DEPT OF BUILDINGS 321970580 Job Number
B00801880105 Sheet Code

CITY POINT PHASE 3 TOWER

Brooklyn, New York

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

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No:	Date:	Revision:
	09-14-16	DOB RESUBMISSION
	07-22-16	DOB RESUBMISSION
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

COVER SHEET

SEAL & SIGNATURE OF ARCHITECT

DATE: —
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: A-000.00
CADD FILE: 1 OF 78

DEPT OF BUILDINGS 321370580 Job Number
B1004298333 Scan Code

SHEET NO.	DESCRIPTIVE TITLE	DATE													
		12-21-15 _ 100% SD DRAWINGS	01-15-16 _ PDC SUBMISSION	01-25-16 _ DOB FILING	02-22-16 _ 50% DD DRAWINGS	03-29-16 _ DOB RESUBMISSION	04-18-16 _ DOB RESUBMISSION	05-02-16 _ DOB RESUBMISSION	06-07-16 _ DOB RESUBMISSION						
ARCHITECTURAL															
A-000	COVER SHEET	●	●	●	●	●	●	●	●						
A-001	DRAWING LIST	●	●	●	●	●	●	●	●						
A-002	GENERAL NOTES				●	●	●	●	●						
A-003	ACCESSIBILITY AND ADAPTABILITY REQUIREMENTS				●	●	●	●	●						
A-004	FEMA MAP							●	●						
A-005	FEMA MAP							●	●						
EN-001	FOUNDATION ENERGY CALCULATION														
~~A-010~~	~~MATERIAL LIST~~	●	●	●	●	●	●	●							
~~A-020~~	~~PROJECT RENDERING~~	●	●	●	●										
A-030	SITE SETOUT - OVERALL ROOF PLAN	●	●	●	●	●	●	●	●						
Z-100	ZONING CALCULATION, AVERAGE CURB LEVEL, SITE PLAN				●		●	●	●	●					
Z-200	SURVEY (OVERALL)				●		●	●	●	●					
Z-201	SURVEY (PHASE 3)				●		●	●	●	●					
Z-300	FLOOR AREAS & MECHANICAL DEDUCTIONS				●		●	●	●	●					
Z-301	FLOOR AREAS & MECHANICAL DEDUCTIONS				●		●	●	●	●					
Z-302	FLOOR AREAS & MECHANICAL DEDUCTIONS				●		●	●	●	●					
Z-400	HEIGHT & SETBACK				●		●	●	●	●					
Z-500	GROUND FLOOR REQUIREMENT				●		●	●	●	●					
~~Z-600~~	~~QUALITY HOUSING~~				●		●	●							
LS-101	SUB-CELLAR & CELLAR LIFESAFETY PLAN	●	●	●	●	●	●	●	●	●					
LS-102	GROUND, 2ND & 3RD FLOOR LIFESAFETY PLAN	●	●	●	●	●	●	●	●	●					
LS-103	4TH & 5TH FLOOR LIFESAFETY PLAN	●	●	●	●	●	●	●	●	●					
LS-104	6TH & 7TH-9TH FLOOR LIFESAFETY PLAN	●	●	●	●	●	●	●	●	●					
LS-105	10TH-30TH FLOOR LIFESAFETY PLAN	●	●	●	●	●	●	●	●	●					
LS-106	31ST & 32ND-50TH FLOOR LIFESAFETY PLAN	●	●	●	●	●	●	●	●	●					
LS-107	51ST-56TH & 57TH FLOOR LIFESAFETY PLAN	●	●	●	●	●	●	●	●	●					
A-100	SUBCELLAR FLOOR PLAN	●	●	●	●	●	●	●	●	●					
A-101	CELLAR FLOOR PLAN	●	●	●	●	●	●	●	●	●					
A-102	1ST FLOOR PLAN	●	●	●	●	●	●	●	●	●					
A-103	2ND & 3RD FLOOR PLAN	●	●	●	●	●	●	●	●	●					
A-104	4TH FLOOR PLAN	●	●	●	●	●	●	●	●	●					
A-105	5TH FLOOR PLAN	●	●	●	●	●	●	●	●	●					
A-106	5TH FLOOR PART PLAN			●	●	●	●	●	●	●					
A-107	5TH FLOOR PART PLAN			●	●	●	●	●	●	●					
A-108	6TH FLOOR PLAN	●	●	●	●	●	●	●	●	●					
A-109	7TH-8TH FLOOR PLAN	●	●	●	●	●	●	●	●	●					
A-110	9TH-18TH FLOOR PLAN	●	●	●	●	●	●	●	●	●					
A-111	19TH-30TH FLOOR PLAN	●	●	●	●	●	●	●	●	●					
A-112	31ST FLOOR PLAN	●	●	●	●	●	●	●	●	●					
A-113	32ND-42ND FLOOR PLAN	●	●	●	●	●	●	●	●	●					
A-114	43RD-50TH FLOOR PLAN	●	●	●	●	●	●	●	●	●					
A-115	51ST-56TH FLOOR PLAN	●	●	●	●	●	●	●	●	●					
A-116	57TH FLOOR PLAN	●	●	●	●	●	●	●	●	●					
A-117	MAIN ROOF PLAN	●	●	●	●	●	●	●	●	●					
A-118	ROOF BULKHEAD PLAN	●	●	●	●	●	●	●	●	●					
A-200	BUILDING SECTION	●	●	●	●	●	●	●	●	●					
A-210	OVERALL BUILDING ELEVATIONS NORTH & EAST	●	●	●	●	●	●	●	●	●					
A-211	OVERALL BUILDING ELEVATIONS SOUTH & WEST	●	●	●	●	●	●	●	●	●					
A-220	ENLARGED PODIUM ELEVATION - NORTH	●	●	●	●	●	●	●	●	●					
A-221	ENLARGED PODIUM ELEVATION - EAST	●	●	●	●	●	●	●	●	●					
A-222	ENLARGED PODIUM ELEVATION - WEST	●	●	●	●	●	●	●	●	●					
A-231	ENLARGED TOWER ELEVATION - NORTH & EAST	●	●	●	●	●	●	●	●	●					
A-232	ENLARGED TOWER ELEVATION - SOUTH & WEST	●	●	●	●	●	●	●	●	●					
A-250	STAIR A,B,C & D DETAILS				●										
A-251	STAIR A,B,C & D DETAILS														
A-252	STAIR E & F DETAILS														
A-300	WALL TYPE DIAGRAM	●	●	●	●	●	●	●	●	●					
A-310	LOBBY WALL - STOREFRONT - CANOPIES	●	●	●	●	●	●	●	●	●					
~~A-311~~	~~PODIUM STOREFRONT~~				●										
A-320	PODIUM - WALL TYPE 4	●	●	●	●	●	●	●	●						
~~A-321~~	~~PODIUM - WALL TYPE 5~~				●										
A-330	RECESSED WALL AT 5TH FLOOR	●	●	●	●	●	●	●	●						
A-350	TYPICAL TOWER WALL	●	●	●	●	●	●	●	●						
A-360	TYPICAL LOUVERS AT MECHANICAL FLOORS	●	●	●	●	●	●	●	●						
A-370	ROOF AND PARAPET	●	●	●	●	●	●	●	●						
A-390	PLAN DETAILS	●	●	●	●	●	●	●	●						
~~A-390.1~~	~~PLAN DETAILS~~				●										
A-395	SECTION DETAILS	●	●	●	●	●	●	●	●						
~~A-395.1~~	~~SECTION DETAILS~~				●										
A-400	BUILDING ELEVATORS PLAN - RESIDENTIAL	●	●	●	●	●	●	●	●						
A-401	BUILDING ELEVATORS PLAN - RETAIL	●	●	●	●	●	●	●	●						
A-402	BUILDING ELEVATORS TYPICAL ENTRANCE OPENING				●										
A-501	PARTITION SCHEDULE				●	●	●	●	●	●					
A-503	DOOR SCHEDULE				●		●	●	●	●					
A-504	DOOR SCHEDULE DETAILS				●		●	●	●	●					
A-600	5TH FLOOR REFLECTED CEILING PLAN				●		●	●		●					
A-601	6TH FLOOR REFLECTED CEILING PLAN				●		●	●		●					
A-602	7TH-9TH FLOOR REFLECTED CEILING PLAN	●	●	●	●	●	●	●		●					
A-603	10TH-18TH FLOOR REFLECTED CEILING PLAN	●	●	●	●	●	●	●		●					
A-604	19TH-29TH FLOOR REFLECTED CEILING PLAN	●	●	●	●	●	●	●		●					
A-605	30TH FLOOR REFLECTED CEILING PLAN	●	●	●	●	●	●	●		●					
A-606	32ND-42ND FLOOR REFLECTED CEILING PLAN	●	●	●	●	●	●	●		●					
A-607	43RD-50TH FLOOR REFLECTED CEILING PLAN	●	●	●	●	●	●	●		●					
A-608	51ST-57TH FLOOR REFLECTED CEILING PLAN	●	●	●	●	●	●	●		●					
~~A-609~~	~~58TH FLOOR REFLECTED CEILING PLAN~~	●	●	●	●	●	●	●							
~~A-610~~	~~SUBCELLAR & GROUND FLOOR REFLECTED CEILING PLAN~~				●		●	●							

SHEET NO.	DESCRIPTIVE TITLE	DATE													
		12-21-15 _ 100% SD DRAWINGS	01-25-16 _ DOB FILING	02-22-16 _ 50% DD DRAWINGS	05-02-16 _ DOB RESUBMISSION										
MEP DRAWINGS															
M-000	MECHANICAL COVER SHEET	●	●	●	●										
M-100	MECHANICAL SUB CELLAR PLAN - DUCTWORK	●	●	●	●										
M-101	MECHANICAL CELLAR PLAN - DUCTWORK	●	●	●	●										
M-102	MECHANICAL GROUND FLOOR PLAN - DUCTWORK	●	●	●	●										
M-103	MECHANICAL 2ND TO 3RD FLOOR PLAN - DUCTWORK	●	●	●	●										
~~M-104~~	~~MECHANICAL 3RD FLOOR PLAN - DUCTWORK~~	●	●												
M-105	MECHANICAL 4TH FLOOR PLAN - DUCTWORK	●	●	●	●										
M-106	MECHANICAL 5TH FLOOR PLAN - DUCTWORK	●	●	●	●										
M-107	MECHANICAL 6TH FLOOR PLAN - DUCTWORK	●	●	●	●										
M-108	MECHANICAL 7TH-8TH FLOOR PLAN - DUCTWORK				●										
M-111	MECHANICAL 9TH-30TH FLOOR PLAN - DUCTWORK	●	●	●	●										
M-132	MECHANICAL 31ST FLOOR PLAN - DUCTWORK	●	●	●	●										
M-133	MECHANICAL 32ND-56TH FLOOR PLAN - DUCTWORK	●	●	●	●										
M-160	MECHANICAL 57TH FLOOR PLAN - DUCTWORK	●	●	●	●										
M-161	MECHANICAL ROOF FLOOR PLAN - DUCTWORK	●	●	●	●										
M-200	MECHANICAL SUB CELLAR FLOOR PLAN - PIPING				●										
M-201	MECHANICAL CELLAR FLOOR PLAN - PIPING				●										
M-202	MECHANICAL GROUND FLOOR PLAN - PIPING				●										
M-203	MECHANICAL 2ND FLOOR PLAN - PIPING														
M-204	MECHANICAL 3RD FLOOR PLAN - PIPING														
M-205	MECHANICAL 4TH FLOOR PLAN - PIPING				●										
M-206	MECHANICAL 5TH FLOOR PLAN - PIPING														
M-207	MECHANICAL 6TH FLOOR PLAN - PIPING														
M-208	MECHANICAL 7TH-8TH FLOOR PLAN - PIPING														
M-211	MECHANICAL 9TH-30TH FLOOR PLAN - PIPING				●										
M-232	MECHANICAL 31ST FLOOR PLAN - PIPING				●										
M-233	MECHANICAL 32ND-56TH FLOOR PLAN - PIPING				●										
M-260	MECHANICAL 57TH FLOOR PLAN - PIPING				●										
M-261	MECHANICAL ROOF FLOOR PLAN - PIPING				●										
M-300	SECTIONS & PART PLANS TBD														
M-400	CONDENSER WATER RISER DIAGRAM	●	●	●	●										
M-403	HOT WATER RISER DIAGRAM	●	●	●	●										
M-406	TOILET EXHAUST RISER DIAGRAM	●	●	●	●										
M-407	TOILET EXHAUSE RISER DIAGRAM	●	●	●	●										
M-408	KITCHEN EXHAUST RISER DIAGRAM	●	●	●	●										
M-409	KITCHEN EXHAUST RISER DIAGRAM	●	●	●	●										
M-410	MAKEUP AIR RISER DIAGRAM	●	●	●	●										
M-411	MAKEUP AIR RISER DIAGRAM	●	●	●	●										
M-412	PFSP, SP CS AIR RISER DIAGRAM	●	●	●	●										
M-413	PFSP, SP CS AIR RISER DIAGRAM				●										
M-500	SCHEDULES		●	●	●										
M-600	DETAILS				●										
M-601	DETAILS				●										
M-602	DETAILS				●										
M-603	DETAILS				●										
EN-100	ENERGY CODE COMPLIANCE SHEET		●												
EN-101	ENERGY CODE COMPLIANCE SHEET		●												
EN-200	TR-8 ENERGY CODE PROGRESS INSPECTION														
E-000	ELECTRICAL COVER SHEET	●	●	●	●										
E-100	ELECTRICAL SUB CELLAR PLAN - LIGHTING			●	●										
E-101	ELECTRICAL CELLAR PLAN - LIGHTING			●	●										
E-102	ELECTRICAL GROUND FLOOR PLAN - LIGHTING			●	●										
E-103	ELECTRICAL 2ND FLOOR PLAN - LIGHTING			●	●										
E-104	ELECTRICAL 3RD FLOOR PLAN - LIGHTING			●	●										
E-105	ELECTRICAL 4TH FLOOR PLAN - LIGHTING			●	●										
E-106	ELECTRICAL 5TH FLOOR PLAN - LIGHTING			●	●										
E-107	ELECTRICAL 6TH FLOOR PLAN - LIGHTING			●	●										
E-108	ELECTRICAL 7TH TO 8TH FLOOR PLAN - LIGHTING			●	●										
E-111	ELECTRICAL 9TH TO 30TH FLOOR PLAN - LIGHTING			●	●										
E-132	ELECTRICAL 31ST FLOOR PLAN - LIGHTING			●	●										
E-133	ELECTRICAL 32ND TO 56TH FLOOR PLAN - LIGHTING			●	●										
E-160	ELECTRICAL 57TH FLOOR PLAN - LIGHTING			●	●										
E-161	ELECTRICAL ROOF FLOOR PLAN - LIGHTING			●	●										
E-200	ELECTRICAL SUB CELLAR PLAN - POWER	●	●	●	●										
E-201	ELECTRICAL CELLAR PLAN - POWER	●	●	●	●										
E-202	ELECTRICAL GROUND FLOOR PLAN - POWER	●	●	●	●										
E-203	ELECTRICAL 2ND FLOOR PLAN - POWER	●	●	●	●										
E-204	ELECTRICAL 3RD FLOOR PLAN - POWER	●	●	●	●										
E-205	ELECTRICAL 4TH FLOOR PLAN - POWER	●	●	●	●										
E-206	ELECTRICAL 5TH FLOOR PLAN - POWER	●	●	●	●										
E-207	ELECTRICAL 6TH FLOOR PLAN - POWER	●	●	●	●										
E-208	ELECTRICAL 7TH TO 8TH FLOOR PLAN - POWER	●	●	●	●										
E-211	ELECTRICAL 9TH TO 30TH FLOOR PLAN - POWER	●	●	●	●										
E-232	ELECTRICAL 31ST FLOOR PLAN - POWER	●	●	●	●										
E-233	ELECTRICAL 32ND TO 56TH FLOOR PLAN - POWER	●	●	●	●										
E-260	ELECTRICAL 57TH FLOOR PLAN - POWER	●	●		●										
E-261	ELECTRICAL ROOF FLOOR PLAN - POWER				●										
E-300	PART PLANS & SECTIONS TBD														
E-400	ELECTRICAL SINGLE LINE DIAGRAM	●	●	●	●										
E-401	ELECTRICAL APARTMENT SINGLE LINE DIAGRAM	●	●	●	●										
E-402	ELECTRICAL APARTMENT SINGLE LINE DIAGRAM	●	●	●	●										
E-403	ELECTRICAL RISER DIAGRAM	●	●	●	●										
E-404	ELECTRICAL RISER DIAGRAM	●	●	●	●										
E-405	ELECTRICAL RISER DIAGRAM	●	●	●	●										
E-406	ELECTRICAL FIRE ALARM POWER RISER DIAGRAM	●	●	●	●										
E-407	ELECTRICAL GROUNDING RISER DIAGRAM				●										
E-500	PANEL SCHEDULES TBD				●										
E-600	DETAILS TBD														
E-700	LIGHTNING PROTECTION TBD														

SHEET NO.	DESCRIPTIVE TITLE	DATE													
		12-21-15 _ 100% SD DRAWINGS	01-25-16 _ DOB FILING	02-22-16 _ 50% DD DRAWINGS											
FA-000	FIRE ALARM COVER SHEET	●	●	●	●										
FA-100	FIRE ALARM SUB CELLAR PLAN	●	●	●	●										
FA-101	FIRE ALARM CELLAR PLAN			●	●										
FA-102	FIRE ALARM GROUND FLOOR PLAN	●	●	●	●										
FA-103	FIRE ALARM 2ND AND 3RD FLOOR PLAN			●	●										
~~FA-104~~	~~FIRE ALARM 3RD FLOOR PLAN~~	●	●												
FA-105	FIRE ALARM 4TH FLOOR PLAN	●	●	●	●										
FA-106	FIRE ALARM 5TH FLOOR PLAN			●	●										
FA-107	FIRE ALARM 6TH FLOOR PLAN			●	●										
FA-108	FIRE ALARM 7TH TO 8TH FLOOR PLAN	●	●	●	●										
FA-111	FIRE ALARM 9TH TO 30TH FLOOR PLAN	●	●	●	●										
FA-132	FIRE ALARM 31ST FLOOR PLAN	●	●	●	●										
FA-133	FIRE ALARM 32ND TO 56TH FLOOR PLAN	●	●	●	●										
FA-160	FIRE ALARM 57TH FLOOR PLAN	●	●	●	●										
FA-161	FIRE ALARM ROOF FLOOR PLAN	●	●	●	●										
FA-200	FIRE ALARM PART PLANS TBD				●										
FA-300	FIRE ALARM RISER DIAGRAM	●	●	●	●										
FA-301	FIRE ALARM RISER DIAGRAM	●	●	●	●										
FA-302	FIRE ALARM RISER DIAGRAM	●	●	●	●										
P-000	PLUMBING COVER SHEET	●	●	●	●										
P-100	PLUMBING SUB CELLAR PLAN	●	●	●	●										
P-101	PLUMBING CELLAR PLAN	●	●	●	●										
P-102	PLUMBING GROUND FLOOR PLAN	●	●	●	●										
P-103	PLUMBING 2ND AND 3RD FLOOR PLAN			●	●										
~~P-104~~	~~PLUMBING 3RD FLOOR PLAN~~			●											
P-105	PLUMBING 4TH FLOOR PLAN	●	●	●	●										
P-106	PLUMBING 5TH FLOOR PLAN	●	●	●	●										
P-107	PLUMBING 6TH FLOOR PLAN	●	●	●	●										
P-108	PLUMBING 7TH TO 8TH FLOOR PLAN	●	●	●	●										
P-111	PLUMBING 9TH TO 30TH FLOOR PLAN	●	●	●	●										
P-132	PLUMBING 31ST FLOOR PLAN	●	●	●	●										
P-133	PLUMBING 32ND TO 56TH FLOOR PLAN	●	●	●	●										
P-160	PLUMBING 57TH FLOOR PLAN	●	●	●	●										
P-161	PLUMBING ROOF FLOOR PLAN		●	●	●										
P-200	PLUMBING SUB CELLAR UNDERGROUND PLAN														
P-201	PLUMBING SITE CONNECTION PLANS														
P-300	PLUMBING DOMESTIC WATER RISER DIAGRAM	●	●	●	●										
P-301	PLUMBING DOMESTIC WATER RISER DIAGRAM			●	●										
P-302	PLUMBING DOMESTIC WATER RISER DIAGRAM			●	●										
P-303	PLUMBING DOMESTIC WATER RISER DIAGRAM			●	●										
P-310	PLUMBING SANITARY RISER DIAGRAM			●	●										
P-311	PLUMBING SANITARY RISER DIAGRAM			●	●										
P-312	PLUMBING SANITARY RISER DIAGRAM			●	●										
P-313	PLUMBING SANITARY RISER DIAGRAM			●	●										
P-320	PLUMBING STORM RISER DIAGRAM			●	●										
P-321	PLUMBING STORM RISER DIAGRAM			●	●										
P-322	PLUMBING STORM RISER DIAGRAM			●	●										
P-323	PLUMBING STORM RISER DIAGRAM			●	●										
P-330	PLUMBING GAS RISER DIAGRAM			●	●										
P-331	PLUMBING GAS RISER DIAGRAM			●	●										
P-332	PLUMBING GAS RISER DIAGRAM			●	●										
P-333	PLUMBING GAS RISER DIAGRAM			●	●										
P-400	PLUMBING SCHEDULES			●	●										
P-500	PLUMBING DETAILS			●	●										
FP-000	FIRE PROTECTION COVER SHEET	●	●	●	●										
FP-100	FIRE PROTECTION SUB CELLAR PLAN	●	●	●	●										
FP-101	FIRE PROTECTION CELLAR PLAN	●	●	●	●										
FP-102	FIRE PROTECTION GROUND FLOOR PLAN	●	●	●	●										
FP-103	FIRE PROTECTION 2ND FLOOR PLAN		●	●	●										
FP-104	FIRE PROTECTION 3RD FLOOR PLAN		●												
FP-105	FIRE PROTECTION 4TH FLOOR PLAN	●	●	●	●										
FP-106	FIRE PROTECTION 5TH FLOOR PLAN	●	●	●	●										
FP-107	FIRE PROTECTION 6TH FLOOR PLAN	●	●	●	●										
FP-108	FIRE PROTECTION 7TH TO 8TH FLOOR PLAN	●	●	●	●										
FP-111	FIRE PROTECTION 9TH TO 30TH FLOOR PLAN	●	●	●	●										
FP-132	FIRE PROTECTION 31ST FLOOR PLAN	●	●	●	●										
FP-133	FIRE PROTECTION 32ND TO 56TH FLOOR PLAN	●	●	●	●										
FP-160	FIRE PROTECTION 57TH FLOOR PLAN	●	●	●	●										
FP-161	FIRE PROTECTION ROOF FLOOR PLAN	●	●	●	●										
FP-200	FIRE PROTECTION PART PLANS														
FP-300	FIRE PROTECTION RISER DIAGRAM	●	●	●	●										
FP-301	FIRE PROTECTION RISER DIAGRAM			●	●										
FP-302	FIRE PROTECTION RISER DIAGRAM			●	●										
FP-303	FIRE PROTECTION RISER DIAGRAM			●	●										
FP-400	FIRE PROTECTION SCHEDULES														
FP-500	FIRE PROTECTION DETAILS				●										

PROJECT:

CITY POINT
PHASE 3

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NO.:	DATE:	REVISION:
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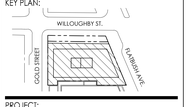
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

DRAWING LIST

Clara Gomez
APPROVED
Under Directive 2 of 1975
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SEAL & SIGNATURE

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PROJECT No:	2014-34
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CADD FILE:	2 OF 78

DEPT OF BUILDINGS 321970980 Job Number
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GENERAL NOTES

1. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE RULES AND REGULATIONS OF THE NEW YORK CITY BUILDING CODE 2014.
2. THE OWNER SHALL BE RESPONSIBLE FOR THE SAFE MAINTENANCE OF THE BUILDING AND ITS FACILITIES (ARTICLE 301 THRU ARTICLE 304).
3. ALL MATERIALS, ASSEMBLIES, FORMS AND METHODS OF CONSTRUCTION AND SERVICE EQUIPMENT SHALL MEET THE FOLLOWING REQUIREMENTS:
   A. IT SHALL HAVE BEEN ACCEPTABLE PRIOR TO THE EFFECTIVE DATE OF THE CODE BY THE BOARD OR
   B. SHALL HAVE BEEN ACCEPTED FOR USE UNDER THE PRESCRIBED CODE TEST METHODS BY THE COMMISSIONER
   C. PREVIOUSLY APPROVED BY THE BOARD OF STANDARDS AND APPEALS, AND NOT AMENDED OR REPEALED BY THIS COMMISSIONER (BC §28–113.2.6)
4. AT LEAST 24, BUT NO MORE THAN 48 HOURS, WRITTEN NOTICE SHALL BE GIVEN TO THE COMMISSIONER BEFORE COMMENCEMENT OF WORK. (BC 3306.3.1)
5. WITHIN TEN DAYS PRIOR TO THE START OF WORK A WRITTEN NOTICE SHALL BE GIVEN TO ADJOINING LOT OWNER AFFECTED BY FOUNDATION, EARTHWORK OR DEMOLITION WORK. WORK. (BC 3304.3.2)
6. NO WORK TO BE DONE BEYOND THE BUILDING LINES WITHOUT APPROVAL OF THE DEPARTMENT OF HIGHWAYS.
7. SIDEWALKS TO BE LAID IN ACCORDANCE WITH RULES OF THE DEPARTMENT OF HIGHWAYS.
8. BORING DIAGRAM WILL BE FILED BEFORE CONSTRUCTION IS STARTED AS PER BC 1802.
9. AN ACCURATE AND COMPLETE FINAL SURVEY, MADE BY A LICENSED SURVEYOR SHALL BE SUBMITTED AFTER COMPLETION OF WORK SHOWING THE LOCATION OF NEW BUILDING ELEVATION OF FIRST FLOOR, FINISHED GRADES OF OPEN SPACES ESTABLISHED CURB LEVEL, LOCATION AND BOUNDARIES OF LOT. (BC §28–118.4)
10. ALL ELEVATIONS SHALL REFER TO THE DATUM IN USE BY THE DEPARTMENT OF HIGHWAYS, BOROUGH PRESIDENT OF MANHATTAN WHICH IS 2.75 ABOVE THE U.S. COAST AND GEODETIC SURVEY DATUM OF MEAN SEA LEVEL AT SANDY HOOK. (BC §28–104.7.6)
11. DIMENSIONS SHALL BE FIGURED RATHER THAN DETERMINED BY SCALE OR RULE. IN THE EVENT OF CONFLICT BETWEEN THE DRAWINGS AND SPECIFICATIONS OR WITHIN THEMSELVES, IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO BRING THE CONFLICT TO THE ARCHITECTS ATTENTION. THE ARCHITECT WILL DECIDE WHICH CONFLICTING REQUIREMENT GOVERNS.
12. CONTRACTOR SHALL VERIFY AND BE RESPONSIBLE FOR ALL DIMENSIONS AND CONDITIONS ON THE JOB AND ARCHITECTS OFFICE SHALL BE NOTIFIED OF ANY VARIATION FROM THE DIMENSIONS SHOWN BY THESE DRAWINGS.
13. ALL CONSTRUCTION, DIMENSIONS AND DETAILS SHALL CONCUR WITH AND BE DETERMINED FROM THESE DRAWINGS ONLY.
14. ALL MATERIALS AND CONSTRUCTION TO BE INCORPORATED IN THE WORK SHALL BE IN STRICT ACCORDANCE WITH THE LATEST EDITION OF THE ASTM SPECIFICATIONS APPLICABLE, AND TO CONFORM TO THE STANDARDS AND RECOMMENDATIONS OF THE VARIOUS TRADE INSTITUTES (A.C.I., A.I.S.C.etc.) WHERE APPLICABLE. ALL MATERIALS INCORPORATED INTO THE WORK SHALL BE NEW.
15. CONTRACTORS SHALL BE RESPONSIBLE FOR ADEQUATELY BRACING AND PROTECTING ALL WORK DURING CONSTRUCTION AGAINST DAMAGED, BREAKAGES, COLLAPSE, DISTORTIONS AND OFF–ALIGNMENT ACCORDING TO APPLICABLE CODES, STANDARDS AND GOOD PRACTICE.
16. CONSTRUCTION SHALL COMPLY WITH ALL FEDERAL, STATE AND LOCAL CODES, ORDINANCES, RULES AND REGULATIONS PERTAINING TO LABOR AND MATERIALS.
17. ALL NOTES HEREIN MENTIONED WITH THOSE ON THE VARIOUS DRAWINGS, SHALL APPLY TO ALL DRAWINGS AND FORM PART OF THE CONTRACT.
18. EACH CONTRACTOR WILL BE HELD STRICTLY RESPONSIBLE FOR HIS WORK. ANY DISCREPANCIES IN THE PLANS OR DETAILS SHALL BE CALLED TO THE ATTENTION OF THE ARCHITECT.
19. POSTED OCCUPANCY AND USE, ALL BUILDING SHALL BE POSTED WITH A SIGN IN A FORM PRESCRIBED BY THE DEPARTMENT, PERMANENTLY AFFIXED, PLACED IN A CONSPICUOUS LOCATION IN PUBLIC HALL OR CORRIDOR, STATING, LIVE LOADS AND OCCUPANT LOADS IN THE BUILDING AND ALL PARTS THEREOF. OCCUPANCY GROUP R–3 IS EXEMPTED FROM THIS REQUIREMENT. (BC §28–118.19)
20. THE FOLLOWING ITEMS OF WORK SHALL BE SUBJECT TO SPECIAL INSPECTION, MADE AND WITNESSED BY OR UNDER THE DIRECT SUPERVISION OF AN ARCHITECT OR ENGINEER RETAINED BY THE OWNER AND ACCEPTABLE TO ARCHITECT OF RECORD. TEST REPORTS AND CERTIFICATE OF INSPECTION SHALL BE FILED WITH THE BUILDING.
   A. TEST BORING OPERATIONS. BC 1802.5
   B. INSPECTION OF SUBGRADE PRIOR TO CONSTRUCTION. (BC 1704.7)
   C. UNDERPINNING OPERATION AND BRACING EXCAVATED SURFACE SHORING, EXTENDED MORE THAN 10 FEET BELOW LEGALLY ESTABLISHED GRADE, AND IN ACCORDANCE WITH THE DRAWINGS SUBMITTED TO AND APPROVED BY THIS OFFICE. (BC 1704.20.3)
   D. FIRESTOPPING OF:
      1. HOLLOW PARTITIONS AND FURRED SPACES.
      2. CONCEALED SPACES WITHIN STAIR CONSTRUCTION
      3. CEILING SPACES
      4. EXTERIOR CORNICES
      5. DUCT AND PIPE CHASES
   E. CONCRETE MATERIALS FOR STRUCTURAL ELEMENTS PROPORTIONED ON THE BASIS OF CALCULATED STRESSES 20% OR GREATER OF BASIC ALLOWABLE VALUE. (TABLE 1704.4)
   F. PLACING OF CONCRETE. (POURED CONCRETE) (TABLE 1704.32)
   G. VENTILATION AS PER SECTION BC 1704.16
   H. MASONRY FOR PLACEMENT, BEDDING AND SIZE. (BC 1704.5)
21. ALL MATERIALS, ASSEMBLIES AND METHODS OF CONSTRUCTION REGULATED BY THE CODE AND NOT LISTED ABOVE SHALL BE SUBJECT TO SPECIAL INSPECTION BY THE PERSON SUPERINTENDING THE CONSTRUCTION. SIGNED COPIES OF ALL TEST AND INSPECTION REPORTS SHALL BE FILED THROUGH THE ARCHITECT WITH THE DEPARTMENT OF BUILDINGS.
22. ALL MATERIALS AND ASSEMBLIES REQUIRED TO HAVE A FIRE RESISTANCE RATING SHALL COMPLY WITH ONE OF THE FOLLOWING:
   A. IT SHALL CONFORM WITH NFPA 251 "FIRE RESISTANCE RATINGS" OR,
   B. IT SHALL HAVE BEEN TESTED IN ACCORDANCE WITH ASTM E–119–2000, "STANDARD METHODS OF FIRE TESTS OF BUILDING CONSTRUCTION AND MATERIALS" AND ACCEPTED BY THE COMMISSIONER, OR
   C. IT SHALL HAVE BEEN ACCEPTABLE PRIOR TO THE EFFECTIVE DATE OF THE CODE.
23. WHERE PIPES, WIRES, CONDUITS, DUCTS, ETC., PIERCE FIRE PROTECTION OF INDIVIDUALLY ENCASED STRUCTURAL MEMBERS, SUCH PENETRATIONS SHALL NOT EXCEED 2 PERCENT OF ANY ONE FACE SUCH PROTECTION, AND SHALL BE CLOSED OFF WITH CLOSE FITTING METAL ESCUTCHEONS OR PLATES. (BC 704.8)
24. LINTELS SUPPORTING MASONRY WALLS OVER 4 FEET IN WIDTH SHALL BE FIRE PROTECTED WITH MATERIALS HAVING THE REQUIRED FIRE RESISTANCE–RATING OF THE WALL SUPPORTED. (BC 704.11)
25. CEILINGS THAT CONTRIBUTE TO THE REQUIRED FIRE RESISTANCE RATING OF A FLOOR OR ROOF ASSEMBLY SHALL BE CONTINUOUS BETWEEN FIRE DIVISIONS, FIRE SEPARATIONS OR VERTICAL PARTITIONS HAVING THE SAME FIRE RESISTANCE RATING AS THE CEILING. CONCEALED SPACE ABOVE SUCH CEILINGS, WHETHER SPRINKLERED, SHALL BE FIRESTOPPED AS PER SECTION BC 717 "CONCEALED SPACES".
26. OPENING PROTECTIVES INCLUDING FRAMES, SELF–CLOSING DEVICES AND HARDWARE, SHALL COMPLY WITH NFPA 252–99 "STANDARD METHODS OF FIRE TEST OF DOOR ASSEMBLIES" AND NFPA 257–00 "STANDARD METHODS OF FIRE TEST OF WINDOW AND GLASS BLOCK ASSEMBLIES" AND SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH NFPA 257–00 "INSTALLATION OF FIRE DOORS AND WINDOW". OPENING PROTECTIVES SHALL BE LABELED CERTIFYING PERFORMANCE RATING, AND SHALL HAVE BEEN ACCEPTED BY THE COMMISSIONER.
27. ROOF SHALL BE COVERED WITH CLASS "A" ROOF COVERING MEETING THE REQUIREMENTS OF ASTM–E108 "STANDARD METHODS OF FIRE TESTS OF ROOF COVERINGS" – 2000, OR "FIRE CLASSIFICATIONS" (BC 1505)
28. FIRESTOPPING: CONCEALED SPACES WITHIN PARTITIONS, WALLS, FLOORS, ROOFS, STAIRS, FURRING PIPE SPACES, COLUMN ENCLOSURES, ETC. SHALL BE FIRESTOPPED (EXCEPT WHERE CONCEALED SPACED IS SPRINKLERED OR IS CONSTRUCTED AS A SHAFT) AS PER BC 717 "CONCEALED SPACES".
29. INTERIOR FINISH: MATERIALS SHALL BE CLASSIFIED IN ACCORDANCE WITH THE SURFACE FLAME–SPREAD RATING OBTAINED AS PRESCRIBED IN ASTM E–84–2001 "STANDARD METHOD OF TEST FOR SURFACE BURNING CHARACTERISTICS OF BUILDING MATERIALS" AS PER BC802.
30. ALL EXITS SHALL BE KEPT READILY ACCESSIBLE AND UNOBSTRUCTED AT ALL TIMES.
31. STAIRS SHALL HAVE HANDRAILS ON EACH SIDE (EXCEPT THAT STAIRS LESS THAN 44 INCHES IN WIDTH) HAVING FINGER CLEARANCE OF 1 1/2 INCHES, PROJECTING NOT MORE THAN 3 1/2 INCHES INTO THE REQUIRED STAIR WIDTH.
    HEIGHT OF HANDRAIL SHALL BE BETWEEN 28" AND 34" ABOVE THE TREAD NOSING. HANDRAILS SHALL BE RETURNED TO WALLS AND POSTS AT THEIR TERMINATION. MATERIALS OF HANDRAILS SHALL HAVE A FLAME SPREAD RATING NOT EXCEEDING 150. STAIRWAYS OF DESIGN OCCUPANCY CONSISTS A SIMULTANEOUS UNIFORMLY APPLIED LATERAL FORCE OF 40 PLF AND A VERTICAL LOAD OF 100 PLF. OPENINGS AND PLATFORMS SHALL BE ENCLOSED ON SIDES BY WALL OR RAILINGSAT LEAST 3'–0"HIGH. IN R–2 OCCUPANCY RISERS SHALL BE MAXIMUM 7 1/4" HIGH,TREADS MINIMUM 9 1/2" WIDE EXCLUSIVE OF NOSING AND THE SUM OF 2 RISERS PLUS ONE TREAD EXCLUSIVE OF NOSING SHALL BE NOT LESS THAN 24 OR MORE THAN 25 1/2".
    STAIR NOTES:
    1. BC 1009.1 – STAIR WIDTH
       STAIR WIDTH SHALL NOT BE LESS THAN 44 INCHES.
    2. BC 1009.2 – STAIR HEADROOM
       STAIRWAY SHALL HAVE A MINIMUM HEADROOM CLEARANCE OF 84 INCHES MEASURED VERTICALLY FROM A LINE CONNECTING THE EDGE OF NOSINGS.
    3. BC 1009.4 – STAIR TREADS AND RISERS
       STAIR RISERS SHALL BE 7 INCHES MAXIMUM AND 4 INCHES MINIMUM, TREAD DEPTH SHALL BE 11 INCHES MINIMUM.
       FOR RESIDENTIAL STAIRS:
       MAXIMUM RISER SHALL BE 7–3/4 INCHES AND MINIMUM TREAD DEPTH SHALL BE 9–1/2 INCHES PLUS NOSING.
    4. BC 1009.5 – STAIRWAY LANDINGS
       THE WIDTH OF LANDINGS SHALL NOT BE LESS THAN THE WIDTH OF THE STAIRWAY.
    5. BC 1009.8 – STAIR CONSTRUCTION
       STAIRWAYS SHALL BE BUILT OF MATERIALS CONSISTENT WITH THE TYPES USED IN TYPE OF CONSTRUCTION OF THE BUILDING.
    6. BC 1009.7 – VERTICAL RISE
       STAIR FLIGHT SHALL NOT HAVE A VERTICAL RISE GREATER THAN 12 FEET BETWEEN FLOOR LEVEL AND STAIR LANDING.
    7. BC 1009.12 – HANDRAILS
       STAIR HANDRAILS SHALL BE INSTALLED ON BOTH SIDE OF STAIRWAY AND COMPLY WITH SECTION 1012 OF NYC BUILDING CODE.
    8. BC 1009.13 – STAIRWAY TO ROOF AND ROOF ACCESS
       ONE STAIRWAY SHALL EXTEND TO THE ROOF SURFACE THROUGH A STAIRWAY BULKHEAD COMPLYING WITH SECTION 1509.2.
32. TREAD STRINGERS AND LANDINGS SHALL BE BUILT OF/OR SURFACED WITH NONSKID MATERIALS.
33. VENTILATION OF EACH REQUIRED STAIR EXTENDING TO THE ROOF WILL COMPLY WITH BC 708.12.1
34. ILLUMINATION OF AT LEAST 2 FOOT CANDLES MEASURED AT THE FLOOR LEVEL SHALL BE MAINTAINED CONTINUOUSLY IN EXITS, EXIT DISCHARGES, AND IN PUBLIC CORRIDORS. IT SHALL NOT BE LESS THAN 1 FOOT CANDLE AT THE FLOOR LEVEL EXIT COMPONENTS OTHER THAN PUBLIC CORRIDORS. (BC 1006.2)
35. EXIT LIGHTING SHALL CONFORM TO SECTION BC 1006 "MEANS OF EGRESS ILLUMINATION".
36. LOCATION OF EVERY EXIT OR EVERY FLOOR SHALL BE CLEARLY INDICATED BY EXIT SIGNS READILY VISIBLE FROM ANY DIRECTION OF EGRESS TRAVEL. ONLY DIRECTIONAL SIGNS TO SERVE AS GUIDE FROM ALL PORTIONS OF THE CORRIDOR OR FLOOR. SIGNS SHALL BE ON SEPARATE CIRCUITS, TAKEN OFF AHEAD OF THE MAIN SWITCH. (BC 1011) OCCUPANCY CLASS R–2 IS EXEMPTED FROM THE REQUIREMENT.
37. EXIT SIGNS SHALL BE INTERNALLY LIGHTED AT ALL TIMES AND SHALL BE LISTED AND LABELED AND SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS AND SECTION 2702.
    LETTERS SHALL BE RED NOT LESS THAN 6" HIGH. (BC 1011.4)
38. REQUIRED FOR MULTIPLE DWELLINGS, BUILDING ENTRANCE DOORS AND OTHER EXTERIOR DOORS SHALL BE PROVIDED WITH HEAVY DUTY LOCK SETS WITH AUXILIARY LATCH BOLTS TO PREVENT THE LATCH FROM BEING MANIPULATED BY OTHER THAN A KEY.
39. DOORS TO DWELLING UNITS SHALL BE REQUIRED WITH A HEAVY DUTY DEAD BOLT OR OPERABLE BY KEY FROM OUTSIDE AND THUMB TURN FROM INSIDE AND A CHAIN DOOR GUARD.
40. ALL TOILETS SHALL HAVE TILE FLOOR AND 6" BASE WAINSCOT SHALL BE PROVIDED WHERE CALLED FOR ON DRAWINGS. (BC 1209.2) MIN. SEE FINISH SCHEDULE) AS PER SECTION 026–31.03 H.M.C. AND SECTION 76 M.D.L.
41. ALL INTERIOR TOILETS SHALL BE MECHANICALLY VENTILATED IN ACCORDANCE WITH SECTION BC 1203.4.1.3 OF THE BUILDING CODE.
42. ALL DOORS SHALL BE 6'–8" HIGH UNLESS OTHERWISE NOTED. (BC 1008.1.1.3)
43. ALL ELEVATOR DOORS SHALL HAVE ELECTRIC INTERLOCKS IN ACCORDANCE WITH BC 3002.1.2.
44. SUSPENDED CEILINGS SHALL COMPLY WITH SECTION BC 808.1.1.1, WITH METAL HANGERS, PURLINS AND RUNNERS AS REQUIRED.
45. ALL DOORS TO REQUIRED EXIT STAIRS IN R–2 SHALL COMPLY WITH BC 1008.1.1.
46. DOORS AND ASSEMBLIES SHALL HAVE THE FOLLOWING FIRE RESISTIVE RATINGS, (BC 709.1) DOORS TO STAIRS 1 1/2 HOUR, EXCEPT WHERE OTHERWISE NOTED. DOORS TO ELEVATOR SHAFT 1 1/2 HOUR.
47. CORRIDORS AND EXIT PASSAGEWAYS SHALL HAVE A MIN. CLEAR HEIGHT OF 7'–6" FOR AT LEAST 75% OF THE FLOOR AREA WITH NO POINT LESS THAN 7 FT. IN HEIGHT, PROJECTION BELOW THE CEILING SHALL NOT OBSTRUCT FULL VIEW OF EXIT SIGNS. (BC 1003)
48. ELEVATOR SHAFTS SHALL BE ENCLOSED WITH IMPACT RESISTANT CONSTRUCTION FOR 2 HOUR FIRE RATING IN ACCORDANCE WITH NEW YORK CITY BUILDING CODE. (BC 708.1, BC 708.14,BC 3002)
49. INTERIOR REQUIRED STAIR SHALL BE ENCLOSED WITH 2 HOUR FIRE RATING IN ACCORDANCE WITH NEW YORK CITY BUILDING CODE. (BC 1022.1)
50. ALL VENT DUCT SHAFTS SHALL BE ENCASED WITH 1 AND 2 HOUR ENCLOSURE. NO DUCT VENTS TO PASS THROUGH STAIR ENCLOSURES. IT SHALL BE COMPLETELY ENCLOSED IN A FIRE–RESISTANCE RATING OF 2 HR., WITH SELF–CLOSING PROTECTIVES HAVING A FIRE PROTECTION RATING OF 1 1/2 HR. (BC 1213.1)
51. MASONRY MATERIALS SHALL CONFORM TO THE REQUIREMENTS OF BC 2103 AND TO COMPLY WITH BC 1704.5 FOR CERTIFICATION.
52. ALL MASONRY TO COMPLY WITH WITH CHAPTER 21. BC 2104.
53. CONCRETE BLOCK SHALL COMPLY WITH BC 2103.
54. PARAPETS SHALL COMPLY WITH SECTIONS BC 705.11 AND BC 1509.8.
55. WHERE GLASS FACING IS USED, THICKNESS AND AREA COMPLIES WITH BC 2401.
56. INTERIOR WALLS, PARTITIONS, FLOOR AND CEILING CONSTUCTION AND MECHANICAL EQUIPMENT SHALL BE DESIGNED AND CONSTRUCTED IN ACCORDANCE WITH BC 1207 TO PROVIDE MIN. PROTECTION FOR EACH DWELLING UNIT FROM EXTRANEOUS NOISES EMANATING FROM OTHER DWELLING UNITS AND FROM MECHANICAL EQUIPMENT IN ADDITION, EXTERIOR MECHANICAL EQUIPMENT SHALL CONFORM TO THE NOISE REDUCTION REQUIREMENTS OF TABLE 1207.2.1.
57. FIRE RATED PARTITIONS SHALL REST DIRECTLY UPON THE CONCRETE FLOOR CONSTRUCTION AND SHALL EXTEND TO THE CONCRETE CONSTRUCTION ABOVE. NO FURRINGS SHALL CONNECT OF METAL CHANNELS AND 5/8" GYPSUM WALLBOARD EXCEPT AS OTHERWISE SHOWN.
58. PIPE SPACE AND WALL FURRINGS SHALL CONSIST OF METAL CHANNELS AND 5/8" GYPSUM WALLBOARD EXCEPT AS OTHERWISE SHOWN.
59. A MINIMUM CEILING HEIGHT OF 8'–0" SHALL BE MAINTAINED IN ALL LIVING ROOMS.
60. WALLS, PARTITIONS AND FLOOR AND CEILING CONSTRUCTION–MIN.STC RATING 50 FOR AIRBORNE NOISE, MIN.55 STC RATING REQUIRED FOR APARTMENT ENTRANCE DOORS.
61. EQUIPMENT USE PERMITS, INSPECTIONS AND TESTS
    PERMITS SHALL BE OBTAINED FOR USE OF THE FOLLOWING EQUIPMENT:
    A. AIR CONDITIONING AND VENTILATION SYSTEMS (BC 1704.16)
    B. ELEVATORS
    C. FUEL–BURNING AND FUEL OIL STORAGE EQUIPMENT
    D. PIPING
    E. STANDPIPE SYSTEMS (BC 1704.24)
    F. SPRINKLER SYSTEMS (BC 1704.23)
    EQUIPMENT REQUIRING USE PERMITS SHALL BE INSPECTED AND TESTED TO DETERMINE PROPER FUNCTIONING AND COMPLIANCE WITH THE BUILDING CODE AND OTHER APPLICABLE LAWS AND REGULATIONS. ALL INSPECTIONS AND TEST SHALL BE CONDUCTED IN ACCORDANCE WITH THE REQUIRED INSPECTION AND TEST PROCEDURES; WITH THE OWNER OR OWNER'S AUTHORIZED AGENT PRESENT. A REPORT SHALL BE FILED WITH THE DEPARTMENT OF BUILDINGS AND FORM PART OF THE PAPERS ACCOMPANYING THE PERMIT APPLICATION. IN THE CASE OF HEATING SYSTEM, A SIGNED STATEMENT BY ARCHITECT OR ENGINEER SHALL BE SUBMITTED WITH THE PERMIT APPLICATION, STATING THAT THE SYSTEM HAS BEEN OPERATED AND FUNCTIONS SATISFACTORY, AND THAT TO THE BEST OF KNOWLEDGE AND BELIEF, THE SYSTEM WILL MEET THE CODE TEMPERATURE REQUIREMENT.
62. SPRINKLER SYSTEM SHALL COMPLY WITH BC 1704.23 SEPARATE SPRINKLER APPLICATION SHALL BE FILED AND APPROVAL OBTAINED.
63. STANDPIPE WILL BE INSTALLED IN ACCORDANCE WITH BC 1704.24. SEPARATE STANDPIPE APPLICATION WILL BE FILED.
64. SEPARATE ELEVATOR APPLICATION WILL BE FILED.
65. VIEWING MIRRORS SHALL BE PROVIDED IN ELEVATORS AS PER SECTION 026–20.03 H.M.C. AND IN ACCORDANCE WITH BC 3001.6
66. MECHANICAL VENTILATION, AIR CONDITIONING AND REFRIGERATION
    A. ALL FINAL INSPECTION AND TESTS OF A REQUIRED VENTILATING SYSTEM SHALL BE MADE (THE ARCHITECT OR ENGINEER NEED NOT TO BE IN THE EMPLOY OF THE OWNER) AS PER BC 1704.16.
    B. ALL INSPECTION AND TEST OF A REFRIGERATION SYSTEM SHALL BE MADE (THE ARCHITECT OR ENGINEER NEED NOT TO BE IN THE EMPLOY OF THE OWNER) AS PER BC 1704.16.
67. HEATING AND COMBUSTION EQUIPMENT
    A. ALL FINAL INSPECTIONS AND TESTS FOR BOILERS SHALL BE SUBJECT TO THE PROVISIONS FOR CONTROLLED INSPECTION (SUCH INSPECTIONS AND TESTS, HOWEVER, SHALL BE MADE BY DEPARTMENT INSPECTORS OR BY A DULY AUTHORIZED INSURANCE COMPANY INSPECTOR) PER BC 1704.25.
    B. ALL APPLICATIONS FOR EQUIPMENT USE PERMIT FOR HEATING SYSTEMS SHALL BE ACCOMPANIED BY A SIGNED STATEMENT BY AN ARCHITECT OR ENGINEER STATING THAT THE SYSTEM HAS BEEN OPERATED AND FUNCTIONS SATISFACTORY AND THAT TO THE BEST OF HIS KNOWLEDGE AND BELIEF THE SYSTEM HAS BEEN CONSTRUCTED TO MEET THE TEMPERATURE REQUIREMENTS PER BC 1704.25.
68. FIRE EXTINGUISHING EQUIPMENT
    A. PER BC 1704.24 INSPECTIONS AND TESTS OF STANDPIPES ARE SUBJECT TO CONTROLLED INSPECTION, IF APPLICANT DOES NOT CHOOSE TO HAVE TESTS WITNESSED BY REPRESENTATIVE OF DEPARTMENT.
    B. PER BC 1704.23 INSPECTIONS AND TEST OF SPRINKLER SYSTEMS ARE SUBJECT TO CONTROLLED INSPECTION, IF APPLICANT DOES NOT CHOOSE TO HAVE TESTS WITNESSED BY REPRESENTATIVE.
69. INSPECTION DURING PROGRESS OF WORKS
    A. THE COMMISSIONER MAY ACCEPT SIGNED STATEMENTS BY ARCHITECTS AND ENGINEERS AND SUPPORTING INSPECTIONS AND TESTS REPORTS WITHOUT VERIFYING INSPECTION OR TEST BY DEPARTMENT INSPECTORS PER ARTICLE 116.
70. ALL PERMITS ISSUED BY THE DEPARTMENT OF BUILDINGS SHALL BE POSTED IN A CONSPICUOUS PLACE OPEN TO THE PUBLIC INSPECTION AT THE ENTIRE TIME OF THE PROSECUTION OF THE WORK OF THE USE AND OPERATION OF THE EQUIPMENT OR UNTIL THE EXPIRATION OF THE PERMIT.
71. A REFUSE STORAGE ROOM SHALL BE PROVIDED IN COMPLIANCE WITH SECTION 81 OF THE NY STATE MULTIPLE DWELLING LAW ,SECTION 27–2021 OF THE NYC HOUSING MAINTENANCE CODE, AND BC 708.13. IT SHALL BE COMPLETELY ENCLOSED IN A FIRE–RESISTANCE RATING OF 2 HR., WITH SELF–CLOSING PROTECTIVES HAVING A FIRE PROTECTION RATING OF 1 1/2 HR. (BC 1213.1)
72. REFUSE COLLECTING ROOM SHALL BE SPRINKLERED.
73. THE COMPACTING MACHINE SHALL BE LOCATED WITHIN THE REFUSE STORAGE ROOM OR IN A REFUSE CHUTE TERMINATION ROOM. (BC 1213.2)
74. COMPACTING EQUIPMENT SHALL MEET THE CRITERIA NO THE APPROVED AT THE ENVIRONMENTAL PROTECTION ADMINISTRATION AND SHALL MEET ALL THE REQUIREMENTS OF ANY OTHER AUTHORITY HAVING JURISDICTION.
75. REFUSE CHUTE SHALL BE CONSTRUCTED STRAIGHT AND PLUMB WITHOUT PROJECTIONS OF ANY KIND SUPPORTED ON 2 HR. FLOOR CONSTRUCTION. (BC 707.13.1)
76. REFUSE CHUTE SHALL BE CONSTRUCTED IN ACCORDANCE WITH ALL APPLICABLE RULES AND REGULATIONS OF THE DEPARTMENT OF BUILDINGS AND ANY OTHER AUTHORITY HAVING JURISDICTION.
77. REFUSE CHUTE SHALL EXTEND THROUGH ROOF CONSTRUCTION AT LEAST 6'–0" ABOVE THE ROOF. (BC 707.5)
78. INSPECTION OF REQUIRED SPRINKLERS SHALL COMPLY WITH D26–21.07.
79. JANITORIAL SERVICES TO COMPLY WITH D 26–22.03.
80. OBLIGATIONS OF THE OWNER SHALL COMPLY WITH D 26–22.03.
81. CENTRAL HEAT, ELECTRIC OR GAS HEATING SYSTEM SHALL COMPLY WITH D 26–17.01. THE SUPPLY OF HOT WATER SHALL COMPLY WITH D 26–17.07.
82. PUBLIC HALL LIGHTING SHALL COMPLY WITH ARTICLE 14 ARTICLE 19 HMC.
83. MAIL SERVICE WILL BE PROVIDED IN ACCORDANCE WITH D26–21.05–D26–21.01 HMC.
84. STREET NUMBERS WILL BE PROVIDED IN ACCORDANCE WITH D 26–21.05.
85. FLOOR NUMBERS TO BE PROVIDED IN ACCORDANCE WITH D 26–21.05.
86. FLOOR NUMBERS TO BE PROVIDED ON ALL FLOORS IN STAIR HALL AND AT ELEVATOR LANDINGS IN ACCORDANCE WITH SECTION D26–21.03 AND RULES OF THE DEPARTMENT OF BUILDINGS.
87. ALL DUCT SHAFT OFFSETS SHALL BE ENCASED WITH 1 & 2 HOUR FIRE RATING.
88. PROVIDE SMOKE DETECTORS WITHIN APARTMENTS AS REQUIRED PER BC 908.7 D6–20.08 AND BC 907.2.3 OF THE NYC MECHANICAL CODE.
    907.2.10.2 POWER SOURCE. REQUIRED SMOKE ALARMS SHALL RECEIVE THEIR PRIMARY POWER FROM A DEDICATED BRANCH CIRCUIT OR THE UNSWITCHED PORTION OF A BRANCH CIRCUIT ALSO USED FOR POWER AND LIGHTING, AND SHALL BE EQUIPPED WITH A BATTERY BACKUP. SMOKE ALARMS SHALL EMIT A SIGNAL WHEN THE BATTERIES ARE LOW. WIRING SHALL BE PERMANENT AND WITHOUT A DISCONNECTING SWITCH OTHER THAN AS REQUIRED FOR OVER–CURRENT PROTECTION.
89. RADIO AND TV WIRES AND ANTENNA SHALL COMPLY WITH SECTION 62 M.D.L. AND SHALL BE PLACED A MIN. OF 10'–0" ABOVE HIGHEST POINT ON ROOF.
90. BUILDING TO BE RATPROOFED IN ACCORDANCE WITH SECTION 80 M.D.L.
91. ALL CLEANING OF WINDOWS WILL BE IN CONFORMITY WITH THE WINDOW CLEANING CODE.
92. FIREPROOFING
    A. THE OCCUPANCY CLASSIFICATION OF THE BUILDING IS OCCUPANCY GROUP (O.G.) R–2, BC 310.1.2 AND CLASS "A" MULTIPLE DWELLING AS PER SECTION 4.8 M.D.L.
    B. THE VARIOUS OCCUPANCIES REQUIRED TO BE SEPARATED FROM EACH OTHER BY FIRE SEPARATING OR DIVISIONS AS PER BC 302.1 SHALL BE SO SEPARATED BY PARTITIONS HAVING THE REQUIRED FIRE RATING IN ACCORDANCE WITH BC 508.3.3.
    C. THE CONSTRUCTION CLASSIFICATION OF THE BUILDING IS CONSTRUCTION GROUP R–2 NON–COMBUSTIBLE TYPE 1B AND BC 602 IN ACCORDANCE WITH AREA AND HEIGHT LIMITATIONS AS SPECIFIED IN TABLE 503 AND BC 503. THE CONSTRUCTION ELEMENTS SHALL BE OF THE REQUIRED MINIMUM FIRE RESISTANCE RATINGS AS OUTLINED IN TABLE 601 AND DEFINED IN BC 602.
    D. PROVIDE SPRINKLERS FOR ENTIRE BUILDING.
93. EXIT DOORS SHALL BE READILY OPENABLE AT ALL TIMES FROM THE SIDE WHICH EGRESS IS TO BE MADE. DOORS OPENING INTO INTERIOR ENCLOSED STAIR SHALL NOT BE LOCKED FROM EITHER SIDE EXCEPT THAT DOORS MAY BE LOCKED TO PREVENT ACCESS TO THE STAIR FROM THE OUTDOORS AT THE STREET LEVEL.
94. ALL WIRE GLASS IN RATED DOORS AND WINDOWS WILL BE OF A TYPE APPROVED BY THE B.S.A.
95. FIRE DIVISION SHALL COMPLY WITH PROVISIONS OF TABLE 508.3.3 AND SHALL BE CONTINUOUS THROUGH ANY CONCEALED SPACE IN FLOOR OR ROOF CONSTRUCTION.
96. DIFFERENT TENANT SPACES, APARTMENTS, ETC., NOT SEPARATED BY FIRE DIVISIONS SHALL BE SEPARATED BY FIRE SEPARATIONS, BUT NOT LESS THAN 1 HOUR SEPARATIONS SHALL CONTINUE THROUGH CONCEALED SPACES ABOVE. (TABLE 508.4)
97. OPENINGS IN FIRE DIVISIONS AND SEPARATIONS TO COMPLY WITH TABLE 508.3.3.
98. NO CONDUITS, PIPES, MEDICINE CABINETS, ETC. SHALL ENCROACH ON PARTITIONS ENCLOSING STAIRS OR ELEVATOR SHAFTS OR OTHER RATED PARTITIONS.
99. CONDUITS IN FIRE–RATED PARTITIONS WILL NOT EXCEED 3/4 INCH DIAMETER OUTLETS IN SUCH PARTITIONS WILL NOT EXCEED 16 SQUARE INCHES IN AREA.
100. PENETRATION OF OPENINGS IN WALLS, PARTITIONS, OR FLOORS FOR PIPE SLEEVES, MEDICINE CABINETS, HAMPERS ELECTRIC DEVICES, ETC., SHALL BE PACKED & SEALED.
101. EXIT VENT DUCT SHAFTS TO BE ENCLOSED WITH 1 OR 2 HOUR ENCLOSURES. NO DUCT VENTS TO PASS THROUGH STAIR ENCLOSURES. 1 1/2 HOUR AUTOMATIC SELF–CLOSING FIRE DAMPERS TO BE INSTALLED IN VENT DUCTS WHEN THEY PIERCE PUBLIC CORRIDORS.
102. FIRE PREVENTION APPLICATIONS WILL BE FILED IF REQUIRED FOR ALL INSTALLATIONS.
103. WOOD REQUIRED TO BE FIRE–RETARDANT–TREATED SHALL BE TESTED IN ACCORDANCE WITH ASTM E84–2001.
104. TOILET ROOM SIDE OF PARTITIONS SHALL BE 5/8" WATER RESISTANT GYPSUM WALLBOARD.
105. VENTILATION SHAFT WALLS 288 SQ.INCH OR OVER SHALL BE AS FOLLOWS: ONE LAYER OF 5/8" SHEETROCK FIRE CODE GYPSUM WALLBOARD EACH SIDE OVER 1" GYPSUM COREBOARD. TOTAL THICKNESS 2 1/4". INSTALLATION AS RECOMMENDED BY MANUFACTURER.
106. INTERIOR FINISH CLASS

	REQUIRED FIRE RESISTANCE
A STAIR ENCLOSURE(INCLUDING SEPARATION)	2 HR. REQUIRED FIRE RESISTANCE RATING
A ELEVATOR SHAFT	2 HR. REQUIRED FIRE RESISTANCE RATING
A DUCT SHAFT	1 & 2 HR. REQUIRED FIRE RESISTANCE RATING
A PUBLIC HALL(CORRIDOR)	1 HR. REQUIRED FIRE RESISTANCE RATING
A EXIT PASSAGEWAY(GRADE LEVEL)	2 HR. REQUIRED FIRE RESISTANCE RATING TABLE 508.3.3.
B&C INTERIOR PARTITIONS AND FURRING	0 HR. REQUIRED FIRE RESISTANCE

DEPT OF BUILDINGS 210170090 Job Number
Scan Code

DOORWAY REQUIREMENTS

ICC/ANSI A117.1-2009

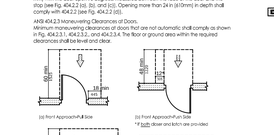
ANSI 404 Doors and Doorways.

ANSI 404.1 General.
Doors to accessible spaces and elements and along accessible routes shall comply with the requirements of ANSI 404.

ANSI 404.2.1 Double-Leaf Doors and Gates.
If doorways have two independently operated door leaves, then at least one leaf shall meet the specifications in ANSI 404.2.3. A leaf shall be an active leaf.

ANSI 404.2.3 Clear Width.
Doorways intended for user passage shall have a minimum clear opening of 32 in (815 mm) with the door open 90 degrees, measured between the face of the door and the stop (see Fig. 404.2.3 (a), (b), and (c)). Opening more than 24 in (610mm) in depth shall comply with 404.2.2 (see Fig. 404.2.2(c)).

ANSI 404.2.3 Maneuvering Clearances at Doors.
Minimum maneuvering clearances at doors that are not automatic shall comply as shown in Fig. 404.2.3.1, 404.2.3.2, and 404.2.3.4. The floor or ground area within the required clearances shall be level and clear.



ANSI 404.2.4 Thresholds at Doorways.
Thresholds at doorways shall be 1/2 in (13mm) maximum in height. Raised thresholds and changes in level at doorways shall comply with ANSI 302 & 303.

ANSI 404.2.5 Two Doors in Series.
The minimum space between two hinged or pivoted doors in series shall be 48 in (1220 mm) plus the width of any door swinging into the space. The space between the doors shall provide a turning space complying with ANSI 304. (see Fig. 404.2.5).

ANSI 404.2.6 Door Hardware.
Handles, pulls, latches, locks, and other operable parts on accessible doors shall have a shape that is easy to grasp with one hand and does not require tight grasping, pinching, or twisting of the wrist to operate. Operable parts of such hardware shall be 34 inches (865mm) minimum and 48" inches (1220mm) maximum above the floor. Where sliding doors are in fully open position, operating hardware shall be exposed and usable from both sides.

EXCEPTION: Locks used only for security purposes and not used for normal operation are permitted in any location

ANSI 404.2.7 Closing Speed.

ANSI404.2.7.1 Door Closers.
Closers shall be adjusted so that from an open position of 90 degrees, the time required to move the door to an open position of 12 degrees shall be 5 seconds minimum.

ANSI 404.2.7.2 Spring Hinges.
Door spring hinges shall be adjusted so that from the open position of 70 degrees, the door shall move to the closed position in 1.5 seconds minimum.

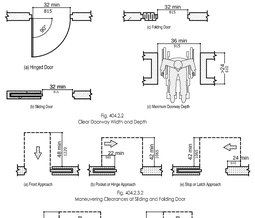
ANSI 404.2.8 Door-Opening Force.
The maximum force, expressed in pounds-force (lbf) and newtons (N), for pushing or pulling open a door shall be as follows:

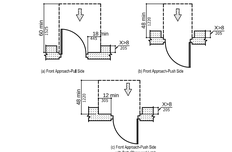
(1) Fire doors shall have the minimum opening force allowable by the appropriate administrative authority.

(2) Other doors:
(a) Interior hinged doors: 5.0 lbf (22.2 N) (b) Sliding and Folding doors: 5.0 lbf (22.2 N)

These forces do not apply to the force required to retract latch bolts or disengage other devices that may hold the door in closed position.

ANSI 404.3 Automatic Doors.
If an automatic door is used, it shall comply with ANSI / BHMA A156.10 listed in ANSI 105.2.4. Power-assist and low-energy doors shall comply with ANSI / BHMA A156.19 listed in ANSI 105.2.3.





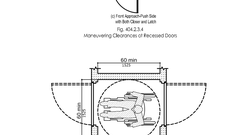


Fig. 404.2.5
Two Doors in a Series

PARKING REQUIREMENTS

2014 NYC BUILDING CODE & ICC/ANSI A117.1-2009

BC1106 Parking and Passenger Loading Facilities

BC1106.1 Required.
Where parking is provided 5% of the total number of parking spaces, but not less than one parking space, shall be accessible parking spaces except as otherwise required by BC1106.2 through 1106.4. Accessible parking spaces shall be designed and constructed in accordance with ANSI 502.

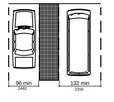


Fig. 502.2
Vehicle Parking Space Size

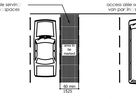


Fig. 502.4
Parking Space Access Aisle

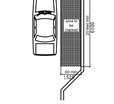


Fig. 503.3
Passenger Loading Zone Access Aisle

ELEVATOR REQUIREMENTS

ICC/ANSI A117.1-2009

ANSI 407 Elevators.

ANSI 407.1 General.
Elevators shall comply with ANSI 407 and ASME A17.1 listed in ANSI 105.2.5. Elevators shall be passenger elevators as classified by ASME A17.1. Elevator operation shall be automatic.

ANSI 407.2.1 Call Controls.
Elevator call buttons or keypads shall comply with ANSI 407.2.1 & 309.4.

ANSI 407.2.1.1 Height.
Call buttons and keypads shall be located within one of the reach ranges specified in ANSI 308, measured to the centerline of the highest operable part.

ANSI 407.2.1.2 Size.
Call buttons shall be 3/4 inch (19mm) minimum in the smallest dimension.

ANSI 407.2.2 Hall Signals.

ANSI 407.2.2.1 Visible and Audible Signals.
A visible and audible signal shall be provided at each hallway entrance to indicate which car is answering a call and the car's direction of travel.

ANSI 407.2.2.2 Visible Signals.
Visible signals shall have the following features:

(1) Visible signal fixtures shall be centered at 72 inches (1830mm) minimum above the floors.

(2) Visible signal elements shall be 2 1/2 inches (64mm) minimum measured along the vertical centerline of the element

(3) Signals shall be visible from the floor area adjacent to the hall call button.

ANSI 407.2.2.3 Audible Signals.
Audible signals shall sound once for the up direction and twice for the down direction, or shall have verbal announcements that indicate the direction of travel.

ANSI 407.2.3 Hallway Signs.

ANSI 407.2.3.1 Floor Designations.
Floor designations shall be provided in tactile characters complying with ANSI 703.3 located on both sides of elevator hallway entrances. Tactile characters shall be at least 2 inches (51mm) minimum in height. A tactile star shall be provided on both jambs at the main entry level.

ANSI 407.3.3 Reopening Device.
Elevator doors shall be provided with a reopening device complying with ANSI 407.3.3 that shall stop and reopen a car door and hallway door automatically if the door becomes obstructed by an object or person.

ANSI 407.3.3.1 Height.
The reopening device shall be activied by sensing an obstruction passing through the opening at 5 inches (125mm) nominal and 29 inches (735mm) nominal above the floor.

ANSI 407.3.3.2 Contact.
The reopening device shall not require physical contact to be activated, although contact shall be permitted before the door reverses.

ANSI 407.3.3.3 Duration.
The reopening device shall remain effective for 20 seconds minimum.

ANSI 407.3.4 Door and Signal Timing.
The minimum acceptable time from notification that a car is answering a call until the doors of that car start to close shall be calculated from the following equation:

$$T = \frac{D}{1.5\ ft/s} \quad \text{or} \quad T = \frac{D}{455\ mm/s} + 5\ \text{seconds minimum}$$

where T = total time in seconds and D = distance (in feet or millimeters) from the point in the lobby or corridor 60 in. (1525mm) directly in front of the farthest call button controlling the car to the centerline of its hallway door.

EXCEPTION: For cars with two-panel doors, T shall be permitted to begin when the signal is visible from the point 60 in. (1525mm) directly in front of the farthest call button and the audible signal is sounded.

ANSI 407.3.5 Door Delay.
The minimum time for elevator doors to remain fully open in response to a car call shall be 3 seconds.

ANSI 407.4 Elevator Car Requirements.

ANSI 407.4.1 Car Dimensions.
Inside dimensions of elevator cars shall comply with Table 407.4.1.

ANSI 407.4.2 Floor Surfaces.
Floor surfaces in elevator cars shall comply with ANSI 302.

ANSI 407.4.3 Platform to Hoistway Clearance.
The maximum distance between the car platform sill and the edge of any hoistway landing shall be in compliance with ASME/ANSI A17.1 listed in ANSI 105.2.5.

ANSI 407.4.4 Leveling.
Each car shall be equipped with a self-leveling feature that will automatically bring and maintain the car at floor landings with a tolerance of 1/2 in (13mm) under rated loading to zero loading conditions.

ANSI 407.4.5 Illumination.
The level of illumination at the car controls, platform, car threshold and car landing sill shall be 5 foot-candles (54 lx) minimum.

ANSI 407.4.6 Elevator Car Controls.
Controls shall be located within one of the reach ranges specified in ANSI 308.

ANSI 407.4.6.2 Buttons.
Car control buttons with floor designations shall be raised or flush. Buttons shall be 3/4 in (19mm) minimum in their smallest dimension.

ANSI 407.4.6.4 Emergency Controls.
Emergency controls shall have their centerlines 35 in (890mm) minimum above the floor. Emergency controls, including the emergency alarm, shall be grouped at the bottom of the panel.

ANSI 407.4.7 Designations and Indicators of Car Controls. Car control buttons shall comply with the following features:

ANSI 407.4.7.1.1 Type.
Control buttons shall be identified by tactile characters complying with ANSI 703.3.

ANSI 407.4.7.1.2 Location.
Tactile characters and braille designations shall be placed immediately to the left of the control button to which the designations apply.

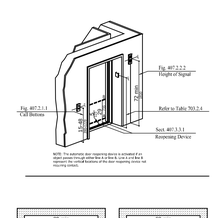
ANSI 407.4.7.1.3 Symbols.
The control button for the emergency stop, alarm, door open, door close, main entry floor, and phone, shall be identified with tactile symbols as shown in Table 407.4.7.3.

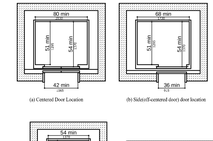
ANSI 407.4.7.1.4 Visible Indicators.
Buttons with designations shall be provided with visible indicators to show that a call has been registered. The visible indications shall extinguish when the car arrives at the designated floor.

ANSI 407.4.8 Car Position Indicators.
Audible and visible car position indicators shall be provided in elevator cars.

ANSI 407.4.9.1 Visible Indicators.
Characters shall be 1/2 in (13mm) minimum in height. Indicators shall be located above the car control panel or above the door. As the car passes a floor and when a car stops at a floor served by the elevator, the corresponding character shall illuminate.
ANSI 407.4.9.2 Audible Indicators.
The signal shall be an automatic verbal announcer that announces the floor at which the car is about to stop. The verbal announcement indicating the floor shall be completed prior to the initiation of the door opening. The verbal announcer shall be 10 dBA minimum above ambient, but shall not exceed 80 dBA, measured at the announcator. It shall have a frequency of 300 Hz min. to 3,000 Hz max.

ANSI 407.4.10 Emergency Communications.
Emergency two-way communication systems between the elevator and a point outside the hoistway shall comply with ANSI 407.4.10 and ASME/ANSI A17.1 listed in ANSI 105.2.5. The highest operable part of a two-way communication system shall comply with ANSI 308. Tactile characters complying with ANSI 703.3 and symbols complying with ANSI 407.4.7.1.3 shall be provided adjacent to the device.



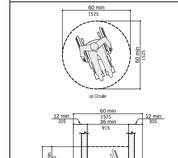


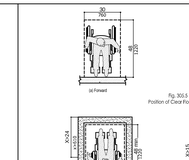
Key Function	Description of Tactile Symbol	Tactile Symbol
Enter or Proceed	CIRCLE	○
Clear or Correct	LEFT ARROW	⟵
Cancel	"X"	X
Add Value	PLUS SIGN	+
Decrease Value	MINUS SIGN	-

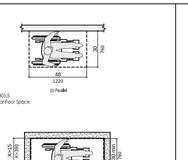
Table 707.6.1
Tactile Symbols

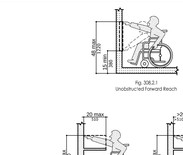
GENERAL REQUIREMENTS

ICC/ANSI A117.1-2009









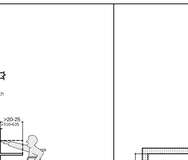


Fig. 104.2
Graphic Convertions for Figures

Convention	Description
36 916	Typical dimension line showing U.S. customary units (in inches) above the line and SI units (in millimeters) below
9 150	Dimension for small measurements
28.36 720.85	Dimension line showing range of with minimum - maximum

Convention	Description
	Direction of approach
	Boundary of clear floor area
	Centerline

THE DRAWINGS PREPARED FOR THIS PROJECT HAVE BEEN COORDINATED TO COMPLY WITH THE 2014 N.Y.C. BUILDING CODE, FAIR HOUSING ACT, AND ICC ANSI A117.1

DWELLING UNIT REQUIREMENTS

2014 NYC BUILDING CODE & ICC/ANSI A117.1-2009

BC 1107 & ANSI Chapter 10 Dwelling Units and Sleeping Units.

ACCESSIBLE UNITS

ANSI 1002.1 General - Accessible units shall comply with ANSI 1002.

ANSI 1002.2 Primary Entrance.
The accessible primary entrance shall be on an accessible route from public and common areas. The primary entrance shall not be to a bedroom.

ANSI 1002.3 Accessible Route.
Exterior spaces less than 30 inches (760 mm) in depth or width shall comply with ANSI 1003.3.1 - 1003.3.3, 302 and 303.

ANSI 1002.3.1 Location.
At least one accessible route shall connect all spaces and elements that are a part of the unit. Where only one accessible route is provided, it shall not pass through bathrooms and toilet rooms, closets, or similar spaces.

ANSI 1002.3.2 Turning Space.
All rooms served by an accessible route shall provide a turning space complying with ANSI 304.

ANSI 1002.3.3 Components.
Accessible routes shall consist of one or more of the following elements: walking surfaces with a slope not steeper than 1:20, ramps, elevators, and platform lifts.

ANSI 1002.5 Doors and Doorways.
The primary entrance door to the unit, and all other doorways intended for user passage, shall comply with ANSI 404.

ANSI 1004.4 Ramps.
Ramps shall comply with ANSI 405.

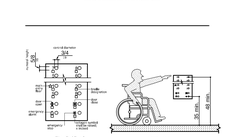
BC P1012 & Section 1004.9 of ICC A117.1 Ramps.
Ramps shall comply with ANSI 405.

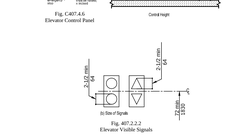
ANSI 1002.9 Operable Parts.
Lighting controls, electrical switches and receptacle outlets, environmental controls, appliance controls, operating hardware for operable windows, plumbing fixture controls, and user controls for security or intercom systems shall comply with ANSI 309. Refer to ANSI 1002.9 for listed exceptions.

ANSI 1002.10 Laundry Equipment.
Washing machines and clothes dryers shall comply with ANSI 611.

ANSI 1002.11 Toilet and Bathing Facilities.
Toilet and bathing facilities shall comply with ANSI 603 through 610 (refer to BATHROOM REQUIREMENTS on this sheet).

ANSI 1002.12 Kitchens.
Kitchens shall comply with ANSI 804 (refer to 'KITCHEN REQUIREMENTS' on this sheet). At least one work surface, 30 in. (760 mm), for length, shall comply with ANSI 902.





ADAPTABLE UNITS (TYPE B) R-2 OCCUPANCIES.

BC1107.2 Design.
Dwelling units and sleeping units which are required to be Accessible Units, Type B-NYC units, or Type B units shall comply with the code including Appendix F where applicable, and the applicable provisions of Chapter 10 of ICC/ANSI A117.1. In addition, Type B-NYC units shall comply with Sections 1107.2.1 through 1107.2.8. Units required to be Type B-NYC units or Type B units are permitted to be designed and constructed as Accessible units.

BC1107.2.1 Type B-NYC unit doors and doorways.
Doors and doorways shall comply with Section 1105.1 & .1A. All other doors and doorways within the dwelling or sleeping unit meant for human passage shall comply with Section 1003.3 of ICC A117.1. In addition, doors and doorways serving toilet and bathing rooms that are required to comply with Appendix F shall also comply with Section F1003.3.

BC1107.6.2.1 Type B and Type B-NYC Units.
Every dwelling unit and sleeping unit shall be a Type B-NYC unit unless the number of Type B-NYC units is permitted to be reduced in accordance with Section 1107.7.4, all units intended to be occupied as residence shall be Type B units.

ANSI 1004.2 Primary Entrance.
Refer to ANSI 1002.2 on this sheet.

ANSI 1004.3 Accessible Route.
Refer to ANSI 1003.3.1 & 1003.3.3 on this sheet for locations and components. Accessible routes as not require a turning space anywhere within the unit. Refer to ANSI 1004.3 for listed exceptions to locations.

ANSI 1004.4 Walking Surface.
Walking surfaces that are part of an on accessible route shall have a clear width complying with Fig. 403.5.

ANSI 1005.3 Doors and Doorways.
The primary entrance door to the unit, and all other doorways intended for user passage, shall comply with ANSI 404.

ANSI 1004.4 Ramps.
Ramps shall comply with ANSI 405.

BC P1012 & Section 1004.9 of ICC A117.1 Operable Parts.
Refer to Section 1002.9 of ICC A117.1 on this sheet. Additional exceptions include controls or switches mounted on appliances and plumbing fixture controls.

BC1107.2.4 type B-NYC unit operable windows.
All operable windows required to provide natural ventilation and/or an emergency escape and rescue opening in rooms or spaces in the type B-NYC dwelling unit or sleeping unit shall comply with section 1003.13 of ICC A117.1.

Exceptions:
(1) Window windows that are required to provide natural ventilation are not in compliance with reach ranges specified in Section 309.3 for operable parts as required by Section 1003.13 of ICC A117.1, the operable parts of such windows shall be permitted to be accessible by the use of adaptive devices.
(2) Compliance with Section 1107.2.4 is not required in the kitchenettes less than 80 square feet in area and equipped with an exhaust fan vented to the outdoors, in bathroom and in bathrooms equipped with accessible mechanical means of ventilation complying with the New York City Mechanical Code.

BC1107.2.8 Type B-NYC Unit Laundry Equipment.
Washing machines and clothes dryers are provided within the Type B-NYC dwelling unit, such equipment shall comply with Section 611 of ICC A117.1 and shall be front loading. Laundry equipment in accessible common-use areas as required in Section 1107.3 shall comply with Section F1103.2 (refer to 'LAUNDRY REQUIREMENTS' on this sheet).

BC1107.2.2 & Section 1004.11 of ICC A117.1 Toilet and Bathing Facilities.
Toilet and bathing facilities shall comply with Appendix F of the NYC Building Code. Section 1004.11 of ICC A117.1 and IMA (refer to 'BATHROOM REQUIREMENTS' on this sheet).

BC1107.2.3 Kitchens.
Primary kitchens shall comply with the requirements of BC1107.2.3. thru BC1107.2.3.5 and Section1003.12 of ICC A117.1 (refer to 'KITCHEN REQUIREMENTS' on this sheet). Secondary kitchens shall comply with Section 1004.12 of ICC A117.1.

KITCHEN REQUIREMENTS

2014 NYC BUILDING CODE & ICC/ANSI A117.1-2009

ACCESSIBLE KITCHENS

ANSI 804.1 General.
Accessible kitchens and kitchenettes shall comply with ANSI 804.

ANSI 804.2 Clearance.

ANSI 804.2.1 Walkways through Kitchens.
Clearance between all opposing base cabinets, counter tops, appliances, or walls within kitchen work areas shall be 40 in. (1053 mm) min. Pass-through kitchens shall have two entries.

ANSI 804.2.2 U-Shaped Areas.
Clearance between all opposing base cabinets, countertops, appliances, or walls within kitchen work areas shall be 60 in (1525 mm) min.

ANSI 804.3 Work Surface.
Work surfaces shall comply with ANSI 902.

ANSI 804.4 Sinks.
Sinks shall comply with ANSI 606.

ANSI 804.6 Appliances.

ANSI 804.6.1 Clear Floor Space.
Clear floor space complying with ANSI 305 shall be provided at each kitchen appliance and are permitted to overlap.

ANSI 804.6.2 Operable Parts.
All appliance controls shall comply with ANSI 309.

EXCEPTIONS:
(1) Appliance doors and door latching devices shall not be required to comply with ANSI 309.4
(2) Bottom-hinged appliance doors, when in the open position, shall not be required to comply with ANSI 309.3.

ANSI 804.6.3 Dishwasher.
Provide a clear floor space adjacent to the dishwasher door. The dishwasher door in open position shall not obstruct the clear floor space for dishwasher or adjacent sink.

ANSI 804.6.4 Range or Cooktop.
Provide a clear floor space positioned for a parallel or forward approach. For a forward approach, provide knee and toe clearance complying with ANSI 306. The location of controls shall not require reaching across burners.

ANSI 804.6.5 Oven.
(1) Side-hinged door ovens shall have a work surface complying with ANSI 804.3 positioned adjacent to the latch side of the oven door.
(2) Bottom-hinged door ovens shall have a work surface complying with ANSI 804.3 positioned adjacent to one side of the door.
(3) Ovens shall have controls on the front panels.

ANSI 804.6.6 Refrigerator/Freezer.
Combination refrigerators and freezers shall have at least 50 percent of the freezer compartment shelves, including the bottom of the freezer, 54 in (1370 mm) max above the floor. Provide a clear floor space for a parallel approach to the space dedicated to a refrigerator/freezer. The centerline of the clear floor space shall be offset 24 in. (610 mm) max from the centerline of the dedicated space.

ADAPTABLE KITCHENS

ANSI 1003.12 Kitchens and Kitchenettes.
The primary kitchen or kitchenette shall be constructed in accordance with the requirements of Section 1003.12 of ICC A117.3 and Sections BC1107.2.3.1 thru BC1107.2.3.5. Secondary kitchens and kitchenettes shall be required to comply with Section 1004.12 of ICC A117.1.

ANSI 1003.12.1 Clearance.

ANSI 1003.12.1.1 Minimum Clearance.
Clearance between all opposing base cabinets, counter tops, appliances, or walls within kitchen work areas shall be 40 in. (1053 mm) min.

ANSI 1003.12.1.2 U-Shaped Areas.
Refer to ANSI 804.2.2 on this sheet.

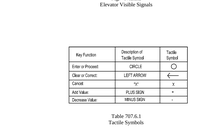
ANSI 1003.12.3 Work Surface.
At least one section of counter shall provide a work surface 30 in. in length and 34 in. max above the floor. Cabinetry shall be permitted under the work surface if it can be removed. A counter that is adjustable to provide a work surface at variable heights, 29 in. min and 36 in. max, without cutting the counter shall be permitted.

ANSI 1003.12.4 Sinks.
Cabinetry shall be permitted to be under sink provided it can be removed. The front of the sink shall be 34 in. max above the floor. Unless a counter that is adjustable at variable heights, 29 in. min and 36 in. max, without cutting the counter is provided.

BC1107.2.3.5 Kitchen and kitchenette storage.
Kitchen storage, except overhead cabinets, shall comply with Section1003.12 and Section 905 of ICC A117.1 (refer to Storage Requirements on this sheet). At least one storage shelf or cabinet shall be mounted 48 in max. above the work counters.

ANSI 1003.12.5 Storage.
A clear floor space for a parallel or forward approach shall be provided.

ANSI 1003.12.6 Appliances.
Shall comply with ANSI 804.4 on this sheet.



HANDRAIL AND GRAB BAR REQUIREMENTS

2014 NYC BUILDING CODE & ICC/ANSI A117.1-2009

BC1109.11 & ANSI 505 Handrails.

ANSI 505.1 General.
Handrails required by ANSI 405.8 for ramps, or ANSI 504.6 for stairs, shall comply with ANSI 505.

BC1109.11 & ANSI 505.2 Location.
Handrails shall be provided on both sides of stairs and ramps.

EXCEPTION: One handrail shall be allowed in enclosed exit stairs less than 44 in. (1118mm) that do not serve as an accessible means of egress. Refer to BC1009.11 for additional exceptions.

BC1109.11.4 & ANSI 505.3 Continuity.
Handrails shall be continuous within the full length of each stair flight or ramp run. Inside handrails on switchback or dogleg stairs or ramps shall be continuous between flights or runs. Other handrails shall comply with ANSI 505.10 & 505.7. Refer to BC1009.11.4 for listed exceptions.

BC1109.11.5 & ANSI 505.4 Height.
Top of gripping surfaces of handrails shall be 34 in. (865 mm) min and 38 in. (965 mm) max vertically above stair nosings, ramp surfaces, and walking surfaces; handrails shall remain at a consistent height.

BC1109.11.6 & ANSI 505.5 Clearance.
Clearance between handrail gripping surface and adjacent surfaces shall be 1-1/2 in. (38 mm) min.

BC1109.11.3 & ANSI 505.7 Cross Section.
Handrails shall have a cross section complying with ANSI 505.7.1 or 505.7.2. Edges shall have a min. radius of 0.01 in (0.25mm).

ANSI 505.7.1 Circular Cross Section.
Handrails with a circular cross section shall have an outside diameter of 1-1/4 in. (32 mm) min and 2 in. (51 mm) max.

ANSI 505.7.2 Noncircular Cross Sections.
Handrails with a noncircular cross section shall have a perimeter dimension of 4 in. (100 mm) min and 6-1/4 in. (160 mm) max, and a cross-section dimension of 2-1/4 in (57 mm) max.

ANSI 505.8 Surfaces.
Handrails, and any wall or other surfaces adjacent to them, shall be free of any sharp or abrasive elements. Edges shall be rounded.

BC1109.11.5 & ANSI 505.10 Handrail Extensions.
Handrails shall extend beyond and in the same direction of stair flights and ramp runs in accordance with ANSI 505.10.

EXCEPTIONS:
(1) Continuous handrails at the inside turn of stairs and ramps.
(2) Extension not required for handrails in aisles serving seating where handrails are discontinuous.
(3) In alterations, full extensions of handrails shall not be required where such extensions would be hazardous due to plan configuration.

ANSI 505.10.1 Top and Bottom Extension at Ramps.
Ramp handrails shall extend horizontally above the landing 12 in. (305 mm) min beyond the top and bottom of ramp runs. Extensions shall return to a wall, guard, or floor, or shall be continuous to the handrail of an adjacent ramp run.

ANSI 505.10.2 Top Extension at Stairs.
At the top of a stair flight, handrails shall extend horizontally above the landing for 12 in. (305 mm) min beginning directly above the landing nosing. Extensions shall return to a wall, guard, or the landing surface, or shall be continuous to the handrail of an adjacent stair flight.

ANSI 505.10.3 Bottom Extension of Stairs.
At the bottom of a stair flight, handrails shall extend at the slope of the stair flight for a horizontal distance equal to one tread depth beyond the bottom most nosing. Extensions shall return to a wall, guard, or the landing surface, or shall be continuous to the handrail of an adjacent stair flight.

ANSI 609 Grab Bars.

ANSI 609.1 General.
Grab bars in accessible toilet or bathing facilities shall comply with ANSI 609.

ANSI 609.2 Cross Section.
Grab bars shall have a cross section complying with ANSI 609.2.1 or 609.2.2.

ANSI 609.2.1 Circular Cross Section.
Grab bars with a circular cross section shall have an outside diameter of 1-1/4 in. (32 mm) min and 2 in. (51 mm) max.

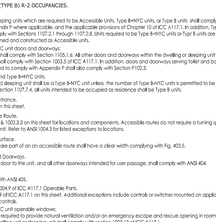
ANSI 609.2.2 Noncircular Cross Sections.
Grab bars with a noncircular cross section shall have a cross-section dimension of 2 in. (51 mm) max, and a perimeter dimension of 4 in. (102 mm) min and 4.8 in. (122 mm) max.

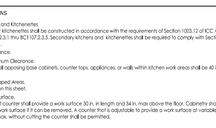
ANSI 609.3 Spacing.
The space between the wall and the grab bar shall be 1 1/2 in. (38 mm). The space between the grab bar and projecting objects below and at the ends of the grab bar shall be 1 1/2 in. (38 mm) min. The space between the grab bar and projecting objects above the grab bar shall be 12 in. (305 mm) min.

EXCEPTIONS:
(1) Space between grab bars and shower controls, shower fittings, and other grab bars shall be permitted to be 1 1/2 in. (38 mm) min.
(2) Swing-up grab bars shall not be required to comply with ANSI 609.3.

ANSI 609.4 Position of Grab Bars.
Grab bars shall be installed in a horizontal position, 33 in. (840 mm) min and 36 in. (915 mm) max above the floor measured to the top of the gripping surface.

EXCEPTIONS:
(1) The lower grab bar on the back wall of a bathtub required by ANSI 607.4.1.1 or 607.4.2.1.
(2) Vertical grab bars required by ANSI 604.5.1, 607.4.1.2.2, 607.4.2.2.2, & 608.3.1.2.





LAUNDRY AND STORAGE REQUIREMENTS

2014 NYC BUILDING CODE & ICC/ANSI A117.1-2009

ANSI 611 Washing Machines and Clothes Dryers.

BC1107.2.8 Type B-NYC Unit Laundry Equipment.
Washing machines and clothes dryers are provided within the Type B-NYC dwelling unit, such equipment shall comply with Section 611 of ICC A117.1, and shall be front loading. Laundry equipment in accessible common-use areas as required in Section 1107.3 shall comply with Section F105.2 (refer to BC 1107.2.8 for exception).

ANSI 611.2 Clear Floor Space.
A clear floor space complying with Section 305, positioned for parallel approach, shall be provided centered on the appliance. The centerline of the clear floor space shall offset 24 inches maximum from the centerline of the door opening.
ANSI 611.3 Operable Parts.
Operable parts, including doors, lint screens, detergent and bleach compartments, shall comply with ANSI 309.
ANSI 611.4 Height.
Top loading machines shall have the door to the laundry compartment 36 in. (915 mm) max above the floor. Front loading machines shall have the bottom of the opening to the laundry compartment 15 in. (380 mm) min and 34 in. (865 mm) max.

ANSI 905 Storage Facilities

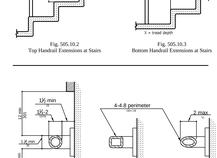
ANSI 905C Storage Facilities.
Storage facilities may include shelves, cabinets, clothes rods, mail boxes, storage lockers, etc.

ANSI 905.1 General.
Accessible storage facilities shall comply with ANSI 905.

ANSI 905.2 Clear Floor Space.
A clear floor space complying with ANSI 305.

ANSI 905.3 Height.
Accessible storage elements shall comply with at least one of the reach ranges specified in ANSI 308.

ANSI 905.4 Operable Parts.
Operable parts of storage facilities shall comply with ANSI 309.



BATHROOMS REQUIREMENTS

2014 NYC BUILDING CODE & ICC/ANSI A117.1-2009

Toilet and Bathing Rooms.

ACCESSIBLE BATHROOMS

ANSI 603.1 General.
Accessible toilet and bathing rooms shall comply with ANSI 603.

ANSI 603.3 Clearances.

ANSI 603.2.1 Turning Space.
A turning space complying with ANSI 304 shall be provided within the room.

BC P1103.1 & ANSI 603.2.2 Overlap.
Clear floor spaces shall be permitted to overlap.

BC P1103.2 & ANSI 603.2.3 Door Swing.
Doors shall not swing into the clear floor space or clearance for any fixture.

EXCEPTION:
Where the room is for individual use and clear floor space complying with ANSI 305.3 is provided within the room beyond the arc of the door swing.

BC P1103.7 & ANSI 603.3 Mirrors.
Refer to Fig. 606.3 for

DEPT OF BLDGS 321970000 Job Number
B3B0906172 Scan Code

NOTES TO USERS

This map is for use in administering the National Flood Insurance Program. It does not necessarily identify all areas subject to flooding, particularly from local drainage sources of small size. The **community map repository** should be consulted for possible updated or additional flood hazard information.

To obtain more detailed information in areas where **Base Flood Elevations** (BFEs) and/or **floodways** have been determined, users are encouraged to consult the Flood Profiles and Floodway Data and/or Summary of Stillwater Elevations tables contained within the Flood Insurance Study (FIS) report that accompanies this FIRM. Users should be aware that BFEs shown on the FIRM represent rounded whole-foot elevations. These BFEs are intended for flood insurance rating purposes only and should not be used as the sole source of flood elevation information. Accordingly, flood elevation data presented in the FIS report should be utilized in conjunction with the FIRM for purposes of construction and/or floodplain management.

Coastal Base Flood Elevations (BFEs) shown on this map apply only landward of 0.0' National Geodetic Vertical Datum of 1929 (NGVD 29). Users of this FIRM should be aware that coastal flood elevations are also provided in the Summary of Stillwater Elevations tables in the Flood Insurance Study report for this jurisdiction. Elevations shown in the Summary of Stillwater Elevations tables should be used for construction and/or floodplain management purposes when they are higher than the elevations shown on this FIRM.

Boundaries of the **floodways** were computed at cross sections and interpolated between cross sections. The floodways were based on hydraulic considerations with regard to requirements of the National Flood Insurance Program. Floodway widths and other pertinent floodway data are provided in the Flood Insurance Study report for this jurisdiction.

Certain areas not in Special Flood Hazard Areas may be protected by **flood control structures**. Refer to Section 2.4 "Flood Protection Measures" of the Flood Insurance Study report for information on flood control structures for this jurisdiction.

The **projection** used in the preparation of this map was New York State Plane FIPSZONE 3104. The **horizontal datum** was NAD 83, GRS80 spheroid. Differences in datum, projection or State Plane zones used in the production of FIRMs for adjacent jurisdictions may result in slight positional differences in map features across jurisdiction boundaries. These differences do not affect the accuracy of this FIRM.

Flood elevations on this map are referenced to the National Geodetic Vertical Datum of 1929. These flood elevations must be compared to structure and ground elevations referenced to the same **vertical datum**. For information regarding conversion between the National Geodetic Vertical Datum of 1929 and the North American Vertical Datum of 1988, visit the National Geodetic Survey website at http://www.ngs.noaa.gov or contact the National Geodetic Survey at the following address:

NGS Information Services
NOAA, NNGS12
National Geodetic Survey
SSMC-3, #9202
1315 East-West Highway
Silver Spring, Maryland 20910-3182
(301) 713-3242

To obtain current elevation, description, and/or location information for **bench marks** shown on this map, please contact the Information Services Branch of the National Geodetic Survey at **(301) 713-3242**, or visit its website at http://www.ngs.noaa.gov.

Base map information shown on this FIRM was provided in digital format by the Department of Information Technology and Telecommunication, City of New York. This information was derived from digital orthophotos produced at a scale of 1:1,200 with 2-foot pixel resolution from photography dated 2004.

Based on updated topographic information, this map reflects more detailed and up-to-date **stream channel configurations and floodplain delineations** than those shown on the previous FIRM for this jurisdiction. As a result, the Flood Profiles and Floodway Data tables in the Flood Insurance Study Report (which contains authoritative hydraulic data) may reflect stream channel distances that differ from what is shown on this map. Also, the road to floodplain relationships for unrevised streams may differ from what is shown on previous maps.

Corporate limits shown on this map are based on the best data available at the time of publication. Because changes due to annexations or de-annexations may have occurred after this map was published, map users should contact appropriate community officials to verify current corporate limit locations.

Please refer to the separately printed **Map Index** for an overview map showing the layout of map panels for this jurisdiction.

Contact the **FEMA Map Service Center** at 1-800-358-9616 for information on available products associated with this FIRM. Available products may include previously issued Letters of Map Change, a Flood Insurance Study report, and/or digital versions of this map. The FEMA Map Service Center may also be reached by Fax at 1-800-358-9620 and its website at http://msc.fema.gov.

If you have **questions about this map** or questions concerning the National Flood Insurance Program in general, please call **1-877-FEMA MAP** (1-877-336-2627) or visit the FEMA website at http://www.fema.gov.

LEGEND

SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD

The 1% annual flood (100-year flood), also known as the base flood, is the flood that has a 1% chance of being equaled or exceeded in any given year. The Special Flood Hazard Area is the area subject to flooding by the 1% annual chance flood. Areas of Special Flood Hazard include Zones A, AE, AH, AO, AR, A99, V, and VE. The Base Flood Elevation is the water-surface elevation of the 1% annual chance flood.

- **ZONE A** No Base Flood Elevations determined.
- **ZONE AE** Base Flood Elevations determined.
- **ZONE AH** Flood depths of 1 to 3 feet (usually areas of ponding); Base Flood Elevations determined.
- **ZONE AO** Flood depths of 1 to 3 feet (usually sheet flow on sloping terrain); average depths determined. For areas of alluvial fan flooding, velocities also determined.
- **ZONE AR** Special Flood Hazard Area formerly protected from the 1% annual chance flood by a flood control system that was subsequently decertified. Zone AR indicates that the former flood control system is being restored to provide protection from the 1% annual chance or greater flood.
- **ZONE A99** Area to be protected from 1% annual chance flood by a Federal flood protection system under construction; no Base Flood Elevations determined.
- **ZONE V** Coastal flood zone with velocity hazard (wave action); no Base Flood Elevations determined.
- **ZONE VE** Coastal flood zone with velocity hazard (wave action); Base Flood Elevations determined.

FLOODWAY AREAS IN ZONE AE

The floodway is the channel of a stream plus any adjacent floodplain areas that must be kept free of encroachment so that the 1% annual chance flood can be carried without substantial increases in flood heights.

OTHER FLOOD AREAS

- **ZONE X** Areas of 0.2% annual chance flood; areas of 1% annual chance flood with average depths of less than 1 foot or with drainage areas less than 1 square mile; and areas protected by levees from 1% annual chance flood.

OTHER AREAS

- **ZONE X** Areas determined to be outside the 0.2% annual chance floodplain.
- **ZONE D** Areas in which flood hazards are undetermined, but possible.

COASTAL BARRIER RESOURCES SYSTEM (CBRS) AREAS

OTHERWISE PROTECTED AREAS (OPAs)

CBRS areas and OPAs are normally located within or adjacent to Special Flood Hazard Areas.

- 1% annual chance floodplain boundary
- 0.2% annual chance floodplain boundary
- Floodway boundary
- Zone D boundary
- CBRS and OPA boundary
- Boundary dividing Special Flood Hazard Area Zones and boundary dividing Special Flood Hazard Areas of different Base Flood Elevations, flood depths or flood velocities.
- 513 (EL 987) Base Flood Elevation line and value; elevation in feet*
- Base Flood Elevation value where uniform within zone; elevation in feet*

* Referenced to the National Geodetic Vertical Datum of 1929

- A–A Cross section line
- 23–23 Transect line
- 87°07'45", 32°22'30" Geographic coordinates referenced to the North American Datum of 1983 (NAD 83), Western Hemisphere
- 4376000 mN 1000-meter Universal Transverse Mercator grid values, zone 18
- 600000 FT 5000-foot grid ticks: New York State Plane coordinate system, Long Island zone (FIPSZONE 3104), Lambert Conformal Conic projection
- DX5510 Bench mark (see explanation in Notes to Users section of this FIRM panel)
- M1.5 River Mile

MAP REPOSITORY
Refer to listing of Map Repositories on Map Index

INITIAL NFIP MAP DATE
June 28, 1974

FLOOD HAZARD BOUNDARY MAP REVISIONS
June 11, 1976

FLOOD INSURANCE RATE MAP EFFECTIVE
November 16, 1983

FLOOD INSURANCE RATE MAP REVISIONS
September 5, 2007 - to update map format, to change Special Flood Hazard Areas, and to reflect updated topographic information

To determine if flood insurance is available in this community, contact your Insurance agent or call the National Flood Insurance Program at 1-800-638-6620.

MAP SCALE 1" = 500'
250 0 500 1000 FEET
150 0 150 300 METERS

NFIP NATIONAL FLOOD INSURANCE PROGRAM

PANEL 0203F

FIRM
FLOOD INSURANCE RATE MAP

CITY OF
NEW YORK, NEW YORK
BRONX, RICHMOND, NEW YORK, QUEENS, AND KINGS COUNTIES

PANEL 203 OF 457

(SEE MAP INDEX FOR FIRM PANEL LAYOUT)

CONTAINS:

COMMUNITY	NUMBER	PANEL	SUFFIX
NEW YORK, CITY OF	360497	0203	F

Notice to User: The **Map Number** shown below should be used when placing map orders; the **Community Number** shown above should be used on insurance applications for the subject community.

MAP NUMBER
3604970203F

MAP REVISED
SEPTEMBER 5, 2007

Federal Emergency Management Agency

ClairyGomez
Digitally signed by ClairyGomez
APPROVED
Under Directive 1 of 1975
Date: 03/13/2017
NYC Development Hub

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
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FAX: (212) 979-8387

DESIGN ARCHITECT:
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Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
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STRUCTURAL ENGINEERS:
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62 West 45th Street, 11th Floor
NEW YORK, NY 10036
Tel (212) 246.7800

M E P ENGINEERS:
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ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
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FAX.: (212)

LANDSCAPE ARCHITECT:
Mathews Nielsen Landscape Architects, P.C.
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Tel (212) 431 3609
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ENTEK ENGINEERING LLC
CONSULTING ENGINEERS
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Ph. (201) 820-2801 Fax (201) 820-2804

ELEVATOR:
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Delivering Vertical Transportation Solutions...Worldwide
Phone: 973-694-6220 Fax: 973-994-2839
e-mail: eng@vdausa.com
120 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

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COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4488
FAX.: (212) 674-4025

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Katherine Newman Design International Limited
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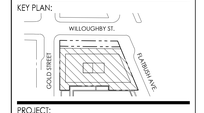
No:	Date:	Revision:
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
FEMA MAP

SEAL & SIGNATURE
ALEXIS MARIO PHOTIADES
LICENSED ARCHITECT
No. 026128
STATE OF NEW YORK

DATE:	--
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-004.00
CADD FILE:	

5 OF 78

DEPT OF BUILDINGS 321370550 Job Number
B3B3S2345001 Scan Code

NOTES TO USERS

This map is for use in administering the National Flood Insurance Program. It does not necessarily identify all areas subject to flooding, particularly from local drainage sources of small size. The **community map repository** should be consulted for possible updated or additional flood hazard information.

To obtain more detailed information in areas where **Base Flood Elevations** (BFEs) and/or **floodways** have been determined, users are encouraged to consult the Flood Profiles and Floodway Data and/or Summary of Stillwater Elevations tables contained within the Flood Insurance Study (FIS) report that accompanies this FIRM. Users should be aware that BFEs shown on the FIRM represent rounded whole-foot elevations. These BFEs are intended for flood insurance rating purposes only and should not be used as the sole source of flood elevation information. Accordingly, flood elevation data presented in the FIS report should be utilized in conjunction with the FIRM for purposes of construction and/or floodplain management.

Coastal Base Flood Elevations shown on this map apply only landward of 0.0' North American Vertical Datum of 1988 (NAVD 88). Users of this FIRM should be aware that coastal flood elevations are also provided in the Summary of Stillwater Elevations tables in the Flood Insurance Study report for this jurisdiction. Elevations shown in the Summary of Stillwater Elevations tables should be used for construction and/or floodplain management purposes when they are higher than the elevations shown on this FIRM.

Boundaries of the **floodways** were computed at cross sections and interpolated between cross sections. The floodways were based on hydraulic considerations with regard to requirements of the National Flood Insurance Program. Floodway widths and other pertinent floodway data are provided in the Flood Insurance Study report for this jurisdiction.

Certain areas not in Special Flood Hazard Areas may be protected by **flood control structures**. Refer to Section 2.4 "Flood Protection Measures" of the Flood Insurance Study report for information on flood control structures for this jurisdiction.

The **projection** used in the preparation of this map was New York Long Island State Plane FIPSZONE 3104. The **horizontal datum** was NAD 83, GRS80 spheroid. Differences in datum, spheroid, projection or State Plane zones used in the production of FIRMs for adjacent jurisdictions may result in slight positional differences in map features across jurisdiction boundaries. These differences do not affect the accuracy of this FIRM.

Flood elevations on this map are referenced to the North American Vertical Datum of 1988. These flood elevations must be compared to structure and ground elevations referenced to the same **vertical datum**. For information regarding conversion between the National Geodetic Vertical Datum of 1929 and the North American Vertical Datum of 1988, visit the National Geodetic Survey website at http://www.ngs.noaa.gov or contact the National Geodetic Survey at the following address:

NGS Information Services
NOAA, N/NGS12
National Geodetic Survey
SSMC-3, #9202
1315 East-West Highway
Silver Spring, Maryland 20910-3182
(301) 713-3242

To obtain current elevation, description, and/or location information for **bench marks** shown on this map, please contact the Information Services Branch of the National Geodetic Survey at **(301) 713-3242**, or visit its website at http://www.ngs.noaa.gov.

Base map information shown on this FIRM was provided in digital format by the Department of Information Technology and Telecommunication, City of New York (DoITT). This information was derived from digital orthophotos produced at a scale of 1:1,200 with 2-foot pixel resolution from photography dated April 2008.

This map reflects more detailed and up-to-date **stream channel configurations** than those shown on the previous FIRM for this jurisdiction. The floodplains and floodways that were transferred from the previous FIRM may have been adjusted to conform to these new stream channel configurations. As a result, the Flood Profiles and Floodway Data tables in the Flood Insurance Study Report (which contains authoritative hydraulic data) may reflect stream channel distances that differ from what is shown on this map.

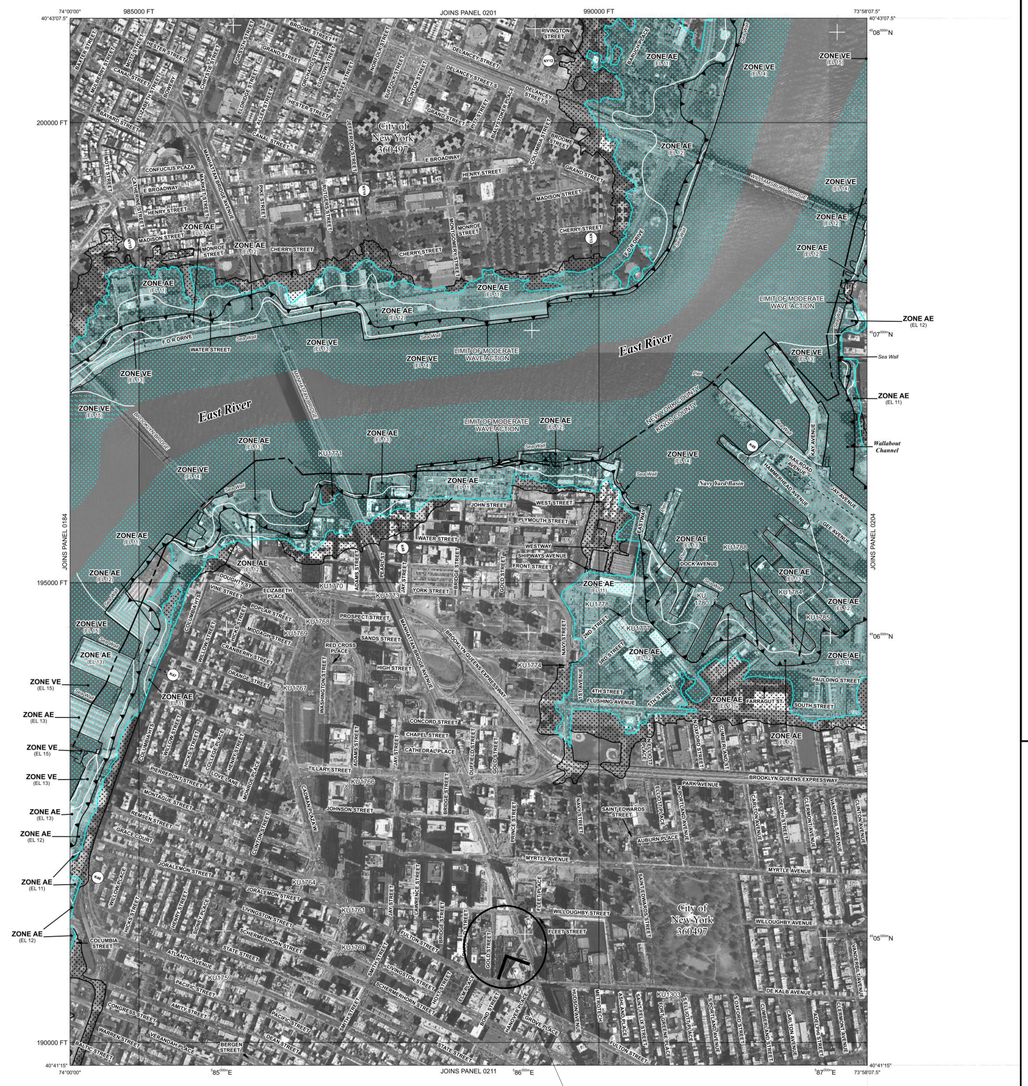
Corporate limits shown on this map are based on the best data available at the time of publication. Because changes due to annexations or de-annexations may have occurred after this map was published, map users should contact appropriate community officials to verify current corporate limit locations.

Please refer to the separately printed **Map Index** for an overview map of the county showing the layout of map panels; community map repository addresses; and a Listing of Communities table containing National Flood Insurance Program dates for each community as well as a listing of the panels on which each community is located.

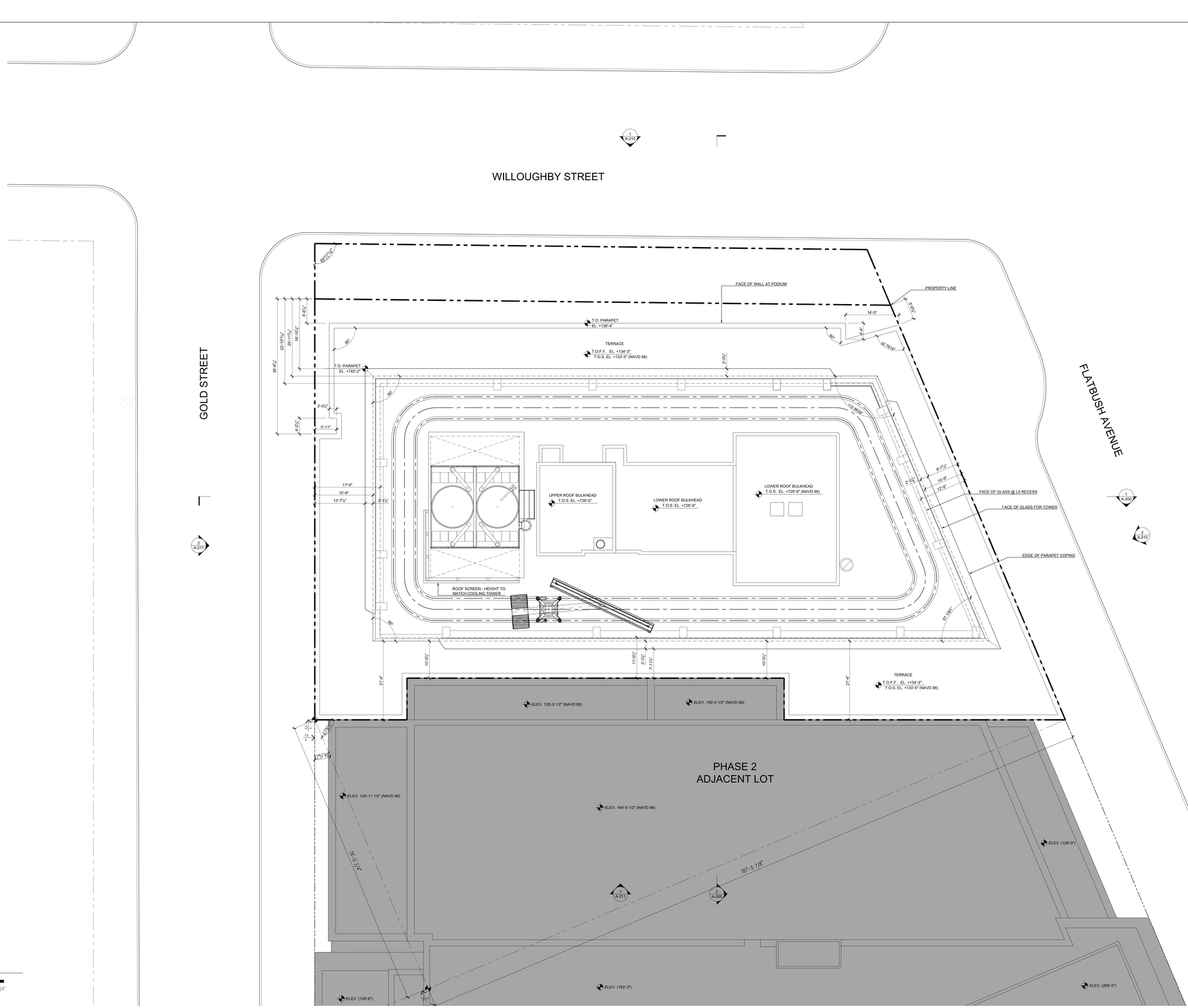
The AE Zone category has been divided by a **Limit of Moderate Wave Action (LIMWA)**. The LIMWA represents the approximate landward limit of the 1.5 - foot breaking wave. The effects of wave hazards between the VE Zone and the LIMWA (or between the shoreline and the LIMWA for areas where VE Zones are not identified) will be similar to, but less severe than those in the VE Zone.

For information on available products associated with this FIRM visit the **Map Service Center (MSC)** website at http://msc.fema.gov. Available products may include previously issued Letters of Map Change, a Flood Insurance Study Report, and/or digital versions of this map. Many of these products can be ordered or obtained directly from the MSC website.

If you have **questions about this map**, how to order products or the National Flood Insurance Program in general, please call the FEMA Map Information eXchange (FMIX) at **1-877-FEMA-MAP** (1-877-336-2627) or visit the FEMA website at http://www.fema.gov/business/nfip.



DEPT OF BUILDINGS 321970980 Job Number
B2017800104 Scan Code



1 ROOF PLAN

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

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Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
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TEL.: (212) 977-6500
FAX: (212) 956-2226

STRUCTURAL ENGINEERS:
McNAMARA . SALVIA
62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246-7800

M E P ENGINEERS:
AKF
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
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FAX.: (212)

LANDSCAPE ARCHITECT:
Mathews Nielsen
Landscape Architects, P.C.
120 Broadway, Suite 1040
New York, NY 10271
Tel (212) 431 3609
Fax (212) 941 1513
www.mnlandscape.com

FACADE MAINTENANCE:
ENTEK ENGINEERING LLC
CONSULTING ENGINEERS
166 Ames Street, Hackensack, NJ 07601
Ph. (201) 820-2801 Fax: (201) 820-2804

ELEVATOR:
vda
Delivering Vertical Transportation Solutions... Worldwide
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e-mail: eng@vdausa.com
120 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

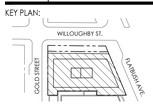
LIGHTING DESIGNER:
CoMoS
COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4488
FAX.: (212) 674-4025

INERIOR DESIGNER:
KATHERINE NEWMAN DESIGN
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.5879 F. 416.961.6481

No:	Date:	Revision:
	09-14-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

SITE SETOUT
OVERALL ROOF PLAN

SEAL & SIGNATURE

DATE: —
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No:

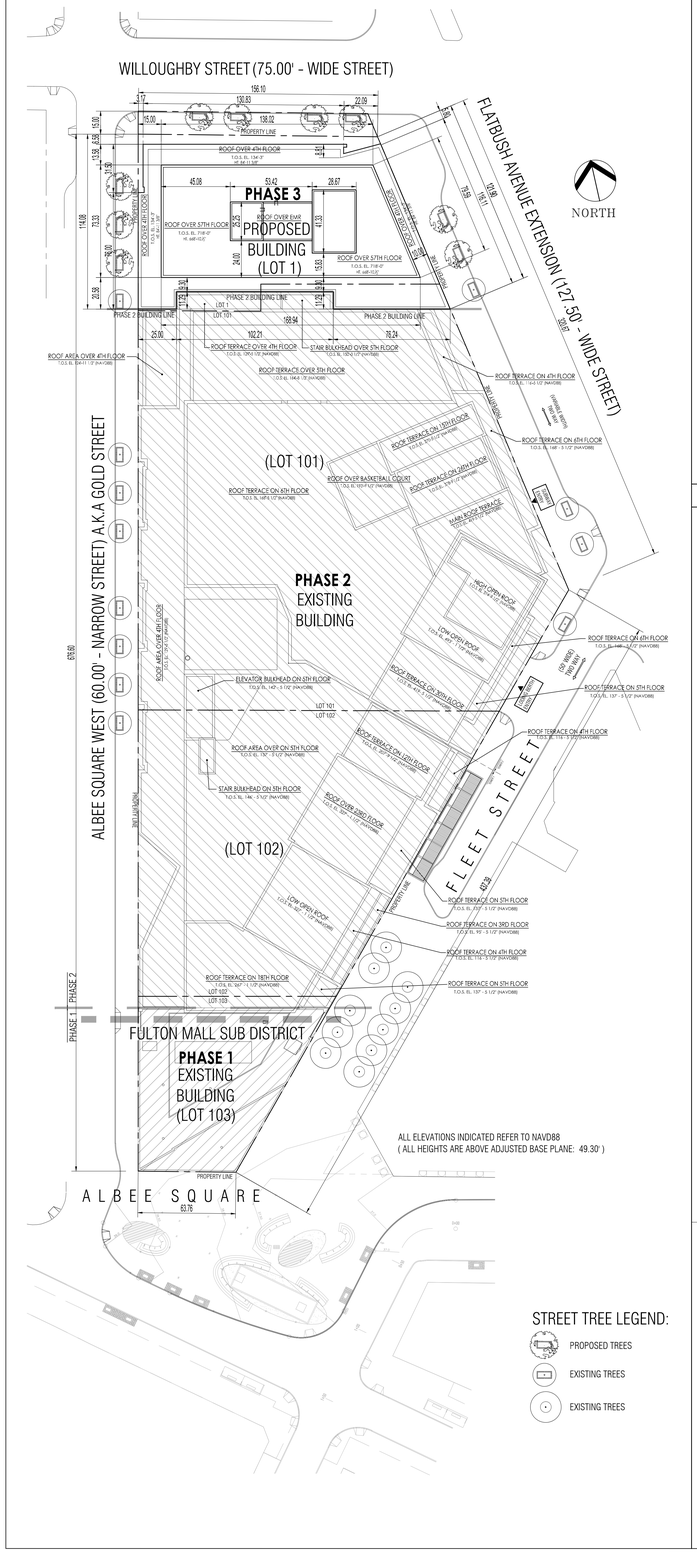
A-030.00

CADD FILE: 8 OF 78

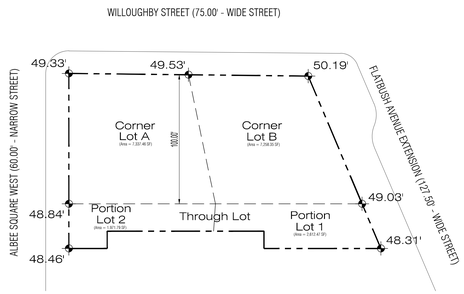
ClarpGomez
APPROVED
Under Directive 4 of 1975
Date: 03/23/2017
NYC Development Hub

DEPT OF BUILDINGS 3396776 DOB Number
B3480 081826 Scan Code

ARCHITECTURAL SITE PLAN (SCALE: 1" = 25')



LOT COVERAGE AND BASE PLANE CALCULATIONS



BASE PLANE CALCULATION:

SECTION 101-22:
HEIGHT SHALL BE MEASURED FROM THE BASE PLANE

CORNER LOTS:

CORNER LOT A	CORNER LOT B
[(48.84'+49.33')+2]+[(49.33'+49.53')+2] / 2 = 49.26'	[(49.53'+50.19')+2]+[(50.19'+49.03')+2] / 2 = 49.74'

THROUGH LOTS:

PORTION LOT 1	PORTION LOT 2
[49.03'+48.31'] / 2 = 48.67'	[48.84'+48.46'] / 2 = 48.65'

ADJUSTED BASE PLANE:

LOT COVERAGE - CORNER LOT A	38.26% X 49.26 = 18.85'
LOT COVERAGE - CORNER LOT B	37.84% X 49.74' = 18.82'
LOT COVERAGE - THROUGH LOT 1	13.62% X 48.67' = 6.63'
LOT COVERAGE - THROUGH LOT 2	10.28% X 48.65' = 5.00'
	100% 49.30' BASE PLANE ELEV.

EXISTING FLOOR AREA SCHEDULE

FLOOR AREA SCHEDULE: EXISTING BUILDINGS (PHASE 1)
(DOB #3396776)

EXISTING COMMERCIAL BUILDING : LOT 103

FLOOR	USE	GROSS FLOOR AREA (SF)	DEDUCTS (SF)	ZONING FLOOR AREA (SF)
CELLAR	COMMERCIAL	10,086.00	10,086.00	0.00
GROUND	COMMERCIAL	10,086.00	142.00	9,944.00
MEZZANINE	COMMERCIAL	256.00	0.00	256.00
2ND	COMMERCIAL	10,086.00	219.00	9,867.00
3RD	COMMERCIAL	10,086.00	216.00	9,870.00
4TH	COMMERCIAL	8,276.00	272.00	8,004.00
	BUILDING TOTAL	48,876.00	10,935.00	37,941.00

FLOOR AREA SCHEDULE: EXISTING BUILDING (PHASE 2)
PODIUM (DOB #3397861)

CITY POINT - RETAIL PODIUM (COMMERCIAL) - 445 GOLD STREET

BLOCK: 149 LOT: 1, 101 & 102 — FLOOR AREA SCHEDULE

FLOOR	USE	GROSS FLOOR AREA (SF) TOWER 1 (RESIDENTIAL)	GROSS FLOOR AREA (SF) TOWER 2 (RESIDENTIAL)	GROSS FLOOR AREA (SF) PODIUM (COMMERCIAL)	DEDUCT (SF) TOWER 1 (RESIDENTIAL)	DEDUCT (SF) TOWER 2 (RESIDENTIAL)	DEDUCT (SF) PODIUM (COMMERCIAL)	ZONING FLOOR AREA (SF) TOWER 1 (RESIDENTIAL)	ZONING FLOOR AREA (SF) TOWER 2 (RESIDENTIAL)	ZONING FLOOR AREA (SF) PODIUM (COMMERCIAL)	TOTAL ZFA PER FLOOR TOWER 1, TOWER 2 & PODIUM
SUB-CELLAR	COMMERCIAL/RESIDENTIAL	8,713.00	3,782.00	78,341.00	8,713.00	3,782.00	78,341.00	0.00	0.00	0.00	0
CELLAR	COMMERCIAL/RESIDENTIAL	5,083.00	1,360.00	98,280.00	5,083.00	1,360.00	98,280.00	0.00	0.00	0.00	0
GROUND FLOOR	COMMERCIAL/RESIDENTIAL	3,820.00	4,305.00	87,426.14	153.00	84.00	10,657.32	3,767.00	4,421.00	76,768.82	84,877
MEZZANINE	COMMERCIAL/RESIDENTIAL	731.00	0.00	55,203.10	701.00	0.00	14,068.41	0.00	0.00	41,216.77	41,217
2ND FLOOR	COMMERCIAL/RESIDENTIAL	787.00	880.00	95,209.35	71.00	190.00	3,852.25	728.00	690.00	91,357.10	92,775
3RD FLOOR	COMMERCIAL/RESIDENTIAL	951.00	880.00	94,050.10	71.00	190.00	3,741.11	880.00	690.00	90,309.02	91,879
4TH FLOOR	COMMERCIAL/RESIDENTIAL	12,238.00	880.00	81,412.23	6,158.00	190.00	17,591.40	6,080.00	690.00	63,820.70	70,590
4TH FL MEZZ & 5TH FLOOR	COMMERCIAL/RESIDENTIAL	1,000.00	880.00	48,464.44	0.00	190.00	3,830.48	1,000.00	690.00	48,833.96	51,524
5TH FLOOR MEZZ	(6TH FL)		(6TH FL)		(6TH FL MEZZ)	(6TH FL)		(6TH FL MEZZ)	(5TH FL/6TH FL)		
5TH FLOOR MEZZ	COMMERCIAL	0.00	SEE CHART BELOW	11,042.91	0.00	SEE CHART BELOW	324.20	0.00	SEE CHART BELOW	10,708.66	10,709
	BUILDING SUBS TOTAL	29,451.00	12,289.00	649,619.20	16,949.00	6,025.00	(28,771.81)	12,455.00	7,181.00	419,033.30	
	BUILDING TOTAL	690,222.33			249,751.03			439,471.30			

** 100% DEDUCTION IN SUB-CELLAR & CELLAR
** FOR TOWER 1 FIFTH FLOOR CALCULATION SEE TOWER 1 CHART BELOW
** FOR TOWER 2 FIFTH FLOOR TRANSFER CALCULATION SEE TOWER 2 CHART BELOW

TOWER 1 (DOB #3398354)

CITY POINT - TOWER 1 (RESIDENTIAL BUILDING) - 70 FLEET STREET

BLOCK: 149 LOT: 1, 101 & 102 — FLOOR AREA SCHEDULE

FLOOR NO.	FLOOR USE	GFA RESIDENTIAL GROSS S.F.A (SF)	MECHANICAL RESIDENTIAL DEDUCTIONS (SF)	QUALITY HOUSING DEDUCTIONS 50% CORRIDOR (SF)	QUALITY HOUSING DEDUCTIONS REFUSE (SF)	QUALITY HOUSING DEDUCTIONS AMMENITIES (SF)	QUALITY HOUSING DEDUCTIONS TOTAL ZONING F.A (SF)	
5	Residential	14,358	556	626	10	732	13,390	
6	Residential	14,358	570	606	10		13,186	
7	Residential	14,358	556	606	10		13,806	
8	Residential	14,358	556	606	10		13,806	
9	Residential	14,358	556	606	10		13,806	
10	Residential	14,358	556	606	10		13,806	
11	Residential	11,959	490	514	10		10,959	
12	Residential	11,959	490	514	10		10,959	
13	Residential	11,959	490	514	10		10,959	
14	Residential	11,959	490	514	10		10,959	
15	Residential	11,959	490	514	10		10,959	
16	Residential	11,959	490	514	10		10,959	
17	Residential	11,959	490	514	10		10,959	
18	Residential	7,800	312	336	10		7,138	
19	Residential	7,800	312	336	10		7,138	
20	Residential	7,800	312	336	10		7,138	
21	Residential	7,800	312	336	10		7,138	
22	Residential	7,800	312	336	10		7,138	
23	Residential	7,800	312	336	10		7,138	
Main Roof	Mechanical	3,813	0	0	0		0	
BL. MACH. RM	Mechanical	756	756	0	0		0	
BL. MACH. RM	Mechanical	332	332	0	0		0	
			12,898	9,262	220	732		
	BUILDING TOTAL	229,693		23,158			194,987	

TOWER 2 (DOB #3398355)

CITY POINT - TOWER 2 (RESIDENTIAL BUILDING) - 336 FLATBUSH AVENUE EXTENSION

BLOCK: 149 LOT: 1, 101 & 102 — FLOOR AREA SCHEDULE

FLOOR	USE	GROSS FLOOR AREA (SF)	DEDUCT (SF)	ZONING FLOOR AREA
5TH FLOOR TRANSFER	RESIDENTIAL	1,373.45	190.00	1,183.45
6TH FLOOR	RESIDENTIAL	16,187.85	5,074.00	11,113.85
MEZZANINE (6TH FL)	RESIDENTIAL	6,347.35	1,885.00	2,462.35
7-14TH FLOOR	RESIDENTIAL	14,159.00 x 8 = 113,272.00	647.00 x 8 =	5,176.00 108,096.00
15-25TH FLOOR	RESIDENTIAL	12,527.00 x 11 = 137,797.00	591.00 x 11 =	6,501.00 131,826.00
26-28TH FLOOR	RESIDENTIAL	10,240.75 x 4 = 40,974.80	440.00 x 4 =	1,760.00 39,214.80
30-35TH FLOOR	RESIDENTIAL	7,260.00 x 6 = 44,358.00	317.00 x 6 =	1,902.00 42,456.00
MAIN ROOF	RESIDENTIAL			5,154.00 0.00
BULKHEAD/ENR.	RESIDENTIAL			4,588.00 0.00
	BUILDING TOTAL	370,958.30		34,078.80 336,572.30

SPECIAL DOWNTOWN BROOKLYN DISTRICT

Applicable Zoning Section	
101-11	Special Ground Floor Use Regulations Complies - See Sheet Z-500
101-12	Transparency Requirements Complies - See Sheet Z-500
101-20	Special Bulk Regulations Complies
101-21	Special Floor Area and Lot Coverage Regulations Complies - See Zoning Calculation on this sheet & Z-400
101-22	Special Height & Setbacks Regulations Complies - See sheet Z-400
101-221	Permitted Obstructions Complies
101-222	Standard Height and Setback Regulations Complies - See sheet Z-400
101-223	Tower Regulations Complies - See sheet Z-400
101-42	Mandatory Sidewalk Widening Complies
101-43	Off-street Relocation or Renovation of a Subway Stair Complies
101-52	Curb-cut Restriction Complies
101-60	Fulton Mall Sub district (101-601, 101-602)
101-62	Special Bulk Regulations (101-621, 101-622)

FLOOR AREA SCHEDULE

CITY POINT TOWER 3 (RESIDENTIAL/COMMERCIAL)

FLOOR NUMBER	FLOOR USE	GROSS AREA TOTAL	DEDUCTS TOTAL	ZONING FLOOR AREA	DWELLING UNITS	
SUB-CELLAR						
	RESIDENTIAL / MECH.	18,707.73	18,707.73	0.00		
CELLAR						
	COMMERCIAL	14,349.64	14,349.64	0.00		
	MECHANICAL	4,830.62	4,830.62	0.00		
	TOTAL	19,180.26				
GROUND						
	RESIDENTIAL	6,822.24	1,596.10	5,226.14		
	COMMERCIAL	11,065.53	72.75	10,992.78		
	TOTAL	17,887.77				
2ND						
	COMMERCIAL	17,008.36	162.93	16,845.43		
	RESIDENTIAL	865.88	115.51	750.37		
	TOTAL	17,874.24				
3RD						
	COMMERCIAL	17,008.36	162.93	16,845.43		
	RESIDENTIAL	865.88	115.51	750.37		
	TOTAL	17,874.24				
4TH	MECHANICAL	17,874.24	17,874.24	0.00		
4TH M-MEZZ	RESIDENTIAL	345.42		345.42		
5TH	RESIDENTIAL	10,372.32	215.84	10,156.48		
6TH	RESIDENTIAL	8,766.14	222.78	8,543.36		
7TH	RESIDENTIAL	8,882.89	521.96	8,360.93	8	
8TH	RESIDENTIAL	8,882.89	521.96	8,360.93	8	
9TH	RESIDENTIAL	10,995.66	647.00	10,348.66	11	
10TH	RESIDENTIAL	10,995.66	647.00	10,348.66	11	
11TH	RESIDENTIAL	10,997.53	647.00	10,350.53	11	
12TH	RESIDENTIAL	10,997.53	647.00	10,350.53	11	
13TH	RESIDENTIAL	10,995.66	647.00	10,348.66	11	
14TH	RESIDENTIAL	10,995.66	647.00	10,348.66	11	
15TH	RESIDENTIAL	10,997.53	647.00	10,350.53	11	
16TH	RESIDENTIAL	10,997.53	647.00	10,350.53	11	
17TH	RESIDENTIAL	10,995.66	647.00	10,348.66	11	
18TH	RESIDENTIAL	10,995.66	647.00	10,348.66	11	
19TH	RESIDENTIAL	10,997.53	647.00	10,350.53	11	
20TH	RESIDENTIAL	10,997.53	647.00	10,350.53	11	
21ST	RESIDENTIAL	10,995.66	647.00	10,348.66	11	
22ND	RESIDENTIAL	10,995.66	647.00	10,348.66	11	
23RD	RESIDENTIAL	10,997.53	647.00	10,350.53	11	
24TH	RESIDENTIAL	10,997.53	647.00	10,350.53	11	
25TH	RESIDENTIAL	10,995.66	647.00	10,348.66	11	
26TH	RESIDENTIAL	10,995.66	647.00	10,348.66	11	
27TH	RESIDENTIAL	10,997.53	647.00	10,350.53	11	
28TH	RESIDENTIAL	10,997.53	647.00	10,350.53	11	
29TH	RESIDENTIAL	10,995.66	647.00	10,348.66	11	
30TH	RESIDENTIAL	10,995.66	647.00	10,348.66	11	
31ST	MECHANICAL	10,997.53	10,997.53	0.00		
32ND	RESIDENTIAL	10,995.66	639.76	10,355.90	8	
33RD	RESIDENTIAL	10,995.66	639.76	10,355.90	8	
34TH	RESIDENTIAL	10,997.53	639.76	10,357.77	8	
35TH	RESIDENTIAL	10,997.53	639.76	10,357.77	8	
36TH	RESIDENTIAL	10,995.66	639.76	10,355.90	8	
37TH	RESIDENTIAL	10,995.66	639.76	10,355.90	8	
38TH	RESIDENTIAL	10,997.53	639.76	10,357.77	8	
39TH	RESIDENTIAL	10,997.53	639.76	10,357.77	8	
40TH	RESIDENTIAL	10,995.66	639.76	10,355.90	8	
41ST	RESIDENTIAL	10,995.66	639.76	10,355.90	8	
42ND	RESIDENTIAL	10,997.53	639.76	10,357.77	8	
43RD	RESIDENTIAL	10,997.53	639.76	10,357.77	8	
44TH	RESIDENTIAL	10,995.66	639.76	10,355.90	8	
45TH	RESIDENTIAL	10,995.66	639.76	10,355.90	8	
46TH	RESIDENTIAL	10,997.53	639.76	10,357.77	8	
47TH	RESIDENTIAL	10,997.53	639.76	10,357.77	8	
48TH	RESIDENTIAL	10,995.66	639.76	10,355.90	8	
49TH	RESIDENTIAL	10,995.66	639.76	10,355.90	8	
50TH	RESIDENTIAL	10,997.53	639.76	10,357.77	8	
51ST	RESIDENTIAL	10,997.53	639.76	10,357.77	8	
52ND	RESIDENTIAL	10,995.66	639.76	10,355.90	8	
53RD	RESIDENTIAL	10,995.66	639.76	10,355.90	8	
54TH	RESIDENTIAL	10,997.53	639.76	10,357.77	8	
55TH	RESIDENTIAL	10,997.53	639.76	10,357.77	8	
56TH	RESIDENTIAL	10,995.66	639.76	10,355.90	8	
57TH	MECHANICAL	10,995.66	10,995.66	0.00		
RF BULKHEAD	MECHANICAL	1,351.73	1,351.73	0.00		
RESIDETIAL		562,640.82	33,537.66	529,103.16		
COMMERCIAL		59,431.89	14,748.25	44,683.64		
MECHANICAL		64,757.51	64,757.51	0.00		
TOTAL		686,830.22	113,043.42	573,786.80	458	

ZONING CALCULATION

Applicable Zoning Section	
	1) LOCATION : BLOCK : 149 LOT : 1, 101, 102, 103
Map 16C	2) ZONING DISTRICTS : C4-4.5 DOWNTOWN BROOKLYN DISTRICT Fulton Mall Sub district
	3) LOT AREA 132,302 SF
22-00 32-00	4) USES PERMITTED USE GROUPS 1-12
	5) USES PROPOSED EXISTING USES TO REMAIN PHASE 1 UG 6 RETAIL PHASE 2 UG 6 RETAIL & UG 2 RESIDENTIAL NEW BUILDING PHASE 3 UG 6 RETAIL & UG 2 RESIDENTIAL
101-11	6) GROUND FLOOR USES REGULATION COMPLIES: SEE Z-500.00
23-145 33-122 35-03 101-21(c)	7) FLOOR AREA PERMITTED A. FAR Permitted BASIC FAR Commercial 12 Community Facility 12 Residential 10 Maximum Total 12 B. Floor Area Permitted Commercial 132,302 X 12 = 1,587,624 SF Community Facility 132,302 X 12 = 1,587,624 SF Residential 132,302 X 10 = 1,323,020 SF Maximum Total = 1,587,624 SF
	8) FLOOR AREA PROPOSED A. Phase 1 (Existing) Commercial = 37,941 SF (ZFA) (Refer to NB# 3396776) B. Phase 2 (Existing) Commercial = 419,835.30 (ZFA) (Refer to NB# 3397861) Residential Tower 1 = 12,455 + 316,907 = 329,362.00 (ZFA) (Refer to NB# 3398354) Residential Tower 2 = 7,181 + 336,572.30 = 343,753.30 (ZFA) (Refer to NB# 3398355) C. Phase 3 (Proposed Building) Commercial = 44,683.64 (ZFA) Residential = 529,103.16 (ZFA) D. Total Commercial = 502,459.94 (ZFA) Total Residential = 1,052,218.46 (ZFA) TOTAL = 1,554,678.40 (ZFA)
23-22 33-40	9) DENSITY A. Dwelling Unit Factor 680 B. Maximum Residential Floor Area Maximum Total 1,587,624.00 SF Less Commercial 502,459.94 SF Total = 1,085,164.06 SF C. 1,085,164 SF ÷ 680 = 1,596 Permitted Dwelling Units Dwelling Unit Provided Tower 1 (Existing) = 251 Dwelling Units Tower 2 (Existing) = 439 Dwelling Units Tower 3 (Proposed Building) = 458 Dwelling Units Total = 1,148 Dwelling Units
23-53 33-28	10) YARDS No yard required for zoning lot occupying an entire block.
101-22	11) HEIGHT & SETBACK Complies - See Sheet: Z-400.00
36-00	12) ACCESSORY OFF-STREET PARKING Non-required; As per Mayoral Overtide dated January 22, 2013
36-62	13) LOADING REGULATIONS Complies - See Sheet: Z-501.00
25-811 36-711	14) BICYCLE PARKING Complies - See Sheet: Z-501.00
23-03 26-41 26-12 33-03	15) STREET TREE PLANTING REGULATIONS Complies: See Site Plan on this sheet A. Required Trees: 1-Tree/25' of street frontage Flatbush Avenue Extension 321' Willoughby Street 156' Albee Square 64' Albee Square West 63' Fleet Street 408' Total 1,656' 1,656 ÷ 25' = 66 Trees B. Trees Provided: 9 trees provided in sidewalk 22 Trees in sidewalk adjacent Tax lot (same zoning lot) 35 Trees remainder paid into tree fund.
101-12 (Map #3)	17) TRANSPARENCY 70% of the Ground floor along Gold Street, Willoughby Stree and Flatbush Avenue Extension shall be glazed with transparent material to a height of 10'. Complies - See Sheet: Z-500.00
101-42	18) SIDEWALK WIDENING Complies - See this Sheet & Z-400

DRAWING LIST

Z-100.00	SITE PLAN, ZONING CALCULATIONS LOT COVERAGE & BASE PLANE FLOOR AREA CHART, DWG. LIST
Z-200.00	SITE SURVEY (OVERALL)
Z-201.00	SITE SURVEY (PHASE 3)
Z-300.00	GROSS FLOOR AREA & DEDUCTS CALCULATION
Z-301.00	GROSS FLOOR AREA & DEDUCTS CALCULATION
Z-302.00	GROSS FLOOR AREA & DEDUCTS CALCULATION
Z-400.00	HEIGHT & SETBACKS
Z-500.00	GROUND FLOOR USE & TRANSPARENCY REQUIREMENT
Z-501.00	BICYCLE PARKING & LOADING BERTH REQUIREMENT

PROJECT:
CITY POINT
PHASE 3
138 WILLOUGHBY STREET, BROOKLYN, NEW YORK

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

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1359 BROADWAY, 14TH FLOOR
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M E P ENGINEERS:
AKF
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
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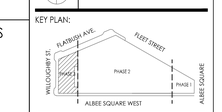
3 WEIGHT STREET, SUITE 104
LIVINGSTON, NJ 07039
TEL.: (718) 321-0343
FAX.: (718) 321-1282

NO.	DONE:	REVISION:
	07-22-16	DOB RESUBMISSION
	06-28-16	DOB RESUBMISSION
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING

NORTH ARROW — Scale:

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

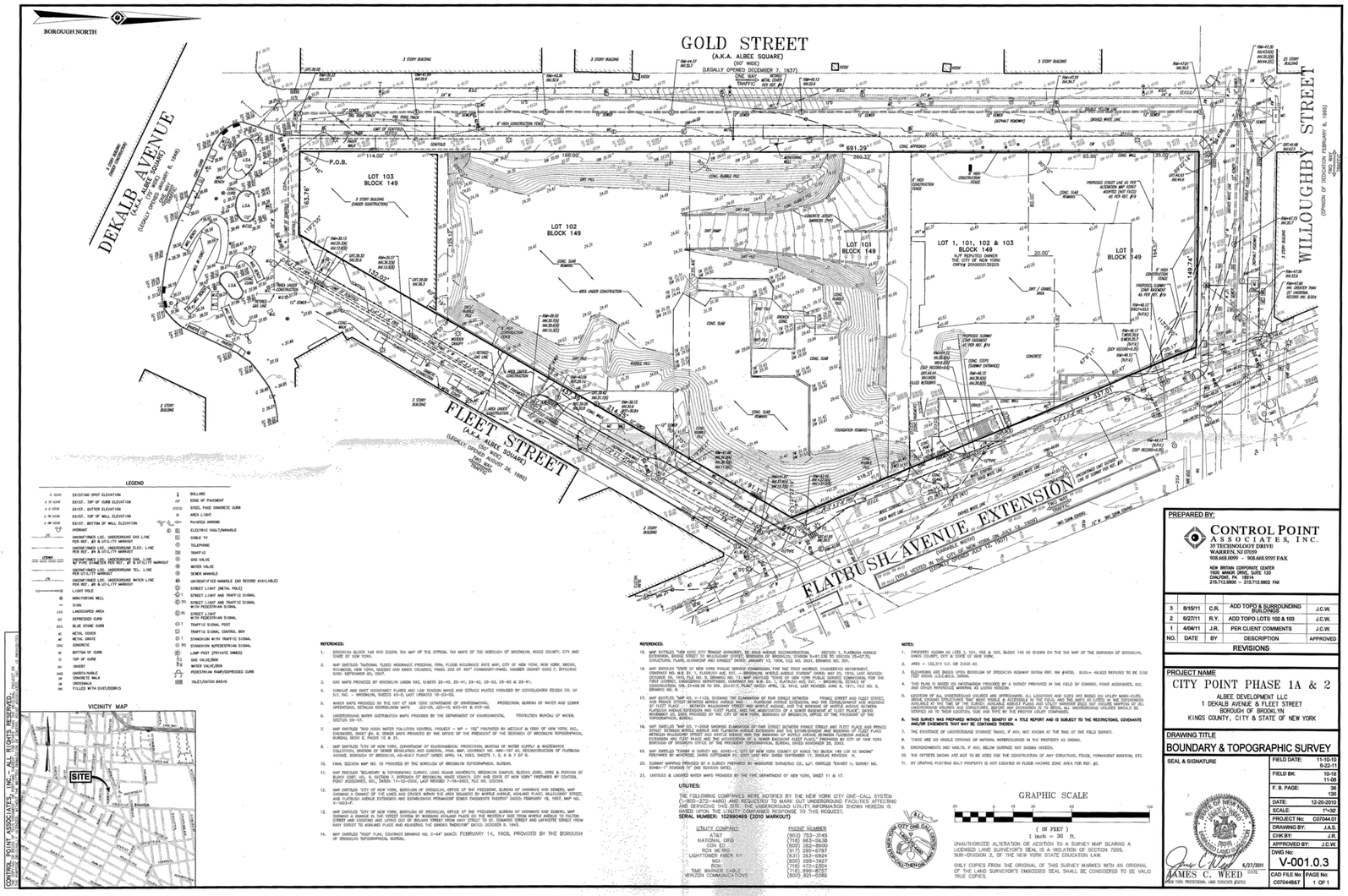
DRAWING TITLE:
ZONING CALCULATIONS

SEAL & SIGNATURE — REGISTERED ARCHITECT — STATE OF NEW YORK

Barry Gomes — APPROVED — NYC Development Hub

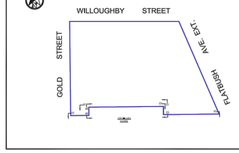
DATE:	12-08-15
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	Z-100.00
CADD FILE :	

DEPT OF BUILDINGS 321370580 Job Number
E0940801524 Scan Code


BOROUGH NORTH
GOLD STREET
(A.K.A. ALBEE SQUARE)
(60' WIDE)
(LEGALLY OPENED DECEMBER 7, 1837)
DEKALB AVENUE
(A.K.A. ALBEE SQUARE)
(LEGALLY OPENED JANUARY 6, 1840)
FLEET STREET
(A.K.A. ALBEE SQUARE)
(LEGALLY OPENED AUGUST 24, 1860)
FLATBUSH AVENUE EXTENSION
(LEGALLY OPENED JANUARY 6, 1840)
WILLOUGHBY STREET
(EXTENSION OF DEDICATION FEBRUARY 8, 1895)
P.O.B.
LOT 103
BLOCK 149
LOT 102
BLOCK 149
LOT 101
BLOCK 149
LOT 1, 101, 102 & 103
BLOCK 149
LOT
BLOCK 149
691.29'
260.33'
183.76'
114.00'
149.24'
157.31'
91.12'
3 STORY BUILDING
2 STORY BUILDING
5 STORY BUILDING
3 STORY BUILDING (UNDER CONSTRUCTION)
45 STORY BUILDING
42 STORY BUILDING
CONCRETE
ASPHALT
CONCRETE PLANTERS (TYP)
CONC SLAB REMOVED
DRY FILL
RUBBLE FILL
CONC WALL
BRICK WALL
CONC STEPS (SUBWAY ENTRANCE)
PROPOSED SUBWAY STAIR ENCLOSURE AS PER NYC DOT
PROPOSED STREET LINE AS PER ALTERATION MAP (ORDER ADOPTED MAY 11,1972) AS PER REF. #13
PROPOSED SUBWAY STAIR ENCLOSURE AS PER REF. #19
6' HIGH CONSTRUCTION FENCE
CONSTRUCTION FENCE
CONC APPROACH
CONC RAMP
CONC SLAB
CONC WALL
CONC STEPS
CONC PLATFORM
CONC PIER
CONC FOOTING
FOUNDATION REMAINS
BRICK PIER
BRICK FOOTING
BRICK WALL
WOOD STEPS
WOOD PLATFORM
WOOD FENCE
WOOD RAMP

DEPT OF BUILDINGS 321970980 Job Number
B0B2150E01 Scan Code

Site Map



Miscellaneous Notes

1. NOT RESPONSIBLE FOR THE LOCATION FOR ANY UNDERGROUND STRUCTURES, VAULTS, TANKS OR OTHER APPURTENANCES. THE USER OF THIS SURVEY SHOULD BE AWARE THAT WRITTEN AND UNWRITTEN EASEMENTS MAY GIVE OTHERS RIGHTS WHICH MAY AFFECT THE USE OF THIS PROPERTY.
2. UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUB-DIVISION 2, OF THE NEW YORK STATE EDUCATION LAW.
3. "COPIES FROM THE ORIGINAL OF THIS SURVEY MAP NOT MARKED WITH AN ORIGINAL OF THE LAND SURVEYOR'S INKED SEAL OR AN EMBOSSED SEAL SHALL NOT BE CONSIDERED A VALID TRUE COPY."
4. LEGAL GRADES SHOWN WERE TAKEN FROM THE MANHATTAN BOROUGH SECTIONAL MAPS. LEGAL GRADES REFER TO TOP OF CURB.
5. ALL ELEVATIONS NOTED ON THIS SURVEY ARE REFRENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 AS ESTABLISHED AND MAINTAINED BY THE NATIONAL GEODETIC SURVEY OF THE NATIONAL OCEAN SERVICE, NATIONAL OCEANIC AND ATMOSPHERIC ADMINISTRATION OR SUCCESSOR AGENCY, WHICH IS HEARBY ESTABLISHED AS THE CITY DATUM BY LOCAL LAW 96 OF 2013.
6. INFORMATION PERTAINING TO WATER MAINS AND SEWER LINES HAS BEEN FURNISHED BY THE DEPARTMENT OF WATER SUPPLY AND DEPARTMENT OF ENVIRONMENTAL PROTECTION. THIS MAP OR COPY OF SAME DRAWING FOR SCHEMATIC PURPOSES ONLY AND DOES NOT, AND IS NOT INTENDED TO INDICATE LOCATION, DEPTH, SIZE, CONNECTION BOXES OR HOUSE CONNECTIONS, THIS INFORMATION IS NOT GUARANTEED AS TO CORRECTNESS, ACCURACY OF COMPLETENESS BY THEM NOR BY NEW YORK CITY LAND SURVEYORS, PC, MANHOLE COVERS HAVE BEEN PLOTTED FROM FIELD MEASUREMENTS.
7. BEFORE PERFORMING ANY EXCAVATION OR DRILLING ON THIS SITE, IT IS THE OWNER'S STRICT DUTY TO LOCATE ALL, INCLUDING THE UNDERGROUND MAINS, DUCTS, AND CABLES BE MARKED AND IDENTIFIED BY THE UTILITY COMPANY OR AGENCY INVOLVED, THIS SHOULD BE DONE BY PROVIDING THE AFFECTED UTILITY WITH THE NOTICE REFERRED TO IN THE STATE OF NEW YORK INDUSTRIAL CODE 53.
8. THE OFFSETS AND DIMENSIONS SHOWN FROM THE STRUCTURES TO THE PROPERTY LINES ARE FOR A SPECIFIC PURPOSE AND USE AND THEREFORE ARE NOT INTENDED TO GUIDE THE ERECTION OF STRUCTURES AND ANY OTHER CONSTRUCTION.
9. THIS IS TO CERTIFY THAT THERE ARE NO STREAMS OR OTHER WATER COURSES ON OR IN THE PROPERTY EXCEPT AS SHOWN ON THE MAP.
10. UTILITY SERVICES THE PROPERTY VIA UNDERGROUND.
11. NO WETLANDS ON SITE.
12. NO EVIDENCE OF SITE BEING USED AS S A SOLID WASTE DUMP, SUMP OR SANITARY LANDFILL.
13. UTILITY LINE SHOWN ON THIS MAP WERE COLLECTED IN THE FIELD FROM REQUESTING MARKED OUT LINES VIA 811 "CALL BEFORE YOU DIG" WEBSITE.

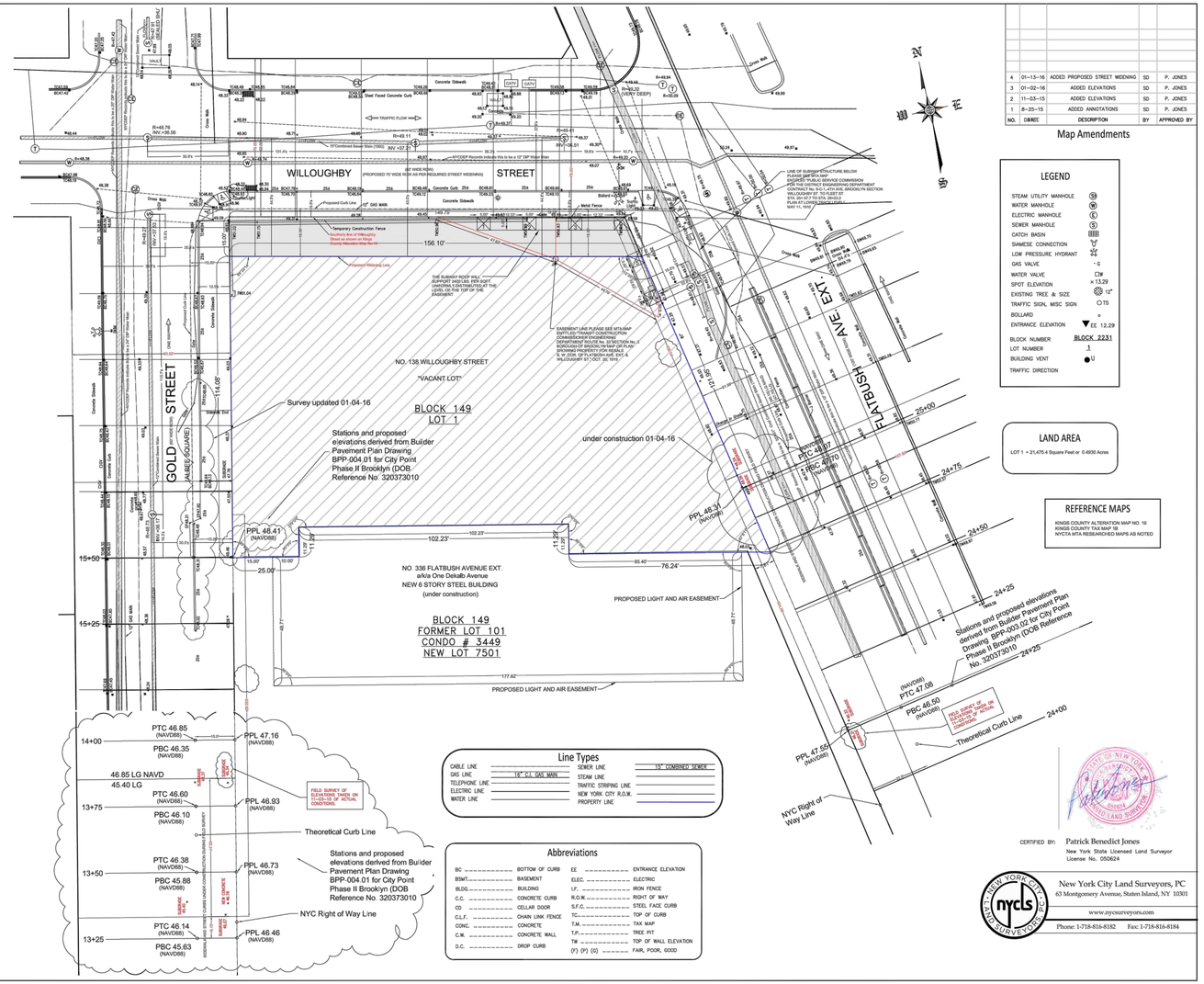
GRAPHIC SCALE

(IN FEET)
1 inch = 16 ft.

Map of Survey of Property
in the
County of Kings
Borough of Brooklyn
City of New York

CITYPOINT TOWER 3

No.138 WILLOUGHBY STREET	
ARCHITECTURAL SURVEY	
Project Number:	2015-64-149K
Survey Date:	07-14-2015
SCALE:	1" = 16'
Sheet No. 1	Site Address: No.138 WILLOUGHBY STREET BROOKLYN NY 11201
	Drawn: AR / Approved: PJones
1 of 4	BLOCK: 149 / LOT(s): 1



Line Types

CABLE LINE		SEWER LINE	15" COMBINED SEWER
GAS LINE	16" C.I. GAS MAIN	STEAM LINE	
TELEPHONE LINE		TRAFFIC STRIPING LINE	
ELECTRIC LINE		NEW YORK CITY R.O.W.	
WATER LINE		PROPERTY LINE	

Abbreviations

BC	BOTTOM OF CURB	EE	ENTRANCE ELEVATION
BSMT.	BASEMENT	ELEC.	ELECTRIC
BLDG.	BUILDING	I.F.	IRON FENCE
C.C.	CONCRETE CURB	R.O.W.	RIGHT OF WAY
CD	CELLAR DOOR	S.F.C.	STEEL FACE CURB
C.L.F.	CHAIN LINK FENCE	TC	TOP OF CURB
CONC.	CONCRETE	T.M.	TAX MAP
C.W.	CONCRETE WALL	T.P.	TREE PIT
D.C.	DROP CURB	TW	TOP OF WALL ELEVATION
		(F) (P) (G)	FAIR, POOR, GOOD

NO.	DATE	DESCRIPTION	BY	APPROVED BY
4	01–13–16	ADDED PROPOSED STREET WIDENING	SD	P. JONES
3	01–02–16	ADDED ELEVATIONS	SD	P. JONES
2	11–23–15	ADDED ELEVATIONS	SD	P. JONES
1	8–25–15	ADDED ANNOTATIONS	SD	P. JONES

Map Amendments

LEGEND

STEAM UTILITY MANHOLE	(S)
WATER MANHOLE	(W)
ELECTRIC MANHOLE	(E)
SEWER MANHOLE	(S)
CATCH BASIN	
SIAMESE CONNECTION	
LOW PRESSURE HYDRANT	
GAS VALVE	G
WATER VALVE	W
SPOT ELEVATION	× 13.29
EXISTING TREE & SIZE	12"
TRAFFIC SIGN, MISC SIGN	
BOLLARD	
ENTRANCE ELEVATION	EE 12.29
BLOCK NUMBER	BLOCK 2231
LOT NUMBER	1
BUILDING VENT	U
TRAFFIC DIRECTION	

LAND AREA

LOT 1 = 21,475.4 Square Feet or 0.4930 Acres

REFERENCE MAPS

KINGS COUNTY ALTERATION MAP NO. 16
KINGS COUNTY TAX MAP 1B
NYCTA MTA RESEARCHED MAPS AS NOTED

CERTIFIED BY: Patrick Benedict Jones
New York State Licensed Land Surveyor
License No. 050624

New York City Land Surveyors, PC
63 Montgomery Avenue, Staten Island, NY 10301
www.nycsurveyors.com
Phone: 1-718-816-8182 Fax: 1-718-816-8184

1 SITE SURVEY (PHASE 3)
SCALE:

PROJECT:

CITY POINT PHASE 3

138 WILLOUGHBY STREET, BROOKLYN, NEW YORK

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
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No.	Date:	Revision:
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING

NORTH ARROW | Scale:

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

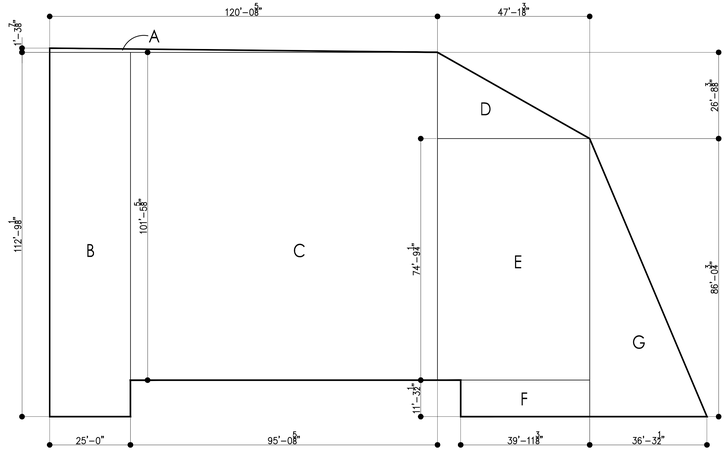
DRAWING TITLE:
SITE SURVEY (PHASE 3)

SEAL & SIGNATURE:

APPROVED
Under Directive 4 of 1975
Date: 03/31/2017
NYC Development Hub

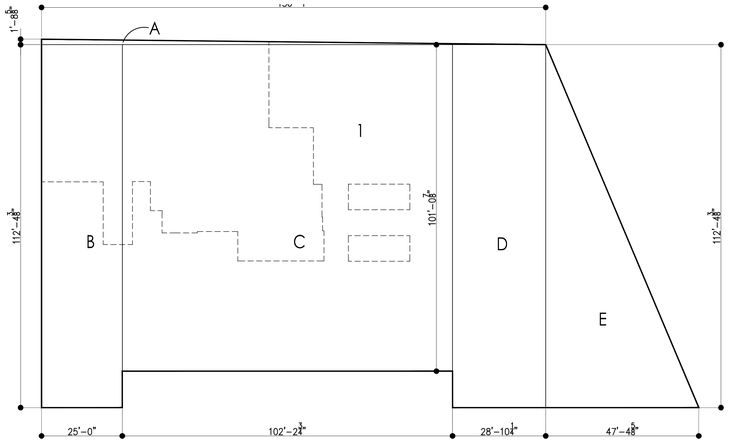
DATE:	
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	Z-201.00
CADD FILE :	11 OF 78

CITY OF NEW YORK DEPT OF BUILDINGS 321370980 Job Number
B00689790008 Scan Code



SUB-CELLAR

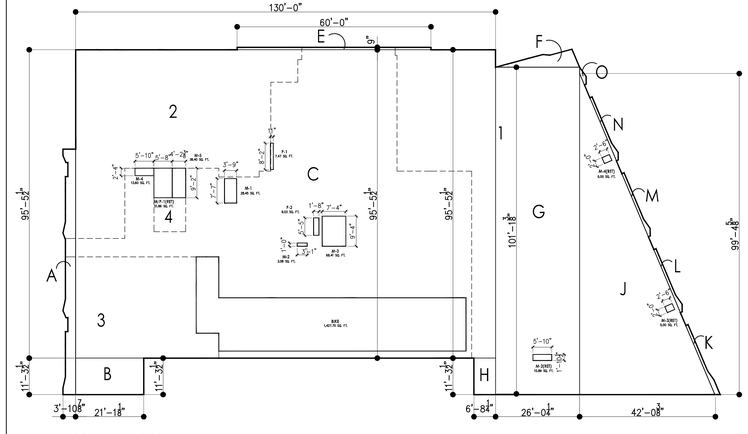
GROSS FLOOR AREA		
TAG	SIZE	AREA (SQ. FT.)
A	(120'-0 7/8" X 1'-3 1/2")÷2	78.41
B	25'-0" X 11'-3 1/2"	2,818.96
C	95'-0 1/2" X 101'-5 1/2"	9,644.82
D	(47'-1 1/2" X 28'-8 1/2")÷2	628.93
E	47'-1 1/2" X 74'-9 1/2"	3,521.80
F	39'-11 1/2" X 11'-3 1/2"	451.08
G	(86'-0 3/4" X 80'-0 1/2")÷2	1,561.66
TOTAL AREA		18,707.73 SF



CELLAR

GROSS FLOOR AREA		
TAG	SIZE	AREA (SQ. FT.)
A	(159'-1" X 1'-8 1/2")÷2	134.12
B	25'-0" X 112'-4 1/2"	2,809.10
C	102'-2 1/2" X 101'-0 1/2"	10,332.60
D	28'-10 1/2" X 112'-4 1/2"	3,242.19
E	(47'-1 1/2" X 112'-4 1/2")÷2	2,652.22
TOTAL AREA		19,180.24 SF

RETAIL AREA		
	SIZE	AREA (SQ. FT.)
1	SEE PLAN	14,349.64 SQ. FT.
TOTAL		14,349.64 SF



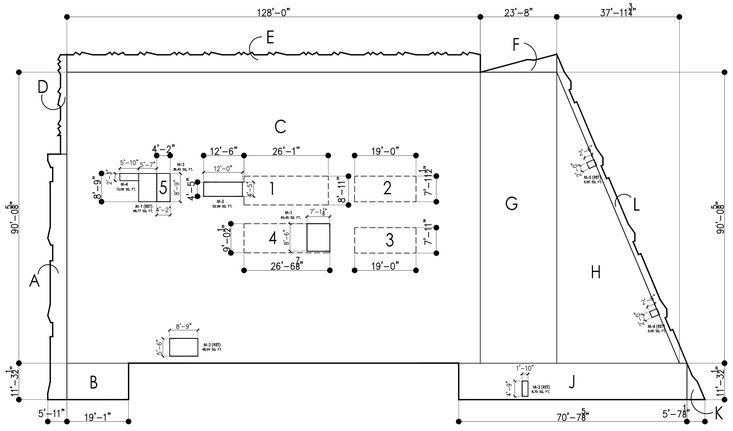
GROUND FLOOR

GROSS FLOOR AREA		
TAG	SIZE	AREA (SQ. FT.)
A	SEE PLAN	243.02
B	211-1/2" X 117-3/2"	258.16
C	130'-0" X 95'-5/2"	12,409.38
D	NOT USED	
E	60'-0" X 0'-9"	45.00
F	SEE PLAN	75.34
G	26'-0 1/2" X 101'-1 1/2"	2,631.09
H	6'-8 1/2" X 117-3/2"	75.55
J	(42'-0 1/2" X 99'-4 1/2")÷2	2,088.65
K	SEE PLAN	22.33
L	SEE PLAN	17.85
M	SEE PLAN	17.85
N	SEE PLAN	17.85
O	SEE PLAN	5.49
TOTAL AREA		17,887.77 SF

RETAIL AREA		
	SIZE	AREA (SQ. FT.)
1	SEE PLAN	6,536.16 SF
2	SEE PLAN	2,267.38 SF
3	SEE PLAN	1,586.48 SF
4	SEE PLAN	103.30 SF
TOTAL		11,065.53 SF

MECHANICAL & PLUMBING DEDUCTS					
RETAIL			RESIDENTIAL		
TAG	SIZE	AREA	TAG	SIZE	AREA
M-9 (1X13)	5'-0"X 8'-9"	38.88 SF	M-3	3'-9"X7'-0"	26.46 SF
M-10 (1X1)	5'-10"X1'-3X1.5/2"	59.88 SF	M-3	3'-9"X7'-0"	26.46 SF
M-2 (X17)	3'-6"X9'-0"	5.68 SF	M-3	3'-4"X9'-0"	9.41 SF
M-4 (X17)	3'-6"X9'-0"	5.68 SF	M-4	5'-0"X5'-4"	13.45 SF
TOTAL		110.76 SF	M-5	5'-0 3/8"X8'-8"	38.40 SF
			TOTAL		113.78 SF
			P-1	56'-1"X8'-9"	7.41 SF
			P-3	1'-8"X5'-5"	9.02 SF
			TOTAL		16.59 SF
TOTAL		22.75 SF	TOTAL		268.46 SF

RESIDENTIAL DEDUCTS CALCULATION:	
MECHANICAL	151.94 SF
PLUMBING	16.50 SF
BIKE ROOM	1,427.66 SF
TOTAL	1,596.10 SF



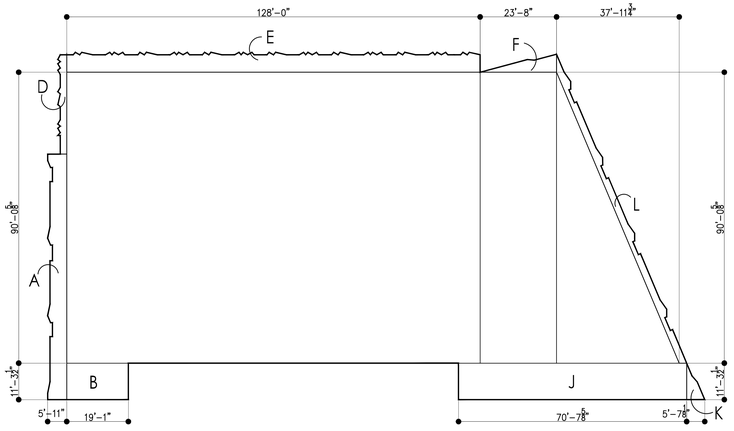
2ND & 3RD FLOOR

GROSS FLOOR AREA		
TAG	SIZE	AREA (SQ. FT.)
A	SEE PLAN	391.58
B	19'-1" X 11'-3 1/2"	215.48
C	128'-0" X 90'-0 1/2"	11,526.87
D	SEE PLAN	67.94
E	SEE PLAN	721.82
F	SEE PLAN	68.83
G	23'-8" X 90'-0 1/2"	2,131.23
H	(37'-11 1/2" X 90'-0 1/2")÷2	1,710.05
J	73'-7 1/2" X 11'-3 1/2"	797.58
K	SEE PLAN	32.28
L	SEE PLAN	210.97
TOTAL AREA		17,874.24 SF

RESIDENTIAL AREA		
	SIZE	AREA (SQ. FT.)
1	SEE PLAN	287.92
2	SEE PLAN	150.85
3	SEE PLAN	150.39
4	SEE PLAN	240.33
5	SEE PLAN	34.40
TOTAL		865.88 SF

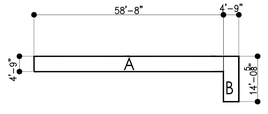
COMMERCIAL AREA
17,874.24 SF - 865.88 SF
TOTAL 17,008.36 SF

MECHANICAL & PLUMBING DEDUCTS					
RETAIL			RESIDENTIAL		
TAG	SIZE	AREA	TAG	SIZE	AREA
M-3 (X13)	5'-7"X8'-9"	48.77 SF	M-1	7'-5"X8'-0"	63.76 SF
M-3 (X13)	8'-8"X5'-4"	46.66 SF	M-3	12'-0"X9'-0"	52.99 SF
M-3 (X13)	7'-10"X4'-9"	8.90 SF	M-3	4'-3"X8'-9"	36.40 SF
M-4 (X13)	3'-6"X7'-0"	5.90 SF	M-4	5'-10"X5'-7"	13.00 SF
M-5 (X13)	3'-6"X5'-8"	5.90 SF	TOTAL		166.34 SF
TOTAL		115.51 SF	TOTAL		166.34 SF



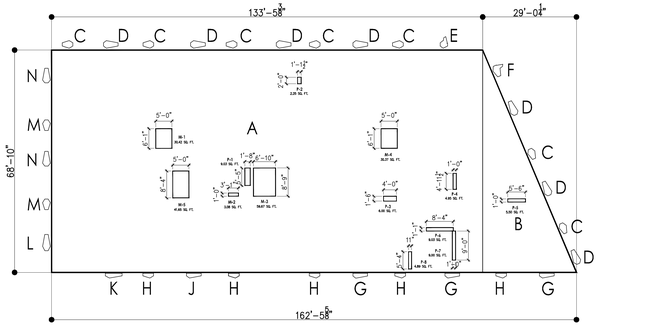
4TH FLOOR

GROSS FLOOR AREA		
TAG	SIZE	AREA (SQ. FT.)
A	SEE PLAN	391.58
B	19'-1" X 11'-3 1/2"	215.48
C	128'-0" X 90'-0 1/2"	11,526.87
D	SEE PLAN	67.94
E	SEE PLAN	721.82
F	SEE PLAN	68.83
G	23'-8" X 90'-0 1/2"	2,131.23
H	(37'-11 1/2" X 90'-0 1/2")÷2	1,710.05
J	73'-7 1/2" X 11'-3 1/2"	797.58
K	SEE PLAN	32.28
L	SEE PLAN	210.97
TOTAL AREA		17,874.24 SF



4-MEZZANINE FLOOR

GROSS FLOOR AREA		
TAG	SIZE	AREA (SQ. FT.)
A	58'-8" X 4'-9"	278.67
B	4'-9" X 22'-2 1/2"	66.75
TOTAL AREA		345.42 SF



5TH FLOOR

GROSS FLOOR AREA		
TAG	SIZE	AREA (SQ. FT.)
A	133'-5 1/2" X 68'-10"	9,185.66
B	(99'-0 1/2" X68'-10")÷2	998.80
	SUB-TOTAL	10,184.46
C	SEE PLAN (5.53 X 7)	38.71
D	SEE PLAN (7.61 X 7)	53.27
E	SEE PLAN	5.01
F	SEE PLAN	7.11
G	SEE PLAN (5.51 X 5)	15.93
H	SEE PLAN (3.87 X 5)	19.35
J	SEE PLAN	5.32
K	SEE PLAN	7.33
L	SEE PLAN	9.83
M	SEE PLAN (5.51 X 2)	11.02
N	SEE PLAN (7.59 X 2)	15.18
	SUB-TOTAL	187.86
TOTAL AREA		10,372.32 SF

MECHANICAL & PLUMBING DEDUCTS					
MECHANICAL			PLUMBING		
TAG	SIZE	AREA	TAG	SIZE	AREA
M-1	5'-0"X8'-1"	30.42 SF	P-1	5'-4"X5'-5"	9.05 SF
M-2	3'-1"X1'-5"	3.08 SF	P-2	5'-1 1/2"X2'-0"	2.26 SF
M-3	6'-10"X8'-9"	59.87 SF	P-3	4'-0"X1'-6"	6.00 SF
M-4	5'-0"X8'-1"	30.37 SF	P-4	5'-0"X4'-11 1/2"	4.95 SF
M-5	5'-0"X8'-8"	43.00 SF	P-5	5'-6"X1'-0"	5.50 SF
			P-6	8'-4"X1'-1"	9.00 SF
			P-7	5'-0"X9'-0"	9.00 SF
			P-8	0'-11"X5'-4"	4.85 SF
TOTAL		165.59 SF	TOTAL		50.45 SF

DEDUCTS CALCULATION:	
MECHANICAL	165.59 SF
PLUMBING	50.65 SF
TOTAL	215.84 SF

APPROVED
Under Directive 1 of 1975
Date: 03/03/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

138 WILLOUGHBY STREET, BROOKLYN, NEW YORK

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
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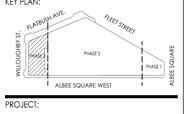
NO.:	Date:	Revision:
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING

NORTH ARROW | Scale:

KEY PLAN:



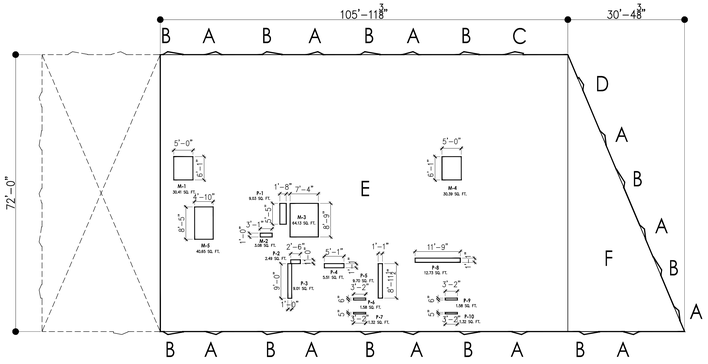
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
GROSS FLOOR AREA & DEDUCTS CALCULATIONS

SEAL & SIGNATURE OF ARCHITECT

DATE:	
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	Z-300.00
CADD FILE:	

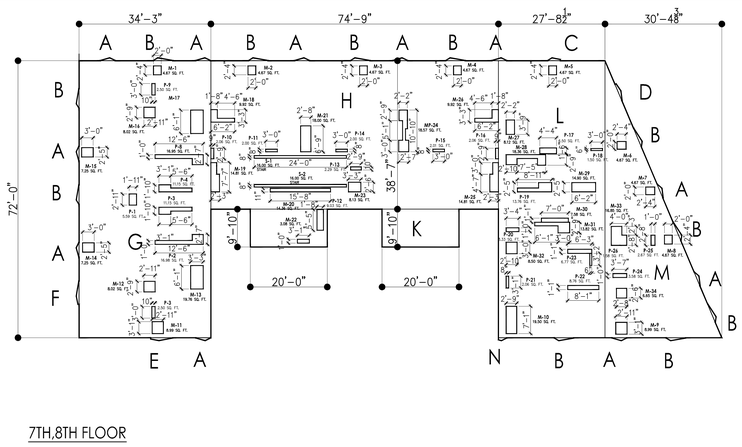
DEPT OF BUILDINGS 321970980 Job Number
321970980001 Scan Code



6TH FLOOR

GROSS FLOOR AREA		
TAG	SIZE	AREA (SQ. FT.)
A1-A11	SEE PLAN (1.60 SF X 11)	17.60
B1-B11	SEE PLAN (2.12 SF X 11)	23.32
C	SEE PLAN	2.19
D	SEE PLAN	1.66
SUB-TOTAL	VERTICAL FIN AREA	44.77
E	105-11 7/8" X 72'-0"	7,608.25
F	[30'-4 7/8" X 72'-0"]=2	1,093.12
SUB-TOTAL		8,721.37
TOTAL AREA		8,766.14 SF

DEDUCTS CALCULATION:	
MECHANICAL	168.51 SF
PLUMBING	54.27 SF
TOTAL	222.78 SF

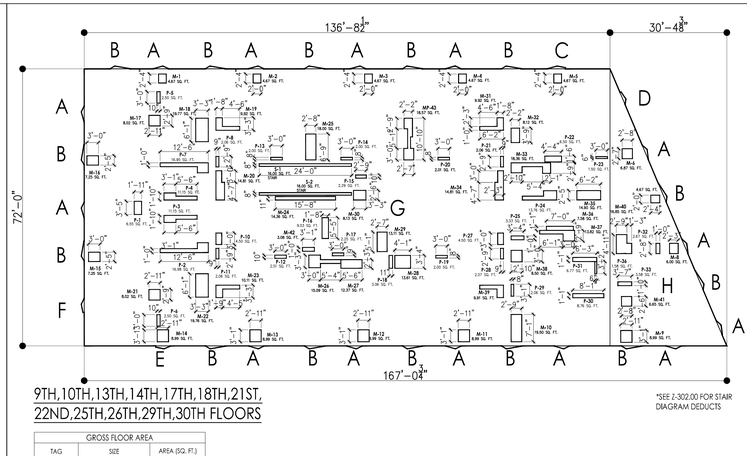


7TH,8TH FLOOR

GROSS FLOOR AREA		
TAG	SIZE	AREA (SQ. FT.)
A	SEE PLAN (1.60 SF X 11)	17.60
B	SEE PLAN (2.12 SF X 11)	23.32
C	SEE PLAN	1.66
D	SEE PLAN	2.18
E	SEE PLAN	2.69
F	SEE PLAN	2.80
N	SEE PLAN	1.08
SUB-TOTAL	VERTICAL FIN AREA	51.33
G	34'-3" X 72'-0"	2,466.00
H	74'-9" X 38'-7"	2,884.10
J	20'-0" X 9'-10"	196.67
K	20'-0" X 9'-10"	196.67
L	27'-8 1/2" X 72'-0"	1,995.00
M	[30'-4 7/8" X 72'-0"]=2	1,093.12
SUB-TOTAL		8,831.56
TOTAL AREA		8,882.89 SF

*SEE Z-302.00 FOR STAIR DIAGRAM DEDUCTS

DEDUCTS CALCULATION:	
MECHANICAL	351.19 SF
PLUMBING	138.77 SF
STAIR	32.00 SF
TOTAL	521.96 SF

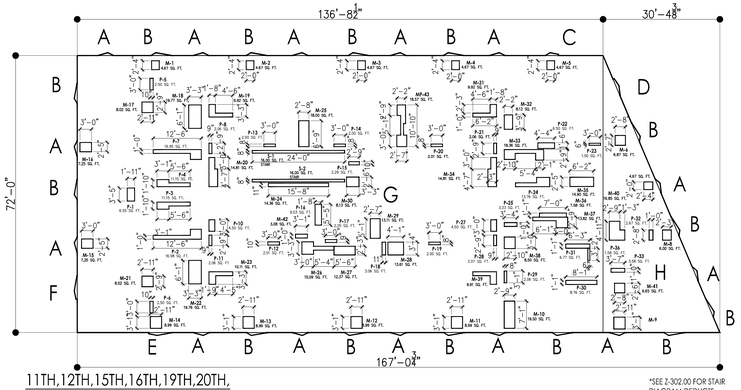


9TH,10TH,13TH,14TH,17TH,18TH,21ST, 22ND,25TH,26TH,29TH,30TH FLOORS

*SEE Z-302.00 FOR STAIR DIAGRAM DEDUCTS

GROSS FLOOR AREA		
TAG	SIZE	AREA (SQ. FT.)
A	SEE PLAN (1.60 SF X 16)	22.40
B	SEE PLAN (2.12 SF X 14)	29.68
C	SEE PLAN	2.18
D	SEE PLAN	1.66
E	SEE PLAN	1.86
F	SEE PLAN	1.76
SUB-TOTAL	VERTICAL FIN AREA	59.54
G	136'-8 1/2" X 72'-0"	9,843.00
H	[30'-4 7/8" X 72'-0"]=2	1,093.12
SUBTOTAL		10,936.12
TOTAL AREA		10,995.66 SF

DEDUCTS CALCULATION:	
MECHANICAL	452.36 SF
PLUMBING	162.64 SF
STAIR	32.00 SF
TOTAL	647.00 SF

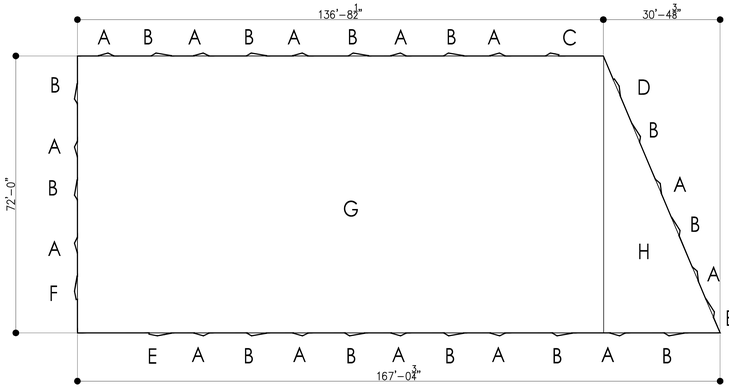


11TH,12TH,15TH,16TH,19TH,20TH, 23RD,24TH,27TH,28TH FLOORS

*SEE Z-302.00 FOR STAIR DIAGRAM DEDUCTS

GROSS FLOOR AREA		
TAG	SIZE	AREA (SQ. FT.)
A	SEE PLAN (1.60 SF X 14)	22.40
B	SEE PLAN (2.12 SF X 14)	29.68
C	SEE PLAN	1.66
D	SEE PLAN	2.18
E	SEE PLAN	2.69
F	SEE PLAN	2.80
SUB-TOTAL	VERTICAL FIN AREA	61.41
G	136'-8 1/2" X 72'-0"	9,843.00
H	[30'-4 7/8" X 72'-0"]=2	1,093.12
SUB-TOTAL		10,936.12
TOTAL AREA		10,997.53 SF

DEDUCTS CALCULATION:	
MECHANICAL	452.36 SF
PLUMBING	162.64 SF
STAIR	32.00 SF
TOTAL	647.00 SF



31ST FLOOR

GROSS FLOOR AREA		
TAG	SIZE	AREA (SQ. FT.)
A	SEE PLAN (1.60 SF X 14)	22.40
B	SEE PLAN (2.12 SF X 14)	29.68
C	SEE PLAN	1.66
D	SEE PLAN	2.18
E	SEE PLAN	2.69
F	SEE PLAN	2.80
SUB-TOTAL		61.41
G	136'-8 1/2" X 72'-0"	9,843.00
H	[30'-4 7/8" X 72'-0"]=2	1,093.12
SUB-TOTAL		10,936.12
TOTAL AREA		10,997.53 SF

PROJECT:

CITY POINT PHASE 3

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	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING

NORTH ARROW | Scale:

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
GROSS FLOOR AREA & DEDUCTS CALCULATIONS

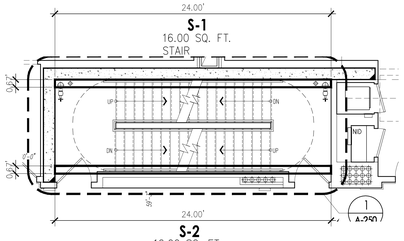
ClaraGomez
DIRECTOR
APPROVED
Under Directive 1 of 1975
Date: 03/03/2017
NYC Development Hub

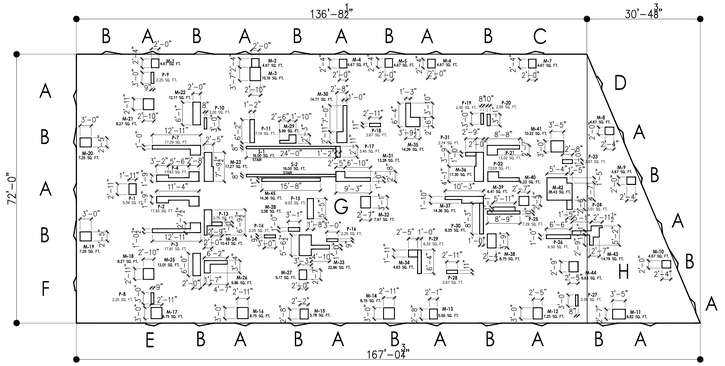
REGISTERED ARCHITECT CLARA GOMEZ STATE OF NEW YORK

DATE:
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: Z-301.00
CADD FILE:

DEPT OF BUILDINGS 321970980 Job Number
B000786842X Scan Code

STAIR DIAGRAM DEDUCTS





32ND,33RD,36TH,37TH,40TH,41ST,44TH,45TH, 48TH,49TH,52ND,53RD,56TH FLOORS

GROSS FLOOR AREA		
TAG	SIZE	AREA (SQ. FT.)
A	SEE PLAN (1.60 SF X 14)	22.40
B	SEE PLAN (2.12 SF X 14)	29.68
C	SEE PLAN	2.18
D	SEE PLAN	1.66
E	SEE PLAN	1.86
F	SEE PLAN	1.76
SUB-TOTAL	VERTICAL FIN AREA	59.54
G	136'-8 1/2" X 72'-0"	9,843.00
H	(30'-4 3/4" X 72'-0")/2	1,093.12
SUB-TOTAL		10,936.12
TOTAL AREA		10,995.66 SF

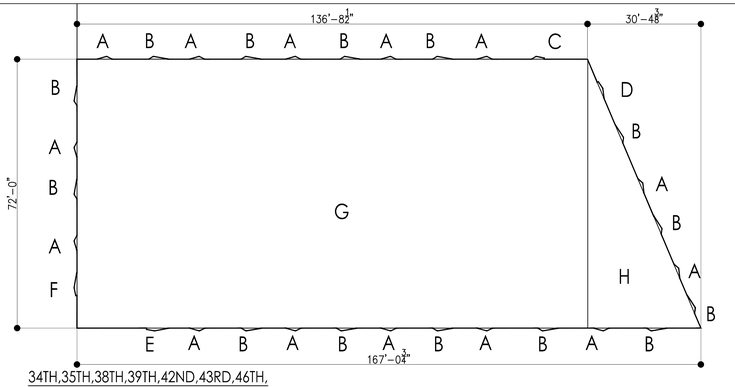
MECHANICAL & PLUMBING DEDUCTS

MECHANICAL			PLUMBING		
TAG	SIZE	AREA	TAG	SIZE	AREA
M-1	2'-0"X2'-4"	4.67 SF	P-1	1'-1 1/2"X2' 11"	3.159 SF
M-2	2'-0"X2'-4"	4.67 SF	P-2	SEE PLAN	17.98 SF
M-3	2'-10"X9'-7"	10.56 SF	P-3	SEE PLAN	17.81 SF
M-4	2'-0"X2'-4"	4.67 SF	P-4	SEE PLAN	17.98 SF
M-5	2'-0"X2'-4"	4.67 SF	P-5	NOT USED	
M-6	2'-0"X2'-4"	4.67 SF	P-6	NOT USED	
M-7	2'-0"X2'-4"	4.67 SF	P-7	SEE PLAN	17.29 SF
M-8	2'-4"X2'-0"	4.67 SF	P-8	0'-9"X3'-0"	2.25 SF
M-9	2'-4"X2'-0"	4.67 SF	P-9	0'-9"X3'-0"	2.25 SF
M-10	2'-4"X2'-0"	4.67 SF	P-10	0'-8"X3'-0"	2.00 SF
M-11	3'-5"X2'-7"	8.92 SF	P-11	1'-2"X9'-2"	7.59 SF
M-12	2'-5"X3'-0"	7.25 SF	P-12	1'-6"X9'-7"	5.37 SF
M-13	2'-1"X7'-8"	5.55 SF	P-13	2'-9"X1'-0"	2.75 SF
M-14	2'-11"X3'-0"	8.75 SF	P-14	5'-0"X9'-9"	2.25 SF
M-15	2'-3"X2'-8"	5.78 SF	P-15	1'-8"X5'-5"	9.03 SF
M-16	2'-11"X3'-0"	8.75 SF	P-16	5'-0"X9'-9"	2.25 SF
M-17	2'-11"X3'-0"	8.75 SF	P-17	1'-2"X2' 11"	3.40 SF
M-18	2'-10"X2'-11"	8.27 SF	P-18	2'-11"X6'-11"	2.67 SF
M-19	3'-0"X2'-5"	7.25 SF	P-19	0'-8"X9'-0"	2.00 SF
M-20	3'-0"X2'-5"	7.25 SF	P-20	0'-10"X8'-3"	2.55 SF
M-21	2'-10"X2' 11"	8.27 SF	P-21	SEE PLAN	13.02 SF
M-22	2'-0"X8'-1"	12.17 SF	P-22	1'-4"X7'-9"	2.11 SF
M-23	SEE PLAN	17.27 SF	P-23	2'-8"X1'-0"	2.67 SF
M-24	SEE PLAN	10.43 SF	P-24	1'-5"X2'-6"	3.51 SF
M-25	2'-0"X6'-0"	12.05 SF	P-25	8'-7"X7'-10"	7.29 SF
M-26	SEE PLAN	9.86 SF	P-26	6'-8"X1'-0"	6.50 SF
M-27	2'-0"X2'-7"	5.17 SF	P-27	0'-8"X3'-0"	2.00 SF
M-28	3'-1"X3'-0"	3.08 SF	P-28	2'-11"X0'-11"	2.67 SF
M-29	SEE PLAN	5.97 SF	P-29	5'-0"X0'-4"	6.33 SF
M-30	SEE PLAN	14.77 SF	P-30	5'-0"X8'-3"	8.25 SF
M-31	SEE PLAN	13.26 SF	P-31	2'-9"X3'-0"	2.74 SF
M-32	2'-7"X3'-1"	7.97 SF			
M-33	SEE PLAN	22.86 SF			
M-34	2'-5"X1'-11"	4.63 SF			
M-35	SEE PLAN	14.26 SF			
M-36	SEE PLAN	17.35 SF			
M-37	SEE PLAN	14.96 SF			
M-38	2'-4"X3'-9"	8.75 SF			
M-39	5'-11"X1'-5"	6.40 SF			
M-40	2'-7"X2'-5"	6.23 SF			
M-41	3'-5"X3'-0"	10.22 SF			
M-42	SEE PLAN	38.34 SF			
M-43	SEE PLAN	14.93 SF			
M-44	2'-5"X2'-9"	6.63 SF			
M-45	15'-8"X3'-11"	14.96 SF			
TOTAL		428.16 SF	TOTAL		179.60 SF

*STAIR DEDUCTS		
TAG	SIZE	AREA
S-1	24'-0"X2'-8"	16.00 SF
S-2	24'-0"X2'-8"	16.00 SF
TOTAL		32.00 SF

*SEE Z-302.00 FOR STAIR DIAGRAM DEDUCTS

DEDUCTS CALCULATION:	
MECHANICAL	428.16 SF
PLUMBING	179.60 SF
STAIR	32.00 SF
TOTAL	639.76 SF



34TH,35TH,38TH,39TH,42ND,43RD,46TH, 47TH,50TH,51ST,54TH,55TH FLOORS

GROSS FLOOR AREA		
TAG	SIZE	AREA (SQ. FT.)
A	SEE PLAN (1.60 SF X 14)	22.40
B	SEE PLAN (2.12 SF X 14)	29.68
C	SEE PLAN	1.66
D	SEE PLAN	2.18
E	SEE PLAN	2.69
F	SEE PLAN	2.80
SUB-TOTAL	VERTICAL FIN AREA	61.41
G	136'-8 1/2" X 72'-0"	9,843.00
H	(30'-4 1/2" X 72'-0")/2	1,093.12
SUB-TOTAL		10,936.12
TOTAL AREA		10,997.53 SF

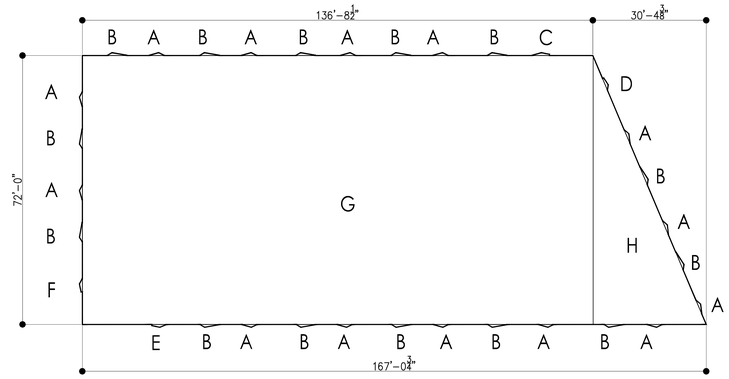
MECHANICAL & PLUMBING DEDUCTS

MECHANICAL			PLUMBING		
TAG	SIZE	AREA	TAG	SIZE	AREA
M-1	2'-0"X2'-4"	4.67 SF	P-1	1'-1 1/2"X2' 11"	3.159 SF
M-2	2'-0"X2'-4"	4.67 SF	P-2	SEE PLAN	17.98 SF
M-3	2'-10"X9'-7"	10.16 SF	P-3	SEE PLAN	17.81 SF
M-4	2'-0"X2'-4"	4.67 SF	P-4	SEE PLAN	17.98 SF
M-5	2'-0"X2'-4"	4.67 SF	P-5	NOT USED	
M-6	2'-0"X2'-4"	4.67 SF	P-6	NOT USED	
M-7	2'-0"X2'-4"	4.67 SF	P-7	SEE PLAN	17.29 SF
M-8	2'-4"X2'-0"	4.67 SF	P-8	0'-9"X3'-0"	2.25 SF
M-9	2'-4"X2'-0"	4.67 SF	P-9	0'-9"X3'-0"	2.25 SF
M-10	2'-4"X2'-0"	4.67 SF	P-10	0'-8"X3'-0"	2.00 SF
M-11	3'-5"X2'-7"	8.92 SF	P-11	1'-2"X9'-2"	7.59 SF
M-12	2'-5"X3'-0"	7.25 SF	P-12	1'-6"X9'-7"	5.37 SF
M-13	2'-1"X7'-8"	5.55 SF	P-13	2'-9"X1'-0"	2.75 SF
M-14	2'-11"X3'-0"	8.75 SF	P-14	5'-0"X9'-9"	2.25 SF
M-15	2'-3"X2'-8"	5.78 SF	P-15	1'-8"X5'-5"	9.03 SF
M-16	2'-11"X3'-0"	8.75 SF	P-16	5'-0"X9'-9"	2.25 SF
M-17	2'-11"X3'-0"	8.75 SF	P-17	1'-2"X2' 11"	3.40 SF
M-18	2'-10"X2'-11"	8.27 SF	P-18	2'-11"X6'-11"	2.67 SF
M-19	3'-0"X2'-5"	7.25 SF	P-19	0'-8"X9'-0"	2.00 SF
M-20	3'-0"X2'-5"	7.25 SF	P-20	0'-10"X8'-3"	2.55 SF
M-21	2'-10"X2' 11"	8.27 SF	P-21	SEE PLAN	13.02 SF
M-22	2'-0"X8'-1"	12.17 SF	P-22	1'-4"X7'-9"	2.11 SF
M-23	SEE PLAN	17.27 SF	P-23	2'-8"X1'-0"	2.67 SF
M-24	SEE PLAN	10.43 SF	P-24	1'-5"X2'-6"	3.51 SF
M-25	2'-0"X6'-0"	12.05 SF	P-25	8'-7"X7'-10"	7.29 SF
M-26	SEE PLAN	9.86 SF	P-26	6'-8"X1'-0"	6.50 SF
M-27	2'-0"X2'-7"	5.17 SF	P-27	0'-8"X3'-0"	2.00 SF
M-28	3'-1"X3'-0"	3.08 SF	P-28	2'-11"X0'-11"	2.67 SF
M-29	SEE PLAN	5.97 SF	P-29	5'-0"X0'-4"	6.33 SF
M-30	SEE PLAN	14.77 SF	P-30	5'-0"X8'-3"	8.25 SF
M-31	SEE PLAN	13.26 SF	P-31	2'-9"X3'-0"	2.74 SF
M-32	2'-7"X3'-1"	7.97 SF			
M-33	SEE PLAN	22.86 SF			
M-34	2'-5"X1'-11"	4.63 SF			
M-35	SEE PLAN	14.26 SF			
M-36	SEE PLAN	17.35 SF			
M-37	SEE PLAN	14.96 SF			
M-38	2'-4"X3'-9"	8.75 SF			
M-39	5'-11"X1'-5"	6.40 SF			
M-40	2'-7"X2'-5"	6.23 SF			
M-41	3'-5"X3'-0"	10.22 SF			
M-42	SEE PLAN	38.34 SF			
M-43	SEE PLAN	14.93 SF			
M-44	2'-5"X2'-9"	6.63 SF			
M-45	15'-8"X3'-11"	14.96 SF			
TOTAL		428.16 SF	TOTAL		179.60 SF

*STAIR DEDUCTS		
TAG	SIZE	AREA
S-3	24'-0"X2'-8"	16.00 SF
S-2	24'-0"X2'-8"	16.00 SF
TOTAL		32.00 SF

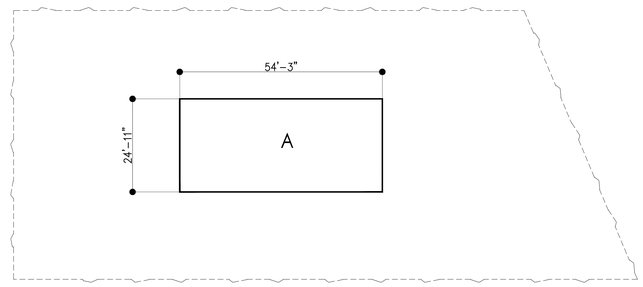
*SEE Z-302.00 FOR STAIR DIAGRAM DEDUCTS

DEDUCTS CALCULATION:	
MECHANICAL	428.16 SF
PLUMBING	179.60 SF
STAIR	32.00 SF
TOTAL	639.76 SF



57TH FLOOR

GROSS FLOOR AREA		
TAG	SIZE	AREA (SQ. FT.)
A	SEE PLAN (1.60 SF X 14)	22.40
B	SEE PLAN (2.12 SF X 14)	29.68
C	SEE PLAN	2.18
D	SEE PLAN	1.66
E	SEE PLAN	1.86
F	SEE PLAN	1.76
SUB-TOTAL	VERTICAL FIN AREA	59.54
G	136'-8 1/2" X 72'-0"	9,843.00
H	(30'-4 1/2" X 72'-0")/2	1,093.12
SUB-TOTAL		10,936.12
TOTAL AREA		10,995.66 SF



ROOF BULKHEAD

GROSS FLOOR AREA		
TAG	SIZE	AREA (SQ. FT.)
A	54'-3" X 24'-11"	1,351.73
TOTAL AREA		1,351.73 SF

Clear Gomez
DIGITALLY
APPROVED
Under Direction of HPD
Date: 03/30/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

138 WILLOUGHBY STREET, BROOKLYN, NEW YORK

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

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	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

GROSS FLOOR AREA & DEDUCTS CALCULATIONS

SEAL & SIGNATURE:

RICCARDO TOSCANO
LICENSED ARCHITECT
012678
STATE OF NEW YORK

DATE:
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No:
Z-302.00
CADD FILE :

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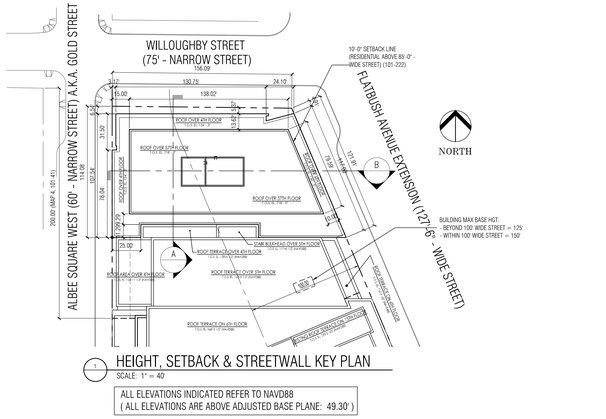
B3859830130 Scan Code



1 HEIGHT, SETBACK & STREETWALL KEY PLAN
SCALE: 1" = 40'

ALL ELEVATIONS INDICATED REFER TO NAVD88
(ALL ELEVATIONS ARE ABOVE ADJUSTED BASE PLANE: 49.30')

HEIGHT & SETBACK

101-223(a) TOWER SETBACK ABOVE 85'
10' FROM WIDE STREET
15' FROM NARROW STREET

101-223(b) TOWER COVERAGE ABOVE 150'
MAXIMUM 40% RESIDENTIAL COVERAGE: 132,302 SF X 40% = 52,920 SF
PROVIDED: 41, 194.06 SF

STREET WALL CONTINUATION

101-41(c) MAP 4 WILLOUGHBY SQUARE:
(ALBEE SQUARE WEST WITH IN 200' OF WILLOUGHBY STREET):
BUILDING FRONTING UPON WILLOUGHBY SQUARE
MINIMUM 70% OF STREET WALL OF BUILDING TO A HEIGHT OF 80' MINIMUM & 85' MAXIMUM

TOTAL STREET WALL @ ALBEE SQUARE WEST: 107.54'
107.54' X 70% = 75.27' (REQUIRED)
77.54' (PROVIDED)
77.54'÷107.54' = 0.721
0.721 X 100 = 72.10%

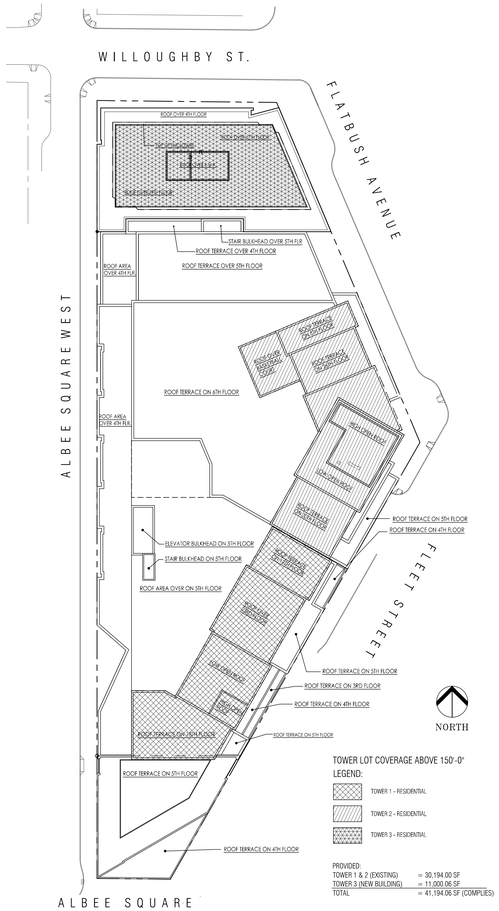
101-41(d) WILLOUGHBY STREET & FLATBUSH AVENUE EXTENSION:
MINIMUM 70% OF AGGREGATE WIDTH OF A STREET WALL MUST BE WITHIN 8' OF STREET LINE
MINIMUM HEIGHT 60'

STREET WALL @ FLATBUSH AVENUE EXTENSION: 121.91'
121.91' X 70% = 85.34' (REQUIRED)
116.14' (PROVIDED)

STREET WALL @ WILLOUGHBY STREET: 156.09'
156.09' X 70% = 109.26' (REQUIRED)
127.00' (PROVIDED)

STREET WALL CONTINUATION

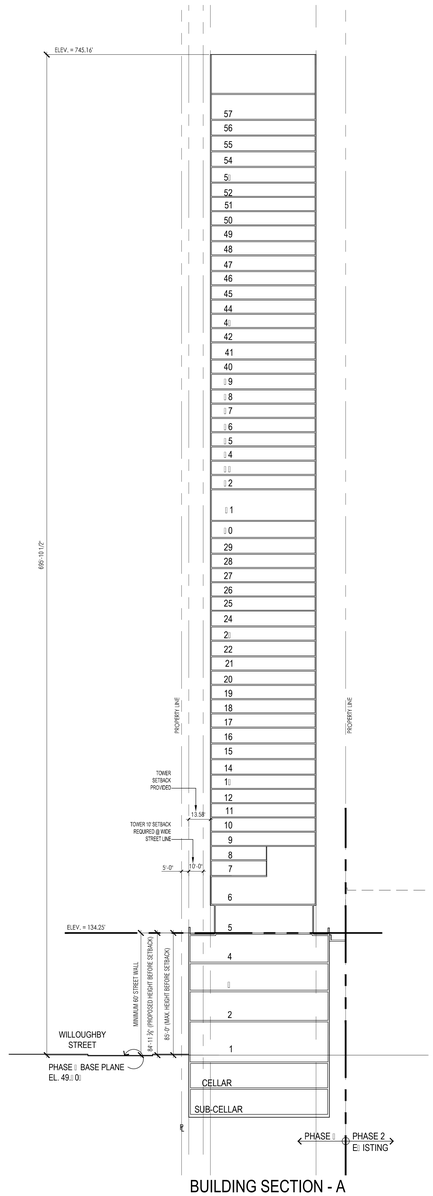
101-42 MINIMUM 5' SIDEWALK WIDENING ON WILLOUGHBY STREET
FOR PURPOSES OF HEIGHT & SETBACK, SIDEWALK WIDENING LINE
SHALL CONSIDERED THE STREET LINE



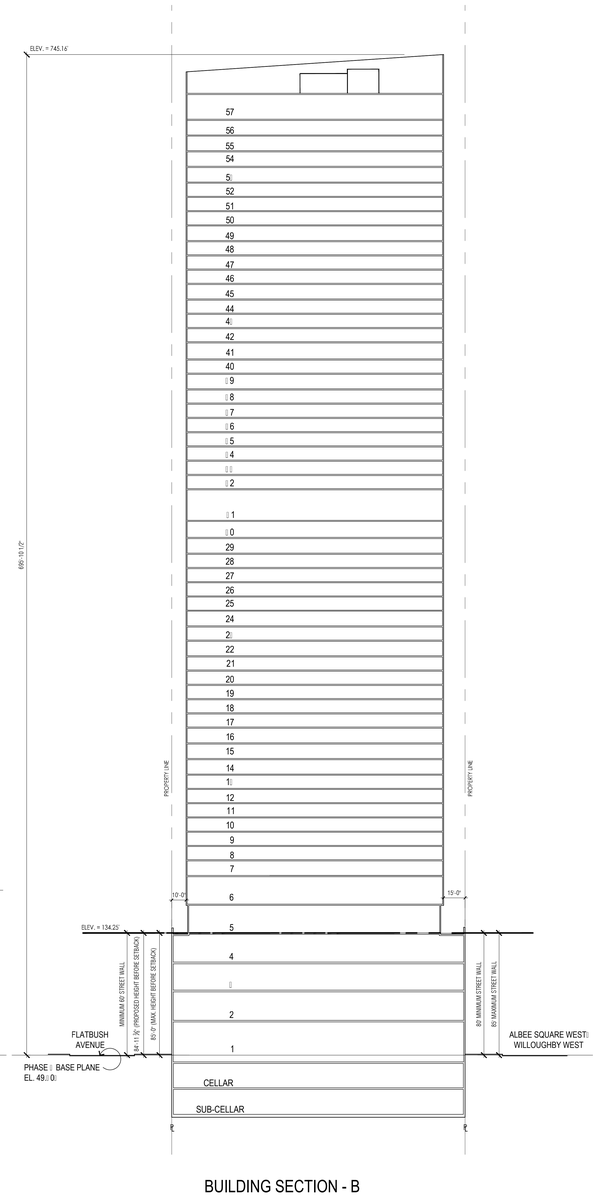
TOWER LOT COVERAGE ABOVE 150'-0"
LEGEND:
TOWER 1 - RESIDENTIAL
TOWER 2 - RESIDENTIAL
TOWER 3 - RESIDENTIAL

PROVIDED:
TOWER 1 & 2 (EXISTING) = 30,194.00 SF
TOWER 3 (NEW BUILDING) = 11,000.06 SF
TOTAL = 41,194.06 SF (COMPLIES)

2 TOWER COVERAGE
SCALE: 1" = 40'



BUILDING SECTION - A



BUILDING SECTION - B

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CITY POINT PHASE 3
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	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING

NORTH ARROW Scale:

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

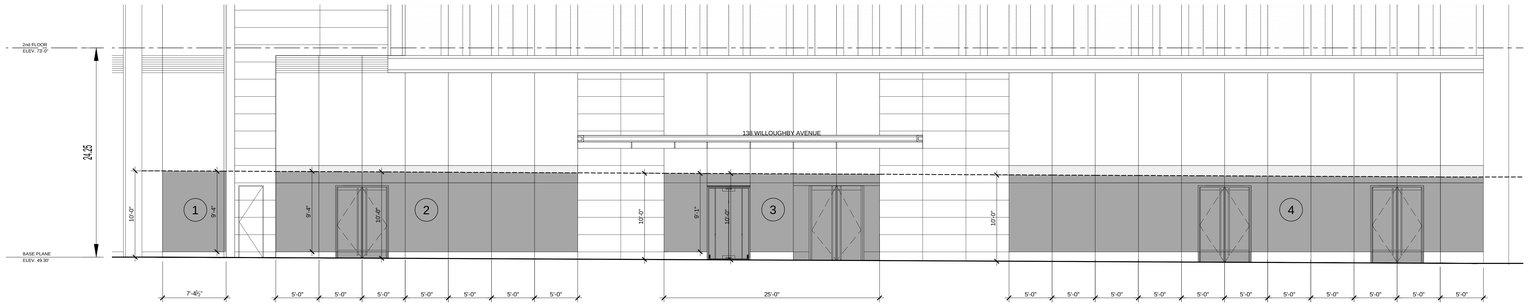
DRAWING TITLE:
HEIGHT & SETBACK

Clara Gomez
APPROVED
Under Directive 3 of 1975
Date: 05/12/2016
NYC Development Hub

SEAL & SIGNATURE OF ARCHITECT

DATE:
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: Z-400.00
CADD FILE:
15 OF 78

DEPT OF BUILDINGS 321970980 Job Number
B1B2B1444221 Sheet Code



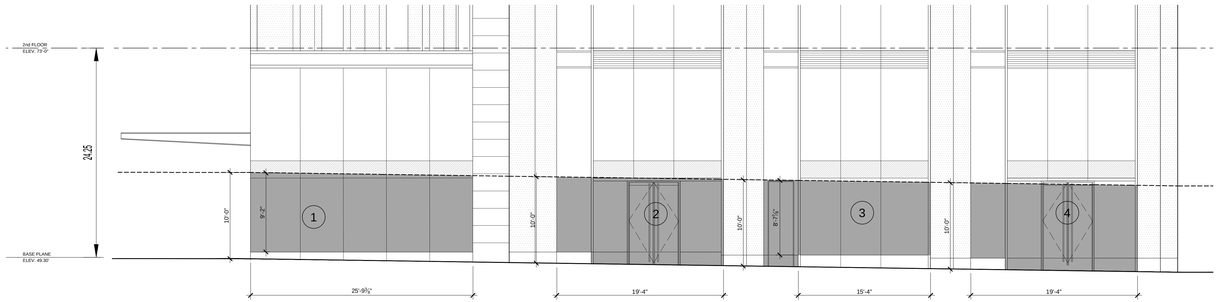
1 ELEVATION @ WILLOUGHBY STREET
SCALE: 3/16" = 1'-0"

TOTAL GROUND FLOOR FRONTAGE = 1,580.50 SF

PROVIDED GLAZING CALCULATION @ 10'

WILLOUGHBY STREET		
TAG	DESCRIPTION	AREA
1	7'-4 1/2" X 9'-4"	68.58
2	SEE ELEVATION	328.11
3	SEE ELEVATION	240.72
4	SEE ELEVATION	498.65
TOTAL GLAZING		1,136.06

1,136.06 SF ÷ 1,580.50 SF = 71.88 %



2 ELEVATION @ ALBEE SQUARE WEST
SCALE: 3/16" = 1'-0"

TOTAL GROUND FLOOR FRONTAGE = 1,075.00 SF

PROVIDED GLAZING CALCULATION @ 10'

ALBEE SQUARE WEST		
TAG	DESCRIPTION	AREA
1	25'-9 3/8" X 9'-2"	236.33
2	SEE ELEVATION	188.03
3	15'-4" X 8'-7 7/8"	171.00
4	SEE ELEVATION	188.05
TOTAL GLAZING		783.41

783.41 SF ÷ 1,075.00 SF = 72.88%

3 ELEVATION @ FLATBUSH AVENUE
SCALE: 3/16" = 1'-0"

TOTAL GROUND FLOOR FRONTAGE = 1,157.10 SF

PROVIDED GLAZING CALCULATION @ 10'

FLATBUSH AVENUE		
TAG	DESCRIPTION	AREA
1	SEE ELEVATION	204.62
2	20'-4" X 8'-7 1/4"	174.96
3	SEE ELEVATION	185.53
4	20'-4" X 9'-0 1/2"	183.85
5	7'-4" X 9'-1 7/8"	67.15
TOTAL GLAZING		816.10

816.10 SF ÷ 1,157.10 SF = 70.53%

TRANSPARENCY REQUIREMENTS

101-12 TRANSPARENCY REQUIREMENTS
70% OF THE GROUND FLOOR ALONG ALL FRONTAGE
WITH TRANSPARENT MATERIAL TO A HEIGHT OF 10'-0", UP TO 20% OF REQUIRED GLAZING CAN BE TRANSLUCENT.

SECURITY GATES, IF PROVIDED, WILL COMPLY WITH 75% VISIBILITY WHEN VIEWED FROM STREET

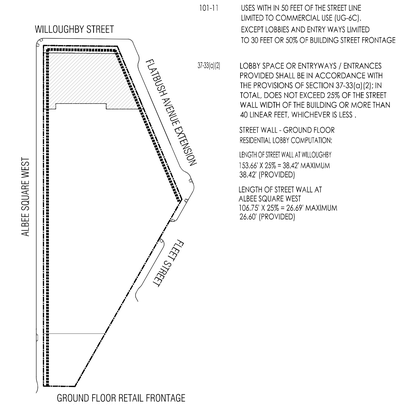
WILLOUGHBY STREET
158.05' X 10.00' = 1,580.50 SF
1,580.50 SF X 70% = 1,106.35 SF (REQUIRED AREA)
SEE WALL ELEVATION 1 DIAGRAM

ALBEE SQUARE WEST
107.50' X 10.00' = 1,075.00 SF
1,075.00 SF X 70% = 752.50 SF (REQUIRED AREA)
SEE WALL ELEVATION 2 DIAGRAM

FLATBUSH AVENUE
115.71' X 10.00' = 1,157.10 SF
1,157.10 SF X 70% = 809.97 SF (REQUIRED AREA)
SEE WALL ELEVATION 3 DIAGRAM

COMPLIES: SEE THIS SHEET

RETAIL CONTINUITY



GROUND FLOOR RETAIL FRONTAGE (MAP 2, 101-11)
RETAIL CONTINUITY REQUIRED

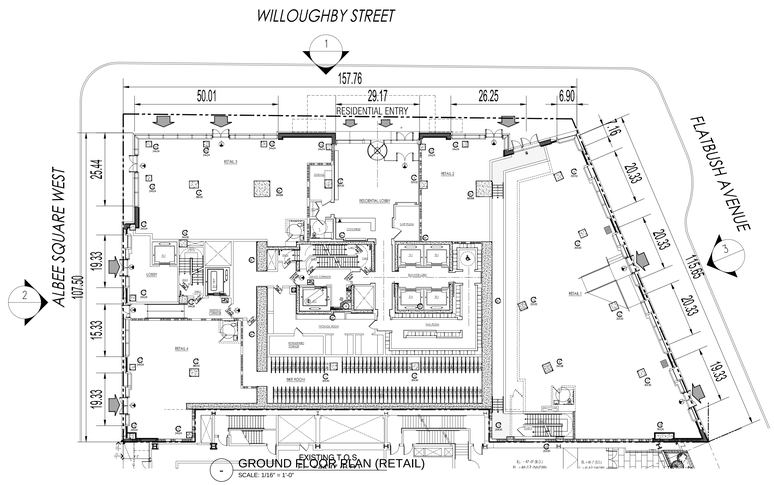
101-11 USES WITH IN 50 FEET OF THE STREET LINE LIMITED TO COMMERCIAL USE (UG-6C);
EXCEPT LOBBIES AND ENTRY WAYS LIMITED TO 30 FEET OR 50% OF BUILDING STREET FRONTAGE

37-33(c)(2) LOBBY SPACE OR ENTRYWAYS / ENTRANCES PROVIDED SHALL BE IN ACCORDANCE WITH THE PROVISIONS OF SECTION 37-33(c)(2): IN TOTAL, DOES NOT EXCEED 25% OF THE STREET WALL WIDTH OF THE BUILDING OR MORE THAN 40 LINEAR FEET, WHICHEVER IS LESS .

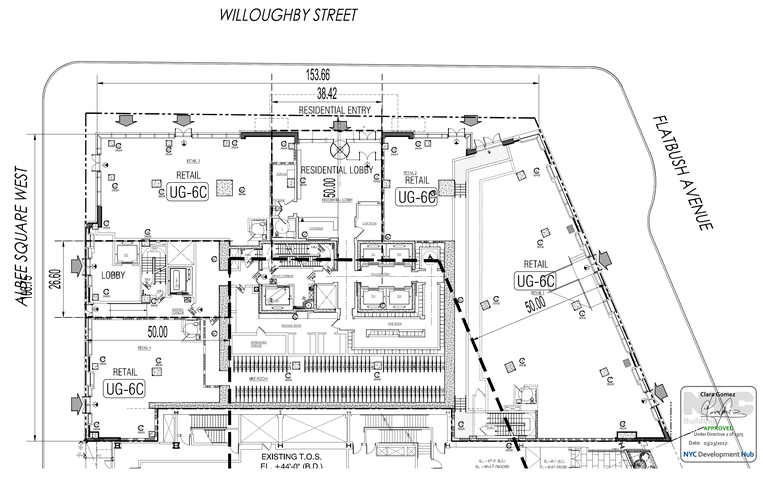
STREET WALL - GROUND FLOOR
RESIDENTIAL LOBBY COMPUTATION:

LENGTH OF STREET WALL AT WILLOUGHBY
153.66' X 25% = 38.42' MAXIMUM
38.42' (PROVIDED)

LENGTH OF STREET WALL AT ALBEE SQUARE WEST
104.75' X 25% = 26.69' MAXIMUM
26.60' (PROVIDED)



GROUND FLOOR PLAN (RETAIL)
SCALE: 1/16" = 1'-0"



Clara Gomez
APPROVED
Under Direction of DOB's
Date: 03/23/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

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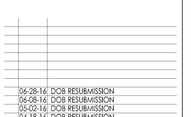
NORTH ARROW
Scale:

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
GROUND FLOOR USE REGULATION
TRANSPERANCY REQUIREMENT

SEAL & SIGNATURE OF ARCHITECT

DATE:
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: Z-500.00
CADD FILE:

DEPT OF BUILDINGS 321370000 Job Number
B1000000001 Scan Code

LOADING BERTH REQUIREMENTS

36-62 LOADING REGULATIONS:

COMMERCIAL USE - USE GROUP 6C

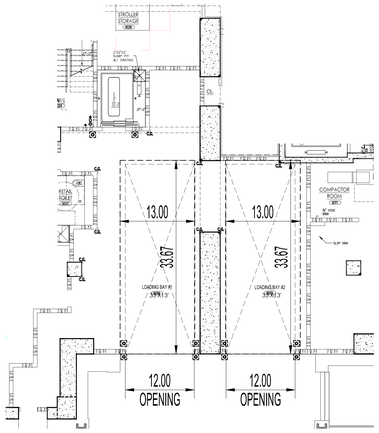
LOADING REQUIRED:

FIRST 25,000 SF OF FLOOR AREA	NONE
NEXT 15,000 SF OF FLOOR AREA	1
NEXT 60,000 SF OF FLOOR AREA	1
EACH ADDITIONAL 150,000 SF OF FLOOR AREA OR FRACTION THEREOF	1

PHASE 1
(EXISTING - COMMERCIAL):
48,876 SF (EXISTING GFA)

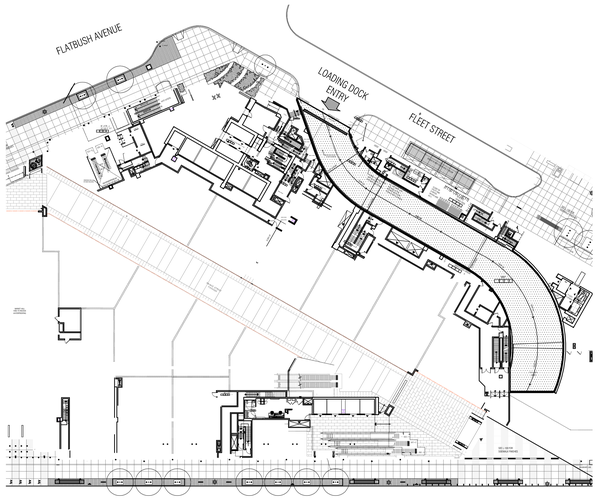
PHASE 2
(EXISTING - COMMERCIAL):
646,610.33 SF (EXISTING GFA)

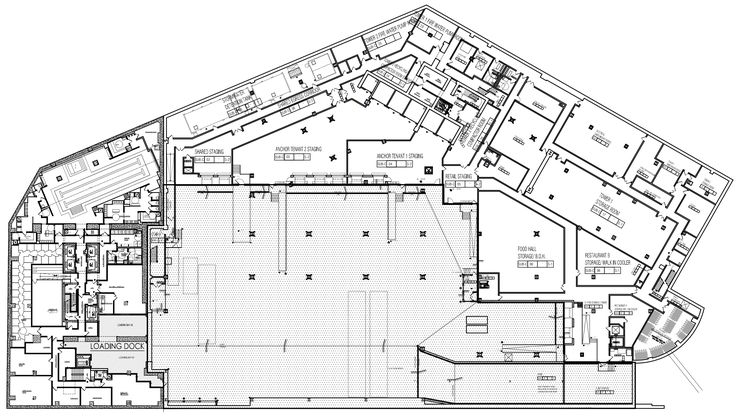
TOTAL (PHASE 1 & PHASE 2):	
695,486.33 SF (COMMERCIAL FLOOR AREA)	6 (REQUIRED)
	10 (PROVIDED)
PHASE 3	
60,000 SF OF FLOOR AREA	1 (REQUIRED)
59,432 SF (COMMERCIAL FLOOR AREA)	2 (PROVIDED)



LOADING BERTH:
SUB-CELLAR

LOADING BERTH ACCESS IS FROM FLEET STREET:





BICYCLE PARKING REQUIREMENTS

36-711 BICYCLE PARKING
25-83

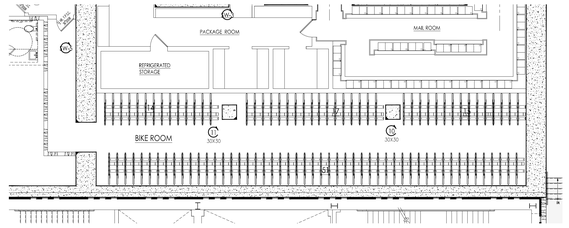
REQUIRED FOR RESIDENTIAL: 1 PER 2 DWELLING UNITS
408 D.U. / 2 = 229 BICYCLE PARKING SPACES

TOTAL BICYCLE PARKING SPACES REQUIRED = 229
BICYCLE PARKING SPACE PROVIDED = 119 (2) DOUBLE DECKER BICYCLES PARKING = 238

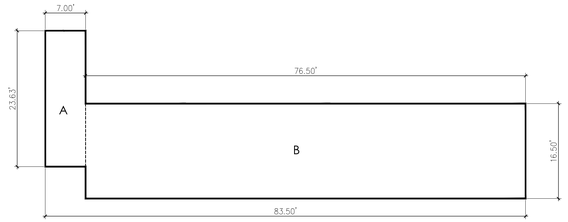
*AREA MAY BE REDUCED BY UP TO 9 SF / BICYCLE PARKING SPACE IF THE COMMISSIONER OF BUILDINGS CERTIFIES THAT A LAYOUT HAS BEEN SUBMITTED TO ADEQUATELY ACCOMODATE THE SPECIFIED NUMBER OF BICYCLES.

AREA REQUIRED @ *15 SF / BICYCLE PARKING SPACE: 238 X 6 = 1,428 SF
BICYCLE PARKING AREA PROVIDED = 1,427.66 SF (GROUND FLOOR) + 312.92 SF (CELLAR) = 1,740.58 SF

COMMERCIAL: 1 PER 10,000
59,314.46.00 SF ÷ 10,000 = 5.93 (REQUIRED)
BICYCLE PARKING SPACE PROVIDED = 6 BICYCLES PARKING SPACES
6 X 15 SF / BICYCLE PARKING SPACE = 90 SF (REQUIRED)
BICYCLE PARKING AREA PROVIDED = 731 SF



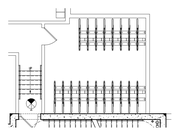
RESIDENTIAL BICYCLE ROOM:
GROUND FLOOR

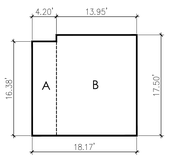


RESIDENTIAL BICYCLE ROOM FLOOR AREA (GROUND FLOOR)

NO.	DIMENSIONS	TOTAL (SF)
A	7.00' X 23.63'	165.41
B	76.50' X 16.50'	1,262.25
TOTAL=	1,427.66	SF

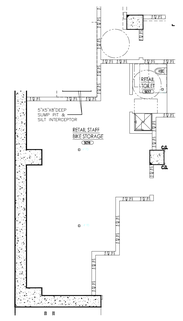
RESIDENTIAL BICYCLE ROOM:
CELLAR FLOOR





RESIDENTIAL BICYCLE ROOM FLOOR AREA (CELLAR FLOOR)

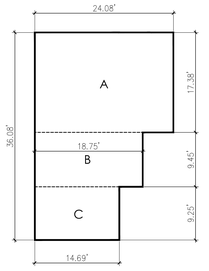
NO.	DIMENSIONS	TOTAL (SF)
A	4.20' X 16.38'	68.80
B	13.95' X 17.50'	244.12
TOTAL=	312.92	SF



COMMERCIAL BICYCLE ROOM:
SUB-CELLAR

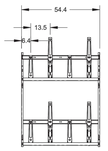
COMMERCIAL BICYCLE ROOM FLOOR AREA (SUB-CELLAR)

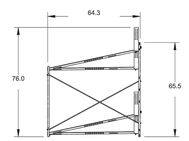
NO.	DIMENSIONS	TOTAL (SF)
A	24.08' X 17.38'	418.51
B	18.75' X 9.45'	177.19
C	14.69' X 9.25'	135.88
TOTAL=	731.58	SF



BICYCLE DOUBLE DECKER STORAGE RACK INFORMATION

Specifications and Assembly Instructions for item 116-1058





NOTE:
1. DO NOT SCALE DRAWING.
2. INSTALLATION TO BE COMPLETED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.
3. MINIMUM CEILING HEIGHT - 8'-0".

HIGHLAND PRODUCTS GROUP LLC
3350 NW BOCA RATON BLVD., SUITE B2 • BOCA RATON, FL • 33431
PHONE: 561.620.7878• FAX: 561.620.8668

ClaireGomez
APPROVED
Under Directive 1 of 1975
Date: 03/03/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

138 WILLOUGHBY STREET, BROOKLYN, NEW YORK

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
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1359 BROADWAY, 14TH FLOOR
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VERTICAL TRANSPORTATION CONSULTANT:
Van Deusen & Associates
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LIVINGSTON, NJ 07039
TEL.: (718) 321-0343
FAX.: (718) 321-1282

No:	Date:	Revision:
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING

NORTH ARROW Scale:

KEY PLAN:

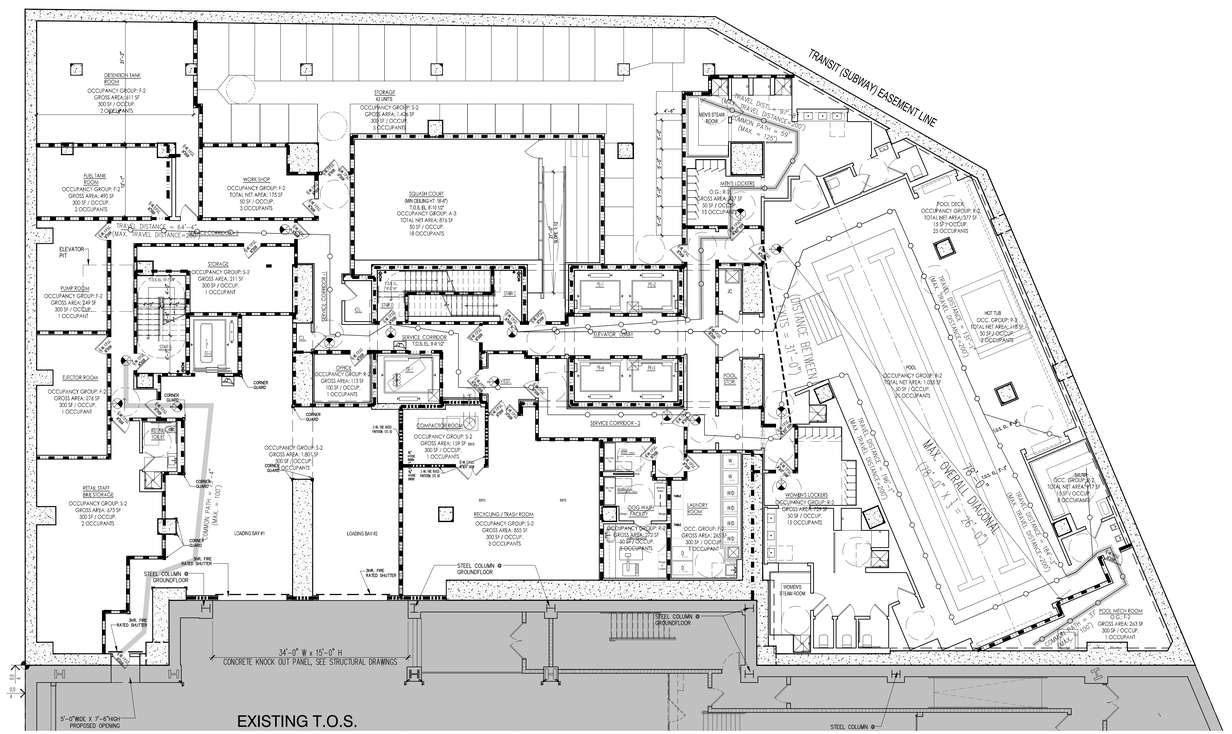
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
BICYCLE ROOM
LOADING DOCK REQUIREMENT

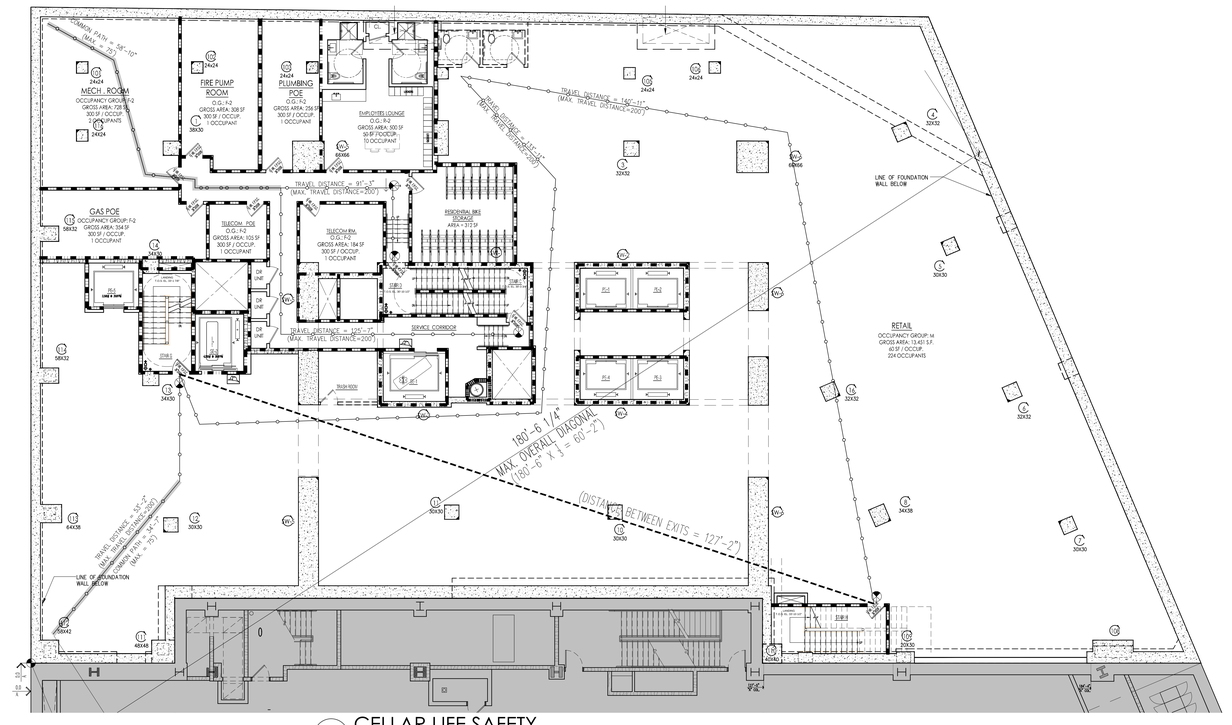
SEAL & SIGNATURE REGISTERED ARCHITECT MARIO PEDE No. 026903 STATE OF NEW YORK

DATE:	
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	Z-501.00
CADD FILE :	17 OF 78

DEPT OF BUILDINGS 201970900 Job Number
B0900809002 Scan Code



1 SUB CELLAR LIFE SAFETY
SCALE: 1/8" = 1'-0"
0' 4' 8' 16' 24'



2 CELLAR LIFE SAFETY
SCALE: 1/8" = 1'-0"
0' 4' 8' 16' 24'

LEGEND

- FIRE STANDPIPE
- ILLUMINATED EXIT SIGNS (ARROW INDICATES DIRECTION)
- SD SMOKE DETECTOR & CARBONE MONOXIDE AS SHOWN
- CEILING MOUNTED EMERGENCY LIGHT

EGRESS AND FIRE PROTECTION LEGEND

- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- TRAVEL DISTANCE BETWEEN EXIT STAIRS
- TRAVEL DISTANCE TO EXIT
- COMMON PATH OF EGRESS

LIFESAFETY CALCULATIONS:

SUB-CELLAR FLOOR PLAN:
OCCUPANCY: R-2, F-2, S-2

USE	OCC. TYPE	SQ FT	SF/OCC	# OCC
RETAIL STAFF BIKE STORAGE	S-2	673	300	2
EJECTOR ROOM	F-2	276	300	1
PUMP ROOM	F-2	249	300	1
DETENTION TANK ROOM	F-2	611	300	2
FUEL TANK ROOM	F-2	490	300	2
STORAGE UNITS	S-2	1,426	300	5
WORK SHOP	F-2	175	50	3
LOADING DOCK	S-2	1,801	300	6
COMPACTOR ROOM	F-2	159	300	1
TRASH ROOM	S-2	855	300	3
DOG WASH ROOM	R-2	272	50	5
LAUNDRY ROOM	F-2	285	300	1
SQUASH COURT	R-2	876	50	18
SWIMMING POOL	R-2	1,055	50	21
POOL (DECK)	R-2	377	15	25
HOT TUB	R-2	118	50	2
SAUNA	R-2	117	15	8
WOMEN'S LOCKER ROOM	R-2	729	50	15
MEN'S LOCKER ROOM	R-2	737	50	15
POOL MECHANICAL ROOM	F-2	263	300	1
STORAGE ROOM	S-2	211	300	1
OFFICE	R-2	113	300	1
* BASE ON ACTUAL SEAT COUNT			TOTAL	139

EGRESS CALCULATIONS:

TOTAL OCCUPANCY: (TABLE 1004.1.2)
139 TOTAL OCCUPANTS

STAIR EGRESS WIDTH (TABLE 1005.1)

REQUIRED:
139 OCCUPANTS X 0.3 (INCHES/OCCUPANT) = 41.7"

PROVIDED:
STAIR C @ 45", STAIR D @ 45", STAIR E @ 48"
TOTAL STAIR WIDTH PROVIDED:
45"+45"+48" = 138"(COMPLIES)

EXIT STAIR DOOR WIDTH (TABLE 1005.1)

REQUIRED:
139 OCCUPANTS X 0.2 (INCHES/OCCUPANT) = 27.8"

PROVIDED:
(3) 33" = 99" (COMPLIES)

* 36" WIDE DOOR YIELDS 33" EFFECTIVE CLEAR EXIT WIDTH

NOTE:
ALL CORRIDOR PARTITIONS TO BE 2 HR. RATED. (SEE WALL TYPES)

ALL CORRIDOR, ELEVATOR AND STAIR DOORS TO BE 1-1/2 HR RATED F.P.S.C. (SEE DOOR TYPES)

ENTIRE FLOOR TO BE FULLY SPRINKLERED EXCEPT WHERE NOTED OTHERWISE.

AREAS OF ASSEMBLY TO BE FILED UNDER SEPARATE APPLICATION

ALL MECHANICAL DUCTS, INCLUDING VERTICAL AND HORIZONTAL RUN, SHALL BE ENCLOSED WITH 2 HR. RATED ENCLOSURE. SEE MECH. DRAWINGS FOR DETAILS.

NOTE:
HARDWIRED CARBON MONOXIDE DETECTORS SHALL COMPLY WITH PS 17-13 AND INSTALLED IN ACCORDANCE WITH PS 17-14. IT SHALL BE PROVIDED IN EVERY DWELLING UNIT WITHIN FIFTEEN FEET OF THE PRIMARY ENTRANCE OF EACH BEDROOM.

LIFESAFETY CALCULATIONS:

CELLAR FLOOR PLAN:
OCCUPANCY: M, F-2, R-2

USE	OCC. TYPE	SQ FT	SF/OCC	# OCC
RETAIL	M	13,451	60	224
MECHANICAL ROOM	F-2	728	300	2
FIRE PUMP ROOM	F-2	308	300	1
PLUMBING POE	F-2	256	300	1
GAS POE	F-2	354	300	1
TELECOM	F-2	105	300	1
MECHANICAL ROOM	F-2	184	300	1
EMPLOYEE'S LOUNGE	R-2	500	300	10
			TOTAL	241

EGRESS CALCULATIONS:

TOTAL OCCUPANCY: (TABLE 1004.1.1)
241 TOTAL OCCUPANTS

RETAIL

STAIR EGRESS WIDTH (SC 1005.1)

REQUIRED:
224 OCCUPANTS X 0.3 (INCHES/OCCUPANT) = 67.2"

PROVIDED:
STAIR E @ 48", STAIR F @ 45"
TOTAL STAIR WIDTH PROVIDED:
48"+45" = 93"(COMPLIES)

EXIT STAIR DOOR WIDTH (SC 1005.1)

REQUIRED:
224 OCCUPANTS X 0.2 (INCHES/OCCUPANT) = 44.8"

PROVIDED:
(2) 33" = 66" (COMPLIES)

RESIDENTIAL

STAIR EGRESS WIDTH (SC 1005.1)

REQUIRED:
17 OCCUPANTS X 0.3 (INCHES/OCCUPANT) = 5.1"

PROVIDED:
STAIR E @ 48", STAIR C @ 45"
TOTAL STAIR WIDTH PROVIDED:
48"+45" = 93"(COMPLIES)

EXIT STAIR DOOR WIDTH (SC 1005.1)

REQUIRED:
17 OCCUPANTS X 0.2 (INCHES/OCCUPANT) = 3.4"

PROVIDED:
(2) 33" = 66" (COMPLIES)

* 36" WIDE DOOR YIELDS 33" EFFECTIVE CLEAR EXIT WIDTH

NOTE:
ALL CORRIDOR PARTITIONS TO BE 2 HR. RATED. (SEE WALL TYPES)

ALL CORRIDOR, ELEVATOR AND STAIR DOORS TO BE 1-1/2 HR RATED F.P.S.C. (SEE DOOR TYPES)

ENTIRE FLOOR TO BE FULLY SPRINKLERED EXCEPT WHERE NOTED OTHERWISE.

AREAS OF ASSEMBLY TO BE FILED UNDER SEPARATE APPLICATION

ALL MECHANICAL DUCTS, INCLUDING VERTICAL AND HORIZONTAL RUN, SHALL BE ENCLOSED WITH 2 HR. RATED ENCLOSURE. SEE MECH. DRAWINGS FOR DETAILS.

NOTE:
HARDWIRED CARBON MONOXIDE DETECTORS SHALL COMPLY WITH PS 17-13 AND INSTALLED IN ACCORDANCE WITH PS 17-14. IT SHALL BE PROVIDED IN EVERY DWELLING UNIT WITHIN FIFTEEN FEET OF THE PRIMARY ENTRANCE OF EACH BEDROOM.

ClaryGomez
DIGITALLY SIGNED
APPROVED
Under Directive 1 of 1975
Date: 03/23/2017
NYC Development Hub

PROJECT:
CITY POINT
PHASE 3

OWNER/DEVELOPER:
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CONSULTING ENGINEERS
166 Ames Street, Hackensack, NJ 07601
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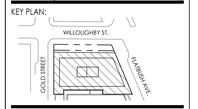
No:	Date:	Revision:
	09-14-16	DOB RESUBMISSION
	04-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
SUB-CELLAR & CELLAR LIFE SAFETY PLAN

SEAL & SIGNATURE

DATE: –
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No:
LS-101.00
CADD FILE:

DEPT OF BUILDINGS 321370560 Job Number
B1000300409 Scan Code

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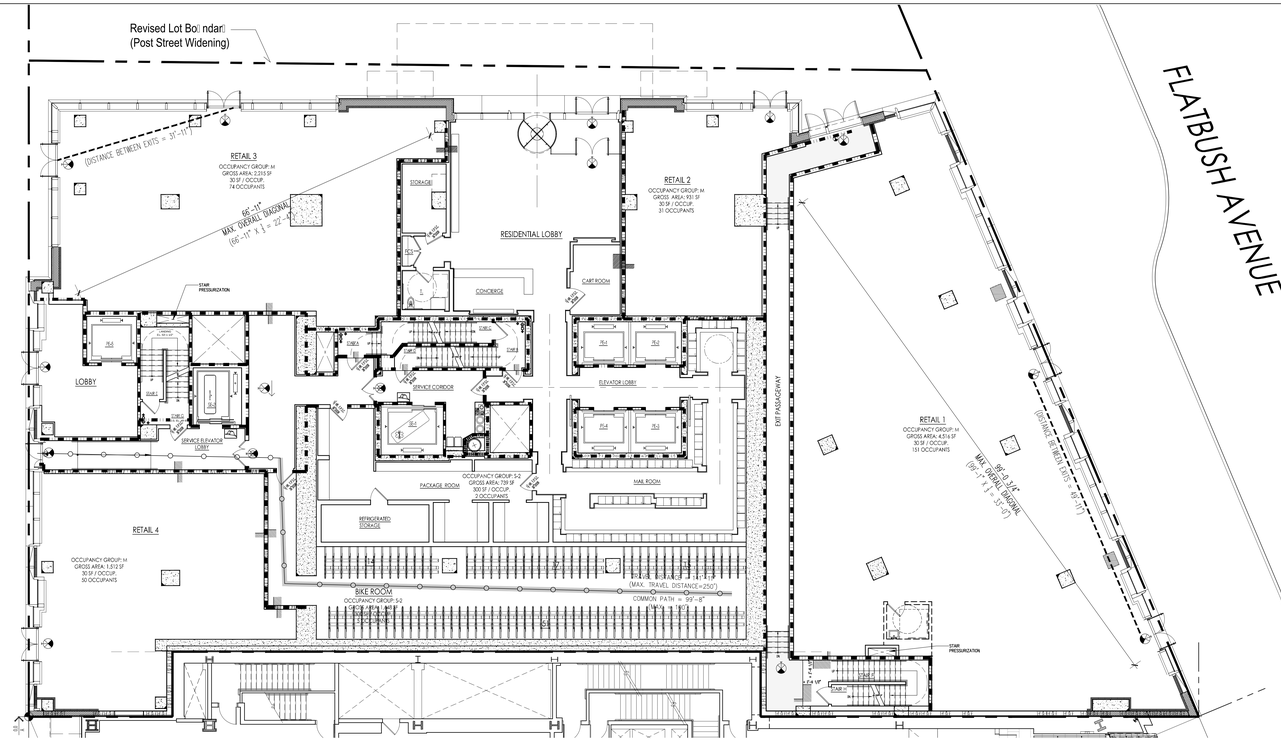


1 GROUND FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

LIFESAFETY CALCULATIONS:

GROUND FLOOR PLAN:
OCCUPANCY: B, M, R-2

USE	OCC TYPE	SQ FT	SF/OCC	# OCC
RESIDENTIAL LOBBY	R-2		-	-
BIKE STORAGE	S-2	1,648	300	5
PACKAGE ROOM	S-2	739	300	2
RETAIL 1	M	4,516	30	150
RETAIL 2	M	931	30	31
RETAIL 3	M	2,215	30	74
RETAIL 4	M	1,512	30	50
			TOTAL	313

EGRESS CALCULATIONS:

RETAIL 1: EXIT DOOR WIDTH REQUIRED: (TABLE 1005.1) 150 OCCUPANTS X 0.2 (INCHES/OCCUPANT) = 30.2" PROVIDED: (4) 33" = 132"(COMPLIES)	RETAIL 3: EXIT DOOR WIDTH REQUIRED: (TABLE 1005.1) 74 OCCUPANTS X 0.2 (INCHES/OCCUPANT) = 14.8" PROVIDED: (4) 33" = 132"(COMPLIES)
RETAIL 2: EXIT DOOR WIDTH REQUIRED: (TABLE 1005.1) 31 OCCUPANTS X 0.2 (INCHES/OCCUPANT) = 6.2" PROVIDED: (2) 33" = 66"(COMPLIES)	RETAIL 4: EXIT DOOR WIDTH REQUIRED: (TABLE 1005.1) 50 OCCUPANTS X 0.2 (INCHES/OCCUPANT) = 10.0" PROVIDED: (2) 33" = 66"(COMPLIES)

* 36" WIDE DOOR YIELDS 33" EFFECTIVE CLEAR EXIT WIDTH

NOTE:
ALL CORRIDOR PARTITIONS TO BE 2 HR. RATED. (SEE WALL TYPES)

ALL CORRIDOR, ELEVATOR AND STAIR DOORS TO BE 1-1/2 HR RATED F.P.S.C. (SEE DOOR TYPES)

ENTER FLOOR TO BE FULLY SPRINKLERED EXCEPT WHERE NOTED OTHERWISE.

AREAS OF ASSEMBLY TO BE FILED UNDER SEPARATE APPLICATION

ALL MECHANICAL DUCTS, INCLUDING VERTICAL AND HORIZONTAL RUN, SHALL BE ENCLOSED WITH 2 HR. RATED ENCLOSURE. SEE MECH. DRAWINGS FOR DETAILS.

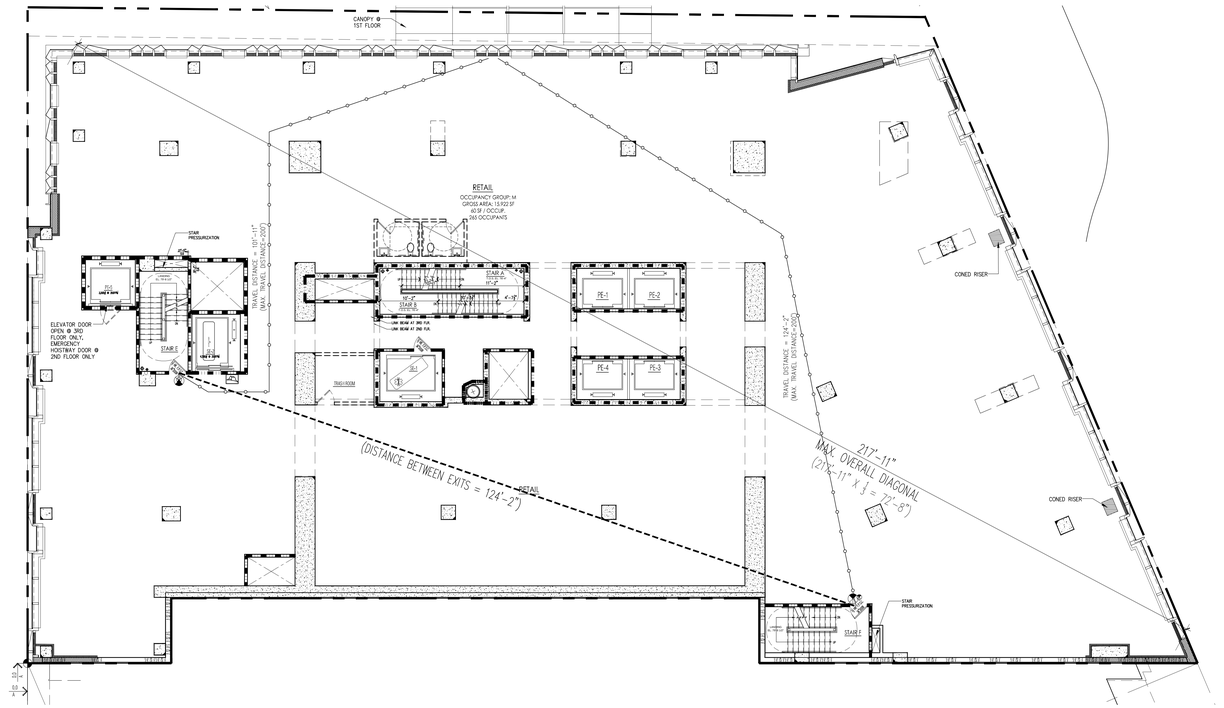
NOTE:
HARDWIRED CARBON MONOXIDE DETECTORS SHALL COMPLY WITH RS 17-13 AND INSTALLED IN ACCORDANCE WITH RS 17-14. IT SHALL BE PROVIDED IN EVERY DWELLING UNIT WITHIN FIFTEEN FEET OF THE PRIMARY ENTRANCE OF EACH BEDROOM.

LEGEND

- FIRE STANDPIPE
- ILLUMINATED EXIT SIGNS (ARROW INDICATES DIRECTION)
- SD SMOKE DETECTOR & CARBONE MONOXIDE AS SHOWN
- CEILING MOUNTED EMERGENCY LIGHT

EGRESS AND FIRE PROTECTION LEGEND

- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- TRAVEL DISTANCE BETWEEN EXIT STAIRS
- TRAVEL DISTANCE TO EXIT
- COMMON PATH OF EGRESS



2 2ND-3RD FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

LIFESAFETY CALCULATIONS:

2ND & 3RD FLOOR PLAN:
OCCUPANCY: M

USE	OCC TYPE	SQ FT	SF/OCC	# OCC
RETAIL	M	15922	60	265

EGRESS CALCULATIONS:

TOTAL OCCUPANCY: (TABLE 1004.1.1) 265 TOTAL OCCUPANTS	
STAIR EGRESS WIDTH (SEC 1005.1): REQUIRED: 265 OCCUPANTS X 0.3 (INCHES/OCCUPANT) = 79.5" PROVIDED: STAIR E @ 45" ; STAIR F @ 45" 45" + 45" = 90" (COMPLIES)	EXIT STAIR DOOR WIDTH (SEC 1005.1): REQUIRED: 265 OCCUPANTS X 0.2 (INCHES/OCCUPANT) = 53.0" PROVIDED: (2) 33" = 66"(COMPLIES) * 36" WIDE DOOR YIELDS 33" EFFECTIVE CLEAR EXIT WIDTH

NOTE:
ALL CORRIDOR PARTITIONS TO BE 2 HR. RATED. (SEE WALL TYPES)

ALL CORRIDOR, ELEVATOR AND STAIR DOORS TO BE 1-1/2 HR RATED F.P.S.C. (SEE DOOR TYPES)

ENTER FLOOR TO BE FULLY SPRINKLERED EXCEPT WHERE NOTED OTHERWISE.

AREAS OF ASSEMBLY TO BE FILED UNDER SEPARATE APPLICATION

ALL MECHANICAL DUCTS, INCLUDING VERTICAL AND HORIZONTAL RUN, SHALL BE ENCLOSED WITH 2 HR. RATED ENCLOSURE. SEE MECH. DRAWINGS FOR DETAILS.

NOTE:
HARDWIRED CARBON MONOXIDE DETECTORS SHALL COMPLY WITH RS 17-13 AND INSTALLED IN ACCORDANCE WITH RS 17-14. IT SHALL BE PROVIDED IN EVERY DWELLING UNIT WITHIN FIFTEEN FEET OF THE PRIMARY ENTRANCE OF EACH BEDROOM.

ClareGomez
APPROVED
Under Directive 1 of 1975
Date: 09/09/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
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NEW YORK, NY 10018
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FAX: (212) 979-8387

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62 West 45th Street, 11th Floor
NEW YORK, NY 10036
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M E P ENGINEERS:
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ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
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FAX.: (212)

LANDSCAPE ARCHITECT:
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120 Broadway, Suite 1040
New York, NY 10271
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www.mnlandscape.com

FACADE MAINTENANCE:
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ELEVATOR:
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Delivering Vertical Transportation Solutions...Worldwide
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e-mail: eng@vdausa.com
120 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

LIGHTING DESIGNER:
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COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
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KATHERINE NEWMAN DESIGN LLC
Katherine Newman Design International Limited
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Toronto, ON M5R 1J2 Canada
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No:	Date:	Revision:
	09-14-16	DOB RESUBMISSION
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

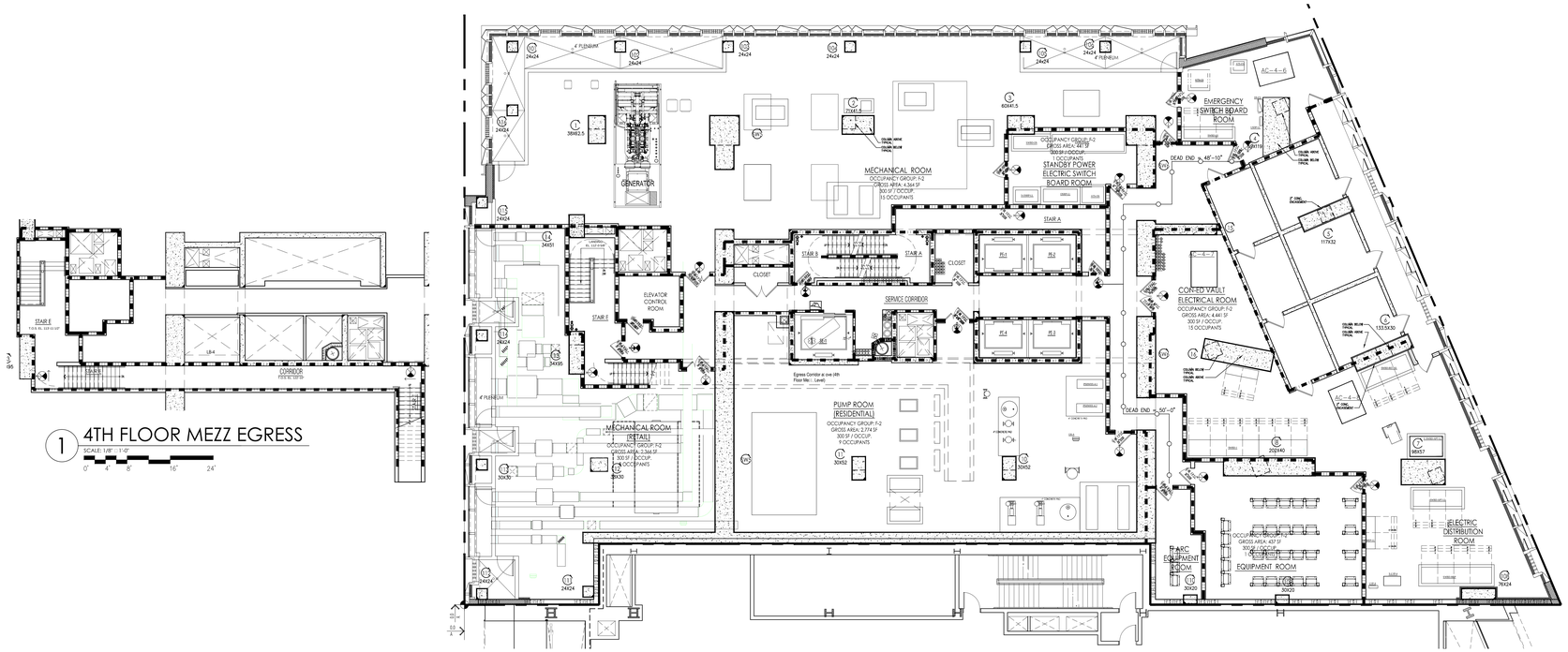
DRAWING TITLE:

GROUND, 2ND & 3RD FLOOR LIFE SAFETY PLAN

SEAL & SIGNATURE

DATE:	
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	LS-102.00
CADD FILE :	

DEPT OF BUILDINGS 321970000 Job Number
B-SWP-7925555 Scan Code



1 4TH FLOOR MEZZ EGRESS
SCALE: 1/8" : 1'-0"
0' 4' 8' 16' 24'

1 4TH FLOOR LIFE SAFETY
SCALE: 1/8" : 1'-0"
0' 4' 8' 16' 24'

LIFESAFETY CALCULATIONS:

4TH FLOOR PLAN:
OCCUPANCY: F-2

USE	OCC TYPE	SQ FT	SF /OCC	# OCC
MECHANICAL ROOM	F-2	4,364	300	15
MECHANICAL (RETAIL)	F-2	2,366	300	8
PUMP ROOM (RESIDENTIAL)	F-2	2,774	300	9
CON-ED VAULT	F-2	4,441	300	15
IT ROOM	F-2	427	300	1
STANDBY POWER ELECTRIC SWITCH BOARD ROOM	F-2	441	300	1
			TOTAL	49

EGRESS CALCULATIONS:

TOTAL OCCUPANCY: (TABLE 1004.1.1)
54 TOTAL OCCUPANTS

STAIR EGRESS WIDTH (IBC 1005.1):

REQUIRED:
54 OCCUPANTS X 0.3 (INCHES/OCCUPANT) = 16.2"

PROVIDED:
STAIR A @ 45° , STAIR B @ 45°, STAIR E @ 45°
45" + 45" + 45" = 135" (COMPLIES)

EXIT STAIR DOOR WIDTH (IBC 1005.1):

REQUIRED:
54 OCCUPANTS X 0.2 (INCHES/OCCUPANT) = 10.8"

PROVIDED:
(3) 33" = 99"(COMPLIES)

* 36" WIDE DOOR YIELDS 33" EFFECTIVE CLEAR EXIT WIDTH

NOTE:
ALL CORRIDOR PARTITIONS TO BE 2 HR. RATED. (SEE WALL TYPES)

ALL CORRIDOR, ELEVATOR AND STAIR DOORS TO BE 1-1/2 HR RATED F.P.S.C. (SEE DOOR TYPES)

ENTER FLOOR TO BE FULLY SPRINKLERED EXCEPT WHERE NOTED OTHERWISE.

AREAS OF ASSEMBLY TO BE FILED UNDER SEPARATE APPLICATION

ALL MECHANICAL DUCTS, INCLUDING VERTICAL AND HORIZONTAL RUN, SHALL BE ENCLOSED WITH 2 HR. RATED ENCLOSURE. SEE MECH. DRAWINGS FOR DETAILS.

HARDWIRED CARBON MONOXIDE DETECTORS SHALL COMPLY WITH RS 17-13 AND INSTALLED IN ACCORDANCE WITH RS 17-14. IT SHALL BE PROVIDED IN EVERY DWELLING UNIT WITHIN FIFTEEN FEET OF THE PRIMARY ENTRANCE OF EACH BEDROOM.

VENTILATION NOTES:

EVERY OPENING PROVIDING NATURAL VENTILATION SHALL BE AT LEAST 12 SF, PROVIDING A MINIMUM OF 6 SF OF OPENABLE AREA.

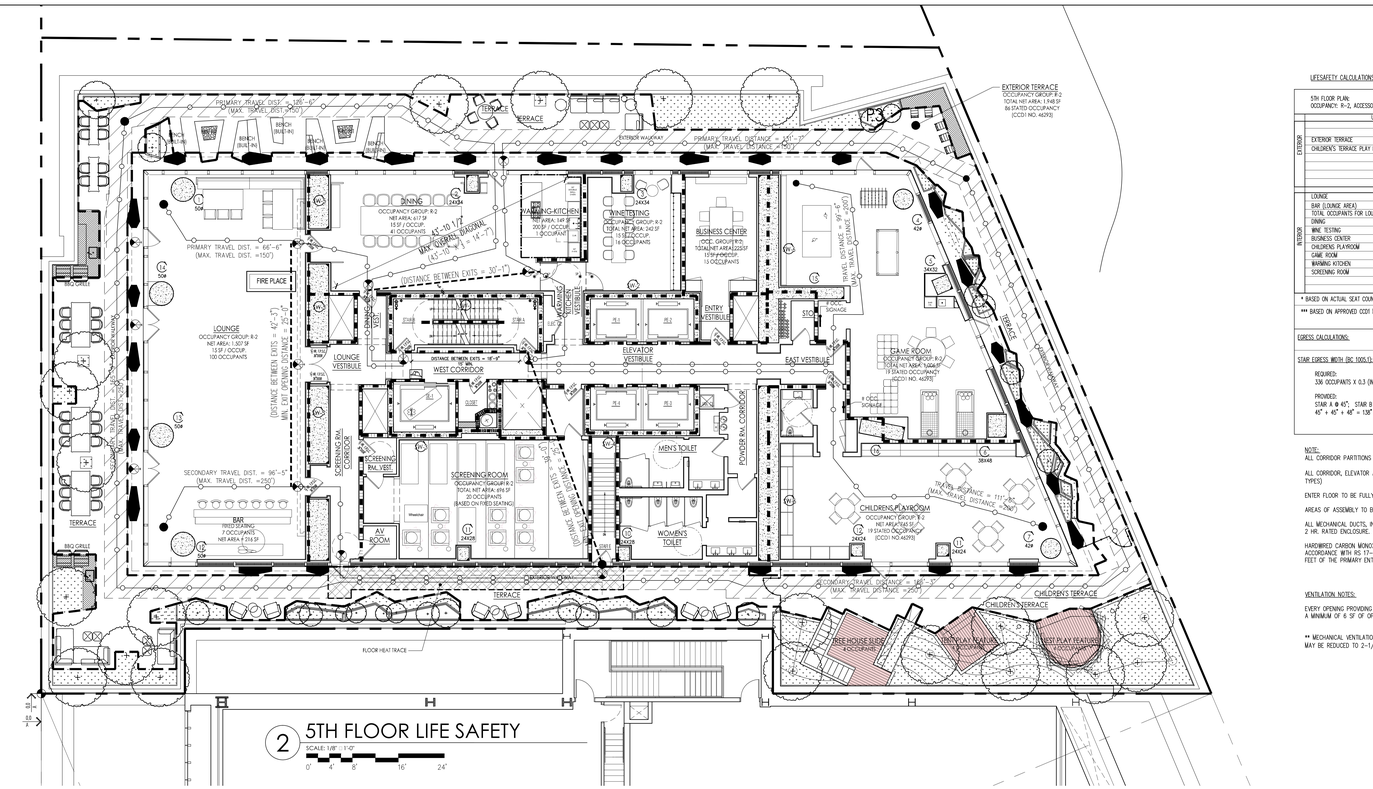
** MECHANICAL VENTILATION SUPPLYING A MIN. OF 40 CFM PROVIDED. OPENABLE VENT MAY BE REDUCED TO 2-1/2% OF THE FLOOR AREA

LEGEND

- FIRE STANDPIPE
- ILLUMINATED EXIT SIGNS (ARROW INDICATES DIRECTION)
- SD SMOKE DETECTOR & CARBONE MONOXIDE AS SHOWN
- CEILING MOUNTED EMERGENCY LIGHT

EGRESS AND FIRE PROTECTION LEGEND

- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- TRAVEL DISTANCE BETWEEN EXIT STAIRS
- TRAVEL DISTANCE TO EXIT
- COMMON PATH OF EGRESS



2 5TH FLOOR LIFE SAFETY
SCALE: 1/8" : 1'-0"
0' 4' 8' 16' 24'

LIFESAFETY CALCULATIONS:

5TH FLOOR PLAN:
OCCUPANCY: A-2, ACCESSORY, INCIDENTAL

	USE	OCC TYPE	SQ FT	SF /OCC	# OCC
EXTERIOR	EXTERIOR TERRACE	A-2	1948		***86
	CHILDREN'S TERRACE PLAY FEATURE	A-2	N/A		*12
				SUBTOTAL	98
INTERIOR	LOUNGE	A-2	1507	15	100
	BAR (LOUNGE AREA)	A-2	298		*7
	TOTAL OCCUPANTS FOR LOUNGE				107
	DINING	A-2	617	15	41
	WINE TESTING	A-2	242	15	16
	BUSINESS CENTER	A-2	225	15	15
	CHILDRENS PLAYROOM	A-2	745		***19
	GAME ROOM	A-2	1,006		***19
	WARMING KITCHEN	A-2	149	200	1
	SCREENING ROOM	A-2	696		*20
				SUBTOTAL	238
				TOTAL	336

* BASED ON ACTUAL SEAT COUNT
*** BASED ON APPROVED CCD1 NO. 46293

EGRESS CALCULATIONS:

STAIR EGRESS WIDTH (IBC 1005.1):

REQUIRED:
336 OCCUPANTS X 0.3 (INCHES/OCCUPANT) = 100.8"

PROVIDED:
STAIR A @ 45°, STAIR B @ 45°, STAIR E @ 45°
45" + 45" + 45" = 135" (COMPLIES)

EXIT STAIR DOOR WIDTH (IBC 1005.1):

REQUIRED:
336 OCCUPANTS X 0.2 (INCHES/OCCUPANT) = 67.2"

PROVIDED:
(3) 33" = 99" (COMPLIES)

* 36" WIDE DOOR YIELDS 33" EFFECTIVE CLEAR EXIT WIDTH

NOTE:
ALL CORRIDOR PARTITIONS TO BE 2 HR. RATED. (SEE WALL TYPES)

ALL CORRIDOR, ELEVATOR AND STAIR DOORS TO BE 1-1/2 HR RATED F.P.S.C. (SEE DOOR TYPES)

ENTER FLOOR TO BE FULLY SPRINKLERED EXCEPT WHERE NOTED OTHERWISE.

AREAS OF ASSEMBLY TO BE FILED UNDER SEPARATE APPLICATION

ALL MECHANICAL DUCTS, INCLUDING VERTICAL AND HORIZONTAL RUN, SHALL BE ENCLOSED WITH 2 HR. RATED ENCLOSURE. SEE MECH. DRAWINGS FOR DETAILS.

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** MECHANICAL VENTILATION SUPPLYING A MIN. OF 40 CFM PROVIDED. OPENABLE VENT MAY BE REDUCED TO 2-1/2% OF THE FLOOR AREA

TERRACE COMPONENTS

- 44" WIDTH CIRCULATION - NO OCCUPANTS
- LANDSCAPING OR LANDSCAPING/ ARCHITECTURAL ELEMENT - NO OCCUPANTS
- OCCUPIABLE - 15 SF PER OCCUPANT
- RAISED PLANTERS
- WARMING KITCHEN (200 SF PER OCCUPANTS)
- BUILT-IN FURNITURE (EXCLUDED AREA)
- FIXED SEATING AREAS (DIRECT COUNT)

EGRESS CALCULATIONS FOR LOUNGE:

LOUNGE:
EXIT DOOR WIDTH (IBC 1005.1):

REQUIRED:
107 OCCUPANTS X 0.2 (INCHES/OCCUPANT) = 21.4"

PROVIDED:
(2) 33" = 66" (COMPLIES)

NOTE:
36" WIDE DOOR YELDS 33" EFFECTIVE CLEAR EXIT WIDTH

EGRESS CALCULATIONS FOR TERRAZE:

EXIT DOOR WIDTH (IBC 1005.1):

REQUIRED:
98 OCC.(TERRACE)+54 OCC.(LOUNGE-50% OCC.) X 0.2 (INCHES/OCCUPANT) = 30.4"

PROVIDED:
(2) 33" = 66" (COMPLIES)

NOTE:
36" WIDE DOOR YELDS 33" EFFECTIVE CLEAR EXIT WIDTH

EGRESS CALCULATIONS FOR DINING:

EXIT DOOR WIDTH (IBC 1005.1):

REQUIRED:
41 OCC.(DINING)+1 OCC.(WARMING KITCHEN)+54 OCC.(LOUNGE-50% OCC.)+49 OCC.(TERRACE-50% OCC.) X 0.2 (INCHES/OCCUPANT) = 29.0"

PROVIDED:
(2) 33" = 66" (COMPLIES)

NOTE:
36" WIDE DOOR YELDS 33" EFFECTIVE CLEAR EXIT WIDTH

ClaireGomez
Building Code Consultant
APPROVED
Under Directive 6 of 1975
Date: 03/23/2017
NYC Development Hub

PROJECT:
CITY POINT
PHASE 3

OWNER/DEVELOPER:
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Delivering Vertical Transportation Solutions...Worldwide
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e-mail: eng@vdausa.com
120 Eagle Rock Avenue, Suite 310
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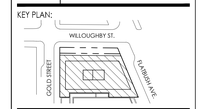
No:	Date:	Revision:
	10-05-16	DOB RESUBMISSION
	09-14-16	DOB RESUBMISSION
	08-26-16	DOB RESUBMISSION
	08-08-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:


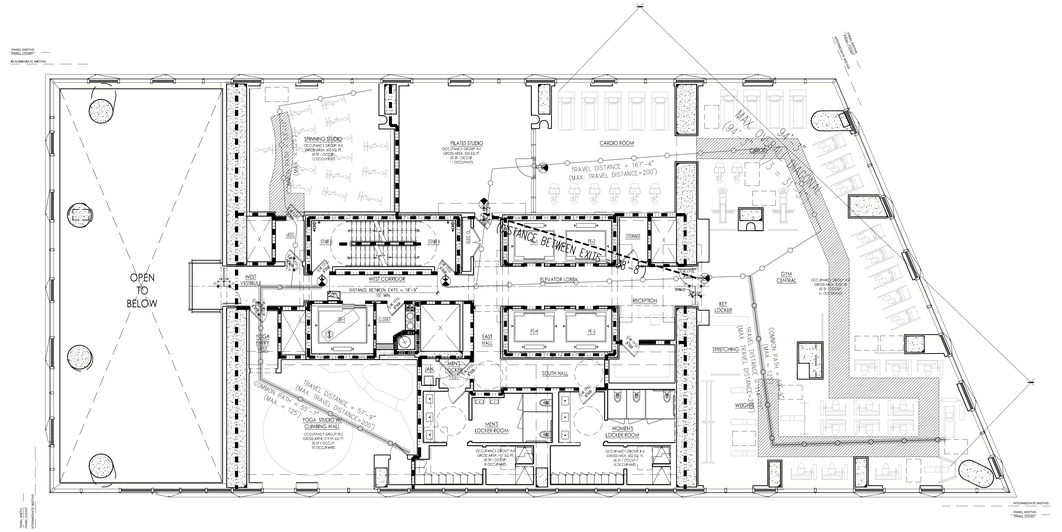
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
4TH & 5TH FLOOR LIFE SAFETY PLAN

SEAL & SIGNATURE
CHRISTOPHER MARIO PANCHERI
LICENSED ARCHITECT
No. 029139
STATE OF NEW YORK

DATE: --
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: LS-103.00
CAD FILE:

DEPT OF BUILDINGS 321979980 Job Number
8352318071105 Scan Code



1 6TH FLOOR LIFE SAFETY
SCALE: 1/8" = 1'-0"
0' 4' 8' 16' 24'

LIFESAFETY CALCULATIONS:

6TH FLOOR PLAN
OCCUPANCY: R-2

USE	OCC. TYPE	SQ.FT.	SF/OCC	# OCC.
FITNESS STUDIO	R-2	603	50	12
GYM - CARDIO	R-2	3,027	50	61
SPINNING STUDIO	R-2	520	50	11
PILATE	R-2	535	50	11
MENS LOCKER ROOM	R-2	417	50	8
WOMENS LOCKER ROOM	R-2	403	50	8
			TOTAL	111

EGRESS CALCULATIONS:

TOTAL OCCUPANCY: (TABLE 1004.1.1)
111 TOTAL OCCUPANTS

STAIR EGRESS WIDTH (IBC 1005.1):
REQUIRED:
111 OCCUPANTS X 0.3 (INCHES/OCCUPANT) = 44"
PROVIDED:
STAIR A @ 45" ;STAIR B @ 45"
45" + 45" = 90" (COMPLIES)

EXIT STAIR DOOR WIDTH (IBC 1005.1):
REQUIRED:
111 OCCUPANTS X 0.2 (INCHES/OCCUPANT) = 44"
PROVIDED:
(2) 33" = 66" (COMPLIES)
* 36" WIDE DOOR YIELDS 33" EFFECTIVE CLEAR EXIT WIDTH

NOTE:
ALL CORRIDOR PARTITIONS TO BE 2 HR. RATED. (SEE WALL TYPES)

ALL CORRIDOR, ELEVATOR AND STAIR DOORS TO BE 1-1/2 HR RATED F.P.S.C. (SEE DOOR TYPES)

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EVERY OPENING PROVIDING NATURAL VENTILATION SHALL BE AT LEAST 12 SF., PROVIDING A MINIMUM OF 6 SF OF OPENABLE AREA.

** MECHANICAL VENTILATION SUPPLYING A MIN. OF 40 CFM PROVIDED. OPENABLE VENT MAY BE REDUCED TO 2-1/2% OF THE FLOOR AREA

LEGEND

- FIRE STANDPIPE
- ILLUMINATED EXIT SIGNS (ARROW INDICATES DIRECTION)
- SD SMOKE DETECTOR & CARBONE MONOXIDE AS SHOWN
- CEILING MOUNTED EMERGENCY LIGHT

EGRESS AND FIRE PROTECTION LEGEND

- ONE HOUR RATED PARTITION
- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- TRAVEL DISTANCE BETWEEN EXIT STAIRS
- TRAVEL DISTANCE TO EXIT
- COMMON PATH OF EGRESS

F.A.= 124 SF.
REQ'D. LIGHT= 12.4 SF
LIGHT PROVIDED= 46.1 SF.
REQ'D. VENT=6.2 SF.
VENT PROVIDED=6.8 SF.

F.A.= 295 SF.
REQ'D. LIGHT= 29.5 SF
LIGHT PROVIDED= 56.6 SF.
REQ'D. VENT=14.8 SF.
VENT PROVIDED=13.6 SF. **

F.A.= 253 SF.
REQ'D. LIGHT= 25.3 SF
LIGHT PROVIDED= 56.6 SF.
REQ'D. VENT=12.7 SF.
VENT PROVIDED=6.8 SF. **

F.A.= 141 SF.
REQ'D. LIGHT= 14.1 SF
LIGHT PROVIDED= 56.6 SF.
REQ'D. VENT=7.1 SF.
VENT PROVIDED=6.6 SF. **

F.A.= 367 SF.
REQ'D. LIGHT= 36.7 SF
LIGHT PROVIDED=171.4 SF.
REQ'D. VENT=18.3 SF.
VENT PROVIDED=13.2 SF. **

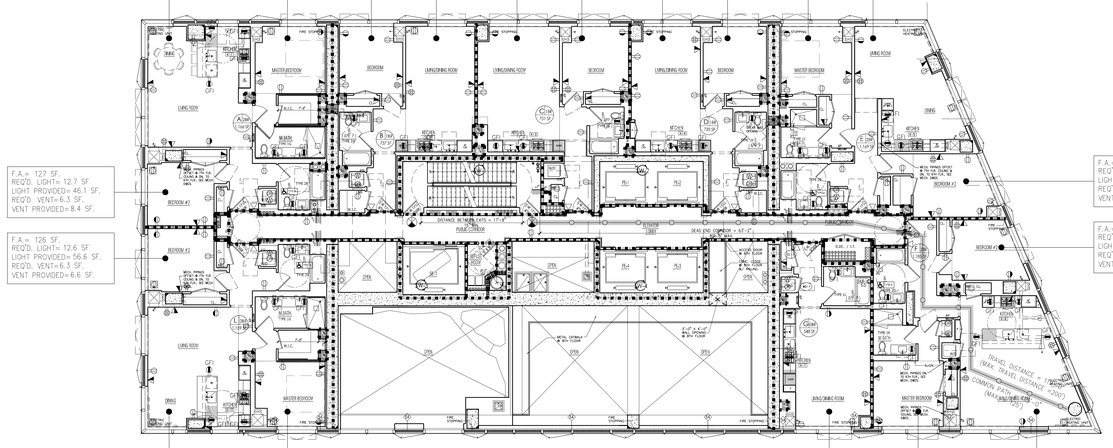
F.A.= 138 SF.
REQ'D. LIGHT= 13.8 SF
LIGHT PROVIDED= 44.9 SF.
REQ'D. VENT=6.9 SF.
VENT PROVIDED=8.4 SF.

F.A.= 259 SF.
REQ'D. LIGHT= 25.9 SF
LIGHT PROVIDED= 47.8 SF.
REQ'D. VENT=13.0 SF.
VENT PROVIDED=8.7 SF. **

F.A.= 126 SF.
REQ'D. LIGHT= 12.6 SF
LIGHT PROVIDED= 47.8 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED=7.3 SF.

F.A.= 123 SF.
REQ'D. LIGHT= 12.3 SF
LIGHT PROVIDED= 36.2 SF.
REQ'D. VENT=6.2 SF.
VENT PROVIDED=8.7 SF.

F.A.= 300 SF.
REQ'D. LIGHT= 30.0 SF
LIGHT PROVIDED=161.2 SF.
REQ'D. VENT=15.0 SF.
VENT PROVIDED=11.0 SF. **



F.A.= 127 SF.
REQ'D. LIGHT= 12.7 SF
LIGHT PROVIDED= 46.1 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED=8.4 SF.

F.A.= 126 SF.
REQ'D. LIGHT= 12.6 SF
LIGHT PROVIDED= 56.6 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED=6.6 SF.

F.A.= 143 SF.
REQ'D. LIGHT= 14.3 SF
LIGHT PROVIDED= 63.0 SF.
REQ'D. VENT=7.1 SF.
VENT PROVIDED=6.6 SF. **

F.A.= 118 SF.
REQ'D. LIGHT= 11.8 SF
LIGHT PROVIDED= 46.1 SF.
REQ'D. VENT=5.9 SF.
VENT PROVIDED=9.1 SF.

F.A.= 344 SF.
REQ'D. LIGHT= 34.4 SF
LIGHT PROVIDED=196.7 SF.
REQ'D. VENT=17.2 SF.
VENT PROVIDED=9.1 SF. **

F.A.= 132 SF.
REQ'D. LIGHT= 13.2 SF
LIGHT PROVIDED= 40.2 SF.
REQ'D. VENT=6.6 SF.
VENT PROVIDED=9.1 SF.

F.A.= 139 SF.
REQ'D. LIGHT= 13.9 SF
LIGHT PROVIDED= 57.8 SF.
REQ'D. VENT=6.9 SF.
VENT PROVIDED=7.3 SF.

F.A.= 413 SF.
REQ'D. LIGHT= 41.3 SF
LIGHT PROVIDED= 222.9 SF.
REQ'D. VENT=20.6 SF.
VENT PROVIDED=12.3 SF. **

F.A.= 295 SF.
REQ'D. LIGHT= 29.5 SF
LIGHT PROVIDED= 63.6 SF.
REQ'D. VENT=14.7 SF.
VENT PROVIDED=8.1 SF.**

2 7TH-8TH FLOOR LIFE SAFETY
SCALE: 1/8" = 1'-0"
0' 4' 8' 16' 24'

LIFESAFETY CALCULATIONS:

7TH-8TH FLOOR PLAN
OCCUPANCY: R-2

USE	OCC TYPE	SQ FT	SF/OCC	# OCC
APT A	R-2	1166	200	6
APT B	R-2	738	200	4
APT C	R-2	749	200	4
APT D	R-2	736	200	4
APT E	R-2	1169	200	6
APT F	R-2	1185	200	6
APT G	R-2	549	200	3
APT L	R-2	1159	200	6
			TOTAL	39

EGRESS CALCULATIONS:

TOTAL OCCUPANCY: (TABLE 1004.1.1)
39 TOTAL OCCUPANTS

STAIR EGRESS WIDTH (IBC 1005.1):
REQUIRED:
39 OCCUPANTS X 0.3 (INCHES/OCCUPANT) = 11.7"
PROVIDED:
STAIR A @ 45" ;STAIR B @ 45"
45" + 45" = 90" (COMPLIES)

EXIT STAIR DOOR WIDTH (IBC 1005.1):
REQUIRED:
39 OCCUPANTS X 0.2 (INCHES/OCCUPANT) = 7.8"
PROVIDED:
(2) 33" = 66" (COMPLIES)
* 36" WIDE DOOR YIELDS 33" EFFECTIVE CLEAR EXIT WIDTH

NOTE:
ALL CORRIDOR PARTITIONS TO BE 2 HR. RATED. (SEE WALL TYPES)

ALL CORRIDOR, ELEVATOR AND STAIR DOORS TO BE 1-1/2 HR RATED F.P.S.C. (SEE DOOR TYPES)

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ALL MECHANICAL DUCTS, INCLUDING VERTICAL AND HORIZONTAL RUN, SHALL BE ENCLOSED WITH 2 HR. RATED ENCLOSURE. SEE MECH. DRAWINGS FOR DETAILS.

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VENTILATION NOTES:

EVERY OPENING PROVIDING NATURAL VENTILATION SHALL BE AT LEAST 12 SF., PROVIDING A MINIMUM OF 6 SF OF OPENABLE AREA.

** MECHANICAL VENTILATION SUPPLYING A MIN. OF 40 CFM PROVIDED. OPENABLE VENT MAY BE REDUCED TO 2-1/2% OF THE FLOOR AREA

ClaireGomez
DocuSigned by:
APPROVED
Under Directive 4 of 1975
Date: 03/23/2017
NYC Development Hub

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CITY POINT
PHASE 3

OWNER/DEVELOPER:
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805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
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DESIGN ARCHITECT:
KPF
Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
NEW YORK, NY 10036
TEL.: (212) 977-6500
FAX: (212) 956-2226

STRUCTURAL ENGINEERS:
McNAMARA . SALVIA
62 West 45th Street, 11th Floor
NEW YORK, NY 10036
Tel (212) 246.7800

M.E.P ENGINEERS:
AKF
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

LANDSCAPE ARCHITECT:
Mathews Nielsen Landscape Architects, P.C.
120 Broadway, Suite 1040
New York, NY 10271
Tel (212) 431 3609
Fax (212) 941 1513
www.mnlandscape.com

FACADE MAINTENANCE:
ENTEK ENGINEERING LLC
CONSULTING ENGINEERS
166 Ames Street, Hackensack, NJ 07601
Ph. (201) 820-2801 Fax: (201) 820-2804

ELEVATOR:
vda
Delivering Vertical Transportation Solutions... Worldwide
Phone: 973-644-6220 Fax: 973-964-2939
e-mail: eng@vdausa.com
120 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

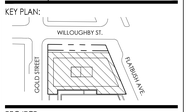
LIGHTING DESIGNER:
CoMoS
COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4488
FAX.: (212) 674-4025

INERIOR DESIGNER:
KATHERINE NEWMAN DESIGN
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.5675 F. 416.961.6491

No:	Date:	Revision:
	09-14-16	DOB RESUBMISSION
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
6TH & 7TH-8TH FLOOR
LIFE SAFETY PLAN

SEAL & SIGNATURE
REGISTERED ARCHITECT
STATE OF NEW YORK

DATE: --
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No:
LS-104.00
CADD FILE:

DEPT OF BUILDINGS 321978980 Job Number
B2020060503 Scan Code

F.A.= 124 SF.
REQ'D. LIGHT= 12.4 SF
LIGHT PROVIDED= 39.7 SF.
REQ'D. VENT=6.2 SF.
VENT PROVIDED=6.8 SF.

F.A.= 295 SF.
REQ'D. LIGHT= 29.5 SF
LIGHT PROVIDED= 47.8 SF.
REQ'D. VENT=14.8 SF.
VENT PROVIDED=13.6 SF. **

F.A.= 253 SF.
REQ'D. LIGHT= 25.3 SF
LIGHT PROVIDED= 47.8 SF.
REQ'D. VENT=12.7 SF.
VENT PROVIDED=6.8 SF. **

F.A.= 141 SF.
REQ'D. LIGHT= 14.1 SF
LIGHT PROVIDED= 47.8 SF.
REQ'D. VENT=7.1 SF.
VENT PROVIDED=6.6 SF. **

F.A.= 367 SF.
REQ'D. LIGHT= 36.7 SF
LIGHT PROVIDED= 174.4 SF.
REQ'D. VENT=18.3 SF.
VENT PROVIDED=13.2 SF. **

F.A.= 138 SF.
REQ'D. LIGHT= 13.8 SF
LIGHT PROVIDED= 53.7 SF.
REQ'D. VENT=6.9 SF.
VENT PROVIDED=8.4 SF.

F.A.= 259 SF.
REQ'D. LIGHT= 25.9 SF
LIGHT PROVIDED= 56.6 SF.
REQ'D. VENT=13.0 SF.
VENT PROVIDED=8.7 SF. **

F.A.= 126 SF.
REQ'D. LIGHT= 12.6 SF
LIGHT PROVIDED= 56.6 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED=7.3 SF.

F.A.= 124 SF.
REQ'D. LIGHT= 12.4 SF
LIGHT PROVIDED= 57.8 SF.
REQ'D. VENT=6.2 SF.
VENT PROVIDED=8.7 SF.

F.A.= 299 SF.
REQ'D. LIGHT= 29.9 SF
LIGHT PROVIDED= 185.1 SF.
REQ'D. VENT=14.9 SF.
VENT PROVIDED=11 SF. **

2 PARTIAL TYP. 11TH,12TH,15TH & 16TH FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

LIFESAFETY CALCULATIONS:

9TH-18TH FLOOR PLAN
OCCUPANCY: R-2

USE	OCC TYPE	SQ FT	SF /OCC.	# OCC
APT A	R-2	1165	200	6
APT B	R-2	738	200	4
APT C	R-2	760	200	4
APT D	R-2	735	200	4
APT E	R-2	1171	200	6
APT F	R-2	1184	200	6
APT G	R-2	549	200	3
APT H	R-2	739	200	4
APT J	R-2	790	200	4
APT K	R-2	740	200	4
APT L	R-2	1159	200	6
			TOTAL	51

EGRESS CALCULATIONS:

TOTAL OCCUPANCY: (TABLE 1004.1.1)
51 TOTAL OCCUPANTS

STAIR EGRESS WIDTH (IBC 1005.1):

REQUIRED:
51 OCCUPANTS X 0.3 (INCHES/OCCUPANT) = 15.3"

PROVIDED:
STAIR A @ 45° , STAIR B @ 45°
45° + 45° = 90° (COMPLIES)

EXIT STAIR DOOR WIDTH (IBC 1005.1):

REQUIRED:
51 OCCUPANTS X 0.2 (INCHES/OCCUPANT) = 10.2"

PROVIDED:
(2) 33" = 66" (COMPLIES)

* 36" WIDE DOOR YIELDS 33" EFFECTIVE CLEAR EXIT WIDTH

NOTE:
ALL CORRIDOR PARTITIONS TO BE 2 HR. RATED. (SEE WALL TYPES)

ALL CORRIDOR, ELEVATOR AND STAIR DOORS TO BE 1-1/2 HR RATED F.P.S.C. (SEE DOOR TYPES)

ENTER FLOOR TO BE FULLY SPRINKLERED EXCEPT WHERE NOTED OTHERWISE.

AREAS OF ASSEMBLY TO BE FILED UNDER SEPARATE APPLICATION

ALL MECHANICAL DUCTS, INCLUDING VERTICAL AND HORIZONTAL RUN, SHALL BE ENCLOSED WITH 2 HR. RATED ENCLOSURE. SEE MECH. DRAWINGS FOR DETAILS.

HARDWIRED CARBON MONOXIDE DETECTORS SHALL COMPLY WITH RS 17-13 AND INSTALLED IN ACCORDANCE WITH RS 17-14. IT SHALL BE PROVIDED IN EVERY DWELLING UNIT WITHIN FIFTEEN FEET OF THE PRIMARY ENTRANCE OF EACH BEDROOM.

VENTILATION NOTES:

EVERY OPENING PROVIDING NATURAL VENTILATION SHALL BE AT LEAST 12 SF., PROVIDING A MINIMUM OF 6 SF OF OPENABLE AREA.

** MECHANICAL VENTILATION SUPPLYING A MIN. OF 40 CFM PROVIDED. OPENABLE VENT MAY BE REDUCED TO 2-1/2% OF THE FLOOR AREA

LEGEND

- FIRE STANDPIPE
- ILLUMINATED EXIT SIGNS (ARROW INDICATES DIRECTION)
- SD — SMOKE DETECTOR & CARBONE MONOXIDE AS SHOWN
- CEILING MOUNTED EMERGENCY LIGHT

EGRESS AND FIRE PROTECTION LEGEND

- ONE HOUR RATED PARTITION
- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- TRAVEL DISTANCE BETWEEN EXIT STAIRS
- TRAVEL DISTANCE TO EXIT
- COMMON PATH OF EGRESS

F.A.= 126 SF.
REQ'D. LIGHT= 12.6 SF
LIGHT PROVIDED= 61.2 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED=8.4 SF.

F.A.= 126 SF.
REQ'D. LIGHT= 12.6 SF
LIGHT PROVIDED= 47.8 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED=6.6 SF.

F.A.= 142 SF.
REQ'D. LIGHT= 14.2 SF
LIGHT PROVIDED= 47.9 SF.
REQ'D. VENT=7.1 SF.
VENT PROVIDED=8.4 SF.

F.A.= 119 SF.
REQ'D. LIGHT= 11.9 SF
LIGHT PROVIDED= 70.0 SF.
REQ'D. VENT=6.0 SF.
VENT PROVIDED=7.0 SF.

2 PARTIAL TYP. 11TH,12TH,15TH & 16TH FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

F.A.= 346 SF.
REQ'D. LIGHT= 34.6 SF
LIGHT PROVIDED= 196.6 SF.
REQ'D. VENT=17.3 SF.
VENT PROVIDED=11.4 SF. **

F.A.= 133 SF.
REQ'D. LIGHT= 13.3 SF
LIGHT PROVIDED= 64.1 SF.
REQ'D. VENT=6.7 SF.
VENT PROVIDED=5.9 SF. **

F.A.= 257 SF.
REQ'D. LIGHT= 25.7 SF
LIGHT PROVIDED= 67.8 SF.
REQ'D. VENT=12.9 SF.
VENT PROVIDED=7.0 SF. **

F.A.= 235 SF.
REQ'D. LIGHT= 23.5 SF
LIGHT PROVIDED= 56.6 SF.
REQ'D. VENT=11.8 SF.
VENT PROVIDED=7.0 SF. **

F.A.= 119 SF.
REQ'D. LIGHT= 11.9 SF
LIGHT PROVIDED= 53.0 SF.
REQ'D. VENT=6.0 SF.
VENT PROVIDED=6.4 SF.

F.A.= 140 SF.
REQ'D. LIGHT= 14.0 SF
LIGHT PROVIDED= 66.5 SF.
REQ'D. VENT=7.0 SF.
VENT PROVIDED=9.1 SF.

F.A.= 413 SF.
REQ'D. LIGHT= 41.3 SF
LIGHT PROVIDED= 233.4 SF.
REQ'D. VENT=20.6 SF.
VENT PROVIDED=13.5 SF. **

F.A.= 126 SF.
REQ'D. LIGHT= 12.6 SF
LIGHT PROVIDED= 42.0 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED=7.7 SF.

F.A.= 136 SF.
REQ'D. LIGHT= 13.6 SF
LIGHT PROVIDED= 38.5 SF.
REQ'D. VENT=6.8 SF.
VENT PROVIDED=8.0 SF.

F.A.= 263 SF.
REQ'D. LIGHT= 26.3 SF
LIGHT PROVIDED= 51.3 SF.
REQ'D. VENT=13.2 SF.
VENT PROVIDED=9.1 SF. **

F.A.= 296 SF.
REQ'D. LIGHT= 29.6 SF
LIGHT PROVIDED= 54.8 SF.
REQ'D. VENT=14.8 SF.
VENT PROVIDED=11.0 SF. **

1 TYP. 9TH,10TH,13TH,14TH,17TH & 18TH FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

F.A.= 336 SF.
REQ'D. LIGHT= 33.6 SF
LIGHT PROVIDED= 196.6 SF.
REQ'D. VENT=16.8 SF.
VENT PROVIDED=9.1 SF. **

F.A.= 133 SF.
REQ'D. LIGHT= 13.3 SF
LIGHT PROVIDED= 64.1 SF.
REQ'D. VENT=6.7 SF.
VENT PROVIDED=9.1 SF.

F.A.= 257 SF.
REQ'D. LIGHT= 25.7 SF
LIGHT PROVIDED= 67.8 SF.
REQ'D. VENT=12.9 SF.
VENT PROVIDED=9.1 SF. **

F.A.= 235 SF.
REQ'D. LIGHT= 23.5 SF
LIGHT PROVIDED= 56.6 SF.
REQ'D. VENT=11.8 SF.
VENT PROVIDED=9.1 SF. **

F.A.= 119 SF.
REQ'D. LIGHT= 11.9 SF
LIGHT PROVIDED= 53.0 SF.
REQ'D. VENT=5.9 SF.
VENT PROVIDED=8.0 SF.

F.A.= 140 SF.
REQ'D. LIGHT= 14.0 SF
LIGHT PROVIDED= 66.5 SF.
REQ'D. VENT=7.0 SF.
VENT PROVIDED=7.3 SF.

F.A.= 413 SF.
REQ'D. LIGHT= 41.3 SF
LIGHT PROVIDED= 233.4 SF.
REQ'D. VENT=20.6 SF.
VENT PROVIDED=12.3 SF. **

F.A.= 119 SF.
REQ'D. LIGHT= 11.9 SF
LIGHT PROVIDED= 42.0 SF.
REQ'D. VENT=5.9 SF.
VENT PROVIDED=6.3 SF.

F.A.= 136 SF.
REQ'D. LIGHT= 13.6 SF
LIGHT PROVIDED= 38.5 SF.
REQ'D. VENT=6.8 SF.
VENT PROVIDED=6.4 SF. **

F.A.= 264 SF.
REQ'D. LIGHT= 26.4 SF
LIGHT PROVIDED= 51.3 SF.
REQ'D. VENT=13.2 SF.
VENT PROVIDED=7.0 SF. **

F.A.= 296 SF.
REQ'D. LIGHT= 29.6 SF
LIGHT PROVIDED= 54.8 SF.
REQ'D. VENT=14.8 SF.
VENT PROVIDED=8.1 SF. **

2 PARTIAL TYP. 11TH,12TH,15TH & 16TH FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

F.A.= 142 SF.
REQ'D. LIGHT= 14.2 SF
LIGHT PROVIDED= 47.9 SF.
REQ'D. VENT=7.1 SF.
VENT PROVIDED=6.6 SF. **

F.A.= 119 SF.
REQ'D. LIGHT= 11.9 SF
LIGHT PROVIDED= 70.0 SF.
REQ'D. VENT=5.9 SF.
VENT PROVIDED=9.1 SF.

2 PARTIAL TYP. 11TH,12TH,15TH & 16TH FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:
KPF
Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
NEW YORK, NY 10036
TEL.: (212) 977-6500
FAX: (212) 956-2226

STRUCTURAL ENGINEERS:
McNAMARA . SALVIA
62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246.7800

M.E.P ENGINEERS:
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ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
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FAX.: (212)

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e-mail: eng@vdausa.com
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137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4488
FAX.: (212) 674-4025

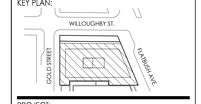
INERIOR DESIGNER:
KATHERINE NEWMAN DESIGN
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.5675 F. 416.961.6491

GEOTECHNICAL ENGINEER:
LANGAN
Langan Engineering, Environmental Sc nce ing and Landscape Architect re, D.P.C.
300 KIMBALL DRIVE, 4TH FLOOR
PARSIPPANY, NJ, 07054-2172
TEL.: (973) 560-4900
FAX.: (973) 560-4901

No:	Date:	Revision:
	09-14-16	DOB RESUBMISSION
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
9TH-18TH FLOOR
LIFE SAFETY PLAN

Clark Gomez
Digitally signed by Clark Gomez
APPROVED
Under Directive 3 of 1975
Date: 03/13/2017
NYC Development Hub

SEAL & SIGNATURE OF ARCHITECT

DATE: –
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: LS-105.00
CADD FILE:

DEPT OF BUILDINGS 321370500 Job Number
321390070103 Scan Code

F.A.= 124 SF.
REQ'D. LIGHT= 12.4 SF
LIGHT PROVIDED= 46.1 SF.
REQ'D. VENT=6.2 SF.
VENT PROVIDED= 8.7 SF.

F.A.= 295 SF.
REQ'D. LIGHT= 29.5 SF
LIGHT PROVIDED= 56.6 SF.
REQ'D. VENT=14.8 SF.
VENT PROVIDED= 8.7 SF. **

F.A.= 253 SF.
REQ'D. LIGHT= 25.3 SF
LIGHT PROVIDED= 56.6 SF.
REQ'D. VENT=12.7 SF.
VENT PROVIDED= 8.7 SF. **

F.A.= 147 SF.
REQ'D. LIGHT= 14.7 SF
LIGHT PROVIDED= 71.8 SF.
REQ'D. VENT=7.4 SF.
VENT PROVIDED= 9.1 SF.

F.A.= 367 SF.
REQ'D. LIGHT= 36.7 SF
LIGHT PROVIDED= 171.4 SF.
REQ'D. VENT=18.3 SF.
VENT PROVIDED= 11.5 SF. **

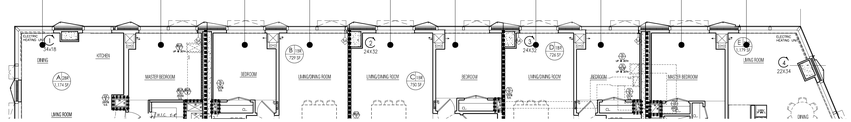
F.A.= 144 SF.
REQ'D. LIGHT= 14.4 SF
LIGHT PROVIDED= 44.9 SF.
REQ'D. VENT=7.2 SF.
VENT PROVIDED= 6.6 SF. **

F.A.= 259 SF.
REQ'D. LIGHT= 25.9 SF
LIGHT PROVIDED= 47.8 SF.
REQ'D. VENT=13.0 SF.
VENT PROVIDED= 6.8 SF. **

F.A.= 126 SF.
REQ'D. LIGHT= 12.6 SF
LIGHT PROVIDED= 47.8 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED= 6.1 SF. **

F.A.= 124 SF.
REQ'D. LIGHT= 12.4 SF
LIGHT PROVIDED= 36.2 SF.
REQ'D. VENT=6.2 SF.
VENT PROVIDED= 6.8 SF.

F.A.= 300 SF.
REQ'D. LIGHT= 30.0 SF
LIGHT PROVIDED= 164.8 SF.
REQ'D. VENT=15.0 SF.
VENT PROVIDED= 7.9 SF.**



2 PARTIAL TYP. 21ST,22ND,25TH,26TH,29TH & 30TH FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

LIFESAFETY CALCULATIONS:

19TH-30TH FLOOR PLAN:
OCCUPANCY: R-2

USE	OCC. TYPE	SQ FT	SF /OCC	# OCC
APT A	R-2	1175	200	6
APT B	R-2	729	200	4
APT C	R-2	750	200	4
APT D	R-2	726	200	4
APT E	R-2	1178	200	6
APT F	R-2	1185	200	6
APT G	R-2	556	200	3
APT H	R-2	730	200	4
APT J	R-2	790	200	4
APT K	R-2	731	200	4
APT L	R-2	1167	200	6
			TOTAL	51

EGRESS CALCULATIONS:

TOTAL OCCUPANCY: (TABLE 1004.1.1)
51 TOTAL OCCUPANTS

STAIR EGRESS WIDTH (IBC 1005.1):

REQUIRED:
51 OCCUPANTS X 0.3 (INCHES/OCCUPANT) = 15.3"

PROVIDED:
STAIR A @ 45° ;STAIR B @ 45°
45° + 45° = 90° (COMPLIES)

EXIT STAIR DOOR WIDTH (IBC 1005.1):

REQUIRED:
51 OCCUPANTS X 0.2 (INCHES/OCCUPANT) = 10.2"

PROVIDED:
(2) 37" = 68" (COMPLIES)

* 36" WIDE DOOR YIELDS 33" EFFECTIVE CLEAR EXIT WIDTH

NOTE:
ALL CORRIDOR PARTITIONS TO BE 2 HR. RATED. (SEE WALL TYPES)

ALL CORRIDOR, ELEVATOR AND STAIR DOORS TO BE 1-1/2 HR RATED F.P.S.C. (SEE DOOR TYPES)

ENTER FLOOR TO BE FULLY SPRINKLERED EXCEPT WHERE NOTED OTHERWISE.

AREAS OF ASSEMBLY TO BE FILED UNDER SEPARATE APPLICATION

ALL MECHANICAL DUCTS, INCLUDING VERTICAL AND HORIZONTAL RUN, SHALL BE ENCLOSED WITH 2 HR. RATED ENCLOSURE. SEE MECH. DRAWINGS FOR DETAILS.

HARDWIRED CARBON MONOXIDE DETECTORS SHALL COMPLY WITH RS 17-13 AND INSTALLED IN ACCORDANCE WITH RS 17-14. IT SHALL BE PROVIDED IN EVERY DWELLING UNIT WITHIN FIFTEEN FEET OF THE PRIMARY ENTRANCE OF EACH BEDROOM.

VENTILATION NOTES:

EVERY OPENING PROVIDING NATURAL VENTILATION SHALL BE AT LEAST 12 SF, PROVIDING A MINIMUM OF 6 SF OF OPENABLE AREA.

** MECHANICAL VENTILATION SUPPLYING A MIN. OF 40 CFM PROVIDED. OPENABLE VENT MAY BE REDUCED TO 2-1/2% OF THE FLOOR AREA

LEGEND

- FIRE STANDPIPE
- ILLUMINATED EXIT SIGNS (ARROW INDICATES DIRECTION)
- SD — SMOKE DETECTOR & CARBONE MONOXIDE AS SHOWN
- CEILING MOUNTED EMERGENCY LIGHT

EGRESS AND FIRE PROTECTION LEGEND

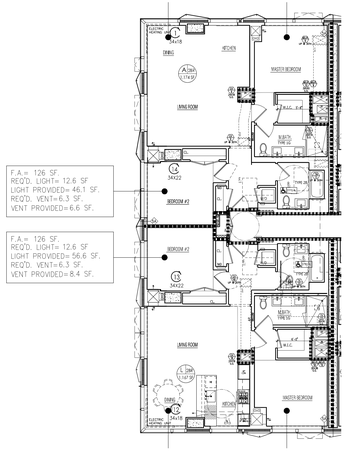
- ONE HOUR RATED PARTITION
- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- TRAVEL DISTANCE BETWEEN EXIT STAIRS
- TRAVEL DISTANCE TO EXIT
- COMMON PATH OF EGRESS

F.A.= 126 SF.
REQ'D. LIGHT= 12.6 SF
LIGHT PROVIDED= 46.1 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED= 6.6 SF.

F.A.= 126 SF.
REQ'D. LIGHT= 12.6 SF
LIGHT PROVIDED= 56.6 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED= 8.4 SF.

F.A.= 126 SF.
REQ'D. LIGHT= 12.6 SF
LIGHT PROVIDED= 56.6 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED= 6.6 SF.

F.A.= 126 SF.
REQ'D. LIGHT= 12.6 SF
LIGHT PROVIDED= 56.6 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED= 8.4 SF.



2 PARTIAL TYP. 21ST,22ND,25TH,26TH 29TH & 30TH FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

F.A.= 367 SF.
REQ'D. LIGHT= 36.7 SF
LIGHT PROVIDED= 171.4 SF.
REQ'D. VENT=18.3 SF.
VENT PROVIDED=13.2 SF. **

F.A.= 144 SF.
REQ'D. LIGHT= 14.4 SF
LIGHT PROVIDED= 44.9 SF.
REQ'D. VENT=7.2 SF.
VENT PROVIDED=8.4 SF.

F.A.= 259 SF.
REQ'D. LIGHT= 25.9 SF
LIGHT PROVIDED= 47.8 SF.
REQ'D. VENT=13.0 SF.
VENT PROVIDED=8.7 SF. **

F.A.= 126 SF.
REQ'D. LIGHT= 12.6 SF
LIGHT PROVIDED= 47.8 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED=7.3 SF.

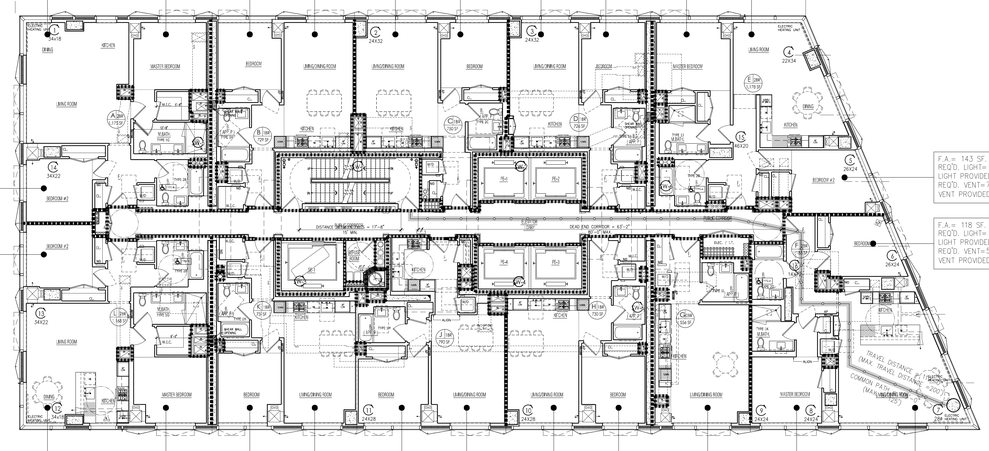
F.A.= 124 SF.
REQ'D. LIGHT= 12.4 SF
LIGHT PROVIDED= 36.2 SF.
REQ'D. VENT=6.2 SF.
VENT PROVIDED=8.7 SF.

F.A.= 300 SF.
REQ'D. LIGHT= 30.0 SF
LIGHT PROVIDED= 164.8 SF.
REQ'D. VENT=15.0 SF.
VENT PROVIDED=11.0 SF.**

F.A.= 126 SF.
REQ'D. LIGHT= 12.6 SF
LIGHT PROVIDED= 46.1 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED=8.7 SF.

F.A.= 126 SF.
REQ'D. LIGHT= 12.6 SF
LIGHT PROVIDED= 56.6 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED=8.4 SF.

F.A.= 126 SF.
REQ'D. LIGHT= 12.6 SF
LIGHT PROVIDED= 56.6 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED=6.6 SF.



F.A.= 143 SF.
REQ'D. LIGHT= 14.3 SF
LIGHT PROVIDED= 63.0 SF.
REQ'D. VENT=7.1 SF.
VENT PROVIDED=6.6 SF. **

F.A.= 118 SF.
REQ'D. LIGHT= 11.8 SF
LIGHT PROVIDED= 46.1 SF.
REQ'D. VENT=5.9 SF.
VENT PROVIDED=9.1 SF.

F.A.= 345 SF.
REQ'D. LIGHT= 34.5 SF
LIGHT PROVIDED= 169.1 SF.
REQ'D. VENT=17.3 SF.
VENT PROVIDED=9.1 SF. **

F.A.= 139 SF.
REQ'D. LIGHT= 13.9 SF
LIGHT PROVIDED= 42.5 SF.
REQ'D. VENT=6.9 SF.
VENT PROVIDED=9.1 SF.

F.A.= 259 SF.
REQ'D. LIGHT= 25.9 SF
LIGHT PROVIDED= 50.2 SF.
REQ'D. VENT=13.0 SF.
VENT PROVIDED=9.1 SF. **

F.A.= 235 SF.
REQ'D. LIGHT= 23.5 SF
LIGHT PROVIDED= 47.8 SF.
REQ'D. VENT=11.8 SF.
VENT PROVIDED=9.1 SF. **

F.A.= 119 SF.
REQ'D. LIGHT= 11.9 SF
LIGHT PROVIDED= 37.9 SF.
REQ'D. VENT=5.9 SF.
VENT PROVIDED=8.0 SF.

F.A.= 140 SF.
REQ'D. LIGHT= 14.0 SF
LIGHT PROVIDED= 57.8 SF.
REQ'D. VENT=7.0 SF.
VENT PROVIDED=7.3 SF.

F.A.= 415 SF.
REQ'D. LIGHT= 41.5 SF
LIGHT PROVIDED= 222.9 SF.
REQ'D. VENT=20.7 SF.
VENT PROVIDED=12.3 SF. **

F.A.= 126 SF.
REQ'D. LIGHT= 12.6 SF
LIGHT PROVIDED= 48.4 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED=6.3 SF.

F.A.= 136 SF.
REQ'D. LIGHT= 13.6 SF
LIGHT PROVIDED= 62.4 SF.
REQ'D. VENT=6.8 SF.
VENT PROVIDED=6.4 SF. **

F.A.= 264 SF.
REQ'D. LIGHT= 26.4 SF
LIGHT PROVIDED= 60.1 SF.
REQ'D. VENT=13.2 SF.
VENT PROVIDED=7.0 SF. **

F.A.= 306 SF.
REQ'D. LIGHT= 30.6 SF
LIGHT PROVIDED= 63.6 SF.
REQ'D. VENT=15.3 SF.
VENT PROVIDED=8.1 SF. **

1 TYP. 19TH,20TH.23RD,24TH,27TH & 28TH FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

F.A.= 346 SF.
REQ'D. LIGHT= 34.6 SF
LIGHT PROVIDED= 169.1 SF.
REQ'D. VENT=17.3 SF.
VENT PROVIDED=11.4 SF. **

F.A.= 139 SF.
REQ'D. LIGHT= 13.9 SF
LIGHT PROVIDED= 42.5 SF.
REQ'D. VENT=6.9 SF.
VENT PROVIDED=5.9 SF. **

F.A.= 259 SF.
REQ'D. LIGHT= 25.9 SF
LIGHT PROVIDED= 50.2 SF.
REQ'D. VENT=13.0 SF.
VENT PROVIDED=7.0 SF. **

F.A.= 235 SF.
REQ'D. LIGHT= 23.5 SF
LIGHT PROVIDED= 47.8 SF.
REQ'D. VENT=11.8 SF.
VENT PROVIDED=7.0 SF. **

F.A.= 119 SF.
REQ'D. LIGHT= 11.9 SF
LIGHT PROVIDED= 37.9 SF.
REQ'D. VENT=5.9 SF.
VENT PROVIDED=6.4 SF.

F.A.= 140 SF.
REQ'D. LIGHT= 14.0 SF
LIGHT PROVIDED= 57.8 SF.
REQ'D. VENT=7.0 SF.
VENT PROVIDED=9.1 SF.

F.A.= 415 SF.
REQ'D. LIGHT= 41.5 SF
LIGHT PROVIDED= 222.9 SF.
REQ'D. VENT=20.7 SF.
VENT PROVIDED=13.5 SF. **

F.A.= 126 SF.
REQ'D. LIGHT= 12.6 SF
LIGHT PROVIDED= 48.4 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED=7.7 SF.

F.A.= 136 SF.
REQ'D. LIGHT= 13.6 SF
LIGHT PROVIDED= 62.4 SF.
REQ'D. VENT=6.8 SF.
VENT PROVIDED=8.0 SF.

F.A.= 264 SF.
REQ'D. LIGHT= 26.4 SF
LIGHT PROVIDED= 60.1 SF.
REQ'D. VENT=13.2 SF.
VENT PROVIDED=9.1 SF. **

F.A.= 306 SF.
REQ'D. LIGHT= 30.6 SF
LIGHT PROVIDED= 63.6 SF.
REQ'D. VENT=15.3 SF.
VENT PROVIDED=11 SF. **

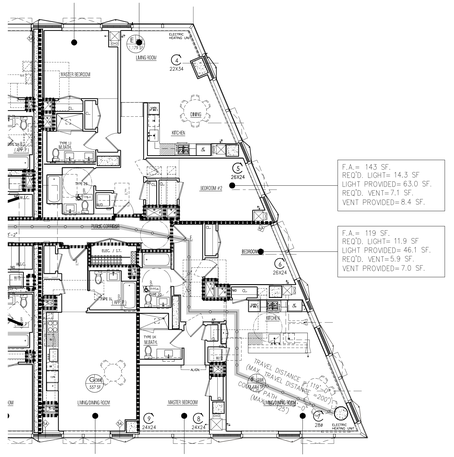
2 PARTIAL TYP. 21ST,22ND,25TH,26TH,29TH & 30TH FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

F.A.= 143 SF.
REQ'D. LIGHT= 14.3 SF
LIGHT PROVIDED= 63.0 SF.
REQ'D. VENT=7.1 SF.
VENT PROVIDED= 8.4 SF.

F.A.= 119 SF.
REQ'D. LIGHT= 11.9 SF
LIGHT PROVIDED= 46.1 SF.
REQ'D. VENT=5.9 SF.
VENT PROVIDED=7.0 SF.



2 PARTIAL TYP. 21ST,22ND,25TH,26TH 29TH & 30TH FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
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TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:
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Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
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FAX: (212) 956-2226

STRUCTURAL ENGINEERS:
McNAMARA . SALVIA
62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246.7800

M.E.P ENGINEERS:
AKF
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

LANDSCAPE ARCHITECT:
Mathews Nielsen Landscape Architects, P.C.
120 Broadway, Suite 1040
New York, NY 10271
Tel (212) 431.3609
Fax (212) 941 1513
www.mnlandscape.com

FACADE MAINTENANCE:
ENTEK ENGINEERING LLC
CONSULTING ENGINEERS
166 Ames Street, Hackensack, NJ 07601
Ph. (201) 820-2801 Fax: (201) 820-2804

ELEVATOR:
vda
Delivering Vertical Transportation Solutions... Worldwide
Phone: 973-644-6220 Fax: 973-644-2939
e-mail: eng@vdausa.com
120 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

LIGHTING DESIGNER:
CoMoS
COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4488
FAX.: (212) 674-4025

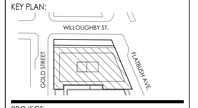
INERIOR DESIGNER:
KATHERINE NEWMAN DESIGN
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.5675 F. 416.961.6491

GEOTECHNICAL ENGINEER:
LANGAN
Langan Engineering, Environmental Sc nce ing and Landscape Architect re, D.P.C.
300 KIMBALL DRIVE, 4TH FLOOR
PARSIPPANY, NJ 07054-2172
TEL.: (973) 560-4900
FAX.: (973) 560-4901

No:	Date:	Revision:
	09-14-16	DOB RESUBMISSION
	06-08-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

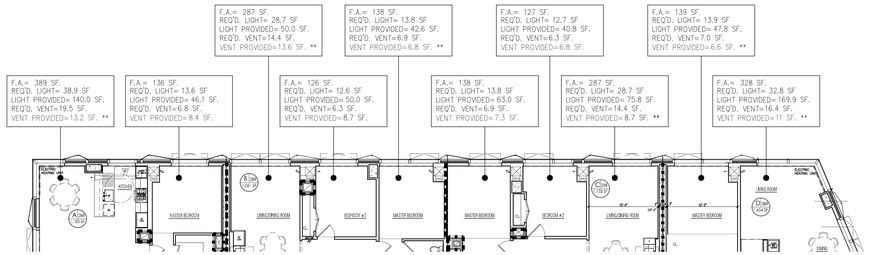
DRAWING TITLE:
19TH-30TH FLOOR LIFE SAFETY PLAN

Clare Gomez
Director
APPROVED
Under Directive 3 of 1975
Date: 03/13/2017
NYC Development Hub

SEAL & SIGNATURE OF ARCHITECT

DATE:	–
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	LS-106.00
CADD FILE:	

DEPT OF BUILDINGS 321370550 Job Number
B2016050503 Scan Code



2 PARTIAL TYP. 34TH,35TH,38TH,39TH & 42ND FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

LIFESAFETY CALCULATIONS:

32ND-36TH FLOOR PLAN: OCCUPANCY: R-2				
USE	OCC. TYPE	SQ.FT.	SF./OCC	# OCC
APT. A	R-2	1181	200	6
APT. B	R-2	1063	200	5
APT. C	R-2	1134	200	6
APT. D	R-2	1454	200	7
APT. E	R-2	1490	200	7
APT. F	R-2	1486	200	7
APT. G	R-2	757	200	4
APT. H	R-2	1175	200	6
			TOTAL	48

EGRESS CALCULATIONS:

TOTAL OCCUPANCY: (TABLE 1004.1.1)
48 TOTAL OCCUPANTS

STAIR EGRESS WIDTH (BC 1005.1):
REQUIRED:
48 OCCUPANTS X 0.3 (INCHES/OCCUPANT) = 14.4"
PROVIDED:
STAIR A @ 45° - STAIR B @ 45°
45° + 45° = 90° (COMPLIES)

EXIT STAIR DOOR WIDTH (BC 1005.1):
REQUIRED:
48 OCCUPANTS X 0.2 (INCHES/OCCUPANT) = 9.6"
PROVIDED:
(2) 32" = 64"(COMPLIES)
* 36" WIDE DOOR YIELDS 33" EFFECTIVE CLEAR EXIT WIDTH

NOTE:
ALL CORRIDOR PARTITIONS TO BE 2 HR. RATED. (SEE WALL TYPES)

ALL CORRIDOR, ELEVATOR AND STAIR DOORS TO BE 1-1/2 HR RATED F.P.S.C. (SEE DOOR TYPES)

ENTER FLOOR TO BE FULLY SPRINKLERED EXCEPT WHERE NOTED OTHERWISE.

AREAS OF ASSEMBLY TO BE FILED UNDER SEPARATE APPLICATION

ALL MECHANICAL DUCTS, INCLUDING VERTICAL AND HORIZONTAL RUN, SHALL BE ENCLOSED WITH 2 HR. RATED ENCLOSURE. SEE MECH. DRAWINGS FOR DETAILS.

HARDWIRED CARBON MONOXIDE DETECTORS SHALL COMPLY WITH RS 17-13 AND INSTALLED IN ACCORDANCE WITH RS 17-14. IT SHALL BE PROVIDED IN EVERY DWELLING UNIT WITHIN FIFTEEN FEET OF THE PRIMARY ENTRANCE OF EACH BEDROOM.

VENTILATION NOTES:

EVERY OPENING PROVIDING NATURAL VENTILATION SHALL BE AT LEAST 12 SF, PROVIDING A MINIMUM OF 6 SF OF OPENABLE AREA.

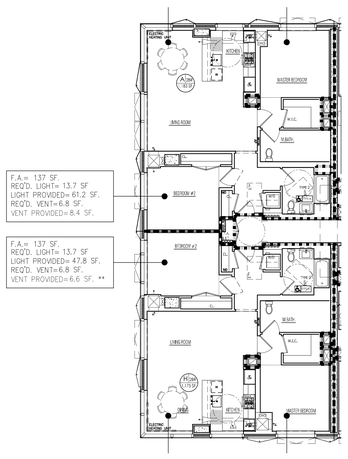
** MECHANICAL VENTILATION SUPPLYING A MIN. OF 40 CFM PROVIDED. OPENABLE VENT MAY BE REDUCED TO 2-1/2% OF THE FLOOR AREA

LEGEND

- FIRE STANDPIPE
- ILLUMINATED EXIT SIGNS (ARROW INDICATES DIRECTION)
- SD SMOKE DETECTOR & CARBONE MONOXIDE AS SHOWN
- CEILING MOUNTED EMERGENCY LIGHT

EGRESS AND FIRE PROTECTION LEGEND

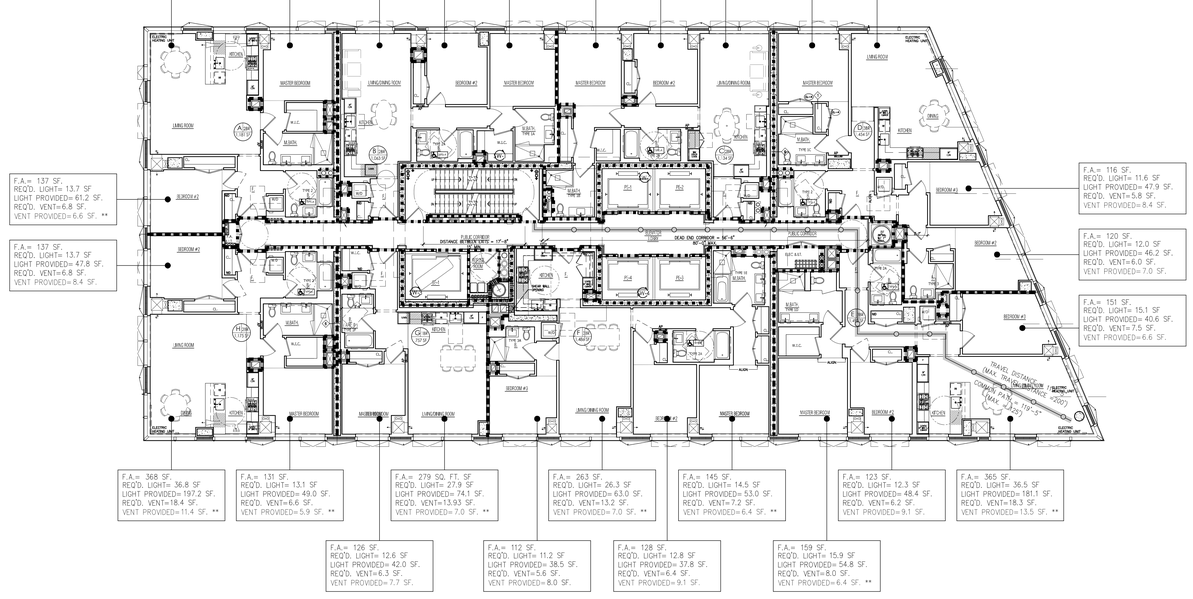
- ONE HOUR RATED PARTITION
- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- TRAVEL DISTANCE BETWEEN EXIT STAIRS
- TRAVEL DISTANCE TO EXIT
- COMMON PATH OF EGRESS



PARTIAL TYP. 34TH,35TH,38TH 39TH & 42ND FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

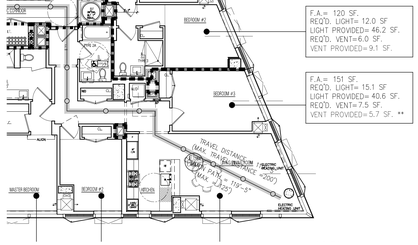
0' 4' 8' 16' 24'



1 TYP. 32ND,33RD.36TH,37TH,40TH & 41ST FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

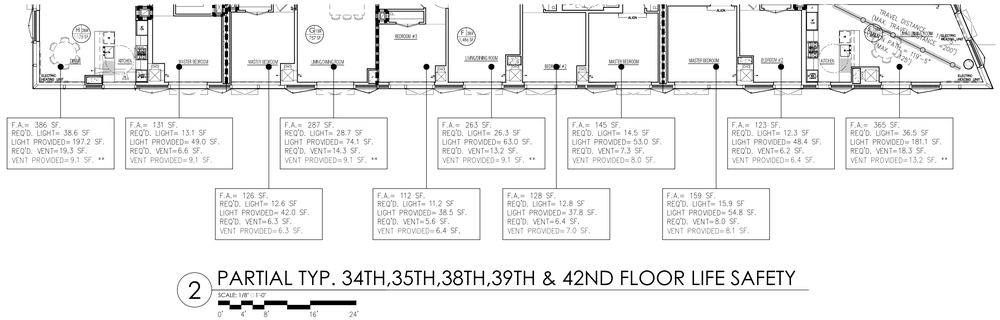
0' 4' 8' 16' 24'



PARTIAL TYP. 34TH,35TH,38TH 39TH & 42ND FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'



2 PARTIAL TYP. 34TH,35TH,38TH,39TH & 42ND FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

ClearComment
Digitally signed by
APPROVED
Under Directive 2 of 1975
Date: 03/30/2017
NYC Development Hub

PROJECT:
CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
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Kohn Pedersen Fox Associates PC
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ELEVATOR:
vda
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e-mail: eng@vdausa.com
120 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

LIGHTING DESIGNER:
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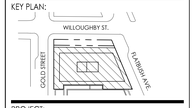
COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4488
FAX.: (212) 674-4025

INERIOR DESIGNER:
KATHERINE NEWMAN DESIGN
Katherine Newman Design International Limited
164 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.5675 F. 416.961.6491

GEOTECHNICAL ENGINEER:
LANGAN
Langan Engineering, Environmental Sc nce ing and Landscape Architect re, D.P.C.
300 KIMBALL DRIVE, 4TH FLOOR
PARSIPPANY, NJ 07054-2172
TEL.: (973) 560-4900
FAX.: (973) 560-4901

No:	Date:	Revision:
	09-14-16	DOB RESUBMISSION
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:


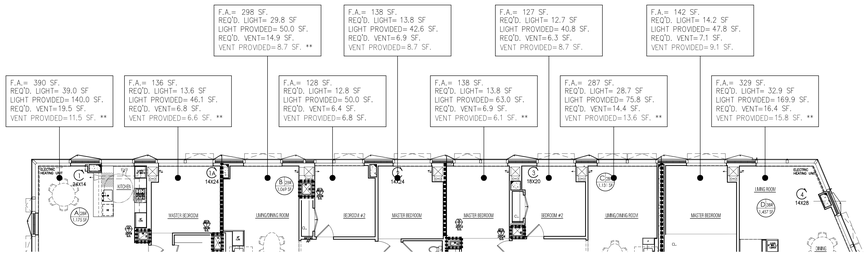
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
32ND-42ND FLOOR
LIFE SAFETY PLAN

SEAL & SIGNATURE REGISTERED ARCHITECT MARIO D. CUCINELLA STATE OF NEW YORK

DATE: –
PROJECT NO: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: LS-107.00
CADD FILE:

DEPT OF BUILDINGS 321370980 Job Number
B1000900208 Scan Code



2 PARTIAL TYP. 44TH,45TH,48TH & 49TH FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

LIFESAFETY CALCULATIONS:

32ND-50TH FLOOR PLAN OCCUPANCY: R-2				
USE	OCC. TYPE	SQ.FT.	SF/OCC	# OCC.
APT. A	R-2	1177	200	6
APT. B	R-2	1067	200	5
APT. C	R-2	1132	200	6
APT. D	R-2	1457	200	7
APT. E	R-2	1502	200	8
APT. F	R-2	1473	200	7
APT. G	R-2	754	200	4
APT. H	R-2	1178	200	6
			TOTAL	49

EGRESS CALCULATIONS:

TOTAL OCCUPANCY: (TABLE 1004.1.1)
49 TOTAL OCCUPANTS

STAIR EGRESS WIDTH (SC 1005.1):
REQUIRED:
49 OCCUPANTS X 0.3 (INCHES/OCCUPANT) = 14.7"
PROVIDED:
STAIR A @ 45° - (STAIR B @ 45°
45° + 45° = 90° (COMPLIES)

EXIT STAIR DOOR WIDTH (SC 1005.1):
REQUIRED:
49 OCCUPANTS X 0.2 (INCHES/OCCUPANT) = 9.8"
PROVIDED:
(2) 32" = 64"(COMPLIES)
* 36" WIDE DOOR YIELDS 33" EFFECTIVE CLEAR EXIT WIDTH

NOTE:
ALL CORRIDOR PARTITIONS TO BE 2 HR. RATED. (SEE WALL TYPES)

ALL CORRIDOR, ELEVATOR AND STAIR DOORS TO BE 1-1/2 HR RATED F.P.S.C. (SEE DOOR TYPES)

ENTER FLOOR TO BE FULLY SPRINKLERED EXCEPT WHERE NOTED OTHERWISE.

AREAS OF ASSEMBLY TO BE FILED UNDER SEPARATE APPLICATION

ALL MECHANICAL DUCTS, INCLUDING VERTICAL AND HORIZONTAL RUN, SHALL BE ENCLOSED WITH 2 HR. RATED ENCLOSURE. SEE MECH. DRAWINGS FOR DETAILS.

HARDWIRED CARBON MONOXIDE DETECTORS SHALL COMPLY WITH RS 17-13 AND INSTALLED IN ACCORDANCE WITH RS 17-14. IT SHALL BE PROVIDED IN EVERY DWELLING UNIT WITHIN FIFTEEN FEET OF THE PRIMARY ENTRANCE OF EACH BEDROOM.

VENTILATION NOTES:

EVERY OPENING PROVIDING NATURAL VENTILATION SHALL BE AT LEAST 12 SF, PROVIDING A MINIMUM OF 6 SF OF OPENABLE AREA.

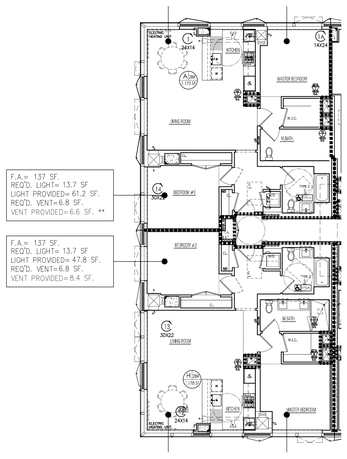
** MECHANICAL VENTILATION SUPPLYING A MIN. OF 40 CFM PROVIDED. OPENABLE VENT MAY BE REDUCED TO 2-1/2% OF THE FLOOR AREA

LEGEND

- FIRE STANDPIPE
- ILLUMINATED EXIT SIGNS (ARROW INDICATES DIRECTION)
- SD SMOKE DETECTOR & CARBONE MONOXIDE AS SHOWN
- CEILING MOUNTED EMERGENCY LIGHT

EGRESS AND FIRE PROTECTION LEGEND

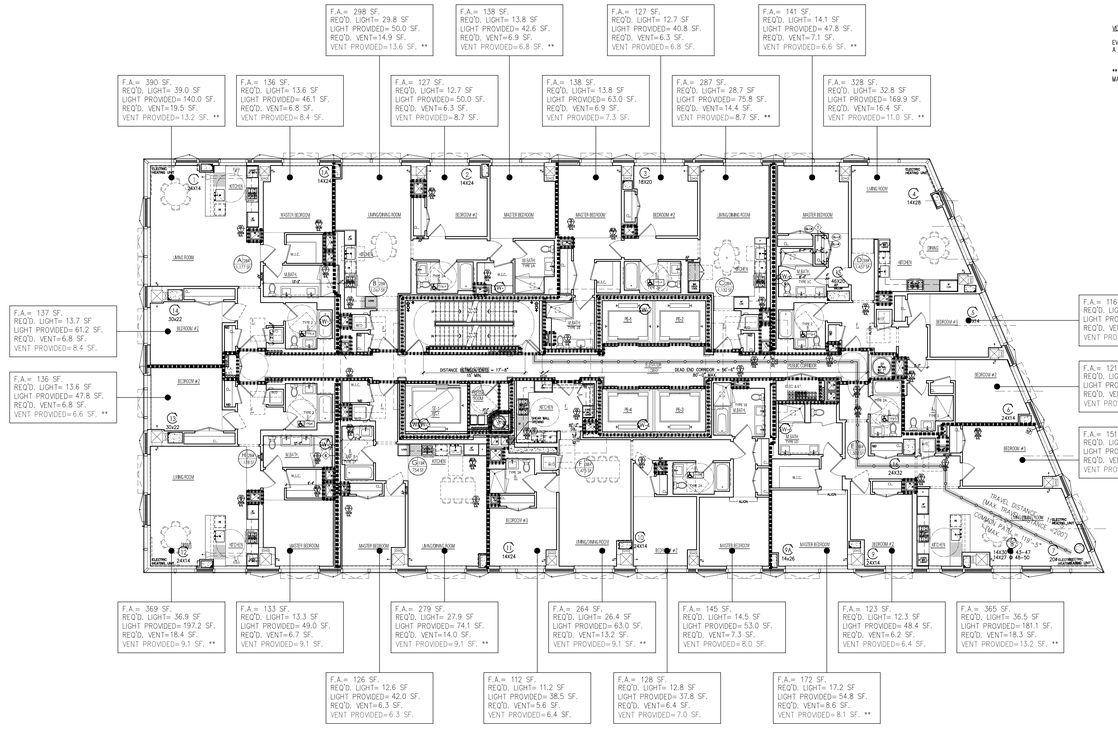
- ONE HOUR RATED PARTITION
- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- TRAVEL DISTANCE BETWEEN EXIT STAIRS
- TRAVEL DISTANCE TO EXIT
- COMMON PATH OF EGRESS



2 PARTIAL TYP. 44TH,45TH, 48TH & 49TH FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

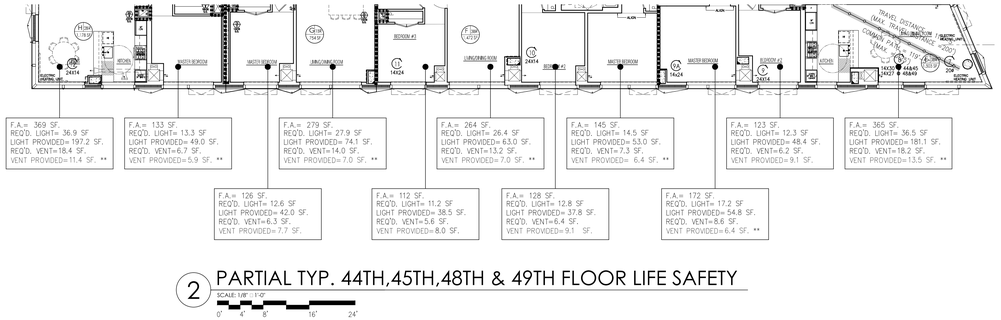
0' 4' 8' 16' 24'



1 TYP. 43RD,46TH,47TH & 50TH FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

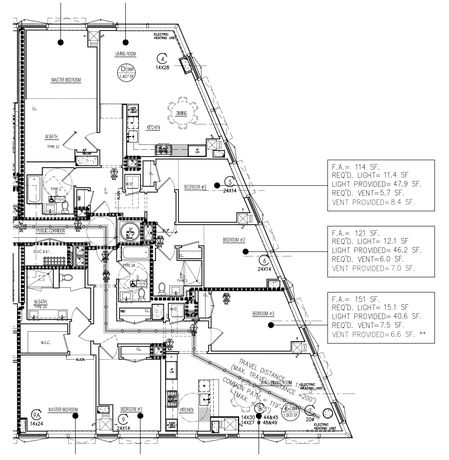
0' 4' 8' 16' 24'



2 PARTIAL TYP. 44TH,45TH,48TH & 49TH FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'



2 PARTIAL TYP. 44TH,45TH, 48TH & 49TH FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
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STRUCTURAL ENGINEERS:
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M.E.P ENGINEERS:
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Tel (212) 431 3609
Fax (212) 941 1513
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FACADE MAINTENANCE:
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CONSULTING ENGINEERS
166 Ames Street, Hackensack, NJ 07601
Ph. (201) 820-2801 Fax: (201) 820-2804

ELEVATOR:
vda
Delivering Vertical Transportation Solutions... Worldwide
Phone: 973-644-6220 Fax: 973-994-2939
e-mail: eng@vdausa.com
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East Hanover, NJ 07936

LIGHTING DESIGNER:
CoMoS
COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
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GEOTECHNICAL ENGINEER:
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Langan Engineering, Environmental Sc nce ing and Landscape Architect re, D.P.C.
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PARSIPPANY, NJ 07054-2172
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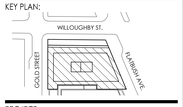
FAX.: (973) 560-4901

09-14-16 DOB RESUBMISSION

No:	Date:	Revision:

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
43RD-50TH FLOOR LIFE SAFETY PLAN

ClearComet
APPROVED
Under Directive 7 of 1975
Date: 09/29/2017
NYC Development Hub

SEAL & SIGNATURE OF ARCHITECT

DATE:	-
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	LS-108.00
CADD FILE:	

DEPT OF BUILDINGS 321970880 Job Number
B00721514(A) Scan Code

F.A.= 298 SF.
REQ'D. LIGHT= 29.8 SF
LIGHT PROVIDED= 58.4 SF.
REQ'D. VENT=14.9 SF.
VENT PROVIDED=8.7 SF. **

F.A.= 138 SF.
REQ'D. LIGHT= 13.8 SF
LIGHT PROVIDED= 51.4 SF.
REQ'D. VENT=6.9 SF.
VENT PROVIDED=8.7 SF.

F.A.= 127 SF.
REQ'D. LIGHT= 12.7 SF
LIGHT PROVIDED= 56.1 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED=8.7 SF.

F.A.= 139 SF.
REQ'D. LIGHT= 13.9 SF
LIGHT PROVIDED= 63.1 SF.
REQ'D. VENT=6.9 SF.
VENT PROVIDED=9.1 SF.

F.A.= 390 SF.
REQ'D. LIGHT= 39.0 SF
LIGHT PROVIDED= 163.2 SF.
REQ'D. VENT=19.5 SF.
VENT PROVIDED=11.5 SF. **

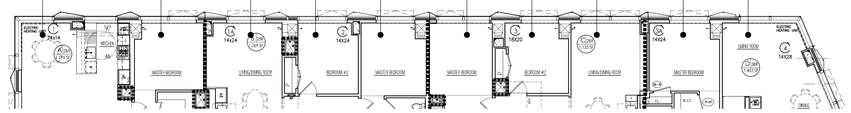
F.A.= 136 SF.
REQ'D. LIGHT= 13.6 SF
LIGHT PROVIDED= 37.4 SF.
REQ'D. VENT=6.8 SF.
VENT PROVIDED=6.6 SF. **

F.A.= 127 SF.
REQ'D. LIGHT= 12.7 SF
LIGHT PROVIDED= 40.9 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED=6.8 SF.

F.A.= 138 SF.
REQ'D. LIGHT= 13.8 SF
LIGHT PROVIDED= 39.1 SF.
REQ'D. VENT=6.9 SF.
VENT PROVIDED=6.1 SF. **

F.A.= 287 SF.
REQ'D. LIGHT= 28.7 SF
LIGHT PROVIDED= 52.0 SF.
REQ'D. VENT=14.4 SF.
VENT PROVIDED=13.6 SF. **

F.A.= 329 SF.
REQ'D. LIGHT= 32.9 SF
LIGHT PROVIDED= 161.4 SF.
REQ'D. VENT=16.5 SF.
VENT PROVIDED=15.8 SF. **



2 PARTIAL TYP. 52ND-53RD & 56TH FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

F.A.= 298 SF.
REQ'D. LIGHT= 29.8 SF
LIGHT PROVIDED= 58.4 SF.
REQ'D. VENT=14.9 SF.
VENT PROVIDED=13.6 SF. **

F.A.= 138 SF.
REQ'D. LIGHT= 13.8 SF
LIGHT PROVIDED= 51.4 SF.
REQ'D. VENT=6.9 SF.
VENT PROVIDED=6.8 SF.

F.A.= 127 SF.
REQ'D. LIGHT= 12.7 SF
LIGHT PROVIDED= 56.1 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED=8.7 SF.

F.A.= 139 SF.
REQ'D. LIGHT= 13.9 SF
LIGHT PROVIDED= 63.1 SF.
REQ'D. VENT=7.0 SF.
VENT PROVIDED=6.6 SF. **

F.A.= 390 SF.
REQ'D. LIGHT= 39.0 SF
LIGHT PROVIDED= 163.2 SF.
REQ'D. VENT=19.5 SF.
VENT PROVIDED=13.2 SF. **

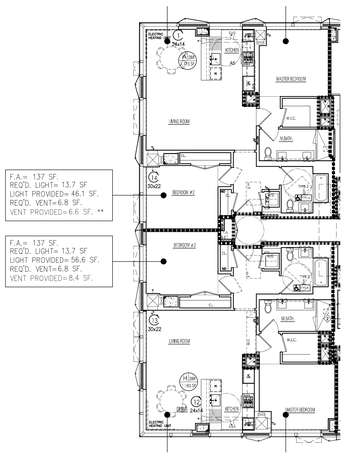
F.A.= 136 SF.
REQ'D. LIGHT= 13.6 SF
LIGHT PROVIDED= 37.4 SF.
REQ'D. VENT=6.8 SF.
VENT PROVIDED=8.4 SF.

F.A.= 127 SF.
REQ'D. LIGHT= 12.7 SF
LIGHT PROVIDED= 40.9 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED=8.7 SF.

F.A.= 138 SF.
REQ'D. LIGHT= 13.8 SF
LIGHT PROVIDED= 39.1 SF.
REQ'D. VENT=6.9 SF.
VENT PROVIDED=7.3 SF.

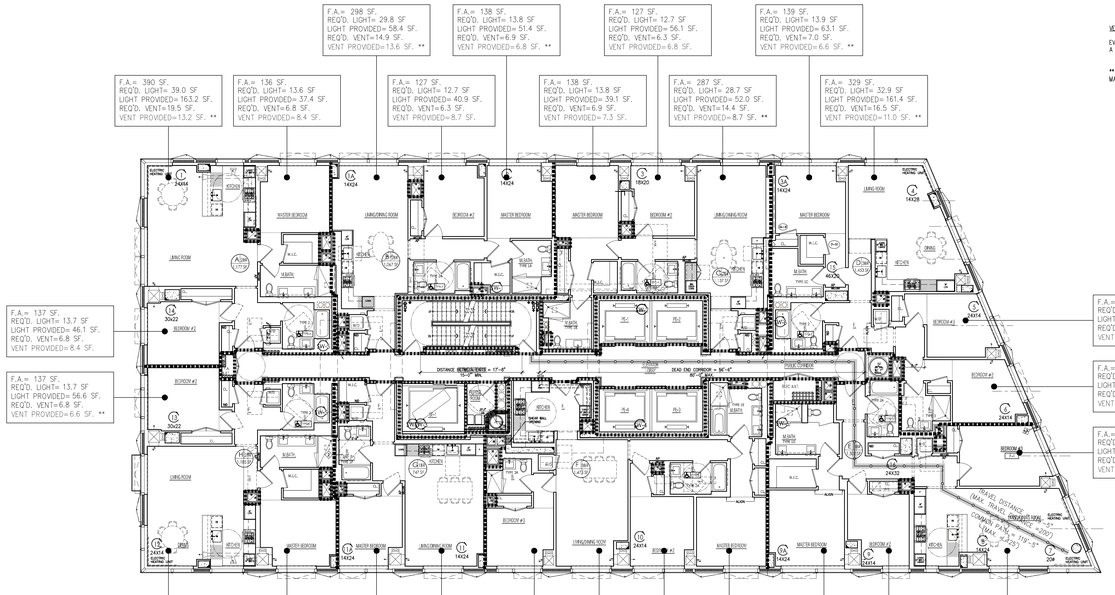
F.A.= 287 SF.
REQ'D. LIGHT= 28.7 SF
LIGHT PROVIDED= 52.0 SF.
REQ'D. VENT=14.4 SF.
VENT PROVIDED=8.7 SF. **

F.A.= 329 SF.
REQ'D. LIGHT= 32.9 SF
LIGHT PROVIDED= 161.4 SF.
REQ'D. VENT=16.5 SF.
VENT PROVIDED=11.0 SF. **



F.A.= 137 SF.
REQ'D. LIGHT= 13.7 SF
LIGHT PROVIDED= 46.1 SF.
REQ'D. VENT=6.8 SF.
VENT PROVIDED=6.6 SF. **

F.A.= 137 SF.
REQ'D. LIGHT= 13.7 SF
LIGHT PROVIDED= 56.6 SF.
REQ'D. VENT=6.8 SF.
VENT PROVIDED=8.4 SF.



F.A.= 137 SF.
REQ'D. LIGHT= 13.7 SF
LIGHT PROVIDED= 46.1 SF.
REQ'D. VENT=6.8 SF.
VENT PROVIDED=8.4 SF.

F.A.= 137 SF.
REQ'D. LIGHT= 13.7 SF
LIGHT PROVIDED= 56.6 SF.
REQ'D. VENT=6.8 SF.
VENT PROVIDED=6.6 SF. **

F.A.= 358 SF.
REQ'D. LIGHT= 35.8 SF
LIGHT PROVIDED= 160.0 SF.
REQ'D. VENT=17.9 SF.
VENT PROVIDED=9.1 SF. **

F.A.= 142 SF.
REQ'D. LIGHT= 14.2 SF
LIGHT PROVIDED= 40.3 SF.
REQ'D. VENT=7.1 SF.
VENT PROVIDED=9.1 SF.

F.A.= 288 SF.
REQ'D. LIGHT= 28.8 SF
LIGHT PROVIDED= 50.2 SF.
REQ'D. VENT=14.4 SF.
VENT PROVIDED=9.1 SF. **

F.A.= 264 SF.
REQ'D. LIGHT= 26.4 SF
LIGHT PROVIDED= 47.9 SF.
REQ'D. VENT=13.2 SF.
VENT PROVIDED=9.1 SF. **

F.A.= 145 SF.
REQ'D. LIGHT= 14.5 SF
LIGHT PROVIDED= 38.0 SF.
REQ'D. VENT=7.3 SF.
VENT PROVIDED=8.0 SF.

F.A.= 123 SF.
REQ'D. LIGHT= 12.3 SF
LIGHT PROVIDED= 33.3 SF.
REQ'D. VENT=6.2 SF.
VENT PROVIDED=6.4 SF.

F.A.= 367 SF.
REQ'D. LIGHT= 36.7 SF
LIGHT PROVIDED= 101.1 SF.
REQ'D. VENT=18.3 SF.
VENT PROVIDED=13.2 SF. **

F.A.= 126 SF.
REQ'D. LIGHT= 12.6 SF
LIGHT PROVIDED= 42.0 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED=6.3 SF.

F.A.= 112 SF.
REQ'D. LIGHT= 11.2 SF
LIGHT PROVIDED= 47.3 SF.
REQ'D. VENT=5.6 SF.
VENT PROVIDED=6.4 SF.

F.A.= 128 SF.
REQ'D. LIGHT= 12.8 SF
LIGHT PROVIDED= 53.1 SF.
REQ'D. VENT=6.4 SF.
VENT PROVIDED=7.0 SF.

F.A.= 172 SF.
REQ'D. LIGHT= 17.2 SF
LIGHT PROVIDED= 70.4 SF.
REQ'D. VENT=8.6 SF.
VENT PROVIDED=8.1 SF. **

1 TYP. 51ST,54TH & 55TH FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

F.A.= 377 SF.
REQ'D. LIGHT= 37.7 SF
LIGHT PROVIDED= 160.0 SF.
REQ'D. VENT=18.9 SF.
VENT PROVIDED=11.4 SF. **

F.A.= 142 SF.
REQ'D. LIGHT= 14.2 SF
LIGHT PROVIDED= 40.3 SF.
REQ'D. VENT=7.1 SF.
VENT PROVIDED=5.9 SF. **

F.A.= 279 SF.
REQ'D. LIGHT= 27.9 SF
LIGHT PROVIDED= 50.2 SF.
REQ'D. VENT=14.0 SF.
VENT PROVIDED=7.0 SF. **

F.A.= 264 SF.
REQ'D. LIGHT= 26.4 SF
LIGHT PROVIDED= 47.9 SF.
REQ'D. VENT=13.2 SF.
VENT PROVIDED=7.0 SF. **

F.A.= 145 SF.
REQ'D. LIGHT= 14.5 SF
LIGHT PROVIDED= 38.0 SF.
REQ'D. VENT=7.3 SF.
VENT PROVIDED=6.4 SF. **

F.A.= 123 SF.
REQ'D. LIGHT= 12.3 SF
LIGHT PROVIDED= 33.3 SF.
REQ'D. VENT=6.2 SF.
VENT PROVIDED=9.1 SF.

F.A.= 367 SF.
REQ'D. LIGHT= 36.7 SF
LIGHT PROVIDED= 101.1 SF.
REQ'D. VENT=18.3 SF.
VENT PROVIDED=13.5 SF. **

F.A.= 126 SF.
REQ'D. LIGHT= 12.6 SF
LIGHT PROVIDED= 42.0 SF.
REQ'D. VENT=6.3 SF.
VENT PROVIDED=7.7 SF.

F.A.= 112 SF.
REQ'D. LIGHT= 11.2 SF
LIGHT PROVIDED= 47.3 SF.
REQ'D. VENT=5.6 SF.
VENT PROVIDED=8.0 SF.

F.A.= 129 SF.
REQ'D. LIGHT= 12.9 SF
LIGHT PROVIDED= 53.1 SF.
REQ'D. VENT=6.4 SF.
VENT PROVIDED=9.1 SF.

F.A.= 172 SF.
REQ'D. LIGHT= 17.2 SF
LIGHT PROVIDED= 70.4 SF.
REQ'D. VENT=8.6 SF.
VENT PROVIDED=6.4 SF. **

2 PARTIAL TYP. 52ND-53RD & 56TH FLOOR LIFE SAFETY

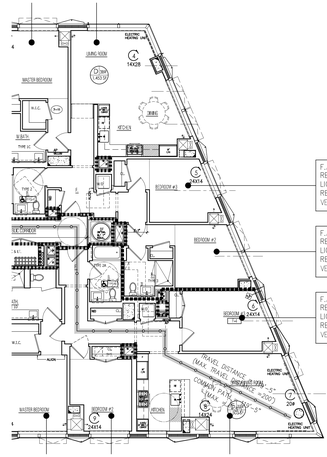
SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

F.A.= 117 SF.
REQ'D. LIGHT= 11.7 SF
LIGHT PROVIDED= 63.1 SF.
REQ'D. VENT=5.8 SF.
VENT PROVIDED=6.6 SF.

F.A.= 122 SF.
REQ'D. LIGHT= 12.2 SF
LIGHT PROVIDED= 46.2 SF.
REQ'D. VENT=6.1 SF.
VENT PROVIDED=9.1 SF.

F.A.= 151 SF.
REQ'D. LIGHT= 15.1 SF
LIGHT PROVIDED= 46.1 SF.
REQ'D. VENT=7.5 SF.
VENT PROVIDED=5.7 SF. **



F.A.= 117 SF.
REQ'D. LIGHT= 11.7 SF
LIGHT PROVIDED= 63.1 SF.
REQ'D. VENT=5.8 SF.
VENT PROVIDED=8.4 SF.

F.A.= 123 SF.
REQ'D. LIGHT= 12.3 SF
LIGHT PROVIDED= 46.2 SF.
REQ'D. VENT=6.1 SF.
VENT PROVIDED=7.0 SF.

F.A.= 152 SF.
REQ'D. LIGHT= 15.2 SF
LIGHT PROVIDED= 46.1 SF.
REQ'D. VENT=7.6 SF.
VENT PROVIDED=6.6 SF. **

2 PARTIAL TYP. 52ND-53RD & 56TH FLOOR LIFE SAFETY

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

LIFESAFETY CALCULATIONS:

DIST=56TH FLOOR PLAN:
OCCUPANCY: R-2

USE	OCC. TYPE	SQ.FT.	SF./OCC.	# OCC.
APT. A	R-2	1177	200	6
APT. B	R-2	1067	200	5
APT. C	R-2	1137	200	6
APT. D	R-2	1453	200	7
APT. E	R-2	1502	200	8
APT. F	R-2	1473	200	7
APT. G	R-2	747	200	4
APT. H	R-2	1185	200	6
			TOTAL	49

EGRESS CALCULATIONS:

TOTAL OCCUPANCY: (TABLE 1004.1.1)
49 TOTAL OCCUPANTS

STAIR EGRESS WIDTH (BC 1005.1):

REQUIRED:
49 OCCUPANTS X 0.3 (INCHES/OCCUPANT) = 14.7"

PROVIDED:
STAIR A @ 45° (STAIR B @ 45°
45° + 45° = 90° (COMPLIES)

EXIT STAIR DOOR WIDTH (BC 1005.1):

REQUIRED:
49 OCCUPANTS X 0.2 (INCHES/OCCUPANT) = 9.8"

PROVIDED:
(2) 32" = 64"(COMPLIES)

* 36" WIDE DOOR YIELDS 33" EFFECTIVE CLEAR EXIT WIDTH

NOTE:
ALL CORRIDOR PARTITIONS TO BE 2 HR. RATED. (SEE WALL TYPES)

ALL CORRIDOR, ELEVATOR AND STAIR DOORS TO BE 1-1/2 HR RATED F.P.S.C. (SEE DOOR TYPES)

ENTER FLOOR TO BE FULLY SPRINKLERED EXCEPT WHERE NOTED OTHERWISE.

AREAS OF ASSEMBLY TO BE FILED UNDER SEPARATE APPLICATION

ALL MECHANICAL DUCTS, INCLUDING VERTICAL AND HORIZONTAL RUN, SHALL BE ENCLOSED WITH 2 HR. RATED ENCLOSURE. SEE MECH. DRAWINGS FOR DETAILS.

HARDWIRED CARBON MONOXIDE DETECTORS SHALL COMPLY WITH RS 17-13 AND INSTALLED IN ACCORDANCE WITH RS 17-14. IT SHALL BE PROVIDED IN EVERY DWELLING UNIT WITHIN FIFTEEN FEET OF THE PRIMARY ENTRANCE OF EACH BEDROOM.

VENTILATION NOTES:

EVERY OPENING PROVIDING NATURAL VENTILATION SHALL BE AT LEAST 12 SF, PROVIDING A MINIMUM OF 6 SF OF OPENABLE AREA.

** MECHANICAL VENTILATION SUPPLYING A MIN. OF 40 CFM PROVIDED. OPENABLE VENT MAY BE REDUCED TO 2-1/2% OF THE FLOOR AREA

LEGEND

- FIRE STANDPIPE
- ILLUMINATED EXIT SIGNS (ARROW INDICATES DIRECTION)
- SD SMOKE DETECTOR & CARBONE MONOXIDE AS SHOWN
- CEILING MOUNTED EMERGENCY LIGHT

EGRESS AND FIRE PROTECTION LEGEND

- ONE HOUR RATED PARTITION
- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- TRAVEL DISTANCE BETWEEN EXIT STAIRS
- TRAVEL DISTANCE TO EXIT
- COMMON PATH OF EGRESS

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

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Katherine Newman Design International Limited
164 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.5675 F. 416.961.6491

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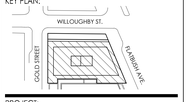
09-14-16 DOB RESUBMISSION

No:	Date:	Revision:

NORTH ARROW

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

51ST-56TH FLOOR
LIFE SAFETY PLAN

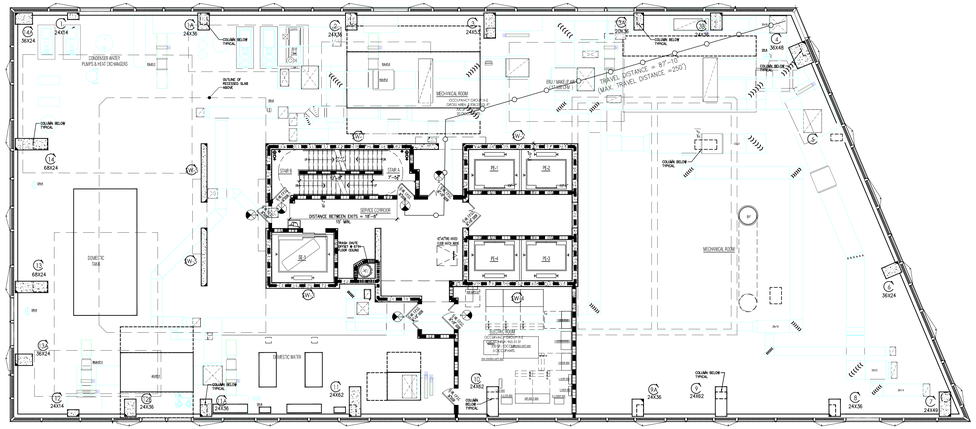
ClearComet
Digitally signed by
APPROVED
Under Direction of NYC
Date: 09/29/2017
NYC Development Hub

SEAL & SIGNATURE OF ARCHITECT

DATE:	--
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	LS-109.00
CAD FILE:	

25 OF 79

DEPT OF BUILDINGS 321970980 Job Number
B00804624121 Scan Code

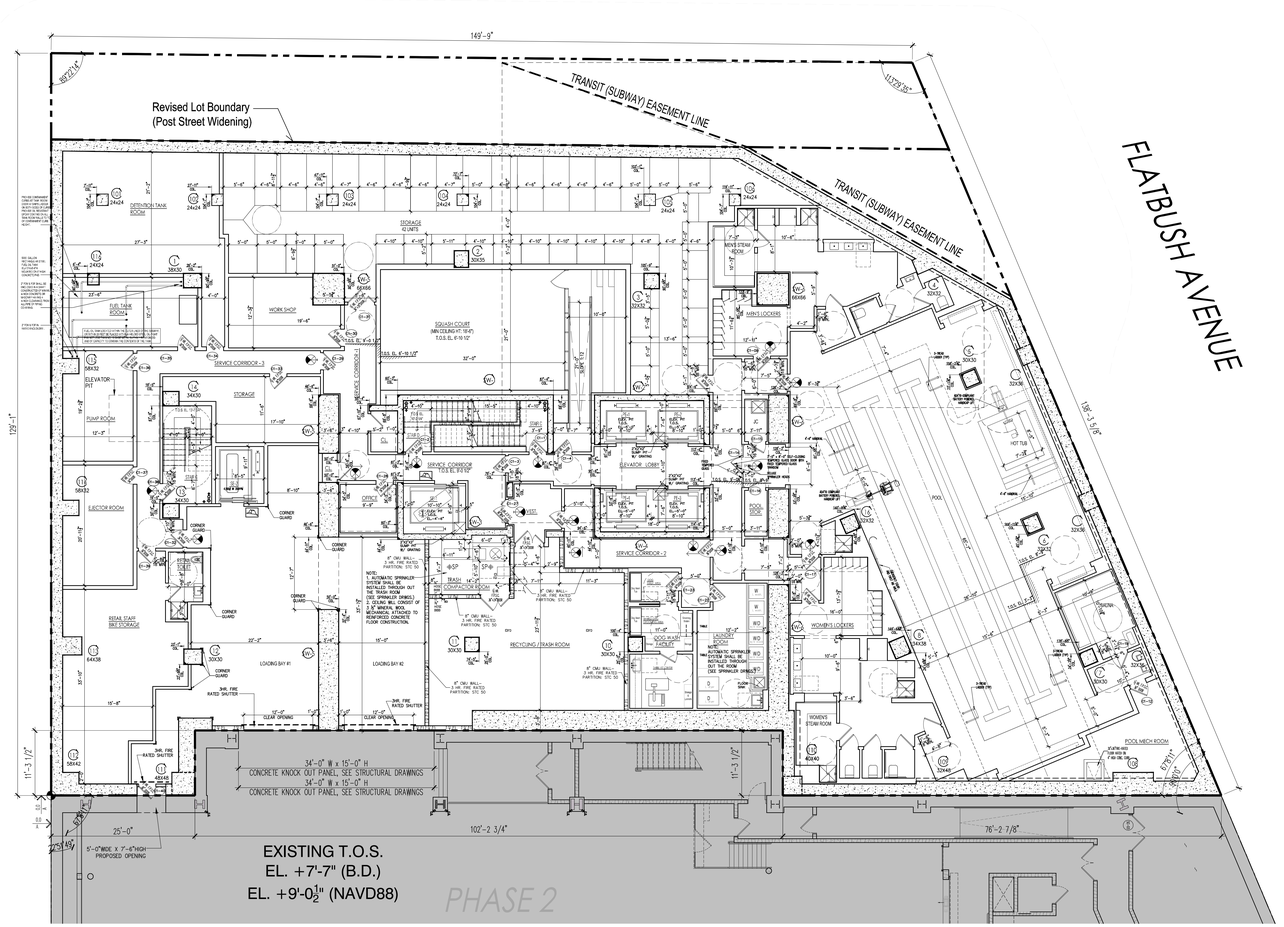

MECHANICAL ROOM
OCCUPANCY GROUP S-2
MECHANICAL EQUIPMENT
TRAVEL DISTANCE = 97'-10"
(MAX. TRAVEL DISTANCE = 250')
COLUMN BELOW TYPICAL
CONDENSER WATER PUMPS & HOT DX HANGERS
BELOW 58'-0" ROOFTOP SLAB ABOVE
DOMESTIC TANK
STAIR B
STAIR A
7'-0"
SERVICE CORRIDOR
10' MIN.
DISTANCE BETWEEN EXITS = 138'-9"
ELEVATOR MACHINE ROOM
ELEVATOR MACHINE ROOM
ELEVATOR MACHINE ROOM

DEPT OF BUILDINGS 3151979000 Job Number
B3515960000 Scan Code

WILLOUGHBY STREET

GOLD STREET

FLATBUSH AVENUE



1 SUB CELLAR FLOOR PLAN

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

LOADING BERTH OPENING:
SECTION 705.8 SECTION 706.4 OPENING THROUGH A FIRE WALL, A PARTY WALL BETWEEN TWO (2) BUILDINGS SHAL BE PROTECTED IN ACCORDANCE WITH SECTION 706.4 & SECTION 715.3 (COMPLIES - SEE PLAN)
SECTION 706.8 AGGREGATE AREA OF OPENINGS BETWEEN TWO (2) BUILDINGS, SHALL NOT EXCEED 25% LENGTH OF THE WALL.
WALL AREA: (BETWEEN TWO BUILDINGS) 203'-5½" X 18'-5" = 3,747.02 SF
MAXIMUM PERMITTED WALL OPENING: 3,747.02 SF X 25% = 936.76 SF
OPENING PROVIDED: LOADING BERTH - (2) 12'-0" X 14'-0" = 336 SF ACCESS DOOR - 5'-0" X 7'-6" = 37.5 SF TOTAL OPENING PROVIDED = 373.5 SF (COMPLIES)

LEGEND:

- PARTITION TYPE
- WINDOW TYPE
- DOOR NUMBER

PROJECT:

CITY POINT PHASE 3

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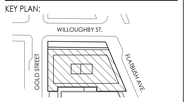
LIGHTING DESIGNER:
CoMoS
COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4488
FAX.: (212) 674-4025

INERIOR DESIGNER:
KATHERINE NEWMAN DESIGN
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.5675 F. 416.961.6481

No:	Date:	Revision:
	10-05-16	DOB RESUBMISSION
	09-14-16	DOB RESUBMISSION
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	2-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

SUB-CELLAR FLOOR PLAN (CONSTRUCTION)

Clara Gomez
APPROVED
Under Directive 3 of 1975
Date: 09/19/2012
NYC Development Hub

SEAL & SIGNATURE OF ARCHITECT

DATE:	--
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-100.00
CADD FILE :	27 OF 79

DEPT OF BUILDINGS 321370500 Job Number
B3B0731000 Scan Code

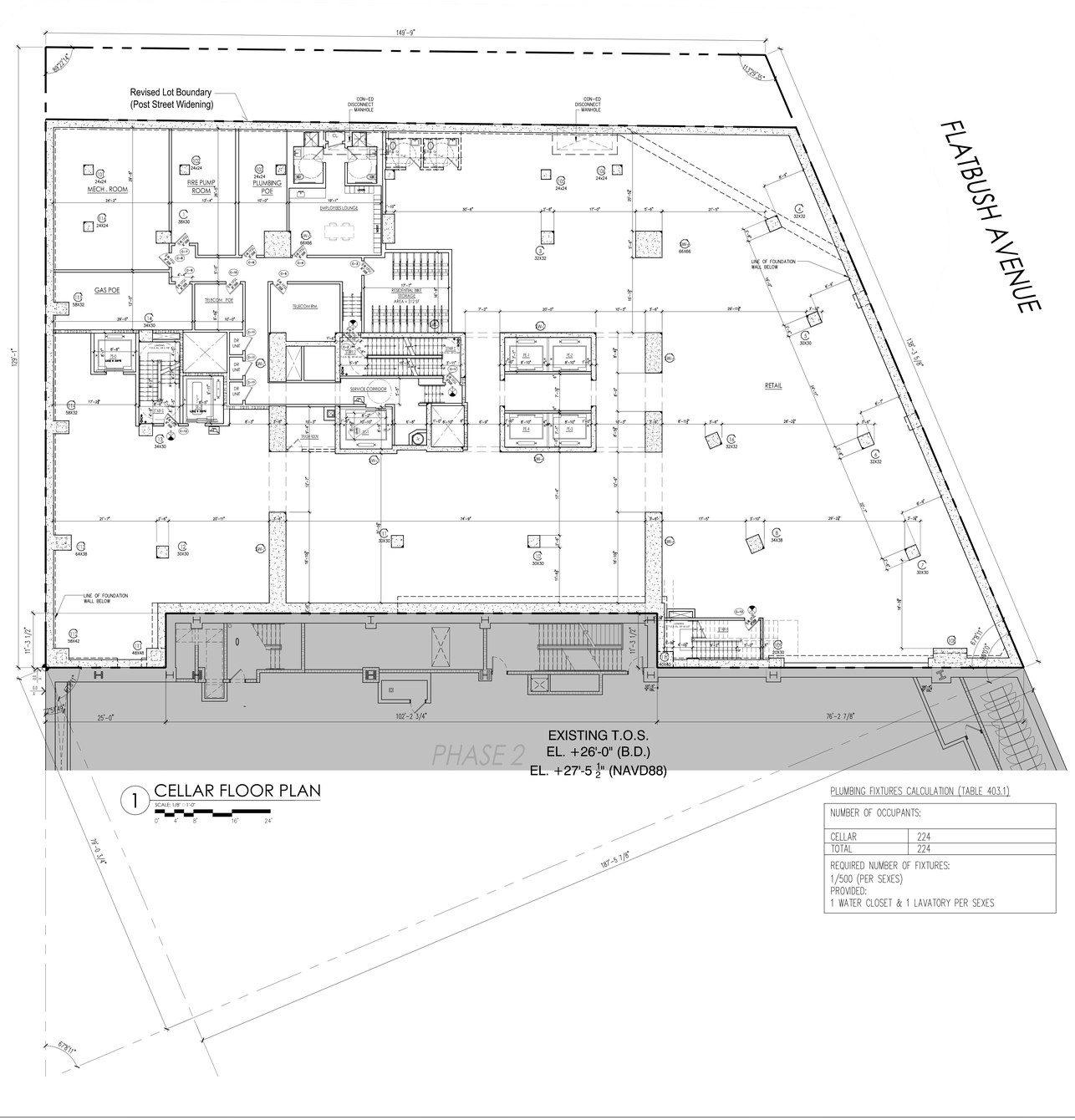
LEGEND:

- X — PARTITION TYPE
- W / Y — WINDOW TYPE
- XX — DOOR NUMBER

WILLOUGHBY STREET

GOLD STREET

FLATBUSH AVENUE



1 CELLAR FLOOR PLAN

SCALE: 1/8" = 1'-0"

0' 4' 8' 16' 24'

PLUMBING FIXTURES CALCULATION (TABLE 403.1)

NUMBER OF OCCUPANTS:	
CELLAR	224
TOTAL	224

REQUIRED NUMBER OF FIXTURES:
1/500 (PER SEXES)
PROVIDED:
1 WATER CLOSET & 1 LAVATORY PER SEXES

APPROVED
Under Directive 4 of 1975
Date: 03/23/2017
NYC Development Hub

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

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FAX: (212) 956-2226

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120 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

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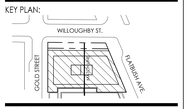
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NO. | DATE: | REVISION:

NORTH ARROW

KEY PLAN:



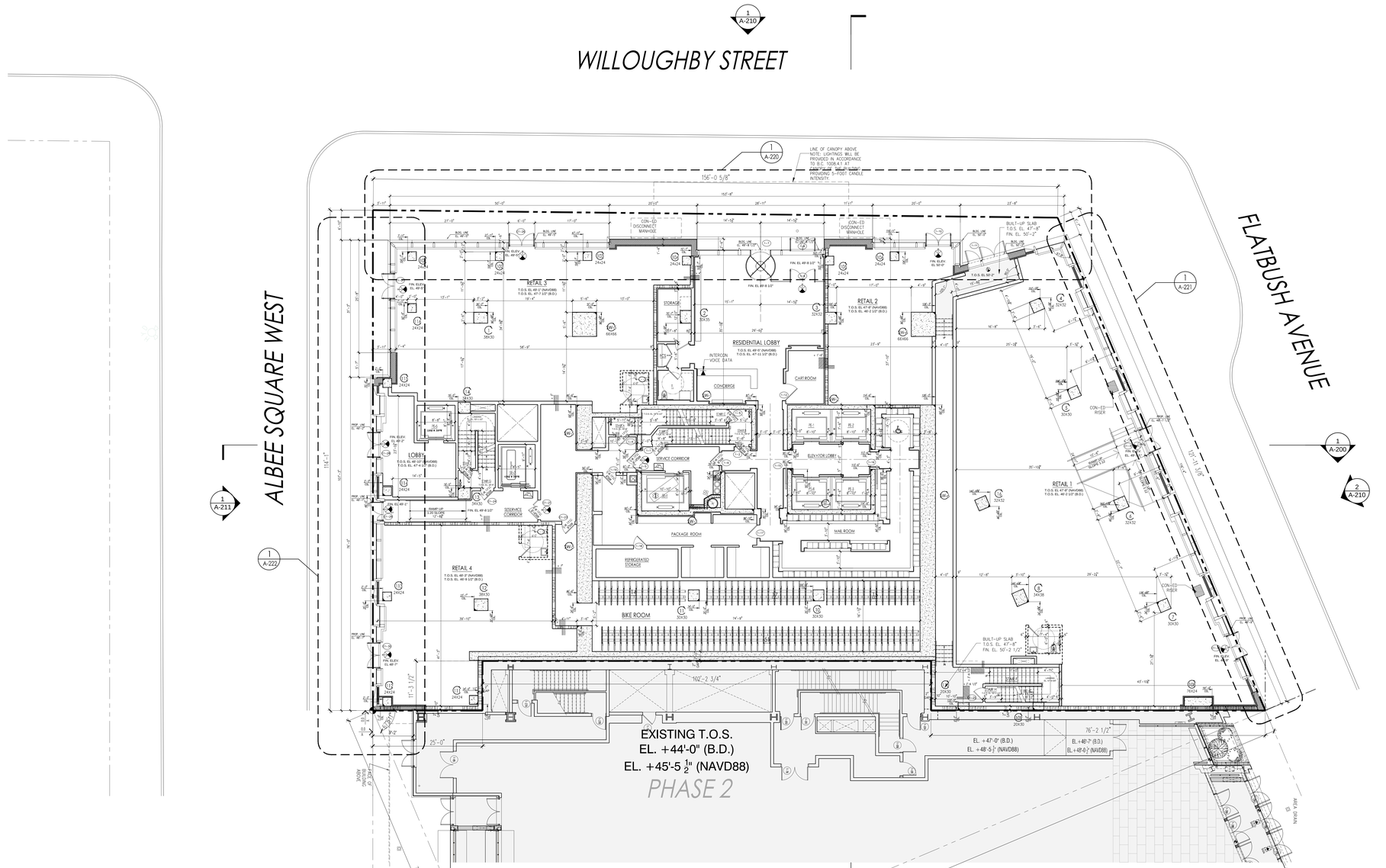
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
CELLAR FLOOR PLAN (CONSTRUCTION)

SEAL & SIGNATURE OF ARCHITECT

DATE:
PROJECT NO: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING NO: A-101.00
CADD FILE:

DEPT OF BUILDINGS 321970560 Job Number
B32634460320 Scan Code



1 GROUND FLOOR PLAN

SCALE: 1/8" - 1'-0"

0' 4' 8' 16' 24'

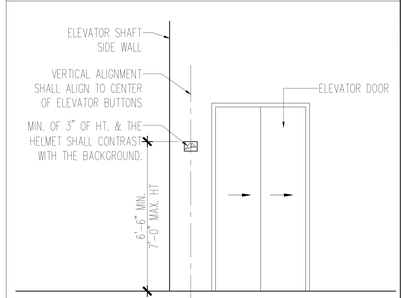
PLUMBING FIXTURES CALCULATION (TABLE 403.1)

NUMBER OF OCCUPANTS:	
GROUND FLOOR	
RETAIL 1	147
RETAIL 2	34
RETAIL 3	79
RETAIL 4	37
TOTAL	297

REQUIRED NUMBER OF FIXTURES:
1/500 (PER SEXES)
PROVIDED:
3 WATER CLOSET & 3 LAVATORY

LEGEND:

- X — PARTITION TYPE
- W X — WINDOW TYPE
- XX — DOOR NUMBER
- INTERCOM



2 FIRE SERVICE ACCESS ELEVATOR SYMBOL LOCATION

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

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KPF
Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
NEW YORK, NY 10036
TEL.: (212) 977-6500
FAX: (212) 956-2226

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New York, NY 10036
Tel (212) 246.9800

M E P ENGINEERS:
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NEW YORK, NY 10006
TEL.: (212) 354-5656
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LANDSCAPE ARCHITECT:
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	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

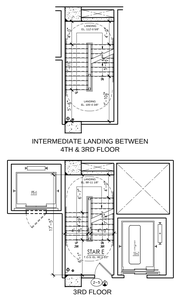
DRAWING TITLE:
GROUND FLOOR PLAN (CONSTRUCTION)

ClaireGomez
DocuSigned by:
APPROVED
Under Directive 1 of 1975
Date: 03/13/2017
NYC Development Hub

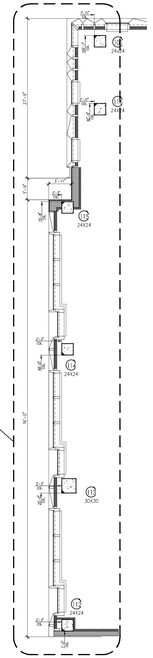
SEAL & SIGNATURE

DATE:	–
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-102.00
CADD FILE:	29 OF 79

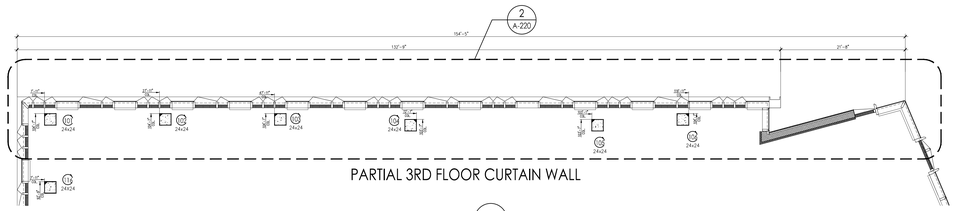
DEPT OF BLDGS 321370580 Job Number
B3B3B0B0B0 Scan Code



4 INTERMEDIATE LANDING
BETWEEN 2ND-3RD & 3RD-4TH FLOOR (STAIR E)



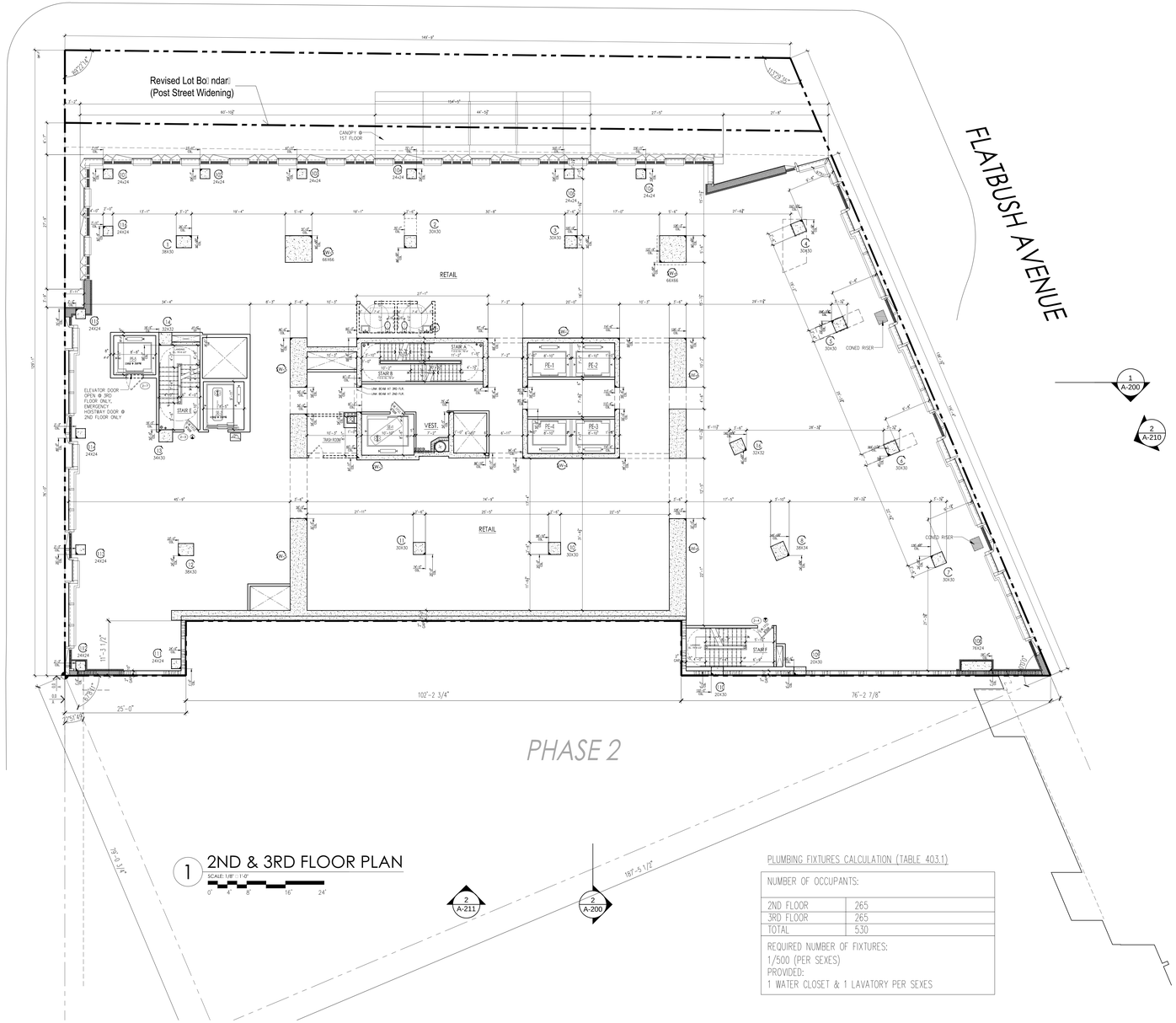
PARTIAL 3RD FLOOR CURTAIN WALL



WILLOUGHBY STREET

ALBEE SQUARE WEST

FLATBUSH AVENUE

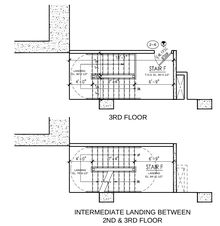


1 2ND & 3RD FLOOR PLAN
SCALE: 1/8" = 1'-0"
0' 4' 8' 16' 24'

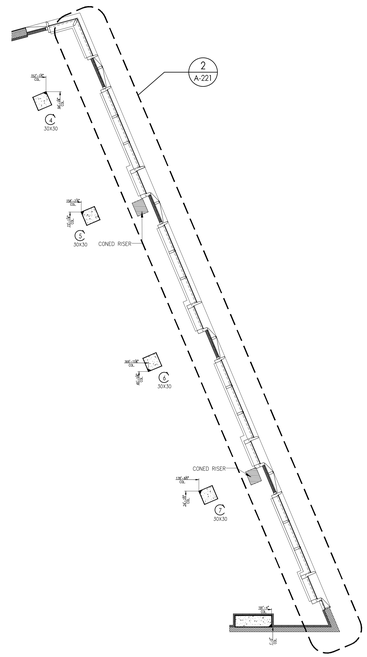
2 A-211 2 A-200

PLUMBING FIXTURES CALCULATION (TABLE 403.1)

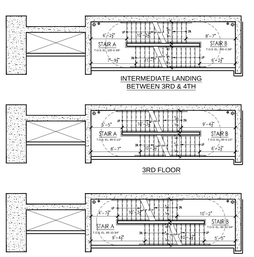
NUMBER OF OCCUPANTS:	
2ND FLOOR	265
3RD FLOOR	265
TOTAL	530
REQUIRED NUMBER OF FIXTURES: 1/500 (PER SEXES) PROVIDED: 1 WATER CLOSET & 1 LAVATORY PER SEXES	



3 INTERMEDIATE LANDING
BETWEEN 2ND & 3RD FLOOR (STAIR F)



PARTIAL 3RD FLOOR CURTAIN WALL



2 INTERMEDIATE LANDING
BETWEEN 2ND-3RD & 3RD-4TH FLOOR (STAIR A & B)

LEGEND:
- X — PARTITION TYPE
- W X — WINDOW TYPE
- XX — DOOR NUMBER

PROJECT:
CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
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FAX: (212) 979-8387

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FAX: (212) 956-2226

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M E P ENGINEERS:
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LANDSCAPE ARCHITECT:
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Katherine Newman Design International Limited
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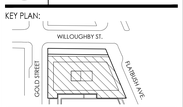
NO.	DATE:	REVISION:
1	09-14-16	DOB RESUBMISSION
2	06-08-16	DOB RESUBMISSION
3	05-02-16	DOB RESUBMISSION
4	04-18-16	DOB RESUBMISSION
5	03-29-16	DOB RESUBMISSION
6	01-25-16	DOB FILING
7	01-15-16	PDC SUBMISSION
8	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
2ND & 3RD FLOOR PLAN (CONSTRUCTION)

Clara Gomez
Licensed Architect
NYC Development Hub

SEAL & SIGNATURE OF ARCHITECT

DATE: —
PROJECT NO: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING NO: A-103.00
CAD FILE:

DEPT OF BUILDINGS 321970560 Job Number
B2B0194B0078 Scan Code

LEGEND:
- X — PARTITION TYPE
- W/X — WINDOW TYPE
- XX — DOOR NUMBER
- 2 HOUR FIRE RATED WALL

WILLOUGHBY STREET

GOLD STREET

FLATBUSH AVENUE

Revised Lot Boundary (Post Street Widening)

145'-9"

192'-1"

MECHANICAL ROOM

GENERATOR

STANDBY POWER ELECTRIC SWITCH BOARD ROOM

EMERGENCY SWITCHBOARD ROOM

VAULTS

CONED VAULT ELECTRICAL ROOM

ELECTRIC DISTRIBUTION ROOM

ELEVATOR CONTROL ROOM

SERVICE CORRIDOR

STAIR A

STAIR B

CLOSET

MECHANICAL ROOM (RETAIL)

PUMP ROOM (RESIDENTIAL)

F.F. ARC EQUIPMENT ROOM

EQUIPMENT ROOM

DEAD END +48'

102'-2 3/4"

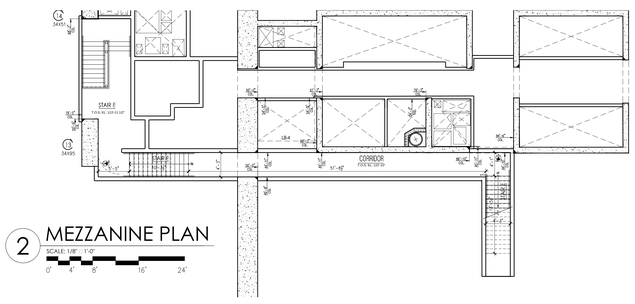
76'-2 7/8"

25'-0"

EXISTING T.O.S.
EL. +115'-0" (B.D.)
EL. +116'-5 1/2" (NAVD88)

PHASE 2

1 4TH FLOOR PLAN
T.O.S. EL. 113'-11 1/2"
SCALE: 1/8" = 1'-0"
0' 4' 8' 16' 24'



2 MEZZANINE PLAN
SCALE: 1/8" = 1'-0"
0' 4' 8' 16' 24'

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
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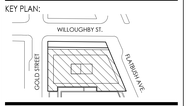
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
4TH FLOOR PLAN (CONSTRUCTION)

ClearComet
DIGITALLY APPROVED
Under Direction of #1975
Date: 03/30/2017
NYC Development Hub

SEAL & SIGNATURE:
MARIO TAMBURRINO
LICENSED ARCHITECT
STATE OF NEW YORK

DATE: –
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: A-104.00
CADD FILE:

DEPT OF BUILDINGS 321370580 Job Number
E3391458000 Scan Code

LEGEND:

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- W / Y — WINDOW TYPE
- XX — DOOR NUMBER

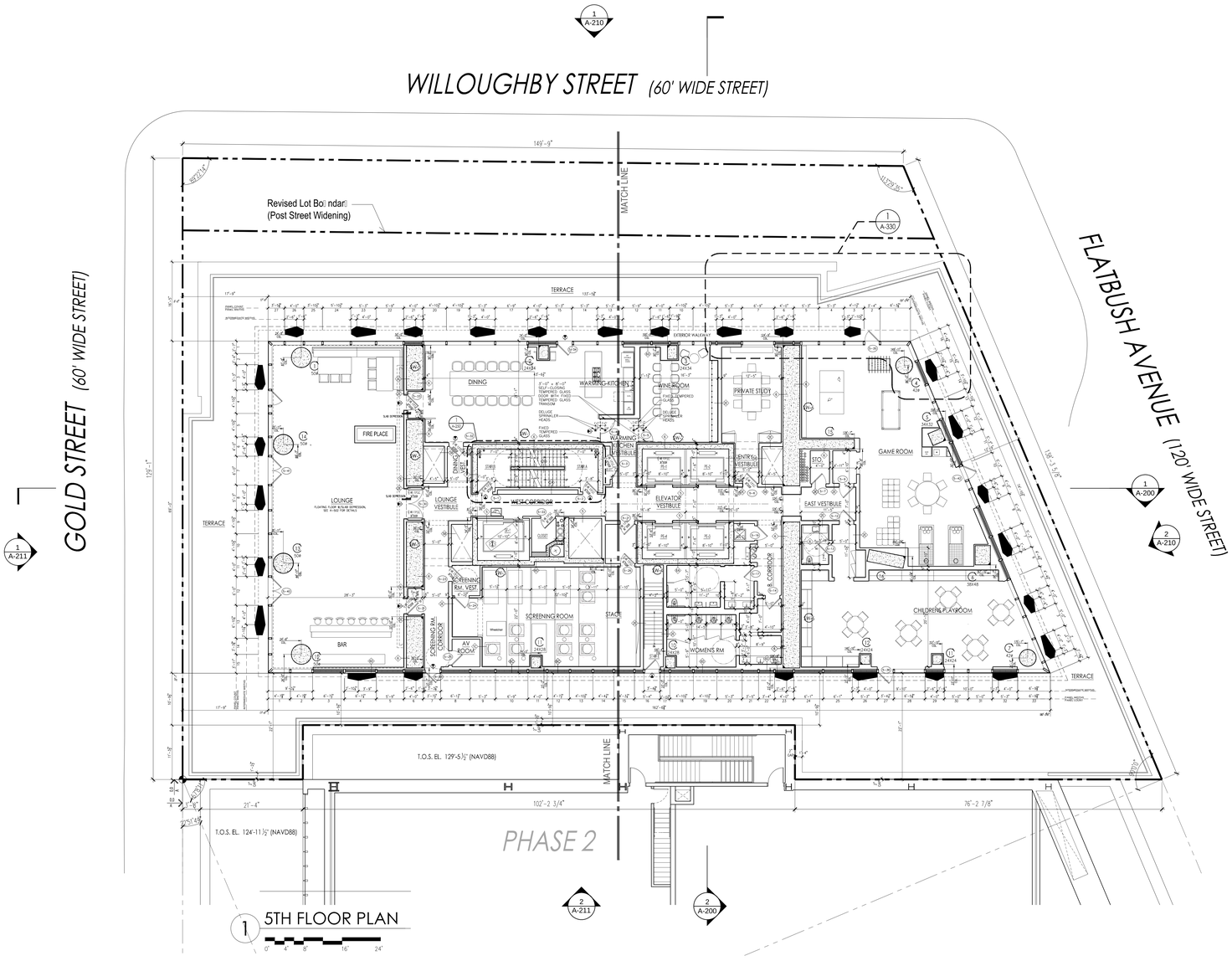
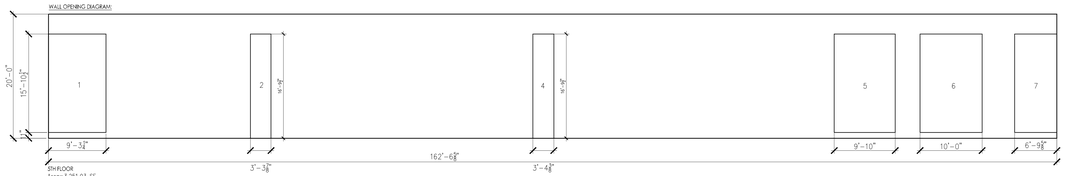


TABLE BC 705.8 & BB 2015-017.

MAXIMUM AREA OF EXTERIOR WALL OPENINGS BASED ON FIRE SEPARATION DISTANCE AND DEGREE OF OPENING PROTECTION

FIRE SEPARATION DISTANCE (IN FEET)	DEGREE OF OPENING PROTECTION	ALLOWABLE AREA
10' TO LESS THAN 15'	PROTECTED, UNPROTECTED, SPRINKLERED	45%
20' TO LESS THAN 25'	UNPROTECTED, SPRINKLERED	45%

SEE DIAGRAMS:



5TH FLOOR
Area= 3,251.03 SF
MAXIMUM AREA OF WALL OPENING AS PER BB 2015-017
3,251.03 SF X 45% = 1,462.96 SF
TOTAL OPENING PROVIDED:
682.25 SF (COMPLY)

ClarkGomez
APPROVED
Under Directive 4 of 1975
Date: 03/23/2017
NYC Development Hub

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
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NEW YORK, NY 10022

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1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
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FAX: (212) 979-8387

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TEL.: (212) 977-6500
FAX: (212) 956-2226

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Tel (212) 246.9800

M E P ENGINEERS:
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ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
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New York, NY 10271
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FACADE MAINTENANCE:
ENTEK ENGINEERING LLC
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166 Ames Street, Hackensack, NJ 07601
Ph. (201) 820-2801 Fax: (201) 820-2804

ELEVATOR:
vda
Delivering Vertical Transportation Solutions... Worldwide
Phone: 973-644-6220 Fax: 973-994-2939
e-mail: eng@vdausa.com
120 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

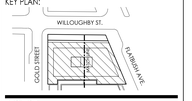
LIGHTING DESIGNER:
CoMoS
COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4488
FAX.: (212) 674-4025

INERIOR DESIGNER:
KATHERINE NEWMAN DESIGN
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.5675 F. 416.961.6491

No:	Date:	Revision:
	10-05-16	DOB RESUBMISSION
	09-14-16	DOB RESUBMISSION
	06-28-16	DOB RESUBMISSION
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



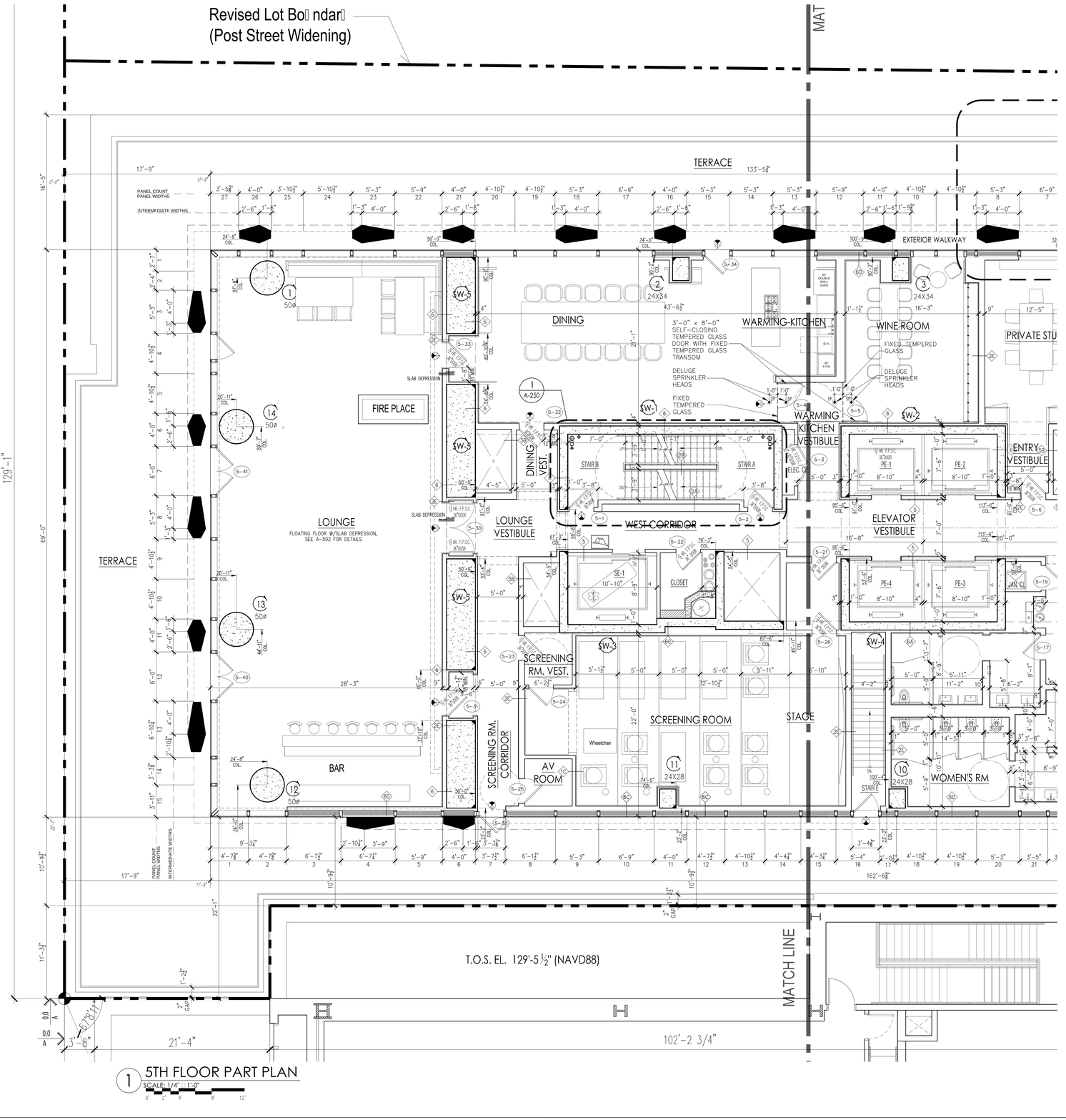
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
5TH FLOOR PLAN (CONSTRUCTION)

SEAL & SIGNATURE:
RICHARD MANNING SALVIA LICENSED ARCHITECT STATE OF NEW YORK

DATE: –
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No:
A-105.00
CADD FILE:

DEPT OF BLDGS 321978980 Job Number
B1000001694 Scan Code



LEGEND:

- PARTITION TYPE
- WINDOW TYPE
- DOOR NUMBER

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
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FAX: (212) 979-8387

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LANDSCAPE ARCHITECT:
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Katherine Newman Design International Limited
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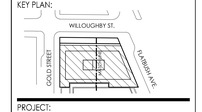
Toronto, ON M5R 1J2 Canada
T. 416.961.5675 F. 416.961.6491

No:	Date:	Revision:
	10-05-16	DOB RESUBMISSION
	09-14-16	DOB RESUBMISSION
	06-28-16	DOB RESUBMISSION
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION

NORTH ARROW

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

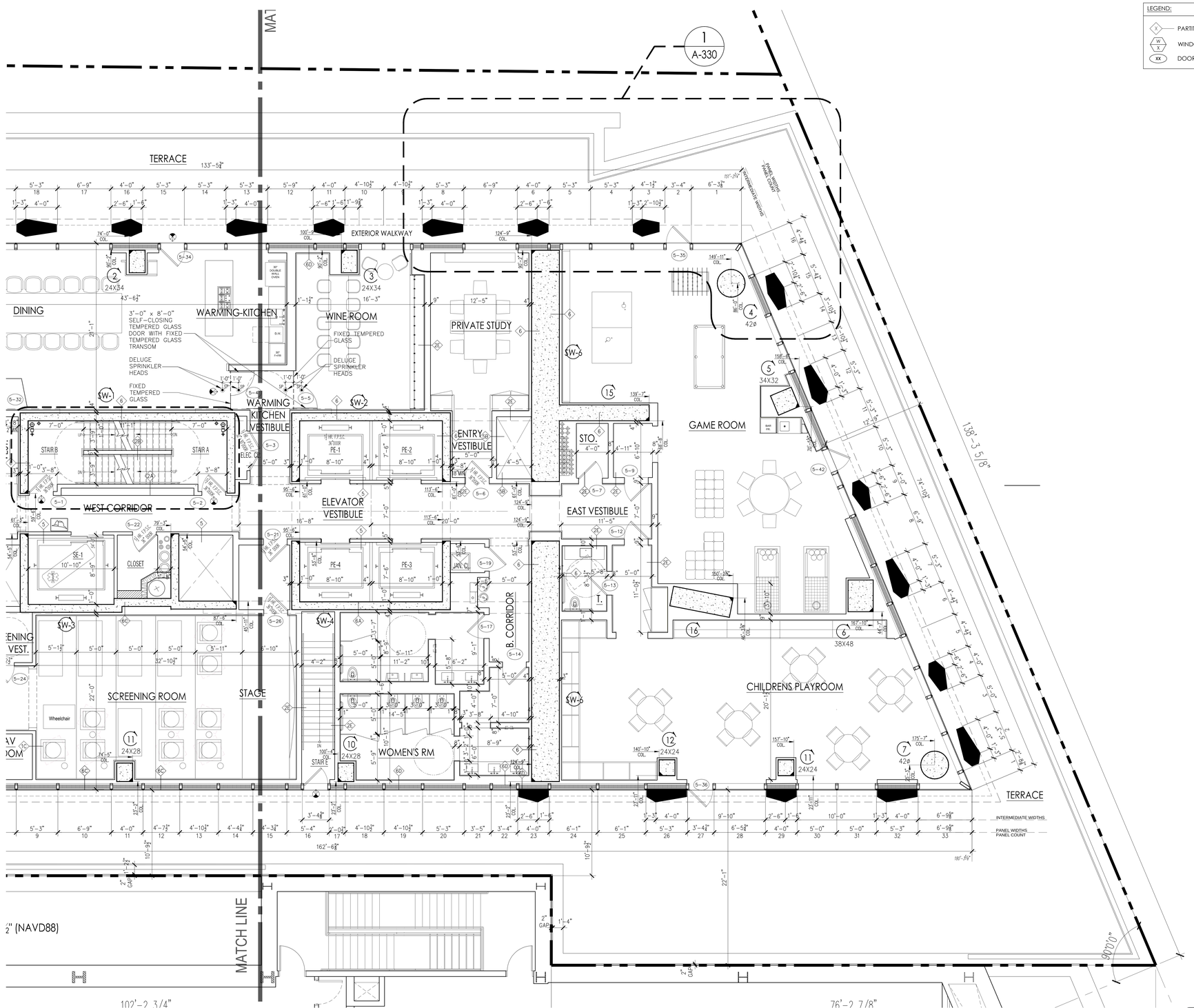
DRAWING TITLE:
5TH FLOOR PART PLAN (CONSTRUCTION)

Clara Gomez
Buildings Commissioner
APPROVED
Under Directive 1 of 1975
Date: 03/13/2017
NYC Development Hub

SEAL & SIGNATURE OF ARCHITECT
PAUL STEPHEN ARCHITECT
029139
STATE OF NEW YORK

DATE: --
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING NO: A-106.00
CADD FILE:

DEPT OF BUILDINGS 321370560 Job Number
B00670-R0M Scan Code



1 5TH FLOOR PART PLAN
SCALE: 1/4" = 1'-0"
0' 2' 4' 8' 12'

LEGEND:
- X — PARTITION TYPE
- W X — WINDOW TYPE
- XX — DOOR NUMBER

PROJECT:
CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:
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Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
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TEL.: (212) 977-6500
FAX: (212) 956-2226

STRUCTURAL ENGINEERS:
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Tel (212) 246.9800

M E P ENGINEERS:
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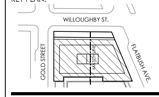
03	29-16	DOB RESUBMISSION
01	25-16	DOB FILING
01	15-16	PDC SUBMISSION

NORTH ARROW

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
5TH FLOOR PART PLAN (CONSTRUCTION)

Clare Gomez
APPROVED
Under Directive 1 of 1975
Date: 03/23/2017
NYC Development Hub

SEAL & SIGNATURE

DATE: –
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: A-107.00
CADD FILE:
34 OF 79

DEPT OF BUILDINGS 121870550 — Job Number — B00820629301 — Scan Code

LEGEND:
- X — PARTITION TYPE
- W X — WINDOW TYPE
- XX — DOOR NUMBER

SPINNING STUDIO
FLOATING FLOOR W/SLAB DEPRESSION, SEE A-502 FOR DETAILS

PILATES STUDIO
3'-0" X 8'-0" SELF-CLOSING TEMPERED GLASS DOOR WITH FIXED TEMPERED GLASS TRANSOM

CARDIO ROOM
FLOATING FLOOR W/SLAB DEPRESSION, SEE A-502 FOR DETAILS

CARDIO

OPEN TO BELOW

DELUGE SPRINKLER HEAD

3'-0" X 8'-0" SELF-CLOSING TEMPERED GLASS DOOR WITH FIXED TEMPERED GLASS TRANSOM

DECORATIVE GLASS PANELS

FIXED TEMPERED GLASS

WEST VESTIBULE

DELUGE SPRINKLER HEADS

WEST CORRIDOR

STAIR A

STAIR B

ELEVATOR LOCKER

ELEVATOR LOBBY

3'-0" X 8'-0" SELF-CLOSING TEMPERED GLASS DOOR WITH FIXED TEMPERED GLASS TRANSOM

GYM CENTRAL

FIXED TEMPERED GLASS

RECEPTION

DELUGE SPRINKLER HEADS

KEY LOCKER

STRETCHING

WEIGHTS

SLAB DEPRESSION

YOGA ENTRY VEST.

EAST HALL

SOUTH HALL

STORAGE

JAN.

MEN'S LOCKER VEST.

YOGA STUDIO W/ CLIMBING WALL
FLOATING FLOOR W/SLAB DEPRESSION, SEE A-502 FOR DETAILS

MEN'S LOCKER ROOM

WOMEN'S LOCKER ROOM

STORAGE

STAIR BULKHEAD
T.O.S. EL. 148'-7" (B.D.)
T.O.S. EL. 150'-0 1/2" (NAVD88)

PARAPET
EL. 154'-6" (NAVD88)

PARAPET
EL. 167'-2 1/2" (NAVD88)

ROOF OVER 5TH FLOOR
T.O.S. EL. 163'-3" (B.D.)
T.O.S. EL. 164'-8 1/2" (NAVD88)

PARAPET
EL. 167'-2 1/2" (NAVD88)

ROOF OVER 5TH FLOOR
T.O.S. EL. 163'-3" (B.D.)
T.O.S. EL. 164'-8 1/2" (NAVD88)

PHASE 2

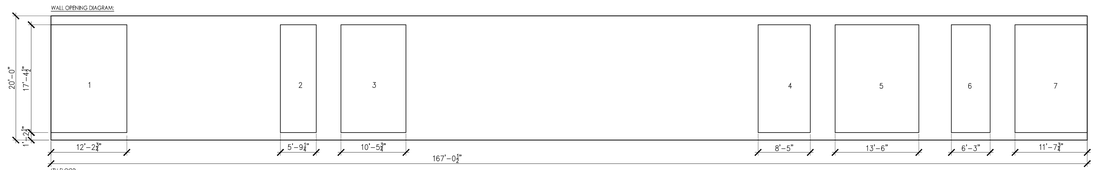
TABLE BC 705.8 & BB 2015-017:

MAXIMUM AREA OF EXTERIOR WALL OPENINGS BASED ON FIRE SEPARATION DISTANCE AND DEGREE OF OPENING PROTECTION

FIRE SEPARATION DISTANCE (IN FEET)	DEGREE OF OPENING PROTECTION	ALLOWABLE AREA
10' TO LESS THAN 15'	PROTECTED; UNPROTECTED, SPRINKLERED	45%
20' TO LESS THAN 25'	UNPROTECTED, SPRINKLERED	45%

SEE DIAGRAMS:

WALL OPENING DIAGRAM:



4TH FLOOR
Area=3,340.83 SF
MAXIMUM AREA OF WALL OPENING AS PER BB 2015-017
3,340.83 SF X 45% = 1,503.38 SF
TOTAL OPENING PROVIDED:
1,186.61 SF (COMPLY)

APPROVED
Under Directive 4 of 1975
Date: 03/23/2017
NYC Development Hub

PROJECT:
CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
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1359 BROADWAY, 14TH FLOOR
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M E P ENGINEERS:
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NO.	DATE:	Revision:
	10-05-16	DOB RESUBMISSION
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	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:
WILLOUGHBY ST.
GOLD STREET
FLATBUSH AVE.

PROJECT:
CITY POINT - PHASE 3

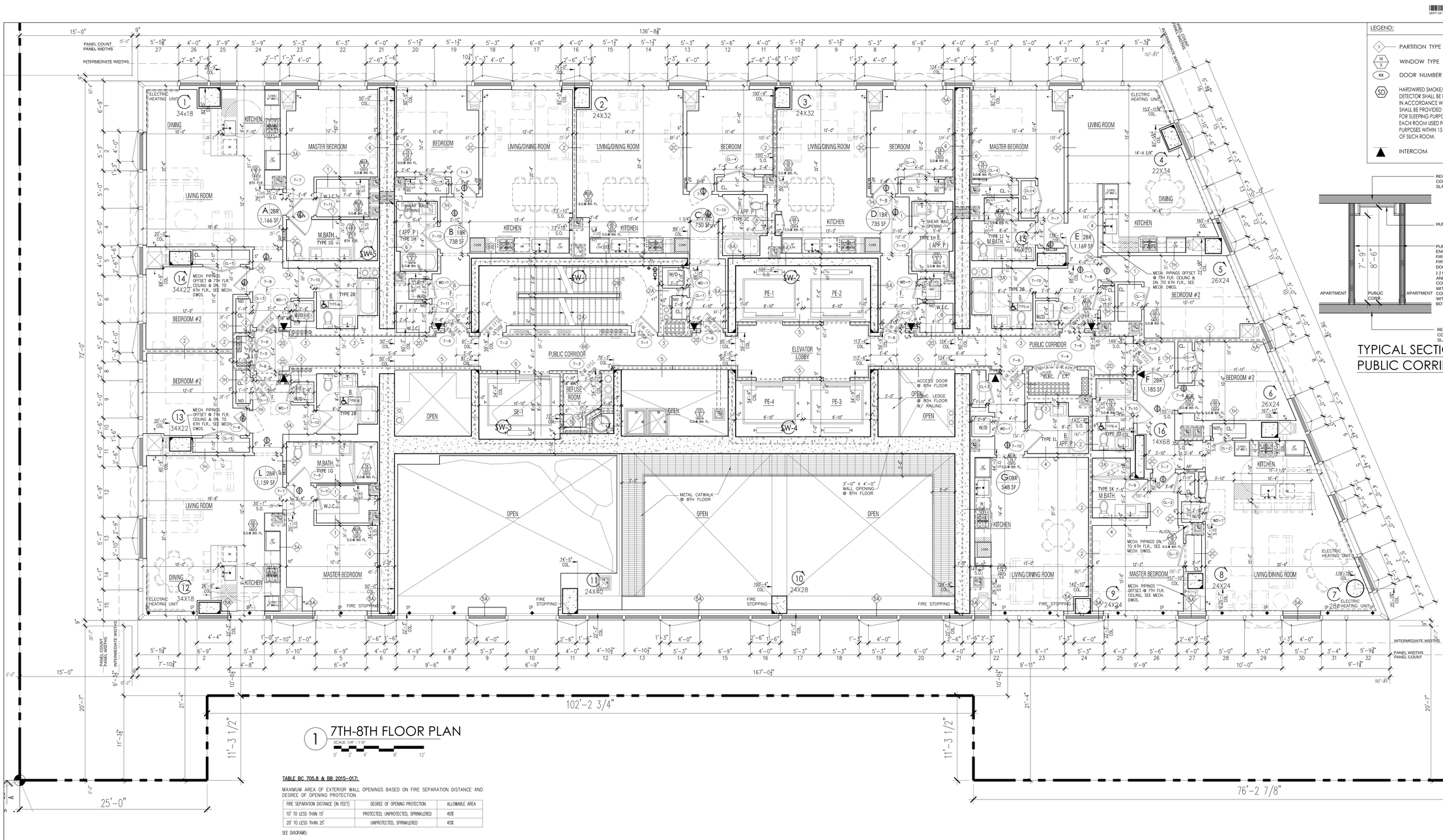
DRAWING TITLE:
6TH FLOOR PLAN (CONSTRUCTION)

SEAL & SIGNATURE OF ARCHITECT

DATE: —
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: A-108.00
CADD FILE:

35 OF 79

DEPT OF BUILDINGS 3015785865 Job Number
3015785865 Scan Code



1 7TH-8TH FLOOR PLAN

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

0 2 4 8 12'

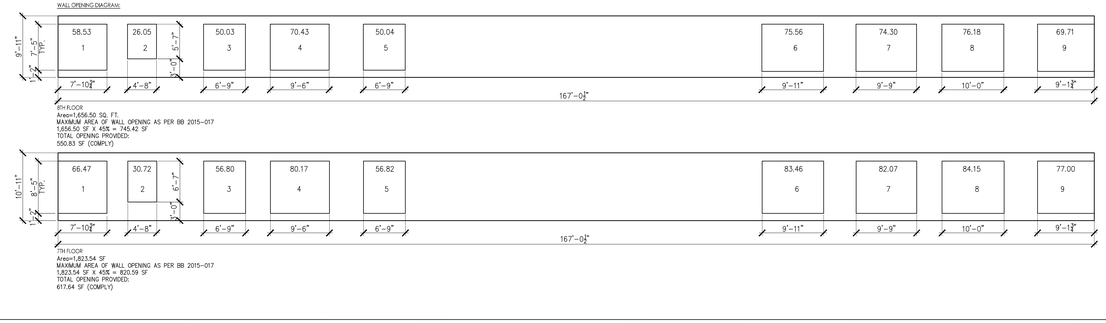
TABLE BC 705.8 & BB 2015–017:

MAXIMUM AREA OF EXTERIOR WALL OPENINGS BASED ON FIRE SEPARATION DISTANCE AND DEGREE OF OPENING PROTECTION

FIRE SEPARATION DISTANCE (IN FEET)	DEGREE OF OPENING PROTECTION	ALLOWABLE AREA
10' TO LESS THAN 15'	PROTECTED; UNPROTECTED, SPRINKLERED	45%
20' TO LESS THAN 25'	UNPROTECTED, SPRINKLERED	45%

SEE DIAGRAMS:

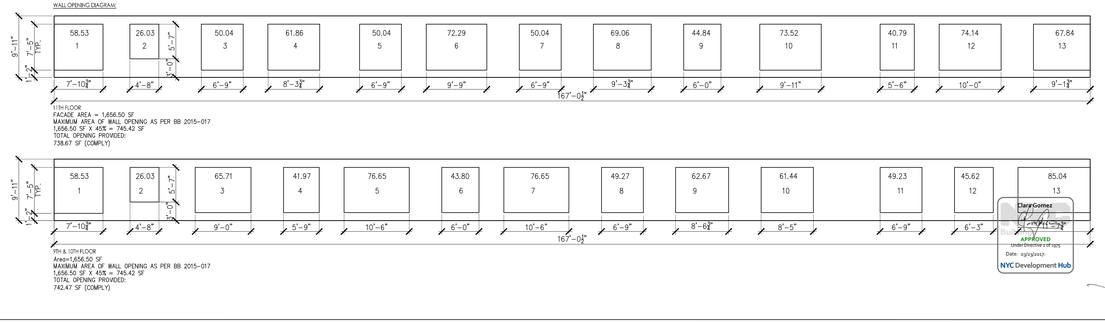
WALL OPENING DIAGRAM:



7TH FLOOR
Area=1,656.50 SQ. FT.
MAXIMUM AREA OF WALL OPENING AS PER BB 2015–017
1,656.50 SF X 45% = 745.42 SF
TOTAL OPENING PROVIDED:
550.83 SF (COMPLY)

8TH FLOOR
Area=1,823.54 SF
MAXIMUM AREA OF WALL OPENING AS PER BB 2015–017
1,823.54 SF X 45% = 820.59 SF
TOTAL OPENING PROVIDED:
617.64 SF (COMPLY)

WALL OPENING DIAGRAM:



11TH FLOOR
FACADE AREA = 1,656.50 SF
MAXIMUM AREA OF WALL OPENING AS PER BB 2015–017
1,656.50 SF X 45% = 745.42 SF
TOTAL OPENING PROVIDED:
738.67 SF (COMPLY)

9TH & 10TH FLOOR
Area=1,656.50 SF
MAXIMUM AREA OF WALL OPENING AS PER BB 2015–017
1,656.50 SF X 45% = 745.42 SF
TOTAL OPENING PROVIDED:
742.47 SF (COMPLY)

Clara Gomez
APPROVED
Under Director's of 1975
Date: 03/03/2017
NYC Development Hub

LEGEND:

- X — PARTITION TYPE
- W / X — WINDOW TYPE
- XX — DOOR NUMBER
- SD — HARDWIRED SMOKE/CARBON MONOXIDE DETECTOR SHALL BE PROVIDED & INSTALLED IN ACCORDANCE WITH BC 907. DETECTOR SHALL BE PROVIDED IN EACH ROOM USED FOR SLEEPING PURPOSES & OUTSIDE OF EACH ROOM USED FOR SLEEPING PURPOSES WITHIN 15 FEET FROM THE DOOR OF SUCH ROOM.
- ▲ — INTERCOM

TYPICAL SECTION- PUBLIC CORRIDOR

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
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1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
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FAX: (212) 979-8387

DESIGN ARCHITECT:
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Kohn Pedersen Fox Associates PC
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GEOTECHNICAL ENGINEER:
LANGAN
Langan Engineering, Environmental Sc nec ing and Landscape Architect re, D.P.C.
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PARSIPPANY, NJ 07054-2172
TEL.: (973) 560-4900
FAX.: (973) 560-4901

No.:	Date:	Revision:
	09-14-16	DOB RESUBMISSION
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	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:

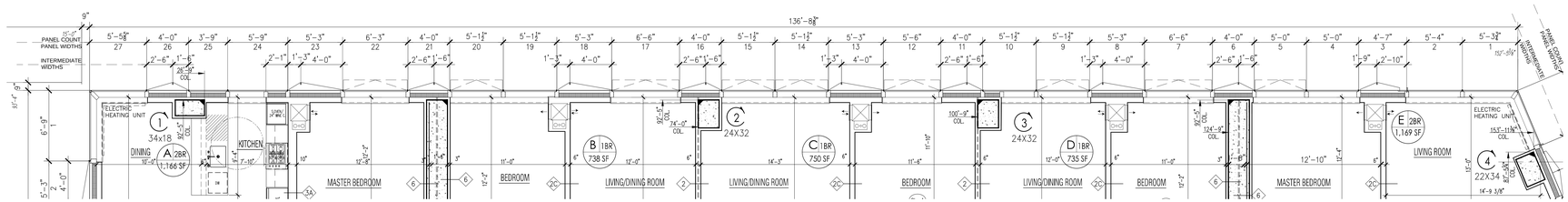
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
7TH - 8TH FLOOR PLAN - LOWRISE (CONSTRUCTION)

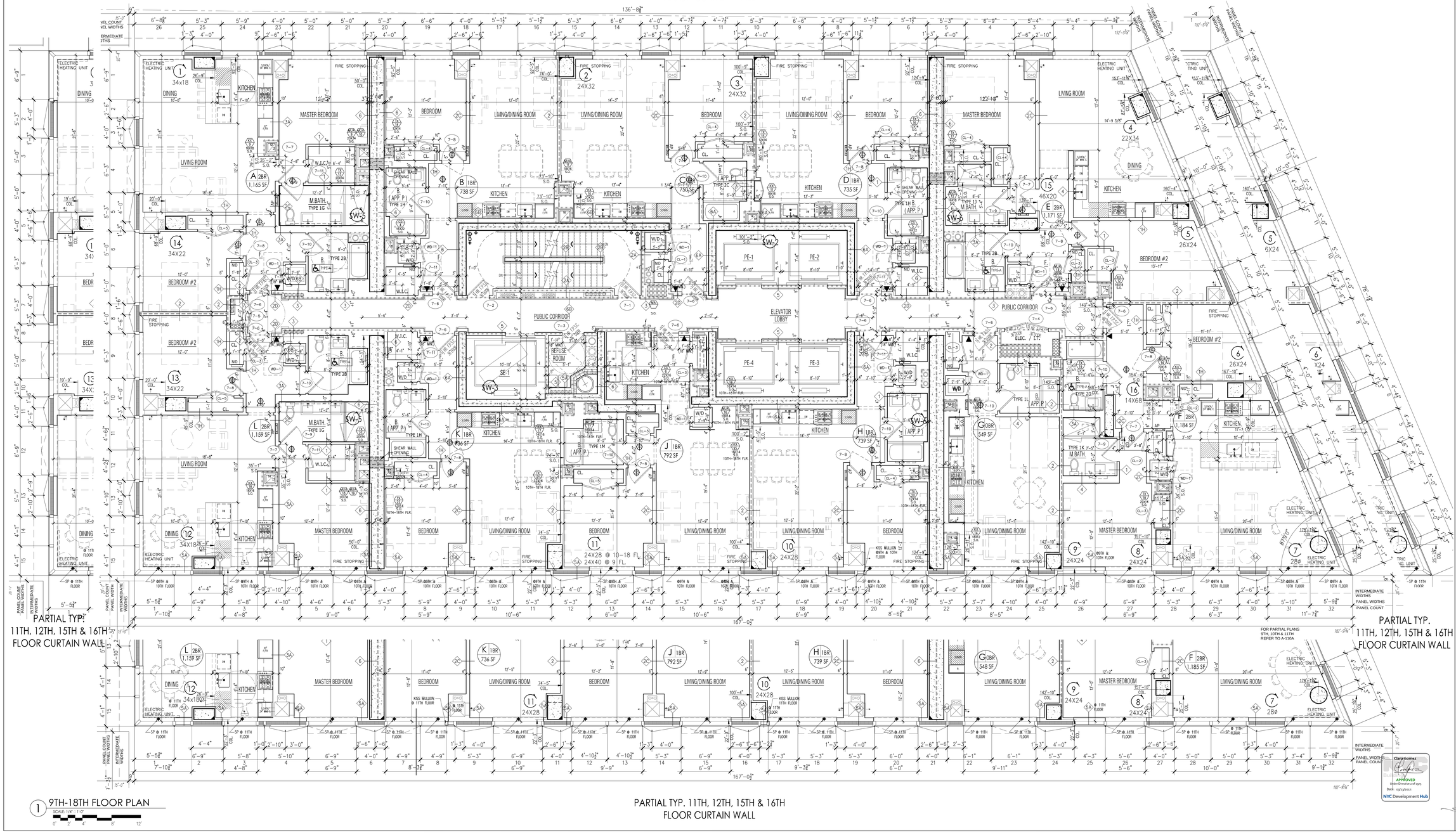
SEAL & SIGNATURE OF ARCHITECT

DATE:	
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-109.00
CADD FILE:	36 OF 79

DEPT OF BUILDINGS 321370580 Job Number
B320260626006 Scan Code



PARTIAL TYP. 11TH, 12TH, 15TH & 16TH
FLOOR CURTAIN WALL



PARTIAL TYP.
11TH, 12TH, 15TH & 16TH
FLOOR CURTAIN WALL

PARTIAL TYP.
11TH, 12TH, 15TH & 16TH
FLOOR CURTAIN WALL

FOR PARTIAL PLANS
9TH, 10TH & 11TH
REFER TO A-110A

1 9TH-18TH FLOOR PLAN
SCALE: 1/4" : 1'-0"
0' 2' 4' 8' 12'

PARTIAL TYP. 11TH, 12TH, 15TH & 16TH
FLOOR CURTAIN WALL

LEGEND:

- X — PARTITION TYPE
- W / X — WINDOW TYPE
- XX — DOOR NUMBER
- SD — HARDWIRED SMOKE/CARBON MONOXIDE DETECTOR SHALL BE PROVIDED & INSTALLED IN ACCORDANCE WITH BC 907. DETECTOR SHALL BE PROVIDED IN EACH ROOM USED FOR SLEEPING PURPOSES & OUTSIDE OF EACH ROOM USED FOR SLEEPING PURPOSES WITHIN 15 FEET FROM THE DOOR OF SUCH ROOM.
- INTERCOM

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:
KPF
Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
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TEL.: (212) 977-6500
FAX: (212) 956-2226

STRUCTURAL ENGINEERS:
McNAMARA . SALVIA
62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246.7800

M E P ENGINEERS:
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ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

LANDSCAPE ARCHITECT:
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Phone: 973-644-6220 · Fax: 973-994-2939
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East Hanover, NJ 07936

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137 EAST 25TH STREET, 11TH FLOOR
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TEL.: (212) 674-4488
FAX.: (212) 674-4025

INERIOR DESIGNER:
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Katherine Newman Design International Limited
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PARSIPPANY, NJ 07054-2172
TEL.: (973) 560-4900
FAX.: (973) 560-4901

NO	DATE	REVISION
	09-14-16	DOB RESUBMISSION
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

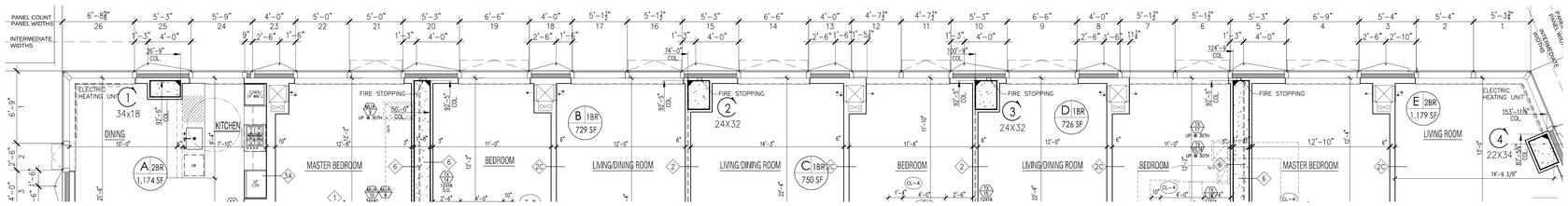
DRAWING TITLE:
9TH - 18TH FLOOR PLAN - LOWRISE (CONSTRUCTION)

ClaraGomez
APPROVED
Under Directive 7 of 1975
Date: 09/29/2017
NYC Development Hub

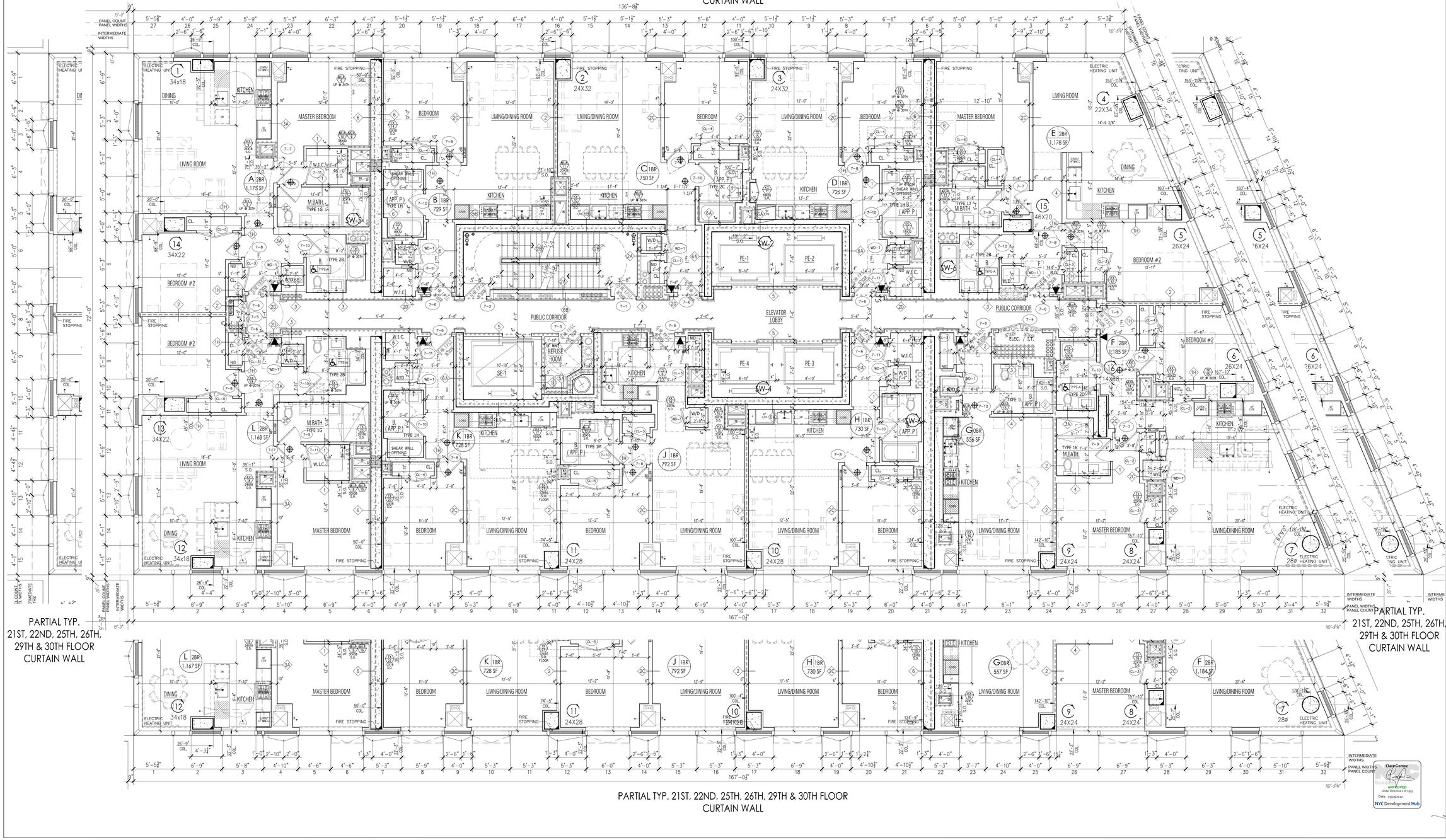
SEAL & SIGNATURE OF ARCHITECT
REGISTERED ARCHITECT
STATE OF NEW YORK
No. 026129

DATE: –
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: A-110.00
CAD REF.:

DEPT OF BUILDINGS 321870580 — Job Number — 3050134149 — Scan Code



PARTIAL TYP. 21ST, 22ND, 25TH, 26TH, 29TH & 30TH FLOOR CURTAIN WALL



PARTIAL TYP. 21ST, 22ND, 25TH, 26TH, 29TH & 30TH FLOOR CURTAIN WALL

PARTIAL TYP. 21ST, 22ND, 25TH, 26TH, 29TH & 30TH FLOOR CURTAIN WALL

LEGEND:

- X — PARTITION TYPE
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- ▲ — INTERCOM

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:

SLCE*Architects, LLP*

1359 BROADWAY, 14TH FLOOR
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09-14-16	DOB RESUBMISSION	
06-08-16	DOB RESUBMISSION	
05-02-16	DOB RESUBMISSION	
04-18-16	DOB RESUBMISSION	
03-29-16	DOB RESUBMISSION	
01-29-16	DOB FILING	
01-15-16	PDC SUBMISSION	
12-21-15	100% SCHEMATIC DESIGN	
NO:	DATE:	Revision:

NORTH ARROW

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

19TH - 30TH FLOOR PLAN - LOWRISE (CONSTRUCTION)

SEAL & SIGNATURE ARCHITECT

CLARA GOMEZ
LICENSED ARCHITECT
STATE OF NEW YORK
029129

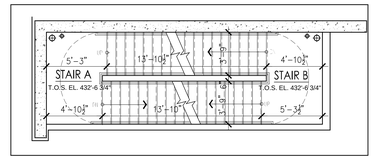
ClaraGomez
Digitally signed by ClaraGomez
DN: cn=ClaraGomez, o=SLCE Architects, ou=Principal, email=cgomez@slcearch.com, c=US
Date: 2016.09.09 15:58:39 -04'00'

APPROVED
Under Directive 4 of 1975
Date: 09/09/2016
NYC Development Hub

DATE:	
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-111.00
CADD FILE :	

38 OF 79

DEPT OF BUILDINGS 321370980 Job Number
B321324824(01) Scan Code



2 INTERMEDIATE LANDING
BETWEEN 31ST & 32ND FLOOR (STAIR A & B)

LEGEND:
- X — PARTITION TYPE
- W / Y — WINDOW TYPE
- XX — DOOR NUMBER

1 31ST FLOOR PLAN (T.O.S. EL. + 421'-3")
SCALE: 1/4" = 1'-0"
0' 2' 4' 8' 12'

PROPERTY LINE

PROJECT:
CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
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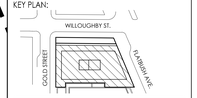
No:	Date:	Revision:
	09-14-16	DOB RESUBMISSION
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
31ST FLOOR
PLAN (CONSTRUCTION)

ClaraGomez
APPROVED
Under Directive 6 of 1975
Date: 03/02/2017
NYC Development Hub

SEAL & SIGNATURE

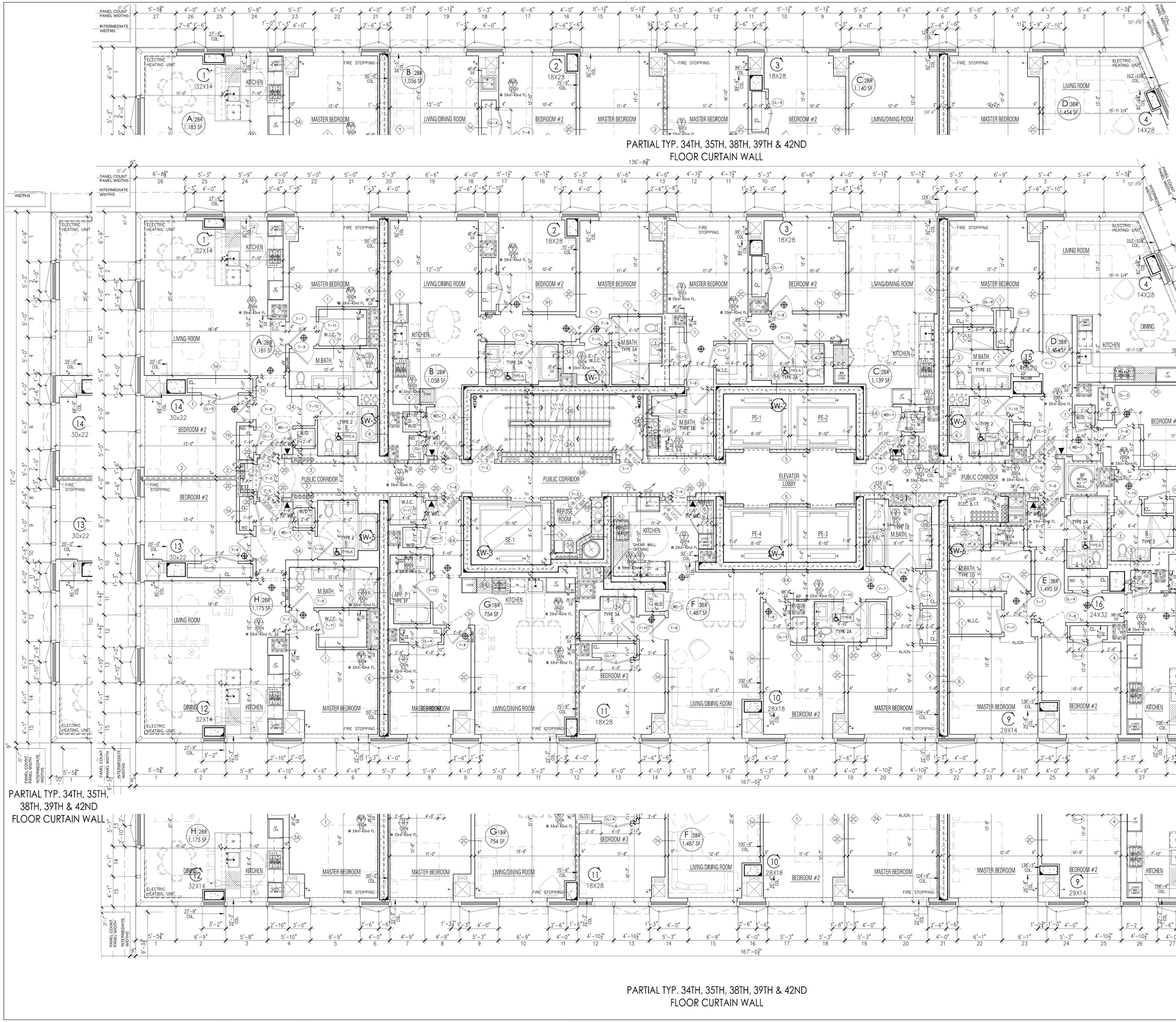
DATE:	–
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-112.00
CADD FILE:	

39 OF 79

DEPT OF BUILDINGS 321370500 Job Number

B3513 Scan Code

PARTIAL TYP. 34TH, 35TH, 38TH, 39TH & 42ND FLOOR CURTAIN WALL



PARTIAL TYP. 34TH, 35TH, 38TH, 39TH & 42ND FLOOR CURTAIN WALL

PARTIAL TYP. 34TH, 35TH, 38TH, 39TH & 42ND FLOOR CURTAIN WALL

PARTIAL TYP. 34TH, 35TH, 38TH, 39TH & 42ND FLOOR CURTAIN WALL

LEGEND:

- X — PARTITION TYPE
- W / X — WINDOW TYPE
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- INTERCOM

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:

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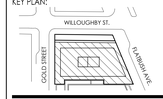
FAX.: (973) 560-4901

No:	Date:	Revision:
	09-14-16	DOB RESUBMISSION
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

32ND-42ND FLOOR PLAN - HIGH RISE (CONSTRUCTION)

Clare Gomez — Building Code Compliance — APPROVED Under Directive 14 of 1975 — Date: 03/23/2017 — NYC Development Hub

SEAL & SIGNATURE OF ARCHITECT

DATE:	–
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-113.00
CADD FILE:	40 OF 79

DEPT OF BLDGS 321370560 Job Number
B2B2421B0006 Scan Code

LEGEND:

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- INTERCOM

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
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FAX: (212) 979-8387

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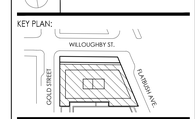
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
43RD-50TH FLOOR PLAN - HIGH RISE (CONSTRUCTION)

Clara Gomez
APPROVED
Under Directive 3 of 1975
Date: 02/12/2013
NYC Development Hub

SEAL & SIGNATURE OF ARCHITECT
REGISTERED ARCHITECT CLARA GOMEZ 029109 STATE OF NEW YORK

DATE:	—
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-114.00
CADD FILE :	41 OF 79

DEPT OF BUILDINGS 321970980 Job Number
B2000800210 Scan Code

PARTIAL TYP. 52ND-53RD & 56TH FLOOR
CURTAIN WALL

PARTIAL TYP. 52ND-53RD & 56TH FLOOR
CURTAIN WALL

PARTIAL TYP. 52ND-53RD & 56TH FLOOR
CURTAIN WALL

PARTIAL TYP. 52ND-53RD & 56TH FLOOR
CURTAIN WALL

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NEW YORK, NY 10022

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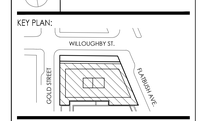
FAX.: (973) 560-4901

No:	Date:	Revision:
	09-14-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
1	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
51ST-56TH FLOOR PLAN - HIGH RISE (CONSTRUCTION)

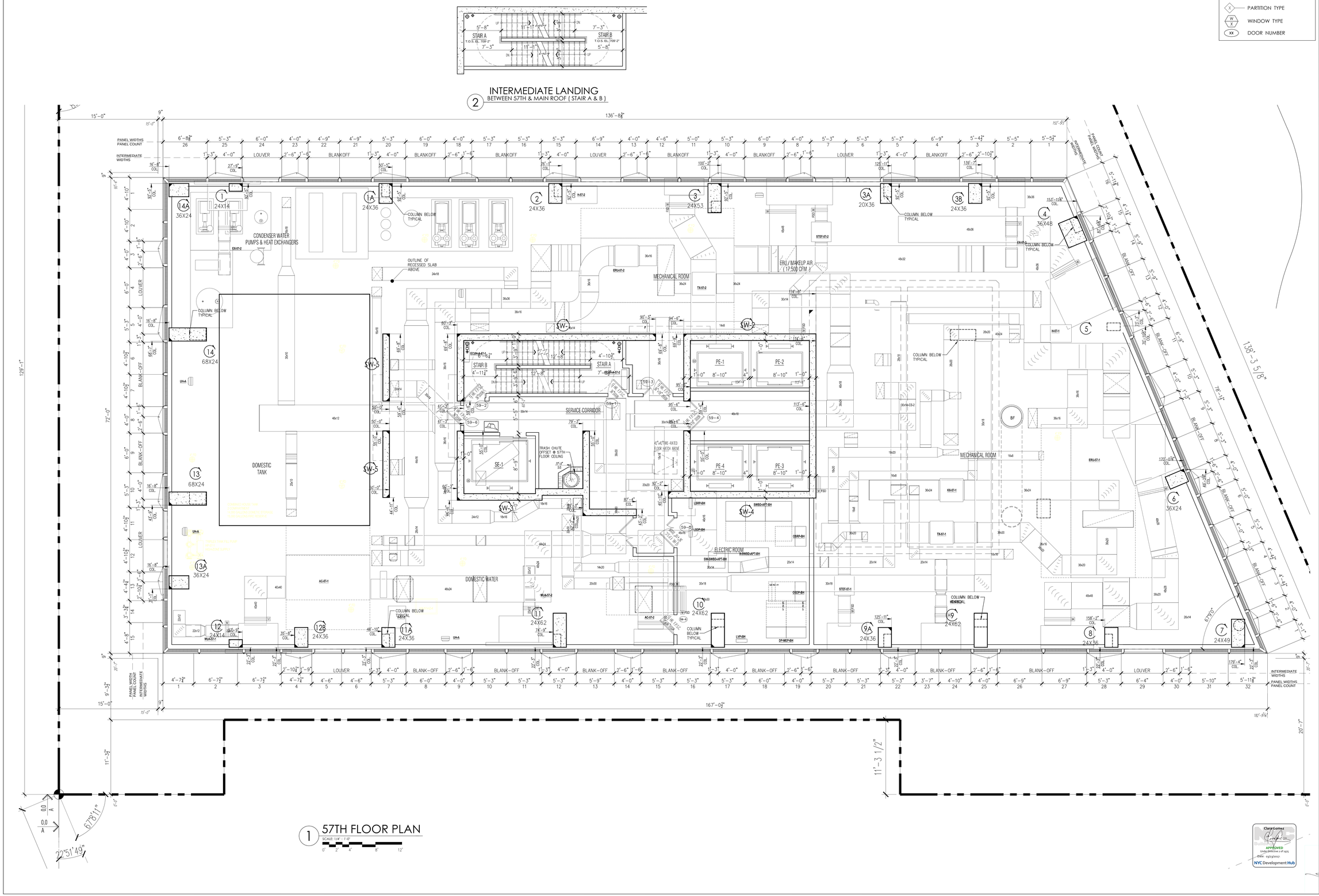
ClearComet
APPROVED
Under Directive 4 of 1975
Date: 03/23/2017
NYC Development Hub

SEAL & SIGNATURE OF ARCHITECT

DATE:	--
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-115.00
CADD FILE:	

42 OF 79

DEPT OF BUILDINGS 321370580 Job Number
321743337740 Scan Code



1 57TH FLOOR PLAN
SCALE: 1/4" = 1'-0"

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:
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Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
NEW YORK, NY 10036
TEL.: (212) 977-6500
FAX: (212) 956-2226

STRUCTURAL ENGINEERS:
McNAMARA . SALVIA
62 West 45th Street, 11th Floor
NEW YORK, NY 10036
TEL.: (212) 246.9800

M E P ENGINEERS:
AKF
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

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166 Ames Street, Hackensack, NJ 07601
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Delivering Vertical Transportation Solutions... Worldwide
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East Hanover, NJ 07936

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COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
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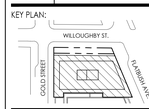
FAX.: (212) 674-4025

INERIOR DESIGNER:
KATHERINE NEWMAN DESIGN
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.5675 F. 416.961.6491

No:	Date:	Revision:
09-14-16	DOB RESUBMISSION	
06-08-16	DOB RESUBMISSION	
05-02-16	DOB RESUBMISSION	
04-18-16	DOB RESUBMISSION	
03-29-16	DOB RESUBMISSION	
01-25-16	DOB FILING	
01-15-16	PDC SUBMISSION	
12-21-15	100% SCHEMATIC DESIGN	

NORTH ARROW

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
57TH FLOOR PLAN (CONSTRUCTION)

ClearComet
APPROVED
Unless Defective # of 1975
Date: 03/23/2017
NYC Development Hub

SEAL & SIGNATURE OF ARCHITECT
MARIO TAMBURRI
LICENSED ARCHITECT
No. 029128
STATE OF NEW YORK

DATE: –
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No:
A-116.00
CADD FILE:

DEPT OF BLDGS 321970580 Job Number
B1000950222 Sheet Code

Revised Lot Boundary
(Post Street Widening)

S89°22'14"E

LEGEND:
- X — PARTITION TYPE
- W / Y — WINDOW TYPE
- XX — DOOR NUMBER

136'-6½"

PANEL WIDTHS / PANEL COUNT
INTERMEDIATE WIDTHS

5'-5⅝" 27 | 4'-0" 26 | 3'-9" 25 | 5'-9" 24 | 5'-3" 23 | 6'-3" 22 | 4'-0" 21 | 5'-1½" 20 | 5'-1½" 19 | 5'-3" 18 | 6'-6" 17 | 4'-0" 16 | 5'-1½" 15 | 5'-1½" 14 | 5'-3" 13 | 5'-6" 12 | 4'-0" 11 | 5'-1½" 10 | 5'-1½" 9 | 5'-3" 8 | 6'-6" 7 | 4'-0" 6 | 5'-0" 5 | 5'-0" 4 | 4'-7" 3 | 5'-4" 2 | 5'-3¾" 1

2'-6" 1'-6" | 1'-3" 4'-0" | 2'-6" 1'-6" | 1'-3" 4'-0" | 2'-6" 1'-6" | 1'-3" 4'-0" | 2'-6" 1'-6" | 1'-9" 2'-10"

14A 24X24 | 1A 30X30 | 2 30X30 | 3 30X30 | 3A 30X30 | 3B 24X24 | 4 30X30 | 5 30X30 | 6 30X30 | 7 30X30 | 8 34X32 | 9 34X32 | 9A 34X32 | 10 34X32 | 11 34X32 | 11A 34X32 | 12B 24X24 | 13A 30X30 | 13 30X30 | 14 30X30

8" THK. CONC. PARAPET

COLUMN BELOW TYPICAL

42" HIGH GLASS RAILING WITH S.S. CAP

COLUMN BELOW NEW COLUMN

GUARD RAIL

3'-0" MIN. CLEAR ZONE AROUND TRACK 53'-3"

VEST.

STEEL LADDER

STAIR B | STAIR A

SERVICE CORRIDOR

COOLING TOWER PIT

SHEAR WALL BELOW TYPICAL
T.O.S. EL. 713'-2"

MAIN ROOF
T.O.S. EL. 718'-2"

ELEVATOR MACHINE ROOM

ELEVATOR MACHINE ROOM
T.O.S. EL. 723'-6"
14'-3½"

FLOOR HATCH ROOM

SLOSH TANK (14' HIGH)
T.O.S. EL. 715'-9"

DRAIN LEADER & SPASH BLOCK (TYP)

BF

72'-0"

167'-0⅞"

1 A-370

1 A-451 A-452

1 MAIN ROOF PLAN
SCALE: 1/16" = 1'-0"
0' 2' 4' 8' 12'

67°31'11"

APPROVED
Under Directive 1 of 1975
Date: 09/09/2022
NYC Development Hub

PROJECT:
CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:
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62 West 45th Street, 11th Floor
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Tel (212) 246.9800

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ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

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www.mnlandscape.com

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East Hanover, NJ 07936

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FAX.: (212) 674-4025

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Katherine Newman Design International Limited
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No	Date:	Revision:
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:
WILLOUGHBY ST. | COLD STREET | FLATBUSH AVE.

PROJECT:
CITY POINT - PHASE 3

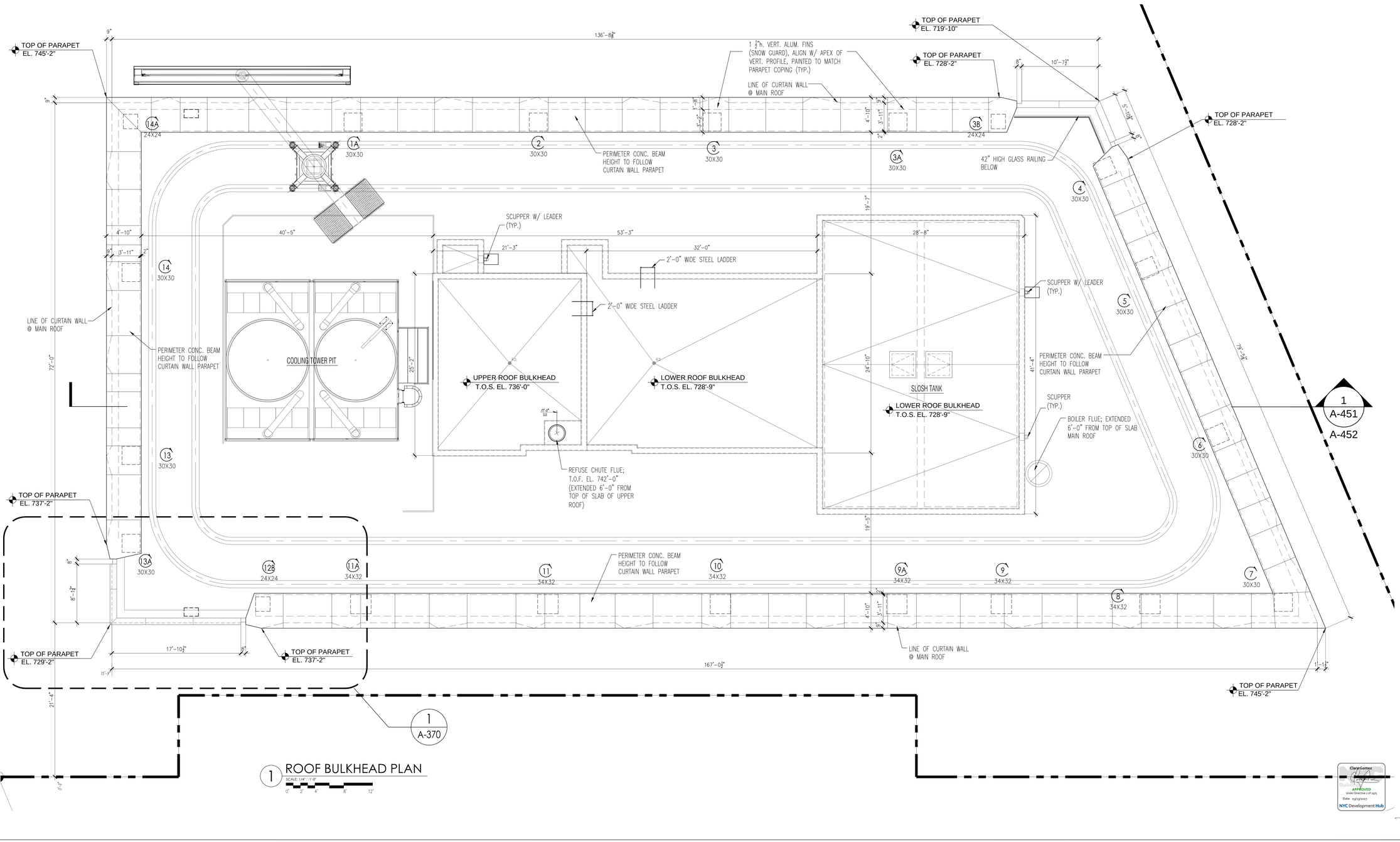
DRAWING TITLE:
MAIN ROOF PLAN (CONSTRUCTION)

SEAL & SIGNATURE OF ARCHITECT
REGISTERED ARCHITECT CLARE GOMEZ 039125 STATE OF NEW YORK

DATE:
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: A-117.00
CADD FILE:

DEPT OF BLDGS 321970060 Job Number
B2M2B0B1641 Scan Code

LEGEND:
- X — PARTITION TYPE
- W / Y — WINDOW TYPE
- XX — DOOR NUMBER



1 ROOF BULKHEAD PLAN
SCALE: 1/4" = 1'-0"
0" 2" 4" 8" 12"

PROJECT:
CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
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vda
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Phone: 973-644-6220 Fax: 973-964-2939
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East Hanover, NJ 07936

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137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
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FAX.: (212) 674-4025

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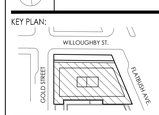
KATHERINE NEWMAN DESIGN
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.5675 F. 416.961.6491

No:	Date:	Revision:
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
ROOF BULKHEAD PLAN (CONST.)

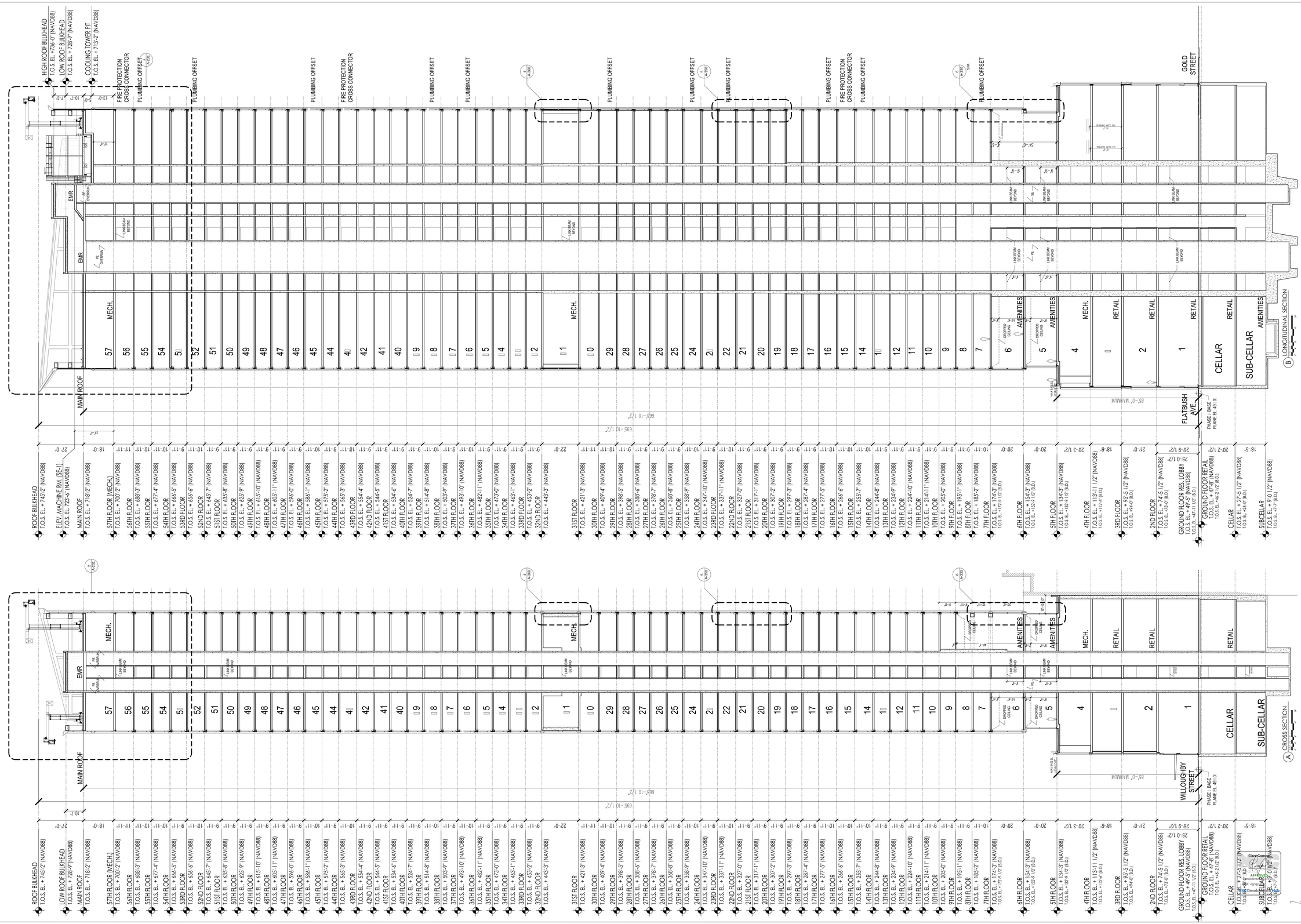
APPROVED
Under Directive 1 of 1975
Date: 03/23/2017
NYC Development Hub

SEAL & SIGNATURE:
REGISTERED ARCHITECT CLARK GOMEZ STATE OF NEW YORK

DATE: –
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: A-118.00
CADD FILE:
45 OF 79

DEPT OF BUILDINGS 321970980 Job Number

B320030635 Scan Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
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FAX: (212) 979-8387

DESIGN ARCHITECT:
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Kohn Pedersen Fox Associates PC
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FAX: (212) 956-2226

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NO.	DATE	REVISION:
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NO. DATE Revision:

NORTH ARROW

KEY PLAN:

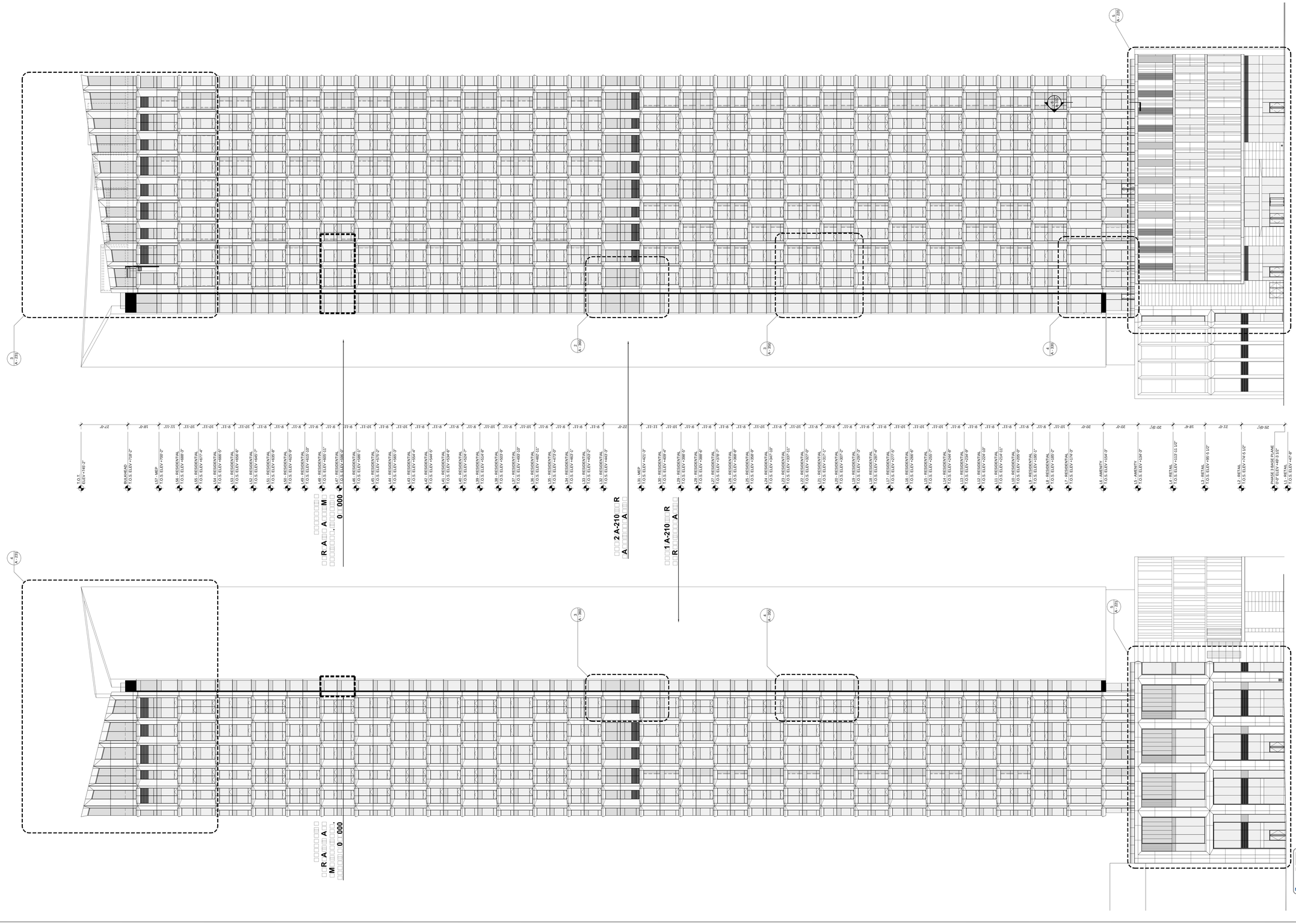
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
BUILDING SECTION

SEAL & SIGNATURE:
Clara Gama
APPROVED
NYC Department of Buildings
Manhattan Borough Commissioner
NYC Development Hub

DATE: -
PROJECT No: 2014-34
DRAWN BY: -
CHECKED BY: -
DRAWING No:
A-200.00
CADD FILE: -
46 OF 79

DEPT OF BLDGS 321970980 Job Number
B0861345141 Scan Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
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FAX: (212) 979-8387

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Kohn Pedersen Fox Associates PC
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FAX: (212) 956-2226

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MCNAMARA SALVIA Tel (212) 246.7800

M E P ENGINEERS:
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Katherine Newman Design International Limited
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T. 416.961.5675 F. 416.961.6491

No:	Date:	Revision:
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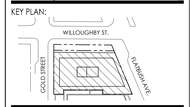
05	02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
04	03-29-16	DOB RESUBMISSION
03	01-25-16	DOB FILING
02	01-15-16	PDC SUBMISSION
01	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

0 8' 16' 32'

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

OVERALL ELEVATIONS: NORTH & EAST

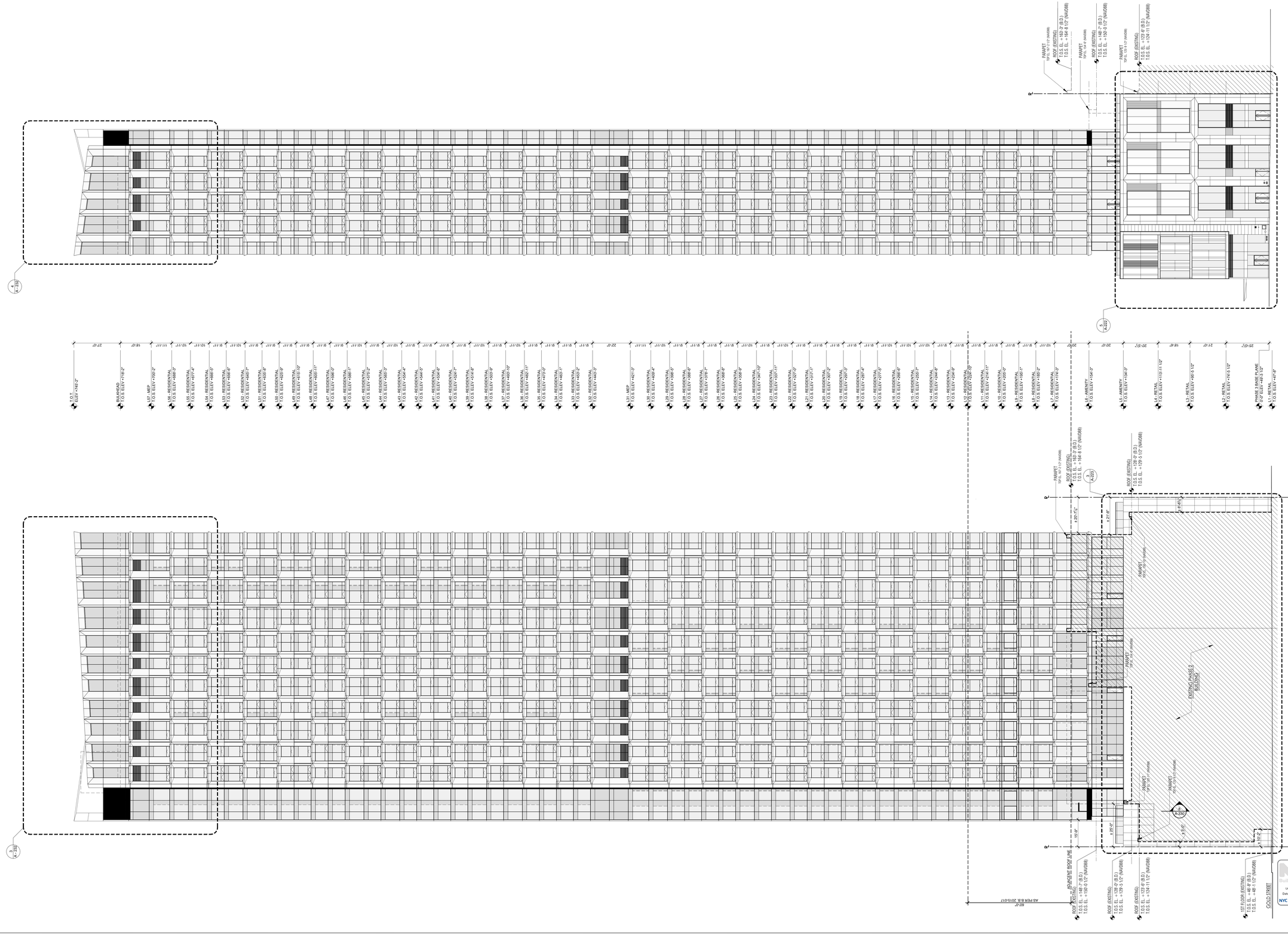
Clarp Gomez
Digitally signed by Clarp Gomez
DN: cn=Clarp Gomez, o=Buildings, ou=Borough Commissioner, email=cgomez@buildings.nyc.gov, c=US
Date: 2016.03.23 15:57:57 -04'00'
APPROVED
Under Directive 1 of 1975
Date: 03/23/2016
NYC Development Hub

SEAL & SIGNATURE

DATE: –
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: A-210.00
CADD FILE:

47 OF 79

DEPT OF BUILDINGS 321370580 Job Number
B3D1B0B6B33 Scan Code


PARAPET
ROOF (EXISTING)
T.O.S. EL. +193'-3" (B.D.)
T.O.S. EL. +184'-6 1/2" (NAVD88)
PARAPET
ROOF (EXISTING)
T.O.S. EL. +139'-7" (B.D.)
T.O.S. EL. +129'-5 1/2" (NAVD88)
PARAPET
ROOF (EXISTING)
T.O.S. EL. +134'-5 1/2" (B.D.)
T.O.S. EL. + 124'-11 1/2" (NAVD88)
T.O.T.
ELEV.+745'-2"
BULKHEAD
T.O.S. ELEV.+718'-2"
M1 - MEP
T.O.S. ELEV.+709'-2"
M39 - RESIDENTIAL
T.O.S. ELEV.+688'-3"
M38 - RESIDENTIAL
T.O.S. ELEV.+677'-4"
M37 - RESIDENTIAL
T.O.S. ELEV.+666'-5"
M36 - RESIDENTIAL
T.O.S. ELEV.+656'-6"
M35 - RESIDENTIAL
T.O.S. ELEV.+645'-7"
M34 - RESIDENTIAL
T.O.S. ELEV.+635'-8"
M33 - RESIDENTIAL
T.O.S. ELEV.+624'-9"
M32 - RESIDENTIAL
T.O.S. ELEV.+615'-10"
M31 - RESIDENTIAL
T.O.S. ELEV.+605'-11"
M30 - RESIDENTIAL
T.O.S. ELEV.+596'-0"
M29 - RESIDENTIAL
T.O.S. ELEV.+586'-1"
M28 - RESIDENTIAL
T.O.S. ELEV.+575'-2"
M27 - RESIDENTIAL
T.O.S. ELEV.+565'-3"
M26 - RESIDENTIAL
T.O.S. ELEV.+554'-4"
M25 - RESIDENTIAL
T.O.S. ELEV.+544'-5"
M24 - RESIDENTIAL
T.O.S. ELEV.+534'-6"
M23 - RESIDENTIAL
T.O.S. ELEV.+523'-7"
M22 - RESIDENTIAL
T.O.S. ELEV.+513'-8"
M21 - MEP
T.O.S. ELEV.+421'-11"
M20 - RESIDENTIAL
T.O.S. ELEV.+409'-4"
M19 - RESIDENTIAL
T.O.S. ELEV.+398'-5"
M18 - RESIDENTIAL
T.O.S. ELEV.+387'-6"
M17 - RESIDENTIAL
T.O.S. ELEV.+376'-7"
M16 - RESIDENTIAL
T.O.S. ELEV.+366'-8"
M15 - RESIDENTIAL
T.O.S. ELEV.+355'-9"
M14 - RESIDENTIAL
T.O.S. ELEV.+344'-10"
M13 - RESIDENTIAL
T.O.S. ELEV.+334'-11"
M12 - RESIDENTIAL
T.O.S. ELEV.+323'-0"
M11 - RESIDENTIAL
T.O.S. ELEV.+313'-1"
M10 - RESIDENTIAL
T.O.S. ELEV.+302'-2"
M9 - RESIDENTIAL
T.O.S. ELEV.+291'-3"
M8 - RESIDENTIAL
T.O.S. ELEV.+280'-4"
M7 - RESIDENTIAL
T.O.S. ELEV.+270'-5"
M6 - RESIDENTIAL
T.O.S. ELEV.+259'-7"
M5 - RESIDENTIAL
T.O.S. ELEV.+248'-8"
M4 - RESIDENTIAL
T.O.S. ELEV.+238'-9"
M3 - RESIDENTIAL
T.O.S. ELEV.+227'-10"
M2 - RESIDENTIAL
T.O.S. ELEV.+216'-11"
M1 - RESIDENTIAL
T.O.S. ELEV.+206'-0"
M1 - AMENITY
T.O.S. ELEV.+195'-1"
M1 - AMENITY
T.O.S. ELEV.+185'-2"
M1 - RETAIL
T.O.S. ELEV.+175'-3"
M1 - RETAIL
T.O.S. ELEV.+165'-5 1/4"
M1 - RETAIL
T.O.S. ELEV.+154'-5 1/2"
PHASE 3 BASE PLANE
0'-0" ELEV.+149'-3 1/2"
M1 - RETAIL
T.O.S. ELEV.+141'-8"
27'-0"
18'-0"
11'-1"
10'-1"
11'-8"
22'-0"
20'-0"
20'-5"
18'-6"
21'-0"
25'-5"
A-200
A-201
A-202
A-203
A-204
A-205
A-206
A-207
A-208
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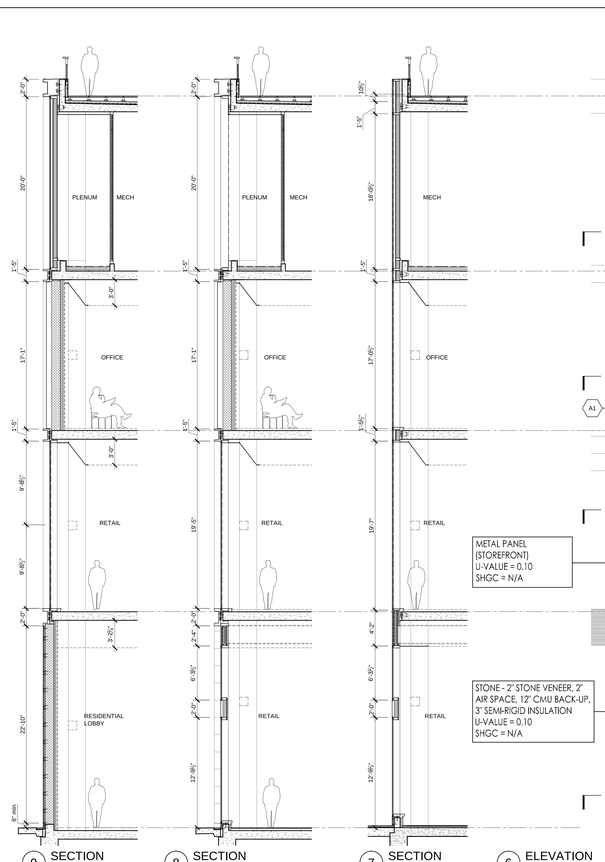
DEPT OF BUILDINGS 321370580 Job Number
B3B3B0B0B78 Scan Code



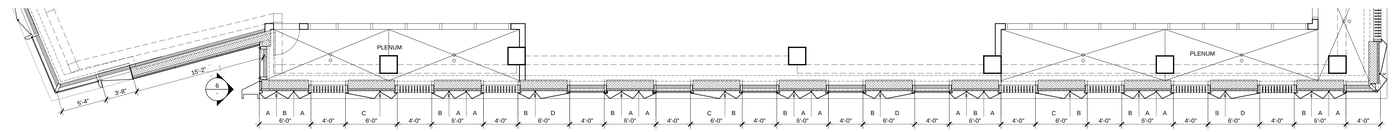
9 SECTION
SCALE: 3/16" = 1'-0"

8 SECTION
SCALE: 3/16" = 1'-0"

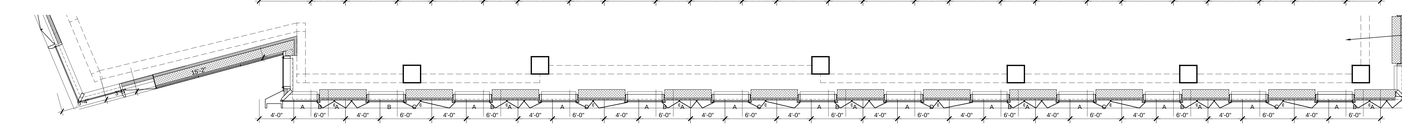
7 SECTION
SCALE: 3/16" = 1'-0"

6 ELEVATION
SCALE: 3/16" = 1'-0"

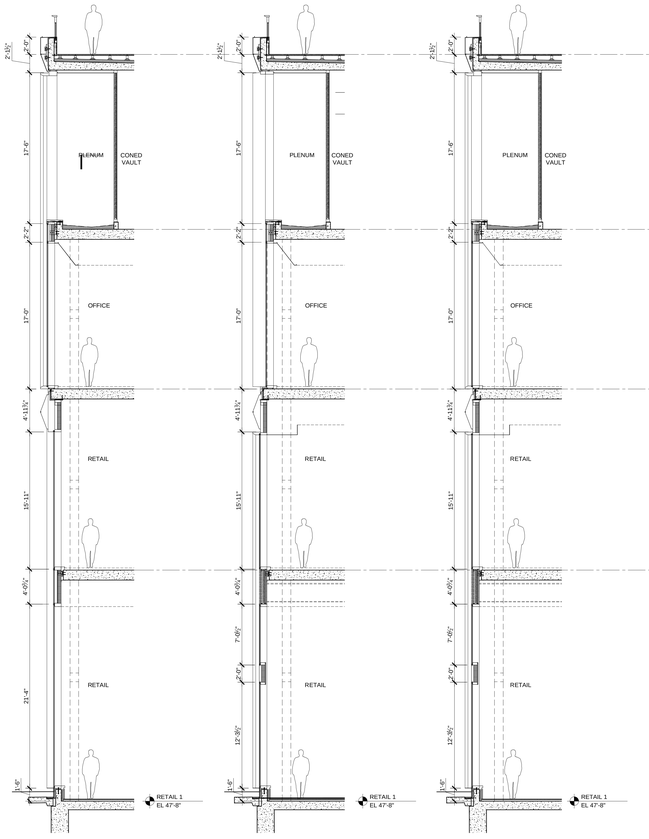
5 ELEVATION NORTH
SCALE: 3/16" = 1'-0"



4 4TH FLOOR PLAN
SCALE: 3/16" = 1'-0"


BEAM ABOVE IN ALTERNATE STOREFRONT PRICING
A 4'-0" B 6'-0" A 4'-0" A 6'-0" B 6'-0" A 4'-0" A 6'-0" A 4'-0" A 6'-0" A 4'-0" A

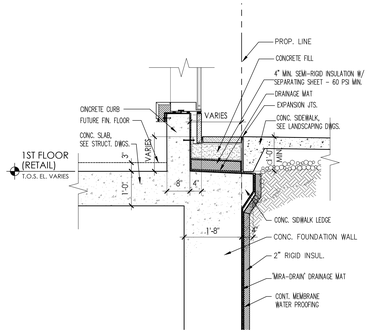
DEPT OF BLDGS 321970980 Job Number
B2B0179600648 Scan Code



8 SECTION
SCALE: 3/16" = 1'-0"

7 SECTION
SCALE: 3/16" = 1'-0"

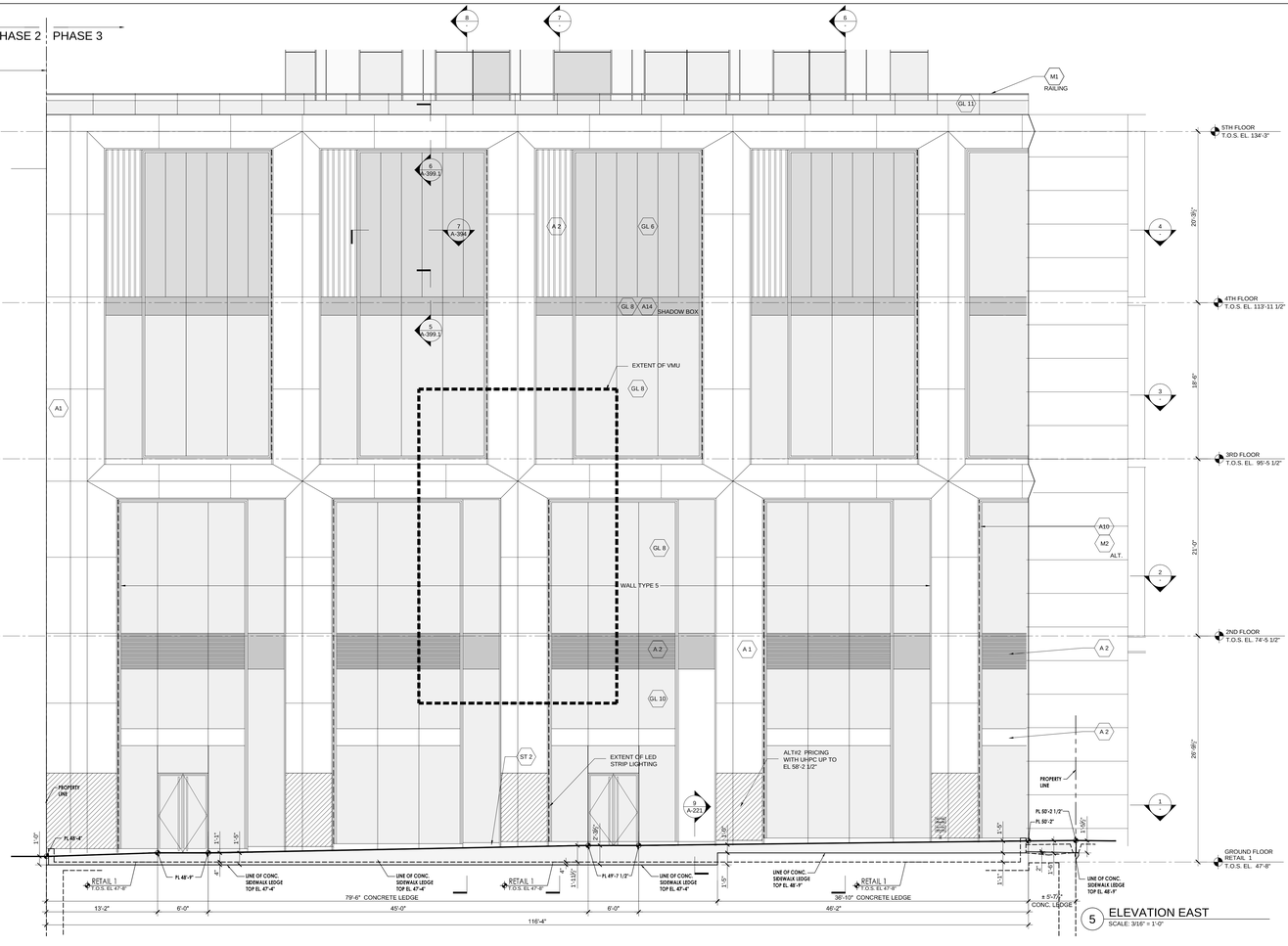
6 SECTION
SCALE: 3/16" = 1'-0"



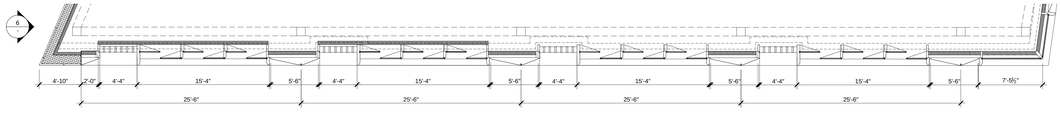
9 SECTION
SCALE: 3/4" = 1'-0"

PHASE 2 | PHASE 3

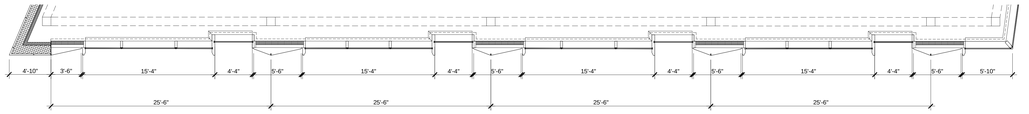
PROPERTY LINE



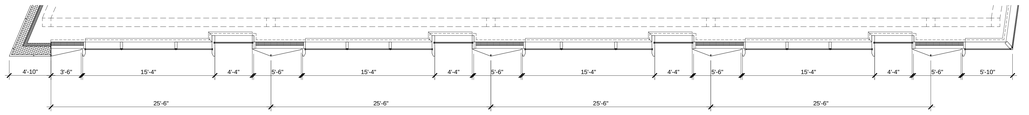
5 ELEVATION EAST
SCALE: 3/16" = 1'-0"



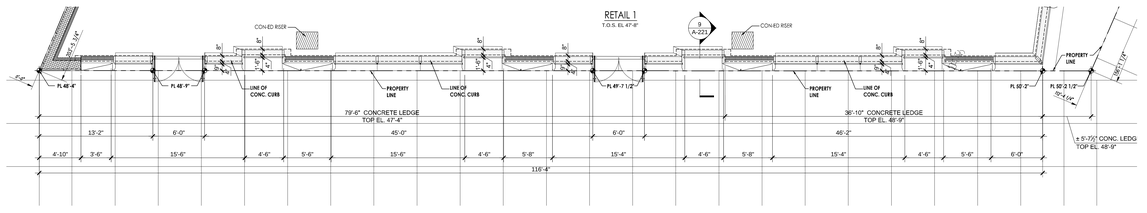
4 4TH FLOOR PLAN
SCALE: 3/16" = 1'-0"



3 3RD FLOOR PLAN
SCALE: 3/16" = 1'-0"



2 2ND FLOOR PLAN
SCALE: 3/16" = 1'-0"



1 1ST FLOOR PLAN
SCALE: 3/16" = 1'-0"

VISION GLASS

SHADOW BOX

SPANDREL GLASS

R□□□R□□□ □□□□□□A-010□□□R MA□□R A□□□□□□D□□□

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
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Katherine Newman Design International Limited
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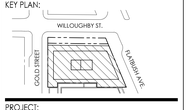
No:	Date:	Revision:
	04-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW
0 1' 2' 4'

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
ENLARGED PODIUM ELEVATION - EAST

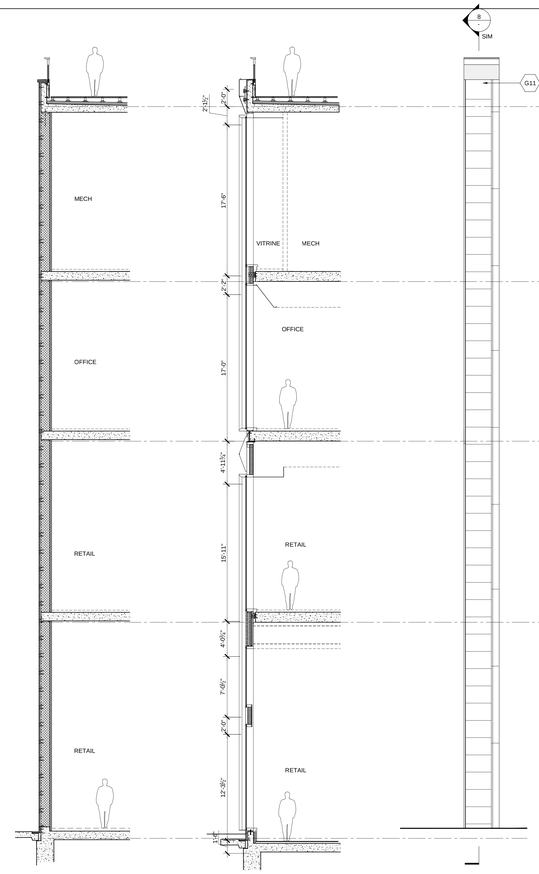
Claire Gomez
APPROVED
Under Directive 1 of 1975
Date: 03/23/2017
NYC Development Hub

SEAL & SIGNATURE
ALEJANDRO MARIO ARANCIBIA
LICENSED ARCHITECT
STATE OF NEW YORK

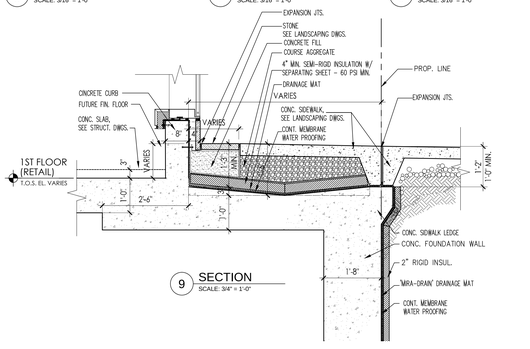
DATE: –
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: A-221.00
CAD FILE:

50 OF 79

DEPT OF BLDGS 321970980 Job Number
B1010008016 Sticker Code

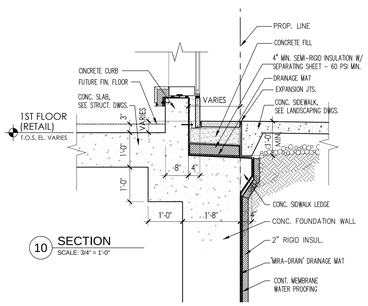


8 SECTION E-W
SCALE: 3/16" = 1'-0"



7 SECTION E-W
SCALE: 3/16" = 1'-0"

9 SECTION
SCALE: 3/4" = 1'-0"

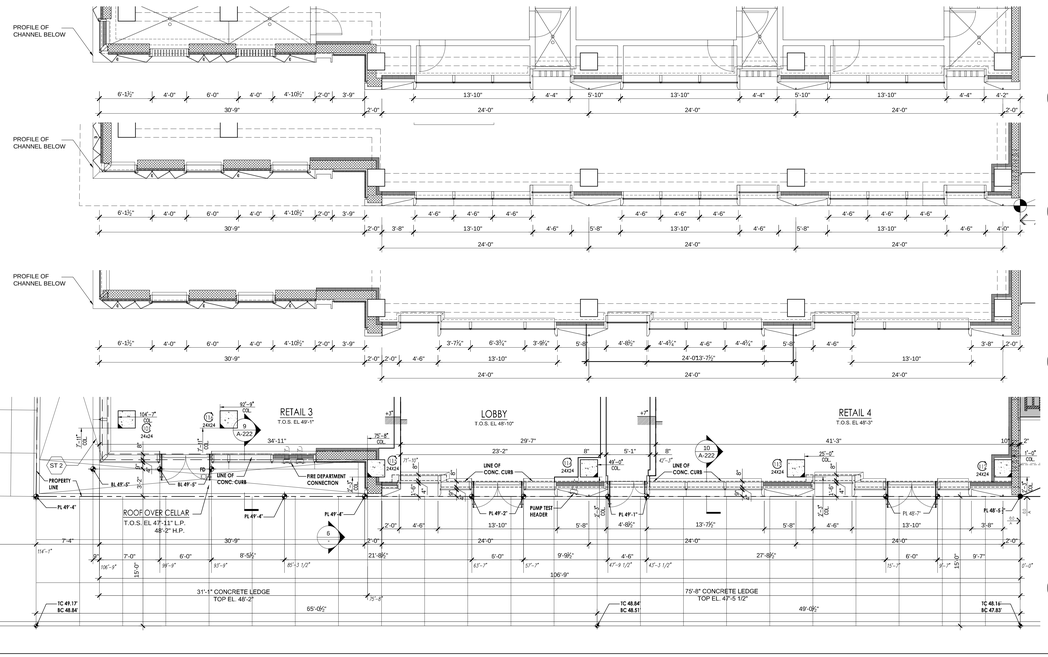


10 SECTION
SCALE: 3/4" = 1'-0"

6 ELEVATION
SCALE: 3/16" = 1'-0"

PHASE 3 | PHASE 2

5 ELEVATION WEST
SCALE: 3/16" = 1'-0"



4 4TH FLOOR PLAN
SCALE: 3/16" = 1'-0"

3 3RD FLOOR PLAN
SCALE: 3/16" = 1'-0"

2 2ND FLOOR PLAN
SCALE: 3/16" = 1'-0"

1 1ST FLOOR PLAN
SCALE: 3/16" = 1'-0"

Clare Gomez
DIRECTOR
APPROVED
Under Directive 1 of 1975
Date: 03/03/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:

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M.E.P ENGINEERS:

AKF

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FAX.: (212)

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www.mnlandscape.com

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ENTEK ENGINEERING LLC
CONSULTING ENGINEERS
166 Ames Street, Hackensack, NJ 07601
Ph. (201) 820-2801 Fax: (201) 820-2804

ELEVATOR:

vda
Delivering Vertical Transportation Solutions...Worldwide
Phone: 973-694-6220 Fax: 973-994-2939
e-mail: eng@vdausa.com
120 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

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COOLEY MONATO STUDIO

137 EAST 28TH STREET, 11TH FLOOR
NEW YORK, NY 10010
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FAX.: (212) 674-4025

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KATHERINE NEWMAN DESIGN

Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
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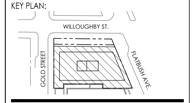
No	Date:	Revision:
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

0 1' 2' 4'

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

ENLARGED PODIUM ELEVATION - WEST

SEAL & SIGNATURE

DATE:
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No:

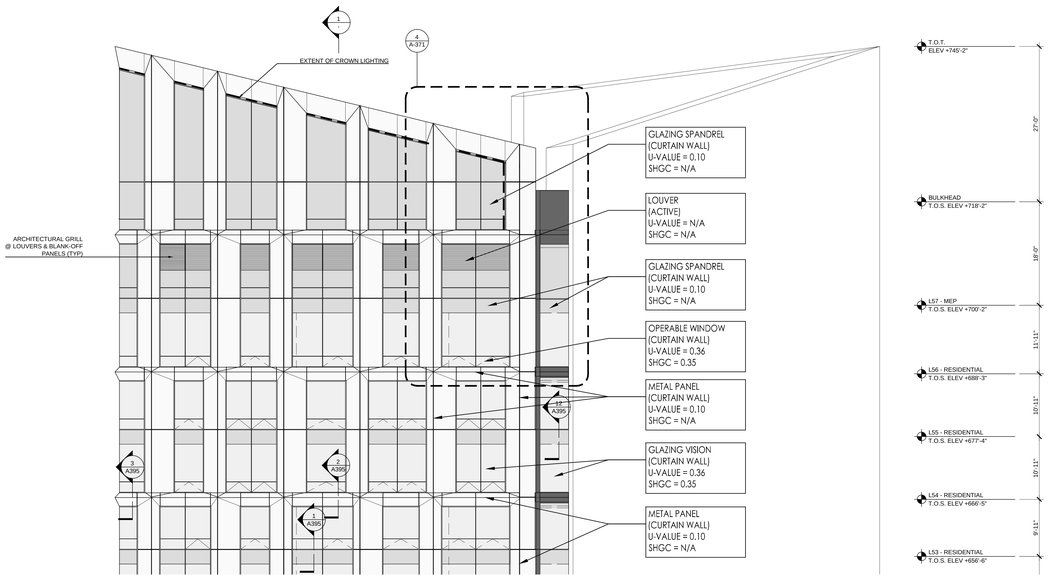
A-222.00

CAD FILE:

DEPT OF BLDGS 321870980 Job Number
B2B0015B140 Scan Code

** NOTE: SECTIONS SHOWS INFORMATION FOR EXTERIOR WALL ONLY. THIS DRAWING REFERENCES SLCE'S BACKGROUND FROM 04.15.2016

VISION GLASS
SPANDREL GLASS
EXTERIOR TOWER FRAMES
TOWER REVEAL CHANNEL



4 PARTIAL EAST ELEVATION
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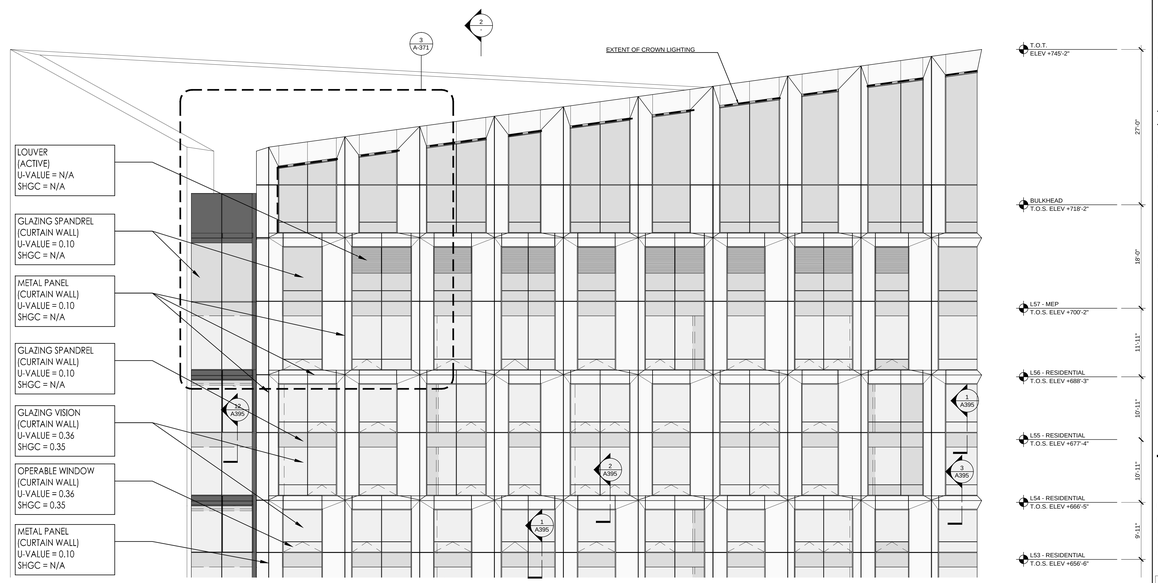
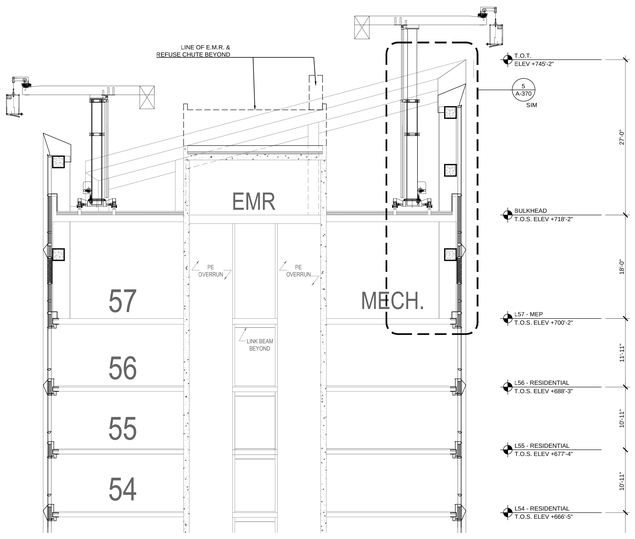


3 PARTIAL NORTH ELEVATION
SCALE: 1/8"=1'-0"



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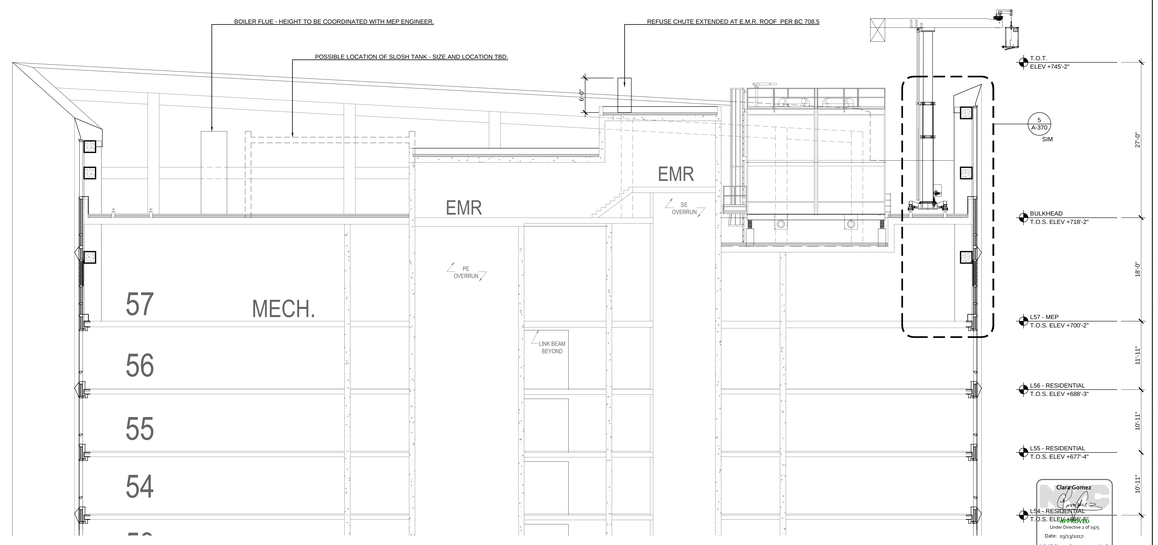

1 PARTIAL SECTION
SCALE: 1/8"=1'-0"

PROJECT:
CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

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No:	Date:	Revision:
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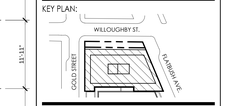
3	04-18-16	DOB RESUBMISSION
4	03-29-16	DOB RESUBMISSION
5	01-25-16	DOB FILING
6	01-15-16	PDC SUBMISSION
7	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW
0 4' 8' 16'

KEY PLAN:


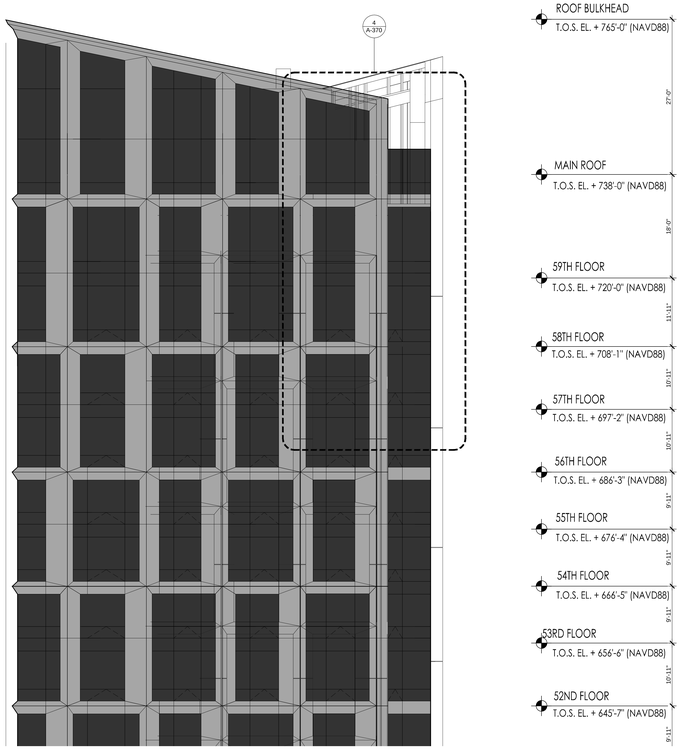
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
ENLARGED TOWER ELEVATION - NORTH & EAST

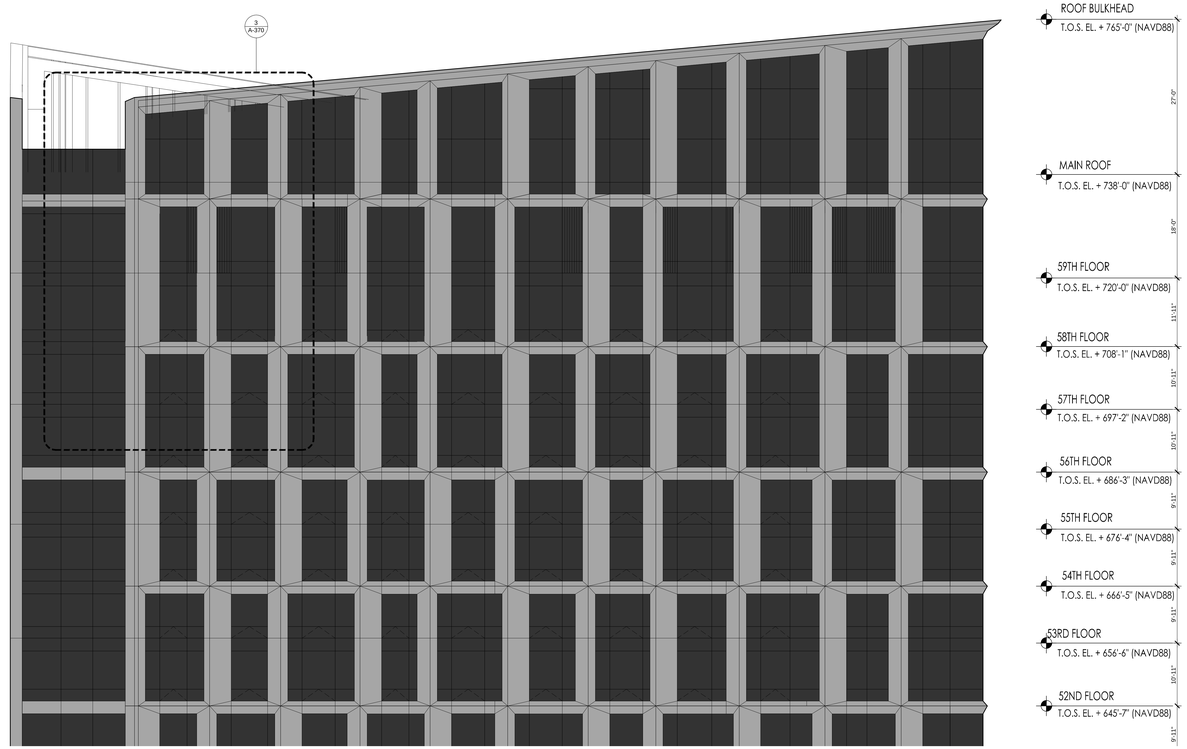
SEAL & SIGNATURE:
Clarp Gomez
APPROVED
Under Directive of Item
Date: 03/30/2017
NYC Development Hub

DATE: –
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: A-231.00
CADD FILE:

DEPT OF BLDGS 321370580 Job Number
E5461999543 Scan Code



4 ENLARGED WEST ELEVATION
SCALE: 1/8"=1'-0"



3 ENLARGED SOUTH ELEVATION
SCALE: 1/8"=1'-0"

PROJECT:
CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
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FACADE MAINTENANCE:
ENTEK ENGINEERING LLC
CONSULTING ENGINEERS
166 Ames Street, Hackensack, NJ 07601
Ph. (201) 820-2801 Fax: (201) 820-2804

ELEVATOR:
vda
Delivering Vertical Transportation Solutions... Worldwide
Phone: 973-644-6220 Fax: 973-994-2939
e-mail: eng@vdausa.com
120 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

LIGHTING DESIGNER:
CoMoS
COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4488
FAX.: (212) 674-4025

INERIOR DESIGNER:
KATHERINE NEWMAN DESIGN
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.5879 F. 416.961.6491

No:	Date:	Revision:
	06-08-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW:

0 4' 8' 16'

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

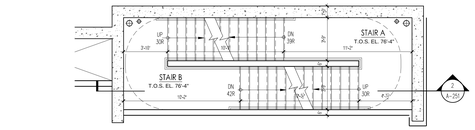
DRAWING TITLE:
ENLARGED TOWER ELEVATION - SOUTH & WEST

ClaireGomez
DIGITALLY SIGNED
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

SEAL & SIGNATURE:
REGISTERED ARCHITECT
STATE OF NEW YORK
No. 029175

DATE:
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No:
A-232.00
CADD FILE :
53 OF 79

DEPT OF BLDGS 321970980 Job Number
B321209010001 Scan Code



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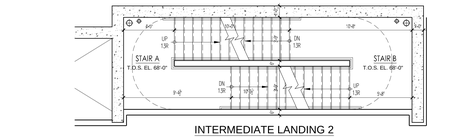
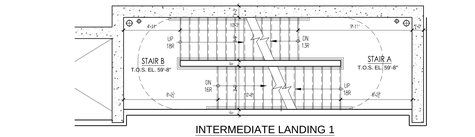


INTERMEDIATE LANDING 2
BETWEEN 1ST & 2ND



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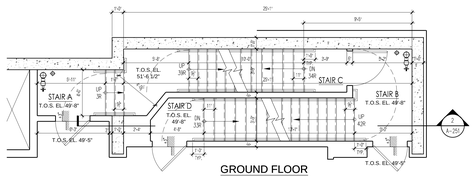
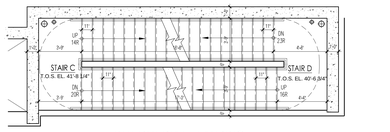
BETWEEN 1ST & 2ND



GROUND FLOOR



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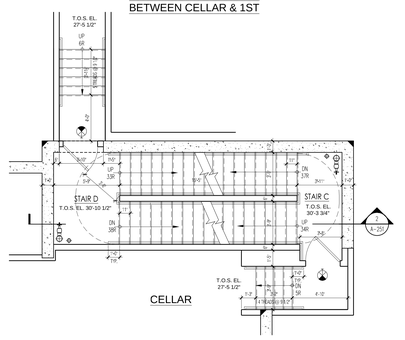

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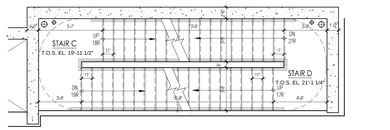
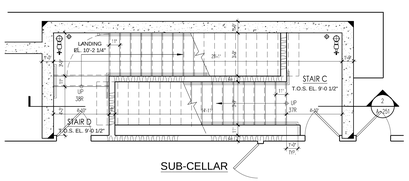


INTERMEDIATE LANDING
BETWEEN SUB-CELLAR & CELLAR



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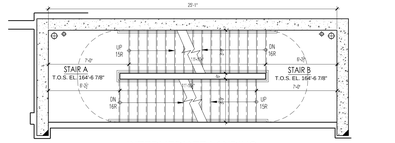

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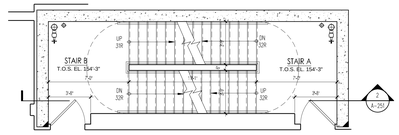
BETWEEN 6TH & 7TH



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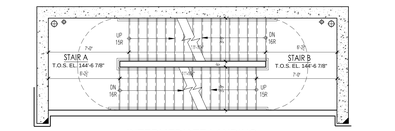

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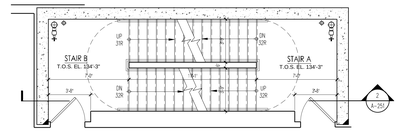

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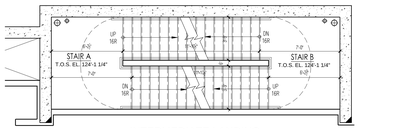

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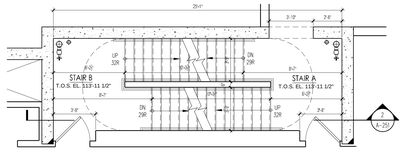

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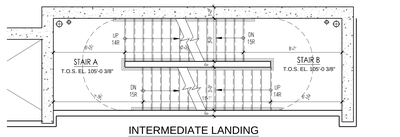
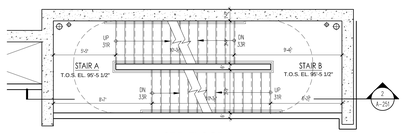


INTERMEDIATE LANDING
BETWEEN 3RD & 4TH



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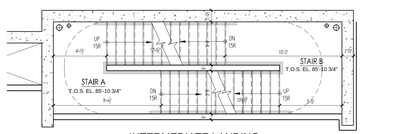

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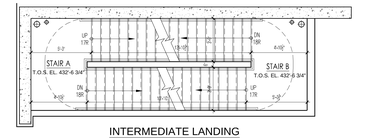
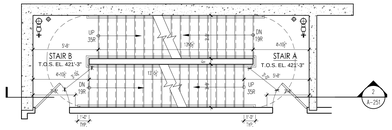
BETWEEN 2ND & 3RD



INTERMEDIATE LANDING
BETWEEN 31ST & 32ND



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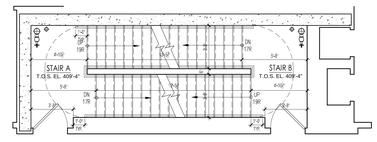

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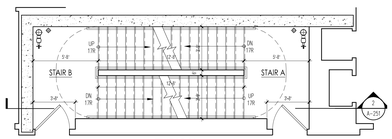
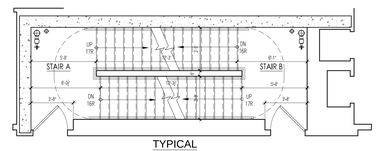
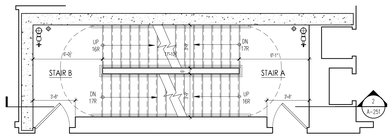


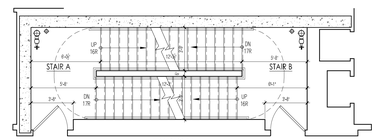
TYPICAL
15TH & 16TH FLOOR



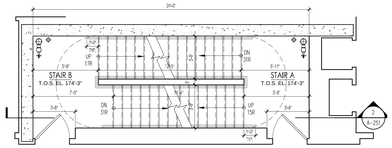
TYPICAL
14TH, 22ND, 24TH, 29TH, 36TH
38TH, 43RD, 45TH & 52ND FLOOR



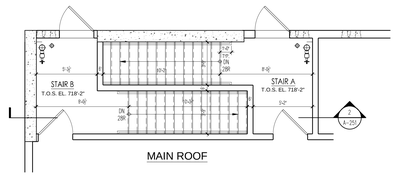
TYPICAL
9TH-13TH, 18TH-21ST, 26TH-28TH, 33RD-35TH
40TH-42ND & 47TH-51ST FLOOR



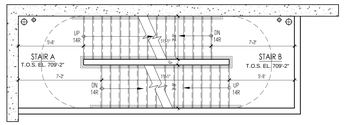
TYPICAL
8TH, 17TH, 23RD, 25TH, 37TH
39TH, 44TH, 46TH & 53RD FLOOR



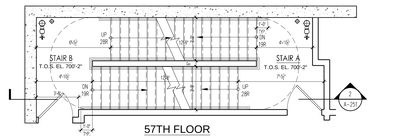
7TH FLOOR



MAIN ROOF



INTERMEDIATE LANDING
BETWEEN 57TH & MAIN ROOF



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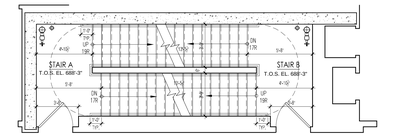

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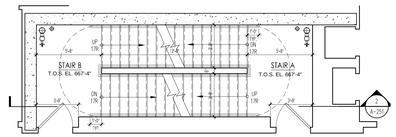

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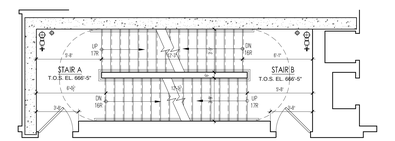

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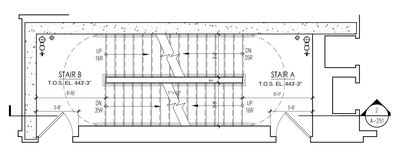


32ND FLOOR

STAIR NOTES:

1. BC 1009.1 - STAIR WIDTH
   STAIR WIDTH SHALL NOT BE LESS THAN 44 INCHES.
2. BC 1009.2 - STAIR HEADROOM
   NON-RESIDENTIAL STAIR HEADROOM:
   STAIRWAY SHALL HAVE A MINIMUM HEADROOM CLEARANCE OF 84 INCHES MEASURED VERTICALLY FROM A LINE CONNECTING THE EDGE OF NOSINGS.
   RESIDENTIAL STAIR HEADROOM:
   SHALL HAVE A MINIMUM HEADROOM CLEARANCE OF 80 INCHES.
3. BC 1009.4 - STAIR TREADS AND RISERS
   FOR NON-RESIDENTIAL STAIRS:
   STAIR RISERS SHALL BE 7 INCHES MAXIMUM AND 4 INCHES MINIMUM.
   TREAD DEPTH SHALL BE 11 INCHES MINIMUM.
   FOR RESIDENTIAL STAIRS:
   MAXIMUM RISER SHALL BE 7-3/4 INCHES AND MINIMUM TREAD DEPTH SHALL BE 9-1/2 INCHES PLUS NOSING.
4. BC 1009.5 - STAIRWAY LANDINGS
   THE WIDTH OF LANDINGS SHALL NOT BE LESS THAN THE WIDTH OF THE STAIRWAY.
5. BC 1009.6 - STAIR CONSTRUCTION
   STAIRWAYS SHALL BE BUILT OF MATERIALS CONSISTENT WITH THE TYPES USED IN TYPE OF CONSTRUCTION OF THE BUILDING.
6. BC 1009.7 - VERTICAL RISE
   STAIR FLIGHT SHALL NOT HAVE A VERTICAL RISE GREATER THAN 12 FEET BETWEEN FLOOR LEVEL AND STAIR LANDING.
7. BC 1009.12 - HANDRAILS
   STAIR HANDRAILS SHALL BE INSTALLED ON BOTH SIDE OF STAIRWAY AND COMPLY WITH SECTION 1012 OF NYC BUILDING CODE
   SECTION 1012.2 - HEIGHT OF HANDRAILS SHALL BE MEASURED ABOVE STAIR TREAD NOSING NOT LESS THAN 34 INCHES AND NOT MORE THAN 38 INCHES.
   SECTION 1012.6 - HANDRAIL EXTENSION SHALL RETURN TO A WALL AND SHALL EXTEND HORIZONTALLY AT LEAST 12 INCHES BEYOND THE TOP RISER.
   (SEE TYPICAL DETAILS ON DRAWING A-251.00).
8. BC 1009.13 - STAIRWAY TO ROOF AND ROOF ACCESS
   ONE STAIRWAY SHALL EXTEND TO THE ROOF SURFACE THROUGH A STAIRWAY BULKHEAD COMPLYING WITH SECTION 1509.2.
   FOR OCCUPANCY GROUP R-2: SECTION 1009.13.1
   BOTH STAIR SHALL EXTEND TO THE ROOF SURFACE.
9. BC 403.5.3 - STAIRWAY DOOR OPERATION
   DOORS OPENING INTO THE INTERIOR STAIR ENCLOSURE SHALL NOT BE LOCKED FROM EITHER SIDE. A DOOR LOCKED FROM THE STAIR SIDE MAYBE PERMITTED PROVIDED THAT THE DOOR IS EQUIPPED WITH AN AUTOMATIC FAIL SAFE SYSTEM FOR OPENING, WHEN IN THE EVENT OF ACTIVATION OF ANY FIRE DETECTION SYSTEM, WHEN AN ELEVATOR RECALL IS ACTIVATED, OR WHEN A SIGNAL IS RECEIVED FROM THE FIRE COMMAND CENTER. SUCH DOOR SHALL BE DEEMED OPENABLE FROM THE STAIR SIDE. STAIRS REENTRY SIGNS SHALL BE POSTED THROUGHOUT THE STAIRWAY INDICATED THAT REENTRY IS PROVIDED ONLY DURING FIRE EMERGENCIES.
10. BC 403.5.4 - SMOKE PROOF EXIT ENCLOSURE
    EXIT STAIRWAY SERVING FLOORS MORE THAN 75 FEET ABOVE THE LOWEST LEVEL OF FIRE DEPARTMENT VEHICLE ACCESS SHALL COMPLY WITH SECTION 909.20 AND SECTION 1022.9.

1 STAIR A, B, C & D PLAN DETAIL
SCALE: 1/4" = 1'-0"

PROJECT:
CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:
KPF
Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
NEW YORK, NY 10036
TEL.: (212) 977-6500
FAX: (212) 956-2226

STRUCTURAL ENGINEERS:
McNAMARA . SALVIA
62 West 45th Street, 11th Floor
NEW YORK, NY 10036
Tel (212) 246.9800

M.E.P. ENGINEERS:
AKF
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

LANDSCAPE ARCHITECT:
Mathews Nielsen Landscape Architects, P.C.
120 Broadway, Suite 1040
New York, NY 10271
Tel (212) 431 3609
Fax (212) 941 1513
www.mnlandscape.com

FACADE MAINTENANCE:
ENTEK ENGINEERING LLC
CONSULTING ENGINEERS
166 Ames Street, Hackensack, NJ 07601
Ph. (201) 820-2801 Fax. (201) 820-2804

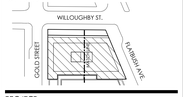
ELEVATOR:
vda
Delivering Vertical Transportation Solutions... Worldwide
Phone: 973-694-6220 Fax: 973-994-2939
e-mail: eng@vdausa.com
120 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

LIGHTING DESIGNER:
CoMoS
COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4488
FAX.: (212) 674-4025

INERIOR DESIGNER:
KATHERINE NEWMAN DESIGN
Katherine Newman Design International Limited
164 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.5879 F. 416.961.6481

NO:	DATE:	REVISION:
1	07-22-16	DOB RESUBMISSION
2	05-02-16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
STAIR A, B, C & D
DETAILS

Clara Gomez
Buildings
APPROVED
Under Directive 3 of 1975
Date: 02/12/2013
NYC Development Hub

SEAL & SIGNATURE OF ARCHITECT
CHRISTOPHER M. CURTIS
025912
STATE OF NEW YORK

DATE:	-
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-250.00
CAD FILE:	54 OF 79

DEPT OF BUILDINGS 321970580 Job Number
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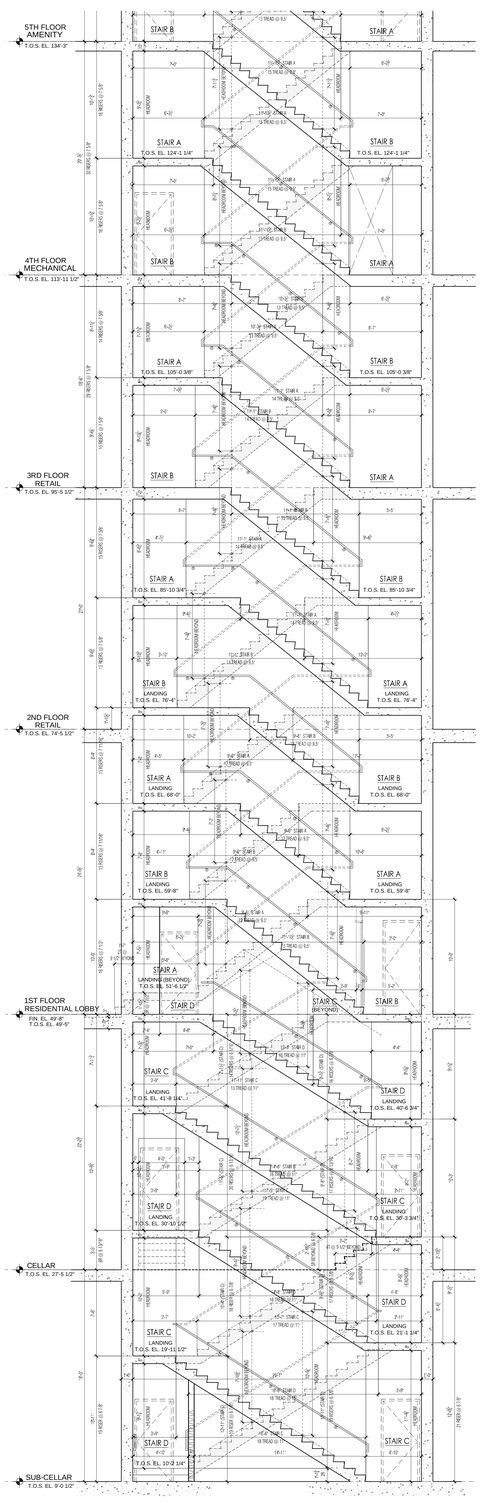
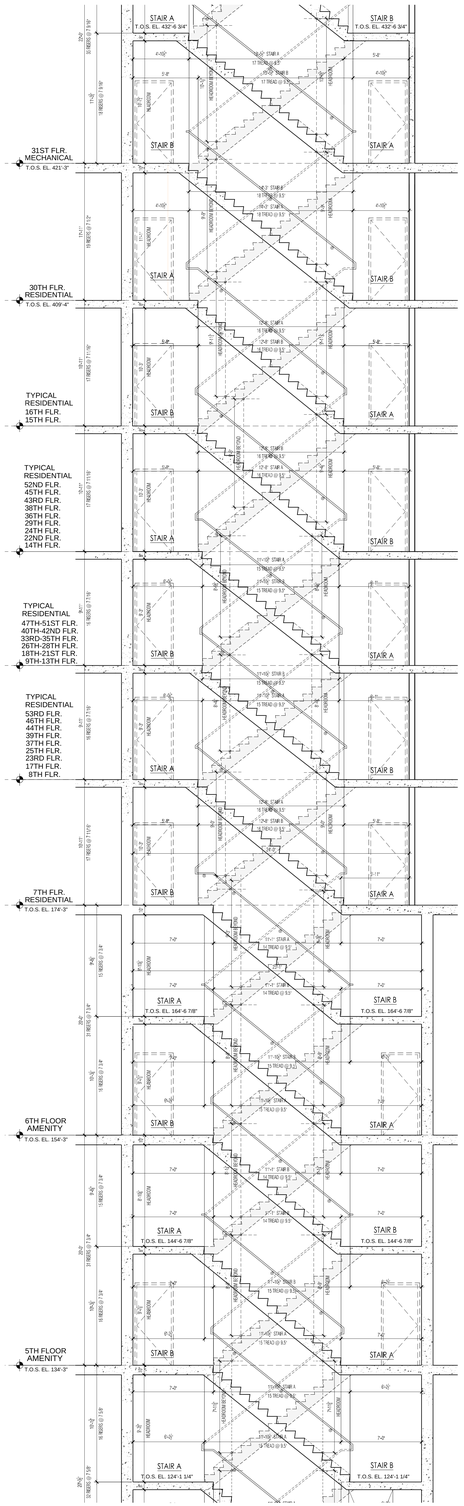
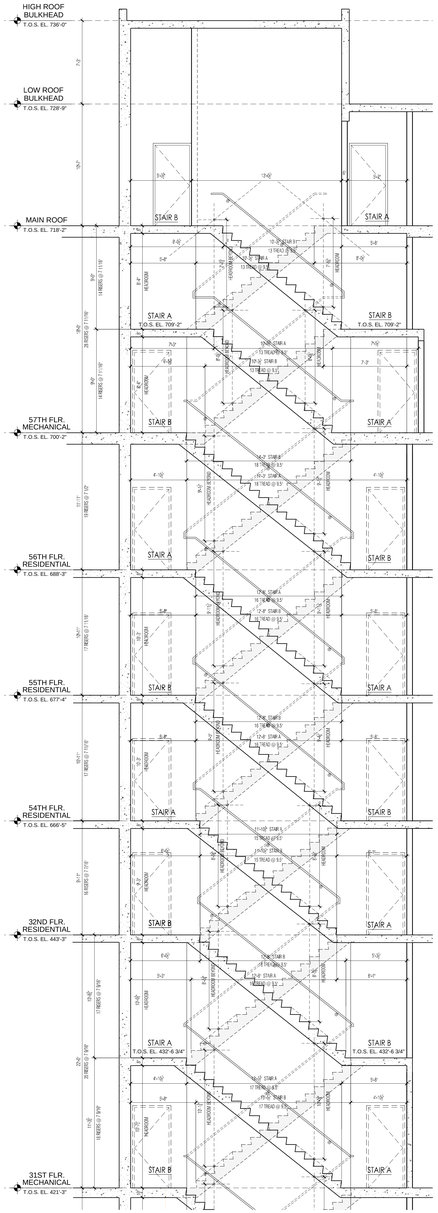
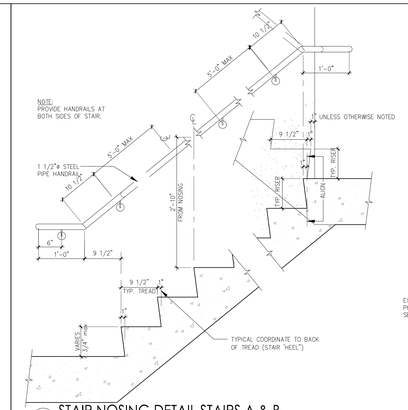


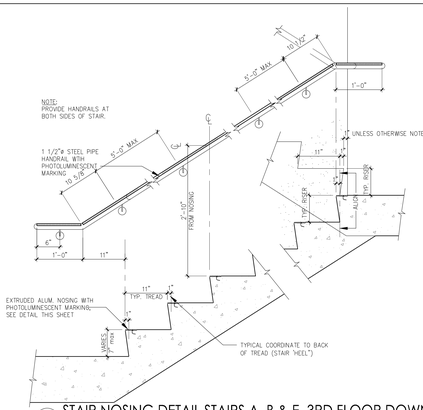




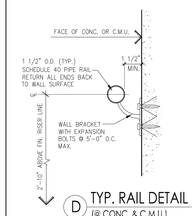
2 STAIR A, B, C & D DETAIL SECTION
SCALE: 1/4" = 1'-0"



A STAIR NOSING DETAIL STAIRS A & B
RESIDENTIAL STAIRS



B STAIR NOSING DETAIL STAIRS A, B & E 3RD FLOOR DOWN
COMMERCIAL STAIRS



D TYP. RAIL DETAIL
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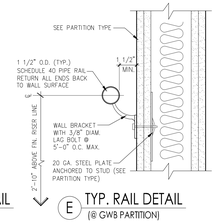
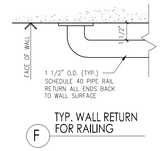


E TYP. RAIL DETAIL
(@ GWB PARTITION)



F TYP. WALL RETURN FOR RAILING

TYPICAL STAIR DETAILS (U.O.N.)

Clara Gomez
APPROVED
Under Directive 1 of 1975
Date: 05/12/2017
NYC Development Hub

PROJECT:
CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
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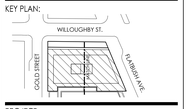
No:	Date:	Revision:
	07-22-16	DOB RESUBMISSION
	05-02-16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
STAIR A, B, C & D DETAILS

SEAL & SIGNATURE OF ARCHITECT

DATE:	–
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-251.00
CADD FILE:	

55 OF 79

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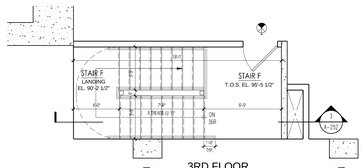
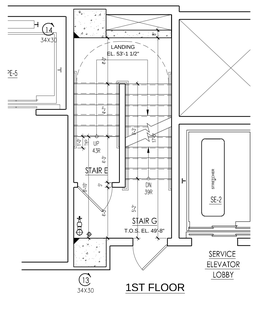
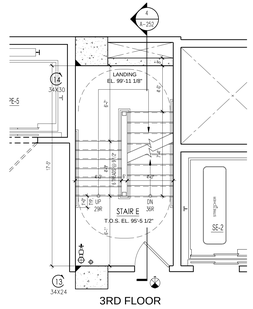
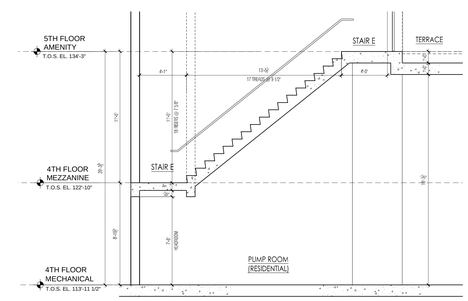
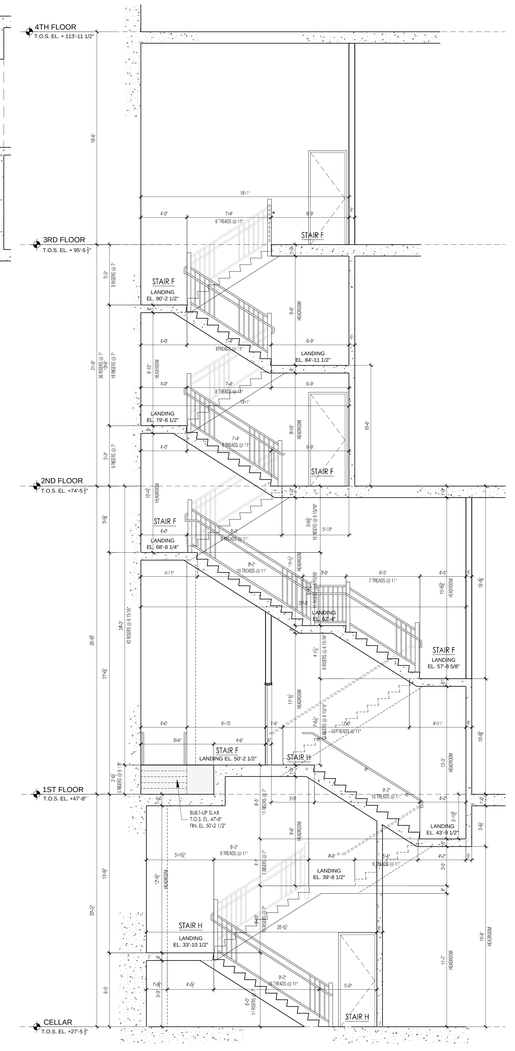
B2020070000 Scan Code

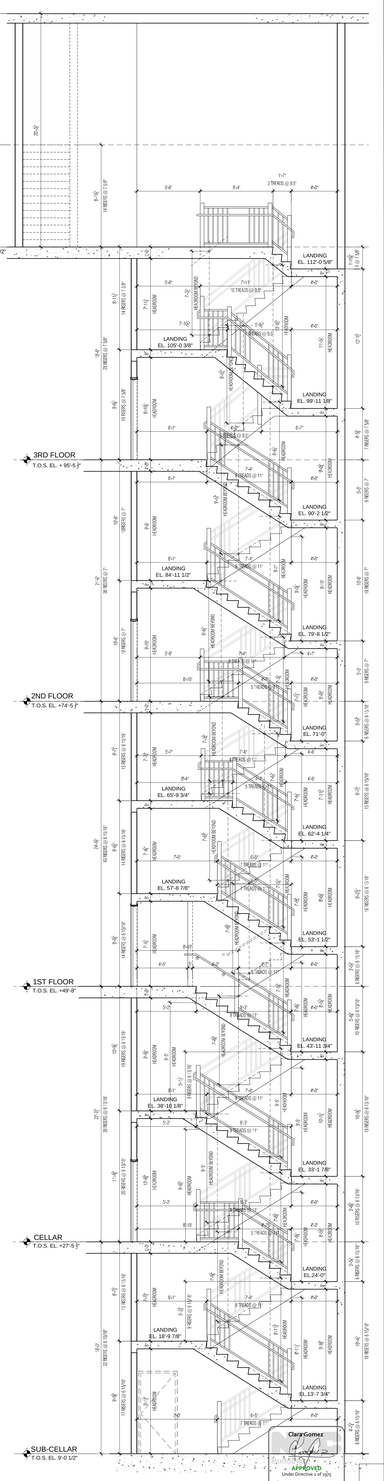












1 STAIR F & H DETAIL PLAN
SCALE: 1/4" = 1'-0"

2 STAIR E & G DETAIL PLAN
SCALE: 1/4" = 1'-0"

ClaraGomez
APPROVED
Under Directive 4 of NDS
Date: 09/29/2022
DOB Digital Assistant Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
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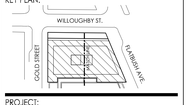
NO	Date:	Revision:
1	07-22-16	DOB RESUBMISSION
2	05-02-16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

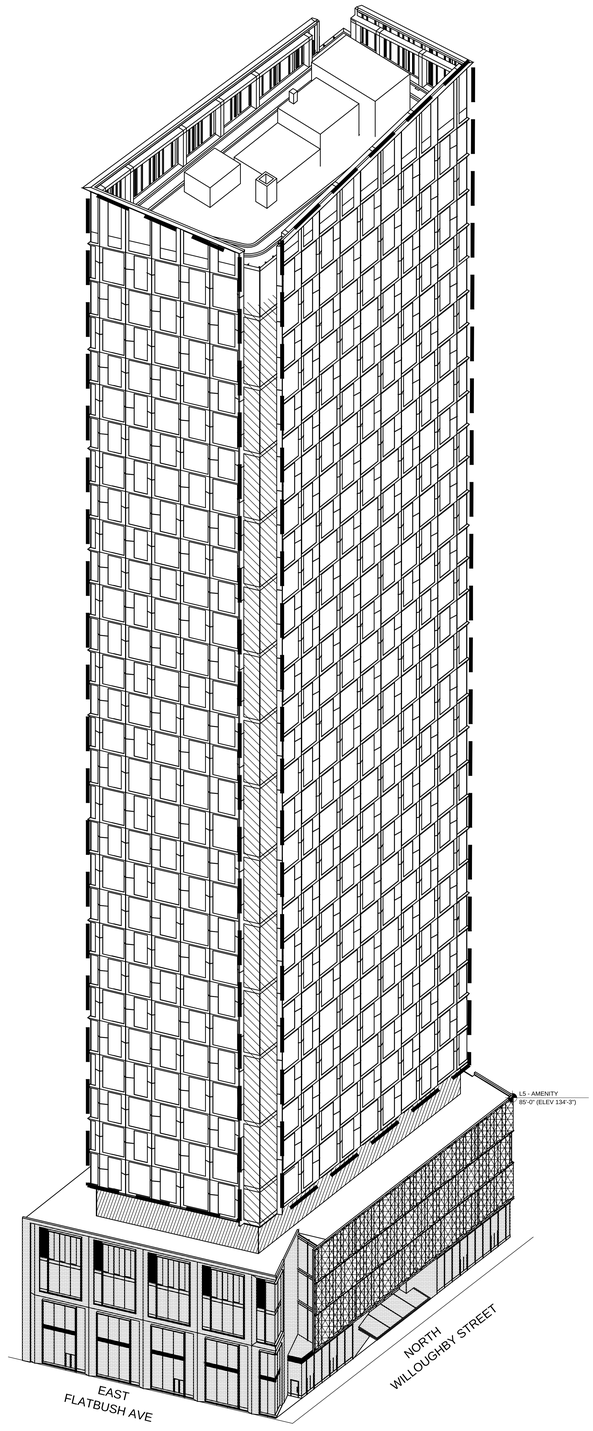
DRAWING TITLE:
STAIR E & F DETAILS

SEAL & SIGNATURE OF ARCHITECT
REGISTERED ARCHITECT
STATE OF NEW YORK
029125

DATE:	
PROJECT NO:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING NO.:	A-252.00
CAD/FILE:	

56 OF 79

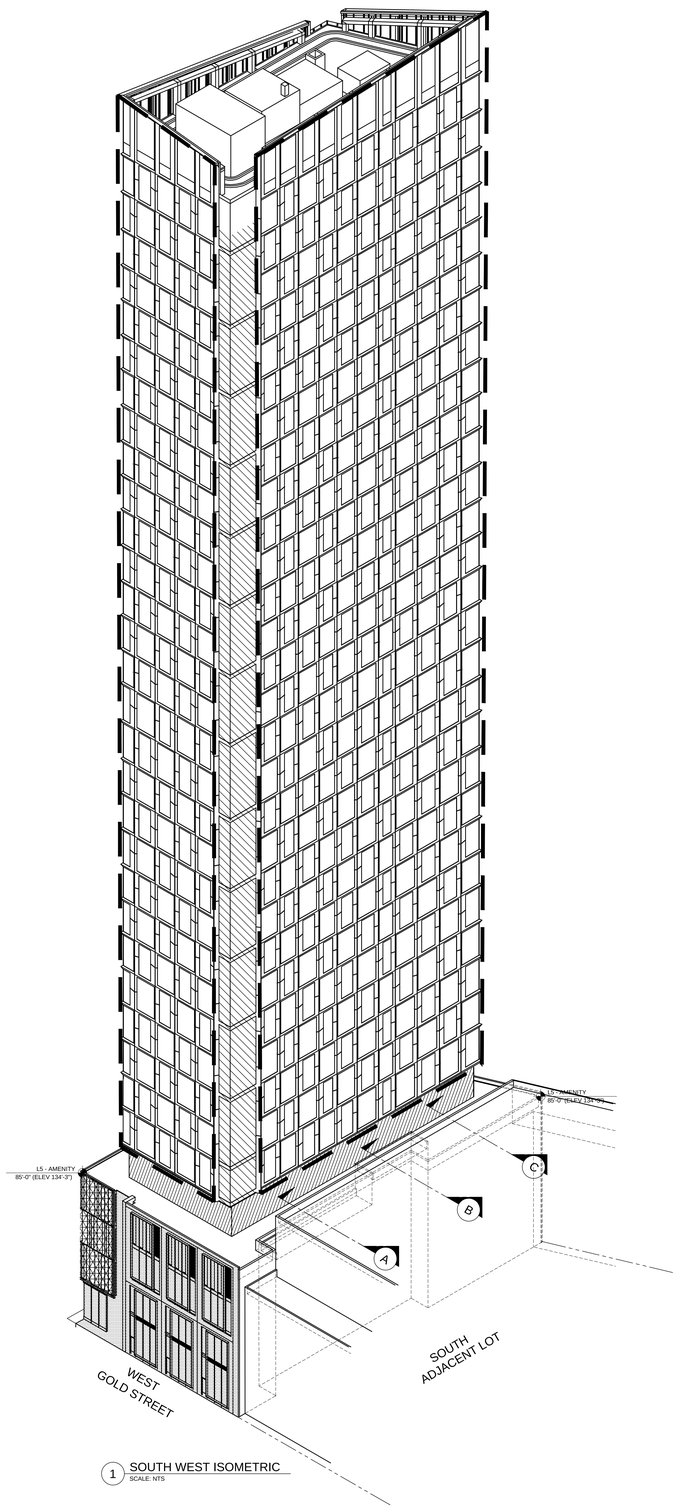
DEPT OF BUILDINGS 321370580 Job Number
B3453337485 Scan Code



2 NORTH EAST ISOMETRIC
SCALE: NTS

LEGEND:

- WALL TYPE 1
- WALL TYPE 2
- WALL TYPE 3
- WALL TYPE 4
- WALL TYPE 5



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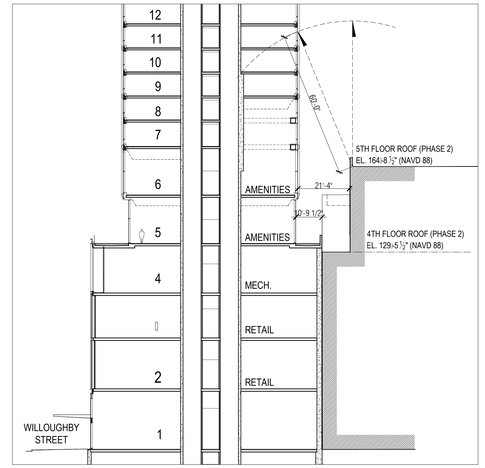

3 SECTION A
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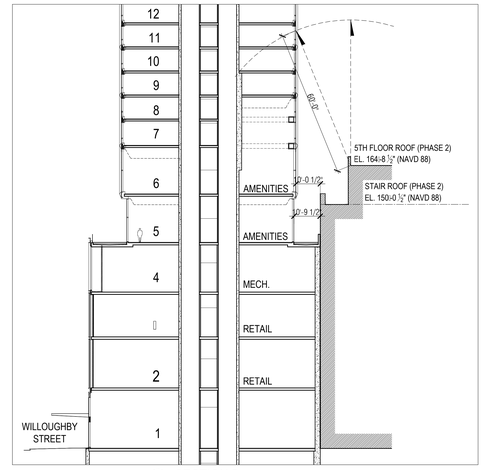

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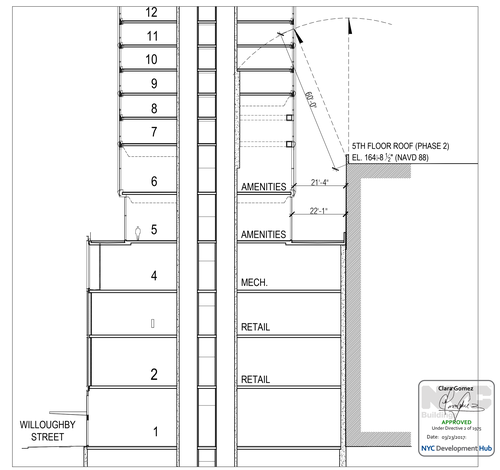

5 SECTION C
SCALE: 1/16" = 1'-0"

ClaroGomez
APPROVED
Under Directive 1 of 1975
Date: eplyplanz
NYC DevelopmentHub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
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NO.:	DATE:	REVISION:
	09-14-16	DOB RESUBMISSION
	06-08-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:

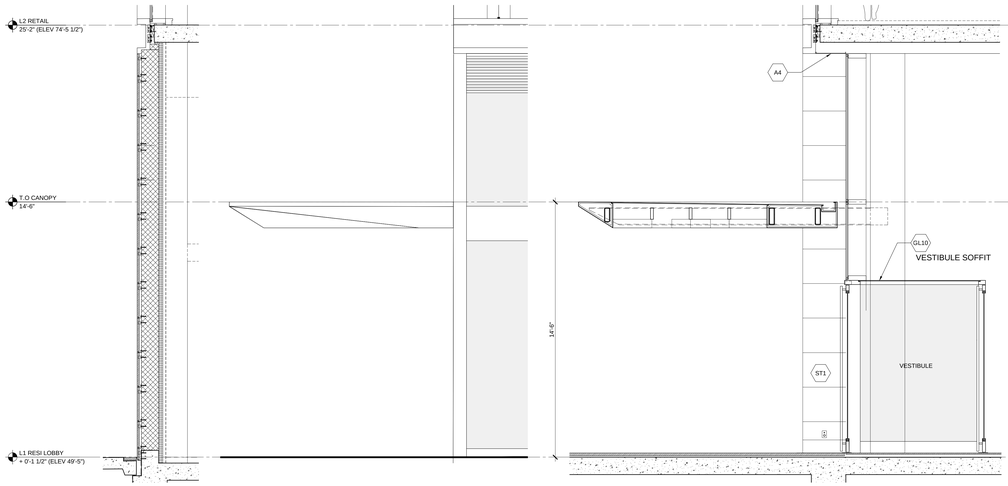
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
WALL TYPE DIAGRAM

SEAL & SIGNATURE:
DAVID M. SCHWARZ ARCHITECTS
REGISTERED ARCHITECT
STATE OF NEW YORK

DATE: –
PROJECT NO: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING NO.: A-300.00
CAD FILE:

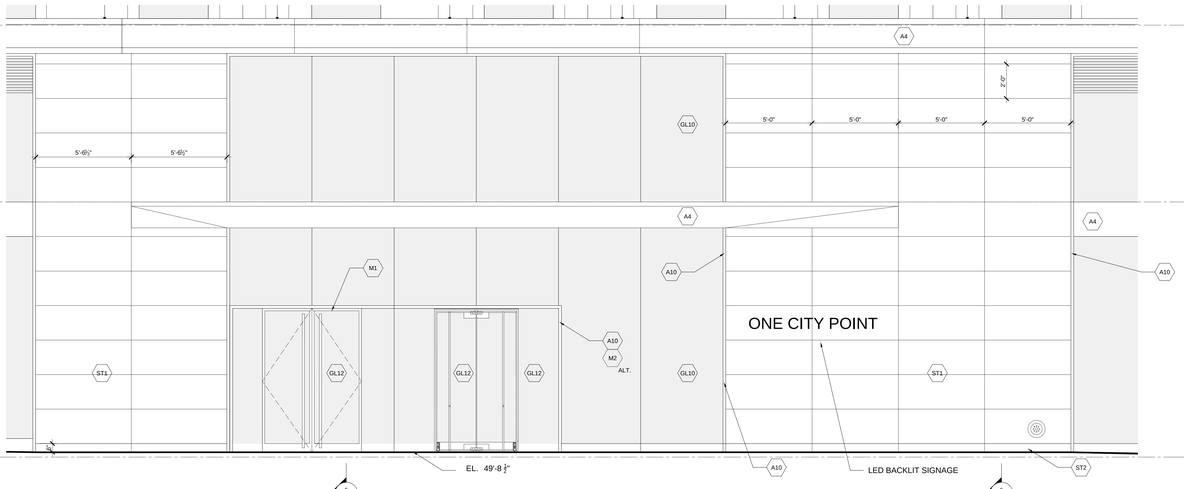
DEPT OF BUILDINGS 321970980 Job Number
B2B0220B0B9 Scan Code



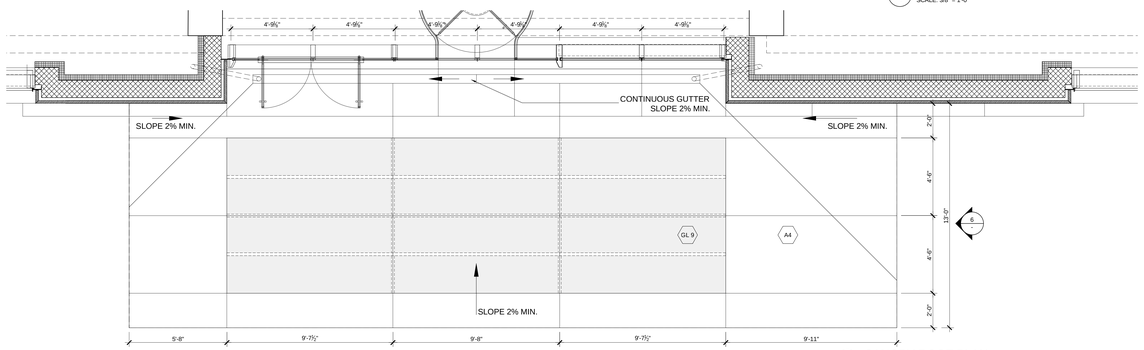
7 PARTIAL SECTION
SCALE: 3/8" = 1'-0"

6 PARTIAL ELEVATION
SCALE: 3/8" = 1'-0"

5 PARTIAL SECTION
SCALE: 3/8" = 1'-0"



4 RESIDENTIAL ENTRANCE ELEVATION
SCALE: 3/8" = 1'-0"



3 CANOPY ROOF PLAN
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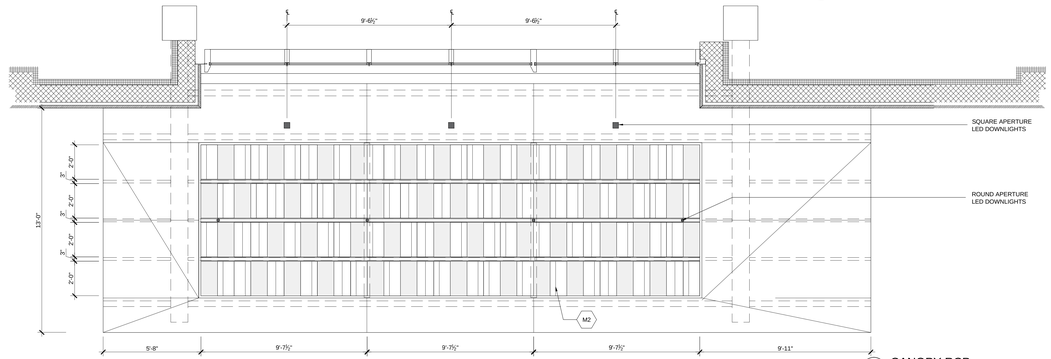

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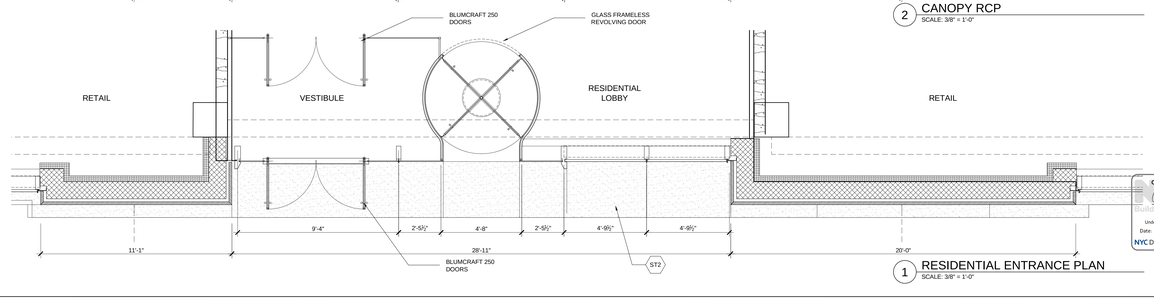

1 RESIDENTIAL ENTRANCE PLAN
SCALE: 3/8" = 1'-0"

□□□□

VISION GLASS

SHADOW BOX

R□□□R□□□ □□□□□□A-010□□□□R/MA□□R/A□□□□□□D□□□

Clara Gomez
APPROVED
Under Directive 1 of 1975
Date: 03/13/2017
NYC Development Hub

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
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NEW YORK, NY 10022

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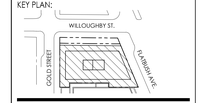
No:	Date:	Revision:
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

0 1' 2' 4'

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

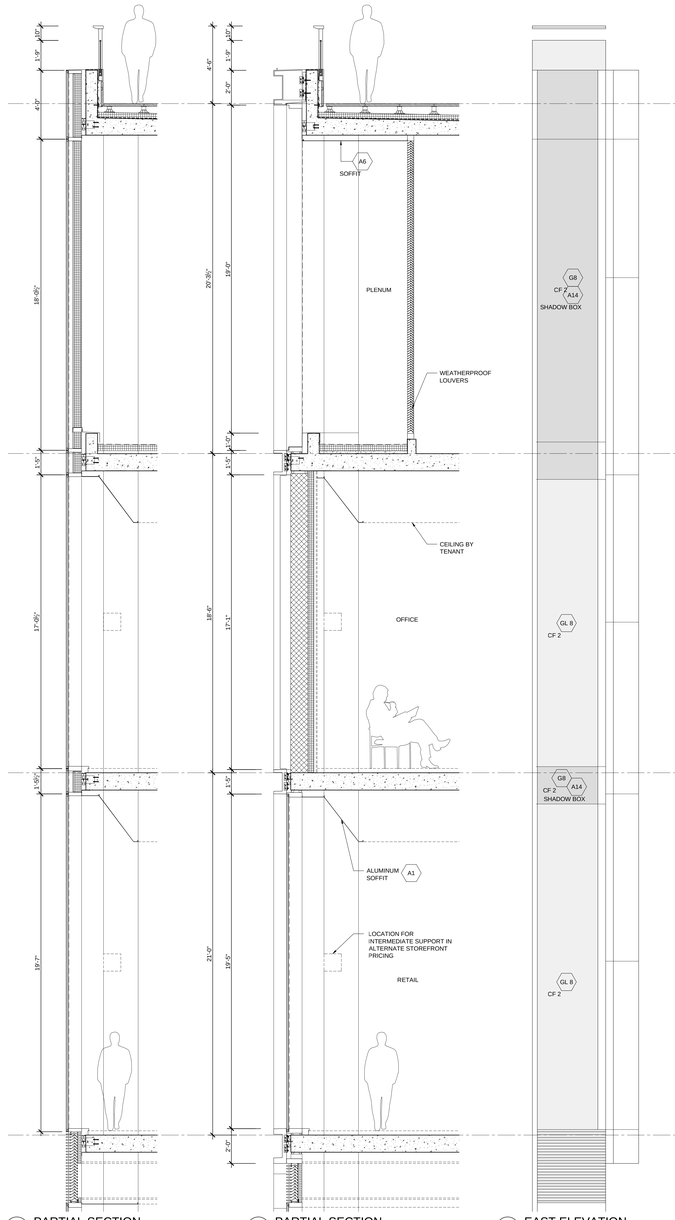
DRAWING TITLE:
LOBBY WALL
STOREFRONT - CANOPIES

SEAL & SIGNATURE:
STATE OF NEW YORK

DATE: –
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No:
A-310.00
CAD FILE:

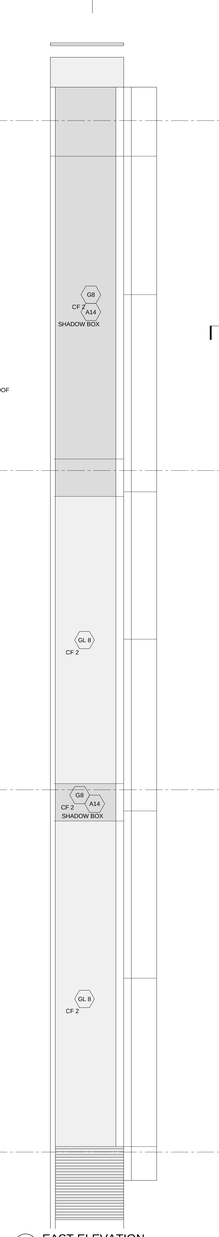
58 OF 79

DEPT OF BLDGS 321970980 Job Number
B00609893X Scan Code



8 PARTIAL SECTION
SCALE: 3/8" = 1'-0"

7 PARTIAL SECTION
SCALE: 3/8" = 1'-0"



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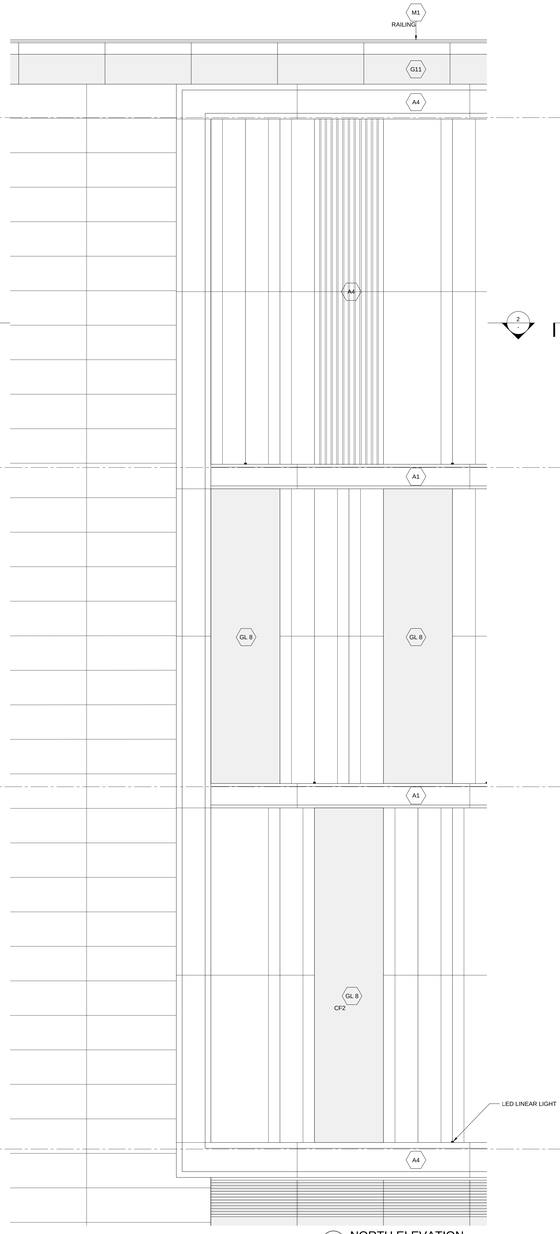
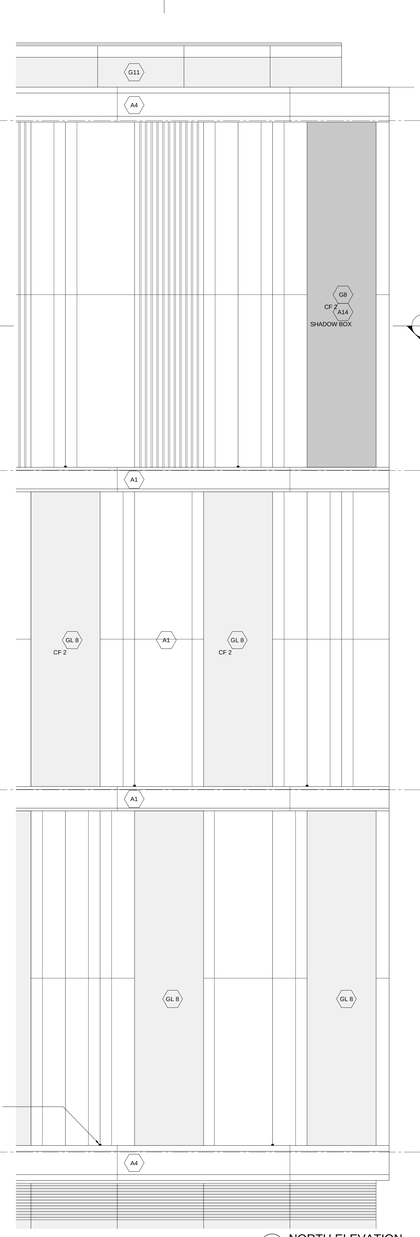
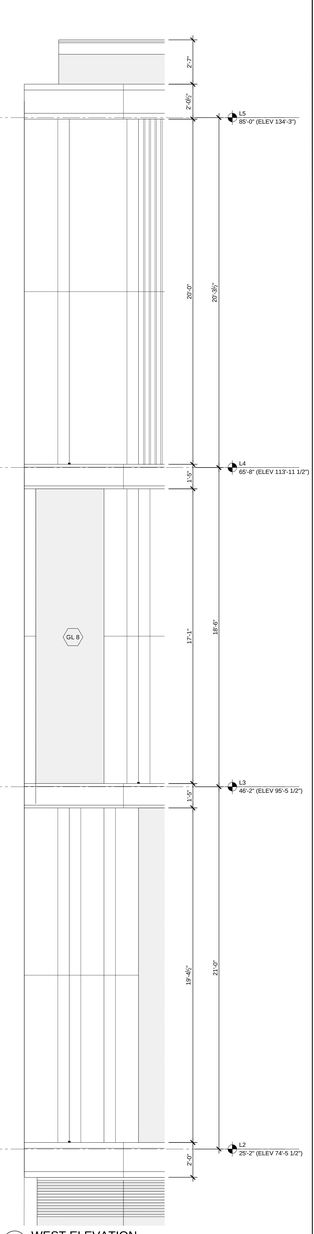


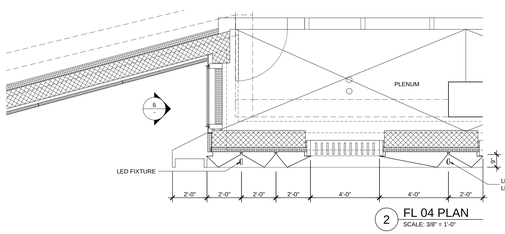
5 NORTH ELEVATION
SCALE: 3/8" = 1'-0"



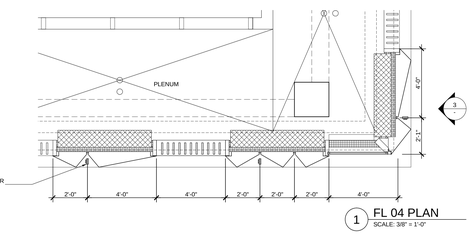
4 NORTH ELEVATION
SCALE: 3/8" = 1'-0"



3 WEST ELEVATION
SCALE: 3/8" = 1'-0"



2 FL 04 PLAN
SCALE: 3/8" = 1'-0"



1 FL 04 PLAN
SCALE: 3/8" = 1'-0"

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:

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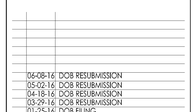
NO:	DATE:	REVISION:
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

0 1' 2' 4'

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

TYPICAL WALL PODIUM

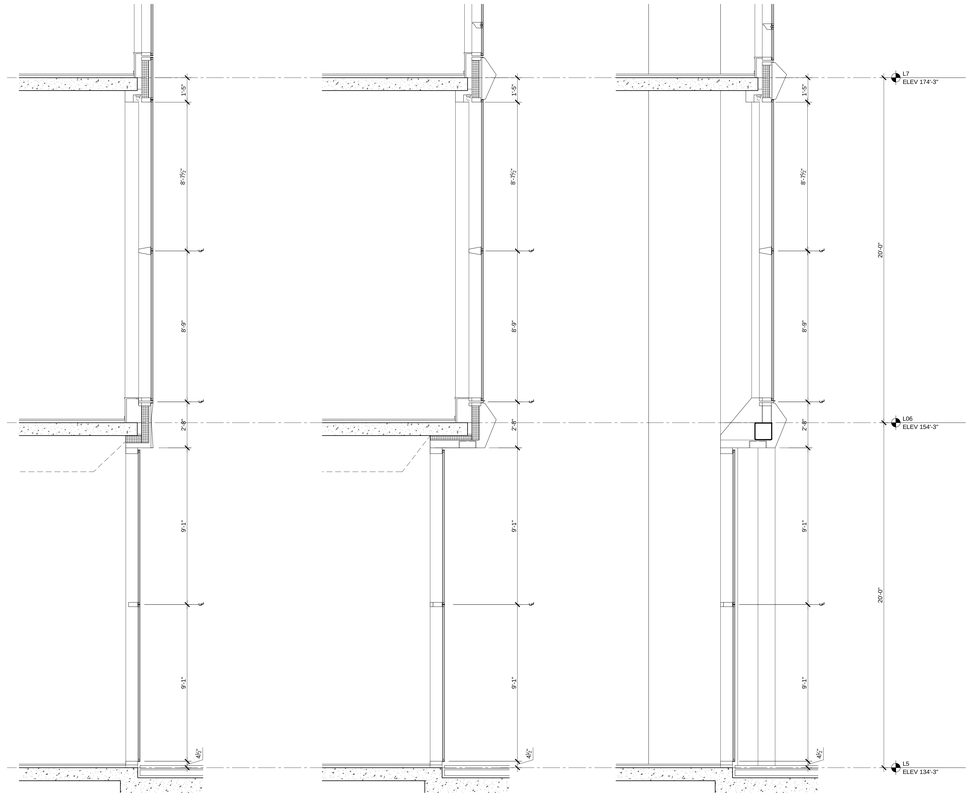
Clara Gomez
Buildings
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

SEAL & SIGNATURE OF ARCHITECT

DATE:	–
PROJECT NO:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-320.00
CAD FILE:	

59 OF 79

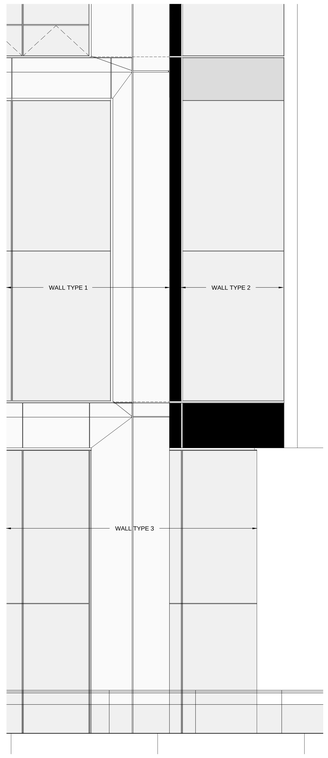
DEPT OF BLDGS 321970980 Job Number
03RW1950100 Scan Code



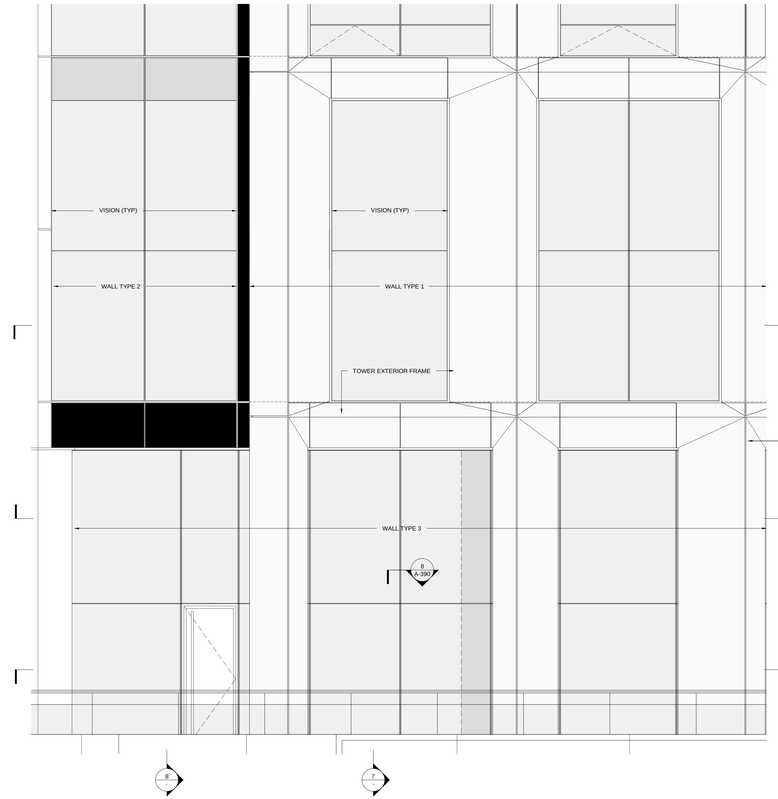
8 PARTIAL SECTION @ REVEAL
SCALE: 3/8" = 1'-0"

7 PARTIAL SECTION
SCALE: 3/8" = 1'-0"

6 PARTIAL SECTION
SCALE: 3/8" = 1'-0"



5 EAST ELEVATION
SCALE: 3/8"=1'-0"



4 NORTH ELEVATION
SCALE: 3/8"=1'-0"

MA□□R□A□□□□

GL1 - WT1 & 2 VISION GLASS
GL2 - WT1 & 2 SPANDREL GLASS
GL3 - WT3 VISION GLASS
GL4 - WT3 SPANDREL GLASS
GL5 - DOORS AT AMENITY LEVEL
GL11 - GLASS RAILING @ BULKHEAD

A1 - EXTERIOR "FRAMES" COLOUR
A2 - EXTERIOR MULLION COLOUR
A3 - INTERIOR MULLION COLOUR
A8 - BIRDSCREEN AT MEP LOUVERS
A9 - TOWER REVEAL CHANNEL
A12 - ARCHITECTURAL GRILLE AT MEP FLOOR
A13 -WEATHERPROOF LOUVER AT MEP FLOOR

□□□□

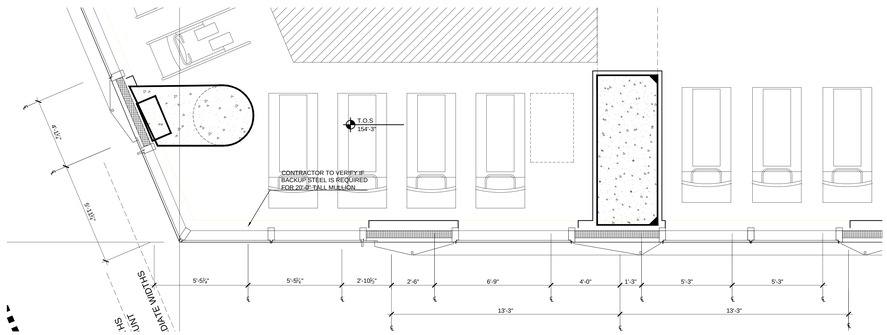
VISION GLASS

SPANDREL GLASS

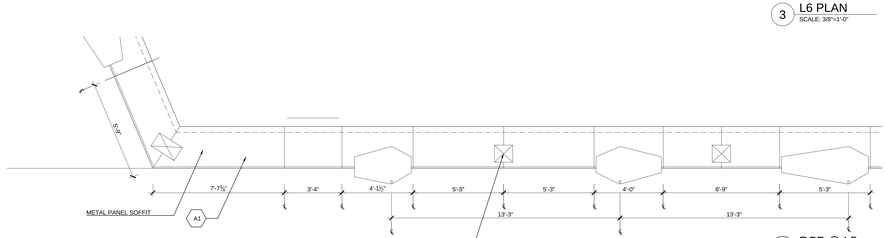
EXTERIOR TOWER FRAMES

TOWER REVEAL CHANNEL

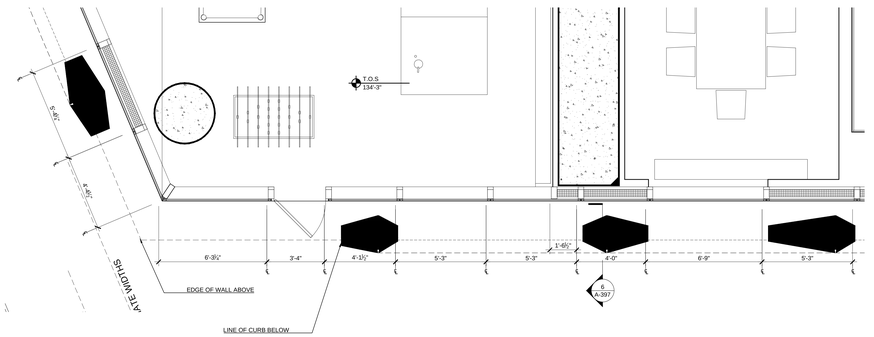
R□□□R□□ (□□□□□A-010□□□R□MA□□R□A□□□□□D□□□



3 L6 PLAN
SCALE: 3/8"=1'-0"



2 RCP @ L5
SCALE: 3/8"=1'-0"



1 L5 PLAN
SCALE: 3/8"=1'-0"

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
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No:	Date:	Revision:
	06-08-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
RECESSED WALL AT L5

ClaraGomez
APPROVED
Under Directive 4 of 1975
Date: 09/30/2015
NYC Development Hub

SEAL & SIGNATURE

DATE:	
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-330.00
CAD FILE:	

DEPT OF BLDGS 321870580 Job Number
B0B0242474 Scan Code

MA□□R/A□□□□□

GL1 - WT1 & 2 VISION GLASS
GL2 - WT1 & 2 SPANDREL GLASS
GL3 - WT3 VISION GLASS
GL4 - WT3 SPANDREL GLASS
GL5 - DOORS AT AMENITY LEVEL
GL11 - GLASS RAILING @ BULKHEAD

A1 - EXTERIOR "FRAMES" COLOUR
A2 - EXTERIOR MULLION COLOUR
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A13 -WEATHERPROOF LOUVER AT MEP FLOOR

□□□□

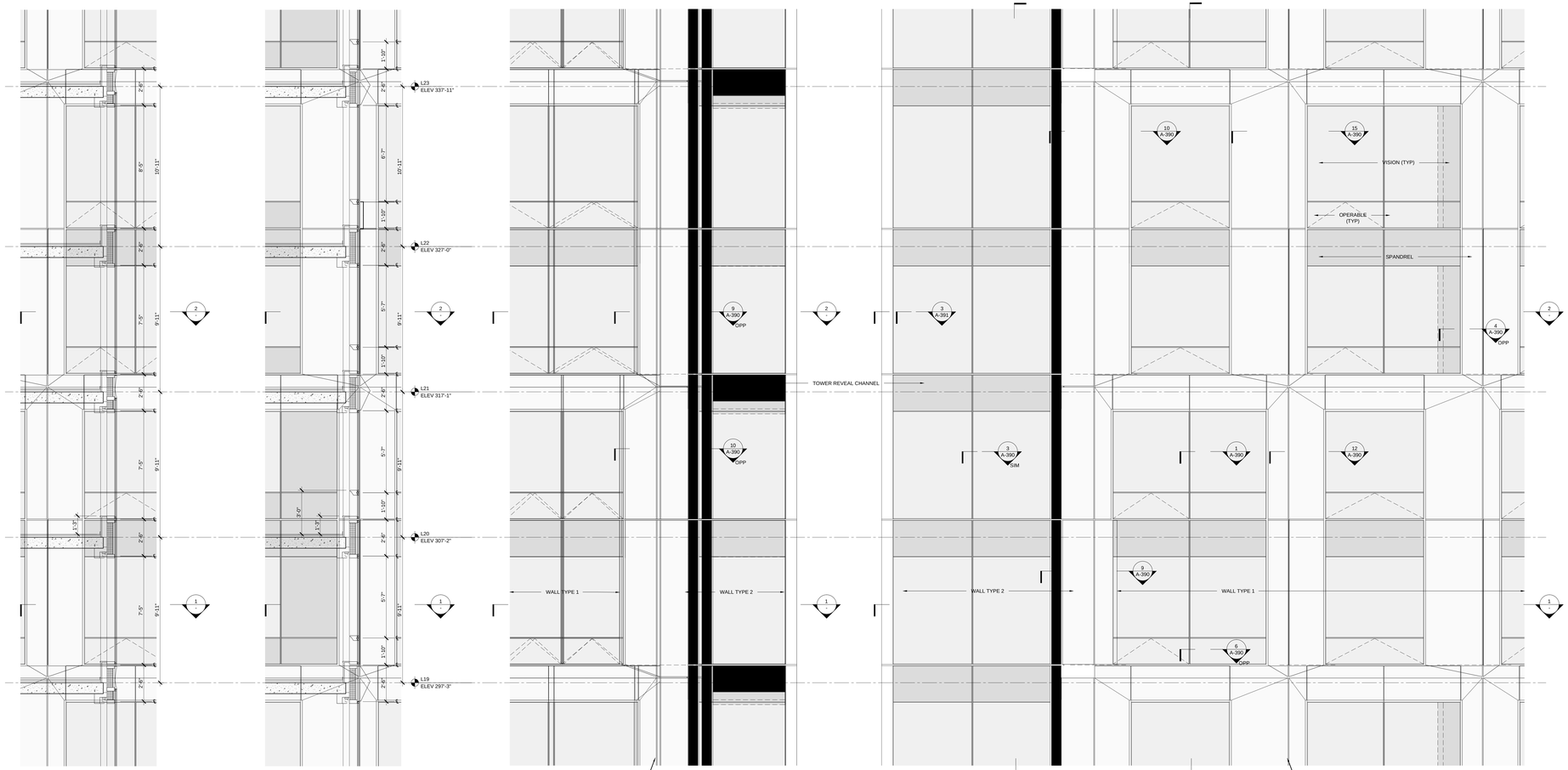
VISION GLASS

SPANDREL GLASS

EXTERIOR TOWER FRAMES

TOWER REVEAL CHANNEL

R□□□R□□□ □□□□□□□A-010□□□R/MA□□R/A□□□□□□D□□□

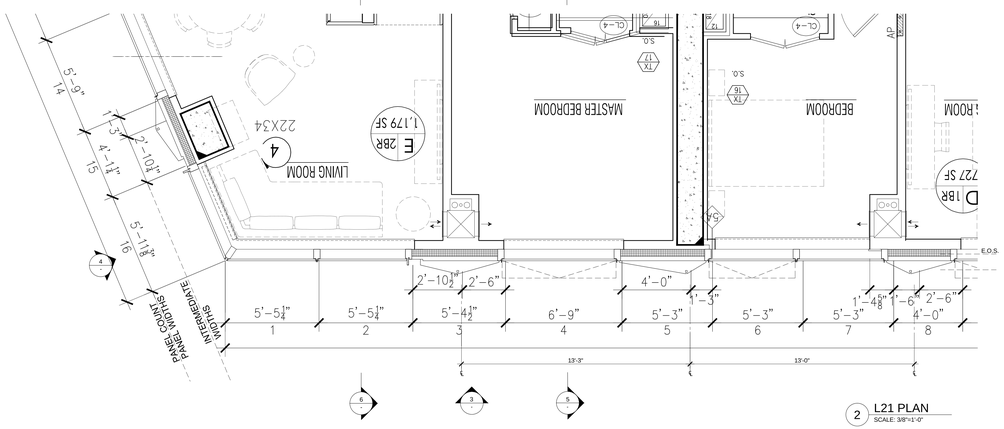


6 PARTIAL SECTION (WALL TYPE 2)
SCALE: 3/8" = 1'-0"

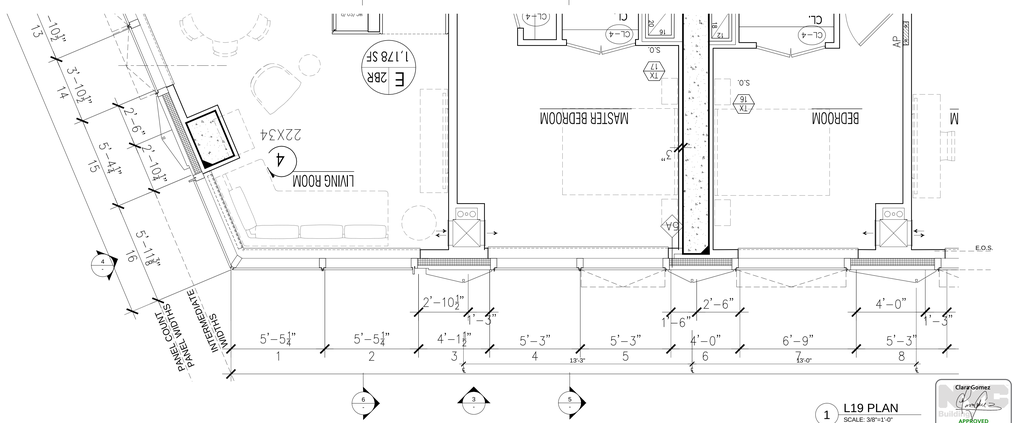
5 PARTIAL SECTION (WALL TYPE 1)
SCALE: 3/8" = 1'-0"

4 EAST ELEVATION
SCALE: 3/8"=1'-0"

3 NORTH ELEVATION
SCALE: 3/8"=1'-0"



2 L21 PLAN
SCALE: 3/8"=1'-0"



1 L19 PLAN
SCALE: 3/8"=1'-0"

Clara Gomez
Deputy Commissioner
APPROVED
Under Directive 4 of 1975
Date: 03/23/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
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1359 BROADWAY, 14TH FLOOR
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No:	Date:	Revision:
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:

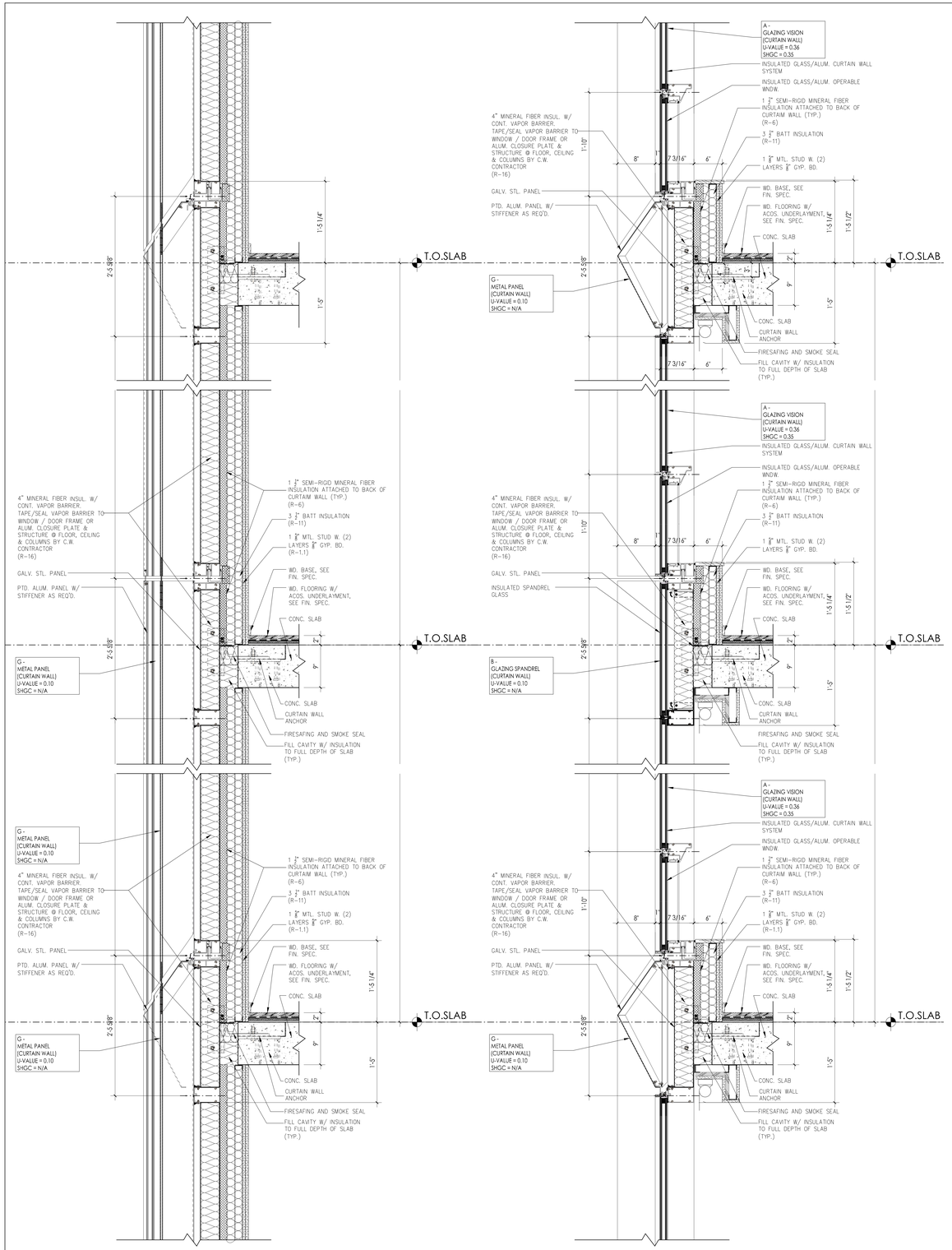
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
TYPICAL TOWER WALL

SEAL & SIGNATURE

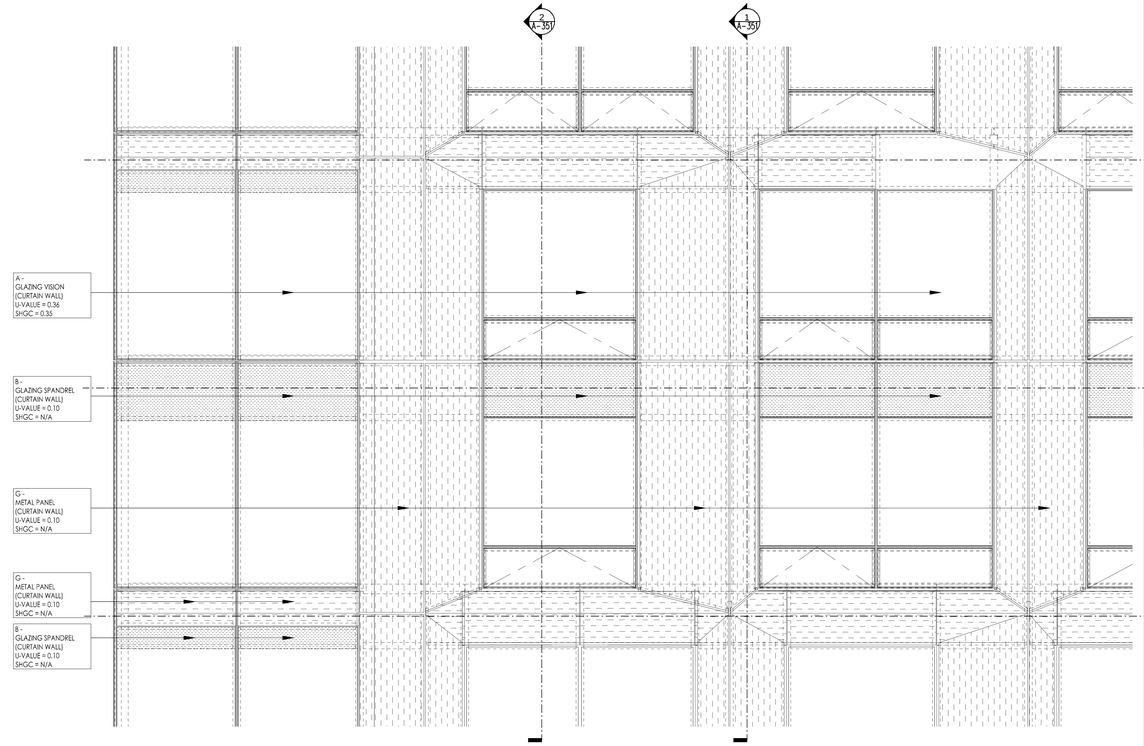
DATE: –
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No:
A-350.00
CAD FILE:
61 OF 79

DEPT OF BUILDINGS 321370980 Job Number
B08013180842 Scan Code



1 SECTION AT METAL PANEL (CURTAIN WALL) - WT2
SCALE: 1 1/2" = 1'-0"

2 SECTION AT GLAZING VISION (CURTAIN WALL) - WT2
SCALE: 1 1/2" = 1'-0"



A DETAIL ELEVATION AT CURTAIN WALL GLAZING - WT2
SCALE: 1/2" = 1'-0"

BUILDING ENVELOPE DESIGN ASSEMBLIES

ID	CONSTRUCTION MATERIAL	U-VALUE	SHGC	ASSEMBLY DETAILS
A	GLAZING VISION (CURTAIN WALL)	0.36	0.35	INSULATED GLASS UNIT (ARGON FILLED IGU BASED ON GUARDIAN HP NEUTRAL 41/33 ULTRA CLEAR)
B	GLAZING SPANDREL (CURTAIN WALL)	0.10	N/A	INSULATED OPAQUE SPANDRAL GLASS WITH 5" INSULATED METAL PANEL (INCLUDING 1.5" ADDITIONAL CONT. MINERAL WOOL INSULATION BEHIND CURTAIN WALL)
G	METAL PANEL (CURTAIN WALL)	0.10	N/A	INSULATED ALUMINUM PANEL CURTAIN WALL SYSTEM (1.5" ADDITIONAL CONT. MINERAL WOOL INSULATION BEHIND CURTAIN WALL)
	OPERABLE WINDOW	0.36	0.35	INSULATED GLASS UNIT (ARGON FILLED IGU BASED ON GUARDIAN HP NEUTRAL 41/33 ULTRA CLEAR). AIR INFILTRATION SHALL NOT EXCEED 0.1 CFM/SQFT WHEN TESTED AT 6.24 PSF.

GENERAL NOTES:

-DETAILS MAY VARIES UPON MANUFACTURER 'S RECOMENDATION.

-STATED U-VALUE & SHGC FOR CURTAIN WALL ARE OVERALL SYSTEM MINIMUM REQUIREMENT AND MAY VARIES UPON MANUFACTURER'S THERMAL ANALYSIS & DETAILS.

Clara Gomez
APPROVED
Under Directive 1 of 1975
Date: 03/13/2017
NYC Development Hub

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

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	05-05-16	DOB RESUBMISSION
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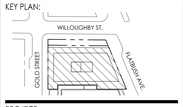
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW
0 2" 4" 6" 8"

KEY PLAN:


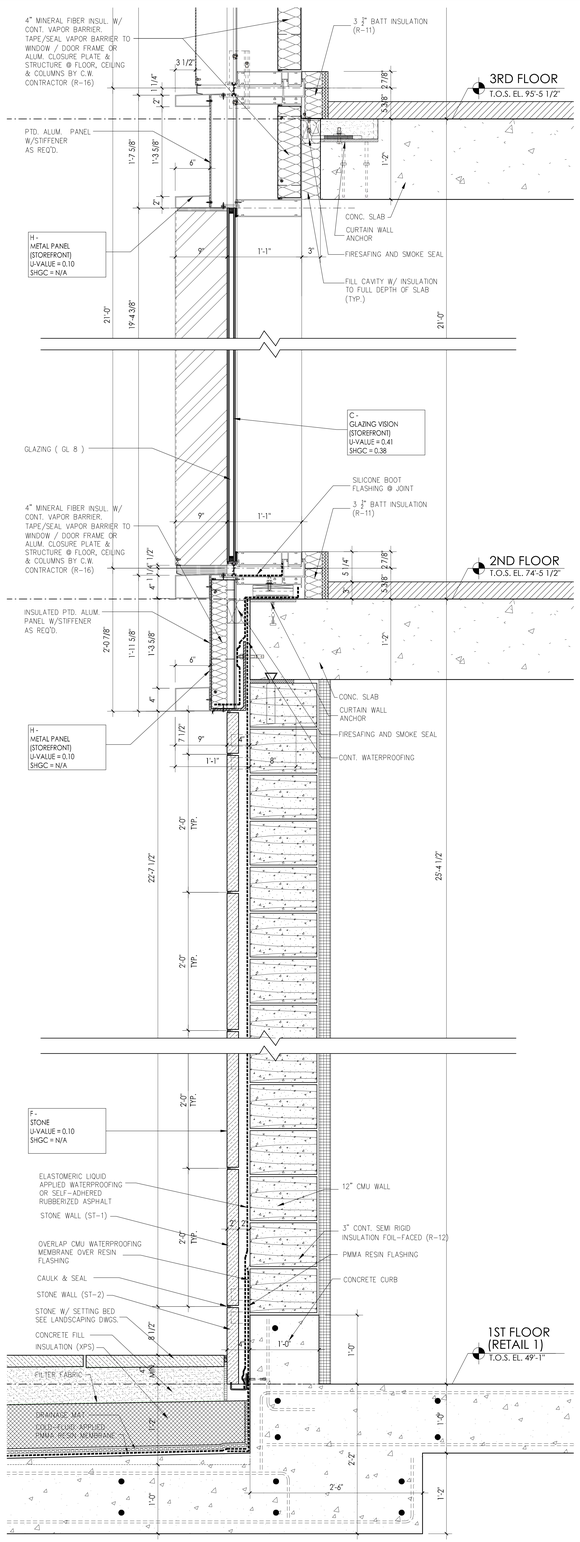
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
SECTION DETAILS

SEAL & SIGNATURE OF ARCHITECT
REGISTERED ARCHITECT
No. 029128
STATE OF NEW YORK

DATE: –
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: A-351.00
CADD FILE:

DEPT OF BUILDINGS 321970980 Job Number
B-SWD-160426 Sheet Code



1 SECTION AT GLAZING VISION (STOREFRONT) - WT4
SCALE: 1 1/2" = 1'-0"

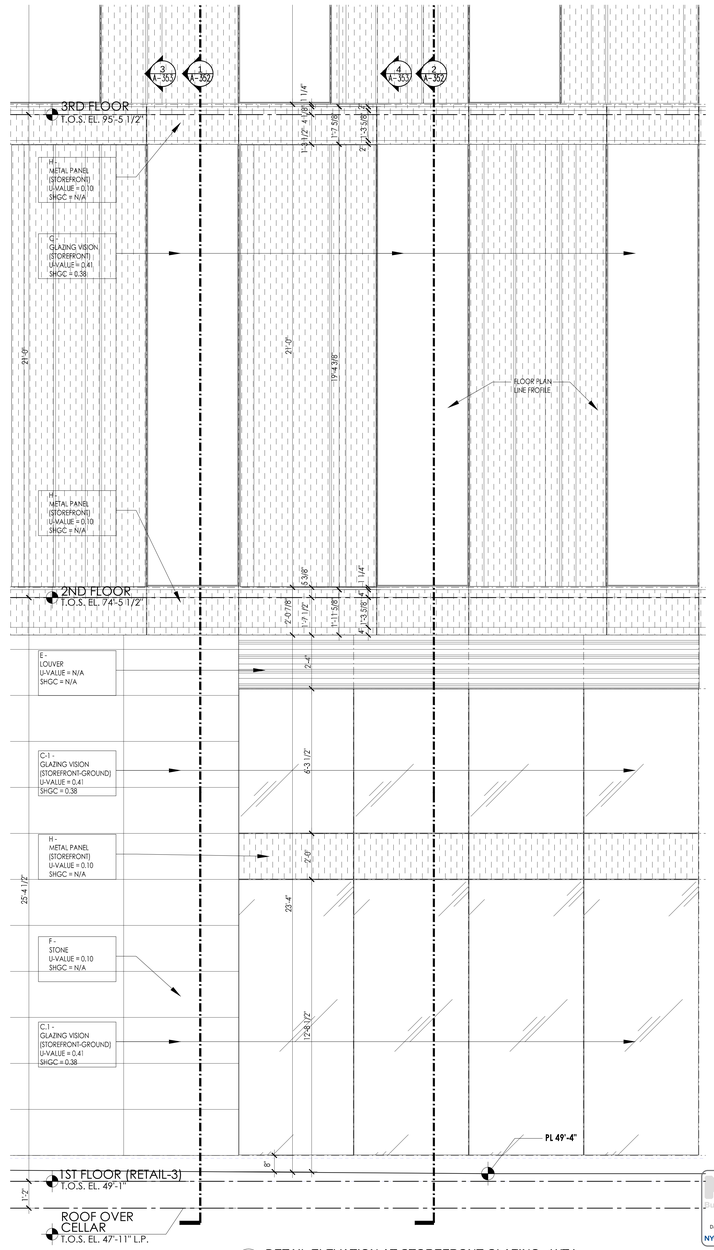
2 SECTION AT GLAZING VISION (STOREFRONT) - WT4
SCALE: 1 1/2" = 1'-0"

BUILDING ENVELOPE DESIGN ASSEMBLIES				
ID	CONSTRUCTION MATERIAL	U-VALUE	SHGC	ASSEMBLY DETAILS
C	GLAZING VISION (STOREFRONT)	0.41	0.38	INSULATED GLAZED ALUMINUM CURTAIN WALL STOREFRONT SYSTEM (ARGON FILLED IGU BASED ON INTERPANE IPASOL NEUTRAL 69/37 LOW-IRON)
C.1	GLAZING VISION (STOREFRONT-GROUND)	0.60	0.7	INSULATED GLAZED ALUMINUM CURTAIN WALL STOREFRONT SYSTEM(ARGON FILLED IGU UNCOATED LOW-IRON)
E	LOUVER (ACTIVE)	N/A	N/A	MECHANICAL LOUVER (3" MINERAL WOOL INSULATION ON BLANK-OFF PANEL)
F	STONE	0.10	N/A	STONE - 2" STONE VENEER. 2" AIR SPACE. 12" CMU BACKUP. 3" SEMI RIGID INSULATION
H	METAL PANEL (STOREFRONT)	0.10	N/A	INSULATED ALUMINUM PANEL CURTAIN WALL SYSTEM INSULATED GLAZED ALUMINUM CURTAIN WALL STOREFRONT SYSTEM(ARGON FILLED IGU UNCOATED LOW-IRON). AIR
	SWINGING ENTRANCE DOORS	0.80 MAX.	0.70 MAX.	INFILTRATION PER LINEAR FOOT OF PERIMETER CRACK OF NOT MORE THAN 0.50 CFM FOR SINGLE DOORS AND 1.0 CFM AT THE MEETING STILE OF PAIRS OF DOORS AS PER ASTM E283 AT PRESSURE DIFFERENTIAL OF 1.56 PSF

GENERAL NOTES:

-DETAILS MAY VARIES UPON MANUFACTURER 'S RECOMENDATION.

-STATED U-VALUE & SHGC FOR CURTAIN WALL ARE OVERALL SYSTEM MINIMUM REQUIREMENT AND MAY VARIES UPON MANUFACTURER'S THERMAL ANALYSIS & DETAILS.



A DETAIL ELEVATION AT STOREFRONT GLAZING - WT4
SCALE: 1/2" = 1'-0"

ClaroGomez
APPROVED
Under Directive 4 of 1975
Date: 03/03/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
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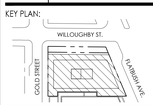
T. 416.961.5879 F. 416.961.8491

No.: | Date: | Revision:

NORTH ARROW

0 1" 2" 4"

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
SECTION DETAILS

SEAL & SIGNATURE:
RICHARD LEWIS GARRETSON LICENSED ARCHITECT STATE OF NEW YORK 029125

DATE:	
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-352.00
CADD FILE :	

DEPT OF BUILDINGS 321970560 Job Number
B000369000 Scan Code

BUILDING ENVELOPE DESIGN ASSEMBLIES				
ID	CONSTRUCTION MATERIAL	U-VALUE	SHGC	ASSEMBLY DETAILS
C	GLAZING VISION (STOREFRONT)	0.41	0.38	INSULATED GLAZED ALUMINUM CURTAIN WALL STOREFRONT SYSTEM (ARGON FILLED IGU BASED ON INTERPANE IPASOL NEUTRAL 69/37 LOW-IRON)
C.1	GLAZING VISION (STOREFRONT-GROUND)	0.60	0.7	INSULATED GLAZED ALUMINUM CURTAIN WALL STOREFRONT SYSTEM(ARGON FILLED IGU UNCOATED LOW-IRON)
E	LOUVER (ACTIVE)	N/A	N/A	MECHANICAL LOUVER (3" MINERAL WOOL INSULATION ON BLANK-OFF PANEL)
F	STONE	0.10	N/A	STONE - 2" STONE VENEER, 2" AIR SPACE, 12" CMU BACKUP, 3" SEMI RIGID INSULATION
H	METAL PANEL (STOREFRONT)	0.10	N/A	INSULATED ALUMINUM PANEL CURTAIN WALL SYSTEM
	SWINGING ENTRANCE DOORS	0.80 MAX.	0.70 MAX.	INSULATED GLAZED ALUMINUM CURTAIN WALL STOREFRONT SYSTEM(ARGON FILLED IGU UNCOATED LOW-IRON). AIR INFILTRATION PER LINEAR FOOT OF PERIMETER CRACK OF NOT MORE THAN 0.50 CFM FOR SINGLE DOORS AND 1.0 CFM AT THE MEETING STILE OF PAIRS OF DOORS AS PER ASTM E283 AT PRESSURE DIFFERENTIAL OF 1.56 PSF

GENERAL NOTES:

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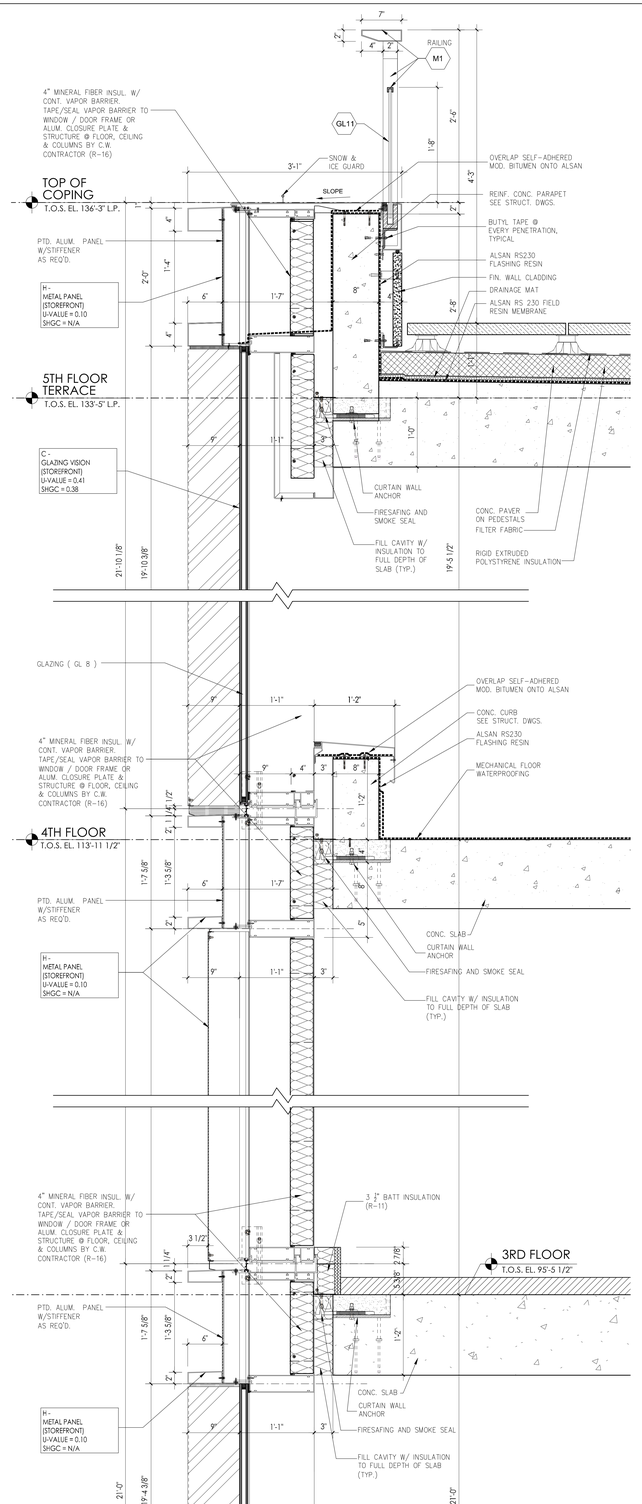
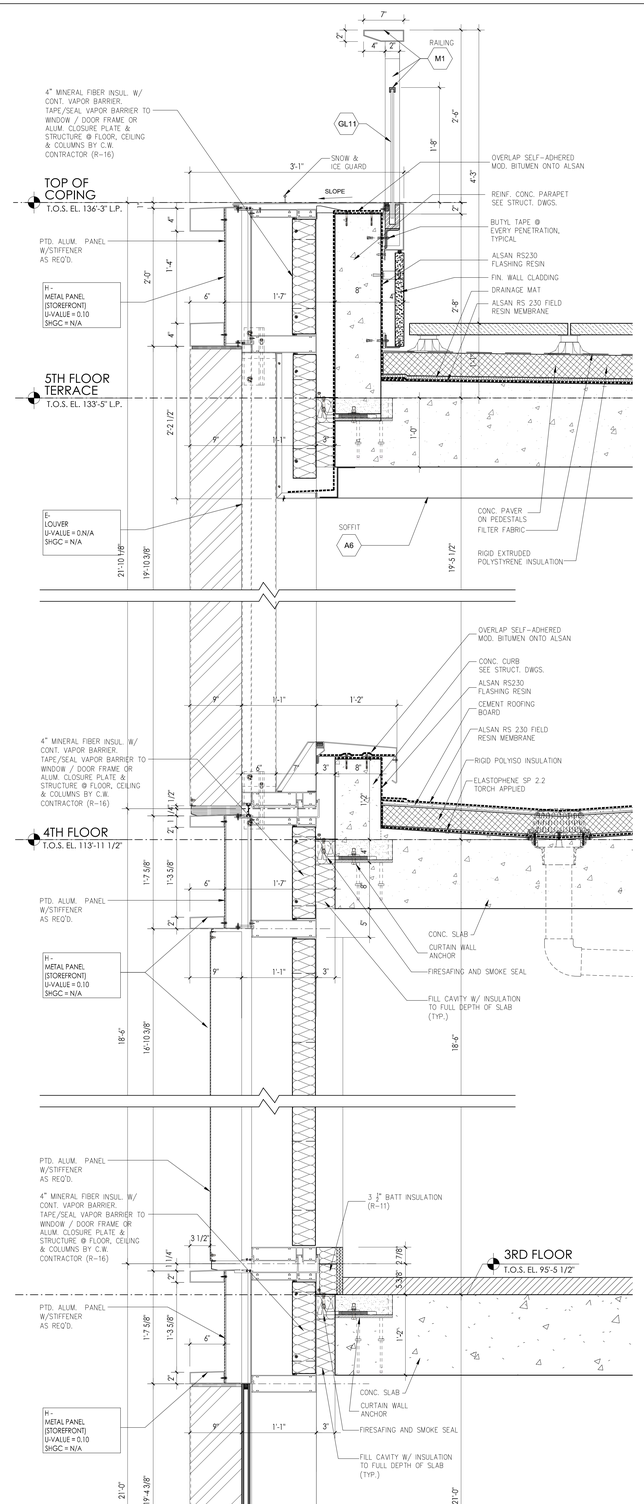
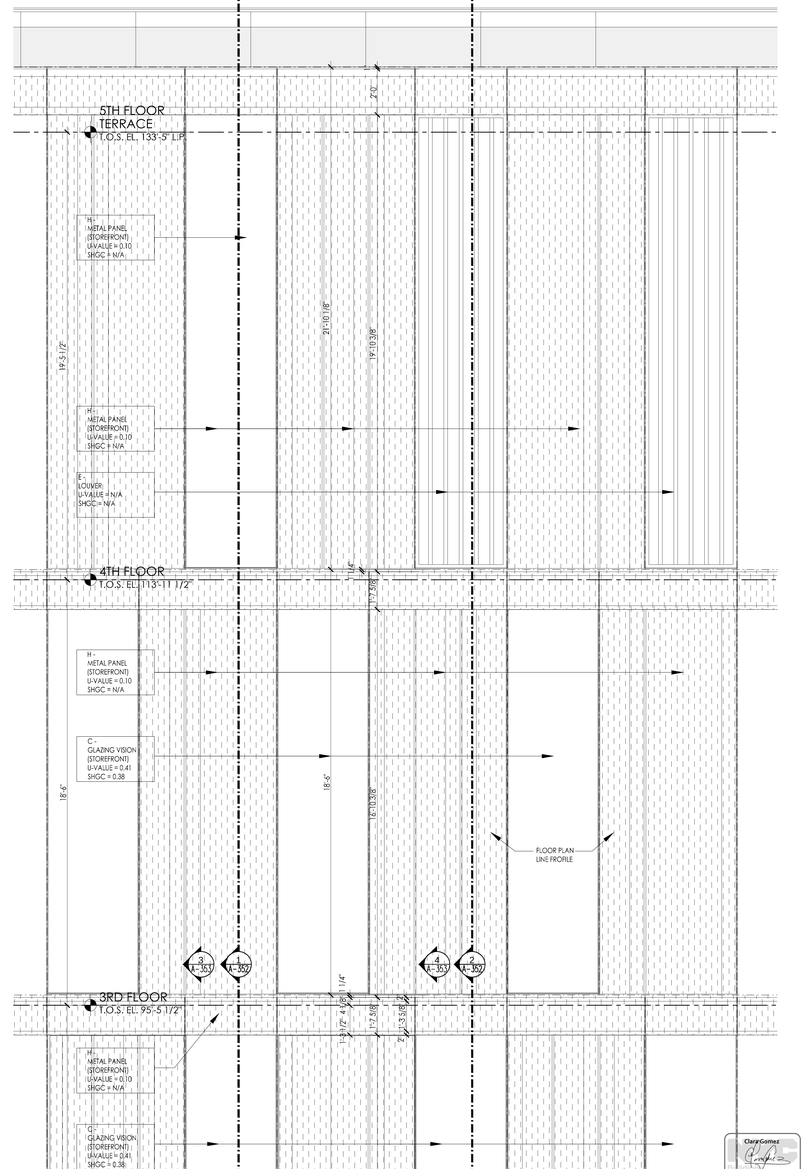
-STATED U-VALUE & SHGC FOR CURTAIN WALL ARE OVERALL SYSTEM MINIMUM REQUIREMENT AND MAY VARIES UPON MANUFACTURER'S THERMAL ANALYSIS & DETAILS.



3 SECTION AT GLAZING VISION (STOREFRONT) - WT4
SCALE: 1 1/2" = 1'-0"



4 SECTION AT GLAZING VISION (STOREFRONT) - WT4
SCALE: 1 1/2" = 1'-0"



B DETAIL ELEVATION AT STOREFRONT GLAZING - WT4
SCALE: 1/2" = 1'-0"

Clara Gomez
APPROVED
Under Directive 1 of 1975
Date: 09/19/2012
NYC Development Hub

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
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1359 BROADWAY, 14TH FLOOR
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FAX: (212) 979-8387

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NEW YORK, NY 10036
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New York, NY 10036
MCNAMARA . SALVIA Tel (212) 246.9800

M E P ENGINEERS:
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ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
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KATHERINE NEWMAN DESIGN
Katherine Newman Design International Limited
164 Davenport Road
Toronto, ON, M5R 1J2 Canada
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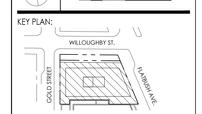
No:	Date:	Revision:

NORTH ARROW
0 1" 2" 4"

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
SECTION DETAILS

SEAL & SIGNATURE
REGISTERED ARCHITECT CHRISTOPHER A. PANTOZZI 029125 STATE OF NEW YORK

DATE:	--
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-353.00
CADD FILE :	

DEPT OF BLDGS 321970580 Job Number
E0784472002 Scan Code

MA□□R/A□□□□□□

GL1 - WT1 & 2 VISION GLASS
GL2 - WT1 & 2 SPANDREL GLASS
GL3 - WT3 VISION GLASS
GL4 - WT3 SPANDREL GLASS
GL5 - DOORS AT AMENITY LEVEL
GL11 - GLASS RAILING @ BULKHEAD

A1 - EXTERIOR "FRAMES" COLOUR
A2 - EXTERIOR MULLION COLOUR
A3 - INTERIOR MULLION COLOUR
A8 - BIRDSCREEN AT MEP LOUVERS
A9 - TOWER REVEAL CHANNEL
A12 - ARCHITECTURAL GRILLE AT MEP FLOOR
A13 -WEATHERPROOF LOUVER AT MEP FLOOR

□□□□

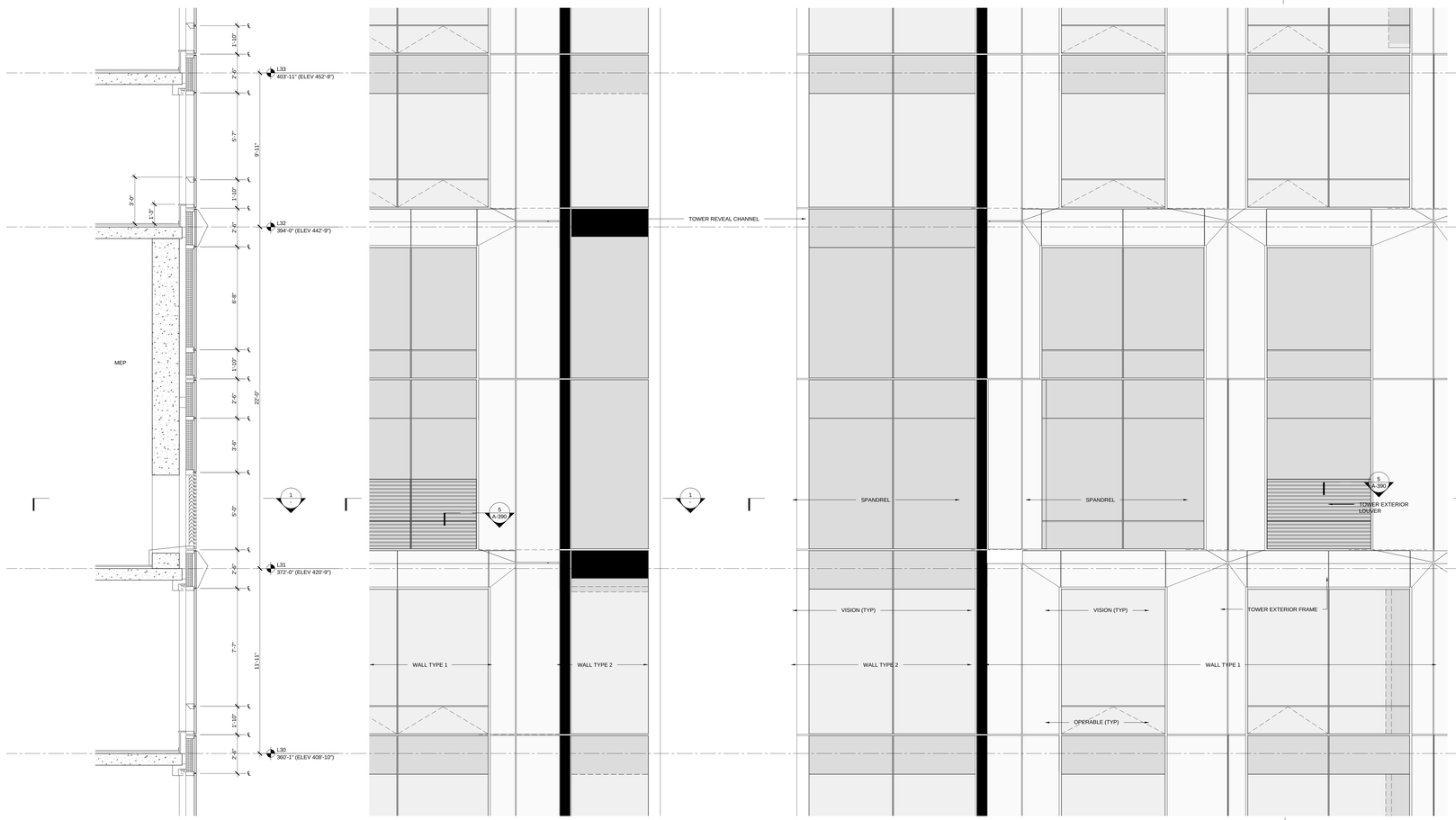
VISION GLASS

SPANDREL GLASS

EXTERIOR TOWER FRAMES

TOWER REVEAL CHANNEL

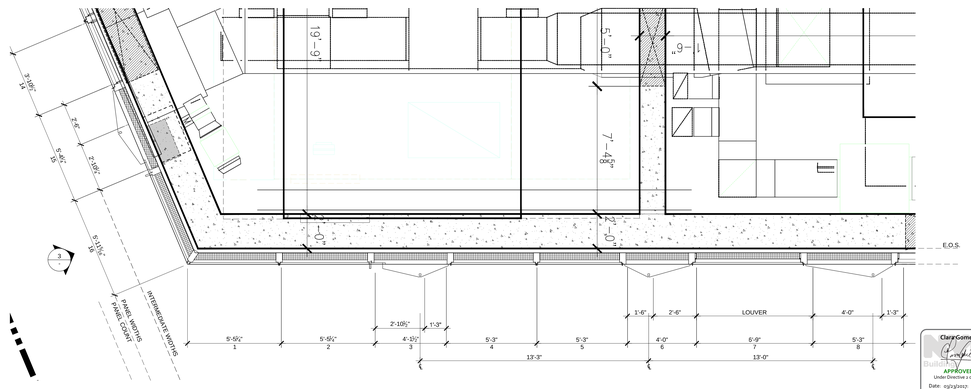
R□□□R□□□ □□□□□□□A-010□□□R/MA□□R/A□□□□□□D□□□



4 PARTIAL SECTION
SCALE: 3/8" = 1'-0"

3 EAST ELEVATION
SCALE: 3/8"=1'-0"

2 NORTH ELEVATION
SCALE: 3/8"=1'-0"



1 L31 PLAN
SCALE: 3/8"=1'-0"

Clerk Gomez
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:
CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

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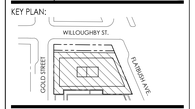
No:	Done:	Revision:
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

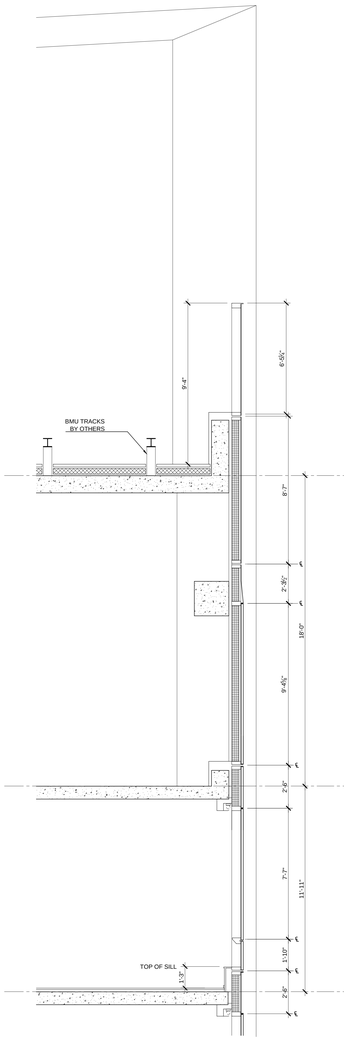
DRAWING TITLE:
TYPICAL LOUVER AT MECHANICAL FLOORS

SEAL & SIGNATURE:
REGISTERED ARCHITECT STATE OF NEW YORK

DATE:	–
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-360.00
CAD FILE:	

62 OF 79

DEPT OF BLDGS 321970980 Job Number
E5826050521 Scan Code



6 SECTION AT WALL TYPE 2
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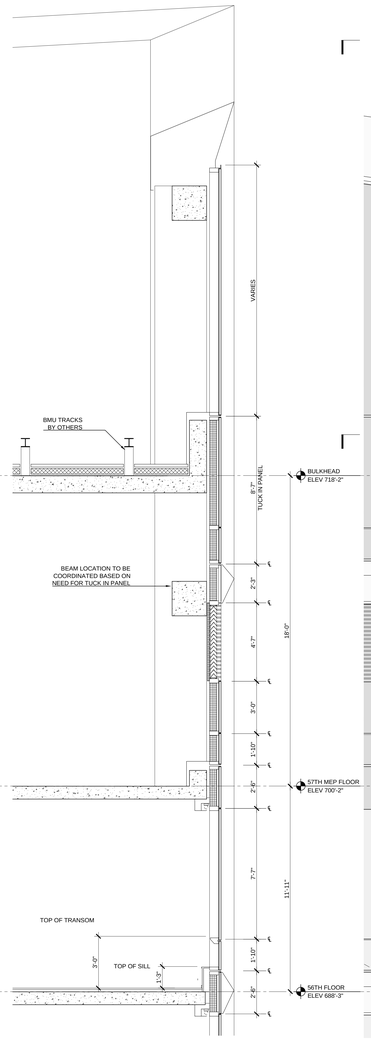
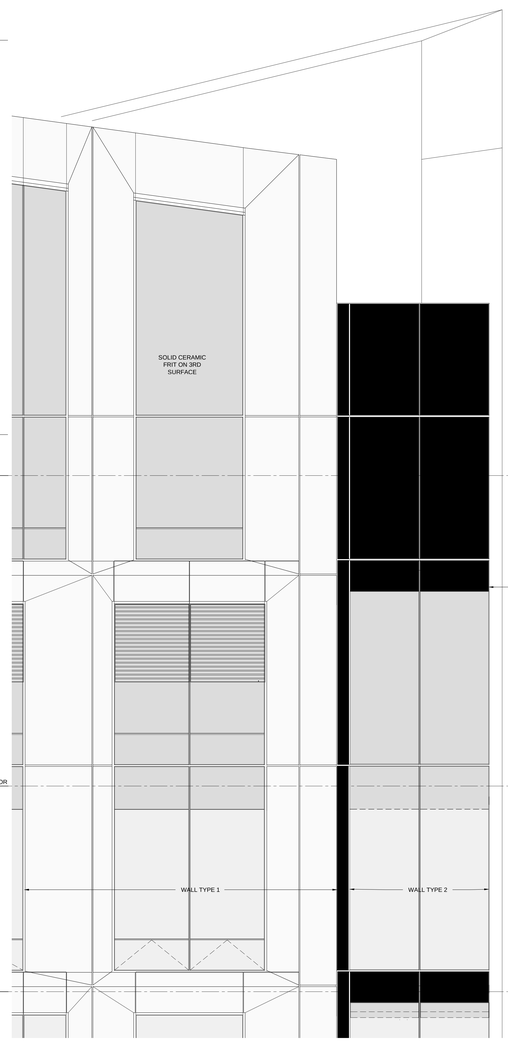
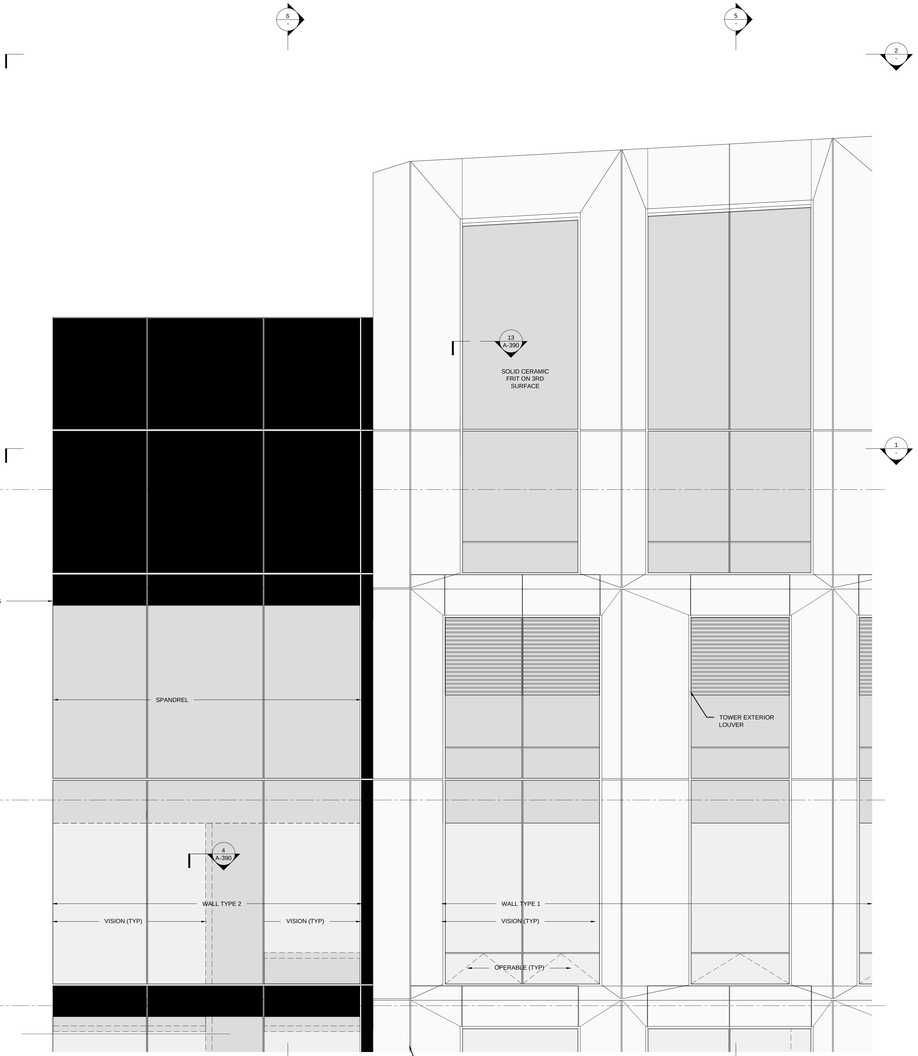


5 SECTION AT WALL TYPE 1
SCALE: 3/8"=1'-0"



4 PARTIAL WEST ELEVATION
SCALE: 3/8"=1'-0"



3 PARTIAL SOUTH ELEVATION
SCALE: 3/8"=1'-0"

MA□□R/A□□□□

GL1 - WT1 & 2 VISION GLASS
GL2 - WT1 & 2 SPANDREL GLASS
GL3 - WT3 VISION GLASS
GL4 - WT3 SPANDREL GLASS
GL5 - DOORS AT AMENITY LEVEL
GL11 - GLASS RAILING @ BULKHEAD

A1 - EXTERIOR "FRAMES" COLOUR
A2 - EXTERIOR MULLION COLOUR
A3 - INTERIOR MULLION COLOUR
A8 - BIRDSCREEN AT MEP LOUVERS
A9 - TOWER REVEAL CHANNEL
A12 - ARCHITECTURAL GRILLE AT MEP FLOOR
A13 -WEATHERPROOF LOUVER AT MEP FLOOR

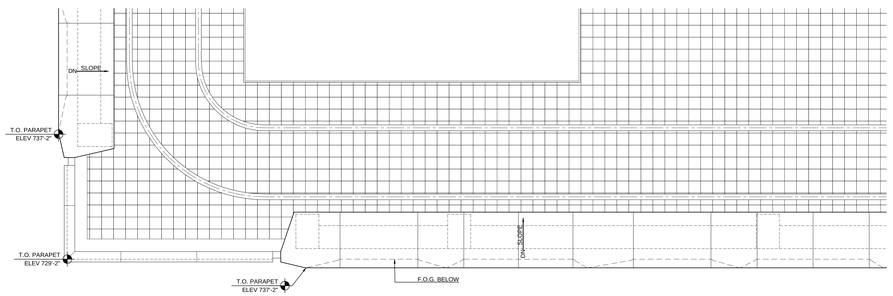
□□□□

VISION GLASS

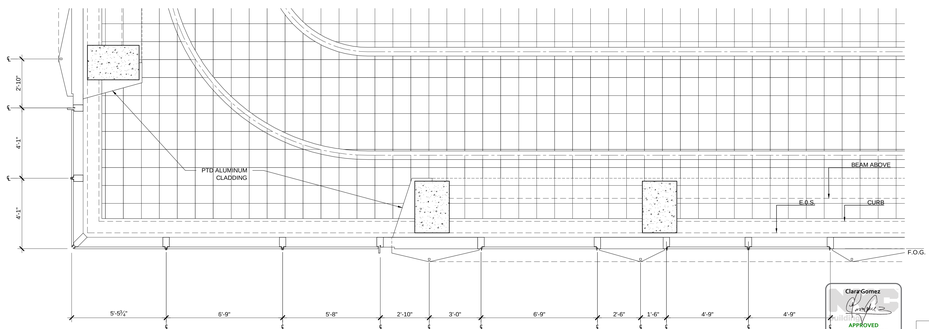
SPANDREL GLASS

EXTERIOR TOWER FRAMES

TOWER REVEAL CHANNEL



2 PARTIAL ROOF PLAN
SCALE: 3/8"=1'-0"



1 PARTIAL ROOF FLOOR PLAN
SCALE: 3/8"=1'-0"

Clara Gomez
APPROVED
Under Directive 7 of 1975
Date: 03/23/2017
NYC Development Hub

R□□□R□□□□□□A-010□□□R/MA□□R/A□□□□□□D□□□

PROJECT:
CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
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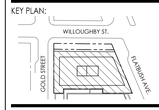
NO	DATE	REVISION
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

0 1' 2' 4'

KEY PLAN:



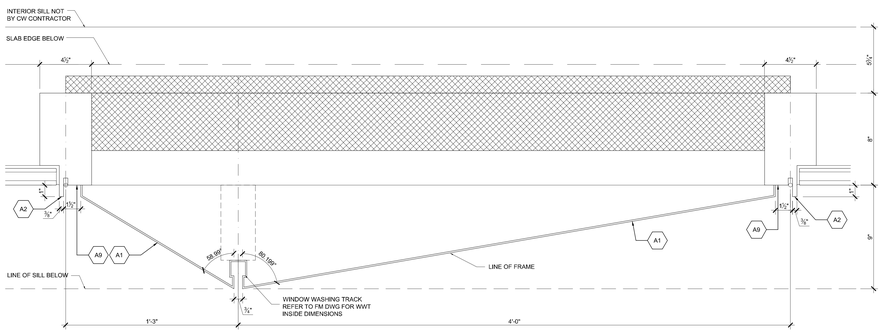
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
ROOF AND PARAET

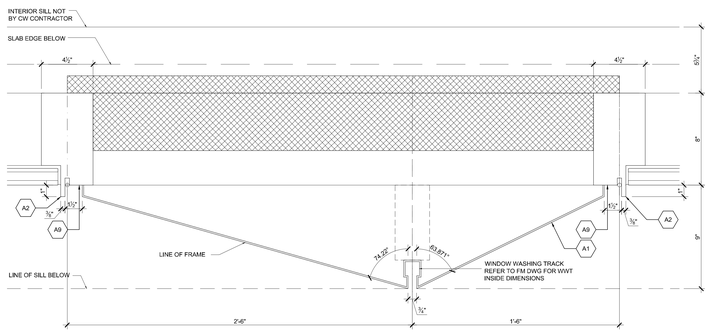
SEAL & SIGNATURE OF ARCHITECT
REGISTERED ARCHITECT
CHRISTOPHER LEE SLATER
No. 029123
STATE OF NEW YORK

DATE: –
PROJECT NO: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING NO: A-370.00
CAD FILE:

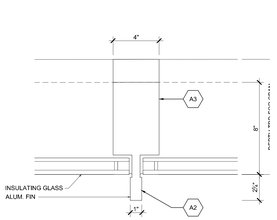
DEPT OF BLDGS 321870980 Job Number
B2B0010800400 Scan Code



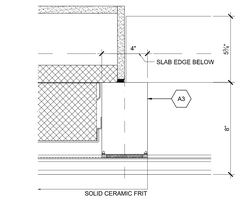
15 WWT TRACK @ LARGE PIER
SCALE: 3" = 1'-0"



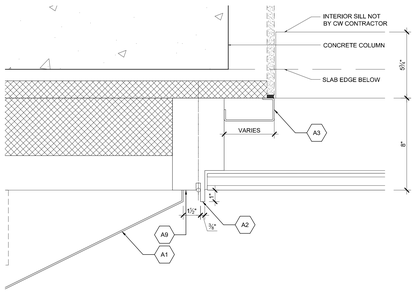
12 WWT TRACK @ SMALL PIER
SCALE: 3" = 1'-0"



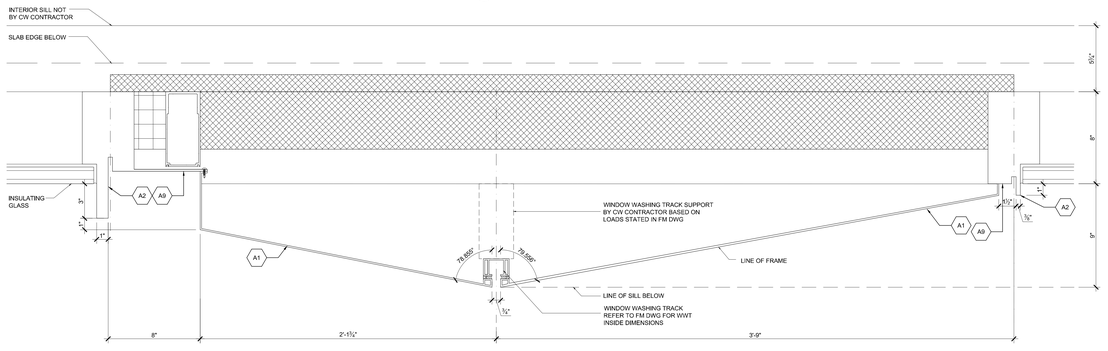
8 MULLION @ TYPICAL - WT-3
SCALE: 3" = 1'-0"



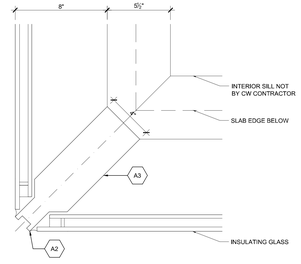
4 KISS MULLION
SCALE: 3" = 1'-0"



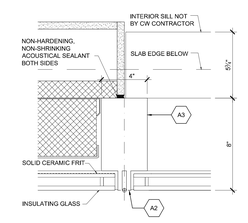
14 PLAN DETAIL
SCALE: 3" = 1'-0"



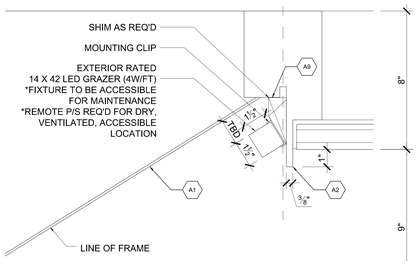
11 PLAN DETAIL @ EDGE FIN
SCALE: 3" = 1'-0"



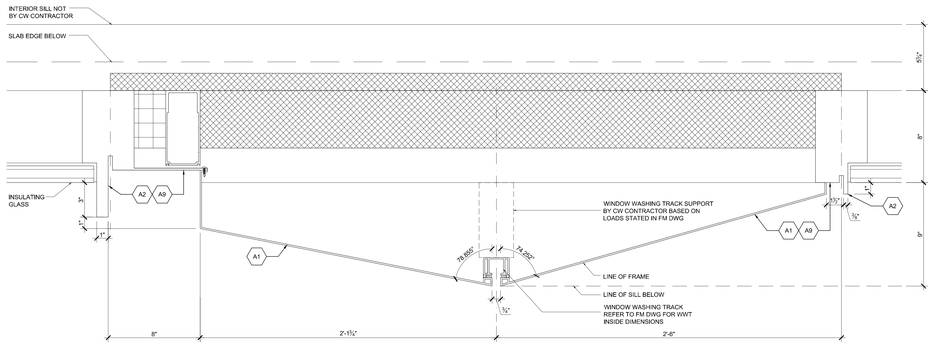
7 MULLION @ CORNER WT1
SCALE: 3" = 1'-0"



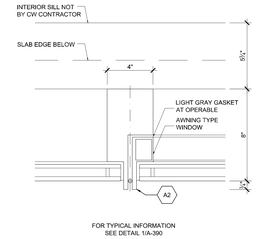
3 MULLION @ NIB WALL WT2
SCALE: 3" = 1'-0"



13 PLAN DETAIL @ CROWN EDGE FIN LIGHTING
SCALE: 3" = 1'-0"

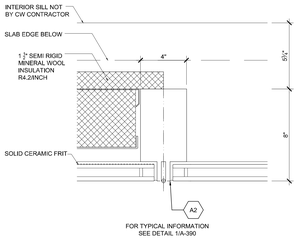


10 PLAN DETAIL @ EDGE FIN
SCALE: 3" = 1'-0"



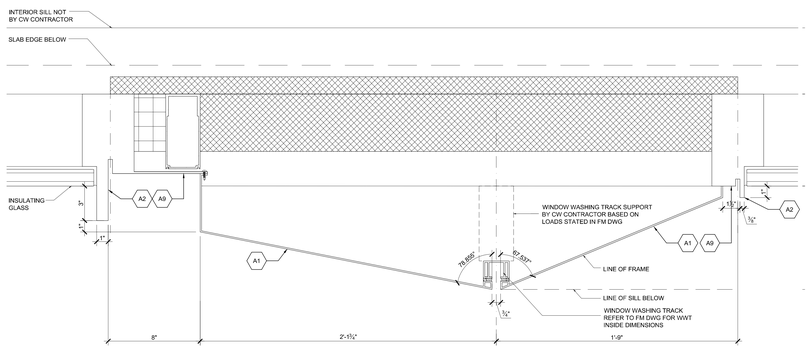
FOR TYPICAL INFORMATION SEE DETAIL 1/A-390

6 MULLION @ OPERABLE WINDOW WT1
SCALE: 3" = 1'-0"

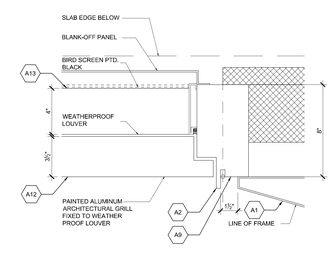


FOR TYPICAL INFORMATION SEE DETAIL 1/A-390

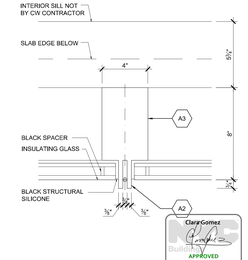
2 MULLION @ SPANDREL WT2
SCALE: 3" = 1'-0"



9 PLAN DETAIL @ EDGE FIN
SCALE: 3" = 1'-0"



5 PLAN DETAIL @ MEP LOUVER WT1
SCALE: 3" = 1'-0"



1 MULLION @ TYPICAL WT1
SCALE: 3" = 1'-0"

A□□□□□D□D□A□□M□□□M□□□□□-□A□□□□□

R□□□R□□□□□□□□□A-□□1□□□R/ADD.□□□□□□□A□ □□□RMA□□□□

R□□□R□□□□□□□□□A-010□□□R/MA□□R/A□□□□□□D□□□

PROJECT:
CITY POINT PHASE 3

OWNER/DEVELOPER:
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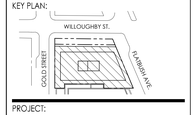
No:	Date:	Revision:
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

0 2" 4" 8"

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

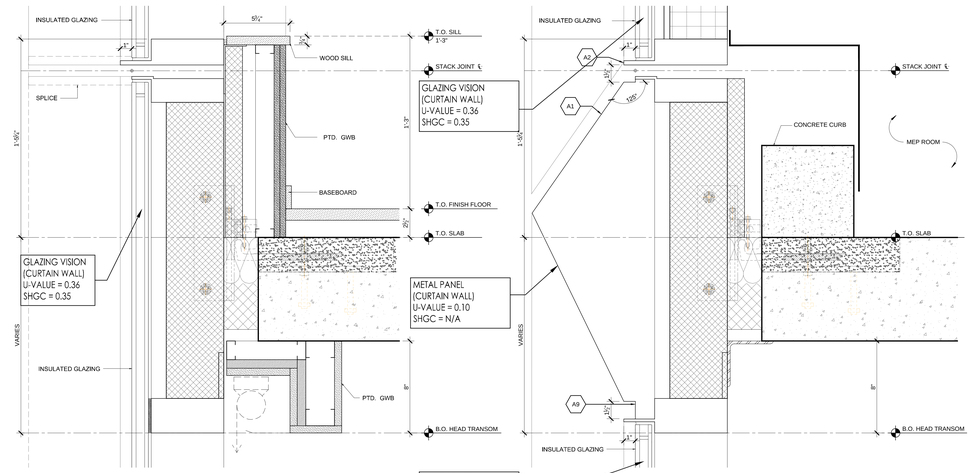
DRAWING TITLE:
PLAN DETAILS

APPROVED
Under Directive 1 of 1975
Date: 03/23/2017
NYC Development Hub

SEAL & SIGNATURE

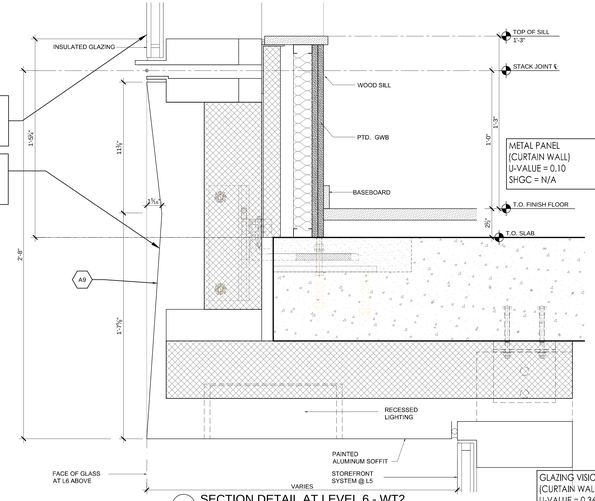
DATE:
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: A-390.00
CAD FILE:

DEPT OF BLDGS 321970560 Job Number
321970560 Scan Code

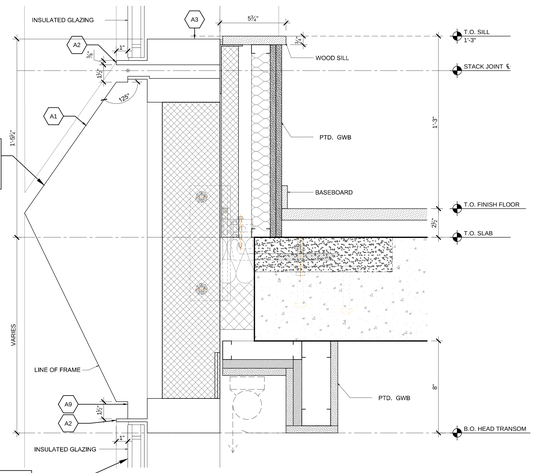


12 SECTION AT SLAB EDGE - WT2
SCALE: 3" = 1'-0"

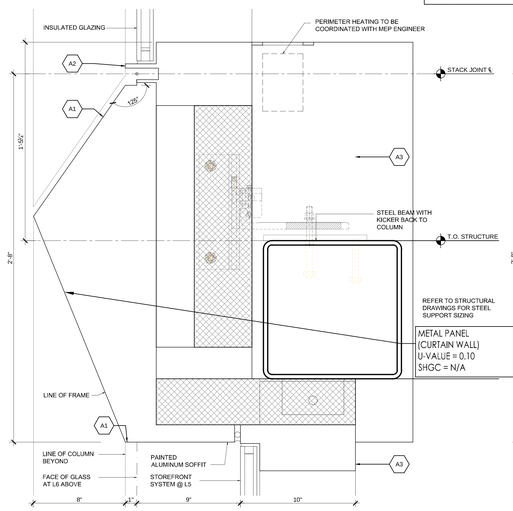
9 SECTION DETAIL AT LEVEL 57 MEP SLAB EDGE - WT1
SCALE: 3" = 1'-0"



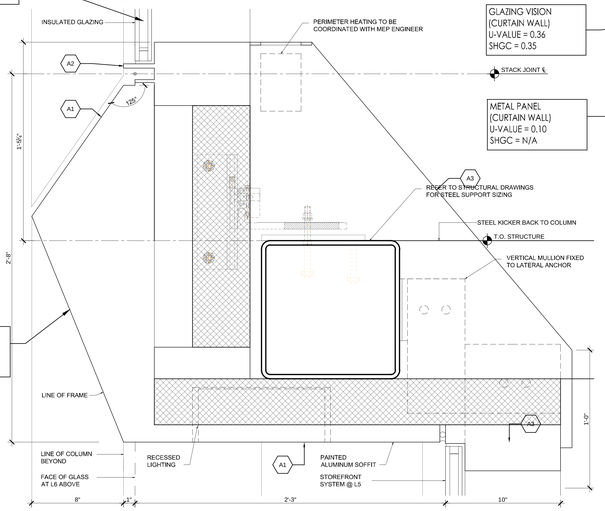
6 SECTION DETAIL AT LEVEL 6 - WT2
SCALE: 3" = 1'-0"



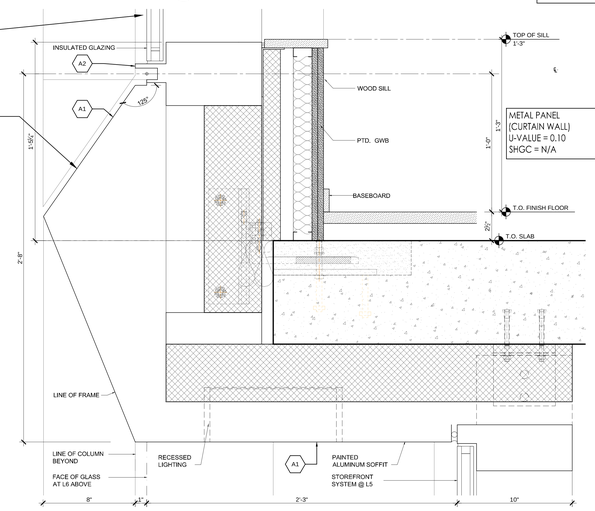
3 SECTION AT SLAB EDGE - WT1
SCALE: 3" = 1'-0"



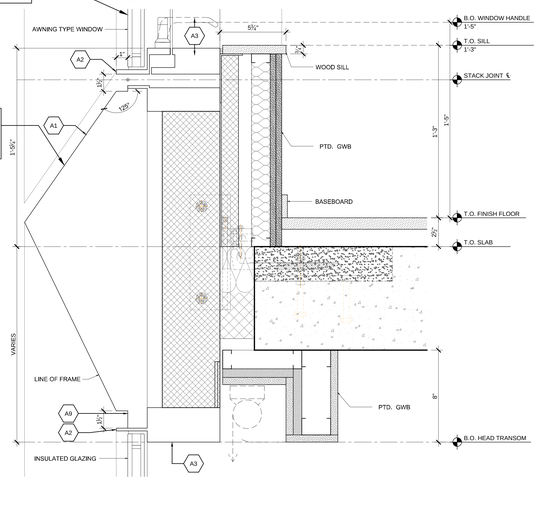
11 SECTION DETAIL AT LEVEL 6
SCALE: 3" = 1'-0"



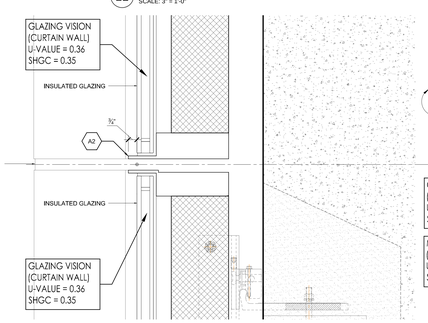
8 SECTION DETAIL AT LEVEL 6
SCALE: 3" = 1'-0"



5 SECTION DETAIL AT LEVEL 6
SCALE: 3" = 1'-0"



2 SECTION AT SLAB EDGE - WT1
SCALE: 3" = 1'-0"

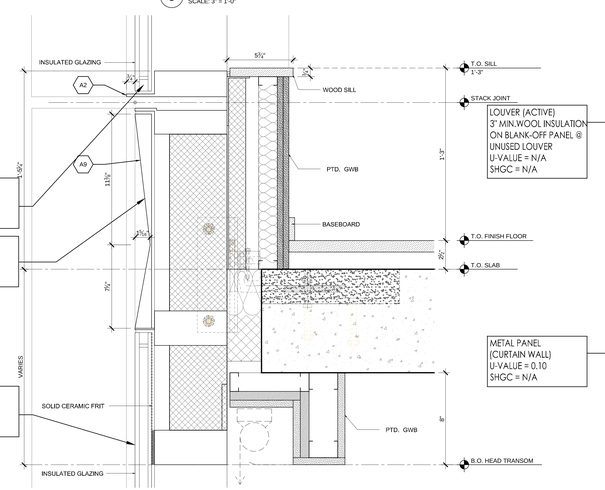


10 SECTION DETAIL AT LEVEL 31 MEP STACK JOINT
SCALE: 3" = 1'-0"

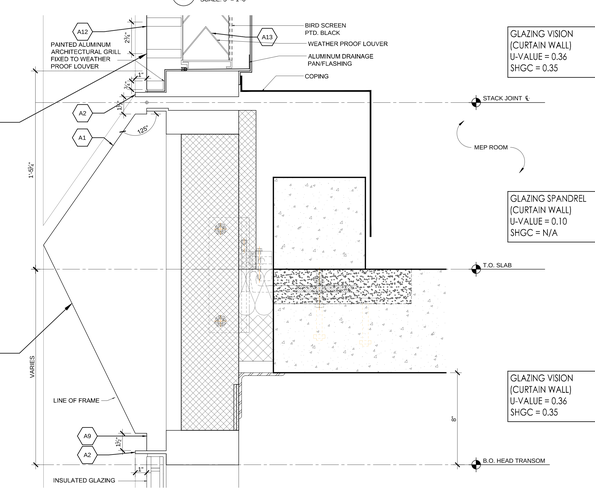
ALL FOLDED ALUMINUM TO BE V-BACK CUT

REFER TO SHEET A-396 FOR ADD. TECHNICAL INFORMATION

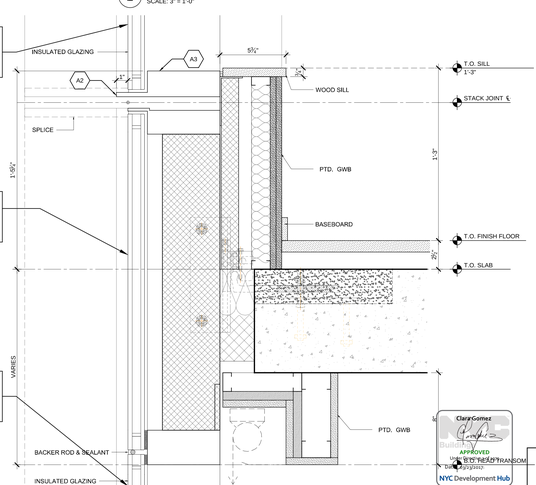
REFER TO SHEET A-010 FOR MATERIAL SCHEDULE



7 SECTION DETAIL AT SLAB EDGE - WT2
SCALE: 3" = 1'-0" - REFER TO 7/A397 FOR ALT DETAIL



4 SECTION DETAIL AT LEVEL 31 MEP SLAB EDGE - WT1
SCALE: 3" = 1'-0"



1 SECTION AT SLAB EDGE - WT1
SCALE: 3" = 1'-0"

PROJECT:
CITY POINT PHASE 3

OWNER/DEVELOPER:
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No:	Date:	Revision:
	05-08-16	DOB RESUBMISSION
		DOB RESUBMISSION
05	04-18-16	DOB RESUBMISSION
04	03-29-16	DOB RESUBMISSION
03	01-25-16	DOB FILING
02	01-15-16	PDC SUBMISSION
01	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW
0 2" 4" 8" 4'

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

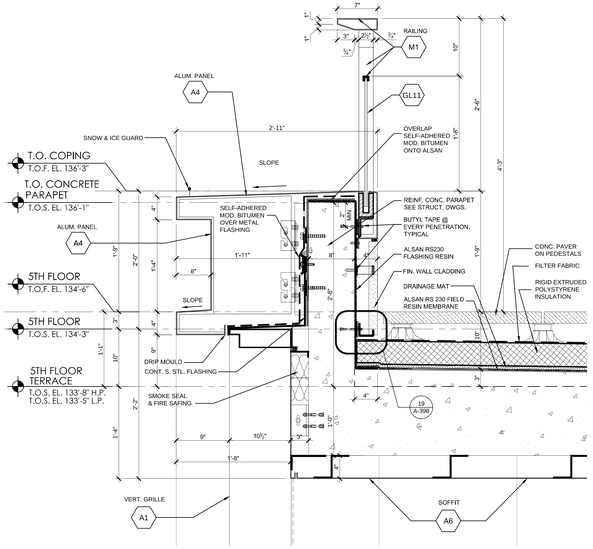
DRAWING TITLE:
SECTION DETAILS

ClearComet
APPROVED
NYC DOB 12/22/2016
NYC Development Hub

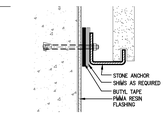
SEAL & SIGNATURE:
MARIO TAMBORRA ARCHITECT LICENSED PROFESSIONAL STATE OF NEW YORK

DATE:	–
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-395.00
CAD FILE:	

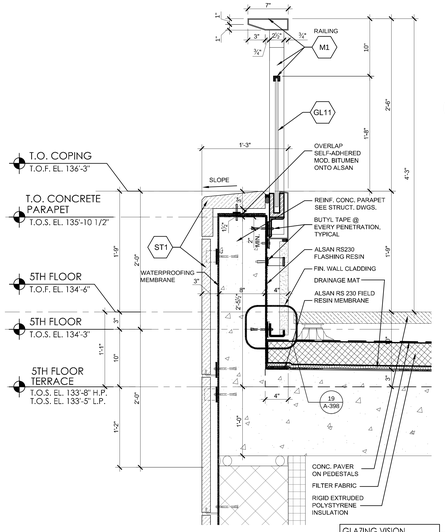
DEPT OF BUILDINGS 321970560 Job Number
B3894428899 Scan Code



15 WT-4 PARAPET
SCALE: 1 1/2" = 1'-0"

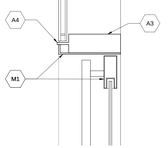


19 WATERPROOFING DETAIL @ ANCHOR PENETRATION, TYP.
SCALE: N.T.S.



18 PARAPET @ STONE WALL
SCALE: 1 1/2" = 1'-0"

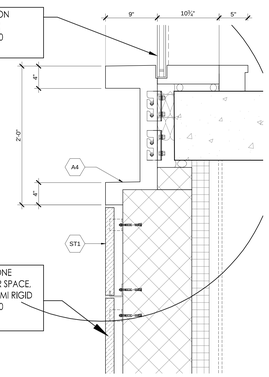
GLAZING VISION (STOREFRONT)
U-VALUE = 0.60
SHGC = 0.7



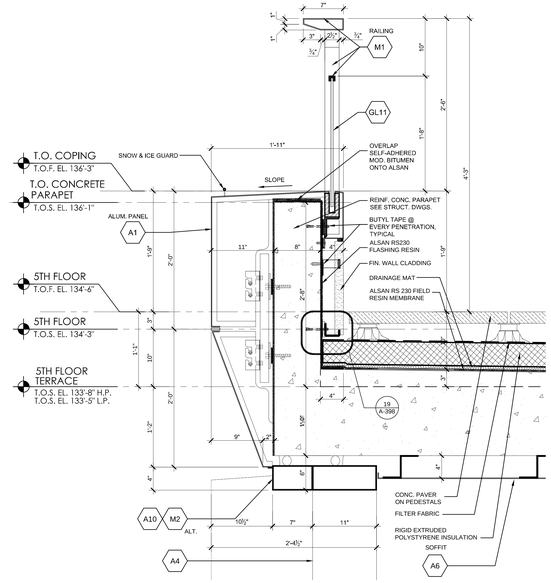
19 DOOR HEAD DETAIL
SCALE: 1 1/2" = 1'-0"

REFER TO SHEET A-399 FOR ADD. TECHNICAL INFORMATION

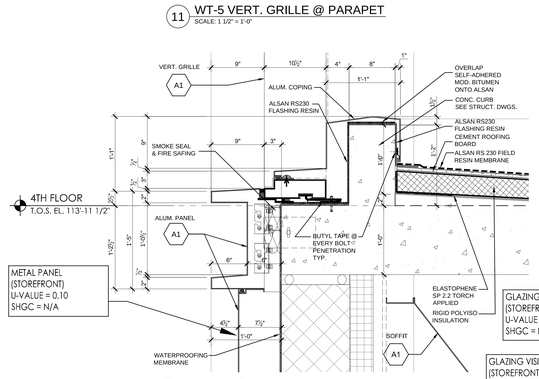
REFER TO SHEET A-010 FOR MATERIAL SCHEDULE



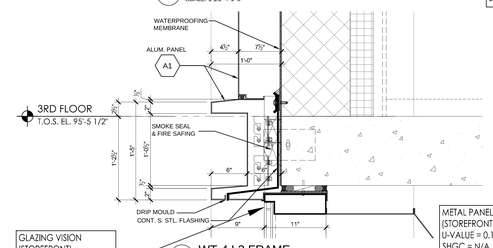
16 WT-4 LOWER FRAME @ STONE WALL
SCALE: 1 1/2" = 1'-0"



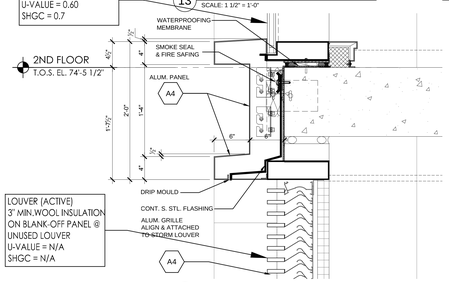
11 WT-5 VERT. GRILLE @ PARAPET
SCALE: 1 1/2" = 1'-0"



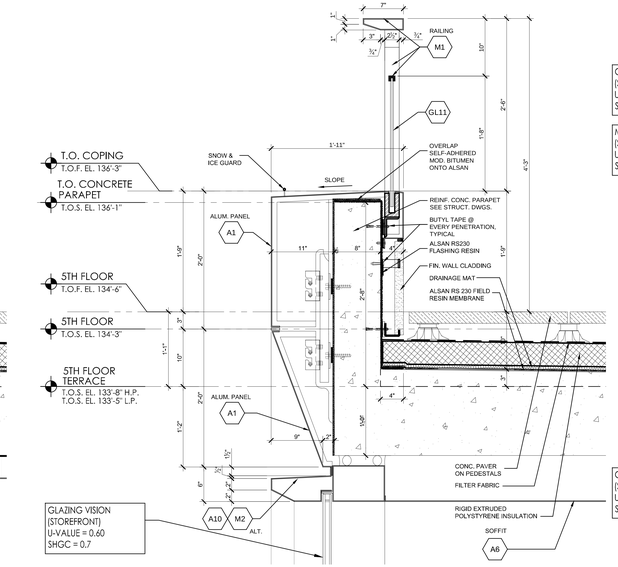
14 WT-4 L4 @ VERT. GRILLE
SCALE: 1 1/2" = 1'-0"



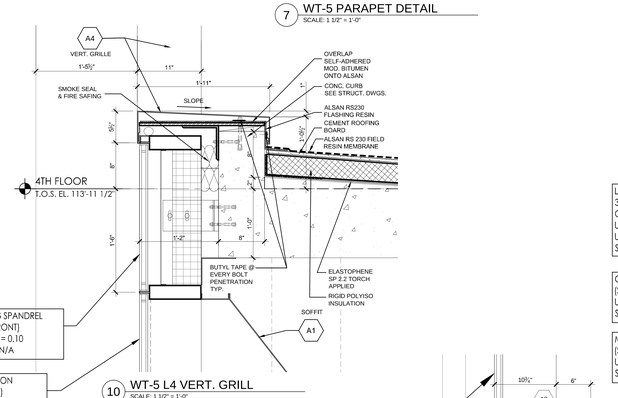
13 WT-4 L3 FRAME
SCALE: 1 1/2" = 1'-0"



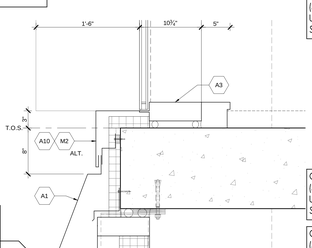
12 WT-4 LOWER FRAME / GRILLE
SCALE: 1 1/2" = 1'-0"



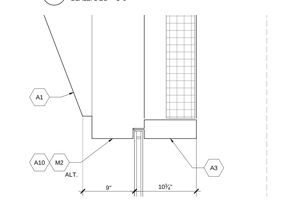
7 WT-5 PARAPET DETAIL
SCALE: 1 1/2" = 1'-0"



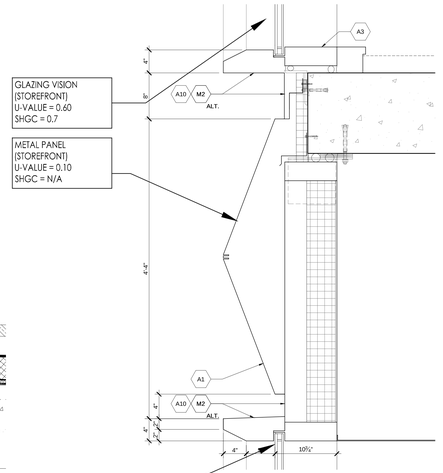
10 WT-5 L4 VERT. GRILL
SCALE: 1 1/2" = 1'-0"



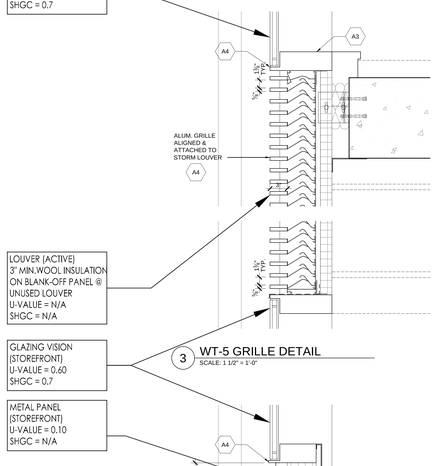
9 WT-5 L3 FRAME @ UPPER RECESS
SCALE: 1 1/2" = 1'-0"



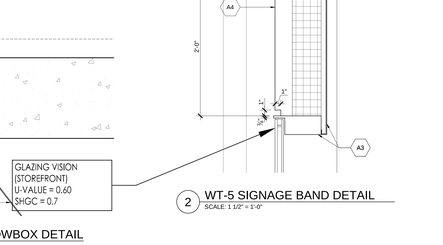
8 WT-5 L3 FRAME @ LOWER RECESS
SCALE: 1 1/2" = 1'-0"



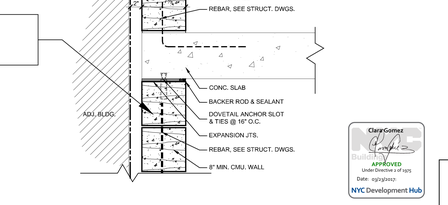
4 WT-5 L3 FRAME DETAIL
SCALE: 1 1/2" = 1'-0"



3 WT-5 GRILLE DETAIL
SCALE: 1 1/2" = 1'-0"



2 WT-5 SIGNAGE BAND DETAIL
SCALE: 1 1/2" = 1'-0"



6 WT-5 L4 SHADOWBOX DETAIL
SCALE: 1 1/2" = 1'-0"

8" CMU WALL
U-VALUE = 0.80
SHGC = N/A

20 CMU WALL DETAIL @ SOUTH PODIUM
SCALE: 1 1/2" = 1'-0"

Clara Gomez
DIGITALLY SIGNED
APPROVED
Under Directive 1 of 1975
Date: 05/12/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:
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Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
NEW YORK, NY 10036
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FAX: (212) 956-2226

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62 West 45th Street, 11th Floor
New York, NY 10036
Tel# (212) 246.7800

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ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

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Mathews Nielsen Landscape Architects, P.C.
120 Broadway, Suite 1040
New York, NY 10271
Tel (212) 431 3609
Fax (212) 941 1513
www.mnlandscape.com

FACADE MAINTENANCE:
ENTEK ENGINEERING LLC
CONSULTING ENGINEERS
166 Ames Street, Hackensack, NJ 07601
Ph. (201) 820-2801 Fax: (201) 820-2804

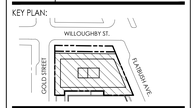
ELEVATOR:
vda
Delivering Vertical Transportation Solutions...Worldwide
Phone: 973-644-4020 Fax: 973-994-2939
e-mail: eng@vdausa.com
120 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

LIGHTING DESIGNER:
CoMoS
COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4488
FAX.: (212) 674-4025

INERIOR DESIGNER:
KATHERINE NEWMAN DESIGN
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.5879 F. 416.961.6481

NO.	DATE:	Revision:
		DOB RESUBMISSION
		DOB RESUBMISSION
		DOB RESUBMISSION
07	12/08/16	DOB RESUBMISSION
06	08/22/16	DOB FILING - CONSTRUCTION DOCUMENT
05	05/19/16	PDC SUBMISSION - DEVELOPMENT - CW BUY SET
04	05/02/16	100% SCHEMATIC DESIGN

NORTH ARROW
0 4" 8" 16"

KEY PLAN:


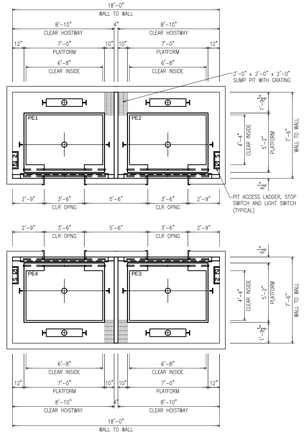
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
SECTION DETAILS - PODIUM

SEAL & SIGNATURE:
REGISTERED ARCHITECT
CLARA GOMEZ
No. 029125
STATE OF NEW YORK

DATE:	05/02/16
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-398.00
CAD FILE :	

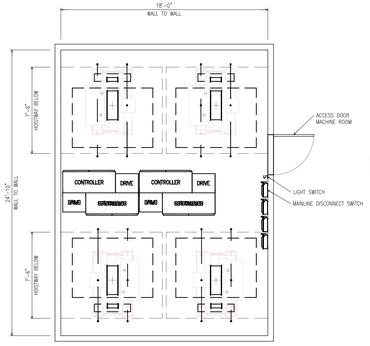
DEPT OF BUILDINGS 321370580 Job Number
E350905506 Scan Code



RESIDENTIAL PASSENGER ELEVATORS
CLASS "A" LOADING
2500# @ 1200 FPM

PROJECT NUMBER/DRAWING NUMBER	L12785.000/M1
DRAWN BY	CM/og
SCALE	1/4"=1'-0"
DATE	11/25/2015
PROJECT	138 WILLOUGHBY STREET (AKA CITY POINT 3)
TITLE	HATCH PLAN

Delivering Vertical Transportation Solutions...Worldwide
Phone: 973-994-9220 Fax: 973-994-2539
e-mail: eng@vdaassoc.com
120 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936



NOTE:
AIR CONDITIONING EQUIPMENT SHALL NOT BE LOCATED DIRECTLY ABOVE ELEVATOR EQUIPMENT. COORDINATE FINAL LOCATION OF ELEVATOR EQUIPMENT WITH THE ELEVATOR SHOP DRAWINGS

RESIDENTIAL PASSENGER ELEVATORS
CLASS "A" LOADING
2500# @ 1200 FPM

PROJECT NUMBER/DRAWING NUMBER	L12785.000/M1
DRAWN BY	CM/og
SCALE	1/4"=1'-0"
DATE	11/25/2015
PROJECT	138 WILLOUGHBY STREET (AKA CITY POINT 3)
TITLE	MACHINE ROOM

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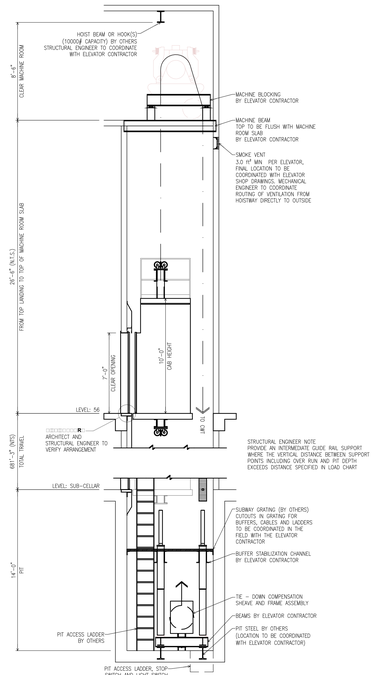
Phone: 973-994-9220 Fax: 973-994-2539
e-mail: eng@vdaassoc.com
120 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936



RESIDENTIAL PASSENGER ELEVATORS
PE1 – PE4
CLASS "A" LOADING
2500# @ 1200 FPM

REVISED 11-30-15 CM/ejm

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Phone: 973-994-9220 Fax: 973-994-2539
e-mail: eng@vdaassoc.com
120 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

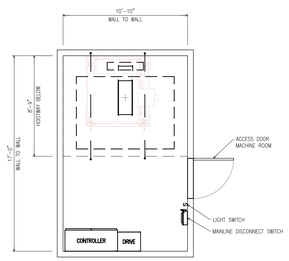
PROJECT:	138 WILLOUGHBY STREET (AKA CITY POINT 3)
TITLE:	SECTION
SCALE:	3/16"=1'-0"
DATE:	11/25/2015
PROJECT NUMBER/DRAWING NUMBER	L12785.000/S1
DRAWN BY:	CM/og

RESIDENTIAL SERVICE ELEVATOR
SE1
CLASS "A" LOADING
4500# @ 700 FPM

REVISED 11-30-15 CM/ejm

Delivering Vertical Transportation Solutions...Worldwide
Phone: 973-994-9220 Fax: 973-994-2539
e-mail: eng@vdaassoc.com
120 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

PROJECT:	138 WILLOUGHBY STREET (AKA CITY POINT 3)
TITLE:	SECTION
SCALE:	3/16"=1'-0"
DATE:	11/25/2015
PROJECT NUMBER/DRAWING NUMBER	L12785.000/S2
DRAWN BY:	CM/og



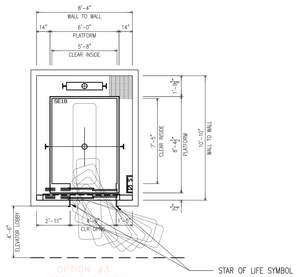
NOTE:
AIR CONDITIONING EQUIPMENT SHALL NOT BE LOCATED DIRECTLY ABOVE ELEVATOR EQUIPMENT. COORDINATE FINAL LOCATION OF ELEVATOR EQUIPMENT WITH THE ELEVATOR SHOP DRAWINGS

RESIDENTIAL SERVICE ELEVATOR
SE1
CLASS "A" LOADING
4500# @ 700 FPM

PROJECT NUMBER/DRAWING NUMBER	L12785.000/M2
DRAWN BY	CM/og
SCALE	1/4"=1'-0"
DATE	11/25/2015
PROJECT	138 WILLOUGHBY STREET (AKA CITY POINT 3)
TITLE	MACHINE ROOM

Delivering Vertical Transportation Solutions...Worldwide
Phone: 973-994-9220 Fax: 973-994-2539
e-mail: eng@vdaassoc.com
120 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

REVISED 11-30-15 CM/ejm



NOTE:
1. WHERE AN ELEVATOR IS INSTALLED IN A SINGLE BLIND HOISTWAY, THERE SHALL BE INSTALLED IN THE BLIND PORTION OF THE HOISTWAY AN EMERGENCY DOOR AT EVERY THIRD FLOOR, BUT NOT MORE THAN 36 FT (10.97 M) FROM SILL TO SILL, CONFORMING TO THE FOLLOWING.
   A. THE CLEAR OPENING SHALL BE AT LEAST 28 IN. (711 MM) WIDE AND 6 FT 6 IN. (1981 MM) HIGH.
   B. IT SHALL BE EASILY ACCESSIBLE AND FREE FROM FIXED OBSTRUCTIONS.
   C. IT SHALL BE EITHER OF THE HORIZONTALLY SLIDING OR SWINGING SINGLE-SECTION TYPE, IRRESPECTIVE OF THE TYPE OF DOOR INSTALLED AT OTHER LANDINGS.
   D. IT SHALL BE SELF-CLOSING AND SELF-LOCKING AND SHALL BE MARKED, IN LETTERS NOT LESS THAN 2 IN. (51 MM) HIGH, "DANGER, ELEVATOR HOISTWAY"
2. EMERGENCY HOISTWAY DOORS @ LEVELS 2 & 3.
3. BOTH JAMBS OF THE ELEVATOR SHALL HAVE A INTERNATIONAL SYMBOL FOR EMERGENCY MEDICAL SERVICES SIGN (STAR OF LIFE), THE SYMBOL SHALL NOT BE LESS THAN 3" HIGH.

RESIDENTIAL SERVICE ELEVATOR
SE1
CLASS "A" LOADING
4500# @ 700 FPM

PROJECT NUMBER/DRAWING NUMBER	L12785.000/H2
DRAWN BY	CM/og
SCALE	1/4"=1'-0"
DATE	11/25/2015
PROJECT	138 WILLOUGHBY STREET (AKA CITY POINT 3)
TITLE	HATCH PLAN

Delivering Vertical Transportation Solutions...Worldwide
Phone: 973-994-9220 Fax: 973-994-2539
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East Hanover, NJ 07936

ClearComm
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:
CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:
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Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
NEW YORK, NY 10036
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FAX: (212) 956-2226

STRUCTURAL ENGINEERS:
McNAMARA . SALVIA
62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246.7800

M.E.P. ENGINEERS:
AKF
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

LANDSCAPE ARCHITECT:
Mathews Nielsen Landscape Architects, P.C.
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New York, NY 10271
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Fax (212) 941 1513
www.mnlandscape.com

FACADE MAINTENANCE:
ENTEK ENGINEERING LLC
CONSULTING ENGINEERS
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ELEVATOR:
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e-mail: eng@vdaassoc.com
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East Hanover, NJ 07936

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COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4488
FAX.: (212) 674-4025

INERIOR DESIGNER:
KATHERINE NEWMAN DESIGN LLC
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.5879 F. 416.961.6491

No:	Date:	Revision:
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

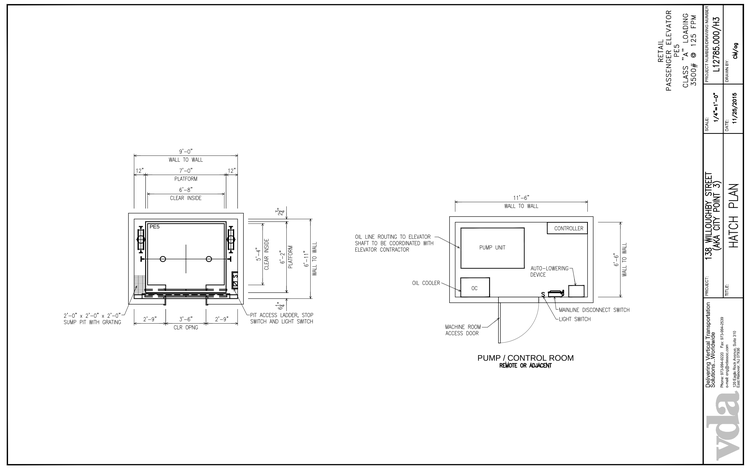
KEY PLAN:

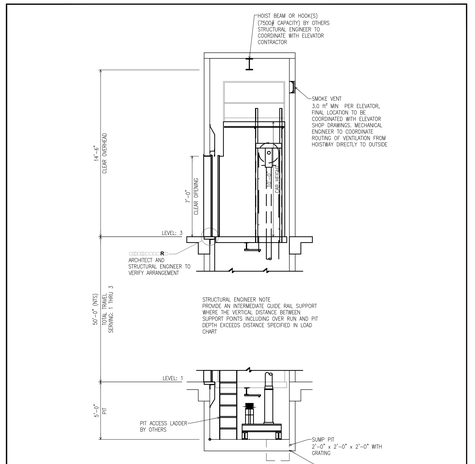
DRAWING TITLE:
BUILDING ELEVATOR PLANS - RESIDENTIAL

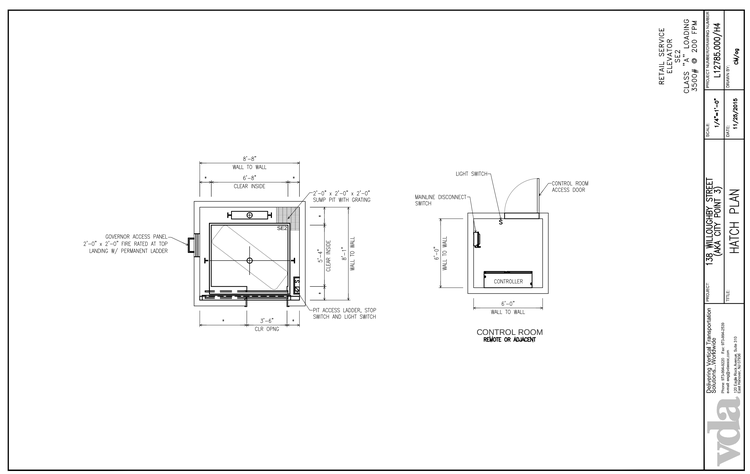
SEAL & SIGNATURE:
REGISTERED ARCHITECT
CHRISTOPHER M. MANFREDI
STATE OF NEW YORK
No. 026125

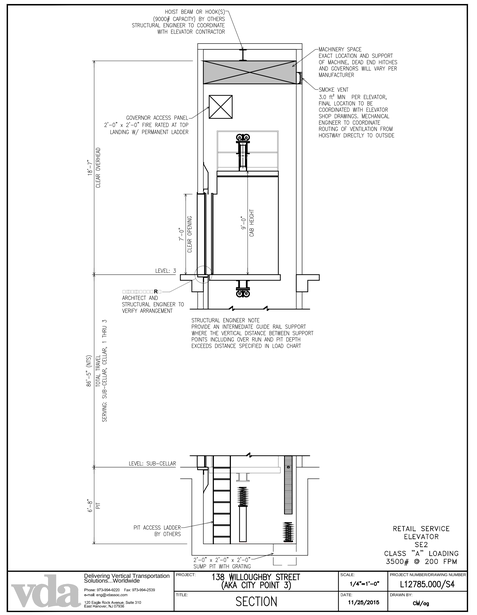
DATE:	
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-400.00
CAD FILE:	

DEPT OF BLDGS 321970980 Job Number
B0800760004 Scan Code









PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:

SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
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e-mail: eng@vdaasc.com
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NEW YORK, NY 10010
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FAX.: (212) 674-4025

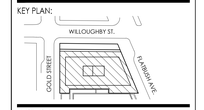
INERIOR DESIGNER:

KATHERINE NEWMAN DESIGN LLC
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
T: 416.961.5879 F: 416.961.6481

NO.	DATE:	REVISION:
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

BUILDING ELEVATOR PLANS - RETAIL

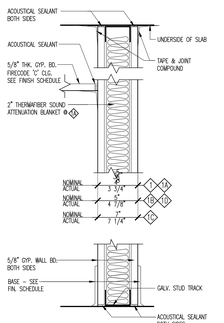
ClaraGomez
APPROVED
Under Directive 4 of 1975
Date: 03/23/2017
NYC Development Hub

SEAL & SIGNATURE OF ARCHITECT

DATE:	-
PROJECT NO:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-401.00
CAD FILE:	

67 OF 79

DEPT OF BUILDINGS 321870980 Job Number
B2BBS1350585 Scan Code



1 WITHIN APARTMENTS
20 GA. 4" MTL. STUDS @ 24" O.C. HT. LIMIT = 12'-2"

1A WITHIN APARTMENTS (WITH INSULATION)
20 GA. 2 1/2 STUDS @ 24" O.C. HT. LIMIT = 12'-2"

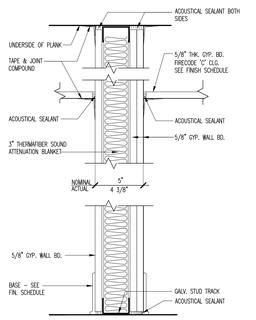
1B
20 GA. 3 5/8 STUDS @ 24" O.C. HT. LIMIT = 15'-4"

1C
20 GA. 6" STUDS @ 24" O.C. HT. LIMIT = 21'-11"

1D PUBLIC AREA, COMMERICAL AREA
20 GA. 3 5/8" STUDS @ 16" O.C. HT. LIMIT = 17'-0"

1E PUBLIC AREA, COMMERICAL AREA
20 GA. 4" STUDS @ 16" O.C. HT. LIMIT = 18'-4"

1F PUBLIC AREA, COMMERICAL AREA
20 GA. 6" STUDS @ 16" O.C. HT. LIMIT = 24'-5"



1G WITHIN APARTMENTS
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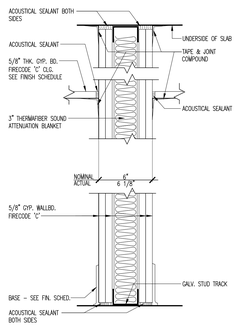
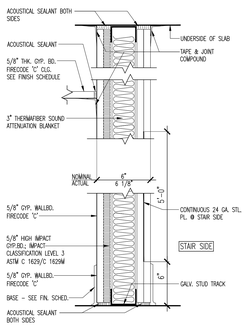
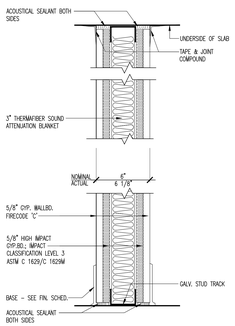


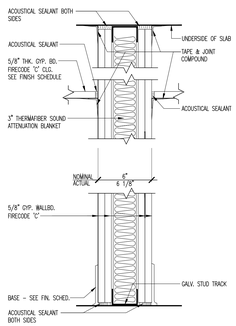
2 BETWEEN APARTMENTS
20 GA. 3 5/8" STUDS @ 24" O.C. HT. LIMIT = 17'-9"
1 HR. RATING UL DES. U419



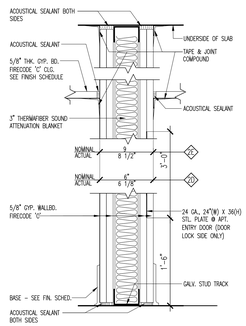
2A BETWEEN STAIR, CORRIDOR OR APARTMENTS
20 GA. 3 5/8" STUDS @ 24" O.C. HT. LIMIT = 17'-9"
2 HR. RATING UL DES. U419



2B BETWEEN STAIRS
WITH HIGH IMPACT GYP. BD. @ BOTH SIDE OF STAIR
20 GA. 3 5/8" STUDS @ 24" O.C.
2 HR. RATING HT. LIMIT = 17'-9"
UL DES. U419



2C WITHIN APARTMENTS (MASTER BEDROOM)
20 GA. 3 5/8" STUDS @ 24" O.C. HT. LIMIT = 17'-9"



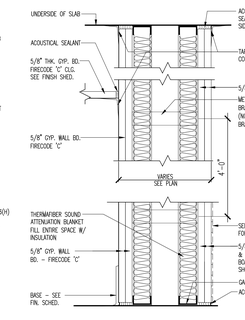
2D BETWEEN APARTMENTS & PUBLIC CORRIDOR
20 GA. 3 5/8" STUDS @ 24" O.C. HT. LIMIT = 17'-9"
2 HR. RATING UL DES. U419

2E RESIDENTIAL AMENITIES (5TH-6TH FLOORS)
20 GA. 6" STUDS @ 24" O.C. HT. LIMIT = 24'-5"
2 HR. RATING UL DES. U419

2F PUBLIC AREA, COMMERCIAL AREA
20 GA. 3 5/8" STUDS @ 16" O.C. HT. LIMIT = 19'-3"
2 HR. RATING UL DES. U419

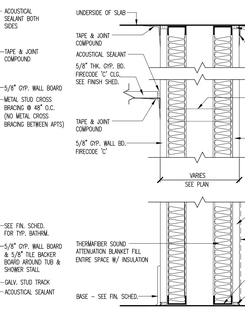
2G PUBLIC AREA, COMMERCIAL AREA
20 GA. 4" STUDS @ 16" O.C. HT. LIMIT = 20'-8"
2 HR. RATING UL DES. U419

2H PUBLIC AREA, COMMERCIAL AREA
20 GA. 6" STUDS @ 16" O.C. HT. LIMIT = 26'-7"
2 HR. RATING UL DES. U419



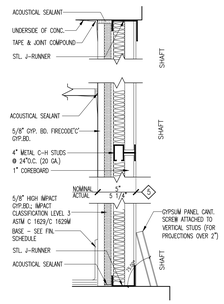
3 BATHROOMS & KIT. PIPE CHASES @ PUBLIC CORR. & BETWEEN APTS.
20 GA. 1 5/8" MTL STUDS @ 24" O.C. HT. LIMIT = 12'-6"
2 FIRE RATING STC 51 UL DES. U420

3A PLUMBING CHASE AT MASTER BEDRM OR MASTER BATH
20 GA. 1 5/8" MTL STUDS @ 24" O.C. HT. LIMIT = 12'-6"
NON-FIRE RATED

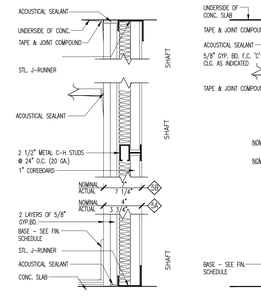


4 BATHROOMS & KIT. PIPE CHASES W/IN APTS.
20 GA. 1 5/8" STUDS @ 24" O.C. HT. LIMIT = 11'-6"

4A @ HIGH FLOOR-TO-FLOOR
20 GA. 2 1/2" STUDS @ 24" O.C. HT. LIMIT = 16'-0"

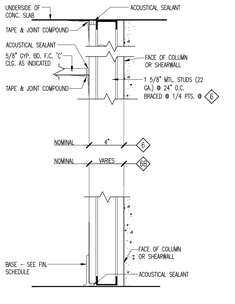


5 ELEVATOR SHAFT WALL
20 GA. 4" MTL. STUDS @ 24" O.C. HT. LIMIT = 18'-7"
2 HR. FIRE RATING UL DES. U415



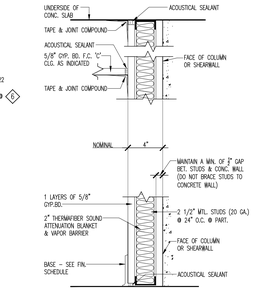
5A SHAFT WALL
2 1/2" O.C. @ 24" O.C.
2 HR. FIRE RATING HT. LIMIT = 12'-11"
UL DES. U415

5B SHAFT WALL
6" ON STUDS @ 2 HR. FIRE RATING HT. LIMIT = 20'-6"
UL DES. U415

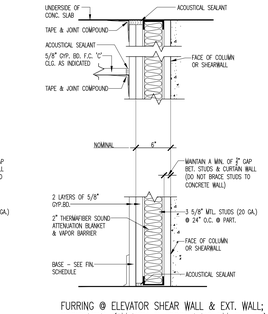


6 FURRING AT COLUMNS OR SHEAR WALL
20 GA. 1 5/8" MTL. STUDS @ 24" O.C. HT. LIMIT = 9'-4" (WITHOUT BRACE)

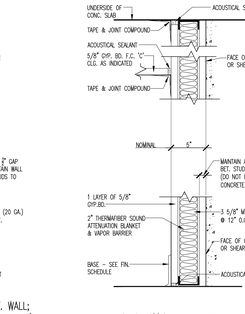
6A CHASE WALL
20 GA. 2 1/2" MTL. STUDS @ 24" O.C. HT. LIMIT = 12-2"



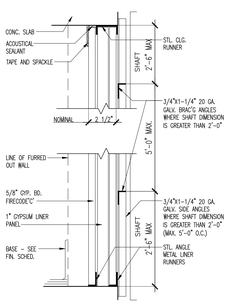
6A FURRING @ ELEVATOR SHEAR WALL (WITH INSULATION)
20 GA. 2 1/2" MTL. STUDS HT. LIMIT = 12'-2"



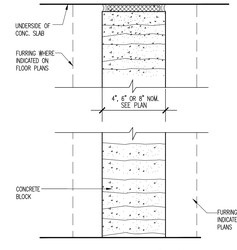
6B FURRING @ ELEVATOR SHEAR WALL & EXT. WALL; RESIDENTIAL (AMENITY FL-SCREENING RM-5TH FL) (WITH INSULATION)
@ 16" O.C. HT. LIMIT = 19'-3"



6C RESIDENTIAL AMENITY-5TH-6TH FL (WITH INSULATION)
20 GA. 3 5/8" MTL. STUDS @ 12" O.C. HT. LIMIT = 19'-0"



7 VENT SHAFT @ KITCHEN, BATHROOM, BOILER FLUE & CORRIDOR VENT
2 HR. FIRE RATING MAX. HT. 12'-0"
UL DES. U529



◇ CONCRETE BLOCK – 4" NOMINAL
NO RATING (ACTUAL THICKNESS = 3 5/8")
HT. LIMIT = 12'-0"

◇ CONCRETE BLOCK – 6" NOMINAL
2 HR. FIRE RATING (ACTUAL THICKNESS = 5 5/8")
UL DES. U906 HT. LIMIT = 18'-0"

◇ CONCRETE BLOCK – 6" (SEISMIC)
2 HR. FIRE RATING (ACTUAL THICKNESS = 5 5/8")
UL DES. U906 HT. LIMIT = 16'-0"

◇ CONCRETE BLOCK – 8" NOMINAL
3 HR. FIRE RATING (ACTUAL THICKNESS = 7 5/8")
UL DES. U904 HT. LIMIT = 24'-0"

◇ CONCRETE BLOCK – 8" (SEISMIC)
2 HR. FIRE RATING (ACTUAL THICKNESS = 7 5/8")
UL DES. U906 HT. LIMIT = 24'-0"

◇ CONCRETE BLOCK – 10" NOMINAL
2 HR. FIRE RATING (ACTUAL THICKNESS = 9 5/8")
UL DES. U906 HT. LIMIT = 30'-0"

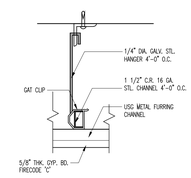
◇ CONCRETE BLOCK – 10" (SEISMIC)
2 HR. FIRE RATING (ACTUAL THICKNESS = 9 5/8")
UL DES. U906 HT. LIMIT = 30'-0"

PARTITION TYPE 9S — SEISMIC DETAIL

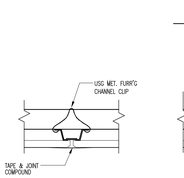
NOTE:
PARTITION TYPES WITH THE LETTER "S" ARE REQUIRED TO HAVE SEISMIC REINFORCEMENT. (SEE STRUCTURAL DRAWINGS)

* NOTE: MOLD RESISTANT DRYWALL TO BE USED IN ALL CASES

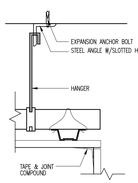
HUNG CEILING DETAILS



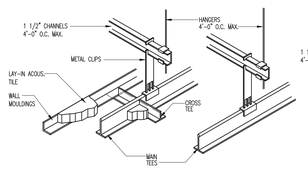
SECTION C–C
SCALE: 3"=1'-0"



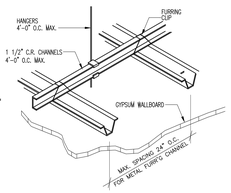
SECTION D–D
SCALE: 3"=1'-0"



PERIMETER CONDITION
SCALE: 3"=1'-0"

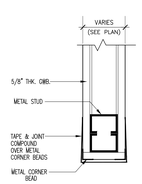


TYP. LAY–IN ACOUSTICAL TILE CLG. DET. (SEE FINISH SCHEDULE)
N.T.S.

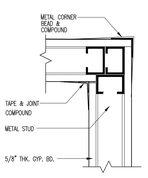


GYPSUM WALLBOARD HUNG CLG.DETAILS
N.T.S.

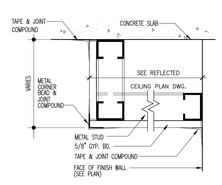
CORNER REINFORCING



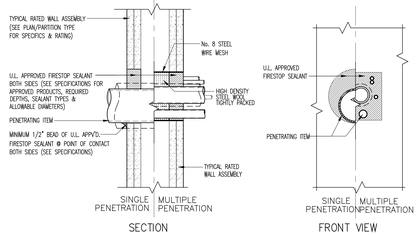
PARTITION END DETAIL
CORNER REINFORCING SCALE: 3"= 1'-0"



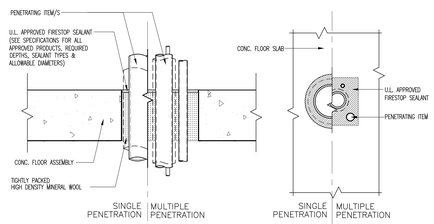
PARTITION CORNER DETAIL
SCALE: 3"= 1'-0"



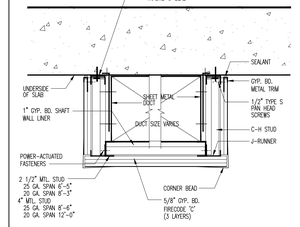
SOFFIT DETAIL @ APARTMENTS AND CORRIDORS
SCALE: 3"= 1'-0"



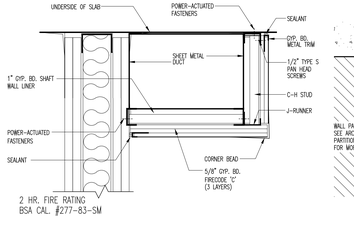
TYPICAL FIRESTOPING @ THROUGH WALL PENETRATIONS
NOTE: TYPICAL @ ALL THROUGH WALL PENETRATIONS IN ALL RATED PARTITIONS
N.T.S.



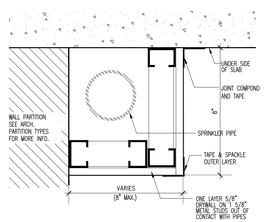
TYPICAL FIRESTOPING @ THROUGH FLOOR PENETRATIONS
NOTE: TYPICAL @ ALL THROUGH FLOOR PENETRATIONS
N.T.S.



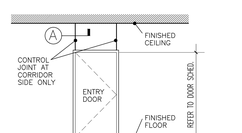
SECTION AT HORIZONTAL DUCT FIRE PROTECTION
2 HR. FIRE RATING SCALE: 3"= 1'-0"
BSA CAL. #277-83-SM



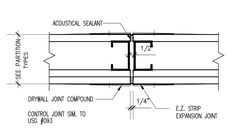
SECTION AT HORIZONTAL DUCT FIRE PROTECTION



SPRINKLER PIPE ENCLOSURE
(TYP.) SCALE: 3"= 1'-0"



CONTROL JOINT ELEVATION @ ENTRY DOOR
@ ALL APARTMENT ENTRY DOORS, STRIKE SIDE ONLY (ELEVATION AS SEEN FROM CORRIDOR SIDE)



CONTROL JOINT DETAIL
SCALE: 3"=1'-0"
WHEN LOCATED AT APARTMENT ENTRY DOORS, CONTROL JOINT SHALL ONLY BE INSTALLED AT CORRIDOR SIDE, NO CONTROL JOINT SHALL BE INSTALLED WITHIN APARTMENT

ClaroGomez
Building Code
APPROVED
Under Directive 1 of 1975
Date: 03/13/2017
NYC Development Hub

PROJECT:
CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:
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Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
NEW YORK, NY 10036
TEL.: (212) 977-6500
FAX: (212) 956-2226

STRUCTURAL ENGINEERS:
McNAMARA . SALVIA
62 West 45th Street, 11th Floor
NEW YORK, NY 10036
TEL.: (212) 246.9800

M E P ENGINEERS:
AKF
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

LANDSCAPE ARCHITECT:
Mathews Nielsen Landscape Architects, P.C.
120 Broadway, Suite 1040
New York, NY 10271
Tel (212) 431 3609
Fax (212) 941 1513
www.mnlandscape.com

FACADE MAINTENANCE:
ENTEK ENGINEERING LLC
CONSULTING ENGINEERS
166 Ames Street, Hackensack, NJ 07601
Ph. (201) 820-2801 Fax: (201) 820-2804

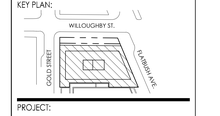
ELEVATOR:
vda
Delivering Vertical Transportation Solutions...Worldwide
Phone: 973-644-0220 Fax: 973-644-2539
e-mail: eng@vdausa.com
120 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

LIGHTING DESIGNER:
CoMoS
COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4489
FAX.: (212) 674-4025

INERIOR DESIGNER:
KATHERINE NEWMAN DESIGN
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.5675 F. 416.961.6491

No:	Date:	Revision:
	06-08-16	DOB RESUBMISSION
	05-02-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING

NORTH ARROW

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
PARTITION SCHEDULE

SEAL & SIGNATURE: REGISTERED ARCHITECT CLARO GOMEZ STATE OF NEW YORK

DATE: -
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: A-501.00
CADD FILE: 68 OF 79

DEPT OF BUILDINGS 321970980 Job Number
B2007574219 Scan Code

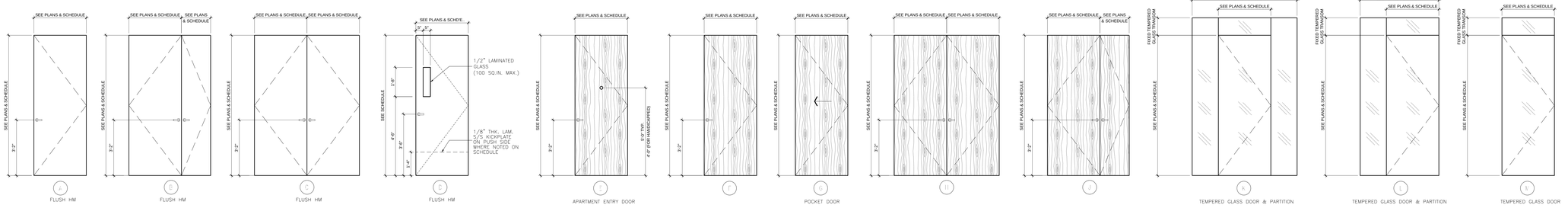
DOOR SCHEDULE

FLOOR	DOOR NO.	LOCATION	DOOR WIDTH	DOOR HT.	DOOR THICK	DOOR MAT.	DOOR TYPE	FRAME MAT.	FRAME TYPE	SADDLE	FPSC	HDWR	REMARKS
SUB-CELLAR FLOOR LEVEL	C1-1	STAIR C	3'-0"	8'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C1-2	STAIR D	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C1-3	SERVICE CORRIDOR/ELEV. LOBBY	3'-0"	8'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C1-4	ELEV. LOBBY/SQUASH COURT	3'-0"	8'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C1-5	ELEV. LOBBY/VESTIBULE-1	3'-0"	8'-0"	1 3/4"	H.M.	A	H.M.	4		1 1/2 HR.		
	C1-6	VESTIBULE-1/VESTIBULE-2	3'-0"	8'-0"	1 3/4"	H.M.	A	H.M.	2		–		
	C1-7	STEAM ROOM	3'-0"	8'-0"	1 3/4"	H.M.	A	H.M.	2		–		
	C1-8	VESTIBULE-1/MEN'S LOCKERS	3'-0"	8'-0"	1 3/4"	H.M.	A	H.M.	2		–		
	C1-9	MEN'S LOCKERS	3'-0"	8'-0"	1 3/4"	H.M.	A	H.M.	2		–		
	C1-10	VESTIBULE-1/POOL	3'-0"	8'-0"	1 3/4"	H.M.	A	H.M.	2		–		
	C1-11	POOL/PUMP ROOM	3'-0"	8'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C1-12	POOL/MECHANICAL ROOM	3'-0"	8'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C1-13	POOL/STORAGE	3'-0"	8'-0"	1 3/4"	H.M.	A	H.M.	3		–		
	C1-14	POOL/ELEVATOR LOBBY	3'-0"	8'-0"	*	*	*	*			1 1/2 HR.		* SELF CLOSING TEMPERED GLASS DOOR ASSEMBLY W/ FIXED TEMPERED GLASS TRANSOM AND FIXED TEMPERED GLASS SIDE LITE
	C1-15	ELEVATOR LOBBY/JANITOR'S CLOSET	3'-0"	8'-0"	1 3/4"	H.M.	A	H.M.	2		–		
	C1-16	ELEVATOR LOBBY/STORAGE	3'-0"	8'-0"	1 3/4"	H.M.	A	H.M.	2		–		
	C1-17	ELEVATOR LOBBY/VESTIBULE-3	3'-0"	8'-0"	1 3/4"	H.M.	A	H.M.	4		1 1/2 HR.		
	C1-18	VESTIBULE-3/POOL	3'-0"	8'-0"	1 3/4"	H.M.	A	H.M.	2		–		
	C1-19	VESTIBULE-3/SAUNA	3'-0"	8'-0"	1 3/4"	H.M.	A	H.M.	2		–		
	C1-20	VESTIBULE-3/WOMEN'S LOCKERS	3'-0"	8'-0"	1 3/4"	H.M.	A	H.M.	2		–		
	C1-21	WOMEN'S LOCKERS	3'-0"	8'-0"	1 3/4"	H.M.	A	H.M.	2		–		
	C1-22	LAUNDRY ROOM	3'-0"	8'-0"	1 3/4"	H.M.	D	H.M.	3		–		
	C1-23	SERVICE CORRIDOR-2	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C1-24	EMPLOYEE'S LOUNGE	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C1-25	TRASH ROOM	36"+24"	7'-0"	1 3/4"	H.M.	B	H.M.	3		1 1/2 HR.		
	C1-26	COMPACTOR ROOM	36"+24"	7'-0"	1 3/4"	H.M.	B	H.M.	3A		1 1/2 HR.		
	C1-27	SERVICE ELEVATOR LOBBY	36"+14"	7'-0"	1 3/4"	H.M.	B	H.M.	2		1 1/2 HR.		
	C1-28	SERVICE CORRIDOR-2/OFFICE	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	4		1 1/2 HR.		
	C1-29	SERV. CORR.-2/SERV. CORR.-3	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C1-30	WORKSHOP	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C1-31	TENANT STORAGE	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C1-32	LOADING DOCK	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C1-33	SERVICE CORRIDOR-3/STORAGE	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C1-34	FUEL TANK ROOM	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C1-35	DETENTION TANK ROOM	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C1-36	PUMP ROOM	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C1-37	EJECTOR ROOM	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C1-38	STAIR E	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C1-39	RETAIL STAFF BIKE ROOM	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C1-40	LOADING DOCK/PHASE 2	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
CELLAR FLOOR LEVEL	C-1	STAIR C	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C-2	MECHANICAL ROOM	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C-3	PLUMBING POE	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C-4	FIRE PUMP ROOM	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C-5	MECHANICAL ROOM/RESIDENTIAL	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C-6	GAS POE	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C-7	TELECOM POE	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C-8	PLUMBING POE	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C-9	STAIR E	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C-10	RETAIL/STAIR E	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
	C-11	RETAIL/STAIR F	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3		1 1/2 HR.		
FIRST FLOOR LEVEL	1-1	STAIR C	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
	1-2	STAIR B	3'-0"	8'-0"	1 3/4"	WD	F	WD	2A		1 1/2 HR.		
	1-3	STAIR D	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2		1 1/2 HR.		
	1-4	STAIR A	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2		1 1/2 HR.		
	1-5	SERVICE ELEVATOR LOBBY	36"+14"	7'-0"	1 3/4"	H.M.	B	H.M.	2		1 1/2 HR.		
	1-6	SERVICE ELEVATOR LOBBY	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		1 1/2 HR.		
	1-7	RESIDENTIAL ENTRY LOBBY	* ALUM./GLASS REVOLVING DOOR								–		* SEE ENTRANCE DOOR DETAIL
	1-8	RESIDENTIAL ENTRY LOBBY	* ALUM./GLASS STOREFRONT DOOR								–		* SEE ENTRANCE DOOR DETAIL
	1-9	RESIDENTIAL ENTRY LOBBY	* ALUM./GLASS STOREFRONT DOOR								–		* SEE ENTRANCE DOOR DETAIL
	1-10	RETAIL 2	* ALUM./GLASS STOREFRONT DOOR								–		* SEE ENTRANCE DOOR DETAIL
	1-11	STAIR F/STREET EXIT	* ALUM./GLASS STOREFRONT DOOR								–		* SEE ENTRANCE DOOR DETAIL
	1-12	CART STORAGE	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	1-13	RESIDENTIAL LOBBY/FCS	2'-6"	8'-0"	1 3/4"	WD	H	WD	2		–		
	1-14	RESIDENTIAL LOBBY/TOILET	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	1-15	RESIDENTIAL ELEVATOR LOBBY	4'-0"	8'-0"	1 3/4"	WD	G	WD	6		–		
	1-16	ELEVATOR LOBBY/MAIL ROOM	4'-0"	8'-0"	1 3/4"	WD	G	WD	6		–		
	1-17	PACKAGE AREA	3'-0"	8'-0"	1 3/4"	WD	F	H.M.	2		1 1/2 HR.		
	1-18	PACKAGE AREA/STORAGE	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	–		–		
	1-19	PACKAGE AREA/RECEIVING AREA	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3A		1 1/2 HR.		
	1-20	MOVE-IN STAGING ROOM	(2)3'-0"	7'-0"	1 3/4"	H.M.	C	H.M.	3A		–		
	1-21	RETAIL ELEVATOR LOBBY	36"+18"	7'-0"	1 3/4"	H.M.	B	H.M.	3A		1 1/2 HR.		
	1-22	DOG WASH ROOM	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2		1 1/2 HR.		
	1-23	BIKE ROOM	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2		1 1/2 HR.		
	1-24	STAIR E	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3A		1 1/2 HR.		
	1-25	STAIR F	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2B		1 1/2 HR.		
	1-26	RETAIL 3	* ALUM./GLASS STOREFRONT DOOR								–		* SEE ENTRANCE DOOR DETAIL
	1-27	RETAIL 3	* ALUM./GLASS STOREFRONT DOOR								–		* SEE ENTRANCE DOOR DETAIL
	1-28	OFFICE	* ALUM./GLASS STOREFRONT DOOR								–		* SEE ENTRANCE DOOR DETAIL
	1-29	RETAIL ELEV. LOBBY/STAIR F	* ALUM./GLASS STOREFRONT DOOR								–		* SEE ENTRANCE DOOR DETAIL
	1-30	RETAIL 4	* ALUM./GLASS STOREFRONT DOOR								–		* SEE ENTRANCE DOOR DETAIL
	1-31	RETAIL 1	* ALUM./GLASS STOREFRONT DOOR								–		* SEE ENTRANCE DOOR DETAIL
	1-32	RETAIL 1	* ALUM./GLASS STOREFRONT DOOR								–		* SEE ENTRANCE DOOR DETAIL
2ND & 3RD FLOOR LEVEL	1	VESTIBULE	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2		1 1/2 HR.		
	2	SERVICE ELEVATOR 1	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2		1 1/2 HR.		
	3	STAIR E	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2		1 1/2 HR.		
	4	STAIR F	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2		1 1/2 HR.		
4TH FLOOR LEVEL (MECHANICAL)	4-1	STAIR B	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
	4-2	STAIR A	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
	4-3	MECHANICAL ROOM	36"+18"	7'-0"	1 3/4"	H.M.	B	H.M.	2		1 1/2 HR.		
	4-4	PUMP ROOM (RESIDENTIAL)	36"+18"	7'-0"	1 3/4"	H.M.	B	H.M.	2		1 1/2 HR.		
	4-5	PUMP ROOM (RESIDENTIAL)	(2)3'-0"	7'-0"	1 3/4"	H.M.	C	H.M.	2		1 1/2 HR.		
	4-6	CON-ED VAULT ELECTRICAL ROOM	(2)3'-0"	7'-0"	1 3/4"	H.M.	C	H.M.	2		1 1/2 HR.		
	4-7	CON-ED VAULT/MECHANICAL ROOM	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2		1 1/2 HR.		
	4-8	MECHANICAL ROOM	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2		1 1/2 HR.		
	4-9	MECHANICAL ROOM (RETAIL)	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2		1 1/2 HR.		
	4-10	MECHANICAL ROOM (RETAIL)	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2		1 1/2 HR.		
	4-11	ELEVATOR MACHINE ROOM	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2		1 1/2 HR.		
	4-12	STAIR E	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2		1 1/2 HR.		
	4-13	ELEVATOR MACHINE ROOM	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2		1 1/2 HR.		
5TH FLOOR LEVEL	5-1	STAIR A	3'-0"	8'-0"	1 3/4"	WD	F	WD	2A		1 1/2 HR.		
	5-2	STAIR B	3'-0"	8'-0"	1 3/4"	WD	F	WD	2A		1 1/2 HR.		
	5-3	ELECTRICAL CLOSET	(2)2'-6"	8'-0"	1 3/4"	WD	H	WD	2		1 1/2 HR.		
	5-4	DEMO-KITCHEN	3'-0"	8'-0"	*	*	L	*	*		1 1/2 HR.		* SELF CLOSING TEMPERED GLASS DOOR ASSEMBLY W/ FIXED TEMPERED GLASS TRANSOM AND FIXED TEMPERED GLASS SIDE LITE
	5-5	PRIVATE DINING	3'-0"	8'-0"	*	*	L	*	*		1 1/2 HR.		* SELF CLOSING TEMPERED GLASS DOOR ASSEMBLY W/ FIXED TEMPERED GLASS TRANSOM AND FIXED TEMPERED GLASS SIDE LITE
	5-6	PRIVATE DINING	(2)3'-0"	8'-0"	1 3/4"	WD	H	WD	2		1 1/2 HR.		
	5-7	WINE TESTING	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		1 1/2 HR.		
	5-8	BUSINESS CENTER	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		1 1/2 HR.		
	5-9	PUBLIC CORRIDOR/CLOSET	(2)2'-0"	8'-0"	1 3/4"	WD	H	WD	2		–		
	5-10	PUBLIC CORRIDOR/CLOSET	(2)2'-0"	8'-0"	1 3/4"	WD	H	WD	2		–		
	5-11	BILLIARD ROOM	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		1 1/2 HR.		
	5-12	BILLIARD ROOM/CLOSET	(2)2'-0"	8'-0"	1 3/4"	WD	H	WD	2		–		
	5-13	BILLIARD ROOM/CLOSET	(2)2'-0"	8'-0"	1 3/4"	WD	H	WD	2		–		
	5-14	ART STUDIO	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		1 1/2 HR.		
	5-15	ART STUDIO/CLOSET	2'-6"	8'-0"	1 3/4"	WD	F	WD	2		–		
	5-16	CHILDREN'S PLAYROOM	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		1 1/2 HR.		
	5-17	CHILDREN'S PLAYROOM/TOILET	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	5-18	CHILDREN'S PLAYROOM/STORAGE	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	5-19	MEN'S TOILET	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	5-20	CORRIDOR/VESTIBULE	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	5-21	VESTIBULE/WOMEN'S TOILET	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	5-22	JANITOR'S CLOSET	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	5-23	GAME ROOM	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		1 1/2 HR.		
	5-24	GAME ROOM/STORAGE	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	5-25	PUBLIC CORRIDOR/STORAGE	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	5-26	SERVICE ELEVATOR LOBBY	36"+18"	8'-0"	1 3/4"	WD	J	WD	2		1 1/2 HR.		
	5-27	SCREENING ROOM	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		1 1/2 HR.		
	5-28	SCREENING ROOM/VESTIBULE	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	5-29	SCREENING ROOM/AV EQUIPMENT	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	5-30	LOUNGE	(2)3'-0"	8'-0"	1 3/4"	WD	H	WD	2		1 1/2 HR.		
	5-31	LOUNGE	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		1 1/2 HR.		
	5-32	DEMO-KITCHEN	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		1 1/2 HR.		
	5-33	DEMO-KITCHEN/LOUNGE	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	5-34	PRIVATE DINING/TERRACE	ALUM./GLASS DOOR								–		* SEE WINDOW SCHEDULE
	5-35	BILLIARD ROOM/TERRACE	ALUM./GLASS DOOR								–		* SEE WINDOW SCHEDULE
	5-36	CHILDREN'S PLAYROOM/TERRACE	ALUM./GLASS DOOR								–		* SEE WINDOW SCHEDULE
	5-37	CHILDREN'S PLAYROOM/TERRACE	ALUM./GLASS DOOR								–		* SEE WINDOW SCHEDULE
	5-38	GAME ROOM/TERRACE	ALUM./GLASS DOOR								–		* SEE WINDOW SCHEDULE
	5-39	SCREENING ROOM/TERRACE	ALUM./GLASS DOOR								–		* SEE WINDOW SCHEDULE
	5-40	CORRIDOR/TERRACE	ALUM./GLASS DOOR								–		* SEE WINDOW SCHEDULE
	5-41	LOUNGE/TERRACE	ALUM./GLASS DOOR								–		* SEE WINDOW SCHEDULE
	5-42	LOUNGE/TERRACE	ALUM./GLASS DOOR								–		* SEE WINDOW SCHEDULE
	5-43	LOUNGE/TERRACE	ALUM./GLASS DOOR								–		* SEE WINDOW SCHEDULE
6TH FLOOR LEVEL	6-1	STAIR A	3'-0"	8'-0"	1 3/4"	WD	F	WD	2A		1 1/2 HR.		
	6-2	STAIR B	3'-0"	8'-0"	1 3/4"	WD	F	WD	2A		1 1/2 HR.		
	6-3	ELECTRICAL CLOSET	(2)2'-6"	8'-0"	1 3/4"	WD	H	WD	2		1 1/2 HR.		
	6-4	PILATES STUDIO	3'-0"	8'-0"	*	*	M	*	*		1 1/2 HR.		* SELF CLOSING TEMPERED GLASS DOOR ASSEMBLY W/ FIXED TEMPERED GLASS TRANSOM
	6-5	PILATES STUDIO/CARDIO ROOM	3'-0"	8'-0"	*	*	*	*	*		–		* METAL/GLASS PARTITION & DOOR ASSEMBLY
	6-6	STORAGE	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	6-7	GYM CENTRAL	3'-0"	8'-0"	*	*	L	*	*		1 1/2 HR.		* SELF CLOSING TEMPERED GLASS DOOR ASSEMBLY W/ FIXED TEMPERED GLASS TRANSOM AND FIXED TEMPERED GLASS SIDE LITE
	6-8	STORAGE	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	6-9	JANITOR'S CLOSET	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	6-10	MEN'S LOCKER VESTIBULE	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	6-11	MEN'S LOCKER ROOM	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	6-12	WOMEN'S LOCKER ROOM	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	6-13	CLOSET	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		1 1/2 HR.		
	6-14	YOGA STUDIO	3'-0"	8'-0"	*	*	M	*	*		1 1/2 HR.		* SELF CLOSING TEMPERED GLASS DOOR ASSEMBLY W/ FIXED TEMPERED GLASS TRANSOM
	6-15	NOT USED											
	6-16	VESTIBULE OF SPINNING STUDIO	3'-0"	8'-0"	*	*	M	*	*		1 1/2 HR.		* SELF CLOSING TEMPERED GLASS DOOR ASSEMBLY W/ FIXED TEMPERED GLASS TRANSOM
	6-17	SPINNING STUDIO	3'-0"	8'-0"	1 3/4"	WD	F	WD	2		–		
	6-18	WEST VESTIBULE/BALCONY	3'-0"	8'-0"	*	*	K	*	*		1 1/2 HR.		* SELF CLOSING TEMPERED GLASS DOOR ASSEMBLY W/ FIXED TEMPERED GLASS TRANSOM AND FIXED TEMPERED GLASS SIDE LITE
RESIDENTIAL FLOORS (LOWRISE) 7TH THRU 30TH FLOOR LEVEL		STAIR A	3'-0"	7'-6"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
		STAIR B	3'-0"	7'-6"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
		REFUSE/SERVICE ELEVATOR	36"+18"	7'-6"	1 3/4"	H.M.	B	H.M.	2A		1 1/2 HR.		
		ELECTRICAL/I.T. CLOSET	(2)3'-0"	7'-6"	1 3/4"	H.M.	C	H.M.	2A		1 1/2 HR.		
		APARTMENT ENTRANCE	3'-0"	7'-6"	1 3/4"	WD	E	H.M.	B		1 1/2 HR.		
		MASTER BEDROOM	3'-0"	7'-6"	1 3/4"	WD	F	WD	7		–		
		BEDROOM	3'-0"	7'-6"	1 3/4"	WD	F	WD	7		–		
		MASTER BATHROOM	3'-0"	7'-6"	1 3/4"	WD	F	WD	7		–		
		BATHROOM	3'-0"	7'-6"	1 3/4"	WD	F	WD	7		–		
		WALK-IN CLOSET	3'-0"	7'-6"	1 3/4"	WD	F	WD	7		–		
		WASHER DRYER	2'-4"	7'-6"	1 3/4"	WD	F	WD	7		–		
	CL-1	CLOSET DOOR	2'-6"	7'-6"	1 3/4"	WD	F	WD	7		–		
	CL-2	CLOSET DOOR	2'-6"	7'-6"	1 3/4"	WD	F	WD	7		–		
	CL-3	CLOSET DOOR	3'-0"	7'-6"	1 3/4"	WD	F	WD	7		–		
	CL-4	CLOSET DOOR	(2)2'-0"	7'-6"	1 3/4"	WD	H	WD	7		–		
	CL-5	CLOSET DOOR	(2)2'-6"	7'-6"	1 3/4"	WD	H	WD	7		–		
31ST FLOOR LEVEL (MECHANICAL)	31-1	STAIR B	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
	31-2	STAIR A	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
	31-3	MECHANICAL ROOM	(2)3'-0"	7'-0"	1 3/4"	H.M.	C	H.M.	2A		1 1/2 HR.		
	31-4	MECHANICAL ROOM	(2)3'-0"	7'-0"	1 3/4"	H.M.	C	H.M.	2A		1 1/2 HR.		
	31-5	STORAGE 1	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
	31-6	ERU/MAKEUP AIR ROOM	36"+18"	7'-0"	1 3/4"	H.M.	B	H.M.	2A		1 1/2 HR.		
	31-7	BOILER ROOM	36"+18"	7'-0"	1 3/4"	H.M.	B	H.M.	2A		1 1/2 HR.		
	31-8	BOILER ROOM/ERU MAKEUP AIR	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
	31-9	STORAGE 2	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
	31-10	ELECTRIC ROOM	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
	31-11	ELECTRIC ROOM	36"+18"	7'-0"	1 3/4"	H.M.	B	H.M.	2A		1 1/2 HR.		
	31-12	STORAGE 3	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2A		–		
	31-13	MECHANICAL ROOM	36"+18"	7'-0"	1 3/4"	H.M.	B	H.M.	2A		1 1/2 HR.		
RESIDENTIAL FLOORS (HIGHRISE) 32ND THRU 58TH FLOOR LEVEL		STAIR A	3'-0"	7'-6"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
		STAIR B	3'-0"	7'-6"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
		REFUSE/SERVICE ELEVATOR	36"+18"	7'-6"	1 3/4"	H.M.	B	H.M.	2A		1 1/2 HR.		
		ELECTRICAL/I.T. CLOSET	(2)3'-0"	7'-6"	1 3/4"	H.M.	C	H.M.	2A		1 1/2 HR.		
		APARTMENT ENTRANCE	3'-0"	7'-6"	1 3/4"	WD	E	H.M.	B		1 1/2 HR.		
		MASTER BEDROOM	3'-0"	7'-6"	1 3/4"	WD	F	WD	7		–		
		BEDROOM	3'-0"	7'-6"	1 3/4"	WD	F	WD	7		–		
		MASTER BATHROOM	3'-0"	7'-6"	1 3/4"	WD	F	WD	7		–		
		MASTER BATHROOM (POCKET DOOR)	3'-0"	7'-6"	1 3/4"	WD	G	WD	6		–		
		BATHROOM	3'-0"	7'-6"	1 3/4"	WD	F	WD	6		–		
		WALK-IN CLOSET	3'-0"	7'-6"	1 3/4"	WD	F	WD	7		–		
		WASHER DRYER	2'-4"	7'-6"	1 3/4"	WD	F	WD	7		–		
		PANTRY	(2)2'-0"	7'-6"	1 3/4"	WD	H	WD	7		–		
	CL-1	CLOSET DOOR	2'-4"	7'-6"	1 3/4"	WD	F	WD	7		–		
	CL-2	CLOSET DOOR	2'-6"	7'-6"	1 3/4"	WD	F	WD	7		–		
	CL-3	CLOSET DOOR	3'-0"	7'-6"	1 3/4"	WD	F	WD	7		–		
	CL-4	CLOSET DOOR	(2)2'-0"	7'-6"	1 3/4"	WD	H	WD	7		–		
	CL-5	CLOSET DOOR	(2)2'-6"	7'-6"	1 3/4"	WD	H	WD	7		–		
59TH FLOOR LEVEL (MECHANICAL)	59-1	STAIR B	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
	59-2	STAIR A	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
	59-3	MECHANICAL ROOM	36"+18"	7'-0"	1 3/4"	H.M.	B	H.M.	2A		1 1/2 HR.		
	59-4	ELECTRIC ROOM	36"+18"	7'-0"	1 3/4"	H.M.	B	H.M.	2A		1 1/2 HR.		
	59-5	ELECTRIC ROOM/DOMESTIC WATER	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
	59-6	DOMESTIC WATER	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
MAIN ROOF LEVEL	MR-1	STAIR A	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
	MR-2	STAIR B	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
	MR-3	STAIR A/ROOF	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3A		1 1/2 HR.		
	MR-4	STAIR B/ROOF	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	3A		1 1/2 HR.		
	MR-5	ELEVATOR MACHINE ROOM	3'-0"	7'-0"	1 3/4"	H.M.	A	H.M.	2A		1 1/2 HR.		
	MR-6	MECHANICAL ROOM	3'-0"	7'-0"

DEPT OF BLDGS 321970560 Job Number
B3M0606113 Scan Code

DOOR TYPES

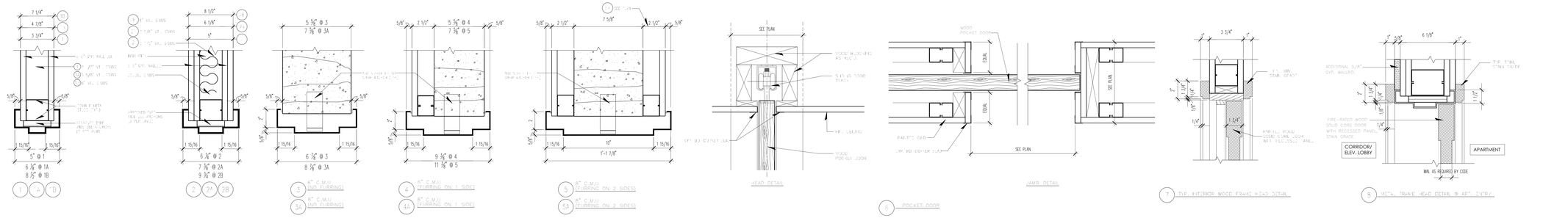
NOT TO SCALE



A FLUSH HM
B FLUSH HM
C FLUSH HM
D FLUSH HM
E APARTMENT ENTRY DOOR
F
G POCKET DOOR
H
J
K TEMPERED GLASS DOOR & PARTITION
L TEMPERED GLASS DOOR & PARTITION
M TEMPERED GLASS DOOR

FRAME TYPES

NOT TO SCALE



1 2 2A 2B
3 8" C.M.U. (NO FURRING)
3A 8" C.M.U. (NO FURRING)
4 8" C.M.U. (FURRING ON 1 SIDE)
4A 8" C.M.U. (FURRING ON 1 SIDE)
5 8" C.M.U. (FURRING ON 2 SIDES)
5A 8" C.M.U. (FURRING ON 2 SIDES)
6 POCKET DOOR
7 TYP. INTERIOR WOOD FRAME HEAD DETAIL
8 MTL. FRAME HEAD DETAIL @ APT. ENTRY

SADDLE TYPES

NOT TO SCALE

ClerpGomez
Digitally signed by ClerpGomez
APPROVED
Under Directive 14 of 1975
Date: 03/30/2017
NYC Development Hub

PROJECT:
CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
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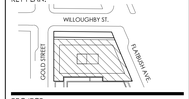
No:	Date:	Revision:
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING

NORTH ARROW

KEY PLAN:


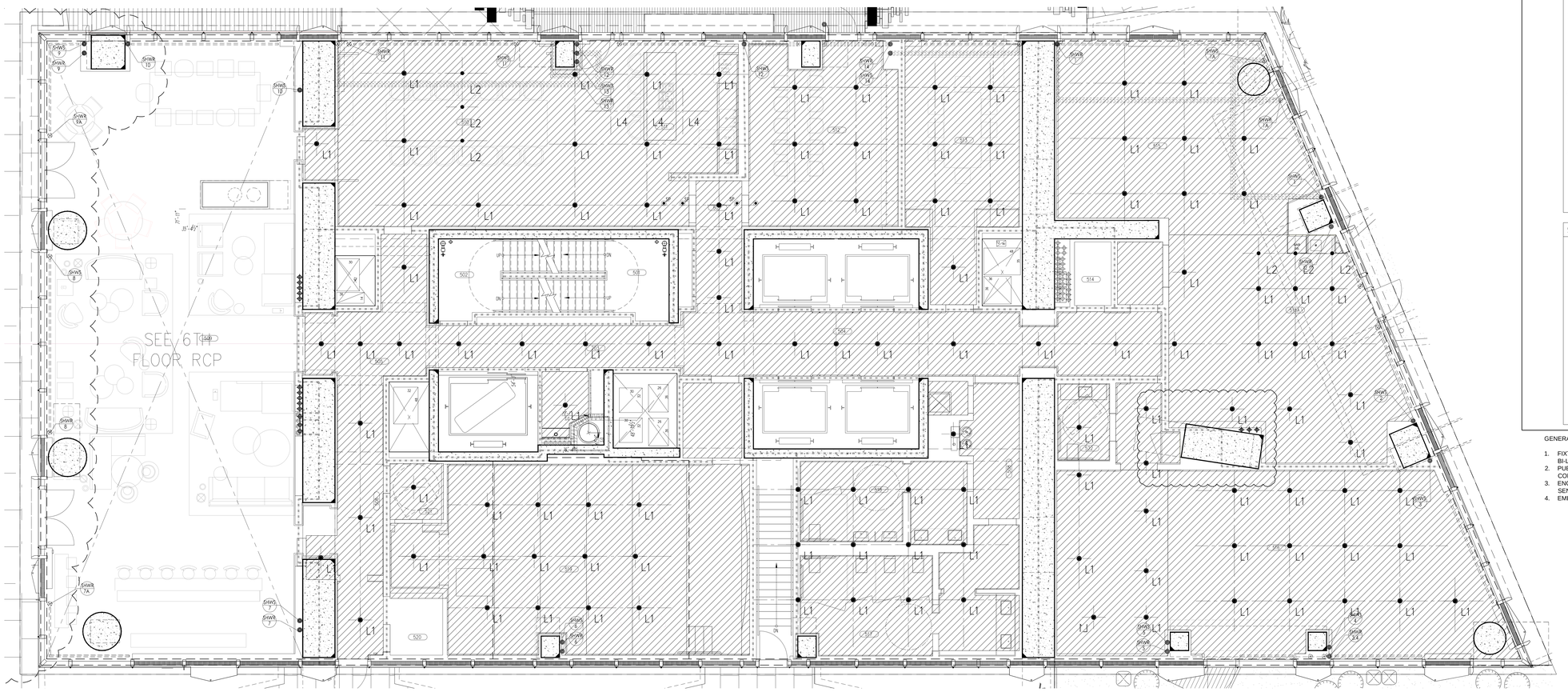
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
DOOR SCHEDULE DETAILS

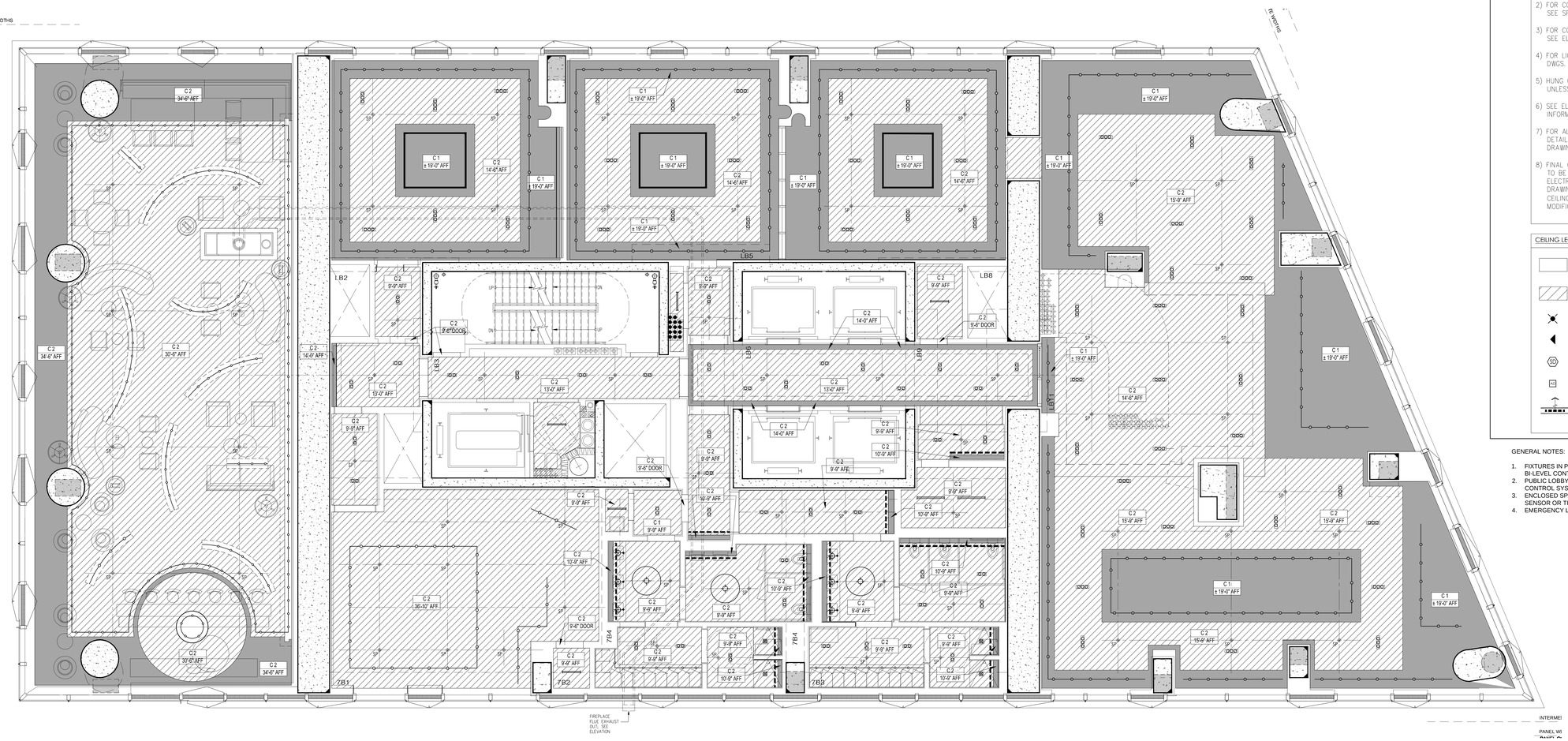
SEAL & SIGNATURE:
MICHAEL MARIO PANCIERA
LICENSED ARCHITECT
No. 029128
STATE OF NEW YORK

DATE: --
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No:
A-504.00
CADD FILE:
70 OF 79

DEPT OF BUILDINGS 321970560 Job Number
B2B0924013 Scan Code

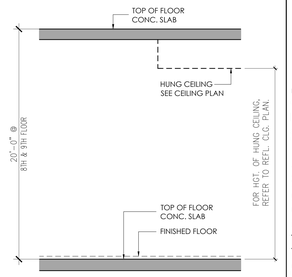


DEPT OF BUILDINGS 321970560 Job Number
B2009241400 Scan Code



1 6TH FLOOR RCP

CEILING HEIGHT DIAGRAM



6TH FLOOR TO FLOOR HEIGHT

CEILING NOTES & LEGEND

NOTES:

1) FOR BACK OF HOUSE LIGHT FIXTURES SEE ELECTRICAL DWGS.
2) FOR COMPLETE SPRINKLER HEAD LOCATIONS SEE SPRINKLER DWGS.
3) FOR COMPLETE SMOKE/CO DETECTORS LOCATIONS SEE ELECTRICAL DWGS.
4) FOR LIGHTING CUT AND INFORMATION, SEE ELEC. DWGS. & LIGHTING SPEC.
5) HUNG CEILING HEIGHTS ARE ABOVE FINISH FLOOR, UNLESS OTHERWISE NOTED.
6) SEE ELECTRICAL DRAWINGS FOR EMERGENCY LIGHT INFORMATION.
7) FOR ALL KITCHEN & BATHROOM LIGHTING LAYOUT DETAILS, SEE KITCHEN & BATHROOM DETAILS DRAWING.
8) FINAL CEILING HEIGHTS, SCOPE & EXACT LOCATION TO BE COORDINATED WITH MECHANICAL, ELECTRICAL & PLUMBING COORDINATION DRAWINGS; FIXTURE LOCATIONS AT GYP. BD. CEILING TO BE COORDINATED WITH CEILING/SOFFIT MODIFICATION AND CABINETRY LAYOUT.

CEILING LEGEND:

- C 1 — EXPOSED CONCRETE CEILING WITH KADEX CEILING FINISHES.
- C-2 — GYPSUM BOARD CEILING AND SOFFIT HUNG CEILING
- SPRINKLER HEAD
- SIDE WALL SPRINKLER HEAD
- SMOKE / CARBON MONOXIDE DETECTOR
- CEILING ACCESS DOOR
- DRYWALL OPENING ABOVE CEILING FOR RETURN AIR - SEE MECHANICAL DRAWINGS FOR OPENING REQUIREMENT

GENERAL NOTES:

1. FIXTURES IN PUBLIC CORRIDORS AND ELEVATOR LOBBIES TO BE ON BI-LEVEL CONTROL, WITH OCCUPANCY SENSOR PER CODE.
2. PUBLIC LOBBY, AMENITY AREAS TO BE CONTROLLED BY MULTI SCENE CONTROL SYSTEMS (AS PER CODE / OWNER'S DIRECTION)
3. ENCLOSED SPACES TO HAVE PROPER SHUT OFF CONTROL(VACANCY SENSOR OR TIME CLOCK) AS PER CODE AND OWNER'S DIRECTION
4. EMERGENCY LIGHTING PER ELECTRICAL ENGINEER PER CODE.

APPROVED
Under Directive 1 of 1975
Date: 03/03/2017
NYC Development Hub

PROJECT:
CITY POINT
PHASE 3

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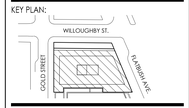
No.:	Date:	Revision:
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING

NORTH ARROW

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
6TH FLOOR REFLECTED CEILING PLAN (CONST.)

SEAL & SIGNATURE OF ARCHITECT
CLARA GOMEZ LICENSED ARCHITECT STATE OF NEW YORK 026912

DATE: —
PROJECT No: 2014-34
DRAWN BY: —
CHECKED BY: —
DRAWING No: A-601.00
CAD/ FILE : —

DEPT OF BUILDINGS 321970560 Job Number
B00804738000 Scan Code

L: APARTMENTS UNITS AND RESIDENTIAL PUBLIC CORRIDOR LIGHTING FIXTURE SCHEDULE

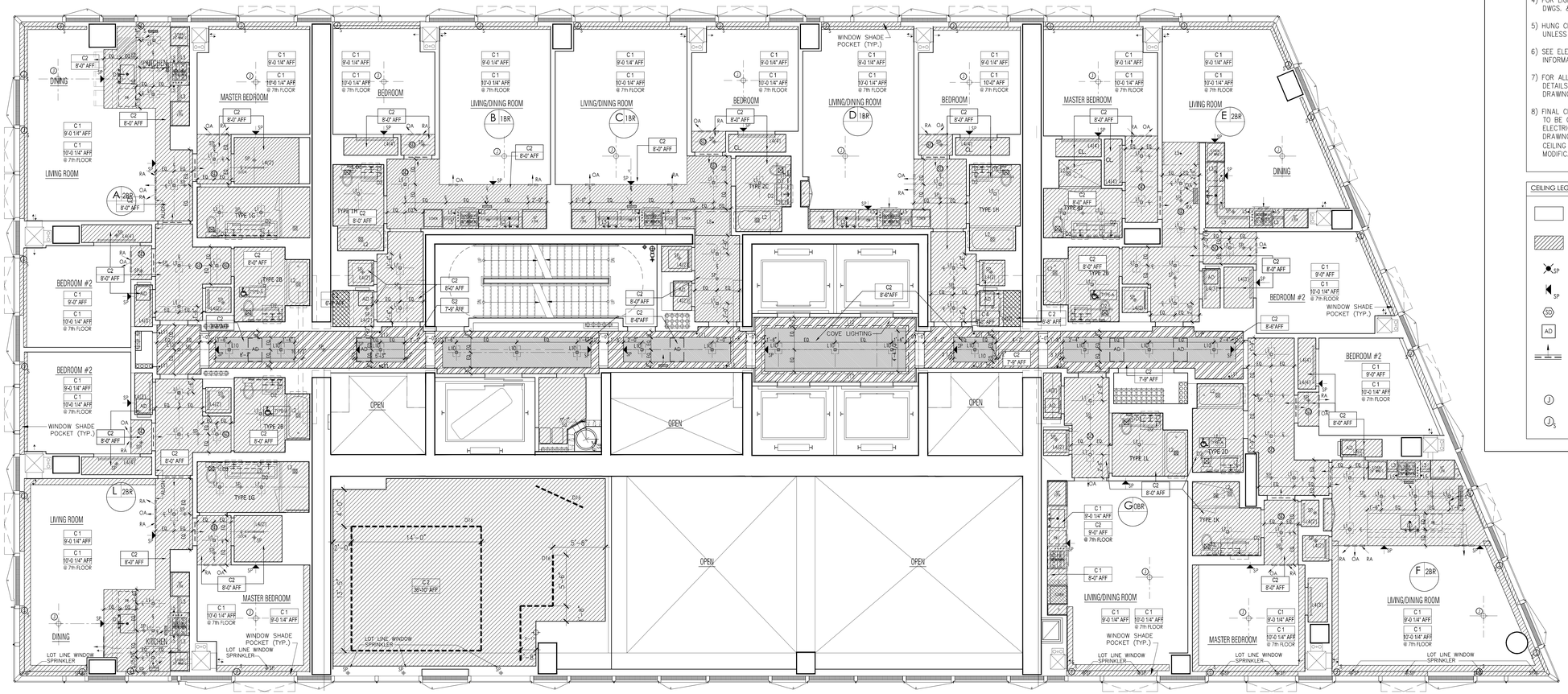
Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
L1	Recessed fixed round downlight (dry location) with trim	Each	N/A	LED	10	120V	Not Required	10	DIM	Formal Phase/Trial	Dim @ Kitchens and Bathrooms. Non-Dim elsewhere	
L2	Recessed fixed round downlight (wet location) with trim	Each	N/A	LED	10	120V	Not Required	10	DIM	Formal Phase/Trial		
L3	Surface mounted linear lensed LED undercabinet light at kitchen.	Feet	N/A	LED	3.5	24V	Remote	3.5	NON -DIM	N/A	Non-Dim @ under-cabinet. Under-cabinet lights will run (4) wires from the switch to allow for a future dimming if the tenant wishes. See E.E dwgs.	
L4	Surface mounted linear lensed LED at Closet with occupancy sensor	Feet	N/A	T5 FL	8	120V	Integral	8	NON -DIM	N/A		
L5	Puck Light	Each	N/A	LED	5	TBD	Remote	5	NON -DIM	N/A		
L6	Surface mounted cilinder fixture (at unit "J")	Each	N/A	LED	9	120V	TBD	9	DIM	TBD		
L7	Surface mounted LED lamp @ bathroom undercabinet and undersink	Feet	N/A	LED T5	8	120V	TBD	8	NON -DIM	N/A		
L8-L9	Not used											
L10	Recessed fixed square trimless down light	Each	N/A	LED	9	TBD	Integral	9	DIM	0-10V		
L11	Surface mounted lensed linear fixture for number plate	Each	N/A	LED	2	TBD	Remote	2	DIM	0-10V		
L12	Surface mounted cove light	Each	N/A	LED	3.5	TBD	Remote	3.5	DIM	0-10V		
J	J-Box	Each	N/A	N/A	TBD	TBD	N/A	TBD	NON -DIM	N/A		

D: APARTMENT UNITS DECORATIVE FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
D1	(2) Globe pendant @ Kitchen	Each	N/A	LED	60	120V	TBD	60	DIM	TBD	Refer to interior designer's document for more details	
D2	Linear Vanity Pendant @ Bath	Feet	N/A	LED T5	8	120V	TBD	8	DIM	TBD	Refer to interior designer's document for more details	
D3	Illuminated Magnified Mirror	Each	N/A	LED	30	TBD	TBD	30	NON -DIM	N/A	Refer to interior designer's document for more details	

CONTROL INTENT NOTES:

1. ALL FIXTURES @ BATHROOMS TO BE DIMMABLE (EXCLUDING D3 ILLUMINATED MIRROR)
2. ALL FIXTURES @ KITCHENS TO BE DIMMABLE (EXCLUDING L3 UNDERCABINET AND L5 PUCK LIGHTS)
3. EXACT LOCATION OF ALL WALL BOX DIMMERS AND SWITCHES TO BE PER ARCHITECT.
4. FOR CONTROL EQUIPMENT SPECIFICATION, REFER TO E.E'S DWG.

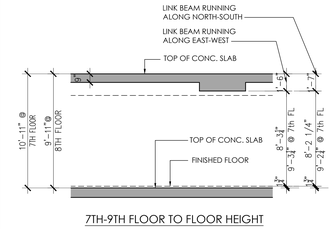


1 7TH-8TH FLOOR REFLECTED CEILING PLAN

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

0 2 4 8 12'

CEILING HEIGHT DIAGRAM



7TH-9TH FLOOR TO FLOOR HEIGHT

CEILING NOTES & LEGEND

NOTES:

1) FOR BACK OF HOUSE LIGHT FIXTURES SEE ELECTRICAL DWGS.
2) FOR COMPLETE SPRINKLER HEAD LOCATIONS SEE SPRINKLER DWGS.
3) FOR COMPLETE SMOKE/CO DETECTORS LOCATIONS SEE ELECTRICAL DWGS.
4) FOR LIGHTING CUT AND INFORMATION, SEE ELEC. DWGS. & LIGHTING SPEC.
5) HUNG CEILING HEIGHTS ARE ABOVE FINISH FLOOR, UNLESS OTHERWISE NOTED.
6) SEE ELECTRICAL DRAWINGS FOR EMERGENCY LIGHT INFORMATION.
7) FOR ALL KITCHEN & BATHROOM LIGHTING LAYOUT DETAILS, SEE KITCHEN & BATHROOM DETAILS DRAWING.
8) FINAL CEILING HEIGHTS, SCOPE & EXACT LOCATION TO BE COORDINATED WITH MECHANICAL, ELECTRICAL & PLUMBING COORDINATION DRAWINGS; FIXTURE LOCATIONS AT GYP. BD. CEILING TO BE COORDINATED WITH CEILING/SOFFIT MODIFICATION AND CABINETRY LAYOUT.

CEILING LEGEND:

- C1 · EXPOSED CONCRETE CEILING WITH KADEX CEILING FINISHES.
- C2 · GYPSUM BOARD CEILING AND SOFFIT HUNG CEILING
- SP SPRINKLER HEAD
- SP SIDE WALL SPRINKLER HEAD
- SD SMOKE / CARBON MONOXIDE DETECTOR
- AD CEILING ACCESS DOOR
- OPENING AT PARTITION ABOVE CEILING FOR RETURN AIR, SEE MECHANICAL DRAWING FOR REQUIRED SIZE OF OPENING
- J SWITCHED CEILING JUNCTION BOX
- J/S JUNCTION BOX FOR FUTURE WINDOW SHADES CONTROL

ClarpGomez
Digitally signed by ClarpGomez
APPROVED
Under Directive 14-2015
Date: 03/23/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

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ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

LANDSCAPE ARCHITECT:
Mathews Nielsen Landscape Architects, P.C.
120 Broadway, Suite 1040
New York, NY 10271
Tel (212) 431.3609
Fax (212) 941 1513
www.mnlandscape.com

FACADE MAINTENANCE:
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CONSULTING ENGINEERS
166 Ames Street, Hackensack, NJ 07601
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vda
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East Hanover, NJ 07936

LIGHTING DESIGNER:
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TEL.: (212) 674-4488
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INERIOR DESIGNER:
KATHERINE NEWMAN DESIGN LLC
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.5675 F. 416.961.6491

GEOTECHNICAL ENGINEER:
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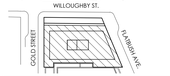
Langan Engineering, Environmental Sc nce ing and Landscape Architect re, D.P.C.
300 KIMBALL DRIVE, 4TH FLOOR
PARSIPPANY, NJ 07054-2172
TEL.: (973) 560-4900
FAX.: (973) 560-4901

No:	Date:	Revision:
	09-14-16	DOB RESUBMISSION
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

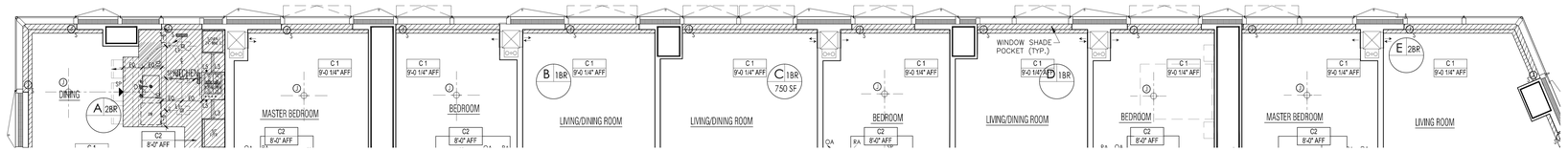
DRAWING TITLE:

7TH - 8TH REFLECTED CEILING PLAN (CONST.)

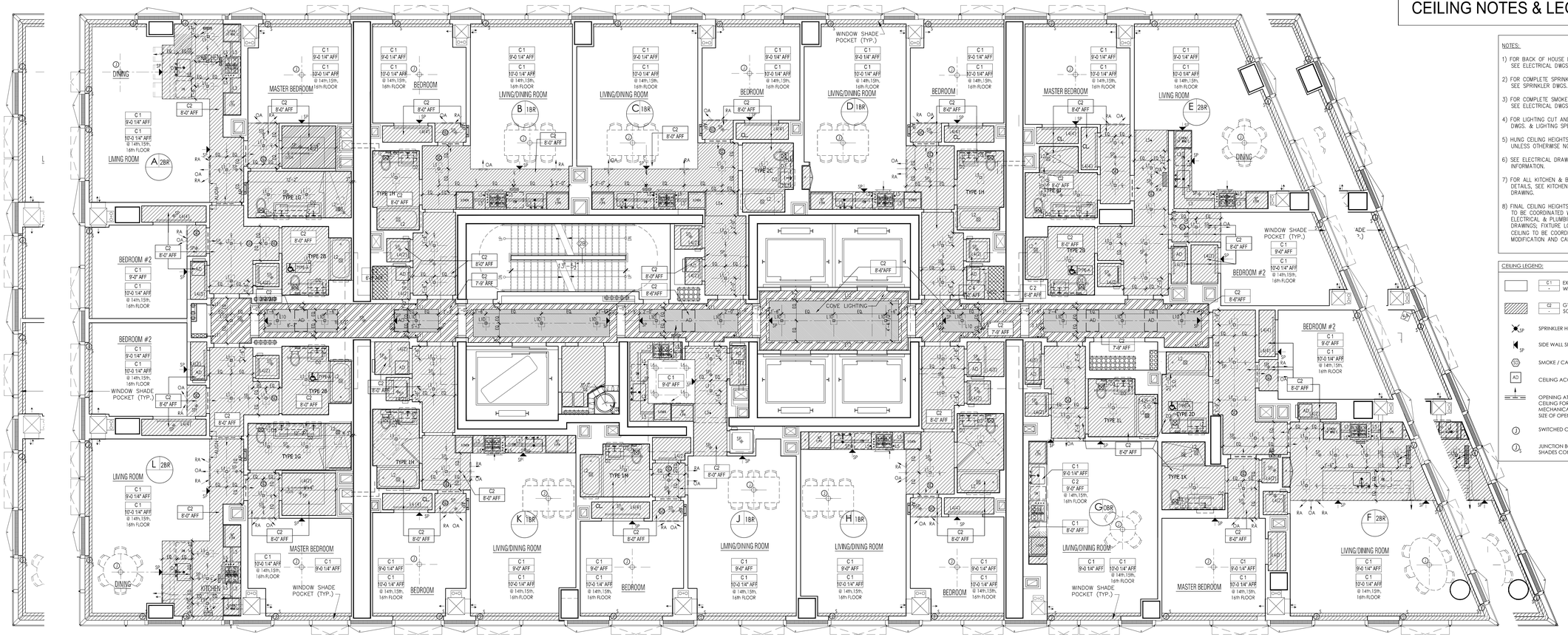
SEAL & SIGNATURE: REGINA MARIO DIONISIO LICENSED ARCHITECT STATE OF NEW YORK

DATE:	–
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-602.00
CADD FILE :	73 OF 79

DEPT OF BUILDINGS 321970560 Job Number
B2600600804 Scan Code



PARTIAL TYP. 11TH, 12TH, 15TH & 16TH FLOOR



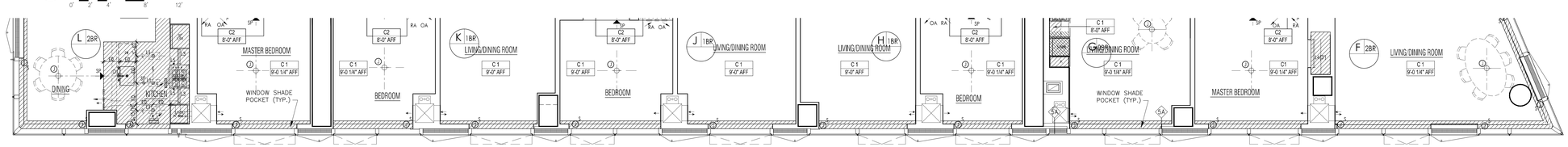
PARTIAL TYP. 11TH, 12TH, 15TH & 16TH FLOOR

PARTIAL TYP. 11TH, 12TH, 15TH & 16TH FLOOR

1 9TH - 18TH FLOOR REFLECTED CEILING PLAN

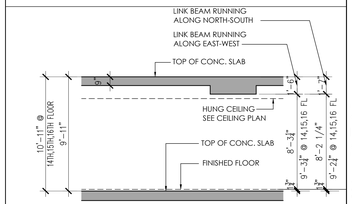
SCALE: 1/4" = 1'-0"

0' 2' 4' 8' 12'



PARTIAL TYP. 11TH, 12TH, 15TH & 16TH FLOOR CURTAIN WALL

CEILING HEIGHT DIAGRAM



9TH - 18TH FLOOR TO FLOOR HEIGHT

CEILING NOTES & LEGEND

NOTES:

1) FOR BACK OF HOUSE LIGHT FIXTURES SEE ELECTRICAL DWGS.
2) FOR COMPLETE SPRINKLER HEAD LOCATIONS SEE SPRINKLER DWGS.
3) FOR COMPLETE SMOKE/CO DETECTORS LOCATIONS SEE ELECTRICAL DWGS.
4) FOR LIGHTING CUT AND INFORMATION, SEE ELEC. DWGS. & LIGHTING SPEC.
5) HUNG CEILING HEIGHTS ARE ABOVE FINISH FLOOR, UNLESS OTHERWISE NOTED.
6) SEE ELECTRICAL DRAWINGS FOR EMERGENCY LIGHT INFORMATION.
7) FOR ALL KITCHEN & BATHROOM LIGHTING LAYOUT DETAILS, SEE KITCHEN & BATHROOM DETAILS DRAWING.
8) FINAL CEILING HEIGHTS, SCOPE & EXACT LOCATION TO BE COORDINATED WITH MECHANICAL, ELECTRICAL & PLUMBING COORDINATION DRAWINGS; FIXTURE LOCATIONS AT GYP. BD. CEILING TO BE COORDINATED WITH CEILING/SOFFIT MODIFICATION AND CABINETRY LAYOUT.

CEILING LEGEND:

- C1 — EXPOSED CONCRETE CEILING WITH KADEX CEILING FINISHES.
- C2 — GYPSUM BOARD CEILING AND SOFFIT HUNG CEILING
- SP — SPRINKLER HEAD
- SP — SIDE WALL SPRINKLER HEAD
- SD — SMOKE / CARBON MONOXIDE DETECTOR
- AD — CEILING ACCESS DOOR
- OPENING AT PARTITION ABOVE CEILING FOR RETURN AIR, SEE MECHANICAL DRAWING FOR REQUIRED SIZE OF OPENING
- J — SWITCHED CEILING JUNCTION BOX
- J_x — JUNCTION BOX FOR FUTURE WINDOW SHADES CONTROL

NORTH ARROW

KEY PLAN:

No:	Date:	Revision:
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

PROJECT:
CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
SLCE*Architects, LLP*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
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DESIGN ARCHITECT:
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Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
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TEL.: (973) 560-4900
FAX.: (973) 560-4901

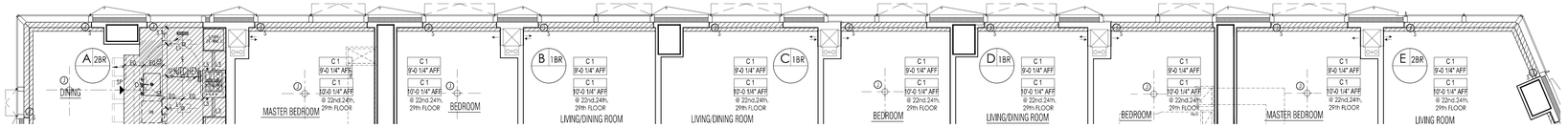
DRAWING TITLE:
9TH-18TH REFLECTED CEILING PLAN (CONST.)

DATE: —
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No:
A-603.00
CAD FILE:

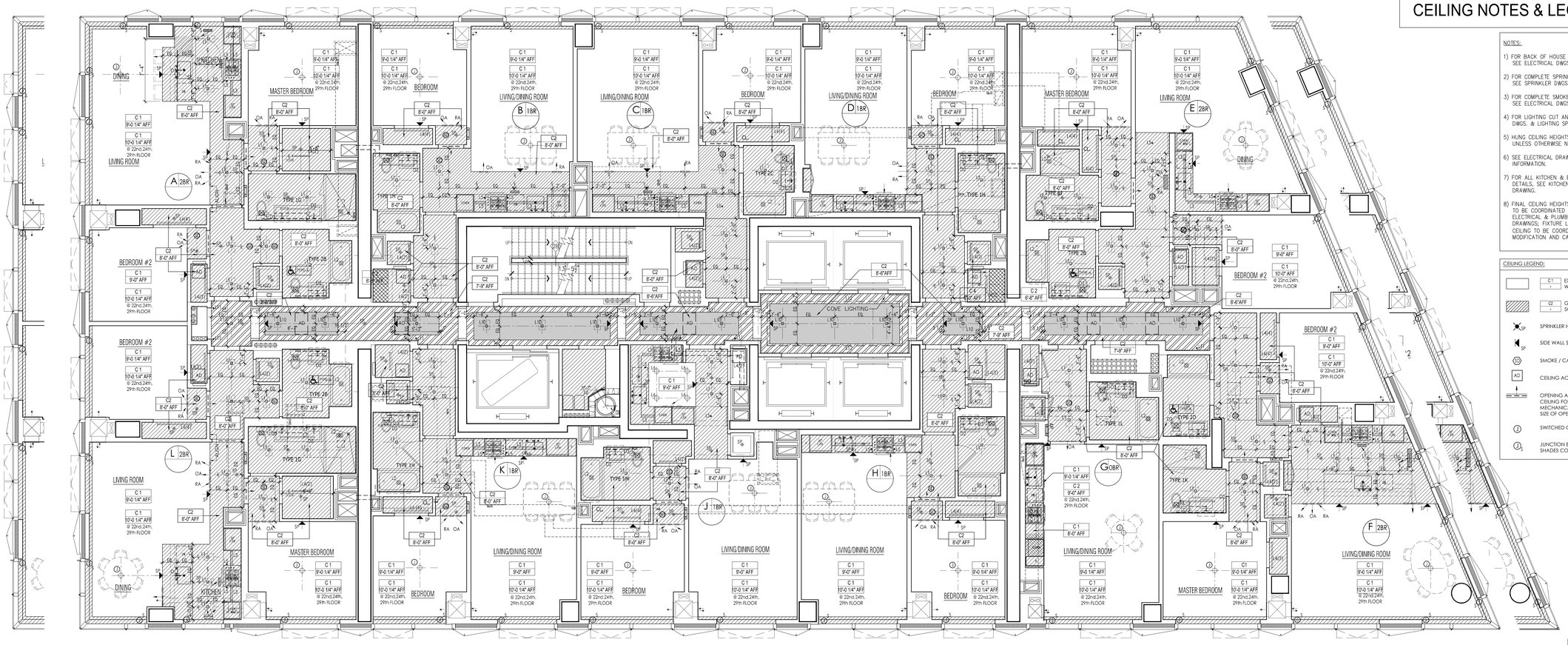
74 OF 79

ClaraGomez
APPROVED
Under Directive 4 of 1975
Date: 03/31/2017
NYC Development Hub

DEPT OF BUILDINGS 321970560 Job Number
B3B0106010 Scan Code



PARTIAL TYP. 21ST, 22ND, 25TH, 26TH, 29TH & 30TH FLOOR



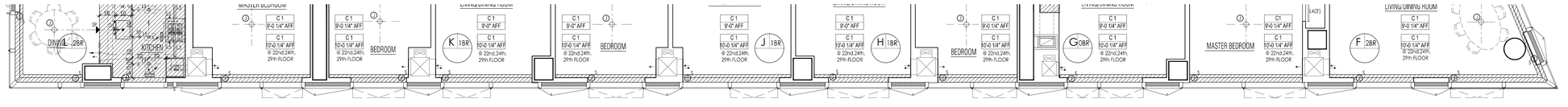
PARTIAL TYP. 21ST, 22ND, 25TH, 26TH, 29TH & 30TH FLOOR

PARTIAL TYP. 21ST, 22ND, 25TH, 26TH, 29TH & 30TH FLOOR

1 19TH - 29TH FLOOR REFLECTED CEILING PLAN

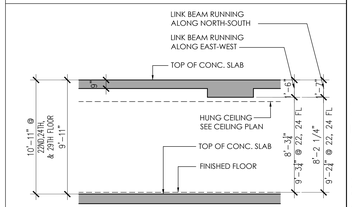
SCALE: 1/4" = 1'-0"

0' 2' 4' 8' 12'



PARTIAL TYP. 21ST, 22ND, 25TH, 26TH, 29TH & 30TH FLOOR

CEILING HEIGHT DIAGRAM



19TH - 29TH FLOOR TO FLOOR HEIGHT

CEILING NOTES & LEGEND

NOTES:

1) FOR BACK OF HOUSE LIGHT FIXTURES SEE ELECTRICAL DWGS.
2) FOR COMPLETE SPRINKLER HEAD LOCATIONS SEE SPRINKLER DWGS.
3) FOR COMPLETE SMOKE/CO DETECTORS LOCATIONS SEE ELECTRICAL DWGS.
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CEILING LEGEND:

- C1 - : EXPOSED CONCRETE CEILING WITH KADEX CEILING FINISHES.
- C2 - : GYPSUM BOARD CEILING AND SOFFIT HUNG CEILING
- SP: SPRINKLER HEAD
- SP: SIDE WALL SPRINKLER HEAD
- SD: SMOKE / CARBON MONOXIDE DETECTOR
- AD: CEILING ACCESS DOOR
- OPENING AT PARTITION ABOVE CEILING FOR RETURN AIR, SEE MECHANICAL DRAWING FOR REQUIRED SIZE OF OPENING
- J: SWITCHED CEILING JUNCTION BOX
- J: JUNCTION BOX FOR FUTURE WINDOW SHADES CONTROL

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT
805 THIRD AVENUE
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ARCHITECT OF RECORD:

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INTERIOR DESIGNER:

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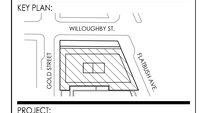
8	04-18-16	DOB RESUBMISSION
7	03-29-16	DOB RESUBMISSION
6	01-25-16	DOB FILING
5	01-15-16	PDC SUBMISSION
4	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

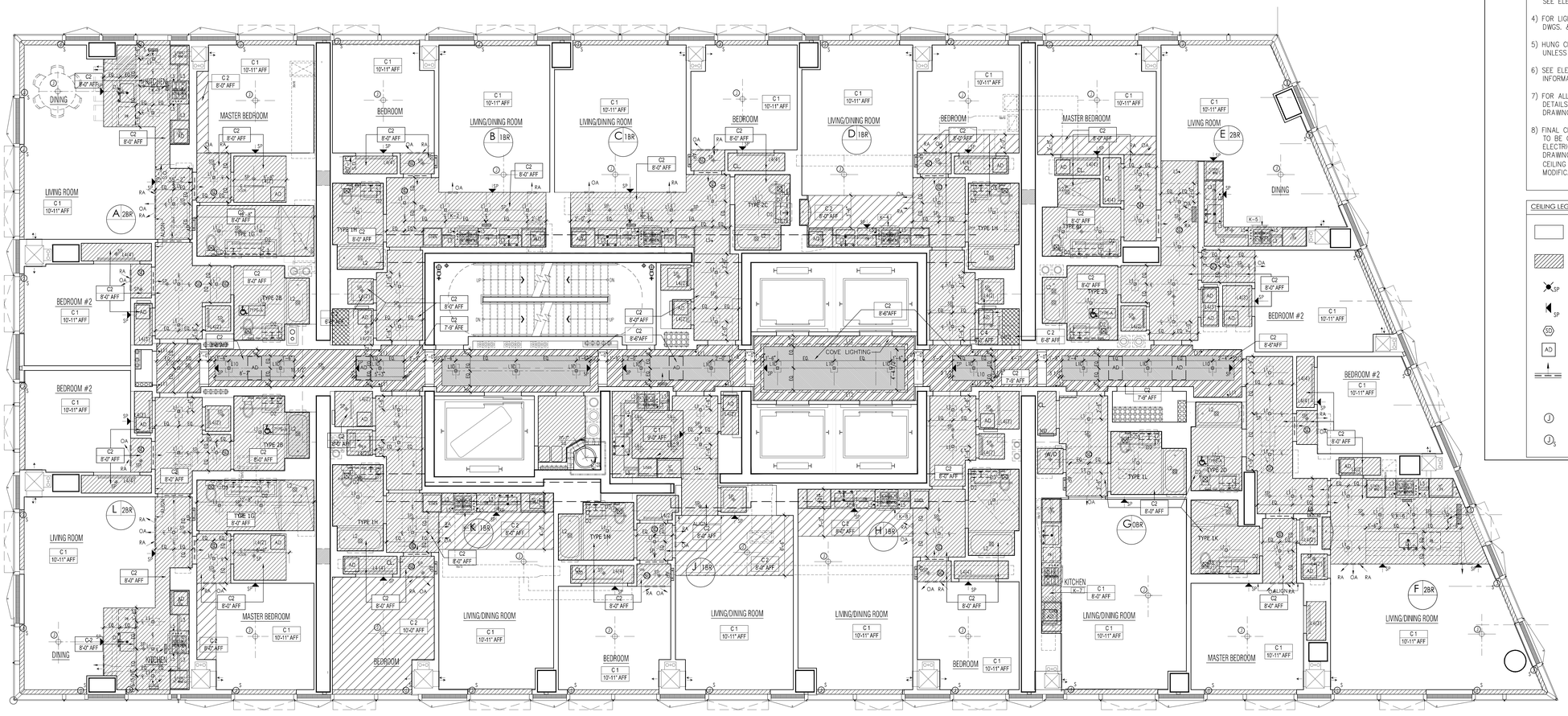
19TH - 29TH FLOOR REFLECTED CEILING PLAN (CONST.)

ClarpGomez
Date: 03/23/2017
APPROVED
Under Directive 14 of 1975
Date: 03/23/2017
NYC Development Hub

SEAL & SIGNATURE OF ARCHITECT

DATE:	—
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-604.00
CADD FILE :	75 OF 79

DEPT OF BUILDINGS 321970565 Job Number B00609080001 Scan Code

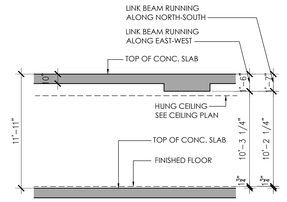


1 30TH FLOOR REFLECTED CEILING PLAN

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

0' 2' 4' 8' 12'

CEILING HEIGHT DIAGRAM



FLOOR TO FLOOR HEIGHT

CEILING NOTES & LEGEND

NOTES:

1) FOR BACK OF HOUSE LIGHT FIXTURES SEE ELECTRICAL DWGS.

2) FOR COMPLETE SPRINKLER HEAD LOCATIONS SEE SPRINKLER DWGS.

3) FOR COMPLETE SMOKE/CO DETECTORS LOCATIONS SEE ELECTRICAL DWGS.

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PROJECT:
CITY POINT PHASE 3

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	03-29-16	DOB RESUBMISSION
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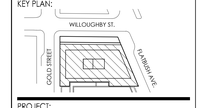
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
30TH FLOOR REFLECTED CEILING PLAN (CONST.)

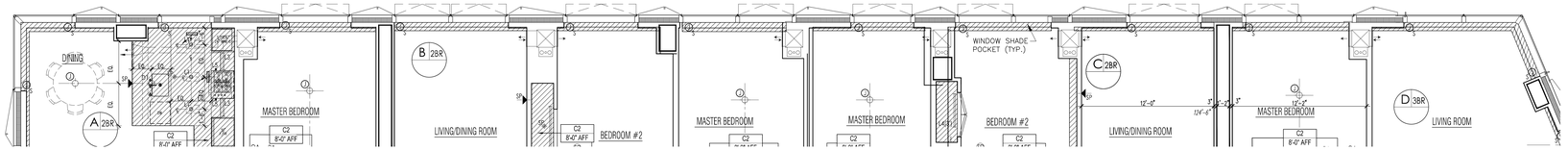
Clark Gomes
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

SEAL & SIGNATURE OF ARCHITECT

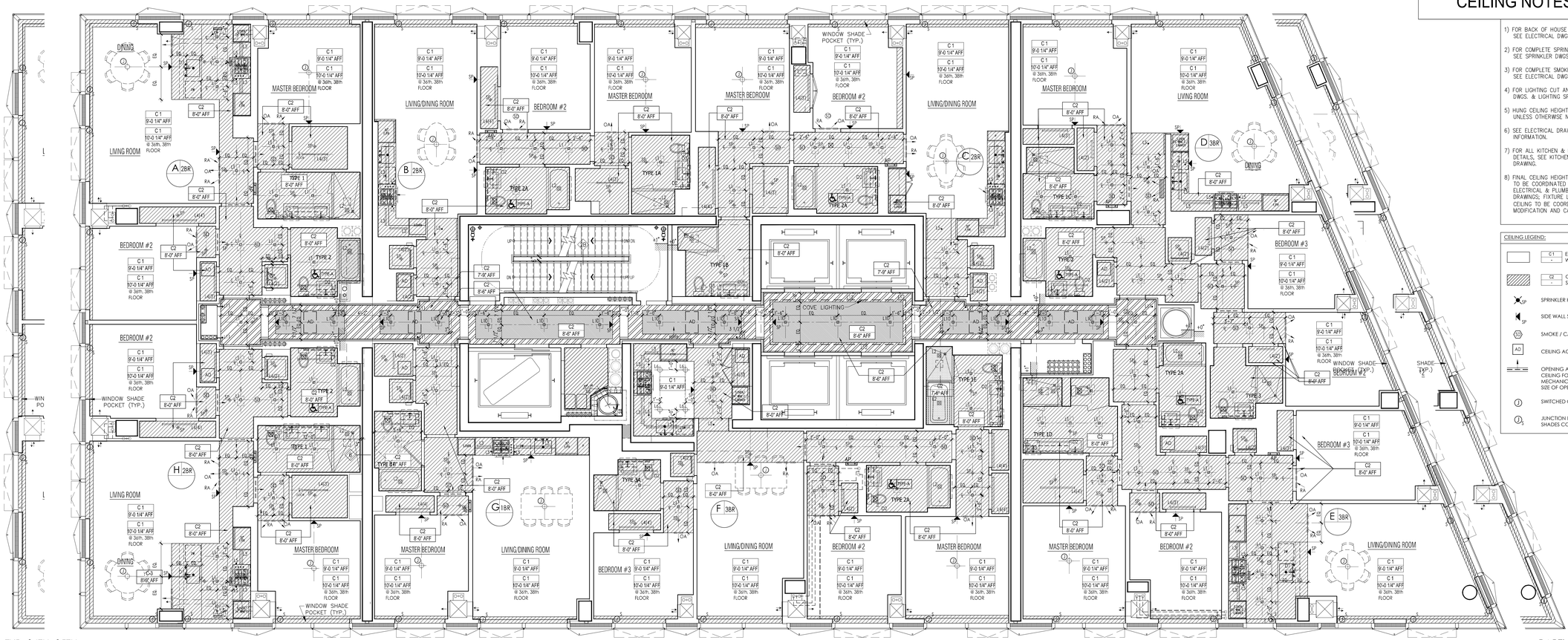
DATE:	-
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-605.00
CADD FILE:	

76 OF 79

DEPT OF BUILDINGS 321370550 Job Number
B00839378 Scan Code



PARTIAL TYP. 34TH, 35TH, 38TH, 39TH & 42ND FLOOR



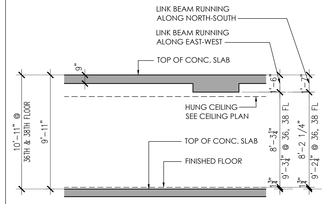
PARTIAL TYP. 34TH, 35TH, 38TH, 39TH & 42ND FLOOR

1 32ND - 42ND FLOOR REFLECTED CEILING PLAN

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

PARTIAL TYP. 34TH, 35TH, 38TH, 39TH & 42ND FLOOR

CEILING HEIGHT DIAGRAM



32ND - 42ND FLOOR TO FLOOR HEIGHT

CEILING NOTES & LEGEND

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- SP — SPRINKLER HEAD
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Clara Gomez
Borough President
APPROVED
Under Direction of City Planning

Document Hub

PROJECT:
CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
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e-mail: erg@vdausa.com
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East Hanover, NJ 07936

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INERIOR DESIGNER:
KATHERINE NEWMAN DESIGN
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
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PARSIPPANY, NJ 07054-2172
TEL.: (973) 560-4900
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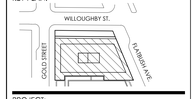
No:	Date:	Revision:
	04-18-16	DOB RESUBMISSION
	03-29-16	DOB RESUBMISSION
	01-25-16	DOB FILING
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



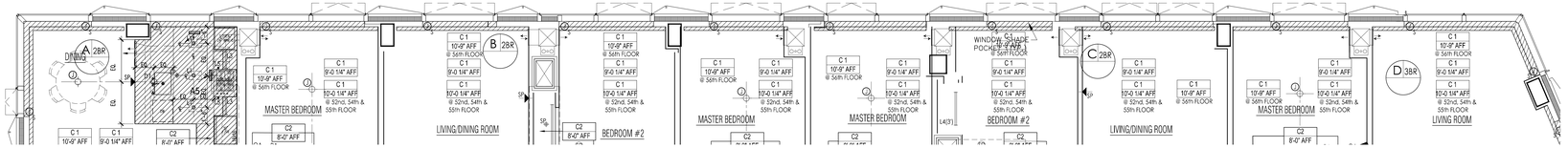
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
32ND-42ND FLOOR REFLECTED CEILING PLAN (CONST.)

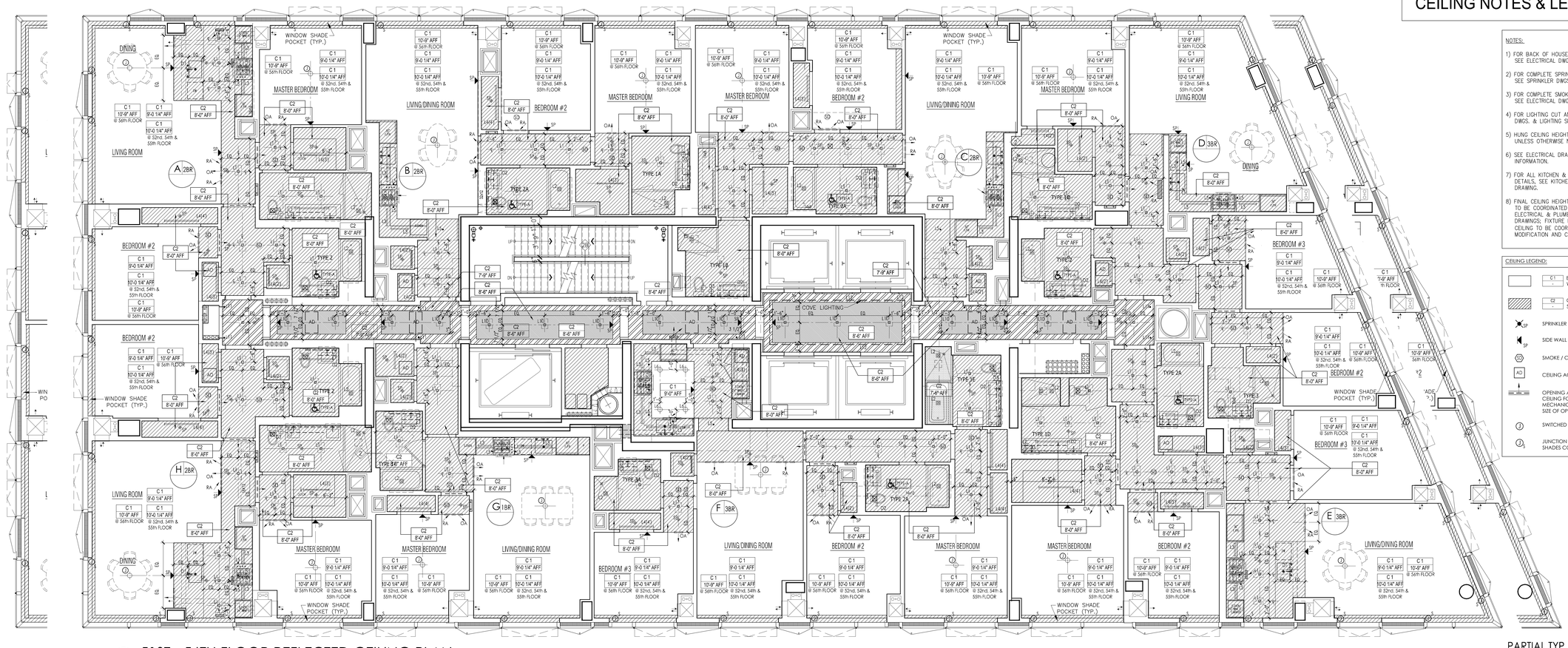
SEAL & SIGNATURE:
STATE OF NEW YORK

DATE:	-
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	A-606.00
CADD FILE :	77 OF 79

DEPT OF BUILDINGS 321970993 Job Number
B321208000 Scan Code



PARTIAL TYP. 52ND-53RD & 56TH FLOOR

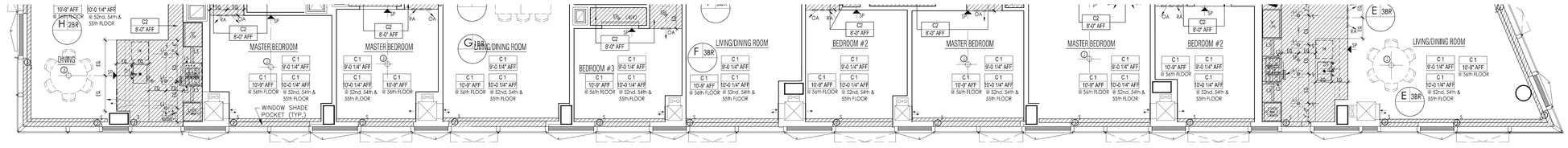


PARTIAL TYP. 52ND-53RD & 56TH FLOOR

1 51ST - 56TH FLOOR REFLECTED CEILING PLAN

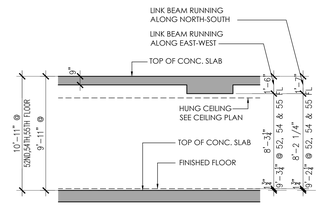
SCALE: 1/4" = 1'-0"

0" 2" 4" 8" 12"



PARTIAL TYP. 52ND-53RD & 56TH FLOOR

CEILING HEIGHT DIAGRAM



51ST - 55TH FLOOR TO FLOOR HEIGHT

CEILING NOTES & LEGEND

NOTES:

1) FOR BACK OF HOUSE LIGHT FIXTURES SEE ELECTRICAL DWGS.
2) FOR COMPLETE SPRINKLER HEAD LOCATIONS SEE SPRINKLER DWGS.
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ClearyGottlieb — APPROVED Under Direction of Fairy — Project Hub

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CITY POINT PHASE 3

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EXTELL DEVELOPMENT
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	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

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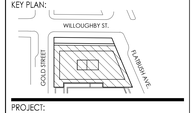
KEY PLAN:



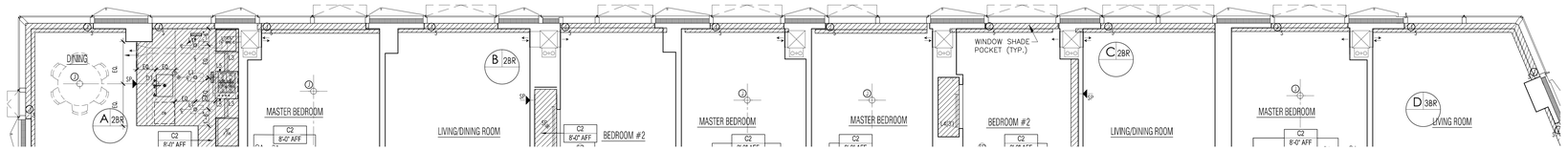
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
51ST -56TH FLOOR REFLECTED CEILING PLAN (CONST.)

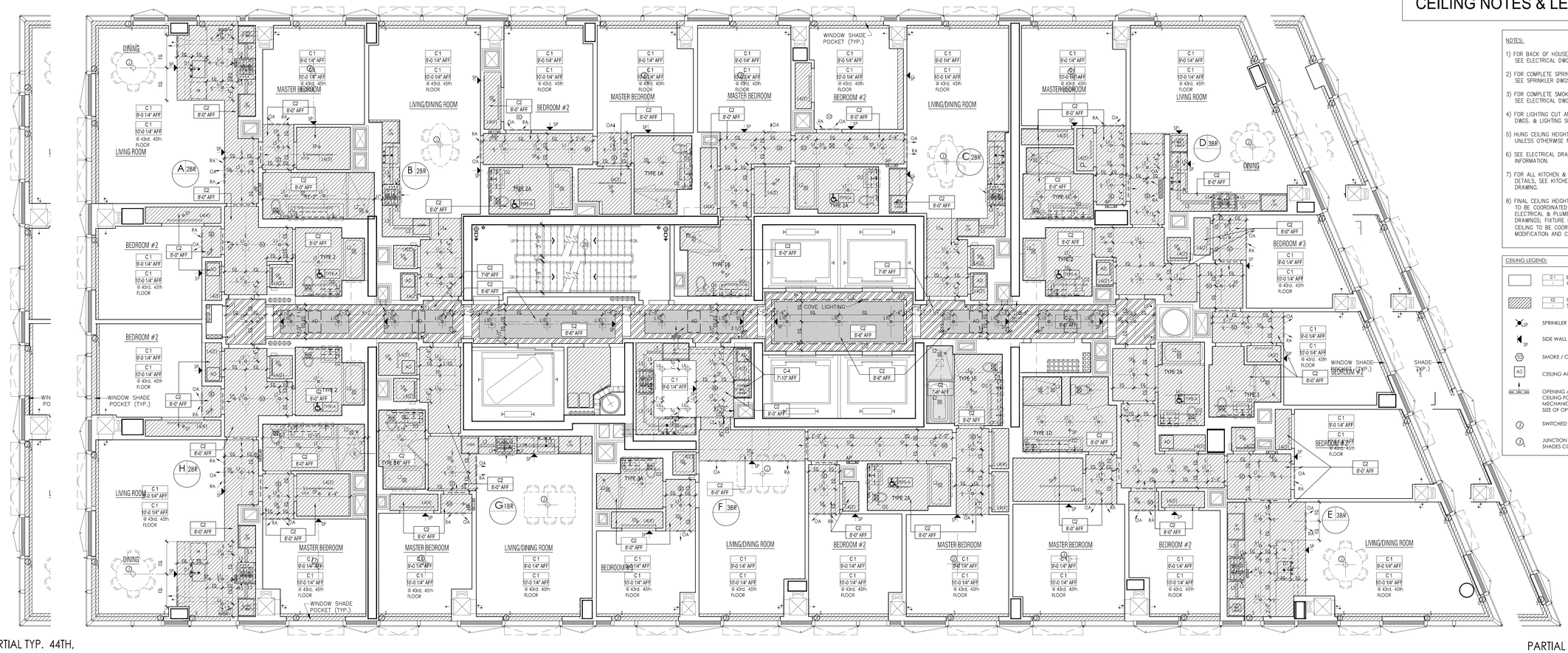
SEAL & SIGNATURE OF ARCHITECT

DATE: —
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: A-608.00
CADD FILE:

DEPT OF BUILDINGS 321970993 Job Number
ESSENTIALS 3459 Scan Code



PARTIAL TYP. 44TH, 45TH, 48TH & 49TH FLOOR



PARTIAL TYP. 44TH, 45TH, 48TH & 49TH FLOOR

PARTIAL TYP. 44TH, 45TH, 48TH & 49TH FLOOR

1 43RD - 50TH FLOOR REFLECTED CEILING PLAN

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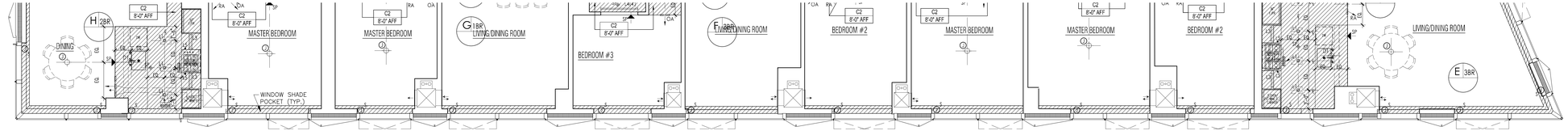
0" 2" 4" 8" 12"



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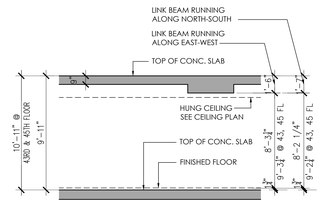

43RD - 50TH FLOOR TO FLOOR HEIGHT

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ClearComez — APPROVED — Under Direction of Log's — DOB Now: Build Job Filing Hub

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CITY POINT PHASE 3

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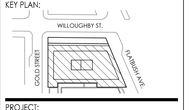
	01-15-16	PDC SUBMISSION
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
43RD-50TH FLOOR REFLECTED CEILING PLAN (CONST.)

SEAL & SIGNATURE — REGISTERED ARCHITECT — STATE OF NEW YORK

DATE: —
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No: A-607.00
CADD FILE:

78 OF 79

DEPT OF BLDGS 321370580 Job Number
E0914466303 Scan Code

NYC Buildings

EN1: Energy Cost Budget Worksheet

Must be typewritten

Do not submit separately. Must be incorporated in the drawing set

1 Location Information

House No(s). 138	Street Name Willoughby Street				
Borough Brooklyn	Block 149	Lot 1	BIN 3396962	CB No. 302	
Work on Floor(s). 1-57			Apt/Condos No(s)	436	

2 Applicant Information

Last Name McHugh	First Name Christopher		Middle Initial O
Business Name AKF Group LLC		Business Telephone	212-389-2671
Business Address 165 Broadway, 22nd Floor		Business Fax	212-354-5668
City New York	State NY Zip 10006	Mobile Telephone 917-597-4986	
Email cmchugh@akfgroup.com		License Number 73130	

3 Energy Modeling Information

Energy Modeling Protocol (check one): ☐Section 11 ECB ☒Appendix G PRM

Modeling Software & version: eQuest v3-64 Weather File: TMY3:NEW-YONY.bin

Total Modeled Square Feet: 671811 Conditioned Square Feet: 620929

Proposed Unmet Load Hours: 196 Baseline Unmet Load Hours: 218

Proposed Site EUI (kBtu/sf): 45.0 Baseline Site EUI (kBtu/sf): 67.59

4 Purchased Energy Rates

Fuel	Utility Rate Provider: Rate Structure (i.e ConEd)	Virtual Utility Rate ($/unit)	Baseline Design Total Charge ($)	Virtual Utility Rate ($/unit)	Proposed Design Total Charge ($)	Supporting Doc. Location	Model Output Report
Electric	Con Ed SC-9 / SC-2	$0.237	$1,288,571	$0.22	$1,315,571		ES-D
Gas	Con Ed SC-2	$1.00	$236,271	$1.025	$78,191		
Steam							
Other:							
TOTAL			$1,524,842		$1,393,762		

☐This project contains on-site generation.

```
Per ASHRAE 90.1-2010 G1.2 Performance Rating, percentage improvement = 100 x
(Baseline building performance - Proposed building performance) / Baseline
building performance.

100 * ($1,524,842 - $1,393,762) / $1,524,842 = 8.6%
```

12/14

5 Energy Modeling Usage Summary

	Baseline Model			Proposed Model			
	Electric Usage (kwh)	Gas/Steam Usage (MMBTU)	Other Usage (i.e. chilled water) (indicate units)	Electric Usage (kwh)	Gas/Steam Usage (MMBTU)	Other Usage (i.e. chilled water) (indicate units)	Model Output Location (Report)
Interior Lighting	1,768,269			1,726,235			BEPU
Misc. Equip.	1,116,571			1,116,571			
Space Heat	0	17,013		288,815	722		
Space Cool	1,201,892			1,107,125			
Heat Rejection	0			68,013			
Pumps & Misc	24,531			207,380			
Vent Fans	1,255,275			1,266,018			
Dom. Hot Water		7,128			6,905		
Exterior Lighting	23,170			23,170			
Exterior Misc.	169,060			169,060			
TOTAL	5,558,767	24,142		5,952,387	7,627		

6 Energy Inputs and Supporting Documentation Index

a Above-Grade Wall & Fenestration Areas

	Orientation	Baseline Case: Window + Wall Area (ft^2)	Baseline Case: Vertical Glazing Area (ft^2)	Baseline Case: Vertical Glazing Area (%)	Proposed Case: Window + Wall Area (ft^2)	Proposed Case: Vertical Glazing Area (ft^2)	Proposed Case: Vertical Glazing Area (%)	Supporting Doc. Location	Model Output Report
Above-Grade Wall & Vertical Glazing Area by Orientation	North	94,975	39,914	42%	94,975	42,579	45%	A-210	LV-D
	East	57,869	22,714	39%	57,869	25,593	44%		
	South	114,597	41,304	36%	114,597	42,589	37%		
	West	51,303	22,569	44%	51,303	26,089	51%		
	Total	318,744	126,501	40%	318,744	136,847	43%		

		Baseline Case: Roof + Skylight Area (ft^2)	Baseline Case: Skylight Area (ft^2)	Baseline Case: Skylight Area (%)	Proposed Case: Roof + Skylight Area (ft^2)	Proposed Case: Skylight Area (ft^2)	Proposed Case: Skylight Area (%)	Supporting Doc. Location	Model Output Report
Roof & Skylight Area	**Total**	17,431	0	0	17,431	0	0	A-118	LV-D

b Vertical Fenestration

Model Input Parameter	Category (Res/Non-Res)	Item #	Baseline Case: Description (from ASHRAE)	Baseline Case: Ass'y U-factor	Baseline Case: SHGC	Baseline Case: VLT	Proposed Case: Description (from design)	Proposed Case: Ass'y U-factor	Proposed Case: SHGC	Proposed Case: VLT	Supporting Doc. Location	Model Output Report
Vertical Glazing	Res	1	Metal framin	0.4	0.45	0.9	CW Glazing	0.36	0.35	0.9	A-210	LV-D
Vertical Glazing	Non-Res	2	Metal framin	0.4	0.45	0.9	Store Glazin	0.41	0.38	0.9		
Vertical Glazing	Non-Res	3	Metal framin	0.4	0.45	0.9	Ground Stor	0.6	0.7	0.9		
Vertical Glazing		4										
Vertical Glazing		5										
Vertical Glazing		6										
Vertical Glazing		7										
Skylights		1										
Skylights		2										
Shading Devices			☒No shading projections, manual shading devices, or self-shading have been modeled ☐Any shading by adjacent structures has been modeled identically to the proposed case.				List any permanent or auto-controlled shading devices:					

How were the Proposed case framed assembly fenestration U-factors determined? (Choose one)

☒NFRC testing for site-assembled fenestration
☐NFRC testing for manufactured fenestration assemblies
☐Table A8.2 (windows) and Table A8.1 (skylights)
☐LBNL Window 5 or Window 6 calculations
☐Energy simulation includes separate frame and glazing
☐Other (Describe)_____

12/14

c Envelope Assembly

☐Check if additional envelope descriptions are attached (Please use the EN-1c).

☒All proposed roofs, above-grade exterior walls, below-grade exterior walls, exposed floors, slab-on-grade floors, and opaque doors were modeled as-designed and with assembly U-factors/C-factors/F-factors consistent with ASHRAE 90.1 Appendix A values.

Model Input Parameter	Space Conditioning Category (Res/Non-Res)	Item #	Baseline Case: Description	Baseline Case: Assembly U-factor/ C-factor/ F-factor	Proposed Case: Description	Proposed Case: Assembly U-factor/ C-factor/ F-factor	Supporting Doc Location	Model Output Report
Roof Construction	Res	1	Ins Above Deck	0.048	Ins Above Deck	0.046	A-210	LV-D
			Solar Reflectance	SR = 0.3	Solar Reflectance	SR = 0.3		
		2						
			Solar Reflectance	SR =	Solar Reflectance	SR =		
Above-Grade Exterior Wall Construction	Res	1	Steel Framed	0.064	Glazing Spandrel (Curtain Wall)	0.1	A-210	LV-D
	Non-Res	2	Steel Framed	0.064	Glazing Spandrel (Storefront)	0.1	A-210	LV-D
	Non-Res	3	Steel Framed	0.064	Stone	0.1	A-210	LV-D
	Non-Res	4	Steel Framed	0.064	Metal Panel (Curtain Wall)	0.1	A-210	LV-D
	Non-Res	5	Steel Framed	0.064	Metal Panel (Storefront)	0.1	A-210	LV-D
	Non-Res	6	Steel Framed	0.064	8" CMU Wall	0.8	A-210	LV-D
		7						
		8						
Below-Grade Exterior Wall Construction		1						
		2						
Exposed Floor Construction		1						
Slab-On-Grade Floors		1						
		1						
Opaque Doors		2						

12/14

d Interior Lighting Power

☐Check if additional lighting power forms are attached (Please use the EN-1d).

The lighting power is calculated using the (check one) ☐space by space method or ☒building area method.

Space Type (Table 9.6.1) or Building Area Type (Table 9.5.1)	Total Area (ft^2)	Baseline Case: Auto. Controls (Yes/No)	Baseline Case: Daylight Cont. (Yes/No)	Baseline Case: Modeled LPD (W/ft^2)	Proposed Case: Auto. Controls (Yes/No)	Proposed Case: Daylight Cont. (Yes/No)	Proposed Case: Modeled d LPD (W/ft^2)	Supporting Doc. Location	Model Output
Multifamily	540,787	No	No	0.6	No	No	0.6		LV-B
Lounge/Recreation	25,598	Yes	Yes	0.73	Yes	Yes	0.63		
Retail	64,543	Yes	Yes	1.4	Yes	Yes	1.4		
Total	620,928								

e Exterior Lighting Power

	Baseline Design	Proposed Design	Supporting Doc. Location	Model Output Report
Tradable Lighting Power	5,038	5,290		PS-E
Non-Tradable Lighting Power				
3% Allowance	252			
Total Lighting Power	5,290	5,290		

12/14

f Process/Receptacle Equipment

Space(s) Type / Equipment Type)	Quantity (or # Equip.)	Equipment Power Density (W/SF) or (Equip Demand)	Modeling Parameters/ Schedule	Baseline Modeled Identically? (Yes/No)	Doc. Location	Model Output Report
Multifamily	540,787	0.5	90.1-2010 Users Man: Res	Yes		LV-B
Lounge/Recreation	25,598	0.5	90.1-2010 Users Man: Office	Yes		
Retail	64,543	0.5	90.1-2010 Users Man: Retail	Yes		
TOTAL						

g Service Hot Water Systems

Model Input Parameter	Service Hot Water Heaters: Baseline Design	Units	Proposed Design	Units	Supporting Doc Location	Model Output Report
System Type & Fuel	HW Boiler (Gas)		HW Condensing Boiler (Gas)			PV-A
Input Rating	2.3 MMBtu		2.3 MMBtu			
Efficiency	80%		92%			
Storage Volume	1,740	Gal	1,740	Gal		
Storage Temperature	135	°F	135	°F		
Peak HW Demand	1.0	GPM	0.7	GPM		
Number of Primary DHW pumps	0	#	0	#		
Primary DHW Pump Power	0	kW	0	kW		
Primary DHW Pump Control						

h HVAC Narrative. Please provide a brief narrative of the building's HVAC systems.

The proposed building consists of a water loop heat pump system with cooling towers and boilers, which provide condenser water to PTHP's for residential units, water-cooled VAV w/ heat pump heating systems for amenities/BOH spaces, and a capped condenser water source for a presumed water-cooled VAV w/ heat pump heating retail system. 100% OA Energy Recovery Units with heat pump heating supply ventilation air to multifamily units.

12/14

i Air-Side HVAC

Each individual system may be entered separately, or multiple systems may be grouped together if all input parameters identified with an (*) are similar.

☒Check if additional Air-Side HVAC forms are attached (Please use the EN-1i).

Model Input Parameter	HVAC System / Group (BASELINE DESIGN): Description	Units	HVAC System / Group (PROPOSED DESIGN): Description	Units	Supporting Doc. Location	Model Output Report
Air-Side HVAC Systems						
System Description	Baseline System Description & System #: 1. PTAC (Residential) - Aggregate		PTHP (Residential) - Aggregate			SV-A
System Designation(s)	Res HP Sys		Res HP Sys			
# of Similar Systems	1		1			
Total Cooling Capacity	932	tons	646	tons		
*Table 6.8.1 Unitary Cooling Capacity Range	varies		varies			
*Unitary Cooling Eff. (EER or SEER)	10.84	EER	13.98	EER		
*Unitary Cooling Part-load Eff. (if applicable)	-		-			
Total Heating Capacity	15,627	kBtu	12,437	kBtu		
*Table 6.8.1 Unitary Heating Capacity Range						
*Unitary Heating Efficiency						
*Fan Control	Constant		Cycling			
Supply Airflow	331,877	cfm	287,091	cfm		
Outdoor Airflow	59,738	cfm	0	cfm		
*Demand Control Ventilation	No		No			
*Economizer High-Limit Shutoff (°F)	n/a		n/a			
Exhaust Air Energy Recovery Systems						
*Exhaust Air Energy Recovery Effectiveness						
Supply Fan Power	99	kW	143	kW		
Return/Relief Fan Power		kW		kW		
Exhaust Fan Power		kW		kW		
System Fan Power		kW		kW		
Allowed Fan Power:		kW		kW		
Other (describe)						
Other (describe)						
Other (describe)						

j Water-Side HVAC – Chilled Water

☐Check if additional Chiller HVAC forms are attached (Please use the EN-1j).

Model Input Parameter	HVAC System / Group (BASELINE DESIGN): Description	Units	HVAC System / Group (PROPOSED DESIGN): Description	Units	Supporting Doc. Location	Model Output Report
Chilled Water						
# and Type of Chillers *(and capacity of chiller if more than 1 type or size)*						
Total Chiller Capacity						
Chiller Efficiency - Full Load						
Chiller Efficiency - Part Load						
Chilled Water (CHW) Supply Temp		°F		°F		
CHW ΔT		°F		°F		
CHW Supply Temp Reset Parameters						
CHW Loop Configuration						
Number of Primary CHW Pumps		#		#		
Primary CHW Pump Power						
Primary CHW Pump Flow		gpm		gpm		
Primary CHW Pump Control						
Number of Secondary CHW Pumps		#		#		
Secondary CHW Pump Power						
Secondary CHW Pump Flow		gpm		gpm		
Secondary CHW Pump Control						
Water-Side Economizer						
Water-Side Energy Recovery						
Other (describe)						
Other (describe)						
Other (describe)						
Other (describe)						

12/14

k Water-Side HVAC – Cooling Tower & Condenser Water

☐Check if additional Cooling Tower & Condenser Water forms are attached (Please use the EN-1k).

Model Input Parameter	HVAC System / Group (BASELINE DESIGN): Description	Units	HVAC System / Group (PROPOSED DESIGN): Description	Units	Supporting Doc. Location	Model Output Report
Cooling Tower & Condenser Water						
Number of Cooling Towers / Fluid Coolers		2		M-500 serie	PV-A	
Cooling Tower Fan Power		45	kW			
Cooling Tower Fan Control		Variable Speed				
Condenser Water (CW) Leaving Temp	°F	85/70	°F			
CW ΔT	°F	15	°F			
CW Loop Temp Reset Parameters		85-55 @ 90-50 OAT				
Number of CW Pumps	#	6	#			
CW Pump Power		220	kW			
CW Pump Flow	gpm	2,000	gpm			
CW Pump Control						
Other (describe)						
Other (describe)						
Other (describe)						
Other (describe)						

12/14

l Water-Side HVAC – Hot Water:Steam

☐Check if additional Hot Water:Steam forms are attached (Please use the EN-1l).

Model Input Parameter	HVAC System / Group (BASELINE DESIGN): Description	Units	HVAC System / Group (PROPOSED DESIGN): Description	Units	Supporting Doc. Location	Model Output Report
Hot Water/Steam						
Number and Type of Boilers	2		10	M-500 Serie		PV-A
Total Boiler Capacity	23	MMB	46.5	MMB		
Boiler Efficiency	80%		92%			
Hot Water or Steam (HHW) Supply Temp	180	°F	180	°F		
HHW ΔT	50	°F	55	°F		
HHW Temp Reset Parameters	180/150 Supply @ 50/20 OAT		180/140 Supply @ 60/10 OAT			
HHW Loop Configuration	Variable Primary		Variable Primary			
Number of Primary HHW Pumps	1	#	1	#		
Primary HHW Pump Power	17.5	kW	30.2	kW		
Primary HHW Pump Flow	921	gpm	1,120	gpm		
Primary HHW Pump Control	Variable Speed		Variable Speed			
Number of Secondary HHW Pumps		#		#		
Secondary HHW Pump Power						
Secondary HHW Pump Flow		gpm		gpm		
Secondary HHW Pump Control						
Other (describe)						
Other (describe)						
Other (describe)						
Other (describe)						

12/14

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

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NEW YORK, NY
10022

ARCHITECT OF RECORD:

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McNAMARA . SALVIA

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M E P ENGINEERS:

AKF

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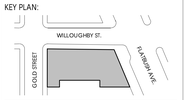
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

No.	Date:	Revision:
2	01/11/17	DOB RESUBMISSION
1	05/02/16	DOB FILING

NORTH ARROW Scale: N'S

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

ENERGY CODE COMPLIANCE SHEET

COMPLIANCE WITH 2014 NYCECC:
TO THE BEST OF MY KNOWLEDGE, BELIEF AND PROFESSIONAL JUDGMENT, ALL WORK UNDER THIS APPLICATION IS IN COMPLIANCE WITH THE 2014 ENERGY CONSERVATION CONSTRUCTION CODE OF NEW YORK CITY (2014 NYCECC), USING THE ASHRAE 90.1-2010 AS MODIFIED BY APPENDIX A LISTED IN NYCECC, C407.2.

Clara Gomez
LICENSED PROFESSIONAL ENGINEER
No. 090322
STATE OF NEW YORK
Date: 03/13/2017

COMMISSIONING:
COMMISSIONING OF THE BUILDING MECHANICAL SYSTEMS, SERVICE WATER HEATING SYSTEMS AND ELECTRICAL POWER AND LIGHTING SYSTEMS IS REQUIRED FOR THIS BUILDING, IN COMPLIANCE WITH 2014 NYCECC, SECTION C408.

NYC Development Hub

SEAL & SIGNATURE:

DATE: DEC. 08, 2016
PROJECT No: Y1503B2100S
DRAWN BY: MS
CHECKED BY: JR

DRAWING No: EN-100.00

CADD FILE

DEPT OF BUILDINGS 321370560 Job Number
B00837878482 Scan Code

EN1

m | Geothermal System

Model Input Parameter	HVAC System / Group (BASELINE DESIGN) Description	HVAC System / Group (PROPOSED DESIGN) Description	Units	Supporting Doc. Location	Model Output Report
Geothermal Systems					
Type of Geothermal system	N/A				
Soil Conductivity (if applicable)	N/A				
Geothermal source design temperature - heating	N/A		°F		
Geothermal source design temperature - winter	N/A		°F		
Geoexchange loop design fluid supply temperature - cooling	N/A		°F		
Geoexchange loop design fluid supply temperature -heating	N/A		°F		
Geoexchange loop - operating temperature	N/A				
Geothermal energy transfer effect	N/A				
Geothermal Loop Pumping Configuration	N/A				
Number of Geothermal Loop Pumps	N/A		#		
Geothermal Loop Pump Control	N/A				
Geothermal Pump Power	N/A		W/gpm		
Geothermal Loop Flow	N/A		gpm		
Geothermal Air-side Efficiency curves	N/A				
Other (describe)					
Other (describe)					
Other (describe)					
Other (describe)					

EN1

n | Combined Heat & Power Systems

Model Input Parameters	HVAC System / Group (BASELINE DESIGN) Description	HVAC System / Group (PROPOSED DESIGN) Description	Units	Supporting Doc. Location	Model Output Report
Combined Heat & Power Systems					
CHP: Type of generator	N/A				
Quantity of CHP generators	N/A				
Total capacity of CHP generators (kW) at design conditions	N/A		kW		
CHP: Thermal efficiency (%) at design conditions	N/A		%		
CHP: Electrical efficiency (%) at design conditions	N/A		%		
CHP: Controls / Schedule	N/A				
CHP: Fuel Source	N/A				
CHP: Where is the recovered heat used? (e.g. gas absorption chillers, hot water distribution loop, etc.)	N/A				
CHP: Backup heat source when waste heat from CHP is unavailable? (e.g. fossil fuel boilers)	N/A				
CHP: Parasitic losses (e.g. air handling unit to cool the intake air)	N/A				
Other (describe)					
Other (describe)					
Other (describe)					
Other (describe)					

Falsification of any statement is a misdemeanor under the NYC Administrative Building Code and is punishable by a fine or imprisonment, or both. It is unlawful to give to a city employee, or for a city employee to accept, any benefit, monetary or otherwise, either as a gratuity for properly performing the job or in exchange for special consideration. Violation is punishable by imprisonment or fine or both.

Name (please print)
Christopher McHugh
Signature

Date
03-03-2017

P.E. / R.A. Seal (apply seal, then sign and date over seal)

EN1 Supplemental Form

EN-1i Form – Additional Air-side HVAC Systems

Model Input Parameter	HVAC System / Group (BASELINE DESIGN) Description	Units	HVAC System / Group (PROPOSED DESIGN) Description	Units	Supporting Doc. Location	Model Output Report
Air-Side HVAC Systems						
System Description	Baseline System Description & System #:		1. PTAC - Aggregate	Water-Cooled VAV w Heat Pump Ht M-500 Series		SV-A
System Designation(s)	AC-SC-1 thru AC-R-3		AC-SC-1 thru AC-R-3			
# of Similar Systems	24		24			
Total Cooling Capacity	3,105	kBtu	4,364	kBtu		
*Table 6.8.1 Unitary Cooling Capacity Range						
*Unitary Cooling Eff. (EER or SEER)	10.8	EER	12.2	EER		
*Unitary Cooling Part-load Eff. (if applicable)						
Total Heating Capacity	3,509	kBtu	4,742	kBtu		
*Table 6.8.1 Unitary Heating Capacity Range						
*Unitary Heating Efficiency						
*Fan Control	Constant Volume		Variable Speed			
Supply Airflow	77,648	cfm	112,795	cfm		
Outdoor Airflow	39,191	cfm	39,191	cfm		
*Demand Control Ventilation			No			
*Economizer High-Limit Shutoff (°F)	NR		65	F		
Exhaust Air Energy Recovery Systems						
*Exhaust Air Energy Recovery Effectiveness						
Supply Fan Power	23.29	kW	65.5	kW		
Return/Relief Fan Power		kW		kW		
Exhaust Fan Power		kW		kW		
System Fan Power		kW		kW		

EN1 Supplemental Form

Allowed Fan Power:	23.29	kW	65.5	kW		
Other (describe)						
Other (describe)						
Other (describe)						
Other (describe)						
Other (describe)						
Other (describe)						
Other (describe)						
Other (describe)						

EN1 Supplemental Form

EN-1i Form – Additional Air-side HVAC Systems

Model Input Parameter	HVAC System / Group (BASELINE DESIGN) Description	Units	HVAC System / Group (PROPOSED DESIGN) Description	Units	Supporting Doc. Location	Model Output Report
Air-Side HVAC Systems						
System Description	Baseline System Description & System #:		100% OA Pkgd ERU w Ht Pump Htg M-500 Series			SV-A
System Designation(s)			ERU's 31-1, 31-2, 57-1, 57-2			
# of Similar Systems			4			
Total Cooling Capacity			2,622	kBtu		
*Table 6.8.1 Unitary Cooling Capacity Range						
*Unitary Cooling Eff. (EER or SEER)			12.2	EER		
*Unitary Cooling Part-load Eff. (if applicable)						
Total Heating Capacity						
*Table 6.8.1 Unitary Heating Capacity Range			3,770	kBtu		
*Unitary Heating Efficiency			4.3	COP		
*Fan Control			Constant			
Supply Airflow		cfm	58,250	cfm		
Outdoor Airflow		cfm	58,250	cfm		
*Demand Control Ventilation			No			
*Economizer High-Limit Shutoff (°F)			No			
Exhaust Air Energy Recovery Systems			Enthalpy Wheel			
*Exhaust Air Energy Recovery Effectiveness			77% Sens / 75% Lat			
Supply Fan Power		kW	56.6	kW		
Return/Relief Fan Power		kW		kW		
Exhaust Fan Power		kW	31.1	kW		
System Fan Power		kW	87.7	kW		

EN1 Supplemental Form

Allowed Fan Power:		kW		kW		
Other (describe)						
Other (describe)						
Other (describe)						
Other (describe)						
Other (describe)						
Other (describe)						
Other (describe)						
Other (describe)						

EN1 Supplemental Form

EN-1i Form – Additional Air-side HVAC Systems

Model Input Parameter	HVAC System / Group (BASELINE DESIGN) Description	Units	HVAC System / Group (PROPOSED DESIGN) Description	Units	Supporting Doc. Location	Model Output Report
Air-Side HVAC Systems						
System Description	Baseline System Description & System #:		5. Packaged VAV w Reheat	Water-Cooled VAV M-500 Series		SV-A
System Designation(s)	Retail Sys		Retail Sys			
# of Similar Systems	1		1			
Total Cooling Capacity	160	Tons	164	Tons		
*Table 6.8.1 Unitary Cooling Capacity Range	>=760,000 Btu/h		>=760,000 Btu/h			
*Unitary Cooling Eff. (EER or SEER)	9.5	EER	12	EER		
*Unitary Cooling Part-load Eff. (if applicable)						
Total Heating Capacity	620	kBtu	4.245	kBtu		
*Table 6.8.1 Unitary Heating Capacity Range						
*Unitary Heating Efficiency						
*Fan Control	Variable Speed		Variable Speed			
Supply Airflow	49,931	cfm	54,017	cfm		
Outdoor Airflow	10,486	cfm	10,803	cfm		
*Demand Control Ventilation	n/a		n/a			
*Economizer High-Limit Shutoff (°F)	NR		NR			
Exhaust Air Energy Recovery Systems						
*Exhaust Air Energy Recovery Effectiveness						
Supply Fan Power	51.5	kW	55.7	kW		
Return/Relief Fan Power		kW		kW		
Exhaust Fan Power		kW		kW		
System Fan Power	51.5	kW	55.7	kW		

EN1 Supplemental Form

Allowed Fan Power:	51.5	kW	55.7	kW		
Other (describe)						
Other (describe)						
Other (describe)						
Other (describe)						
Other (describe)						
Other (describe)						
Other (describe)						
Other (describe)						

COMPLIANCE WITH 2014 NYCECC:
TO THE BEST OF MY KNOWLEDGE, BELIEF AND PROFESSIONAL JUDGEMENT ALL WORK UNDER THIS APPLICATION IS IN COMPLIANCE WITH THE 2014 ENERGY CONSERVATION CONSTRUCTION CODE OF NEW YORK CITY (2014 NYCECC), USING THE ASHRAE 90.1-2013 AS AMENDED BY APPENDIX A LISTED IN NYCECC, C407.2.

Clara Gomez
APPROVED
Date: 03/03/2017
NYC Development Hub

COMMISSIONING:
COMMISSIONING OF THE BUILDING MECHANICAL SYSTEMS, SERVICE WATER HEATING SYSTEMS AND ELECTRICAL POWER AND LIGHTING SYSTEMS IS REQUIRED FOR THIS BUILDING. IN COMPLIANCE WITH 2014 NYCECC, SECTION C408.

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

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No.	Date:	Revision:
2	01/11/17	DOB RESUBMISSION
1	05/02/16	DOB FILING

NORTH ARROW

Scale: NTS

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

ENERGY CODE COMPLIANCE SHEET

SEAL & SIGNATURE:

DATE: DEC. 08,
PROJECT No: Y16038.700
DRAWN BY: MS
CHECKED BY: JR
DRAWING No:

EN-101.00

CADD FILE

DEPT OF BLDGS 321970980 Job Number
B3B2719354 Scan Code

TR8: Technical Report
Statement of Responsibility for
Energy Code Progress Inspections

Y	N	Energy Code Progress Inspection		
		Progress Inspections	Table Reference in 1RCNY §5000-01(h) (1)and(2)	Reference Drawing
☒	☐	Protection of exposed foundation insulation	(IA1), (IA1)	A-210.00
☒	☐	Insulation placement and R-values	(IA2), (IA2)	A-210.00
☒	☐	Fenestration values and product ratings	(IA3), (IA3)	A-210.00
☒	☐	Fenetration air leakage	(IA4), (IA4)	A-210.00
☒	☐	Fenestration areas	(IA5), (IA5)	A-210.00
☒	☐	Air sealing and insulation - visual	(IA6), (IA6)	A-210.00
☒	☐	Air sealing and insulation - testing	(IA7)	M-100.00
☐	☒	Projection factors	(IIA7)	A-210.00
☐	☒	Loading deck weather seals	(IIA8)	A-210.00
☒	☐	Vestibules	(IIA9)	A-210.00
☒	☐	Fireplaces	(IB1), (IB1)	M-100.00
☒	☐	Shutoff dampers	(IB2), (IB2)	M-102.00
☒	☐	HVAC and service water heating equipment	(IB3), (IB3)	M-500.00
☒	☐	HVAC and service water heating system controls	(IB4), (IB4)	M-000.00
☒	☐	HVAC insulation and sealing	(IB5), (IB5)	M-000.00
☐	☒	Duct leakage testing	(IB6), (IB6)	M-000.00
☒	☐	Electrical energy consumption	(IC1, (IC1)	EN
☒	☐	Lighting in dwelling units	(IIC2)	LSK
☒	☐	Interior lighting power	(IC2), (IC3)	LSK
☒	☐	Exterior lighting power	(IIC4)	LSK
☒	☐	Lighting controls	(IIC5)	LSK
☒	☐	Exit Signs	(IIC6)	LSK
☒	☐	Electrical motors	(IIC7)	M-000.00
☒	☐	Maintenance information	(CC1),(IID1)	M-000.00
☒	☐	Permanent certificate	(ID2)	M-100.00

TABLE II – PROGRESS INSPECTIONS FOR ENERGY CODE COMPLIANCE – COMMERCIAL BUILDINGS

	Inspection/Test	Periodic (minimum)	Reference Standard (See ECC Chapter C5) or Other Criteria	ECC or Other Citation
IIA	**Envelope Inspections**			
IIA1	**Protection of exposed foundation insulation:** Insulation shall be visually inspected to verify proper protection where applied to the exterior of basement or cellar walls, crawl-space walls and/or the perimeter of slab-on-grade floors.	As required during foundation work and prior to backfill	Approved construction documents	C303.2.1; ASHRAE 90.1 – 5.8.1.7
IIA2	**Insulation placement and R-values:** Installed insulation for each component of the conditioned space envelope and at junctions between components shall be visually inspected to ensure that the R-values are marked, that such R-values conform to the R-values identified in the construction documents and that the insulation is properly installed. Certifications for unmarked insulation shall be similarly visually inspected.	As required to verify continuous enclosure while walls, ceilings and floors are open	Approved construction documents	C303.1, C303.1.1, C303.1.2, C402.1, C402.2;, ASHRAE 90.1 –5.5, 5.6 or 11; 5.8.1
IIA3	**Fenestration U-factor and product ratings:** U-factors, SHGC and VT values of installed fenestration shall be visually inspected for conformance with the U-factors, SHGC and VT values identified in the construction drawings by verifying the manufacturer's NFRC labels or, where not labeled, using the ratings in ECC Tables C303.1.3(1), (2) and (3).	As required during installation	Approved construction documents; NFRC 100, NFRC 200	C303.1, C303.1.3, C402.3; ASHRAE 90.1 –5.5; 5.6 or 11; 5.8.2
IIA4	**Fenestration air leakage:** Windows and sliding or swinging door assemblies, except site-built windows and/or doors, shall be visually inspected to verify that installed assemblies are listed and labeled by the manufacturer to the referenced standard. For curtain wall, storefront glazing, commercial entrance doors and revolving doors, the testing reports shall be reviewed to verify that the installed assembly complies with the standard cited in the approved plans.	As required during installation; prior to final construction inspection	NFRC 400, AAMA/WDMA/CSA 101/I.S.2/A440 ASTM E283; ANSI/DASMA 105	C402.4.3; ASHRAE 90.1 –5.4.3.2
IIA5	**Fenestration areas:** Dimensions of windows, doors and skylights shall be verified by visual inspection.	Prior to final construction inspection	Approved construction documents	C402.3; ASHRAE 90.1 – 5.5.4.2, 5.6 or 11
IIA6	**Air sealing and insulation – visual inspection:** Openings and penetrations in the building envelope, including site-built fenestration and doors, shall be visually inspected to verify that a continuous air barrier around the envelope forms an air-tight enclosure. The progress inspector shall visually inspect to verify that materials and/or assemblies have been tested and meet the requirements of the respective standards, or that the building is tested and meets the requirements of the standard, in accordance with the standard(s) cited in the approved plans.	As required during construction	Approved construction documents; ASTM E2178, ASTM E2357, ASTM E1677, ASTM E779, ASTM E283.	C402.4; ASHRAE 90.1 – 5.4.3.1
IIA9	**Vestibules**: Required entrance vestibules shall be visually inspected for proper operation.	Prior to final construction inspection	Approved construction documents	C402.4.7; ASHRAE 90.1 – 5.4.3.4
IIB	**Mechanical and Service Water Heating Inspections**			
IIB1	**Fireplaces:** Provision of combustion air and tight-fitting fireplace doors shall be verified by visual inspection.	Prior to final construction inspection	Approved construction documents; ANSI Z21.60 (see also MC 904), ANSI Z21.50	C402.2.9; BC 2111; MC Chapters 7, 8, 9; FGC Chapter 6
IIB2	**Shutoff dampers**: Dampers for stair and elevator shaft vents and other outdoor air intakes and exhaust openings integral to the building envelope shall be visually inspected to verify that such dampers, except where permitted to be gravity dampers, comply with approved construction drawings. Manufacturer's literature shall be reviewed to verify that the product has been tested and found to meet the standard.	As required	Approved construction documents	C402.4.4; ASHRAE 90.1 – 5.4.3.4
IIB3	**HVAC and service water heating equipment:** Equipment sizing, efficiencies and other performance factors of all major equipment units, as determined by the applicant of record, and no less than 15% of minor equipment units, shall be verified by visual inspection and, where necessary, review of manufacturer's data. Pool heaters and covers shall be verified by visual inspection.	Prior to final plumbing and construction inspection	Approved construction documents	C403.2, C404.2, C404.7, C406.2; ASHRAE 90.1 – 6.3, 6.4.1, 6.4.2, 6.8; 7.4, 7.8
IIB4	**HVAC and service water heating system controls:** No less than 20% of each type of required controls and economizers shall be verified by visual inspection and tested for functionality and proper operation. Such controls shall include, but are not limited to: ▪ Thermostatic ▪ Set point overlap restriction ▪ Off-hour ▪ Shutoff damper ▪ Snow-melt system ▪ Demand control systems ▪ Outdoor heating systems ▪ Zones ▪ Economizers ▪ Air systems ▪ Variable air volume fan ▪ Single Zone Cooling Systems ▪ Hydronic systems ▪ Heat rejection equipment fan speed ▪ Complex mechanical systems serving multiple zones ▪ Ventilation ▪ Energy recovery systems ▪ Hot gas bypass limitation ▪ Temperature ▪ Service water heating ▪ Hot water system ▪ Pool heater and time switches ▪ Exhaust hoods ▪ Radiant heating systems. ▪ HVAC Control in Group R-1 Sleeping Rooms **Controls with seasonally dependent functionality:** Controls whose complete operation cannot be demonstrated due to prevailing weather conditions typical of the season during which progress inspections will be performed shall be permitted to be signed off for the purpose of a Temporary Certificate of Occupancy with only a visual inspection, provided, however, that the progress inspector shall perform a supplemental inspection where the controls are visually inspected and tested for functionality and proper operation during the next immediate season thereafter. The owner shall provide full access to the progress inspector within two weeks of the progress inspector's request for such access to perform the progress inspection. For such supplemental inspections, the Department shall be notified by the approved progress inspection agency of any unresolved deficiencies in the installed work within 180 days of such supplemental inspection.	After installation and prior to final electrical and construction inspection, except that for controls with seasonally dependent functionality, such testing shall be performed before sign-off for issuance of a Final Certificate of Occupancy	Approved construction documents, including control system narratives; ASHRAE Guideline 1: The HVAC Commissioning Process where applicable	C403.2.4, C403.2.5.1, C403.2.11, C403.3, C403.4, C404.3, C404.6, C404.7; ASHRAE 90.1 – 6.3, 6.4, 6.5, 7.4.4, 7.4.5
IIB5	**HVAC insulation and sealing:** Installed duct and piping insulation shall be visually inspected to verify proper insulation placement and values. Joints, longitudinal and transverse seams and connections in ductwork shall be visually inspected for proper sealing.	After installation and prior to closing shafts, ceilings and walls	Approved construction documents; SMACNA Duct Construction Standards, Metal and Flexible	C403.2.7, C403.2.8, C404.5, MC 603.9; ASHRAE 90.1 – 6.3, 6.4.4, 6.8.2, 6.8.3; 7.4.3
IIC	**Electrical Power and Lighting Systems**			
IIC1	**Electrical energy consumption:** The presence and operation of individual meters or other means of monitoring individual apartments shall be verified by visual inspection for all apartments and where required in a covered tenant space.	Prior to final electrical and construction inspection	Approved construction documents	C405.7
IIC2	**Lighting in dwelling units:** Lamps in permanently installed lighting fixtures shall be visually inspected to verify compliance with high-efficacy requirements.	Prior to final electrical and construction inspection	Approved construction documents	C405.1; ASHRAE 90.1 – 9.1.1
IIC3	**Interior lighting power:** Installed lighting shall be verified for compliance with the lighting power allowance by visual inspection of fixtures, lamps, ballasts and transformers.	Prior to final electrical and construction inspection	Approved construction documents	C405.5, C406.3; ASHRAE 90.1 –9.1, 9.2, 9.5, 9.6; 1RCNY §101-07(c)(3)(v)(C)4
IIC4	**Exterior lighting power:** Installed lighting shall be verified for compliance with source efficacy and/or the lighting power allowance by visual inspection of fixtures, lamps, ballasts and relevant transformers.	Prior to final electrical and construction inspection	Approved construction documents	C405.6; ASHRAE 90.1 – 9.4.3; 1RCNY §101-07(c)(3)(v)(C)4
IIC5	**Lighting controls**: Each type of required lighting controls, including: ▪ occupant sensors ▪ manual interior lighting controls ▪ light-reduction controls ▪ automatic lighting shut-off ▪ daylight zone controls ▪ sleeping unit controls ▪ exterior lighting controls shall be verified by visual inspection and tested for functionality and proper operation.	Prior to final electrical and construction inspection	Approved construction documents, including control system narratives	C405.2; ASHRAE 90.1 – 9.4.1 (as modified by section ECC A102)
IIC6	**Exit signs:** Installed exit signs shall be visually inspected to verify that the label indicates that they do not exceed maximum permitted wattage.	Prior to final electrical and construction inspection	Approved construction documents	C405.4; ASHRAE 90.1 – 9.4.2
IIC7	**Electric motors (including but not limited to fan motors):** Where required by the construction documents for energy code compliance, motor listing or labels shall be visually inspected to verify that they comply with the respective energy requirements in the construction documents.	Prior to final electrical and construction inspection	Approved construction documents	C403.2.10; ASHRAE 90.1 – 10.4
IID	**Other**			
IID1	**Maintenance information:** Maintenance manuals for mechanical, service hot water and electrical equipment and systems requiring preventive maintenance shall be reviewed for applicability to installed equipment and systems before such manuals are provided to the owner. Labels required for such equipment or systems shall be inspected for accuracy and completeness.	Prior to sign-off or issuance of Final Certificate of Occupancy	Approved construction documents, including electrical drawings where applicable; ASHRAE Guideline 4: Preparation of Operating and Maintenance Documentation for Building Systems	C303.3, C408.2.5.2; ASHRAE 90.1 – 4.2.2.3, 6.7.2.2, 8.7.2, 9.7.2.2

(i) Energy Analysis of Constructed Conditions. In accordance with Section 28-104.3 of the Administrative Code and section ECC 103.4, if constructed work differs from the last-approved full energy analysis, an as-built energy analysis shall be submitted to the Department, listing the actual values used in the building for all applicable Energy Code-regulated items and demonstrating that the building complies with the Energy

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:

KPF

Kohn Pedersen Fox Associates PC

11 WEST 42ND STREET
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STRUCTURAL ENGINEERS:

McNAMARA . SALVIA

62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246.9800

M E P ENGINEERS:

AKF

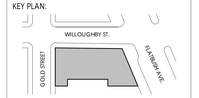
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL: (212) 354-5656
FAX: (212)

No:	Date:	Revision:
2	01/11/17	DOB RESUBMISSION
1	05/02/16	DOB FILING

NORTH ARROW

Scale: 12" = 1'-0"

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

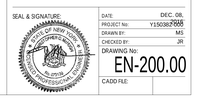
TR-8 ENERGY CODE PROGRESS INSPECTION

COMPLIANCE WITH 2014 NYCECC:
TO THE BEST OF MY KNOWLEDGE, BELIEF AND PROFESSIONAL JUDGEMENT, ALL WORK UNDER THIS APPLICATION IS IN COMPLIANCE WITH THE 2014 ENERGY CONSERVATION CONSTRUCTION CODE OF NEW YORK CITY (2014 NYCECC), USING THE ASHRAE 90.1-2013 AS MODIFIED BY APPENDIX A (LISTED IN NYCECC, CAT 1).

Clara Gomez
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

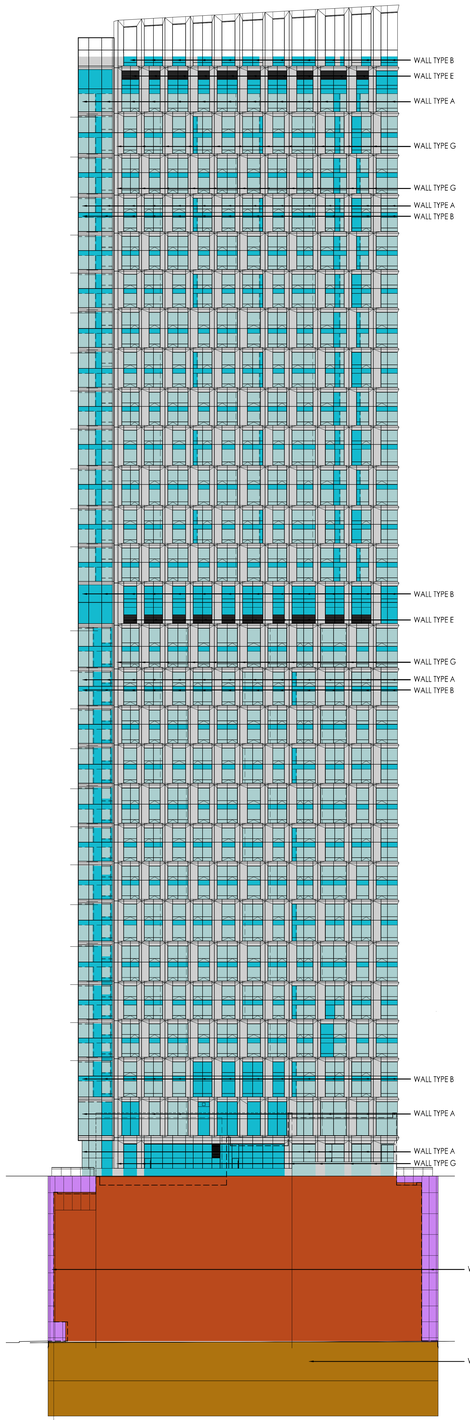
COMMISSIONING:
COMMISSIONING OF THE BUILDING MECHANICAL SYSTEMS, HEATING WATER HEATING SYSTEMS AND ELECTRICAL POWER AND LIGHTING SYSTEMS IS REQUIRED FOR THIS BUILDING, IN COMPLIANCE WITH 2014 NYCECC, SECTION C408.

SEAL & SIGNATURE:



DATE:	DEC. 08, 2016
PROJECT No:	Y150387008
DRAWN BY:	MZ
CHECKED BY:	JR
DRAWING No:	EN-200.00
CADD FILE:	

DEPT OF BUILDINGS 321370980 Job Number
B00839900586 Scan Code



4 SOUTH ELEVATION
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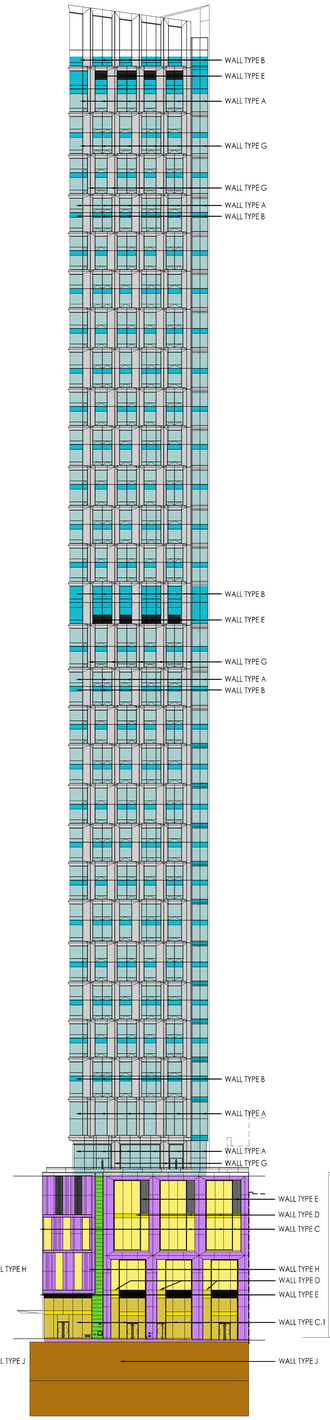

3 WEST ELEVATION
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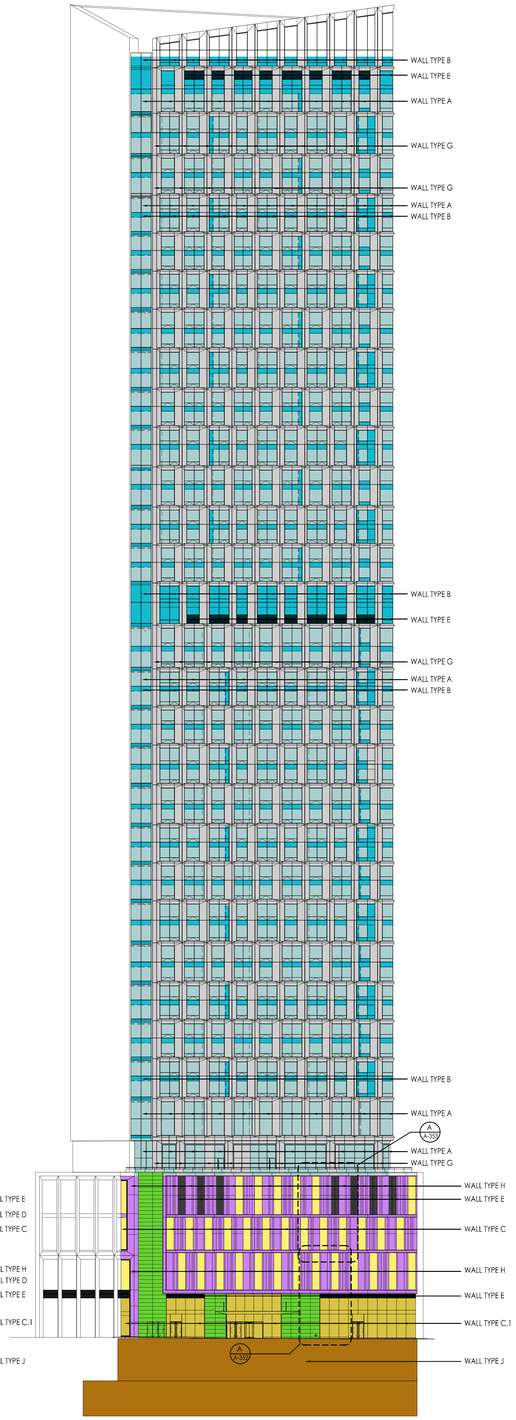
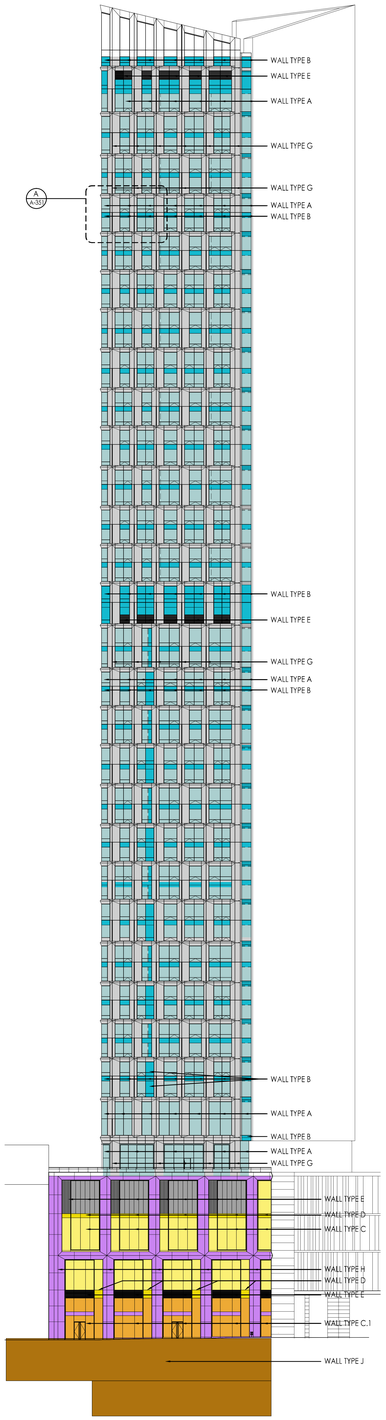


2 NORTH ELEVATION
SCALE: 1"=24'-0"



1 EAST ELEVATION
SCALE: 1"=24'-0"

BUILDING ENVELOPE - EAST ELEVATION

ID	CONSTRUCTION MATERIAL	AREA TOTAL (SF)	% OF TOTAL	U-VALUE	SHGC	REFERENCE DETAIL
A	GLAZING VISION (CURTAIN WALL)	20,251	36.52%	0.36	0.35	DTL. 1 @ A-395, 2 @A-351
B	GLAZING SPANDREL (CURTAIN WALL)	5,336	9.62%	0.10	N/A	DTL. 1 @ A-395, 2 @A-351
C	GLAZING VISION (STROEFRONT)	3,043	5.49%	0.41	0.38	DTL. 12 @ A-398, 2@A-352
C.1	GLAZING VISION (STROEFRONT-GROUND)	1,650	2.98%	0.60	0.7	DTL. 2 @ A-398, 2 @A-352
D	GLAZING SPANDREL (STOREFRONT)	265	0.48%	0.10	N/A	DTL. 10 @ A-398
E	LOUVER (ACTIVE)	1,880	3.39%	N/A	N/A	DTL. 12 @ A-398, 2 @A-352
F	STONE	0	0.00%	0.10	N/A	DTL. 16 @ A-398, 1 @ a-352
G	METAL PANEL (CURTAIN WALL)	19,831	35.76%	0.10	N/A	DTL. 4 @ A-395, 1 @A-351
H	METAL PANEL (STOREFRONT)	3,197	5.77%	0.10	N/A	DTL. 9 @ A-398, 4 @A-353
I	8" CMU WALL	0	0.00%	0.80	N/A	DTL. 20 @ A-398
	TOTAL	55,453				
J	BELOW GRADE (WALLS 100% BELOW GRADE)	4,771	100.00%	N/R	N/R	DTL. 10 @ A-220

BUILDING ENVELOPE - NORTH ELEVATION

ID	CONSTRUCTION MATERIAL	AREA TOTAL (SF)	% OF TOTAL	U-VALUE	SHGC	REFERENCE DETAIL
A	GLAZING VISION (CURTAIN WALL)	36,457	39.28%	0.36	0.35	DTL. 1 @ A-395, 2 @A-351
B	GLAZING SPANDREL (CURTAIN WALL)	11,508	12.40%	0.10	N/A	DTL. 1 @ A-395, 2 @A-351
C	GLAZING VISION (STROEFRONT)	2,573	2.77%	0.41	0.38	DTL. 12 @ A-398, 2@A-352
C.1	GLAZING VISION (STROEFRONT-GROUND)	2,226	2.40%	0.60	0.7	DTL. 2 @ A-398, 2 @A-352
D	GLAZING SPANDREL (STOREFRONT)	0	0.00%	0.10	N/A	DTL. 10 @ A-398
E	LOUVER (ACTIVE)	741	0.80%	N/A	N/A	DTL. 12 @ A-398, 2 @A-352
F	STONE	1,874	2.02%	0.10	N/A	DTL. 16 @ A-398, 1 @ a-352
G	METAL PANEL (CURTAIN WALL)	31,786	34.25%	0.10	N/A	DTL. 4 @ A-395, 1 @A-351
H	METAL PANEL (STOREFRONT)	5,645	6.08%	0.10	N/A	DTL. 9 @ A-398, 4 @A-353
I	8" CMU WALL	0	0.00%	0.80	N/A	DTL. 20 @ A-398
	TOTAL	92,810				
J	BELOW GRADE (WALLS 100% BELOW GRADE)	6,650	100.00%	N/R	N/R	DTL. 10 @ A-220

BUILDING ENVELOPE - WEST ELEVATION

ID	CONSTRUCTION MATERIAL	AREA TOTAL (SF)	% OF TOTAL	U-VALUE	SHGC	REFERENCE DETAIL
A	GLAZING VISION (CURTAIN WALL)	20,866	40.68%	0.36	0.35	DTL. 1 @ A-395, 2 @A-351
B	GLAZING SPANDREL (CURTAIN WALL)	4,687	9.14%	0.10	N/A	DTL. 1 @ A-395, 2 @A-351
C	GLAZING VISION (STROEFRONT)	2,972	5.79%	0.41	0.38	DTL. 12 @ A-398, 2@A-352
C.1	GLAZING VISION (STROEFRONT-GROUND)	1,613	3.14%	0.60	0.7	DTL. 2 @ A-398, 2 @A-352
D	GLAZING SPANDREL (STONEFRONT)	313	0.61%	0.10	N/A	DTL. 10 @ A-398
E	LOUVER (ACTIVE)	940	1.83%	N/A	N/A	DTL. 12 @ A-398, 2 @A-352
F	STONE	383	0.74%	0.10	N/A	DTL. 16 @ A-398, 1 @ a-352
G	METAL PANEL (CURTAIN WALL)	16,141	31.47%	0.10	N/A	DTL. 4 @ A-395, 1 @A-351
H	METAL PANEL (STOREFRONT)	3,378	6.59%	0.10	N/A	DTL. 9 @ A-398, 4 @A-353
I	8" CMU WALL	0	0.00%	0.80	N/A	DTL. 20 @ A-398
	TOTAL	51,291				
J	BELOW GRADE (WALLS 100% BELOW GRADE)	4,407	100.00%	N/R	N/R	DTL. 10 @ A-220

BUILDING ENVELOPE - SOUTH ELEVATION

ID	CONSTRUCTION MATERIAL	AREA TOTAL (SF)	% OF TOTAL	U-VALUE	SHGC	REFERENCE DETAIL
A	GLAZING VISION (CURTAIN WALL)	42,559	37.08%	0.36	0.35	DTL. 1 @ A-395, 2 @A-351
B	GLAZING SPANDREL (CURTAIN WALL)	17,179	14.97%	0.10	N/A	DTL. 1 @ A-395, 2 @A-351
C	GLAZING VISION (STROEFRONT)	0	0.00%	0.41	0.38	DTL. 12 @ A-398, 2@A-352
C.1	GLAZING VISION (STROEFRONT-GROUND)	0	0.00%	0.60	0.7	DTL. 2 @ A-398, 2 @A-352
D	GLAZING SPANDREL (STOREFRONT)	0	0.00%	0.10	N/A	DTL. 10 @ A-398
E	LOUVER (ACTIVE)	857	0.75%	N/A	N/A	DTL. 12 @ A-398, 2 @A-352
F	STONE	0	0.00%	0.10	N/A	DTL. 16 @ A-398, 1 @ a-352
G	METAL PANEL (CURTAIN WALL)	36,580	31.87%	0.10	N/A	DTL. 4 @ A-395, 1 @A-351
H	METAL PANEL (STOREFRONT)	1,289	1.12%	0.10	N/A	DTL. 9 @ A-398, 4 @A-353
I	8" CMU WALL	16,318	14.22%	0.80	N/A	DTL. 20 @ A-398
	TOTAL	114,782				
J	BELOW GRADE (WALLS 100% BELOW GRADE)	7,859	100.00%	N/R	N/R	DTL. 10 @ A-220

BUILDING ENVELOPE SUMMARY CHART - GROSS WALL AREA

ID	CONSTRUCTION MATERIAL	AREA TOTAL (SF)	% OF TOTAL	U-VALUE	SHGC	REFERENCE DETAIL
A	GLAZING VISION (CURTAIN WALL)	120,133	38.22%	0.36	0.35	DTL. 1 @ A-395, 2 @A-351
B	GLAZING SPANDREL (CURTAIN WALL)	38,710	12.31%	0.10	N/A	DTL. 1 @ A-395, 2 @A-351
C	GLAZING VISION (STROEFRONT)	8,588	2.73%	0.41	0.38	DTL. 12 @ A-398, 2@A-352
C.1	GLAZING VISION (STROEFRONT-GROUND)	5,489	1.75%	0.60	0.7	DTL. 2 @ A-398, 2 @A-352
D	GLAZING SPANDREL (STOREFRONT)	578	0.18%	0.10	N/A	DTL. 10 @ A-398
E	LOUVER (ACTIVE)	4,418	1.41%	N/A	N/A	DTL. 12 @ A-398, 2 @A-352
F	STONE	2,255	0.72%	0.10	N/A	DTL. 16 @ A-398, 1 @ a-352
G	METAL PANEL (CURTAIN WALL)	104,338	33.19%	0.10	N/A	DTL. 4 @ A-395, 1 @A-351
H	METAL PANEL (STOREFRONT)	13,509	4.30%	0.10	N/A	DTL. 9 @ A-398, 4 @A-353
I	8" CMU WALL	16,318	5.19%	0.80	N/A	DTL. 20 @ A-398
	TOTAL	314,336				
J	BELOW GRADE (WALLS 100% BELOW GRADE)	23,687	100.00%	N/R	N/R	DTL. 10 @ A-220

BUILDING ENVELOPE DESIGN ASSEMBLIES

ID	CONSTRUCTION MATERIAL	U-VALUE	SHGC	ASSEMBLY DETAILS
A	GLAZING VISION (CURTAIN WALL)	0.36	0.35	INSULATED GLASS UNIT (ARGON FILLED IGU BASED ON GUARDIAN HP NEUTRAL 41/33 ULTRA CLEAR)
B	GLAZING SPANDREL (CURTAIN WALL)	0.10	N/A	INSULATED OPAQUE SPANDRAL GLASS WITH 5" INSULATED METAL PANEL (INCLUDING 1.5" ADDITIONAL CONT. MINERAL WOOL INSULATION BEHIND CURTAIN WALL)
C	GLAZING VISION (STOREFRONT)	0.41	0.38	INSULATED GLAZED ALUMINUM CURTAIN WALL STOREFRONT SYSTEM (ARGON FILLED IGU BASED ON INTERPANE IPASOL NEUTRAL 69/37 LOW-IRON)
C.1	GLAZING VISION (STOREFRONT-GROUND)	0.60	0.7	INSULATED GLAZED ALUMINUM CURTAIN WALL STOREFRONT SYSTEM(ARGON FILLED IGU UNCOATED LOW-IRON)
D	GLAZING SPANDREL (STOREFRONT)	0.10	N/A	INSULATED OPAQUE SPANDRAL GLASS WITH 5" INSULATED METAL PANEL AND 1 1/2" ADDITIONAL CONTINUOUS SEMI-RIGID MINERAL FIBER INSULATION
E	LOUVER (ACTIVE)	N/A	N/A	MECHANICAL LOUVER (3" MINERAL WOOL INSULATION ON BLANK-OFF PANEL)
F	STONE	0.10	N/A	STONE - 2" STONE VENEER, 2" AIR SPACE, 12" CMU BACKUP. 3" SEMI RIGID INSULATION
G	METAL PANEL (CURTAIN WALL)	0.10	N/A	INSULATED ALUMINUM PANEL CURTAIN WALL SYSTEM (1.5" ADDITIONAL CONT. MINERAL WOOL INSULATION BEHIND CURTAIN WALL)
H	METAL PANEL (STOREFRONT)	0.10	N/A	INSULATED ALUMINUM PANEL CURTAIN WALL SYSTEM
I	8" CMU WALL	0.80	N/A	8" CONCRETE MASONRY WALL WITHOUT INSULATION
J	BELOW GRADE (WALLS 100% BELOW GRADE)	N/A	N/A	18" MIN SOLID CONCRETE WALL WITHOUT INSULATION
	OPERABLE WINDOW	0.36	0.35	INSULATED GLASS UNIT (ARGON FILLED IGU BASED ON GUARDIAN HP NEUTRAL 41/33 ULTRA CLEAR). AIR INFILTRATION SHALL NOT EXCEED 0.1 CFM/SQFT WHEN TESTED AT 6.24 PSF.
	SWINGING ENTRANCE DOORS	0.80 MAX.	0.70 MAX	INSULATED GLAZED ALUMINUM CURTAIN WALL STOREFRONT SYSTEM(ARGON FILLED IGU UNCOATED LOW-IRON). AIR INFILTRATION PER LINEAR FOOT OF PERIMETER CRACK OF NOT MORE THAN 0.50 CFM FOR SINGLE DOORS AND 1.0 CFM AT THE MEETING STILE OF PAIRS OF DOORS AS PER ASTM E283 AT PRESSURE DIFFERENTIAL OF 1.56 PSF

NOTE:
MANDATORY PROVISIONS FOR AIR LEAKAGE, INCLUDING BUT NOT LIMITED TO BUILDING ENVELOPE AIR SEALING, FENESTRATION AND DOORS, OUTDOOR AIR INTAKE AND EXHAUST DAMPERS, LOADING DOCK WEATHERSEALS, VESTIBULES AND RECESSED LIGHTING SEALS WHERE LIGHTING IS IN THE THERMAL ENVELOPE TO COMLY WITH ASHRAE 90.1–2010–SECTION 5.4.3.

5.4.3.1
CONTINUOUS AIR BARRIER:
THE ENTIRE BUILDING ENVELOPE SHALL BE CONSTRUCTED WITH CONTINUOUS AIR BARRIER WITH MATERIAL THAT HAVE AIR PERMEANCE NOT EXCEEDING 0.004 CFM/SQFT UNDER PRESSURE DIFFERENT OF 0.3 IN.W.G.(1.57 PSF) WHEN TESTED IN ACCORDANCE WITH ASTM E 2178.

5.4.3.2
FENESTRATION AND DOORS:
AIR LEAKAGE SHALL NOT EXCEED:
A. 1.0 CFM/SQFT FOR GLAZED SWINGING ENTRANCE DOORS AND REVOLVING DOORS, TESTED AT A PRESSURE OF AT LEAST 1.57 PSF IN ACCORDANCE WITH AAMA/WDMA/CSA 101/I.S.2/A440. NFRC 400, OR ASTM E283.
B. 0.06 CFM/SQFT FOR CURTAINWALL AND STOREFRONT GLAZING, TESTED AT A PRESSURE OF AT LEAST 1.57 PSF OR HIGHER IN ACCORDANCE WITH NFRC 400, OR ASTM E283.

5.4.3.4
VESTIBULES:
BUILDING ENTRANCES THAT SEPARATE CONDITIONED SPACE FROM THE EXTERIOR SHALL BE PROTECTED WITH AND ENCLOSED VESTIBULE, WITH ALL DOORS OPENING INTO AND OUT OF THE VESTIBULE EQUIPPED WITH SELF–CLOSING DEVICES.
EXCEPTIONS:
A. BUILDING ENTRANCES WITH REVOLVING DOORS.
G. DOORS THAT OPEN DIECTLY FROM A SPACE THAT IS LESS THAN 3000 SQFT IN AREA AND IS SEPARATE FROM THE BUILDING ENTRANCE.

AREA ID LEGEND

A	
B	
C	
C.1	
D	
E	
F	
G	
H	
I	
J	

PROJECT:
CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

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No:	Date:	Revision:
		DOB RESUBMISSION
		DOB RESUBMISSION
		DOB RESUBMISSION
		DOB RESUBMISSION
		DOB FILING
		PDC SUBMISSION
		100% SCHEMATIC DESIGN

NORTH ARROW
0 8' 16' 32'

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
ELEVATIONS -
ENERGY AREA SUMMARY

Clara Gomez
Buildings Commissioner
APPROVED
Under Directive 1 of 1975
NYC Development Hub

SEAL & SIGNATURE OF ARCHITECT

DATE:	10/21/15
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	EN-210.00
CADD FILE:	

L: APARTMENTS UNITS AND RESIDENTIAL PUBLIC CORRIDOR LIGHTING FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
L1	Recessed fixed round downlight (dry location) with trim	Each	N/A	LED	10	120V	Not Required	10	DIM	Formal Phase/Trial	Dim @ Kitchens and Bathrooms. Non-Dim elsewhere	
L2	Recessed fixed round downlight (wet location) with trim	Each	N/A	LED	10	120V	Not Required	10	DIM	Formal Phase/Trial		
L3	Surface mounted linear lensed LED undercabinet light at kitchen.	Feet	N/A	LED	3.5	24V	Remote	3.5	NON -DIM	N/A	Non-Dim @ under-cabinet. Under-cabinet lights will run (4) wires from the switch to allow for a future dimming if the tenant wishes. See E.E dwgs.	
L4	Surface mounted linear lensed LED at Closet with occupancy sensor	Feet	N/A	T5 FL	8	120V	Integral	8	NON -DIM	N/A		
L5	Puck Light	Each	N/A	LED	5	TBD	Remote	5	NON -DIM	N/A		
L6	Surface mounted cilinder fixture (at unit "J")	Each	N/A	LED	9	120V	TBD	9	DIM	TBD		
L7	Surface mounted LED lamp @ bathroom undercabinet and undersink	Feet	N/A	LED	5	120V	Remote	5	NON -DIM	N/A		
L8-L9	Not used											
L10	Recessed fixed square trimless down light	Each	N/A	LED	9	TBD	Integral	9	DIM	0-10V		
L11	Surface mounted lensed linear fixture for number plate	Each	N/A	LED	2	TBD	Remote	2	DIM	0-10V		
L12	Surface mounted cove light	Each	N/A	LED	5	TBD	Remote	5	DIM	0-10V		
J	J-Box	Each	N/A	N/A	TBD	TBD	N/A	TBD	NON -DIM	N/A		

D: APARTMENT UNITS DECORATIVE FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
D1	(2) Globe pendant @ Kitchen	Each	N/A	LED	60	120V	TBD	60	DIM	TBD	Refer to interior designer's document for more details	
D2	Linear Vanity Pendant @ Kitchen	Feet	N/A	T5FL	8	120V	Remote	8	DIM	TBD	Refer to interior designer's document for more details	
D3	Illuminated Magnified Mirror	Each	N/A	LED	30	TBD	Remote	30	NON -DIM	N/A	Refer to interior designer's document for more details	

NOTES:

1. THIS DRAWING FOR LIGHTING INFORMATION ONLY. NOT FOR CONSTRUCTION.
2. FIXTURE LENGTHS ARE ESTIMATED AND SHOWN FOR REFERENCE ONLY - ACTUAL LENGTHS PER ARCHITECTURAL DRAWINGS AND FIELD CONDITIONS.
3. LAMP WATTAGE ONLY (BALLAST / TRANSFORMER / POWER SUPPLY DRAW NOT INCLUDED)
4. RECEPTACLES BY OTHERS.
5. ADDITIONAL SURGE PROTECTION IS RECOMMENDED FOR ALL NEW YORK SITES.

COORDINATION NOTES:

1. REMOTE EQUIPMENT REQUIREMENTS (POWER SUPPLIES, TRANSFORMERS, DRIVERS) ARE INDICATED ON CONTROL INTENT DRAWING. LOCATIONS OF THIS EQUIPMENT TO BE:
   A. COORDINATED BY CONTRACTOR AND APPROVED BY ARCHITECT;
   B. ACCESSIBLE FOR MAINTENANCE;
   C. WITHIN FIXTURE MANUFACTURER'S RECOMMENDED DISTANCE;
   D. VENTILATED PER FIXTURE MANUFACTURER'S RECOMMENDATIONS;
   E. PROTECTED FROM WATER, OR RATED FOR ENVIRONMENT IF EXPOSED

CONTROL INTENT NOTES (FOR APARTMENT UNITS):

1. DOWN LIGHTS AND D2 PENDANTS @ BATHROOMS TO BE DIMMABLE (D3 ILLUMINATED MIRROR, D7 LIGHT: ON/OFF)
2. ALL FIXTURES @ KITCHENS TO BE DIMMABLE (EXCLUDING L3 UNDERCABINET AND L5 PUCK LIGHTS)
3. EXACT LOCATION OF ALL WALL BOX DIMMERS AND SWITCHES TO BE PER ARCHITECT.
4. FOR CONTROL EQUIPMENT SPECIFICATION, REFER TO E.E'S DWG.

CONTROL INTENTION NOTES (FOR PUBLIC CORRIDORS & ELEVATOR LOBBIES):

1. EMERGENCY FIXTURES TO BE ON 24 / 7, NORMAL FIXTURES TO BE ON 100% PER OCCUPANCY SENSOR TRIGGER. REFER TO ELECTRICAL ENGINEER'S DRAWING
2. ALL "L11" NUMBER PLATE LIGHTS CAN BE ON 24 / 7

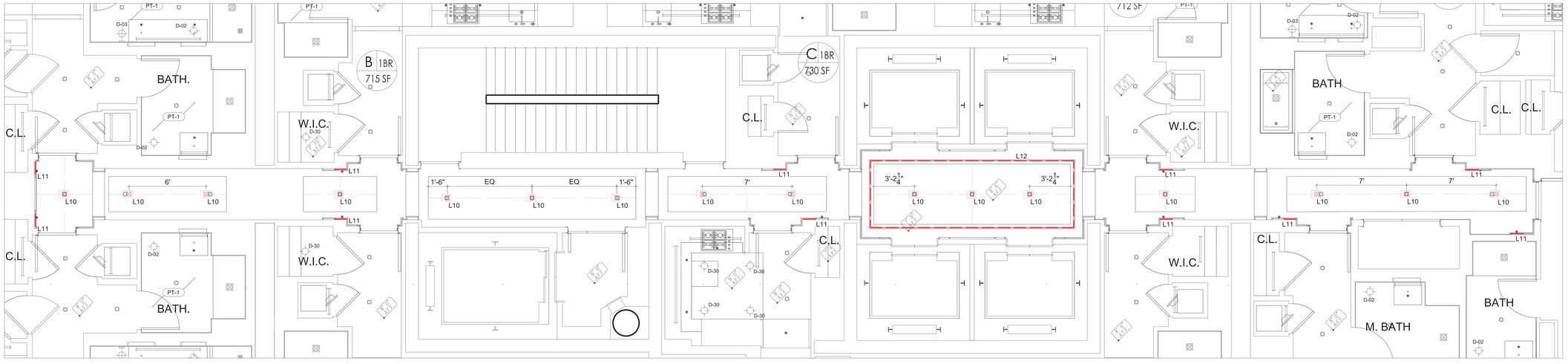
Lighting Control Design Narrative:
Below areas will be controlled with multi-scene preset system with astronomical time clock control.
Façade lighting (Ground floor Canopy, Podium up lights, Retail windows and the crown lighting)
Lobby, Cellar Pool, 5th floor landscape garden, 5th floor lounge & screening room, 6th floor Central Gym
Rooftop Amenity
Below areas will be controlled with local wall box dimmers and switches (with occupancy/vacancy sensors)
5th floor individual rooms: Private dining, wine room, private study, game room, playroom, billiard room, art studio.
6th floor individual rooms: Yoga studio & rock climbing, Pilates studio, small cardio room, and big cardio room.

Below areas will be controlled with local on/off switches (with occupancy/vacancy sensors, or with standalone time clock control)
Public spaces: Individual rooms
Sub-Cellar: Squash court
Public spaces: Individual rooms
1st floor: Powder room, cart room, package room
5th floor: Rest rooms, AV room, powder room
6th floor: Rest rooms,
Interior apartment units will be controlled with switches
Below areas will be controlled with Emergency lights on 24/7 & normal lights on with occupancy sensors.
Public spaces with Big individual rooms and Circulation areas;
SubVCellar, 6th floor: Changing rooms, showers
Public Corridors & Elevator Lobbies
Public areas with windows will have daylight sensor – general down lights will be controlled by daylight sensors.

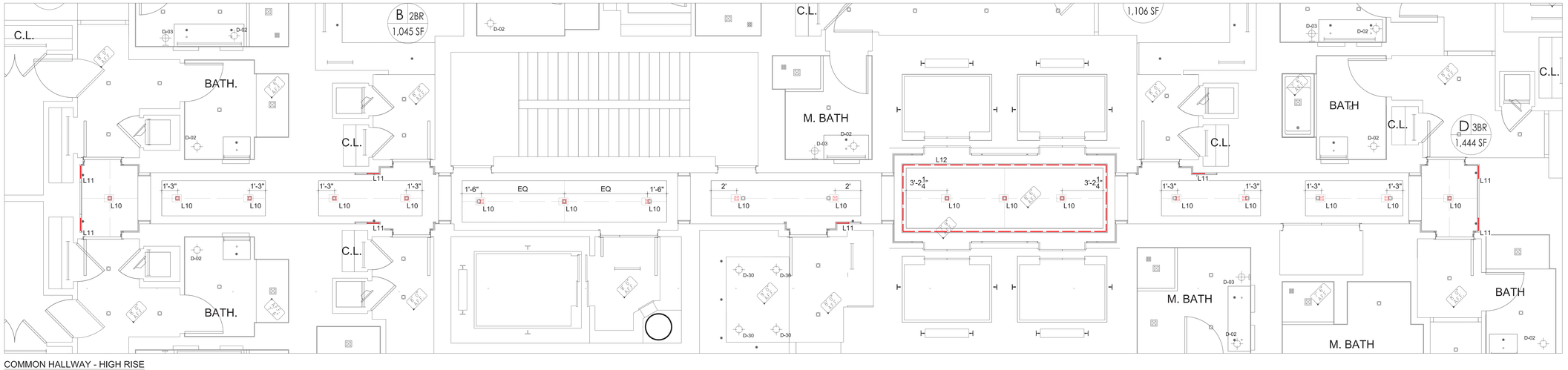
Back of House lighting will be controlled by vacancy sensors and/or time clock controlled relays.

CONTROL INTENTION NOTE (FOR PUBLIC CORRIDOR ELEVATOR LOBBY):

EMERGENCY FIXTURES TO BE ON 24 / 7,
NORMAL FIXTURES TO BE ON 100% PER OCCUPANCY SENSOR TRIGGER.
REFER TO ELECTRICAL ENGINEER'S DRAWING
ALL "L11" NUMBER PLATE LIGHTS CAN BE ON 24 / 7



COMMON HALLWAY - LOW RISE
3/8" = 1' 0"



COMMON HALLWAY - HIGH RISE
3/8" = 1' 0"

Clara Gomez
APPROVED
Under Directive 1 of 1975
Date: 03/13/2017
NYC Development Hub

DEPT OF BLDGS 421370580 Job Number
B2019008000 Scan Code

PROJECT:

CITY POINT PHASE 3

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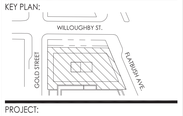
No:	Done:	Revision:
03	11/10/16	80% CONSTRUCTION DOCUMENT
02	08/22/16	50% CONSTRUCTION DOCUMENT
01	05/22/16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
Public Residential Corridors Typical Lighting Layout & Control Inten Diagram

SEAL & SIGNATURE:

DATE:	–
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	LSK-100
CADD FILE :	CF –

L: APARTMENTS UNITS AND RESIDENTIAL PUBLIC CORRIDOR LIGHTING FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
L1	Recessed fixed round downlight (dry location) with trim	Each	N/A	LED	10	120V	Not Required	10	NON -DIM	ELV	Non-Dim. Fixture to be dimmable for future dimming	
L2	Recessed fixed round downlight (wet location) with trim	Each	N/A	LED	10	120V	Not Required	10	NON -DIM	ELV		
L3	Surface mounted linear lensed LED undercabinet light at kitchen.	Feet	N/A	LED	3.5	24V	Remote	3.5	NON -DIM	0-10V	Non-Dim @ under-cabinet. Under-cabinet lights will run (4) wires from the swisth to allow for a future dimming if the tenant wishes. See E.E dwgs. Fixture to be dimmable for future dimming	
L4	Surface mounted linear lensed LED at Closet with occupancy sensor	Feet	N/A	T5 FL	8	120V	Integral	8	NON -DIM	N/A		
L5	Puck Light	Each	N/A	LED	5	TBD	Remote	5	NON -DIM	N/A		
L6	Surface mounted cilinder fixture (at unit "J")	Each	N/A	LED	9	120V	TBD	9	NON -DIM	0-10V	Non-Dim. Fixture to be dimmable for future dimming	
L7	Surface mounted LED lamp @ bathroom undercabinet and undersink	Feet	N/A	LED	5	120V	Remote	5	NON -DIM	N/A		
L8-L9	Not used											
L10	Recessed fixed square trimless down light	Each	N/A	LED	9	TBD	Integral	9	NON -DIM	0-10V		
L11	Surface mounted lensed linear fixture for number plate	Each	N/A	LED	2	TBD	Remote	2	NON -DIM	0-10V		
L12	Surface mounted cove light	Each	N/A	LED	5	TBD	Remote	5	NON -DIM	0-10V		
J	J-Box	Each	N/A	N/A	TBD	TBD	N/A	TBD	NON -DIM	N/A		

D: APARTMENT UNITS DECORATIVE FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
D1	(2) Globe pendant @ Kitchen	Each	N/A	LED	60	120V	TBD	60	NON -DIM	TBD	Refer to ID's dwg for more details. Fixture to be dimmable for future dimming.	
D2	Linear Vanity Pendant	Feet	N/A	LED	8	120V	Remote	8	NON -DIM	TBD	Refer to ID's dwg for more details. Fixture to be dimmable for future dimming.	
D3	Not used	Each	N/A	LED	30	TBD	Remote	30	NON -DIM	N/A	Refer to ID's document for more details.	

NOTES:

1. THIS DRAWING FOR LIGHTING INFORMATION ONLY. NOT FOR CONSTRUCTION.
2. FIXTURE LENGTHS ARE ESTIMATED AND SHOWN FOR REFERENCE ONLY - ACTUAL LENGTHS PER ARCHITECTURAL DRAWINGS AND FIELD CONDITIONS.
3. LAMP WATTAGE ONLY (BALLAST / TRANSFORMER / POWER SUPPLY DRAW NOT INCLUDED)
4. RECEPTACLES BY OTHERS.
5. ADDITIONAL SURGE PROTECTION IS RECOMMENDED FOR ALL NEW YORK SITES.

COORDINATION NOTES:

1. REMOTE EQUIPMENT REQUIREMENTS (POWER SUPPLIES, TRANSFORMERS, DRIVERS) ARE INDICATED ON CONTROL INTENT DRAWING. LOCATIONS OF THIS EQUIPMENT TO BE:
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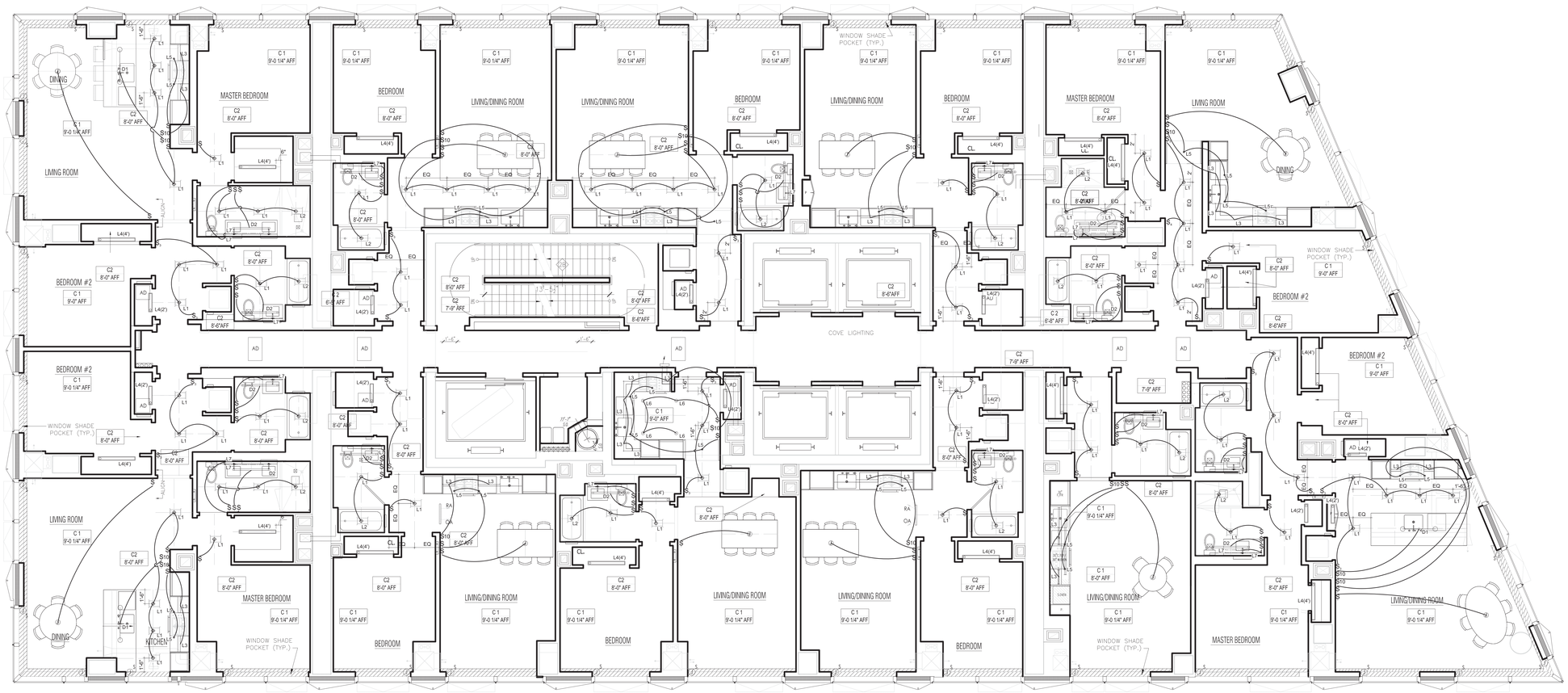
   - C. WITHIN FIXTURE MANUFACTURER'S RECOMMENDED DISTANCE;
   - D. VENTILATED PER FIXTURE MANUFACTURER'S RECOMMENDATIONS;
   - E. PROTECTED FROM WATER, OR RATED FOR ENVIRONMENT IF EXPOSED

CONTROL INTENT NOTES (FOR APARTMENT UNITS):

1. DOWN LIGHTS AND D2 PENDANTS @ BATHROOMS TO BE DIMMABLE (D3 ILLUMINATED MIRROR, D7 LIGHT: ON/OFF)
2. ALL FIXTURES @ KITCHENS TO BE DIMMABLE (EXCLUDING L3 UNDERCABINET AND L5 PUCK LIGHTS)
3. EXACT LOCATION OF ALL WALL BOX DIMMERS AND SWITCHES TO BE PER ARCHITECT.

LEGEND FOR WALL BOX DIMMERS AND SWITCHES - APARTMENTS ONLY

TYPE	DESCRIPTION	DIMMING PROTOCOL	NOTE	LUTRON DIVA CAT.#
$	WALL BOX SWITCH	N/A	SINGLE	CA-1PS
$3	WALL BOX SWITCH	N/A	3 WAY	CA-3PS
$4	WALL BOX SWITCH	N/A	4 WAY	CA-4PS
$10	WALL BOX SWITCH WITH FUTURE 0-10V DIMMING WIRING CONFIGURATION	N/A	SINGLE	CA-1PS



TYPICAL APPARTMENTS UNITS - HIGH RISE
1/4" = 1'-0"

FOR PARTIAL 9TH –10TH & 11TH RCP REFER TO A–603A

Clara Gomez
BUILDING TECHNICIAN
APPROVED
Under Directive 1 of 1975
Date: 03/13/2017
NYC Development Hub

DEPT OF BLDGS 321370980 Job Number
B2017297043 Scan Code

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No:	Date:	Revision:
03	12/08/16	80% CONSTRUCTION DOCUMENT
02	08/22/16	50% CONSTRUCTION DOCUMENT
01	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

Typical Low Rise Apartment Units Lighting Layout & Control Intent Diagram

SEAL & SIGNATURE:

PROJECT NO.	2014-34
DRAWING	LSK-101
SHEET NO.	OF –

DEPT OF BUILDINGS 321970980 Job Number
B00265511TA Scan Code

L: APARTMENTS UNITS AND RESIDENTIAL PUBLIC CORRIDOR LIGHTING FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
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L6	Surface mounted cilinder fixture (at unit "J")	Each	N/A	LED	9	120V	TBD	9	NON -DIM	0-10V	Non-Dim. Fixture to be dimmable for future dimming	
L7	Surface mounted LED lamp @ bathroom undercabinet and undersink	Each	N/A	LED	5	120V	Remote	5	NON -DIM	N/A		
LB-L9	Not used											
L10	Recessed fixed square trimless down light	Each	N/A	LED	9	TBD	Integral	9	NON -DIM	0-10V		
L11	Surface mounted lensed linear fixture for number plate	Each	N/A	LED	2	TBD	Remote	2	NON -DIM	0-10V		
L12	Surface mounted cove light	Each	N/A	LED	5	TBD	Remote	5	NON -DIM	0-10V		
J	J-Box	Each	N/A	N/A	TBD	TBD	N/A	TBD	NON -DIM	N/A		

D: APARTMENT UNITS DECORATIVE FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
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D3	Not used	Each	N/A	LED	30	TBD	Remote	30	NON -DIM	N/A	Refer to ID's document for more details.	

NOTES:

1. THIS DRAWING FOR LIGHTING INFORMATION ONLY. NOT FOR CONSTRUCTION.
2. FIXTURE LENGTHS ARE ESTIMATED AND SHOWN FOR REFERENCE ONLY - ACTUAL LENGTHS PER ARCHITECTURAL DRAWINGS AND FIELD CONDITIONS.
3. LAMP WATTAGE ONLY (BALLAST / TRANSFORMER / POWER SUPPLY DRAW NOT INCLUDED)
4. RECEPTACLES BY OTHERS.
5. ADDITIONAL SURGE PROTECTION IS RECOMMENDED FOR ALL NEW YORK SITES.

COORDINATION NOTES:

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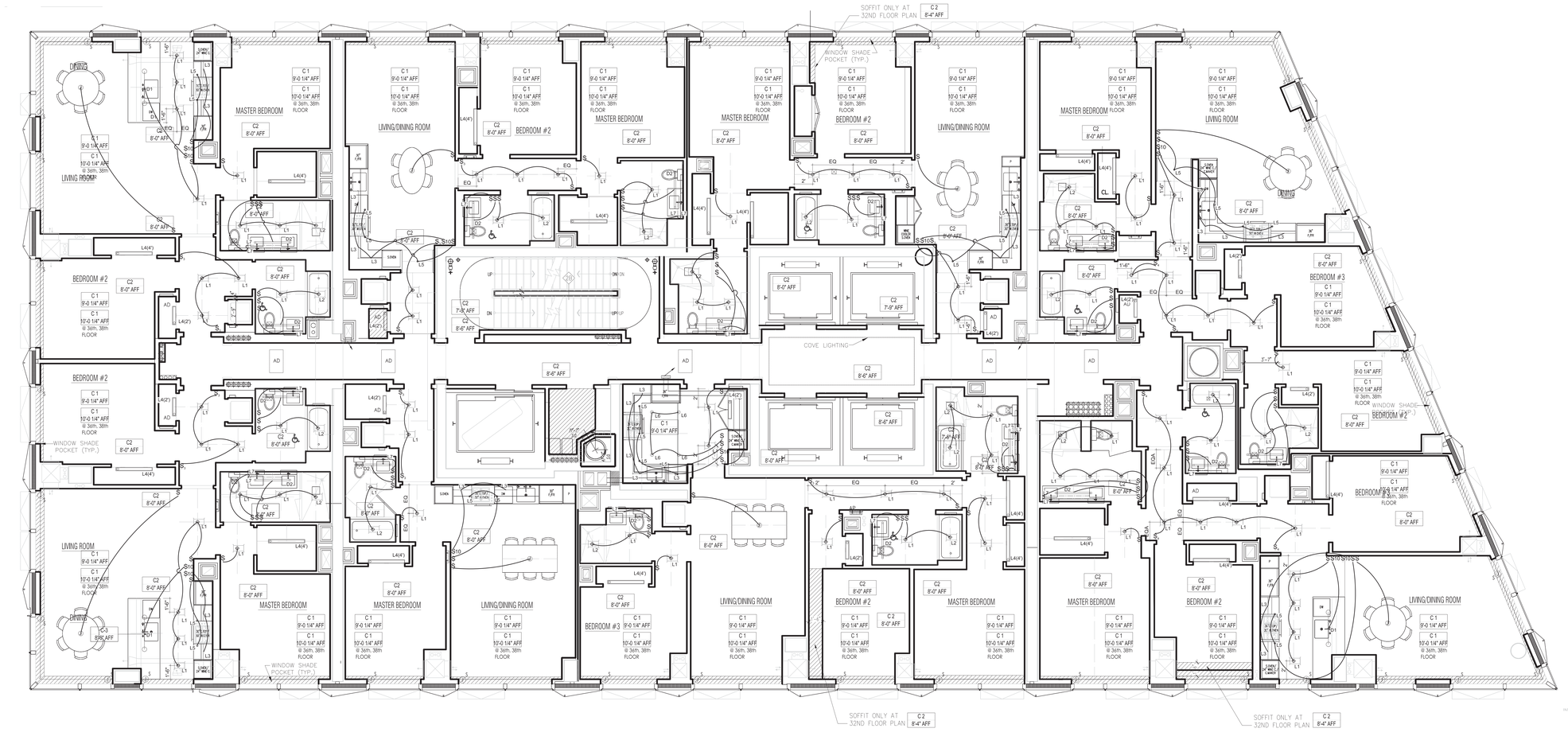
   A. COORDINATED BY CONTRACTOR AND APPROVED BY ARCHITECT;
   B. ACCESSIBLE FOR MAINTENANCE;
   C. WITHIN FIXTURE MANUFACTURER'S RECOMMENDED DISTANCE;
   D. VENTILATED PER FIXTURE MANUFACTURER'S RECOMMENDATIONS;
   E. PROTECTED FROM WATER, OR RATED FOR ENVIRONMENT IF EXPOSED

CONTROL INTENT NOTES (FOR APARTMENT UNITS):

1. DOWN LIGHTS AND D2 PENDANTS @ BATHROOMS TO BE DIMMABLE (D3 ILLUMINATED MIRROR, D7 LIGHT: ON/OFF)
2. ALL FIXTURES @ KITCHENS TO BE DIMMABLE (EXCLUDING L3 UNDERCABINET AND L5 PUCK LIGHTS)
3. EXACT LOCATION OF ALL WALL BOX DIMMERS AND SWITCHES TO BE PER ARCHITECT.

LEGEND FOR WALL BOX DIMMERS AND SWITCHES - APARTMENTS ONLY

TYPE	DESCRIPTION	DIMMING PROTOCOL	NOTE	LUTRON DIVA CAT. #
S	WALL BOX SWITCH	N/A	SINGLE	CA-1PS
S_3	WALL BOX SWITCH	N/A	3 WAY	CA-3PS
S_4	WALL BOX SWITCH	N/A	4 WAY	CA-4PS
S_{10}	WALL BOX SWITCH WITH FUTURE 0-10V DIMMING WIRING CONFIGURATION	N/A	SINGLE	CA-1PS



TYPICAL APPARTMENTS UNITS - HIGH RISE
1/4" = 1'-0"

Clara Gomez
BUILDING DESIGN UNIT
APPROVED
Under Directive 1 of 1975
Date: 03/03/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
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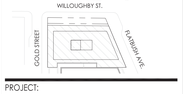
No:	Date:	Revision:
03	12/08/16	80% CONSTRUCTION DOCUMENT
02	08/22/16	50% CONSTRUCTION DOCUMENT
01	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
Typical High Rise Apartment Units Lighting Layout & Control Intent Diagram

SEAL & SIGNATURE:

PROJECT NO.	2014-34
DRAWN BY	
CHECKED BY	
DRAWING NO.	LSK-102
SHEET NO.	OF –

DEPT OF BLDGS 321970980 Job Number
E03321975180 Scan Code

LL: 5TH FLOOR LANDSCAPE LIGHTING FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
LL1	Stake mounted up light	Each	N/A	LED	7	Per EE	Remote LED driver	7	DIM (TBD)	TBD		
LL2	Surface mounted linear plant light	Feet	N/A	LED	2	Per EE	Remote LED driver	2	DIM	0-10V		
LL3	Surface mounted linear grazer	Feet	N/A	LED	3.5	Per EE	Remote LED driver	3.5	DIM	0-10V		
LL4	Not used	Each	N/A	LED	10	Per EE	Remote LED driver	10	DIM (TBD)	TBD		
LL5	Linear step light @ bench	Feet	N/A	LED	1.5	Per EE	Remote LED driver	1.5	DIM	0-10V		
LL6	Linear fixture @ parapet handrail	Feet	N/A	LED	2	Per EE	Remote LED driver	2	DIM	0-10V		
LL7	Planter light	Each	N/A	LED	7.5	Per EE	Remote LED driver (TBC)	7.5	DIM	MLV		
LL8	Path lighting	Each	N/A	LED	20	Per EE	Integral LED driver (TBC)	20	DIM (TBD)	TBD	Wattage to be confirmed (waiting for the manufacturer)	
LL9	Playground surface mounted ceiling fixture	Each	N/A	LED	14	Per EE	Integral LED driver (TBC)	14	DIM (TBD)	TBD		
LL10	LED strand light	Each	N/A	LED	0.13	Per EE	Remote LED driver	0.13	DIM (TBD)	TBD		
LL11	Table lamp @ grill counter	Each	N/A	LED	8	Per EE	Remote LED driver	8	DIM (TBD)	TBD		
LL12-1	Adjustable recessed downlight (single head)	Each	N/A	LED	10	Per EE	Integral transformer	10	DIM	0-10V		
LL13	Adjtable surface mounted single head LED downlight	Each	N/A	LED	10	Per EE	Remote LED driver (TBC)	10	DIM (TBD)	TBD		
LL14	Playground LED pendant	Each	N/A	LED	14	Per EE	TBD	14	DIM (TBD)	TBD		
LL15	Playground LED Small Bollard	Each	N/A	LED	14	Per EE	TBD	14	DIM (TBD)	TBD		

NOTES:

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3. LAMP WATTAGE ONLY (BALLAST / TRANSFORMER / POWER SUPPLY DRAW NOT INCLUDED)
4. RECEPTACLES BY OTHERS.
5. ADDITIONAL SURGE PROTECTION IS RECOMMENDED FOR ALL NEW YORK SITES.

COORDINATION NOTES:

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   C. WITHIN FIXTURE MANUFACTURER'S RECOMMENDED DISTANCE;
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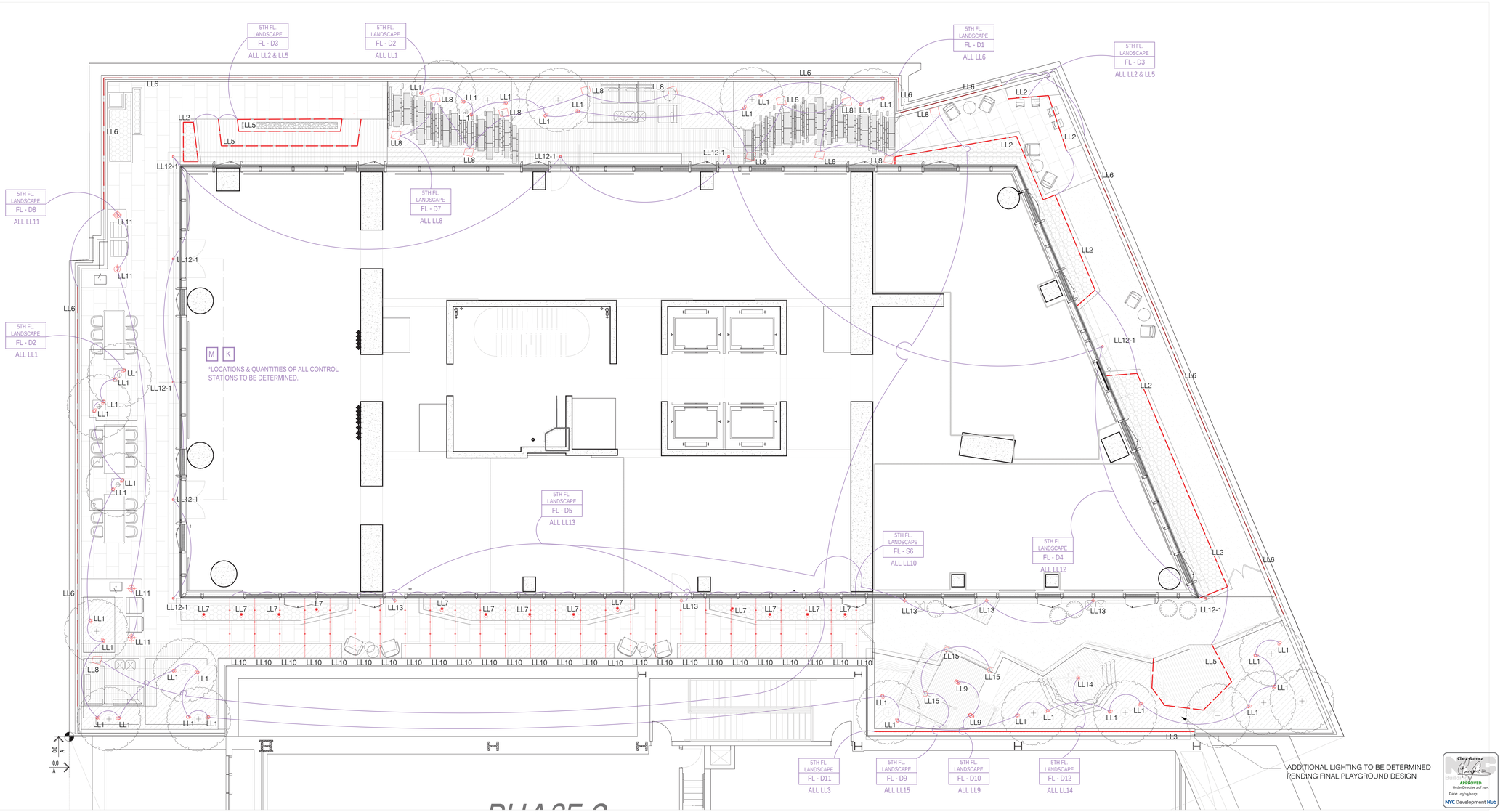
   E. PROTECTED FROM WATER, OR RATED FOR ENVIRONMENT IF EXPOSED

CONTROL INTENT NOTES:

1. ALL FIXTURES TO BE CONTROLLED BY TIME CLOCK & PHOTOCELL
2. EXACT LOCATION OF ALL CONTROL STATIONS TO BE PER ARCHITECT.

LIGHTING CONTROL LEGEND (FOR MULTI-SCENE CONTROL)	
TYPE	DESCRIPTION
M	MASTER CONTROL TOUCH KEYPAD (LOCATION TBD)
K	4 SCENE PRESET KEYPAD (LOCATION TBD)
DI	CONTROL ZONE (DIM)
SI	CONTROL ZONE (NON-DIM)

LOCATION
A - D1
NAME OF LOCATION
FIRST INITIAL OF LOCATION
ZONE #
CONTROL ZONE: D:DIM S:NON-DIM



ClarkGomez
Drawing Set
APPROVED
Under Directive 1 of 1975
Date: 03/13/2017
NYC Development Hub

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:
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No:	Date:	Revision:
03	11/18/16	80% CONSTRUCTION DOCUMENT
02	08/22/16	50% CONSTRUCTION DOCUMENT
01	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
5th Floor Landscape Lighting Layout & Control Intent Diagram

SEAL & SIGNATURE:

SCALE:	1" =
PROJECT NO:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING NO:	LSK-103
CADD FILE:	
	0F –

DEPT OF BLDGS 421370580 Job Number
B3B5B6B7B8 Scan Code

LE: EXTERIOR PODIUM, CANOPY AND FAÇADE LIGHTING FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
LE1	Recessed fixed square aperture downlight with trim (exterior rated)	Each	N/A	LED	9	per E.E	Remote LED Driver	9	NON -DIM	N/A		
LE2	Surface mounted cylinder downlight (exterior rated)	Each	N/A	LED	10	per E.E	Remote LED Driver	10	NON -DIM	N/A		
LE3	Surface mounted linear light (exterior rated)	Feet	N/A	LED	2	per E.E	Remote LED Driver	2	DIM	0-10V		
LE4	Surface mounted 4" long grazer (exterior rated)	4"long	N/A	LED	5	per E.E	Remote LED Driver	5	DIM	0-10V		
LE5	Surface mounted linear grazer	Feet	N/A	LED	6	per E.E	Remote LED Driver	6	DIM	0-10V		

NOTES:

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CONTROL INTENT NOTES:

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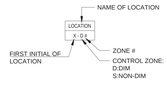
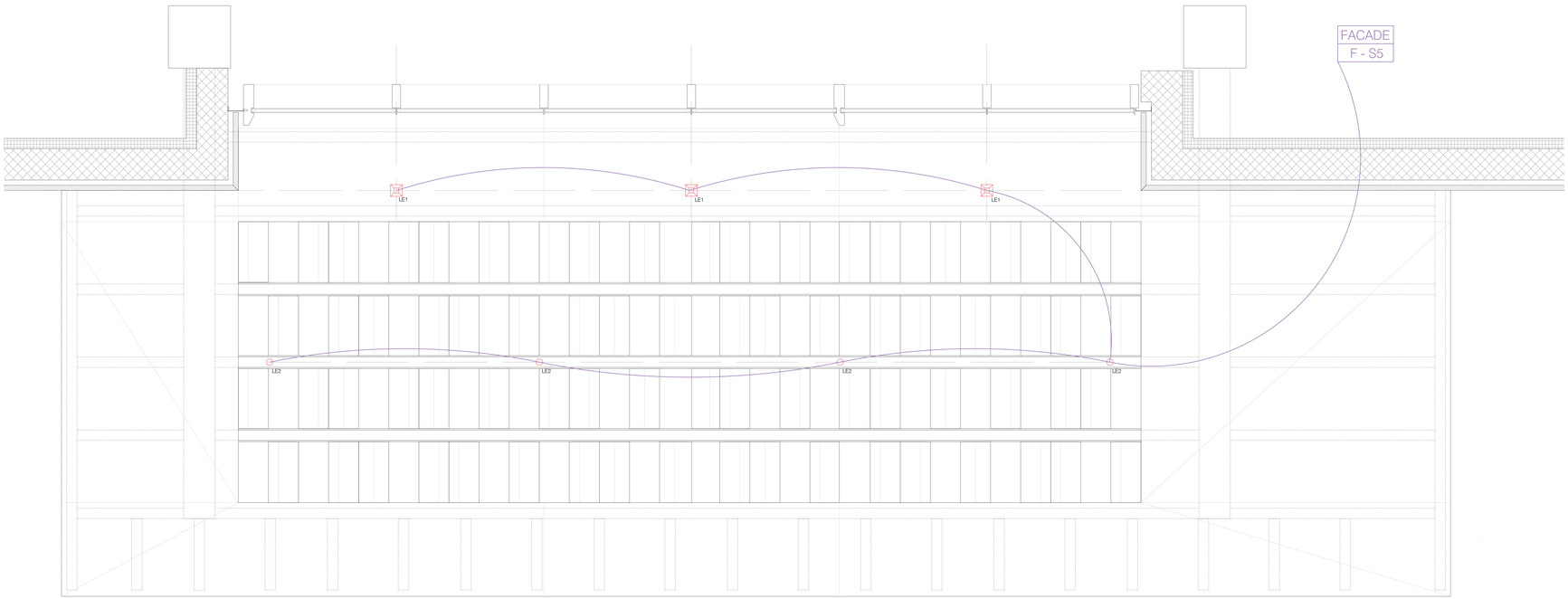
2. EXACT LOCATION OF ALL CONTROL STATIONS TO BE PER ARCHITECT.

	LIGHTING CONTROL LEGEND
TYPE	DESCRIPTION
M	MASTER CONTROL TOUCH KEYPAD (LOCATION TBD)
K	4 SCENE PRESET KEYPAD (LOCATION TBD)
DI	CONTROL ZONE (DIM)
SI	CONTROL ZONE (NON-DIM)





ENTRANCE CANOPY
3/4" = 1'-0"

Clara Gomez
Building Department
APPROVED
Under Directive 1 of 1975
Date: 03/15/2017
NYC Development Hub

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:

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03	11/10/16	80% CONSTRUCTION DOCUMENT
02	08/22/16	50% CONSTRUCTION DOCUMENT
01	05/10/16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

Entrance Canopy
Lighting Layout
& Control Intent Diagram

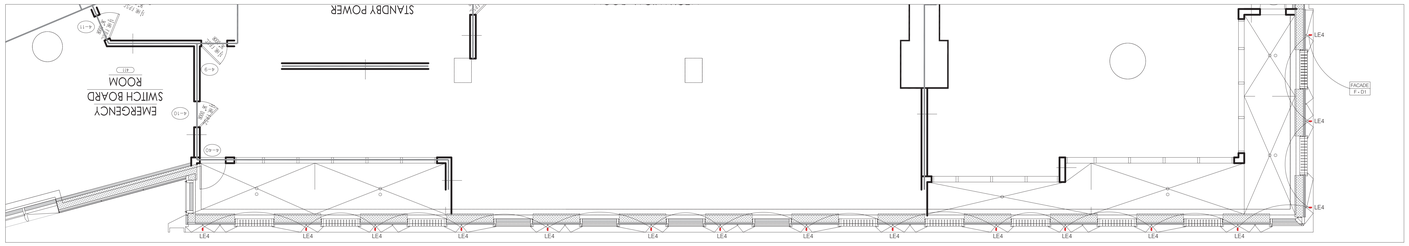
SEAL & SIGNATURE:

SCALE: --
PROJECT NO: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING NO:
LSK-104
CAD FILE:
OF --

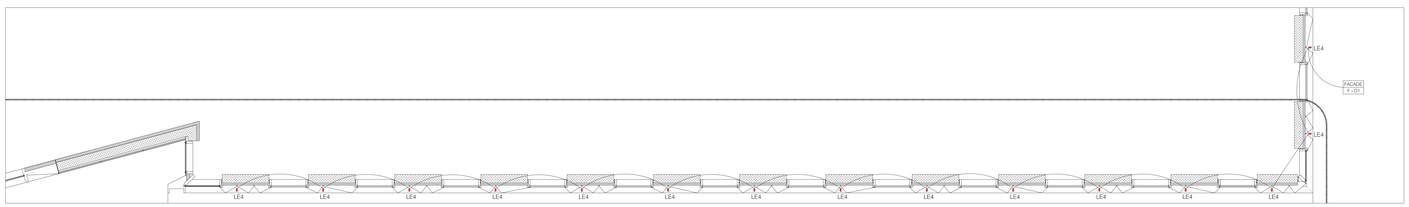
DEPT OF BLDGS 321370980 Job Number
B2020091176 Scan Code

PODIUM NORTH FACADE - ELEVATION
3/16" = 1' 0"

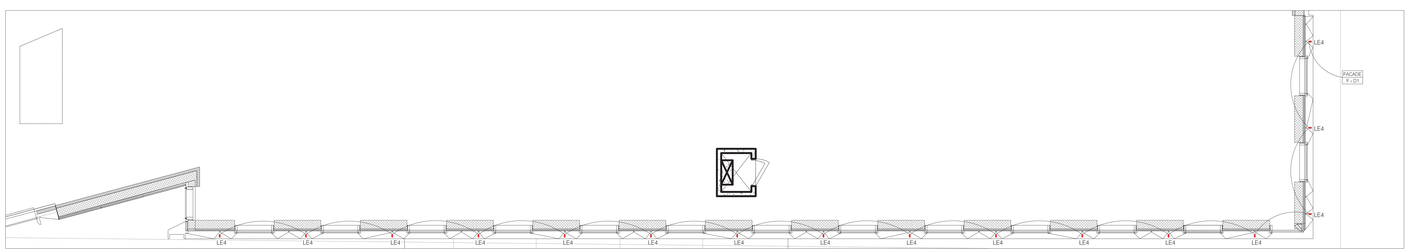
PODIUM WEST FACADE - ELEVATION
3/16" = 1' 0"



PODIUM NORTH FACADE - FORTH FLOOR
3/16" = 1' 0"

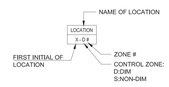


PODIUM NORTH FACADE - THIRD FLOOR
3/16" = 1' 0"



PODIUM NORTH FACADE - SECOND FLOOR
3/16" = 1' 0"

	LIGHTING CONTROL LEGEND
TYPE	DESCRIPTION
M	MASTER CONTROL TOUCH KEYPAD (LOCATION TBD)
K	4 SCENE PRESET KEYPAD (LOCATION TBD)
D#	CONTROL ZONE (DIM)
S#	CONTROL ZONE (NON-DIM)



LE: EXTERIOR PODIUM, CANOPY AND FAÇADE LIGHTING FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
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LE4	Surface mounted 4" long grazer (exterior rated)	4"long	N/A	LED	5	per E.E	Remote LED Driver	5	DIM	0-10V		
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CONTROL INTENT NOTES:

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2. EXACT LOCATION OF ALL CONTROL STATIONS TO BE PER ARCHITECT.

Clara Gomez
Buildings
APPROVED
Under Directive 3 of 1975
Date: 03/10/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
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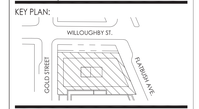
No:	Date:	Revision:
03	11/10/16	80% CONSTRUCTION DOCUMENT
02	08/22/16	50% CONSTRUCTION DOCUMENT
01	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

Podium Facade Lighting Layout & Control Intent Diagram

SEAL & SIGNATURE:

DATE:	–
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	LSK-105
CADD FILE :	CF –

DEPT OF BLDGS 321970980 Job Number
B2B2S144923 Scan Code

LE: EXTERIOR PODIUM, CANOPY AND FAÇADE LIGHTING FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
LE1	Recessed fixed square aperture downlight with trim (exterior rated)	Each	N/A	LED	9	per E.E	Remote LED Driver	9	NON -DIM	N/A		
LE2	Surface mounted cylinder downlight (exterior rated)	Each	N/A	LED	10	per E.E	Remote LED Driver	10	NON -DIM	N/A		
LE3	Surface mounted linear light (exterior rated)	Feet	N/A	LED	2	per E.E	Remote LED Driver	2	DIM	0-10V		
LE4	Surface mounted 4" long grazer (exterior rated)	4"long	N/A	LED	5	per E.E	Remote LED Driver	5	DIM	0-10V		
LE5	Surface mounted linear grazer	Feet	N/A	LED	6	per E.E	Remote LED Driver	6	DIM	0-10V		

NOTES:

1. THIS DRAWING FOR LIGHTING INFORMATION ONLY. NOT FOR CONSTRUCTION.
2. FIXTURE LENGTHS ARE ESTIMATED AND SHOWN FOR REFERENCE ONLY - ACTUAL LENGTHS PER ARCHITECTURAL DRAWINGS AND FIELD CONDITIONS.
3. LAMP WATTAGE ONLY (BALLAST / TRANSFORMER / POWER SUPPLY DRAW NOT INCLUDED)
4. RECEPTACLES BY OTHERS.
5. ADDITIONAL SURGE PROTECTION IS RECOMMENDED FOR ALL NEW YORK SITES.

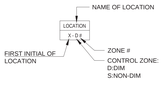
COORDINATION NOTES:

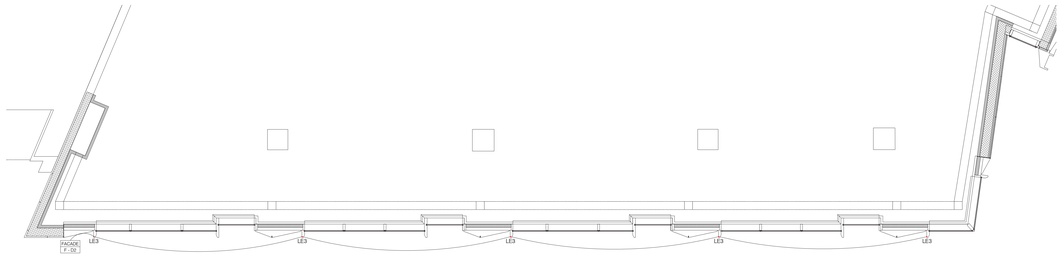
1. REMOTE EQUIPMENT REQUIREMENTS (POWER SUPPLIES, TRANSFORMERS, DRIVERS) ARE INDICATED ON CONTROL INTENT DRAWING. LOCATIONS OF THIS EQUIPMENT TO BE:
   A. COORDINATED BY CONTRACTOR AND APPROVED BY ARCHITECT;
   B. ACCESSIBLE FOR MAINTENANCE;
   C. WITHIN FIXTURE MANUFACTURER'S RECOMMENDED DISTANCE;
   D. VENTILATED PER FIXTURE MANUFACTURER'S RECOMMENDATIONS;
   E. PROTECTED FROM WATER, OR RATED FOR ENVIRONMENT IF EXPOSED

CONTROL INTENT NOTES:

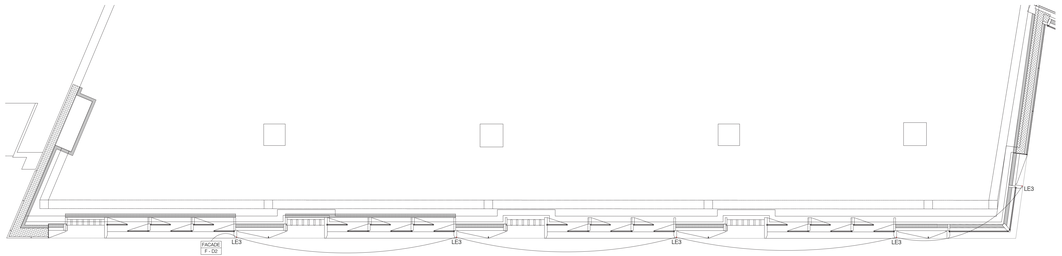
1. ALL FIXTURES TO BE CONTROLLED BY TIME CLOCK & PHOTOCELL
2. EXACT LOCATION OF ALL CONTROL STATIONS TO BE PER ARCHITECT.

	LIGHTING CONTROL LEGEND
TYPE	DESCRIPTION
M	MASTER CONTROL TOUCH KEYPAD (LOCATION TBD)
K	4 SCENE PRESET KEYPAD (LOCATION TBD)
D#	CONTROL ZONE (DIM)
S#	CONTROL ZONE (NON-DIM)

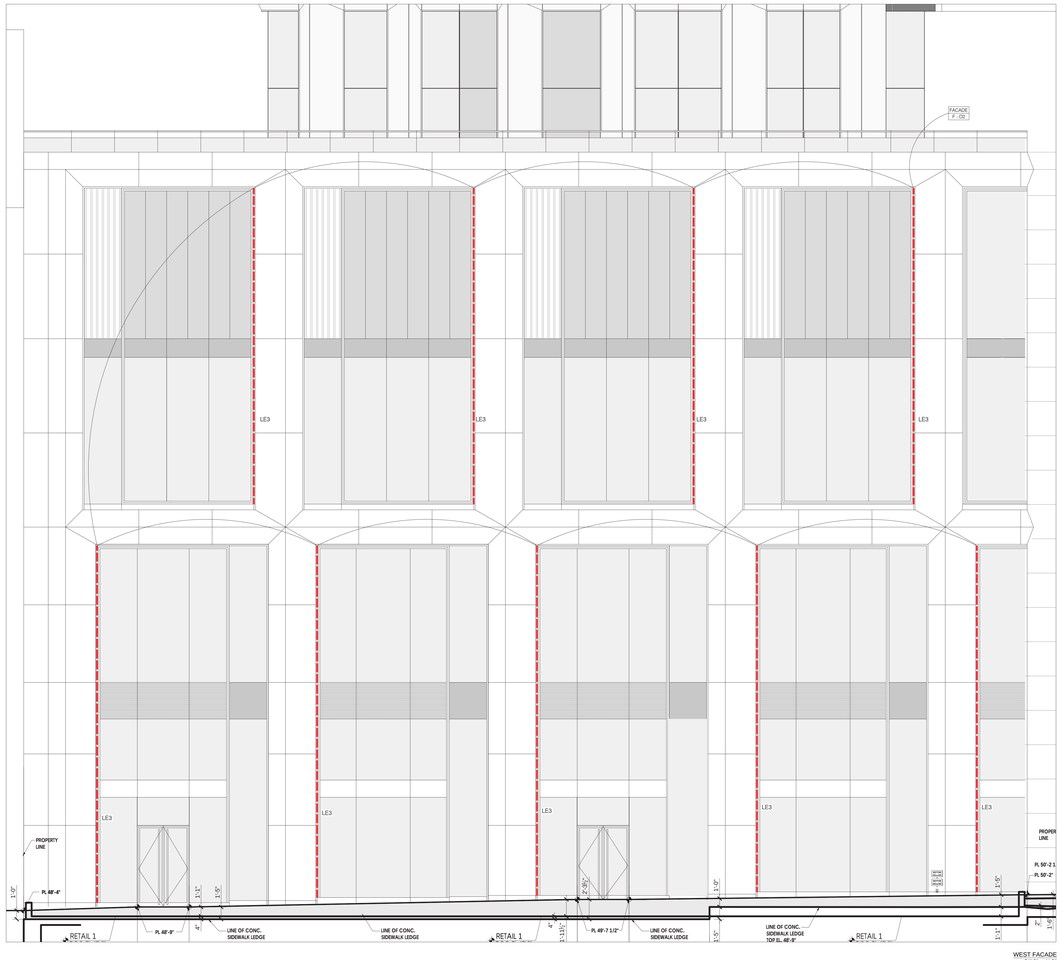




1ST - 2ND FLOOR
3/16" = 1'-0"



3RD-4TH FLOOR
3/16" = 1'-0"



WEST FACADE
3/16" = 1'-0"

NORTH FACADE
3/16" = 1'-0"

Clarp Gomez
APPROVED
Under Directive 7 of 1975
Date: 03/30/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:

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No.	Date:	Revision:
03	11/10/16	80% CONSTRUCTION DOCUMENT
02	08/22/16	50% CONSTRUCTION DOCUMENT
01	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

Store Front Lighting Fixture Location Layout(North & West)

SEAL & SIGNATURE:

DATE:
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No:

L-106

CADD FILE :

DEPT OF BLDGS 421370580 Job Number
B00868687A1 Scan Code

LE: EXTERIOR PODIUM, CANOPY AND FAÇADE LIGHTING FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
LE1	Recessed fixed square aperture downlight with trim (exterior rated)	Each	N/A	LED	9	per E.E	Remote LED Driver	9	NON -DIM	N/A		
LE2	Surface mounted cylinder downlight (exterior rated)	Each	N/A	LED	10	per E.E	Remote LED Driver	10	NON -DIM	N/A		
LE3	Surface mounted linear light (exterior rated)	Feet	N/A	LED	2	per E.E	Remote LED Driver	2	DIM	0-10V		
LE4	Surface mounted 4" long grazer (exterior rated)	4"long	N/A	LED	5	per E.E	Remote LED Driver	5	DIM	0-10V		
LE5	Surface mounted linear grazer	Feet	N/A	LED	6	per E.E	Remote LED Driver	6	DIM	0-10V		

NOTES:

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3. LAMP WATTAGE ONLY (BALLAST / TRANSFORMER / POWER SUPPLY DRAW NOT INCLUDED)
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COORDINATION NOTES:

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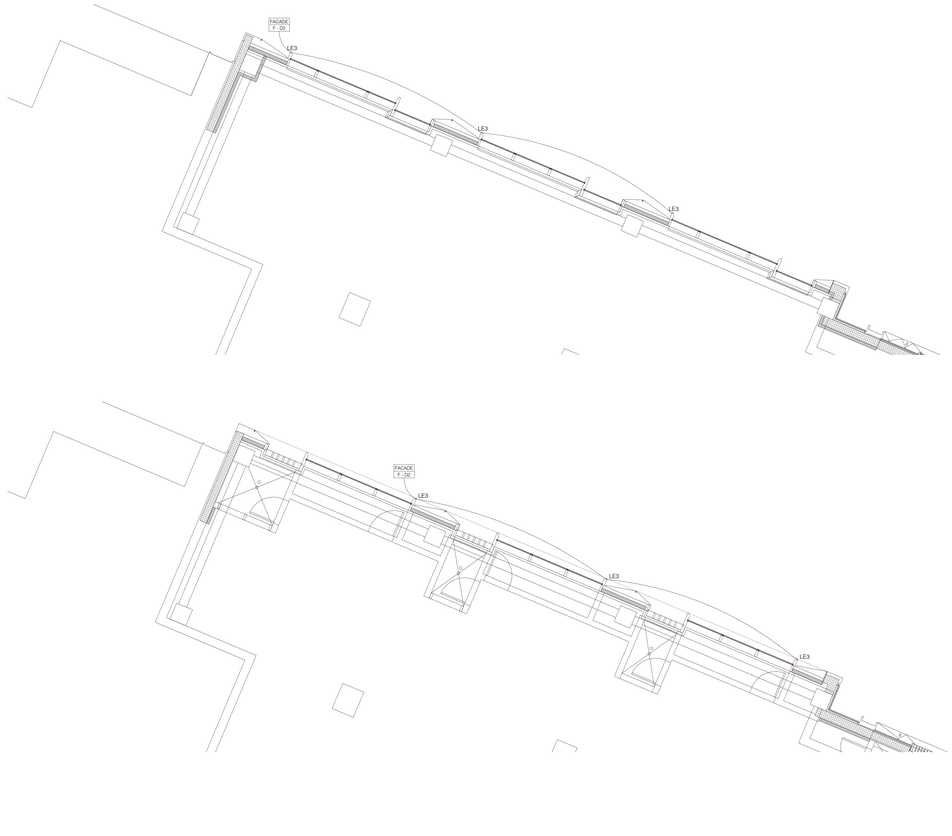
CONTROL INTENT NOTES:

1. ALL FIXTURES TO BE CONTROLLED BY TIME CLOCK & PHOTOCELL
2. EXACT LOCATION OF ALL CONTROL STATIONS TO BE PER ARCHITECT.

	LIGHTING CONTROL LEGEND
TYPE	DESCRIPTION
M	MASTER CONTROL TOUCH KEYPAD (LOCATION TBD)
K	4 SCENE PRESET KEYPAD (LOCATION TBD)
Dz	CONTROL ZONE (DIM)
Sz	CONTROL ZONE (NON-DIM)

EAST FACADE
3/16" = 1' 0"



1ST - 2ND FLOOR
3/16" = 1' 0"

3RD-4TH FLOOR
3/16" = 1' 0"

ClarkGomez
APPROVED
Under Directive 4 of 1975
Date: 03/13/2017
NYC Development Hub

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

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e-mail: eng@vdausa.com
120 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

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FAX.: (212) 674-4025

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No.	Date:	Revision:
03	11/10/16	80% CONSTRUCTION DOCUMENT
02	08/22/16	50% CONSTRUCTION DOCUMENT
01	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
Store Front Lighting Fixture Location Layout (East)

SEAL & SIGNATURE:

DATE:	--
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	L-107
CADD FILE :	CF --

DEPT OF BUILDINGS 321370580 Job Number
B3B0721144 Scan Code

LE: EXTERIOR PODIUM, CANOPY AND FAÇADE LIGHTING FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
LE1	Recessed fixed square aperture downlight with trim (exterior rated)	Each	N/A	LED	9	per E.E	Remote LED Driver	9	NON -DIM	N/A		
LE2	Surface mounted cylinder downlight (exterior rated)	Each	N/A	LED	10	per E.E	Remote LED Driver	10	NON -DIM	N/A		
LE3	Surface mounted linear light (exterior rated)	Feet	N/A	LED	2	per E.E	Remote LED Driver	2	DIM	0-10V		
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LE5	Surface mounted linear grazer	Feet	N/A	LED	6	per E.E	Remote LED Driver	6	DIM	0-10V		

NOTES:

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3. LAMP WATTAGE ONLY (BALLAST / TRANSFORMER / POWER SUPPLY DRAW NOT INCLUDED)
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5. ADDITIONAL SURGE PROTECTION IS RECOMMENDED FOR ALL NEW YORK SITES.

COORDINATION NOTES:

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   D. VENTILATED PER FIXTURE MANUFACTURER'S RECOMMENDATIONS;
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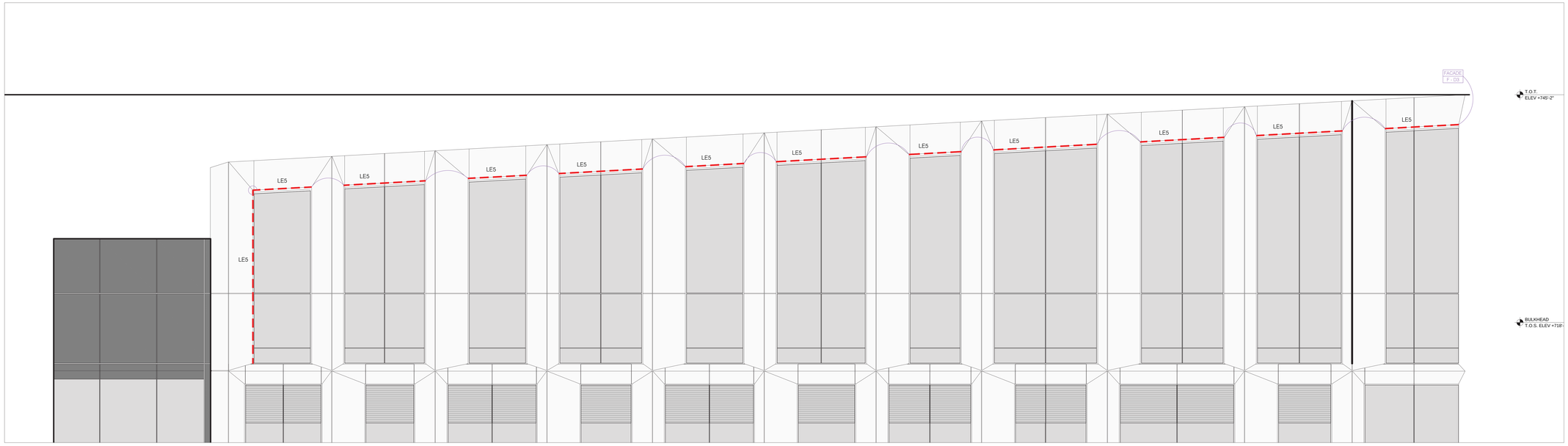
CONTROL INTENT NOTES:

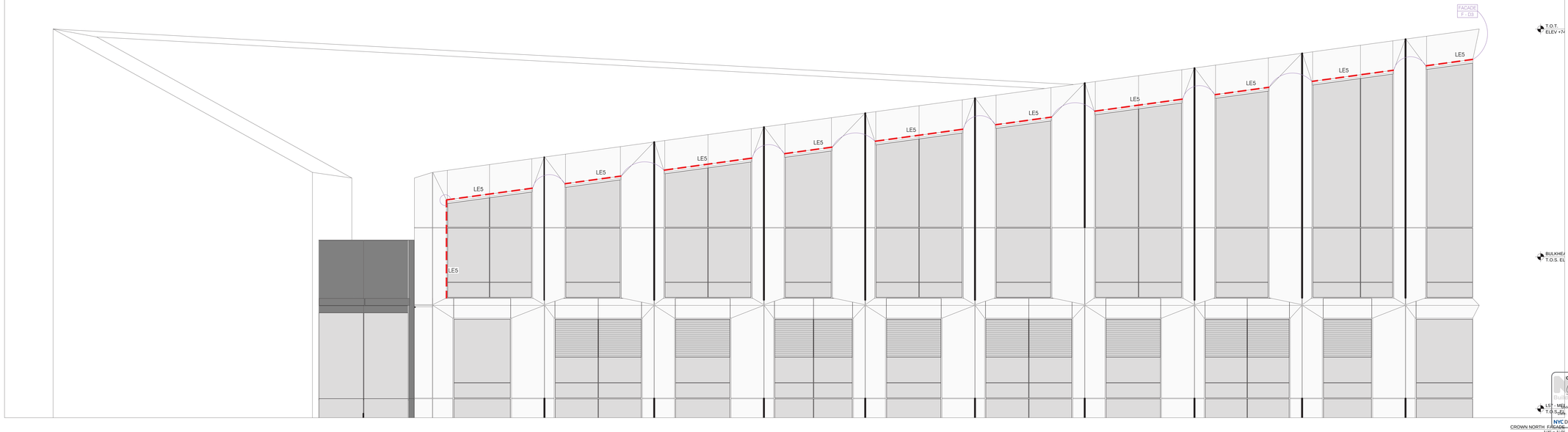
1. ALL FIXTURES TO BE CONTROLLED BY TIME CLOCK & PHOTOCELL
2. EXACT LOCATION OF ALL CONTROL STATIONS TO BE PER ARCHITECT.
3. FOR CONTROL EQUIPMENT SPECIFICATION, REFER TO E.E.'S DWG.

	LIGHTING CONTROL LEGEND
TYPE	DESCRIPTION
M	MASTER CONTROL TOUCH KEYPAD (LOCATION TBD)
K	4 SCENE PRESET KEYPAD (LOCATION TBD)
D#	CONTROL ZONE (DIM)
S#	CONTROL ZONE (NON-DIM)

NAME OF LOCATION
LOCATION
F - D3
FIRST INITIAL OF LOCATION
ZONE #
CONTROL ZONE: D.DIM S.NON-DIM



CROWN SOUTH FACADE
1/4" = 1' 0"



CROWN NORTH FACADE
1/4" = 1' 0"

Clark Gomez
APPROVED
Mayor's Office of Construction Project Coordination Director 1 of 1975
DATE: 03/13/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
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1359 BROADWAY, 14TH FLOOR
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No:	Date:	Revision:
03	11/10/16	80% CONSTRUCTION DOCUMENT
02	08/22/16	50% CONSTRUCTION DOCUMENT
01	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
Crown Lighting Fixture Location Layout (North and South) & Control Intent Diagram

SEAL & SIGNATURE:

DATE: --
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No:
LSK-108
CADD FILE : CP --

DEPT OF BUILDINGS 321370580 Job Number
E0420315095 Scan Code

LE: EXTERIOR PODIUM, CANOPY AND FAÇADE LIGHTING FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
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M	MASTER CONTROL TOUCH KEYPAD (LOCATION TBD)
K	4 SCENE PRESET KEYPAD (LOCATION TBD)
D#	CONTROL ZONE (DIM)
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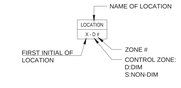
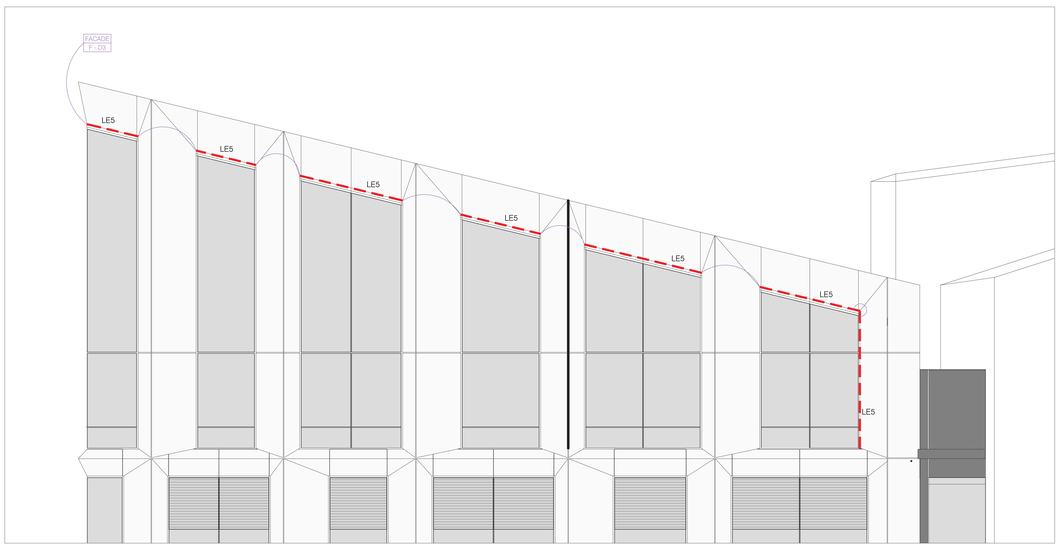
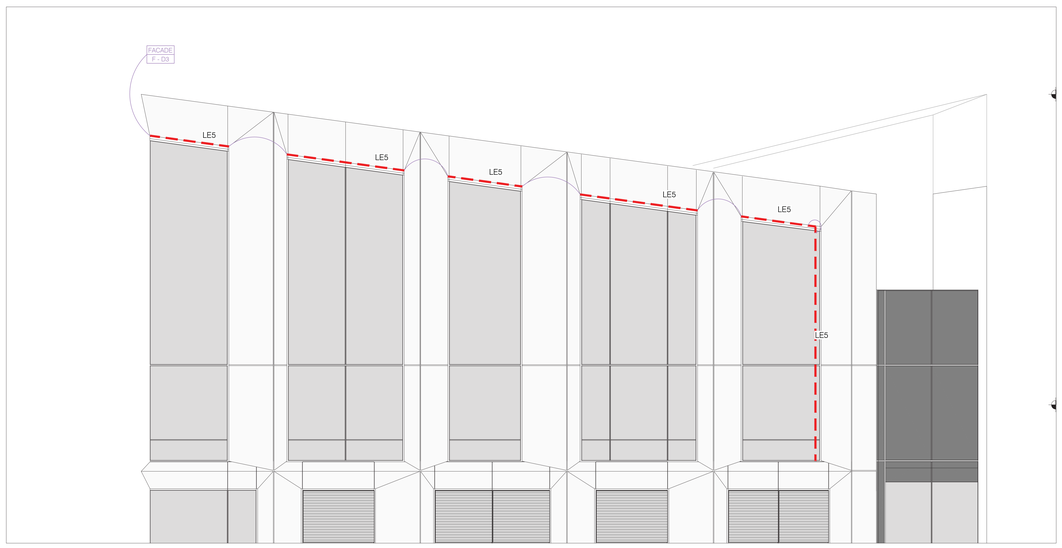




CROWN EAST FACADE
1/4" = 1'-0"



CROWN WEST FACADE
1/4" = 1'-0"

Clara Gomez
Buildings
APPROVED
Under Directive 1 of 1975
Date: 03/13/2017
NYC Development Hub

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

ARCHITECT OF RECORD:
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1359 BROADWAY, 14TH FLOOR
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No:	Date:	Revision:
03	11/10/16	80% CONSTRUCTION DOCUMENT
02	08/22/16	50% CONSTRUCTION DOCUMENT
01	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
Crown Lighting Fixture Location Layout (East and West) & Control Intent Diagram

SEAL & SIGNATURE:

DATE: --
PROJECT No: 2014-34
DRAWN BY:
CHECKED BY:
DRAWING No:
LSK-109
CADD FILE : CF --

DEPT OF BUILDINGS 321970980 Job Number
B3810908897 Scan Code

LC: SUB CELLAR FLOOR LIGHTING FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
LC1-H	Small round aperture downlight at Squash Court (High Output)	Each	1	LED	27	Per EE	Integral LED driver	27	NON DIM	N/A		
LC1-L	Small round aperture downlight at Squash Court (Low Output)	Each	1	LED	10	Per EE	Integral LED driver	10	NON DIM	N/A		
LC2	Pool rated round aperture down light	Each	1	LED	27	Per EE	Integral LED driver	27	DIM	Hi-Lume		
LC3	Square aperture single recessed down light	Each	1	LED	9	Per EE	Integral LED driver	9	NON DIM	N/A		
LC3-W	Square aperture single recessed down light (Wet location)	Each	1	LED	9	Per EE	Integral LED driver	9	NON DIM	N/A		
LC4-2	Recessed (2) head adjustable down light (28 beam)	Each	2	LED	9	Per EE	Integral LED driver	18	DIM	TBD		
LC4-2R	Recessed (2) head adjustable down light (28 beam) (Reduced Wattage)	Each	2	LED	6	Per EE	Integral LED driver	12	NON DIM	N/A	Wattage TBD	
LC5	Linear grazer	Feet	N/A	LED	4	Per EE	Remote LED driver	4	NON DIM	N/A		
LC6	Linear perimeter cove at corridor	Feet	N/A	LED	5	Per EE	Remote LED driver	5	NON DIM	N/A		
LC7	Linear cove at pool (Wet location)	Feet	N/A	LED	3	Per EE	Remote LED driver	3	DIM	0-10V		
LC8	Linear LED at pool wall	Feet	N/A	LED	3	Per EE	Remote LED driver	3	DIM	0-10V		
LC9	Linear LED steam room fixture (high output)	Feet	N/A	LED	4	Per EE	Remote LED driver	4	NON DIM	N/A		
LC9-C	Linear LED steam room fixture (low output)	Feet	N/A	LED	8	120V	Integral LED driver	8	NON DIM	N/A		
LC10	Linear LED Sauna Fixture	Feet	N/A	LED	17.4	Per EE	Remote LED driver	17.4	NON DIM	N/A		
LC11	Linear lensed LED	Feet	N/A	LED	6	Per EE	Integral LED driver	6	NON DIM	N/A		
LC12	Linear FL lensed fixture with built in sensor	Feet	N/A	LED	8	Per EE	Integral LED driver	8	NON DIM	N/A		
LC13	Linear LED lensed up light cove	Feet	N/A	LED	8	Per EE	Integral LED driver	8	NON DIM	N/A		
LC14	Linear LED grazer	Feet	N/A	LED	15	Per EE	Remote LED driver	15	NON DIM	N/A		

D: SUB CELLAR DECORATIVE FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
D35	Decorative wall sconce at Sauna	Each	1	LED	10	Per EE	TBD	10	NON-DIM	N/A	Refer to KND specification for more details	

NOTES:

1. THIS DRAWING FOR LIGHTING INFORMATION ONLY. NOT FOR CONSTRUCTION.
2. FIXTURE LENGTHS ARE ESTIMATED AND SHOWN FOR REFERENCE ONLY - ACTUAL LENGTHS PER ARCHITECTURAL DRAWINGS AND FIELD CONDITIONS.
3. LAMP WATTAGE ONLY (BALLAST / TRANSFORMER / POWER SUPPLY DRAW NOT INCLUDED)
4. RECEPTACLES BY OTHERS.
5. ADDITIONAL SURGE PROTECTION IS RECOMMENDED FOR ALL NEW YORK SITES.

COORDINATION NOTES:

1. REMOTE EQUIPMENT REQUIREMENTS (POWER SUPPLIES, TRANSFORMERS, DRIVERS) ARE INDICATED ON CONTROL INTENT DRAWING. LOCATIONS OF THIS EQUIPMENT TO BE:
   - A. COORDINATED BY CONTRACTOR AND APPROVED BY ARCHITECT;
   - B. ACCESSIBLE FOR MAINTENANCE;
   - C. WITHIN FIXTURE MANUFACTURER'S RECOMMENDED DISTANCE;
   - D. VENTILATED PER FIXTURE MANUFACTURER'S RECOMMENDATIONS;
   - E. PROTECTED FROM WATER, OR RATED FOR ENVIRONMENT IF EXPOSED

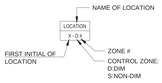
CONTROL INTENT NOTES (FOR APARTMENT UNITS):

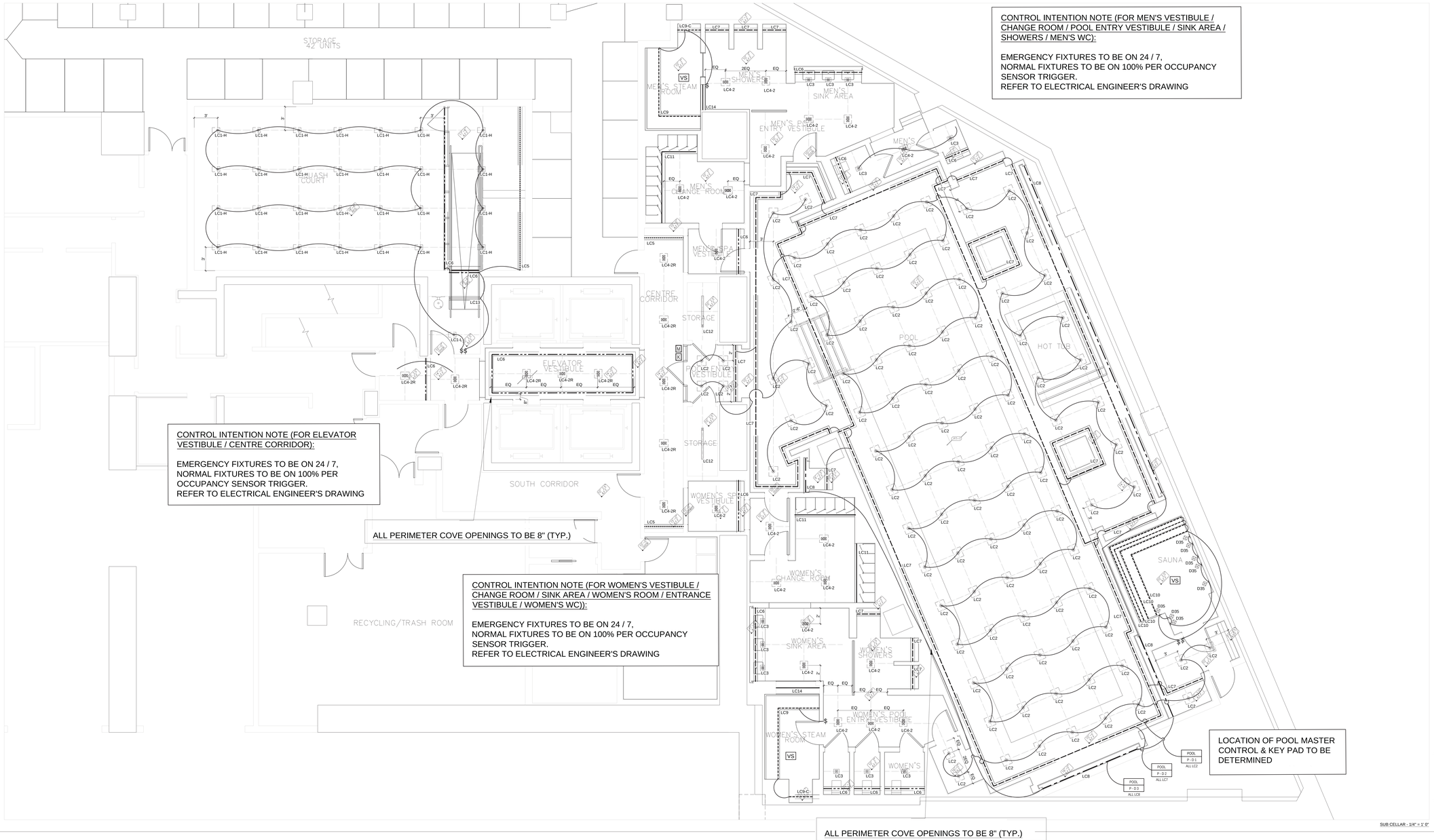
1. WALL BOX DIMMER / SWITCH / SENSOR SYMBOL DO NOT REPRESENT QTY. OF EQUIPMENT.
2. EXACT LOCATION OF ALL WALL BOX DIMMERS AND SWITCHES TO BE PER ARCHITECT.
3. FOR CONTROL EQUIPMENT SPECIFICATION, REFER TO E.E'S DWG.

	LIGHTING CONTROL LEGEND
TYPE	DESCRIPTION
M	MASTER CONTROL TOUCH KEYPAD (LOCATION TBD)
K	4 SCENE PRESET KEYPAD (LOCATION TBD)
DI	CONTROL ZONE (DIM)
SI	CONTROL ZONE (NON-DIM)

LEGEND FOR WALL BOX DIMMERS, SWITCHES AND SENSORS - SUB CELLAR FLOOR ONLY

TYPE	DESCRIPTION	DIMMING PROTOCOL	NOTE	LUTRON MAESTRO CAT. #
$	WALL BOX SWITCH	N/A	SINGLE	TBD
VS	VACANCY SENSOR	N/A	SINGLE	TBD





SUB CELLAR - 1/4" = 1' 0"

ClearComm
APPROVED
Under Directive 1 of 1975
Date: 03/23/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

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No.	Date:	Revision:
03	11/10/16	80% CONSTRUCTION DOCUMENT
02	08/22/16	50% CONSTRUCTION DOCUMENT
01	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

Sub Cellar Floor Lighting Layout & Control Intent Diagram

SEAL & SIGNATURE:

SCALE:	
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	LSK-110
CYCLE FILE:	

OF --

L: LOBBY LIGHTING FIXTURE SCHEDULE

Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
		Qty per Unit	Type	Watts	Volts	Type					
Recessed 2 head accent light [low cling]	Each	2	LED	6	Per EE	Integral	12	DIM	TBD		
Recessed 2 head accent light [high cling]	Each	2	LED	14	Per EE	Integral	28	DIM	TBD		
Recessed 3 head accent light [high cling]	Each	3	LED	14	Per EE	Integral	42	DIM	TBD		
Monopoint [narrow flood]	Each	1	LED	17	Per EE	Integral	17	DIM	ELV		
Monopoint [spot]	Each	1	LED	17	Per EE	Integral	17	DIM	ELV		
Linear LED Tape	Feet	N/A	LED	3	Per EE	Remote	3	DIM	0-10V		
LED tile	SQFT	N/A	LED	2.5	Per EE	Remote	2.5	DIM	TBD		
Surface mtd lensed fixture [occ sensor]	Feet	N/A	FL	8	Per EE	Integral	8	NON-DIM	-		
Linear LED Grazer	Feet	N/A	LED	5	Per EE	Remote	5	NON-DIM	-		
Linear cove fixture	Each	N/A	LED	5	Per EE	Remote	5	NON-DIM	-		
Linear LED undercabinet at reception desk	Feet	N/A	LED	3	Per EE	Remote	3	DIM	0-10V		
Linear LED with diffused surface	Feet	N/A	LED	3	Per EE	Remote	3	DIM	TBD	DIM @ Concierge / NON-DIM @ Powder Room	
Linear cove fixture	Feet	N/A	LED	3	Per EE	Integral	3	NON-DIM	-		

L: LOBBY DECORATIVE FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
D-04	Decorative sculpture pendant	Each	N/A	LED (TBD)	250	Per EE	TBD	250	DIM	TBD	Refer to KND specification for more info	
D-05	Decorative recessed linear sconce [6"x 72"]	Feet	N/A	LED	50	Per EE	TBD	50	DIM	TBD	Refer to KND specification for more info	
D-06	Decorative fixture	Each	N/A	LED	20	Per EE	TBD	20	DIM	TBD	Refer to KND specification for more info	

NOTES:

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4. RECEPTACLES BY OTHERS.
5. ADDITIONAL SURGE PROTECTION IS RECOMMENDED FOR ALL NEW YORK SITES.

COORDINATION NOTES:

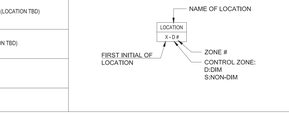
1. REMOTE EQUIPMENT REQUIREMENTS (POWER SUPPLIES, TRANSFORMERS, DRIVERS) ARE INDICATED ON CONTROL INTENT DRAWING. LOCATIONS OF THIS EQUIPMENT TO BE:
   A. COORDINATED BY CONTRACTOR AND APPROVED BY ARCHITECT;
   B. ACCESSIBLE FOR MAINTENANCE;
   C. WITHIN FIXTURE MANUFACTURER'S RECOMMENDED DISTANCE;
   D. CALCULATED PER FIXTURE MANUFACTURER'S RECOMMENDATIONS;
   E. PROTECTED FROM WATER, OR RATED FOR ENVIRONMENT IF EXPOSED

CONTROL INTENT NOTES:

1. EXACT LOCATION OF ALL WALL BOX DIMMERS, SWITCHES, KEYPAD, AND MASTER CONTROL STATIONS TO BE PER ARCHITECT.

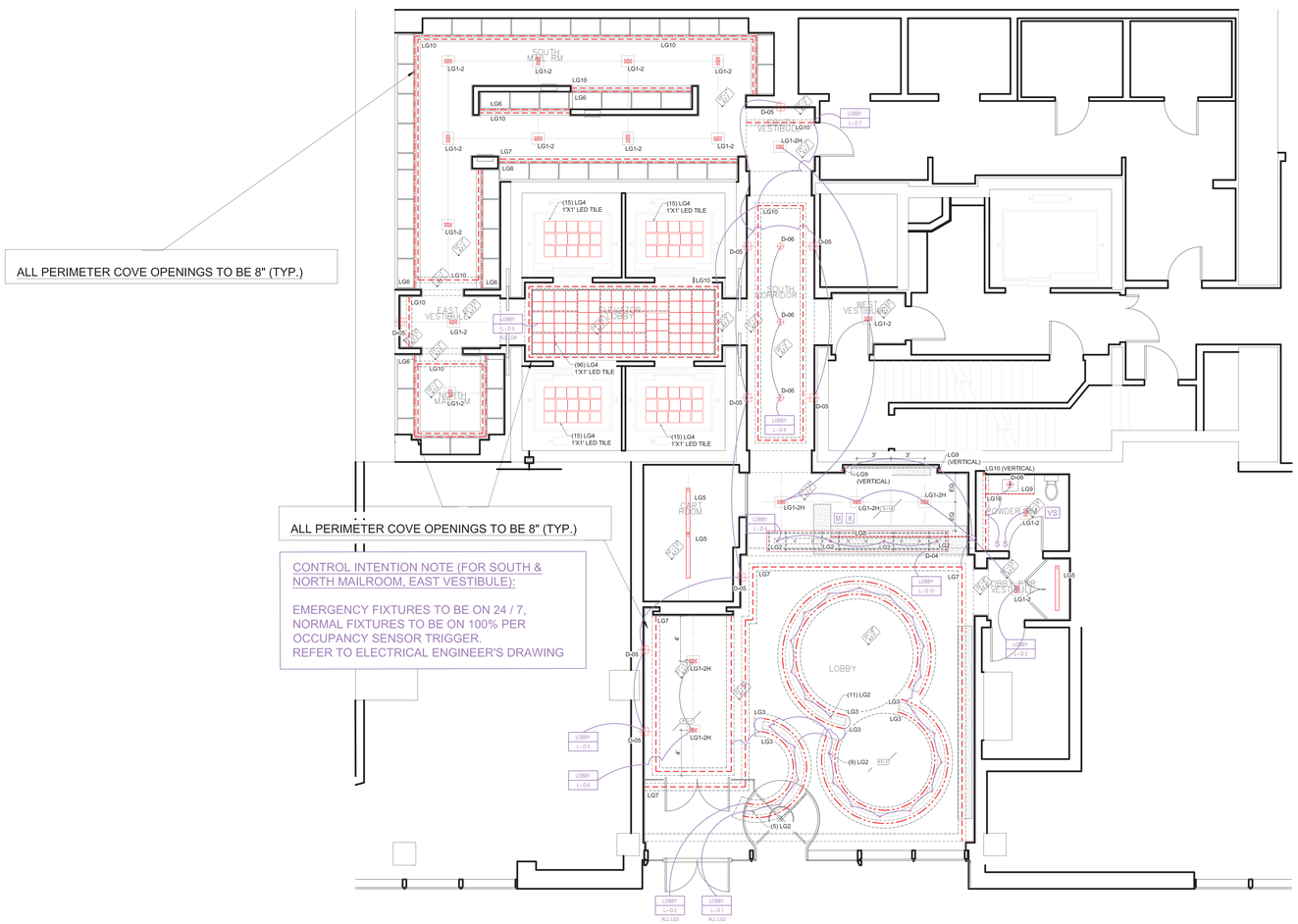
TYPE	DESCRIPTION
M	MASTER CONTROL TOUCH KEYPAD (LOCATION TBD)
K	4 SCENE PRESET KEYPAD (LOCATION TBD)
D#	CONTROL ZONE (DIM)
SF	CONTROL ZONE (NON-DIM)

LIGHTING CONTROL LEGEND (FOR MULTI-SCENE CONTROL)



TYPE	DESCRIPTION	DIMMING PROTOCOL	NOTE	LUTRON MAESTRO CAT. #
S	WALL BOX SWITCH	N/A	SINGLE	TBD
VS	VACANCY SENSOR	N/A	SINGLE	TBD

LEGEND FOR WALL BOX SWITCHES AND SENSORS - LOBBY FLOOR ONLY



LOBBY
1/4" = 1'-0"

PROJECT:

CITY POINT PHASE 3

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No:	Date:	Revision:
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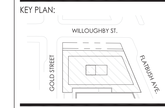
02	08/22/16	50% CONSTRUCTION DOCUMENT
01	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
Ground Lobby Floor Lighting Layout & Control Intent Diagram

SEAL & SIGNATURE:

DATE:	
PROJECT NO.:	2014-34
SCALE:	
DRAWN BY:	
DRAWING NO.:	LSK-111
CHECKED:	OF –

DEPT OF BLDGS 321978980 Job Number
B3525134124 Scan Code

D: 5th & 6th FLOORS LIGHTING FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
LS1-2	Recessed (2) head adjustable down light (14W, 28°)	Each	2	LED	14	Per EE	Integral LED driver	28	DIM	3 wire		
LS1-2N	Recessed (2) head adjustable down light (14W, 16°)	Each	2	LED	14	Per EE	Integral LED driver	28	DIM	3 wire		
LS1-3	Recessed (3) head adjustable down light (14W, 28°)	Each	3	LED	14	Per EE	Integral LED driver	42	DIM	0-10V		
LS2-2	Resseced (2) head adjustable down light (9W, 28°)	Each	2	LED	9	Per EE	Integral LED driver	18	DIM	3 wire		
LS2-2R	Recessed (2) head adjustable down light (6W, 28°)	Each	2	LED	6	Per EE	Integral LED driver	12	NON DIM	N/A		
LS3	NOT USED											
LS4	Linear lensed LED	Feet	N/A	LED	6	Per EE	Integral LED driver	6	NON DIM	N/A		
LS5	Recessed (1) head adjustable down light (9W)	Each	1	LED	9	Per EE	Integral LED driver	9	DIM	TBD	3 WIRE DIMMING @ SCREENING ROOM	
LS6	Surface mounted LED linear perimeter cove	Feet	N/A	LED	5	Per EE	Remote LED driver	5	DIM	ELV		
LS7	Resseced (1) head adjustable down light (28W)	Each	1	LED	28	Per EE	Integral LED driver	28	DIM	3 wire		
LS8	Pendant mounted UP/DOWN LED (or FL) Fixture	Each	1	LED or FL	16	Per EE	Integral LED driver	16	DIM	3 wire		
LS9	Surface mounted Lensed FL Fixture with built in O.S	Feet	N/A	TSFL	8	Per EE	Integral LED driver	8	NON DIM	N/A		
LS10	Linear LED wet location	Feet	N/A	LED	3	Per EE	Remote LED driver	3	NON DIM	N/A		
LS11	Linear LED lensed under cabinet, backlit shelve light	Feet	N/A	LED	3	Per EE	Remote LED driver	3	DIM	0-10V	NON DIM @ UNDERCABINET, DIM @ BACKLIT SHELVE	
LS12	Linear LED @ Wine cooler	Feet	N/A	LED	3	Per EE	Remote LED driver	3	DIM	0-10V		
LS13	Surface mounted Linear LED cove (High Lumen)	Feet	N/A	LED	5	Per EE	Remote LED driver	5	DIM	0-10V		
LS14	Grazer behind glass wall	Each	N/A	LED	15	Per EE	Remote LED driver	15	DIM	TBD		
LS15	LED puck lights	Each	N/A	LED	4	Per EE	Remote LED driver	4	NON DIM	N/A		
LS16	Linear LED	Feet	N/A	LED	3	Per EE	Remote LED driver	3	DIM	ELV		
LS17	Linear LED Lensed	Feet	N/A	LED	2	Per EE	Remote LED driver	2	DIM	0-10V		

D: 5th & 6th FLOORS DECORATIVE FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
D-8	Decorative Pendant	Each	1	TBD	20	Per EE	TBD	20	DIM	TBD	Refer to KND specification for more details	
D-9	Decorative Pendant	Each	1	LED	100	Per EE	TBD	100	DIM	TBD	Refer to KND specification for more details	
D-10	Decorative Pendant	Each	1	INC	40	Per EE	TBD	40	DIM	TBD	Refer to KND specification for more details	
D-11	Decorative Pendant	Each	1	INC	40	Per EE	TBD	40	DIM	TBD	Refer to KND specification for more details	
D-12	Decorative Pendant	Each	1	LED	300	Per EE	TBD	300	DIM	TBD	Refer to KND specification for more details	
D-13	Decorative Pendant	Each	1	LED	100	Per EE	TBD	100	DIM	TBD	Refer to KND specification for more details	
D-14	Decorative Pendant	Each	1	LED	10	Per EE	TBD	10	DIM	TBD	Refer to KND specification for more details	
D-15	Decorative Pendant	Each	1	LED	30	Per EE	TBD	30	NON DIM	N/A	Refer to KND specification for more details	
D-16	Decorative Sconce	Each	1	TBD	20	Per EE	TBD	20	NON DIM	N/A	Refer to KND specification for more details	
D-17	Decorative Sconce	Each	1	TBD	20	Per EE	TBD	20	NON DIM	N/A	Refer to KND specification for more details	
D-18	Decorative Sconce	Each	1	LED	30	Per EE	TBD	30	DIM	TBD	Refer to KND specification for more details	
D-19	Decorative Sconce	Each	1	LED	30	Per EE	TBD	30	DIM	TBD	Refer to KND specification for more details	
D-20	Decorative Sconce	Each	1	LED	30	Per EE	TBD	30	DIM	TBD	Refer to KND specification for more details	
D-21	Decorative Pendant (5 shades)	Each	5	LED	(5) 20	Per EE	TBD	100	DIM	TBD	Refer to KND specification for more details	
D-22	Decorative Pendant at Women's Powder Room)	Each	1	LED	60	Per EE	TBD	60	NON DIM	N/A	Refer to KND specification for more details	
D-23	Decorative Pendant at Men's Powder Room)	Each	1	LED	60	Per EE	TBD	60	NON DIM	N/A	Refer to KND specification for more details	
D-24	Decorative Sconce	Each	1	LED	(2)4.5	Per EE	TBD	9	DIM	TBD	Refer to KND specification for more details	
D-25	Decorative Pedant	Each	1	LED	2	Per EE	TBD	2	DIM	TBD	Refer to KND specification for more details	
D-26	Decorative Pedant	Each	1	LED	32	Per EE	TBD	32	DIM	TBD	Refer to KND specification for more details	
D-27	Decorative Pedant	Each	1	LED	40	Per EE	TBD	40	DIM	TBD	Refer to KND specification for more details	
D-28	Decorative Pedant	Each	1	LED	64	Per EE	TBD	64	DIM	TBD	Refer to KND specification for more details	
D-29	Decorative Pedant	Each	1	LED	72	Per EE	TBD	72	DIM	TBD	Refer to KND specification for more details	
D-30	Decorative Pedant	Each	1	LED	40	Per EE	TBD	40	DIM	TBD	Refer to KND specification for more details	
D-31	Decorative fixture on track	Each	1	LED	17	Per EE	TBD	17	DIM	0-10V	Refer to KND specification for more details	
D-32	Recessed ceiling fixture	Each	1	LED	121	Per EE	TBD	121	DIM	TBD	Refer to KND specification for more details	
D-33	PendAnt Lights	Each	1	T5 FL	20	Per EE	TBD	20	DIM	TBD	Refer to KND specification for more details	
D-34	Ceiling fixture	Each	1	LED	40	Per EE	TBD	40	DIM	TBD	Refer to KND specification for more details	
D-36	Decorative Pendant	Each	1	HAL	120	Per EE	TBD	120	DIM	TBD	Refer to KND specification for more details	
D-37	Recessed Linear @ wall	Feet	N/A	LED	8	Per EE	TBD	32	DIM	TBD	Refer to KND specification for more details	

NOTES:

1. THIS DRAWING FOR LIGHTING INFORMATION ONLY. NOT FOR CONSTRUCTION.
2. FIXTURE LENGTHS ARE ESTIMATED AND SHOWN FOR REFERENCE ONLY - ACTUAL LENGTHS PER ARCHITECTURAL DRAWINGS AND FIELD CONDITIONS.
3. LAMP WATTAGE ONLY (BALLAST / TRANSFORMER / POWER SUPPLY DRAW NOT INCLUDED)
4. RECEPTACLES BY OTHERS.
5. ADDITIONAL SURGE PROTECTION IS RECOMMENDED FOR ALL NEW YORK SITES.

COORDINATION NOTES:

1. REMOTE EQUIPMENT REQUIREMENTS (POWER SUPPLIES, TRANSFORMERS, DRIVERS) ARE INDICATED ON CONTROL INTENT DRAWING. LOCATIONS OF THIS EQUIPMENT TO BE:
   A. COORDINATED BY CONTRACTOR AND APPROVED BY ARCHITECT;
   B. ACCESSIBLE FOR MAINTENANCE;
   C. WITHIN FIXTURE MANUFACTURER'S RECOMMENDED DISTANCE;
   D. VENTILATED PER FIXTURE MANUFACTURER'S RECOMMENDATIONS;
   E. PROTECTED FROM WATER, OR RATED FOR ENVIRONMENT IF EXPOSED

CONTROL INTENT NOTES (FOR APARTMENT UNITS):

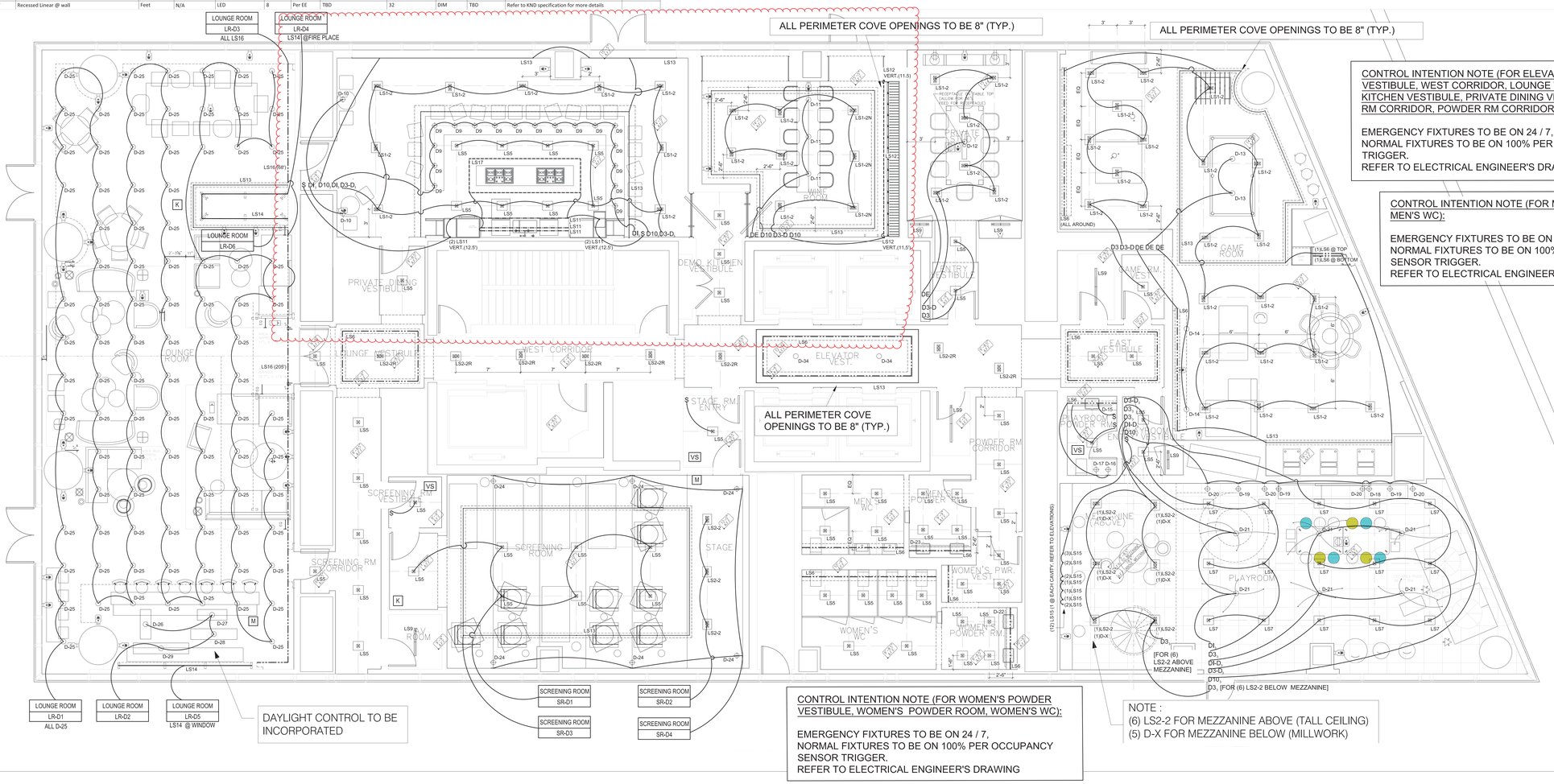
1. WALL BOX DIMMER / SWITCH / SENSOR SYMBOL DO NOT REPRESENT QTY. OF EQUIPMENT.
2. EXACT LOCATION OF ALL WALL BOX DIMMERS AND SWITCHES TO BE PER ARCHITECT.

LEGEND FOR WALL BOX DIMMERS AND SWITCHES - 5TH AND 6TH FLOOR ONLY

TYPE	DESCRIPTION	DIMMING PROTOCOL	NOTE	LUTRON MAESTRO CAT. #
D3	3 WIRE WALL BOX DIMMER	3 WIRE	SINGLE	MRF2 - F4AN
D3-D	3 WIRE WALL BOX DIMMER WITH DAYLIGHT SENSOR CONTROL	3 WIRE	SINGLE	MRF2 - F4AN
$D3_3$	3 WIRE WALL BOX DIMMER	3 WIRE	3 WAY	MRF2 - F4AN
$D3\text{-}D_3$	3 WIRE WALL BOX DIMMER WITH DAYLIGHT SENSOR CONTROL	3 WIRE	3 WAY	MRF2 - F4AN
DE	ELV WALL BOX DIMMER	ELV	SINGLE	MRF2 - 6ELV - 120
DE-D	ELV WALL BOX DIMMER WITH DAYLIGHT SENSOR CONTROL	ELV	SINGLE	MRF2 - 6ELV - 120
DE_3	ELV WALL BOX DIMMER	ELV	3 WAY	MRF2 - 6ELV - 120
D10	0-10V WALL BOX DIMMER	0-10V	SINGLE	MRF2-F6AN & GRX-TVI INTERFACE
D10-D	0-10V WALL BOX DIMMER WITH DAYLIGHT SENSOR CONTROL	0-10V	SINGLE	MRF2-F6AN & GRX-TVI INTERFACE
$D10_3$	0-10V WALL BOX DIMMER	0-10V	3 WAY	MRF2-F6AN & GRX-TVI INTERFACE
$D10\text{-}D_3$	0-10V WALL BOX DIMMER WITH DAYLIGHT SENSOR CONTROL	0-10V	3 WAY	MRF2-F6AN & GRX-TVI INTERFACE
DI	INC / HAL / RETROFIT LED WAL BOX DIMMER	INC	SINGLE	MRF2 - 6CL
DI-D	INC / HAL / RETROFIT LED WAL BOX DIMMER WITH DAYLIGHT SENSOR CONTROL	INC	SINGLE	MRF2 - 6CL
DI_3	INC / HAL / RETROFIT LED WAL BOX DIMMER	INC	3 WAY	MRF2 - 6CL
$DI\text{-}D_3$	INC / HAL / RETROFIT LED WAL BOX DIMMER WITH DAYLIGHT SENSOR CONTROL	INC	3 WAY	MRF2 - 6CL
S	WALL BOX SWITCH	N/A	SINGLE	TBD
VS	VACANCY SENSOR	N/A	N/A	TBD

	LIGHTING CONTROL LEGEND
TYPE	DESCRIPTION
M	MASTER CONTROL TOUCH KEYPAD (LOCATION TBD)
K	4 SCENE PRESET KEYPAD (LOCATION TBD)
D#	CONTROL ZONE (DIM)
S#	CONTROL ZONE (NON-DIM)

NAME OF LOCATION
LOCATION
X - D #
FIRST INITIAL OF LOCATION
ZONE #
CONTROL ZONE:
D:DIM
S:NON-DIM



5TH FLOOR
1/4" = 1'-0"

Clara Gomez
Buildings Commissioner
APPROVED
Under Directive 3 of 1975
Date: 05/19/2015
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
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No:	Date:	Revision:
03	12/08/16	80% CONSTRUCTION DOCUMENT
02	08/22/16	50% CONSTRUCTION DOCUMENT
01	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:
WILLOUGHBY ST.
GOLD STREET
FLATBUSH AVE.

PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
5th Floor Lighting Layout & Control Intent Diagram

SEAL & SIGNATURE:

SCALE:	1/4" = 1'-0"
PROJECT NO:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING NO:	LSK-112
CADFILE:	
DATE:	07 –

LS: 5th & 6th FLOORS LIGHTING FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
LS1-2	Recessed (2) head adjustable down light (14W, 28°)	Each	2	LED	14	Per EE	Integral LED driver	28	DIM	3 wire		
LS1-2N	Recessed (2) head adjustable down light (14W, 16°)	Each	2	LED	14	Per EE	Integral LED driver	28	DIM	3 wire		
LS1-3	Recessed (3) head adjustable down light (14W, 28°)	Each	3	LED	14	Per EE	Integral LED driver	42	DIM	0-10V		
LS2-2	Recessed (2) head adjustable down light (9W, 28°)	Each	2	LED	9	Per EE	Integral LED driver	18	DIM	3 wire		
LS2-2R	Resseced (2) head adjustable down light (6W, 28°)	Each	2	LED	6	Per EE	Integral LED driver	12	NON DIM	N/A		
LS3	NOT USED											
LS4	Linear lensed LED	Feet	N/A	LED	6	Per EE	Integral LED driver	6	NON DIM	N/A		
LS5	Recessed (1) head adjustable down light (9W)	Each	1	LED	9	Per EE	Integral LED driver	9	DIM	TBD	3 WIRE DIMMING @ SCREENING ROOM	
LS6	Surface mounted LED linear perimeter cove	Feet	N/A	LED	5	Per EE	Remote LED driver	5	DIM	ELV		
LS7	Resseced (1) head adjustable down light (28W)	Each	1	LED	28	Per EE	Integral LED driver	28	DIM	3 wire		
LS8	Pendant mounted UP/DOWN LED (or FL) Fixture	Each	1	LED or FL	16	Per EE	Integral LED driver	16	DIM	3 wire		
LS9	Surface mounted Lensed FL Fixture with built in O.S	Feet	N/A	T5FL	8	Per EE	Integral LED driver	8	NON DIM	N/A		
LS10	Linear LED wet location	Feet	N/A	LED	3	Per EE	Remote LED driver	3	NON DIM	N/A		
LS11	Linear LED lensed under cabinet, backlit shelve light	Feet	N/A	LED	3	Per EE	Remote LED driver	3	DIM	0-10V	NON DIM @ UNDERCABINET, DIM @ BACKLIT SHELVE	
LS12	Linear LED @ Wine cooler	Feet	N/A	LED	3	Per EE	Remote LED driver	3	DIM	0-10V		
LS13	Surface mounted Linear LED cove (High Lumen)	Feet	N/A	LED	5	Per EE	Remote LED driver	5	DIM	0-10V		
LS14	Grazer behind glass wall	Each	N/A	LED	15	Per EE	Remote LED driver	15	DIM	TBD		
LS15	LED puck lights	Each	N/A	LED	4	Per EE	Remote LED driver	4	NON DIM	N/A		
LS16	Linear LED	Feet	N/A	LED	3	Per EE	Remote LED driver	3	DIM	ELV		
LS17	Linear LED Lensed	Feet	N/A	LED	2	Per EE	Remote LED driver	2	DIM	0-10V		

D: 5th & 6th FLOORS DECORATIVE FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
D-2	Decorative Pendant	Each	1	TBD	20	Per EE	TBD	20	DIM	TBD	Refer to KND specification for more details	
D-9	Decorative Pendant	Each	1	LED	100	Per EE	TBD	100	DIM	TBD	Refer to KND specification for more details	
D-10	Decorative Pendant	Each	1	INC	40	Per EE	TBD	40	DIM	TBD	Refer to KND specification for more details	
D-11	Decorative Pendant	Each	1	INC	40	Per EE	TBD	40	DIM	TBD	Refer to KND specification for more details	
D-12	Decorative Pendant	Each	1	LED	300	Per EE	TBD	300	DIM	TBD	Refer to KND specification for more details	
D-13	Decorative Pendant	Each	1	LED	100	Per EE	TBD	100	DIM	TBD	Refer to KND specification for more details	
D-14	Decorative Pendant	Each	1	LED	10	Per EE	TBD	10	DIM	TBD	Refer to KND specification for more details	
D-15	Decorative Pendant	Each	1	LED	30	Per EE	TBD	30	NON DIM	N/A	Refer to KND specification for more details	
D-16	Decorative Sconce	Each	1	TBD	20	Per EE	TBD	20	NON DIM	N/A	Refer to KND specification for more details	
D-17	Decorative Sconce	Each	1	TBD	20	Per EE	TBD	20	NON DIM	N/A	Refer to KND specification for more details	
D-18	Decorative Sconce	Each	1	LED	30	Per EE	TBD	30	DIM	TBD	Refer to KND specification for more details	
D-19	Decorative Sconce	Each	1	LED	30	Per EE	TBD	30	DIM	TBD	Refer to KND specification for more details	
D-20	Decorative Sconce	Each	1	LED	30	Per EE	TBD	30	DIM	TBD	Refer to KND specification for more details	
D-21	Decorative Pendant (5 shades)	Each	5	LED	(5) 20	Per EE	TBD	100	DIM	TBD	Refer to KND specification for more details	
D-22	Decorative Pendant at Women's Powder Room)	Each	1	LED	60	Per EE	TBD	60	NON DIM	N/A	Refer to KND specification for more details	
D-23	Decorative Pendant at Men's Powder Room)	Each	1	LED	60	Per EE	TBD	60	NON DIM	N/A	Refer to KND specification for more details	
D-24	Decorative Sconce	Each	1	LED	(2)4.5	Per EE	TBD	9	DIM	TBD	Refer to KND specification for more details	
D-25	Decorative Pedant	Each	1	LED	2	Per EE	TBD	2	DIM	TBD	Refer to KND specification for more details	
D-26	Decorative Pedant	Each	1	LED	32	Per EE	TBD	32	DIM	TBD	Refer to KND specification for more details	
D-27	Decorative Pedant	Each	1	LED	40	Per EE	TBD	40	DIM	TBD	Refer to KND specification for more details	
D-28	Decorative Pedant	Each	1	LED	64	Per EE	TBD	64	DIM	TBD	Refer to KND specification for more details	
D-29	Decorative Pedant	Each	1	LED	72	Per EE	TBD	72	DIM	TBD	Refer to KND specification for more details	
D-30	Decorative Pedant	Each	1	LED	40	Per EE	TBD	40	DIM	TBD	Refer to KND specification for more details	
D-31	Decorative fixture on track	Each	1	LED	17	Per EE	TBD	17	DIM	0-10V	Refer to KND specification for more details	
D-32	Recessed ceiling fixture	Each	1	LED	121	Per EE	TBD	121	DIM	TBD	Refer to KND specification for more details	
D-33	PendAnt Lights	Each	1	T5 FL	20	Per EE	TBD	20	DIM	TBD	Refer to KND specification for more details	
D-34	Ceiling fixture	Each	1	LED	40	Per EE	TBD	40	DIM	TBD	Refer to KND specification for more details	
D-36	Decorative Pendant	Each	1	HAL	120	Per EE	TBD	120	DIM	TBD	Refer to KND specification for more details	
D-37	Recessed Linear @ wall	Feet	N/A	LED	8	Per EE	TBD	32	DIM	TBD	Refer to KND specification for more details	

NOTES:

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4. RECEPTACLES BY OTHERS.
5. ADDITIONAL SURGE PROTECTION IS RECOMMENDED FOR ALL NEW YORK SITES.

COORDINATION NOTES:

1. REMOTE EQUIPMENT REQUIREMENTS (POWER SUPPLIES, TRANSFORMERS, DRIVERS) ARE INDICATED ON CONTROL INTENT DRAWING. LOCATIONS OF THIS EQUIPMENT TO BE:
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   C. WITHIN FIXTURE MANUFACTURER'S RECOMMENDED DISTANCE;
   D. VENTILATED PER FIXTURE MANUFACTURER'S RECOMMENDATIONS;
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CONTROL INTENT NOTES (FOR APARTMENT UNITS):

1. WALL BOX DIMMER / SWITCH / SENSOR SYMBOL DO NOT REPRESENT QTY. OF EQUIPMENT.
2. EXACT LOCATION OF ALL WALL BOX DIMMERS AND SWITCHES TO BE PER ARCHITECT.

LEGEND FOR WALL BOX DIMMERS AND SWITCHES - 5TH AND 6TH FLOOR ONLY

TYPE	DESCRIPTION	DIMMING PROTOCOL	NOTE	LUTRON MAESTRO CAT. #
D3	3 WIRE WALL BOX DIMMER	3 WIRE	SINGLE	MRF2 - F4AN
D3-D	3 WIRE WALL BOX DIMMER WITH DAYLIGHT SENSOR CONTROL	3 WIRE	SINGLE	MRF2 - F4AN
$D3_1$	3 WIRE WALL BOX DIMMER	3 WIRE	3 WAY	MRF2 - F4AN
$D3\text{-}D_1$	3 WIRE WALL BOX DIMMER WITH DAYLIGHT SENSOR CONTROL	3 WIRE	3 WAY	MRF2 - F4AN
DE	ELV WALL BOX DIMMER	ELV	SINGLE	MRF2 - 8ELV - 120
DE-D	ELV WALL BOX DIMMER WITH DAYLIGHT SENSOR CONTROL	ELV	SINGLE	MRF2 - 8ELV - 120
DE_1	ELV WALL BOX DIMMER	ELV	3 WAY	MRF2 - 8ELV - 120
D10	0-10V WALL BOX DIMMER	0-10V	SINGLE	MRF2-F4AN & GRX-TVI INTERFACE
D10-D	0-10V WALL BOX DIMMER WITH DAYLIGHT SENSOR CONTROL	0-10V	SINGLE	MRF2-F4AN & GRX-TVI INTERFACE
$D10_1$	0-10V WALL BOX DIMMER	0-10V	3 WAY	MRF2-F4AN & GRX-TVI INTERFACE
$D10\text{-}D_1$	0-10V WALL BOX DIMMER WITH DAYLIGHT SENSOR CONTROL	0-10V	3 WAY	MRF2-F4AN & GRX-TVI INTERFACE
DI	INC / HAL / RETROFIT LED WAL BOX DIMMER	INC	SINGLE	MRF2 - 6CL
DI-D	INC / HAL / RETROFIT LED WALL BOX DIMMER WITH DAYLIGHT SENSOR CONTROL	INC	SINGLE	MRF2 - 6CL
DI_1	INC / HAL / RETROFIT LED WAL BOX DIMMER	INC	3 WAY	MRF2 - 6CL
$DI\text{-}D_1$	INC / HAL / RETROFIT LED WALL BOX DIMMER WITH DAYLIGHT SENSOR CONTROL	INC	3 WAY	MRF2 - 6CL
S	WALL BOX SWITCH	N/A	SINGLE	TBD
VS	VACANCY SENSOR	N/A	N/A	TBD

	LIGHTING CONTROL LEGEND
TYPE	DESCRIPTION
M	MASTER CONTROL TOUCH KEYPAD (LOCATION TBD)
K	4 SCENE PRESET KEYPAD (LOCATION TBD)
D#	CONTROL ZONE (DIM)
S#	CONTROL ZONE (NON-DIM)

NAME OF LOCATION
LOCATION
3 - D 4
FIRST INITIAL OF LOCATION
ZONE #
CONTROL ZONE: D-DIM S-NON-DIM

ALL PERIMETER COVE OPENINGS TO BE 8" (TYP.)

CONTROL INTENTION NOTE (FOR ELEVATOR VEST.,WEST CORRIDOR, WEST VESTIBULE, EAST HALL, SOUTH HALL, PILATES STUDIO ENTRANCE VEST.):

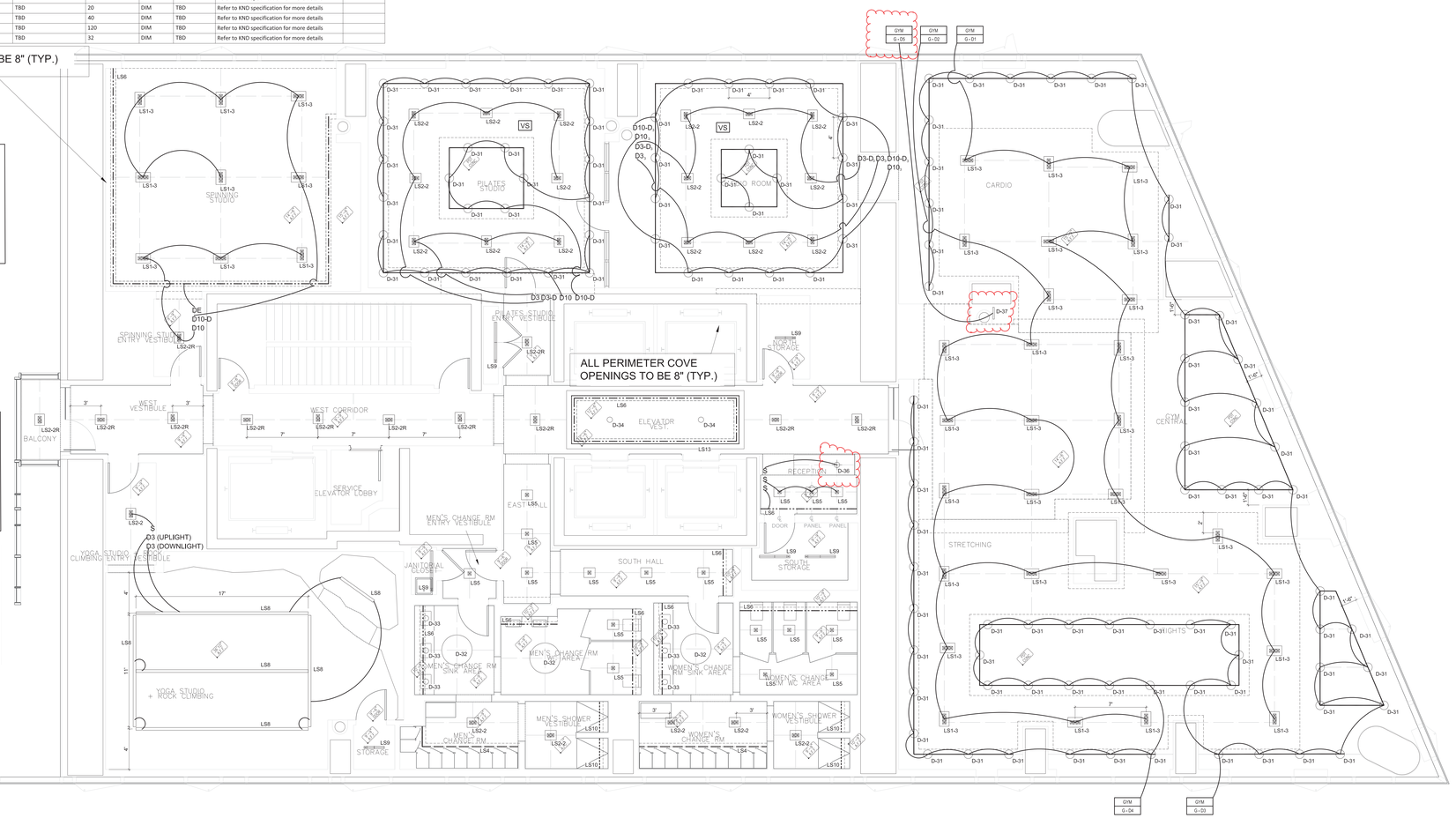
EMERGENCY FIXTURES TO BE ON 24 / 7,
NORMAL FIXTURES TO BE ON 100% PER OCCUPANCY SENSOR TRIGGER,
REFER TO ELECTRICAL ENGINEER'S DRAWING

CONTROL INTENTION NOTE (FOR MEN'S CHANGE ROOM ENTRY VESTIBULE, SINK AREA, WC AREA, CHANGE ROOM AND MEN'S SHOWER VESTIBULE):

EMERGENCY FIXTURES TO BE ON 24 / 7,
NORMAL FIXTURES TO BE ON 100% PER OCCUPANCY SENSOR TRIGGER.
REFER TO ELECTRICAL ENGINEER'S DRAWING

CONTROL INTENTION NOTE (FOR WOMEN'S CHANGE ROOM ENTRY VESTIBULE, SINK AREA, WC AREA, CHANGE ROOM AND WOMEN'S SHOWER VESTIBULE):

EMERGENCY FIXTURES TO BE ON 24 / 7,
NORMAL FIXTURES TO BE ON 100% PER OCCUPANCY SENSOR TRIGGER.
REFER TO ELECTRICAL ENGINEER'S DRAWING



6TH FLOOR
1/4" = 1' 0"

ClaraGomez
APPROVED
Under Directive 7 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:
CITY POINT PHASE 3

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No:	Date:	Revision:
03	12/08/16	80% CONSTRUCTION DOCUMENT
02	08/22/16	50% CONSTRUCTION DOCUMENT
01	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:
WILLOUGHBY ST.
GOLD STREET
FLATBUSH AVE.

PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
6th Floor Lighting Layout & Control Intent Diagram

SEAL & SIGNATURE:

PROJECT NO:	2014-34
DRAWING:	LSK-113
SCALE:	1/4" = 1'-0"

DEPT OF BLDGS 421370980 Job Number
E90503385X1 Scan Code

LE: EXTERIOR PODIUM, CANOPY AND FAÇADE LIGHTING FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type	Notes	Rev. Date
			Qty per Unit	Type	Watts	Volts	Type					
LE1	Recessed fixed square aperture downlight with trim (exterior rated)	Each	N/A	LED	9	per E.E	Remote LED Driver	9	NON -DIM	N/A		
LE2	Surface mounted cylinder downlight (exterior rated)	Each	N/A	LED	10	per E.E	Remote LED Driver	10	NON -DIM	N/A		
LE3	Surface mounted linear light (exterior rated)	Feet	N/A	LED	2	per E.E	Remote LED Driver	2	DIM	0-10V		
LE4	Surface mounted 4" long grazer (exterior rated)	4"long	N/A	LED	5	per E.E	Remote LED Driver	5	DIM	0-10V		
LE5	Surface mounted linear grazer	Feet	N/A	LED	6	per E.E	Remote LED Driver	6	DIM	0-10V		

NOTES:

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4. RECEPTACLES BY OTHERS.
5. ADDITIONAL SURGE PROTECTION IS RECOMMENDED FOR ALL NEW YORK SITES.

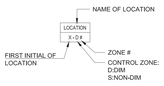
COORDINATION NOTES:

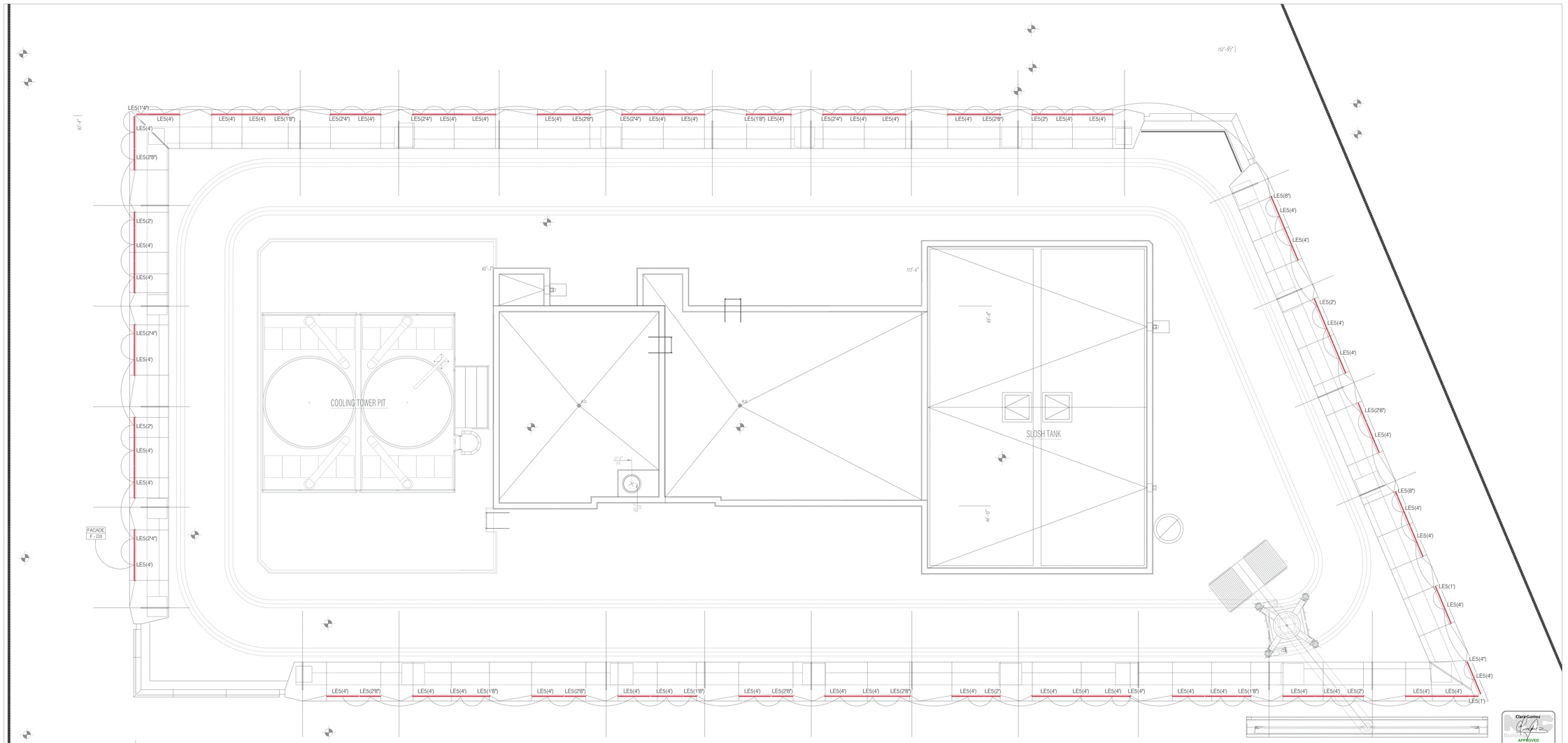
1. REMOTE EQUIPMENT REQUIREMENTS (POWER SUPPLIES, TRANSFORMERS, DRIVERS) ARE INDICATED ON CONTROL INTENT DRAWING. LOCATIONS OF THIS EQUIPMENT TO BE:
   A. COORDINATED BY CONTRACTOR AND APPROVED BY ARCHITECT;
   B. ACCESSIBLE FOR MAINTENANCE;
   C. WITHIN FIXTURE MANUFACTURER'S RECOMMENDED DISTANCE;
   D. VENTILATED PER FIXTURE MANUFACTURER'S RECOMMENDATIONS;
   E. PROTECTED FROM WATER, OR RATED FOR ENVIRONMENT IF EXPOSED

CONTROL INTENT NOTES:

1. ALL FIXTURES TO BE CONTROLLED BY TIME CLOCK & PHOTOCELL
2. EXACT LOCATION OF ALL CONTROL STATIONS TO BE PER ARCHITECT.

	LIGHTING CONTROL LEGEND
TYPE	DESCRIPTION
M	MASTER CONTROL TOUCH KEYPAD (LOCATION TBD)
K	4 SCENE PRESET KEYPAD (LOCATION TBD)
D#	CONTROL ZONE (DIM)
S#	CONTROL ZONE (NON-DIM)





Clara Gomez
Buildings
APPROVED
Under Directive 1 of 1975
Date: 03/13/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY 10022

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03	11/10/16	80% CONSTRUCTION DOCUMENT
02	08/22/16	50% CONSTRUCTION DOCUMENT
01	05/20/16	100% DESIGN DEVELOPMENT
No.:	Done:	Revision:

NORTH ARROW

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
Crown Facade Lighting Layout & Control Intent Diagram

SEAL & SIGNATURE:

DATE:	–
PROJECT No:	2014-34
DRAWN BY:	
CHECKED BY:	
DRAWING No:	LSK-114
CADD FILE :	CF –

DEPT OF BLDGS 321370580 Job Number
B0000-220535 Scan Code

LT: ROOF TOP AMENITY LIGHTING FIXTURE SCHEDULE

Type	Description	Units	Lamps			Ballast / Transformer		Total system watts per unit	Control type	Dim Type
			Qty per Unit	Type	Watts	Volts	Type			
LT1	Recessed downlight (exterior rated)	Each	N/A	LED	22	Per EE	Remote LED driver	22	DIM (TBD)	TBD
LT2	Recessed square aperture adjustable downlight with trim (exterior rated)	Each	N/A	LED	25	Per EE	Remote LED driver	25	DIM (TBD)	TBD
LT3	Surface mounted linear plant light	Feet	N/A	LED	2	Per EE	Remote LED driver	2	DIM (TBD)	0-10V
LT4	Stake mounted tree up light	Each	N/A	LED	7	Per EE	Remote transformer	7	DIM (TBD)	MLV
LT5	Inground uplight	Each	N/A	LED	2	Per EE	Remote LED driver	2	DIM (TBD)	TBD
LT6	Semi recessed or surface mounted wall sconce	Each	N/A	LED	9	Per EE	Integral driver	9	DIM (TBD)	TBD
LT7a	Surface mounted flood light (20°)	Each	N/A	LED	50	Per EE	Integral driver	50	DIM	ELV
LT7b	Surface mounted flood light (6°)	Each	N/A	LED	50	Per EE	Integral driver	50	DIM	ELV

NOTES:

1. THIS DRAWING FOR LIGHTING INFORMATION ONLY. NOT FOR CONSTRUCTION.
2. FIXTURE LENGTHS ARE ESTIMATED AND SHOWN FOR REFERENCE ONLY - ACTUAL LENGTHS PER ARCHITECTURAL DRAWINGS AND FIELD CONDITIONS.
3. LAMP WATTAGE ONLY (BALLAST / TRANSFORMER / POWER SUPPLY DRAW NOT INCLUDED)
4. RECEPTACLES BY OTHERS.
5. ADDITIONAL SURGE PROTECTION IS RECOMMENDED FOR ALL NEW YORK SITES.

COORDINATION NOTES:

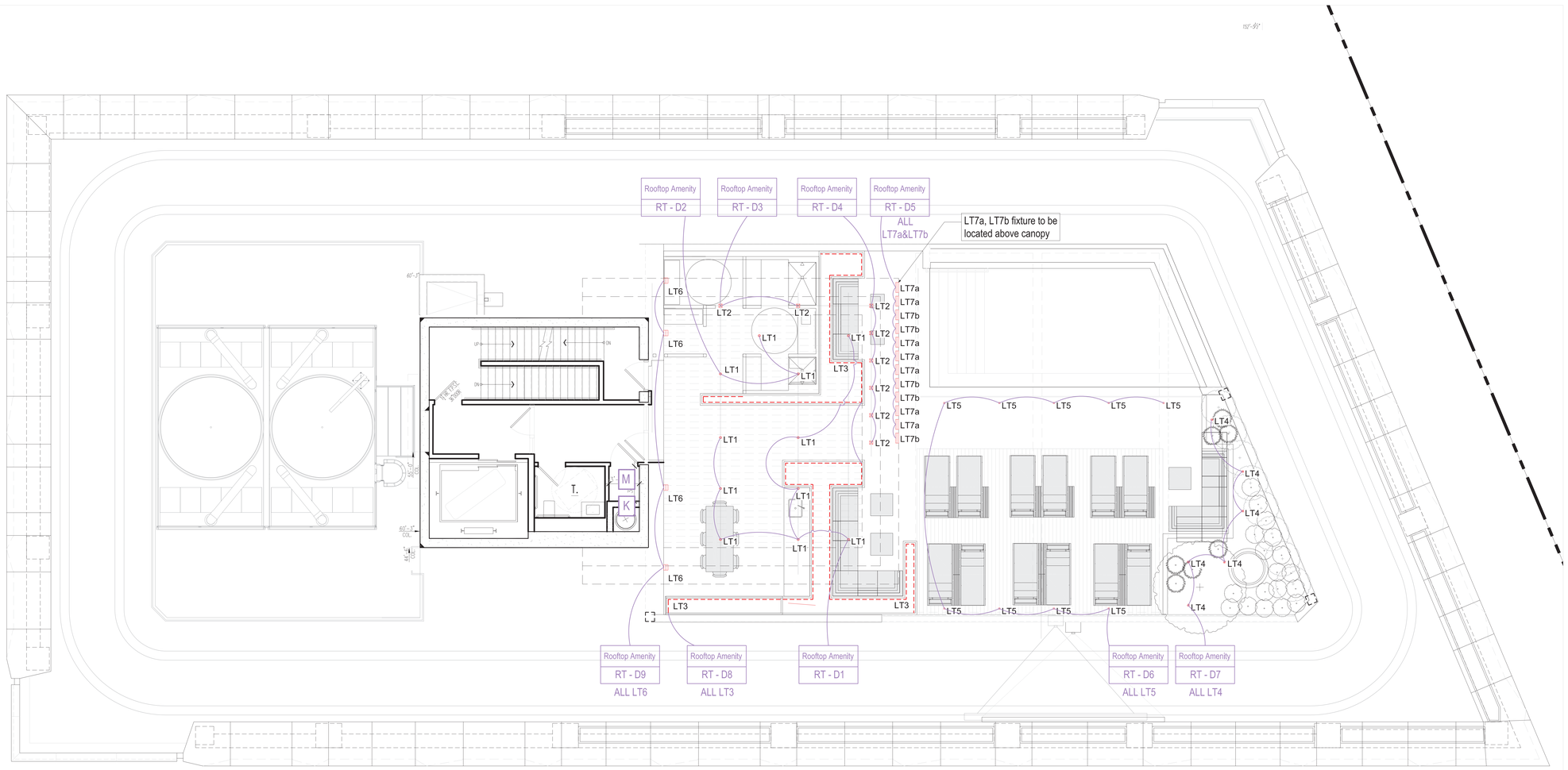
1. REMOTE EQUIPMENT REQUIREMENTS (POWER SUPPLIES, TRANSFORMERS, DRIVERS) ARE INDICATED ON CONTROL INTENT DRAWING. LOCATIONS OF THIS EQUIPMENT TO BE:
   A. COORDINATED BY CONTRACTOR AND APPROVED BY ARCHITECT;
   B. ACCESSIBLE FOR MAINTENANCE;
   C. WITHIN FIXTURE MANUFACTURER'S RECOMMENDED DISTANCE;
   D. VENTILATED PER FIXTURE MANUFACTURER'S RECOMMENDATIONS;
   E. PROTECTED FROM WATER, OR RATED FOR ENVIRONMENT IF EXPOSED

CONTROL INTENT NOTES:

1. ALL FIXTURES TO BE CONTROLLED BY TIME CLOCK & PHOTOCELL
2. EXACT LOCATION OF ALL CONTROL STATIONS TO BE PER ARCHITECT.

LIGHTING CONTROL LEGEND (FOR MULTI-SCENE CONTROL)	
TYPE	DESCRIPTION
M	MASTER CONTROL TOUCH KEYPAD (LOCATION TBD)
K	4 SCENE PRESET KEYPAD (LOCATION TBD)
D#	CONTROL ZONE (DIM)
S#	CONTROL ZONE (NON-DIM)

NAME OF LOCATION
LOCATION
X = D #
FIRST INITIAL OF LOCATION
ZONE #
CONTROL ZONE:
D:DIM
S:NON-DIM



ClearComm
Digitally signed by ClearComm
APPROVED
Under Directive 14 of 1975
Date: 03/23/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

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No:	Date:	Revision:
03	12/08/16	80% CONSTRUCTION DOCUMENT
02	08/22/16	50% CONSTRUCTION DOCUMENT
01	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:
WILLOUGHBY ST.
GOLD STREET
FLATBUSH AVE.

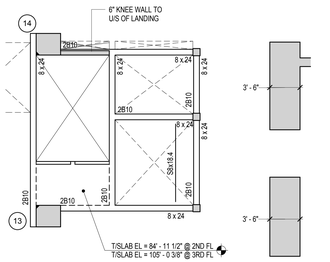
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
Rooftop Amenity Lighting Layout & Control Intent Diagram

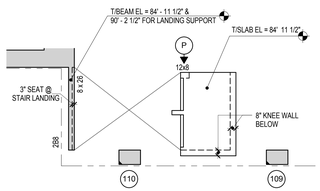
SEAL & SIGNATURE:

DOB #: 321370580
PROJECT NO: 2014-34
CATEGORY:
DATE:
DRAWING No: LSK-115
CAD FILE:
OF --

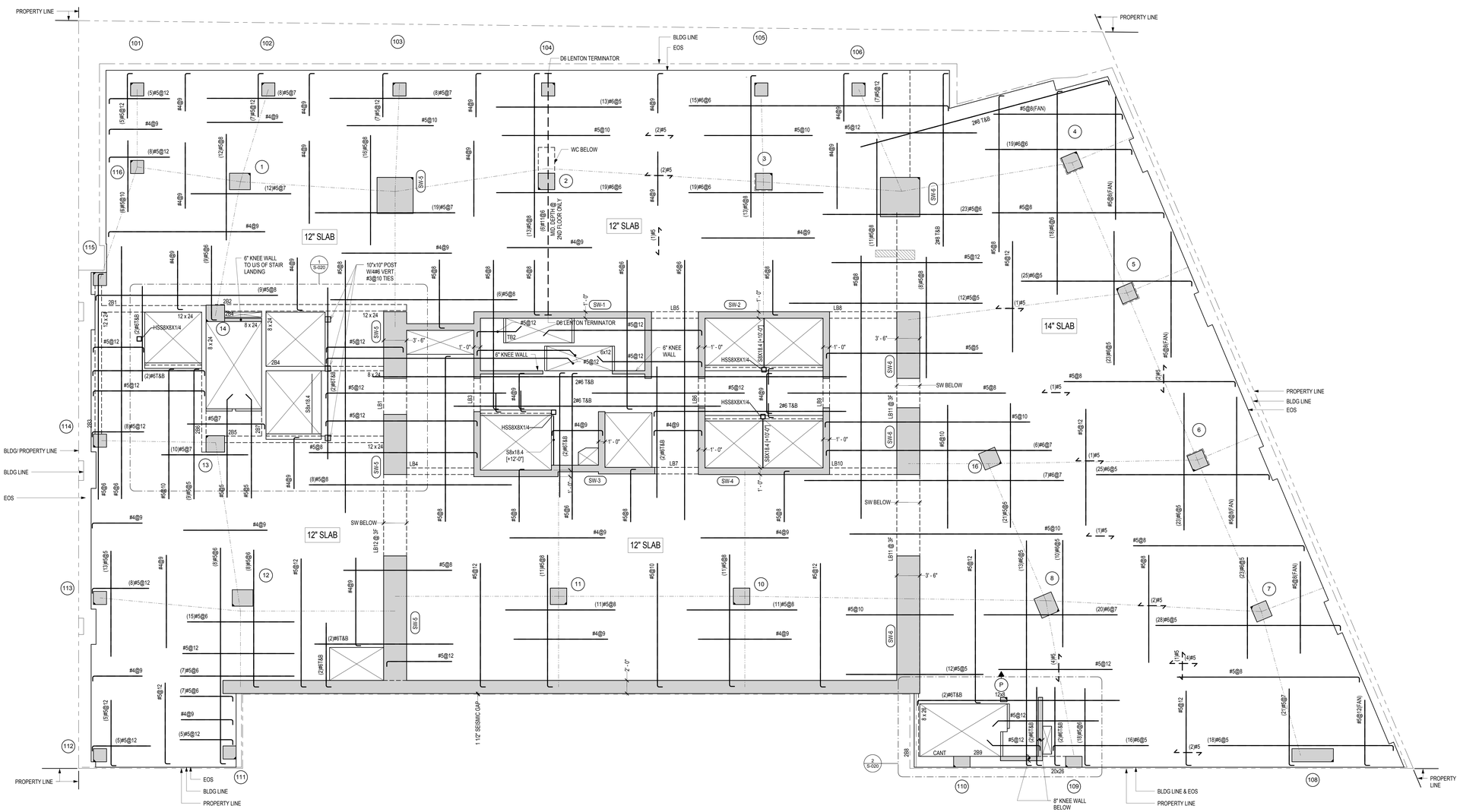
DEPT OF BLDGS 321970980 Job Number
B000900781 Scan Code



1 S-020 INTERMEDIATE STAIR E LANDING PART PLAN
SCALE: 3/16" = 1'-0"



2 S-020 INTERMEDIATE STAIR F LANDING PART PLAN
SCALE: 3/16" = 1'-0"



2ND - 3RD FLOOR FRAMING PLAN
SCALE: 3/16" = 1'-0"

NOTES:
1. FOR BALANCE OF NOTES SEE SHEET S-003

FLOOR TYPE	STRENGTH	TYPICAL REINF	COMMENTS
12" SLAB	f'c= 8600 psi	#5@12 BOT REINF E.W.	-
14" SLAB		#5@12 BOT REINF E.W.	

FLOOR	T/SLAB ELEVATION, UNO
LEVEL 2	74' - 5 1/2"
INTERMEDIATE LANDING BETWEEN 2ND & 3RD FLOOR	84' - 5 1/2"

CONCRETE BEAM SCHEDULE

MARK	SIZE (WXD)	REINFORCING			STIRRUPS			REMARKS
		CONTINUOUS BOTTOM	CONTINUOUS TOP	ADDITIONAL TOP	SIZE	TYPE	SPACING (in)	
2B1	12x24	2-#8	2-#6	-	#4	Type 2	8	
2B2	12x24	2-#8	2-#6	4-#8 At Col 14 (2nd Layer)	#4	Type 2	8	
2B3	12x24	2-#11	2-#8	-	#4	Type 2	10	
2B4	8x24	2-#7	2-#5	-	#3	Type 2	10	
2B5	12x24	3-#11	2-#8	3-#8 At Both Ends (2nd Layer)	#4	Type 2	6	
2B6	8x24	2-#8	2-#6	1-#6 At Col 13 (2nd Layer)	#3	Type 2	10	
2B7	8x24	2-#11	2-#8	-	#4	Type 2	10	Extend top bars 3'-6" inside the slab
2B8	8x26	2-#9	2-#9	-	#3	Type 2	10	
2B9	20x26	2-#10	2-#9	3-#11 At Col 110	#4	Type 2	10	Extend top bars to end Cantilever & provide 90° hook.
2B10	8x24	2-#7	2-#5	-	#3	Type 2	10	
2B11	8x24	2-#8	2-#7	-	#3	Type 2	10	

PROJECT:
CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
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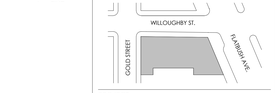
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	02-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

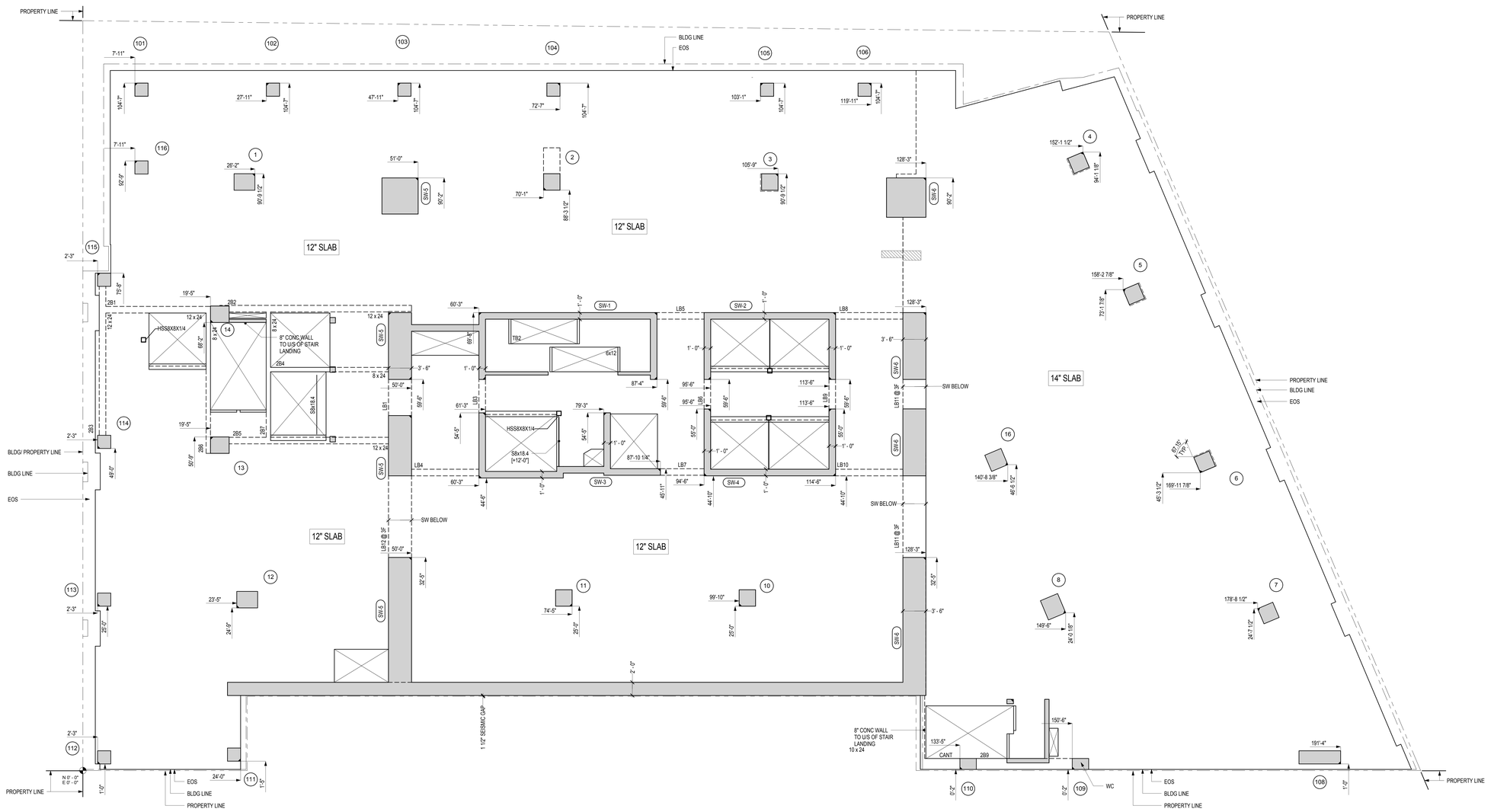
DRAWING TITLE:
2ND - 3RD FLOOR FRAMING PLANS

SEAL & SIGNATURE:
STATE OF NEW YORK 025545 LICENSED PROFESSIONAL ENGINEER

ClaraGomez
APPROVED
Under Directive 14 of 1975
Date: 03/03/2017
NYC Development Hub

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	JPM
CHECKED BY:	RS
DRAWING No:	S-020.00
CADD FILE :	

DEPT OF BLDGS 321970980 Job Number
B000468001 Scan Code



2ND - 3RD FLOOR GENERAL ARRANGEMENT PLANS

SCALE: 3/16" = 1'-0"

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

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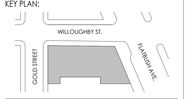
No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

2ND - 3RD FLOOR GENERAL ARRANGEMENT PLANS

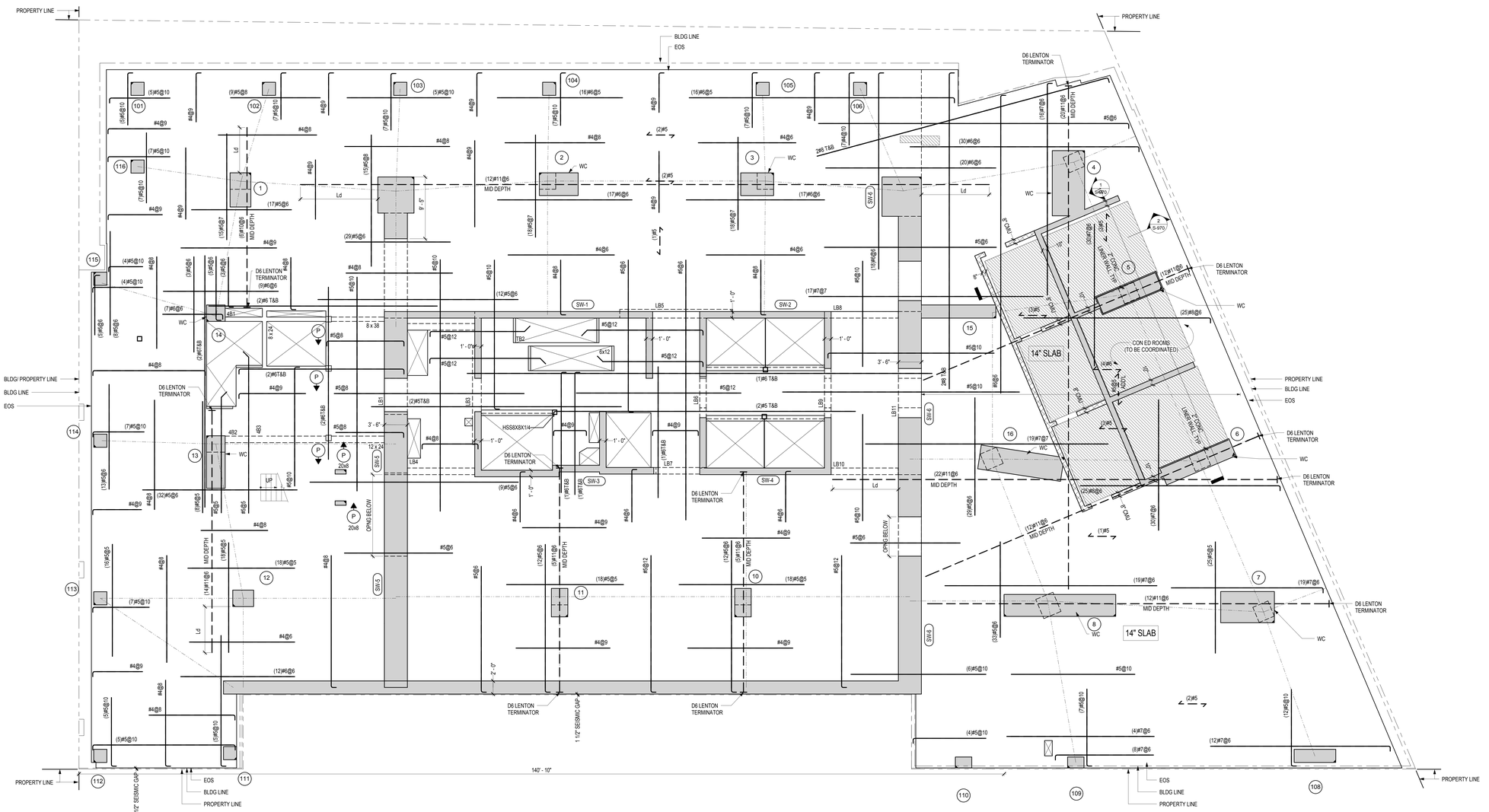
ClaraGomez
Director
APPROVED
Under Directive 4 of 1975
Date: 09/29/2017
NYC Development Hub

SEAL & SIGNATURE:

STATE OF NEW YORK 025143 LICENSED PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT No:	14137.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-021.00
CADD FILE :	

DEPT OF BLDGS 421370780 Job Number
B00596995S3 Scan Code



4TH FLOOR FRAMING PLAN

SCALE: 3/16" = 1'-0"

NOTES:
1. FOR BALANCE OF NOTES SEE SHEET S-003

FLOOR TYPE	STRENGTH	TYPICAL REINF	COMMENTS
12" SLAB	f'c= 8600 psi	#5@10 BOT REINF E.W.	-
14" SLAB		#5@10 T&B REINF E.W.	

FLOOR	T/SLAB ELEVATION, UNO
LEVEL 4	113' - 11 1/2"

POST LEGEND

(P) INDICATES 20x8 CONC POST REINF W (4)#7 VERT & #3@6 TIES

(P1) INDICATES HSS 8x8x1/4

1 2 3 4 INDICATES SEQUENCE OF PLACING BARS

CONCRETE BEAM SCHEDULE

MARK	SIZE (WXD)	REINFORCING: CONTINUOUS BOTTOM	REINFORCING: CONTINUOUS TOP	REINFORCING: ADDITIONAL TOP	STIRRUPS: SIZE	STIRRUPS: TYPE	STIRRUPS: SPACING (in)	REMARKS
4B1	8x38	2-#9	2-#7	-	#3	Type 2	12	
4B2	12x24	2-#9	2-#7	-	#3	Type 2	10	
4B3	8x24	2-#8	2-#6	-	#3	Type 2	10	

ClaraGomez
DIGITALLY SIGNED
APPROVED
Under Directive 1 of 1975
Date: 03/03/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

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GEOTECHNICAL ENGINEER:
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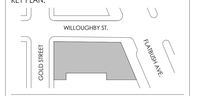
Langan Engineering, Environmental Surveying and Landscape Architecture, D.P.C.
300 KIMBALL DRIVE, 4TH FLOOR
PARSIPPANY, NJ 07054-2172
TEL.: (973) 560-4900
FAX.: (973) 560-4901

No.:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	06-24-16	CONED SUBMISSION
	05-02-16	100% DESIGN DEVELOPMENT
	02-23-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:


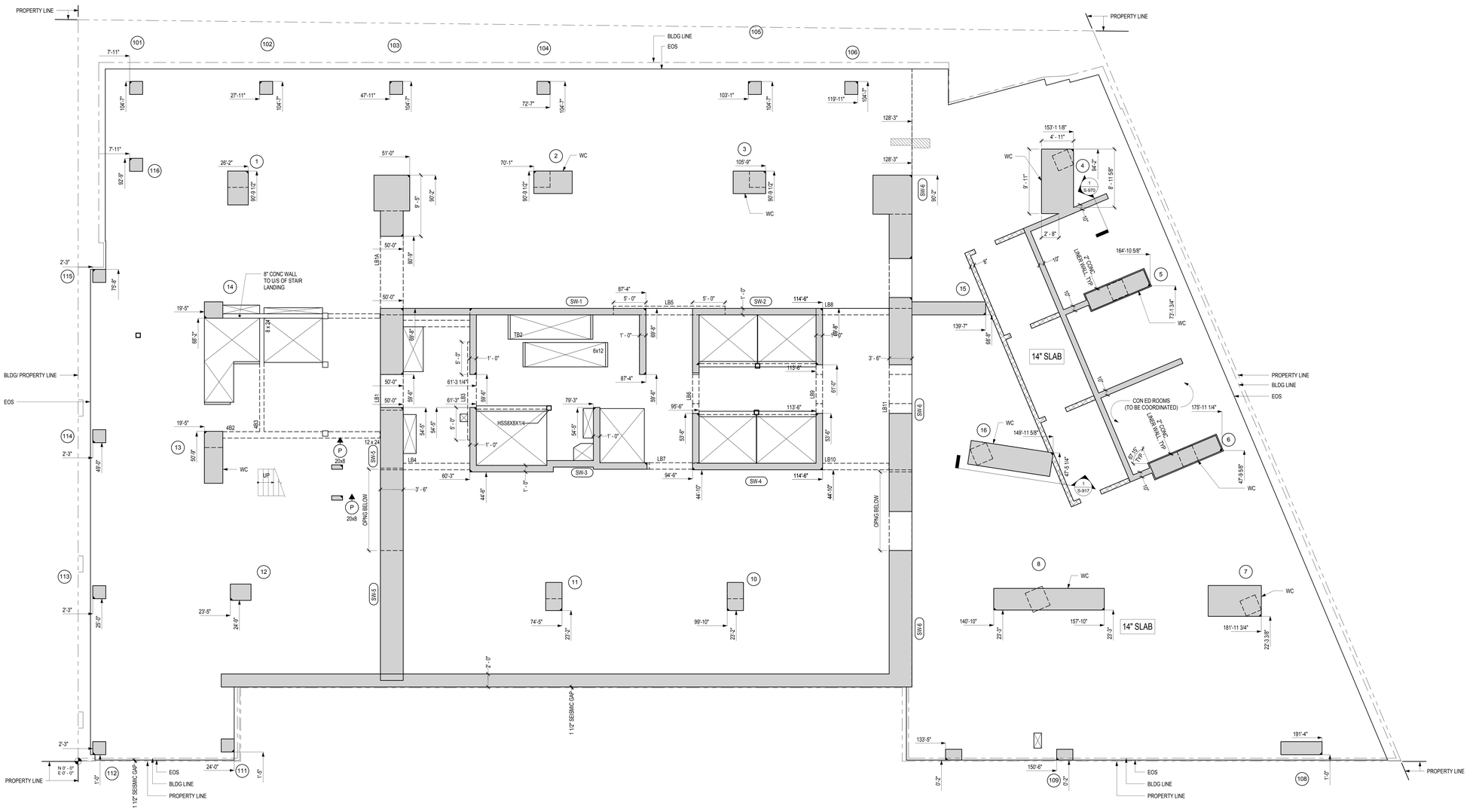
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
4TH FLOOR FRAMING PLAN

SEAL & SIGNATURE:
STATE OF NEW YORK 025145 LICENSED PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	JFM
CHECKED BY:	RS
DRAWING No:	S-040.00
CADD FILE :	

DEPT OF BLDGS 321370980 Job Number
B00849760101 Scan Code



4TH FLOOR GENERAL ARRANGEMENT PLAN

SCALE: 3/16" = 1'-0"

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:

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Kohn Pedersen Fox Associates PC

11 WEST 42ND STREET
NEW YORK, NY 10036
TEL.: (212) 977-6500
FAX: (212) 956-2526

STRUCTURAL ENGINEERS:

McNAMARA . SALVIA

62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246.9800

M.E.P ENGINEERS:

AKF

ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

LANDSCAPE ARCHITECT:

MATHEWS NIELSEN

Mathews Nielsen
Landscape Architects, P.C.

120 Broadway, Suite 1040
New York, NY 10271
Tel (212)-431 3609
Fax (212) 941 1513
www.mnlandscape.com

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ENTEK ENGINEERING LLC
CONSULTING ENGINEERS

166 Ames Street, Hackensack, NJ 07601
Ph. (201) 820-2801 Fax. (201) 820-2804

ELEVATOR:

vda
Delivering Vertical Transportation Solutions...Worldwide

Phone: 973-994-9220 Fax: 973-994-2539
e-mail: eng@vdausa.com
107 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

LIGHTING DESIGNER:

C o M o S
COOLEY MONATO STUDIO

137 EAST 25TH STREET, 11TH FLOOR
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TEL.: (212) 674-4488
FAX.: (212) 674-4025

INTERIOR DESIGNER:

KATHERINE NEWMAN DESIGN

Katherine Newman Design International Limited
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GEOTECHNICAL ENGINEER:

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FAX.: (973) 560-4901

No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

4TH FLOOR GENERAL ARRANGEMENT PLAN

SEAL & SIGNATURE:

STATE OF NEW YORK — 035145 — LICENSED PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	Author
CHECKED BY:	Checker

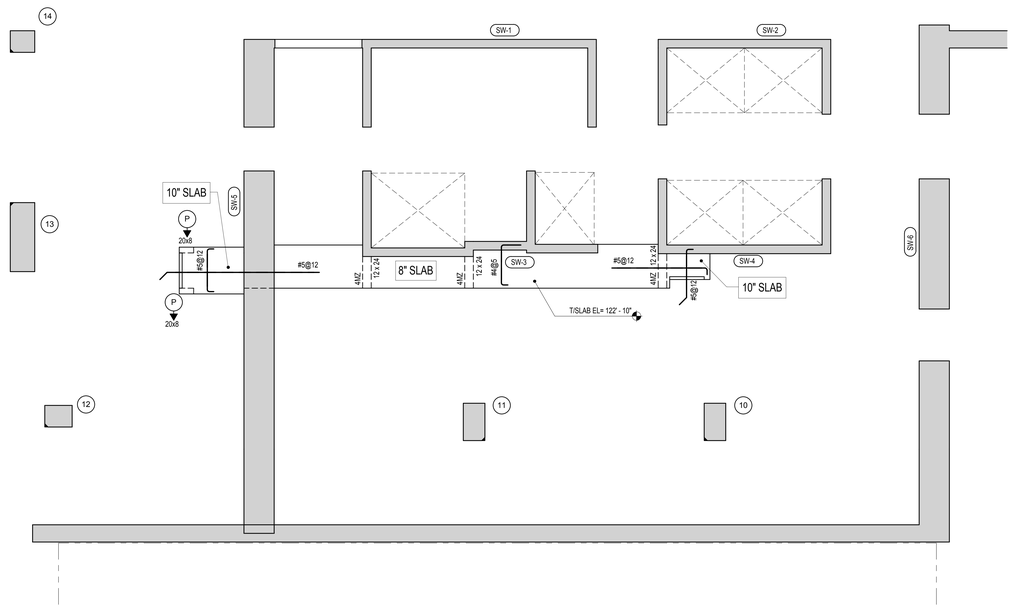
DRAWING No:

S-041.00

CADD FILE :

Clerk Gomez
APPROVED
Under Directive 3 of 1975
Date: 03/23/2017
NYC Development Hub

DEPT OF BLDGS 321370980 Job Number
B00804436(A2) Sheet Code



4TH FLOOR MEZZANINE FRAMING PLAN

SCALE: 3/16" = 1'-0"

CONCRETE BEAM SCHEDULE								
MARK	SIZE (WXD)	REINFORCING			STIRRUPS			REMARKS
		CONTINUOUS BOTTOM	CONTINUOUS TOP	ADDITIONAL TOP	SIZE	TYPE	SPACING (in)	
4MZ	12x24	2-#7	2-#9	-	#3	Type 2	6	

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

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Kohn Pedersen Fox Associates PC
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NEW YORK, NY 10036
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FAX: (212) 956-2526

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New York, NY 10036
Tel (212) 246.9800

M E P ENGINEERS:
AKF
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

LANDSCAPE ARCHITECT:
Mathews Nielsen
Landscape Architects, P.C.
120 Broadway, Suite 1040
New York, NY 10271
Tel (212)-431 3609
Fax (212) 941 1513
www.mnlandscape.com

FACADE MAINTENANCE:
ENTEK ENGINEERING LLC
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166 Ames Street, Hackensack, NJ 07601
Ph. (201) 820-2801 Fax: (201) 820-2804

ELEVATOR:
vda
Delivering Vertical Transportation Solutions...Worldwide
Phone: 973-994-9220 Fax: 973-994-2539
e-mail: eng@vdausa.com
107 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

LIGHTING DESIGNER:
C o M o S
COOLEY MONATO STUDIO
137 EAST 22ND STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4488
FAX.: (212) 674-4025

INTERIOR DESIGNER:
KATHERINE NEWMAN DESIGN.....
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
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GEOTECHNICAL ENGINEER:
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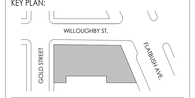
TEL.: (973) 560-4900
FAX.: (973) 560-4901

No:	Date:	Revision:
	08-22-14	50% CONSTRUCTION DOCUMENTS

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
4TH FLOOR MEZZANINE FRAMING PLAN

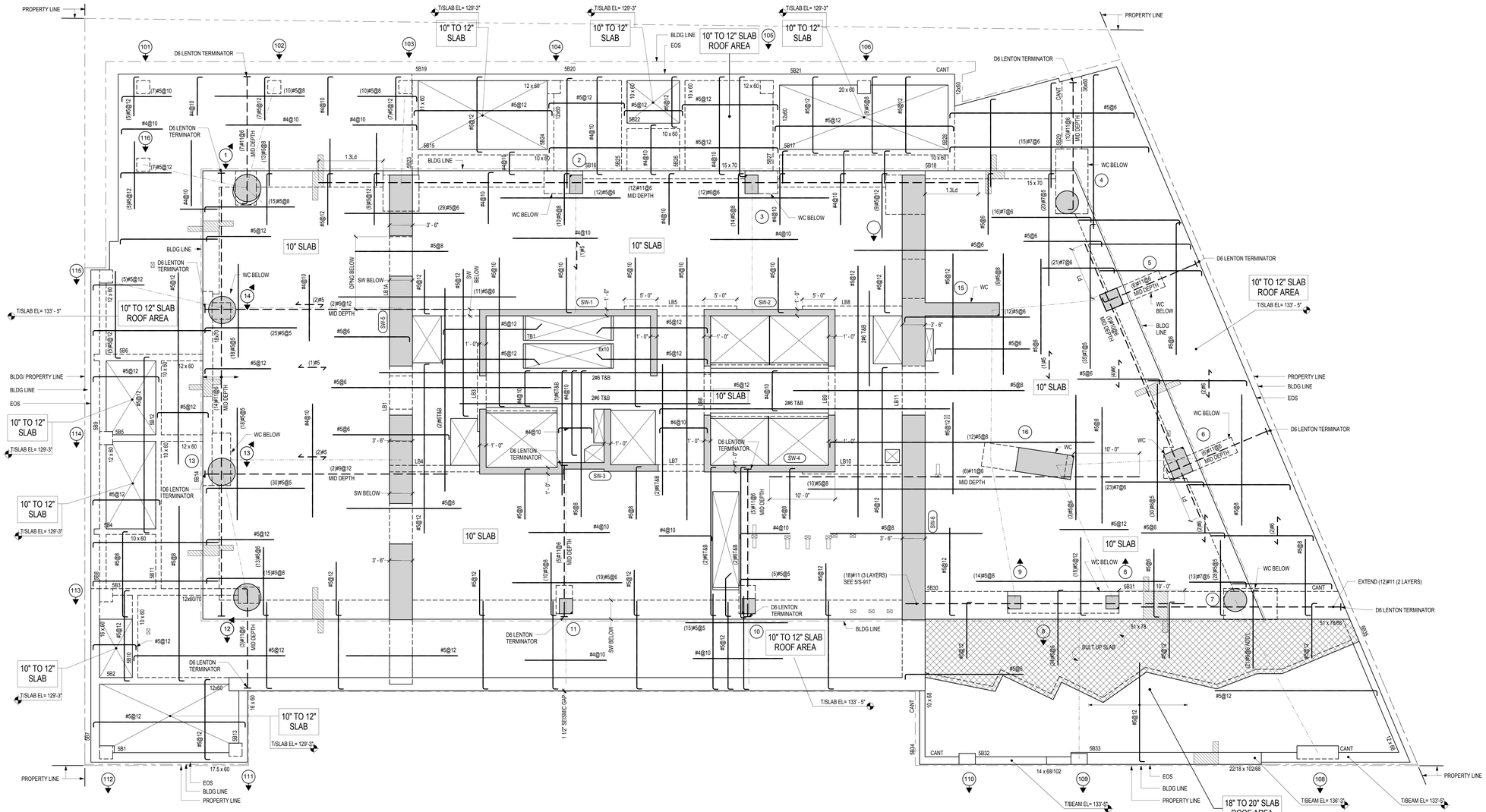
Clara Gomez
DOB/DCP
APPROVED
Under Directive 1 of 1975
Date: 03/13/2017
NYC Development Hub

SEAL & SIGNATURE:

STATE OF NEW YORK
CHRISTOPHER A. SOTIRIOU
022545
LICENSED PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-042.00
CADD FILE :	

DEPT OF BLDGS 321070980 Job Number
S080749618 Scan Code


PROPERTY LINE
T/SLAB EL= 129'-3"
10" TO 12" SLAB
BLDG LINE
EOS
10" TO 12" SLAB ROOF AREA
D6 LENTON TERMINATOR
WC BELOW
10" SLAB
SW BELOW
T/SLAB EL= 133' - 5"
BLDG/ PROPERTY LINE
MID DEPTH
1.3Ld
(2)#9@12
(25)#5@5
(29)#5@6
(12)#5@6
(12)#11@6
(12)#6@8
(15)#5@8
(10)#5@8
(7)#5@12
(5)#5@12
(10)#5@8
(7)#11@6
(13)#5@8
(16)#7@6
(15)#7@6
(21)#7@6
(20)#7@6
(10)#11@6
(9)#5@12
(14)#5@8
(18)#11 (3 LAYERS) SEE S/S-917
(19)#5@6
(5)#5@5
(15)#5@5
(10)#5@8
(6)#11@6
(23)#7@6
(30)#6@5
(13)#7@5
(26)#6@5
(2)#5
(1)#5
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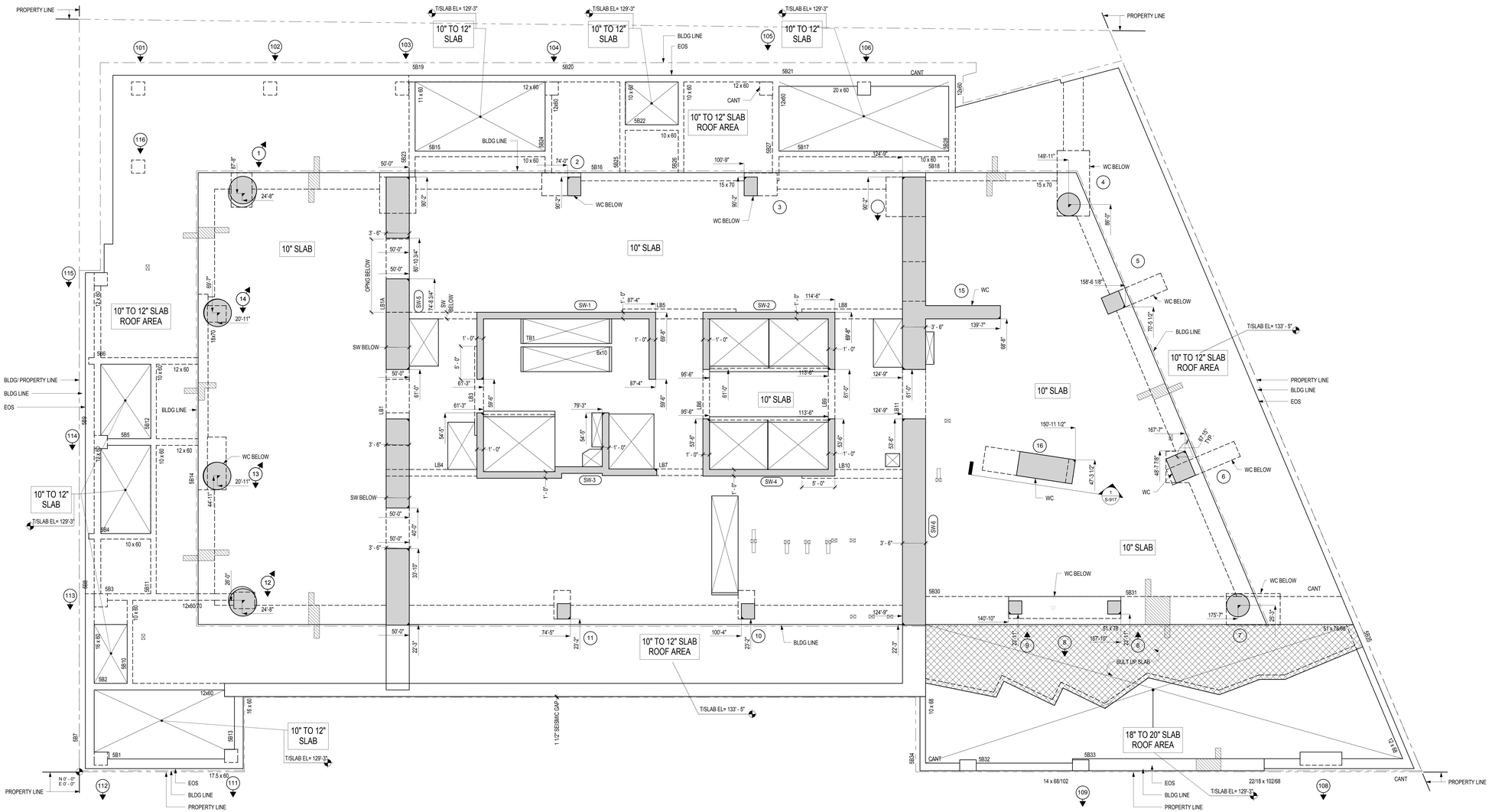
DEPT OF BLDGS 321370560 Job Number
B3B5040000 Scan Code



5TH FLOOR GENERAL ARRANGEMENT PLAN
SCALE: 3/16" = 1'-0"

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
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TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:
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Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
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FAX: (212) 956-2526

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New York, NY 10036
Tel (212) 246.9800

M E P ENGINEERS:
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ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
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TEL.: (212) 354-5656
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LANDSCAPE ARCHITECT:
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120 Broadway, Suite 1040
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FACADE MAINTENANCE:
ENTEK ENGINEERING LLC
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166 Ames Street, Hackensack, NJ 07601
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ELEVATOR:
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Phone: 973-994-9220 Fax: 973-994-2539
e-mail: eng@vdausa.com
107 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

LIGHTING DESIGNER:
C O M o S
COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4488
FAX.: (212) 674-4025

INTERIOR DESIGNER:
KATHERINE NEWMAN DESIGN
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
T: 416.961.5875 F: 416.961.6491

GEOTECHNICAL ENGINEER:
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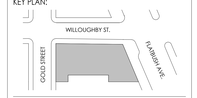
Langan Engineering, Environmental Surveying and Landscape Architecture, D.P.C.
300 KIMBALL DRIVE, 4TH FLOOR
PARSIPPANY, NJ 07054-2172
TEL.: (973) 560-4900
FAX.: (973) 560-4901

	08-22-16	50% CONSTRUCTION DOCUMENTS
	03-02-16	100% DESIGN DEVELOPMENT
No:	Date:	Revision:

NORTH ARROW

KEY PLAN:


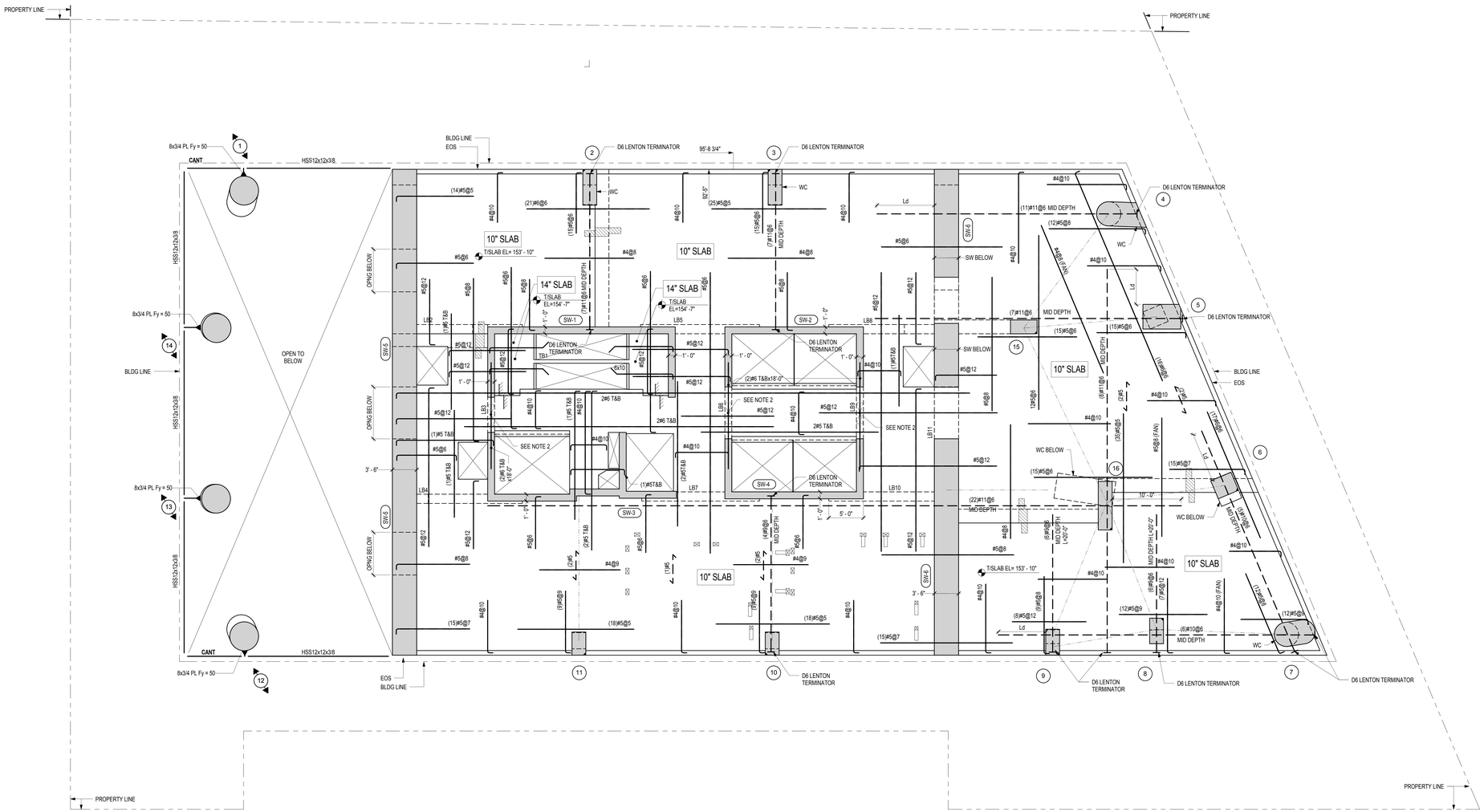
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
5TH FLOOR GENERAL ARRANGEMENT PLAN

SEAL & SIGNATURE:

Clara Gomez
APPROVED
Under Directive 7 of 1975
Date: 03/30/2017
NYC Development Hub

DATE:	01/25/2016
PROJECT No:	14137.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-051.00
CADD FILE :	



6TH FLOOR FRAMING PLAN

SCALE: 3/16" = 1'-0"

NOTES:
1. FOR BALANCE OF NOTES SEE SHEET S-003
2. 36"x24" OPNG, AND BOT OF OPNG ELEVATION = 151'-5"

FLOOR TYPE	STRENGTH	TYPICAL REINF	COMMENTS
10" SLAB	f'c= 8600 psi	#4@10 BOT REINF E.W.	-

FLOOR	T/SLAB ELEVATION, UNO
LEVEL 6	154' - 3"

INDICATES SEQUENCE OF PLACING BARS

DEPT OF BLDGS 321870980 Job Number — B00878070 01 Scan Code

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
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FAX: (212) 979-8387

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Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
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FAX: (212) 956-2526

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M E P ENGINEERS:
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FAX.: (212)

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Fax (212) 941 1513
www.mnlandscape.com

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CONSULTING ENGINEERS
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ELEVATOR:
vda
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e-mail: eng@vdaiesco.com
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East Hanover, NJ 07936

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COOLEY MONATO STUDIO
137 EAST 22ND STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4488
FAX.: (212) 674-4025

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Katherine Newman Design International Limited
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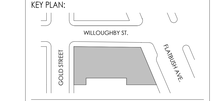
TEL.: (973) 560-4900
FAX.: (973) 560-4901

No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	02-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

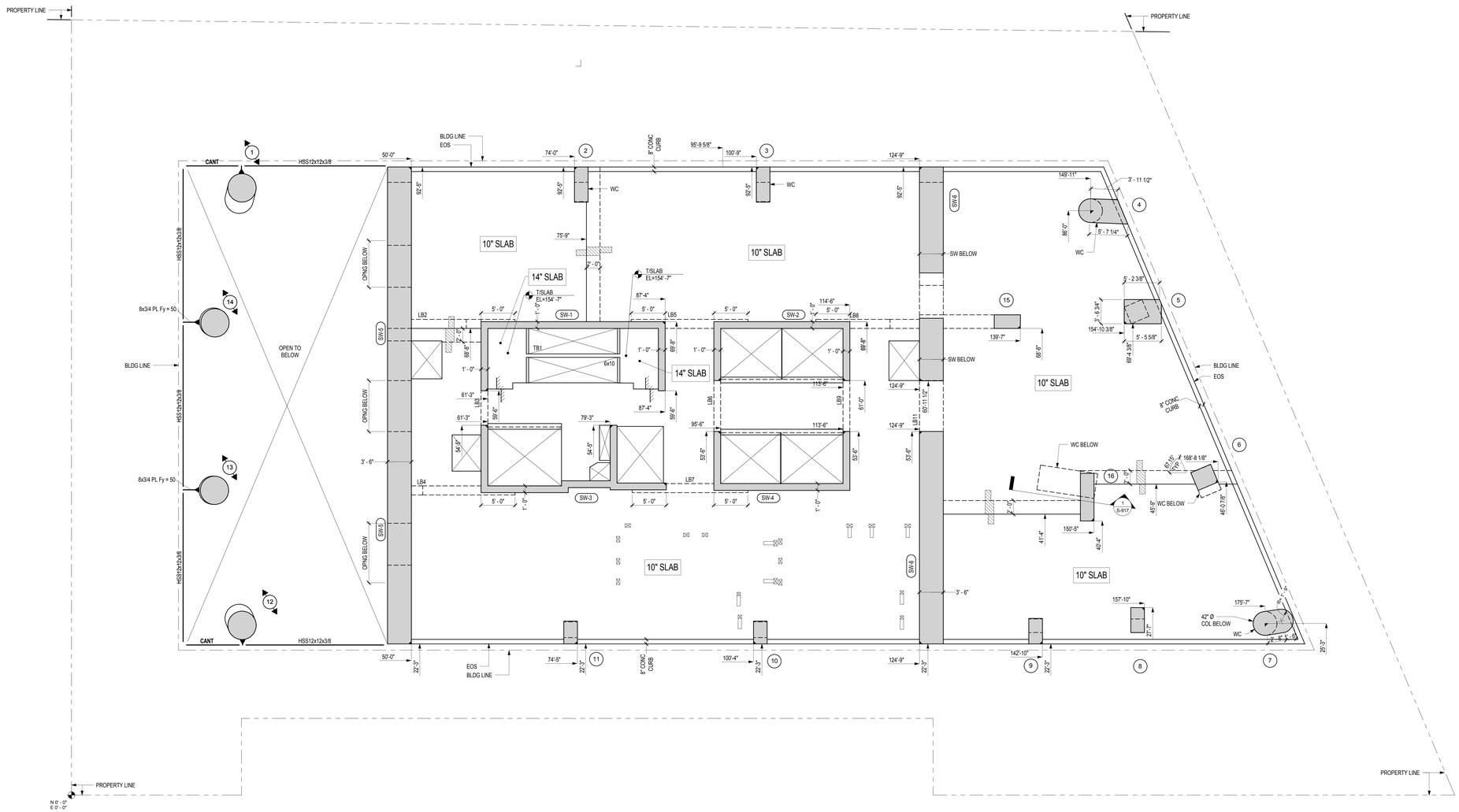
DRAWING TITLE:
6TH FLOOR FRAMING PLAN

ClaraGomez
APPROVED
Under Directive 1 of 1975
Date: 03/03/2017
NYC Development Hub

SEAL & SIGNATURE:
STATE OF NEW YORK
JOSEPH M. PISTILLI
025545
LICENSED PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT No:	14107.02
DRAWN BY:	JPM
CHECKED BY:	RS
DRAWING No:	S-060.00
CADD FILE :	

DEPT OF BLDGS 421370580 Job Number
B00507680421 Scan Code



6TH FLOOR GENERAL ARRANGEMENT PLAN

SCALE: 3/16" = 1'-0"

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

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M E P ENGINEERS:

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FAX.: (212)

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Landscape Architects, P.C.

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CONSULTING ENGINEERS

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ELEVATOR:

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e-mail: eng@vdausa.com
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LIGHTING DESIGNER:

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COOLEY MONATO STUDIO

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TEL.: (212) 674-4488
FAX.: (212) 674-4025

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GEOTECHNICAL ENGINEER:

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TEL.: (973) 560-4900
FAX.: (973) 560-4901

No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

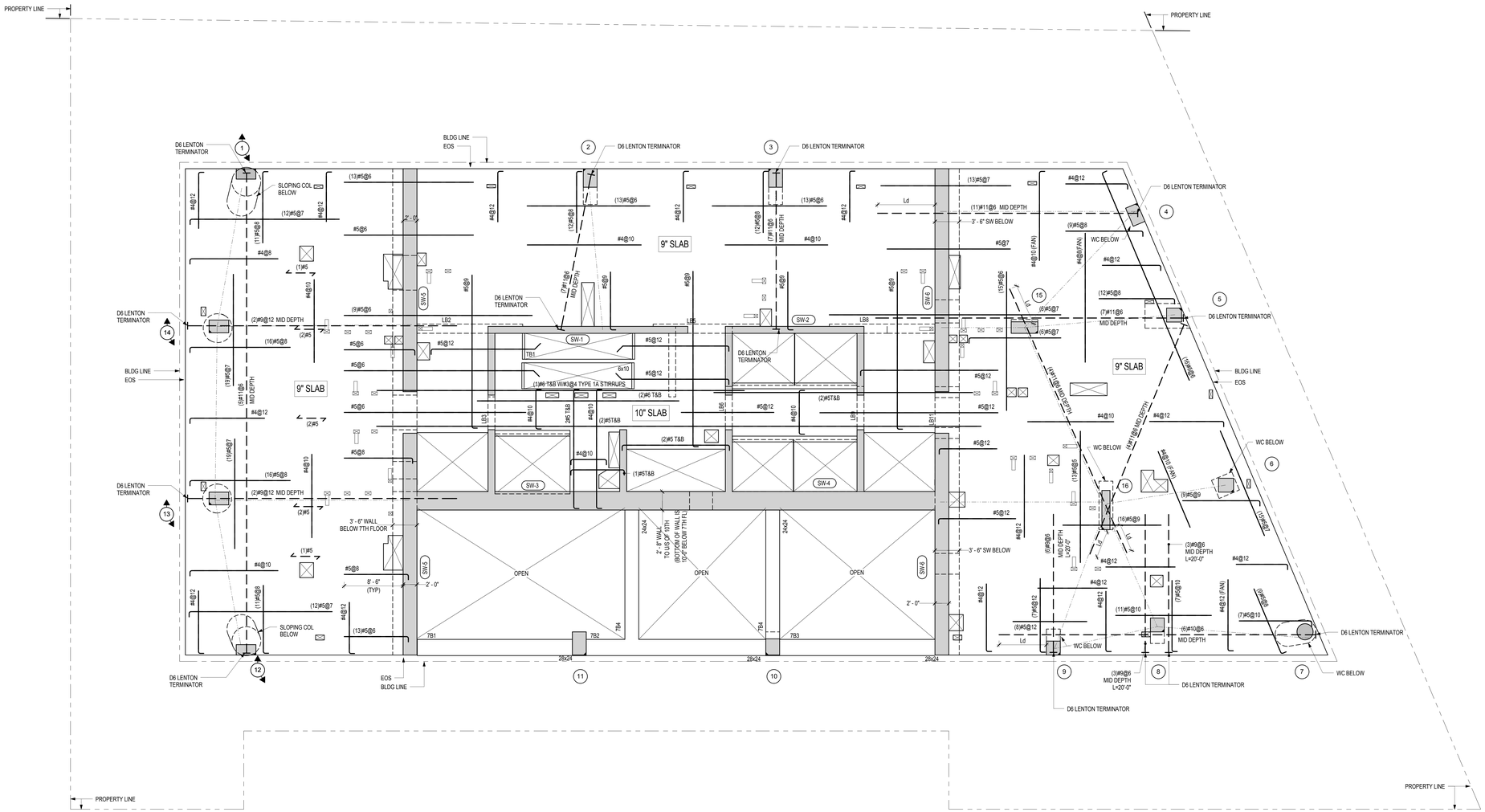
DRAWING TITLE:

6TH FLOOR GENERAL ARRANGEMENT PLAN

Clara Gomez
APPROVED
Under Directive 1 of 1975
Date: 05/31/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14137.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-061.00
CADD FILE :	



7TH FLOOR FRAMING PLAN

SCALE: 3/16" = 1'-0"

NOTES:
1. FOR BALANCE OF NOTES SEE SHEET S-003

FLOOR TYPE	STRENGTH	TYPICAL REINF	COMMENTS
9" SLAB	f'c= 8600 psi	#4@12 BOT REINF E.W.	-

FLOOR	T/SLAB ELEVATION, UNO
LEVEL 7	174' - 3"

CONCRETE BEAM SCHEDULE

MARK	SIZE (WXD)	REINFORCING			STIRRUPS			REMARKS
		CONTINUOUS BOTTOM	CONTINUOUS TOP	ADDITIONAL TOP	SIZE	TYPE	SPACING (in)	
7B1	28x24	2-#11	2-#11	-	#4	Type 2	10	
7B2	28x24	2-#11	2-#11	-	#4	Type 2	10	
7B3	28x24	2-#11	2-#11	-	#4	Type 2	10	
7B4	24x24	2-#10	2-#10	-	#4	Type 2	10	

DEPT OF BLDGS 321370980 Job Number
B00851551DO Scan Code

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
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1359 BROADWAY, 14TH FLOOR
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FAX: (212) 979-8387

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FAX: (212) 956-2526

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New York, NY 10036
Tel (212) 246.9800

M E P ENGINEERS:
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NEW YORK, NY 10006
TEL: (212) 354-5656
FAX: (212)

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Delivering Vertical Transportation Solutions...Worldwide
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COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
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FAX: (212) 674-4025

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Katherine Newman Design International Limited
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No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	02-23-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

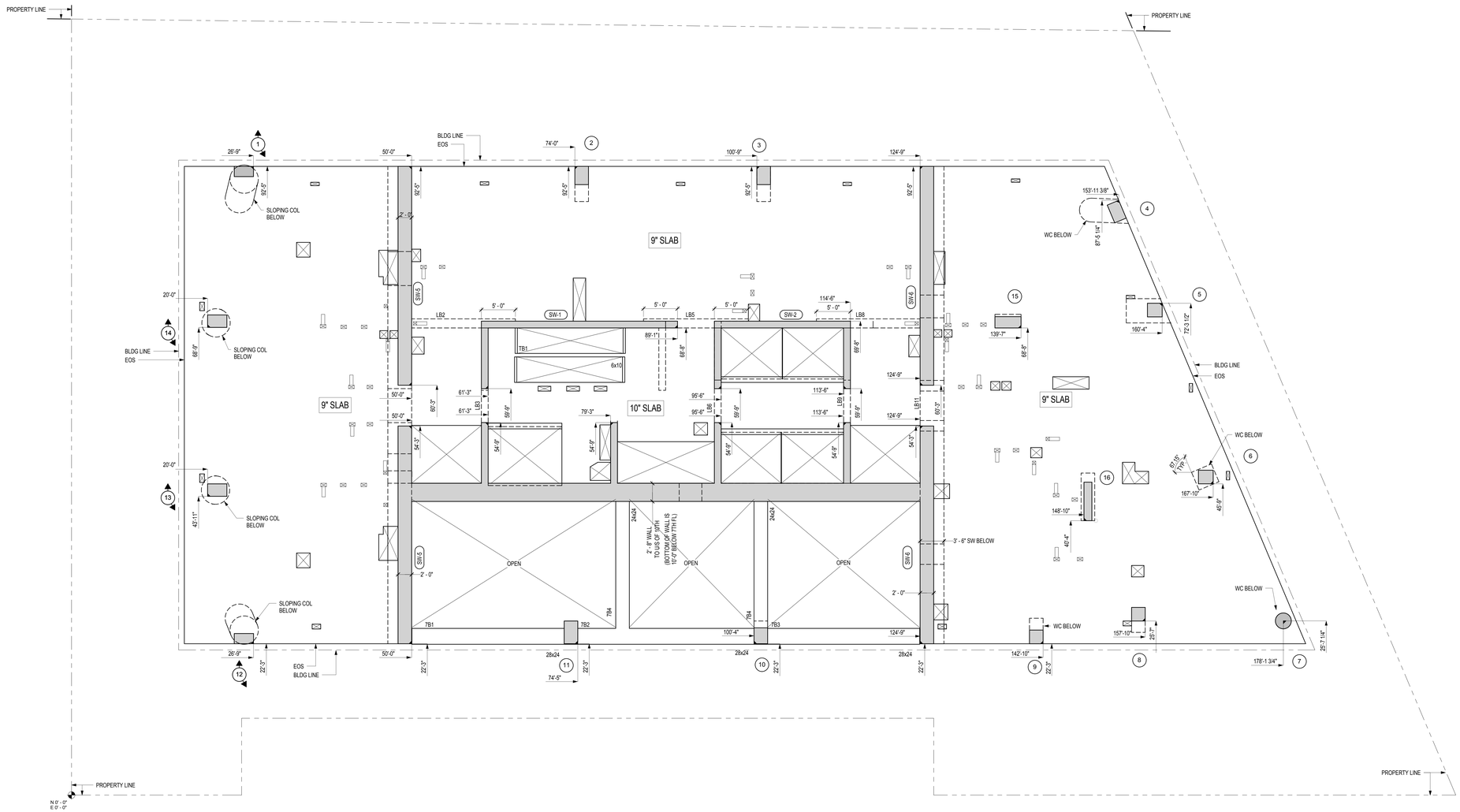
DRAWING TITLE:
7TH FLOOR FRAMING PLAN

ClarkGomez
APPROVED
Under Directive 7 of 1975
Date: 03/23/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT NO:	14107.00
DRAWN BY:	JFM
CHECKED BY:	RS
DRAWING No:	S-070.00
CADD FILE :	

DEPT OF BLDGS 321970580 Job Number
B32E4321566 Scan Code



7TH FLOOR GENERAL ARRANGEMENT PLAN
SCALE: 3/16" = 1'-0"

PROJECT:
CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
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East Hanover, NJ 07936

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Katherine Newman Design International Limited
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Toronto, ON M5R 1J2 Canada
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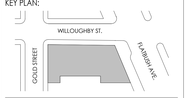
FAX.: (973) 560-4901

No:	Done:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

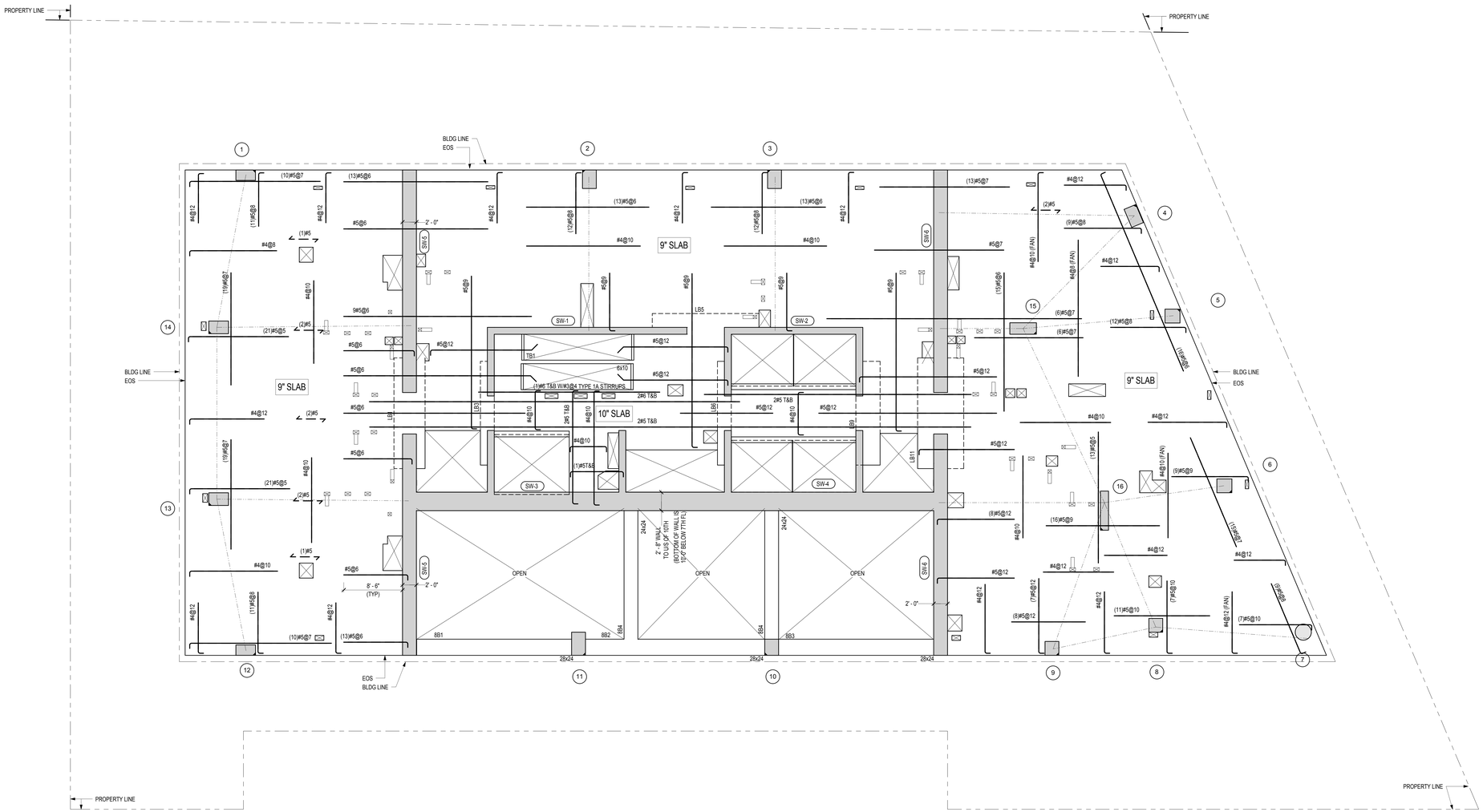
DRAWING TITLE:
7TH FLOOR GENERAL ARRANGEMENT PLAN

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-071.00
CADD FILE :	

Clark Gomez
DIGITALLY APPROVED
Under Directive 1 of 1975
Date: 03/31/2016
NYC Development Hub

DEPT OF BLDGS 321970980 Job Number
B2B3187575181 Scan Code



8TH FLOOR FRAMING PLAN

SCALE: 3/16" = 1'-0"

FLOOR TYPE	STRENGHT	TYPICAL REINF	COMMENTS
9" SLAB	f'c= 8600 psi	#4@12 BOT REINF E.W.	-

FLOOR	T/SLAB ELEVATION, UNO
LEVEL 8	185' - 2"

CONCRETE BEAM SCHEDULE

MARK	SIZE (WXD)	REINFORCING			STIRRUPS			REMARKS
		CONTINUOUS BOTTOM	CONTINUOUS TOP	ADDITIONAL TOP	SIZE	TYPE	SPACING (in)	
8B1	28x24	2-#11	2-#11	-	#4	Type 2	10	
8B2	28x24	2-#11	2-#11	-	#4	Type 2	10	
8B3	28x24	2-#11	2-#11	-	#4	Type 2	10	
8B4	24x24	2-#10	2-#10	-	#4	Type 2	10	

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
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NEW YORK, NY
10022

ARCHITECT OF RECORD:
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No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	02-22-16	50% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

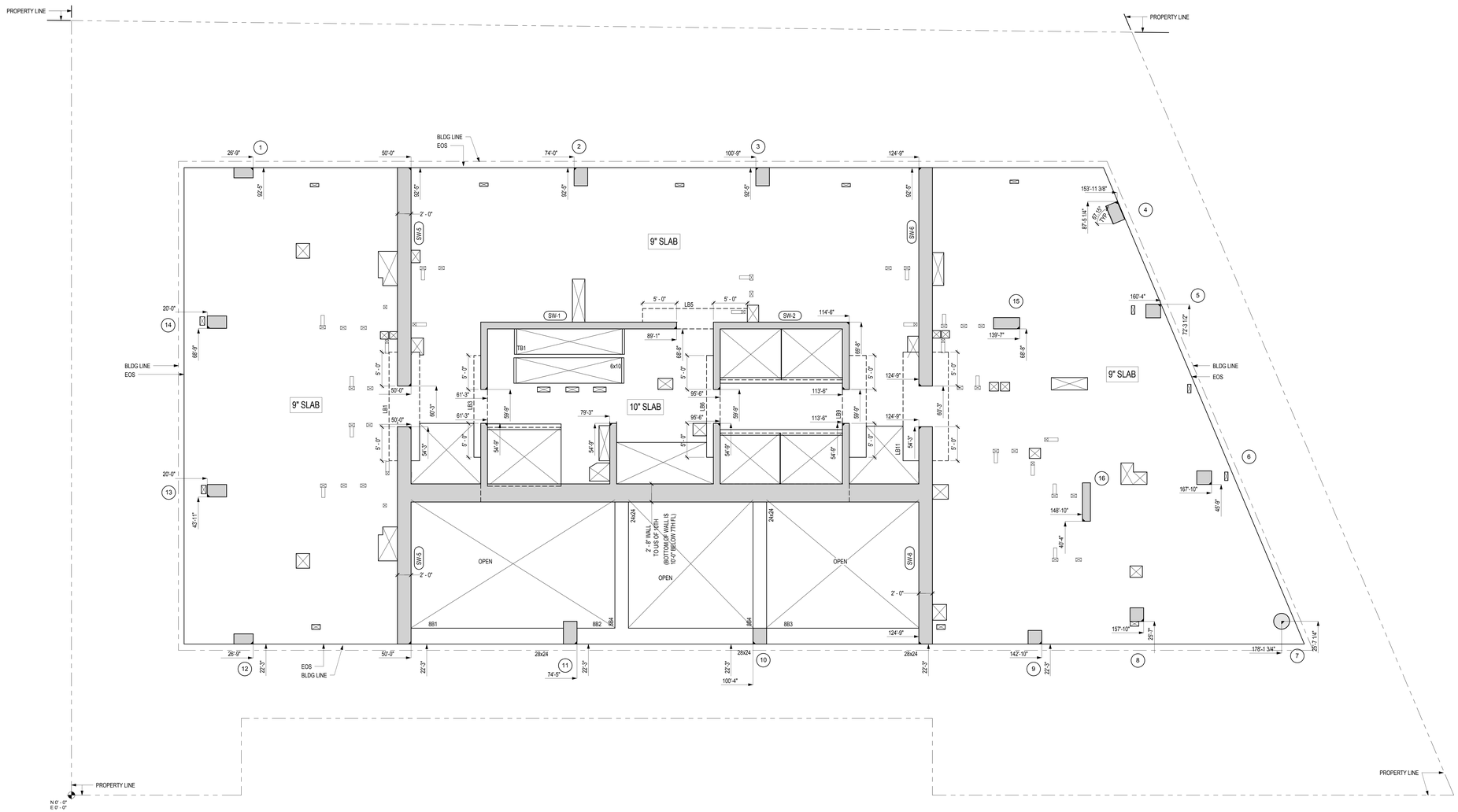
8TH FLOOR FRAMING PLAN

Clara Gomez
Under Direction of HPD
APPROVED
Date: 03/23/2017
NYC Development Hub

SEAL & SIGNATURE:

STATE OF NEW YORK
029345
LICENSED PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT NO:	14137.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-080.00
CADD FILE :	



8TH FLOOR GENERAL ARRANGEMENT PLAN

SCALE: 3/16" = 1'-0"

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

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No:	Done:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

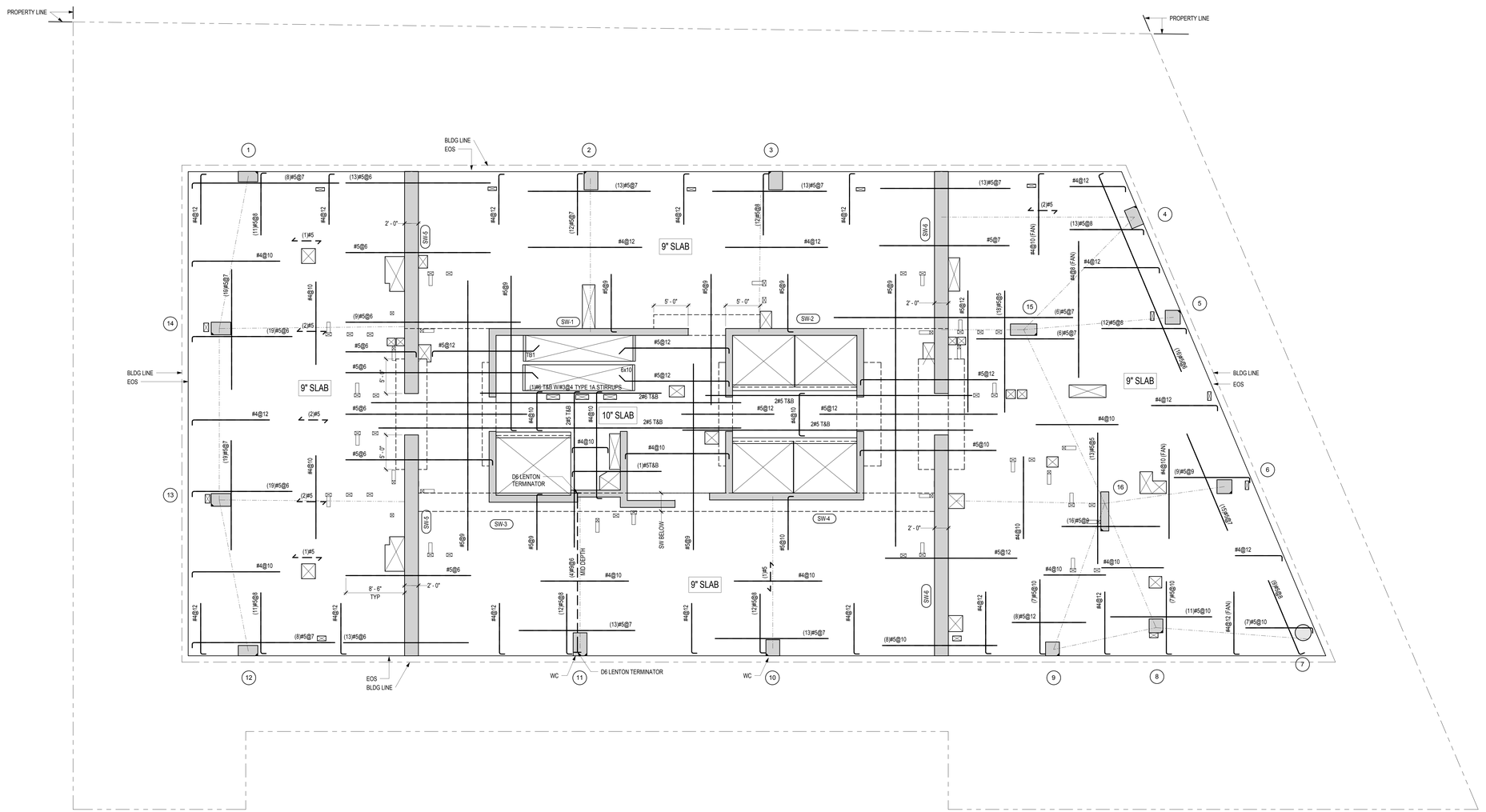
8TH FLOOR GENERAL ARRANGEMENT PLAN

Clark Gomez
DOB NOW: Build
APPROVED
Under Directive 1 of 1975
Date: 03/13/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-081.00
CADD FILE :	

DEPT OF BLDGS 421370980 Job Number
B00850 00014 Scan Code



9TH FLOOR FRAMING PLAN

SCALE: 3/16" = 1'-0"

NOTES:

1. FOR BALANCE OF NOTES SEE SHEET S-003

FLOOR TYPE	STRENGTH	TYPICAL REINF	COMMENTS
9" SLAB	f'c= 8600 psi	#4@12 BOT REINF E.W.	
10" SLAB		#4@10 BOT REINF E.W.	-

FLOOR	T/SLAB ELEVATION, UNO
LEVEL 9	195' - 1"

Clara Gomez
Buildings
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
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ARCHITECT OF RECORD:
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No:	Date:	Revision:
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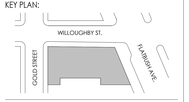
	05-23-16	100% DESIGN DEVELOPMENT
	02-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING

NORTH ARROW

KEY PLAN:



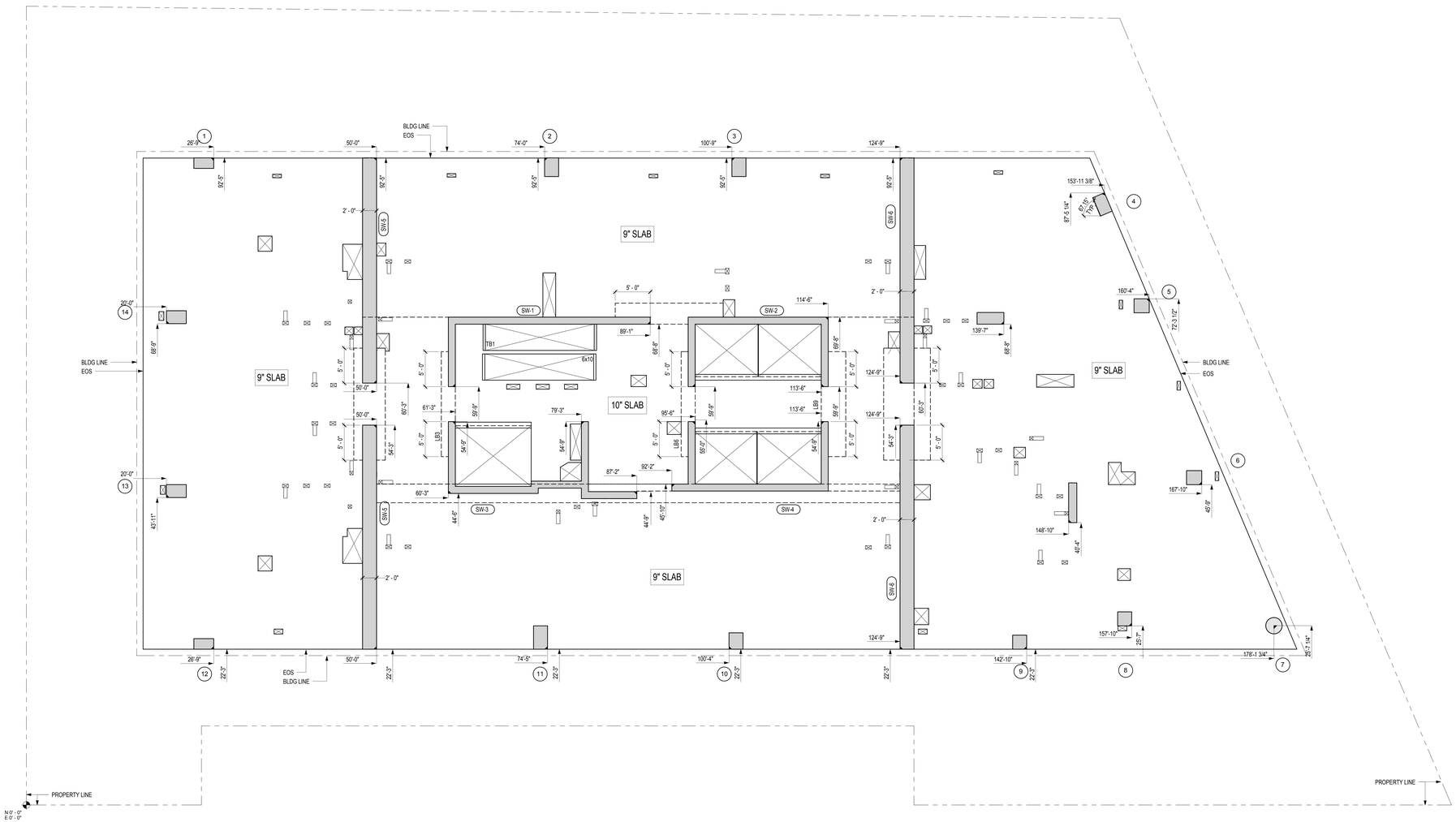
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
9TH FLOOR FRAMING PLAN

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14137.00
DRAWN BY:	JPM
CHECKED BY:	BS
DRAWING No:	S-090.00
CADD FILE :	

DEPT OF BLDGS 321970560 Job Number
B32321762S10 Scan Code



9TH FLOOR GENERAL ARRANGEMENT PLAN
SCALE: 3/16" = 1'-0"

ClaraGomez
APPROVED
Under Directive 7 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
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NEW YORK, NY
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No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT

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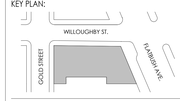
KEY PLAN:


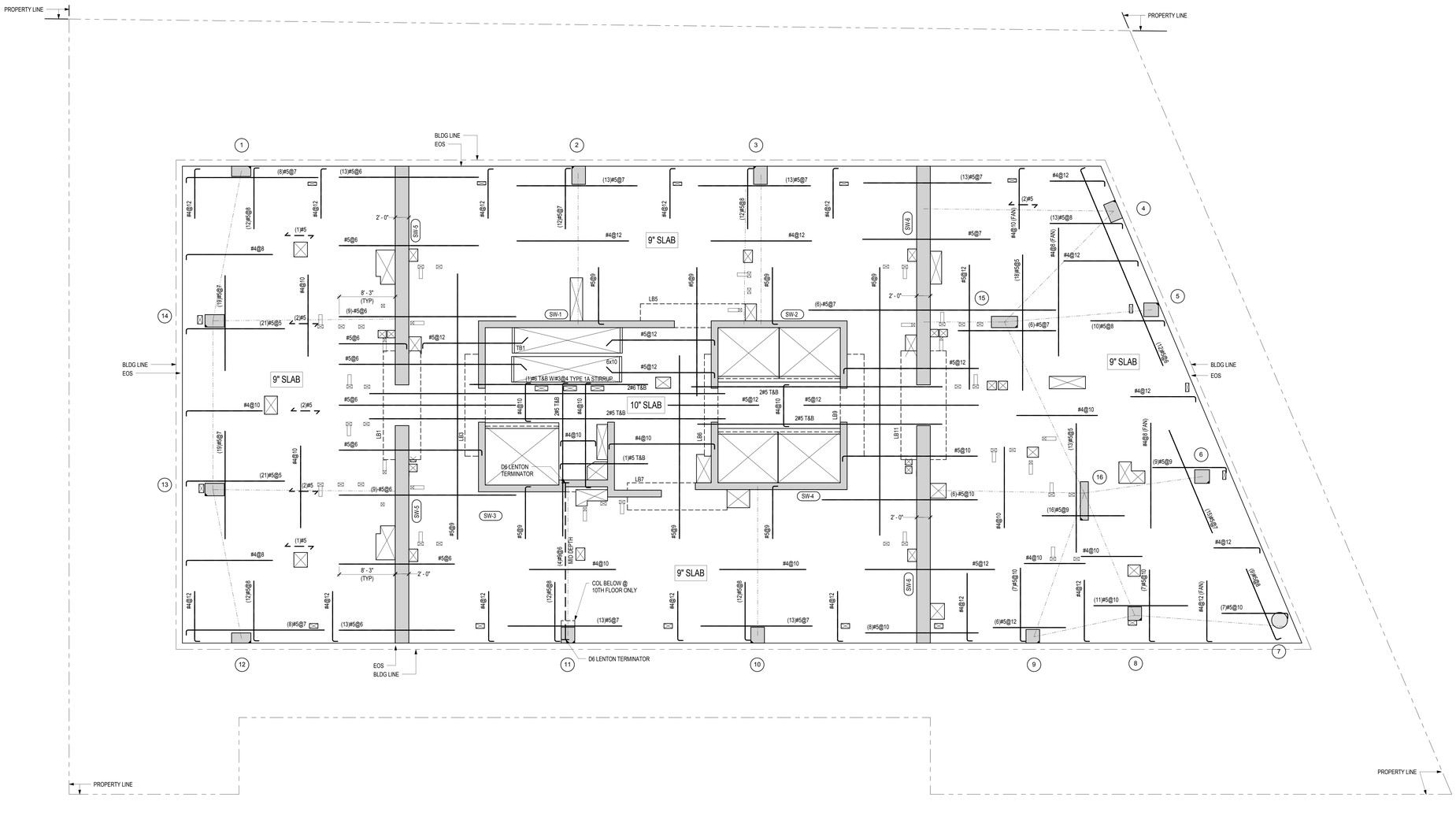
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
9TH FLOOR GENERAL ARRANGEMENT PLAN

SEAL & SIGNATURE:
STATE OF NEW YORK
ANTHONY A. SCUTELLARO
022545
LICENSED PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-091.00
CADD FILE :	

DEPT OF BLDGS 421370980 Job Number
E01210080101 Scan Code



10TH - 18TH FLOOR FRAMING PLANS

SCALE: 3/16" = 1'-0"

FLOOR TYPE	STRENGTH	TYPICAL REINF	COMMENTS
9" SLAB	f'c= 8600 psi	#4@12 BOT REINF E.W.	
10" SLAB		#4@10 BOT REINF E.W.	-

FLOOR	T/SLAB ELEVATION, UNO
LEVEL 10	205' - 0"
LEVEL 11	214' - 11"
LEVEL 12	224' - 10"
LEVEL 13	234' - 9"
LEVEL 14	244' - 8"
LEVEL 15	255' - 7"
LEVEL 16	266' - 6"
LEVEL 17	277' - 5"
LEVEL 18	287' - 4"

ClaraGomez
APPROVED
Limited Directive # dP 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

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FAX.: (212)

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Fax (212) 941 1513
www.mnlandscape.com

FACADE MAINTENANCE:
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CONSULTING ENGINEERS
166 Ames Street, Hackensack, NJ 07601
Ph. (201) 820-2801 Fax. (201) 820-2804

ELEVATOR:
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Phone: 973-994-9220 Fax: 973-994-2539
e-mail: eng@vdausa.com
107 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

LIGHTING DESIGNER:
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COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4488
FAX.: (212) 674-4025

INTERIOR DESIGNER:
KATHERINE NEWMAN DESIGN.....
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.5675 F. 416.961.6491

GEOTECHNICAL ENGINEER:
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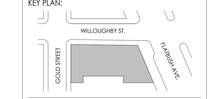
300 KIMBALL DRIVE, 4TH FLOOR
PARSIPPANY, NJ 07054-2172
TEL.: (973) 560-4900
FAX.: (973) 560-4901

No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	02-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:


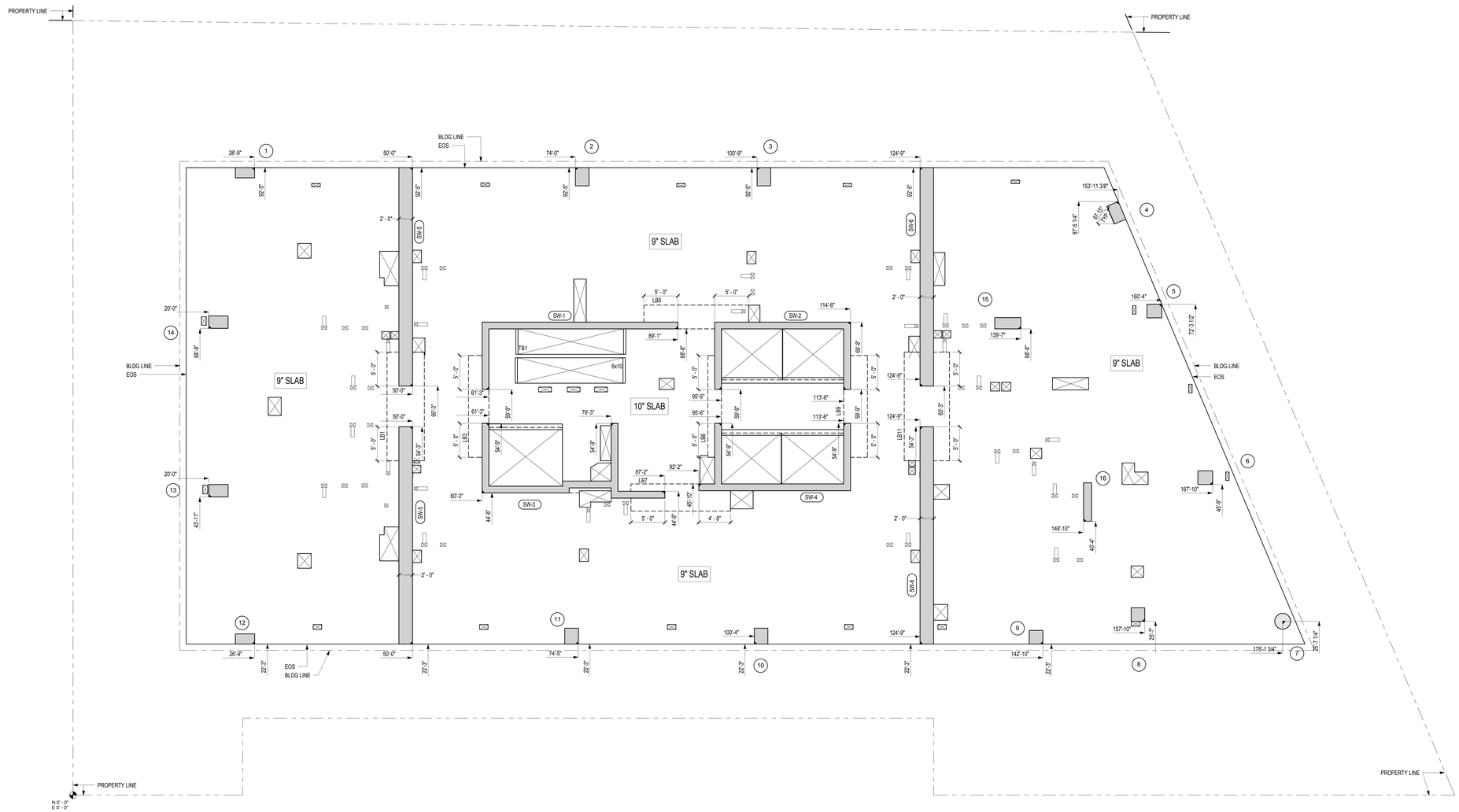
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
10TH - 18TH FLOOR FRAMING PLANS

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14137.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-100.00
CADD FILE :	

DEPT OF BLDGS 321970980 Job Number
S3572320714 Scan Code



10TH - 18TH FLOOR GENERAL ARRANEGEMENT PLANS

SCALE: 3/16" = 1'-0"

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
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TEL.: (212) 979-8400
FAX: (212) 979-8387

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Kohn Pedersen Fox Associates PC

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FAX: (212) 956-2526

STRUCTURAL ENGINEERS:

McNAMARA . SALVIA

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New York, NY 10036
Tel (212) 246.9800

M.E.P ENGINEERS:

AKF

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ELEVATOR:

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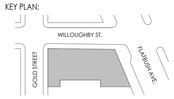
FAX.: (973) 560-4901

No:	Done:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

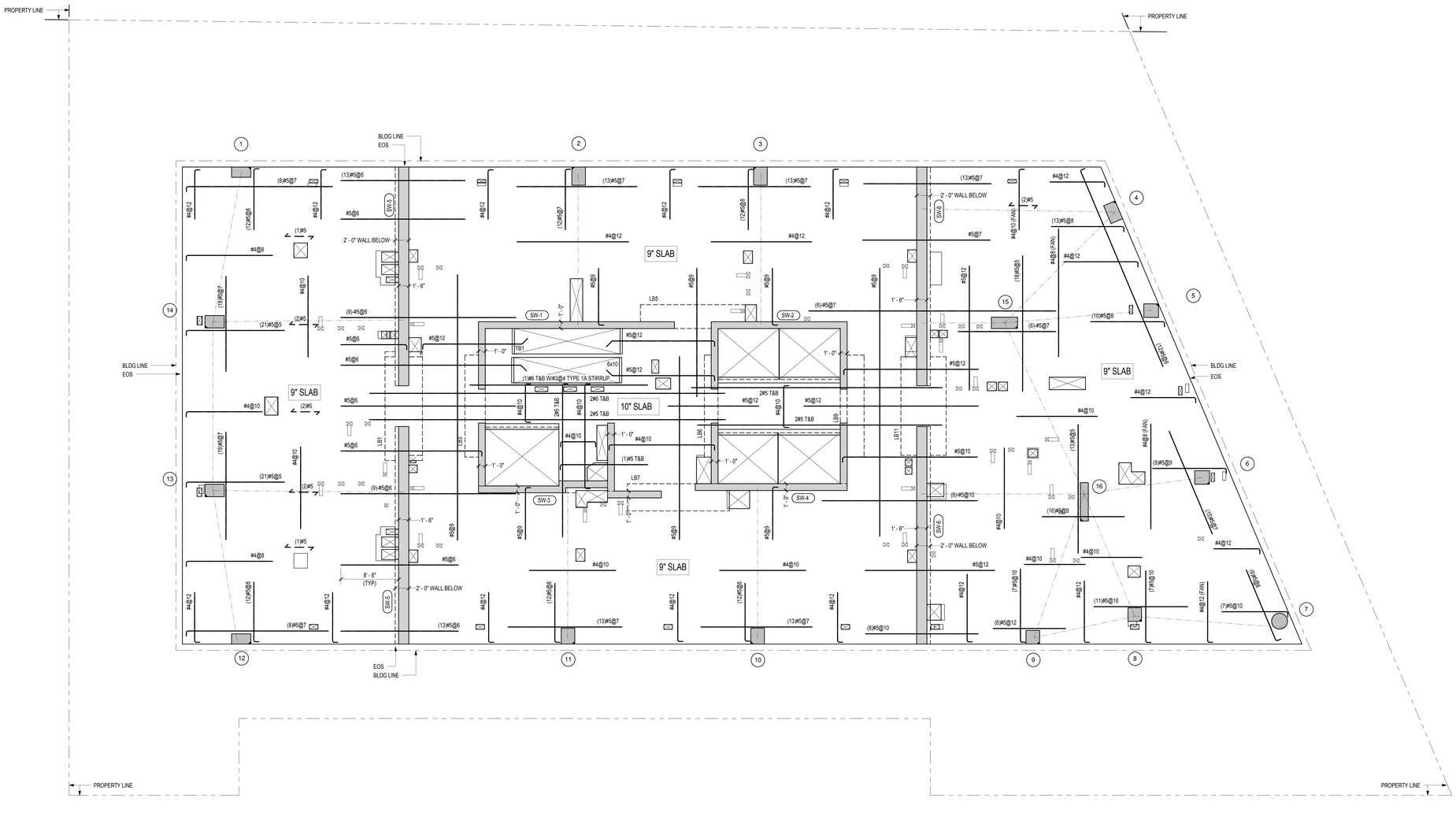
10TH - 18TH FLOOR GENERAL ARRANGEMENT PLANS

Clare Gomes
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-101.00
CADD FILE :	

DEPT OF BLDGS 421370580 Job Number
E0804-P25845 Scan Code



19TH - 30TH FLOOR FRAMING PLANS

SCALE: 3/16" = 1'-0"

NOTES:
1. FOR BALANCE OF NOTES SEE SHEET S-003

INDICATES SEQUENCE OF PLACING BARS

FLOOR TYPE	STRENGTH	TYPICAL REINF	COMMENTS
9" SLAB	f'c= 7100 psi	#4@12 BOT REINF E.W.	-
10" SLAB		#4@10 BOT REINF E.W.	-

FLOOR	T/SLAB ELEVATION, UNO
LEVEL 19	297' - 3"
LEVEL 20	307' - 2"
LEVEL 21	317' - 1"
LEVEL 22	327' - 0"
LEVEL 23	337' - 11"
LEVEL 24	347' - 10"
LEVEL 25	358' - 9"
LEVEL 26	368' - 8"
LEVEL 27	378' - 7"
LEVEL 28	388' - 6"
LEVEL 29	398' - 5"
LEVEL 30	409' - 4"

ClaraGomez
APPROVED
Limited Directive 4 of 1975
Date: 03/31/2015
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
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FAX: (212) 979-8387

DESIGN ARCHITECT:
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FAX: (212) 956-2526

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	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
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	01-25-16	DOB FILING
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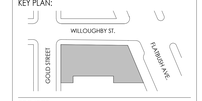
NORTH ARROW

KEY PLAN:


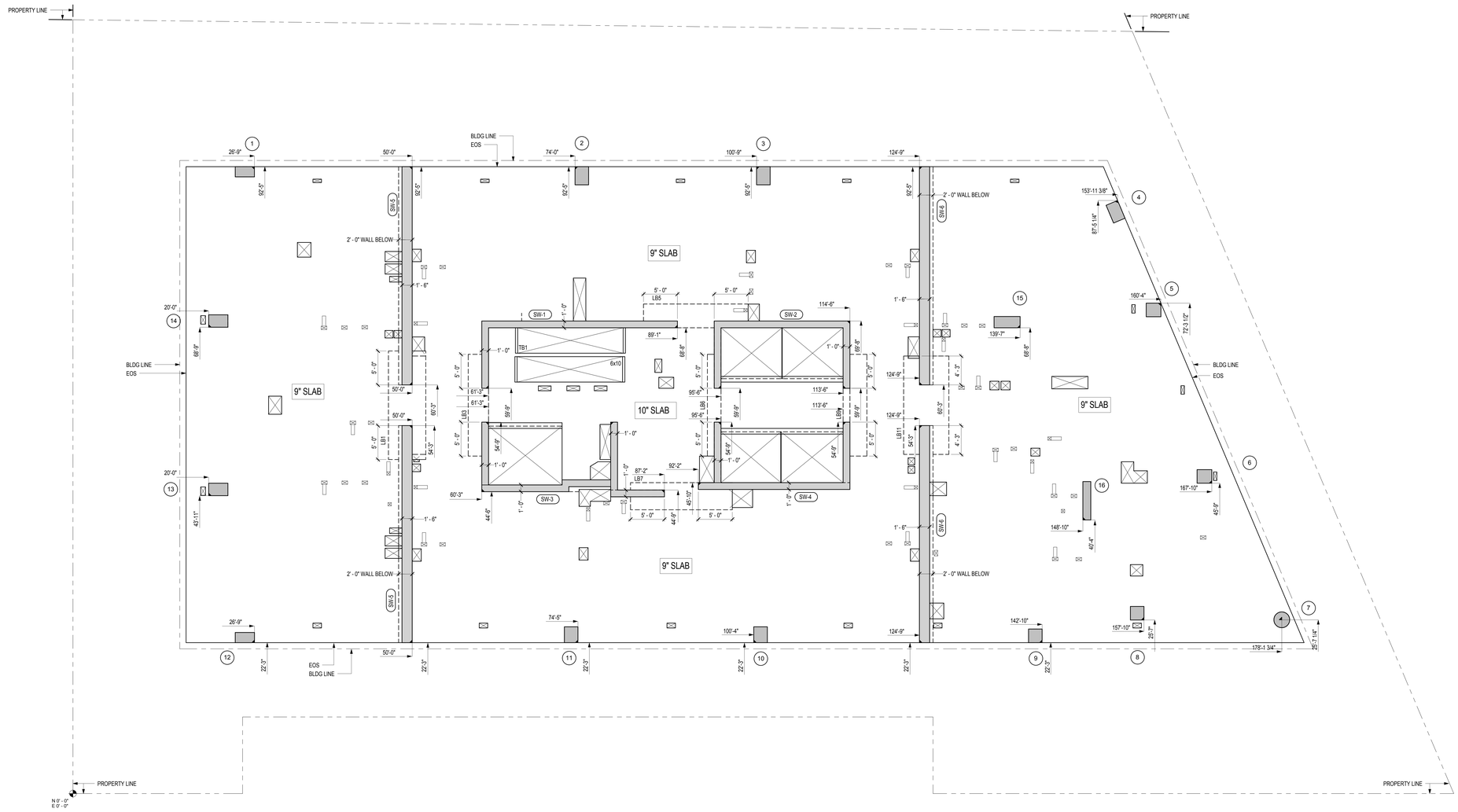
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
19TH - 30TH FLOOR FRAMING PLANS

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14137.00
DRAWN BY:	JPM
CHECKED BY:	RS
DRAWING No:	S-190.00
CADD FILE :	

DEPT OF BLDGS 421370980 Job Number
B00439801A Scan Code



19TH - 30TH FLOOR GENERAL ARRANGEMENT PLANS

SCALE: 3/16" = 1'-0"

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
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10022

ARCHITECT OF RECORD:

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No.:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

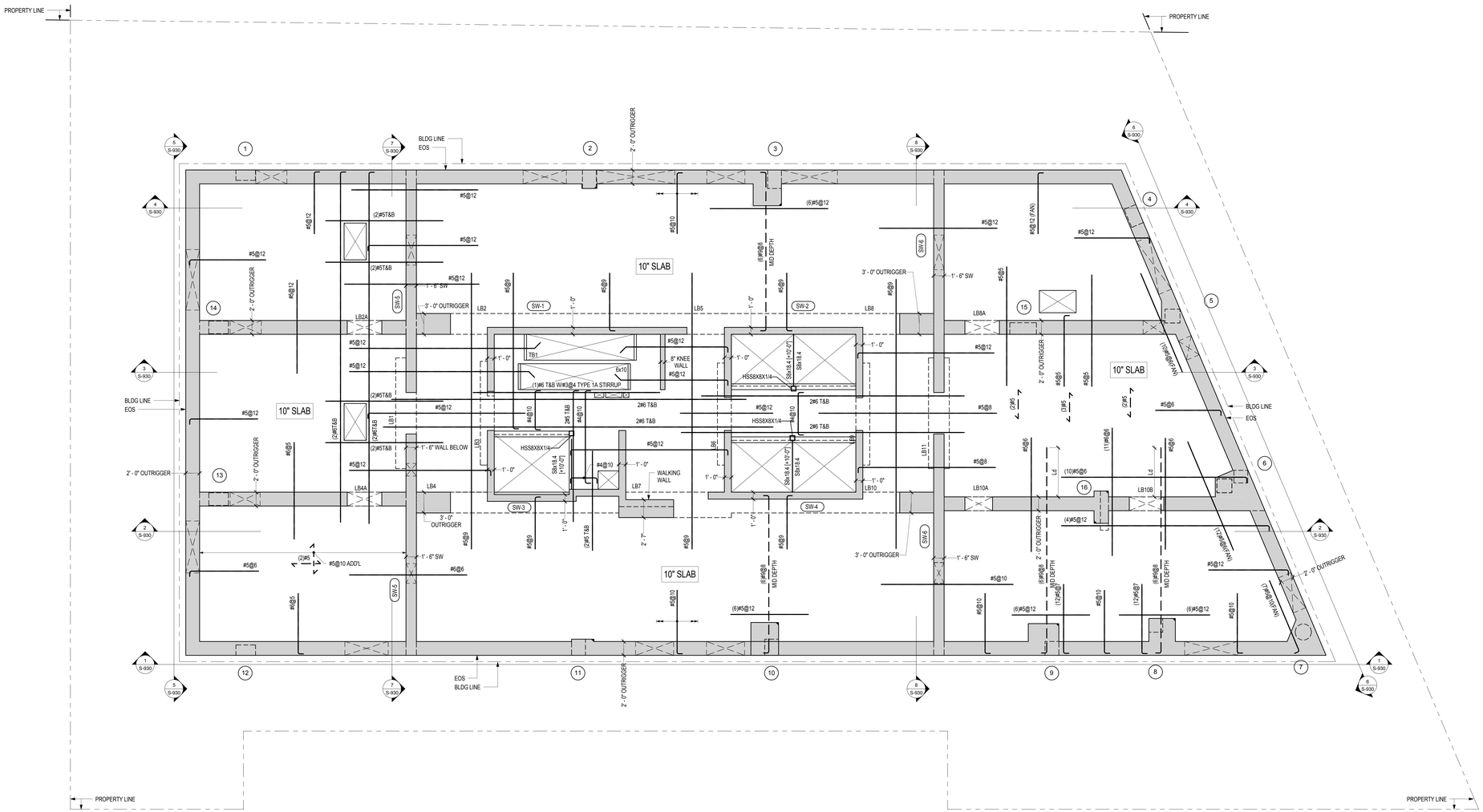
19TH - 30TH FLOOR GENERAL ARRANGEMENT PLANS

SEAL & SIGNATURE:

ClaraGomez
APPROVED
Under Directive 4 of 1975
Date: 09/19/2012
NYC Development Hub

DATE:	01/25/2016
PROJECT No:	14137.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-191.00
CADD FILE :	

DEPT OF BLDGS 321370580 Job Number
B3B7B0B1005 Scan Code



31ST FLOOR FRAMING PLAN

SCALE: 3/16" = 1'-0"

NOTES:
1. FOR BALANCE OF NOTES SEE SHEET S-003
2. FOR OUTRIGGER OPENING DETAILS SEE S-930

FLOOR TYPE	STRENGTH	TYPICAL REINF	COMMENTS
10" SLAB	f'c= 7100 psi	#4@10 BOT REINF E.W.	

FLOOR	T/SLAB ELEVATION, UNO
LEVEL 31	421' - 3"

INDICATES SEQUENCE OF PLACING BARS

ClearComet
Digitally signed by
APPROVED
Under Directive 14 of 1975
Date: 03/30/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
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1359 BROADWAY, 14TH FLOOR
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M.E.P ENGINEERS:
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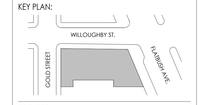
FAX.: (973) 560-4901

No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	02-22-16	50% DESIGN DEVELOPMENT
	01-23-16	DOB FILING
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:


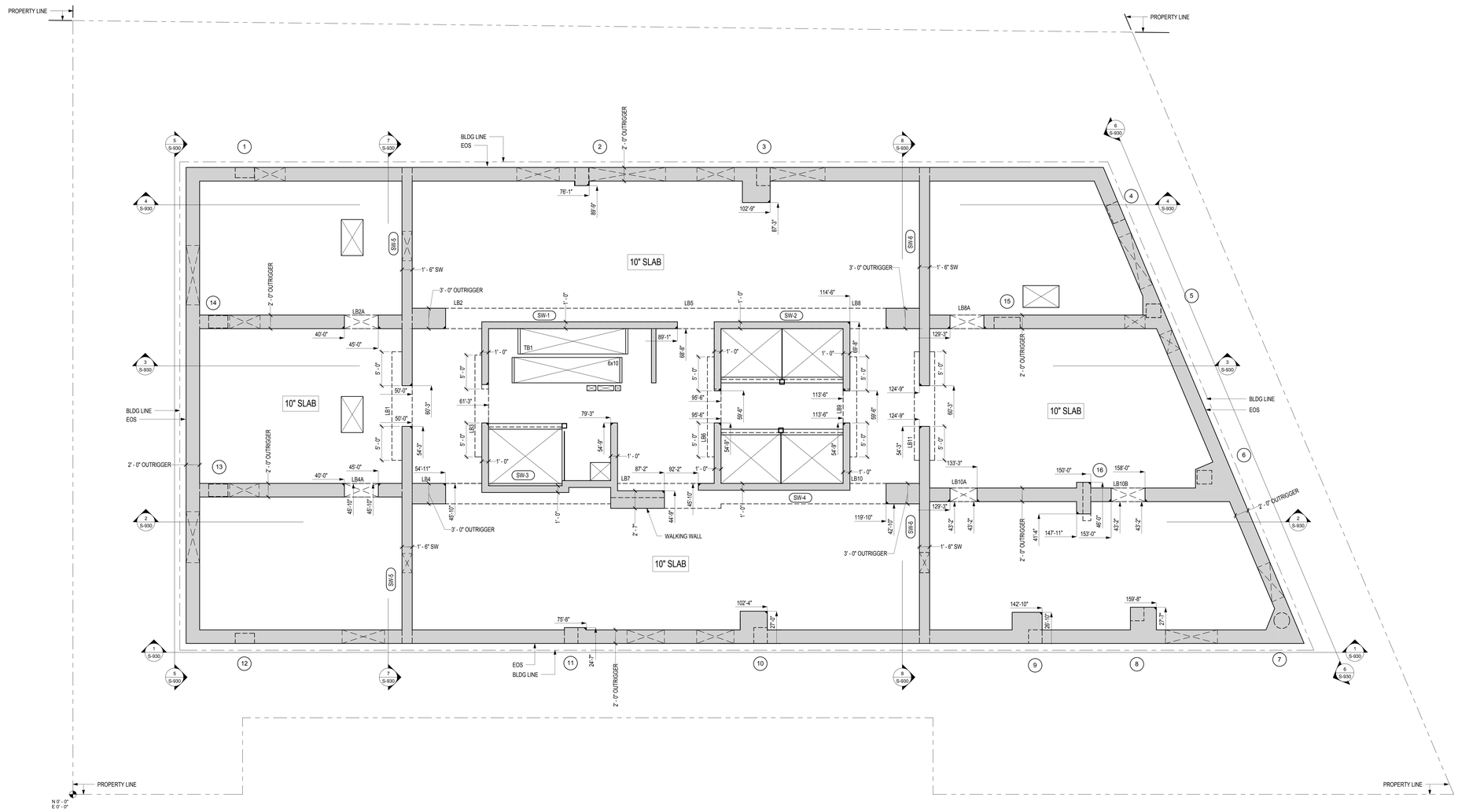
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
31ST FLOOR FRAMING PLAN

SEAL & SIGNATURE:
STATE OF NEW YORK
JOSEPH MCNAMARA
049145
LICENSED PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	JTM
CHECKED BY:	BS
DRAWING No:	S-310.00
CADD FILE :	

DEPT OF BLDGS 421370980 Job Number
E07B0B3E4W Scan Code



31ST FLOOR GENERAL ARRANGEMENT PLAN

SCALE: 3/16" = 1'-0"

NOTES:
1. FOR OUTRIGGER OPENING DETAILS SEE S-930

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
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1359 BROADWAY, 14TH FLOOR
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Tel (212) 246.9800

M.E.P ENGINEERS:
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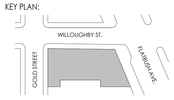
No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

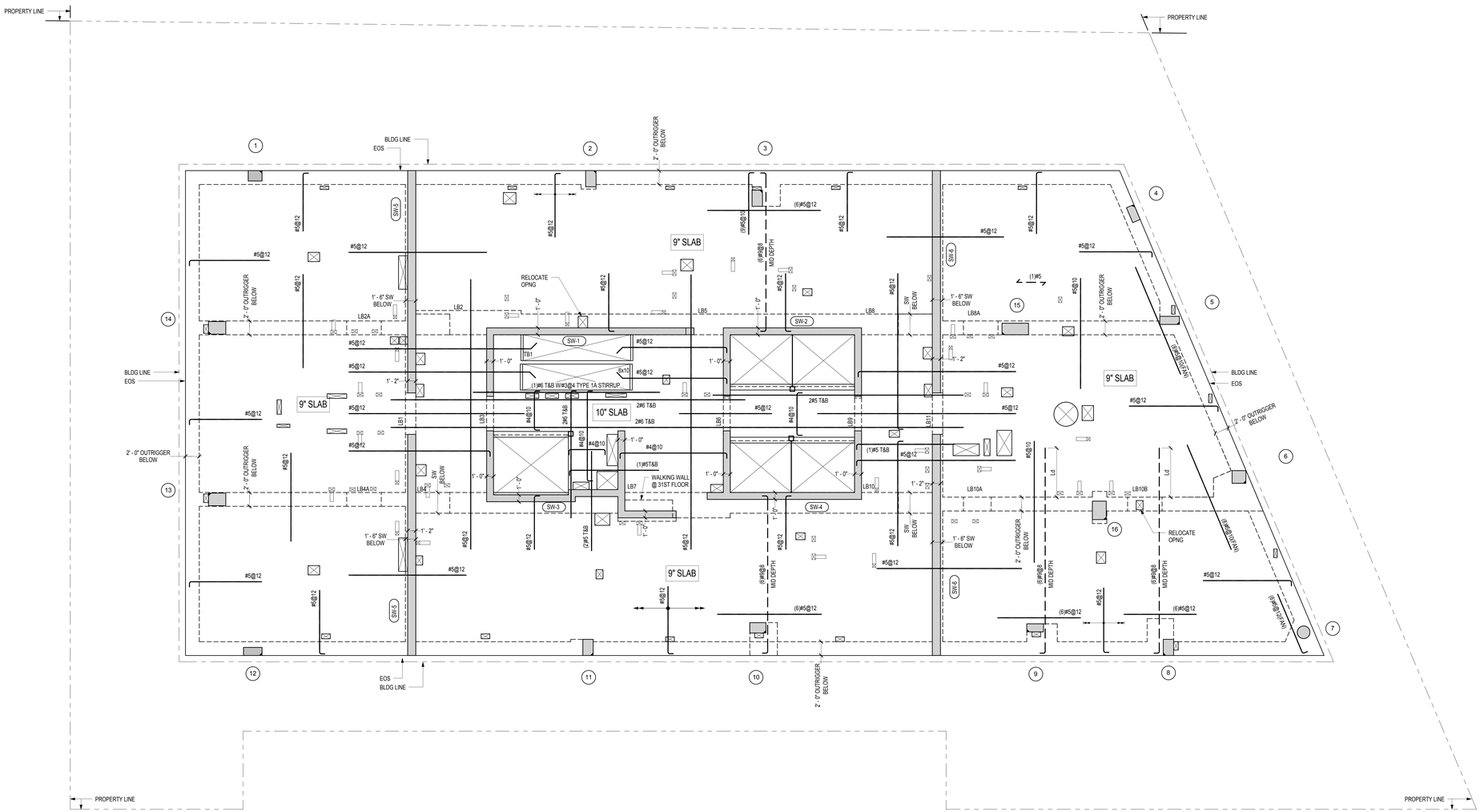
DRAWING TITLE:
31ST FLOOR GENERAL ARRANGEMENT PLAN

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-311.00
CADD FILE :	

Clarp Gomez
APPROVED
Under Directive 4 of 1975
Date: 03/23/2017
NYC Development Hub

DEPT OF BLDGS 421370580 Job Number
B3B8B8B4041 Scan Code



32ND FLOOR FRAMING PLAN

SCALE: 3/16" = 1'-0"

NOTES:
1. FOR BALANCE OF NOTES SEE SHEET S-003

FLOOR TYPE	STRENGTH	TYPICAL REINF	COMMENTS
9" SLAB	f'c= 7100 psi	#4@12 BOT REINF E.W.	
10" SLAB		#4@10 BOT REINF E.W.	

FLOOR	T/SLAB ELEVATION, UNO
LEVEL 32	443' - 3"

INDICATES SEQUENCE OF PLACING BARS

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
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FAX: (212) 979-8387

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TEL: (212) 977-6500
FAX: (212) 956-2526

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M.E.P ENGINEERS:
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www.mnlandscape.com

FACADE MAINTENANCE:
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166 Ames Street, Hackensack, NJ 07601
Ph. (201) 820-2801 Fax. (201) 820-2804

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e-mail: eng@vdaiwest.com
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LIGHTING DESIGNER:
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137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4488
FAX.: (212) 674-4025

INTERIOR DESIGNER:
KATHERINE NEWMAN DESIGN.....
Katherine Newman Design International Limited
144 Davenport Road
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GEOTECHNICAL ENGINEER:
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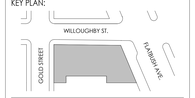
Langan Engineering, Environmental Surveying and Landscape Architecture, D.P.C.
300 KIMBALL DRIVE, 4TH FLOOR
PARSIPPANY, NJ 07054-2172
TEL: (973) 560-4900
FAX.: (973) 560-4901

No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	02-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

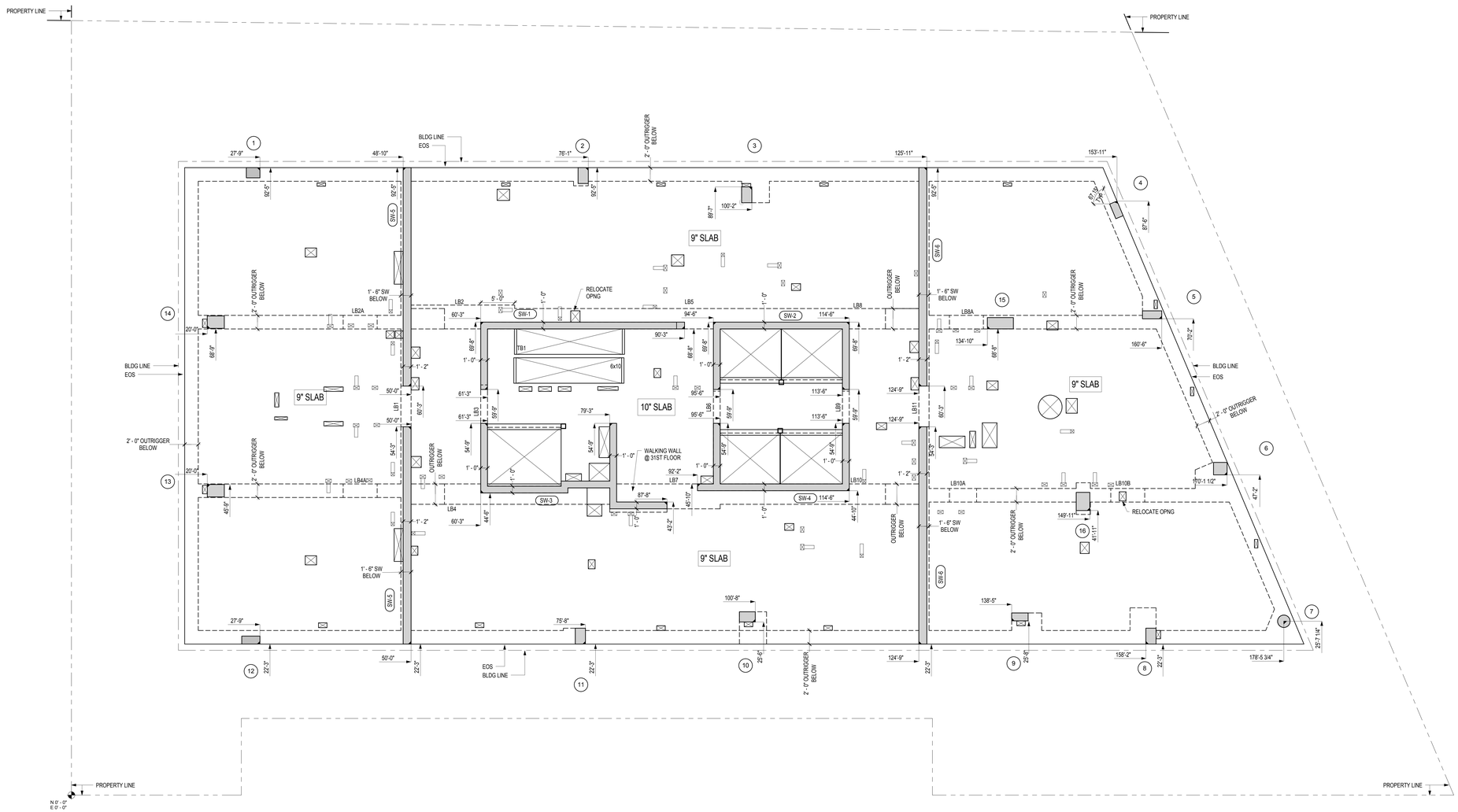
DRAWING TITLE:
32ND FLOOR FRAMING PLAN

Clara Gomez
DIGITALLY APPROVED
Under Directive 1 of 1975
Date: 01/25/2016
NYC Development Hub

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	JPM
CHECKED BY:	RC
DRAWING No:	S-320.00
CADD FILE :	

DEPT OF BLDGS 421370980 Job Number
B00845425 Scan Code



32ND FLOOR GENERAL ARRANGEMENT PLAN

SCALE: 3/16" = 1'-0"

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
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FAX: (212) 979-8387

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M E P ENGINEERS:

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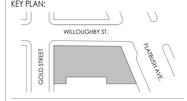
No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

32ND FLOOR GENERAL ARRANGEMENT PLAN

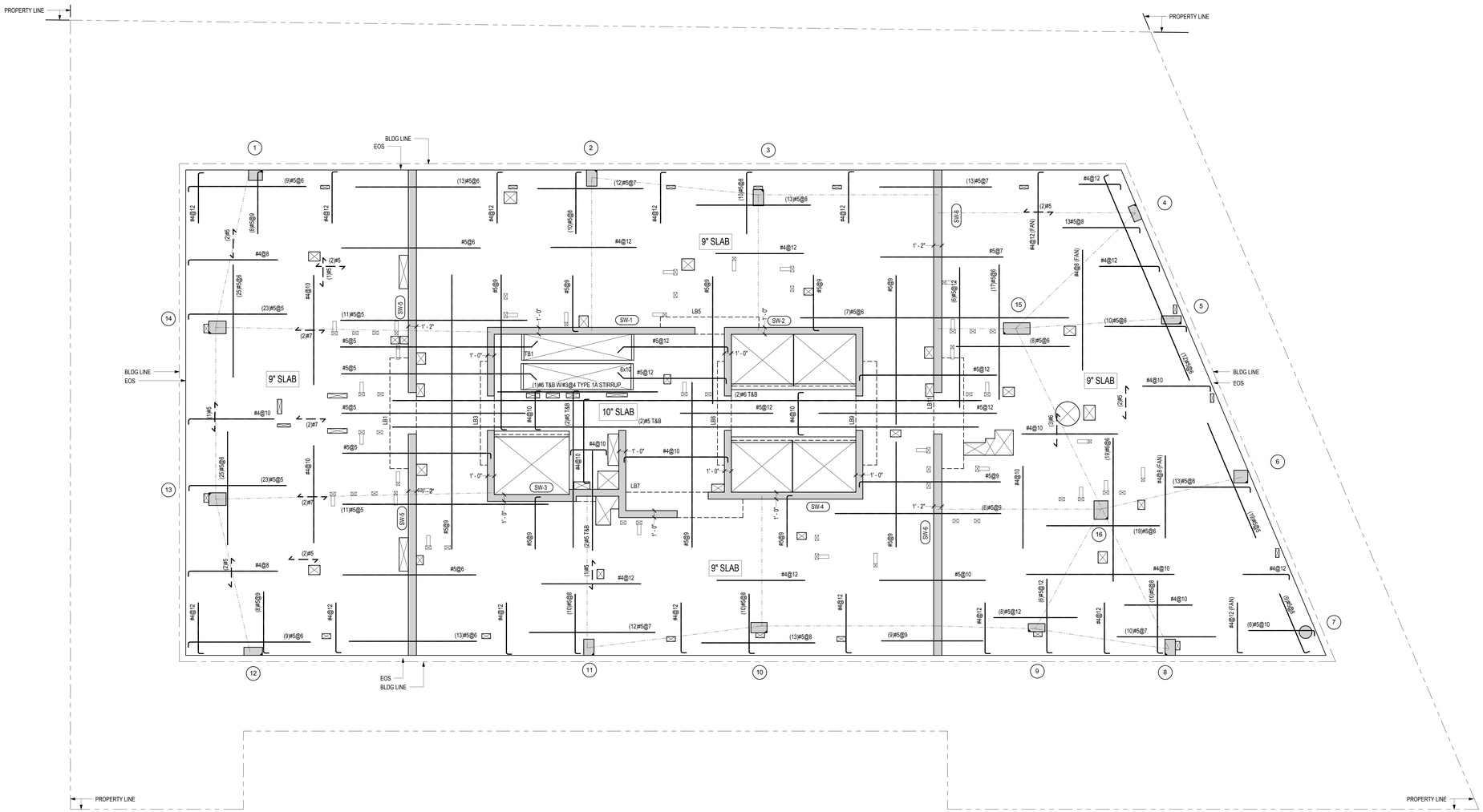
Clare Gomez
Director
APPROVED
Under Directive 3 of 1975
Date: 10/13/2016
NYC Development Hub

SEAL & SIGNATURE:

STATE OF NEW YORK — STEVEN K. SOLOMON — LICENSED PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-321.00
CADD FILE :	

DEPT OF BLDGS 421370980 Job Number
E0801749G01 Scan Code



33RD - 42ND FLOOR FRAMING PLAN

SCALE: 3/16" = 1'-0"

NOTES:
1. FOR BALANCE OF NOTES SEE SHEET S-003

FLOOR TYPE	STRENGTH	TYPICAL REINF	COMMENTS
9" SLAB	f'c= 5950 psi	#4@12 BOT REINF E.W.	
10" SLAB		#4@10 BOT REINF E.W.	

FLOOR	T/SLAB ELEVATION, UNO
LEVEL 33	453' - 2"
LEVEL 34	463' - 1"
LEVEL 35	473' - 0"
LEVEL 36	482' - 11"
LEVEL 37	493' - 10"
LEVEL 38	503' - 9"
LEVEL 39	514' - 8"
LEVEL 40	524' - 7"
LEVEL 41	534' - 6"
LEVEL 42	544' - 5"

ClaraGomez
APPROVED
Under Directive 4 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

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Kohn Pedersen Fox Associates PC
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	05-02-16	100% DESIGN DEVELOPMENT
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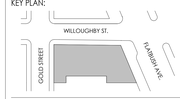
	01-25-16	DOB FILING

NORTH ARROW

KEY PLAN:



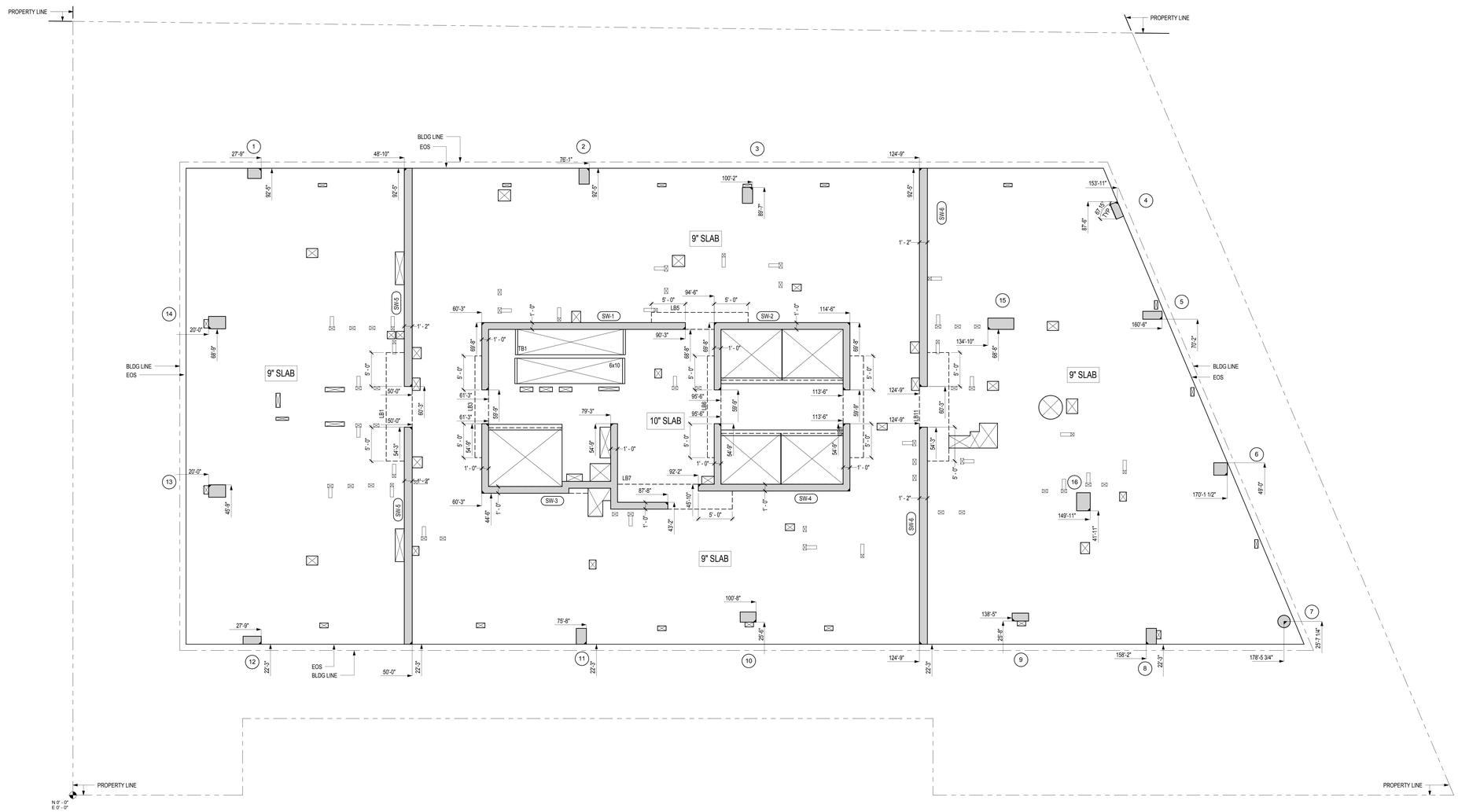
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
33RD - 42ND FLOOR FRAMING PLANS

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	JPM
CHECKED BY:	RS
DRAWING No:	S-330.00
CADD FILE :	

DEPT OF BUILDINGS 321970980 Job Number
B1620606624 Scan Code



33RD - 42ND FLOOR GENERAL ARRANGEMENT PLANS

SCALE: 3/16" = 1'-0"

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

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NORTH ARROW

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

33RD - 42ND FLOOR GENERAL ARRANGEMENT PLANS

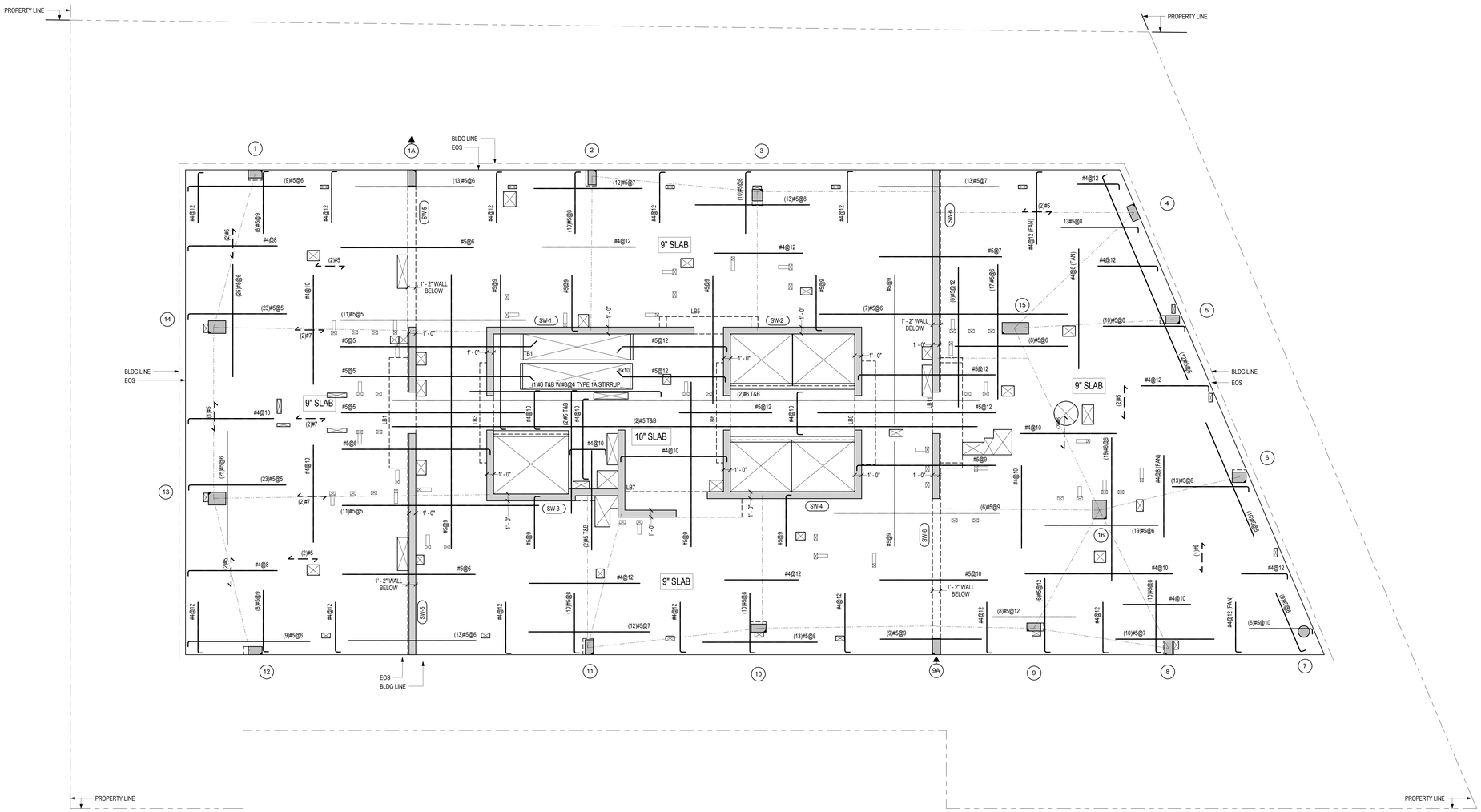
Clara Gomez
APPROVED
Under Directive 4 of 1975
Date: 03/23/2017
NYC Development Hub

SEAL & SIGNATURE:

STATE OF NEW YORK
CLARA GOMEZ
025345
LICENSED PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT NO:	14137.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-331.00
CADD FILE :	

DEPT OF BLDGS 321370980 Job Number
S3300065133 Scan Code



43RD FLOOR FRAMING PLAN

SCALE: 3/16" = 1'-0"

NOTES:
1. FOR BALANCE OF NOTES SEE SHEET S-003

FLOOR TYPE	STRENGTH	TYPICAL REINF	COMMENTS
9" SLAB	f'c= 5950 psi	#4@12 BOT REINF E.W.	
10" SLAB		#4@10 BOT REINF E.W.	

FLOOR	T/SLAB ELEVATION, UNO
LEVEL 43	554' - 4"

ClarpGomez
APPROVED
Under Directive 4 of 1975
Date: 03/03/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
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FAX: (212) 979-8387

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Kohn Pedersen Fox Associates PC
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FAX: (212) 956-2526

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New York, NY 10036
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M.E.P ENGINEERS:
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LANDSCAPE ARCHITECT:
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ELEVATOR:
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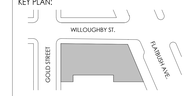
No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	02-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



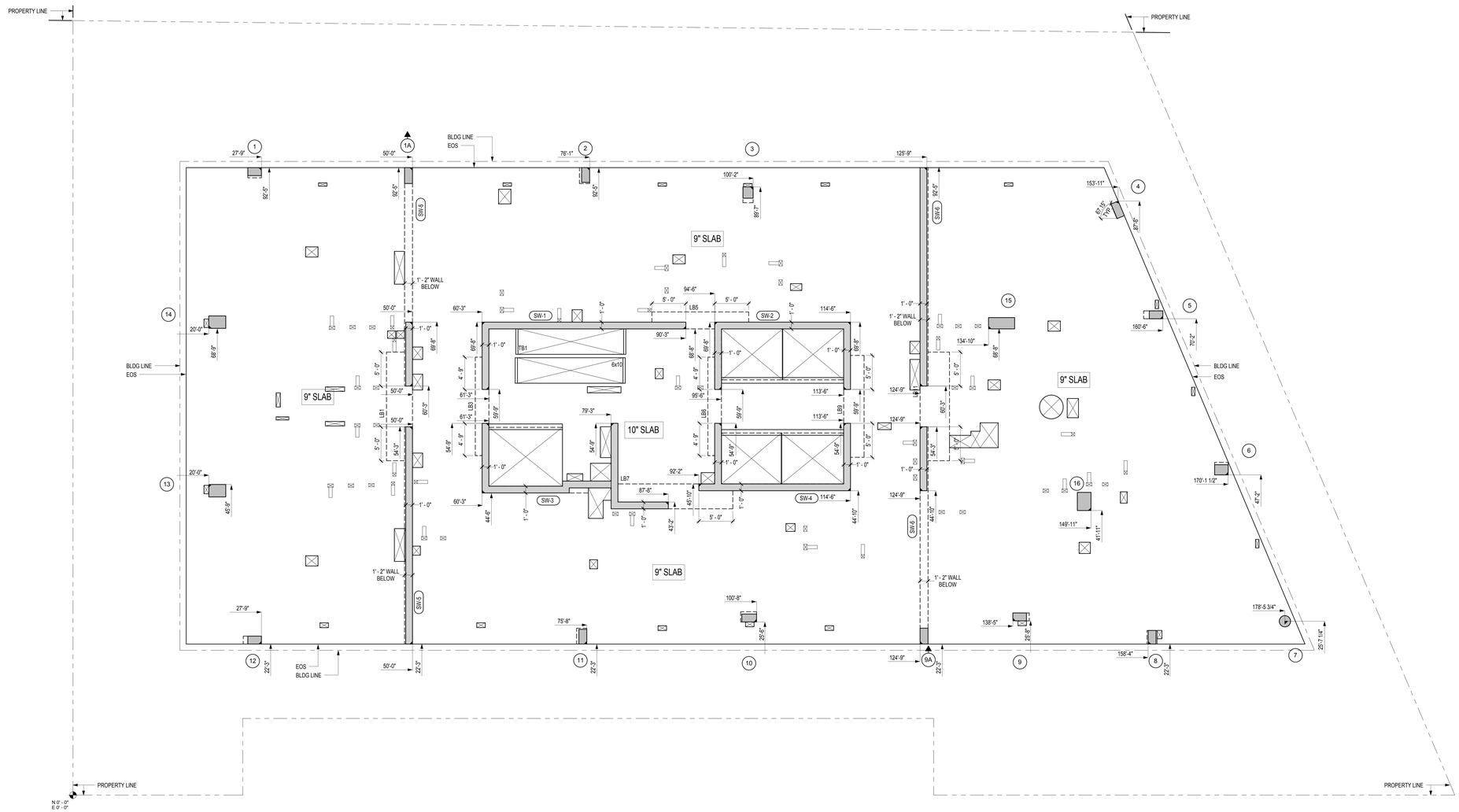
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
43RD FLOOR FRAMING PLAN

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14.07.00
DRAWN BY:	JFM
CHECKED BY:	BS
DRAWING No:	S-430.00
CADD FILE :	

DEPT OF BLDGS 421370580 Job Number
S1800070000 Scan Code



43RD FLOOR GENERAL ARRANGEMENT PLAN
SCALE: 3/16" = 1'-0"

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
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FAX: (212) 979-8387

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Kohn Pedersen Fox Associates PC
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M E P ENGINEERS:
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FAX.: (212)

LANDSCAPE ARCHITECT:
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Landscape Architects, P.C.
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New York, NY 10271
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Ph. (201) 820-2801 Fax. (201) 820-2804

ELEVATOR:
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Phone: 973-994-9220 Fax: 973-994-2539
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107 Eagle Rock Avenue, Suite 310
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FAX.: (212) 674-4025

INTERIOR DESIGNER:
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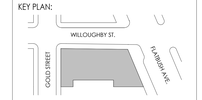
FAX.: (973) 560-4901

No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

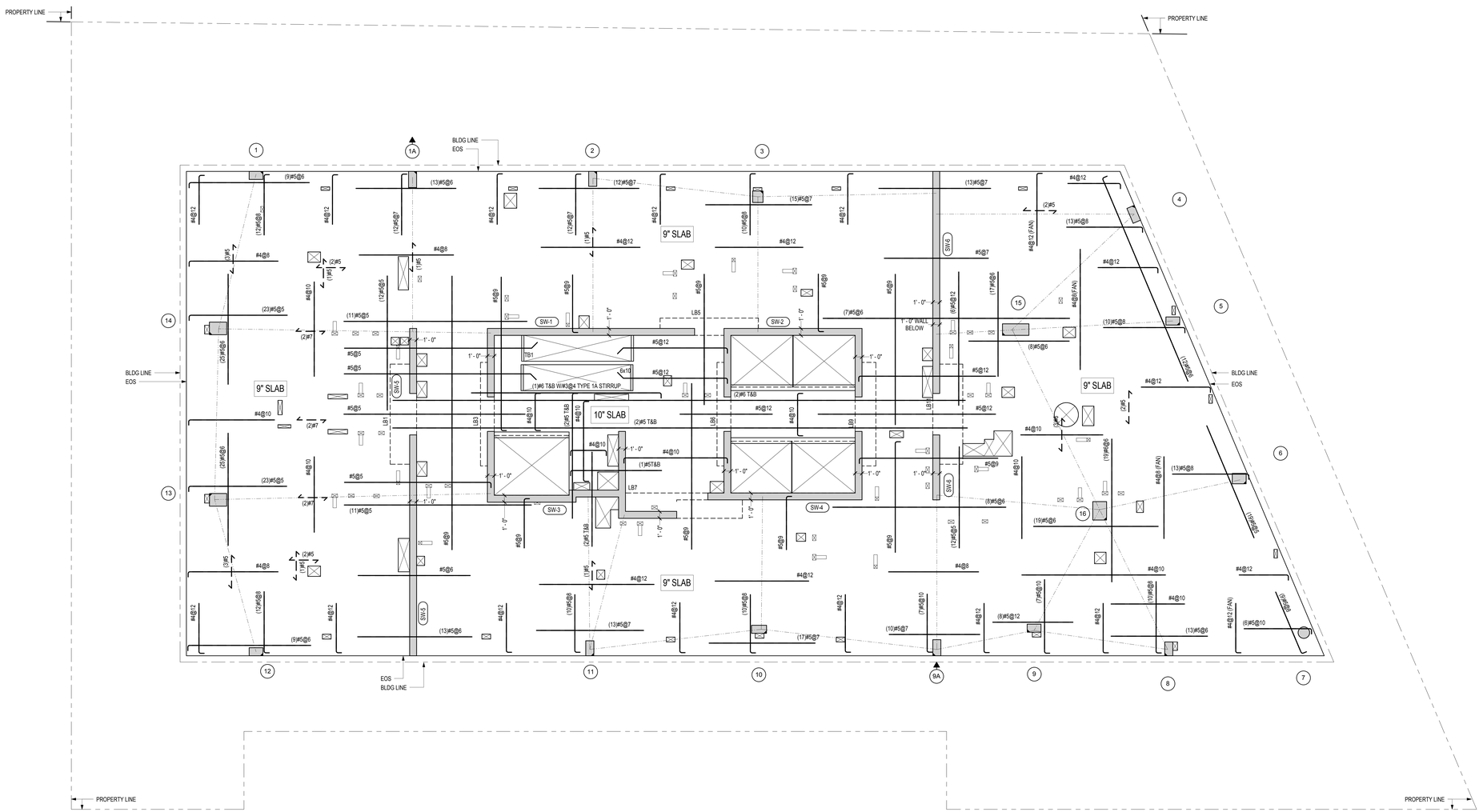
DRAWING TITLE:
43RD FLOOR GENERAL ARRANGEMENT PLAN

Clare Gomez
Director
APPROVED
Under Directive 1 of 1975
Date: 10/13/2016
NYC Development Hub

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-431.00
CADD FILE :	

DEPT OF BLDGS 421370980 Job Number
S1A3B0B0001 Scan Code



44TH - 50TH FLOOR FRAMING PLAN

SCALE: 3/16" = 1'-0"

NOTES:
1. FOR BALANCE OF NOTES SEE SHEET S-003

FLOOR TYPE	STRENGTH	TYPICAL REINF	COMMENTS
9" SLAB	f'c= 5950 psi	#4@12 BOT REINF E.W.	
10" SLAB		#4@10 BOT REINF E.W.	

FLOOR	T/SLAB ELEVATION, UNO
LEVEL 44	565' - 3"
LEVEL 45	575' - 2"
LEVEL 46	586' - 1"
LEVEL 47	596' - 0"
LEVEL 48	605' - 11"
LEVEL 49	615' - 10"
LEVEL 50	625' - 9"

ClaireGomez
APPROVED
Under Directive 3 of 1975
Date: 03/13/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
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NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:
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STRUCTURAL ENGINEERS:
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M.E.P ENGINEERS:
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LANDSCAPE ARCHITECT:
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Tel (212)-431 3609
Fax (212) 941 1513
www.mnlandscape.com

FACADE MAINTENANCE:
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166 Ames Street, Hackensack, NJ 07601
Ph. (201) 820-2801 Fax. (201) 820-2804

ELEVATOR:
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Delivering Vertical Transportation Solutions...Worldwide
Phone: 973-994-9220 Fax: 973-994-2539
e-mail: eng@vdaassoc.com
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LIGHTING DESIGNER:
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COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4488
FAX.: (212) 674-4025

INTERIOR DESIGNER:
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Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.6670 F. 416.961.6491

GEOTECHNICAL ENGINEER:
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300 KIMBALL DRIVE, 4TH FLOOR
PARSIPPANY, NJ 07054-2172
TEL.: (973) 560-4900
FAX.: (973) 560-4901

No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	02-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING

NORTH ARROW

KEY PLAN:

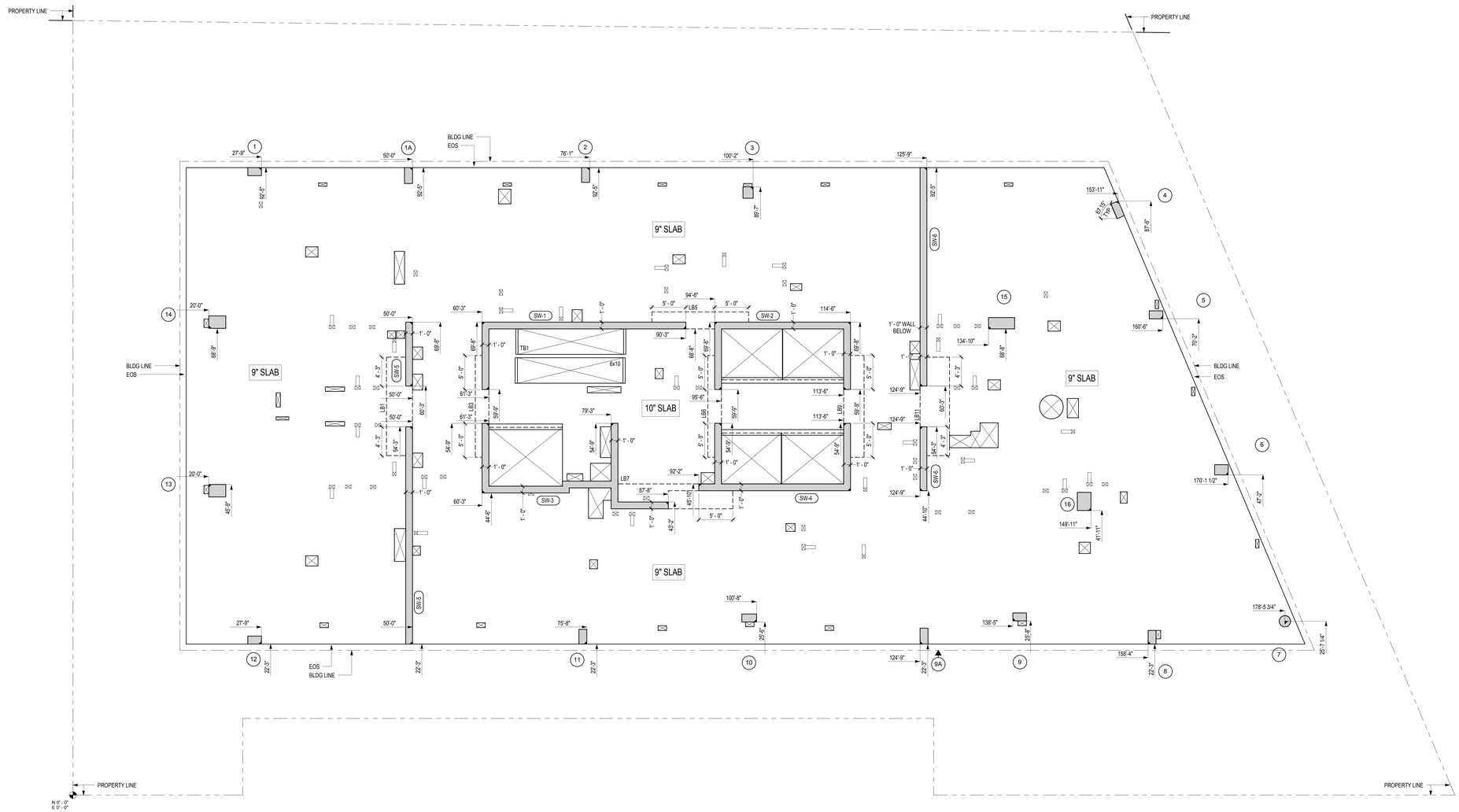
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
44TH - 50TH FLOOR FRAMING PLANS

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	JFM
CHECKED BY:	RC
DRAWING No:	S-440.00
CADD FILE :	

DEPT OF BLDGS 321970980 Job Number
B0804950317 Scan Code



44TH - 50TH FLOOR GENERAL ARRANGEMENT PLANS

SCALE: 3/16" = 1'-0"

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
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TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:
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FAX: (212) 956-2526

STRUCTURAL ENGINEERS:
McNAMARA . SALVIA
62 West 45th Street, 11th Floor
New York, NY 10036
Tel# (212) 246.9800

M.E.P ENGINEERS:
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ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
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LANDSCAPE ARCHITECT:
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ELEVATOR:
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FAX.: (212) 674-4025

INTERIOR DESIGNER:
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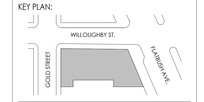
TEL.: (973) 560-4900
FAX.: (973) 560-4901

No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

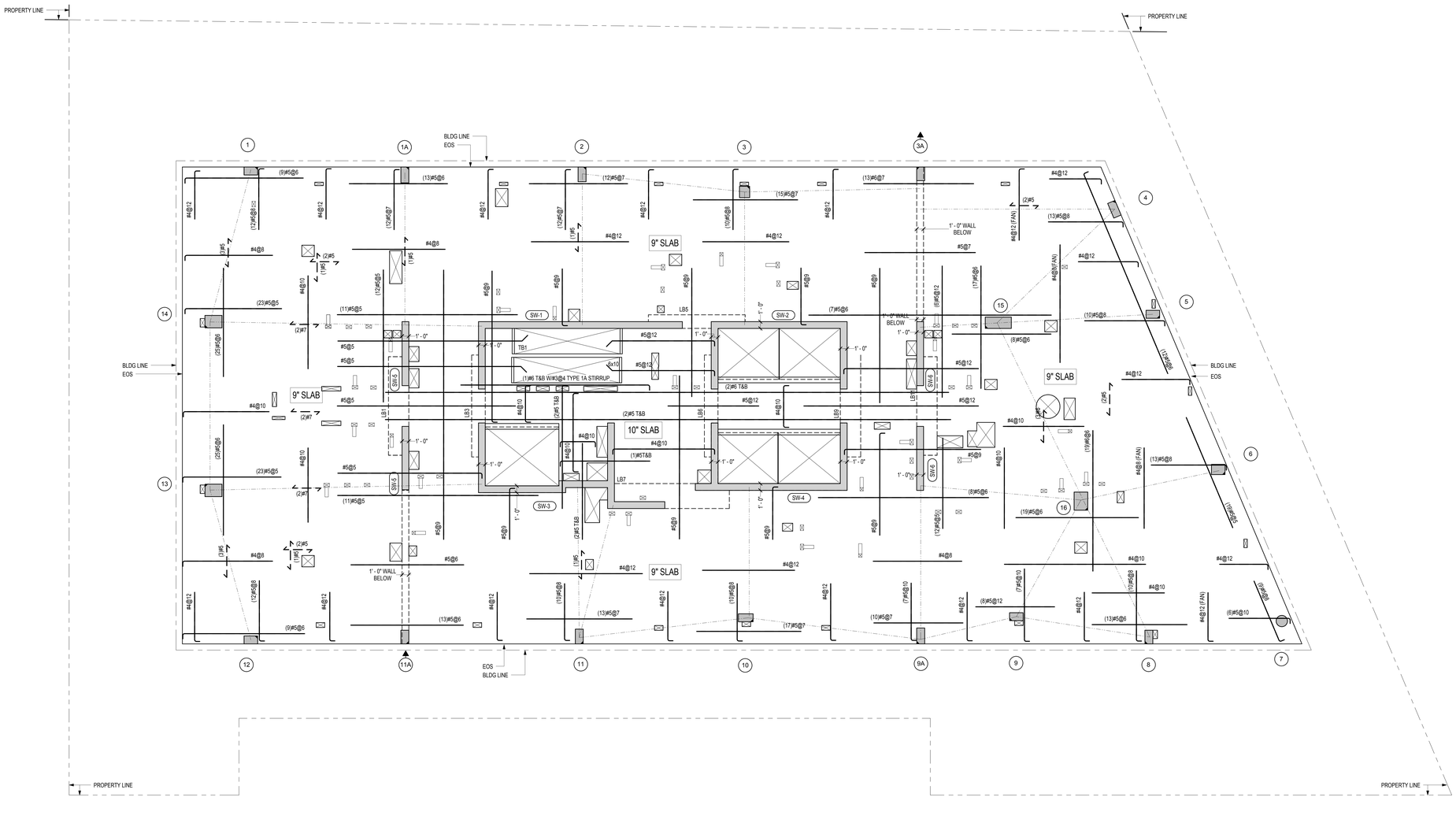
44TH - 50TH FLOOR GENERAL ARRANGEMENT PLANS

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-441.00
CADD FILE :	

ClarpGomez
Date: 03/03/2017
APPROVED
Under Directive 4 of 1975
Date: 03/03/2017
NYC Development Hub

DEPT OF BLDGS 321370580 Job Number
B33343815 Scan Code



51ST - FLOOR FRAMING PLAN

SCALE: 3/16" = 1'-0"

NOTES:
1. FOR BALANCE OF NOTES SEE SHEET S-003

FLOOR TYPE	STRENGTH	TYPICAL REINF	COMMENTS
9" SLAB	f'c= 5950 psi	#4@12 BOT REINF E.W.	-
10" SLAB		#4@10 BOT REINF E.W.	

FLOOR	T/SLAB ELEVATION, UNO
LEVEL 51	635' - 8"

ClarkGomez
APPROVED
Under Directive 4 of 1975
Date: 03/23/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
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TEL.: (212) 979-8400
FAX: (212) 979-8387

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Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
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M E P ENGINEERS:
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TEL.: (212) 354-5656
FAX.: (212)

LANDSCAPE ARCHITECT:
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New York, NY 10271
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ELEVATOR:
vda
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107 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

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FAX.: (973) 560-4901

No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	02-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:

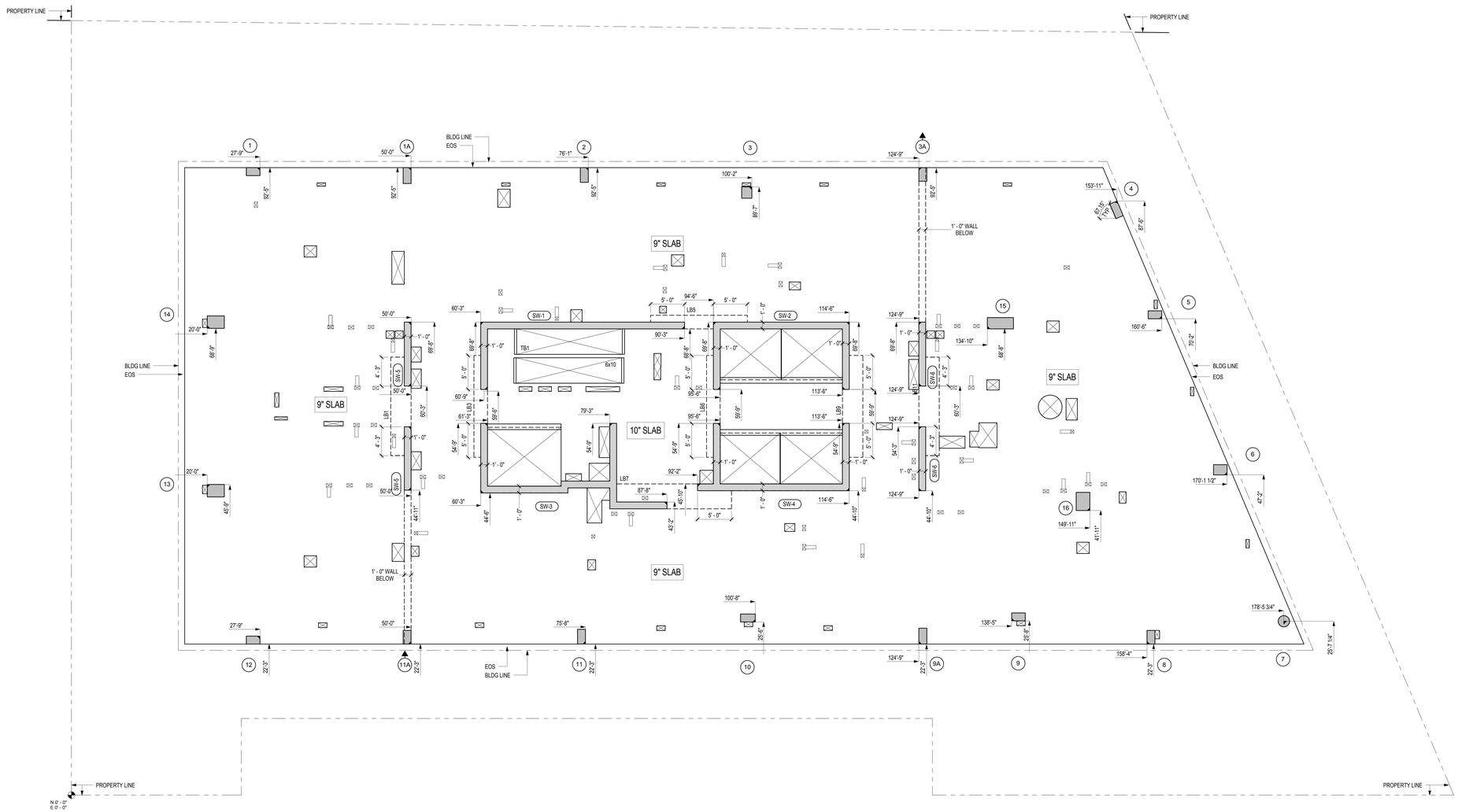
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
51ST - FLOOR FRAMING PLAN

SEAL & SIGNATURE:
STATE OF NEW YORK 025345 PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT No:	14137.00
DRAWN BY:	JFM
CHECKED BY:	RC
DRAWING No:	S-510.00
CADD FILE :	

DEPT OF BLDGS 421370000 Job Number
B00629999585 Scan Code



51ST FLOOR GENERAL ARRANGEMENT PLAN

SCALE: 3/16" = 1'-0"

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
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ELEVATOR:
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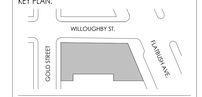
FAX.: (973) 560-4901

No:	Done:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

51ST FLOOR GENERAL ARRANGEMENT PLAN

Clark Gomez
DOB NOW: Build Safely
APPROVED
Under Directive 1 of 1975
Date: 03/13/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-511.00
CADD FILE :	

DEPT OF BLDGS 421370980 Job Number
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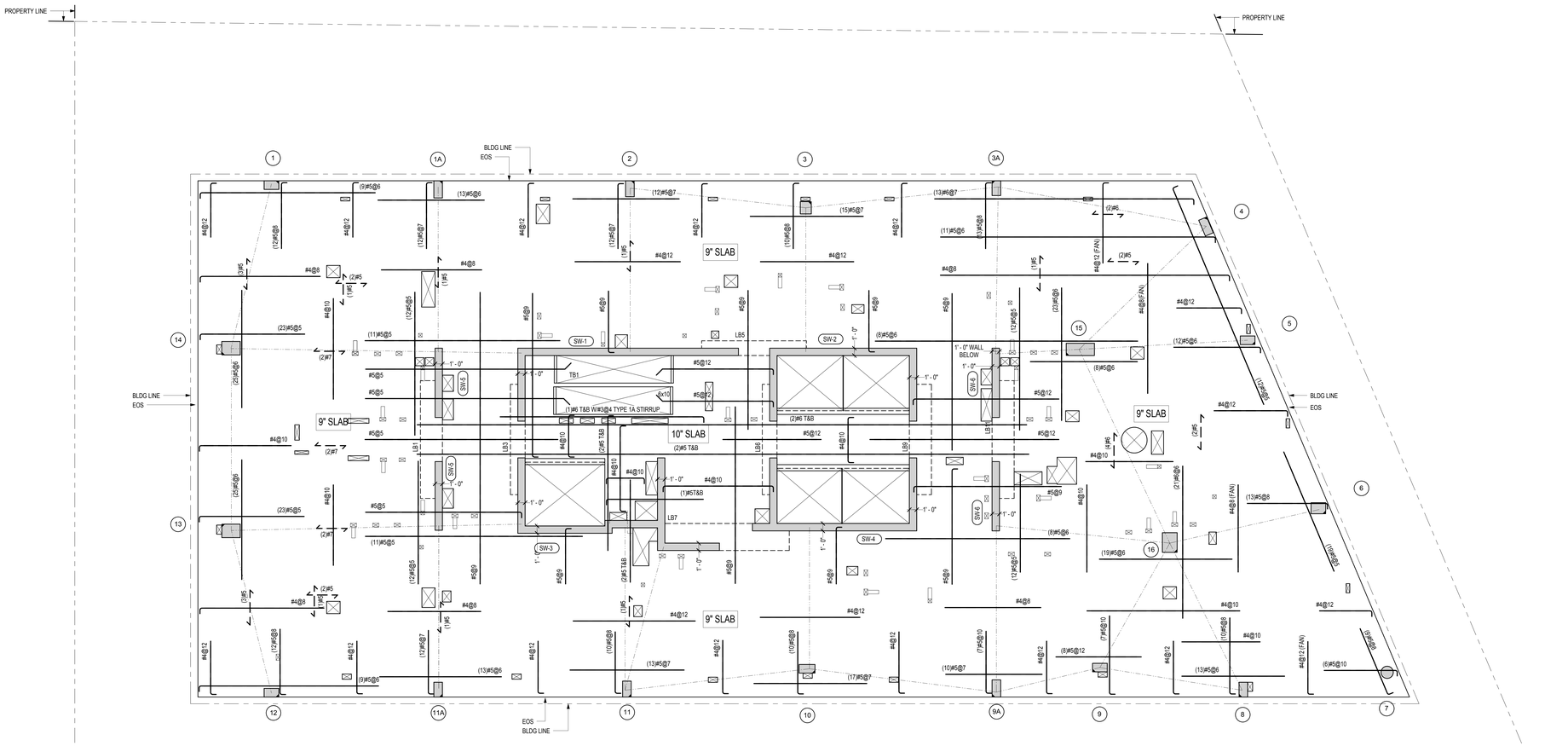

52ND - 56TH FLOOR FRAMING PLANS

SCALE: 3/16" = 1'-0"

NOTES:
1. FOR BALANCE OF NOTES SEE SHEET S-003

FLOOR TYPE	STRENGTH	TYPICAL REINF	COMMENTS
9" SLAB	f'c= 5950 psi	#4@12 BOT REINF E.W.	-
10" SLAB		#4@10 BOT REINF E.W.	

FLOOR	T/SLAB ELEVATION, UNO
LEVEL 52	645' - 7"
LEVEL 53	656' - 6"
LEVEL 54	666' - 5"
LEVEL 55	677' - 4"
LEVEL 56	688' - 3"

INDICATES SEQUENCE OF PLACING BARS

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
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1359 BROADWAY, 14TH FLOOR
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FAX: (212) 979-8387

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FAX: (212) 956-2526

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Tel (212) 246.9800

M E P ENGINEERS:
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ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
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www.mnlandscape.com

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ELEVATOR:
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e-mail: eng@vdaiewyc.com
107 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

LIGHTING DESIGNER:
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FAX.: (973) 560-4901

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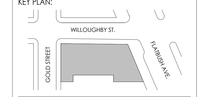
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	03-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

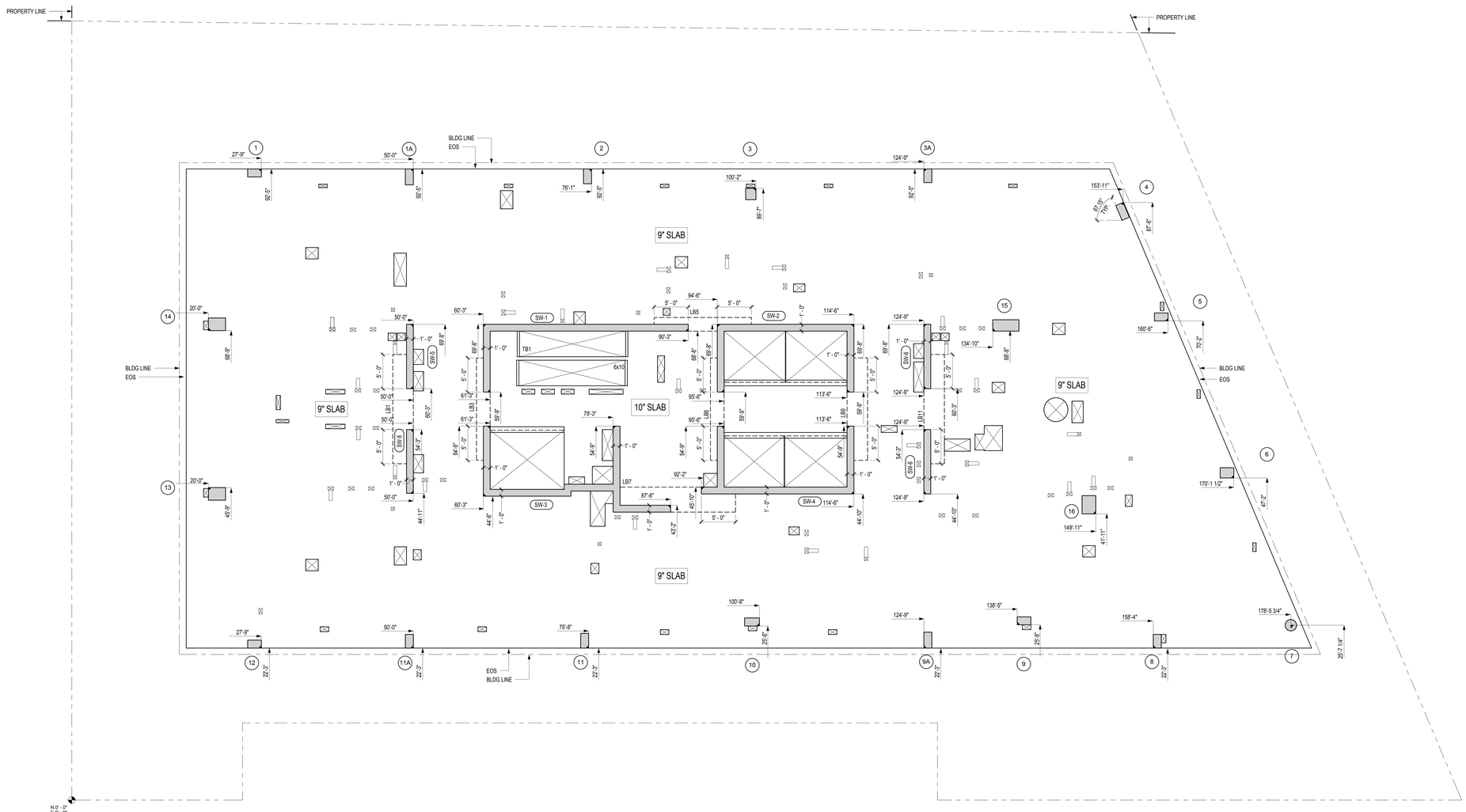
DRAWING TITLE:
52ND - 56TH FLOOR FRAMING PLANS

ClarkGomez
APPROVED
Under Directive 4 of 1975
Date: 03/23/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14137.00
DRAWN BY:	JFM
CHECKED BY:	RS
DRAWING No:	S-520.00
CADD FILE :	

DEPT OF BLDGS 421370580 Job Number
B00809928506 Scan Code



52ND - 56TH FLOOR GENERAL ARRANGEMENT PLANS

SCALE: 3/16" = 1'-0"

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

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Kohn Pedersen Fox Associates PC

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M E P ENGINEERS:

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FAX.: (212)

LANDSCAPE ARCHITECT:

Mathews Nielsen
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www.mnlandscape.com

FACADE MAINTENANCE:

ENTEK ENGINEERING LLC
CONSULTING ENGINEERS

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ELEVATOR:

vda
Delivering Vertical Transportation Solutions...Worldwide

Phone: 973-994-9220 Fax: 973-994-2539
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107 Eagle Rock Avenue, Suite 310
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LIGHTING DESIGNER:

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INTERIOR DESIGNER:

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GEOTECHNICAL ENGINEER:

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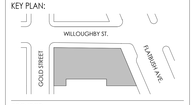
TEL.: (973) 560-4900
FAX.: (973) 560-4901

No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

52ND - 56TH FLOOR GENERAL ARRANGEMENT PLANS

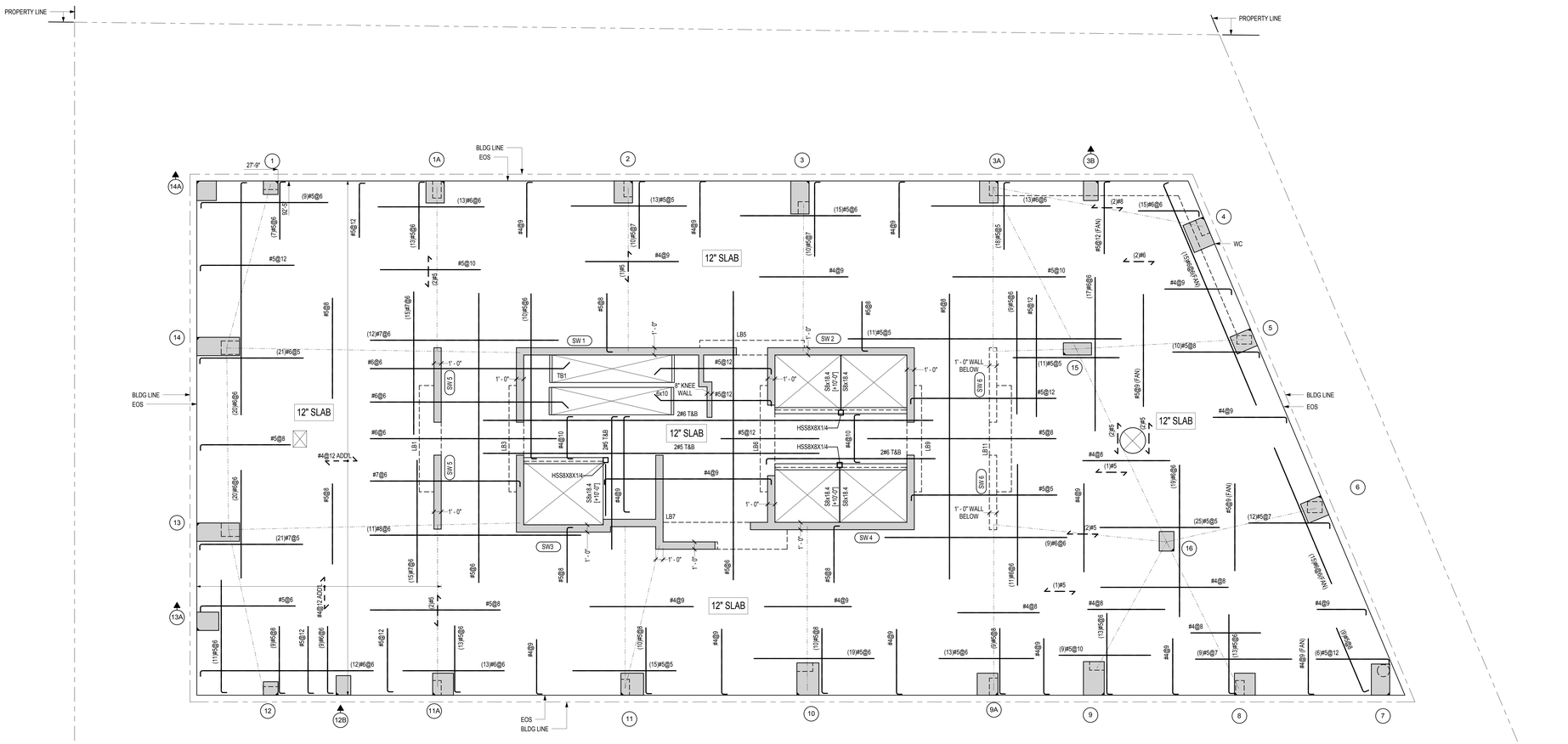
ClarkGomez
APPROVED
Under Directive 4 of 1975
Date: 09/19/2017
NYC Development Hub

SEAL & SIGNATURE:

STATE OF NEW YORK — 025345 — LICENSED PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT NO:	14137.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-521.00
CADD FILE :	

DEPT OF BLDGS 321370580 Job Number
B33454457500 Scan Code



57TH FLOOR FRAMING PLAN

SCALE: 3/16" = 1'-0"

NOTES:
1. FOR BALANCE OF NOTES SEE SHEET S-010

FLOOR TYPE	STRENGTH	TYPICAL REINF	COMMENTS
12" SLAB	f'c= 5950 psi	#5@12 BOT REINF E.W.	-

FLOOR	T/SLAB ELEVATION, UNO
LEVEL 57	700' - 2"

CONCRETE BEAM SCHEDULE

MARK	SIZE (WXD)	REINFORCING			STIRRUPS			REMARKS
		CONTINUOUS BOTTOM	CONTINUOUS TOP	ADDITIONAL TOP	SIZE	TYPE	SPACING (in)	
57B1	24x54	5#11	6#11	-	#4	Type 2	4	
57B2	24x54	5#11	6#11	-	#4	Type 2	4	EXTEND BARS TO THE END OF CANT WITH 90° HOOK

Clare Gomez
APPROVED
Under Directive 14 of 1975
Date: 03/23/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
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NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:
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Kohn Pedersen Fox Associates PC
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TEL.: (212) 674-4488
FAX.: (212) 674-4025

INTERIOR DESIGNER:
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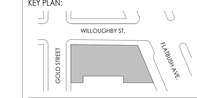
No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	03-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING

NORTH ARROW

KEY PLAN:



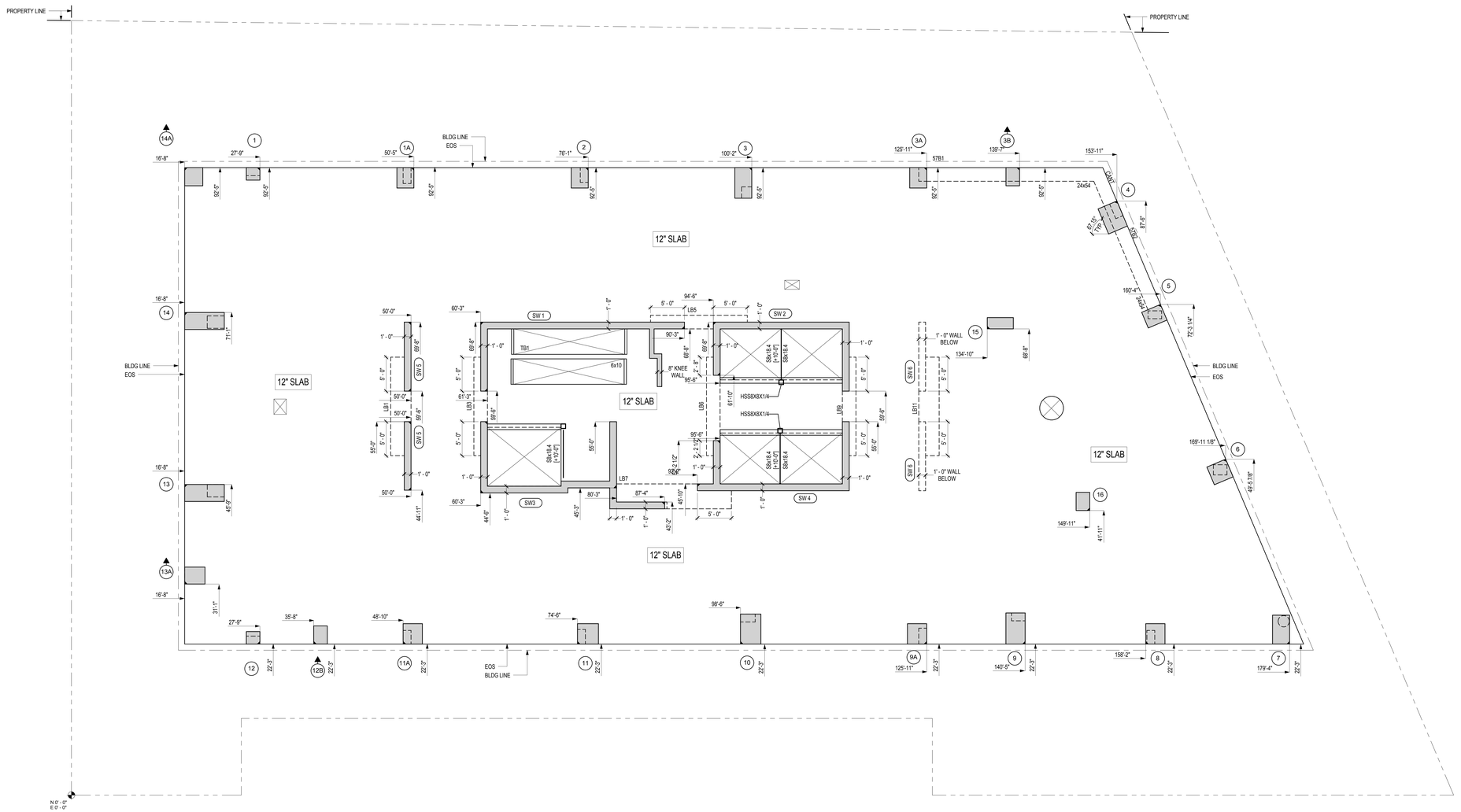
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
57TH FLOOR FRAMING PLAN

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	JTM
CHECKED BY:	BS
DRAWING No:	S-570.00
CADD FILE :	

DEPT OF BLDGS 421370980 Job Number
B3S1 3280000 Scan Code


PROPERTY LINE
PROPERTY LINE
BLDG LINE
EOS
BLDG LINE
EOS
12" SLAB
12" SLAB
12" SLAB
12" SLAB
12" SLAB
SW 1
SW 2
SW 3
SW 4
SW 5
SW 6
TB1
6x10
8" KNEE WALL
HSS8X8X1/4
HSS8X8X1/4
LB1
LB5
LB6
LB7
LB8
LB9
LB11
57B1
24x54
24x54
1' - 0" WALL BELOW
1' - 0" WALL BELOW
14A
1
1A
2
3
3A
3B
4
5
6
7
8
9
9A
10
11
11A
12
12B
13
13A
14
15
16
27'-9"
50'-5"
76'-1"
100'-2"
125'-11"
139'-7"
153'-11"
160'-4"
169'-11 1/8"
179'-4"
158'-2"
140'-5"
134'-10"
125'-11"
98'-6"
74'-6"
48'-10"
35'-8"
27'-9"
16'-8"
149'-11"
16'-8"
16'-8"
16'-8

DEPT OF BUILDINGS 321370980 Job Number
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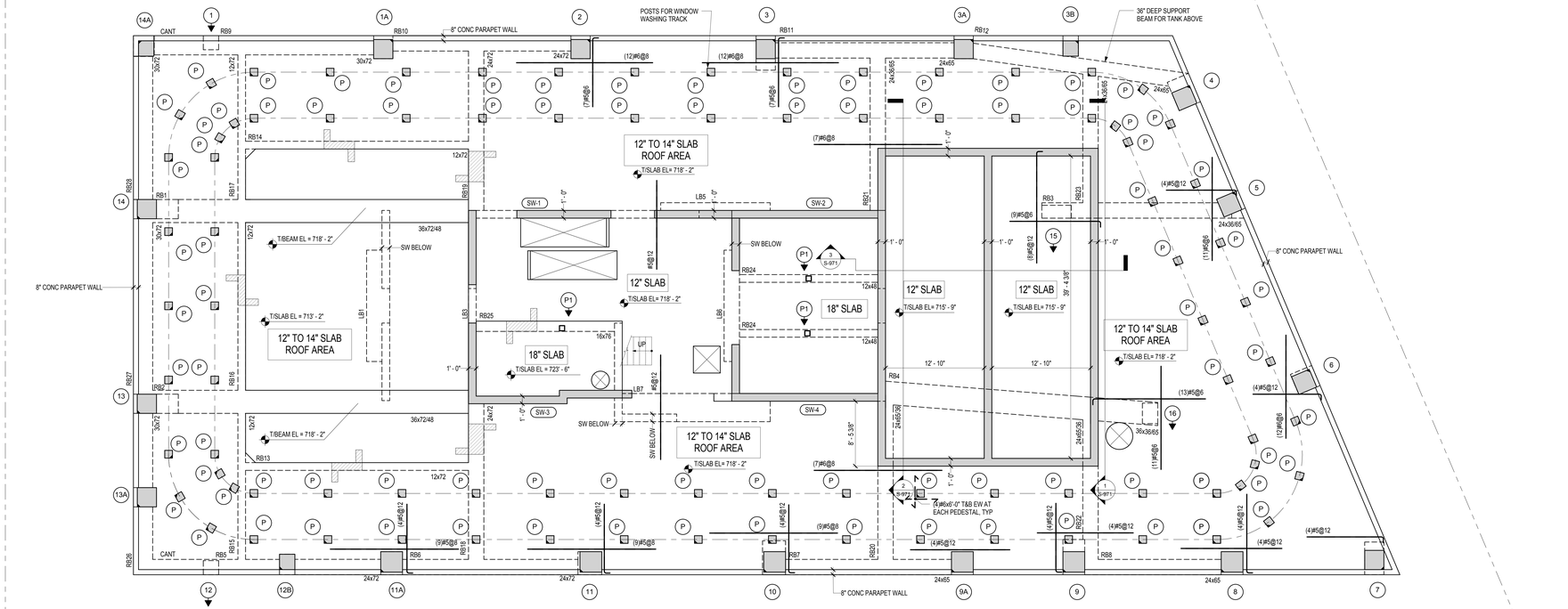

ROOF PLAN

SCALE: 3/16" = 1'-0"

NOTES:
1. FOR BALANCE OF NOTES SEE SHEET S-003

FLOOR TYPE	STRENGTH	TYPICAL REINF	COMMENTS
12" SLAB	f'c= 5950 psi	#5@8 TOP & BOT REINF E.W.	-
12" TO 14" SLAB		#6@8 TOP & BOT REINF E.W.	
18" SLAB		#6@6 TOP & BOT REINF E.W.	

FLOOR	T/SLAB ELEVATION, UNO
ROOF	718' - 2"

(P) INDICATES 20x8 CONC POST REINF W (4)#7 VERT & #3@6 TIES

(P1) INDICATES HSS 8x8x1/4

CONCRETE BEAM SCHEDULE

MARK	SIZE	REINFORCING			STIRRUPS			REMARKS
	(WXD)	CONTINUOUS BOTTOM	CONTINUOUS TOP	ADDITIONAL TOP	SIZE	TYPE	SPACING (in)	
RB1	36x72/48	20#11 (2 Layers)	8#11	6#11 (2nd Layer at C14)	#5	Type 8	6	Use 5@12 Skin Reinf.
RB2	36x72/48	20#11 (2 Layers)	8#11	6#11 (2nd Layer at C13)	#5	Type 8	6	Use 5@12 Skin Reinf.
RB3	24x36/65	9#11	3#11	2#11 (2nd Layer at C15)	#5	Type 6	6	Use 5@12 Skin Reinf.
RB4	36x36/65	9#11	5#11	2#11 (2nd Layer at C16)	#5	Type 4	8	Use 5@12 Skin Reinf.
RB5	24x72	6#11	4#11	6#11 (2nd Layer at C12)	#4	Type 4	6	Extend bars to end cantiliver provide 90 hook. Use #5@12 Skin Reinf.
RB6	24x72	6#11	4#11	-	#4	Type 4	10	Use 5@12 Skin Reinf.
RB7	24x65	6#11	4#11	-	#4	Type 4	10	Use 5@12 Skin Reinf.
RB8	24x65	6#11	4#11	-	#4	Type 4	10	Use 5@12 Skin Reinf.
RB9	30x72	6#11	6#11	6#11 (2nd Layer at C1)	#4	Type 4	6	Extend bars to end cantiliver provide 90 hook. Use #5@12 Skin Reinf.
RB10	24x72	6#11	4#11	-	#4	Type 4	10	Use 5@12 Skin Reinf.
RB11	24x65	6#11	4#11	-	#4	Type 4	10	Use 5@12 Skin Reinf.
RB12	24x65	6#11	4#11	-	#4	Type 4	10	Use 5@12 Skin Reinf.
RB13	12x72	3#11	3#11	-	#4	Type 2	12	Use 5@12 Skin Reinf.
RB14	12x72	3#11	3#11	-	#4	Type 2	12	Use 5@12 Skin Reinf.
RB15	12x72	3#11	3#11	-	#5	Type 2	6	Use 5@12 Skin Reinf.
RB16	12x72	3#11	3#11	-	#5	Type 2	12	Use 5@12 Skin Reinf.
RB17	12x72	3#11	3#11	-	#5	Type 2	6	Use 5@12 Skin Reinf.
RB18	24x72	6#11	4#11	-	#4	Type 4	8	Use 5@12 Skin Reinf.
RB19	24x72	6#11	4#11	-	#4	Type 4	8	Use 5@12 Skin Reinf.
RB20	24x65/36	6#11	4#11	-	#4	Type 4	6	Use 5@12 Skin Reinf.
RB21	24x36/65	6#11	4#11	-	#4	Type 4	6	Use 5@12 Skin Reinf.
RB22	24x65/36	6#11	4#11	-	#4	Type 4	6	Use 5@12 Skin Reinf.
RB23	24x36/65	6#11	4#11	-	#4	Type 4	6	Use 5@12 Skin Reinf.
RB24	12x48	2#11	2#8	-	#4	Type 2	8	Use 5@12 Skin Reinf.
RB25	16x76	4#11	4#8	-	#4	Type 2	10	Use 5@12 Skin Reinf.
RB26	30x72	6#11	5#11	-	#4	Type 4	8	Use 5@12 Skin Reinf.
RB27	30x72	6#11	5#11	4#11 (2nd Layer at both ends)	#4	Type 2	8	Use 5@12 Skin Reinf.
RB28	30x72	6#11	5#11	-	#4	Type 4	8	Use 5@12 Skin Reinf.

ClarpGomez
Digitally signed by
APPROVED
Under Directive 1 of 1975
Date: 03/23/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
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	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	03-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:

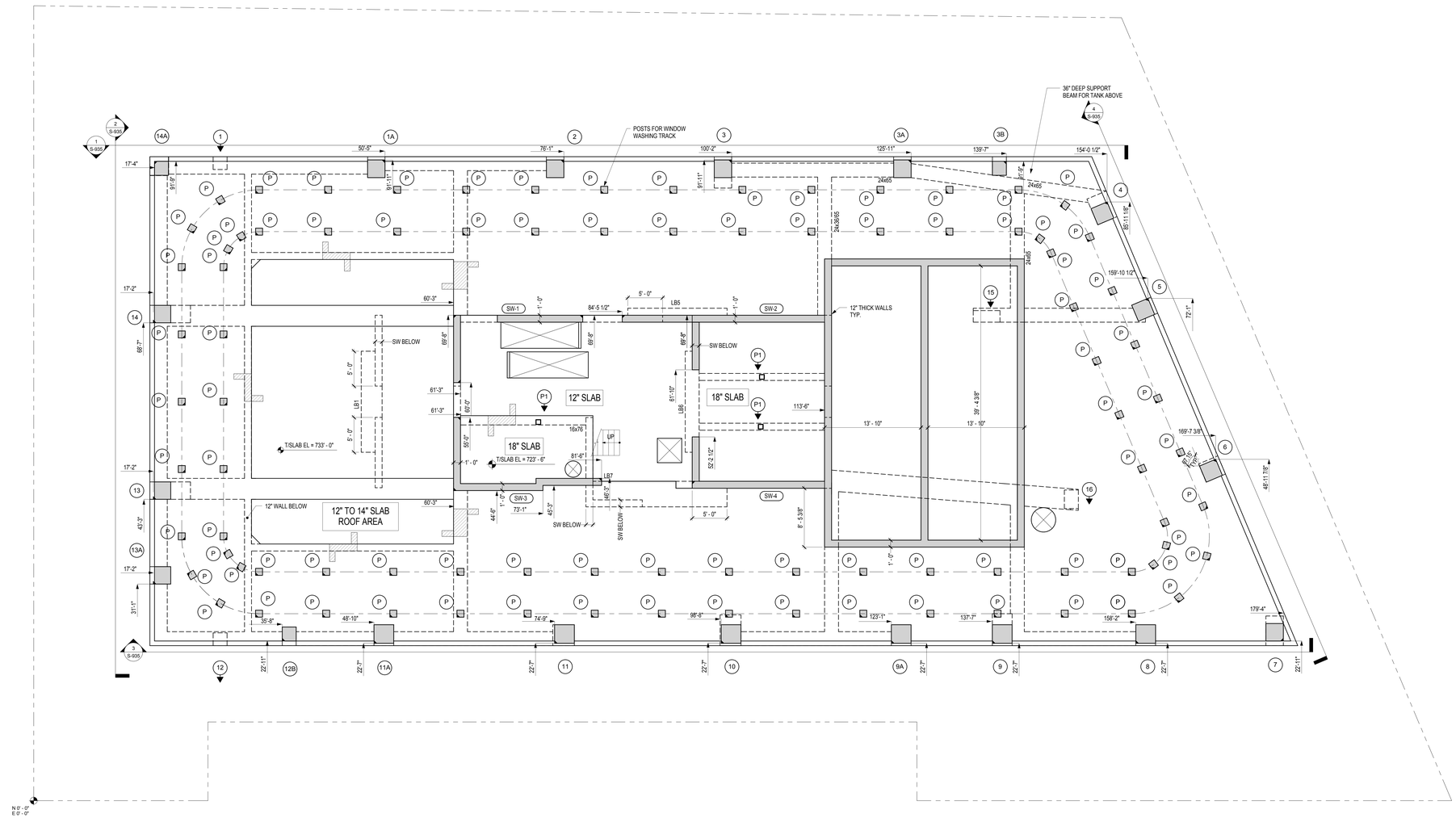
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
ROOF FRAMING PLAN

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	JFM
CHECKED BY:	RS
DRAWING No:	S-580.00
CADD FILE :	

DEPT OF BLDGS 321370580 Job Number
S1B0630486841 Scan Code



ROOF GENERAL ARRANGEMENT PLAN
SCALE: 3/16" = 1'-0"

ClaraGomez
APPROVED
Under Directive 7 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
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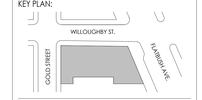
No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:



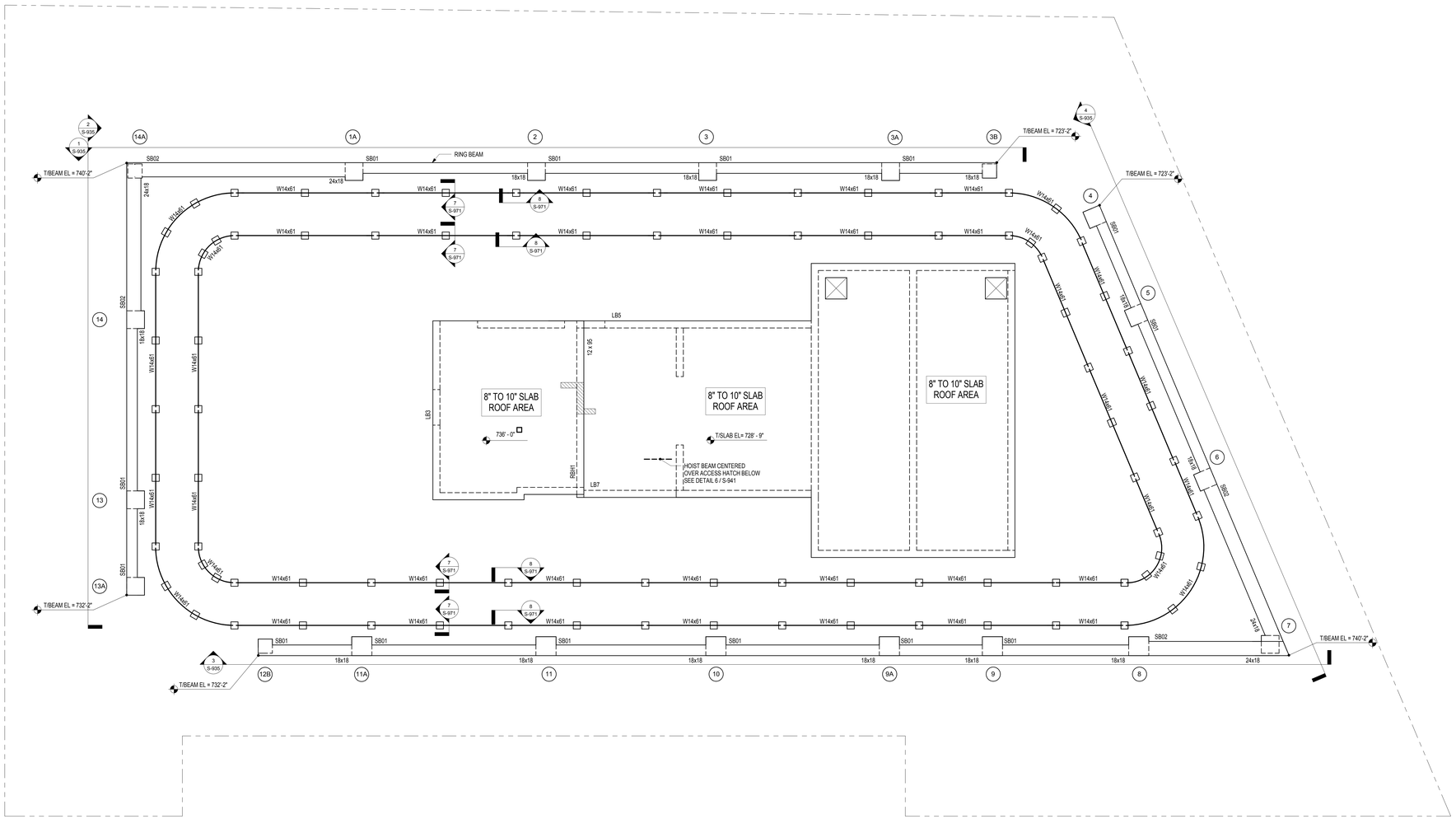
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
ROOF GENERAL ARRANGEMENT PLAN

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14137.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-581.00
CADD FILE :	

DEPT OF BLDGS 321370580 Job Number
S1590.00 Scan Code



BULKHEAD FRAMING PLAN

SCALE: 3/16" = 1'-0"

NOTES:
1. FOR BALANCE OF NOTES SEE SHEET S-003

FLOOR TYPE	STRENGTH	TYPICAL REINF	COMMENTS
12"TO 14" SLAB	f'c= 5950 psi	#5@12 TOP&BOT REINF EW	-

CONCRETE BEAM SCHEDULE

MARK	SIZE	REINFORCING			STIRRUPS			REMARKS
	(WXD)	CONTINUOUS BOTTOM	CONTINUOUS TOP	ADDITIONAL TOP	SIZE	TYPE	SPACING (in)	
SB01	18x18	3-#9	3-#9	-	#4	Type 2	7	1-#9 SIDE BARS CONT STIRRUPS MUST BE CONT HOOPS
SB02	24x18	3-#9	3-#9	-	#4	Type 2	7	2-#9 SIDE BARS CONT STIRRUPS MUST BE CONT HOOPS
RBH1	12x95	3-#11	3-#11	-	#5	Type 2	10	PROVIDE #5@12 SKIN REINF

ClaraGomez
Buildings
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
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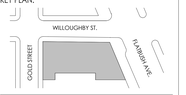
No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-03-16	100% DESIGN DEVELOPMENT
	02-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING

NORTH ARROW

KEY PLAN:



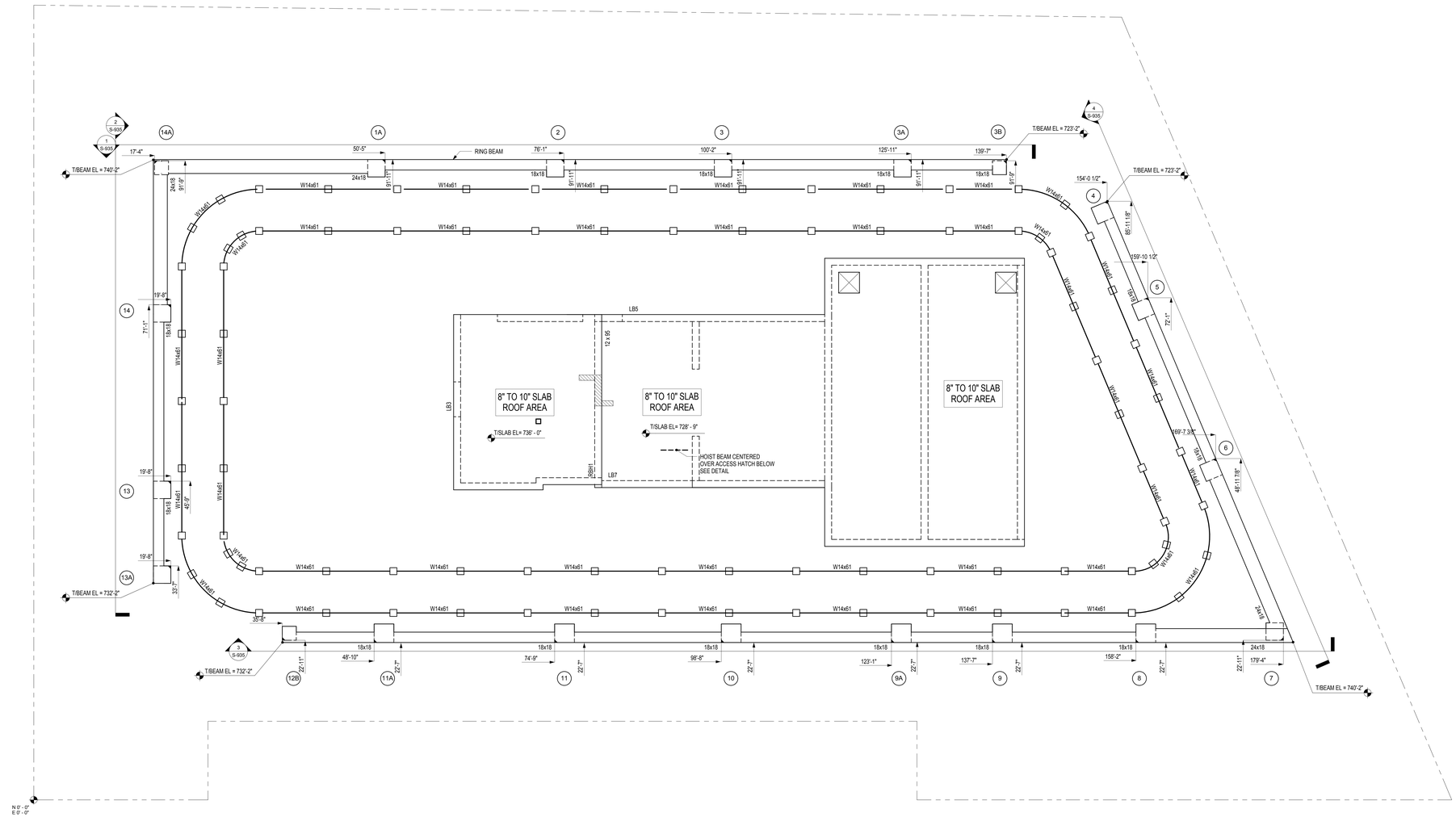
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
BULKHEAD FRAMING PLAN

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14137.00
DRAWN BY:	JPM
CHECKED BY:	BS
DRAWING No:	S-590.00
CADD FILE :	

DEPT OF BLDGS 421370980 Job Number
B0B0370044 Scan Code



BULKHEAD GENERAL ARRANGEMENT PLAN
SCALE: 3/16" = 1'-0"

PROJECT:
CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
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	05-02-16	100% DESIGN DEVELOPMENT

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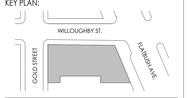


PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
BULKHEAD GENERAL ARRANGEMENT PLAN

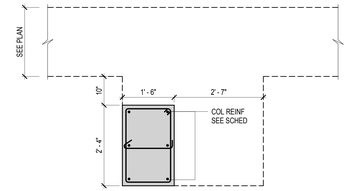
SEAL & SIGNATURE:

ClaraGomez
APPROVED
Under Directive 4 of 1975
Date: 03/31/2017
NYC Development Hub

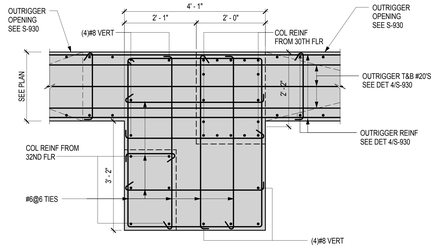
STATE OF NEW YORK
029145
LICENSED PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT No:	14137.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No.:	S-591.00
CADD FILE :	

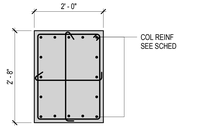
DEPT OF BUILDINGS 321370580 Job Number
B08541257X Scan Code



C COLUMN @ 32ND FLR



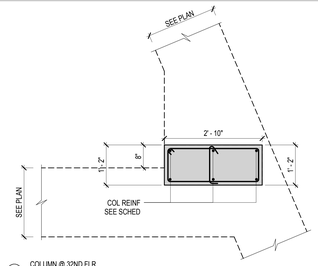
B COLUMN / BUTTRESS @ 31ST - U/S 32ND FLR



A COLUMN @ 30TH FLR

1 COLUMN 3 @ OUTRIGGER / S-916

NOTE: ALL REINF SHALL HAVE TENSION DEVELOPMENT LENGTH AND TENSION LAP SPLICE



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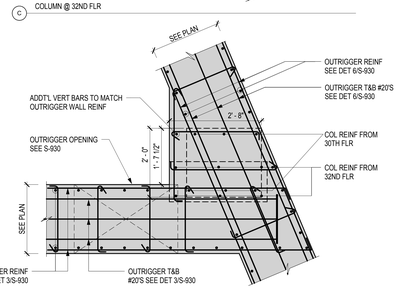
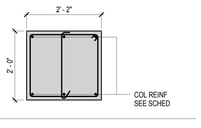


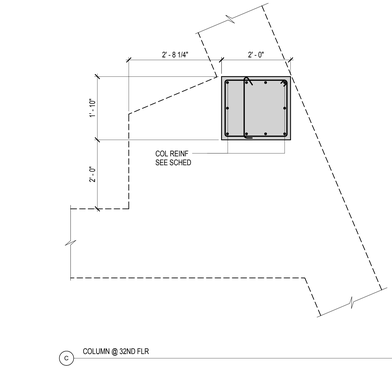
B COLUMN / BUTTRESS @ 31ST -U/S 32ND FLR



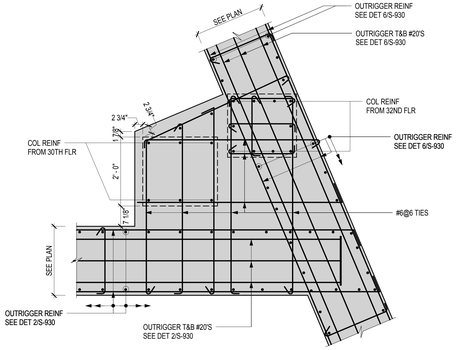
A COLUMN @ 30TH FLR

2 COLUMN 5 @ OUTRIGGER

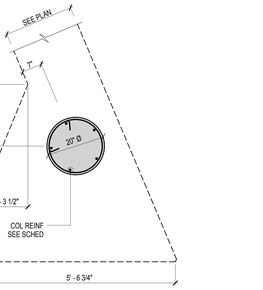
NOTE: ALL REINF SHALL HAVE TENSION DEVELOPMENT LENGTH AND TENSION LAP SPLICE



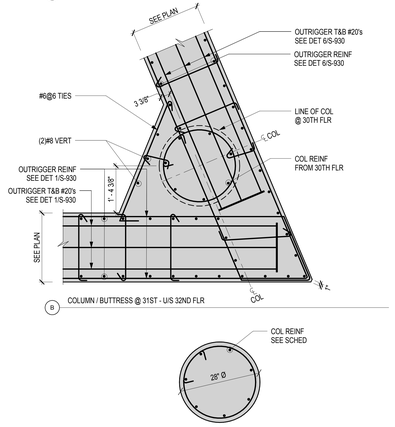
C COLUMN @ 32ND FLR



B COLUMN / BUTTRESS @ 31ST -U/S 32ND FLR



C COLUMN @ 32ND FLR

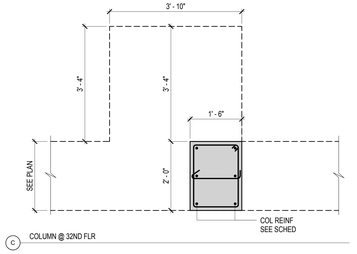


B COLUMN / BUTTRESS @ 31ST - U/S 32ND FLR

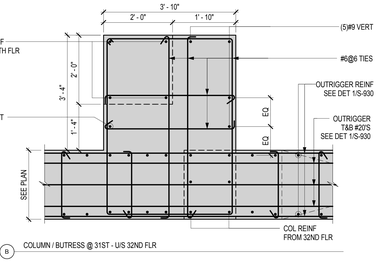
A COLUMN @ 30TH FLR

4 COLUMN 7 @ OUTRIGGER

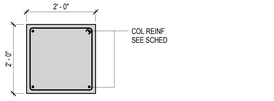
NOTE: ALL REINF SHALL HAVE TENSION DEVELOPMENT LENGTH AND TENSION LAP SPLICE



C COLUMN @ 32ND FLR



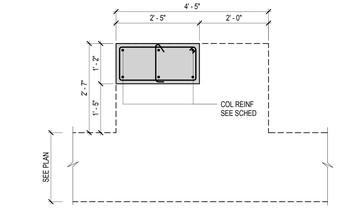
B COLUMN / BUTTRESS @ 31ST - U/S 32ND FLR



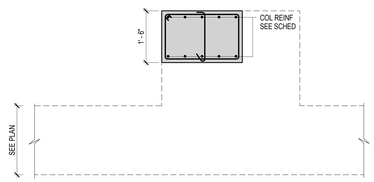
A COLUMN @ 30TH FLR

5 COLUMN 8 @ OUTRIGGER

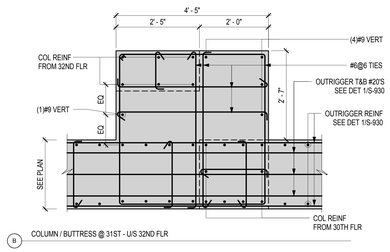
NOTE: ALL REINF SHALL HAVE TENSION DEVELOPMENT LENGTH AND TENSION LAP SPLICE



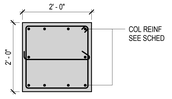
C COLUMN @ 32ND FLR



C COLUMN @ 32ND FLR



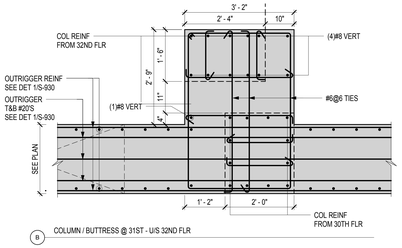
B COLUMN / BUTTRESS @ 31ST - U/S 32ND FLR



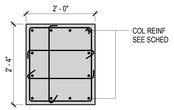
A COLUMN @ 30TH FLR

6 COLUMN 9 @ OUTRIGGER

NOTE: ALL REINF SHALL HAVE TENSION DEVELOPMENT LENGTH AND TENSION LAP SPLICE



B COLUMN / BUTTRESS @ 31ST - U/S 32ND FLR



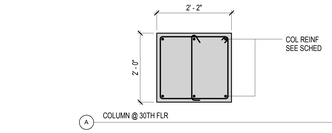
A COLUMN @ 30TH FLR

7 COLUMN 10 @ OUTRIGGER

NOTE: ALL REINF SHALL HAVE TENSION DEVELOPMENT LENGTH AND TENSION LAP SPLICE

3 COLUMN 6 @ OUTRIGGER

NOTE: ALL REINF SHALL HAVE TENSION DEVELOPMENT LENGTH AND TENSION LAP SPLICE



A COLUMN @ 30TH FLR

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
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FAX: (212) 979-8387

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Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
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FAX: (212) 956-2526

STRUCTURAL ENGINEERS:
McNAMARA . SALVIA
62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246.9800

M E P ENGINEERS:
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ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
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FAX.: (212)

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Landscape Architects, P.C.
120 Broadway, Suite 1040
New York, NY 10271
Tel (212)-431 3609
Fax (212) 941 1513
www.mnlandscape.com

FACADE MAINTENANCE:
ENTEK ENGINEERING LLC
CONSULTING ENGINEERS
166 Ames Street, Hackensack, NJ 07601
Ph. (201) 820-2801 Fax. (201) 820-2804

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Delivering Vertical Transportation Solutions...Worldwide
Phone: 973-994-9220 Fax: 973-994-2539
e-mail: eng@vdaiesc.com
107 Eagle Rock Avenue, Suite 310
East Hanover, NJ 07936

LIGHTING DESIGNER:
C o M o S
COOLEY MONATO STUDIO
137 EAST 25TH STREET, 11TH FLOOR
NEW YORK, NY 10010
TEL.: (212) 674-4488
FAX.: (212) 674-4025

INTERIOR DESIGNER:
KATHERINE NEWMAN DESIGN.....
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.5675 F. 416.961.6491

GEOTECHNICAL ENGINEER:
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Langan Engineering, Environmental Surveying and Landscape Architecture, D.P.C.
300 KIMBALL DRIVE, 4TH FLOOR
PARSIPPANY, NJ 07054-2172
TEL.: (973) 560-4900
FAX.: (973) 560-4901

No.:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

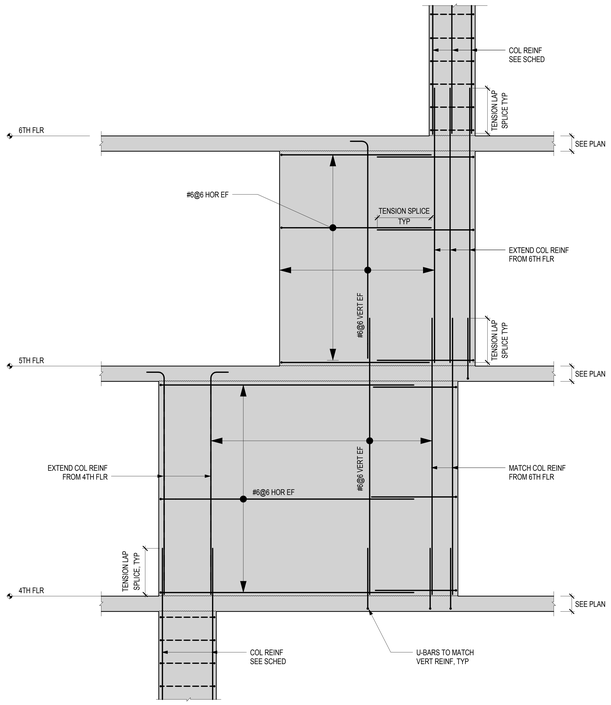
DRAWING TITLE:
COLUMN DETAILS

ClaraGomez
APPROVED
Limited Directive 4 of 1975
Date: 03/31/2017
NYC Development Hub

SEAL & SIGNATURE:

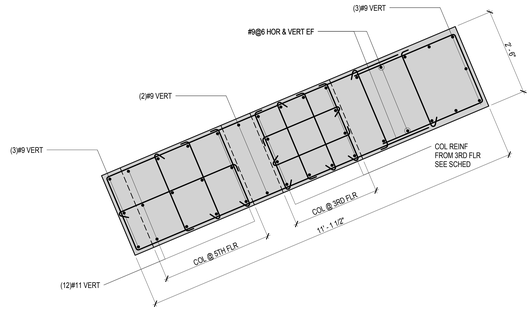
DATE:	01/25/2016
PROJECT No:	14137.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-916.00
CADD FILE :	

DEPT OF BLDGS 321370980 Job Number
B3B5249B5106 Scan Code

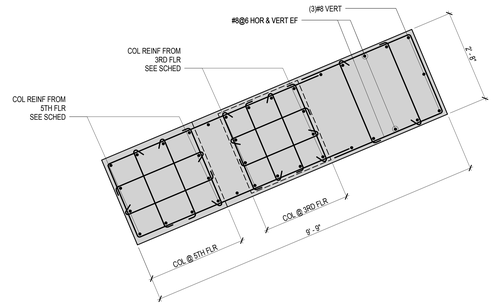


1 COLUMN 16 REINFORCEMENT DETAIL (ELEVATION)

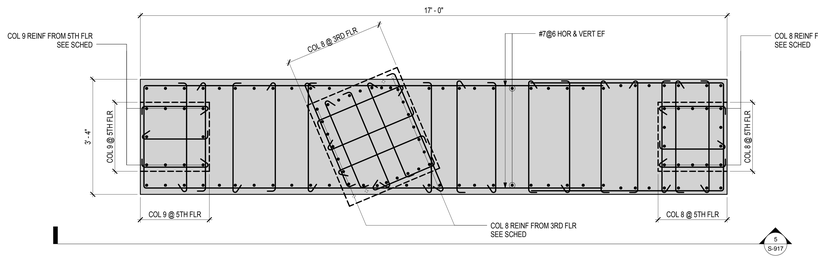
NOTE: SLAB REINF NOT SHOWN FOR CLARITY



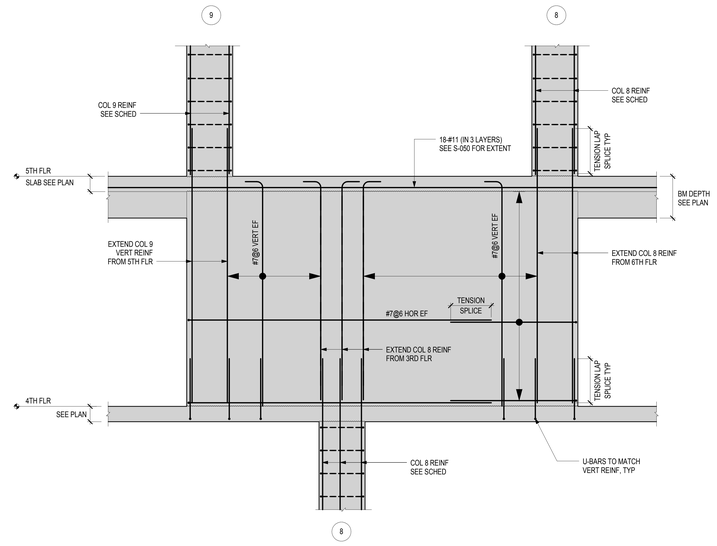
2 COLUMN 6 @ 4TH - U/S 5TH FLR REINFORCEMENT DETAIL



3 COLUMN 5 @ 4TH - U/S 5TH FLR REINFORCEMENT DETAIL



4 COLUMN 8 @ 4TH - U/S 5TH FLR REINFORCEMENT DETAIL



5 COLUMN 8 & 9 REINFORCEMENT DETAIL (ELEVATION)

NOTE: SLAB AND BEAM REINF NOT SHOWN FOR CLARITY

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

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M.E.P ENGINEERS:

AKF

ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

LANDSCAPE ARCHITECT:

MATHEWS NIELSEN

Mathews Nielsen
Landscape Architects, P.C.

120 Broadway, Suite 1040
New York, NY 10271
Tel (212)-431 3609
Fax (212) 941 1513
www.mnlandscape.com

FACADE MAINTENANCE:

ENTEK ENGINEERING LLC
CONSULTING ENGINEERS

166 Ames Street, Hackensack, NJ 07601
Ph. (201) 820-2801 Fax: (201) 820-2804

ELEVATOR:

vda

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107 Eagle Rock Avenue, Suite 310
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INTERIOR DESIGNER:

KATHERINE NEWMAN DESIGN

Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
T. 416.961.5675 F. 416.961.6491

GEOTECHNICAL ENGINEER:

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Langan Engineering, Environmental Surveying and Landscape Architecture, D.P.C.

300 KIMBALL DRIVE, 4TH FLOOR
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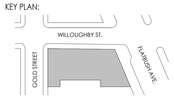
TEL.: (973) 560-4900
FAX.: (973) 560-4901

No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS

NORTH ARROW

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

COLUMN DETAILS

ClaireGomez
DOB/PE/RA/EP
APPROVED
Under Directive 1 of 1975
Date: 03/03/2017
NYC Development Hub

SEAL & SIGNATURE:

STATE OF NEW YORK
032542
LICENSED PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT No:	14107.02
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-917.00
CADD FILE :	

DEPT OF BLDGS 321970980 Job Number
B32808800 Scan Code

LABEL	STORY/ FLOOR	SIZE (W x D)	FLEXURAL REINF. TOP	FLEXURAL REINF. BOTTOM	SHEAR REINF. TYPE	SHEAR REINF. SIZE	SHEAR REINF. SPACING (IN)	SKIN REINFORCEMENT	REMARKS
LB1	51-Main Roof	36 x 19	5#11	5#11	3	#5	4	1#11 E.F.	
LB1	45-50	36 x 19	7#11	7#11	4	#6	4	1#11 E.F.	
LB1	36-44	46 x 19	11#11	11#11	4	#6	4	1#11 E.F.	
LB1	33-35	36 x 19	6#11	6#11	4	#6	4	1#11 E.F.	
LB1	32	18 x 144	16#11	16#11	MATCH WALL TYP VERT			#6@6 E.F.	6 Layers
LB1	28-31	36 x 19	7#11	7#11	3	#6	4		
LB1	24-27	54 x 19	12#11	12#11	4	#6	4		
LB1	11-23	66 x 19	18#11	18#11	6	#6	4		2 Layers
LB1	8-10	54 x 19	11#11	11#11	3	#6	4		2 Layers
LB1	5	42 x 111	MATCH LB1A	(SEE S-931)	MATCH WALL TYP VERT				
LB1	4	42 x 90	MATCH LB1A	(SEE S-931)	MATCH WALL TYP VERT				
LB1	3	42 x 108	6#11	6#11	MATCH WALL TYP VERT			#6@6 E.F.	
LB1	2	42 x 96	8#11	8#11	MATCH WALL TYP VERT			#6@6 E.F.	
LB1	1	42 x 72	16#11	16#11	MATCH WALL TYP VERT			#8@6 E.F.	2 Layers
LB1	Cellar	42 x 77	35#11	35#11	MATCH WALL TYP VERT			#8@6 E.F.	4 Layers
LB1A	5	42 x 99	23#11	23#11	MATCH WALL TYP VERT			#8@6 E.F.	3 Layers
LB1A	4	42 x 90	22#11	22#11	MATCH WALL TYP VERT			#8@6 E.F.	3 Layers
LB2	32	42 x 144	45#11	45#11	MATCH WALL TYP VERT			#8@6 E.F.	5 Layers
LB2	31	36 x 18	8#11	8#11	2	#6	4		
LB2	7	16 x 83	19#11	19#11	MATCH WALL TYP VERT			#6@6 E.F.	7 Layers
LB2	6	16 x 90	14#11	14#11	MATCH WALL TYP VERT			#6@6 E.F.	5 Layers
LB2	5	12 x 90	13#11	13#11	MATCH WALL TYP VERT			#6@6 E.F.	7 Layers
LB2A	32	24 x 120	20#11	20#11	MATCH WALL TYP VERT			#8@6 E.F.	5 Layers
LB2A	31	24 x 18	4#11	4#11	2	#4	4		
LB3	RoofBulkhead	12 x 19	4#11	4#11	2	#4	4		2 Layers
LB3	Main Roof	12 x 72	3#11	3#11	2	#6	8	#4@9 E.F.	
LB3	33-57	24 x 19	4#11	4#11	2	#6	4		
LB3	32	12 x 144	6#11	6#11	MATCH WALL TYP VERT			#6@6 E.F.	3 Layers
LB3	28-31	24 x 19	4#11	4#11	2	#6	4		
LB3	11-27	36 x 19	6#11	6#11	2	#6	4		
LB3	8-10	24 x 19	4#11	4#11	2	#5	4		
LB3	7	12 x 120	5#11	5#11	MATCH WALL TYP VERT			#6@6 E.F.	3 Layers
LB3	6	12 x 86	6#11	6#11	MATCH WALL TYP VERT			#6@6 E.F.	3 Layers (SEE NOTE 5)
LB3	5	16 x 99	8#11	8#11	MATCH WALL TYP VERT			#6@6 E.F.	3 Layers
LB3	4	16 x 90	12#11	12#11	MATCH WALL TYP VERT			#8@6 E.F.	4 Layers
LB3	3	12 x 108	7#11	7#11	MATCH WALL TYP VERT			#6@6 E.F.	4 Layers
LB3	2	12 x 108	3#11	3#11	MATCH WALL TYP VERT			#6@6 E.F.	2 Layers
LB3	1	12 x 72	2#11	2#11	MATCH WALL TYP VERT			#6@6 E.F.	
LB3	Cellar	18 x 77	2#11	2#11	MATCH WALL TYP VERT			#6@6 E.F.	
LB4	32	36 x 144	43#11	43#11	MATCH WALL TYP VERT			#8@6 E.F.	7 Layers
LB4	31	36 x 18	8#11	8#11	2	#6	6		
LB4	6	16 x 90	17#11	17#11	MATCH WALL TYP VERT			#6@6 E.F.	6 Layers
LB4	5	12 x 99	8#11	8#11	MATCH WALL TYP VERT			#6@6 E.F.	4 Layers
LB4	4	12 x 90	9#11	9#11	MATCH WALL TYP VERT			#6@6 E.F.	5 Layers
LB4	3	12 x 108	8#11	8#11	MATCH WALL TYP VERT			#6@6 E.F.	4 Layers
LB4	2	12 x 96	11#11	11#11	MATCH WALL TYP VERT			#6@6 E.F.	6 Layers
LB4	1	12 x 72	7#11	7#11	MATCH WALL TYP VERT			#6@6 E.F.	4 Layers
LB4	Cellar	12 x 77	6#11	6#11	MATCH WALL TYP VERT			#6@6 E.F.	3 Layers
LB4A	32	24 x 144	17#11	17#11	MATCH WALL TYP VERT			#8@6 E.F.	4 Layers
LB4A	31	24 x 18	6#11	6#11	2	#6	4		2 Layers
LB5	RoofBulkhead	12 x 18	6#11	6#11	2	#6	4		3 Layers
LB5	50-Main Roof	24 x 18	6#11	6#11	2	#6	4		2 Layers
LB5	41-49	30 x 18	8#11	8#11	3	#6	4		2 Layers
LB5	33-40	24 x 18	5#11	5#11	2	#6	4		
LB5	32	36 x 144	16#11	16#11	MATCH WALL TYP VERT			#8@6 E.F.	3 Layers
LB5	30-31	36 x 18	8#11	8#11	3	#6	6		
LB5	25-29	36 x 18	8#11	8#11	3	#6	4		
LB5	16-24	42 x 18	14#11	14#11	4	#6	4		2 Layers
LB5	12-15	36 x 18	10#11	10#11	4	#6	4		2 Layers
LB5	8-11	36 x 18	6#11	6#11	2	#6	4		
LB5	7	16 x 83	12#11	12#11	MATCH WALL TYP VERT			#8@6 E.F.	4 Layers
LB5	6	16 x 120	9#11	9#11	MATCH WALL TYP VERT			#8@6 E.F.	3 Layers
LB5	5	18 x 87	10#11	10#11	MATCH WALL TYP VERT			#8@6 E.F.	4 Layers
LB5	4	16 x 90	12#11	12#11	MATCH WALL TYP VERT			#8@6 E.F.	4 Layers
LB5	3	12 x 108	9#11	9#11	MATCH WALL TYP VERT			#6@6 E.F.	5 Layers
LB5	2	16 x 96	11#11	11#11	MATCH WALL TYP VERT			#8@6 E.F.	4 Layers
LB5	1	16 x 72	12#11	12#11	MATCH WALL TYP VERT			#8@6 E.F.	4 Layers
LB5	Cellar	12 x 77	7#11	7#11	MATCH WALL TYP VERT			#6@6 E.F.	4 Layers
LB6	33-Main Roof	24 x 19	3#11	3#11	3	#5	8		
LB6	32	12 x 132	5#11	5#11	MATCH WALL TYP VERT			#6@6 E.F.	3 Layers
LB6	8-31	24 x 19	3#11	3#11	3	#5	8		
LB6	7	12 x 120	3#11	3#11	MATCH WALL TYP VERT			#6@6 E.F.	2 Layers
LB6	6	12 x 86	4#11	4#11	MATCH WALL TYP VERT			#6@6 E.F.	2 Layers (SEE NOTE 5)
LB6	5	12 x 99	4#11	4#11	MATCH WALL TYP VERT			#6@6 E.F.	2 Layers
LB6	4	12 x 90	7#11	7#11	MATCH WALL TYP VERT			#6@6 E.F.	4 Layers
LB6	3	12 x 108	4#11	4#11	MATCH WALL TYP VERT			#6@6 E.F.	2 Layers
LB6	2	12 x 96	5#11	5#11	MATCH WALL TYP VERT			#6@6 E.F.	3 Layers
LB6	1	12 x 72	4#11	4#11	MATCH WALL TYP VERT			#6@6 E.F.	2 Layers
LB6	Cellar	18 x 77	2#11	2#11	MATCH WALL TYP VERT			#6@6 E.F.	
LB7	RoofBulkhead	12 x 18	4#11	4#11	2	#6	4	1#11 E.F.	2 Layers
LB7	33-Main Roof	44 x 18	8#11	8#11	3	#6	4	1#11 E.F.	
LB7	32	44 x 144	16#11	16#11	MATCH WALL TYP VERT			#8@6 E.F.	2 Layers
LB7	31	44 x 18	7#11	7#11	3	#6	4	1#11 E.F.	
LB7	20-30	48 x 18	12#11	12#11	5	#6	4	1#11 E.F.	
LB7	15-19	48 x 18	14#11	14#11	5	#6	4		2 Layers
LB7	10-14	48 x 18	10#11	10#11	5	#6	4		2 Layers
LB7	6	16 x 120	5#11	5#11	MATCH WALL TYP VERT			#6@6 E.F.	2 Layers
LB7	5	12 x 99	8#11	8#11	MATCH WALL TYP VERT			#6@6 E.F.	4 Layers
LB7	4	12 x 90	7#11	7#11	MATCH WALL TYP VERT			#6@6 E.F.	4 Layers
LB7	3	12 x 108	7#11	7#11	MATCH WALL TYP VERT			#6@6 E.F.	4 Layers
LB7	2	12 x 96	6#11	6#11	MATCH WALL TYP VERT			#6@6 E.F.	3 Layers
LB7	1	12 x 72	7#11	7#11	MATCH WALL TYP VERT			#6@6 E.F.	4 Layers
LB7	Cellar	12 x 77	4#11	4#11	MATCH WALL TYP VERT			#6@6 E.F.	2 Layers
LB8	32	36 x 144	49#11	49#11	MATCH WALL TYP VERT			#8@6 E.F.	7 Layers
LB8	31	36 x 18	14#11	14#11	2	#6	4		2 Layers
LB8	7	16 x 85	24#11	24#11	MATCH WALL TYP VERT			#8@6 E.F.	8 Layers
LB8	6	16 x 82	26#11	26#11	MATCH WALL TYP VERT			#8@6 E.F.	9 Layers
LB8	5	18 x 68	18#11	18#11	MATCH WALL TYP VERT			#8@6 E.F.	6 Layers
LB8	4	12 x 90	16#11	16#11	MATCH WALL TYP VERT			#6@6 E.F.	8 Layers
LB8	3	12 x 108	19#11	19#11	MATCH WALL TYP VERT			#6@6 E.F.	10 Layers
LB8	2	12 x 96	15#11	15#11	MATCH WALL TYP VERT			#6@6 E.F.	8 Layers
LB8	1	12 x 72	11#11	11#11	MATCH WALL TYP VERT			#6@6 E.F.	6 Layers
LB8	Cellar	12 x 77	10#11	10#11	MATCH WALL TYP VERT			#6@6 E.F.	5 Layers
LB8A	32	24 x144	34#11	34#11	MATCH WALL TYP VERT			#8@6 E.F.	9 Layers
LB8A	31	24 x 18	4#11	4#11	2	#5	6		
LB9	57	24 x 19	4#11	4#11	2	#4	8	1#8 E.F.	
LB9	51-56	36 x 19	8#11	8#11	3	#6	4	1#8 E.F.	
LB9	48-50	36 x 19	18#11	18#11	3	#6	4	1#8 E.F.	2 Layers
LB9	42-47	36 x 19	7#11	7#11	3	#6	4	1#8 E.F.	
LB9	37-41	30 x 19	6#11	6#11	2	#6	4	1#8 E.F.	
LB9	33-36	24 x 19	4#11	4#11	2	#6	4		
LB9	32	12 x 132	8#11	8#11	MATCH WALL TYP VERT			#6@6 E.F.	4 Layers
LB9	30-31	24 x 19	4#11	4#11	2	#6	4		
LB9	20-29	38 x 19	8#11	8#11	3	#6	4		
LB9	13-19	42 x 19	11#11	11#11	4	#6	4		
LB9	10-12	42 x 19	11#11	11#11	5	#6	4		2 Layers
LB9	8-9	42 x 19	11#11	11#11	5	#6	4		
LB9	7	12 x 120	13#11	13#11	MATCH WALL TYP VERT			#8@6 E.F.	7 Layers
LB9	6	12 x 86	12#11	12#11	MATCH WALL TYP VERT			#6@6 E.F.	6 Layers (SEE NOTE 5)
LB9	5	12 x 99	6#11	6#11	MATCH WALL TYP VERT			#6@6 E.F.	3 Layers
LB9	4	12 x 90	6#11	6#11	MATCH WALL TYP VERT			#6@6 E.F.	3 Layers
LB9	3	12 x 108	5#11	5#11	MATCH WALL TYP VERT			#6@6 E.F.	3 Layers
LB9	2	12 x 96	4#11	4#11	MATCH WALL TYP VERT			#6@6 E.F.	2 Layers
LB9	1	12 x 72	2#11	2#11	MATCH WALL TYP VERT			#6@6 E.F.	
LB9	Cellar	18 x 77	2#11	2#11	MATCH WALL TYP VERT			#6@6 E.F.	
LB10	32	36 x 144	41#11	41#11	MATCH WALL TYP VERT			#8@6 E.F.	6 Layers
LB10	31	36 x 18	6#11	6#11	2	#5	6		
LB10	6	16 x 90	32#11	32#11	MATCH WALL TYP VERT			#8@6 E.F.	11 Layers
LB10	5	16 x 99	27#11	27#11	MATCH WALL TYP VERT			#8@6 E.F.	9 Layers
LB10	4	12 x 90	12#11	12#11	MATCH WALL TYP VERT			#6@6 E.F.	6 Layers
LB10	3	12 x 108	14#11	14#11	MATCH WALL TYP VERT			#6@6 E.F.	7 Layers
LB10	2	12 x 96	15#11	15#11	MATCH WALL TYP VERT			#6@6 E.F.	8 Layers
LB10	1	12 x 72	9#11	9#11	MATCH WALL TYP VERT			#6@6 E.F.	5 Layers
LB10	Cellar	12 x 72	7#11	7#11	MATCH WALL TYP VERT			#6@6 E.F.	4 Layers
LB10A	32	24 x 144	20#11	20#11	MATCH WALL TYP VERT			#8@6 E.F.	5 Layers
LB10A	31	24 x 18	5#11	5#11	2	#6	4		
LB10B	32	24 x 144	12#11	12#11	MATCH WALL TYP VERT			#6@6 E.F.	3 Layers
LB10B	31	24 x 18	3#11	3#11	2	#4	6		
LB11	51-57	36 x 19	7#11	7#11	2	#6	4	1#11 E.F.	
LB11	45-50	36 x 19	14#11	14#11	4	#6	4	1#11 E.F.	
LB11	35-44	52 x 19	14#11	14#11	5	#6	4	1#11 E.F.	
LB11	33-34	36 x 19	6#11	6#11	4	#6	4	1#11 E.F.	
LB11	32	18 x 144	23#11	23#11	MATCH WALL TYP VERT			#8@6 E.F.	8 Layers
LB11	30-31	36 x 19	6#11	6#11	2	#6	4		
LB11	28-29	48 x 19	11#11	11#11	4	#6	4		
LB11	26-27	66 x 19	16#11	16#11	5	#6	4		
LB11	23-25	66 x 19	19#11	19#11	6	#6	4		2 Layers
LB11	10-22	80 x 19	24#11	24#11	8	#6	4		2 Layers
LB11	8-9	80 x 19	18#11	18#11	5	#6	4		
LB11	7	42 x 83	28#11	28#11	MATCH WALL TYP VERT			#8@6 E.F.	4 Layers
LB11	6	42 x 120	15#11	15#11	MATCH WALL TYP VERT			#8@6 E.F.	2 Layers
LB11	5	42 x 99	12#11	12#11	MATCH WALL TYP VERT			#6@6 E.F.	2 Layers
LB11	4	42 x 90	14#11	14#11	MATCH WALL TYP VERT			#6@6 E.F.	2 Layers
LB11	3	42 x 108	7#11	7#11	MATCH WALL TYP VERT			#6@6 E.F.	
LB11	Cellar	42 x 77	9#11	9#11	MATCH WALL TYP VERT			#6@6 E.F.	
LB11A	4	42 x 90	32#11	32#11	MATCH WALL TYP VERT			#8@6 E.F.	4 Layers
LB12	3	42 x 108	17#11	17#11	MATCH WALL TYP VERT			#6@6 E.F.	2 Layers
LB12	Cellar	42 x 77	48#11	48#11	MATCH WALL TYP VERT			#8@6 E.F.	6 Layers
LB13	4	42 x 90	29#11	29#11	MATCH WALL TYP VERT			#8@6 E.F.	4 Layers
LB13	3	42 x 108	11#11	11#11	MATCH WALL TYP VERT			#6@6 E.F.	2 Layers
LB13	Cellar	42 x 77	15#11	15#11	MATCH WALL TYP VERT			#7@6 E.F.	2 Layers

NOTES:
1. SEE S-00X SERIES DRAWINGS FOR GENERAL NOTES AND REQUIREMENTS, LEGENDS AND ABBREVIATIONS.
2. ALL DIMENSIONS AND REBAR SPACING ARE IN INCHES UON.
3. ALL #20 TOP & BOTTOM REINFORCEMENT ARE GRADE 80 (fy = 80ksi) UON. ALL OTHER REINFORCEMENT ARE GRADE 60. (fy = 60ksi).
4. SEE S-930, S-931 & S-932 FOR EXTENT OF LB REBARS.
5. THERE IS A 36"x24" OPENING ABOVE LB & BELOW FLOOR SLAB. SEE S-931 & S-932 FOR TYP EXTENSION OF TOP & BOT REINF & SHEAR REINF.

1 LINK BEAM SCHEDULE

Clara Gomez
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:
CITY POINT PHASE 3

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No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	02-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING

NORTH ARROW

KEY PLAN:

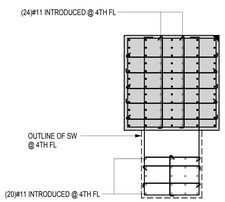
PROJECT:
CITY POINT - PHASE 3

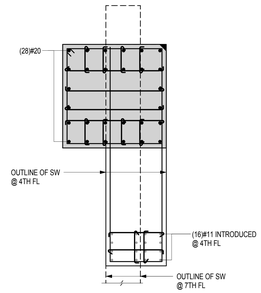
DRAWING TITLE:
TYPICAL SHEAR WALLS AND LINK BEAM DETAILS

SEAL & SIGNATURE:
STATE OF NEW YORK JOSEPH A. BOSCO 082545 LICENSED PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	JPM
CHECKED BY:	BD
DRAWING No:	S-921.00
CADD FILE :	

DEPT OF BUILDINGS 321370980 Job Number
B00839351I01 Scan Code

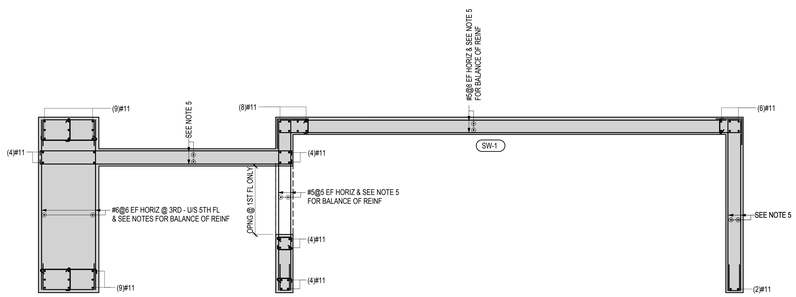


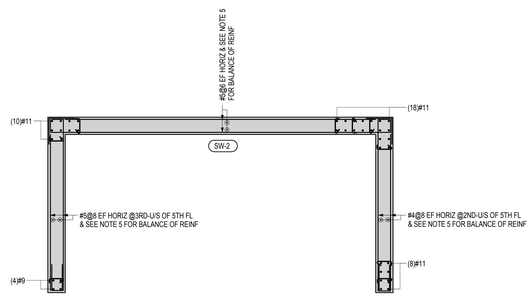


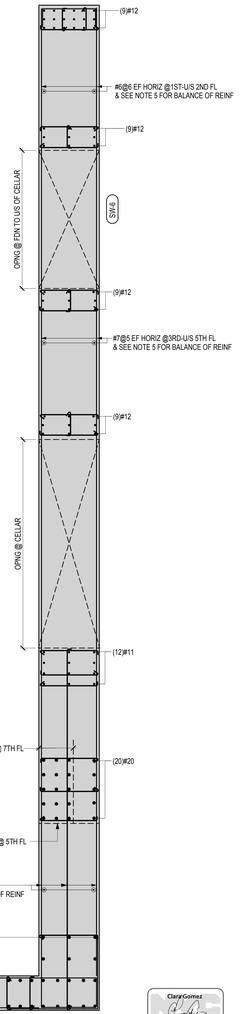
1ST FLR - U/S OF 5TH FLOOR SHEAR WALL REINFORCING PLAN

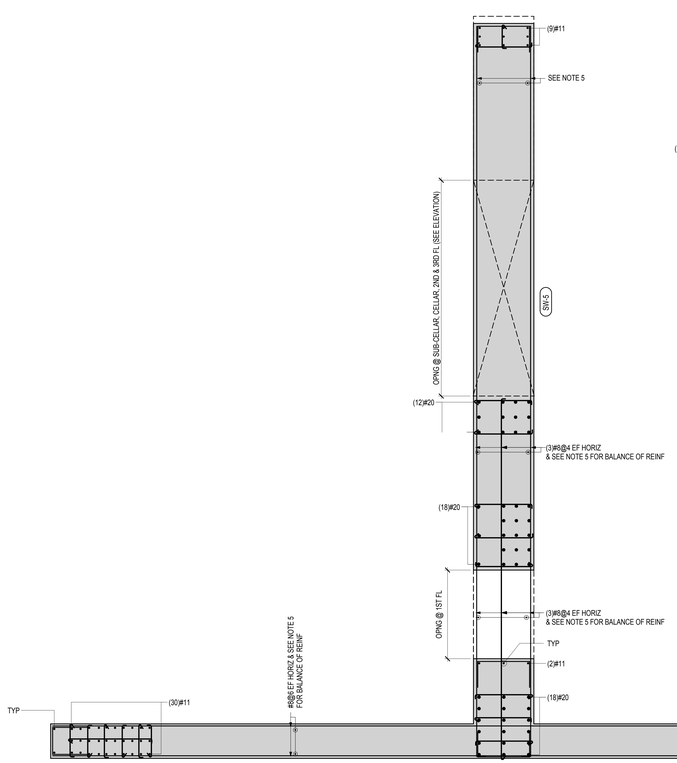
SCALE: 3/8" = 1'-0"

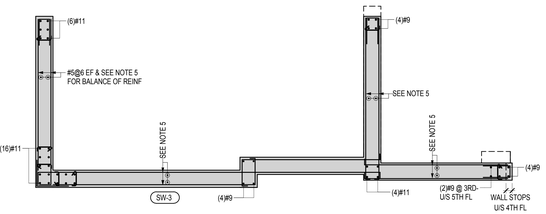
NOTES:
1. SEE S-00X SERIES DRAWINGS FOR GENERAL NOTES, LEGEND, AND ABBREVIATIONS
2. SEE S-XXX SERIES DRAWINGS FOR SHEAR WALL DIMENSIONS
3. SEE S-930 & S931 FOR TYPICAL SHEAR WALL AND LINK BEAM DETAILS
4. ALL #20'S ARE GRADE 97, ALL OTHER SHEAR WALL REINFORCEMENT ARE GRADE 60, UNO.
5. SEE TABLE OF TYPICAL MINIMUM SHEAR WALL REINFORCING ON DRAWING S-930 FOR BALANCE OF REINFORCEMENT NOT SHOWN IN PLAN

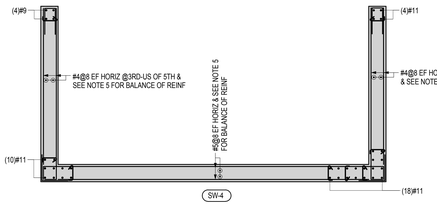












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CITY POINT PHASE 3

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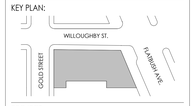
FAX.: (973) 560-4901

No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	02-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

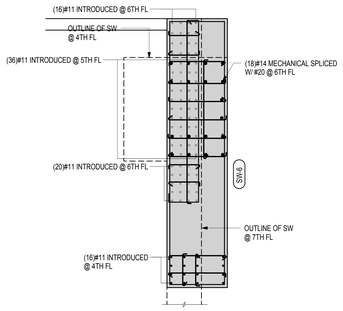
DRAWING TITLE:
SHEAR WALL REINF PLAN II

SEAL & SIGNATURE:

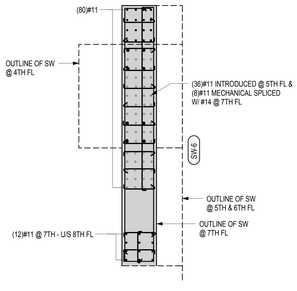
DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	JPM
CHECKED BY:	RD
DRAWING No:	S-923.00
CADD FILE :	

Clara Gomez
APPROVED
Under Directive 3 of 1975
Date: 02/12/2016
NYC Development Hub

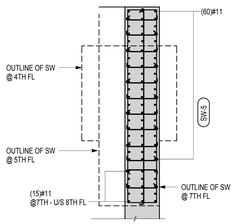
DEPT OF BUILDINGS 321370580 Job Number
83561 2201688 Scan Code



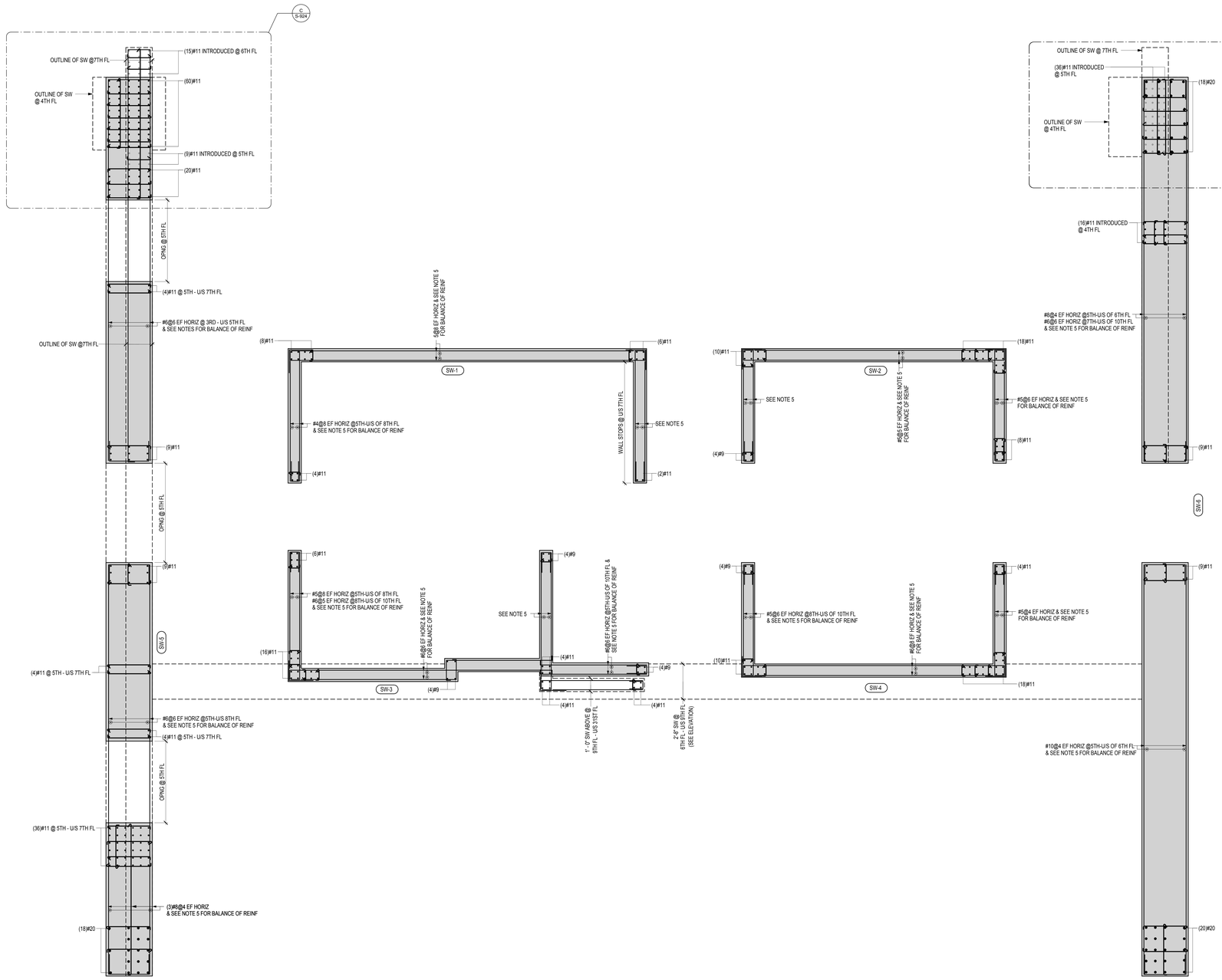
A SHEAR WALL REINFORCING PART PLAN @ 6TH - U/S 7TH FLR



B SHEAR WALL REINFORCING PART PLAN @ 7TH - U/S 10TH FLR



C SHEAR WALL REINFORCING PART PLAN 7TH FLR - U/S 10TH FL



5TH FLR - U/S OF 10TH FLOOR SHEAR WALL REINFORCING PLAN

SCALE: 3/8" = 1'-0"

NOTES:
1. SEE S-00X SERIES DRAWINGS FOR GENERAL NOTES, LEGEND, AND ABBREVIATIONS
2. SEE S-XXX SERIES DRAWINGS FOR SHEAR WALL DIMENSIONS
3. SEE S-930 & S931 FOR TYPICAL SHEAR WALL AND LINK BEAM DETAILS
4. ALL #20'S ARE GRADE 97. ALL OTHER SHEAR WALL REINFORCEMENT ARE GRADE 60, UNO.
5. SEE TABLE OF TYPICAL MINIMUM SHEAR WALL REINFORCING ON DRAWING S-930 FOR BALANCE OF REINFORCEMENT NOT SHOWN IN PLAN

Clara Gomez
Buildings Commissioner
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
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www.mnlandscape.com

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ELEVATOR:
vda
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Phone: 973-994-9220 Fax: 973-994-2539
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Katherine Newman Design International Limited
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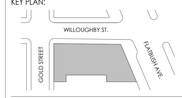
PARSIPPANY, NJ 07054-2172
TEL.: (973) 560-4900
FAX.: (973) 560-4901

No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	04-00-16	100% DESIGN DEVELOPMENT
	02-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING

NORTH ARROW

KEY PLAN:



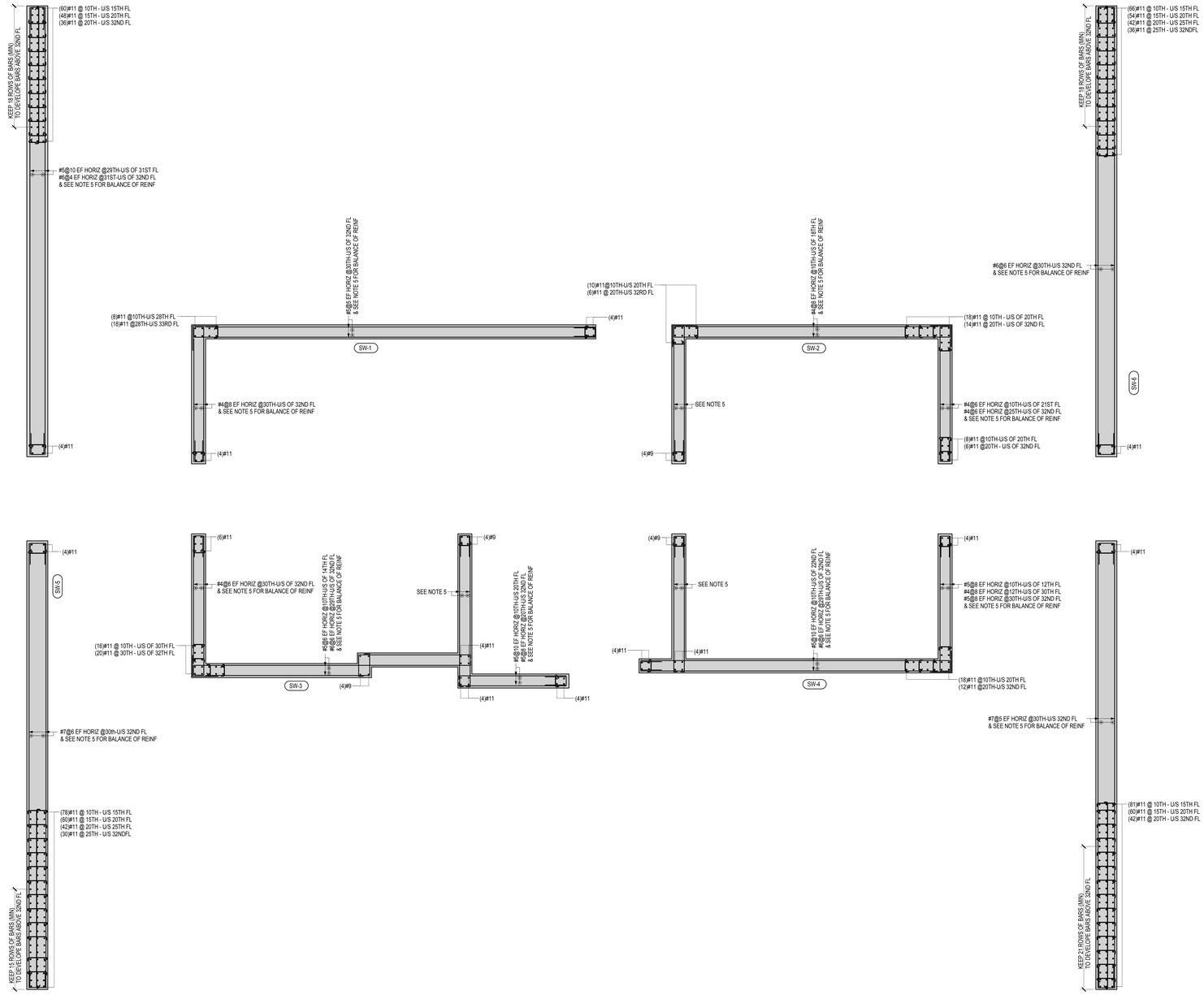
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
SHEAR WALL REINF PLAN III

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	JPM
CHECKED BY:	RD
DRAWING No:	S-924.00
CADD FILE :	

DEPT OF BUILDINGS 321970980 Job Number
B32G3R0B3G06 Scan Code



10TH FLR - U/S OF 32ND FLOOR SHEAR WALL REINFORCING PLAN

SCALE: 3/8" = 1'-0"

NOTES:
1. SEE S-00X SERIES DRAWINGS FOR GENERAL NOTES, LEGEND, AND ABBREVIATIONS
2. SEE S-XXX SERIES DRAWINGS FOR SHEAR WALL DIMENSIONS
3. SEE S-930 & S931 FOR TYPICAL SHEAR WALL AND LINK BEAM DETAILS
4. ALL #20'S ARE GRADE 97, ALL OTHER SHEAR WALL REINFORCEMENT ARE GRADE 60, UNO.
5. SEE TABLE OF TYPICAL MINIMUM SHEAR WALL REINFORCING ON DRAWING S-930 FOR BALANCE OF REINFORCEMENT NOT SHOWN IN PLAN

ClearComet
Drawing Review
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
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FAX: (212) 979-8387

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Kohn Pedersen Fox Associates PC
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FAX: (212) 956-2526

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New York, NY 10036
Tel (212) 246.9800

M E P ENGINEERS:
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ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
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LANDSCAPE ARCHITECT:
Mathews Nielsen Landscape Architects, P.C.
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TEL.: (212) 674-4488
FAX.: (212) 674-4025

INTERIOR DESIGNER:
KATHERINE NEWMAN DESIGN,....
Katherine Newman Design International Limited
144 Davenport Road
Toronto, ON M5R 1J2 Canada
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GEOTECHNICAL ENGINEER:
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Langan Engineering, Environmental Surveying and Landscape Architecture, D.P.C.
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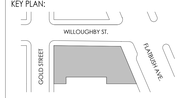
FAX.: (973) 560-4901

No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	03-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING

NORTH ARROW

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

SHEAR WALL REINF PLAN V

SEAL & SIGNATURE:

STATE OF NEW YORK
035145
LICENSED PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	JTW
CHECKED BY:	BS
DRAWING No:	S-925.00
CADD FILE :	

DEPT OF BLDGS 421370580 Job Number
B0803 3383640 Scan Code

32ND FLR - BULKHEAD SHEAR WALL REINFORCING PLAN

SCALE: 3/8" = 1'-0"

NOTES:

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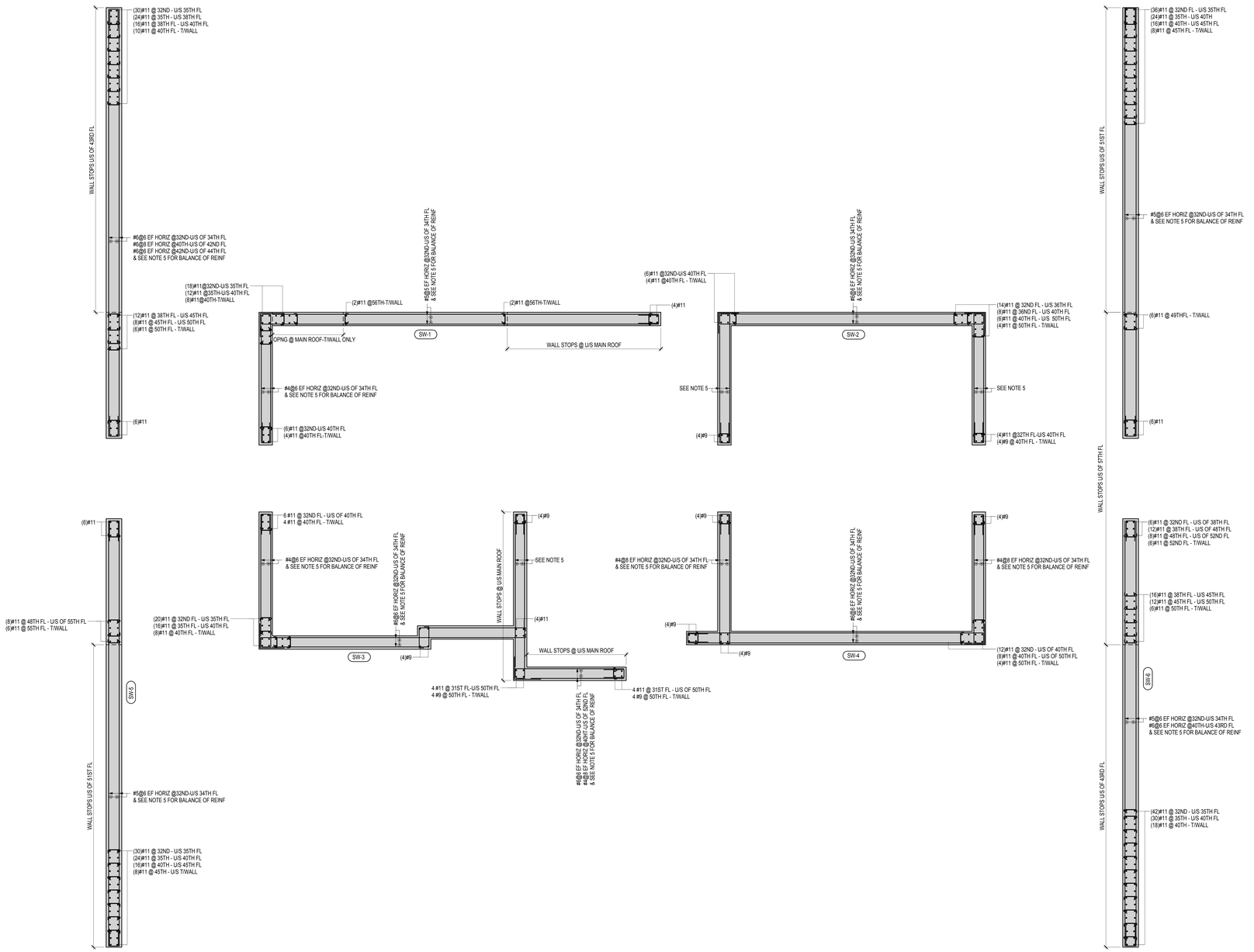

Clara Gomez
Buildings Commissioner
APPROVED
Under Directive 3 of 1975
Date: 03/10/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
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No:	Date:	Revision:
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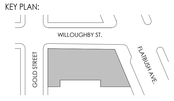
	04-22-16	100% DESIGN DEVELOPMENT
	02-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

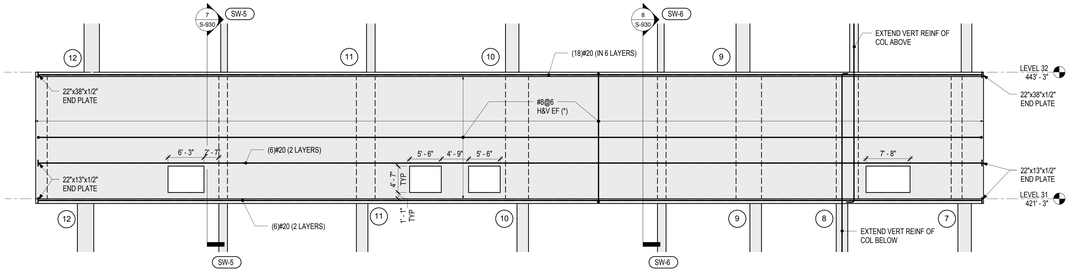
DRAWING TITLE:
SHEAR WALL REINF PLAN VI

SEAL & SIGNATURE:

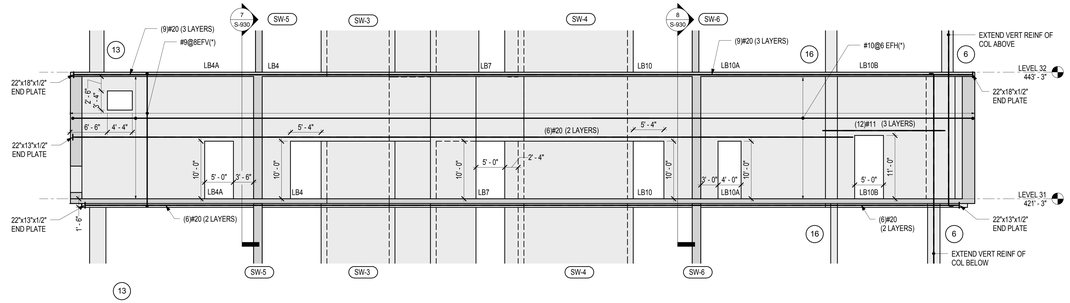
STATE OF NEW YORK
STEVEN A. SOUTHWICK
025545
LICENSED PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	JPM
CHECKED BY:	RD
DRAWING No:	S-926.00
CADD FILE :	

DEPT OF BLDGS 421370980 Job Number
B2B629650 Scan Code



1 S-930 OUTRIGGER ELEVATION 1
SCALE: 1/8" = 1'-0"



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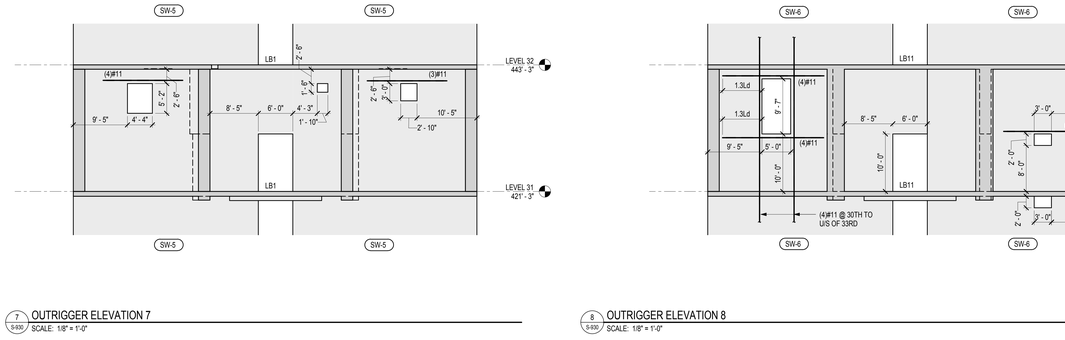
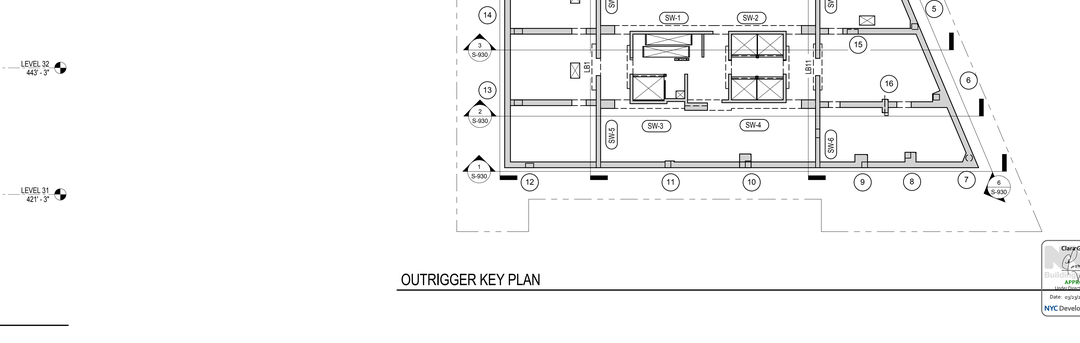
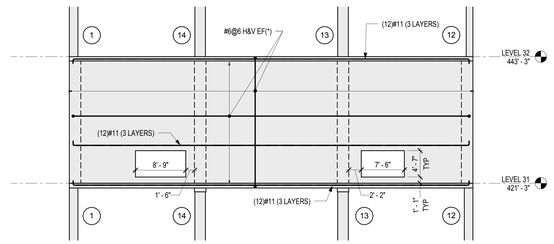
SCALE: 1/8" = 1'-0"



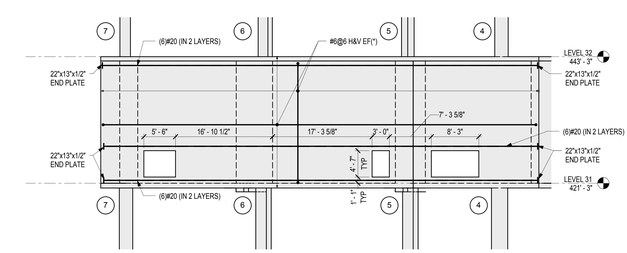
3 S-930 OUTRIGGER ELEVATION 3
SCALE: 1/8" = 1'-0"



4 S-930 OUTRIGGER ELEVATION 4
SCALE: 1/8" = 1'-0"

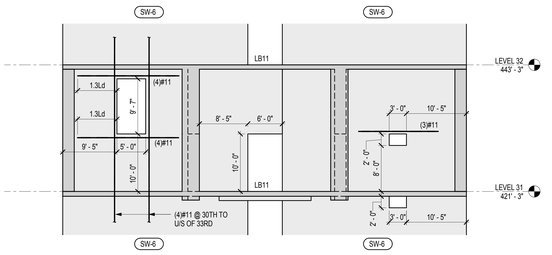


5 S-930 OUTRIGGER ELEVATION 5
SCALE: 1/8" = 1'-0"



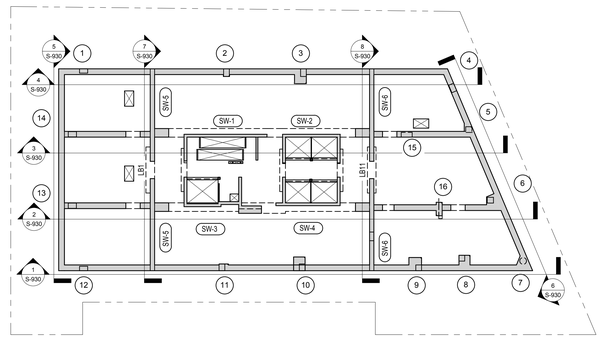
6 S-930 OUTRIGGER ELEVATION 6
SCALE: 1/8" = 1'-0"

7 S-930 OUTRIGGER ELEVATION 7
SCALE: 1/8" = 1'-0"



8 S-930 OUTRIGGER ELEVATION 8
SCALE: 1/8" = 1'-0"

NOTES:
1. FOR BALANCE OF NOTES SEE SHEAR WALL REINF PLAN ON S-92X
2. ALL REINFORCEMENT SHOWN ARE IN ADDITION TO REINF SHOWN ON SHEAR WALL PLAN
3. (") INDICATES IN LIEU OF REINF SHOW ON SHEAR WALL PLAN
4. ALL #20'S ARE GRADE 80 (fy=80 ksi) UNO, ALL OTHER REINF ARE GRADE 60 (fy=60ksi)
5. ALL END PLATES ARE GRADE 50(fy = 50ksi) UNO
6. ADD'L REINFORCING SHALL BE PROVIDED AROUND ALL OPENINGS. IN WALLS AND LINK BEAMS, WHERE REINF IS NOT SHOWN IN ELEVATIONS SEE S-920 TYP SHEAR WALL DETAILS



OUTRIGGER KEY PLAN

ClaraGomez
APPROVED
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:
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No.:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	02-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

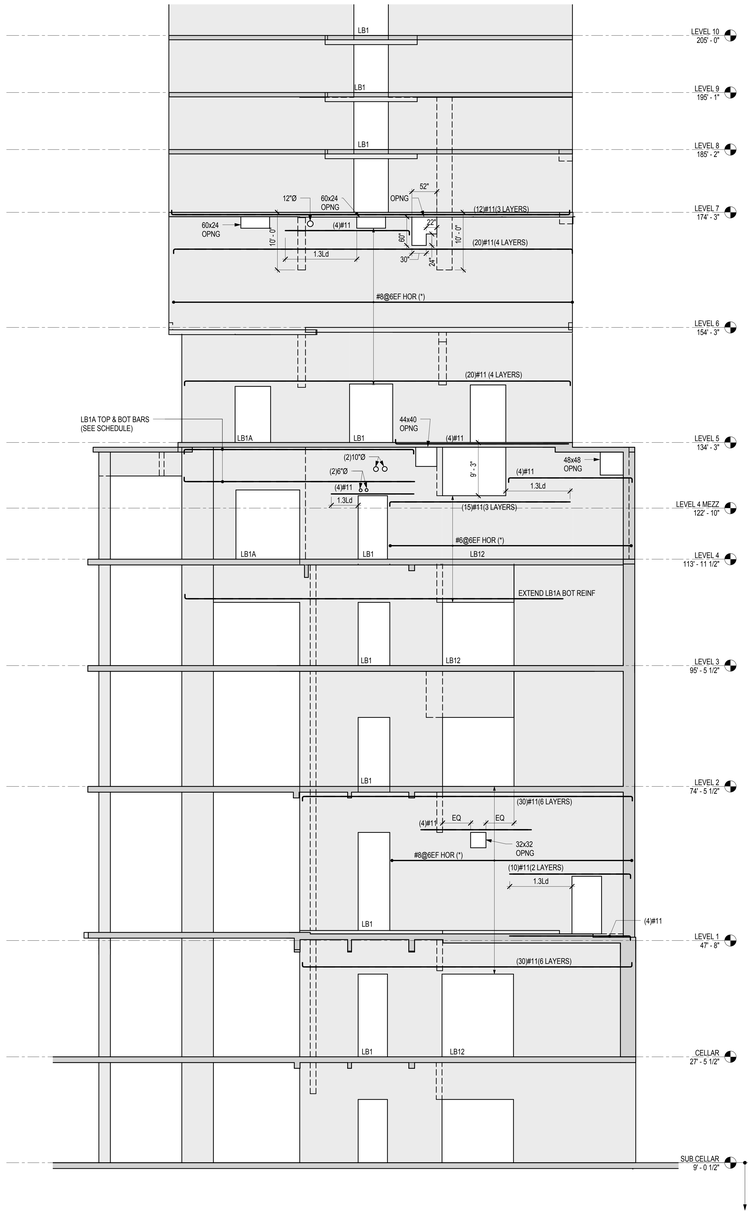
KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

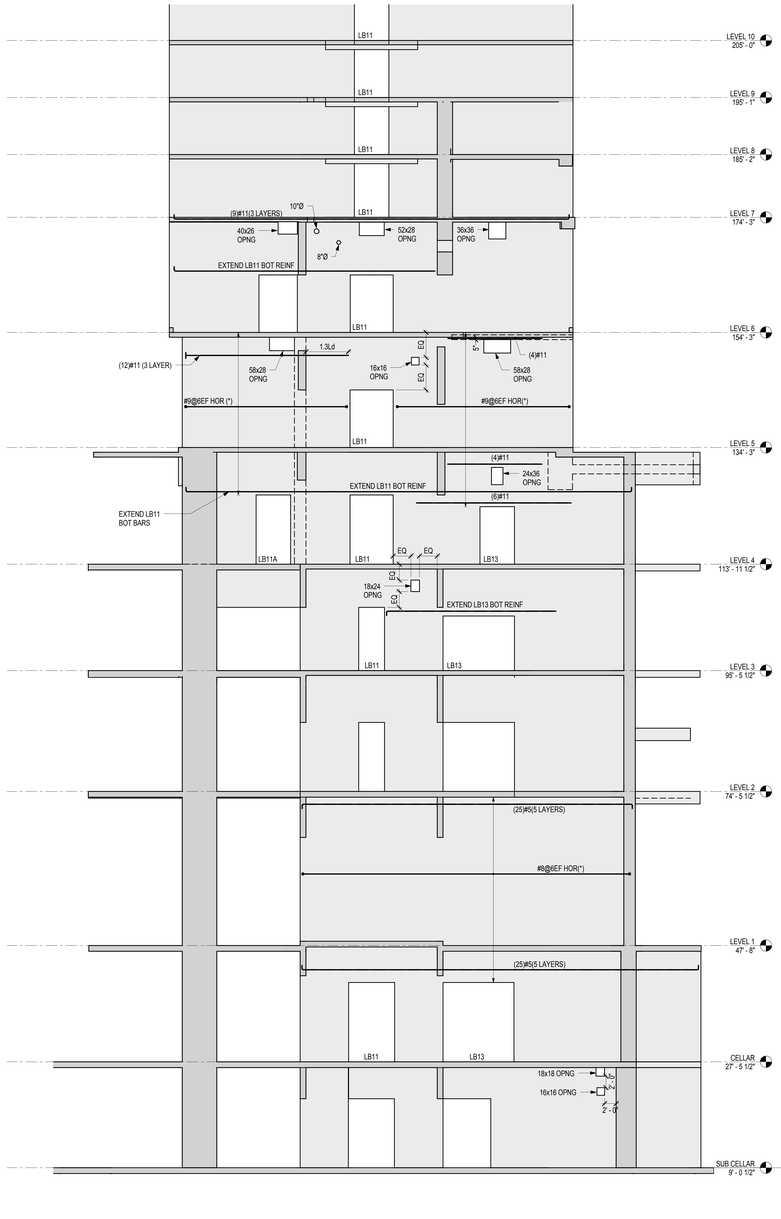
DRAWING TITLE:
OUTRIGGER ELEVATIONS

SEAL & SIGNATURE:

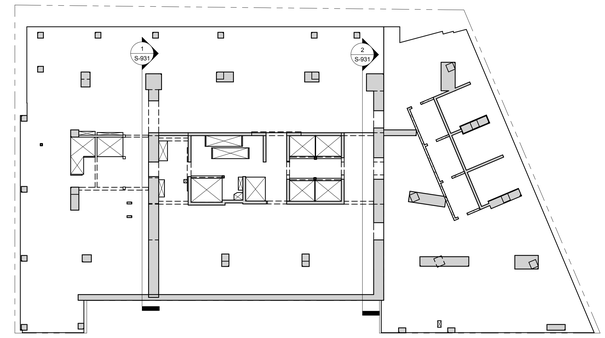
DATE:	01/25/2016
PROJECT No:	14137.00
DRAWN BY:	JPM
CHECKED BY:	RS
DRAWING No:	S-930.00
CADD FILE :	



1 S-931 SW-5 ELEVATION LOOKING EAST
SCALE: 1/8" = 1'-0"



2 S-931 SW-6 ELEVATION LOOKING EAST
SCALE: 1/8" = 1'-0"



S-931 KEY PLAN

NOTES:
1. FOR BALANCE OF NOTES SEE SHEAR WALL REINF PLAN ON S-92X
2. ALL REINFORCEMENT SHOWN ARE IN ADDITION TO REINF SHOWN ON SHEAR WALL PLAN
3. (*) INDICATES IN LIEU OF REINF SHOW ON SHEAR WALL PLAN
4. ALL #20'S ARE GRADE 80 (fy=80 ksi) UNO, ALL OTHER REINF ARE GRADE 60 (fy=60ksi)
5. ALL END PLATES ARE GRADE 50(fy = 50ksi) UNO
6. ADDTL REINFORCING SHALL BE PROVIDED AROUND ALL OPENINGS. IN WALLS AND LINK BEAMS, WHERE REINF IS NOT SHOWN IN ELEVATIONS SEE S-920 TYP SHEAR WALL DETAILS

CityCosted
APPROVED
Under Directive 4 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
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FAX: (212) 979-8387

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www.mnlandscape.com

FACADE MAINTENANCE:
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FAX.: (212) 674-4025

INTERIOR DESIGNER:
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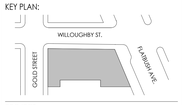
No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	07-29-16	ISSUED FOR NYCTA APPROVAL
	05-02-16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:



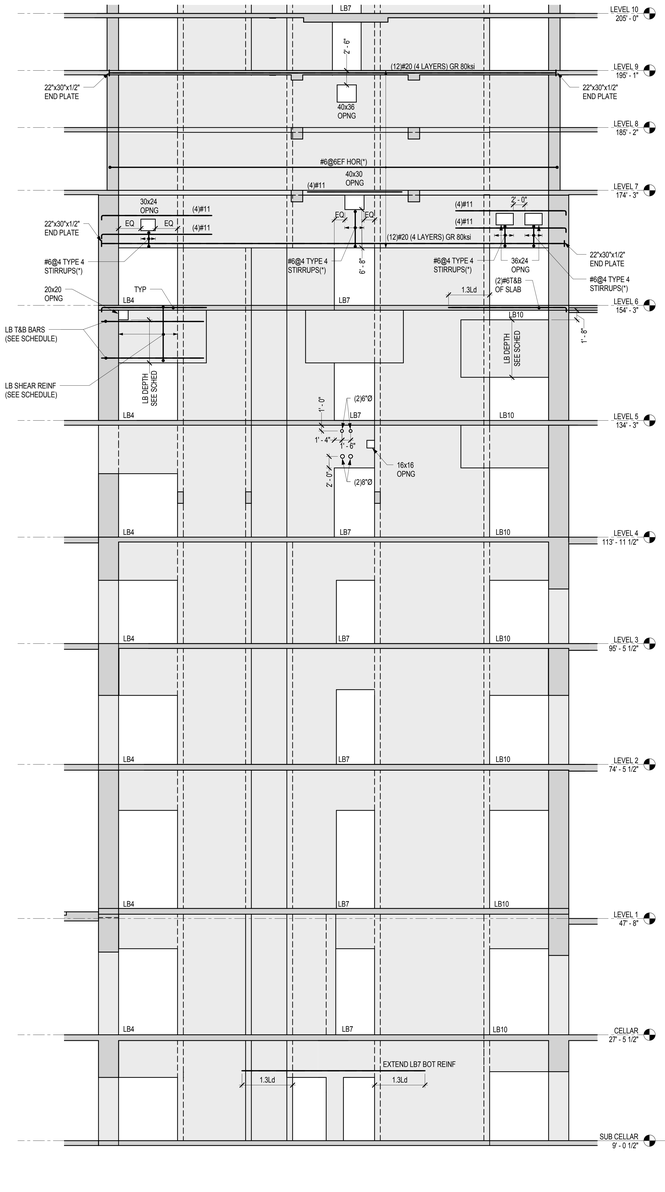
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
SHEAR WALL ELEVATIONS

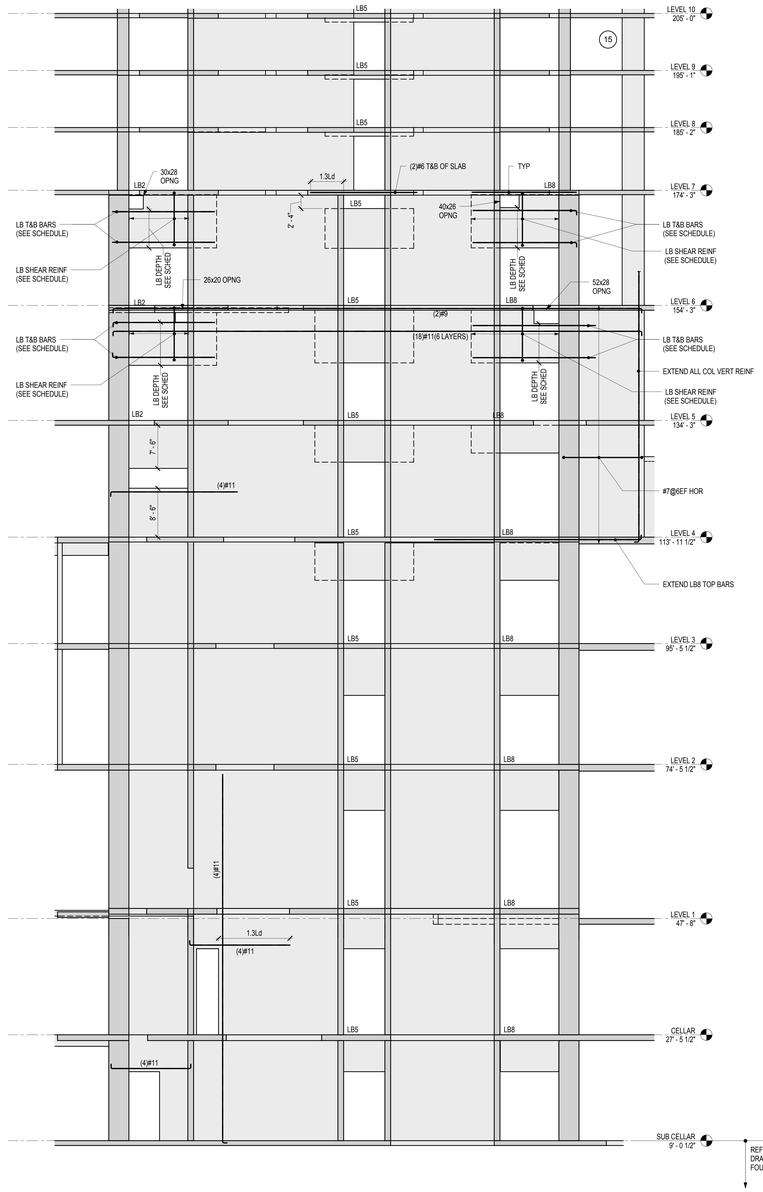
SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-931.00
CADD FILE :	

DEPT OF BUILDINGS 321370980 Job Number
B3B0840870 Scan Code

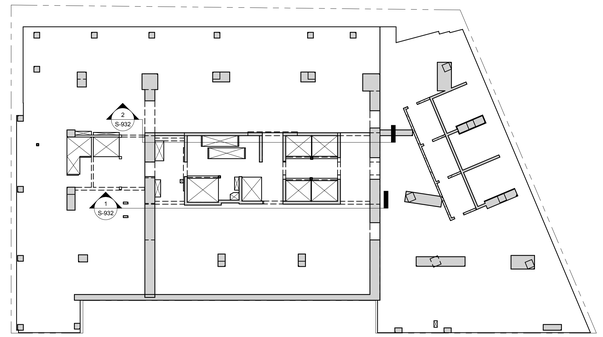


1 S-932 SW-3 & SW-4 ELEVATION LOOKING NORTH
SCALE: 1/8" = 1'-0"



2 S-932 SW-1 & SW-2 ELEVATION LOOKING NORTH
SCALE: 1/8" = 1'-0"

NOTES:
1. FOR BALANCE OF NOTES SEE SHEAR WALL REINF PLAN ON S-92X
2. ALL REINFORCEMENT SHOWN ARE IN ADDITION TO REINF SHOWN ON SHEAR WALL PLAN
3. (*) INDICATES IN LIEU OF REINF SHOW ON SHEAR WALL PLAN
4. ALL #20'S ARE GRADE 80 (fy=80 ksi) UNO, ALL OTHER REINF ARE GRADE 60 (fy=60ksi)
5. ALL END PLATES ARE GRADE 50(fy = 50ksi) UNO
6. ADDL REINFORCING SHALL BE PROVIDED AROUND ALL OPENINGS. IN WALLS AND LINK BEAMS, WHERE REINF IS NOT SHOWN IN ELEVATIONS SEE S-920 TYP SHEAR WALL DETAILS



S-932 KEY PLAN

PROJECT:
CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
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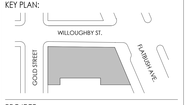
No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	07-29-16	ISSUED FOR NYCTA APPROVAL
	05-02-16	100% DESIGN DEVELOPMENT

NORTH ARROW

KEY PLAN:


PROJECT:
CITY POINT - PHASE 3

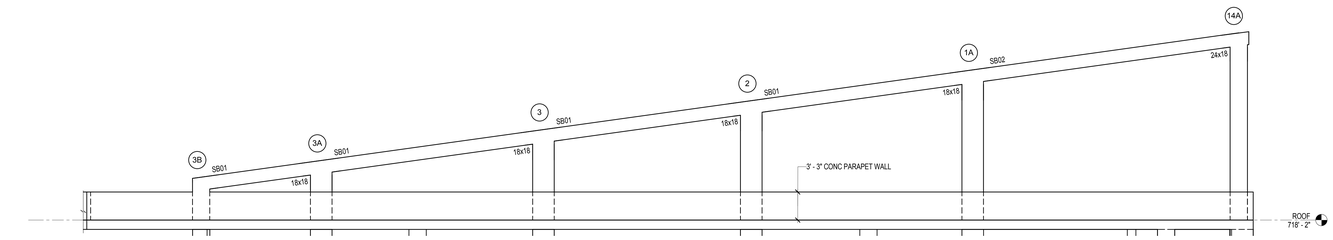
DRAWING TITLE:
SHEAR WALL ELEVATIONS

Clara Gomez
APPROVED
Under Directive 1 of 1975
Date: 03/15/2017
NYC Development Hub

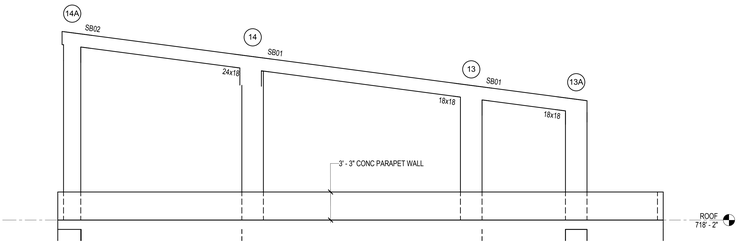
SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-932.00
CADD FILE :	

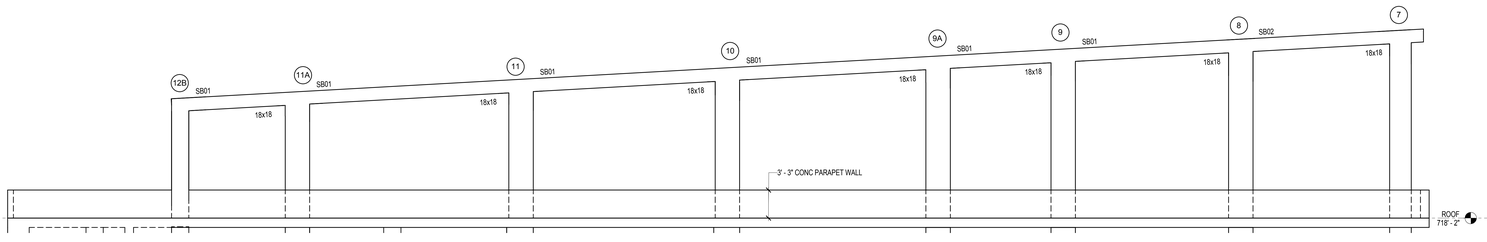
DEPT OF BLDGS 321970980 Job Number
E2021970742 Scan Code



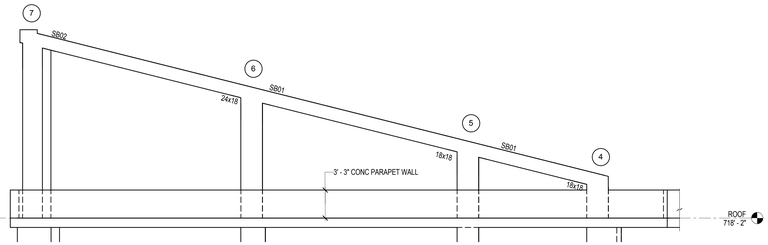
1 S-935 BULKHEAD NORTH ELEVATION
SCALE: 3/16" = 1'-0"



2 S-935 BULKHEAD WEST ELEVATION
SCALE: 3/16" = 1'-0"



3 S-935 BULKHEAD SOUTH ELEVATION
SCALE: 3/16" = 1'-0"



4 S-935 BULKHEAD EAST ELEVATION
SCALE: 3/16" = 1'-0"

ClaraGomez
APPROVED
Under Directive 7 of 1975
Date: 09/30/2022
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
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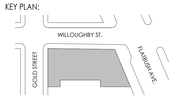
No.:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

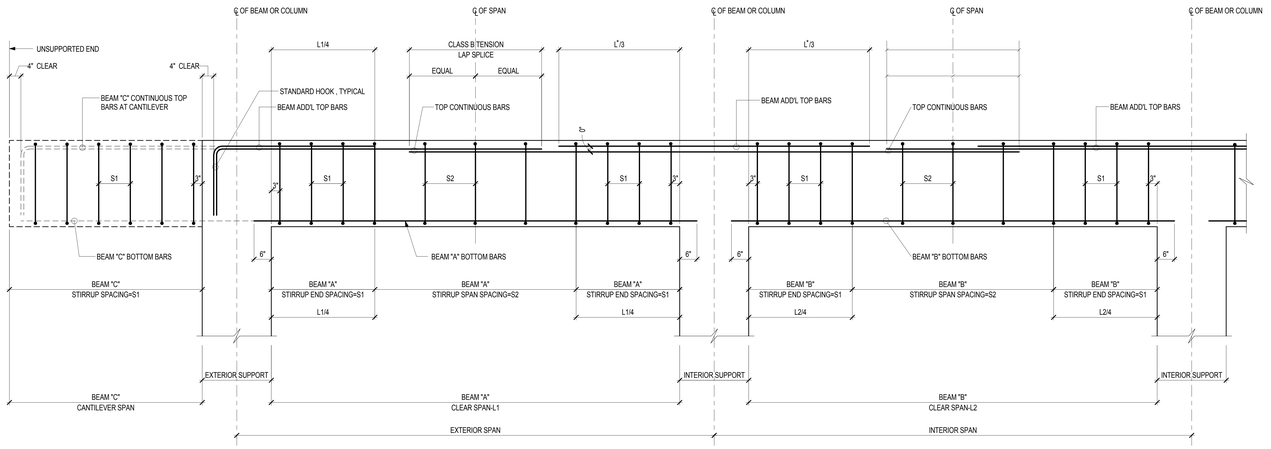
DRAWING TITLE:
BULKHEAD FRAMING ELEVATIONS

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14137.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-935.00
CADD FILE :	

DEPT OF BLDGS 321970980 Job Number
ESSN 1395519 Sheet Order

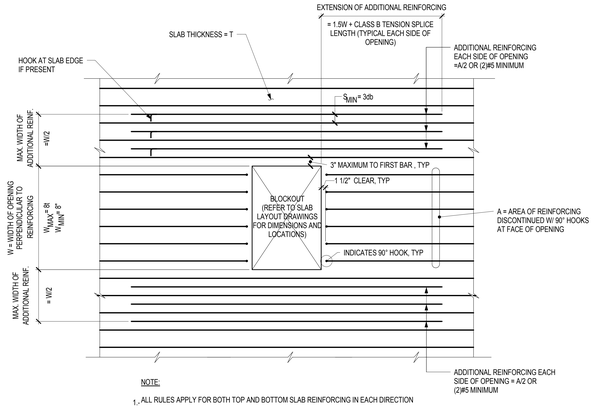
1 TYPICAL REINFORCING CONCRETE BEAM ELEVATION



NOTES:

1. L" IS THE LARGER OF ADJACENT SPANS L1 AND L2.
2. IF BEAM "A" TOP BARS DO NOT MATCH BEAM "B" TOP BARS AS SCHEDULED, THE LARGER STEEL AREA SHALL GOVERN.
3. BOTTOM BAR SPLICES (IF REQUIRED) SHALL BE STAGGERED AND SHALL OCCUR WITHIN THE END THIRDS OF THE BEAM CLEAR SPAN.
4. REFER TO DETAIL BELOW FOR TYPICAL STIRRUP TYPES.
5. IF S1 AND S2 SPACING NOT GIVEN SEPARATELY IN SCHEDULES, USE SPACING="S" GIVEN THROUGHOUT BOTH ZONES

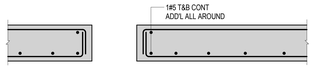
2 TYPICAL SLAB REINFORCING AT OPENINGS (BLOCK OUTS)

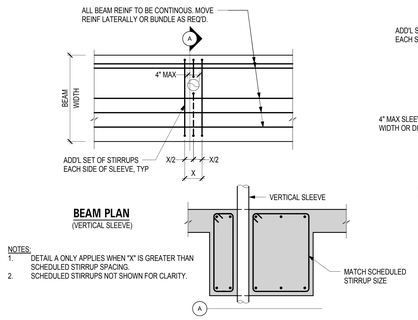


NOTE:

1.- ALL RULES APPLY FOR BOTH TOP AND BOTTOM SLAB REINFORCING IN EACH DIRECTION

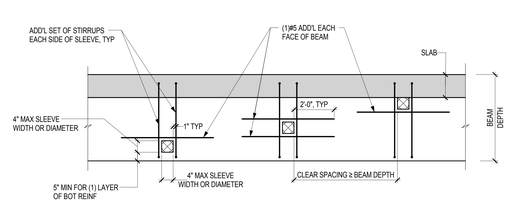
3 TYPICAL BEAM SECTION AND STIRRUP TYPES





BEAM PLAN
(VERTICAL SLEEVE)

NOTES:
1. DETAIL A ONLY APPLIES WHEN "X" IS GREATER THAN SCHEDULED STIRRUP SPACING.
2. SCHEDULED STIRRUPS NOT SHOWN FOR CLARITY.



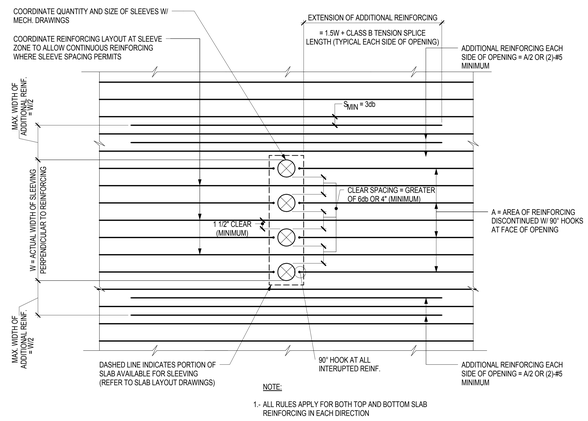
BEAM ELEVATION
(HORIZONTAL SLEEVES)

NOTES:
1. SCHEDULED BEAM REINF NOT SHOWN FOR CLARITY IS TO BE CONTINUOUS.
2. SCHEDULED STIRRUPS NOT SHOWN FOR CLARITY.

4 TYPICAL INTERIOR SLAB OPENING

5 TYPICAL SLEEVE PENETRATIONS THROUGH CONC BEAM

6 TYPICAL SLAB REINFORCING AT SLEEVED OPENING AREAS



NOTE:

1.- ALL RULES APPLY FOR BOTH TOP AND BOTTOM SLAB REINFORCING IN EACH DIRECTION

ClaroGomez
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
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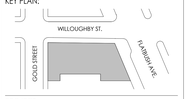
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	02-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
TYPICAL CONCRETE DETAILS I

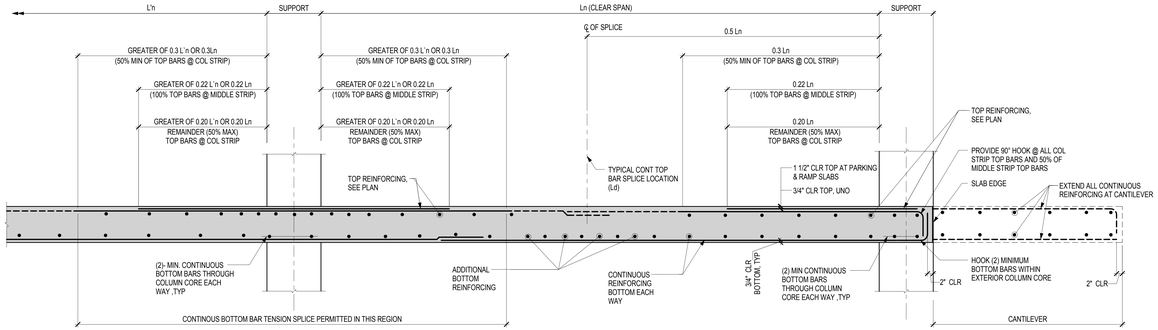
SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14122.02
DRAWN BY:	JPM
CHECKED BY:	BS

DRAWING No:
S-940.00

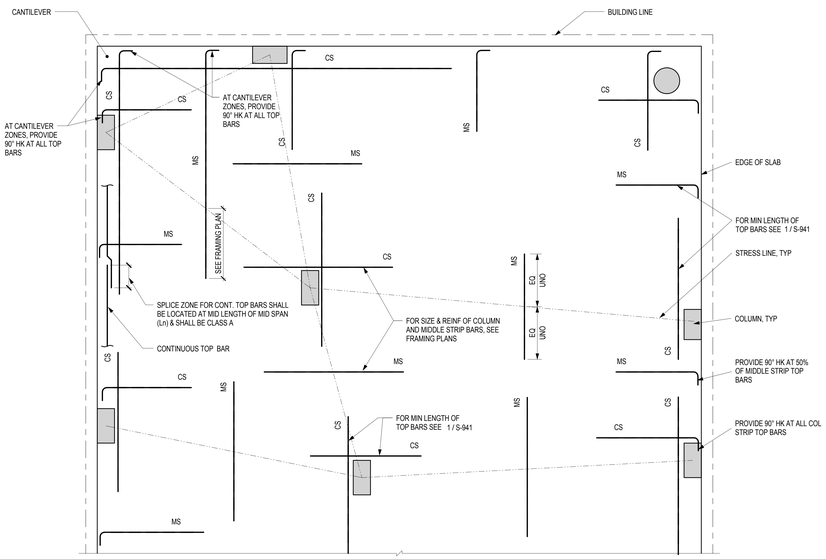
CADD FILE :

DEPT OF BLDGS 321370580 Job Number
S3BSR08E01 Scan Code



NOTES:
1. ALL SPLICES TO BE CLASS B TENSION SPLICES , TYPICAL PER LAP SPLICE SCHEDULE
2. ALL ADDITIONAL TOP BARS TO BE PLACED EQUALLY ABOUT SUPPORT IN THE TRANSVERSE DIRECTION AND DISTRIBUTED ACROSS WIDTH OF COLUMN STRIP
3. ALL ADDITIONAL BOTTOM BARS TO BE SPACED EQUALLY ABOUT SPAN END SUPPORTS IN THE TRANSVERSE DIRECTION AND SPACED AT THE SAME SPACING AS CONTINUOUS REINFORCING TO ACHIEVE A SPACING OF 1/2 THAT OF THE CONTINUOUS BARS.
4. SEE PLAN FOR BAR PLACEMENT ORDER.
5. REFER TO PLANS FOR ALL CONTINUOUS REINFORCING AND ALL ADDITIONAL REINFORCING (TOP & BOTTOM).
6. SHOP DRAWINGS FOR SLAB REINFORCING SHALL CLEARLY INDICATE BAR SIZE, SPACING, SPLICE POINTS, LENGTHS, CLEARANCES, HOOKS, BAR SUPPORTS, ETC., REQUIRED FOR FIELD INSTALLATION OF REINFORCING. PROVIDE SEPARATE SHOP DRAWINGS FOR BOTTOM AND TOP SLAB REINFORCING.
7. COORDINATE CLOSELY SLAB REINFORCING PLACED LOCAL TO STUD RAILS. WHERE CONFLICTS OCCUR, OFFSET SLAB REINFORCING TO PASS THRU STUD RAILS

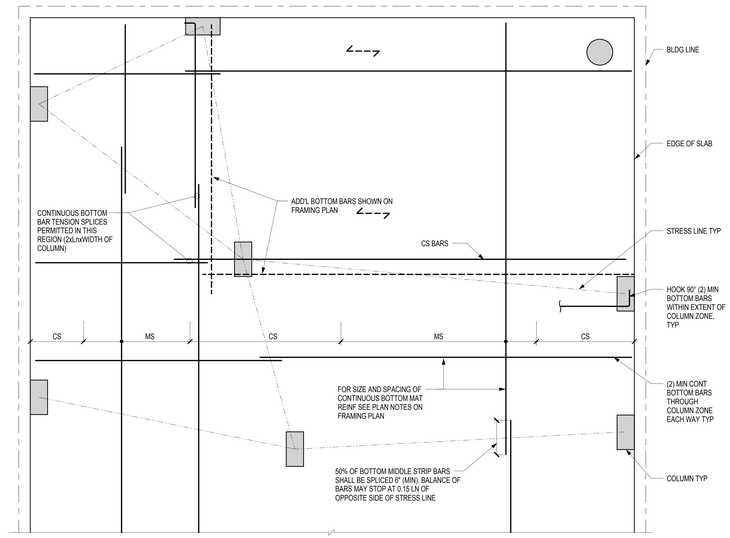
1 TYPICAL FLAT PLATE FRAMED SLAB ELEVATION



TOP BARS (PLAN VIEW)

NOTES:
FOR BALANCE OF NOTES AND INFORMATION SEE DETAIL 1 / S-941

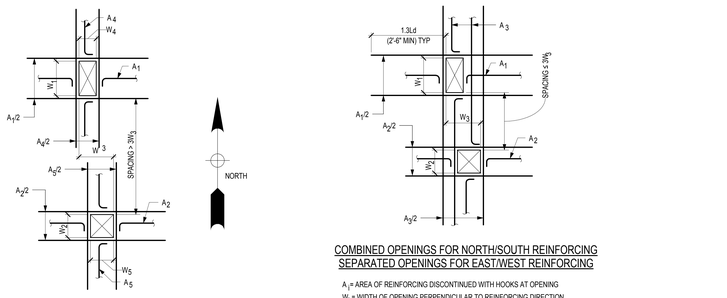
2 TYPICAL FLAT PLATE REINFORCING PLAN DETAIL FOR TOP BARS



BOTTOM BARS (PLAN VIEW)

NOTES:
FOR BALANCE OF NOTES AND INFORMATION SEE DETAIL 1 / S-941

3 TYPICAL FLAT PLATE REINFORCING PLAN DETAIL FOR BOTTOM BARS



SEPARATED OPENINGS EACH WAY

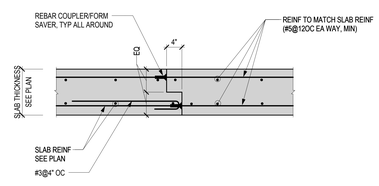
COMBINED OPENINGS FOR NORTH/SOUTH REINFORCING SEPARATED OPENINGS FOR EAST/WEST REINFORCING

A_1 = AREA OF REINFORCING DISCONTINUED WITH HOOKS AT OPENING

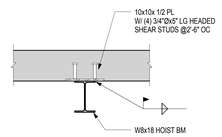
W_1 = WIDTH OF OPENING PERPENDICULAR TO REINFORCING DIRECTION

NOTE:
1. ALL RULES APPLY FOR BOTH TOP AND BOTTOM SLAB REINFORCING IN EACH DIRECTION.

4 TYPICAL SLAB REINFORCING RULES AT MULTIPLE OPENINGS



5 TYPICAL KNOCK-OUT PANEL



6 TYPICAL HOIST BEAM CONN TO SLAB

Clara Gomez
Buildings
APPROVED
Under Directive 1 of 1975
Date 10/13/2016
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
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FAX: (212) 979-8387

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Kohn Pedersen Fox Associates PC
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Delivering Vertical Transportation Solutions...Worldwide
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East Hanover, NJ 07936

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Katherine Newman Design International Limited
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GEOTECHNICAL ENGINEER:
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Langan Engineering, Environmental Surveying and Landscape Architecture, D.P.C.
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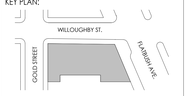
FAX.: (973) 560-4901

No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-02-16	100% DESIGN DEVELOPMENT
	02-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:


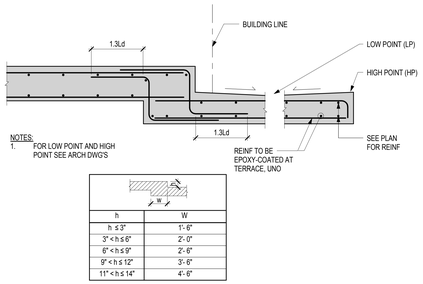
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
TYPICAL CONCRETE DETAILS II

SEAL & SIGNATURE:
STATE OF NEW YORK · R. BOLLMAN · 090155 · LICENSED PROFESSIONAL ENGINEER

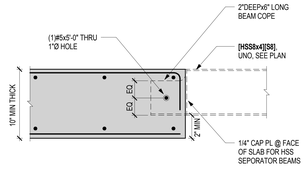
DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	JFM
CHECKED BY:	RS
DRAWING No:	S-941.00
CADD FILE :	

DEPT OF BLDGS 421370980 Job Number
B3B514858955 Scan Code

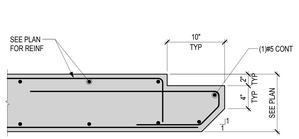


h	W
h ≤ 3"	1'- 6"
3" < h ≤ 6"	2'- 0"
6" < h ≤ 9"	2'- 6"
9" < h ≤ 12"	3'- 6"
11" < h ≤ 14"	4'- 6"

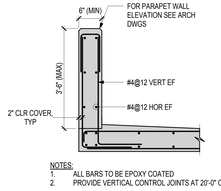
1 TYPICAL SECTION AT TERRACE



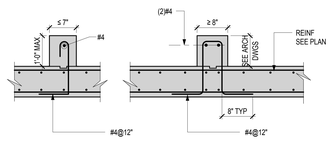
2 TYPICAL ALTERNATE ELEVATOR SEPARATOR BEAM CONNECTION



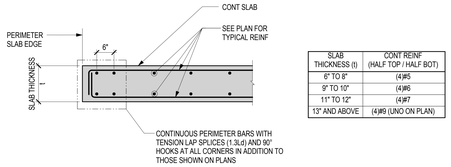
3 TYPICAL ELEVATOR SILL DETAIL



4 TYPICAL PARAPET DETAIL (NOT APPLICABLE AT MAIN ROOF)

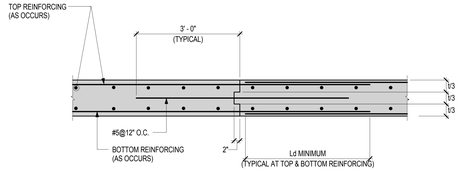


5 TYPICAL CONCRETE CURB DETAILS



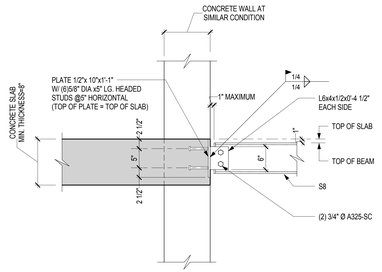
SLAB THICKNESS (t)	CONT REINF (HALF TOP / HALF BOT)
6" TO 8"	(4)#5
9" TO 10"	(4)#6
11" TO 12"	(4)#7
13" AND ABOVE	(4)#9 (UNO ON PLAN)

MINIMUM CONTINUOUS PERIMETER SLAB REINFORCING



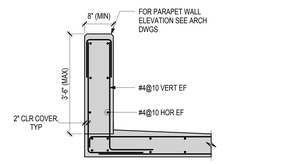
TYPICAL CONSTRUCTION JOINT DETAIL AT REINFORCED CONCRETE SLAB

NOTE:
1. SUBMIT ALL SLAB CONSTRUCTION JOINT LOCATIONS TO ENGINEER FOR REVIEW PRIOR TO CONSTRUCTION

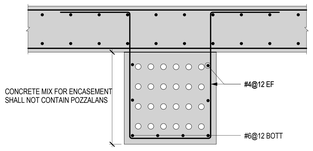


6 TYPICAL FLAT PLAT PERIMETER & JOINT DETAIL REINFORCING

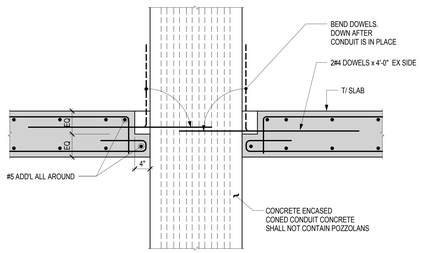
7 TYPICAL ELEVATOR SEPARATOR BEAM CONNECTION



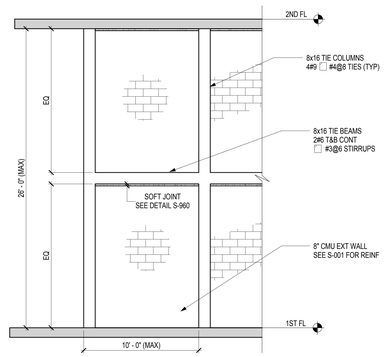
8 TYPICAL PARAPET DETAIL AT MAIN ROOF



9 TYPICAL DETAIL OF CONED FEEDERS HUNG FROM SLAB



11 TYPICAL DETAIL OF VERTICAL CONED CONDUIT RUN THROUGH SLAB



10 8" CMU EXTERIOR WALL

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
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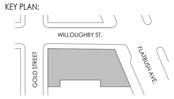
	05-02-16	100% DESIGN DEVELOPMENT
	02-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
TYPICAL CONCRETE DETAILS III

ClaireGomez
APPROVED
Under Directive 1 of 1975
Date: 03/03/2017
NYC Development Hub

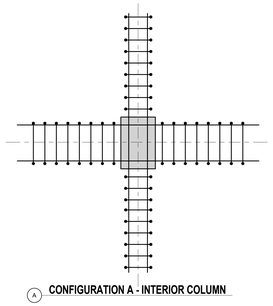
SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14122.02
DRAWN BY:	JFM
CHECKED BY:	BS
DRAWING No:	S-942.00
CADD FILE :	

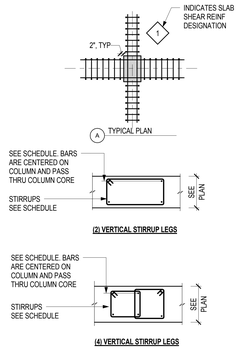
DEPT OF BLDGS 321370980 Job Number
S3850909585 Scan Code

SLAB SHEAR REINFORCING SCHEDULE						
MARK	CONFIGURATION	SUPPORT BARS	STIRRUPS			REMARKS
			SIZE	# OF VERT LEGS	SPACING (in)	
1	A	(2)#6 T&B	#4	2	5	

NOTE:
1. STIRRUPS SHALL MATCH COLUMN WIDTH AND EXTEND 7'-0" FROM THE FACE OF COLUMN ON EACH SIDE.
2. SUPPORT BARS FOR TIES ARE IN ADDITION TO SLAB REINF. SLAB REINF IS NOT SHOWN FOR CLARITY, SEE PLANS.



A CONFIGURATION A - INTERIOR COLUMN



TYPICAL SECTION

1 TYPICAL SLAB SHEAR REINFORCING

ClaraGomez
APPROVED
Limited Directive # of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
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TEL.: (973) 560-4900
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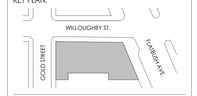
No:	Date:	Revision:

NORTH ARROW

KEY PLAN:



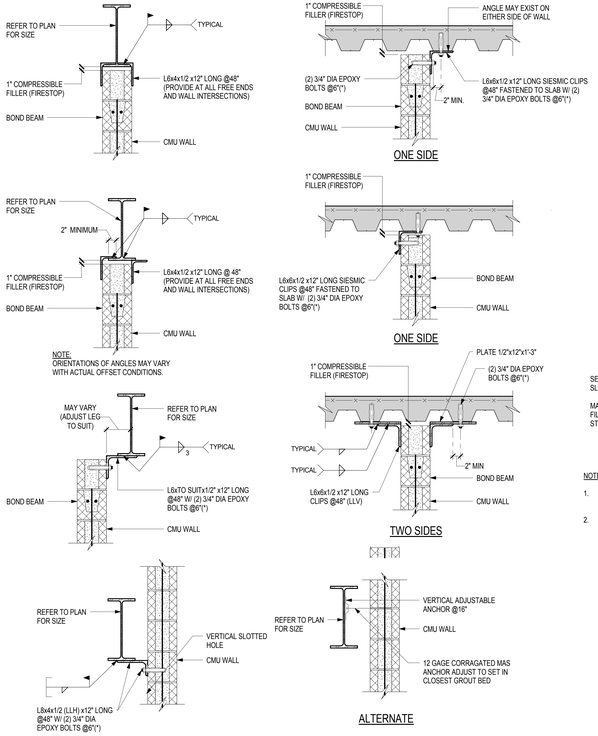
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
TYPICAL CONCRETE DETAILS IV

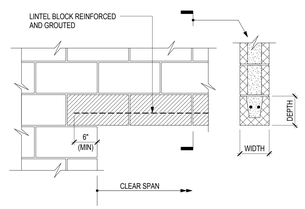
SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14137.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-943.00
CADD FILE :	

DEPT OF BUILDINGS 321370560 Job Number
B32624648496 Scan Code



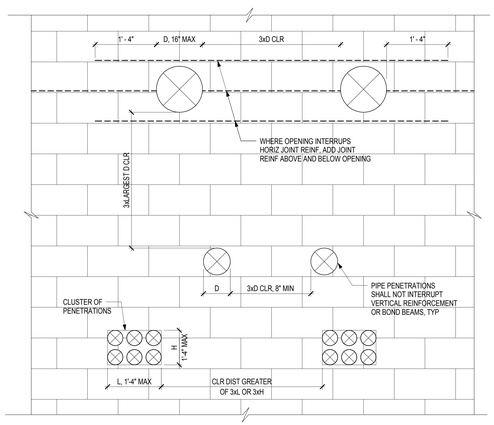
1 TYPICAL ALTERNATE SEISMIC CLIP DETAILS (AT INTERIOR NON-STRUCTURAL CMU WALLS)



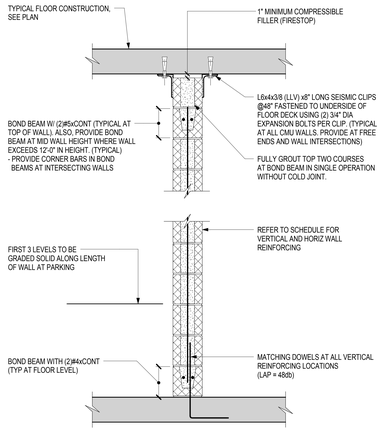
CMU LINTEL SCHEDULE			
CLEAR SPAN	WIDTH	DEPTH	REINF.
< 5'-0"	6"	8"	(1)#4
5'-0" - 6'-0"	6"	8"	(1)#5
< 6'-0"	8"	8"	(2)#5
6'-0" - 7'-0"	8"	8"	(2)#6
> 7'-0" - 10'-0"	8"	16"	(2)#5
< 6'-0"	12"	8"	(2)#5
6'-0" - 7'-0"	12"	8"	(2)#7
> 7'-0" - 10'-0"	12"	16"	(2)#5

NOTE:
1.- SEE GENERAL NOTES FOR ALTERNATIVE STEEL LOOSE LINTELS.

6 TYPICAL CMU LINTEL DETAIL NON-BEARING WALL

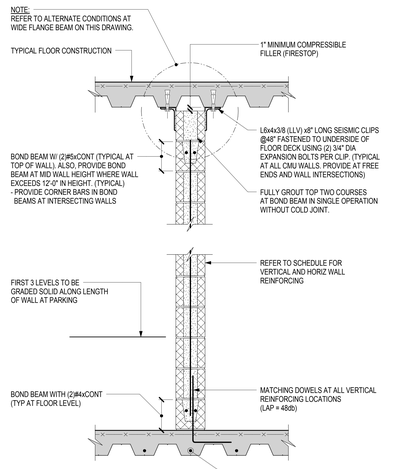


8 TYPICAL MASONRY WALL PENETRATIONS



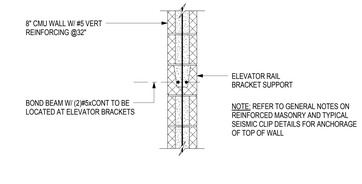
NOTE:
1.- CLIPS MUST BE LOCATED AT VERTICALLY REINFORCED AND GROUTED CELLS. CLIP SPACING SHOWN IS MINIMUM REQUIREMENT, DECREASE SPACING FOR WALLS REINFORCED AT LESS THAN 48" SPACING.

2 TYPICAL DETAIL AT INTERIOR CMU WALLS

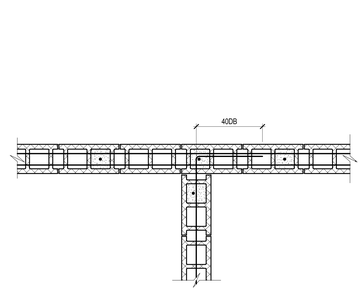


NOTE:
1.- CLIPS MUST BE LOCATED AT VERTICALLY REINFORCED AND GROUTED CELLS. CLIP SPACING SHOWN IS MINIMUM REQUIREMENT, DECREASE SPACING FOR WALLS REINFORCED AT LESS THAN 48" SPACING.

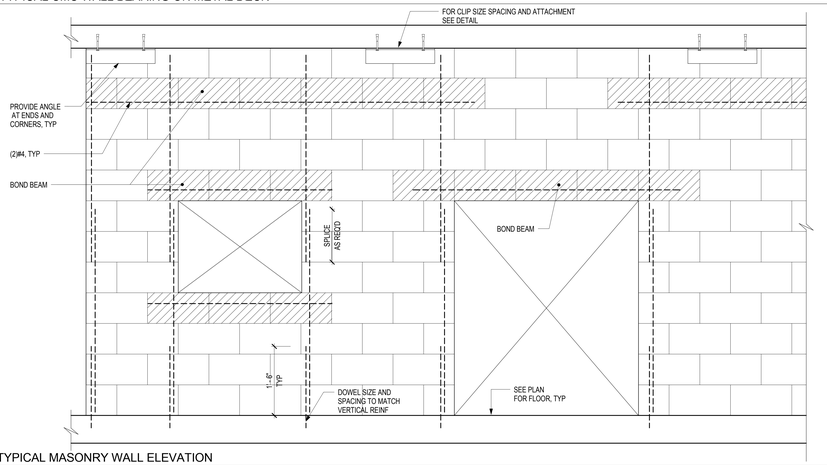
3 TYPICAL DETAIL AT INTERIOR CMU WALLS SUPPORTED BY COMPOSITE DECK



4 TYPICAL CMU WALL CONSTRUCTION AT ELEVATOR HOISTWAYS



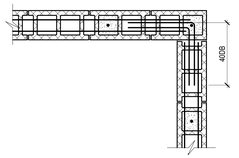
7 TYPICAL CMU WALL BEARING ON METAL DECK



9 TYPICAL MASONRY WALL ELEVATION

5 TYPICAL MASONRY WALL CONTROL JOINT PLAN

TYPICAL DETAIL AT INTERSECTION OF STRUCTURAL BOND BEAMS



TYPICAL CORNER DETAIL

NOTE:
1.- BOND BEAM REINFORCING TO RUN CONTINUOUSLY THROUGH CONTROL JOINT. (TYP)

10 TYPICAL DETAIL AT MASONRY WALL INTERSECTION

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
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No:	Date:	Revision:
	08-22-16	50% CONSTRUCTION DOCUMENTS
	05-03-16	100% DESIGN DEVELOPMENT
	03-23-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

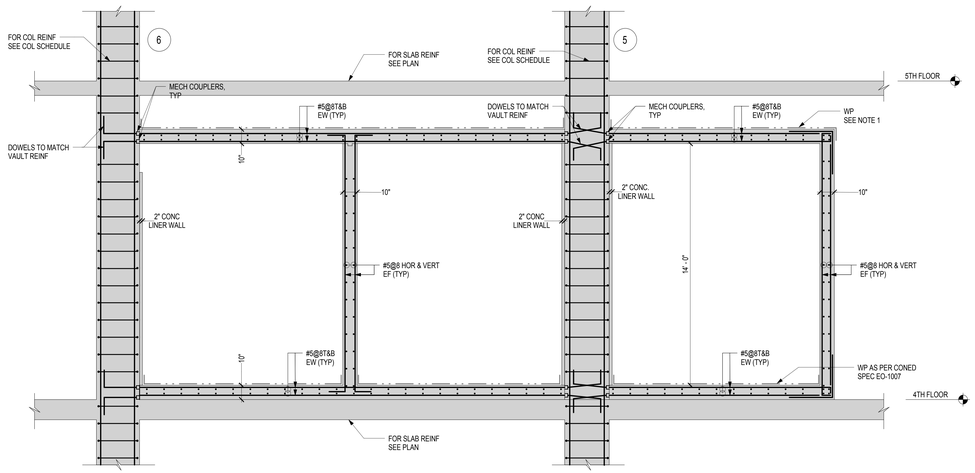
DRAWING TITLE:
TYPICAL MASONRY DETAILS

Clara Gomez
Buildings
APPROVED
Under Directive 3 of 1975
Date: 03/10/2017
NYC Development Hub

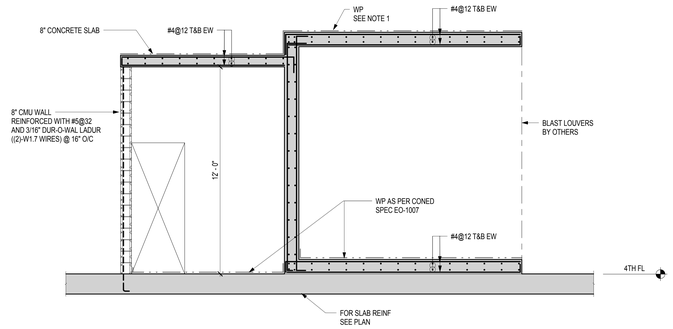
SEAL & SIGNATURE:
STEVEN A. SOLOMON LICENSED PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	JPM
CHECKED BY:	RD
DRAWING No:	S-960.00
CADD FILE :	

DEPT OF BLDGS 421370980 Job Number
B-SBR-1410000 Scan Code



1 CON ED VAULT SECTION



2 CON ED VAULT AND NETWORK PROTECTOR SECTION

NOTE:
1. COAT ROOF SLAB WITH FLEXIBLE MEMBRANE WITH REINFORCING SHEET MANUFACTURED BY BELZONA MOLECULAR INC.) OR NITOCOTE DEXGAURD P-40 (MANUFACTURED BY PRECO INDUSTRIES LTD.) ALL WATERPROOFING MATERIAL APPLIED AS RECOMMENDED BY MANUFACTURER. PRIOR TO APLICATION SURFACE MUST BE PREPARED AS PER EO-1007.

ClaraGomez
APPROVED
Under Directive 4 of 1975
Date: 09/19/2012

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
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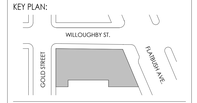
	06-24-16	CONED SUBMISSION

NORTH ARROW

KEY PLAN:



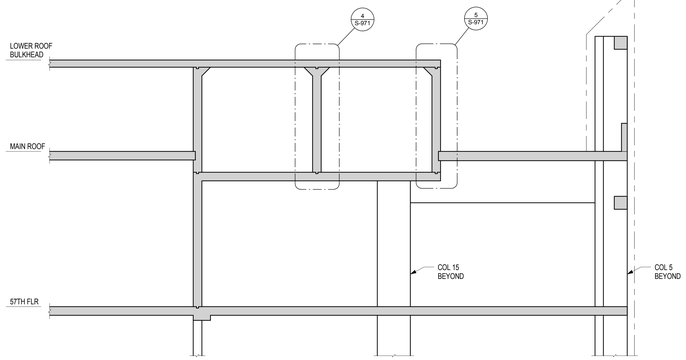
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
SECTIONS - CON ED

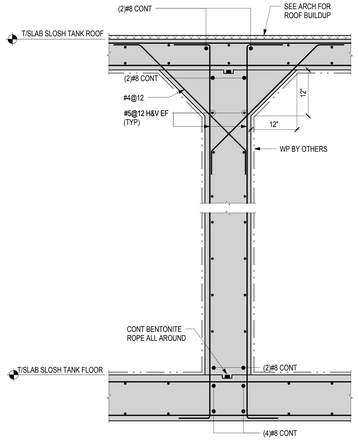
SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14137.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-970.00
CADD FILE :	

DEPT OF BUILDINGS 321970560 Job Number
S-971.00 Scan Code



3 SECTION C



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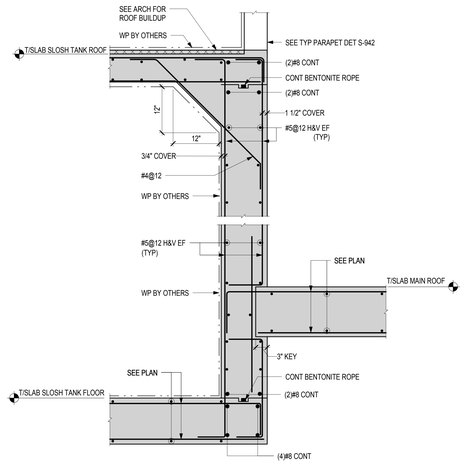

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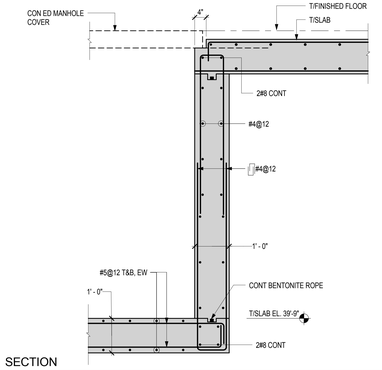

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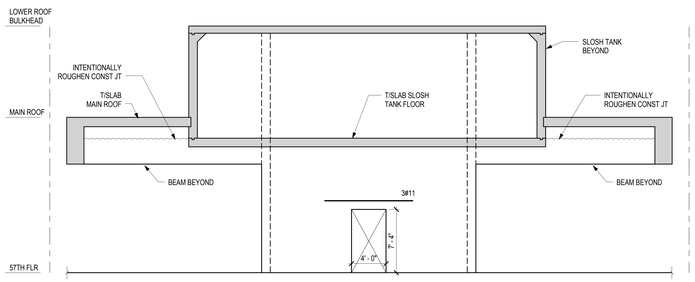
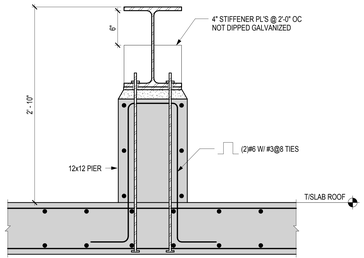


2 SECTION A



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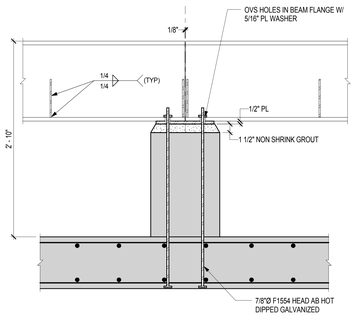

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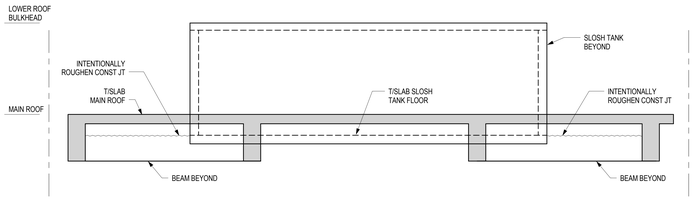

1 SECTION B

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
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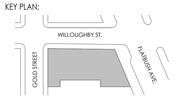
	06-15-16	FOUNDATION BUY SET

NORTH ARROW

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

SECTIONS

Clara Gomez
APPROVED
Under Directive 4 of 1975
Date: 03/23/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14137.00
DRAWN BY:	Author
CHECKED BY:	Checker

DRAWING No:

S-971.00

CADD FILE :

DEPT OF BUILDINGS 321370580 Job Number
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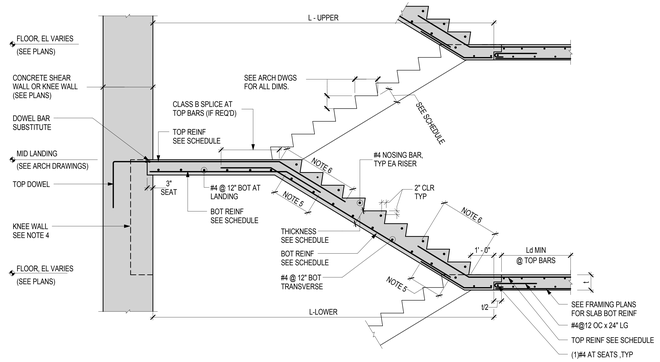
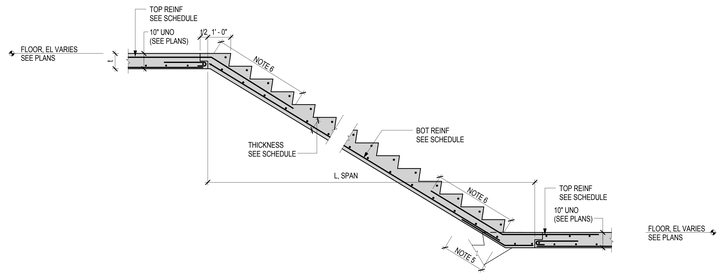
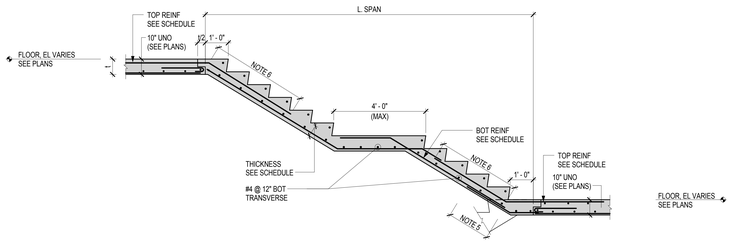


TYPE 2 - SECTION WITH MID LANDING



TYPE 1 - SECTION WITHOUT MID LANDING

NOTE: SEE SECTION WITH MID LANDING FOR INFORMATION NOT REPEATED



TYPE 1A - SECTION WITH MID-LANDING

NOTE: SEE SECTION WITH MID LANDING FOR INFORMATION NOT REPEATED

TYPE 2		
SECTION WITH MID LANDING, STAIR REINF AND THICKNESS SCHEDULE		
SPAN (MAX OF L-UPPER OR L-LOWER)	STAIR SLAB THICKNESS	REINF TOP & BOT
L ≤ 12'-6"	7"	#4@12
12'-6" < L ≤ 15'-0"	8"	#4@12
15'-0" < L ≤ 17'-6"	8"	#5@12
17'-6" < L ≤ 20'-0"	9"	#5@12
20'-0" < L ≤ 24'-0"	9"	#6@12

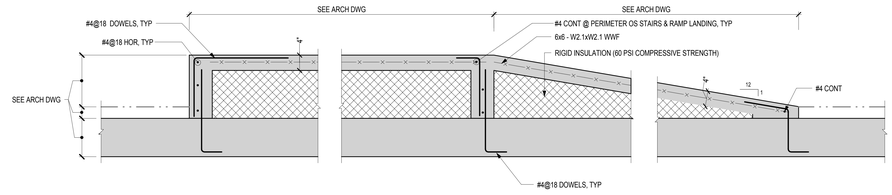
TYPE 1		
SECTION WITHOUT MID LANDING STAIR REINF AND THICKNESS SCHEDULE		
L, SPAN	STAIR SLAB THICKNESS	REINF TOP & BOT
L ≤ 12'-6"	7"	#4@12
12'-6" < L ≤ 17'-6"	8"	#5@12
17'-6" < L ≤ 20'-0"	9"	#6@12
20'-0" < L ≤ 24'-0"	9"	#6@8

TYPE 1A		
SINGLE RUN STAIR WITH MID-LANDING		
17'-6" < L ≤ 21'-4"	9"	#6@8

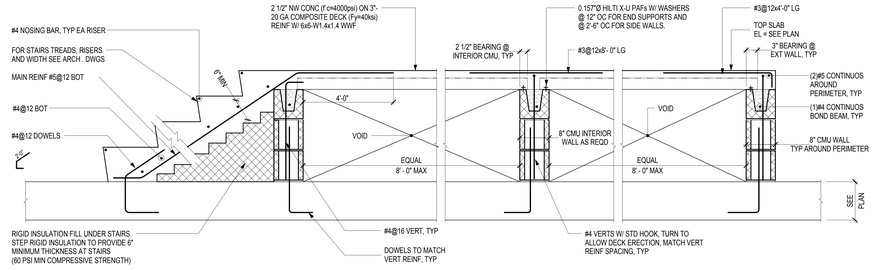
CONCRETE STAIR NOTES:

1. ALL CONCRETE STAIRS SHALL BE ONE-WAY STAIR SLABS SPANNING IN LONGITUDINAL DIRECTION OF STAIR RUN, THICKNESS AND LONGITUDINAL REINFORCING PER SCHEDULE AND #4@12" BOTTOM TRANSVERSE, UNLESS OTHERWISE DETAILED.
2. PROVIDE (1) #4 NOSING BAR TRANSVERSE AT EACH STAIR RISER WITH 2" CLEAR TO BAR
3. ALL STAIR TREAD AND RISER DIMENSIONS SHALL BE PER ARCHITECT.
4. ALL 8" KNEE WALLS UP FROM MAIN BUILDING FLOOR STRUCTURE SHALL BE REINFORCED WITH #5@12" HORIZONTAL AND VERTICAL CENTERED. PROVIDE MATCHING VERTICAL DOWELS UP FROM MAIN FLOOR STRUCTURE. ALL 8" KNEE WALLS UP FROM MAIN BUILDING FLOOR STRUCTURE SHALL BE REINFORCED WITH #4@12 EF HORIZONTAL AND VERTICAL.
5. PROVIDE 2'-6" LAP SPLICES FOR ALL #4 & #5 AND 3'-6" LAP SPLICES FOR ALL #6 STAIR SLAB BOTTOM REINFORCEMENT AS REQUIRED.
6. TOP BAR LENGTHS PER DETAIL SHALL BE 4'-6"@#4, 6'-0"@#5, AND 8'-0"@#6 REINF BARS.
7. SHOP DRAWINGS FOR STAIRS SHALL CLEARLY INDICATE BAR SIZE, SPACING, SPLICE POINTS, LENGTHS, CLEARANCES, HOOKS, BAR SUPPORTS, ETC... REQUIRED FOR FIELD INSTALLATION OF REINFORCING. PROVIDE BOTH PLANS AND SECTIONS FOR EACH INDIVIDUAL STAIR. COORDINATE FULLY WITH ARCHITECTURAL DRAWINGS.

1 TYPICAL CONCRETE STAIR SECTION



2 TYPICAL BUILT UP RAMP DETAIL



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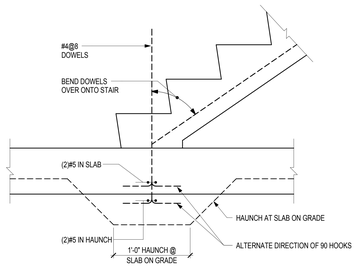

4 BOTTOM OF STAIR-NO SLAB OPENING

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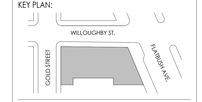
	02-22-16	50% DESIGN DEVELOPMENT
	01-25-16	DOB FILING
	12-21-15	100% SCHEMATIC DESIGN

NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
TYPICAL STAIR DETAILS

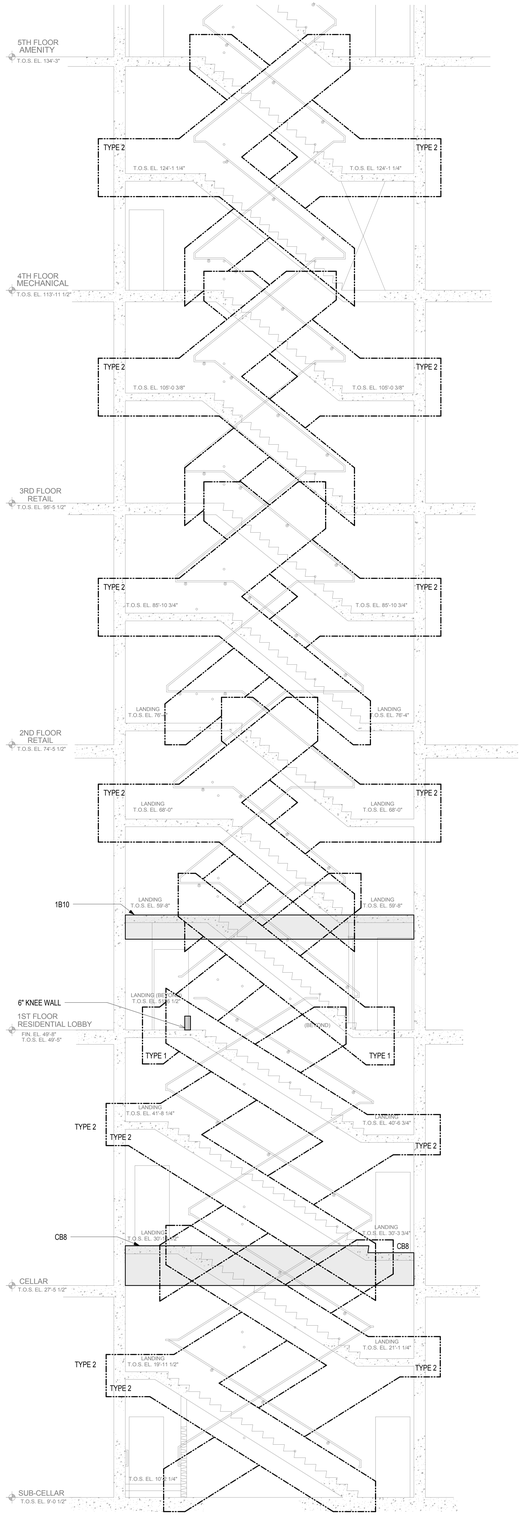
SEAL & SIGNATURE:

ClaraGomez
Digitally signed by ClaraGomez
APPROVED
Limited Directive 4 eff 10/5
Date: 03/31/2017
NYC Development Hub

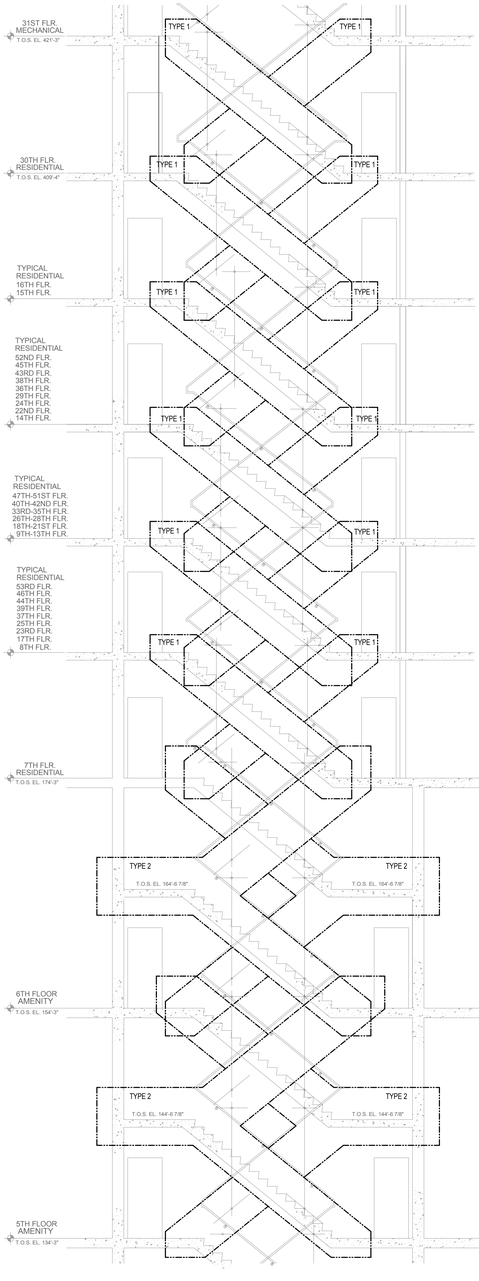
STATE OF NEW YORK
JOSEPH M. SALVIA
LICENSED PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT No:	14137.00
DRAWN BY:	JPM
CHECKED BY:	RS
DRAWING No:	S-980.00
CADD FILE :	

DEPT OF BLDGS 421370980 Job Number
S3T3980G1A1 Sheet Code



1 S-981 STAIR A,B,C,D DETAIL SECTION
SCALE: 1/4" = 1'-0"



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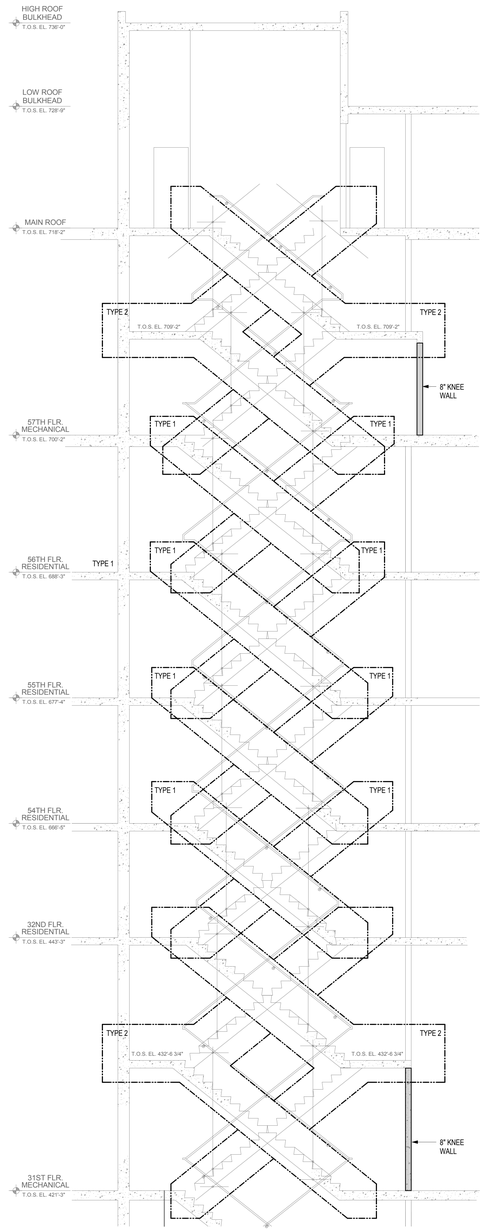

3 S-981 STAIR A,B,C,D DETAIL SECTION 31ST - HIGH ROOF
SCALE: 1/4" = 1'-0"

ClaireGomez
APPROVED
Under Directive 3 of 1975
Date: 03/13/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
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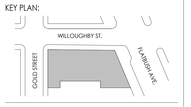
FAX.: (973) 560-4901

No:	Date:	Revision:
	08-22-14	50% CONSTRUCTION DOCUMENTS

NORTH ARROW

KEY PLAN:


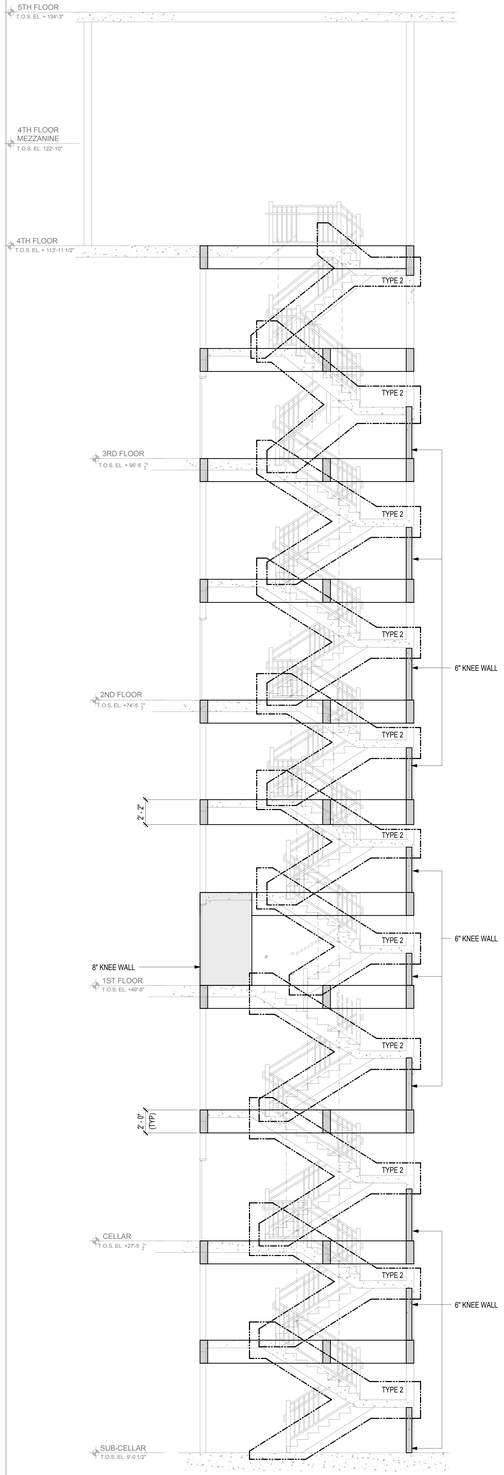
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
STAIR A,B,C & D DETAILS

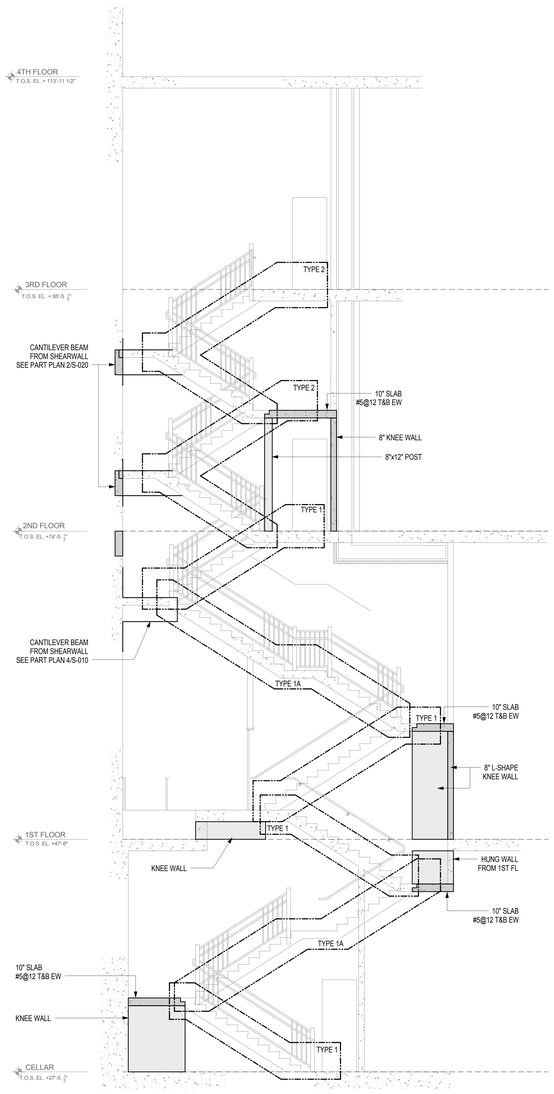
SEAL & SIGNATURE:
STATE OF NEW YORK
ANDREW K. SOLOMON
LICENSED PROFESSIONAL ENGINEER

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-981.00
CADD FILE :	

DEPT OF BLDGS 321370760 Job Number
B0961207246 Scan Code



1 S-982 STAIR E, G DETAIL SECTION
SCALE: 1/4" = 1'-0"



3 S-982 STAIR F, H DETAIL SECTION NORTH SIDE STRUCTURE
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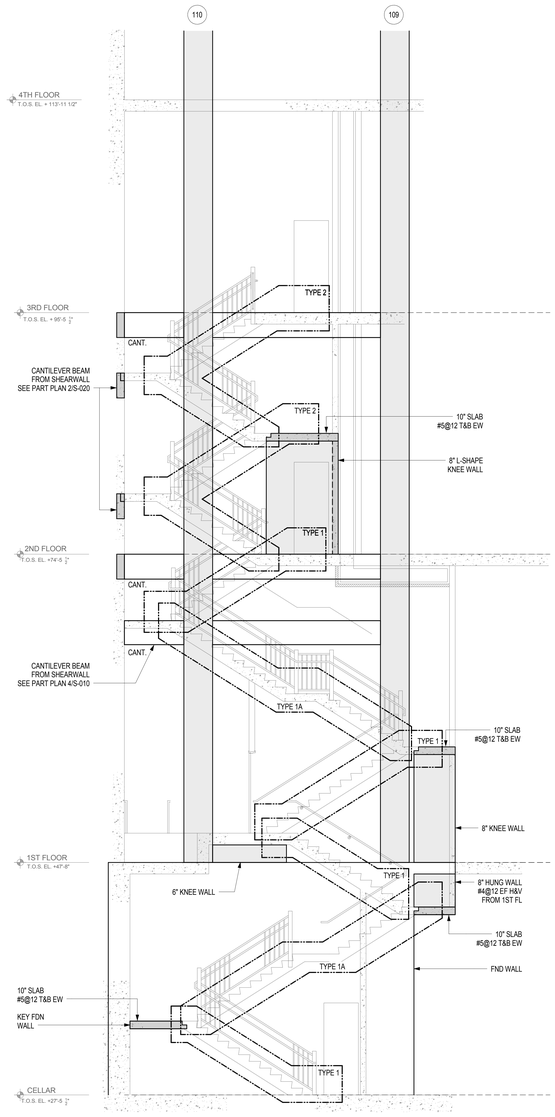

2 S-982 STAIR F, H DETAIL SECTION SOUTH SIDE STRUCTURE
SCALE: 1/4" = 1'-0"

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
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805 THIRD AVENUE
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ARCHITECT OF RECORD:
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No:	Done:	Revision:
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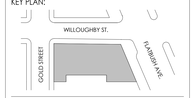
NORTH ARROW

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
STAIR E & G, F & H - DETAILS

Clara Gomez
Buildings Commissioner
APPROVED
Under Directive 3 of 1975
Date: 03/10/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	01/25/2016
PROJECT No:	14107.00
DRAWN BY:	Author
CHECKED BY:	Checker
DRAWING No:	S-982.00
CADD FILE :	

DEPT OF BLDGS 510077085 Job Number
S1400307637 Scan Code

MECHANICAL SYMBOL LIST

HVAC DUCTWORK

- SINGLE LINE DUCTWORK OR EQUIPMENT - NEW
- SINGLE LINE DUCTWORK OR EQUIPMENT - EXISTING
- EXISTING DUCTWORK TO BE REMOVED
- DUCTWORK WITH ACOUSTIC LINING
- DUCTWORK POSITIVE PRESSURE (SUPPLY AIR OR FAN DISCHARGE)
- DUCTWORK NEGATIVE PRESSURE (RETURN, EXHAUST OR OUTDOOR AIR)
- VD — VOLUME DAMPER
- FD — FIRE DAMPER AND ACCESS DOOR
- BDD — BACKDRAFT DAMPER
- AD — AUTOMATIC DAMPER
- SD — AUTOMATIC SMOKE DAMPER
- FSD — COMBINATION SMOKE AND FIRE DAMPER WITH ACCESS DOOR
- RISE IN DUCTWORK (IN DIRECTION OF AIR FLOW)
- DROP IN DUCTWORK (IN DIRECTION OF AIR FLOW)
- CENTERLINE
- f OR CFM — CUBIC FEET PER MINUTE
- ø — DIAMETER
- □ — SQUARE FEET
- OVAL DUCTWORK
- TYPE A CEILING DIFFUSER 400 CFM SUPPLY AIR
- 12x12 CD 400 S — TYPE A CEILING DIFFUSER WITH 12"x12" NECK 400 CFM SUPPLY AIR
- 10x8 CRCG 300 S — 10" Ø 8" CEILING REGISTER (CEILING GRILLE) 300 CFM RETURN AIR
- RECTANGULAR DIFFUSER WITH BLANKING PLATE
- 10x8 FTR 1500 S — 10" Ø 8" TOP REGISTER, 150 CFM SUPPLY AIR
- 10x8 TRCTG 150 S — 10" Ø 8" TOP REGISTER (TOP GRILLE) 150 CFM RETURN AIR
- 10x8 BRBSG 150 S — 10" Ø 8" BOTTOM REGISTER (BOTTOM GRILLE) 150 CFM RETURN AIR
- VANED ELBOW (SEE DETAIL)
- VANED ELBOW (SEE DETAIL) OR RADIUS ELBOW
- "Y" TYPE STRAINER WITH BLOWOFF VALVE AND CAP
- FLEXIBLE DUCT
- THERMOMETER AND WELL
- SLOTTED LINEAR DIFFUSER WITH PLENUM
- PRESSURE GAUGE WITH SYPHON
- PUMP
- DUCT FLEXIBLE CONNECTION
- CWR — CONDENSER WATER RETURN
- CWS — CONDENSER WATER SUPPLY
- CHWR — CHILLED WATER RETURN
- CHWS — CHILLED WATER SUPPLY
- HWR — HOT WATER RETURN
- HWS — HOT WATER SUPPLY
- DW — DOMESTIC WATER
- D — DRAIN
- VAV-A — VARIABLE AIR VOLUME BOX TYPE A
- VAV-A — VARIABLE AIR VOLUME BOX, TYPE A, WITH REHEAT COIL
- VAV-A — VARIABLE AIR VOLUME BOX, TYPE A, WITH SOUND ATTENUATOR AND REHEAT COIL
- THERMOSTAT
- HUMIDISTAT
- SMOKE DETECTOR
- H — HUMIDIFIER
- RISE IN DUCTWORK (IN DIRECTION OF AIR FLOW)

HVAC EQUIPMENT DESIGNATIONS

XXX-XX-XX

- EQUIPMENT TAG NUMBER
- FLOOR DESIGNATION
- EQUIPMENT DESIGNATION

AC-L2-3

- UNIT NUMBER 3
- SECOND FLOOR
- AIR CONDITIONING UNIT

HVAC PIPING

- NEW PIPE WITH DIRECTION OF FLOW
- EXISTING PIPING
- EXISTING PIPING TO BE REMOVED
- EXISTING PIPING TO BE ABANDONED
- PIPE DROP
- PIPE RISE
- PITCH UP IN DIRECTION OF FLOW
- PITCH DOWN IN DIRECTION OF FLOW
- UNION
- CONCENTRIC REDUCER
- ECCENTRIC REDUCER - FLAT BOTTOM
- ECCENTRIC REDUCER - FLAT TOP
- FLANGED CONNECTION
- FLANGED END - BLIND FLANGE
- EXPANSION LOOP
- PIPE EXPANSION JOINT
- BALL JOINT
- PIPE ALIGNMENT GUIDE
- PIPE ANCHOR
- CONDENSATE
- ANGLE GATE VALVE
- GLOBE VALVE
- ANGLE GLOBE VALVE
- NEEDLE VALVE COCK
- DRAIN VALVE
- LOCK SHIELD VALVE
- CHECK VALVE, SWING OR LIFT
- SILENT CHECK (NON-SLAM) VALVE
- FLEXIBLE CONNECTOR
- BUTTERFLY VALVE
- BALL VALVE
- SQUARE HEAD COCK
- BALANCING VALVE
- PLUG VALVE (TYPE AS NOTED)
- AUTOMATIC CONTROL VALVE
- THREE-WAY AUTOMATIC CONTROL VALVE
- SAFETY VALVE
- PRESSURE REDUCING VALVE
- SYPHON
- TRAP (TYPE AS NOTED)
- CV — CONTROL VALVE STATION (SEE DETAIL)
- PRV — PRESSURE REDUCING VALVE STATION (SEE DETAIL)
- LPR — LOW PRESSURE CONDENSATE RETURN
- LPS — LOW PRESSURE STEAM
- HPR — HIGH PRESSURE CONDENSATE RETURN
- HPS — HIGH PRESSURE STEAM
- PC — PUMPED CONDENSATE

HVAC CENTRAL PLANT SERVICES

- DE — DIESEL ENGINE
- ST — STEAM TURBINE
- GT — GAS TURBINE
- ST — STEAM TURBINE (CONDENSING)
- AH — AIR TO AIR FIN HEAT EXCHANGER
- COOLING TOWER
- PROPELLER FAN
- BBD — BOTTOM BLOW DOWN
- BD — BLOW DOWN
- BFW — BOILER FEED WATER
- CA — COMPRESSED AIR
- CBD — CONTINUOUS BLOW DOWN
- CHEM — CHEMICAL FEED
- CND — CONDENSATE
- DFW — DEARATOR FEED WATER
- GS — GAS SUPPLY
- IA — INSTRUMENT AIR
- SBD — SURFACE BLOWDOWN
- TW — TREATED WATER

HVAC STEAM SERVICES

- RV — RELIEF VALVE
- SV — SAFETY VALVE
- PRV — PRESSURE REDUCING VALVE
- SYPHON
- TRAP (TYPE AS NOTED)
- CV — CONTROL VALVE STATION (SEE DETAIL)
- PRV — PRESSURE REDUCING VALVE STATION (SEE DETAIL)
- LPR — LOW PRESSURE CONDENSATE RETURN
- LPS — LOW PRESSURE STEAM
- HPR — HIGH PRESSURE CONDENSATE RETURN
- HPS — HIGH PRESSURE STEAM
- PC — PUMPED CONDENSATE

HVAC GENERAL

- POINT OF CONNECTION
- POINT OF DISCONNECTION
- EDCD — DIRECT DIGITAL CONTROL PANEL
- NEW STEEL CUT
- EXISTING STEEL CUT
- SECTION DESIGNATION — EQUIVALENT DIRECT RADIATION
- EF — EXHAUST FAN
- EL — ELEVATION
- ELEC — ELECTRIC
- ELEV — ELEVATOR
- EQ — EQUAL
- ET — EXPANSION TANK
- EUH — ELECTRIC UNIT HEATER
- EWB — ENTERING WET BULB
- EWT — ENTERING WET TEMPERATURE
- EXH — EXHAUST
- EXIST — EXISTING
- EXP — EXPANSION
- SHEET No. WHERE SECTION IS SHOWN
- SECTION DESIGNATION
- SHEET No. WHERE SECTION IS SHOWN

MECHANICAL ABBREVIATIONS

A	AMPERES	HRC	HEAT RECOVERY COIL
AAV	AUTOMATIC AIR VENT	HT	HEIGHT
AC	AIR CONDITIONING	HTWP	HIGH TEMPERATURE WATER PUMP
ACCU	AIR COOLED CONDENSING UNIT	HV	HEATING AND VENTILATING
ACS	AUTOMATIC CONTROL SYSTEM	HWP	HOT WATER PUMP
ACU	AIR CONDITIONING UNIT	HX	HEAT EXCHANGER
AD	ACCESS DOOR	HZ	FREQUENCE
AF	AFTER FILTER		
AFDW	AIR FOIL DOUBLE WIDTH	IN	INCH OR INCHES
AFF	ABOVE FINISHED FLOOR	IPS	IRON PIPE SIZE
AFMS	AIR FLOW MONITORING STATION		
AFSW	AIR FOIL SINGLE WIDTH	KW	KILOWATT
AHU	AIR HANDLING UNIT	KX	KITCHEN RANGE HOOD EXHAUST
AL	ALUMINUM		
AMCS	AUTOMATED MONITORING AND CONTROL SYSTEM	L	LENGTH
AP	ACCESS PANEL	LAT	LEAVING AIRE TEMPERATURE
		LBS	POUNDS
BAD	BOTTOM ANGULAR DISCHARGE	LCP	LOCAL CONTROL PANEL
BD	BLOW DOWN	LD	LINEAR DIFFUSER
BF	BOOSTER FAN	LDB	LEAVING DRY BULB TEMPERATURE
BFP	BOTTOM GRILLE	LF, LIN FT	LINEAR FEET
BG	BOILER FEED PUMP	LR	LINEAR RETURN
BHD	BOTTOM HORIZONTAL DISCHARGE	LRA	LOCKED ROTOR AMPS
BHP	BRAKE HORSEPOWER	LV	LOW VELOCITY
BDW	BACKWARD INCLINE DOUBLE WIDTH	LWB	LEAVING WET BULB TEMPERATURE
BSW	BACKWARD INCLIDE SINGLE WIDTH	LWT	LEAVING WATER TEMPERATURE
BMS	BUILDING MANAGEMENT SYSTEM		
BR	BOTTOM REGISTER	MAV	MANUAL AIR VENT
BT	BOTTOM THROAT	MAX	MAXIMUM
BTU	BRITISH THERMAL UNIT	MB	MIXING BOX
BTUH	BTU PER HOUR	MBH	THOUSAND BTU PER HOUR
		MCC	MOTOR CONTROL CENTER
C	CONVERTOR	MER	MECHANICAL EQUIPMENT ROOM
CAC	CONTROL AIR COMPRESSOR	MHP	MOTOR HORSEPOWER
CC	COOLING COIL	MIN	MINIMUM
CCP	CENTRAL CONTROL PANEL	MM	MILLIMETER
CCW	COUNTER CLOCKWISE	MOT	MOTOR
CD	CEILING DIFFUSER	MOV	MOTOR OPERATED VALVE
CFFC	CAP FOR FUTURE CONNECTION	MX	MECHANICAL ROOM EXHAUST
CFM	CUBIC FEET PER MINUTE		
CFP	CHEMICAL FEED PUMP	N.O.	NORMALLY OPEN
CG	CEILING GRILLE	NC	NORMALLY CLOSED
CH	CHILLER	NIC	NOT IN CONTRACT
CHWP	CHILLED WATER PUMP	NO.	NUMBER
CLG	CEILING	NPSH	NET POSITIVE SUCTION HEAD
COD	CLEAN-OUT ODOR	NTS	NOT TO SCALE
COMPR	COMPRESSOR		
COND	CONDENSATE	OA	OUTSIDE AIR
CONV	CHAIR OPERATED VALVE	OAI	OUTSIDE AIR INTAKE
CP	CONDENSATE PUMP	OD	OUTSIDE DIAMETER
CPA	CONTROL POINT ADJUSTMENT	OED	OPEN END DUCT
CPU	CONDENSATE PUMP UNIT	OV	OUTLET VELOCITY
CR	CEILING REGISTER		
CT	COOLING TOWER	P	PUMP
CU FT	CUBIC FEET	PCC	PRE-COOLING COIL
CU IN	CUBIC INCHES	PD	PRESSURE DROP
CUH	CABINET UNIT HEATER	PF	PRE-FILTER
CV	CONSTANT VOLUME	PHC	PREHEAT COIL
CW	CLOCKWISE	PRV	PRESSURE REDUCING VALVE
CWP	CONDENSER WATER PUMP	PSI	POUNDS PER SQUARE INCH
°C	DEGREES CENTIGRADE (CELSIUS)	PSIA	PSI ABSOLUTE
		PSIG	PSI GAUGE
D	DROP		
DB	DRY BULB	(RE)	RELOCATED EXISTING
DBD	DOWN BLAST DISCHARGE	(RRO)	EXISTING TO REMOVED AND RETURN TO OWNER
DF	DUCT FURNACE UNIT	R	RISE
DFWP	DEARATOR FEED WATER PUMP	RA	RETURN AIR
DG	DIESEL GENERATOR	RAD	RADIATION
DHW	DOMESTIC HOTER WATER	RCC	RECOOLING COIL
DMPR	DAMPER	REFR	REFRIGERANT
DN	DOWN	RF	RETURN FAN
DOP	DIESEL OIL PUMP	RH	RELATIVE HUMIDITY
DWG	DRAWING	RHC	REHEAT COIL
DX	DIRECT EXPANSION	RHWP	REHEAT WATER PUMP
ø,DIAM	DIAMETER	RLA	RUNNING LOAD AMPS
		RM	ROOM
(E)	EXISTING TO REMAIN	ROT	ROTATION
(ER)	EXISTING TO BE REMOVED	RPM	REVOLUTIONS PER MINUTE
(ERR)	EXISTING TO BE REMOVED & RELOCATED		
EA	EACH	SA	SUPPLY AIR
EAT	ENTERING AIR TEMPERATURE	SAU	SOUND ATTENUATION UNIT
EDB	ENTERING DRY BULB TEMPERATURE	SCHWP	SECONDARY CHILLED WATER PUMP
EDH	ELECTRIC DUCT HEATER	SD	SMOKE DETECTOR
EDR	EQUIVALENT DIRECT RADIATION	SF	SUPPLY FAN
EF	EXHAUST FAN	SHWP	SECONDARY HOT WATER PUMP
EL	ELEVATION	SLD	STRIPLINE DIFFUSER
ELEC	ELECTRIC	SMK.CTL	SMOKE CONTROL OPERATION
ELEV	ELEVATOR	SP	STATIC PRESSURE
EQ	EQUAL	SPEC	SPECIFICATION
ET	EXPANSION TANK	SQ.FT.	SQUARE FEET
EUH	ELECTRIC UNIT HEATER	SS	STAINLESS STEEL
EWB	ENTERING WET BULB	SX	SMOKE EXHAUST
EWT	ENTERING WET TEMPERATURE		
EXH	EXHAUST	T	THROAT
EXIST	EXISTING	TAD	TOP ANGULAR DISCHARGE
EXP	EXPANSION	TDH	TOTAL DYNAMIC HEAD
		TEMP	TEMPERATURE
F	FILTER	TF	TERMINAL FILTER
F&T	FLOAT AND THERMOSTATIC	TG	TOP GRILLE
FA	FREE AREA (SQ FT.)	THD	TOP HORIZONTAL DISCHARGE
FC	FLEXIBLE CONNECTION	TR	TOP REGISTER
FCDW	FORWARD CURVED DOUBLE WIDTH	TRD	TRANSFER DUCT
FCSW	FORWARD CURVED SINGLE WIDTH	TRF	TRANSFER FAN
FCU	FAN COIL UNIT	TRG	TRANSFER GRILLE
FD	FIRE DAMPER	TS	TIP SPEED
FF	FINAL FILTER	TT	TOP THROAT
FG	FINISHED GRADE	TV	TURNING VANES
FIN FL	FINISHED FLOOR	TX	TOILET EXHAUST
FLA	FULL LOAD AMPERES	TYP	TYPICAL
FOP	FUEL OIL PUMP		
FOT	FUEL COIL TANK	UBD	UPBLAST DISCHARGE
FPI	FINS PER INCH	UH	UNIT HEATER
FPM	FEET PER MINUTE	UON	UNLESS OTHERWISE NOTED
FPS	FEET PER SECOND		
FR	FLOOR REGISTER	V	VOLTS
FT	FEET	VA	VENTILATION AIR
FTR	FINNED TUBE RADIATION	VAC	VACUUM
FV	FACE VELOCITY	VAV	VARIABLE AIR VOLUME UNIT
FX	FUME HOOD EXHAUST	VF	VENTILATION FAN
°F	DEGREES FAHRENHEIT	VFD	VARIABLE FREQUENCY DRIVE
		VIV	VARIABLE INLET VANES
G	GAUGE	VP	VACUUM PUMP
GAL	GALLON		
GPH	GALLONS PER HOUR	W	WIDTH
GPM	GALLONS PER MINUTE	W	WITH
GX	GENERAL EXHUST	WO	WITHOUT
		WB	WET BULB
H	HUMIDIFIER	WC	WATER COLUMN
HALX	HALON EXHAUST	WG	WATER GAUGE
HC	HEATING COIL	WMS	WIRE MESH SCREEN
HD	HEAD	WP	WORKING PRESSURE
HR	HOUR	WSP	WORKING STEAM PRESSURE

MECHANICAL DEMOLITION NOTES

1. ALL PIPING IN WALLS AND FLOORS NOT TO BE REUSED WILL BE PLUGGED OR CAPPED AND CUTTING AND PATCHING WILL BE PERFORMED TO RESTORE SURFACE TO ORIGINAL CONDITION BY THIS CONTRACTOR.
2. AFTER REMOVING PIPE THROUGH THE FLOOR SLABS, PACK OPENING WITH APPROVED FIRE-RATED PACKING.
3. THE CONTRACTOR SHALL INCLUDE IN HIS PRICE ALL COSTS ASSOCIATED WITH REMOVALS AND RELOCATIONS OF HVAC WORK AS DESCRIBED ON THE DRAWINGS AND IN THE SPECIFICATIONS WITH ALLOWANCES FOR EXPECTED OR UNFORESEEN DIFFICULTIES WHEN CONCEALED WORK HAS BEEN OPENED. NO CLAIMS FOR ADDITIONAL WORK ASSOCIATED WITH DEMOLITION WILL BE ACCEPTED, EXCEPT IN CERTAIN CASES CONSIDERED JUSTIFIABLE BY THE OWNER/ENGINEER.
4. THE CONTRACTOR SHALL PERFORM DEMOLITION AND REMOVAL WORK WITH MINIMUM INTERFERENCE WITH FUNCTIONING HVAC SYSTEMS. ALL AFFECTED SYSTEMS SHALL BE RECONNECTED AND RESTORED.
5. DEMOLITION AND REMOVAL WORK SHALL BE PERFORMED IN A NEAT AND WORKMANLIKE MANNER. THE CONTRACTOR SHALL PATCH, REPAIR OR OTHERWISE RESTORE ANY DAMAGED INTERIOR OR EXTERIOR BUILDING SURFACE TO ITS ORIGINAL CONDITION.
6. THE CONTRACTOR SHALL REMOVE ALL DUCT & PIPING SUPPORTS, ETC. FROM PARTITIONS THAT ARE TO BE REMOVED. WHERE THE REMOVAL OF THESE ITEMS DISRUPTS EXISTING PIPING THAT IS TO REMAIN, THE CONTRACTOR SHALL INSTALL AND PROVIDE BYPASS CONNECTIONS NECESSARY.
7. ALL PIPING WHICH BECOMES EXPOSED DURING THE ALTERATION WORK SHALL BE REMOVED AND REROUTED CONCEALED BEHIND FINISHED SURFACES.
8. PORTIONS OF PIPING & DUCTWORK TO BE REMOVED OR ABANDONED AS A RESULT OF DEMOLITION WORK, BUT WHICH ARE REQUIRED TO REMAIN ACTIVE, SHALL BE CUT AT CONVENIENT LOCATIONS, REROUTED AND RECONNECTED.
9. THE CONTRACTOR SHALL NOTIFY THE OWNER AT THE APPROPRIATE TIME OF THE PROJECTED DEMOLITION AND PHASING SCHEDULE SO THAT REMOVAL OR RELOCATION OF AFFECTED UTILITIES MAY BE CARRIED OUT IN COORDINATION WITH THE PROJECT REQUIREMENTS.
10. ALL EXISTING MATERIAL AND EQUIPMENT IN USABLE CONDITION, WHICH IS TO BE REMOVED UNDER THIS CONTRACT, SHALL REMAIN THE PROPERTY OF THE OWNER OR SHALL BE DISPOSED OF BY THE HVAC CONTRACTOR, AS DIRECTED BY THE OWNER.
11. ARRANGE TO WORK CONTINUOUSLY, INCLUDING OVERTIME, IF REQUIRED, TO ASSURE THAT SYSTEMS WILL BE SHUT DOWN ONLY DURING THE TIME ACTUALLY REQUIRED TO MAKE THE NECESSARY CONNECTIONS TO THE EXISTING SYSTEMS.
12. THE SHUTDOWN OF EXISTING BUILDING HVAC SERVICES SHALL BE COORDINATED WITH THE OWNER. MAKE ARRANGEMENTS AT LEAST 5 BUSINESS DAYS PRIOR TO A SHUTDOWN.
13. CONTRACTOR SHALL COMPLY WITH ALL FEDERAL STATE & LOCAL REQUIREMENTS REGARDING DISPOSAL OF REFRIGERANTS.

MECHANICAL GENERAL NOTES

1. GENERAL NOTES, SYMBOL LIST AND DETAILS ARE APPLICABLE TO ALL HVAC/MECHANICAL DRAWINGS.
2. ALL WORK IS NEW UNLESS OTHERWISE NOTED.
3. DRAWINGS ARE DIAGRAMMATIC. DETERMINE LOCATIONS OF SYSTEMS AND COMPONENTS IN FIELD. RELOCATE EXISTING WORK THAT INTERFERES WITH WORK OF THIS CONTRACT.
4. COORDINATE THIS WORK WITH THAT OF OTHER TRADES.
5. DIMENSIONS SHOWN ON PLAN ARE HORIZONTAL. DIMENSIONS SHOWN IN ELEVATION ARE VERTICAL EXCEPT IN WAY OF STRUCTURAL STEEL. DIMENSIONS ARE MEASURED PERPENDICULAR TO FLANGE.
6. NEITHER ACCURACY NOR COMPLETION OF SERVICES AND UTILITY LOCATIONS SHOWN ON DRAWINGS IS GUARANTEED. DETERMINE EXACT LOCATIONS OF EXISTING SERVICES AND UTILITIES IN FIELD, WHETHER OR NOT SHOWN ON DRAWINGS. EXERCISE CAUTION AND IDENTIFY LOCATIONS OF UNMARKED UTILITY LINES AS NECESSARY TO PERFORM WORK OF THIS SECTION.
7. MANUFACTURERS MODEL NUMBERS ARE SPECIFIED SOLELY TO ESTABLISH STANDARDS OF QUALITY FOR PERFORMANCE AND MATERIALS.
8. PRODUCT INSTALLATION SHALL ADHERE TO MANUFACTURERS RECOMMENDATIONS.
9. PROVIDE ACCESS PANELS FOR EQUIPMENT THAT REQUIRES PERIODIC SERVICE.
10. PROVIDE HANGERS, INSERTS, ANCHORS, SUPPLEMENTAL STEEL & SUPPORTS AS REQUIRED TO SUPPORT DUCTWORK, PIPING AND EQUIPMENT FROM STRUCTURE.
11. SCHEDULE WORK OF THIS SECTION TO AVOID INTERFERING WITH EXISTING OPERATIONS IN THE FACILITY.
12. COORDINATE ROOF PENETRATIONS WITH WORK OF OTHER SECTIONS AND WITH FLASHING REQUIREMENTS. MECHANICAL CONTRACTOR TO NOTIFY OWNER PRIOR TO ROOF WORK TO VERIFY COMPLIANCE WITH BOND AND WARRANTY OF EXISTING ROOF.
13. RUN DUCTS AND PIPING CONCEALED, UNLESS OTHERWISE SPECIFIED AND CLEAR OF CEILING INSERTS.
14. INSTALL THERMOSTATS 4'-6" ABOVE FINISHED FLOOR OR AS DIRECTED OTHERWISE BY ARCHITECT.
15. STRUCTURAL WELDING SHALL BE CONTINUOUS 1/4" FILLET UNLESS REQUIRED OTHERWISE.

AIR SYSTEMS

16. AIR SYSTEMS REFER TO ARCHITECTURAL REFLECTED CEILING PLANS FOR EXACT LOCATIONS OF AIR DEVICES.
17. INTERNAL AIRFLOW DIMENSIONS ARE SHOWN FOR DUCTS. INCREASE DUCT SIZE AS NECESSARY TO MAINTAIN FREE FLOW AREA INDICATED.
18. USE FLAT TRANSVERSE SEAM FOR DUCTWORK WHERE SPACE AVAILABLE DICTATES.
19. DIFFUSER SIZES SHOWN ARE NECK SIZES. REGISTERS AND GRILLE SIZES ARE NOMINAL.
20. PROVIDE VOLUME DAMPERS OR OTHER APPROVED BALANCING DEVICES AT DUCT BRANCHES AND RUN OUTS, AND AT REGISTER GRILLE AND DIFFUSER NECKS IN SUPPLY, RETURN AND EXHAUST DUCTWORK WHETHER SHOWN OR NOT.
21. DUCTWORK DOWNSTREAM OF ALL VAV AND FAN POWERED VAV BOXES SHALL BE ACOUSTICALLY LINED WITH 1" ACOUSTICAL LINING FOR A MINIMUM OF 15 FEET.
22. PROVIDE 36" CLEARANCE IN FRONT OF ALL ELECTRIC CONTROL PANELS PER N.E.C. AND MFG REQUIREMENTS.
23. PROVIDE DUCT TRANSITIONS FROM VAV BOX INLET/OUTLET DUCT WORK AT SIZES INDICATED TO VAV BOX INLET/OUTLET UNIT CONNECTIONS.
24. VAV DUCT INLET SIZE SHALL BE AS SCHEDULED OR AS INDICATED ON THE FLOOR PLANS. PROVIDE TRANSITION FROM DUCT SIZE INDICATED ON THE FLOOR PLANS TO SCHEDULED SIZE MINIMUM 2'-0" FROM VAV BOX INLETS.

PIPING SYSTEMS

25. PITCH PIPING 1" IN 20' IN DIRECTION OF FLOW.
26. PROVIDE TRAPS IN CONDENSATE LINES THAT EXTEND OVER 2'.

NYC BUILDING DEPARTMENT NOTES

2014 - NYC BUILDING CODE

ALL WORK SHALL COMPLY WITH THE APPLICABLE SECTIONS OF THE NEW YORK CITY BUILDING CODE, EFFECTIVE DECEMBER 31, 2014 AND ALL AMENDMENTS AND RULES AND REGULATIONS OF THE DEPARTMENT OF BUILDINGS TO DATE. INSPECTIONS AND SIGN-OFF OF COMPLETED WORK SHALL BE MADE AS PER ARTICLE 28-116 OF THE GENERAL ADMINISTRATIVE PROVISIONS.

1. THE FOLLOWING SPECIAL INSPECTIONS ARE REQUIRED BY THE NYC BUILDING CODE FOR MECHANICAL SYSTEMS:
   - SMOKE CONTROL SYSTEMS - BC 1704.15
   - MECHANICAL SYSTEMS - BC 1704.16
   - FUEL OIL STORAGE AND PIPING SYSTEMS - BC 1704.17
   - HIGH PRESSURE STEAM PIPING - BC 1704.18
   - HIGH TEMPERATURE HOT WATER PIPING - BC 1704.18
   - HEATING SYSTEMS - BC 1704.23
   - CHIMNEYS - BC 1704.26
   - ENERGY CODE COMPLIANCE - BC 110.3.5
   - FLOOD ZONE COMPLIANCE - BC 1704.29
2. THE FOLLOWING PERIODIC SPECIAL INSPECTIONS ARE REQUIRED BY THE NYC BUILDING CODE FOR MECHANICAL SYSTEMS:
   - FIRE AND SMOKE DAMPERS - BC 1704.16.2
   - ENERGY CODE COMPLIANCE - BC 109.3.5
   - WELDING OPERATIONS OF HIGH PRESSURE STEAM PIPING - BC 1704.18.2
   - WELDING OPERATIONS OF HIGH TEMPERATURE HOT WATER PIPING - BC 1704.18.2
   - FIRE RESISTIVE-PENETRATION AND JOINTS - BC 1704.21
   - HVAC PIPING CONTAINING FLAMMABLE, COMBUSTIBLE OR HIGHLY TOXIC CONTENTS & THEIR ASSOCIATED MECHANICAL UNITS IN STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY C or D - BC 1707.7
   - HVAC DUCTWORK CONTAINING HAZARDOUS MATERIALS IN STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY C or D - BC 1707.7
   - SEISMIC ISOLATION AND ENERGY DISSIPATION DEVICES BC 1707.8
3. TESTS OF MECHANICAL SYSTEMS SHALL BE PERFORMED IN ACCORDANCE WITH SECTION MC 107 AND THE FOLLOWING SECTIONS OF THE NEW YORK CITY MECHANICAL CODE:
   - SMOKE CONTROL SYSTEMS - MC 513.3
   - VENTILATION SYSTEM BALANCING - 403.8
   - VENTILATION SYSTEM SERVING COMMERCIAL COOKING APPLIANCES - MC 507.16
   - CHIMNEYS - MC 810
   - BOILERS AND PRESSURE VESSELS - MC 1011
   - REFRIGERATION SYSTEMS - MC 1108
   - REFRIGERANT PIPING SYSTEMS - MC 1209
   - HIGH-PRESSURE STEAM PIPING - MC 1210, BC 1704.18.3
   - HIGH TEMPERATURE HOT WATER PIPING - MC 1210, BC 1704.18.3
   - FUEL STORAGE TANKS AND PIPING-MC 1306
4. THE OWNER SHALL ENGAGE THE SERVICES OF A PROFESSIONAL ENGINEER TO PROVIDE THE REQUIRED SPECIAL INSPECTIONS AND TESTS:
   A. UPON COMPLETION OF THE VENTILATION SYSTEM, A TEST SHALL BE CONDUCTED IN THE PRESENCE OF A LICENSED PROFESSIONAL ENGINEER QUALIFIED TO WITNESS SUCH TESTS. THE TESTS SHALL SHOW COMPLIANCE WITH THE CODE REQUIREMENTS FOR VENTILATION AND THE PROPER FUNCTIONING OF ALL SMOKE DETECTION AND FIRE PROTECTION DEVICES BEFORE THE SYSTEM IS APPROVED.
5. THE FOLLOWING WORK ITEMS, COMPONENTS, MATERIALS, CAPACITIES, ETC. SHALL COMPLY WITH THE REFERENCED CODE OR STANDARD
   - STANDARDS OF HEATING - MC 309.1
   - NOISE CONTROL - MC 928
   - DUCT CONSTRUCTION, SUPPORT - MC 603
   - AIR INTAKES - MC 401
   - AIR EXHAUSTS AND RELIEFS - MC 501
   - AIR FILTERS - MC 605
   - SMOKE DETECTION SYSTEMS CONTROL - MC 606
   - FIRE DAMPERS AND SMOKE DAMPERS - MC 607
   - DUCT SMOKE DETECTORS - MC 513
   - BOILERS - MC 1004
   - PIPING AND INSULATION - MC 1201
   - FUEL OIL STORAGE EQUIPMENT - MC 1301
   - GAS FIRED EQUIPMENT - FUEL GAS CODE
6. MINIMUM TEMPERATURE TO BE MAINTAINED IN OCCUPIED SPACES DURING HEATING SEASON: 68 DEG F
7. VENTILATION FOR ALL AREAS SHALL COMPLY WITH MC 401.
8. ALL FIRE DAMPERS SHALL BE MANUFACTURED AND INSTALLED IN ACCORDANCE WITH UL 555, STANDARD FOR SAFETY FOR FIRE DAMPERS.
9. ALL SMOKE DAMPERS SHALL BE MANUFACTURED AND INSTALLED IN ACCORDANCE WITH UL 555S, STANDARD FOR SAFETY FOR SMOKE DAMPERS
10. COMBINATION FIRE/SMOKE DAMPERS SHALL BE MANUFACTURED AND INSTALLED IN ACCORDANCE WITH UL 555 AND UL 555S.
11. SMOKE DETECTORS, COMBINATION FIRE/SMOKE DAMPERS AND SMOKE DAMPERS SHALL BE INSTALLED AS REQUIRED TO CLOSE DAMPERS AND AUTOMATICALLY STOP THE FAN - MC 606.
12. REFER TO ARCHITECTURAL DRAWINGS FOR REQUIRED FIRE RATED AND SMOKE RATED CONSTRUCTION AND LOCATION.
13. TESTS OF SOUND POWER LEVEL OF MECHANICAL EQUIPMENT SHALL BE CONDUCTED AND RESULTS SUBMITTED WHERE WINDOWS OF A DWELLING UNIT ARE WITHIN 100 FEET OF EQUIPMENT THE SOUND PRESSURE LEVEL SHALL NOT EXCEED THE LEVELS GIVEN IN MC 928 AND THE NEW YORK CITY NOISE CONTROL CODE.
14. SEISMIC REQUIREMENTS:
   - THIS BUILDING IS DESIGNATED SEISMIC DESIGN CATEGORY A OR B. SEISMIC ISOLATION SYSTEMS ARE NOT REQUIRED FOR ANY MECHANICAL SYSTEMS.
   - THIS BUILDING IS DESIGNATED SEISMIC DESIGN CATEGORY C. SEISMIC ISOLATION SYSTEMS ARE REQUIRED FOR MECHANICAL SYSTEMS DEEMED LIFE SAFETY AND HAZARDOUS SYSTEMS.
   - THIS BUILDING IS DESIGNATED SEISMIC DESIGN CATEGORY D. SEISMIC ISOLATION SYSTEMS ARE REQUIRED FOR ALL MECHANICAL SYSTEMS.
   - THIS BUILDING WAS CONSTRUCTED PRIOR TO ENACTMENT OF SEISMIC CODE REQUIREMENTS. SEISMIC ISOLATION SYSTEMS ARE NOT REQUIRED FOR ANY MECHANICAL SYSTEMS.
   - THIS BUILDING WAS CONSTRUCTED PRIOR TO LL17-1995. SEISMIC ISOLATION SYSTEMS ARE NOT REQUIRED FOR ANY MECHANICAL SYSTEMS.
   - THIS BUILDING WAS CONSTRUCTED TO COMPLY WITH LL17-1995. SEISMIC ISOLATION SYSTEMS ARE REQUIRED FOR LIFE SAFETY SYSTEMS.

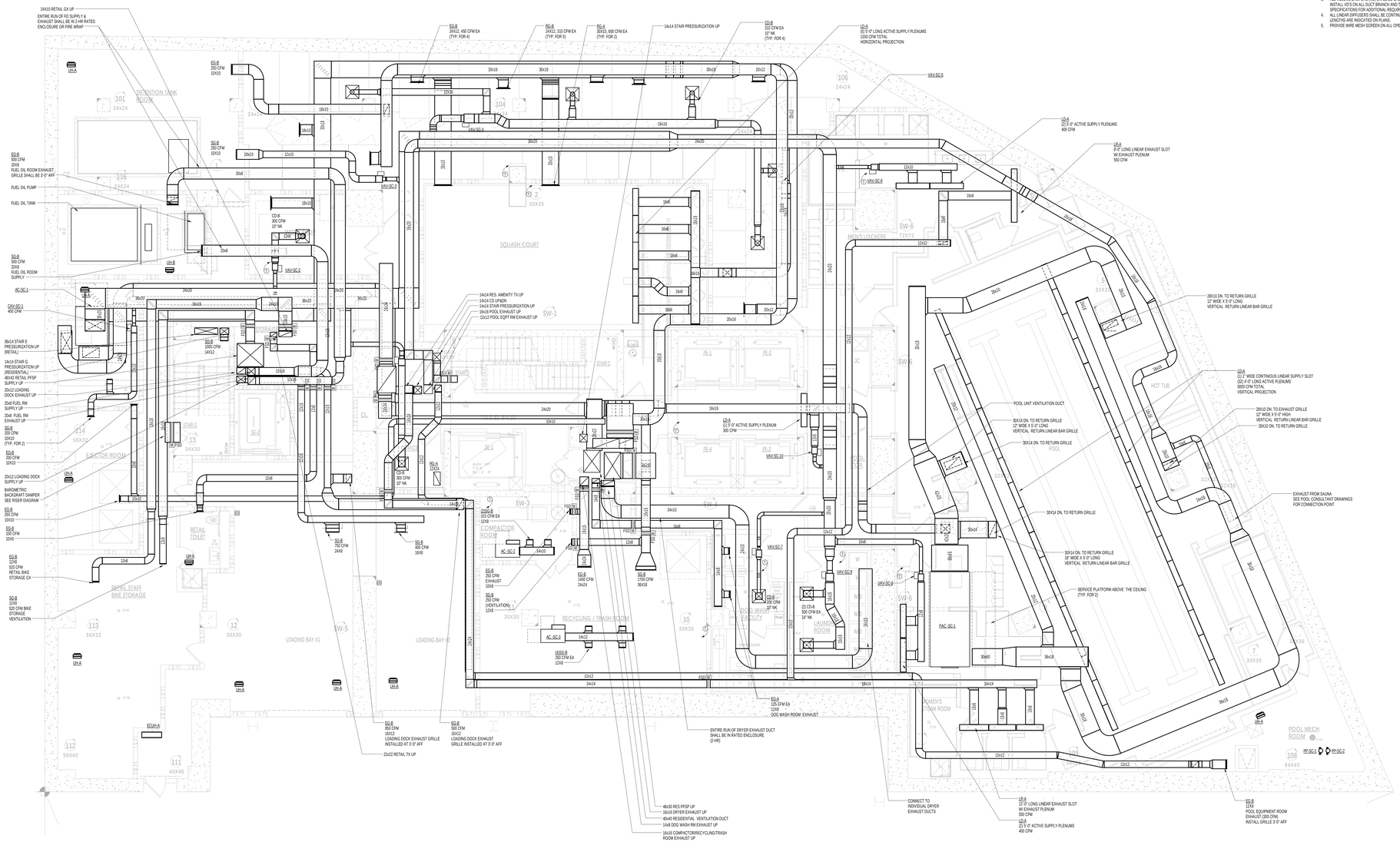
MECHANICAL DRAWING LIST

DRAWING No.	DRAWING TITLE
M-000	MECHANICAL COVER SHEET
M-100	MECHANICAL SUB CELLAR PLAN - DUCTWORK
M-101	MECHANICAL CELLAR PLAN - DUCTWORK
M-102	MECHANICAL GROUND FLOOR PLAN - DUCTWORK
M-103	MECHANICAL 2ND TO 3RD FLOOR PLAN - DUCTWORK
M-105	MECHANICAL 4TH FLOOR PLAN - DUCTWORK
M-106	MECHANICAL 5TH FLOOR PLAN - DUCTWORK
M-107	MECHANICAL 6TH FLOOR PLAN - DUCTWORK
M-108	MECHANICAL 7TH TO 8TH FLOOR PLAN - DUCTWORK
M-111	MECHANICAL 9TH TO 29TH FLOOR PLAN - DUCTWORK
M-131	MECHANICAL 30TH FLOOR PLAN - DUCTWORK
M-132	MECHANICAL 31ST FLOOR PLAN - DUCTWORK
M-133	MECHANICAL 32ND TO 35TH FLOOR PLAN - DUCTWORK
M-159	MECHANICAL 56TH FLOOR PLAN - DUCTWORK
M-160	MECHANICAL 57TH FLOOR PLAN - DUCTWORK
M-161	MECHANICAL ROOF FLOOR PLAN - DUCTWORK
M-200	MECHANICAL SUB CELLAR PLAN - PIPING
M-201	MECHANICAL CELLAR PLAN - PIPING
M-202	MECHANICAL GROUND FLOOR PLAN - PIPING
M-203	MECHANICAL 2ND TO 3RD FLOOR PLAN - PIPING
M-205	MECHANICAL 4TH FLOOR PLAN - PIPING
M-206	MECHANICAL 5TH FLOOR PLAN - PIPING
M-207	MECHANICAL 6TH FLOOR PLAN - PIPING
M-208	MECHANICAL 7TH TO 8TH FLOOR PLAN - PIPING
M-211	MECHANICAL 9TH TO 30TH FLOOR PLAN - PIPING
M-232	MECHANICAL 31ST FLOOR PLAN - PIPING
M-233	MECHANICAL 32ND TO 56TH FLOOR PLAN - PIPING
M-350	MECHANICAL 57TH FLOOR PLAN - PIPING
M-261	MECHANICAL ROOF FLOOR PLAN - PIPING
M-300	SECTIONS AND PART PLANS TBD
M-400	CONDENSER WATER RISER DIAGRAM
M-401	CONDENSER WATER RISER DIAGRAM
M-402	CONDENSER WATER RISER DIAGRAM
M-403	HOT WATER RISER DIAGR

DEPT OF BUILDINGS 321970980 Job Number
B32614P0001 Scan Code

NOTES:

1. DUCTWORK 20 FEET DOWNSTREAM OF ALL VAV BOXES SHALL BE ACOUSTICALLY LINED.
2. REFER TO SPECIFICATIONS FOR REQUIREMENTS ON USE OF ACOUSTICAL LINING.
3. ALL VOLUME DAMPERS (VD) SHALL BE CABLE-OPERATED, OPPOSED-BLADE TYPE. INSTALL VD'S ON ALL DUCT BRANCH AND TAKEOFF FOR DIFFUSERS. SEE SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS.
4. ALL LINEAR DIFFUSERS SHALL BE CONTINUOUS, TAPE & SPACKLE ONLY ACTIVE LENGTHS ARE INDICATED ON PLANS.
5. PROVIDE WIRE MESH SCREEN ON ALL OPEN END DUCTS.



OWNER/ DEVELOPER:

EXTELL DEVELOPMENT

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10022

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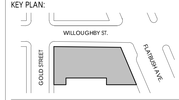
6	08/22/16	ISSUED FOR 50% CD
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

MECHANICAL SUB CELLAR PLAN - DUCTWORK

ClairpGomez
DIGITALLY SIGNED
APPROVED
Under Directive 1 of 1975
Date: 03/23/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	Y150382-000
DRAWN BY:	Checker
CHECKED BY:	Author

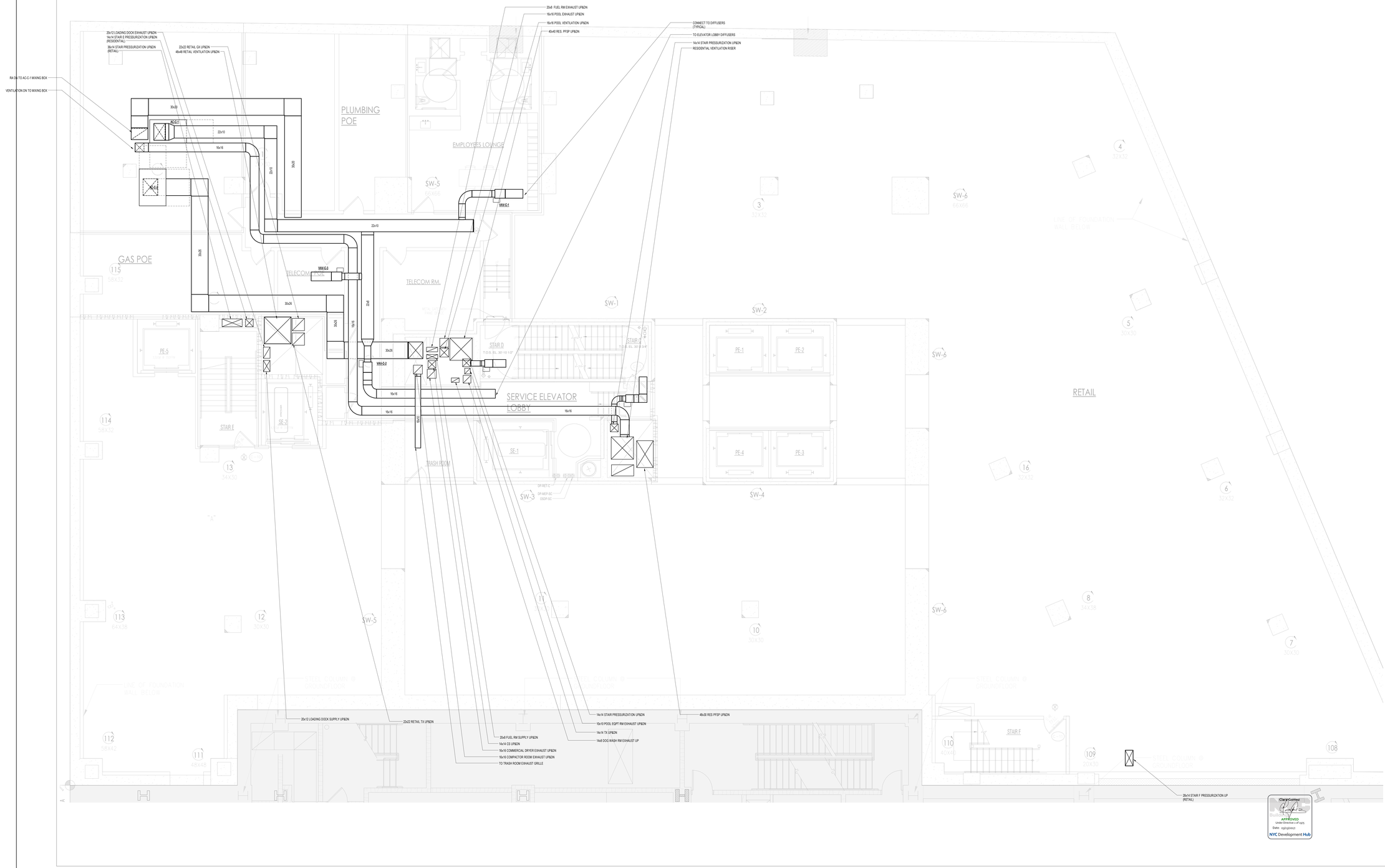
DRAWING No:

M-100.00

CADD FILE :

DEPT OF BLDGS 121157280 Job Number

B1600320010201 Work Order Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

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ARCHITECT OF RECORD:

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5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
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1	12/18/15	DOB FILING

NORTH ARROW

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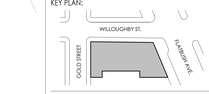
KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

MECHANICAL CELLAR PLAN - DUCTWORK

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	113038D.000
Drawn BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-101.00
CADD FILE :	

DEPT OF BLDGS 121157280 Job Number
B1525/85 Scan Code

Revised Lot Boundary
(Post Street Widening)

RETAIL #3
RETAIL 3
2,692 sf

RETAIL #4
1,020 sf

RETAIL #2
1,152 sf
RETAIL 2

RETAIL #1
5,573 sf
RETAIL 1

Lounge Seating

Cart &
Mat Stor

RESIDENTIAL LOBBY

CONCIERGE

CART ROOM

LOBBY

OFFICE
406 sf

78 SF

SERVICE ELEVATOR LOBBY

ELEVATOR LOBBY

MAIL ROOM

DRIVING AREA

Bike Rm
231 bikes

Refrigerated
Storage

5' Wide
Knock-Out

30' Wide Knock-Out

STAIR A
STAIR B
STAIR C
STAIR D
STAIR E
STAIR F
STAIR H

FCS

TO SERVICE ELEVATOR DIFFUSERS (TBD)

CONNECT TO ELEVATOR LOBBY DIFFUSERS (TBD)

CONNECT TO MAILROOM DIFFUSERS (TBD)

LD-A
(1) 1" WIDE SLOT
(20) 4'-0" LONG ACTIVE PLENUMS
INACTIVE SECTIONS TO BE USED FOR RETURN

20x12 LOADING DOCK EXHAUST UP&DN

16x14 STAIR E PRESSURIZATION UP&DN (RESIDENTIAL)

36x14 STAIR E PRESSURIZATION UP&DN (RETAIL)

22x22 RETAIL GX UP&DN

40x48 RETAIL VENTILATION UP&DN

CAPPED: KX AND KITCHEN MUA

20x8 FUEL RM SUPPLY UP&DN

20x8 FUEL RM EXHAUST UP&DN

40x40 PFSP UP&DN

16x16 POOL EXHAUST UP&DN

16x16 POOL VENTILATION UP&DN

16x14 STAIR PRESSURIZATION UP&DN

16x16 POOL EQPT RM EXHAUST UP&DN

16x14 TX UP&DN

16x14 CS UP&DN

16x16 COMPACTOR EXHAUST UP&DN

16x14 DOG WASH RM EXHAUST UP&DN

16x16 COMM DX UP&DN

36x24 RETAIL KX MUA UP&DN

22x22 RETAIL TX UP&DN

34x22 RETAIL KX UP&DN

20x12 LOADING DOCK SUPPLY UP&DN

49x30 RES PFSP UP&DN

40x40 RES IDENTIAL VENTILATION DUCT

28x14 STAIR PRESSURIZATION UP&DN

EL. +47'-0" (B.D.)
EL. +48'-5 1/2" (NAVD88)

EL. +46'-7" (B.D.)
EL. +48'-0 1/2" (NAVD88)

ClaryGomez
Building Inspector
APPROVED
Under Directive 4 of 1975
Date: 05/02/2017
NYC Development Hub

PROJECT:

CITY POINT
PHASE 3

OWNER/DEVELOPER:
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10022

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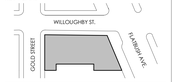
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



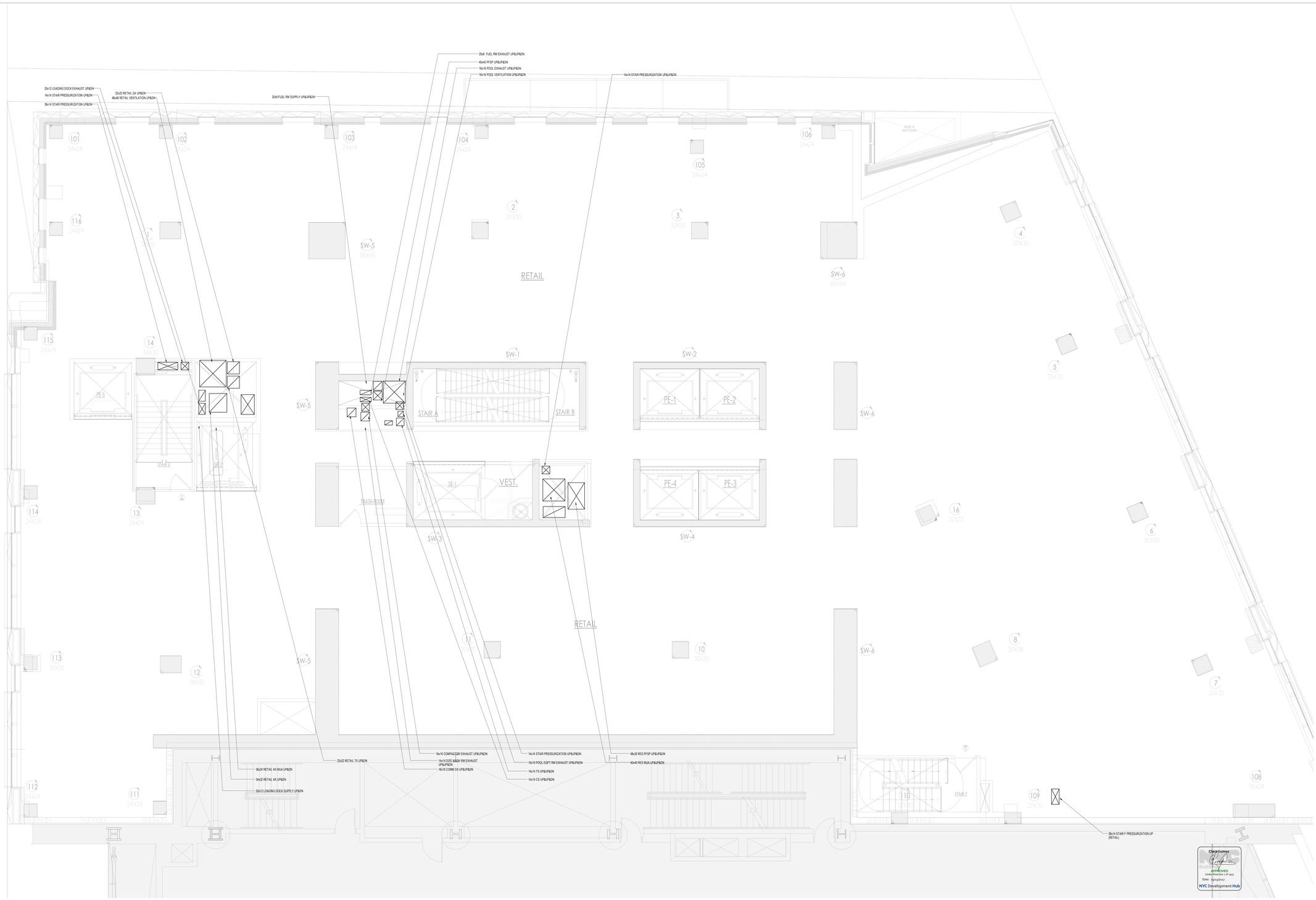
PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
MECHANICAL GROUND FLOOR PLAN - DUCTWORK

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	9150SID.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-102.00
CADD FILE :	

DEPT OF BUILDINGS 121157280 Job Number
B1500641(100) Style Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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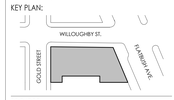
No	Date	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

MECHANICAL 2ND TO 3RD FLOOR PLAN - DUCTWORK

ClaryGomez
APPROVED
Under Directive 14 of 1975
Date: 05/03/2016
NYC Development Hub

SEAL & SIGNATURE:

STATE OF NEW YORK
REGISTERED ARCHITECT
No. 029138
PROFESSIONAL ENGINEER

DATE:	Issue Date
PROJECT No:	Y1503182.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-103.00
CADD FILE:	

DEPT OF BUILDINGS 321370980 Job Number
B100429003MH Scan Code

22x22 RETAIL GX DN
48x48 RETAIL VENTILATION DN
20x12 LOADING DOCK EXHAUST DN
14x14 STAIR PRESSURIZATION DN
36x14 STAIR PRESSURIZATION DN
CRITICAL GRADE ENERATOR MUFFLER
5' LONG DUCT SILENCER WITH MOTORIZED DAMPER TIED INTO GENSET TO OPEN WHEN ON; PROVIDE FLEX CONNECTION AT GENERATOR.
DOC CATALYST HOUSING
ONE 48x120 PLENUM TAP WITH MOTORIZED DAMPER INTERLOCKED TO ROOM THERMOSTAT.
18" GENERATOR FLUE W/ THIMBLE
6" HOUSE PAD
20x8 FUEL RM SUPPLY DN
42x30 5TH FL LOUNGE SUPPLY UP
100 SF FA OPENING FOR LOUVER FOR GENERATOR
20x8 FUEL RM EXHAUST DN
40x40 RFSP DN
16x16 POOL EXHAUST DN
16x16 POOL VENTILATION DN
14x14 STAIR PRESSURIZATION DN
PROVIDE INTAKE LOUVER FOR CON-ED VAULT 100QFT. FA AT 200QFT. GROSS AREA (50NFA)
PLENUM LOUVER DIVIDER
120 SF FA OPENING FOR LOUVER
56X30 5TH FL AMENITY RF UP
120 SF FA OPENING FOR LOUVER FOR GENERATOR
GENERATOR LOUVER SIZED FOR 1200QFT. FA AT 240 SQFT. GROSS AREA (50% F.A.) PLENUM WITH 7 DUCT SILENCER. MOTORIZED DAMPERS INTERLOCKED WITH GENERATOR TO OPEN WITH GENSET
RETAIL MER VENTILATION FAN
90 SF FA OPENING FOR LOUVER- RETAIL
FUTURE RETAIL LOADING DOCK VENTILATION FAN
STAIR PRESSURIZATION FAN (RETAIL)
FUTURE RETAIL COMMERCIAL KX FAN
80 SF FA OPENING FOR LOUVER - RETAIL
FUTURE RETAIL TOILET EXHAUST FAN
STAIR PRESSURIZATION FAN (RESIDENTIAL)
FUTURE RETAIL LOADING DOCK EXHAUST FAN
FUTURE RETAIL GENERAL EXHAUST FAN
MER EXHAUST FAN
RETAIL MER EXHAUST FAN
ELEVATOR SHAFT VENT
14x22 RETAIL KX DN
20x12 LOADING DOCK SUPPLY DN
22x22 RETAIL TX DN
FUTURE RETAIL EQUIPMENT BY RETAIL TENANT
14x14 DOG WASH RM EXHAUST DN
10x10 POOL EQPT RM EXHAUST DN
16x16 COMPACTOR EXHAUST DN
16x16 COMM DX DN
14x14 TX DN
14x14 CS DN
14x14 STAIR PRESSURIZATION DN
36x26 6TH FL AMENITY SA UP
36x26 6TH FL AMENITY SA UP
(2)32x30 8TH FL AMENITY RA UP
2ANTOP'S CLOSET EXHAUST FROM 5TH & 6TH FLOOR AMENITY
TOILET EXHAUST FROM 5TH & 6TH FLOOR AMENITY
36X36 5TH FLOOR AMENITY SA UP
2ANTOP'S CLOSET EXHAUST FROM 5TH & 6TH FLOOR AMENITY
TOILET EXHAUST FROM 5TH & 6TH FLOOR AMENITY
2Bx14 STAIR F PRESSURIZATION (RETAIL)
30' Wide Knock-Out
DUCT TO RESIDENTIAL STAIR PRESSURIZATION FAN
INTAKE LOUVER & PLENUM
FUTURE RETAIL LOADING DOCK VENTILATION FAN (BEYOND)
FUTURE COMMERCIAL KITCHEN EXHAUST FAN
STAIR PRESSURIZATI ON FAN (BEYOND)
FUTURE RETAIL AC UNIT
LEVEL 5
134' - 3"
LEVEL 4
114' - 11 1/2"
2 E-W -4TH FLR MER
SCALE: 1/4" = 1'-0"
NETWORK COMPARTMENT (NOMINAL 8 RACKS) (TYP FOR ALL) (5 TYP FOR ALL)
REFER TO CONED EO-7557-C DOCUMENT FOR CONTROL (ALARM DEVICES REQUIRED (TYP PER ALL)
1600 CFM W/MMS (TYP FOR ALL SUPPLY & EXHAUST TAPS)
18x18 EXHAUST HIGH 8" BELOW ROOF SLAB OF NETWORK ROOM (TYP)
FD LOCATED AT WALL OF NETWORK ROOM CONED DETAIL EO-1607B (TYP FOR ALL)
18x18 SUPPLY LOW 2' ABOVE FLOOR OF NETWORK RM (TYP)
SMOKE DETECTOR 120V AND DP SWITCH TO BE WIRED TO CONED ALARM PANEL (TYP)
MIN. 354 SQFT. FA PER CONED LOUVER TO BE 75% FA IN FRONT OF VAULTS
Egress Corridor above (4th Floor Mezz. Level)
(2) 30X32 RA TO 6TH FLR AMENITY
26X36 SA TO 6TH FLR AMENITY
36X26 SA TO 6TH FLR AMENITY
4' CONCRETE PAD
SLAB DEPRESSION @ 6"

PROJECT:
CITY POINT PHASE 3

OWNER/ DEVELOPER:
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No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/027/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW
Scale:

KEY PLAN:
WILLOUGHBY ST.
GOLD STREET
FLEMMING AVE.

PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
MECHANICAL 4TH FLOOR PLAN - DUCTWORK

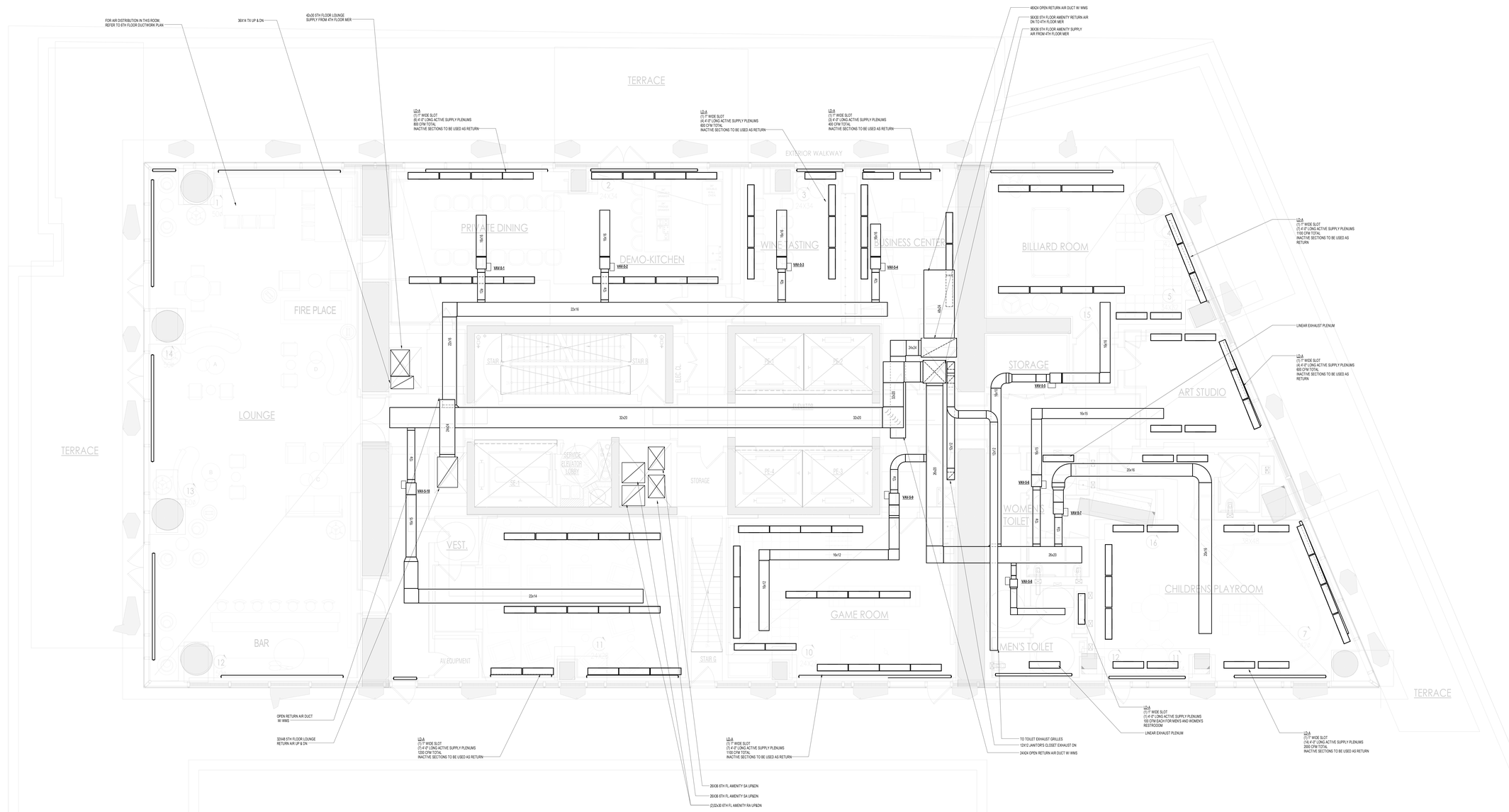
ClearComer
APPROVED
Under Direction of NDS
Date: 03/31/2017
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	Y150302-000
DRAWN BY:	Checker
CHECKED BY:	Author

DRAWING No:
M-105.00
CADD FILE:

DEPT OF BLDGS 777777080 Job Number
B1B3513004613 Order Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
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ARCHITECT OF RECORD:
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No:	Date:	Revision:
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3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW:

Scale:

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

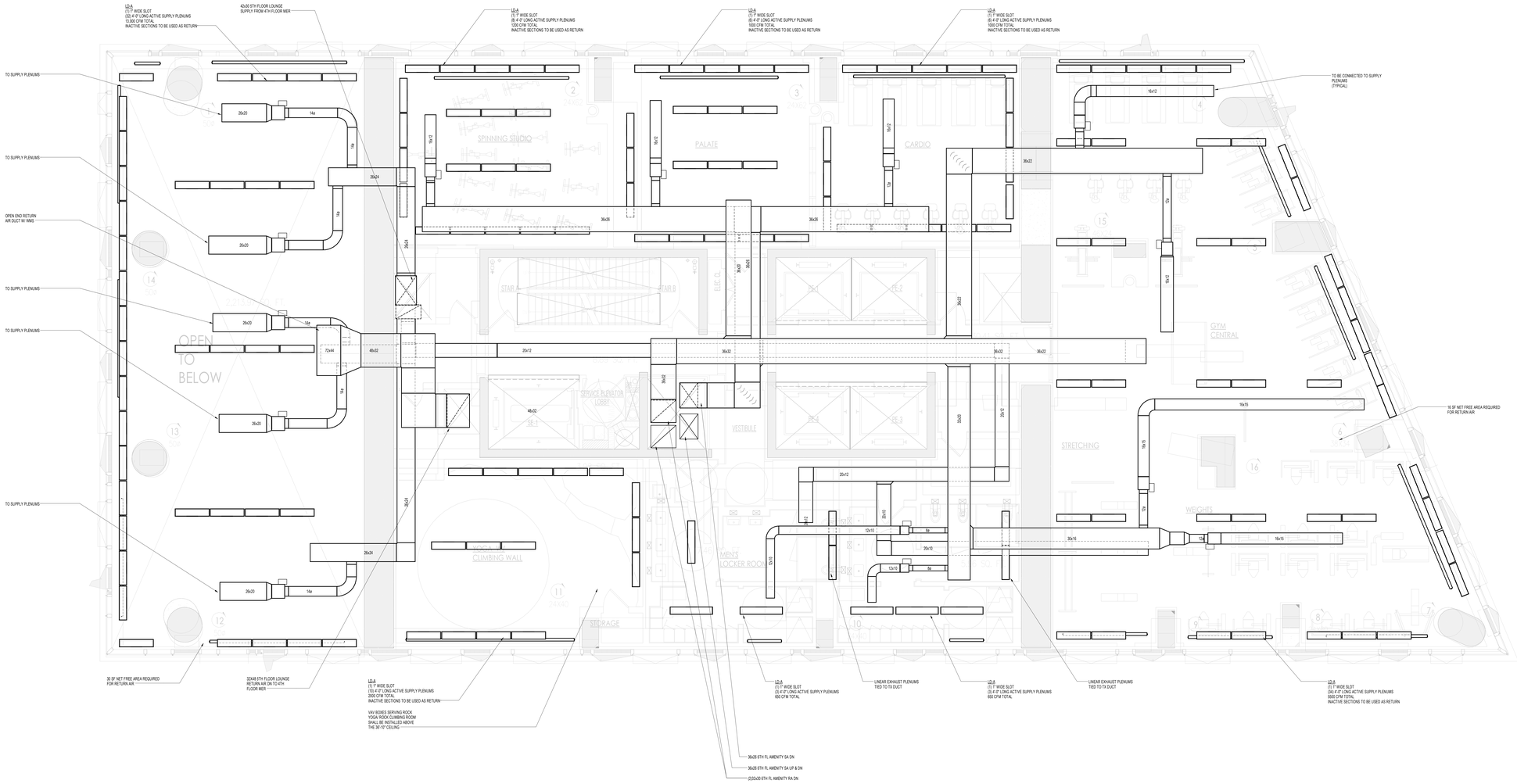
DRAWING TITLE:
MECHANICAL 5TH FLOOR PLAN - DUCTWORK

Clare Gomez
APPROVED
Limited Directive 1 of 1975
Date: 05/31/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	1130282.002
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-106.00
CADD FILE :	

DEPT OF BLDGS 321570280 Job Number
B1370041358 Stat. Code



ClaryGomez
Digitally signed by ClaryGomez
APPROVED
Under Directive 1 of 1975
Date: 05/02/2016
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

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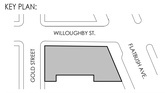
No:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

MECHANICAL 6TH FLOOR PLAN - DUCTWORK

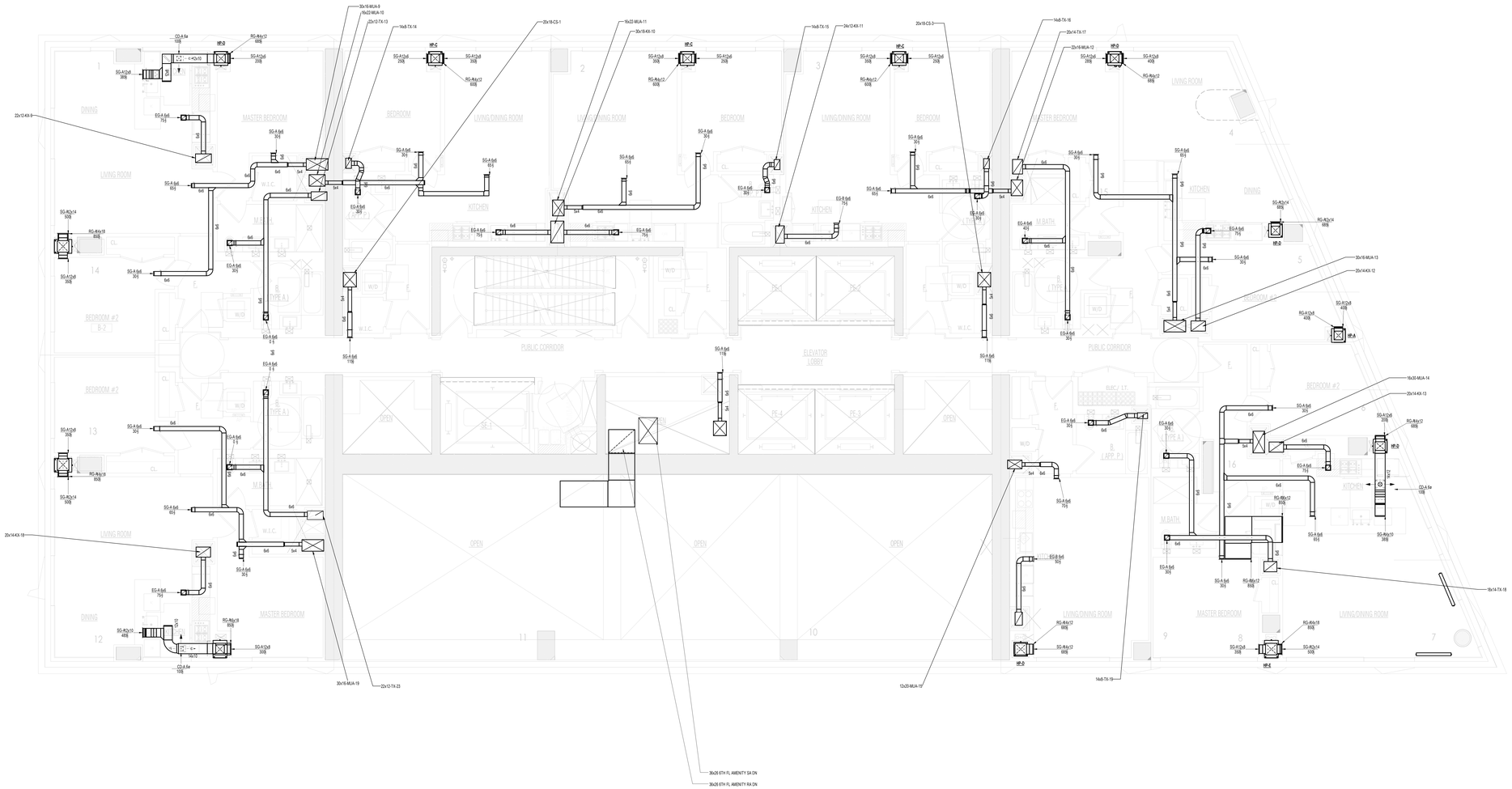
SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1130382.000
Drawn BY:	Checker
CHECKED BY:	Author

DRAWING No:

M-107.00

CADD FILE :



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT
805 THIRD AVENUE
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ARCHITECT OF RECORD:

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No:	Date:	Revision:
3	05/02/16	DOB FILING
2	05/02/16	100% DESIGN DEVELOPMENT
1	02/18/16	50% DD SET

NORTH ARROW

Scale:

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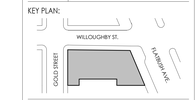


PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

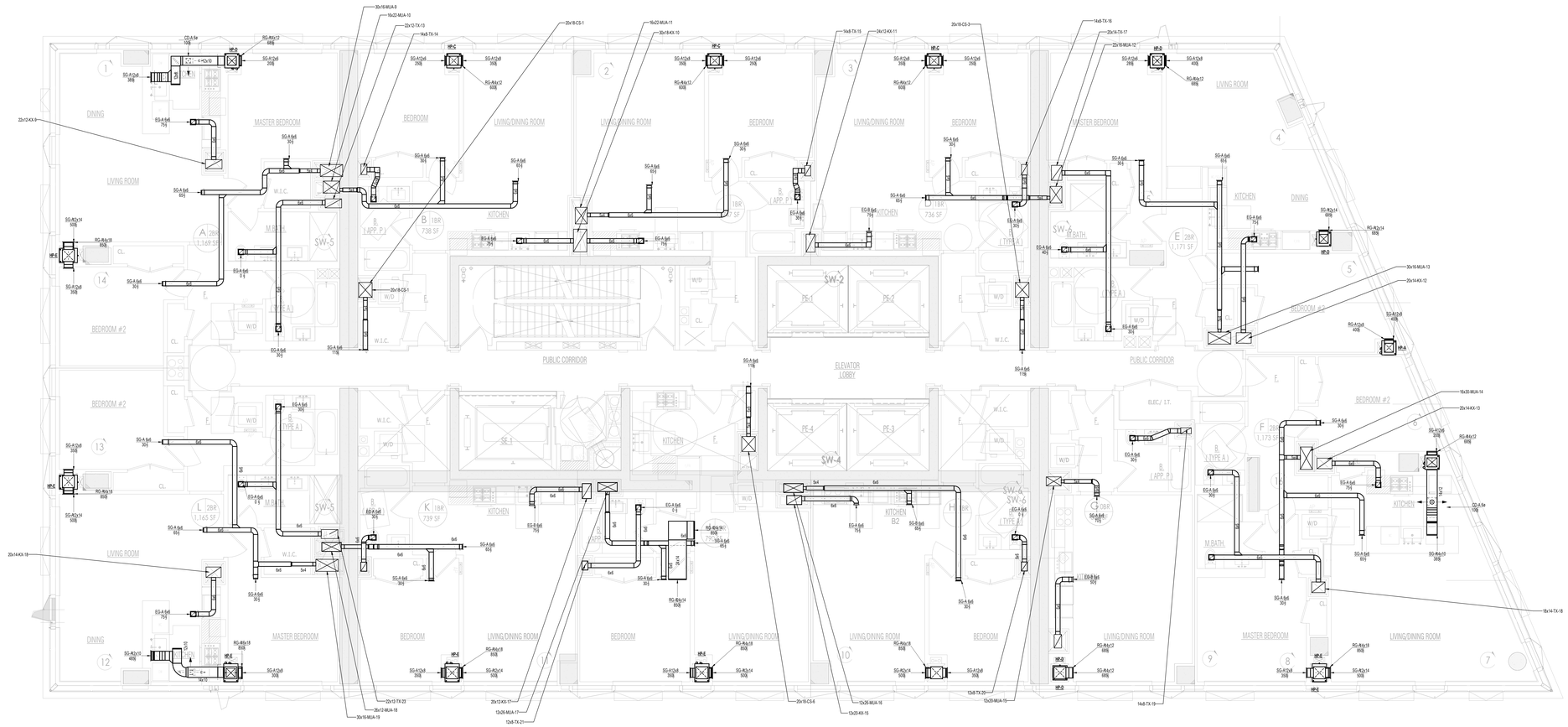
MECHANICAL 7TH TO 8TH FLOOR PLAN - DUCTWORK

SEAL & SIGNATURE

STATE OF NEW YORK
CHARLES A. GOMEZ
No. 075136
LICENSED PROFESSIONAL ENGINEER

DATE:	Issue Date
PROJECT No:	Y130280.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-108.00
CADD FILE :	

ClaryGomez
APPROVED
Under Directive 1 of 1975
Date: 10/31/2016
NYC Development Hub



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
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ARCHITECT OF RECORD:

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No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW:

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

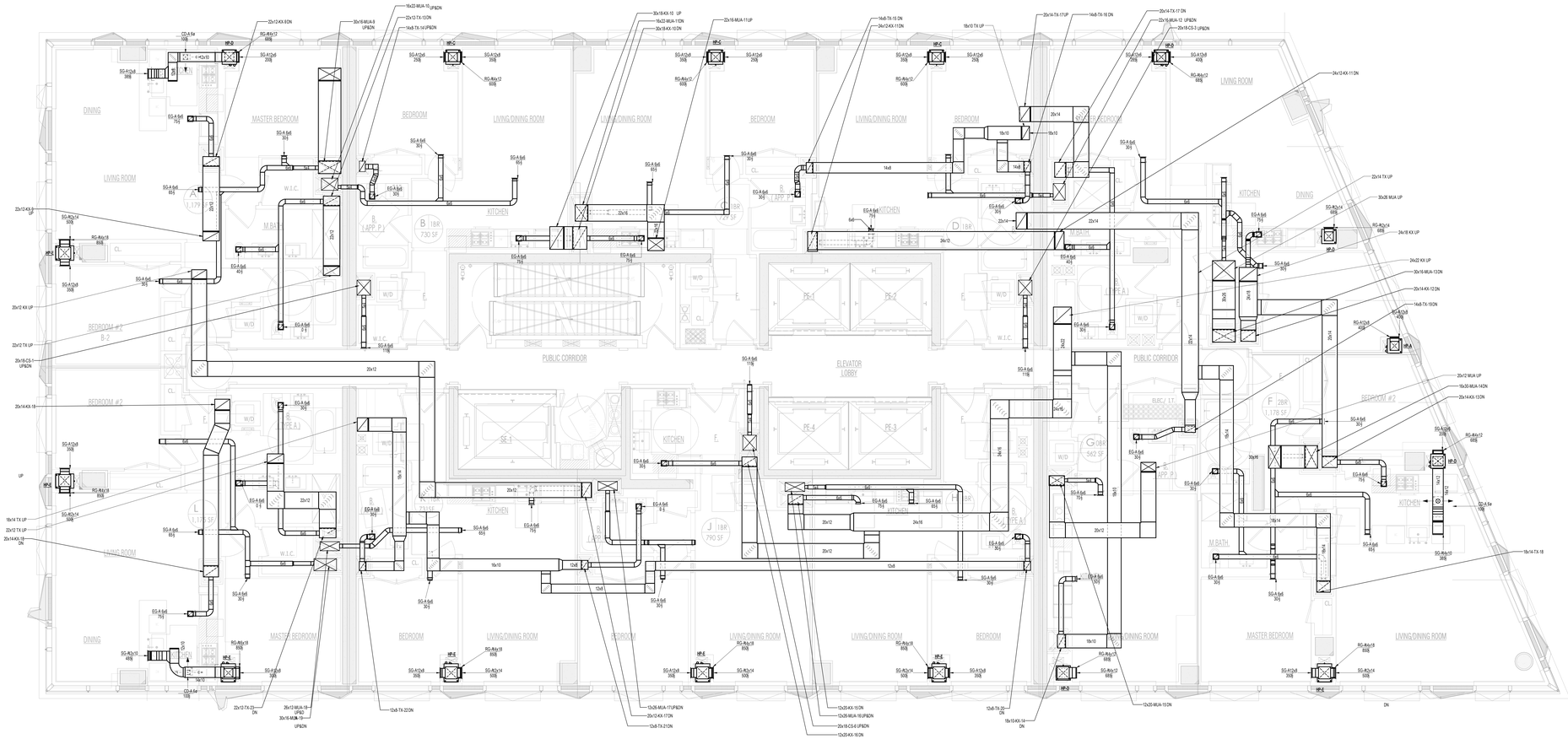
DRAWING TITLE:

MECHANICAL 9TH TO 29TH FLOOR PLAN - DUCTWORK

SEAL:

DATE:	Issue Date
PROJECT No:	Y15038D-000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-111.00
CADD FILE :	

ClaryGomez Building Services
APPROVED
Under Directive 6 of 1975
Date: 03/13/2015
NYC Development Hub



DEPT OF BLDGS 121470280 Job Number
B1B40070280 Work Order

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
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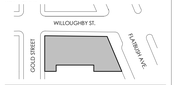
No:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

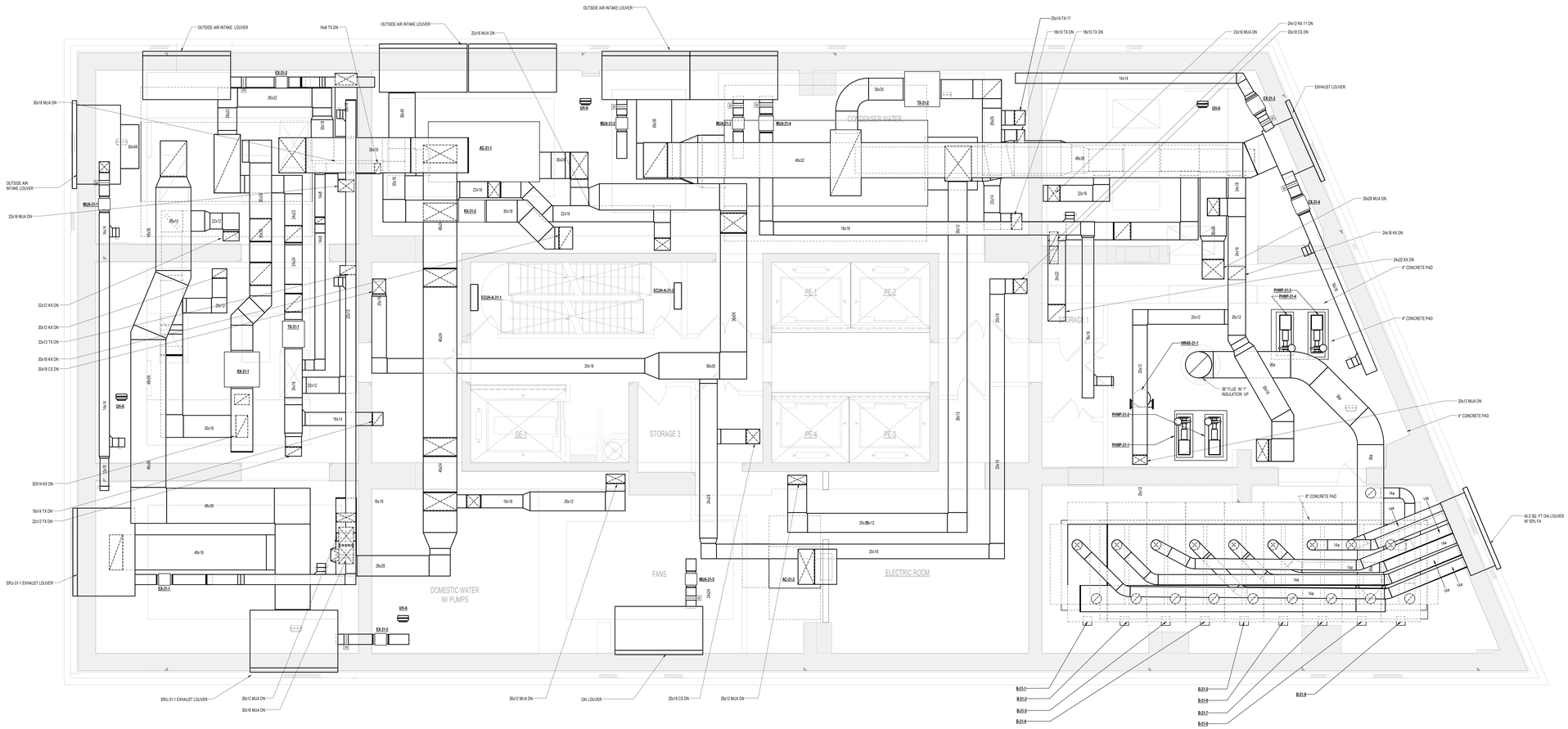
DRAWING TITLE:

MECHANICAL 30TH FLOOR PLAN - DUCTWORK

ClaireGomez
APPROVED
Under Directive 14 of 1975
Date: 05/02/2016
NYC Development Hub

DATE:	Issue Date
PROJECT No:	1130280.000
Drawn BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-131.00
CADD FILE :	

DEPT OF BLDGS 121157280 Job Number
T-132439390 Work Order



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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No.:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

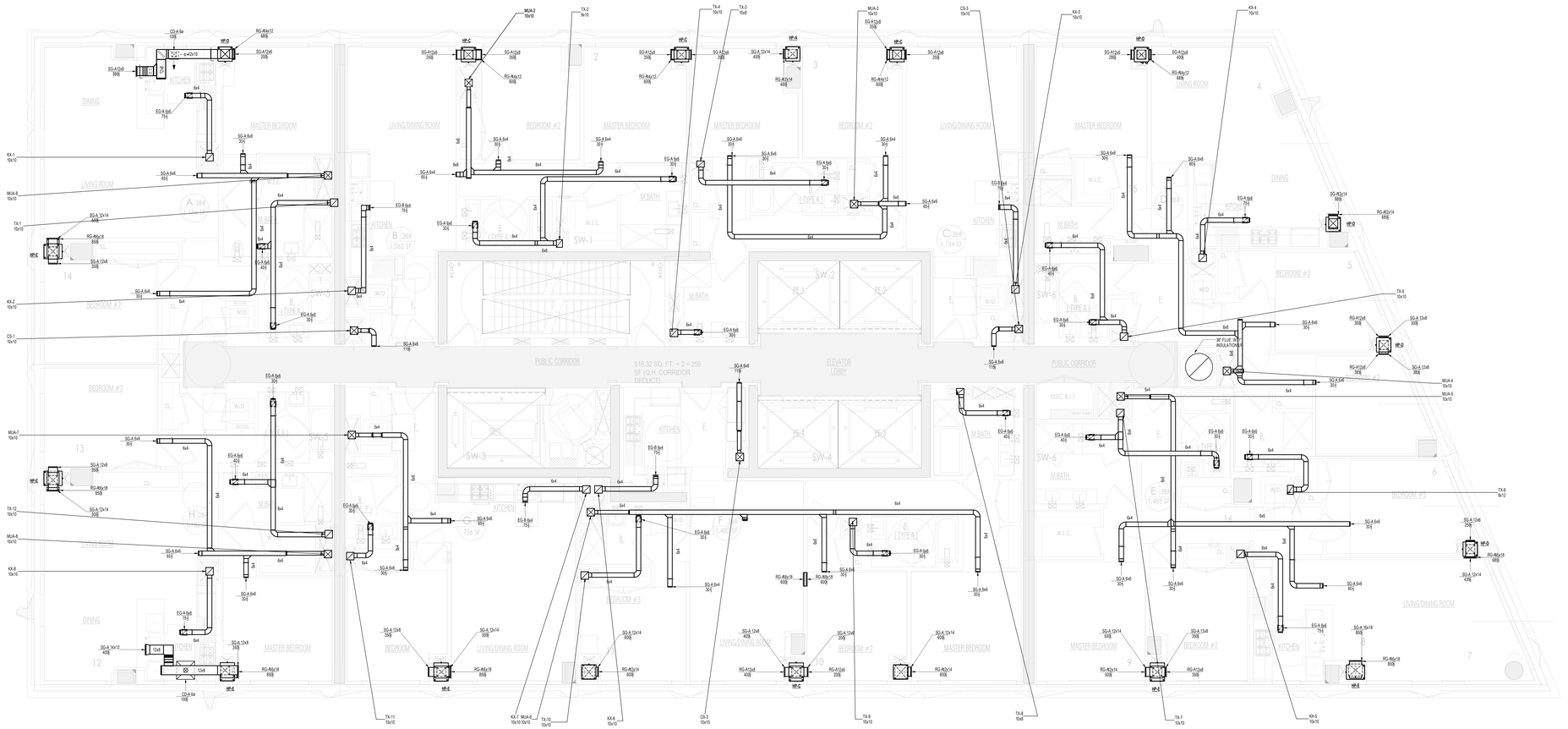
MECHANICAL 31ST FLOOR PLAN - DUCTWORK

ClarityConnect
APPROVED
Under Directive 14 of 1975
Date: 03/23/2017
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1150060.00E
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-132.00
CADD FILE :	

DEPT OF BLDGS 121107280 Job Number
B1B97-229497 Work Order



OWNER/DEVELOPER:
EXTELL DEVELOPMENT
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No:	Date:	Revision:
5	05/02/16	DOB FILING
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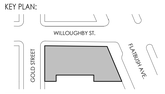
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

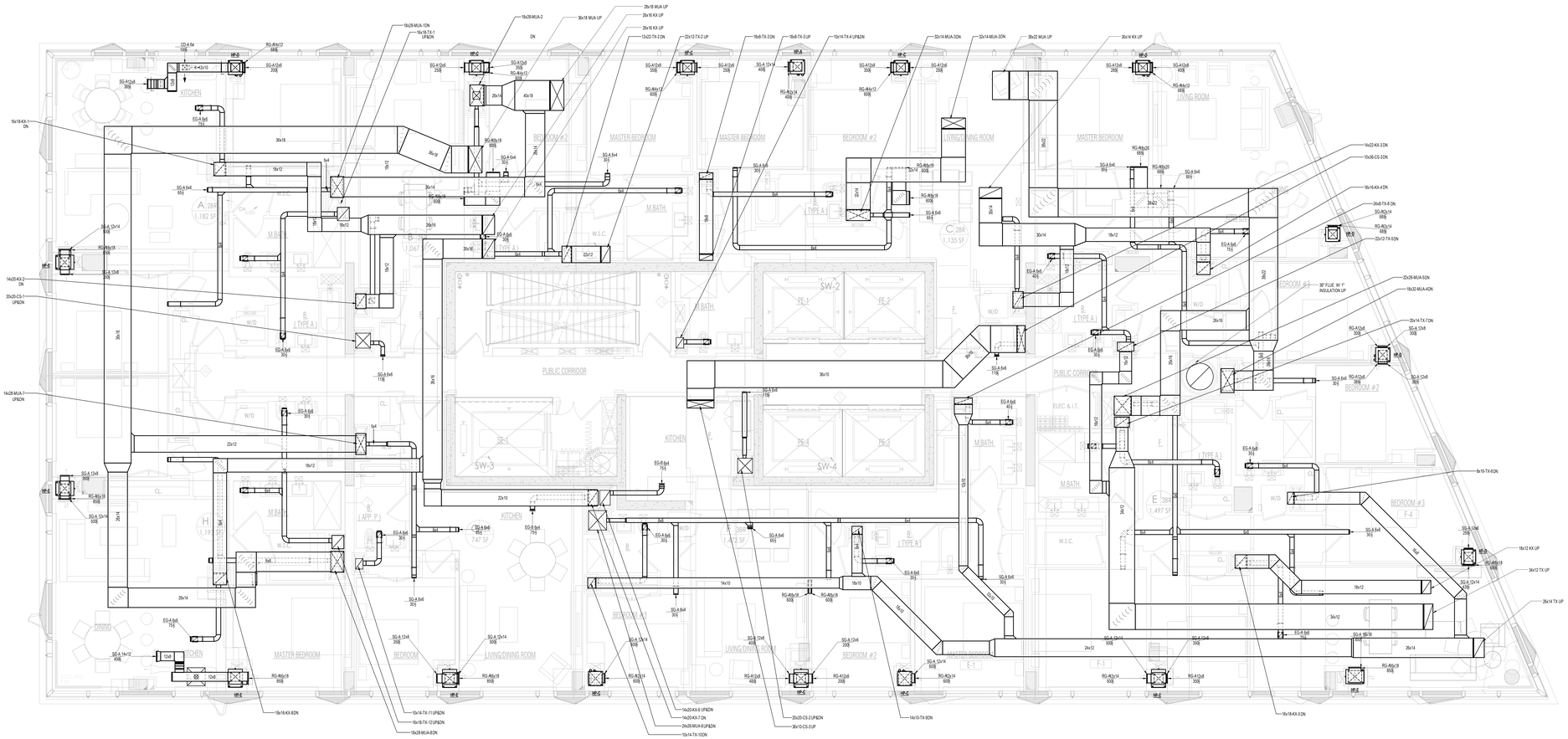
DRAWING TITLE:
MECHANICAL 32ND TO 55TH FLOOR PLAN - DUCTWORK

ClarpGomez
APPROVED
Under Directive 14 of 1975
Date: 03/31/2017
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1133382-000
Drawn BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-133.00
CADD FILE :	

DEPT OF BLDGS 121157280 Job Number
B1B3B3B1B5B6 Scan Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
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TEL: (212) 979-8580
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DESIGN ARCHITECT:

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FAX: (212) 956-2526

STRUCTURAL ENGINEERS:

McNAMARA . SALVIA

62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246-7800

M E P ENGINEERS:

AKF

ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL: (212) 354-5656
FAX: (212)

No:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

MECHANICAL 56TH FLOOR PLAN - DUCTWORK

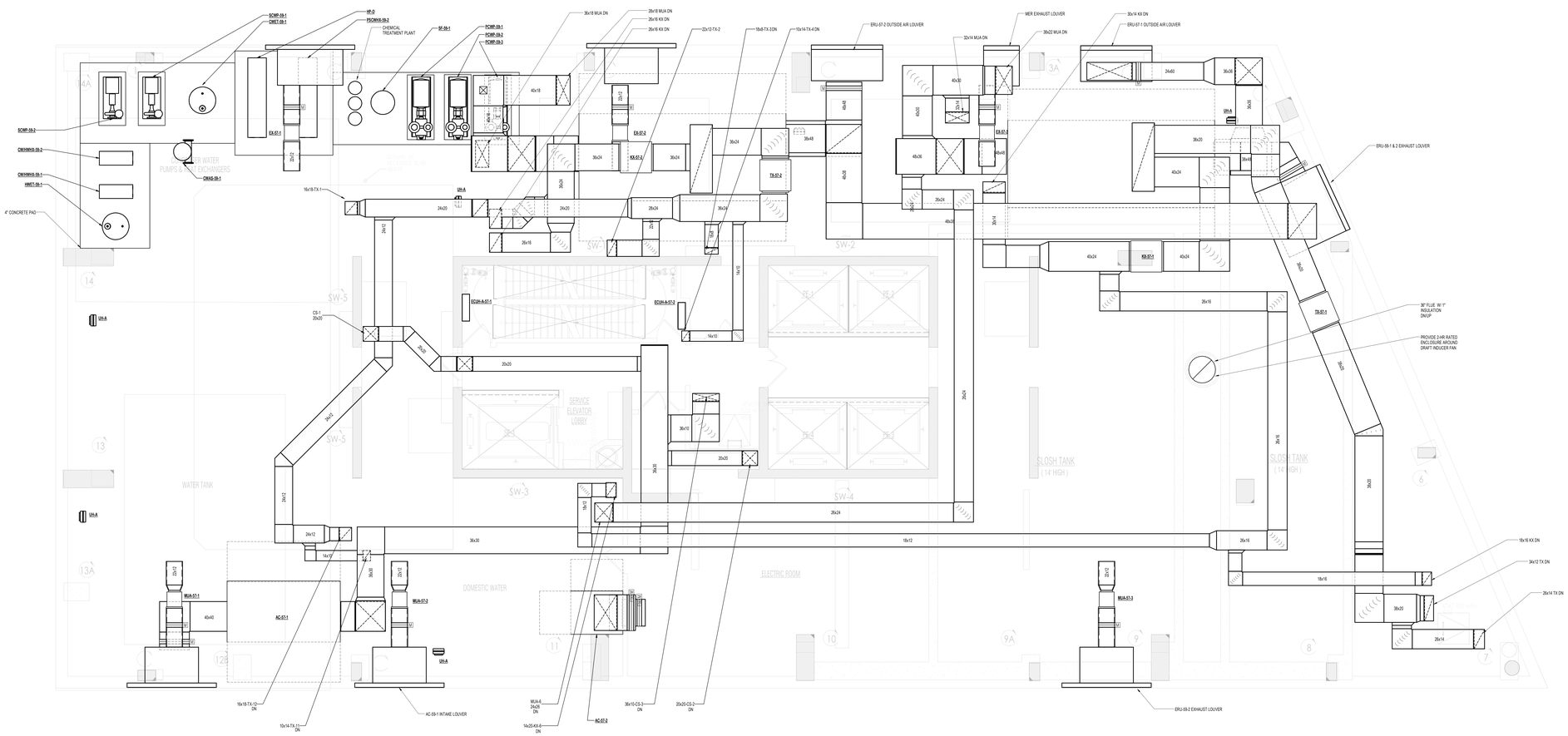
ClarpGomez

APPROVED
Under Directive 14 of 1975
Date: 05/31/2017
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue DOB
PROJECT No:	1133082.002
Drawn BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-159.00
CADD FILE :	

DEPT OF BLDGS 111157280 Job Number
B1B1B0277B5 Scan Code



1 57TH FLOOR PLAN

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

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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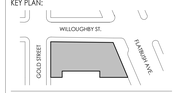
No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

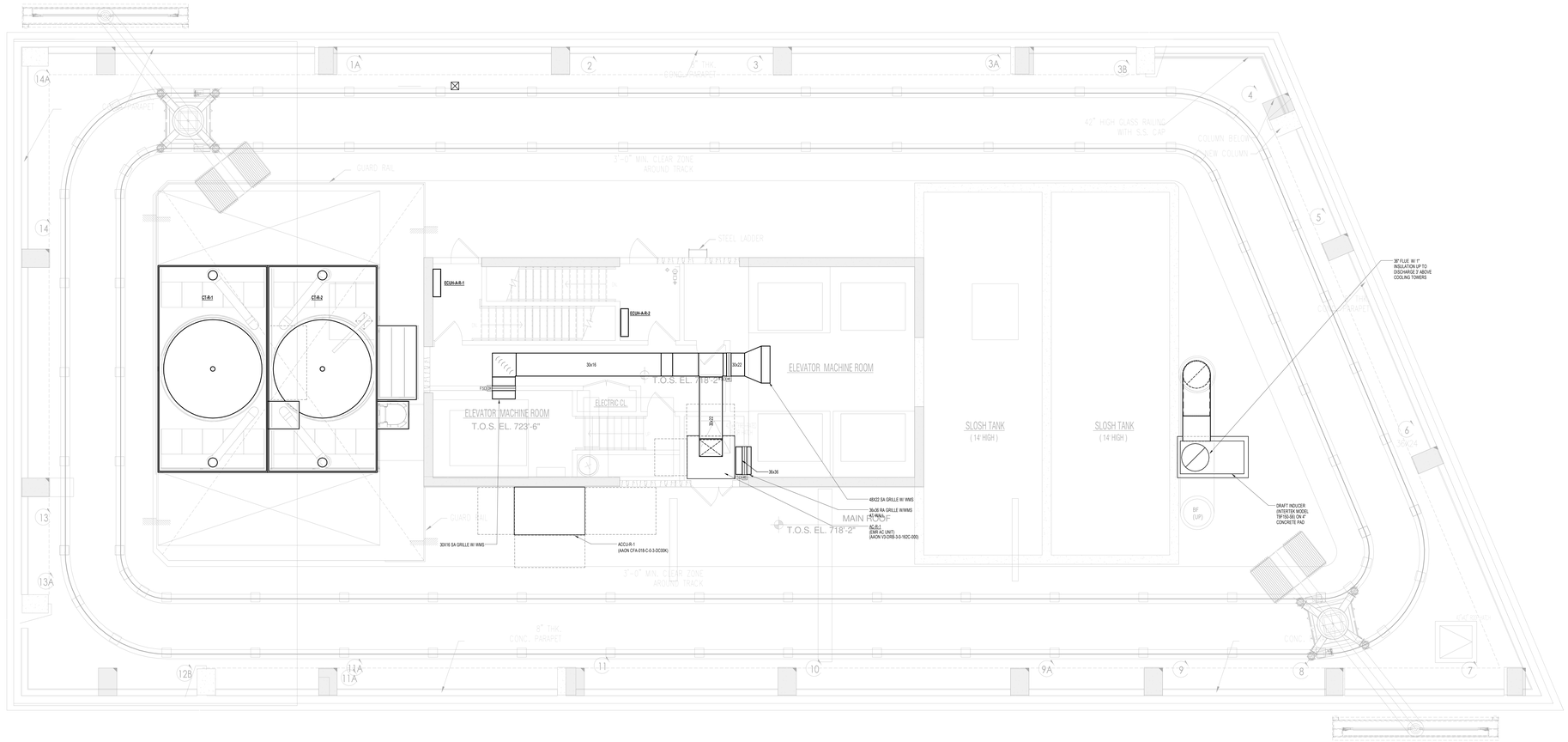
MECHANICAL 57TH FLOOR PLAN - DUCTWORK

ClaroGomez
Building Code Compliance
APPROVED
Under Directive 1 of 1975
Date: 03/23/2017
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	115.0382.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No.:	M-160.00
CADD FILE :	

DEPT OF BLDGS 321197280 Job Number
B1161697282 Item Code



1 MAIN ROOF PLAN
SCALE: 1/4" = 1'-0"

Clarp Gomez
BUILDING
APPROVED
Under Directive 1 of 1975
Date: 03/13/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
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ARCHITECT OF RECORD:
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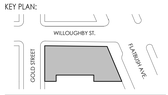
No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% CD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
MECHANICAL ROOF FLOOR PLAN - DUCTWORK

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1150060.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-161.00
CADD FILE :	

CITY OF NEW YORK DEPT OF BUILDINGS 321370580 Job Number
E5054415378 Scan Code

2" FOS & FOR SHALL BE ENCLOSED IN A SHAFT CONSTRUCTED OF MINIMUM 4 INCH CONCRETE OR MASONRY HAVING A 4-INCH CLEARANCE FROM ALL PIPE OF PIPING COVERING.

(1) 55 GAL DRUM MTD. ON 6" H CONC. PAD FOR 1" CONTAINMENT PIPE DRAIN. DRAIN PIPE TO BE PITCHED TOWARD DRUM.

DUPLEX FUEL OIL PUMP SET MTD ON 6" H CONC PAD

PROVIDE CONTAINMENT CURBS AT TANK ROOMDOOR W/ SHIPS LADDER ON BOTH SIDES OF CURBS. PROVIDE OIL RESISTANT EPOXY COATING ON ALL TANK ROOM WALLS TO TOP OF CONTAINMENT CURB HEIGHT.

AUTO FUEL OIL PUMP SET MTD. ON 6" H CONC PAD

4500 GALLON RECTANGULAR STEEL FUEL OIL TANK 8'LOTWIDTH W/ 25 PSIG RATING MOUNTED ON 6" HIGH CONCRETE PAD.

FUEL OIL TANK LOCATED WITHIN THE OUTER LINES OF THE SUBWAY. OR WITHIN 20 FEET BE PLACED WITHIN A WELDED STEEL OIL-TIGHT PAN NOT LESS THAN NO. 16 GAGE METAL SUITABLY REINFORCED AND OF CAPACITY TO CONTAIN THE CONTENTS OF THE TANK.

REFER TO RISER DIAGRAM FOR PIPING LAYOUT OF THE F.O. SYSTEM

2" FOV & FOF IN RATED ENCLOSURE .

2" FOV & FOF SHALL BE ENCLOSED IN A SHAFT CONSTRUCTED OF MINIMUM 4-INCH CONCRETE OR MASONRY HAVING A 4-INCH CLEARANCE FROM ALL PIPE OF PIPING COVERING.

PIPING CONNECTION TO EQUIPMENT SEE DETAILS FOR PIPING TRIM (TYP. FOR ALL)

2"FOS

2"FOR

TEST DROP TO FLOOR DRAIN. SEE A07 DETAILS FOR MORE INFORMATION

1"SCWR
1"SCWS

2"SCWS 2"SCWR

2"SCWS

2"SCWR

2 1/2" SCWS/R CFPC FOR RETAIL

1 1/2" HWS/R CFPC FOR RETAIL

2 1/2"SCWR
2 1/2"SCWS
1 1/2"SHWR
1 1/2"SHWS

1"SCWR
1 SCWS

1"SCWR
1"SCWR

3/4" COND. DRAIN ON TO NEAREST FLOOR DRAIN

2 1/2"SCWR 2 1/2"SCWS

1 1/2"SHWR 1 1/2"SHWS

2 1/2"SCWR
2 1/2"SCWS
1 1/2"SHWR
1 1/2"SHWS

2 1/2"SCWS2 1/2"SCWR

PIPING CONNECTION TO EQUIPMENT SEE DETAILS FOR PIPING TRIM (TYP FOR ALL)

1 1/2"SHWS
1 1/2"SHWR

1 1/2"SHWS 1 1/2"SHWR

1 1/2"SHWR 1 1/2"SHWS

SEE FLOW DIAGRAM AND DETAILS FOR MORE INFORMATION ON CONNECTION TO POOL/SPA HEAT EXCHANGERS. REFER TO POOL CONSULTANT DRAWINGS FOR ALL CONTROLS AND CONNECTIONS FROM HX1 TO POOL AND SPA EQUIPMENT

PUMPS BY POOL CONSULTANT SHOWN FOR REFERANCE.

P2-SC-1
P2-SC-2

4	08/22/16	ISSUED FOR 50% CD
3	05/02/16	DOB FILING
2	05/02/16	100% DESIGN DEVELOPMENT
1	02/18/16	50% DD SET
No:	Date:	Revision:

NORTH ARROW

Scale:

KEY PLAN:

WILLOUGHBY ST.

GOLD STREET

FLEMING AVE.

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

MECHANICAL SUB CELLAR PLAN - PIPING

Clara Gomes
DOB-Approved
APPROVED
Under Directive 1 of 1975
Date: 05/19/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	Y150382-000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-200.00
CADD FILE :	

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
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10022

ARCHITECT OF RECORD:

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TEL.: (212) 354-5656
FAX.: (212)

DEPT OF BLDGS 121157280 Job Number
E1606155625 Doc Code

2" FOS & FOR SHALL BE ENCLOSED IN A SHAFT CONSTRUCTED OF MINIMUM 4-INCH CONCRETE OR MASONRY WALLING A 4-INCH CLEARANCE FROM ALL PIPE OF PIPING COVERING.

MECH . ROOM

AC-C1

PIPING CONNECTION TO EQUIPMENT SEE DETAILS FOR PIPING TRIM (TYP. FOR ALL)

2"SWHS
2"SWHR
1 1/4"SCWS
1 1/4"SCWR

AC-C2

PIPING CONNECTION TO EQUIPMENT SEE DETAILS FOR PIPING TRIM (TYP. FOR ALL)

2" FOV & FOF IN RATED ENCLOSURE

GAS POE

2" FOV & FOF SHALL BE ENCLOSED IN A SHAFT CONSTRUCTED OF MINIMUM 4-INCH CONCRETE OR MASONRY WALLING A 4-INCH CLEARANCE FROM ALL PIPE OF PIPING COVERING.

FIRE PUMP ROOM

PLUMBING POE

EMPLOYEES LOUNGE

TELECOM POE

TELECOM RM.

2"SWHR
2"SWHS
2 1/2"SCWS
2 1/2"SCWR

STAIR D
T.O.S. EL. 30'-10 1/2"

STAIR C
T.O.S. EL. 30'-3 3/4"

SERVICE ELEVATOR LOBBY

2" HWSR OFFC FOR RETAIL

2 1/2" SCWSR OFFC FOR RETAIL

2 1/2"SCWS 2 1/2"SCWR

2"SWHS
2"SWHR

SCWS A
SCWS B
SCWS A
SCWS B
SCWS A
SCWS B
SCWS A
SCWS B

SWHS A
SWHS B

PE-1
PE-2
PE-3
PE-4
PE-5

SE-1
SE-2

STAIR E

TRASH ROOM

RETAIL

SW-1
SW-2
SW-3
SW-4
SW-5
SW-6

DP-MEP-SC
DSDP-SC

DR UNIT

CL

GRID

1 58X30
2 32X32
3 32X32
4 32X32
5 66X66
6 32X32
7 30X30
8 34X36
10 30X30
11 30X30
12 30X30
13 34X30
14 34X42
16 32X32
108
109 30X30
110 46X48
111 48X48
112 58X42
113 64X38
114 58X42
115 58X42

STEEL COLUMN WALL BELOW

STEEL COLUMN BASEMENT FLOOR

ClaryGomez
Building Permit
APPROVED
Under Directive 1 of 1975
Date: 03/13/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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No	Date	Revisions:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

MECHANICAL CELLAR PLAN - PIPING

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1153585.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-201.00
CADD FILE:	

DEPT OF BLDGS 121197280 Job Number
B1800824440 Stat. Code

2" FOS & FOR SHALL BE ENCLOSED IN A SHAFT CONSTRUCTED OF MINIMUM 4-INCH CONCRETE OR MASONRY HAVING A 4-INCH CLEARANCE FROM ALL PIPE OF PIPING COVERING.

FUEL OIL FILL BOX & VENT LOUVER IN WALL

RETAIL #3
RETAIL 3
2,692 sf

Lounge Seating

Cart & Mat Stor.

RETAIL #2
1,152 sf

RETAIL 2

RESIDENTIAL LOBBY

CONCIERGE

CART ROOM

Move-In Staging Area

LOBBY

OFFICE
406 sf

78 SF

SERVICE ELEVATOR LOBBY

STAIR A

STAIR C

STAIR D

STAIR B

2 1/2" SCWSR CPFC FOR RETAIL

2" HWSR CPFC FOR RETAIL

SERVICE ELEVATOR LOBBY

RECEIVING AREA

ELEVATOR LOBBY

RETAIL #1
5,573 sf

RETAIL 1

Bike Rm
231 bikes

PACKAGE AREA

MAIL ROOM

RETAIL #4
1,020 sf

Refrigerated Storage

BIKE ROOM

5' Wide Knock-Out

30' Wide Knock-Out

STAIR G

STAIR H

STAIR K

1ST 3R

ClaireGomez
APPROVED
Under Directive 14 of 1975
Date: 03/03/2017
NYC Development Hub

No:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:

WILLOUGHBY ST.

GOLD STREET

FLATBUSH AVE.

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

MECHANICAL GROUND FLOOR PLAN - PIPING

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1130300.000
Drawn BY:	Checker
CHECKED BY:	Author

DRAWING No:

M-202.00

CADD FILE :

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
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ARCHITECT OF RECORD:

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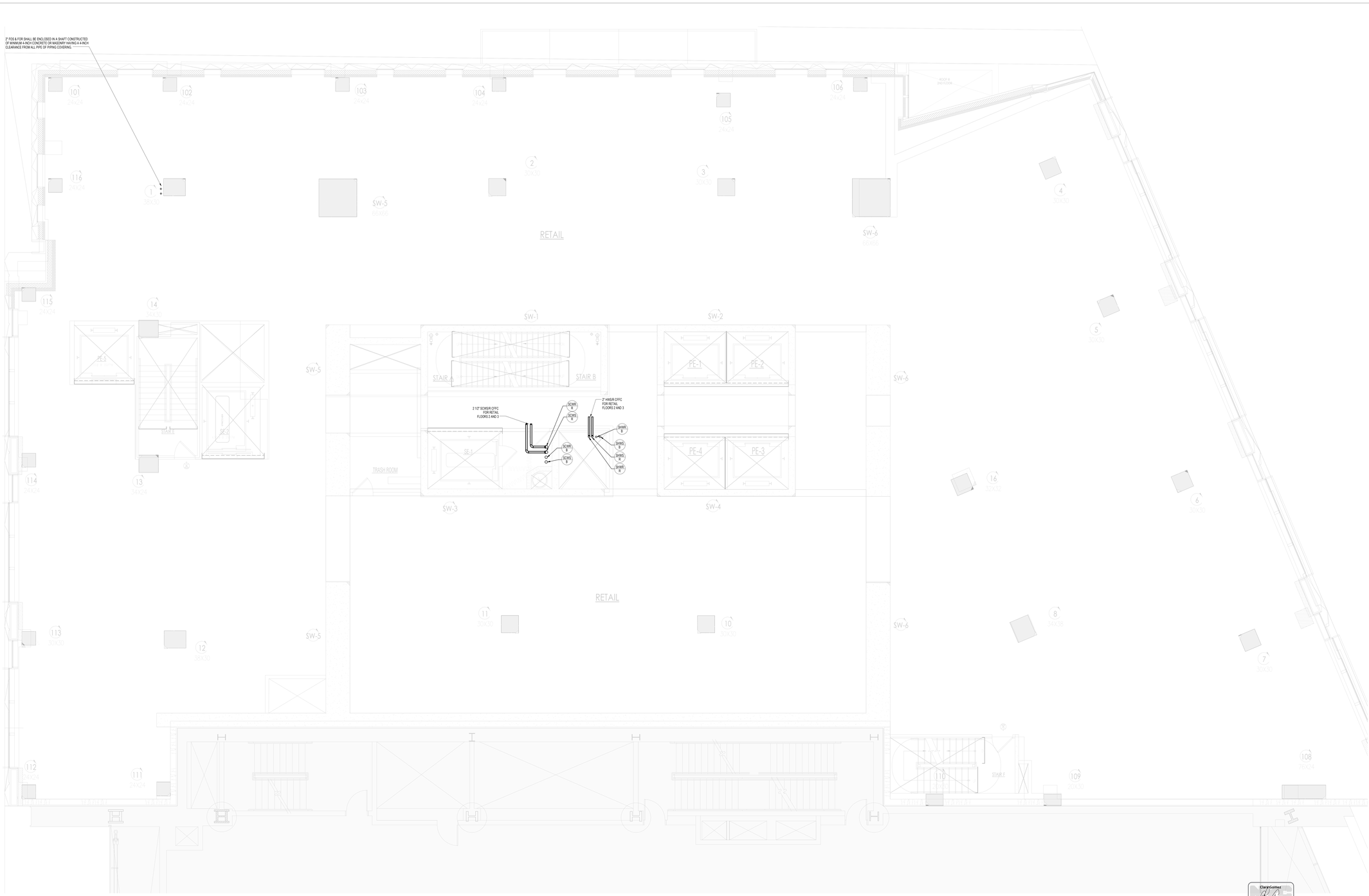
NEW YORK, NY 10006
TEL.: (212) 504-5656
FAX.: (212)



Clara Gomez
APPROVED
Under Directive 2 of 1975
Date: 10/13/2020
NYC Development Hub

DEPT OF BLDGS 000101000 Job Number E0402015000 Scan Code

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
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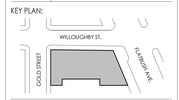
No:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

MECHANICAL 2ND TO 3RD FLOOR PLAN - PIPING

SEAL & SIGNATURE

STATE OF NEW YORK
CHARLES G. SALVIA
No. 075138
LICENSED PROFESSIONAL ENGINEER

DATE:	Issue Date
PROJECT No:	Y150382-000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-203.00
CADD FILE :	

DEPT OF BLDGS 321970980 Job Number
8332545837 Scan Code

2" FOS & FOR SHALL BE ENCLOSED IN A SHAFT CONSTRUCTED OF MINIMUM 8-INCH CONCRETE OR MASONRY HAVING A 4-INCH CLEARANCE FROM ALL PIPE OF PIPING COVERING.

GENERATOR

RETAIL MER VENTILATION FAN

RETAIL STAIR PRESSURIZATION FAN

FUTURE RETAIL AC UNIT

FUTURE RETAIL LOADING DOCK VENTILATION FAN

FUTURE RETAIL COMMERCIAL KX FAN

FUTURE RETAIL LOADING DOCK EXHAUST FAN

FUTURE RETAIL GENERAL EXHAUST FAN

MER EXHAUST FAN

RETAIL MER EXHAUST FAN

FUTURE RETAIL EQUIPMENT BY RETAIL TENANT

PIPING CONNECTION TO EQUIPMENT SEE DETAILS FOR PIPING TRIM (TYP. FOR ALL)

Egress Corridor above (4th Floor Mezz. Level)

4" CONCRETE PAD

30' Wide Knock-Out

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
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1359 BROADWAY, 14TH FLOOR
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TEL.: (212) 354-5656
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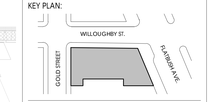
No.	Date:	Revision:
3	05/02/16	DOB FILING
2	05/02/16	100% DESIGN DEVELOPMENT
1	02/18/16	50% DD SET

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

MECHANICAL 4TH FLOOR PLAN - PIPING

APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

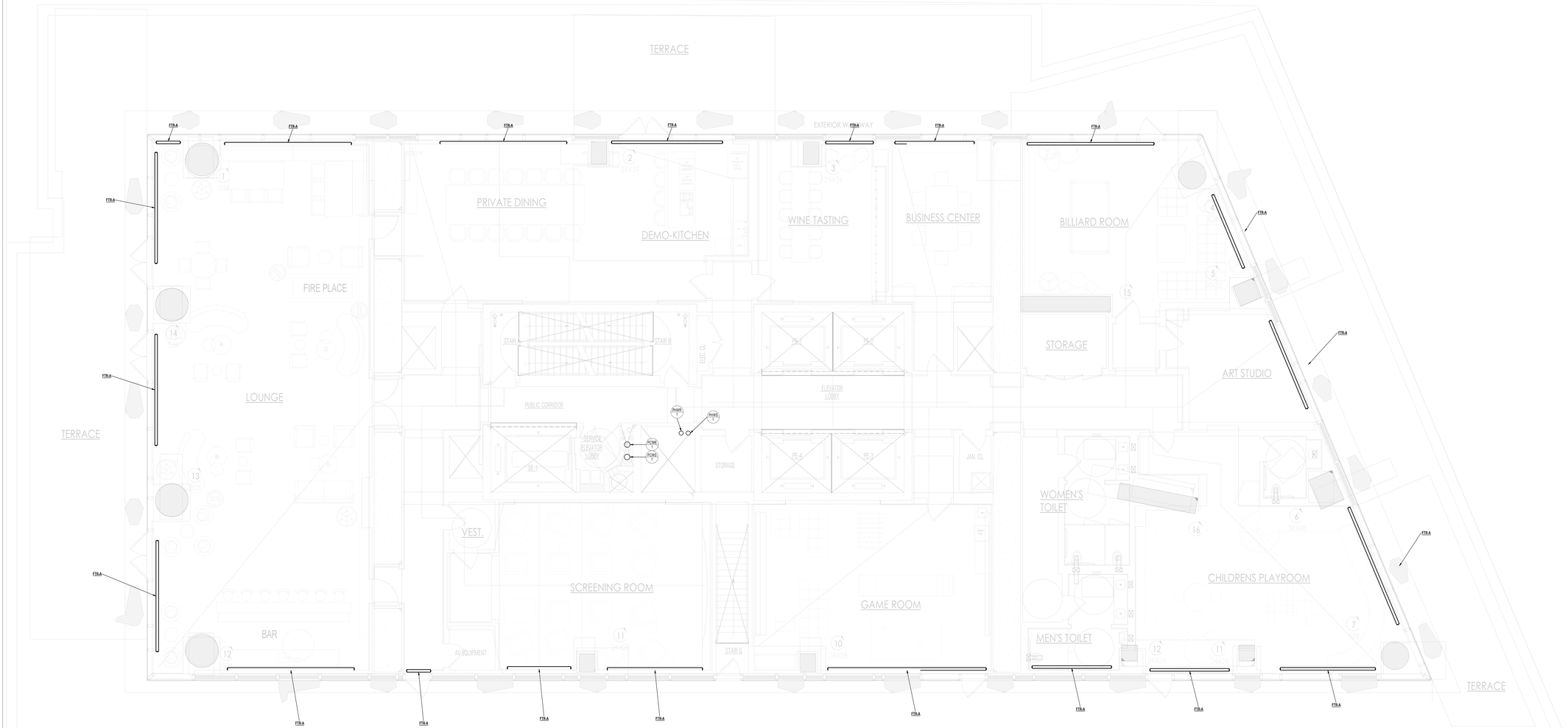
DATE:	Issue Date
PROJECT No:	1150/30.000
DRAWN BY:	Checker
CHECKED BY:	Author

DRAWING No:

M-205.00

CADD FILE :

DEPT OF BLDGS 121157280 Job Number
B1000820000 Style Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
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ARCHITECT OF RECORD:
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FAX.: (212)

No:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

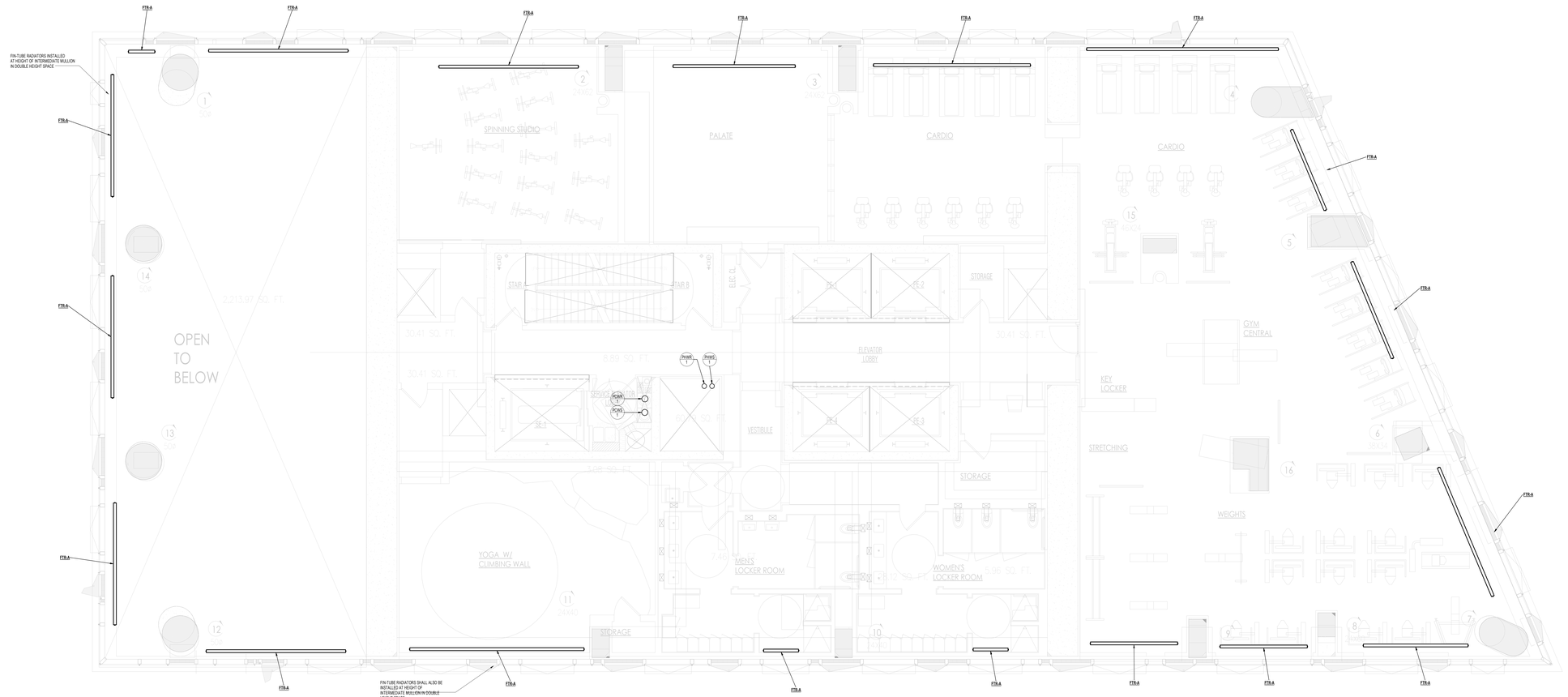
DRAWING TITLE:
MECHANICAL 5TH FLOOR PLAN - PIPING

ClarjeGomez
APPROVED
Under Directive 14 of 1975
Date: 05/02/2022
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1153080.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-206.00
CADD FILE :	

DEPT OF BLDGS 121157280 Job Number
B1551830250 Scan Code



OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8580
FAX.: (212) 979-8582

DESIGN ARCHITECT:
KPF
Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
NEW YORK, NY
10036
TEL.: (212) 977-6500
FAX.: (212) 956-2526

STRUCTURAL ENGINEERS:
McNAMARA . SALVIA
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Tel (212) 246.9800

M E P ENGINEERS:
AKF
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

PROJECT:

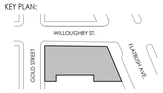
CITY POINT PHASE 3

No.:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

SCALE:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

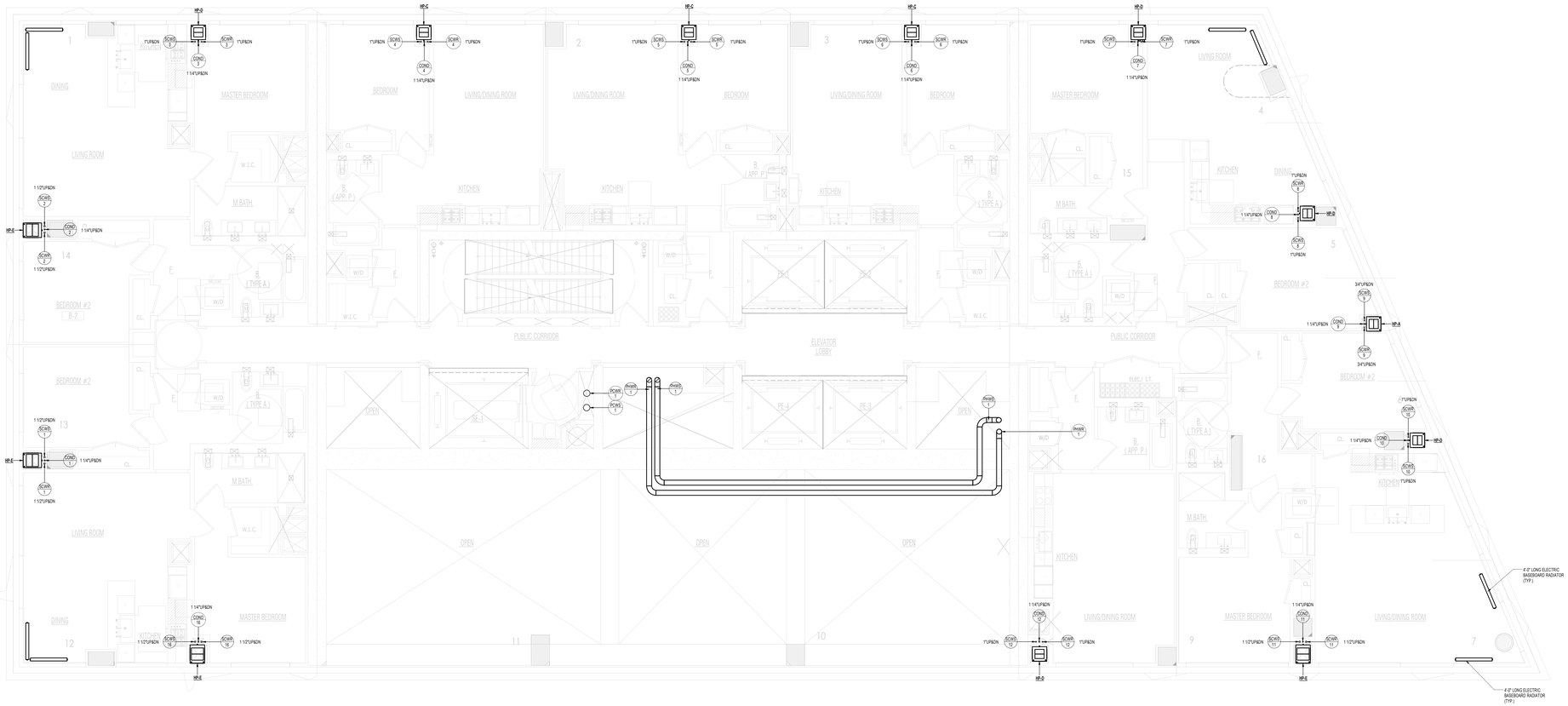
MECHANICAL 6TH FLOOR PLAN - PIPING

ClaryGomez
Building Systems
APPROVED
Under Directive 1 of 1975
Date: 05/02/2017
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1153580.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-207.00
CADD FILE :	

DEPT OF BLDGS 121197280 Job Number
B1007280253 Scan Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

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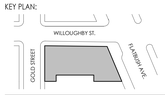
No	Date	Revisions:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW:

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

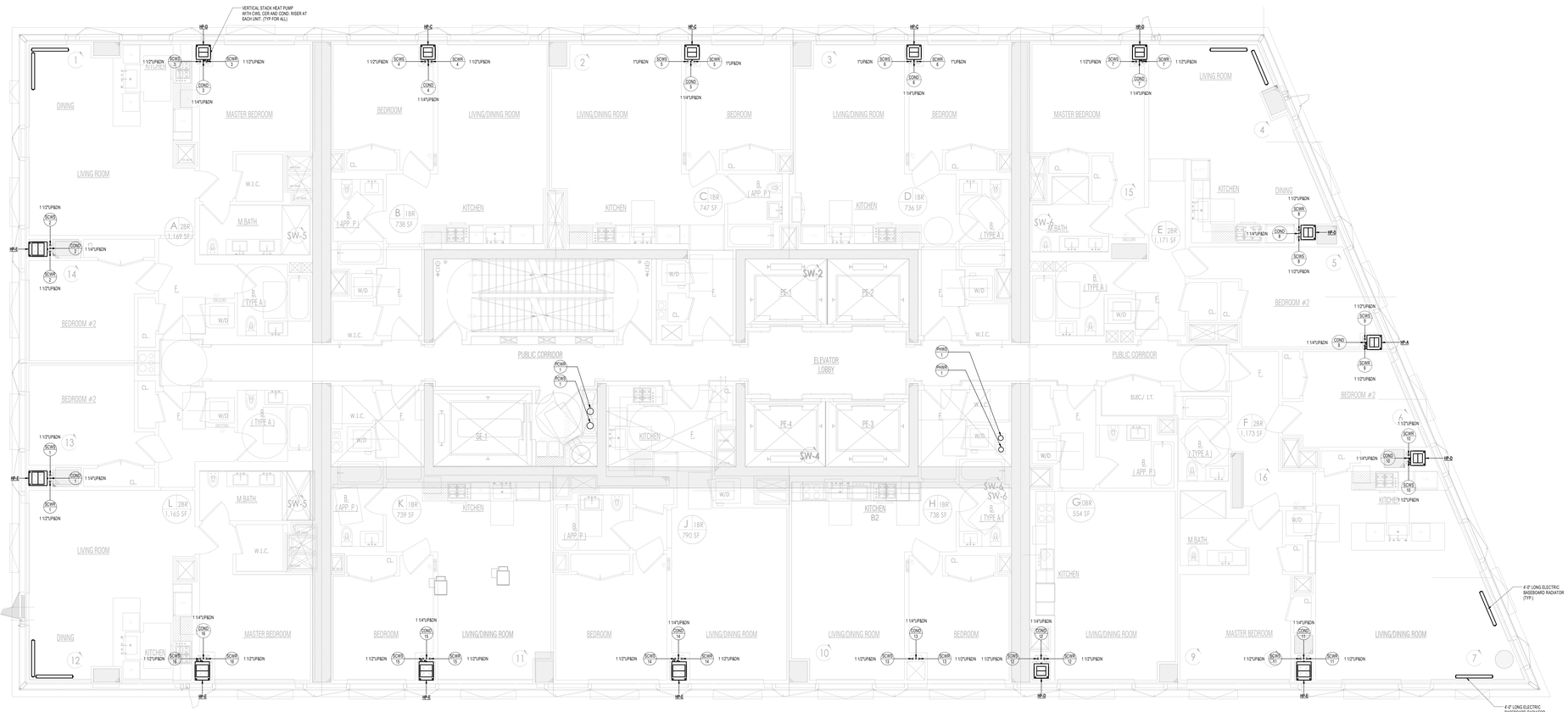
MECHANICAL 7TH TO 8TH FLOOR PLAN - PIPING

ClaryGomez
BuildingPlans
APPROVED
Under Directive 1 of 1975
Date: 05/02/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	1133580.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-208.00
CADD FILE :	

DEPT OF BLDGS 121197280 Job Number
B1A9B3000013 Scan Code

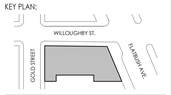


5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING
No.	Date:	Revision:

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

MECHANICAL 9TH TO 30TH FLOOR PLAN - PIPING

ClaryGomez
Date: 03/31/2016
APPROVED
Under Directive 14 of 1975
Date: 03/31/2016
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1130360.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-211.00
CADD FILE :	

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
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M E P ENGINEERS:

AKF

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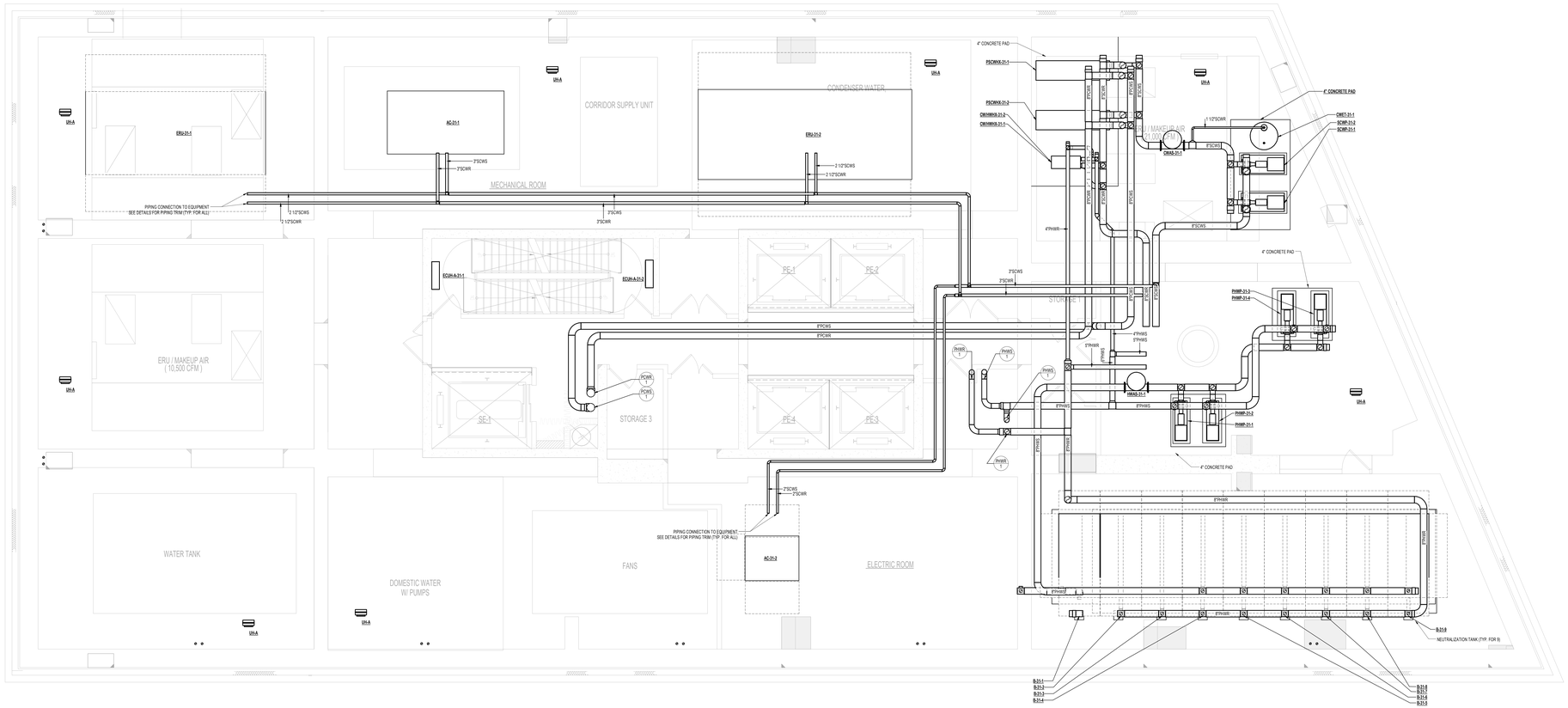
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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No:	Date:	Revision:
3	05/02/16	DOB FILING
2	05/02/16	100% DESIGN DEVELOPMENT
1	02/18/16	50% DD SET

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

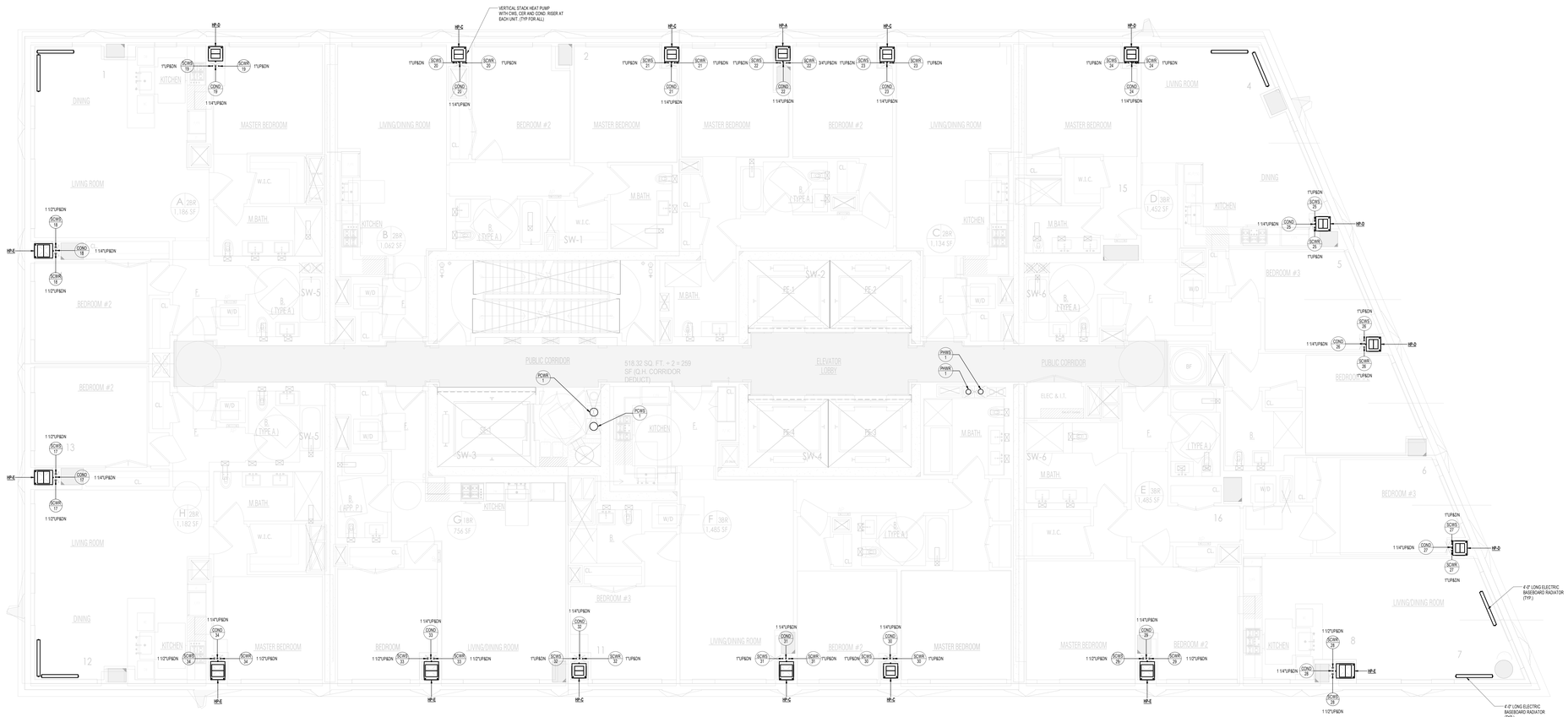
MECHANICAL 31ST FLOOR PLAN - PIPING

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1150280.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-232.00
CADD FILE :	

Clary Gomez
APPROVED
Under Directive 2 of 1975
Date: 03/13/2023
NYC Development Hub

DEPT OF BLDGS 321197285 Job Number
B1B2B3 1785053 Side Code



ClaryGomez
APPROVED
Under Directive 14 of 1975
Date: 03/13/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
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NEW YORK, NY
10022

ARCHITECT OF RECORD:
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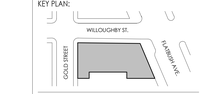
FAX.: (212)

No.:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/16/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

MECHANICAL 32ND TO 56TH FLOOR PLAN - PIPING

SEAL & SIGNATURE:

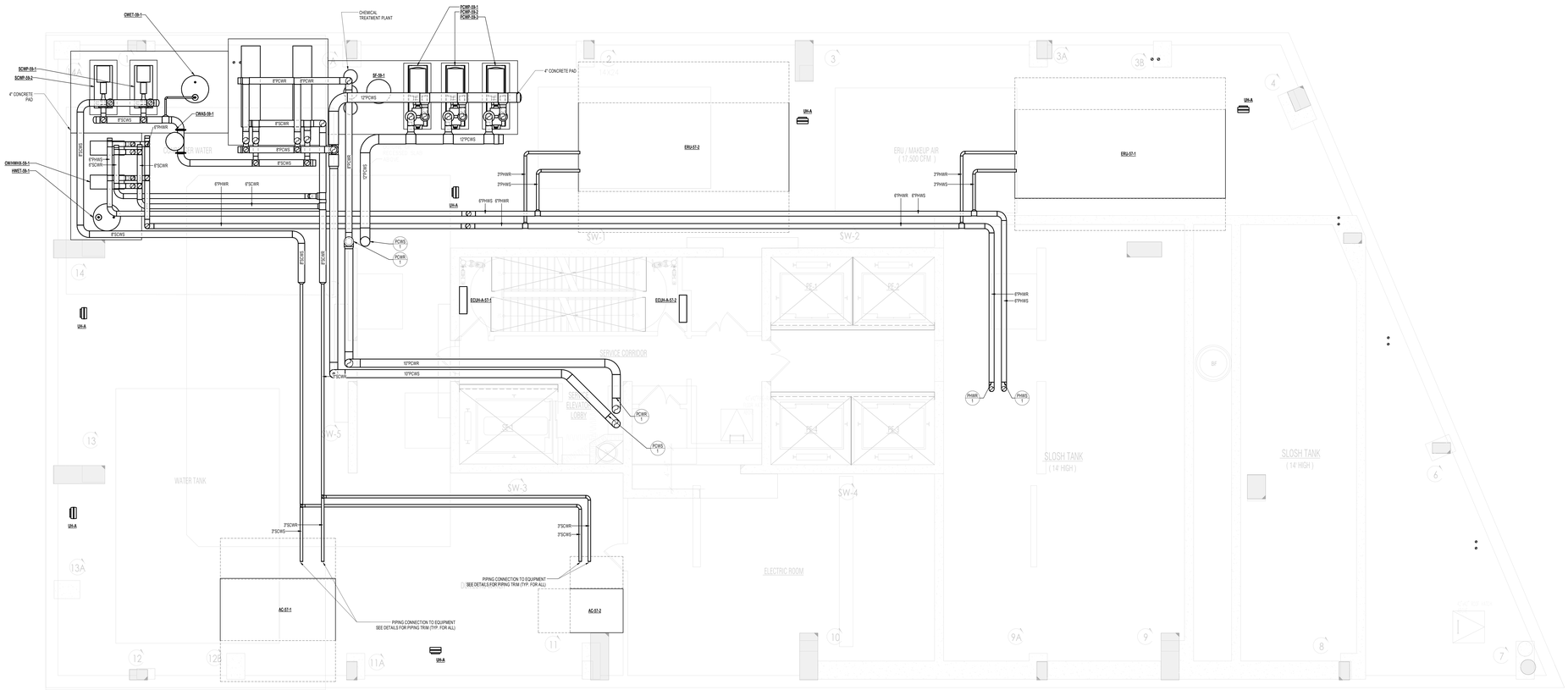
DATE:	Issue Date
PROJECT No:	1150060.00E
DRAWN BY:	Checker
CHECKED BY:	Author

DRAWING No:

M-233.00

CADD FILE :

DEPT OF BLDGS 519107280 Job Number
B1300339X1000 Work Order



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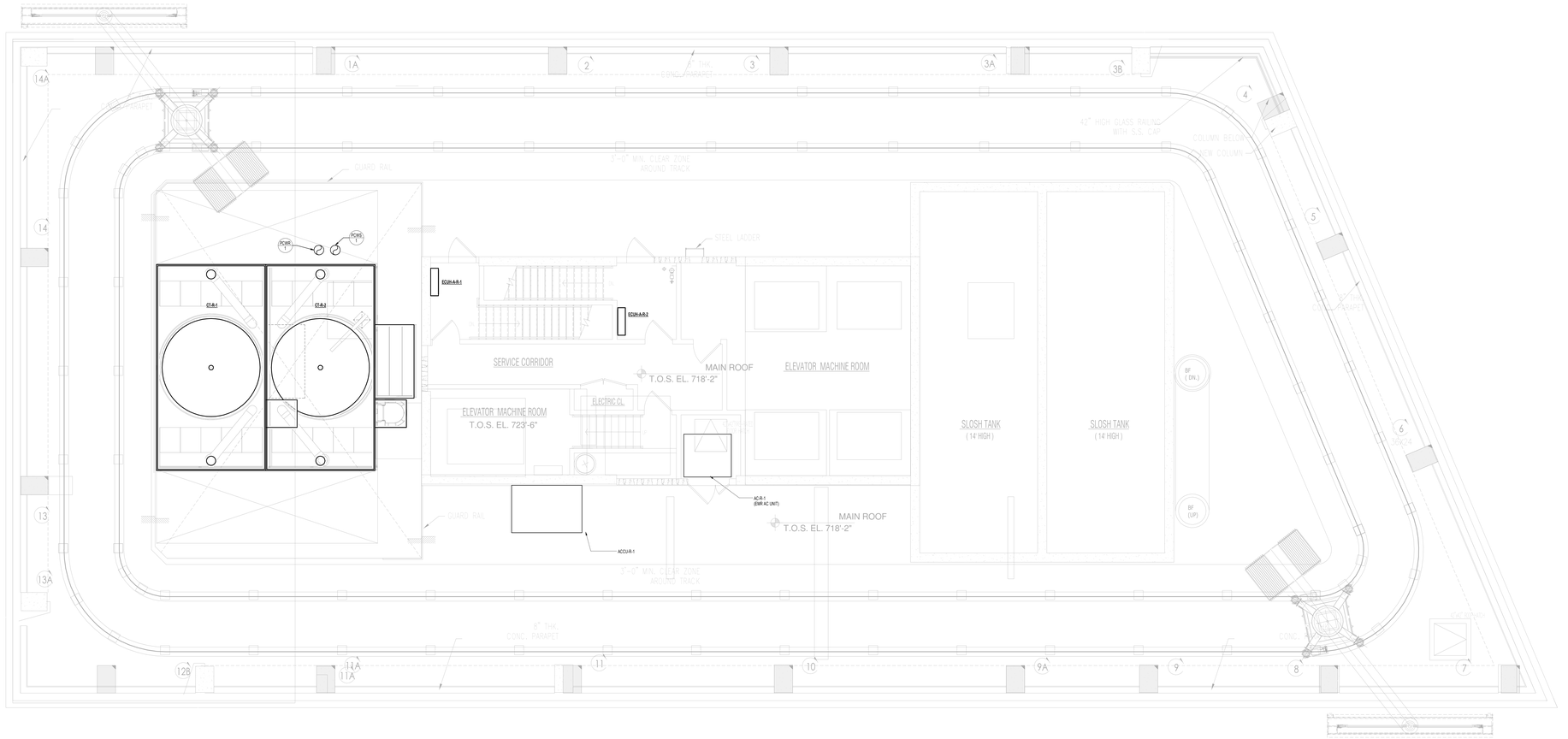
B1626BRKZ02 Stock Code



1 MAIN ROOF PLAN

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

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:

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Kohn Pedersen Fox Associates PC

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STRUCTURAL ENGINEERS:

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62 West 45th Street, 11th Floor
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M E P ENGINEERS:

AKF

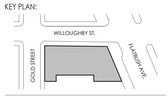
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

No.	Date	Revision:
3	05/02/16	DOB FILING
2	05/02/16	100% DESIGN DEVELOPMENT
1	02/18/16	50% DD SET

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

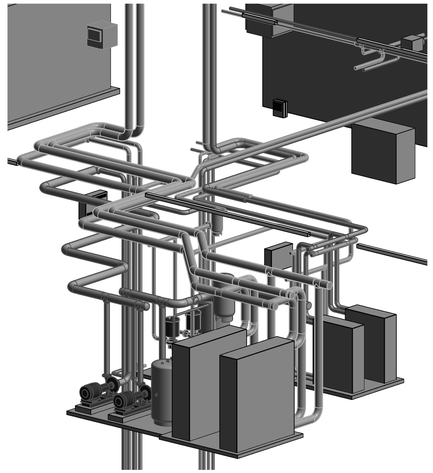
DRAWING TITLE:

MECHANICAL ROOF FLOOR PLAN - PIPING

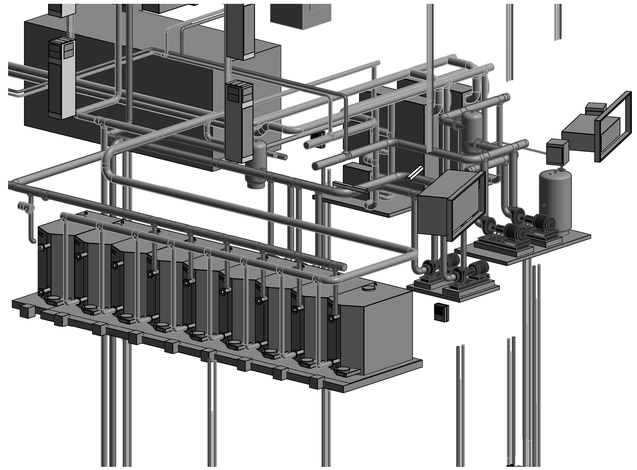
Clare Gomez
Building Code Consultant
APPROVED
Under Directive 1 of 1975
Date: 03/03/2017
NYC Development Hub

SEAL & SIGNATURE

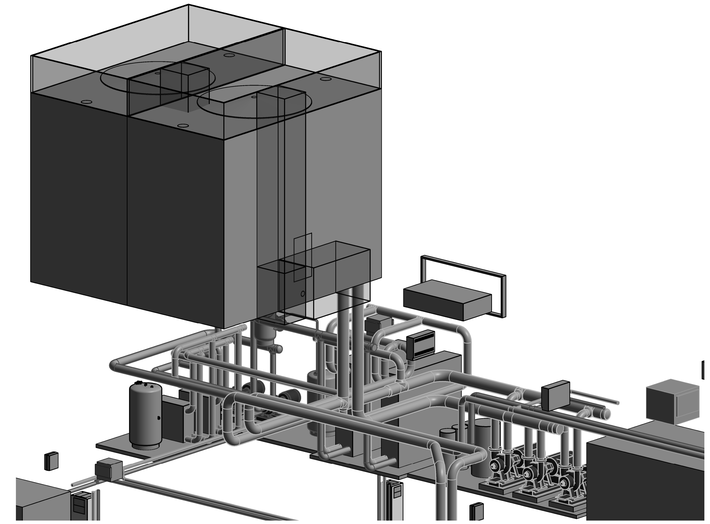
DATE:	Issue Date
PROJECT No:	1132582-000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-261.00
CADD FILE:	



1 4TH FL MER (PIPING ONLY)
SCALE:



2 31ST FL MER (PIPING ONLY) Copy 1
SCALE:



3 59TH FL MER (PIPING ONLY) Copy 1 Copy 1
SCALE:

ClarpGomez
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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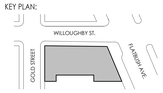
FAX: (212)

No:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

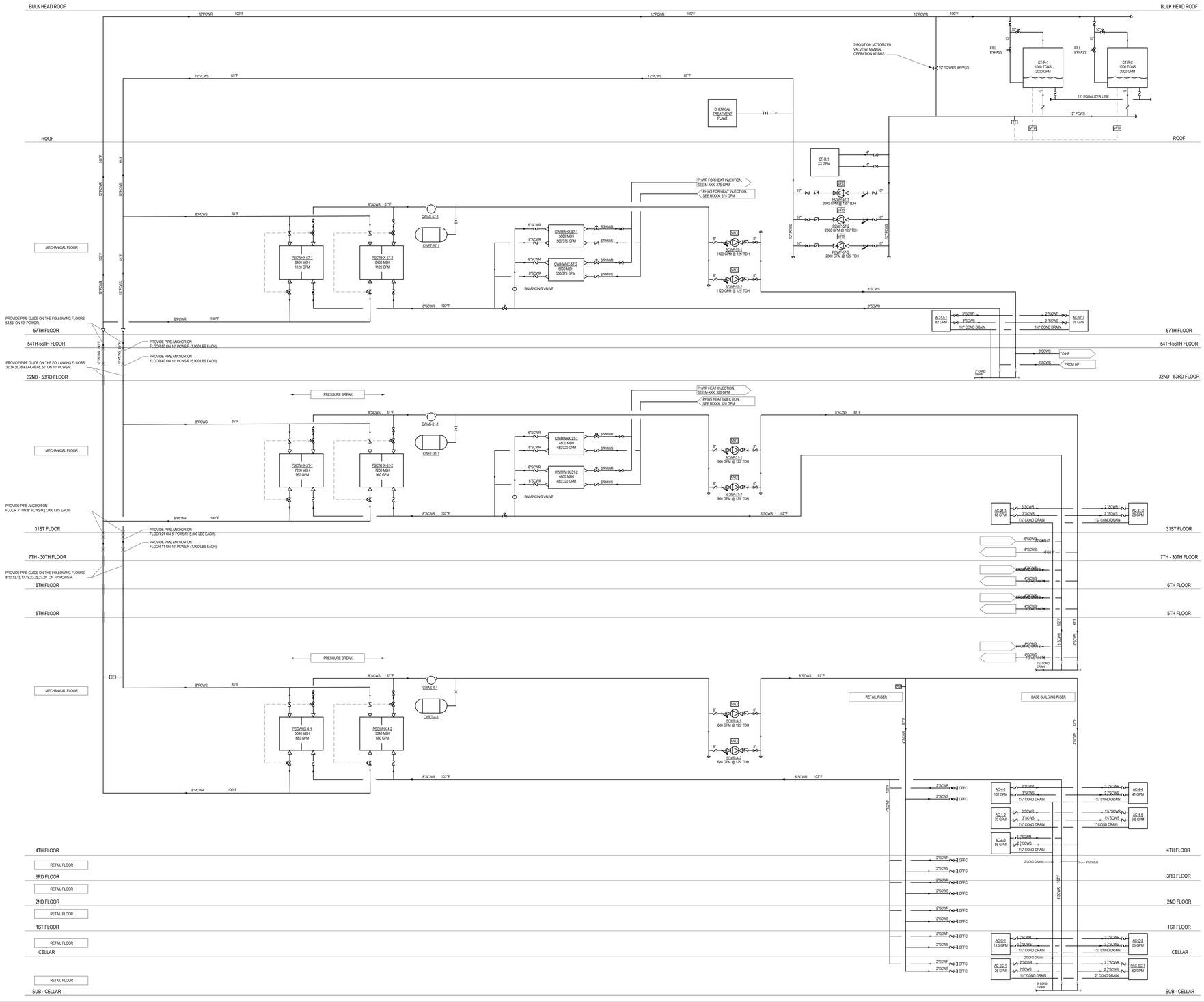
DRAWING TITLE:

SECTIONS AND PART PLANS TBD

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1132082.002
Drawn BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-300.00
CADD FILE :	

DEPT OF BLDGS 111337280 Job Number
S1331429700 Work Order



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
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NEW YORK, NY 10018
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FAX.: (212) 979-8387

DESIGN ARCHITECT:
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Kohn Pedersen Fox Associates PC
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Tel (212) 246-7800

M E P ENGINEERS:
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NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

No.	Date	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

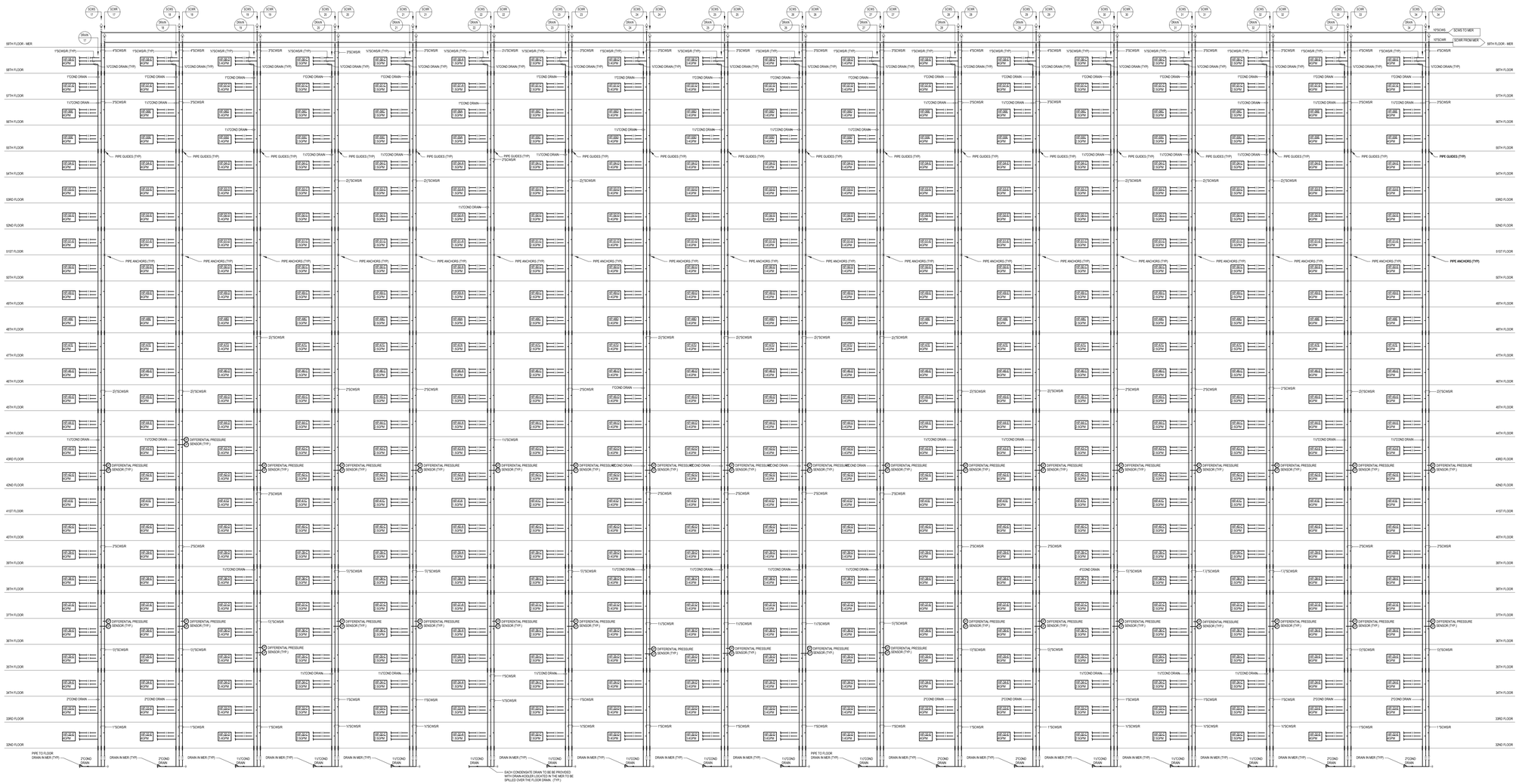
CONDENSER WATER RISER DIAGRAM

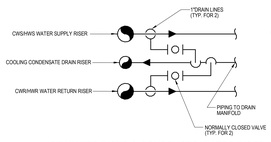
ClaroGomez Building Systems
APPROVED
Under Directive 1 of 1975
Date: 05/02/2017
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	113338D.000
Drawn BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-400.00
CADD FILE :	

DEPT OF BLDGS 121107280 Job Number
B1B0S1S2S3S4S5 Side Code





NOTES:
1. PROVIDE THIS PIPING ARRANGEMENT AT ALL LOW POINTS OF THE CW &HW WATER RISERS.
2. REFER TO RISER DIAGRAMS FOR EXACT LOCATION OF PIPING ARRANGEMENT.

HOT WATER RISER & CONDENSER WATER RISER DRAIN DETAIL

Clary Gomez
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
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TEL.: (212) 354-5656
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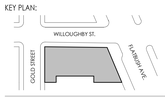
No:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



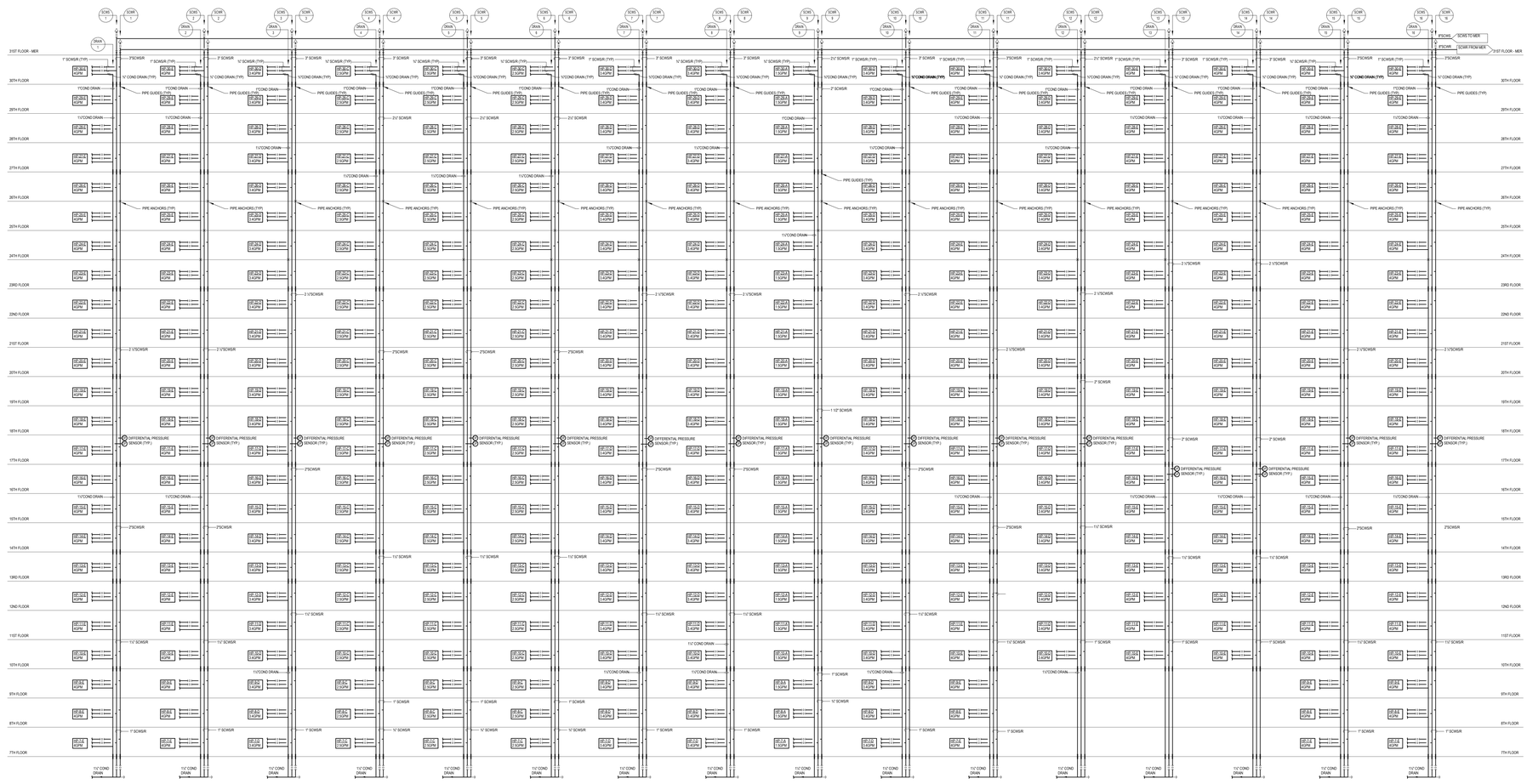
PROJECT:
CITY POINT - PHASE 3

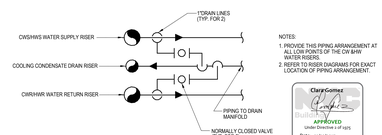
DRAWING TITLE:
CONDENSER WATER RISER DIAGRAM

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1130382.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-401.00
CADD FILE :	

DEPT OF BLDGS 121197280 Job Number
B1500/A000655 Scan Code





NOTES:
1. PROVIDE THIS PIPING ARRANGEMENT AT ALL LOW POINTS OF THE CW &HW SUPPLY RISERS.
2. REFER TO RISER DIAGRAMS FOR EXACT LOCATION OF PIPING ARRANGEMENT.

HOT WATER RISER & CONDENSER WATER RISER DRAIN DETAIL

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
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TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:

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STRUCTURAL ENGINEERS:

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M E P ENGINEERS:

AKF

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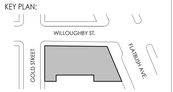
TEL.: (212) 354-5656
FAX.: (212)

No:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

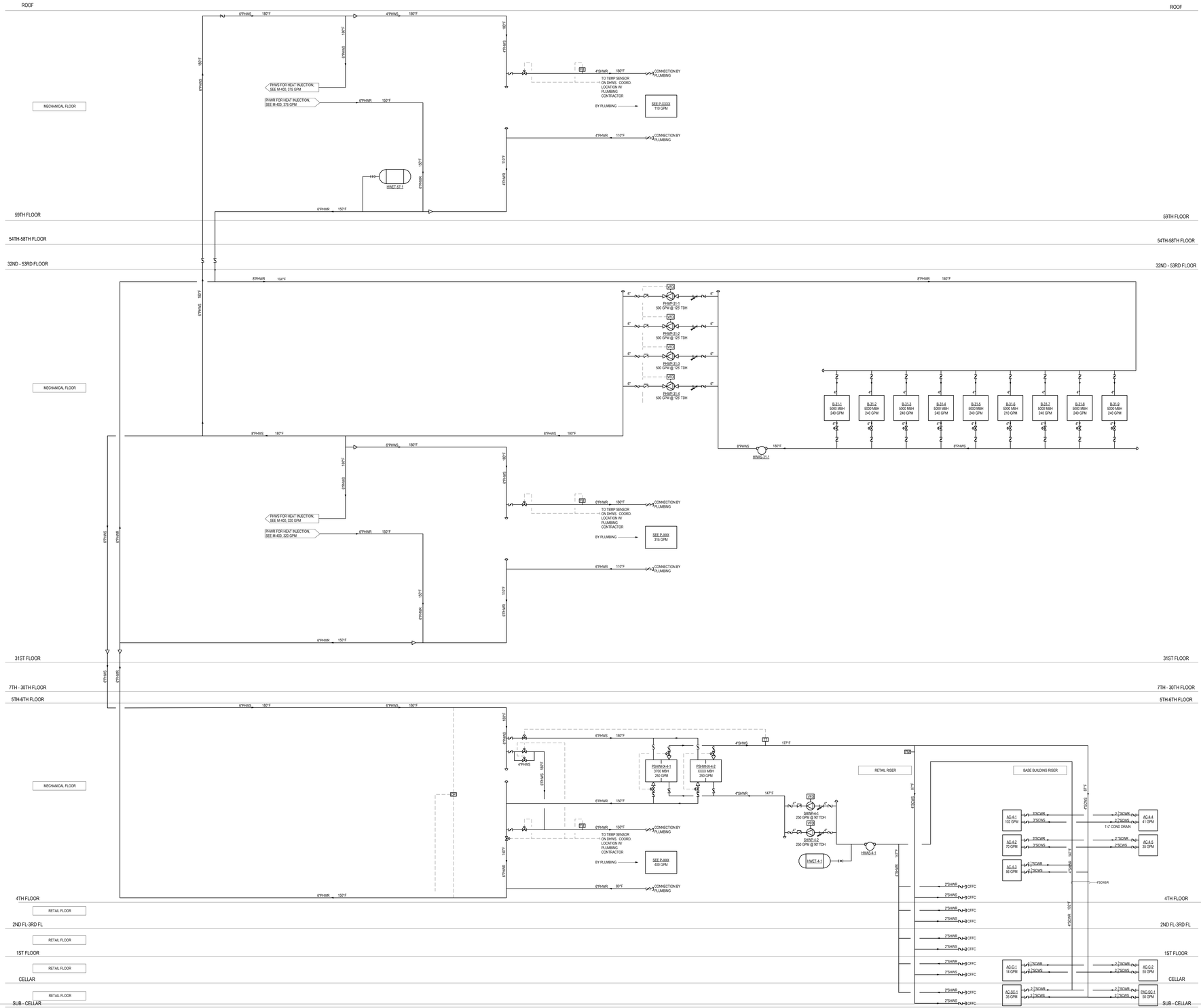
CONDENSER WATER RISER DIAGRAM

ClarisGomez
APPROVED
Under Directive 14 of 1975
Date: 05/02/2016
NYC Construction Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1130260.002
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-402.00
CADD FILE :	

DEPT OF BLDGS 121197280 Job Number
I1356000501S1 Stock Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
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No	Date	Revision
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:
CITY POINT - PHASE 3

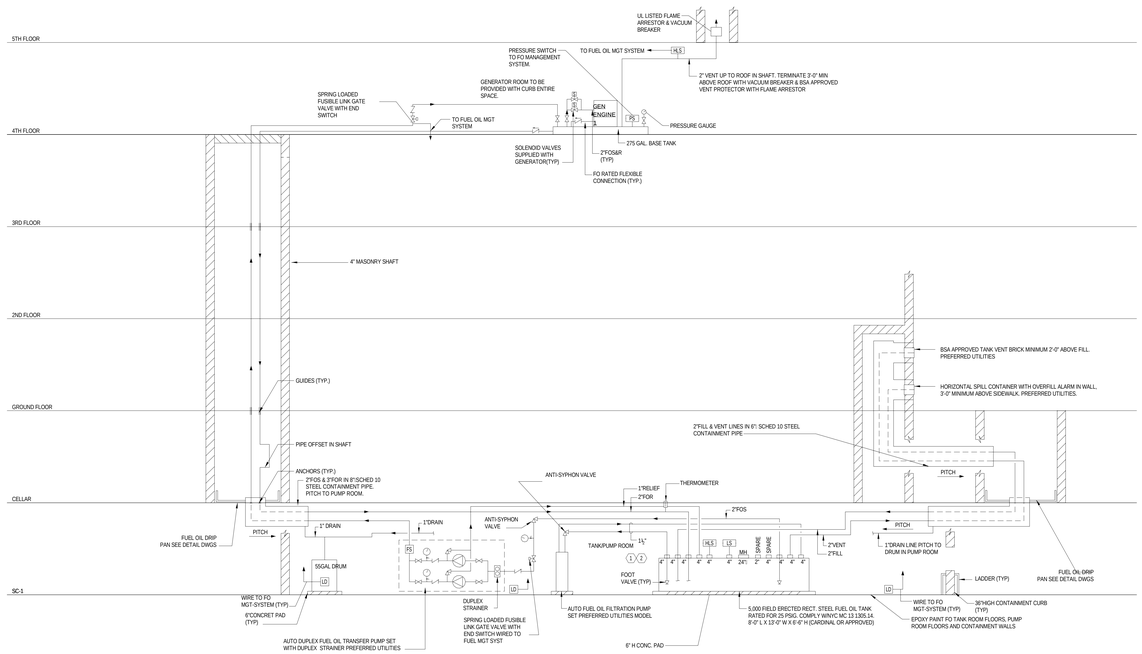
DRAWING TITLE:
HOT WATER RISER DIAGRAM

ClarpGomez
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1135082.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-403.00
CADD FILE :	

DEPT OF BLDGS 421197999 Job Number
ESR/MV/20121 Scan Code



GENERAL NOTES:

1. TANK ROOM AND PUMP ROOM WALLS TO BE 3 HOUR RATED CONSTRUCTION.
2. PROVIDE FIRE EXTINGUISHERS IN TANK AND PUMP ROOMS AS REQUIRED BY FIRE CODES BY NFPA 10.
3. PROVIDE ELECTRIC GROUNDING FOR FUEL OIL TANK (SEE ELECTRICAL DRAWINGS).

KEY NOTES:

1. PROVIDE 36"HIGH CONTAINMENT WITH LADDERS AT EACH TANK ROOM DOOR AND OIL RESISTIAT EPOXY COATING ON ALL TANK ROOM WALLS TO TOP OF CONTAINMENT CURB HT
2. PROVIDE WELDED STEEL OIL TIGHT PAN NOT LESS THAN NO. 18 GAGE METAL SUITABLY REINFORCED AND OF CAPACITY TO CONTENTS OF THE TANK.

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
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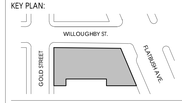
No:	Date:	Revison:
3	08/22/16	ISSUED FOR 50% CD
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

FUEL OIL RISER DIAGRAM

Clara Gomez
Buildings
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	1150382-000
DRAWN BY:	Checker
CHECKED BY:	Author

DRAWING No:

M-405.00

CADD FILE :

DEPT OF BLDGS 121157280 Job Number
FL500/D500/B00 Risers Code

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

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No.	Date	Revisions:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

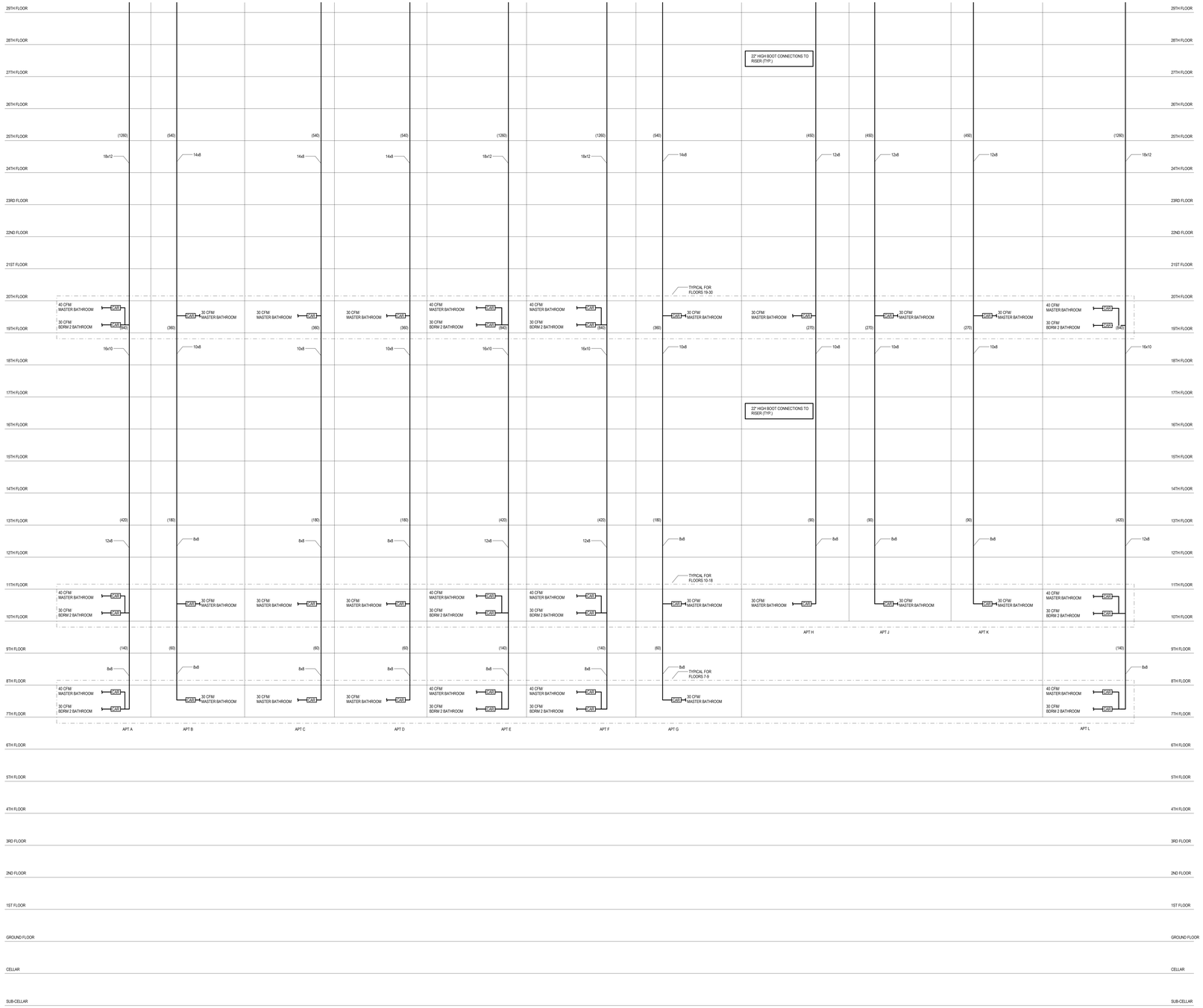
TOILET EXHAUST RISER DIAGRAM

ClaryGomez
BuildingEnvelope
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1133585.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-406.00
CADD FILE:	

DEPT OF BLDGS 121197280 Job Number
B1201130470 Scan Code



ClarisGomez
Building Inspector
APPROVED
Under Directive 14 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

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No:	Date:	Revision:
5	05/02/16	DOB FILING
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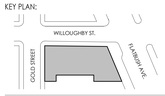
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

TOILET EXHAUST RISER DIAGRAM

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	1130300.000
Drawn BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-407.00
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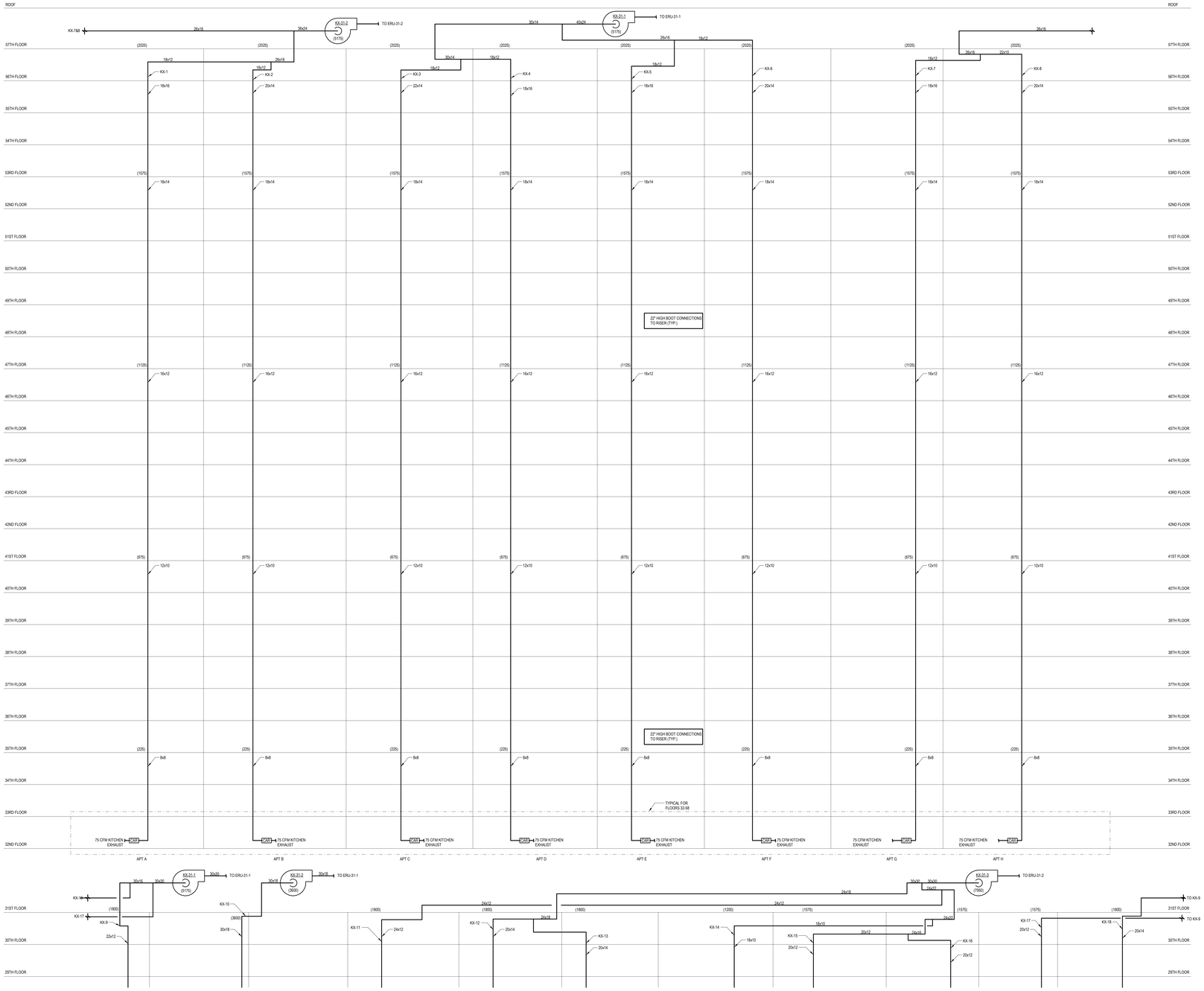

ClaryGomez
APPROVED
Under Directive 2 of 1975
Date: 03/13/2023
NYC Development Hub

DEPT OF BLDGS 02-15-1000 Job Number E3000299017 Scan Code

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

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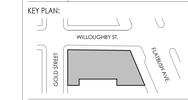

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

KITCHEN EXHAUST RISER DIAGRAM

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	Y130380-000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-408.00
CADD FILE :	

DEPT OF BUILDINGS 111157280 Job Number
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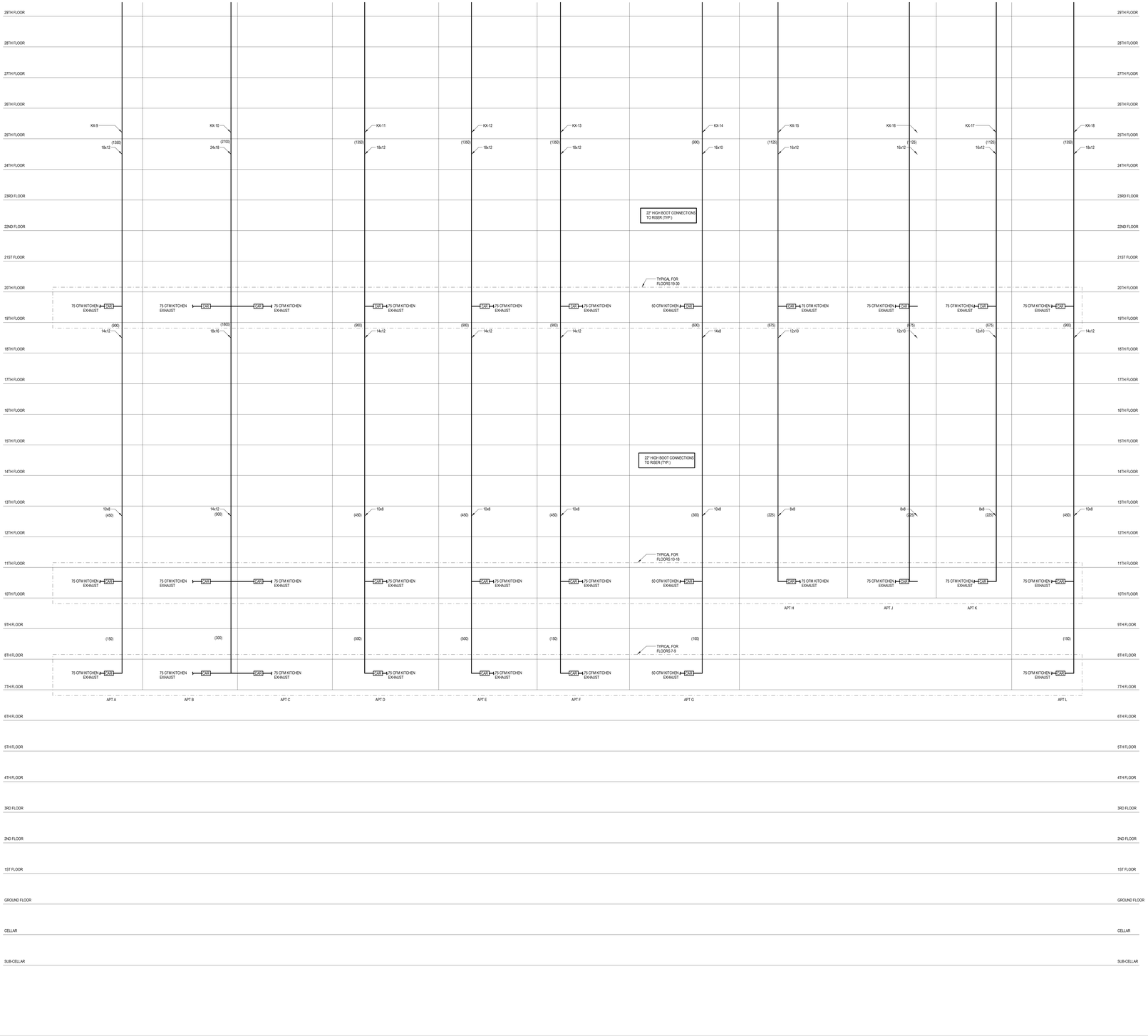

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
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10022

ARCHITECT OF RECORD:

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No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
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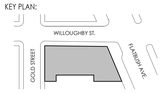
NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

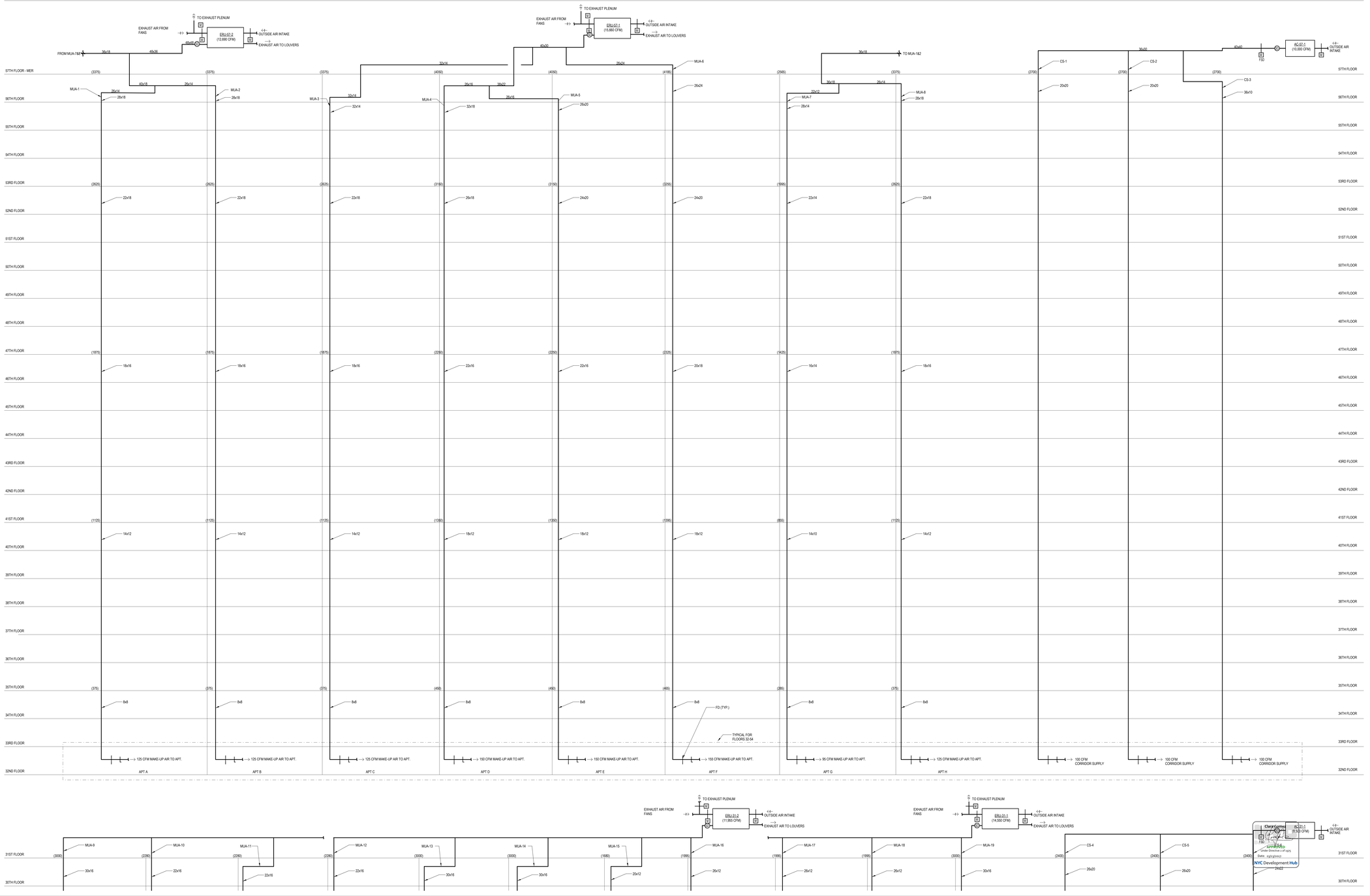
KITCHEN EXHAUST RISER DIAGRAM

ClaireGomez
APPROVED
Under Directive 14 of 1975
Date: 05/03/2017
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1130260.000
Drawn BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-409.00
CADD FILE :	

DEPT OF BLDGS 121197280 Job Number
B1843515293 Stock Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
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ARCHITECT OF RECORD:

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No:	Date:	Revision:
5	05/02/16	DOB FILING
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2	01/25/16	100% SCHEMATIC DESIGN
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NORTH ARROW

Scale:

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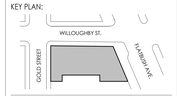

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

MAKEUP AIR RISER DIAGRAM

DATE:	Issue Date
PROJECT No:	113/260.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-410.00
CADD FILE :	

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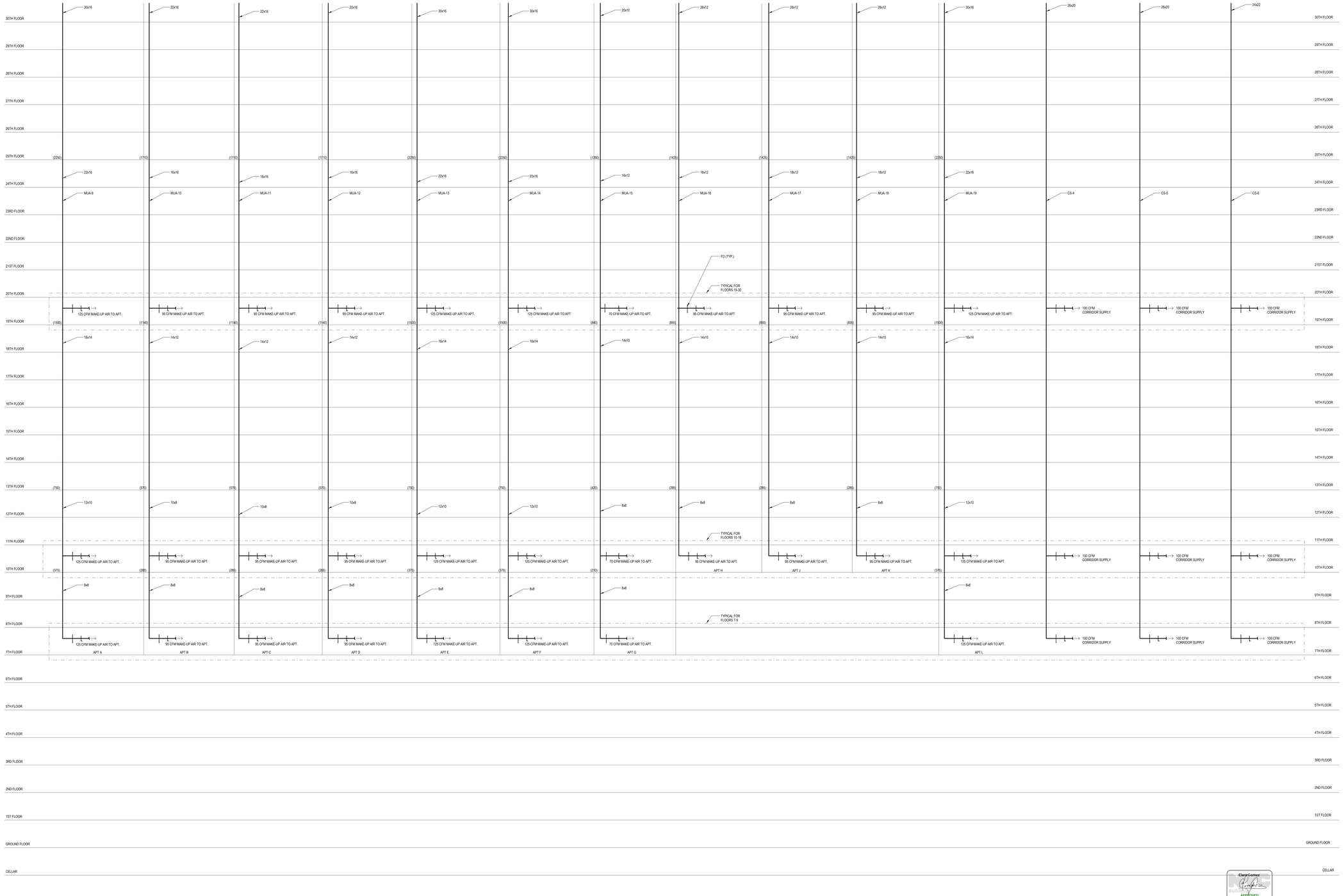

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
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No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

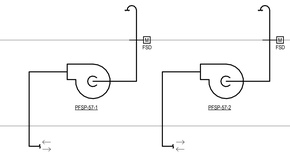
MAKEUP AIR RISER DIAGRAM

ClaryGomez
APPROVED
Under Directive 14 of 1975
Date: 03/23/2017
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	Y150382.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-411.00
CADD FILE:	

DEPT OF BLDGS 421197280 Job Number
B1B0823217 Scan Code



ROOF
57TH FLOOR
56TH FLOOR
55TH FLOOR
54TH FLOOR
53RD FLOOR
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ROOF
57TH FLOOR
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34TH FLOOR
33RD FLOOR
32ND FLOOR
31ST FLOOR
30TH FLOOR

ClarjoGomez
APPROVED
Under Directive 14 of 1975
Date: 05/02/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
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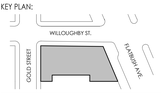
TEL.: (212) 354-5656
FAX.: (212)

No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PFSP, SP CS AIR RISER DIAGRAM

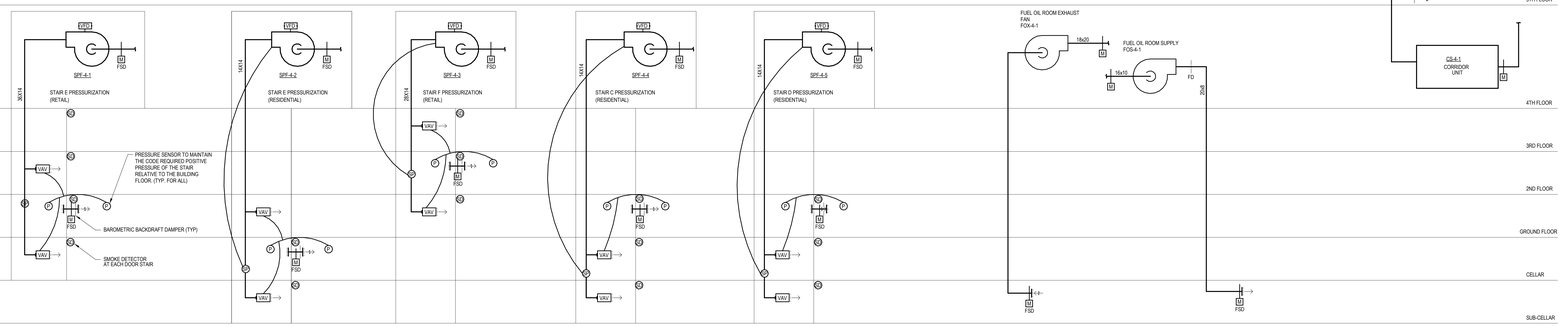
SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1153080.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-412.00
CADD FILE :	

DEPT OF BUILDINGS 111570280 Job Number
1130061 Work Order

30TH FLOOR
29TH FLOOR
28TH FLOOR
27TH FLOOR
26TH FLOOR
25TH FLOOR
24TH FLOOR
23RD FLOOR
22ND FLOOR
21ST FLOOR
20TH FLOOR
19TH FLOOR
18TH FLOOR
17TH FLOOR
16TH FLOOR
15TH FLOOR
14TH FLOOR
13TH FLOOR
12TH FLOOR
11TH FLOOR
10TH FLOOR
9TH FLOOR
8TH FLOOR
7TH FLOOR
6TH FLOOR
5TH FLOOR
4TH FLOOR
3RD FLOOR
2ND FLOOR
1ST FLOOR
CELLAR
SUB-CELLAR

NOTES:
1. SYSTEM REQUIRED FOR EACH STAIRWELL FOR THE BASE OF THE BUILDING
2. BOTH EQUIPMENT AND DUCTWORK LOCATED WITHIN THE BUILDING IS TO BE SEPARATED FROM THE REMAINDER OF THE BUILDING, INCLUDING OTHER MECHANICAL BY A 2 HOUR FIRE-RESISTANCE FIRE BARRIERS.
3. STAIR PRESSURIZATION DUCT HORIZONTAL OFFSETS THAT LEAVE STAIRWAY ON A FLOOR SHALL HAVE AN ENCLOSURE WRAPPED IN 2 HOUR FIRE WRAP.
4. ENTIRE SYSTEM AND CONTROLS NEED TO BE TIED INTO BUILDING EMERGENCY GENERATOR.
5. SYSTEM REQUIRES CONNECTION AND INTERFACE WITH FIRE ALARM SYSTEM.
6. ALL DOORS TO STAIRWELL WILL REQUIRE TO BE SMOKE SEALED.
7. SPECIAL INSPECTION, ACCEPTANCE TESTING AND PERIODIC TESTING REQUIRED.



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

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KPF
Kohn Pedersen Fox Associates PC

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STRUCTURAL ENGINEERS:

McNAMARA . SALVIA

62 West 45th Street, 11th Floor
New York, NY 10036
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M E P ENGINEERS:

AKF

ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
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ClaryGomez
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

No.	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

SCORE:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PFSP, SP CS AIR RISER DIAGRAM

SEAL & SIGNATURE

STATE OF NEW YORK
PROFESSIONAL ENGINEER

DATE:	Issue Date
PROJECT No:	1133580-000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-413.00
CADD FILE :	

DEPT OF BLDGS 510107285 Job Number
B1000217749S1 Work Order

COOLING TOWER SCHEDULE

NO.	LEVEL	SERVICE	NO. OF CELLS	TYPE	CONDENSER WATER DATA			CONDENSER WATER DATA		FAN DATA		FAN MOTOR DATA							ELECTRICAL DATA					VIBRATION ISOLATION		PHYSICAL DATA (EACH CELL)						
					GPM PER CELL	WATER TEMP. (°F) EWT	LWT	MAX. P.D. (FT. H2O)	ENTERING WET BULB (°F)	NO. OF FANS PER CELL	AIR FLOW OVERCELL (CFM)	DRIVE TYPE	NO. OF MOTORS PER CELL	MHP	LOW RPM	HI RPM	STARTER TYPE	VOLTS	PHASE	HZ	BASIN HEATER NO. OF HEATERS	BASIN HEATER KW (EA.)	NO. OF STAGES	MOUNTING TYPE	BASE TYPE	MIN. STATIC DEFLECTION (IN)	LENGTH (FT-IN)	WIDTH (FT-IN)	HEIGHT (FT-IN)	OPERATING WT. (LBS)	MANUFACTURER	MODEL NO.
CT-R-1	ROOF	CONDENSER WATER	1	INDUCED DRAFT	2000	100	85	0.00	78	0	0	BELT	0	60	0	0	VFD	460	3	60	1	30.0	2	xxx	xxx	SEE SPECS	11' - 10 3/4"	22' -5"	18' - 10 1/8"	38,780	SPX COOLING TECHNOLOGIES	MARLEY NC8411
CT-R-2	ROOF	CONDENSER WATER	1	INDUCED DRAFT	2000	100	85	0.00	78	0	0	BELT	0	60	0	0	VFD	460	3	60	1	30.0	2	xxx	xxx	SEE SPECS	11' - 10 3/4"	22' -5"	18' - 10 1/8"	38,780	SPX COOLING TECHNOLOGIES	MARLEY NC8411

BOILER SCHEDULE

NO.	LOCATION	SERVICE	PERFORMANCE DATA							GAS DATA			ELECTRICAL DATA				DIMENSIONS			OPERATING WT. (LBS) INCLUDING WATER	EFF % (AHRI)	MANUFACTURER	MODEL NO.
			INPUT (BTUH)	OUTPUT (BTUH)	DESIGN FLOW RATE (GPM)	EWT	LWT	PRESSURE DROP (PSI)	MAX WORKING PRESSURE (PSI)	FUEL TYPE	GAS TRAIN SIZE (IN)	MIN GAS PRESSURE (IN W.G.)	MAX GAS PRESSURE (IN W.G.)	VOLTAGE	PHASE	HZ	FLA	HEIGHT	DEPTH	WIDTH				
B-31-1	LEVEL 31	HOT WATER	5,000,000	4,650,000	240	140	180	1.4	150	NATURAL GAS	2.5	4.00	14.00	208	3	60	12	6' - 8"	9' - 1"	4' - 5 1/2"	8,000	93	LOCHINVAR	FBN5000
B-31-2	LEVEL 31	HOT WATER	5,000,000	4,650,000	240	140	180	1.4	150	NATURAL GAS	2.5	4.00	14.00	208	3	60	12	6' - 8"	9' - 1"	4' - 5 1/2"	8,000	93	LOCHINVAR	FBN5000
B-31-3	LEVEL 31	HOT WATER	5,000,000	4,650,000	240	140	180	1.4	150	NATURAL GAS	2.5	4.00	14.00	208	3	60	12	6' - 8"	9' - 1"	4' - 5 1/2"	8,000	93	LOCHINVAR	FBN5000
B-31-4	LEVEL 31	HOT WATER	5,000,000	4,650,000	240	140	180	1.4	150	NATURAL GAS	2.5	4.00	14.00	208	3	60	12	6' - 8"	9' - 1"	4' - 5 1/2"	8,000	93	LOCHINVAR	FBN5000
B-31-5	LEVEL 31	HOT WATER	5,000,000	4,650,000	240	140	180	1.4	150	NATURAL GAS	2.5	4.00	14.00	208	3	60	12	6' - 8"	9' - 1"	4' - 5 1/2"	8,000	93	LOCHINVAR	FBN5000
B-31-6	LEVEL 31	HOT WATER	5,000,000	4,650,000	240	140	180	1.4	150	NATURAL GAS	2.5	4.00	14.00	208	3	60	12	6' - 8"	9' - 1"	4' - 5 1/2"	8,000	93	LOCHINVAR	FBN5000
B-31-7	LEVEL 31	HOT WATER	5,000,000	4,650,000	240	140	180	1.4	150	NATURAL GAS	2.5	4.00	14.00	208	3	60	12	6' - 8"	9' - 1"	4' - 5 1/2"	8,000	93	LOCHINVAR	FBN5000
B-31-8	LEVEL 31	HOT WATER	5,000,000	4,650,000	240	140	180	1.4	150	NATURAL GAS	2.5	4.00	14.00	208	3	60	12	6' - 8"	9' - 1"	4' - 5 1/2"	8,000	93	LOCHINVAR	FBN5000
B-31-9	LEVEL 31	HOT WATER	5,000,000	4,650,000	240	140	180	1.4	150	NATURAL GAS	2.5	4.00	14.00	208	3	60	12	6' - 8"	9' - 1"	4' - 5 1/2"	8,000	93	LOCHINVAR	FBN5000

PUMP SCHEDULE

NO.	LEVEL	PUMP TYPE	SERVICE	PERFORMANCE DATA				CONSTRUCTION DATA		MOTOR DATA				ELECTRICAL DATA			VIBRATION ISOLATION		MIN. STATIC DEFLECTION	OPERATING WEIGHT (LBS)	MANUFACTURER	MODEL	SERIES
				DESIGN FLOW RATE (GPM)	TDH (FT)	RATED SPEED (RPM)	NPSH (FT)	SUCTION SIZE	DISCHARGE SIZE	MAX WORKING PRESSURE (PSI)	MHP	BHP	MOTOR FRAME	STARTER TYPE	VOLTS	PHASE	HZ	SPECIFICATIONS MOUNTING TYPE	SPECIFICATIONS BASE TYPE					
SCWP-4-1	LEVEL 4	Base Mounted End Suction	CONDENSER WATER	680	125	0		5"	4"	175	0.0	0.0	324T-L		460	3	60					Bell & Gossett	4 GC	e-1510
SCWP-4-2	LEVEL 4	Base Mounted End Suction	CONDENSER WATER	680	125	0		5"	4"	175	0.0	0.0	324T-L		460	3	60					Bell & Gossett	4 GC	e-1510
SHWP-4-1	LEVEL 4	In-Line Centrifugal	CHILLED WATER	250	90	0	0.00	3"	3"	175	0.0	0.0	254	VFD	460	3	60			SEE SPECS	0	Bell & Gossett	3x3x11	80
SHWP-4-2	LEVEL 4	In-Line Centrifugal	CHILLED WATER	250	90	0	0.00	3"	3"	175	0.0	0.0	254	VFD	460	3	60			SEE SPECS	0	Bell & Gossett	3x3x11	80
PHWP-31-1	LEVEL 31	Base Mounted End Suction	HOT WATER	500	125	0		5"	4"	175	0.0	0.0	286T-L		460	3	60					Bell & Gossett	4 GC	e-1510
PHWP-31-2	LEVEL 31	Base Mounted End Suction	HOT WATER	500	125	0		5"	4"	175	0.0	0.0	286T-L		460	3	60					Bell & Gossett	4 GC	e-1510
PHWP-31-3	LEVEL 31	Base Mounted End Suction	HOT WATER	500	125	0		5"	4"	175	0.0	0.0	286T-L		460	3	60					Bell & Gossett	4 GC	e-1510
PHWP-31-4	LEVEL 31	Base Mounted End Suction	HOT WATER	500	125	0		5"	4"	175	0.0	0.0	286T-L		460	3	60					Bell & Gossett	4 GC	e-1510
SCWP-31-1	LEVEL 31	Base Mounted End Suction	CONDENSER WATER	960	125	0		6"	5"	175	0.0	0.0	326T-L	VFD	460	3	60			SEE SPECS	0	Bell & Gossett	5 GB	e-1510
SCWP-31-2	LEVEL 31	Base Mounted End Suction	CONDENSER WATER	960	125	0	0.00	6"	5"	175	0.0	0.0	326T-L	VFD	460	3	60			SEE SPECS	0	Bell & Gossett	5 GB	e-1510
PCWP-59-1	LEVEL 59	Double Suction Split Case	CONDENSER WATER	2000	125	0		8"	6"	175	0.0	0.0	404TTS									Bell & Gossett	VSC-6x8x13.5A	VSX
PCWP-59-2	LEVEL 59	Double Suction Split Case	CONDENSER WATER	2000	125	0		8"	6"	175	0.0	0.0	404TTS									Bell & Gossett	VSC-6x8x13.5A	VSX
PCWP-59-3	LEVEL 59	Double Suction Split Case	CONDENSER WATER	2000	125	0		8"	6"	175	0.0	0.0	404TTS									Bell & Gossett	VSC-6x8x13.5A	VSX
SCWP-59-1	LEVEL 59	Base Mounted End Suction	CONDENSER WATER	1120	125	0	0.00	6"	5"	175	0.0	0.0	326T-L	VFD	460	3	60			SEE SPECS	0	Bell & Gossett	5 GB	e-1510
SCWP-59-2	LEVEL 59	Base Mounted End Suction	CONDENSER WATER	1120	125	0	0.00	6"	5"	175	0.0	0.0	326T-L	VFD	460	3	60			SEE SPECS	0	Bell & Gossett	5 GB	e-1510

HEAT EXCHANGER SCHEDULE

NO.	LOCATION	HEAT EXCHANGER TYPE	CAPACITY (MBH)	MAX. WORKING PRESS. (PSIG)	PRIMARY SIDE					SECONDARY SIDE						DIMENSIONS			OPERATING WEIGHT (LBS)	MANUFACTURER	MODEL NO.
					FLOW (GPM)	PRESS. DROP (PSI)	INLET TEMP. (°F)	OUTLET TEMP. (°F)	FOULING FACTOR	FLOW (GPM)	PRESS. DROP (PSI)	INLET TEMP. (°F)	OUTLET TEMP. (°F)	FOULING FACTOR	PLATE MATERIAL	LENGTH	WIDTH	HEIGHT			
DHW-HX-LZ-2	LEVEL 4																2' -0"				
DHW-HX-LZ-3	LEVEL 4																2' -0"				
DHW-HX-LZ-4	LEVEL 4																2' -0"				
PSCWHX-4-1	LEVEL 4	PLATE/FRAME	5,057	450.00	680	9.99	85	100	0.0005	680	9.89	102	87	0.0001	STAINLESS STEEL	8' - 1"	2' - 1 13/32"	9' - 0 13/32"	10,000	ALFA LAVAL	AQ6L-FS
PSCWHX-4-2	LEVEL 4	PLATE/FRAME	5,057	450.00	680	9.99	85	100	0.0005	680	9.89	102	87	0.0001	STAINLESS STEEL	8' - 1"	2' - 1 13/32"	9' - 0 13/32"	10,000	ALFA LAVAL	AQ6L-FS
PSHWHX-4-1	LEVEL 4	PLATE/FRAME	3,638	300.00	250	8.19	180	150	0.0001	250	8.37	147	177	0.0001	STAINLESS STEEL	4' - 10"	1' - 8"	6' - 4"	2,980	ALFA LAVAL	AQ4L-FS
PSHWHX-4-2	LEVEL 4	PLATE/FRAME	3,638	300.00	250	8.19	180	150	0.0001	250	8.37	147	177	0.0001	STAINLESS STEEL	4' - 10"	1' - 8"	6' - 4"	2,980	ALFA LAVAL	AQ4L-FS
CWHWHX-31-1	LEVEL 31	PLATE/FRAME	4,663	150.00	320	4.01	180	150	0.0001	480	9.53	40	60	0.0001	STAINLESS STEEL	3' - 2"	1' - 4 13/32"	2' - 11"	642	ALFA LAVAL	AQ3-MFG
CWHWHX-31-2	LEVEL 31	PLATE/FRAME	4,663	150.00	320	4.01	180	150	0.0001	480	9.53	40	60	0.0001	STAINLESS STEEL	3' - 2"	1' - 4 13/32"	2' - 11"	642	ALFA LAVAL	AQ3-MFG
DHW-HX-HZ-2	LEVEL 31																2' -0"	2' -0"			
DHW-HX-HZ-3	LEVEL 31																2' -0"	2' -0"			
DHW-HX-HZ-4	LEVEL 31																2' -0"	2' -0"			
DHW-HX-LZ-1	LEVEL 31																2' -0"	2' -0"			
PSCWHX-31-1	LEVEL 31	PLATE/FRAME	7,139	300.00	960	9.85	85	100	0.0005	960	9.74	102	87	0.0001	STAINLESS STEEL	8' -0"	2' - 1 13/32"	9' - 0 13/32"	9,160	ALFA LAVAL	AQ6L-FG
PSCWHX-31-2	LEVEL 31	PLATE/FRAME	7,139	300.00	960	9.85	85	100	0.0005	960	9.74	102	87	0.0001	STAINLESS STEEL	8' -0"	2' - 1 13/32"	9' - 0 13/32"	9,160	ALFA LAVAL	AQ6L-FG
CWHWHX-59-1	LEVEL 59	PLATE/FRAME	5,465	150.00	375	4.23	180	150	0.0001	560	9.80	40	60	0.0001	STAINLESS STEEL	3' -9"	1' - 6 1/2"	3' - 6 11/16"	961	ALFA LAVAL	AQ3-MFG
CWHWHX-59-2	LEVEL 59	PLATE/FRAME	5,465	150.00	375	4.23	180	150	0.0001	560	9.80	40	60	0.0001	STAINLESS STEEL	3' -9"	1' - 6 1/2"	3' - 6 11/16"	961	ALFA LAVAL	AQ3-MFG
DHW-HX-HZ-4	LEVEL 59																2' -0"	2' -0"			
PSCWHX-59-2	LEVEL 59	PLATE/FRAME	8,330	150.00	1,120	9.93	85	100	0.0005	1,120	9.83	102	87	0.0001	STAINLESS STEEL	8' - 11"	2' - 1"	9' - 0"	8,030	ALFA LAVAL	AQ6L-FG

EXPANSION TANK SCHEDULE

NO.	SERVICE	LEVEL	TYPE	SERIES	TANK VOLUME (GAL.)	EXPANSION VOLUME (GAL.)	DIAMETER (IN)	WORKING PRESSURE (PSIG)	SYSTEM MAX OPER. TEMP. (°F)	CHARGE PRESSURE (PSIG)	HEIGHT (FT-IN)	OPERATING WEIGHT (LBS)	MANUFACTURER	MODEL
CWET-4-1	CONDENSER WATER	LEVEL 4	Full Acceptance Pre-Charged Bladder Tanks	B-High Pressure	264	22	36"	175	100	12	6' - 1 1/2"	0	Bell & Gossett	B-1000
HWET-4-1	HOT WATER	LEVEL 4	Full Acceptance Pre-Charged Bladder Tanks	B-High Pressure	264	22	36"	175	100	12	6' - 1 1/2"	0	Bell & Gossett	B-1000
CWET-31-1	CONDENSER WATER	LEVEL 31	Full Acceptance Pre-Charged Bladder Tanks	B-High Pressure	264	22	36"	175	100	12	6' - 1 1/2"	0	Bell & Gossett	B-1000
CWET-59-1	CONDENSER WATER	LEVEL 59	Full Acceptance Pre-Charged Bladder Tanks	B-High Pressure	264	22	36"	175	100	12	6' - 1 1/2"	0	Bell & Gossett	B-1000
HWET-59-1	HOT WATER	LEVEL 59	Full Acceptance Pre-Charged Bladder Tanks	B-High Pressure	264	22	36"	175	100	12	6' - 1 1/2"	0	Bell & Gossett	B-1000

AIR CONDITIONING UNIT SCHEDULE FOR CONDENSER WATER HEAT PUMP HEATING

| Unit No | Level | Service | FAN DATA | | | | | | | | | FAN MOTOR DATA | | | | | | | ELECTRICAL DATA | | | | | DX COIL DATA | | | | | | | | | | | | | | | |

DEPT OF BLDGS 321970980 Job Number
B3B7745578 Scan Code

FAN SCHEDULE

UNIT No.	LEVEL	SERVICE	FAN TYPE	PERFORMANCE DATA CFM	TOTAL SP (IN. W.G.)	BHP	MOTOR DATA DRIVE TYPE	HP	STARTER TYPE	RPM	ELECTRICAL DATA VOLTS	PHASE	HZ	VIBRATION ISOLATION SPECIFICATIONS MOUNTING TYPE	BASE TYPE	MIN. STATIC DEFLECTION (IN.)	MANUFACTURER	MODEL	REMARKS
SCF-1-1	LEVEL 1	SMOKE CONTROL	INLINE	4400	0.50	0.86	BELT	1.50	VFD	1752	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	20-TIB	
SCF-1-2	LEVEL 1	SMOKE CONTROL	INLINE	4400	0.50	0.86	BELT	1.50	VFD	1752	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	20-TIB	
SCF-1-3	LEVEL 1	SMOKE CONTROL	INLINE	4400	0.50	0.86	BELT	1.50	VFD	1752	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	20-TIB	
SCF-1-4	LEVEL 1	SMOKE CONTROL	INLINE	4400	0.50	0.86	BELT	1.50	VFD	1752	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	20-TIB	
DX-4-1	LEVEL 4	SC DRYER EXHAUST	INLINE	1700	2.50	0.00	DIRECT	2.00	VFD	2300	208	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	ENERVEX-BBF 350	
EX-4-1	LEVEL 4	DOG WASH EXHAUST	INLINE	300	1.50	0.37	BELT	0.50	HOA	2797	120	1	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	70SQNA9	
EX-4-2	LEVEL 4	4TH FLR MER EXHAUST	INLINE	2450	0.50	0.44	BELT	0.75	HOA	1725	480	3	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	135QMX	
EX-4-3	LEVEL 4	4TH FLR MER EXHAUST	INLINE	1850	0.50	0.27	BELT	0.75	HOA	1725	480	3	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	135QMX	
EX-4-4	LEVEL 4	4TH FLR MER EXHAUST	INLINE	1850	0.50	0.27	BELT	0.75	HOA	1725	480	3	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	135QMX	
EX-4-5	LEVEL 4	CON-ED VAULT EXHAUST	INLINE	4800						1752	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	165QMX	
EX-4-6	LEVEL 4	TRASH & COMPACTOR RM EXH	INLINE	1800	1.50	0.69	BELT	1.50	HOA	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	150QMX-HP	
EX-4-7	LEVEL 4	POOL EQUIPMENT RM EXH	INLINE	500	1.50	0.72	BELT	0.75	HOA	3480	120	1	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	70SQNB	
FOMUA-4-1	LEVEL 4	SC FUEL OIL ROOM	INLINE	500	1.50	0.72	BELT	0.75	HOA	3480	120	1	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	70SQNB	
FOX-4-1	LEVEL 4	SC FUEL OIL ROOM	INLINE	500	1.50	0.72	BELT	0.75	HOA	3480	120	1	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	70SQNB	
GX-4-1	LEVEL 4	SC & CELLAR GX	INLINE	7800	2.00	3.84	BELT	7.50	VFD	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	225QMX-HP	
KX-4-1	LEVEL 4	AMENITY DEMO KITCHEN	INLINE	300	1.50	0.37	BELT	0.50	VFD	3450	120	1	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	100QMX	
LDS-4-1	LEVEL 4	LOADING DOCK SUPPLY	INLINE	1350	1.50	0.00	BELT	0.75	HOA		480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	120QMX	
LDX-4-1	LEVEL 4	LOADING DOCK EXHAUST	INLINE	1350	1.50	0.57	BELT	0.75	HOA	1984	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	120QMX-HP	
MUA-4-2	LEVEL 4	4TH FLOOR MER	INLINE	1850	0.50	0.27	BELT	0.75	HOA	1725	480	3	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	135QMX	
MUA-4-4	LEVEL 4	4TH FLOOR MER	INLINE	1850	0.50	0.27	BELT	0.75	HOA	1725	480	3	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	135QMX	
PFSP-4-1	LEVEL 4	RESIDENTIAL PFSP/SMOKE CTRL	INLINE	35000	2.50	36.80	BELT	40.0 0	VFD	1770	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	HOWDEN 112JM	
PFSP-4-2	LEVEL 4	RESIDENTIAL PFSP/SMOKE CTRL	INLINE	35000	2.50	36.80	BELT	40.0 0	VFD	1770	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	HOWDEN 112JM	
PFSP-4-3	LEVEL 4	PFSP - RETAIL SUPPLY	INLINE	35000	2.50	36.80	BELT	40.0 0	VFD	1770	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	HOWDEN 112JM	
PFSP-4-4	LEVEL 4	PFSP - RETAIL EXHAUST	INLINE	35000	2.50	36.80	BELT	40.0 0	VFD	1770	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	HOWDEN 112JM	
PX-4-1	LEVEL 4	POOL EXHAUST	INLINE	1100	1.50	0.50	BELT	0.75	VFD	3480	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	90QMX-HP	
RF-4-1	LEVEL 4	RETURN FAN	INLINE	16000	1.50	6.16	BELT	7.50	VFD	1199	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	270QMX	
RF-4-2	LEVEL 4	RETURN FAN	INLINE	13000	1.50	5.14	BELT	7.50	VFD	1281	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	245QMX	
RF-4-3	LEVEL 4	RETURN FAN	INLINE	9500	1.50	3.26	BELT	5.00	VFD	1504	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	202QMX	
SPF-4-1	LEVEL 4	STAIR E PRESSURIZATION	INLINE	4000	1.50	1.39	BELT	2.00	VFD	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	165QMX	
SPF-4-2	LEVEL 4	STAIR G PRESSURIZATION	INLINE	2000	1.50	0.74	BELT	2.00	VFD	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	150QMX-HP	
SPF-4-3	LEVEL 4	STAIR F PRESSURIZATION	INLINE	4000	1.50	1.39	BELT	2.00	VFD	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	165QMX	
SPF-4-4	LEVEL 4	STAIR C PRESSURIZATION	INLINE	2000	1.50	0.74	BELT	2.00	VFD	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	150QMX-HP	
SPF-4-5	LEVEL 4	STAIR D PRESSURIZATION	INLINE	2000	1.50	0.74	BELT	2.00	VFD	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	150QMX-HP	
STEF-4-1	LEVEL 4	ELEV. SHAFT COOLING	INLINE	1000	1.50	0.57	BELT	0.75	VFD	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	120QMX-HP	
STEF-4-2	LEVEL 4	ELEV. SHAFT COOLING	INLINE	1000	1.50	0.57	BELT	0.75	VFD	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	120QMX-HP	
TX-4-1	LEVEL 4	SC AMENITY TX	INLINE	2450	0.50	0.44	BELT	0.75	VFD	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	135QMX	
TX-4-2	LEVEL 4	5TH & 6TH FLOOR AMENITY TX	INLINE	1800	1.50	0.76	BELT	1.00	VFD	1797	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	135QMX-HP	
EX-31-1	LEVEL 31	31ST FLOOR MER EXHAUST	INLINE	2050	0.50	0.87	BELT	1.00	HOA	3450	480	3	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	90QMX	
EX-31-2	LEVEL 31	31ST FLR MER EXHAUST	INLINE	830	0.30	0.11	BELT	0.50	HOA	1725	480	3	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	90QMX	
EX-31-3	LEVEL 31	31ST FLR MER EXHAUST	INLINE	830	0.30	0.11	BELT	0.50	HOA	1725	480	3	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	90QMX	
EX-31-4	LEVEL 31	31ST FLR MER EXHAUST	INLINE	2510	0.50	0.66	BELT	0.75	HOA	1725	480	3	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	120QMX	
EX-31-5	LEVEL 31	31ST FLR MER EXHAUST	INLINE	850	0.30	0.11	BELT	0.50	HOA	1725	120	1	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	90QMX	
KX-31-1	LEVEL 31	RESIDENTIAL KX	INLINE	5175	2.50	0.00	BELT	2.00	VFD	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	180QMX	
KX-31-2	LEVEL 31	RESIDENTIAL KX	INLINE	3600	2.50	0.00	BELT	2.00	VFD	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	180QMX	
KX-31-3	LEVEL 31	RESIDENTIAL KX	INLINE	7950	2.50	0.00	BELT	7.50	VFD	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	202QMX-HP	
MUA-31-1	LEVEL 31	31ST FLOOR MER MUA	INLINE	2050	0.50	0.87	BELT	1.00	HOA	3450	480	3	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	90QMX	
MUA-31-2	LEVEL 31	31ST FLOOR MER MUA	INLINE	830	0.30	0.11	BELT	0.50	HOA	1725	480	3	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	90QMX	
MUA-31-3	LEVEL 31	31ST FLOOR MER MUA	INLINE	830	0.30	0.11	BELT	0.50	HOA	1725	120	1	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	90QMX	
MUA-31-4	LEVEL 31	31ST FLOOR MER MUA	INLINE	2510	0.50	0.66	BELT	0.75	HOA	1725	480	3	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	120QMX	
MUA-31-5	LEVEL 31	31ST FLOOR MER MUA	INLINE	850	0.30	0.11	BELT	0.50	HOA	1725	120	1	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	90QMX	
STEF-31-1	LEVEL 31	ELEV. SHAFT COOLING	INLINE	3200	1.50	0.00	BELT	0.75	VFD	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	165QMX	
STEF-31-2	LEVEL 31	ELEV. SHAFT COOLING	INLINE	3200	1.50	0.00	BELT	0.75	VFD	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	165QMX	
TX-31-1	LEVEL 31	RESIDENTIAL TX	INLINE	5970	2.50	0.00	BELT	7.50	VFD	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	165QMX	
TX-31-2	LEVEL 31	RESIDENTIAL TX	INLINE	5520	2.50	1.50	BELT	7.50	VFD	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	165QMX	
EX-57-1	LEVEL 57	57TH FLOOR MER EXH	INLINE	2650	1.00	0.57	BELT	0.50	HOA	1725	115	1	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	90QMX	
EX-57-2	LEVEL 57	57TH FLOOR MER EXH	INLINE	2650	1.00	0.57	BELT	0.50	HOA	1725	480	3	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	90QMX	
EX-57-3	LEVEL 57	57TH FLOOR MER EXH	INLINE	2650	1.00	0.57	BELT	0.50	HOA	1725	480	3	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	90QMX	
KX-57-1	LEVEL 57	RESIDENTIAL KX	INLINE	8100	2.50	0.00	BELT	7.50	VFD	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	202QMX	
KX-57-2	LEVEL 57	RESIDENTIAL KX	INLINE	8100	2.50	0.00	BELT	7.50	VFD	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	202QMX	
MUA-57-1	LEVEL 57	57TH FLOOR MER MUA	INLINE	2650	1.00	0.41	BELT	0.50	HOA	1725	480	3	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	90QMX	
MUA-57-2	LEVEL 57	57TH FLOOR MER MUA	INLINE	2650	1.00	0.41	BELT	0.50	HOA	1725	480	3	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	90QMX	
MUA-57-3	LEVEL 57	57TH FLOOR MER MUA	INLINE	2650	1.00	0.41	BELT	0.50	HOA	1725	480	3	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	90QMX	
STEF-57-1	LEVEL 57	ELEV. SHAFT COOLING	INLINE	4000	1.50	1.39	BELT	0.75	VFD	1725	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	165QMX	
STEF-57-2	LEVEL 57	ELEV. SHAFT COOLING	INLINE	3200	1.50	1.39	BELT	0.75	VFD	1770	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	165QMX	
TX-57-1	LEVEL 57	RESIDENTIAL TX	INLINE	7290	2.50	3.60	BELT	7.50	VFD	1752	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	202QMX	
TX-57-2	LEVEL 57	RESIDENTIAL TX	INLINE	8100	2.50	3.84	BELT	7.50	VFD	1752	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	202QMX	
PFSP-R-1	ROOF	PFSP RESIDENTIAL	INLINE	30000	1.50	36.80	BELT	40.0 0	VFD	1770	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	HOWDEN 112JM	
PFSP-R-2	ROOF	PFSP RESIDENTIAL	INLINE	30000	1.50	36.80	BELT	40.0 0	VFD	1770	480	3	60	PER SPECIFICATIONS		REFER TO SPEC	Loren Cook Company	HOWDEN 112JM	
EX-BH-1	BULK HEAD	TRASH CHUTE EXHAUST	INLINE	300	0.75	0.41	DIRECT	0.75	VFD	1725	480	3	60	PER SPECIFICATIONS	-	REFER TO SPEC	Loren Cook Company	120QMX	

NOTES:
1. PROVIDE HANGERS/BASE RAILS AND VIBRATION ISOLATION PER SPECIFICATIONS.
2. PROVIDE STARTERS AND DISCONNECTS.
3. PROVIDE 4" CONCRETE PAD FOR ALL ROOF MOUNTED FANS.
4. ALL SUPPLY AND RETURN DUCTWORK FOR UP TO 20' UPSTREAM AND DOWNSTREAM OF FANS SHALL BE ACOUSTICALLY LINED.
5. DX-4-1, FAN SHALL BE MODULATING DRYER EXHAUST FAN -ENERVEX MOVISSO WITH BEF350 BOX VENTILATOR. FAN SHALL BE UL705 COMPLIANT. FURNISH & INSTALL INLINE LINT COLLECTOR SIMILAR TO ILC 3-6 LINT COLLECTOR BY US DRAFT CO.
6. FOR SMOKE CONTROL, STAIR PRESSURIZATION, POST FIRE SMOKE PURGE FANS - REFER TO SPECIFICATIONS AND RISER DIAGRAMS FOR ADDITIONAL REQUIREMENTS AND CONTROL SEQUENCE.
7. ALL FANS SHALL BE UL LISTED.

VARIABLE VOLUME TERMINAL UNIT SCHEDULE

UNIT No.	CFM	INLET DIAMETER (IN)	AIRFLOW RANGE (CFM) MIN.	MAX.	MINIMUM STATIC PRESSURE & PS (IN W.G.)	DISCHARGE SOUND LEVEL AT MAX. CFM & & PS=3" (NC)	RADIATED SOUND LEVEL AT MAX. CFM & & PS=3" (NC)	OUTLET (IN.) WIDTH	HEIGHT	MANUFACTURER
VAV-SC-1	400	6	132	400				10	10	ANEMOSTAT
VAV-SC-2	300	6	99	300				10	10	ANEMOSTAT
VAV-SC-3	250	7	83	250				12	10	ANEMOSTAT
VAV-SC-4	1240	12	409	1240				16	15	ANEMOSTAT
VAV-SC-5	1200	12	396	1200				16	15	ANEMOSTAT
VAV-SC-6	400	6	132	400				10	10	ANEMOSTAT
VAV-SC-7	200	5	66	200				10	10	ANEMOSTAT
VAV-SC-8	400	6	132	400				10	10	ANEMOSTAT
VAV-SC-9	1000	10	330	1000				14	13	ANEMOSTAT
VAV-SC-10	300	6	99	300				10	10	ANEMOSTAT
VAV-C-1	600	8	600	600				12	10	ANEMOSTAT
VAV-1-1	650	8	215	650				12	10	ANEMOSTAT
VAV-1-2	400	12	132	400				16	15	ANEMOSTAT
VAV-1-3	600	12	198	600				16	15	ANEMOSTAT
VAV-1-4	880	12	290	880				16	15	ANEMOSTAT
VAV-1-5	300	12	99	300				16	15	ANEMOSTAT
VAV-1-6	800	12	264	800				16	15	ANEMOSTAT
VAV-1-7	985	12	325	985				16	15	ANEMOSTAT
VAV-1-8	985	12	325	985				16	15	ANEMOSTAT
VAV-5-1	400	6	132	400				10	10	ANEMOSTAT
VAV-5-2	400	6	132	400				10	10	ANEMOSTAT
VAV-5-3	600	8	198	600				12	10	ANEMOSTAT
VAV-5-4	400	6	132	400				10	10	ANEMOSTAT
VAV-5-5	1100	10	363	1100				14	13	ANEMOSTAT
VAV-5-6	600	12	198	600				16	15	ANEMOSTAT
VAV-5-7	2000	12	660	2000				16	15	ANEMOSTAT
VAV-5-8	1100	12	363	1100				16	15	ANEMOSTAT
VAV-5-9	1200	12	396	1200				16	15	ANEMOSTAT
VAV-6-1	2600	14	858	2600				20	18	ANEMOSTAT
VAV-6-2	2600	14	858	2600				20	18	ANEMOSTAT
VAV-6-3	2600	14	858	2600				20	18	ANEMOSTAT
VAV-6-4	3600	14	858	2600				20	18	ANEMOSTAT
VAV-6-5	2600	14	858	2600				20	18	ANEMOSTAT
VAV-6-6	0	12	400	1200				16	15	ANEMOSTAT
VAV-6-7	1000	10	330	1000				14	13	ANEMOSTAT
VAV-6-8	1000	10	330	1000				14	13	ANEMOSTAT
VAV-6-9	1835	12	606	1835				16	15	ANEMOSTAT
VAV-6-10	1835	12	606	1835				16	15	ANEMOSTAT
VAV-6-11	1835	12	606	1835				16	15	ANEMOSTAT
VAV-6-12	1835	12	606	1835				16	15	ANEMOSTAT
VAV-6-13	650	8	215	650				12	10	ANEMOSTAT
VAV-6-14	650	8	215	650				12	10	ANEMOSTAT
VAV-6-15	1000	10	330	1000				14	13	ANEMOSTAT
VAV-B-1	1200	10	396	1200				14	13	ANEMOSTAT

NOTES:
1. DESIGN IS BASED ON ANEMOSTAT MODEL ECTS.
2. UNLESS OTHERWISE NOTED, MINIMUM CFM SHALL BE 35% OF DESIGN CFM.
3. NOISES SHALL BE PRESSURE INDEPENDENT WITH DDC.
4. PROVIDE DISCONNECT SWITCH, CROSS FLOW SENSORS, FACTORY WIRED 24V AC TRANSFORMER.
5. PROVIDE TEMPERATURE SENSOR FOR EACH VAV BOX. APPROXIMATE LOCATIONS ARE SHOWN ON PLANS. ARCHITECT TO ADVISE ON FINAL LOCATIONS.
6. SEE DETAILS FOR INSTALLATION. LEFT OR RIGHT HAND CONFIGURATION SHALL BE COORDINATED WITH FIELD CONDITIONS.
7. PROVIDE 1" ACOUSTICAL LINING 20 FEET DOWNSTREAM OF VAV BOX UNLESS OTHERWISE NOTED ON PLAN.
8. FOR VAV-1-7 & VAV-1-8, PROVIDE 5.0 KW ELECTRIC HEATING COIL.

DIFFUSER SCHEDULE

DESIGNATION	CFM RANGE	SERVICE	DESCRIPTION	NECK SIZE (IN.)	NOMINAL OVERALL DIMENSION WxL (IN.)	BASIS OF DESIGN
LD-A	AS SHOWN ON DWGS.	SUPPLY	SLOTS NOTED ON DWG	-	AS SHOWN ON DWGS.	ANEMOSTAT FF
LD-B	AS SHOWN ON DWGS.	SUPPLY	SLOTS NOTED ON DWG	-	AS SHOWN ON DWGS.	ANEMOSTAT PRO JET
LR-A	AS SHOWN ON DWGS.	SUPPLY	SLOTS NOTED ON DWG	-	AS SHOWN ON DWGS.	ANEMOSTAT FF
CD-A	AS SHOWN ON DWGS.	SUPPLY	12"x12"x1/8" DROP FACE 1/8" PLAQUE. ROUND NECK	AS SHOWN ON DWGS.	12X12	ANEMOSTAT PG
CD-B	AS SHOWN ON DWGS.	SUPPLY	24"x24"x1/8" DROP FACE 1/8" PLAQUE. ROUND NECK	AS SHOWN ON DWGS.	24X24	ANEMOSTAT PG
CG-A	AS SHOWN ON DWGS.	RETURN/EXHAUST	HORIZ. BLADES AT 3/4" CENTERS & 45 DEG. ANGLE	AS SHOWN ON DWGS.	12x12	ANEMOSTAT 530
CG-B	AS SHOWN ON DWGS.	RETURN/EXHAUST	HORIZ. BLADES AT 3/4" CENTERS & 45 DEG. ANGLE	AS SHOWN ON DWGS.	24x24	ANEMOSTAT 530
SG-A	AS SHOWN ON DWGS.	SUPPLY	DOUBLE DEFLECTION 1/4" WIDE BARS 1/2" ON CENTERS; HORIZ FRONT BLADES & VERTICAL REAR BLADES	AS SHOWN ON DWGS.	AS SHOWN ON DWGS.	ANEMOSTAT AL 2
SG-B	AS SHOWN ON DWGS.	SUPPLY	DOUBLE DEFLECTION 3/4" SPACING. HORIZ FRONT BLADES & VERTICAL REAR BLADES	AS SHOWN ON DWGS.	AS SHOWN ON DWGS.	ANEMOSTAT 20
RG-A/TG-A	AS SHOWN ON DWGS.	RETURN	SINGLE DEFLECTION 1/4" WIDE BARS 1/2" ON CENTERS	AS SHOWN ON DWGS.	AS SHOWN ON DWGS.	ANEMOSTAT AL 1
EG-A	AS SHOWN ON DWGS.	EXHAUST	SINGLE DEFLECTION 1/4" WIDE BARS 1/2" ON CENTERS	AS SHOWN ON DWGS.	AS SHOWN ON DWGS.	ANEMOSTAT AL 1
RG-B/EG-B	AS SHOWN ON DWGS.	RETURN/EXHAUST	SURFACE MOUNTED, 3/4" LOUVER SPACING, HORIZONTAL FRONT BLADES	AS SHOWN ON DWGS.	AS SHOWN ON DWGS.	ANEMOSTAT 30-45

NOTES:
1. FINISHES AND LENGTHS SHALL BE SPECIFIED BY ARCHITECT.
2. SEE SPECIFICATIONS FOR ADDITIONAL INFORMATION.
3. INSTALL 4-WAY DIFFUSER ONLY WITH BLANK OFF BAFFLES FOR DIFFUSERS DESIGNATED AS 2-WAY OR 3-WAY BLOW.
4. SEE LINEAR DIFFUSER DETAIL SHOWING FLNUM SIZES WITH TAPS AND CABLE OPERATED DAMPERS.
5. PROVIDE MOUNTING FOR LINEAR DIFFUSER TO ACCOMMODATE HUNG CEILING CONSTRUCTION. PROVIDE ALL REQUIRED BLOCKING FOR DIFFUSER AJUDAMENT.
6. WIDTH OF LINEAR DIFFUSERS DETERMINED BY NUMBER OF SLOTS. REFER TO DRAWING FOR NUMBER OF SLOTS. SEE ARCHITECTURAL DRAWINGS FOR EXACT LENGTH AND MOUNTING LOCATION.
7. ALL DIFFUSERS/GRILLES IN SHOWERS, LOCKER ROOMS, BATHROOMS KITCHENS, AND POOL AREAS TO BE ALUMINUM MATERIAL.
8. PROVIDE LIGHT SHIELD FOR ALL RETURN GRILLES.
9. ALL OTS THAT ARE USED FOR EXHAUST AND RETURN SHALL BE THE LARGEST NECK PER DIFFUSER IF NOT LISTED.
10. ALL LINEAR SUPPLY DIFFUSERS AND RETURN SLOTS TO BE TAPE & SPACKLE TYPE.
11. ALL DIFFUSERS, LINEARS, AND GRILLES TO BE COMPATIBLE WITH CEILING GRID WALL CONSTRUCTION.
12. ALL DIFFUSERS LOCATED IN GYPSUM OR INACCESSIBLE CEILINGS TO BE PROVIDED WITH CABLE OPERATED VOLUME DAMPERS.
13. ALL LINEAR BAR GRILLES SHALL HAVE #7 BORDER.

FUEL OIL TANK SCHEDULE

UNIT	NO.	SERVICE	LEVEL	CAPACITY (GAL.)	DIMENSIONS LENGTH (FT-IN)	WIDTH (FT-IN)	HEIGHT (FT-IN)	CONSTRUCTION BOTTOM THICKNESS	WALL THICKNESS	TOP THICKNESS	NOZZLES (ASME B1.20.1 THREADED) NPS SIZE / (QTY)	NPS SIZE / (QTY)	NPS SIZE / (QTY)	MANHOLES SIZE / (QTY)	SUPPORT RAILS LENGTH / (QTY)	SUPPORT SHAPE	SUPPORT SPACING	MANUFACTURER	MODEL NO.	Remarks
FOT	FOT-SC	#2 FUEL OIL	SUB CELLAR	4500	10' -0"	8' -0"	10' -0"	3/8 INCH	3/8 INCH	3/8 INCH	2" (.1)	4" / (9)	6" / (1)	24" / (1)	-	-	-	CARDINAL	-	TANK SHALL BE RATED FOR 25 PSIG. COMPLY WITH NYC BUILDING CODE SECTION MC 1305.

FUEL OIL PUMPSET SCHEDULE

UNIT	NO.	SERVICE	LEVEL	FLUID	PERFORMANCE DATA GPH	FLUID TEMP (°F)	TDH (PSIG)	RPM	CONSTRUCTION DATA TYPE	SUCTION SIZE (IN.)	DISCHARGE SIZE (IN.)	DESIGN PRESSURE (PSI)	OPERATING WEIGHT (LBS)	MOTOR DATA MHP	STARTER TYPE	ELECTRICAL DATA VOLTS	PHASE	HZ	VIBRATION ISOLATION SPECIFICATIONS MOUNTING TYPE	BASE TYPE	MIN. STATIC DEFLECTIO N	MANUFACTURER	MODEL NO.
FOP	FOP-SC	EMERGENCY GENERATOR	SUB CELLAR	#2 FUEL OIL	700	60 °F	100.00	1140	SPUR GEAR	2	2	300.00	0.00 kip	1-1/2	MAG	208 V	3	60 Hz	FLOOR	CONCRETE PAD	0.0	PREFERRED UTILITIES	ATP5-204-208-100

NOTES:
1. PROVIDE DUPLEX STRAINER.
2. PROVIDE STRAINER DIFFERENTIAL PRESSURE SWITCH.
3. PROVIDE PUMPSET LEAK DETECTION SWITCH.
4. PROVIDE FUEL OIL MANAGEMENT SYSTEM DISCRETE OUTPUTS.
5. PROVIDE ALL ITEMS CALLED FOR IN SPECIFICATIONS.

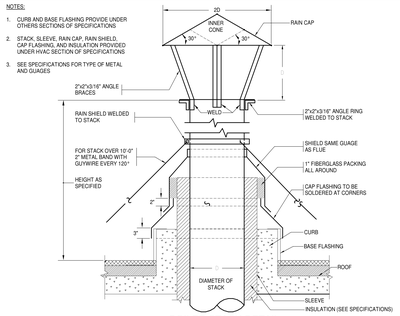
FUEL OIL FILTRATION SET SCHEDULE

| UNIT | NO. | SERVICE | LEVEL | FLUID | PERFORMANCE DATA

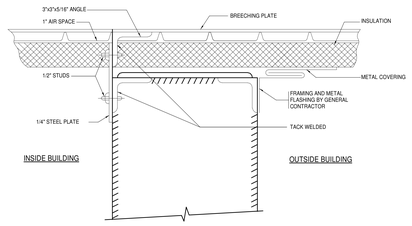
DEPT OF BLDGS 510107285 Job Number
B1324170525 Item Code

NOTES:

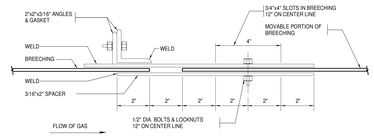
1. CURB AND BASE FLASHING PROVIDE UNDER OTHERS SECTIONS OF SPECIFICATIONS
2. STACK, SLEEVE, RAIN CAP, RAIN SHIELD, CAP FLASHING, AND INSULATION PROVIDED UNDER HVAC SECTION OF SPECIFICATIONS
3. SEE SPECIFICATIONS FOR TYPE OF METAL AND GUAGES



BOILER STACK DETAIL



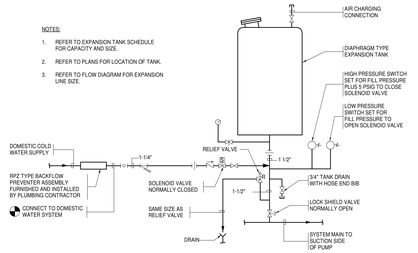
DETAIL OF BREECHING THROUGH BUILDING WALL OPENING



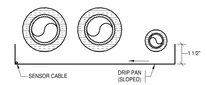
DETAIL OF BREECHING EXPANSION JOINT

NOTES:

1. REFER TO EXPANSION TANK SCHEDULE FOR CAPACITY AND SIZE.
2. REFER TO PLANS FOR LOCATION OF TANK.
3. REFER TO FLOW DIAGRAM FOR EXPANSION LINE SIZE.



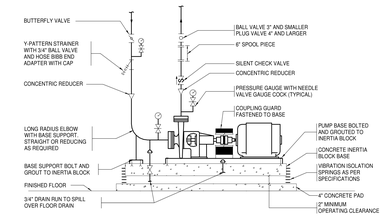
DIAPHRAGM TYPE EXPANSION TANK



NOTES:

1. PROVIDE DRIP PAN AND LEAK DETECTION SYSTEM FOR ENTIRE PIPING SYSTEM. DRIP PANS SHALL BE INSTALLED UNDER ALL CHILLED WATER PIPING ON THIS FLOOR.
2. PROVIDE DRIP PAN AND 2 LEAK DETECTORS UNDER EACH FLOOR MOUNTED & CEILING HUNG AC UNIT.
3. PROVIDE SOLENOID VALVES FOR EACH AC UNIT (SUPPLY & RETURN) TO AUTO SHUT WHEN LEAK IS DETECTED WITHIN ITS ASSOCIATED UNIT. CONNECT TO LEAK SENSORS MTD UNDER UNIT.
4. EXACT LENGTH OF LEAK CABLE TO BE VERIFIED BY CONTRACTOR & INCLUDED IN BID.

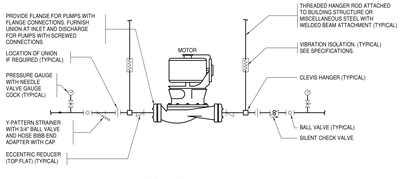
DRIP PAN AND LEAK DETECTION SYSTEM DETAIL



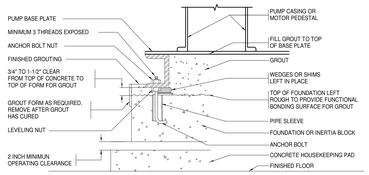
NOTES:

1. PUMP BASE SHALL SUPPORT THE PUMP AND MOTOR AND BE PROVIDED WITH A DRAIN AS INDICATED.
2. PRESSURE GAUGE AT INLET AND OUTLET MOUNTED AT SAME ELEVATION.
3. REFER TO PUMP GROUTING DETAIL FOR ADDITIONAL INFORMATION.

END SUCTION PUMP INSTALLATION WITH VIBRATION ISOLATION SPRINGS



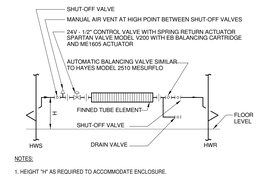
IN-LINE PUMP HORIZONTAL, SUSPENDED INSTALLATION



NOTES:

1. REFER TO SPECIFICATION SECTION 15050 - BASIC MECHANICAL MATERIALS AND METHODS FOR GROUT SPECIFICATIONS.
2. REFER TO PUMP INSTALLATION DETAIL FOR TYPE OF VIBRATION ISOLATION.
3. POSITION ANCHOR BOLTS PRIOR TO PLACEMENT OF CONCRETE. SET ANCHOR BOLTS IN PIPE SLEEVES TO PROVIDE POSITIONING ALLOWANCE.
4. LENGTH OF ANCHOR BOLTS MUST BE SUFFICIENT TO ALLOW FOR ADEQUATE EMBEDMENT IN CONCRETE, GROUT, PUMP BASE PLATE, SHIMS, WASHERS AND NUTS.
5. COMPLY WITH PUMP MANUFACTURER'S INSTALLATION REQUIREMENTS.

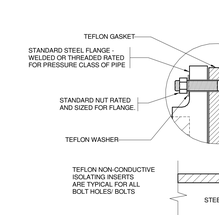
PUMP GROUTING



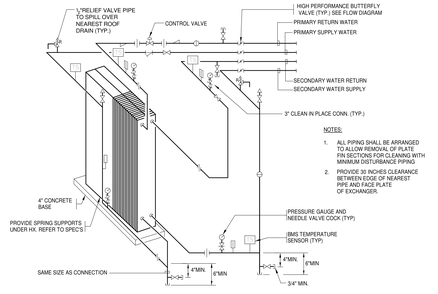
NOTES:

1. HEIGHT "H" AS REQUIRED TO ACCOMMODATE ENCLOSURE.
2. SIMILAR PIPING FOR MULTIPLE ELEMENTS IN SERIES.
3. PROVIDE AIR VENT AT BOTH SUPPLY AND RETURN RISERS AT THE TOP OF EACH SYSTEM. REFER TO RISER DIAGRAMS.
4. PROVIDE DRAIN W/VALVED CAPPED OUTLET AT BOTH SUPPLY AND RETURN RISERS AT BOTTOM OF EACH SYSTEM. REFER TO RISER TO RISER
5. PROVIDE ECCENTRIC REDUCER WHERE PIPE SIZE IS DIFFERENT THAN RADIATOR SIZE.

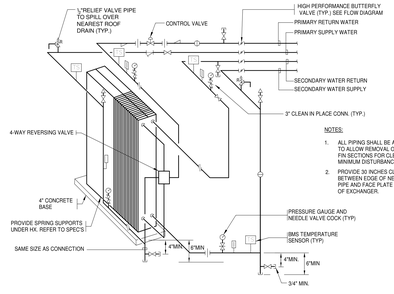
HOT WATER FINNED - TUBE RADIATION WITH PRESSURE INDEPENDENT CONTROL VALVE



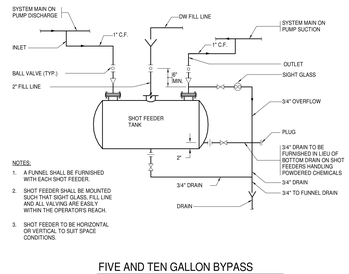
DIELECTRIC FITTING DETAIL



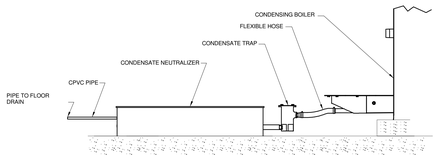
WATER-TO-WATER PLATE TYPE HEAT EXCHANGER PIPING



WATER-TO-WATER PLATE TYPE HEAT EXCHANGER PIPING (PCWS HX ONLY)



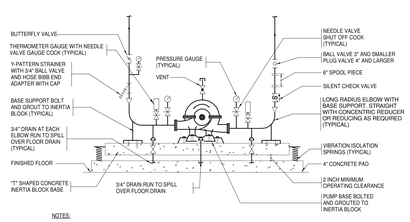
FIVE AND TEN GALLON BYPASS CHEMICAL SHOT FEEDER PIPING



NOTES:

1. UTILIZE CPVC PIPING FOR ALL FUEL PIPING BETWEEN THE CONDENSATE TRAPS AND THE NEUTRALIZER, OR TUBING AS PROVIDED BY THE BOILER MANUFACTURER.
2. ENSURE DRAINAGE BY GRAVITY BETWEEN THE BOILER AND TRAPS, TRAPS TO NEUTRALIZER, AND NEUTRALIZER TO DRAIN.

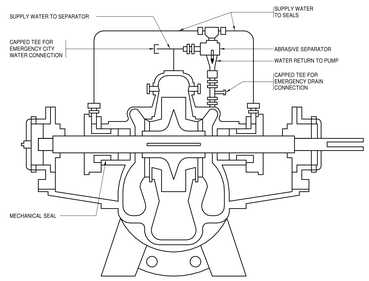
CONDENSING BOILER CONDENSATE DRAIN CONNECTIONS



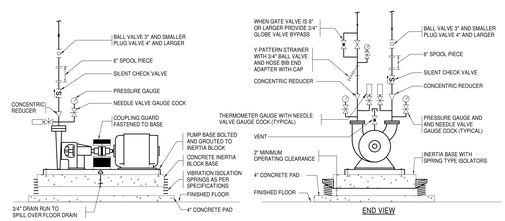
NOTES:

1. PUMP BASE SHALL SUPPORT THE PUMP AND MOTOR AND BE PROVIDED WITH A DRAIN AS INDICATED.
2. SEE SHAFT SEAL DETAIL AND SPECIFICATIONS FOR ADDITIONAL INFORMATION.
3. PRESSURE GAUGE AT INLET AND OUTLET MOUNTED AT SAME ELEVATION.
4. REFER TO PUMP GROUTING DETAIL FOR ADDITIONAL INFORMATION.

HORIZONTAL SPLIT CASE PUMP INSTALLATION WITH VIBRATION ISOLATION SPRINGS



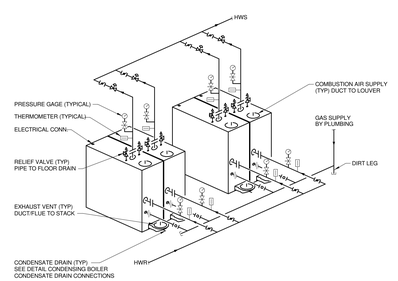
HORIZONTAL SPLIT CASE PUMP WATER SEAL PIPING



NOTES:

1. PUMP BASE SHALL SUPPORT THE PUMP AND MOTOR AND BE PROVIDED WITH A DRAIN AS INDICATED.
2. PRESSURE GAUGE AT INLET AND OUTLET MOUNTED AT SAME ELEVATION.
3. REFER TO PUMP GROUTING DETAIL FOR ADDITIONAL INFORMATION.

VERTICAL SPLIT CASE PUMP INSTALLATION WITH VIBRATION ISOLATION SPRINGS



CONDENSING BOILER - MULTIPLE UNIT INSTALLATION

ClaryGomez Architects
APPROVED
Under Directive 1 of 1975
Date: 05/02/2016
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

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ARCHITECT OF RECORD:

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No.:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

DETAILS

SEAL & SIGNATURE

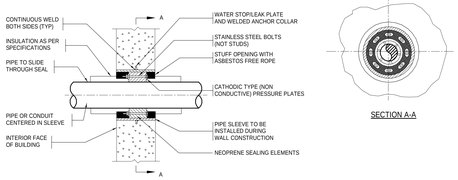
DATE:	Issue Date
PROJECT No:	113080.000
DRAWN BY:	Checker
CHECKED BY:	Author

DRAWING No:

M-600.00

CADD FILE :

DEPT OF BLDGS 321370550 Job Number
B00606806001 Scan Code

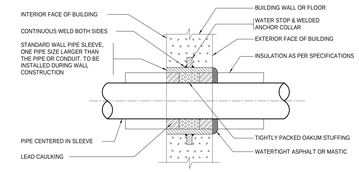


NOTES

1. WHEN SEALING FLOOR PENETRATIONS, EXTEND SLEEVE 3" ABOVE FINISHED FLOOR.
2. WHEN CORE DRILL IS USED THE PIPE SLEEVE AND WATER STOP/LEAK PLATE ARE NOT REQUIRED.

EXTEND PIPE SLEEVE 6" ABOVE SLAB IN MECHANICAL ROOMS.

MOLDED RUBBER BOLTED SEAL ASSEMBLY

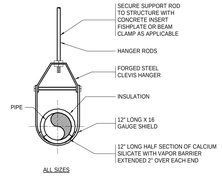


EXTEND PIPE SLEEVE 6" ABOVE SLAB IN MECHANICAL ROOMS.

NOTES:

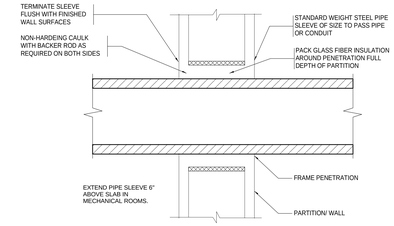
1. WHEN SEALING FLOOR PENETRATIONS, EXTEND SLEEVE 3" ABOVE FINISHED FLOOR.
2. IN EXISTING CONSTRUCTION, A CORE DRILL ONE PIPE SIZE LARGER THAN THE PIPE OR CONDUIT MAY BE USED IN LIEU OF A SLEEVE.

CAULKED SEAL ASSEMBLY

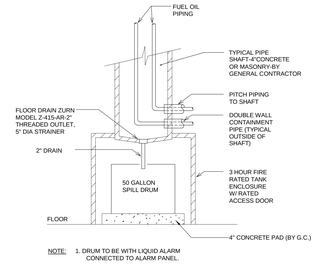


WHERE STRUCTURAL SLAB DOES NOT PERMIT INSERTS, SUPPORT PIPING FROM STRUCTURE WITH AUXILIARY STEEL IF REQUIRED.

WATER PIPING HANGER DETAIL

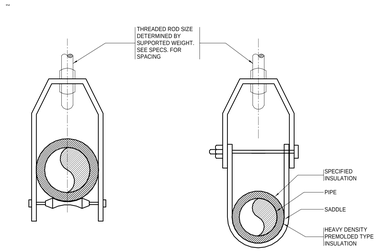


TYPICAL PENETRATION DETAIL (DUCT, PIPE CONDUIT, ETC.)

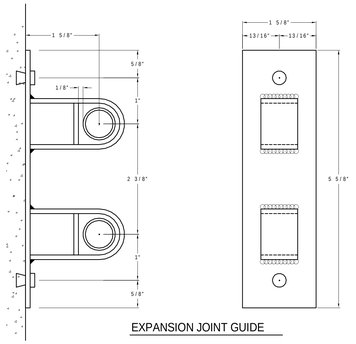


NOTE: 1. DRUM TO BE WITH LIQUID ALARM CONNECTED TO ALARM PANEL.

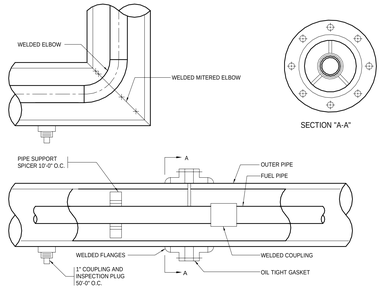
TYPICAL OIL PIPE SHAFT DRAIN



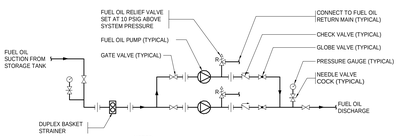
CLEVIS ROLLER HANGER WITH SADDLE



EXPANSION JOINT GUIDE



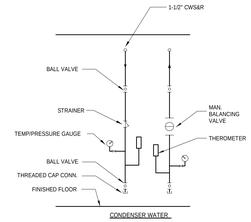
FUEL PIPE DOUBLE WALL CONSTRUCTION



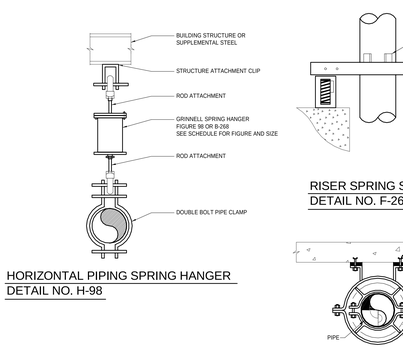
NOTES:

1. PUMP BASES GROUTED TO CONCRETE PAD BASE.
2. FURNISH VIBRATION ISOLATION AS SPECIFIED.
3. MOUNT PUMP SET & FILTER WITHIN 6" HIGH STAINLESS STEEL DRAIN PAN ON 4" HIGH CURB. PAN FILLED WITH 2" HIGH SAND BED.

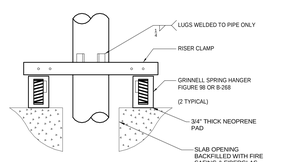
DUPLEX FUEL OIL PUMP SET PIPING



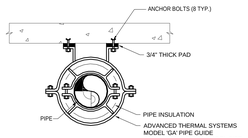
TYPICAL TEST DROP DETAIL



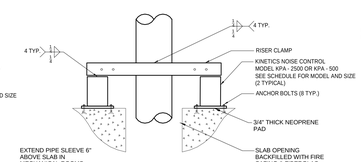
HORIZONTAL PIPING SPRING HANGER DETAIL NO. H-98



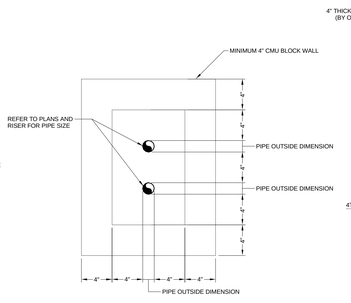
RISER SPRING SUPPORT DETAIL NO. F-268



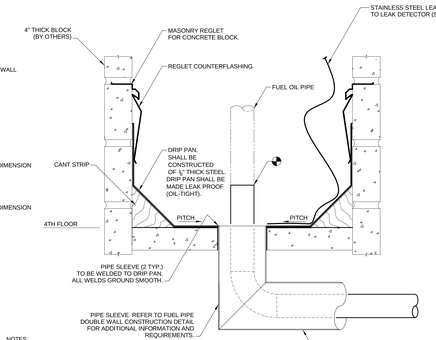
RISER GUIDE DETAIL DETAIL NO. GA - 02



RISER PIPE ANCHOR DETAIL NO. KPA - 60



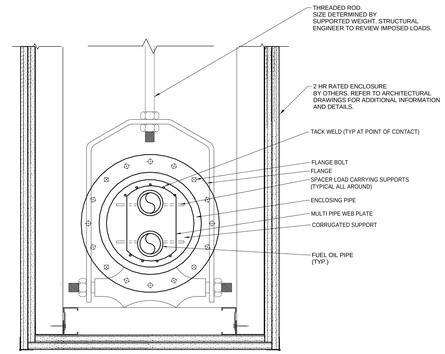
FUEL OIL RISER SHAFT DETAIL



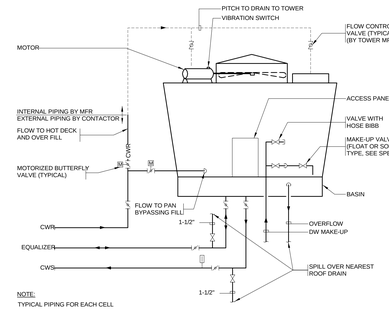
NOTES:

1. FURNISH AND INSTALL LEAK DETECTOR AT BASE OF SHAFT AND AROUND FUEL OIL PIPE ANNULAR SPACE. LEAK DETECTOR SHALL BE MOUNTED ON STAIRWELL SIDE OF MASONRY SHAFT WALL AND PROTECTED FROM DAMAGE WITH GUARD. COORDINATE EXACT LOCATION FOR MOUNTING IN FIELD. LEAK DETECTOR SHALL BE PREFERRED UTILITIES, MODEL HD-A1.

FUEL OIL DRIP PAN DETAIL

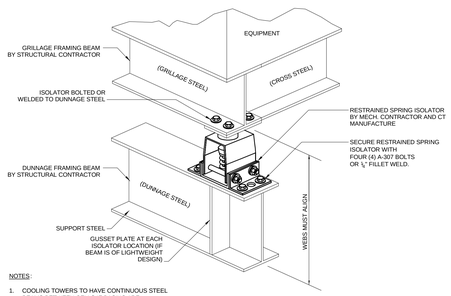


FUEL OIL PIPE ENCLOSURE DETAIL



NOTE:
TYPICAL PIPING FOR EACH CELL

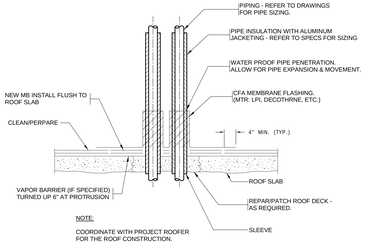
COOLING TOWER PIPING WITH BYPASS



NOTES:

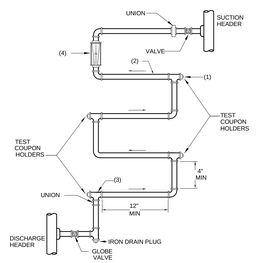
1. COOLING TOWERS TO HAVE CONTINUOUS STEEL BEAMS BETWEEN CELLS IF BASINS ARE INTERCONNECTED.
2. SUPPORT IS TYPICAL FOR ALL COOLING TOWER SUPPORT POINTS.
3. REFER TO STRUCTURAL DRAWING FOR MOUNTING AND BEAMS.
4. COORDINATE DIMENSIONS WITH EXISTING DUNNAGE AND CERTIFIED COOLING TOWER DIMENSIONS.

TYPICAL INSTALLATION OF ROOF MOUNTED EQUIPMENT ON PLATFORMS



NOTE:
COORDINATE WITH PROJECT ROOFER FOR THE ROOF CONSTRUCTION.

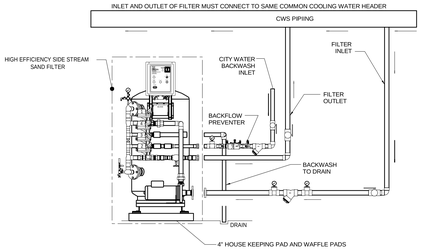
PIPING & CONDUIT THROUGH ROOF



(1) PIPE PLUG 1"
(2) PIPING 1" BLACK IRON
(3) "T" CONNECTION 1"
(4) FLOW METER 3/4" OR FLOW CONTROL VALVE TO REGULATE FLOW RATE TO 7.5 GPM

NOTES: REFER TO SPECIFICATIONS FOR SYSTEMS REQUIRING TEST COUPON ASSEMBLY.

CORROSION TEST COUPON ASSEMBLY



INSTALLATION NOTES:
1) CITY WATER PRESSURE MUST BE BETWEEN 30 AND 100 PSIG, AND MAXIMUM BACKWASH WATER TEMPERATURE IS 100°F (CONSULT MFGR).
2). CONSULT MFGR FOR PIPE RUNS GREATER THAN 20' FROM FILTER.
3). ISOLATION VALVES ARE NEEDED IN EACH LINE.
4) ALL PIPING MUST MEET STATE AND LOCAL PLUMBING CODES.
5). SINGLE POINT ELECTRICAL CONNECTION TO CONTROL PANEL.

SIDE STREAM FILTER INSTALLATION DETAIL

ClarkGomez
APPROVED
Under Directive 1 of 1975
Date: 03/23/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/ DEVELOPER:

EXTELL DEVELOPMENT
805 THIRD AVENUE
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No:	Date:	Revision:
2	08/22/16	ISSUED FOR 50% CD.
1	05/02/16	100% DES/GN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

DETAILS

SEAL & SIGNATURE:

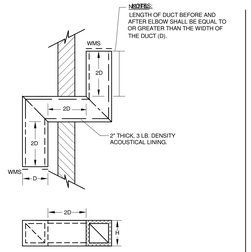
DATE:	Issue Date
PROJECT No:	115038Z-000
DRAWN BY:	Checker
CHECKED BY:	Author

DRAWING No:

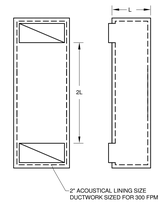
M-601.00

CADD FILE :

DEPT OF BLDGS 111037280 Job Number
3159855314783 Bldg Code

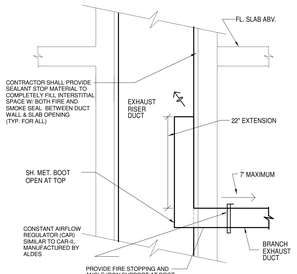


TYPICAL "Z" ACOUSTICALLY LINED INSTALLATION

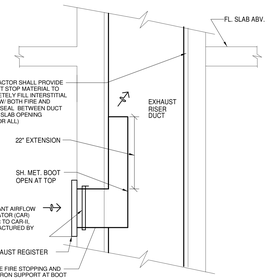


TYPICAL ACOUSTICALLY LINED INSTALLATION

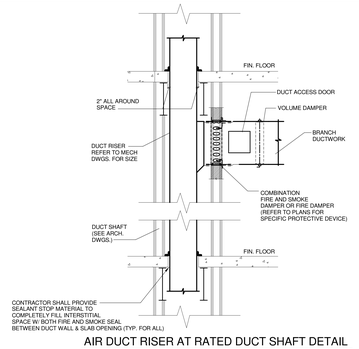
TYPICAL ACOUSTICALLY LINED AIR TRANSFER DUCTWORK INSTALLATION



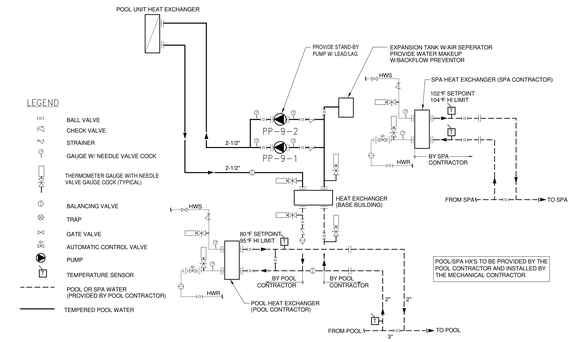
TYPICAL DETAIL AT SHAFT
UP FLOW EXHAUST "BOOT DETAILS"



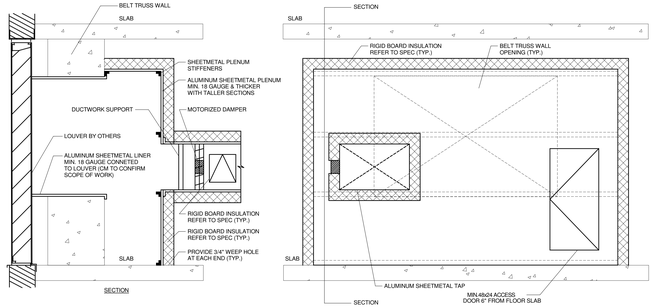
TYPICAL DETAIL AT SHAFT
UP FLOW EXHAUST "BOOT DETAILS" W/ GRILLE



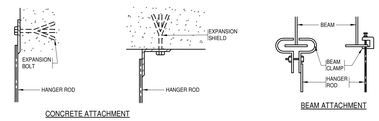
AIR DUCT RISER AT RATED DUCT SHAFT DETAIL



POOL AND SPA HEATING PIPING SCHEMATIC

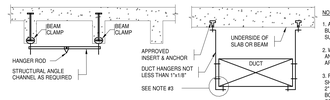


MER PLENUM DETAIL TO BELT TRUSS WALL



CONCRETE ATTACHMENT

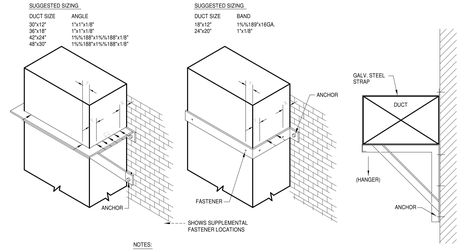
BEAM ATTACHMENT



NOTES:
1. ALL DUCTWORK TO BE HUNG FROM BUILDING CONSTRUCTION. DO NOT SUPPORT FROM HUNG CEILING.
2. WHEN DUCT AREA EXCEEDS 8 SQ. FT. ANGLE STIFFENERS ARE REQUIRED AROUND CIRCUMFERENCE EVERY 4'-0".
3. FOR DUCTS OVER 48" WIDE, HANGERS SHALL TURN UNDER DUCT AT LEAST 2" AND SHALL BE FASTENED TO THE BOTTOM AS WELL AS TO THE SIDES OF THE DUCT.
4. FOR DUCTS WITH A CROSS SECTIONAL AREA OF 4 SQ. FT. OR LESS, HANGERS SHALL BE NO MORE THAN 8 FEET APART. FOR DUCTS WITH A CROSS SECTIONAL AREA OF MORE THAN 4 SQ. FT. BUT NOT OVER 8 SQ. FT., HANGERS SHALL NOT BE MORE THAN 6 FT. APART. FOR DUCTS WITH A CROSS SECTIONAL AREA MORE THAN 8 SQ. FT., HANGERS SHALL NOT BE MORE THAN 4 FT. APART. THE DISTANCES BETWEEN HANGERS SHALL BE MEASURED LINEARLY ALONG THE DUCT.

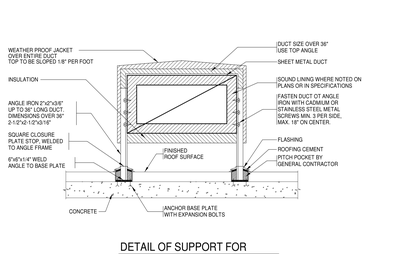
LONGEST DIMENSION OF DUCT	ROUND HANGERS	MAXIMUM SPACING NOTE #4	STRAP HANGERS	TRAPEZE SHELF ANGLES
UP TO 18"	8 GA. WIRE	8'-0"	1"x1/8"	1"x1"x1/8"
19" TO 30"	1/4" ROD	8'-0"	1"x1/8"	1"x1"x1/8"
31" TO 42"	1/4" ROD	8'-0"	1"x1/8"	1-1/2"x1-1/2"x1/8"
43" TO 60"	3/8" ROD	4'-0"	-	1-1/2"x1-1/2"x1/8"
61" TO 84"	3/8" ROD	4'-0"	-	2"x2"x1/8"
85" TO 96"	3/8" ROD	4'-0"	-	2"x2"x3/16"
OVER 97"	3/8" ROD	4'-0"	-	2"x2"x1/4"

DUCT SUPPORT DETAIL

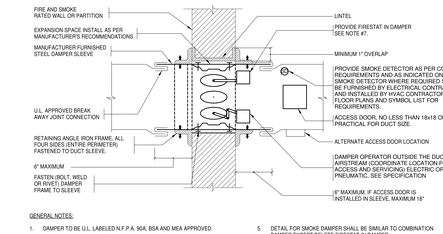


NOTES:
1. BRACKETS ARE SIZED FOR 12 FEET OF DUCT, MAXIMUM.
2. LOCATE DUCTS AGAINST WALL OR MAXIMUM OF 2" AWAY FROM WALL.
3. EACH WALL ANCHOR SHALL SATISFY THE FOLLOWING CRITERIA UNLESS OTHER ANALYSIS IS MADE:
   A. TENSILE LOAD = 3/8 x DUCT WEIGHT; SAFETY FACTOR 4.
   B. SHEAR LOAD = 1/2 x DUCT WEIGHT; SAFETY FACTOR 4.

DUCT SUPPORT - WALL MOUNTED

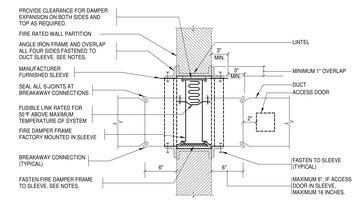


DETAIL OF SUPPORT FOR
ROOF MOUNTED DUCTWORK



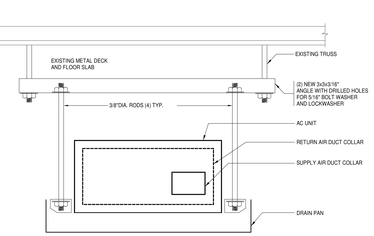
GENERAL NOTES:
1. DAMPER TO BE U.L. LABELED N.F.P.A. 90A, BSA AND MEA APPROVED.
2. N.F.P.A. APPROVED INSTALLATION DETAILS TO BE PART OF SUBMISSION OF COMBINATION FIRE & SMOKE DAMPER FOR APPROVAL, WHICH SHALL MEET N.F.P.A. STANDARD 90A AND SHALL BE BSA APPROVED.
3. DETAILS SHOWN ARE FOR COMBINATION FIRE AND SMOKE DAMPERS IN HORIZONTAL DUCTWORK. FOR DAMPERS IN VERTICAL DUCTWORK, DETAIL IS SIMILAR. VERTICAL DUCTS WITH HORIZONTAL DAMPERS ARE TO BE SPRING LOADED TYPE.
4. ACCESS DOOR IS SHOWN IN SIDE OF DUCT.
5. DETAIL FOR SMOKE DAMPER SHALL BE SIMILAR TO COMBINATION DAMPER EXCEPT DELETE FIRESTAT IN DAMPER.
6. THIS DETAIL IS A GUIDE ONLY. INSTALL DAMPER IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS AND UL LISTING.
7. THE HVAC CONTRACTOR SHALL PROVIDE ALL DEVICES, RELAYS, END SWITCHES, E/P SWITCHES, CONTROL COMPONENTS, AIR PIPING, POWER WIRING, CONTROL WIRING AND INTERLOCK WIRING AS REQUIRED TO ACCOMPLISH THE SEQUENCE OF OPERATION FOR THESE DAMPERS.
8. RETAINING ANGLES MUST OVERLAP THE FIREWALL 1" MINIMUM AND COVER CORNERS OF OPENINGS.

COMBINATION FIRE AND SMOKE
DAMPER WITH FIRESTAT



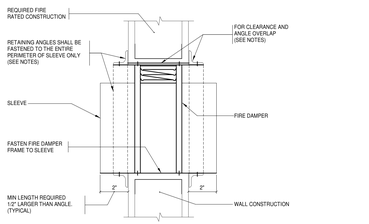
GENERAL NOTES:
1. DAMPER TO BE U.L. LABELED N.F.P.A. 90A, BSA AND MEA APPROVED.
2. N.F.P.A. APPROVED INSTALLATION DETAILS TO BE PART OF SUBMISSION OF FIRE DAMPER FOR APPROVAL, WHICH SHALL MEET N.F.P.A. STANDARD 90A AND SHALL BE BSA APPROVED.
3. DETAILS SHOWN ARE FOR FIRE DAMPERS IN HORIZONTAL DUCTWORK. FOR DAMPERS IN VERTICAL DUCTWORK, DETAILS SIMILAR EXCEPT DAMPERS ARE TO BE SPRING LOADED.
4. ACCESS DOOR IS SHOWN IN SIDE OF DUCT. IF FUSIBLE LINK IS MORE ACCESSIBLE FROM BOTTOM OF DUCT RELOCATE ACCESS DOOR.
5. U.L. APPROVED BREAKAWAY SLIP JOINT CONNECTION SHALL BE USED.
6. THIS DETAIL IS A GUIDE ONLY. INSTALL FIRE DAMPER IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS AND UL LISTING.
7. RETAINING ANGLES MUST OVERLAP THE FIRE WALL 1" MIN. AND COVER CORNERS OF OPENINGS.

BRANCH OR MAIN DUCT WITH TYPE "B"
FIRE DAMPER - DETAIL



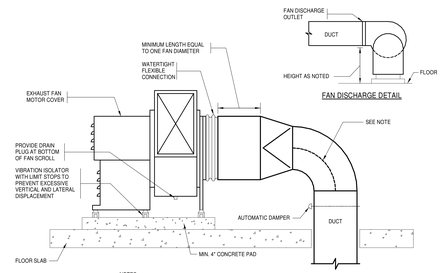
NOTES:
1. PROVIDE DRAIN PAN UNDER AC UNIT. OVERFLOW DETECTOR ON DRAIN PAN SHALL SHUTDOWN UNIT IN OVERFLOW CONDITIONS.
2. MAKE PAN 12" LARGER THAN AC UNIT ON ALL FOUR (4) SIDES.
3. MAKE UPSTANDING SIDES 1 1/2" WITH 1/2" HEM TURNED DOWN OUTSIDE OF PAN.
4. USE 16 GA. GALV. WITH SOLDERED CORNERS FOR WATERTIGHTNESS.

AC UNIT SUPPORT DETAIL



GENERAL NOTES:
1. DAMPER TO BE U.L. LABELED N.F.P.A. 90A, BSA AND MEA APPROVED.
2. N.F.P.A. APPROVED INSTALLATION DETAILS TO BE PART OF SUBMISSION OF FIRE DAMPER FOR APPROVAL, WHICH SHALL MEET N.F.P.A. STANDARD 90A AND SHALL BE BSA APPROVED.
3. THIS DETAIL IS A GUIDE ONLY. INSTALL FIRE DAMPER IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS AND UL LISTING.
4. RETAINING ANGLES MUST OVERLAP THE FIRE WALL 1" MIN. AND COVER CORNERS OF OPENINGS.

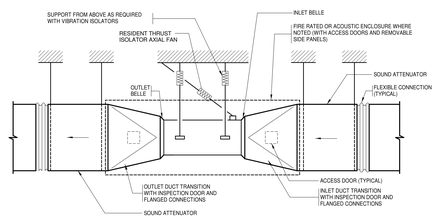
TRANSFER DUCT WITH
TYPE "B" FIRE DAMPER



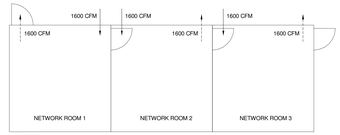
FAN DISCHARGE DETAIL

NOTES:
1. FOR FANS OVER 5,000 CFM, A VANE MUST BE INSTALLED IN CENTERLINE OF ELBOW.
2. FOR CEILING MOUNTED FANS FOLLOW MANUFACTURES RECOMMENDATIONS AND SPRING SUPPORTS BETWEEN STRUCTURE AND FAN.

MER MOUNTED UTILITY FAN DETAIL



VANE-AXIAL & MIXED FLOW FAN INSTALLATION DETAIL



LEGEND
CFM - CUBIC FEET PER MINUTE
AIR BLOWN INTO COMPARTMENT
EXHAUST AIR FROM COMPARTMENT

NETWORK PROTECTOR COMPARTMENT
AIR FLOW DIAGRAM

ClaroGomez Building Solutions
APPROVED
Under Directive 1 of 1975
Date: 03/13/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
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ARCHITECT OF RECORD:
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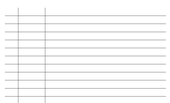
No.:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW
SCALE:

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
DETAILS

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1133580-000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-602.00
CADD FILE :	

DEPT OF BLDGS 121077280 Job Number
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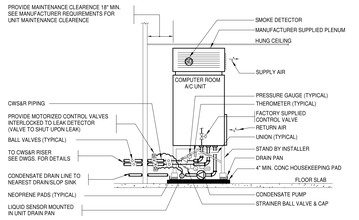
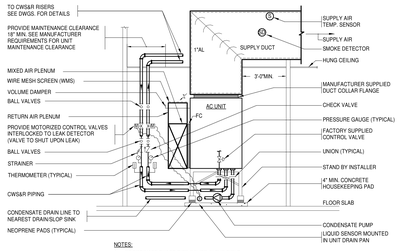


NOTES:

1. COORDINATE EXACT PIPE ROUTE IN THE FIELD
2. PROVIDE CONTROL VALVE FOR ECONOMIZER OPERATION
3. PROVIDE 1" CW LINE TO HUMIDIFIER UNIT CONNECTION (BY PLUMBER)

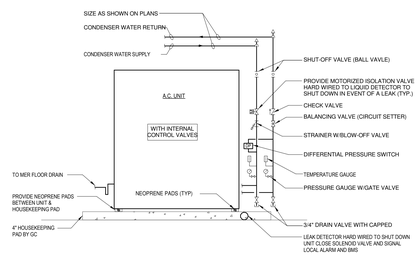
TYPICAL COMPUTER ROOM A/C UNIT PIPING AND SUPPORT DETAIL



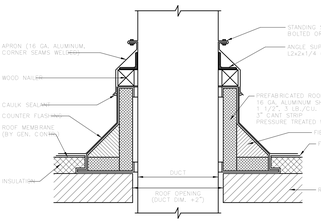
NOTES:

1. COORDINATE EXACT PIPE ROUTE IN THE FIELD
2. PROVIDE CONTROL VALVE FOR ECONOMIZER OPERATION
3. PROVIDE 1" CW LINE TO HUMIDIFIER UNIT CONNECTION (BY PLUMBER).

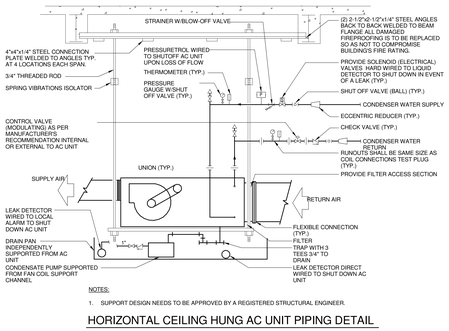
TYPICAL MECHANICAL EQUIPMENT ROOM (M.E.R.) A/C UNIT PIPING AND SUPPORT DETAIL



FLOOR MOUNTED AC/HEAT PUMP UNIT PIPING DETAIL



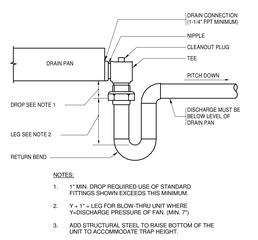
DUCT PENETRATION THROUGH ROOF



NOTES:

1. SUPPORT DESIGN NEEDS TO BE APPROVED BY A REGISTERED STRUCTURAL ENGINEER.

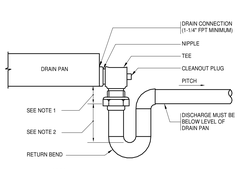
HORIZONTAL CEILING HUNG AC UNIT PIPING DETAIL



NOTES:

1. 1" MIN. DROP REQUIRED USE OF STANDARD FITTINGS SHOWN EXCEEDS THIS MINIMUM.
2. Y = 1" + LEG FOR BLOW-THRU UNIT WHERE Y=DISCHARGE PRESSURE OF FAN. (MIN. 7")
3. ADD STRUCTURAL STEEL TO RAISE BOTTOM OF THE UNIT TO ACCOMODATE DROP AND TRAP HEIGHT
4. PITCH DRAIN FOR PROPER RUN-OFF AND DISCHARGE TO APPROVED RECEPTACLE.
5. SUPPORT DRAIN LINES TO PREVENT SAG AND CONDENSATE OVERFLOW.
6. MANUALLY PRIME FILL TRAP BEFORE START-UP TO TO FORM INITIAL DRAIN SEAL.

DRAIN PAN WATER SEAL PIPING BLOW THRU UNIT



NOTES:

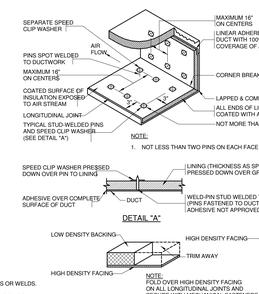
1. X" = MINIMUM DROP EQUAL TO NEGATIVE INTERNAL STATIC PRESSURE AT FAN INLET
2. X/2 + 1" = (MINIMUM 5 INCHES)
3. ADD STRUCTURAL STEEL TO RAISE THE BOTTOM OF THE UNIT TO ACCOMODATE DROP AND TRAP HEIGHT
4. PITCH DRAIN FOR PROPER RUN-OFF AND DISCHARGE TO APPROVED RECEPTACLE
5. SUPPORT DRAIN LINES TO PREVENT SAG AND CONDENSATE OVERFLOW.
6. MANUALLY PRIME FILL TRAP BEFORE START-UP TO TO FORM INITIAL DRAIN SEAL.

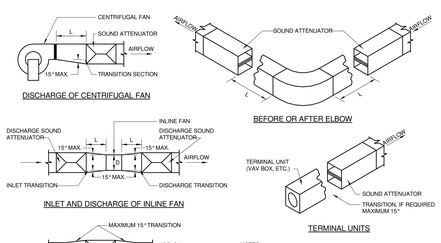
DRAIN PAN WATER SEAL PIPING DRAW THRU UNIT

GENERAL NOTES:

1. NOSING ATTACHED TO DUCT BY RIVETS, SCREWS OR WELDS.
2. NOSING: 24 GA. UP TO 48"; OVER 48" - SAME GA. AS DUCT.

SOUND LINING INSTALLATION AND NOSING DETAIL

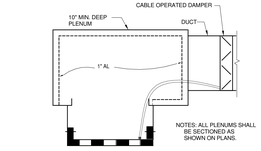




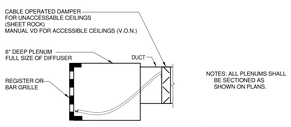
NOTES:

1. L=3D OR LENGTH REQUIRED TO MAINTAIN 15° MAXIMUM ANGLE, WHICHEVER IS GREATER. FOR RECTANGULAR DUCTWORK, D=EQUIVALENT DUCT DIAMETER.
2. CONTRACTOR TO PROVIDE ALL REQUIRED TRANSITION SECTION.

SOUND ATTENUATOR INSTALLATION DETAILS

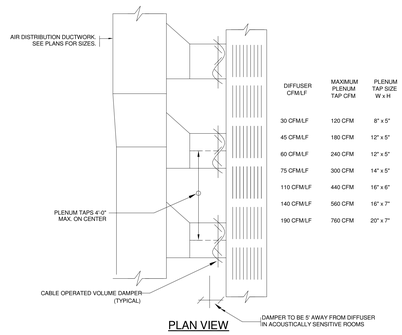


SUPPLY LINEAR DIFFUSER PLENUM DETAIL



SUPPLY TOP REGISTER PLENUM DETAIL

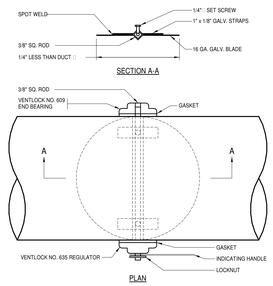
DIFFUSER DETAILS



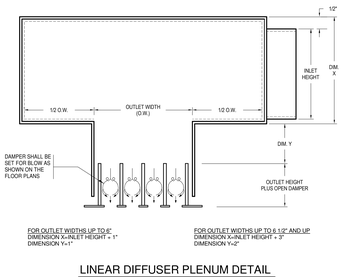
DIFFUSER CFM/LF	MAXIMUM PLENUM TAP CFM	PLENUM TAP SIZE W x H	MINIMUM PLENUM SIZE W x H (INTERIOR CLEAR DIMENSIONS)
30 CFM/LF	120 CFM	8" x 5"	8" x 8"
45 CFM/LF	180 CFM	12" x 5"	10" x 8"
60 CFM/LF	240 CFM	12" x 5"	14" x 9"
75 CFM/LF	300 CFM	14" x 5"	14" x 9"
110 CFM/LF	440 CFM	16" x 6"	16" x 10"
140 CFM/LF	560 CFM	16" x 7"	16" x 11"
190 CFM/LF	760 CFM	20" x 7"	16" x 12"

PLAN VIEW

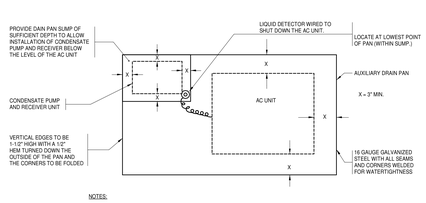
DETAILS OF LINEAR DIFFUSER INSTALLATION



ROUND VOLUME DAMPER - UP TO 14 IN. DIAMETER, LOW PRESSURE



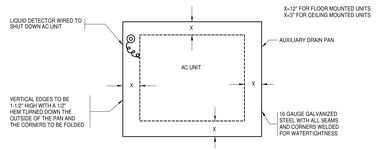
LINEAR DIFFUSER PLENUM DETAIL



NOTES:

1. THIS DETAIL APPLIES TO AC UNITS WITH SEPARATE CONDENSATE PUMP/RECEIVER UNITS.
2. COORDINATE DIMENSIONS OF DRAIN PAN AND SUMP WITH THE ARRANGEMENT AND INSTALLATION REQUIREMENTS OF THE AC UNIT, PUMP AND PIPING.
3. FOR CEILING INSTALLATIONS, SUPPORT AC UNIT, CONDENSATE PUMP/RECEIVER UNIT, AND DRAIN PAN INDEPENDENTLY FROM STRUCURE OVERHEAD.
4. PROVIDE 3/4" PLUGGED DRAIN AT LOW POINT
5. PROVIDE AUXILIARY CONTACT ON LIQUID DETECTOR FOR INTERFACE WITH THE BUILDING MANAGEMENT SYSTEM WHEN SPECIFIED.

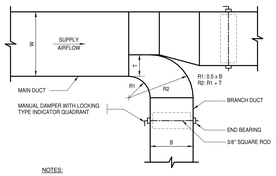
AUXILIARY DRAIN PAN FOR AC UNITS



NOTES:

1. THIS DETAIL APPLIES TO:
   - FLOOR MOUNTED OR CEILING HUNG AC UNITS WITH INTEGRAL CONDENSATE DISCHARGE PUMPS.
   - FLOOR MOUNTED OR CEILING HUNG AC UNITS WITH GRAVITY FLOW CONDENSATE DRAIN PIPING.
2. FOR CEILING INSTALLATIONS, SUPPORT AC UNIT AND DRAIN PAN INDEPENDENTLY FROM STRUCTURE OVERHEAD.
3. PITCH DRAIN PAN TO LIQUID DETECTOR. PROVIDE 3/4" PLUGGED DRAIN AT LOW POINT.
4. PROVIDE AUXILIARY CONTACT ON LIQUID DETECTOR FOR INTERFACE WITH THE BUILDING MANAGEMENT SYSTEM WHEN SPECIFIED.

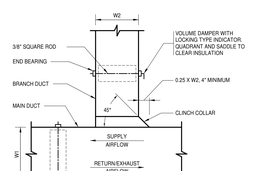
AUXILIARY DRAIN PAN FOR AC UNITS



NOTES:

1. FURNISH THIS TYPE CONNECTION WHERE NOTED AND WHEN SINGLE LINE DUCTWORK IS INDICATED AS THIS . . . FOR LOW PRESSURE BRANCHES WITH MORE THAN 700 CFM AND MEDIUM PRESSURE BRANCHES WITH MORE THAN 1,000 CFM.
2. FURNISH THIS TYPE CONNECTION WITHOUT MANUAL DAMPER FOR ALL MEDIUM PRESSURE DUCTWORK BRANCHES.
3. MUST BE USED WHEN W > 36".
4. T = CFM IN B x W. MINIMUM 4 INCHES. CFM IN W

RECTANGULAR DUCT BRANCH WITH THROAT & VOLUME DAMPER



NOTES:

1. FURNISH THIS TYPE CONNECTION WHEN SINGLE LINE DUCTWORK IS INDICATED AS THIS . . . FOR LOW PRESSURE BRANCHES WITH LESS THAN 700 CFM AND MEDIUM PRESSURE BRANCHES WITH LESS THAN 1,000 CFM.
2. NOT TO BE USED AS A SUBSTITUTE FOR AN ELBOW.

RECTANGULAR DUCT ANGULAR TAP WITH VOLUME DAMPER

ClarpGomez
Date: 03/31/2017
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
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ARCHITECT OF RECORD:
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STRUCTURAL ENGINEERS:
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62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246-7800

M E P ENGINEERS:
AKF
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 304-5656
FAX.: (212)

NO	DATE	REVISION
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT
NO	Date	Revision:

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

DETAILS

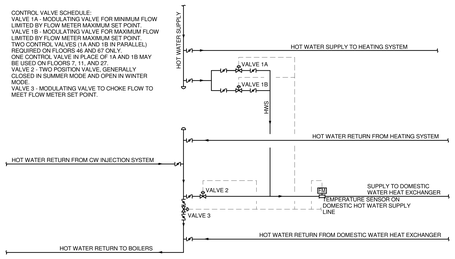
SEAL & SIGNATURE

STATE OF NEW YORK — LICENSED PROFESSIONAL ENGINEER

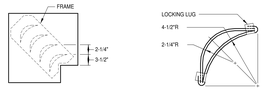
DATE:	Issue Date
PROJECT No:	1132082.000
Drawn BY:	Checker
CHECKED BY:	Author
DRAWING No:	M-603.00
CADD FILE :	

DEPT OF BLDGS 121107285 Job Number
E1990218E058 Bldg Code

CONTROL VALVE SCHEDULE:
VALVE 1A - MODULATING VALVE FOR MINIMUM FLOW LIMITED BY FLOW METER MAXIMUM SET POINT.
VALVE 1B - MODULATING VALVE FOR MAXIMUM FLOW LIMITED BY FLOW METER MAXIMUM SET POINT.
TWO CONTROL VALVES (1A AND 1B IN PARALLEL) REQUIRED ON FLOORS 46 AND 47 ONLY.
ONLY ONE VALVE (1A OR 1B) IN LINE (1A AND 1B MAY BE USED ON FLOORS 7, 11, AND 27.
VALVE 2 - TWO POSITION VALVE, GENERALLY CLOSED IN SUMMER MODE AND OPEN IN WINTER MODE.
VALVE 3 - MODULATING VALVE TO CHOKE FLOW TO MEET FLOW METER SET POINT.



MECHANICAL CONTROL VALVE INSTALLATION FOR DOMESTIC HOT WATER HEAT EXCHANGERS

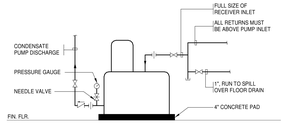


VANED ELBOW

TURNING VANE

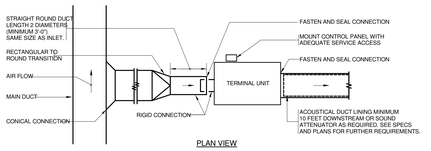
NOTES:
1. LOCKING LUGS INTERNAL WITH VANE
2. MAXIMUM UNSUPPORTED VANE LENGTH 48"
3. FRAMES - BOLTED OR RIVETED TO ELBOW
4. VANES AND FRAMES - SAME GAUGE AS ELBOW

DOUBLE THICKNESS TURNING VANES FOR SQUARE ELBOWS



CONDENSATE DRAIN PUMP PIPING FOR COOLING COIL DRAIN PAN

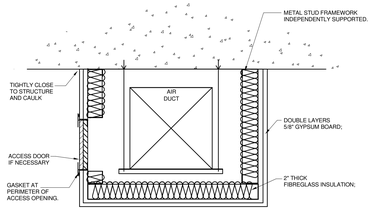
INLINE FAN HANGING SUPPORT DETAIL



PLAN VIEW

NOTES:
1. THE OPERATION OF VARIABLE VOLUME TERMINAL UNITS ARE AFFECTED BY EXCESSIVE TURBULENCE ON THE ENTERING SIDE OF EACH TERMINAL UNIT THEREFORE, TERMINAL UNITS MUST NOT BE INSTALLED TOO CLOSE TO MAIN DUCTS, ELBOWS AND FITTINGS.
2. WHEN MINIMUM UPSTREAM STRAIGHT DUCT CONNECTION TO TERMINALS AS INDICATED ABOVE CANNOT BE MAINTAINED, PROVIDE ORIFICE PLATE, STRAIGHTENING VANES OR OTHER DEVICE AS RECOMMENDED BY TERMINAL UNIT MANUFACTURER AND SUBMIT TO ENGINEER FOR REVIEW PRIOR TO INSTALLATION.
3. MANUFACTURER OF TERMINAL UNIT SHALL PROVIDE CONTROLS ON LEFT OR RIGHT SIDE AS REQUIRED BY FIELD CONDITIONS.
4. ARRANGE ACCESS TO PERMIT EASY FIELD BALANCE AND MAINTENANCE OF TERMINAL UNIT.

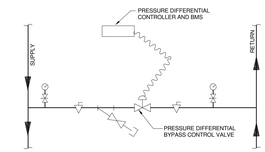
TERMINAL UNIT INSTALLATION (CAV OR VAV)



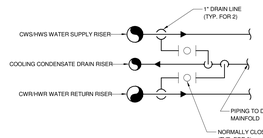
SECTION VIEW

NOTES:
1. ENCLOSURE SHALL MAKE NO RIGID CONTACT WITH DUCTWORK
2. REFER TO ACOUSTC CONSULTANTS REQUIREMENTS FOR APPLICATION

ACOUSTIC SHEETMETAL DUCT ENCLOUSRE

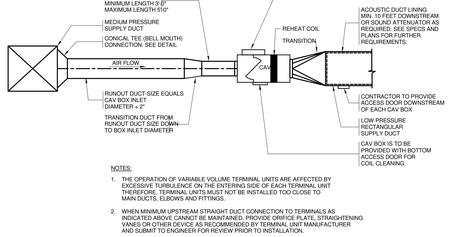


DIFFERENTIAL PRESSURE BYPASS CONTROL



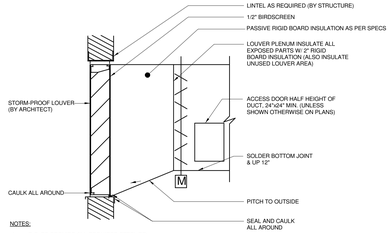
NOTES:
1. PROVIDE THIS PIPING ARRANGEMENT AT ALL LOW POINTS OF THE CW & HW WATER RISERS.
2. REFER TO RISER DIAGRAMS FOR EXACT LOCATION OF PIPING ARRANGEMENT.

HOT WATER RISER & CONDENSER WATER RISER DRAIN DETAIL



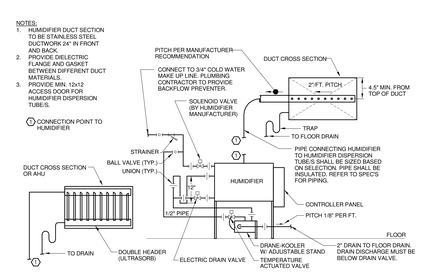
NOTES:
1. THE OPERATION OF VARIABLE VOLUME TERMINAL UNITS ARE AFFECTED BY EXCESSIVE TURBULENCE ON THE ENTERING SIDE OF EACH TERMINAL UNIT THEREFORE, TERMINAL UNITS MUST NOT BE INSTALLED TOO CLOSE TO MAIN DUCTS, ELBOWS AND FITTINGS.
2. WHEN MINIMUM UPSTREAM STRAIGHT DUCT CONNECTION TO TERMINALS AS INDICATED ABOVE CANNOT BE MAINTAINED, PROVIDE ORIFICE PLATE, STRAIGHTENING VANES OR OTHER DEVICE AS RECOMMENDED BY TERMINAL UNIT MANUFACTURER AND SUBMIT TO ENGINEER FOR REVIEW PRIOR TO INSTALLATION.
3. MANUFACTURER OF TERMINAL UNIT SHALL PROVIDE CONTROLS ON LEFT OR RIGHT SIDE AS REQUIRED BY FIELD CONDITIONS.
4. ARRANGE ACCESS TO PERMIT EASY FIELD BALANCE AND MAINTENANCE OF TERMINAL UNIT.

TERMINAL REHEAT BOX CONNECTIONS (CAV OR VAV)

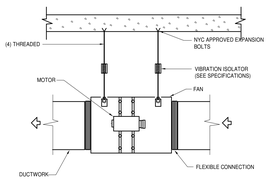


NOTES:
1. G.C. TO PROVIDE ALL REQUIRED STEEL TO SUPPORT LOUVER IN WINDOW OPENING.
2. REFER TO ARCHITECT FOR LOUVER SPECS.

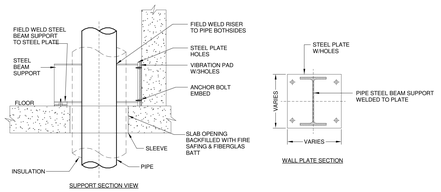
LOUVER CONNECTION



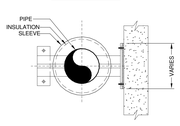
ELECTRIC TO STEAM - HUMIDIFIER HOOKUP DETAIL



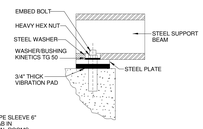
INLINE FAN HANGING SUPPORT DETAIL



SUPPORT SECTION VIEW

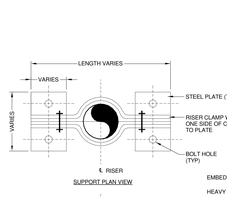


SUPPORT PLAN VIEW



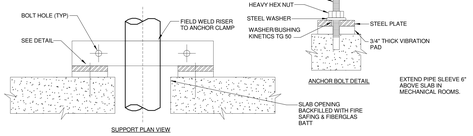
ANCHOR BOLT DETAIL

TYPICAL PIPE ANCHOR DETAIL #3



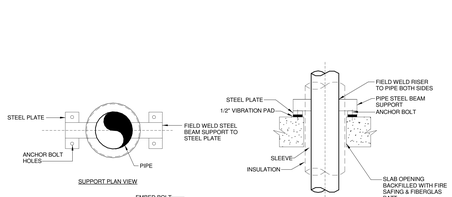
4. RISER

SUPPORT PLAN VIEW



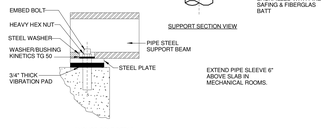
SUPPORT PLAN VIEW

TYPICAL PIPE ANCHOR DETAIL #1



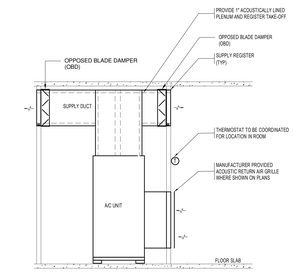
SUPPORT PLAN VIEW

SUPPORT SECTION VIEW

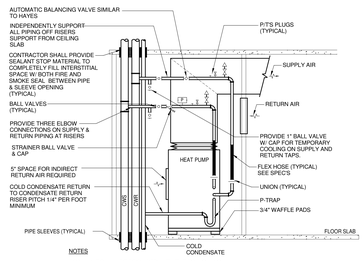


ANCHOR BOLT DETAIL

TYPICAL PIPE ANCHOR DETAIL #2



TYPICAL RESIDENTIAL HEAT PUMP DUCTWORK DETAIL WITH OVERHEAD DUCT



NOTES

EACH UNIT SHALL BE PROVIDED WITH THE FOLLOWING:
1. UNITED MOUNTED 2-WAY MOTORIZED FLOW VALVES. UPON UNIT SHUT DOWN, MOTORIZED VALVES SHALL SHUT OFF. MANUFACTURER SHALL BE ERIE OR APPROVED EQUAL.
2. (1) AUTOMATIC PRESSURE COMPENSATED FLOW LIMITER. MANUFACTURER SHALL BE HAYS OR APPROVED EQUAL.
3. (2) MANUAL BALL ISOLATION VALVES AT THE SUPPLY AND RETURN PIPES.

TYPICAL RESIDENTIAL HEAT PUMP PIPING DETAIL

DETAIL M-604

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
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DESIGN ARCHITECT:
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FAX: (212) 956-2026

STRUCTURAL ENGINEERS:
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62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246-7800

M E P ENGINEERS:
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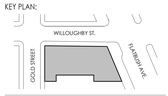
NEW YORK, NY 10006
TEL.: (212) 554-5656
FAX.: (212)

No	Date	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW
Scale:

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

DRAWING TITLE:
DETAILS

ClaryGomez Building Permits APPROVED Under Directive 14 of 1975 Date: 03/13/2017 NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	113/285.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No.	M-604.00
CADD FILE:	

DEPT OF BLDGS 121157289 Job Number
S1324I3950DO1 Work Code

PLUMBING SYMBOL LIST

BASIC

- EXISTING PIPING
- EXISTING PIPING TO BE REMOVED
- PIPING TO BE ABANDONED
- NEW SOIL, WASTE OR SANITARY PIPING
- VENT PIPING (SANITARY)
- PIPING BELOW SLAB
- DOMESTIC COLD WATER PIPING
- DOMESTIC HOT WATER PIPING (120°)
- DOMESTIC HOT WATER CIRCULATION PIPING
- PIPING w/FREEZE PROTECTION CABLE & INSULATION
- ARROW INDICATES DIRECTION OF FLOW
- CA — COMPRESSED AIR PIPING
- G — GAS PIPING
- EJ — EJECTOR DISCHARGE PIPING
- IW — INDIRECT WASTE PIPING
- PD — PUMP DISCHARGE PIPING
- SD — SUMP PUMP DISCHARGE PIPING
- ST — STORM WATER DRAINAGE PIPING
- T — TEMPERED WATER PIPING
- DISCONNECT FROM EXISTING
- CONNECT TO EXISTING
- SHOCKWATER HAMMER ARRESTOR
- FLEXIBLE CONNECTION
- EXPANSION LOOP SIZE (MF / BJ)
- HOSE BIBB
- WALL HYDRANT
- FRESH AIR INLET
- CLEAN OUT/PLUGGED OUTLET
- CAPPED OUTLET
- CLEAN-OUT DECK PLATE
- P-TRAP
- VACUUM BREAKER
- BOTTOM PIPE CONNECTION
- TOP PIPE CONNECTION
- SIDE CONNECTION
- PIPE DOWN/DROP
- PIPE RISE/UP
- PIPE SLOPE
- VALVE IN VERTICAL
- UNION
- REDUCER
- WATER PROOF SLEEVE
- SLEEVE
- PRESSURE GAUGE w/GAUGE COCK
- TEMPERATURE GAUGE
- FLOOR DRAIN
- ROOF DRAIN
- PUMP
- WATER METER
- ABD — AUTOMATIC BALL DRIP
- VENT THRU ROOF
- TRAP
- TAMPER SWITCH
- PRESSURE SWITCH w/GAUGE COCK
- WATERFLOW SWITCH
- TEMPERATURE AND PRESSURE RELIEF VALVE
- BACKWATER VALVE
- PLUG VALVE
- MIXING VALVE
- RELIEF VALVE
- BALL VALVE
- BALL VALVE w/LOCK SHIELD
- GATE VALVE
- GLOBE VALVE
- OUTSIDE SCREW & YOKE (OS & Y) VALVE
- CHECK VALVE
- PRESSURE REDUCING VALVE (PRV)
- SOLENOID VALVE
- FLOAT VALVE
- BALANCING VALVE
- Y STRAINER w/BLOW-OFF VALVE
- BFA — BACKFLOW PREVENTER ASSEMBLY
- RPZ — REDUCED PRESSURE ZONE BACKFLOW PREVENTER ASSEMBLY
- RPDA — REDUCED PRESSURE DETECTOR ASSEMBLY
- DCV — DOUBLE CHECK VALVE ASSEMBLY
- DCDA — DOUBLE CHECK DETECTOR ASSEMBLY
- BVA — BALANCING VALVE ASSEMBLY
- RISER DESIGNATION: X = RISER SERVICE, # = RISER NUMBER

WATER SERVICE

- ISOLATION VALVE W/BOX TO GRADE
- MANHOLE IN SANITARY SEWER
- EXISTING MANHOLE
- FIRE HYDRANT
- WELL
- SITE WATER (COMBINED DOMESTIC & FIRE
- WW — WELL WATER

PLUMBING EQUIPMENT DESIGNATIONS

XXX-XX-XX
- EQUIPMENT TAG NUMBER
- FLOOR DESIGNATION
- EQUIPMENT DESIGNATION (REFER TO SPECIFIC TRADE LIST)

WH-2-3
- UNIT NUMBER 3
- SECOND FLOOR
- WATER HEATER (REFER TO LIST)

PLUMBING ABBREVIATIONS

AD	AREA DRAIN
AFF	ABOVE FINISHED FLOOR
BLDG	BUILDING
BOP	BOTTOM OF PIPE
CLG	CEILING
CM	COFFEE MAKER
CO	CLEANOUT
CODP	CLEANOUT DECK PLATE
CONN	CONNECT
CONT	CONTINUATION
CV	CHECK VALVE
CVO	CAPPED AND VALVED OUTLET
CW	COLD WATER
DIA	DIAMETER
DN	DOWN (PENETRATES FLOOR SLAB)
DR	DRAIN
DWG	DRAWING
EJ DS	EJECTOR DISCHARGE
EDC	ELECTRIC WATER COOLER
(E)	EXISTING
(ER)	EXISTING TO BE REMOVED
(ERR)	EXISTING TO BE REMOVED & RELOCATED
EL	ELEVATION
FAI	FRESH AIR INLET
FD	FLOOR DRAIN
FL	FLOOR
FL H	FLOOR HYDRANT
FT	FEET
FU	FIXTURE UNIT
GAL	GALLONS
GC	GENERAL CONTRACTOR
GPM	GALLONS PER MINUTE
HB	HOSE BIBB
HCLG	HUNG CEILING
HW	HOT WATER
HWR	HOT WATER RETURN
ID	INSIDE DIAMETER
IN	INCH
IW	INDIRECT WASTE
JS	JANITOR'S SINK
LAV	LAVATORY
MAP	MEDICAL GAS ALARM PANEL
MAX	MAXIMUM
MIN	MINIMUM
MR	MOP RECEPTOR
NC	NORMALLY CLOSED
NIC	NOT IN THIS CONTRACT
NO	NORMALLY OPEN
NTS	NOT TO SCALE
OD	OUTSIDE DIAMETER
OS&Y	OUTSIDE SCREW & YOKE GATE VALVE
PD	PLUMBING CONTRACTOR
PD	PUMP DISCHARGE
PO	PLUGGED OUTLET
PRV	PRESSURE REDUCING VALVE
PSI	POUNDS PER SQUARE INCH (GAUGE)
(RE)	RELOCATED EXISTING
(RRO)	EXISTING TO BE REMOVED AND RETURN TO OWNER
RD	ROOF DRAIN
SA	SHOCK ABSORBER
SAN	SANITARY
SD	SUMP PUMP DISCHARGE
SH	SHOWER
SK	SINK
SQ FT	SQUARE FOOT
ST	STORM
TYP	TYPICAL
UON	UNLESS OTHERWISE NOTED
UP	UP (PENETRATES FLOOR SLAB)
UR	URINAL
V	VENT
VB	VACUUM BREAKER
VTR	VENT THROUGH ROOF
W	WASTE
WC	WATER CLOSET
WCO	WALL CLEANOUT
WH	WALL HYDRANT
ZCVB	ZONE CONTROL VALVE BOX

PLUMBING GENERAL NOTES

1. GENERAL NOTES, SYMBOL LIST AND DETAILS ARE APPLICABLE TO ALL PLUMBING DRAWINGS.
2. ALL WORK IS NEW UNLESS OTHERWISE NOTED.
3. DRAWINGS ARE DIAGRAMMATIC. DETERMINE LOCATIONS OF SYSTEMS AND COMPONENTS IN FIELD.
4. NEITHER ACCURACY NOR COMPLETION OF UTILITY LOCATIONS SHOWN ON DRAWINGS IS GUARANTEED. DETERMINE EXACT LOCATIONS OF EXISTING UTILITY IN FIELD, WHETHER OR NOT SHOWN ON DRAWINGS. EXERCISE CAUTION AND IDENTIFY LOCATIONS OF UNMARKED UTILITY LINES AS NECESSARY TO PERFORM WORK OF THIS SECTION.
5. ALL PLUMBING WORK SHALL BE IN ACCORDANCE WITH THE CURRENT PLUMBING CODE AND ALL APPLICABLE LOCAL CODES AND DRAWINGS.
6. IT SHALL BE THE RESPONSIBILITY OF THIS CONTRACTOR TO COORDINATE HIS WORK WITH THAT OF ALL OTHER TRADES, INCLUDING (BUT NOT LIMITED TO, ELECTRICAL, HVAC PROCESS PIPING, SPRINKLER, PLUMBING STRUCTURAL AND GENERAL ARCHITECTURE.
7. ANY INTERFERENCE SHALL BE BROUGHT TO THE ATTENTION OF THE CONSTRUCTION MANAGER AND THE OWNER'S REPRESENTATIVE, AND SHALL BE RESOLVED PRIOR TO THE INSTALLATION OF THE WORK INVOLVED.
8. NO WORK SHALL BE INSTALLED IN VIOLATION OF ANY GOVERNING CODES. ANY WORK SHOWN ON THE DRAWINGS WHICH IS IN VIOLATION OF SUCH CODES SHALL BE BROUGHT TO THE ATTENTION OF THE CONSTRUCTION MANAGER AND THE OWNER'S REPRESENTATIVE AND SHALL BE RESOLVED PRIOR TO THE INSTALLATION OF THE WORK INVOLVED.
9. ALL PIPING PENETRATING CEILING AND WALLS SHALL BE INSTALLED WITH CHROME (STAINLESS WHERE NOTED) PLATED ESCUTCHEONS AT THE PENETRATION. ALL PIPING PENETRATING EXTERIOR WALLS AND ROOFS SHALL BE FLASHED IN AN APPROVED MANNER AND SHALL BE SEALED WEATHER TIGHT. PIPING PENETRATING RATED PARTITIONS SHALL BE PROTECTED AS REQUIRED BY LOCAL CODE AUTHORITY. (SEE DETAILS)
10. MANUFACTURER'S MODEL NUMBERS ARE SPECIFIED SOLELY TO ESTABLISH STANDARDS OF QUALITY FOR PERFORMANCE AND MATERIALS.
11. PRODUCT INSTALLATION SHALL ADHERE TO MANUFACTURERS' RECOMMENDATIONS.
12. PROVIDE ACCESS PANELS FOR EQUIPMENT THAT REQUIRES PERIODIC SERVICE.
13. TOPS OF ALL FLOOR DRAINS SHALL BE SET FLUSH WITH FINISHED FLOOR. ALL PIPING ABOVE GRADE SHALL BE PROPERLY SUPPORTED BY THE BUILDING STRUCTURE AND SHALL NOT REST ON CEILING TILES OR CEILING STRUCTURE.
14. CONTRACTOR SHALL COORDINATE ELECTRICAL CHARACTERISTICS AND REQUIREMENTS OF ALL PLUMBING EQUIPMENT WITH THE ELECTRICAL DRAWINGS AND SHALL FURNISH EQUIPMENT WIRED FOR THE VOLTAGES SHOWN HEREIN.
15. PROVIDE SHUTOFF VALVES ON ALL BRANCH PIPING AND ON ALL SUPPLIES TO INDIVIDUAL FIXTURES AND EQUIPMENT. PROVIDE BALL VALVES ON ALL WATER MAIN BRANCHES IN CORRIDORS AND WHERE INDICATED ON DRAWINGS. ALL VALVES SHALL BE ACCESSIBLE.
16. ALL SLEEVES THROUGH CONCRETE FLOORS AND ALL CORE DRILLING OF CONCRETE FLOORS AND WALLS SHALL BE BY THIS CONTRACTOR.
17. CONCRETE PADS AND PLATFORMS FOR WORK OF THIS SECTION WILL BE PROVIDED BY GENERAL CONTRACTOR. PROVIDE INFORMATION AND HARDWARE AS NECESSARY TO COORDINATE WORK.
18. SCHEDULE WORK OF THIS SECTION TO AVOID INTERFERENCES WITH FIRE-PROOFING WORK.
19. COORDINATE ROOF PENETRATIONS WITH WORK OF OTHER SECTIONS AND WITH FLASHING REQUIREMENTS.
20. RUN PIPING CONCEALED, UNLESS SPECIFIED OTHERWISE, AND CLEAR OF CEILING INSERTS.
21. STRUCTURAL WELDING SHALL BE 1/4-INCH FILLET UNLESS REQUIRED OTHERWISE.
22. PROVIDE CLAMPS, OFFSETS, EXPANSION JOINTS, ANCHORS AND GUIDES AS NECESSARY TO PREVENT STRESS ON PIPING.
23. PROVIDE BALANCING VALVES AT SYSTEM LOOP RETURNS AND AT RETURN RISERS. PROVIDE SHUT-OFF VALVES AT SYSTEM LOOP SUPPLIES AND SUPPLY RISERS.
24. PROVIDE VENTS AT HIGH POINTS IN PIPING SYSTEMS AND DRAIN VALVES AT LOW POINTS.
25. PROVIDE GAUGE FITTINGS AND THERMOMETER WELLS AT HOT WATER SUPPLY AND RETURN BRANCHES AND AT PUMP INLETS AND OUTLETS.
26. VERIFY EXACT SIZES, LOCATIONS, INVERTS AND ELEVATIONS PRIOR TO RUNNING ANY PIPING. REFER TO ARCHITECTURAL DRAWINGS FOR EXACT LOCATIONS OF ALL FIXTURES AND EQUIPMENT.
27. ALL GAS PIPING TO COMPLY WITH LOCAL AND STATE CODES.
28. GAS PIPING AND SAFETY DEVICES SHALL CONFORM TO THE REQUIREMENTS OF NFPA 54 AND SHALL BE SUBJECT TO THE INSPECTION AND APPROVAL OF THE STATE REGULATOR BOARD.
29. GAS PIPING SHALL BE TESTED ACCORDING TO THE STATE FUEL GAS CODE AND NATIONAL CODE PROVISIONS OF THE LOCAL PLUMBING INSPECTOR. IF INSPECTION OF THE TEST SHOWS DEFECTS, SUCH DETECTIVE WORK AND MATERIAL SHALL BE REPLACED AND INSPECTION AND TEST SHALL BE REDONE.
30. PLUMBING SUBCONTRACTOR IS RESPONSIBLE FOR EXTENDING ALL REGULATOR VENTS TO ATMOSPHERE. REGULATORS ARE PART OF EQUIPMENT GAS TRAIN.
31. WATER HEATERS SHALL BE INSTALLED WITH DRAIN PANS UNDER HEATERS. ROUTE PAN DRAINS TO NEAREST FLOOR DRAIN OR SAFE DRAIN.
32. PIPING SHALL NOT RUN OVER ELECTRICAL PANELS AND SHALL BE COORDINATED WITH WORK OF OTHER TRADES.

PLUMBING DRAWING LIST

DRAWING No.	DRAWING TITLE
P-000	PLUMBING COVER SHEET
P-100	PLUMBING SUB CELLAR PLAN
P-101	PLUMBING CELLAR PLAN
P-102	PLUMBING GROUND FLOOR PLAN
P-103	PLUMBING 2ND AND 3RD FLOOR PLAN (TYP)
P-105	PLUMBING 4TH FLOOR PLAN
P-106	PLUMBING 5TH FLOOR PLAN
P-107	PLUMBING 6TH FLOOR PLAN
P-108	PLUMBING 7TH TO 8TH FLOOR PLAN
P-111	PLUMBING 9TH TO 13TH FLOOR PLAN
P-115	PLUMBING 14TH FLOOR PLAN
P-116	PLUMBING 15TH FLOOR PLAN
P-117	PLUMBING 16TH FLOOR PLAN
P-118	PLUMBING 17TH TO 21ST FLOOR PLAN
P-123	PLUMBING 22ND FLOOR PLAN
P-124	PLUMBING 23RD FLOOR PLAN
P-125	PLUMBING 24TH FLOOR PLAN
P-126	PLUMBING 25TH TO 26TH FLOOR PLAN
P-130	PLUMBING 29TH FLOOR PLAN
P-131	PLUMBING 30TH FLOOR PLAN
P-132	PLUMBING 31ST FLOOR PLAN
P-133	PLUMBING 32ND TO 35TH FLOOR PLAN
P-137	PLUMBING 36TH FLOOR PLAN
P-138	PLUMBING 37TH FLOOR PLAN
P-139	PLUMBING 38TH FLOOR PLAN
P-140	PLUMBING 39TH FLOOR PLAN
P-144	PLUMBING 43RD FLOOR PLAN
P-145	PLUMBING 44TH FLOOR PLAN
P-146	PLUMBING 45TH FLOOR PLAN
P-147	PLUMBING 46TH TO 48TH FLOOR PLAN
P-151	PLUMBING 50TH FLOOR PLAN
P-152	PLUMBING 51ST FLOOR PLAN
P-153	PLUMBING 52ND FLOOR PLAN
P-154	PLUMBING 53RD TO 56TH FLOOR PLAN
P-158	PLUMBING 57TH FLOOR PLAN
P-161	PLUMBING ROOF FLOOR PLAN
P-200	PLUMBING SUB CELLAR UNDERGROUND PLAN
P-201	PLUMBING SITE CONNECTION PLANS
P-300	PLUMBING DOMESTIC WATER RISER DIAGRAM
P-301	PLUMBING DOMESTIC WATER RISER DIAGRAM
P-302	PLUMBING DOMESTIC WATER RISER DIAGRAM
P-303	PLUMBING DOMESTIC WATER RISER DIAGRAM
P-310	PLUMBING SANITARY RISER DIAGRAM
P-311	PLUMBING SANITARY RISER DIAGRAM
P-312	PLUMBING SANITARY RISER DIAGRAM
P-313	PLUMBING SANITARY RISER DIAGRAM
P-320	PLUMBING STORM RISER DIAGRAM
P-321	PLUMBING STORM RISER DIAGRAM
P-322	PLUMBING STORM RISER DIAGRAM
P-323	PLUMBING STORM RISER DIAGRAM
P-330	PLUMBING GAS RISER DIAGRAM
P-331	PLUMBING GAS RISER DIAGRAM
P-332	PLUMBING GAS RISER DIAGRAM
P-333	PLUMBING GAS RISER DIAGRAM

ClaryGomez
Building Systems
APPROVED
Under Directive 4 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

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NEW YORK, NY
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No.:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

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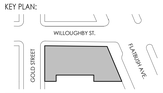
KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING COVER SHEET

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1132080.000
Drawn BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-000.00
CADD FILE :	

DEPT OF BLDGS 121197080 Job Number
B1000624042 Side Code

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

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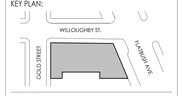
No	Date	Revision
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW:

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

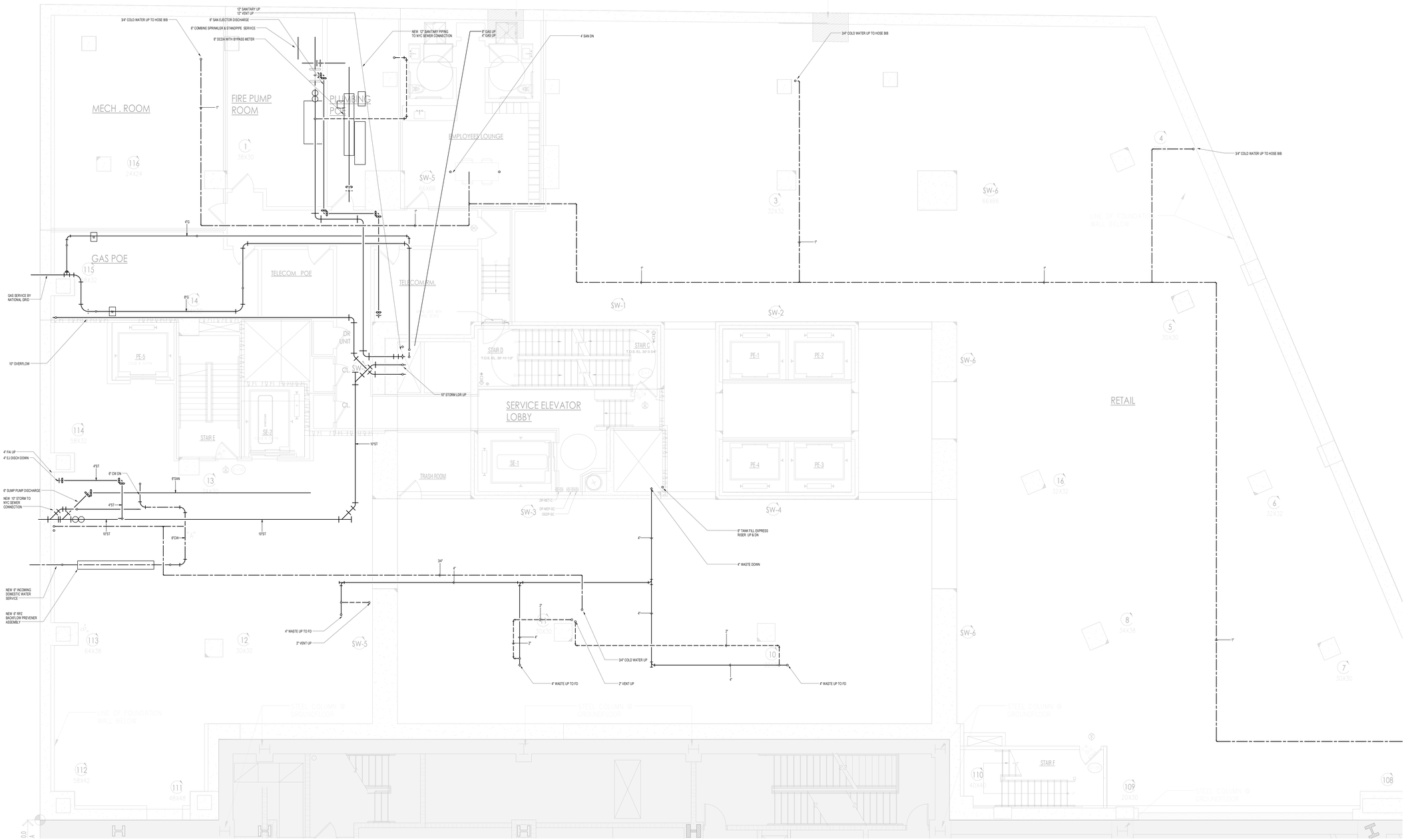
PLUMBING SUB CELLAR PLAN

Clare Gomez
Building Code Compliance Manager
APPROVED
Under Directive 1 of 1975
Date: 03/13/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	115080-000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-100.00
CADD FILE:	

DEPT OF BLDGS 121197280 Job Number
E1500512614R Scan Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

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No.:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	03/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

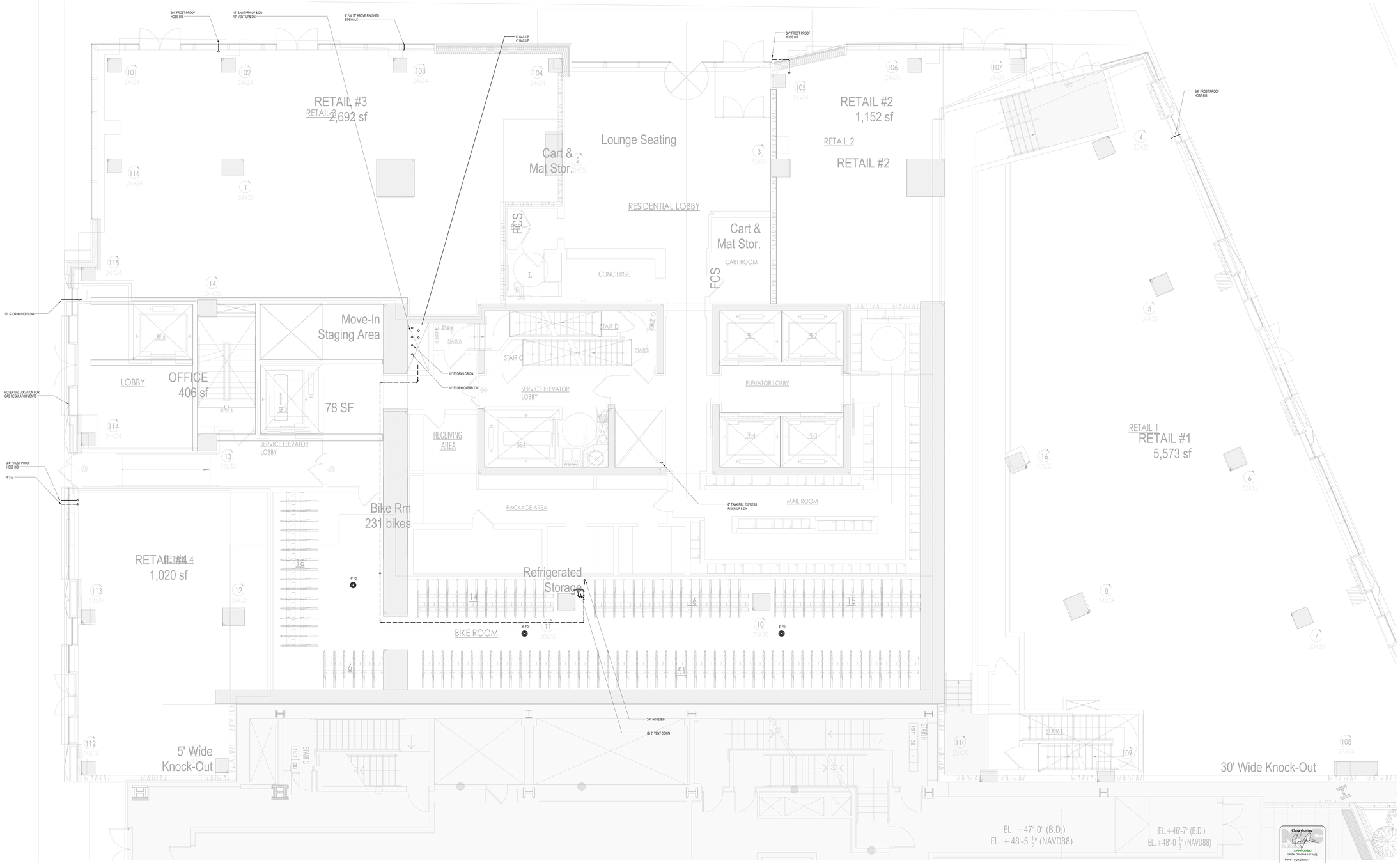
PLUMBING CELLAR PLAN

ClaryGomez
APPROVED
Under Directive 1 of 1975
Date: 05/02/2022
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	115080.000
Drawn BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-101.00
CADD FILE :	

DEPT OF BLDGS 121197280 Job Number
B1500/120250 Style Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

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No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

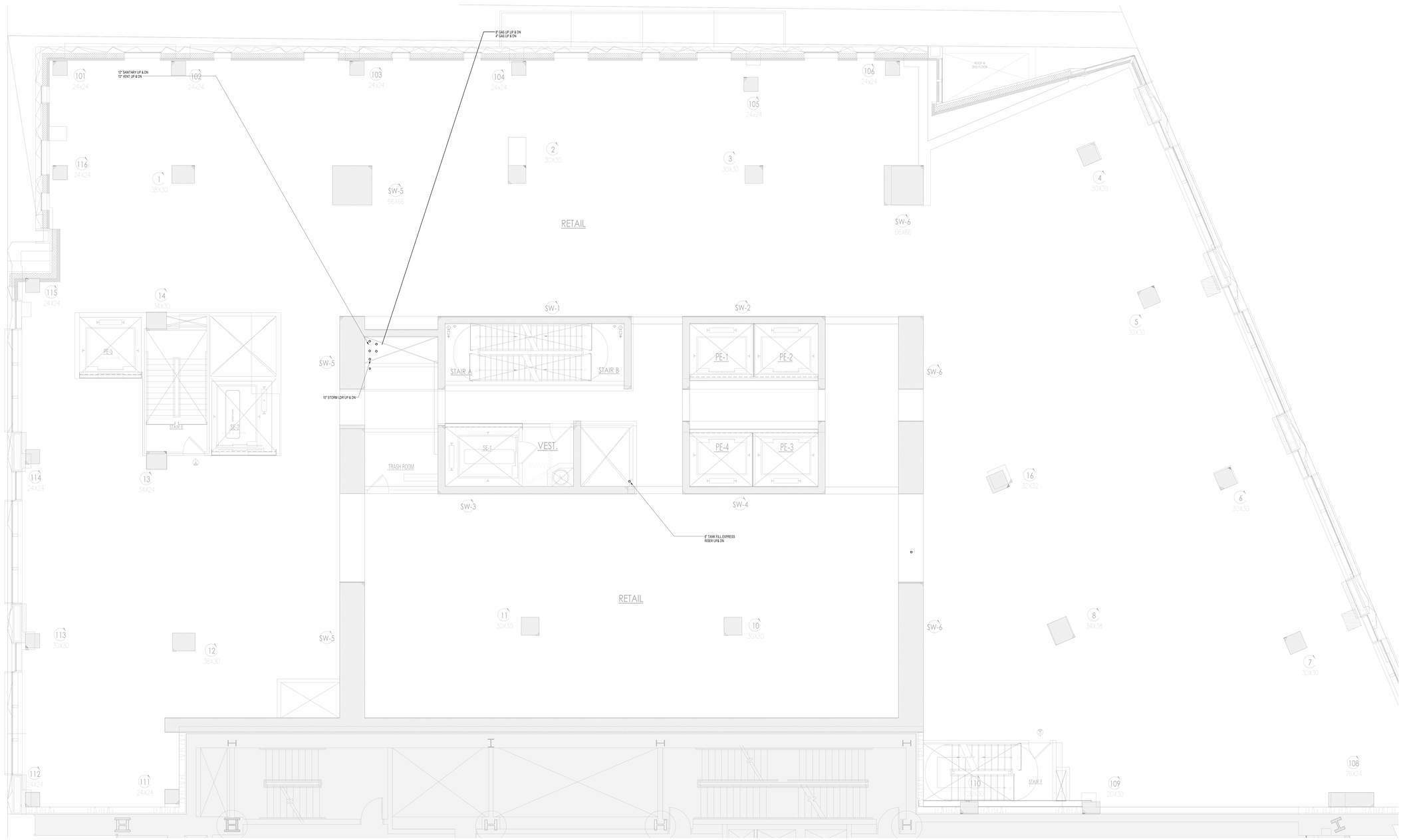
DRAWING TITLE:

PLUMBING GROUND FLOOR PLAN

APPROVED
Under Directive 14 of 1975
Date: 05/02/2016
NYC Development Hub

DATE:	Issue Date
PROJECT No:	115/300.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-102.00
CADD FILE :	

DEPT OF BLDGS 121157280 Job Number
121541280006 Work Order



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

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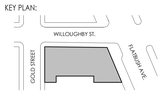
No	Date	Revision:
3	05/02/16	DOB FILING
2	05/02/16	100% DESIGN DEVELOPMENT
1	02/18/16	50% DD SET

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING 2ND AND 3RD FLOOR PLAN (TYP)

ClaireGomez
Building Code
APPROVED
Under Directive 1 of 1975
Date: 10/13/2015
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	115058D-000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-103.00
CADD FILE:	

DEPT OF BLDGS 320197280 Job Number
E1509074270 Doc. Code

4" GAS
8" GAS
12" SANITARY UP & DN
12" VENT UP& DN
4' PLENUM
101 24X24
102
103 24X24
104 24X24
105 24X24
106 24X24
4' PLENUM
4" UP TO OD
4" UP TO RD
8" SANITARY UP
8" VENT UP
116
1 38X62
GENERATOR
SW5
2 FIX41
MECHANICAL ROOM
3 EQX41
STANDBY POWER ELECTRIC SWITCH BOARD ROOM
SW6
4 EQX135
EMERGENCY SWITCH BOARD ROOM
VAULTS
115 24X24
14 24X24
STAIR B
STAIR A
CLOSET
8" STORM UP
15
5 FIX42
VAULTS
10" STORM LOR DN
10" STORM LOR UP
8" TANK FILL UP
8" EXPRESS RISER UP
ELEVATOR CONTROL ROOM
SERVICE CORRIDOR
EXPRESS CW, HW AND HWR SUPPLY UP
SERVICE ELEVATOR LOBBY
SE-1
PE-1
PE-2
PE-4
PE-3
CON-ED VAULT ELECTRICAL ROOM
SW6
16
6 105X30
VAULTS
STAIR E
13 34X64
114 24X24
Egress Corridor enters stair at ceiling 4" UP TO RD above
Egress Corridor above
From Floor Above
RETAIL RISERS DN
6" TANK FILL EXPRESS RISER UP & DN
4' PLENUM
MECHANICAL ROOM (RETAIL)
DHW-HX-LZ-3
DHW-HX-LZ-2
DHW-HX-LZ-1
DHW-HX-LZ-4
PUMP ROOM (RESIDENTIAL)
SW5
10 32X62
PRV STATION
PRV STATION
PRV STATION
DAS EQUIPMENT ROOM
SWRD-1
8 220X40
7 98X54
113 76X30
12 38X64
112 24X24
111 24X24
STORM WATER DETENTION TANK
TELECOM ROOM
MAIN EQUIPMENT ROOM
ELECTRIC DISTRIBUTION ROOM
110 50X20
109 39X20
108 76X24
30' Wide Knock-Out

ClairyGomez
APPROVED
Under Directive 1 of 1975
Date: 05/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
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TEL: (212) 979-8660
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DESIGN ARCHITECT:

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M E P ENGINEERS:

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TEL: (212) 354-5656
FAX: (212)

No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW:

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

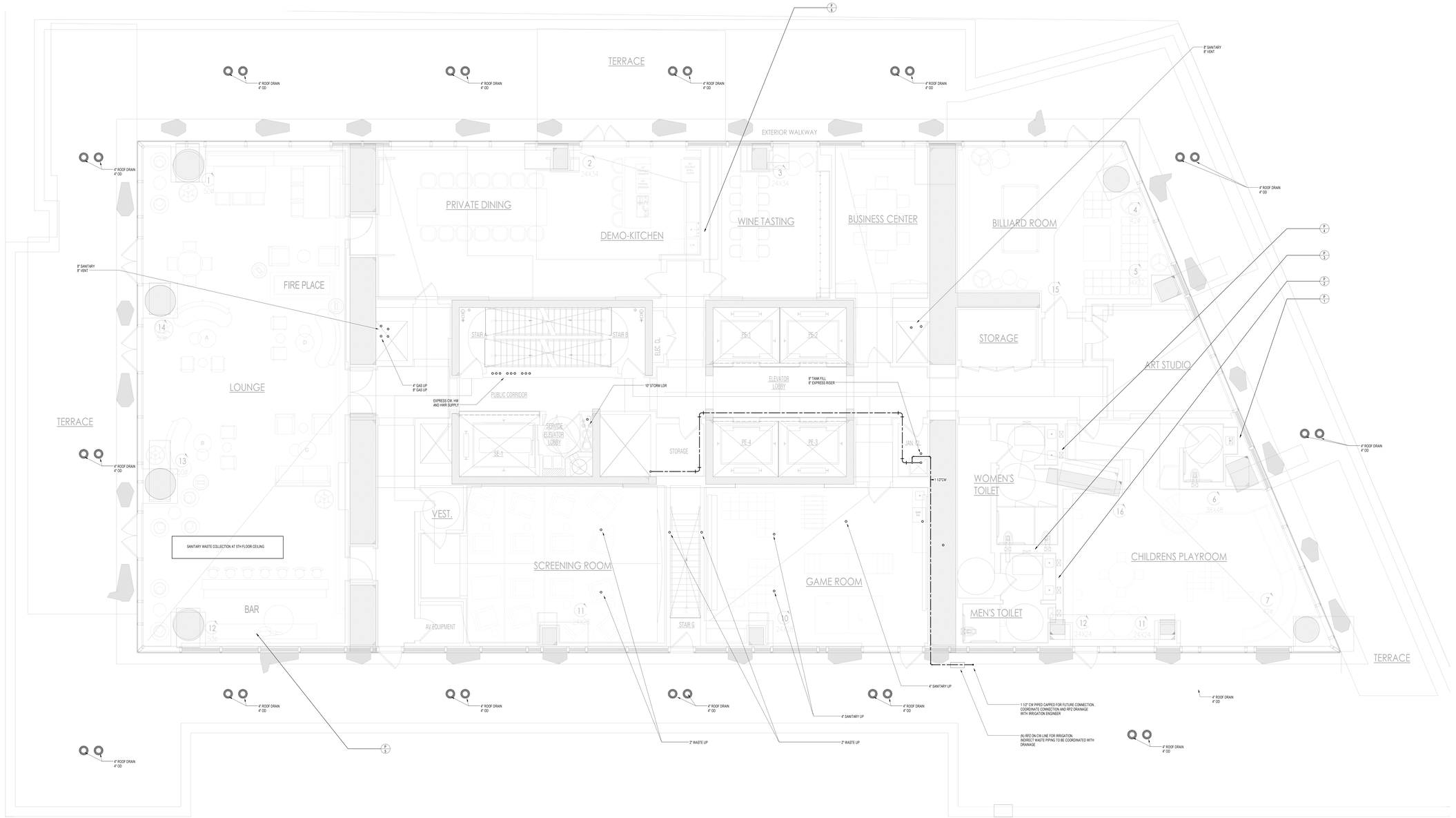
DRAWING TITLE:

PLUMBING 4TH FLOOR PLAN

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	1150282.002
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-105.00
CADD FILE :	

DEPT OF BLDGS 121197280 Job Number
B1B78B9B1B28 Scan Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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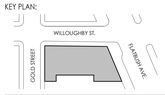
No:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING 5TH FLOOR PLAN

Clary Gomez
APPROVED
Under Directive 7 of 1975
Date: 05/02/2016
NYC Development Hub

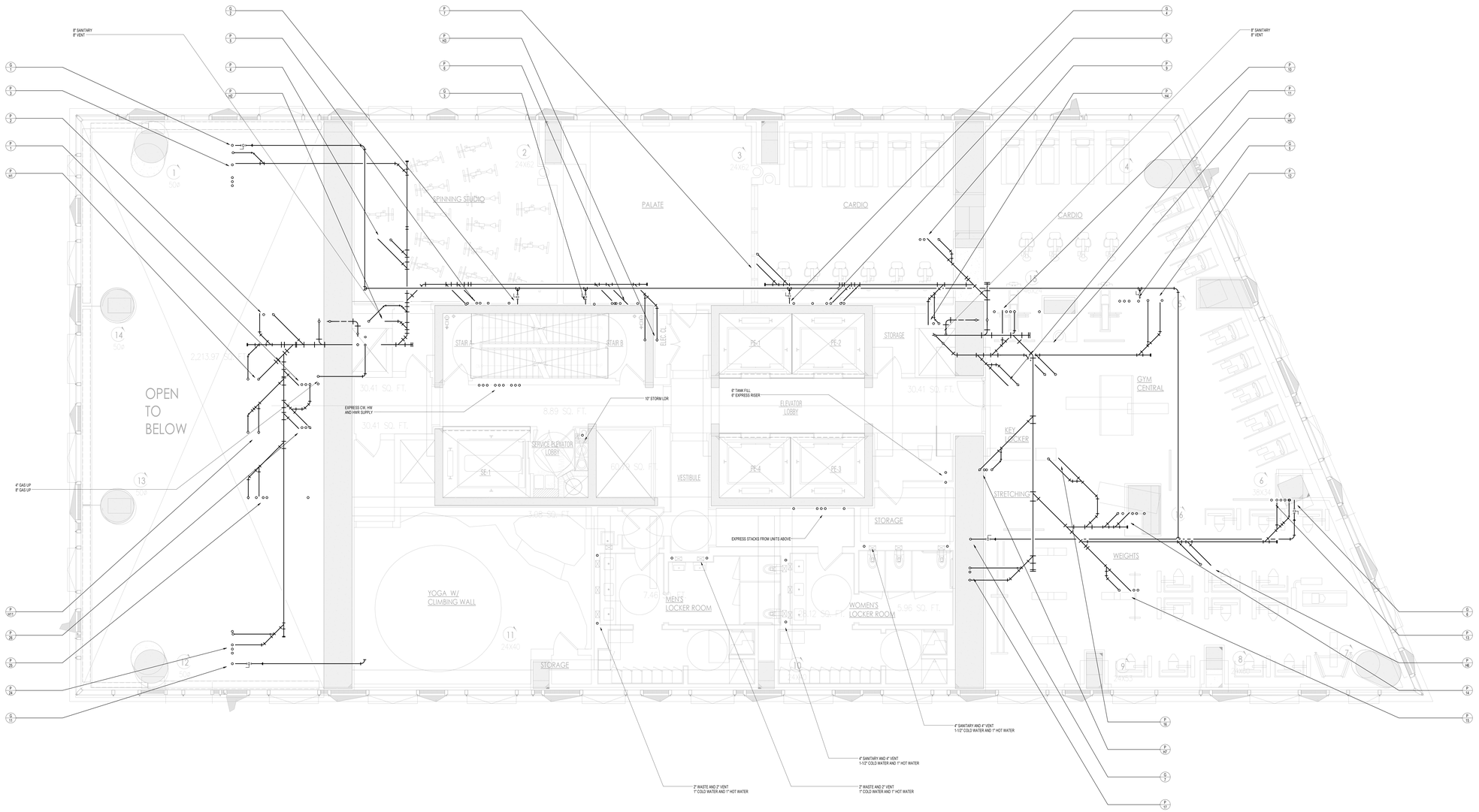
SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1152080.000
DRAWN BY:	Checker
CHECKED BY:	Author

DRAWING NO:

P-106.00

CADD FILE :



ClaryGomez
APPROVED
Under Directive 1 of 1975
Date: 03/13/2022
NYC Development Hub

DEPT OF BLDGS 02/13/2020 Job Number E3055900882 Stop Code

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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NEW YORK, NY 10018
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NEW YORK, NY 10006
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FAX.: (212)

No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

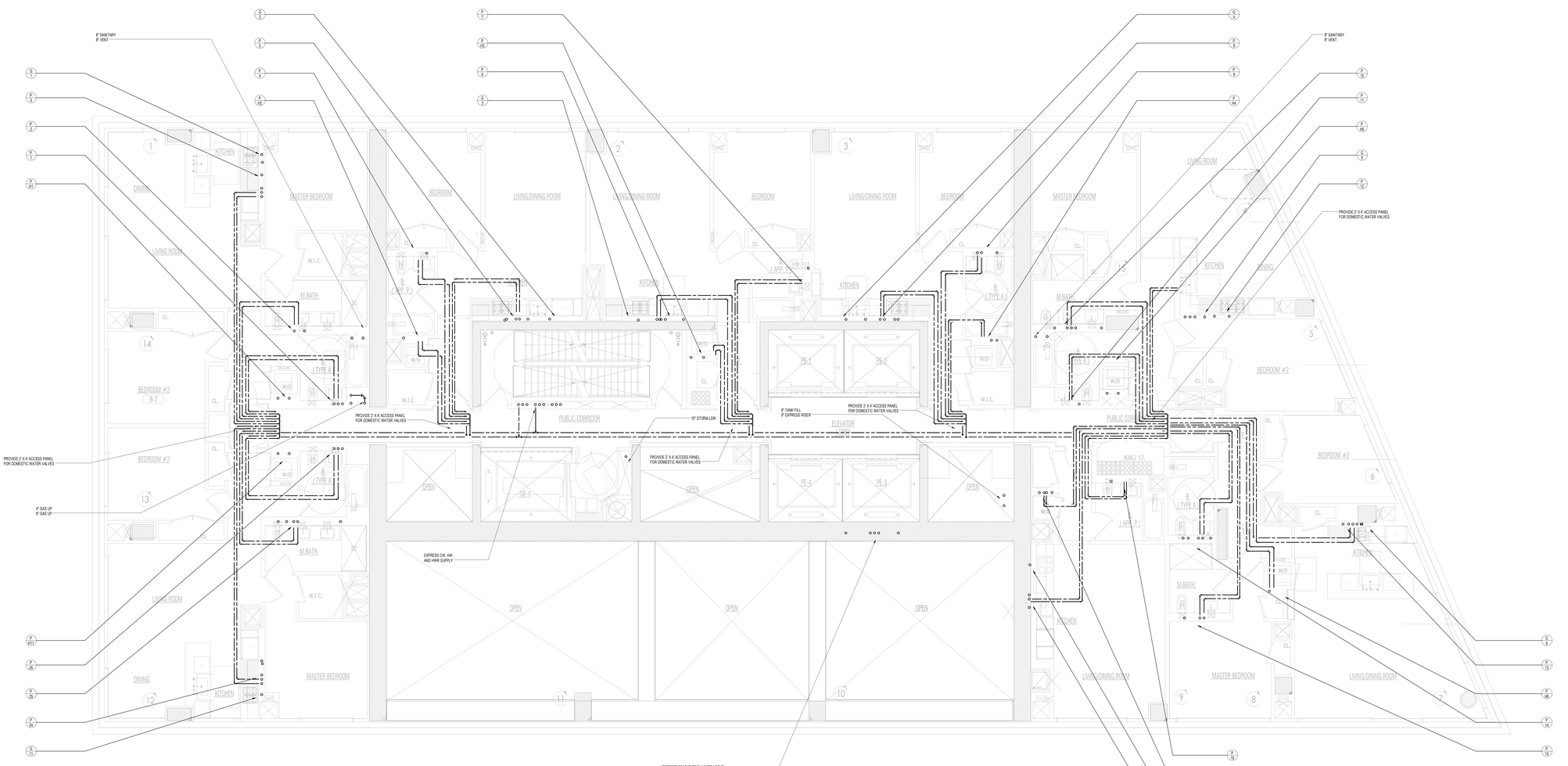
PLUMBING 6TH FLOOR PLAN

SEAL & SIGNATURE

STATE OF NEW YORK
CHARLES A. SALVIA
No. 075136
LICENSED PROFESSIONAL ENGINEER

DATE:	Issue Date
PROJECT No:	Y15038D-000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-107.00
CADD FILE :	

DEPT OF BLDGS 121157280 Job Number
B1B00001.PDF Style Code



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4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING
No:	Date:	Revision:

NORTH ARROW:

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING 7TH TO 8TH FLOOR PLAN

ClaireGomez
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	1150282.002
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-108.00
CADD FILE :	

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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M E P ENGINEERS:

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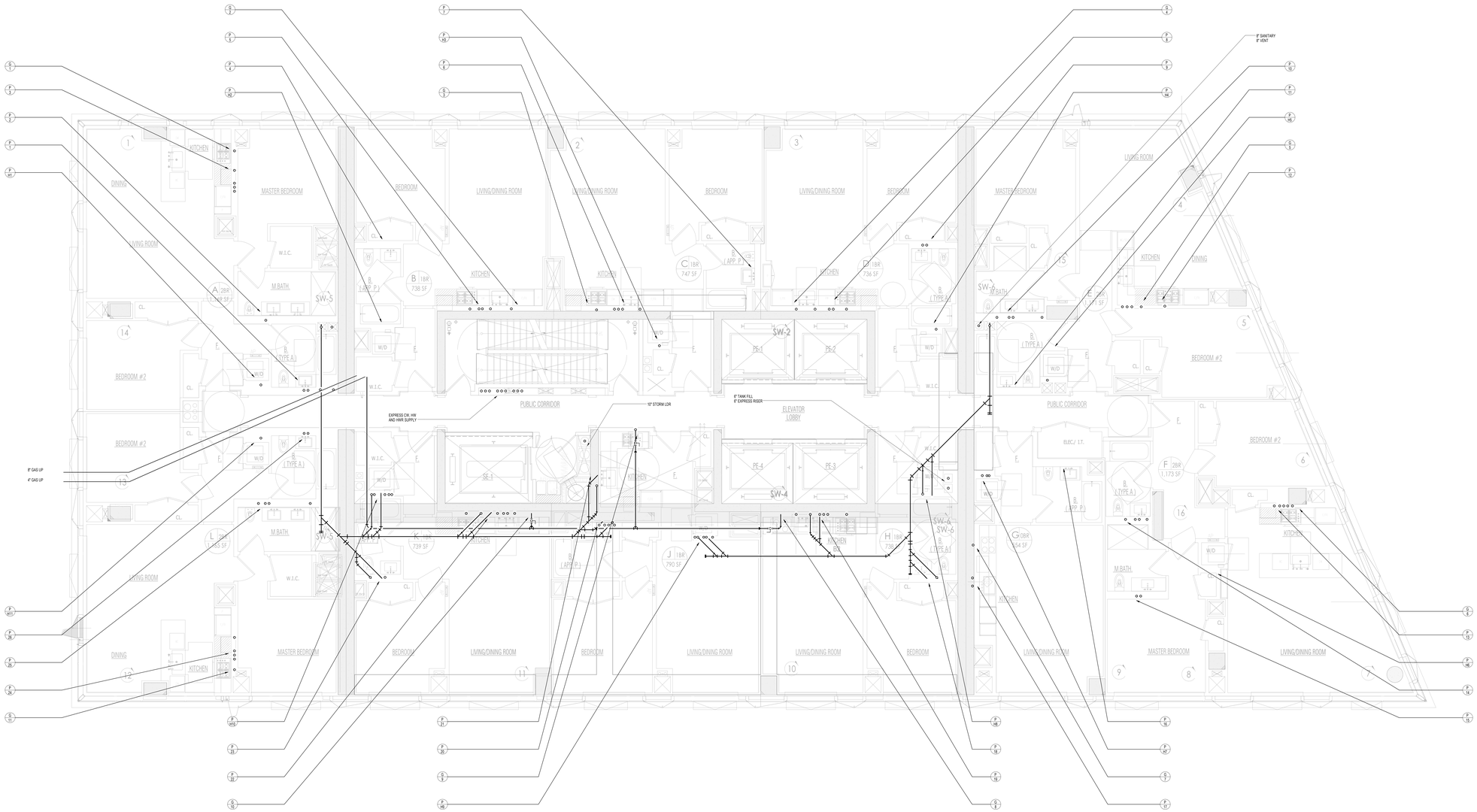
TEL.: (212) 354-5656
FAX.: (212)

DEPT OF BLDGS 121157280 Job Number
S1300128900 Scan Code



Clerk/Comm
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
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ARCHITECT OF RECORD:

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No.:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

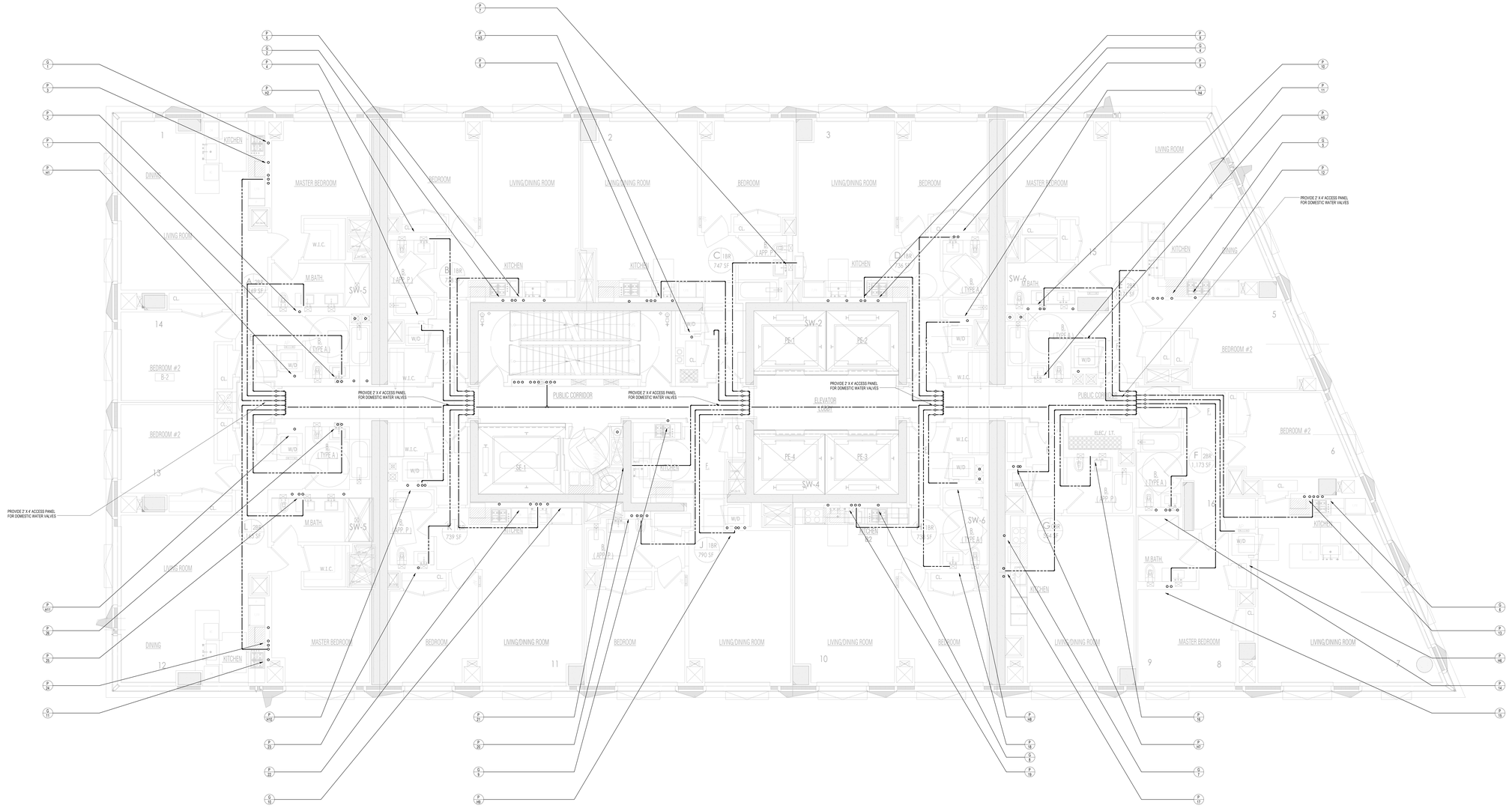
DRAWING TITLE:

PLUMBING 9TH TO 13TH FLOOR PLAN

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	1152080.WP
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING NO:	P-111.00
CADD FILE :	

DEPT OF BLDGS 111157280 Job Number
B1511629650 Stock Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

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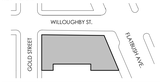
TEL.: (212) 354-5656
FAX.: (212)

No:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING 14TH FLOOR PLAN

ClarjeGomez
APPROVED
Under Directive 14 of 1975
Date: 05/02/2016
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1153080.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-115.00
CADD FILE :	

DEPT OF BLDGS 121157280 Job Number
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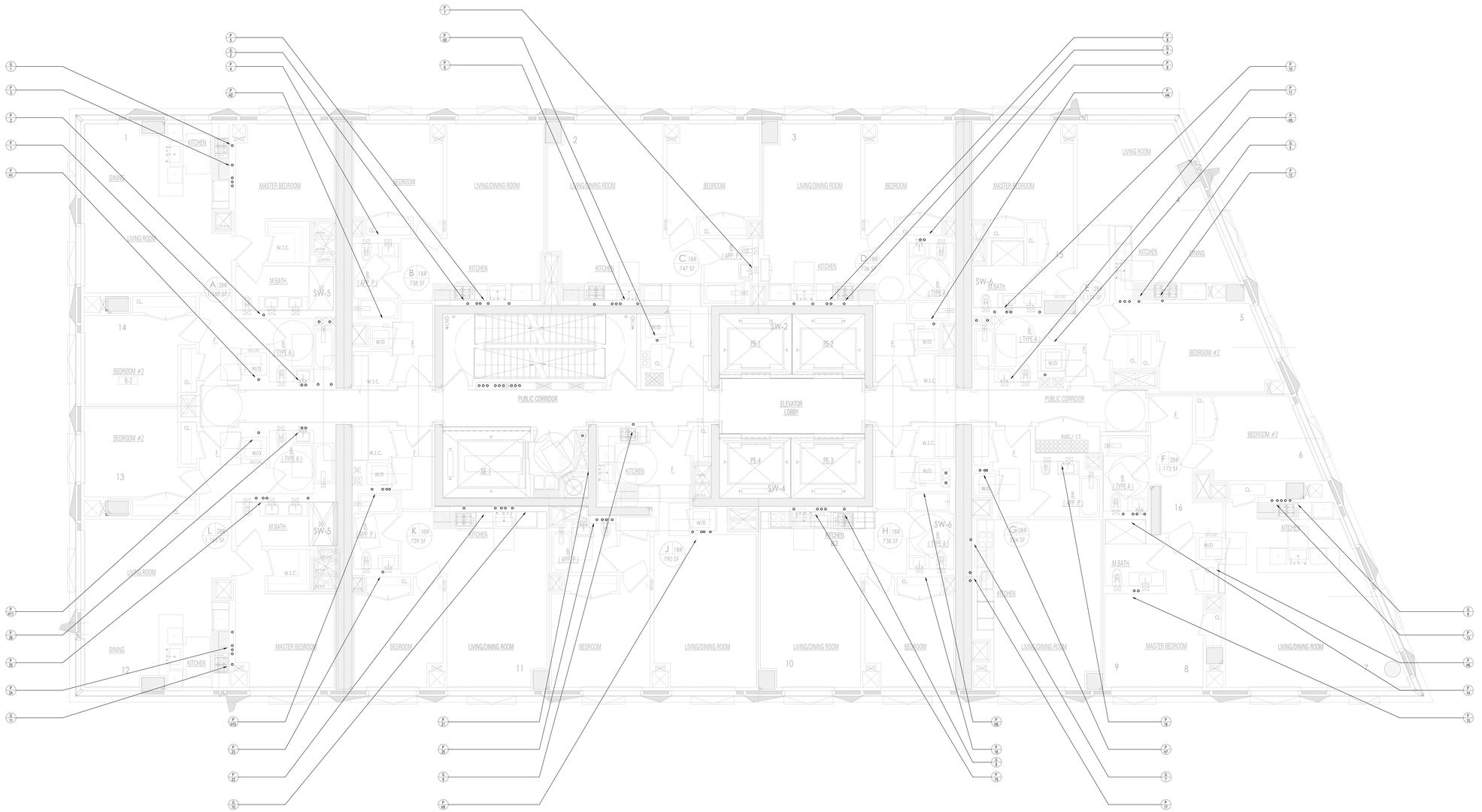

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8580
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DESIGN ARCHITECT:

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TEL.: (212) 354-5656
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No.	Date	Revisions
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

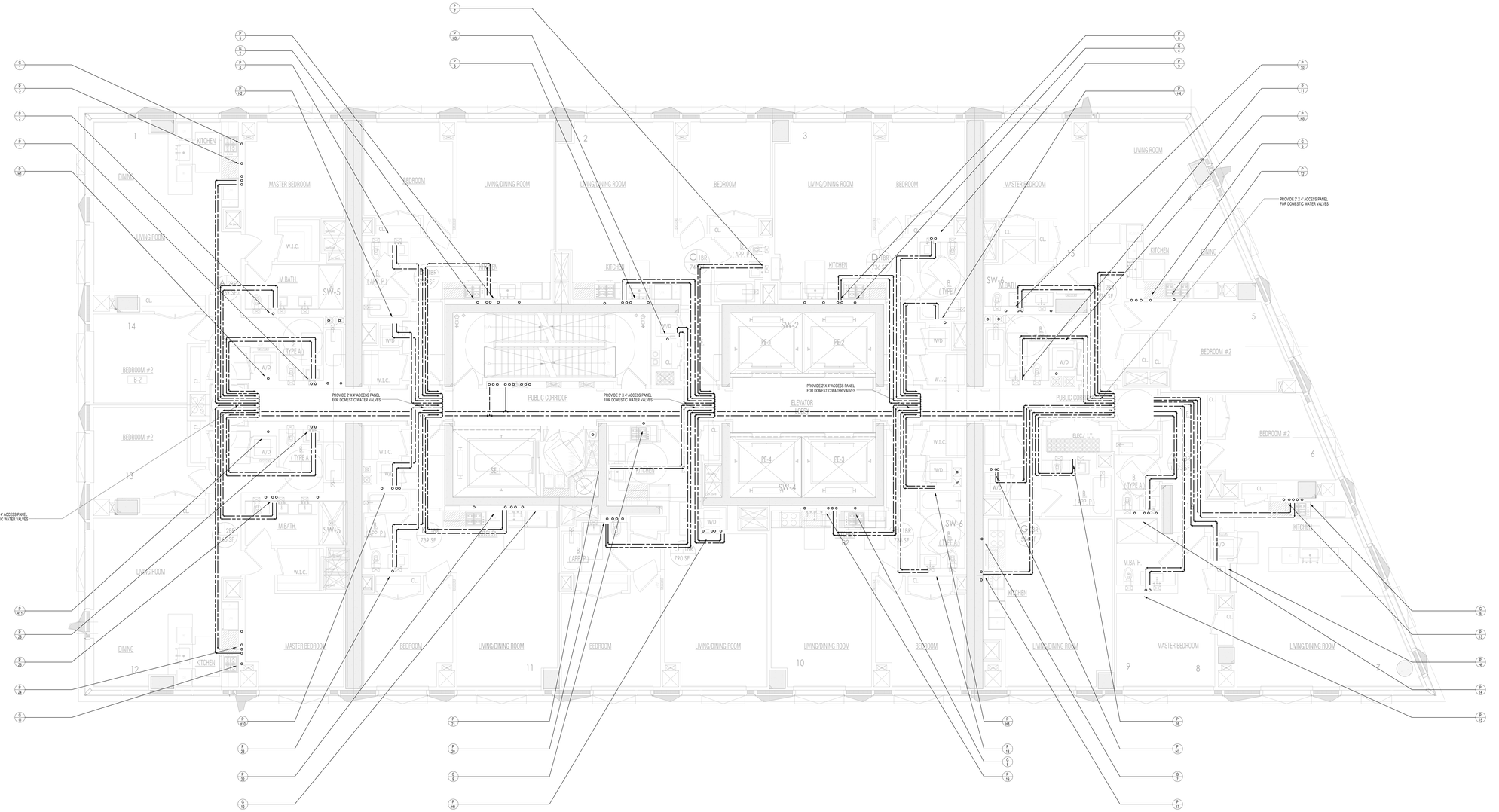
PLUMBING 15TH FLOOR PLAN

ClaryGomez
Building Safety
APPROVED
Under Directive 1 of 1975
Date: 05/02/2017
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	113038D-000
Drawn BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-116.00
CADD FILE :	

DEPT OF BLDGS 121157280 Job Number
E1243899262 Doc. Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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No.	Date:	Revision:
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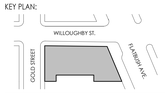
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING 16TH FLOOR PLAN

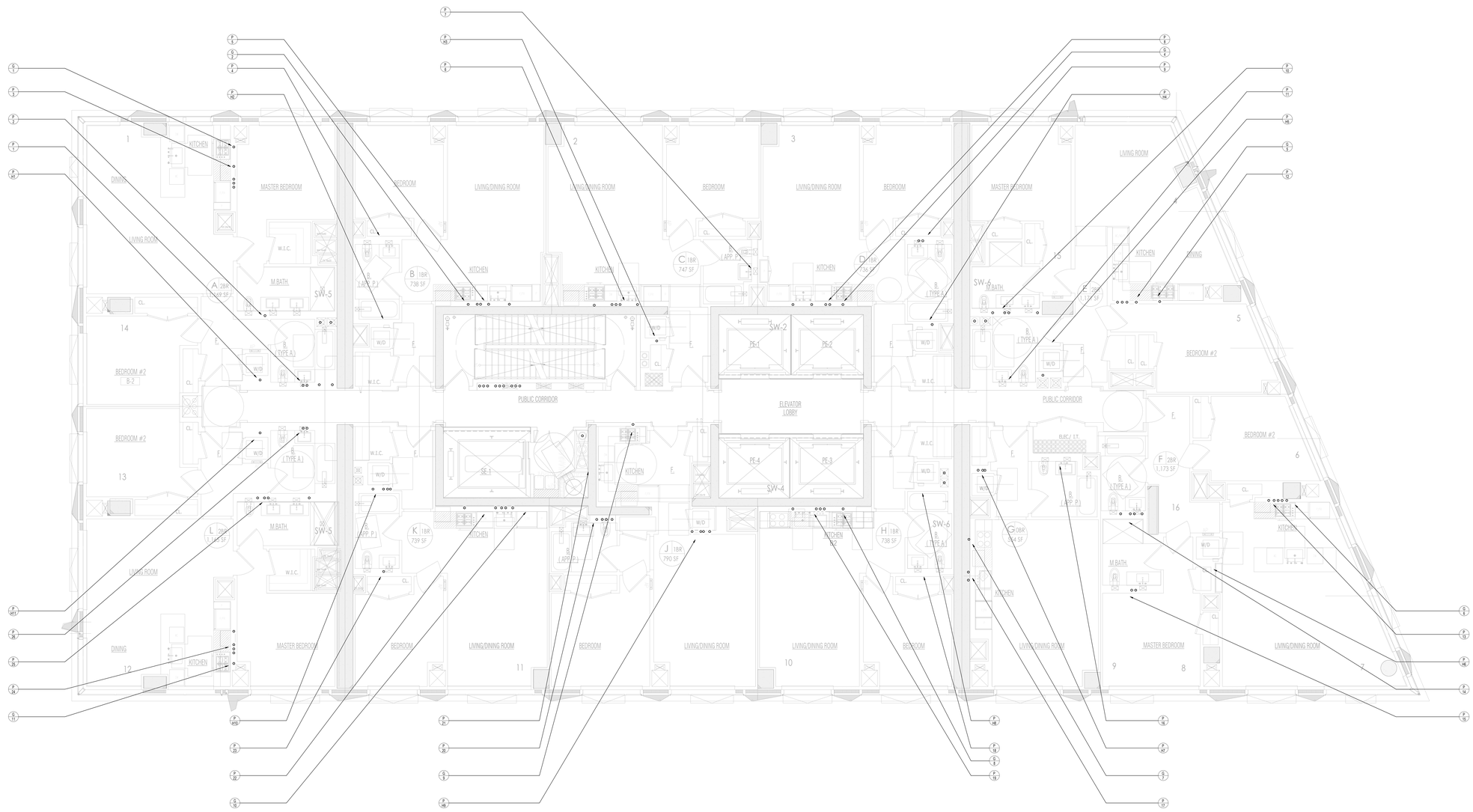
SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	Y150382.000
Drawn BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-117.00
CADD FILE :	

Clary Gomez
APPROVED
Under Directive 1 of 1975
Date: 05/02/2016
NYC Development Hub

DEPT OF BLDGS 121157280 Job Number

S1600S050520 Stock Code



OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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PROJECT:

CITY POINT PHASE 3

No.:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW:

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

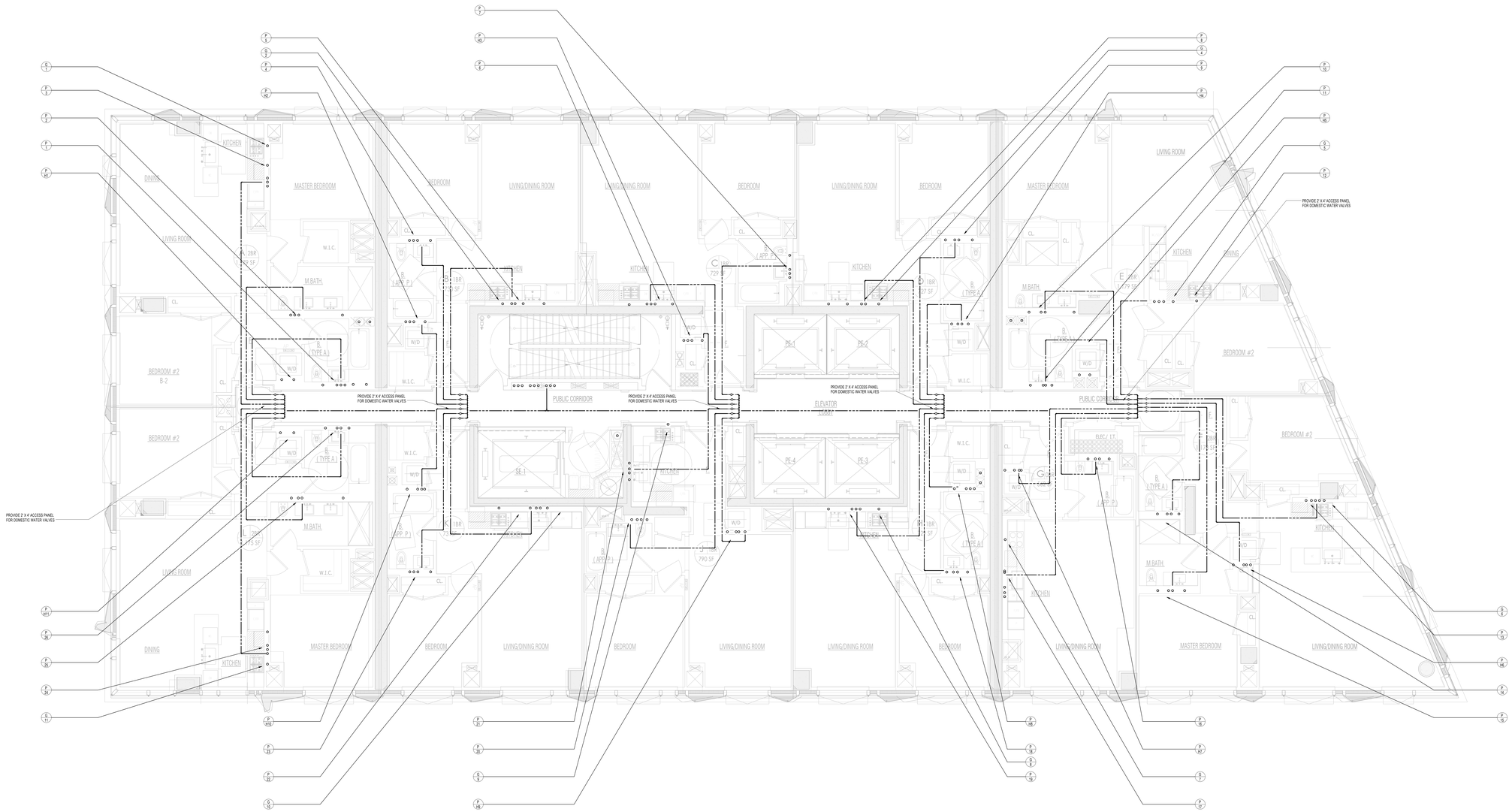
DRAWING TITLE:

PLUMBING 17TH TO 21ST FLOOR PLAN

Clare Gaines
APPROVED
Limited Directive 1 of 1975
Date: 05/13/2016
NYC Development Hub

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	1150500.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-118.00
CADD FILE :	



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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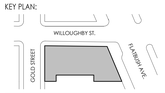
No:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING 22ND FLOOR PLAN

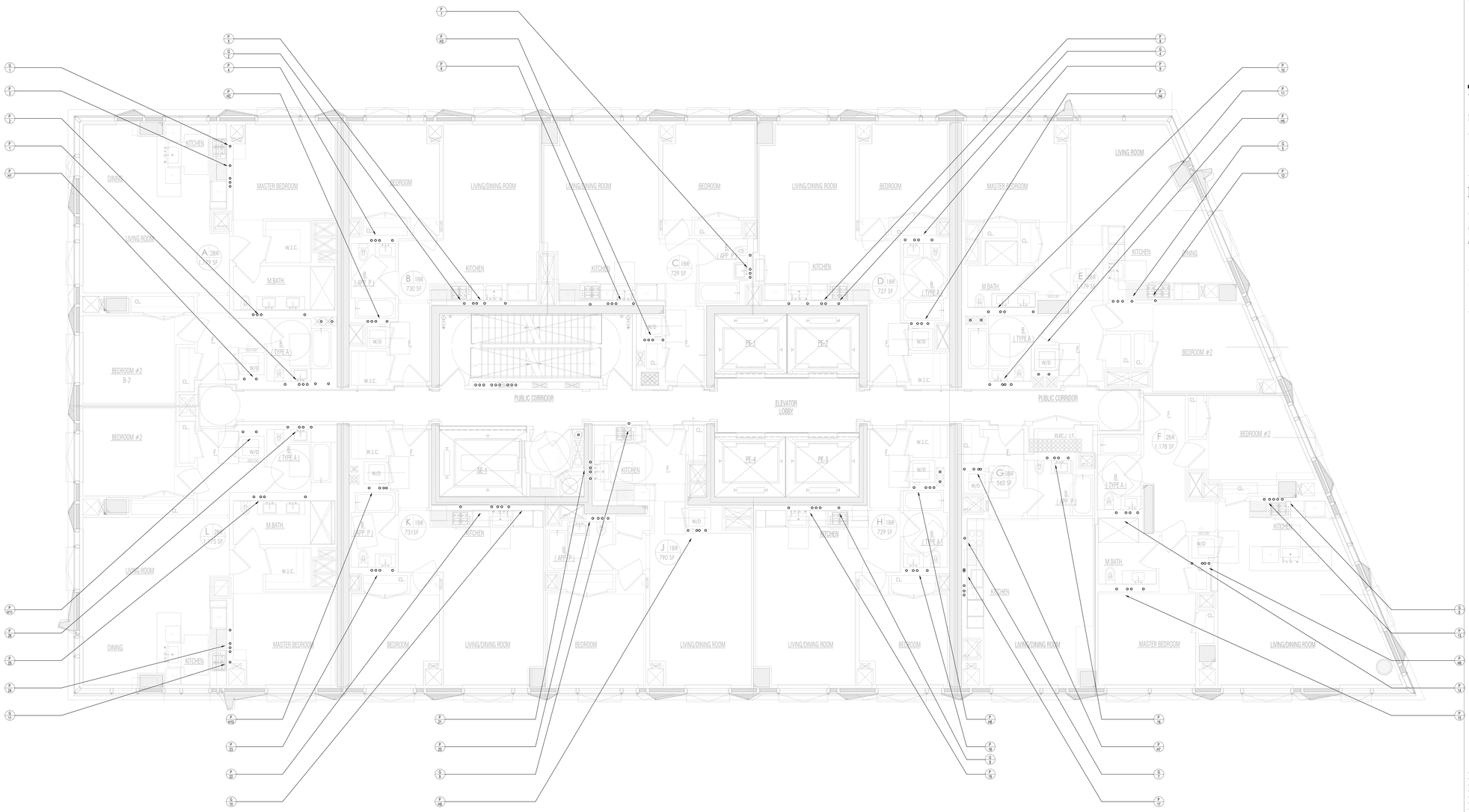
SEAL & SIGNATURE

STATE OF NEW YORK
STEVEN M. SALVIA
No. 0908
REGISTERED PROFESSIONAL ENGINEER

DATE:	Issue Date
PROJECT No:	Y1503BD.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-123.00
CADD FILE :	

Clara Gomez
Building 1
APPROVED
Under Directive 1 of 1975
Date: 09/19/2022
NYC Development Hub

DEPT OF BLDGS 111570280 Job Number
B124519208D2 Issue Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

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New York, NY 10036
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M E P ENGINEERS:

AKF

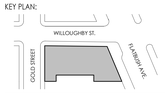
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL: (212) 354-5656
FAX: (212)

No:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

SCALE:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

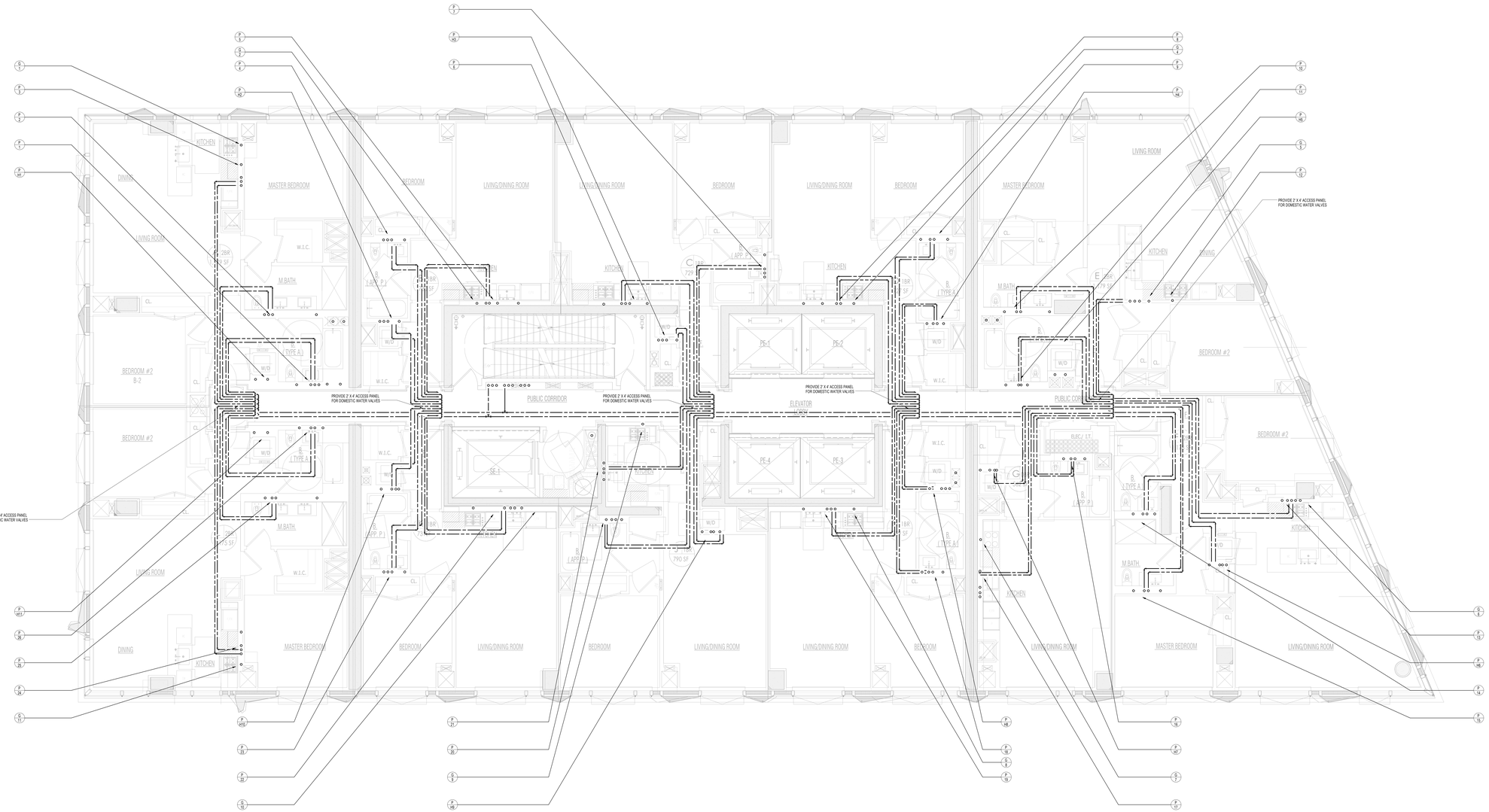
PLUMBING 23RD FLOOR PLAN

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	115358D-000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-124.00
CADD FILE :	

ClaryGomez
Building Systems
APPROVED
Under Directive 1 of 1975
Date: 05/02/2017
NYC Development Hub

DEPT OF BLDGS 111337280 Job Number
B1800215R2254 Work Order



APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
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TEL: (212) 979-8800
FAX: (212) 979-8387

DESIGN ARCHITECT:

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Kohn Pedersen Fox Associates PC

11 WEST 42ND STREET
NEW YORK, NY
10036
TEL: (212) 977-6500
FAX: (212) 956-2526

STRUCTURAL ENGINEERS:

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62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246-9800

M E P ENGINEERS:

AKF

ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
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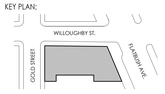
FAX: (212)

No:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING 24TH FLOOR PLAN

SEAL & SIGNATURE OF NEW YORK LICENSED PROFESSIONAL ENGINEER

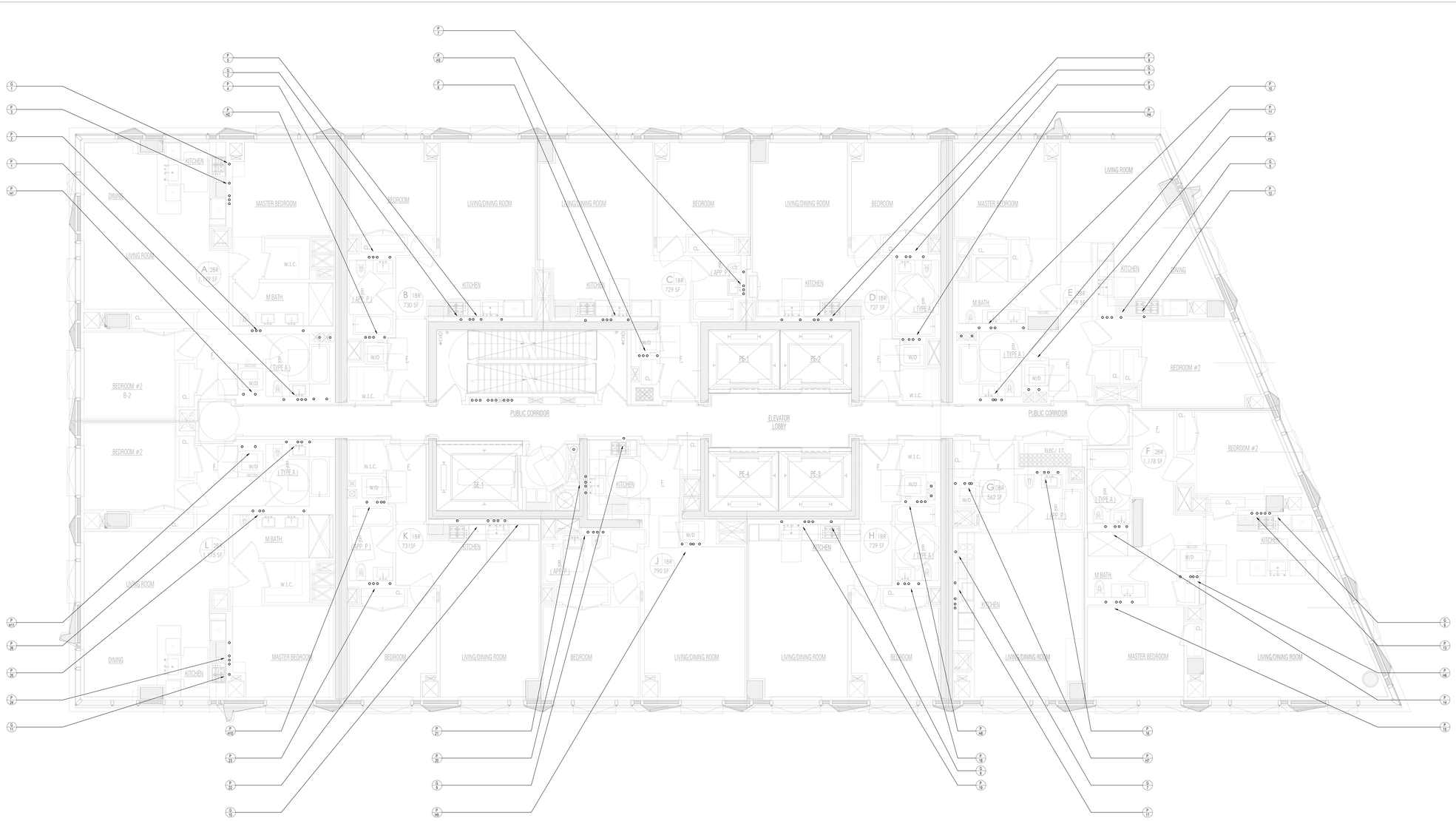
DATE:	Issue Date
PROJECT No:	1132280.WE
DRAWN BY:	Checker
CHECKED BY:	Author

DRAWING NO:

P-125.00

CADD FILE :

DEPT OF BLDGS 121157280 Job Number
E1248527024D2 Work Order



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
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FAX: (212) 979-8587

DESIGN ARCHITECT:

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NEW YORK, NY
10036
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FAX: (212) 956-2526

STRUCTURAL ENGINEERS:

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62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246-9800

M E P ENGINEERS:

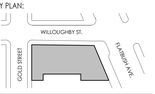
AKF
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

No.:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

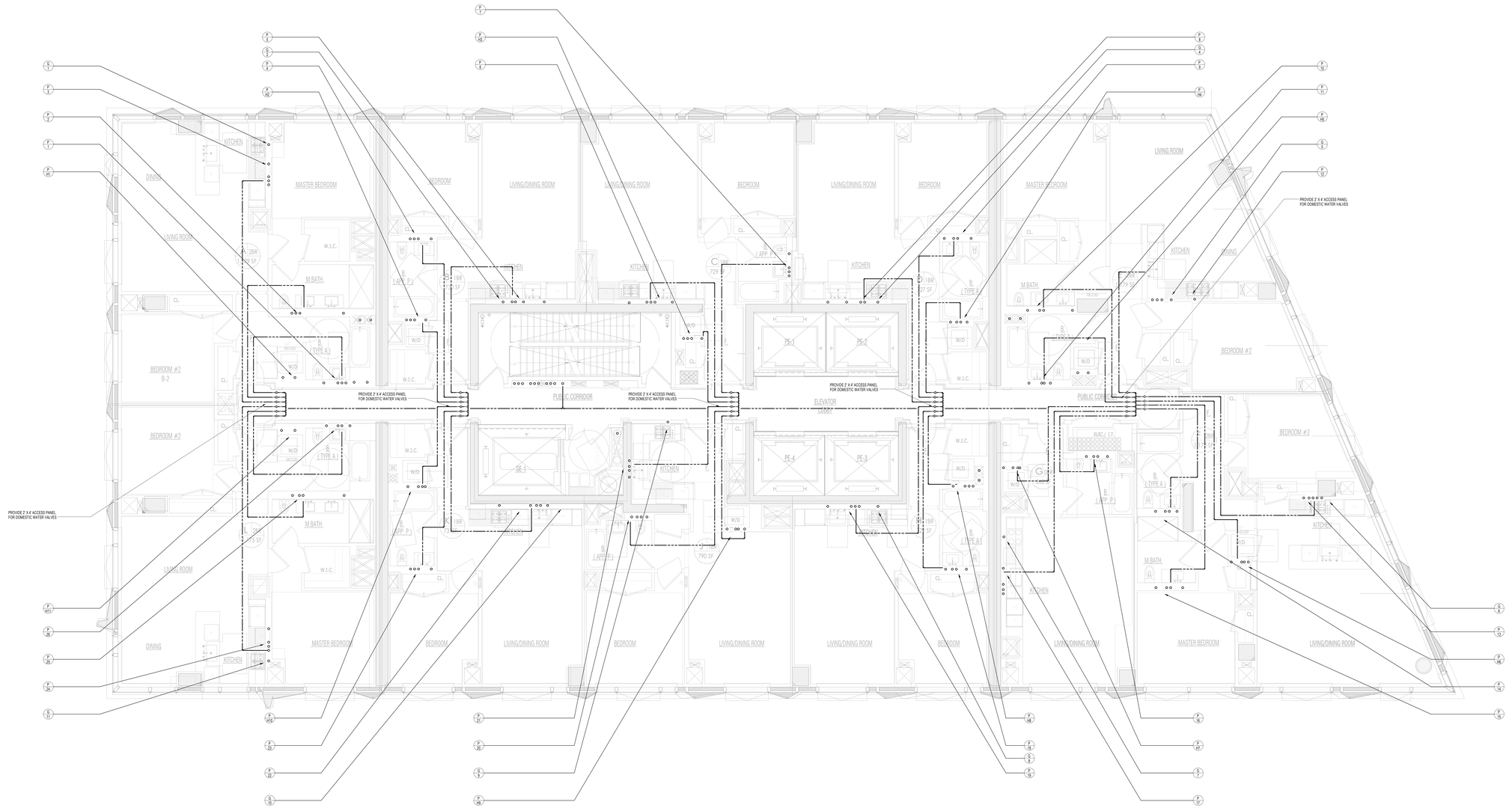
PLUMBING 25TH TO 26TH FLOOR PLAN

Clare Gaines
BUILDING
APPROVED
Limited Directive 1 of 1975
Date: 05/13/2022
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1150060.00E
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-126.00
CADD FILE :	

DEPT OF BLDGS 111337280 Job Number
B1337280400 Issue Code



ClaryGomez
Building Safety
APPROVED
Under Directive 1 of 1975
Date 03/03/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
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FAX: (212) 979-8387

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10036
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FAX: (212) 956-2526

STRUCTURAL ENGINEERS:

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Tel (212) 246-9800

M E P ENGINEERS:

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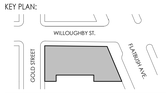
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

No:	Date:	Revisions:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

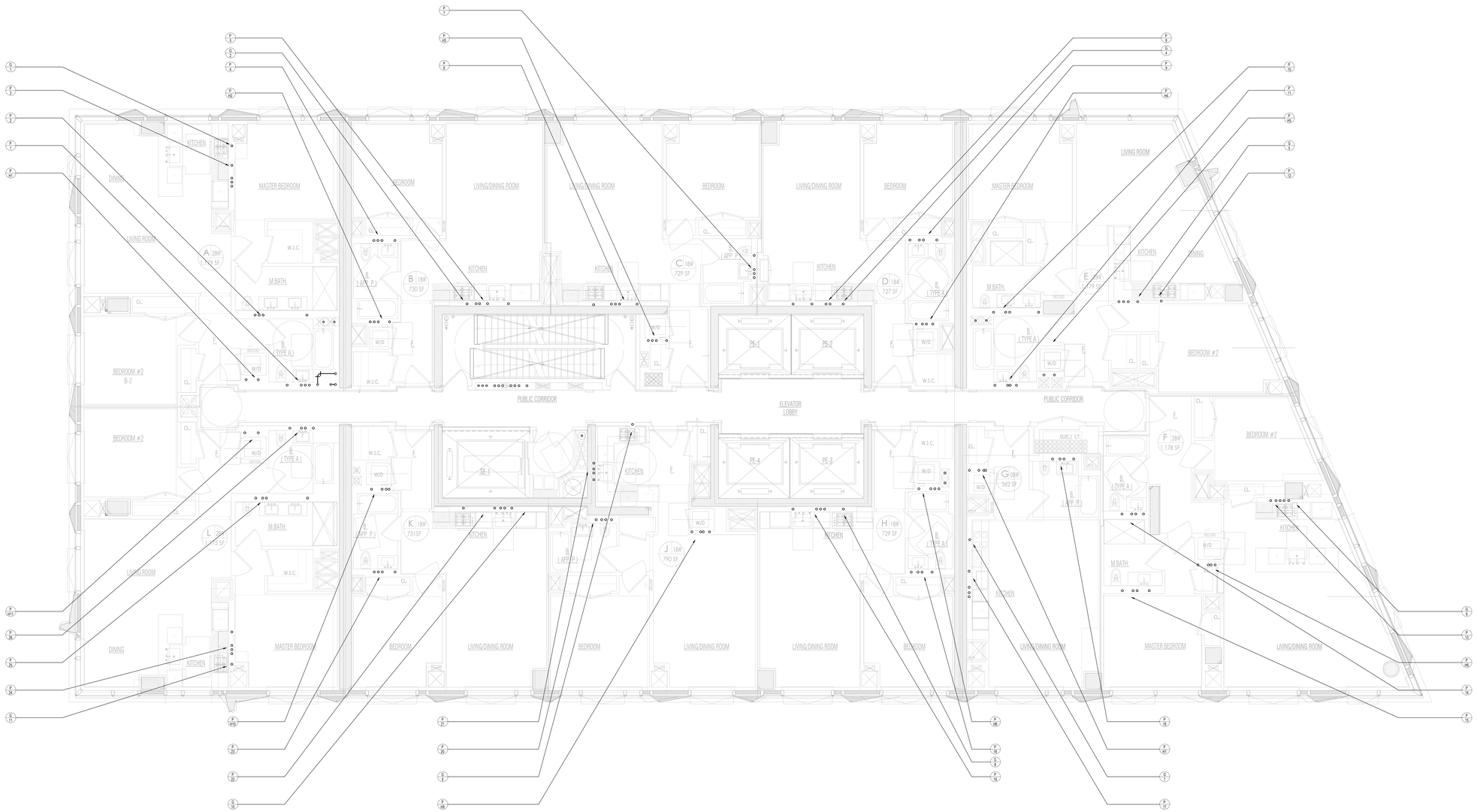
DRAWING TITLE:

PLUMBING 29TH FLOOR PLAN

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	113038D-000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-130.00
CADD FILE :	

DEPT OF BLDGS 121157280 Job Number
B1B1160512B1 Bldg Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

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Tel (212) 246-9800

M E P ENGINEERS:

AKF

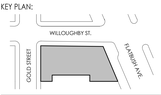
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW:

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

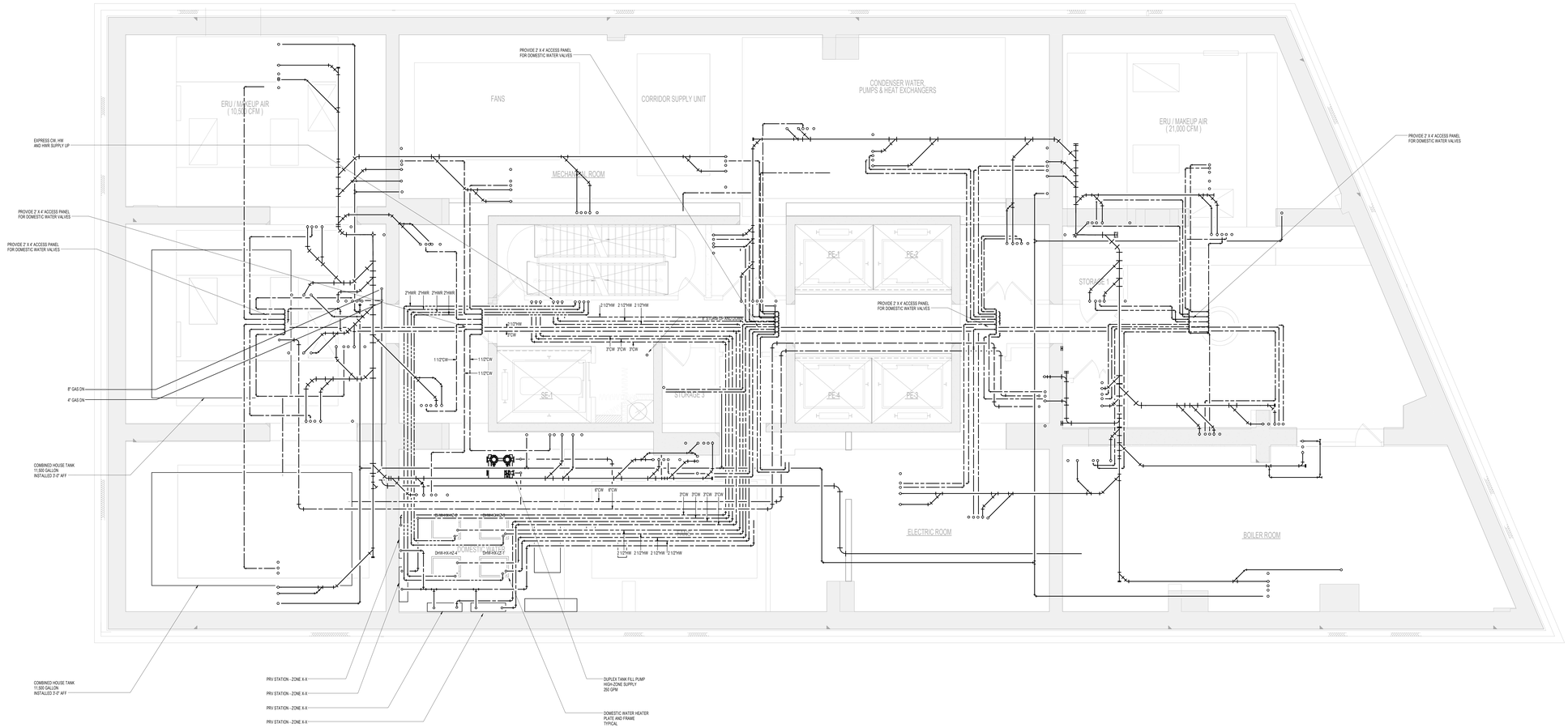
PLUMBING 30TH FLOOR PLAN

Clare Gomez
APPROVED
Under Directive 14 of 1975
Date: 05/31/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	1150282.002
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-131.00
CADD FILE :	

DEPT OF BLDGS 121157280 Job Number
E124249560 Stock Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:

KPF
Kohn Pedersen Fox Associates PC
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NEW YORK, NY
10036
TEL.: (212) 977-6500
FAX: (212) 956-2526

STRUCTURAL ENGINEERS:

McNAMARA . SALVIA
62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246.9800

M E P ENGINEERS:

AKF
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

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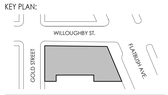


PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

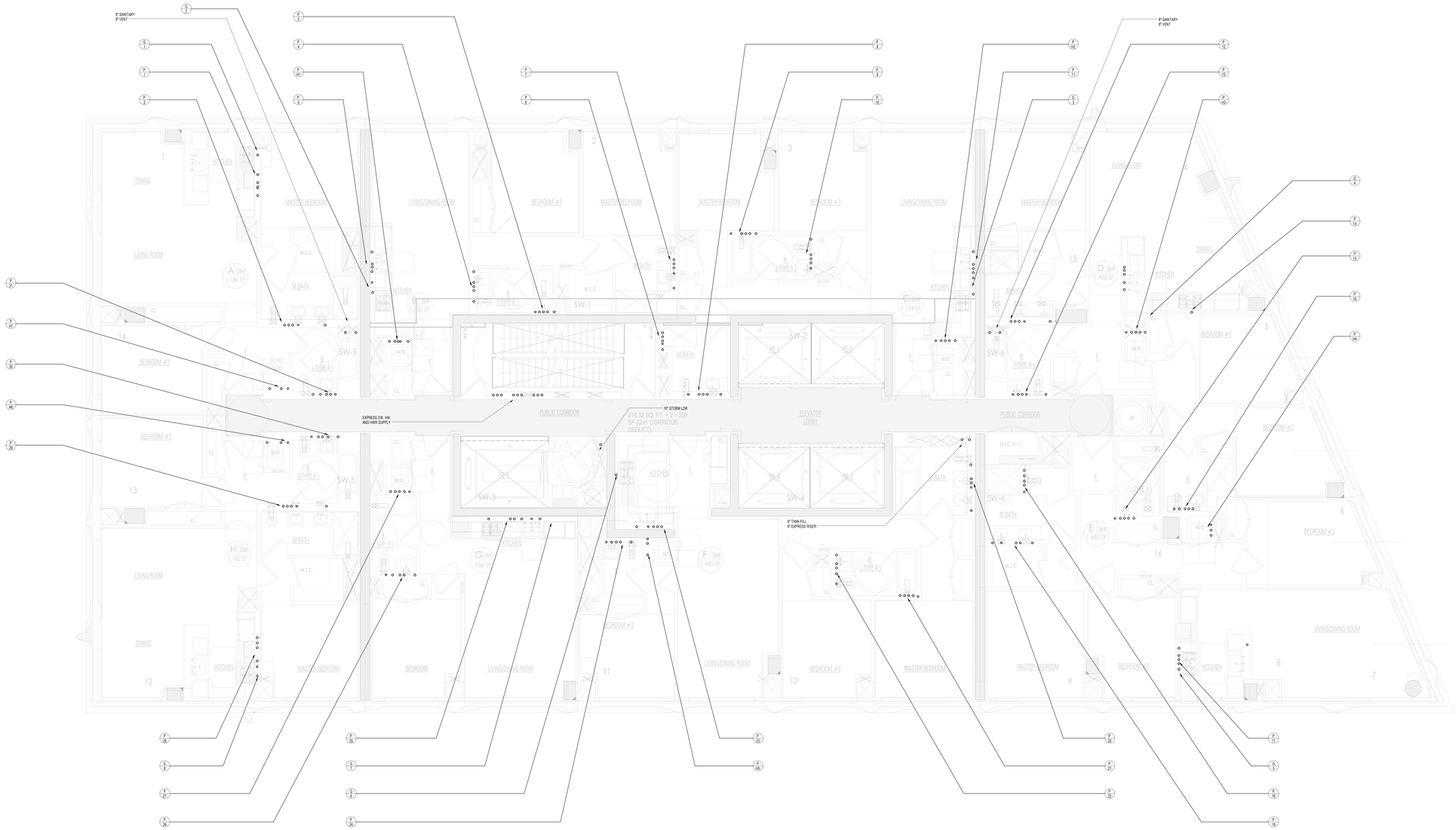
PLUMBING 31ST FLOOR PLAN

ClaireGomez
Building Code Consultant
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	115260.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-132.00
CADD FILE:	

DEPT OF BLDGS 121157280 Job Number
B1324124600 Stock Code



5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
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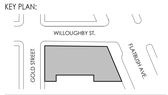
1	12/18/15	DOB FILING
No:	Date:	Revision:

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING 32ND TO 35TH FLOOR PLAN

ClaryGomez
APPROVED
Under Directive 14 of 1975
Date: 05/03/2016
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	Y1503182.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-133.00
CADD FILE:	

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:

KPF
Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
NEW YORK, NY
10036
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FAX: (212) 956-2526

STRUCTURAL ENGINEERS:

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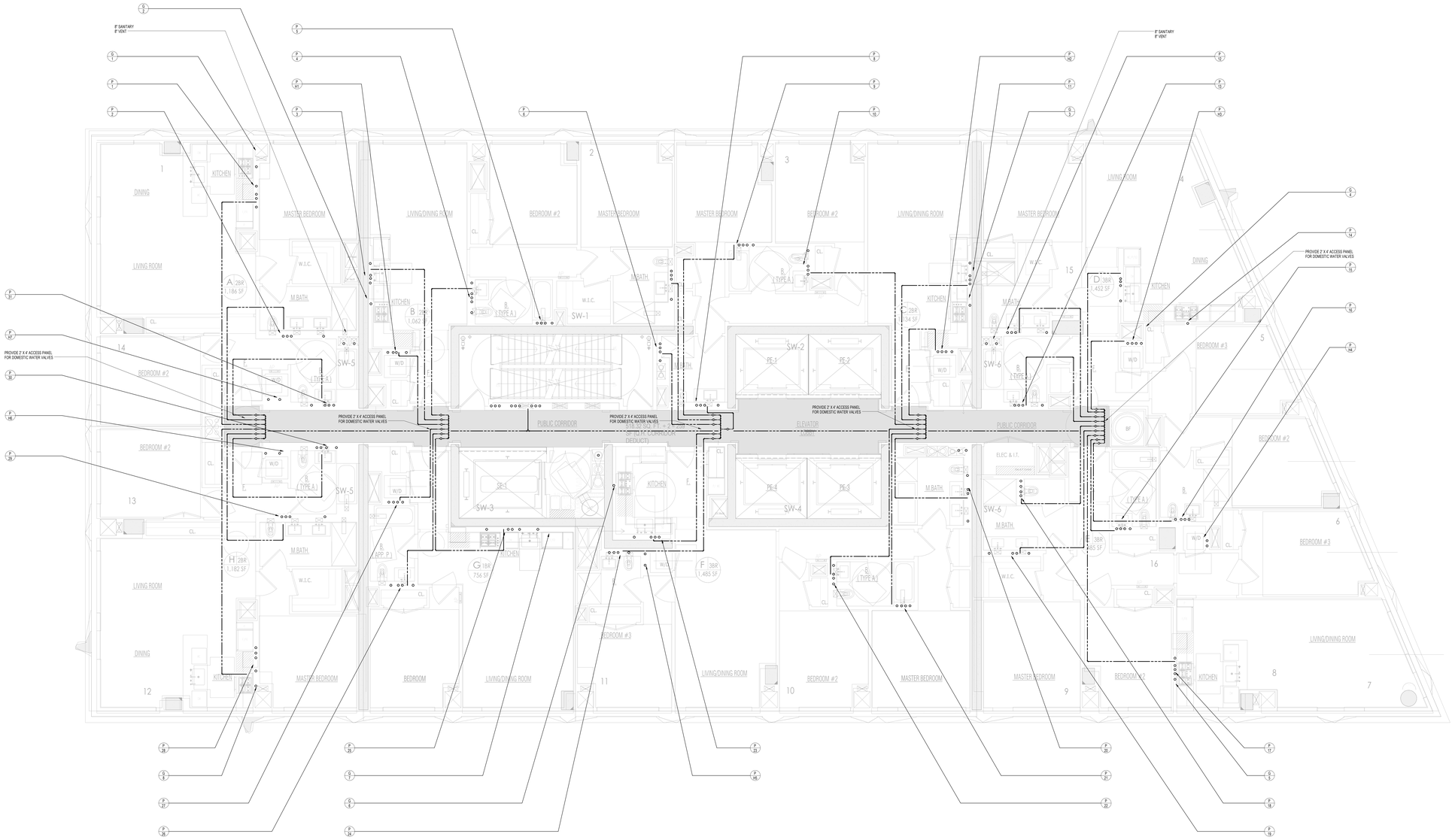
62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246.9800

M E P ENGINEERS:

AKF
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

DEPT OF BLDGS 111157280 Job Number
Work Order



ClarpGomez
APPROVED
Under Directive 14 of 1975
Date: 05/02/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
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1359 BROADWAY, 14th FLOOR
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TEL.: (212) 979-8400
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11 WEST 42ND STREET
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TEL.: (212) 977-6500
FAX: (212) 956-2526

STRUCTURAL ENGINEERS:
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Tel (212) 246-9800

M E P ENGINEERS:
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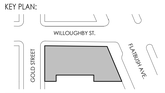
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

No:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING 36TH FLOOR PLAN

SEAL & SIGNATURE:

STATE OF NEW YORK
CHRISTOPHER G. GOMEZ
No. 090758
LICENSED PROFESSIONAL ENGINEER

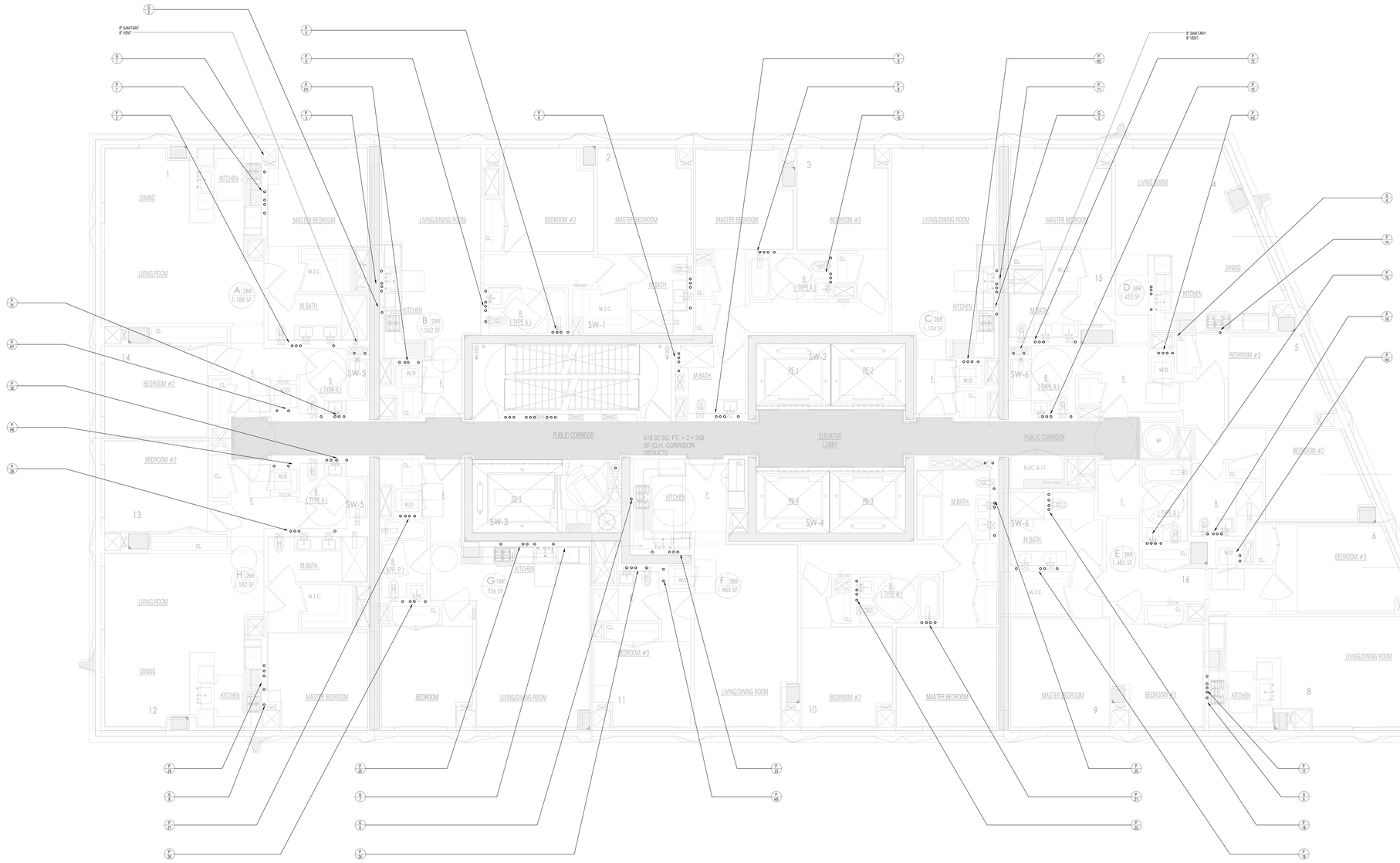
DATE:	Issue Date
PROJECT No:	1133382.002
Drawn BY:	Checker
CHECKED BY:	Author

DRAWING NO:

P-137.00

CADD FILE :

DEPT OF BLDGS 121157285 Job Number
B1B7089440435 Scan Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
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FAX.: (212) 979-8387

DESIGN ARCHITECT:

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Kohn Pedersen Fox Associates PC

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M E P ENGINEERS:

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ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
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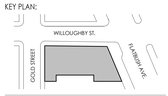
No.	Date:	Revisions:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

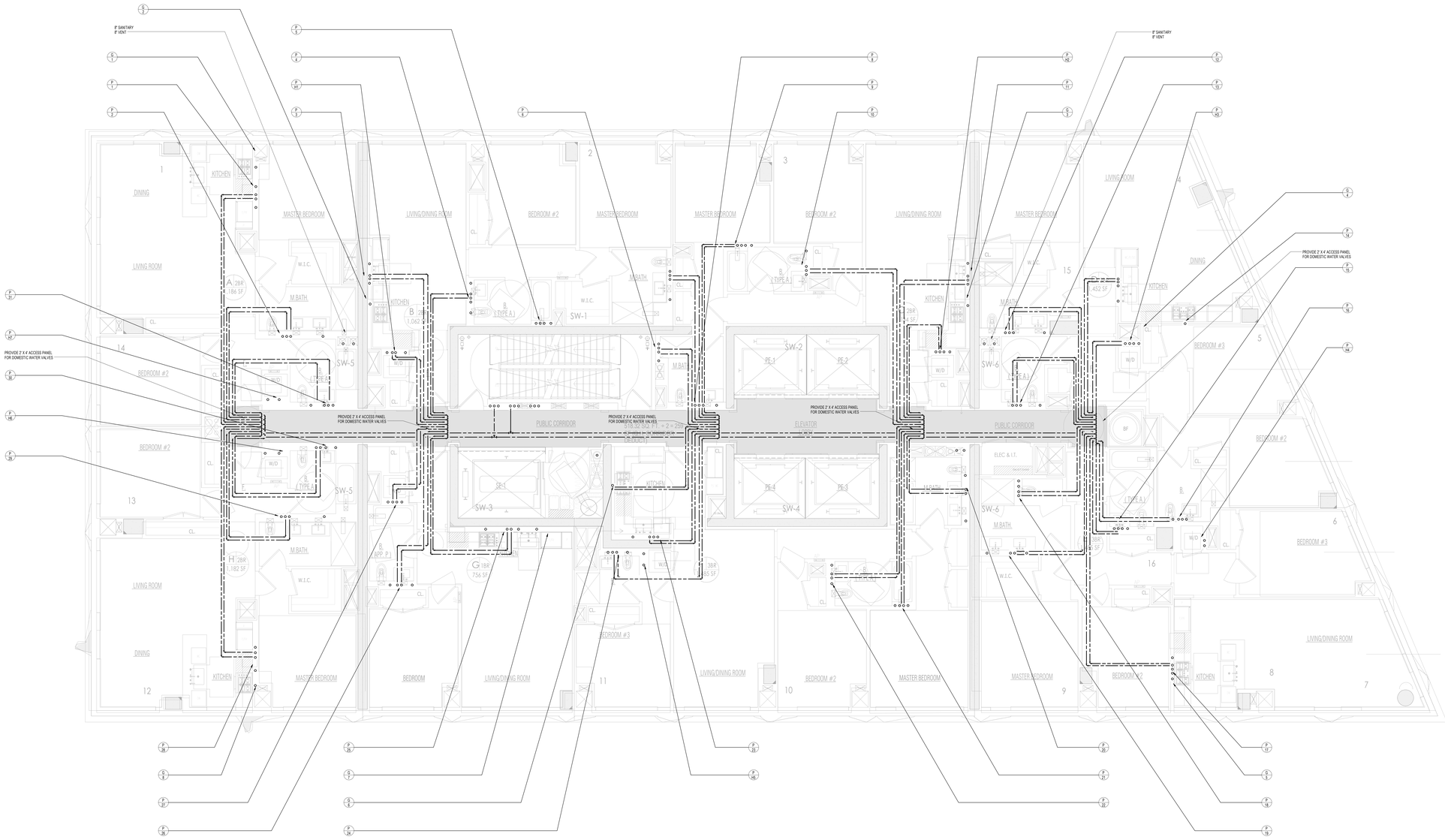
PLUMBING 37TH FLOOR PLAN

ClaryGomez
Building Permit
APPROVED
Under Directive 1 of 1975
Date: 05/02/2017
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	113085.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-138.00
CADD FILE:	

DEPT OF BLDGS 121157280 Job Number
B1B78789098 Work Code



ClaryGomez
Building Permit
APPROVED
Under Directive 1 of 1975
Date: 05/02/2022
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8580
FAX: (212) 979-8587

DESIGN ARCHITECT:

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11 WEST 42ND STREET
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TEL.: (212) 977-6500
FAX: (212) 956-2526

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New York, NY 10036
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M E P ENGINEERS:

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NEW YORK, NY 10006
TEL.: (212) 554-5656
FAX.: (212)

No.:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING 38TH FLOOR PLAN

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	9150380.000
Drawn BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-139.00
CADD FILE :	

DEPT OF BLDGS 121157280 Job Number
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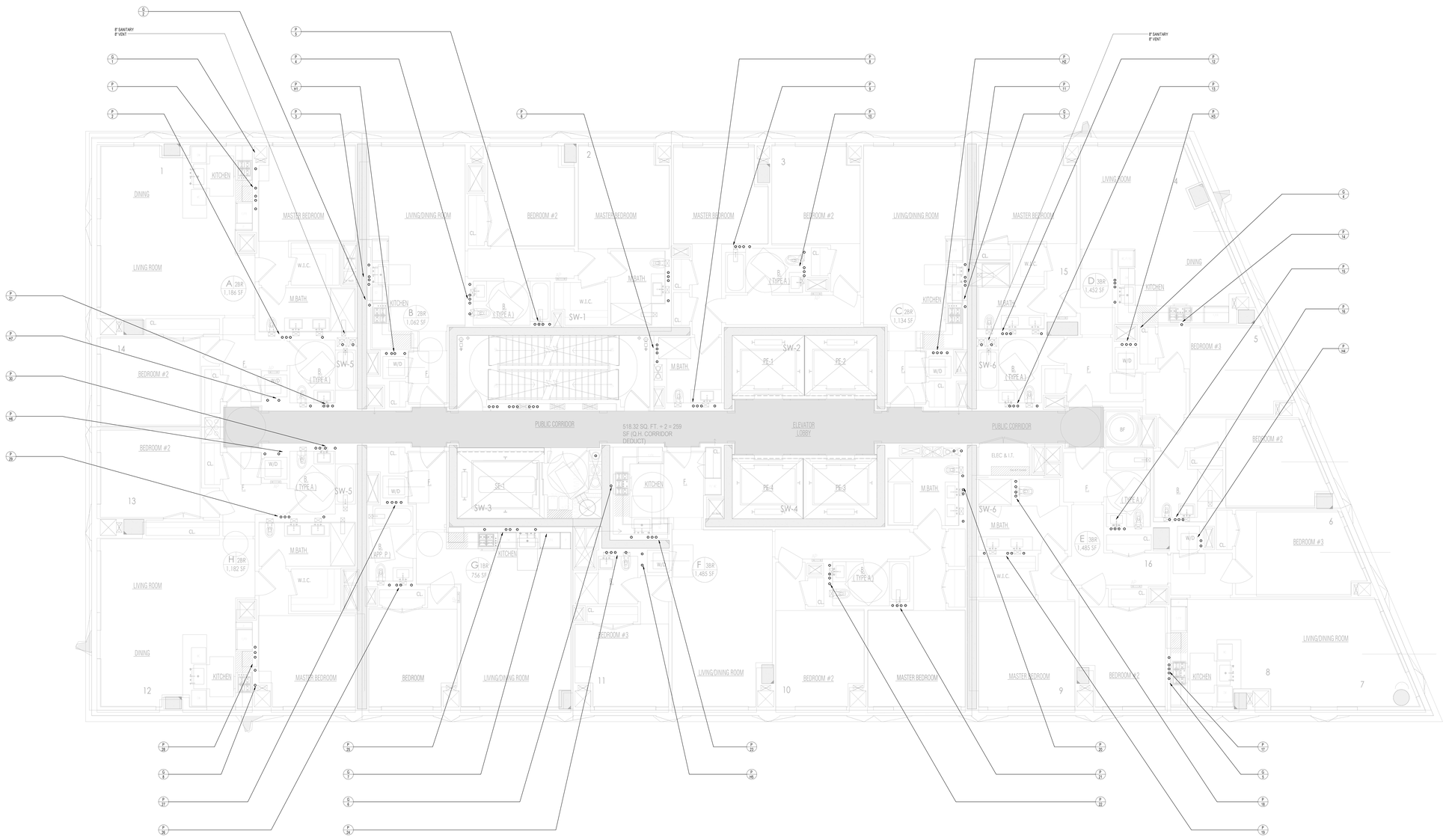

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

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NEW YORK, NY 10018
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M E P ENGINEERS:

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NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

No.:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

SCORE:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING 39TH FLOOR PLAN

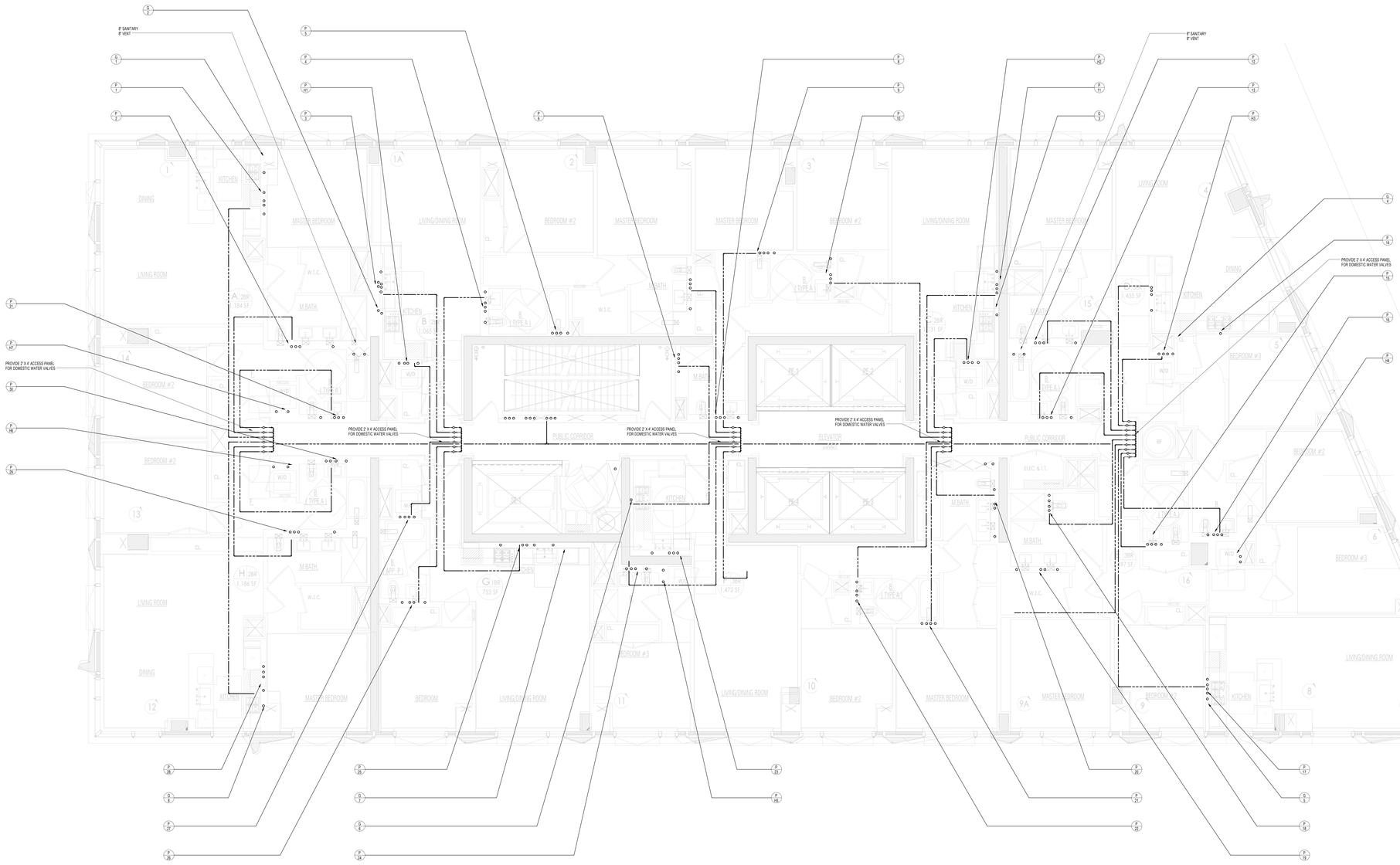
SEAL & SIGNATURE:

STATE OF NEW YORK
CHRISTOPHER M. PEARSON
LICENSED PROFESSIONAL ENGINEER

DATE:	Issue Date
PROJECT No:	115358D.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-140.00
CADD FILE :	

ClaryGomez
APPROVED
Under Directive 1 of 1975
Date: 05/02/2016
NYC Development Hub

DEPT OF BLDGS 121157280 Job Number
B1B9B1121873 Side Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:

KPF

Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
NEW YORK, NY
10036
TEL.: (212) 977-6500
FAX: (212) 956-2526

STRUCTURAL ENGINEERS:

McNAMARA . SALVIA

62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246-9800

M E P ENGINEERS:

AKF

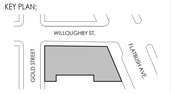
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

No	Date	Revisions:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

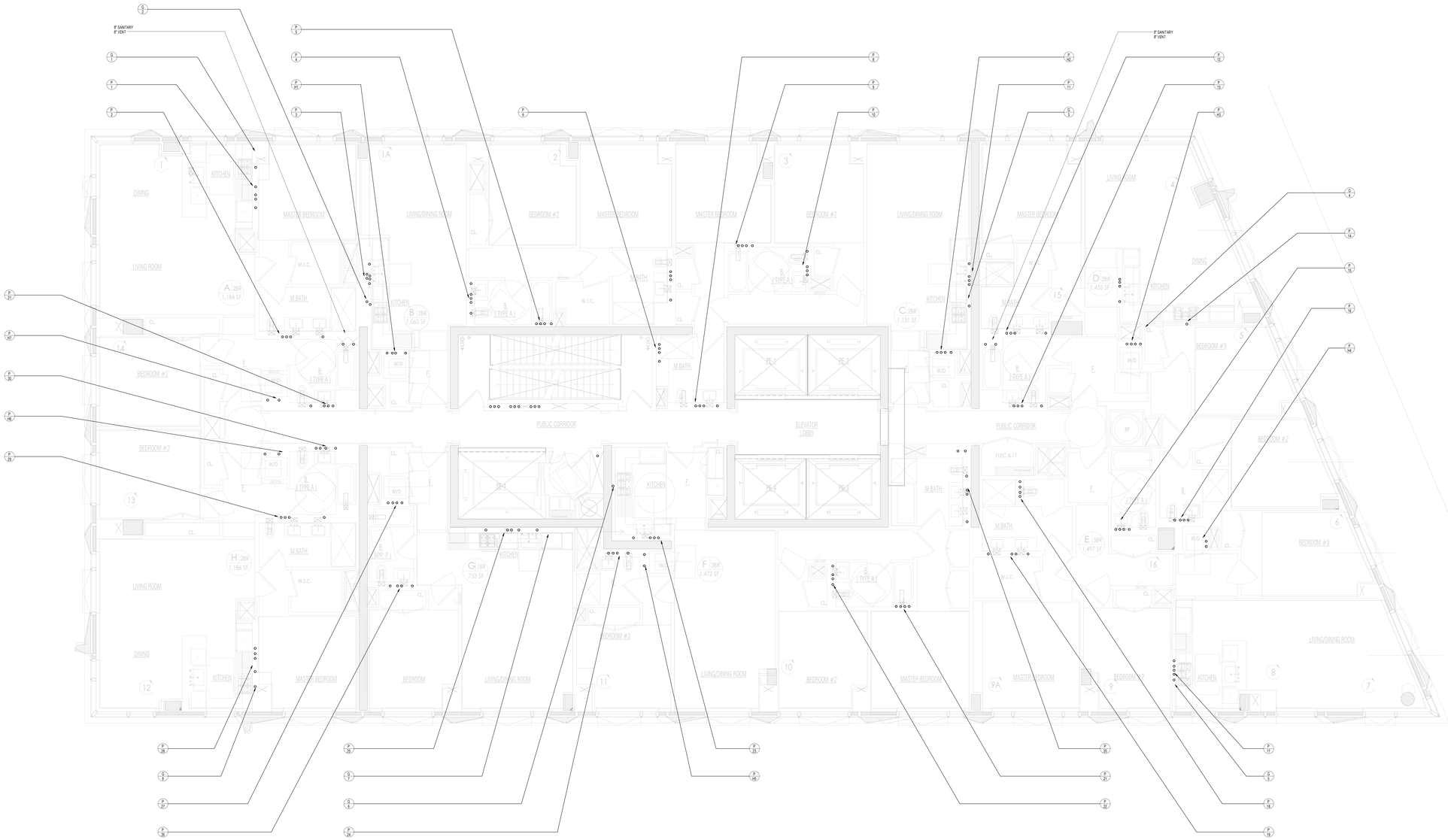
DRAWING TITLE:

PLUMBING 43RD FLOOR PLAN

ClaryGomez
APPROVED
Under Directive 1 of 1975
Date: 05/02/2017
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue DOW
PROJECT No:	1133580.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-144.00
CADD FILE :	



Clary Gomez
APPROVED
Under Directive 3 of 1975
Date: 6/3/2016
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:

KPF
Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
NEW YORK, NY
10036
TEL: (212) 977-6500
FAX: (212) 956-2526

STRUCTURAL ENGINEERS:

McNAMARA . SALVIA
62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246.9800

M E P ENGINEERS:

AKF
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL: (212) 354-5656
FAX: (212)

No:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

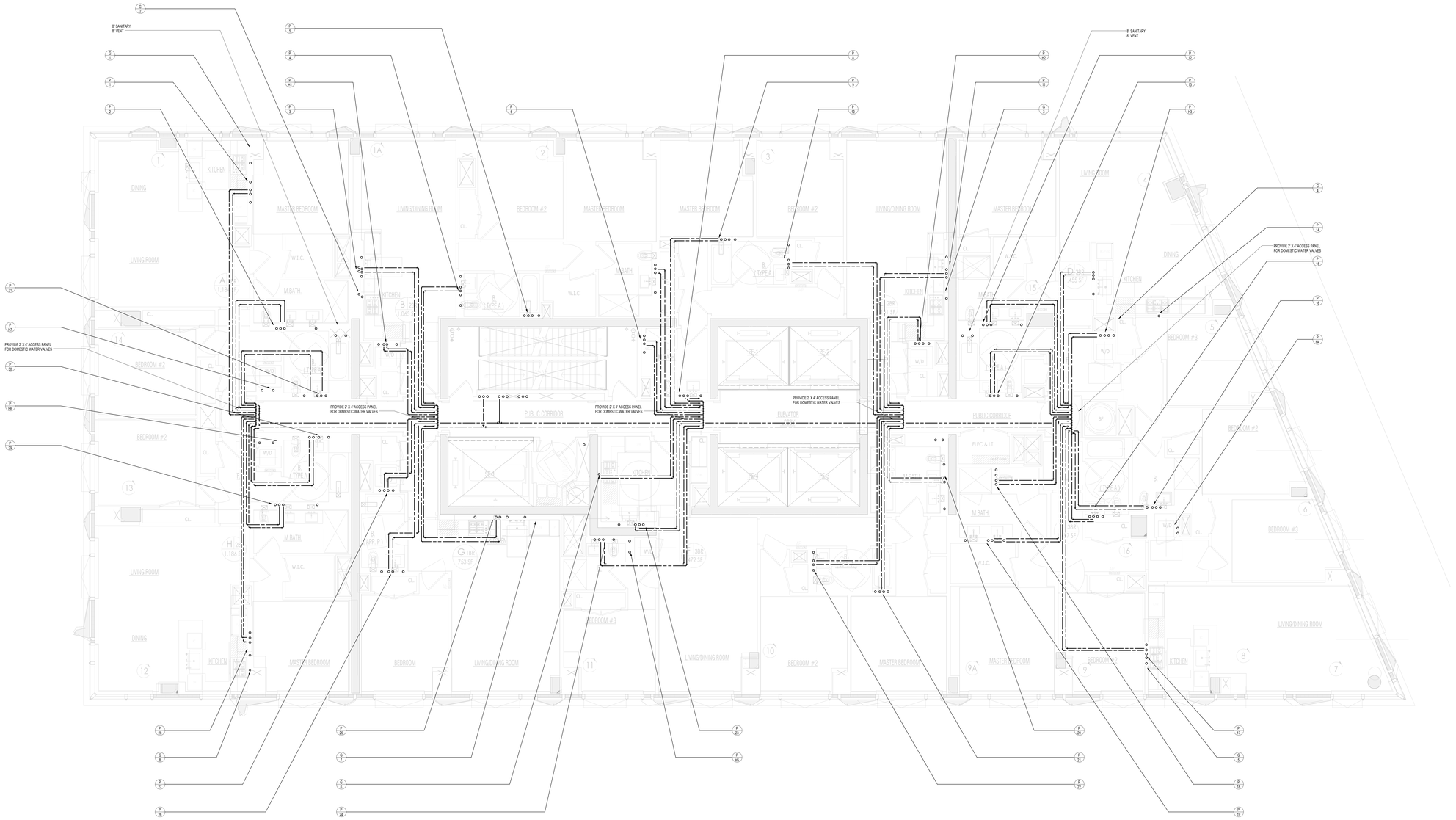
PLUMBING 44TH FLOOR PLAN

SEAL & SIGNATURE

STATE OF NEW YORK
CHRISTOPHER M. SALVIA
No. 07936
REGISTERED PROFESSIONAL ENGINEER

DATE:	Issue Date
PROJECT No:	1150380.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-145.00
CADD FILE :	

DEPT OF BLDGS 121197089 Job Number
B1B5137148E8 Side Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:

KPF
Kohn Pedersen Fox Associates PC

11 WEST 42ND STREET
NEW YORK, NY
10036
TEL.: (212) 977-6500
FAX: (212) 956-2526

STRUCTURAL ENGINEERS:

McNAMARA . SALVIA

62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246.9800

M E P ENGINEERS:

AKF

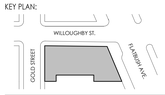
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

No	Date	Revision
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING 45TH FLOOR PLAN

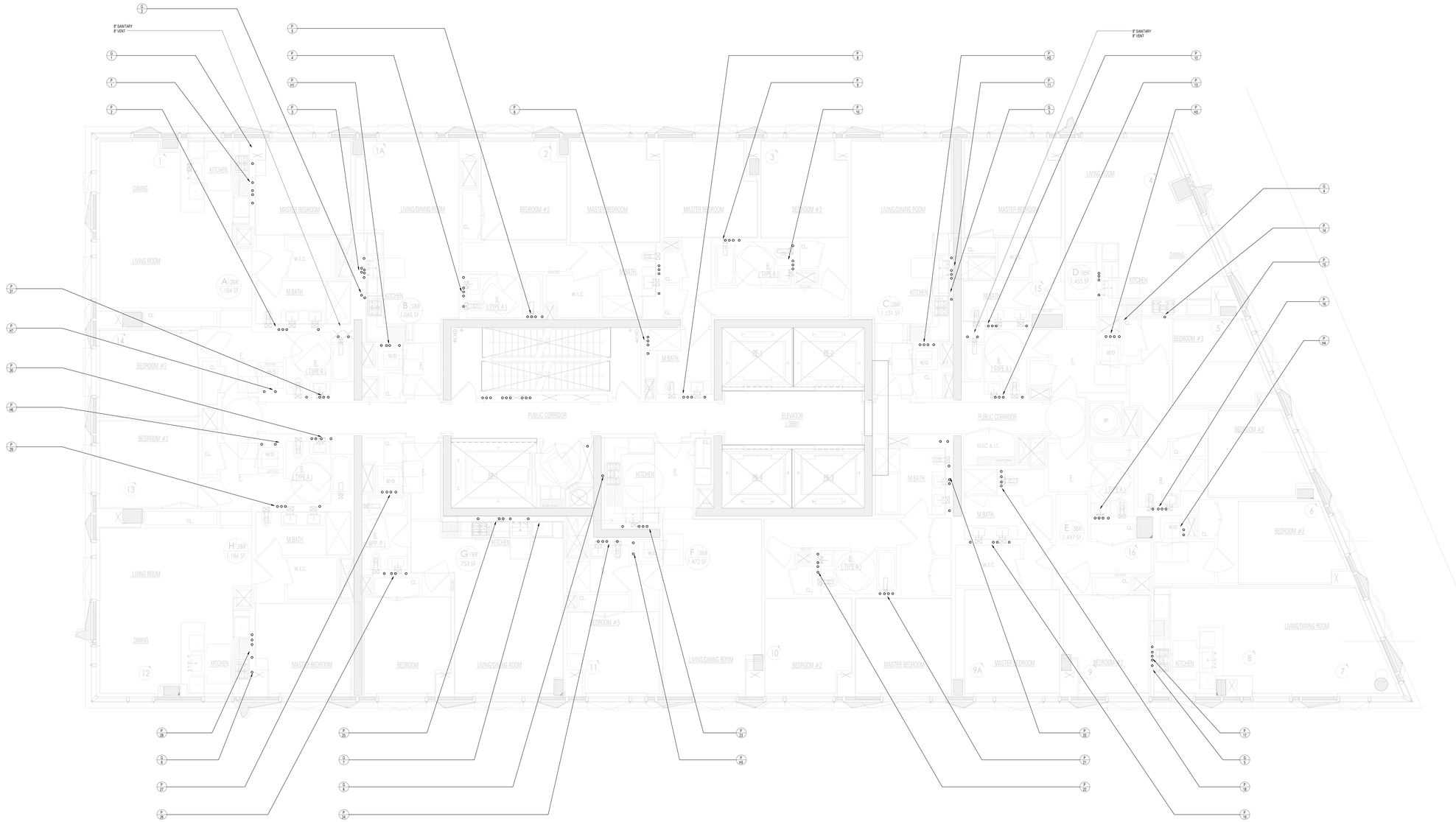
ClaryGomez
APPROVED
Under Directive 1 of 1975
Date: 05/02/2016
NYC Development Hub

SEAL & SIGNATURE

STATE OF NEW YORK
CLARY GOMEZ
No. 019139
LICENSED PROFESSIONAL ENGINEER

DATE:	Issue Date
PROJECT No:	113.0082.000
Drawn BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-146.00
CADD FILE :	

DEPT OF BLDGS 121157280 Job Number
S1204184G1 Scan Code



ClarkGantes
APPROVED
Under Directive 14 of 1975
Date: 03/23/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8580
FAX: (212) 979-8587

DESIGN ARCHITECT:

KPF
Kohn Pedersen Fox Associates PC

11 WEST 42ND STREET
NEW YORK, NY
10036
TEL.: (212) 977-6500
FAX: (212) 956-2526

STRUCTURAL ENGINEERS:

McNAMARA . SALVIA

62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246-9800

M E P ENGINEERS:

AKF

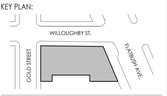
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

No:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

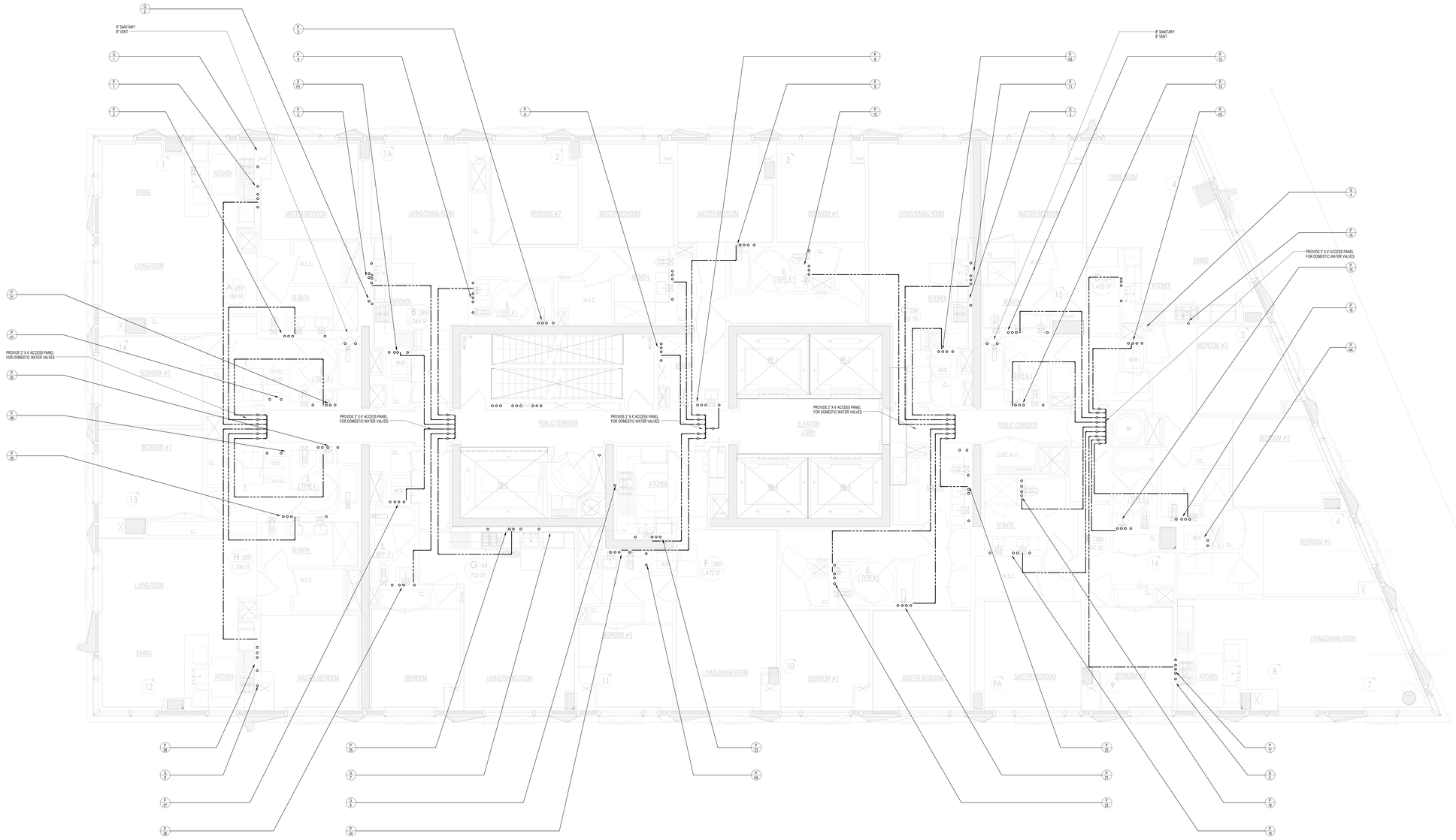
DRAWING TITLE:

PLUMBING 46TH TO 49TH FLOOR PLAN

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	1150500.00Z
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-147.00
CADD FILE :	

DEPT OF BLDGS 121157089 Job Number
B1500525823 Scan Code



2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT
No:	Date:	Revision:

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING 50TH FLOOR PLAN

ClaryGomez
APPROVED
Under Directive 1 of 1975
Date: 05/31/2017
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1150500.002
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-151.00
CADD FILE :	

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8660
FAX: (212) 979-8387

DESIGN ARCHITECT:

KPF
Kohn Pedersen Fox Associates PC

11 WEST 42ND STREET
NEW YORK, NY
10036
TEL.: (212) 977-6500
FAX: (212) 956-2526

STRUCTURAL ENGINEERS:

McNAMARA . SALVIA

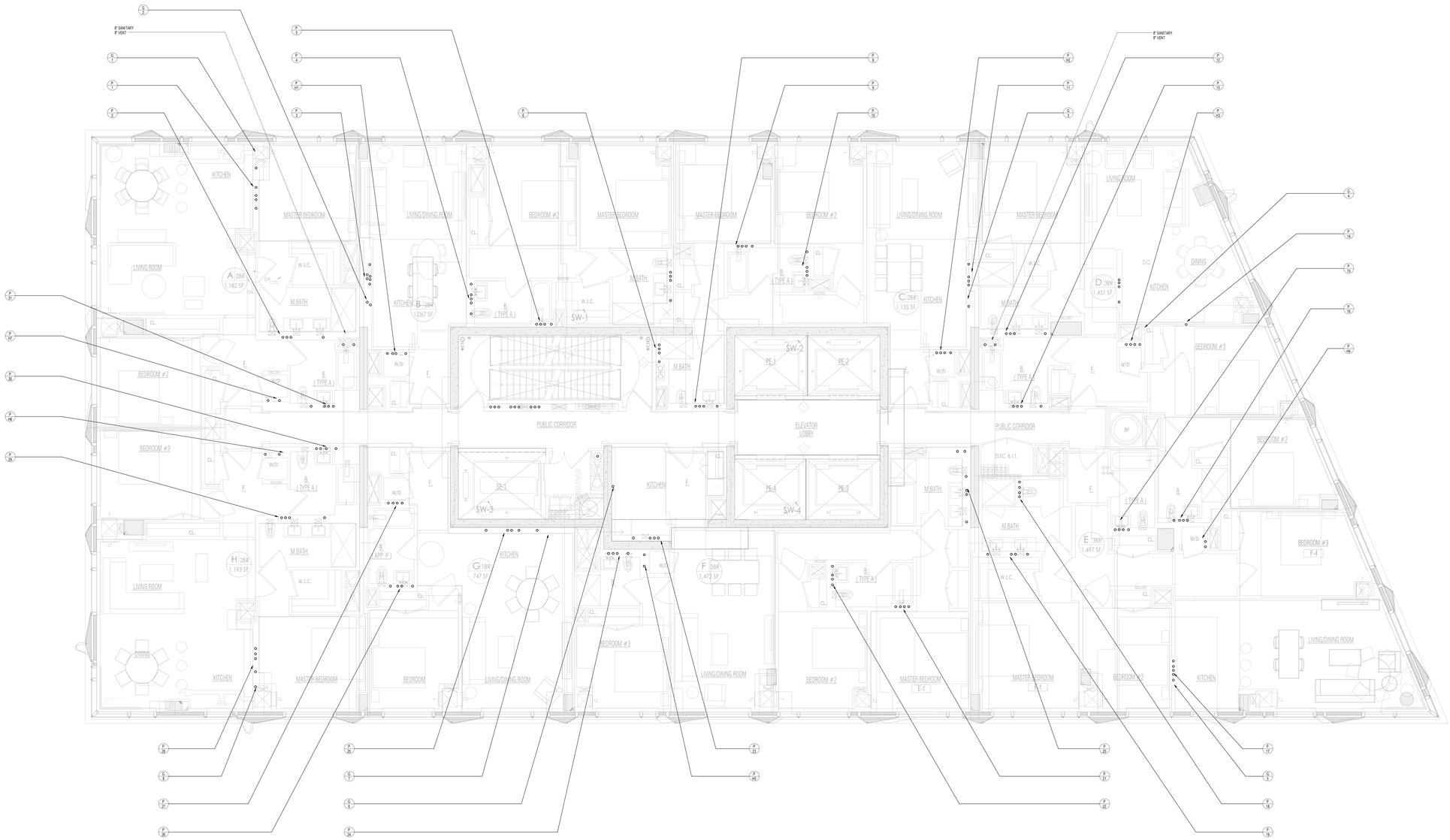
62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246.9800

M E P ENGINEERS:

AKF

ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

DEPT OF BLDGS 121157280 Job Number
E1360729750 Stock Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8840
FAX: (212) 979-8387

DESIGN ARCHITECT:

KPF
Kohn Pedersen Fox Associates PC

11 WEST 42ND STREET
NEW YORK, NY
10036
TEL.: (212) 977-6500
FAX: (212) 956-2526

STRUCTURAL ENGINEERS:

McNAMARA . SALVIA

62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246-9800

M E P ENGINEERS:

AKF

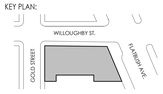
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

No:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

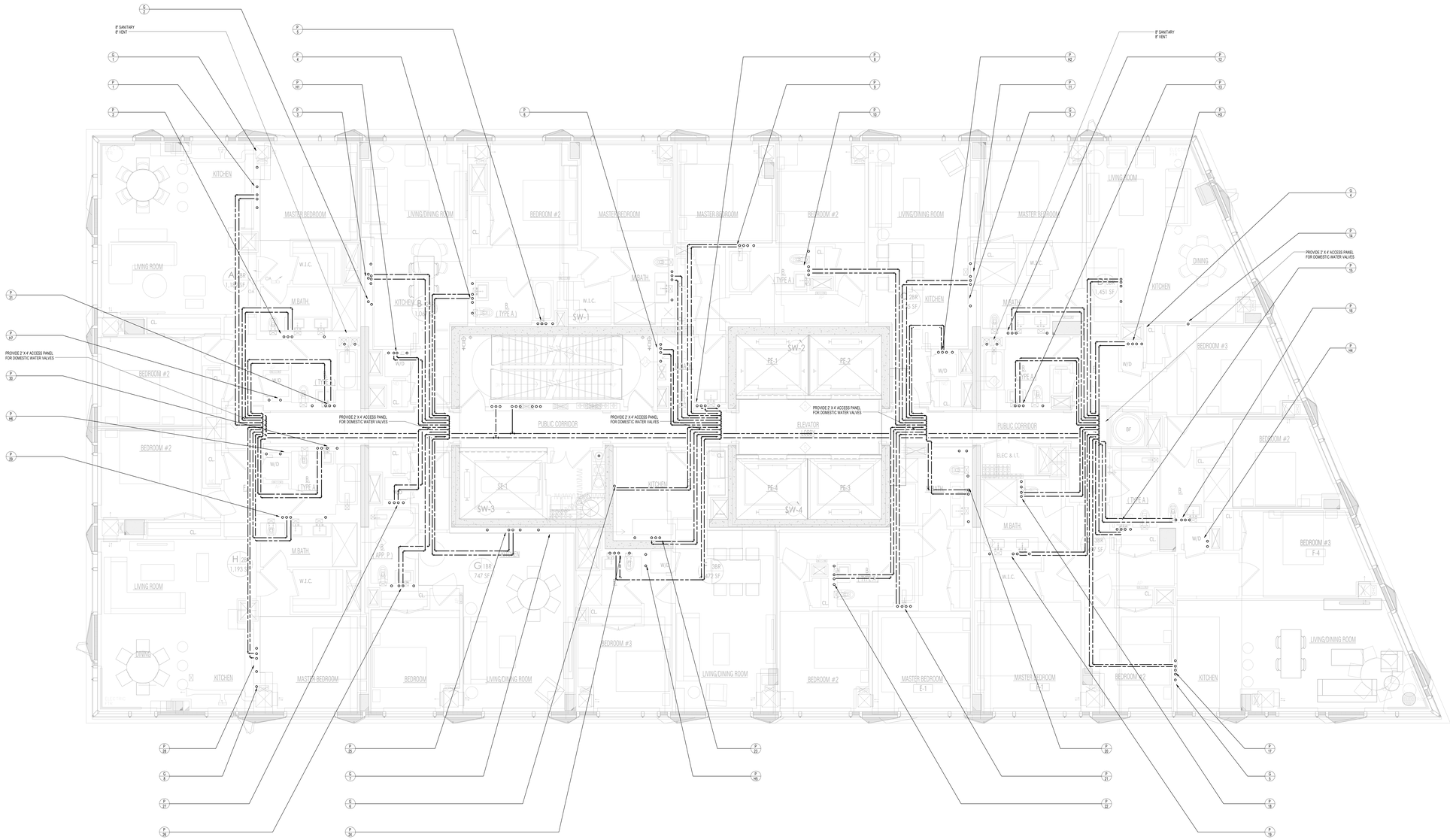
PLUMBING 51ST FLOOR PLAN

ClaireGomez
Building Code
APPROVED
Under Directive 14 of 1975
Date: 03/31/2017
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	1130260.000
Drawn BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-152.00
CADD FILE :	

DEPT OF BUILDINGS 121107280 Job Number
B1800820000859 Date Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8580
FAX: (212) 979-8587

DESIGN ARCHITECT:

KPF
Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
NEW YORK, NY
10036
TEL.: (212) 977-6500
FAX: (212) 956-2526

STRUCTURAL ENGINEERS:

McNAMARA . SALVIA

62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246-9800

M E P ENGINEERS:

AKF

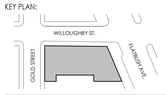
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

No.	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING 52ND FLOOR PLAN

Clary Gomez
APPROVED
Under Directive 14 of 1975
Date: 05/31/2023
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	115030.000
Drawn BY:	Checker
CHECKED BY:	Author

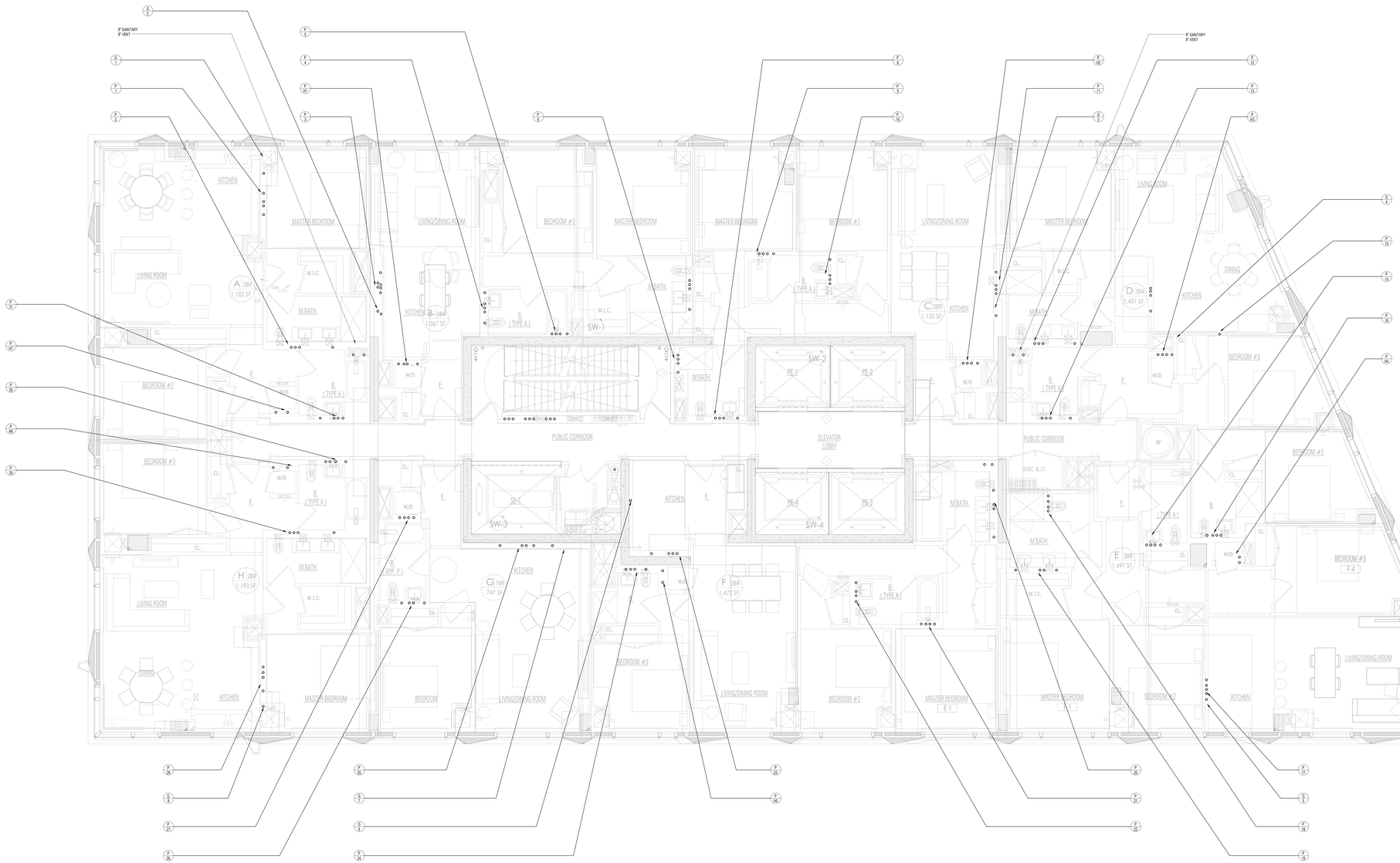
DRAWING No:

P-153.00

CADD FILE :

DEPT OF BLDGS 121157280 Job Number

121554240295 Work Order



OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL: (212) 979-8580
FAX: (212) 979-8587

DESIGN ARCHITECT:

KPF

Kohn Pedersen Fox Associates PC

11 WEST 42ND STREET
NEW YORK, NY
10036
TEL: (212) 977-6500
FAX: (212) 956-2526

STRUCTURAL ENGINEERS:

McNAMARA . SALVIA

62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246-9800

M E P ENGINEERS:

AKF

ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL: (212) 354-5656
FAX: (212)

PROJECT:

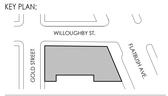
CITY POINT PHASE 3

No.	Date	Revision
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

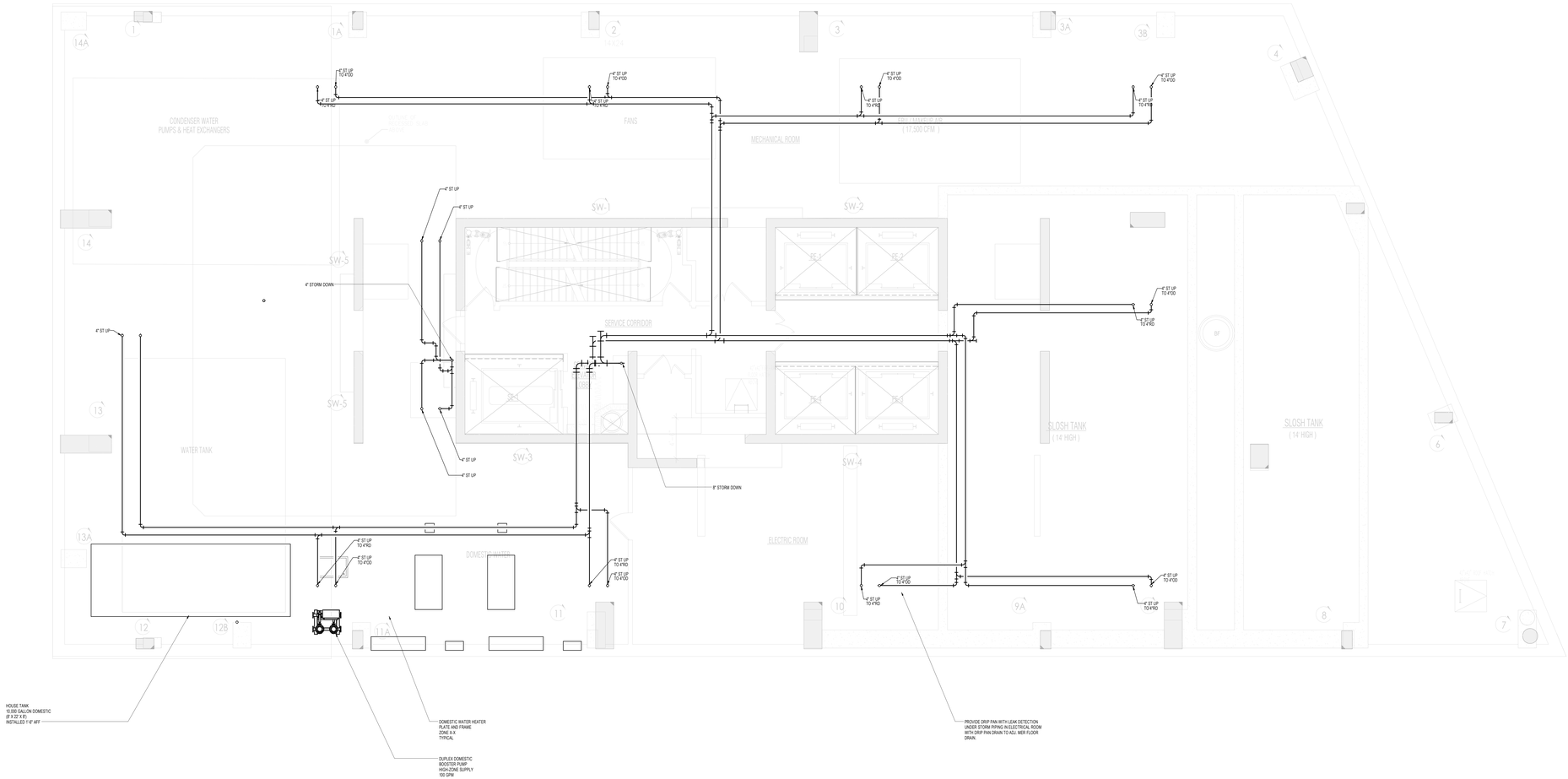
PLUMBING 53RD TO 56TH FLOOR PLAN

Clary Gomez
APPROVED
Under Direction 1 of 1975
Date: 05/31/2022
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	115038D-000
Drawn BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-154.00
CADD FILE :	

DEPT OF BLDGS 121197280 Job Number
B1300159 Scan Code



1 57TH FLOOR PLAN
SCALE: 1/8" = 1'-0"

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:

Kohn Pedersen Fox Associates PC

11 WEST 42ND STREET
NEW YORK, NY
10036
TEL.: (212) 977-6500
FAX: (212) 956-2526

STRUCTURAL ENGINEERS:

McNAMARA . SALVIA

62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246-9800

M E P ENGINEERS:

AKF

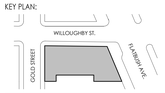
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

No.:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

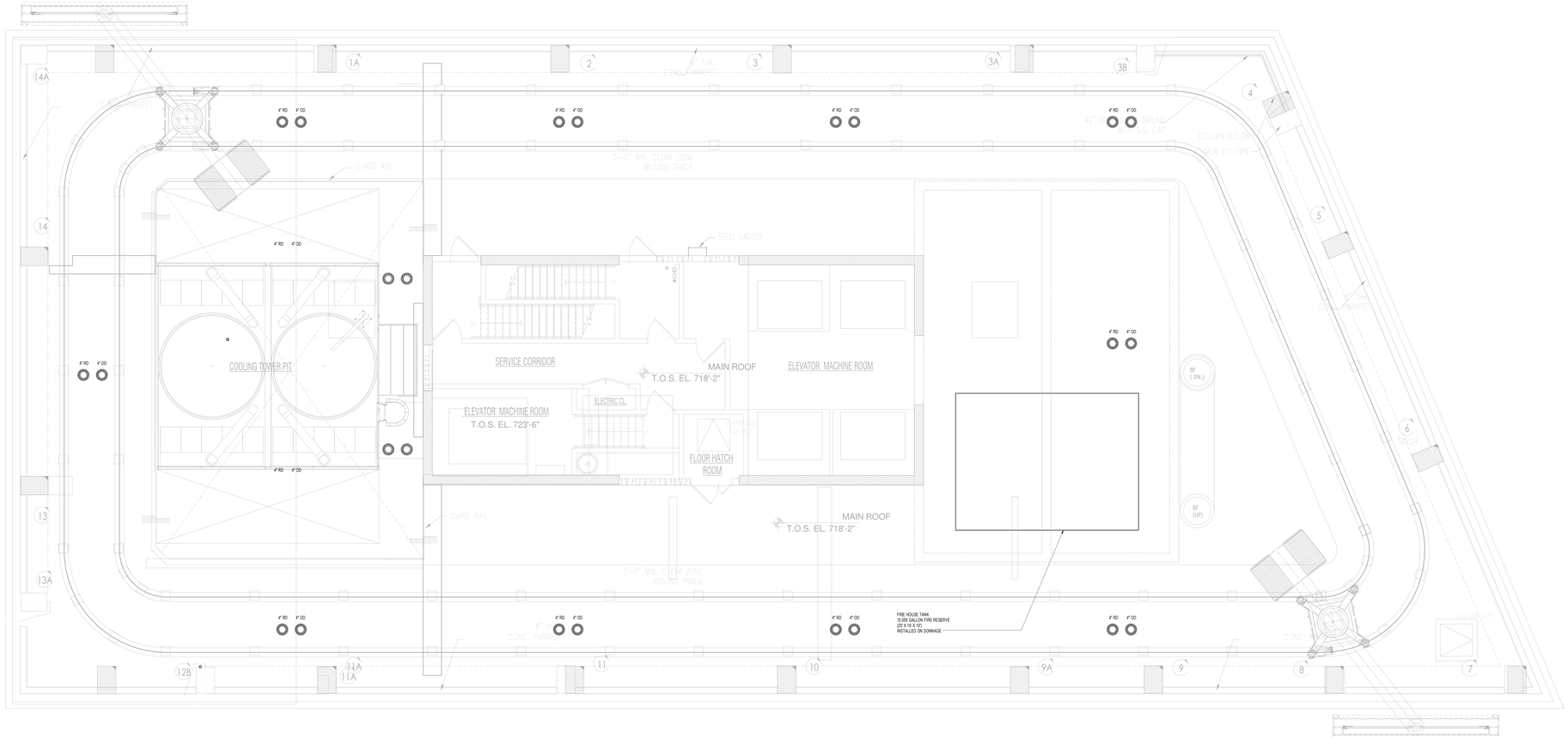
PLUMBING 57TH FLOOR PLAN

ClaryGomez
Building Safety
APPROVED
Under Directive 1 of 1975
Date: 05/02/2022
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	9150360.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-158.00
CADD FILE :	

DEPT OF BLDGS 321697280 Job Number
B 3705493 0101 Scan Code



1 MAIN ROOF PLAN
SCALE: 1/4" = 1'-0"

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8800
FAX: (212) 979-8387

DESIGN ARCHITECT:
KPF
Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
NEW YORK, NY
10036
TEL.: (212) 977-6500
FAX: (212) 956-2526

STRUCTURAL ENGINEERS:
McNAMARA . SALVIA
62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246-9800

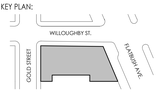
M E P ENGINEERS:
AKF
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

No.:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	03/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

SCALE:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING ROOF FLOOR PLAN

Clara Gomez
Buildings
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

SEAL & SIGNATURE

DATE:	Issue Date
PROJECT No:	115358D-000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-161.00
CADD FILE :	

DEPT OF BLDGS 121157280 Job Number
E1606818789 Scan Code

DETENTION TANK ROOM
STORAGE 42 UNITS
FUEL TANK ROOM
WORK SHOP
SQUASH COURT (MIN CEILING HT: 18'-6") T.O.S. EL. 6'-10 1/2"
SERVICE CORRIDOR - 3
STORAGE
PUMP ROOM
ELEVATOR PIT
EJECTOR ROOM
SILT PIT
SUMP PIT
RETAIL STAFF BIKE STORAGE
LOADING BAY #1
LOADING BAY #2
LOADING DOCK
COMPACTOR ROOM
RECYCLING / TRASH ROOM
CLOSET
STAIR C
STAIR D
STAIR E
SERVICE CORRIDOR -1 T.O.S. EL. 9'-0 1/2"
OFFICE
SERVICE ELEVATOR LOBBY
VEST.
SERVICE CORRIDOR -2
DOG WASH AREA
DOG WASH FACILITY
LOCKER ROOM
ELEVATOR LOBBY
MEN'S STEAM ROOM
MEN'S LOCKERS
WOMEN'S LOCKERS
WOMEN'S STEAM
POOL STOR.
POOL
HOT TUB
SAUNA
POOL MECH. ROOM
TRANSIT (SUBWAY) EASEMENT LINE
STEEL COLUMN @ GROUNDFLOOR
3HR. FIRE RATED SHUTTER
EJECTOR PIT
POOL EJECTOR PIT (5'X2'W)
4" WASTE CAPPED FOR FUTURE POOL COORDINATION

PROJECT:
CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:
KPF
Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
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TEL.: (212) 977-6500
FAX: (212) 956-2526

STRUCTURAL ENGINEERS:
McNAMARA . SALVIA
62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246-9800

M E P ENGINEERS:
AKF
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

No:	Date:	Revision:
2	05/02/16	DOB FILING
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:
WILLOUGHBY ST.
GOLD STREET
FLEET PLACE

PROJECT:
CITY POINT - PHASE 3

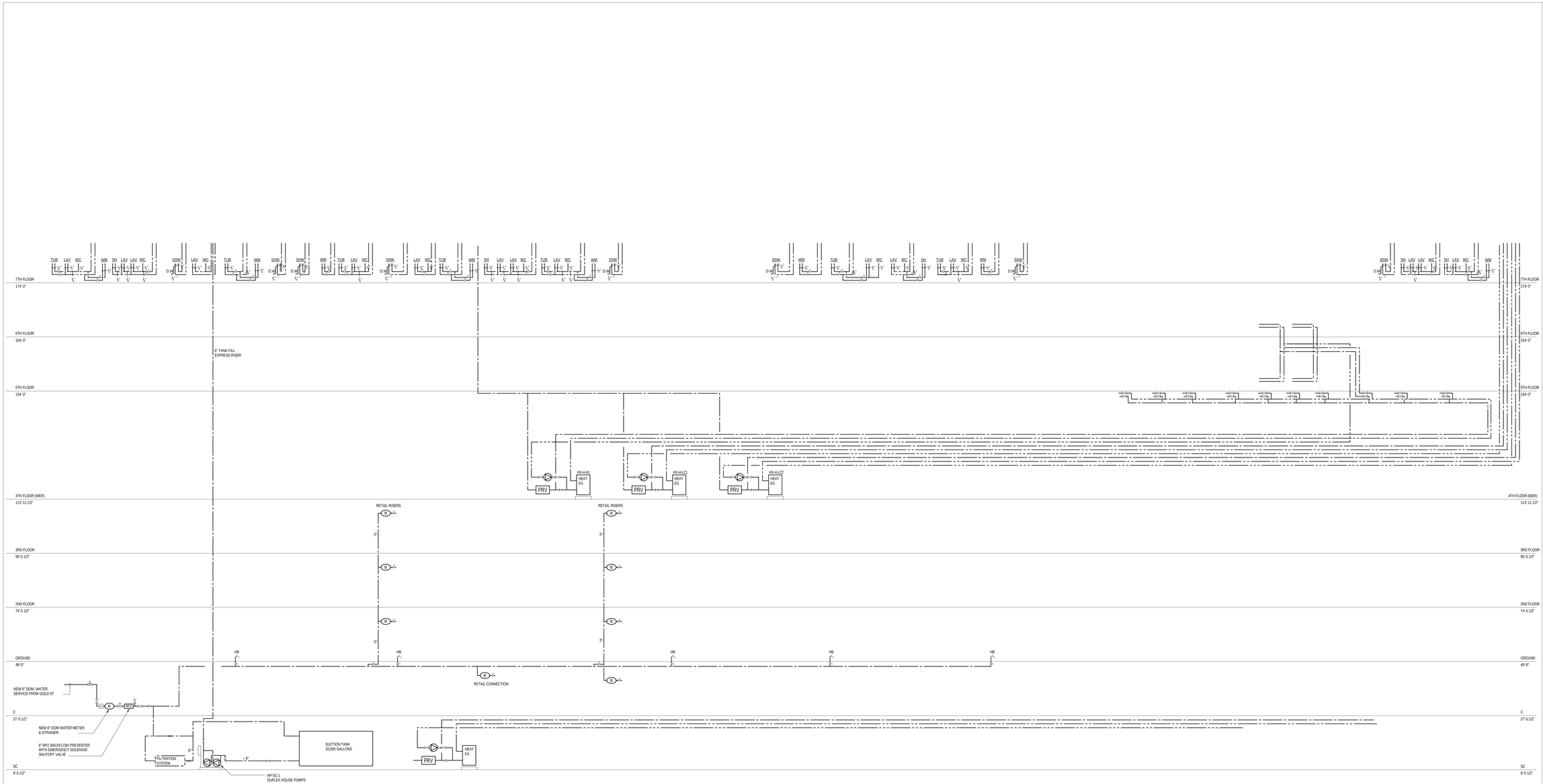
DRAWING TITLE:
PLUMBING SUB CELLAR UNDERGROUND PLAN

ClarisGomez
APPROVED
Under Directive 14 of 1975
Date: 05/31/2017
NYC Development Hub

SEAL & SIGNATURE OF NEW YORK REGISTERED ARCHITECT

DATE:	Issue Date
PROJECT No:	1130300.000
Drawn BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-200.00
CADD FILE :	

DEPT OF BUILDINGS 321370580 Job Number
B1B0809951B Scan Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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FAX.: (212)

No.	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING DOMESTIC WATER RISER DIAGRAM

ClaraGomez
DOB Approved
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	1150282.000
DRAWN BY:	Checker
CHECKED BY:	Author

DRAWING No:

P-300.00

CADD FILE :

DEPT OF BUILDINGS 321970580 Job Number
B32A0928121 Scan Code

24TH FLOOR 347'-10"
23RD FLOOR 337'-11"
22ND FLOOR 327'-0"
21ST FLOOR 317'-1"
20TH FLOOR 307'-2"
19TH FLOOR 297'-3"
18TH FLOOR 287'-4"
17TH FLOOR 277'-5"
16TH FLOOR 266'-6"
6" TANK FILL EXPRESS RISER
15TH FLOOR 255'-7"
14TH FLOOR 244'-8"
13TH FLOOR 234'-9"
12TH FLOOR 224'-10"
11TH FLOOR 214'-10"
10TH FLOOR 205'-0"
9TH FLOOR 195'-1"
8TH FLOOR 185'-2"
7TH FLOOR 174'-3"

Clara Gomez
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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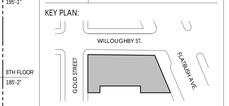
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING DOMESTIC WATER RISER DIAGRAM

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	Y150382-000
DRAWN BY:	Checker
CHECKED BY:	Author

DRAWING No:

P-301.00

CADD FILE :

DEPT OF BUILDINGS 121370580 Job Number
B00622998001 Scan Code

42ND FLOOR 544'-5"
41ST FLOOR 534'-6"
40TH FLOOR 524'-7"
39TH FLOOR 514'-8"
38TH FLOOR 503'-9"
37TH FLOOR 493'-10"
36TH FLOOR 482'-11"
35TH FLOOR 472'-0"
34TH FLOOR 462'-1"
33RD FLOOR 452'-2"
32ND FLOOR 442'-3"
31ST MER 421'-3"
30TH FLOOR 409'-4"
29TH FLOOR 398'-5"
28TH FLOOR 388'-6"
27TH FLOOR 378'-7"
26TH FLOOR 368'-8"
25TH FLOOR 358'-9"
24TH FLOOR 347'-10"

6" TANK FILL EXPRESS RISER

COMBINED HOUSE TANK 11,500 GALLONS

COMBINED HOUSE TANK 11,500 GALLONS

HEAT EX.

PRV

6" TANK FILL EXPRESS RISER

Construction Documents APPROVED Used Checklist of NYS Energy Code

DOB Digital Plan Management Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
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ARCHITECT OF RECORD:

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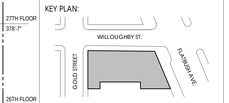
No.	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING DOMESTIC WATER RISER DIAGRAM

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	1150/30.000
DRAWN BY:	Checker
CHECKED BY:	Author

DRAWING No:

P-302.00

CADD FILE :

DEPT OF BUILDINGS 421370980 Job Number

B00806086 Scan Code

2" CAPPED DOMESTIC WATER FOR COOLING TOWER

FROST PROOF HOSE BIB ON ROOF 3/8" CW CONNECTION

HOUSE TANK 10,000 GALLONS

HEAT EX.

BP-2

BULKHEAD 720'-0"

ROOF 708'-1"

57TH FLOOR 697'-2"

56TH FLOOR 680'-3"

55TH FLOOR 676'-4"

54TH FLOOR 666'-5"

53RD FLOOR 656'-6"

52ND FLOOR 640'-7"

51ST FLOOR 635'-8"

50TH FLOOR 625'-9"

49TH FLOOR 615'-10"

48TH FLOOR 605'-11"

47TH FLOOR 596'-0"

46TH FLOOR 586'-1"

45TH FLOOR 575'-2"

44TH FLOOR 560'-3"

43RD FLOOR 554'-4"

42ND FLOOR 544'-5"

P 1 P 2 P 3 P 4 P 5 P 6 P 7 P 8 P 9 P 10 P 11 P 12 P 13 P 14 P 15 P 16 P 17 P 18 P 19 P 20 P 21 P 22 P 23 P 24 P 25 P 26 P 28 P 29 P 31 P 33

SINK SH LAV WC WM TUB D.W.

ClearGomez

APPROVED
Under Directive 6 of 1975
Date: 03/23/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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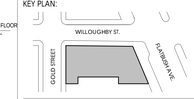
TEL.: (212) 354-5656
FAX.: (212)

No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

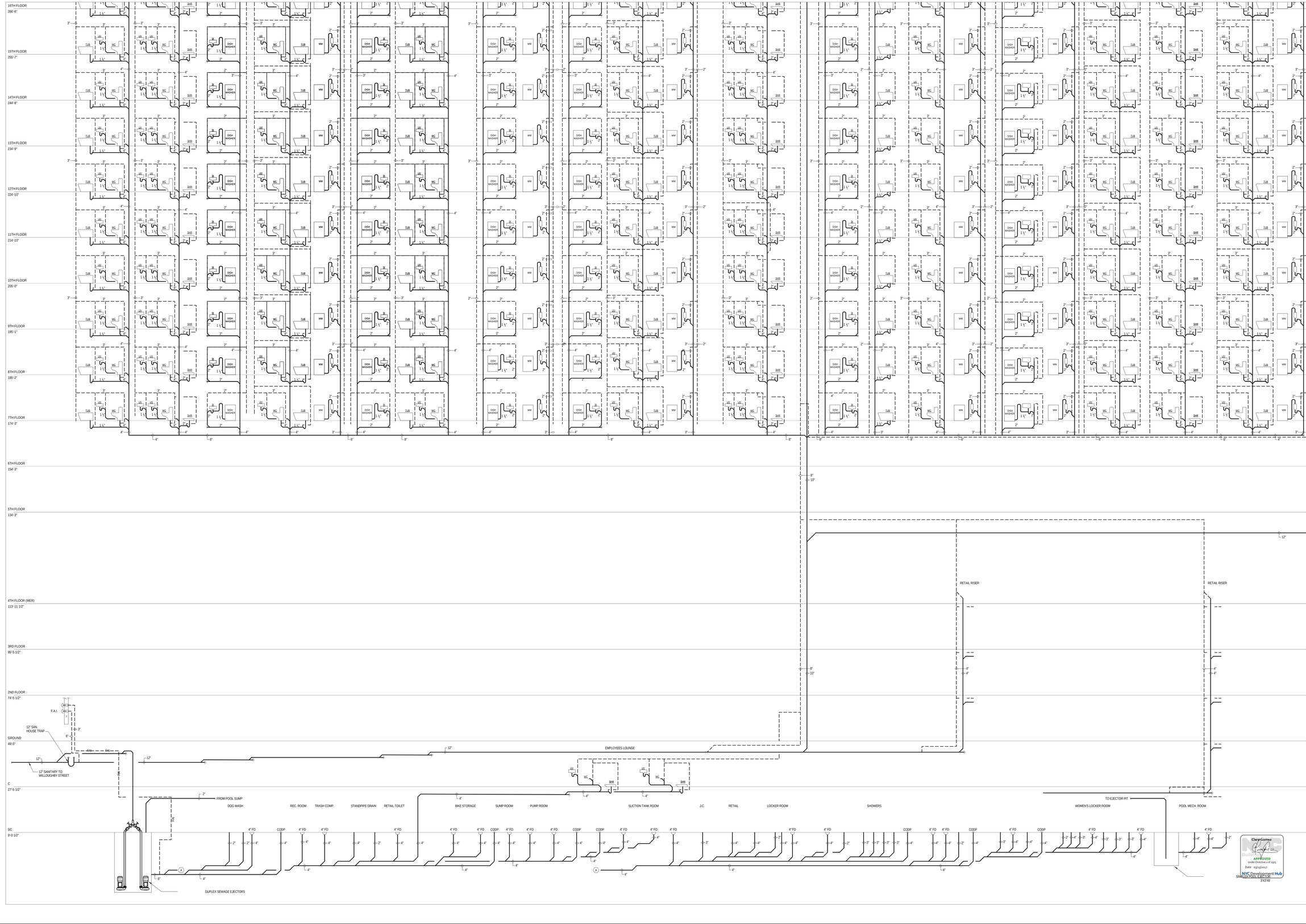
CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING DOMESTIC WATER RISER DIAGRAM

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	1150382-000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-303.00
CADD FILE :	



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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TEL.: (212) 354-5656
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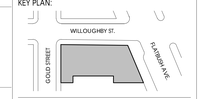
No:	Date:	Revision:
5	08/22/16	ISSUED FOR 50% CD
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING SANITARY RISER DIAGRAM

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	1150382-000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-310.00
CADD FILE :	

DEPT OF BUILDINGS 321370580 Job Number
B3B0840A5003 Scan Code

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
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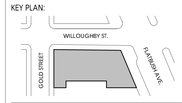
TEL.: (212) 354-5656
FAX.: (212)

No.	Date:	Revision:
5	08/22/16	ISSUED FOR 50% CD
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING SANITARY RISER DIAGRAM

APPROVED
Under Directive 14 of 1975
Date: 03/23/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	115038.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-311.00
CADD FILE :	

DEPT OF BUILDINGS 321370580 Job Number
B00839466515 Scan Code

453'-2"
32ND FLOOR 443'-3"
31ST MER 421'-3"
30TH FLOOR 409'-4"
29TH FLOOR 398'-5"
28TH FLOOR 388'-6"
27TH FLOOR 378'-7"
26TH FLOOR 368'-8"
25TH FLOOR 358'-9"
24TH FLOOR 347'-10"
23RD FLOOR 337'-11"
22ND FLOOR 327'-0"
21ST FLOOR 317'-1"
20TH FLOOR 307'-2"
19TH FLOOR 297'-3"
18TH FLOOR 287'-4"
17TH FLOOR 277'-5"

P 1 P 2 P 3 P 4 P 5 P 6 P 7 P 8 P 9 P 10 P 11 P 12 P 13 P 14 P 15 P 16 P 17 P 18 P 19 P 20 P 21 P 22

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
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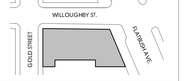
No:	Date:	Revision:
5	08/22/16	ISSUED FOR 50% CD
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW
Scale:

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

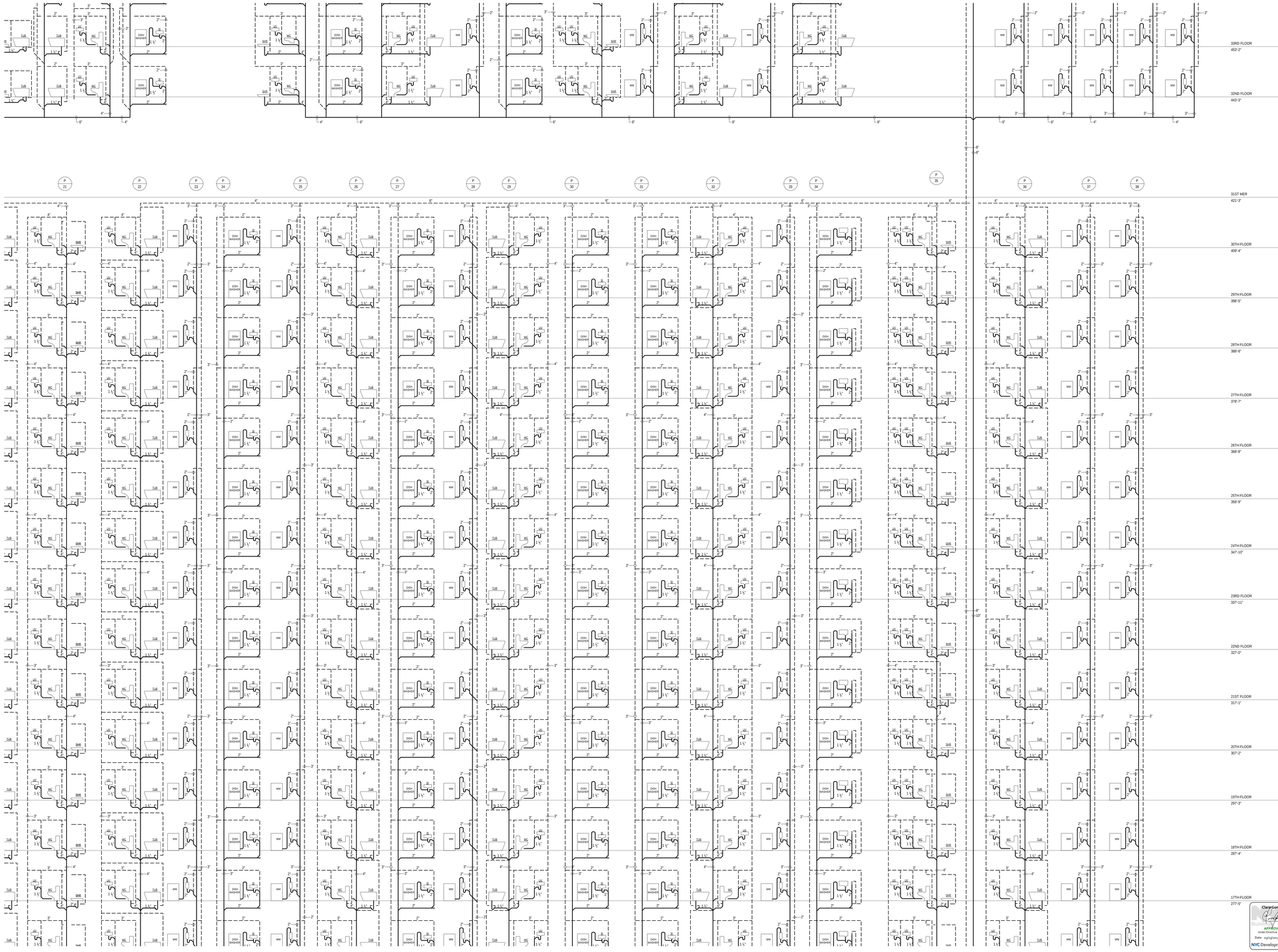
DRAWING TITLE:
PLUMBING SANITARY RISER DIAGRAM

Clara Gomez
APPROVED
Under Directive 1 of 1975
Date: 03/03/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	Y150382-000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-312.00
CADD FILE :	

DEPT OF BUILDINGS 321370580 Job Number
B00739983-I1 Scan Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
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No.	Date:	Revision:
5	08/22/16	ISSUED FOR 50% CD
4	05/02/16	100% DESIGN DEVELOPMENT
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2	01/25/16	100% SCHEMATIC DESIGN
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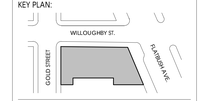
NORTH ARROW

Scale:

KEY PLAN:



PROJECT:
CITY POINT - PHASE 3

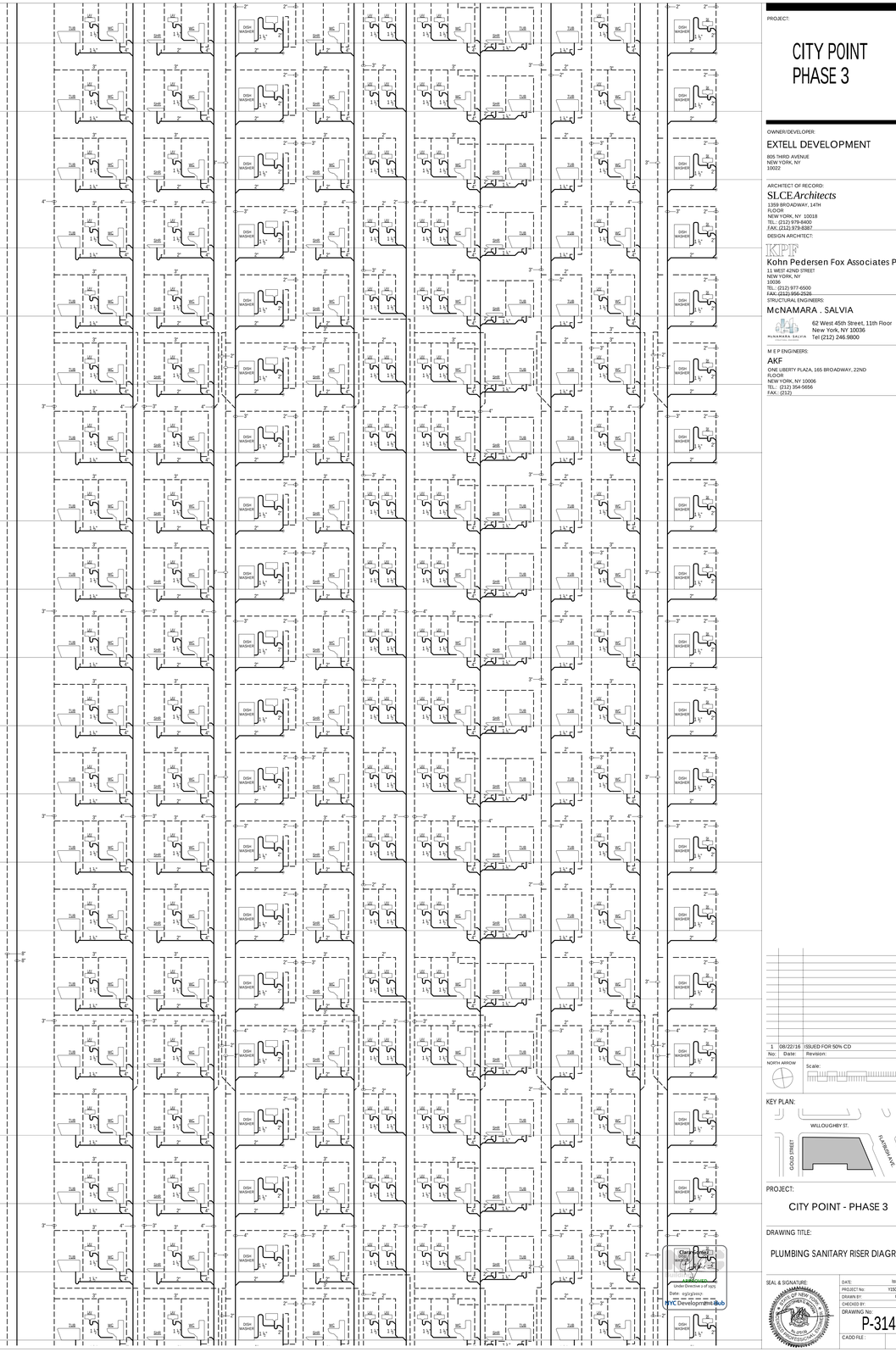
DRAWING TITLE:
PLUMBING SANITARY RISER DIAGRAM

ClaraGomez
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	1150382.000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-313.00
CADD FILE :	

DEPT OF BUILDINGS 321970950 Job Number
B3574150154 Scan Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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NEW YORK, NY 10006
TEL: (212) 354-5656
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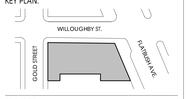
No:	Date:	Revision:
1	08/22/16	ISSUED FOR 50% CD

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING SANITARY RISER DIAGRAM

SEAL & SIGNATURE:

Clarence Chan
Under Directive of Hyo
APPROVED
Under Directive of Hyo
Date: 03/23/2017
NYC Department of Buildings

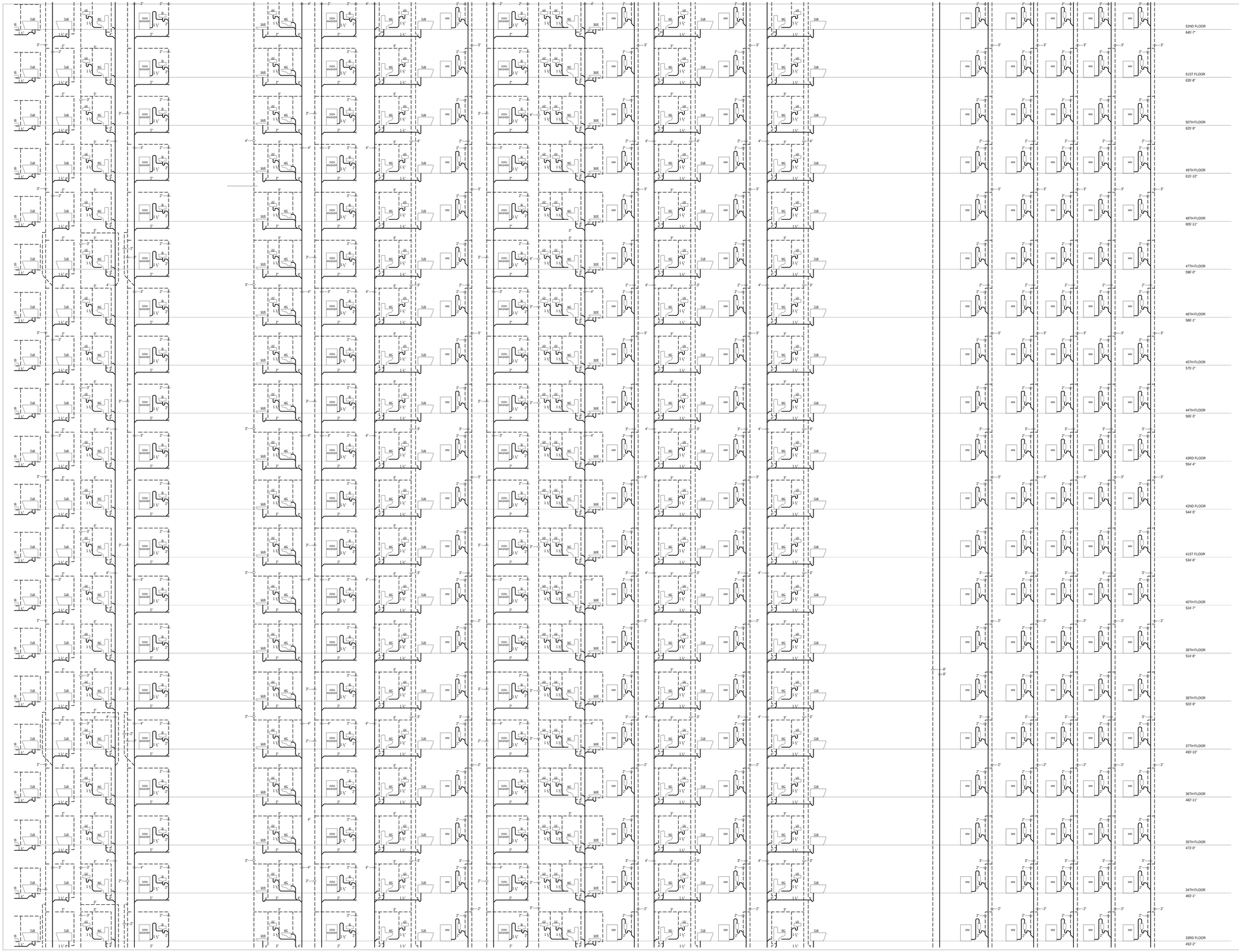
DATE:	Issue Date
PROJECT No:	11503302-000
DRAWN BY:	Checker
CHECKED BY:	Author

DRAWING No:

P-314.00

CADD FILE:

DEPT OF BUILDINGS 321970580 Job Number
B0461743000 Scan Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:

KPF

Kohn Pedersen Fox Associates PC

11 WEST 42ND STREET
NEW YORK, NY
10036
TEL: (212) 977-6500
FAX: (212) 956-2526

STRUCTURAL ENGINEERS:

McNAMARA . SALVIA

62 West 45th Street, 11th Floor
New York, NY 10036
Tel (212) 246.9800

M E P ENGINEERS:

AKF

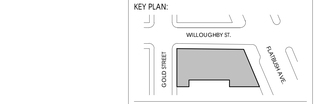
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL: (212) 354-5656
FAX: (212)

No.	Date:	Revision:
2	08/22/16	ISSUED FOR 50% CD
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING SANITARY RISER DIAGRAM

Clara Gomez
Buildings
APPROVED
Under Directive 4 of 1975
Date: 03/13/2017
NYC Development Hub

SEAL & SIGNATURE:

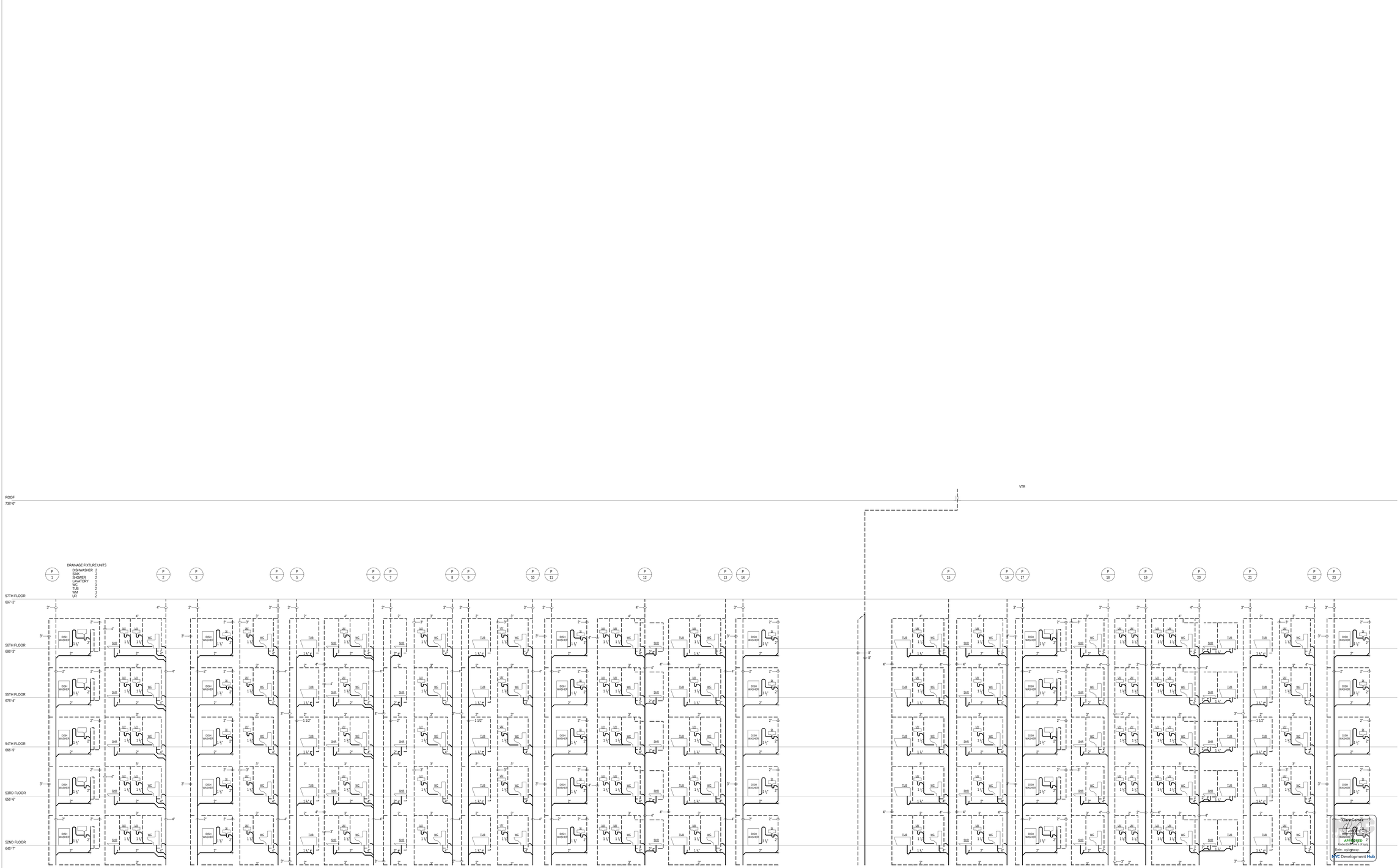
DATE:	Issue Date
PROJECT No:	115038.000
DRAWN BY:	Checker
CHECKED BY:	Author

DRAWING No:

P-315.00

CADD FILE:

DEPT OF BUILDINGS 321370393 Job Number
ENGINEERING Scan Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

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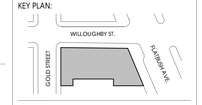
No.	Date:	Revision:
2	08/22/16	ISSUED FOR 50% CD
1	05/02/16	100% DESIGN DEVELOPMENT

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING SANITARY RISER DIAGRAM

SEAL & SIGNATURE:

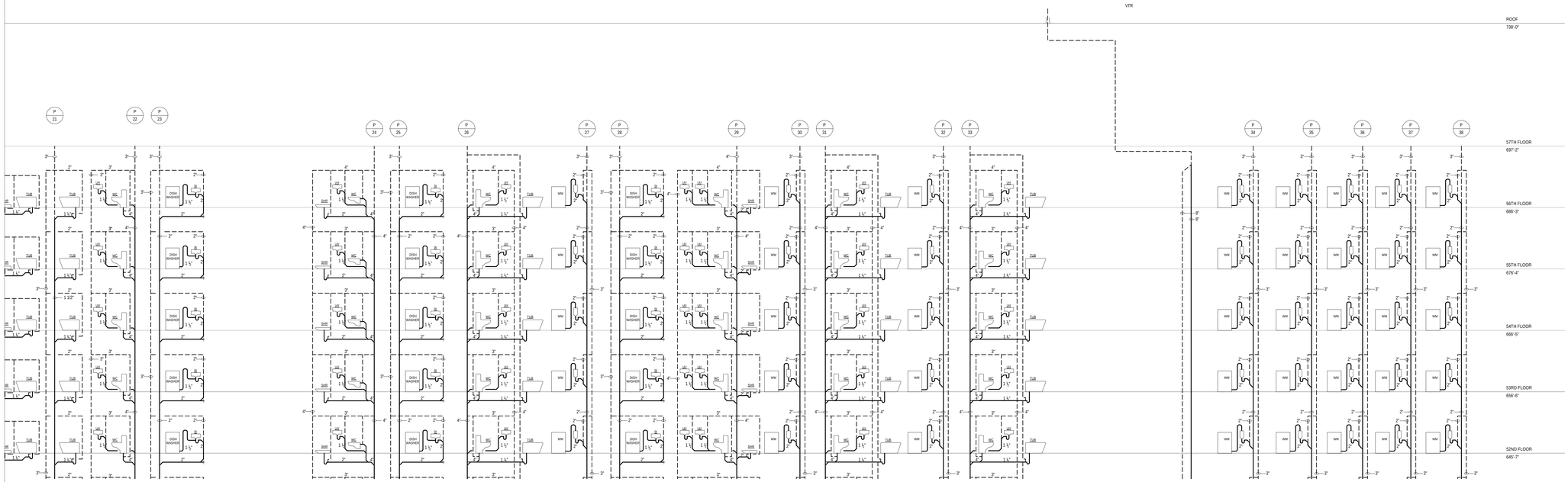
DATE: Issue Date
PROJECT No: 1150/302-000
DRAWN BY: Checker
CHECKED BY: Author

DRAWING No:

P-316.00

CADD FILE :

DEPT OF BLDGS 121119085 Job Number
ES0021758653 Scan Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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1359 BROADWAY, 14TH FLOOR
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DESIGN ARCHITECT:

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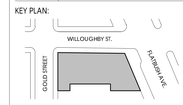
TEL: (212) 354-5656
FAX: (212)

No:	Date:	Revision:
1	08/22/16	ISSUED FOR 50% CD

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING SANITARY RISER DIAGRAM

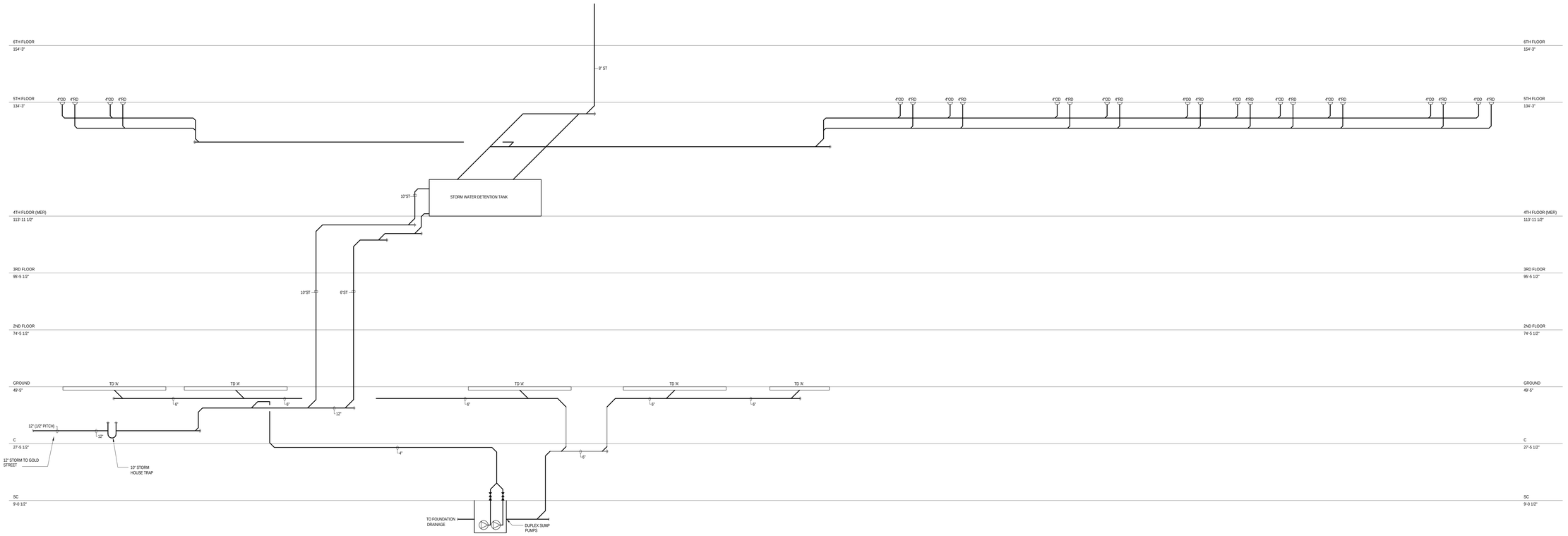
Clara Gomez
Building
APPROVED
Under Directive 2 of 1975
Date: 09/29/2017
NYC Development Hub

SEAL & SIGNATURE:

STATE OF NEW YORK
CLARA GOMEZ
STATE OF NEW YORK
REGISTERED PROFESSIONAL ENGINEER

DATE:	Issue Date
PROJECT No:	1150382-000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-317.00
CADD FILE :	

DEPT OF BUILDINGS 321370580 Job Number
B2020092095 Scan Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

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FAX: (212) 979-8387

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TEL: (212) 354-5656
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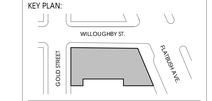
No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING STORM RISER DIAGRAM

Clare Gomez
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	Y150382-000
DRAWN BY:	Checker
CHECKED BY:	Author

DRAWING No:

P-320.00

CADD FILE :

DEPT OF BLDGS 321970550 Job Number
B00519SKR1 Scan Code

23RD FLOOR
337'-11"

22ND FLOOR
327'-0"

21ST FLOOR
317'-1"

20TH FLOOR
307'-2"

19TH FLOOR
297'-3"

18TH FLOOR
287'-4"

17TH FLOOR
277'-5"

16TH FLOOR
266'-6"ST

15TH FLOOR
255'-7"

14TH FLOOR
244'-8"

13TH FLOOR
234'-9"

12TH FLOOR
224'-10"

11TH FLOOR
214'-10"

10TH FLOOR
205'-0"

9TH FLOOR
195'-1"

8TH FLOOR
185'-2"

7TH FLOOR
174'-3"

6TH FLOOR
154'-3"

— 8" ST

— 8" ST

EXPRESS STORM LEADER

— 8" ST

23RD FLOOR
337'-11"

22ND FLOOR
327'-0"

21ST FLOOR
317'-1"

20TH FLOOR
307'-2"

19TH FLOOR
297'-3"

18TH FLOOR
287'-4"

17TH FLOOR
277'-5"

16TH FLOOR
266'-6"ST

15TH FLOOR
255'-7"

14TH FLOOR
244'-8"

13TH FLOOR
234'-9"

12TH FLOOR
224'-10"

11TH FLOOR
214'-10"

10TH FLOOR
205'-0"

9TH FLOOR
195'-1"

8TH FLOOR
185'-2"

7TH FLOOR
174'-3"

6TH FLOOR
154'-3"

Clara Gomez
Buildings
APPROVED
Under Directive 1 of 1975
Date: 05/19/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
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1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
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62 West 45th Street, 11th Floor
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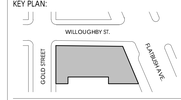
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL: (212) 354-5656
FAX: (212)

No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING STORM RISER DIAGRAM

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	Y150382-000
DRAWN BY:	Checker
CHECKED BY:	Author
DRAWING No:	P-321.00
CADD FILE :	

DEPT OF BUILDINGS 321370580 Job Number
B00808801425 Scan Code

41ST FLOOR
534'-6"ST

40TH FLOOR
524'-7"

39TH FLOOR
514'-8"

38TH FLOOR
503'-9"

37TH FLOOR
493'-10"

36TH FLOOR
482'-11"

35TH FLOOR
473'-0"

34TH FLOOR
463'-1"

33RD FLOOR
453'-2"

32ND FLOOR
443'-3"

31ST MER
421'-3"

30TH FLOOR
409'-4"

29TH FLOOR
398'-5"

28TH FLOOR
388'-6"ST

27TH FLOOR
378'-7"

26TH FLOOR
368'-8"

25TH FLOOR
358'-9"

24TH FLOOR
347'-10"

23RD FLOOR
337'-11"

— 8" ST

EXPRESS STORM LEADER

41ST FLOOR
534'-6"ST
40TH FLOOR
524'-7"
39TH FLOOR
514'-8"
38TH FLOOR
503'-9"
37TH FLOOR
493'-10"
36TH FLOOR
482'-11"
35TH FLOOR
473'-0"
34TH FLOOR
463'-1"
33RD FLOOR
453'-2"
32ND FLOOR
443'-3"
32ND FLOOR
443'-3"
31ST MER
421'-3"
30TH FLOOR
409'-4"
29TH FLOOR
398'-5"
28TH FLOOR
388'-6"ST
27TH FLOOR
378'-7"
26TH FLOOR
368'-8"
25TH FLOOR
358'-9"
24TH FLOOR
347'-10"
23RD FLOOR
337'-11"

BUILDING DEPARTMENT
APPROVED
Under Directive 14 of 1975
Date: 03/30/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:
EXTELL DEVELOPMENT
805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:
SLCE*Architects*
1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:
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Kohn Pedersen Fox Associates PC
11 WEST 42ND STREET
NEW YORK, NY
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TEL: (212) 977-6500
FAX: (212) 956-2526

STRUCTURAL ENGINEERS:
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62 West 45th Street, 11th Floor
New York, NY 10036
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M E P ENGINEERS:
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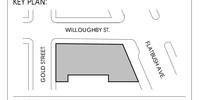
ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
NEW YORK, NY 10006
TEL: (212) 354-5656
FAX: (212)

No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING STORM RISER DIAGRAM

SEAL & SIGNATURE:

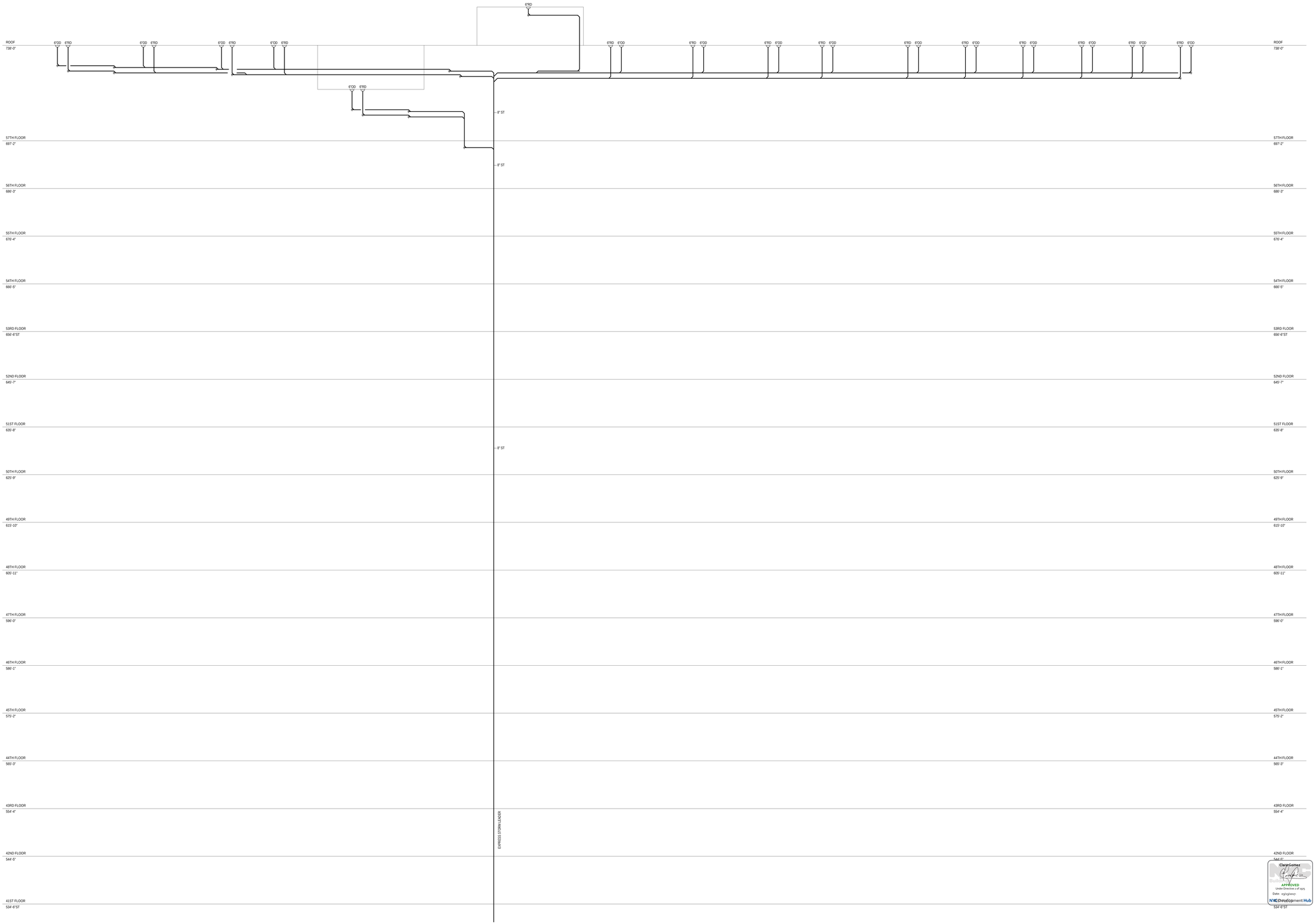
DATE:	Issue Date
PROJECT No:	Y150302-000
DRAWN BY:	Checker
CHECKED BY:	Author

DRAWING No:

P-322.00

CADD FILE :

DEPT OF BUILDINGS 321370580 Job Number
ES4B0908001 Scan Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL.: (212) 979-8400
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DESIGN ARCHITECT:

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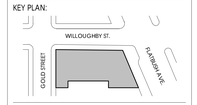
NEW YORK, NY 10006
TEL.: (212) 354-5656
FAX.: (212)

No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING STORM RISER DIAGRAM

Clare Gomez
Director
APPROVED
Under Directive 1 of 1975
Date: 03/13/2017
NYC Development Hub

SEAL & SIGNATURE:

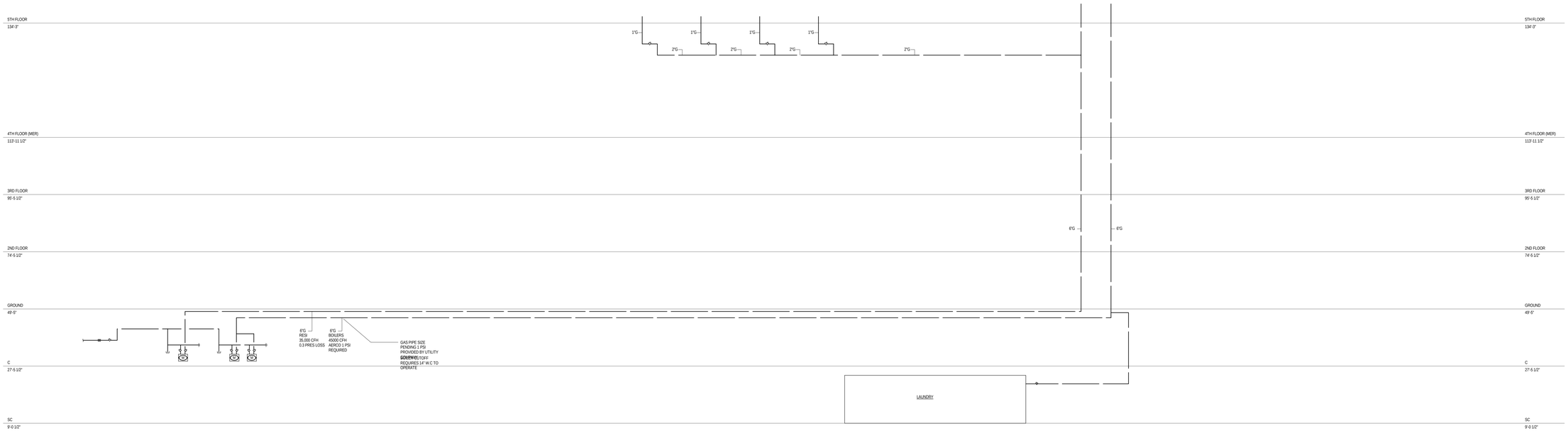
DATE: Issue Date:
PROJECT No: 1150382-000
DRAWN BY: Checker
CHECKED BY: Author

DRAWING No:

P-323.00

CADD FILE :

DEPT OF BUILDINGS 321970580 Job Number
B00249868DOT Scan Code



PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
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TEL: (212) 979-8400
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DESIGN ARCHITECT:

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M E P ENGINEERS:

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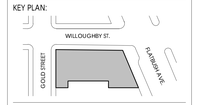
NEW YORK, NY 10006
TEL: (212) 354-5656
FAX: (212)

No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING GAS RISER DIAGRAM

Clara Gomez
Plumbing
APPROVED
Under Directive 1 of 1975
Date: 03/31/2017
NYC Development Hub

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	1150382-000
DRAWN BY:	Checker
CHECKED BY:	Author

DRAWING No:

P-330.00

CADD FILE :

DEPT OF BUILDINGS 321370580 Job Number
E2023287506 Scan Code

PROJECT:

CITY POINT
PHASE 3

OWNER/ DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

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No.:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:

PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING GAS RISER DIAGRAM

SEAL & SIGNATURE:

DATE: Issue Date
PROJECT No: Y150382-000
DRAWN BY: Checker
CHECKED BY: Author

DRAWING No:

P-331.00

CADD FILE :

DEPT OF BUILDINGS 321370555 Job Number
E0B0170114 Scan Code

ClearComm
APPROVED
Under Direction of FDNY
Date: 03/23/2017
NYC Development Hub

PROJECT:

CITY POINT PHASE 3

OWNER/DEVELOPER:

EXTELL DEVELOPMENT

805 THIRD AVENUE
NEW YORK, NY
10022

ARCHITECT OF RECORD:

SLCE*Architects*

1359 BROADWAY, 14TH FLOOR
NEW YORK, NY 10018
TEL: (212) 979-8400
FAX: (212) 979-8387

DESIGN ARCHITECT:

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STRUCTURAL ENGINEERS:

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New York, NY 10036
Tel (212) 246.9800

M E P ENGINEERS:

AKF

ONE LIBERTY PLAZA, 165 BROADWAY, 22ND FLOOR
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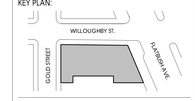
No:	Date:	Revision:
5	05/02/16	DOB FILING
4	05/02/16	100% DESIGN DEVELOPMENT
3	02/18/16	50% DD SET
2	01/25/16	100% SCHEMATIC DESIGN
1	12/18/15	DOB FILING

NORTH ARROW

Scale:

KEY PLAN:



PROJECT:

CITY POINT - PHASE 3

DRAWING TITLE:

PLUMBING GAS RISER DIAGRAM

SEAL & SIGNATURE:

DATE:	Issue Date
PROJECT No:	1150382-000
DRAWN BY:	Checker
CHECKED BY:	Author

DRAWING No:

P-332.00

CADD FILE :

DEPT OF BLDGS 421197999 Job Number
B2B544B2-1 Scan Code

ROOF
738'-0"

57TH FLOOR
697'-2"

56TH FLOOR
686'-3"

55TH FLOOR
676'-4"

54TH FLOOR
666'-5"

53RD FLOOR
656'-6"

52ND FLOOR
645'-7"

51ST FLOOR
635'-8"

50TH FLOOR
625'-9"

49TH FLOOR
615'-10"

48TH FLOOR
605'-11"

47TH FLOOR
596'-0"

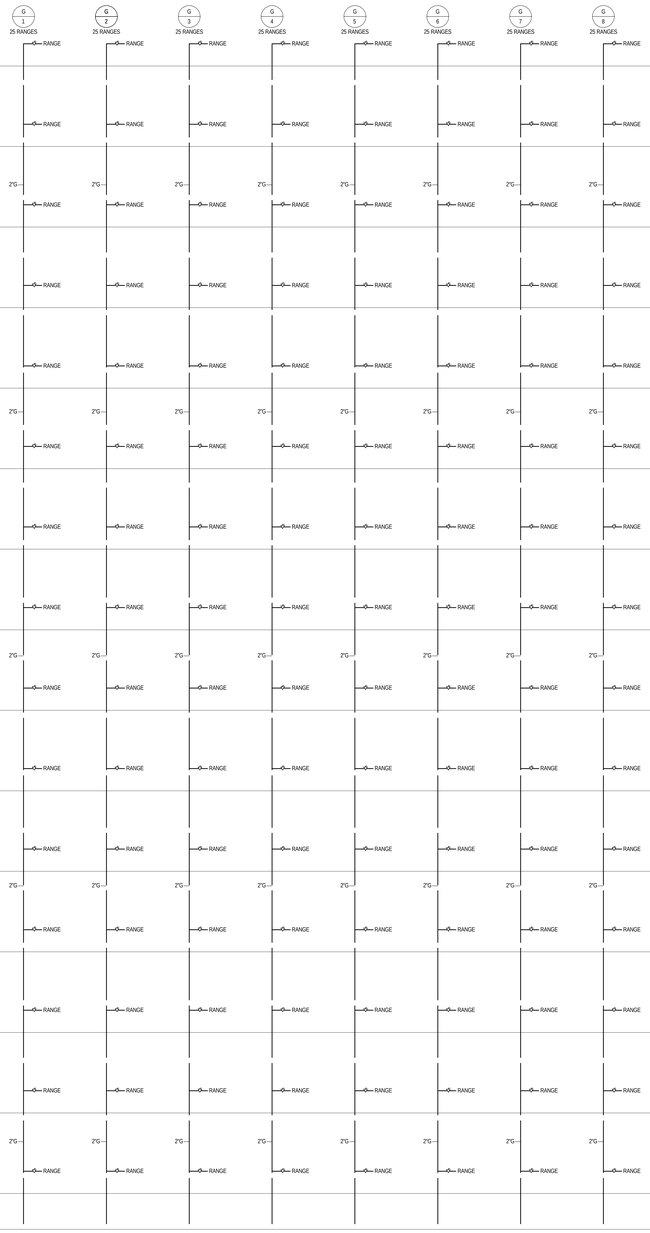
46TH FLOOR
586'-1"

45TH FLOOR
575'-2"

44TH FLOOR
565'-3"

43RD FLOOR
554'-4"

42ND FLOOR
544'-5"



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49TH FLOOR 615'-10"
48TH FLOOR 605'-11"
47TH FLOOR 596'-0"
46TH FLOOR 586'-1"
45TH FLOOR 575'-2"
44TH FLOOR 565'-3"
43RD FLOOR 554'-4"
42ND FLOOR 544'-5"

Cary Gomez
DOB NOW: BUILD
APPROVED
Under Directive 1 of 1975
Date: 05/03/2017
NYC Development Hub

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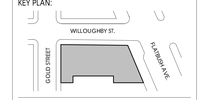

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