

APPLICATION FOR BUILDING PERMIT

The Village of Irvington | 85 Main St | Irvington NY 10533

Application Number:	342	Date:	03/31/2021
Job Location:	7 STRAWBERRY LN	Parcel ID:	2.50-19-20
Property Owner:	Marian Gruber & Walter Montgomery	Property Class:	1 FAMILY RES
Occupancy:	One/ Two Family	Zoning:	
Common Name:			

Applicant	Contractor
William Stanislawczyk	William Stanislawczyk
William Stanislawczyk General Contractor	William Stanislawczyk General Contractor
375 Bellevue AvenueYonkers NY 10703	375 Bellevue Avenue Yonkers NY 10703
914-589-6828	914-589-6828

Description of Work

Type of Work:	Deck	Applicant is:	Contractor
Work Requested by:	The Owner	In association with:	
Cost of Work (Est.):	22000.00	Property Class:	1 FAMILY RES

Description of Work

Replacement of deck boards and railing system.

Please Note: Completing the application does not constitute a permit to commence construction. To obtain your permit follow the instructions on the instruction page provided on page 3.

Job Location: 7 STRAWBERRY LN

Parcel Id: 2.50-19-20

AFFIDAVIT OF APPLICANT

I William Stanislawczyk being duly sworn, depose and says: That s/he does business as: William Stanislawczyk General Contractor with offices at: 375 Bellevue Avenue Yonkers NY 10703 and that s/he is:

- ☐ The owner of the property described herein.
- ☐ The _____ of the New York Corporation _____ with offices at: _____ duly authorized by resolution of the Board of Directors, and that said corporation is duly authorized by the owner to make this application.
- ☐ A general partner of _____ with offices _____ and that said Partnership is duly authorized by the Owner to make this application.
- ☐ The Lessee of the premises, duly authorized by the owner to make this application.
- ☐ The Architect of Engineer duly authorized by the owner to make this application.
- ☐ The contractor authorized by the owner to make this application.

That the information contained in this application and on the accompanying drawings is true to the best of his knowledge and belief. The undersigned hereby agrees to comply with all the requirements of the New York State Uniform Fire Prevention and Building Code, the Village of Irvington Building Code, Zoning Ordinance and all other laws pertaining to same, in the construction applied for, whether or not shown on plans or specify in this application.

Sworn to before me this _____ day of _____ of _____

Notary Public / Commission of Deeds

Applicant's Signature

OWNER'S AUTHORIZATION

I Marian Gruber & Walter Montgomery as the owner of the subject premises and have authorized the contractor named above to perform the work under the subject application.

Owner phone number 917-340-0251 Owner email address m m tgrub@gmail.com

- ☒ Walter Montgomery I hereby acknowledge that it is my responsibility as the **property owner** to ensure that if the permit (if issued) receives a Final Certificate of Approval from the Building Department and further that if a Final Certificate of Approval is not obtained upon completion of the construction, a property violation may be placed on the property for which this permit is being requested.

Sworn to before me this _____ day of _____ of _____

Notary Public / Commission of Deeds

Walter Montgomery
Applicant's Signature

INSTRUCTIONS

REQUIREMENTS FOR OBTAINING A PERMIT:

The following items must be submitted in order to obtain a Building Permit:

1. One (1) Building Permit application signed by the owner or a notarized Agent Letter.
2. One (1) property survey (signed and sealed), reflecting existing conditions.
3. Two (2) sets of construction drawings and specifications, including existing and proposed conditions, state design criteria, structural and architectural details, plans, and cross sections, mechanical, electrical, and plumbing drawings (signed and sealed by a likened professional).
4. One USB with all plans (with Licensed Professionals certification/stamp) and specifications in PDF (file size must be less than 25MB).
5. Copy of approved site plan from the Irvington Planning Board when applicable (required on all increases of FAR, footprint, coverage, driveways and increases of cubic content under a roof).
6. Approval by the Architectural Review Board (ARB) when applicable. An additional five (5) sets of construction drawings and specifications (please see ARB requirements (available on the village web site www.irvingtonny.gov) prior to submission).
7. Visit the Village of Irvington website www.irvingtonny.gov for additional check list for solar panels, generators, underground propane tanks, signs and awnings(found in forms and documents in the Building & Planning General Information folder).
8. Village Zoning Code is available on the Village website: www.irvingtonny.gov.
9. Provide evidence that the application meets the NYS Energy code as described by www.dos.state.ny.us/code/energycode/overview.htm

Contractor Requirements in order to obtain a Building Permit:

10. Contractor's Certificate of Liability listing the Village of Irvington as the Certificate Holder with no disclaimer in the description other than certificate holder is named additional insured (any additional comments will not be accepted).
11. Contractor's Workers Compensation C-105 form (or equivalent) listing the Village of Irvington as Certificate Holder.
12. Copy of Contractor's Westchester County Home Improvement License.
13. All information above uploaded into permit application with the contractor's contact information, including mailing address, phone number, and email address.
14. Contractor's signature on Affidavit of Contractor (required prior to issuance of the permit).

Please Note:

-State Law requires that the contractor submits a copy of Workman's Compensation as required by the New York State Disability Insurance naming the Department of Buildings, Village of Irvington as certificate holder and showing coverage for general contracting and the locations covered by such insurance. If structure is to be demolished a copy of Liability Insurance must also be submitted.

- Please be advised under State and Municipal Laws, the Workman's Compensation and Disability benefits insurance must be submitted on separate state approved forms. The "Acord Form" is no longer acceptable as proof of Workman's Compensation coverage. Further information or questions may be answered by calling the NYS Bureau of Compliance at (518) 486-6307 or by visiting their website or by contacting your insurance provider.

FEES ASSOCIATED WITH BUILDING PERMIT APPLICATION(All fees must be paid at time of application):

Fee schedule

Building Permit (Non-Refundable)

* Application fee \$85

* Permit fee \$17 per thousand dollars (\$1000) of estimated cost of construction, or fraction thereof

85
374

• Inspection Fees (as applicable)

- | | |
|--|--|
| • Insulation: \$50 | • Footing: \$50 |
| • Solid Fuel: \$50 | • Preparation for concrete slabs and walls: \$50 |
| • Foundation and footing drain: \$50 | • Framing: \$50 |
| • Energy Code Compliance: \$50 | • Building systems, including underground and rough-in: \$50 |
| • Sediment and erosion control: \$50 | • Fire resistant construction and penetrations: \$50 |
| • Footing: \$50 | • Final Inspection for C.O.: \$50 |
| • Preparation for concrete slabs and walls: \$50 | • State and local laws (per re-inspection): \$50 |

Total Inspections 50

* Certificate of Occupancy Fees: One dollar (\$1.00) per thousand dollars of estimated cost. Minimum Fee \$25.00

* Permit Revisions or Amendment: \$50.00 (plus \$17 per thousand (\$1000), of the estimated cost of construction and any additional inspections fees).

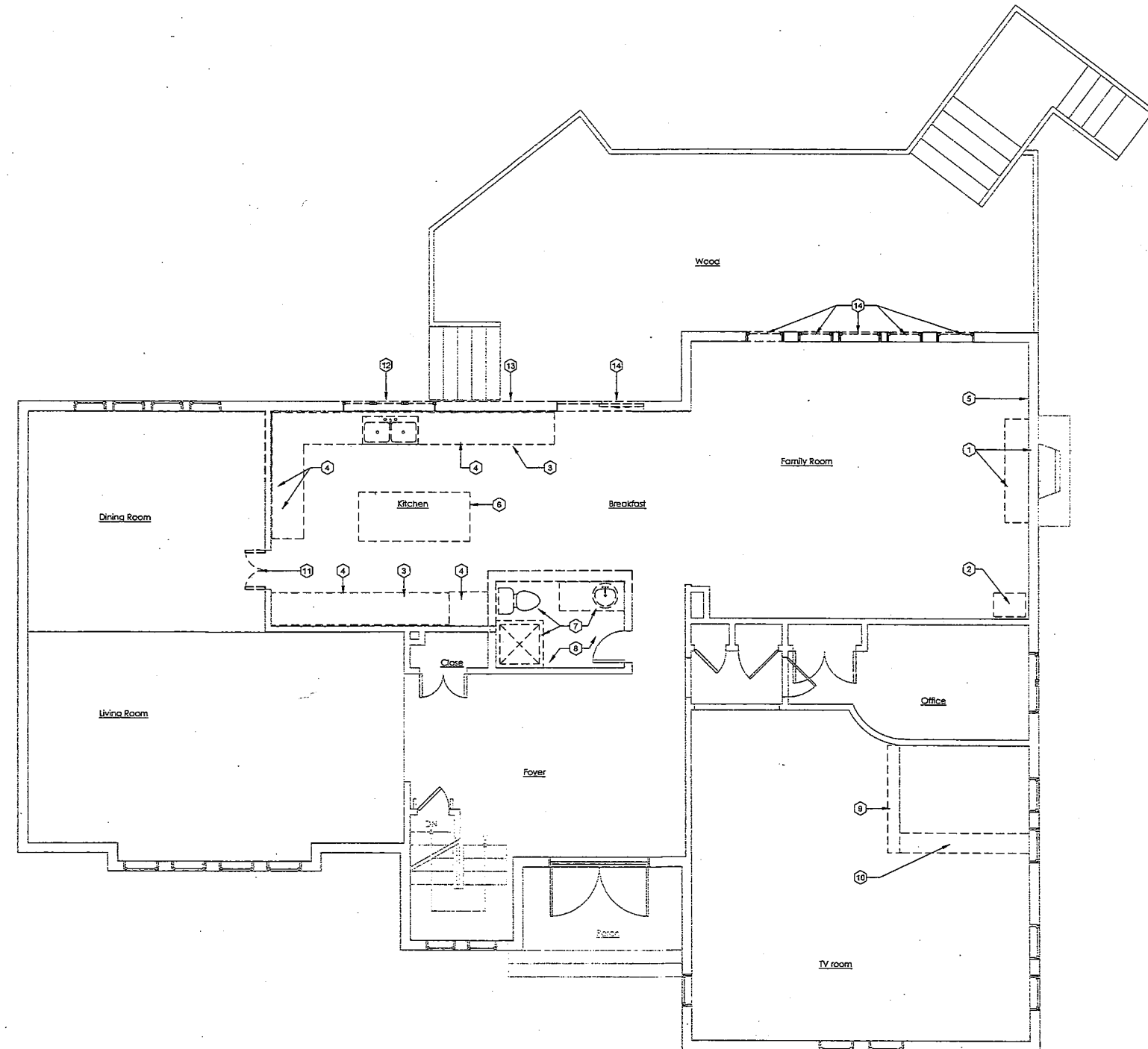
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* Re-inspection fee for work not ready at time of inspection or not in compliance: \$50

* Applications for Undocumented Work/ Legalizing: Applications to legalize work done prior to applying for and receiving a building permit shall pay double all applicable fees and inspections, including the cost of construction based on the cost of all proposed work being legalized at the time of application. Minimum fee \$500.00.

(To be collected at time of submission of application) Total \$ 534

(Note: pursuant to 224-54A all permits are valid for one (1) year from date on permit
Any permit that expires will be subject to additional fees.)



Demolition Notes:

Examination: Qualified professional shall survey existing conditions and correlate with requirements indicated to determine extent of selective demolition required. Inventory and record the condition of items to be removed and reinstalled and items to be removed and salvaged. When anticipated mechanical, electrical, or structural elements that conflict with intended function or design are encountered, investigate and measure the nature and extent of conflict. Survey condition of building to determine whether removing any element might result in structural deficiency or unplanned collapse of any portion of structure or adjacent structures during selective demolition operations. Promptly notify the architect if any such conditions exist. Perform regular surveys as the work progresses to detect any hazards resulting from selective demolition activities. Promptly notify the architect of any such hazards.

Preparation: conduct selective demolition and debris-removal operations to ensure minimum interference with roads, streets, walls, walkways, and adjacent properties. Provide and maintain shoring, bracing, and structural supports as required to preserve stability and prevent movement, settlement, or collapse of construction and finishes to remain, and to prevent unexpected or uncontrolled movement or collapse of construction being demolished.

Demolition: demolish and remove existing construction only to the extent required by new construction and as indicated. Use methods required to complete the work. Within limitations of governing regulations and as follows:

Neatly cut openings and holes plumb, square, and true to dimensions required. Use cutting methods least likely to damage construction to remain or adjoining construction. Use hand tools or small power tools designed for sawing or grinding, not hammering and chopping, to minimize disturbance of adjacent surfaces. Temporarily cover openings to remain.

Cut or drill from the exposed or finished side into concealed surfaces to avoid marring existing finished surfaces.

Do not use cutting torches until work area is cleared of flammable materials. At concealed spaces, such as duct and pipe interiors, verify condition and contents of hidden space before starting flame-cutting operations. Maintain portable fire-suppression devices during flame-cutting operations.

Dispose of demolished items and materials promptly.

Protect construction indicated to remain against damage and soiling during selective demolition. When permitted by architect, items may be removed to a suitable, protected storage location during selective demolition and reinstalled in their original locations after selective demolition operations are complete.

Utility service and mechanical and electrical systems: maintain existing utilities indicated to remain in service and protect them against damage during selective demolition operations. Locate, identify, disconnect, and seal or cap off indicated utility services and mechanical/electrical systems serving areas to be selectively demolished.

All electrical equipment including switches, receptacles and fixtures not indicated to remain are to be removed. All associated wiring to be abandoned is to be removed. See electrical floor plans for more information.

Disposal of demolished materials: except for items or materials indicated to be recycled, reused, salvaged, reinstalled, or otherwise indicated to remain owner's property, remove demolished materials from project site and legally dispose of them in an EPA-approved landfill. Do not burn demolished materials.

Cleaning: clean adjacent structures and improvements of dust, dirt, and debris caused by selective demolition operations. Return adjacent areas to condition existing before selective demolition operations began.

- Legend**
- Existing portion wall to be removed
 - Existing masonry partition or wall to remain
 - New Wall or partition
 - Existing door and frame to be removed
 - Existing door and frame to remain

General Notes

Provide wall and floor protection in the areas of work and areas leading to the work area. Replace walkoff mats as required throughout construction or until directed by the owner's representative. Maintain all means of egress at all times.

Salvage decorative lighting fixtures in all areas of demolition work.

Coordinate with Owner for where salvaged items are to be stored.

- Demolition Keynotes - First Floor**
- Remove fire place mantel, hearth and insert
 - Remove AV closet and salvage equipment
 - Remove stone counter, base cabinets and wall cabinets
 - Salvage existing kitchen appliances: dishwasher, range, microwave, wall ovens and refrigerator
 - Existing audio speakers to remain
 - Remove stone island counter and base cabinets
 - Remove plumbing fixtures and vanity
 - Remove tiles at walls and floor
 - Remove low wall
 - Remove stepped platform
 - Remove double acting doors
 - Remove window(s)
 - Remove portion of wall as required for new opening
 - Remove existing doors.

1 Demolition Plan - First Floor
1/4" = 1'-0"

Gruber & Montgomery Residence

7 Strawberry Lane
Irvington, NY 10533

1	8/1/16	Issued for ARB
		Approval
	5/31/16	Issued for Demo Permit
NO.	DATE	ISSUE/REVISION

FERGUSON MALONE ARCHITECTURE

ONE BRIDGE STREET
IRVINGTON NY 10533
T 914 591 5066 F 914 591 5031

First Floor
Demolition Plan

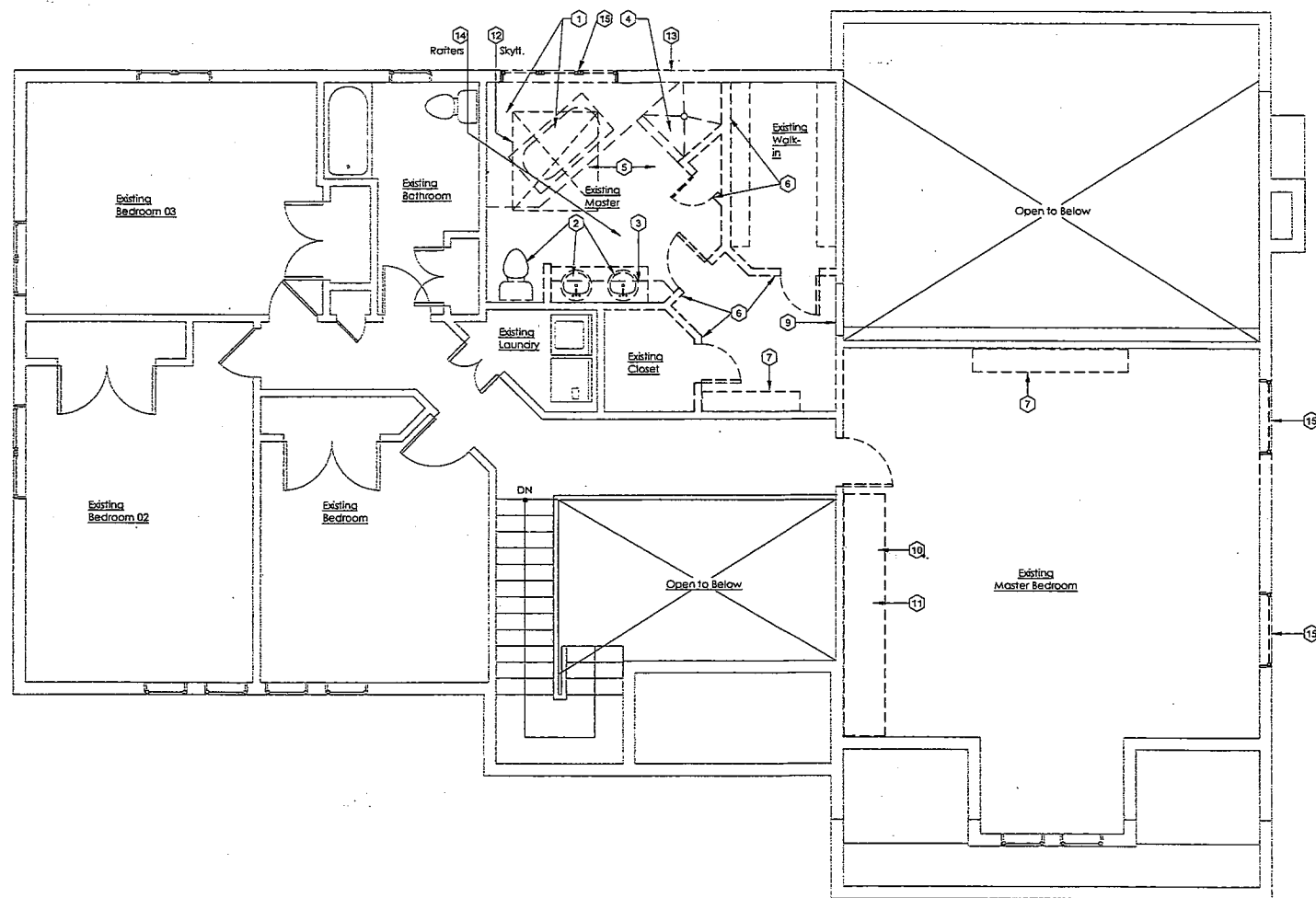
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DATE: 05/27/16

JOB: 1617

A-1.01

1 Demolition Plan - Second Floor
1/4" = 1'-0"



Demolition Notes:

Examination: Qualified professional shall survey existing conditions and correlate with requirements indicated to determine extent of selective demolition required. Inventory and record the condition of items to be removed and reinstalled and items to be removed and salvaged. When unanticipated mechanical, electrical, or structural elements that conflict with intended function or design are encountered, investigate and measure the nature and extent of conflict. Survey condition of building to determine whether removing any element might result in structural deficiency or unplanned collapse of any portion of structure or adjacent structures during selective demolition operations. Promptly notify the architect if any such conditions exist. Perform regular surveys as the work progresses to detect any hazards resulting from selective demolition activities. Promptly notify the architect of any such hazards.

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Neatly cut openings and holes plumb, square, and true to dimensions required. Use cutting methods least likely to damage construction to remain or adjoining construction. Use hand tools or small power tools designed for sawing or grinding, not hammering and chopping, to minimize disturbance of adjacent surfaces. Temporarily cover openings to remain.

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Cleaning: clean adjacent structures and improvements of dust, dirt, and debris caused by selective demolition operations. Return adjacent areas to condition existing before selective demolition operations began.

Legend

- Existing portion wall to be removed
- Existing masonry partition or wall to remain
- New Wall or partition
- Existing door and frame to be removed
- Existing door and frame to remain

General Notes

Provide wall and floor protection in the areas of work and areas leading to the work area. Replace walkoff mats as required throughout construction or until directed by the owner's representative. Maintain all means of egress at all times.

Salvage decorative lighting fixtures in all areas of demolition work.

Coordinate with Owner for where salvaged items are to be stored.

Demolition Keynotes - Second Floor

- Remove bathtub and raised platform
- Remove plumbing fixtures and vanity
- Remove soffit above
- Remove shower fixtures and enclosure
- Remove tile walls and flooring
- Remove walls shown dashed
- Remove counter and leg support
- Remove glass block and temporary block off with plywood
- Remove wood wall unit
- Salvage TV
- Remove skylight
- Remove portion of wall as required for new openings
- Remove portion of ceiling joists as required for new cathedral ceiling
- Remove window

Gruber &
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Residence
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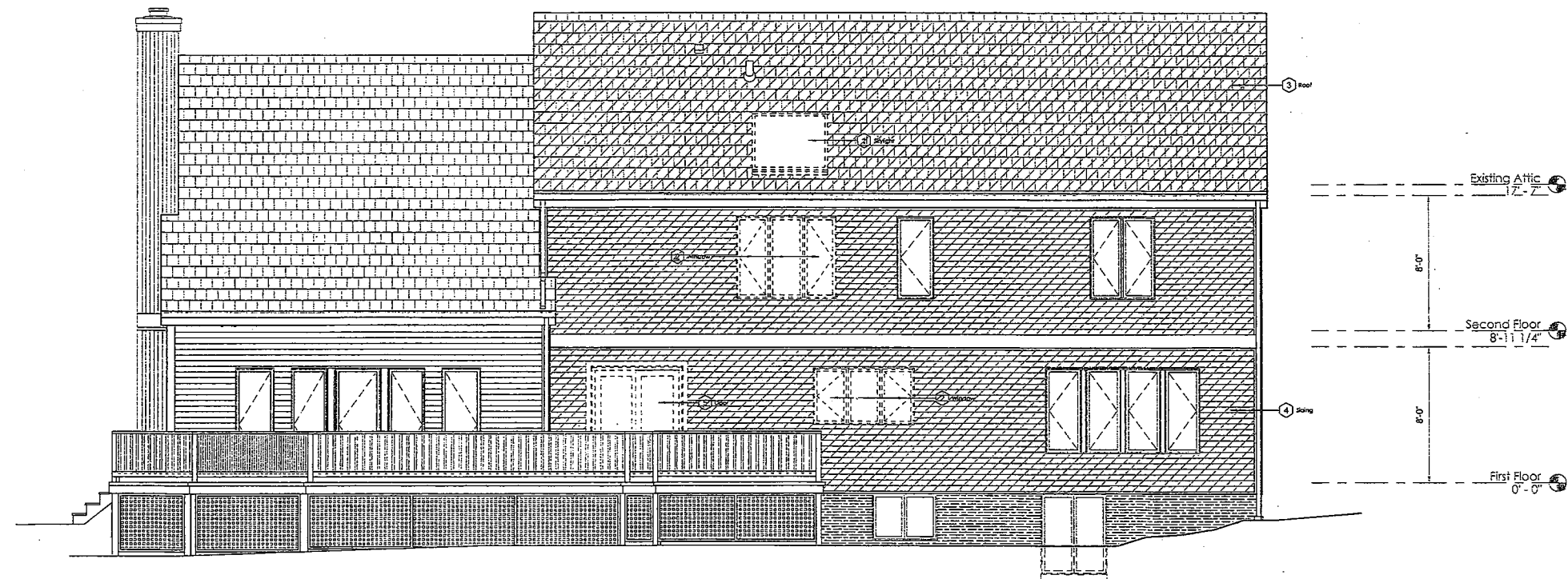
Second Floor Demolition Plan

SCALE: As Noted

DATE: 05/27/16

JOB: 1617

A-1.02



1 Existing North Elevation
1/4" = 1'-0"



2 Existing East Elevation
1/4" = 1'-0"

- Notes**
- 1 Skylight - Existing skylight to be removed.
 - 2 Window - Existing window to be removed.
 - 3 Roof - Existing roofing to be removed.
 - 4 Siding - Existing siding to be removed.
 - 5 Door - Existing door to be removed.

Gruber & Montgomery Residence

7 Strawberry Lane
Irvington, NY 10533

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T 914 591 5066 F 914 591 5031

CIVIL ENGINEER
KEANE COPPELMAN & GREGORY ENGINEERS, P.C.
Civil, Sanitary, and Environmental Engineers
113 Smith Ave, Mount Kisco, New York, 10549
T: 914-241-2235

Existing Exterior Elevations

SCALE: As Noted

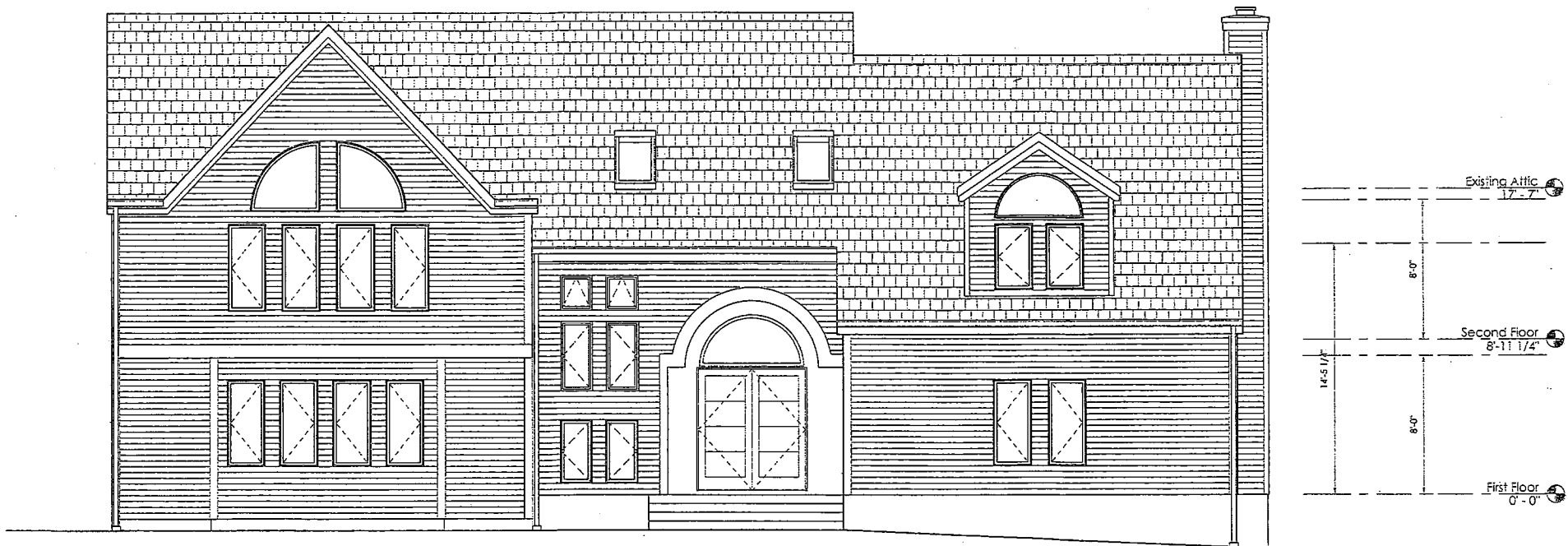
DATE: 06/24/16

JOB: 1617

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Gruber &
Montgomery
Residence

7 Strawberry Lane
Irvington, NY 10533



1 Existing South Elevation
1/4" = 1'-0"



FERGUSON MALONE ARCHITECTURE
ONE BRIDGE STREET
IRVINGTON NY 10533
T 914 591 5066 F 914 591 5031

CIVIL ENGINEER
KEANE COPPELMAN & GREGORY ENGINEERS, P.C.
Civil, Sanitary, and Environmental Engineers
113 Smith Ave., Mount Kisco, New York, 10549
T: 914-241-2225

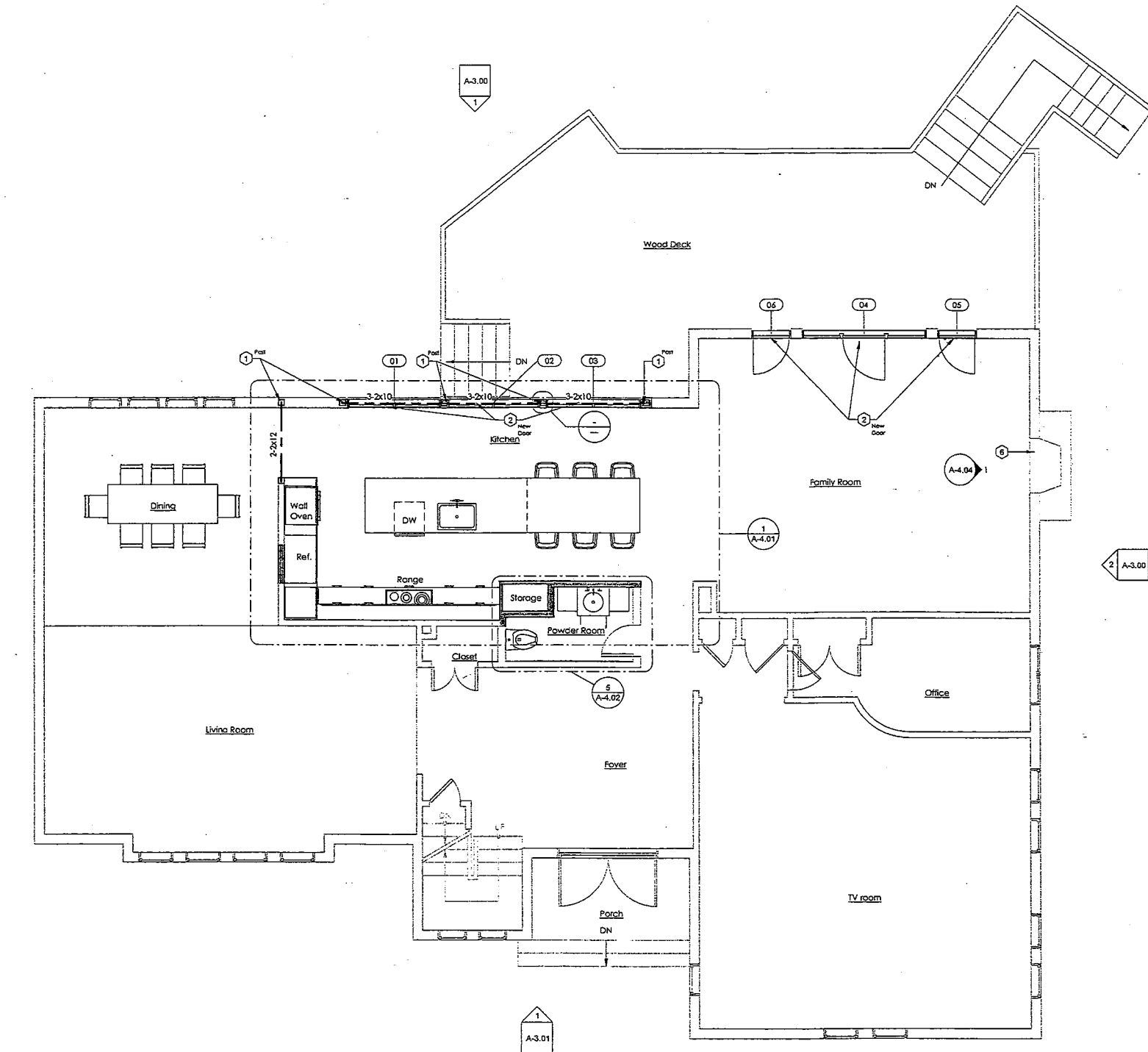
Existing Exterior
Elevation

SCALE: As Noted

DATE: 06/24/16

JOB: 1617

A-1.04



1 Proposed First Floor Plan
1/4" = 1'-0"

Framing Notes

- All framing lumber and details of wood construction shall conform to national design specifications for stress grade lumber and its fastenings (including supplement no. 1). All new framing lumber shall be grade marked at mill and shall be surfaced dry. New joists shall comply with FS 20-70 for sizes and shall conform to the following species and grade.
Rafter and joists: douglas fir, larch #2
Beams, girders and headers: douglas fir, larch #1
Studs and plates: douglas fir, larch stud grade
- Set rough carpentry to required levels and lines, with members plumb, true to line, cut, and fitted. Fit rough carpentry to other construction, scribe and cope as needed for accurate fit. Locate framing, nailing, blocking, grounds, and similar supports to comply with requirements for attaching other construction.
- Framing standard: comply with AF&PA's "details for conventional wood frame construction," unless otherwise indicated.
- Metal framing anchors: install metal framing to comply with manufacturer's written instructions. All flush framed connections shall be made with approved galvanized steel joist or beam hangers, minimum 18 gauge. All metal including joist hangers, flashing, anchor bolts, post bases, etc. that come in contact with pressure treated lumber shall be hot dipped galvanized g186 by Simpson strong tie, stainless steel, or approved equal by architect.
- Do not splice structural members between supports, unless otherwise indicated.
- Securely attach rough carpentry work to substrate by anchoring and fastening as indicated, complying with the following:
a. NIS ner-272 for power-driven fasteners.
b. Table r602.3(1), "Fastener schedule for structural members," and Table r602.3(2), "alternate attachments," in ICC's international residential code for one- and two-family dwellings.
- New interior wood frame bearing walls are to be 2x4 @ 16" O.C. unless otherwise indicated.
- All rafters and joists shall align directly with studs below, where required, install additional studs. Use double studs @ ends of wall and ends of openings. Use double trimmers and headers at all floor openings where beams are not designated. Lap all plates at corners and at intersection of partitions.
- At the ends of all beams, headers and girders provide a built up or solid post whose width is at least equal to the width of the member it is supporting.
- Plywood shall be APA grade stamped and shall not exceed the spans intended for use on the grade stamp. All plywood shall be made with exterior glue and shall be of the following
Thickness: Floors: 3/4"
Roofs: 5/8" cdx
Walls: 1/2"
- Framing drawings show and locating existing structural members has been developed based on a site survey with limited access to structural members. The general contractor is to identify any discrepancies prior to beginning any reframing work.

Gypsum Board Notes

All gypsum board materials and accessories shall conform to astm c36, c79, c475, c514, c630, c931, c960, c1002, c1047, c1177, c1178, c1278, c1395 or c1396. And shall be installed in accordance w/ the 2007 residential code of New York State.

Use moisture resistance GWS at all wet areas, including bathrooms.

Use cement board as substrate for tile in all showers.

Dimensions are from finish to finish unless otherwise noted.

Contractor shall use corner beads at all exposed corners of soffits and ends in drywall partitions u.o.n. partitions shall be anchored firmly as per U.S. gypsum specifications and building code requirements.

All mechanical, plumbing and electrical lines are to be concealed unless otherwise specified. Where such are to be sealed, partitions or ceilings shall not be closed-in until the lines have been tested.

Partition Types

- 01 Full Height Partition
1-layer 1/2" gypsum board (each side), 2x4 wood studs @ 16" o.c. Frame floor to ceiling.
- 02 Moisture resistant partition
1-layer of 1/2" cement board on side facing wet area and 1-layer of 5/8" gypsum board on side facing dry area, 2x4 wood studs @ 16" o.c. Frame from floor to ceiling.

Framing Key

--- New beam or header

Finish Key

- WD01 Wood floor
- WD02 Wood floor
- FT01 Floor tile powder room
- FT02 Floor tile master bathroom
- FT03 Floor tile shower

Key Notes

- Post - 2x Built-up post - bear post onto existing joist, bearing wall or structural blocking, between joists. All point loads are to transfer to foundation.
- New door - See Door Schedule
- New window - See Window Schedule
- New skylight - See Window Schedule
- New sunlight tunnel - See Window Schedule
- New fireplace unit to be installed and new solid/or stone surround. Existing flue to be re-used.

Gruber & Montgomery Residence

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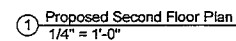
Proposed First Floor Plan

SCALE: As Noted

DATE: 06/24/16

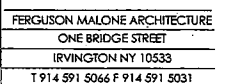
JOB: 1617

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All mechanical, plumbing and electrical lines are to be concealed unless otherwise specified. Where such are to be sealed, partitions or ceilings shall not be closed-in until the lines have been tested.

- 1 Post - 2x Bull-up post - bear post onto existing joist, bearing wall or structural blocking, between joists. All point loads are to transfer to foundation.
- 2 New door - See Door Schedule
- 3 New window - See Window Schedule
- 4 New skylight - See Window Schedule
- 5 New sunlight tunnel - See Window Schedule
- 6 New fireplace unit to be installed and new solid/or stone surround. Existing flue to be re-used.



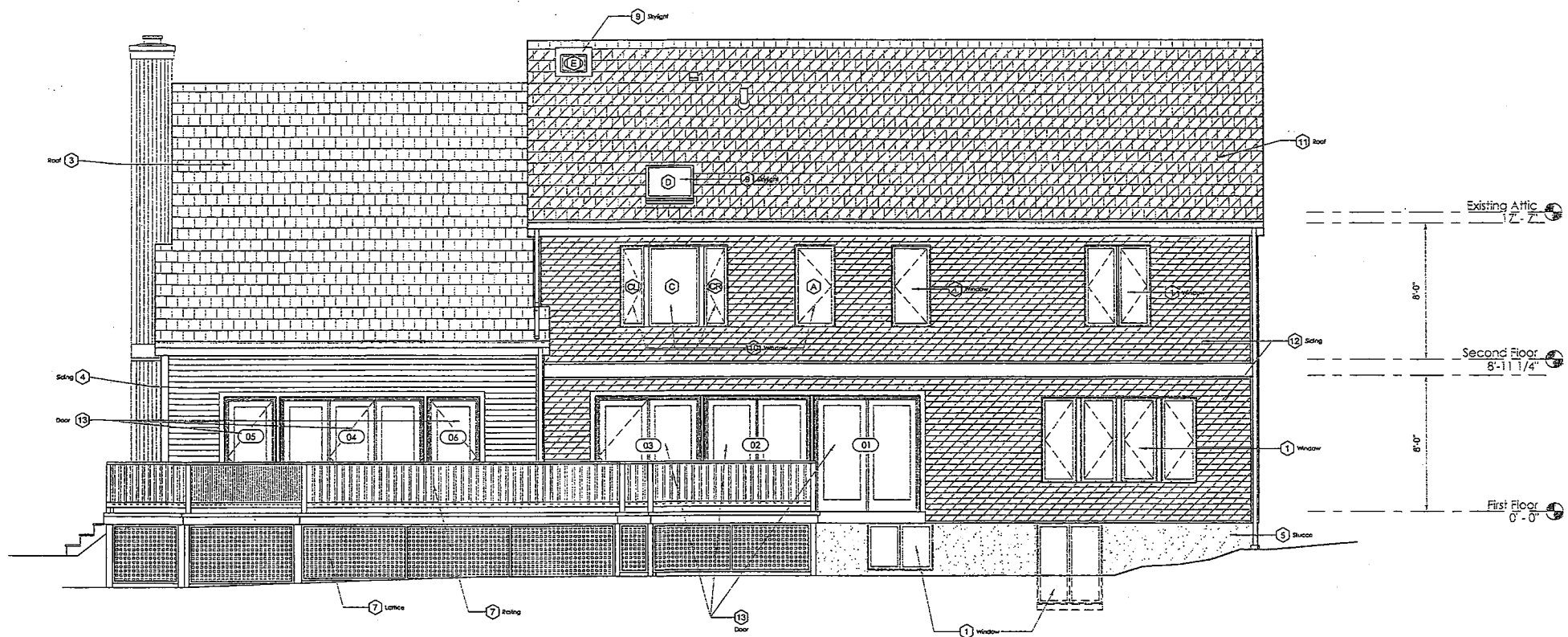
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Gruber & Montgomery Residence

7 Strawberry Lane
Irrington, NY 10533

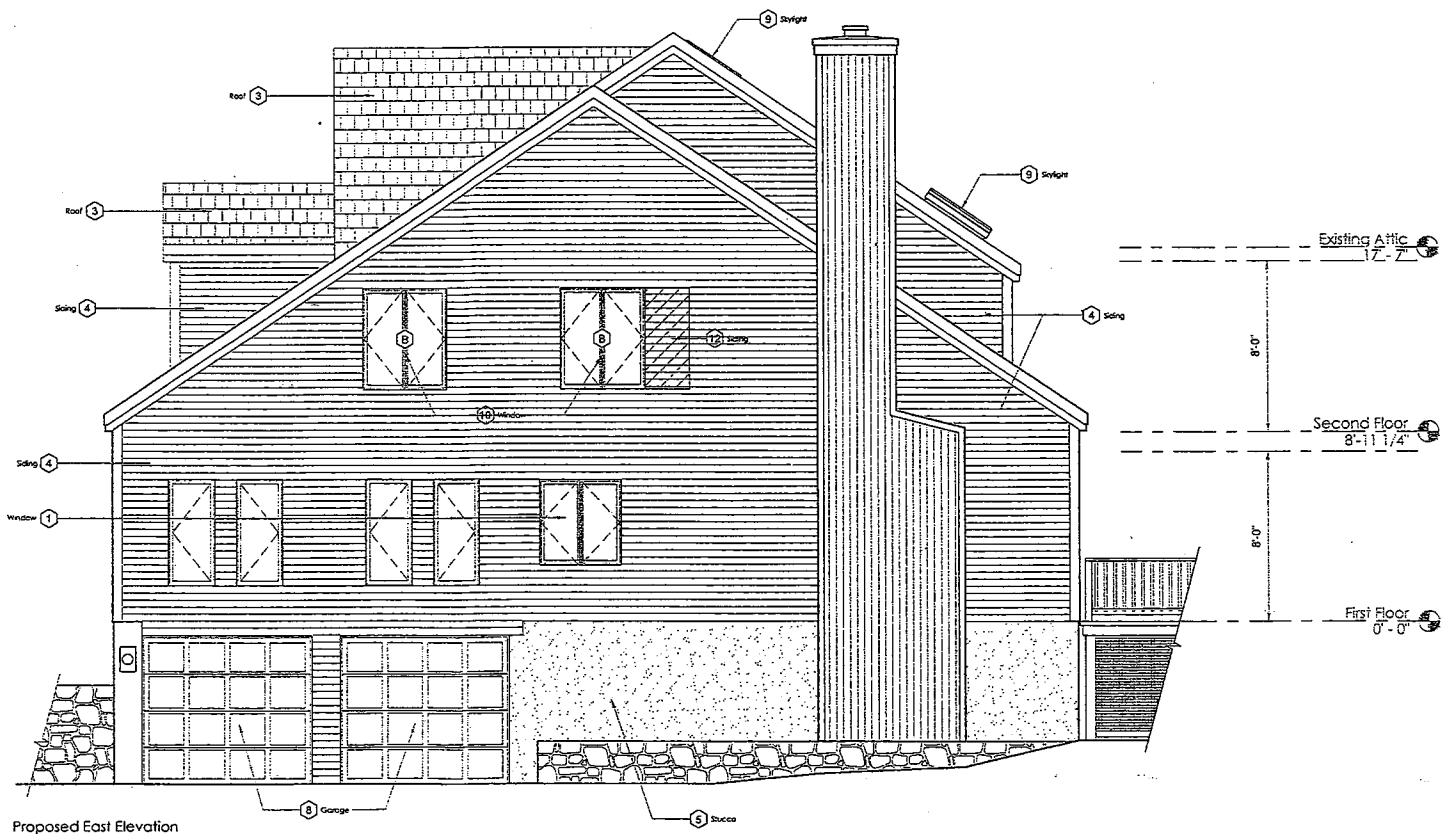
Notes

- 1 Window - Existing window to remain.
- 2 Door - Existing door to remain.
- 3 Roof - Existing roofing to remain.
- 4 Siding - Existing siding to remain.
- 5 Stucco - Existing stucco to remain.
- 6 Railing - Existing deck railing to remain.
- 7 Lattice - Existing lattice screening to remain.
- 8 Garage door - garage doors to remain.
- 9 Skylight - New skylight - See window schedule.
- 10 Window - New window - see window schedule.
- 11 Roof - New roofing to match existing.
- 12 Siding - New siding to match existing.
- 13 Door - New door - see door schedule.



1 Proposed North Elevation

1/4" = 1'-0"



2 Proposed East Elevation

1/4" = 1'-0"

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Proposed
Exterior
Elevations

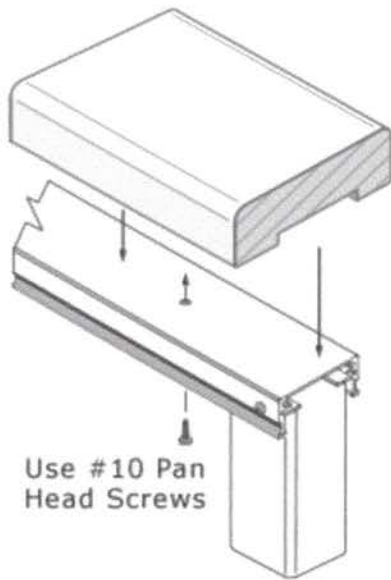
SCALE: As Noted

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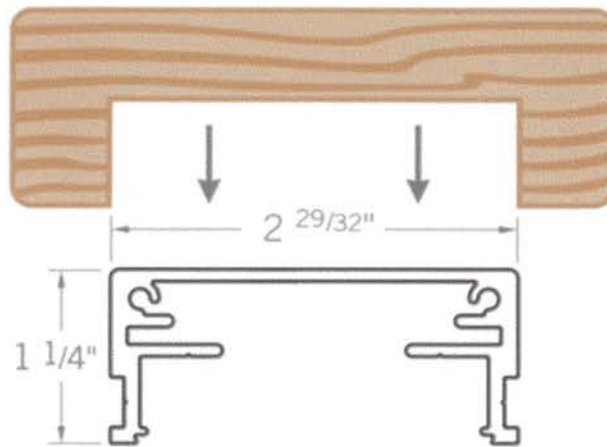
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A-3.00

DesignRail® Low-Profile Top Rail



Use #10 Pan Head Screws



attached to the top rail with screws from underneath. Note: construction adhesive or silicon can be used in addition to fasteners. Requires a hand rail when used on stairs.

Series 450 is a low-profile top rail for DesignRail® that can be used as stand-alone or for adding your own wood or composite cap rail (not included).

The cap rail can be

See photos with low-profile top rail

Learn more about: Feeney Railing Systems

OTHER TOP RAIL OPTIONS

- Square Top Rail
- Rectangular Top Rail
- Graspable Top Rail
- Elliptical Top Rail
- Round Top Rail

Infill

In order to ensure that DesignRail® Express is shipped in 5-7 business days, the only infill available is our 1/8" stainless steel CableRail Kits, with no bottom rail. Installation is easy! Watch our DesignRail® installation video to see how. You can also get more information on CableRail on our website.

For more infill options, see DesignRail® Create Your Own.



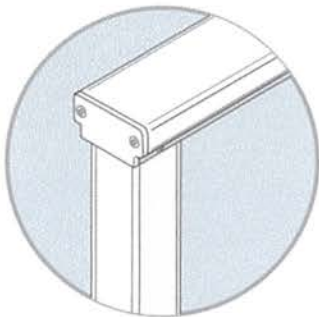
Top Rails

Top Rails come in 5 styles and are sold in 10 and 20 foot lengths that can be trimmed to size in the field.

Graspable Top Rails (Series 150) are used for stairs, and attached to the faces of the posts using Rail Connecting Brackets (RCBs).

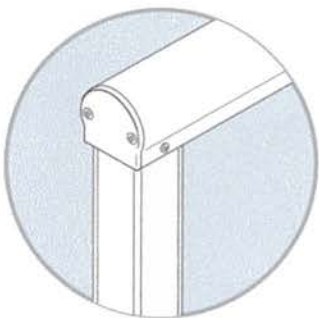
[Need help?](#)

Rectangular, Round, Elliptical, and Low-Profile Top Rails (Series 200, 300, 350 & 450) rest on the tops of the posts and are secured with stainless steel screws.



DesignRail® Rectangular Top Rail
Series 200 top rail for DesignRail®.

[More Details >](#)



DesignRail® Round Top Rail
Series 300 top rail for DesignRail®.

[More Details >](#)

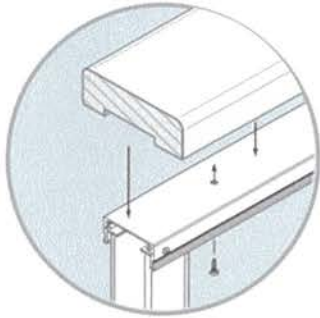


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DesignRail® Elliptical Top Rail

Series 350 top rail for DesignRail®

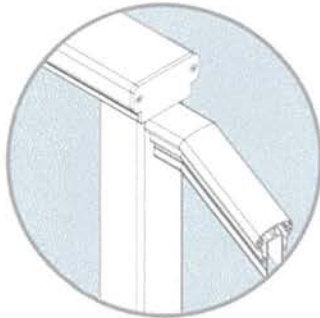
[More Details >](#)



DesignRail® Low-Profile Top Rail

Series 450 top rail for DesignRail® - wood/composite cap rail not included.

[More Details >](#)



DesignRail® Stair Top Rail

Series 150 top rail for DesignRail® Express stair railings.

[More Details >](#)

Frame Colors

Need help?

Durable, powder coated finishes adhere to AAMA-2604 coating specifications for superior color retention, impact resistance, and weather protection. Available in 5 standard colors - the color samples shown represent approximate colors only. Custom color matching or specific color selections are available upon request for an additional fee.

NEW Wood Grain Top Rail

DesignRail® Top Rail powder-coated finish option, with the beautiful look of wood, in three finishes - all with the same powder coat specifications warranty as our standard colors. Available for Graspable (Series 150) and Rectangular (Series 200) top rail profiles.



Cherry



Walnut



Weathered Gray



Accessories



DesignRail® Kits Base Plate
Cover

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Tools



Cable Lacing Needles

[Details >](#)



CableRail Tensioning Tool

[Details >](#)

Need help?



Tension Gauge

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Cable Cutter 1/8" Max

[Details >](#)



Quick-Connect® Release
Tool

[Details >](#)

Need help?



Stainless Steel Cleaner & Protectant Kit (with SteelRenewal™ & SteelProtect™) combo pack

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Resources



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