



MANHATTAN WEST

SOUTHWEST RESIDENTIAL TOWER - SITE

ISSUED FOR PERMIT FILING
JUNE 10, 2015

GENERAL
ARCHITECTURAL
STRUCTURAL
PLUMBING

MANHATTAN
WEST:
SOUTHWEST
RESIDENTIAL
TOWER
SITE
West 31st Street
New York, NY

Brookfield

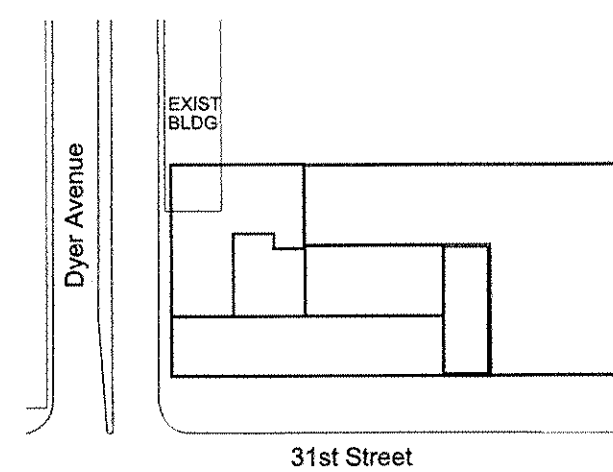
250 Vesey Street, 15th Floor, New York, NY 10281

Architecture/Structural Engineering
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14 Wall Street, New York, NY 10005

Landscape Architecture
James Corner Field Operations
475 Tenth Avenue, 8th Floor, New York, NY 10018

Plumbing Engineering
Jaros Baum & Bolles
80 Pine Street, 12th Floor, New York, NY 10005

Electrical Engineering
Cosentini Associates
Two Pennsylvania Plaza, 3rd Floor, New York, NY 10121



KEYPLAN

5	10 JUN 2015	ISSUED FOR PERMIT FILING
4	02 MAY 2014	ISSUED FOR PERMIT FILING
3	14 MAR 2014	ISSUED FOR DESIGN DEVELOPMENT
2	28 FEB 2014	PROGRESS SET
1	24 JAN 2014	ISSUED FOR SCHEMATIC DESIGN

No. Date Description

Sheet Name:

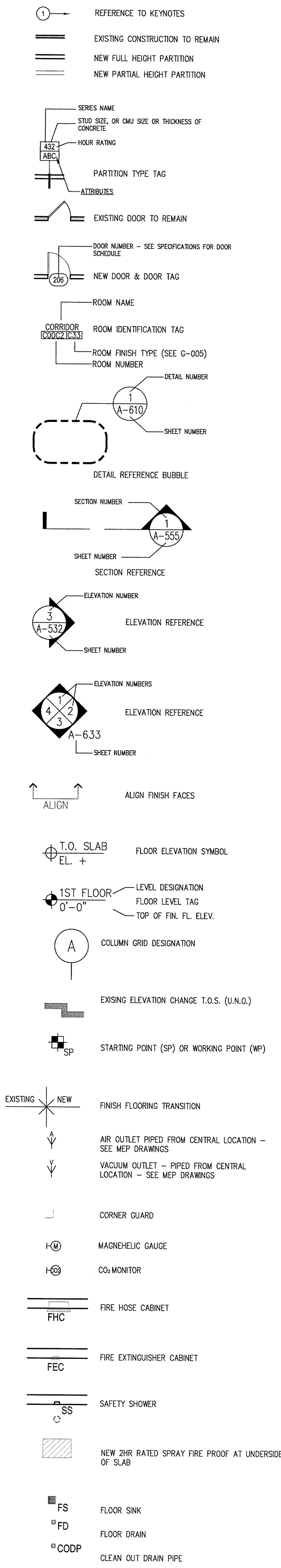
COVER SHEET

Seal & Signature:
Date: 10 JUN 2015
NYC DOB Number:
Project No: 201120
Scale: NTS
DWG No:
G-000.01
CAD FILE Name:
G-000.01
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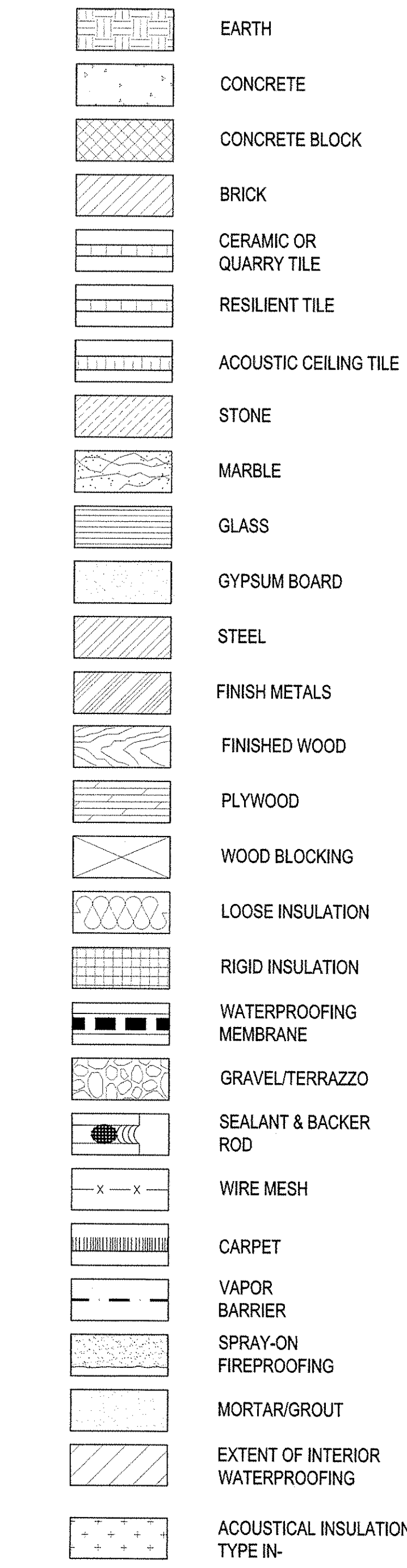
ABBREVIATIONS

—A	AIR CONDITIONING	FLEX	FLEXIBLE	—P	PUBLIC ADDRESS
A/C	AUDIO VISUAL	FLH	FLASHING	—PA	PARALLEL
ACST	ACOUSTICAL	FLMT	FLUSH MOUNTED	PART	PARTIAL
ACT	ACOUSTICAL CEILING TILE	FLR	FLOOR	PAV	PAVERS
AD	AREA DRAIN	FLR REG	FLOOR REGISTER	PCC	PRECAST CONCRETE
ADDL	ADDITIONAL	FLS	FLOOR SEALER	PERF	PERFORATED
ADJ	ADJACENT	FLUOR	FLUORESCENT	PERP	PERPENDICULAR
ADR	ACCESS DOOR	FO	FINISHED OPENING	PL	PLASTIC LAMINATE
AF	ACCESS FLOOR	FOB	FACE OF BUILDING	PLA	PLASTER
AF	ABOVE FINISHED FLOOR	FP	SPRAYED ON FIRE PROOFING	PLBG	PLUMBING
AGGR	AGGREGATE	FR	FEET PER MINUTE	PLYWD	PLYWOOD
AHU	AIR HANDLING UNIT	FR	FIRE RETARDANT / RATING	PNEU	PNEUMATIC
ALT	ALTERNATE	FR	FEET PER MINUTE	POL	POLISHED
ALUM	ALUMINUM	FRM	FRAME	PR	PAIR
ALUM	ALUMINUM	FRTW	FIRE RETARDANT TREATED WOOD	PREFAB	PREFABRICATE(D)
APPROX	APPROXIMATE(LY)	FS	FULL SIZE	PROJ	PROJECT(S)
APT	APARTMENT	FSE	FOOD SERVICE EQUIPMENT	PROP	PROPERTY
ARC	ARCHITECTURAL CONCRETE	FSP	FIRE STANDPIPE	PSF	POUNDS PER SQUARE FOOT
ARCH	ARCHITECT(URAL)	FT	FEET (FOOT)	PSI	POUNDS PER SQUARE INCH
AUTO	AUTOMATIC	FTG	FOOTING	PT	PAINTED
AUX	AUXILIARY	FWP	FABRIC WRAPPED PANEL	PTN	PARTITION
AVG	AVERAGE	G	GAS	PVC	POLYVINYL CHLORIDE
		—G	GAUGE	PVG	PAVING
		GA	GALLON(S)	PWR	POWER
		GAL	GALVANIZED		
		GALV	GALVANIZED IRON	—Q	QUARRY TILE
		GFRG	GLASS FIBER REINFORCED CONCRETE	—QT	QUANTITY
		GFRG	GLASS FIBER REINFORCED GYPSUM	R	RISER
		GI	GLASS	RA	RETURN AIR
		GL	GLASS BLOCK	RAD	RADIUS
		GND	GROUND	RB	RESILIENT BASE
		GPH	GALLONS PER HOUR	RC	REINFORCED CONCRETE
		GPM	GALLONS PER MINUTE	RD	ROOF DRAIN
		GR	GRILLES	RECPT	RECEPTACLE
		GR BM	GRADE BEAM	RECT	RECTANGLE
		GRD	GRADE	REF	REFERENCE
		GSB	GYPSUM WALLBOARD	REFR	REFRIGERATOR
				REG	REGISTER
				REINF	REINFORCE(D, -ING, -MENT)
				REQD	REQUIRED
				REV	REVISED / REVISION
				RF	RESILIENT FLOORING
				RFG	ROOFING
				RH	RIGHT HAND
				RM	ROOM
				RMK	RESIN MATRIX
				RND	ROUNDED
				RO	ROUGH OPENING
				RHW	RIGHT OF WAY
				RR	RAILROAD
				RS	ROOFING SYSTEM
				S	SUPPLY AIR
				—SA	SANITARY
				SB	SPLASH BLOCK
				SCHED	SCHEDULE(D)
				SE	SEALANT
				SECT	SECTION
				SHR	SHOWER
				SHT	SHEET
				SHTG	SHEATHING
				SIM	SIMILAR
				SJ	SEALANT JOINT
				SLDG	SLIDE / SLIDING
				SPEC	SPECIFICATION(S)
				SPS	SYNTHETIC POLYMER STONE
				SD	SQUARE
				SG FT	SQUARE FOOT / FEET
				SST	STAINLESS STEEL
				ST	STONE
				STC	SOUND TRANSMISSION CLASS
				STD	STANDARD
				STL	STEEL
				STOR	STORAGE
				STRUCT	STRUCTURE / STRUCTURAL
				SURF MTD	SURFACE MOUNTED
				SUSP	SUSPEND(ED) / SUSPENSION
				SVSD	SWITCHBOARD
				SYMM	SYMMETRICAL
				T	TREAD
				T&G	TONGUE AND GROOVE
				T/	TOP OF
				TA	TOILET ACCESSORY L...IES
				TD	TRENCH DRAIN
				TDC	TRAFFIC DECK COATING
				TEL	TELEPHONE
				TEMP	TEMPERATURE
				TER	TERRAZZO
				THK	THICK(NESS)
				THRES	THRESHOLD
				TCC	TOP OF CURB
				TOPO	TOPOGRAPHY MAP
				TOS	TOP OF SLAB
				TOTS	TOP OF TOPPING SLAB
				TRANS	TRANSOM
				TV	TELEVISION
				TYP	TYPICAL
				U	UNDERCUT
				UC	UNFINISHED
				UNFIN	UNFINISHED
				UNO	UNLESS NOTED OTHERWISE
				UPS	UNINTERRUPTED POWER SUPPLY
				V	VACUUM
				VERT	VERTICAL
				VEST	VESTIBULE
				VIF	VERIFY IN FIELD
				VNR	VENEER
				VOL	VOLUME
				W	WITH
				W/O	WITHOUT
				WB	WOOD BASE
				WCV	WALL COVERING
				WD	WOOD
				WD BLKG	WOOD BLOCKING
				WDF	WOOD DOOR AND FRAME
				WH	WALL HYDRANT
				WI	WROUGHT IRON
				WP	WORK POINT
				WPS	WATERPROOFING SYSTEM
				WR	WEATHER RESISTANT
				WRB	WARDROBE
				WS	WEATHERSTRIP(PING)
				WT	WEIGHT
				WTR	WINDOW TREATMENT
				WV	WOOD VENEER
				WWF	WELDED WIRE FABRIC
				X	
				Y	
				Z	

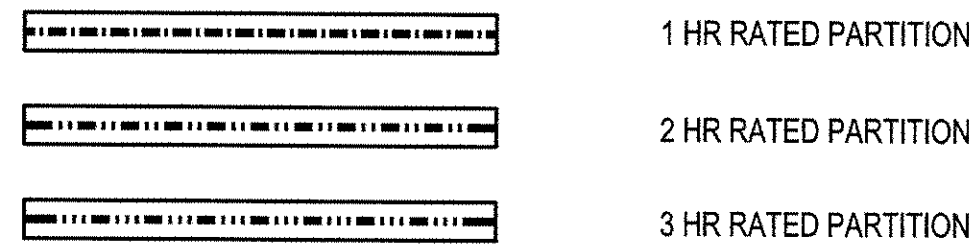
CONSTRUCTION PLAN LEGEND



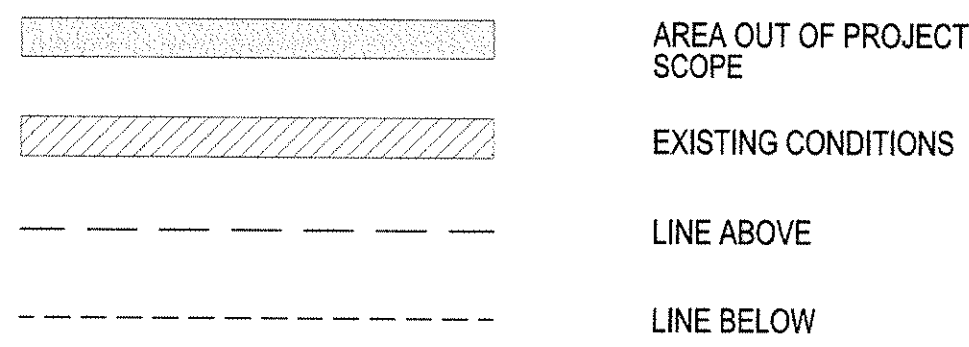
MATERIAL LEGEND



WALL FIRE RATING DESIGNATIONS



GRAPHIC CONVENTIONS



DRAWING LIST

G-000.00	COVER SHEET
G-001.00	ABBREVIATIONS, SYMBOLS & DRAWING LIST
G-002.00	GENERAL NOTES
G-005.00	BUILDING LOCATION PLAN
G-006.00	DYER AVE. / PANYNJ EASEMENT
A-301.00	1ST FLOOR PLAN
A-302.00	2ND FLOOR PLAN
A-600.00	DYER AV. SECTIONS
A-501.00	DYER AV. SECTIONS
A-505.00	ENLARGED PLANS & ELEVATIONS
A-510.00	PLAN & SECTION DETAILS
A-515.00	PLAN & SECTION DETAILS

MANHATTAN WEST: SOUTHWEST RESIDENTIAL TOWER SITE

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Client

Brookfield

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Architecture/Structural Engineering

SOM

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14 Wall Street, New York, NY 10005

Landscape Architecture

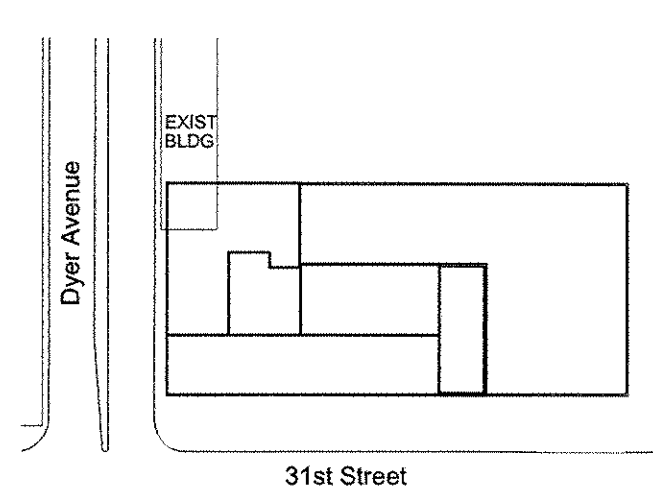
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KEY PLAN

5 10 JUN 2015 ISSUED FOR PERMIT FILING

4 12 MAY 2014 ISSUED FOR PERMIT FILING

3 14 MAR 2014 ISSUED FOR DESIGN DEVELOPMENT

2 28 FEB 2014 PROGRESS SET

1 24 JAN 2014 ISSUED FOR SCHEMATIC DESIGN

No. Date Description

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ABBREVIATIONS, SYMBOLS & DRAWING LIST

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Date: 10 JUN 2015

NYC DCR Number:

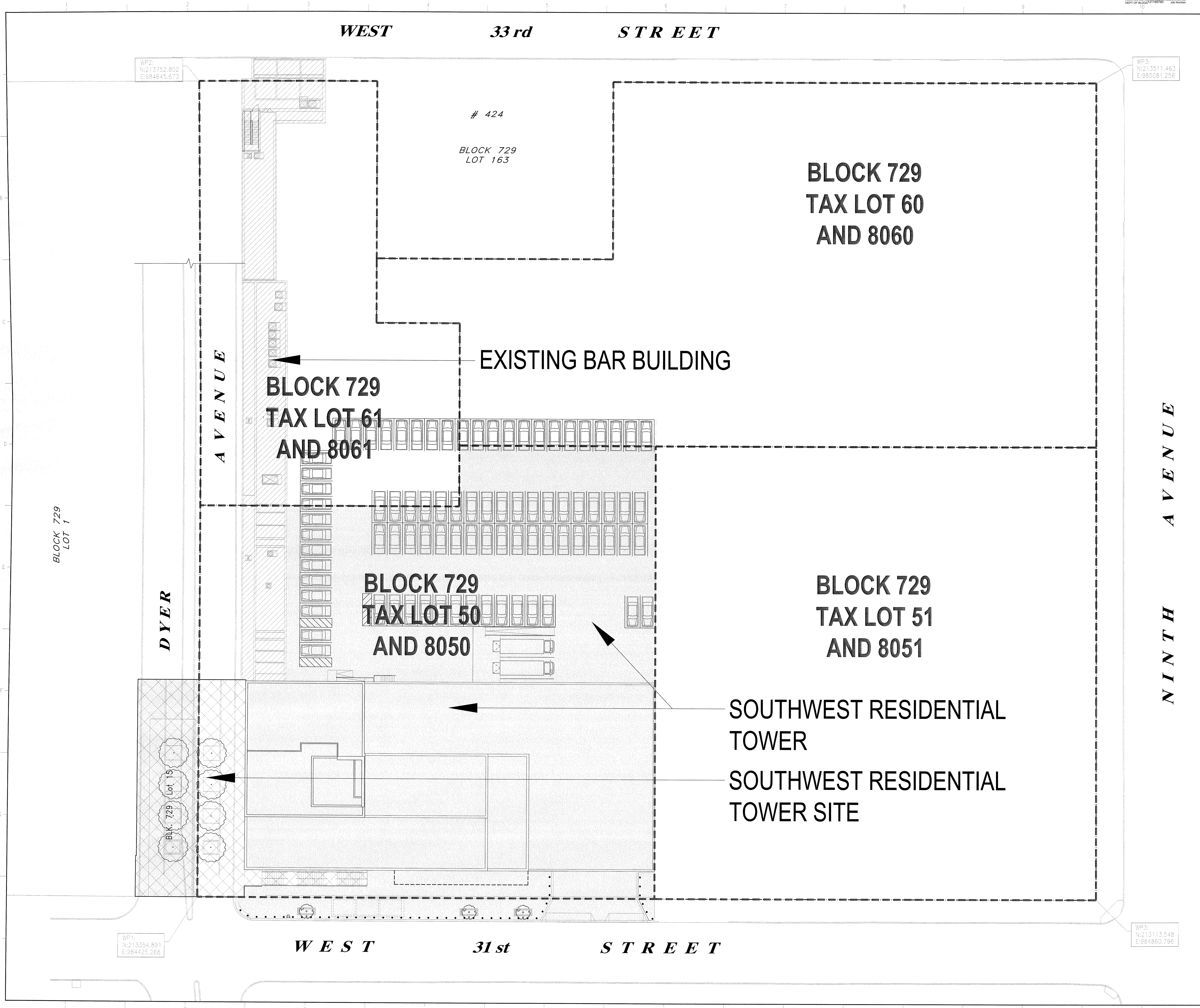
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CAD FILE Name: G-001.DWG

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Dyer Avenue

31st Street

KEYPLAN

10 JUN 2015 ISSUED FOR PERMIT FILING

02 MAY 2014 ISSUED FOR PERMIT FILING

14 MAR 2014 ISSUED FOR DESIGN DEVELOPMENT

28 FEB 2014 PROGRESS SET

24 JAN 2014 ISSUED FOR SCHEMATIC DESIGN

No. Date Description

Sheet Name:

BUILDING LOCATION
PLAN

Seal & Signature:
PROJECT ARCHITECT
DATE: 10 JUN 2015
NYC DOB Number:
Project No: 207120
Scale: NTS
DWG No:
G-005.01
CAD FILE Name:
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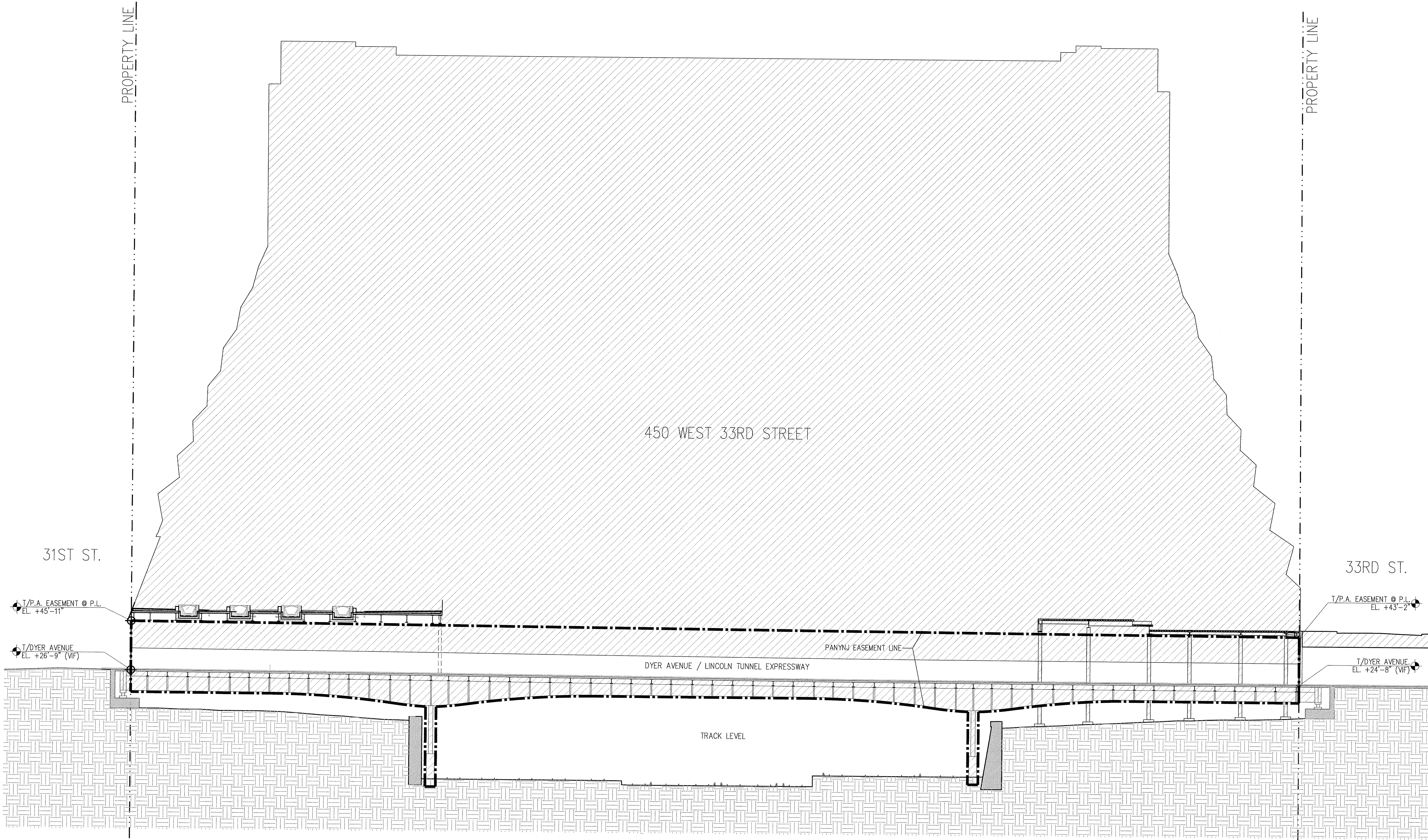
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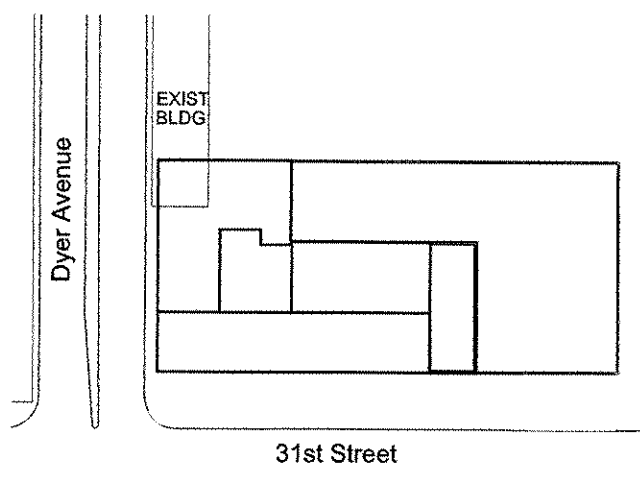
Electrical Engineering

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SHEET NOTES

- ALL BUILDING ELEVATIONS (IN FEET) REFERENCED TO BUILDING REFERENCE DATUM, 50.75' EL. RELATIVE TO NAVD 88 DATUM. MANHATTAN BOROUGH DATUM IS EQUAL TO -1.68' NAVD 88 DATUM.
- FOR GENERAL NOTES, BUILDING DEPARTMENT NOTES, AND CLARIFICATION OF WORK NOTES REFER TO SHEET NO. G-002.00.
- FOR ARCHITECTURAL, ABBREVIATIONS, DRAWING LIST, LEGEND OF SYMBOLS & MATERIALS REFER TO SHEET NO. G-001.00.
- FOR STEEL STAIR DETAILS REFER TO S, AND A SERIES DRAWINGS THIS SET. FOR STEEL CONCRETE FOOTINGS REFER TO SOUTHWEST TOWER DRAWINGS.



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Date: 10 JUN 2015

NYC DOB Number: [Number]

Project No: 20150

Scale: MTS

Drawn By: [Name]

G-006.01

CAD FILE Name: G-006.DWG

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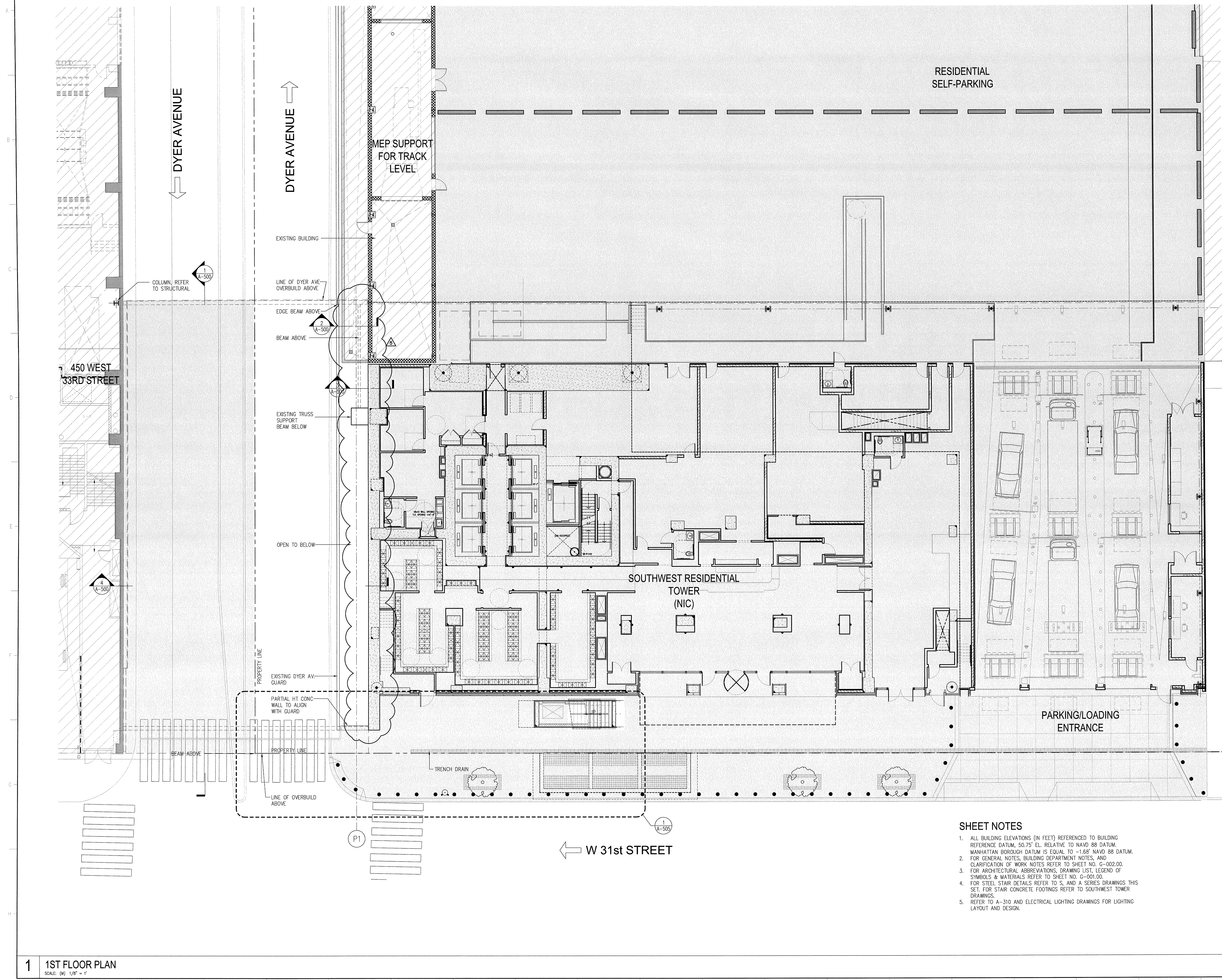
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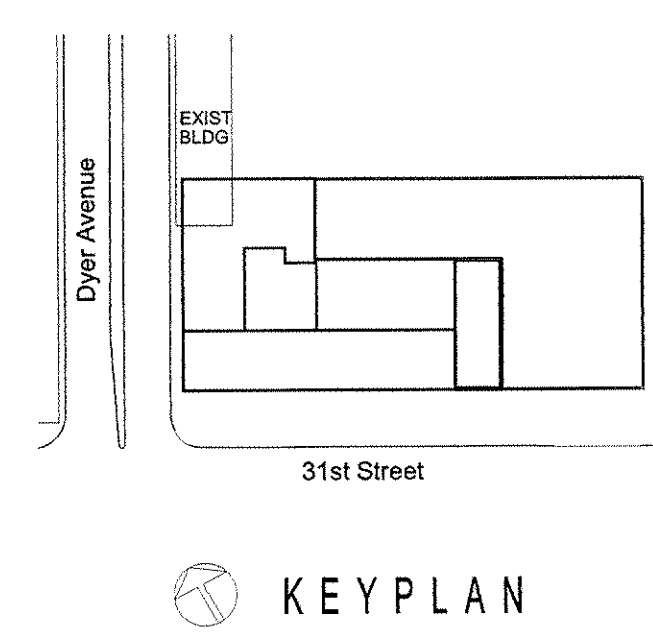
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4. FOR STEEL STAIR DETAILS REFER TO S. AND A SERIES DRAWINGS THIS SET. FOR STAIR CONCRETE FOOTINGS REFER TO SOUTHWEST TOWER DRAWINGS.
5. REFER TO A-310 AND ELECTRICAL LIGHTING DRAWINGS FOR LIGHTING LAYOUT AND DESIGN.



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1ST FLOOR PLAN

Seal & Signature:  Date: 10 JUN 2015
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Scale: 1/8" = 1' DWG No: A-301.01
CAD FILE Name: A-301.DWG
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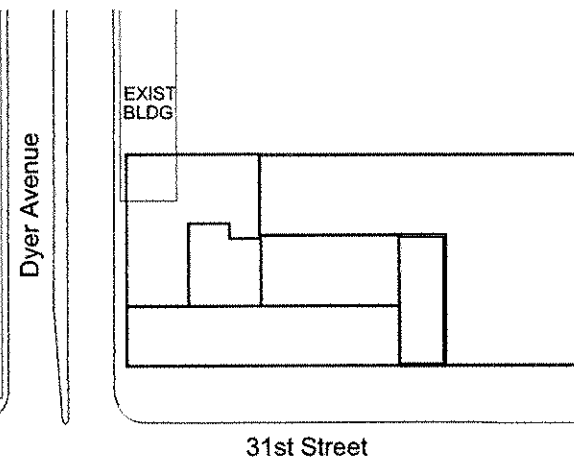
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4 DYER AVENUE OVERBUILD SECTION E-W
SCALE: (P) 1/4" = 1'

3 SECTION
SCALE: (P) 1/4" = 1'

2 SECTION
SCALE: (P) 1/4" = 1'

1 DYER AVENUE OVERBUILD SECTION N-S
SCALE: (P) 1/4" = 1'



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DYER AV. SECTIONS

Seal & Signature
Date: 10 JUN 2015
NYC DOB Number:
Project No: 201400
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DWG No:
A-500.01
CAD FILE Name:
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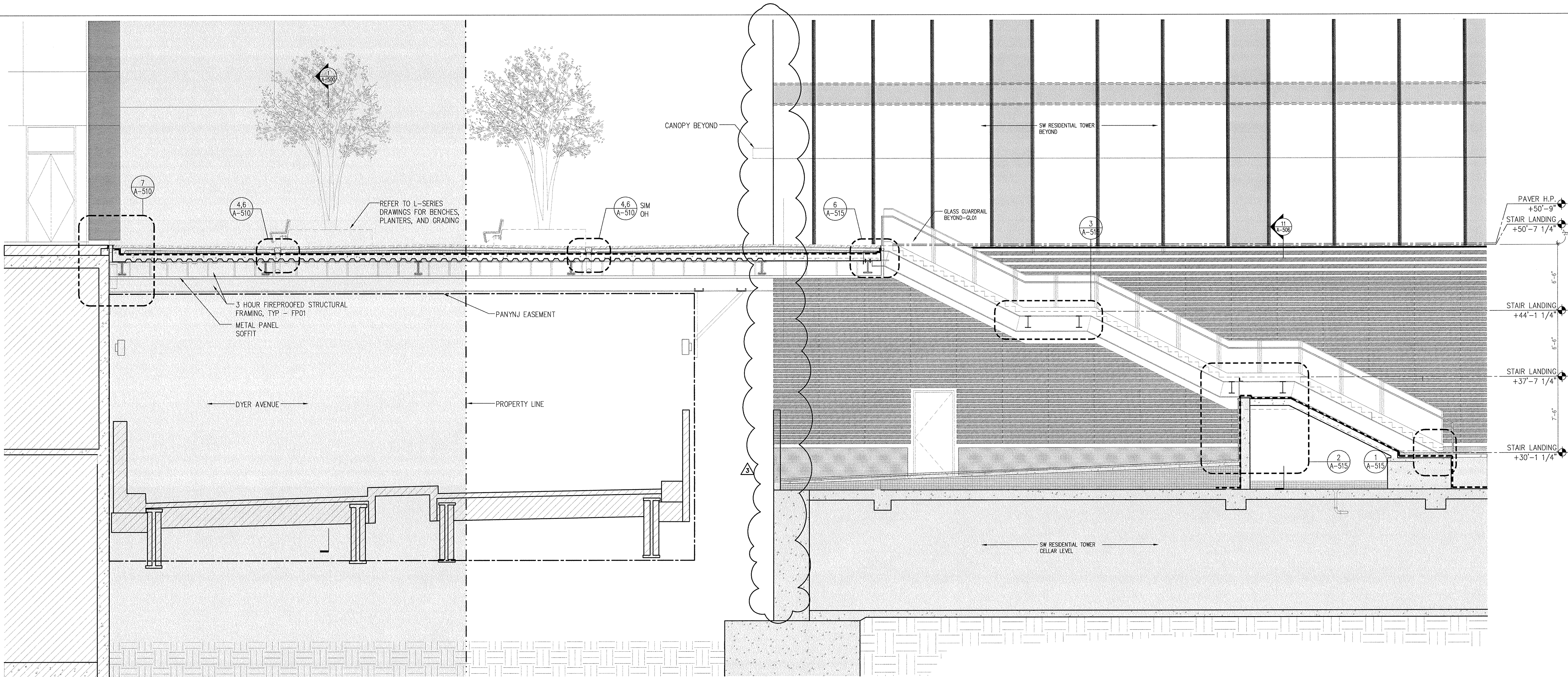
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Plumbing Engineering

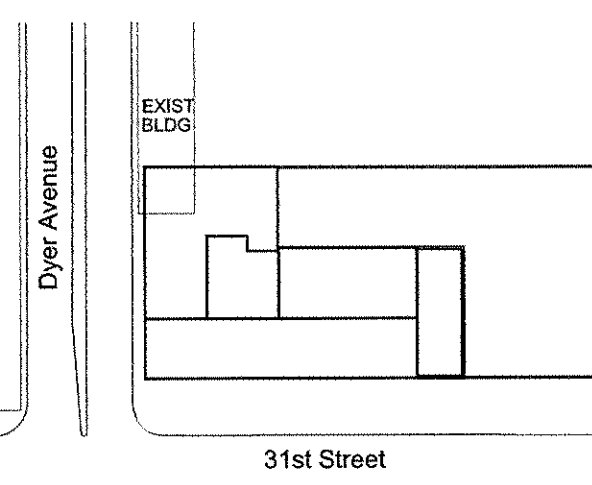
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1 SECTION
SCALE: (P) 1/4" = 1'



KEY PLAN

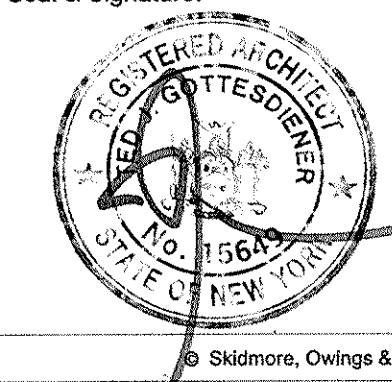
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1 28 FEB 2014 PROGRESS SET

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**DYER AV.
SECTIONS**

Seal & Signature:



Date: 10 JUN 2015

NYC DCE Number:

Project No: 20110

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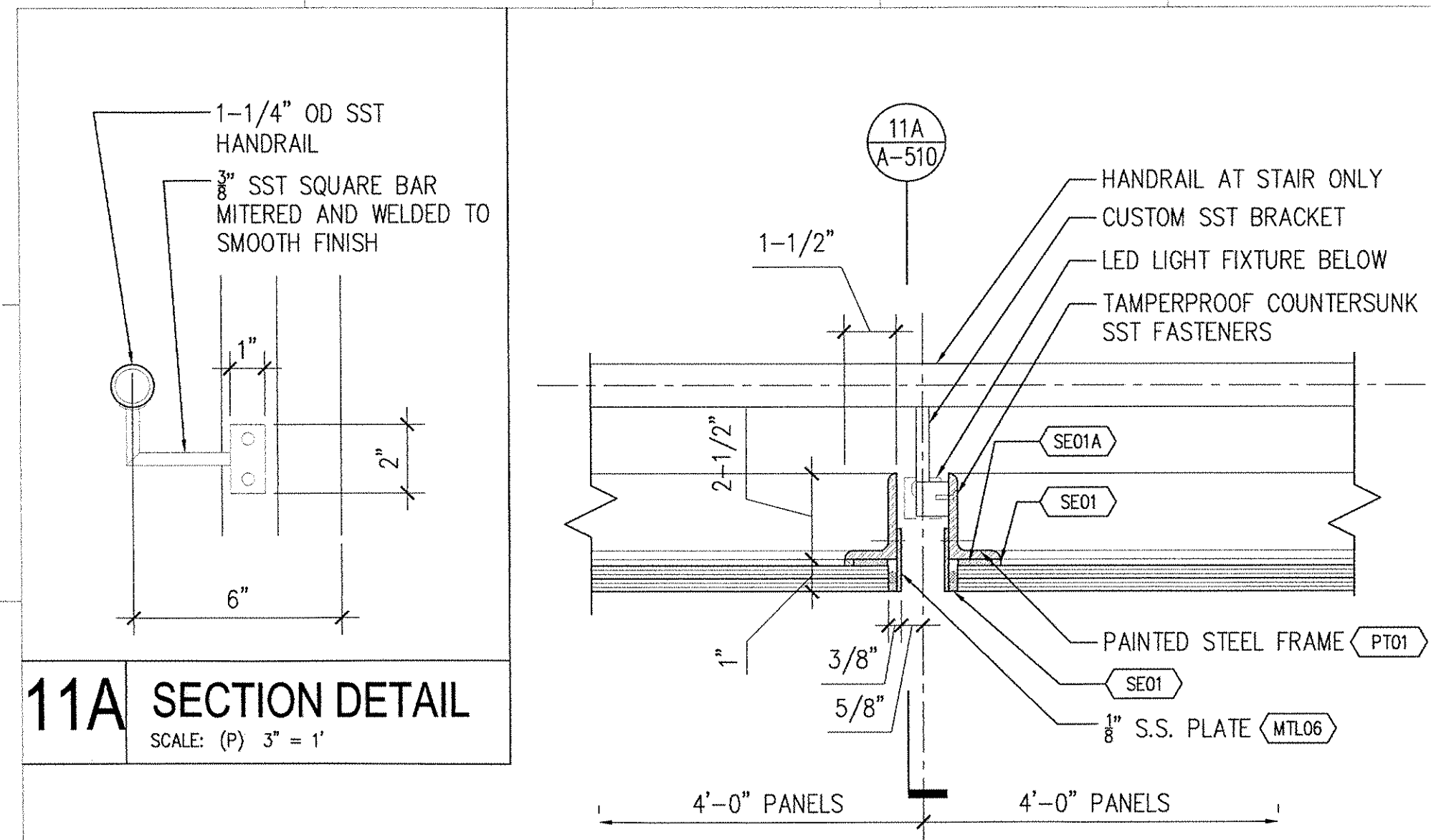
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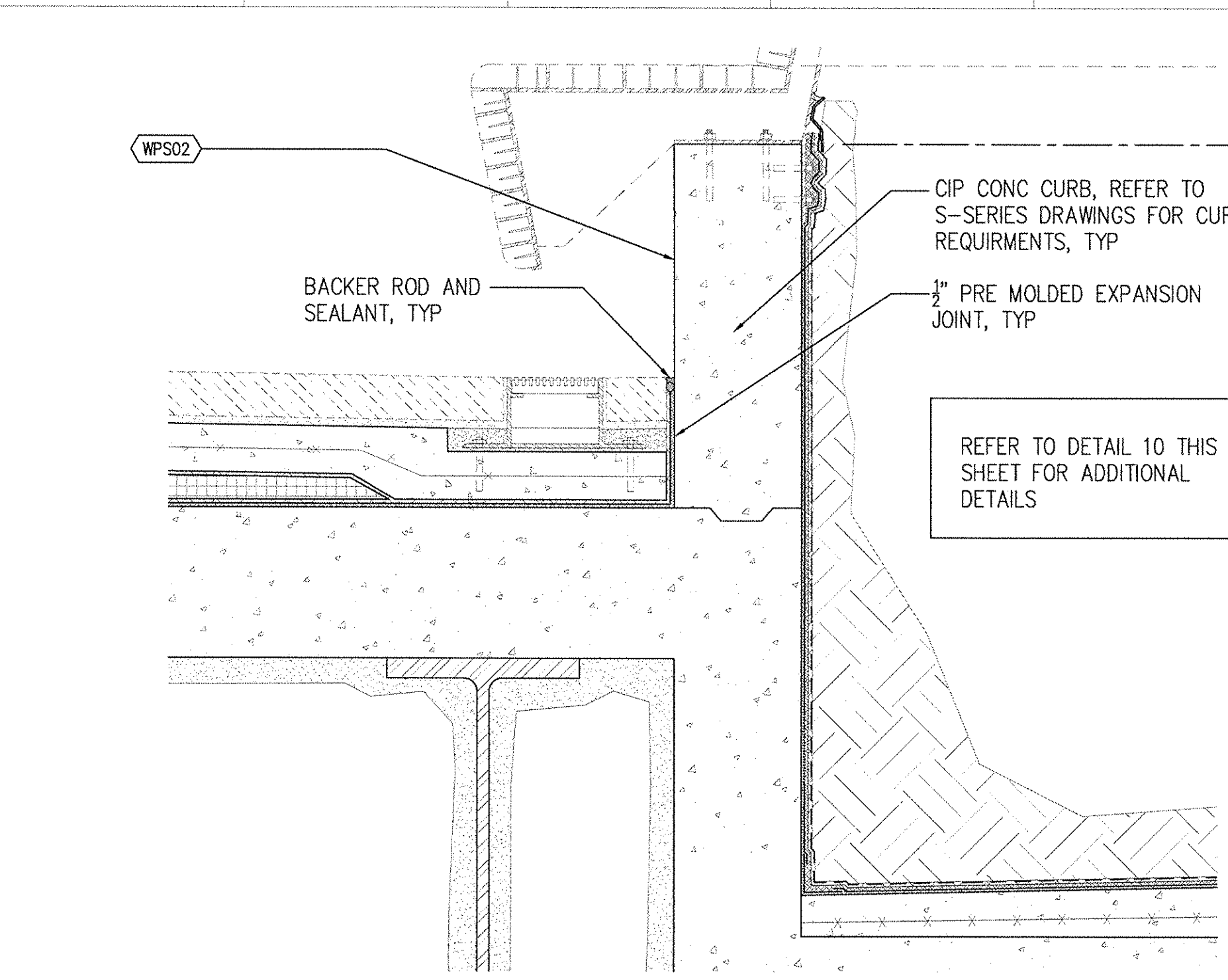
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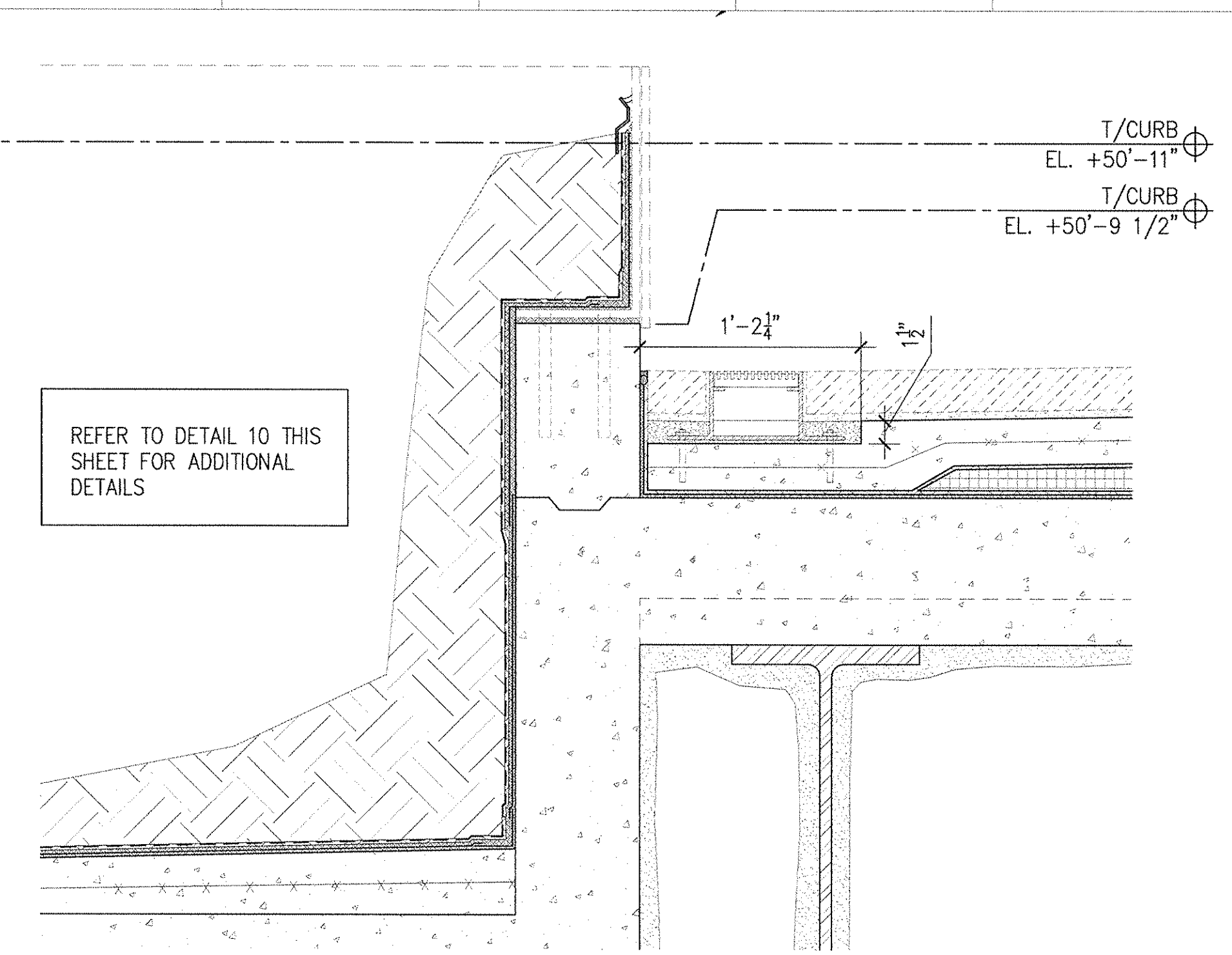
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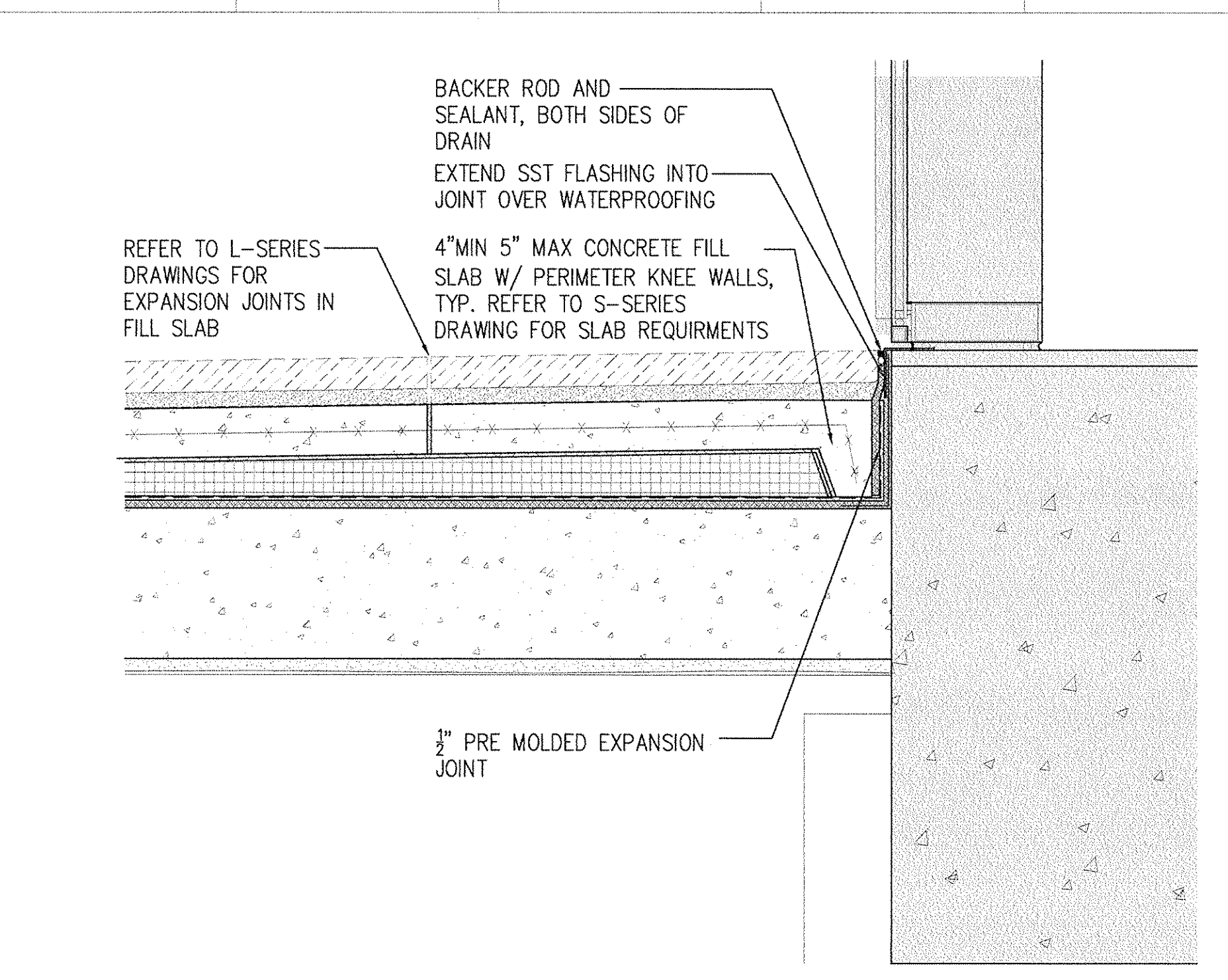
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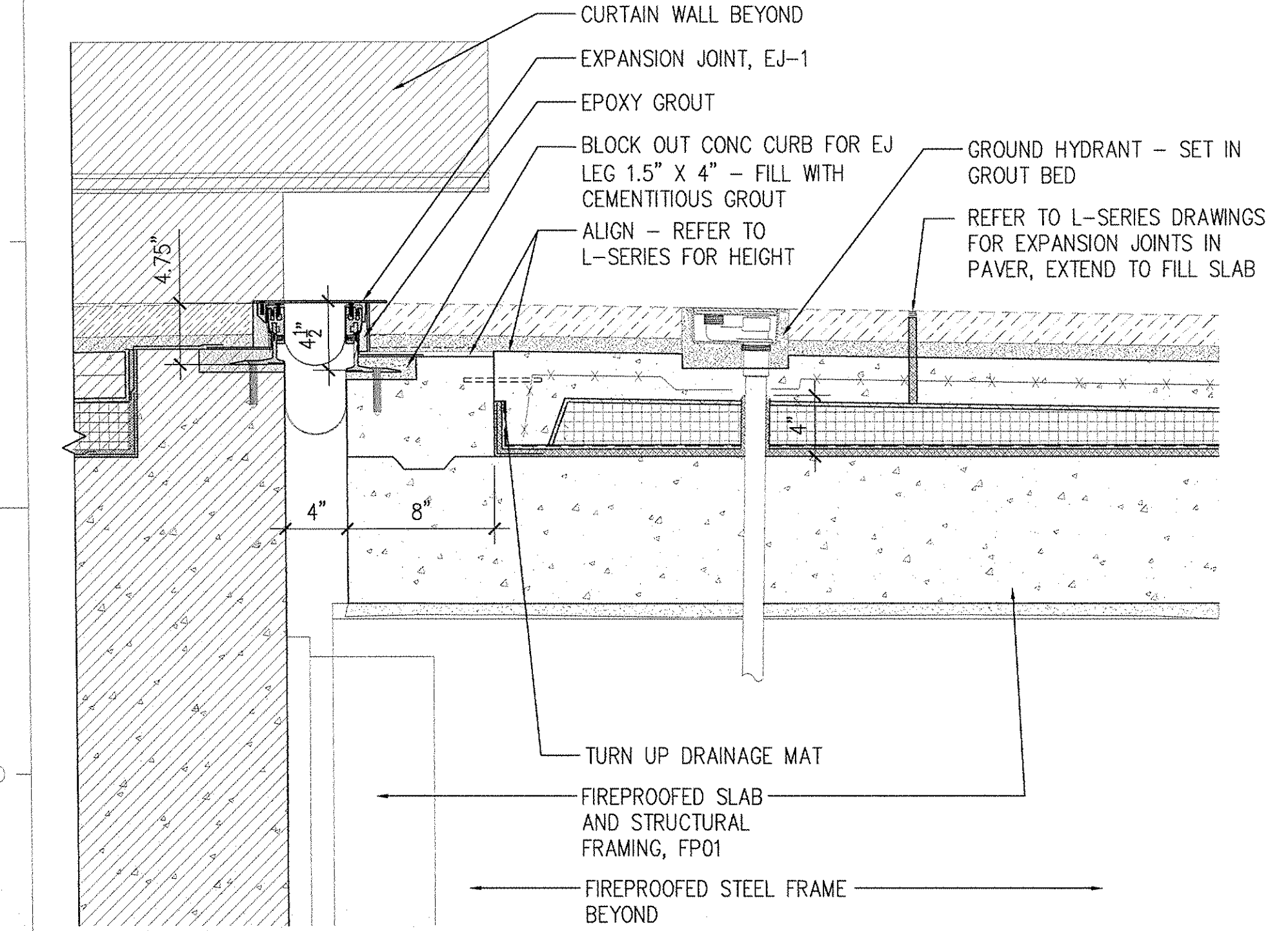
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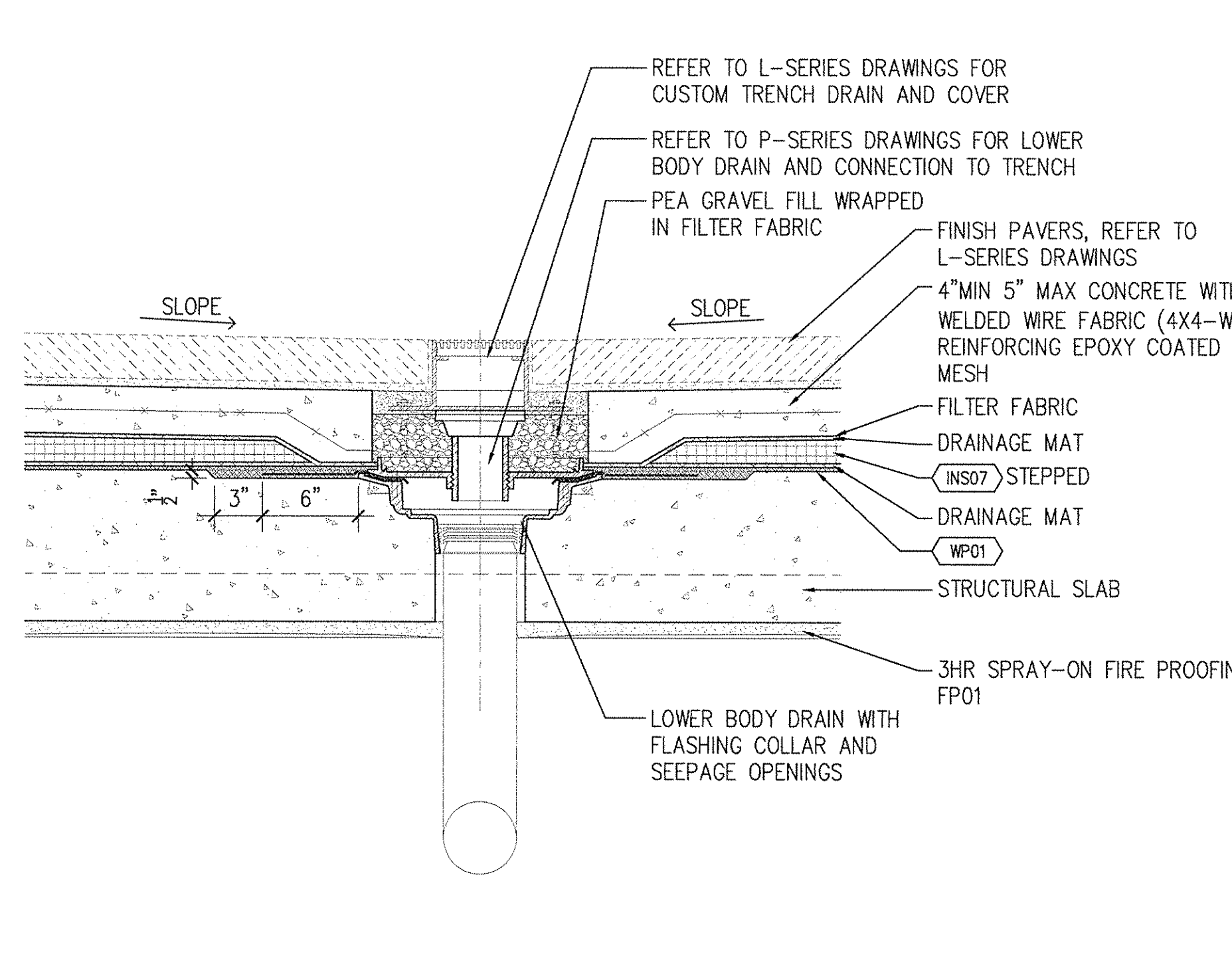
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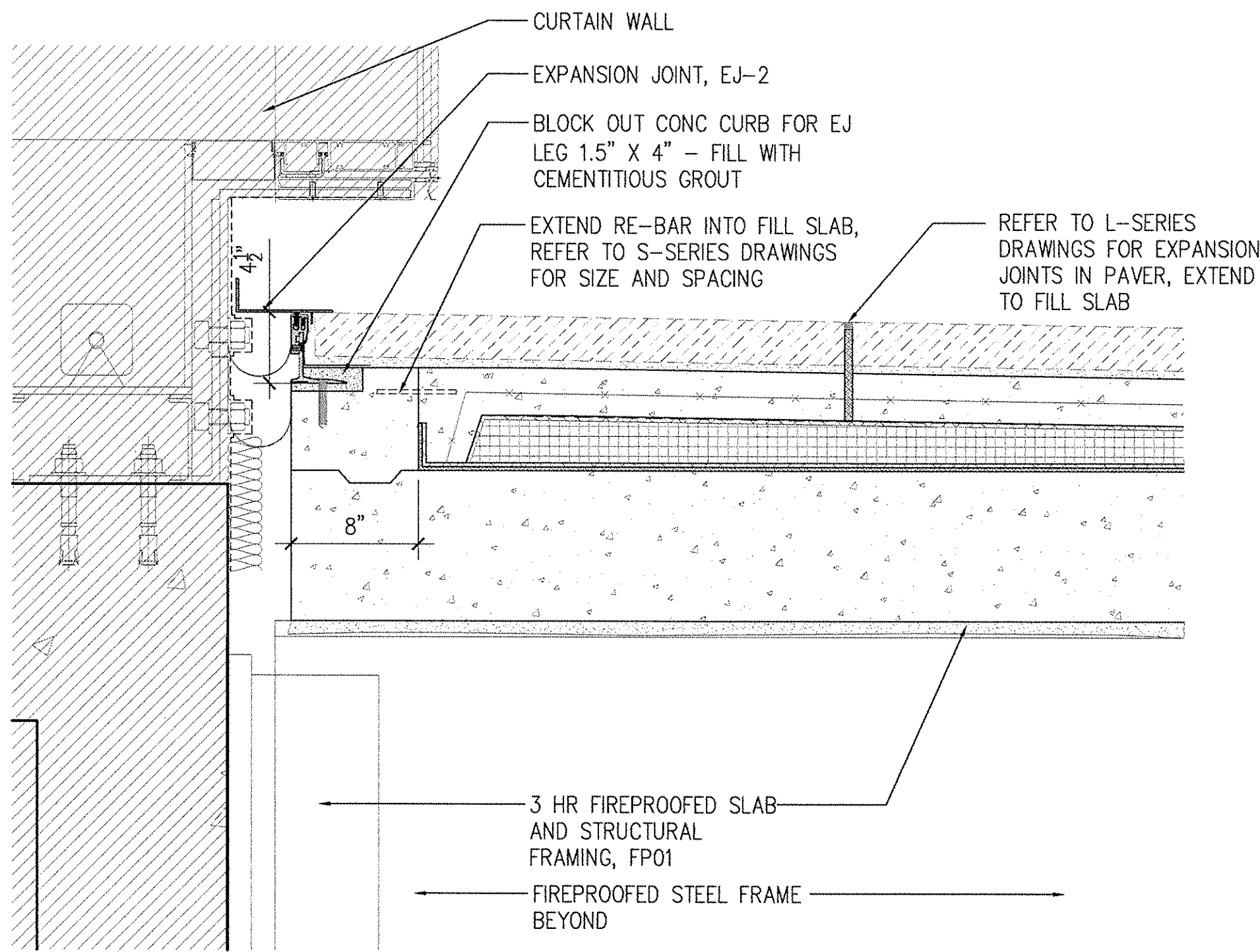
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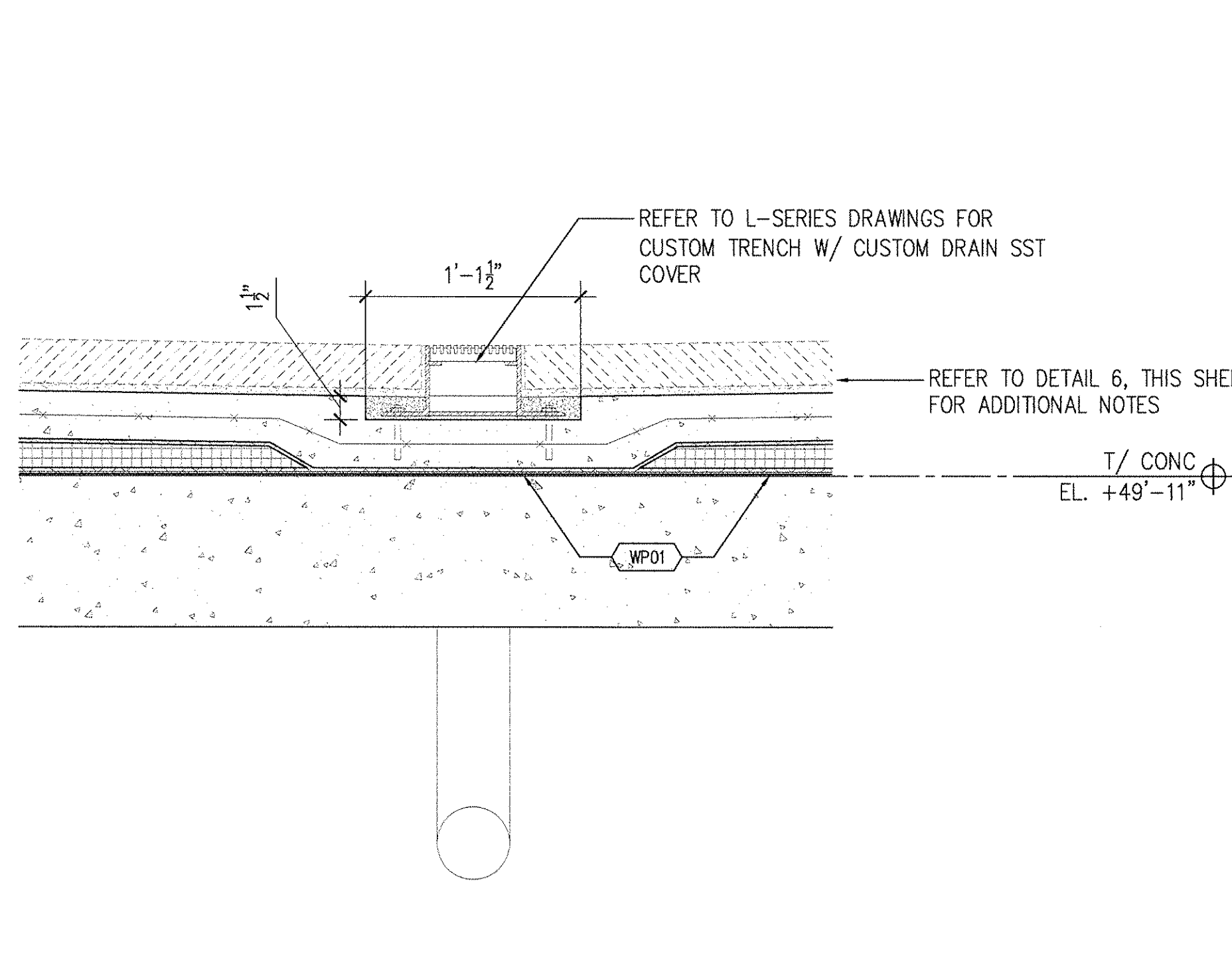
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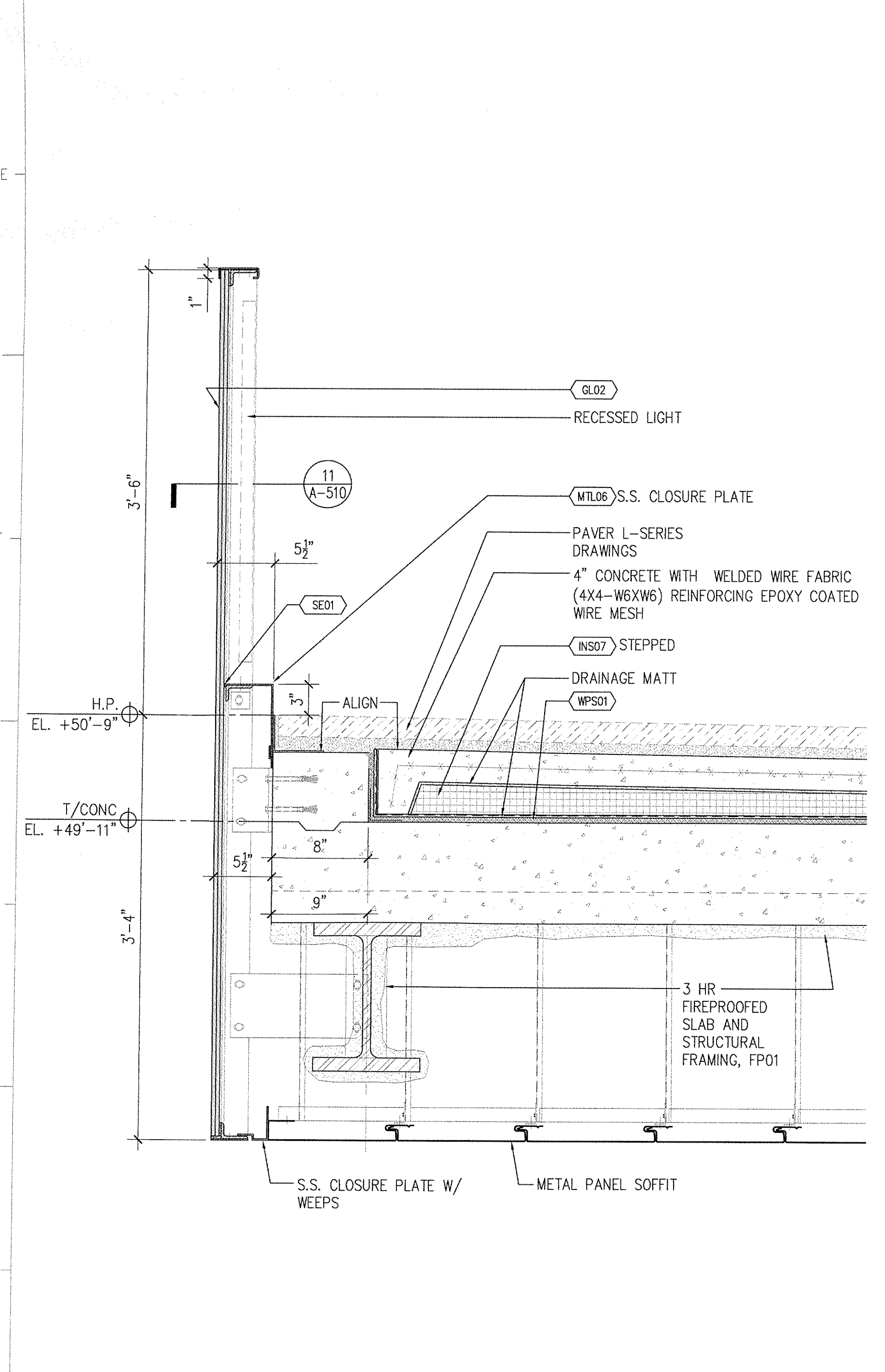
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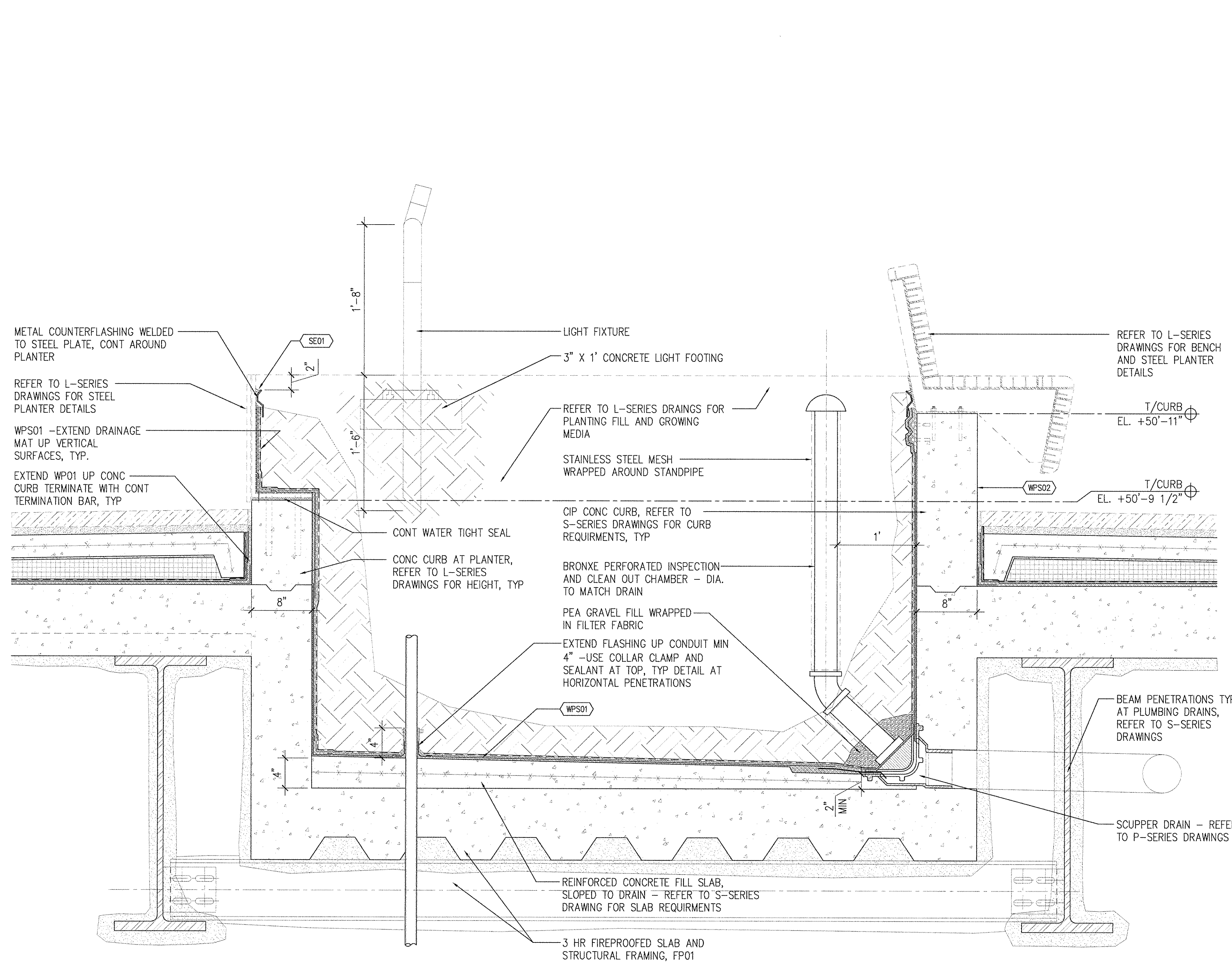
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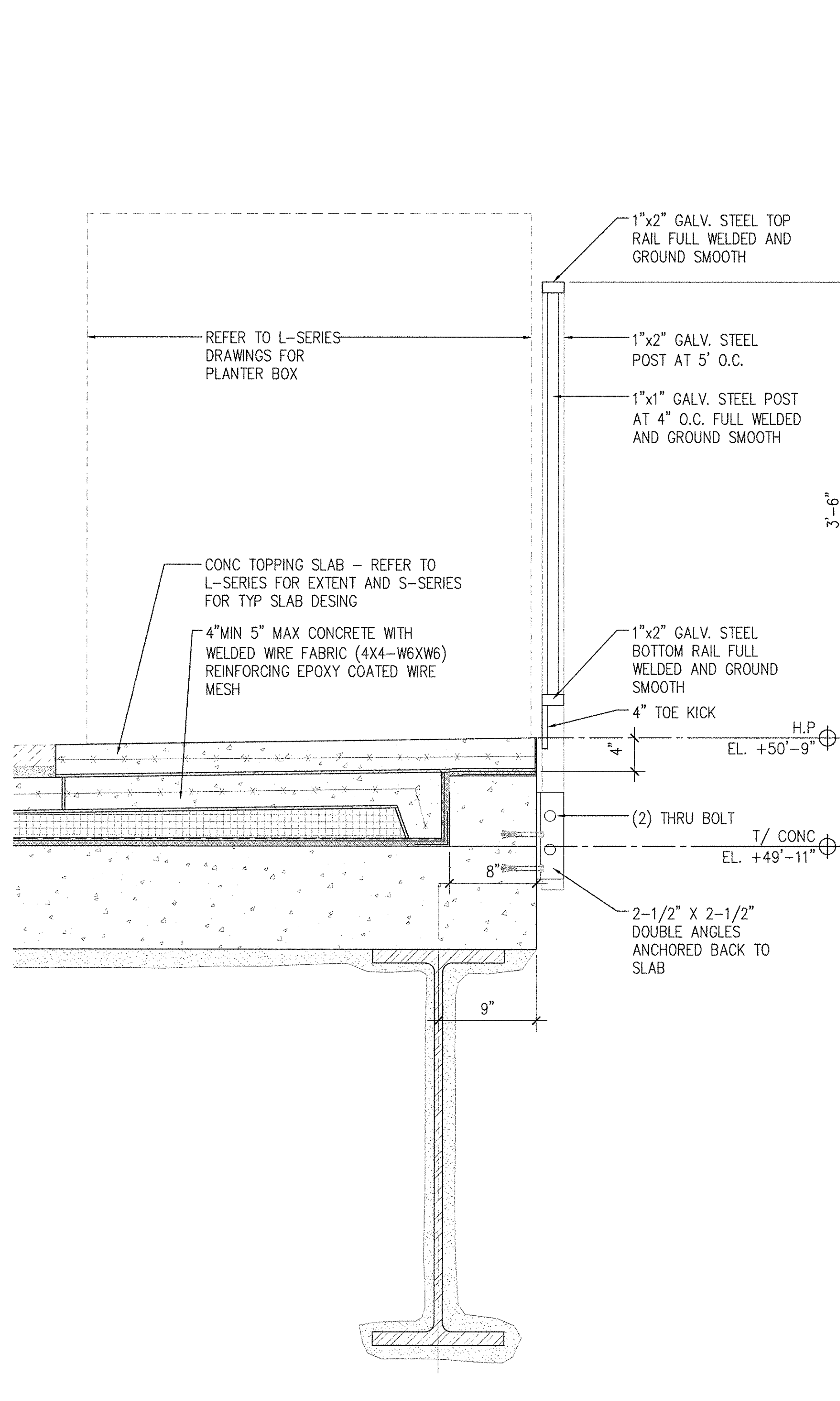
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SCALE: (P) 1-1/2\"/>



2 SECTION DETAIL

SCALE: (P) 1-1/2\"/>



1 SECTION DETAIL

SCALE: (P) 1-1/2\"/>

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REFER TO DETAIL 6, THIS SHEET FOR ADDITIONAL NOTES

T/ CONC EL. +49'-11"

WP01

1'-1 1/2"

REFER TO L-SERIES DRAWINGS FOR CUSTOM TRENCH W/ CUSTOM DRAIN SST COVER

EXPANSION JOINT, EJ-2

CURTAIN WALL

3 HR FIREPROOFED SLAB AND STRUCTURAL FRAMING, FP01

FIREPROOFED STEEL FRAME BEYOND

3 HR SPRAY-ON FIRE PROOFING, FP01

LOWER BODY DRAIN WITH FLASHING COLLAR AND SEEPAGE OPENINGS

STRUCTURAL SLAB

DRAINAGE MAT

INS07 STEPPED

FINISH PAVERS, REFER TO L-SERIES DRAWINGS

4" MIN 5" MAX CONCRETE WITH WELDED WIRE FABRIC (4X4-W6X6) REINFORCING EPOXY COATED WIRE MESH

PEA GRAVEL FILL WRAPPED IN FILTER FABRIC

REFER TO P-SERIES DRAWINGS FOR LOWER BODY DRAIN AND CONNECTION TO TRENCH

REFER TO L-SERIES DRAWINGS FOR CUSTOM TRENCH DRAIN AND COVER

EXPANSION JOINT, EJ-1

CURTAIN WALL BEYOND

TURN UP DRAINAGE MAT

FIREPROOFED SLAB AND STRUCTURAL FRAMING, FP01

FIREPROOFED STEEL FRAME BEYOND

ALIGN - REFER TO L-SERIES FOR HEIGHT

BLOCK OUT CONC CURB FOR EJ LEG 1.5" X 4" - FILL WITH CEMENTITIOUS GROUT

EPOXY GROUT

GROUND HYDRANT - SET IN GROUT BED

4'-0" PANELS

4'-0" PANELS

5/8" S.S. PLATE (W106)

PAINTED STEEL FRAME (P101)

TAMPERPROOF COUNTERSUNK SST FASTENERS

LED LIGHT FIXTURE BELOW

CUSTOM SST BRACKET

HANDRAIL AT STAIR ONLY

11A A-510

1-1/2"

2-1/2"

1"

3/8"

5/8"

6"

1-1/4" OD SST HANDRAIL

8" SQUARE BAR MITERED AND WELDED TO SMOOTH FINISH

SCALE: (P) 3" = 1'

11 SECTION DETAIL

SCALE: (P) 1-1/2" = 1'

SECTION DETAIL

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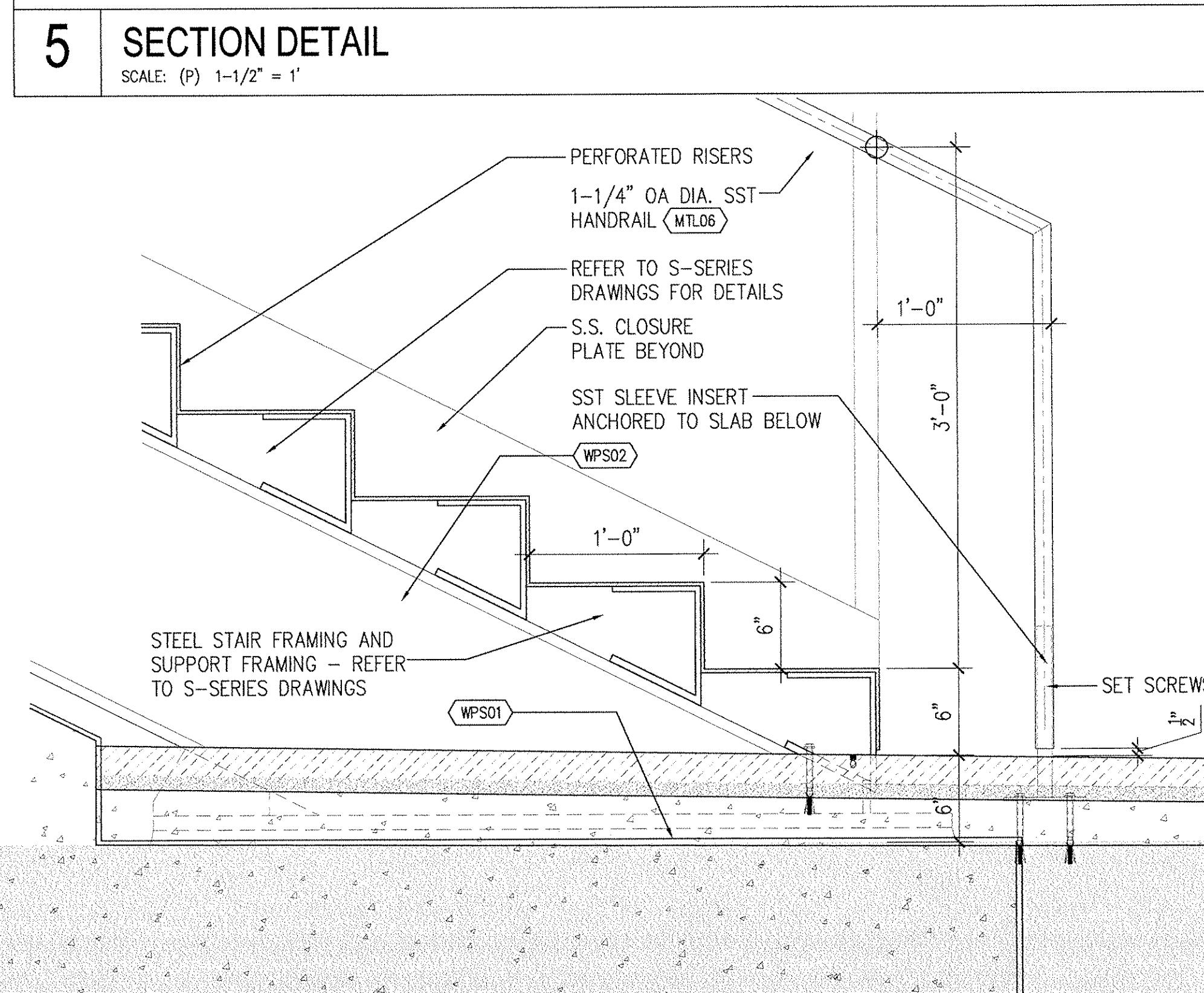
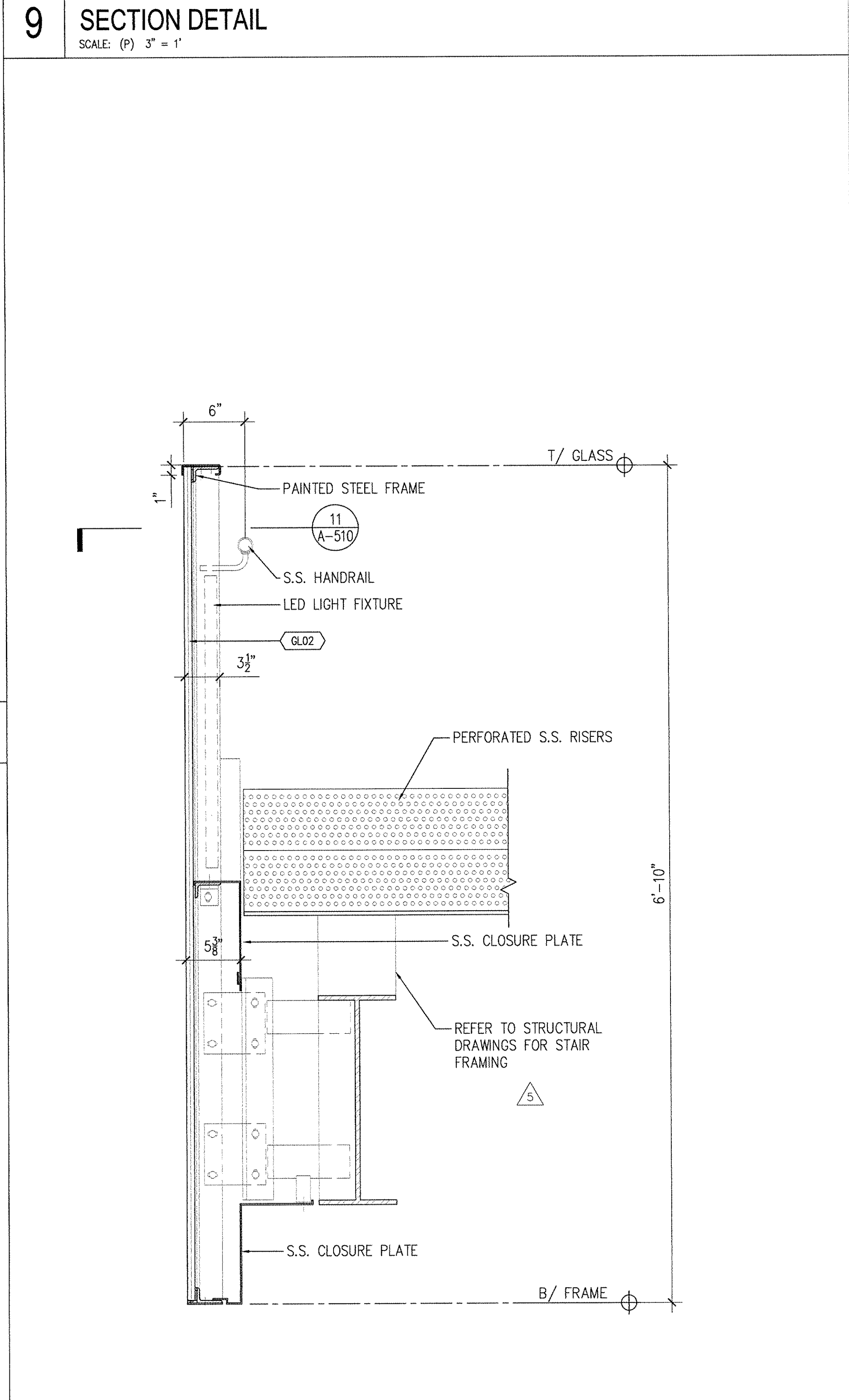
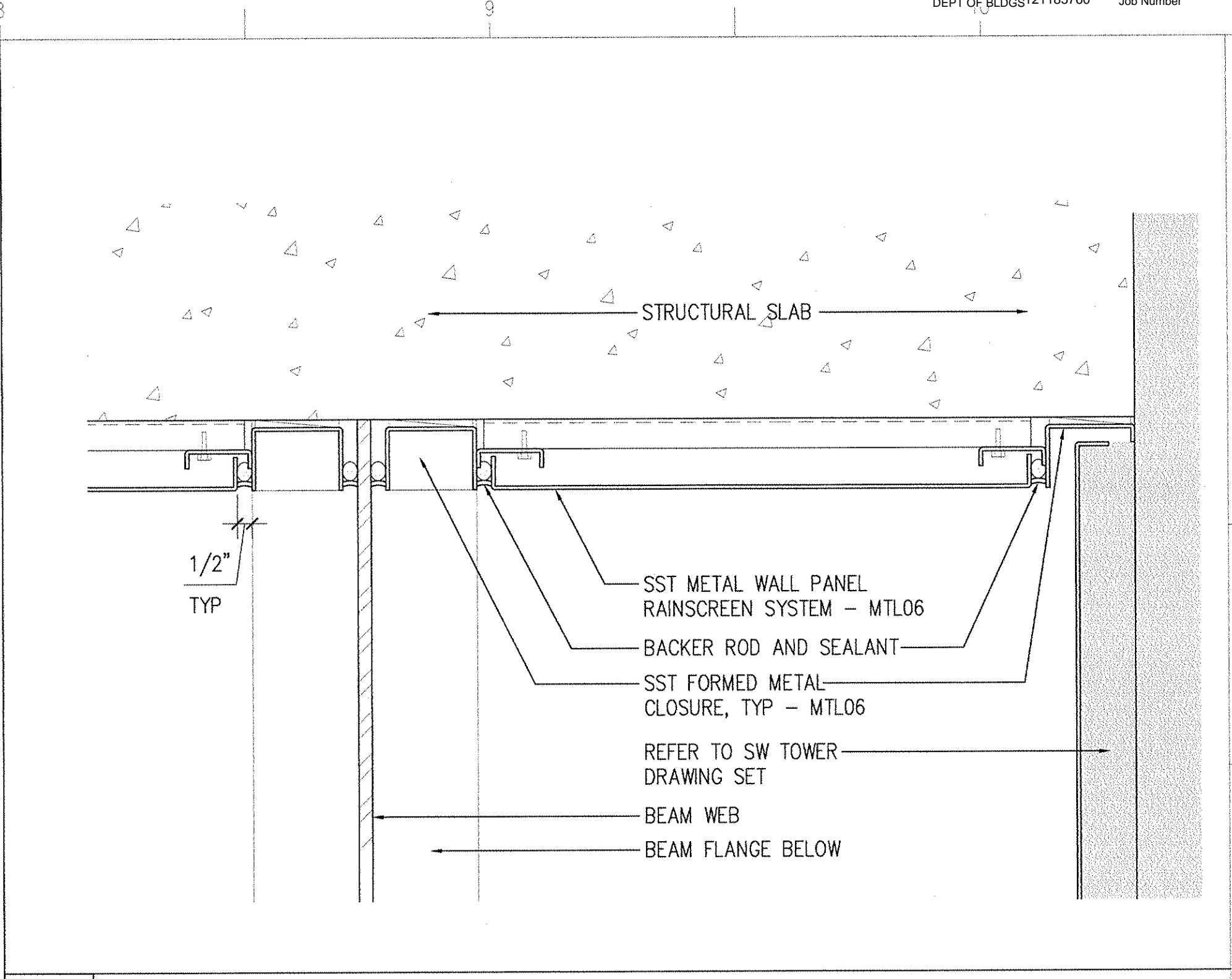
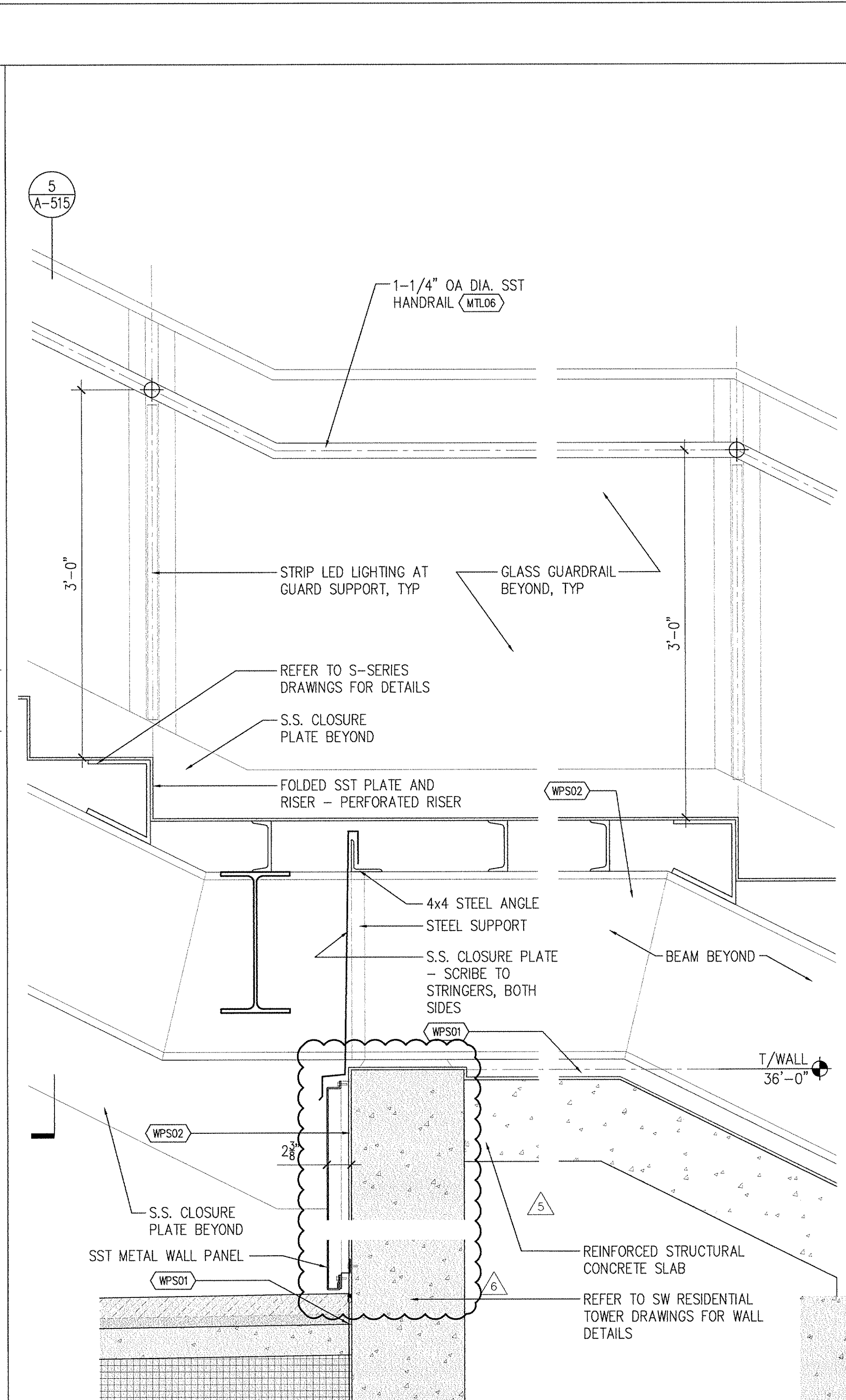
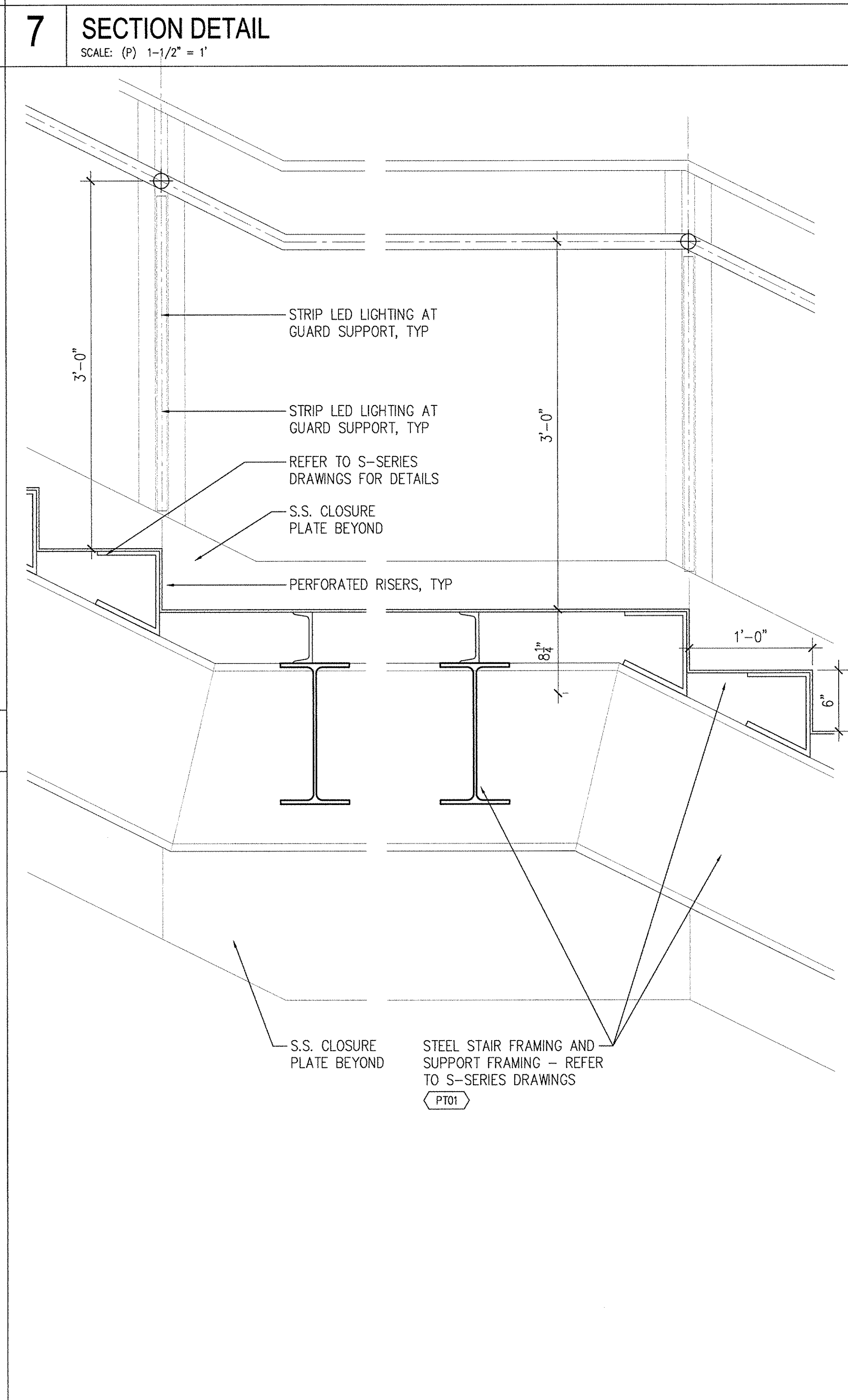
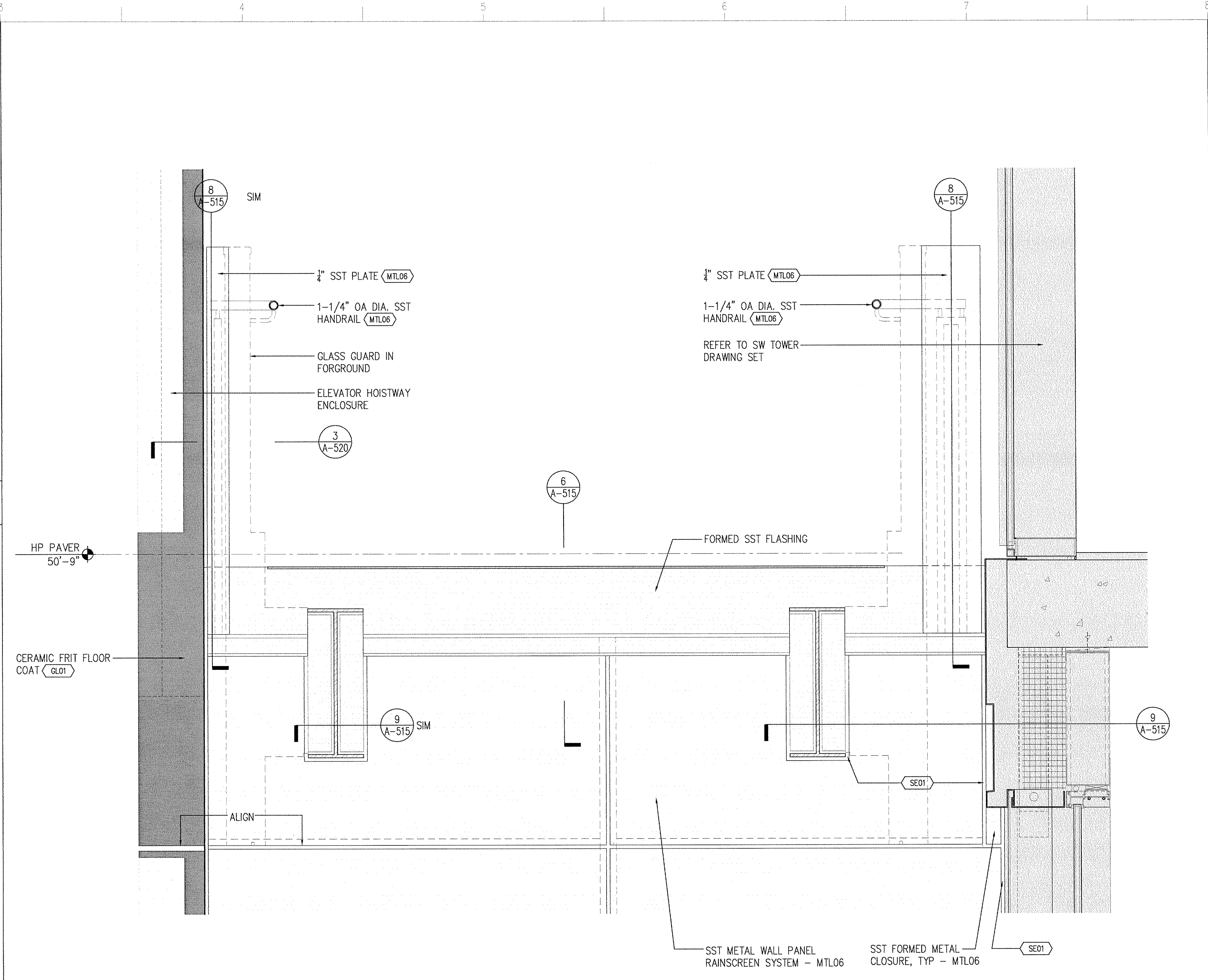
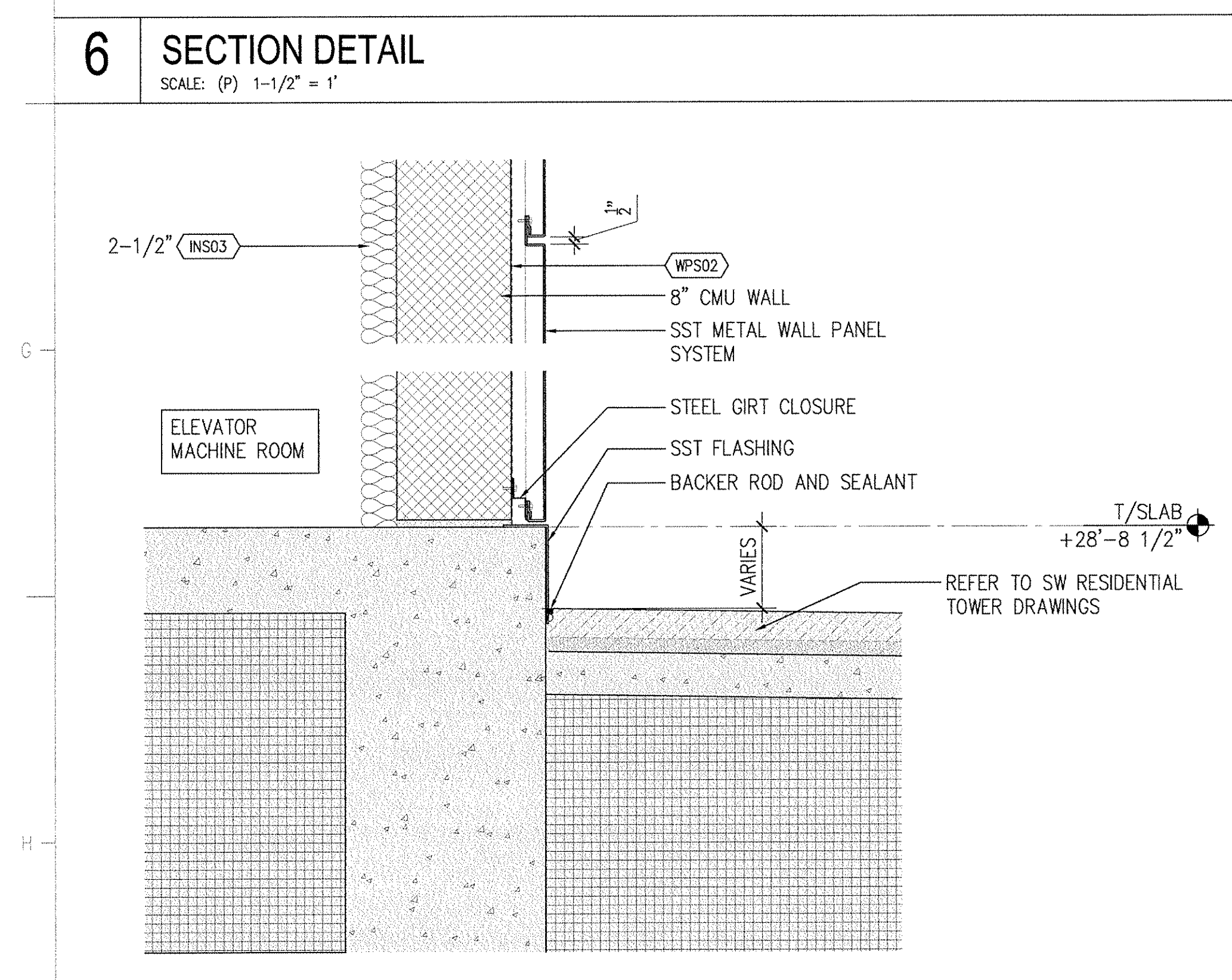
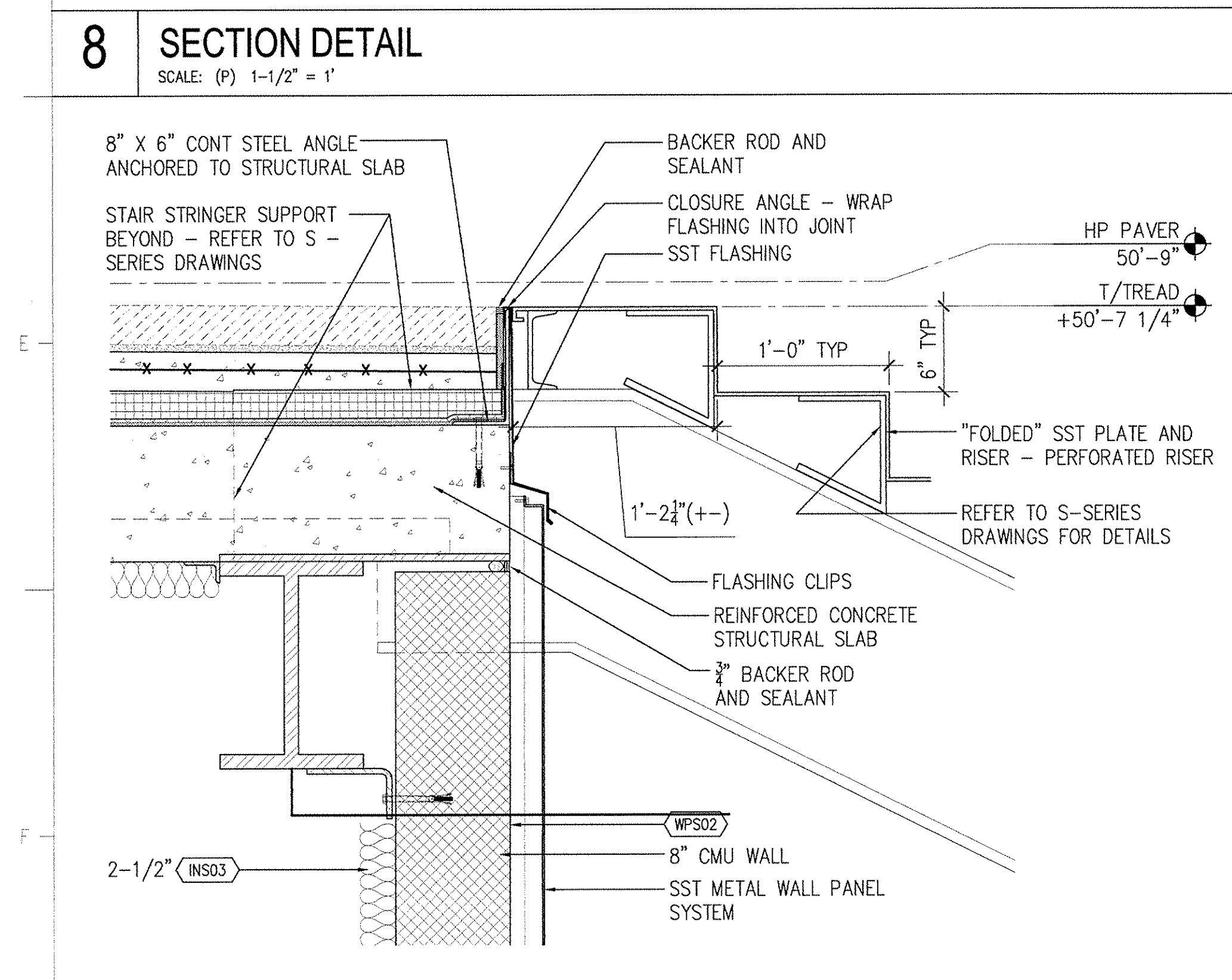
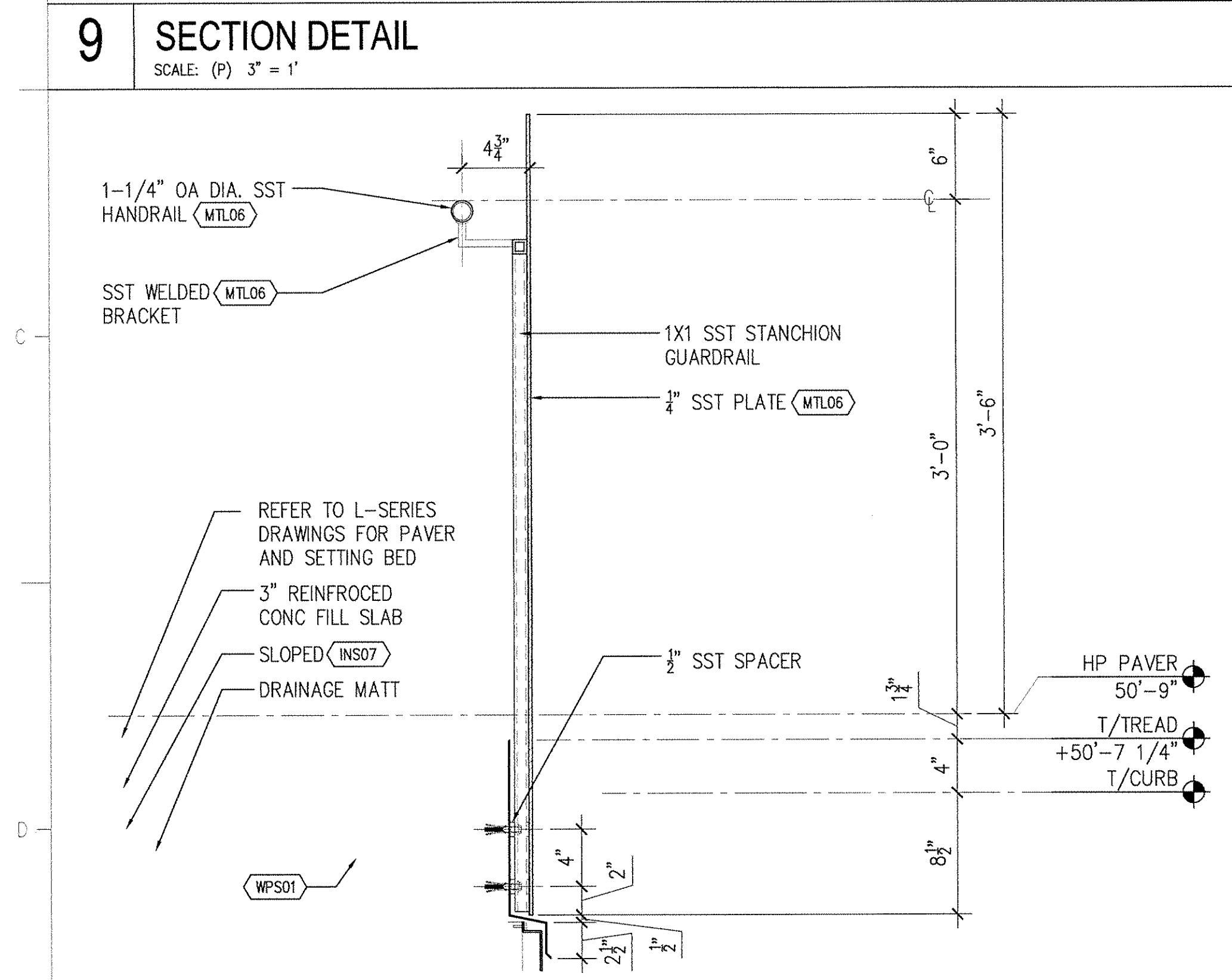
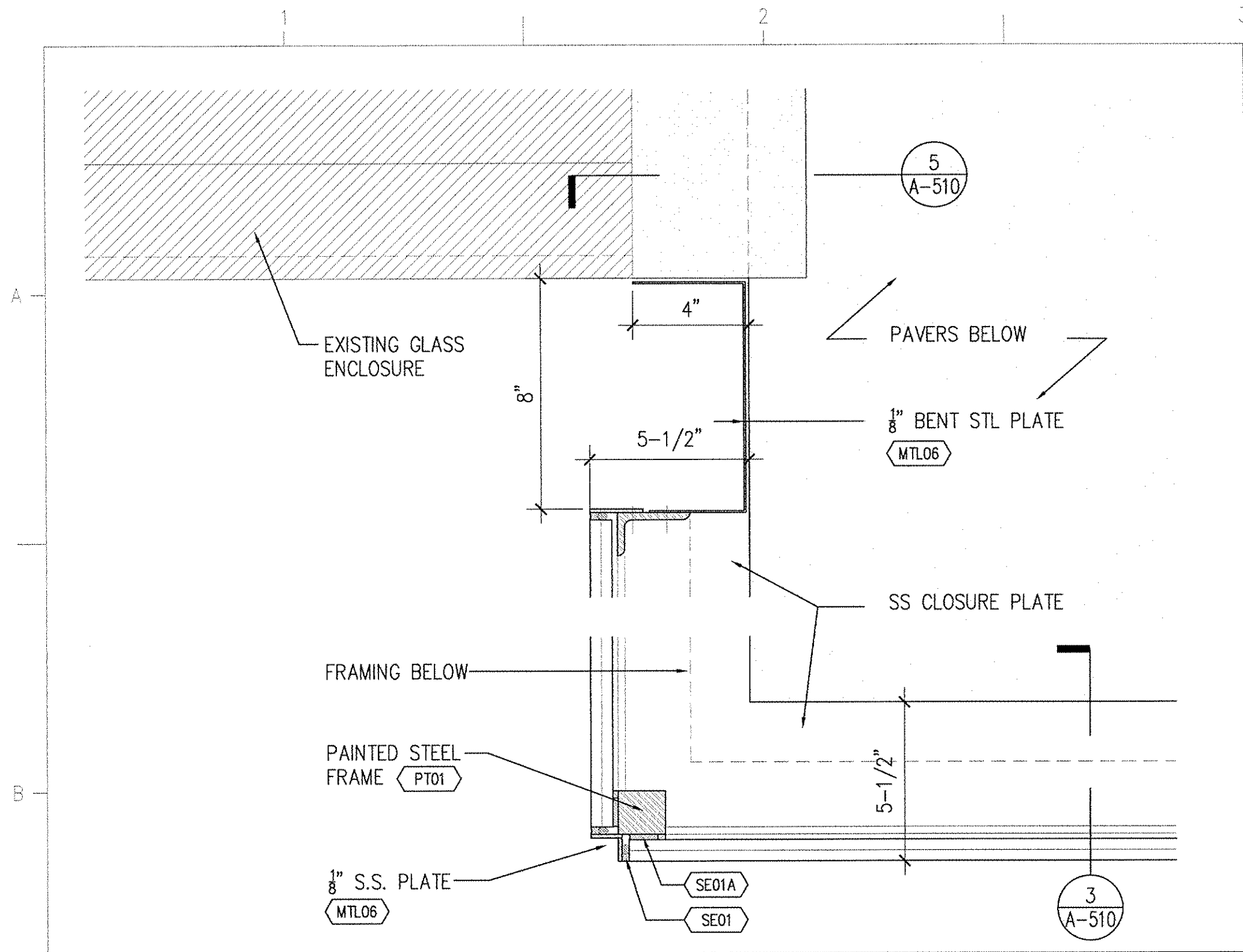
SCALE: (P) 1-1/2" = 1'

SECTION DETAIL

SCALE: (P) 1-1/2" = 1'

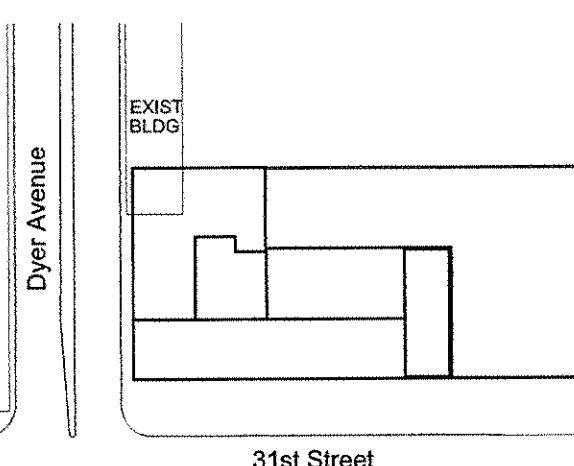
SECTION DETAIL

SCALE: (P) 1-1/2" = 1'



**MANHATTAN
WEST:
SOUTHWEST
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TOWER
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James Corner Field Operations
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Plumbing Engineering
Jaros Baum & Bolles
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