

GROUND FLOOR RETAIL 'B' EXTERIOR RENOVATION

426 WEST BROADWAY, NEW YORK, NY 10012

BUILDING DEPARTMENT NOTES

SCOPE OF WORK:
-THIS APPLICATION IS FILED HEREWITH FOR THE ALTERATION OF THE NORTH STORE EXTERIOR FLOOR AT 426 WEST BROADWAY - INCLUDING THE INSTALLATION OF FINISHES. THERE IS NO CHANGE IN USE OR EGRESS WITHIN THIS APPLICATION.

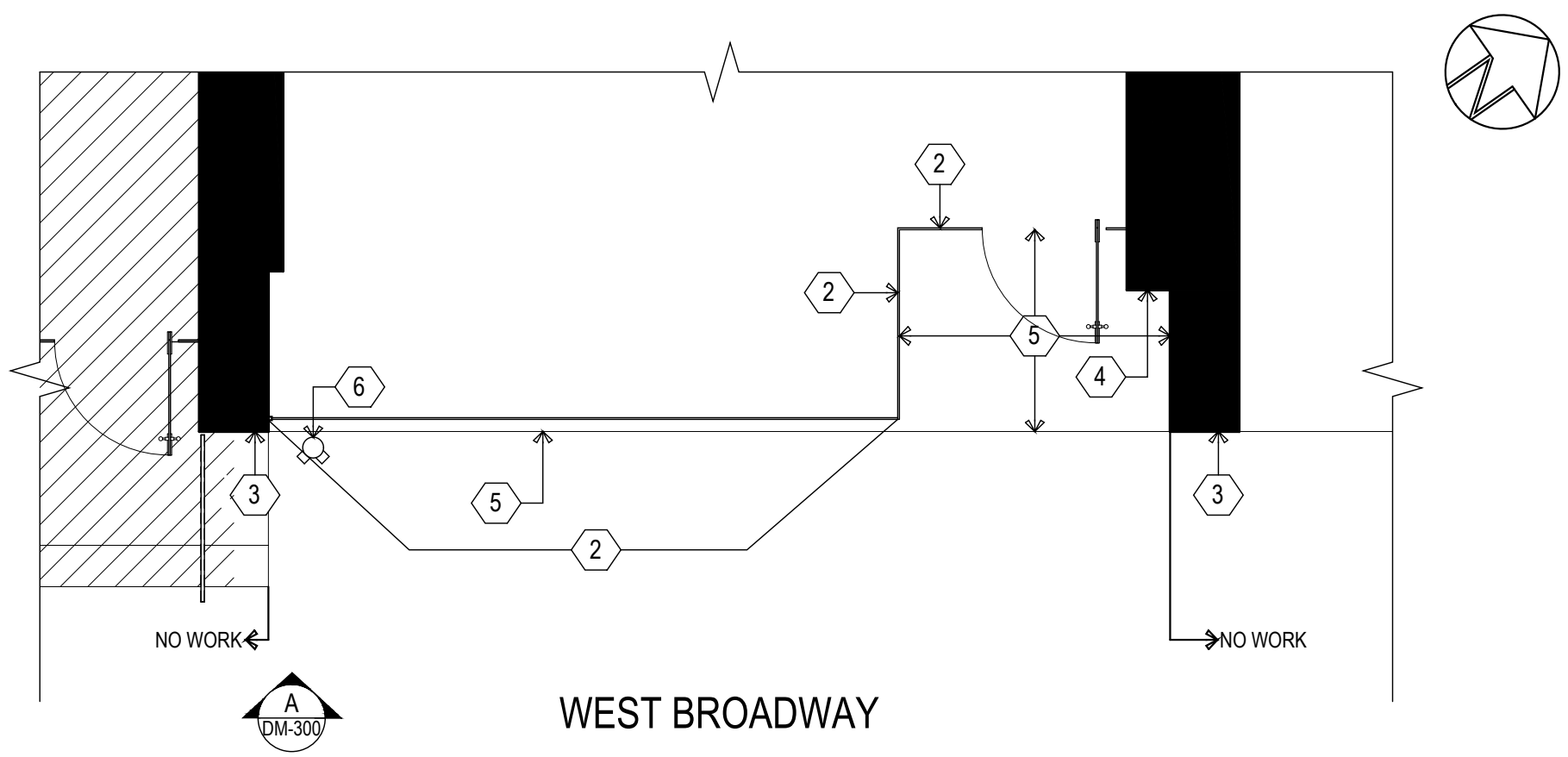
SPECIAL AND PROGRESS INSPECTIONS:
-AT LEAST 24 HOURS WRITTEN NOTICE SHALL BE GIVEN TO THE BUILDING DEPARTMENT BEFORE THE COMMENCEMENT OF ANY WORK FOR WHICH A PERMIT HAS BEEN ISSUED. BEFORE ANY WORK IS COMMENCED ON ANY ITEM REQUIRING CONTROLLED INSPECTION, ALL PERSONS RESPONSIBLE FOR SUCH SPECIAL PROGRESS INSPECTION SHALL BE NOTIFIED IN WRITING AT LEAST 72 HOURS PRIOR TO SUCH COMMENCEMENT
-NO MATERIAL OF ANY MANUFACTURER OR PRODUCER SHALL BE ACCEPTABLE FOR THE USE INTENDED, UNLESS OR UNTIL THE MATERIAL SHALL HAVE BEEN TESTED FOR COMPLIANCE WITH THE CODE REQUIREMENTS UNDER A TEST METHOD PRESCRIBED BY THE CODE OR SHALL HAVE BEEN TESTED AND APPROVED AND PROVIDED WITH A NYC M.E.A. NUMBER
-SPECIAL AND PROGRESS INSPECTION SHALL BE CARRIED OUT IN ACCORDANCE WITH THE APPLICABLE BUILDING CODE SECTIONS AND SHALL INCLUDE THE FOLLOWING (2014 NYC BUILDING CODE DESIGNATION)

FIRESTOP NOTES:
-ALL MATERIALS OR ASSEMBLIES REQUIRED TO HAVE A FIRE RESISTANCE RATING SHALL COMPLY WITH ONE OF THE FOLLOWING: A IT SHALL CONFORM WITH N.F.B.U. FIRE RESISTANCE RATING OR I SHALL HAVE BEEN TESTED IN ACCORDANCE WITH A.S.T.M. E-119-1961. STANDARDS METHODS OF BUILDING CONSTRUCTION AND MATERIALS. IT SHALL HAVE BEEN ACCEPTABLE PRIOR TO THE EFFECTIVE DATE OF THE CODE.
-WHERE PIPES, WIRES, CONDUITS, DUCTS, ETC. PIERCE FIRE PROTECTION OF INDIVIDUALLY ENCASED STRUCTURAL MEMBERS, SUCH PENETRATIONS SHALL NOT EXCEED 2 PERCENT OF ANY FACE OF SUCH PENETRATION, AND SHALL BE CLOSED OFF WITH CLOSE FITTING METAL ESCUTCHEONS OR PLATES. (804.5)
-LINTELS SUPPORTING MASONRY WALLS OVER 4'-0" IN WIDTH SHALL BE FIREPROOFED WITH MATERIALS HAVING THE REQUIRED FIRE RESISTANCE RATING OF THE WALL SUPPORTED (602.4)
-CEILING THAT CONTRIBUTE TO THE REQUIRED FIRE-RESISTANT RATING OF A FLOOR OR ROOF ASSEMBLY SHALL BE CONTINUOUS BETWEEN FIRE DIVISIONS, FIRE SEPARATIONS OR VERTICAL PARTITIONS HAVING THE SAME FIRE RESISTANT RATINGS AS THE CEILING. CONCEALED SPACE ABOVE SUCH CEILING, UNLESS SPRINKLERED, SHALL BE FIRE STOPPED NOT EXCEEDING 3,000 S.F. ACCESS TO SUCH SPACE MAY BE THROUGH ONE OR MORE OPENING NOT EXCEEDING 9 S.F. AND PROTECTED BY SELF CLOSING OPENING PROTECTIVE (602.5)
-OPENING PROTECTIVE INCLUDING FRAMES, SELF CLOSING DEVICES AND HARDWARE SHALL COMPLY WITH A.S.T.M.-E152-1966A "STANDARD METHODS OF FIRE TEST OF DOOR ASSEMBLIES" AND A S.T.M.E-163, 1965.
-"STANDARD METHODS OF FIRE TEST OF WINDOW ASSEMBLIES" AND SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH NFPA No. 80-1967, "INSTALLATION OF FIRE DOORS AND WINDOWS" OPENING PROTECTIVE SHALL BE LABELED, CERTIFYING PERFORMANCE RATING, AND SHALL HAVE BEEN ACCEPTED BY THE COMMISSIONER, OR BOARD OF STANDARDS AND APPEALS. (602.7)
-FIRE STOPPING: (604.7) CONCEALED WITHIN PARTITIONS, WALLS, FLOORS, ROOFS, STAIRS, FURRING, PIPE SPACES, COLUMN ENCLOSURES ETC. SHALL BE FIRE STOPPED (EXCEPT WHERE CONCEALED SPACE IS SPRINKLERED) AS FOLLOWS:
-CONSTRUCTION GROUP 2, WITH 2 INCH NOMINAL THICKNESS WOOD, OR 1 1/2" EXTERIOR TYPE PLYWOOD.
NON-COMBUSTIBLE FIRE STOPPING MAY BE MASONRY SET IN MORTAR, CONCRETE 3/4" MORTAR OR PLASTER ON NONCOMBUSTIBLE LATH, PLASTERBOARD AT LEAST .002" THICKNESS SOLID WEB METAL STRUCTURAL MEMBERS, MINIMUM MINERAL; SLAG, OR ROCK WOOL WHEN COMPACTED INTO CONFINED SPACE CAN BE USED.
INTERIOR FINISHES: (604.10) MATERIALS SHALL BE CLASSIFIED WITH FLAME-SPREAD RATING OBTAINED AS PRESCRIBED IN A.S.T.M. E-844-1961 "STANDARD METHOD OF TEST FOR SURFACE BURNING CHARACTERISTICS OF BUILDING MATERIALS" INTERIOR FINISH, EXCEPT FINISH FLOORING AND FLOOR COVERINGS, WALL COVERINGS AND COATINGS LESS THAN 0.036 IN. TOTAL THICKNESS SHALL HAVE FLAME RATING NOT GREATER THAN THAT OF THE FOLLOWING
A. FINISH FLOORING AND FLOOR COVERINGS AS PER 604.13.
B. ALL INTERIOR FINISH MATERIALS SHALL COMPLY WITH THE SURFACE FLAME SPREAD RATING OBTAINED AS PRESCRIBED IN THE PROVISIONS OF REFERENCE STANDARDS R.S. 5-5.
UPON COMPLETION OF MECHANICAL VENTILATION SYSTEM, SUCH SYSTEM SHALL BE TESTED UNDER SUPERVISION OF LICENSED PROFESSIONAL ENGINEER, QUALIFIED TO CONDUCT SUCH TEST
-A PERSON HAVING A MINIMUM OF 5 YEARS EXPERIENCE SUPERVISING INSTALLATION OF VENTILATION SYSTEM AND QUALIFIED TO CONDUCT SUCH TEST
-THE TEST SHALL COMPLY WITH THE CODE REQUIREMENTS FOR VENTILATION AND PROPER FUNCTIONING FOR ALL OPERATING DEVICES, SUCH QUALIFIED TESTER SHALL FILE A CERTIFICATE INDICATED WHETHER TEST SHOWS THAT THE RATE OF THE CODE
-OWNER SHALL FILE CERTIFICATE INDICATING THAT THE VENTILATION SYSTEM WILL BE OPERATED AND MAINTAINED IN ACCORDANCE WITH THE REQUIREMENTS OF THE CODE.

-ALL NOTES HEREIN MENTIONED, INCLUDING NOTES ON THE VARIOUS DRAWINGS, WRITTEN SPECIFICATIONS SHALL FORM PART OF THE CONTRACT.
-ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE RULES AND REGULATIONS OF THE NEW YORK CITY BUILDING CODE
-CONTRACTORS SHALL VERIFY AND BE RESPONSIBLE FOR ALL DIMENSIONS AND CONDITIONS ON THE JOB. ARCHITECT'S OFFICE MUST BE NOTIFIED OF ANY VARIATIONS FROM THE DIMENSIONS AND CONDITIONS SHOWN BY THESE DRAWINGS.
-WRITTEN DIMENSIONS ON THESE DRAWINGS SHALL HAVE PRECEDENCE OVER SCALED DIMENSIONS DRAWINGS ARE NOT TO BE SCALED ALL WORK SHALL BE LAID OUT BY DIMENSIONS
-ALL CONSTRUCTION, DIMENSIONS, AND DETAILS SHALL CONCUR WITH AND BE DETERMINED FROM THESE DRAWINGS ONLY.
-ALL MATERIALS, ASSEMBLIES, FORMS, AND METHODS OF CONSTRUCTION AND SERVICE EQUIPMENT TO BE INCORPORATED IN THE WORK SHALL BE IN STRICT ACCORDANCE WITH THE LATEST EDITION OF THE ASTM SPECIFICATIONS APPLICABLE, AND TO CONFORM TO THE STANDARDS AND RECOMMENDATIONS OF THE VARIOUS TRADE INSTITUTES (ACI, AISI, ETC.) WHERE APPLICABLE
-ALL MATERIALS INCORPORATED INTO THE WORK SHALL BE NEW AND SHALL COMPLY WITH THE REQUIREMENTS OF SECTION 27-131.
-CONTRACTORS SHALL BE RESPONSIBLE FOR ADEQUATELY BRACING AND PROTECTING ALL WORK DURING CONSTRUCTION AGAINST DAMAGE, BREAKAGES, COLLAPSE, DISTORTIONS, AND OFF-ALIGNMENT ACCORDING TO APPLICABLE CODES, STANDARDS AND GOOD PRACTICE
-CONSTRUCTION SHALL COMPLY WITH ALL FEDERAL STATE, AND LOCAL CODES, ORDINANCES, RULES, AND REGULATIONS PERTAINING TO LABOR AND MATERIALS.
-EACH CONTRACTOR WILL BE HELD STRICTLY RESPONSIBLE FOR HIS WORK. ANY DISCREPANCIES IN THE PLANS OR DETAILS SHALL BE CALLED TO THE ATTENTION OF THE ARCHITECT.
-THE OWNER SHALL BE RESPONSIBLE FOR THE SAFE MAINTENANCE OF THE BUILDING AND ITS FACILITIES (AS PER SEC. 27-128).
-ALL MATERIALS, ASSEMBLIES, FORMS AND METHODS OF CONSTRUCTION AND SERVICE EQUIPMENT SHALL MEET THE FOLLOWING REQUIREMENTS:
A. IT SHALL HAVE BEEN ACCEPTED PRIOR TO THE EFFECTED DATE OF THE CODE BY THE BOARD, OR
B. SHALL HAVE BEEN ACCEPTED FOR USE UNDER THE PRESCRIBED CODE TEST METHODS BY THE COMMISSIONER, OR
C. APPROVED BY THE BOARD OF STANDARDS AND APPEALS (AS PER SEC. 27-131).

ABBREVIATIONS & SYMBOLS

AD	AREA DRAIN	KD	KNOCK DOWN
ACT	ACOUSTIC	LAM	LAMINATE
AFF	ABOVE FINISHED FLOOR	LT	LIGHT
ALT	ALTERNATE		
ALUM	ALUMINUM	MACH	MACHINE
AS	ABOVE SLAB	MAT	MATERIAL
		MAX	MAXIMUM
BD	BOARD	MDL	MULTIPLE DWELLING LAW
BLDG	BUILDING	MECH	MECHANICAL
BLKG	BLOCKING	MER	MECHANICAL EQUIPMENT ROOM
BM	BEAM	MFR	MANUFACTURER
BOT	BOTTOM	MIN	MINIMUM
		MISC	MISCELLANEOUS
CABT	CABINET	MTL	METAL
CLG	CEILING		
CLR	CLEAR	NIC	NOT IN CONTRACT
CM	CONSTRUCTION MANAGER	NO	NUMBER
COL	COLUMN	NOM	NOMINAL
CONC	CONCRETE	NTS	NOT TO SCALE
CONST	CONSTRUCTION		
CONT	CONTINUOUS	OC	ON CENTER
COORD	COORDINATE	OCC	OCCUPANCY
CPT	CARPET	OD	OUTSIDE DIAMETER
CT	CERAMIC TILE	OPG	OPENING
		OPP	OPPOSITE
DBLE	DOUBLE		
DEM	DEMOLISH	PA	PENTHOUSE
DET	DETAIL (S)	PL	PLATE
DIA	DIAMETER	PLAST	PLASTER
DIM	DIMENSION	PR	PAIR
DR	DOOR	PT	PAINT
DWG	DRAWING	PTN	PARTITION
EA	EACH	RA	RETURN AIR
EL	ELEVATION	RAD	RADIUS
ELEC	ELECTRIC	REINF	REINFORCING
ELEV	ELEVATOR	REQD	REQUIRED
ENCL	ENCLOSURE	REV	REVISE (D) (ION)
EQ	EQUAL	RM	ROOM
EQPT	EQUIPMENT		
ETR	EXIST TO REMAIN	S	SOFFIT
EXIST	EXISTING	SA	SUPPLY AIR
EXT	EXTERIOR	SF	SQUARE FEET
		SI	SQUARE INCHES
F	FASCIA	SIM	SIMILAR
FD	FLOOR DRAIN	SPEC	SPECIFICATION
F & I	FURNISH & INSTALL	STD	SOUND TRANSMISSION CLASS
FIN	FINISH (ED) (ES)	STD	STANDARD
FIXT	FIXTURE	STL	STAINLESS STEEL
FLR	FLOOR (ING)	STL	STEEL
FOW	FACE OF GWB	STOR	STORAGE
FP	FIREPROOF	STRUCT	STRUCTURE (AL)
FPSC	FIREPROOF SELF CLOSING	SUSP	SUSPENDED
FR	FIRE RATE (ED) (ING)		
		THOLD	THRESHOLD
GC	GENERAL CONTRACTOR	TYP	TYPICAL
GL	GLASS	TBD	TO BE DETERMINED
GWB	Gypsum WALL BOARD		
		UC	UNDERCUT
HM	HOLLOW METAL	UON	UNLESS OTHERWISE NOTED
HR	HOUR		
HRDW	HARDWOOD	VB	VINYL BASE
HT	HEIGHT	VEST	VESTIBULE
HTG	HEATING	VP	VAPOR BARRIER
		VWC	VINYL WALL COVERING



SYMBOLS

EXISTING CONSTRUCTION TO REMAIN

DEMOLITION NOTES

1.

SEE GENERAL DEMOLITION NOTES ON DWG G-200.00.

2

EXISTING STOREFRONT TO REMAIN. PROTECT AS REQUIRED.

3

EXISTING COLUMN FINISH / DETAILING TO REMAIN. PROTECT AS REQUIRED.

4

EXISTING ALARM BELL, HOSE BIB, ACCESS DOOR, AND DRAIN LINE TO REMAIN.

5

EXISTING EXTERIOR CONCRETE SURFACES TO BE REMOVED AS NEEDED FOR NEW STONE CLADDING TO ALIGN WITH ADJACENT SURFACES.

6

SIAMESE SPRINKLER CONNECTION TO REMAIN.

7.

REMOVE SIGNAGE & TURN OVER TO BUILDING MANAGEMENT

ISSUANCE / REVISIONS		
NO	DATE	REMARKS
	05/20/26	ISSUE FOR CONSTRUCTION

PROJECT:

RETAIL 'B' EXTERIOR
FLOOR RENOVATION

426 W BROADWAY,
GROUND FLOOR,
NEW YORK,
NY 10012

DRAWING TITLE:

DEMOLITION PART
PLAN AND
ELEVATION, NOTES
& SYMBOLS

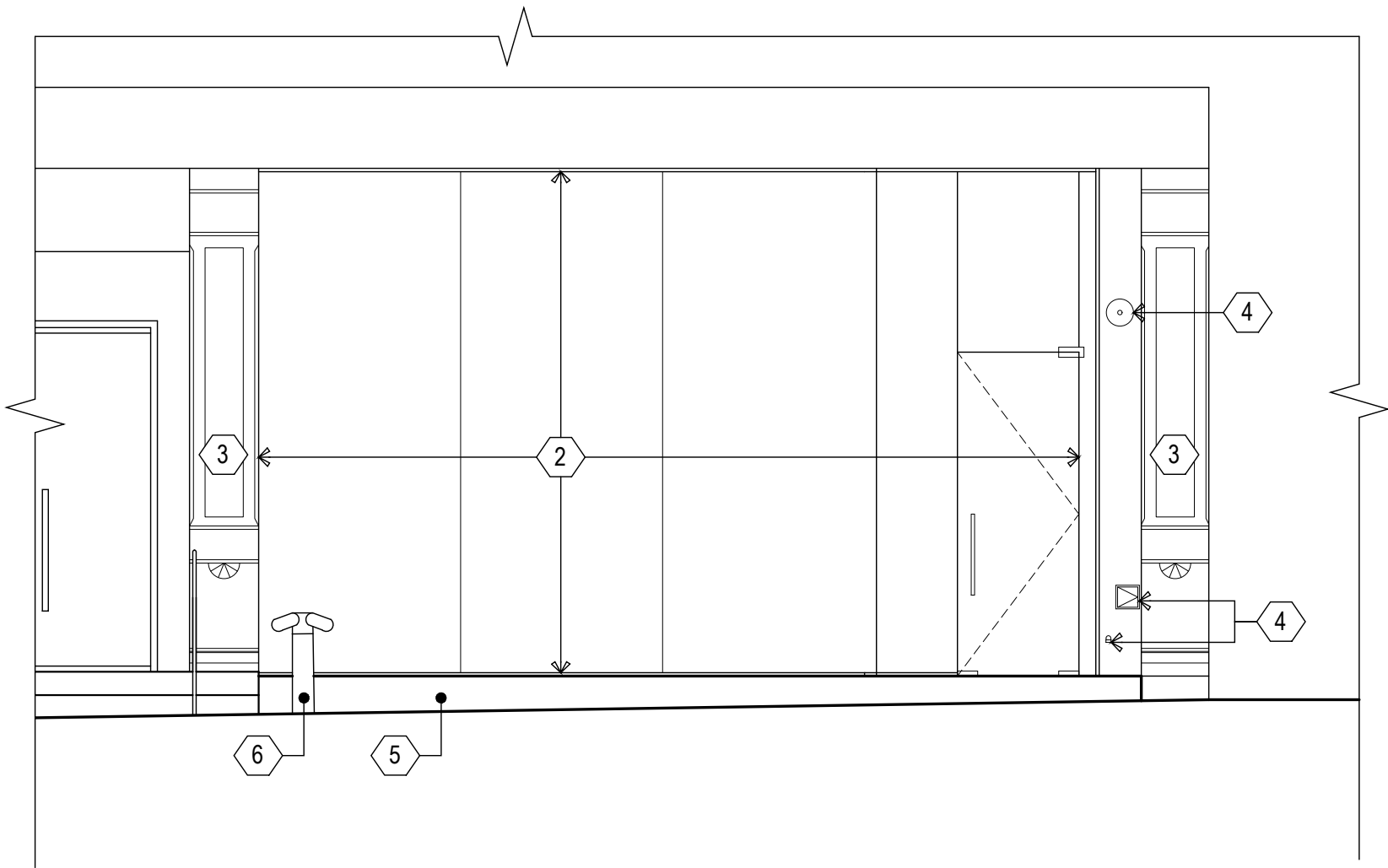
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PROJECT NO: 260519
DATE: 05.19.2026
DRAWN BY: JF
DOB JOB NO:

1
DM-300

DEMOLITION PART PLAN

SCALE: 1/4" = 1'-0"

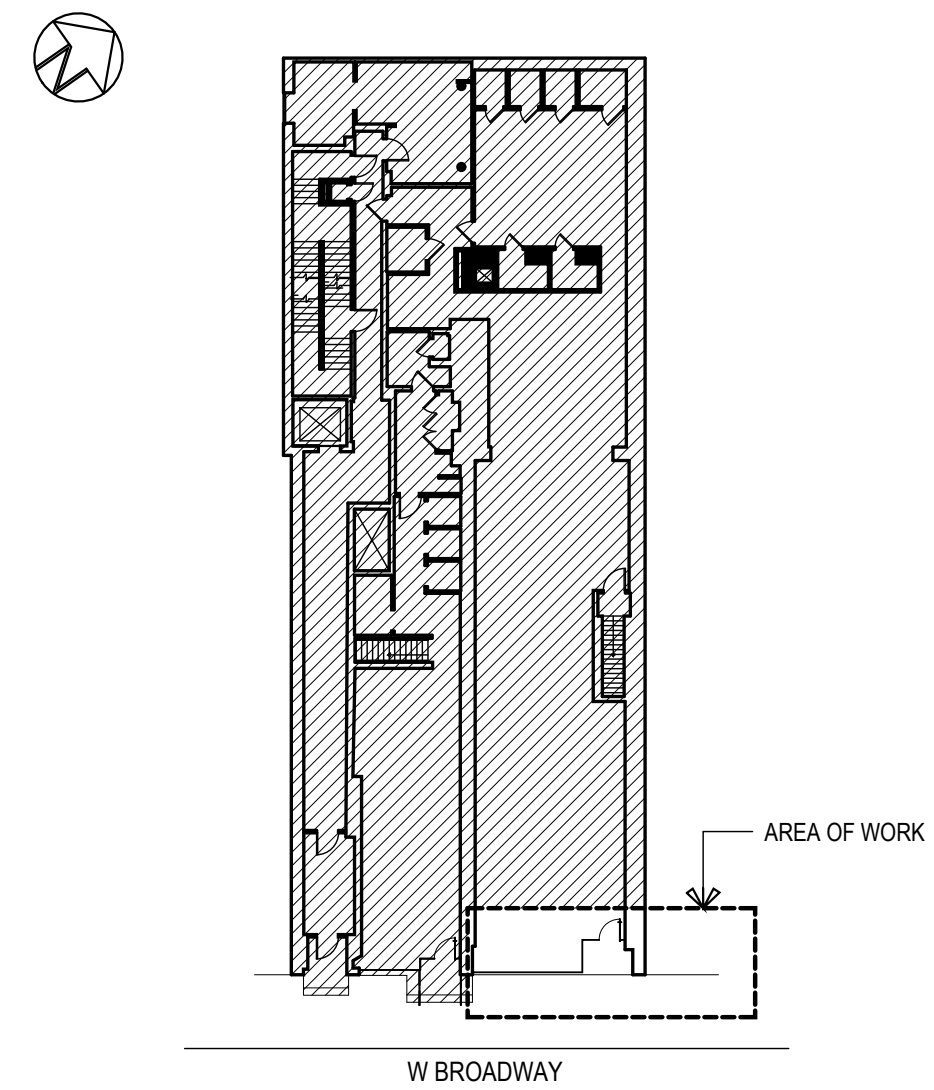


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DM-300

DEMOLITION ELEVATION

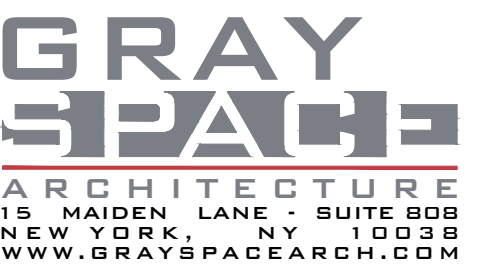
SCALE: 1/4" = 1'-0"

PHOTOS OF EXISTING CONDITIONS



KEY PLAN

SCALE: NTS



PARTITION TYPES

EXISTING CONSTRUCTION TO REMAIN

NEW AREA OF CLADDING

NOTES

1 F&I 2' x 4' STONE ON EXISTING CONCRETE CURB AND STAIRS. SEE DETAIL 3
A500

2. ALL DIMENSIONS ARE TO FINISHED SURFACES.

DOOR NOTES

(E) EXISTING STOREFRONT DOOR TO REMAIN.

FINISH SCHEDULE	
1	10/1/2023
2	10/1/2023
3	10/1/2023
4	10/1/2023
5	10/1/2023
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99	10/1/2023
100	10/1/2023

SURFACE	TAG	MATERIAL	MANUFACTURER / STYLE	REMARKS
FLOORS	F 1	STONE	3/4" THK - ABSOLUTE BLACK GRANITE.	BLACK GROUT - 24" X 48" SLABS MIN.

ISSUANCE / REVISIONS

[illegible]

PROJECT:

RETAIL 'B' EXTERIOR FLOOR RENOVATION

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DRAWING TITLE:

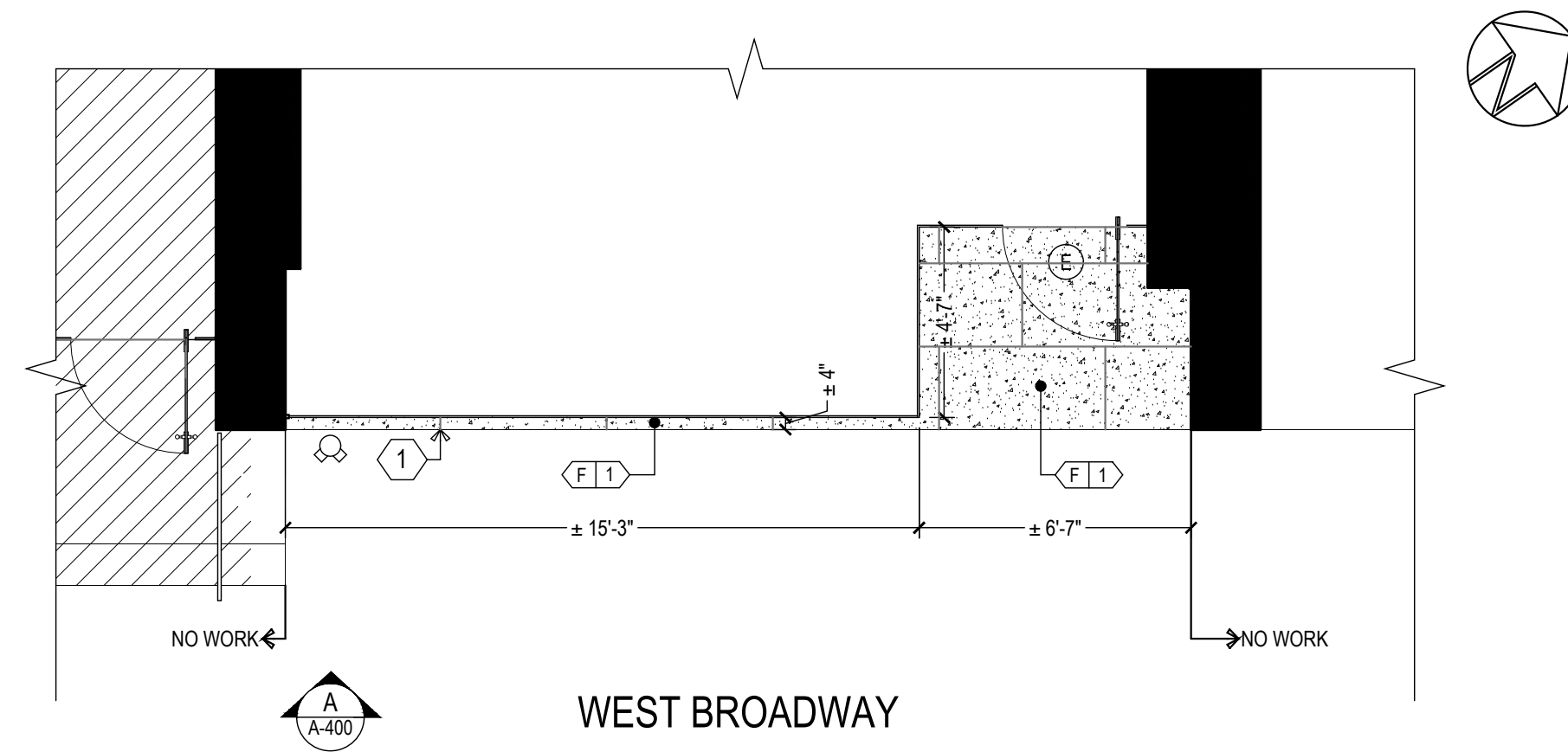
CONSTRUCTION PART PLAN AND ELEVATION, NOTES & SYMBOLS

ASSOCIATED FILINGS:



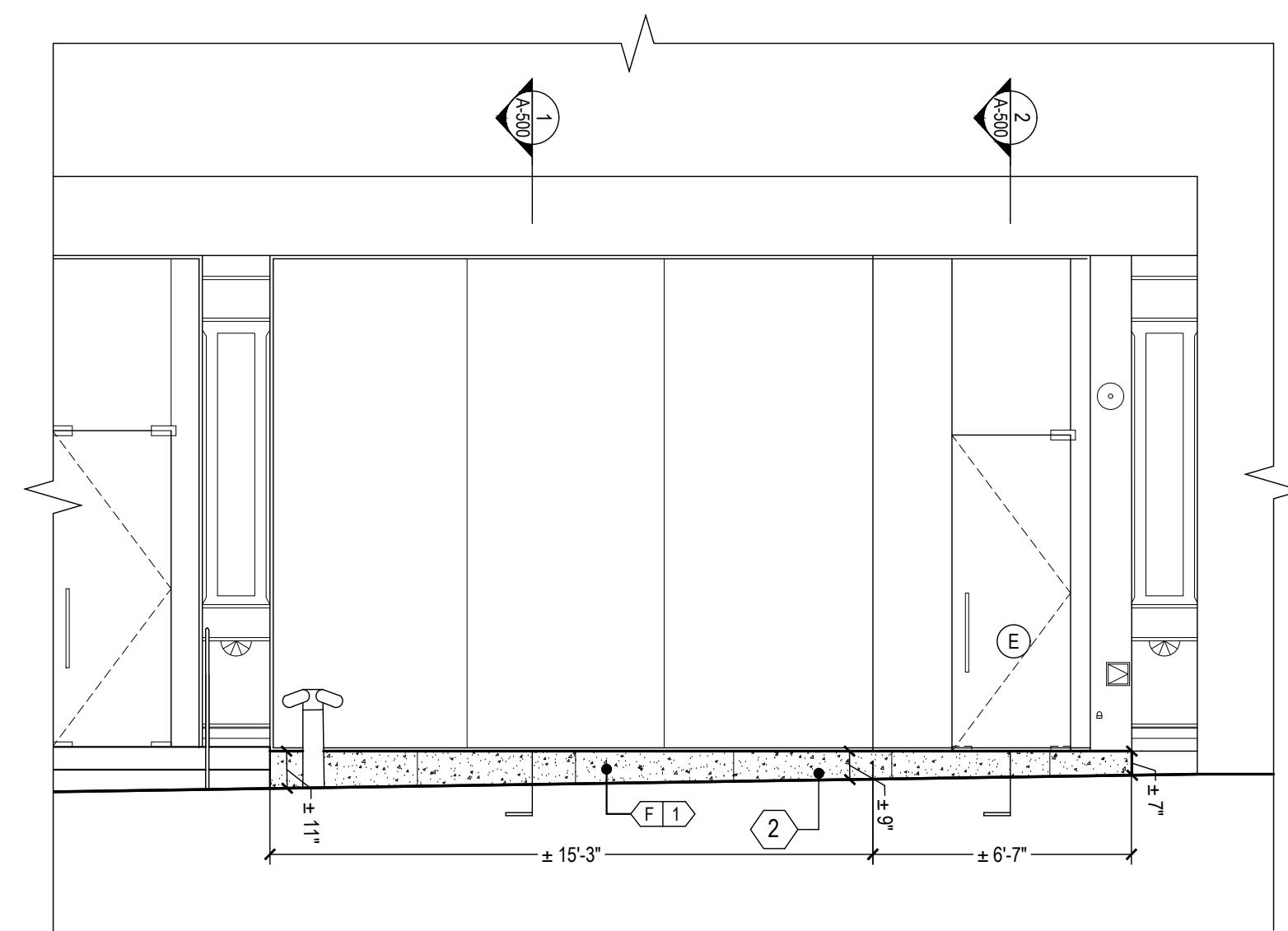
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JOB NO:	

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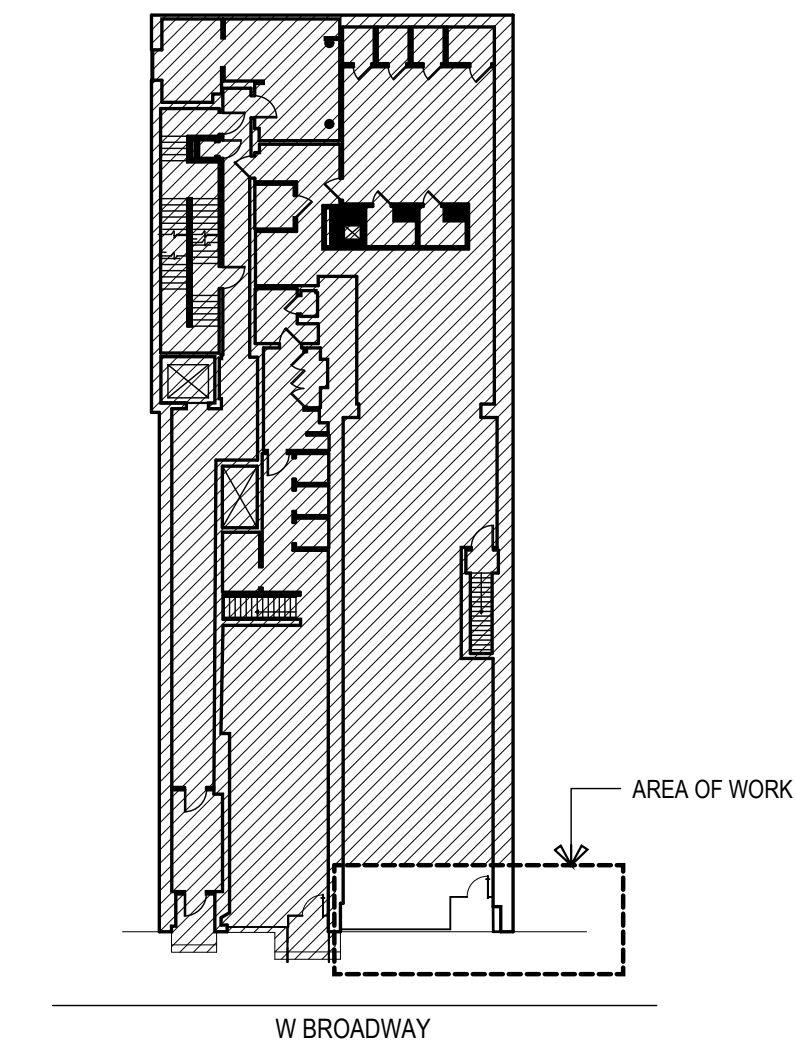
CONSTRUCTION PART PLAN

SCALE: 1/4" = 1'-0"



CONSTRUCTION ELEVATION

SCALE: 1/4" = 1'-0"



KEY PLAN

SCALE: NTS

ISSUANCE / REVISIONS

NO	DATE	REMARKS
	05/20/26	ISSUE FOR CONSTRUCTION

PROJECT:

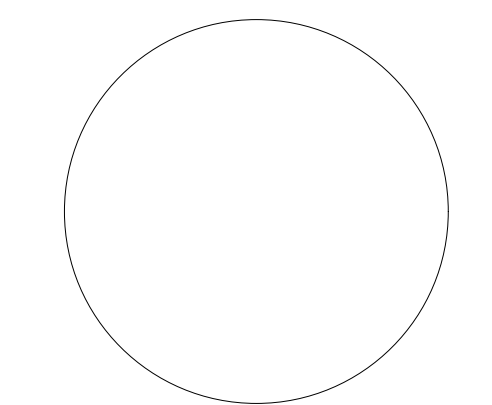
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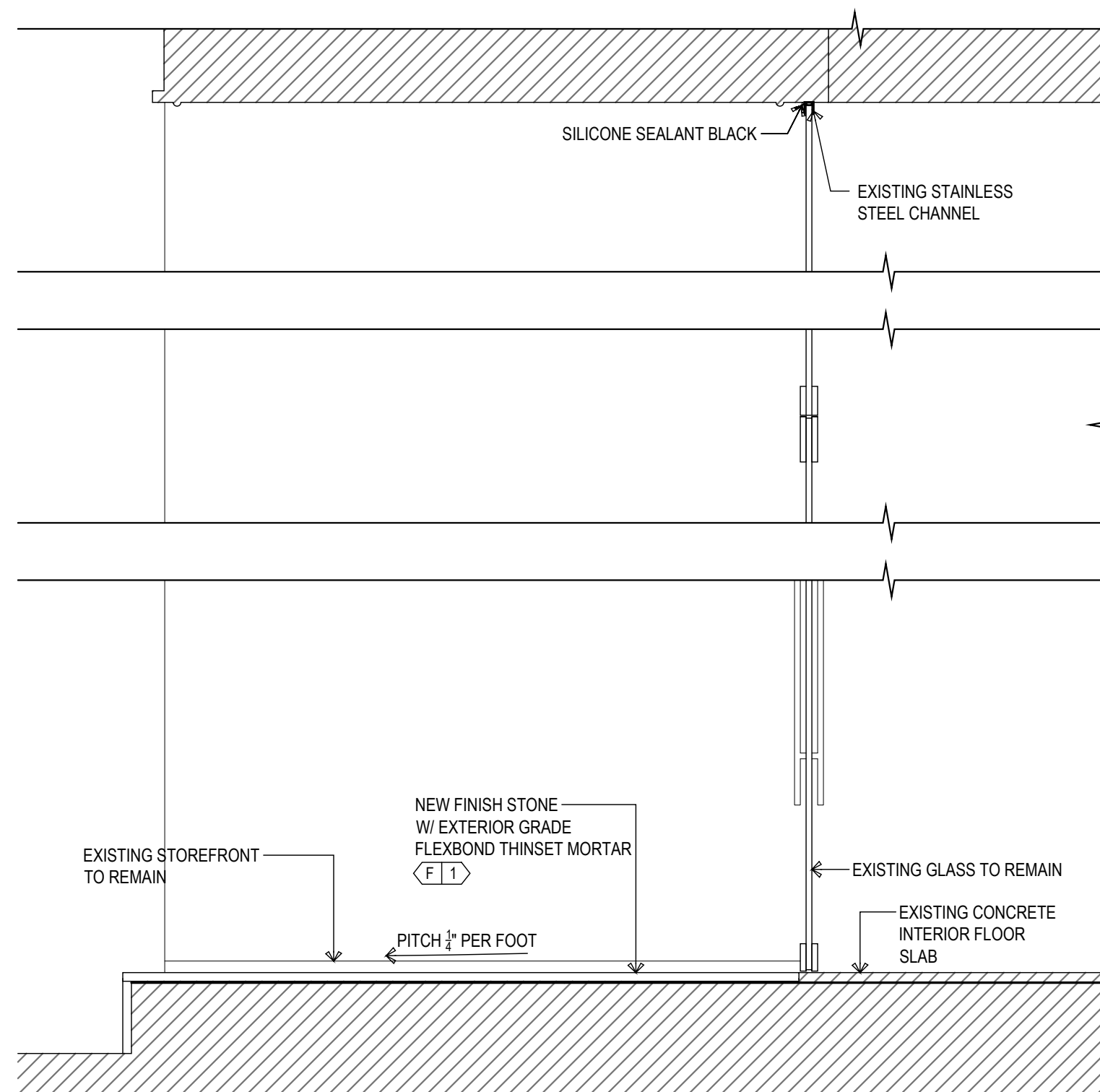
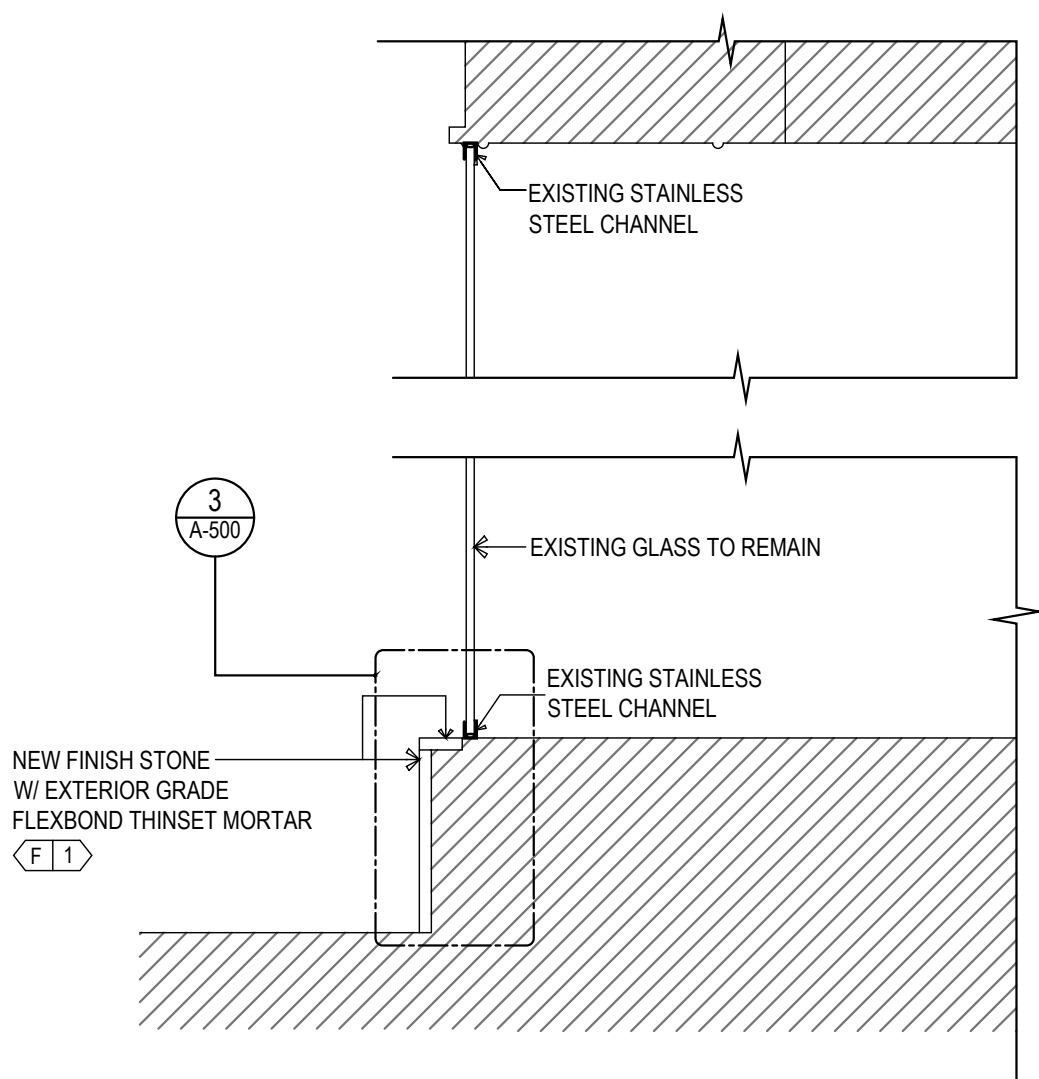
STOREFRONT
SECTIONS

ASSOCIATED FILINGS:



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DATE: 05.19.2026
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DOB JOB NO:

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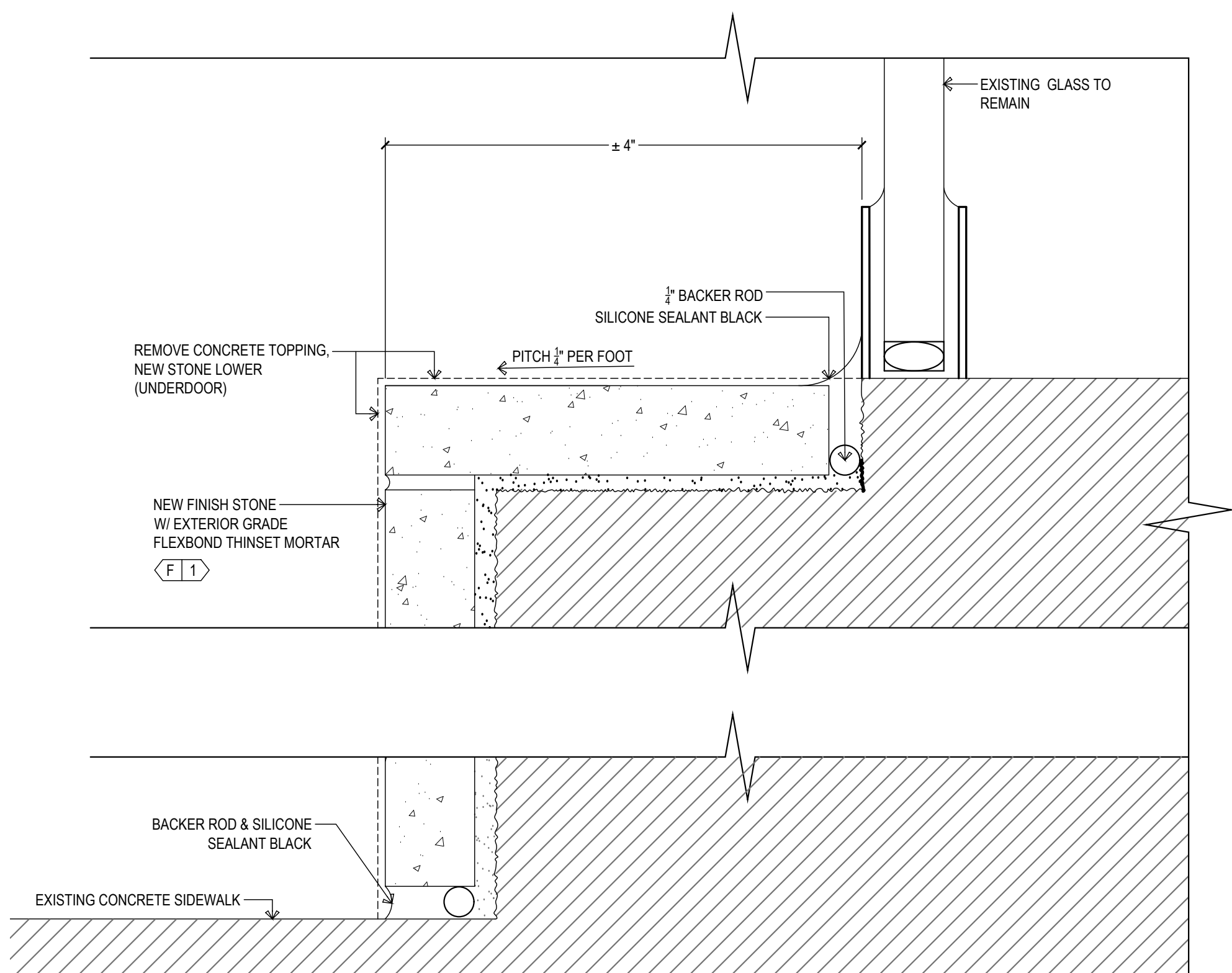


1
A-500
SECTION @ STOREFRONT

SCALE: 1" = 1'-0"

2
A-500
SECTION @ DOOR

SCALE: 1" = 1'-0"



3
A-500
EXTERIOR CURB DETAIL

FULL SCALE



ISSUANCE / REVISIONS

[illegible]

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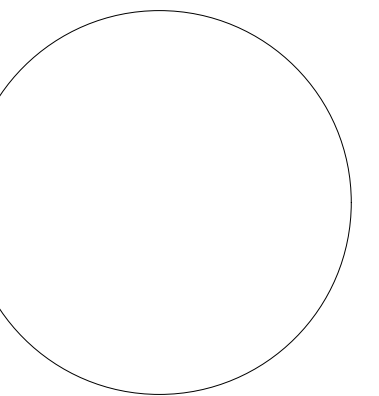
RETAIL 'B' EXTERIOR FLOOR RENOVATION

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DRAWING TITLE:

STOREFRONT SECTIONS

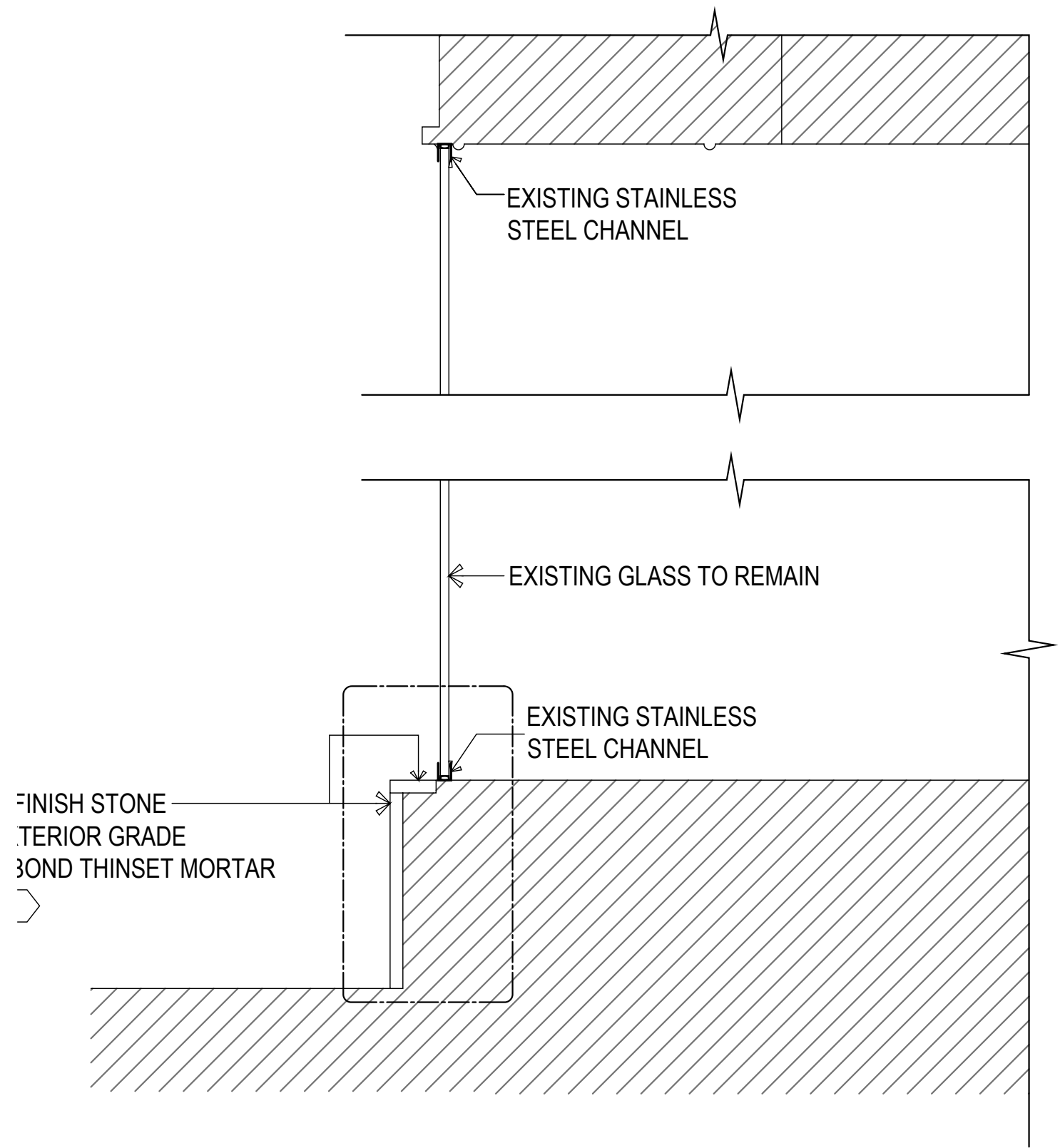
ASSOCIATED FILINGS:



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DATE:	05.19.2026
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JOB NO:	

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PAGE: 07 OF 08



SECTION @ STOREFRONT

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

