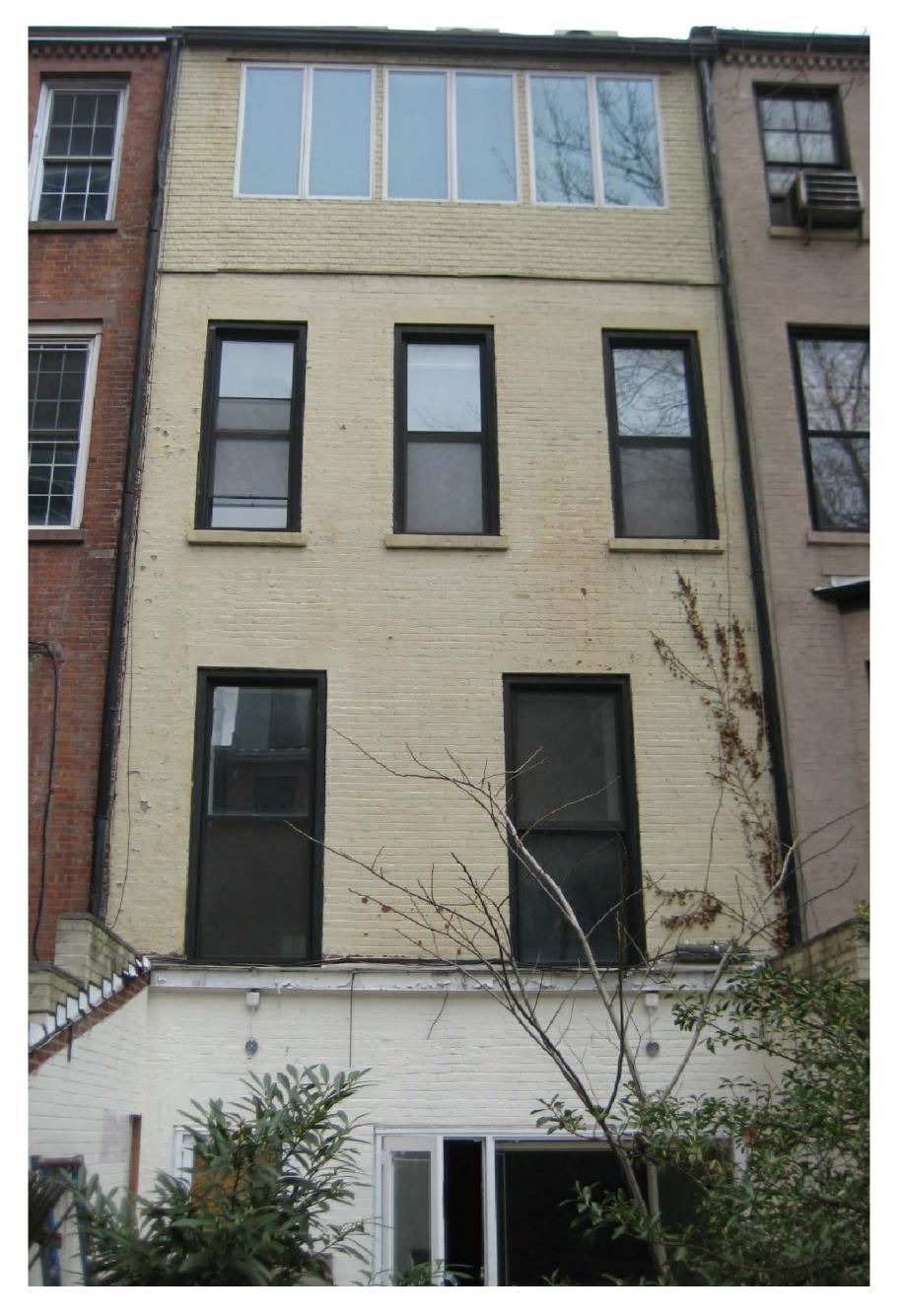


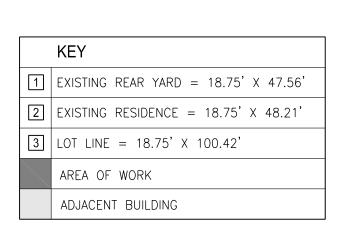
EXISTING STREET FACADE LOOKING SOUTH



EXISTING REAR YARD FACADE LOOKING NORTH

# EXTERIOR RENOVATION 212 EAST 62ND STREET NY, NY 10065

RENOVATION SINGLE FAMILY RESIDENCE



NOTE.
<u>NOTE:</u> INTERIOR RENOVATION IS FILED
UNDER A SEPARATE APPLICATION

03.08.2016

NO. ISSUE/DESCRIPTION:

LANDMARKS

# EAST 62ND STREET (60' NARROW STREET) 161.25' TO CORNER LOT BLOCK 1416

1 SITE PLAN

SCALE: 1/32" = 1'-0"

### **EXTERIOR** RENOVATION

212 EAST 62ND STREET NEW YORK, NY 10065

### ACHESON DOYLE PARTNERS ARCHITECTS, P.C.

44 WEST 18th STREET NEW YORK, NY 10011 212 414-4500 FAX: 212 229-3819 info@adparchitects.com

### SCOPE NOTES

- INTERIOR RENOVATION IS FILED UNDER A SEPARATE LPC APPLICATION.
- EXISTING NORTH FACADE WINDOWS ARE REPLACE TO MATCH EXISTING. EXISTING NORTH FACADE TO BE REPAIRED AND REPAINTED.
- EXISTING NORTH FACADE ENTRY FENCE TO BE MODIFIED AND REPAINTED. EXISTING ROOF TO BE REPAIRED TO MATCH EXISTING.
- NEW SKYLIGHTS ADDED TO ROOF.
- NEW SOUTH FACADE EXTENSION (BASEMENT 12', 1ST FL 6', 2ND FL 6'). NEW SOUTH FACADE WINDOWS AND DOORS.
- P. NEW REAR YARD WD FENCE, STONE PAVERS & GRASS.

### LPC REQUESTED INFORMATION

FOR CONTEXT PHOTOS, SEE SHEETS A-004.00 & A-005.00 MORTAR MIX FOR CHIMNEY & PARAPET REPAIR WILL BE TO MATCH EXISTING SHEET COPPER USED FOR FLASHING AT THE PARAPET WILL NOT BE PAINTED

NORTH FACADE (FRONT) WILL BE PAINTED WITH A KEIM WATERPROOFING

- PRODUCT USING DONALD KAUFMAN COLOR 23697-4 ALL WINDOWS TO BE PAINTED DONALD KAUFMAN COLOR 23782-5
- SOUTH FACADE (REAR) NEW BRICK TO BE OLD CAROLINA BRICK COMPANY, SAVANNAH GREY, 420 O/S

### SITE INFORMATION

212 EAST 62ND STREET

NEW YORK, NY 10065

BLOCK LOT 42

STORIES ZONING MAP

ZONING DISTRICT ZONING LOT SIZE 18.75' X 100.42' RESIDENTIAL ZONING USE

USE & OCCUPANCY OCCUPANCY GROUP J-3
CLASSIFICATION SINGLE FAMILY RESIDENCE

CONSTRUCTION CLASSIFICATION TYPE II-C COMBUSTIBLE (UNPROTECTED WOOD JOISTS)

EAST 62ND STREET AREA OF WORK-(60' NARROW STREET) BLOCK 1416 EAST 61ST STREET (60' NARROW STREET)

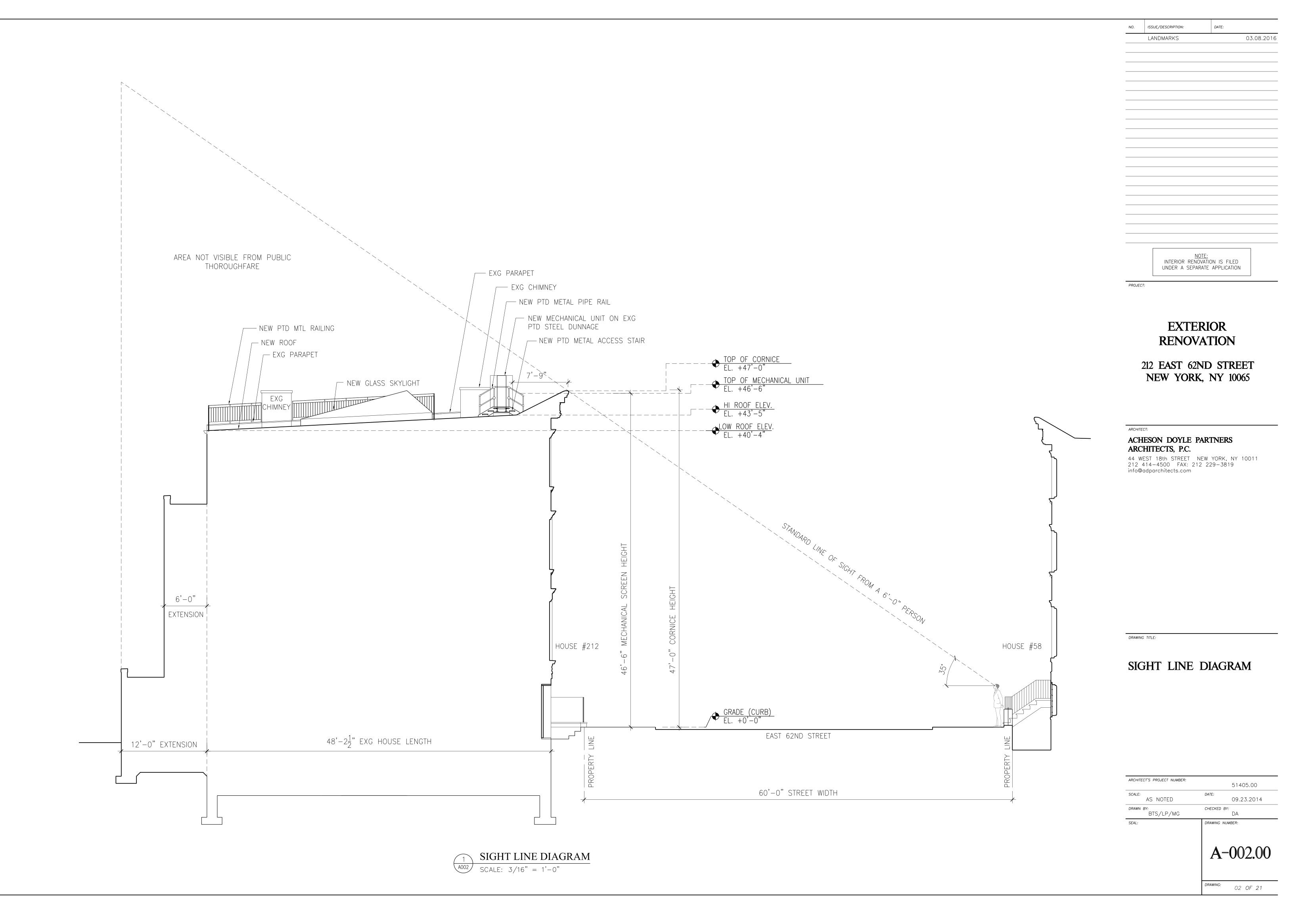
DRAWING TITLE:

TITLE SHEET, PLOT PLAN & NOTES

ARCHITECT'S PROJECT NUMBER: 51405.00 SCALE: AS NOTED 09.23.2014 DRAWN BY: CHECKED BY: BTS/LP/MG DRAWING NUMBER:

A-001.00

01 OF 21



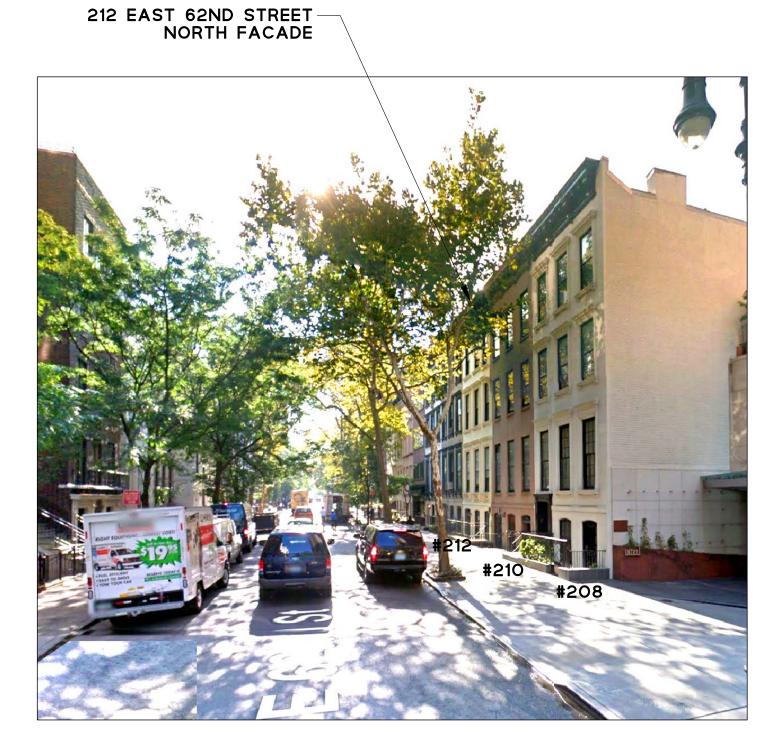


1 EAST 62ND STREET LOOKING SOUTH

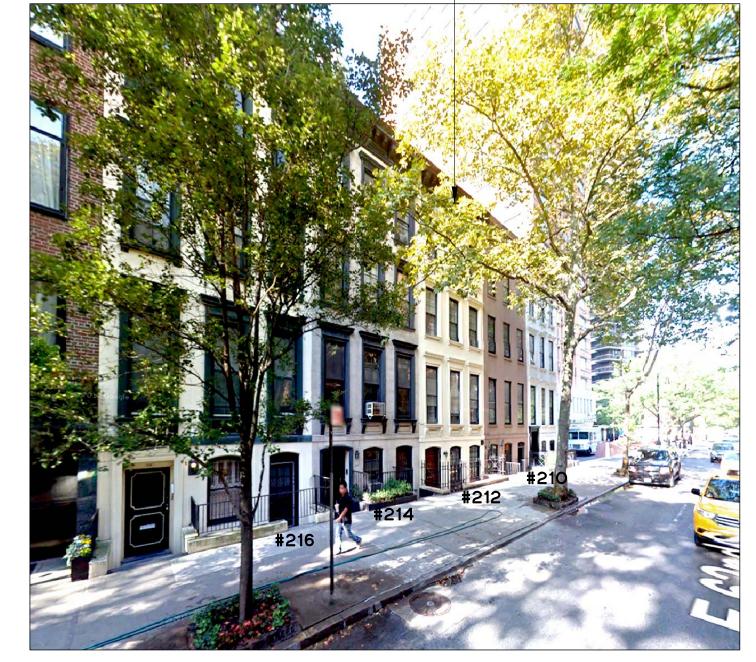


212 EAST 62ND STREET NORTH FACADE

2 EAST 62ND STREET LOOKING SOUTH



3 EAST 62ND STREET LOOKING SOUTHEAST



- 212 EAST 62ND STREET NORTH FACADE

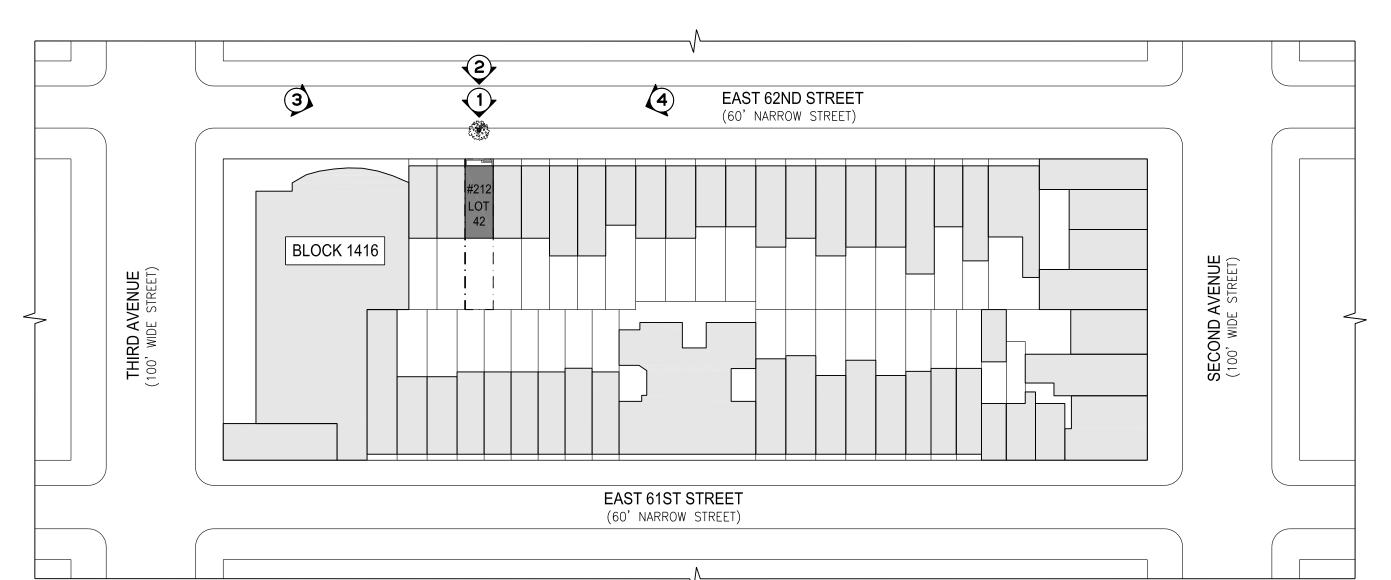
4 EAST 62ND STREET LOOKING SOUTHWEST



ROOF VIEW LOOKING NORTH



ROOF VIEW LOOKING SOUTH





	NOTE: INTERIOR RENOVATION IS FILED UNDER A SEPARATE APPLICATION	
PROJECT:		

03.08.2016

NO. ISSUE/DESCRIPTION:

LANDMARKS

# EXTERIOR RENOVATION

212 EAST 62ND STREET NEW YORK, NY 10065

# ACHESON DOYLE PARTNERS ARCHITECTS, P.C.

44 WEST 18th STREET NEW YORK, NY 10011 212 414-4500 FAX: 212 229-3819 info@adparchitects.com

DRAWING TITLE:

## CONTEXT PHOTOGRAPHS

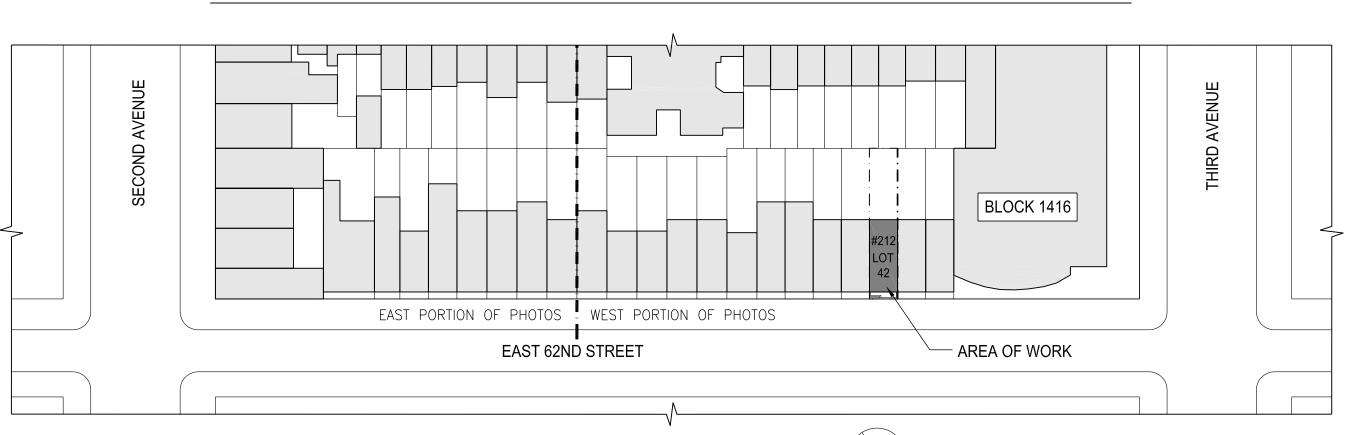
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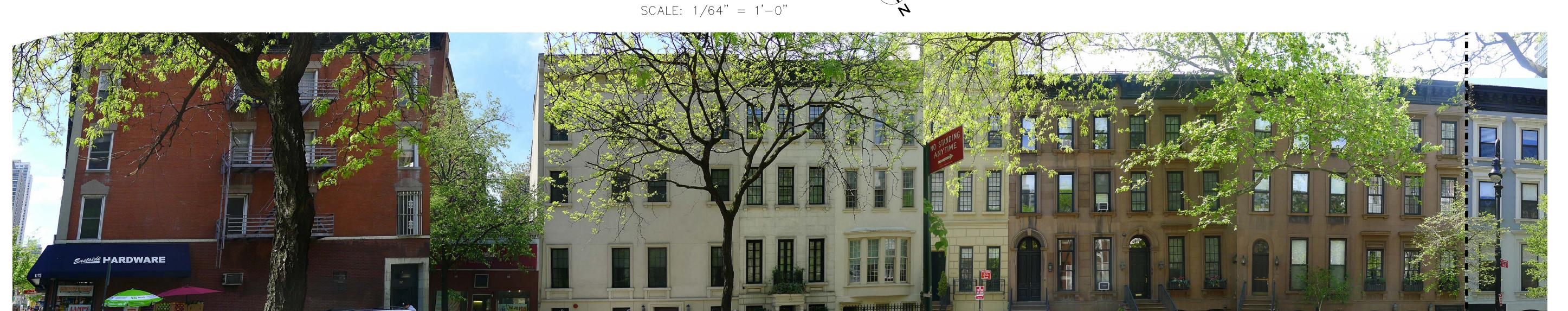
DRAWING: 03 OF 21



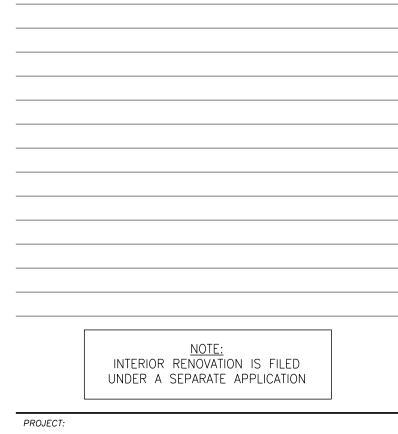
BLOCK PHOTOGRAPHS - EAST 62ND STREET LOOKING SOUTH



FULL BLOCK PLOT PLAN



BLOCK PHOTOGRAPHS - EAST 62ND STREET LOOKING SOUTH (WEST HALF)



03.08.2016

NO. ISSUE/DESCRIPTION:

#212

LANDMARKS

### **EXTERIOR RENOVATION**

212 EAST 62ND STREET NEW YORK, NY 10065

### ACHESON DOYLE PARTNERS ARCHITECTS, P.C.

44 WEST 18th STREET NEW YORK, NY 10011 212 414-4500 FAX: 212 229-3819 info@adparchitects.com

DRAWING TITLE:

## CONTEXT **PHOTOGRAPHS**

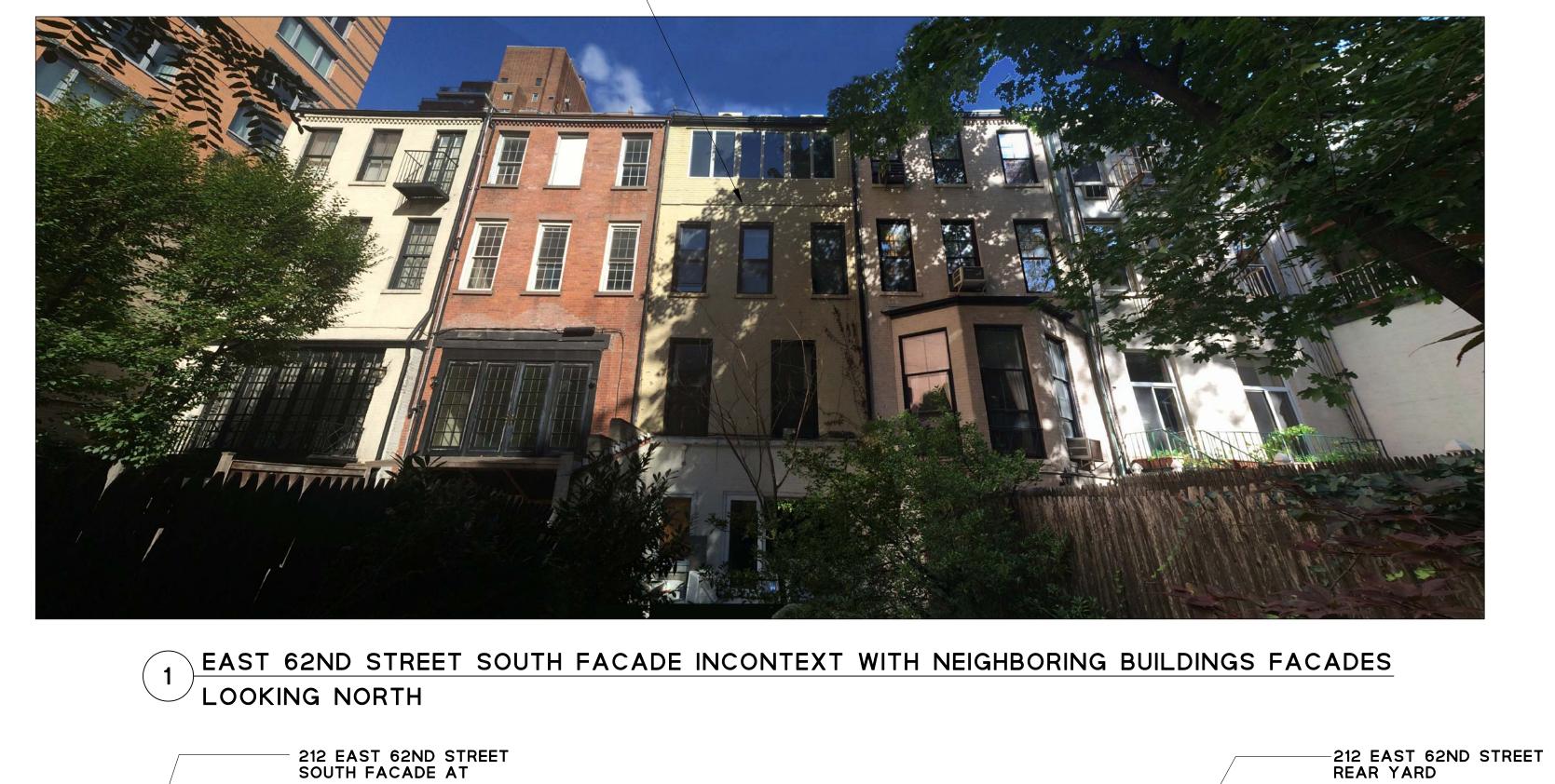
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AS NOTED	09.23.2014
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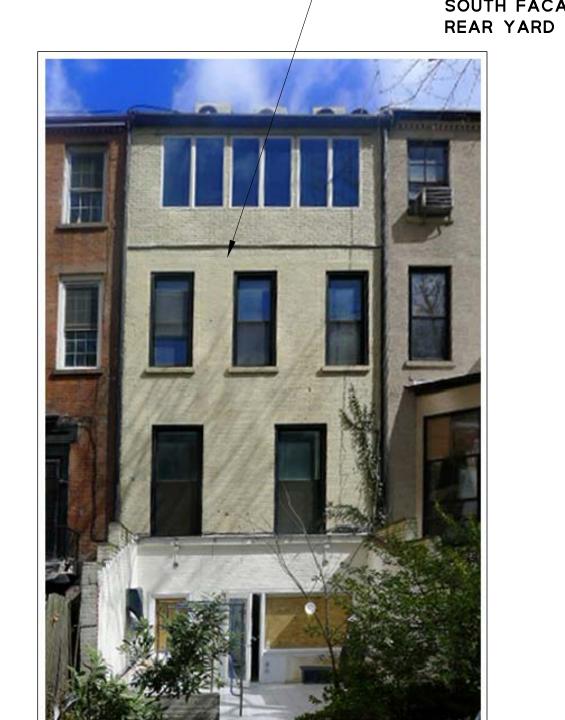
A-004.00

DRAWING: 04 OF 21

BLOCK PHOTOGRAPHS - EAST 62ND STREET LOOKING SOUTH (EAST HALF)

#212





EAST 62ND STREET

# 212

LOT 42

3

PROPOSED EXTENSION

2

ENLARGED PLOT PLAN

SCALE: 3/32" = 1'-0"

2 REAR YARD FACADE LOOKING NORTH



3 EAST 62ND STREET REAR YARD IN CONTEXT WITH NEIGHBORING BUILDING'S ARIAL VIEW

LAN	NDMARKS	03.08.201
	NOTE:	
	<u>NOTE:</u> INTERIOR RENOVATION IS FIL	.ED
	UNDER A SEPARATE APPLICA	IION

NO. ISSUE/DESCRIPTION:

EXTERIOR RENOVATION

212 EAST 62ND STREET NEW YORK, NY 10065

ARCHITECT:

ACHESON DOYLE PARTNERS ARCHITECTS, P.C.

44 WEST 18th STREET NEW YORK, NY 10011 212 414-4500 FAX: 212 229-3819 info@adparchitects.com

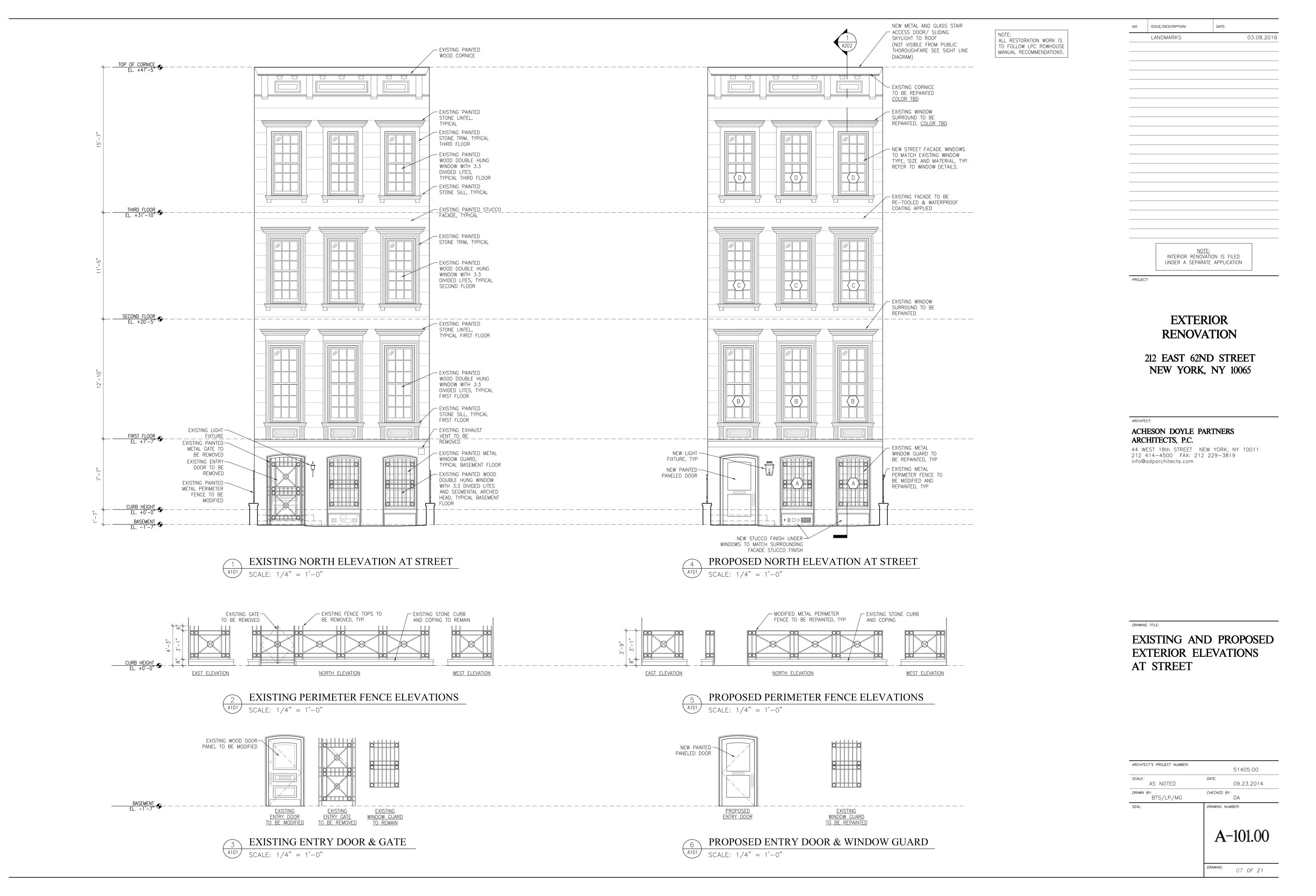
DRAWING TITLE:

## SIGHTLINE STUDY BLOCK & LOT PHOTOGRAPHS

ARCHITECT'S PROJECT NUMBER:	
	51405.00
SCALE:	DATE:
AS NOTED	09.23.2014
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BTS/LP/MG	DA
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NO. ISSUE/DESCRIPTION: DATE:

LANDMARKS 03.08.2016

NOTE:
INTERIOR RENOVATION IS FILED UNDER A SEPARATE APPLICATION

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# EXTERIOR RENOVATION

212 EAST 62ND STREET NEW YORK, NY 10065

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## ACHESON DOYLE PARTNERS ARCHITECTS, P.C.

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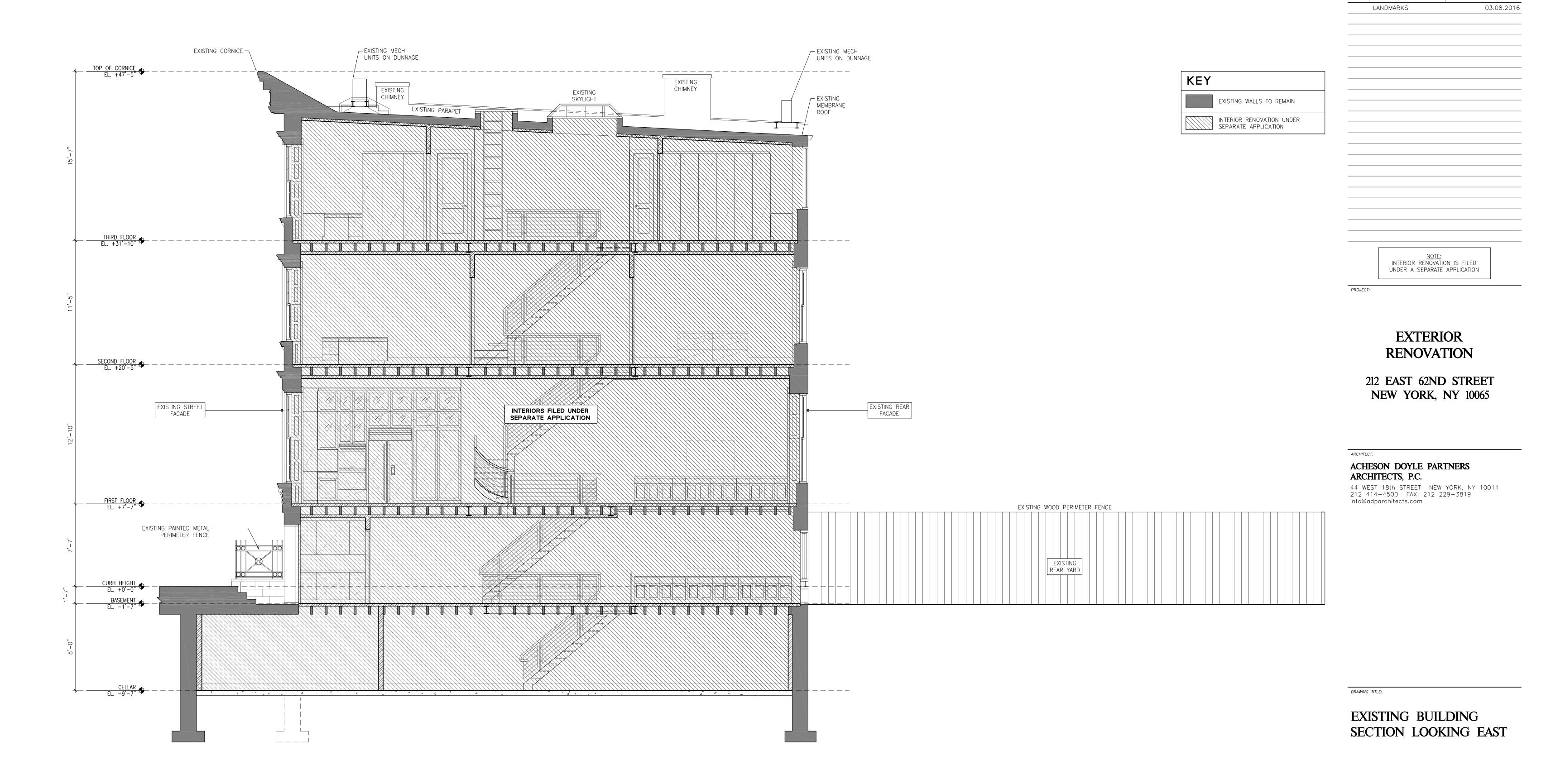
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EXISTING & PROPOSED EXTERIOR ELEVATIONS AT REAR YARD

ARCHITECT'S PROJECT NUMBER:	51405.00
scale: AS NOTED	DATE: 09.23.2014
DRAWN BY: BTS/LP/MG	CHECKED BY: DA
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A-102.00

DRAWING: 08 OF 21

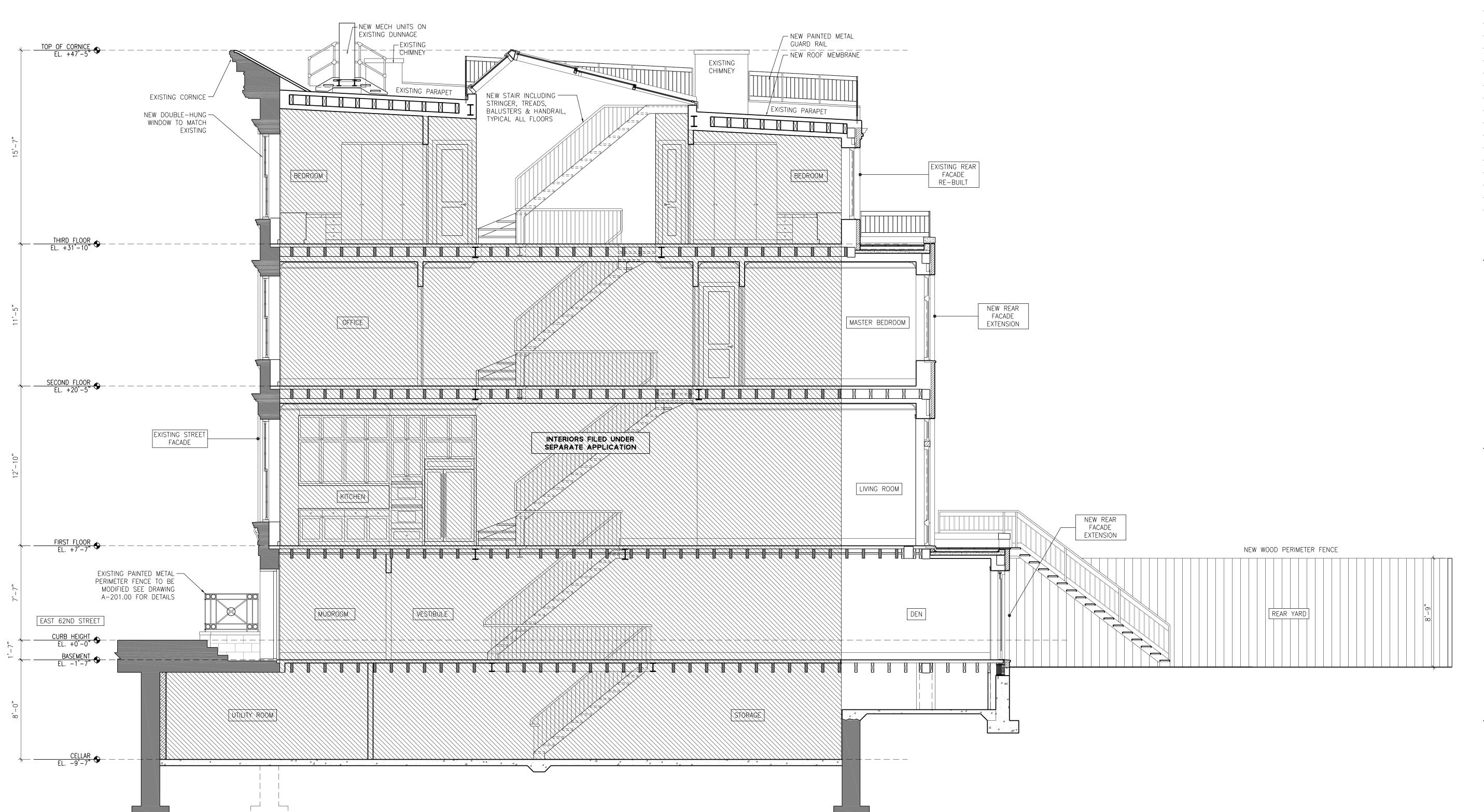


EXISTING BUILDING SECTION LOOKING EAST

SCALE: 1/4" = 1'-0"

ARCHITECT'S PROJECT NUMBER:	51405.00
scale: AS NOTED	DATE: 09.23.2014
DRAWN BY: BTS/LP/MG	CHECKED BY: DA
SEAL:	A-201.00
	A-201.00

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NO. ISSUE/DESCRIPTION:

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# EXTERIOR RENOVATION

212 EAST 62ND STREET NEW YORK, NY 10065

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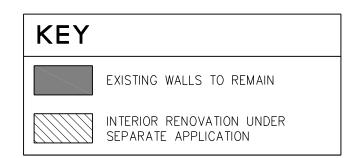
## ACHESON DOYLE PARTNERS ARCHITECTS, P.C.

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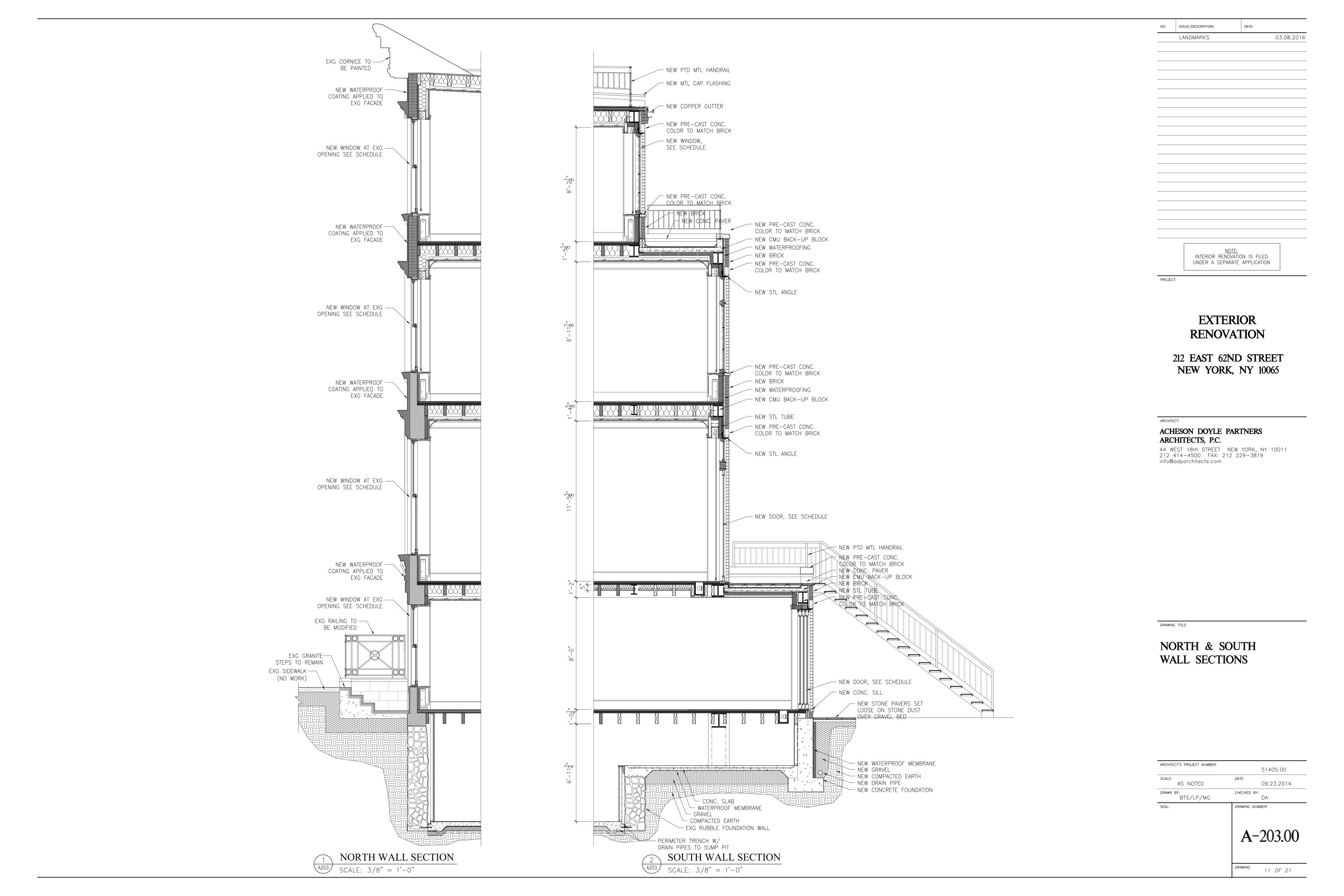
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### PROPOSED BUILDING SECTION LOOKING EAST

# PROPOSED BUILDING SECTION LOOKING EAST SCALE: 1/4" = 1'-0"



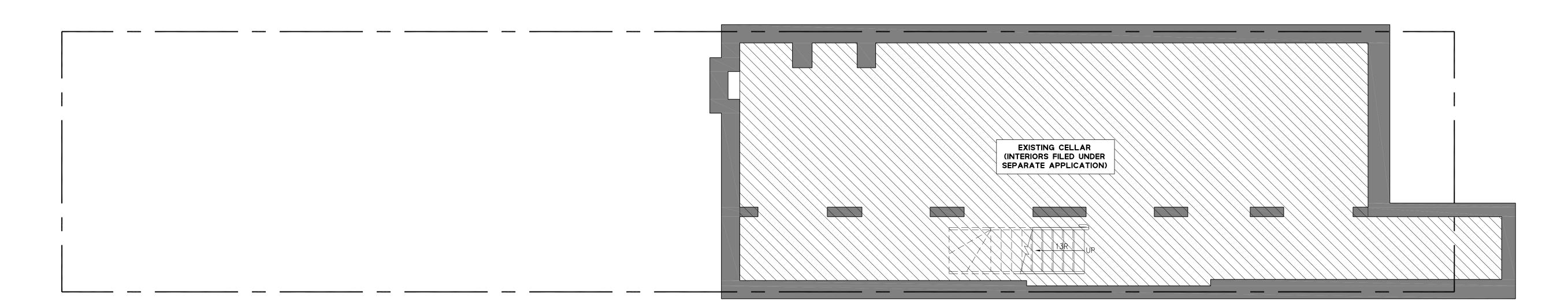
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		DA
	SEAL:	A-202.00



DEMOLITION NOTES		
1 REMOVE EXISTING ROOF HATCH & LADDER	9 REMOVE EXISTING REAR YARD METAL DUCT	17 REMOVE EXISTING MECHANICAL UNITS. EXISTING DUNNAGE TO REMAIN.
2 REMOVE EXISTING SKYLIGHTS & ALL ASSOCIATED CURBING	10 REMOVE EXISTING ELECTRIC ON SOUTH FACADE AND CAP FOR RE-USE	18 REMOVE EXISTING PLANTS AND KEEP THE SOIL FOR REUSE.
REMOVE EXISTING WINDOWS AND ALL ASSOCIATED COMPONENTS, PROTECT OPENING FOR RE-USE	11 REMOVE EXISTING FRAMING LEDGE ON SOUTH FACADE	19 REMOVE EXISTING WINDOWS AND DOORS AND ALL ASSOCIATED COMPONENTS ON SOUTH FACADE
4 REMOVE EXISTING DOORS AND ALL ASSOCIATED COMPONENTS, PROTECT OPENING FOR RE-USE	RELOCATE EXISTING CABLES ON SOUTH FACADE, COORDINATE WITH NEW CONSTRUCTION	20 REMOVE EXISTING ROOF STRUCTURE AT ENTIRE ROOF. SEE STRUCT'L DWGS FOR INFO.
5 REMOVE EXISTING BRICK WALL AT EACH END TO THE LOT LINE. REFER TO DWG 1/A609 FOR EXTENT OF WORK	13 REMOVE EXISTING GUTTER AND DOWNSPOUT ON SOUTH FACADE	21 REMOVE EXISTING COPING STONE AND FLASHING AT PARAPET.
6 REMOVE EXISTING MASONRY FACADE, PROVIDE SHORING PER STRUCTURAL DRAWINGS	REMOVE ENTIRE ROOFING ASSEMBLY IN IT'S ENTIRETY PLUS THE SUBSTRATE TO STRUCTURE	22 EXISTING AREA DRAINS TO REMAIN
7 REMOVE EXISTING REAR YARD MASONRY GARDEN WALLS INCLUDING FOUNDATION AND ALL ASSOCIATED COMPONENTS	15 REMOVE EXISTING ROOF VENTILATION DUCTS AND VENT STACKS	23 EXISTING FRONT ENTRY FENCE TO BE MODIFIED . REFER TO SHEET A-201 FOR DETAILS
8 REMOVE EXISTING REAR YARD PAVING MATERIAL	16 REMOVE EXISTING STEEL ROOF DUNNAGE AND MECHANICAL UNITS	

EXTERIOR CONSTRUCTION NOTES				
A NEW DOOR, FRAME & HARDWARE, SEE DOOR SCHEDULE	L EXISTING STEEL DUNNAGE- SCRAPE, RUST PROOF AND PAINT			
B MODIFY EXISTING METAL GATE, PAINT GATE AND GUARD AT SIDEWALK. REFER TO DWG A-201 FOR SCOPE OF RAILING	M NEW MECHANICAL UNITS- REFER TO MECHANICAL DRAWINGS			
C NEW STREET FACADE WINDOWS TO MATCH EXISTING WINDOW TYPE, SIZE AND MATERIAL. REFER TO WINDOW DETAILS.	N NEW PAINTED METAL ACCESS STEPS AT EXISTING STL DUNNAGE			
D NEW REAR FACADE DOORS & WINDOWS AT NEW MASONRY OPENINGS. REFER TO WINDOW DETAILS SHEET A/603.00.	P NEW PAINTED METAL STAIR, STRINGER & BALUSTERS FROM 1ST FLOOR TO GRADE AT REAR YARD			
E NEW ALUM. & GLASS OPERABLE SKYLIGHT FOR ROOF ACCESS	Q NEW LANDSCAPING PAVERS AT REAR YARD			
F NEW ALUM. & GLASS FIXED SKYLIGHT	S EXISTING FLOOR DRAINS AT FRONT ENTRY TO REMAIN.			
G NEW ROOF MEMBRANE INCLUDING NEW SUBSTRATE AND FLASHING-SEE DWG A-306	T NEW WOOD PERIMETER FENCE			
J NEW PAINTED METAL GUARD RAIL AND GATE AT ROOF AREA REFER TO DETAILS	U NEW COPPER GUTTER AND LEADER			

				NO.	ISSUE/DESCRIPTION:	DATE:	
			•		LANDMARKS		03.08.2016
KEY							
	EXISTING WALLS TO REMAIN						
	EXISTING ITEMS TO BE REMOVED AS INDICATED (DEMO PLAN ONLY)	$\bigcap_{N}$					
	NO WORK AREA						
$\langle x \rangle$	WINDOW REFERENCE TAG						



# EXTERIOR RENOVATION

<u>NOTE:</u> INTERIOR RENOVATION IS FILED UNDER A SEPARATE APPLICATION

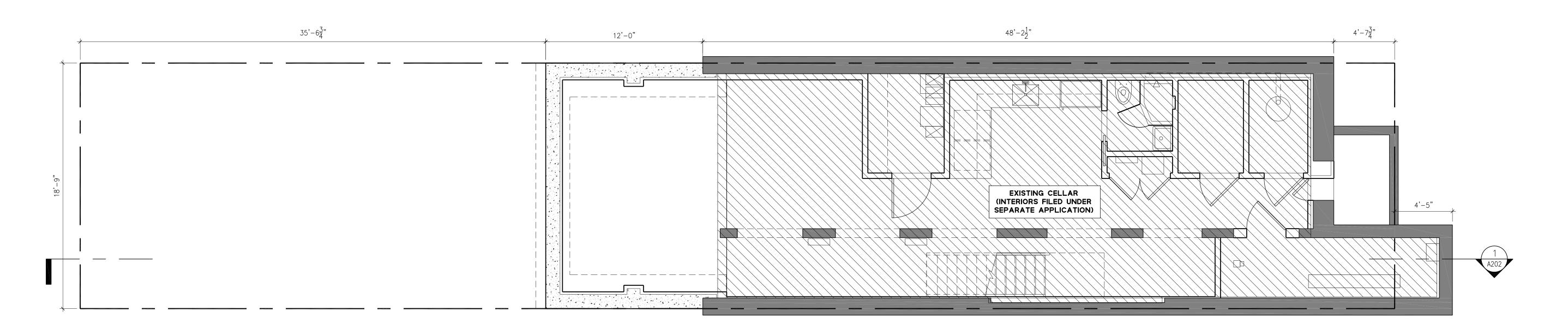
212 EAST 62ND STREET NEW YORK, NY 10065

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# ACHESON DOYLE PARTNERS ARCHITECTS, P.C.

44 WEST 18th STREET NEW YORK, NY 10011 212 414-4500 FAX: 212 229-3819 info@adparchitects.com

# BASEMENT DEMOLITION PLAN SCALE: 1/4" = 1'-0"



# CELLAR DEMOLITION & CONSTRUCTION PLANS

ARCHITECT'S PROJECT NUMBER:	51405.00
SCALE:	DATE:
AS NOTED	09.23.2014
DRAWN BY:	CHECKED BY:
BTS/LP/MG	DA
SEAL:	DRAWING NUMBER:

BASEMENT CONSTRUCTION PLAN

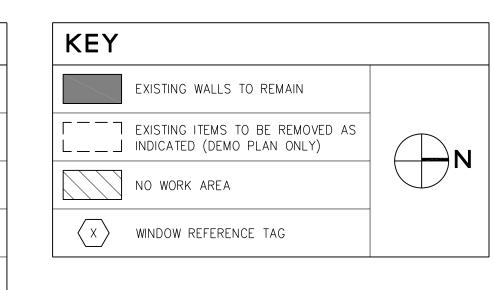
SCALE: 1/4" = 1'-0"

DRAWING: 12 OF 21

A-301.00

DEMOLITION NOTES		
1 REMOVE EXISTING ROOF HATCH & LADDER	9 REMOVE EXISTING REAR YARD METAL DUCT	17 REMOVE EXISTING MECHANICAL UNITS. EXISTING DUNNAGE TO REMAIN.
2 REMOVE EXISTING SKYLIGHTS & ALL ASSOCIATED CURBING	10 REMOVE EXISTING ELECTRIC ON SOUTH FACADE AND CAP FOR RE-USE	18 REMOVE EXISTING PLANTS AND KEEP THE SOIL FOR REUSE.
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EXTERIOR CONSTRUCTION NOT	ES
A NEW DOOR, FRAME & HARDWARE, SEE DOOR SCHEDULE	L EXISTING STEEL DUNNAGE- SCRAPE, RUST PROOF AND PAINT
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E NEW ALUM. & GLASS OPERABLE SKYLIGHT FOR ROOF ACCESS	Q NEW LANDSCAPING PAVERS AT REAR YARD
F NEW ALUM. & GLASS FIXED SKYLIGHT	S EXISTING FLOOR DRAINS AT FRONT ENTRY TO REMAIN.
G NEW ROOF MEMBRANE INCLUDING NEW SUBSTRATE AND FLASHING-SEE DWG A-306	T NEW WOOD PERIMETER FENCE
J NEW PAINTED METAL GUARD RAIL AND GATE AT ROOF AREA REFER TO DETAILS	U NEW COPPER GUTTER AND LEADER



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# EXTERIOR RENOVATION

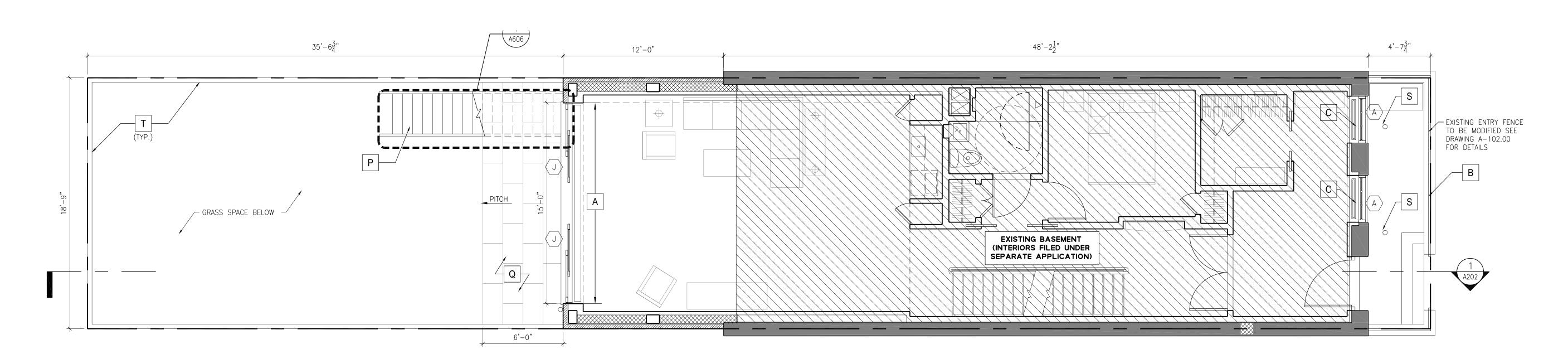
212 EAST 62ND STREET NEW YORK, NY 10065

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## ACHESON DOYLE PARTNERS ARCHITECTS, P.C.

44 WEST 18th STREET NEW YORK, NY 10011 212 414-4500 FAX: 212 229-3819 info@adparchitects.com

# BASEMENT DEMOLITION PLAN SCALE: 1/4" = 1'-0"



# BASEMENT DEMOLITION &

CONSTRUCTION PLANS

ARCHITECT'S PROJECT NUMBER:

51405.00

SCALE:

AS NOTED

DATE:

O9.23.2014

DRAWN BY:

BTS/LP/MG

DA

DRAWING NUMBER:

A-302.00

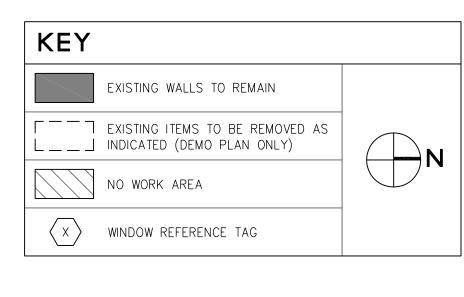
DRAWING: 13 OF 21

BASEMENT CONSTRUCTION PLAN

SCALE: 1/4" = 1'-0"

DEMOLITION NOTES		
1 REMOVE EXISTING ROOF HATCH & LADDER	9 REMOVE EXISTING REAR YARD METAL DUCT	17 REMOVE EXISTING MECHANICAL UNITS. EXISTING DUNNAGE TO REMAIN.
2 REMOVE EXISTING SKYLIGHTS & ALL ASSOCIATED CURBING	10 REMOVE EXISTING ELECTRIC ON SOUTH FACADE AND CAP FOR RE-USE	18 REMOVE EXISTING PLANTS AND KEEP THE SOIL FOR REUSE.
REMOVE EXISTING WINDOWS AND ALL ASSOCIATED COMPONENTS, PROTECT OPENING FOR RE-USE	11 REMOVE EXISTING FRAMING LEDGE ON SOUTH FACADE	19 REMOVE EXISTING WINDOWS AND DOORS AND ALL ASSOCIATED COMPONENTS ON SOUTH FACADE
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FEMOVE EXISTING BRICK WALL AT EACH END TO THE LOT LINE.  REFER TO DWG 1/A609 FOR EXTENT OF WORK	REMOVE EXISTING GUTTER AND DOWNSPOUT ON SOUTH FACADE	21 REMOVE EXISTING COPING STONE AND FLASHING AT PARAPET.
6 REMOVE EXISTING MASONRY FACADE, PROVIDE SHORING PER STRUCTURAL DRAWINGS	REMOVE ENTIRE ROOFING ASSEMBLY IN IT'S ENTIRETY PLUS THE SUBSTRATE TO STRUCTURE	22 EXISTING AREA DRAINS TO REMAIN
7 REMOVE EXISTING REAR YARD MASONRY GARDEN WALLS INCLUDING FOUNDATION AND ALL ASSOCIATED COMPONENTS	REMOVE EXISTING ROOF VENTILATION DUCTS AND VENT STACKS	23 EXISTING FRONT ENTRY FENCE TO BE MODIFIED . REFER TO SHEET A-201 FOR DETAILS
8 REMOVE EXISTING REAR YARD PAVING MATERIAL	16 REMOVE EXISTING STEEL ROOF DUNNAGE AND MECHANICAL UNITS	

EXTERIOR CONSTRUCTION NOT	ES
A NEW DOOR, FRAME & HARDWARE, SEE DOOR SCHEDULE	L EXISTING STEEL DUNNAGE- SCRAPE, RUST PROOF AND PAINT
B MODIFY EXISTING METAL GATE, PAINT GATE AND GUARD AT SIDEWALK. REFER TO DWG A-201 FOR SCOPE OF RAILING	M NEW MECHANICAL UNITS- REFER TO MECHANICAL DRAWINGS
C NEW STREET FACADE WINDOWS TO MATCH EXISTING WINDOW TYPE, SIZE AND MATERIAL. REFER TO WINDOW DETAILS.	N NEW PAINTED METAL ACCESS STEPS AT EXISTING STL DUNNAGE
D NEW REAR FACADE DOORS & WINDOWS AT NEW MASONRY OPENINGS. REFER TO WINDOW DETAILS SHEET A/603.00.	P NEW PAINTED METAL STAIR, STRINGER & BALUSTERS FROM 1ST FLOOR TO GRADE AT REAR YARD
E NEW ALUM. & GLASS OPERABLE SKYLIGHT FOR ROOF ACCESS	Q NEW LANDSCAPING PAVERS AT REAR YARD
F NEW ALUM. & GLASS FIXED SKYLIGHT	S EXISTING FLOOR DRAINS AT FRONT ENTRY TO REMAIN.
G NEW ROOF MEMBRANE INCLUDING NEW SUBSTRATE AND FLASHING-SEE DWG A-306	T NEW WOOD PERIMETER FENCE
J NEW PAINTED METAL GUARD RAIL AND GATE AT ROOF AREA REFER TO DETAILS	U NEW COPPER GUTTER AND LEADER



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	UNDER A SEPA	RATE APPLICATIO	)N

# EXISTING FIRST FLOOR (INTERIORS FILED UNDER SEPARATE APPLICATION)

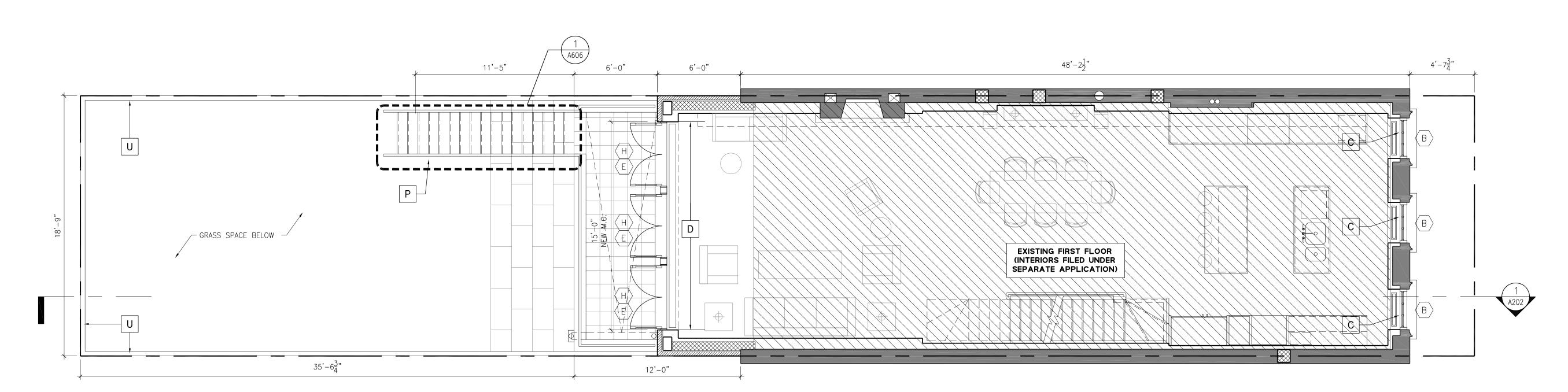
### **EXTERIOR RENOVATION**

212 EAST 62ND STREET NEW YORK, NY 10065

### ACHESON DOYLE PARTNERS ARCHITECTS, P.C.

44 WEST 18th STREET NEW YORK, NY 10011 212 414-4500 FAX: 212 229-3819 info@adparchitects.com

# FIRST FLOOR DEMOLITION PLAN SCALE: 1/4" = 1'-0"



DRAWING TITLE: FIRST FLOOR

**DEMOLITION &** CONSTRUCTION PLANS

51405.00
DATE: 09.23.2014
CHECKED BY: DA
DRAWING NUMBER:

A-303.00

DRAWING: 14 OF 21

FIRST FLOOR CONSTRUCTION PLAN FIRST FLOOR CO
SCALE: 1/4" = 1'-0"

DEMOLITION NOTES		
1 REMOVE EXISTING ROOF HATCH & LADDER	9 REMOVE EXISTING REAR YARD METAL DUCT	17 REMOVE EXISTING MECHANICAL UNITS. EXISTING DUNNAGE TO REMAIN.
2 REMOVE EXISTING SKYLIGHTS & ALL ASSOCIATED CURBING	10 REMOVE EXISTING ELECTRIC ON SOUTH FACADE AND CAP FOR RE-USE	18 REMOVE EXISTING PLANTS AND KEEP THE SOIL FOR REUSE.
3 REMOVE EXISTING WINDOWS AND ALL ASSOCIATED COMPONENTS, PROTECT OPENING FOR RE-USE	11 REMOVE EXISTING FRAMING LEDGE ON SOUTH FACADE	19 REMOVE EXISTING WINDOWS AND DOORS AND ALL ASSOCIATED COMPONENTS ON SOUTH FACADE
4 REMOVE EXISTING DOORS AND ALL ASSOCIATED COMPONENTS, PROTECT OPENING FOR RE-USE	RELOCATE EXISTING CABLES ON SOUTH FACADE, COORDINATE WITH NEW CONSTRUCTION	20 REMOVE EXISTING ROOF STRUCTURE AT ENTIRE ROOF. SEE STRUCT'L DWGS FOR INFO.
FEMOVE EXISTING BRICK WALL AT EACH END TO THE LOT LINE.  REFER TO DWG 1/A609 FOR EXTENT OF WORK	REMOVE EXISTING GUTTER AND DOWNSPOUT ON SOUTH FACADE	21 REMOVE EXISTING COPING STONE AND FLASHING AT PARAPET.
6 REMOVE EXISTING MASONRY FACADE, PROVIDE SHORING PER STRUCTURAL DRAWINGS	14 REMOVE ENTIRE ROOFING ASSEMBLY IN IT'S ENTIRETY PLUS THE SUBSTRATE TO STRUCTURE	22 EXISTING AREA DRAINS TO REMAIN
7 REMOVE EXISTING REAR YARD MASONRY GARDEN WALLS INCLUDING FOUNDATION AND ALL ASSOCIATED COMPONENTS	15 REMOVE EXISTING ROOF VENTILATION DUCTS AND VENT STACKS	23 EXISTING FRONT ENTRY FENCE TO BE MODIFIED . REFER TO SHEET A-201 FOR DETAILS
8 REMOVE EXISTING REAR YARD PAVING MATERIAL	16 REMOVE EXISTING STEEL ROOF DUNNAGE AND MECHANICAL UNITS	

EXTERIOR CONSTRUCTION NOTES		
A NEW DOOR, FRAME & HARDWARE, SEE DOOR SCHEDULE	L EXISTING STEEL DUNNAGE- SCRAPE, RUST PROOF AND PAINT	
B MODIFY EXISTING METAL GATE, PAINT GATE AND GUARD AT SIDEWALK. REFER TO DWG A-201 FOR SCOPE OF RAILING	M NEW MECHANICAL UNITS- REFER TO MECHANICAL DRAWINGS	
C NEW STREET FACADE WINDOWS TO MATCH EXISTING WINDOW TYPE, SIZE AND MATERIAL. REFER TO WINDOW DETAILS.	N NEW PAINTED METAL ACCESS STEPS AT EXISTING STL DUNNAGE	
D NEW REAR FACADE DOORS & WINDOWS AT NEW MASONRY OPENINGS. REFER TO WINDOW DETAILS SHEET A/603.00.	P NEW PAINTED METAL STAIR, STRINGER & BALUSTERS FROM 1ST FLOOR TO GRADE AT REAR YARD	
E NEW ALUM. & GLASS OPERABLE SKYLIGHT FOR ROOF ACCESS	Q NEW LANDSCAPING PAVERS AT REAR YARD	
F NEW ALUM. & GLASS FIXED SKYLIGHT	S EXISTING FLOOR DRAINS AT FRONT ENTRY TO REMAIN.	
G NEW ROOF MEMBRANE INCLUDING NEW SUBSTRATE AND FLASHING-SEE DWG A-306	T NEW WOOD PERIMETER FENCE	
J NEW PAINTED METAL GUARD RAIL AND GATE AT ROOF AREA REFER TO DETAILS	U NEW COPPER GUTTER AND LEADER	

KEY		
	EXISTING WALLS TO REMAIN	
	EXISTING ITEMS TO BE REMOVED AS INDICATED (DEMO PLAN ONLY)	
	NO WORK AREA	
X	WINDOW REFERENCE TAG	

LANDMARKS	03.08.201
NOTE:	
INTERIOR RENOVATI	ON IS FILED
UNDER A SEPARATE	APPLICATION

**EXTERIOR** 

**RENOVATION** 

212 EAST 62ND STREET

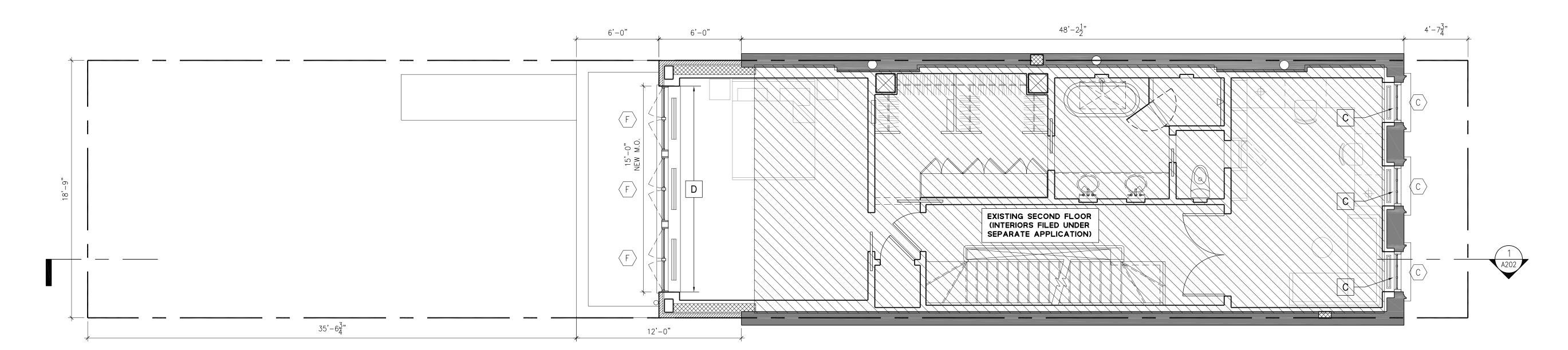
NEW YORK, NY 10065

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# ACHESON DOYLE PARTNERS ARCHITECTS, P.C. 44 WEST 18th STREET NEW YORK, NY

44 WEST 18th STREET NEW YORK, NY 10011 212 414-4500 FAX: 212 229-3819 info@adparchitects.com

# SECOND FLOOR DEMOLITION PLAN SCALE: 1/4" = 1'-0"



# SECOND FLOOR DEMOLITION & CONSTRUCTION PLANS

DRAWN BY: CHECKED BY: BTS/LP/MG DA	ARCHITECT'S PROJECT NUMBER:	51405.00
BTS/LP/MG DA		DATE: 09.23.2014
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DRAWING: 15 OF 21

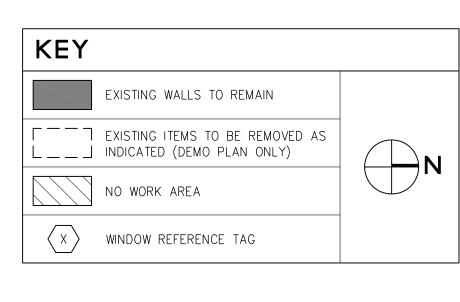
SECOND FLOOR CONSTRUCTION PLAN

SCALE: 1/4" = 1'-0"

DEMOLITION NOTES			
1 REMOVE EXISTING ROOF HATCH & LADDER	9 REMOVE EXISTING REAR YARD METAL DUCT	17 REMOVE EXISTING MECHANICAL UNITS. EXISTING DUNNAGE TO REMAIN.	
2 REMOVE EXISTING SKYLIGHTS & ALL ASSOCIATED CURBING	10 REMOVE EXISTING ELECTRIC ON SOUTH FACADE AND CAP FOR RE-USE	18 REMOVE EXISTING PLANTS AND KEEP THE SOIL FOR REUSE.	
REMOVE EXISTING WINDOWS AND ALL ASSOCIATED COMPONENTS, PROTECT OPENING FOR RE-USE	11 REMOVE EXISTING FRAMING LEDGE ON SOUTH FACADE	19 REMOVE EXISTING WINDOWS AND DOORS AND ALL ASSOCIATED COMPONENTS ON SOUTH FACADE	
4 REMOVE EXISTING DOORS AND ALL ASSOCIATED COMPONENTS, PROTECT OPENING FOR RE-USE	12 RELOCATE EXISTING CABLES ON SOUTH FACADE, COORDINATE WITH NEW CONSTRUCTION	20 REMOVE EXISTING ROOF STRUCTURE AT ENTIRE ROOF. SEE STRUCT'L DWGS FOR INFO.	
5 REMOVE EXISTING BRICK WALL AT EACH END TO THE LOT LINE. REFER TO DWG 1/A609 FOR EXTENT OF WORK	13 REMOVE EXISTING GUTTER AND DOWNSPOUT ON SOUTH FACADE	21 REMOVE EXISTING COPING STONE AND FLASHING AT PARAPET.	
6 REMOVE EXISTING MASONRY FACADE, PROVIDE SHORING PER STRUCTURAL DRAWINGS	14 REMOVE ENTIRE ROOFING ASSEMBLY IN IT'S ENTIRETY PLUS THE SUBSTRATE TO STRUCTURE	22 EXISTING AREA DRAINS TO REMAIN	
7 REMOVE EXISTING REAR YARD MASONRY GARDEN WALLS INCLUDING FOUNDATION AND ALL ASSOCIATED COMPONENTS	15 REMOVE EXISTING ROOF VENTILATION DUCTS AND VENT STACKS	23 EXISTING FRONT ENTRY FENCE TO BE MODIFIED . REFER TO SHEET A-201 FOR DETAILS	
8 REMOVE EXISTING REAR YARD PAVING MATERIAL	16 REMOVE EXISTING STEEL ROOF DUNNAGE AND MECHANICAL UNITS		

35'-6<del>3</del>"

EXTERIOR CONSTRUCTION NOTES		
A NEW DOOR, FRAME & HARDWARE, SEE DOOR SCHEDULE	L EXISTING STEEL DUNNAGE- SCRAPE, RUST PROOF AND PAINT	
B MODIFY EXISTING METAL GATE, PAINT GATE AND GUARD AT SIDEWALK. REFER TO DWG A-201 FOR SCOPE OF RAILING	M NEW MECHANICAL UNITS- REFER TO MECHANICAL DRAWINGS	
C NEW STREET FACADE WINDOWS TO MATCH EXISTING WINDOW TYPE, SIZE AND MATERIAL. REFER TO WINDOW DETAILS.	N NEW PAINTED METAL ACCESS STEPS AT EXISTING STL DUNNAGE	
D NEW REAR FACADE DOORS & WINDOWS AT NEW MASONRY OPENINGS. REFER TO WINDOW DETAILS SHEET A/603.00.	P NEW PAINTED METAL STAIR, STRINGER & BALUSTERS FROM 1ST FLOOR TO GRADE AT REAR YARD	
E NEW ALUM. & GLASS OPERABLE SKYLIGHT FOR ROOF ACCESS	Q NEW LANDSCAPING PAVERS AT REAR YARD	
F NEW ALUM. & GLASS FIXED SKYLIGHT	S EXISTING FLOOR DRAINS AT FRONT ENTRY TO REMAIN.	
G NEW ROOF MEMBRANE INCLUDING NEW SUBSTRATE AND FLASHING-SEE DWG A-306	T NEW WOOD PERIMETER FENCE	
J NEW PAINTED METAL GUARD RAIL AND GATE AT ROOF AREA REFER TO DETAILS	U NEW COPPER GUTTER AND LEADER	



LANDMARKS		03.08.2016
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# EXISTING THIRD FLOOR (INTERIORS FILED UNDER SEPARATE APPLICATION)

6'-0"

6'-0"

### THIRD FLOOR DEMOLITION PLAN THIRD FLOOR DE SCALE: 1/4" = 1'-0"

 $48'-2\frac{1}{2}"$ 

## **EXTERIOR RENOVATION**

212 EAST 62ND STREET NEW YORK, NY 10065

### ACHESON DOYLE PARTNERS ARCHITECTS, P.C.

44 WEST 18th STREET NEW YORK, NY 10011 212 414-4500 FAX: 212 229-3819 info@adparchitects.com

DRAWING TITLE:

### THIRD FLOOR **DEMOLITION &** CONSTRUCTION PLANS

ARCHITECT'S PROJECT NUMBER:	_
	51405.00
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AS NOTED	09.23.2014
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DRAWING: 16 OF 21

EXISTING THIRD FLOOR
(INTERIORS FILED UNDER
SEPARATE APPLICATION) EXISTING STAIR DOWN NEW STAIR UP TO ROOF W/ OPERABLE SKYLIGHT ABOVE

THIRD FLOOR CONSTRUCTION PLAN THIRD FLOOR CC

SCALE: 1/4" = 1'-0"

DEMOLITION NOTES			
1 REMOVE EXISTING ROOF HATCH & LADDER	9 REMOVE EXISTING REAR YARD METAL DUCT	17 REMOVE EXISTING MECHANICAL UNITS. EXISTING DUNNAGE TO REMAIN.	
2 REMOVE EXISTING SKYLIGHTS & ALL ASSOCIATED CURBING	10 REMOVE EXISTING ELECTRIC ON SOUTH FACADE AND CAP FOR RE-USE	18 REMOVE EXISTING PLANTS AND KEEP THE SOIL FOR REUSE.	
REMOVE EXISTING WINDOWS AND ALL ASSOCIATED COMPONENTS, PROTECT OPENING FOR RE-USE	11 REMOVE EXISTING FRAMING LEDGE ON SOUTH FACADE	19 REMOVE EXISTING WINDOWS AND DOORS AND ALL ASSOCIATED COMPONENTS ON SOUTH FACADE	
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FEMOVE EXISTING BRICK WALL AT EACH END TO THE LOT LINE.  REFER TO DWG 1/A609 FOR EXTENT OF WORK	13 REMOVE EXISTING GUTTER AND DOWNSPOUT ON SOUTH FACADE	21 REMOVE EXISTING COPING STONE AND FLASHING AT PARAPET.	
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EXTERIOR CONSTRUCTION NOTES		
A NEW DOOR, FRAME & HARDWARE, SEE DOOR SCHEDULE	L EXISTING STEEL DUNNAGE- SCRAPE, RUST PROOF AND PAINT	
B MODIFY EXISTING METAL GATE, PAINT GATE AND GUARD AT SIDEWALK. REFER TO DWG A-201 FOR SCOPE OF RAILING	M NEW MECHANICAL UNITS- REFER TO MECHANICAL DRAWINGS	
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E NEW ALUM. & GLASS OPERABLE SKYLIGHT FOR ROOF ACCESS	Q NEW LANDSCAPING PAVERS AT REAR YARD	
F NEW ALUM. & GLASS FIXED SKYLIGHT	S EXISTING FLOOR DRAINS AT FRONT ENTRY TO REMAIN.	
G NEW ROOF MEMBRANE INCLUDING NEW SUBSTRATE AND FLASHING-SEE DWG A-306	T NEW WOOD PERIMETER FENCE	
J NEW PAINTED METAL GUARD RAIL AND GATE AT ROOF AREA REFER TO DETAILS	U NEW COPPER GUTTER AND LEADER	

KEY		
	EXISTING WALLS TO REMAIN	
	EXISTING ITEMS TO BE REMOVED AS INDICATED (DEMO PLAN ONLY)	
	NO WORK AREA	
$\langle x \rangle$	WINDOW REFERENCE TAG	

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	UNDER A SEPAF	RATE APPLICATION

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# EXTERIOR RENOVATION

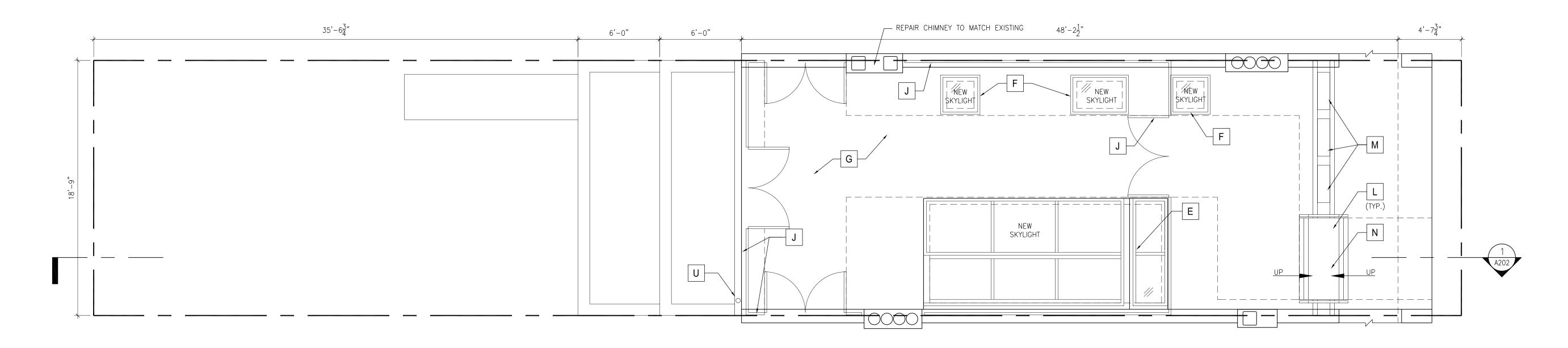
212 EAST 62ND STREET NEW YORK, NY 10065

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# ACHESON DOYLE PARTNERS ARCHITECTS, P.C.

44 WEST 18th STREET NEW YORK, NY 10011 212 414-4500 FAX: 212 229-3819 info@adparchitects.com

# ROOF DEMOLITION PLAN SCALE: 1/4" = 1'-0"



DRAWING TITLE:

# ROOF DEMOLITION & CONSTRUCTION PLANS

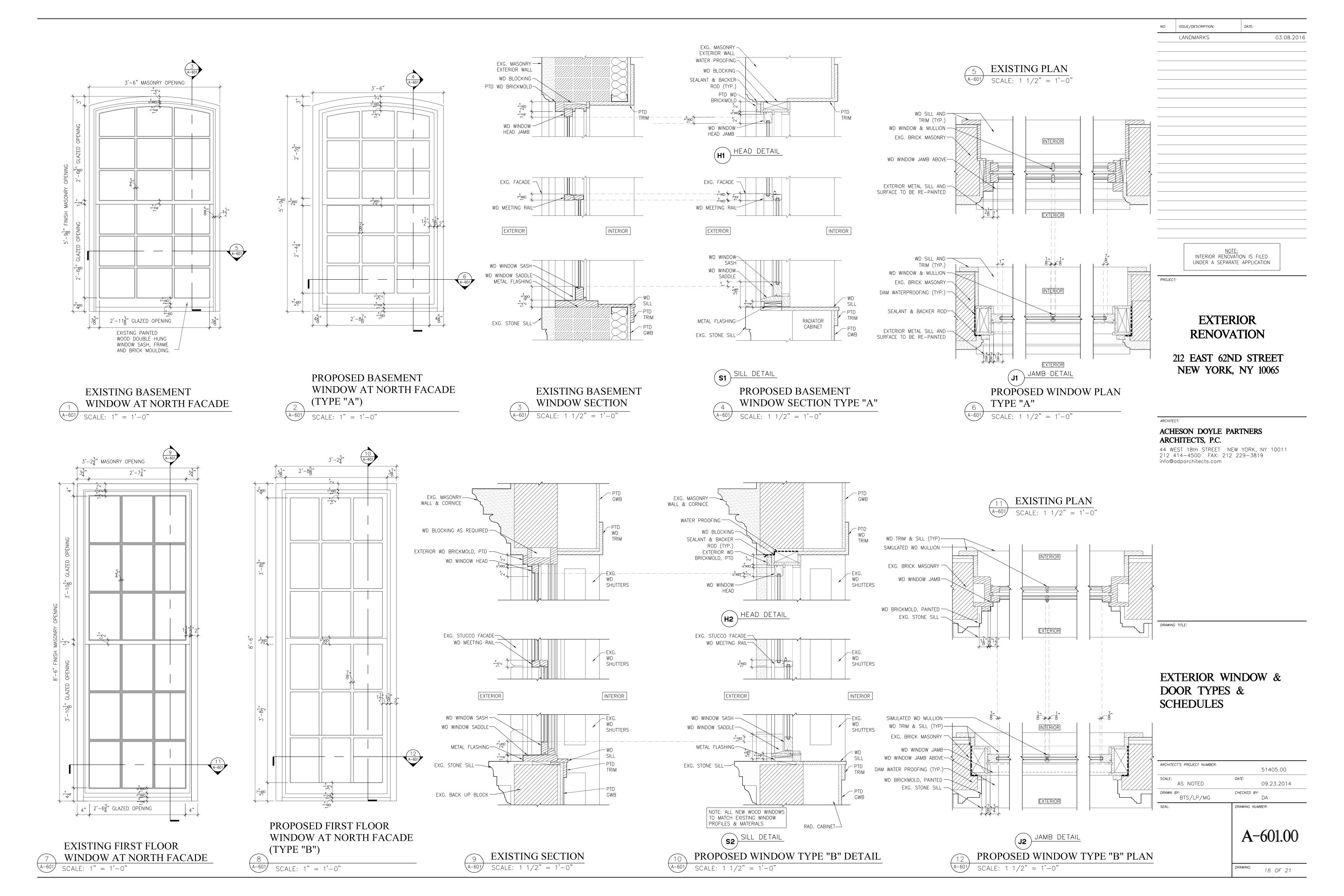
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	51405.00	
SCALE:	DATE:	
AS NOTED	09.23.2014	
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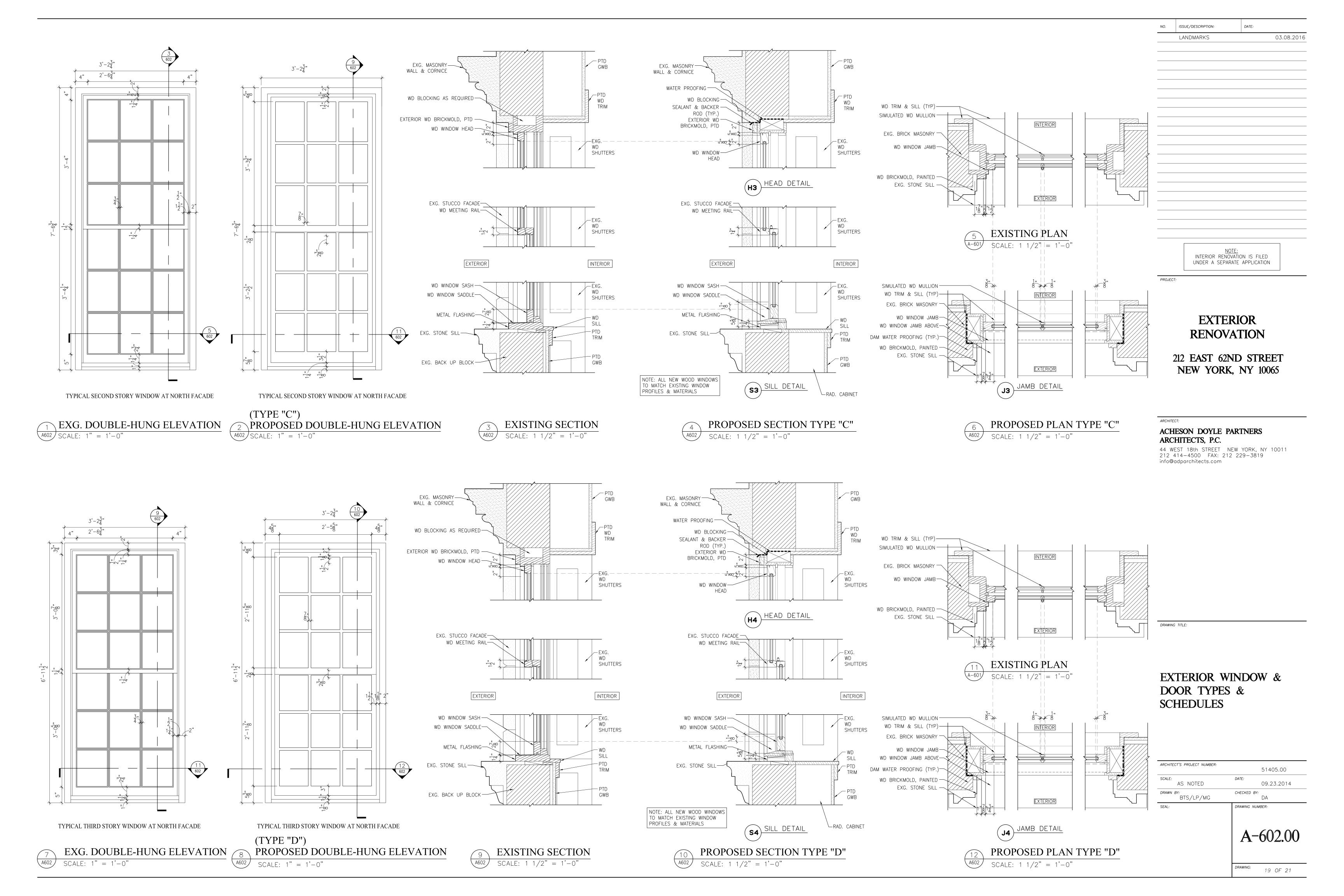
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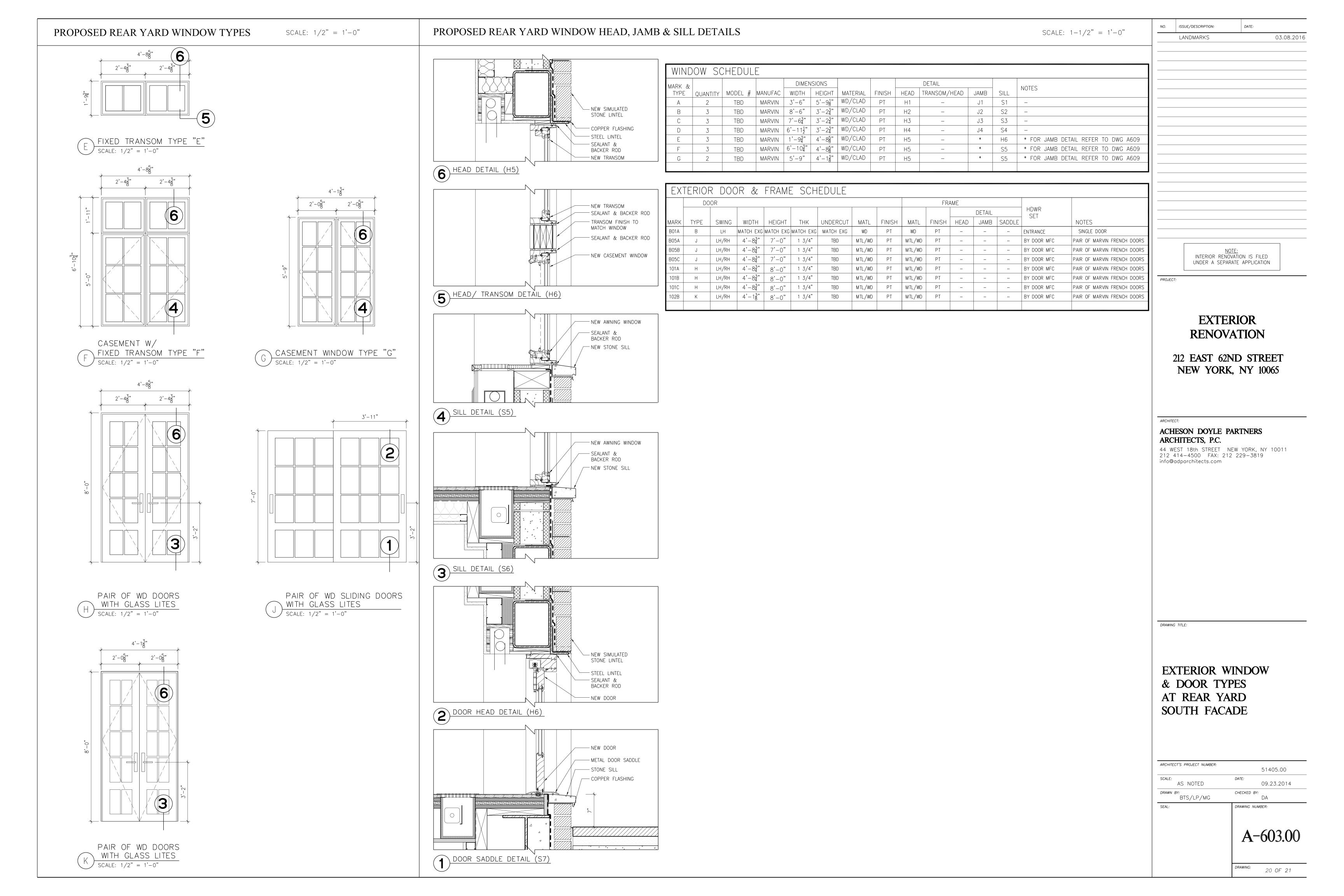
DRAWING: 17 OF 21

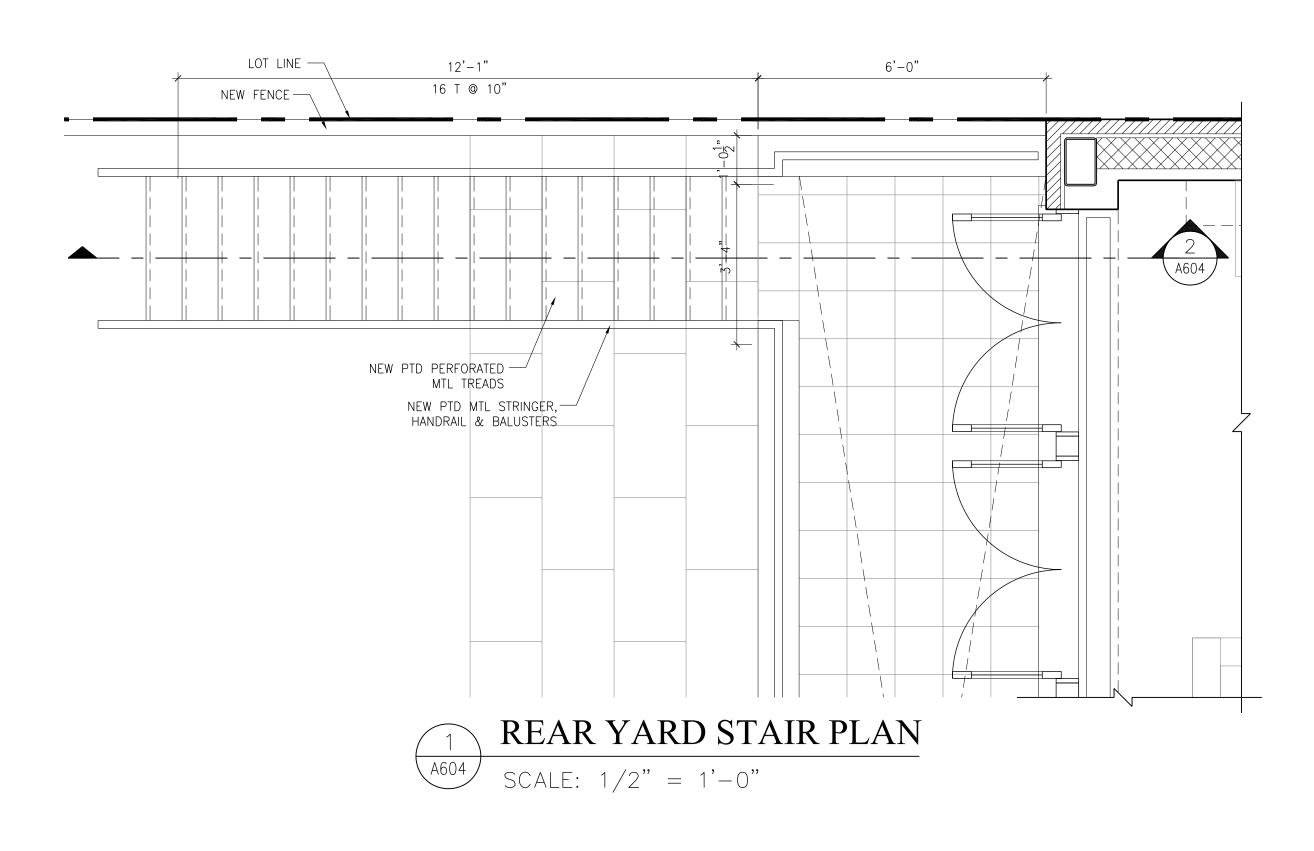
ROOF CONSTRUCTION PLAN

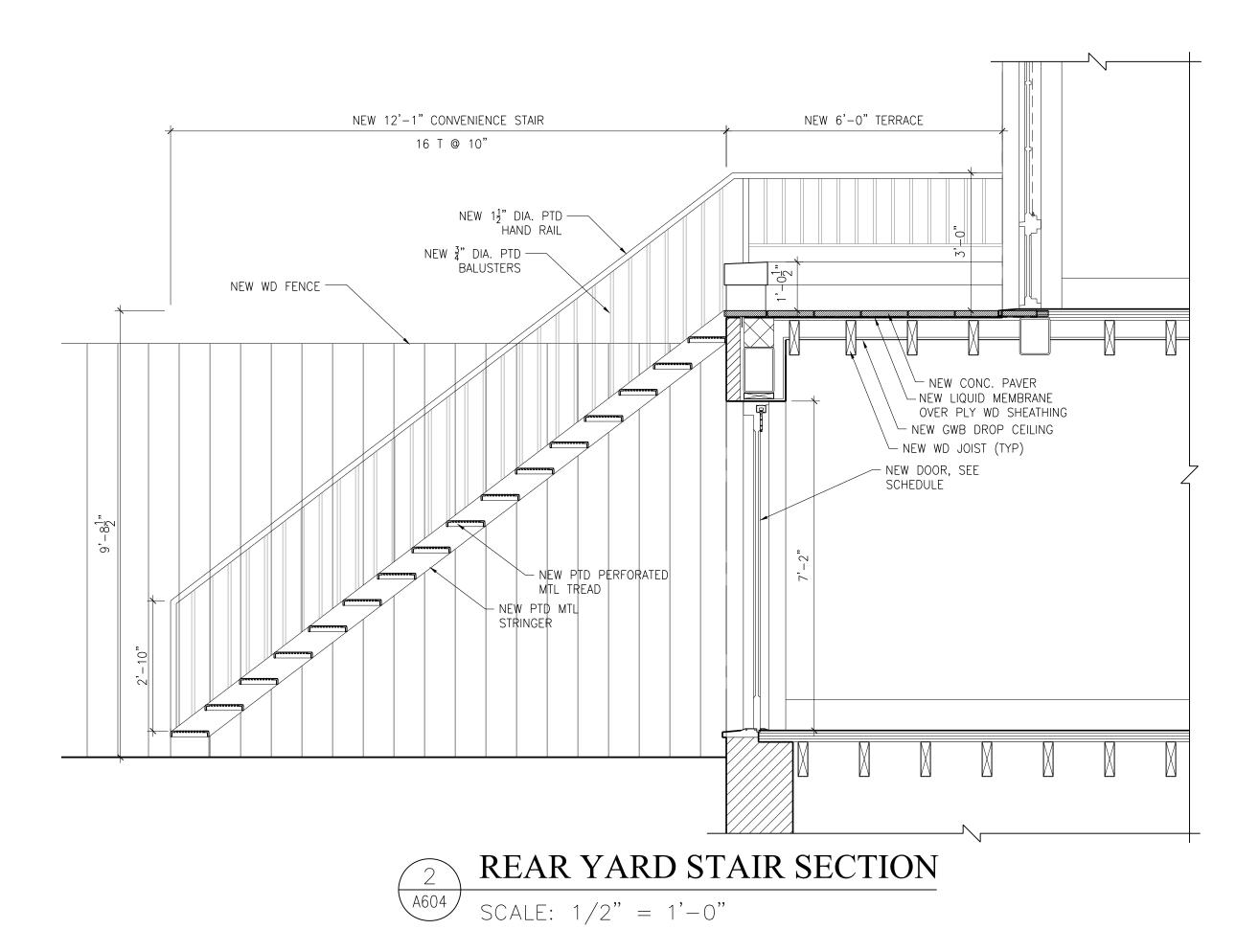
SCALE: 1/4" = 1'-0"













### **EXTERIOR RENOVATION**

212 EAST 62ND STREET NEW YORK, NY 10065

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44 WEST 18th STREET NEW YORK, NY 10011 212 414-4500 FAX: 212 229-3819 info@adparchitects.com

DRAWING TITLE:

### REAR YARD STAIR PLAN AND DETAILS

A-604.00

DRAWING: 21 OF 21