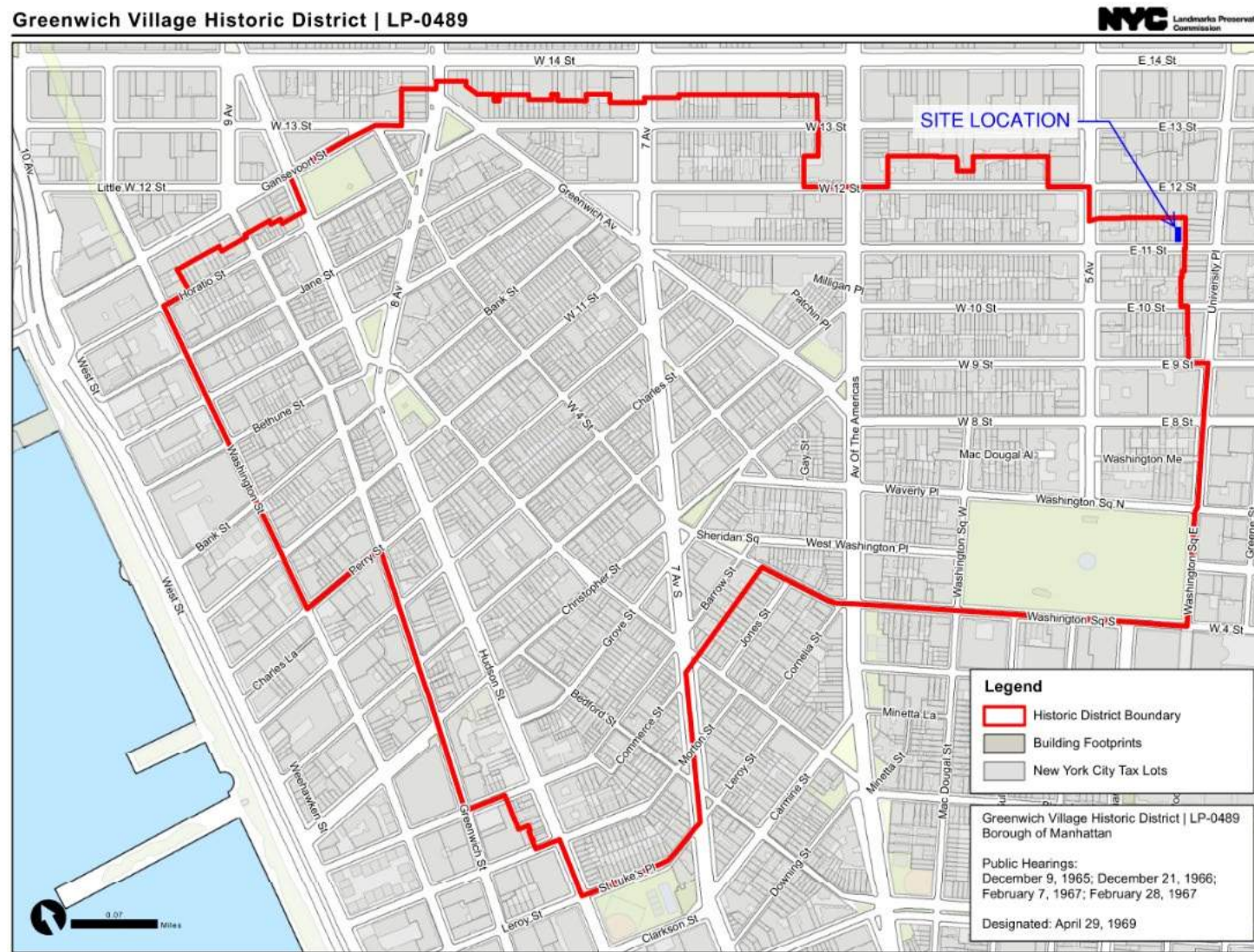


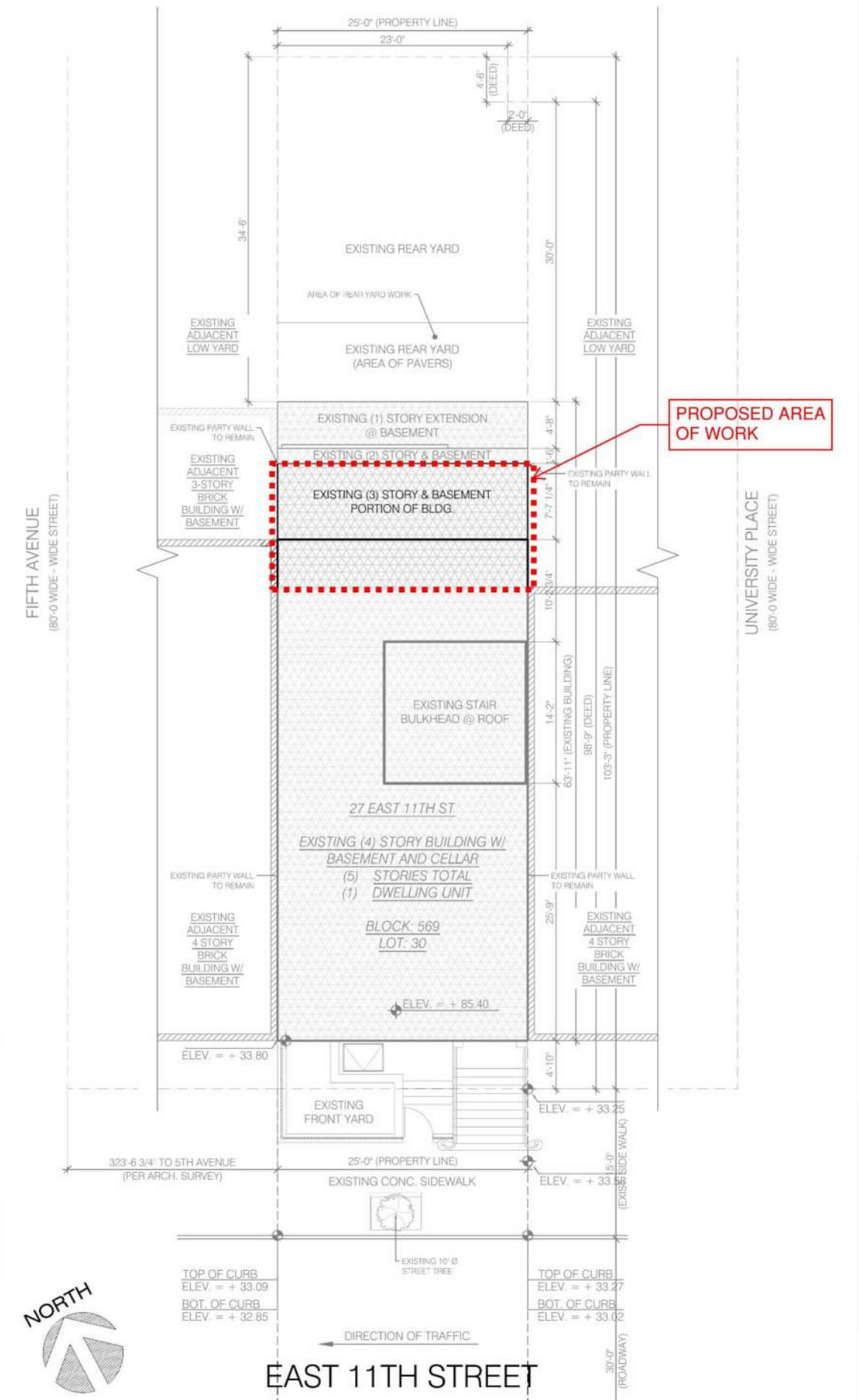
27 EAST 11TH ST. NEW YORK, NY 10003

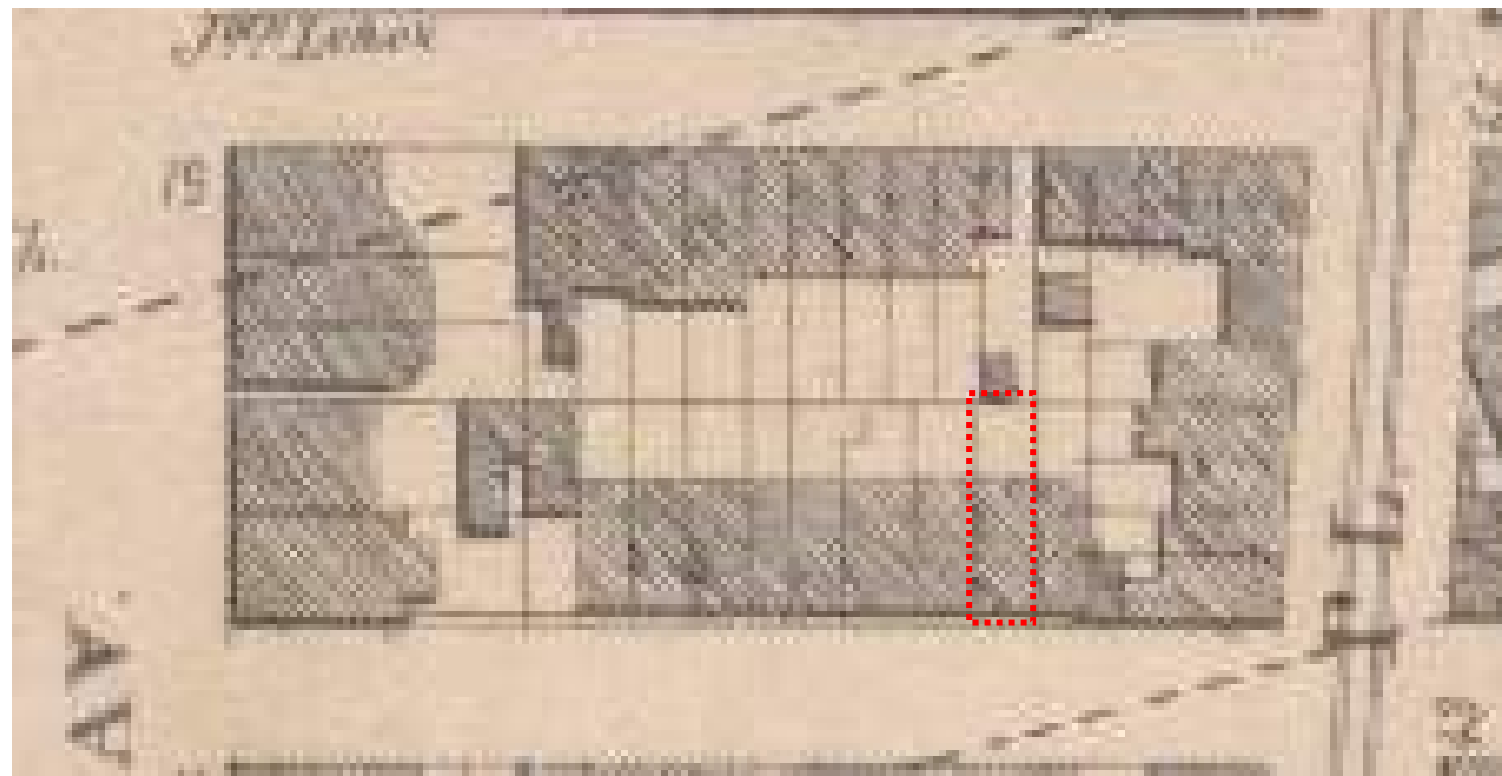
PROPOSED 4TH FLOOR ARTIST GARRET REDESIGN

ERNST ARCHITECT PLLC.
177 W BROADWAY 3RD FLOOR
NEW YORK, NY 10013

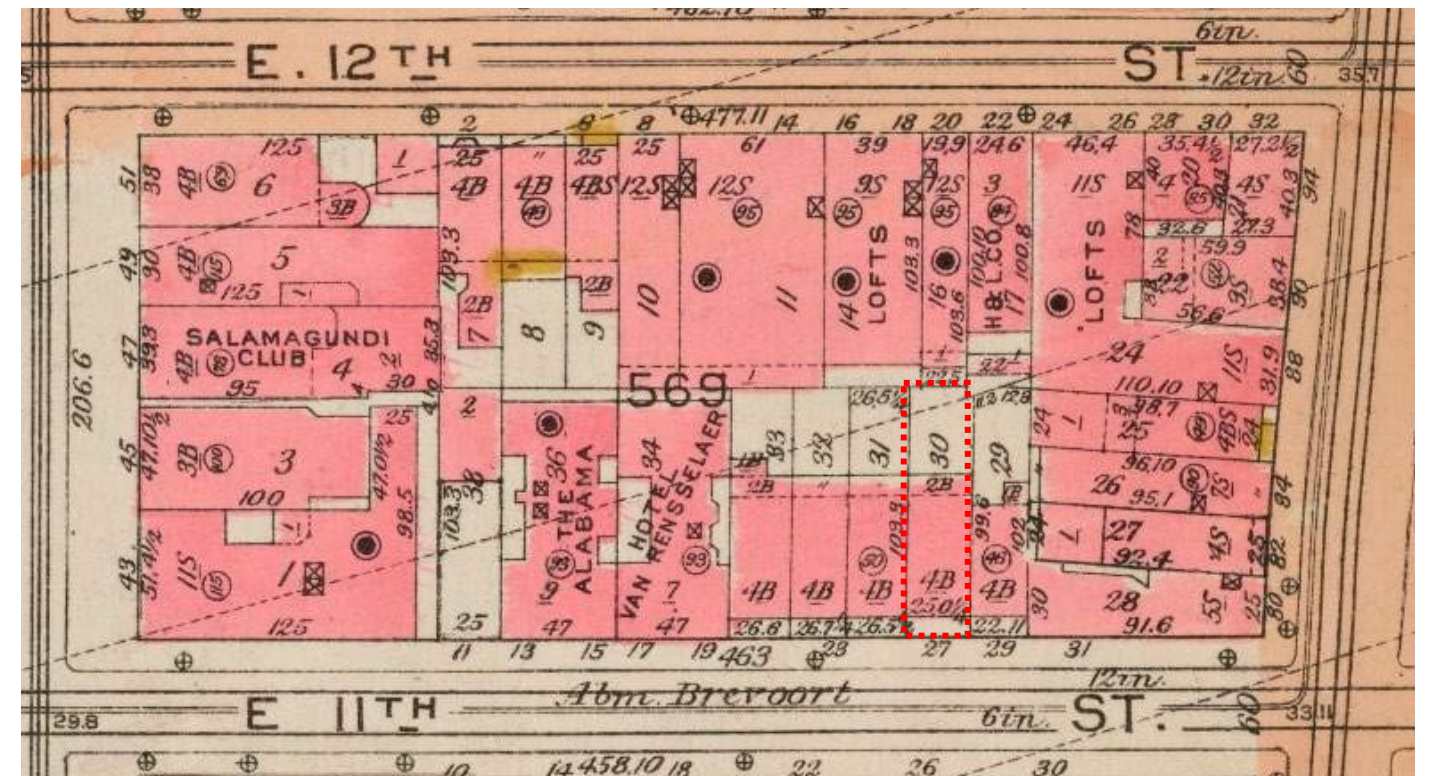


27 EAST 11TH STREET
NEW YORK, NY 10011

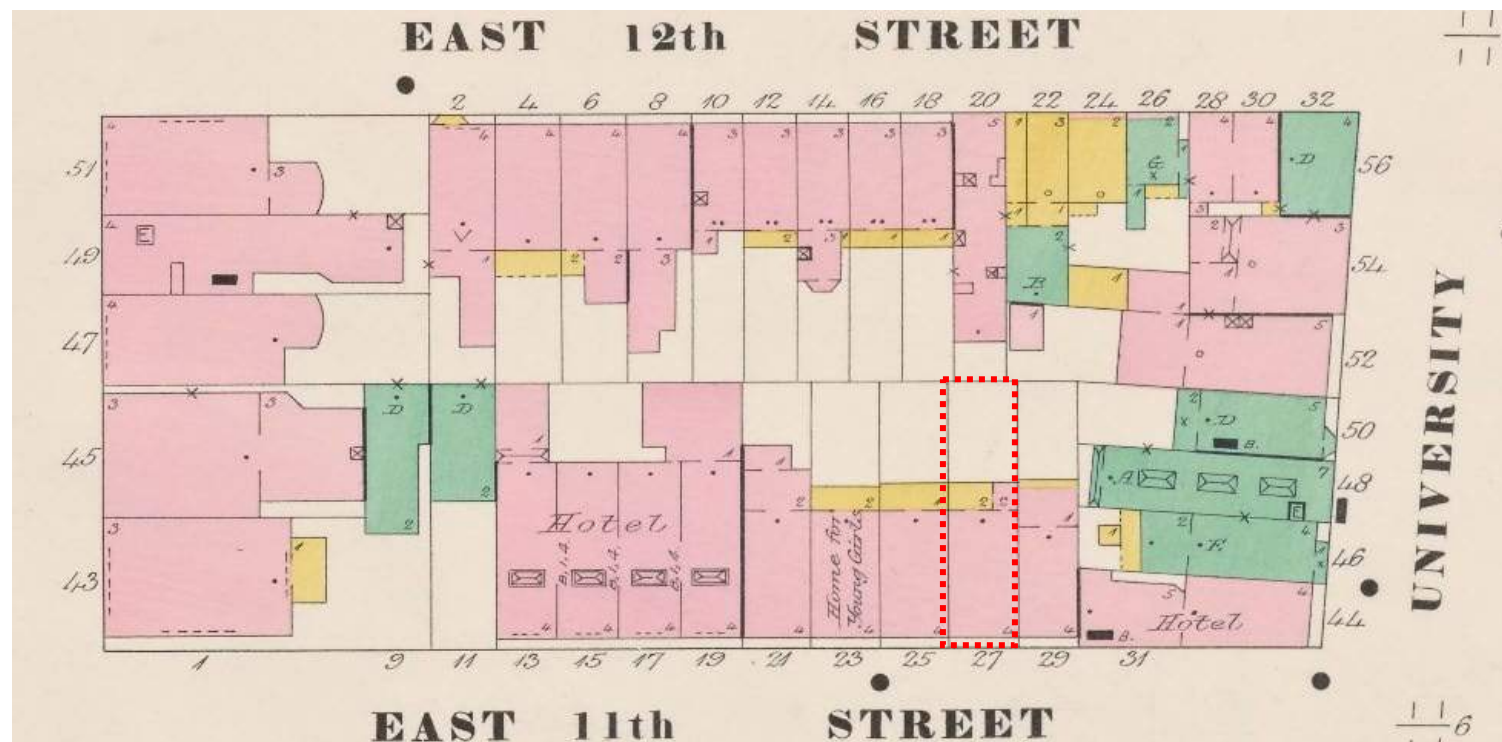




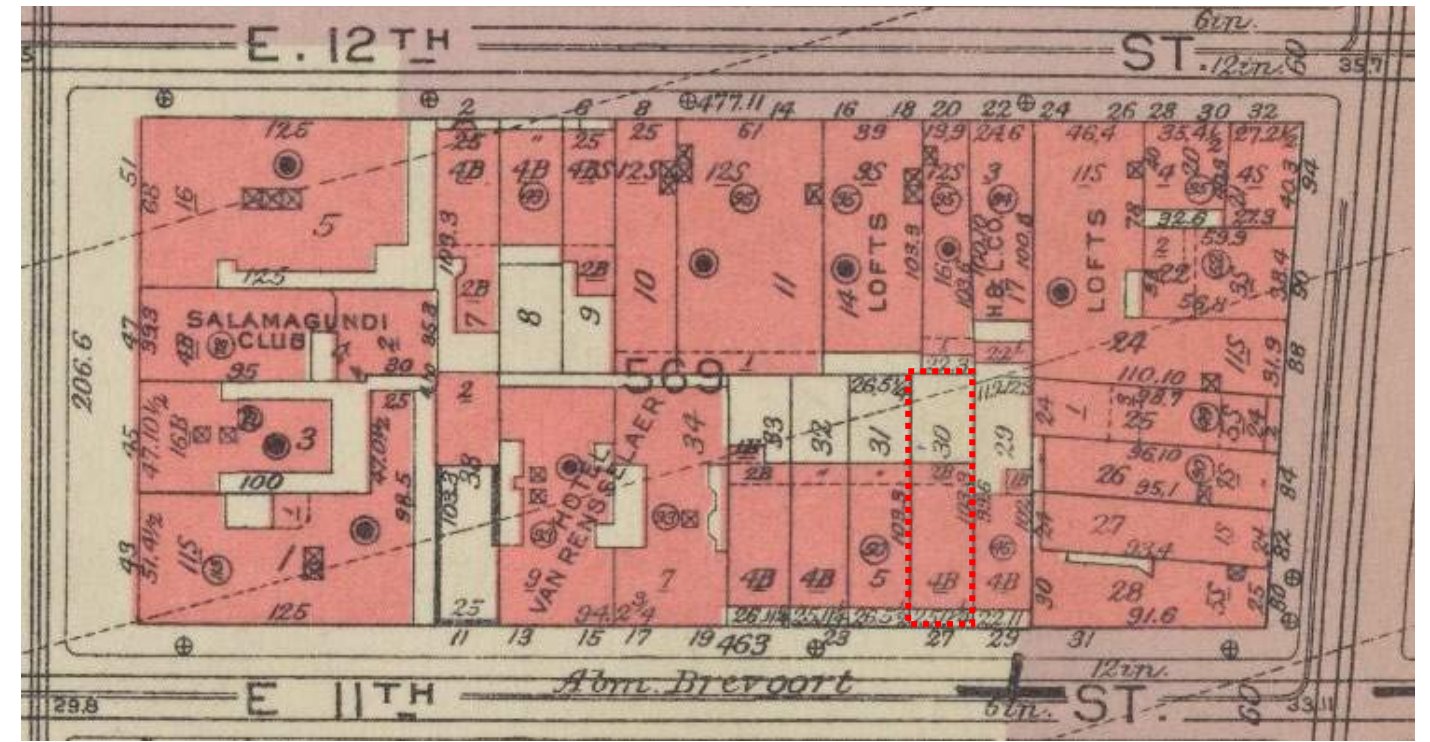
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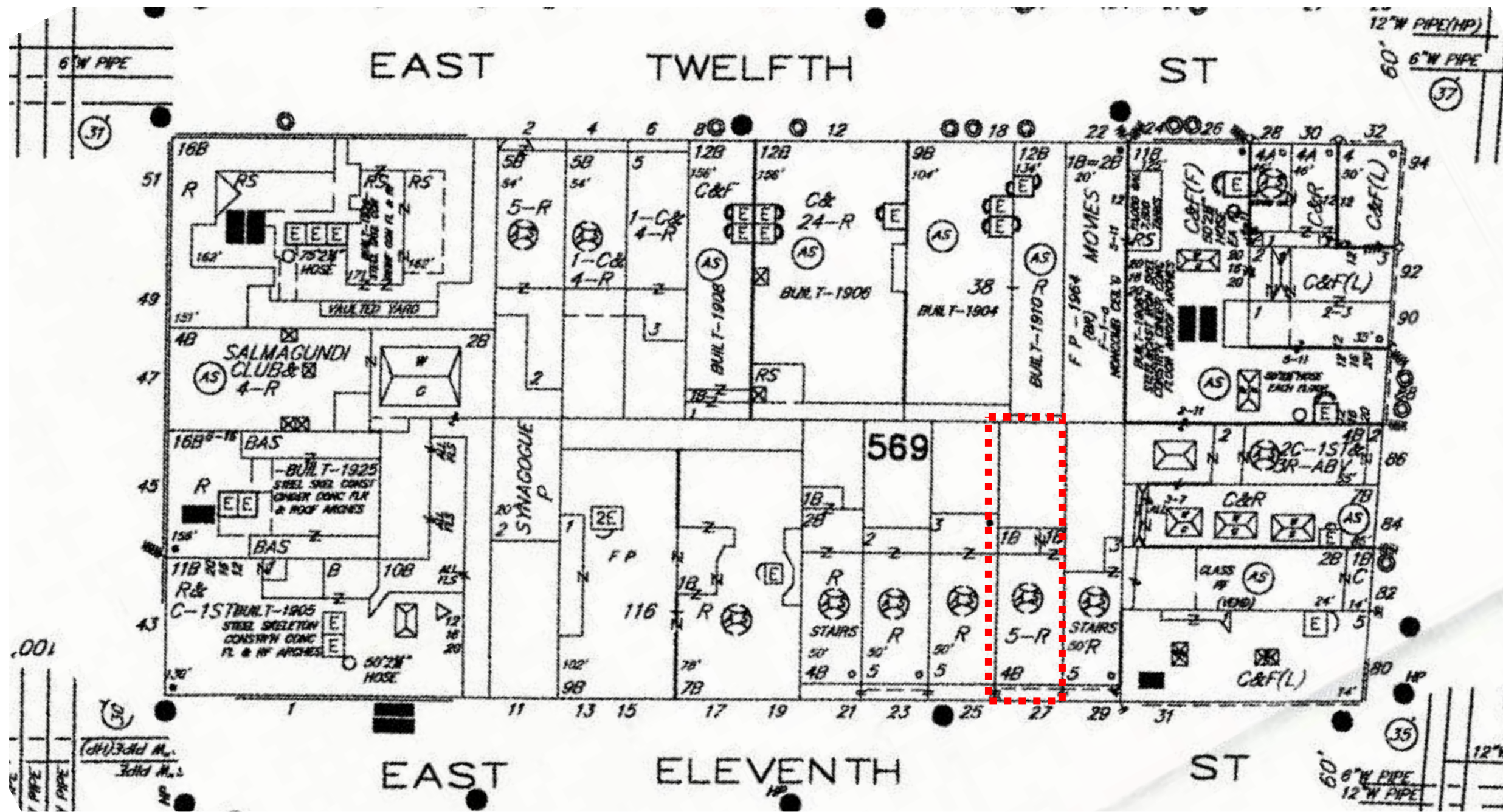
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1895

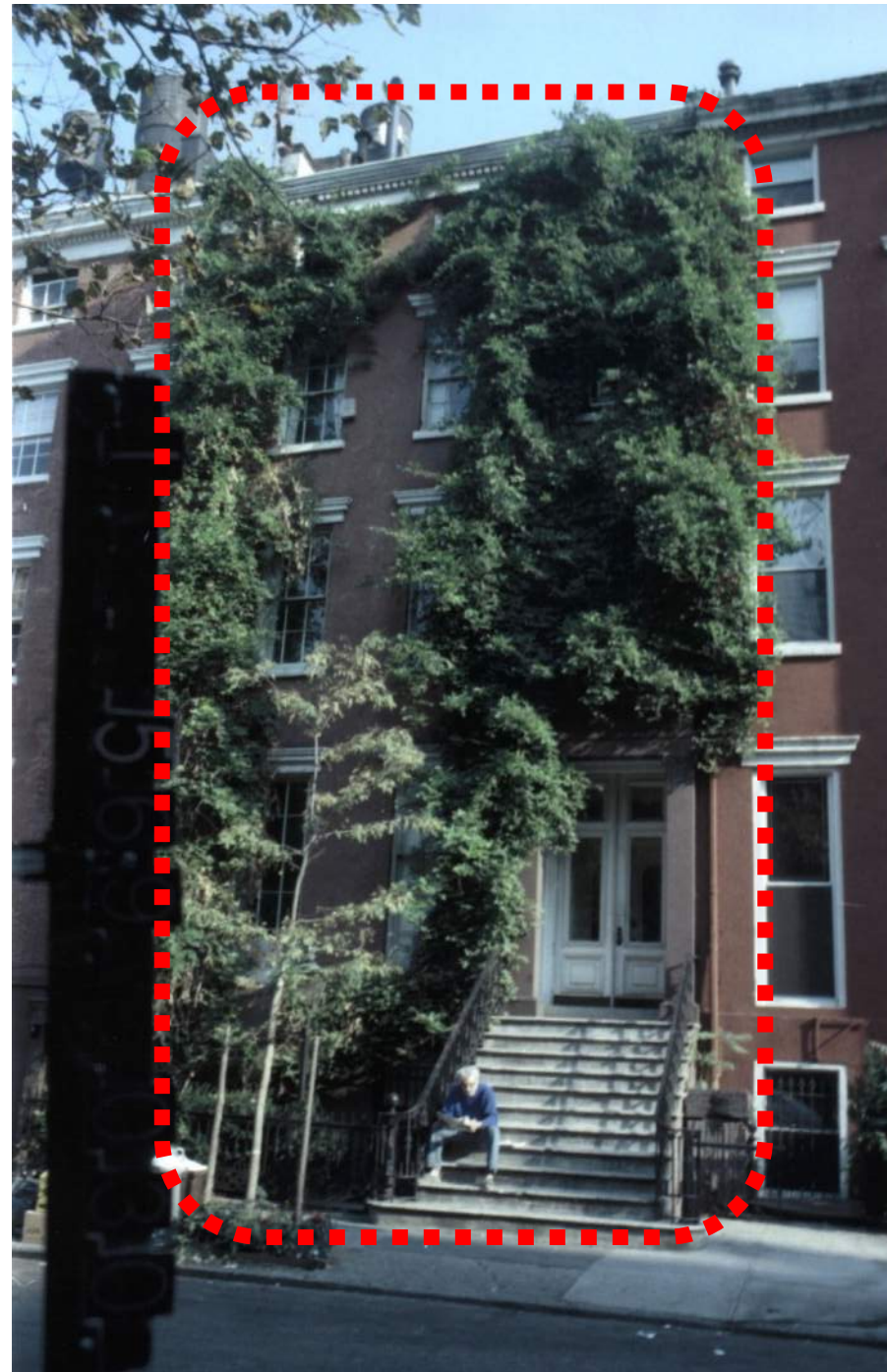


1955





▲
27 E 11TH STREET
1940s HISTORIC PHOTO



▲
27 E 11TH STREET
1980s HISTORIC PHOTO



▲
27 E 11TH STREET
2022 CURRENT PHOTO



23

25

27

29

31

EAST 11TH STREET ELEVATION (NORTH SIDE)
2023 CURRENT

27 EAST 11TH STREET
NEW YORK, NY 10011

HISTORIC & CURRENT FRONT FAÇADE
AND STREET SCAPE



NEIGHBOR - 29 E 11TH ST
EXISTING REAR FAÇADE 2020



27 E 11TH STREET
EXISTING REAR FAÇADE 2022

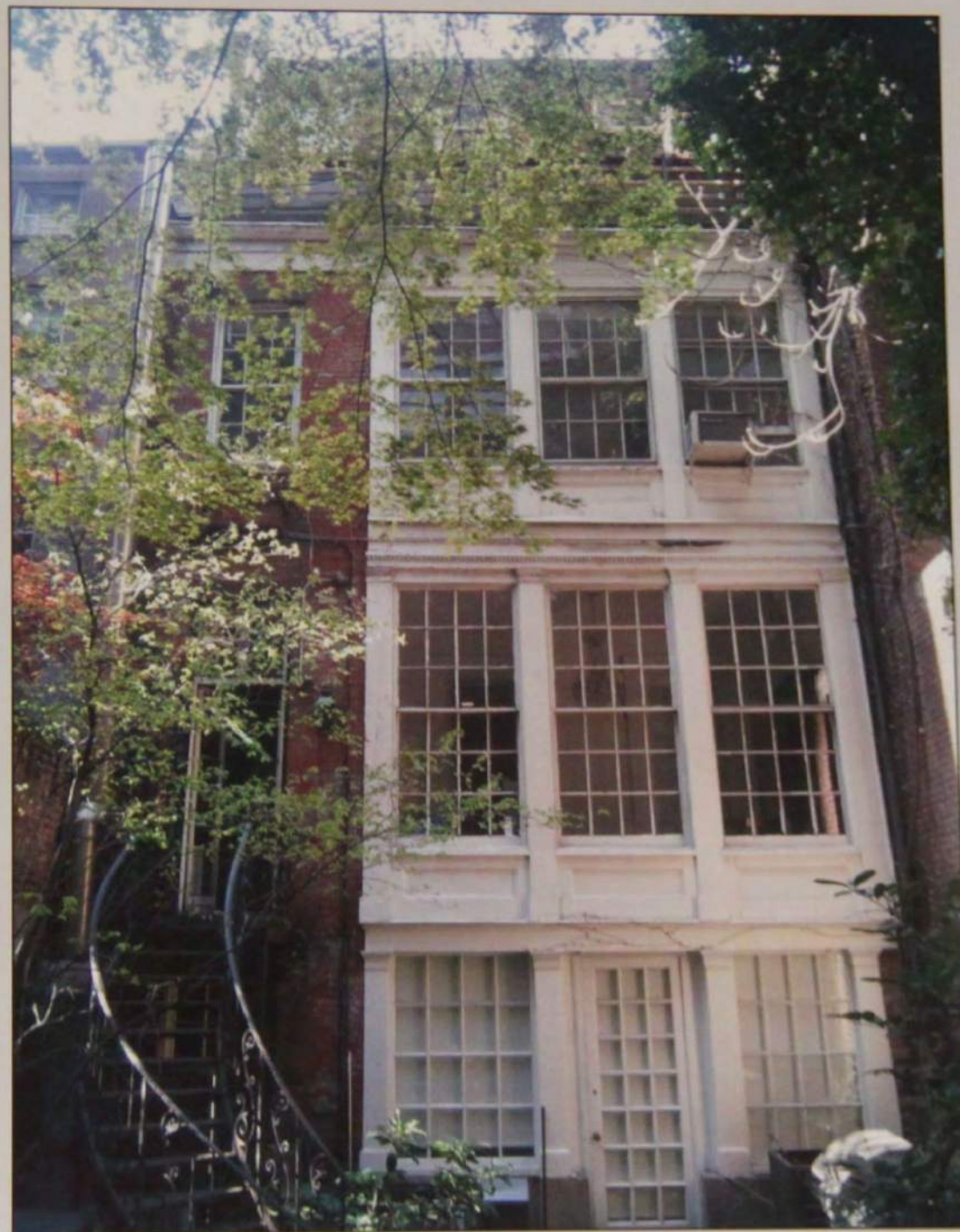


NEIGHBOR - 25 E 11TH ST
EXISTING REAR FAÇADE 2022

REAR ELEVATION

REAR FACADE PHOTOGRAPHS - EXISTING SITE CONDITIONS

27 EAST 11 STREET (NY)



TLI ARCHITECT,
PLLC

ALTERATION 1
27 EAST 11 STREET
NEW YORK, NY 10003

EXISTING CONDITIONS OF
REAR FACADE



121705832
LPC DOCKET # 14-6946

DATE: 12-13-2013

SCALE: 1/2" = 1'-0"

DATE: 08-15-2013

L-027.00

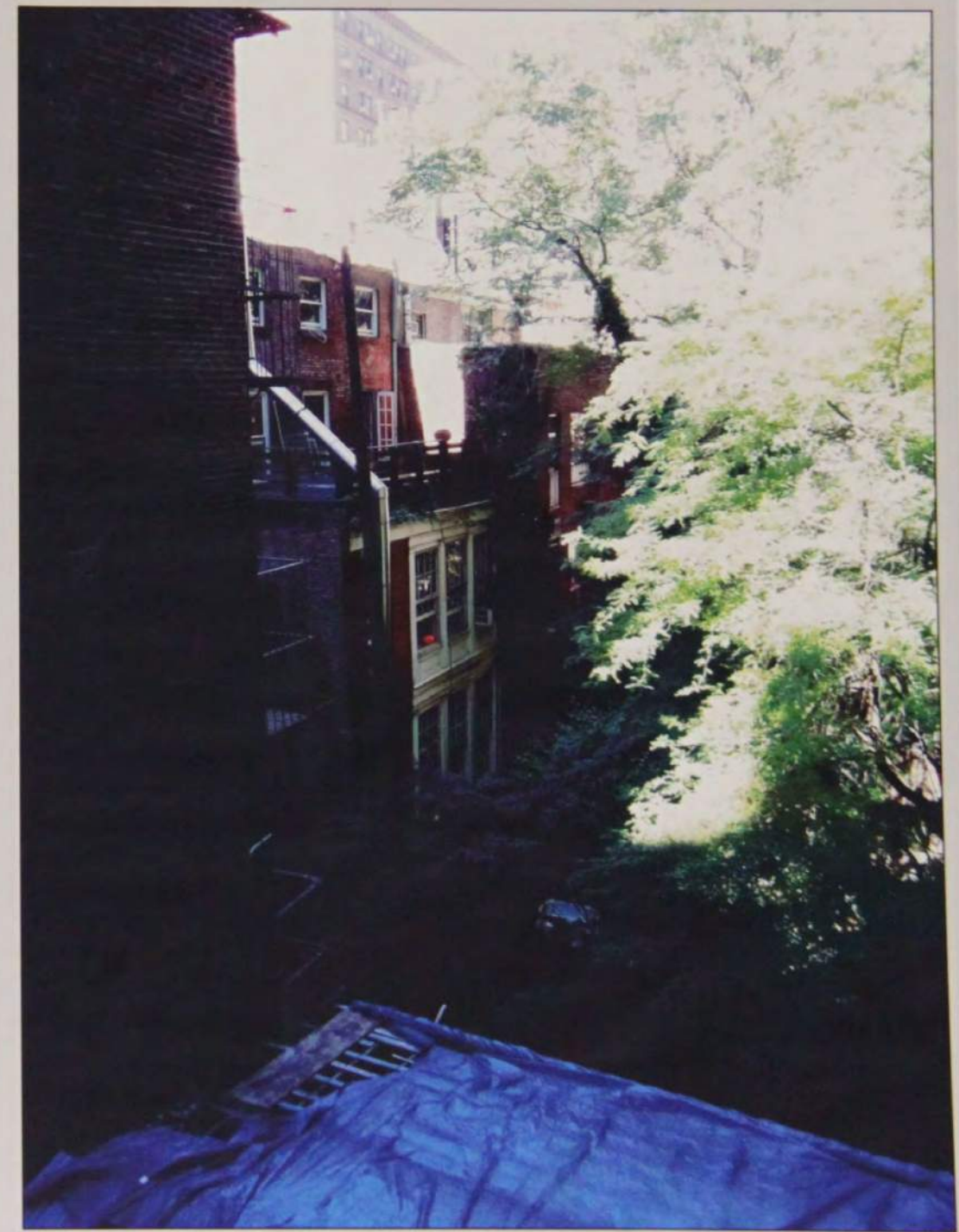
27 OF 37

2013 EXISTING REAR FAÇADE PHOTOGRAPHS
LPC DOCKET #14-6946

REAR ELEVATION REAR FACADE PHOTOGRAPHS - EXISTING SITE CONDITIONS

TLI ARCHITECT,
PLLC
857 94 STREET
BROOKLYN, NY 11219
(347) 838-0946
TLIARCHITECT@GMAIL.COM

27 EAST 11 STREET (NY) - 3RD & 4TH FLOOR REAR

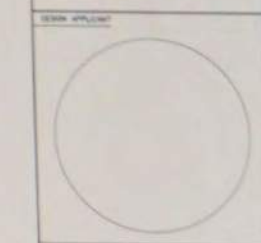


GENERAL NOTES
THESE PLANS ARE AN INSTRUMENT OF SERVICE AND ARE THE PROPERTY OF THE ARCHITECT. IMPROVEMENT WILL BE PROSECUTED.
CONTRACTOR SHALL VERIFY ALL FIELD CONDITIONS AND BE RESPONSIBLE FOR FIELD FIT AND QUANTITY OF WORK. NO ALLOWANCES SHALL BE MADE ON BEHALF OF THE CONTRACTOR FOR ANY ERROR OR OMISSION OR NEGLIGENCE IN CONNECTION WITH THE WORK.
THE ARCHITECT SHALL NOT HAVE CONTROL OF NOR BE RESPONSIBLE FOR CONSTRUCTION METHODS, MATERIALS, SEQUENCES, OR SAFETY PRECAUTIONS IN CONNECTION WITH THE WORK.
THE ARCHITECT SHALL NOT BE RESPONSIBLE FOR THE ACTS OR OMISSIONS OF THE CONTRACTOR, SUBCONTRACTORS, OR ANY OTHER PERSONS PERFORMING ANY OF THE WORK, OR FOR THE FAILURE OF ANY OF THEM TO CARRY OUT THE WORK IN ACCORDANCE TO THE CONTRACT DOCUMENTS.

REVISION NO.	REVISION DATE

PROJECT LOCATION
ALTERATION 1
27 EAST 11 STREET
NEW YORK, NY 10003

DRAWING TITLE
EXISTING CONDITIONS OF REAR FACADE



SCALE NUMBER
121705832
LPC DOCKET # 14-6946

DRAWN BY	TL
CHECKED BY	TL
PROJECT NO.	13-028
DATE	09-15-2013

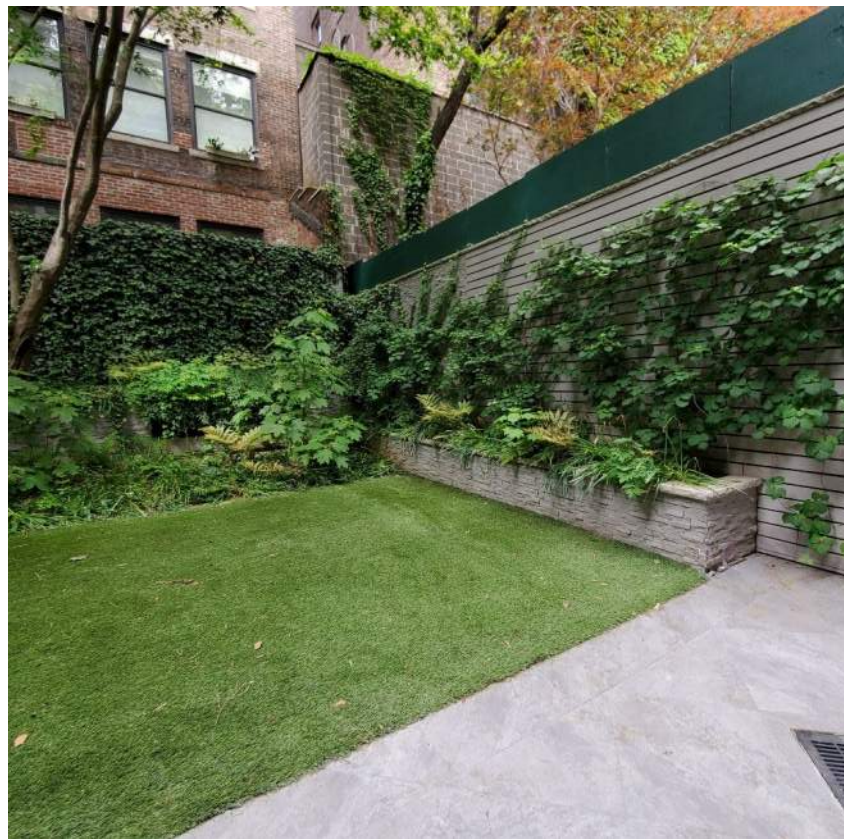
L-028.00

ERNST ARCHITECT PLLC.
177 W BROADWAY 3RD FLOOR
NEW YORK, NY 10013

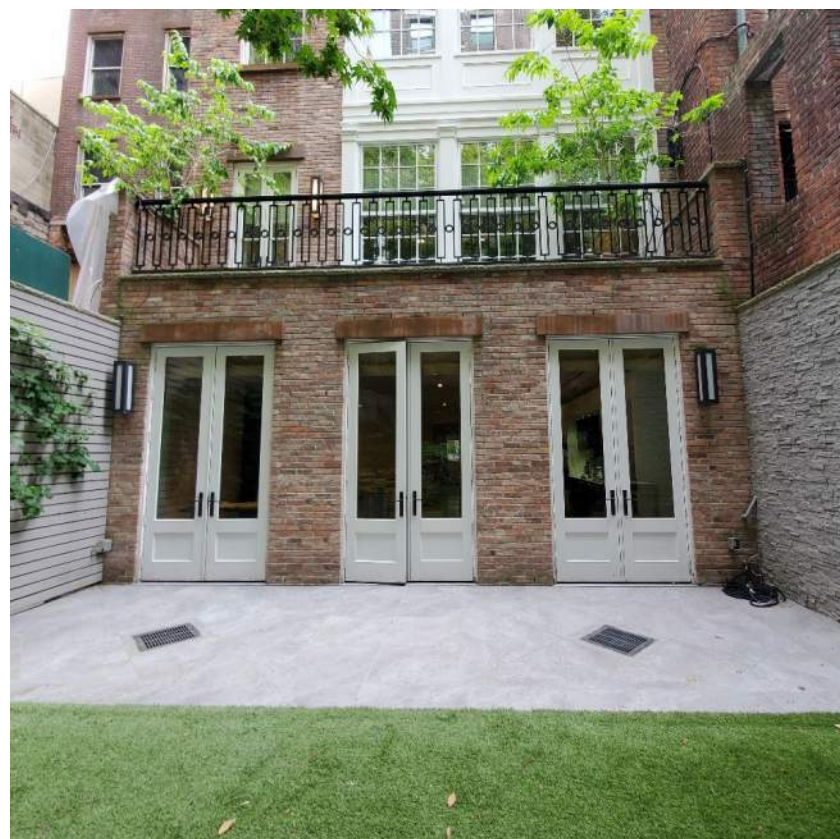
2013 EXISTING REAR FAÇADE PHOTOGRAPHS
LPC DOCKET #14-6946

27 EAST 11TH STREET
NEW YORK, NY 10011

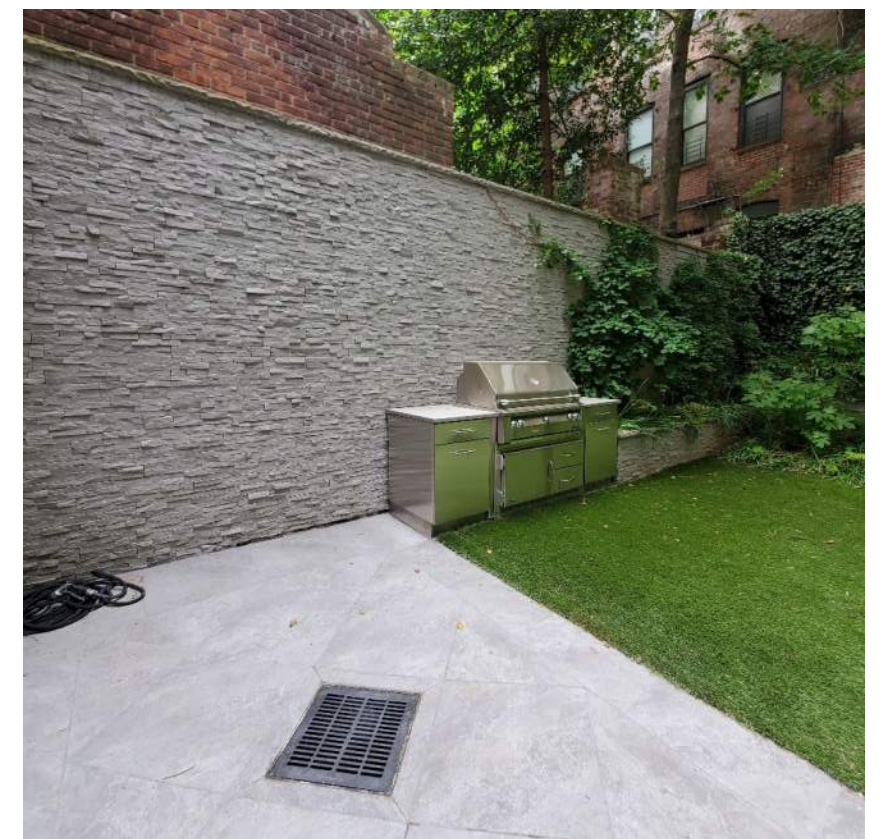
EXISTING REAR FAÇADE 3RD AND 4TH
FLOOR DETAIL PHOTOGRAPHS



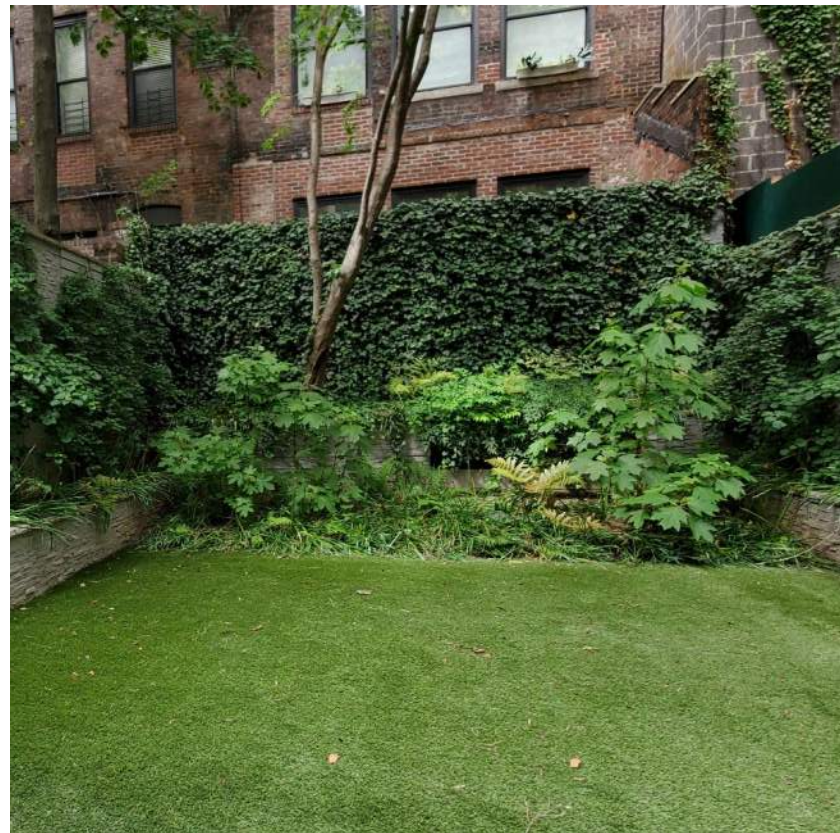
EXISTING REAR YARD- EAST SIDE



EXISTING REAR YARD- SOUTH SIDE



EXISTING REAR YARD- WEST SIDE



EXISTING REAR YARD- NORTH SIDE



EXISTING ROOF TERRACE LOOKING WEST
SCALE: 1/8" = 1'-0"



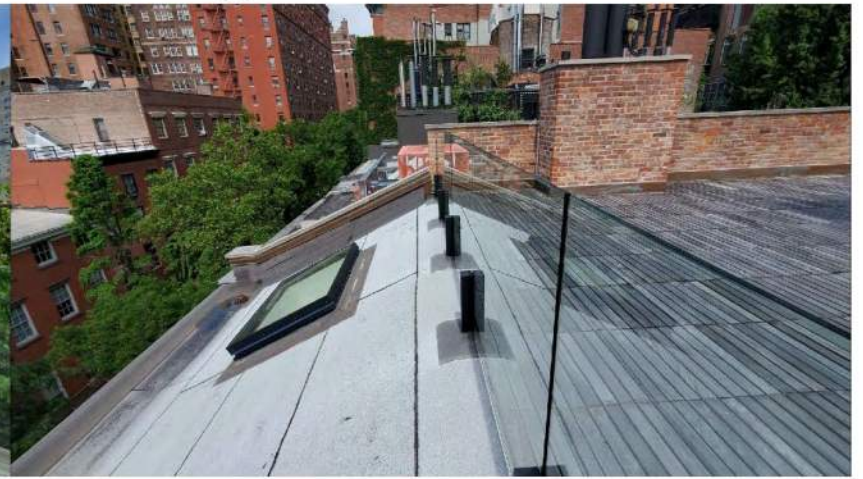
EXISTING ROOF TERRACE LOOKING NORTH AT BULKHEAD
SCALE: 1/8" = 1'-0"



EXISTING ROOF TERRACE LOOKING NORTH
SCALE: 1/8" = 1'-0"



EXISTING ROOF TERRACE LOOKING NORTH EAST AT BULKHEAD
SCALE: 1/8" = 1'-0"



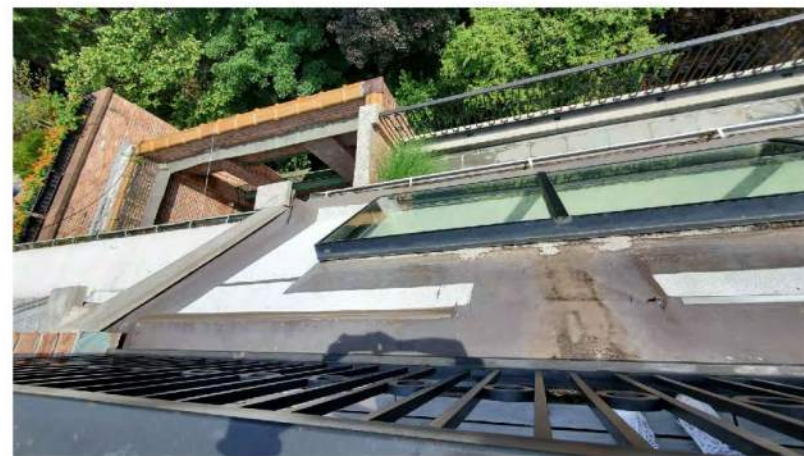
EXISTING RAILING PHOTO LOOKING WEST
SCALE: 1/8" = 1'-0"



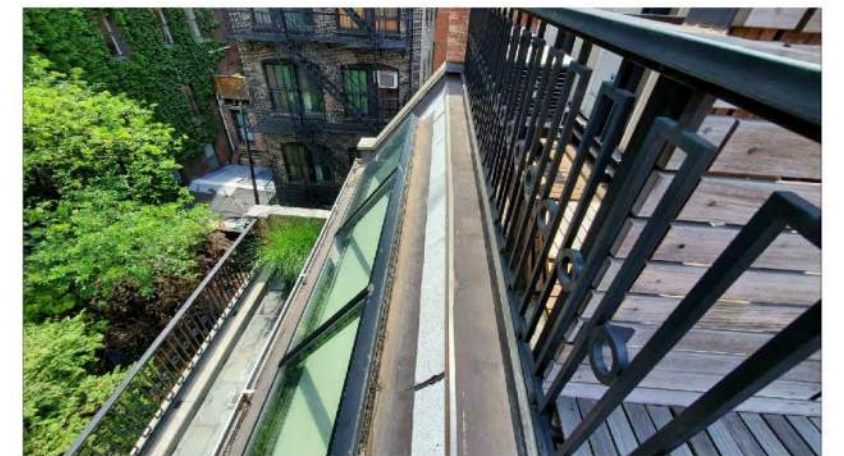
EXISTING MECH. SCREENING
SCALE: 1/8" = 1'-0"



EXISTING MECH. AREA AT REAR OF BULKHEAD
SCALE: 1/8" = 1'-0"



EXISTING REAR MANSARD SKYLIGHT LOOKING NORTHWEST
SCALE: 1/8" = 1'-0"



EXISTING REAR MANSARD SKYLIGHT LOOKING EAST
SCALE: 1/8" = 1'-0"



1 EXISTING 4TH FLOOR TERRACE LOOKING EAST
 LPC-103.00 SCALE: NTS



2 EXISTING 4TH FLOOR TERRACE LOOKING WEST
 LPC-103.00 SCALE: NTS



3 4TH FLOOR EAST SIDE TERRACE COPING STONE & RAILING
 LPC-103.00 SCALE: NTS

4 EXISTING 4TH FLOOR CENTER TERRACE COPING STONE & RAILING
 LPC-103.00 SCALE: NTS

5 EXISTING 4TH FLOOR WEST SIDE COPING STONE & RAILING
 LPC-103.00 SCALE: NTS



6 3RD FLOOR EXIST'G EAST SIDE TERRACE DOOR AND FACADE
 LPC-103.00 SCALE: NTS

7 3RD FLOOR EXIST'G CENTER SIDE TERRACE DOOR AND FACADE
 LPC-103.00 SCALE: NTS

8 3RD FLOOR EXIST'G WEST SIDE TERRACE DOOR AND FACADE
 LPC-103.00 SCALE: NTS

CONSTRUCTION LEGEND

	EXISTING WALL TO REMAIN
	PARTITION TO BE DEMOLISHED
	NEW GYP. BD. PARTITION
	NEW MASONRY WALL
	COMBINATION SMOKE/CARBON MONOXIDE DETECTOR, KIDDE MODEL #21027924

ARCHITECT:
 ERNST ARCHITECT, PLLC
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 TODD@ERNSTARCH.COM

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 NEW YORK, NY 10027
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 FRANCESCO@FMOENG.COM

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 APEDL@SWINTER.COM

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 67 WEST ST. SUITE 527
 BROOKLYN, NY 11222
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 JRICARDO@ONEBUTTONLIFE.COM

REVISIONS

NUMBER	REVISION	DATE
1	LPC FILING	07/31/23

TITLE
**EXISTING CONDITIONS
 PHOTOS - 4TH FL TERRACE
 AND 3RD FL REAR WALL**

LOCATION:
KAIAULU LLC
 27 EAST 11TH STREET
 NEW YORK, NY 10003

D.O.B. NOW: BUILD JOB #
M00824681-11

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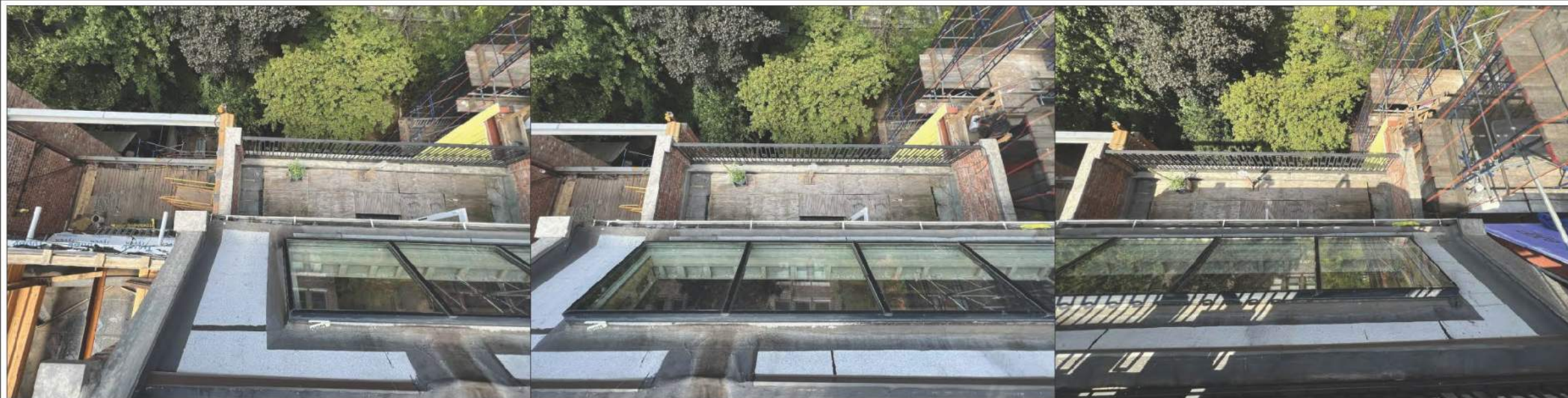


Signature: _____ Date: _____

DATE: JUNE 6TH, 2022

SCALE: AS NOTED DOR SHEET: 05 OF 61

PROJECT No: **LPC-103.00**



1 EXISTING ROOF TERRACE LOOKING WEST
 LPC-104.00 SCALE: 1/8"=1'-0"

2 EXISTING ROOF TERRACE LOOKING NORTH AT BULKHEAD
 LPC-104.00 SCALE: 1/8"=1'-0"

3 EXISTING ROOF TERRACE LOOKING NORTH
 LPC-104.00 SCALE: 1/8"=1'-0"



1 EXIST'G EAST SIDE ROOF RAILING AND TOP OF SKYLIGHT
 LPC-104.00 SCALE: 1/8"=1'-0"



2 EXIST'G EAST SIDE ROOF RAILING AND TOP OF SKYLIGHT
 LPC-104.00 SCALE: 1/8"=1'-0"



3 EXIST'G EAST SIDE 4TH FL ROOF AND SKYLIGHT
 LPC-104.00 SCALE: 1/8"=1'-0"

4 EXIST'G CENTER SIDE 4TH FL ROOF AND SKYLIGHT
 LPC-104.00 SCALE: 1/8"=1'-0"

5 EXIST'G WEST SIDE 4TH FL ROOF AND SKYLIGHT
 LPC-104.00 SCALE: 1/8"=1'-0"

CONSTRUCTION LEGEND

	EXISTING WALL TO REMAIN
	PARTITION TO BE DEMOLISHED
	NEW GYP. BDL. PARTITION
	NEW MASONRY WALL
	COMBINATION SMOKE/CARBON MONOXIDE DETECTOR, KIDDE MODEL #21007924

ARCHITECT:
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 177 WEST BROADWAY, THIRD FLOOR
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 PARIS, FRANCE 75009
 (+33) 7 85 79 23 56
 WWW.LUSLAPACE.COM

MEP ENGINEER:
HANINGTON ENGINEERING CONSULTANTS
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 FLANDERS, NJ 07836
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 FAX: (973) 891-0131

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 152 WEST 132ND STREET - SUITE 1
 NEW YORK, NY 10027
 TEL: (212) 826-0647
 FRANCESCO@FMOENG.COM

BUILDING ENVELOPE ARCHITECT:
STEVEN WINTER ASSOCIATES, INC.
 307 SEVENTH AVENUE, SUITE 1701
 NEW YORK, NY 10001
 TEL: (212) 564-5000 EXT 1750
 APEDL@SWINTER.COM

AUDIO VISUAL CONSULTANT:
ONEBUTTON
 67 WEST ST. SUITE 637
 BROOKLYN, NY 11222
 TEL: (917) 696-5591
 J.RICHARDS@ONEBUTTONLIFE.COM

REVISIONS

NUMBER	REVISION	DATE
1	LPC FILING	07/31/23

TITLE:
 EXISTING CONDITIONS
 PHOTOS - REAR ROOF

LOCATION:
KAIUALU LLC
 27 EAST 11TH STREET
 NEW YORK, NY 10003

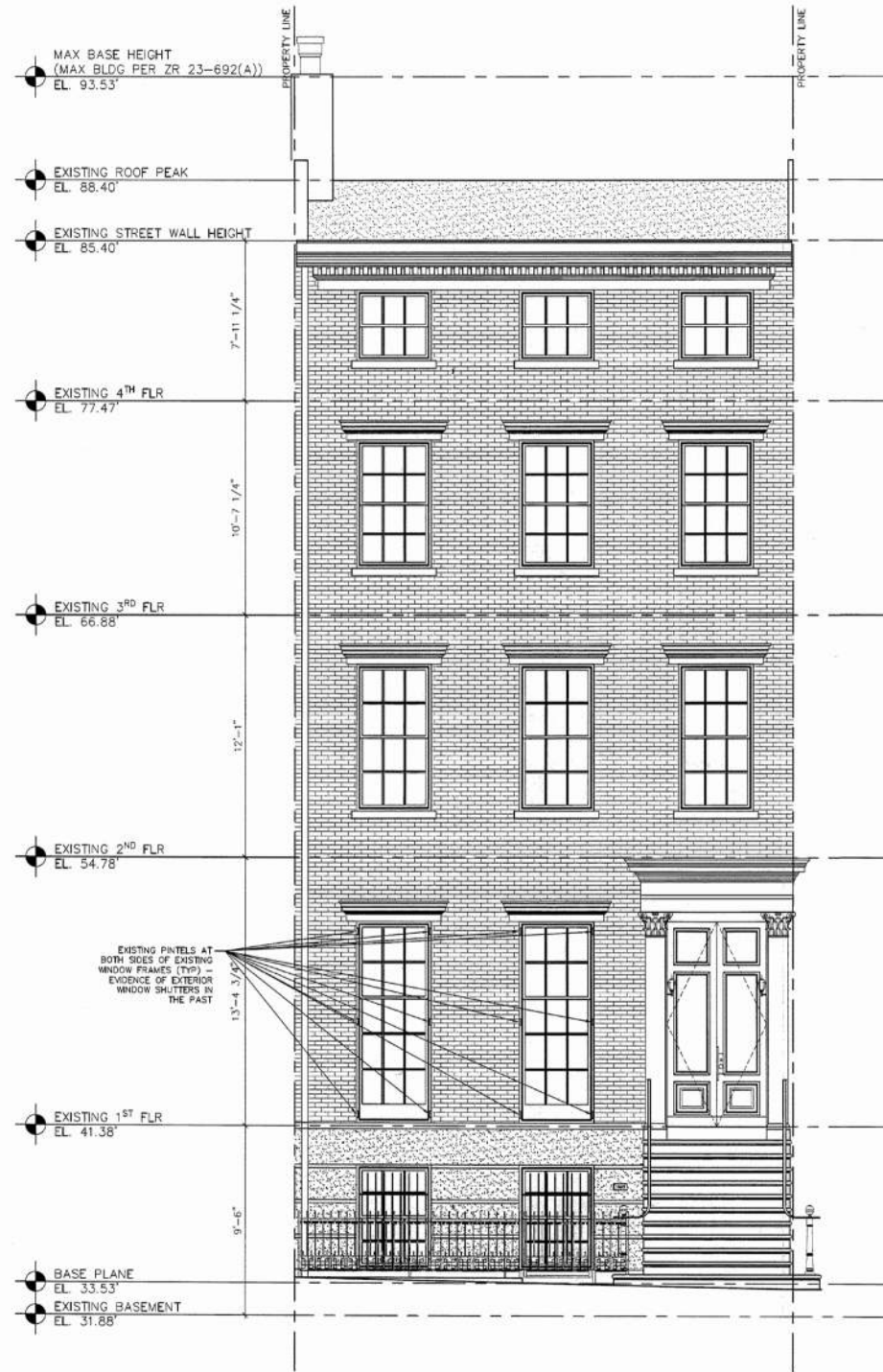
D.O.B. NOW: BUILD JOB #
 M00824681-11

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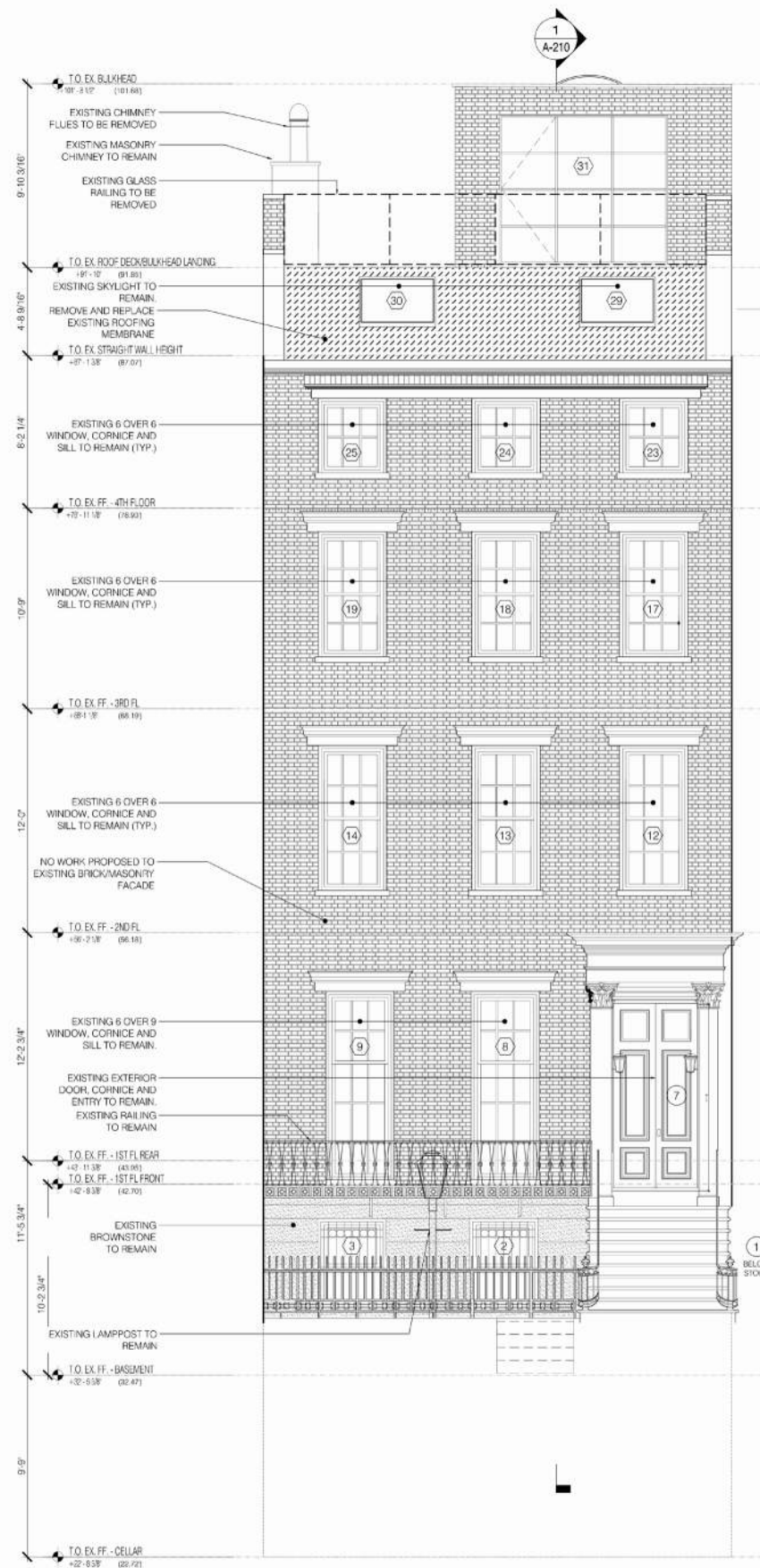


DATE: JUNE 6TH, 2022
SCALE: AS NOTED **DOB SHEET:** 07 OF 61
DRAWING NO.: LPC-104.00

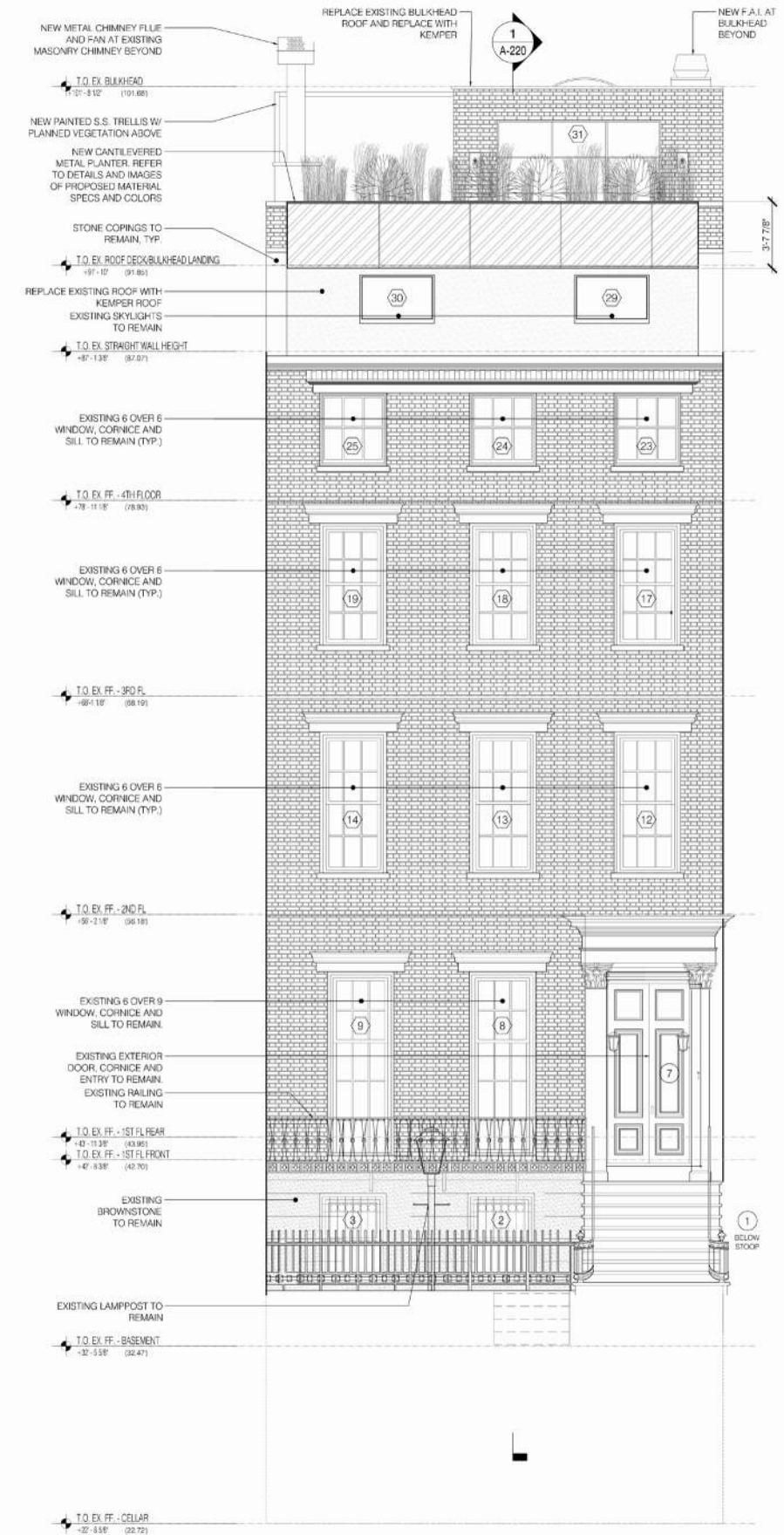
LPC-104.00



SOUTH(FRONT) ELEVATION (2014)
SCALE: NTS



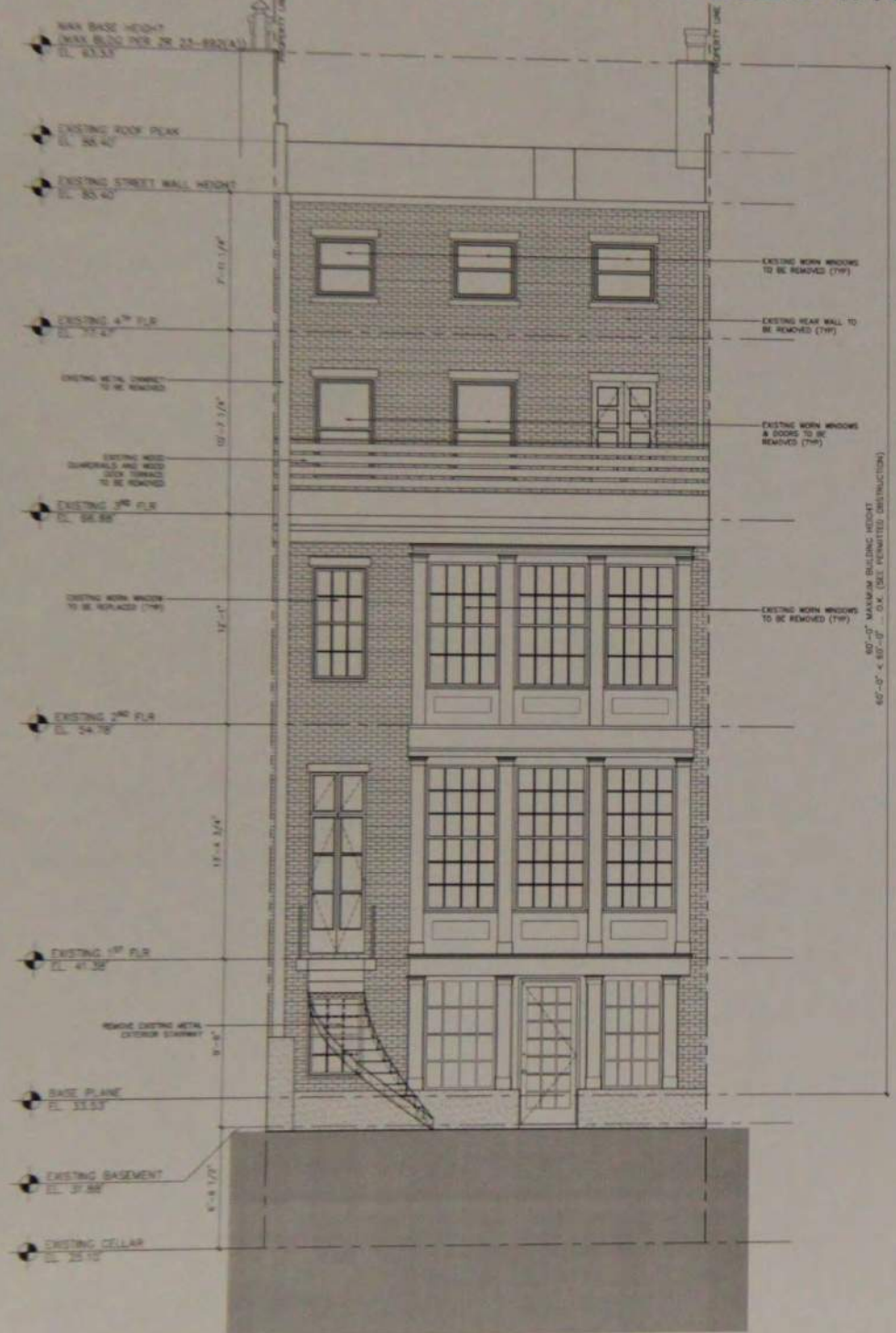
EXISTING SOUTH(FRONT) ELEVATION (2023)
SCALE: NTS



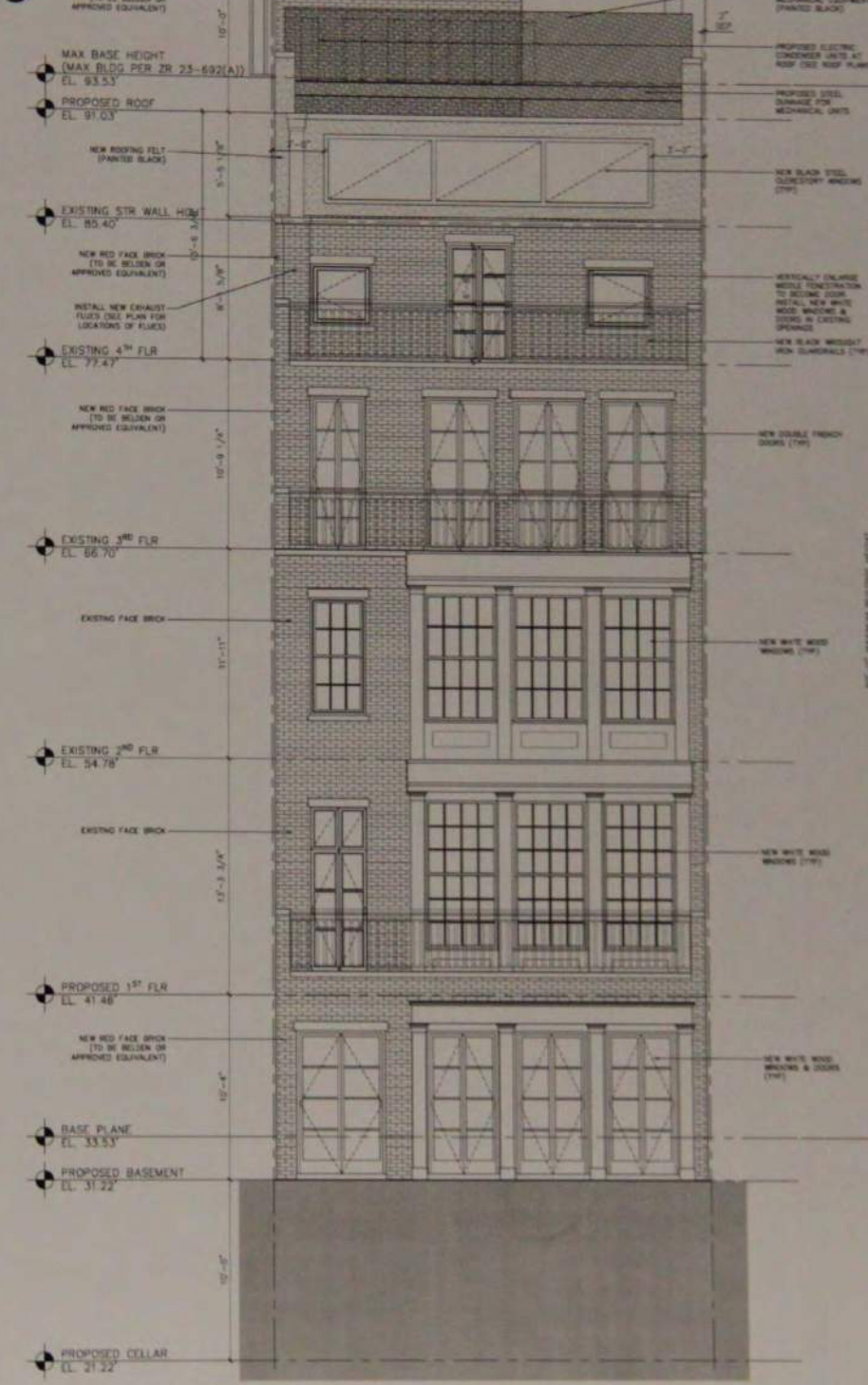
PROPOSED SOUTH(FRONT) ELEVATION
SCALE: NTS

REAR ELEVATIONS

EXISTING & PROPOSED REAR ELEVATIONS



EXISTING REAR ELEVATION
 SCALE: 1/4" = 1'-0"



PROPOSED REAR ELEVATION
 SCALE: 1/4" = 1'-0"

TLI ARCHITECT PLLC
 177 W BROADWAY 3RD FLOOR
 NEW YORK, NY 10013
 TEL: 212-693-1111
 FAX: 212-693-1112
 WWW.TLIARCHITECT.COM

PROJECT LOCATION
 ALTERATION 1
 27 EAST 11 STREET
 NEW YORK, NY 10003

DATE
 09-15-2013

SCALE
 1/4" = 1'-0"

PROJECT NO.
 13-028

DATE
 09-15-2013

L-026.00
 26 OF 37

2013 EXISTING AND PROPOSED REAR ELEVATIONS
 LPC DOCKET #14-6946

ERNST ARCHITECT PLLC.

177 W BROADWAY 3RD FLOOR
NEW YORK, NY 10013



NORTH (REAR) ELEVATION (2014)
SCALE: NTS

27 EAST 11TH STREET
NEW YORK, NY 10011

PRE-2014 EXISTING REAR ELEVATION
OF 23, 25, 27, 29 EAST 11TH STREET

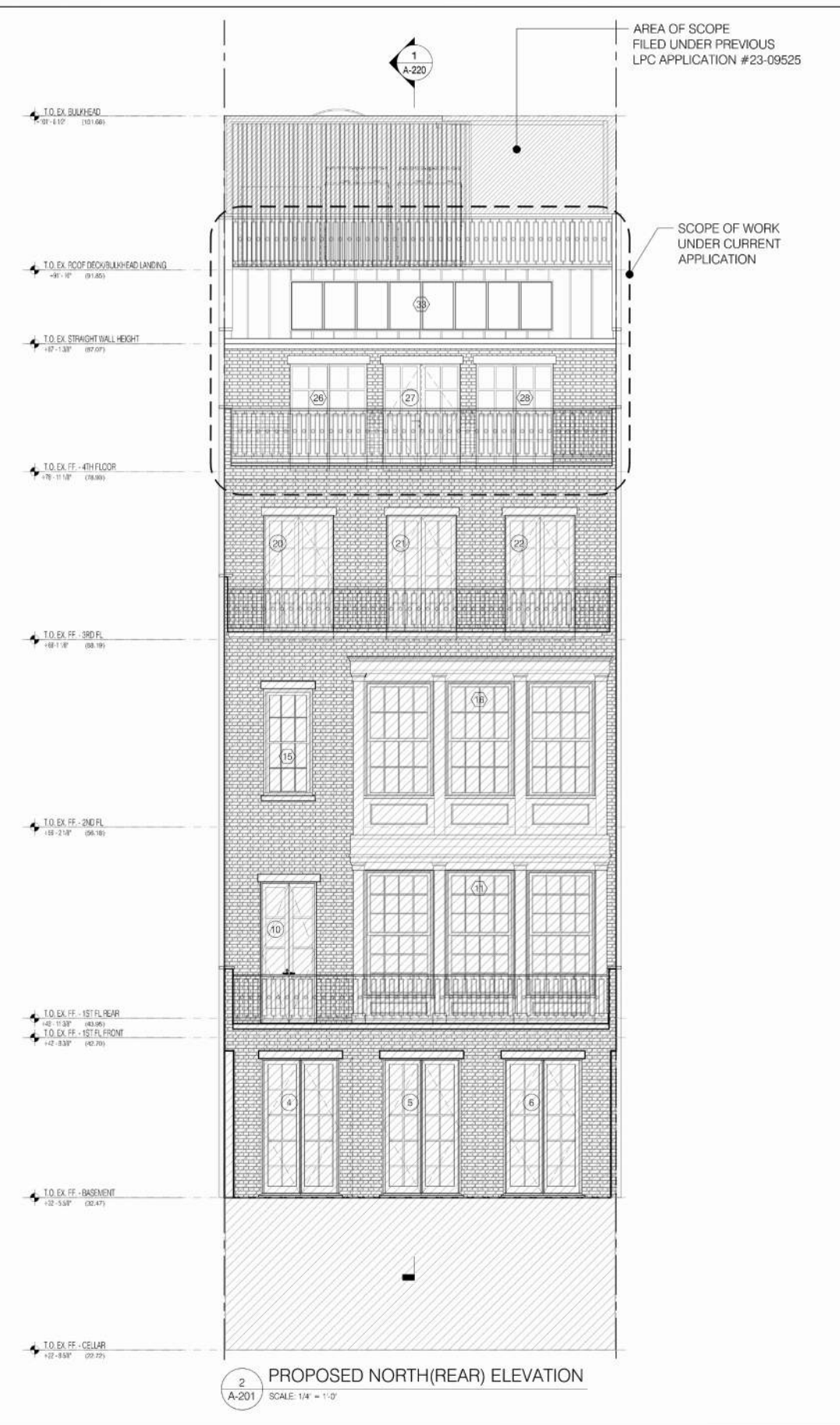
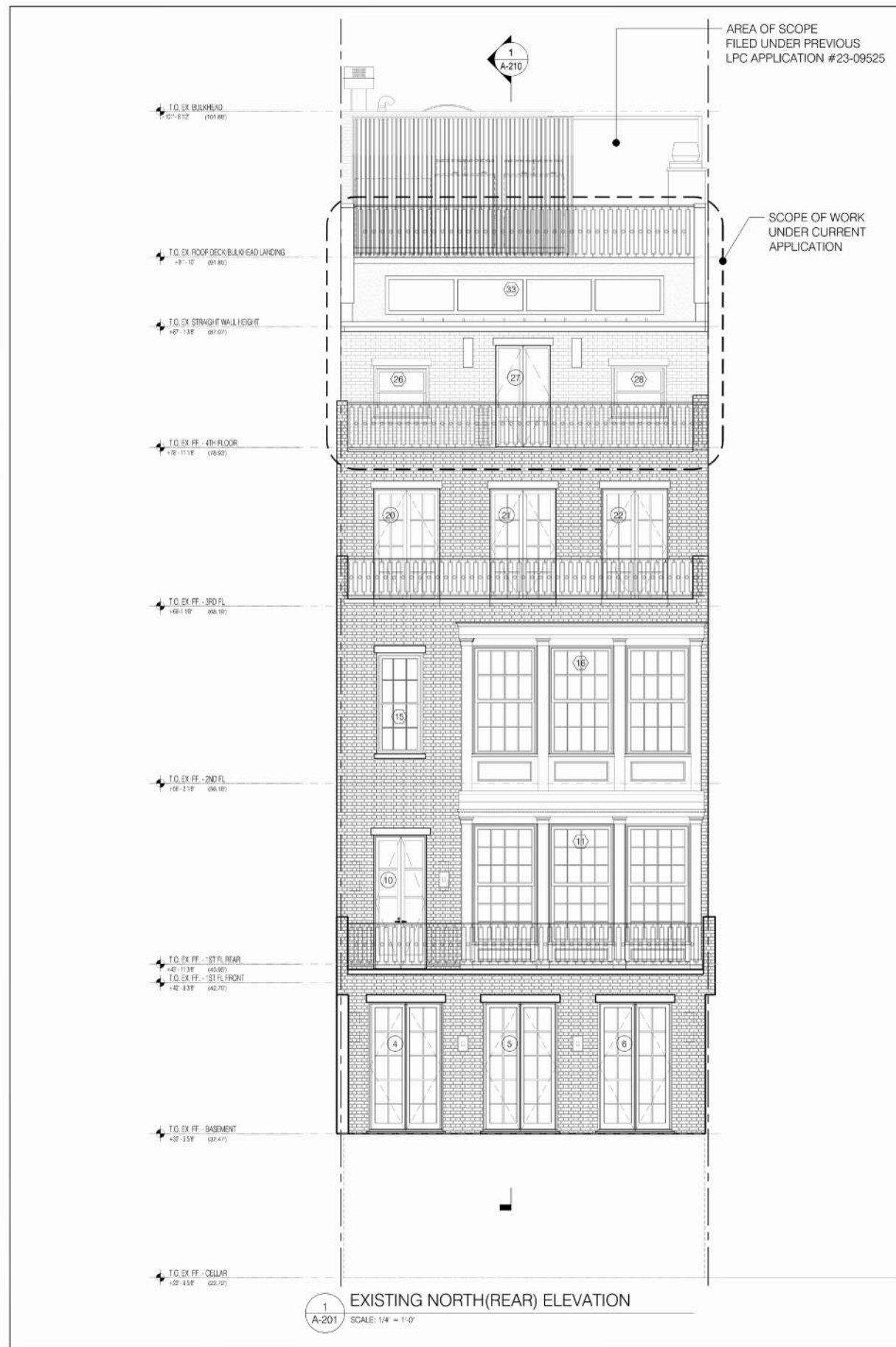


EXISTING/DEMO NORTH(REAR) ELEVATION
SCALE: 1/4" = 1'-0"

MODIFICATIONS MADE
PER LATEST COA
APPROVAL DOCKET
#LPC-20-09262



PROPOSED NORTH(REAR) ELEVATION
SCALE: 1/4" = 1'-0"



CONSTRUCTION LEGEND

	EXISTING WALL TO REMAIN
	PARTITION TO BE DEMOLISHED
	NEW GYP. BD. PARTITION
	NEW MASONRY WALL
	COMBINATION SMOKE/CARBON MONOXIDE DETECTOR, KIDDE MODEL #21007624

ARCHITECT:
 ERNST ARCHITECT, PLLC
 177 WEST BROADWAY, THIRD FLOOR
 NEW YORK, NY 10013
 TODD A. ERNST P.L.A. ©2022
 TEL: (212) 343-9102
 TODD@ERNSTARCH.COM

DESIGNER:
 LAPLACE
 32 PLACE SAINT-GEORGES
 PARIS, FRANCE 75009
 (+33) 7 85 79 23 56
 WWW.LAPLACE.COM

MEP ENGINEER:
 HANINGTON ENGINEERING CONSULTANTS
 1 GOLD MINE ROAD
 FLANDERS, NJ 07836
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STRUCTURAL ENGINEER:
 FMO ENGINEERING, PC
 152 WEST 132ND STREET - SUITE 1
 NEW YORK, NY 10027
 TEL: (212) 626-0547
 FRANCESCO@FMOENG.COM

BUILDING ENVELOPE ARCHITECT:
 STEVEN WINTER ASSOCIATES, INC.
 307 SEVENTH AVENUE, SUITE 1701
 NEW YORK, NY 10001
 TEL: (212) 664-5800 EXT 1700
 APREDI@SWINTER.COM

AUDIO VISUAL CONSULTANT:
 ONEBUTTON
 87 WEST ST, SUITE 607
 BROOKLYN, NY 11222
 TEL: (917) 698-5591
 JRICHARDS@ONEBUTTONLIFE.COM

REVISIONS

NUMBER	REVISION	DATE

TITLE:
 EXISTING/DEMO NORTH
 (REAR) ELEVATION

LOCATION:
 KAIUALU LLC
 27 EAST 11TH STREET
 NEW YORK, NY 10003

D.O.B. NOW: BUILD JOB #
 M00824681-11

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Signature: _____ Date: _____
 DATE: JUNE 6TH, 2022

SCALE: AS NOTED OF 62
 DRAWING NO. A-201.01

ERNST ARCHITECT PLLC.

177 W BROADWAY 3RD FLOOR
NEW YORK, NY 10013



AREA OF SCOPE FILE
UNDER PREVIOUS LPC
APPLICATION #23-09525

PROPOSED AREA OF SCOPE

27 EAST 11TH STREET
NEW YORK, NY 10011

EXISTING ELEVATION RENDERING

ERNST ARCHITECT PLLC.

177 W BROADWAY 3RD FLOOR
NEW YORK, NY 10013



27 EAST 11TH STREET
NEW YORK, NY 10011

PROPOSED ELEVATION RENDERING



1
 A-803 SCALE: 3/4" = 1'-0"
 ENLARGED ELEVATION - EXIST'G 4TH FL. REAR

2
 A-803 SCALE: 3/4" = 1'-0"
 ENLARGED ELEVATION - PROPOSED 4TH FL. REAR

CONSTRUCTION LEGEND

	EXISTING WALL TO REMAIN
	PARTITION TO BE DEMOLISHED
	NEW GYP. BD. PARTITION
	NEW MASONRY WALL
	COMBINATION SMOKE/CARBON MONOXIDE DETECTOR, KIDDE MODEL #21007624

ARCHITECT:
 ERNST ARCHITECT, PLLC
 177 WEST BROADWAY, THIRD FLOOR
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 32 PLACE SAINT-GEORGES
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 (+33) 7 85 79 23 56
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MEP ENGINEER:
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STRUCTURAL ENGINEER:
 FMO ENGINEERING, PC
 102 WEST 132ND STREET - SUITE 1
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BUILDING ENVELOPE ARCHITECT:
 STEVEN WINTER ASSOCIATES, INC.
 307 SEVENTH AVENUE, SUITE 1701
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 ONEBUTTON
 87 WEST ST. SUITE 507
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 TEL: (917) 698-5591
 JRICHARDS@ONEBUTTON.LIFE.COM

REVISIONS

NUMBER	REVISION	DATE
1	LPC FILING	09/01/23

TITLE:
 ENLARGED ELEVATIONS AT
 4TH FLOOR NORTH (REAR)

LOCATION:
 KAIUALU LLC
 27 EAST 11TH STREET
 NEW YORK, NY 10003

D.O.B.NOW: BUILD JOB
 #M00824681-11

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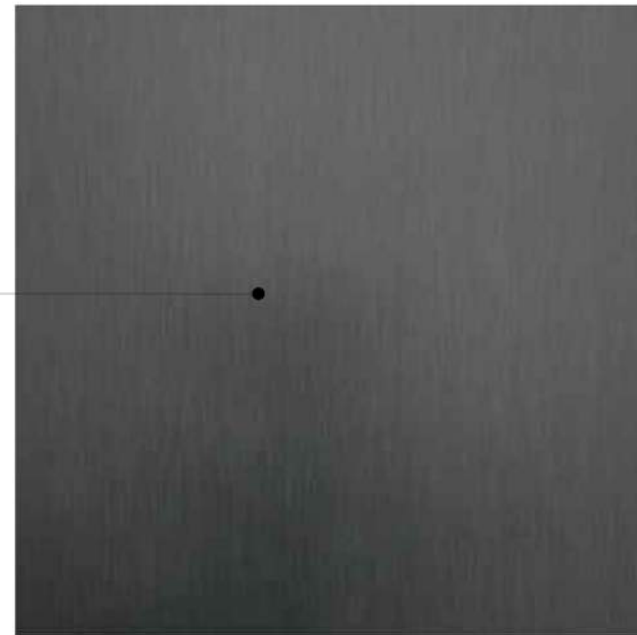
DATE:	JUNE 6TH, 2022
SCALE:	AS NOTED
DRAWING No.:	DOB SHEET 54 OF 20

A-803.00



1 4TH FLOOR PITCHED ROOF DOUBLE STANDING SEAM BY RHEINZINK
 LPC-152.00 SCALE: NTS

RHEINZINK
 PRE-PATINA
 ECO ZINC
 GRAPHITE-GRAY COLOR



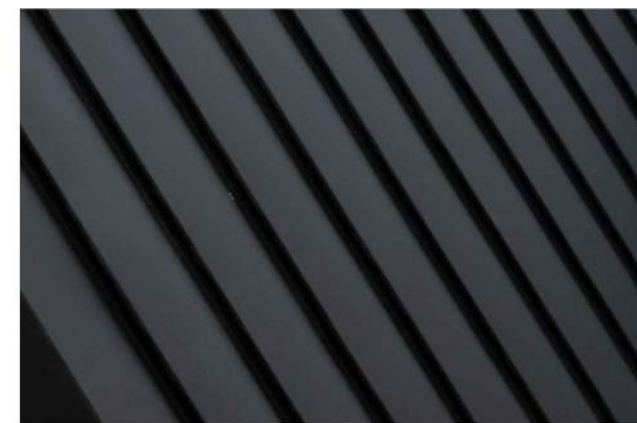
2 4TH FLOOR PITCHED ROOF - PROPOSED COLOR FINISH
 LPC-152.00 SCALE: NTS



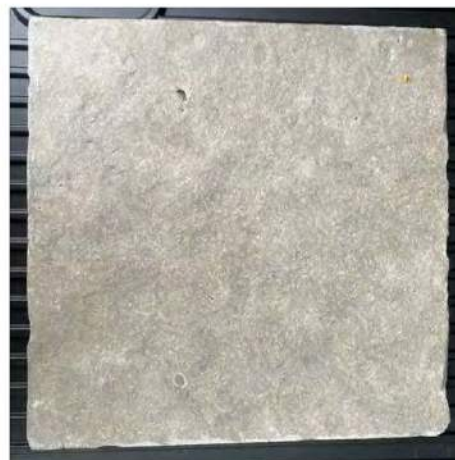
3 4TH FLOOR PITCHED ROOF - ZINC COATED DOUBLE STANDING SEAM
 LPC-152.00 SCALE: NTS



4 PITCHED ROOF INTEGRATED GUTTER SYSTEM BY RHEINZINK
 LPC-152.00 SCALE: NTS



5 4TH FLOOR PITCHED ROOF - STANDING SEAM SLOPE EXAMPLE
 LPC-152.00 SCALE: NTS



6 4TH FLOOR TERRACE STONE - FLAMED FINISH LIMESTONE
 LPC-152.00 SCALE: NTS



7 4TH FLOOR TERRACE BRICK - RE-USE EXISTING BRICK
 LPC-152.00 SCALE: NTS

CONSTRUCTION LEGEND

	EXISTING WALL TO REMAIN
	PARTITION TO BE DEMOLISHED
	NEW GYP. BO. PARTITION
	NEW MASONRY WALL
	COMBINATION SMOKE/CARBON MONOXIDE DETECTOR, KIDDE MODEL #21007524

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REVISIONS		
NUMBER	REVISION	DATE
1	LPC FILING	07/31/23

TITLE: **PROPOSED ROOF MATERIALS IMAGES & SPECS**

LOCATION: **KAIUALU LLC
 27 EAST 11TH STREET
 NEW YORK, NY 10003**

D.O.B. NOW: BUILD JOB #
M00824681-11

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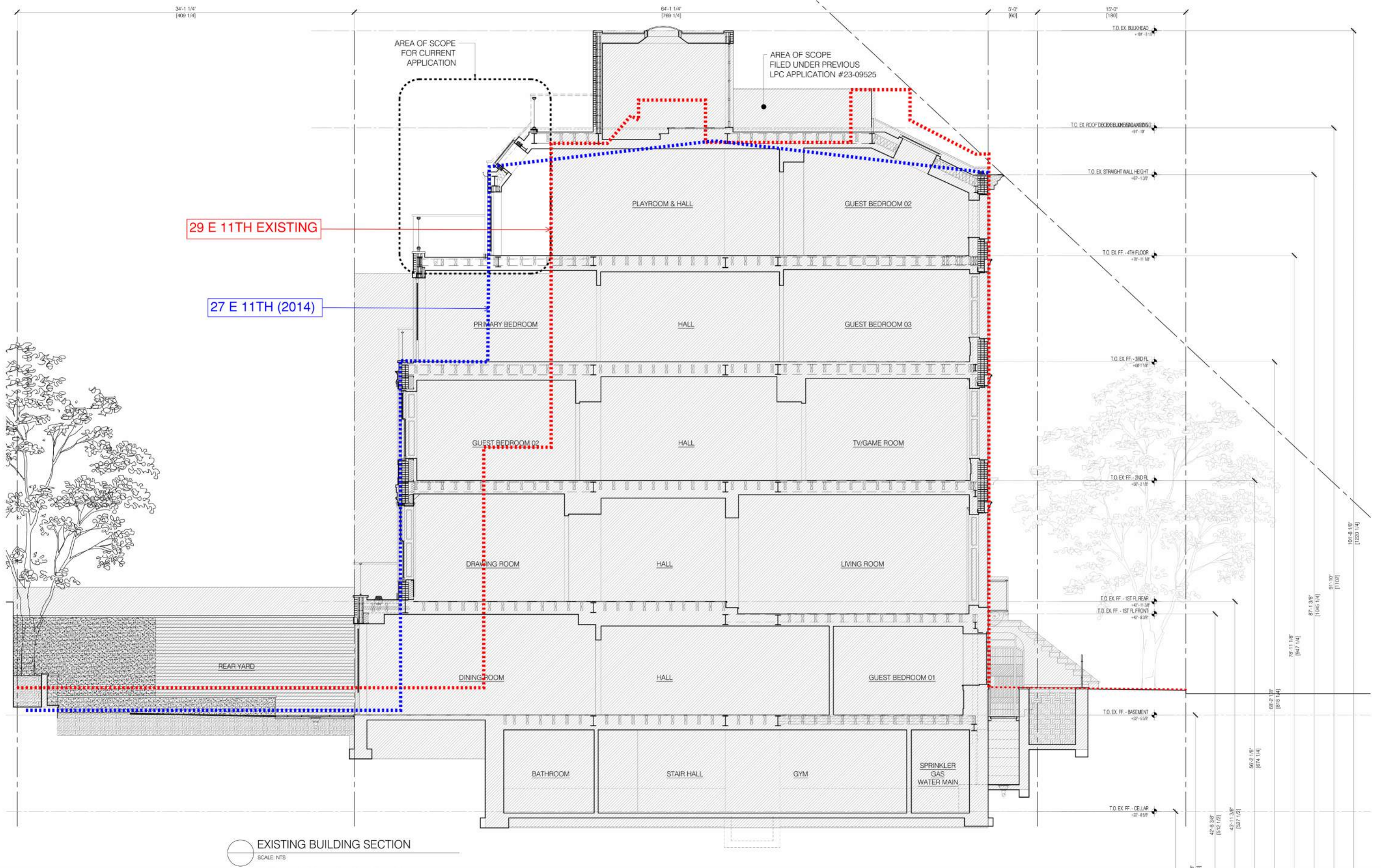


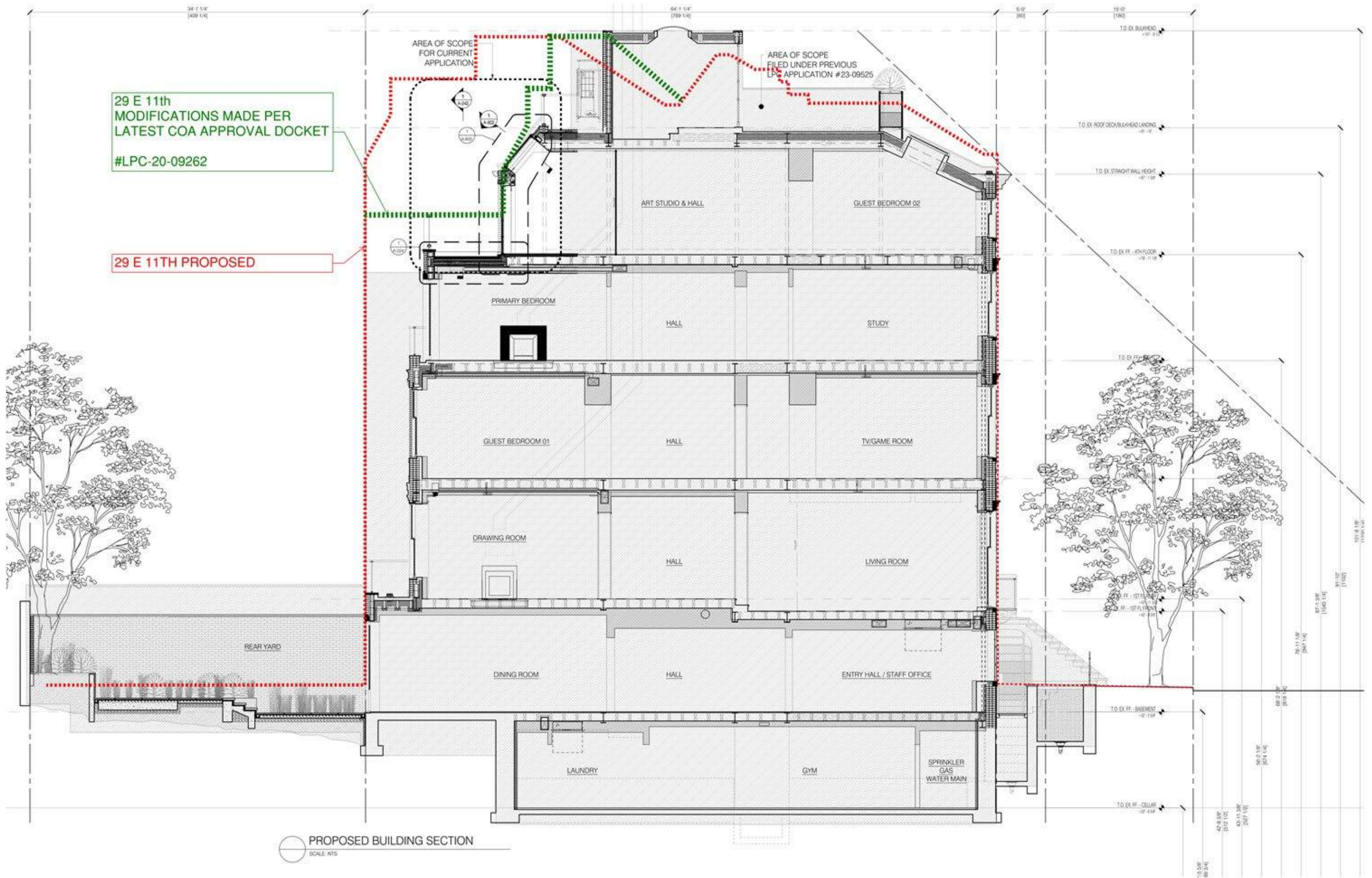
Signature: _____ Date: _____

DATE: **JUNE 6TH, 2022**

SCALE: AS NOTED JOB SHEET: 10 OF 61

DRAWING NO: **LPC-152.00**

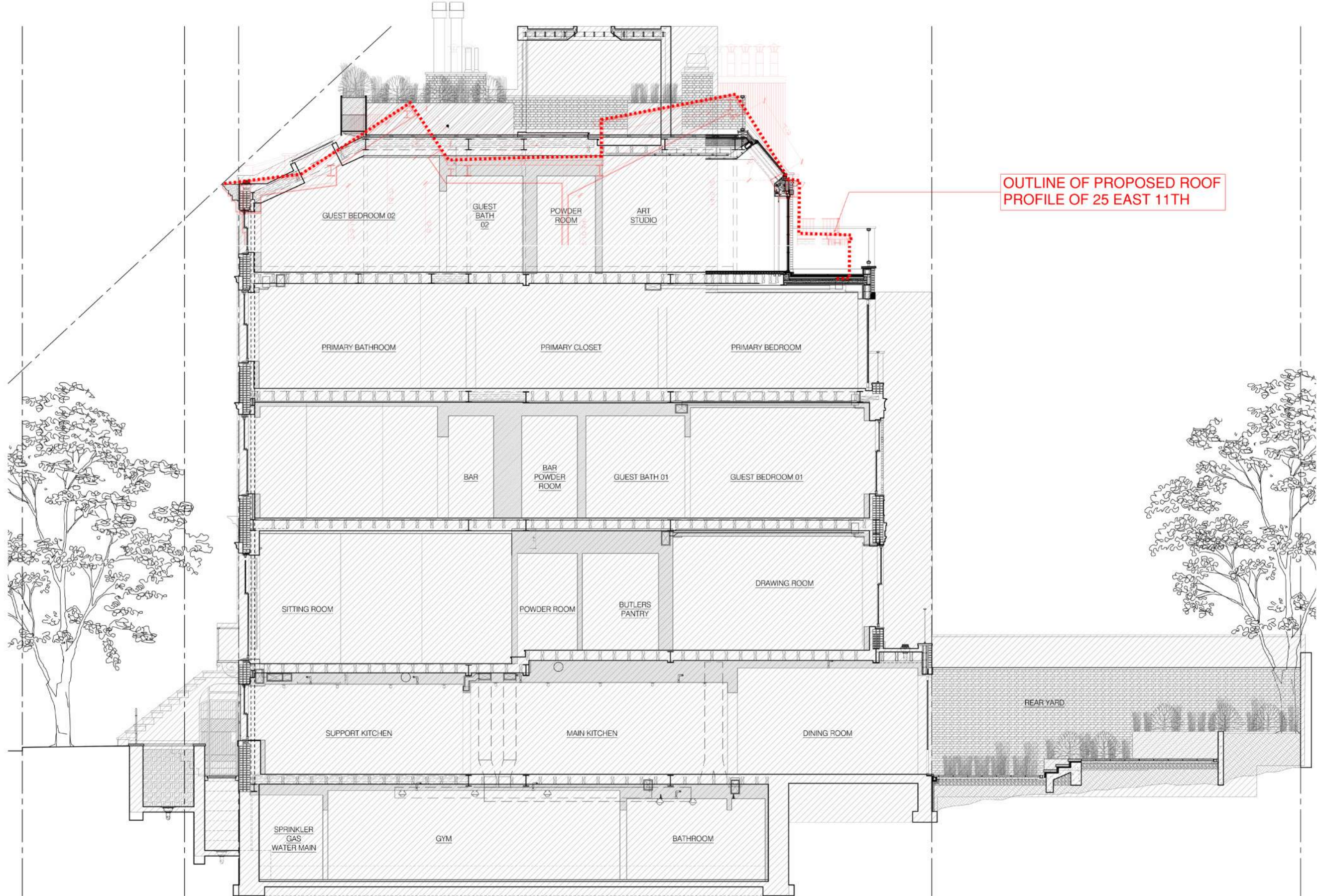




PROPOSED BUILDING SECTION
 SCALE: NTS

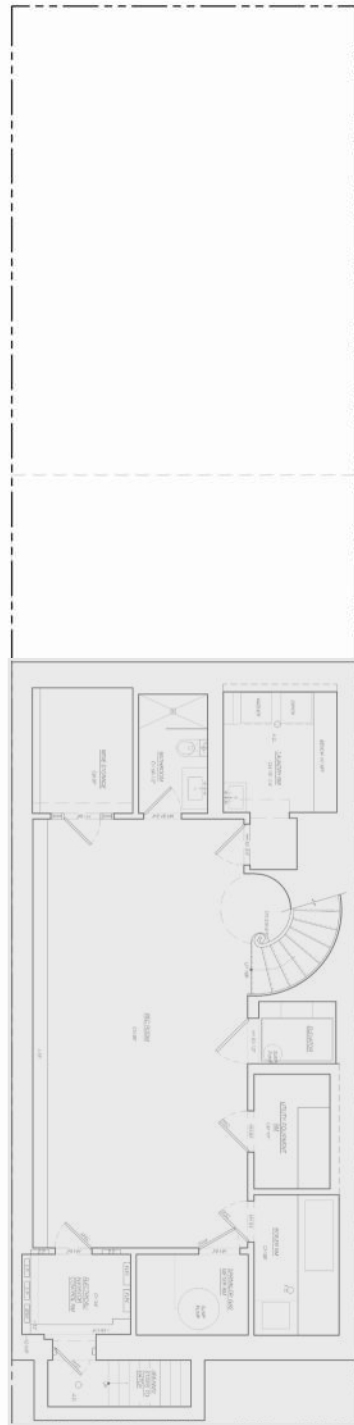
27 EAST 11TH STREET
 NEW YORK, NY 10011

PROPOSED BUILDING SECTION
 WITH 29 EAST 11TH PROPOSED PROFILE

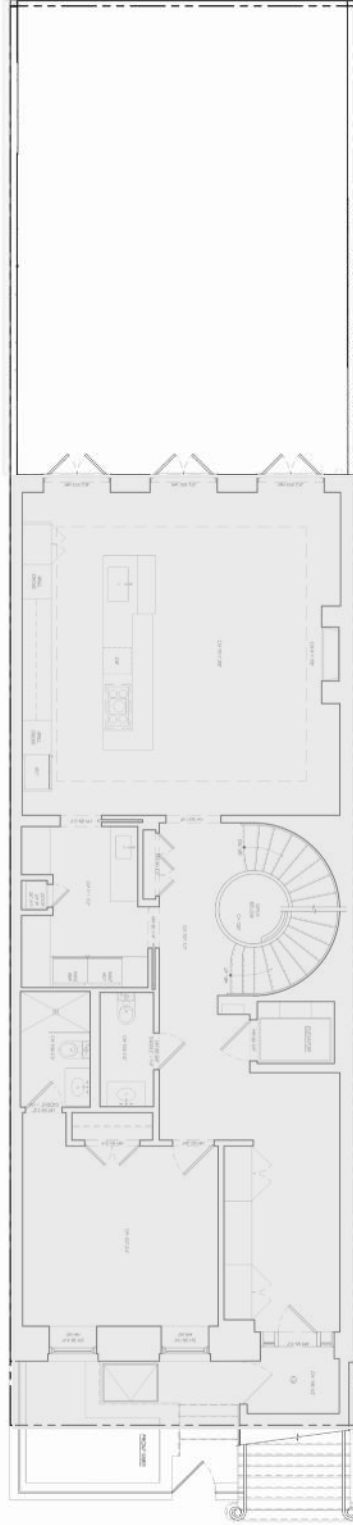


OUTLINE OF PROPOSED ROOF
PROFILE OF 25 EAST 11TH

1 PROPOSED BUILDING SECTION
A-220 SCALE: 1/4" = 1'-0"



EXISTING CELLAR PLAN
SCALE



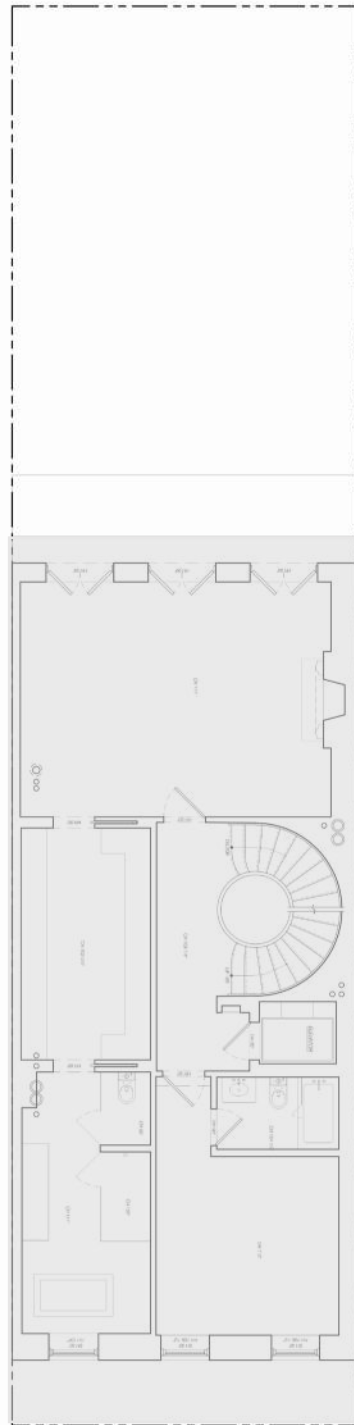
EXISTING BASEMENT PLAN
SCALE



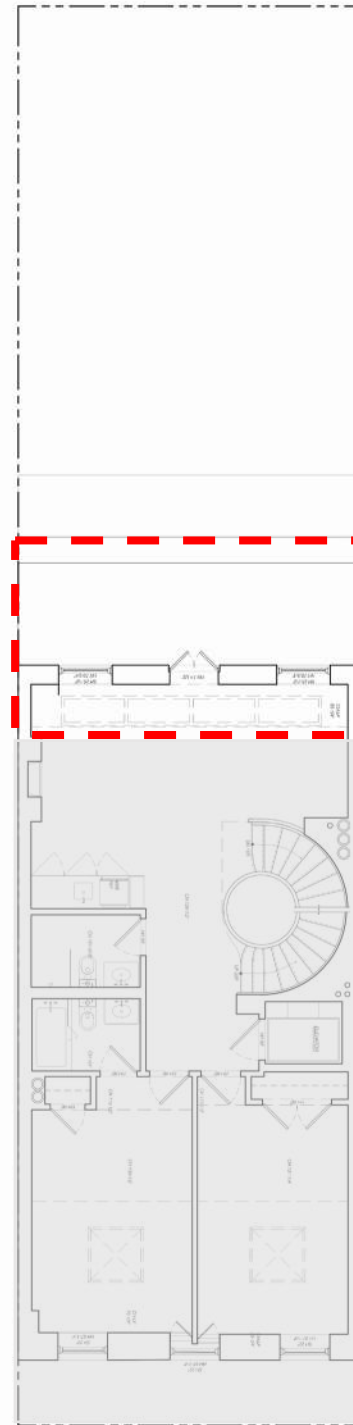
EXISTING FIRST FLOOR PLAN
SCALE



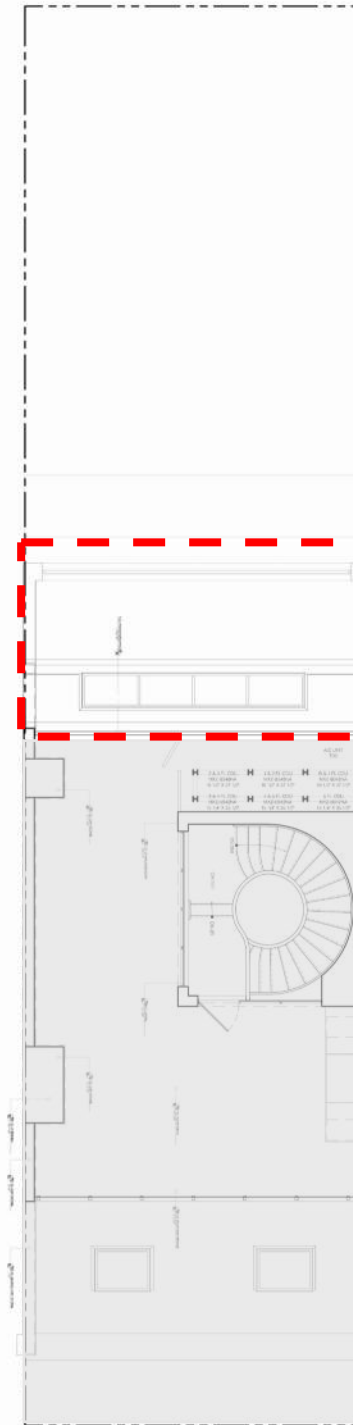
EXISTING SECOND FLOOR PLAN
SCALE



EXISTING THIRD FLOOR PLAN
SCALE

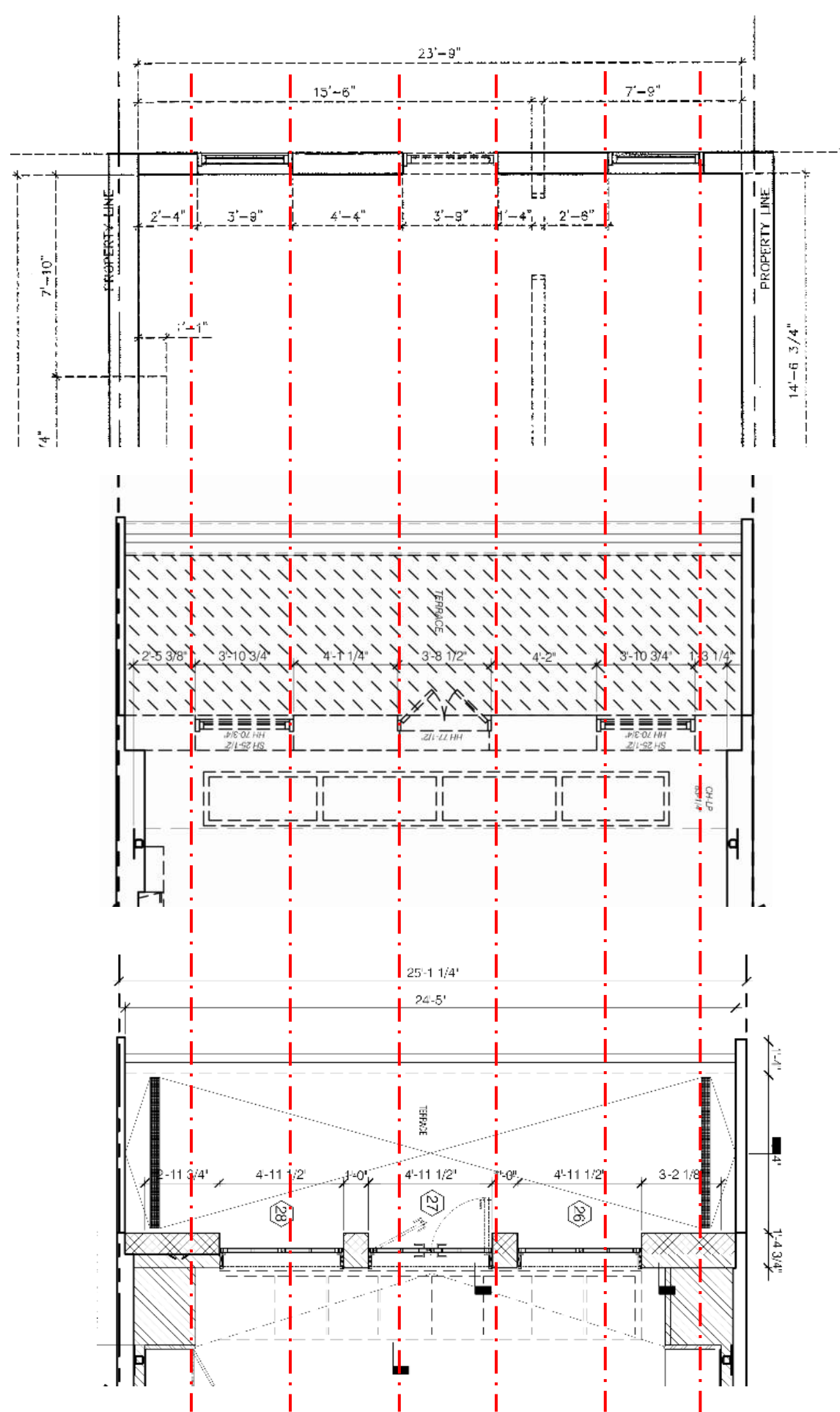


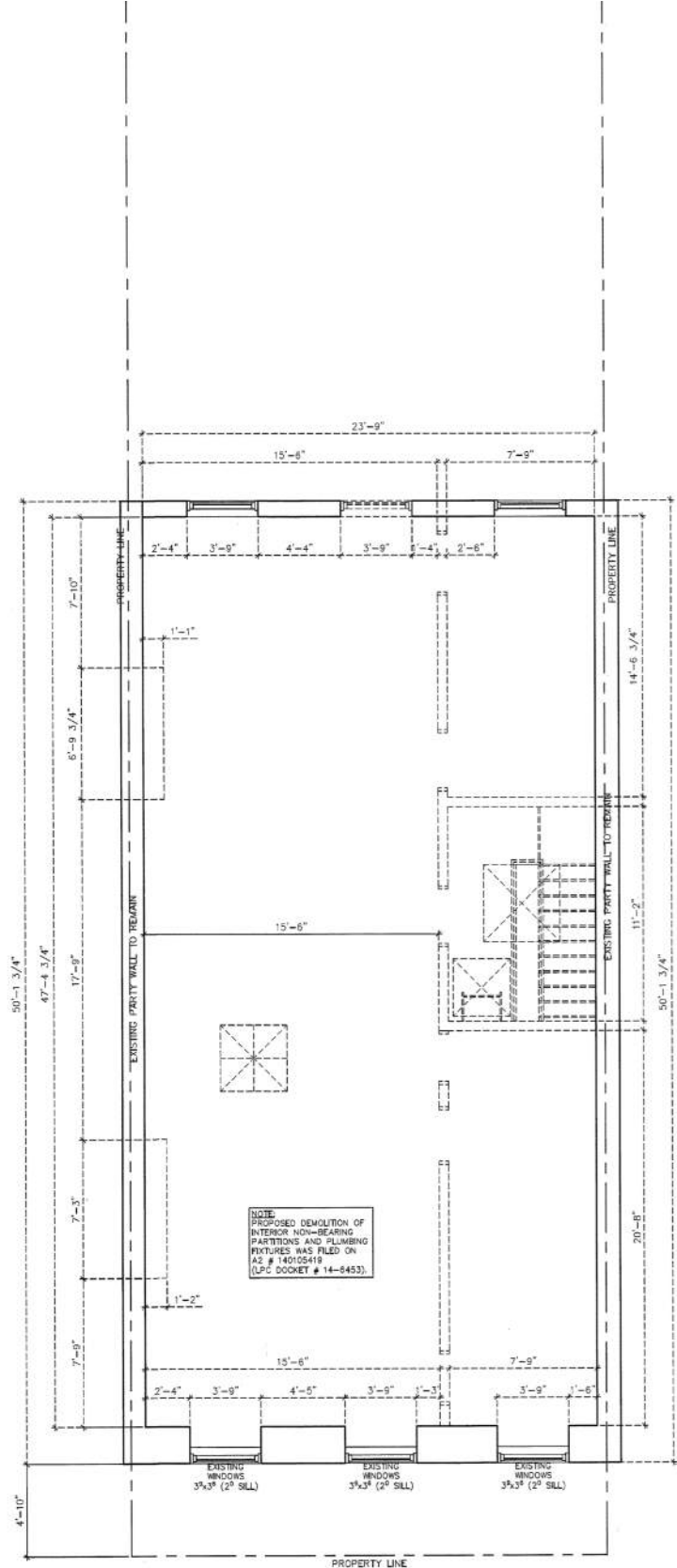
EXISTING FOURTH FLOOR PLAN
SCALE



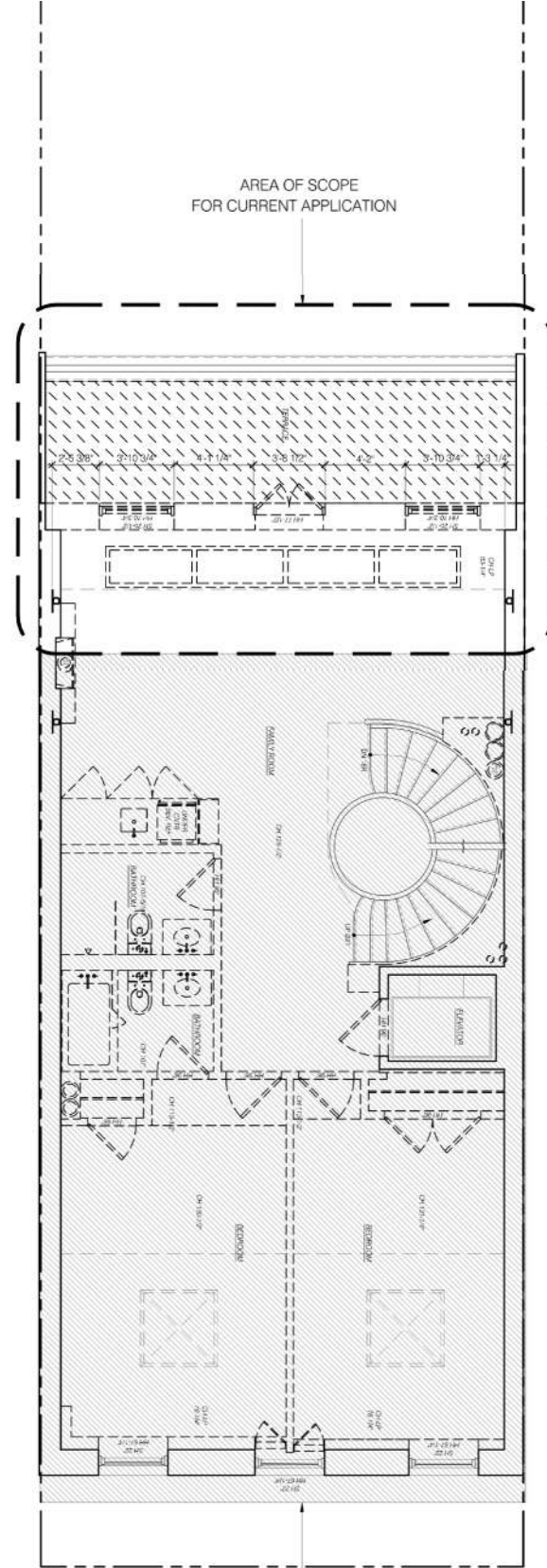
EXISTING ROOF TERRACE PLAN
SCALE

 AREA OF SCOPE FOR CURRENT APPLICATION

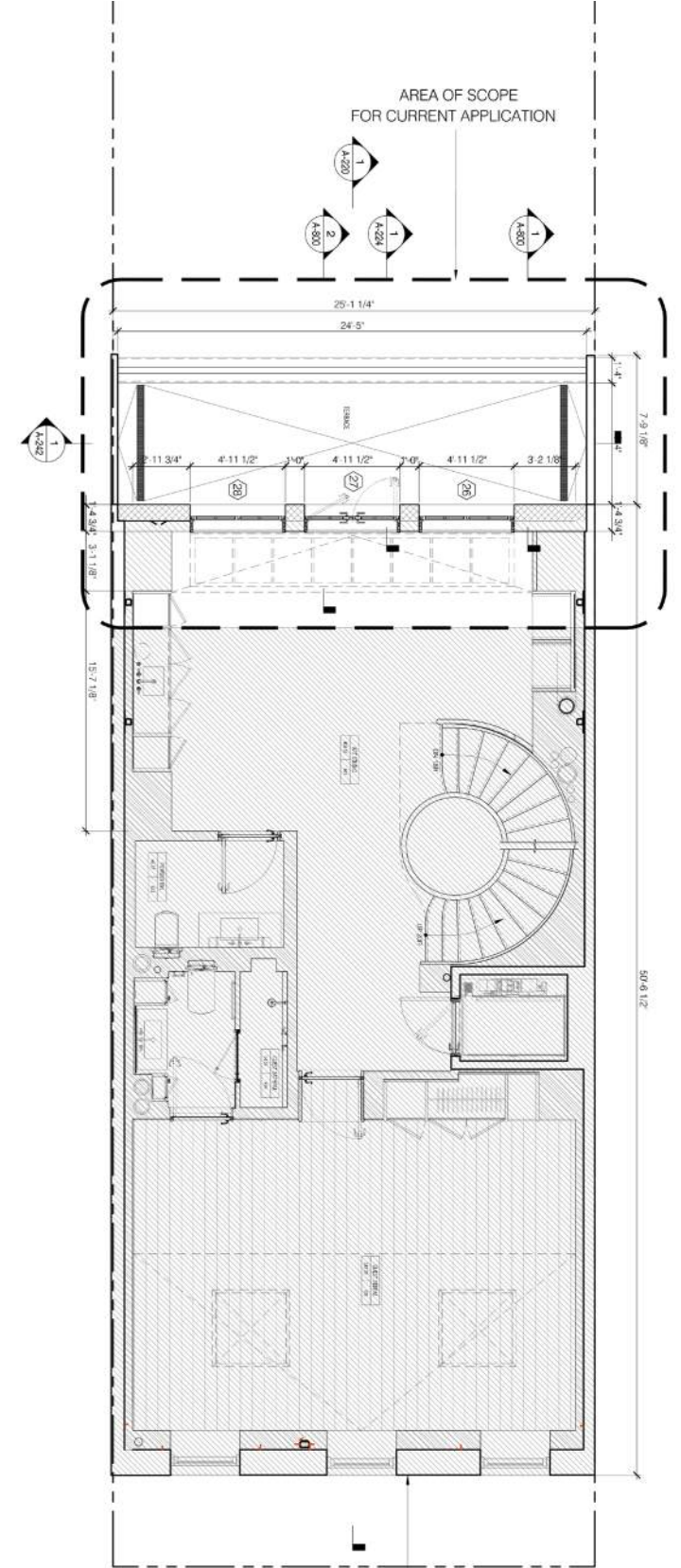




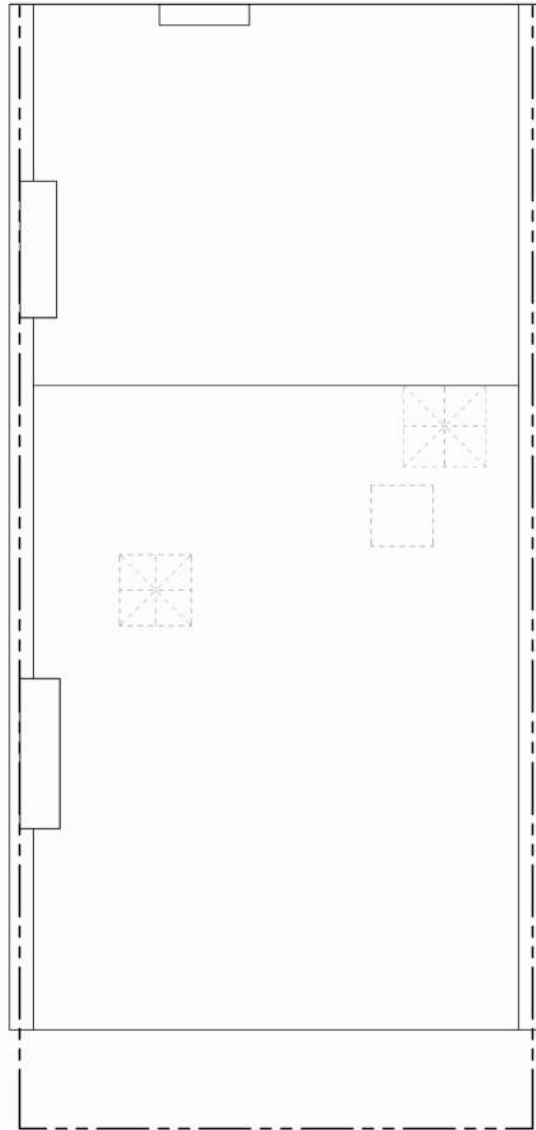
FOURTH FLOOR PLAN (2014)
 SCALE: NTS



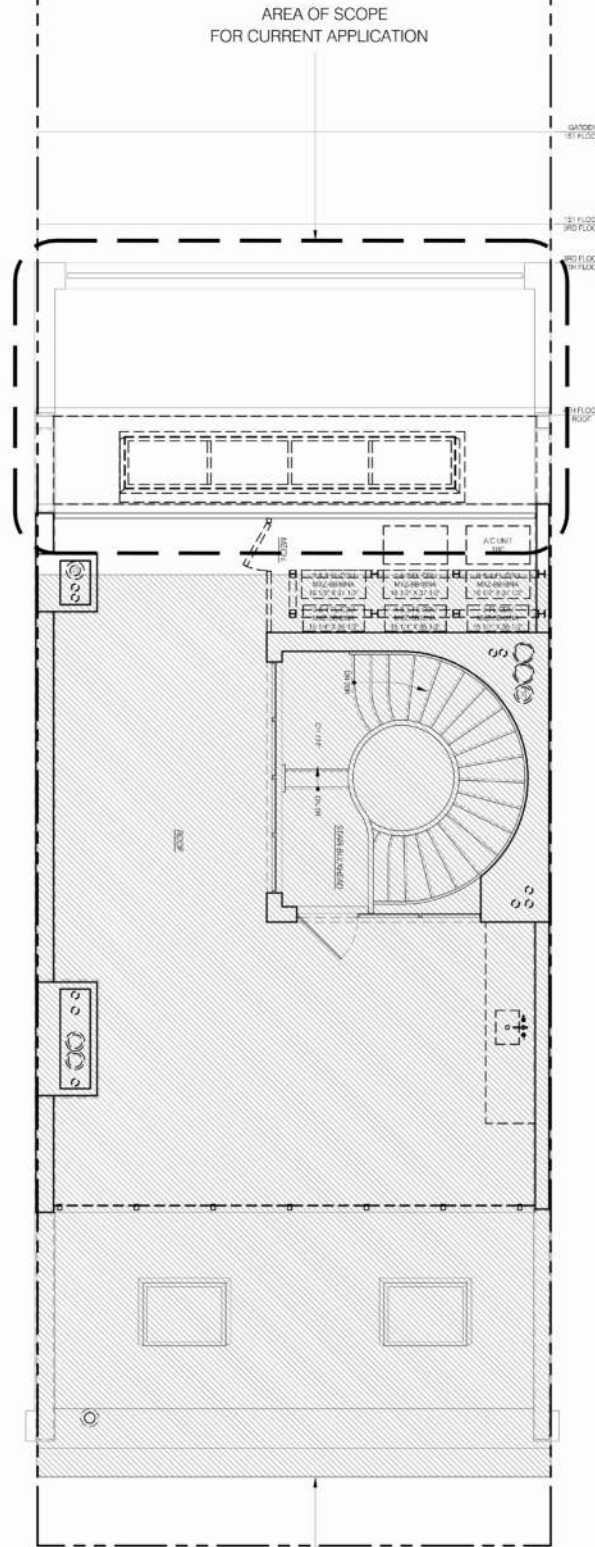
EXISTING/DEMO FOURTH FLOOR PLAN
 SCALE: SCAL



PROPOSED FOURTH FLOOR PLAN
 SCALE: NTS

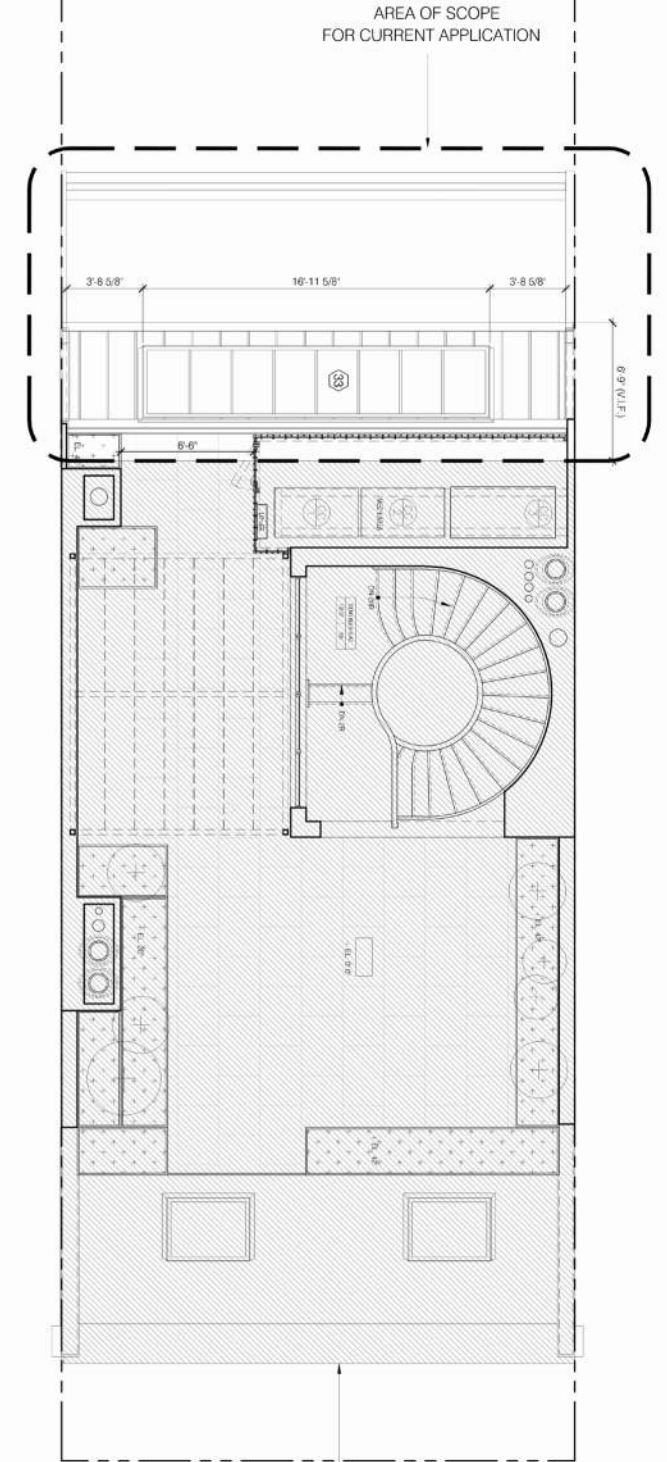


ROOF PLAN (2014)
 SCALE: NTS



AREA OF SCOPE
 FILED UNDER PREVIOUS
 LPC APPLICATION #23-09525

EXISTING/DEMO ROOF PLAN
 SCALE: NTS



AREA OF SCOPE
 FILED UNDER PREVIOUS
 LPC APPLICATION #23-09525

PROPOSED ROOF PLAN
 SCALE: NTS



AXONOMETRIC VIEW OF EXISTING REAR FACADE



AXONOMETRIC VIEW OF PROPOSED REAR FACADE

MODIFICATIONS
MADE PER LATEST
COA APPROVAL
DOCKET
#LPC-20-09262

#29
(UNDER CONSTRUCTION)

#27

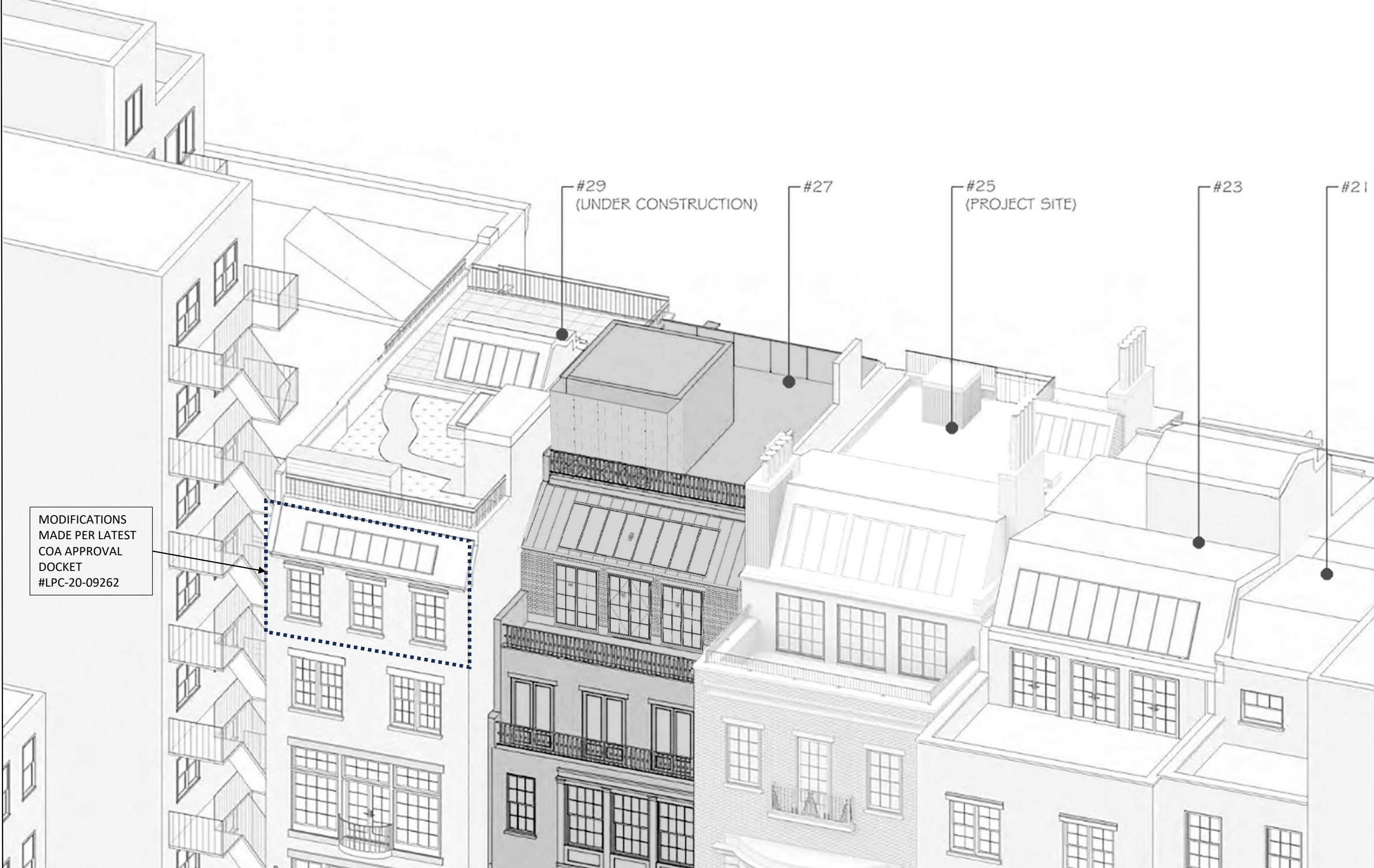
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(PROJECT SITE)

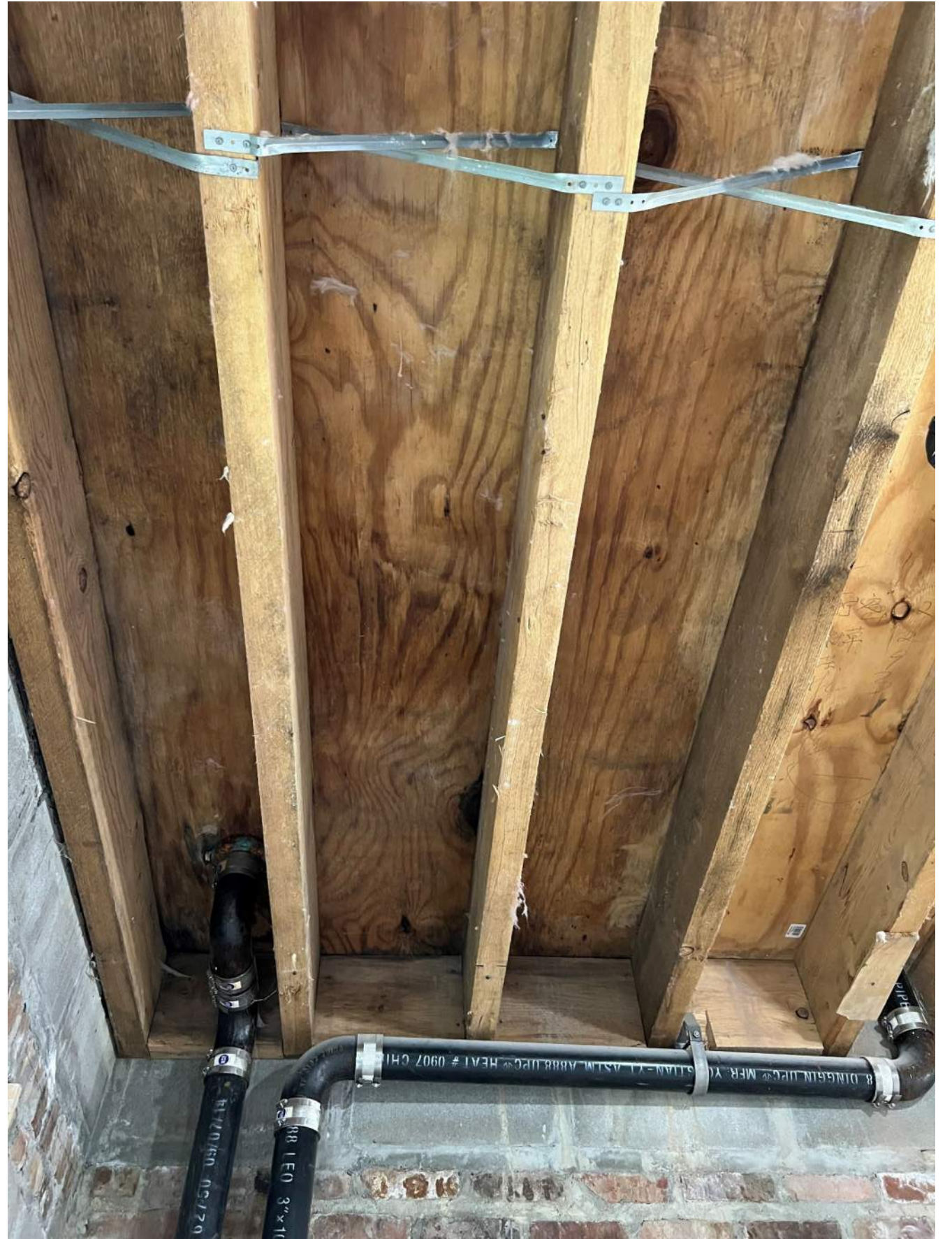
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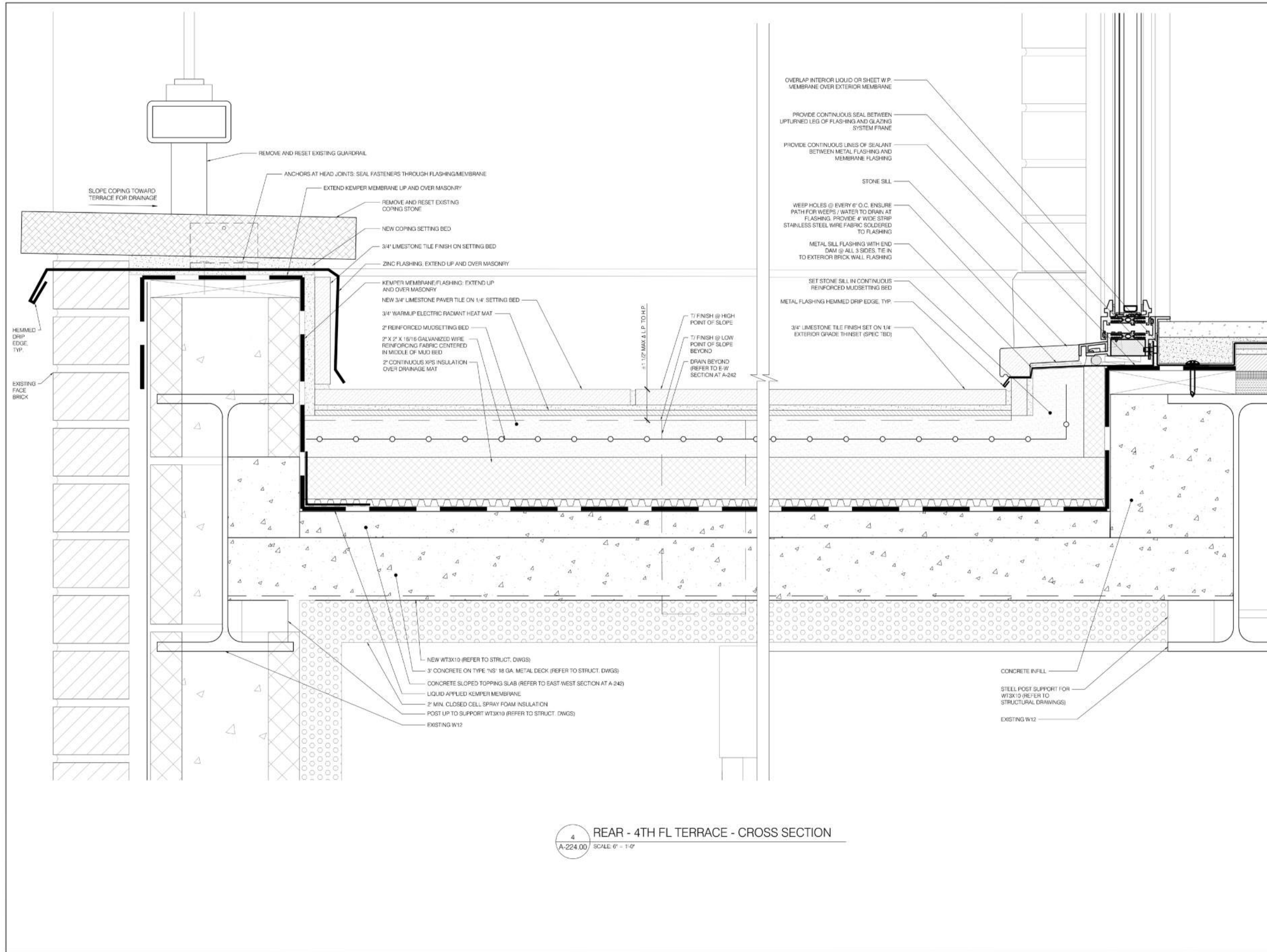
#21

27 EAST 11TH STREET
NEW YORK, NY 10011

EXISTING FRONT ELEVATION
RENDERING







4 REAR - 4TH FL TERRACE - CROSS SECTION
 A-224.00 SCALE: 6" = 1'-0"

CONSTRUCTION LEGEND

- EXISTING WALL TO REMAIN
- PARTITION TO BE DEMOLISHED
- NEW GYP. BD. PARTITION
- NEW MASONRY WALL
- COMBINATION SMOKE-CARBON MONOXIDE DETECTOR (KIDDE MODEL #21007824)

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NUMBER	REVISION	DATE
1	LPC FILING	07/31/23
2	LPC FILING	09/01/23

TITLE: **EXTERIOR WALL SECTIONS REAR FACADE DETAILS**

LOCATION: **KAIUALU LLC
 27 EAST 11TH STREET
 NEW YORK, NY 10003**

D.O.B. NOW: BUILD JOB # M00824681-I1

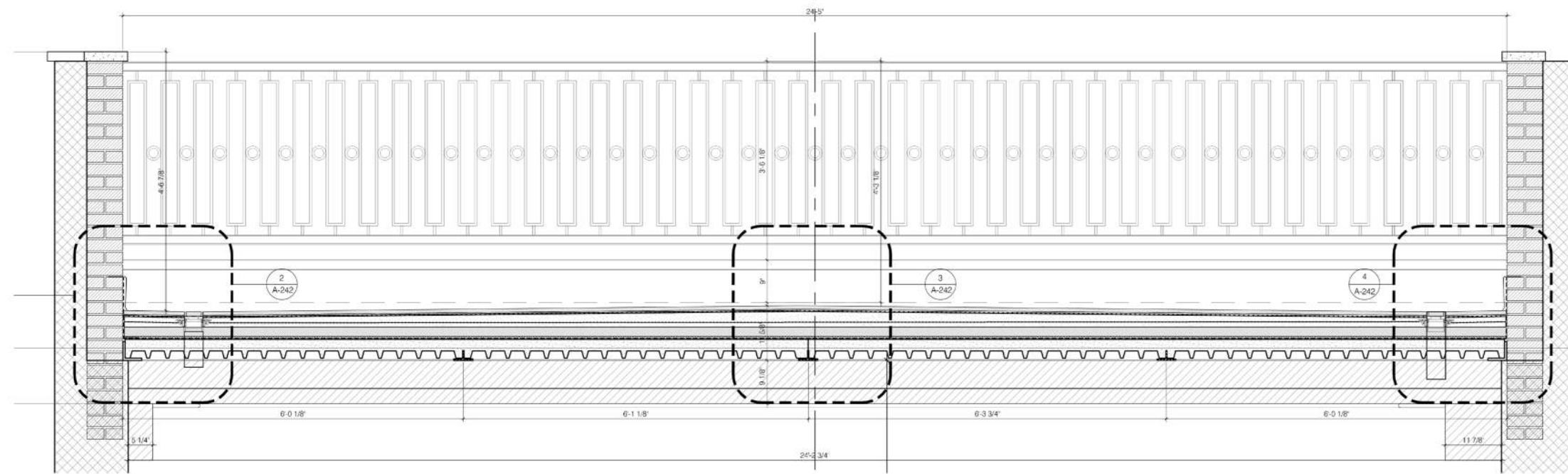
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REGISTERED ARCHITECT
 TODD A. ERNST
 STATE OF NEW YORK

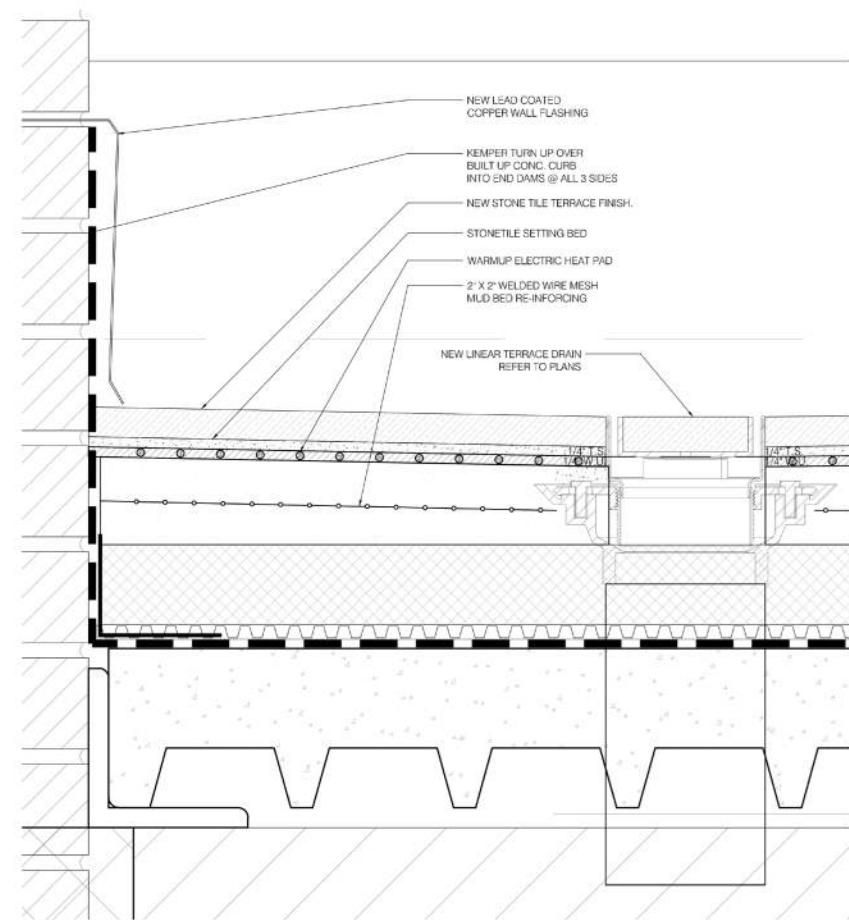
DATE: JUNE 6TH, 2022

SCALE: AS NOTED D0891531 32 OF 62

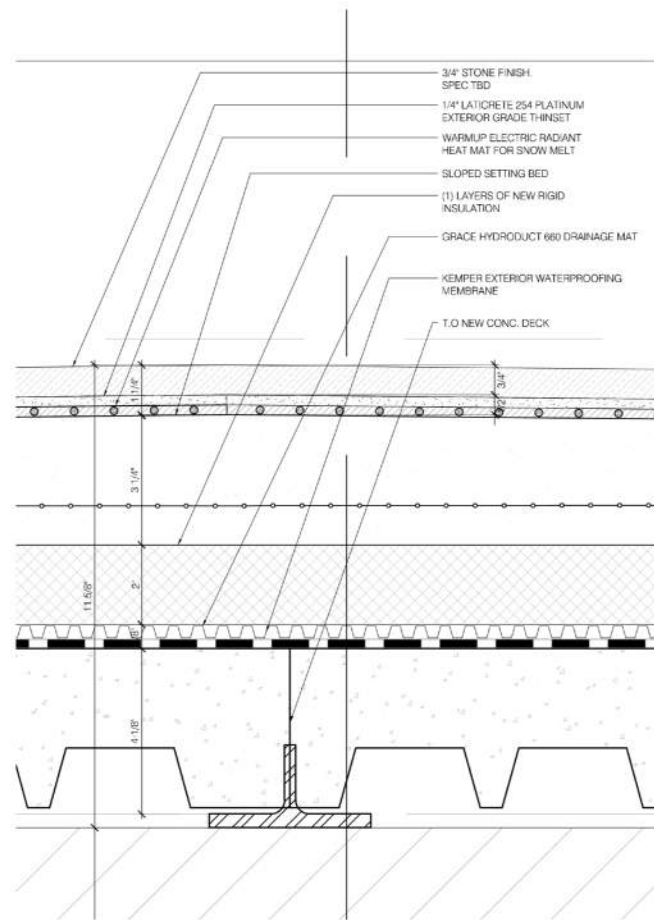
DRAWING NO: **A-224.00**



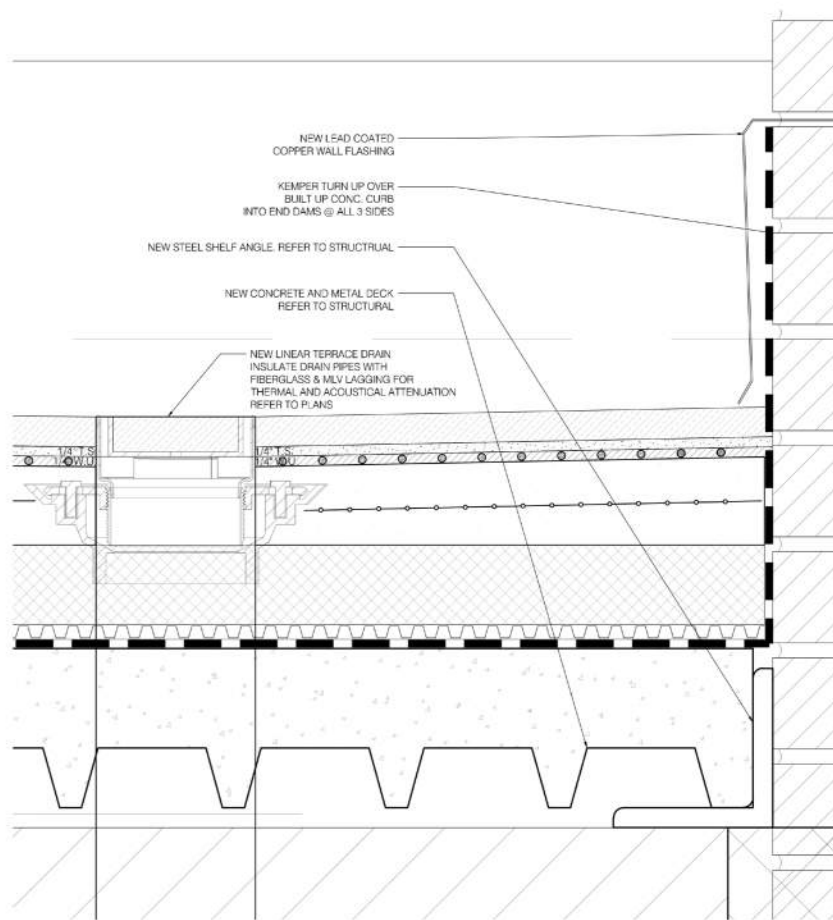
1 4TH FLOOR TERRACE LONGITUDINAL SECTION
 SCALE: 1" = 1'-0"



2 4TH FLOOR TERRACE SECTION DETAIL
 SCALE: 1" = 1'-0"



3 4TH FLOOR TERRACE SECTION DETAIL
 SCALE: 1" = 1'-0"



4 4TH FLOOR TERRACE SECTION DETAIL
 SCALE: 1" = 1'-0"

CONSTRUCTION LEGEND

	EXISTING WALL TO REMAIN
	PARTITION TO BE DEMOLISHED
	NEW GYP. BD. PARTITION
	NEW MASONRY WALL
	COMBINATION SMOKE/CARBON MONOXIDE DETECTOR, KIDDE MODEL #21007624

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REVISIONS

NUMBER	REVISION	DATE
1	LPC FILING	07/31/23
2	LPC FILING	09/01/23

**PROPOSED 4TH FLOOR
 TERRACE SECTION**

LOCATION: **KAIUALU LLC**
 27 EAST 11TH STREET
 NEW YORK, NY 10003

D.O.B. NOW: BUILD JOB #
 M00824681-11

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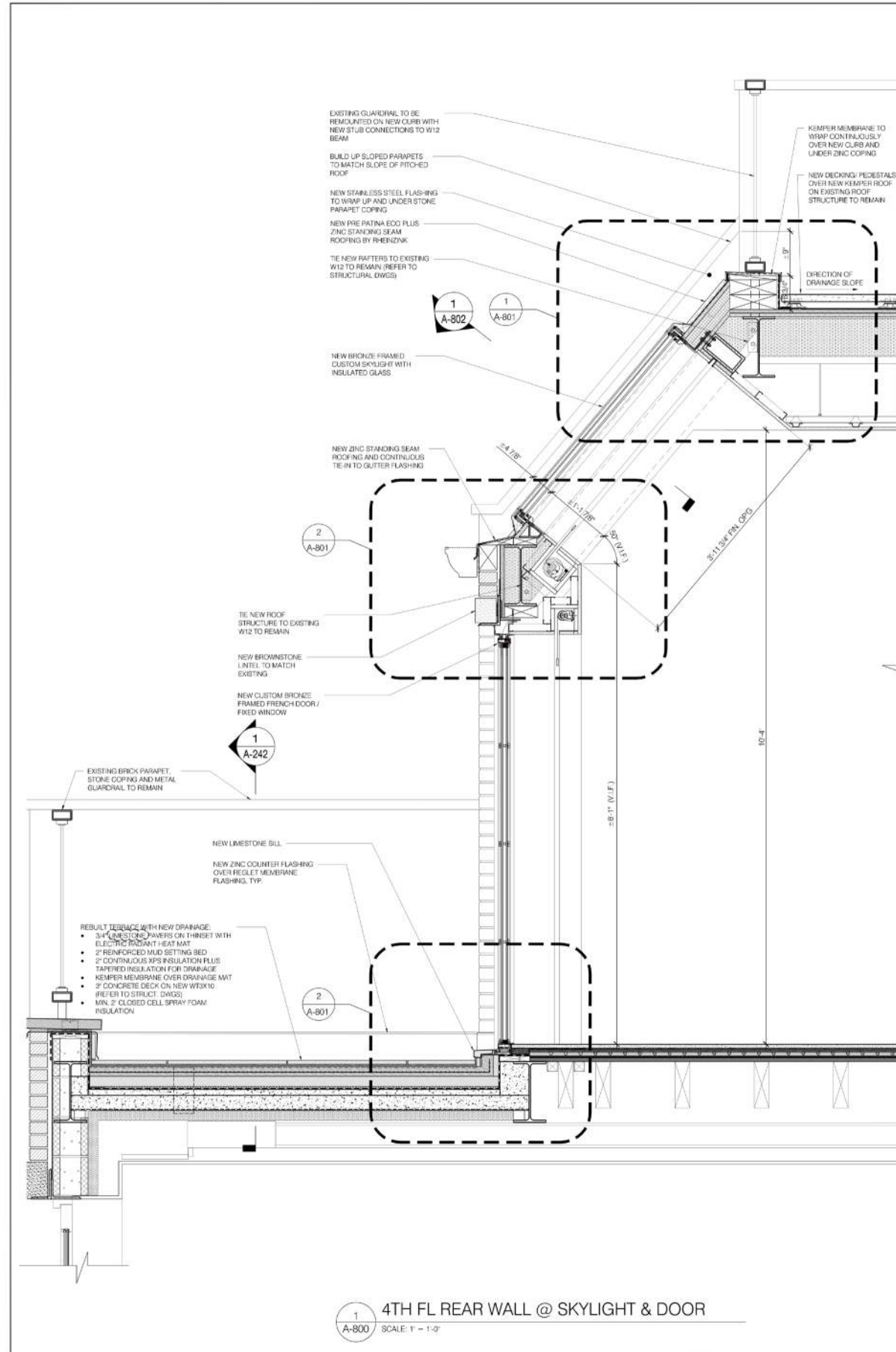


DATE: JUNE 6TH, 2022

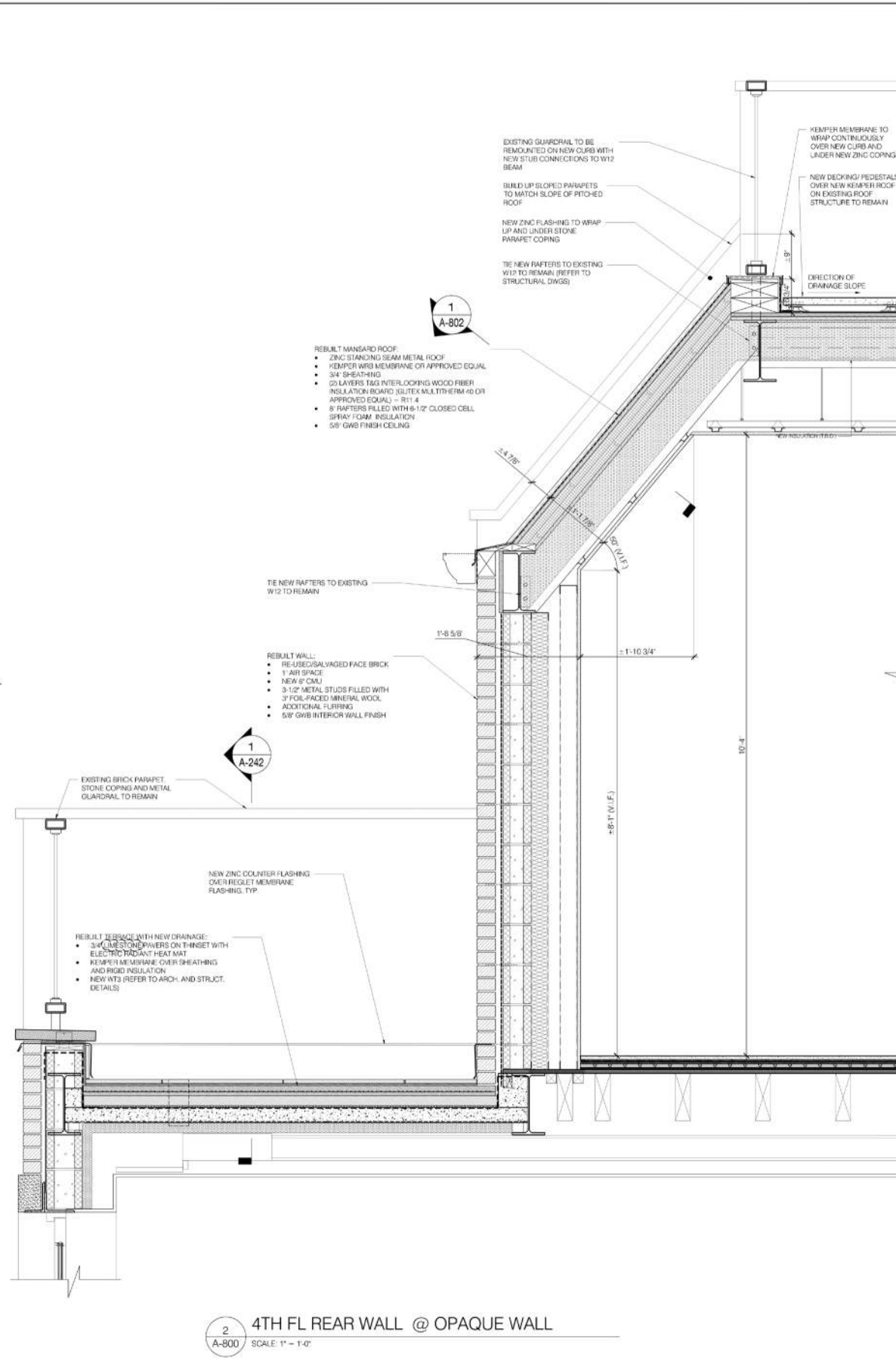
SCALE: AS NOTED

DRAWING NO: **A-242.00**

DWG SHEETS: 33 OF 62



1 4TH FL REAR WALL @ SKYLIGHT & DOOR
 SCALE: 1" = 1'-0"



2 4TH FL REAR WALL @ OPAQUE WALL
 SCALE: 1" = 1'-0"

CONSTRUCTION LEGEND

- EXISTING WALL TO REMAIN
- PARTITION TO BE DEMOLISHED
- NEW GYP. SO. PARTITION
- NEW MASONRY WALL
- COMBINATION SMOKE/CARBON MONOXIDE DETECTOR, KIEDE MODEL #K1007EX

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NUMBER	REVISION	DATE
1	LPC FILING	07/31/23
2	LPC FILING	09/01/23

TITLE:
 PROPOSED 4TH FLOOR
 EXTERIOR WALL SECTIONS

LOCATION:
 KAIALU LLC
 27 EAST 11TH STREET
 NEW YORK, NY 10003

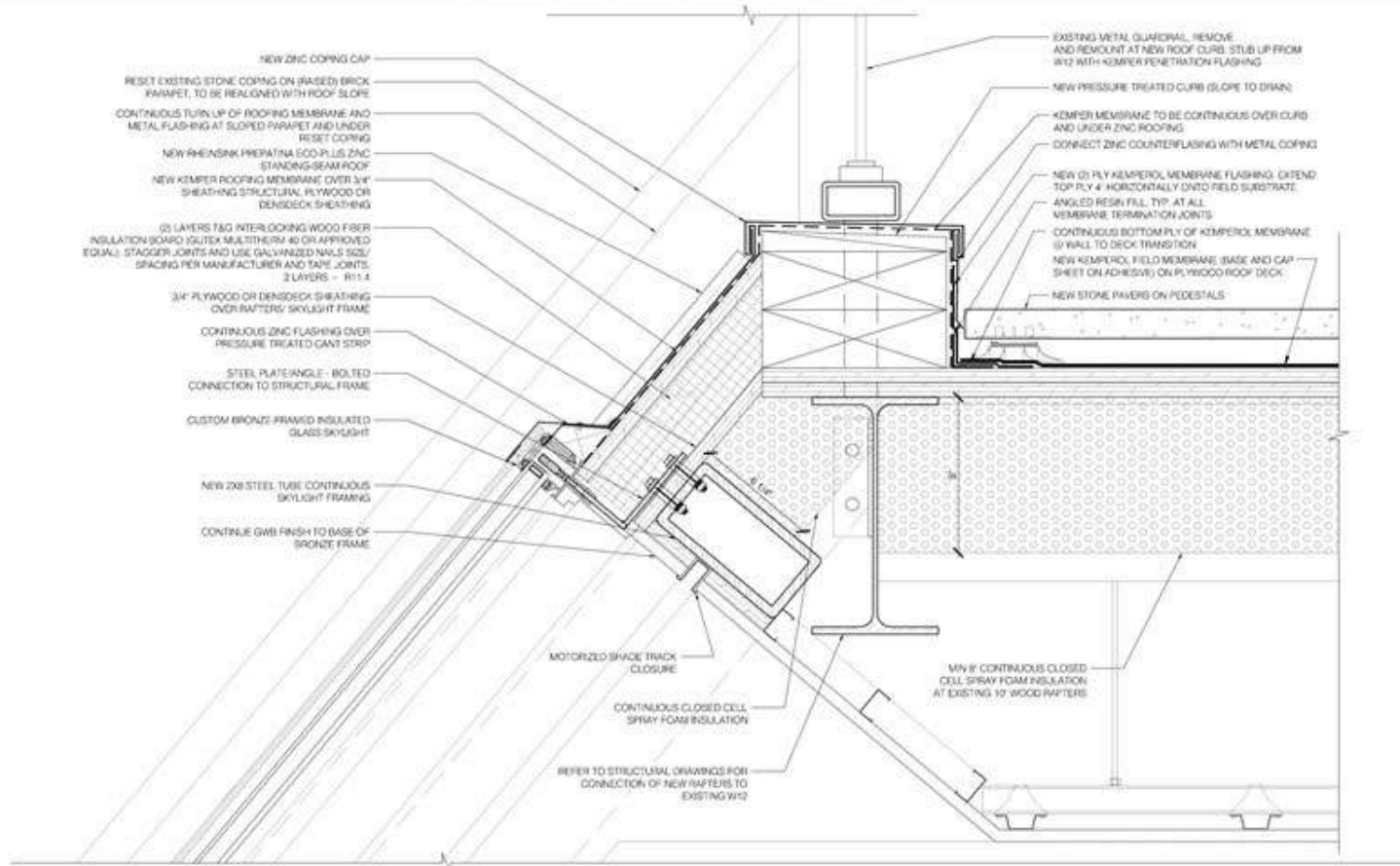
D.O.B. NOW: BUILD JOB #
 M00824681-11

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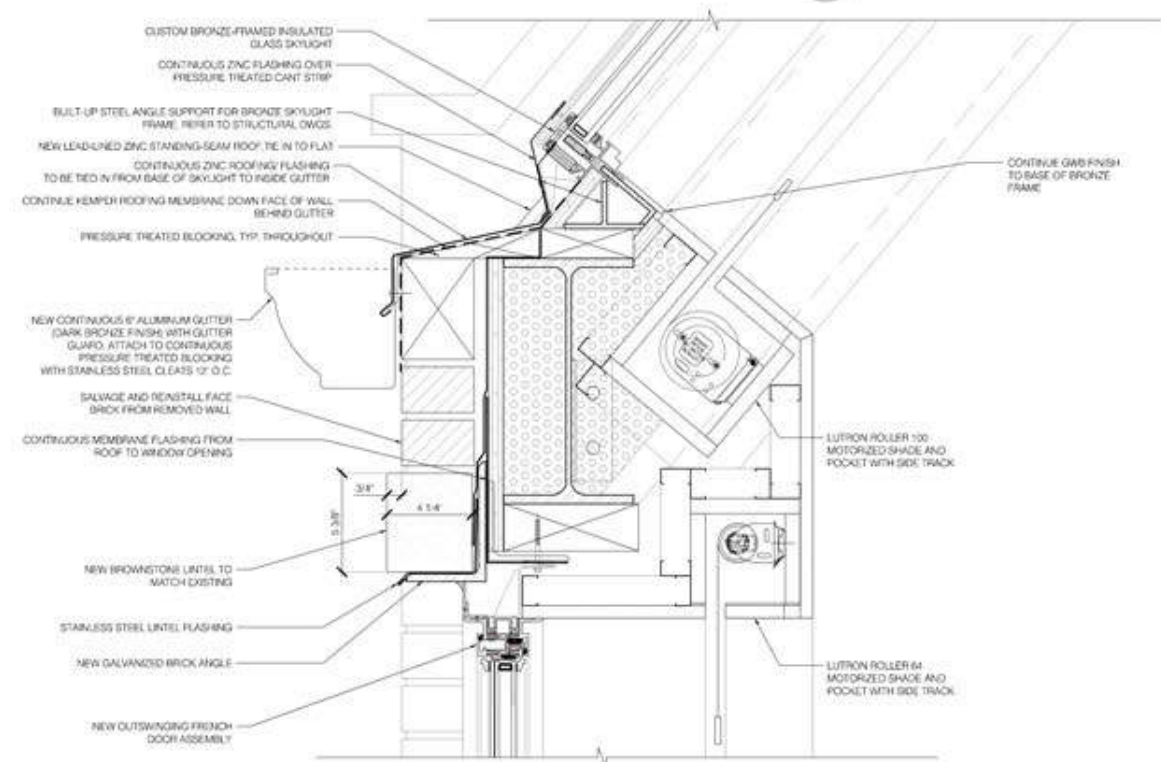
DATE: JUNE 6TH, 2022

SCALE: AS NOTED **DWG SHEET:** 51 OF 62

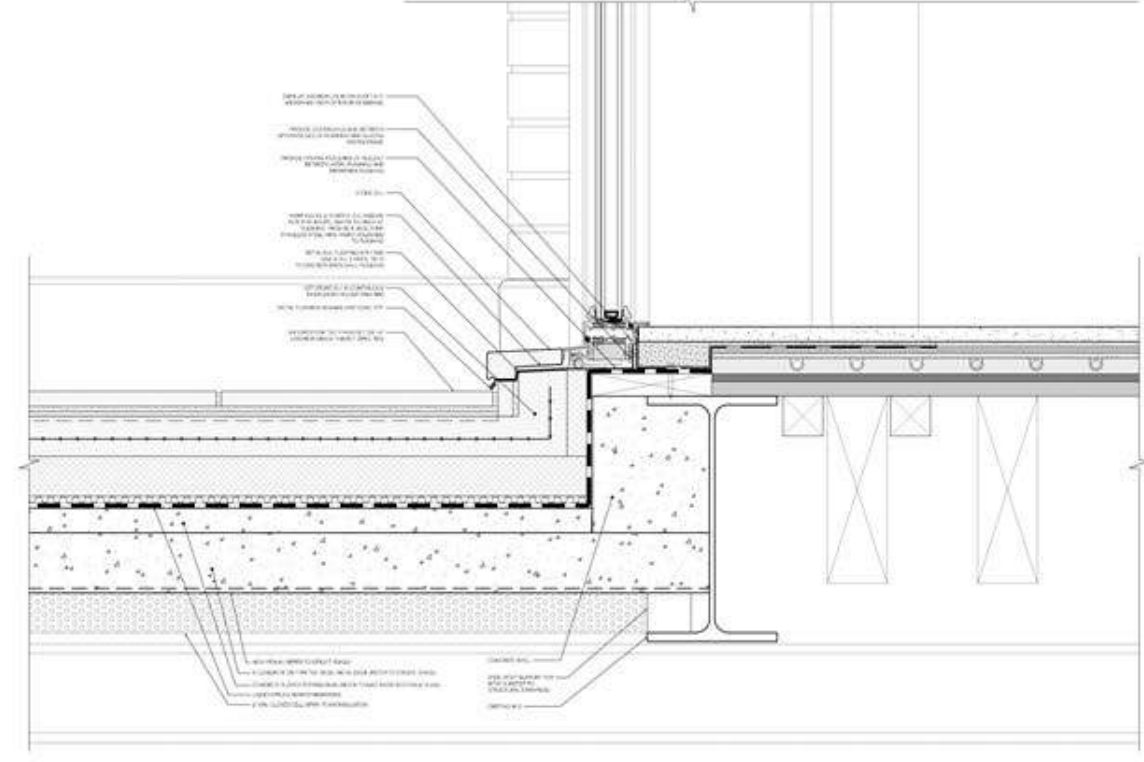
DRAWING NO.: **A-800.00**



1 4TH FL REAR WALL DETAIL - SKYLIGHT / ROOF CURB
 SCALE 3" = 1'-0"



2 4TH FL REAR WALL DOOR DETAIL - DOOR HEAD / SKYLIGHT
 SCALE 3" = 1'-0"



3 4TH FL REAR WALL DETAIL - DOOR THRESHOLD
 SCALE 3" = 1'-0"

CONSTRUCTION LEGEND

[Symbol]	EXISTING WALL TO REMAIN
[Symbol]	PARTITION TO BE DEMOLISHED
[Symbol]	NEW GWP-30 PARTITION
[Symbol]	NEW MASONRY WALL
[Symbol]	COMBINATION SMOKE/CARBON MONOXIDE DETECTOR, KEEDE MODEL #2100724

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REVISIONS

NUMBER	REVISION	DATE
1	LPC FILING	07/01/23
2	LPC FILING	09/01/23

PROPOSED 4TH FLOOR EXTERIOR WALL SECTION DETAILS

LOCATION:
KAI AULU LLC
 27 EAST 11TH STREET
 NEW YORK, NY 10003

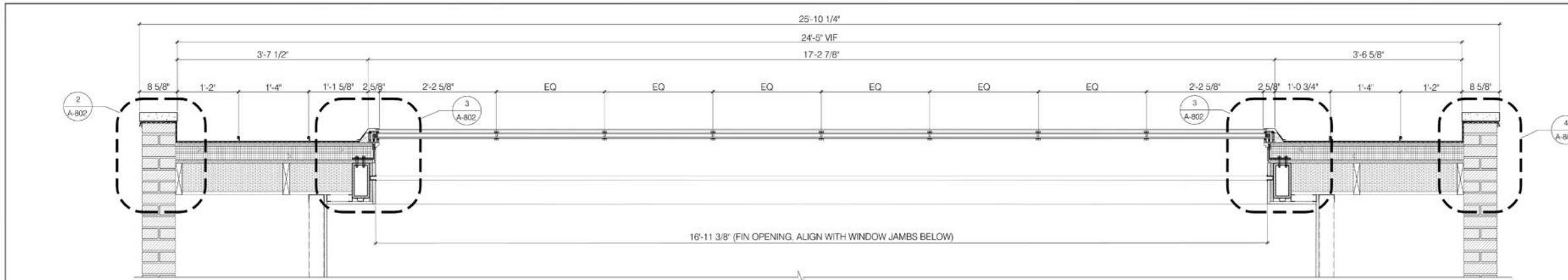
D.O.B. NOW: BUILD JOB #
M00824681-11

NOTICE

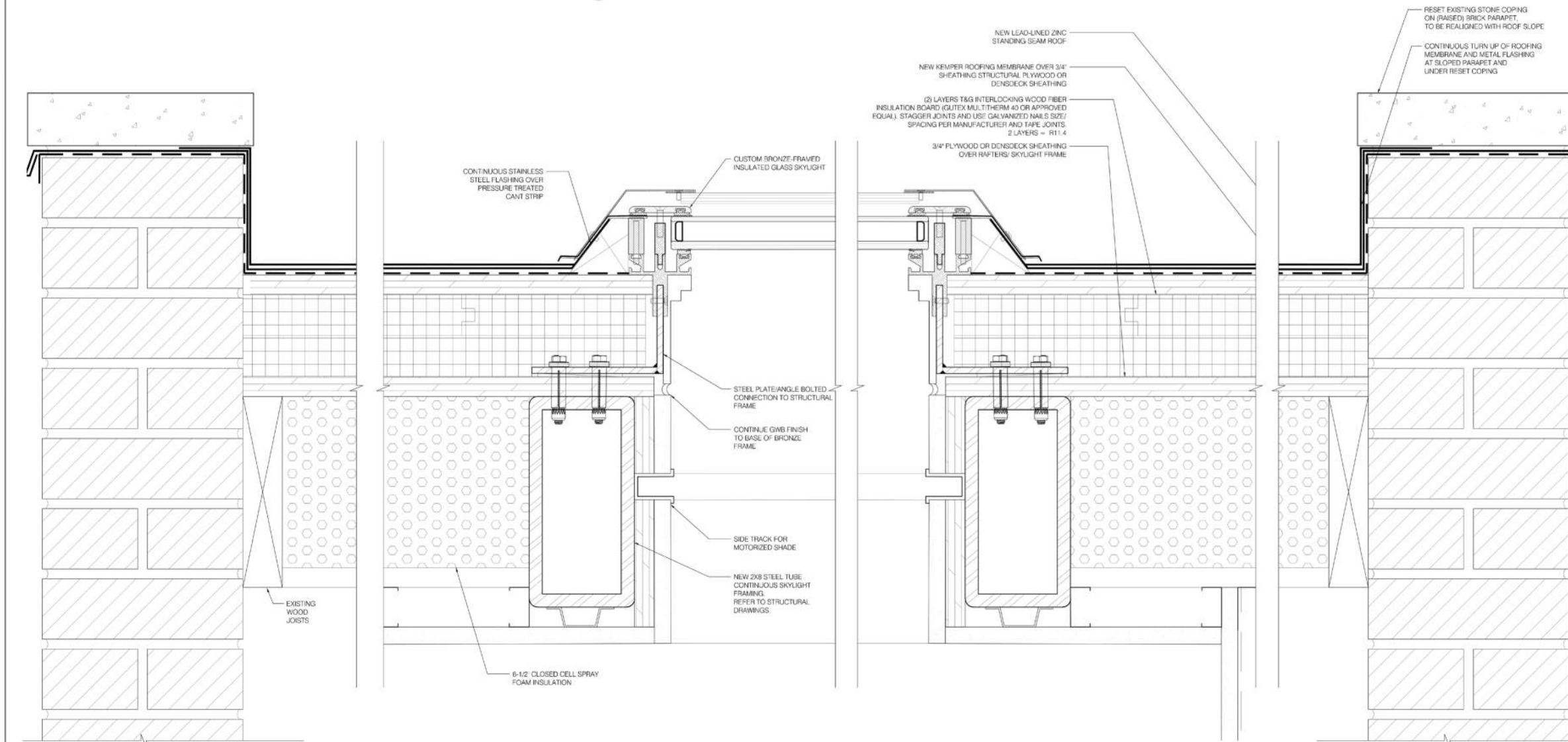
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DATE: JUNE 6TH, 2022
 SCALE: AS NOTED
 SHEET: 32 OF 62
A-801.00



1 4TH FL REAR SKYLIGHT / ROOF LONGITUDINAL SECTION
 SCALE: 1" = 1'-0"



2 4TH FL WEST SIDE REAR PITCHED ROOF PARAPET DETAIL
 SCALE: 6" = 1'-0"

3 4TH FL SKYLIGHT CURB ENLARGED DETAIL
 SCALE: 6" = 1'-0"

4 4TH FL WEST SIDE REAR PITCHED ROOF PARAPET DETAIL
 SCALE: 6" = 1'-0"

CONSTRUCTION LEGEND

	EXISTING WALL TO REMAIN
	PARTITION TO BE DEMOLISHED
	NEW GYP. BO. PARTITION
	NEW MASONRY WALL
	COMBINATION SMOKE/CARBON MONOXIDE DETECTOR KIDDE MODEL #21007524

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REVISIONS

NUMBER	REVISION	DATE
1	LPC FILING	07/31/23
2	LPC FILING	09/01/23

TITLE: PROPOSED 4TH FLOOR EXTERIOR WALL SECTION DETAILS

LOCATION: KAIUALU LLC
 27 EAST 11TH STREET
 NEW YORK, NY 10003

D.O.B. NOW: BUILD JOB #
 M00824681-11

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DATE: JUNE 6TH, 2022
 SCALE: AS NOTED
 DCS SHEET: 53 OF 62

A-802.00

NOTE: VERIFY ALL WINDOW DIMENSIONS IN FIELD.
 PROVIDE ARCHITECT WITH ALL MASONRY OPENINGS
 REQUIRED FOR BRICK TO BRICK WINDOW INSTALLATION.
 VERIFY ALL EXISTING WINDOW JAMB AND HEADER
 DIMENSIONS PRIOR TO WINDOW SHOP DRAWING PHASE.

CONSTRUCTION LEGEND

	EXISTING WALL TO REMAIN
	PARTITION TO BE DEMOLISHED
	NEW G.P. EQ. PARTITION
	NEW MASONRY WALL
	COMBINATION SMOKE/CARBON MONOXIDE DETECTOR KIDDE MODEL #210107624

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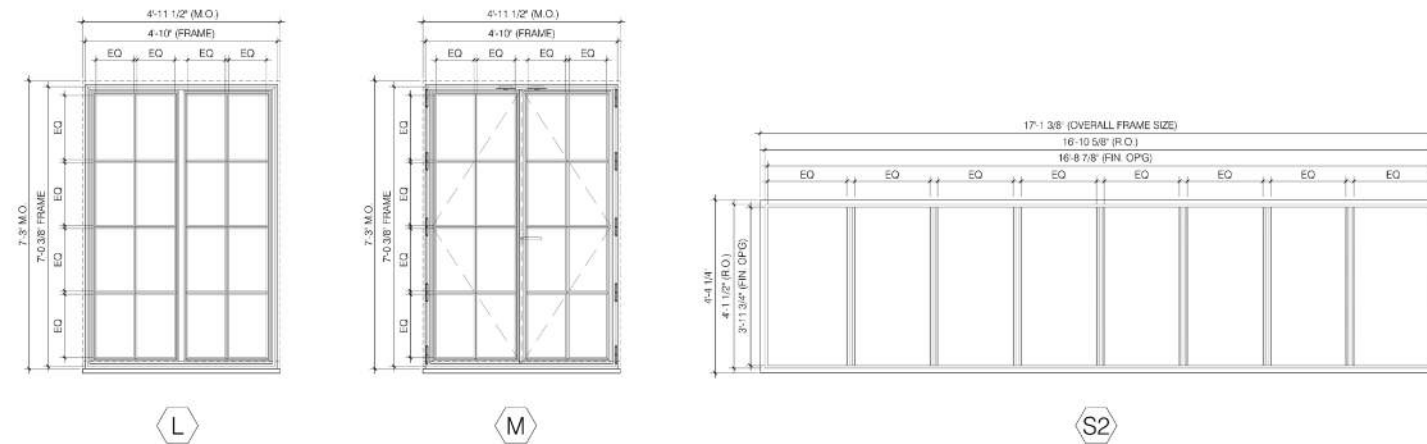
MEP ENGINEER:
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 1 GOLD MINE ROAD
 FLANDERS, NJ 07836
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 FAX (973) 691-0131

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WINDOW, SKYLIGHT & EXTERIOR DOOR SCHEDULE																					
WINDOW OR EXT. DOOR #	LOCATION	FLOOR	WIDTH X HEIGHT	M.O. / R.O.	EXISTING			PROPOSED					HARDWARE TYPE	SHADE			DRAPERY	DETAILS	COMMENTS		
					EXISTING STYLE	FRAME THICKNESS	MATERIAL	WIDTH X HEIGHT	M.O. / R.O.	PROPOSED STYLE	FRAME THICKNESS	PROPOSED STYLE		PROPOSED MATERIAL	COLOR	MANUAL / MOTORIZED				ROLLER QUANTITY	SHADE MATERIAL
26	ART STUDIO	FOURTH	3'-10 3/4" X 3'-6"	V.I.F.	DOUBLE HUNG	0'-5 1/4"	WOOD	4'-10" X 7'-0 3/8"	V.I.F.	FIXED	0'-3 1/8"	4 OVER 4 S.D.L.	EXTRUDED BRONZE	DARK BRONZE	TBD	MOTORIZED	(1) - SOLAR	TBD	MANUAL	DETAILS A-621	
27	ART STUDIO	FOURTH	3'-8 1/2" X 6'-5 1/2"	V.I.F.	EXT. FRENCH DOOR	0'-5 1/4"	WOOD	4'-10" X 7'-0 3/8"	V.I.F.	EXT. FRENCH DOOR	0'-3 1/8"	2 OVER 4 S.D.L. EACH LEAF	EXTRUDED BRONZE	DARK BRONZE	TBD	MOTORIZED	(1) - SOLAR	TBD	N/A	DETAILS A-621	
28	ART STUDIO	FOURTH	3'-10 3/4" X 3'-6"	V.I.F.	DOUBLE HUNG	0'-5 1/4"	WOOD	4'-10" X 7'-0 3/8"	V.I.F.	FIXED	0'-3 1/8"	4 OVER 4 S.D.L.	EXTRUDED BRONZE	DARK BRONZE	TBD	MOTORIZED	(1) - SOLAR	TBD	MANUAL	DETAILS A-621	
33	ART STUDIO	FOURTH	16'-10" X 3'-6"	V.I.F.	SKYLIGHT	0'-3 1/4"	ALUMINUM	16'-10 5/8" X 4'-1 1/4"	V.I.F.	SKYLIGHT	0'-3 1/4"	8 PANEL DIVIDED LIGHT	EXTRUDED BRONZE	DARK BRONZE	TBD	MOTORIZED	(1) - SOLAR	TBC	N/A	DETAILS A-801 - A-802	



1 WINDOW & DOOR ELEVATIONS
 A-805.00 SCALE: 1/2" = 1'-0"

REVISIONS

NUMBER	REVISION	DATE
1	LPC FILING	07/3/23
2	LPC FILING	09/01/23

TITLE: WINDOW / EXTERIOR DOOR SCHEDULE & TYP. ELEVATIONS
 LOCATION: KAI AULU LLC
 27 EAST 11TH STREET
 NEW YORK, NY 10003

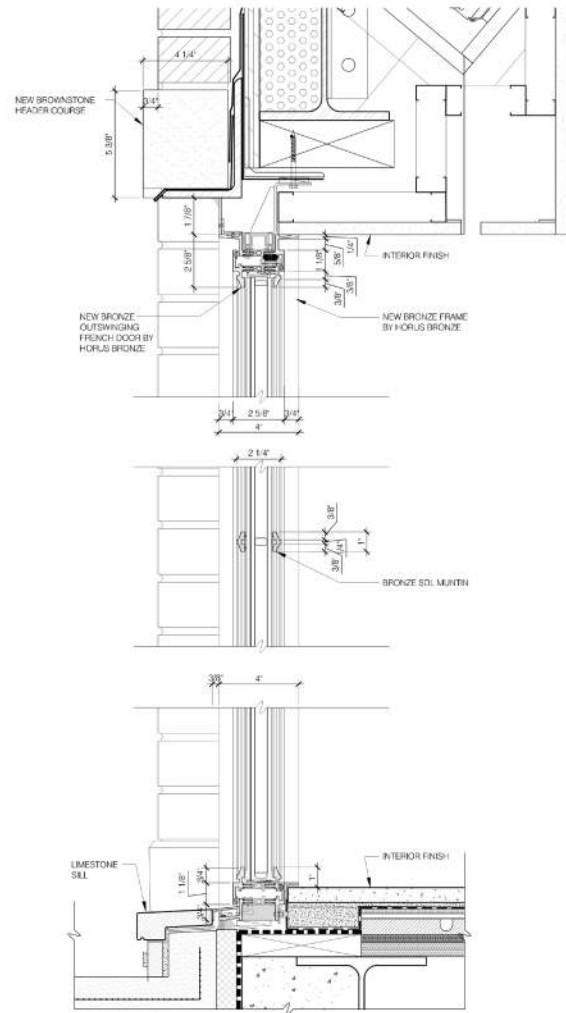
D.O.B. NOW: BUILD JOB # M00824681-11

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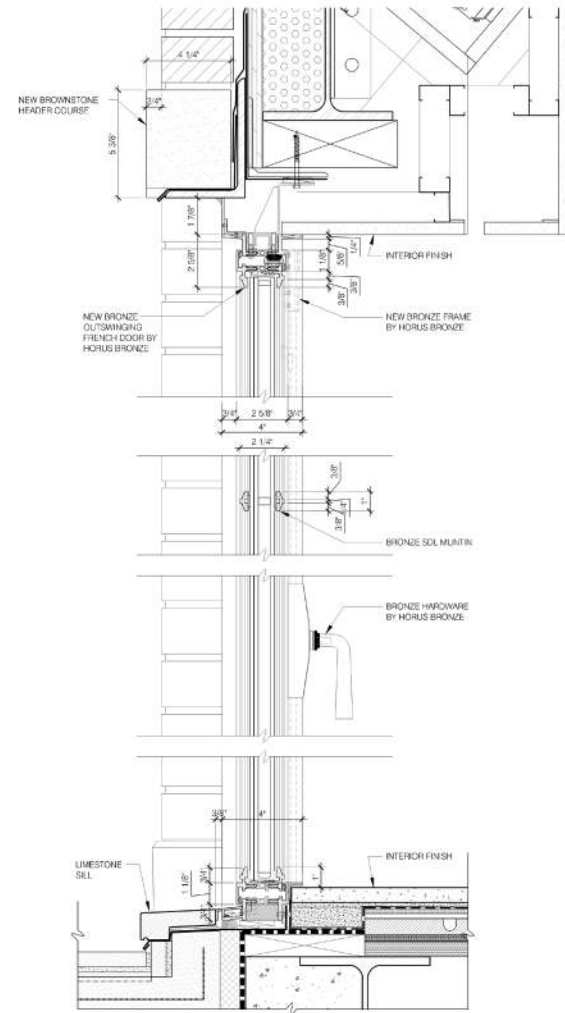


DATE: JUNE 6TH, 2022
 SCALE: AS NOTED
 DRAWING NO: 55 OF 62

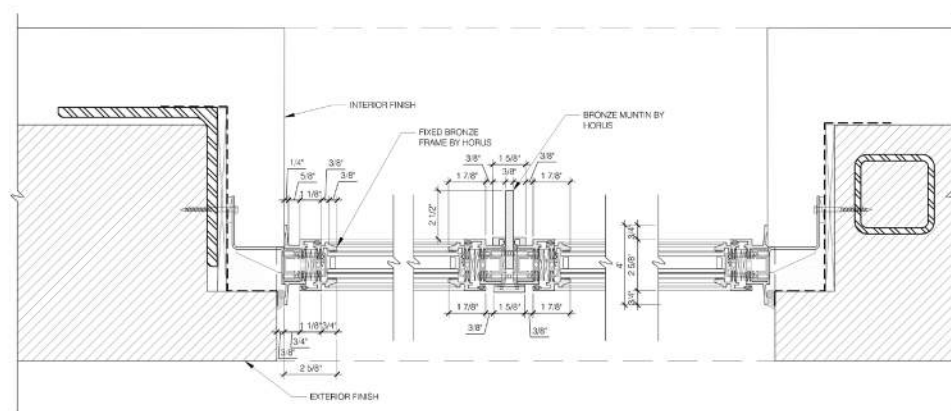
A-805.00



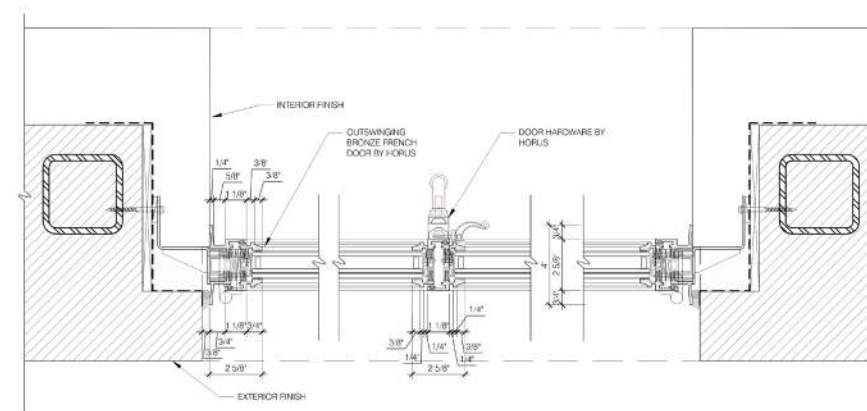
1 FIXED WINDOW - HEAD/SILL DETAIL
 A-806.00 SCALE: 3" = 1'-0"



3 EXTERIOR FRENCH DOOR - HEAD/SILL DETAIL
 A-806.00 SCALE: 3" = 1'-0"



2 FIXED WINDOW - JAMB DETAIL
 A-806.00 SCALE: 3" = 1'-0"



4 EXTERIOR FRENCH DOOR - JAMB DETAIL
 A-806.00 SCALE: 3" = 1'-0"

CONSTRUCTION LEGEND

	EXISTING WALL TO REMAIN
	PARTITION TO BE DEMOLISHED
	NEW GIP OR PARTITION
	NEW MASONRY WALL
	COMBINATION SMOKE/CARBON MONOXIDE DETECTOR KIDDE MODEL #21007624

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REVISIONS

NUMBER	REVISION	DATE
1	LPC FILING	07/13/22
2	LPC FILING	09/01/23

TITLE: **NEW WINDOW DETAILS**

LOCATION: **KAIUALU LLC
 27 EAST 11TH STREET
 NEW YORK, NY 10003**

D.O.B. NOW: BUILD JOB #
M00824681-11

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DATE: **JUNE 6TH, 2022**

SCALE: **AS NOTED** DOWNSHEET: **56 OF 62**

WORKING NO.: **A-806.00**