

FACADE RESTORATION

857 FIFTH AVENUE

NEW YORK, NY. 10063

GENERAL NOTES

SCOPE OF WORK: REPLACEMENT OF GRANITE FACADE AT GROUND FLOOR ON THE SOUTH ELEVATION.
RESTORATION OF GRANITE FACADE AT THE GROUND FLOOR ON THE SOUTH ELEVATION.

ALL WORK SHALL CONFORM TO THE REQUIREMENTS OF THE NEW YORK CITY BUILDING CODE, FIRE DEPARTMENT REGULATIONS, UTILITY COMPANY REQUIREMENTS, AND THE BEST TRADE PRACTICES.

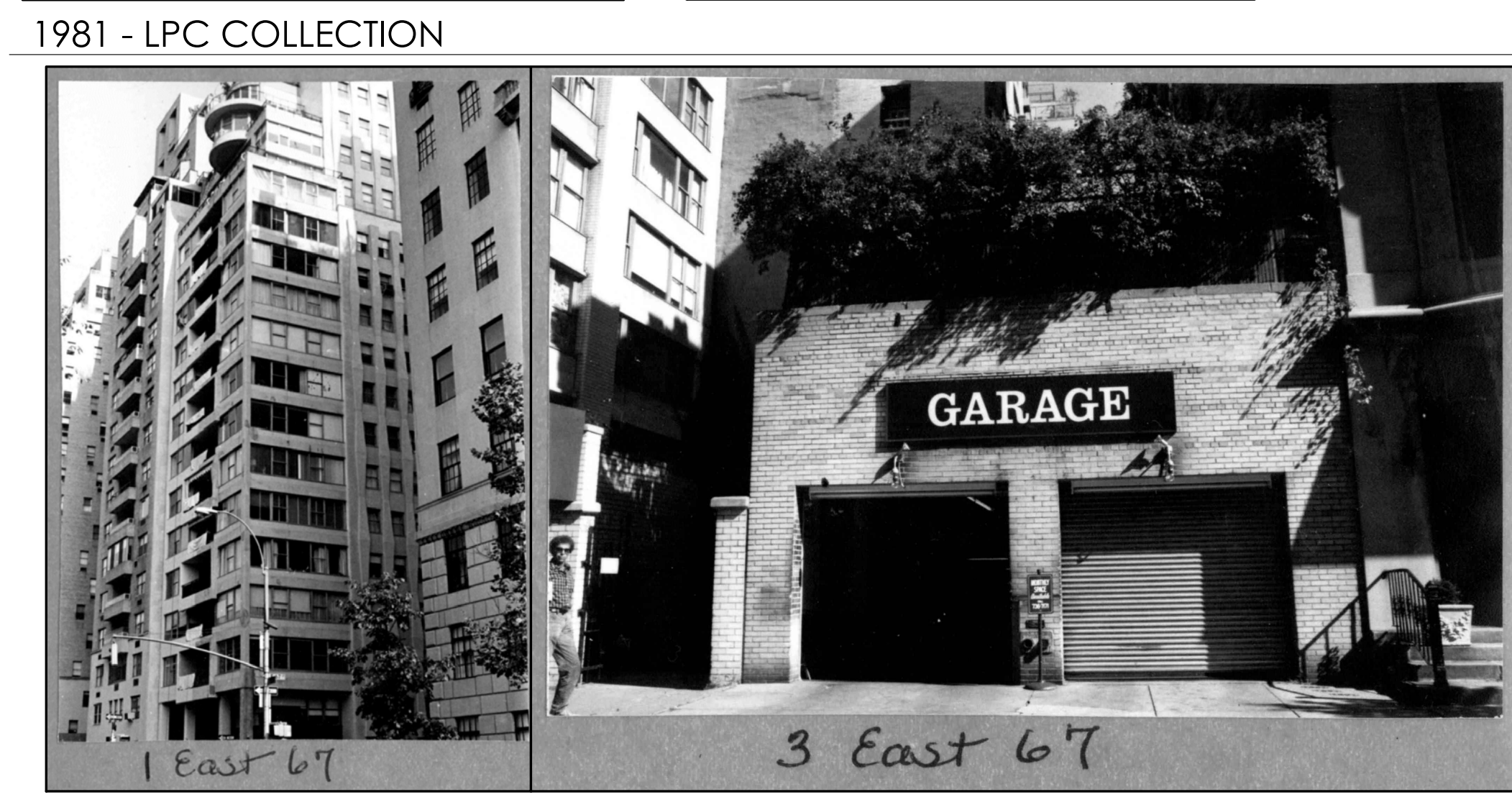
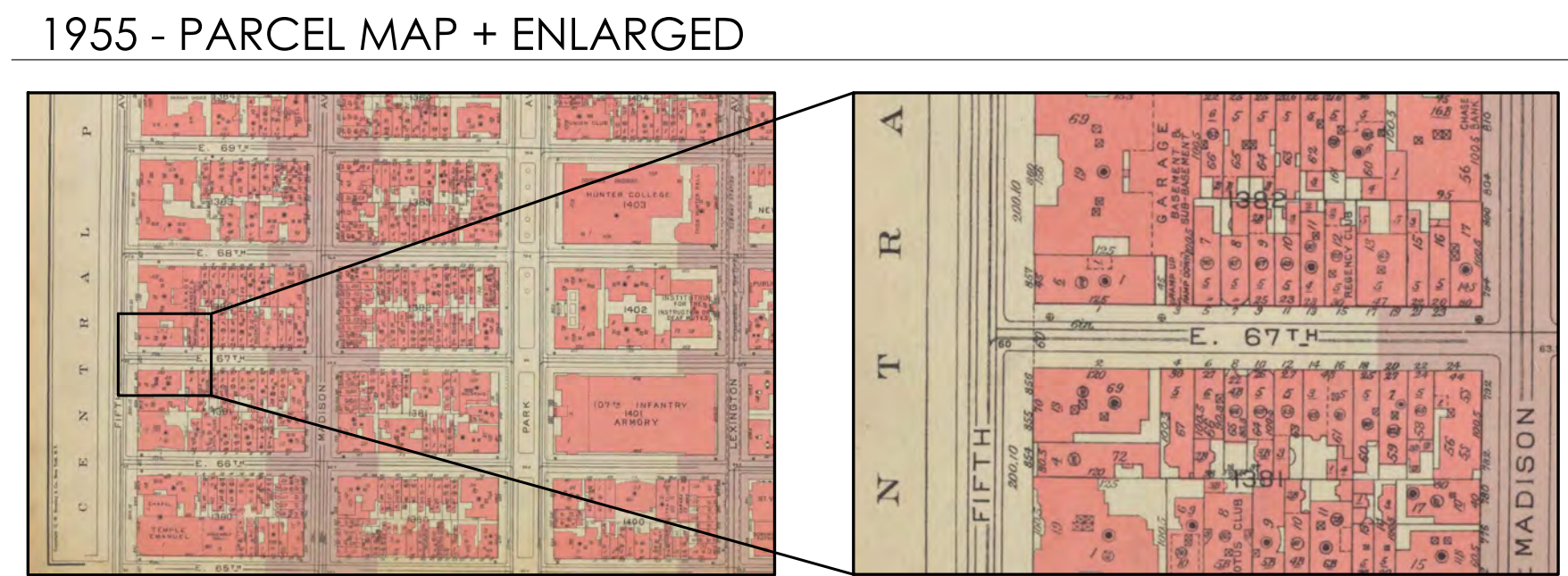
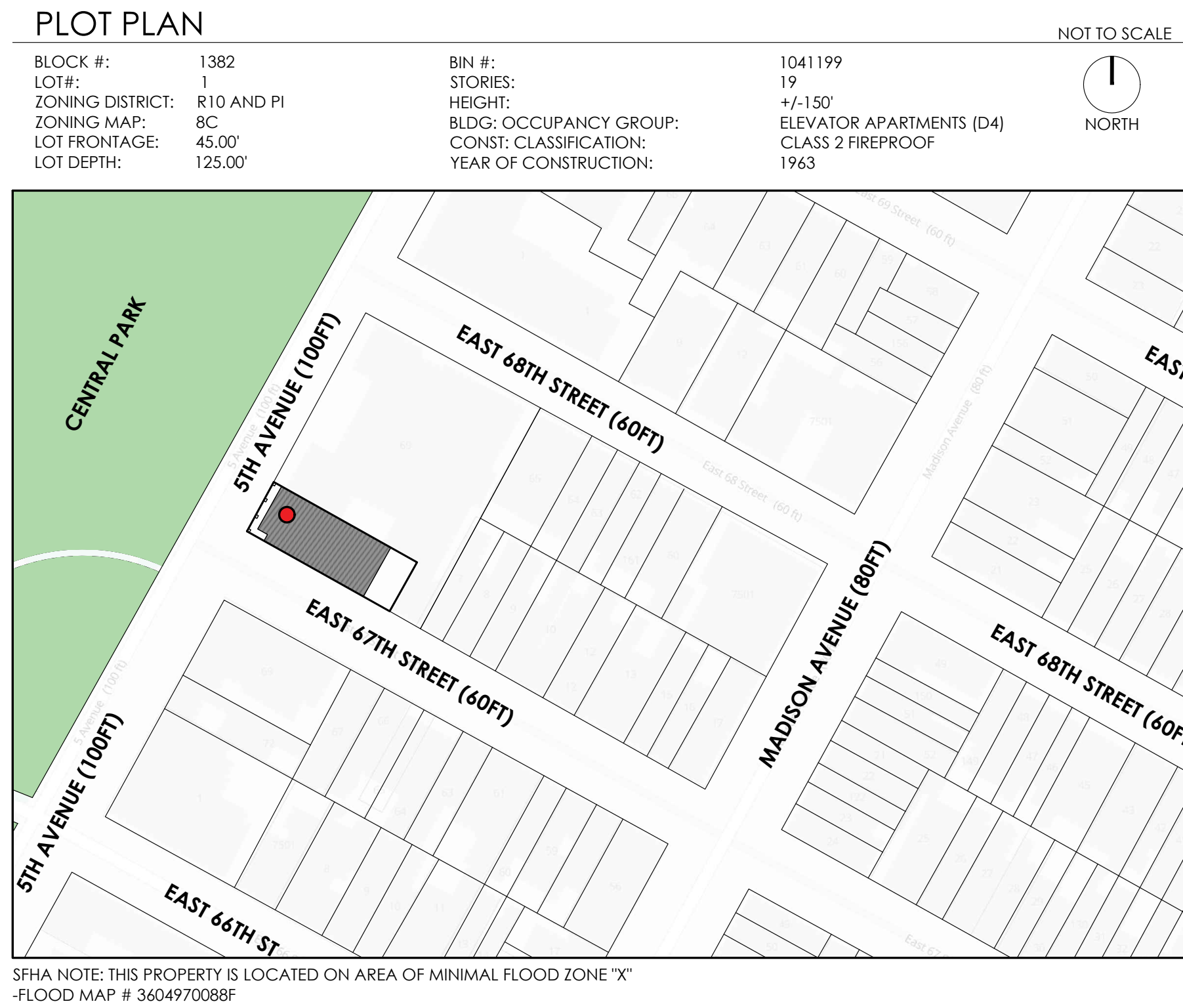
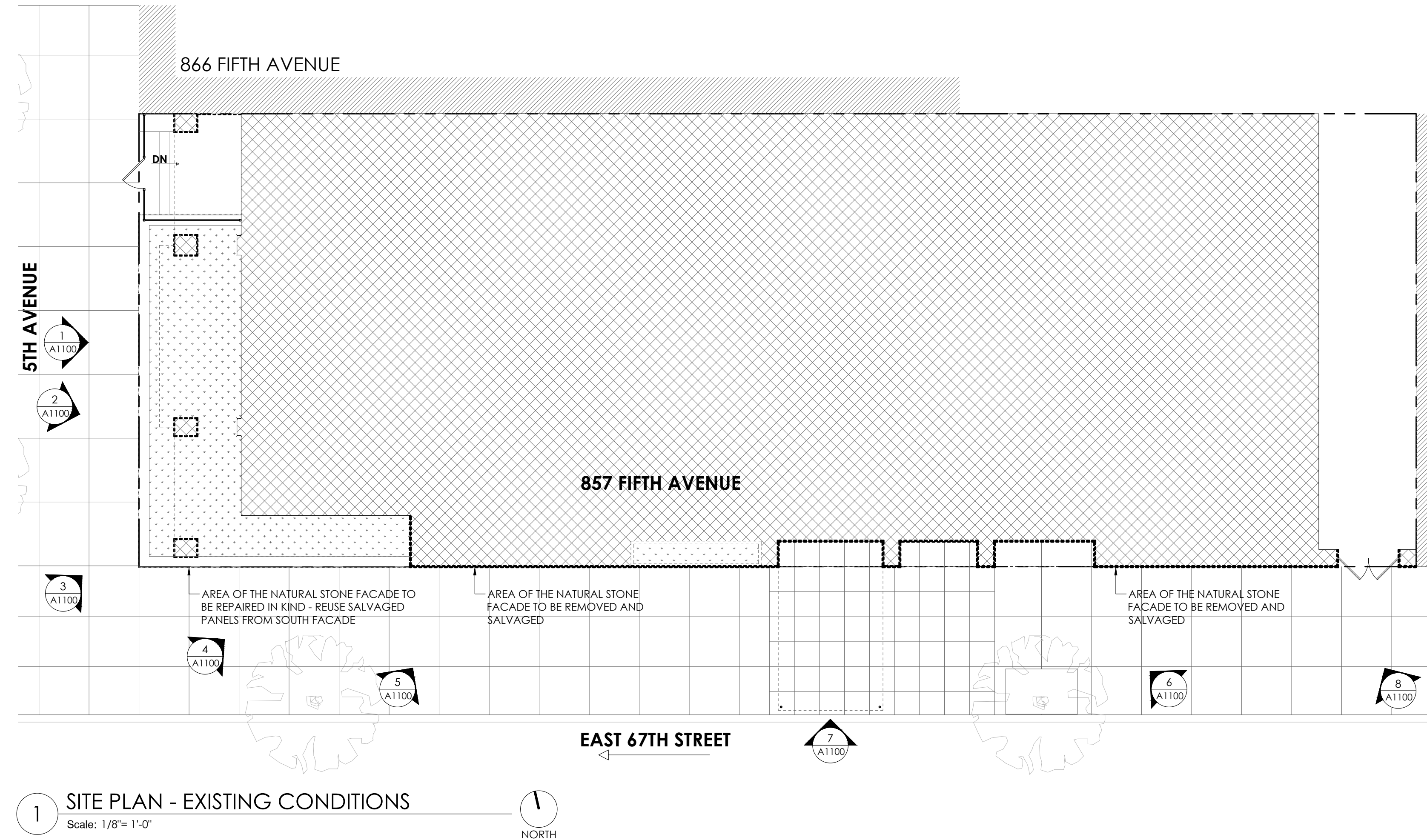
- BEFORE COMMENCING WORK, THE CONTRACTOR SHALL FILE ALL REQUIRED CERTIFICATES OF INSURANCE WITH THE DEPARTMENT OF BUILDINGS, OBTAIN ALL REQUIRED PERMITS, AND PAY ALL FEES REQUIRED BY GOVERNING NEW YORK CITY AGENCIES.
- THE CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS IN THE FIELD PRIOR TO COMMENCING WORK, AND SHALL REPORT ANY DISCREPANCIES BETWEEN DRAWINGS AND FIELD CONDITIONS TO THE ARCHITECT.
- MINOR DETAILS NOT USUALLY SHOWN OR SPECIFIED, BUT NECESSARY FOR PROPER CONSTRUCTION OF ANY PART OF THE WORK SHALL BE INCLUDED AS IF THEY WERE INDICATED IN THE DRAWINGS.
- THE CONTRACTOR SHALL COORDINATE ALL WORK PROCEDURES WITH REQUIREMENTS OF LOCAL AUTHORITIES, BUILDING MANAGEMENT, OR BOARD OF DIRECTORS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL CONDITIONS AND MATERIALS WITHIN THE PROPOSED CONSTRUCTION AREA. THE CONTRACTOR SHALL DESIGN AND INSTALL ADEQUATE SHORING AND BRACING FOR ALL STRUCTURAL OR REMOVAL TASKS. THE CONTRACTOR SHALL HAVE SOLE RESPONSIBILITY FOR ANY DAMAGE OR INJURIES CAUSED BY OR DURING THE EXECUTION OF THE WORK.
- THE CONTRACTOR SHALL LAY OUT HIS OWN WORK, AND SHALL PROVIDE ALL DIMENSIONS REQUIRED FOR OTHER TRADES: PLUMBING, ELECTRICAL, ETC.
- PLUMBING AND ELECTRICAL WORK SHALL BE PERFORMED BY PERSONS LICENSED IN THEIR TRADES, WHO SHALL ARRANGE FOR AND OBTAIN INSPECTIONS AND REQUIRED SIGN-OFFS.
- THE CONTRACTOR SHALL DO ALL CUTTING, PATCHING, REPAIRING AS REQUIRED TO PERFORM ALL OF THE WORK INDICATED ON THE DRAWINGS, AND ALL OTHER WORK THAT MAY BE REQUIRED TO COMPLETE THE JOB.
- ALL PIPING AND WIRING SHALL BE REMOVED TO A POINT OF CONCEALMENT AND SHALL BE PROPERLY CAPPED OR PLUGGED.
- THE ARCHITECT HAS NOT BEEN RETAINED TO PROVIDE SUPERVISION.

SYMBOLS AND MATERIALS LEGEND

XXX DRAWING NAME 004 WINDOW KEY

X AXX DETAIL KEY 1 A1100 PHOTO KEY

ARCHITECTURAL	
T-100.00	TITLE SHEET
A-100.00	ELEVATIONS AND DETAILS
A-1100.00	EXISTING CONDITION PHOTOGRAPHS
A-1101.00	EXISTING CONDITION PHOTOGRAPHS
A-1102.00	EXISTING CONDITION PHOTOGRAPHS



1965 - PARADE - NYC DEPARTMENT OF RECORDS AND INFORMATION SERVICES



MATTHEW CORDONE
ARCHITECT PLLC
92 N. Broadway
Irvington
New York 10533
phone: 917.749.8071
mcordone@mcaplpc.net

MATTHEW CORDONE
ARCHITECT PLLC
DESIGN + PRESERVATION + PLANNING

OWNERS:
857 Fifth Avenue Owner's Corp
857 Fifth Avenue
New York, New York 10065

CONSULTANTS

KEY PLAN

REVISIONS
9.26.2023 NEW YORK CITY LPC - APPLICATION
12.01.2023 LPC - PROBE APPLICATION
01.03.2024 COMMUNITY BOARD PRESENTATION
06.04.2024 LPC - REVISED APPLICATION

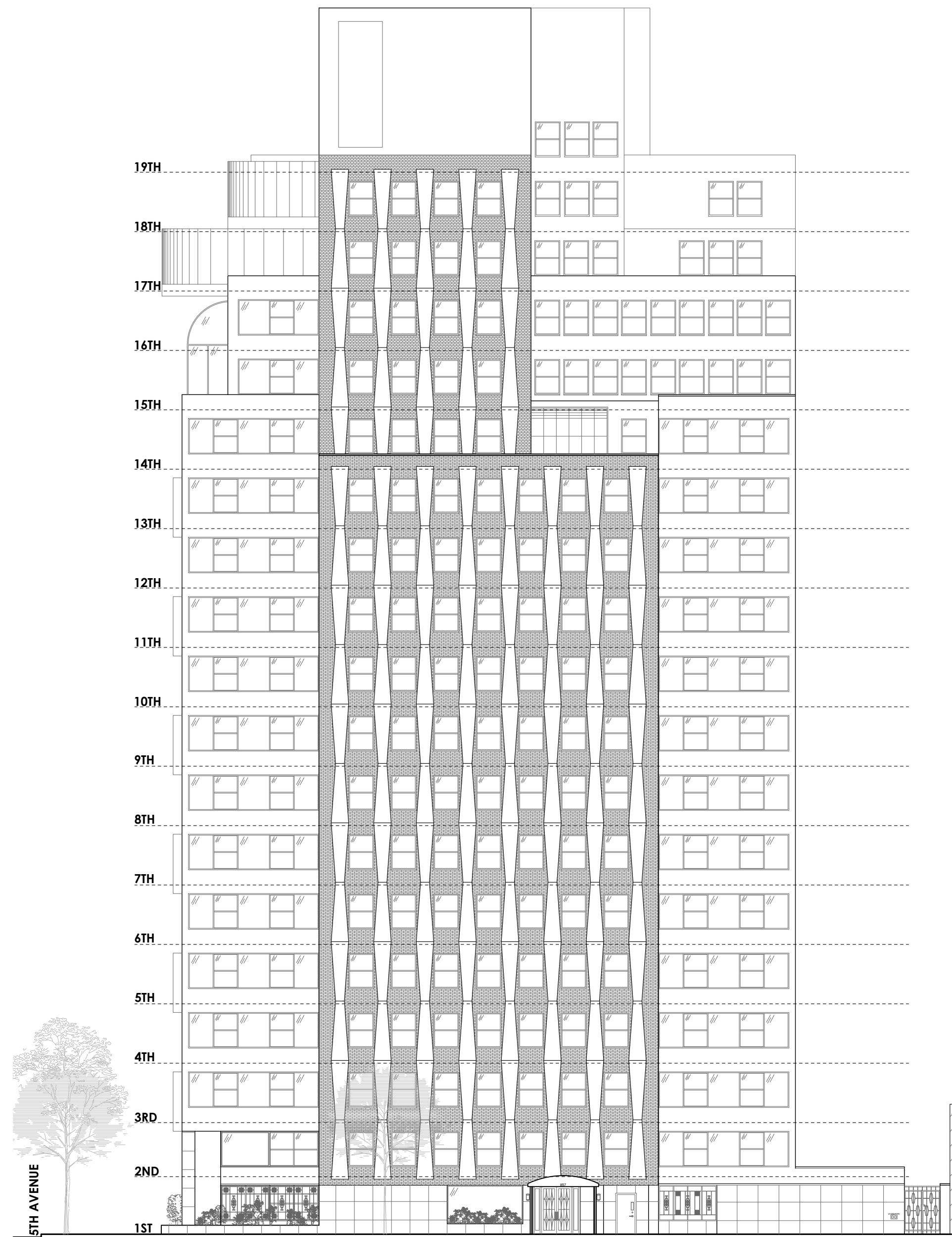
SEAL & SIGNATURE
REGISTERED ARCHITECT
MATTHEW VINCENT CORDONE
034385
STATE OF NEW YORK

PROJECT:
FACADE RESTORATION
857 FIFTH AVENUE
NEW YORK, NY. 10065

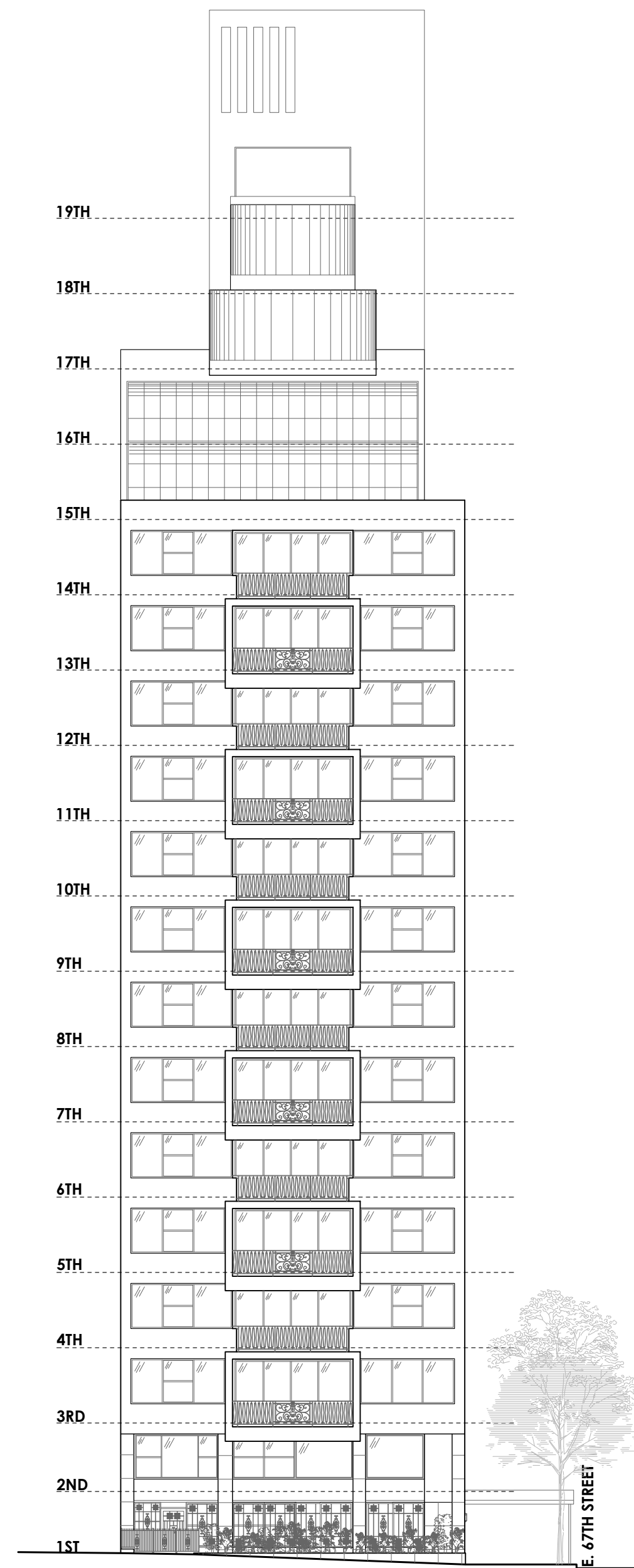
DRAWING TITLE:
TITLE SHEET

DATE: 09/26/2023 DWG NO:
DRAWN BY: SB
CHECKED BY: MVC
PROJECT NO: 23034

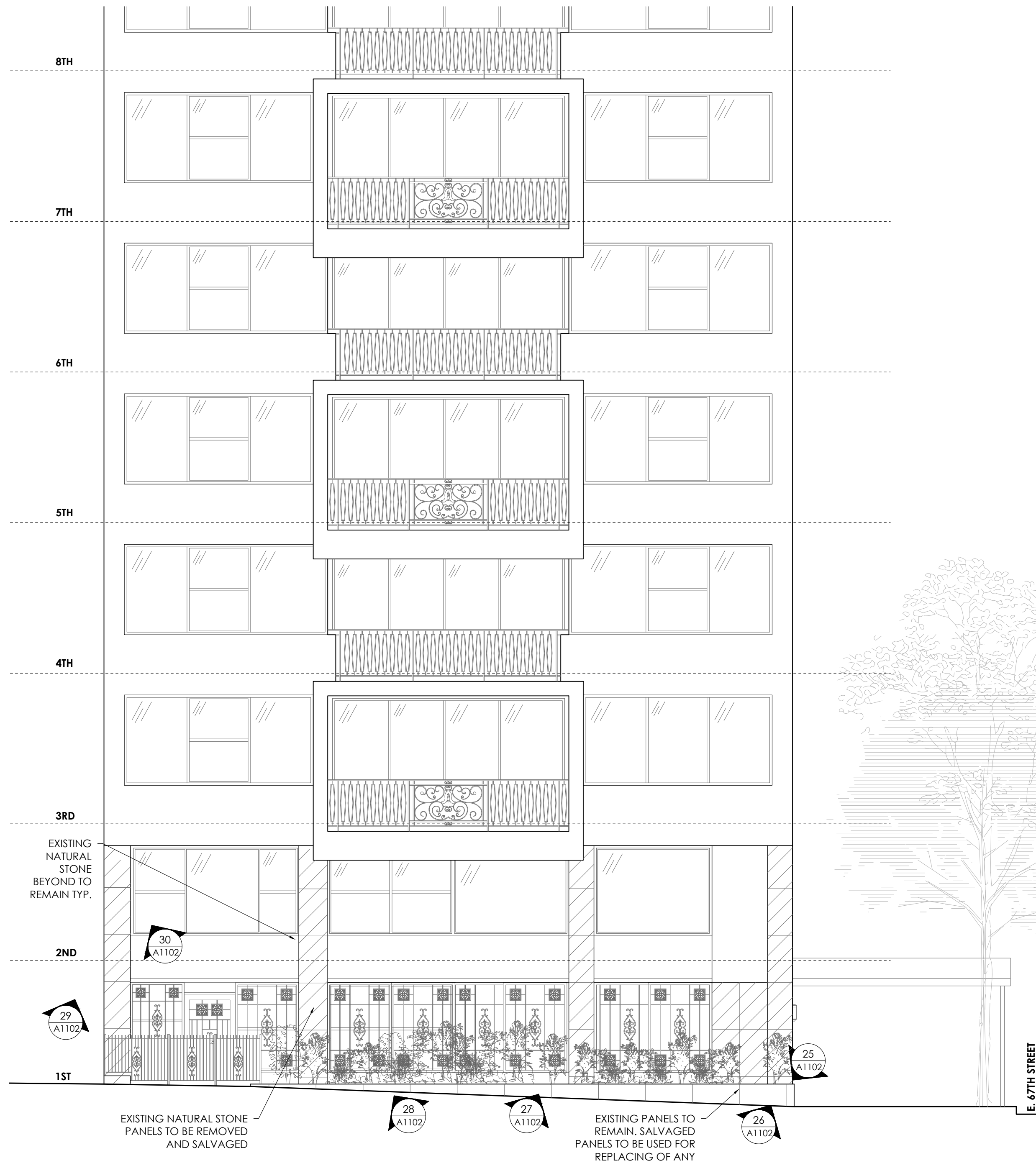
T-100.00
1 OF



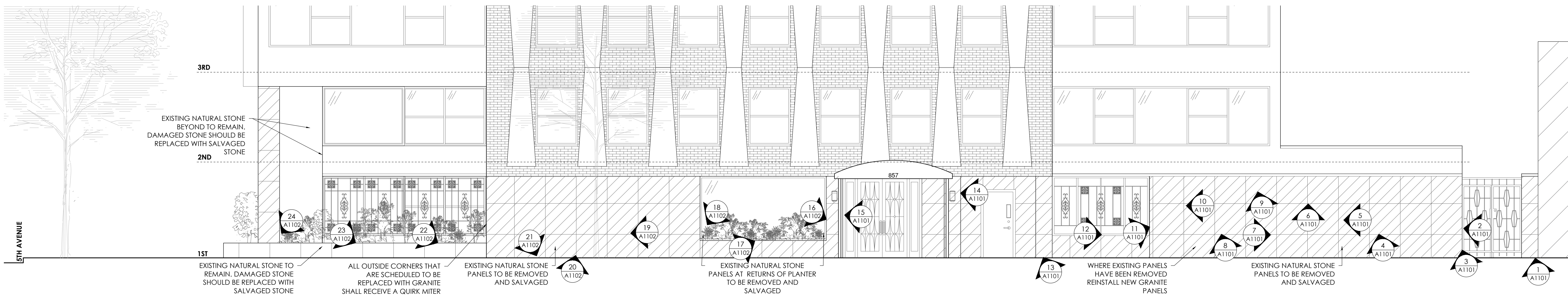
1 EXISTING SOUTH ELEVATION
Scale: 1/16"= 1'-0"



2 EXISTING WEST ELEVATION
Scale: 1/16"= 1'-0"



3 ENLARGED WEST ELEVATION - RESTORATION SCOPE
Scale: 3/16"= 1'-0"



4 ENLARGED SOUTH ELEVATION - RESTORATION SCOPE
Scale: 3/16"= 1'-0"

MATTHEW CORDONE
ARCHITECT PLLC
92 N. Broadway
Irvington
New York 10533
phone: 917.749.8071
mcordone@mcaplpc.net

MATTHEW CORDONE
ARCHITECT PLLC
DESIGN + PRESERVATION + PLANNING

OWNERS:

857 Fifth Avenue Owner's Corp
857 Fifth Avenue
New York, New York 10065

CONSULTANTS

KEY PLAN

REVISIONS

9.26.2023	NEW YORK CITY LPC - APPLICATION
12.01.2023	LPC - PROBE APPLICATION
01.03.2024	COMMUNITY BOARD PRESENTATION
06.04.2024	LPC - REVISED APPLICATION

SEAL & SIGNATURE



PROJECT:

FACADE RESTORATION
857 FIFTH AVENUE
NEW YORK, NY, 10065

DRAWING TITLE:

ELEVATIONS AND DETAILS

DATE: 09/26/2023

DWG NO:

DRAWN BY: SB

A-100.00

CHECKED BY: MVC

PROJECT NO: 23034

2 OF 2

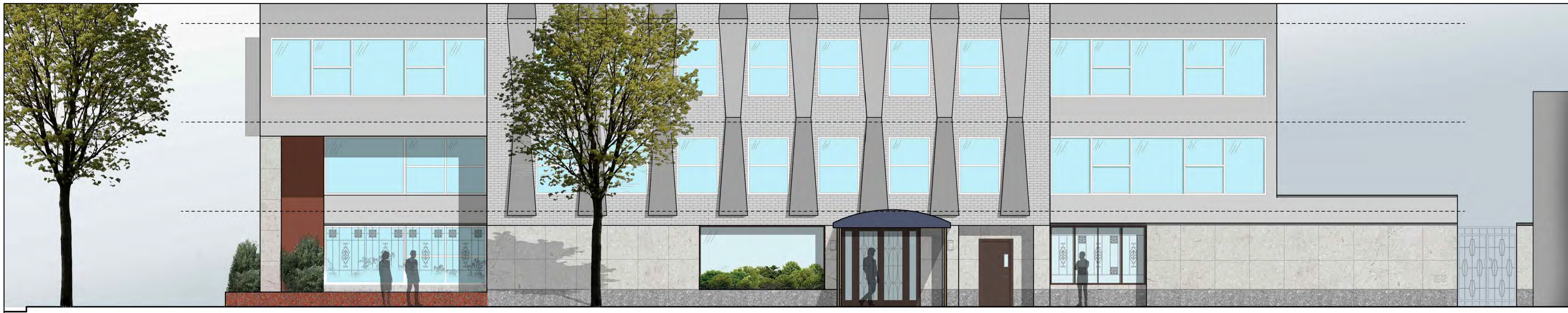


1 EXISTING WEST ELEVATION - RENDERING
Scale: NTS

2 PROPOSED WEST ELEVATION - RENDERING
Scale: NTS



3 EXISTING SOUTH ELEVATION - RENDERING
Scale: NTS



4 PROPOSED SOUTH ELEVATION - RENDERING
Scale: NTS

MATTHEW CORDONE
ARCHITECT PLLC
92 N. Broadway
Irvington
New York 10533
phone: 917.749.8071
mcordone@mcaplpc.net

MATTHEW CORDONE
ARCHITECT PLLC
DESIGN + PRESERVATION + PLANNING

OWNERS:
857 Fifth Avenue Owner's Corp
857 Fifth Avenue
New York, New York 10065

CONSULTANTS

KEY PLAN

REVISIONS	
9.26.2023	NEW YORK CITY LPC - APPLICATION
12.01.2023	LPC - PROBE APPLICATION
01.03.2024	COMMUNITY BOARD PRESENTATION
06.04.2024	LPC - REVISED APPLICATION

SEAL & SIGNATURE



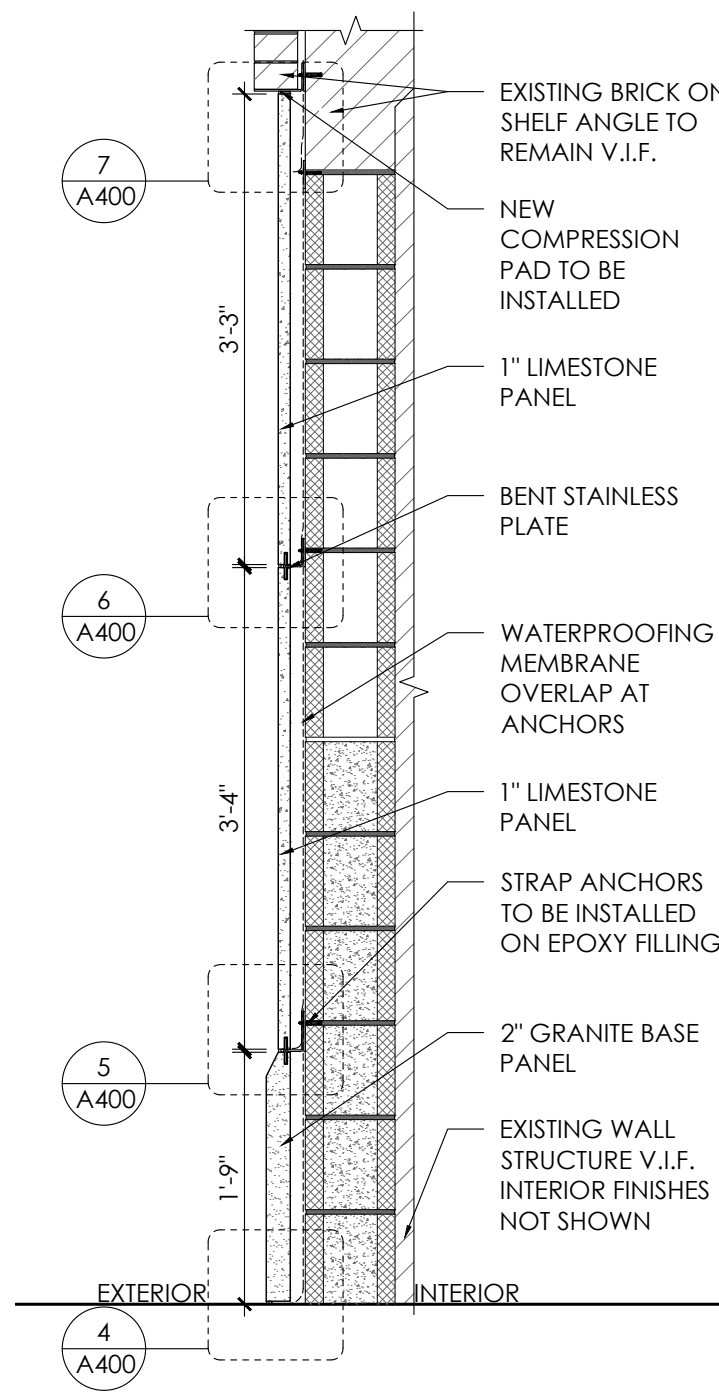
PROJECT:
FACADE RESTORATION
857 FIFTH AVENUE
NEW YORK, NY, 10065

DRAWING TITLE:
EXISTING AND PROPOSED
ELEVATION RENDERINGS

DATE:	09/26/2023	DWG NO:	
DRAWN BY:	SB	CHECKED BY:	MVC
PROJECT NO:	23034		3 OF

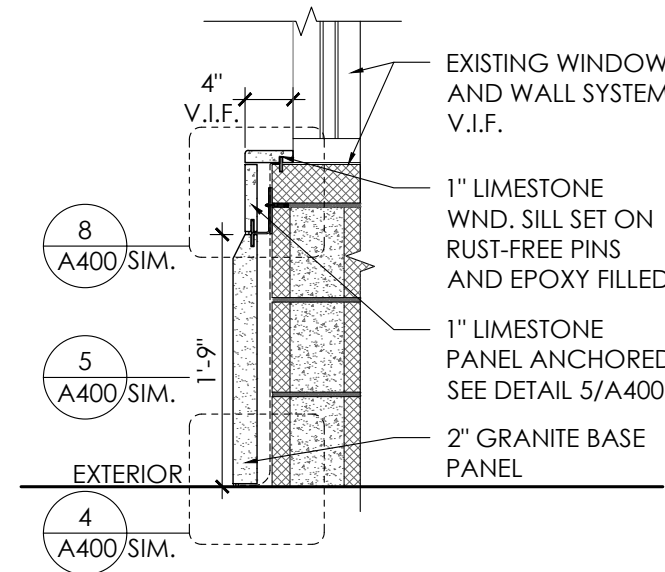


1 ENLARGED SOUTH ELEVATION - RESTORATION SCOPE
Scale: 1/4"= 1'-0"

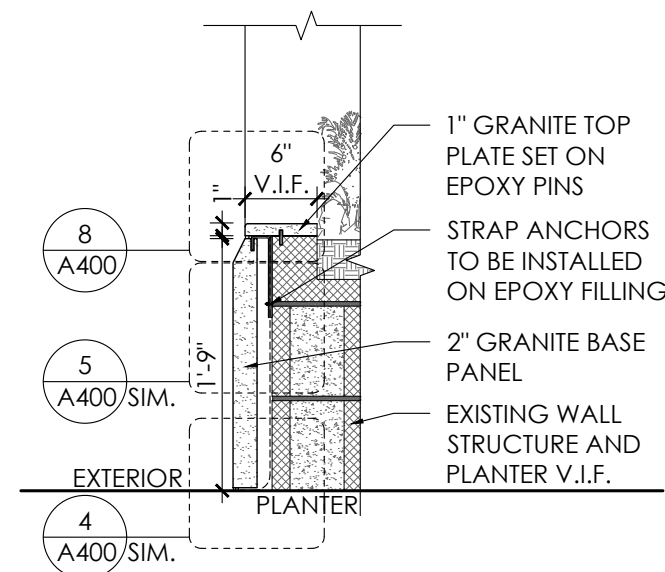


- NOTES:
1. ANCHORS SHALL BE SPACED NO MORE THAN 16" O.C.
 2. APPLY CAULK SEALANT AT ALL SKY-FACING JOINTS.

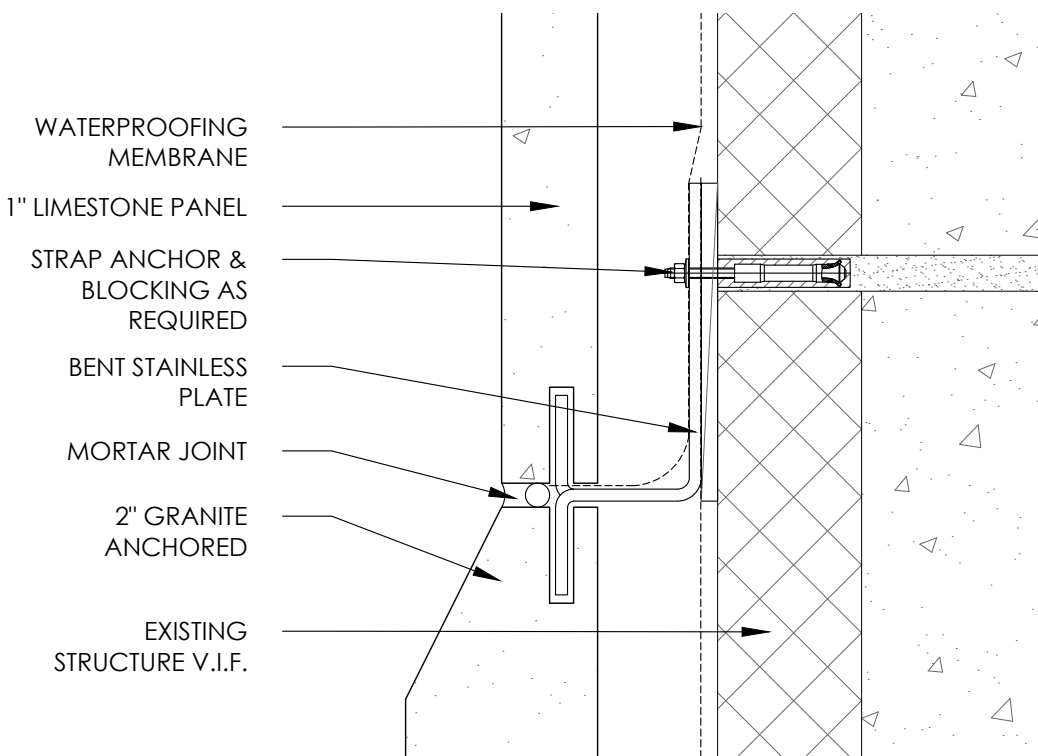
2 WALL SECTION AT SOUTH FACADE
Scale: 3/4"= 1'-0"



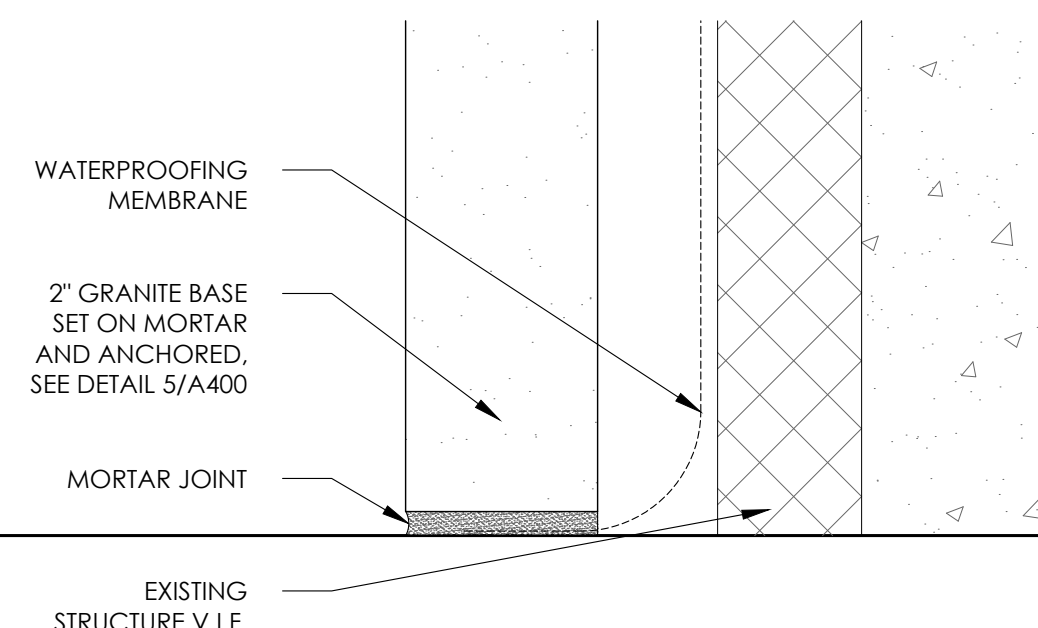
3A WALL SECTION AT WND.
Scale: 3/4"= 1'-0"



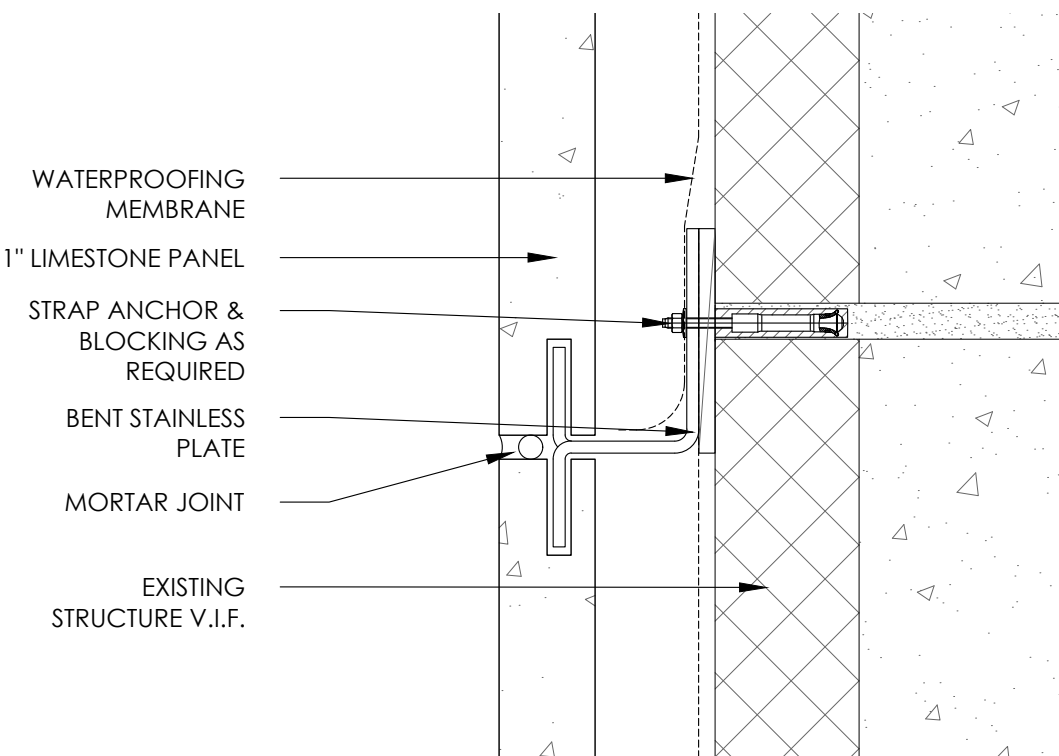
3B WALL SECTION AT PLANTER
Scale: 3/4"= 1'-0"



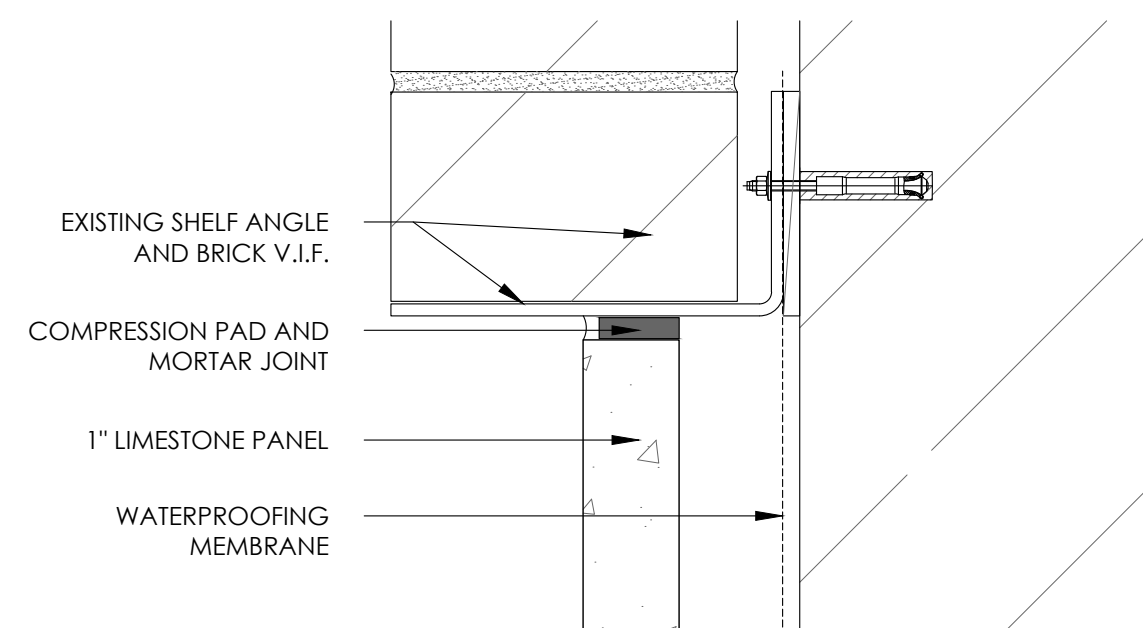
5 DETAIL AT BENT PLATE
Scale: 3"= 1'-0"



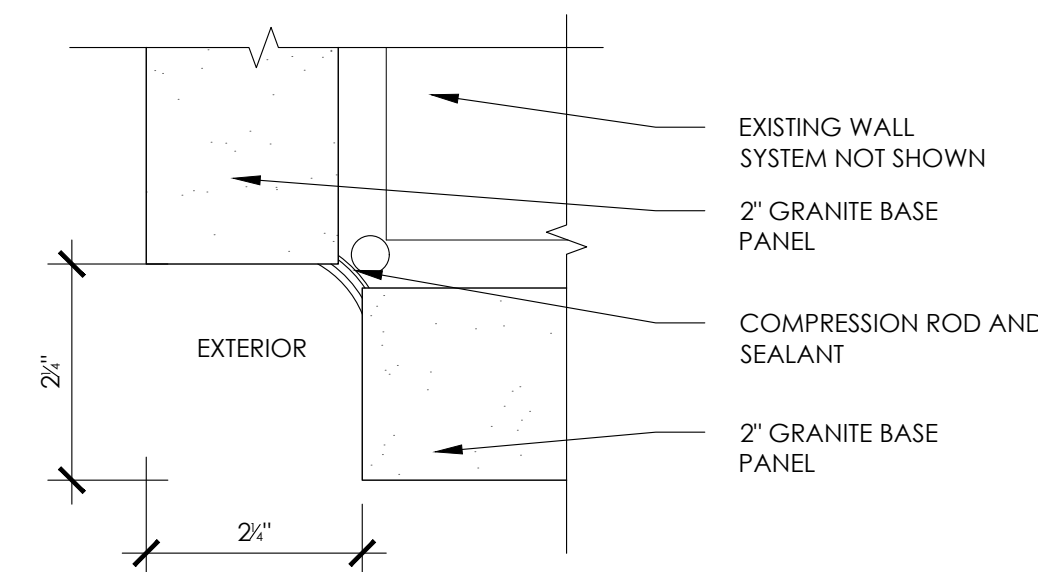
4 DETAIL AT BASE
Scale: 3"= 1'-0"



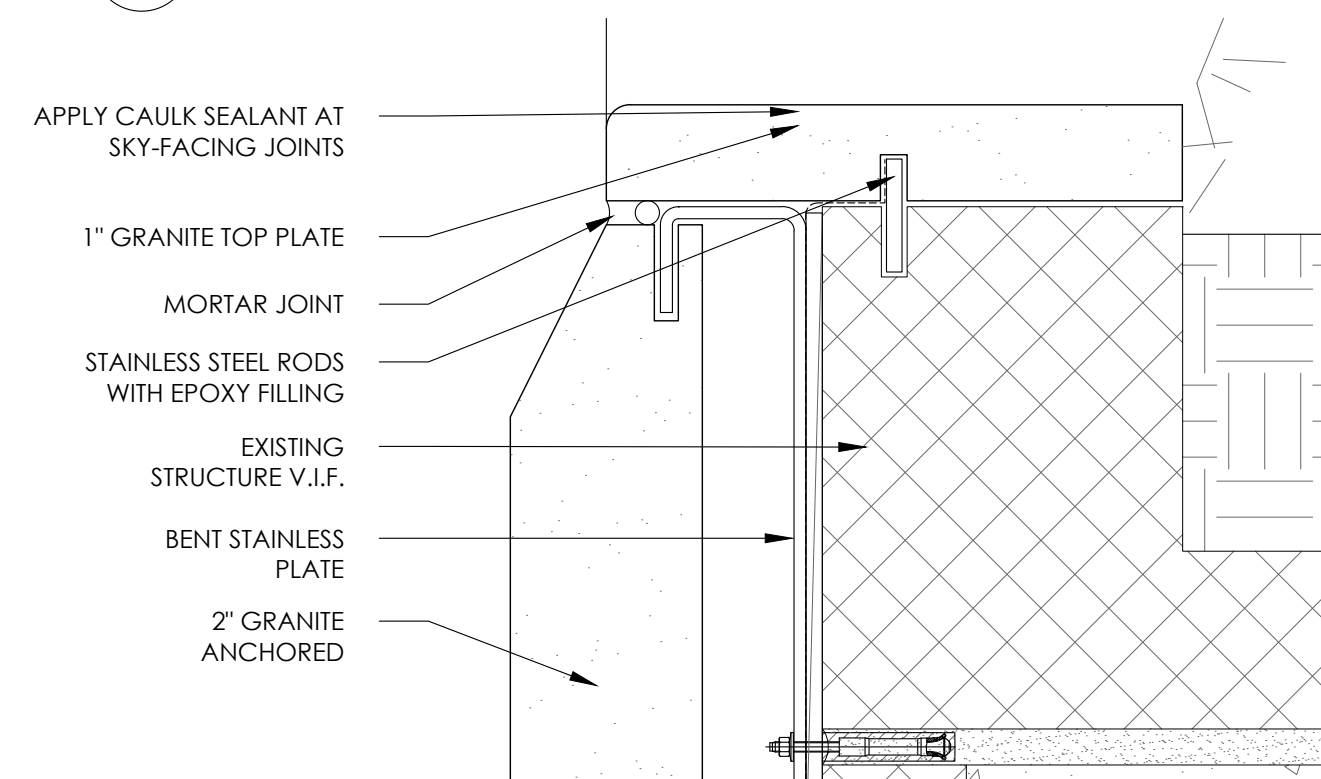
6 DETAIL AT SHELF ANGLE
Scale: 3"= 1'-0"



7 DETAIL AT SHELF ANGLE
Scale: 3"= 1'-0"



9 QUIRK MITTER JOINT AT CORNERS TYP.
Scale: 3"= 1'-0"



8 DETAIL AT TOP PLATE
Scale: 3"= 1'-0"

MATTHEW CORDONE
ARCHITECT PLLC
92 N. Broadway
Irvington
New York 10533
phone: 917.749.8071
mcordone@mcaplpc.net

MATTHEW CORDONE
ARCHITECT PLLC
DESIGN + PRESERVATION + PLANNING

OWNERS:

857 Fifth Avenue Owner's Corp
857 Fifth Avenue
New York, New York 10065

CONSULTANTS

KEY PLAN

REVISIONS

9.26.2023	NEW YORK CITY LPC - APPLICATION
12.01.2023	LPC - PROBE APPLICATION
01.03.2024	COMMUNITY BOARD PRESENTATION
06.04.2024	LPC - REVISED APPLICATION

SEAL & SIGNATURE



PROJECT:

FACADE RESTORATION
857 FIFTH AVENUE
NEW YORK, NY, 10065

DRAWING TITLE:

DETAILS

DATE: 09/26/2023

DWG NO:

DRAWN BY: SB

A-400.00

CHECKED BY: MVC

PROJECT NO: 23034

3 OF



1 EXISTING WEST ELEVATIONS
Scale: NTS



2 EXISTING SOUTH ELEVATION
Scale: NTS



3 EXISTING SOUTH ELEVATION
Scale: NTS



4 EXISTING SOUTH ELEVATION
Scale: NTS



5 EXISTING SOUTH ELEVATION -
Scale: NTS



6 EXISTING SOUTH ELEVATION - VIEW TOWARDS ENTRY
Scale: NTS



7 EXISTING SOUTH ELEVATION - LOOKING TOWARDS FIFTH AVE
Scale: NTS

MATTHEW CORDONE
ARCHITECT PLLC
92 N. Broadway
Irvington
New York 10533
phone: 917.749.8071
mcordone@mcaplpc.net

MATTHEW CORDONE
ARCHITECT PLLC
DESIGN + PRESERVATION + PLANNING

OWNERS:

857 Fifth Avenue Owner's Corp
857 Fifth Avenue
New York, New York 10065

CONSULTANTS

KEY PLAN

REVISIONS

9.26.2023	NEW YORK CITY LPC - APPLICATION
12.01.2023	LPC - PROBE APPLICATION
01.03.2024	COMMUNITY BOARD PRESENTATION
06.04.2024	LPC - REVISED APPLICATION

SEAL & SIGNATURE



PROJECT:

FACADE RESTORATION
857 FIFTH AVENUE
NEW YORK, NY, 10065

DRAWING TITLE:

EXISTING CONDITION
PHOTOGRAPHS

DATE: 09/26/2023

DWG NO:

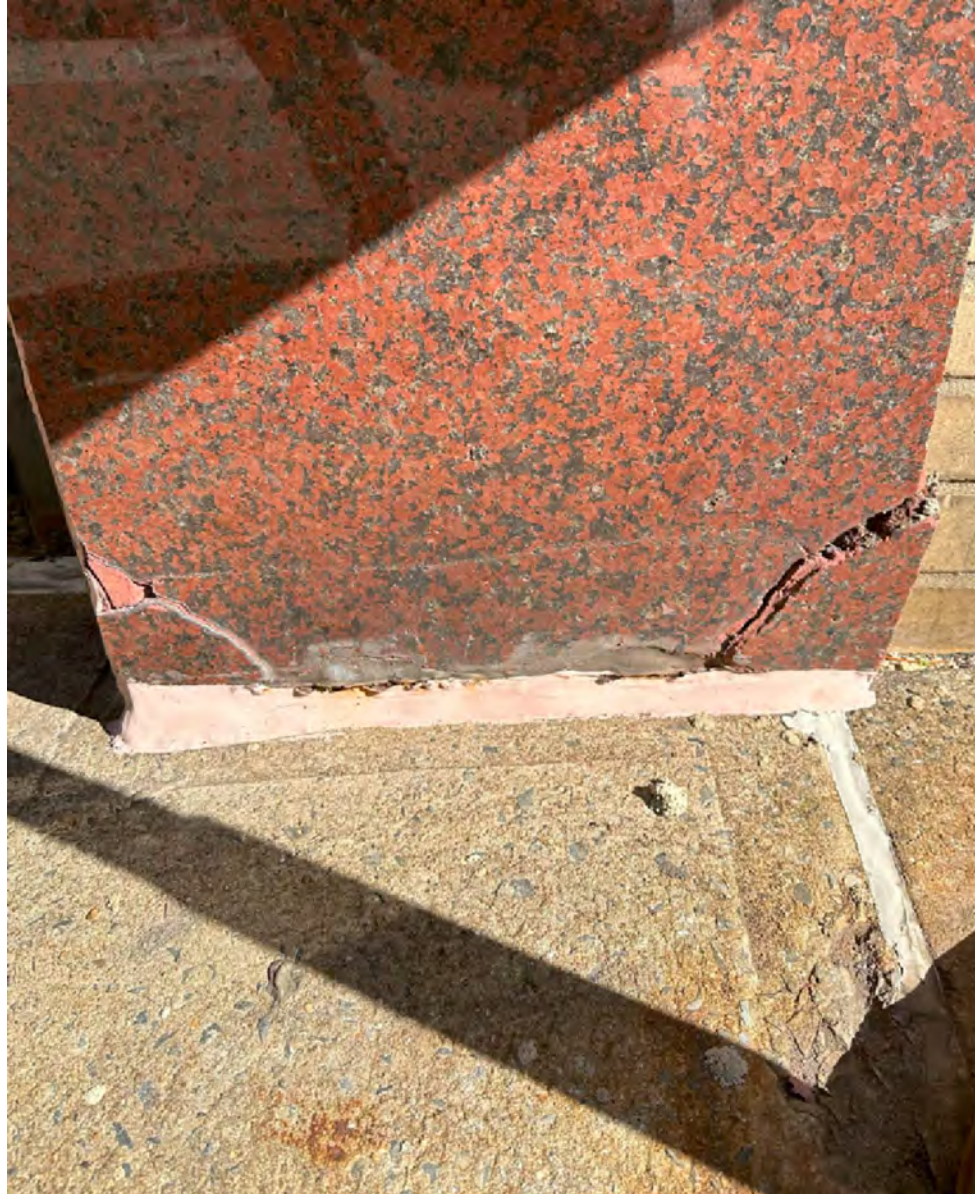
DRAWN BY: SB

A-1100.00

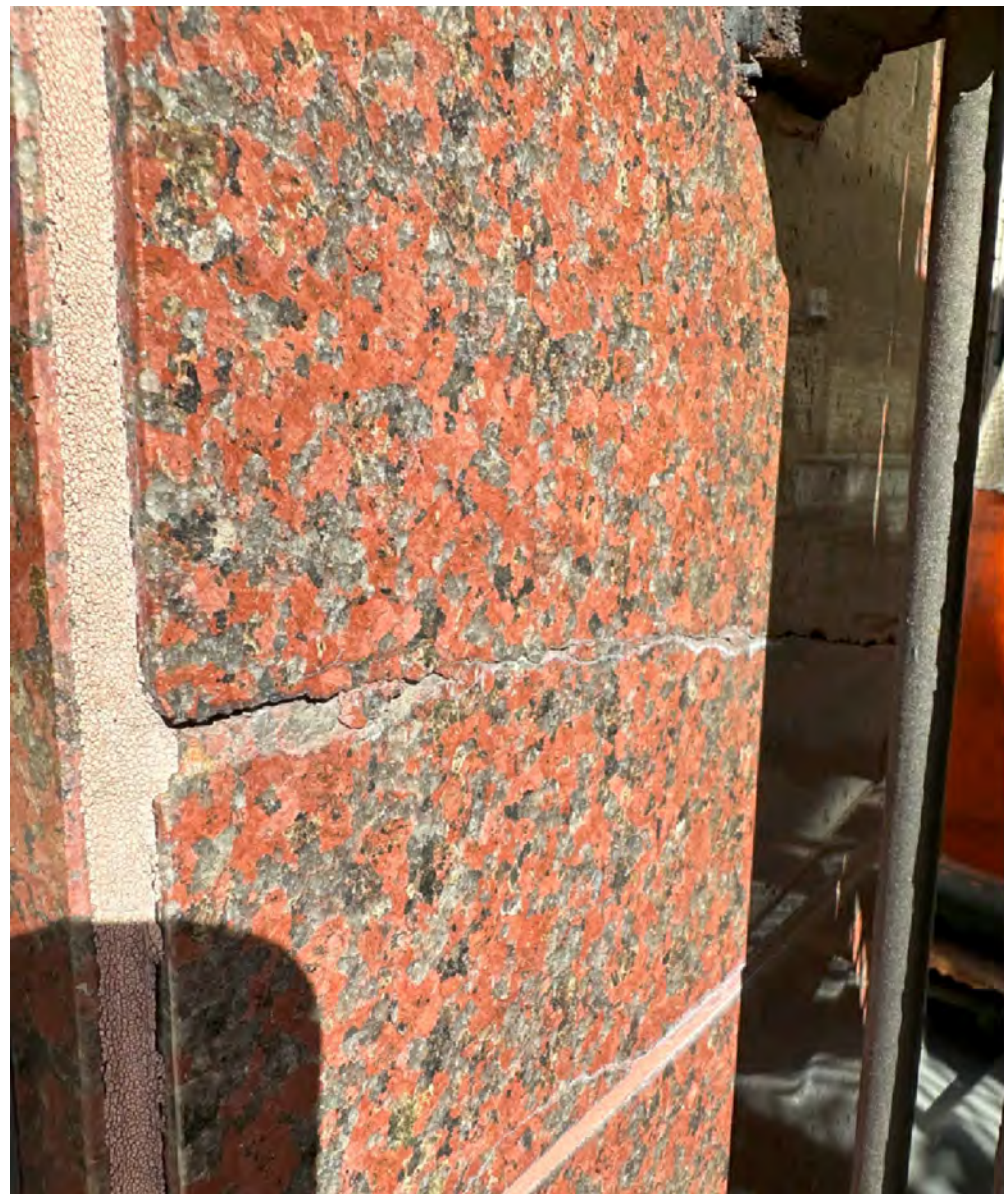
CHECKED BY: MVC

PROJECT NO: 23034

4 OF 4



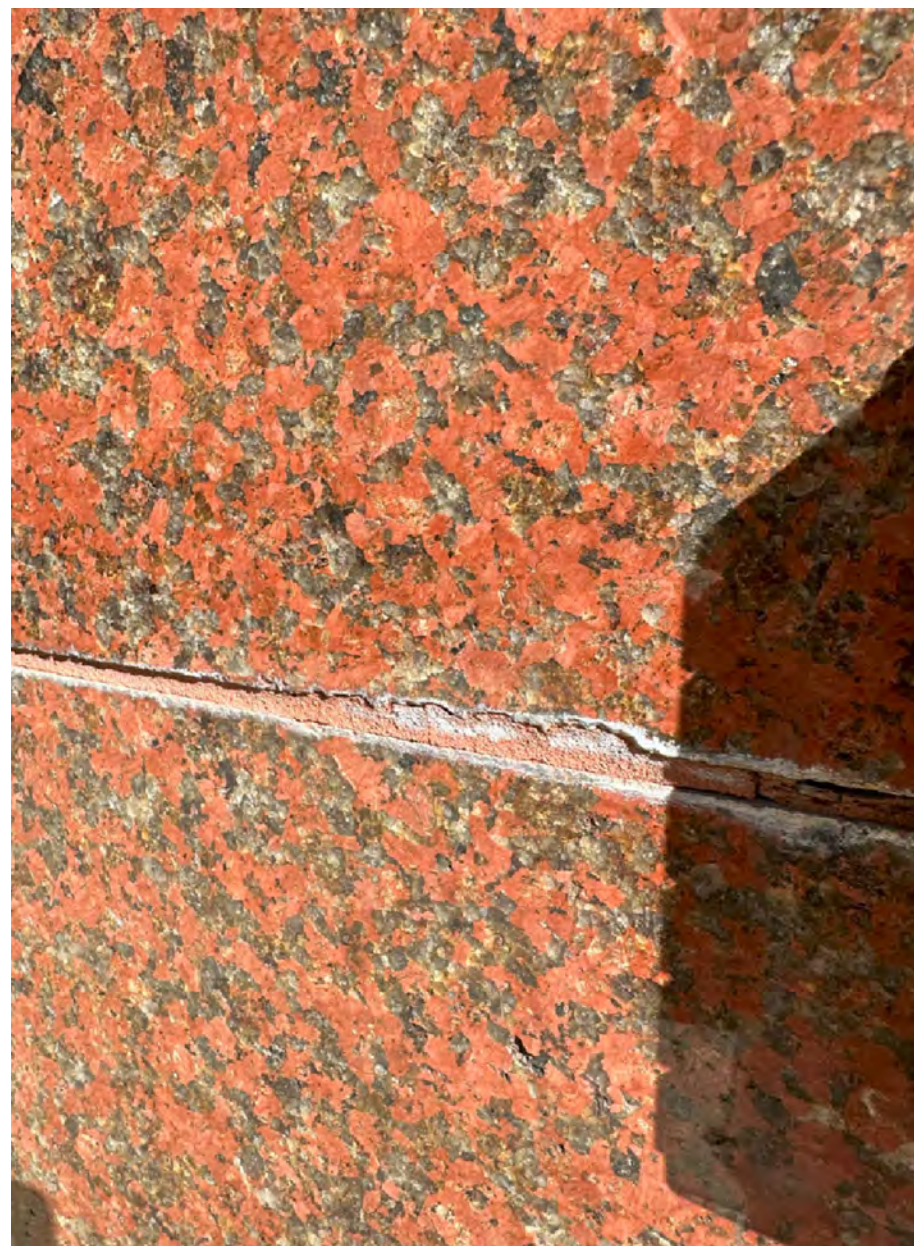
1 VIEW 01
Scale: NTS



2 VIEW 02
Scale: NTS



3 VIEW 03
Scale: NTS



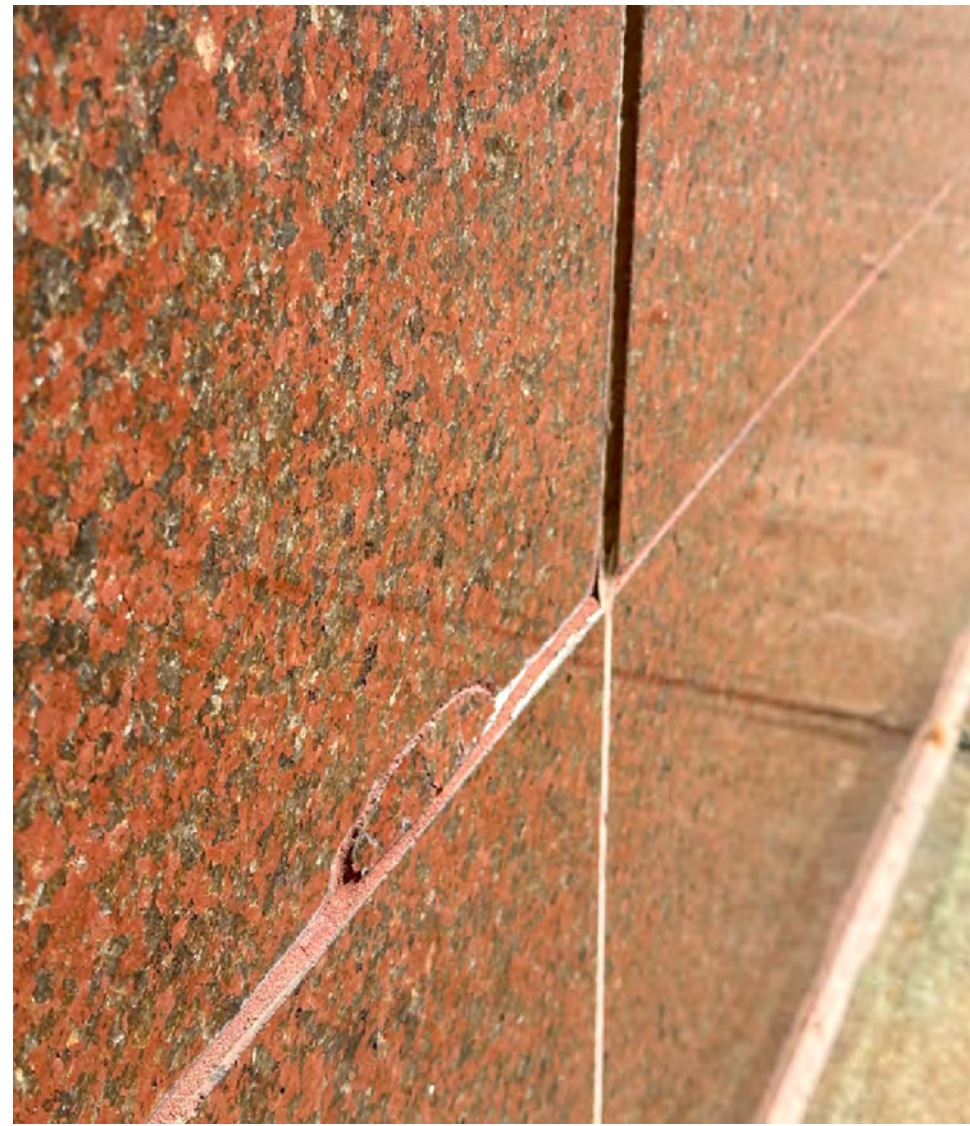
4 VIEW 04
Scale: NTS



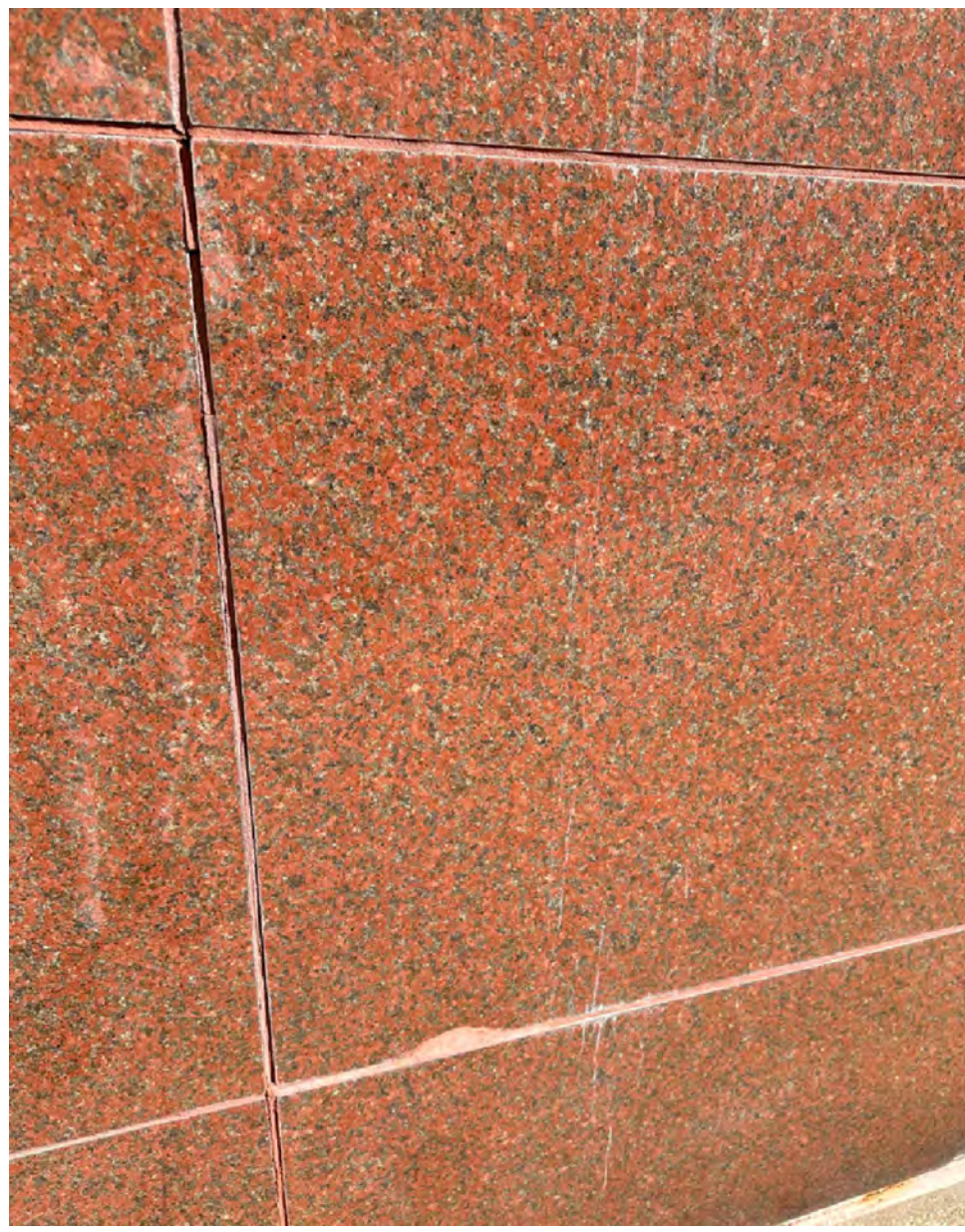
5 VIEW 05
Scale: NTS



6 VIEW 06
Scale: NTS



7 VIEW 07
Scale: NTS



8 VIEW 08
Scale: NTS



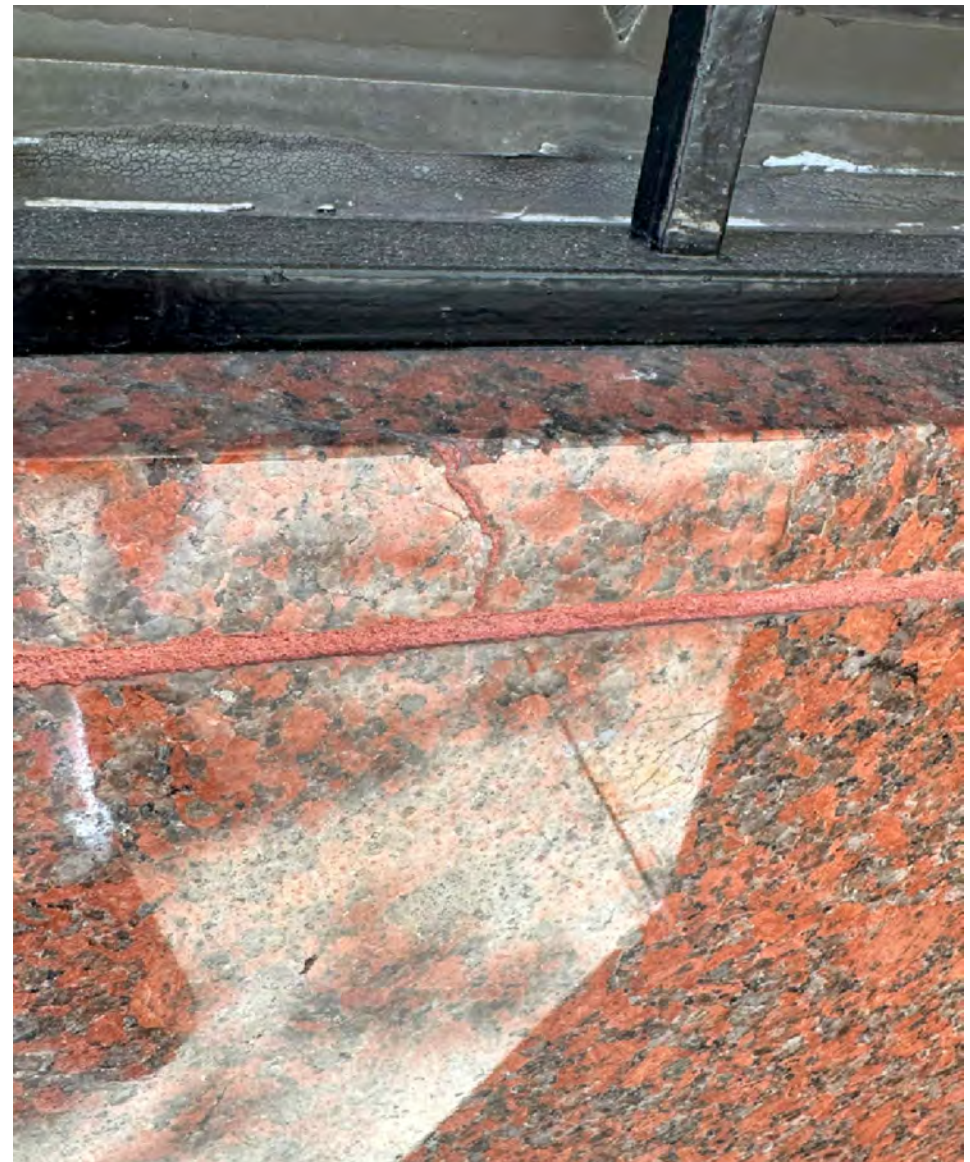
9 VIEW 09
Scale: NTS



10 VIEW 10
Scale: NTS



11 VIEW 11
Scale: NTS



12 VIEW 12
Scale: NTS



13 VIEW 13
Scale: NTS



14 VIEW 14
Scale: NTS



15 VIEW 15
Scale: NTS

MATTHEW CORDONE
ARCHITECT PLLC
92 N. Broadway
Irvington
New York 10533
phone: 917.749.8071
mcordone@mcaplpc.net

MATTHEW CORDONE
ARCHITECT PLLC
DESIGN + PRESERVATION + PLANNING

OWNERS:

857 Fifth Avenue Owner's Corp
857 Fifth Avenue
New York, New York 10065

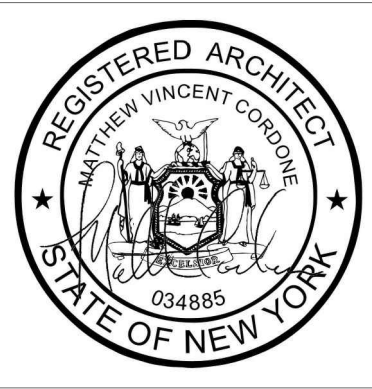
CONSULTANTS

KEY PLAN

REVISIONS

9.26.2023	NEW YORK CITY LPC - APPLICATION
12.01.2023	LPC - PROBE APPLICATION
01.03.2024	COMMUNITY BOARD PRESENTATION
06.04.2024	LPC - REVISED APPLICATION

SEAL & SIGNATURE



PROJECT:

FACADE RESTORATION
857 FIFTH AVENUE
NEW YORK, NY, 10065

DRAWING TITLE:

EXISTING CONDITION
PHOTOGRAPHS

DATE: 09/26/2023

DWG NO:

DRAWN BY: SB

A-1101.00

CHECKED BY: MVC

PROJECT NO: 23034

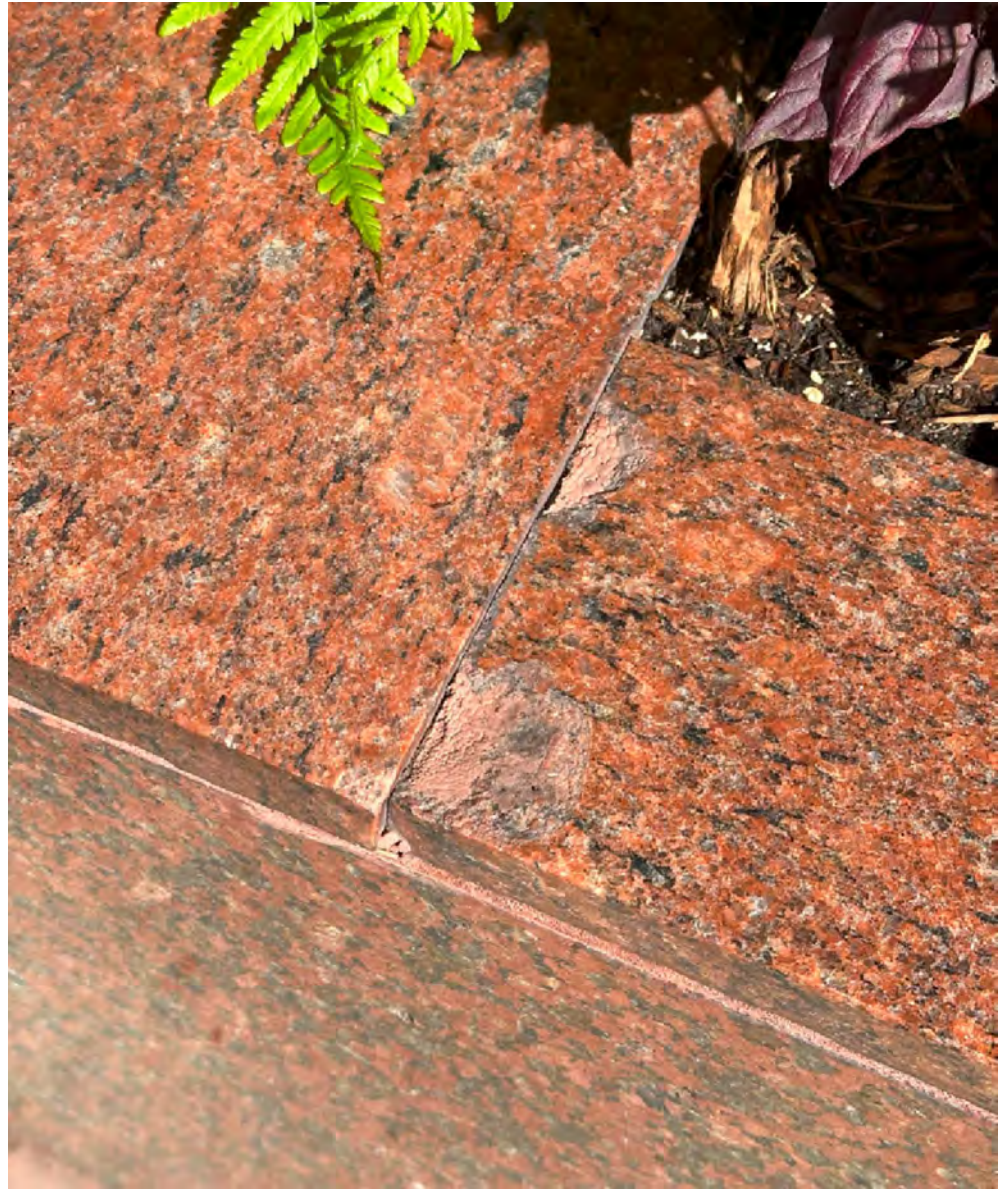
5 OF



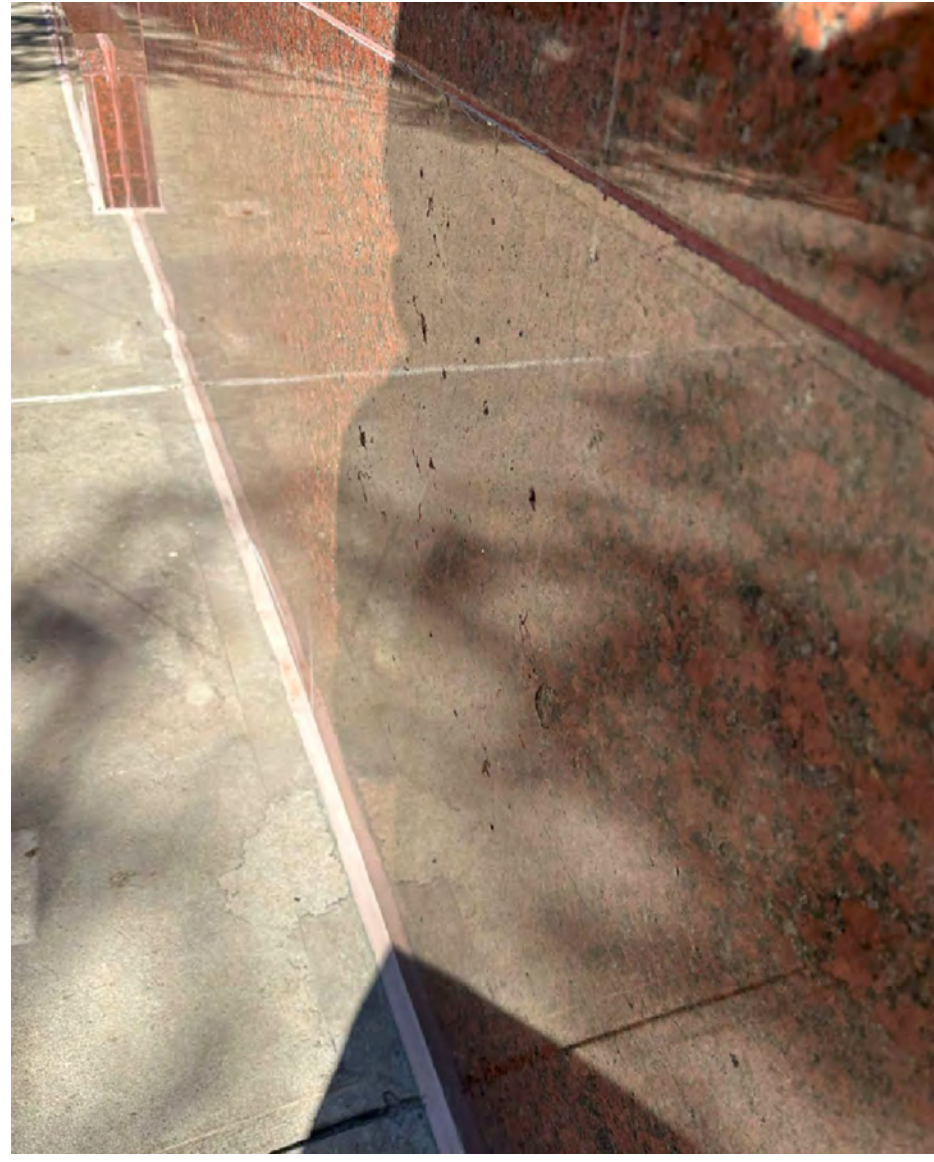
16 VIEW 16
Scale: NTS



17 VIEW 17
Scale: NTS



18 VIEW 18
Scale: NTS



19 VIEW 19
Scale: NTS



20 VIEW 20
Scale: NTS



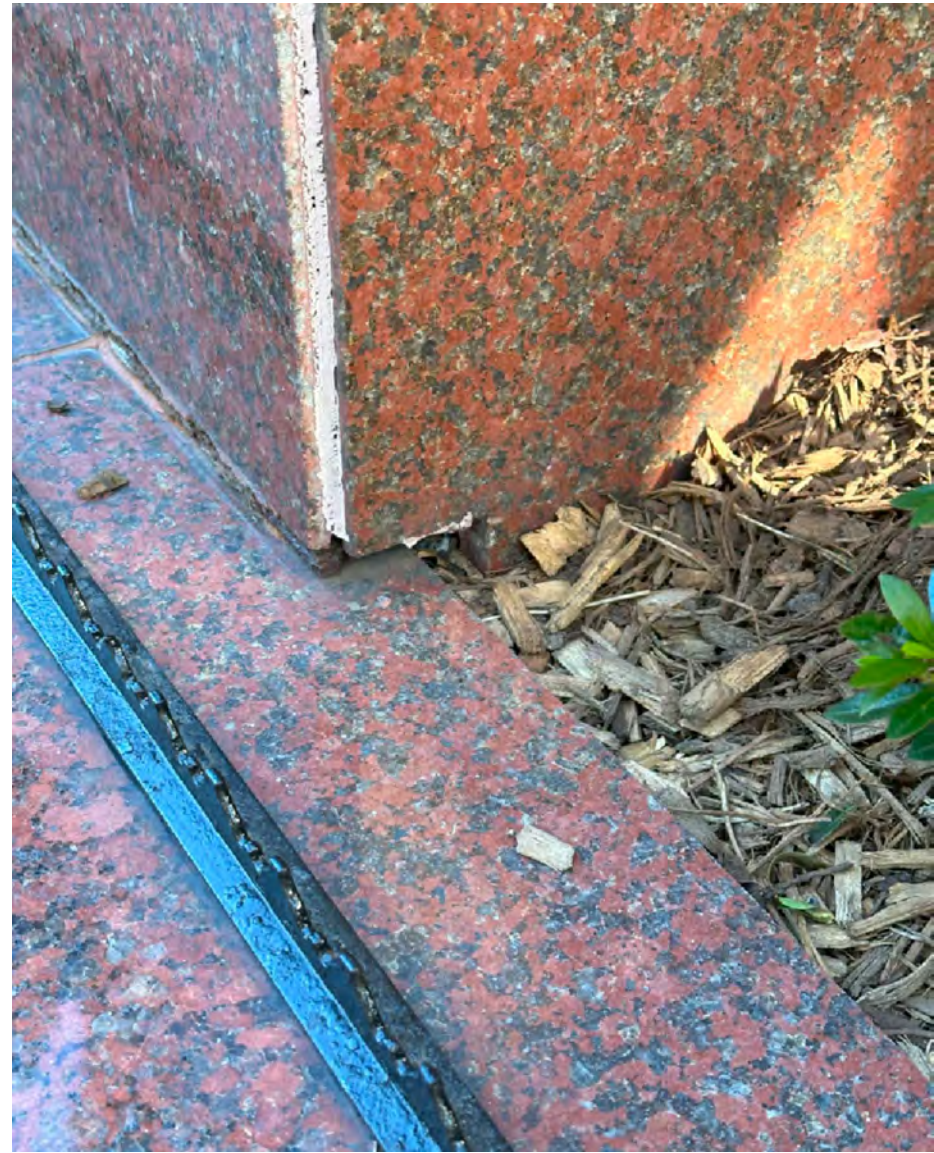
21 VIEW 21
Scale: NTS



22 VIEW 22
Scale: NTS



23 VIEW 23
Scale: NTS



24 VIEW 24
Scale: NTS



25 VIEW 25
Scale: NTS



26 VIEW 26
Scale: NTS



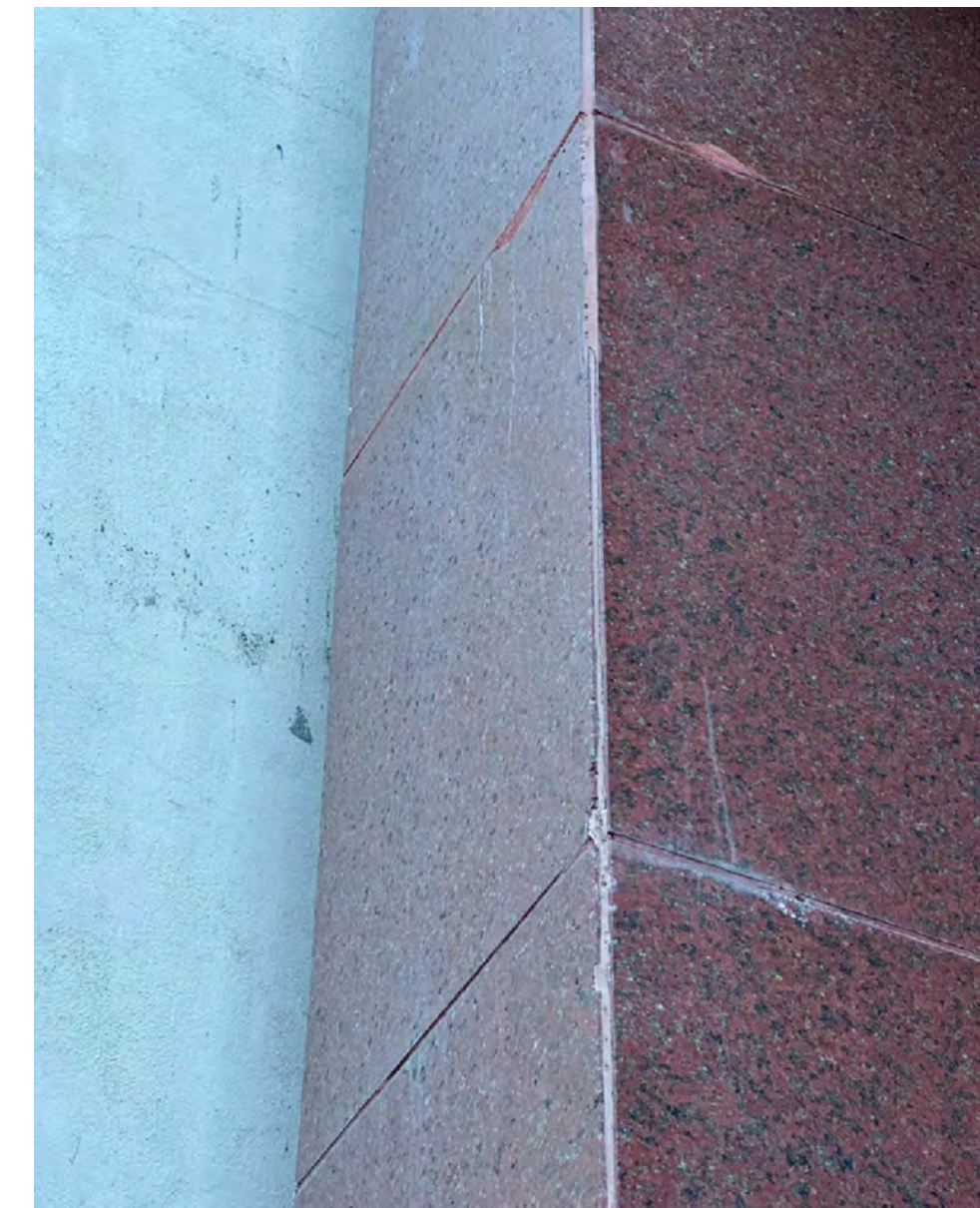
27 VIEW 27
Scale: NTS



28 VIEW 28
Scale: NTS



29 VIEW 29
Scale: NTS



30 VIEW 30
Scale: NTS



OWNERS:
857 Fifth Avenue Owner's Corp
857 Fifth Avenue
New York, New York 10065

CONSULTANTS

KEY PLAN

REVISIONS	
9.26.2023	NEW YORK CITY LPC - APPLICATION
12.01.2023	LPC - PROBE APPLICATION
01.03.2024	COMMUNITY BOARD PRESENTATION
06.04.2024	LPC - REVISED APPLICATION

SEAL & SIGNATURE



PROJECT:
FACADE RESTORATION
857 FIFTH AVENUE
NEW YORK, NY, 10065

DRAWING TITLE:
EXISTING CONDITION
PHOTOGRAPHS

DATE:	09/26/2023	DWG NO:	
DRAWN BY:	SB	CHECKED BY:	MVC
PROJECT NO:	23034		

A-1102.00

6 OF 6



1 179 EAST 70TH STREET - EXAMPLE 1
Scale: NTS



2 10 EAST 70TH STREET - EXAMPLE 2
Scale: NTS



3 18 EAST 67TH STREET - EXAMPLE 3
Scale: NTS



4 838 FIFTH AVENUE - EXAMPLE 4
Scale: NTS



5 838 FIFTH AVES5 - EXAMPLE 5
Scale: NTS

MATTHEW CORDONE
ARCHITECT PLLC
92 N. Broadway
Irvington
New York 10533
phone: 917.749.8071
mcordone@mcaplpc.net

MATTHEW CORDONE
ARCHITECT PLLC
DESIGN + PRESERVATION + PLANNING

OWNERS:

857 Fifth Avenue Owner's Corp
857 Fifth Avenue
New York, New York 10065

CONSULTANTS

KEY PLAN

REVISIONS

9.26.2023	NEW YORK CITY LPC - APPLICATION
12.01.2023	LPC - PROBE APPLICATION
01.03.2024	COMMUNITY BOARD PRESENTATION
06.04.2024	LPC - REVISED APPLICATION

SEAL & SIGNATURE



PROJECT:

FACADE RESTORATION
857 FIFTH AVENUE
NEW YORK, NY, 10065

DRAWING TITLE:

EXAMPLES IN THE NEIGHBORHOOD

DATE: 09/26/2023

DWG NO:

DRAWN BY: SB

A-1105.00

CHECKED BY: MVC

PROJECT NO: 23034

6 OF



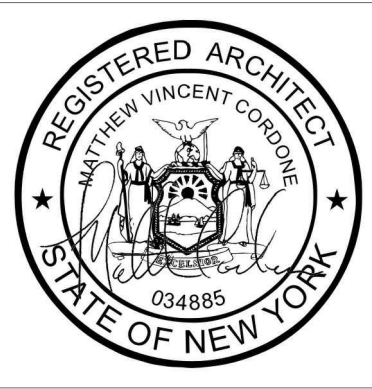
OWNERS:
857 Fifth Avenue Owner's Corp
857 Fifth Avenue
New York, New York 10065

CONSULTANTS

KEY PLAN

REVISIONS	
9.26.2023	NEW YORK CITY LPC - APPLICATION
12.01.2023	LPC - PROBE APPLICATION
01.03.2024	COMMUNITY BOARD PRESENTATION
06.04.2024	LPC - REVISED APPLICATION

SEAL & SIGNATURE



PROJECT:
FACADE RESTORATION
857 FIFTH AVENUE
NEW YORK, NY, 10065

DRAWING TITLE:
PROBE SAMPLES

DATE: 09/26/2023	DWG NO:
DRAWN BY: SB	A-1106.00
CHECKED BY: MVC	
PROJECT NO: 23034	6 OF