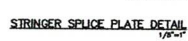
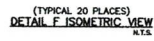
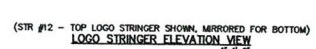
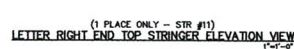
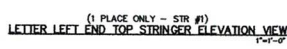
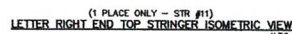
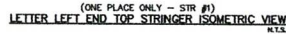




WASHER SUPPORT NOTE:
THE INSTALLER SHALL FIELD CONFIRM THE LOCATION OF THE WASHER SCAFFOLD ATTACH POINTS @ 20' C/C MAX BY OTHERS. EXISTING ROOF OBSTRUCTIONS PRIOR TO INSTALLATION AND CONTACT CORNERSTONE AND PATTISON WITH ANY CONCERNS OR DISCREPANCIES.

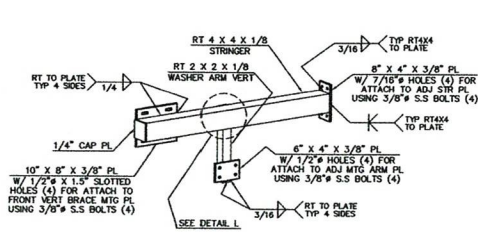
FRAME NOTE:
ALL PLATES AND NEW SIGNAGE SUPPORT MEMBERS SHALL BE 6061-T6 ALUMINUM. ALTERNATE ALLOY COMPONENTS SHALL NOT BE SUBSTITUTED WITHOUT CORNERSTONE APPROVAL.
THIS DRAWING IS NOT INTENDED TO BE A SHOP/FABRICATION DRAWING. ALL DIMENSIONS, SPACINGS, ETC SHALL BE CONFIRMED PRIOR TO FABRICATION AND INSTALLATION.
ALL ALUMINUM FRAME MEMBER INTERSECTIONS ARE TO BE WELDED ALL AROUND AS SHOWN UNLESS NOTED OTHERWISE.
ALL BOLTED CONNECTIONS SHALL BE BOLTED TOGETHER USING S.S OR GALVANIZED BOLTS.
ALL OPEN ENDS OF TUBE SHALL BE CAPPED WITH A 1/2" CAP PLATE OR OTHERWISE SEALED AGAINST WATER INFILTRATION.



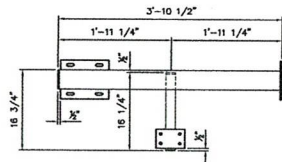
	JAMES E. WRIGHT, JR. Project # 200356 Drawn By RF Date: 2020/09/02 CT P.E. # 21210		PATTISON SIGN GROUP 520 West Summit Hill Drive, Suite 702 - Knoxville, TN 37902 Hartford Healthcare - East Elevation Wall Signage (#2) 100 Pearl St - Hartford, Connecticut CORNERSTONE ENGINEERING, INC. 1020 Wilcox Street Drive - Maryville, TN 37701 (865) 773-2688 - www.cornerstoneTN.com	
	Project # 200356 Drawn By RF Date: 2020/09/02 CT P.E. # 21210		Project # 200356 Drawn By RF Date: 2020/09/02 CT P.E. # 21210	
	Project # 200356 Drawn By RF Date: 2020/09/02 CT P.E. # 21210		Project # 200356 Drawn By RF Date: 2020/09/02 CT P.E. # 21210	
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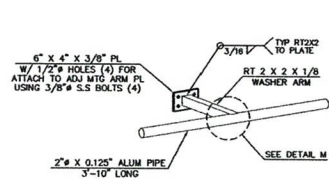
JAMES E. WRIGHT, JR.	PATTISON SIGN GROUP 520 West Second Hill Drive, Suite 702 • Knoxville, TN 37902 Hartford Healthcare – East Elevation Wall Signage (#2) 100 Pearl St. • Hartford, Connecticut
 James E. Wright, Jr. State of Tennessee CT File # 421210	 CORNERSTONE ENGINEERING, INC. 1620 William Brouse Drive • Maryville, TN 37801 (423) 775-7600 • www.cornerstoneTN.com Project # 200055 Drawn By: RF Date: 06/01/2020 Single: 3/16" x 11" Sheet: 3 of 3



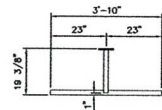
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N.T.S.



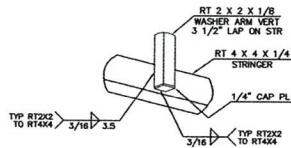
(1 PLACE ONLY - STR #1)
LETTER LEFT END BTM STRINGER ELEVATION VIEW
1'-1'-0"



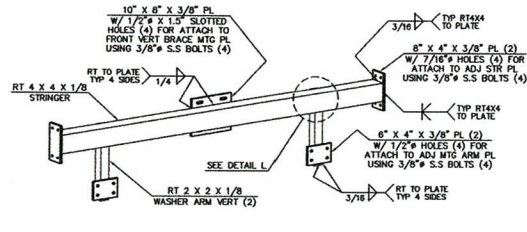
(TYPICAL 2 PLACES - STR #1)
LETTER LEFT END WASHER GUIDE ARM ISOMETRIC VIEW
N.T.S.



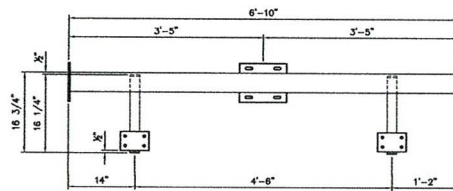
(TYPICAL 2 PLACES - STR #1)
LETTER LEFT END WASHER GUIDE ARM PLAN VIEW
1/2'-1'-0"



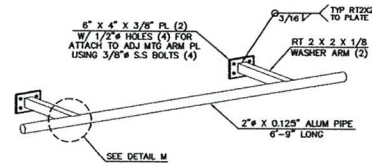
(TYP. ARM SHOWN - SIMILAR FOR BOTTOM)
DETAIL I ISOMETRIC VIEW
N.T.S.



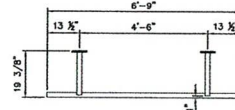
(TYPICAL 9 PLACES - STR #2-10)
LETTER MID BTM STRINGER ISOMETRIC VIEW
N.T.S.



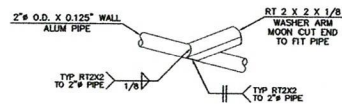
(TYPICAL 9 PLACES - STR #2-10)
LETTER MID BTM STRINGER ELEVATION VIEW
1'-1'-0"



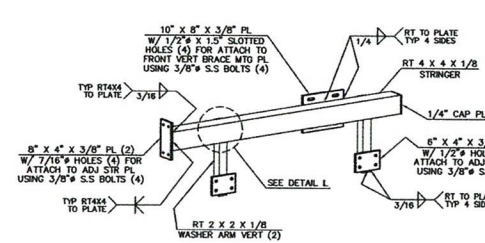
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LETTER MID WASHER GUIDE ARM ISOMETRIC VIEW
N.T.S.



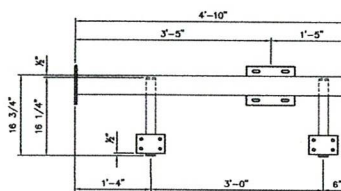
(TYPICAL 18 PLACES - STR #2-10)
LETTER MID WASHER GUIDE ARM PLAN VIEW
1/2'-1'-0"



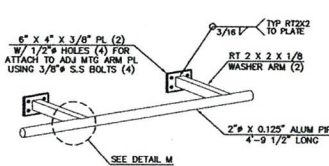
DETAIL M ISOMETRIC VIEW
N.T.S.



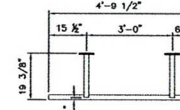
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LETTER RIGHT END BTM STRINGER ISOMETRIC VIEW
N.T.S.



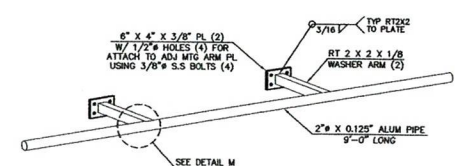
(1 PLACE ONLY - STR #11)
LETTER RIGHT END BTM STRINGER ELEVATION VIEW
1'-1'-0"



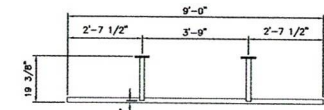
(TYPICAL 2 PLACES - STR #11)
LETTER RIGHT END WASHER GUIDE ARM ISOMETRIC VIEW
N.T.S.



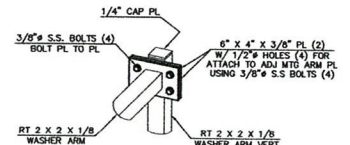
(TYPICAL 2 PLACES - STR #11)
LETTER RIGHT END WASHER GUIDE ARM PLAN VIEW
1/2'-1'-0"



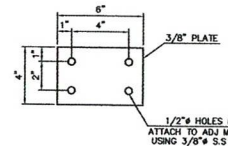
(TYPICAL 2 PLACES - STR #12)
LOGO WASHER GUIDE ARM ISOMETRIC VIEW
N.T.S.



(TYPICAL 2 PLACES - STR #12)
LOGO WASHER GUIDE ARM PLAN VIEW
1/2'-1'-0"

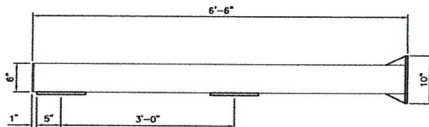
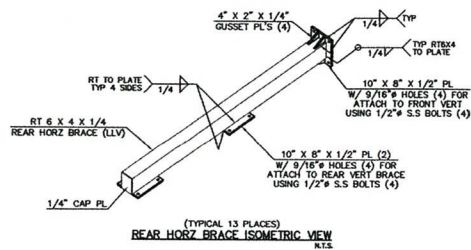


(SIMILAR 46 PLACES)
DETAIL K ISOMETRIC VIEW
N.T.S.

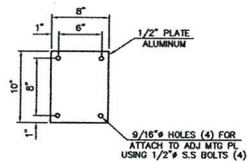


WASHER GUIDE ARM PLATE DETAIL
1'-1'-0"

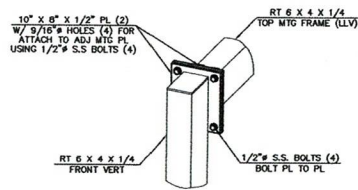
<p>JAMES E. WRIGHT, JR.</p> <p>DESIGNED BY James E. Wright, Jr. Date: 2020.09.03 CT P.E. # 21210</p>	<p>PATTISON SIGN GROUP 520 West Summit Hill Drive, Suite 702 - Knoxville, TN 37902</p> <p>Hartford Healthcare - East Elevation Wall Signage (#2) 100 Pearl St. - Hartford, Connecticut</p> <p>CORNERSTONE ENGINEERING, INC. 1020 Wilbur Road Drive - Mayville, TN 37051 (865) 773-3685 - www.CornstoneTN.com</p> <p>Project # 200306 Drawn By RF Date: 08/01/2020 Sheet: 4 of 5</p>
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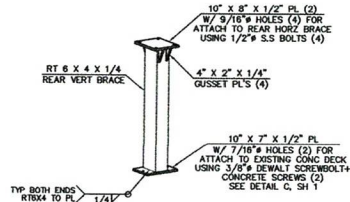
REAR HORIZ BRACE ELEVATION VIEW
1/8"=1'



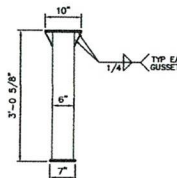
HORIZ BRACE MTG PLATE DETAIL
1/8"=1'



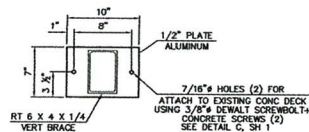
DETAIL H ISOMETRIC VIEW
1/8"=1'



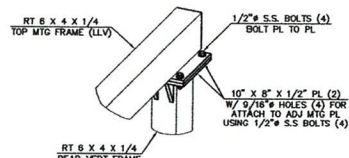
REAR VERT BRACE ISOMETRIC VIEW
1/8"=1'



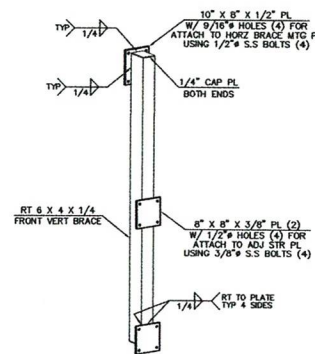
REAR VERT BRACE ELEVATION VIEW
3/4"=1'-0"



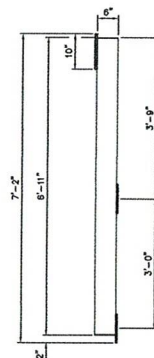
CONCRETE DECK MTG PLATE DETAIL
1/8"=1'



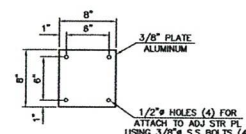
DETAIL J ISOMETRIC VIEW
1/8"=1'



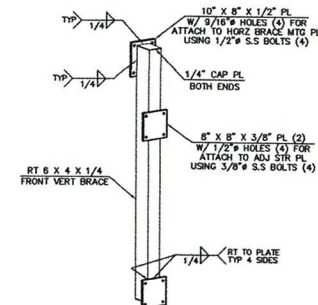
LETTER FRONT VERT BRACE ISOMETRIC VIEW
1/8"=1'



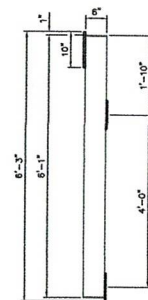
LETTER FRONT VERT BRACE END VIEW
3/4"=1'-0"



STRINGER MTG PLATE DETAIL
1/8"=1'



LOGO FRONT VERT BRACE ISOMETRIC VIEW
1/8"=1'



LOGO FRONT VERT BRACE END VIEW
3/4"=1'-0"

<p>JAMES E. WRIGHT, JR.</p> <p>James E. Wright, Jr. Date: 2020.09.01 CT P.E. # 21218-1758-0400</p>	<p>PATTISON SIGN GROUP 520 West Summit Hill Drive, Suite 202 - Knoxville, TN 37902</p> <p>Hartford Healthcare - East Elevation Wall Signage (#2) 100 Pearl St. - Hartford, Connecticut</p> <p>CORNERSTONE ENGINEERING, INC. 1020 William Blount Drive - Mayville, TN 37081 (865) 773-5085 - www.cornerstoneinc.com</p> <p>Project # 200356 Drawn By: RF Scale: 3/16"=1'-0"</p> <p>Sheet: 5 of 5</p>
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