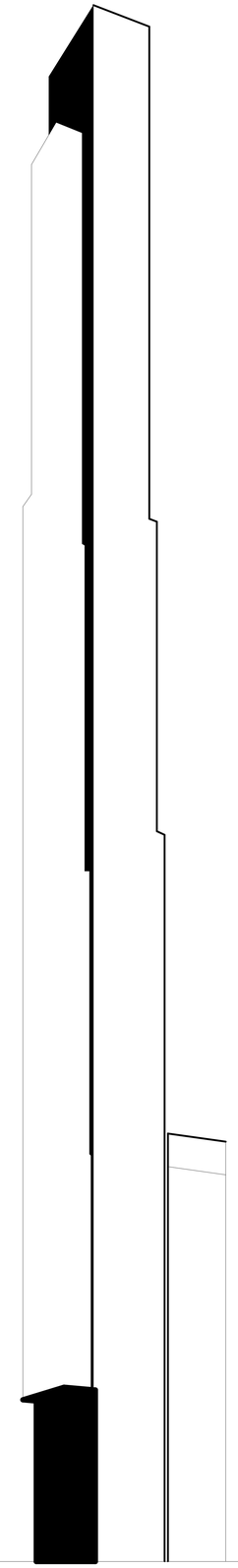
DEPT OF BLDGS 421258305 Job Number
E500080309 Scan Code

# 217 WEST 57TH STREET
# NEW YORK, NY



**DEVELOPER:**

***EXTELL DEVELOPMENT COMPANY***
805 Third Avenue, 7th Floor
New York, NY 10022 USA
TEL: 212 712 6000
FAX: 212 712 6100

ARCHITECT OF RECORD:

***AAI ARCHITECTS, P.C.***
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500
FAX: 416 967 7150

DESIGN ARCHITECT:

***Adrian Smith + Gordon Gill Architecture***
111 West Monroe Street Suite 2300
Chicago IL 60603 USA
TEL: 312 920 1888
FAX: 312 920 1775

INTERIOR DESIGNER:

***Rottet Architecture and Design Stuido, PLLC***
298 Fifth Ave, 7th Floor
New York, NY 10001 USA
TEL: 646 998 7000

STRUCTURAL ENGINEERS:

***WSP CANTOR SEINUK***
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888
FAX: 646 487 5501

MEP ENGINEERS:

***AKF GROUP***
1501 Broadway
New York, NY 10036 USA
TEL: 212 354 5656
FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:

***Langan Engineering & Environmental Services***
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727 USA
TEL: 212 479 5400
FAX: 212 479 5444

CODE CONSULTANT:

***Construction Consulting Associates***
100 Church Street
New York, NY 10007 USA
TEL: 212 385 1818
FAX: 212 385 1911

CURTAIN WALL CONSULTANT:

***AJLP Consulting***
40 Worth Street Suite 826
New York, NY 10013 USA
TEL: 212 757 5659
FAX: 212 219 8508

LANDMARK/PRESERVATION CONSULTANT:

***Jan Hird Pokorny Associates, Inc.***
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462
FAX: 212 759 6540

## ARCHITECTURAL - 12 DECEMBER 2017 - D.O.B. AMENDMENT 4

36" x 48" Arch E -SHEET SIZE

| DWG. NO | SHEET NO. | DRAWING TITLE | REV |
|---|---|---|---|
| 1 | G-001 | DRAWING LIST | 04 |
| | Z-001 | SITE PLAN/ ROOF PLAN | 01 |
| 2 | Z-002 | ZONING CALCULATIONS | 03 |
| 3 | Z-003 | FLOOR AREA SCHEDULE | 03 |
| | Z-004 | SURVEY | 00 |
| | Z-005 | BUILDING SECTIONS | 02 |
| | Z-006 | ZONING FLOOR AREA PLAN AND DEDUCTIONS LOT 23, LOT 27 (EXISTING) | 00 |
| | Z-007 | ZONING FLOOR AREA PLAN AND DEDUCTIONS LOT 36, LOT 37 (EXISTING) | 00 |
| | Z-008 | ZONING FLOOR AREA PLAN AND DEDUCTIONS SUBCELLARS, 2, 1, CELLAR | 02 |
| 4 | Z-009 | ZONING FLOOR AREA PLAN AND DEDUCTIONS GROUND, 2ND, 3RD FLOOR | 03 |
| | Z-010 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 4TH, 5TH, 6TH FLOOR | 02 |
| | Z-011 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 7TH, 8TH, 9TH FLOOR | 02 |
| | Z-012 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 10TH, 10TH INTER 1, 10TH INTER 2, 11TH, 12TH FLOOR | 02 |
| | Z-013 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 13TH, 14TH, 15TH FLOOR | 02 |
| | Z-014 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 16TH, 17TH, 18TH FLOOR | 02 |
| | Z-015 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 19TH, 20TH, 21ST FLOOR | 02 |
| | Z-016 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 22ND, 23RD, 24TH FLOOR | 02 |
| | Z-017 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 25TH, 26TH, 27TH FLOOR | 02 |
| | Z-018 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 28TH, 29TH, 30TH FLOOR | 02 |
| | Z-019 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 31ST, 32ND, 33RD FLOOR | 02 |
| | Z-020 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 34TH, 35TH, 36TH FLOOR | 02 |
| | Z-021 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 37TH, 38TH, 39TH FLOOR | 02 |
| | Z-022 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 40TH, 41ST, 42ND FLOOR | 02 |
| | Z-023 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 43RD, 44TH, 45TH FLOOR | 02 |
| | Z-024 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 46TH, 47TH, 48TH FLOOR | 02 |
| | Z-025 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 49TH, 50TH, 51ST FLOOR | 02 |
| | Z-026 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 52ND, 53RD, 54TH FLOOR | 02 |
| | Z-027 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 55TH, 56TH, 57TH FLOOR | 02 |
| | Z-028 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 58TH, 59TH, 60TH FLOOR | 02 |
| | Z-029 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 61ST, 62ND, 63RD FLOOR | 02 |
| | Z-030 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 64TH, 65TH, 66TH FLOOR | 02 |
| | Z-031 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 67TH, 67TH INTER, 68TH, 69TH, 70TH FLOOR | 02 |
| | Z-032 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 71ST, 72ND, 73RD FLOOR | 02 |
| | Z-033 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 74TH, 75TH, 76TH FLOOR | 02 |
| | Z-034 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 77TH, 78TH, 79TH FLOOR | 02 |
| | Z-035 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 80TH, 81ST, 82ND FLOOR | 02 |
| | Z-036 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 83RD, 84TH, 85TH FLOOR | 02 |
| | Z-037 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 86TH, 87TH, 88TH FLOOR | 02 |
| | Z-038 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 89TH, 90TH, 91ST, 92ND FLOOR | 02 |
| | Z-039 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 93RD, 94TH, 95TH FLOOR | 02 |
| | Z-040 | ZONING FLOOR AREA PLAN AND DEDUCTIONS 96TH, 97TH, 98TH, 99TH (ROOF) FLOOR | 02 |
| | Z-041 | STREET WALL CONTINUITY C5-3 AND C6-6 WEST 57TH STREET | 02 |
| | Z-042 | STREET WALL CONTINUITY C5-3 BROADWAY | 01 |
| | Z-043 | STREET WALL CONTINUITY C5-1 WEST 58TH STREET | 02 |
| | Z-044 | RETAIL CONTINUITY | 02 |
| | Z-045 | SPECIAL URBAN DESIGN REGULATIONS C5-1 | 03 |
| | Z-046 | SPECIAL URBAN DESIGN REGULATIONS C5-3 | 02 |
| | Z-047 | STREETSCAPE TREE PLANTING | 01 |
| | Z-048 | REAR YARD & REAR YARD EQUIVALENTS-SITE PLAN AND SECTION | 01 |
| | Z-049 | RESIDENTIAL RECREATIONAL SPACE | 01 |
| | Z-050 | C5-1 HEIGHT AND SETBACK-SITE PLAN, SECTIONS AND ELEVATIONS | 01 |
| | Z-051 | ZONING ROOF PLAN AND VIEW POINTS | 01 |
| | Z-052 | SECTION 81-27 ANALYSIS PLAN AND SECTION ANGLES SCORING VIEWPOINT 1 | 01 |
| | Z-053 | SECTION 81-27 ANALYSIS PLAN AND SECTION ANGLES SCORING VIEWPOINT 2 | 01 |
| | Z-054 | SECTION 81-27 ANALYSIS PLAN AND SECTION ANGLES SCORING VIEWPOINT 3 | 01 |
| | Z-055 | SECTION 81-27 ANALYSIS PLAN AND SECTION ANGLES SCORING VIEWPOINT 4 | 01 |
| | Z-056 | SECTION 81-27 ANALYSIS PLAN AND SECTION ANGLES SCORING VIEWPOINT 5 | 01 |
| | Z-057 | SECTION 81-27 ANALYSIS PLAN AND SECTION ANGLES SCORING VIEWPOINT 6 | 01 |
| | A-001 | GENERAL NOTES, STANDARDS AND ABBREVIATIONS | 02 |
| | A-006 | PARTITION SCHEDULE - 1 | 02 |
| | A-007 | PARTITION SCHEDULE - 2 | 02 |
| | A-008 | FIRE STOPPING DETAILS | 01 |
| | A-009 | FIRE STOPPING DETAILS | 02 |
| | A-010 | SITE PLAN /  ROOF PLAN | 02 |
| | A-011 | GRIDLINES SETTING OUT PLAN | 01 |
| | A-020 | CODE COMPLIANCE NOTES - 1 | 01 |
| | A-021 | CODE COMPLIANCE NOTES - 2 | 02 |
| | A-022 | CODE COMPLIANCE NOTES - 3 ACCESSIBILITY | 01 |
| | A-031 | SUB CELLAR 3 FLOOR PLAN / BUILDING CODE NOTES (B.O.H. SUPPORT) | 02 |
| 5 | A-032 | SUB CELLAR 2 FLOOR PLAN / BUILDING CODE NOTES (B.O.H. SUPPORT) | 02 |
| 6 | A-033 | SUB CELLAR 1 FLOOR PLAN / BUILDING CODE NOTES (RETAIL) | 02 |
| 7 | A-034 | CELLAR FLOOR PLAN / BUILDING CODE NOTES (RETAIL) | 02 |
| 8 | A-035 | GROUND FLOOR PLAN / BUILDING CODE NOTES (LOBBY) | 04 |
| 9 | A-036 | GROUND FLOOR INTERMEDIATE STAIR TRANSFER PLAN / BUILDING CODE NOTES | 03 |
| 10 | A-037 | 2ND FLOOR PLAN / BUILDING CODE NOTES (RETAIL) | 02 |
| 11 | A-038 | 3RD FLOOR PLAN / BUILDING CODE NOTES (RETAIL) | 02 |
| 12 | A-039 | 4TH FLOOR PLAN / BUILDING CODE NOTES (RETAIL) | 02 |
| 13 | A-040 | 5TH FLOOR PLAN / BUILDING CODE NOTES (RETAIL) | 02 |
| 14 | A-041 | 6TH FLOOR PLAN / BUILDING CODE NOTES (MECHANICAL) | 02 |
| 15 | A-042 | 7TH FLOOR PLAN / BUILDING CODE NOTES (MECHANICAL) | 03 |
| 16 | A-043 | 8TH FLOOR PLAN / BUILDING CODE NOTES (RESIDENTIAL AMENITIES) | 03 |
| | A-044 | 9TH FLOOR PLAN / BUILDING CODE NOTES (MECHANICAL) | 02 |
| | A-045 | 10TH FLOOR PLAN / BUILDING CODE NOTES (RESIDENTIAL AMENITIES) | 02 |
| | A-046 | 10TH INTERMEDIATE, 1, 2, AND 11TH FLOOR BMU PLAN / BUILDING CODE NOTES (STAIR TRANSFER) | 02 |
| | A-047 | 12TH FLOOR PLAN / BUILDING CODE NOTES (MECHANICAL) | 02 |
| | A-048 | 13TH FLOOR PLAN / BUILDING CODE NOTES (RESIDENTIAL - TIER 1A) | 02 |
| | A-049 | 14TH-16TH FLOOR PLAN / BUILDING CODE NOTES (RESIDENTIAL - TIER 1A) | 02 |
| | A-050 | 17TH-18TH FLOOR PLAN / BUILDING CODE NOTES (RESIDENTIAL - TIER 1A) | 01 |
| | A-051 | 19TH FLOOR PLAN / BUILDING CODE NOTES (RESIDENTIAL - TIER 1A) | 01 |
| | A-052 | 20TH FLOOR PLAN / BUILDING CODE NOTES (RESIDENTIAL - TIER 1C SIMPLEX) | 02 |
| | A-053 | 21ST FLOOR PLAN / BUILDING CODE NOTES (RESIDENTIAL - TIER 1C) | 02 |
| | A-054 | 22ND-25TH FLOOR PLAN / BUILDING CODE NOTES (RESIDENTIAL - TIER 1) | 01 |
| | A-055 | 26TH FLOOR PLAN / BUILDING CODE NOTES (RESIDENTIAL - TIER 1) | 01 |
| | A-056 | 27TH FLOOR PLAN / BUILDING CODE NOTES (MECHANICAL) | 02 |
| | A-057 | 28TH FLOOR PLAN / BUILDING CODE NOTES (RESIDENTIAL - TIER 2 SIMPLEX) | 02 |
| | A-058 | 29TH-44TH FLOOR PLAN / BUILDING CODE NOTES (RESIDENTIAL - TIER 2) | 02 |
| | A-059 | 45TH FLOOR PLAN / BUILDING CODE NOTES (RESIDENTAL - TIER 2) | 01 |
| | A-060 | 46TH FLOOR PLAN / BUILDING CODE NOTES (MECHANICAL) | 02 |
| | A-061 | 47TH FLOOR PLAN / BUILDING CODE NOTES (RESIDENTIAL - TIER 3) | 02 |
| | A-062 | 48TH-66TH FLOOR PLAN / BUILDING CODE NOTES (RESIDENTIAL - TIER 3) | 02 |
| | A-063 | 67TH FLOOR PLAN / BUILDING CODE NOTES (MECHANICAL) | 02 |
| | A-064 | 67TH INTERMEDIATE FLOOR PLAN FLOOR PLAN / BUILDING CODE NOTES (MECHANICAL) | 02 |
| | A-065 | 68TH FLOOR PLAN / BUILDING CODE NOTES (AMENITIES - TIER 4) | 01 |
| | A-066 | 69TH FLOOR PLAN / BUILDING CODE NOTES (DUPLEX A - LOWER) | 02 |
| | A-067 | 70TH FLOOR PLAN / BUILDING CODE NOTES (DUPLEX A - UPPER) | 02 |
| | A-068 | 71ST FLOOR PLAN / BUILDING CODE NOTES (RESIDENTIAL - TIER 4) | 02 |
| | A-069 | 72ND-88TH FLOOR PLAN / BUILDING CODE NOTES (RESIDENTIAL - TIER 4) | 02 |
| | A-070 | 89TH FLOOR PLAN / BUILDING CODE NOTES (RESIDENTIAL - TIER 4) | 01 |
| | A-071 | 90TH FLOOR PLAN / BUILDING CODE NOTES (RESIDENTIAL - TIER 4) | 01 |
| | A-072 | 91ST FLOOR PLAN / BUILDING CODE NOTES (PENTHOUSE L1) | 02 |
| | A-073 | 92ND FLOOR PLAN / BUILDING CODE NOTES (PENTHOUSE L2) | 02 |
| | A-074 | 93RD FLOOR PLAN / BUILDING CODE NOTES (PENTHOUSE L3 / MECHANICAL) | 02 |
| | A-075 | 94TH AND 94TH INTERMEDIATE FLOOR PLAN / BUILDING CODE NOTES (PENTHOUSE L4 / MECHANICAL) | 02 |
| | A-076 | 95TH FLOOR PLAN / BUILDING CODE NOTES (EMR) | 02 |
| | A-077 | 96TH FLOOR PLAN / BUILDING CODE NOTES (DAMPER) | 02 |
| | A-079 | 97TH AND 98TH INTERMEDIATE FLOOR PLAN / BUILDING CODE NOTES (MECHANICAL) | 02 |
| | A-080 | 99TH FLOOR AND ROOF PLAN / BUILDING CODE NOTES (ROOF) | 02 |
| | A-081 | OVERALL ROOF PLAN | 02 |
| | A-090 | ENERGY CONSERVATION CODE - ENVELOPE AREAS | 02 |
| | A-091 | ENERGY CONSERVATION CODE - ROOF AREAS | 01 |
| | A-101 | SUB CELLAR 3 FLOOR PLAN (B.O.H. SUPPORT) (MFD-SUB CELLAR 3) | 02 |
| | A-102 | SUB CELLAR 2 FLOOR PLAN (B.O.H. SUPPORT) (MFD-SUB CELLAR 2) | 02 |
| | A-103 | SUB CELLAR 1 FLOOR PLAN (RETAIL) (MFD-SUB CELLAR 1) | 02 |
| | A-104 | CELLAR FLOOR PLAN (RETAIL) (MFD-CELLAR) | 02 |
| 17 | A-105 | GROUND FLOOR PLAN (LOBBY) (MFD-GROUND FLOOR) | 04 |
| 18 | A-106 | GROUND FLOOR PLAN INTERMEDIATE (STAIR TRANSFER) (MFD-GROUND FLOOR INTERMEDIATE) | 03 |
| 19 | A-107 | 2ND FLOOR PLAN (RETAIL) (MFD-2ND FLOOR) | 02 |
| | A-108 | 3RD FLOOR PLAN (RETAIL) (MFD-3RD FLOOR) | 02 |
| | A-109 | 4TH FLOOR PLAN (RETAIL) (MFD-4TH FLOOR) | 02 |
| | A-110 | 5TH FLOOR PLAN (RETAIL) (MFD-5TH FLOOR) | 02 |
| | A-111 | 6TH FLOOR PLAN (MECHANICAL) (MFD-6TH FLOOR) | 02 |
| | A-112 | 7TH FLOOR PLAN (MECHANICAL) (MFD-7TH FLOOR) | 02 |
| | A-113 | 8TH FLOOR PLAN (RESIDENTIAL AMENITIES) (MFD-14TH FLOOR) | 02 |
| | A-114 | 8TH FLOOR PLAN (RESIDENTIAL AMENITIES) (MFD-14TH FLOOR) | 02 |
| | A-115 | 9TH FLOOR PLAN (MECHANICAL) (MFD-15TH FLOOR) | 02 |
| | A-116 | 9TH FLOOR PLAN (MECHANICAL) (MFD-15TH FLOOR) | 02 |
| | A-117 | 10TH FLOOR PLAN  (RESIDENTIAL AMENITIES) (MFD-16TH FLOOR) | 02 |
| | A-118 | 10TH FLOOR INTERMEDIATE 1 PLAN (MFD-17TH FLOOR) | 02 |
| | A-119 | 10TH FLOOR INTERMEDIATE 2 PLAN (MFD-18TH FLOOR) | 02 |
| | A-120 | 11TH FLOOR BMU PLAN (MFD-19TH FLOOR) | 02 |
| | A-121 | 12TH FLOOR PLAN (MECHANICAL) (MFD-20TH FLOOR) | 02 |
| | A-122 | 12TH FLOOR PLAN (MECHANICAL) (MFD-20TH FLOOR) | 02 |
| | A-123 | DELETED | 00 |
| | A-124 | DELETED | 00 |
| | A-125 | 13TH FLOOR PLAN (RESIDENTIAL - TIER 1) (MFD-32ND FLOOR) | 02 |
| | A-126 | 13TH FLOOR PLAN (RESIDENTIAL - TIER 1) (MFD-32ND FLOOR) | 02 |
| | A-127 | 14TH-16TH FLOOR PLAN (RESIDENTIAL - TIER 1) (MFD-33RD-35TH FLOOR) | 02 |
| | A-128 | 14TH-16TH FLOOR PLAN (RESIDENTIAL - TIER 1) (MFD-33RD-35TH FLOOR) | 02 |
| | A-129 | 17TH-18TH FLOOR PLAN (RESIDENTIAL - TIER 1) (MFD-36TH-37TH FLOOR) | 02 |
| | A-130 | 17TH-18TH FLOOR PLAN (RESIDENTIAL - TIER 1) (MFD-36TH-37TH FLOOR) | 02 |
| | A-131 | 19TH FLOOR PLAN (RESIDENTIAL - TIER 1) (MFD-38TH FLOOR) | 02 |
| | A-132 | 19TH FLOOR PLAN (RESIDENTIAL - TIER 1) (MFD-38TH FLOOR) | 02 |
| | A-133 | 20TH FLOOR PLAN  (RESIDENTIAL - TIER 1) (MFD-39TH FLOOR) | 02 |
| | A-134 | 20TH FLOOR PLAN  (RESIDENTIAL - TIER 1) (MFD-39TH FLOOR) | 02 |
| | A-135 | 21ST FLOOR PLAN (RESIDENTIAL - TIER 1) (MFD-43RD FLOOR) | 02 |
| | A-136 | 21ST FLOOR PLAN (RESIDENTIAL - TIER 1) (MFD-43RD FLOOR) | 02 |
| | A-137 | 22ND-25TH FLOOR PLAN (RESIDENTIAL - TIER 1) (MFD-45TH-48TH FLOOR) | 02 |
| | A-138 | 22ND-25TH FLOOR PLAN (RESIDENTIAL - TIER 1) (MFD-45TH-48TH FLOOR) | 02 |
| | A-139 | 26TH FLOOR PLAN (RESIDENTIAL - TIER 1) (MFD-49TH FLOOR) | 02 |
| | A-140 | 26TH FLOOR PLAN (RESIDENTIAL - TIER 1) (MFD-49TH FLOOR) | 02 |
| | A-141 | 27TH FLOOR PLAN (MECHANICAL) (MFD-50TH FLOOR) | 02 |
| | A-142 | 27TH FLOOR PLAN (MECHANICAL) (MFD-50TH FLOOR) | 02 |
| | A-143 | 28TH FLOOR PLAN (RESIDENTIAL - TIER 2) (MFD-53RD FLOOR) | 02 |
| | A-144 | 28TH FLOOR PLAN (RESIDENTIAL - TIER 2) (MFD-53RD FLOOR) | 02 |
| | A-145 | 29TH FLOOR PLAN (RESIDENTIAL - TIER 2) (MFD-54TH FLOOR) | 02 |
| | A-146 | 30TH-44TH FLOOR PLAN (RESIDENTIAL - TIER 2) (MFD-55TH-69TH FLOOR) | 02 |
| | A-147 | 45TH FLOOR PLAN (RESIDENTIAL - TIER 2) (MFD-70TH FLOOR) | 02 |
| | A-148 | 46TH FLOOR PLAN (MECHANICAL) (MFD-71ST FLOOR) | 02 |
| | A-149 | 47TH FLOOR PLAN (RESIDENTIAL - TIER 3) (MFD-77TH FLOOR) | 02 |
| | A-150 | 48TH-65TH FLOOR PLAN (RESIDENTIAL - TIER 3) (MFD-78TH-95TH FLOOR) | 02 |
| | A-151 | 66TH FLOOR PLAN (RESIDENTIAL - TIER 3) (MFD-96TH FLOOR) | 02 |
| | A-152 | 67TH FLOOR PLAN (MECHANICAL) (MFD-97TH FLOOR) | 02 |
| | A-153 | 67TH INTERMEDIATE FLOOR PLAN (MFD-98TH FLOOR) | 02 |
| | A-154 | 68TH FLOOR PLAN (RESIDENTIAL AMENITIES) (MFD-100TH FLOOR) | 01 |
| | A-155 | 69TH FLOOR PLAN (RESIDENTIAL - TIER 4) (MFD-107TH FLOOR) | 02 |
| | A-156 | 70TH FLOOR PLAN (RESIDENTIAL - TIER 4) (MFD-108TH FLOOR) | 02 |
| | A-157 | 71ST FLOOR PLAN (RESIDENTIAL - TIER 4) (MFD-109TH FLOOR) | 02 |
| | A-158 | 72ND-88TH FLOOR PLAN (RESIDENTIAL - TIER 4) (MFD-110TH-126TH FLOOR) | 02 |
| | A-159 | 89TH FLOOR PLAN (RESIDENTIAL - TIER 4) (MFD-127TH FLOOR) | 01 |
| | A-160 | 90TH FLOOR PLAN (RESIDENTIAL - TIER 4) (MFD-128TH FLOOR) | 01 |
| | A-161 | 91ST FLOOR PLAN (RESIDENTIAL - TIER 4) (MFD-129TH FLOOR) | 02 |
| | A-162 | 92ND FLOOR PLAN (RESIDENTIAL - TIER 4) (MFD-130TH FLOOR) | 02 |
| | A-163 | 93RD FLOOR PLAN (RESIDENTIAL - TIER 4) (MFD-131ST FLOOR) | 02 |
| | A-164 | 94TH FLOOR (MECHANICAL) PLAN (MFD-132ND FLOOR) | 02 |

| DWG. NO | SHEET NO. | DRAWING TITLE | REV |
|---|---|---|---|
| | A-165 | 95TH FLOOR PLAN (EMR) (MFD-133RD FLOOR) | 02 |
| | A-166 | 96TH FLOOR PLAN (DAMPER) (MFD-134TH FLOOR) | 02 |
| | A-167 | 97TH FLOOR PLAN (MECHANICAL) (MFD-135TH FLOOR) | 02 |
| | A-168 | 98TH FLOOR PLAN (MECHANICAL) (MFD-136TH FLOOR) | 01 |
| | A-169 | 99TH FLOOR PLAN (ROOF) (MFD-137TH FLOOR ROOF) | 01 |
| | A-170 | BMU TRACK LEVEL FLOOR PLAN (MFD-COOLING TOWERS/BMU) | 01 |
| | A-201 | AXONOMETRIC VIEWS | 01 |
| | A-202 | OVERALL BUILDING ELEVATIONS | 02 |
| | A-203 | FACADE MAINTENANCE SYSTEM BUILDING ELEVATION | 00 |
| | A-210 | PARTIAL ELEVATION - NORTH | 03 |
| | A-211 | PARTIAL ELEVATION - NORTH | 01 |
| | A-212 | PARTIAL ELEVATION - NORTH | 02 |
| | A-213 | PARTIAL ELEVATIONS - NORTH | 02 |
| | A-214 | PARTIAL ELEVATIONS - NORTH | 02 |
| | A-215 | PARTIAL ELEVATION - SOUTH | 03 |
| | A-216 | PARTIAL ELEVATION - SOUTH | 02 |
| | A-217 | PARTIAL ELEVATION - SOUTH | 02 |
| | A-218 | PARTIAL ELEVATIONS - SOUTH | 02 |
| | A-219 | PARTIAL ELEVATIONS - SOUTH | 02 |
| | A-220 | PARTIAL ELEVATION - EAST | 02 |
| | A-221 | PARTIAL ELEVATION - EAST | 02 |
| | A-222 | PARTIAL ELEVATION - EAST | 02 |
| | A-223 | PARTIAL ELEVATION - EAST | 02 |
| | A-224 | PARTIAL ELEVATION - EAST | 02 |
| | A-225 | PARTIAL ELEVATION - WEST | 02 |
| | A-226 | PARTIAL ELEVATION - WEST | 02 |
| | A-227 | PARTIAL ELEVATION - WEST | 02 |
| | A-228 | PARTIAL ELEVATION - WEST | 02 |
| | A-229 | PARTIAL ELEVATION - WEST | 02 |
| | A-230 | TOP OF HOUSE INNER PARAPET ELEVATIONS | 01 |
| | A-231 | TOP OF HOUSE INNER PARAPET ELEVATIONS | 00 |
| | A-232 | TOP OF HOUSE SECTIONS | 00 |
| | A-301 | BUILDING STACKING SECTIONS | 01 |
| | A-302 | NORTH-SOUTH BUILDING SECTION | 02 |
| | A-303 | NORTH-SOUTH BUILDING SECTION | 01 |
| 20 | A-304 | EAST-WEST BUILDING SECTION | 03 |
| | A-305 | EAST-WEST BUILDING SECTION | 01 |
| | A-306 | OVERALL BUILDING SECTIONS | 01 |
| | A-307 | PARTIAL SECTION - NORTH SOUTH - SC3 TO 9TH FLOOR | 02 |
| | A-308 | PARTIAL SECTION - NORTH SOUTH - 8TH FLOOR TO 15TH FLOOR | 02 |
| | A-309 | PARTIAL SECTION - NORTH SOUTH | 01 |
| | A-310 | PARTIAL SECTION - NORTH SOUTH - 85TH FLOOR TO TOP OF TOWER | 02 |
| | A-311 | PARTIAL SECTION - NORTH SOUTH - SC3 TO 9TH FLOOR | 03 |
| | A-312 | PARTIAL SECTION - NORTH SOUTH - 8TH FLOOR TO 15TH FLOOR | 02 |
| | A-313 | PARTIAL SECTION - NORTH SOUTH | 02 |
| | A-314 | PARTIAL SECTION - NORTH SOUTH - 87TH FLOOR TO TOP OF TOWER | 02 |
| 21 | A-316 | PARTIAL SECTION - EAST WEST - SC3 TO 9TH FLOOR | 03 |
| | A-317 | PARTIAL SECTION - EAST WEST - 8TH FLOOR TO 15TH FLOOR | 02 |
| | A-318 | PARTIAL SECTION - EAST WEST - 17TH FLOOR TO 30TH FLOOR | 02 |
| | A-319 | PARTIAL SECTION - EAST WEST | 02 |
| 22 | A-322 | PARTIAL SECTION - EAST WEST - SC3 TO 9TH FLOOR | 03 |
| | A-323 | PARTIAL SECTION - EAST WEST - 8TH FLOOR TO 15TH FLOOR | 01 |
| | A-324 | PARTIAL SECTION - EAST WEST - 17TH FLOOR TO 30TH FLOOR | 01 |
| | A-325 | PARTIAL SECTION - EAST WEST | 02 |
| | A-360 | STAIRS ST-K AND ST-G SECTIONS | 03 |
| | A-361 | STAIRS ST-J AND ST-H SECTIONS | 03 |
| | A-362 | STAIRS ST-A AND ST-B SECTIONS | 03 |
| | A-363 | STAIRS ST-C AND ST-J SECTIONS | 03 |
| | A-364 | STAIRS ST-D SECTIONS | 02 |
| | A-365 | STAIRS ST-E SECTIONS | 02 |
| 23 | A-366 | STAIRS ST-F SECTIONS | 02 |
| | A-367 | STAIRS ST-B AND ST-B1 SECTIONS | 02 |
| | A-368 | STAIRS ST-B SECTIONS | 02 |
| | A-369 | STAIRS ST-B AND ST-A SECTIONS | 02 |
| | A-370 | STAIRS ST-A SECTIONS | 02 |
| | A-371 | STAIRS ST-A AND ST-B SECTIONS | 02 |
| | A-372 | STAIRS ST-A AND ST-B SECTIONS | 02 |
| | A-373 | STAIRS ST-A AND ST-B SECTIONS | 02 |
| | A-374 | STAIRS ST-A AND ST-B SECTIONS | 02 |
| | A-376 | STAIR ST-K, ST-G, ST-D, ST-A, ST-B1 MID LANDING PLANS | 01 |
| | A-377 | STAIRS ST-J, ST-H, ST-E, ST-A MID LANDING PLANS | 01 |
| | A-378 | STAIRS ST-C, ST-F, ST-A, ST-B MID LANDING PLANS | 01 |
| | A-379 | STAIRS ST-A AND ST-B MID LANDING PLANS | 01 |
| 24 | A-380 | PODIUM ELEVATORS M-1 & M-2 ENLARGED SECTIONS | 02 |
| 25 | A-381 | PODIUM ELEVATORS N-1 & S-1 ENLARGED SECTIONS | 02 |
| 26 | A-382 | PODIUM ELEVATORS P-1 & P-4 ENLARGED SECTIONS | 02 |
| | A-383 | TOWER ELEVATORS R-1, R-3 & R-4 ENLARGED SECTIONS | 02 |
| | A-384 | TOWER ELEVATORS R-1, R-3 & R-4 ENLARGED SECTIONS | 02 |
| | A-385 | TOWER ELEVATORS R-1, R-3 & R-4 ENLARGED SECTIONS | 02 |
| | A-386 | TOWER ELEVATORS R-1, R-3 & R-4 ENLARGED SECTIONS | 01 |
| | A-387 | TOWER ELEVATORS R-1, R-3, R-4 & T-1 ENLARGED SECTIONS | 02 |
| | A-388 | TOWER ELEVATORS RL-1, RL-2 & RL-3 ENLARGED SECTIONS | 02 |
| | A-391 | VT-100 | 02 |
| | A-392 | VT-200 | 02 |
| | A-393 | VT-300 | 02 |
| | A-394 | VT-400 | 02 |
| | A-395 | VT-500 | 02 |
| | A-401 | SUB CELLAR 3 PART PLAN (SOUTH-EAST) (MFD-SUB CELLAR 3) | 02 |
| | A-402 | SUB CELLAR 3 PART PLAN (NORTH-EAST) (MFD-SUB CELLAR 3) | 02 |
| | A-403 | SUB CELLAR 3 PART PLAN (NORTH-WEST) (MFD-SUBCELLAR 3) | 01 |
| | A-404 | SUB CELLAR 3 PART PLAN (SOUTH-WEST) (MFD-SUBCELLAR 3) | 02 |
| | A-407 | SUB CELLAR 2 PART PLAN (SOUTH-EAST) (MFD-SUBCELLAR 2) | 02 |
| | A-408 | SUB CELLAR 2 PART PLAN (NORTH-EAST) (MFD-SUBCELLAR 2) | 02 |
| | A-409 | SUB CELLAR 2 PART PLAN (NORTH-WEST) (MFD-SUBCELLAR 2) | 02 |
| | A-410 | SUB CELLAR 2 PART PLAN (SOUTH-WEST) (MFD-SUBCELLAR 2) | 02 |
| | A-413 | SUB CELLAR 1 PART PLAN (SOUTH-EAST) (MFD-SUBCELLAR 1) | 02 |
| | A-414 | SUB CELLAR 1 PART PLAN (NORTH-EAST) (MFD-SUBCELLAR 1) | 02 |
| | A-415 | SUB CELLAR 1 PART PLAN (NORTH-WEST) (MFD-SUBCELLAR 1) | 02 |
| | A-416 | SUB CELLAR 1 PART PLAN (SOUTH-WEST) (MFD-SUBCELLAR 1) | 02 |
| | A-419 | CELLAR PART PLAN (SOUTH-EAST) (MFD-CELLAR) | 02 |
| | A-420 | CELLAR PART PLAN (NORTH-EAST) (MFD-CELLAR) | 02 |
| | A-421 | CELLAR PART PLAN (NORTH-WEST) (MFD-CELLAR) | 02 |
| | A-422 | CELLAR PART PLAN (SOUTH-WEST) (MFD-CELLAR) | 02 |
| | A-423 | CELLAR PART PLAN (WEST) (MFD-CELLAR) | 02 |
| | A-425 | GROUND FLOOR PART PLAN (SOUTH-EAST) (MFD-GROUND FLOOR) | 03 |
| | A-426 | GROUND FLOOR PART PLAN (NORTH-EAST) (MFD-GROUND FLOOR) | 03 |
| 27 | A-427 | GROUND FLOOR PART PLAN (NORTH-WEST) (MFD-GROUND FLOOR) | 02 |
| 28 | A-428 | GROUND FLOOR PART PLAN (SOUTH-WEST) (MFD-GROUND FLOOR) | 02 |
| 29 | A-429 | GROUND FLOOR PART PLAN (WEST) (MFD-GROUND FLOOR) | 02 |
| 30 | A-430 | GROUND FLOOR PLAN INTERMEDIATE (STAIR TRANSFER) (MFD-GROUND FLOOR INTERMEDIATE) | 03 |
| | A-431 | 2ND FLOOR PART PLAN (SOUTH-EAST) (MFD-2ND FLOOR) | 02 |
| | A-432 | 2ND FLOOR PART PLAN (NORTH-EAST) (MFD-2ND FLOOR) | 02 |
| | A-433 | 2ND FLOOR PART PLAN (NORTH-WEST) (MFD-2ND FLOOR) | 02 |
| | A-434 | 2ND FLOOR PART PLAN (SOUTH-WEST) (MFD-2ND FLOOR) | 02 |
| 31 | A-435 | 2ND FLOOR PART PLAN (WEST) (MFD-2ND FLOOR) | 02 |
| | A-437 | 3RD FLOOR PART PLAN (SOUTH-EAST) (MFD-3RD FLOOR) | 02 |
| | A-438 | 3RD FLOOR PART PLAN (NORTH-EAST) (MFD-3RD FLOOR) | 02 |
| | A-439 | 3RD FLOOR PART PLAN (NORTH-WEST) (MFD-3RD FLOOR) | 02 |
| | A-440 | 3RD FLOOR PART PLAN (SOUTH-WEST) (MFD-3RD FLOOR) | 02 |
| | A-441 | 3RD FLOOR PART PLAN (WEST) (MFD-3RD FLOOR) | 02 |
| | A-443 | 4TH FLOOR PART PLAN (SOUTH-EAST) (MFD-4TH FLOOR) | 02 |
| | A-444 | 4TH FLOOR PART PLAN (NORTH-EAST) (MFD-4TH FLOOR) | 02 |
| | A-445 | 4TH FLOOR PART PLAN (NORTH-WEST) (MFD-4TH FLOOR) | 02 |
| | A-446 | 4TH FLOOR PART PLAN (SOUTH-WEST) (MFD-4TH FLOOR) | 02 |
| | A-447 | 4TH FLOOR PART PLAN (WEST) (MFD-4TH FLOOR) | 02 |
| | A-449 | 5TH FLOOR PART PLAN (SOUTH-EAST) (MFD-5TH FLOOR) | 02 |
| | A-450 | 5TH FLOOR PART PLAN (NORTH-EAST) (MFD-5TH FLOOR) | 02 |
| | A-451 | 5TH FLOOR PART PLAN (NORTH-WEST) (MFD-5TH FLOOR) | 02 |
| | A-452 | 5TH FLOOR PART PLAN (SOUTH-WEST) (MFD-5TH FLOOR) | 02 |
| | A-453 | 5TH FLOOR PART PLAN (WEST) (MFD-5TH FLOOR) | 02 |
| | A-455 | 6TH FLOOR PART PLAN (SOUTH-EAST) (MFD-6TH FLOOR) | 02 |
| | A-456 | 6TH FLOOR PART PLAN (NORTH-EAST) (MFD-6TH FLOOR) | 01 |
| | A-457 | 6TH FLOOR PART PLAN (NORTH-WEST) (MFD-6TH FLOOR) | 02 |
| | A-458 | 6TH FLOOR PART PLAN (SOUTH-WEST) (MFD-6TH FLOOR) | 02 |
| | A-459 | 6TH FLOOR PART PLAN (WEST) (MFD-6TH FLOOR) | 02 |
| | A-460 | 6TH FLOOR INTERMEDIATE PART PLAN (STAIR TRANSFER) (MFD-6TH FLOOR INTERMEDIATE) | 02 |
| | A-461 | 7TH FLOOR PART PLAN (SOUTH-EAST) (MFD-7TH FLOOR) | 02 |
| | A-462 | 7TH FLOOR PART PLAN (NORTH-EAST) (MFD-7TH FLOOR) | 02 |
| | A-463 | 7TH FLOOR PART PLAN (NORTH-WEST) (MFD-7TH FLOOR) | 02 |
| | A-464 | 7TH FLOOR PART PLAN (SOUTH-WEST) (MFD-7TH FLOOR) | 02 |
| | A-465 | 7TH FLOOR AND 7TH FLOOR INTERMEDIATE PART PLAN (WEST) (MFD-7TH FLOOR AND 7TH FLOOR INTERMEDIATE) | 02 |
| | A-466 | 7TH FLOOR INTERMEDIATE PART PLAN (STAIR TRANSFER) (MDF-7TH FLOOR INTERMEDIATE) | 02 |
| | A-467 | 8TH FLOOR PART PLAN (EXTERIOR AMENITIES) (SOUTH-EAST) (MFD-14TH FLOOR) | 02 |
| | A-468 | 8TH FLOOR PART PLAN (EXTERIOR AMENITIES) (NORTH-EAST) (MFD-14TH FLOOR) | 02 |
| | A-469 | 8TH FLOOR PART PLAN (EXTERIOR AMENITIES) (NORTH-WEST) (MFD-14TH FLOOR) | 02 |
| | A-470 | 8TH FLOOR PART PLAN (EXTERIOR AMENITIES) (SOUTH-WEST) (MFD-14TH FLOOR) | 02 |
| | A-471 | 8TH FLOOR PART PLAN (WEST) (MFD-14TH FLOOR) | 02 |
| | A-472 | DELETED | 01 |
| | A-473 | DELETED | 01 |
| | A-474 | DELETED | 01 |
| | A-475 | 9TH FLOOR PART PLAN (SOUTH-WEST) (MFD-15TH FLOOR) | 02 |
| | A-476 | 9TH FLOOR PART PLAN (WEST) (MFD-15TH FLOOR) | 02 |
| | A-501 | ELEVATOR PIT, SUMP PIT & EJECTOR PIT DETAILS | 02 |
| | A-502 | TOWER ELEVATOR ENLARGED PIT PLANS AND DETAILS | 01 |
| | A-503 | MISC. BOH DETAILS | 00 |
| | A-504 | 8TH FLOOR EXTERIOR POOL DETAILS | 00 |
| | A-509 | LOADING BERTHS SECTIONS & ELEVATIONS | 01 |
| | A-510 | LOADING DOCK DETAILS | 02 |
| | A-515 | LEVEL 7 CON EDISON VAULTS SECTIONS AND DETAILS | 01 |
| | A-555 | RESIDENTIAL GARBAGE CHUTE DETAILS | 02 |
| | A-560 | TYPICAL CONCRETE STAIRS AND WALL MOUNTED HANDRAIL DETAILS | 02 |
| | A-561 | TYPICAL CONCRETE THREE QUARTER LANDING STAIR DETAILS | 02 |
| | A-563 | TYPICAL STEEL AND CONCRETE STAIR TRANSITION DETAILS | 01 |
| | A-565 | TYPICAL STEEL HALF LANDING STAIR DETAILS | 02 |
| | A-566 | TYPICAL STAIR HANDRAIL / GUARDRAIL DETAILS | 01 |
| | A-567 | TYPICAL STAIR DETAILS | 01 |
| | A-568 | TYPICAL STAIR MARKING DETAILS | 00 |
| | A-569 | TYPICAL BOH STEEL STAIR DETAILS | 02 |
| | A-570 | TYPICAL SHEAR WALL OPENING DETAILS | 02 |
| | A-572 | TYPICAL WASHROOM CHASE WALL SECTION DETAILS | 02 |
| | A-573 | SHAFT DETAILS | 02 |
| | A-574 | SHAFT DETAILS | 02 |
| | A-577 | MISCELLANEOUS DETAILS | 02 |
| | A-578 | MISCELLANEOUS DETAILS | 01 |
| | A-579 | MISCELLANEOUS DETAILS | 02 |
| | A-585 | ELEVATOR AND ESCALATOR DETAILS | 01 |
| | A-586 | ELEVATOR ENTRANCE DETAILS | 01 |
| | A-588 | ELEVATOR SHAFT DETAILS | 01 |
| | A-589 | ELEVATOR SHAFT DETAILS | 01 |
| | A-601 | DOOR SCHEDULE SC3 TO 12TH FLOOR | 02 |
| | A-602 | DOOR SCHEDULE LEVEL 13 TO 50 | 02 |
| | A-603 | DOOR SCHEDULE LEVEL 51 TO 92 | 01 |
| | A-604 | DOOR SCHEDULE LEVEL 93 AND ABOVE | 02 |
| | A-605 | EXTERIOR DOORS | 02 |

| DWG. NO | SHEET NO. | DRAWING TITLE | REV |
|---|---|---|---|
| | A-610 | RESIDENTIAL INTERIOR DOOR SCHEDULE AND DOOR TYPES LEGEND | 02 |
| | A-611 | DOOR FRAME DETAILS | 02 |
| | A-612 | DOOR HEAD & JAMB DETAILS | 01 |
| | A-613 | DELETED | 00 |
| | A-614 | FINISH SCHEDULE | 01 |
| | A-615 | ROOM FINISH SCHEDULE | 02 |
| | A-616 | ROOM FINISH SCHEDULE & FINISH SCHEME LEGENDS | 01 |
| | A-617 | RESIDENTIAL ROOM FINISH SCHEDULE | 00 |
| | A-620 | RESIDENTIAL & BOH APPLIANCE SCHEDULE | 01 |
| | A-621 | RESIDENTIAL PLUMBING FIXTURE SCHEDULE | 01 |
| | A-622 | ACCESSORY & CABINET HARDWARE SCHEDULE AND BOH PLUMBING FIXTURE SCHEDULE | 00 |
| | A-661 | ELEVATOR STACK DIAGRAM | 02 |
| | A-700 | TYPICAL CEILING DETAILS | 02 |
| | A-701 | SUB CELLAR 3 REFLECTED CEILING PLAN (B.O.H. SUPPORT) (MFD-SUB CELLAR 3) | 02 |
| | A-702 | SUB CELLAR 2 REFLECTED CEILING PLAN (B.O.H. SUPPORT) (MFD-SUB CELLAR 2) | 02 |
| | A-703 | SUB CELLAR 1 REFLECTED CEILING PLAN (RETAIL) (MFD-SUB CELLAR 1) | 02 |
| | A-704 | CELLAR REFLECTED CEILING PLAN (RETAIL) (MFD-CELLAR) | 02 |
| 32 | A-705 | GROUND FLOOR REFLECTED CEILING PLAN (LOBBY) (MFD-GROUND FLOOR) | 02 |
| 33 | A-706 | GROUND FLOOR INTERMEDIATE REFLECTED CEILING PLAN (STAIR TRANSFER) (MFD-GROUND FLOOR INTERMEDIATE) | 02 |
| | A-707 | 2ND FLOOR REFLECTED CEILING PLAN (RETAIL) | 02 |
| | A-708 | 3RD FLOOR REFLECTED CEILING PLAN (RETAIL) | 02 |
| | A-709 | 4TH FLOOR REFLECTED CEILING PLAN (RETAIL) | 02 |
| | A-710 | 5TH & 7TH FLOOR REFLECTED CEILING PLAN (RETAIL) | 02 |
| | A-713 | DELETED | 01 |
| | A-714 | 8TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL AMENITIES) | 02 |
| | A-717 | 10TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL AMENITIES) | 02 |
| | A-723 | DELETED | 00 |
| | A-724 | DELETED | 00 |
| | A-725 | 13TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 1) | 02 |
| | A-726 | 13TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 1) | 02 |
| | A-727 | 14TH-18TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 1) | 02 |
| | A-728 | 14TH-18TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 1) | 02 |
| | A-729 | DELETED | 00 |
| | A-730 | DELETED | 00 |
| | A-731 | 19TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 1) | 02 |
| | A-732 | 19TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 1) | 02 |
| | A-733 | 20TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 1) | 02 |
| | A-734 | 20TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 1) | 02 |
| | A-735 | 21ST-25TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 1) | 02 |
| | A-736 | 21ST-25TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 1) | 02 |
| | A-737 | DELETED | 00 |
| | A-738 | DELETED | 00 |
| | A-739 | 26TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 1) | 02 |
| | A-740 | 26TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 1) | 02 |
| | A-743 | 27TH-28TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 2) | 02 |
| | A-745 | 29TH-44TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 2) | 02 |
| | A-746 | DELETED | 00 |
| | A-747 | 45TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 2) | 02 |
| | A-749 | 47TH-65TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 3) | 02 |
| | A-750 | DELETED | 00 |
| | A-751 | 66TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 3) | 02 |
| | A-754 | 68TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL AMENITIES) | 01 |
| | A-755 | 69TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 4) | 02 |
| | A-756 | 70TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 4) | 02 |
| | A-757 | 71ST-87TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 4) | 02 |
| | A-758 | 88TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 4) | 01 |
| | A-759 | 89TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 4) | 01 |
| | A-760 | 90TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 4) | 01 |
| | A-761 | 91ST FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 4) | 02 |
| | A-762 | 92ND FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 4) | 02 |
| | A-763 | 93RD & 94TH FLOOR REFLECTED CEILING PLAN (RESIDENTIAL - TIER 4) | 02 |
| | A-770 | SUB CELLAR 3 PART REFLECTED CEILING PLAN (SOUTH) | 02 |
| | A-771 | SUB CELLAR 3 PART REFLECTED CEILING PLAN (NORTH) | 02 |
| | A-772 | SUB CELLAR 2 PART REFLECTED CELING PLAN (SOUTH-EAST) | 02 |
| | A-773 | PART REFLECTED CEILING PLANS | 02 |
| | A-774 | CELLAR PART REFLECTED CEILING PLAN | 02 |
| | A-775 | DELETED | 00 |
| | A-776 | PART REFLECTED CEILING PLANS | 02 |
| | A-801 | CURTAIN WALL ZONES | 02 |
| | A-802 | PODIUM ZONES AND MATERIAL DESIGNATION | 02 |
| | A-803 | TOWER ZONE AND MATERIAL DESIGNATION & ROOF TYPE ASSEMBLIES | 02 |
| | A-804 | EXTERIOR WALL DETAILS - PODIUM - NORTH | 02 |
| | A-805 | EXTERIOR WALL DETAILS - PODIUM - NORTH | 02 |
| | A-806 | EXTERIOR WALL DETAILS - PODIUM - NORTH | 02 |
| | A-807 | EXTERIOR WALL DETAILS - PODIUM - NORTH AND EAST | 02 |
| | A-809 | EXTERIOR WALL DETAILS - PODIUM - SOUTH | 02 |
| | A-810 | EXTERIOR WALL DETAILS - PODIUM - SOUTH | 01 |
| | A-811 | EXTERIOR WALL DETAILS - PODIUM - SOUTH | 02 |
| | A-812 | EXTERIOR WALL DETAILS - PODIUM - WEST | 02 |
| | A-813 | EXTERIOD DETAILS - PODIUM | 01 |
| | A-814 | PODIUM - EXTERIOR DETAILS - L1 TO L7 NORTH | 01 |
| | A-815 | EXTERIOR WALL TYPICAL DETAILS PODIUM | 02 |
| | A-816 | PODIUM - EXTERIOR PLAN  DETAILS SOUTH - GROUND LEVEL | 01 |
| | A-817 | PODIUM - EXTERIOR PLAN DETAILS SOUTH - LEVELS 2 - 8 | 01 |
| | A-818 | PODIUM - SECTION DETAILS -SOUTH | 01 |
| | A-819 | PODIUM - DETAILS | 01 |
| | A-820 | PODIUM - DETAILS | 01 |
| | A-821 | 8TH FLOOR TERRACE CANOPIES | 00 |
| | A-822 | 8TH FLOOR TERRACE CANOPIES | 00 |
| | A-823 | EXTERIOR WALL TYPICAL DETAILS - PODIUM | 02 |
| | A-824 | 8TH FLOOR - BAR CANOPY | 00 |
| | A-825 | EXTERIOR WALL DETAILS - LEVEL 08 SECONDARY CLADDING | 02 |
| | A-826 | EXTERIOR WALL DETAILS - LEVEL 08 SECONDARY CLADDING | 02 |
| | A-827 | EXTERIOR WALL DETAILS - LEVEL 08 SECONDARY CLADDING | 01 |
| | A-828 | EXTERIOR WALL DETAILS - T1 - NORTH | 02 |
| | A-829 | EXTERIOR WALL DETAILS - T1 - EAST | 02 |
| | A-830 | EXTERIOR WALL DETAILS - T1 - SOUTH | 02 |
| | A-831 | EXTERIOR WALL DETAILS - T1 - WEST | 02 |
| | A-832 | EXTERIOR WALL DETAILS - T1 - NORTH - EAST | 02 |
| | A-833 | EXTERIOR WALL DETAILS - T1 - SOUTH | 02 |
| | A-834 | EXTERIOR WALL DETAILS - T1 - WEST | 02 |
| | A-836 | EXTERIOR WALL DETAILS - T1 - NORTH | 02 |
| | A-837 | EXTERIOR WALL DETAILS - T1 - EAST | 02 |
| | A-838 | EXTERIOR WALL DETAILS - T1 - SOUTH - WEST | 02 |
| | A-839 | EXTERIOR WALL DETAILS - T1 - SOUTH EAST | 02 |
| | A-840 | EXTERIOR WALL DETAILS - T1 - NORTH | 02 |
| | A-841 | EXTERIOR WALL DETAILS - T1 - EAST | 02 |
| | A-842 | EXTERIOR WALL DETAILS - T1 - SOUTH | 02 |
| | A-843 | EXTERIOR WALL DETAILS - T1 - SOUTH WEST | 02 |
| | A-845 | EXTERIOR WALL DETAILS - T2 - NORTH | 02 |
| | A-846 | EXTERIOR WALL DETAILS - T2 - EAST | 02 |
| | A-847 | EXTERIOR WALL DETAILS - T2 - SOUTH | 02 |
| | A-848 | EXTERIOR WALL DETAILS - T2 - WEST | 02 |
| | A-850 | EXTERIOR WALL DETAILS - T3 - NORTH - EAST | 02 |
| | A-851 | EXTERIOR WALL DETAILS - T3 - NORTH - EAST | 02 |
| | A-852 | EXTERIOR WALL DETAILS - T3 - SOUTH | 02 |
| | A-853 | EXTERIOR WALL DETAILS - T3 - WEST | 02 |
| | A-854 | EXTERIOR WALL DETAILS - T1 - T2 - T-3 - TERRACES | 00 |
| | A-855 | EXTERIOR WALL DETAILS - T4 - NORTH | 02 |
| | A-856 | EXTERIOR WALL DETAILS - T4 - EAST | 02 |
| | A-857 | EXTERIOR WALL DETAILS - T4 - SOUTH | 02 |
| | A-858 | EXTERIOR WALL DETAILS - T4 - WEST | 02 |
| | A-859 | EXTERIOR WALL DETAILS - T4 - NORTH | 02 |
| | A-860 | EXTERIOR WALL DETAILS - T4 - EAST | 02 |
| | A-861 | EXTERIOR WALL DETAILS - T4 - SOUTH | 02 |
| | A-862 | EXTERIOR WALL DETAILS - T4 WEST | 02 |
| | A-864 | EXTERIOR WALL DETAILS - T4 - NORTH - EAST | 02 |
| | A-865 | EXTERIOR WALL DETAILS - T4 - SOUTH - WEST | 02 |
| | A-866 | EXTERIOR WALL DETAILS - T4 - NORTH - EAST | 02 |
| | A-867 | EXTERIOR WALL DETAILS - T4 - NORTH - EAST | 02 |
| | A-868 | EXTERIOR WALL DETAILS - T4 - SOUTH - WEST | 02 |
| | A-869 | EXTERIOR WALL DETAILS - T4 - SOUTH - WEST | 02 |
| | A-870 | EXTERIOR WALL DETAILS - T4 - TERRACES | 00 |
| | A-871 | SECONDARY CLADDING DETAILS | 01 |
| | A-872 | SECONDARY CLADDING DETAILS | 01 |
| | A-873 | EXTERIOR DOOR DETAILS | 01 |
| | A-874 | EXTERIOR DOOR DETAILS | 00 |
| | A-875 | RESIDENTIAL SOUTH ENTRANCE - PLAN AND SECTION DETAILS | 00 |
| | A-876 | RESIDENTIAL NORTH ENTRANCE - PLAN AND SECTION DETAILS | 00 |
| | A-877 | SOUTH RESIDENTIAL ENTRANCE - WALL SECTIONS | 00 |
| | A-878 | ROOF TYPE - RT-3 | 00 |
| | A-879 | ROOF DETAILS | 01 |
| | A-880 | ROOF DETAILS | 02 |
| | A-881 | T1 DETAILS | 02 |
| | A-882 | T1 DETAILS | 02 |
| | A-883 | T1 DETAILS | 02 |
| | A-884 | T1 DETAILS | 00 |
| | A-885 | GUTTER DETAILS | 02 |
| | A-886 | GUTTER DETAILS | 00 |
| | A-887 | GUTTER DETAILS | 00 |
| | A-888 | GUTTER DETAILS | 00 |
| | A-889 | T1 DETAILS | 00 |
| | A-891 | LANDMARK FACADE & DETAILS | 00 |
| | A-892 | LANDMARK FACADE & DETAILS | 00 |
| | A-896 | EXTERIOR DOOR ELEVATIONS | 00 |
| | A-897 | EXTERIOR DOOR ELEVATIONS | 00 |
| | A-898 | EXTERIOR DOOR ELEVATIONS | 00 |
| | A-899 | EXTERIOR DOOR ELEVATIONS | 00 |
| | A-901 | SC3 - PACKAGE ROOM | 02 |
| | A-902 | SC2 - BOH INTERIOR PLAN DETAL AND RCP | 02 |
| | A-903 | SC3 & SC2- BOH INTERIOR ELEVATION | 02 |
| | A-904 | SC3 & SC2- BOH INTERIOR ELEVATION | 02 |
| | A-905 | SC3 & SC2- BOH INTERIOR ELEVATION | 00 |
| | A-910 | BOH DETAILS | 01 |
| | A-911 | MAIN LOBBY PLAN | 02 |
| | A-912 | MAIN LOBBY ELEVATIONS | 01 |
| | A-913 | MAIN LOBBY ELEVATIONS | 02 |
| | A-914 | MAIN LOBBY ELEVATIONS | 01 |
| | A-915 | SERVICE LOBBY ELEVATIONS | 01 |
| | A-916 | DELETED | 00 |
| | A-917 | MAIN LOBBY RCP | 01 |
| | A-930 | SCREENING ROOM ELEVATIONS | 01 |
| | A-931 | RECEPTION ELEVATIONS | 01 |
| | A-932 | LOUNGE ELEVATIONS | 01 |
| | A-933 | TWEEN LOUNGE/CORRIDOR ELEVATION | 01 |
| | A-934 | 8TH FLOOR CONFERENCE ROOM AND KITCHEN PREP ELEVATIONS | 01 |
| | A-935 | 10TH FLOOR INDOOR POOL ELEVATIONS | 01 |
| | A-936 | 10TH FLOOR INDOOR POOL ELEVATIONS | 01 |
| | A-937 | 10TH FLOOR INDOOR POOL & HOT TUB SECTIONS | 01 |
| | A-938 | 10TH FLOOR GYM ELEVATIONS | 01 |
| | A-939 | 10TH FLOOR GYM ELEVATIONS | 01 |
| | A-940 | 10TH FLOOR GYM ELEVATIONS | 01 |
| | A-941 | 68TH AMENITY FLOOR BALLROOM ELEVATIONS | 00 |

| DWG. NO | SHEET NO. | DRAWING TITLE | REV |
|---|---|---|---|
| | A-942 | 68TH AMENITY FLOOR BAR/DINING ROOM ELEVATIONS | 00 |
| | A-950 | KIT-A (LV 13-26) KIT-B (LV 13-19, 21-26) PLANS AND ELEVATIONS | 02 |
| | A-951 | KIT-C (LV 13-19) KTT-D (LV 13-19) PLANS AND ELEVATIONS | 02 |
| | A-952 | KIT-B (LV 20) KTT-E (LV 13-18) KIT-F (LV 13-19) KTT-E2 (LV 19) PLANS AND ELEVATIONS | 02 |
| | A-953 | KIT-C (LV 21-25) KIT-C (LV 26) KIT-D (21-26) KIT-A (LV 29-45) PLANS AND ELEVATIONS | 02 |
| | A-954 | KIT-A (LV 28) KIT-B (LV 29-45) PLANS AND ELEVATIONS | 02 |
| | A-955 | KIT-C (LV 29-45) KIT-A (LV 47-66) PLANS AND ELEVATIONS | 02 |
| | A-956 | KIT-B (LV 47-66) KIT-A (LV 69) PLANS AND ELEVATIONS | 02 |
| | A-957 | KIT-A (LV 71-88) BUTLER'S PANTRY (LV 20) PLANS AND ELEVATIONS | 02 |
| | A-958 | KIT-A (LV 89) KIT-A (LEVEL 93) PLANS AND ELEVATIONS | 02 |
| | A-959 | DELETED | 00 |
| | A-960 | WASHROOM PLANS AND ELEVATIONS | 02 |
| | A-961 | WASHROOM PLANS AND ELEVATIONS | 02 |
| | A-962 | WASHROOM PLANS AND ELEVATIONS | 02 |
| | A-963 | WASHROOM PLANS AND ELEVATIONS | 02 |
| | A-964 | 8TH FLOOR LOCKER RMS PLANS AND ELEVATIONS | 02 |
| | A-965 | 8TH FLOOR LOCKER RMS ELEVATIONS | 01 |
| | A-966 | 8TH FLOOR LOCKER RMS ELEV AND DETAILS | 01 |
| | A-967 | 8TH FLOOR LOCKER RMS RCP AND DETAILS | 01 |
| | A-968 | TREATMENT RM PLANS AND ELEVATIONS | 02 |
| | A-969 | 10TH FLOOR MALE AND FEMALE WASHROOM PLANS AND ELEVATIONS | 02 |
| | A-970 | TYPE-A BATHROOMS SB-A1,SB-A2,SB-A3 | 02 |
| | A-971 | DELETED | 01 |
| | A-972 | DELETED | 01 |
| | A-973 | ADAPTABLE BATHROOMS MB-C1,MB-C2 | 02 |
| | A-974 | ADAPTABLE BATHROOMS MB-C3,MB-C4 | 02 |
| | A-975 | ADAPTABLE BATHROOMS MB-C05,MB-C06 | 02 |
| | A-976 | ADAPTABLE BATHROOMS MB-C07,MB-C08 | 02 |
| | A-977 | ADAPTABLE BATHROOMS MB-C09,MB-C10 | 02 |
| | A-978 | ADAPTABLE BATHROOMS MB-C11 | 02 |
| | A-979 | ADAPTABLE BATHROOMS MB-C1B, MB-C1C | 01 |
| | A-980 | ADAPTABLE BATHROOMS SB-C1 | 00 |
| | A-981 | ADAPTABLE BATHROOMS TB-C1, TB-C2 | 02 |
| | A-982 | ADAPTABLE BATHROOMS TB-C4,TB-C05,TB-C06 | 02 |
| | A-983 | ADAPTABLE BATHROOMS TB-C07,TB-C08,TB-C09 | 02 |
| | A-984 | ADAPTABLE BATHROOMS TB-C10, TB-C05B, TB-C11 | 02 |
| | A-985 | ADAPTABLE BATHROOMS QB-C1,QB-C2 | 00 |
| | A-986 | ADAPTABLE BATHROOMS QB-C3,QB-C4 | 00 |
| | A-987 | ADAPTABLE BATHROOMS QB-C05,QB-C06, QB-C07 | 00 |
| | A-988 | ADAPTABLE BATHROOMS PR-C1, PR-C2 | 02 |
| | A-989 | RESIDENTIAL BATHROOM SIZE MATRIX | 00 |
| | A-990 | AMENITIES KITCHEN ELEVATIONS | 00 |
| | G-101 | GENERAL ARRANGEMENT PLAN SUB CELLAR 2 1780 BROADWAY LANDMARK | 02 |
| | G-102 | GENERAL ARRANGEMENT PLAN SUB CELLAR 1 1780 BROADWAY LANDMARK | 02 |
| | G-103 | GENERAL ARRANGEMENT PLAN CELLAR 1780 BROADWAY LANDMARK | 02 |
| | G-104 | GENERAL ARRANGEMENT PLAN GROUND FLOOR 1780 BROADWAY LANDMARK | 02 |
| | G-105 | GENERAL ARRANGEMENT PLAN 2ND FLOOR 1780 BROADWAY LANDMARK | 02 |
| | G-106 | GENERAL ARRANGEMENT PLAN 3RD FLOOR 1780 BROADWAY LANDMARK | 02 |
| | G-107 | GENERAL ARRANGEMENT PLAN 4TH FLOOR 1780 BROADWAY LANDMARK | 02 |
| | G-108 | GENERAL ARRANGEMENT PLAN 5TH FLOOR 1780 BROADWAY LANDMARK | 02 |
| | G-109 | GENERAL ARRANGEMENT PLAN 6TH FLOOR 1780 BROADWAY LANDMARK | 02 |
| | G-110 | GENERAL ARRANGEMENT PLAN 7TH FLOOR 1780 BROADWAY LANDMARK | 02 |
| | G-111 | GENERAL ARRANGEMENT PLAN 8TH FLOOR 1780 BROADWAY LANDMARK | 02 |
| | G-112 | GENERAL ARRANGEMENT PLAN 9TH FLOOR 1780 BROADWAY LANDMARK | 02 |
| | G-295 | 1780 BROADWAY - LANDMARK SECTIONS | 01 |
| | G-300 | 1780 BROADWAY WEST FACADE - EXISTING AND PROPOSED ELEVATIONS | 02 |
| | G-301 | 1780 BROADWAY NORTH FACADE - EXISTING AND PROPOSED ELEVATIONS | 02 |
| | G-302 | 1780 BROADWAY WEST FACADE - EXISTING AND PROPOSED STOREFRONTS | 02 |
| | G-303 | 1780 BROADWAY NORTH FACADE - ESISTING AND PROPOSED WINDOW DETAILS | 02 |
| | G-304 | 1780 BROADWAY WEST FACADE - PROPOSED CENTER AND SIDE BAY WINDOWS | 02 |
| | G-305 | 1780 BROADWAY WEST FACADE - PROPOSED 12TH FLOOR WINDOWS AND WINDOW SCHEDULE | 02 |
| | G-306 | 1780 BROADWAY TYPICAL FACADE MASONARY DETAILS | 02 |
| | G-307 | 1780 BROADWAY WEST FACADE - 12TH FLOOR WROUGHT IRON RAILING DETAILS | 02 |
| | G-308 | 1780 BROADWAY WEST FACADE - STOREFRONT DETAILS | 02 |
| | G-309 | 1780 BROADWAY WEST FACADE - SIDE ENTRY DETAILS | 02 |
| | G-310 | 1780 BROADWAY HISTORIC IMAGE REFERENCES | 02 |
| | G-351 | 1780 BROADWAY WEST FACADE - ENTRANCE DETAILS | 02 |
| | G-800 | 1780 BROADWAY - FACADE DETAILS | 01 |
| | G-801 | 1780 BROADWAY - FACADE DETAILS | 01 |
| | G-802 | 1780 BROADWAY - FACADE DETAILS | 01 |
| | G-803 | 1780 BROADWAY - FACADE DETAILS | 01 |

SHEETS NOT IN CURRENT SET

KEY PLAN:

PROJECT 865 — WEST 58TH ST — 8TH AVE — BROADWAY — 7TH AVE — WEST 57TH ST

PROJECT NORTH — TRUE NORTH

DEVELOPER:
**EXTELL DEVELOPMENT COMPANY**
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
**ADRIAN SMITH + GORDON GILL ARCHITECTURE**
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
**Rottet Architecture and Design Studio, PLLC**
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
**AAI ARCHITECTS, P.C.**
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
**WSP CANTOR SEINUK**
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
**AKF GROUP**
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
**Langan Engineering & Environmental Services**
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
**Construction Consulting Associates**
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
**AJLP Consulting**
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
**Jan Hird Pokorny Associates, Inc.**
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 6 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| | D.O.B. AMENDMENT 1 | 24 JUL 15 |
| 7 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 8 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 9 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 10 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 11 | CD PROGRESS ISSUE 8 MEP – GMP SET | 18 MAR 16 |
| 12 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 13 | CD BULLETIN ISSUE - 1 | 22 APR 16 |
| 14 | CD BULLETIN ISSUE - 2 | 11 MAY 16 |
| 15 | ASI ISSUE - 1 | 18 MAY 16 |
| 16 | CD BULLETIN ISSUE - 3 | 25 MAY 16 |
| 17 | CD BULLETIN ISSUE - 4 | 15 JUL 16 |
| 18 | CD BULLETIN ISSUE - 5 | 12 AUG 16 |
| 19 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| 20 | CD BULLETIN ISSUE - 7 | 14 SEP 16 |
| | D.O.B. AMENDMENT 3 | 03 OCT 16 |
| 21 | ASI ISSUE - 8 | 22 NOV 16 |
| 22 | ASI ISSUE - 11 | 16 DEC 16 |
| 23 | ASI ISSUE - 14 | 11 JAN 17 |
| 24 | CD BULLETIN ISSUE - 9 | 13 FEB 17 |
| 25 | ASI ISSUE - 19 | 24 MAR 17 |
| 26 | ASI ISSUE - 20 | 21 APR 17 |
| 27 | ASI ISSUE - 21 | 05 JUN 17 |
| 28 | ASI ISSUE - 22 | 20 JUL 17 |
| 29 | ASI ISSUE - 25 | 15 SEP 17 |
| 30 | CD BULLETIN ISSUE - 10 | 13 NOV 17 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

## D.O.B. SUBMISSION

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT:
AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
DRAWING LIST

SEAL & SIGNATURE:
REGISTERED ARCHITECT WIEPKE DAVID JANSEN NO. 028881 STATE OF NEW YORK

DATE: 15 OCT 14
PROJECT No: 1216-00
DRAWN: Author
CHK: Checker
SCALE: 12" = 1'-0"
REV: 30
DWG No: **G-001.04**
DOB PAGE No: 1 of 33

DOB EMPLOYEE STAMP:
DOB B-SCAN:

FILE NAME:
PLOT DATE: 12/13/2017 4:05:38 PM

36" x 48" Arch E -SHEET SIZE

DEPT OF BLDGS 121328205 Job Number
ES125626618 Scan Code

# ZONING CALCULATIONS

| | | | |
|---|---|---|---|
| Map 8c | **BLOCK / LOTS :** | 1029 / 14, 19, 23, 27, 36, 37, 43, 47 and 50 | |

**1. ZONING DISTRICTS**
C5-1
C5-3 MID
C6-6 MID

**2. LOT AREA**

| | | |
|---|---|---|
| C5-1 | 44,686 SF | |
| C5-3 MID | 31,171 SF | |
| C6-6 MID | 15,058 SF | |
| Sub-Total MID | 46,229 SF | |
| Total | 90,915 SF | |

32-00 **3. USES PERMITTED**

| | |
|---|---|
| C5-1 | UG 1-6, 9-11 |
| C5-3 MID | UG 1-6, 9-11 |
| C6-6 MID | UG 1-12 |

**4. USES PROPOSED**

| | | |
|---|---|---|
| Existing to Remain: | C5-1 | UG 3 - School |
| | C5-3 / C6-6 MID | UG 2 - Residential |
| | | UG 4 - Not for Profit without Sleeping Accomodation |
| | | UG 6 - Commercial |
| Proposed New Building : | C5-1 / C5-3 MID | UG 2 - Residential |
| | | UG 6 - Retail |
| | | UG 10 - Large Retail |

81-21 **5. FLOOR AREA PERMITTED**

A) FAR PERMITTED

| | | |
|---|---|---|
| | 1. C5-1 | |
| 33-122 | Commercial | 4 FAR |
| 34-112 | Residential | 10 FAR |
| | w/ Inclusionary Housing Bonus | 12 FAR |
| 33-123 | Community Facility | 10 FAR |
| 23-95 | Inclusionary Housing Provided | |
| | Off-Site New Construction | 25,533.5 SF |
| 23-951 | Bonus Rate 3.5 FAR | 25,533.5 SF X 3.5 = 89,367 SF |
| | Floor Area Permitted | (44,686 X 10) + 89,367 SF = 536,227 SF |
| | FAR Permitted | 536,227 SF / 44,686 = 12 FAR |
| | 2. C5-3 MID and C6-6 MID (zones are identical for Zoning Bulk purposes) | |
| 81-211 | Commercial | 15 FAR |
| 81-241 | Residential | 10 FAR |
| | w/ Residential Recreational Space Bonus | 12 FAR |
| 33-123 | Community Facility | 15 FAR |

B) FLOOR AREA PERMITTED

| | | |
|---|---|---|
| 1. C5-1 | | |
| Commercial | 44,686 SF X 4 FAR | 178,744 SF |
| Residential | 44,686 SF X 12 FAR | 536,232 SF * |
| Community Facility | 44,686 SF X 10 FAR | 446,860 SF |
| **Maximum FA Permitted** | | **536,232 SF** |
| 2. C5-3 MID and C6-6 MID (zones are identical) | | |
| Commercial | 46,229 SF X 15 FAR | 693,435 SF |
| Residential | 46,229 SF X 10 FAR | 462,290 SF * |
| Residential with Recreation Space | 46,229 SF X 12 FAR | 554,748 SF |
| Community Facility | 46,229 SF X 15 FAR | 693,435 SF |
| **Maximum FA Permitted** | | **693,435 SF** |
| 3. Total Zoning Lot | | |
| Maximum Commercial | | 872,179 SF |
| Maximum Residential | | 1,090,980 SF * |
| Maximum Community Facility | | 1,140,295 SF |
| **Maximum FA Permitted** | | **1,229,667 SF** |

*** Note : Residential 10 FAR identical between Districts and may be located in any Zone**

**6. FLOOR AREA PROPOSED** (See Floor Area Schedule Z-003)

| | |
|---|---|
| 1. C5-1 | |
| Existing Buildings : | |
| Retail | 3,527 SF |
| Residential | 82,603 SF |
| Community Facility | 71,010 SF |
| **Total** | **157,140 SF** |
| New Building : | |
| Retail | 73,780 SF |
| Residential | 536,241 SF |
| **Total** | **610,022 SF** |
| Total C5-1 Zone : | |
| Retail | 77,308 SF |
| Residential | 618,844 SF |
| Community Facility | 71,010 SF |
| **Total** | **767,162 SF** |
| 2. C5-3 MID and C6-6 MID | |
| Existing Buildings : | |
| Retail | 5,638 SF |
| Residential | 157,145 SF |
| Community Facility | 26,397 SF |
| **Total** | **189,180 SF** |
| New Building : | |
| Retail | 97,463 SF |
| Residential | 159,036 SF |
| **Total** | **256,499 SF** |
| Total C5-3 MID and C6-6 MID Zones : | |
| Retail | 103,101 SF |
| Residential | 316,181 SF |
| Community Facility | 26,397 SF |
| **Total** | **445,679 SF** |
| 3. Total Zoning Lot | |
| Existing Buildings : | |
| Retail | 9,165 SF |
| Residential | 239,748 SF |
| Community Facility | 97,407 SF |
| **Total** | **346,320 SF** |
| New Building : | |
| Retail | 171,244 SF |
| Residential | 695,277 SF |
| **Total** | **866,521 SF** |
| Total Zoning Lots : | |
| Retail | 180,409 SF |
| Residential | 935,025 SF |
| Community Facility | 97,407 SF |
| **Total** | **1,212,841 SF** |

23-22 7. DWELLING UNITS PERMITTED (See Floor Area Schedule)

| | | | |
|---|---|---|---|
| A) Maximum Floor Area | | | 1,212,841 SF |
| B) Non-Residential Floor Area | 180,409 SF | + 97,407 SF | 277,816 SF |
| C) Floor Area for Dwelling Units | 1,212,841 SF | - 277,816 SF | 935,025 SF |
| D) Maximum Dwelling Units | 935,025 SF | / 790 SF per unit | 1184 D.U. |
| E) Proposed | 179 D.U. | + 170 Existing D.U. | 349 D.U. |

36-62 **8. REQUIRED OFF-STREET LOADING**

| | | |
|---|---|---|
| A) Retail Floor Area | Berths Required | Total |
| 0 - 25,000 SF | 0 | 0 |
| Next 15,000 SF (25,001 - 40,000 SF) | 1 | 1 |
| Next 60,000 SF (40,001 - 100,000 SF) | 1 | 2 |
| Each additional 150,000 (100,001 - 250,000 SF) | 1 | 3 ... |
| New Retail Floor Area Provided | Berths Required | |
| Above Grade Retail Floor Area = 168,513 SF | | |
| Below Grade Retail Sales Only Floor Area = 68,549 SF (see 3 and 4 / Z-008.00) | | |
| Total New Retail Floor Area = 237,062 SF | 3 | |
| B) Residential | Berths Required | Total |
| None Required | 0 | 0 |
| Off-Street Loading Berths Required | 3 | 3 |
| OFF-STREET LOADING BERTHS PROVIDED | 3 | COMPLIES |

36-681 Size of required Berths — (see 1 / Z-045 ) — COMPLIES

13-00 **9. ACCESSORY OFF-STREET PARKING**

13-41 A) None Required

PARKING PROVIDED — None — COMPLIES

36-70 **10. BICYCLE PARKING**

| | | | |
|---|---|---|---|
| 36-73 | Required Bicycle Parking (15 SF / Bicycle) : | | |
| | Residential : 1 Bicycle per 2 Dwelling Units | 179 D.U. / 2 = 90 BICYCLES | |
| 36-71 | Retail : 1 Bicycle / 10,000 SF | 239,780 SF / 10,000 = 24 BICYCLES | |
| | Total Bicycles required | 90 + 24 = 114 | |
| | Total Bicycle Parking Space required | ( 90 X 9 SF) + (24 X 15 SF) = 1170 SF | |
| | BICYCLE PARKING SPACE PROVIDED | 1215 SF (See Z-045 ) | COMPLIES |

37-30 **11. STREETSCAPE**

| | | | |
|---|---|---|---|
| | A) Street Wall Continuity - C5-3 - West 57th Street | | COMPLIES |
| 81-43 | Street Wall Continuity | See Z-041 | |
| | B) Street Wall Continuity - C5-3 - Broadway | | COMPLIES |
| 81-43 | Street Wall Continuity | See Z-042 | |
| | C) Street Wall Continuity - C5-1 - West 58th Street | | COMPLIES |
| 37-36 | Sign Regulations | See Z-043 | |
| | D) Retail Continuity - C5-1 and C5-3 | | COMPLIES |
| 37-36 | Sign Regulations | See Z-043 | |
| 37-37 | Street Wall Articulation | See Z-044 | |
| 81-42 | Glazing Requirements | See Z-044 | |
| 37-35 | Retail Continuity - C5-1 | See Z-044 | |
| 81-42 | Retail Continuity - C5-3 / C6-6 MID | See Z-044 | |
| 26-00 / 37-00 | E) Special Urban Design Requirements C5-1 | | COMPLIES |
| 26-15 / 81-44 | Curb Cuts | See Z-045 | |
| 26-16 | Central Refuse Storage Area | See Z-045 | |
| 26-00 / 37-00 | F) Special Urban Design Requirements C5-3 | | COMPLIES |
| 37-50 / 81-45 | Pedestrian Circulation Space | See Z-046 | |
| 81-47 | Major Building Entrances | See Z-046 | |
| 81-46 | Waiver of Relocation of Subway Stair at Seventh Avenue to be Requested Pursuant to Section 37-44 | | |

26-41 **12. STREETSCAPE TREE PLANTING**

| | | | |
|---|---|---|---|
| 33-03 | A) Required number of trees : One every 25' of Street Frontage of the Zoning Lot | | |
| | Length of Street Frontage | 1,099.61' | |
| 26-41 | Trees Required (one street tree / 25') | 1,099.61' / 25' = 44 Trees | |
| | TREES PROVIDED | 2 Existing Trees + 42 New Off Site Trees = 44 Trees (see Z-047 ) | COMPLIES |

33-28
23-532 **13. YARD EQUIVALENTS**

REAR YARD PROVIDED — Yes (see Z-048 ) — COMPLIES

81-241c) **14. RESIDENTIAL RECREATIONAL SPACE**

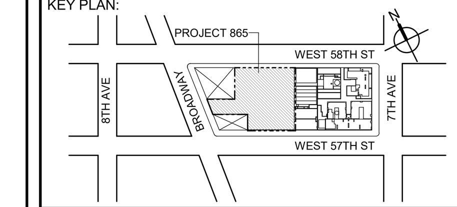
Residential floor area in C5-3 / C6-6 zones exceed 10 FAR. Recreational space is required in C5-3 / C6-6.

| | | |
|---|---|---|
| A) Recreational Space Required | 5,000 SF | |
| RESIDENTIAL RECREATIONAL SPACE PROVIDED | 7,724 SF (see Z-049 ) | COMPLIES |

81-27 **15. HEIGHT AND SETBACK**

| | | | |
|---|---|---|---|
| | C5-1 Height and Setback Regulations | | COMPLIES |
| 33-432 | A) Maximum Height of Front Walls and Required Setbacks | | |
| 23-65 | B) Tower Regulations | | |
| 35-63 b) | C) Special Tower Regulations for Mixed Buildings | | |
| 32-42 | C5-1 HEIGHT AND SETBACK PROVIDED | See Z-050 | COMPLIES |
| | C5-3 Height and Setback Regulations | | |
| 81-27 | A) Alternative Height and Setback Regulations - Daylight Evaluation | | |
| | B) Analysis Plan and Section Angles Scoring Schedules | | |
| | C) Analysis Plan and Section Angles Scoring Charts | | |
| | C5-3 HEIGHT AND SETBACK PROVIDED | See Z-051 to Z-057.00 | COMPLIES |

KEY PLAN:




PROJECT NORTH — TRUE NORTH

DEVELOPER:
***EXTELL DEVELOPMENT COMPANY***
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
***ADRIAN SMITH + GORDON GILL ARCHITECTURE***
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

ARCHITECT OF RECORD: Base Building Shell & Core
***AAI ARCHITECTS, P.C.***
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
***WSP CANTOR SEINUK***
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
***AKF GROUP***
1501 Broadway
New York, NY 10036 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
***Langan Engineering & Environmental Services***
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
***Construction Consulting Associates***
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
***AJLP Consulting***
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
***Higgins Quasebarth & Partners LLC***
11 Hanover Square, 16th Floor
New York, NY 1005
TEL: 212 274 9468 FAX: 646 274 9380

LANDMARK/PRESERVATION CONSULTANT:
***Jan Hird Pokorny Associates, Inc.***
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION: | DATE: |
|---|---|---|
| 1 | D.O.B. SUBMISSION | 05 DEC 14 |
| 2 | D.O.B. SUBMISSION | 18 FEB 15 |
| | D.O.B. SUBMISSION | 27 APR 14 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| | D.O.B. AMENDMENT 3 | 03 OCT 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

**D.O.B. SUBMISSION**

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT: AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
ZONING CALCULATIONS

SEAL & SIGNATURE: REGISTERED ARCHITECT WIEPKE DAVID JANSEN No. 028881 STATE OF NEW YORK

| | |
|---|---|
| DATE: | 05 DEC 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: 2 |
| CHK: Checker | |
| SCALE: 1/64" = 1'-0" | |
| DWG No: | **Z-002.03** |
| DOB PAGE No: | 2 of 33 |

DOB EMPLOYEE STAMP: DOB B-SCAN:

FILE NAME: C:\Revit Local Files\X-Misc\AAI-TWR-ZONING-CD_agelothp.rvt
PLOT DATE: 1/12/2018 1:54:34 PM

## NEW BUILDING FLOOR AREA: ABOVE GRADE

| FLOOR AREA ABOVE GRADE | MARKETING FLOOR DESIGNATIONS | | ZONE C5-1 GROSS | ZONE C5-1 DEDUCTIONS | ZONE C5-1 ZFA | ZONE C5-3 MID GROSS | ZONE C5-3 MID DEDUCTIONS | ZONE C5-3 MID ZFA | TOTAL GROSS | TOTAL DEDUCTIONS | TOTAL ZFA | DWELLING UNITS |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| GROUND FLOOR | GROUND FLOOR | RESIDENTIAL | 3,960 | 106 | 3,854 | 4,244 | 168 | 4,076 | 8,204 | 274 | 7,930 | |
| GROUND FLOOR | GROUND FLOOR | RETAIL | 16,565 | 2,985 | 13,579 | 16,866 | 532 | 16,334 | 33,431 | 3,517 | 29,914 | |
| TOTAL | | | 20,524 | 3,091 | 17,433 | 21,110 | 700 | 20,410 | 41,635 | 3,791 | 37,843 | |
| 2ND FLOOR | 2ND FLOOR | RESIDENTIAL | 919 | 106 | 813 | 251 | 197 | 53 | 1,170 | 304 | 866 | |
| 2ND FLOOR | 2ND FLOOR | RETAIL | 16,279 | 393 | 15,886 | 20,591 | 715 | 19,876 | 36,870 | 1,108 | 35,762 | |
| TOTAL | | | 17,198 | 499 | 16,699 | 20,842 | 913 | 19,929 | 38,040 | 1,412 | 36,628 | |
| 3RD FLOOR | 3RD FLOOR | RESIDENTIAL | 933 | 120 | 813 | 443 | 390 | 53 | 1,377 | 510 | 867 | |
| 3RD FLOOR | 3RD FLOOR | RETAIL | 16,297 | 448 | 15,849 | 20,901 | 537 | 20,364 | 37,198 | 985 | 36,213 | |
| TOTAL | | | 17,230 | 569 | 16,662 | 21,344 | 927 | 20,417 | 38,575 | 1,495 | 37,079 | |
| 4TH FLOOR | 4TH FLOOR | RESIDENTIAL | 936 | 123 | 813 | 443 | 390 | 53 | 1,379 | 513 | 866 | |
| 4TH FLOOR | 4TH FLOOR | RETAIL | 16,294 | 451 | 15,843 | 20,399 | 528 | 19,871 | 36,693 | 979 | 35,714 | |
| TOTAL | | | 17,230 | 574 | 16,656 | 20,842 | 917 | 19,925 | 38,072 | 1,492 | 36,581 | |
| 5TH FLOOR | 5TH FLOOR | RESIDENTIAL | 936 | 123 | 813 | 451 | 397 | 53 | 1,386 | 520 | 867 | |
| 5TH FLOOR | 5TH FLOOR | RETAIL | 13,071 | 448 | 12,623 | 20,894 | 510 | 20,384 | 33,965 | 958 | 33,007 | |
| TOTAL | | | 14,007 | 571 | 13,436 | 21,344 | 907 | 20,438 | 35,351 | 1,478 | 33,873 | |
| 6TH FLOOR MEP | 6TH FLOOR | RESIDENTIAL | 5,447 | 5,447 | 0 | 6,157 | 5,651 | 506 | 11,604 | 11,098 | 506 | |
| 6TH FLOOR MEP | 6TH FLOOR | RETAIL | 8,626 | 8,626 | 0 | 14,507 | 14,507 | 0 | 23,133 | 23,133 | 0 | |
| TOTAL | | | 14,073 | 14,073 | 0 | 20,664 | 20,158 | 506 | 34,737 | 34,231 | 506 | |
| 7TH FLOOR MEP | 7TH FLOOR | RESIDENTIAL | 14,073 | 14,073 | 0 | 20,664 | 19,946 | 718 | 34,736 | 34,019 | 718 | |
| 8TH FLOOR | 14TH FLOOR | RESIDENTIAL | 7,533 | 354 | 7,180 | 5,155 | 130 | 5,025 | 12,688 | 484 | 12,205 | |
| 8TH FLOOR | 14TH FLOOR | RETAIL | 0 | 0 | 0 | 954 | 321 | 634 | 954 | 321 | 634 | |
| TOTAL | | | 7,533 | 354 | 7,180 | 6,110 | 451 | 5,659 | 13,643 | 805 | 12,838 | |
| 9TH FLOOR | 15TH FLOOR | RESIDENTIAL | 7,463 | 7,463 | 0 | 3,691 | 3,691 | 0 | 11,155 | 11,155 | 0 | |
| 10TH FLOOR | 16TH FLOOR | RESIDENTIAL | 7,463 | 346 | 7,117 | 3,691 | 62 | 3,629 | 11,155 | 408 | 10,746 | |
| 10TH FLOOR INTER 1 | 17TH FLOOR | RESIDENTIAL | 7,463 | 7,463 | 0 | 3,691 | 3,691 | 0 | 11,155 | 11,155 | 0 | |
| 10TH FLOOR INTER 2 | 18TH FLOOR | RESIDENTIAL | 7,457 | 7,457 | 0 | 3,691 | 3,691 | 0 | 11,148 | 11,148 | 0 | |
| 11TH FLOOR BMU | 19TH FLOOR | RESIDENTIAL | 7,463 | 7,463 | 0 | 3,691 | 3,691 | 0 | 11,155 | 11,155 | 0 | |
| 12TH FLOOR MEP | 20TH FLOOR | RESIDENTIAL | 9,403 | 9,403 | 0 | 4,239 | 4,239 | 0 | 13,643 | 13,643 | 0 | |
| 13TH FLOOR | 32ND FLOOR | RESIDENTIAL | 9,387 | 1,057 | 8,329 | 4,239 | 1,041 | 3,199 | 13,626 | 2,098 | 11,528 | 4 DWELLING UNITS |
| 14TH FLOOR | 33RD FLOOR | RESIDENTIAL | 9,387 | 701 | 8,686 | 4,239 | 286 | 3,953 | 13,626 | 987 | 12,639 | 6 DWELLING UNITS |
| 15TH FLOOR | 34TH FLOOR | RESIDENTIAL | 9,387 | 705 | 8,682 | 4,239 | 286 | 3,953 | 13,626 | 991 | 12,635 | 6 DWELLING UNITS |
| 16TH FLOOR | 35TH FLOOR | RESIDENTIAL | 9,387 | 705 | 8,681 | 4,239 | 286 | 3,953 | 13,626 | 991 | 12,635 | 6 DWELLING UNITS |
| 17TH FLOOR | 36TH FLOOR | RESIDENTIAL | 9,387 | 705 | 8,681 | 4,239 | 279 | 3,960 | 13,626 | 984 | 12,642 | 6 DWELLING UNITS |
| 18TH FLOOR | 37TH FLOOR | RESIDENTIAL | 9,387 | 705 | 8,681 | 4,239 | 280 | 3,960 | 13,626 | 985 | 12,641 | 6 DWELLING UNITS |
| 19TH FLOOR | 38TH FLOOR | RESIDENTIAL | 9,387 | 715 | 8,672 | 4,239 | 288 | 3,951 | 13,626 | 1,003 | 12,623 | 6 DWELLING UNITS |
| 20TH FLOOR | 39TH FLOOR | RESIDENTIAL | 9,387 | 647 | 8,740 | 2,024 | 115 | 1,909 | 11,410 | 762 | 10,649 | 2 DWELLING UNITS |
| 21ST FLOOR | 43RD FLOOR | RESIDENTIAL | 9,387 | 688 | 8,699 | 2,024 | 166 | 1,857 | 11,410 | 854 | 10,556 | 4 DWELLING UNITS |
| 22ND FLOOR | 45TH FLOOR | RESIDENTIAL | 9,387 | 688 | 8,699 | 2,024 | 167 | 1,857 | 11,410 | 855 | 10,556 | 4 DWELLING UNITS |
| 23RD FLOOR | 46TH FLOOR | RESIDENTIAL | 9,387 | 688 | 8,699 | 2,024 | 167 | 1,857 | 11,410 | 854 | 10,556 | 4 DWELLING UNITS |
| 24TH FLOOR | 47TH FLOOR | RESIDENTIAL | 9,387 | 688 | 8,699 | 2,024 | 167 | 1,857 | 11,410 | 854 | 10,556 | 4 DWELLING UNITS |
| 25TH FLOOR | 48TH FLOOR | RESIDENTIAL | 9,387 | 688 | 8,699 | 2,024 | 167 | 1,857 | 11,410 | 854 | 10,556 | 4 DWELLING UNITS |
| 26TH FLOOR | 49TH FLOOR | RESIDENTIAL | 9,387 | 701 | 8,686 | 2,024 | 167 | 1,856 | 11,410 | 868 | 10,542 | 4 DWELLING UNITS |
| 27TH FLOOR MEP | 50TH FLOOR | RESIDENTIAL | 9,202 | 9,202 | 0 | 1,973 | 1,973 | 0 | 11,175 | 11,175 | 0 | |
| 28TH FLOOR | 53RD FLOOR | RESIDENTIAL | 7,061 | 502 | 6,559 | 2,024 | 116 | 1,908 | 9,084 | 617 | 8,467 | 1 DWELLING UNITS |
| 29TH FLOOR | 54TH FLOOR | RESIDENTIAL | 7,061 | 475 | 6,586 | 2,024 | 142 | 1,882 | 9,084 | 616 | 8,468 | 3 DWELLING UNITS |
| 30TH FLOOR | 55TH FLOOR | RESIDENTIAL | 7,061 | 457 | 6,604 | 2,024 | 142 | 1,882 | 9,084 | 598 | 8,486 | 3 DWELLING UNITS |
| 31ST FLOOR | 56TH FLOOR | RESIDENTIAL | 7,061 | 457 | 6,604 | 2,024 | 142 | 1,882 | 9,084 | 598 | 8,486 | 3 DWELLING UNITS |
| 32ND FLOOR | 57TH FLOOR | RESIDENTIAL | 7,061 | 475 | 6,586 | 2,024 | 142 | 1,882 | 9,084 | 616 | 8,468 | 3 DWELLING UNITS |
| 33RD FLOOR | 58TH FLOOR | RESIDENTIAL | 7,061 | 457 | 6,604 | 2,024 | 142 | 1,882 | 9,084 | 598 | 8,486 | 3 DWELLING UNITS |
| 34TH FLOOR | 59TH FLOOR | RESIDENTIAL | 7,061 | 457 | 6,604 | 2,024 | 142 | 1,882 | 9,084 | 598 | 8,486 | 3 DWELLING UNITS |
| 35TH FLOOR | 60TH FLOOR | RESIDENTIAL | 7,061 | 475 | 6,586 | 2,024 | 142 | 1,882 | 9,084 | 616 | 8,468 | 3 DWELLING UNITS |
| 36TH FLOOR | 61ST FLOOR | RESIDENTIAL | 7,061 | 457 | 6,604 | 2,024 | 142 | 1,882 | 9,084 | 598 | 8,486 | 3 DWELLING UNITS |
| 37TH FLOOR | 62ND FLOOR | RESIDENTIAL | 7,061 | 457 | 6,604 | 2,024 | 142 | 1,882 | 9,084 | 598 | 8,486 | 3 DWELLING UNITS |
| 38TH FLOOR | 63RD FLOOR | RESIDENTIAL | 7,061 | 475 | 6,586 | 2,024 | 142 | 1,882 | 9,084 | 616 | 8,468 | 3 DWELLING UNITS |
| 39TH FLOOR | 64TH FLOOR | RESIDENTIAL | 7,061 | 457 | 6,604 | 2,024 | 142 | 1,882 | 9,084 | 598 | 8,486 | 3 DWELLING UNITS |
| 40TH FLOOR | 65TH FLOOR | RESIDENTIAL | 7,061 | 457 | 6,604 | 2,024 | 142 | 1,882 | 9,084 | 598 | 8,486 | 3 DWELLING UNITS |
| 41ST FLOOR | 66TH FLOOR | RESIDENTIAL | 7,061 | 475 | 6,586 | 2,024 | 142 | 1,882 | 9,084 | 616 | 8,468 | 3 DWELLING UNITS |
| 42ND FLOOR | 67TH FLOOR | RESIDENTIAL | 7,061 | 457 | 6,604 | 2,024 | 142 | 1,882 | 9,084 | 598 | 8,486 | 3 DWELLING UNITS |
| 43RD FLOOR | 68TH FLOOR | RESIDENTIAL | 7,061 | 457 | 6,604 | 2,024 | 142 | 1,882 | 9,084 | 598 | 8,486 | 3 DWELLING UNITS |
| 44TH FLOOR | 69TH FLOOR | RESIDENTIAL | 7,061 | 475 | 6,586 | 2,024 | 142 | 1,882 | 9,084 | 616 | 8,468 | 3 DWELLING UNITS |
| 45TH FLOOR | 70TH FLOOR | RESIDENTIAL | 7,061 | 465 | 6,596 | 2,024 | 144 | 1,880 | 9,084 | 608 | 8,476 | 3 DWELLING UNITS |
| 46TH FLOOR MEP | 71ST FLOOR | RESIDENTIAL | 6,929 | 6,929 | 0 | 1,960 | 1,960 | 0 | 8,889 | 8,889 | 0 | |
| 47TH FLOOR | 77TH FLOOR | RESIDENTIAL | 6,764 | 422 | 6,342 | 2,024 | 103 | 1,921 | 8,788 | 525 | 8,263 | 2 DWELLING UNITS |
| 48TH FLOOR | 78TH FLOOR | RESIDENTIAL | 6,644 | 440 | 6,204 | 1,874 | 110 | 1,764 | 8,518 | 550 | 7,968 | 2 DWELLING UNITS |
| 49TH FLOOR | 79TH FLOOR | RESIDENTIAL | 6,644 | 422 | 6,222 | 1,874 | 110 | 1,764 | 8,518 | 532 | 7,986 | 2 DWELLING UNITS |
| 50TH FLOOR | 80TH FLOOR | RESIDENTIAL | 6,644 | 422 | 6,222 | 1,874 | 110 | 1,764 | 8,518 | 532 | 7,986 | 2 DWELLING UNITS |
| 51ST FLOOR | 81ST FLOOR | RESIDENTIAL | 6,644 | 440 | 6,204 | 1,874 | 110 | 1,764 | 8,518 | 550 | 7,968 | 2 DWELLING UNITS |
| 52ND FLOOR | 82ND FLOOR | RESIDENTIAL | 6,644 | 422 | 6,222 | 1,874 | 110 | 1,764 | 8,518 | 532 | 7,986 | 2 DWELLING UNITS |
| 53RD FLOOR | 83RD FLOOR | RESIDENTIAL | 6,644 | 422 | 6,222 | 1,874 | 110 | 1,764 | 8,518 | 532 | 7,986 | 2 DWELLING UNITS |
| 54TH FLOOR | 84TH FLOOR | RESIDENTIAL | 6,644 | 440 | 6,204 | 1,874 | 110 | 1,764 | 8,518 | 550 | 7,968 | 2 DWELLING UNITS |
| 55TH FLOOR | 85TH FLOOR | RESIDENTIAL | 6,644 | 422 | 6,222 | 1,874 | 110 | 1,764 | 8,518 | 532 | 7,986 | 2 DWELLING UNITS |
| 56TH FLOOR | 86TH FLOOR | RESIDENTIAL | 6,644 | 422 | 6,222 | 1,874 | 110 | 1,764 | 8,518 | 532 | 7,986 | 2 DWELLING UNITS |
| 57TH FLOOR | 87TH FLOOR | RESIDENTIAL | 6,644 | 440 | 6,204 | 1,874 | 110 | 1,764 | 8,518 | 550 | 7,968 | 2 DWELLING UNITS |
| 58TH FLOOR | 88TH FLOOR | RESIDENTIAL | 6,644 | 422 | 6,222 | 1,874 | 110 | 1,764 | 8,518 | 532 | 7,986 | 2 DWELLING UNITS |
| 59TH FLOOR | 89TH FLOOR | RESIDENTIAL | 6,644 | 422 | 6,222 | 1,874 | 110 | 1,764 | 8,518 | 532 | 7,986 | 2 DWELLING UNITS |
| 60TH FLOOR | 90TH FLOOR | RESIDENTIAL | 6,644 | 440 | 6,204 | 1,874 | 110 | 1,764 | 8,518 | 550 | 7,968 | 2 DWELLING UNITS |
| 61ST FLOOR | 91ST FLOOR | RESIDENTIAL | 6,644 | 422 | 6,222 | 1,874 | 110 | 1,764 | 8,518 | 532 | 7,986 | 2 DWELLING UNITS |
| 62ND FLOOR | 92ND FLOOR | RESIDENTIAL | 6,644 | 422 | 6,222 | 1,874 | 110 | 1,764 | 8,518 | 532 | 7,986 | 2 DWELLING UNITS |
| 63RD FLOOR | 93RD FLOOR | RESIDENTIAL | 6,644 | 440 | 6,204 | 1,874 | 110 | 1,764 | 8,518 | 550 | 7,968 | 2 DWELLING UNITS |
| 64TH FLOOR | 94TH FLOOR | RESIDENTIAL | 6,644 | 422 | 6,222 | 1,874 | 110 | 1,764 | 8,518 | 532 | 7,986 | 2 DWELLING UNITS |
| 65TH FLOOR | 95TH FLOOR | RESIDENTIAL | 6,644 | 422 | 6,222 | 1,874 | 110 | 1,764 | 8,518 | 532 | 7,986 | 2 DWELLING UNITS |
| 66TH FLOOR | 96TH FLOOR | RESIDENTIAL | 6,644 | 432 | 6,212 | 1,874 | 112 | 1,762 | 8,518 | 544 | 7,974 | 2 DWELLING UNITS |
| 67TH FLOOR MEP | 97TH FLOOR | RESIDENTIAL | 6,553 | 6,553 | 0 | 1,823 | 1,823 | 0 | 8,377 | 8,377 | 0 | |
| 67TH FLOOR INTER | 98TH FLOOR | RESIDENTIAL | 6,595 | 6,595 | 0 | 1,766 | 1,766 | 0 | 8,361 | 8,361 | 0 | |
| 68TH FLOOR | 100TH FLOOR | RESIDENTIAL | 6,646 | 278 | 6,369 | 1,875 | 178 | 1,697 | 8,522 | 456 | 8,066 | |
| 69TH FLOOR | 107TH FLOOR | RESIDENTIAL | 6,285 | 319 | 5,966 | 1,873 | 127 | 1,746 | 8,158 | 445 | 7,712 | 1 DWELLING UNITS |
| 70TH FLOOR | 108TH FLOOR | RESIDENTIAL | 6,284 | 2,032 | 4,252 | 1,874 | 728 | 1,145 | 8,158 | 2,760 | 5,397 | |
| 71ST FLOOR | 109TH FLOOR | RESIDENTIAL | 6,329 | 360 | 5,968 | 1,507 | 133 | 1,374 | 7,835 | 493 | 7,342 | 1 DWELLING UNITS |
| 72ND FLOOR | 110TH FLOOR | RESIDENTIAL | 6,329 | 361 | 5,967 | 1,507 | 132 | 1,374 | 7,835 | 493 | 7,342 | 1 DWELLING UNITS |
| 73RD FLOOR | 111TH FLOOR | RESIDENTIAL | 6,329 | 361 | 5,967 | 1,507 | 132 | 1,374 | 7,835 | 493 | 7,342 | 1 DWELLING UNITS |
| 74TH FLOOR | 112TH FLOOR | RESIDENTIAL | 6,329 | 361 | 5,967 | 1,507 | 132 | 1,374 | 7,835 | 493 | 7,342 | 1 DWELLING UNITS |
| 75TH FLOOR | 113TH FLOOR | RESIDENTIAL | 6,329 | 361 | 5,967 | 1,507 | 132 | 1,374 | 7,835 | 493 | 7,342 | 1 DWELLING UNITS |
| 76TH FLOOR | 114TH FLOOR | RESIDENTIAL | 6,329 | 361 | 5,967 | 1,507 | 132 | 1,374 | 7,835 | 493 | 7,342 | 1 DWELLING UNITS |
| 77TH FLOOR | 115TH FLOOR | RESIDENTIAL | 6,329 | 361 | 5,967 | 1,507 | 132 | 1,374 | 7,835 | 493 | 7,342 | 1 DWELLING UNITS |
| 78TH FLOOR | 116TH FLOOR | RESIDENTIAL | 6,329 | 361 | 5,967 | 1,507 | 132 | 1,374 | 7,835 | 493 | 7,342 | 1 DWELLING UNITS |
| 79TH FLOOR | 117TH FLOOR | RESIDENTIAL | 6,329 | 361 | 5,967 | 1,507 | 132 | 1,374 | 7,835 | 493 | 7,342 | 1 DWELLING UNITS |
| 80TH FLOOR | 118TH FLOOR | RESIDENTIAL | 6,329 | 361 | 5,967 | 1,507 | 132 | 1,374 | 7,835 | 493 | 7,342 | 1 DWELLING UNITS |
| 81ST FLOOR | 119TH FLOOR | RESIDENTIAL | 6,329 | 361 | 5,967 | 1,507 | 132 | 1,374 | 7,835 | 493 | 7,342 | 1 DWELLING UNITS |
| 82ND FLOOR | 120TH FLOOR | RESIDENTIAL | 6,329 | 361 | 5,967 | 1,507 | 132 | 1,374 | 7,835 | 493 | 7,342 | 1 DWELLING UNITS |
| 83RD FLOOR | 121ST FLOOR | RESIDENTIAL | 6,329 | 361 | 5,967 | 1,507 | 132 | 1,374 | 7,835 | 493 | 7,342 | 1 DWELLING UNITS |
| 84TH FLOOR | 122ND FLOOR | RESIDENTIAL | 6,329 | 361 | 5,967 | 1,507 | 132 | 1,374 | 7,835 | 493 | 7,342 | 1 DWELLING UNITS |
| 85TH FLOOR | 123RD FLOOR | RESIDENTIAL | 6,329 | 361 | 5,967 | 1,507 | 132 | 1,374 | 7,835 | 493 | 7,342 | 1 DWELLING UNITS |
| 86TH FLOOR | 124TH FLOOR | RESIDENTIAL | 6,329 | 361 | 5,967 | 1,507 | 132 | 1,374 | 7,835 | 493 | 7,342 | 1 DWELLING UNITS |
| 87TH FLOOR | 125TH FLOOR | RESIDENTIAL | 6,329 | 361 | 5,967 | 1,507 | 132 | 1,374 | 7,835 | 493 | 7,342 | 1 DWELLING UNITS |
| 88TH FLOOR | 126TH FLOOR | RESIDENTIAL | 6,329 | 360 | 5,969 | 1,507 | 134 | 1,373 | 7,835 | 493 | 7,342 | 1 DWELLING UNITS |
| 89TH FLOOR | 127TH FLOOR | RESIDENTIAL | 6,329 | 343 | 5,985 | 1,507 | 134 | 1,372 | 7,835 | 477 | 7,358 | 1 DWELLING UNITS |
| 90TH FLOOR | 128TH FLOOR | RESIDENTIAL | 6,329 | 2,068 | 4,261 | 1,507 | 796 | 711 | 7,835 | 2,864 | 4,971 | |
| 91ST FLOOR | 129TH FLOOR | RESIDENTIAL | 6,329 | 379 | 5,950 | 1,507 | 119 | 1,388 | 7,835 | 498 | 7,337 | 1 DWELLING UNITS |
| 92ND FLOOR | 130TH FLOOR | RESIDENTIAL | 6,329 | 2,091 | 4,238 | 1,507 | 138 | 1,368 | 7,835 | 2,229 | 5,606 | |
| 93RD FLOOR | 131ST FLOOR | RESIDENTIAL | 6,317 | 398 | 5,918 | 1,504 | 109 | 1,394 | 7,820 | 507 | 7,313 | |
| 94TH FLOOR MEP | 132ND FLOOR | RESIDENTIAL | 4,865 | 4,865 | 0 | 1,319 | 1,319 | 0 | 6,184 | 6,184 | 0 | |
| 95TH FLOOR EMR | 133RD FLOOR | RESIDENTIAL | 4,808 | 4,808 | 0 | 1,319 | 1,319 | 0 | 6,127 | 6,127 | 0 | |
| 96TH FLOOR DAMPER | 134TH FLOOR | RESIDENTIAL | 4,808 | 4,808 | 0 | 1,319 | 1,319 | 0 | 6,127 | 6,127 | 0 | |
| 97TH FLOOR MEP | 135TH FLOOR | RESIDENTIAL | 4,808 | 4,808 | 0 | 1,319 | 1,319 | 0 | 6,127 | 6,127 | 0 | |
| 98TH FLOOR MEP | 136TH FLOOR | RESIDENTIAL | 4,808 | 4,808 | 0 | 1,319 | 1,319 | 0 | 6,127 | 6,127 | 0 | |
| 99TH FLOOR ROOF | 137TH FLOOR | RESIDENTIAL | 155 | 155 | 0 | 143 | 143 | 0 | 298 | 298 | 0 | |

| | | ZONE C5-1 GROSS | ZONE C5-1 DEDUCTIONS | ZONE C5-1 ZFA | ZONE C5-3 MID GROSS | ZONE C5-3 MID DEDUCTIONS | ZONE C5-3 MID ZFA | TOTAL GROSS | TOTAL DEDUCTIONS | TOTAL ZFA |
|---|---|---|---|---|---|---|---|---|---|---|
| ABOVE GRADE TOTAL | RESIDENTIAL | 691,251 | 155,009 | 536,241 | 232,921 | 73,885 | 159,036 | 924,172 | 228,894 | 695,277 |
| | RETAIL | 87,132 | 13,352 | 73,780 | 115,111 | 17,649 | 97,463 | 202,244 | 31,091 | 171,243 |
| | TOTAL | 778,383 | 168,361 | 610,022 | 348,032 | 91,534 | 256,499 | 1,126,415 | 259,895 | 866,520 |

**179** TOTAL DWELLING UNITS

NOTE: RESIDENTIAL FLOOR AREA UP TO 10 F.A.R. MAY BE LOCATED IN EITHER ZONE WITHOUT RESTRICTION

## NEW BUILDING FLOOR AREA: BELOW GRADE

| FLOOR AREA BELOW GRADE | | ZONE C5-1 GROSS | ZONE C5-1 DEDUCTIONS | ZONE C5-1 ZFA | ZONE C5-3 MID GROSS | ZONE C5-3 MID DEDUCTIONS | ZONE C5-3 MID ZFA | TOTAL GROSS | TOTAL DEDUCTIONS | TOTAL ZFA |
|---|---|---|---|---|---|---|---|---|---|---|
| SUB CELLAR 3 | RESIDENTIAL | 9,174 | 9,174 | 0 | 8,622 | 8,622 | 0 | 17,796 | 17,796 | 0 |
| TOTAL | | 9,174 | 9,174 | 0 | 8,622 | 8,622 | 0 | 17,796 | 17,796 | 0 |
| SUB CELLAR 2 | RESIDENTIAL | 4,375 | 4,375 | 0 | 9,583 | 9,583 | 0 | 13,958 | 13,958 | 0 |
| SUB CELLAR 2 | RETAIL | 15,206 | 15,206 | 0 | 7,729 | 7,729 | 0 | 22,935 | 22,935 | 0 |
| TOTAL | | 19,581 | 19,581 | 0 | 17,313 | 17,313 | 0 | 36,894 | 36,894 | 0 |
| SUB CELLAR 1 | RESIDENTIAL | 639 | 639 | 0 | 471 | 471 | 0 | 1,111 | 1,111 | 0 |
| SUB CELLAR 1 | RETAIL | 18,942 | 18,942 | 0 | 16,841 | 16,841 | 0 | 35,783 | 35,783 | 0 |
| TOTAL | | 19,581 | 19,581 | 0 | 17,313 | 17,313 | 0 | 36,894 | 36,894 | 0 |
| CELLAR | RESIDENTIAL | 2,835 | 2,835 | 0 | 2,538 | 2,538 | 0 | 5,373 | 5,373 | 0 |
| CELLAR | RETAIL | 16,746 | 16,746 | 0 | 18,585 | 18,585 | 0 | 35,331 | 35,331 | 0 |
| TOTAL | | 19,581 | 19,581 | 0 | 21,123 | 21,123 | 0 | 40,704 | 40,704 | 0 |
| | | GROSS | DEDUCTIONS | ZFA | GROSS | DEDUCTIONS | ZFA | GROSS | DEDUCTIONS | ZFA |
| BELOW GRADE TOTAL | RESIDENTIAL | 17,024 | 17,024 | 0 | 21,215 | 21,215 | 0 | 38,238 | 38,238 | 0 |
| | RETAIL | 50,894 | 50,894 | 0 | 43,155 | 43,155 | 0 | 94,050 | 94,050 | 0 |
| | TOTAL | 67,918 | 67,918 | 0 | 64,370 | 64,370 | 0 | 132,288 | 132,288 | 0 |

| | | GROSS | DEDUCTIONS | ZFA | GROSS | DEDUCTIONS | ZFA | GROSS | DEDUCTIONS | ZFA |
|---|---|---|---|---|---|---|---|---|---|---|
| ABOVE & BELOW GRADE TOTAL | RESIDENTIAL | 708,274 | 172,033 | 536,241 | 254,135 | 95,099 | 159,036 | 962,410 | 267,132 | 695,277 |
| | RETAIL | 138,027 | 64,246 | 73,780 | 158,267 | 60,804 | 97,463 | 296,293 | 125,050 | 171,243 |
| | TOTAL | 846,301 | 236,279 | 610,022 | 412,402 | 155,904 | 256,499 | 1,258,703 | 392,183 | 866,520 |

## EXISTING BUILDING FLOOR AREA SCHEDULE

**LOT 23 — C5-1 AND C5-3 MID ZONE** — 215 WEST 57TH STREET, NEW YORK

| FLOOR AREA ABOVE GRADE | | ZONE C5-1 GROSS | ZONE C5-1 DEDUCTIONS | ZONE C5-1 ZFA | ZONE C5-3 MID GROSS | ZONE C5-3 MID DEDUCTIONS | ZONE C5-3 MID ZFA | TOTAL GROSS | TOTAL DEDUCTIONS | TOTAL ZFA |
|---|---|---|---|---|---|---|---|---|---|---|
| 1ST FLOOR | COMMUNITY FACILITY | 7,531 | 0 | 7,531 | 7,417 | 50 | 7,367 | 14,948 | 50 | 14,898 |
| 2ND FLOOR | COMMUNITY FACILITY | | | 0 | 5,524 | 50 | 5,474 | 5,524 | 50 | 5,474 |
| MEZZ | COMMUNITY FACILITY | | | 0 | 407 | | 407 | 407 | 0 | 407 |
| 3RD FLOOR | COMMUNITY FACILITY | | | 0 | 5,524 | 50 | 5,474 | 5,524 | 50 | 5,474 |
| 4TH FLOOR | COMMUNITY FACILITY | | | 0 | 5,524 | 50 | 5,474 | 5,524 | 50 | 5,474 |
| MEZZ | COMMUNITY FACILITY | | | 0 | 279 | | 279 | 279 | 0 | 279 |
| 5TH FLOOR | COMMUNITY FACILITY | | | 0 | 2,306 | 384 | 1,922 | 2,306 | 384 | 1,922 |
| | | GROSS | DEDUCTIONS | ZFA | GROSS | DEDUCTIONS | ZFA | GROSS | DEDUCTIONS | ZFA |
| ABOVE GRADE TOTAL | COMMUNITY FACILITY | 7,531 | 0 | 7,531 | 26,981 | 584 | 26,397 | 34,512 | 584 | 33,928 |
| | RESIDENTIAL | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| | RETAIL | 0 | 0 | 0 | 0 | 50 | 0 | 0 | 0 | 0 |
| TOTAL GROSS | | 7,531 | 0 | 7,531 | 26,981 | 634 | 26,397 | 34,512 | 584 | 33,928 |

**LOT 27 — C5-3 / C6-6 ZONE** — 201 - 211 WEST 57TH STREET, NEW YORK

| FLOOR AREA ABOVE GRADE | | ZONE C5-1 GROSS | ZONE C5-1 DEDUCTIONS | ZONE C5-1 ZFA | ZONE C5-3 / C6-6 MID GROSS | ZONE C5-3 / C6-6 MID DEDUCTIONS | ZONE C5-3 / C6-6 MID ZFA | TOTAL GROSS | TOTAL DEDUCTIONS | TOTAL ZFA |
|---|---|---|---|---|---|---|---|---|---|---|
| 1ST FLOOR | RESIDENTIAL | | | 0 | 8,613 | 335 | 8,278 | 8,613 | 335 | 8,278 |
| | RETAIL | | | 0 | 5,866 | 228 | 5,638 | 5,866 | 228 | 5,638 |
| | TOTAL | 0 | 0 | 0 | 14,479 | 563 | 13,916 | 14,479 | 563 | 13,916 |
| 2ND FLOOR | RESIDENTIAL | | | 0 | 16,618 | 563 | 16,055 | 16,618 | 563 | 16,055 |
| 3RD FLOOR | RESIDENTIAL | | | 0 | 15,236 | 563 | 14,673 | 15,236 | 563 | 14,673 |
| 4TH FLOOR | RESIDENTIAL | | | 0 | 16,599 | 563 | 16,036 | 16,599 | 563 | 16,036 |
| 5TH FLOOR | RESIDENTIAL | | | 0 | 14,290 | 563 | 13,727 | 14,290 | 563 | 13,727 |
| 6TH FLOOR | RESIDENTIAL | | | 0 | 16,599 | 563 | 16,036 | 16,599 | 563 | 16,036 |
| 7TH FLOOR | RESIDENTIAL | | | 0 | 15,254 | 563 | 14,691 | 15,254 | 563 | 14,691 |
| 8TH FLOOR | RESIDENTIAL | | | 0 | 16,618 | 563 | 16,055 | 16,618 | 563 | 16,055 |
| 9TH FLOOR | RESIDENTIAL | | | 0 | 15,254 | 563 | 14,691 | 15,254 | 563 | 14,691 |
| 10TH FLOOR | RESIDENTIAL | | | 0 | 14,308 | 563 | 13,745 | 14,308 | 563 | 13,745 |
| 11TH FLOOR | RESIDENTIAL | | | 0 | 12,637 | 563 | 12,074 | 12,637 | 563 | 12,074 |
| 12TH FLOOR | RESIDENTIAL | | | 0 | 1,087 | 0 | 1,087 | 1,087 | 0 | 1,087 |
| | | GROSS | DEDUCTIONS | ZFA | GROSS | DEDUCTIONS | ZFA | GROSS | DEDUCTIONS | ZFA |
| ABOVE GRADE TOTAL | COMMUNITY FACILITY | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| | RESIDENTIAL | 0 | 0 | 0 | 163,113 | 5,968 | 157,145 | 163,113 | 5,968 | 157,145 |
| | RETAIL | 0 | 0 | 0 | 5,866 | 228 | 5,638 | 5,866 | 228 | 5,638 |
| TOTAL GROSS | | 0 | 0 | 0 | 168,979 | 6,196 | 162,783 | 168,979 | 6,196 | 162,783 |

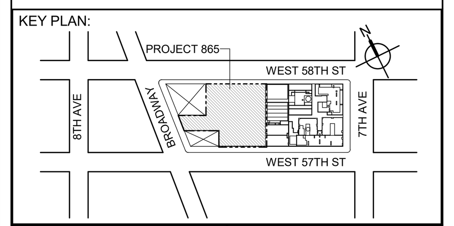
**LOT 36 — C5-1 ZONE** — 200 WEST 58TH STREET, NEW YORK

| FLOOR AREA ABOVE GRADE | | ZONE C5-1 GROSS | ZONE C5-1 DEDUCTIONS | ZONE C5-1 ZFA | ZONE C5-3 / C6-6 MID GROSS | ZONE C5-3 / C6-6 MID DEDUCTIONS | ZONE C5-3 / C6-6 MID ZFA | TOTAL GROSS | TOTAL DEDUCTIONS | TOTAL ZFA |
|---|---|---|---|---|---|---|---|---|---|---|
| 1ST FLOOR | RESIDENTIAL | 3,599 | 108 | 3,491 | | | 0 | 3,599 | 108 | 3,491 |
| | RETAIL | 3,636 | 109 | 3,527 | | | 0 | 3,636 | 109 | 3,527 |
| | TOTAL | 7,235 | 217 | 7,018 | 0 | 0 | 0 | 7,235 | 217 | 7,018 |
| 2ND FLOOR | RESIDENTIAL | 7,097 | 217 | 6,880 | | | 0 | 7,097 | 217 | 6,880 |
| 3RD FLOOR | RESIDENTIAL | 7,097 | 217 | 6,880 | | | 0 | 7,097 | 217 | 6,880 |
| 4TH FLOOR | RESIDENTIAL | 7,097 | 217 | 6,880 | | | 0 | 7,097 | 217 | 6,880 |
| 5TH FLOOR | RESIDENTIAL | 7,097 | 217 | 6,880 | | | 0 | 7,097 | 217 | 6,880 |
| 6TH FLOOR | RESIDENTIAL | 7,097 | 217 | 6,880 | | | 0 | 7,097 | 217 | 6,880 |
| 7TH FLOOR | RESIDENTIAL | 7,097 | 217 | 6,880 | | | 0 | 7,097 | 217 | 6,880 |
| 8TH FLOOR | RESIDENTIAL | 7,097 | 217 | 6,880 | | | 0 | 7,097 | 217 | 6,880 |
| 9TH FLOOR | RESIDENTIAL | 7,097 | 217 | 6,880 | | | 0 | 7,097 | 217 | 6,880 |
| 10TH FLOOR | RESIDENTIAL | 7,097 | 217 | 6,880 | | | 0 | 7,097 | 217 | 6,880 |
| 11TH FLOOR | RESIDENTIAL | 7,097 | 217 | 6,880 | | | 0 | 7,097 | 217 | 6,880 |
| 12TH FLOOR | RESIDENTIAL | 7,097 | 217 | 6,880 | | | 0 | 7,097 | 217 | 6,880 |
| 13TH FLOOR | RESIDENTIAL | 3,503 | 75 | 3,428 | | | 0 | 3,503 | 75 | 3,428 |
| | | GROSS | DEDUCTIONS | ZFA | GROSS | DEDUCTIONS | ZFA | GROSS | DEDUCTIONS | ZFA |
| ABOVE GRADE TOTAL | COMMUNITY FACILITY | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| | RESIDENTIAL | 85,169 | 2,566 | 82,603 | 0 | 0 | 0 | 85,169 | 2,566 | 82,603 |
| | RETAIL | 3,636 | 109 | 3,527 | 0 | 0 | 0 | 3,636 | 109 | 3,527 |
| TOTAL GROSS | | 88,805 | 2,675 | 86,130 | 0 | 0 | 0 | 88,805 | 2,675 | 86,130 |

**LOT 37 — C5-1 ZONE** — 202 - 206 WEST 58TH STREET, NEW YORK

| FLOOR AREA ABOVE GRADE | | ZONE C5-1 GROSS | ZONE C5-1 DEDUCTIONS | ZONE C5-1 ZFA | ZONE C5-3 / C6-6 MID GROSS | ZONE C5-3 / C6-6 MID DEDUCTIONS | ZONE C5-3 / C6-6 MID ZFA | TOTAL GROSS | TOTAL DEDUCTIONS | TOTAL ZFA |
|---|---|---|---|---|---|---|---|---|---|---|
| 1ST FLOOR | COMMUNITY FACILITY | 7,531 | 33 | 7,498 | | | 0 | 7,531 | 33 | 7,498 |
| 2ND FLOOR | COMMUNITY FACILITY | 6,028 | 33 | 5,995 | | | 0 | 6,028 | 33 | 5,995 |
| 3RD FLOOR | COMMUNITY FACILITY | 6,028 | 33 | 5,995 | | | 0 | 6,028 | 33 | 5,995 |
| MEZZ | COMMUNITY FACILITY | 778 | 320 | 458 | | | 0 | 778 | 320 | 458 |
| 4TH FLOOR | COMMUNITY FACILITY | 6,028 | 33 | 5,995 | | | 0 | 6,028 | 33 | 5,995 |
| 5TH FLOOR | COMMUNITY FACILITY | 5,233 | 33 | 5,200 | | | 0 | 5,233 | 33 | 5,200 |
| 6TH FLOOR | COMMUNITY FACILITY | 5,233 | 33 | 5,200 | | | 0 | 5,233 | 33 | 5,200 |
| 7TH FLOOR | COMMUNITY FACILITY | 3,733 | 33 | 3,700 | | | 0 | 3,733 | 33 | 3,700 |
| 8TH FLOOR | COMMUNITY FACILITY | 3,733 | 33 | 3,700 | | | 0 | 3,733 | 33 | 3,700 |
| 9TH FLOOR | COMMUNITY FACILITY | 3,733 | 33 | 3,700 | | | 0 | 3,733 | 33 | 3,700 |
| 10TH FLOOR | COMMUNITY FACILITY | 3,733 | 33 | 3,700 | | | 0 | 3,733 | 33 | 3,700 |
| 11TH FLOOR | COMMUNITY FACILITY | 3,733 | 33 | 3,700 | | | 0 | 3,733 | 33 | 3,700 |
| 12TH FLOOR | COMMUNITY FACILITY | 3,156 | 33 | 3,123 | | | 0 | 3,156 | 33 | 3,123 |
| 13TH FLOOR | COMMUNITY FACILITY | 2,914 | 33 | 2,881 | | | 0 | 2,914 | 33 | 2,881 |
| 14TH FLOOR | COMMUNITY FACILITY | 2,668 | 33 | 2,635 | | | 0 | 2,668 | 33 | 2,635 |
| 15TH FLOOR | COMMUNITY FACILITY | 2,506 | 2,506 | 0 | | | 0 | 2,506 | 2,506 | 0 |
| | | GROSS | DEDUCTIONS | ZFA | GROSS | DEDUCTIONS | ZFA | GROSS | DEDUCTIONS | ZFA |
| ABOVE GRADE TOTAL | COMMUNITY FACILITY | 66,768 | 3,289 | 63,479 | 0 | 0 | 0 | 66,768 | 3,289 | 63,479 |
| | RESIDENTIAL | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| | RETAIL | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| TOTAL GROSS | | 66,768 | 3,289 | 63,479 | 0 | 0 | 0 | 66,768 | 3,289 | 63,479 |

KEY PLAN:




PROJECT NORTH — TRUE NORTH


DEVELOPER:
***EXTELL DEVELOPMENT COMPANY***
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
***ADRIAN SMITH + GORDON GILL ARCHITECTURE***
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

ARCHITECT OF RECORD: Base Building Shell & Core
***AAI ARCHITECTS, P.C.***
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
***WSP CANTOR SEINUK***
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
***AKF GROUP***
1501 Broadway
New York, NY 10036 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
***Langan Engineering & Environmental Services***
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
***Construction Consulting Associates***
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
***AJLP Consulting***
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
***Higgins Quasebarth & Partners LLC***
11 Hanover Square, 16th Floor
New York, NY 1005
TEL: 212 274 9468 FAX: 646 274 9380

LANDMARK/PRESERVATION CONSULTANT:
***Jan Hird Pokorny Associates, Inc.***
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540


| No. | DESCRIPTION: | DATE: |
|---|---|---|
| 1 | D.O.B. SUBMISSION | 05 DEC 14 |
| 2 | D.O.B. SUBMISSION | 18 FEB 15 |
| | D.O.B. SUBMISSION | 27 APR 14 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| | D.O.B. AMENDMENT 3 | 03 OCT 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

**D.O.B. SUBMISSION**


Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.


ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT: AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
FLOOR AREA SCHEDULE

SEAL & SIGNATURE: REGISTERED ARCHITECT WIEPKE DAVID JANSEN No. 028881 STATE OF NEW YORK

| | |
|---|---|
| DATE: | 05 DEC 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: 2 |
| CHK: Checker | |
| SCALE: | |
| DWG No: | **Z-003.03** |
| DOB PAGE No: | 3 of 33 |

DOB EMPLOYEE STAMP: DOB B-SCAN:


DEPT OF BLDGS 121328205 Job Number
ES622184019 Scan Code
36" x 48" Arch E -SHEET SIZE
FILE NAME: C:\Revit Local Files\X-Misc\AAI-TWR-ZONING-CD_agelothp.rvt
PLOT DATE: 1/12/2018 1:54:22 PM

DEPT OF BLDGS 421258305 Job Number
E3417000086 Scan Code

| GROUND FLOOR AREA CALCULATIONS ZONE C5-1 | | | | |
|---|---|---|---|---|
| USE | No. | *GFA | *DEDUCTIONS | * ZFA (SF) |
| RESIDENTIAL | | 3,960 | 106 | 3,854 |
| RETAIL | | 15,622 | 2,985 | 12,636 |
| TOTAL | | 19,581 | 3,091 | 16,490 |

| GROUND FLOOR AREA CALCULATIONS ZONE C5-3 MID | | | | |
|---|---|---|---|---|
| USE | No. | *GFA | *DEDUCTIONS | * ZFA (SF) |
| RESIDENTIAL | | 4,244 | 168 | 4,076 |
| RETAIL | | 16,866 | 532 | 16,334 |
| TOTAL | | 21,110 | 700 | 20,410 |

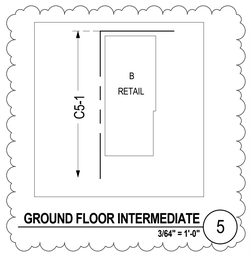
| GROUND FLOOR INTERMEDIATE AREA CALCULATIONS ZONE C5-1 | | | | |
|---|---|---|---|---|
| USE | No. | *GFA | *DEDUCTIONS | * ZFA (SF) |
| RETAIL | B | 943 | 0 | 943 |
| TOTAL | | 943 | 0 | 943 |

| GROUND FLOOR AREA CALCULATIONS ZONE C5-1 AND C5-3 MID | | | |
|---|---|---|---|
| USE | *GFA | *DEDUCTIONS | * ZFA (SF) |
| RESIDENTIAL | 8,204 | 274 | 7,930 |
| RETAIL | 33,431 | 3,517 | 29,914 |
| TOTAL | 41,635 | 3,791 | 37,843 |

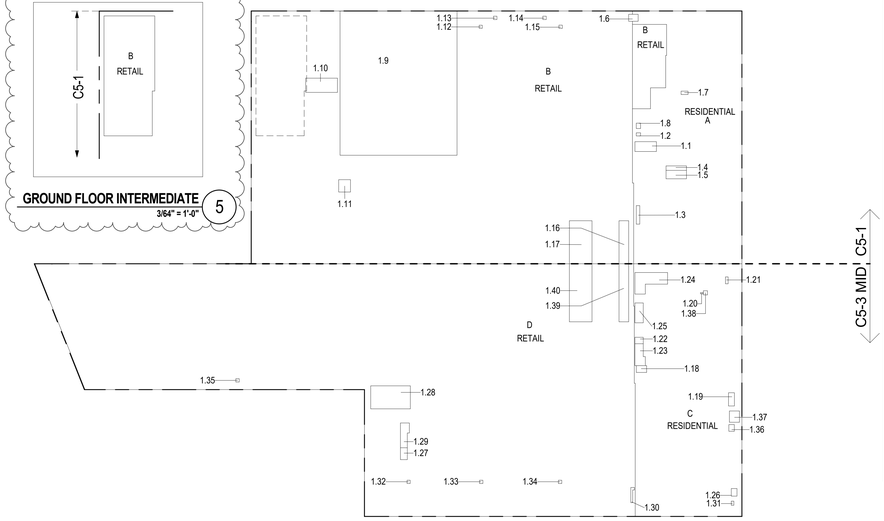
| GROUND FLOOR DEDUCTIONS ZONE C5-1 | | | | | |
|---|---|---|---|---|---|
| USE | TYPE | No. | LENGTH | WIDTH | AREA (SF) |
| RESIDENTIAL | M | 1.1 | 3' - 11" | 8' - 6" | 33.6 |
| RESIDENTIAL | P | 1.2 | 1' - 3" | 1' - 8" | 2.1 |
| RESIDENTIAL | P | 1.3 | 1' - 5" | 7' - 4" | 10.4 |
| RESIDENTIAL | P | 1.4 | 1' - 9" | 8' - 2" | 14.5 |
| RESIDENTIAL | M | 1.5 | 3' - 4" | 8' - 2" | 27.3 |
| RESIDENTIAL | P | 1.6 | 2' - 9" | 3' - 9" | 10.4 |
| RESIDENTIAL | P | 1.7 | 1' - 4" | 2' - 9" | 3.8 |
| RESIDENTIAL | P | 1.8 | 1' - 8" | 2' - 2" | 3.6 |
| SUBTOTAL | | | | | 105.7 |
| USE | TYPE | No. | LENGTH | WIDTH | AREA (SF) |
| RETAIL | L* | 1.9 | 46' - 6" | 57' - 4" | 2,664.0 |
| RETAIL | M | 1.10 | 5' - 8" | 12' - 8" | 71.5 |
| RETAIL | P | 1.11 | 4' - 8" | 4' - 11" | 22.8 |
| RETAIL | P | 1.12 | 1' - 3" | 1' - 3" | 1.6 |
| RETAIL | P | 1.13 | 1' - 4" | 1' - 4" | 1.8 |
| RETAIL | P | 1.14 | 1' - 4" | 1' - 4" | 1.8 |
| RETAIL | P | 1.15 | 1' - 4" | 1' - 4" | 1.8 |
| RETAIL | O | 1.16 | 3' - 10" | 17' - 1" | 65.8 |
| RETAIL | O | 1.17 | 9' - 0" | 17' - 1" | 154.1 |
| SUBTOTAL | | | | | 2,985.3 |

* PERMITTED FLOOR AREA DEDUCTION FOR REQUIRED LOADING BERTHS: 200% OF 12' X 37' X 3 NOS. = 2,664 SF

| GROUND FLOOR DEDUCTIONS ZONE C5-3 MID | | | | | |
|---|---|---|---|---|---|
| USE | TYPE | No. | LENGTH | WIDTH | AREA (SF) |
| RESIDENTIAL | P | 1.18 | 2' - 8" | 4' - 2" | 11.2 |
| RESIDENTIAL | P | 1.19 | 2' - 4" | 5' - 3" | 12.3 |
| RESIDENTIAL | M | 1.20 | 0' - 6" | 1' - 0" | 0.5 |
| RESIDENTIAL | P | 1.21 | 1' - 0" | 2' - 9" | 2.9 |
| RESIDENTIAL | P | 1.22 | 2' - 7" | 3' - 3" | 8.3 |
| RESIDENTIAL | E | 1.23 | 3' - 4" | 9' - 6" | 31.6 |
| RESIDENTIAL | M | 1.24 | 4' - 5" | 17' - 1" | 75.8 |
| RESIDENTIAL | M | 1.25 | 3' - 3" | 7' - 11" | 26.9 |
| SUBTOTAL | | | | | 168.3 |
| USE | TYPE | No. | LENGTH | WIDTH | AREA (SF) |
| RETAIL | M | 1.26 | 2' - 3" | 3' - 0" | 6.8 |
| RETAIL | M | 1.27 | 2' - 9" | 4' - 9" | 12.9 |
| RETAIL | M | 1.28 | 9' - 2" | 15' - 9" | 144.4 |
| RETAIL | E | 1.29 | 2' - 10" | 10' - 7" | 30.2 |
| RETAIL | P | 1.30 | 0' - 9" | 6' - 9" | 5.2 |
| RETAIL | M | 1.31 | 1' - 1" | 1' - 8" | 1.7 |
| RETAIL | P | 1.32 | 1' - 3" | 1' - 4" | 1.7 |
| RETAIL | P | 1.33 | 1' - 4" | 1' - 4" | 1.8 |
| RETAIL | P | 1.34 | 1' - 4" | 1' - 4" | 1.8 |
| RETAIL | P | 1.35 | 1' - 4" | 1' - 4" | 1.8 |
| RETAIL | M | 1.36 | 2' - 2" | 2' - 8" | 5.8 |
| RETAIL | P | 1.37 | 4' - 0" | 4' - 6" | 18.0 |
| RETAIL | P | 1.38 | 1' - 8" | 1' - 8" | 2.6 |
| RETAIL | O | 1.39 | 3' - 10" | 23' - 1" | 89.0 |
| RETAIL | O | 1.40 | 9' - 0" | 23' - 1" | 208.2 |
| SUBTOTAL | | | | | 531.9 |




GROUND FLOOR INTERMEDIATE 5
3/64" = 1'-0"




GROUND FLOOR (MFD: GROUND FLOOR) GROSS AREA PLAN AND DEDUCTIONS 1
3/64" = 1'-0"

ZONING AND DEDUCT LEGEND

DEDUCTIONS

M - MECHANICAL ROOM / RISER
E - ELECTRICAL SHAFT / RISER
P - PLUMBING RISER
BG - BELOW GRADE
O - OPENING TO BELOW
L - LOADING BAYS
ST - 44" RESI STAIR SHAFT (INCLUDING 8" PERIMETER)
G - GAP FROM ADJACENT BUILDING

DEVELOPMENT LOT LINE

* WHERE APPLICABLE, DOCUMENTED AND CALCULATED AREAS HAVE BEEN ROUNDED TO ITS NEXT SIGNIFICANT DIGIT.

** LENGTH AND WIDTH DIMENSIONS FOR COMPLEX SHAPES HAVE BEEN SIMPLIFIED TO ILLUSTRATE ONLY LARGEST OVERALL DIMENSION RESPECTIVELY. AREA DOCUMENTED IS THE EXACT AREA OF THE COMPLEX SHAPE

*** ELECTRICAL DEDUCTIONS ARE ONLY FOR ELECTRICAL RISERS. AND CLOSETS. NO DEDUCTIONS TAKEN FOR TELEPHONE CLOSETS

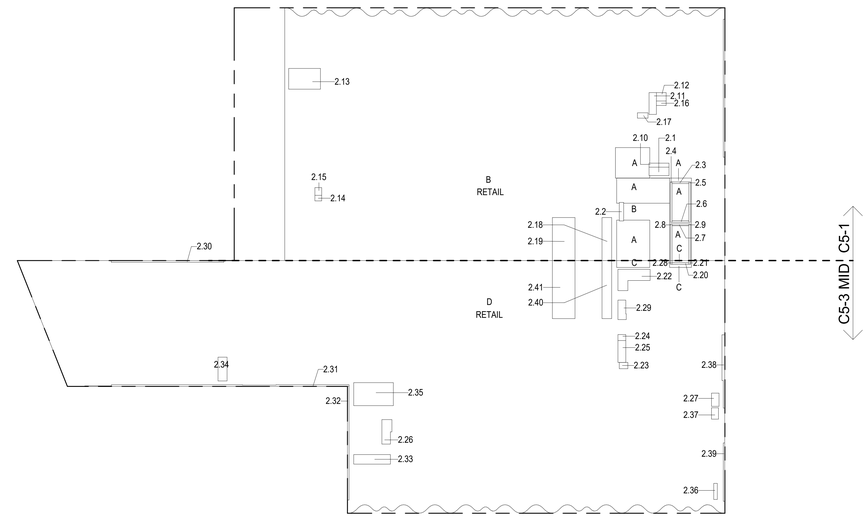
| 2ND FLOOR AREA CALCULATIONS ZONE C5-1 | | | | |
|---|---|---|---|---|
| USE | No. | *GFA | *DEDUCTIONS | * ZFA (SF) |
| RESIDENTIAL | | 919 | 106 | 813 |
| RETAIL | | 16,279 | 393 | 15,886 |
| TOTAL | | 17,198 | 499 | 16,699 |

| 2ND FLOOR AREA CALCULATIONS ZONE C5-3 MID | | | | |
|---|---|---|---|---|
| USE | No. | *GFA | *DEDUCTIONS | * ZFA (SF) |
| RESIDENTIAL | | 251 | 197 | 53 |
| RETAIL | | 20,591 | 715 | 19,876 |
| TOTAL | | 20,842 | 913 | 19,929 |

| 2ND FLOOR AREA CALCULATIONS ZONE C5-1 AND C5-3 MID | | | |
|---|---|---|---|
| USE | *GFA | *DEDUCTIONS | * ZFA (SF) |
| RESIDENTIAL | 1,170 | 304 | 866 |
| RETAIL | 36,870 | 1,108 | 35,762 |
| TOTAL | 38,040 | 1,412 | 36,628 |

| 2ND FLOOR DEDUCTIONS ZONE C5-1 | | | | | |
|---|---|---|---|---|---|
| USE | TYPE | No. | LENGTH | WIDTH | AREA (SF) |
| RESIDENTIAL | M | 2.1 | 3' - 4" | 7' - 11" | 26.6 |
| RESIDENTIAL | P | 2.2 | 1' - 9" | 7' - 4" | 13.0 |
| RESIDENTIAL | ST | 2.3 | 0' - 8" | 6' - 8" | 4.4 |
| RESIDENTIAL | ST | 2.4 | 0' - 8" | 16' - 1" | 10.7 |
| RESIDENTIAL | ST | 2.5 | 0' - 8" | 16' - 1" | 10.7 |
| RESIDENTIAL | ST | 2.6 | 0' - 8" | 6' - 8" | 4.4 |
| RESIDENTIAL | ST | 2.7 | 0' - 8" | 7' - 0" | 4.4 |
| RESIDENTIAL | ST | 2.8 | 0' - 8" | 14' - 7" | 9.7 |
| RESIDENTIAL | ST | 2.9 | 0' - 8" | 14' - 2" | 9.7 |
| RESIDENTIAL | P | 2.10 | 1' - 7" | 7' - 11" | 12.6 |
| SUBTOTAL | | | | | 106.3 |
| USE | TYPE | No. | LENGTH | WIDTH | AREA (SF) |
| RETAIL | M | 2.11 | 2' - 11" | 8' - 8" | 25.5 |
| RETAIL | M | 2.12 | 3' - 4" | 3' - 10" | 12.9 |
| RETAIL | M | 2.13 | 8' - 3" | 12' - 8" | 104.2 |
| RETAIL | P | 2.14 | 2' - 3" | 2' - 9" | 6.0 |
| RETAIL | M | 2.15 | 2' - 9" | 3' - 1" | 8.4 |
| RETAIL | P | 2.16 | 1' - 10" | 3' - 10" | 7.0 |
| RETAIL | P | 2.17 | 2' - 2" | 4' - 3" | 9.0 |
| RETAIL | O | 2.18 | 3' - 10" | 17' - 1" | 65.8 |
| RETAIL | O | 2.19 | 9' - 0" | 17' - 1" | 154.1 |
| SUBTOTAL | | | | | 392.8 |

| 2ND FLOOR DEDUCTIONS ZONE C5-3 MID | | | | | |
|---|---|---|---|---|---|
| USE | TYPE | No. | LENGTH | WIDTH | AREA (SF) |
| RESIDENTIAL | ST | 2.20 | 0' - 8" | 6' - 8" | 4.4 |
| RESIDENTIAL | ST | 2.21 | 0' - 8" | 1' - 6" | 1.0 |
| RESIDENTIAL | M | 2.22 | 4' - 3" | 16' - 11" | 72.4 |
| RESIDENTIAL | P | 2.23 | 2' - 6" | 3' - 5" | 8.5 |
| RESIDENTIAL | P | 2.24 | 2' - 5" | 3' - 1" | 7.4 |
| RESIDENTIAL | E | 2.25 | 3' - 1" | 8' - 9" | 27.1 |
| RESIDENTIAL | E | 2.26 | 3' - 6" | 10' - 3" | 35.6 |
| RESIDENTIAL | P | 2.27 | 3' - 0" | 5' - 3" | 15.6 |
| RESIDENTIAL | ST | 2.28 | 0' - 8" | 1' - 6" | 1.0 |
| RESIDENTIAL | M | 2.29 | 3' - 1" | 8' - 0" | 24.5 |
| SUBTOTAL | | | | | 197.5 |
| USE | TYPE | No. | LENGTH | WIDTH | AREA (SF) |
| RETAIL | G | 2.30 | 0' - 8" | 44' - 9" | 29.8 |
| RETAIL | G | 2.31 | 0' - 7" | 105' - 3" | 63.3 |
| RETAIL | G | 2.32 | 0' - 8" | 45' - 2" | 30.1 |
| RETAIL | M | 2.33 | 3' - 10" | 14' - 7" | 55.3 |
| RETAIL | M | 2.34 | 3' - 7" | 9' - 5" | 34.1 |
| RETAIL | M | 2.35 | 9' - 2" | 15' - 9" | 144.4 |
| RETAIL | P | 2.36 | 1' - 5" | 6' - 5" | 9.0 |
| RETAIL | P | 2.37 | 2' - 9" | 4' - 6" | 12.5 |
| RETAIL | G | 2.38 | 0' - 11" | 29' - 4" | 26.1 |
| RETAIL | G | 2.39 | 0' - 7" | 23' - 2" | 13.5 |
| RETAIL | O | 2.40 | 3' - 10" | 23' - 1" | 89.0 |
| RETAIL | O | 2.41 | 9' - 0" | 23' - 1" | 208.2 |
| SUBTOTAL | | | | | 715.4 |




2ND FLOOR (MFD:2ND FLOOR) GROSS FLOOR AREA PLAN AND DECUCTIONS 2
3/64" = 1'-0"

| 3RD FLOOR AREA CALCULATIONS ZONE C5-1 | | | | |
|---|---|---|---|---|
| USE | No. | *GFA | *DEDUCTIONS | * ZFA (SF) |
| RESIDENTIAL | | 933 | 120 | 813 |
| RETAIL | | 16,297 | 448 | 15,849 |
| TOTAL | | 17,230 | 569 | 16,662 |

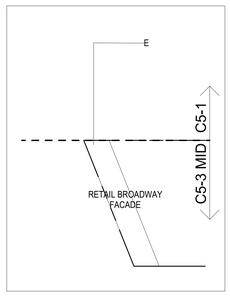
| 3RD FLOOR AREA CALCULATIONS ZONE C5-3 MID | | | | |
|---|---|---|---|---|
| USE | No. | *GFA | *DEDUCTIONS | * ZFA (SF) |
| RESIDENTIAL | | 443 | 390 | 53 |
| RETAIL | | 20,399 | 537 | 19,862 |
| TOTAL | | 20,842 | 927 | 19,915 |

| 3RD FLOOR BROADWAY FACADE AREA CALCULATIONS ZONE C5-3 MID | | | | |
|---|---|---|---|---|
| USE | No. | *GFA | *DEDUCTIONS | * ZFA (SF) |
| RETAIL | E | 502 | 0 | 502 |
| TOTAL | | 502 | 0 | 502 |

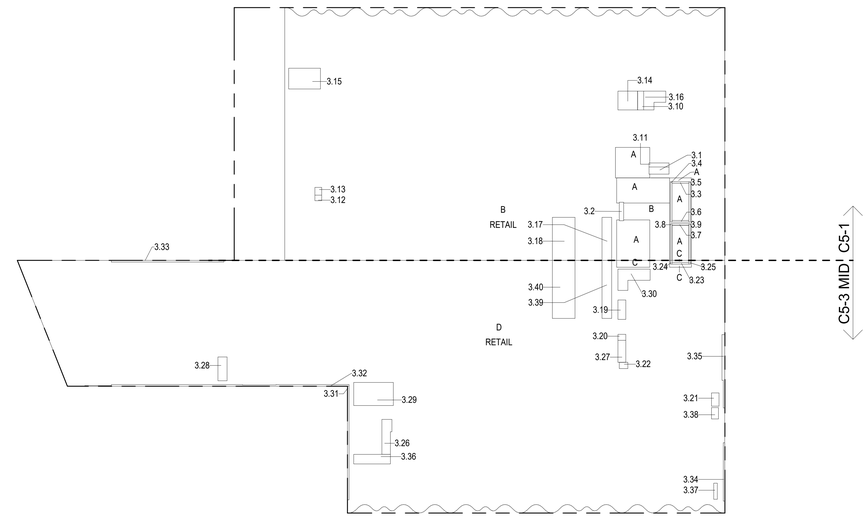
| 3RD FLOOR AREA CALCULATIONS ZONE C5-1 AND C5-3 MID | | | |
|---|---|---|---|
| USE | *GFA | *DEDUCTIONS | * ZFA (SF) |
| RESIDENTIAL | 1,377 | 510 | 867 |
| RETAIL | 37,198 | 985 | 36,213 |
| TOTAL | 38,575 | 1,495 | 37,079 |

| 3RD FLOOR FLOOR DEDUCTIONS ZONE C5-1 | | | | | |
|---|---|---|---|---|---|
| USE | TYPE | No. | LENGTH | WIDTH | AREA (SF) |
| RESIDENTIAL | M | 3.1 | 2' - 10" | 7' - 11" | 22.7 |
| RESIDENTIAL | P | 3.2 | 1' - 9" | 7' - 4" | 13.0 |
| RESIDENTIAL | ST | 3.3 | 0' - 8" | 6' - 8" | 4.4 |
| RESIDENTIAL | ST | 3.4 | 0' - 8" | 16' - 1" | 10.7 |
| RESIDENTIAL | ST | 3.5 | 0' - 8" | 16' - 1" | 10.7 |
| RESIDENTIAL | ST | 3.6 | 0' - 8" | 6' - 8" | 4.4 |
| RESIDENTIAL | ST | 3.7 | 0' - 8" | 6' - 8" | 4.4 |
| RESIDENTIAL | ST | 3.8 | 0' - 8" | 14' - 7" | 9.7 |
| RESIDENTIAL | ST | 3.9 | 0' - 8" | 14' - 7" | 9.7 |
| RESIDENTIAL | M | 3.10 | 2' - 5" | 7' - 6" | 17.9 |
| RESIDENTIAL | P | 3.11 | 1' - 7" | 7' - 11" | 12.6 |
| SUBTOTAL | | | | | 120.3 |
| USE | TYPE | No. | LENGTH | WIDTH | AREA (SF) |
| RETAIL | P | 3.12 | 2' - 3" | 2' - 9" | 6.0 |
| RETAIL | M | 3.13 | 2' - 9" | 3' - 1" | 8.4 |
| RETAIL | M | 3.14 | 7' - 6" | 7' - 10" | 58.4 |
| RETAIL | M | 3.15 | 8' - 3" | 12' - 8" | 104.2 |
| RETAIL | M | 3.16 | 4' - 4" | 11' - 11" | 51.5 |
| RETAIL | O | 3.17 | 3' - 10" | 17' - 1" | 65.8 |
| RETAIL | O | 3.18 | 9' - 0" | 17' - 1" | 154.1 |
| SUBTOTAL | | | | | 448.4 |

| 3RD FLOOR FLOOR DEDUCTIONS ZONE C5-3 MID | | | | | |
|---|---|---|---|---|---|
| USE | TYPE | No. | LENGTH | WIDTH | AREA (SF) |
| RESIDENTIAL | M | 3.19 | 3' - 1" | 7' - 9" | 24.0 |
| RESIDENTIAL | P | 3.20 | 2' - 5" | 3' - 1" | 7.4 |
| RESIDENTIAL | P | 3.21 | 3' - 0" | 5' - 3" | 15.6 |
| RESIDENTIAL | P | 3.22 | 2' - 6" | 3' - 5" | 8.5 |
| RESIDENTIAL | ST | 3.23 | 0' - 8" | 6' - 8" | 4.4 |
| RESIDENTIAL | ST | 3.24 | 0' - 8" | 1' - 6" | 1.0 |
| RESIDENTIAL | ST | 3.25 | 0' - 8" | 1' - 6" | 1.0 |
| RESIDENTIAL | E | 3.26 | 3' - 5" | 14' - 5" | 49.5 |
| RESIDENTIAL | E | 3.27 | 3' - 1" | 8' - 9" | 27.1 |
| RESIDENTIAL | M | 3.28 | 3' - 8" | 9' - 5" | 34.3 |
| RESIDENTIAL | M | 3.29 | 9' - 2" | 15' - 9" | 144.4 |
| RESIDENTIAL | M | 3.30 | 4' - 3" | 16' - 11" | 72.4 |
| SUBTOTAL | | | | | 389.7 |
| USE | TYPE | No. | LENGTH | WIDTH | AREA (SF) |
| RETAIL | G | 3.31 | 0' - 8" | 45' - 2" | 30.1 |
| RETAIL | G | 3.32 | 0' - 7" | 105' - 3" | 63.3 |
| RETAIL | G | 3.33 | 0' - 8" | 44' - 9" | 29.8 |
| RETAIL | G | 3.34 | 0' - 7" | 23' - 2" | 13.5 |
| RETAIL | G | 3.35 | 0' - 11" | 29' - 4" | 26.1 |
| RETAIL | M | 3.36 | 3' - 10" | 14' - 7" | 55.3 |
| RETAIL | P | 3.37 | 1' - 5" | 6' - 5" | 9.0 |
| RETAIL | P | 3.38 | 2' - 9" | 4' - 6" | 12.5 |
| RETAIL | O | 3.39 | 3' - 10" | 23' - 1" | 89.0 |
| RETAIL | O | 3.40 | 9' - 0" | 23' - 1" | 208.2 |
| SUBTOTAL | | | | | 536.9 |

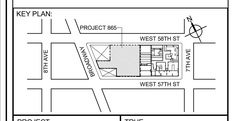



3RD FLOOR - BROADWAY FACADE 4
3/64" = 1'-0"




3RD FLOOR (MFD:3RD FLOOR) GROSS FLOOR AREA PLAN AND DEDUCTIONS 3
3/64" = 1'-0"

KEY PLAN:




PROJECT NORTH | TRUE NORTH

DEVELOPER:
**EXTELL DEVELOPMENT COMPANY**
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
**ADRIAN SMITH + GORDON GILL ARCHITECTURE**
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

ARCHITECT OF RECORD: Base Building Shell & Core
**AAI ARCHITECTS, P.C.**
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
**WSP CANTOR SEINUK**
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
**AKF GROUP**
1501 Broadway
New York, NY 10036 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
**Langan Engineering & Environmental Services**
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
**Construction Consulting Associates**
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
**AJLP Consulting**
40 Worth Street, Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
**Higgins Quasebarth & Partners LLC**
11 Hanover Square, 16th Floor
New York, NY 1005
TEL: 212 274 9468 FAX: 646 274 9380

LANDMARK/PRESERVATION CONSULTANT:
**Jan Hird Pokorny Associates, Inc.**
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION: | DATE: |
|---|---|---|
| 1 | D.O.B. SUBMISSION | 05 DEC 14 |
| 2 | D.O.B. SUBMISSION | 18 FEB 15 |
| | D.O.B. SUBMISSION | 27 APR 14 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| | D.O.B. AMENDMENT 3 | 03 OCT 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 10' - 8" 21' - 4" 42' - 8"

**D.O.B. SUBMISSION**

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT:
AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
ZONING FLOOR AREA PLAN AND DEDUCTIONS
GROUND, 2ND, 3RD FLOOR

SEAL & SIGNATURE:

| | |
|---|---|
| DATE: | 05 DEC 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: |
| CHK: Checker | 2 |
| SCALE: 3/64" = 1'-0" | |
| DWG No: | Z-009.03 |
| DOB PAGE No: | 4 of 33 |

DOB EMPLOYEE STAMP: DOB B-SCAN:

36" x 48" Arch E - SHEET SIZE
FILE NAME: C:\Revit Local Files\X-Files\AAI-TWR-ZONING-CD_ajaisingh.rvt
PLOT DATE: 11/15/2018 9:48:27 AM

36" x 48" Arch E -SHEET SIZE

## OCCUPANT LOADS SUMMARY SUBCELLAR 2 FLOOR PLAN

| OCCUPANCY | OCCUPANCY GROUP | AREA | OCCUPANCY LOAD FACTOR | OCCUPANT LOAD |
|---|---|---|---|---|
| ASSEMBLY | A-2 | 1,242 SF | 15 SF | 83 |
| RESIDENTIAL MANAGER OFFICE | B | 195 SF | 15 SF | 13 |
| MEN'S LOCKERS | B | 402 SF | 50 SF | 9 |
| STAFF LOCKERS | B | 237 SF | 50 SF | 5 |
| WOMEN'S LOCKERS | B | 180 SF | 50 SF | 4 |
| BUSINESS | B | 9,039 SF | 100 SF | 91 |
| STAFF ROOM | B | 327 SF | 100 SF | 4 |
| WASHROOM | B | 64 SF | 100 SF | 1 |
| MECHANICAL | F-2 | 404 SF | 50 SF | 9 |
| MECHANICAL | F-2 | 278 SF | 50 SF | 6 |
| AC MER FOR BOH | F-2 | 221 SF | 300 SF | 1 |
| AC MER FOR CORRIDOR | F-2 | 109 SF | 300 SF | 1 |
| MECHANICAL | F-2 | 156 SF | 300 SF | 1 |
| PIT | F-2 | 160 SF | 300 SF | 1 |
| SUCTION TANK ROOM | F-2 | 1,391 SF | 300 SF | 5 |
| UTILITY | F-2 | 48 SF | 300 SF | 1 |
| PANTRY | R-2 | 1,248 SF | 200 SF | 7 |
| ACCESSORY W/C | S-1 | 250 SF | 300 SF | 1 |
| ACCESSORY W/C | S-1 | 60 SF | 300 SF | 1 |
| BUILDING STORAGE | S-1 | 1,087 SF | 300 SF | 4 |
| JANITOR | S-1 | 30 SF | 300 SF | 1 |
| RETAIL BICYCLE STORAGE | S-1 | 385 SF | 300 SF | 2 |
| STORAGE | S-1 | 971 SF | 300 SF | 4 |
| STORAGE | S-1 | 92 SF | 300 SF | 1 |
| STORAGE / BOH | S-1 | 8,886 SF | 300 SF | 30 |
| WORKSHOP | S-1 | 1,086 SF | 300 SF | 4 |
| Grand total | | | | 290 |

## EXIT STAIR SUMMARY - BC TABLE 1005.1

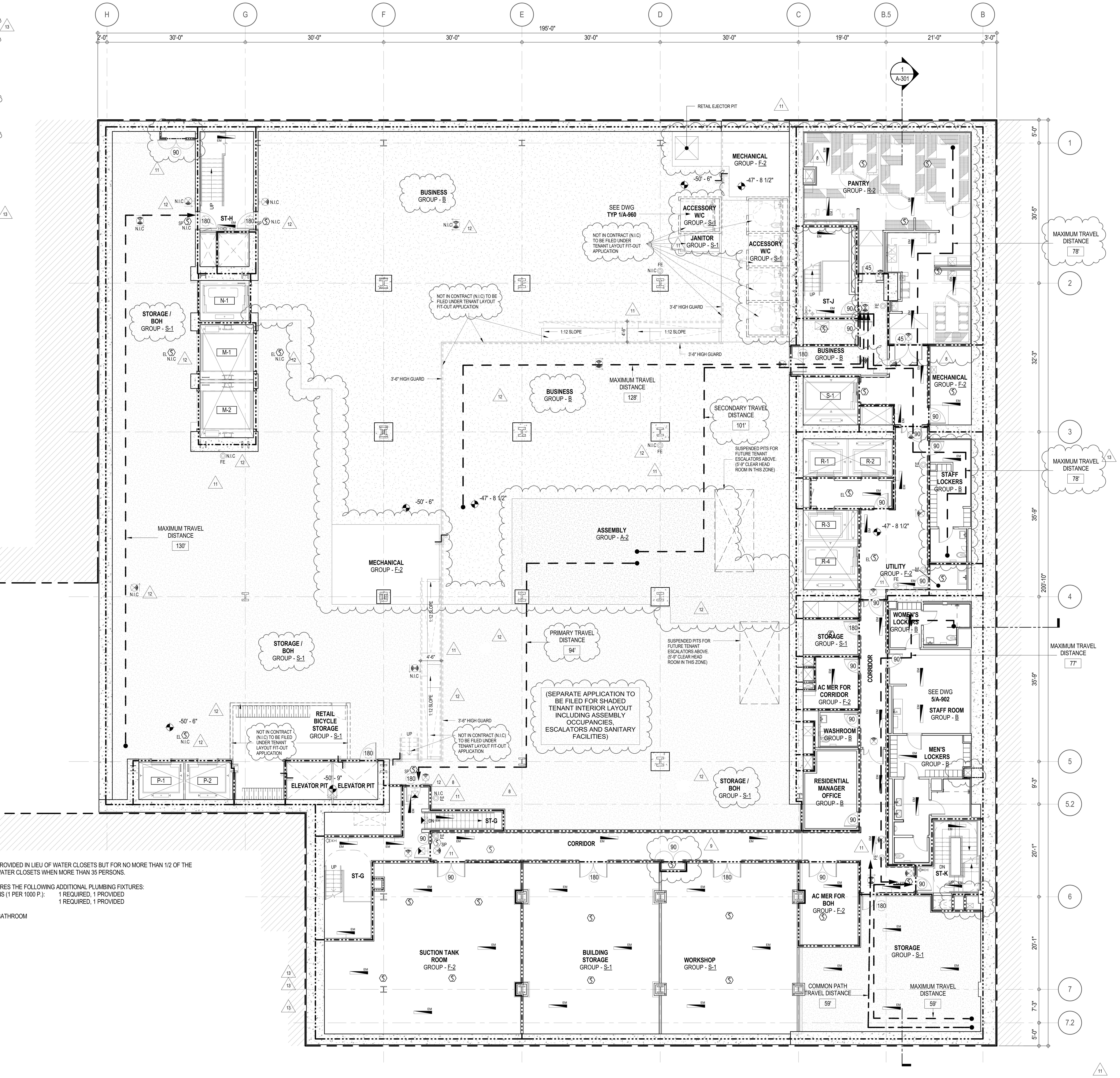
| STAIR DESIGNATION | STAIR WIDTH (IN) | STAIRWAYS (INCHES PER OCCUPANT) | STAIR CAPACITY TOTAL (638) | STAIR LOAD TOTAL (291) |
|---|---|---|---|---|
| STAIR - G | 44" | 0.3 | 146 | 83 |
| STAIR - H | 60" | 0.3 | 200 | 92 |
| STAIR - J | 44" | 0.3 | 146 | 91 |
| STAIR - K | 44" | 0.3 | 146 | 25 |

## EXIT SELF CLOSING DOOR SUMMARY - BC TABLE 1005.1

| DOOR DESIGNATION | DOOR CLEAR WIDTH (IN) | DOORWAY (INCHES PER OCCUPANT) | DOOR CAPACITY TOTAL (710) | DOOR LOAD TOTAL (291) |
|---|---|---|---|---|
| STAIR - G - DOOR | 34" | 0.2 | 170 | 83 |
| STAIR - H - DOOR | 40" | 0.2 | 200 | 92 |
| STAIR - J - DOOR | 34" | 0.2 | 170 | 91 |
| STAIR - K - DOOR | 34" | 0.2 | 170 | 25 |

## EXIT STAIR TREADS AND RISERS - BC TABLE 1009

| STAIR DESIGNATION | TREAD (IN) | RISER (IN) | NO. RISERS (FLOOR TO FLOOR) | MAX. FLIGHT VERTICAL RISE |
|---|---|---|---|---|
| STAIR - G | 11" | 6.79" | 21 | 81.43" |
| STAIR - H | 11" | 6.75" | 24 | 74.25" |
| STAIR - J | 11" | 6.79" | 21 | 74.64" |
| STAIR - K | 11" | 6.79" | 21 | 61.07" |




## SUB CELLAR 3 & SUB CELLAR 2 PLUMBING FIXTURES - PER PC TABLE 403.1

| OCCUPANCY | OCC. GRP. | NUMBER OF OCCUPANTS M50% | NUMBER OF OCCUPANTS F50% | REQUIRED WATER CLOSETS M | REQUIRED WATER CLOSETS F | REQUIRED LAVATORIES M | REQUIRED LAVATORIES F | PROVIDED WATER CLOSETS M | PROVIDED WATER CLOSETS F | PROVIDED LAVATORIES M | PROVIDED LAVATORIES F |
|---|---|---|---|---|---|---|---|---|---|---|---|
| ASSEMBLY (RETAIL SC2) | A-2 | 42 | 42 | 1 | 1 | 1 | | 5** | | 5** | |
| OCCUPANCY B (RETAIL SC2) | B | 47 | 47 | 3 | | 2 | | | | | |
| OCCUPANCY S-1 (RETAIL SC2) | S-1 | 15 | 15 | 0.30 | | 0.30 | | | | | |
| MECHANICAL (RETAIL SC2) | F-2 | 8 | 8 | 0.15 | | 0.15 | | | | | |
| OCCUPANCY B | B | 18 | 18 | 2 | | 1 | | 2 | 1 | 2 | 1 |
| OCCUPANCY S-1 | S-1 | 23 | 23 | 0.45 | | 0.45 | | 2 ** | | 2** | |
| OCCUPANCY S-2 | S-2 | 3 | 3 | 0.06 | | 0.06 | | | | | |
| OCCUPANCY R-2 | R-2 | 4 | 4 | 0.04 | | 0.04 | | | | | |
| STORAGE/ MECHANICAL | F-2 | 13 | 13 | 0.26 | | 0.26 | | | | | |

* URINALS MAY BE PROVIDED IN LIEU OF WATER CLOSETS BUT FOR NO MORE THAN 1/2 OF THE REQUIRED NO. OF WATER CLOSETS WHEN MORE THAN 35 PERSONS.

* TABLE 403.1 REQUIRES THE FOLLOWING ADDITIONAL PLUMBING FIXTURES:
DRINKING FOUNTAINS (1 PER 1000 P.): 1 REQUIRED, 1 PROVIDED
SERVICE SINK: 1 REQUIRED, 1 PROVIDED

** SHARED UNISEX BATHROOM

## LENGTH OF TRAVEL DISTANCE (WITH SPRINKLER SYSTEM)

| OCCUPANCY GROUP | MAX. TRAVEL DISTANCE (BC TABLE 1015.1) | COMMON PATH OF EGRESS TRAVEL (BC 1013.3) | DEAD END (BC 1016.3) |
|---|---|---|---|
| F-2 | 250' | 100' | 50' |
| S-1 | 200' | 100' | 20' |
| B | 300' | 100' | 50' |
| A-2 | 150' (PRIMARY) / 250' SECONDARY | 75' | 20' |
| ACCESSORY TO R-1 (BC TABLE 1024.7) | | | |

### EGRESS AND FIRE RATING LEGEND

- ONE HOUR RATED PARTITION
- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- FOUR HOUR RATED PARTITION
- NON RATED SMOKE SEPARATION
- COMMON TRAVEL DISTANCE
- DEAD END
- MAXIMUM TRAVEL DISTANCE
- MAXIMUM TRAVEL DISTANCE WITHIN DWELLING UNIT

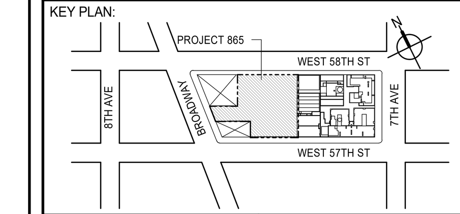
### SYMBOLS LEGEND

- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- WALL MOUNTEDILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- ILLUMINATED NO EXIT SIGN
- ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- FEC FIRE EXTINGUISHER CABINET
- SPRINKLER HEAD (REFER TO FP DRAWINGS)
- STANDPIPE
- SPRINKLER RISER
- SIAMESE CONNECTION
- SMOKE DETECTOR
- S/C SMOKE /CARBON MONOXIDE DETECTOR
- CEILING MOUNTED EMERGENCY LIGHT
- WALL MOUNTED EMERGENCY LIGHT
- 90 DOOR RATING (MINUTES)

FILE NAME: C:\Revit Local Files\X-Misc\EXTELL-865-AAI-TWR-DOB_agelothp.rvt
PLOT DATE: 1/12/2018 2:46:03 PM

DEPT OF BLDGS 121328205 Job Number
ES785049038 Scan Code

KEY PLAN:




PROJECT NORTH | TRUE NORTH


DEVELOPER:
**EXTELL DEVELOPMENT COMPANY**
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
**ADRIAN SMITH + GORDON GILL ARCHITECTURE**
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
**Rottet Architecture and Design Studio, PLLC**
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
**AAI ARCHITECTS, P.C.**
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
**WSP CANTOR SEINUK**
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
**AKF GROUP**
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
**Langan Engineering & Environmental Services**
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
**Construction Consulting Associates**
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
**AJLP Consulting**
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
**Jan Hird Pokorny Associates, Inc.**
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540


| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | D.O.B. SUBMISSION | 05 DEC 14 |
| 3 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 4 | D.O.B. SUBMISSION | 18 FEB 15 |
| 5 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 6 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 7 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 8 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 9 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 10 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 11 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 12 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| 13 | CD BULLETIN ISSUE - 9 | 13 FEB 17 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 4' - 0" 8' - 0" 16' - 0"

## D.O.B. SUBMISSION


Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.


ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT:
AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
SUB CELLAR 2 FLOOR PLAN

SEAL & SIGNATURE: REGISTERED ARCHITECT WIEPKE DAVID JANSEN No. 028881 STATE OF NEW YORK

| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: | Author |
| CHK: | Checker |
| SCALE: | 1/8" = 1'-0" |
| REV: | 13 |
| DWG No: | A-032.02 |
| DOB PAGE No: | 5 of 33 |

DOB EMPLOYEE STAMP: | DOB B-SCAN:

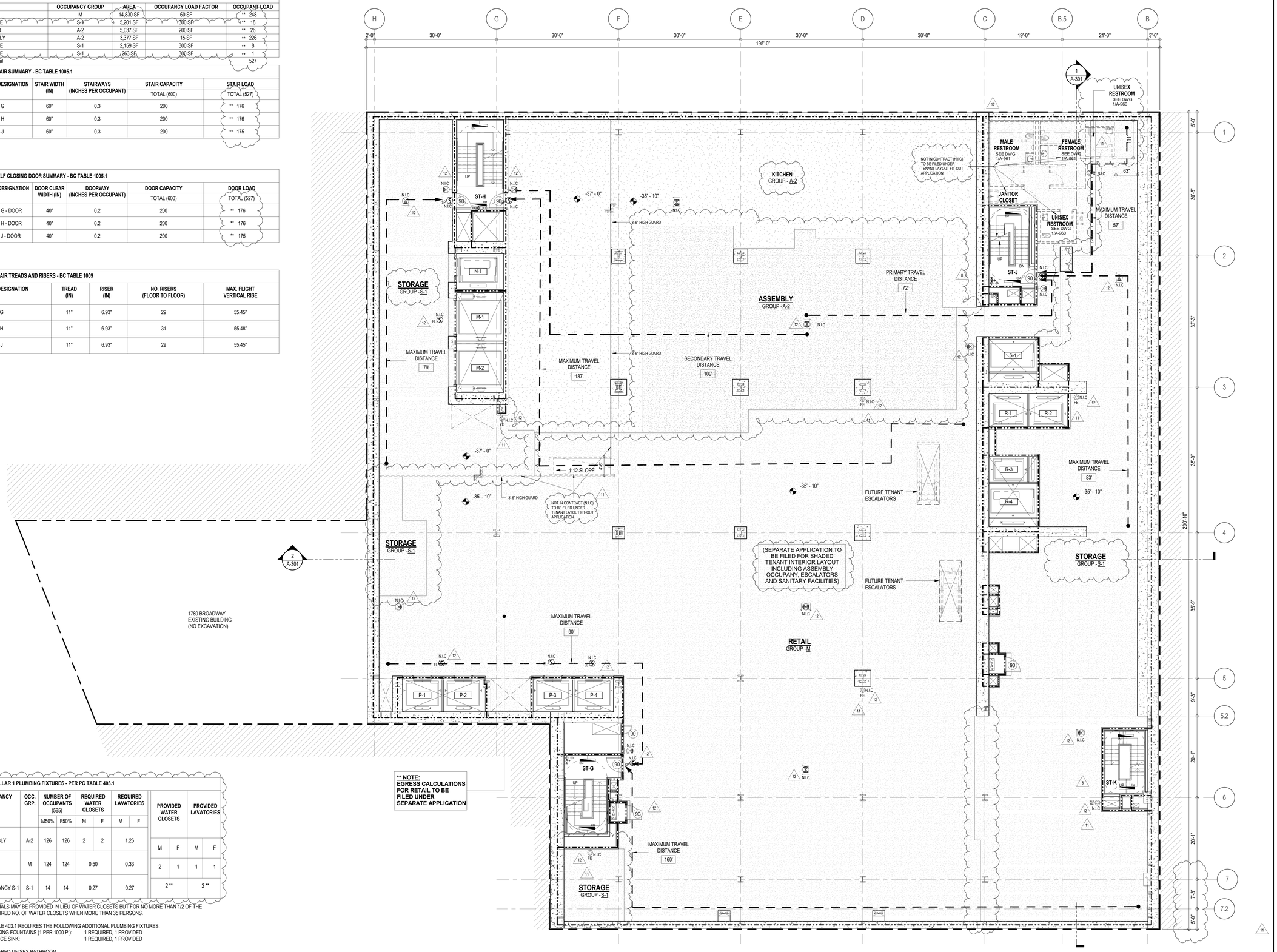
DEPT OF BLDGS 121206305 Job Number
E3527699125 Scan Code

| OCCUPANT LOADS SUMMARY SUBCELLAR 1 FLOOR PLAN | | | | |
|---|---|---|---|---|
| VV | OCCUPANCY GROUP | AREA | OCCUPANCY LOAD FACTOR | OCCUPANT LOAD |
| RETAIL | M | 14,830 SF | 60 SF | ** 248 |
| STORAGE | S-1 | 5,201 SF | 300 SF | ** 18 |
| KITCHEN | A-2 | 5,037 SF | 200 SF | ** 26 |
| ASSEMBLY | A-2 | 3,377 SF | 15 SF | ** 226 |
| STORAGE | S-1 | 2,159 SF | 300 SF | ** 8 |
| STORAGE | S-1 | 263 SF | 300 SF | ** 1 |
| Grand total | | | | 527 |

| EXIT STAIR SUMMARY - BC TABLE 1005.1 | | | | |
|---|---|---|---|---|
| STAIR DESIGNATION | STAIR WIDTH (IN) | STAIRWAYS (INCHES PER OCCUPANT) | STAIR CAPACITY | STAIR LOAD |
| | | | TOTAL (600) | TOTAL (527) |
| STAIR - G | 60" | 0.3 | 200 | ** 176 |
| STAIR - H | 60" | 0.3 | 200 | ** 176 |
| STAIR - J | 60" | 0.3 | 200 | ** 175 |

| EXIT SELF CLOSING DOOR SUMMARY - BC TABLE 1005.1 | | | | |
|---|---|---|---|---|
| DOOR DESIGNATION | DOOR CLEAR WIDTH (IN) | DOORWAY (INCHES PER OCCUPANT) | DOOR CAPACITY | DOOR LOAD |
| | | | TOTAL (600) | TOTAL (527) |
| STAIR - G - DOOR | 40" | 0.2 | 200 | ** 176 |
| STAIR - H - DOOR | 40" | 0.2 | 200 | ** 176 |
| STAIR - J - DOOR | 40" | 0.2 | 200 | ** 175 |

| EXIT STAIR TREADS AND RISERS - BC TABLE 1009 | | | | |
|---|---|---|---|---|
| STAIR DESIGNATION | TREAD (IN) | RISER (IN) | NO. RISERS (FLOOR TO FLOOR) | MAX. FLIGHT VERTICAL RISE |
| STAIR - G | 11" | 6.93" | 29 | 55.45" |
| STAIR - H | 11" | 6.93" | 31 | 55.48" |
| STAIR - J | 11" | 6.93" | 29 | 55.45" |




| SUB CELLAR 1 PLUMBING FIXTURES - PER PC TABLE 403.1 | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| OCCUPANCY | OCC. GRP. | NUMBER OF OCCUPANTS (585) | | REQUIRED WATER CLOSETS | | REQUIRED LAVATORIES | | PROVIDED WATER CLOSETS | | PROVIDED LAVATORIES | |
| | | M50% | F50% | M | F | M | F | M | F | M | F |
| ASSEMBLY | A-2 | 126 | 126 | 2 | 2 | 1.26 | | | | | |
| RETAIL | M | 124 | 124 | 0.50 | | 0.33 | | 2 | 1 | 1 | 1 |
| OCCUPANCY S-1 | S-1 | 14 | 14 | 0.27 | | 0.27 | | 2 ** | | 2 ** | |

* URINALS MAY BE PROVIDED IN LIEU OF WATER CLOSETS BUT FOR NO MORE THAN 1/2 OF THE REQUIRED NO. OF WATER CLOSETS WHEN MORE THAN 35 PERSONS.

* TABLE 403.1 REQUIRES THE FOLLOWING ADDITIONAL PLUMBING FIXTURES:
DRINKING FOUNTAINS (1 PER 1000 P.): 1 REQUIRED, 1 PROVIDED
SERVICE SINK: 1 REQUIRED, 1 PROVIDED

** SHARED UNISEX BATHROOM

| LENGTH OF TRAVEL DISTANCE (WITH SPRINKLER SYSTEM) | | | |
|---|---|---|---|
| OCCUPANCY GROUP | MAX. TRAVEL DISTANCE (BC TABLE 1015.1) | COMMON PATH OF EGRESS TRAVEL (BC 1013.3) | DEAD END (BC 1016.3) |
| M | 200' | 75' | 20' |
| A-2<br>ACCESSORY TO R-1 (BC TABLE 1024.7) | 150' (PRIMARY) / 250' SECONDARY | 75' | 20' |

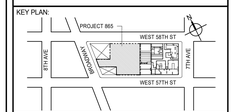
**EGRESS AND FIRE RATING LEGEND**

- ONE HOUR RATED PARTITION
- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- FOUR HOUR RATED PARTITION
- NON RATED SMOKE SEPARATION
- COMMON TRAVEL DISTANCE
- DEAD END
- MAXIMUM TRAVEL DISTANCE
- MAXIMUM TRAVEL DISTANCE WITHIN DWELLING UNIT

**SYMBOLS LEGEND**

- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- WALL MOUNTED/ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- ILLUMINATED NO EXIT SIGN
- ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- FEC FIRE EXTINGUISHER CABINET
- SPRINKLER HEAD (REFER TO FP DRAWINGS)
- STANDPIPE
- SPRINKLER RISER
- SIAMESE CONNECTION
- SMOKE DETECTOR
- SC SMOKE /CARBON MONOXIDE DETECTOR
- EL CEILING MOUNTED EMERGENCY LIGHT
- EL WALL MOUNTED EMERGENCY LIGHT
- 90 DOOR RATING (MINUTES)

KEY PLAN:




PROJECT NORTH / TRUE NORTH

DEVELOPER:
**EXTELL DEVELOPMENT COMPANY**
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
**ADRIAN SMITH + GORDON GILL ARCHITECTURE**
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
**Rottet Architecture and Design Studio, PLLC**
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
**AAI ARCHITECTS, P.C.**
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
**WSP CANTOR SEINUK**
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
**AKF GROUP**
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
**Langan Engineering & Environmental Services**
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
**Construction Consulting Associates**
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
**AJLP Consulting**
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
**Jan Hird Pokorny Associates, Inc.**
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | D.O.B. SUBMISSION | 05 DEC 14 |
| 3 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 4 | D.O.B. SUBMISSION | 18 FEB 15 |
| 5 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 6 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 7 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 8 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 9 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 10 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 11 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 12 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 4'-0" 8'-0" 16'-0"

**D.O.B. SUBMISSION**

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT: AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
SUB CELLAR 1 FLOOR PLAN

SEAL & SIGNATURE: REGISTERED ARCHITECT DAVID J. MOSER 026185 STATE OF NEW YORK

| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: 12 |
| CHK: Checker | |
| SCALE: 1/8" = 1'-0" | |
| DWG No: | A-033.02 |
| DOB PAGE No: | 6 of 33 |

DOB EMPLOYEE STAMP: DOB B-SCAN:

36" x 48" Arch E - SHEET SIZE
FILE NAME:
PLOT DATE: 1/11/2018 4:40:38 PM

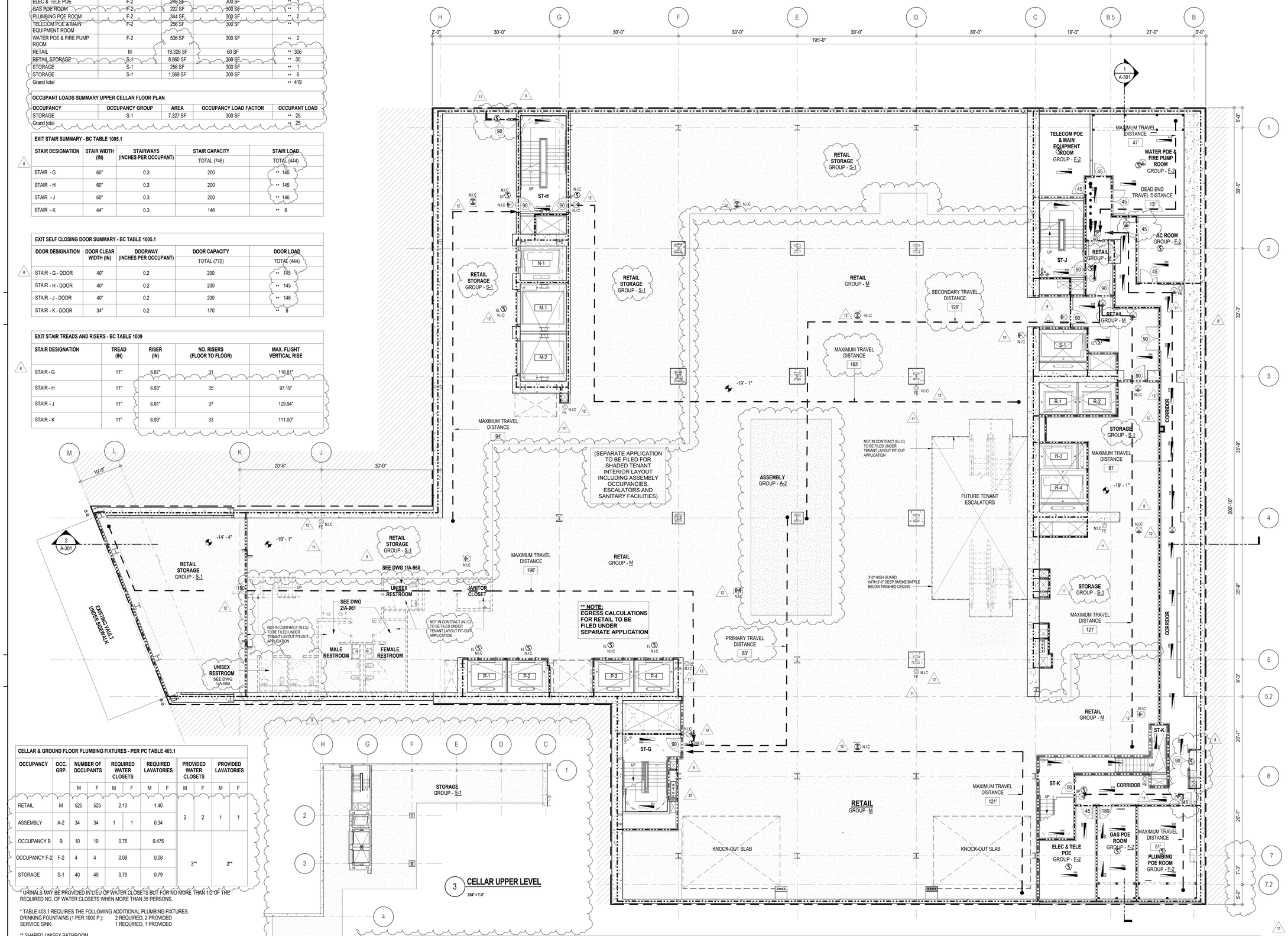
| OCCUPANT LOADS SUMMARY CELLAR FLOOR PLAN | | | | |
|---|---|---|---|---|
| OCCUPANCY | OCCUPANCY GROUP | AREA | OCCUPANCY LOAD FACTOR | OCCUPANT LOAD |
| ASSEMBLY | A-2 | 1,006 SF | 15 SF | ** 68 |
| AC ROOM | F-2 | 189 SF | 300 SF | ** 1 |
| ELEC & TELE POE | F-2 | 249 SF | 300 SF | ** 1 |
| GAS POE ROOM | F-2 | 222 SF | 300 SF | ** 1 |
| PLUMBING POE ROOM | F-2 | 344 SF | 300 SF | ** 2 |
| TELECOM POE & MAIN EQUIPMENT ROOM | F-2 | 256 SF | 300 SF | ** 1 |
| WATER POE & FIRE PUMP ROOM | F-2 | 536 SF | 300 SF | ** 2 |
| RETAIL | M | 18,326 SF | 60 SF | ** 306 |
| RETAIL STORAGE | S-1 | 8,960 SF | 300 SF | ** 30 |
| STORAGE | S-1 | 256 SF | 300 SF | ** 1 |
| STORAGE | S-1 | 1,569 SF | 300 SF | ** 6 |
| Grand total | | | | ** 419 |

| OCCUPANT LOADS SUMMARY UPPER CELLAR FLOOR PLAN | | | | |
|---|---|---|---|---|
| OCCUPANCY | OCCUPANCY GROUP | AREA | OCCUPANCY LOAD FACTOR | OCCUPANT LOAD |
| STORAGE | S-1 | 7,327 SF | 300 SF | ** 25 |
| Grand total | | | | ** 25 |

| EXIT STAIR SUMMARY - BC TABLE 1005.1 | | | | |
|---|---|---|---|---|
| STAIR DESIGNATION | STAIR WIDTH (IN) | STAIRWAYS (INCHES PER OCCUPANT) | STAIR CAPACITY | STAIR LOAD |
| | | | TOTAL (746) | TOTAL (444) |
| STAIR - G | 60" | 0.3 | 200 | ** 145 |
| STAIR - H | 60" | 0.3 | 200 | ** 145 |
| STAIR - J | 60" | 0.3 | 200 | ** 146 |
| STAIR - K | 44" | 0.3 | 146 | ** 8 |

| EXIT SELF CLOSING DOOR SUMMARY - BC TABLE 1005.1 | | | | |
|---|---|---|---|---|
| DOOR DESIGNATION | DOOR CLEAR WIDTH (IN) | DOORWAY (INCHES PER OCCUPANT) | DOOR CAPACITY | DOOR LOAD |
| | | | TOTAL (770) | TOTAL (444) |
| STAIR - G - DOOR | 40" | 0.2 | 200 | ** 145 |
| STAIR - H - DOOR | 40" | 0.2 | 200 | ** 145 |
| STAIR - J - DOOR | 40" | 0.2 | 200 | ** 146 |
| STAIR - K - DOOR | 34" | 0.2 | 170 | ** 8 |

| EXIT STAIR TREADS AND RISERS - BC TABLE 1009 | | | | |
|---|---|---|---|---|
| STAIR DESIGNATION | TREAD (IN) | RISER (IN) | NO. RISERS (FLOOR TO FLOOR) | MAX. FLIGHT VERTICAL RISE |
| STAIR - G | 11" | 6.87" | 31 | 116.81" |
| STAIR - H | 11" | 6.93" | 35 | 97.19" |
| STAIR - J | 11" | 6.81" | 37 | 129.94" |
| STAIR - K | 11" | 6.93" | 33 | 111.00" |




| CELLAR & GROUND FLOOR PLUMBING FIXTURES - PER PC TABLE 403.1 | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| OCCUPANCY | OCC. GRP. | NUMBER OF OCCUPANTS | | REQUIRED WATER CLOSETS | | REQUIRED LAVATORIES | | PROVIDED WATER CLOSETS | | PROVIDED LAVATORIES | |
| | | M | F | M | F | M | F | M | F | M | F |
| RETAIL | M | 525 | 525 | 2.10 | | 1.40 | | 2 | 2 | 1 | 1 |
| ASSEMBLY | A-2 | 34 | 34 | 1 | 1 | 0.34 | | | | | |
| OCCUPANCY B | B | 10 | 10 | 0.76 | | 0.475 | | 3** | | 3** | |
| OCCUPANCY F-2 | F-2 | 4 | 4 | 0.08 | | 0.08 | | | | | |
| STORAGE | S-1 | 40 | 40 | 0.79 | | 0.79 | | | | | |

* URINALS MAY BE PROVIDED IN LIEU OF WATER CLOSETS BUT FOR NO MORE THAN 1/2 OF THE REQUIRED NO. OF WATER CLOSETS WHEN MORE THAN 35 PERSONS.

* TABLE 403.1 REQUIRES THE FOLLOWING ADDITIONAL PLUMBING FIXTURES:
DRINKING FOUNTAINS (1 PER 1000 P.): 2 REQUIRED, 2 PROVIDED
SERVICE SINK: 1 REQUIRED, 1 PROVIDED

** SHARED UNISEX BATHROOM

| LENGTH OF TRAVEL DISTANCE (WITH SPRINKLER SYSTEM) | | | |
|---|---|---|---|
| OCCUPANCY GROUP | MAX. TRAVEL DISTANCE (BC TABLE 1015.1) | COMMON PATH OF EGRESS TRAVEL (BC 1013.3) | DEAD END (BC 1016.3) |
| M | 200' | 75' | 20' |
| S-2 | 250' | 100' | 20' |
| F-2 | 250' | 100' | 50' |
| A-2 (ACCESSORY TO R-1 (BC TABLE 1024.7) | 150' (PRIMARY) / 250' SECONDARY | 75' | 20' |

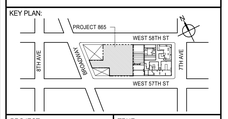
**EGRESS AND FIRE RATING LEGEND**

- ONE HOUR RATED PARTITION
- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- FOUR HOUR RATED PARTITION
- NON RATED SMOKE SEPARATION
- COMMON TRAVEL DISTANCE
- DEAD END
- MAXIMUM TRAVEL DISTANCE
- MAXIMUM TRAVEL DISTANCE WITHIN DWELLING UNIT

**SYMBOLS LEGEND**

- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- WALL MOUNTEDILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- ILLUMINATED NO EXIT SIGN
- ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- FEC FIRE EXTINGUISHER CABINET
- SPRINKLER HEAD (REFER TO FP DRAWINGS)
- STANDPIPE
- SPRINKLER RISER
- SIAMESE CONNECTION
- SMOKE DETECTOR
- SC SMOKE /CARBON MONOXIDE DETECTOR
- CEILING MOUNTED EMERGENCY LIGHT
- WALL MOUNTED EMERGENCY LIGHT
- 90 DOOR RATING (MINUTES)

KEY PLAN:




PROJECT NORTH: TRUE NORTH


DEVELOPER:
**EXTELL DEVELOPMENT COMPANY**
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
**ADRIAN SMITH + GORDON GILL ARCHITECTURE**
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
**Rottet Architecture and Design Studio, PLLC**
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
**AAI ARCHITECTS, P.C.**
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
**WSP CANTOR SEINUK**
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
**AKF GROUP**
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
***Langan Engineering & Environmental Services***
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
***Construction Consulting Associates***
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
***AJLP Consulting***
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
***Jan Hird Pokorny Associates, Inc.***
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540


| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | D.O.B. SUBMISSION | 05 DEC 14 |
| 3 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 4 | D.O.B. SUBMISSION | 18 FEB 15 |
| 5 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 6 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 7 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 8 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 9 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 10 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 11 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 12 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 4'-0" 8'-0" 16'-0"

**D.O.B. SUBMISSION**


Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.


CONSULTANT: AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
CELLAR FLOOR PLAN

SEAL & SIGNATURE:

| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: 12 |
| CHK: Checker | |
| SCALE: As indicated | |
| DWG No: | A-034.02 |
| DOB PAGE No: | 7 of 33 |

DOB EMPLOYEE STAMP: DOB B-SCAN:


DEPT OF BLDGS 31328305 Job Number
E3705995135 Scan Code
36" x 48" Arch E - SHEET SIZE
FILE NAME: C:\Revit Local Files\X-Revit\EXTELL-865-AAI-TWR-DOB_sgandhy.rvt
PLOT DATE: 1/12/2018 2:38:32 PM

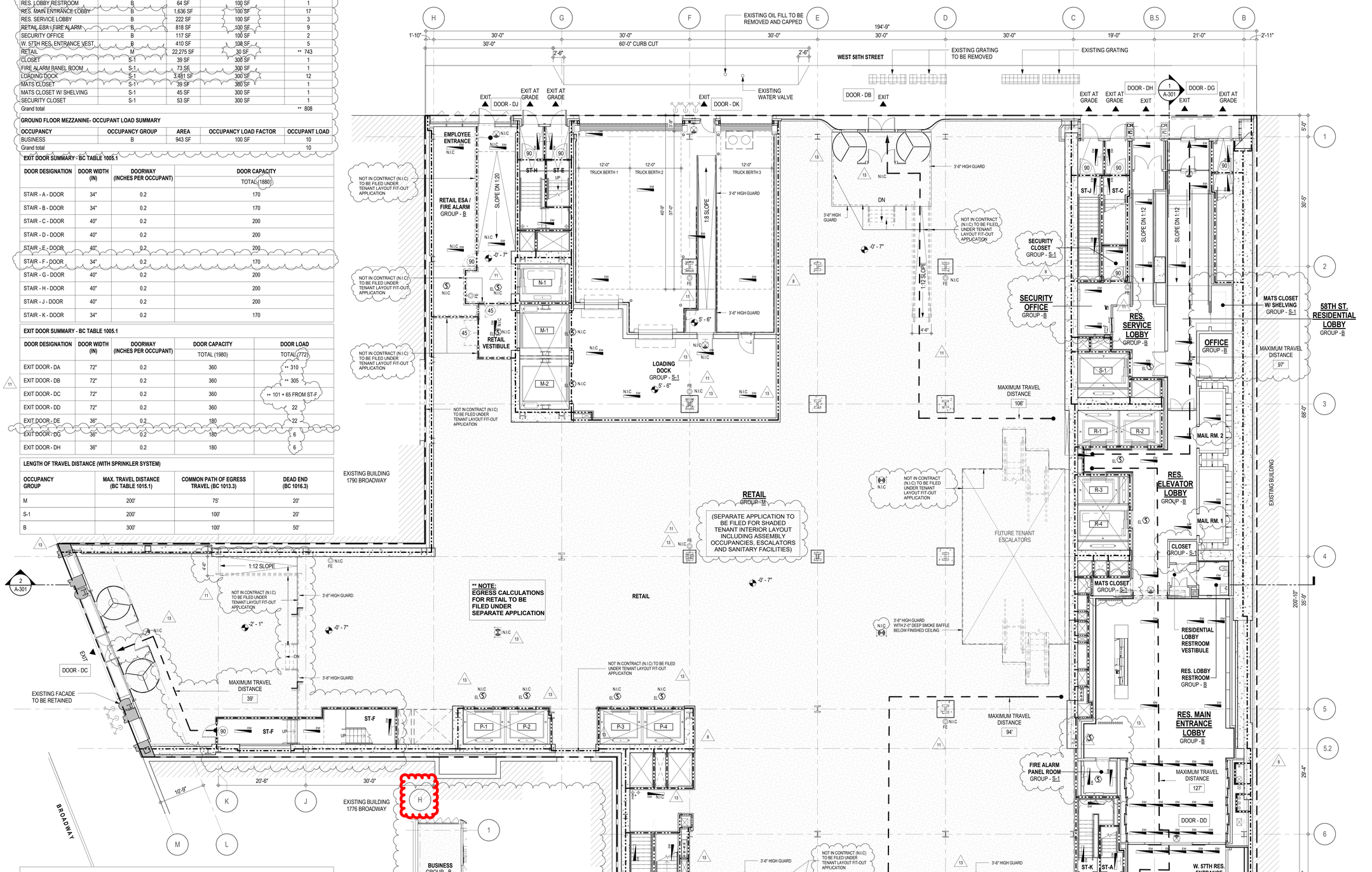
| GROUND FLOOR - OCCUPANT LOAD SUMMARY | | | | |
|---|---|---|---|---|
| OCCUPANCY | OCCUPANCY GROUP | AREA | OCCUPANCY LOAD FACTOR | OCCUPANT LOAD |
| 58TH ST. RESIDENTIAL LOBBY | B | 232 SF | 100 SF | 3 |
| OFFICE | B | 108 SF | 100 SF | 2 |
| RES. ELEVATOR LOBBY | B | 553 SF | 100 SF | 6 |
| RES. LOBBY RESTROOM | B | 64 SF | 100 SF | 1 |
| RES. MAIN ENTRANCE LOBBY | B | 1,636 SF | 100 SF | 17 |
| RES. SERVICE LOBBY | B | 222 SF | 100 SF | 3 |
| RETAIL ESA / FIRE ALARM | B | 818 SF | 100 SF | 9 |
| SECURITY OFFICE | B | 117 SF | 100 SF | 2 |
| W. 57TH RES. ENTRANCE VEST. | B | 410 SF | 100 SF | 5 |
| RETAIL | M | 22,275 SF | 30 SF | ** 743 |
| CLOSET | S-1 | 39 SF | 300 SF | 1 |
| FIRE ALARM PANEL ROOM | S-1 | 73 SF | 300 SF | 1 |
| LOADING DOCK | S-1 | 3,481 SF | 300 SF | 12 |
| MATS CLOSET | S-1 | 39 SF | 300 SF | 1 |
| MATS CLOSET W/ SHELVING | S-1 | 45 SF | 300 SF | 1 |
| SECURITY CLOSET | S-1 | 53 SF | 300 SF | 1 |
| Grand total | | | | ** 808 |

| GROUND FLOOR MEZZANINE- OCCUPANT LOAD SUMMARY | | | | |
|---|---|---|---|---|
| OCCUPANCY | OCCUPANCY GROUP | AREA | OCCUPANCY LOAD FACTOR | OCCUPANT LOAD |
| BUSINESS | B | 943 SF | 100 SF | 10 |
| Grand total | | | | 10 |

| EXIT DOOR SUMMARY - BC TABLE 1005.1 | | | |
|---|---|---|---|
| DOOR DESIGNATION | DOOR WIDTH (IN) | DOORWAY (INCHES PER OCCUPANT) | DOOR CAPACITY |
| | | | TOTAL (1880) |
| STAIR - A - DOOR | 34" | 0.2 | 170 |
| STAIR - B - DOOR | 34" | 0.2 | 170 |
| STAIR - C - DOOR | 40" | 0.2 | 200 |
| STAIR - D - DOOR | 40" | 0.2 | 200 |
| STAIR - E - DOOR | 40" | 0.2 | 200 |
| STAIR - F - DOOR | 34" | 0.2 | 170 |
| STAIR - G - DOOR | 40" | 0.2 | 200 |
| STAIR - H - DOOR | 40" | 0.2 | 200 |
| STAIR - J - DOOR | 40" | 0.2 | 200 |
| STAIR - K - DOOR | 34" | 0.2 | 170 |

| EXIT DOOR SUMMARY - BC TABLE 1005.1 | | | | |
|---|---|---|---|---|
| DOOR DESIGNATION | DOOR WIDTH (IN) | DOORWAY (INCHES PER OCCUPANT) | DOOR CAPACITY | DOOR LOAD |
| | | | TOTAL (1980) | TOTAL (772) |
| EXIT DOOR - DA | 72" | 0.2 | 360 | ** 310 |
| EXIT DOOR - DB | 72" | 0.2 | 360 | ** 305 |
| EXIT DOOR - DC | 72" | 0.2 | 360 | ** 101 + 65 FROM ST-F |
| EXIT DOOR - DD | 72" | 0.2 | 360 | 22 |
| EXIT DOOR - DE | 36" | 0.2 | 180 | 22 |
| EXIT DOOR - DG | 36" | 0.2 | 180 | 6 |
| EXIT DOOR - DH | 36" | 0.2 | 180 | 6 |

| LENGTH OF TRAVEL DISTANCE (WITH SPRINKLER SYSTEM) | | | |
|---|---|---|---|
| OCCUPANCY GROUP | MAX. TRAVEL DISTANCE (BC TABLE 1015.1) | COMMON PATH OF EGRESS TRAVEL (BC 1013.3) | DEAD END (BC 1016.3) |
| M | 200' | 75' | 20' |
| S-1 | 200' | 100' | 20' |
| B | 300' | 100' | 50' |




**EGRESS AND FIRE RATING LEGEND**

- ONE HOUR RATED PARTITION
- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- FOUR HOUR RATED PARTITION
- NON RATED SMOKE SEPARATION
- COMMON TRAVEL DISTANCE
- DEAD END
- MAXIMUM TRAVEL DISTANCE
- MAXIMUM TRAVEL DISTANCE WITHIN DWELLING UNIT

**SYMBOLS LEGEND**

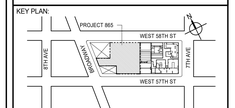
- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- WALL MOUNTED ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN
- ILLUMINATED NO EXIT SIGN
- ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- WALL MOUNTED ILLUMINATED NO EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- STANDPIPE
- SPRINKLER RISER
- SIAMESE CONNECTION
- SMOKE DETECTOR
- SMOKE /CARBON MONOXIDE DETECTOR
- CEILING MOUNTED EMERGENCY LIGHT
- WALL MOUNTED EMERGENCY LIGHT
- DOOR RATING (MINUTES)
- FEC FIRE EXTINGUISHER CABINET
- SPRINKLER HEAD (REFER TO FP DRAWINGS)

* RESTROOM FACILITIES FOR RETAIL ARE LOCATED ON CELLAR FLOOR SHEET

| GROUND FLOOR RESIDENTIAL LOBBY PLUMBING FIXTURES - PER PC TABLE 403.1 | | | | | | |
|---|---|---|---|---|---|---|
| OCCUPANCY | OCC. GRP. | NUMBER OF OCCUPANTS | REQUIRED WATER CLOSETS | REQUIRED LAVATORIES | PROVIDED WATER CLOSETS | PROVIDED LAVATORIES |
| | | M / F | M / F | M / F | M / F | M / F |
| RES. MAIN LOBBY | B | 8 / 8 | | | | |
| 58TH ST. RES. LOBBY | B | 2 / 2 | | | | |
| SERVICE ELEVATOR LOBBY | B | 2 / 2 | | | | |
| ASSEMBLY (TOTALS) | B | 24 | 1** | 1** | 1** | 1** |

** SHARED UNISEX BATHROOM

KEY PLAN:




PROJECT NORTH / TRUE NORTH


DEVELOPER:
***EXTELL DEVELOPMENT COMPANY***
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
***ADRIAN SMITH + GORDON GILL ARCHITECTURE***
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
***Rottet Architecture and Design Studio, PLLC***
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
***AAI ARCHITECTS, P.C.***
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
***WSP CANTOR SEINUK***
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
***AKF GROUP***
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
***Langan Engineering & Environmental Services***
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
***Construction Consulting Associates***
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
***AJLP Consulting***
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
***Jan Hird Pokorny Associates, Inc.***
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540


| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | D.O.B. SUBMISSION | 05 DEC 14 |
| 3 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 4 | D.O.B. SUBMISSION | 18 FEB 15 |
| 5 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 6 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| | D.O.B. AMENDMENT 1 | 24 JUL 15 |
| 7 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 8 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 9 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 10 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 11 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 12 | CD BULLETIN ISSUE - 1 | 22 APR 16 |
| 13 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 4'-0" 8'-0" 16'-0"

**D.O.B. SUBMISSION**


Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.


ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT: AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
GROUND FLOOR PLAN

SEAL & SIGNATURE:

| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: 13 |
| CHK: Checker | |
| SCALE: As indicated | |
| DWG No: | A-035.04 |
| DOB PAGE No: | 8 of 33 |

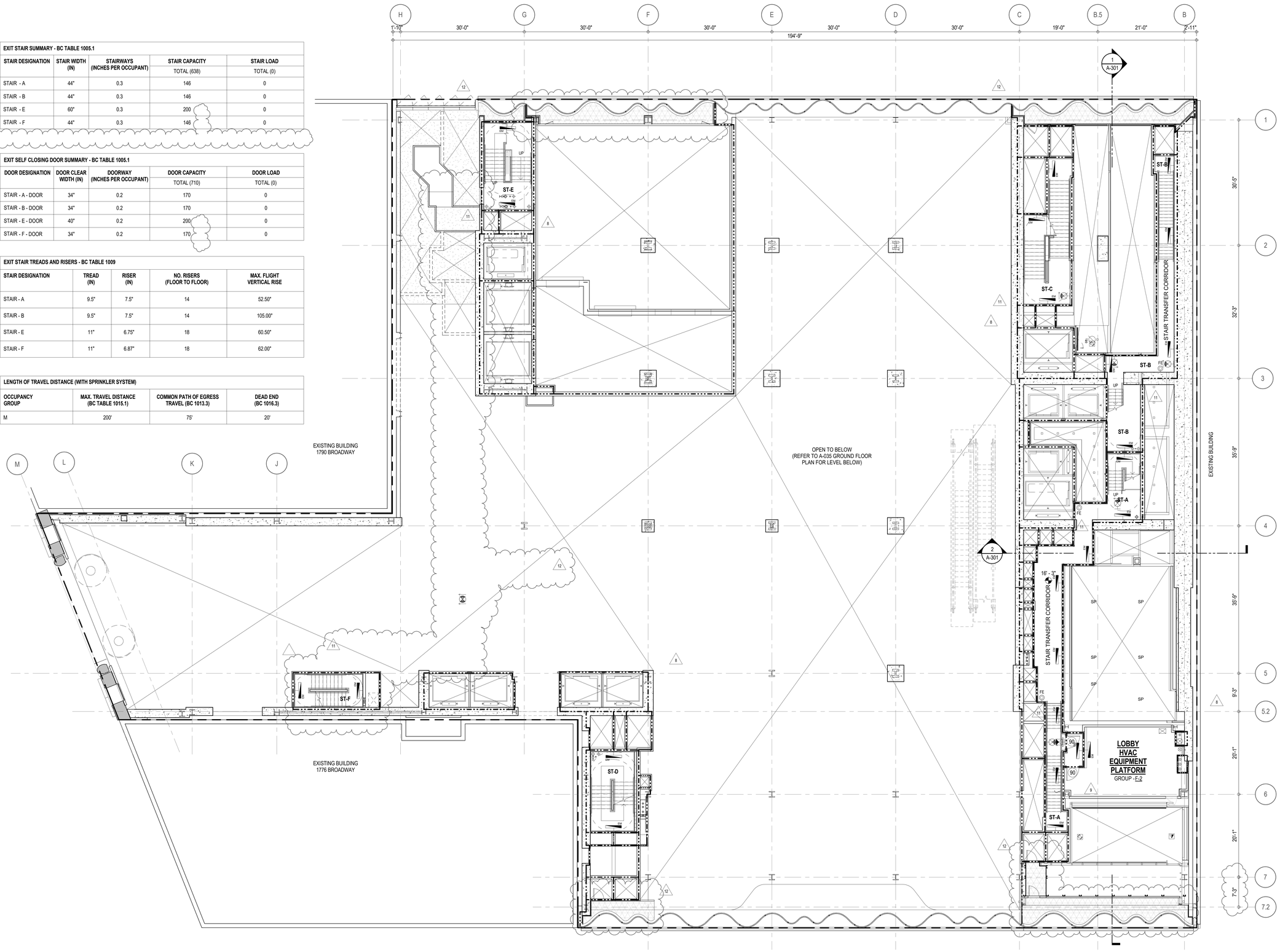
DOB EMPLOYEE STAMP: DOB B-SCAN:

| EXIT STAIR SUMMARY - BC TABLE 1005.1 | | | | |
|---|---|---|---|---|
| STAIR DESIGNATION | STAIR WIDTH (IN) | STAIRWAYS (INCHES PER OCCUPANT) | STAIR CAPACITY | STAIR LOAD |
| | | | TOTAL (638) | TOTAL (0) |
| 8 STAIR - A | 44" | 0.3 | 146 | 0 |
| 8 STAIR - B | 44" | 0.3 | 146 | 0 |
| STAIR - E | 60" | 0.3 | 200 | 0 |
| STAIR - F | 44" | 0.3 | 146 | 0 |

| EXIT SELF CLOSING DOOR SUMMARY - BC TABLE 1005.1 | | | | |
|---|---|---|---|---|
| DOOR DESIGNATION | DOOR CLEAR WIDTH (IN) | DOORWAY (INCHES PER OCCUPANT) | DOOR CAPACITY | DOOR LOAD |
| | | | TOTAL (710) | TOTAL (0) |
| 8 STAIR - A - DOOR | 34" | 0.2 | 170 | 0 |
| 8 STAIR - B - DOOR | 34" | 0.2 | 170 | 0 |
| STAIR - E - DOOR | 40" | 0.2 | 200 | 0 |
| STAIR - F - DOOR | 34" | 0.2 | 170 | 0 |

| 8 EXIT STAIR TREADS AND RISERS - BC TABLE 1009 | | | | |
|---|---|---|---|---|
| STAIR DESIGNATION | TREAD (IN) | RISER (IN) | NO. RISERS (FLOOR TO FLOOR) | MAX. FLIGHT VERTICAL RISE |
| STAIR - A | 9.5" | 7.5" | 14 | 52.50" |
| STAIR - B | 9.5" | 7.5" | 14 | 105.00" |
| STAIR - E | 11" | 6.75" | 18 | 60.50" |
| STAIR - F | 11" | 6.87" | 18 | 62.00" |

| LENGTH OF TRAVEL DISTANCE (WITH SPRINKLER SYSTEM) | | | |
|---|---|---|---|
| OCCUPANCY GROUP | MAX. TRAVEL DISTANCE (BC TABLE 1015.1) | COMMON PATH OF EGRESS TRAVEL (BC 1013.3) | DEAD END (BC 1016.3) |
| M | 200' | 75' | 20' |

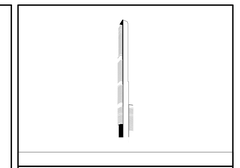



**EGRESS AND FIRE RATING LEGEND**

- ONE HOUR RATED PARTITION
- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- FOUR HOUR RATED PARTITION
- NON RATED SMOKE SEPARATION
- COMMON TRAVEL DISTANCE
- DEAD END
- MAXIMUM TRAVEL DISTANCE
- MAXIMUM TRAVEL DISTANCE WITHIN DWELLING UNIT

**SYMBOLS LEGEND**

- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- WALL MOUNTEDILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- ILLUMINATED NO EXIT SIGN
- ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- FEC FIRE EXTINGUISHER CABINET
- SPRINKLER HEAD (REFER TO FP DRAWINGS)
- STANDPIPE
- SPRINKLER RISER
- SIAMESE CONNECTION
- SMOKE DETECTOR
- SC SMOKE /CARBON MONOXIDE DETECTOR
- EM CEILING MOUNTED EMERGENCY LIGHT
- EM WALL MOUNTED EMERGENCY LIGHT
- 90 DOOR RATING (MINUTES)




PROJECT NORTH: TRUE NORTH


DEVELOPER:
***EXTELL DEVELOPMENT COMPANY***
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
***ADRIAN SMITH + GORDON GILL ARCHITECTURE***
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
***Rottet Architecture and Design Studio, PLLC***
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
***AAI ARCHITECTS, P.C.***
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
***WSP CANTOR SEINUK***
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
***AKF GROUP***
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
***Langan Engineering & Environmental Services***
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
***Construction Consulting Associates***
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
***AJLP Consulting***
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
***Jan Hird Pokorny Associates, Inc.***
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540


| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | D.O.B. SUBMISSION | 05 DEC 14 |
| 3 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 4 | D.O.B. SUBMISSION | 18 FEB 15 |
| 5 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 6 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| | D.O.B. AMENDMENT 1 | 24 JUL 15 |
| 7 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 8 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 9 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 10 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 11 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 12 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 4' - 0" 8' - 0" 16' - 0"

**D.O.B. SUBMISSION**


Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.


ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT: AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
GROUND FLOOR INTERMEDIATE STAIR TRANSFER FLOOR PLAN

SEAL & SIGNATURE: REGISTERED ARCHITECT ADRIAN SMITH 028667 STATE OF NEW YORK

| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: |
| CHK: Checker | 12 |
| SCALE: 1/8" = 1'-0" | |
| DWG No: | A-036.03 |
| DOB PAGE No: | 9 of 33 |

DOB EMPLOYEE STAMP: DOB B-SCAN:


DEPT OF BLDGS 421258305 Job Number
E300604445B9 Scan Code
36" x 48" Arch E - SHEET SIZE
FILE NAME:
PLOT DATE: 11/1/2016 4:55:59 PM

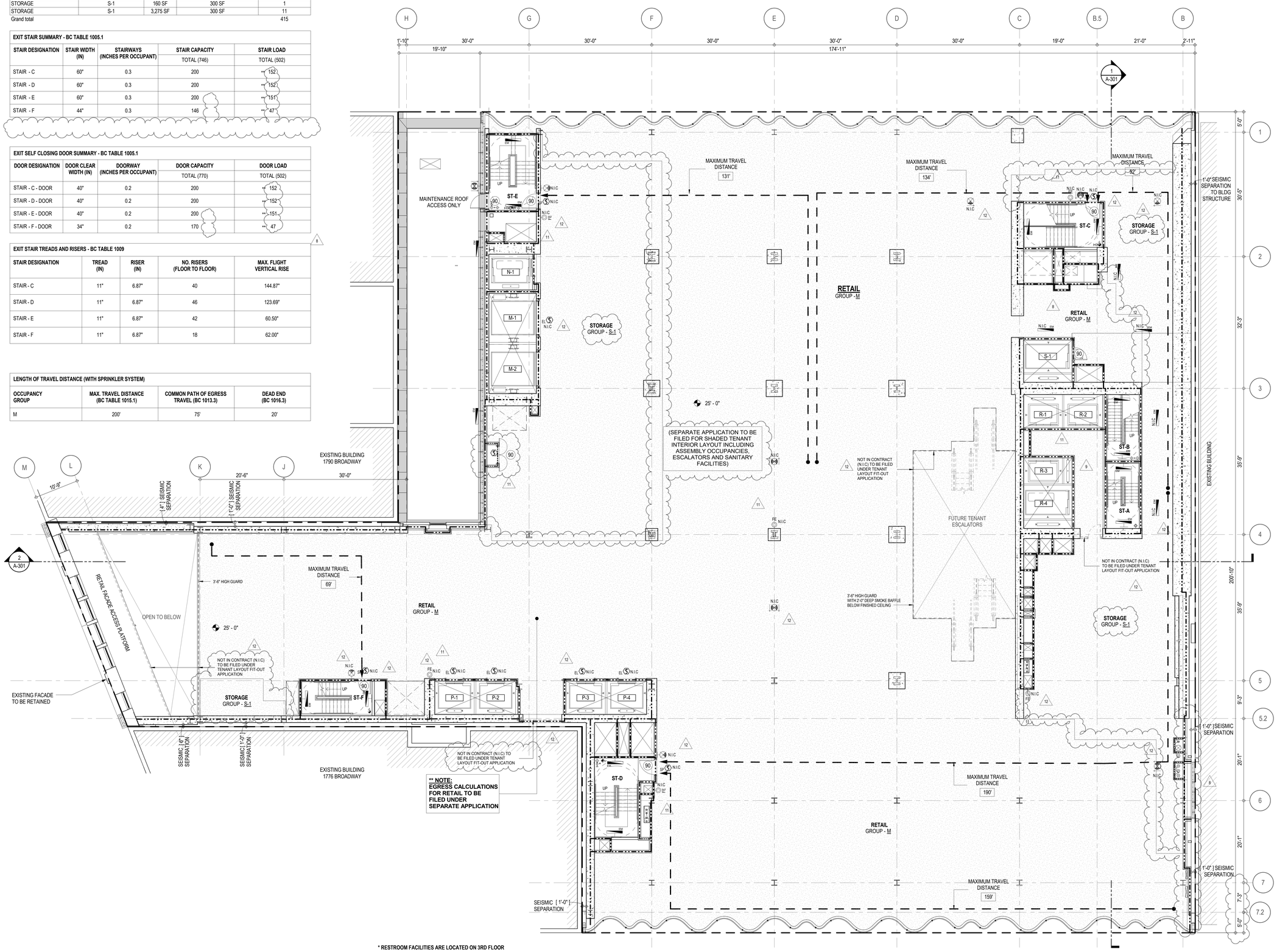
| OCCUPANT LOADS SUMMARY 2ND FLOOR PLAN | | | | |
|---|---|---|---|---|
| OCCUPANCY | OCCUPANCY GROUP | AREA | OCCUPANCY LOAD FACTOR | OCCUPANT LOAD |
| RETAIL | M | 23,463 SF | 60 SF | ** 392 |
| STORAGE | S-1 | 3,170 SF | 300 SF | ** 11 |
| STORAGE | S-1 | 160 SF | 300 SF | 1 |
| STORAGE | S-1 | 3,275 SF | 300 SF | 11 |
| Grand total | | | | 415 |

| EXIT STAIR SUMMARY - BC TABLE 1005.1 | | | | |
|---|---|---|---|---|
| STAIR DESIGNATION | STAIR WIDTH (IN) | STAIRWAYS (INCHES PER OCCUPANT) | STAIR CAPACITY | STAIR LOAD |
| | | | TOTAL (746) | TOTAL (502) |
| STAIR - C | 60" | 0.3 | 200 | ** 152 |
| STAIR - D | 60" | 0.3 | 200 | ** 152 |
| STAIR - E | 60" | 0.3 | 200 | ** 151 |
| STAIR - F | 44" | 0.3 | 146 | ** 47 |

| EXIT SELF CLOSING DOOR SUMMARY - BC TABLE 1005.1 | | | | |
|---|---|---|---|---|
| DOOR DESIGNATION | DOOR CLEAR WIDTH (IN) | DOORWAY (INCHES PER OCCUPANT) | DOOR CAPACITY | DOOR LOAD |
| | | | TOTAL (770) | TOTAL (502) |
| STAIR - C - DOOR | 40" | 0.2 | 200 | ** 152 |
| STAIR - D - DOOR | 40" | 0.2 | 200 | ** 152 |
| STAIR - E - DOOR | 40" | 0.2 | 200 | ** 151 |
| STAIR - F - DOOR | 34" | 0.2 | 170 | ** 47 |

| EXIT STAIR TREADS AND RISERS - BC TABLE 1009 | | | | |
|---|---|---|---|---|
| STAIR DESIGNATION | TREAD (IN) | RISER (IN) | NO. RISERS (FLOOR TO FLOOR) | MAX. FLIGHT VERTICAL RISE |
| STAIR - C | 11" | 6.87" | 40 | 144.87" |
| STAIR - D | 11" | 6.87" | 46 | 123.69" |
| STAIR - E | 11" | 6.87" | 42 | 60.50" |
| STAIR - F | 11" | 6.87" | 18 | 62.00" |

| LENGTH OF TRAVEL DISTANCE (WITH SPRINKLER SYSTEM) | | | |
|---|---|---|---|
| OCCUPANCY GROUP | MAX. TRAVEL DISTANCE (BC TABLE 1015.1) | COMMON PATH OF EGRESS TRAVEL (BC 1013.3) | DEAD END (BC 1016.3) |
| M | 200' | 75' | 20' |




* RESTROOM FACILITIES ARE LOCATED ON 3RD FLOOR

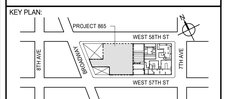
**EGRESS AND FIRE RATING LEGEND**

- ONE HOUR RATED PARTITION
- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- FOUR HOUR RATED PARTITION
- NON RATED SMOKE SEPARATION
- COMMON TRAVEL DISTANCE
- DEAD END
- MAXIMUM TRAVEL DISTANCE
- MAXIMUM TRAVEL DISTANCE WITHIN DWELLING UNIT

**SYMBOLS LEGEND**

- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- WALL MOUNTED/ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- ILLUMINATED NO EXIT SIGN
- ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- FEC FIRE EXTINGUISHER CABINET
- SPRINKLER HEAD (REFER TO FP DRAWINGS)
- STANDPIPE
- SPRINKLER RISER
- SIAMESE CONNECTION
- SMOKE DETECTOR
- SC SMOKE /CARBON MONOXIDE DETECTOR
- EM CEILING MOUNTED EMERGENCY LIGHT
- EM WALL MOUNTED EMERGENCY LIGHT
- 90 DOOR RATING (MINUTES)

KEY PLAN:




PROJECT NORTH / TRUE NORTH


DEVELOPER:
**EXTELL DEVELOPMENT COMPANY**
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
**ADRIAN SMITH + GORDON GILL ARCHITECTURE**
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
**Rottet Architecture and Design Studio, PLLC**
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
**AAI ARCHITECTS, P.C.**
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
**WSP CANTOR SEINUK**
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
**AKF GROUP**
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
**Langan Engineering & Environmental Services**
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
**Construction Consulting Associates**
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
**AJLP Consulting**
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
**Jan Hird Pokorny Associates, Inc.**
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540


| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | D.O.B. SUBMISSION | 05 DEC 14 |
| 3 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 4 | D.O.B. SUBMISSION | 18 FEB 15 |
| 5 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 6 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 7 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 8 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 9 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 10 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 11 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 12 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 4'-0" 8'-0" 16'-0"

**D.O.B. SUBMISSION**


Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.


ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT: AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
2ND FLOOR PLAN

SEAL & SIGNATURE:

| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: 12 |
| CHK: Checker | |
| SCALE: 1/8" = 1'-0" | |
| DWG No: | A-037.02 |
| DOB PAGE No: | 10 of 33 |

DOB EMPLOYEE STAMP: DOB B-SCAN:

DEPT OF BLDGS 421263505 Job Number
E500635927 Scan Code

**OCCUPANT LOADS SUMMARY 3RD FLOOR PLAN**

| OCCUPANCY | OCCUPANCY GROUP | AREA | OCCUPANCY LOAD FACTOR | OCCUPANT LOAD |
|---|---|---|---|---|
| RETAIL | M | 26,379 SF | 60 SF | ** 440 |
| ASSEMBLY | A-2 | 1,274 SF | 15 SF | ** 85 |
| STORAGE | S-1 | 2,124 SF | 300 SF | ** 8 |
| STORAGE | S-1 | 199 SF | 300 SF | ** 1 |
| STORAGE | S-1 | 1,311 SF | 300 SF | ** 5 |
| Grand total | | | | ** 539 |

**OCCUPANT LOADS SUMMARY INTERMEDIATE 1780 FACADE ACCESS PLATFORM**

| OCCUPANCY | OCCUPANCY GROUP | AREA | OCCUPANCY LOAD FACTOR | OCCUPANT LOAD |
|---|---|---|---|---|
| ASSEMBLY | A-2 | 690 SF | 15 SF | ** 46 |
| Grand total | | | | ** 46 |

**EXIT STAIR SUMMARY - BC TABLE 1005.1**

| STAIR DESIGNATION | STAIR WIDTH (IN) | STAIRWAYS (INCHES PER OCCUPANT) | STAIR CAPACITY | STAIR LOAD |
|---|---|---|---|---|
| | | | TOTAL (746) | TOTAL (585) |
| STAIR - C | 60" | 0.3 | 200 | ** 147 |
| STAIR - D | 60" | 0.3 | 200 | ** 146 |
| STAIR - E | 60" | 0.3 | 200 | ** 146 |
| STAIR - F | 44" | 0.3 | 146 | ** 146 |

**EXIT SELF CLOSING DOOR SUMMARY - BC TABLE 1005.1**

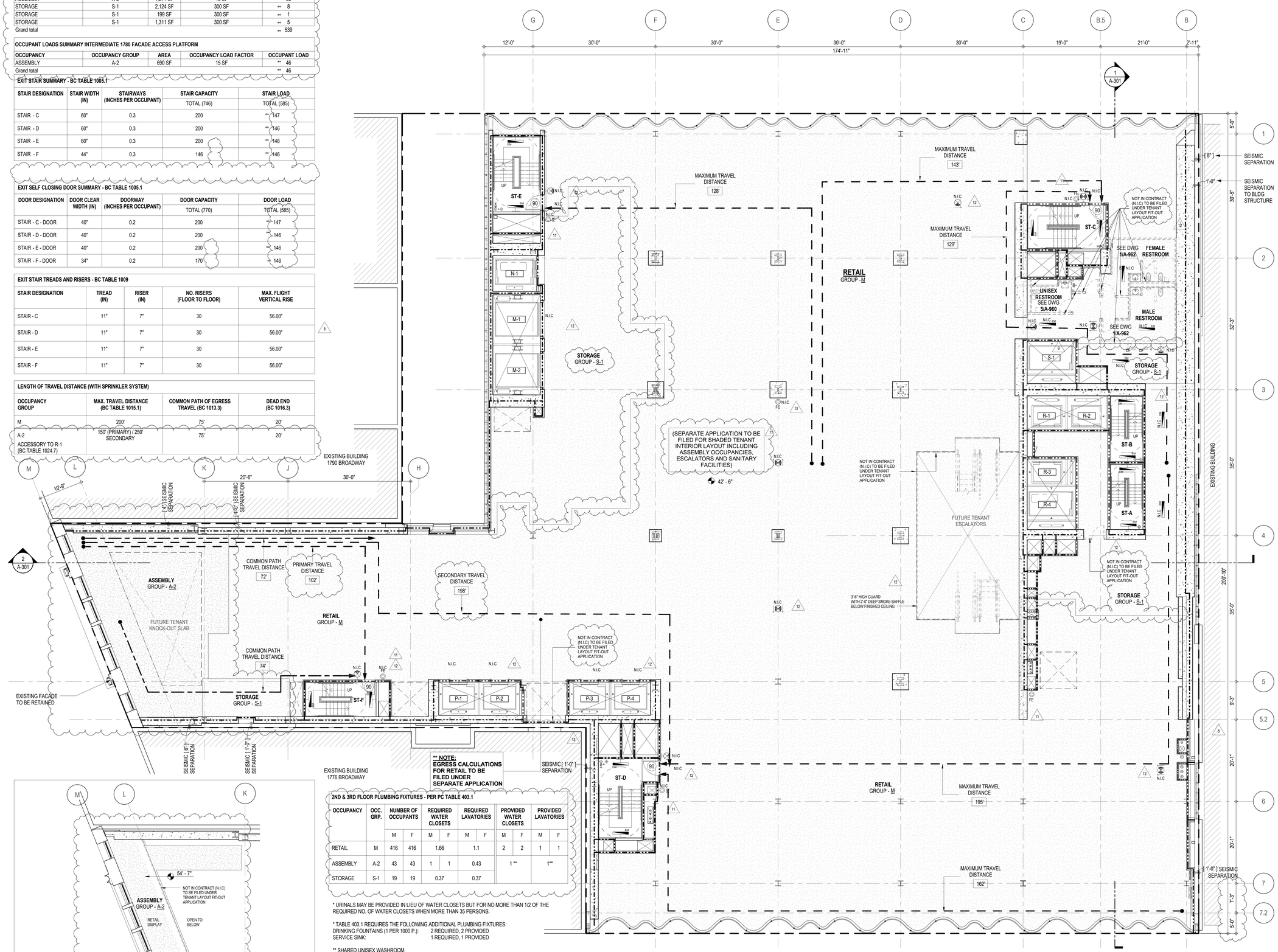
| DOOR DESIGNATION | DOOR CLEAR WIDTH (IN) | DOORWAY (INCHES PER OCCUPANT) | DOOR CAPACITY | DOOR LOAD |
|---|---|---|---|---|
| | | | TOTAL (770) | TOTAL (585) |
| STAIR - C - DOOR | 40" | 0.2 | 200 | ** 147 |
| STAIR - D - DOOR | 40" | 0.2 | 200 | ** 146 |
| STAIR - E - DOOR | 40" | 0.2 | 200 | ** 146 |
| STAIR - F - DOOR | 34" | 0.2 | 170 | ** 146 |

**EXIT STAIR TREADS AND RISERS - BC TABLE 1009**

| STAIR DESIGNATION | TREAD (IN) | RISER (IN) | NO. RISERS (FLOOR TO FLOOR) | MAX. FLIGHT VERTICAL RISE |
|---|---|---|---|---|
| STAIR - C | 11" | 7" | 30 | 56.00" |
| STAIR - D | 11" | 7" | 30 | 56.00" |
| STAIR - E | 11" | 7" | 30 | 56.00" |
| STAIR - F | 11" | 7" | 30 | 56.00" |

**LENGTH OF TRAVEL DISTANCE (WITH SPRINKLER SYSTEM)**

| OCCUPANCY GROUP | MAX. TRAVEL DISTANCE (BC TABLE 1015.1) | COMMON PATH OF EGRESS TRAVEL (BC 1013.3) | DEAD END (BC 1016.3) |
|---|---|---|---|
| M | 200' | 75' | 20' |
| A-2<br>ACCESSORY TO R-1<br>(BC TABLE 1024.7) | 150' (PRIMARY) / 250' SECONDARY | 75' | 20' |



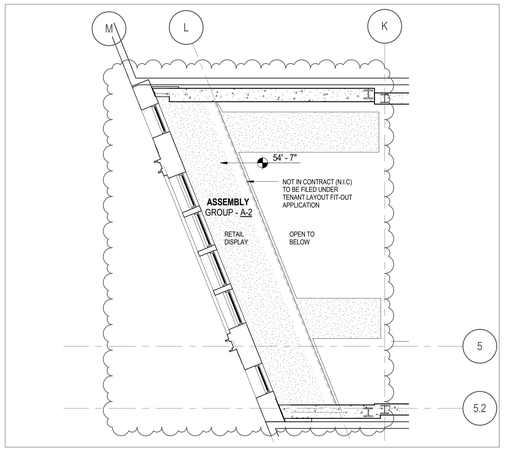

**2ND & 3RD FLOOR PLUMBING FIXTURES - PER PC TABLE 403.1**

| OCCUPANCY | OCC. GRP. | NUMBER OF OCCUPANTS | | REQUIRED WATER CLOSETS | | REQUIRED LAVATORIES | | PROVIDED WATER CLOSETS | | PROVIDED LAVATORIES | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | | M | F | M | F | M | F | M | F | M | F |
| RETAIL | M | 416 | 416 | 1.66 | | 1.1 | | 2 | 2 | 1 | 1 |
| ASSEMBLY | A-2 | 43 | 43 | 1 | 1 | 0.43 | | 1 ** | | 1** | |
| STORAGE | S-1 | 19 | 19 | 0.37 | | 0.37 | | | | | |

* URINALS MAY BE PROVIDED IN LIEU OF WATER CLOSETS BUT FOR NO MORE THAN 1/2 OF THE REQUIRED NO. OF WATER CLOSETS WHEN MORE THAN 35 PERSONS.

* TABLE 403.1 REQUIRES THE FOLLOWING ADDITIONAL PLUMBING FIXTURES:
DRINKING FOUNTAINS (1 PER 1000 P.): 2 REQUIRED, 2 PROVIDED
SERVICE SINK: 1 REQUIRED, 1 PROVIDED

** SHARED UNISEX WASHROOM




**INTERMEDIATE 1780 FACADE ACCESS PLATFORM**

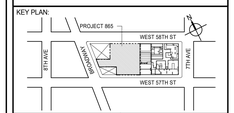
**EGRESS AND FIRE RATING LEGEND**

- ONE HOUR RATED PARTITION
- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- FOUR HOUR RATED PARTITION
- NON RATED SMOKE SEPARATION
- COMMON TRAVEL DISTANCE
- DEAD END
- MAXIMUM TRAVEL DISTANCE
- MAXIMUM TRAVEL DISTANCE WITHIN DWELLING UNIT

**SYMBOLS LEGEND**

- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- WALL MOUNTED/ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- ILLUMINATED NO EXIT SIGN
- ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- FEC FIRE EXTINGUISHER CABINET
- SPRINKLER HEAD (REFER TO FP DRAWINGS)
- STANDPIPE
- SPRINKLER RISER
- SIAMESE CONNECTION
- SMOKE DETECTOR
- SC SMOKE /CARBON MONOXIDE DETECTOR
- EM CEILING MOUNTED EMERGENCY LIGHT
- EM WALL MOUNTED EMERGENCY LIGHT
- 90 DOOR RATING (MINUTES)

KEY PLAN:




PROJECT NORTH: TRUE NORTH

DEVELOPER:
***EXTELL DEVELOPMENT COMPANY***
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
***ADRIAN SMITH + GORDON GILL ARCHITECTURE***
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
***Rottet Architecture and Design Studio, PLLC***
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
***AAI ARCHITECTS, P.C.***
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
***WSP CANTOR SEINUK***
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
***AKF GROUP***
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
***Langan Engineering & Environmental Services***
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
***Construction Consulting Associates***
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
***AJLP Consulting***
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
***Jan Hird Pokorny Associates, Inc.***
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | D.O.B. SUBMISSION | 05 DEC 14 |
| 3 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 4 | D.O.B. SUBMISSION | 18 FEB 15 |
| 5 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 6 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 7 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 8 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 9 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 10 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 11 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 12 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 4' - 0" 8' - 0" 16' - 0"

**D.O.B. SUBMISSION**

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT:
AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
3RD FLOOR PLAN

SEAL & SIGNATURE:
REGISTERED ARCHITECT MICHAEL DAVID LANDON NO. 026858 STATE OF NEW YORK

| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: |
| CHK: Checker | 12 |
| SCALE: 1/8" = 1'-0" | |
| DWG No: | A-038.02 |
| DOB PAGE No: | 11 of 33 |

DOB EMPLOYEE STAMP: DOB B-SCAN:

36" x 48" Arch E - SHEET SIZE
FILE NAME:
PLOT DATE: 11/1/2016 4:51:26 PM

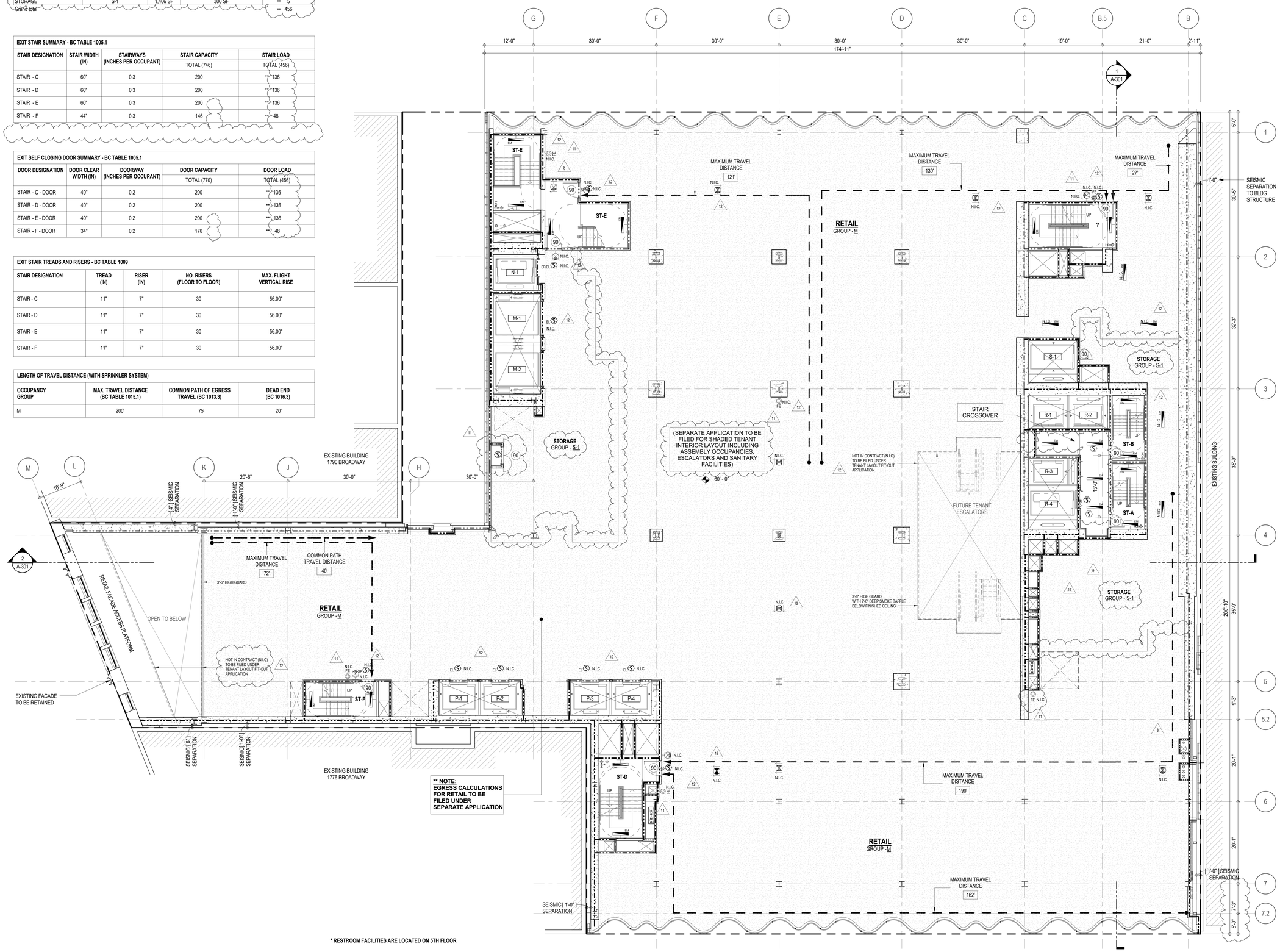
| OCCUPANT LOADS SUMMARY 4TH FLOOR PLAN | | | | |
|---|---|---|---|---|
| OCCUPANCY | OCCUPANCY GROUP | AREA | OCCUPANCY LOAD FACTOR | OCCUPANT LOAD |
| RETAIL | M | 26,741 SF | 60 SF | ** 446 |
| STORAGE | S-1 | 1,476 SF | 300 SF | ** 5 |
| STORAGE | S-1 | 1,406 SF | 300 SF | ** 5 |
| Grand total | | | | ** 456 |

| EXIT STAIR SUMMARY - BC TABLE 1005.1 | | | | |
|---|---|---|---|---|
| STAIR DESIGNATION | STAIR WIDTH (IN) | STAIRWAYS (INCHES PER OCCUPANT) | STAIR CAPACITY | STAIR LOAD |
| | | | TOTAL (746) | TOTAL (456) |
| STAIR - C | 60" | 0.3 | 200 | ** 136 |
| STAIR - D | 60" | 0.3 | 200 | ** 136 |
| STAIR - E | 60" | 0.3 | 200 | ** 136 |
| STAIR - F | 44" | 0.3 | 146 | ** 48 |

| EXIT SELF CLOSING DOOR SUMMARY - BC TABLE 1005.1 | | | | |
|---|---|---|---|---|
| DOOR DESIGNATION | DOOR CLEAR WIDTH (IN) | DOORWAY (INCHES PER OCCUPANT) | DOOR CAPACITY | DOOR LOAD |
| | | | TOTAL (770) | TOTAL (456) |
| STAIR - C - DOOR | 40" | 0.2 | 200 | ** 136 |
| STAIR - D - DOOR | 40" | 0.2 | 200 | ** 136 |
| STAIR - E - DOOR | 40" | 0.2 | 200 | ** 136 |
| STAIR - F - DOOR | 34" | 0.2 | 170 | ** 48 |

| EXIT STAIR TREADS AND RISERS - BC TABLE 1009 | | | | |
|---|---|---|---|---|
| STAIR DESIGNATION | TREAD (IN) | RISER (IN) | NO. RISERS (FLOOR TO FLOOR) | MAX. FLIGHT VERTICAL RISE |
| STAIR - C | 11" | 7" | 30 | 56.00" |
| STAIR - D | 11" | 7" | 30 | 56.00" |
| STAIR - E | 11" | 7" | 30 | 56.00" |
| STAIR - F | 11" | 7" | 30 | 56.00" |

| LENGTH OF TRAVEL DISTANCE (WITH SPRINKLER SYSTEM) | | | |
|---|---|---|---|
| OCCUPANCY GROUP | MAX. TRAVEL DISTANCE (BC TABLE 1015.1) | COMMON PATH OF EGRESS TRAVEL (BC 1013.3) | DEAD END (BC 1016.3) |
| M | 200' | 75' | 20' |




* RESTROOM FACILITIES ARE LOCATED ON 5TH FLOOR

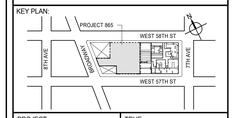
**EGRESS AND FIRE RATING LEGEND**

- ONE HOUR RATED PARTITION
- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- FOUR HOUR RATED PARTITION
- NON RATED SMOKE SEPARATION
- COMMON TRAVEL DISTANCE
- DEAD END
- MAXIMUM TRAVEL DISTANCE
- MAXIMUM TRAVEL DISTANCE WITHIN DWELLING UNIT

**SYMBOLS LEGEND**

- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- WALL MOUNTEDILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- ILLUMINATED NO EXIT SIGN
- ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- FEC FIRE EXTINGUISHER CABINET
- SPRINKLER HEAD (REFER TO FP DRAWINGS)
- STANDPIPE
- SPRINKLER RISER
- SIAMESE CONNECTION
- SMOKE DETECTOR
- SC SMOKE /CARBON MONOXIDE DETECTOR
- EM CEILING MOUNTED EMERGENCY LIGHT
- EM WALL MOUNTED EMERGENCY LIGHT
- 90 DOOR RATING (MINUTES)

KEY PLAN:




PROJECT NORTH / TRUE NORTH


DEVELOPER:
**EXTELL DEVELOPMENT COMPANY**
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
**ADRIAN SMITH + GORDON GILL ARCHITECTURE**
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
**Rottet Architecture and Design Studio, PLLC**
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
**AAI ARCHITECTS, P.C.**
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
**WSP CANTOR SEINUK**
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
**AKF GROUP**
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
**Langan Engineering & Environmental Services**
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
**Construction Consulting Associates**
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
**AJLP Consulting**
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
**Jan Hird Pokorny Associates, Inc.**
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540


| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | D.O.B. SUBMISSION | 05 DEC 14 |
| 3 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 4 | D.O.B. SUBMISSION | 18 FEB 15 |
| 5 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 6 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 7 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 8 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 9 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 10 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 11 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 12 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 4'-0" 8'-0" 16'-0"

**D.O.B. SUBMISSION**


Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.


ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT: AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
4TH FLOOR PLAN

SEAL & SIGNATURE: REGISTERED ARCHITECT JAMES DAVID JAMISON No. 026881 STATE OF NEW YORK

| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: |
| CHK: Checker | 12 |
| SCALE: 1/8" = 1'-0" | |
| DWG No: | A-039.02 |
| DOB PAGE No: | 12 of 33 |

DOB EMPLOYEE STAMP: DOB B-SCAN:

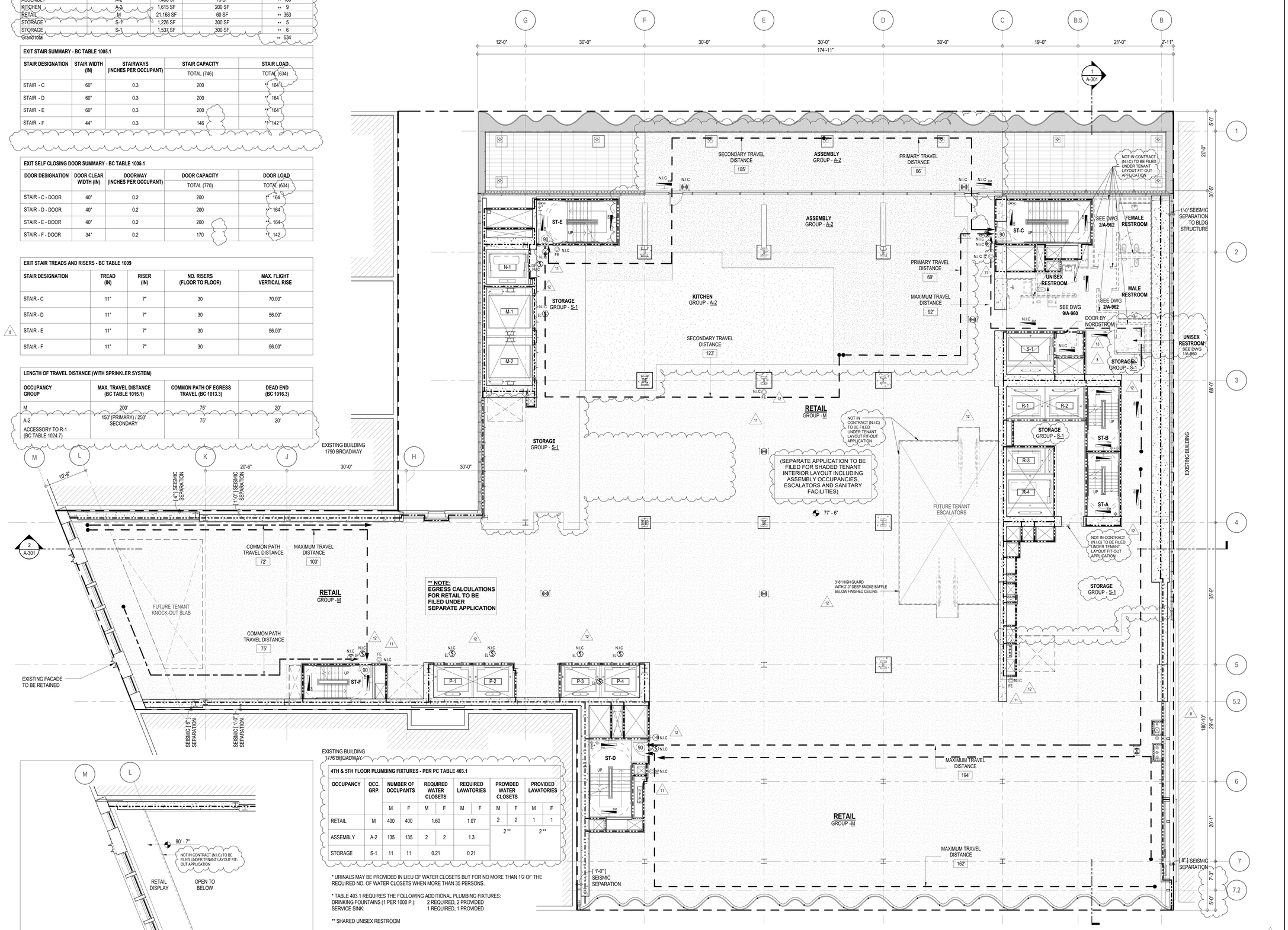
| OCCUPANT LOADS SUMMARY 5TH FLOOR PLAN | | | | |
|---|---|---|---|---|
| OCCUPANCY | OCCUPANCY GROUP | AREA | OCCUPANCY LOAD FACTOR | OCCUPANT LOAD |
| ASSEMBLY | A-2 | 2,404 SF | 15 SF | ** 161 |
| ASSEMBLY | A-2 | 1,486 SF | 15 SF | ** 100 |
| KITCHEN | A-2 | 1,615 SF | 200 SF | ** 9 |
| RETAIL | M | 21,168 SF | 60 SF | ** 353 |
| STORAGE | S-1 | 1,226 SF | 300 SF | ** 5 |
| STORAGE | S-1 | 1,537 SF | 300 SF | ** 6 |
| Grand total | | | | ** 634 |

| EXIT STAIR SUMMARY - BC TABLE 1005.1 | | | | |
|---|---|---|---|---|
| STAIR DESIGNATION | STAIR WIDTH (IN) | STAIRWAYS (INCHES PER OCCUPANT) | STAIR CAPACITY | STAIR LOAD |
| | | | TOTAL (746) | TOTAL (634) |
| STAIR - C | 60" | 0.3 | 200 | ** 164 |
| STAIR - D | 60" | 0.3 | 200 | ** 164 |
| STAIR - E | 60" | 0.3 | 200 | ** 164 |
| STAIR - F | 44" | 0.3 | 146 | ** 142 |

| EXIT SELF CLOSING DOOR SUMMARY - BC TABLE 1005.1 | | | | |
|---|---|---|---|---|
| DOOR DESIGNATION | DOOR CLEAR WIDTH (IN) | DOORWAY (INCHES PER OCCUPANT) | DOOR CAPACITY | DOOR LOAD |
| | | | TOTAL (770) | TOTAL (634) |
| STAIR - C - DOOR | 40" | 0.2 | 200 | ** 164 |
| STAIR - D - DOOR | 40" | 0.2 | 200 | ** 164 |
| STAIR - E - DOOR | 40" | 0.2 | 200 | ** 164 |
| STAIR - F - DOOR | 34" | 0.2 | 170 | ** 142 |

| EXIT STAIR TREADS AND RISERS - BC TABLE 1009 | | | | |
|---|---|---|---|---|
| STAIR DESIGNATION | TREAD (IN) | RISER (IN) | NO. RISERS (FLOOR TO FLOOR) | MAX. FLIGHT VERTICAL RISE |
| STAIR - C | 11" | 7" | 30 | 70.00" |
| STAIR - D | 11" | 7" | 30 | 56.00" |
| STAIR - E | 11" | 7" | 30 | 56.00" |
| STAIR - F | 11" | 7" | 30 | 56.00" |

| LENGTH OF TRAVEL DISTANCE (WITH SPRINKLER SYSTEM) | | | |
|---|---|---|---|
| OCCUPANCY GROUP | MAX. TRAVEL DISTANCE (BC TABLE 1015.1) | COMMON PATH OF EGRESS TRAVEL (BC 1013.3) | DEAD END (BC 1016.3) |
| M | 200' | 75' | 20' |
| A-2<br>ACCESSORY TO R-1 (BC TABLE 1024.7) | 150' (PRIMARY) / 250' SECONDARY | 75' | 20' |

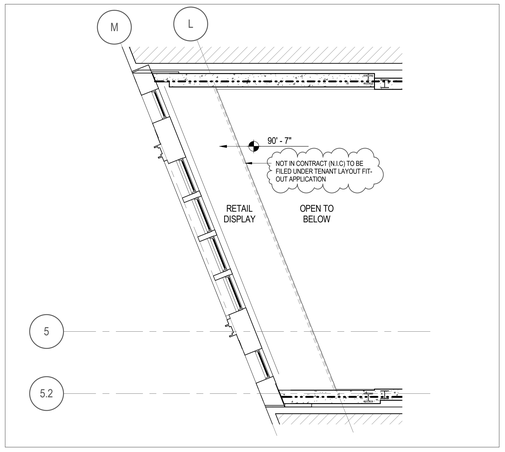



| 4TH & 5TH FLOOR PLUMBING FIXTURES - PER PC TABLE 403.1 | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| OCCUPANCY | OCC. GRP. | NUMBER OF OCCUPANTS | | REQUIRED WATER CLOSETS | | REQUIRED LAVATORIES | | PROVIDED WATER CLOSETS | | PROVIDED LAVATORIES | |
| | | M | F | M | F | M | F | M | F | M | F |
| RETAIL | M | 400 | 400 | 1.60 | | 1.07 | | 2 | 2 | 1 | 1 |
| ASSEMBLY | A-2 | 135 | 135 | 2 | 2 | 1.3 | | 2 ** | | 2 ** | |
| STORAGE | S-1 | 11 | 11 | 0.21 | | 0.21 | | | | | |

* URINALS MAY BE PROVIDED IN LIEU OF WATER CLOSETS BUT FOR NO MORE THAN 1/2 OF THE REQUIRED NO. OF WATER CLOSETS WHEN MORE THAN 35 PERSONS.

* TABLE 403.1 REQUIRES THE FOLLOWING ADDITIONAL PLUMBING FIXTURES:
DRINKING FOUNTAINS (1 PER 1000 P.): 2 REQUIRED, 2 PROVIDED
SERVICE SINK: 1 REQUIRED, 1 PROVIDED

** SHARED UNISEX RESTROOM



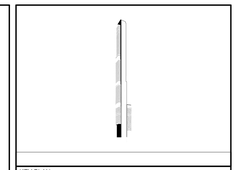

INTERMEDIATE 1780 FACADE ACCESS PLATFORM

**EGRESS AND FIRE RATING LEGEND**

- ONE HOUR RATED PARTITION
- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- FOUR HOUR RATED PARTITION
- NON RATED SMOKE SEPARATION
- COMMON TRAVEL DISTANCE
- DEAD END
- MAXIMUM TRAVEL DISTANCE
- MAXIMUM TRAVEL DISTANCE WITHIN DWELLING UNIT

**SYMBOLS LEGEND**

- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- WALL MOUNTED ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- ILLUMINATED NO EXIT SIGN
- ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- FEC FIRE EXTINGUISHER CABINET
- SPRINKLER HEAD (REFER TO FP DRAWINGS)
- STANDPIPE
- SPRINKLER RISER
- SIAMESE CONNECTION
- SMOKE DETECTOR
- SC SMOKE /CARBON MONOXIDE DETECTOR
- CEILING MOUNTED EMERGENCY LIGHT
- WALL MOUNTED EMERGENCY LIGHT
- 90 DOOR RATING (MINUTES)




PROJECT NORTH: TRUE NORTH


DEVELOPER:
**EXTELL DEVELOPMENT COMPANY**
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
**ADRIAN SMITH + GORDON GILL ARCHITECTURE**
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
**Rottet Architecture and Design Studio, PLLC**
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
**AAI ARCHITECTS, P.C.**
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
**WSP CANTOR SEINUK**
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
**AKF GROUP**
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
**Langan Engineering & Environmental Services**
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
**Construction Consulting Associates**
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
**AJLP Consulting**
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
**Jan Hird Pokorny Associates, Inc.**
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540


| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | D.O.B. SUBMISSION | 05 DEC 14 |
| 3 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 4 | D.O.B. SUBMISSION | 18 FEB 15 |
| 5 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 6 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 7 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 8 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 9 | C/MIL DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 10 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 11 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 12 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| 13 | ASI ISSUE - 11 | 16 DEC 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 4'-0" 8'-0" 16'-0"

**D.O.B. SUBMISSION**


Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.


CONSULTANT: AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
5TH FLOOR PLAN

SEAL & SIGNATURE: REGISTERED ARCHITECT JAE DAVID PARK 026883 STATE OF NEW YORK

| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: 13 |
| CHK: Checker | |
| SCALE: 1/8" = 1'-0" | |
| DWG No: | A-040.02 |
| DOB PAGE No: | 13 of 33 |

DOB EMPLOYEE STAMP: DOB B-SCAN:


DEPT OF BLDGS 421208305 Job Number
E500503215 Scan Code
36" x 48" Arch E - SHEET SIZE
FILE NAME: C:\Revit Local Files\X-Mend\EXTELL-865-AKI-TWR-DOB_sjanchip.rvt
PLOT DATE: 1/12/2018 3:35:17 PM

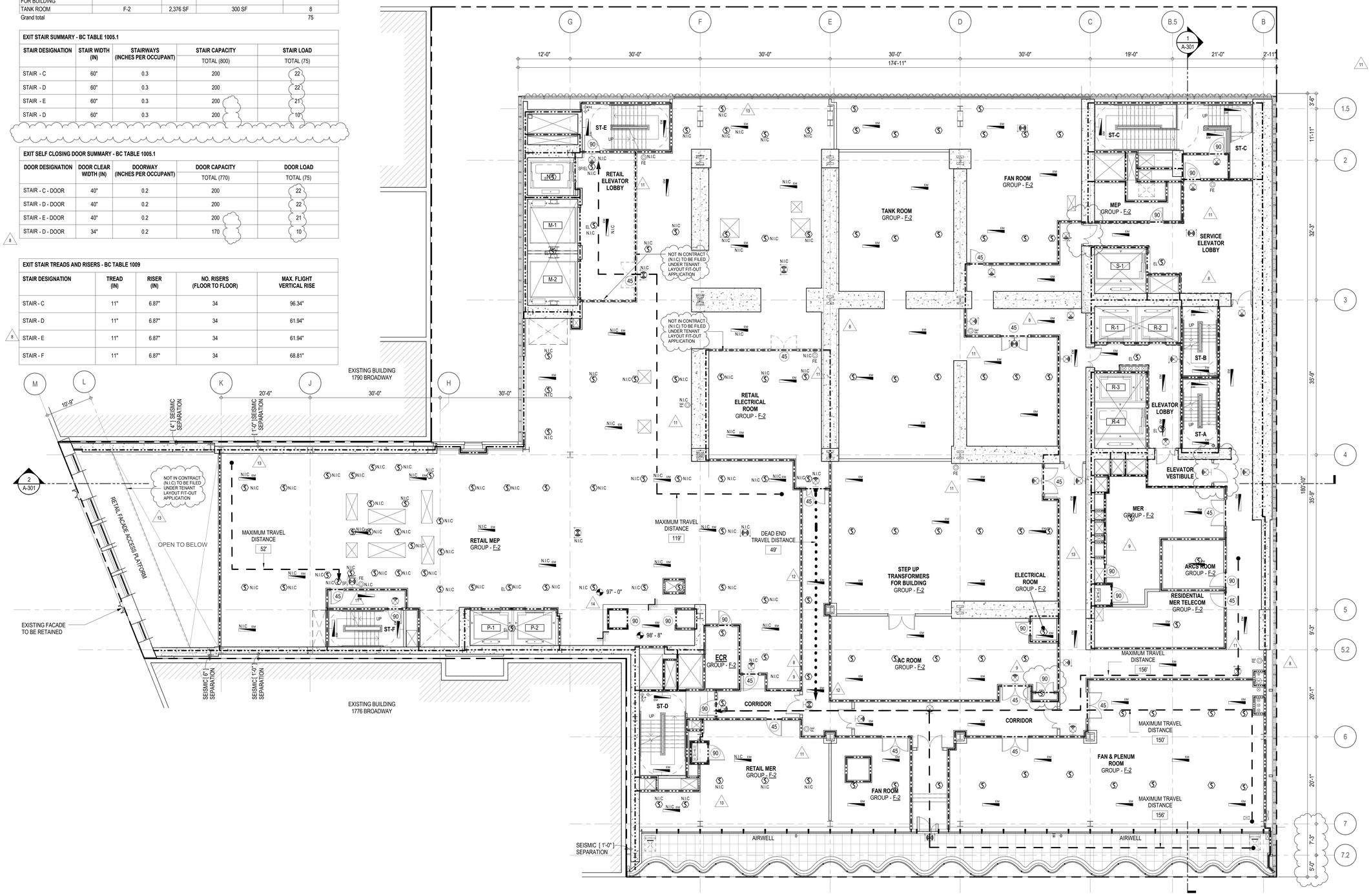
| OCCUPANT LOADS SUMMARY 6TH FLOOR PLAN | | | | |
|---|---|---|---|---|
| OCCUPANCY | OCCUPANCY GROUP | AREA | OCCUPANCY LOAD FACTOR | OCCUPANT LOAD |
| AC ROOM | F-2 | 935 SF | 300 SF | 4 |
| ARCS ROOM | F-2 | 172 SF | 300 SF | 1 |
| ELECTRICAL ROOM | F-2 | 32 SF | 300 SF | 1 |
| FAN & PLENUM ROOM | F-2 | 2,034 SF | 300 SF | 7 |
| FAN ROOM | F-2 | 1,735 SF | 300 SF | 7 |
| MEP | F-2 | 122 SF | 300 SF | 1 |
| MER | F-2 | 523 SF | 300 SF | 2 |
| RESIDENTIAL MER TELECOM | F-2 | 348 SF | 300 SF | 2 |
| RETAIL ELECTRICAL ROOM | F-2 | 693 SF | 300 SF | 3 |
| RETAIL MEP | F-2 | 8,918 SF | 300 SF | 30 |
| RETAIL MER | F-2 | 822 SF | 300 SF | 3 |
| STEP UP TRANSFORMERS FOR BUILDING | F-2 | 1,728 SF | 300 SF | 6 |
| TANK ROOM | F-2 | 2,376 SF | 300 SF | 8 |
| Grand total | | | | 75 |

| LENGTH OF TRAVEL DISTANCE (WITH SPRINKLER SYSTEM) | | | |
|---|---|---|---|
| OCCUPANCY GROUP | MAX. TRAVEL DISTANCE (BC TABLE 1015.1) | COMMON PATH OF EGRESS TRAVEL (BC 1013.3) | DEAD END (BC 1016.3) |
| F-2 | 250' | 100' | 50' |

| EXIT STAIR SUMMARY - BC TABLE 1005.1 | | | | |
|---|---|---|---|---|
| STAIR DESIGNATION | STAIR WIDTH (IN) | STAIRWAYS (INCHES PER OCCUPANT) | STAIR CAPACITY | STAIR LOAD |
| | | | TOTAL (800) | TOTAL (75) |
| STAIR - C | 60" | 0.3 | 200 | 22 |
| STAIR - D | 60" | 0.3 | 200 | 22 |
| STAIR - E | 60" | 0.3 | 200 | 21 |
| STAIR - D | 60" | 0.3 | 200 | 10 |

| EXIT SELF CLOSING DOOR SUMMARY - BC TABLE 1005.1 | | | | |
|---|---|---|---|---|
| DOOR DESIGNATION | DOOR CLEAR WIDTH (IN) | DOORWAY (INCHES PER OCCUPANT) | DOOR CAPACITY | DOOR LOAD |
| | | | TOTAL (770) | TOTAL (75) |
| STAIR - C - DOOR | 40" | 0.2 | 200 | 22 |
| STAIR - D - DOOR | 40" | 0.2 | 200 | 22 |
| STAIR - E - DOOR | 40" | 0.2 | 200 | 21 |
| STAIR - D - DOOR | 34" | 0.2 | 170 | 10 |

| EXIT STAIR TREADS AND RISERS - BC TABLE 1009 | | | | |
|---|---|---|---|---|
| STAIR DESIGNATION | TREAD (IN) | RISER (IN) | NO. RISERS (FLOOR TO FLOOR) | MAX. FLIGHT VERTICAL RISE |
| STAIR - C | 11" | 6.87" | 34 | 96.34" |
| STAIR - D | 11" | 6.87" | 34 | 61.94" |
| STAIR - E | 11" | 6.87" | 34 | 61.94" |
| STAIR - F | 11" | 6.87" | 34 | 68.81" |



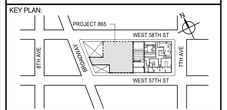

**EGRESS AND FIRE RATING LEGEND**

- ONE HOUR RATED PARTITION
- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- FOUR HOUR RATED PARTITION
- NON RATED SMOKE SEPARATION
- COMMON TRAVEL DISTANCE
- DEAD END
- MAXIMUM TRAVEL DISTANCE
- MAXIMUM TRAVEL DISTANCE WITHIN DWELLING UNIT

**SYMBOLS LEGEND**

- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- WALL MOUNTEDILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- ILLUMINATED NO EXIT SIGN
- ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- FEC FIRE EXTINGUISHER CABINET
- SPRINKLER HEAD (REFER TO FP DRAWINGS)
- STANDPIPE
- SPRINKLER RISER
- SIAMESE CONNECTION
- SMOKE DETECTOR
- SC SMOKE /CARBON MONOXIDE DETECTOR
- EM CEILING MOUNTED EMERGENCY LIGHT
- EM WALL MOUNTED EMERGENCY LIGHT
- 90 DOOR RATING (MINUTES)

KEY PLAN:




PROJECT NORTH / TRUE NORTH


DEVELOPER:
**EXTELL DEVELOPMENT COMPANY**
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
**ADRIAN SMITH + GORDON GILL ARCHITECTURE**
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
**Rottet Architecture and Design Studio, PLLC**
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
**AAI ARCHITECTS, P.C.**
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
**WSP CANTOR SEINUK**
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
**AKF GROUP**
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
**Langan Engineering & Environmental Services**
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
**Construction Consulting Associates**
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
**AJLP Consulting**
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
**Jan Hird Pokorny Associates, Inc.**
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540


| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | D.O.B. SUBMISSION | 05 DEC 14 |
| 3 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 4 | D.O.B. SUBMISSION | 18 FEB 15 |
| 5 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 6 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 7 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 8 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 9 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 10 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 11 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 12 | CD BULLETIN ISSUE - 1 | 22 APR 16 |
| 13 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| 14 | CD BULLETIN ISSUE - 9 | 13 FEB 17 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 4'-0" 8'-0" 16'-0"

**D.O.B. SUBMISSION**


Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.


ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT: AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
6TH FLOOR PLAN

SEAL & SIGNATURE: REGISTERED ARCHITECT ADRIAN DAVID GOLDSMITH No. 026858 STATE OF NEW YORK

| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: 14 |
| CHK: Checker | |
| SCALE: 1/8" = 1'-0" | |
| DWG No: | A-041.02 |
| DOB PAGE No: | 14 of 33 |

DOB EMPLOYEE STAMP: DOB B-SCAN:


DEPT OF BLDGS 421208305 Job Number E362187489B6 Scan Code
36" x 48" Arch E - SHEET SIZE
FILE NAME: PLOT DATE: 1/11/2016 4:42:51 PM

DEPT OF BLDGS 421208305 Job Number
E3402013814 Scan Code

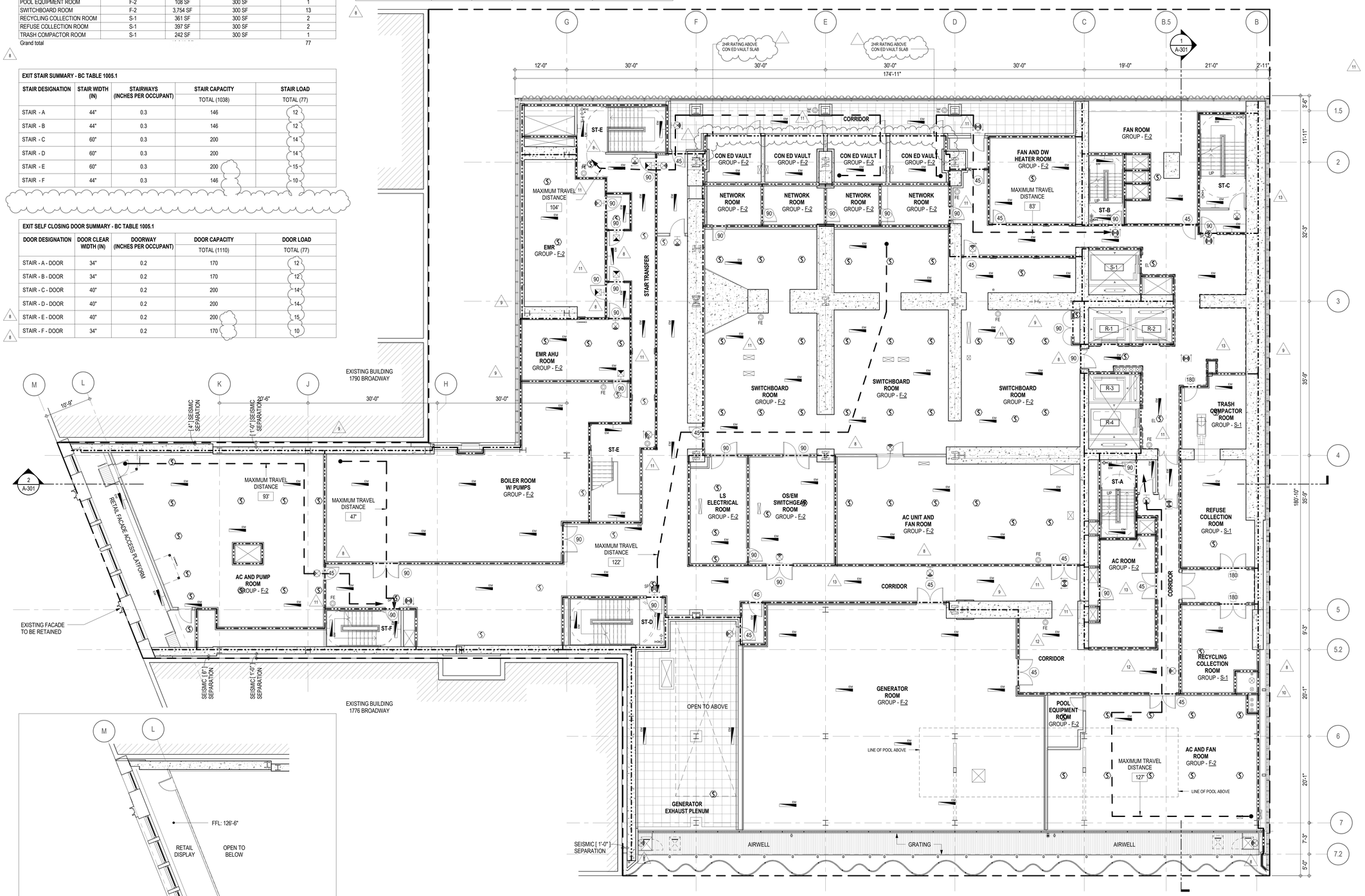
| OCCUPANT LOADS SUMMARY 7TH FLOOR PLAN | | | | |
|---|---|---|---|---|
| OCCUPANCY | OCCUPANCY GROUP | AREA | OCCUPANCY LOAD FACTOR | OCCUPANT LOAD |
| AC AND FAN ROOM | F-2 | 1,474 SF | 300 SF | 5 |
| AC AND PUMP ROOM | F-2 | 1,647 SF | 300 SF | 6 |
| AC ROOM | F-2 | 346 SF | 300 SF | 2 |
| AC UNIT AND FAN ROOM | F-2 | 1,363 SF | 300 SF | 5 |
| BOILER ROOM W/ PUMPS | F-2 | 1,849 SF | 300 SF | 7 |
| CON ED VAULT | F-2 | 640 SF | 300 SF | 4 |
| EMR | F-2 | 690 SF | 300 SF | 3 |
| EMR AHU ROOM | F-2 | 381 SF | 300 SF | 2 |
| FAN AND DW HEATER ROOM | F-2 | 414 SF | 300 SF | 2 |
| FAN ROOM | F-2 | 472 SF | 300 SF | 2 |
| GENERATOR ROOM | F-2 | 3,468 SF | 300 SF | 12 |
| LS ELECTRICAL ROOM | F-2 | 336 SF | 300 SF | 2 |
| NETWORK ROOM | F-2 | 565 SF | 300 SF | 4 |
| OS/EM SWITCHGEAR ROOM | F-2 | 509 SF | 300 SF | 2 |
| POOL EQUIPMENT ROOM | F-2 | 108 SF | 300 SF | 1 |
| SWITCHBOARD ROOM | F-2 | 3,754 SF | 300 SF | 13 |
| RECYCLING COLLECTION ROOM | S-1 | 361 SF | 300 SF | 2 |
| REFUSE COLLECTION ROOM | S-1 | 397 SF | 300 SF | 2 |
| TRASH COMPACTOR ROOM | S-1 | 242 SF | 300 SF | 1 |
| Grand total | | | | 77 |

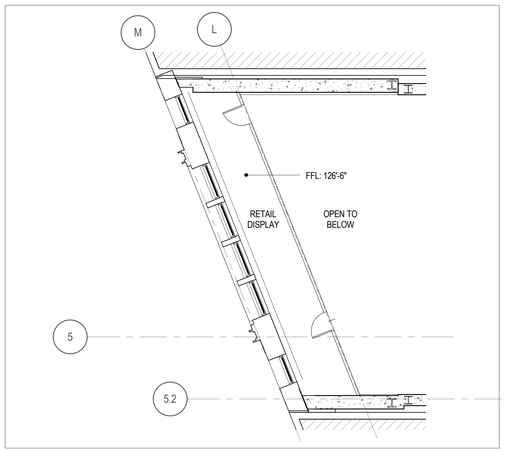
| EXIT STAIR TREADS AND RISERS - BC TABLE 1009 | | | | |
|---|---|---|---|---|
| STAIR DESIGNATION | TREAD (IN) | RISER (IN) | NO. RISERS (FLOOR TO FLOOR) | MAX. FLIGHT VERTICAL RISE |
| STAIR - A | 9.5" | 7.44" | 34 | 66.69' |
| STAIR - B | 9.5" | 7.44" | 34 | 66.69' |
| STAIR - C | 11" | 7" | 36 | 84.00' |
| STAIR - D | 11" | 7" | 36 | 63.00' |
| STAIR - E | 11" | 7" | 36 | 70.00' |
| STAIR - F | 11" | 7" | 36 | 70.00' |

| LENGTH OF TRAVEL DISTANCE (WITH SPRINKLER SYSTEM) | | | |
|---|---|---|---|
| OCCUPANCY GROUP | MAX. TRAVEL DISTANCE (BC TABLE 1015.1) | COMMON PATH OF EGRESS TRAVEL (BC 1013.3) | DEAD END (BC 1016.3) |
| F-2 | 250' | 100' | 50' |

| EXIT STAIR SUMMARY - BC TABLE 1005.1 | | | | |
|---|---|---|---|---|
| STAIR DESIGNATION | STAIR WIDTH (IN) | STAIRWAYS (INCHES PER OCCUPANT) | STAIR CAPACITY | STAIR LOAD |
| | | | TOTAL (1038) | TOTAL (77) |
| STAIR - A | 44" | 0.3 | 146 | 12 |
| STAIR - B | 44" | 0.3 | 146 | 12 |
| STAIR - C | 60" | 0.3 | 200 | 14 |
| STAIR - D | 60" | 0.3 | 200 | 14 |
| STAIR - E | 60" | 0.3 | 200 | 15 |
| STAIR - F | 44" | 0.3 | 146 | 10 |

| EXIT SELF CLOSING DOOR SUMMARY - BC TABLE 1005.1 | | | | |
|---|---|---|---|---|
| DOOR DESIGNATION | DOOR CLEAR WIDTH (IN) | DOORWAY (INCHES PER OCCUPANT) | DOOR CAPACITY | DOOR LOAD |
| | | | TOTAL (1110) | TOTAL (77) |
| STAIR - A - DOOR | 34" | 0.2 | 170 | 12 |
| STAIR - B - DOOR | 34" | 0.2 | 170 | 12 |
| STAIR - C - DOOR | 40" | 0.2 | 200 | 14 |
| STAIR - D - DOOR | 40" | 0.2 | 200 | 14 |
| STAIR - E - DOOR | 40" | 0.2 | 200 | 15 |
| STAIR - F - DOOR | 34" | 0.2 | 170 | 10 |




INTERMEDIATE 1780 FACADE ACCESS PLATFORM

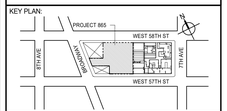
**EGRESS AND FIRE RATING LEGEND**

- ONE HOUR RATED PARTITION
- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- FOUR HOUR RATED PARTITION
- NON RATED SMOKE SEPARATION
- COMMON TRAVEL DISTANCE
- DEAD END
- MAXIMUM TRAVEL DISTANCE
- MAXIMUM TRAVEL DISTANCE WITHIN DWELLING UNIT

**SYMBOLS LEGEND**

- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- WALL MOUNTEDILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- ILLUMINATED NO EXIT SIGN
- ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- FEC FIRE EXTINGUISHER CABINET
- SPRINKLER HEAD (REFER TO FP DRAWINGS)
- STANDPIPE
- SPRINKLER RISER
- SIAMESE CONNECTION
- SMOKE DETECTOR
- SC SMOKE /CARBON MONOXIDE DETECTOR
- EM CEILING MOUNTED EMERGENCY LIGHT
- EM WALL MOUNTED EMERGENCY LIGHT
- 90 DOOR RATING (MINUTES)

KEY PLAN:




PROJECT NORTH: TRUE NORTH

DEVELOPER:
**EXTELL DEVELOPMENT COMPANY**
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
**ADRIAN SMITH + GORDON GILL ARCHITECTURE**
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
**Rottet Architecture and Design Studio, PLLC**
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
**AAI ARCHITECTS, P.C.**
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
**WSP CANTOR SEINUK**
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
**AKF GROUP**
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
**Langan Engineering & Environmental Services**
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
**Construction Consulting Associates**
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
**AJLP Consulting**
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
**Jan Hird Pokorny Associates, Inc.**
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | D.O.B. SUBMISSION | 05 DEC 14 |
| 3 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 4 | D.O.B. SUBMISSION | 18 FEB 15 |
| 5 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 6 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 7 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 8 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 9 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 10 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 11 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 12 | CD BULLETIN ISSUE - 1 | 22 APR 16 |
| 13 | CD BULLETIN ISSUE - 7 | 14 SEP 16 |
| | D.O.B. AMENDMENT 3 | 03 OCT 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 4'-0" 8'-0" 16'-0"

**D.O.B. SUBMISSION**

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT: AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
7TH FLOOR PLAN

SEAL & SIGNATURE: REGISTERED ARCHITECT ADRIAN DAVID SMITH 026881 STATE OF NEW YORK

| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: 13 |
| CHK: Checker | |
| SCALE: 1/8" = 1'-0" | |
| DWG No: | A-042.03 |
| DOB PAGE No: | 15 of 33 |

DOB EMPLOYEE STAMP: DOB B-SCAN:

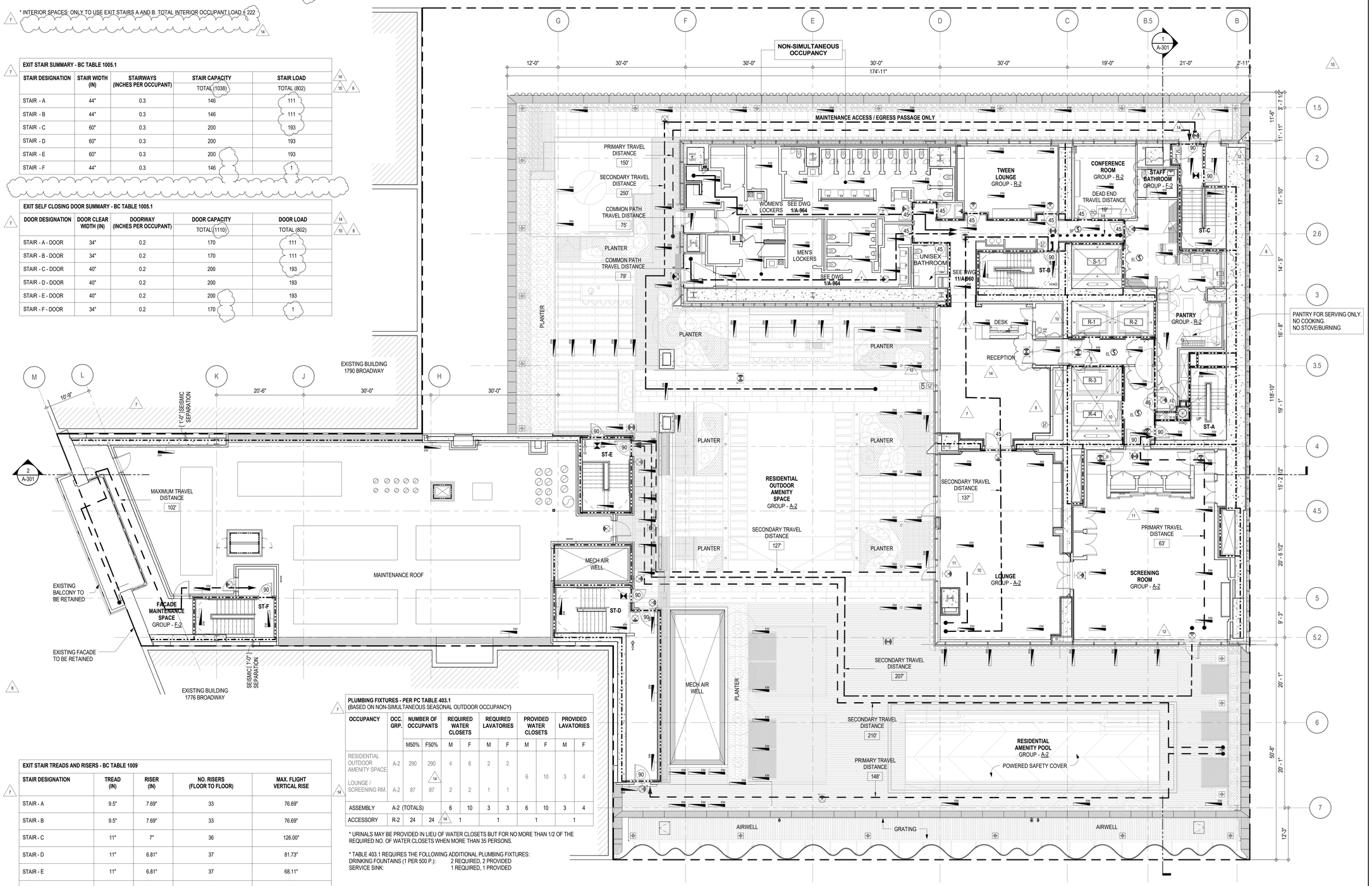
36" x 48" Arch E - SHEET SIZE
FILE NAME:
PLOT DATE: 1/11/2016 6:03:15 PM

| OCCUPANT LOADS SUMMARY 8TH FLOOR PLAN | | | | |
|---|---|---|---|---|
| OCCUPANCY | OCCUPANCY GROUP | AREA | OCCUPANCY LOAD FACTOR | OCCUPANT LOAD |
| LOUNGE | A-2 | 1,262 SF | 15 SF | 85* |
| RESIDENTIAL AMENITY POOL | A-2 | 1,050 SF | 50 SF | 21 |
| RESIDENTIAL OUTDOOR AMENITY SPACE | A-2 | 8,367 SF | 15 SF | 558 |
| SCREENING ROOM | A-2 | 1,311 SF | 15 SF | 88* |
| A-2 | | | | 752 |
| FACADE MAINTENANCE SPACE | F-2 | 282 SF | 300 SF | 1 |
| STAFF BATHROOM | F-2 | 69 SF | 300 SF | 1* |
| F-2 (ACCESSORY SPACE) | | | | 2 |
| CONFERENCE ROOM | R-2 | 253 SF | 15 SF | 17* |
| PANTRY | R-2 | 690 SF | 200 SF | 3* |
| TWEEN LOUNGE | R-2 | 411 SF | 15 SF | 28* |
| R-2 | | | | 48 |
| Grand total | | | | 802 |

* INTERIOR SPACES: ONLY TO USE EXIT STAIRS A AND B. TOTAL INTERIOR OCCUPANT LOAD = 222

| EXIT STAIR SUMMARY - BC TABLE 1005.1 | | | | |
|---|---|---|---|---|
| STAIR DESIGNATION | STAIR WIDTH (IN) | STAIRWAYS (INCHES PER OCCUPANT) | STAIR CAPACITY | STAIR LOAD |
| | | | TOTAL (1038) | TOTAL (802) |
| STAIR - A | 44" | 0.3 | 146 | 111 |
| STAIR - B | 44" | 0.3 | 146 | 111 |
| STAIR - C | 60" | 0.3 | 200 | 193 |
| STAIR - D | 60" | 0.3 | 200 | 193 |
| STAIR - E | 60" | 0.3 | 200 | 193 |
| STAIR - F | 44" | 0.3 | 146 | 1 |

| EXIT SELF CLOSING DOOR SUMMARY - BC TABLE 1005.1 | | | | |
|---|---|---|---|---|
| DOOR DESIGNATION | DOOR CLEAR WIDTH (IN) | DOORWAY (INCHES PER OCCUPANT) | DOOR CAPACITY | DOOR LOAD |
| | | | TOTAL (1110) | TOTAL (802) |
| STAIR - A - DOOR | 34" | 0.2 | 170 | 111 |
| STAIR - B - DOOR | 34" | 0.2 | 170 | 111 |
| STAIR - C - DOOR | 40" | 0.2 | 200 | 193 |
| STAIR - D - DOOR | 40" | 0.2 | 200 | 193 |
| STAIR - E - DOOR | 40" | 0.2 | 200 | 193 |
| STAIR - F - DOOR | 34" | 0.2 | 170 | 1 |




| PLUMBING FIXTURES - PER PC TABLE 403.1 (BASED ON NON-SIMULTANEOUS SEASONAL OUTDOOR OCCUPANCY) | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| OCCUPANCY | OCC. GRP. | NUMBER OF OCCUPANTS | | REQUIRED WATER CLOSETS | | REQUIRED LAVATORIES | | PROVIDED WATER CLOSETS | | PROVIDED LAVATORIES | |
| | | M50% | F50% | M | F | M | F | M | F | M | F |
| RESIDENTIAL OUTDOOR AMENITY SPACE | A-2 | 290 | 290 | 4 | 8 | 2 | 2 | 6 | 10 | 3 | 4 |
| LOUNGE / SCREENING RM. | A-2 | 87 | 87 | 2 | 2 | 1 | 1 | | | | |
| ASSEMBLY | A-2 (TOTALS) | | | 6 | 10 | 3 | 3 | 6 | 10 | 3 | 4 |
| ACCESSORY | R-2 | 24 | 24 | 1 | | 1 | | 1 | | 1 | |

* URINALS MAY BE PROVIDED IN LIEU OF WATER CLOSETS BUT FOR NO MORE THAN 1/2 OF THE REQUIRED NO. OF WATER CLOSETS WHEN MORE THAN 35 PERSONS.

* TABLE 403.1 REQUIRES THE FOLLOWING ADDITIONAL PLUMBING FIXTURES:
DRINKING FOUNTAINS (1 PER 500 P.): 2 REQUIRED, 2 PROVIDED
SERVICE SINK: 1 REQUIRED, 1 PROVIDED

| EXIT STAIR TREADS AND RISERS - BC TABLE 1009 | | | | |
|---|---|---|---|---|
| STAIR DESIGNATION | TREAD (IN) | RISER (IN) | NO. RISERS (FLOOR TO FLOOR) | MAX. FLIGHT VERTICAL RISE |
| STAIR - A | 9.5" | 7.69" | 33 | 76.69" |
| STAIR - B | 9.5" | 7.69" | 33 | 76.69" |
| STAIR - C | 11" | 7" | 36 | 126.00" |
| STAIR - D | 11" | 6.81" | 37 | 81.73" |
| STAIR - E | 11" | 6.81" | 37 | 68.11" |
| STAIR - F | 11" | 6.81" | 37 | 73.33" |

| LENGTH OF TRAVEL DISTANCE (WITH SPRINKLER SYSTEM) | | | |
|---|---|---|---|
| OCCUPANCY GROUP | MAX. TRAVEL DISTANCE (BC TABLE 1015.1) | COMMON PATH OF EGRESS TRAVEL (BC 1013.3) | DEAD END (BC 1016.3) |
| R-2 | 200' | 125' | 40' |
| S-2 | 250' | 100' | 20' |
| A-2 | PRIMARY = 150' | SECONDARY = 250' | 20' |

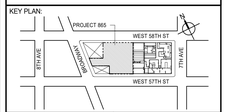
**EGRESS AND FIRE RATING LEGEND**

- ONE HOUR RATED PARTITION
- TWO HOUR RATED PARTITION
- THREE HOUR RATED PARTITION
- FOUR HOUR RATED PARTITION
- NON RATED SMOKE SEPARATION
- COMMON TRAVEL DISTANCE
- DEAD END
- MAXIMUM TRAVEL DISTANCE
- MAXIMUM TRAVEL DISTANCE WITHIN DWELLING UNIT

**SYMBOLS LEGEND**

- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- WALL MOUNTEDILLUMINATED EXIT SIGN (ARROW INDICATES DIRECTION)
- ILLUMINATED EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN
- WALL MOUNTED ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- ILLUMINATED NO EXIT SIGN
- ILLUMINATED NO EXIT SIGN (ROOF ACCESS ONLY)
- FEC FIRE EXTINGUISHER CABINET
- SPRINKLER HEAD (REFER TO FP DRAWINGS)
- STANDPIPE
- SPRINKLER RISER
- SIAMESE CONNECTION
- SMOKE DETECTOR
- SC SMOKE /CARBON MONOXIDE DETECTOR
- EM CEILING MOUNTED EMERGENCY LIGHT
- EM WALL MOUNTED EMERGENCY LIGHT
- 90 DOOR RATING (MINUTES)

KEY PLAN:




PROJECT NORTH / TRUE NORTH


DEVELOPER:
**EXTELL DEVELOPMENT COMPANY**
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
**ADRIAN SMITH + GORDON GILL ARCHITECTURE**
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
**Rottet Architecture and Design Studio, PLLC**
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
**AAI ARCHITECTS, P.C.**
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
**WSP CANTOR SEINUK**
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
**AKF GROUP**
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
**Langan Engineering & Environmental Services**
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
**Construction Consulting Associates**
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
**AJLP Consulting**
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
**Jan Hird Pokorny Associates, Inc.**
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540


| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | D.O.B. SUBMISSION | 05 DEC 14 |
| 3 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 4 | D.O.B. SUBMISSION | 18 FEB 15 |
| 5 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 6 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 7 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 8 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 9 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 10 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 11 | CD BULLETIN ISSUE - 1 | 22 APR 16 |
| 12 | CD BULLETIN ISSUE - 2 | 11 MAY 16 |
| | D.O.B. AMENDMENT 3 | 03 OCT 16 |
| 13 | ASI ISSUE - 11 | 16 DEC 16 |
| 14 | CD BULLETIN ISSUE - 9 | 13 FEB 17 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 4' - 0" 8' - 0" 16' - 0"

**D.O.B. SUBMISSION**


Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.


CONSULTANT:
AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

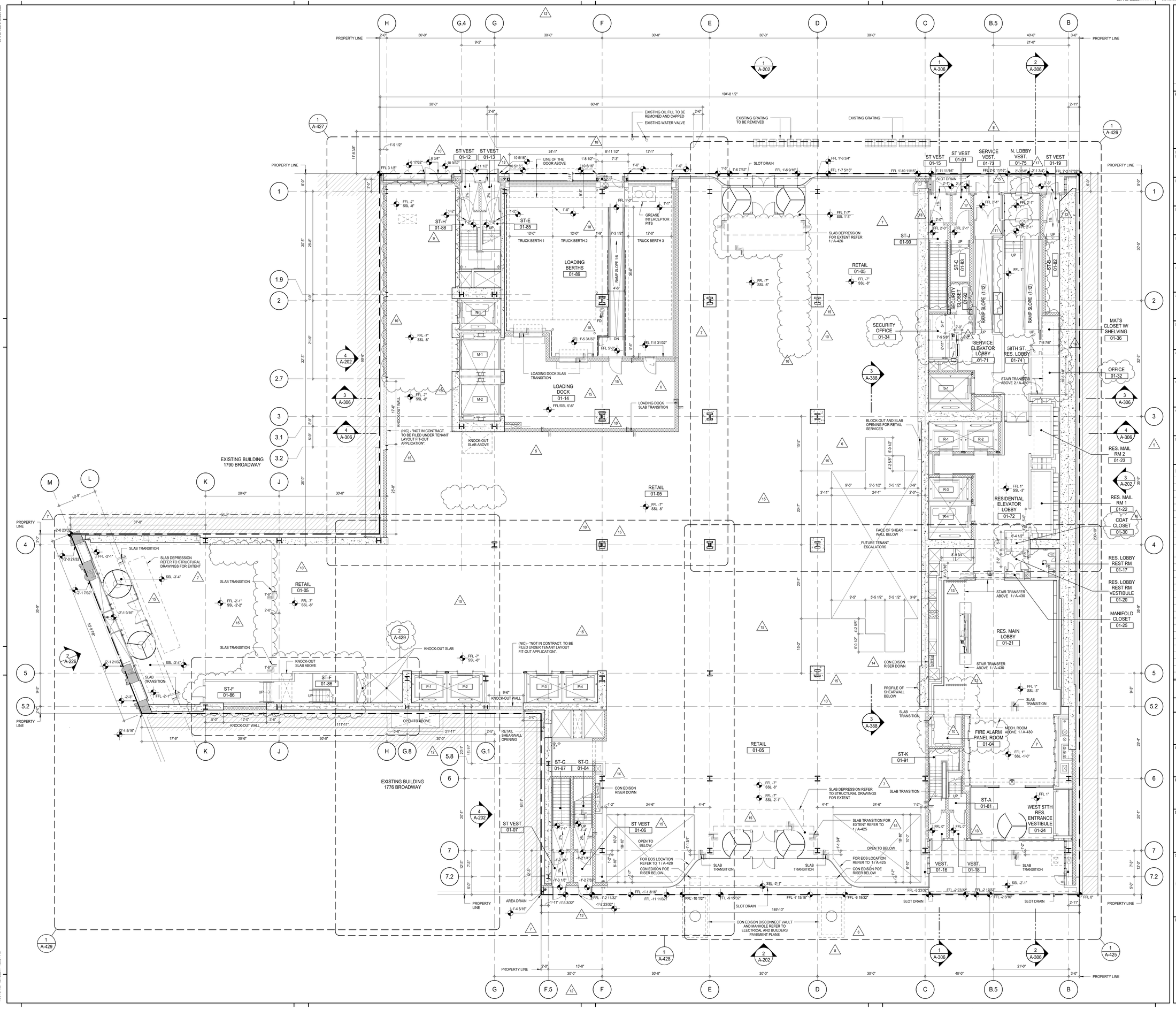
DRAWING TITLE:
8TH FLOOR PLAN

SEAL & SIGNATURE:

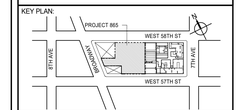
| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: 14 |
| CHK: Checker | |
| SCALE: 1/8" = 1'-0" | |
| DWG No: | A-043.03 |
| DOB PAGE No: | 16 of 33 |

DOB EMPLOYEE STAMP:
DOB B-SCAN:

DEPT OF BLDGS 421263626 Job Number
E35/5951495 Scan Code




KEY PLAN:




PROJECT NORTH / TRUE NORTH

DEVELOPER:
***EXTELL DEVELOPMENT COMPANY***
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
***ADRIAN SMITH + GORDON GILL ARCHITECTURE***
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
***Rottet Architecture and Design Studio, PLLC***
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
***AAI ARCHITECTS, P.C.***
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
***WSP CANTOR SEINUK***
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
***AKF GROUP***
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
***Langan Engineering & Environmental Services***
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
***Construction Consulting Associates***
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
***AJLP Consulting***
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
***Jan Hird Pokorny Associates, Inc.***
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 3 | D.O.B. SUBMISSION | 18 FEB 15 |
| 4 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 5 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| | D.O.B. AMENDMENT 1 | 24 JUL 15 |
| 6 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 7 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 8 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 9 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 10 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 11 | CD BULLETIN ISSUE - 1 | 22 APR 16 |
| 12 | ASI ISSUE - 1 | 18 MAY 16 |
| 13 | CD BULLETIN ISSUE - 4 | 15 JUL 16 |
| 14 | CD BULLETIN ISSUE - 5 | 12 AUG 16 |
| 15 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| 16 | ASI ISSUE - 11 | 16 DEC 16 |
| 17 | CD BULLETIN ISSUE - 9 | 13 FEB 17 |
| 18 | ASI ISSUE - 22 | 20 JUL 17 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 4'-0" 8'-0" 16'-0"

## D.O.B. SUBMISSION

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT:

AAI ARCHITECTS, P.C.

PROJECT:

**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:

GROUND FLOOR PLAN (LOBBY)
(MFD-GROUND FLOOR)

SEAL & SIGNATURE:

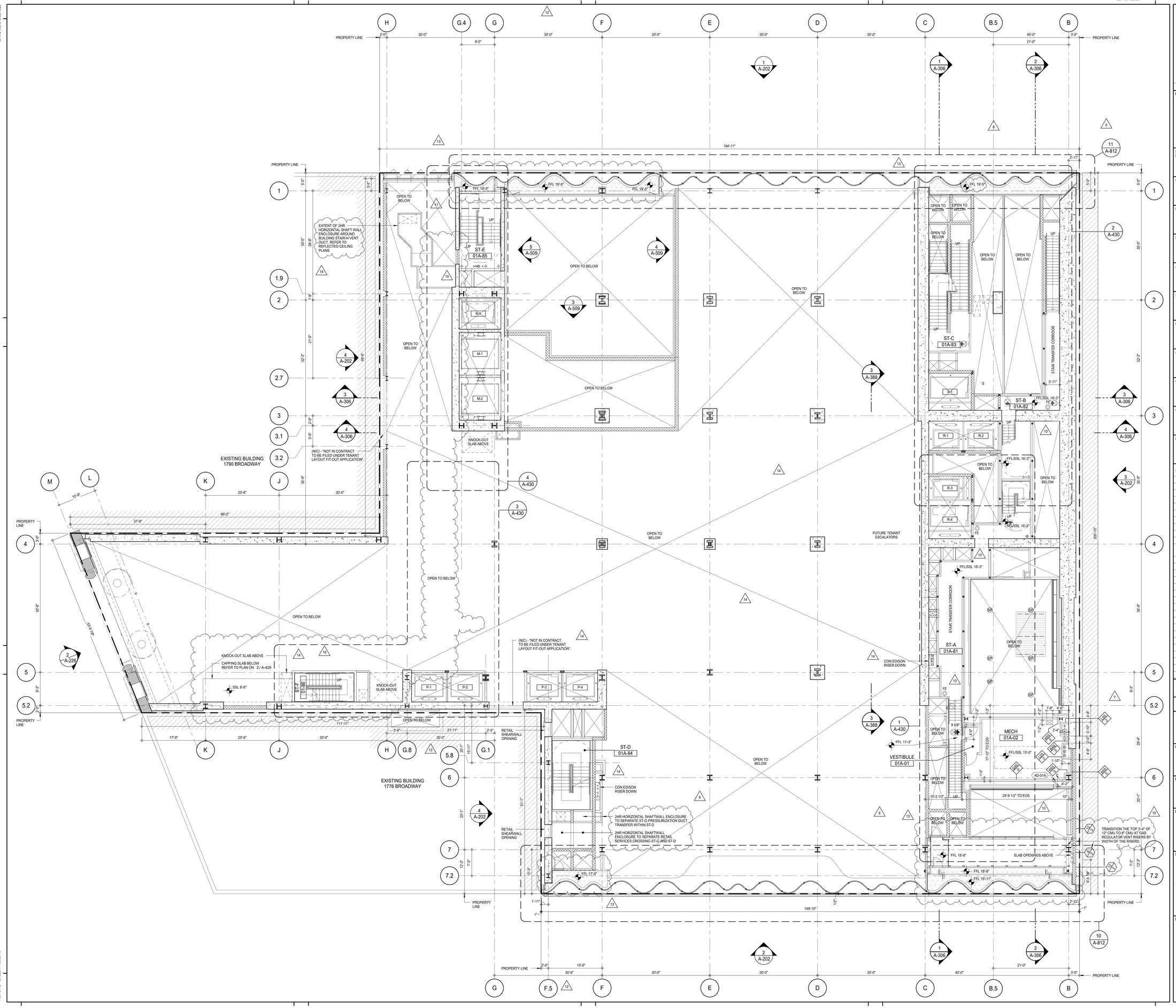
REGISTERED ARCHITECT DAVID GILL 026884 STATE OF NEW YORK

| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: 18 |
| CHK: Checker | |
| SCALE: 1/8" = 1'-0" | |
| DWG No: | **A-105.04** |
| DOB PAGE No: | 17 of 33 |

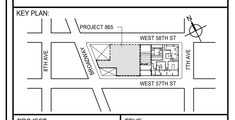
DOB EMPLOYEE STAMP: DOB B-SCAN:

36" x 48" Arch E SHEET SIZE
FILE NAME:
PLOT DATE: 12/13/2017 4:05:07 PM

DEPT OF BLDGS 421208305 Job Number
E377125875 Scan Code




KEY PLAN:




PROJECT NORTH | TRUE NORTH

DEVELOPER:
***EXTELL DEVELOPMENT COMPANY***
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
***ADRIAN SMITH + GORDON GILL ARCHITECTURE***
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
***Rottet Architecture and Design Studio, PLLC***
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
***AAI ARCHITECTS, P.C.***
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
***WSP CANTOR SEINUK***
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
***AKF GROUP***
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
***Langan Engineering & Environmental Services***
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
***Construction Consulting Associates***
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
***AJLP Consulting***
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
***Jan Hird Pokorny Associates, Inc.***
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 3 | D.O.B. SUBMISSION | 18 FEB 15 |
| 4 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 5 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| | D.O.B. AMENDMENT 1 | 24 JUL 15 |
| 6 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 7 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 8 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 9 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 10 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 11 | CD BULLETIN ISSUE - 1 | 22 APR 16 |
| 12 | ASI ISSUE - 1 | 18 MAY 16 |
| 13 | CD BULLETIN ISSUE - 4 | 15 JUL 16 |
| 14 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 4'-0" 8'-0" 16'-0"

## D.O.B. SUBMISSION

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT:

AAI ARCHITECTS, P.C.

PROJECT:

**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:

GROUND FLOOR PLAN INTERMEDIATE (STAIR TRANSFER) (MFD-GROUND FLOOR INTERMEDIATE)

SEAL & SIGNATURE:

REGISTERED ARCHITECT JAE DAVID JAHN 022857 STATE OF NEW YORK

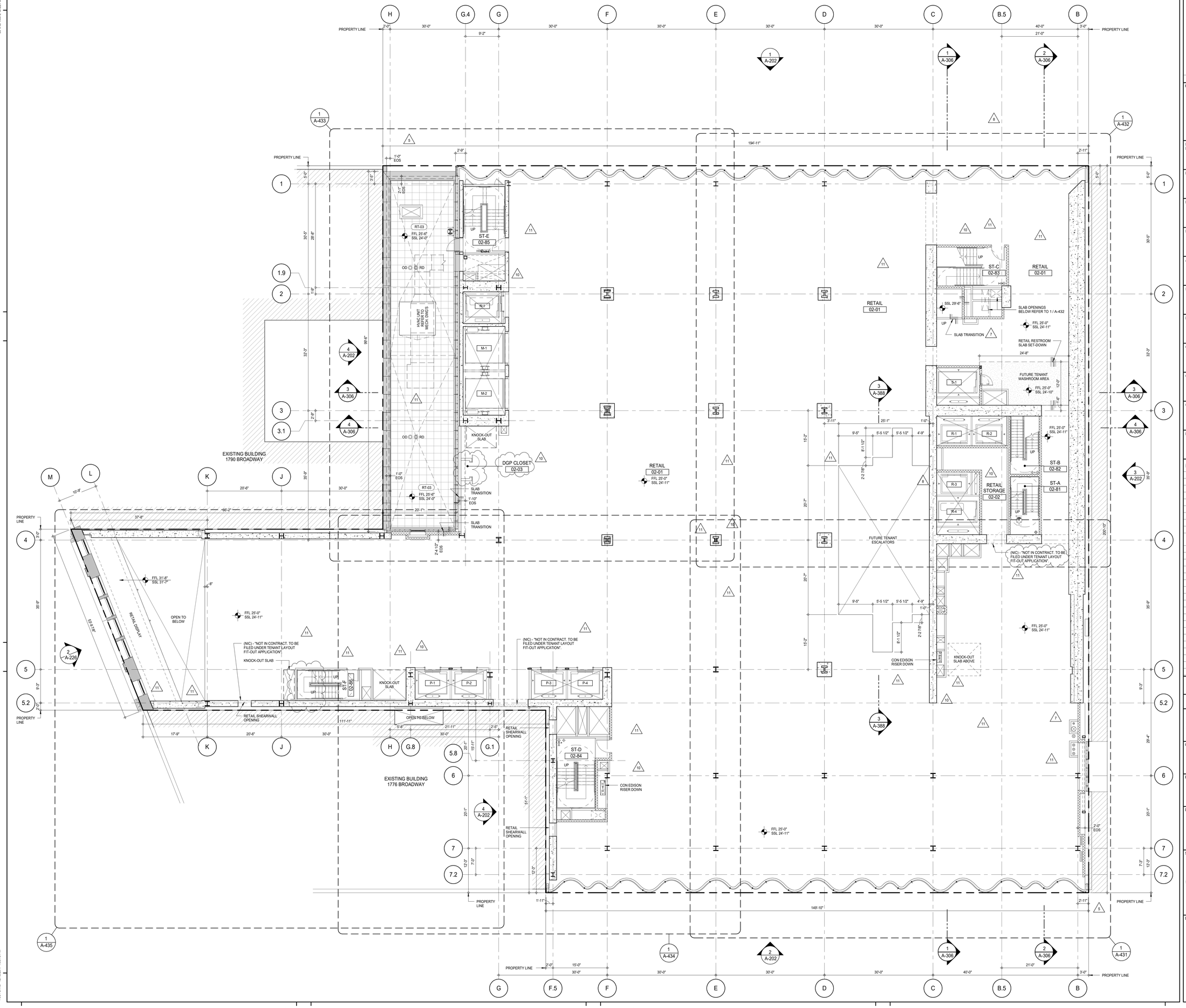
| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: |
| CHK: Checker | 14 |
| SCALE: 1/8" = 1'-0" | |
| DWG No: | A-106.03 |
| DOB PAGE No: | 18 of 33 |

DOB EMPLOYEE STAMP: DOB B-SCAN:

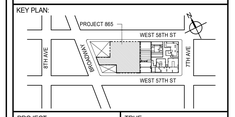
36" x 48" Arch E SHEET SIZE

FILE NAME:
PLOT DATE: 12/12/2017 4:08:39 PM

DEPT OF BLDGS 421263426 Job Number
ES1305030085 Scan Code




KEY PLAN:




PROJECT NORTH | TRUE NORTH

DEVELOPER:
***EXTELL DEVELOPMENT COMPANY***
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
***ADRIAN SMITH + GORDON GILL ARCHITECTURE***
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
***Rottet Architecture and Design Studio, PLLC***
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
***AAI ARCHITECTS, P.C.***
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
***WSP CANTOR SEINUK***
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
***AKF GROUP***
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
***Langan Engineering & Environmental Services***
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
***Construction Consulting Associates***
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
***AJLP Consulting***
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
***Jan Hird Pokorny Associates, Inc.***
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 3 | D.O.B. SUBMISSION | 18 FEB 15 |
| 4 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 5 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 6 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 7 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 8 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 9 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 10 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 11 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 4'-0" 8'-0" 16'-0"

## D.O.B. SUBMISSION

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT:

AAI ARCHITECTS, P.C.

PROJECT:

**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:

2ND FLOOR PLAN (RETAIL) (MFD-2ND FLOOR)

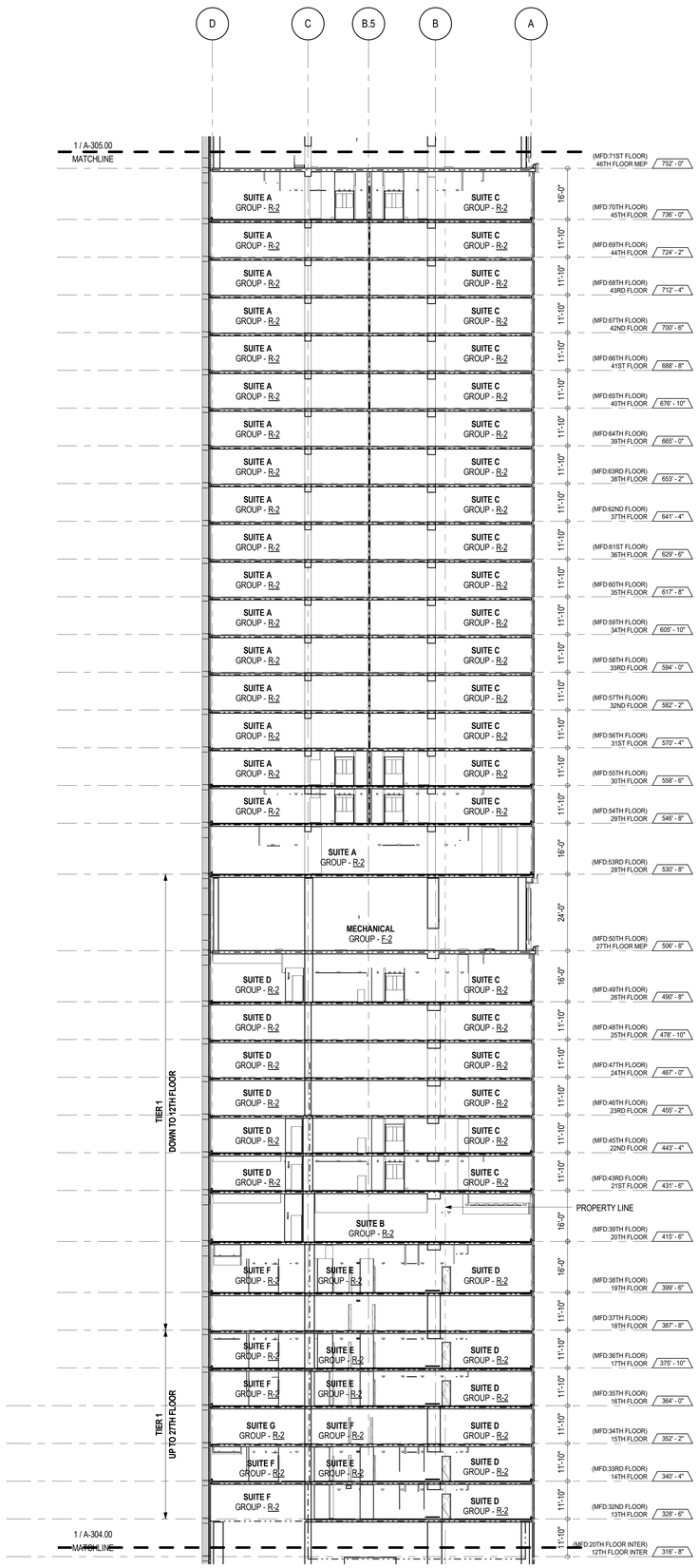
SEAL & SIGNATURE:

REGISTERED ARCHITECT JAE DAVID JAMES STATE OF NEW YORK 028857

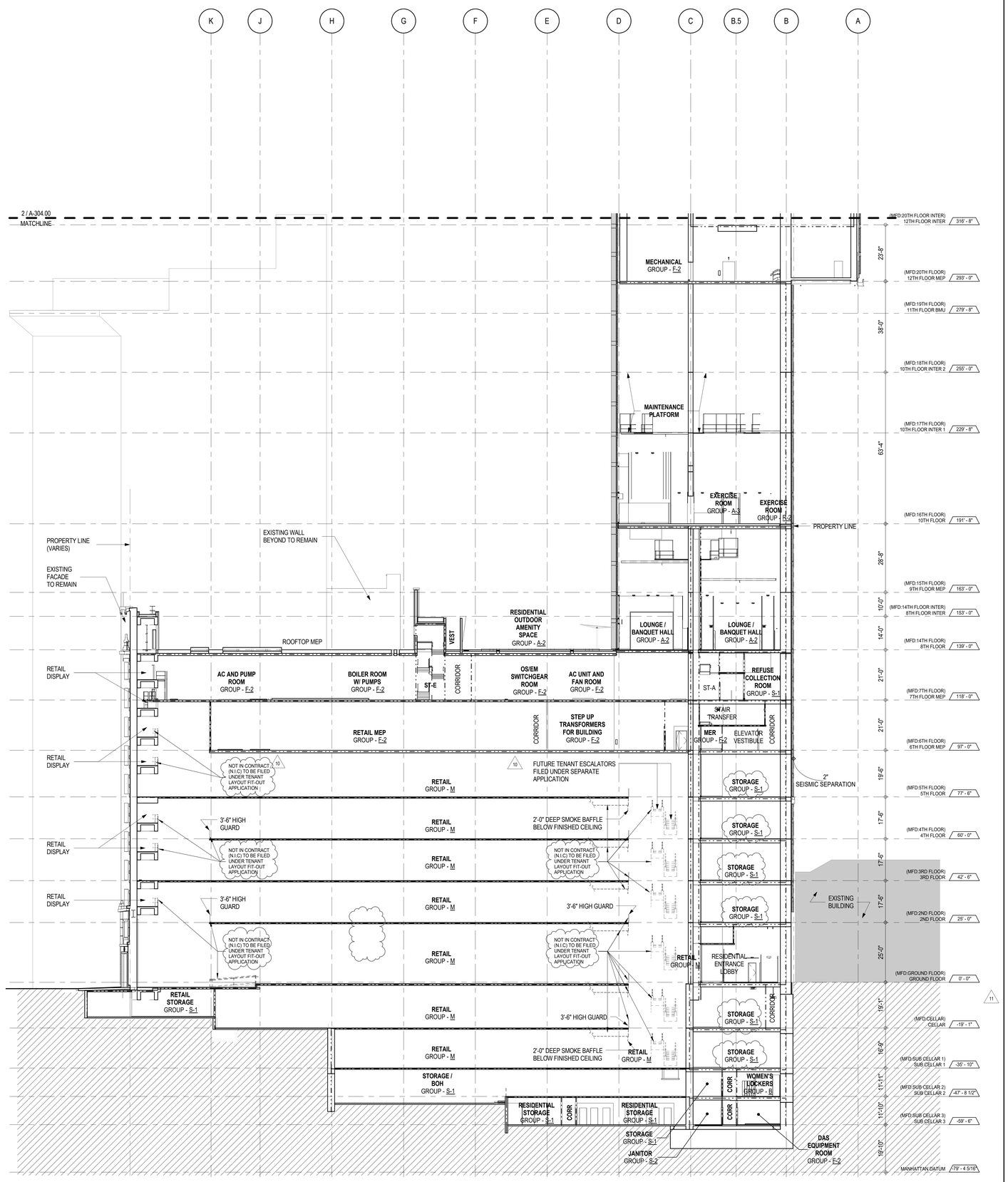
| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: |
| CHK: Checker | 11 |
| SCALE: 1/8" = 1'-0" | |
| DWG No: | A-107.02 |
| DOB PAGE No: | 19 of 33 |

DOB EMPLOYEE STAMP: DOB B-SCAN:

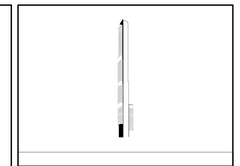
36" x 48" Arch E SHEET SIZE
FILE NAME:
PLOT DATE: 12/12/2017 3:06:15 PM



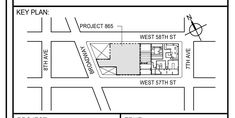

3 EAST-WEST BUILDING SECTION - 12TH FLOOR TO 45TH FLOOR
A-301
1/16" = 1'-0"




1 EAST-WEST BUILDING SECTION - SUB CELLAR 3 TO 16TH FLOOR
A-301
1/16" = 1'-0"



KEY PLAN:




PROJECT NORTH

TRUE NORTH


DEVELOPER:
***EXTELL DEVELOPMENT COMPANY***
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
***ADRIAN SMITH + GORDON GILL ARCHITECTURE***
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
***Rottet Architecture and Design Studio, PLLC***
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
***AAI ARCHITECTS, P.C.***
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
***WSP CANTOR SEINUK***
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
***AKF GROUP***
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
***Langan Engineering & Environmental Services***
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
***Construction Consulting Associates***
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
***AJLP Consulting***
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
***Jan Hird Pokorny Associates, Inc.***
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540


| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | D.O.B. SUBMISSION | 05 DEC 14 |
| 2 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 3 | D.O.B. SUBMISSION | 18 FEB 15 |
| 4 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 5 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| | D.O.B. AMENDMENT 1 | 24 JUL 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 6 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 7 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 8 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 9 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 10 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| | D.O.B. AMENDMENT 3 | 03 OCT 16 |
| 11 | CD BULLETIN ISSUE - 9 | 13 FEB 17 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |
| 12 | NEXT ISSUE | Date 25 |

## D.O.B. SUBMISSION

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT:

AAI ARCHITECTS, P.C.

PROJECT:

**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:

EAST-WEST BUILDING SECTION

SEAL & SIGNATURE:

REGISTERED ARCHITECT
JAN DAVID JAMES
NEW YORK
No. 026851
STATE OF NEW YORK

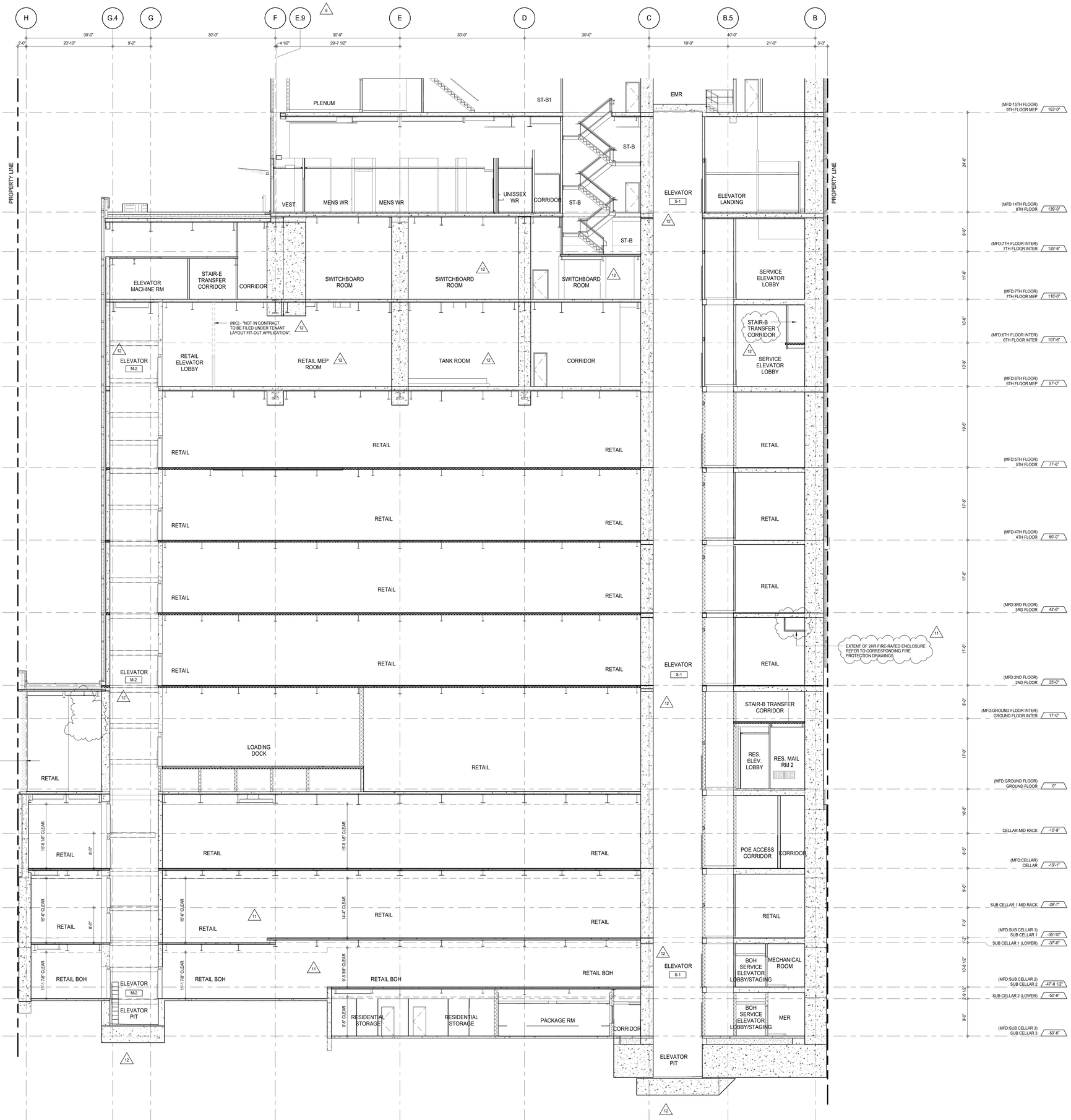
| | |
|---|---|
| DATE: | 05 DEC 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: |
| CHK: Checker | 12 |
| SCALE: 1/16" = 1'-0" | |
| DWG No: | A-304.03 |
| DOB PAGE No: | 20 of 33 |

DOB EMPLOYEE STAMP:

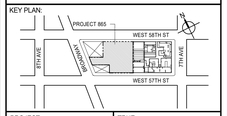
DOB B-SCAN:


DEPT OF BLDGS 421263426 Job Number
E385451769 Scan Code
36" x 48" Arch E SHEET SIZE
FILE NAME:
PLOT DATE: 1/10/2018 12:15:53 PM

DEPT OF BLDGS 421258305 Job Number
E3412549682 Scan Code




KEY PLAN:




PROJECT NORTH

TRUE NORTH

DEVELOPER:
***EXTELL DEVELOPMENT COMPANY***
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
***ADRIAN SMITH + GORDON GILL ARCHITECTURE***
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
***Rottet Architecture and Design Studio, PLLC***
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
***AAI ARCHITECTS, P.C.***
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
***WSP CANTOR SEINUK***
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
***AKF GROUP***
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
***Langan Engineering & Environmental Services***
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
***Construction Consulting Associates***
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
***AJLP Consulting***
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
***Jan Hird Pokorny Associates, Inc.***
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 3 | D.O.B. SUBMISSION | 18 FEB 15 |
| 4 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 5 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| | D.O.B. AMENDMENT 1 | 24 JUL 15 |
| 6 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 7 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 8 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 9 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 10 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 11 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| 12 | ASI ISSUE - 11 | 16 DEC 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 4' - 0" 8' - 0" 16' - 0"

## D.O.B. SUBMISSION

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT:

AAI ARCHITECTS, P.C.

PROJECT:

**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:

PARTIAL SECTION - EAST WEST - SC3 TO 9TH FLOOR

SEAL & SIGNATURE:

REGISTERED ARCHITECT DAVID JAMES 022551 STATE OF NEW YORK

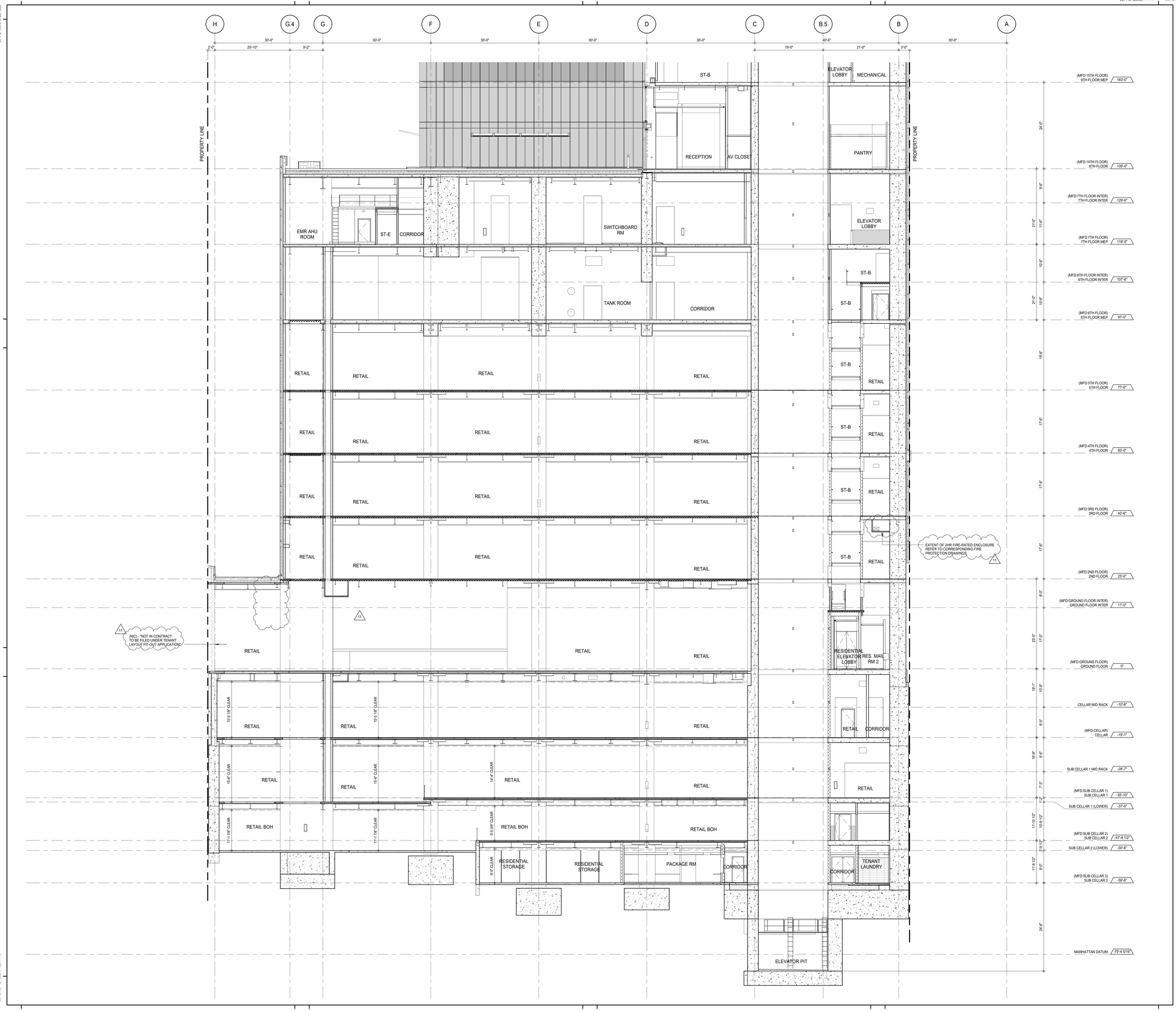
| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: |
| CHK: Checker | 12 |
| SCALE: 1/8" = 1'-0" | |
| DWG No: | A-316.03 |
| DOB PAGE No: | 21 of 33 |

DOB EMPLOYEE STAMP:

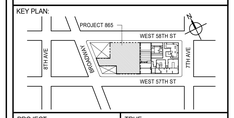
DOB B-SCAN:

36" x 48" Arch E SHEET SIZE
FILE NAME:
PLOT DATE: 10/13/2017 4:08:51 PM

DEPT OF BLDGS 421263426 Job Number
E300365505 Scan Code




KEY PLAN:




PROJECT NORTH: TRUE NORTH

DEVELOPER:
***EXTELL DEVELOPMENT COMPANY***
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
***ADRIAN SMITH + GORDON GILL ARCHITECTURE***
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
***Rottet Architecture and Design Studio, PLLC***
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
***AAI ARCHITECTS, P.C.***
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
***WSP CANTOR SEINUK***
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
***AKF GROUP***
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
***Langan Engineering & Environmental Services***
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
***Construction Consulting Associates***
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
***AJLP Consulting***
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
***Jan Hird Pokorny Associates, Inc.***
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 3 | D.O.B. SUBMISSION | 18 FEB 15 |
| 4 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 5 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| | D.O.B. AMENDMENT 1 | 24 JUL 15 |
| 6 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 7 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 8 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 9 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 10 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 11 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 4' - 0" 8' - 0" 16' - 0"

**D.O.B. SUBMISSION**

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT:
AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
PARTIAL SECTION - EAST WEST - SC3
TO 9TH FLOOR

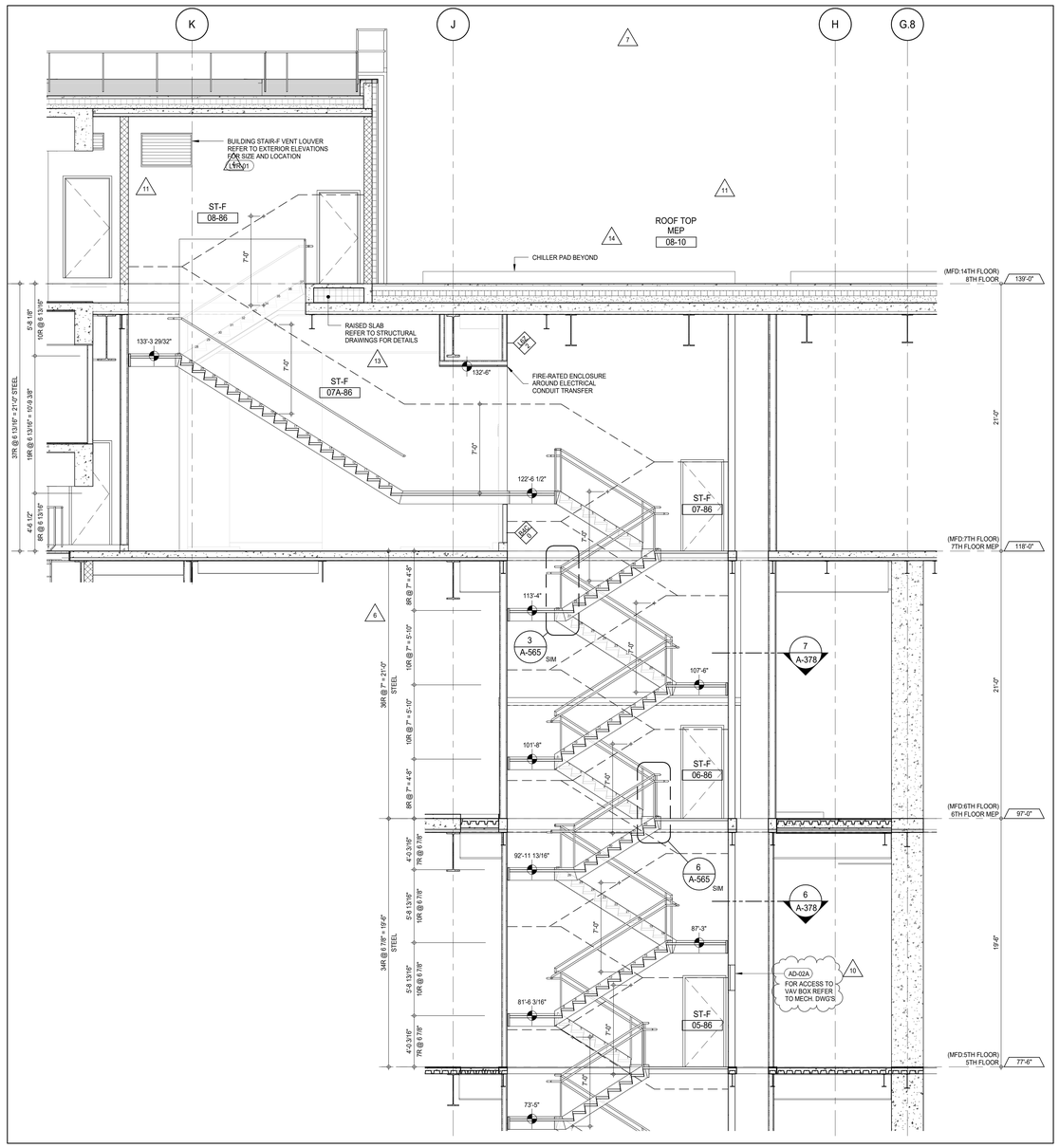
SEAL & SIGNATURE:

| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: |
| CHK: Checker | 11 |
| SCALE: 1/8" = 1'-0" | |
| DWG No: | A-322.03 |
| DOB PAGE No: | 22 of 33 |

DOB EMPLOYEE STAMP: DOB B-SCAN:

36" x 48" Arch E - SHEET SIZE
FILE NAME:
PLOT DATE: 03/13/2017 4:09:17 PM

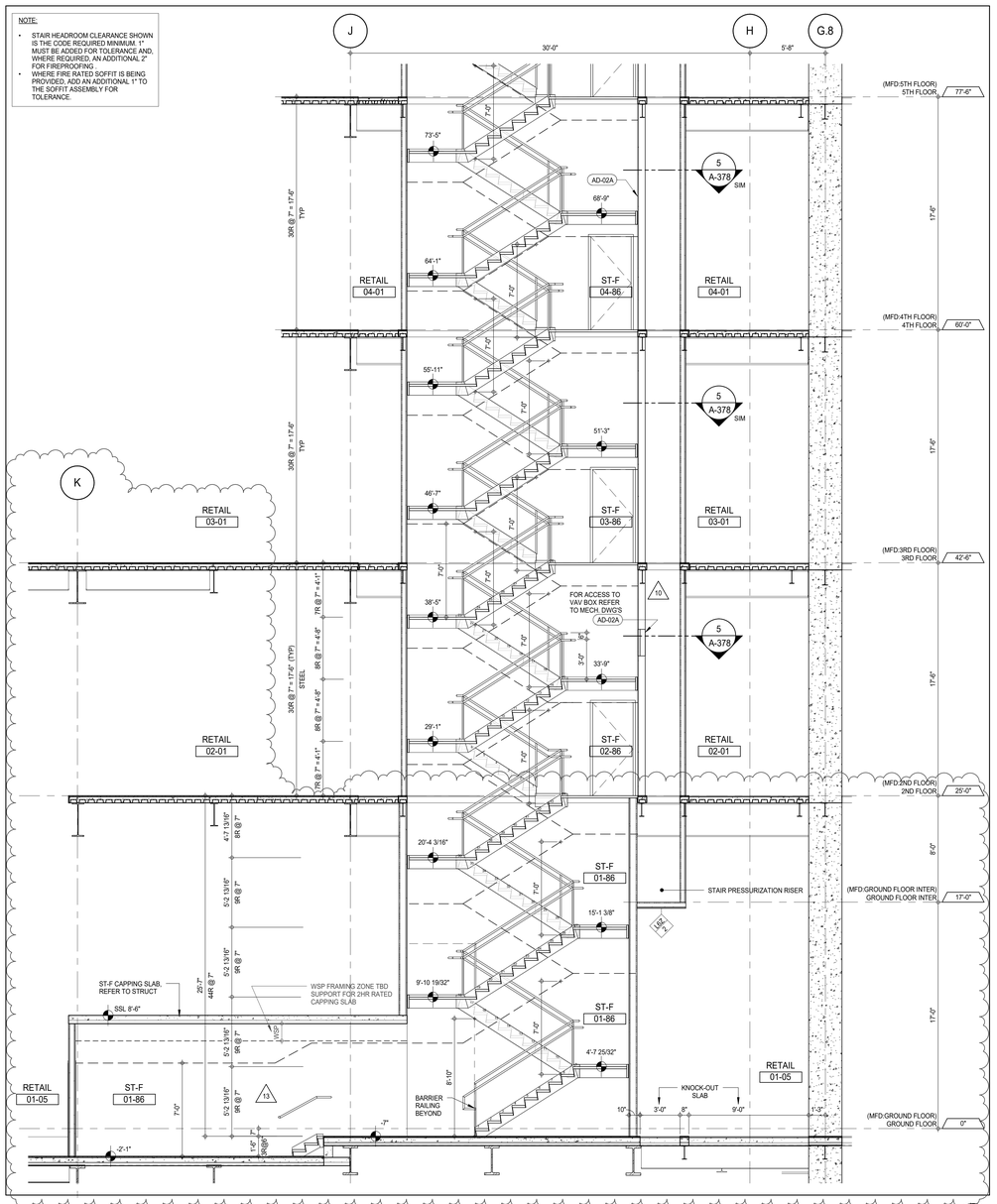
DEPT OF BLDGS 421267905 Job Number
E376163439 Scan Code



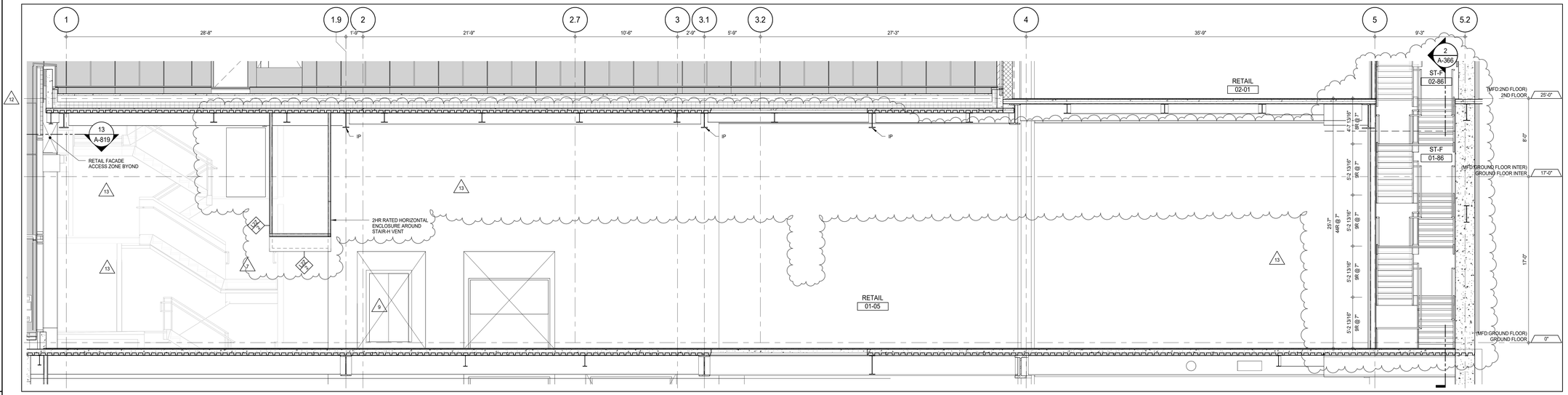

STAIR ST-F SECTION LOOKING NORTH - 5TH TO 8TH FLOORS (3)
A-378
1/4" = 1'-0"

NOTE:

- STAIR HEADROOM CLEARANCE SHOWN IS THE CODE REQUIRED MINIMUM. 1" MUST BE ADDED FOR TOLERANCE AND, WHERE REQUIRED, AN ADDITIONAL 2" FOR FIREPROOFING.
- WHERE FIRE RATED SOFFIT IS BEING PROVIDED, ADD AN ADDITIONAL 1" TO THE SOFFIT ASSEMBLY FOR TOLERANCE.

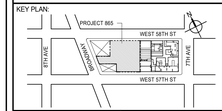



STAIR ST-F SECTION LOOKING NORTH - GROUND TO 5TH FLOORS (2)
A-366
1/4" = 1'-0"




STAIRS ST-F TO ST-E SECTION THRU TRANSFER LOOKING EAST - GROUND TO 2ND FLOORS (1)
A-429
1/4" = 1'-0"

KEY PLAN:




PROJECT NORTH | TRUE NORTH

DEVELOPER:
**EXTELL DEVELOPMENT COMPANY**
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
**ADRIAN SMITH + GORDON GILL ARCHITECTURE**
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
**Rottet Architecture and Design Studio, PLLC**
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
**AAI ARCHITECTS, P.C.**
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
**WSP CANTOR SEINUK**
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
**AKF GROUP**
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
**Langan Engineering & Environmental Services**
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
**Construction Consulting Associates**
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
**AJLP Consulting**
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
**Jan Hird Pokorny Associates, Inc.**
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 3 | D.O.B. SUBMISSION | 18 FEB 15 |
| 4 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 5 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 6 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 7 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 8 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 9 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 10 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 11 | CD BULLETIN ISSUE - 3 | 25 MAY 16 |
| 12 | CD BULLETIN ISSUE - 4 | 15 JUL 16 |
| 13 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| 14 | ASI ISSUE - 11 | 16 DEC 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 2'-0" 4'-0" 8'-0"

## D.O.B. SUBMISSION

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT:
AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
STAIRS ST-F SECTIONS

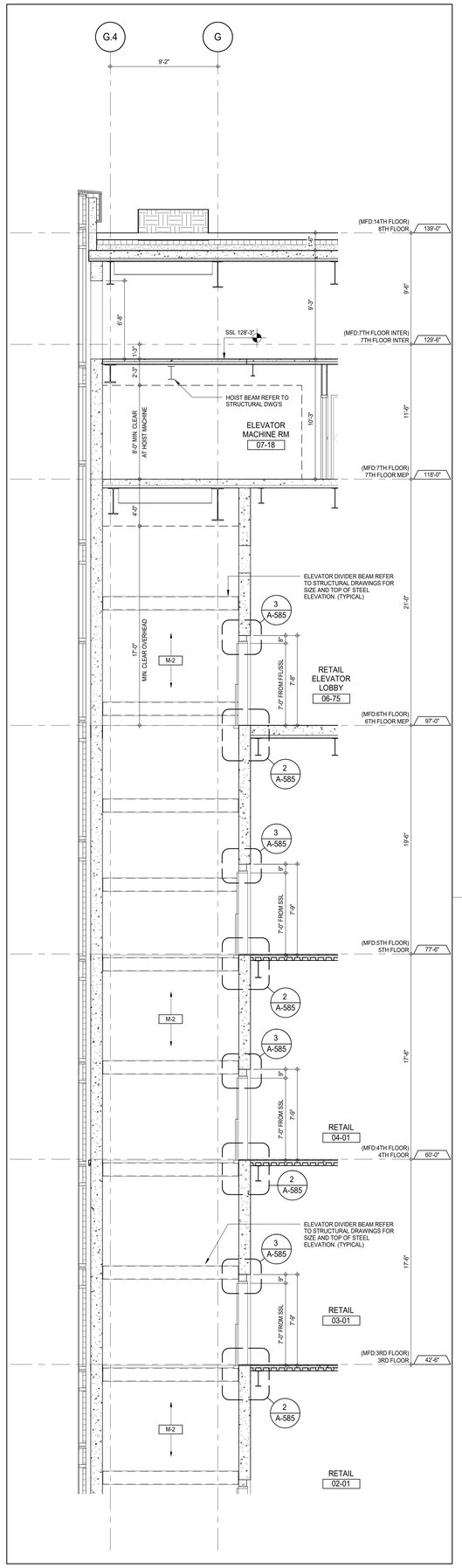
SEAL & SIGNATURE:

| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: 14 |
| CHK: Checker | |
| SCALE: 1/4" = 1'-0" | |
| DWG No: | A-366.02 |
| DOB PAGE No: | 23 of 33 |

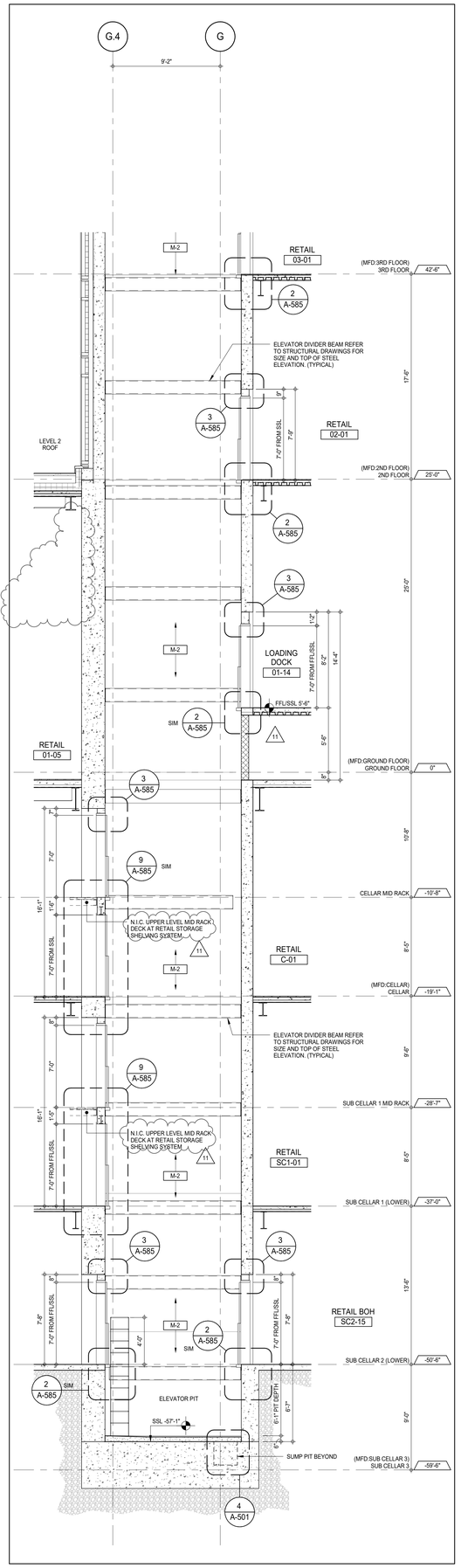
DOB EMPLOYEE STAMP: DOB B-SCAN:

36" x 48" Arch E SHEET SIZE
FILE NAME:
PLOT DATE: 12/13/2017 7:09:42 PM

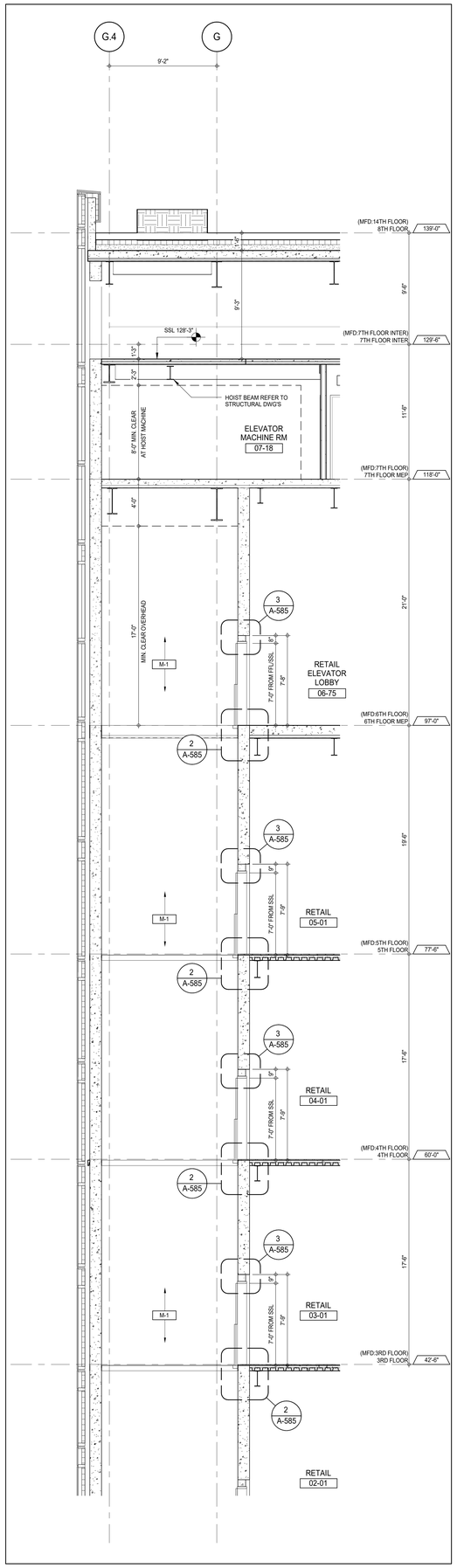
DEPT OF BLDGS 421208305 Job Number
E3C209994170 Scan Code



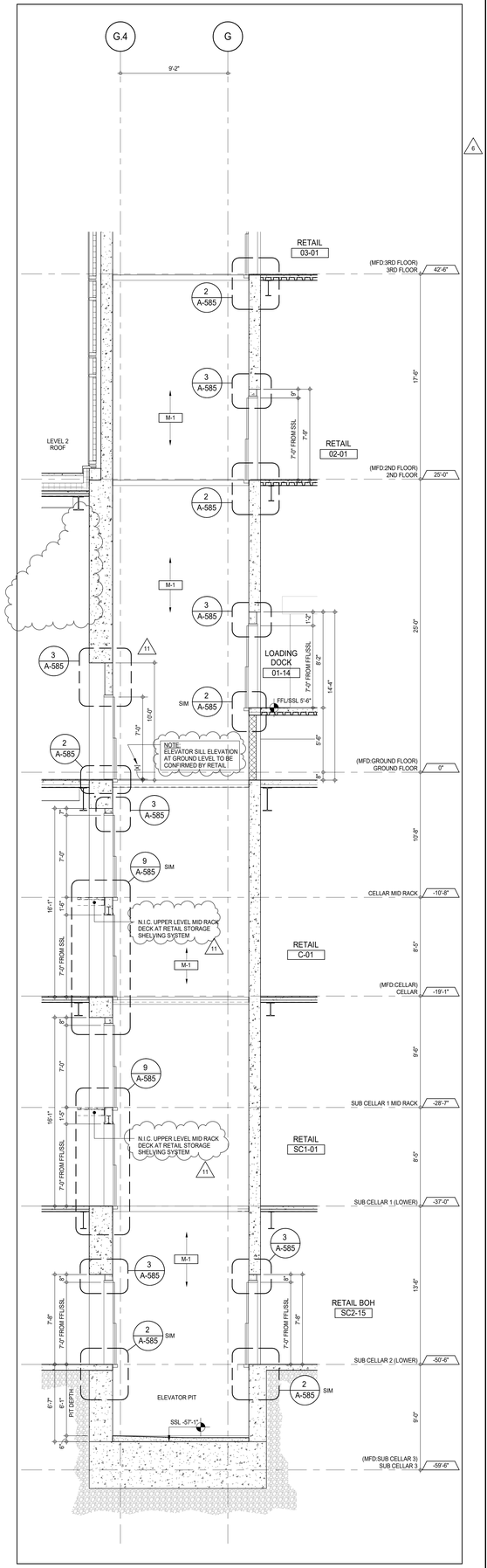

ELEVATOR M-2 SECTION - 3RD TO 7TH FLOOR EMR (4)
A-439
1/4" = 1'-0"



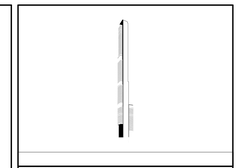

ELEVATOR M-2 SECTION - PIT TO 2ND FLOOR (3)
A-403
1/4" = 1'-0"



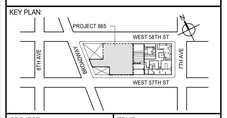

ELEVATOR M-1 SECTION - 3RD TO 7TH FLOOR EMR (2)
A-439
1/4" = 1'-0"




ELEVATOR M-1 SECTION - PIT TO 2ND FLOOR (1)
A-403
1/4" = 1'-0"



KEY PLAN:




PROJECT NORTH: TRUE NORTH

DEVELOPER:
***EXTELL DEVELOPMENT COMPANY***
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
***ADRIAN SMITH + GORDON GILL ARCHITECTURE***
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
***Rottet Architecture and Design Studio, PLLC***
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
***AAI ARCHITECTS, P.C.***
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
***WSP CANTOR SEINUK***
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
***AKF GROUP***
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
***Langan Engineering & Environmental Services***
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
***Construction Consulting Associates***
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
***AJLP Consulting***
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
***Jan Hird Pokorny Associates, Inc.***
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 3 | D.O.B. SUBMISSION | 18 FEB 15 |
| 4 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 5 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 6 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 7 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 8 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 9 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 10 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 11 | ASI ISSUE - 11 | 16 DEC 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 2' - 0" 4' - 0" 8' - 0"

## D.O.B. SUBMISSION

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT:

AAI ARCHITECTS, P.C.

PROJECT:

**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:

PODIUM ELEVATORS M-1 & M-2
ENLARGED SECTIONS

SEAL & SIGNATURE:

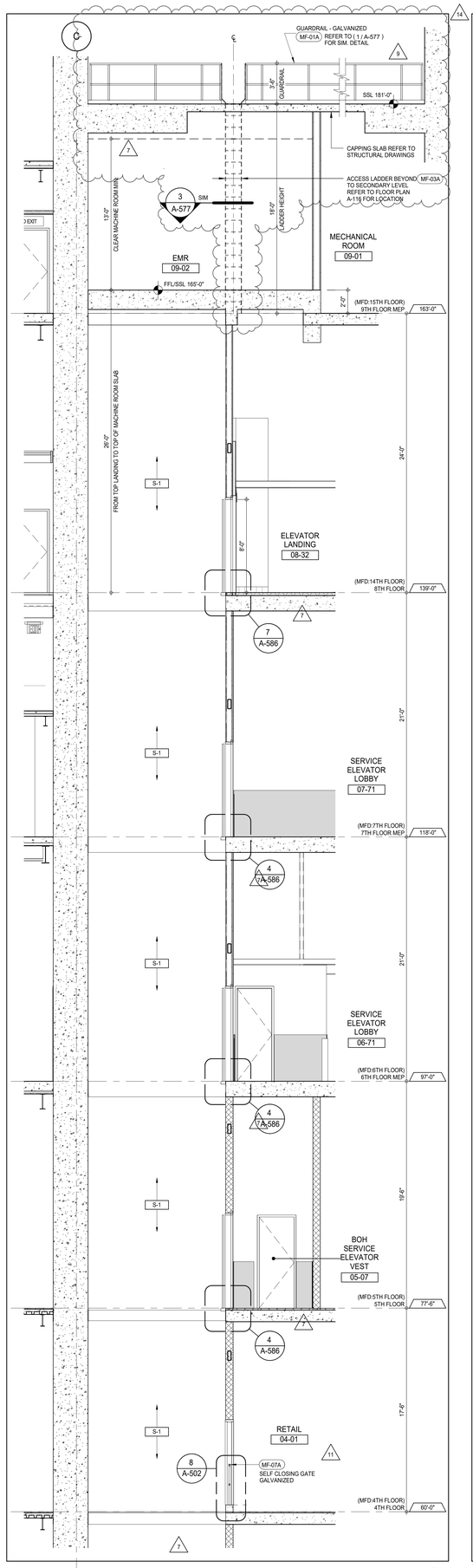
REGISTERED ARCHITECT DAVID GILL 022858 STATE OF NEW YORK

| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: 11 |
| CHK: Checker | |
| SCALE: 1/4" = 1'-0" | |
| DWG No: | A-380.02 |
| DOB PAGE No: | 24 of 33 |

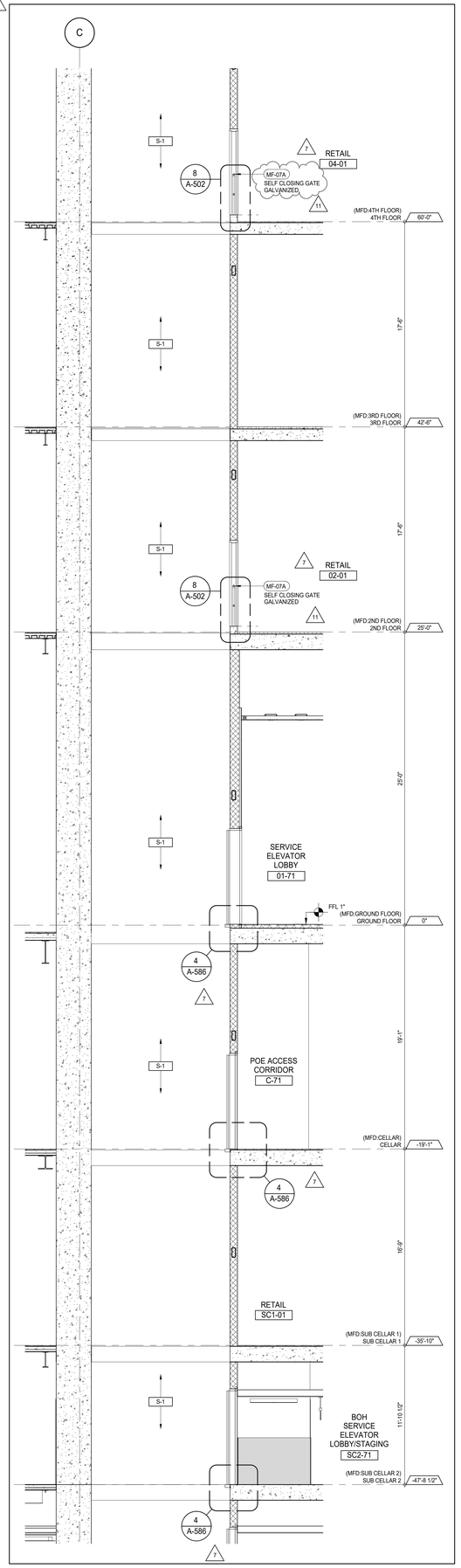
DOB EMPLOYEE STAMP: DOB B-SCAN:

36" x 48" Arch E SHEET SIZE
FILE NAME:
PLOT DATE: 10/13/2017 4:10:56 PM

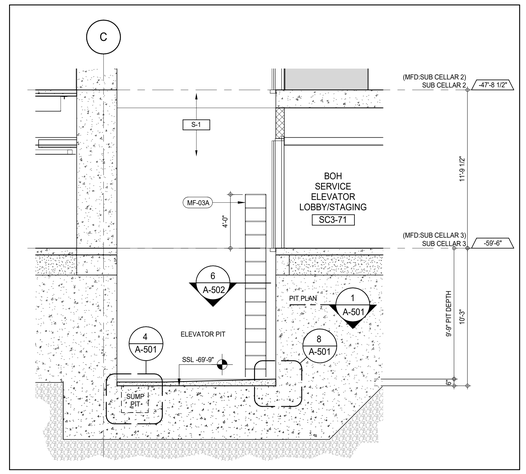
DEPT OF BLDGS 421258305 Job Number
E3A1205700 Scan Code



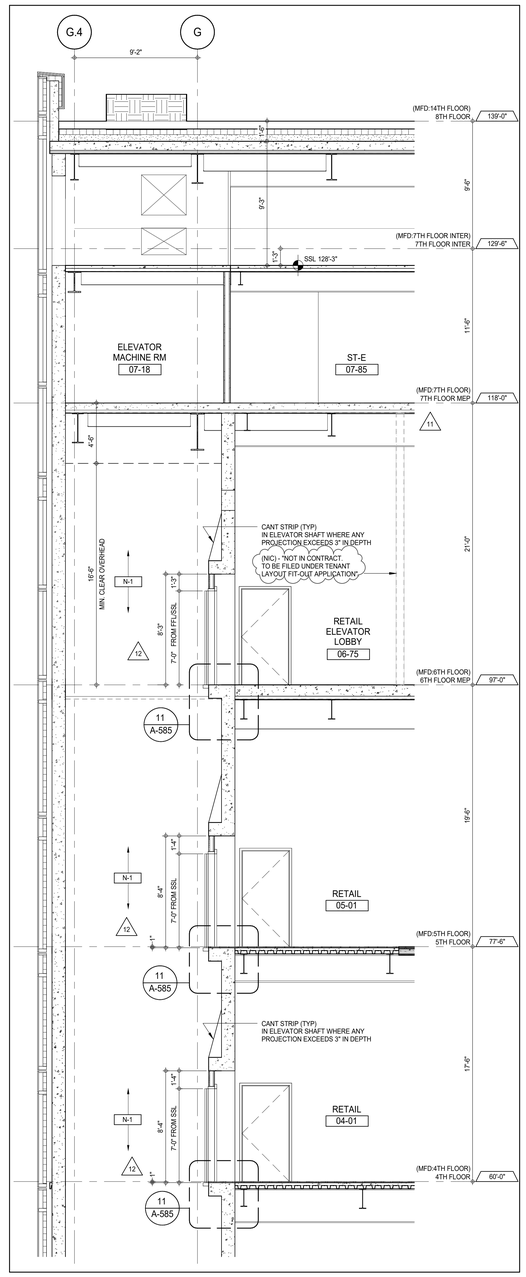

ELEVATOR S-1 SECTION - 5TH TO 9TH FLOOR EMR 5
A-114 1/4" = 1'-0"



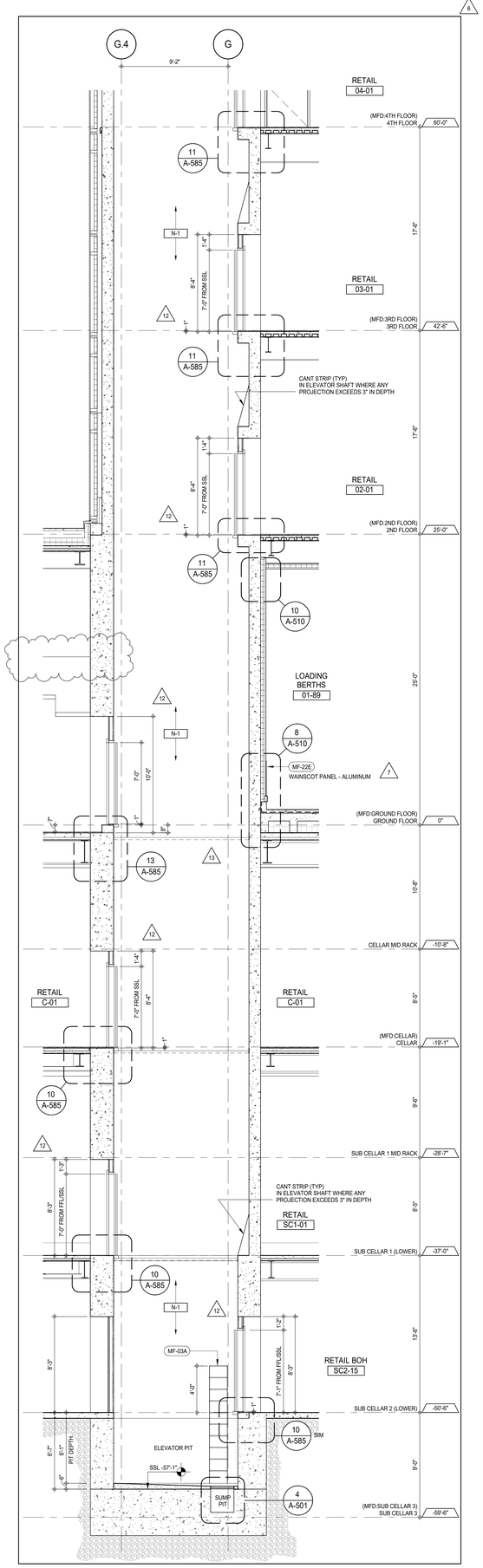

ELEVATOR S-1 SECTION - SUB CELLAR 1 TO 4TH FLOOR 4
A-405 1/4" = 1'-0"



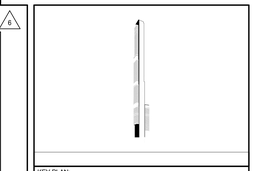

ELEVATOR S-1 SECTION - PIT TO SUB CELLAR 2 3
A-402 1/4" = 1'-0"



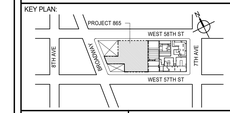

ELEVATOR N-1 SECTION - 4TH TO 6TH FLOOR 2
A-451 1/4" = 1'-0"




ELEVATOR N-1 SECTION - PIT TO 3RD FLOOR 1
A-361 1/4" = 1'-0"



KEY PLAN:




PROJECT NORTH: TRUE NORTH

DEVELOPER:
**EXTELL DEVELOPMENT COMPANY**
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
**ADRIAN SMITH + GORDON GILL ARCHITECTURE**
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
**Rottet Architecture and Design Studio, PLLC**
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
**AAI ARCHITECTS, P.C.**
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
**WSP CANTOR SEINUK**
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
**AKF GROUP**
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
***Langan Engineering & Environmental Services***
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
***Construction Consulting Associates***
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
***AJLP Consulting***
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
***Jan Hird Pokorny Associates, Inc.***
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 3 | D.O.B. SUBMISSION | 18 FEB 15 |
| 4 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 5 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 6 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 7 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 8 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 9 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 10 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 11 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| 12 | ASI ISSUE - 11 | 16 DEC 16 |
| 13 | ASI ISSUE - 16 | 27 JAN 17 |
| 14 | ASI ISSUE - 22 | 20 JUL 17 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 2' - 0" 4' - 0" 8' - 0"

## D.O.B. SUBMISSION

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT: AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
PODIUM ELEVATORS N-1 & S-1
ENLARGED SECTIONS

SEAL & SIGNATURE: REGISTERED ARCHITECT ADE DAVID JAMES No. 026854 STATE OF NEW YORK

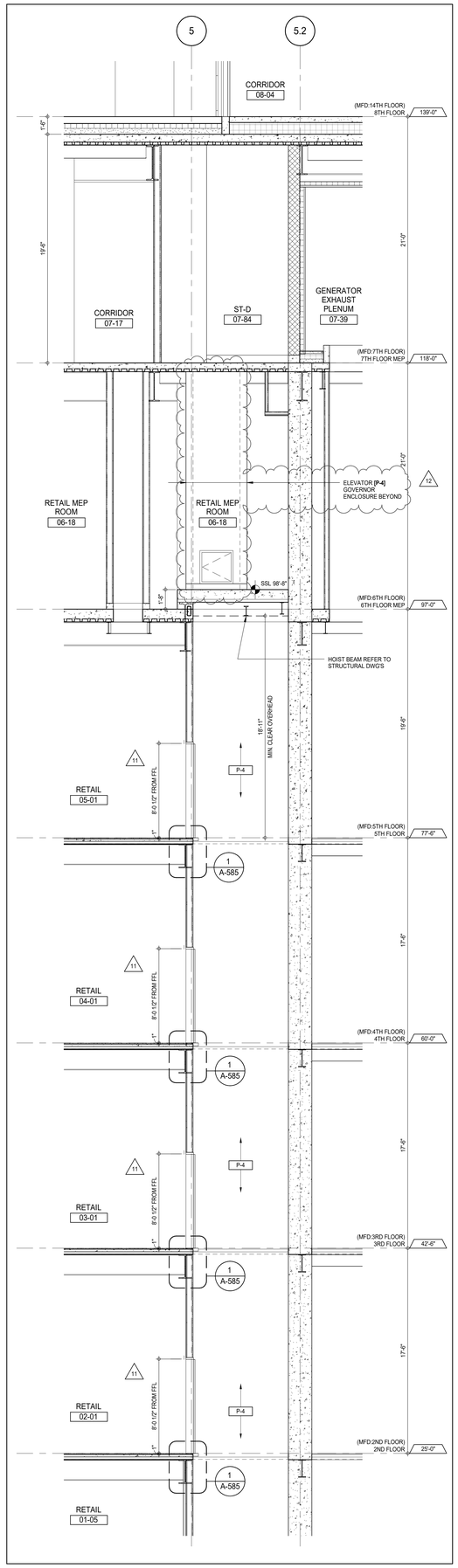
| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: 14 |
| CHK: Checker | |
| SCALE: 1/4" = 1'-0" | |
| DWG No: | A-381.02 |
| DOB PAGE No: | 25 of 33 |

DOB EMPLOYEE STAMP: DOB B-SCAN:

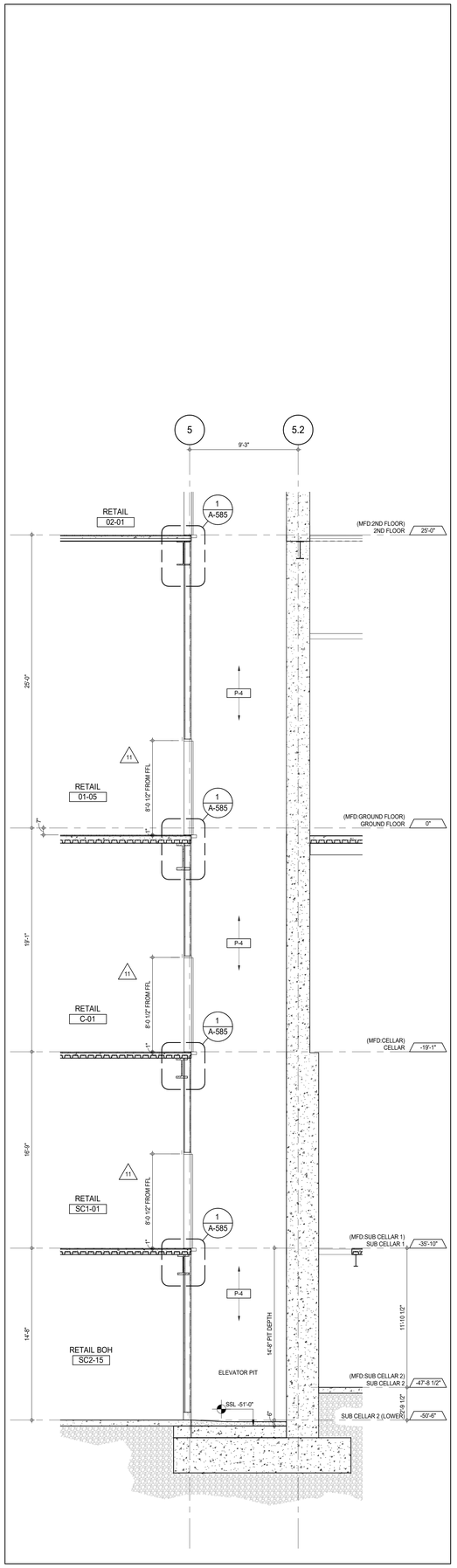
36" x 48" Arch E SHEET SIZE

FILE NAME:
PLOT DATE: 12/13/2017 4:10:38 PM

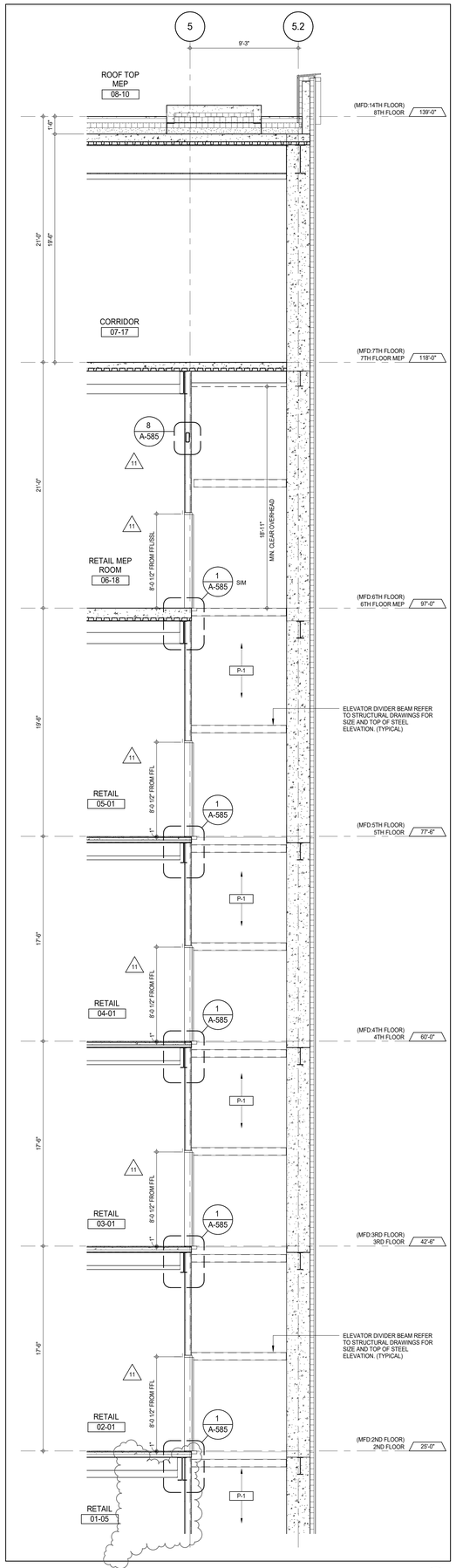
DEPT OF BLDGS 421263505 Job Number
E304805633 Scan Code



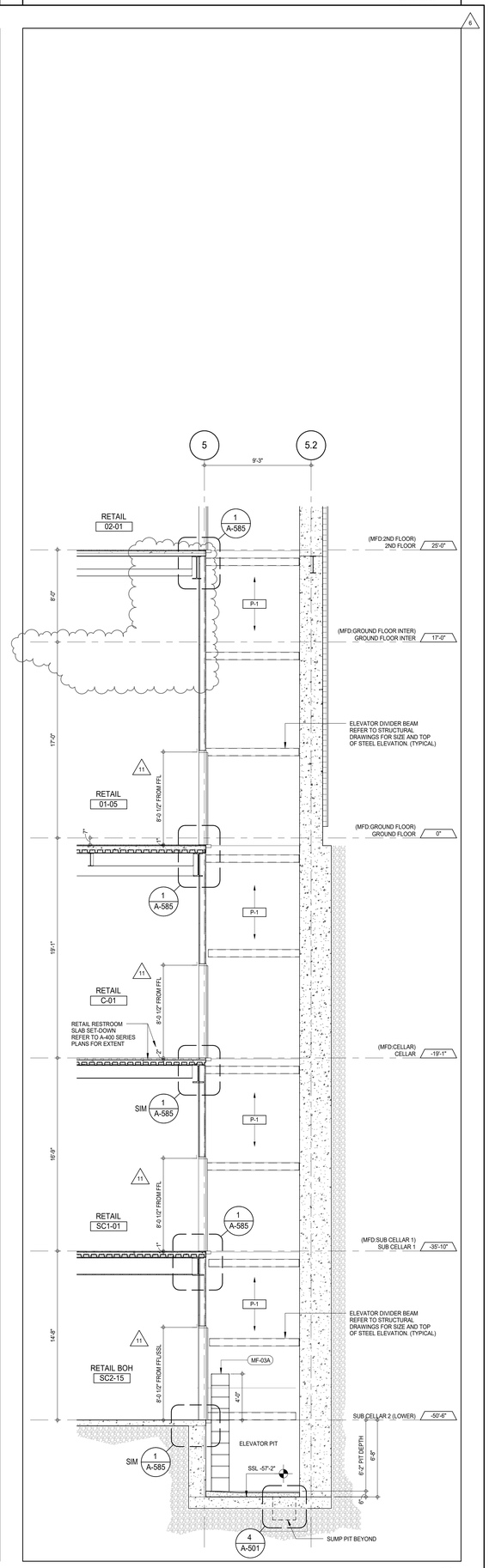

ELEVATOR P-4 SECTION - 2ND TO 5TH FLOORS (P-3 SIM) 4
A-440
1/4" = 1'-0"



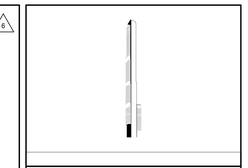

ELEVATOR P-4 SECTION - PIT TO GROUND FLOOR (P-3 SIM) 3
A-410
1/4" = 1'-0"



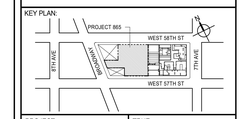

ELEVATOR P-1 SECTION - 2ND TO 6TH FLOORS (P-2 SIM) 2
A-434
1/4" = 1'-0"




ELEVATOR P-1 SECTION - PIT TO GROUND FLOOR (P-2 SIM) 1
A-404
1/4" = 1'-0"



KEY PLAN:




PROJECT NORTH

TRUE NORTH

DEVELOPER:
***EXTELL DEVELOPMENT COMPANY***
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
***ADRIAN SMITH + GORDON GILL ARCHITECTURE***
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
***Rottet Architecture and Design Studio, PLLC***
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
***AAI ARCHITECTS, P.C.***
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
***WSP CANTOR SEINUK***
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
***AKF GROUP***
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
***Langan Engineering & Environmental Services***
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
***Construction Consulting Associates***
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
***AJLP Consulting***
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
***Jan Hird Pokorny Associates, Inc.***
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 3 | D.O.B. SUBMISSION | 18 FEB 15 |
| 4 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 5 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 6 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 7 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 8 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 9 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 10 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 11 | ASI ISSUE - 11 | 16 DEC 16 |
| 12 | ASI ISSUE - 16 | 27 JAN 17 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 2' - 0" 4' - 0" 8' - 0"

## D.O.B. SUBMISSION

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT:

AAI ARCHITECTS, P.C.

PROJECT:

**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:

PODIUM ELEVATORS P-1 & P-4
ENLARGED SECTIONS

SEAL & SIGNATURE:

REGISTERED ARCHITECT DAVID J. PARKER 026858 STATE OF NEW YORK

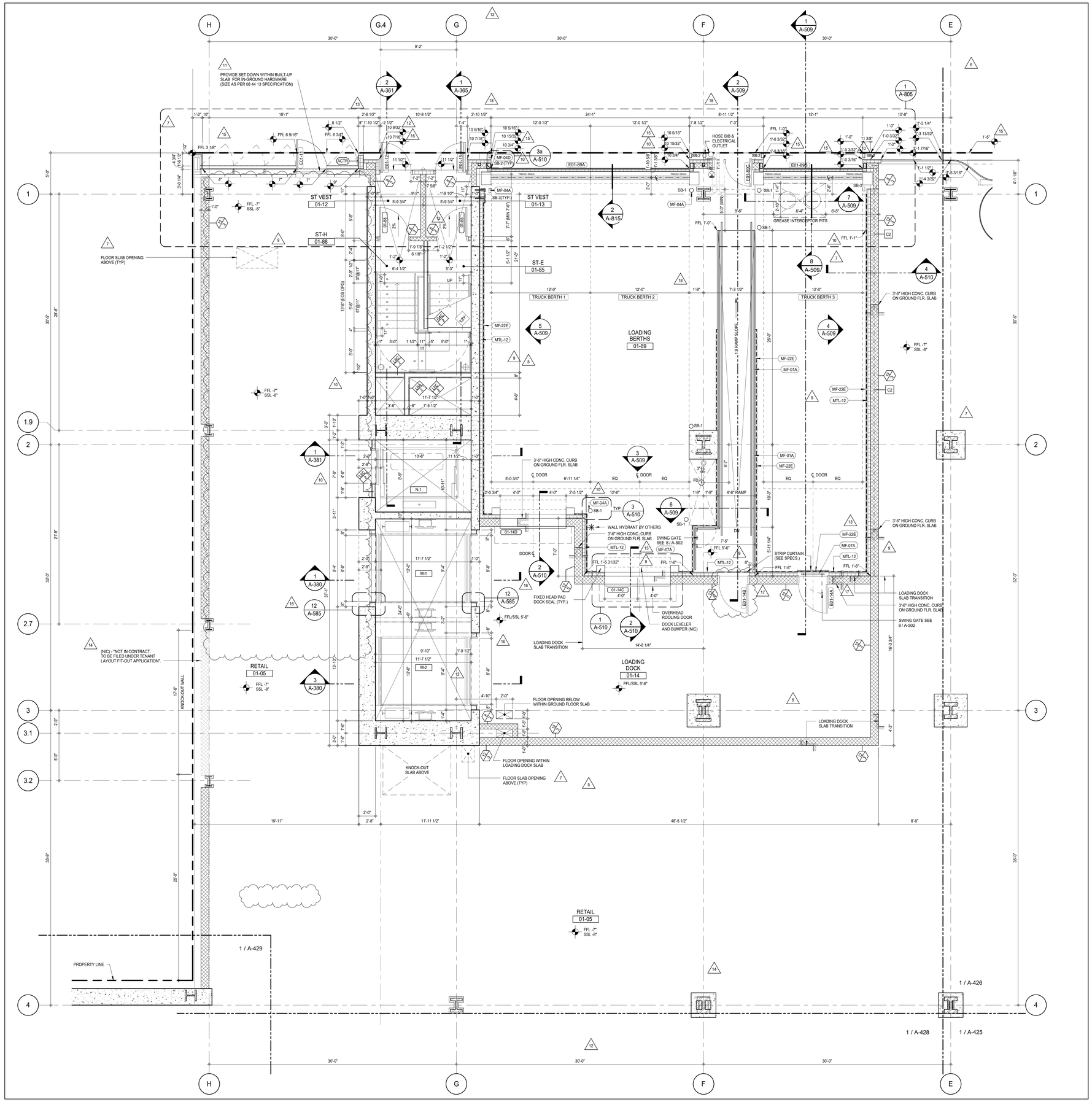
| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: 12 |
| CHK: Checker | |
| SCALE: 1/4" = 1'-0" | |
| DWG No: | A-382.02 |
| DOB PAGE No: | 26 of 33 |

DOB EMPLOYEE STAMP:

DOB B-SCAN:

36" x 48" Arch E SHEET SIZE
FILE NAME:
PLOT DATE: 12/13/2017 4:11:04 PM

DEPT OF BLDGS 121263825 Job Number
E320290113X Scan Code




## SHEET NOTES:

C1 DASHED LINE DENOTES EXTENT OF 6" HIGH C.I.P. CONCRETE CURB. WIDTH TO MATCH PARTITION UNLESS OTHERWISE NOTED ALL CURBS AT DOORWAYS & PATH OF TRAVEL TO BE PAINTED WITH WARNING STRIPS

C2 DASHED LINE DENOTES EXTENT OF 8" HIGH C.I.P. CONCRETE CURB. WIDTH TO MATCH PARTITION UNLESS OTHERWISE NOTED

C3 DASHED LINE DENOTES EXTENT OF 8" HIGH CEMENT BOARD BASE CURB. REFER TO SECTION DETAIL (9) ON SHEET (A-574).

P1 CONCRETE HOUSEKEEPING PAD, HEIGHT, SIZE AND LOCATION TO BE COORDINATED WITH MECHANICAL DRAWINGS.

T1 TOP OF EXISTING STRUCT. SLAB CUT OUT FOR FLOOR RECESSED SLIDING DOOR TRACK ONCE CONSTRUCTION IS COMPLETE.

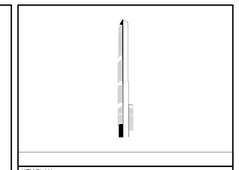
EDGE OF SLAB IS 11" FROM FACE OF GLASS UNLESS OTHERWISE STATED AND/OR AT SHEAR WALL CONDITIONS.

TEMPORARY SHEAR WALL OPENINGS REQUIRED BY THE CONTRACTOR TO COMPLETE THE PROJECT ARE TO BE IN-FILLED TO MATCH THE WALLS REQUIREMENTS INCLUDING BUT NOT LIMITED TO FIRE RATING, ACOUSTIC PROPERTY, THERMAL PROPERTY, AIR/ VAPOR PERMEABILITY.

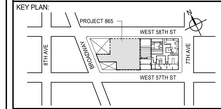
ALL SLEEVES SHOULD EXTEND TO MATCH CURB HEIGHT IN ROOMS WITH CURBS FOR TERMINATION OF WATERPROOFING SYSTEM.

## KEYNOTE LEGEND:

| TAG # | DESCRIPTION |
|---|---|
| MF-01A | GUARDRAIL - GALVANIZED |
| MF-04A | BOLLARD - GALVANIZED |
| MF-04D | BOLLARD - STAINLESS STEEL |
| MF-22E | WAINSCOT PANEL - ALUMINUM |
| MTL-12 | PAINTED ALUM INSULATED PANEL ASSEMBLY |



KEY PLAN:




PROJECT NORTH: TRUE NORTH

DEVELOPER:
**EXTELL DEVELOPMENT COMPANY**
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
**ADRIAN SMITH + GORDON GILL ARCHITECTURE**
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
**Rottet Architecture and Design Studio, PLLC**
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
**AAI ARCHITECTS, P.C.**
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
**WSP CANTOR SEINUK**
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
**AKF GROUP**
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
**Langan Engineering & Environmental Services**
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
**Construction Consulting Associates**
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
**AJLP Consulting**
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
**Jan Hird Pokorny Associates, Inc.**
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 3 | D.O.B. SUBMISSION | 18 FEB 15 |
| 4 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 5 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 6 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 7 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 8 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 9 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 10 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 11 | CD BULLETIN ISSUE - 1 | 22 APR 16 |
| 12 | ASI ISSUE - 1 | 18 MAY 16 |
| 13 | CD BULLETIN ISSUE - 4 | 15 JUL 16 |
| 14 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| 15 | ASI ISSUE - 6 | 14 OCT 16 |
| 16 | ASI ISSUE - 11 | 16 DEC 16 |
| 17 | CD BULLETIN ISSUE - 9 | 13 FEB 17 |
| 18 | ASI ISSUE - 22 | 20 JUL 17 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 2'-0" 4'-0" 8'-0"

**D.O.B. SUBMISSION**

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT:
AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
GROUND FLOOR PART PLAN (NORTH-WEST) (MFD-GROUND FLOOR)

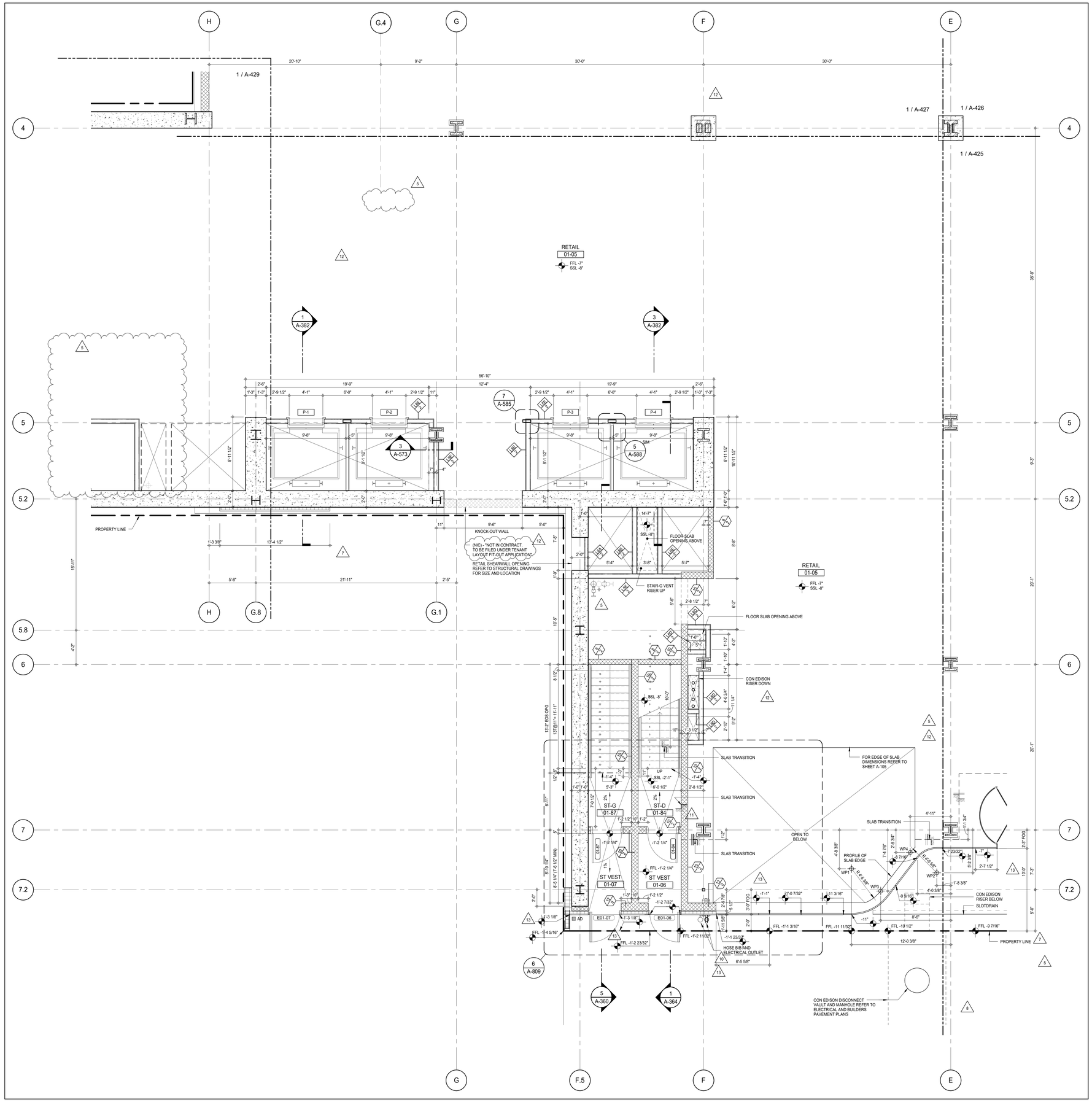
SEAL & SIGNATURE: REGISTERED ARCHITECT DAVID J. JAMES No. 022883 STATE OF NEW YORK

| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: 18 |
| CHK: Checker | |
| SCALE: 1/4" = 1'-0" | |
| DWG No: | A-427.02 |
| DOB PAGE No: | 27 of 33 |

DOB EMPLOYEE STAMP: DOB B-SCAN:

36" x 48" Arch E SHEET SIZE
FILE NAME:
PLOT DATE: 12/13/2017 4:08:54 PM

DEPT OF BLDGS 421208305 Job Number
E327709597US Scan Code




## SHEET NOTES:

C1 DASHED LINE DENOTES EXTENT OF 6" HIGH C.I.P. CONCRETE CURB. WIDTH TO MATCH PARTITION UNLESS OTHERWISE NOTED ALL CURBS AT DOORWAYS & PATH OF TRAVEL TO BE PAINTED WITH WARNING STRIPS

C2 DASHED LINE DENOTES EXTENT OF 8" HIGH C.I.P. CONCRETE CURB. WIDTH TO MATCH PARTITION UNLESS OTHERWISE NOTED

C3 DASHED LINE DENOTES EXTENT OF 8" HIGH CEMENT BOARD BASE CURB. REFER TO SECTION DETAIL (9) ON SHEET (A-574).

P1 CONCRETE HOUSEKEEPING PAD, HEIGHT, SIZE AND LOCATION TO BE COORDINATED WITH MECHANICAL DRAWINGS.

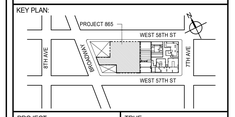
T1 TOP OF EXISTING STRUCT. SLAB CUT OUT FOR FLOOR RECESSED SLIDING DOOR TRACK ONCE CONSTRUCTION IS COMPLETE.

EDGE OF SLAB IS 11" FROM FACE OF GLASS UNLESS OTHERWISE STATED AND/OR AT SHEAR WALL CONDITIONS.

TEMPORARY SHEAR WALL OPENINGS REQUIRED BY THE CONTRACTOR TO COMPLETE THE PROJECT ARE TO BE IN-FILLED TO MATCH THE WALLS REQUIREMENTS INCLUDING BUT NOT LIMITED TO FIRE RATING, ACOUSTIC PROPERTY, THERMAL PROPERTY, AIR/ VAPOR PERMEABILITY.

ALL SLEEVES SHOULD EXTEND TO MATCH CURB HEIGHT IN ROOMS WITH CURBS FOR TERMINATION OF WATERPROOFING SYSTEM.

KEY PLAN:




PROJECT NORTH

TRUE NORTH

DEVELOPER:
**EXTELL DEVELOPMENT COMPANY**
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
**ADRIAN SMITH + GORDON GILL ARCHITECTURE**
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
**Rottet Architecture and Design Studio, PLLC**
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
**AAI ARCHITECTS, P.C.**
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
**WSP CANTOR SEINUK**
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
**AKF GROUP**
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
**Langan Engineering & Environmental Services**
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
**Construction Consulting Associates**
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
**AJLP Consulting**
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
**Jan Hird Pokorny Associates, Inc.**
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 3 | D.O.B. SUBMISSION | 18 FEB 15 |
| 4 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 5 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 6 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 7 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 8 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 9 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 10 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 11 | CD BULLETIN ISSUE - 4 | 15 JUL 16 |
| 12 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| 13 | ASI ISSUE - 6 | 14 OCT 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 2' - 0" 4' - 0" 8' - 0"

## D.O.B. SUBMISSION

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT:

AAI ARCHITECTS, P.C.

PROJECT:

**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:

GROUND FLOOR PART PLAN (SOUTH-WEST) (MFD-GROUND FLOOR)

SEAL & SIGNATURE:

REGISTERED ARCHITECT JAE DAVID JASON 026851 STATE OF NEW YORK

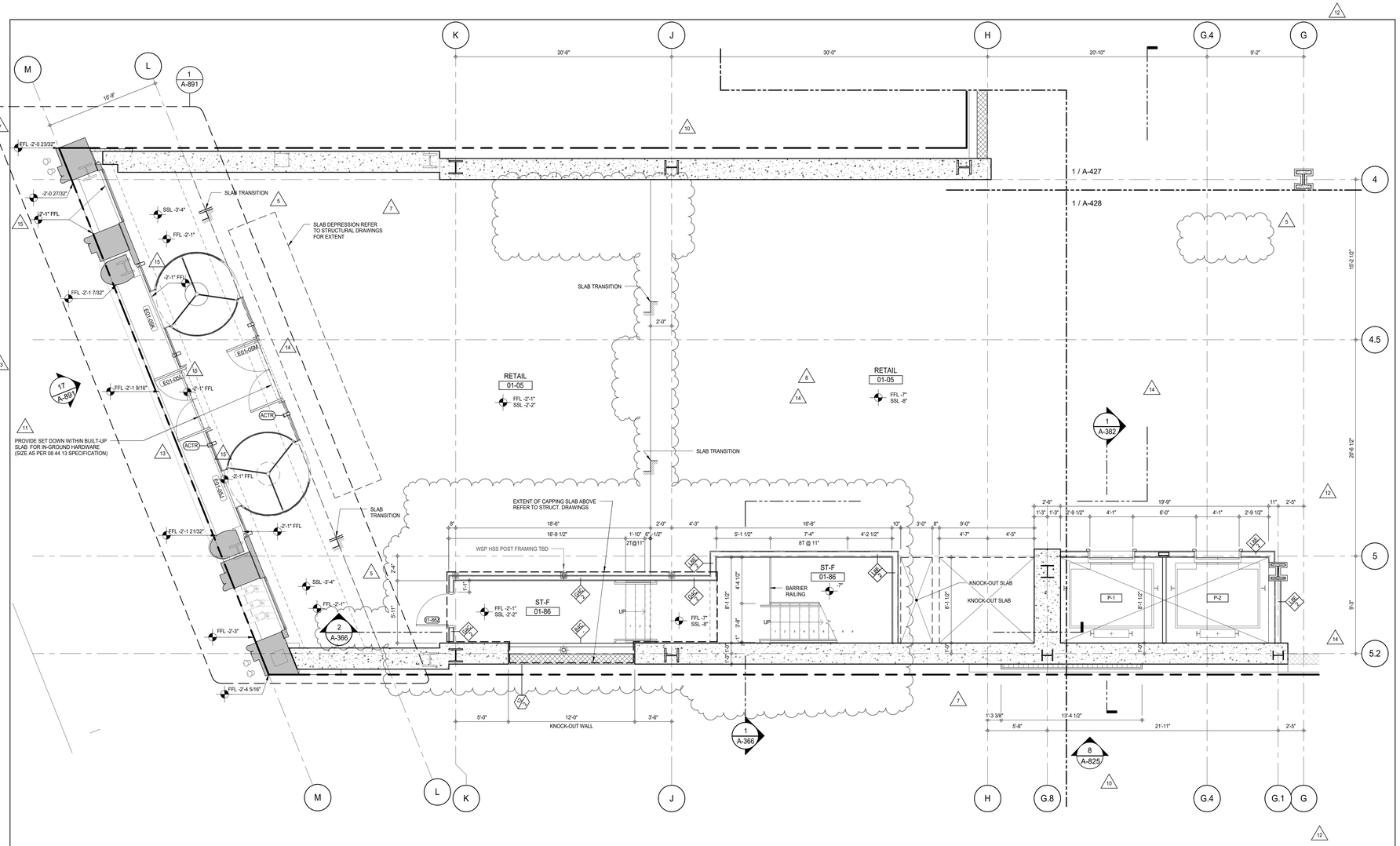
| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: 13 |
| CHK: Checker | |
| SCALE: 1/4" = 1'-0" | |
| DWG No: | A-428.02 |
| DOB PAGE No: | 28 of 33 |

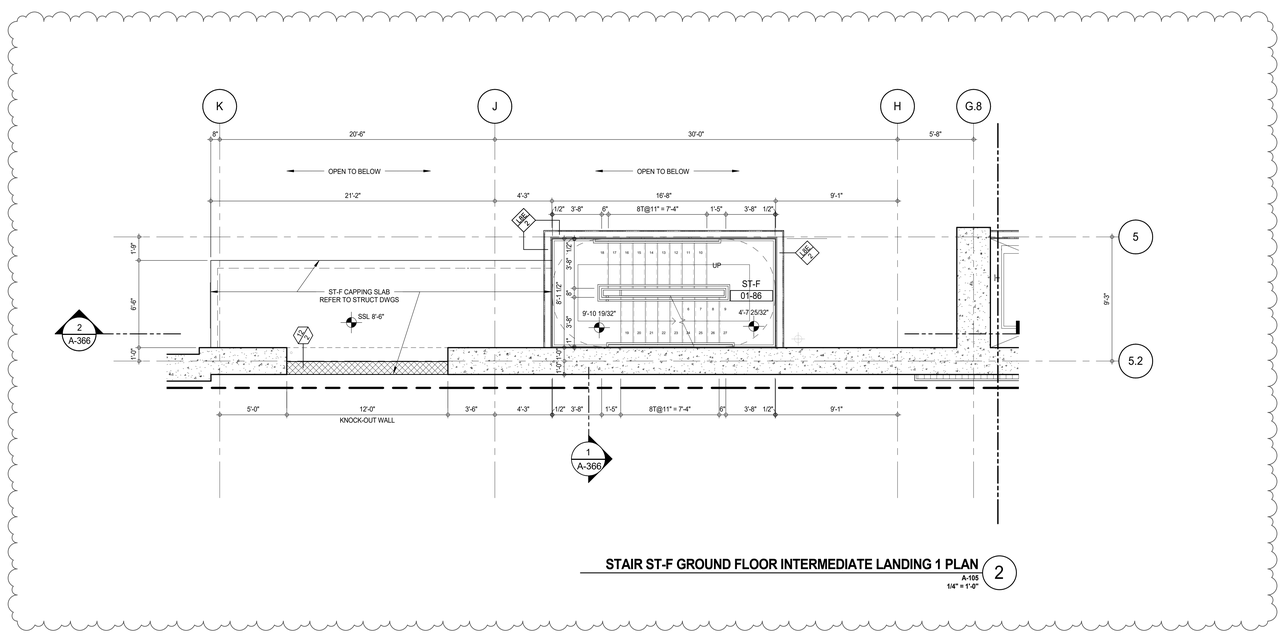
DOB EMPLOYEE STAMP:

DOB B-SCAN:

36" x 48" Arch E SHEET SIZE
FILE NAME:
PLOT DATE: 12/13/2017 4:08:35 PM

DEPT OF BLDGS 421263505 Job Number
E302364527 Scan Code




## STAIR ST-F GROUND FLOOR INTERMEDIATE LANDING 1 PLAN (2)

A-105
1/4" = 1'-0"

### SHEET NOTES:

C1 DASHED LINE DENOTES EXTENT OF 6" HIGH C.I.P. CONCRETE CURB. WIDTH TO MATCH PARTITION UNLESS OTHERWISE NOTED ALL CURBS AT DOORWAYS & PATH OF TRAVEL TO BE PAINTED WITH WARNING STRIPS

C2 DASHED LINE DENOTES EXTENT OF 8" HIGH C.I.P. CONCRETE CURB. WIDTH TO MATCH PARTITION UNLESS OTHERWISE NOTED

C3 DASHED LINE DENOTES EXTENT OF 8" HIGH CEMENT BOARD BASE CURB. REFER TO SECTION DETAIL (9) ON SHEET (A-574).

P1 CONCRETE HOUSEKEEPING PAD, HEIGHT, SIZE AND LOCATION TO BE COORDINATED WITH MECHANICAL DRAWINGS.

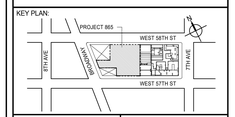
T1 TOP OF EXISTING STRUCT. SLAB CUT OUT FOR FLOOR RECESSED SLIDING DOOR TRACK ONCE CONSTRUCTION IS COMPLETE.

EDGE OF SLAB IS 11" FROM FACE OF GLASS UNLESS OTHERWISE STATED AND/OR AT SHEAR WALL CONDITIONS.

TEMPORARY SHEAR WALL OPENINGS REQUIRED BY THE CONTRACTOR TO COMPLETE THE PROJECT ARE TO BE IN-FILLED TO MATCH THE WALLS REQUIREMENTS INCLUDING BUT NOT LIMITED TO FIRE RATING, ACOUSTIC PROPERTY, THERMAL PROPERTY, AIR/ VAPOR PERMEABILITY.

ALL SLEEVES SHOULD EXTEND TO MATCH CURB HEIGHT IN ROOMS WITH CURBS FOR TERMINATION OF WATERPROOFING SYSTEM.

KEY PLAN:




PROJECT NORTH | TRUE NORTH

DEVELOPER:
**EXTELL DEVELOPMENT COMPANY**
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
**ADRIAN SMITH + GORDON GILL ARCHITECTURE**
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
**Rottet Architecture and Design Studio, PLLC**
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
**AAI ARCHITECTS, P.C.**
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
**WSP CANTOR SEINUK**
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
**AKF GROUP**
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
**Langan Engineering & Environmental Services**
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
**Construction Consulting Associates**
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
**AJLP Consulting**
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
**Jan Hird Pokorny Associates, Inc.**
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 3 | D.O.B. SUBMISSION | 18 FEB 15 |
| 4 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 5 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 6 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 7 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 8 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 9 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 10 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 11 | CD BULLETIN ISSUE - 1 | 22 APR 16 |
| 12 | ASI ISSUE - 1 | 18 MAY 16 |
| 13 | CD BULLETIN ISSUE - 4 | 15 JUL 16 |
| 14 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| 15 | ASI ISSUE - 6 | 14 OCT 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 2'-0" 4'-0" 8'-0"

**D.O.B. SUBMISSION**

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT: AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
GROUND FLOOR PART PLAN (WEST)
(MFD-GROUND FLOOR)

SEAL & SIGNATURE: REGISTERED ARCHITECT ADAM DAVID JAKUBOV NYS 028684 STATE OF NEW YORK

| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: |
| CHK: Checker | 15 |
| SCALE: 1/4" = 1'-0" | |
| DWG No: | A-429.02 |
| DOB PAGE No: | 29 of 33 |

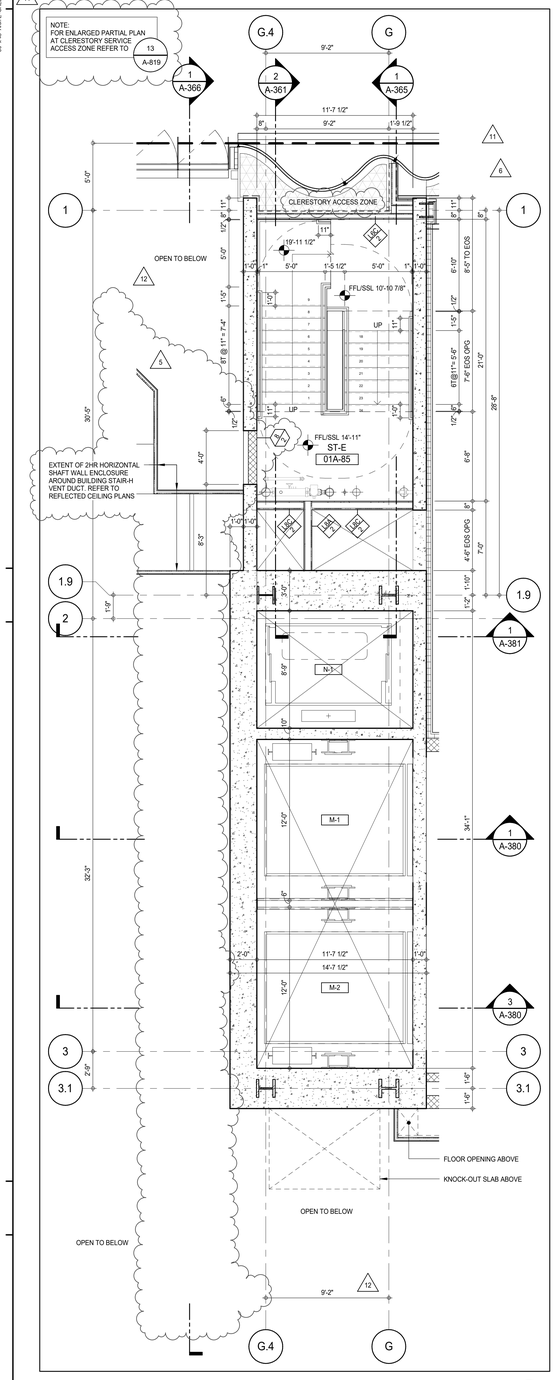
DOB EMPLOYEE STAMP: DOB B-SCAN:

36" x 48" Arch E SHEET SIZE
FILE NAME:
PLOT DATE: 12/13/2017 4:07:34 PM

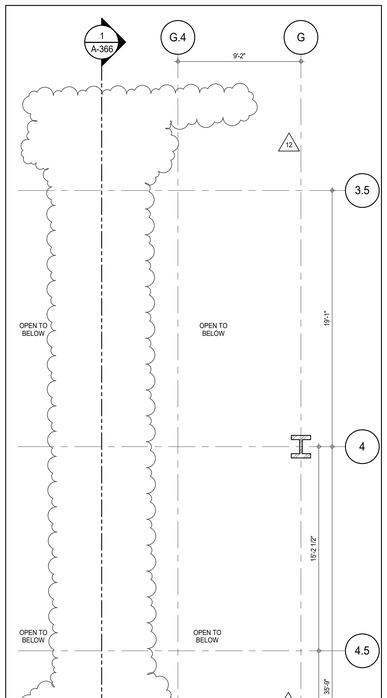
DEPT OF BLDGS 121236526 Job Number
E3513795952 Scan Code

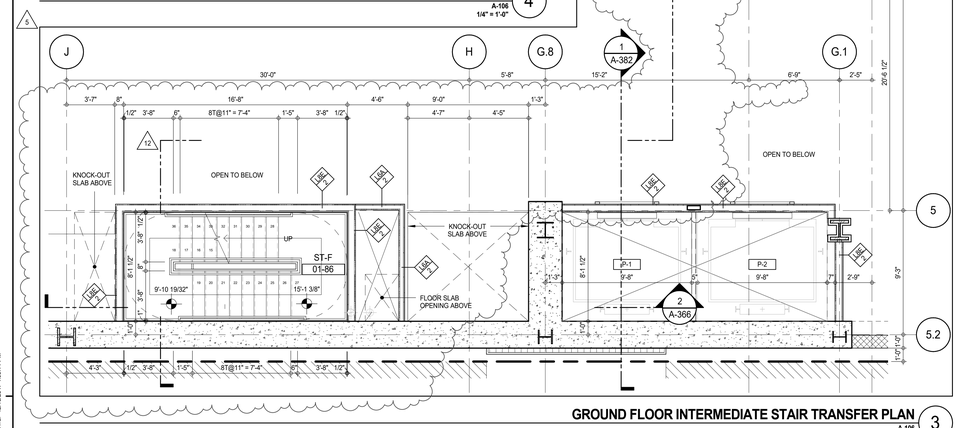
KEYNOTE LEGEND:

| TAG # | DESCRIPTION |
|---|---|
| MF-03A | LADDER - GALVANIZED |

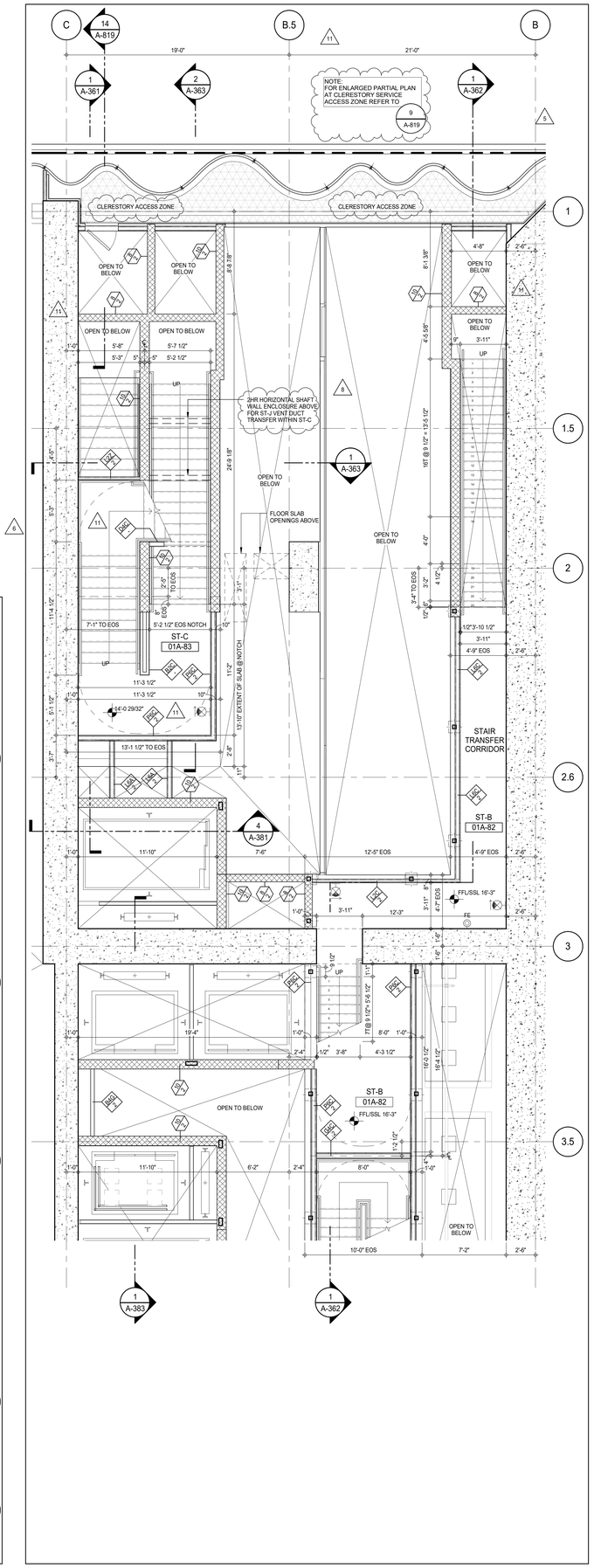



GROUND FLOOR INTERMEDIATE STAIR TRANSFER PLAN 4
A-106
1/4" = 1'-0"

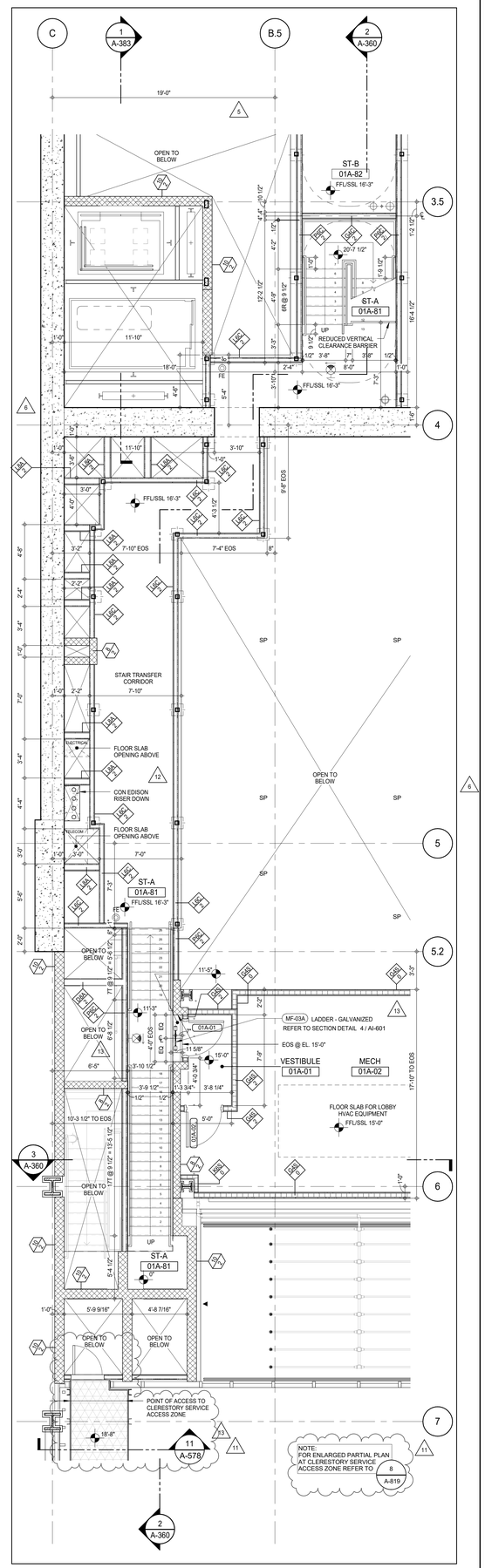



GROUND FLOOR INTERMEDIATE STAIR TRANSFER PLAN 3
A-106
1/4" = 1'-0"



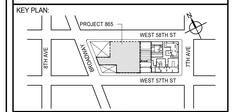

GROUND FLOOR INTERMEDIATE STAIR TRANSFER PLAN 2
A-106
1/4" = 1'-0"




GROUND FLOOR INTERMEDIATE STAIR TRANSFER PLAN 1
A-106
1/4" = 1'-0"



KEY PLAN:




PROJECT NORTH | TRUE NORTH

DEVELOPER:
***EXTELL DEVELOPMENT COMPANY***
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
***ADRIAN SMITH + GORDON GILL ARCHITECTURE***
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
***Rottet Architecture and Design Studio, PLLC***
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
***AAI ARCHITECTS, P.C.***
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
***WSP CANTOR SEINUK***
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
***AKF GROUP***
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
***Langan Engineering & Environmental Services***
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
***Construction Consulting Associates***
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
***AJLP Consulting***
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
***Jan Hird Pokorny Associates, Inc.***
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 3 | D.O.B. SUBMISSION | 18 FEB 15 |
| 4 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 5 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| | D.O.B. AMENDMENT 1 | 24 JUL 15 |
| 6 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 7 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 8 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 9 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 10 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 11 | CD BULLETIN ISSUE - 4 | 15 JUL 16 |
| 12 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| 13 | ASI ISSUE - 20 | 21 APR 17 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 2' - 0" 4' - 0" 8' - 0"

**D.O.B. SUBMISSION**

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT:

AAI ARCHITECTS, P.C.

PROJECT:

**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:

GROUND FLOOR PLAN INTERMEDIATE (STAIR TRANSFER) (MFD-GROUND FLOOR INTERMEDIATE)

SEAL & SIGNATURE:

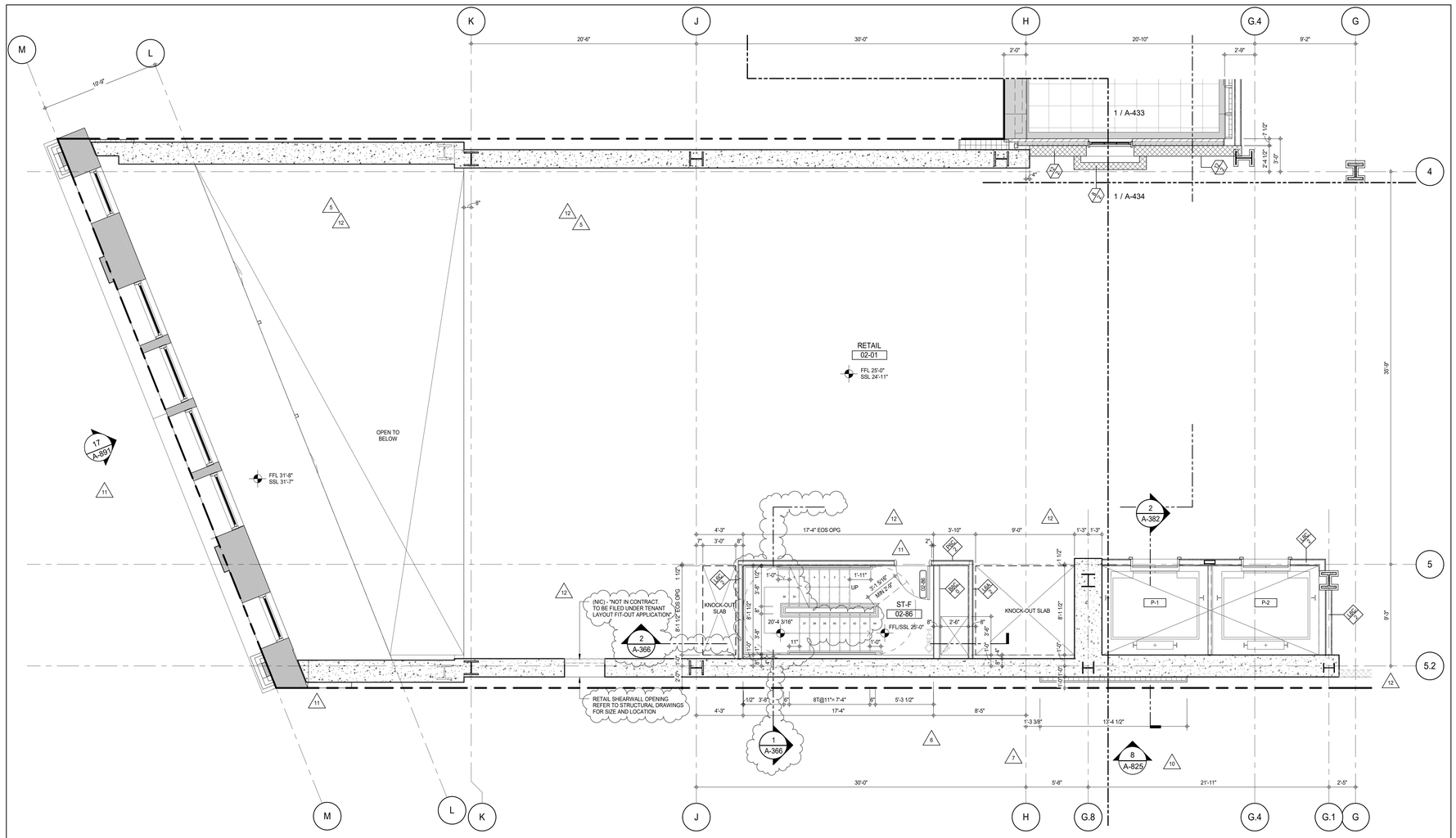
REGISTERED ARCHITECT JAE DAVID JAHNKE 022857 STATE OF NEW YORK

| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: |
| CHK: Checker | 13 |
| SCALE: 1/4" = 1'-0" | |
| DWG No: | A-430.03 |
| DOB PAGE No: | 30 of 33 |

DOB EMPLOYEE STAMP: DOB B-SCAN:

36" x 48" Arch E - SHEET SIZE
FILE NAME:
PLOT DATE: 12/13/2017 4:08:11 PM

DEPT OF BLDGS 121253025 Job Number
E3221543854 Scan Code




## SHEET NOTES:

C1 DASHED LINE DENOTES EXTENT OF 6" HIGH C.I.P. CONCRETE CURB. WIDTH TO MATCH PARTITION UNLESS OTHERWISE NOTED ALL CURBS AT DOORWAYS & PATH OF TRAVEL TO BE PAINTED WITH WARNING STRIPS

C2 DASHED LINE DENOTES EXTENT OF 8" HIGH C.I.P. CONCRETE CURB. WIDTH TO MATCH PARTITION UNLESS OTHERWISE NOTED

C3 DASHED LINE DENOTES EXTENT OF 8" HIGH CEMENT BOARD BASE CURB. REFER TO SECTION DETAIL (9) ON SHEET (A-574).

P1 CONCRETE HOUSEKEEPING PAD, HEIGHT, SIZE AND LOCATION TO BE COORDINATED WITH MECHANICAL DRAWINGS.

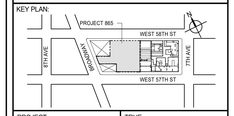
T1 TOP OF EXISTING STRUCT. SLAB CUT OUT FOR FLOOR RECESSED SLIDING DOOR TRACK ONCE CONSTRUCTION IS COMPLETE.

EDGE OF SLAB IS 11" FROM FACE OF GLASS UNLESS OTHERWISE STATED AND/OR AT SHEAR WALL CONDITIONS.

TEMPORARY SHEAR WALL OPENINGS REQUIRED BY THE CONTRACTOR TO COMPLETE THE PROJECT ARE TO BE IN-FILLED TO MATCH THE WALLS REQUIREMENTS INCLUDING BUT NOT LIMITED TO FIRE RATING, ACOUSTIC PROPERTY, THERMAL PROPERTY, AIR/ VAPOR PERMEABILITY.

ALL SLEEVES SHOULD EXTEND TO MATCH CURB HEIGHT IN ROOMS WITH CURBS FOR TERMINATION OF WATERPROOFING SYSTEM.

KEY PLAN:




PROJECT NORTH

TRUE NORTH

DEVELOPER:
**EXTELL DEVELOPMENT COMPANY**
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
**ADRIAN SMITH + GORDON GILL ARCHITECTURE**
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
**Rottet Architecture and Design Studio, PLLC**
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
**AAI ARCHITECTS, P.C.**
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
**WSP CANTOR SEINUK**
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
**AKF GROUP**
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
**Langan Engineering & Environmental Services**
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
**Construction Consulting Associates**
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
**AJLP Consulting**
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
**Jan Hird Pokorny Associates, Inc.**
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 1 | 15 OCT 14 |
| 2 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 3 | D.O.B. SUBMISSION | 18 FEB 15 |
| 4 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| | D.O.B. SUBMISSION | 27 APR 15 |
| 5 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 6 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 7 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 8 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 9 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 10 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 11 | CD BULLETIN ISSUE - 4 | 15 JUL 16 |
| 12 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

0 2'-0" 4'-0" 8'-0"

**D.O.B. SUBMISSION**

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT:
AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
2ND FLOOR PART PLAN (WEST)
(MFD-2ND FLOOR)

SEAL & SIGNATURE:
REGISTERED ARCHITECT ADRIAN DAVID SMITH No. 022658 STATE OF NEW YORK

| | |
|---|---|
| DATE: | 15 OCT 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: |
| CHK: Checker | 12 |
| SCALE: 1/4" = 1'-0" | |
| DWG No: | A-435.02 |
| DOB PAGE No: | 31 of 33 |

DOB EMPLOYEE STAMP:

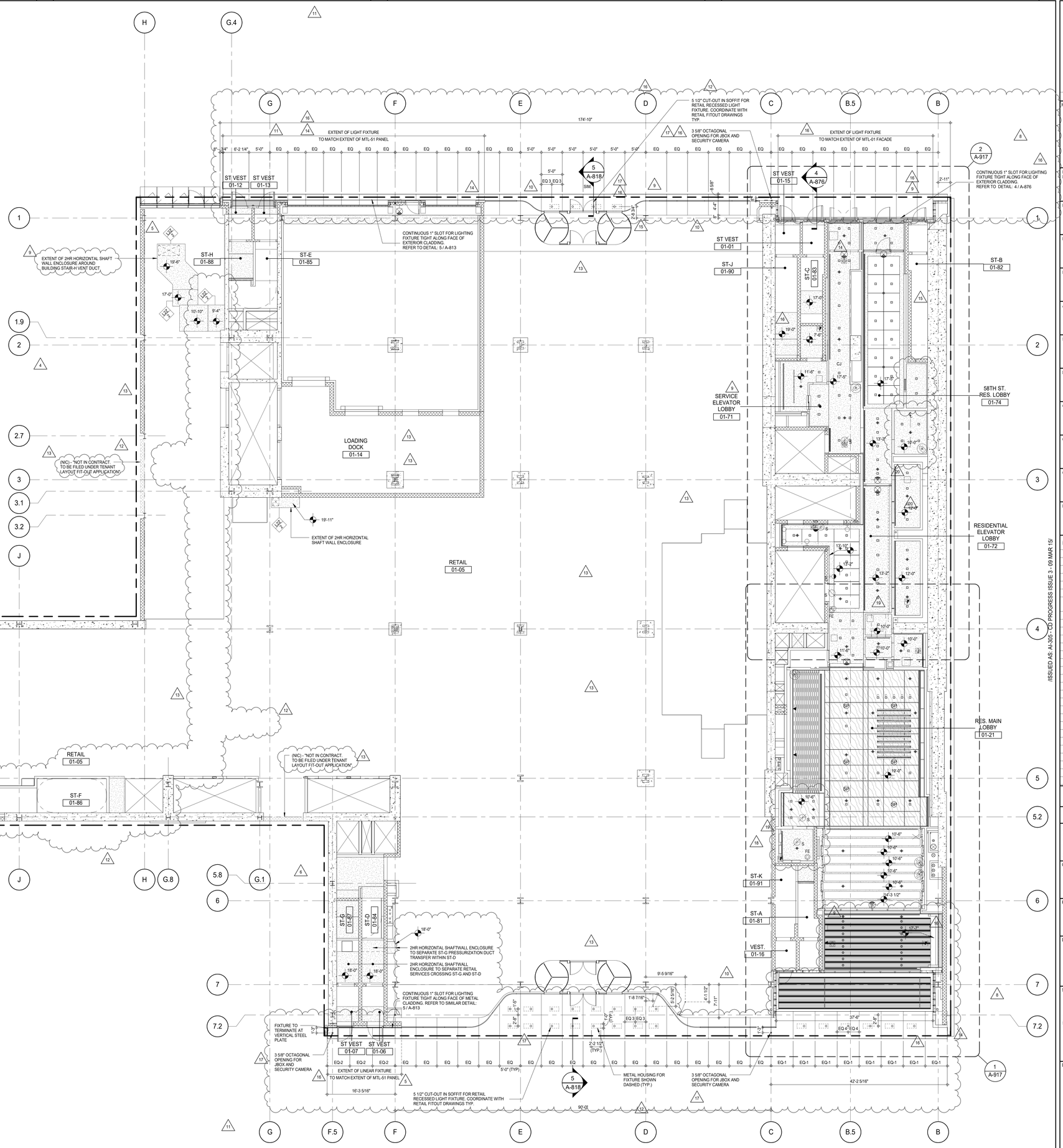
DOB B-SCAN:

36" x 48" Arch E SHEET SIZE
FILE NAME:
PLOT DATE: 02/19/2017 4:07:13 PM

DEPT OF BLDGS 421208305 Job Number
E3566962114N Scan Code

## REFLECTED CEILING PLAN SYMBOL LEGEND

| SYMBOL (CEILING MOUNTED / WALL MOUNTED) | DESCRIPTION |
|---|---|
| | SLEEVED OPENING |
| | SLAB OPENING |
| | SLAB OPENING ABOVE (UNLESS NOTED OTHERWISE) |
| | ACCESS PANEL (HINGED / UNHINGED) |
| | LIGHT FIXTURE (SQUARE / RECTANGULAR) - SUSPENDED (REFER TO ELECTRICAL DRAWINGS) |
| | LIGHT FIXTURE (LINEAR) - SUSPENDED (REFER TO ELECTRICAL DRAWINGS) |
| | LIGHT FIXTURE (SQUARE / RECTANGULAR / CIRCULAR) - RECESSED (REFER TO ELECTRICAL DRAWINGS) |
| | WALL MOUNTED LIGHT FIXTURE (REFER TO ELECTRICAL DRAWINGS) |
| | UNIT ENTRY LIGHT FIXTURE / DOOR BELL (REFER TO ELECTRICAL DRAWINGS) |
| | LIGHT FIXTURE - TRACK (REFER TO ELECTRICAL DRAWINGS) |
| | RETURN AIR DIFFUSER (SQUARE / RECTANGULAR / ROUND) (REFER TO MECHANICAL DRAWINGS) |
| | SUPPLY AIR DIFFUSER (SQUARE / RECTANGULAR / ROUND) (REFER TO MECHANICAL DRAWINGS) |
| | LINEAR AIR DIFFUSER (SINGLE / DOUBLE) (WHERE X IS : R/A=RETURN AIR, S/A=SUPPLY AIR, S/R/A=SUPPLY/RETURN COMBO) (REFER TO MECHANICAL DRAWINGS) |
| | SPRINKLER HEAD (REFER TO FIRE PROTECTION DRAWINGS) |
| | DETECTORS WITH JUNCTION BOX RECESSED IN DROP CEILING. (WHERE X IS: S=SMOKE, M=CARBON MONOXIDE, G=GAS, H=HEAT, F=FLAME (OR A COMBINATION)(REFER TO FIRE PROTECTION DWGS) |
| | DETECTORS WITH JUNCTION BOX AND CONDUIT RECESSED IN SLAB. (WHERE X IS: S=SMOKE, M=CARBON MONOXIDE, G=GAS, H=HEAT, F=FLAME (OR A COMBINATION)(REFER TO FIRE PROTECTION DWGS) |
| | VOICE ALARM SPEAKER (REFER TO FIRE ALARM DRAWINGS) |
| | VOICE ALARM SPEAKER & STROBE LIGHT (REFER TO FIRE ALARM DRAWINGS) |
| | EXIT LIGHT (REFER TO ELECTRICAL DRAWINGS) |
| | ELECTRICAL RECEPTACLE OUTLET (REFER TO ELECTRICAL DRAWINGS) |
| | CEILING MOUNTED JUNCTION BOX (REFER TO ELECTRICAL DRAWINGS) |
| | CEILING MOUNTED JUNCTION BOX RECESSED IN SLAB |
| | CEILING MOUNTED JUNCTION BOX WITH IN SLAB CONDUIT AND STUB OUTS |
| | TELECOM - REFER TO TELECOM DRAWINGS |
| | SPECIAL PURPOSE CONNECTION |
| | SPEAKER OUTLET |
| | ALARM |
| | SECURITY CAMERA (REFER TO SECURITY DRAWINGS) |
| | WINDOW WASHING TRACK (REFER TO 1/4" PLANS) |




## GENERAL NOTES:

**1. COORDINATION:**
REFLECTED CEILING PLANS ARE FOR GENERAL COORDINATION AND LAYOUT ONLY. FOR QUANTITIES AND TYPES OF FIXTURES AND EQUIPMENT REFER TO MECHANICAL, ELECTRICAL, IT, SECURITY, AUDIOVISUAL, COMMUNICATIONS, FIRE PROTECTION, PLUMBING AND SIGNAGE DRAWINGS.

**2. ACCESS PANELS:**
PRIOR TO COMMENCING INSTALLATION OF SERVICES AND WORK NOTED ABOVE, PREPARE A COMPLETE COORDINATED LAYOUT OF ALL ACCESS PANELS WHICH ARE REQUIRED. SUBMIT LAYOUT TO INDICATE EXACT SIZES AND LOCATIONS OF THE ACCESS POINTS FOR CONSULTANT'S REVIEW. PLACE CONTROLS, DAMPERS, SHUTOFF VALVES, ETC. IN ACCESSIBLE CEILING SYSTEM AREAS WHEREVER POSSIBLE.
ALL ACCESS PANELS ARE DIMENSIONED TO THE CENTERLINE OF THE PANEL.

**3. SPRINKLERS:**
CENTER SPRINKLER HEADS AND DEVICES IN ACOUSTICAL CEILING TILES WHERE APPLICABLE OR AS DIMENSIONED ON THE RCP

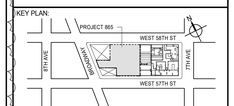
**4. BATHROOMS:**
FOR ALL BATHROOM CEILING FIXTURE LAYOUTS REFER TO A-900 SERIES DRAWINGS UNLESS OTHERWISE NOTED.

ALL SPOT ELEVATION MARKERS WITHIN THE RESIDENTIAL LOBBY AREA ARE TAKEN FROM 1" ABOVE GROUND FLOOR ELEVATION; ALL SPOT ELEVATION MARKERS WITHIN EXIT STAIRS, AND RETAIL AREAS ARE TAKEN FROM THE GROUND FLOOR ELEVATION

## KEYNOTE LEGEND:

| TAG # | DESCRIPTION |
|---|---|
| | |

KEY PLAN:




PROJECT NORTH: TRUE NORTH

DEVELOPER:
***EXTELL DEVELOPMENT COMPANY***
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
***ADRIAN SMITH + GORDON GILL ARCHITECTURE***
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
***Rottet Architecture and Design Studio, PLLC***
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
***AAI ARCHITECTS, P.C.***
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
***WSP CANTOR SEINUK***
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
***AKF GROUP***
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
***Langan Engineering & Environmental Services***
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
***Construction Consulting Associates***
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
***AJLP Consulting***
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
***Jan Hird Pokorny Associates, Inc.***
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 2 | CD PROGRESS ISSUE 3 | 09 MAR 15 |
| 3 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 4 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 5 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 6 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 7 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 8 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 9 | CD BULLETIN ISSUE - 1 | 22 APR 16 |
| 10 | CD BULLETIN ISSUE - 2 | 11 MAY 16 |
| 11 | ASI ISSUE - 1 | 18 MAY 16 |
| 12 | CD BULLETIN ISSUE - 5 | 12 AUG 16 |
| 13 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| 14 | ASI ISSUE - 11 | 16 DEC 16 |
| 15 | ASI ISSUE - 13 | 23 DEC 16 |
| 16 | ASI ISSUE - 16 | 27 JAN 17 |
| 17 | CD BULLETIN ISSUE - 9 | 13 FEB 17 |
| 18 | ASI ISSUE - 19 | 24 MAR 17 |
| 19 | ASI ISSUE - 20 | 21 APR 17 |
| 20 | ASI ISSUE - 21 | 05 JUN 17 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

/ISSUED AS AI-305 - CD PROGRESS ISSUE 3 - 09 MAR 15/

## D.O.B. SUBMISSION

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT: AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
GROUND FLOOR REFLECTED CEILING PLAN (LOBBY) (MFD-GROUND FLOOR)

SEAL & SIGNATURE: REGISTERED ARCHITECT JAE DAVID JAGNOW No. 024881 STATE OF NEW YORK

| | |
|---|---|
| DATE: | 19 DEC 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: 20 |
| CHK: Checker | |
| SCALE: 1/8" = 1'-0" | |
| DWG No: | A-705.02 |
| DOB PAGE No: | 32 of 33 |

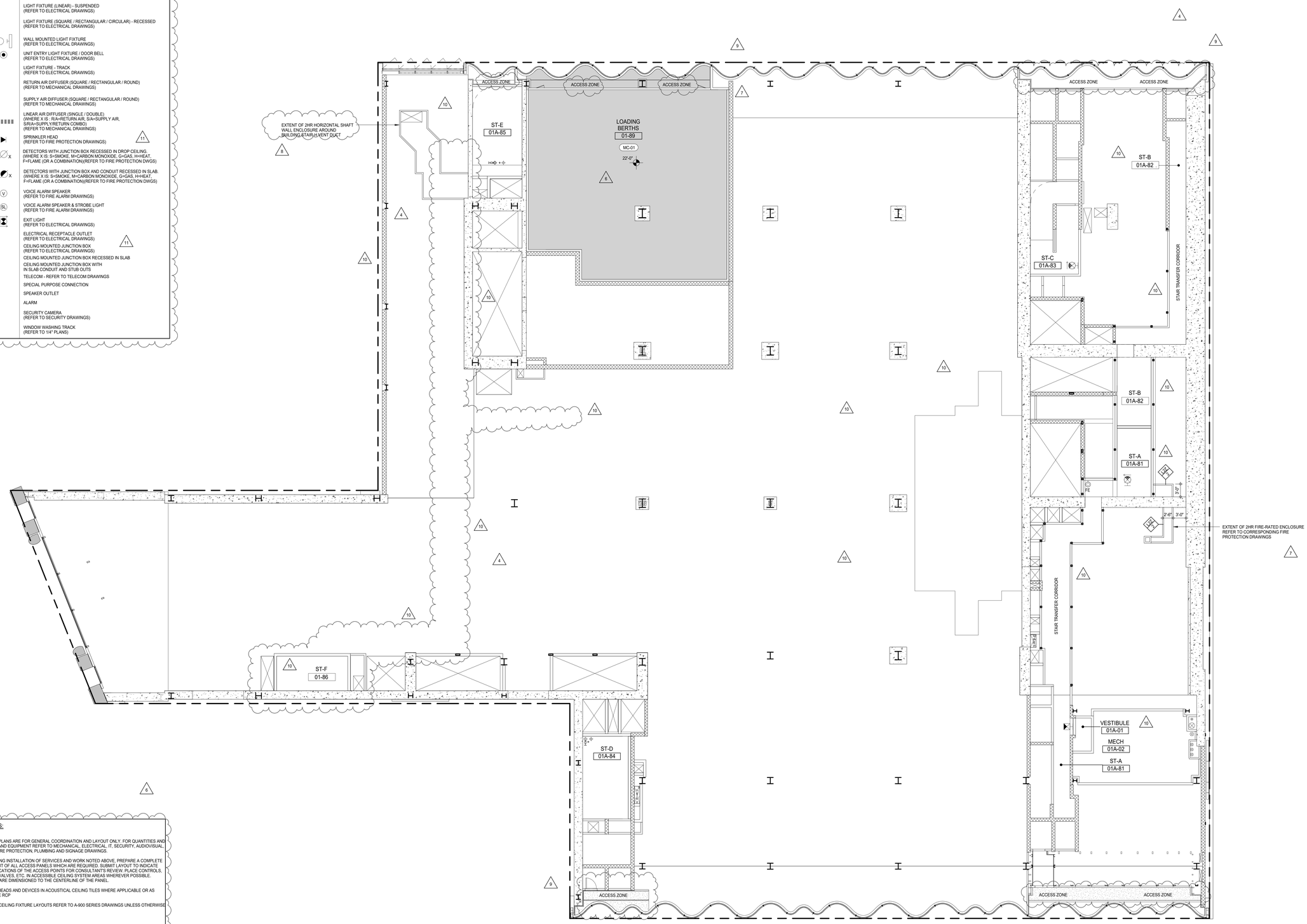
DOB EMPLOYEE STAMP: DOB B-SCAN:

36" x 48" Arch E - SHEET SIZE
FILE NAME:
PLOT DATE: 02/13/2017 4:11:57 PM

DEPT OF BLDGS 421263426 Job Number
E500963640 Scan Code

## REFLECTED CEILING PLAN SYMBOL LEGEND

| SYMBOL (CEILING MOUNTED / WALL MOUNTED) | DESCRIPTION |
|---|---|
| | SLEEVED OPENING |
| | SLAB OPENING |
| | SLAB OPENING ABOVE (UNLESS NOTED OTHERWISE) |
| | ACCESS PANEL (HINGED / UNHINGED) |
| | LIGHT FIXTURE (SQUARE / RECTANGULAR) - SUSPENDED (REFER TO ELECTRICAL DRAWINGS) |
| | LIGHT FIXTURE (LINEAR) - SUSPENDED (REFER TO ELECTRICAL DRAWINGS) |
| | LIGHT FIXTURE (SQUARE / RECTANGULAR / CIRCULAR) - RECESSED (REFER TO ELECTRICAL DRAWINGS) |
| | WALL MOUNTED LIGHT FIXTURE (REFER TO ELECTRICAL DRAWINGS) |
| | UNIT ENTRY LIGHT FIXTURE / DOOR BELL (REFER TO ELECTRICAL DRAWINGS) |
| | LIGHT FIXTURE - TRACK (REFER TO ELECTRICAL DRAWINGS) |
| | RETURN AIR DIFFUSER (SQUARE / RECTANGULAR / ROUND) (REFER TO MECHANICAL DRAWINGS) |
| | SUPPLY AIR DIFFUSER (SQUARE / RECTANGULAR / ROUND) (REFER TO MECHANICAL DRAWINGS) |
| | LINEAR AIR DIFFUSER (SINGLE / DOUBLE) (WHERE X IS : R/A=RETURN AIR, S/A=SUPPLY AIR, S/R/A=SUPPLY/RETURN COMBO) (REFER TO MECHANICAL DRAWINGS) |
| | SPRINKLER HEAD (REFER TO FIRE PROTECTION DRAWINGS) |
| | DETECTORS WITH JUNCTION BOX RECESSED IN DROP CEILING. (WHERE X IS: S=SMOKE, M=CARBON MONOXIDE, G=GAS, H=HEAT, F=FLAME (OR A COMBINATION)(REFER TO FIRE PROTECTION DWGS) |
| | DETECTORS WITH JUNCTION BOX AND CONDUIT RECESSED IN SLAB. (WHERE X IS: S=SMOKE, M=CARBON MONOXIDE, G=GAS, H=HEAT, F=FLAME (OR A COMBINATION)(REFER TO FIRE PROTECTION DWGS) |
| | VOICE ALARM SPEAKER (REFER TO FIRE ALARM DRAWINGS) |
| | VOICE ALARM SPEAKER & STROBE LIGHT (REFER TO FIRE ALARM DRAWINGS) |
| | EXIT LIGHT (REFER TO ELECTRICAL DRAWINGS) |
| | ELECTRICAL RECEPTACLE OUTLET (REFER TO ELECTRICAL DRAWINGS) |
| | CEILING MOUNTED JUNCTION BOX (REFER TO ELECTRICAL DRAWINGS) |
| | CEILING MOUNTED JUNCTION BOX RECESSED IN SLAB |
| | CEILING MOUNTED JUNCTION BOX WITH IN SLAB CONDUIT AND STUB OUTS |
| | TELECOM - REFER TO TELECOM DRAWINGS |
| | SPECIAL PURPOSE CONNECTION |
| | SPEAKER OUTLET |
| | ALARM |
| | SECURITY CAMERA (REFER TO SECURITY DRAWINGS) |
| | WINDOW WASHING TRACK (REFER TO 1/4" PLANS) |



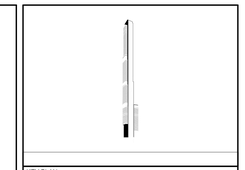

GENERAL NOTES:

**1. COORDINATION:**
REFLECTED CEILING PLANS ARE FOR GENERAL COORDINATION AND LAYOUT ONLY. FOR QUANTITIES AND TYPES OF FIXTURES AND EQUIPMENT REFER TO MECHANICAL, ELECTRICAL, IT, SECURITY, AUDIOVISUAL, COMMUNICATIONS, FIRE PROTECTION, PLUMBING AND SIGNAGE DRAWINGS.

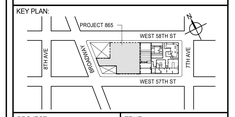
**2. ACCESS PANELS:**
PRIOR TO COMMENCING INSTALLATION OF SERVICES AND WORK NOTED ABOVE, PREPARE A COMPLETE COORDINATED LAYOUT OF ALL ACCESS PANELS WHICH ARE REQUIRED. SUBMIT LAYOUT TO INDICATE EXACT SIZES AND LOCATIONS OF THE ACCESS POINTS FOR CONSULTANT'S REVIEW. PLACE CONTROLS, DAMPERS, SHUTOFF VALVES, ETC. IN ACCESSIBLE CEILING SYSTEM AREAS WHEREVER POSSIBLE.
ALL ACCESS PANELS ARE DIMENSIONED TO THE CENTERLINE OF THE PANEL.

**3. SPRINKLERS:**
CENTER SPRINKLER HEADS AND DEVICES IN ACOUSTICAL CEILING TILES WHERE APPLICABLE OR AS DIMENSIONED ON THE RCP

**4. BATHROOMS:**
FOR ALL BATHROOM CEILING FIXTURE LAYOUTS REFER TO A-900 SERIES DRAWINGS UNLESS OTHERWISE NOTED



KEY PLAN:




PROJECT NORTH | TRUE NORTH

DEVELOPER:
***EXTELL DEVELOPMENT COMPANY***
805 THIRD AVENUE, 7TH FLOOR
New York, NY 10022 USA
TEL: 212 712 6000 FAX: 212 712 6100

DESIGN ARCHITECT: Base Building Shell & Core
***ADRIAN SMITH + GORDON GILL ARCHITECTURE***
111 WEST MONROE STREET SUITE 2300
CHICAGO IL 60603
TEL: 312 920 1888 FAX: 312 920 1775

INTERIOR DESIGNER: Residential
***Rottet Architecture and Design Studio, PLLC***
298 Fifth Ave, 7th Floor
New York, NY 10001
TEL: 646 998 7000 FAX:

ARCHITECT OF RECORD: Base Building Shell, Core, & Residential
***AAI ARCHITECTS, P.C.***
401 Wellington St. W., 3rd Floor
Toronto, ON M5V 1E7 Canada
TEL: 416 967 1500 FAX: 416 967 7150

STRUCTURAL ENGINEERS:
***WSP CANTOR SEINUK***
228 EAST 45th Street
New York, NY 10017 USA
TEL: 212 687 9888 FAX: 646 487 5501

MEP ENGINEERS:
***AKF GROUP***
165 Broadway, 22nd Floor
New York, NY 10006 USA
TEL: 212 354 5656 FAX: 212 354 5668

GEOTECHNICAL ENGINEERS:
***Langan Engineering & Environmental Services***
21 Penn Plaza - 360 West 31st Street, 8th Floor
New York, NY 10001-2727
TEL: 212 479 5400 FAX: 212 479 5444

CODE CONSULTANTS:
***Construction Consulting Associates***
100 Church Street
New York, NY 10007
TEL: 212 385 1818 FAX: 212 385 1911

CURTAINWALL CONSULTANT:
***AJLP Consulting***
40 Worth Street. Suite 826
New York, NY 10013
TEL: 212 757 5659 FAX: 646 219 8508

LANDMARK/PRESERVATION CONSULTANT:
***Jan Hird Pokorny Associates, Inc.***
39 West 37th Street, 12A
New York, NY 10018
TEL: 212 759 6462 FAX: 212 759 6540

| No. | DESCRIPTION | DATE |
|---|---|---|
| 1 | CD PROGRESS ISSUE 2 | 19 DEC 14 |
| 2 | CD PROGRESS ISSUE 4 | 01 JUN 15 |
| 3 | CD PROGRESS ISSUE 5 | 10 AUG 15 |
| | D.O.B. AMENDMENT 2 | 21 SEP 15 |
| 4 | CD PROGRESS ISSUE 6 | 02 NOV 15 |
| 5 | CMU, DRYWALL, HOLLOW METAL DOORS UP TO 12F | 14 JAN 16 |
| 6 | CD PROGRESS ISSUE 7 | 29 JAN 16 |
| 7 | CD ISSUE 8 - GMP SET | 31 MAR 16 |
| 8 | CD BULLETIN ISSUE - 1 | 22 APR 16 |
| 9 | CD BULLETIN ISSUE - 4 | 15 JUL 16 |
| 10 | CD BULLETIN ISSUE - 6 | 26 AUG 16 |
| 11 | ASI ISSUE - 11 | 16 DEC 16 |
| | D.O.B. AMENDMENT 4 | 12 DEC 17 |

ISSUED AS: A1-306 - CD PROGRESS ISSUE 3 - 09 MAR 15/

## D.O.B. SUBMISSION

Discrepancies must be reported immediately to the Architect before proceeding. Only figured dimensions are to be used. Contractors must check all dimensions on site. This drawing is protected by copyright.

ALL DIMENSIONS ARE SHOWN IN IMPERIAL.

CONSULTANT:
AAI ARCHITECTS, P.C.

PROJECT:
**217 WEST 57TH STREET**
NEW YORK, NY

DRAWING TITLE:
GROUND FLOOR INTERMEDIATE REFLECTED CEILING PLAN (STAIR TRANSFER) (MFD-GROUND FLOOR INTERMEDIATE)

SEAL & SIGNATURE:
REGISTERED ARCHITECT ADRIAN DAVID SMITH STATE OF NEW YORK 026885

| | |
|---|---|
| DATE: | 19 DEC 14 |
| PROJECT No: | 1216-00 |
| DRAWN: Author | REV: |
| CHK: Checker | 11 |
| SCALE: 1/8" = 1'-0" | |
| DWG No: | A-706.02 |
| DOB PAGE No: | 33 of 33 |

DOB EMPLOYEE STAMP: DOB B-SCAN:

36" x 48" Arch E SHEET SIZE
FILE NAME:
PLOT DATE: 12/13/2017 4:11:29 PM