



ROOF REPLACEMENT AT WESTGATE MANOR

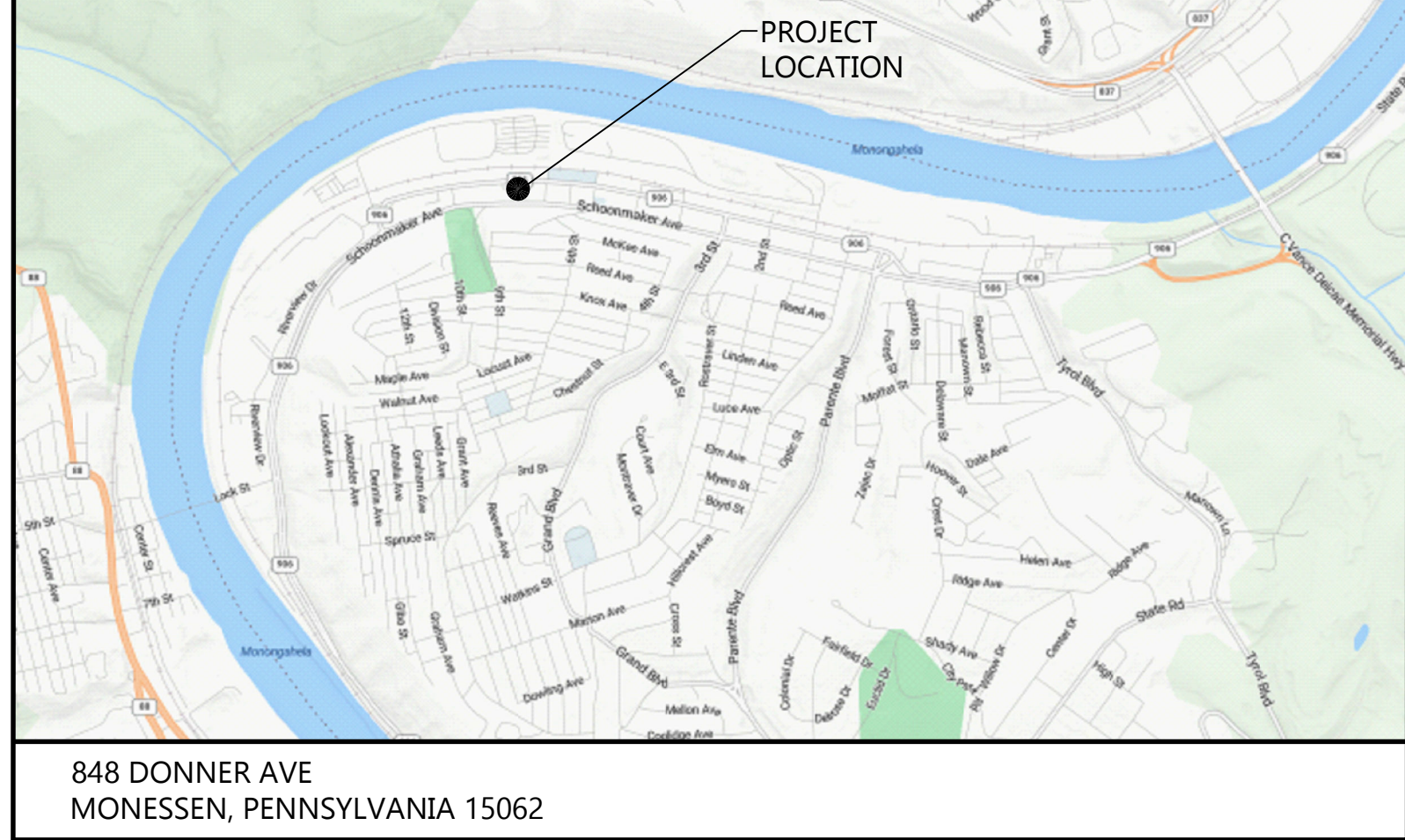
PREPARED FOR

WESTMORELAND COUNTY HOUSING AUTHORITY
167 SOUTH GREENGATE ROAD
GREENSBURG, PENNSYLVANIA 15601

APRIL 11, 2026
R26-077-04

ISSUED FOR BIDDING

SITE LOCATION



DRAWING LIST

G0.01	COVER SHEET
Architectural	
A1.01	ROOF PLAN
A5.01	ROOF DETAILS



SLEIGHTER
DESIGN

UNIVERSITY BUSINESS PARK
1060 EBERLY WAY
LEMONT FURNACE, PA 15456
724.438.4010
WWW.SLEIGHTERDESIGN.COM



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ROOF REPLACEMENT AT WESTGATE MANOR

OWNER

WESTMORLAND
COUNTY
HOUSING
AUTHORITY

PROJECT NUMBER	R26-077-05
ISSUED FOR	BIDDING
ISSUE DATE	APRIL 11, 2026
SHEET NAME	

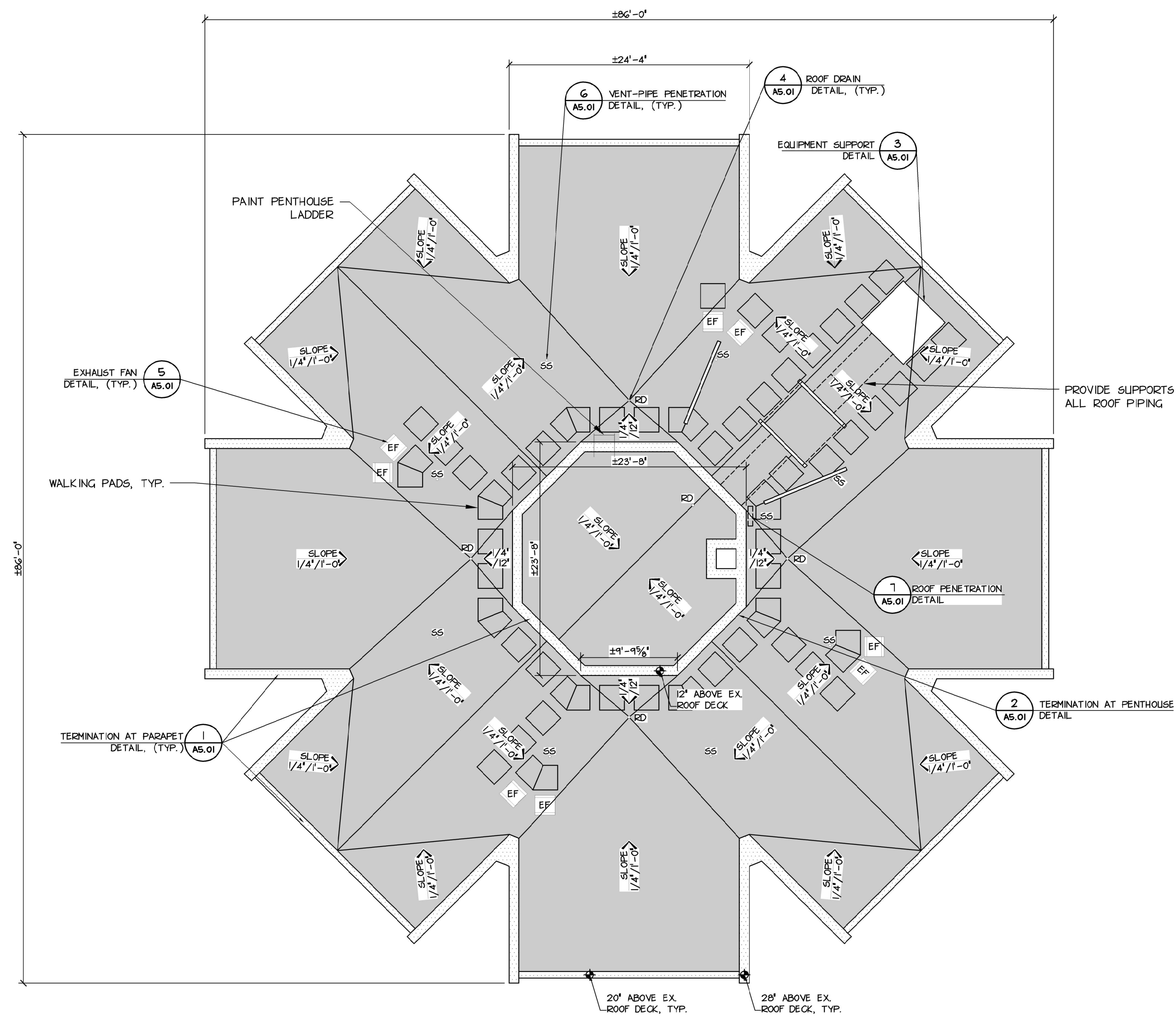
ROOF PLAN

SHEET NUMBER

A1.01

1. ALL DEMOLITION DEBRIS, WASTE MATERIAL, RUBBISH, AND TRASH IS TO BE CONTAINERIZED ON SITE AS GENERATED.
2. THE GENERAL CONTRACTOR SHALL PROVIDE AND MAINTAIN ROLL-OFF BOX(ES) AND/OR DUMPS(ES).
3. THE GENERAL CONTRACTOR SHALL IMMEDIATELY REMOVE FROM THE SITE, TRANSPORT AND DISPOSE AT AN APPROVED OFF SITE DISPOSAL FACILITY, ALL ROLL-OFF BOX(ES) AND/OR DUMPS(ES) WHEN FULL. THIS MAY INCLUDE BUT NOT BE LIMITED TO BUILDING DEMOLITION DEBRIS.
4. THE OWNER SHALL BE GIVEN THE OPPORTUNITY TO COLLECT AND RETAIN AT THEIR FACILITY ANY ITEMS TO BE REMOVED ON THIS PROJECT. CONTRACTOR(S) SHALL COORDINATE DEMOLITION WORK WITH, AND NOTIFY THE OWNER, PRIOR TO REMOVAL OF ITEMS FROM SITE.
5. EXAMINE EXISTING CONDITIONS PRIOR TO COMMENCEMENT OF WORK, INCLUDING, BUT NOT LIMITED TO, ELEMENTS SUBJECT TO DAMAGE OR MOVEMENT DURING REMOVAL, CUTTING AND/OR PATCHING.
6. FURNISH PROTECTION FROM ELEMENTS FOR AREAS WHICH MAY BE EXPOSED BY UNCOVERING WORK, INCLUDING BUT NOT LIMITING TO ROOFING EQUIPMENT, ETC.
7. GENERAL CONTRACTOR IS RESPONSIBLE FOR PATCHING AND REPAIRING PORTIONS OF EXISTING SURFACES WHICH ARE DAMAGED DURING THEIR DEMOLITION WORK INCLUDING CAULKING/FILLING HOLES AND OPENINGS REMAINING IN EXISTING PRE-CAST CONC. PANELS.
8. PROVIDE TEMPORARY SUPPORT TO ENSURE STRUCTURAL INTEGRITY OF THE WORK. PROVIDE DEVICES AND METHODS TO PROTECT OTHER PORTIONS OF PROJECT FROM DAMAGE.
9. GENERAL CONTRACTOR IS RESPONSIBLE FOR ALL DEMOLITION AND REMOVAL OF EXISTING EQUIPMENT AND MATERIALS.
10. APARTMENT BUILDING WILL BE OCCUPIED DURING CONSTRUCTION. COORDINATE SCHEDULE OF ALL WORK WITH OWNER.
11. GENERAL CONTRACTOR TO PROVIDE TEMPORARY BARRIER TO ENSURE THAT ALL DEMOLITION MATERIALS AND NEW PRODUCT MATERIALS DO NOT FALL FROM THE ROOF.
12. THE GENERAL CONTRACTOR IS RESPONSIBLE FOR THE REMOVAL OF ROOF LAYERS DOWN TO THE FINISHED DECK. REMOVE ALL EXISTING RELATED ROOFING PIPE BOOTHS, EQUIPMENT CURBS, ROOF DRAINS, AND EQUIPMENT MOUNTS. PREPARE EXISTING CONCRETE DECK AND PARAPET FOR ROOF SYSTEM AS PART OF NEW WORK.

1. FIELD VERIFY ALL EXISTING CONDITIONS INCLUDING, BUT NOT LIMITED TO DIMENSIONS, LOCATIONS OF PLUMBING VENTS, HVAC EQUIPMENT, ROOF DRAINS, COLLECTION BOXES, RAIN LEADERS, ETC. CONTRACTORS ARE RESPONSIBLE FOR REVIEWING THE COMPLETE SET OF CONSTRUCTION DOCUMENTS AND FIELD CONDITIONS TO DETERMINE THE FULL SCOPE OF WORK REQUIRED.
2. DRAWINGS ARE THE GRAPHIC AND PICTORIAL PORTIONS OF THE CONTRACT DOCUMENTS SHOWING THE DESIGN, LOCATION AND DIMENSIONS OF THE WORK. CONTRACTORS ARE TO REFER TO THE SPECIFICATIONS FOR THE WRITTEN REQUIREMENTS FOR MATERIALS, EQUIPMENT, CONSTRUCTION SYSTEMS, STANDARDS FOR WORKMANSHIP OF THE WORK, AND PERFORMANCE OF RELATED SERVICES.
3. THE INTENT OF THE CONTRACT DOCUMENTS IS TO INCLUDE ALL ITEMS NECESSARY FOR THE PROPER EXECUTION AND COMPLETION OF THE WORK BY THE CONTRACTOR. THE CONTRACT DOCUMENTS ARE COMPLEMENTARY, AND WHAT IS REQUIRED BY ONE SHALL BE BINDING AS IF REQUIRED BY ALL.
4. DO NOT SCALE DRAWINGS. ALL DIMENSIONS INDICATED ON DRAWINGS ARE TAKEN TO THE FINISHED SURFACE.
5. ALL ITEMS NOTED ON DRAWINGS ARE NEW UNLESS SPECIFICALLY NOTED AS EXISTING, NO WORK OR NOT IN CONTRACT (N.I.C.).
6. REFER TO SHEET AS.01, FOR ROOFING SYSTEM DETAILS.
7. GENERAL CONTRACTOR TO PROVIDE VERSIGARD 90-MIL FULLY ADHERED EPDM ROOFING SYSTEM ON R-30 TAPERED POLYISOCYANURATE INSULATION ALONG WITH ALL RELATED PIPE BOOTHS, CURBS, ROOF DRAINS, SOUFFERS, EQUIPMENT MOUNTS AND PENTHOUSE METAL STEPS BASE PLATE CURBS, BLOCKING, FLASHING AND ROOF SEALANT OVER EXISTING CONCRETE ROOF DECK.
8. INCLUDE 1/2" FULLY ADHERED COVER BOARD.
9. INSTALL WALKING PADS FOR FREE ACCESS TO ROOFTOP EXHAUST FANS, ELEVATOR PENTHOUSE, AND OTHER MAINTENANCE AREAS.
10. INSTALL NEW EDGE TREATMENT, FLASHING, AND CURBS AT ALL ROOF EQUIPMENT.
11. INSTALL NEW TERMINATION BAR @ COUNTER FLASHING PER DETAIL AT ALL EXISTING PARAPET WALLS.
12. GENERAL CONTRACTOR TO REMOVE AND RE-INSTALL EXIST. ROOF EXHAUST FANS ON NEW CURBS (6 TOTAL).
13. PREPARE, PRIME, AND PAINT ALL MISC. METALS ON ROOF, INCLUDING LADDER TO PENTHOUSE ROOF.
14. EXTEND EXISTING ROOF VENTS MINIMUM 12" ABOVE NEW ROOF SURFACE.
15. REPLACE EXISTING ROOF DRAIN BASKETS WITH NEW PER DETAIL 4/AS.01.



1 ROOF PLAN
A1.01 SCALE: 1/8" = 1'-0"

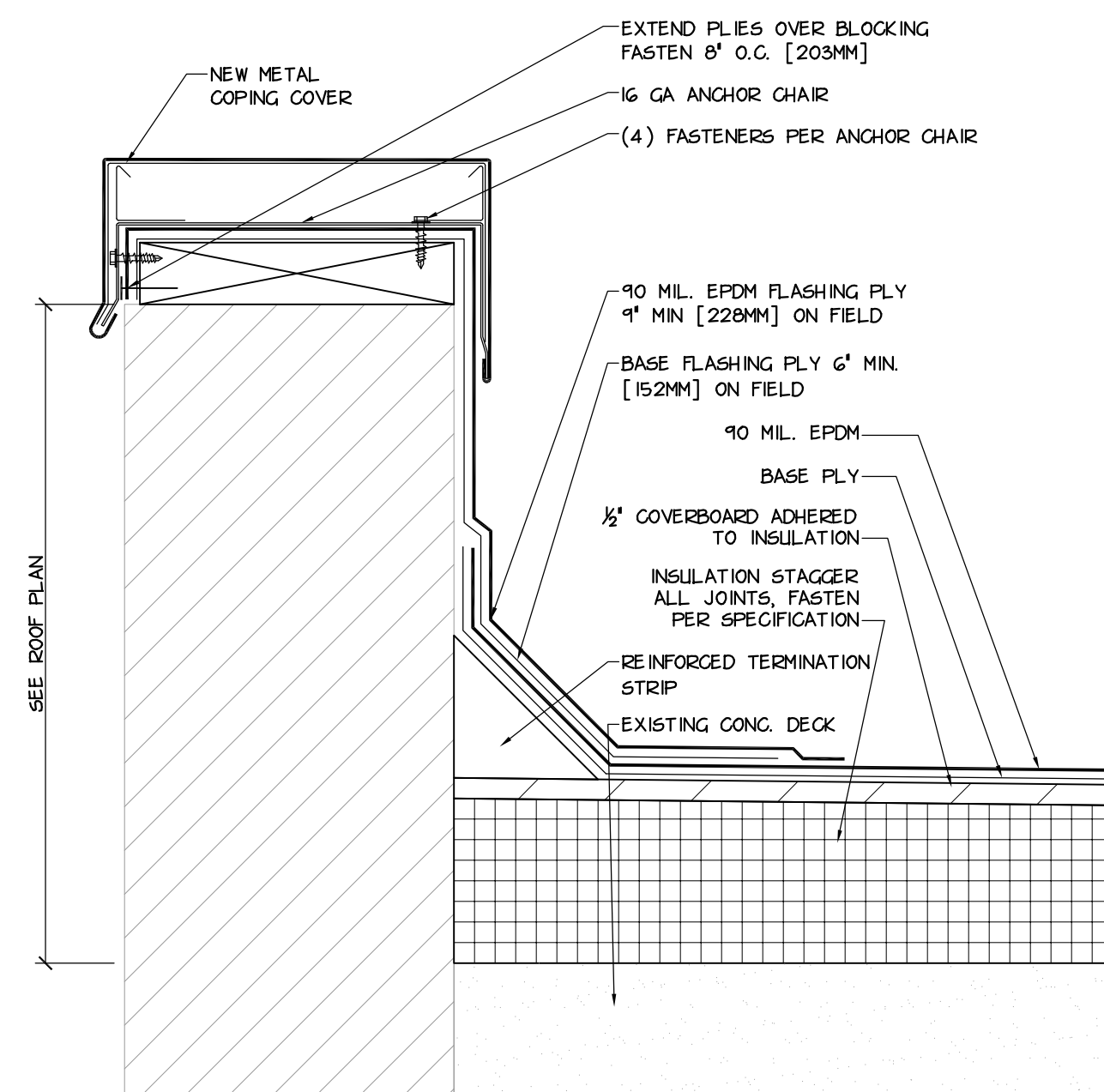
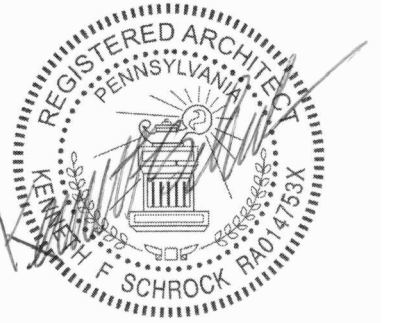
ROOF LEGEND	
EF	EXISTING EXHAUST FAN
RD	NEW ROOF DRAIN
SS	SOIL STACK
	NEW EPDM ROOFING
	NEW METAL COPING COVER



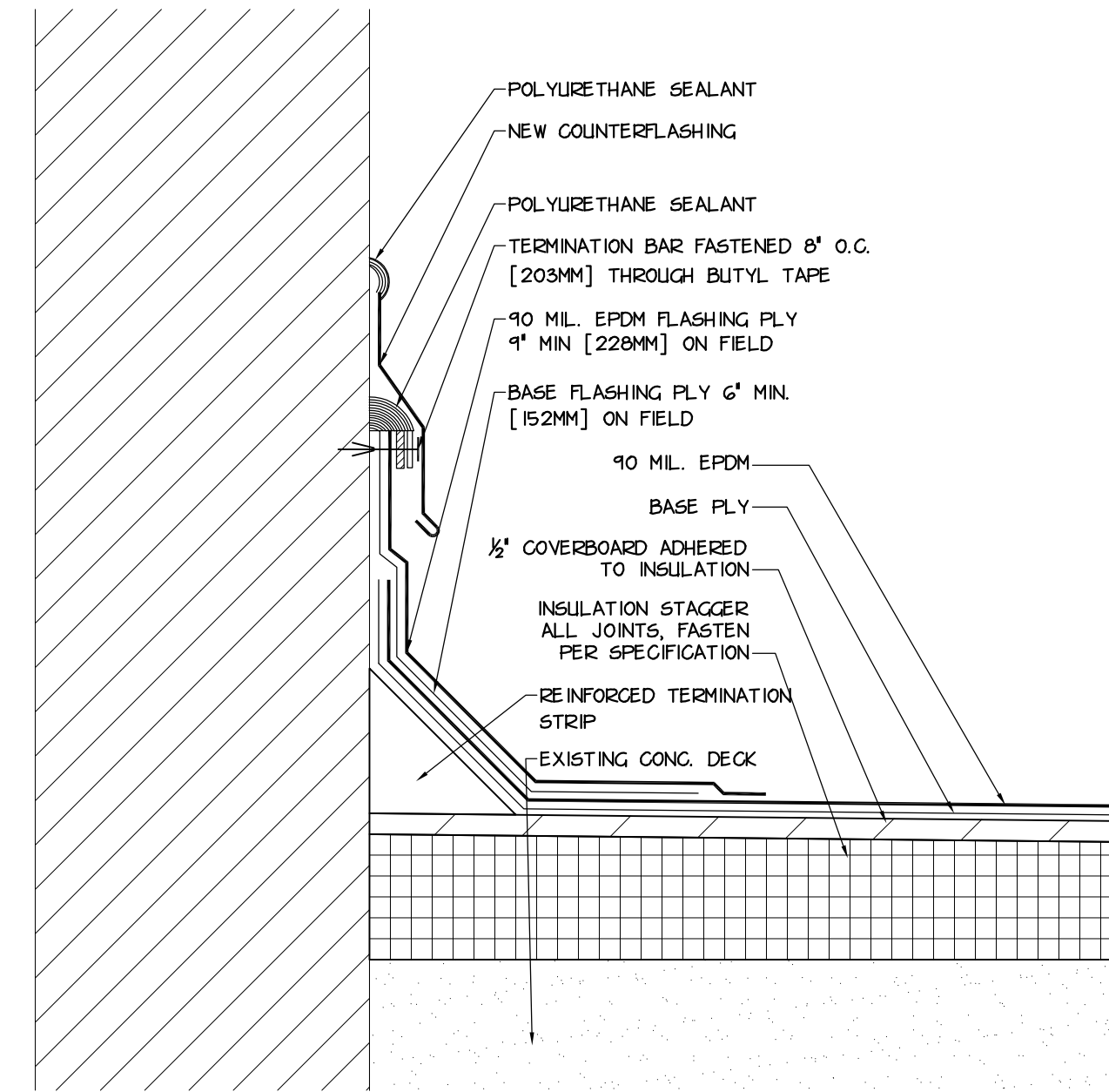
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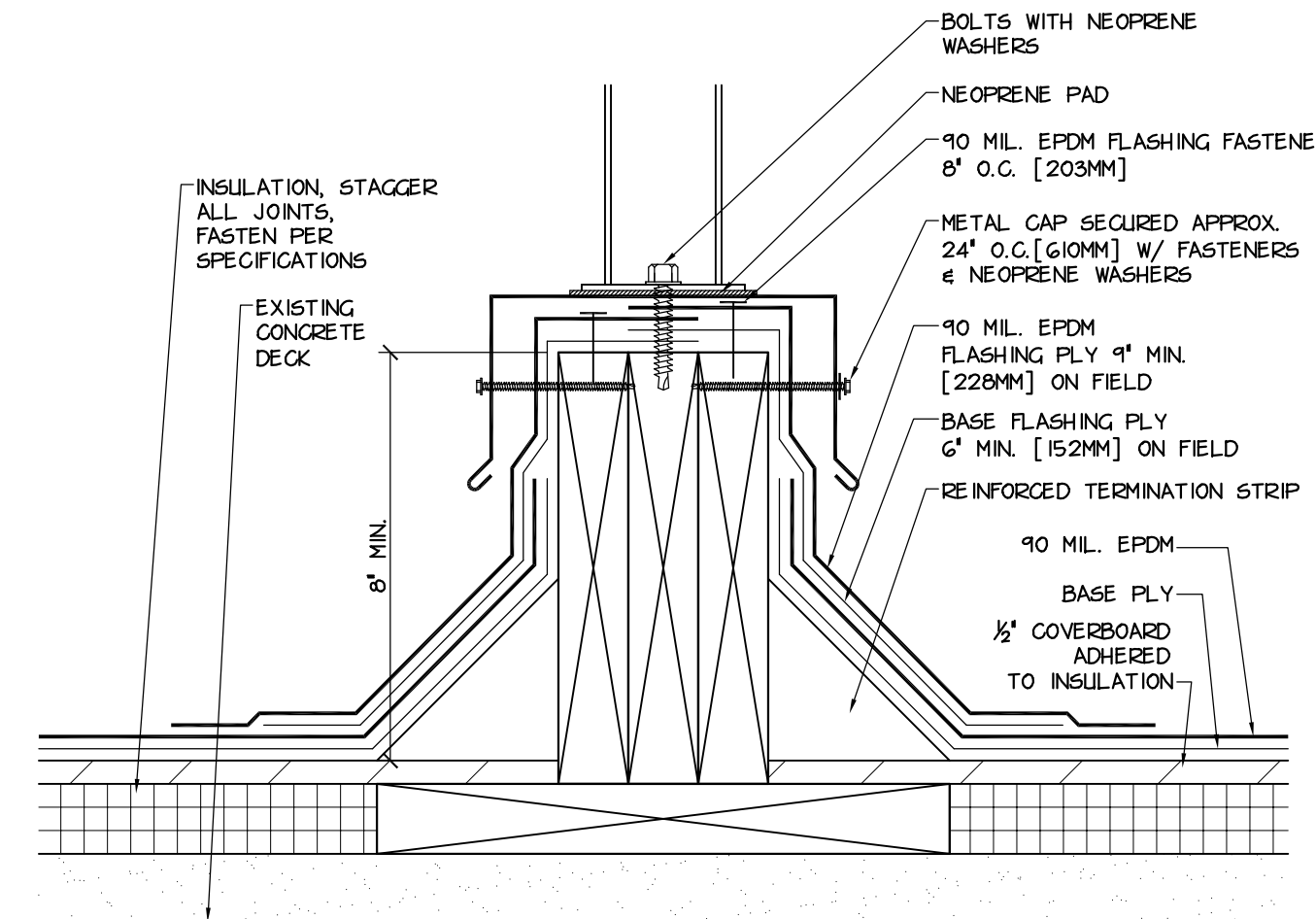
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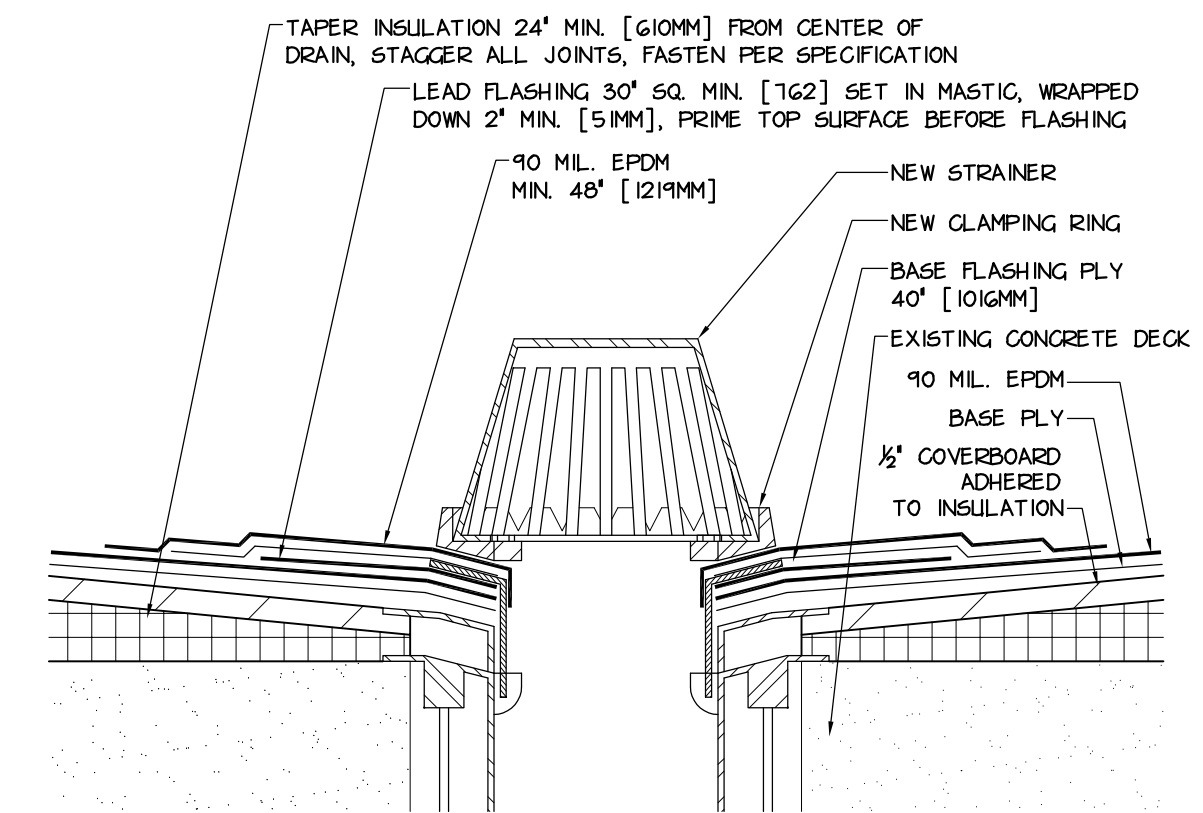
1 TERMINATION AT PARAPET
A5.01 SCALE: 3' = 1'-0"



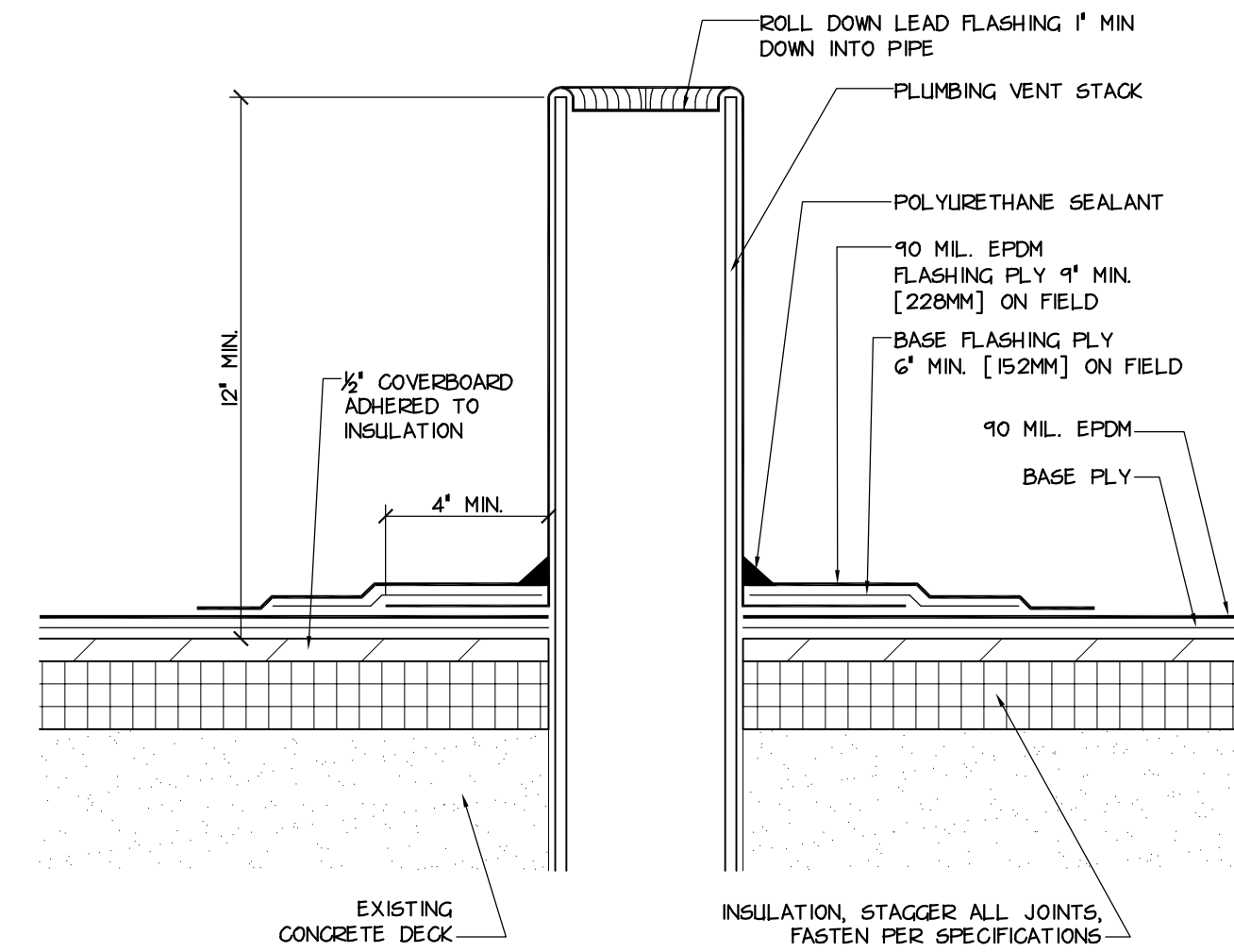
2 TERMINATION AT PENTHOUSE
A5.01 SCALE: 3' = 1'-0"



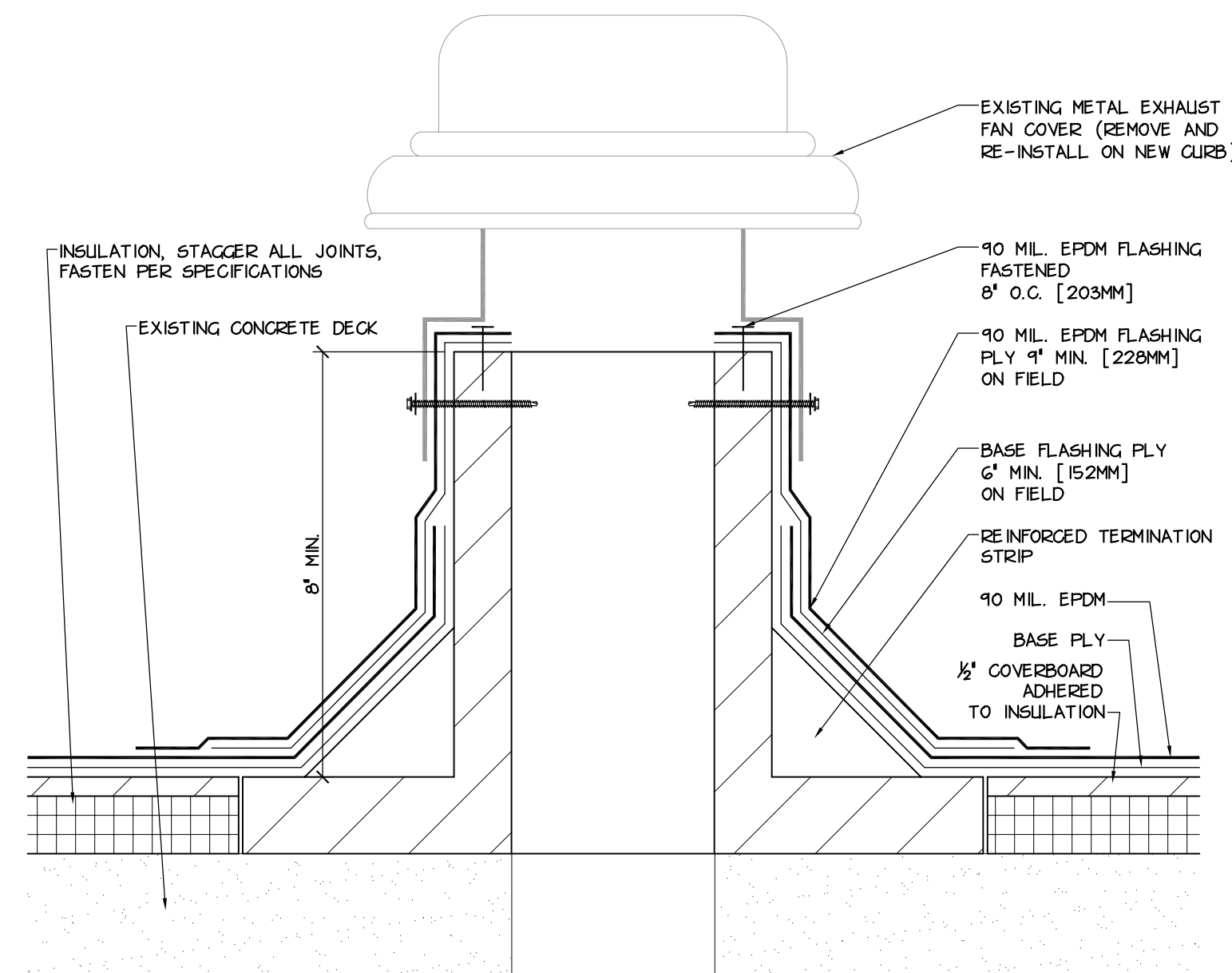
3 EQUIPMENT SUPPORT DETAIL
A5.01 SCALE: 3' = 1'-0"



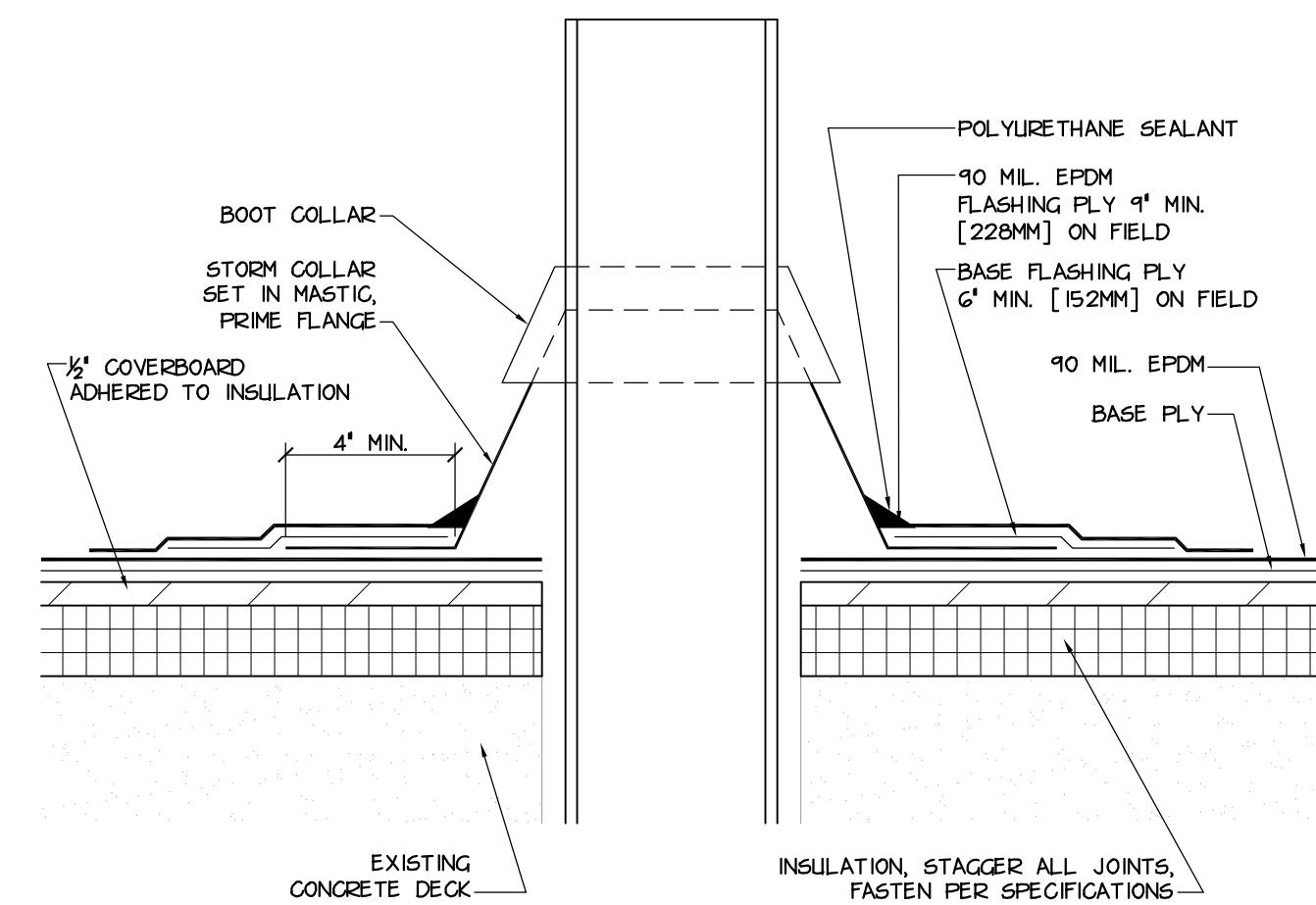
4 ROOF DRAIN DETAIL
A5.01 SCALE: 3' = 1'-0"



5 VENT PIPE PENETRATION DETAIL
A5.01 SCALE: 3' = 1'-0"



6 EXHAUST FAN DETAIL
A5.01 SCALE: 3' = 1'-0"



7 ROOF PENETRATION DETAIL
A5.01 SCALE: 3' = 1'-0"

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