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Master Plan For Windows Replacement

950 Park Avenue - Park Avenue Historic District

Application Material To
NYC Landmarks Preservation
Commission



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Bronx, New York 10454

PROPOSED MASTER PLAN

IN THE MATTER OF REPLACING EXISTING WINDOWS AT 950 Park Avenue, NEW YORK, NY 10028



HISTORIC DISTRICT MAP

N.T.S.

HISTORIC BUILDING PHOTO

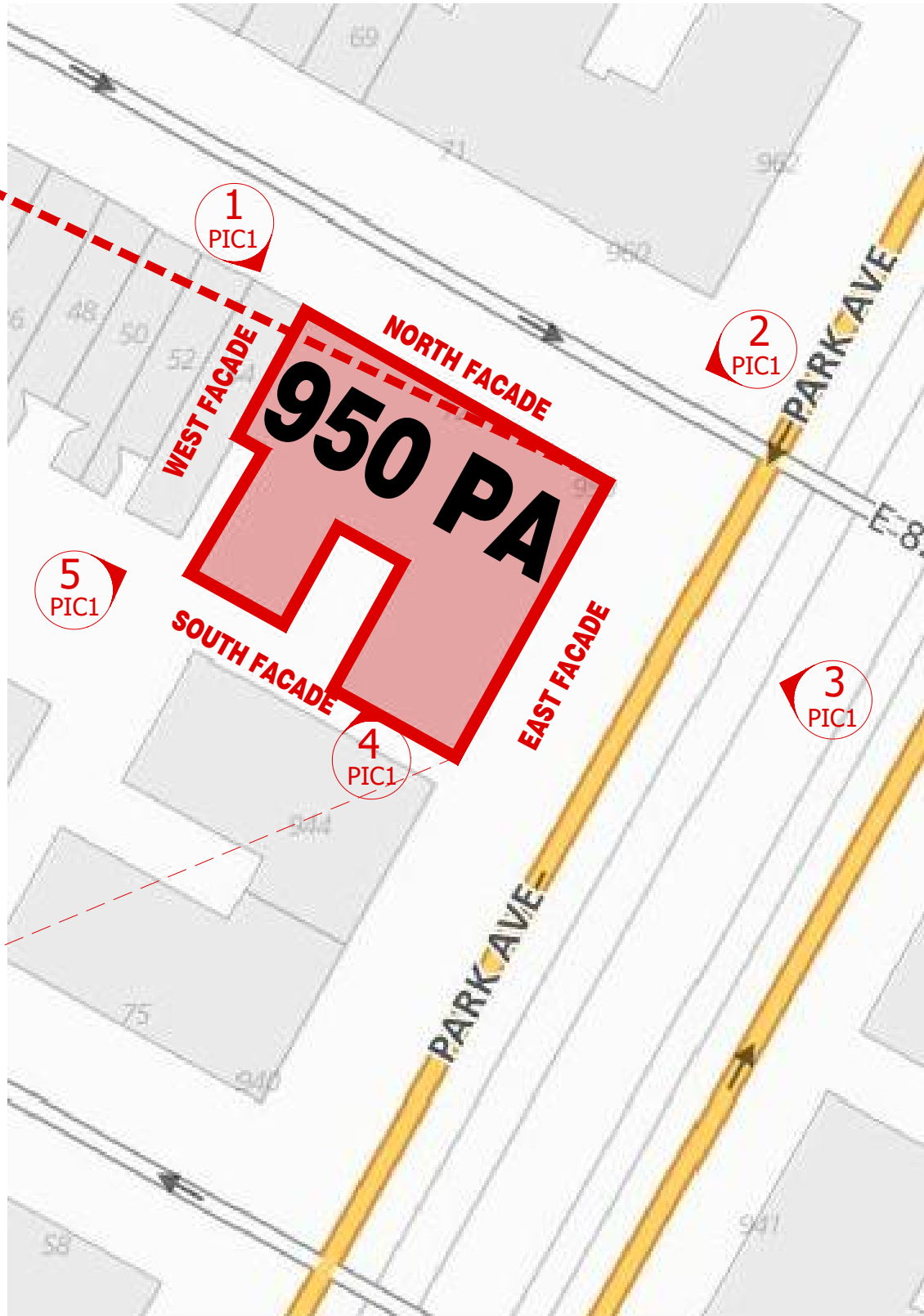
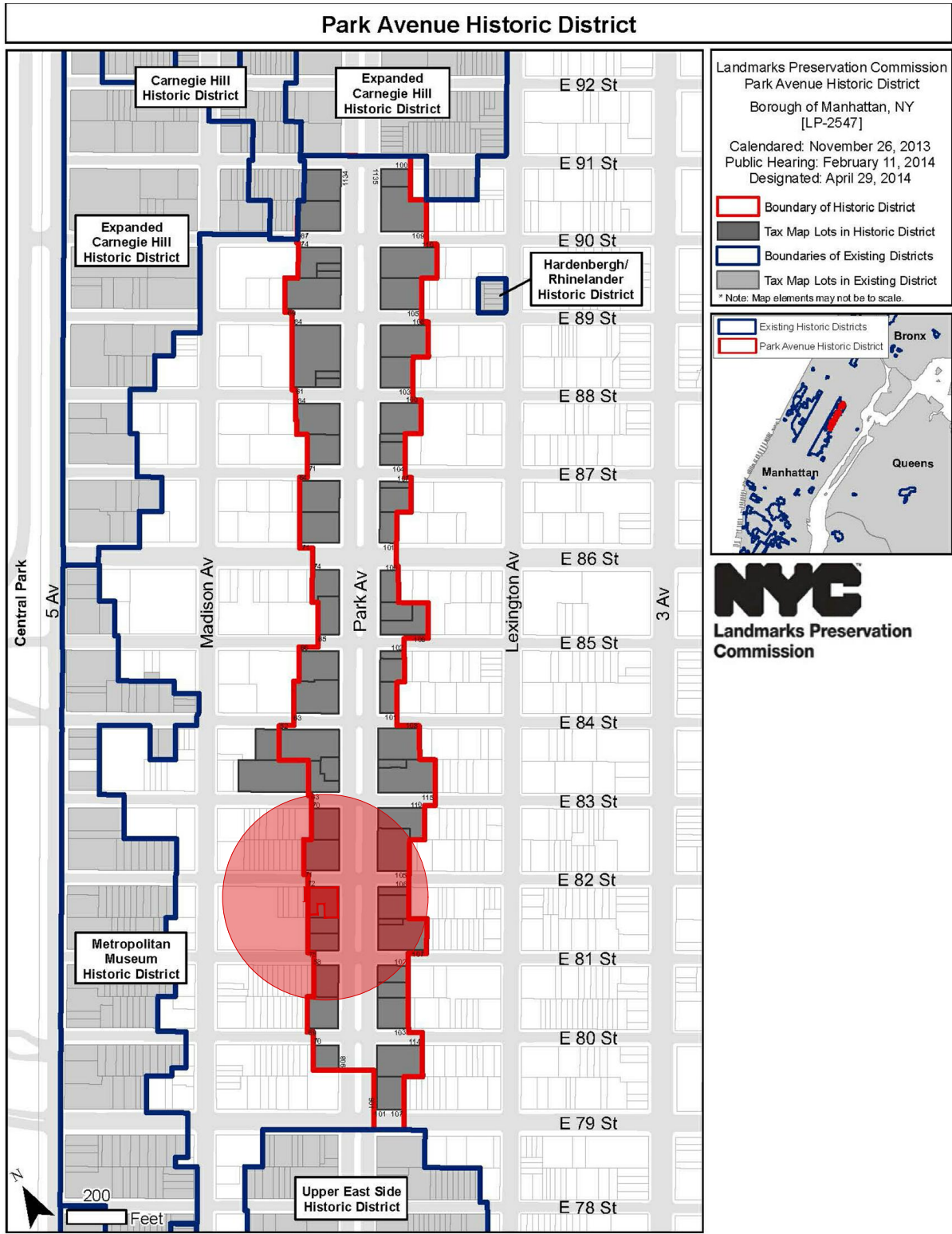
N.T.S.

950 park Avenue



LOCATION MAP

N.T.S.



3 Historic Building Photo (Tax Photo) - East Facade

IMPORTANT NOTE:
1. WINDOWS AT FIRST FLOOR, INNER COURTYARD AND SOUTH FACADE RIGHT WIN, ARE NT INCLUDED ON THIS SUBMISSION.
2. WINDOWS OF FIRST FLOOR ARE PART OF THE APPROVED MASTER PLAN WITH COFA #

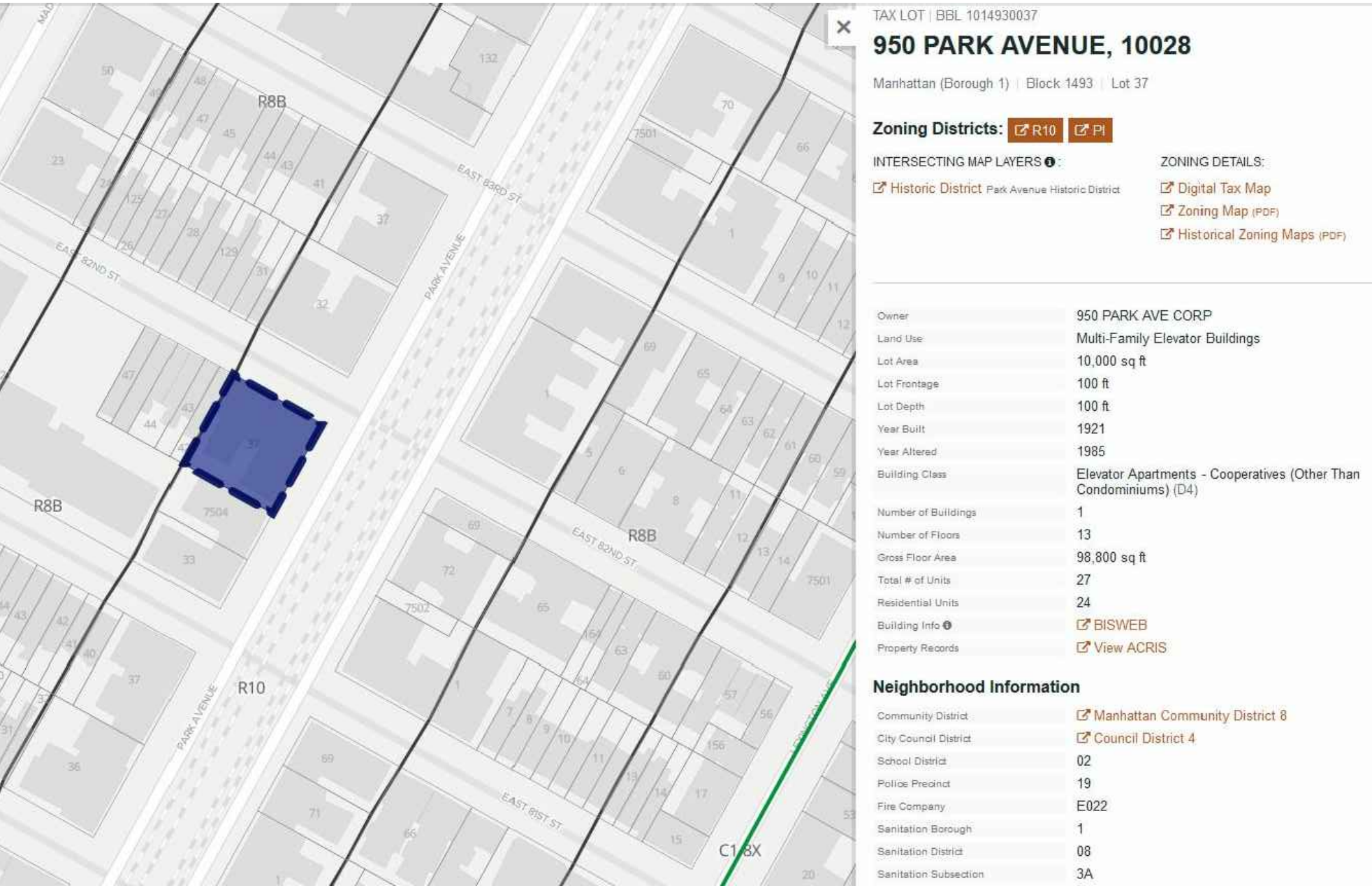
Historic District map + Historic Building Photo + Location Map

Proposed Master Plan
950 Park Avenue, Building



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Glass Diminution Table	
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[illegible]

Building Fact:

Architect: James E.R. Carpenter
Builder: James E.R. Carpenter
Filed: 1919
Completed: 1921
950 Park Avenue Building is nearly identical to Carpenter's typical plan for 550 Park Avenue, with an eight-room and 12-room apartment on each floor.

Proposed Window Specifications:

Optimum's Aluminum 680 Tilt-Turn Windows.

Windows #P1, P2, P3 & P4 shall be Optimum's 680 T&T Windows.

1. Keyed Tilt & Turn handle shall be Optimum's standard hardware finish.
2. The exterior surface shall have a standard factory baked-on, **PPG Industrial Finish of "Duracron" S600 DEF - Heritage Bronze (UC88992)** finish and the interior surface shall have the customer's choice of Optimum's standard Paint finish.
3. Optimum's Windows glazing shall be 1" overall Insulating Glass W/ Low-E glass.
4. The Optimum TT shall be installed "Brick-To-Brick" within the existing masonry opening.

Exterior Finish Color:

The exterior surface shall have a factory baked-on, PPG Industrial finish of "Duracron S600 DEF - Heritage Bronze (UC88992)



KEY PLAN

NOT TO SCALE



950 Park Avenue | Building Data

Proposed Master Plan

950 Park Avenue, Building

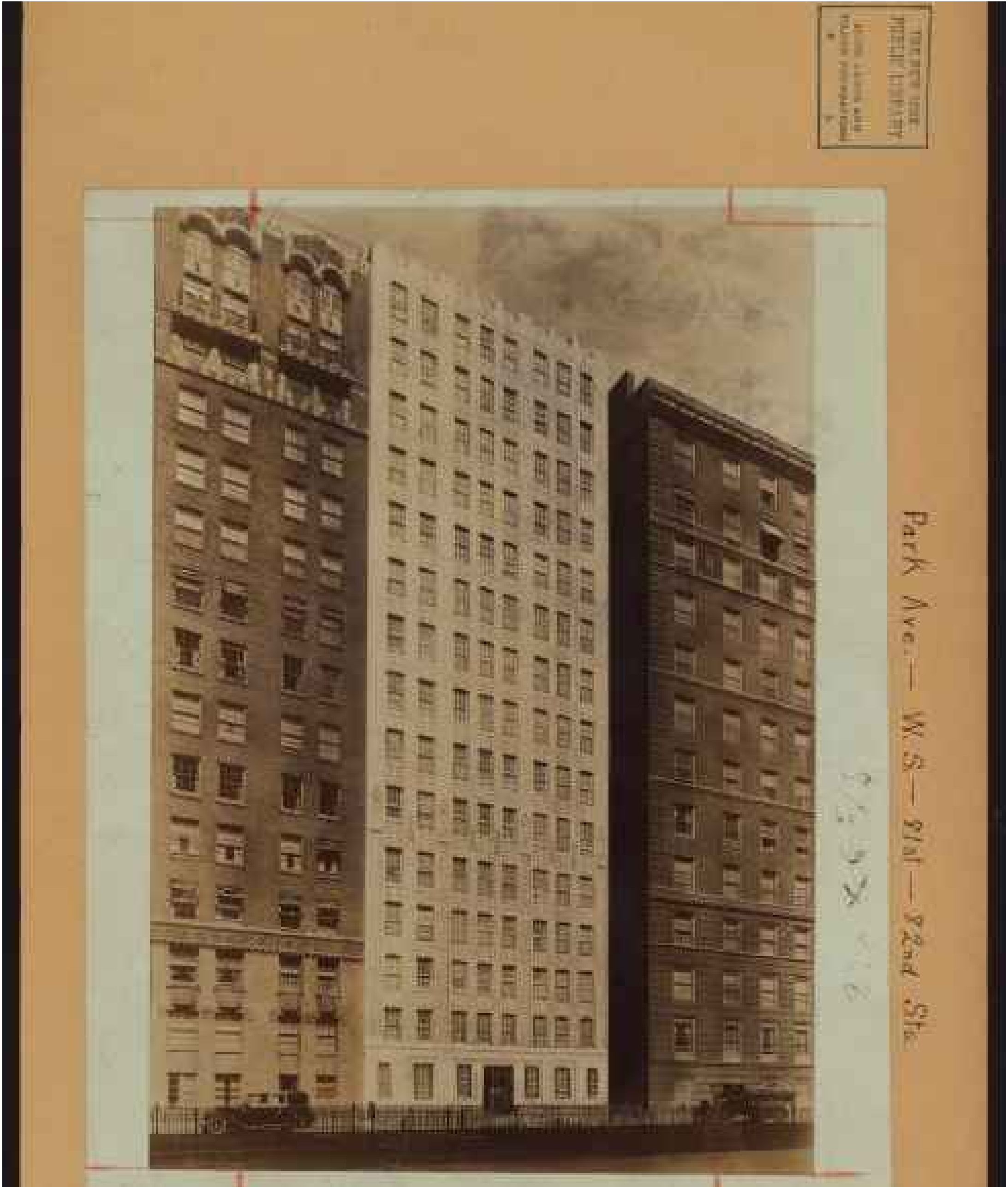
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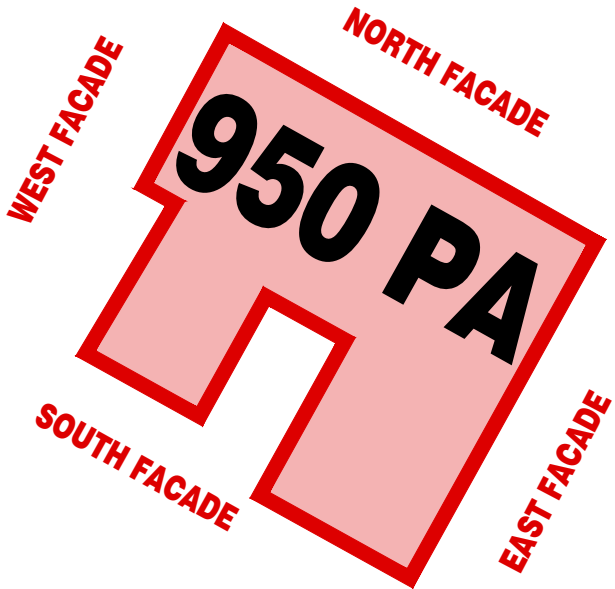
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DAT1

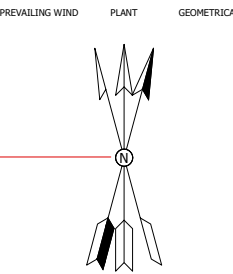


1 Historic Building Photo - East Facade
(From Park Avenue)



1
PIC1

6 Building Photos Key Map



PIC1

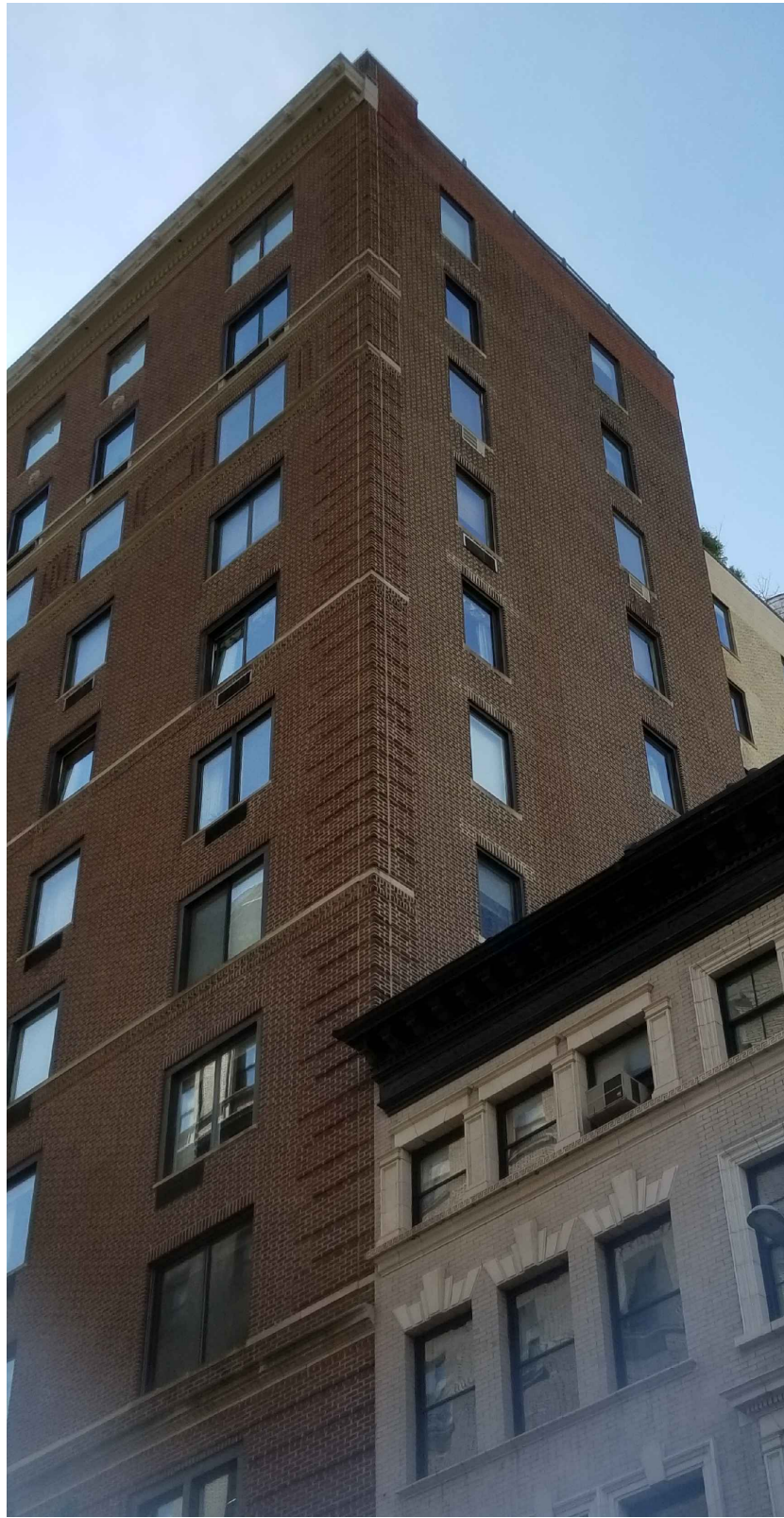
950 Park Avenue | Historic Photo

Proposed Master Plan
950 Park Avenue, Building



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1 Existing Building - West Facade
(From E 82nd Street)



2 Existing Building - North Facade
(From Park Avenue & 82nd Street Corner)



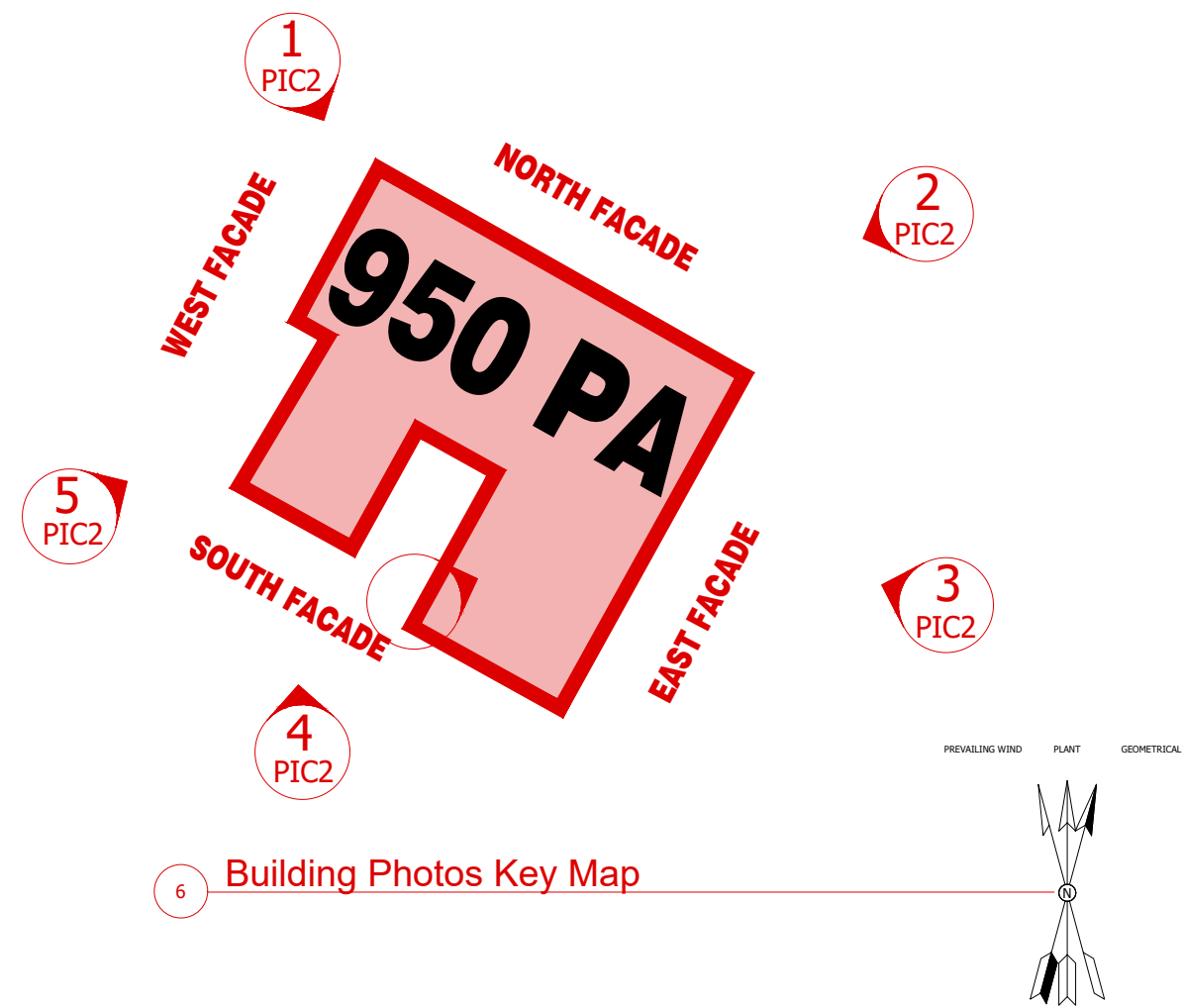
3 Existing Building - East Facade
(From Park Avenue)



4 Existing Building - South Facade
(Inner Courtyard)



5 Existing Building - South / West Facade
(Inner Courtyard)



6 Building Photos Key Map

950 Park Avenue | Existing Building Photos

Proposed Master Plan
950 Park Avenue, Building

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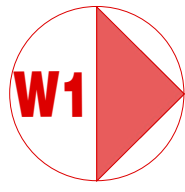
North Facade at E 82nd Street



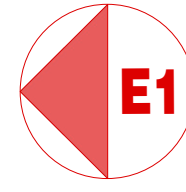
WINDOWS TYPE AT 2nd FLOOR ONLY

WINDOWS TYPE AT 2nd FLOOR ONLY

West Facade



East Facade at Park Avenue



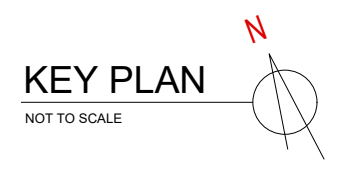
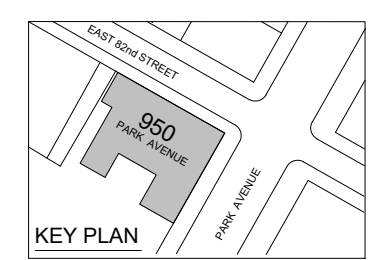
Inner Courtyard

WINDOWS NOT INCLUDED ON THIS MASTER PLAN

Rear Courtyard



South Facade

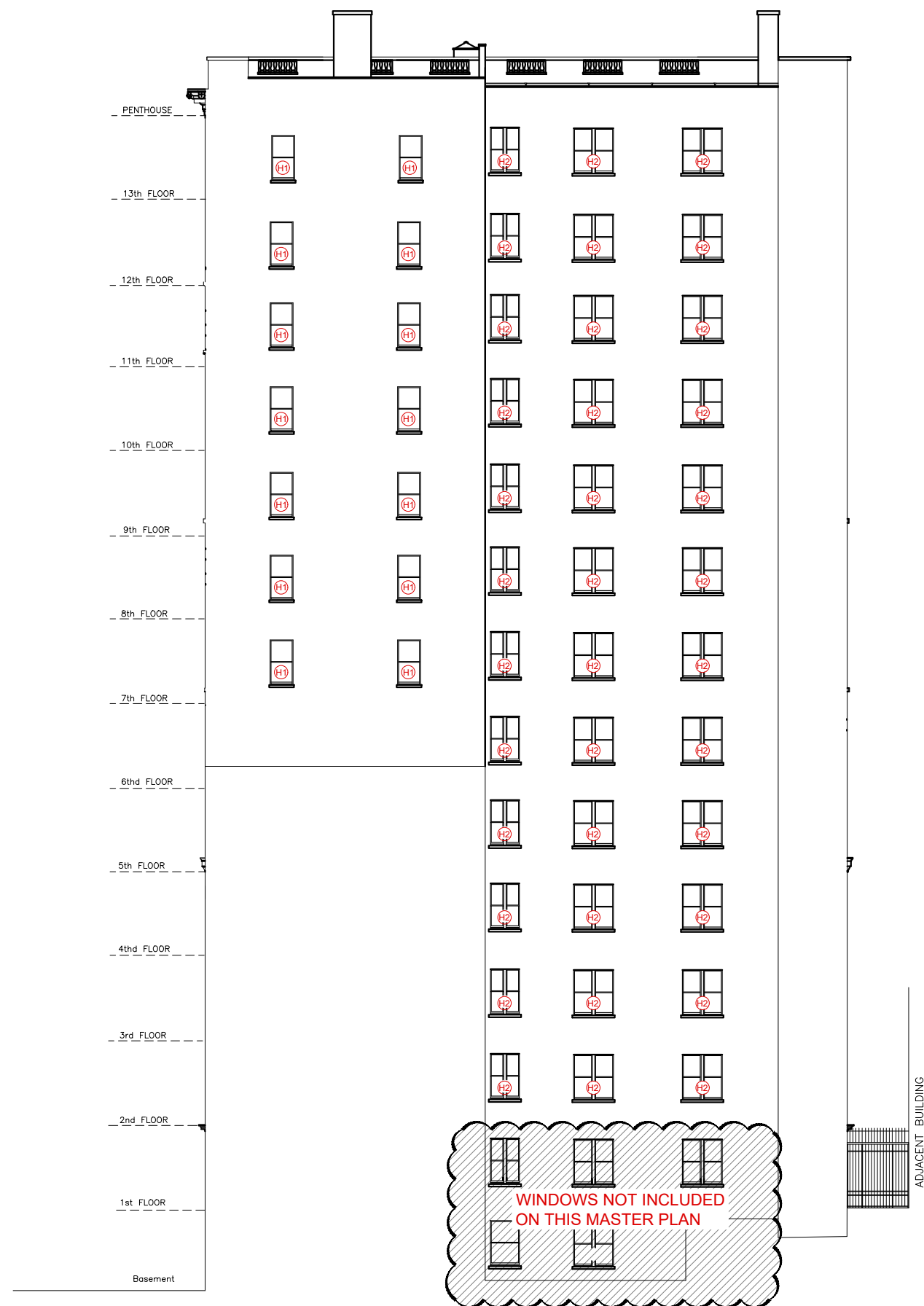


950 Park Avenue | Typical Floor Plan

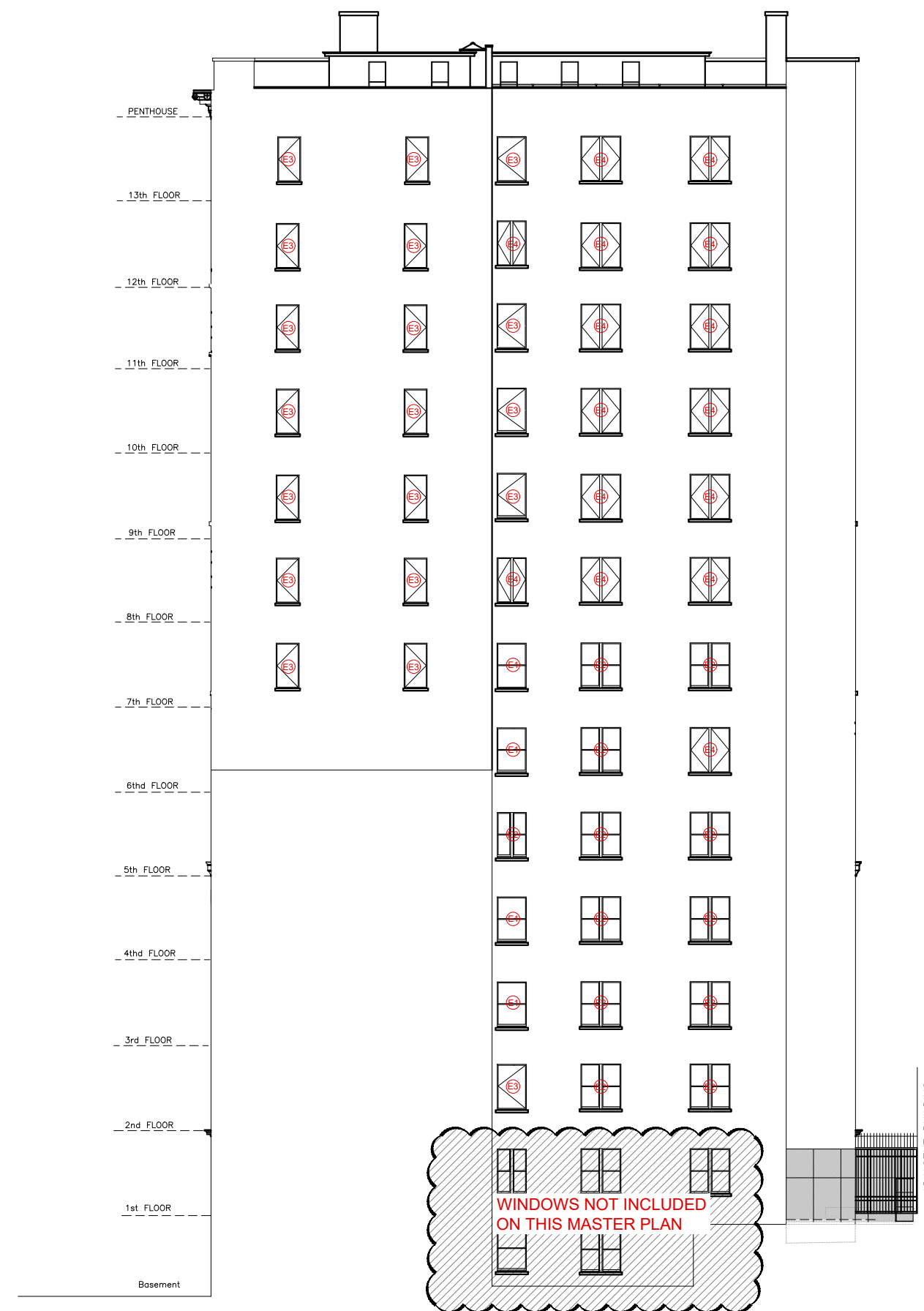
Proposed Master Plan
950 Park Avenue, Building

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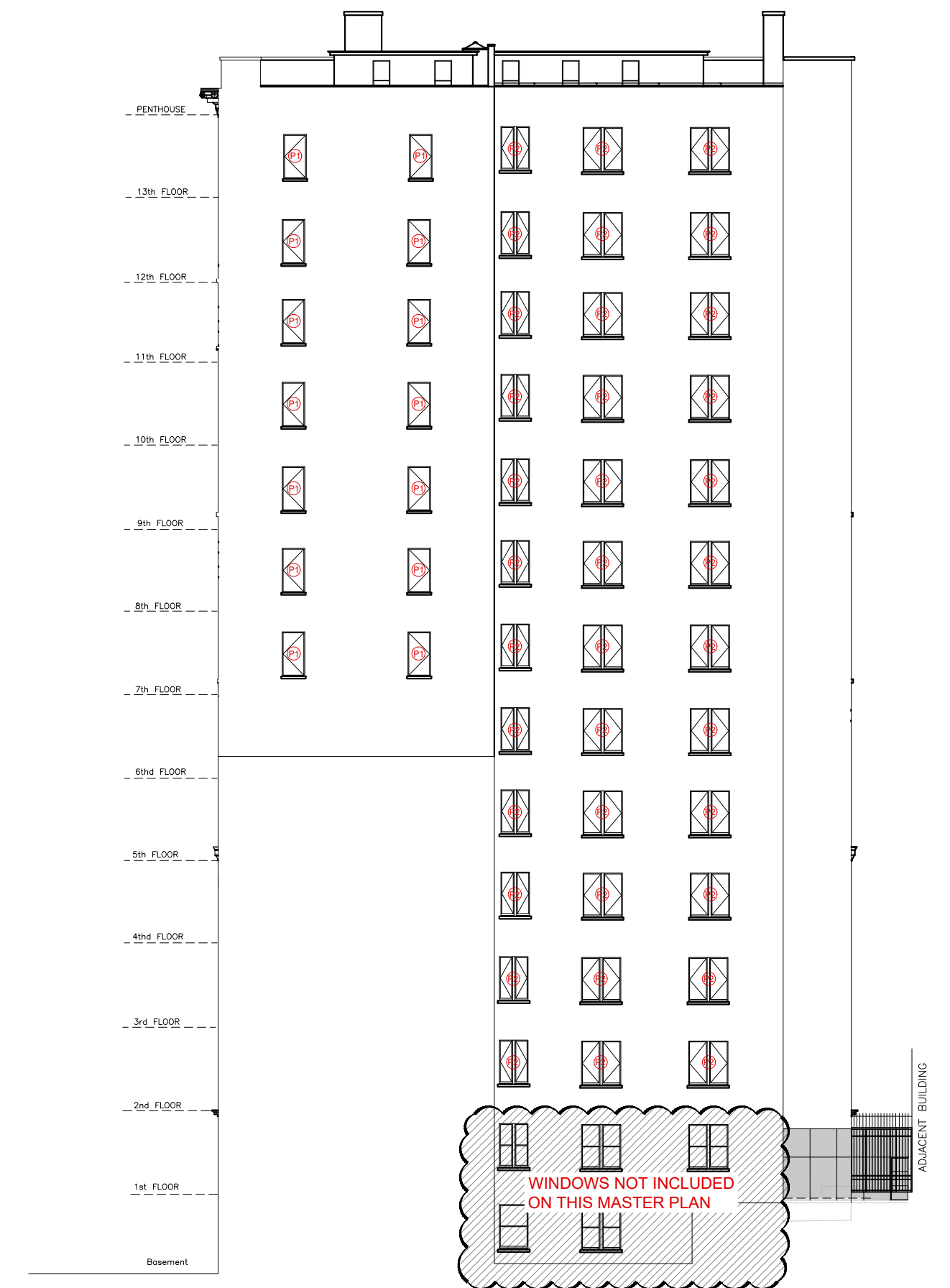
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W1 West Elevation - Historic Building Elevation



W1 West Elevation - Existing Building Elevation



W1 West Elevation - Proposed Building Elevation

EL1

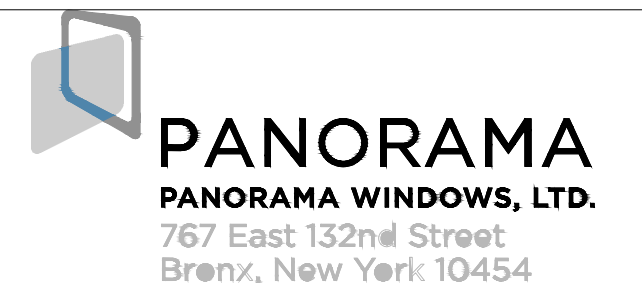


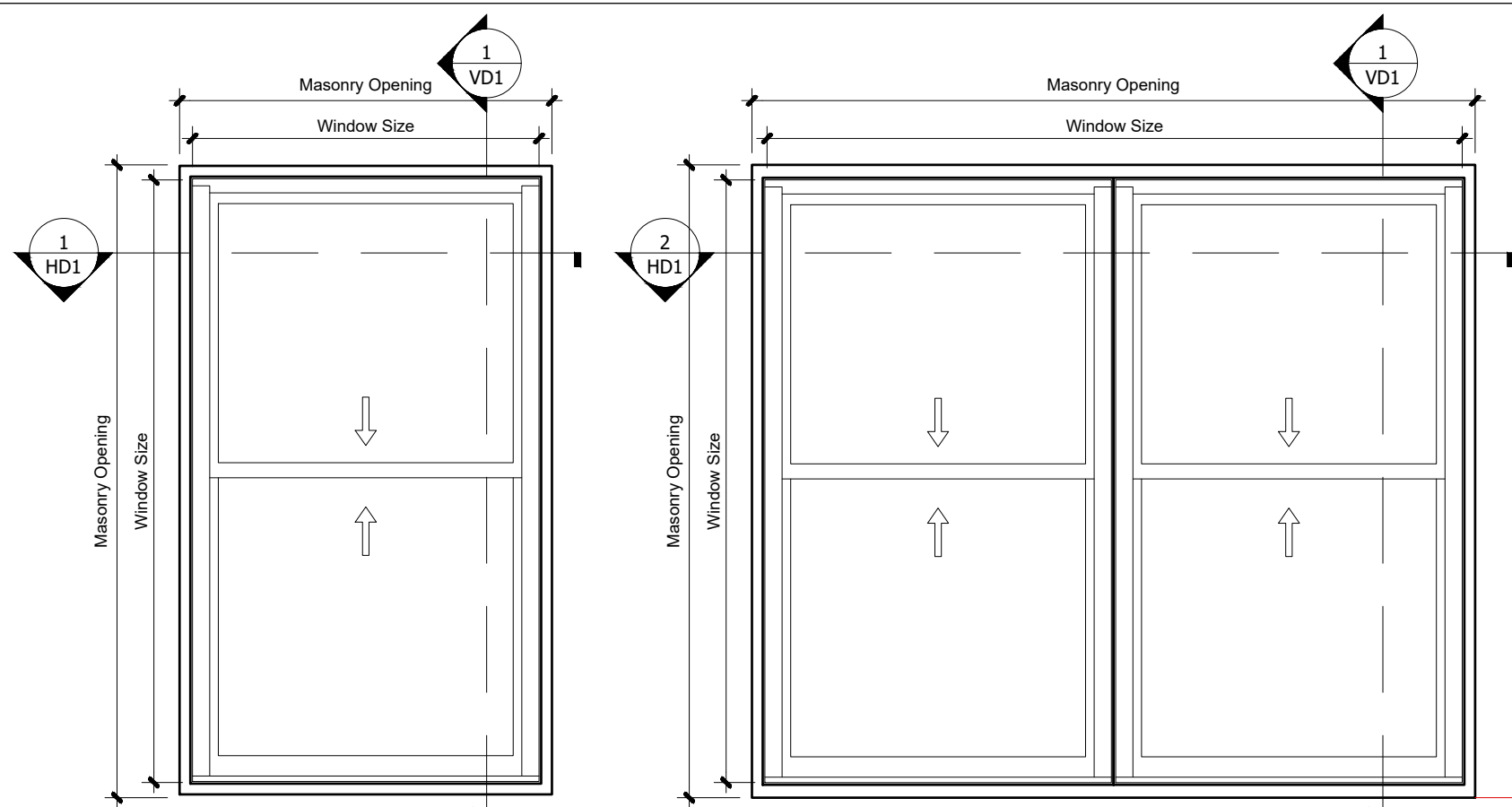
950 Park Avenue | West Elevation -(W1)

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Proposed Master Plan 950 Park Avenue, Building

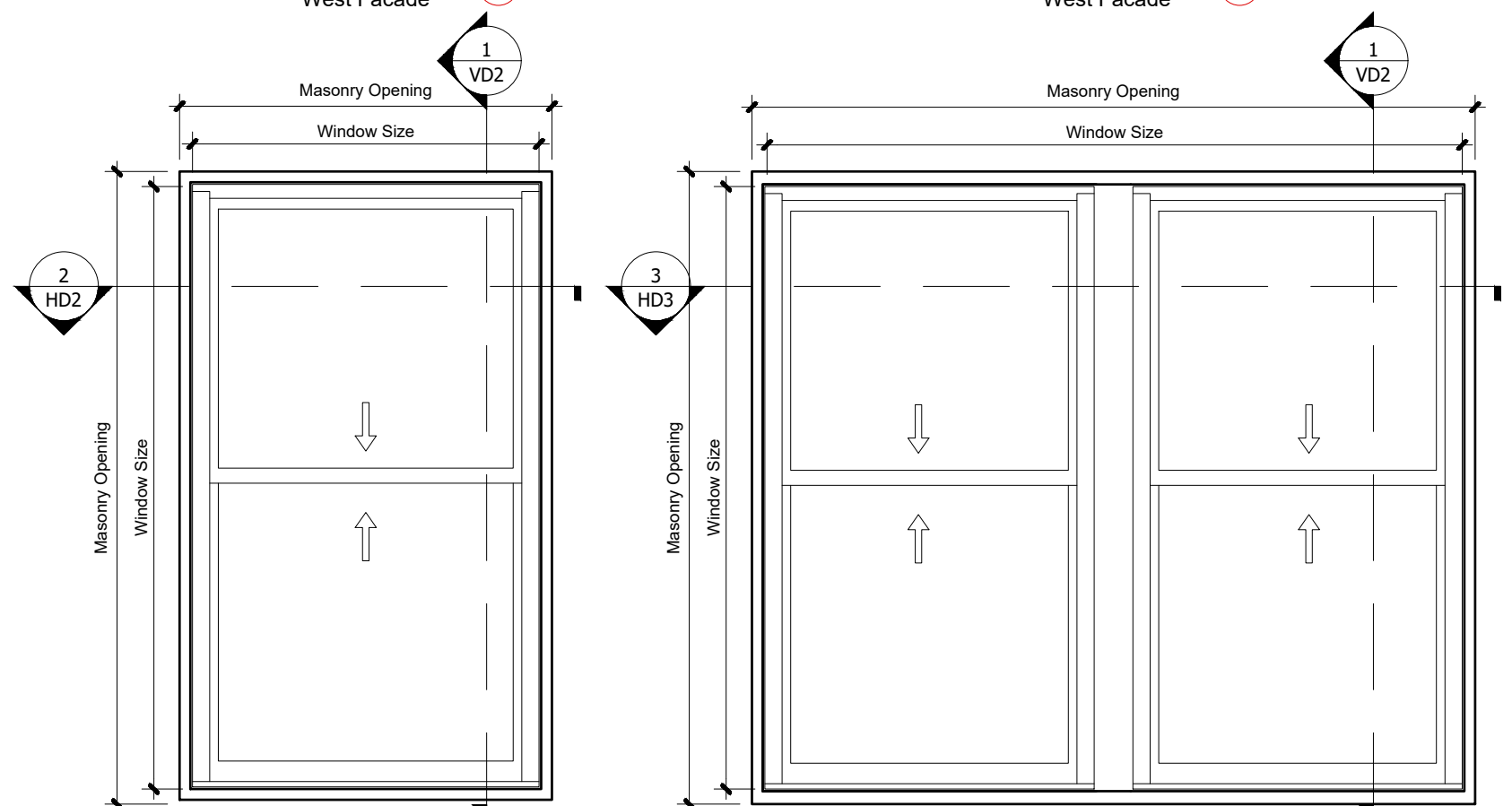
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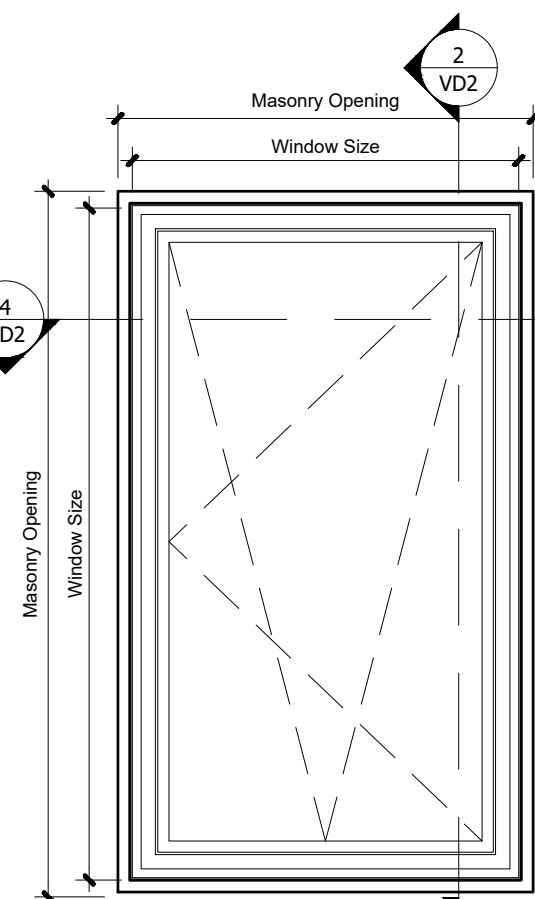
Historic Wood DH
West Facade **(H1)**

Historic Wood DH
West Facade **(H2)**

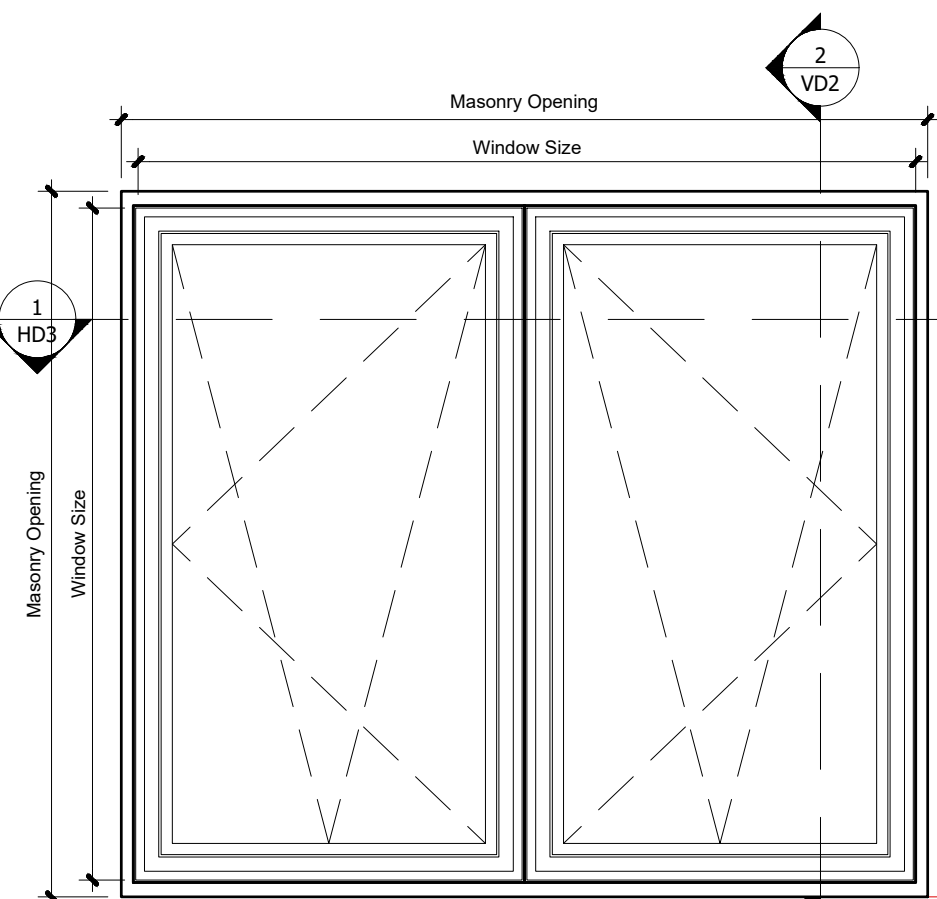


Existing DH
West Facade **(E1)**

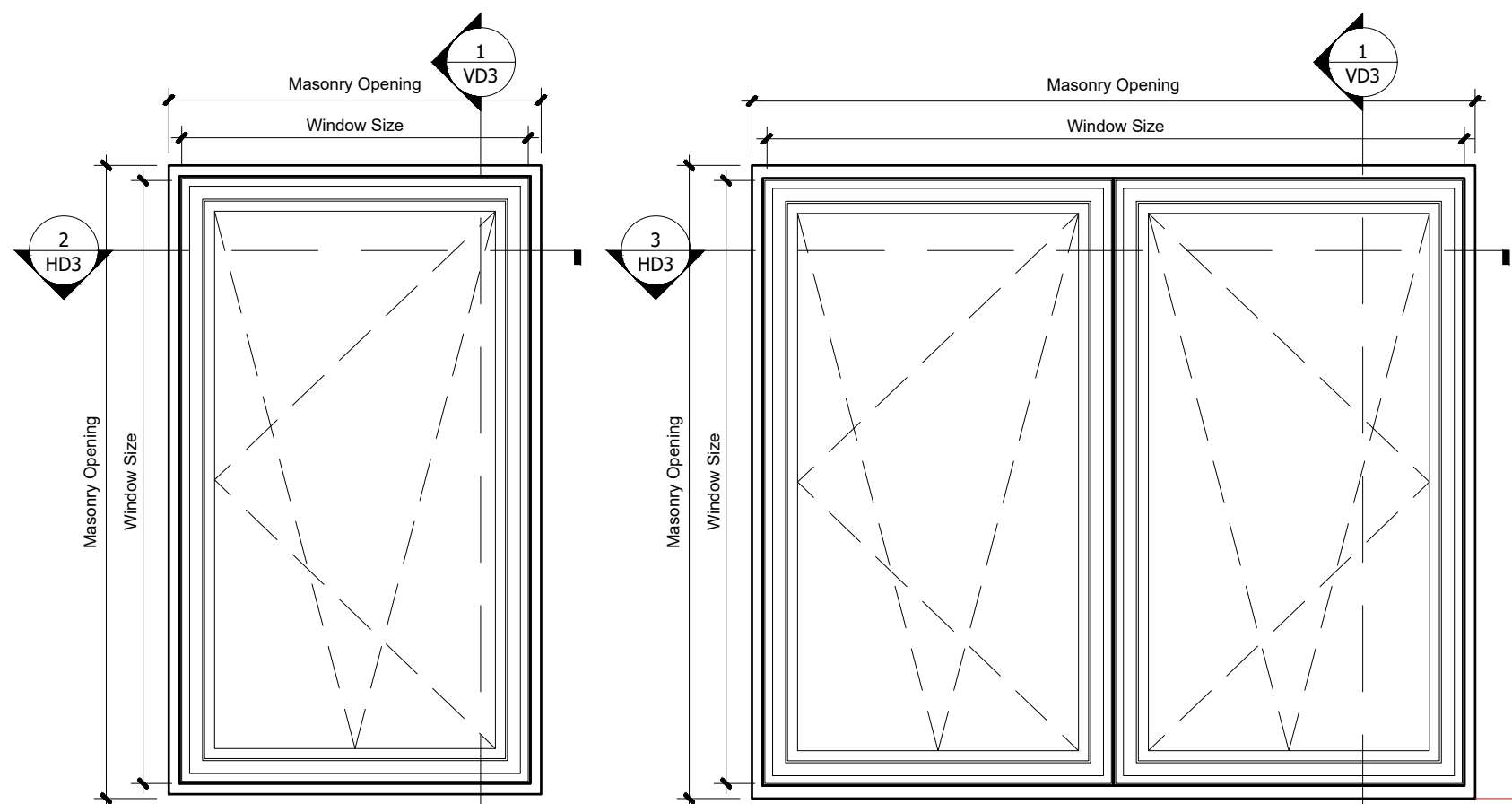
Existing DH
West Facade **(E2)**



Existing TT
West Facade **(E3)**



Existing TT
West Facade **(E4)**



Proposed Optimum TT
West Facade **(P1)**

Proposed Optimum TT
West Facade **(P2)**



EXISTING WINDOW **(E1)**



EXISTING WINDOW **(E2)**



EXISTING WINDOW **(E3)**



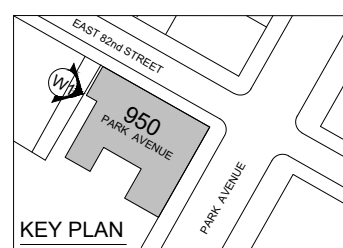
EXISTING WINDOW **(E4)**

Historic Window Elevation

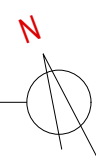
Existing Window Elevation

Proposed Window Elevation

EL1



KEY PLAN
NOT TO SCALE



950 Park Avenue | West Elevation -(W1)

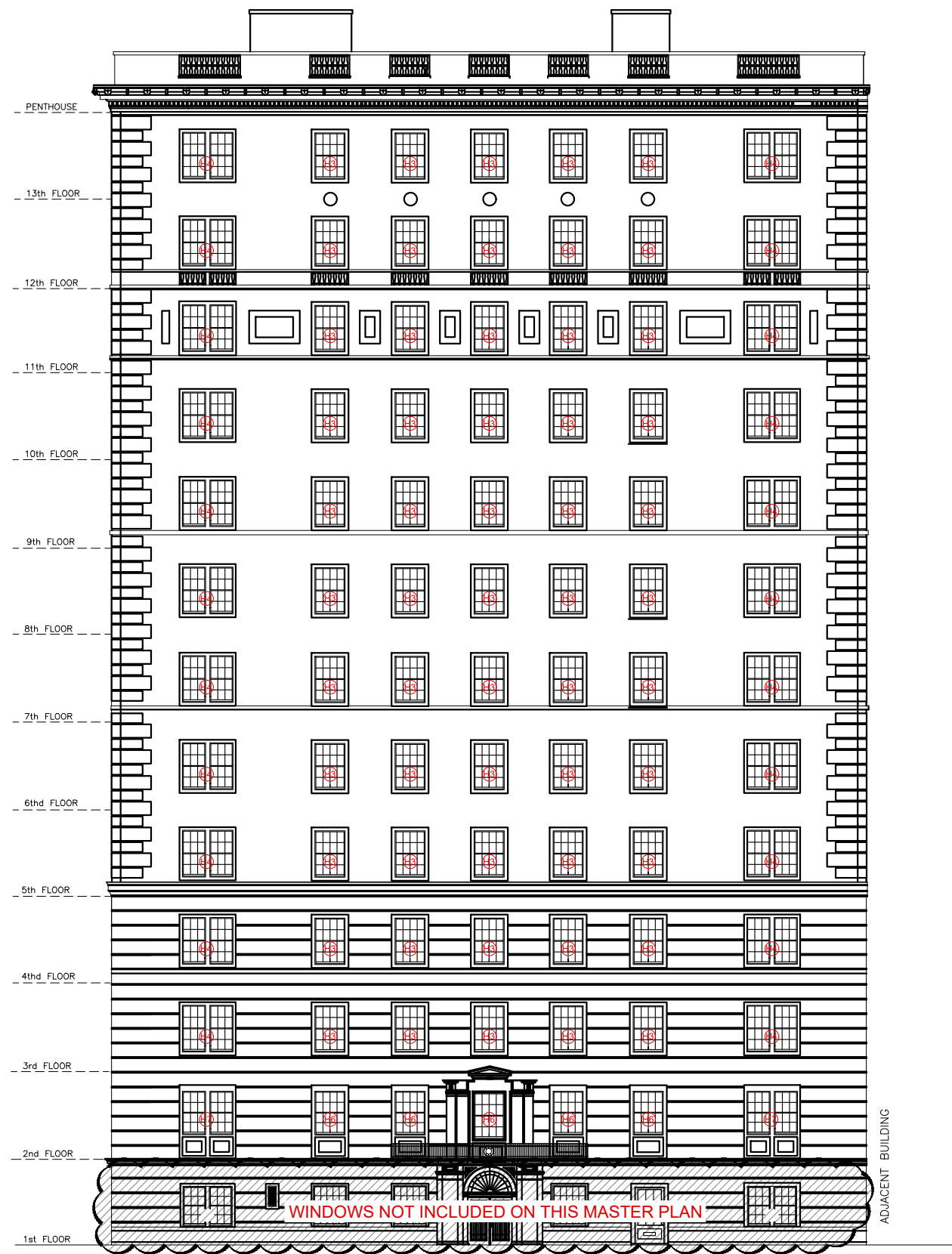
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Proposed Master Plan
950 Park Avenue, Building

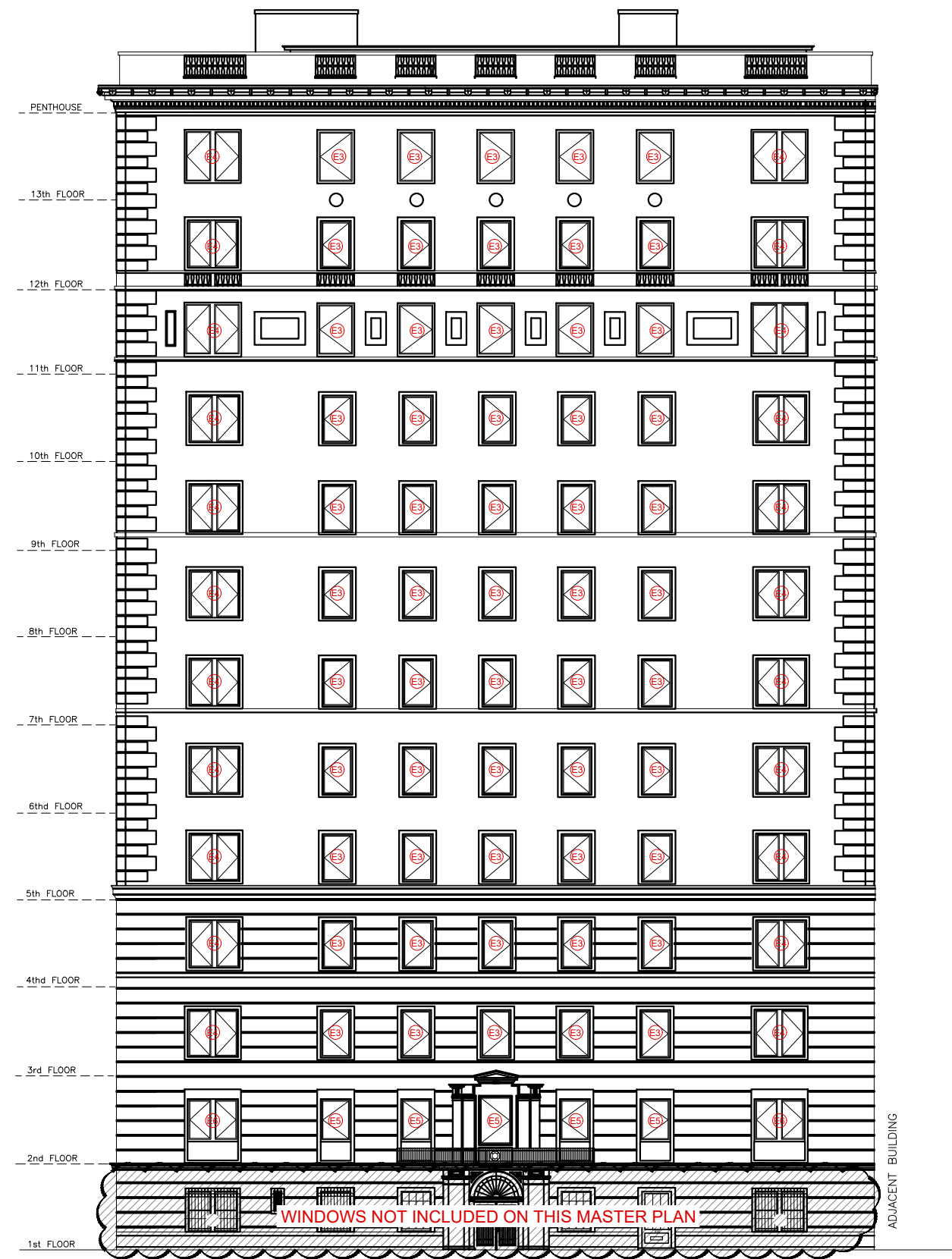
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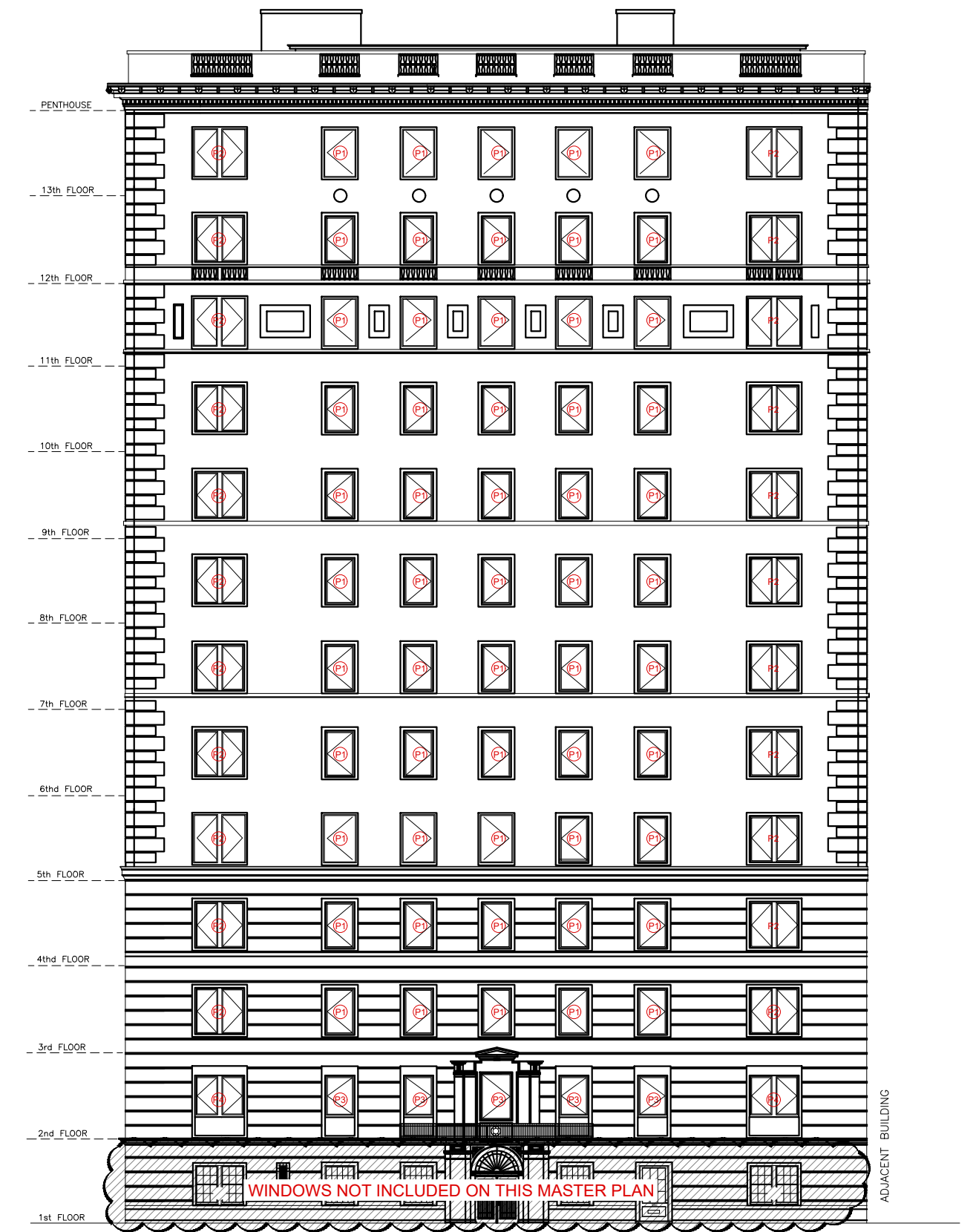
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N1 North Elevation - Historic Building Elevation



N1 North Elevation - Existing Building Elevation

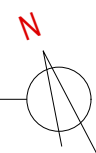


N1 North Elevation - Proposed Building Elevation

EL3



KEY PLAN
NOT TO SCALE



950 Park Avenue | North Elevation -(N1)

N.T.S.

Proposed Master Plan 950 Park Avenue, Building

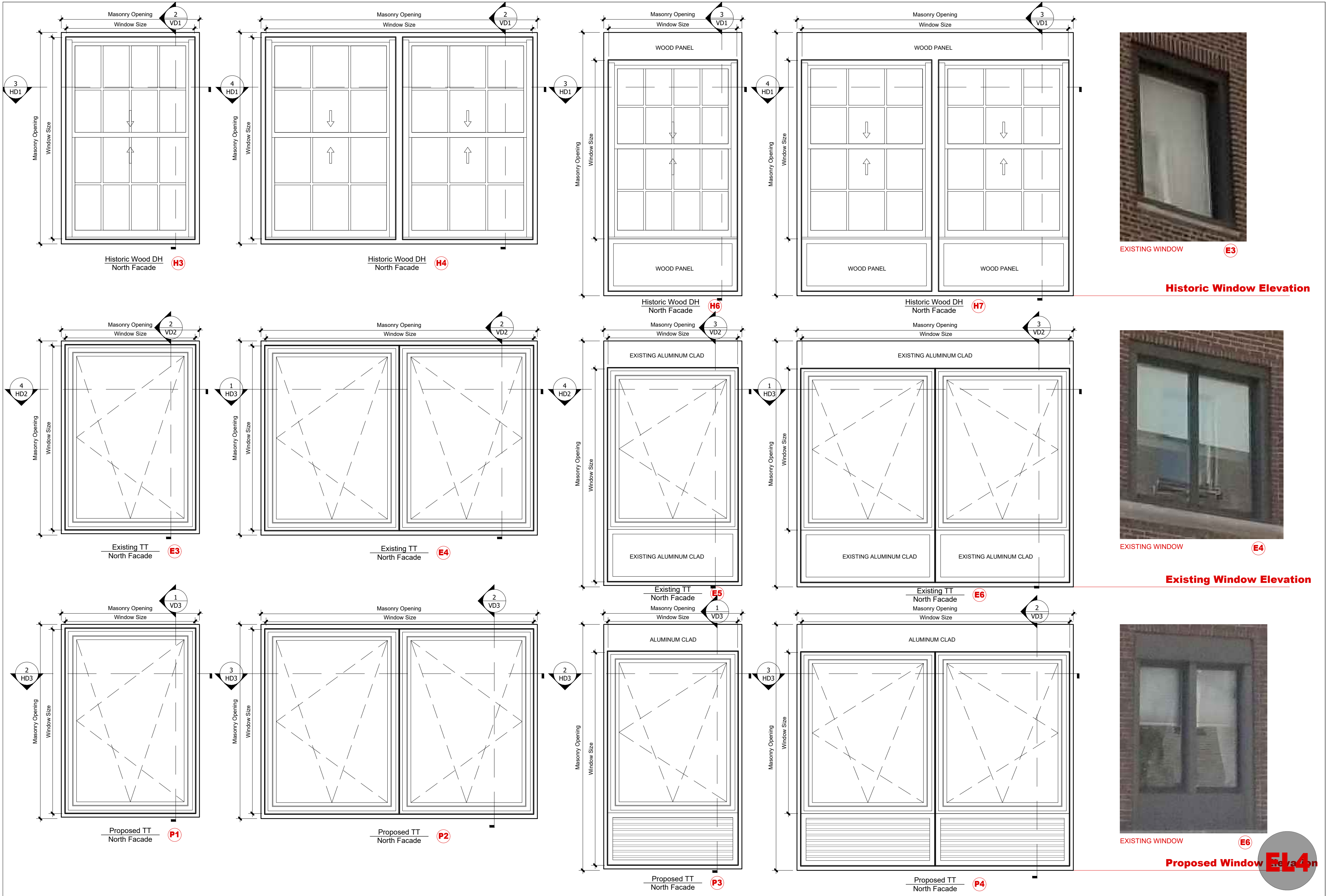
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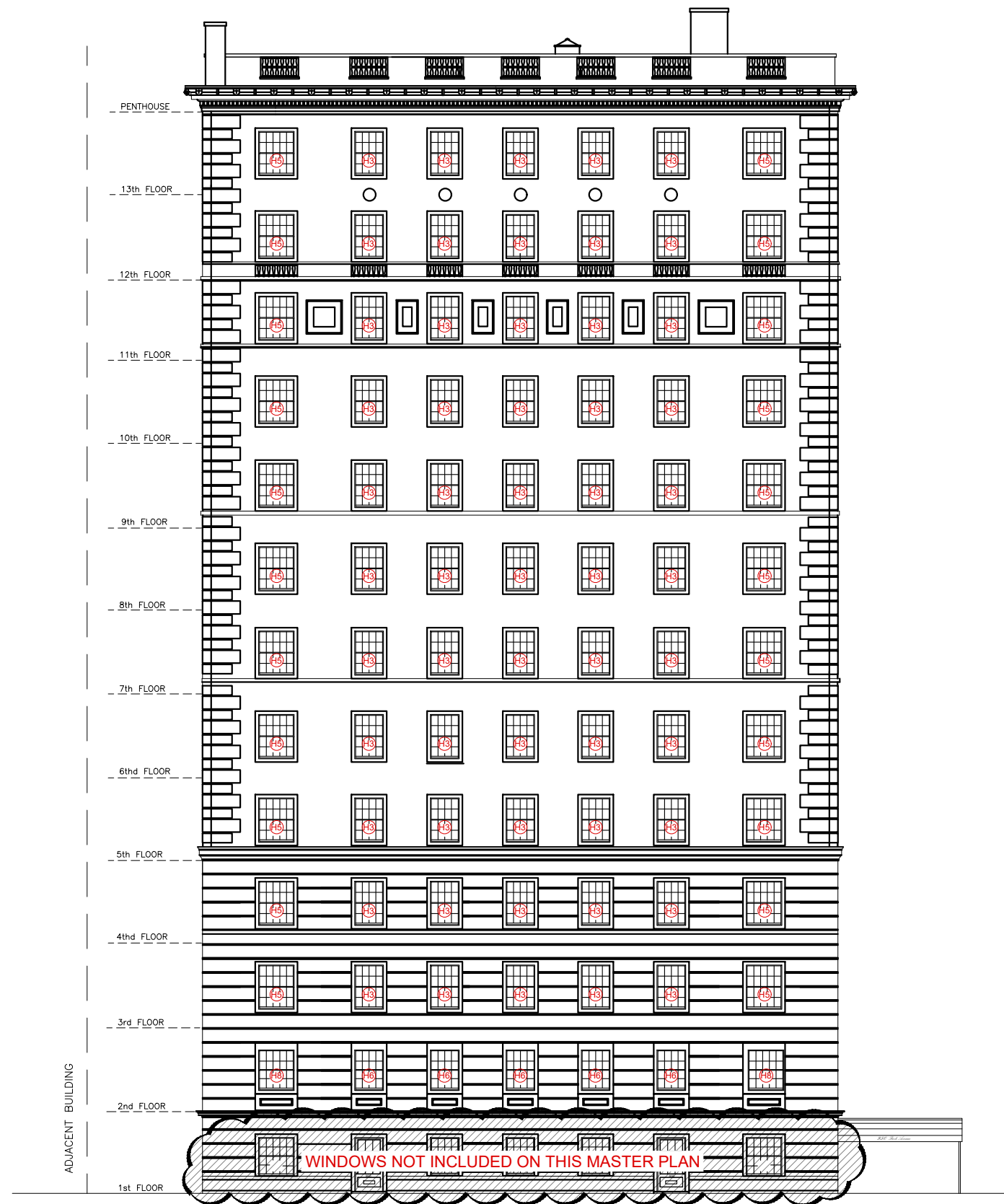
950 Park Avenue | North Elevation -(N1)

Scale: 1:20

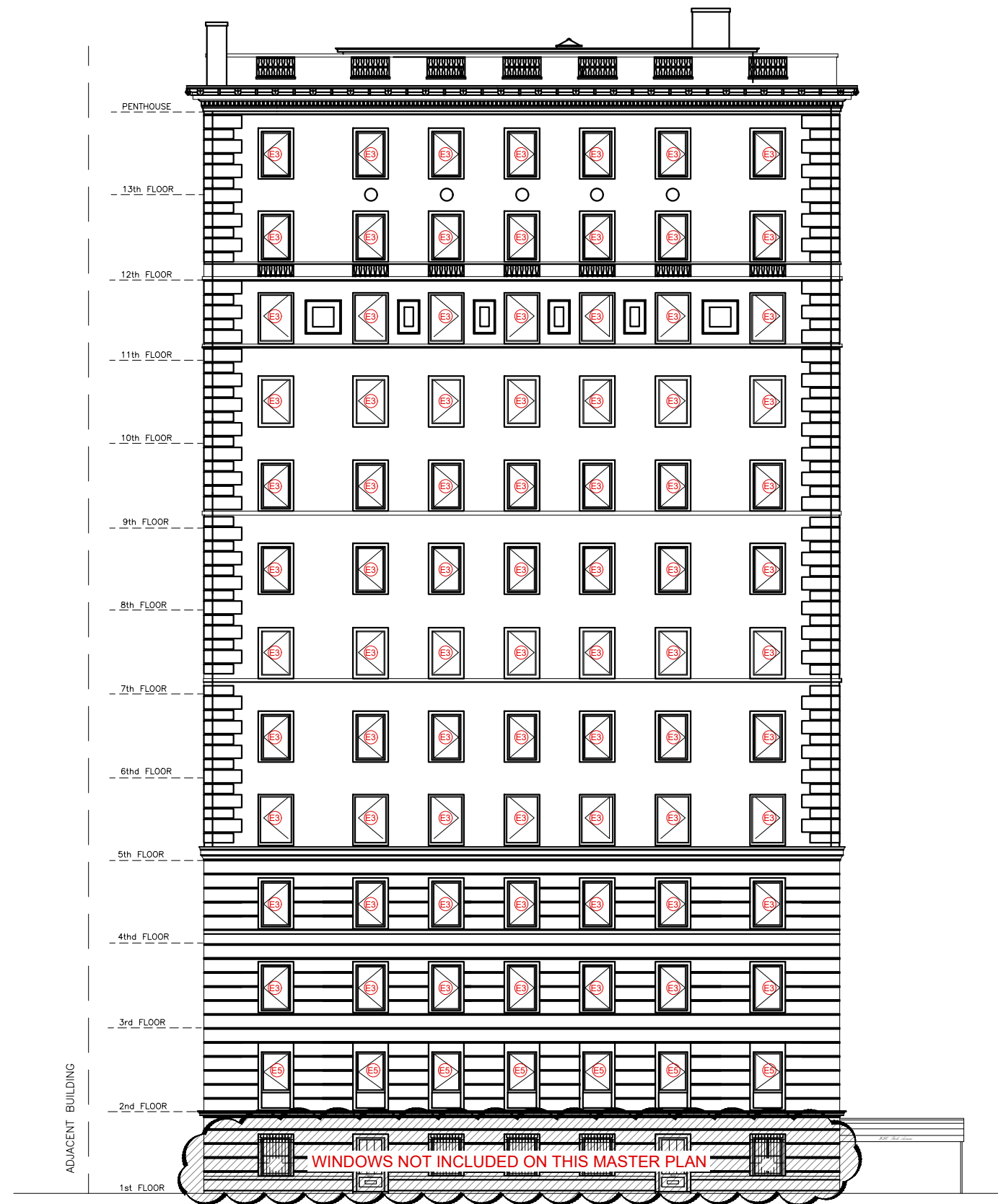
Proposed Master Plan 950 Park Avenue, Building

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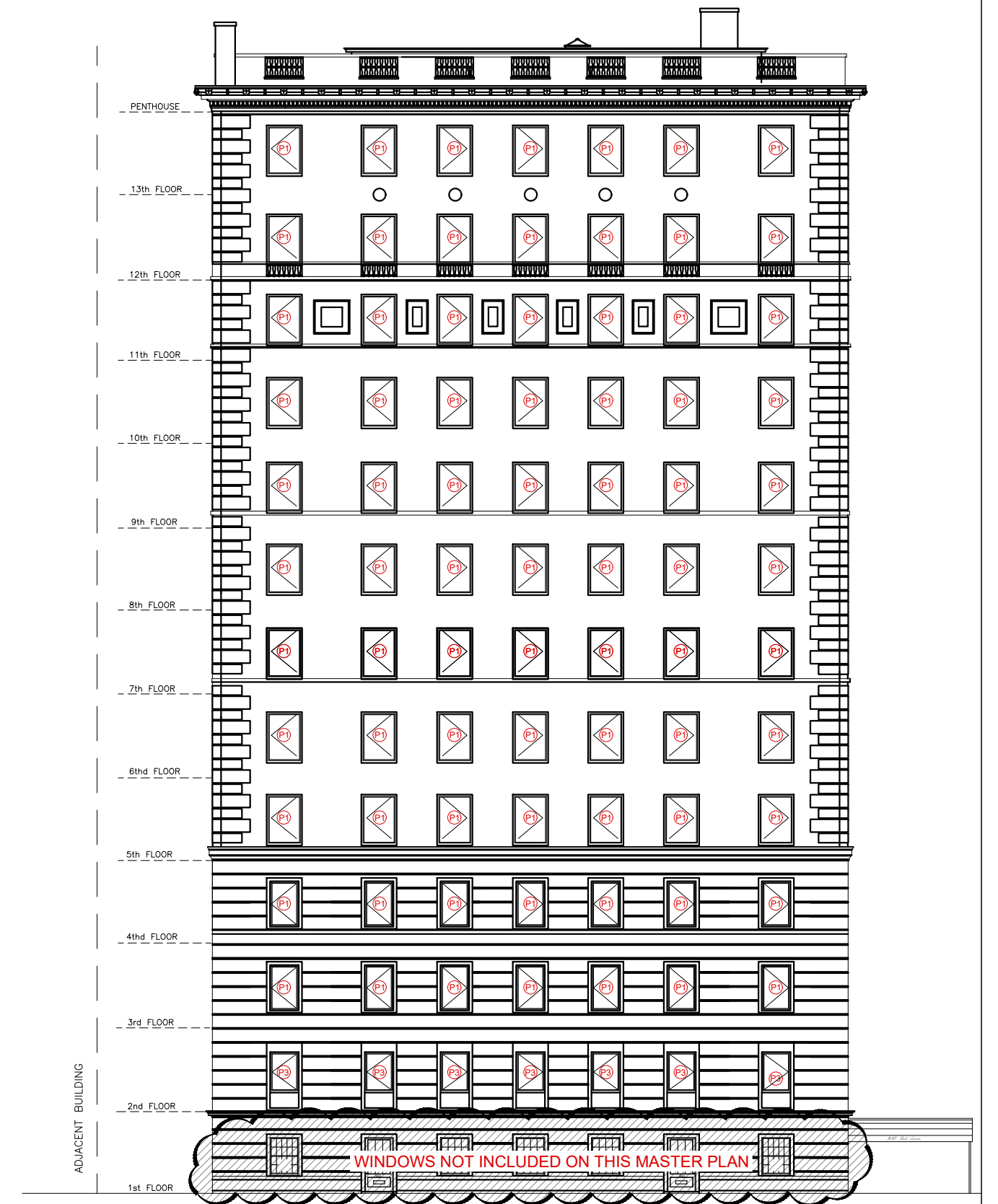




E1 East Elevation - Historic Building Elevation



E1 East Elevation - Existing Building Elevation



E1 East Elevation - Proposed Building Elevation

EL5

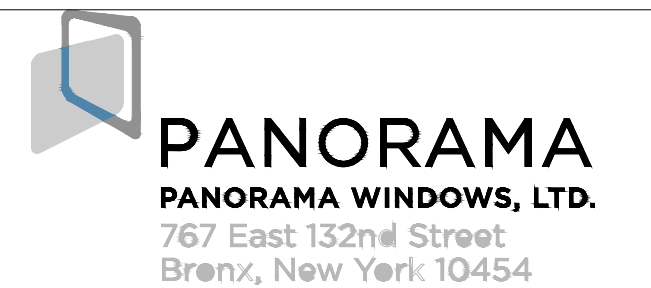


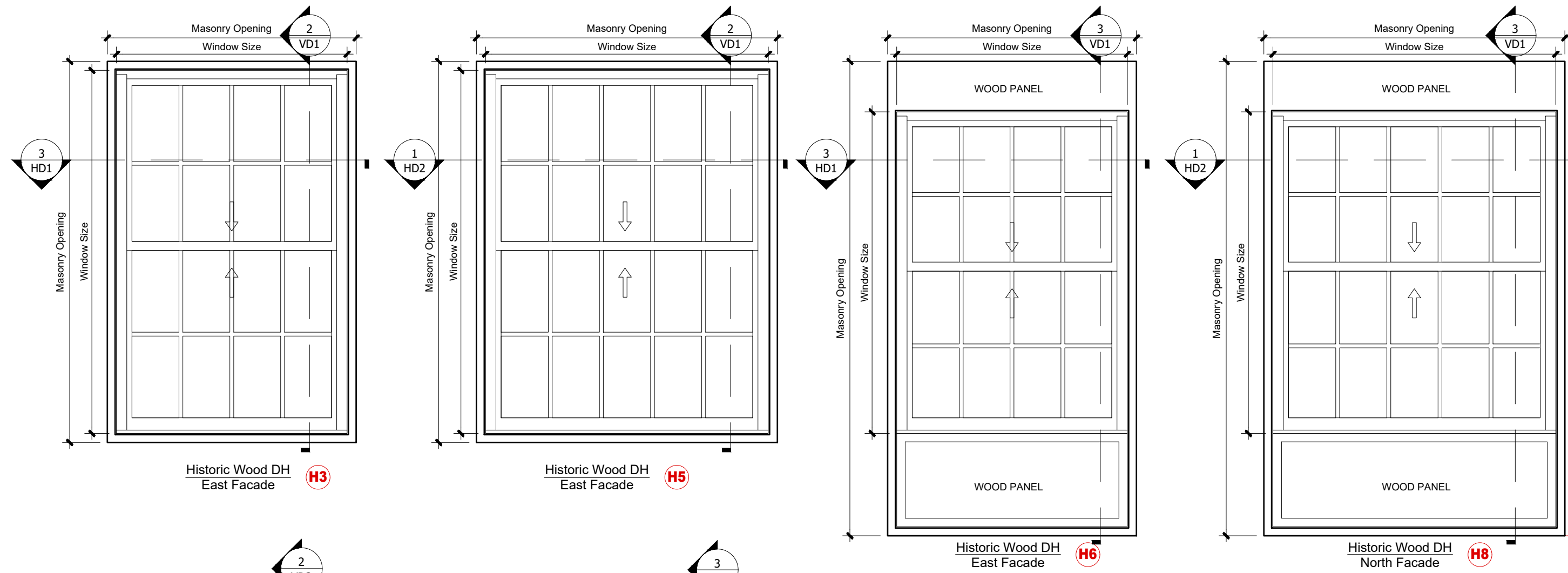
950 Park Avenue | East Elevation -(E1)

N.T.S.

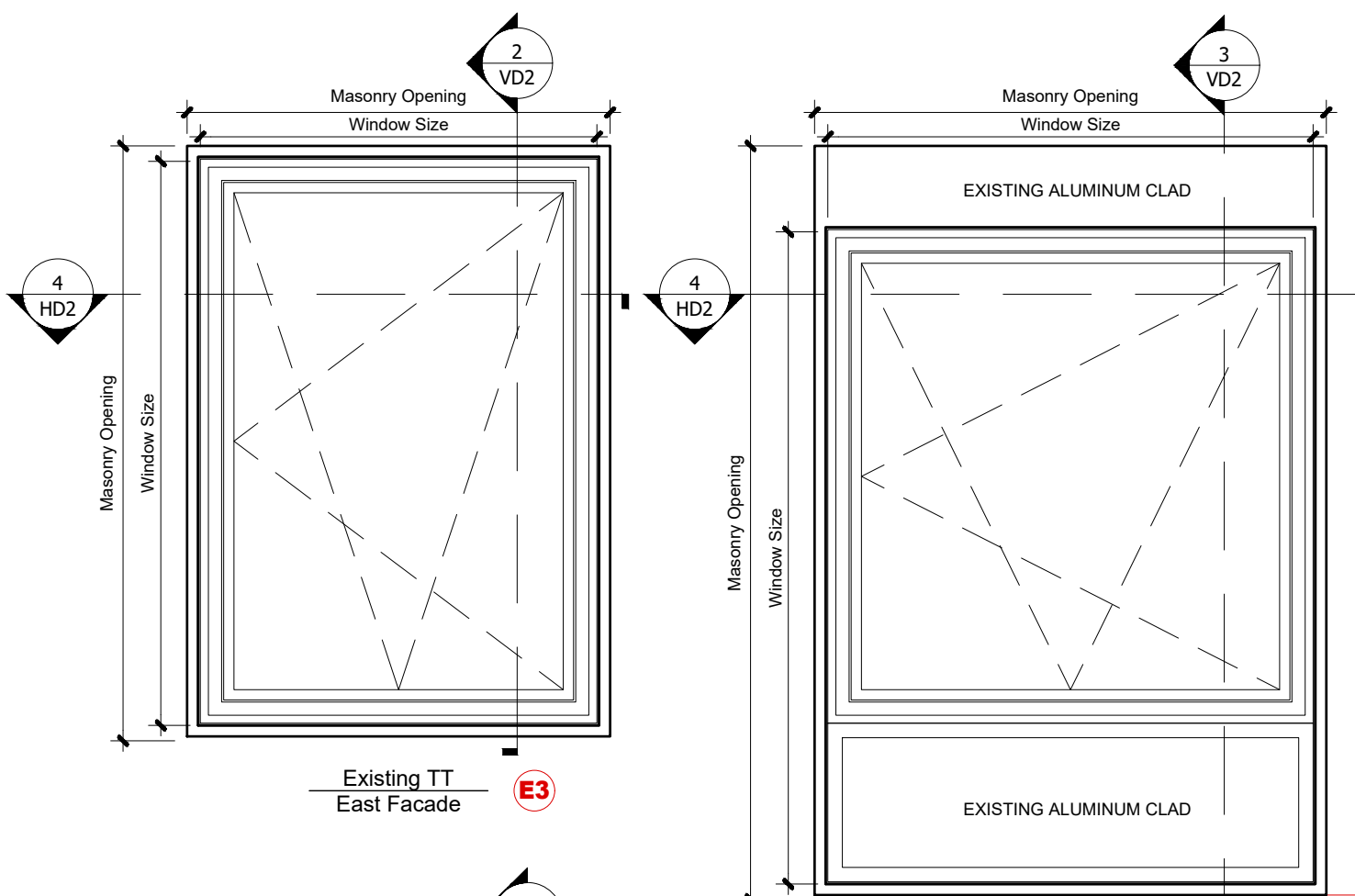
Proposed Master Plan 950 Park Avenue, Building

Drw. Jose Millan Date: 12/12/2018 Rev. 1





Historic Window Elevation

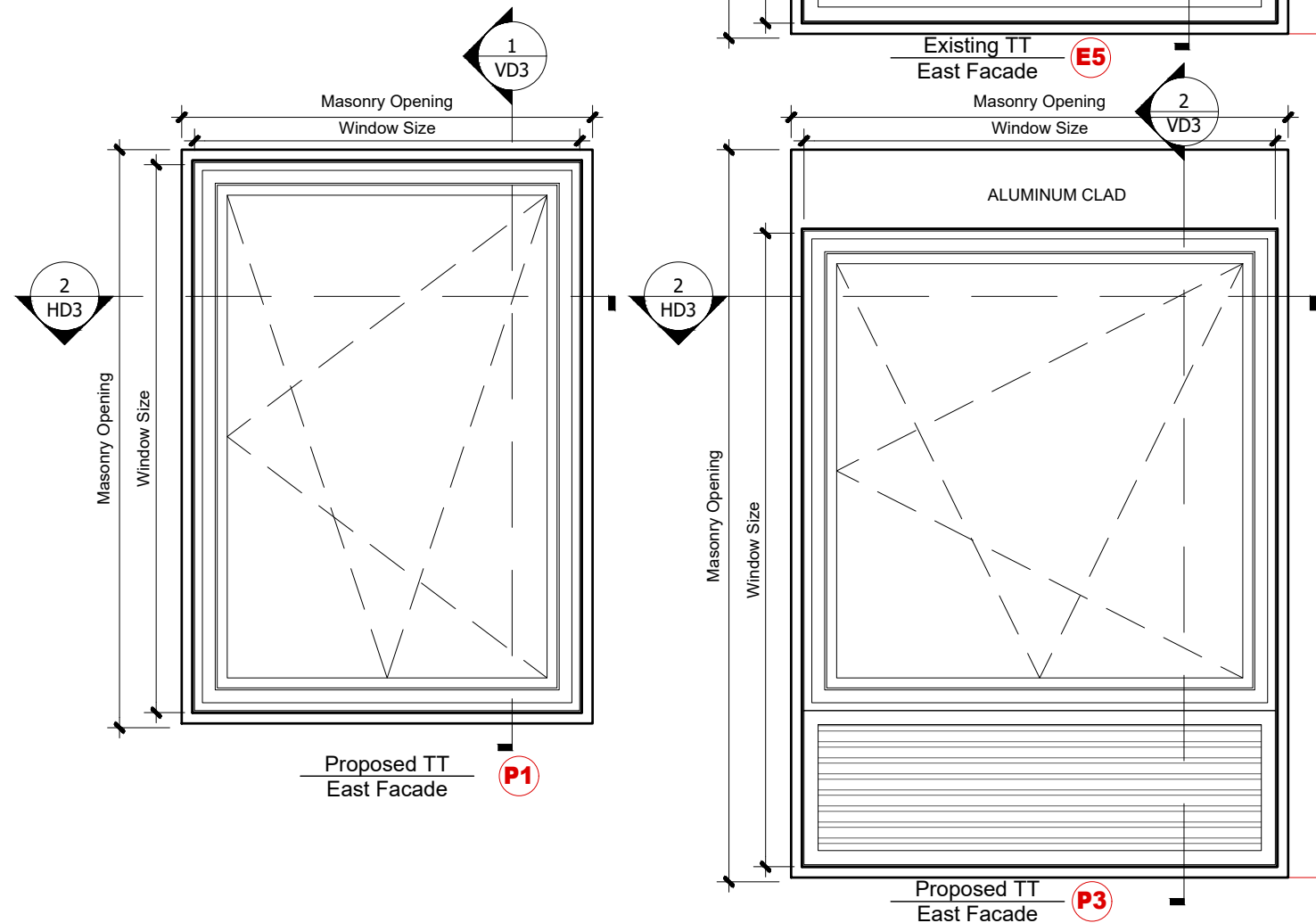


EXISTING WINDOW E3



EXISTING WINDOW E5

Existing Window Elevation



Proposed Window Elevation

EL6

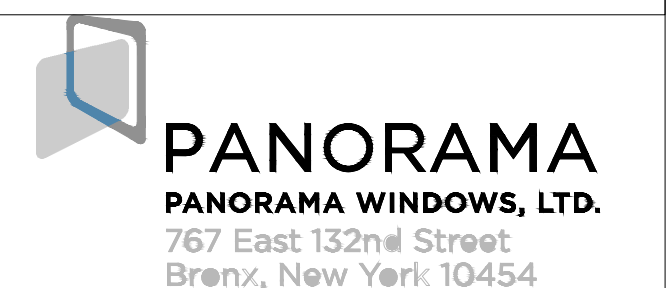


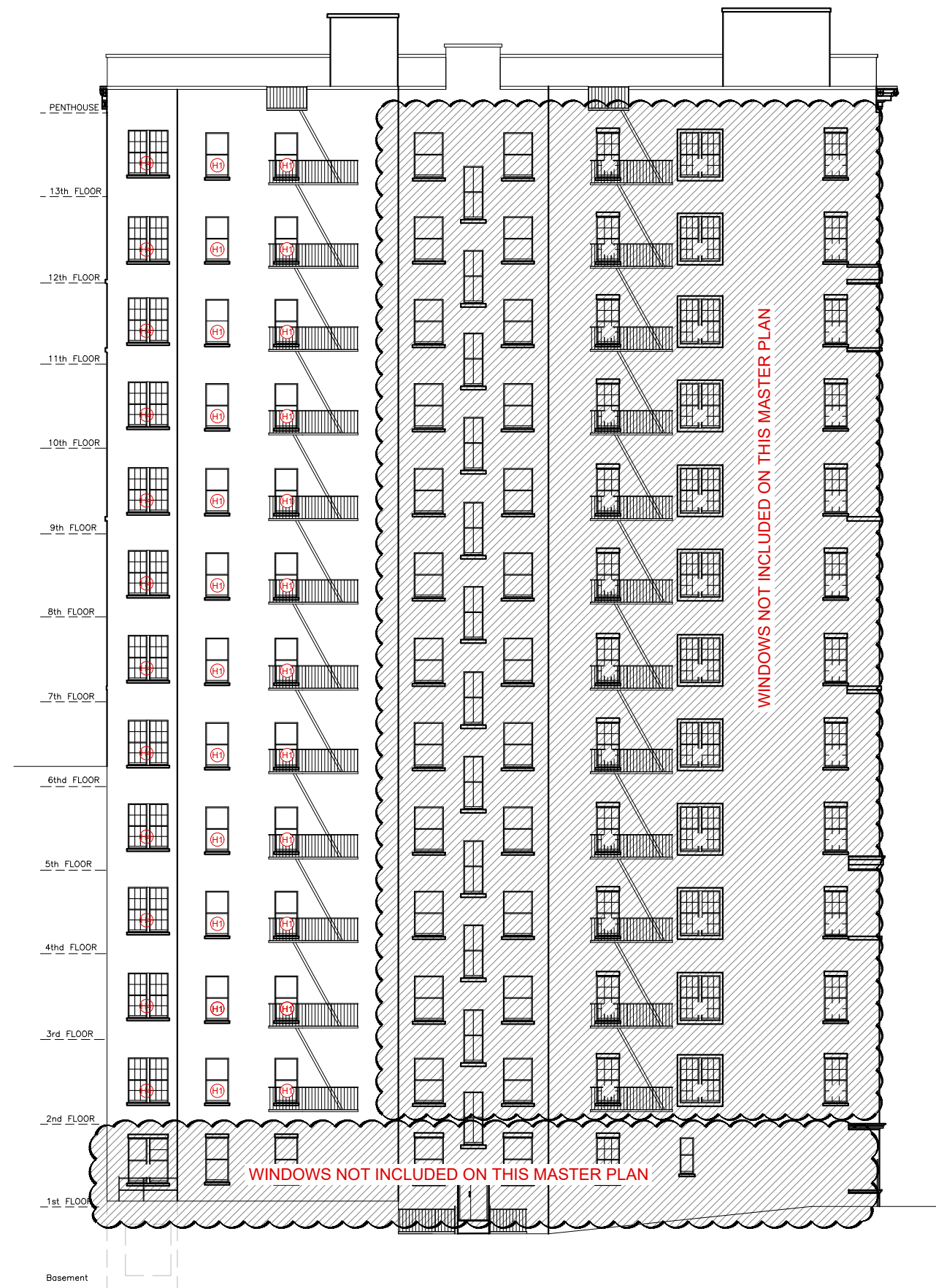
950 Park Avenue | East Elevation -(E1)

Scale: 1:20

Proposed Master Plan 950 Park Avenue, Building

Drw. Jose Millan Date: 12/12/2018 Rev. 1

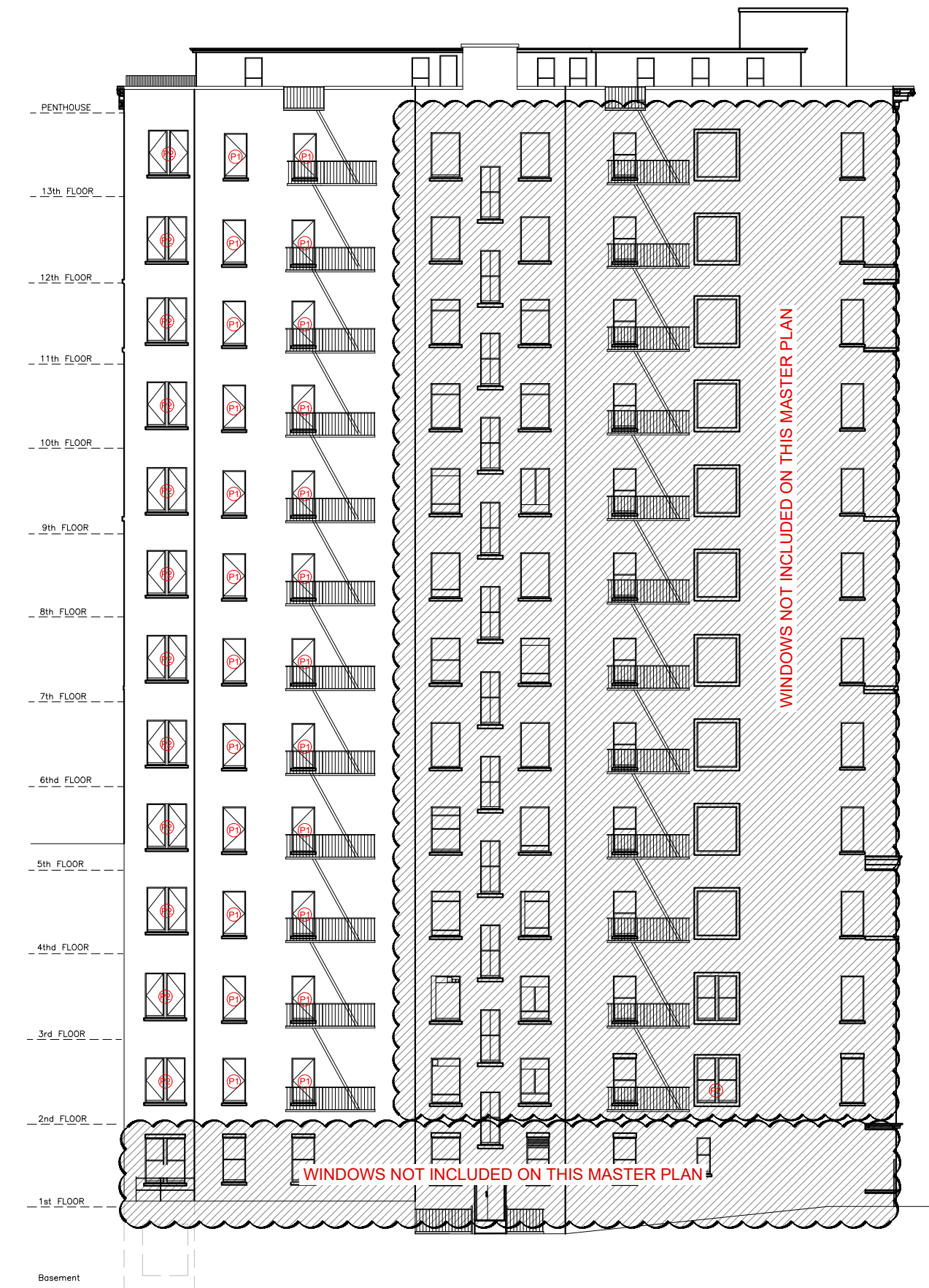




S1 South Elevation - Historic Building Elevation

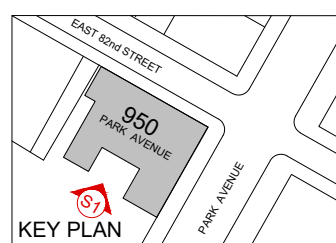


S1 South Elevation - Existing Building Elevation



S1 South Elevation - Proposed Building Elevation

EL7



KEY PLAN
NOT TO SCALE

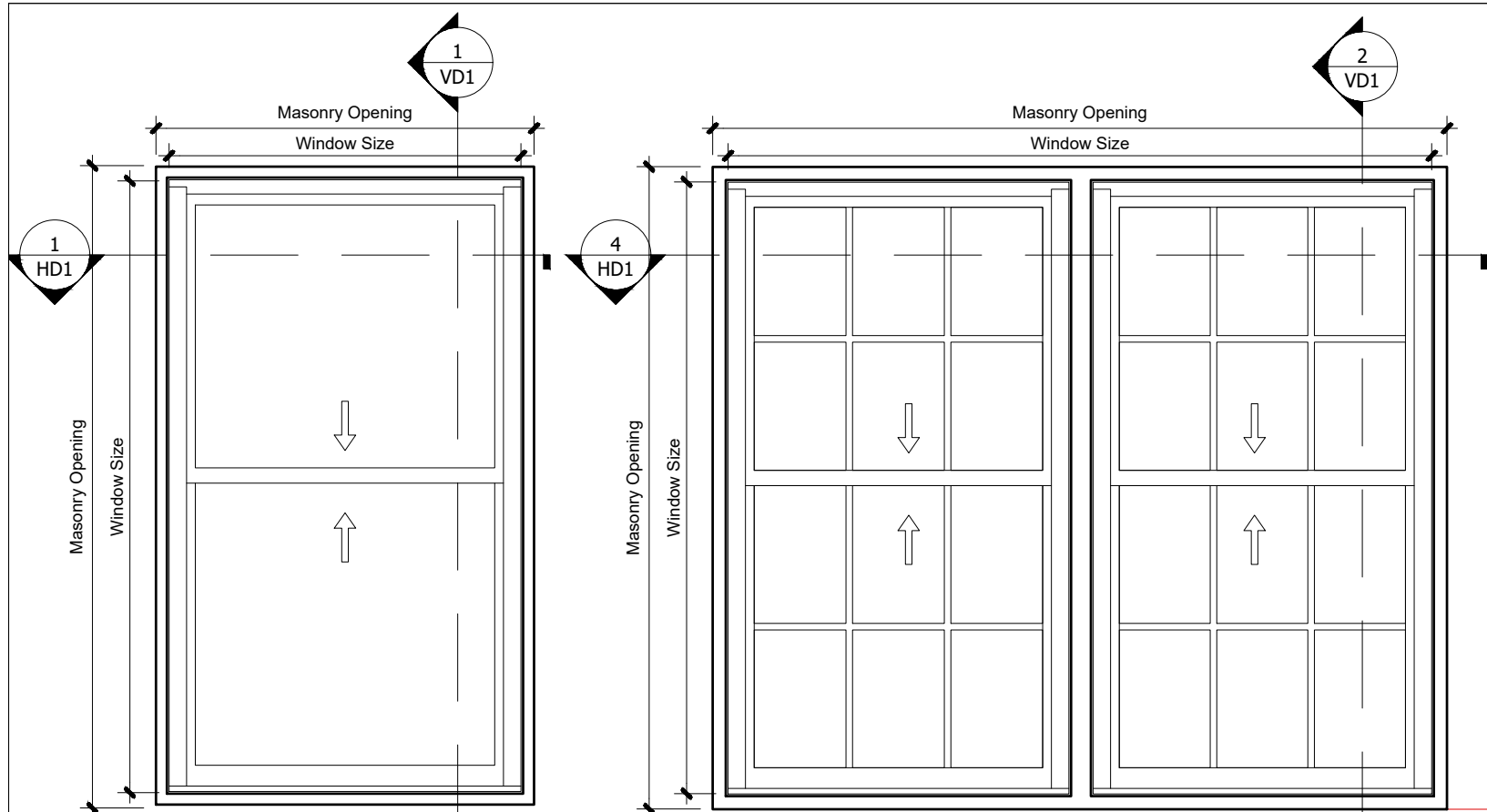
950 Park Avenue | South Elevation -(S1)

N.T.S.

Proposed Master Plan 950 Park Avenue, Building

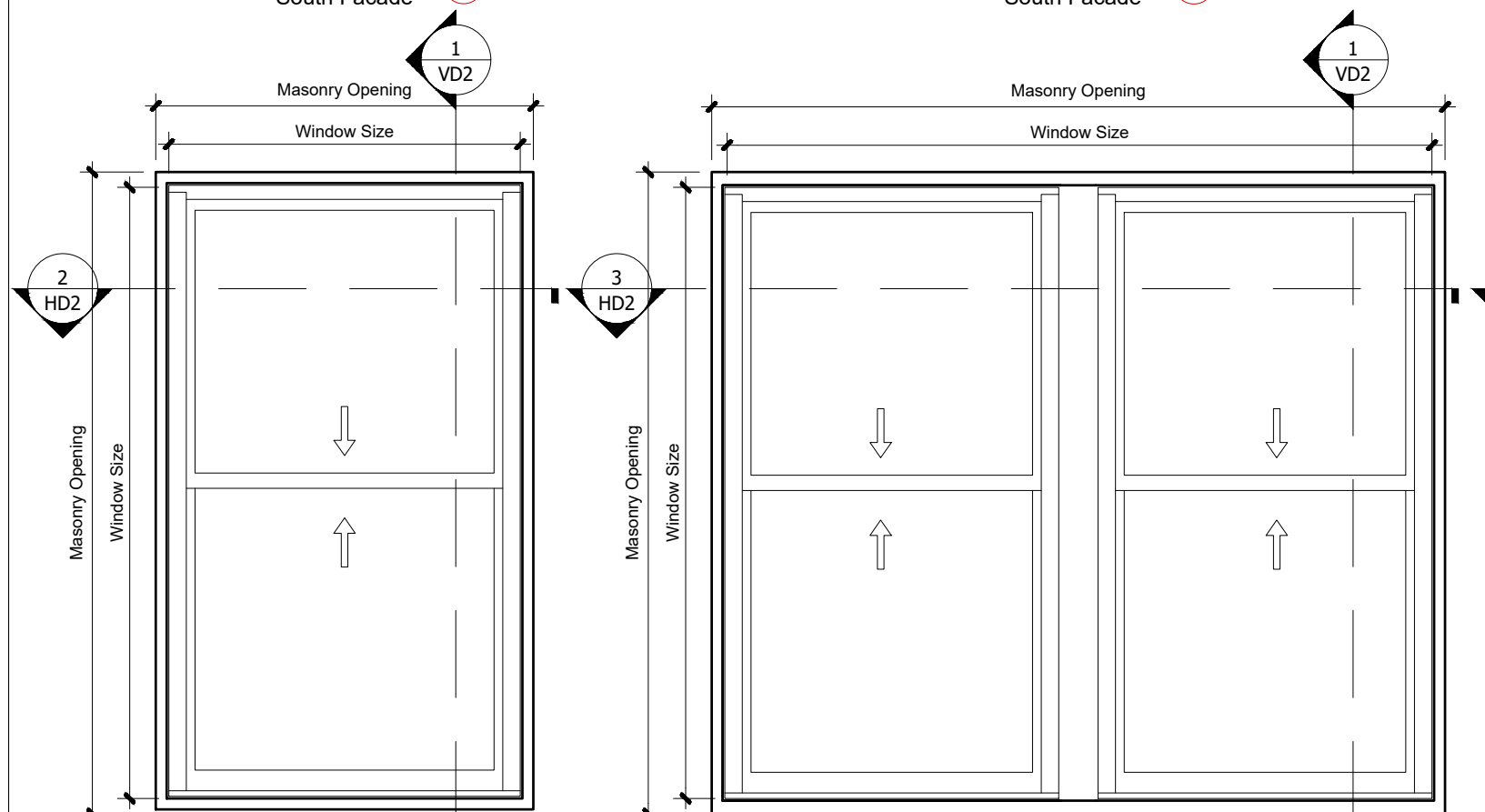
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Historic Wood DH
South Facade **H1**

Historic Wood DH
South Facade **H4**

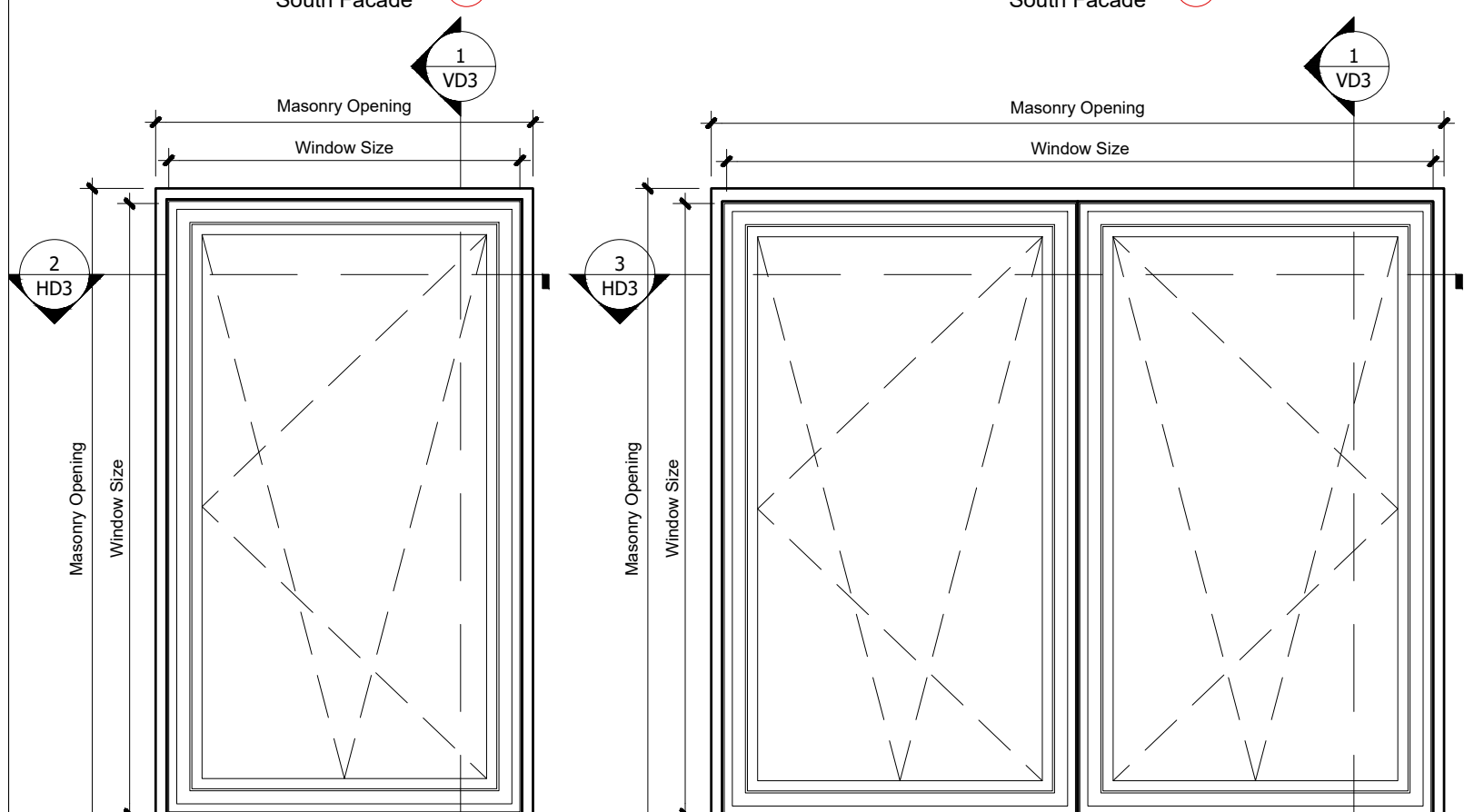


Existing DH
South Facade **E1**

Existing DH
South Facade **E2**

Existing TT
South Facade **E3**

Existing TT
South Facade **E4**



Proposed Tempest PDH
South Facade **P1**

Proposed Optimum TT
South Facade **P2**



EXISTING WINDOW **E1**



EXISTING WINDOW **E2**



EXISTING WINDOW **E3**



EXISTING WINDOW **E4**

Historic Window Elevation

Existing Window Elevation

Proposed Window Elevation

EL8



950 Park Avenue | South Elevation -(S1)

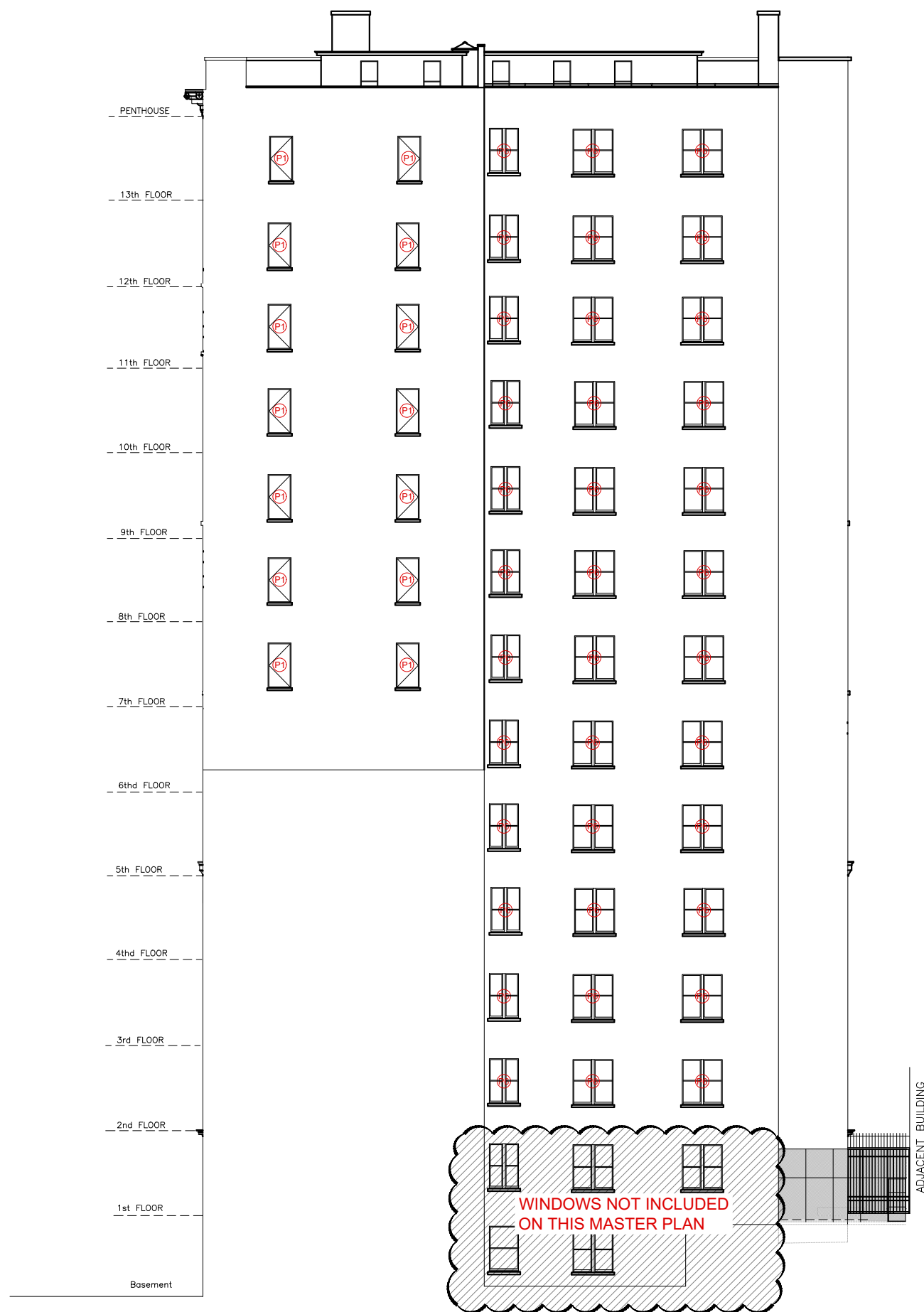
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Proposed Master Plan
950 Park Avenue, Building

Drw. Jose Millan Date: 12/12/2018 Rev. 1



Sheet 14 of 21

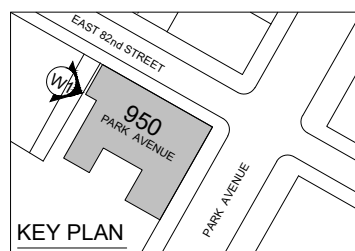


W1 West Elevation - Proposed Building Elevation
(Alternate Tempest DH Windows Layout)



S1 South Elevation - Proposed Building Elevation
(Alternate Tempest DH Windows Layout)

ALT



950 Park Avenue | West / South Elevation -(W1) (Alternate Tempest DH Windows)

N.T.S.

Proposed Master Plan 950 Park Avenue, Building

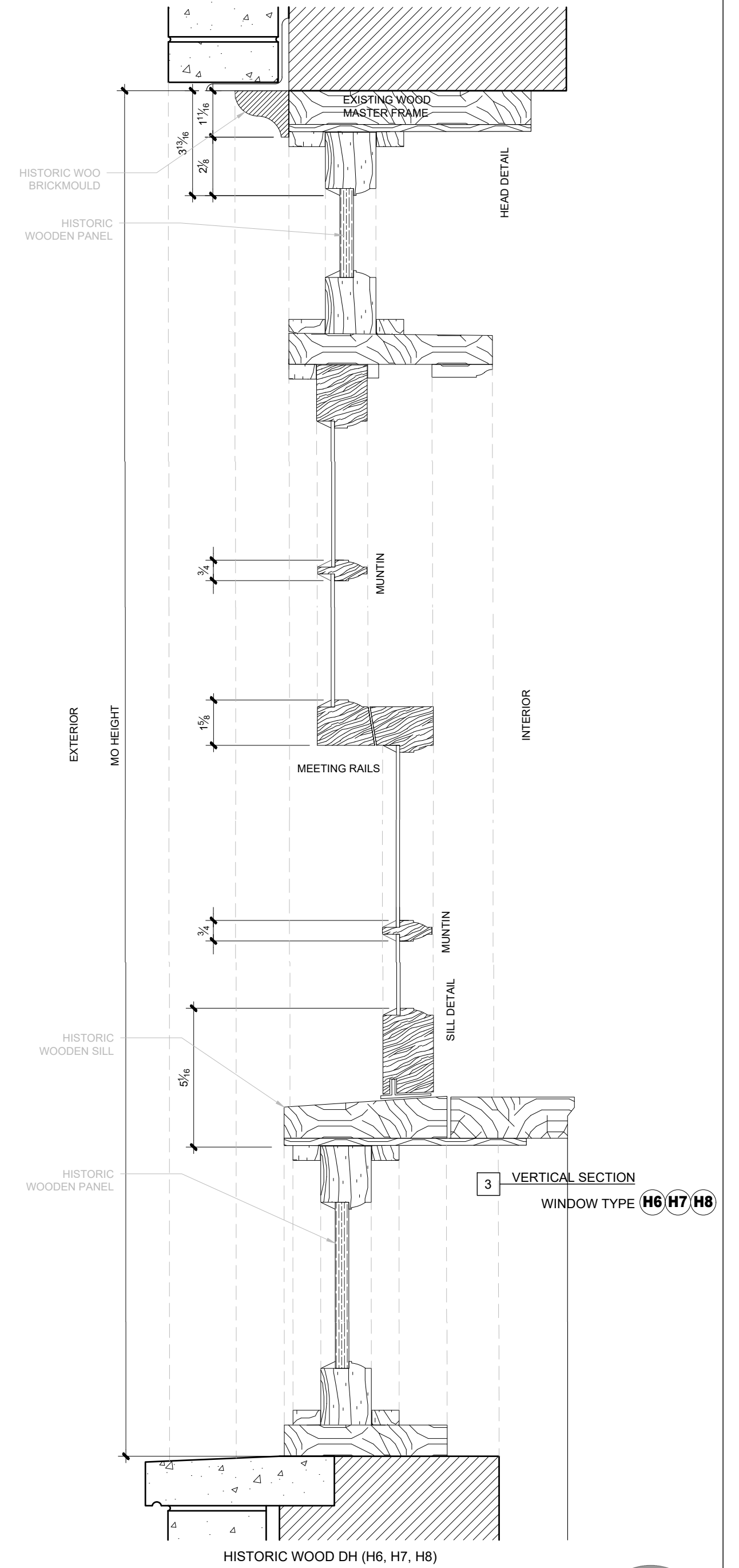
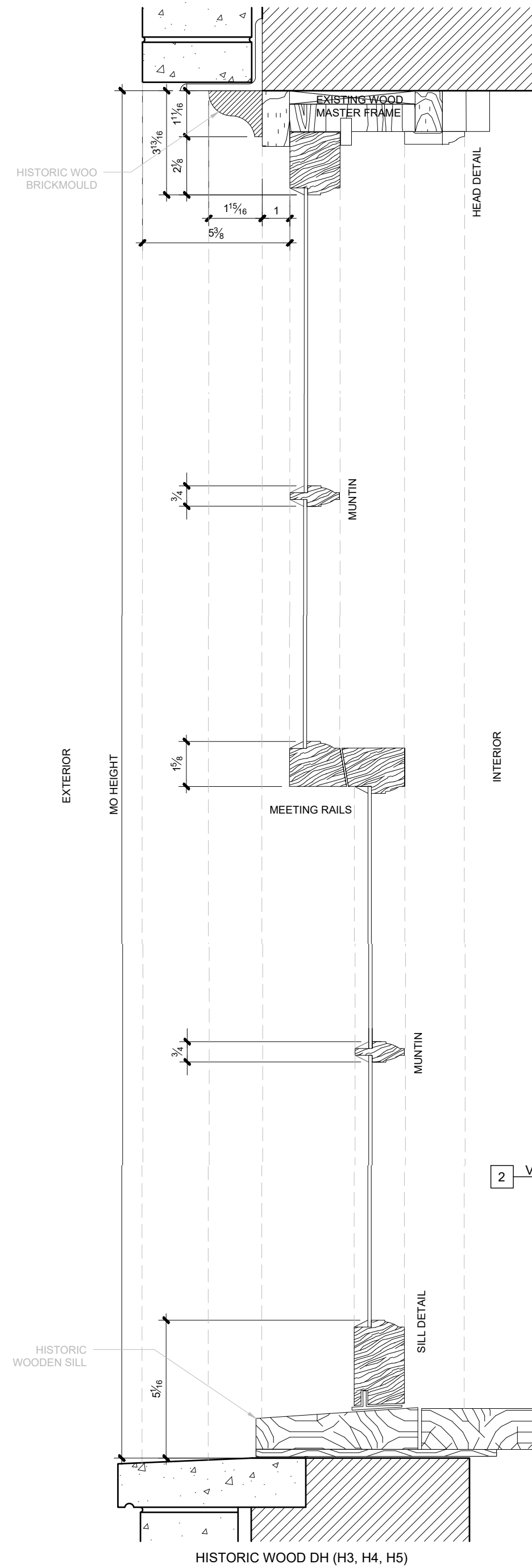
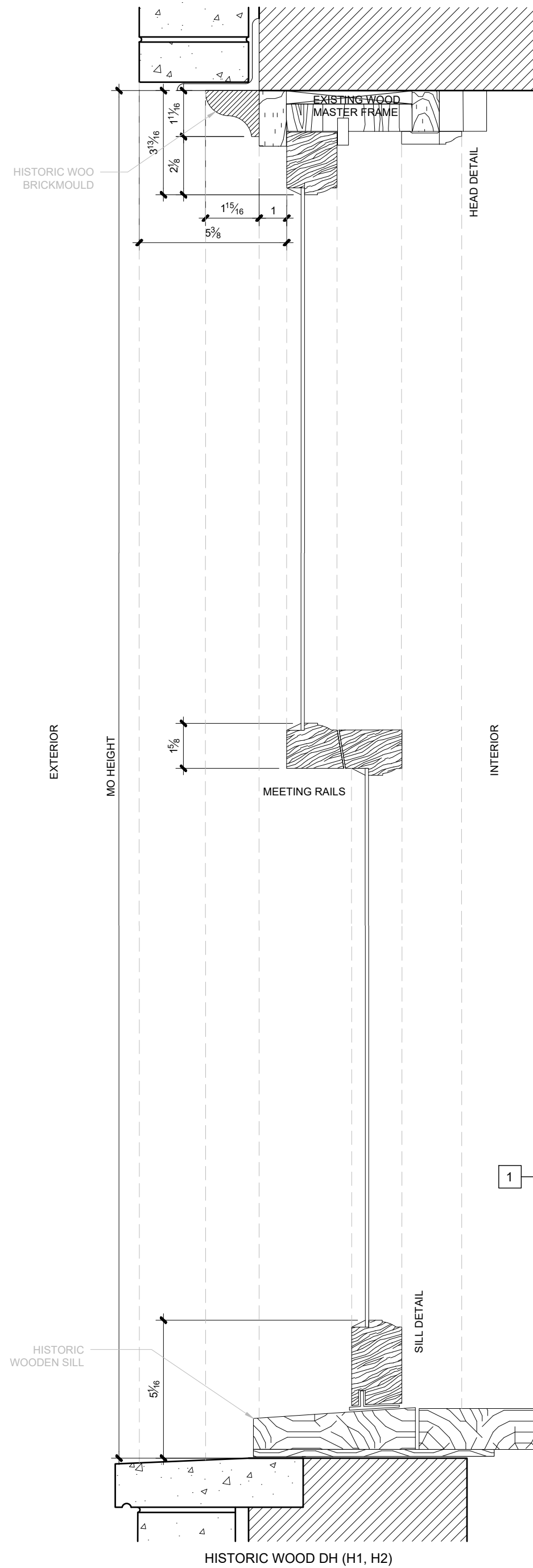
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950 Park Avenue | Historic Window Section Details

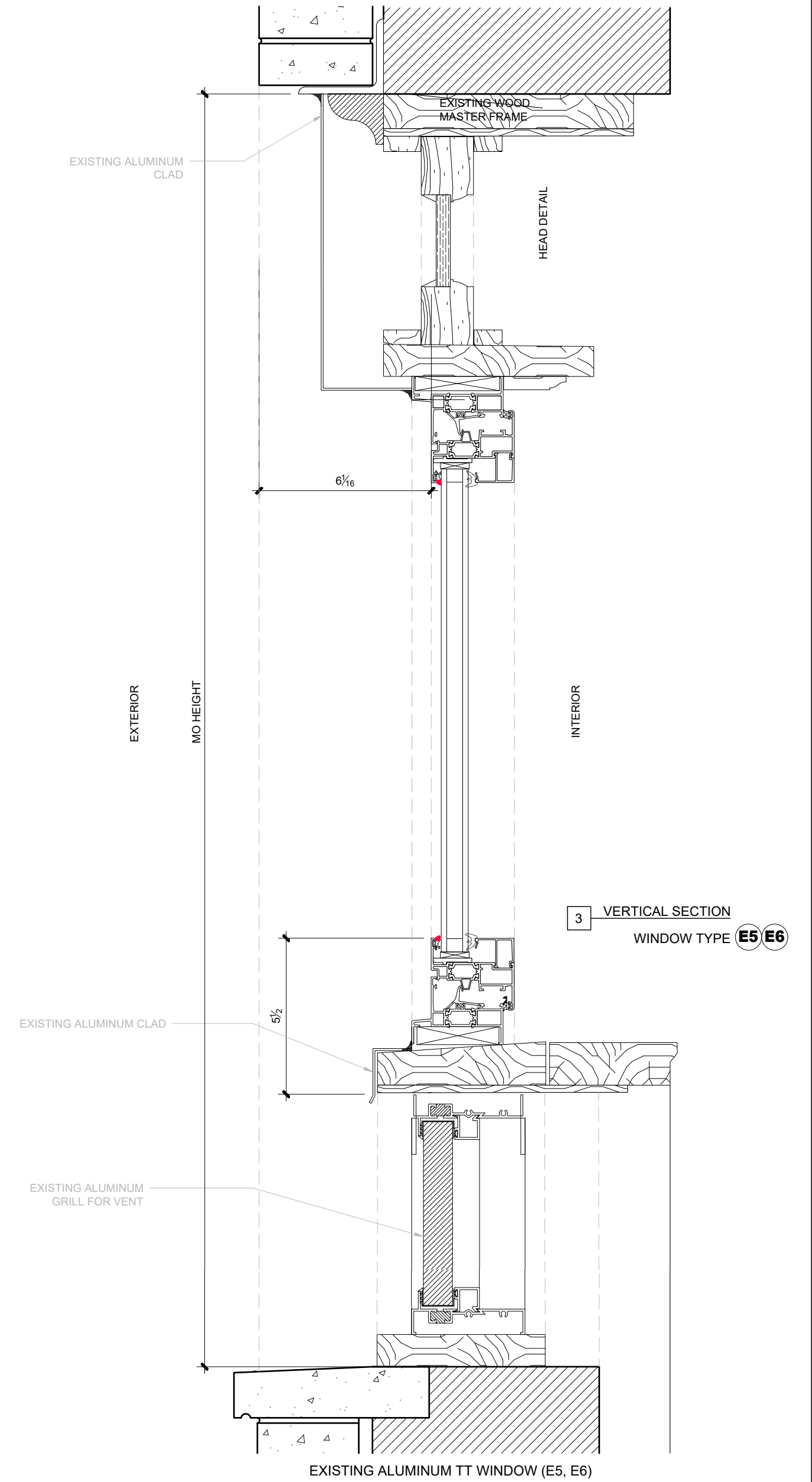
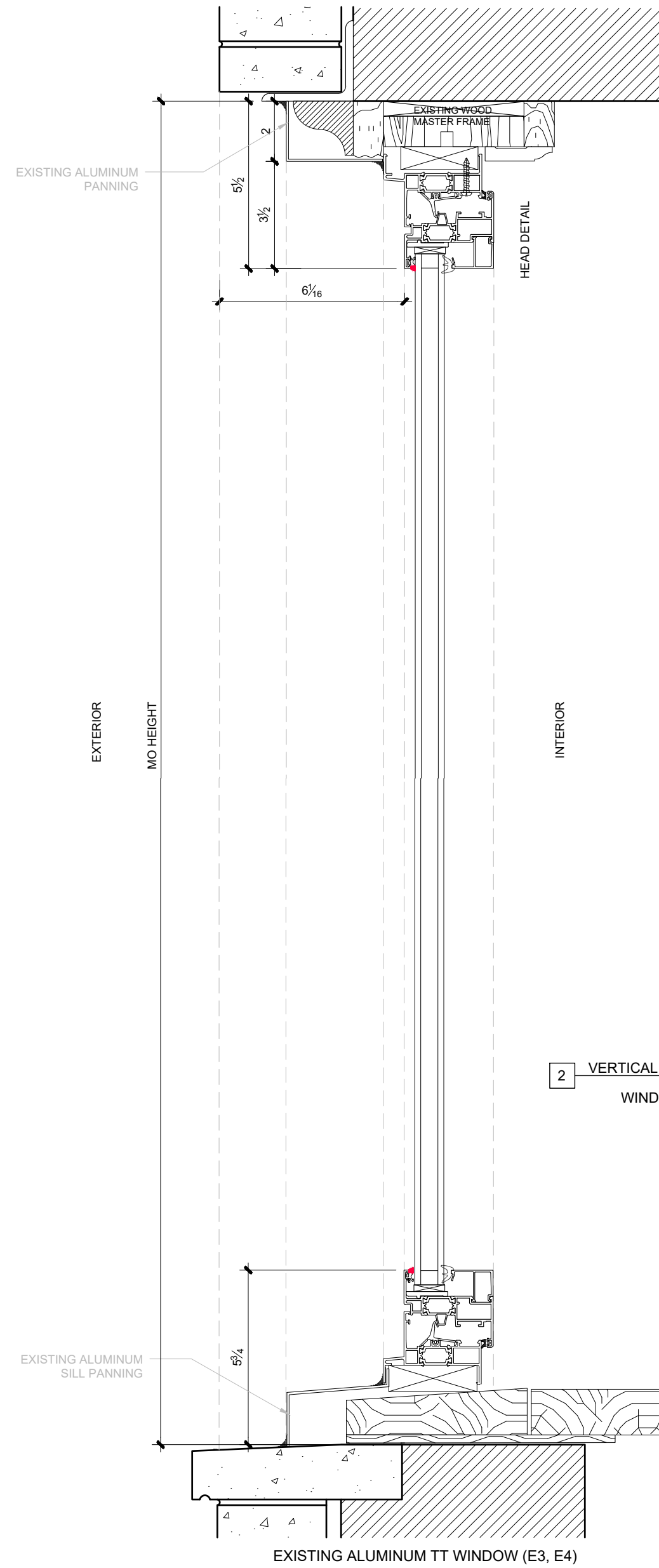
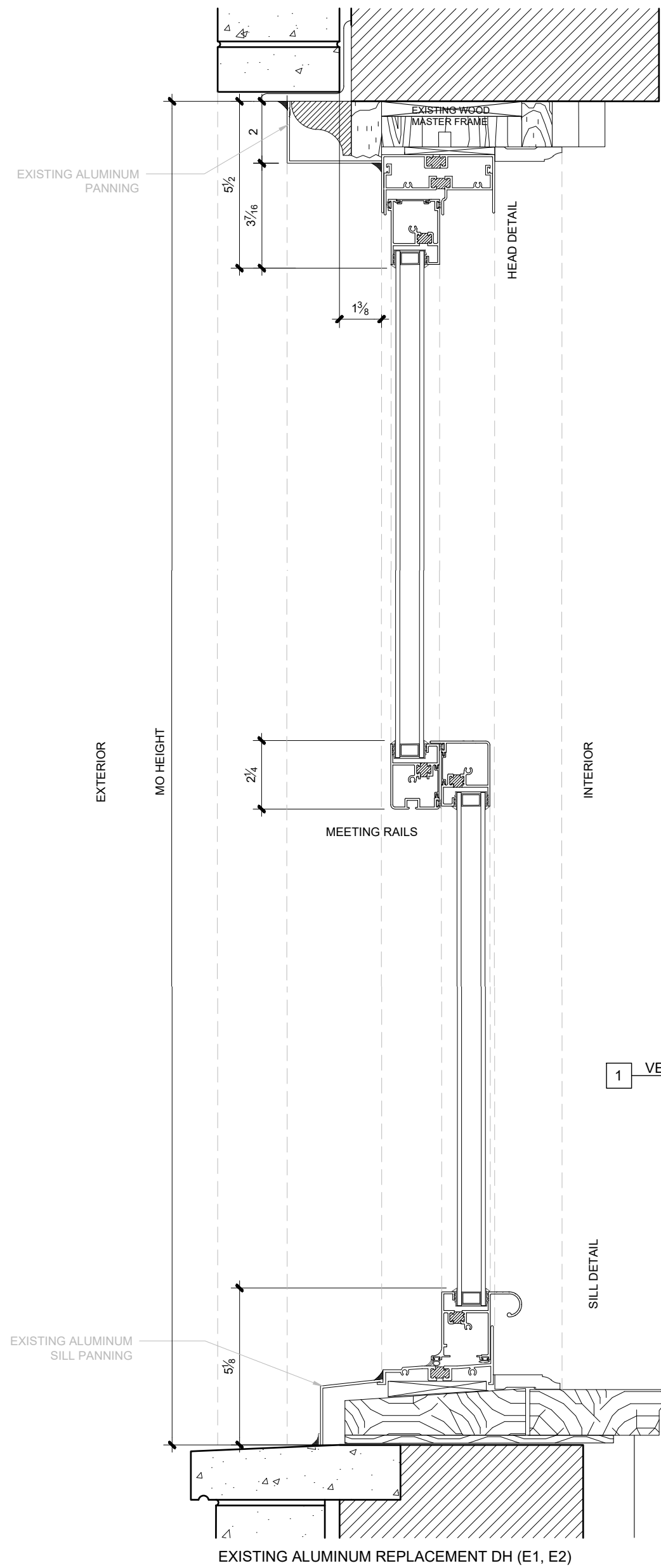
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Proposed Master Plan
950 Park Avenue, Building

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EL4

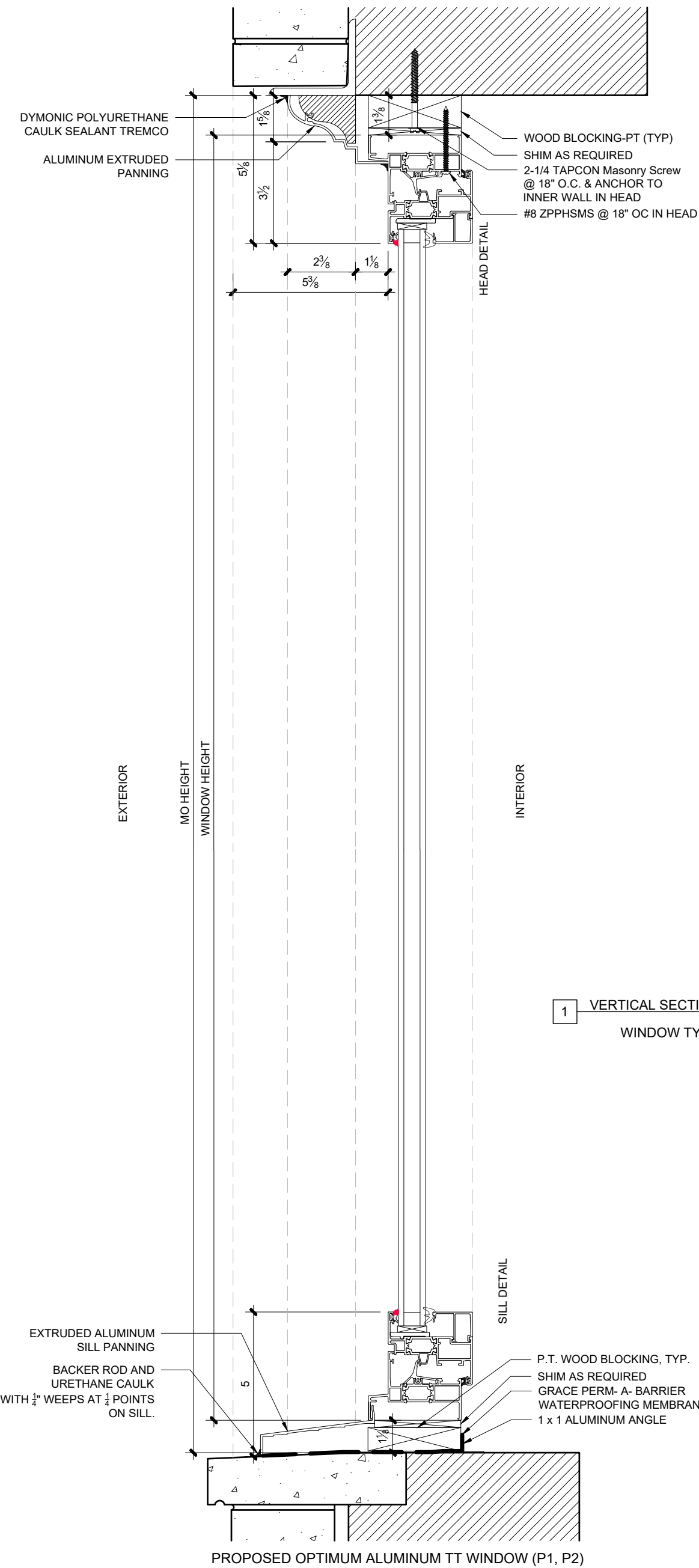


950 Park Avenue | Existing Window Section Details

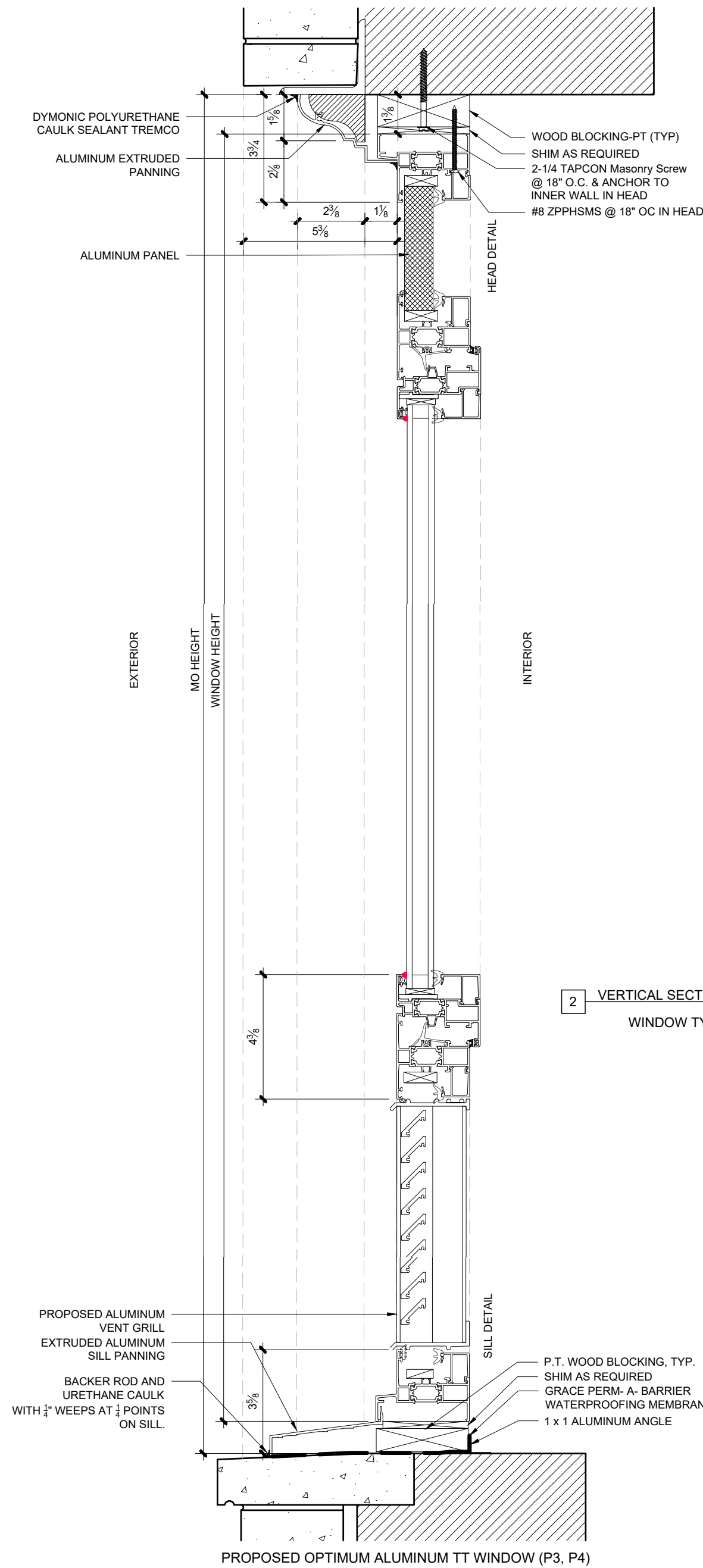
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Proposed Master Plan 950 Park Avenue, Building

Drw. Jose Millan Date: 12/12/2018 Rev. 1



1 VERTICAL SECTION
WINDOW TYPE (P1/P2)



2 VERTICAL SECTION
WINDOW TYPE (P3/P4)

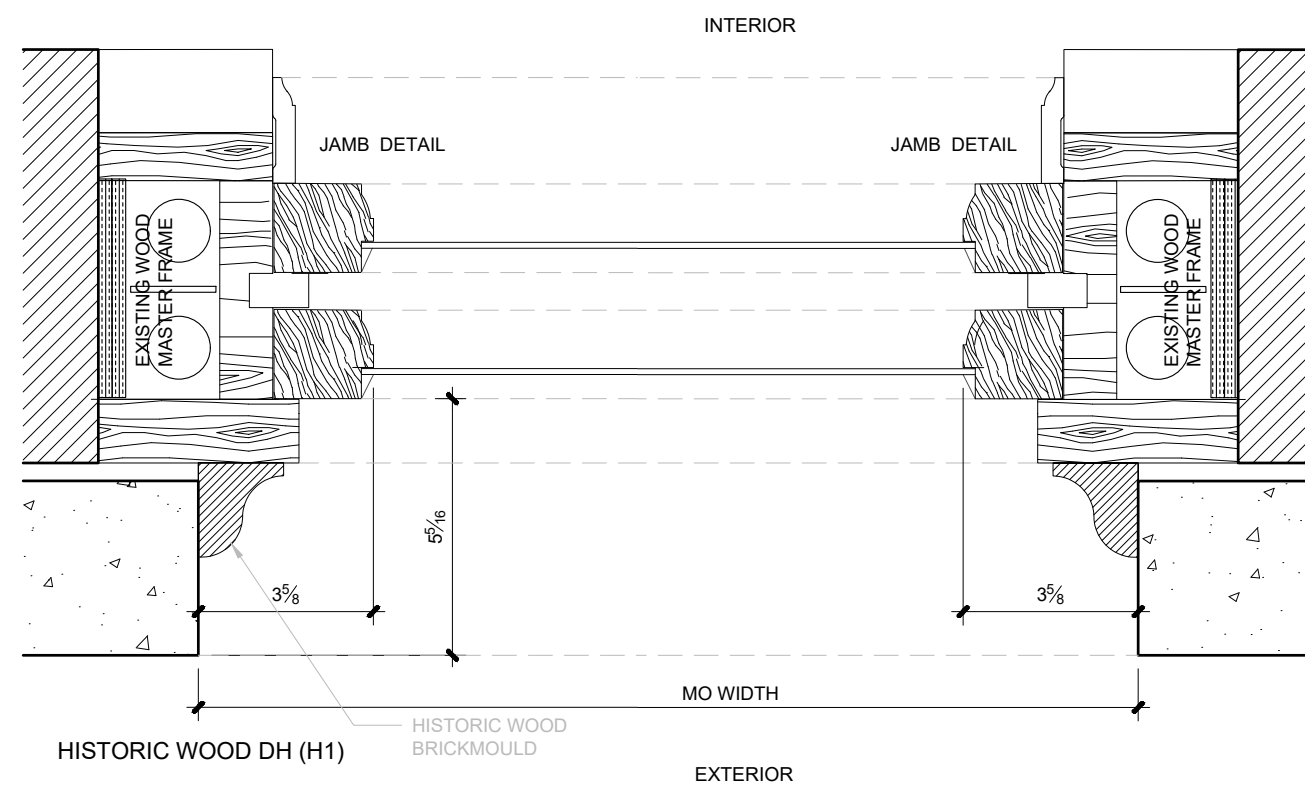


950 Park Avenue | Proposed Window Section Details

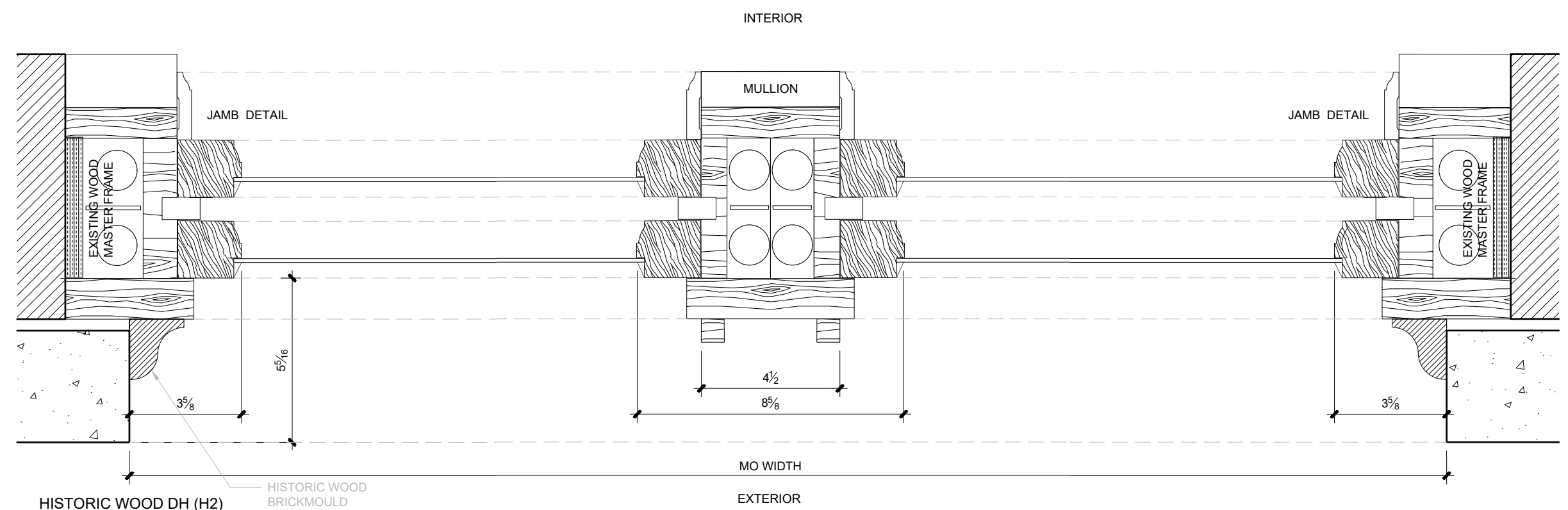
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Proposed Master Plan 950 Park Avenue, Building

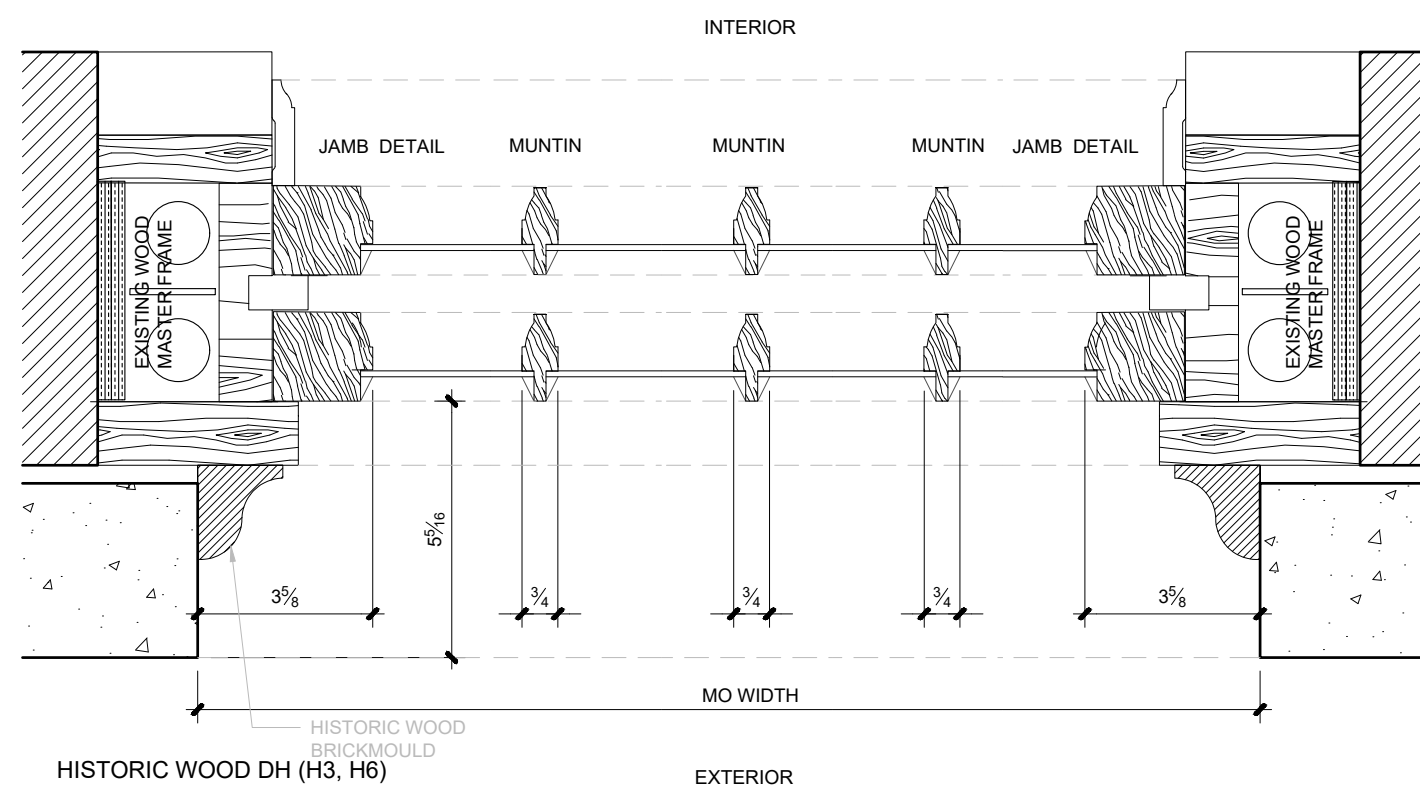
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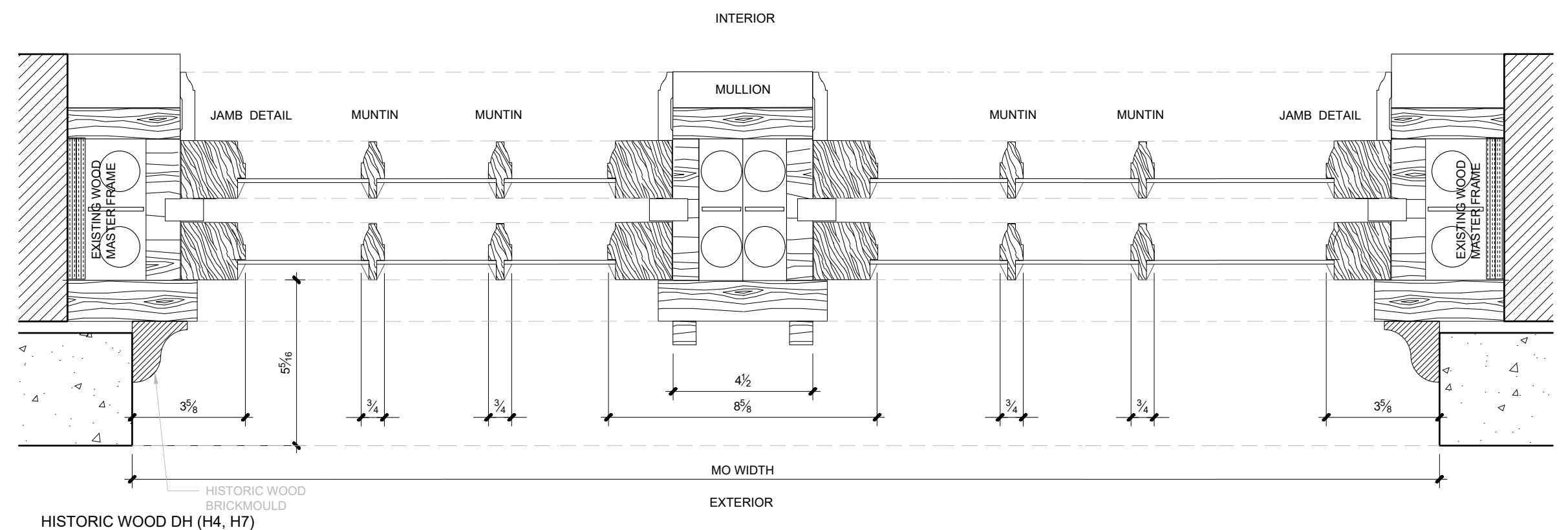
1 HORIZONTAL SECTION
WINDOW TYPE (H1)



2 HORIZONTAL SECTION
WINDOW TYPE (H2)



3 HORIZONTAL SECTION
WINDOW TYPE (H3/H6)



4 HORIZONTAL SECTION
WINDOW TYPE (H4/H7)



950 Park Avenue | Historic Window Section Details

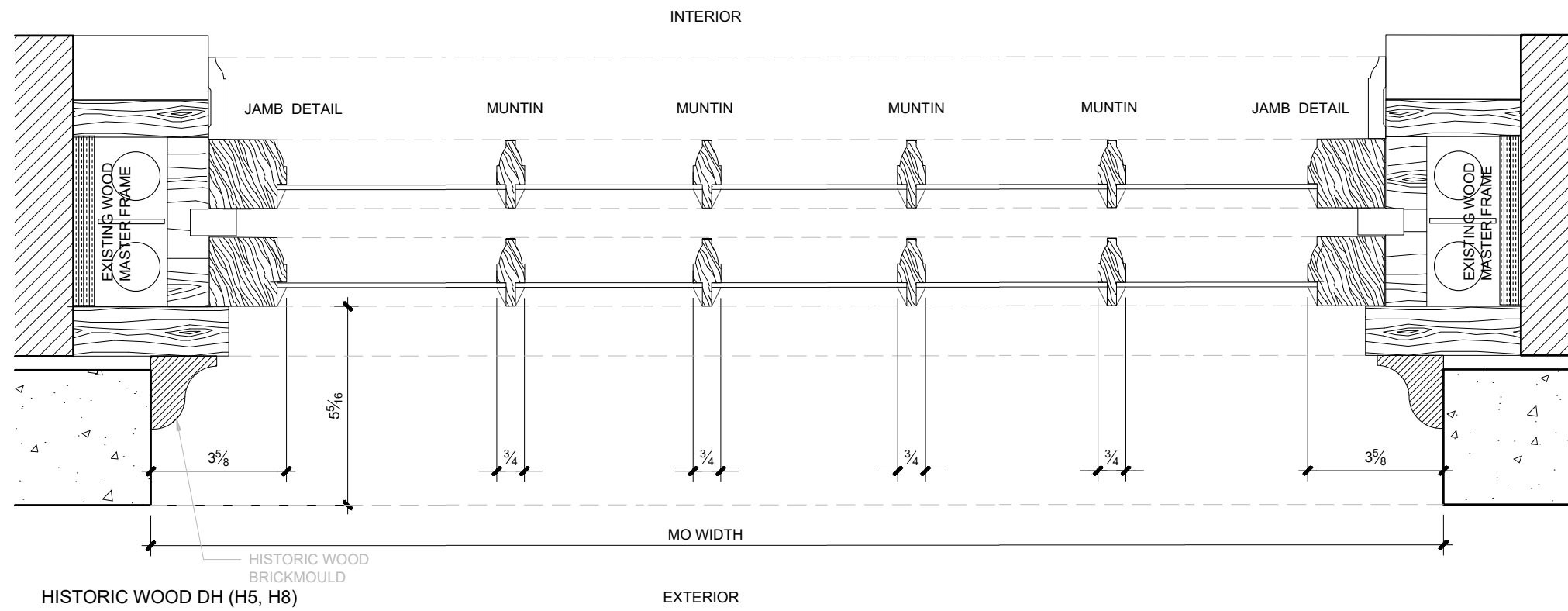
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Proposed Master Plan 950 Park Avenue, Building

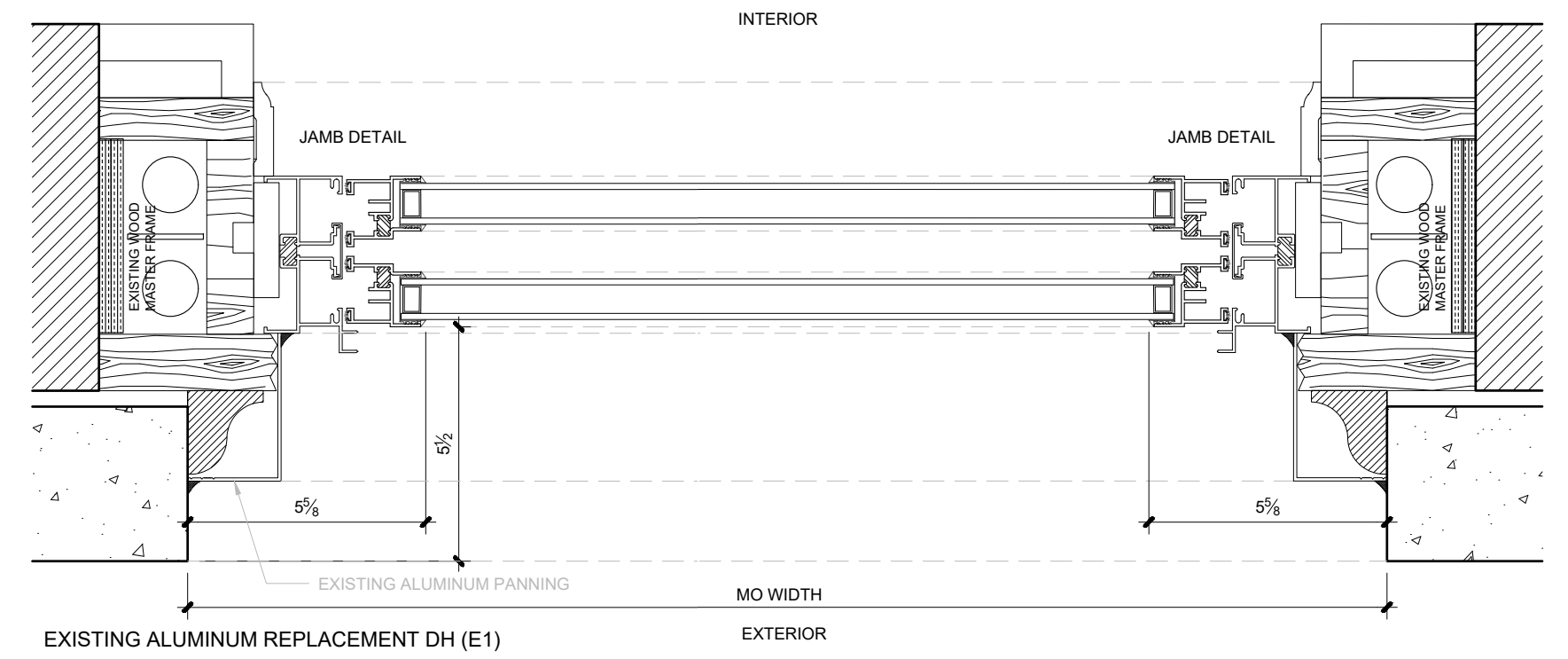
Drw. Jose Millan Date: 12/12/2018 Rev. 1



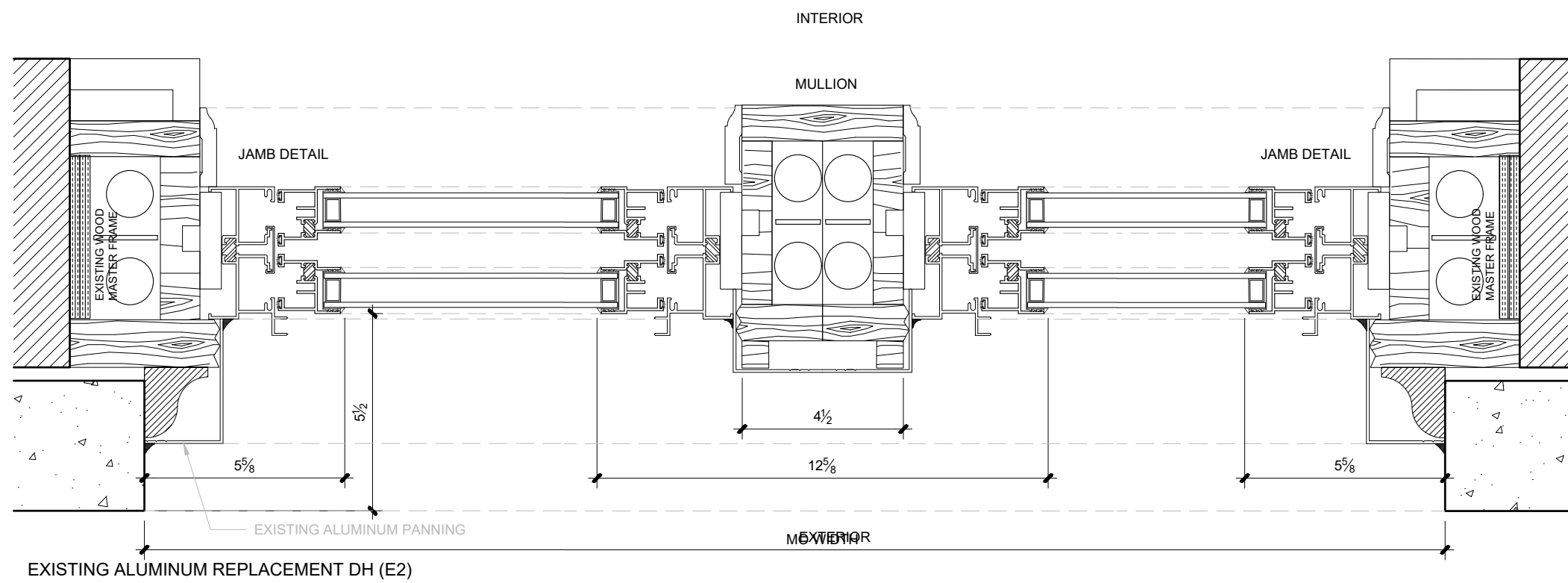
EL4



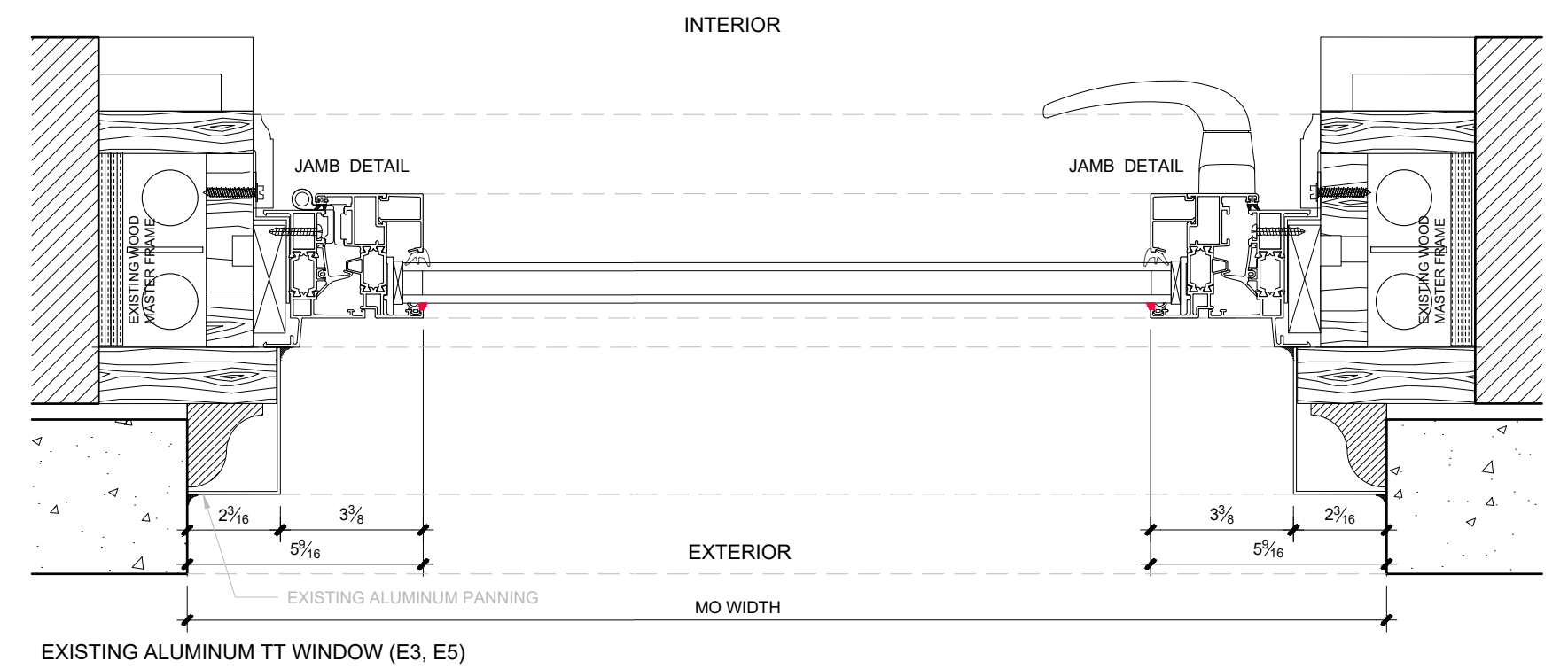
1 VERTICAL SECTION
WINDOW TYPE **H5/H8**



2 VERTICAL SECTION
WINDOW TYPE **E1**



3 VERTICAL SECTION
WINDOW TYPE **E2**



4 VERTICAL SECTION
WINDOW TYPE **E3/E5**



950 Park Avenue | Existing Window Section Details

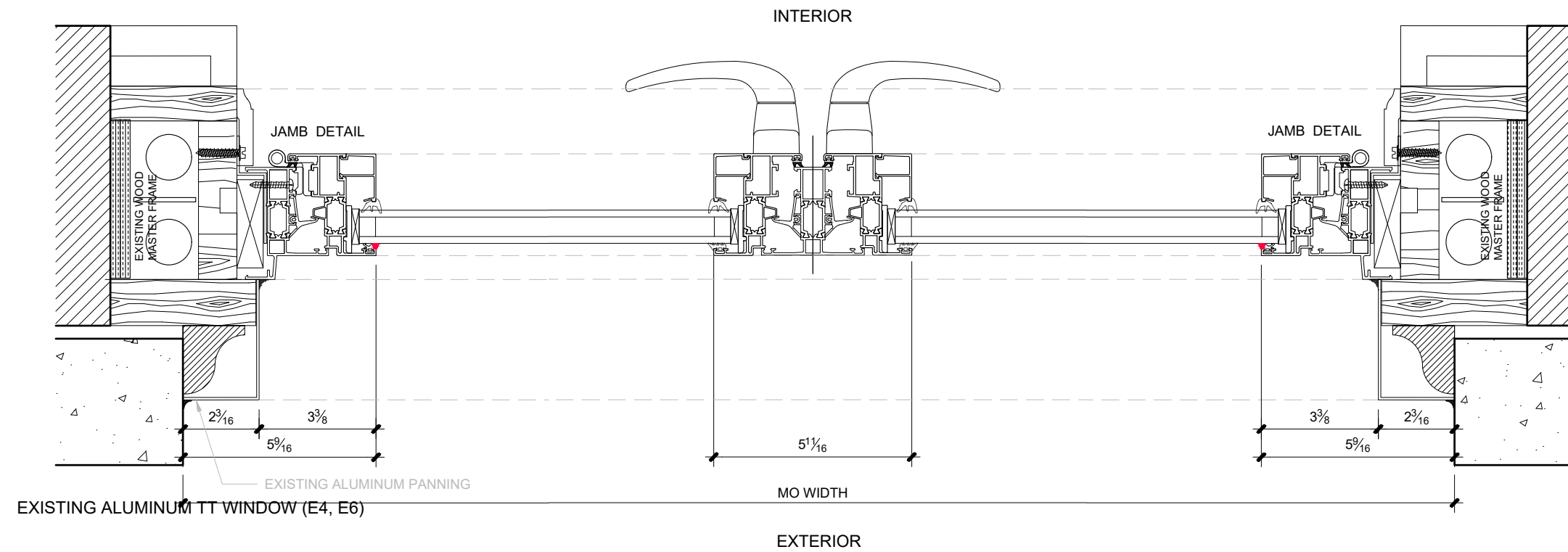
Scale: 1:4

Proposed Master Plan 950 Park Avenue, Building

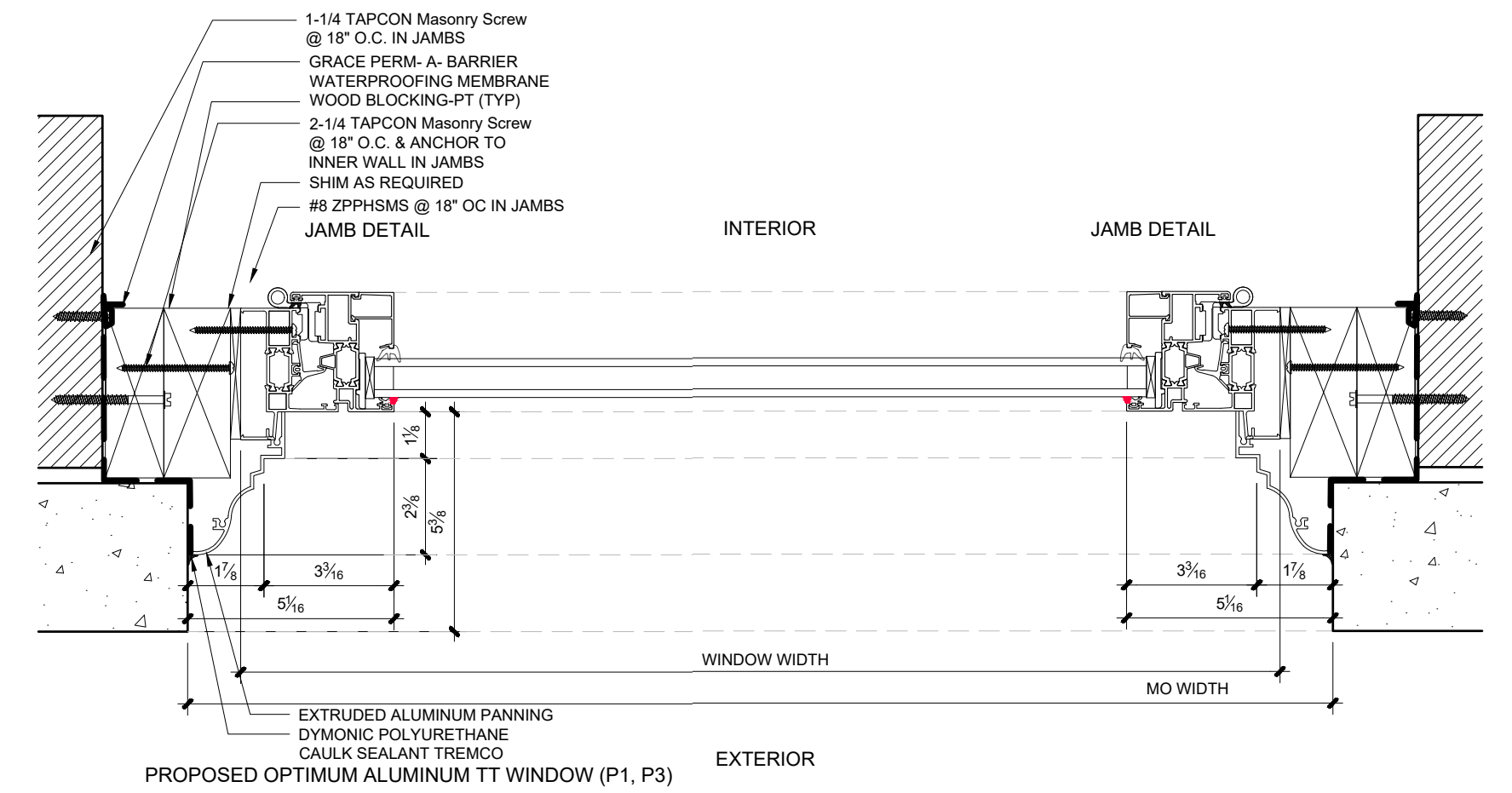
Drw. Jose Millan Date: 12/12/2018 Rev. 1



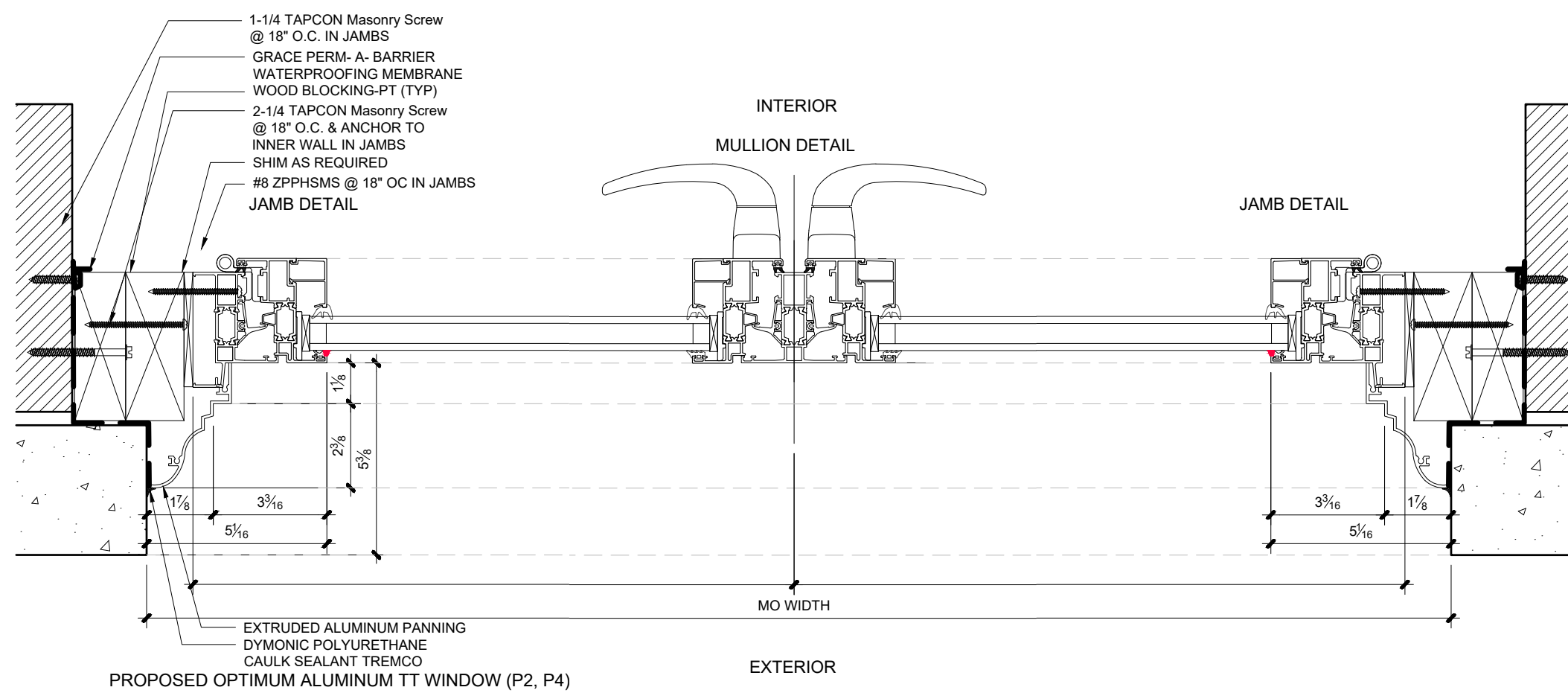
EL4



1 VERTICAL SECTION
WINDOW TYPE **E4/E6**



2 VERTICAL SECTION
WINDOW TYPE **P1/P3**



3 VERTICAL SECTION
WINDOW TYPE **P2/P4**



950 Park Avenue | Proposed Window Section Details

Scale: 1:4

Proposed Master Plan 950 Park Avenue, Building

Drw. Jose Millan Date: 12/12/2018 Rev. 1



EL4