

LIST OF DRAWINGS

SHEET #	SHEET NAME	04/07/2025	05/23/2025
T-100.00	DRAWING LIST, PLOT PLAN, BLDG. DEPT. NOTES, LPC MAP/ PHOTOS	●	●
A-100.00	EXISTING FLOOR PLAN: 11TH FLOOR	●	●
A-101.00	PROPOSED FLOOR PLAN: 11TH FLOOR	●	●
A-200.00	EXISTING AND PROPOSED SOUTH ELEVATION (COURT)	●	●
A-201.00	EXISTING AND PROPOSED PARTIAL WEST ELEVATION (COURT)	●	●
A-202.00	DETAILS: PROPOSED FRENCH DOORS/ JULIET BALCONIES AT 11TH FL SOUTH ELEVATION (COURT)	●	●
A-203.00	DETAILS: PROPOSED ENLARGED WINDOW AT 11TH FL SOUTH ELEVATION (COURT)	●	●

PROPERTY INFORMATION: 4 EAST 66TH STREET, NY, NY

	EXISTING	PROPOSED
BLOCK NUMBER:	1380	
LOT NUMBER:	69	
ZONE:	R8B & IN LH-1A	
MAP:	8C	
OCCUPANCY CLASS:	J3 (OLD CODE)	
CONSTRUCTION CLASS	CLASS 1 FIREPROOF	
BUILDING STORIES:	12 STORIES W/ CELLAR	J3 SINGLE FAMILY RESIDENTIAL SAME

GENERAL NOTES FOR THE DEPARTMENT OF BUILDINGS

- SCOPE OF WORK IS LIMITED TO THE REPLACEMENT OF (3) EXISTING DOUBLE HUNG WINDOWS AT THE SOUTH FACING COURTYARD FACADE AT THE 11TH FLOOR WITH (3) NEW FRENCH DOORS AND JULIET BALCONIES AND REPLACEMENT/ ENLARGEMENT OF (1) WINDOW AT THE COURTYARD FACADE FACING WEST. AT THE 11TH FLOOR.
- ALL WORK SHALL COMPLY WITH NYCDOB REQUIREMENTS, RULES AND REGULATIONS.
- BUILDING CODE: 1968 BUILDING CODE

GENERAL NOTES:

- ALL WORK SHALL COMPLY WITH THE RULES AND REGULATIONS OF ALL GOVERNMENTAL AUTHORITIES HAVING JURISDICTION THEREFORE.
- ALL WORK AND MATERIALS SHALL COMPLY WITH THE NEW YORK CITY BUILDING CODES FOR A CLASS 1 FIREPROOF BUILDING AND THAT ALL WOOD BE USED WILL BE FIRE RATED.
- ALL WORK SHALL COMPLY WITH THE APPLICABLE STANDARDS OF THE BUILDING OWNER
- ALL DIMENSIONS ARE APPROXIMATE AND SHALL BE VERIFIED BY THE CONTRACTOR IN THE FIELD, TOGETHER WITH ALL JOB CONDITIONS PRIOR TO START OF CONSTRUCTION, & HE SHALL NOTIFY THE ARCHITECT IN WRITING OF ANY DISCREPANCIES.
- SCOPE OF WORK IS LIMITED TO THE AREAS SHOWN ON THE DRAWINGS.
- GENERAL CONTRACTOR SHALL COMPLY WITH ARTICLE 10, NEW YORK CITY BUILDING CODE: "PRECAUTIONS DURING BLDG OPERATIONS": SECTION C26-551 THROUGH -555.
- ALL PARTITIONS SHALL BE NON-COMBUSTIBLE APPROVED TYPE WITH THE MINIMUM FIRE RATINGS SHOWN.
- LOCAL LAW #5: LANDLORD TO COMPLY WITH LL 5 AS APPLICABLE. EXISTING HVAC SYSTEMS SERVE ONLY FLOOR ON WHICH IT IS LOCATED. ASBESTOS INSPECTION HAS BEEN MADE AND APPROPRIATE FORM/FORMS SUBMITTED PRIOR TO FILING OF THIS APPLICATION.

TENANT PROTECTION PLAN 2022 CODE

- A TENANT PROTECTION PLAN WILL BE SUBMITTED IN ACCORDANCE WITH THE REQUIREMENTS OF ARTICLE 120 OF TITLE 28 OF THE ADMINISTRATIVE CODE PRIOR TO THE ISSUANCE OF A PERMIT, PER AC 28-104.7.16 (SEE LOCAL LAW 106 OF 2019).

NYC BUILDING ENERGY CODE EXEMPTION

R501.4 HISTORIC BUILDINGS
NO PROVISION OF THE CODE RELATING TO THE CONSTRUCTION, REPAIR, ALTERATION, RESTORATION, AND CHANGE OF OCCUPANCY SHALL BE MANDATORY FOR HISTORIC BUILDINGS

R202 HISTORIC BUILDINGS
ANY BUILDING THAT IS (A) LISTED ON THE NATIONAL REGISTER OF HISTORIC PLACES OR ON THE STATE REGISTER OF HISTORIC PLACES, (B) DETERMINED BY THE COMMISSIONER OF PARKS, RECREATION, AND HISTORIC PRESERVATION TO BE ELIGIBLE FOR LISTING ON THE STATE REGISTER OF HISTORIC PLACES, (C) DETERMINED BY THE COMMISSIONER OF PARKS, RECREATION, AND HISTORIC PRESERVATION, TO BE A CONTRIBUTING BUILDING TO A HISTORIC DISTRICT THAT IS LISTED OR ELIGIBLE FOR LISTING ON THE STATE OR NATIONAL REGISTERS OF HISTORIC PLACES, OR (D) OTHERWISE DEFINED AS AN HISTORIC BUILDING IN REGULATIONS ADOPTED BY THE STATE FIRE PREVENTION AND BUILDING CODE COUNCIL.

TO THE BEST OF MY KNOWLEDGE, BELIEF, AND PROFESSIONAL JUDGEMENT, ALL WORK UNDER THIS APPLICATION IS EXEMPT FROM THE 2020 NYCECC IN ACCORDANCE WITH SECTION R501.6

THE WORK IS AN ALTERATION OF A HISTORIC BUILDING.

FLOOD COMPLIANCE

THIS PROPERTY IS IN FLOOD ZONE X. PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA.

PROGRESS INSPECTIONS

THE FOLLOWING ITEMS ARE SUBJECT TO SPECIAL INSPECTIONS (ARCHITECTURAL):

— NONE

SPECIAL INSPECTIONS

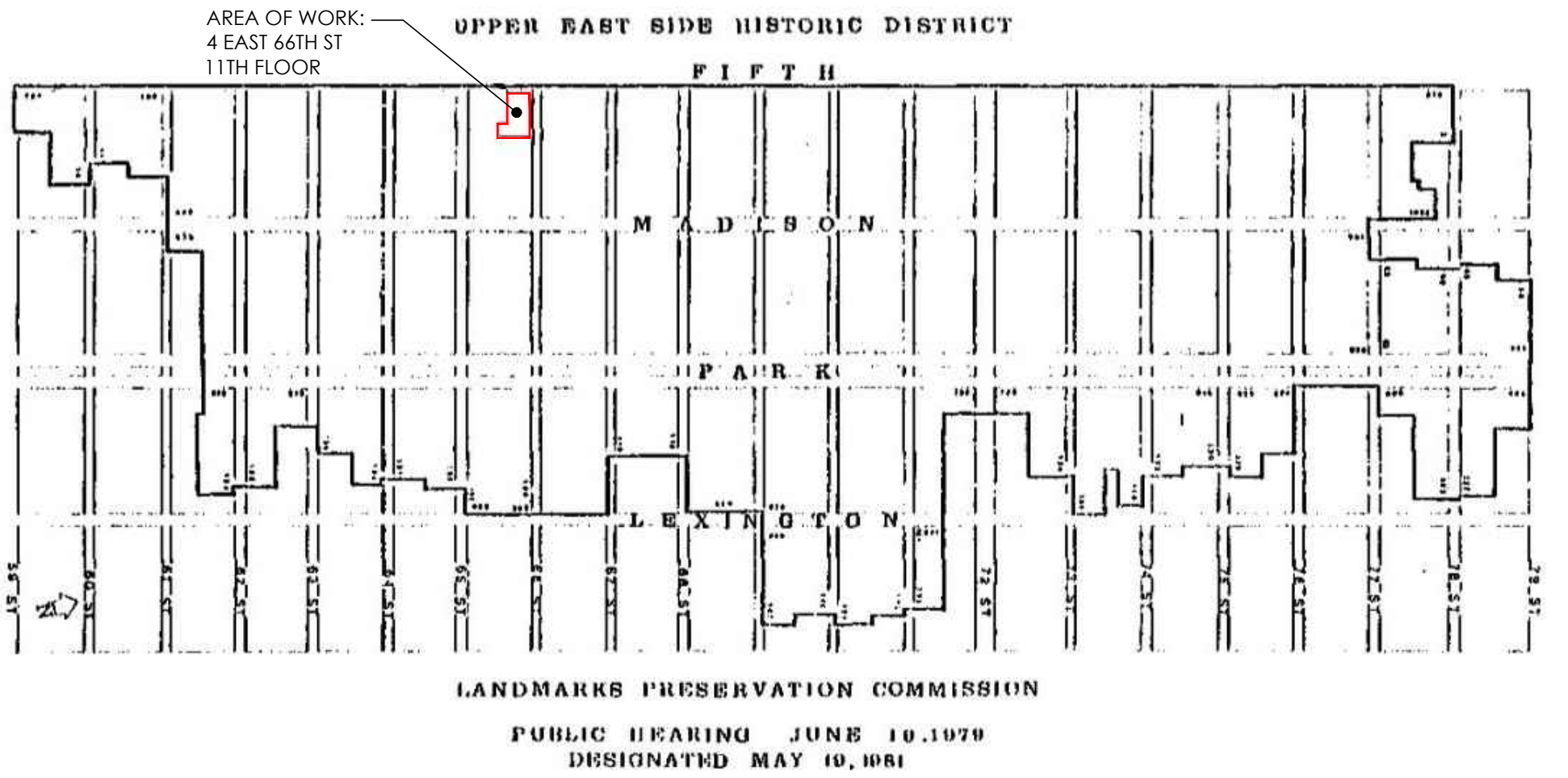
THE FOLLOWING ITEMS ARE SUBJECT TO PROGRESS INSPECTIONS:

— FINAL — DIRECTIVE 14 OF 1975, BC 110.5

4 NOTES

EAST 66TH STREET					South Side																			
No. 4 (1380/69)																								
Date					Architect					Owner														
1919-20					by					J. E. R. Carpenter					for					William Henry Barnum				
										Cross and Cross										845 Fifth Ave. Corp.				
<u>ARCHITECTURE</u>																								
Style					neo-Italian Renaissance																			
Elements					Eleven-story limestone apartment building with four-story rusticated base, two-story pilasters at third and fourth floors; bracketed lintels at third floor windows; simple roof cornice.																			
<u>HISTORY</u>					Replaced a large (75 x 100) brownstone mansion of 1885 owned by the estate of Grant B. Schley and three brownstone rowhouses of 1878. Designed to house one family per floor.																			
<u>References:</u>					Andrew Alpern, <u>Apartments for the Affluent</u> (New York: McGraw-Hill, 1975), p. 98.																			
					Alexandra Cushing Howard, <u>Fifth Avenue and Central Park, Buildings - Structure Inventory</u> (Albany: Division of Historic Preservation, 1975).																			
					New York City, Department of Buildings, Manhattan, Plans, Permits and Dockets.																			
					<u>Real Estate Record and Builders Guide</u> , (May 17, 1919), p. 668.																			

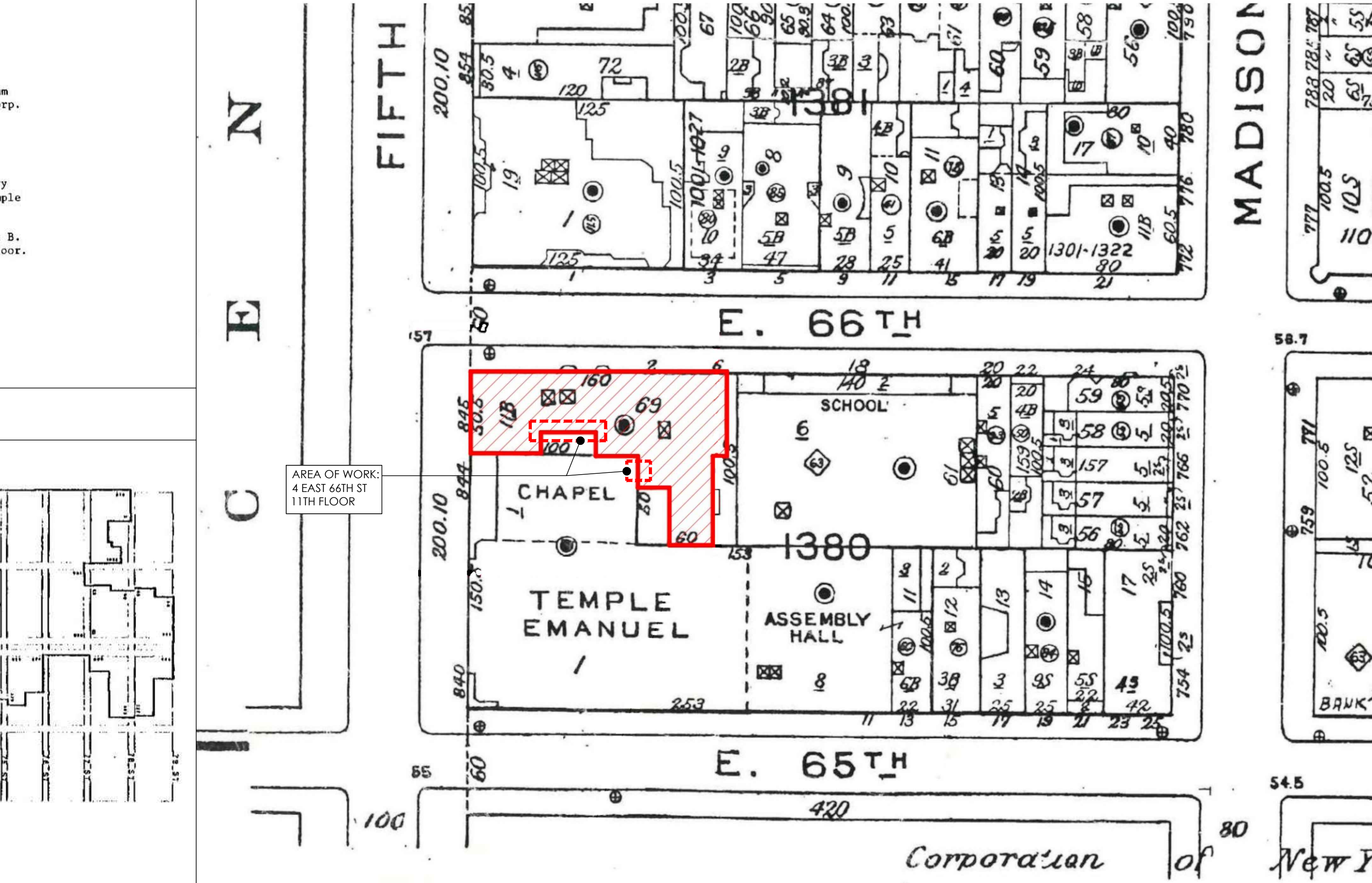
2 LANDMARK DISTRICT DESIGNATION REPORT



3 LANDMARK DISTRICT DESIGNATION MAP



5 TAX PHOTO 1940 — VIEW LOOKING SOUTH



1 PLOT PLAN



6 TAX PHOTO 1940 — VIEW LOOKING EAST



7 CURRENT STREET VIEW FROM 5TH AVENUE

ARCHITECT OF RECORD:

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460 WEST SHORE TRAIL SPARTA, NJ 07871

TEL: 212.268.1767 www.flaniganarchitect.com

DESIGN ARCHITECT:

PETER MARINO

ARCHITECT, PLLC

150 EAST 58TH STREET

NEW YORK, NY 10155

TEL: 212.752.5444

ENGINEER:

HANINGTON

ENGINEERING CONSULTANTS

1 GOLD MINE ROAD

FLANDERS, NJ 07836

TEL: 973.691.0602

STRUCTURAL WORK FILED UNDER SEPARATE APPLICATION #

REVISION:

ISSUE:

- 05/23/25 LPC/ CB SUBMISSION
- 04/18/25 FOR LPC INITIAL MEETING

PROJECT:

4 EAST 66TH ST

11TH FLOOR

NEW YORK, NY 10028

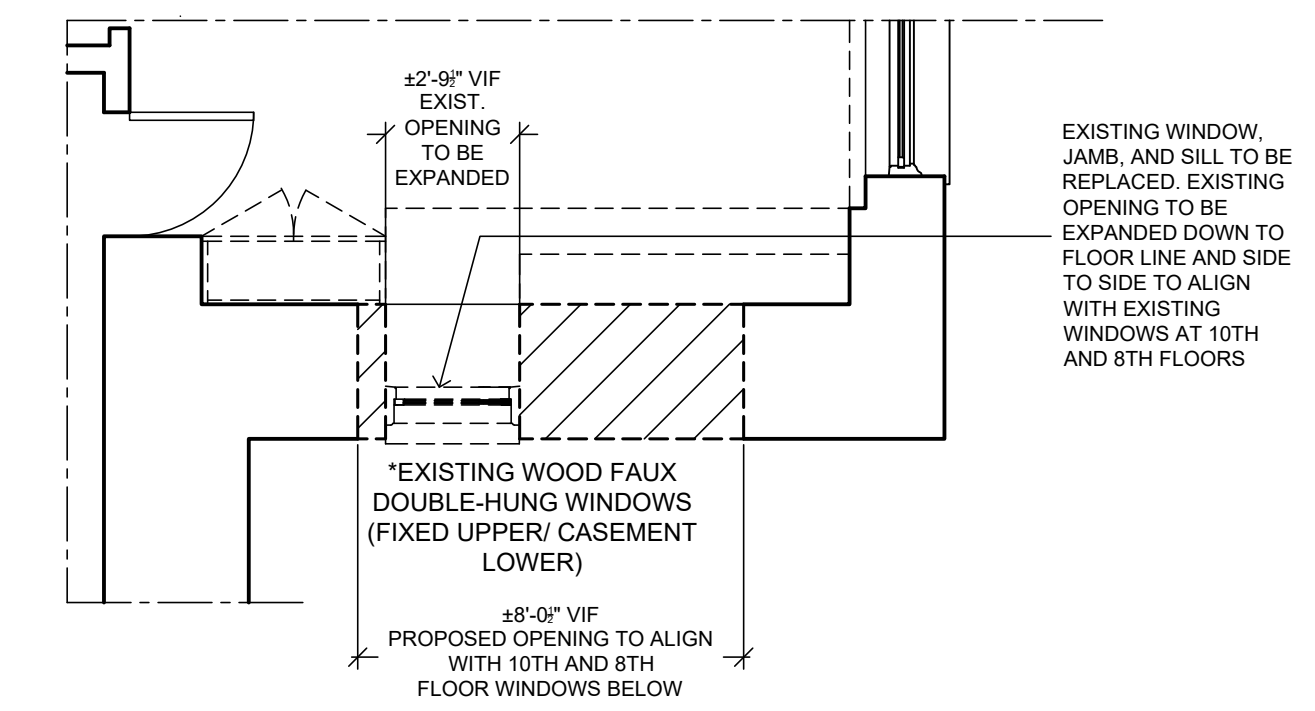
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DRAWING LIST, PLOT PLAN,

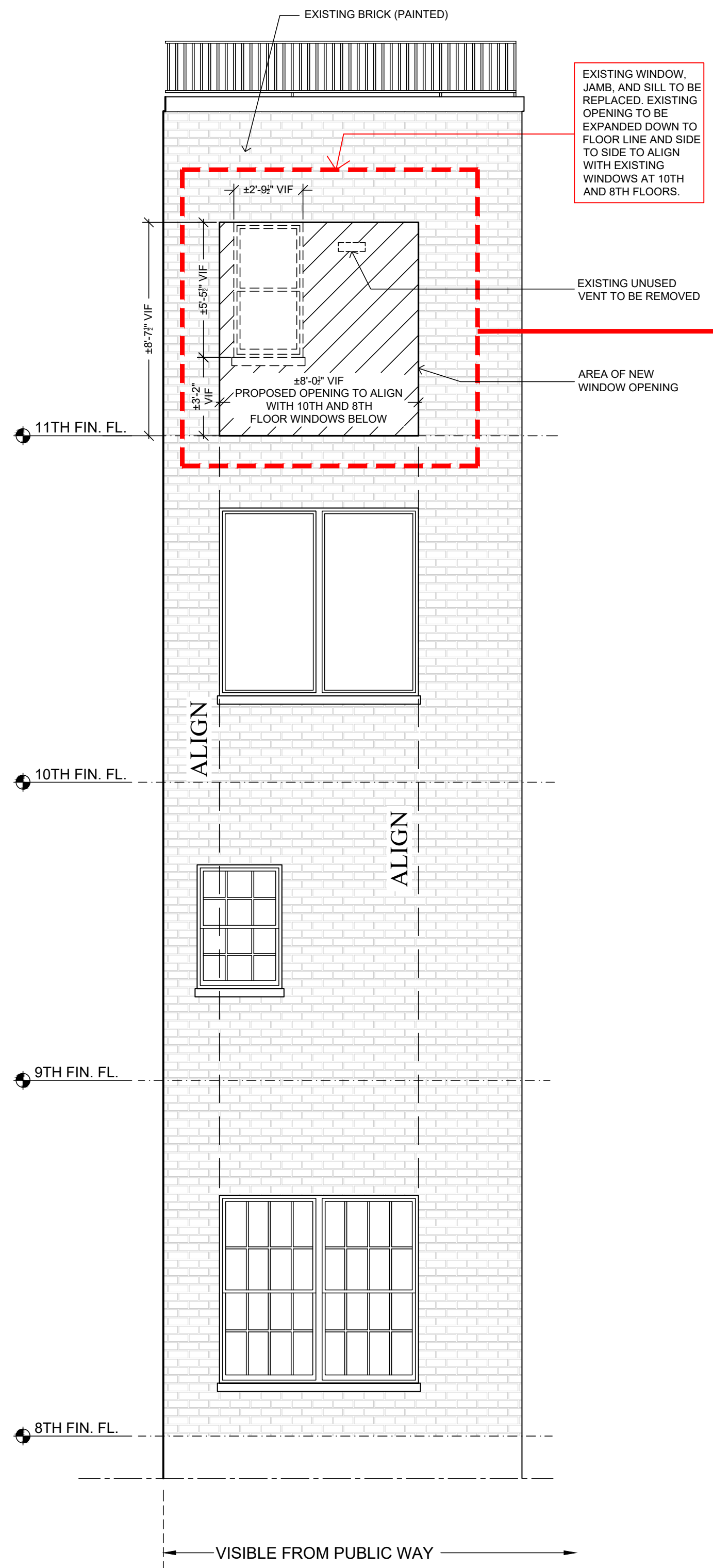
BLDG. DEPT. NOTES, LPC

MAP/ PHOTOS

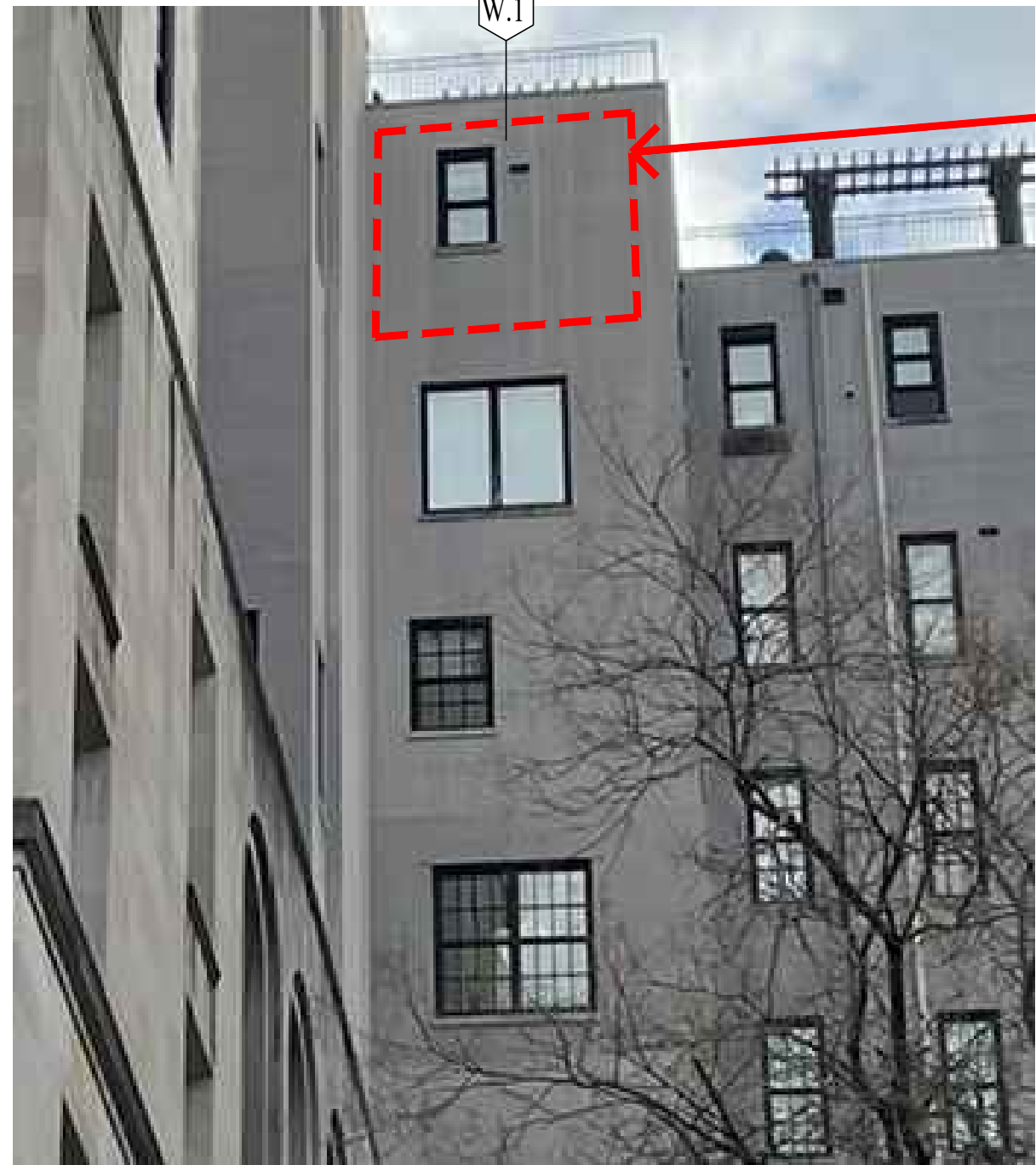
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	PROJECT NO.:	4E66-11_02
	DRAWING BY:	JF
	CHECKED BY:	JF
	DRAWING NO.:	T-100.00
DOB JOB #	CAD File:	1 OF 7
	4E66 Juliet Balcony	
	TITLE SHEET.dwg	



3 EXISTING PARTIAL PLAN: 11TH FL WEST FACADE
A201 SCALE: 1/4" = 1'-0"



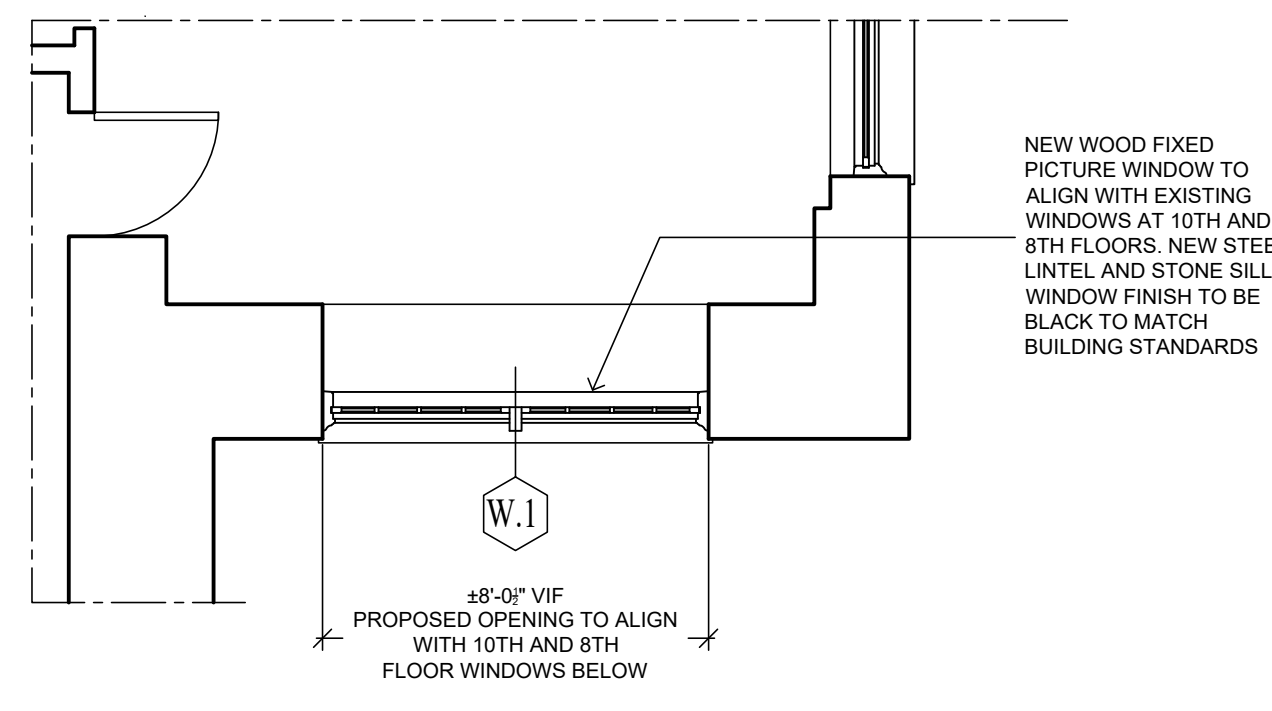
1 EXISTING WEST ELEVATION (PARTIAL)
A201 SCALE: 1/4" = 1'-0"



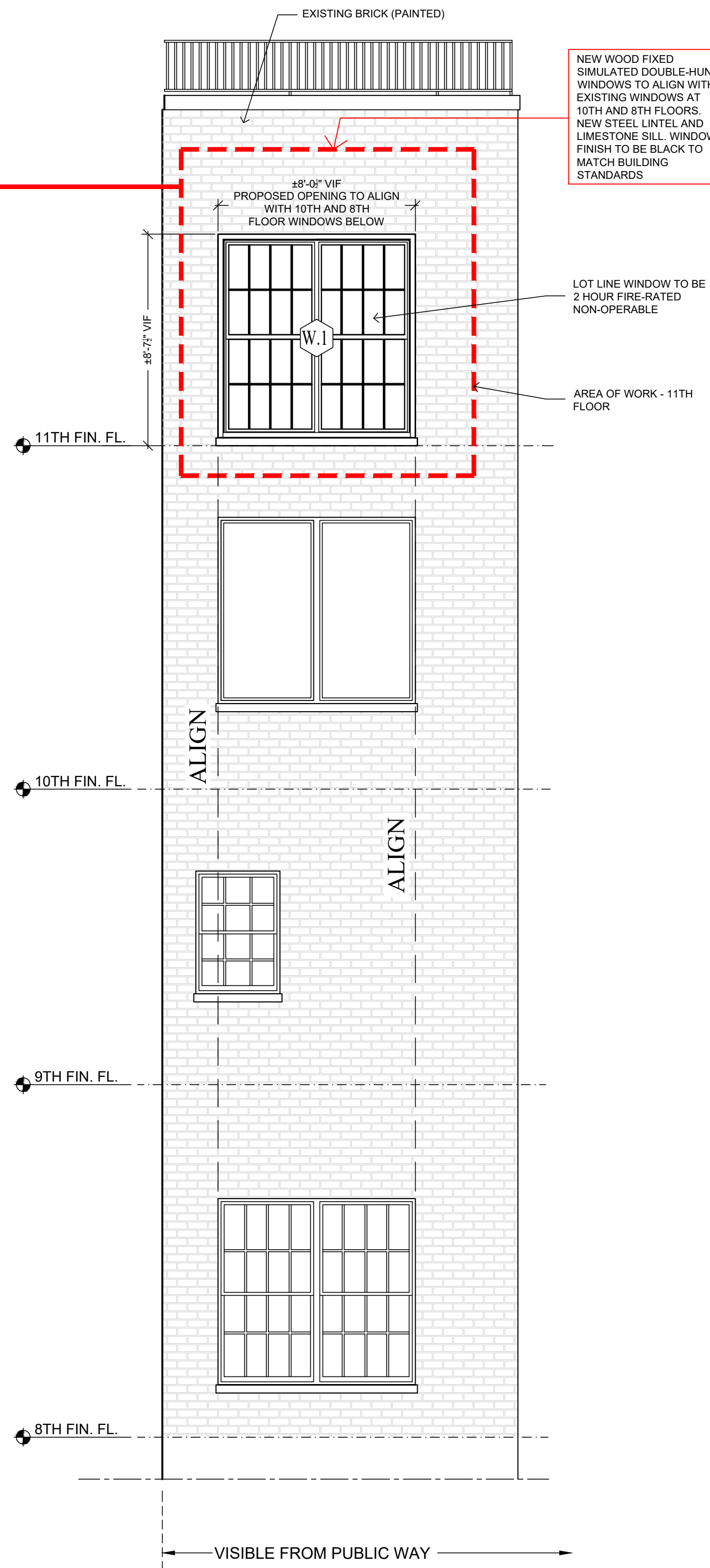
6 PHOTO: COURTYARD WEST ELEVATION CLOSEUP
A201 NO SCALE



5 PHOTO: COURTYARD WEST ELEVATION FROM 5TH AVENUE
A201 NO SCALE



4 PROPOSED PARTIAL PLAN: 11TH FL WEST FACADE
A201 SCALE: 1/4" = 1'-0"



2 PROPOSED WEST ELEVATION (PARTIAL)
A201 SCALE: 1/4" = 1'-0"

EXTERIOR ELEVATION LEGEND

EXISTING MASONRY TO BE REMOVED

EXISTING TO BE REMOVED

MATERIALS:



PROPOSED WINDOW FINISH - PAINTED BLACK
(BM-2132-10/ MATCH BUILDING STANDARD)



LIMESTONE WINDOW SILL

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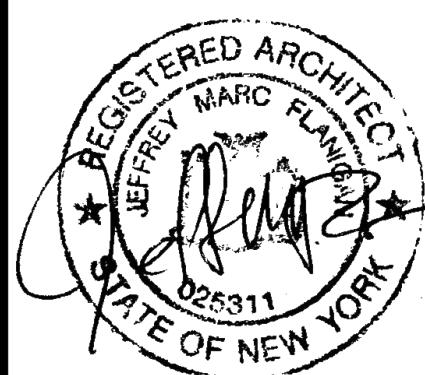
PROJECT:

4 EAST 66TH ST
11TH FLOOR
NEW YORK, NY 10028

TITLE:

EXISTING AND
PROPOSED PARTIAL
WEST ELEVATION
(COURT)

SEAL & SIGNATURE



DATE: 1/17/25

PROJECT NO.: 4E66-11_02

DRAWING BY: JF

CHECKED BY: JF

DRAWING NO.:

A-201.00

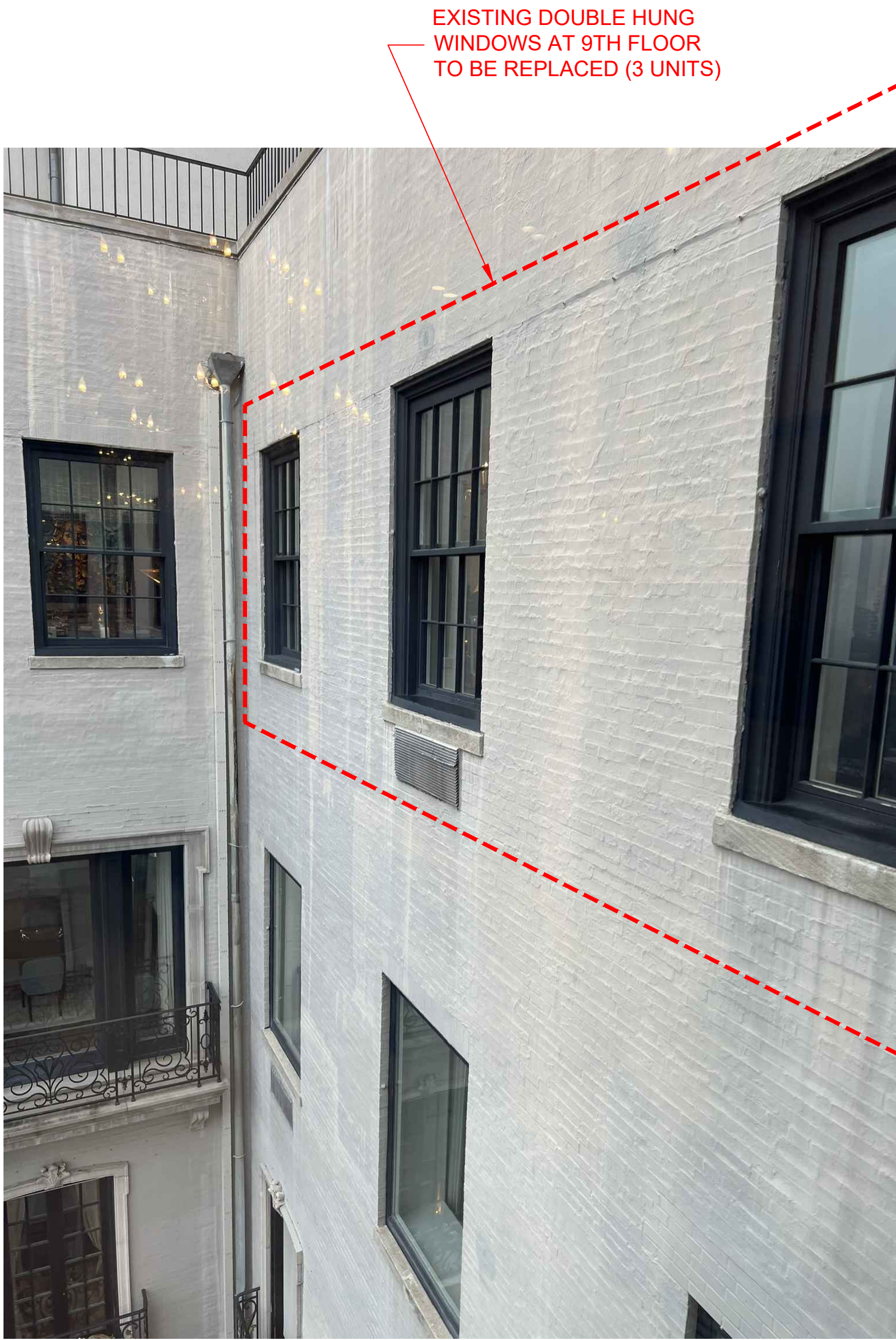
DOB JOB #

CAD File:

4E66 Juliet Balcony

TITLE SHEET.dwg

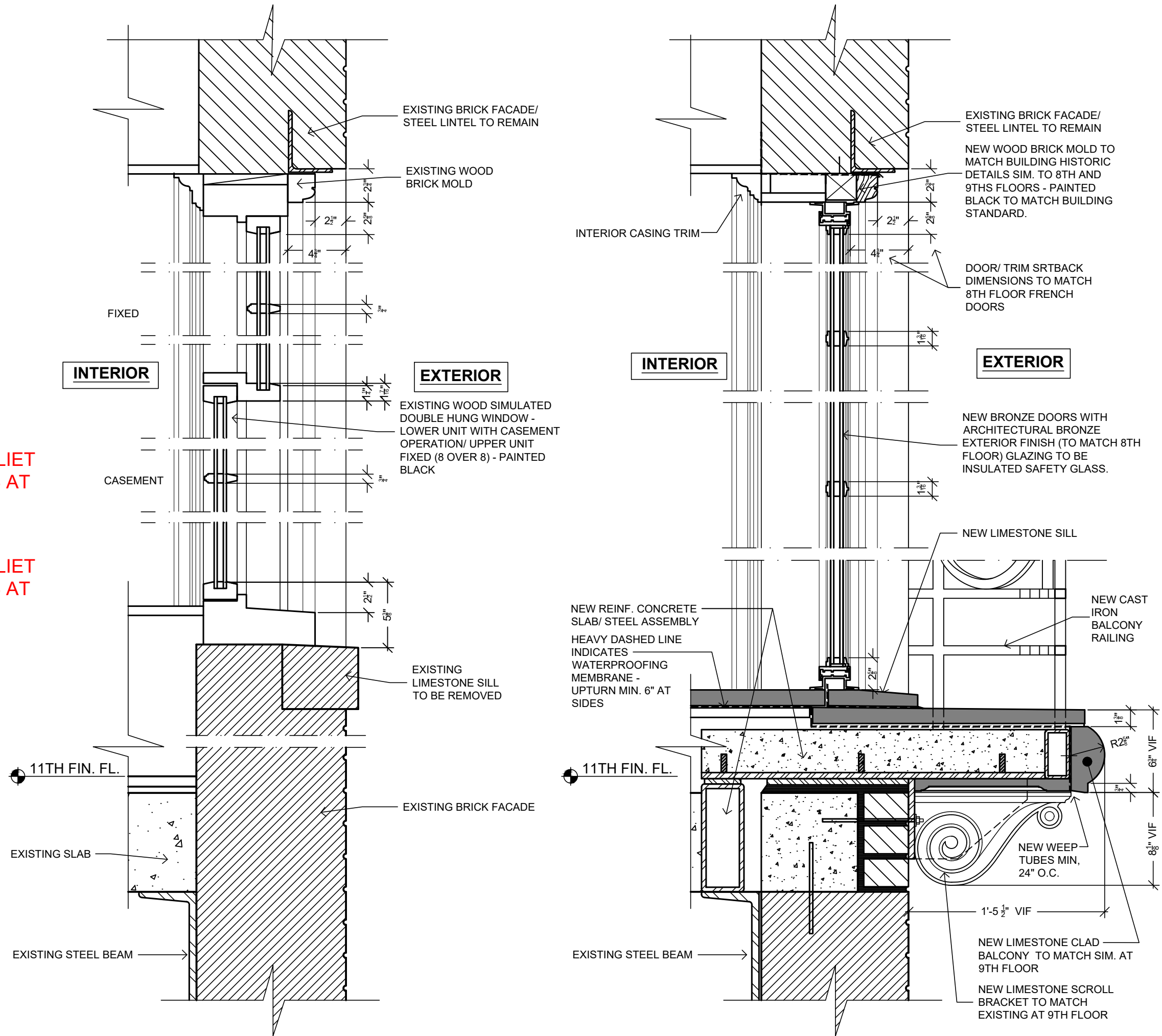
5 of 7



5 PHOTO - 11TH FLOOR - LOOKING WEST FROM APARTMENT INTERIOR
A202

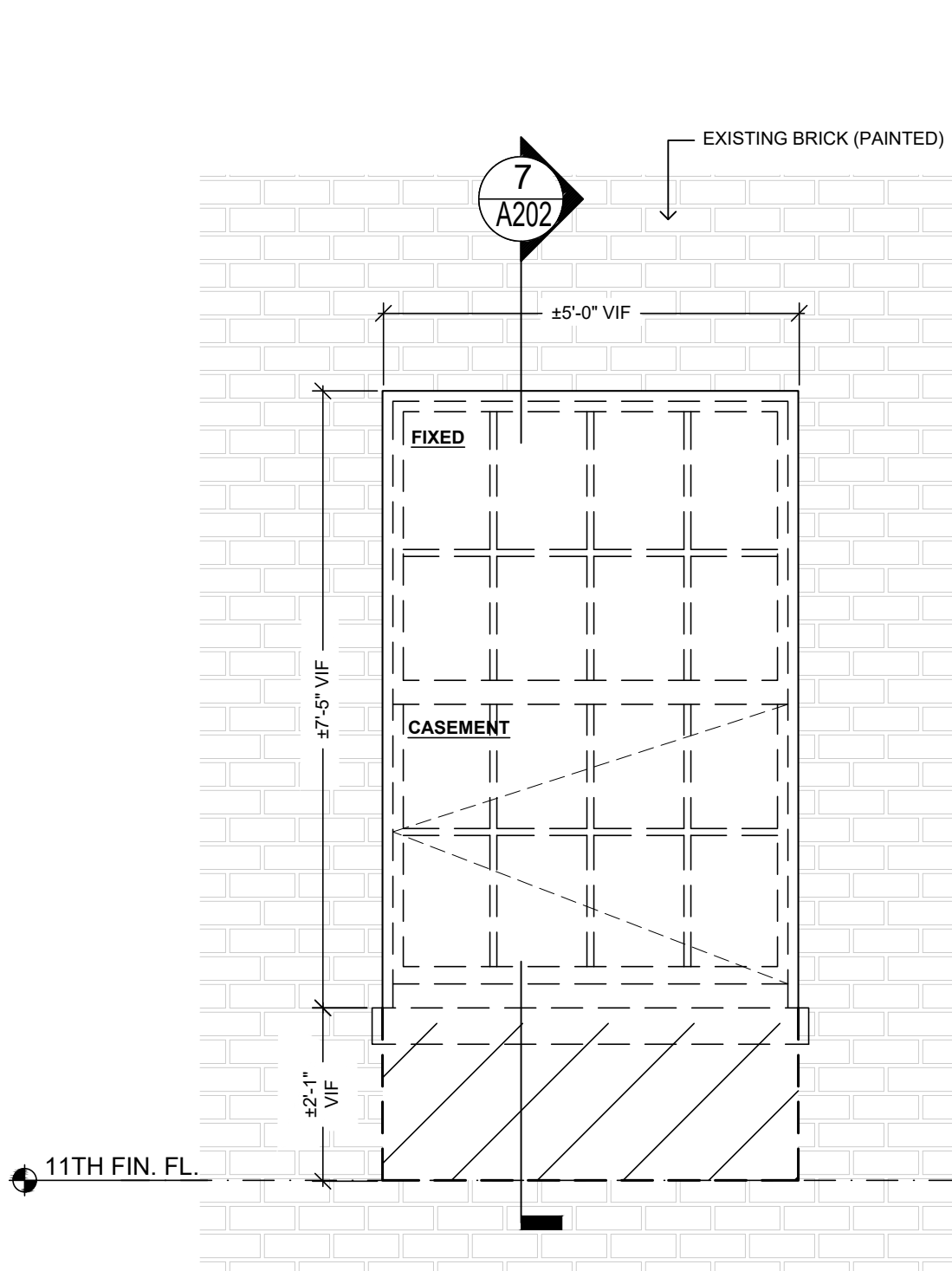


6 PHOTO - LOOKING NORTHEAST FROM 5TH AVENUE (SOUTH FACADE)
A202

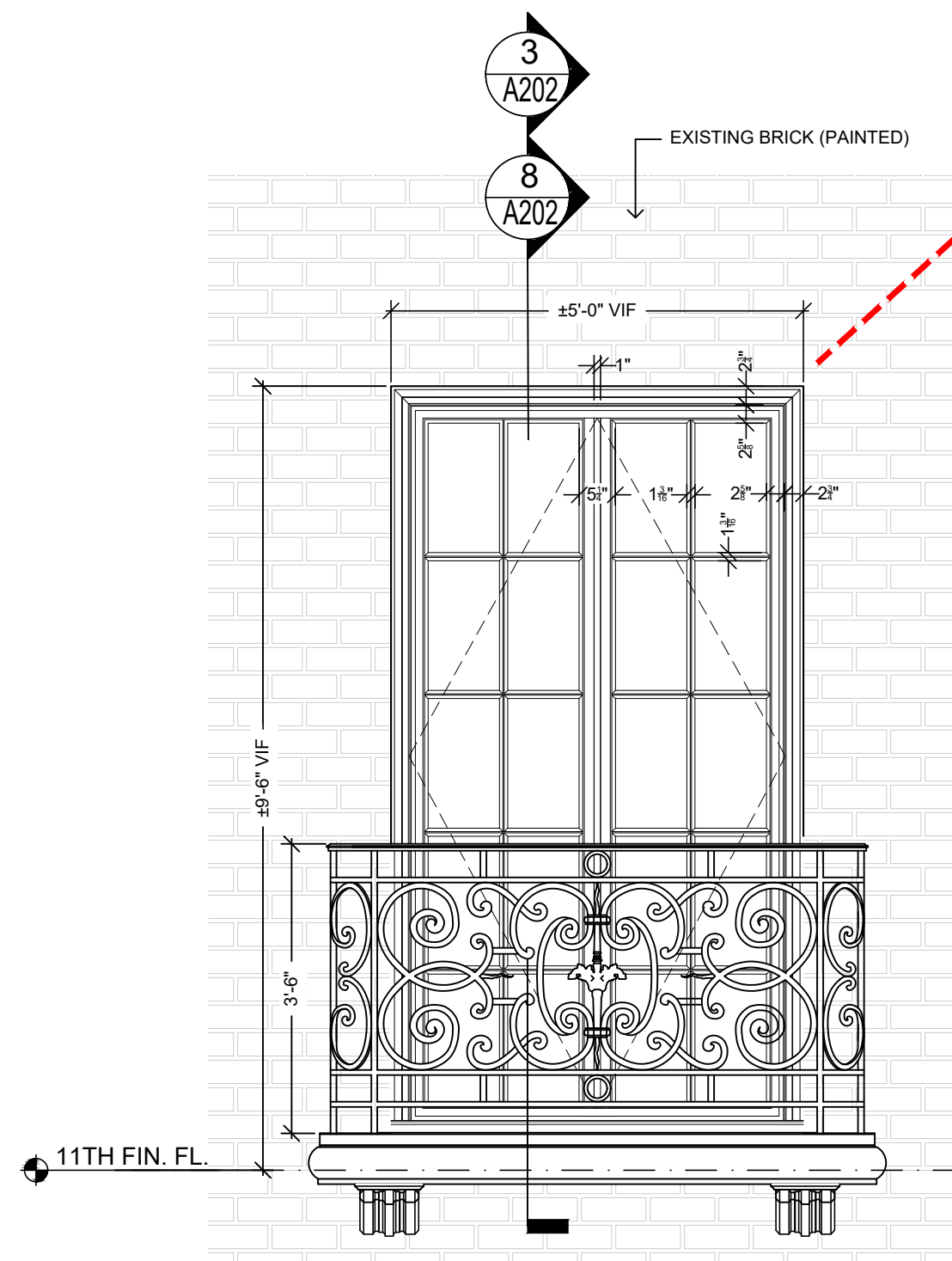


7 DETAIL SECTION: EXISTING CASEMENT/ FIXED WINDOW (SIMULATED DOUBLE HUNG)
A202 SCALE: 1/2" = 1'-0"

8 DETAIL SECTION: PROPOSED DOOR TYPE D1
A202 SCALE: 1/2" = 1'-0"



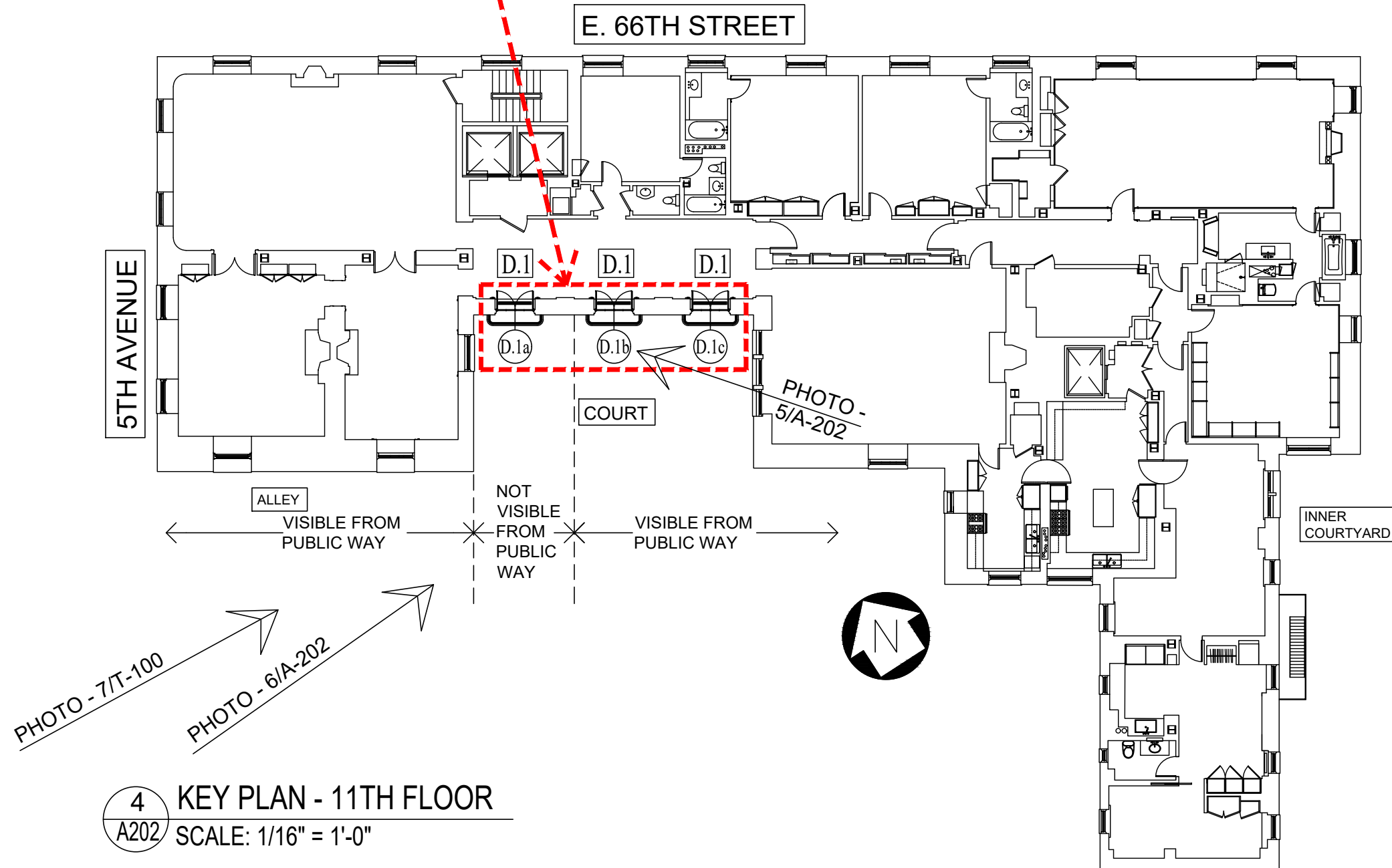
1 EXISTING WINDOW - SOUTH ELEVATION (COURT)
A202 SCALE: 1/2" = 1'-0"



2 PROPOSED DOOR TYPE D1 - SOUTH ELEVATION (COURT)
A202 SCALE: 1/2" = 1'-0"

DOOR TYPE D1:
EXISTING: EXISTING WOOD PARTIAL CASEMENT/ FIXED 8 OVER 8 WINDOW (TO APPEAR AS A HISTORIC DOUBLE HUNG WINDOW) WITH LIMESTONE SILL (SOUTH ELEVATION - COURT);
PROPOSED: BRONZE (ARCHITECTURAL BRONZE FINISH AT EXTERIOR) AND GLASS DOUBLE IN-SWING FRENCH DOOR WITH LIMESTONE CLAD BALCONY AND BRACKETS WITH CAST IRON (PAINTED BLACK) RAILING, BALCONY, BRACKETS, AND RAILING TO BE SIMILAR TO BALCONIES ON 8TH AND 9TH FLOORS.
DOORS: D1a, D1b, D1c
BRICK JAMBS AND HEAD TO REMAIN IN EXISTING LOCATION - SILL IS TO BE DROPPED TO FLOOR LEVEL. BALCONY AND RAILING DETAILS TO MATCH ADJACENT FLOORS.

3 SECTION: PROPOSED DOOR TYPE D1
A202 SCALE: 1/2" = 1'-0"



4 KEY PLAN - 11TH FLOOR
A202 SCALE: 1/16" = 1'-0"

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PROJECT:
**4 EAST 66TH ST
11TH FLOOR
NEW YORK, NY 10028**

TITLE: DETAILS: PROPOSED FRENCH
DOORS/ JULIET BALCONIES
AT 11TH FL SOUTH ELEVATION
(COURT)

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