

CENTAUR PROPERTIES

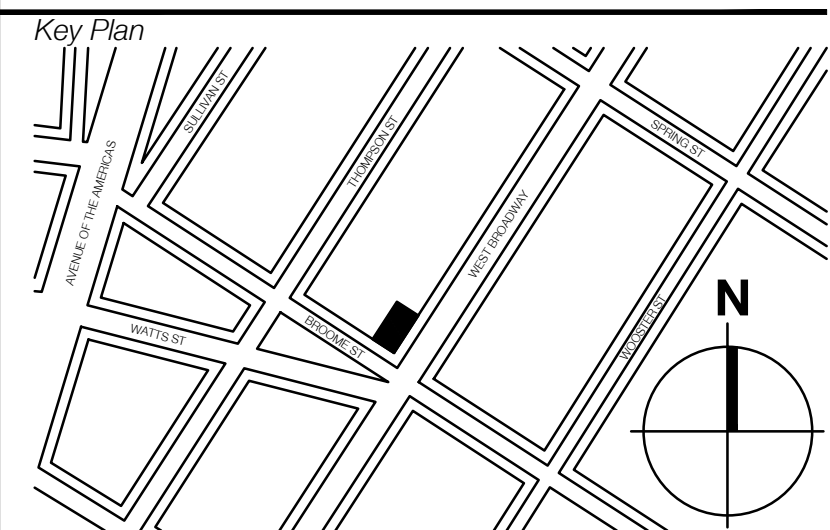
@ 374 WEST BROADWAY
NEW YORK, NY 10012

SBLM

Owner
CENTAUR PROPERTIES, INC.
609 Greenwich Street
New York, NY 10014
Telephone 212 308 4443 ext 105
Fax 212 308 8630

Architect
SBLM Architects
545 West 45th Street
New York, New York 10036
Telephone 212 995 5600
Fax 212 675 4228
www.sblm.com

Revisions / Issues
02.09.15 LANDMARKS PRESERVATION SUBMISSION
03.25.15 LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
374 West Broadway
New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

Job Number **014067.50**

Drawing

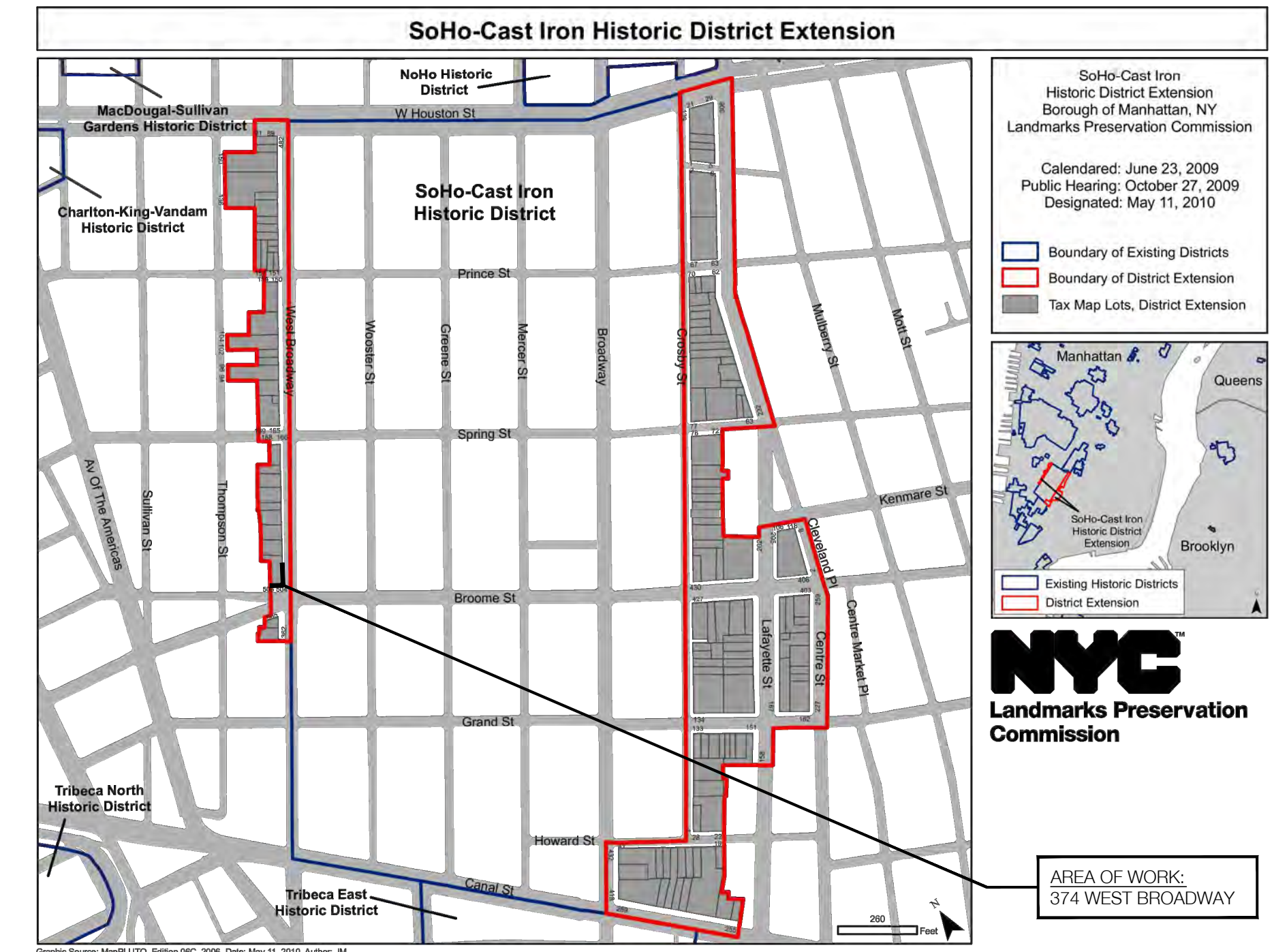
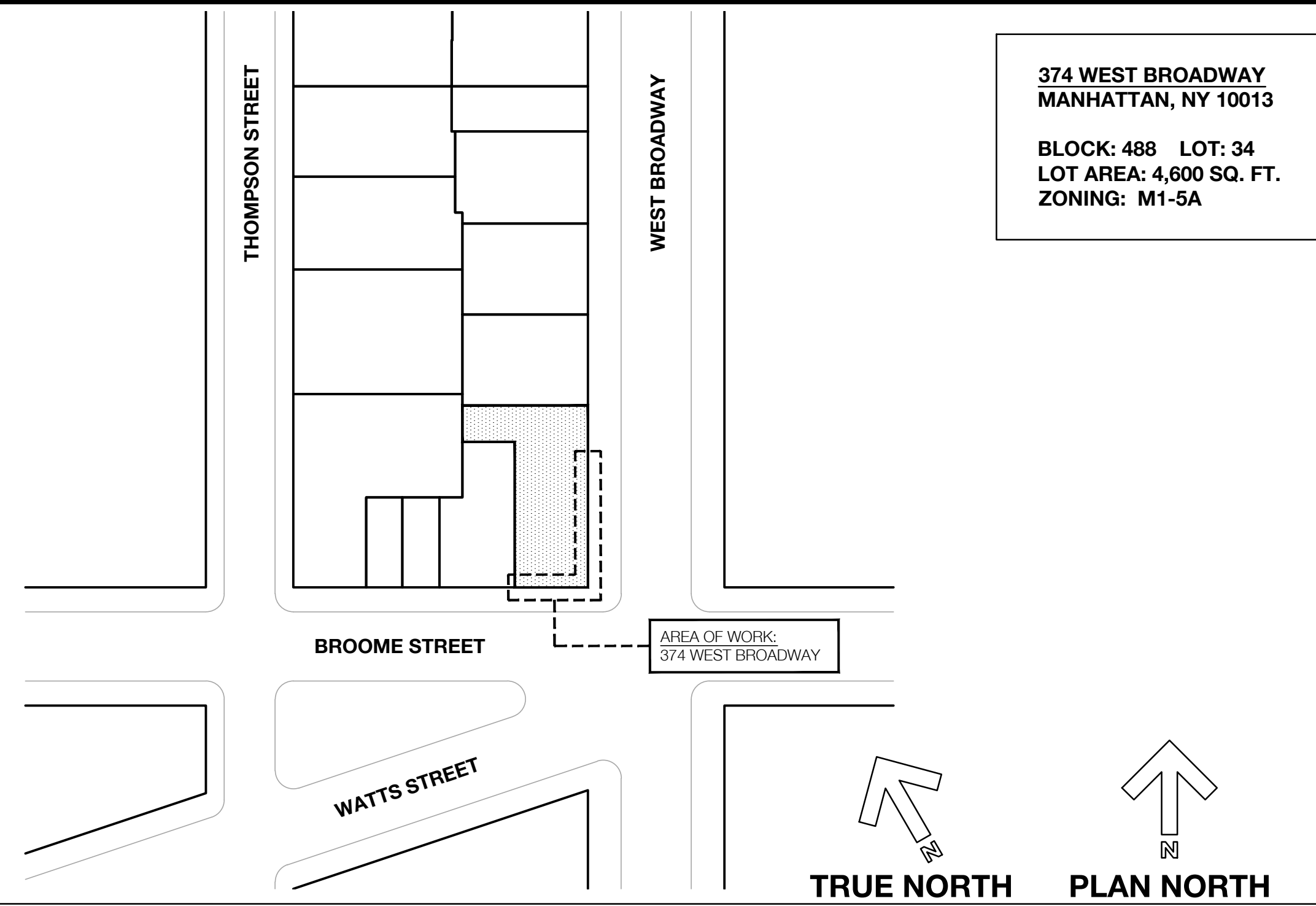
COVER SHEET

Scale **AS INDICATED**
Drawing Date **10/20/2014**

Drawing No.

LPC-000

Sheet 1 Of 25



1 SITE PLAN & INFORMATION
NOT TO SCALE

2 NYC LPC MAP: SOHO-CAST IRON DISTRICT EXTENSION
NOT TO SCALE

DWG. NO.	DWG. TITLE	REV.	DATE
■ LPC-000	COVER SHEET		
■ LPC-001	EXISTING CONDITIONS OF 374 WEST BROADWAY: STREETScape		
■ LPC-002	EXISTING CONDITIONS OF 374 WEST BROADWAY: FACADES		
■ LPC-003	EXISTING CONDITIONS OF 374 WEST BROADWAY: WEST BROADWAY FACADE		
■ LPC-004	EXISTING CONDITIONS OF 374 WEST BROADWAY: BROOME STREET FACADE		
■ LPC-005	EXISTING CONDITIONS OF 374 WEST BROADWAY: ROOF		
■ LPC-010	EXISTING CONDITIONS OF 374 WEST BROADWAY: 1ST FLOOR PLAN		
■ LPC-011	EXISTING CONDITIONS OF 374 WEST BROADWAY: 2ND FLOOR PLAN		
■ LPC-012	EXISTING CONDITIONS OF 374 WEST BROADWAY: 3RD FLOOR PLAN		
■ LPC-013	EXISTING CONDITIONS OF 374 WEST BROADWAY: ROOF		
■ LPC-020	EXISTING CONDITIONS OF 374 WEST BROADWAY: WEST BROADWAY FACADE		
■ LPC-021	EXISTING CONDITIONS OF 374 WEST BROADWAY: BROOME STREET FACADE		
■ LPC-030	EXISTING CONDITIONS OF 374 WEST BROADWAY: PHOTO KEY PLAN		
■ LPC-031	EXISTING CONDITIONS OF 374 WEST BROADWAY: PHOTO KEY PLAN REFERENCES		
■ DM-100	DEMOLITION PLANS & ELEVATIONS		
■ LPC-040	PROPOSED PLAN: 1ST FLOOR		
■ LPC-041	PROPOSED PLAN: 2ND FLOOR		
■ LPC-042	PROPOSED PLAN: 3RD FLOOR		
■ LPC-050	PROPOSED WEST BROADWAY FACADE		
■ LPC-051	PROPOSED BROOME STREET FACADE		
■ LPC-052	PROPOSED PART ELEVATIONS		
■ LPC-060	PROPOSED SECTIONS		
■ LPC-061	PROPOSED DETAILS @ GROUND FLOOR		
■ LPC-062	PROPOSED DETAILS @ SECOND FLOOR (THIRD FLOOR SIMILAR)		
■ LPC-063	PROPOSED RAMP		

4 DRAWING INDEX
NOT TO SCALE

- WEST BROADWAY & BROOME STREET FACADES TO BE REMOVED (EXCLUDING GFRC CORNICE PANEL AND LIMESTONE BASE).
- EXISTING STOREFRONTS, DOORS, AND ASSOCIATED HARDWARE TO BE REMOVED.
- THE PROPOSED SCOPE OF WORK CONSISTS OF FACADE RENOVATIONS OF THE WEST BROADWAY & BROOME STREET ELEVATIONS.
- PROPOSED STOREFRONT FINISH TO BE CLEAR ANODIZED ALUMINUM.
- EXISTING GFRC CORNICE PANELS AND LIMESTONE BASES PAINTED TO MATCH NEW FINISH/COLOR.
- MAINTAIN FIRE RATINGS AT ALL EXPOSED BUILDING STRUCTURAL ELEMENTS DURING CONSTRUCTION.
- PROPOSED SCOPE OF WORK CONSISTS OF EXTERIOR WORK / FACADE RENOVATION ONLY.
- ALL INTERIOR WORK/CONSTRUCTION TO BE FILED UNDER A SEPARATE APPLICATION.

5 GENERAL NOTES
NOT TO SCALE



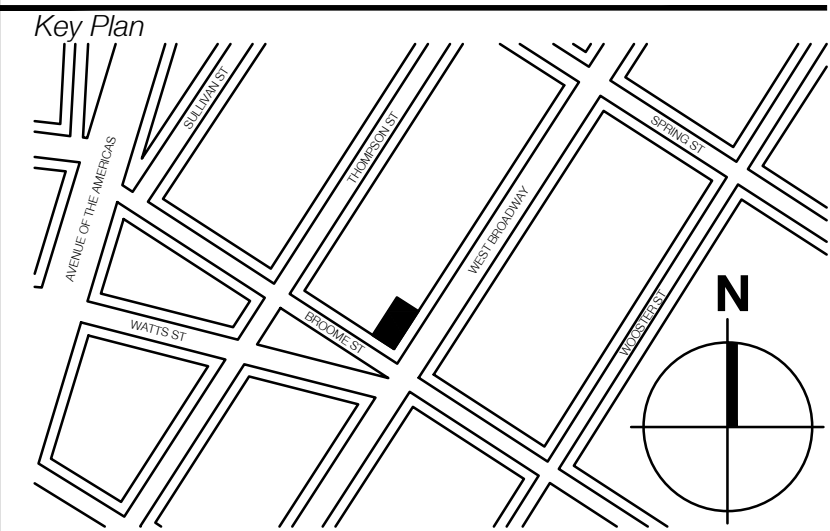
3 PROPOSED ELEVATION
NOT TO SCALE

Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues

02.09.15	LANDMARKS PRESERVATION SUBMISSION
03.25.15	LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

Job Number 014067.50

Drawing
EXISTING CONDITIONS OF 374 W. BROADWAY: STREETSCAPE
Scale AS INDICATED
Drawing Date 10/20/2014

Drawing No.

LPC-001



1 EXISTING CONDITIONS OF 374 WEST BROADWAY: WITHIN THE STREETSCAPE

SCALE: NOT TO SCALE



2 EXISTING CONDITIONS OF 374 WEST BROADWAY: STREETScape OF THE OPPOSITE BLOCK TO THE EAST

SCALE: NOT TO SCALE



3 EXISTING CONDITIONS: STREETScape ON THE NORTHERN PART OF THE BLOCK TO THE SOUTH

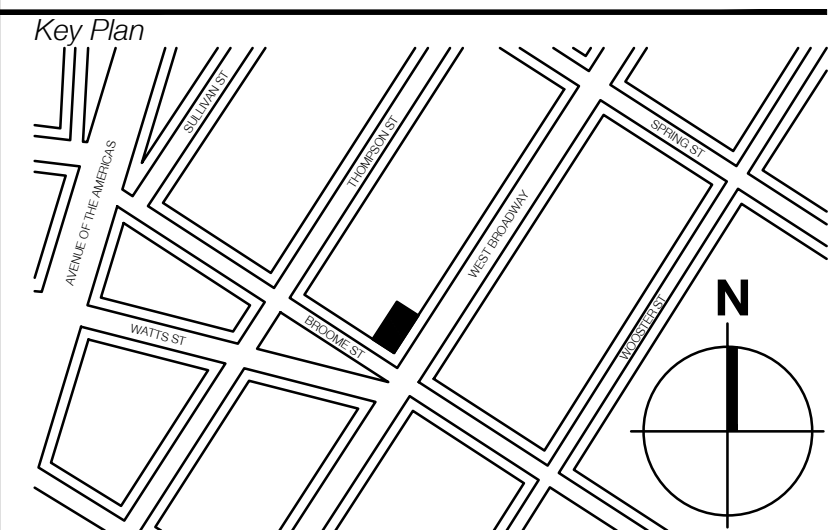
SCALE: NOT TO SCALE

Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues

02.09.15	LANDMARKS PRESERVATION SUBMISSION
03.25.15	LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

Job Number 014067.50

Drawing
EXISTING CONDITIONS OF 374 W. BROADWAY: FACADES
Scale AS INDICATED
Drawing Date 10/20/2014

Drawing No.

LPC-002



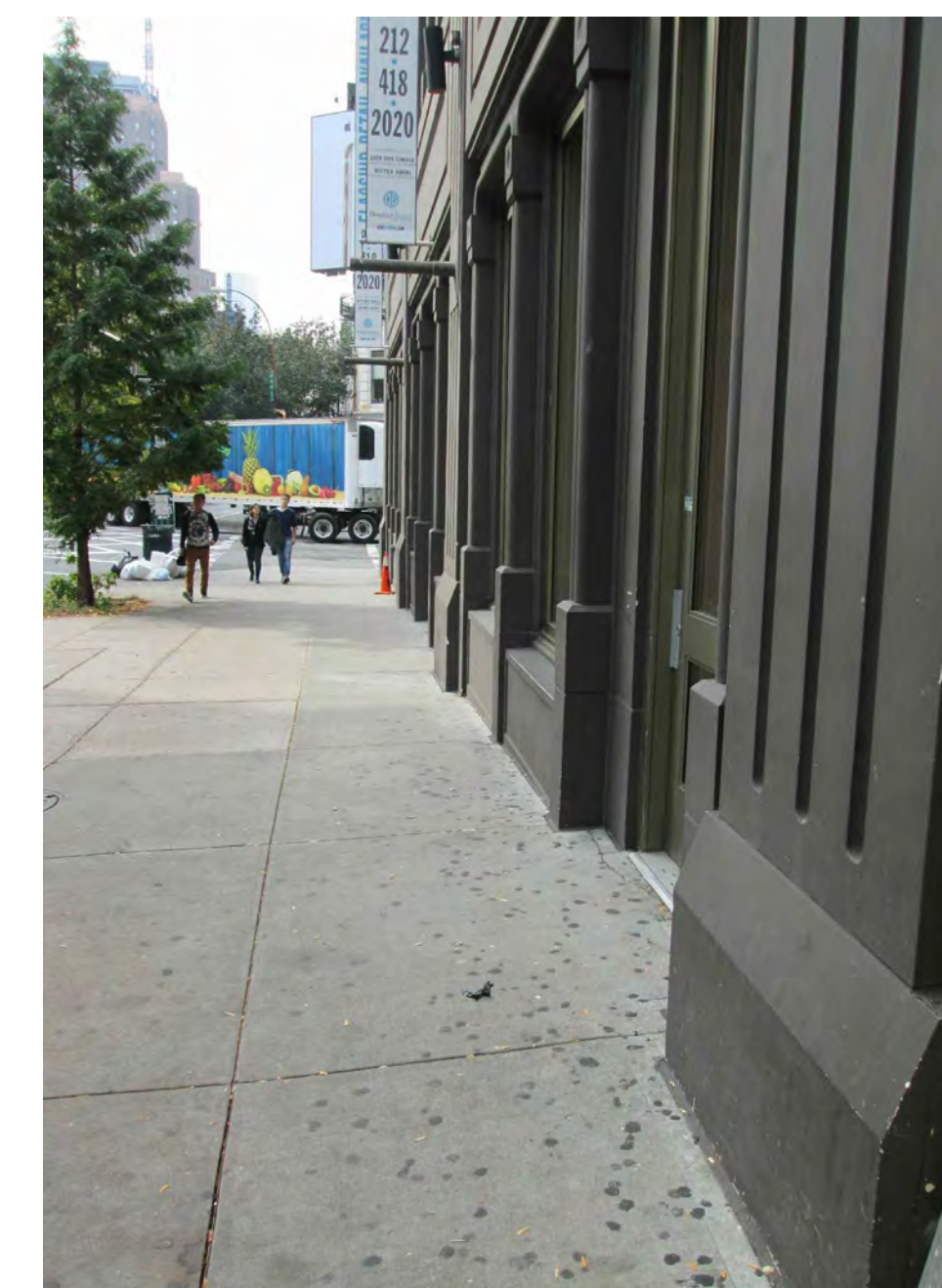
1 EXISTING CONDITIONS OF 374 WEST BROADWAY: BROOME STREET FACADE
 SCALE: NOT TO SCALE



2 EXISTING CONDITIONS OF 374 WEST BROADWAY: WEST BROADWAY FACADE
 SCALE: NOT TO SCALE



3 EXISTING CONDITIONS OF 374 WEST BROADWAY: SIDEWALK IN AREA OF PROPOSED RAMP
 SCALE: NOT TO SCALE

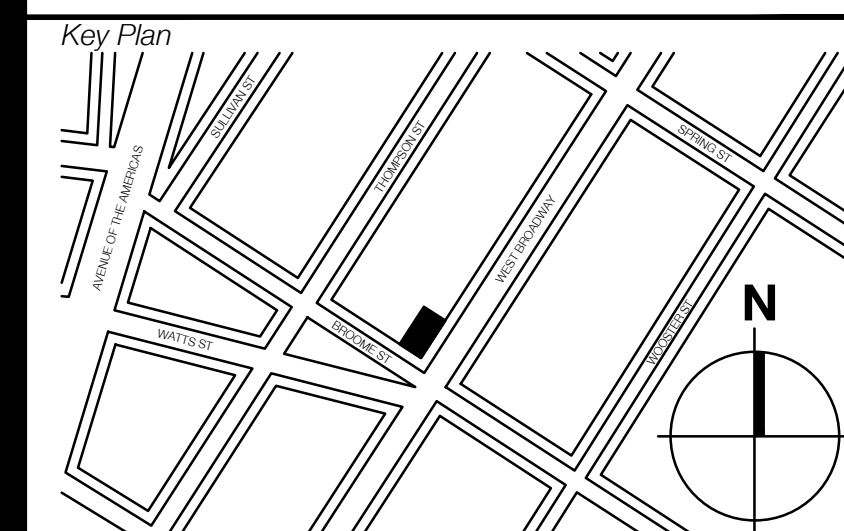


Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues

02.09.15	LANDMARKS PRESERVATION SUBMISSION
03.25.15	LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

Job Number 014067.50

Drawing
EXISTING CONDITIONS OF 374 W. BROADWAY:
WEST BROADWAY FACADE
Scale AS INDICATED
Drawing Date 10/20/2014

Drawing No.

LPC-003



1 EXISTING CONDITIONS: WEST BROADWAY FACADE CLOSE-UP
 SCALE: NOT TO SCALE



2 EXISTING CONDITIONS: WEST BROADWAY FACADE CLOSE-UP
 SCALE: NOT TO SCALE



3 EXISTING CONDITIONS: WEST BROADWAY FACADE CLOSE-UP
 SCALE: NOT TO SCALE



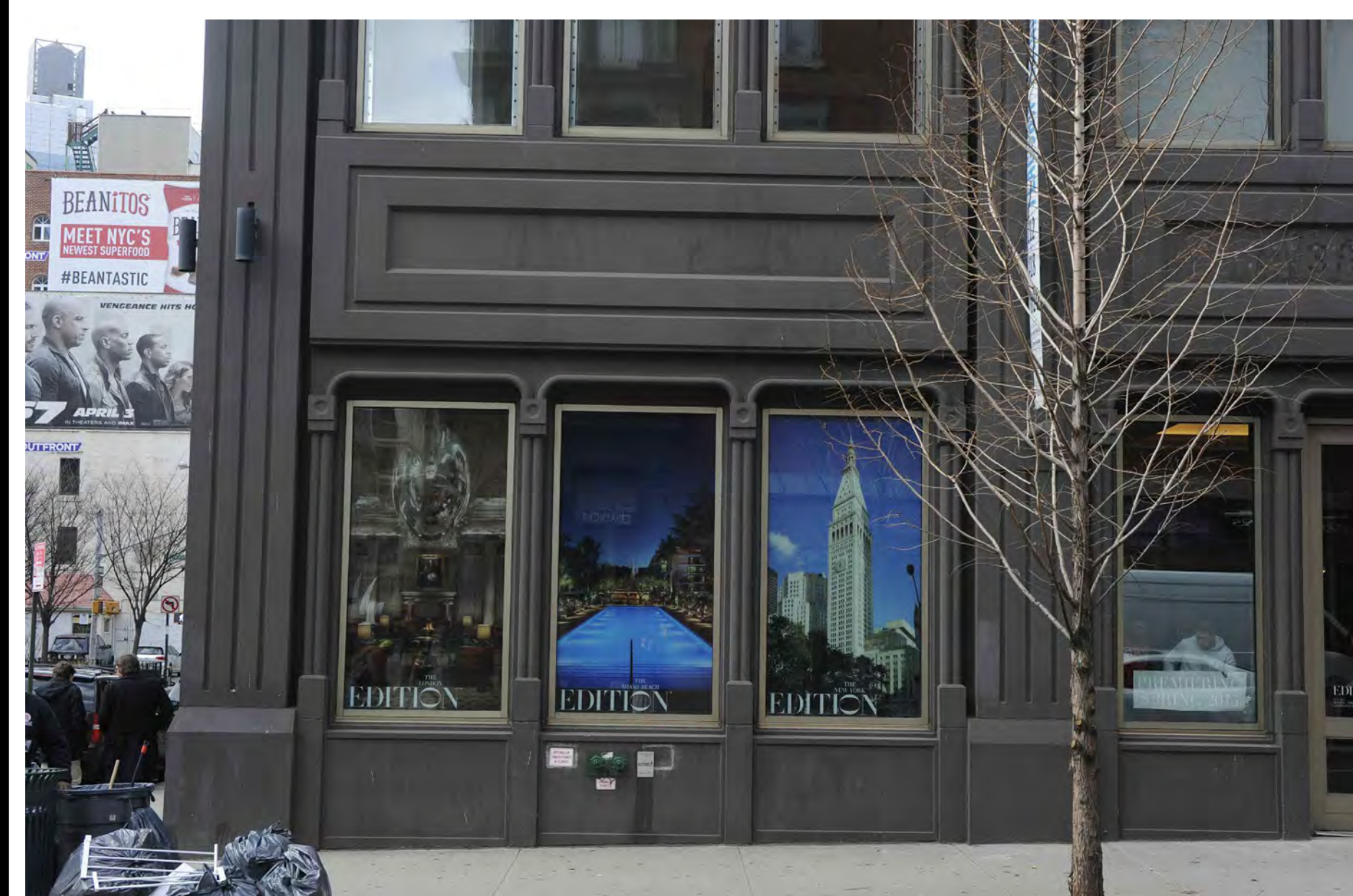
4 EXISTING CONDITIONS: WEST BROADWAY FACADE CLOSE-UP
 SCALE: NOT TO SCALE



5 EXISTING CONDITIONS: WEST BROADWAY FACADE CLOSE-UP
 SCALE: NOT TO SCALE



6 EXISTING CONDITIONS: WEST BROADWAY FACADE CLOSE-UP
 SCALE: NOT TO SCALE



7 EXISTING CONDITIONS: WEST BROADWAY FACADE CLOSE-UP
 SCALE: NOT TO SCALE



8 EXISTING CONDITIONS: WEST BROADWAY FACADE CLOSE-UP
 SCALE: NOT TO SCALE



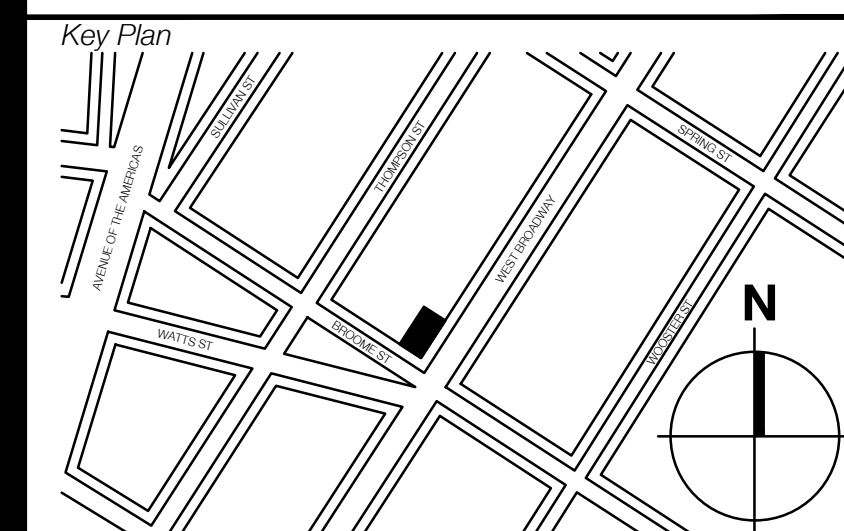
9 EXISTING CONDITIONS: WEST BROADWAY FACADE CLOSE-UP
 SCALE: NOT TO SCALE

Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues

02.09.15	LANDMARKS PRESERVATION SUBMISSION
03.25.15	LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

Job Number 014067.50

Drawing
**EXISTING CONDITIONS OF 374 W. BROADWAY:
 BROOME STREET FACADE**
Scale AS INDICATED
Drawing Date 10/20/2014

Drawing No.

LPC-004



1 EXISTING CONDITIONS: BROOME STREET FACADE CLOSE-UP
 SCALE: NOT TO SCALE



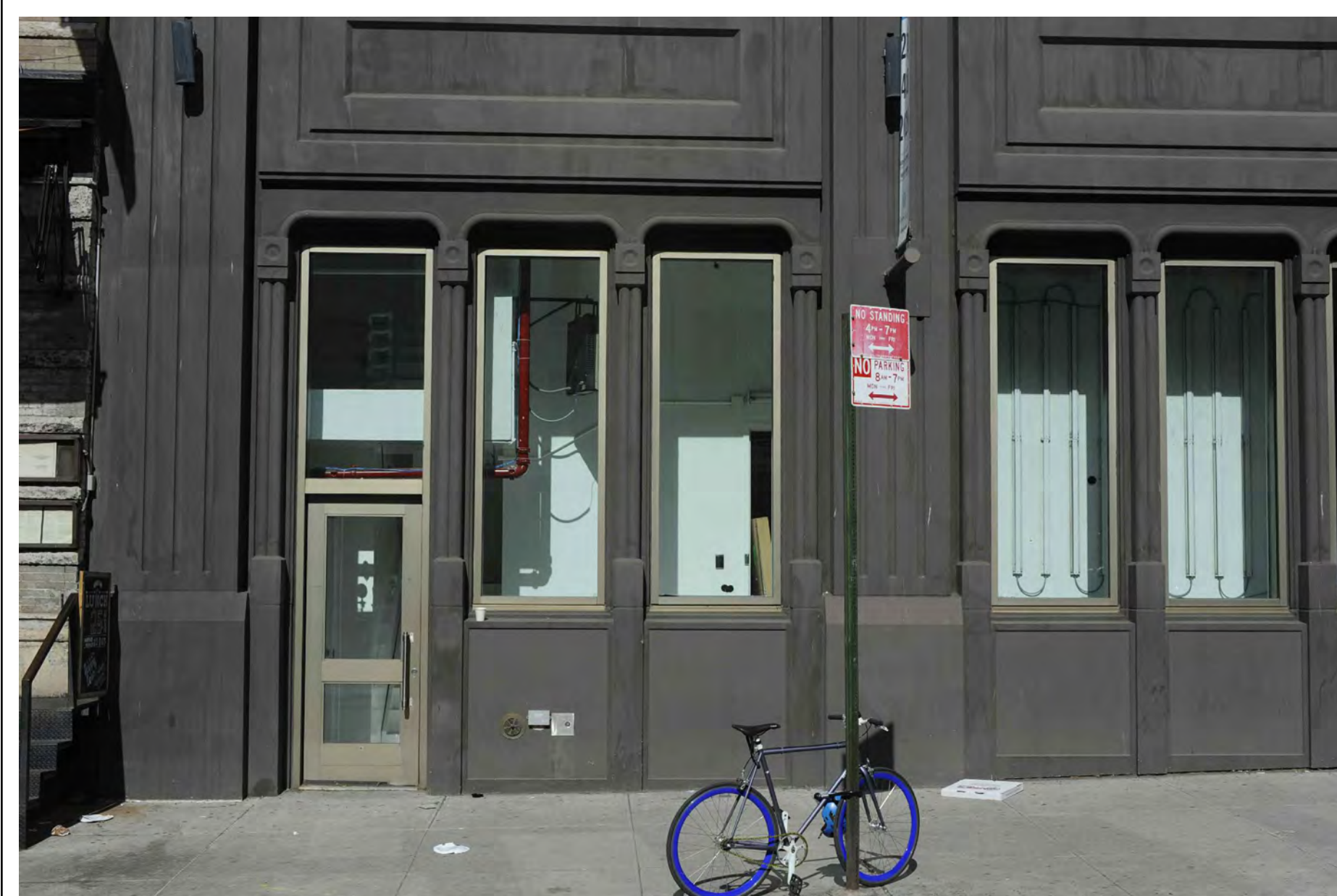
2 EXISTING CONDITIONS: BROOME STREET FACADE CLOSE-UP
 SCALE: NOT TO SCALE



3 EXISTING CONDITIONS: BROOME STREET FACADE CLOSE-UP
 SCALE: NOT TO SCALE



4 EXISTING CONDITIONS: BROOME STREET FACADE CLOSE-UP
 SCALE: NOT TO SCALE



5 EXISTING CONDITIONS: BROOME STREET FACADE CLOSE-UP
 SCALE: NOT TO SCALE

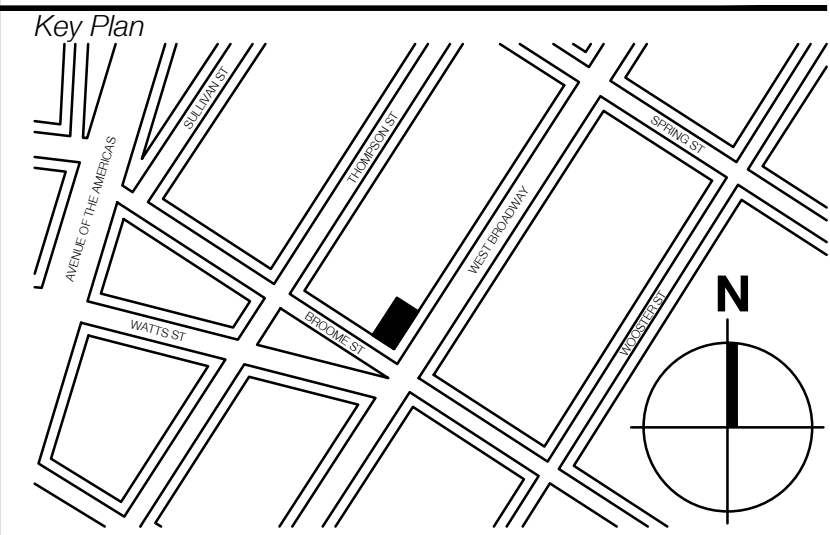


6 EXISTING CONDITIONS: BROOME STREET FACADE CLOSE-UP
 SCALE: NOT TO SCALE

Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues
 02.09.15 LANDMARKS PRESERVATION SUBMISSION
 03.25.15 LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

Job Number **014067.50**

Drawing
EXISTING CONDITIONS OF 374 W. BROADWAY: ROOF
 Scale **AS INDICATED**
 Drawing Date **10/20/2014**

Drawing No.

LPC-005



1 EXISTING ROOF CONDITIONS OF 374 WEST BROADWAY: WESTERN VIEW FROM THE NORTHEAST CORNER
 SCALE: NOT TO SCALE



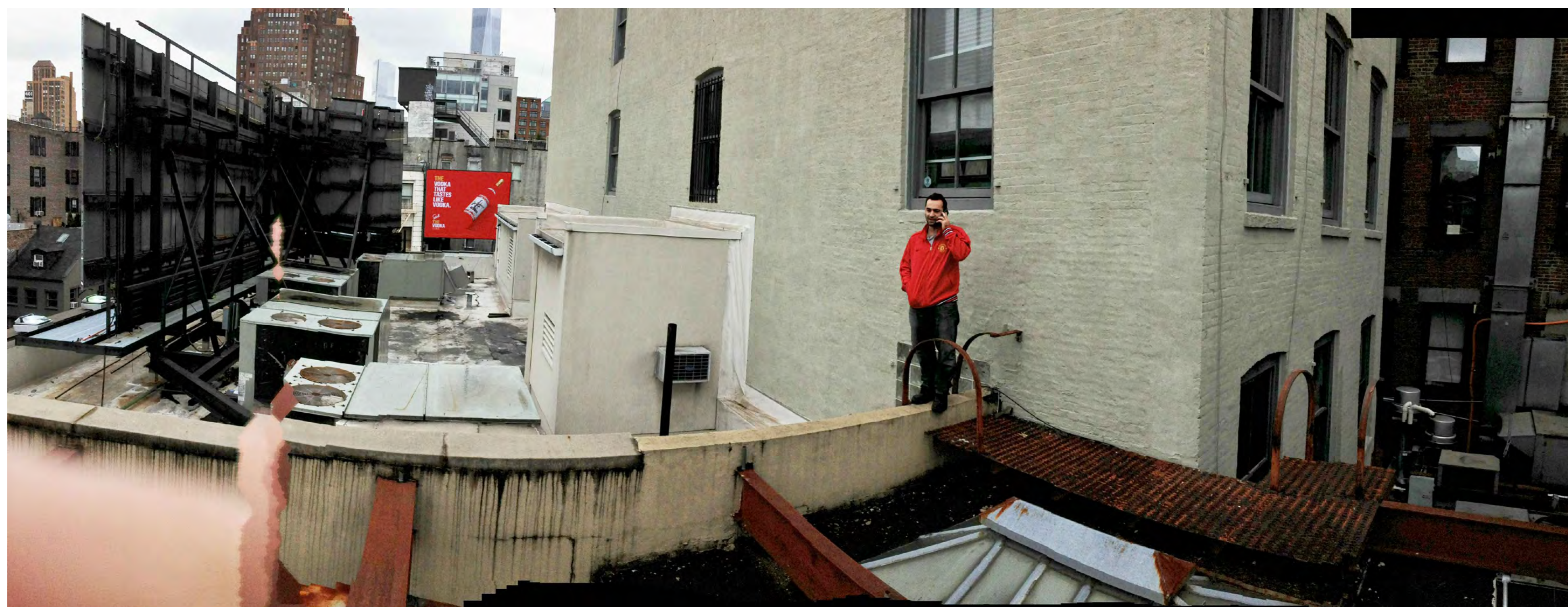
2 SOUTHEAST ROOF VIEW FROM NORTHEAST CORNER
 SCALE: NOT TO SCALE



3 EXISTING ROOF CONDITIONS OF 374 WEST BROADWAY: WESTERN VIEW FROM THE SOUTHEAST CORNER
 SCALE: NOT TO SCALE



5 SOUTHWEST ROOF VIEW FROM NORTHEAST CORNER
 SCALE: NOT TO SCALE



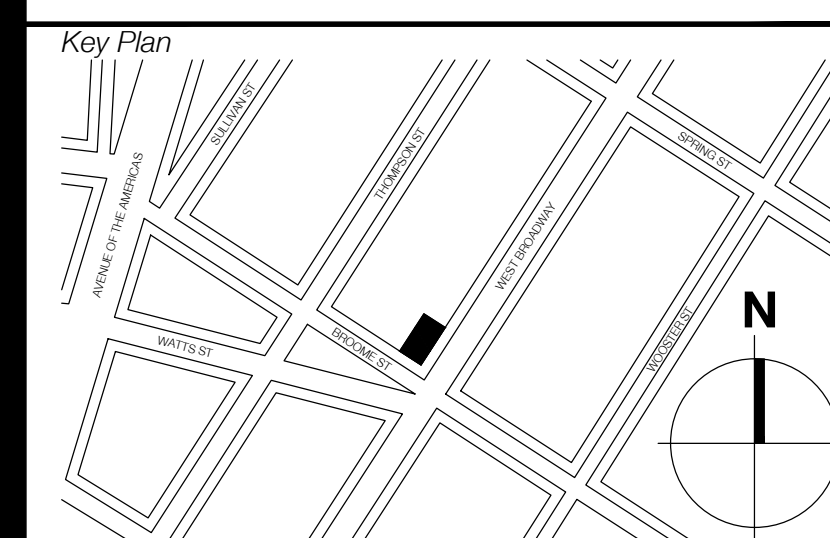
4 EXISTING ROOF CONDITIONS OF 374 WEST BROADWAY: SOUTHERN VIEW FROM THE NORTHWEST CORNER
 SCALE: NOT TO SCALE

Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues

02.09.15	LANDMARKS PRESERVATION SUBMISSION
03.25.15	LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

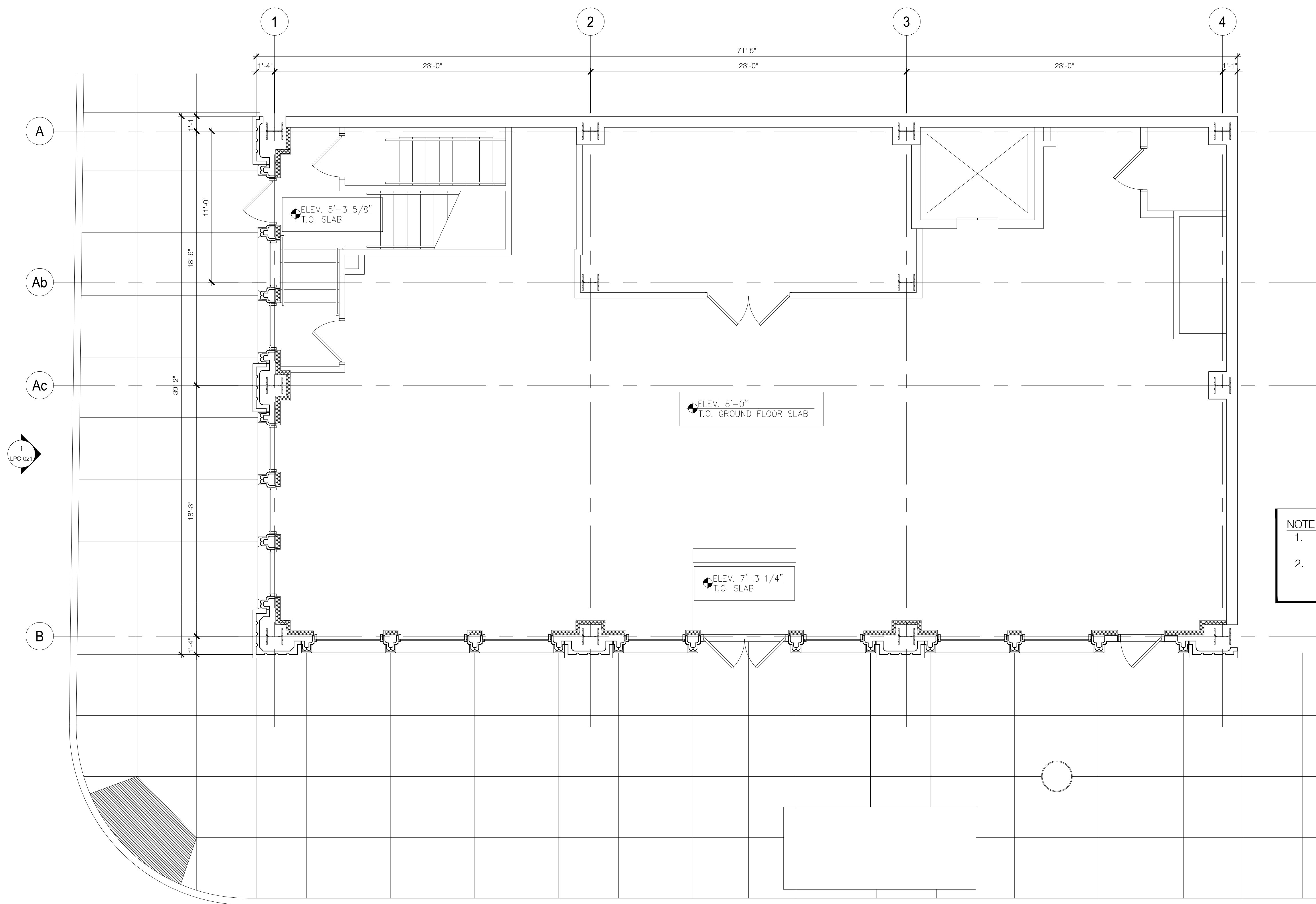
NYC LPC REFERENCE NUMBER:
LPC 16-7425

Job Number **014067.50**

Drawing
EXISTING CONDITIONS OF 374 W. BROADWAY:
1ST FLOOR PLAN
Scale **AS INDICATED**
Drawing Date **10/20/2014**

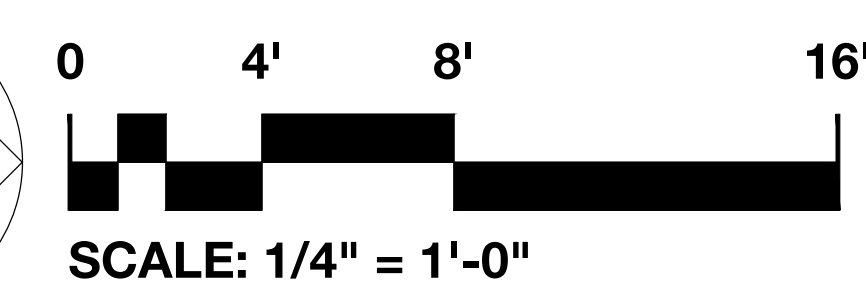
Drawing No.

LPC-010



NOTE:

- SCOPE OF WORK CONSISTS OF EXTERIOR FACADE RENOVATION ONLY.
- ALL INTERIOR WORK TO BE FILED UNDER A SEPARATE APPLICATION.



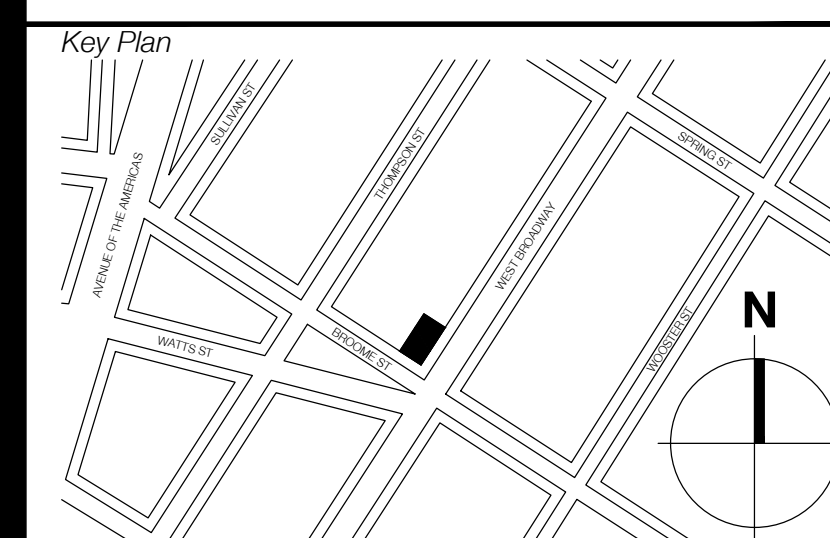
1 EXISTING CONDITIONS - FIRST FLOOR PLAN
 SCALE: 1/4" = 1'-0"

Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues

02.09.15	LANDMARKS PRESERVATION SUBMISSION
03.25.15	LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

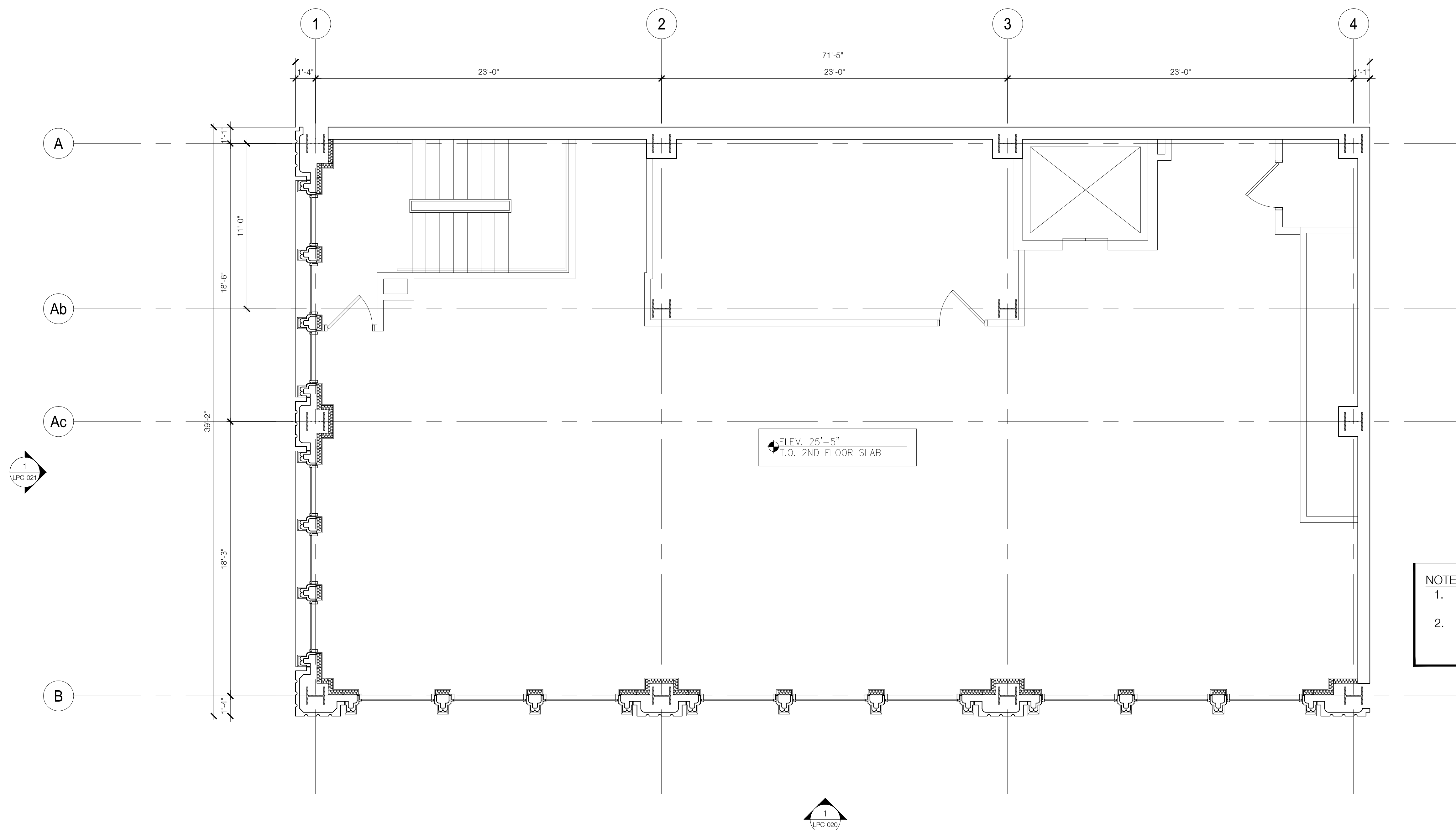
Job Number **014067.50**

Drawing
EXISTING CONDITIONS OF 374 W. BROADWAY:
2ND FLOOR PLAN
Scale **AS INDICATED**
Drawing Date **10/20/2014**

Drawing No.

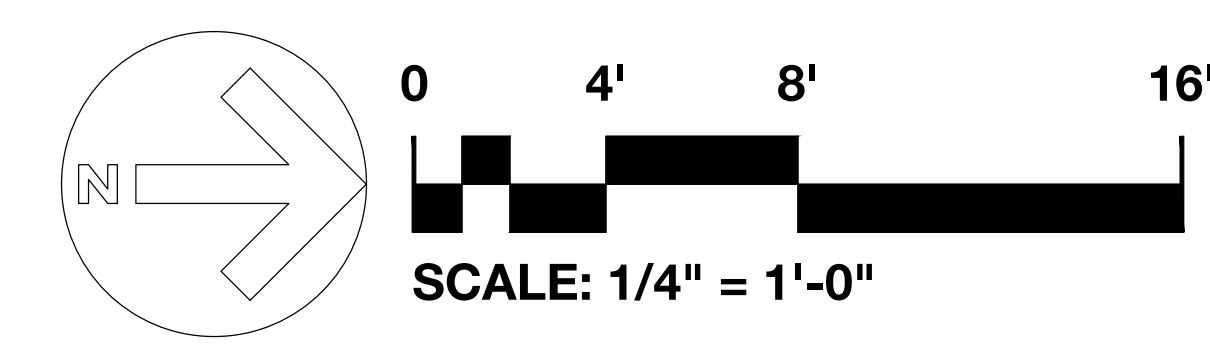
LPC-011

Sheet 8 Of 25



NOTE:

- SCOPE OF WORK CONSISTS OF EXTERIOR FACADE RENOVATION ONLY.
- ALL INTERIOR WORK TO BE FILED UNDER A SEPARATE APPLICATION.

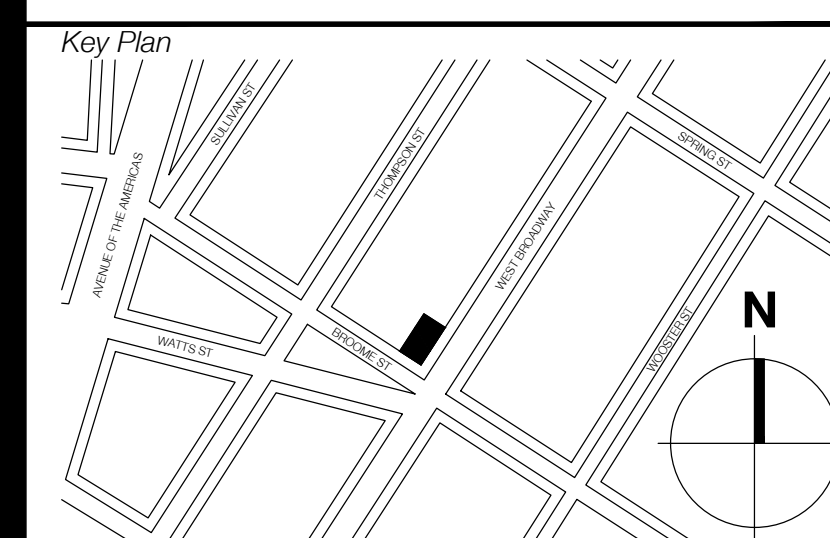


Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues

02.09.15	LANDMARKS PRESERVATION SUBMISSION
03.25.15	LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

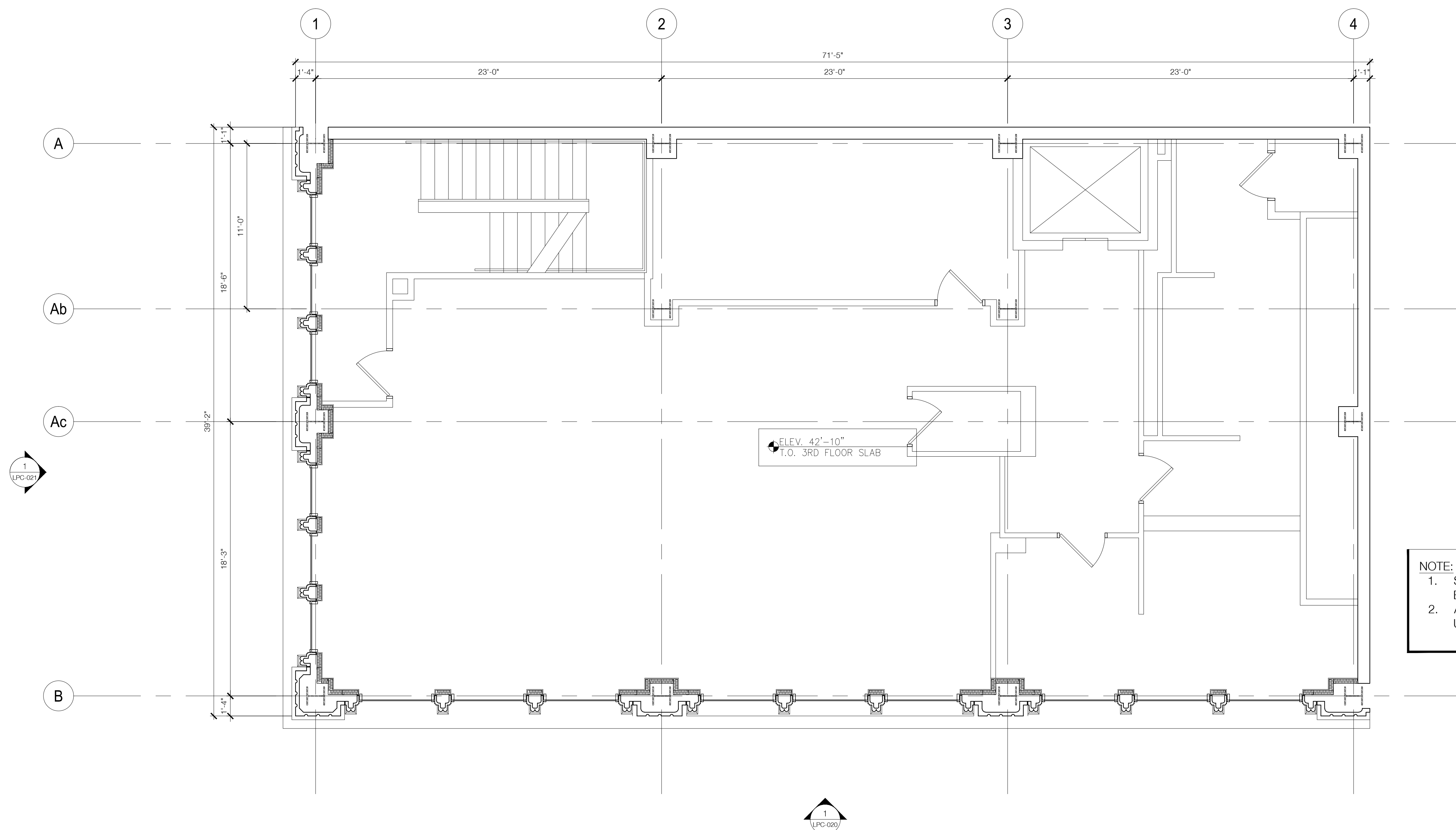
Job Number **014067.50**

Drawing
EXISTING CONDITIONS OF 374 W. BROADWAY:
3RD FLOOR PLAN
Scale **AS INDICATED**
Drawing Date **10/20/2014**

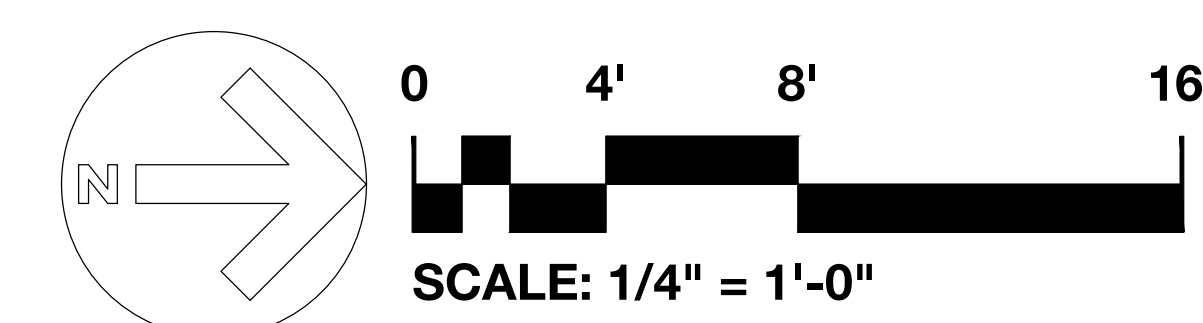
Drawing No.

LPC-012

Sheet 9 Of 25



NOTE:
 1. SCOPE OF WORK CONSISTS OF EXTERIOR FACADE RENOVATION ONLY.
 2. ALL INTERIOR WORK TO BE FILED UNDER A SEPARATE APPLICATION.

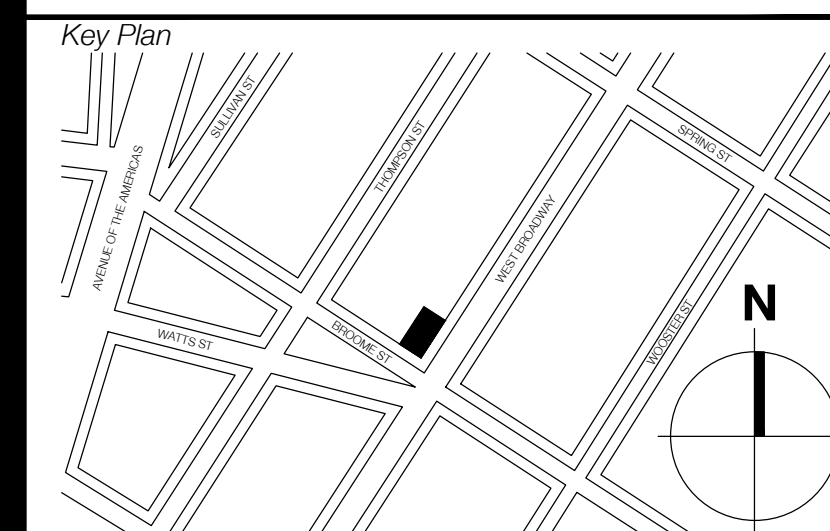


Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues

02.09.15	LANDMARKS PRESERVATION SUBMISSION
03.25.15	LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

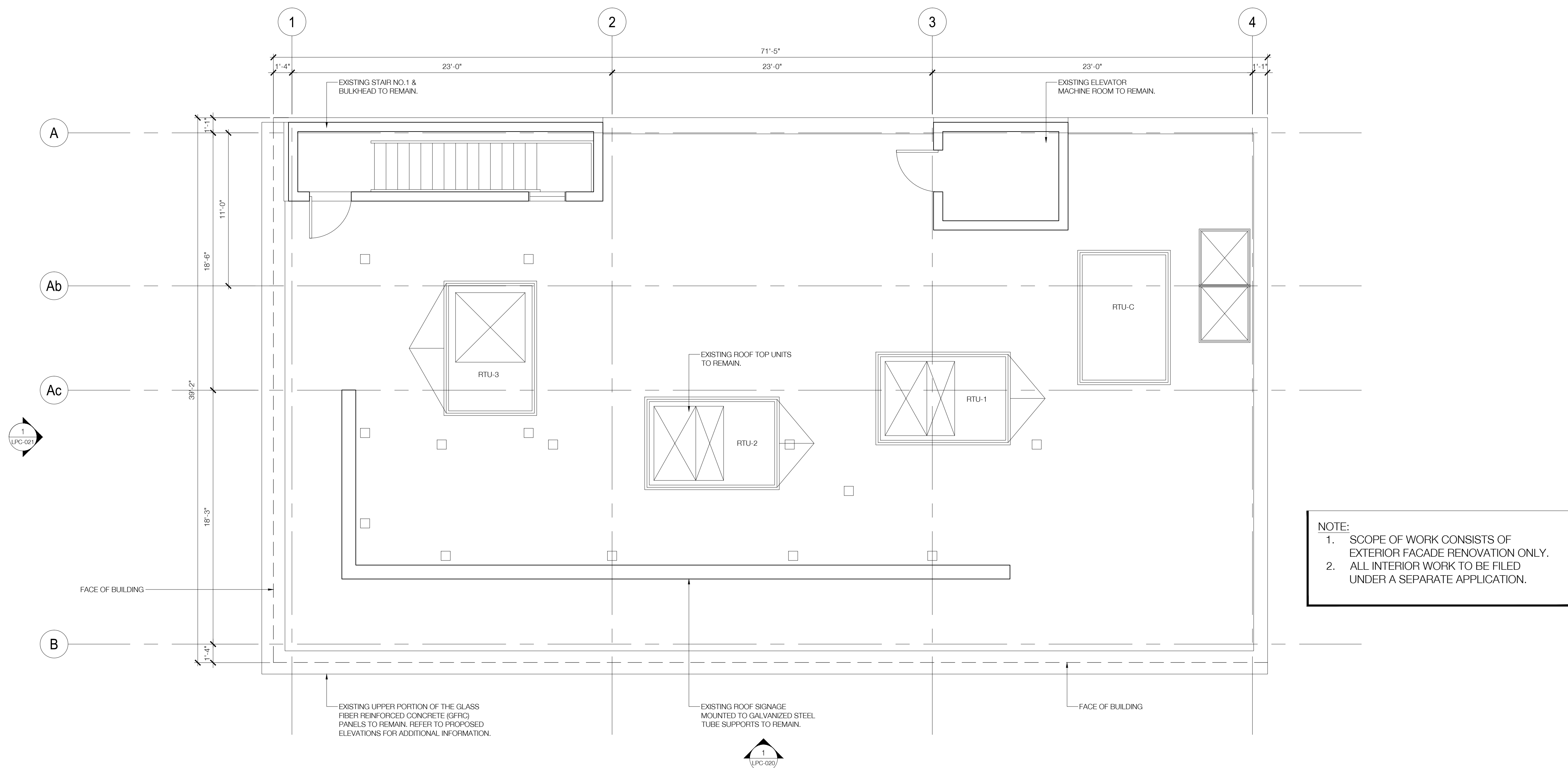
NYC LPC REFERENCE NUMBER:
LPC 16-7425

Job Number **014067.50**

Drawing
EXISTING CONDITIONS OF 374 W. BROADWAY:
ROOF PLAN
Scale **AS INDICATED**
Drawing Date **10/20/2014**

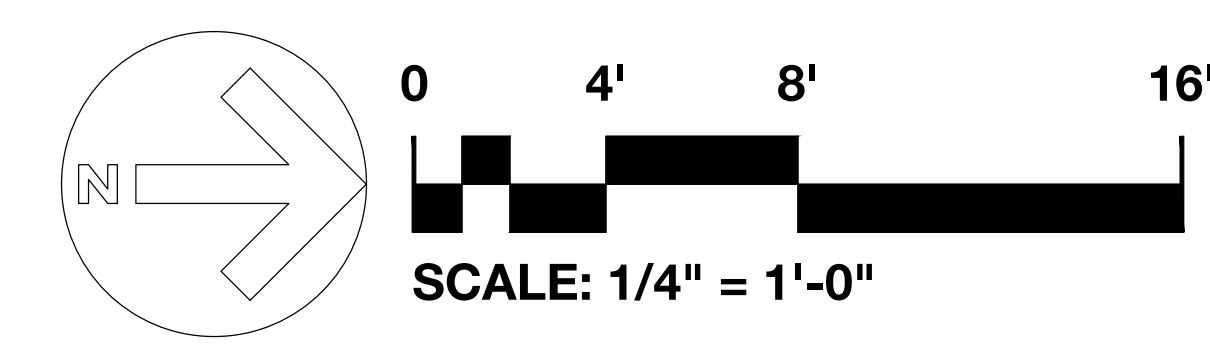
Drawing No.

LPC-013



NOTE:

- SCOPE OF WORK CONSISTS OF EXTERIOR FACADE RENOVATION ONLY.
- ALL INTERIOR WORK TO BE FILED UNDER A SEPARATE APPLICATION.

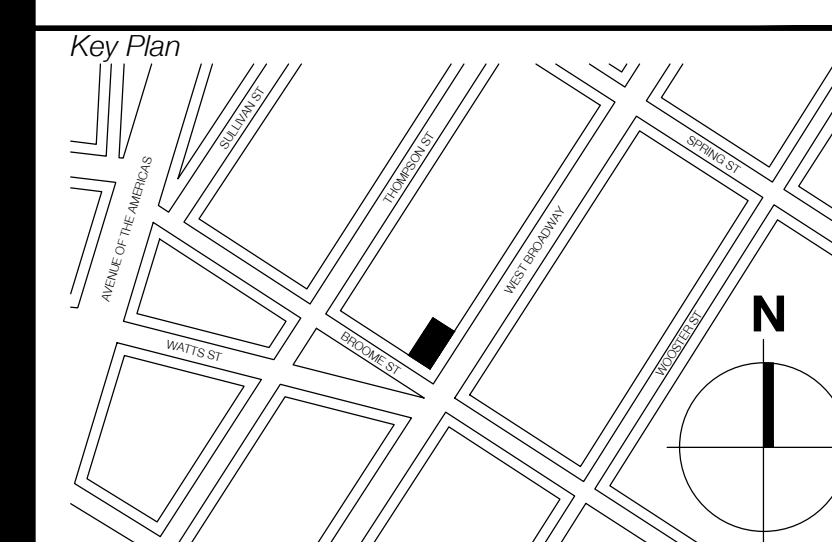


Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues

02.09.15	LANDMARKS PRESERVATION SUBMISSION
03.25.15	LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

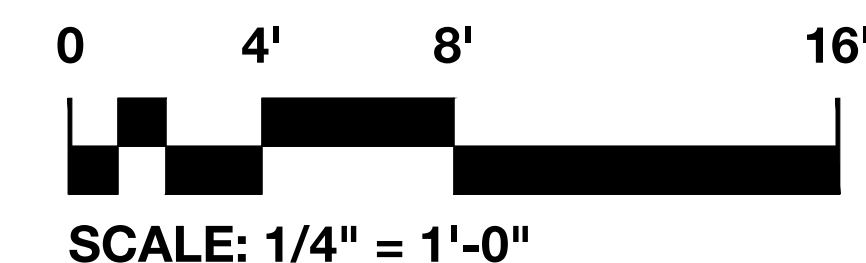
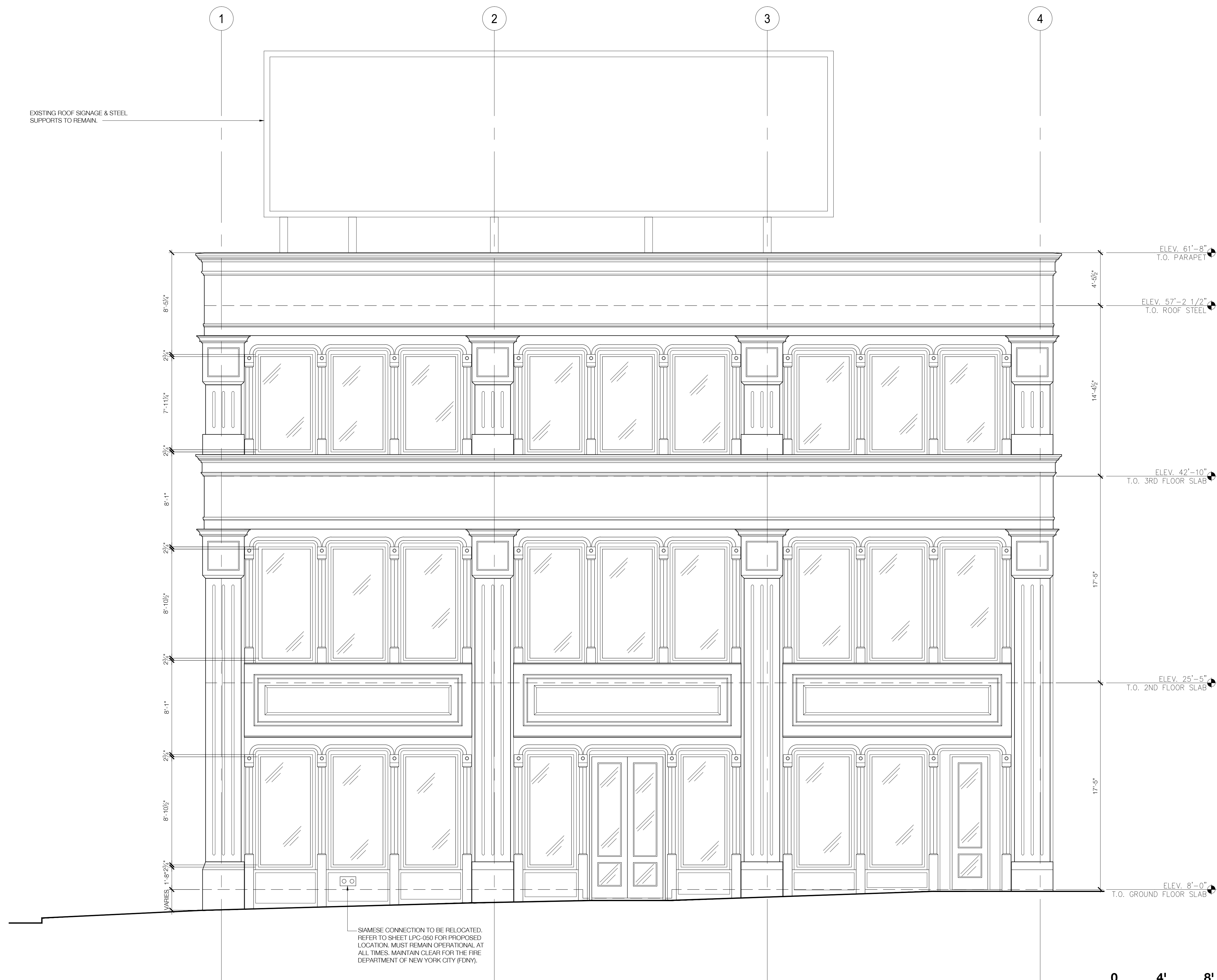
Job Number **014067.50**

Drawing
EXISTING CONDITIONS OF 374 W. BROADWAY:
WEST BROADWAY FACADE

Scale **AS INDICATED**
Drawing Date **10/20/2014**

Drawing No.

LPC-020

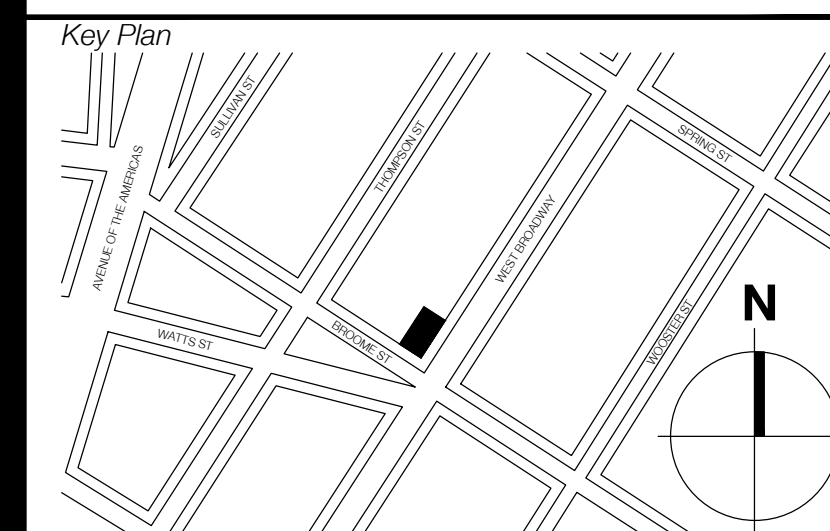


Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues

02.09.15	LANDMARKS PRESERVATION SUBMISSION
03.25.15	LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

Job Number 014067.50

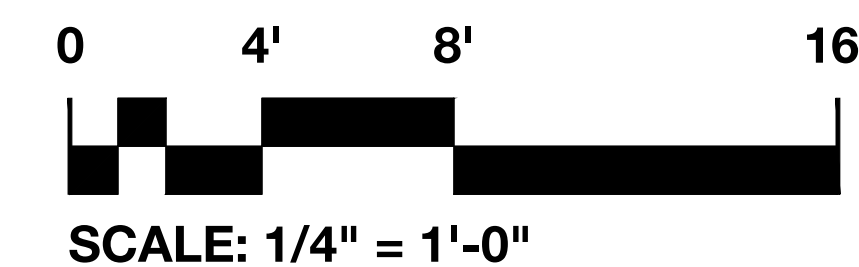
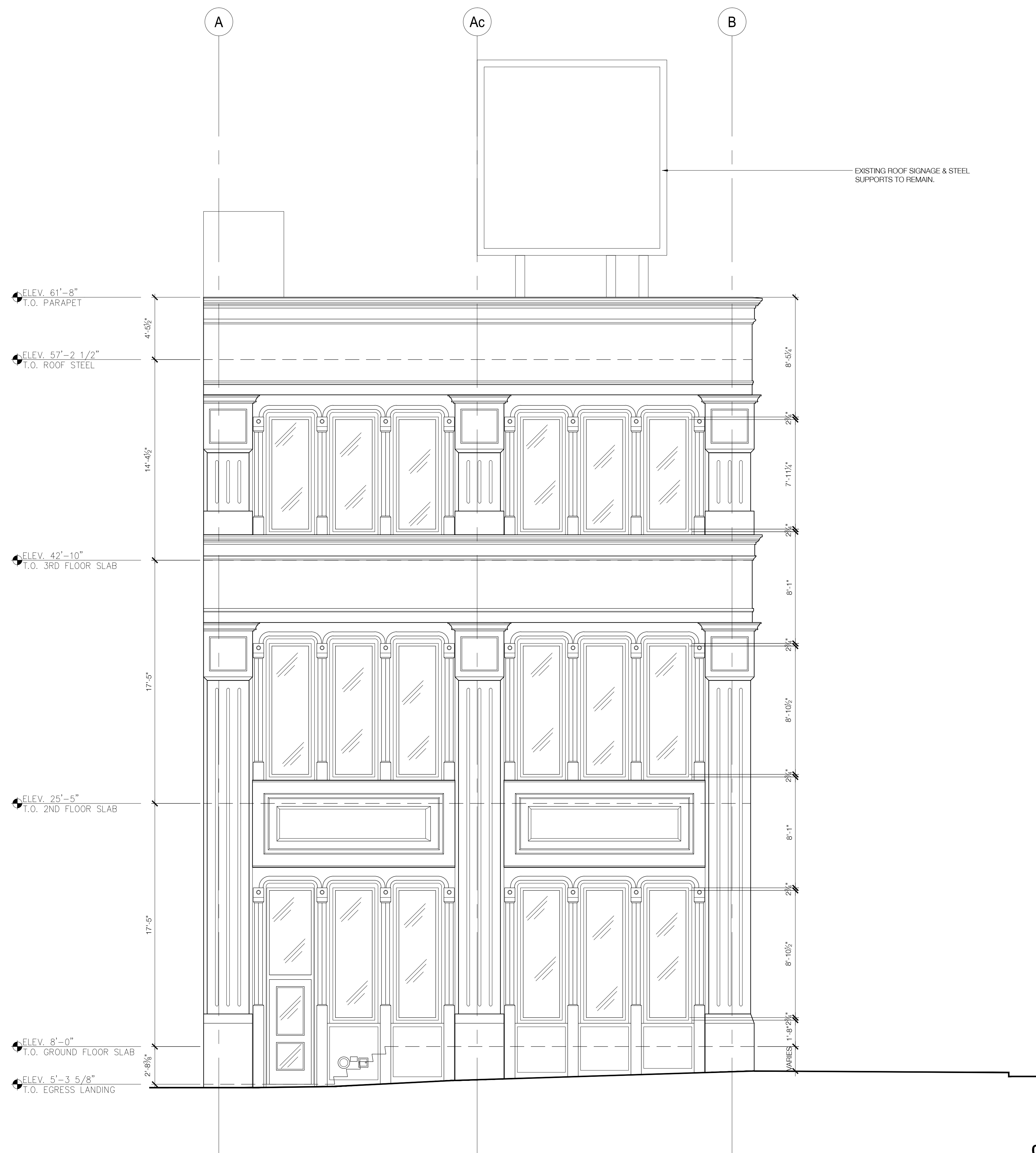
Drawing
**EXISTING CONDITIONS OF 374 W. BROADWAY:
 BROOME STREET FACADE**

Scale AS INDICATED
Drawing Date 10/20/2014

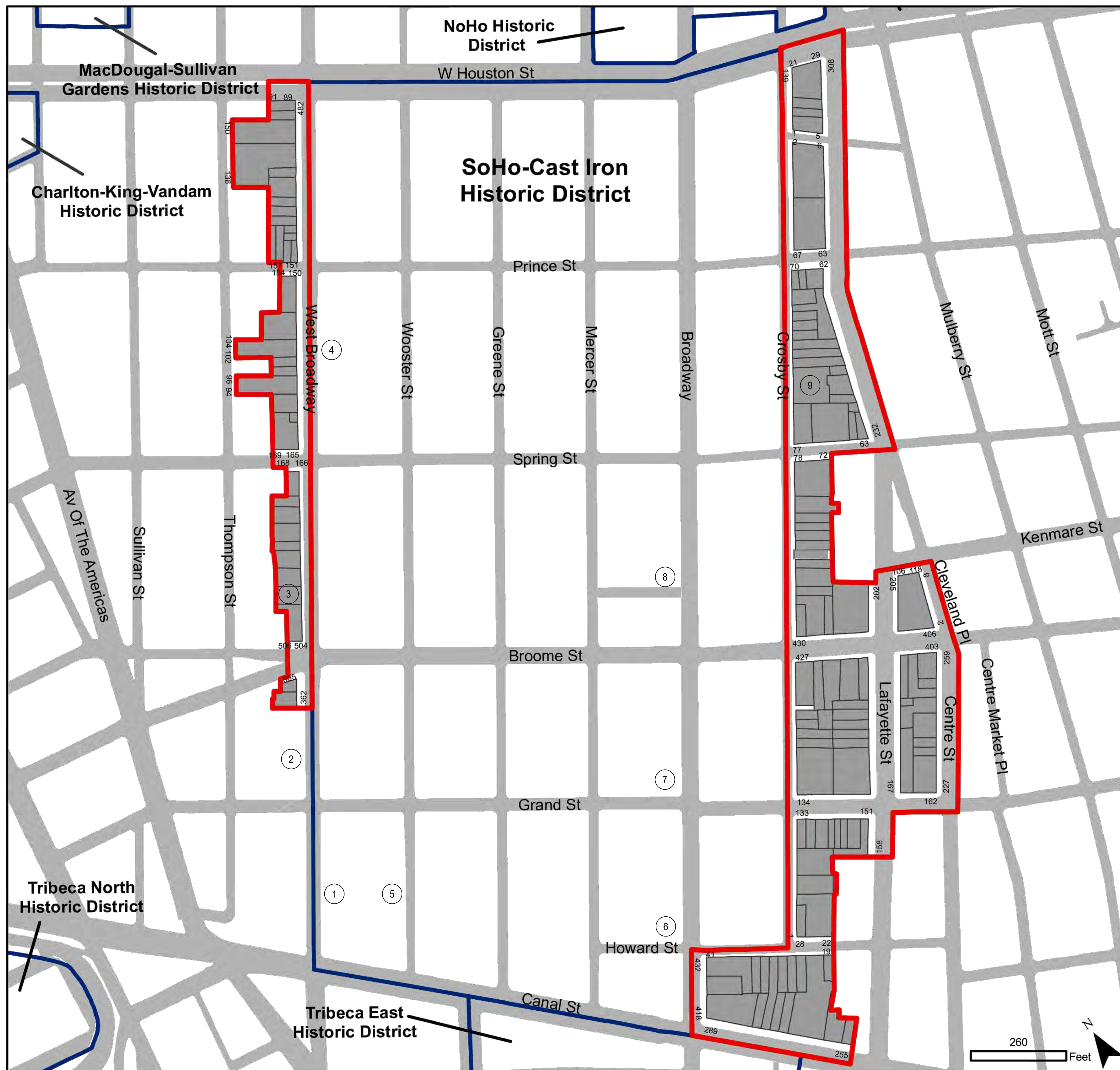
Drawing No.

LPC-021

Sheet 12 Of 25



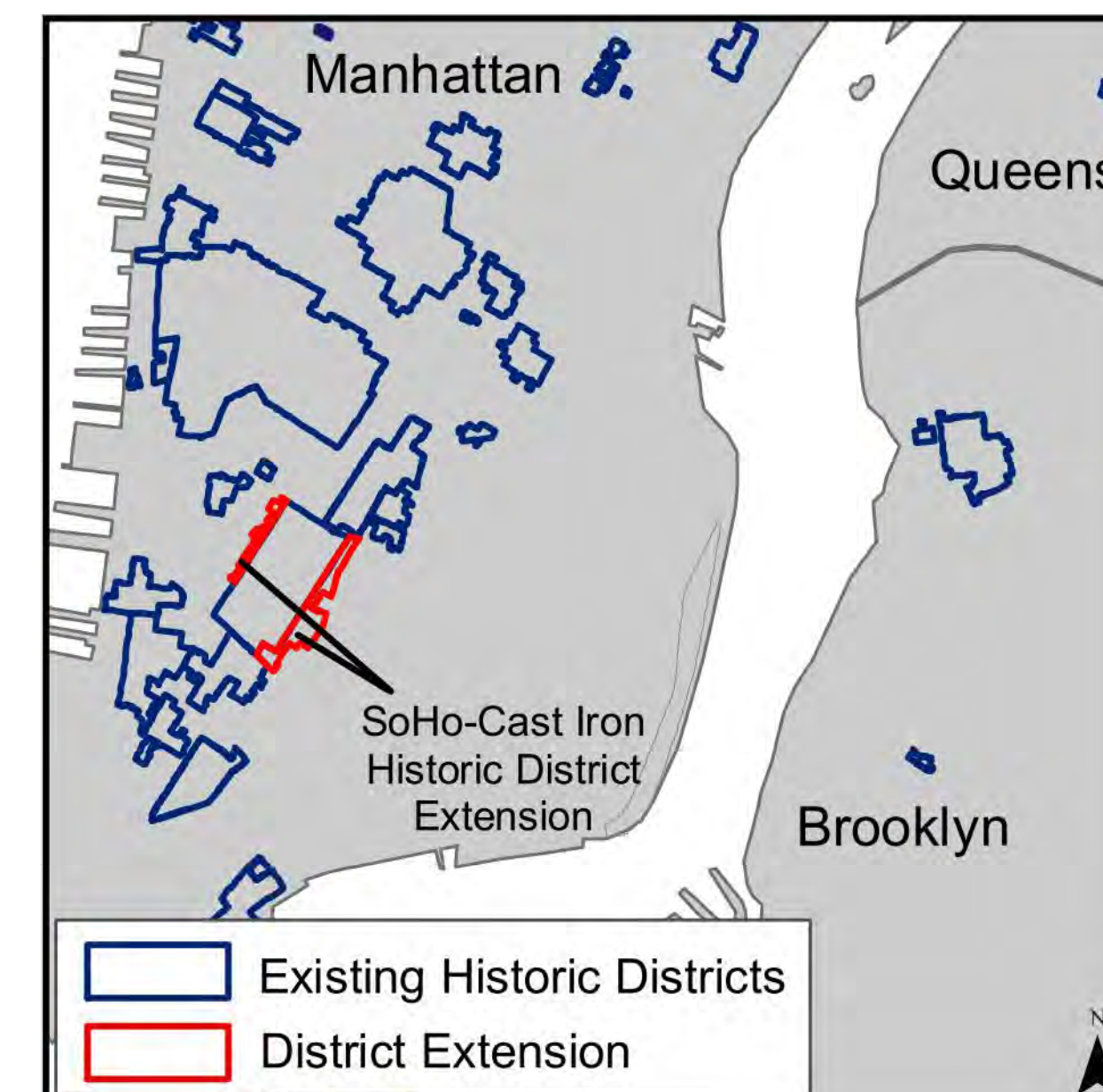
SoHo-Cast Iron Historic District Extension



SoHo-Cast Iron
Historic District Extension
Borough of Manhattan, NY
Landmarks Preservation Commission

Calendared: June 23, 2009
Public Hearing: October 27, 2009
Designated: May 11, 2010

Boundary of Existing Districts
 Boundary of District Extension
 Tax Map Lots, District Extension



NYC
Landmarks Preservation
Commission

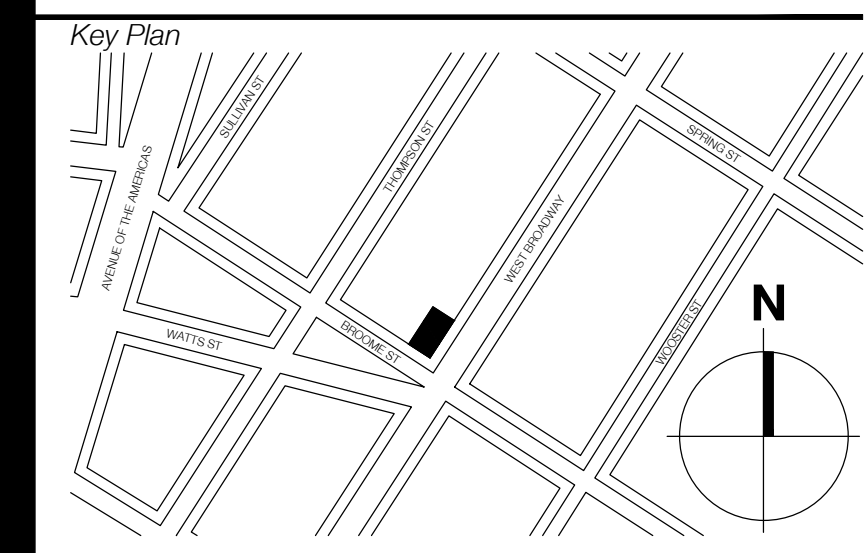
- FACADES FOR REFERENCE**
- ① 311 WEST BROADWAY
 - ② 350 WEST BROADWAY
 - ③ 378 WEST BROADWAY
 - ④ 429 WEST BROADWAY
 - ⑤ 11-19 WOSSTER STREET
 - ⑥ 433 BROADWAY
 - ⑦ 463 BROADWAY
 - ⑧ 501 BROADWAY
 - ⑨ 79 CROSBY STEET

Owner
CENTAUR PROPERTIES, INC.
609 Greenwich Street
New York, NY 10014
Telephone 212 308 4443 ext 105
Fax 212 308 8630

Architect
SBLM Architects
545 West 45th Street
New York, New York 10036
Telephone 212 995 5600
Fax 212 675 4228
www.sblm.com

Revisions / Issues

02.09.15	LANDMARKS PRESERVATION SUBMISSION
03.25.15	LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
374 West Broadway
New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

Job Number 014067.50
Drawing
EXISTING CONDITIONS OF 374 W. BROADWAY:
PHOTO KEY PLAN
Scale AS INDICATED
Drawing Date 10/20/2014

Drawing No.
LPC-030

Graphic Source: MapPLUTO, Edition 06C, 2006. Date: May 11, 2010. Author: JM.

1 PHOTO KEY PLAN: FACADES IN THE SoHo CAST-IRON DISTRICT & DISTRICT EXTENSIONS
SCALE: NOT TO SCALE



1 311 WEST BROADWAY FACADE
SCALE: NOT TO SCALE



2 350 WEST BROADWAY FACADE
SCALE: NOT TO SCALE



3 378 WEST BROADWAY FACADE
SCALE: NOT TO SCALE



4 429 WEST BROADWAY FACADE
SCALE: NOT TO SCALE



5 11-19 WOOSTER STREET FACADE
SCALE: NOT TO SCALE



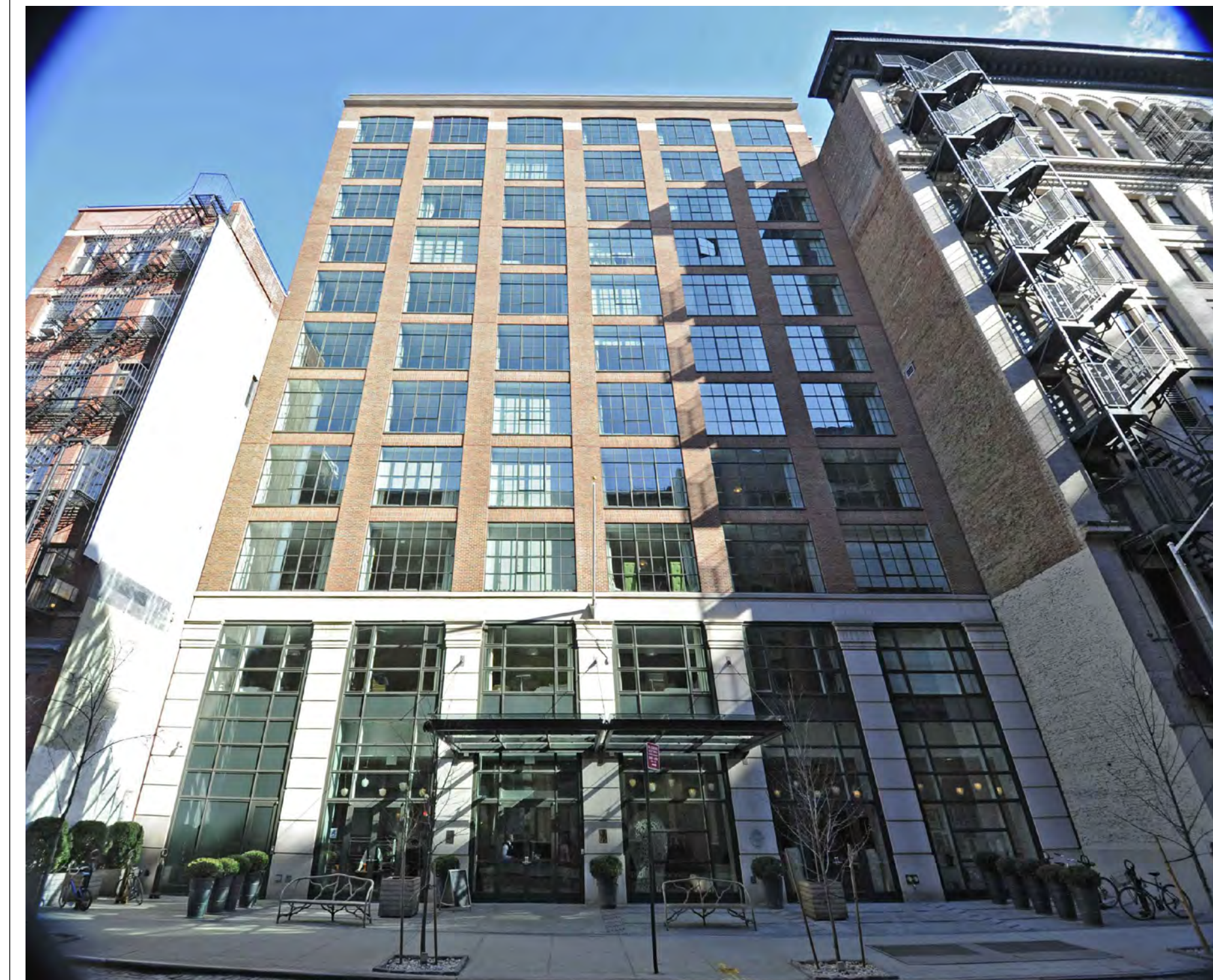
6 433 BROADWAY FACADE
SCALE: NOT TO SCALE



7 463 BROADWAY FACADE
SCALE: NOT TO SCALE



8 501 BROADWAY FACADE
SCALE: NOT TO SCALE

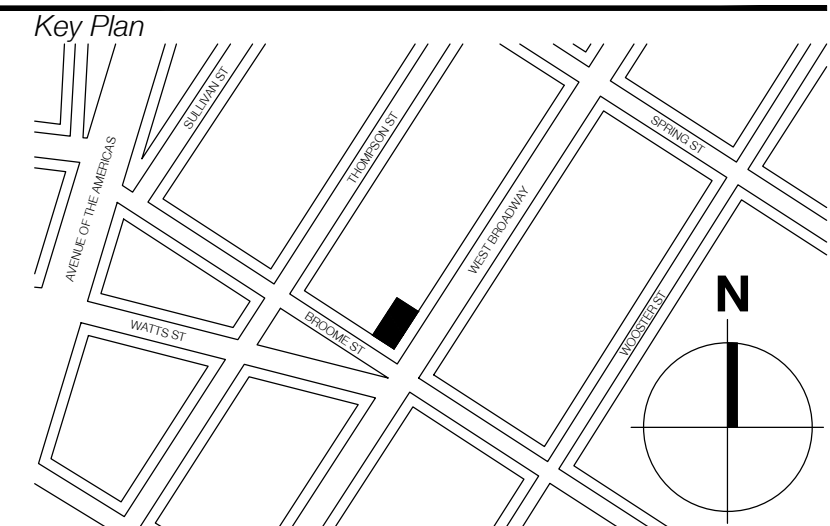


9 79 CROSBY STREET FACADE
SCALE: NOT TO SCALE

Owner
CENTAUR PROPERTIES, INC.
609 Greenwich Street
New York, NY 10014
Telephone 212 308 4443 ext 105
Fax 212 308 8630

Architect
SBLM Architects
545 West 45th Street
New York, New York 10036
Telephone 212 995 5600
Fax 212 675 4228
www.sblm.com

Revisions / Issues
02.09.15 LANDMARKS PRESERVATION SUBMISSION
03.25.15 LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
374 West Broadway
New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

Job Number **014067.50**

Drawing
**EXISTING CONDITIONS OF 374 W. BROADWAY:
PHOTO KEY PLAN REFERENCE FACADES**
Scale **AS INDICATED**
Drawing Date **10/20/2014**

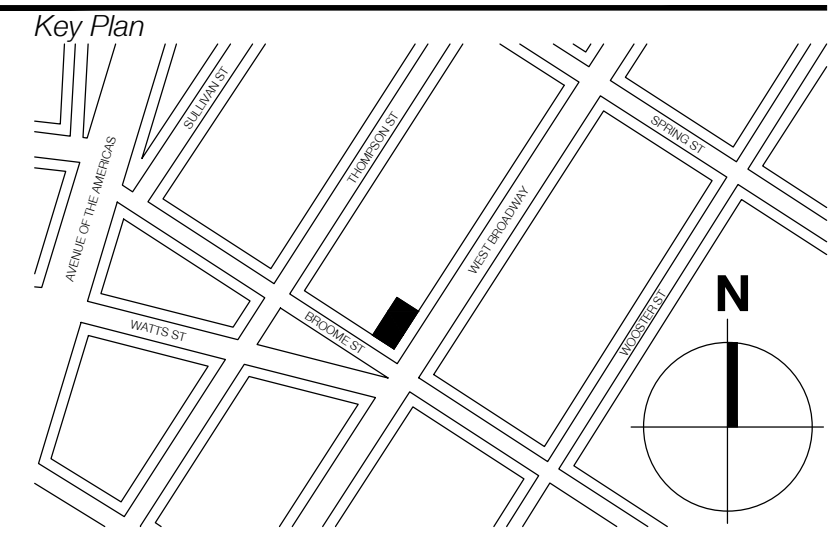
Drawing No.

LPC-031

Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues
 02.09.15 LANDMARKS PRESERVATION SUBMISSION
 03.25.15 LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

Job Number **014067.50**
 Drawing

DEMOLITION PLANS & ELEVATIONS

Scale **AS INDICATED**
 Drawing Date **10/20/2014**

Drawing No.

DM-100

- COORDINATE ALL DEMOLITION & REMOVALS WITH NEW WORK. REMOVE ALL ITEMS AS REQUIRED. FOR NEW WORK INSTALLATION WHETHER INDICATED OR NOT.
- THE CONTRACTOR SHALL VISIT THE SITE AND MAKE HIS OWN ASSESSMENT OF THE EXTENT OF DEMOLITION WORK AS REQUIRED TO INSTALL NEW WORK. THE CONTRACTOR SHALL FIELD VERIFY EXISTING CONDITIONS AND BE RESPONSIBLE FOR SAME.
- ALL SELECTIVE DEMOLITION AND REMOVAL SHALL BE PERFORMED IN ACCORDANCE WITH ALL FEDERAL, STATE, AND LOCAL LAWS, GUIDELINES, REGULATIONS, ORDERS, AND DIRECTIVES. INCLUDING, WITHOUT LIMITATION, UNITED STATES ENVIRONMENTAL PROTECTION AGENCY (EPA) AND UNITED STATES DEPARTMENT OF LABOR (DOL), NATIONAL INSTITUTE OF OCCUPATIONAL SAFETY AND HEALTH (OSHA).
- CONTRACTOR SHALL PROVIDE TEMPORARY WATERTIGHT PROTECTION AT ALL EXTERIOR ENVELOPE REMOVALS INCLUDING ROOF OPENINGS DURING THE COURSE OF WORK.
- ALL DEBRIS TO BE REMOVED FROM SITE AND DISPOSED OF IN ACCORDANCE WITH STATE & LOCAL LAWS AND ORDINANCES.
- CONTRACTOR SHALL BE RESPONSIBLE FOR ALL TEMPORARY SITE FENCING AND BUILDING ENCLOSURES. TO BE FILED UNDER A SEPARATE APPLICATION.
- CONTRACTOR TO REMOVE AND TERMINATE BACK AT ELECTRICAL PANEL - ALL LIGHTING, POWER, AND ASSOCIATED COMPONENTS.

NOTE:
 CONTRACTOR SHALL VISIT THE SITE, EXAMINE CAREFULLY THE AREAS AFFECTED BY THIS WORK TO BECOME FAMILIAR WITH EXISTING CONDITIONS, COMPLY WITH LANDLORD'S REQUIREMENTS AND WITH DIFFICULTIES THAT WILL ATTEND THE EXECUTION OF WORK. SUBMISSION OF A PROPOSAL WILL BE CONSTRUED AS EVIDENCE THAT ABOVE HAS BEEN INCLUDED IN BIDS AND LATER CLAIMS WILL NOT BE RECOGNIZED FOR EXTRA LABOR, EQUIPMENT OR MATERIALS BECAUSE OF DIFFICULTIES, ENCOUNTERED WHICH COULD HAVE BEEN FORESEEN HAD SUCH AN EXAMINATION AND OR CAREFUL INVESTIGATION BEEN MADE.

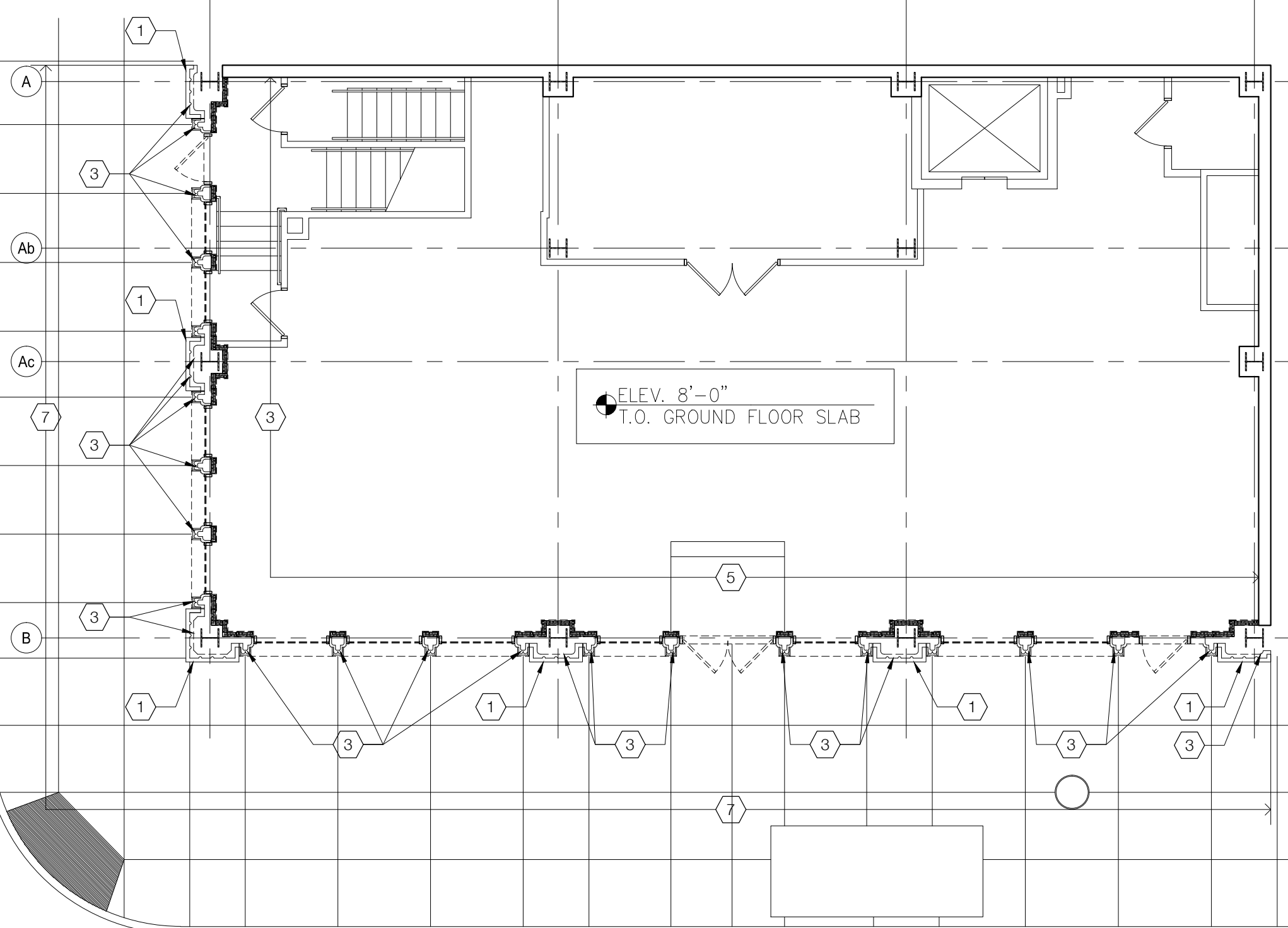
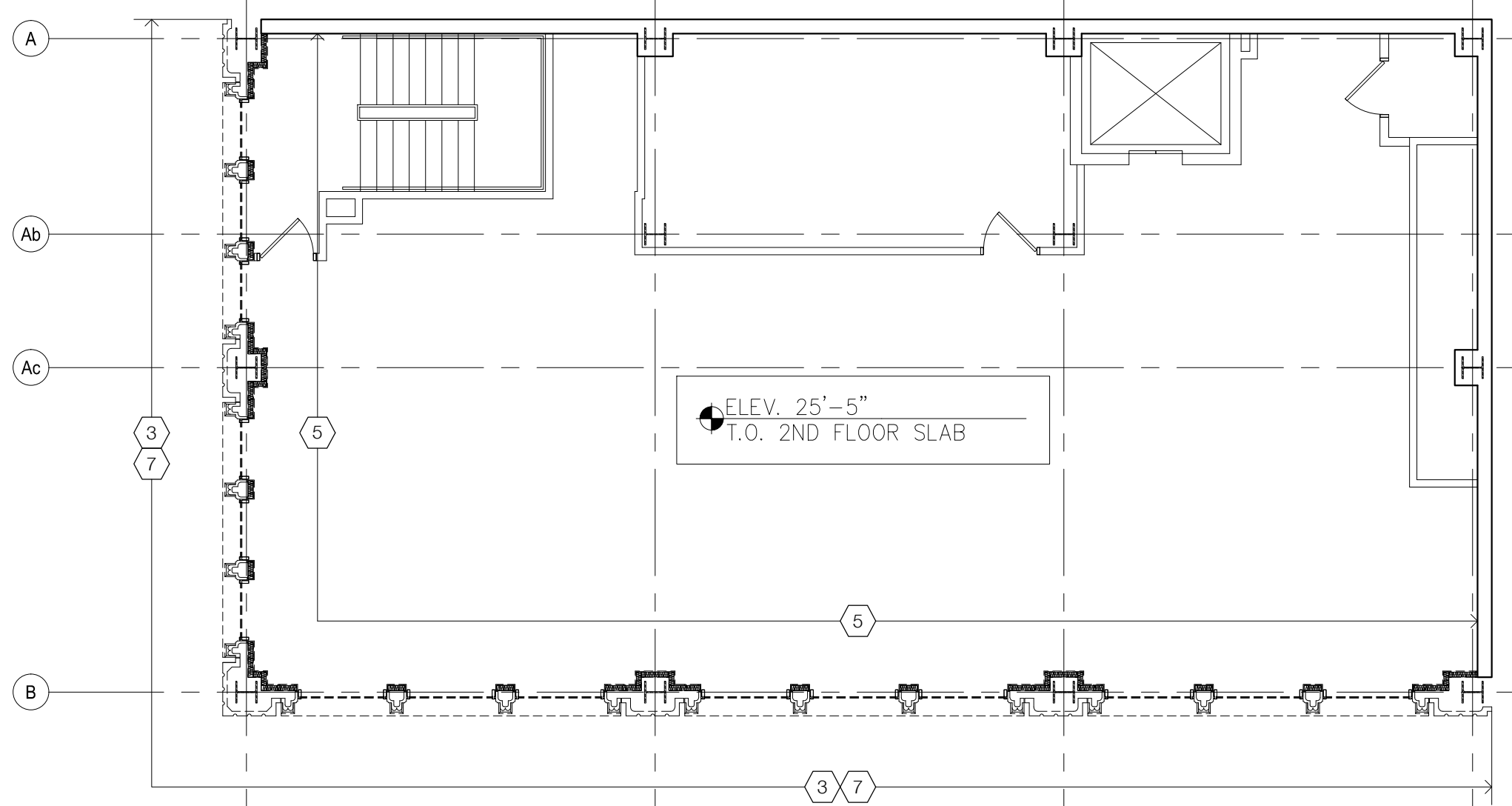
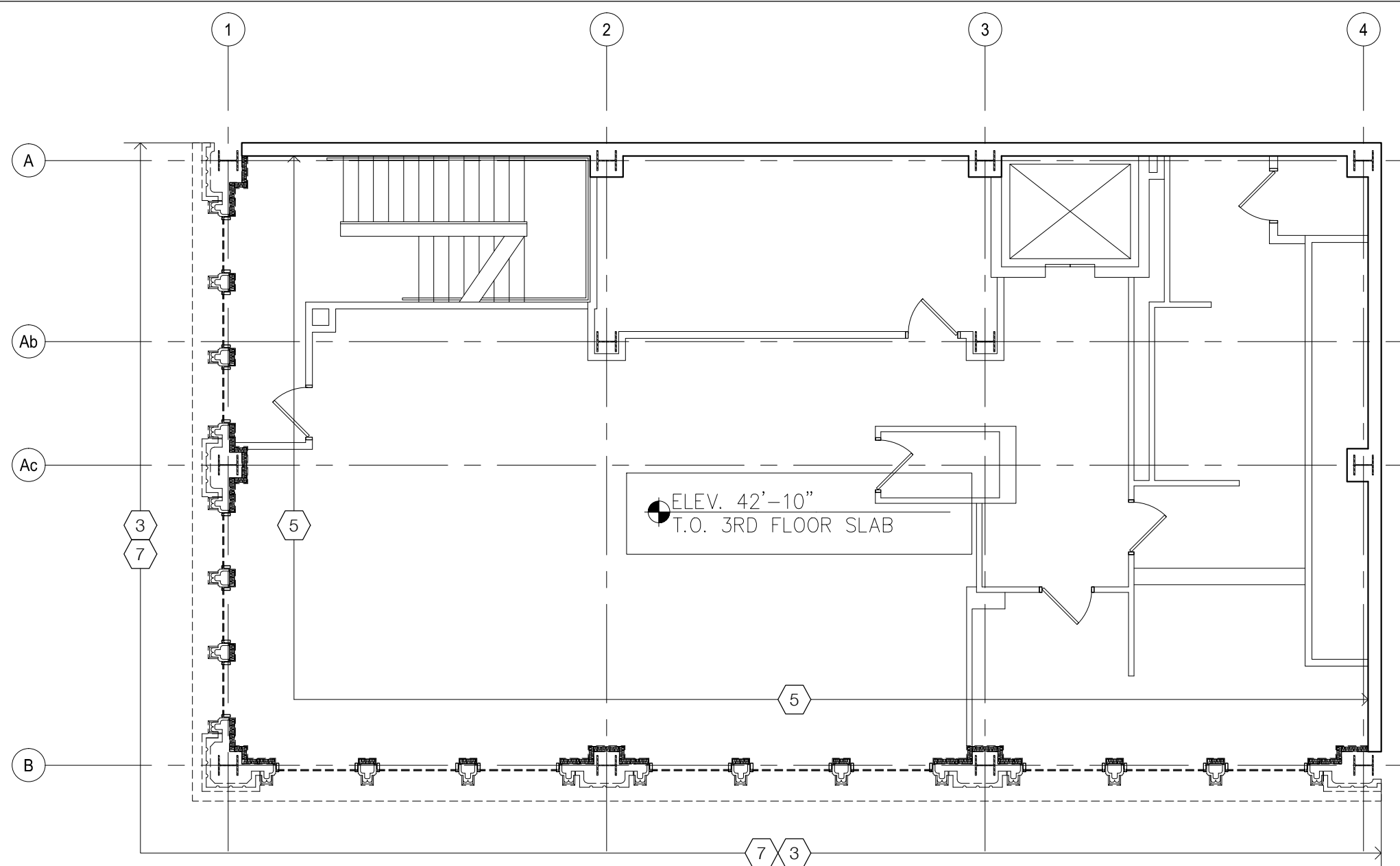
4 DEMOLITION GENERAL NOTES

SCALE: NOT TO SCALE

- EXISTING LIMESTONE BASE TO REMAIN.
- EXISTING GLASS FIBER REINFORCED CONCRETE (GFRC) CORNICE PANEL TO REMAIN.
- REMOVE GLASS FIBER REINFORCED CONCRETE (GFRC) PANELS, ASSOCIATED SUPPORTS TO REMAIN, TO BE MODIFIED FOR PROPOSED WHERE NECESSARY.
- REMOVE EXTERIOR SIGNAGE / BANNER MOUNTS.
- REMOVE INTERIOR PARTITION WALL & FRAMING WHERE FACADE IS BEING DEMOLISHED.
- REMOVE EXTERIOR LIGHT FIXTURE & ASSOCIATED COMPONENTS. TERMINATE BACK TO EXISTING ELECTRICAL PANEL.
- REMOVE EXISTING STOREFRONT IN ITS ENTIRETY INCLUDING DOORS, DOOR FRAMES, DOOR HARDWARE, GLAZING, & ALL ASSOCIATED COMPONENTS.
- SIAMESE CONNECTION TO BE RELOCATED (REFER TO SHEET LPC-050 FOR NEW LOCATION) AND MUST REMAIN OPERATIONAL AT ALL TIMES. MAINTAIN CLEAR AREA FOR THE FIRE DEPARTMENT OF NEW YORK (FDNY).
- EXISTING HOSE BIB, DEP SENSOR BOX, & VENT TO REMAIN AND OPERATIONAL AT ALL TIMES.

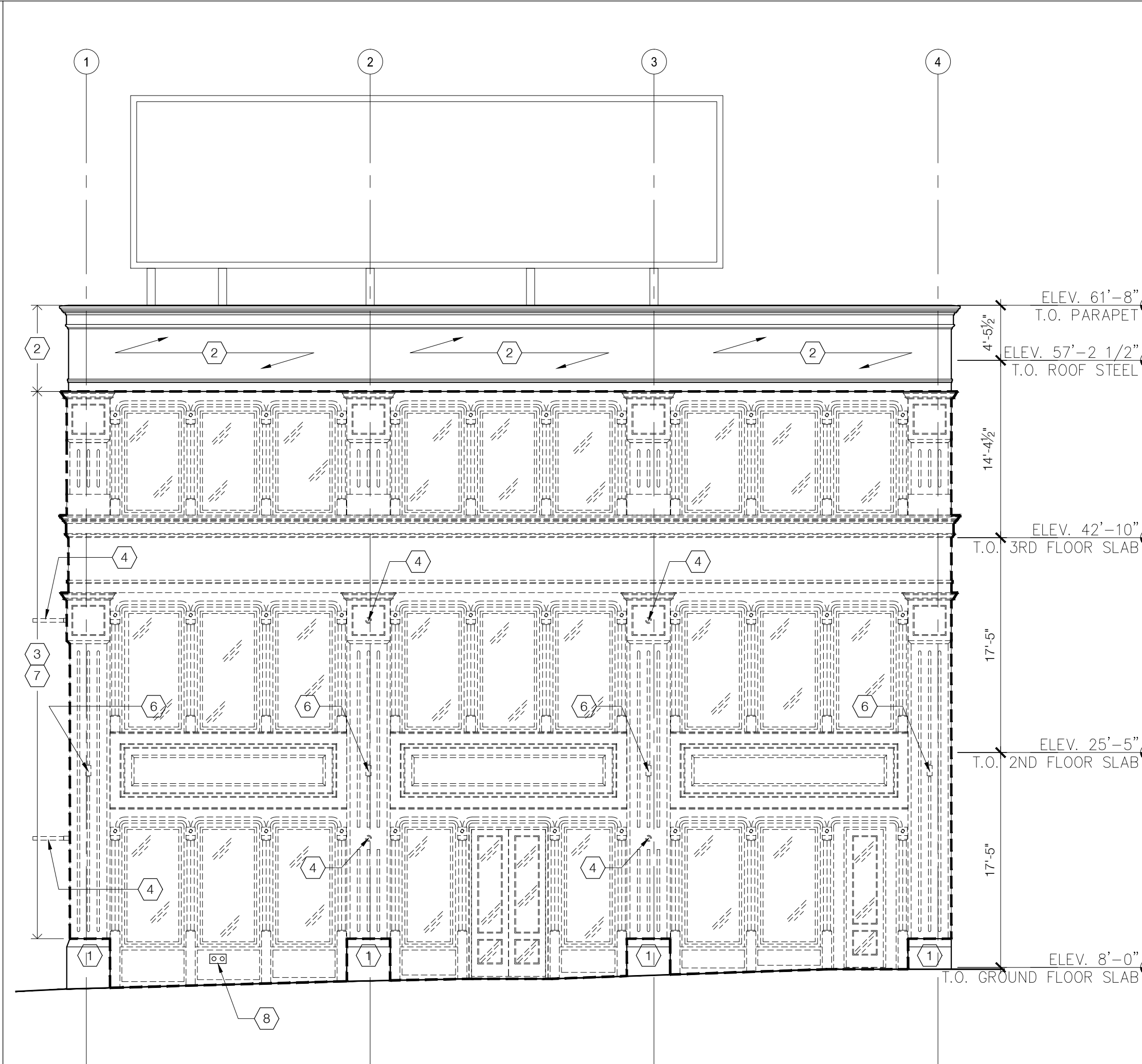
5 DEMOLITION KEY NOTES

SCALE: NOT TO SCALE



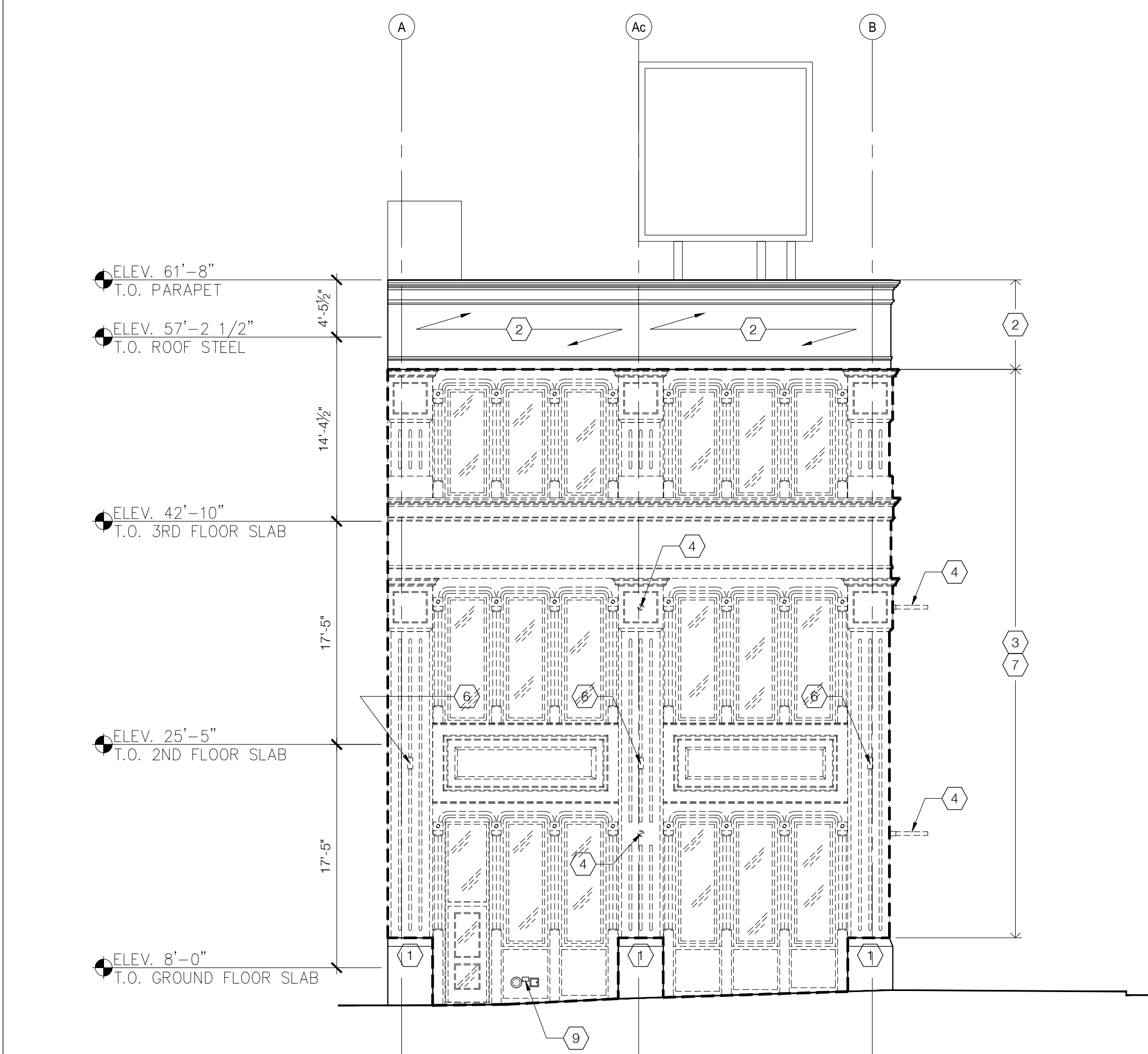
1 DEMOLITION PLANS

SCALE: 1/8" = 1'-0"



2 DEMOLITION @ WEST BROADWAY ELEVATION

SCALE: 1/8" = 1'-0"



3 DEMOLITION @ BROOME STREET ELEVATION

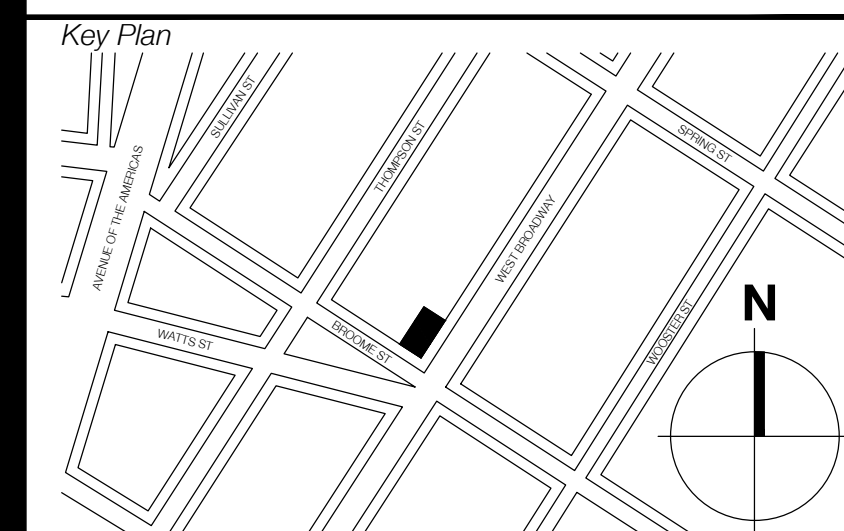
SCALE: 1/8" = 1'-0"

Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues

02.09.15	LANDMARKS PRESERVATION SUBMISSION
03.25.15	LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

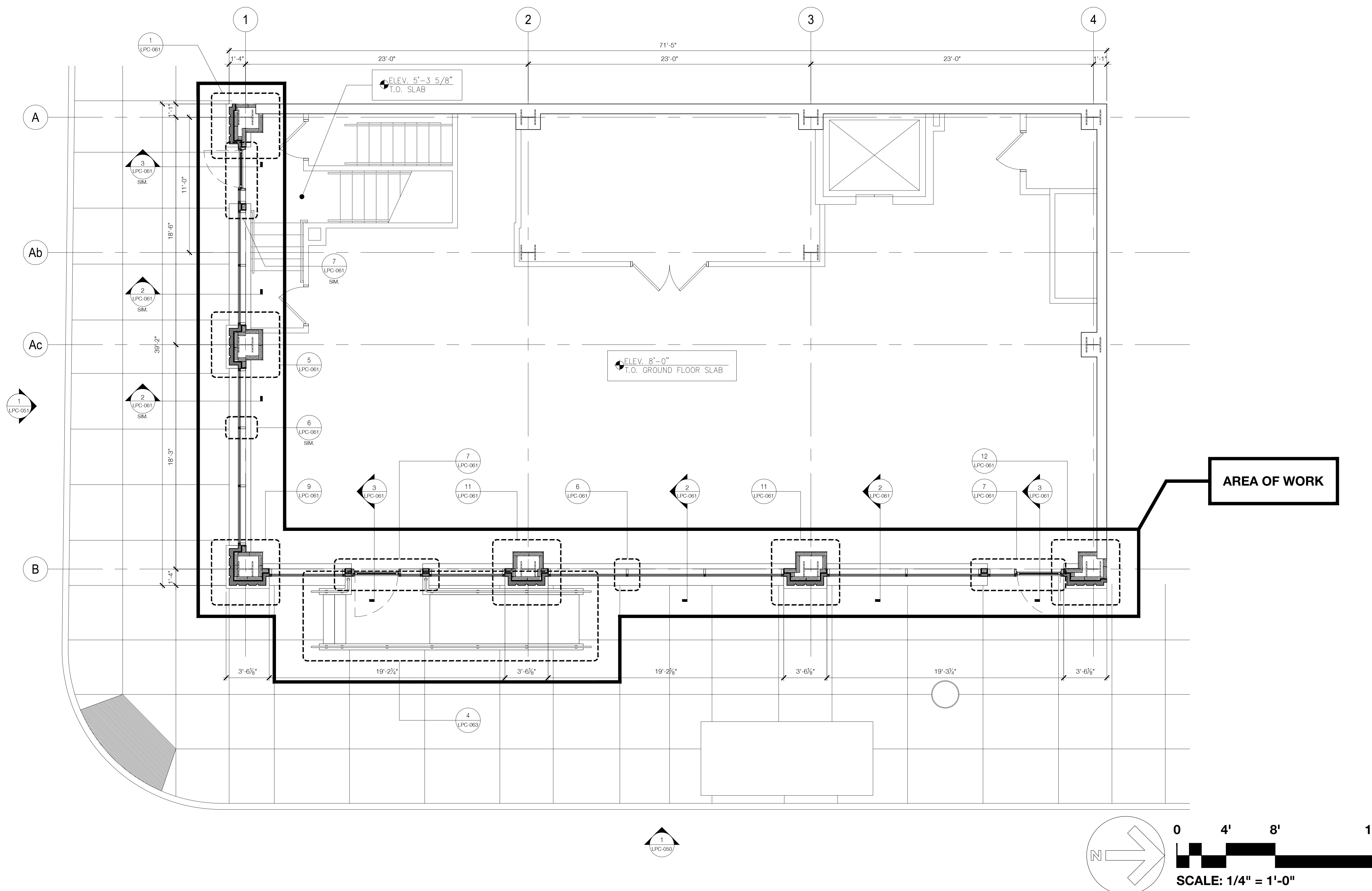
Job Number **014067.50**
Drawing

PROPOSED PLAN - 1ST FLOOR

Scale **AS INDICATED**
Drawing Date **10/20/2014**

Drawing No.

LPC-040



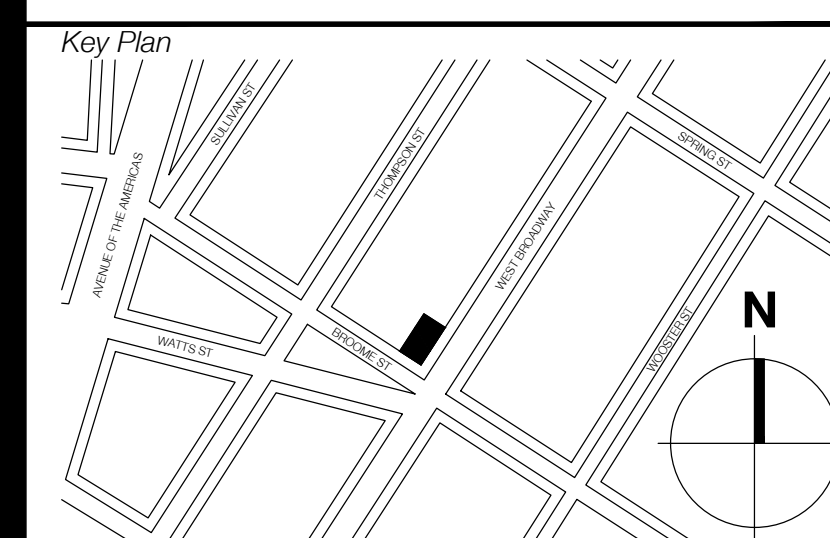
1 PROPOSED PLAN - FIRST FLOOR
 SCALE: 1/4" = 1'-0"

Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues

02.09.15	LANDMARKS PRESERVATION SUBMISSION
03.25.15	LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

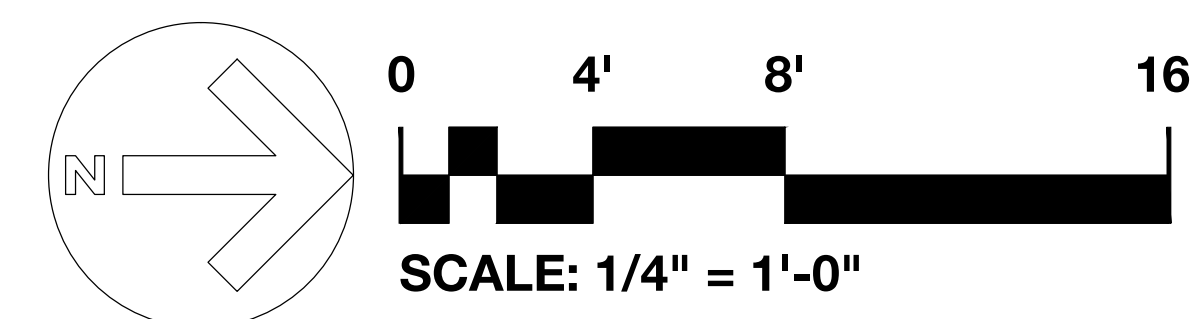
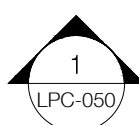
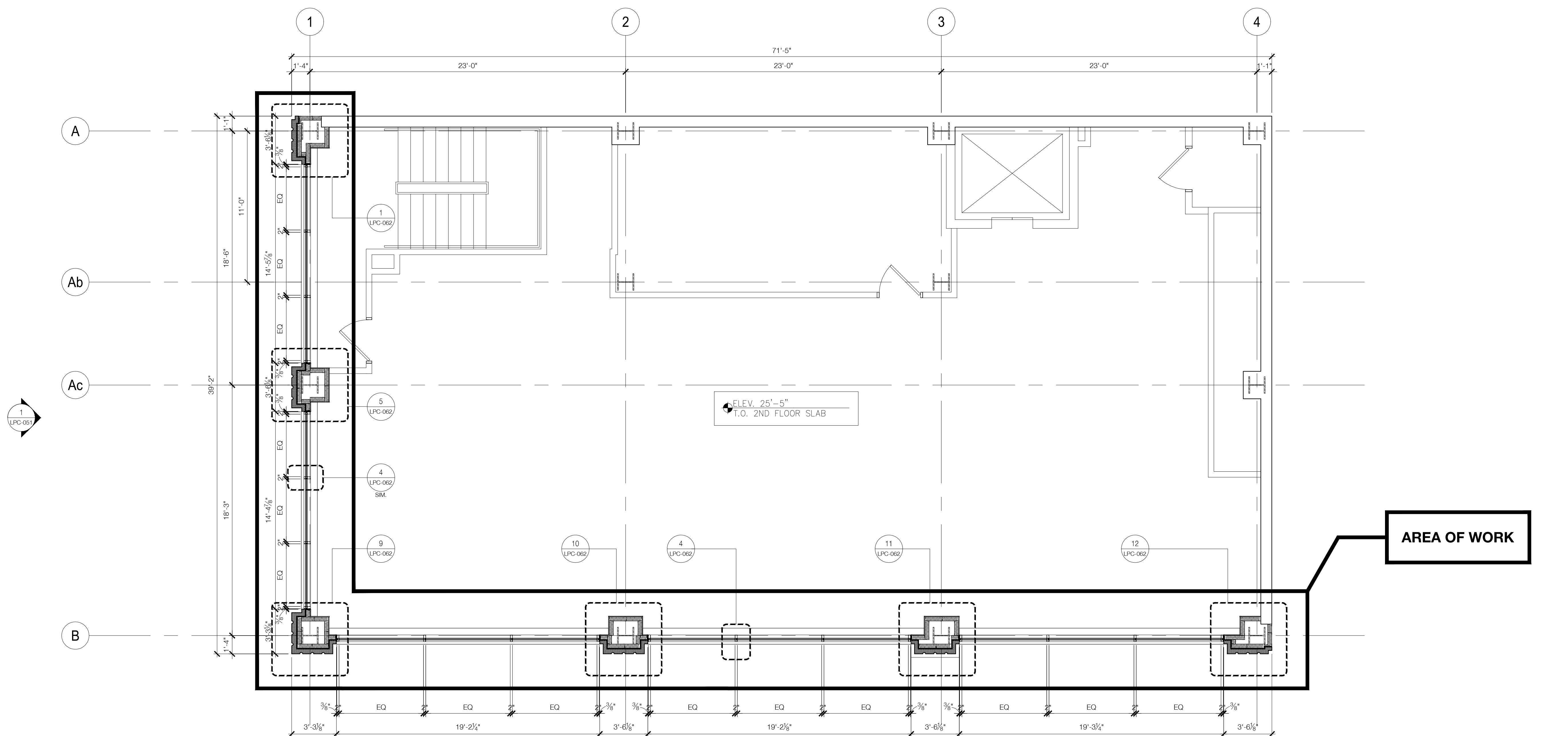
Job Number **014067.50**
Drawing

PROPOSED PLAN - 2ND FLOOR

Scale **AS INDICATED**
Drawing Date **10/20/2014**

Drawing No.

LPC-041

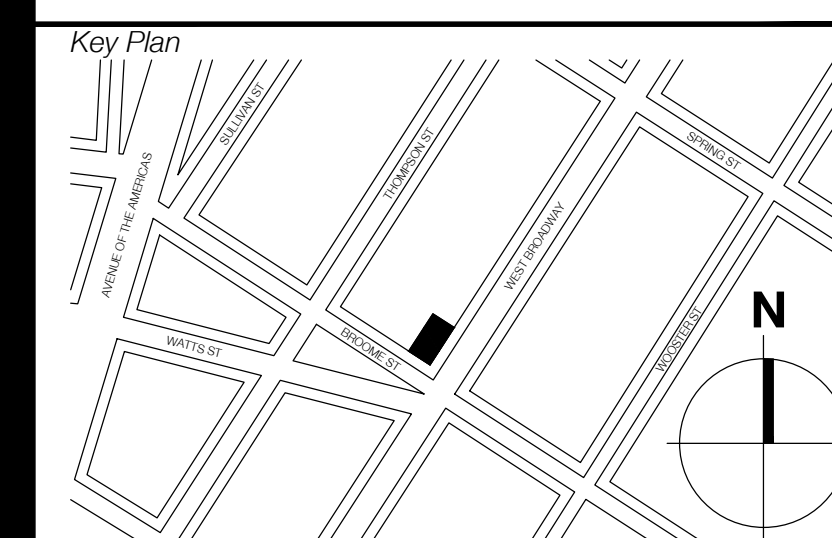


Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues

02.09.15	LANDMARKS PRESERVATION SUBMISSION
03.25.15	LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

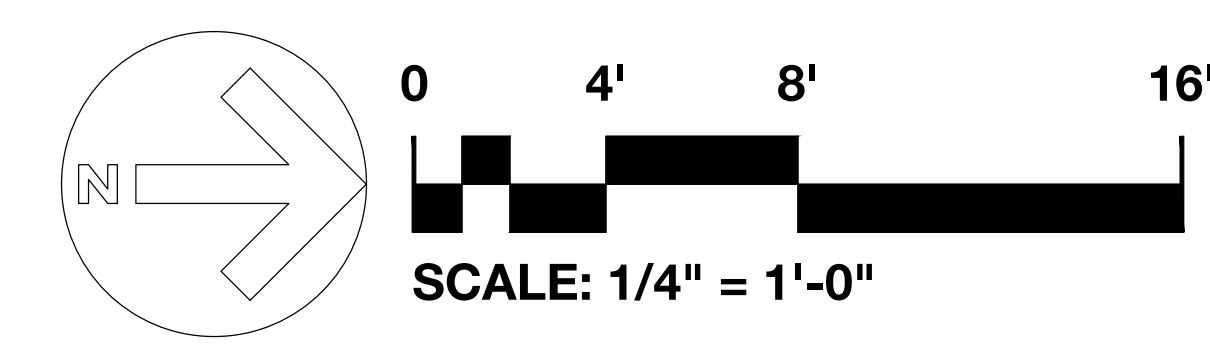
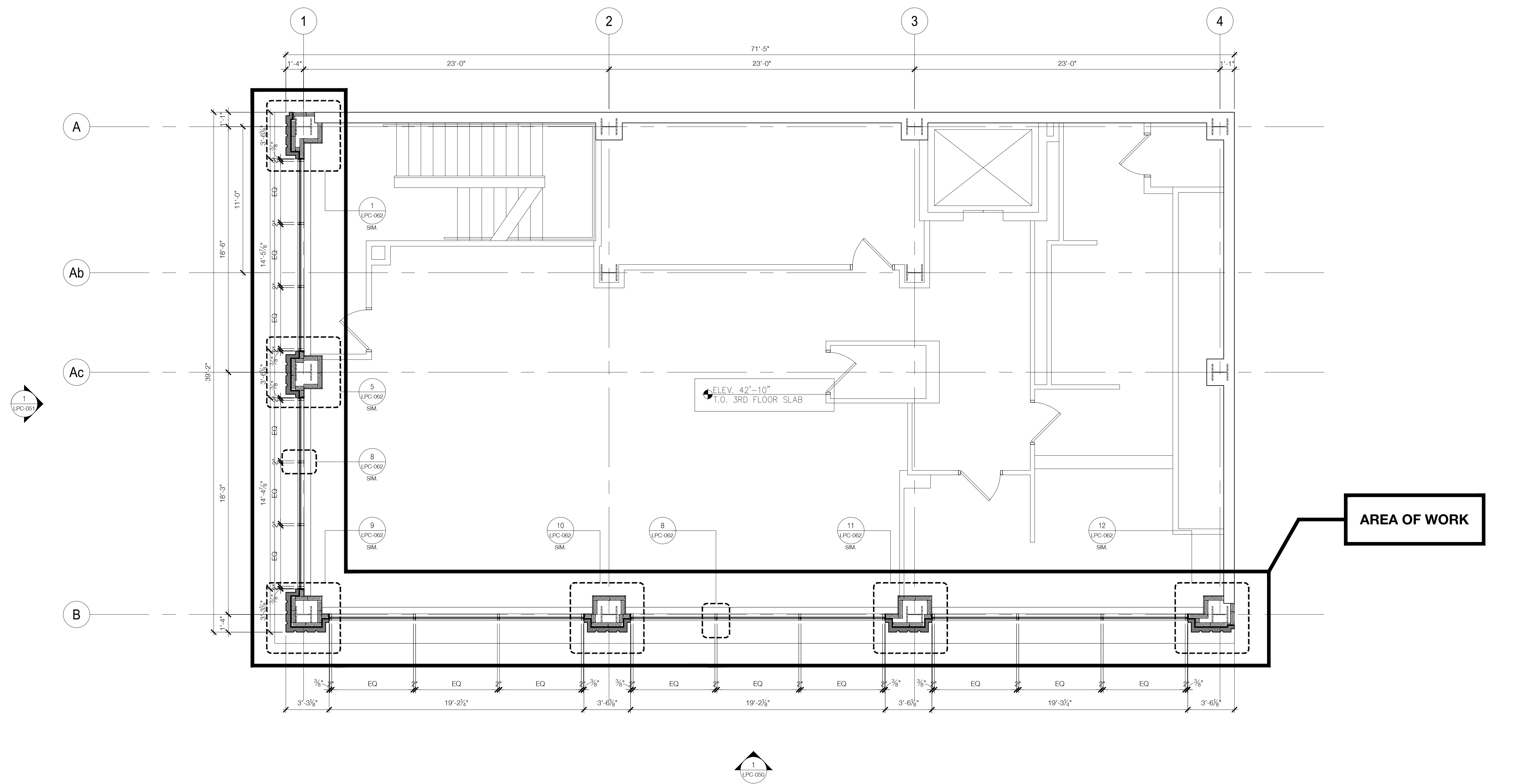
Job Number **014067.50**
Drawing

PROPOSED PLAN - 3RD FLOOR

Scale **AS INDICATED**
Drawing Date **10/20/2014**

Drawing No.

LPC-042

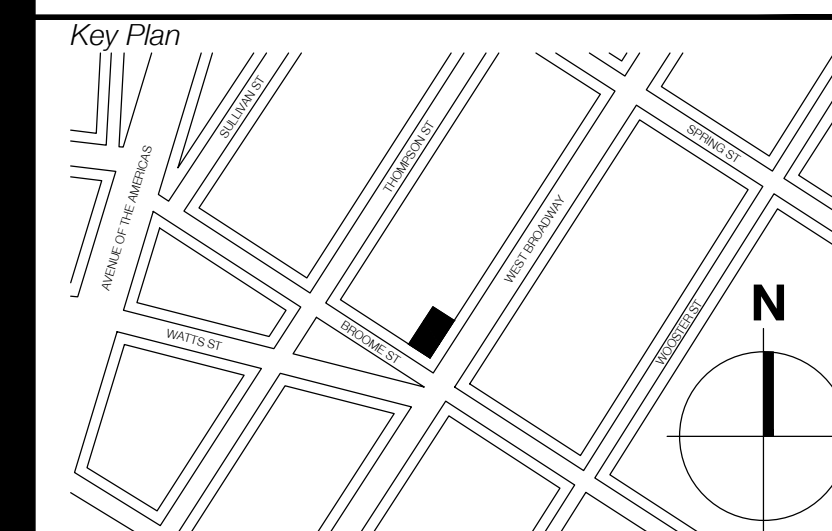


Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues

02.09.15	LANDMARKS PRESERVATION SUBMISSION
03.25.15	LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

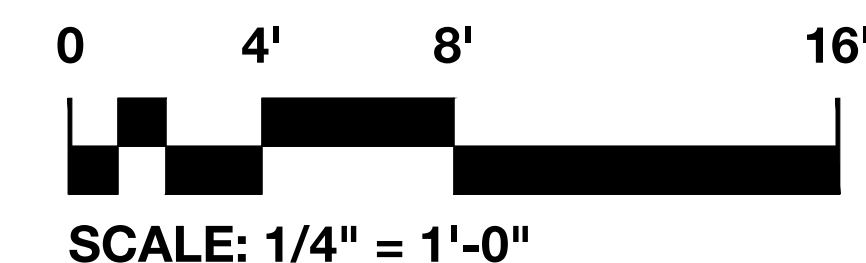
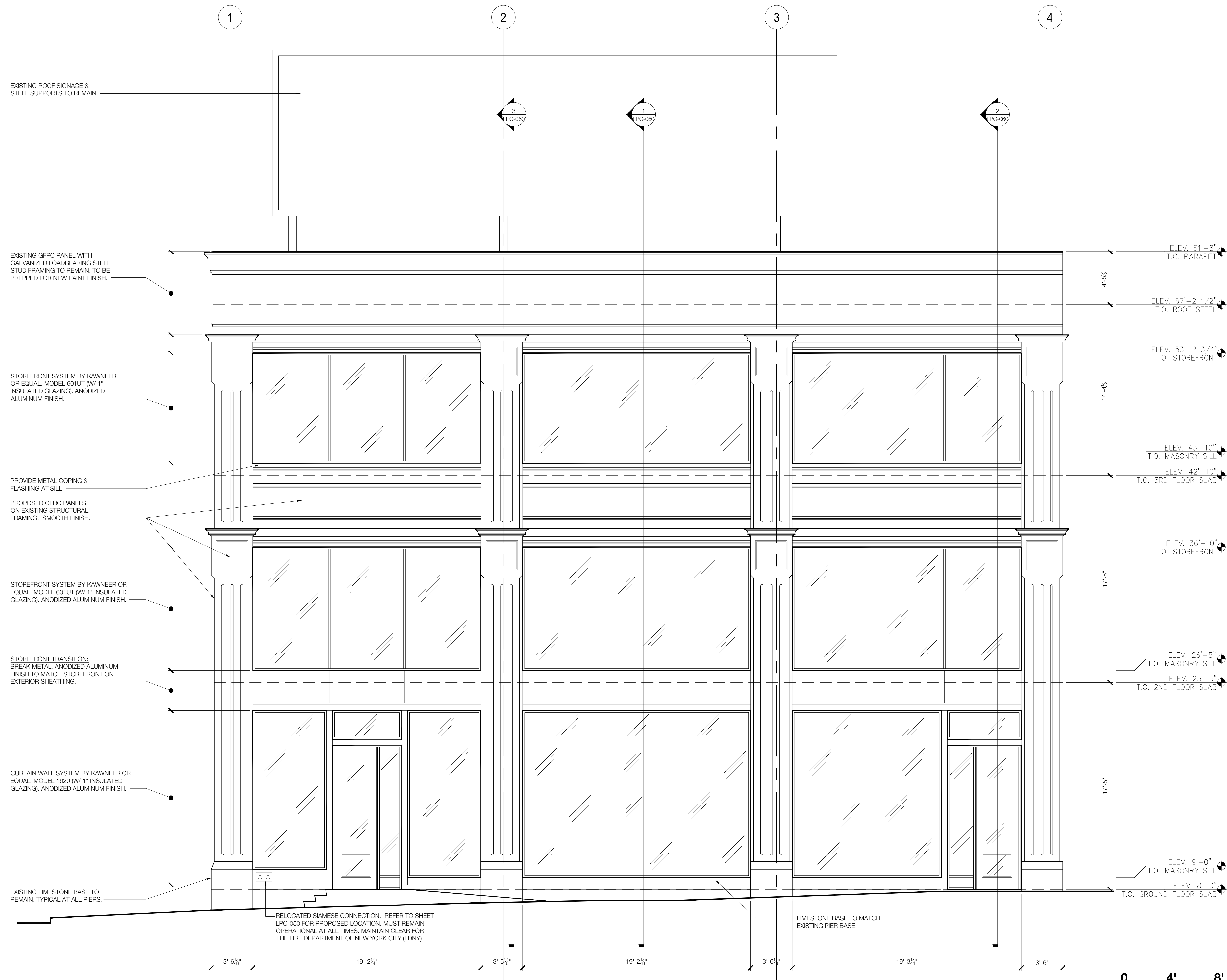
Job Number 014067.50
Drawing

PROPOSED WEST BROADWAY FACADE

Scale AS INDICATED
Drawing Date 10/20/2014

Drawing No.

LPC-050

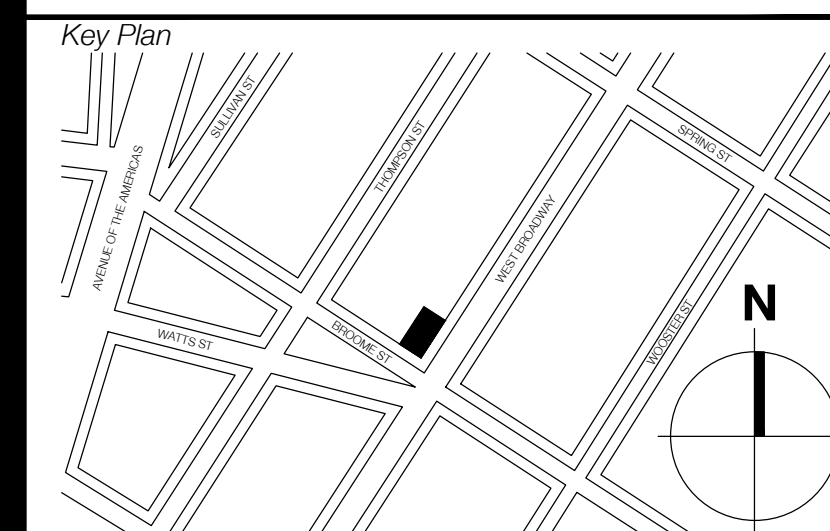


Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues

02.09.15	LANDMARKS PRESERVATION SUBMISSION
03.25.15	LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

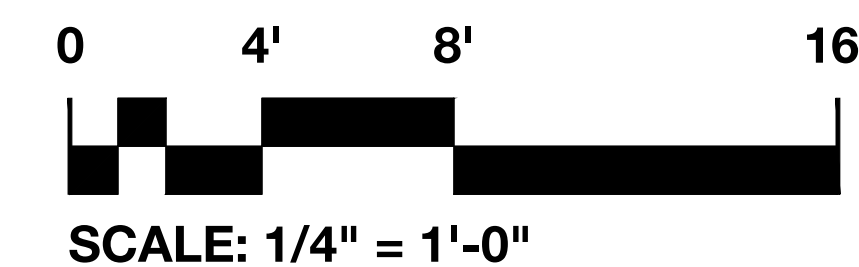
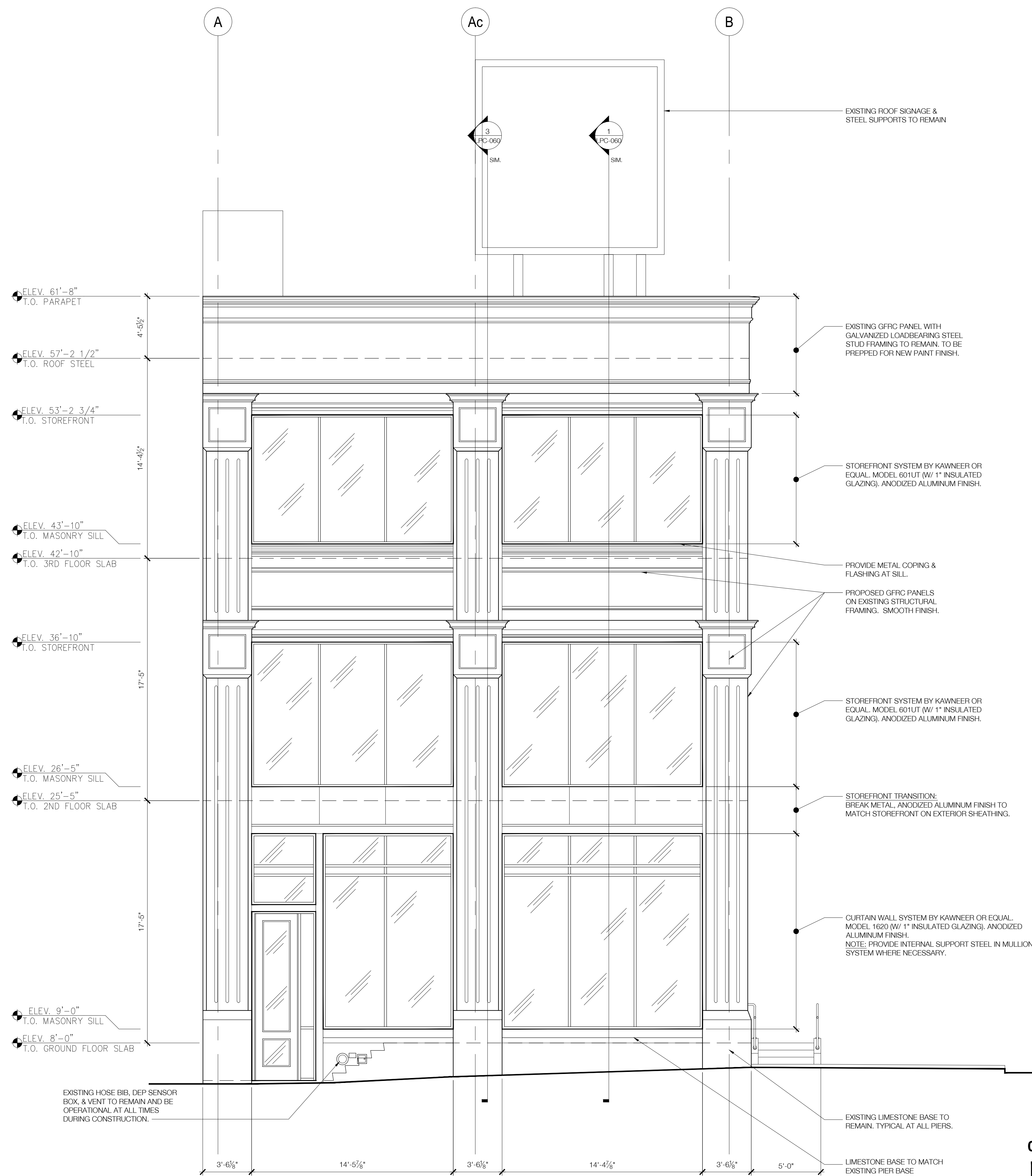
Job Number 014067.50
Drawing

PROPOSED BROOME ST. FACADE

Scale AS INDICATED
Drawing Date 10/20/2014

Drawing No.

LPC-051

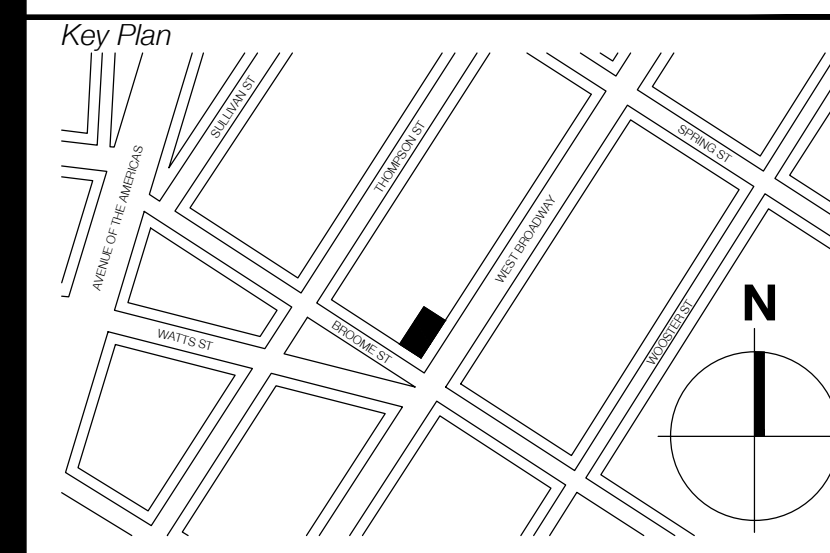


Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues

02.09.15	LANDMARKS PRESERVATION SUBMISSION
03.25.15	LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

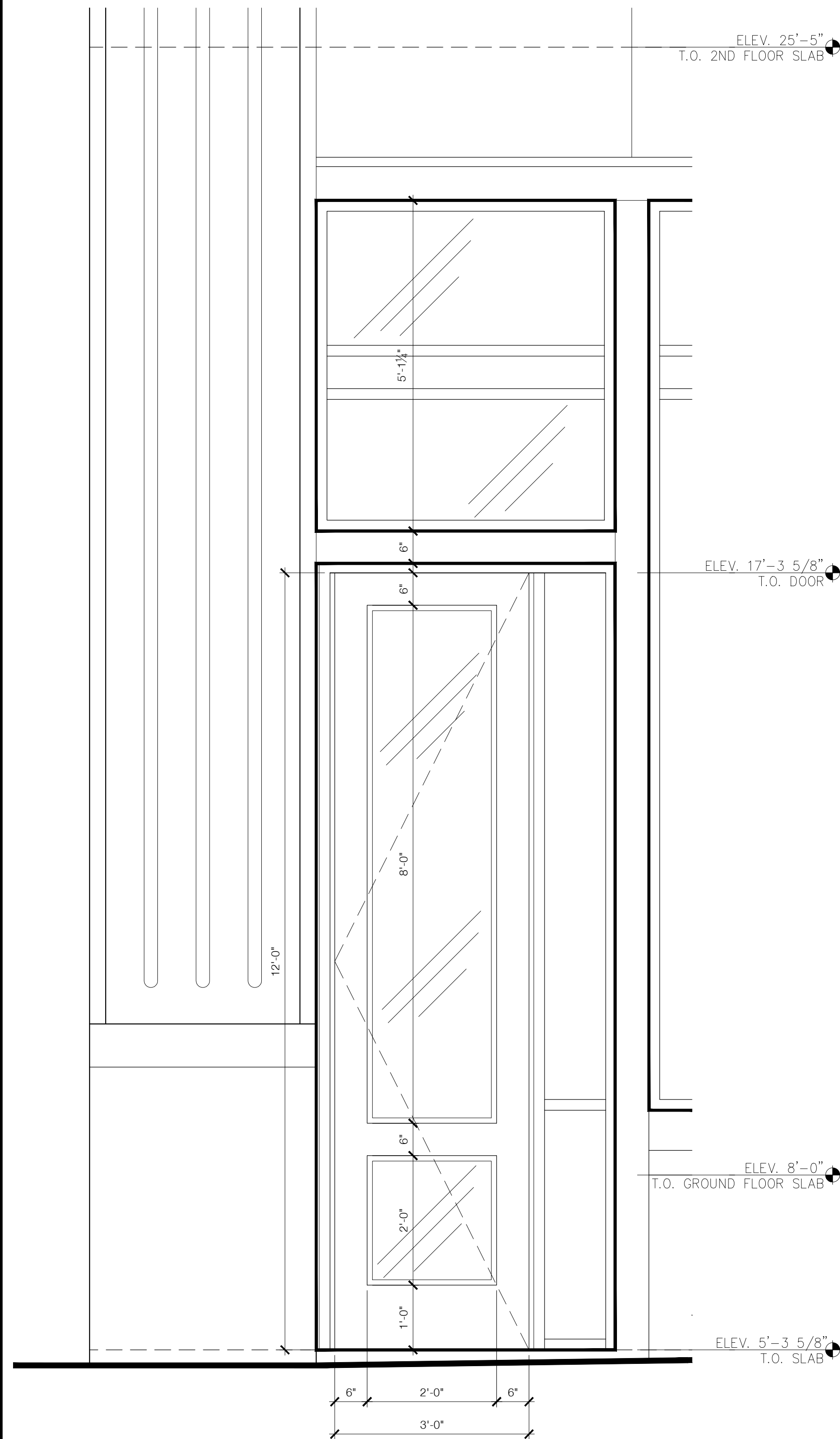
Job Number 014067.50
Drawing

PROPOSED PART ELEVATIONS

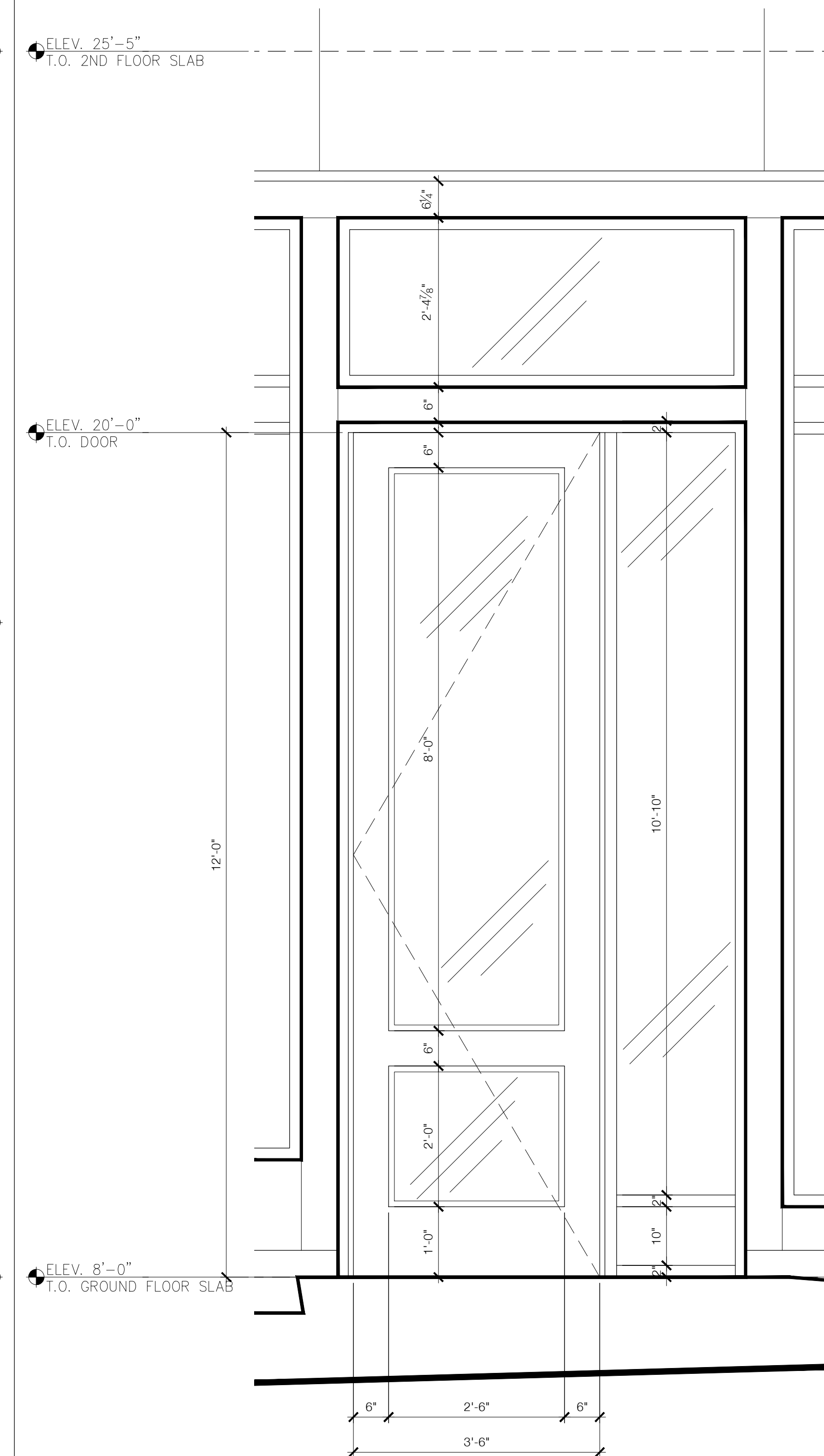
Scale AS INDICATED
Drawing Date 10/20/2014

Drawing No.

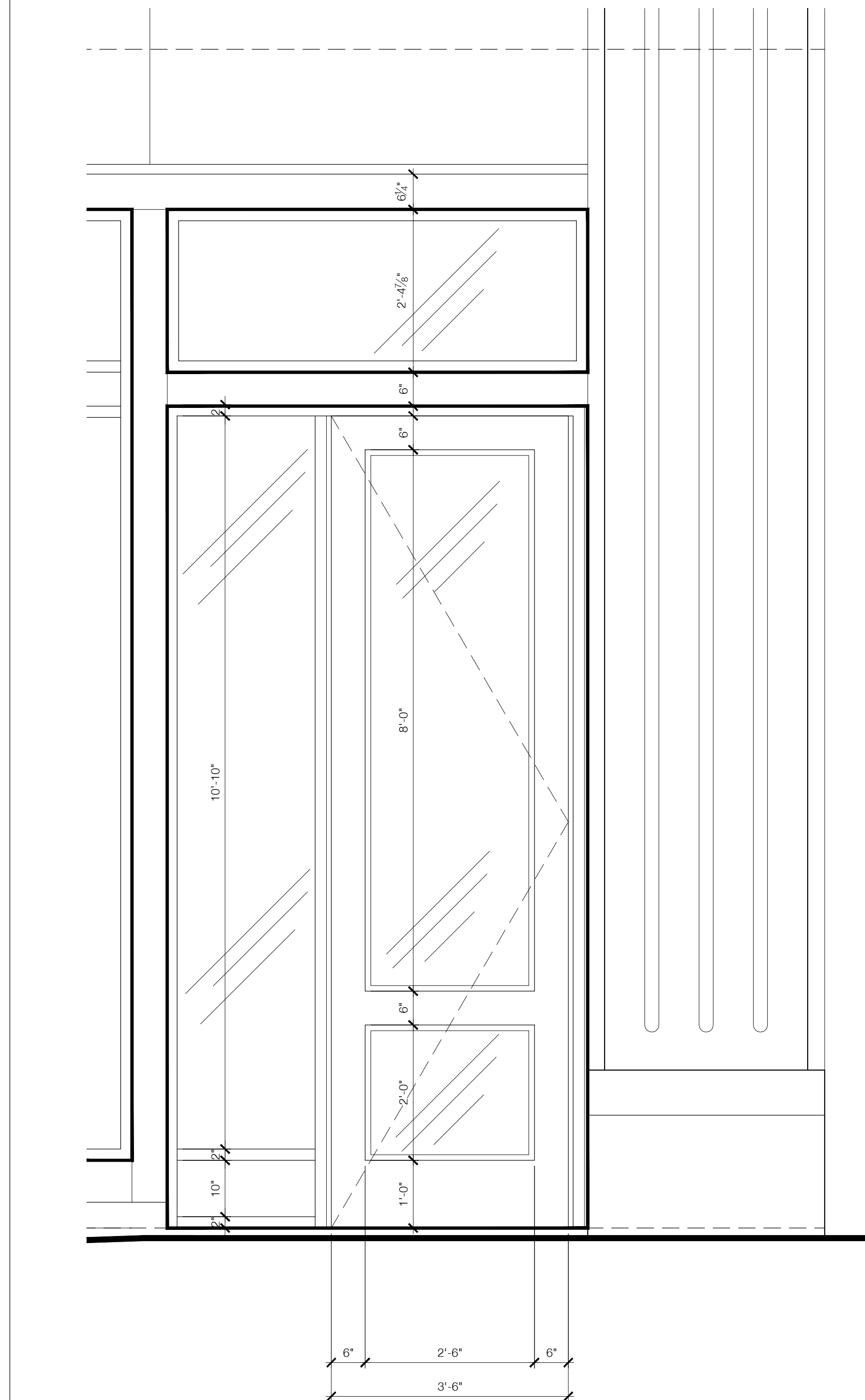
LPC-052



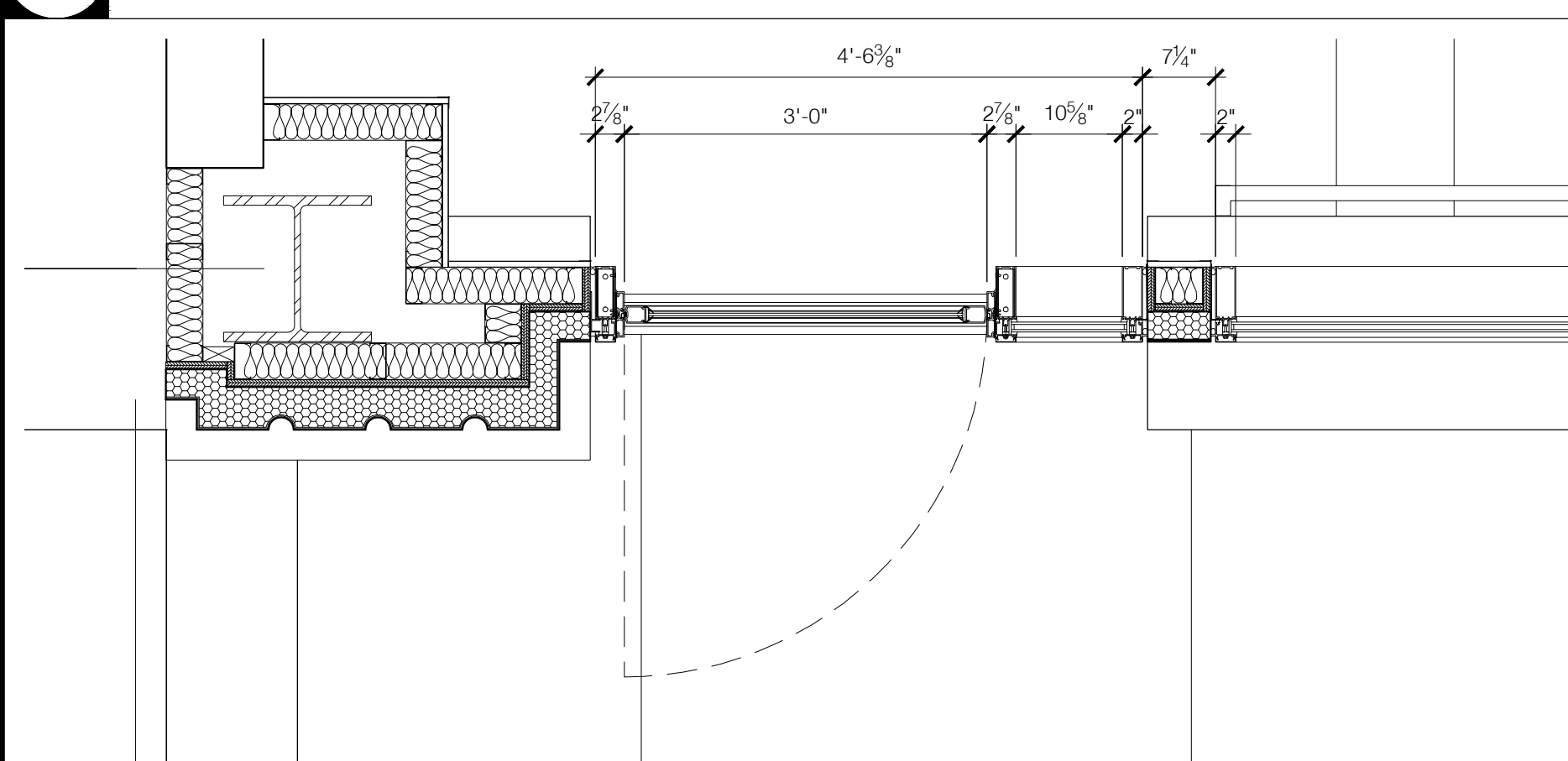
1 PROPOSED PART ELEVATION @ BROOME ST. EGRESS DOOR
 SCALE: 3/4" = 1'-0"



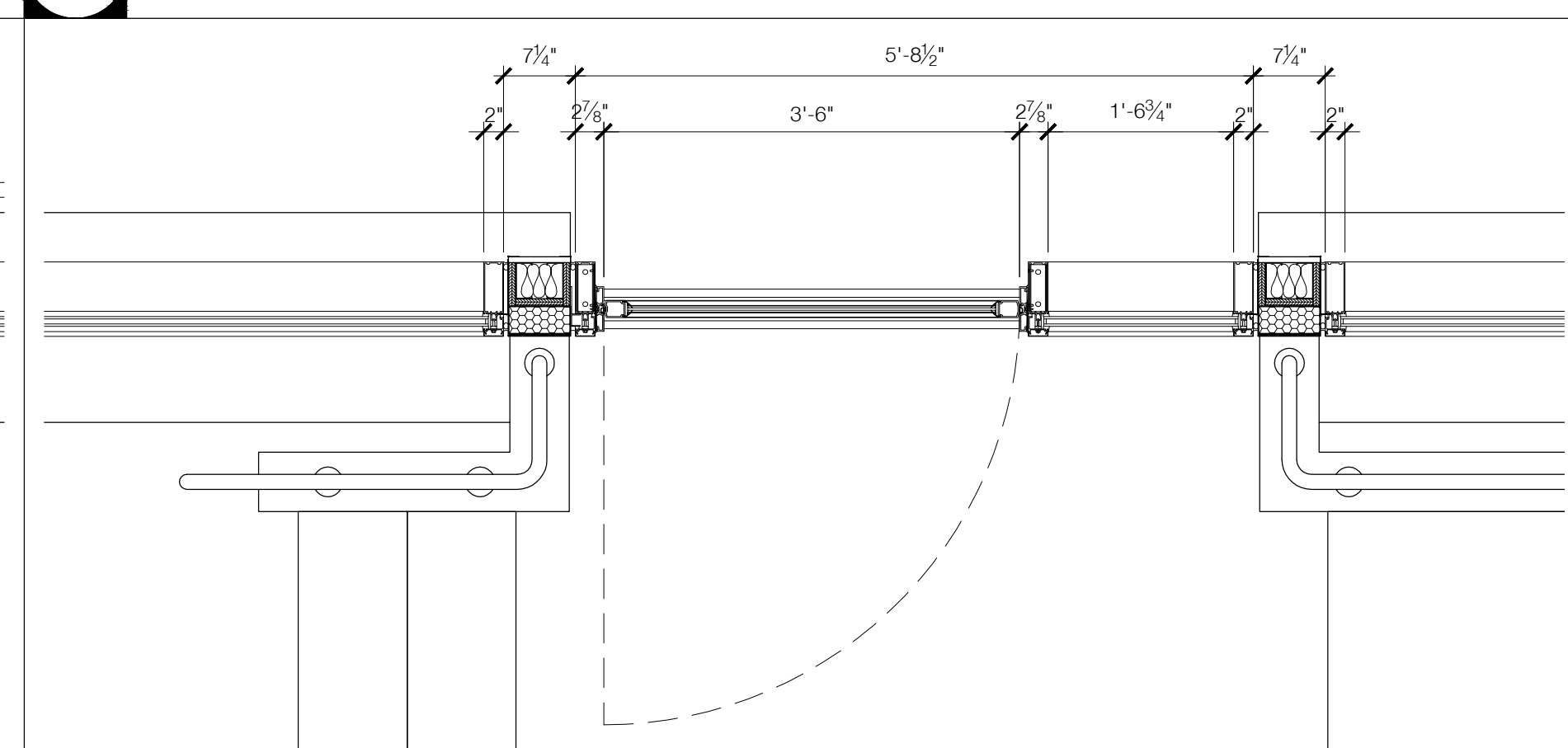
2 PROPOSED PART ELEVATION @ ENTRY DOOR
 SCALE: 3/4" = 1'-0"



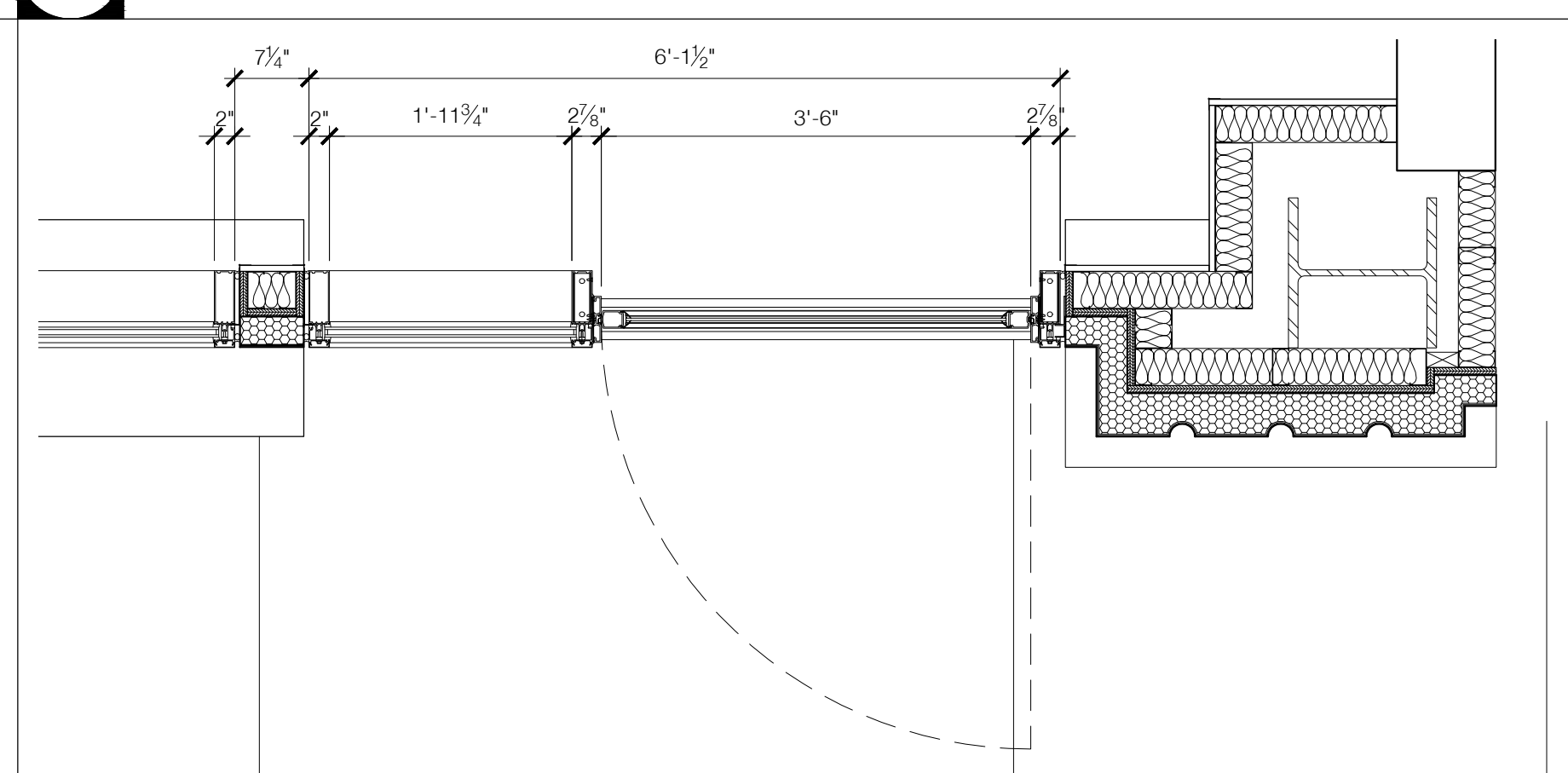
3 PROPOSED PART ELEVATION @ ENTRY DOOR
 SCALE: 3/4" = 1'-0"



4 PROPOSED PART PLAN @ BROOM ST. EGRESS DOOR
 SCALE: 3/4" = 1'-0"



5 PROPOSED PART PLAN @ ENTRY DOOR
 SCALE: 3/4" = 1'-0"



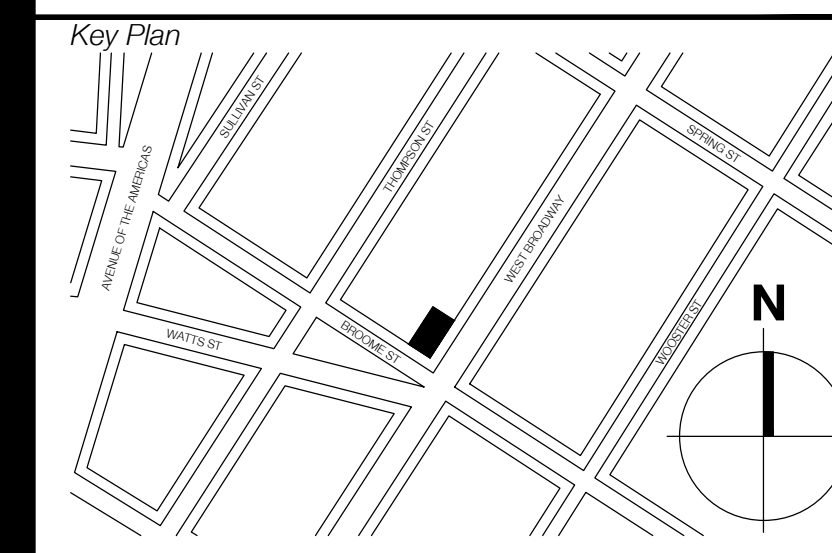
6 PROPOSED PART PLAN @ ENTRY DOOR
 SCALE: 3/4" = 1'-0"

Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues

02.09.15	LANDMARKS PRESERVATION SUBMISSION
03.25.15	LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

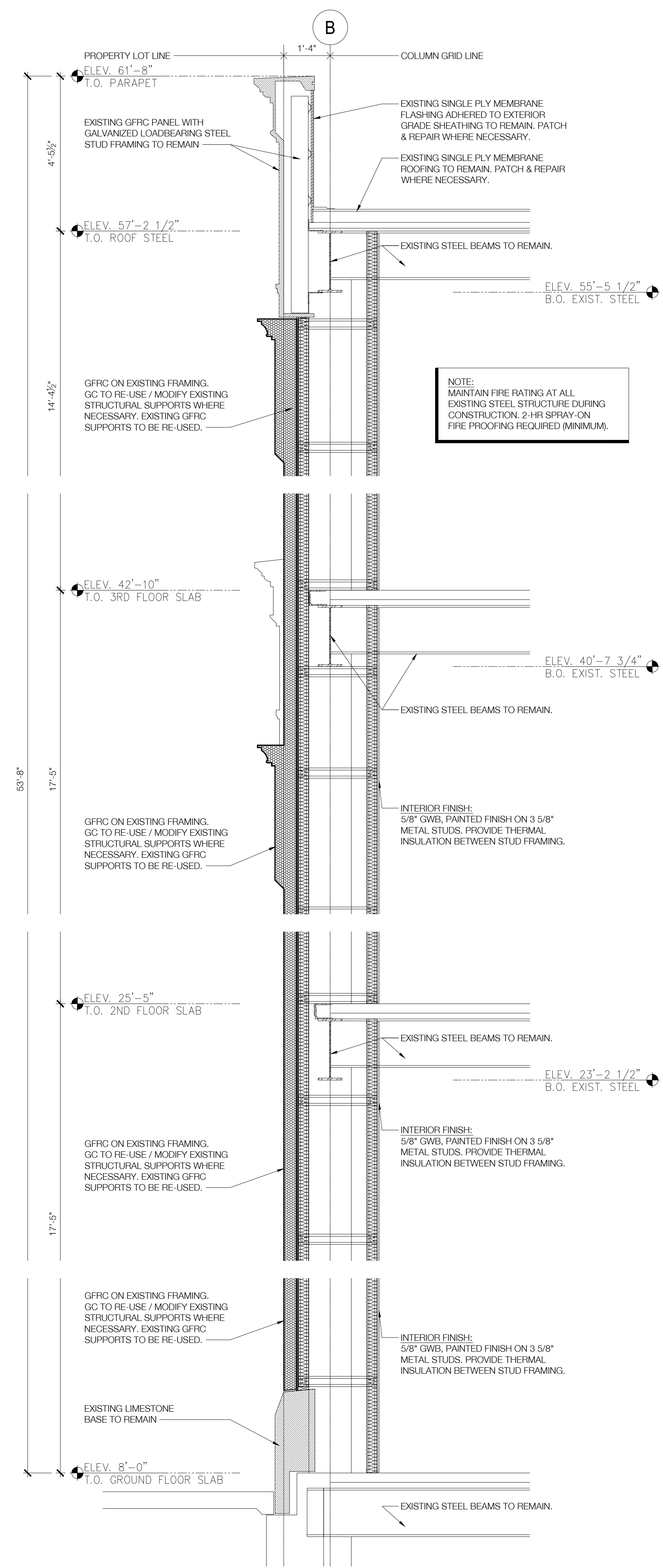
Job Number **014067.50**
 Drawing

PROPOSED SECTIONS

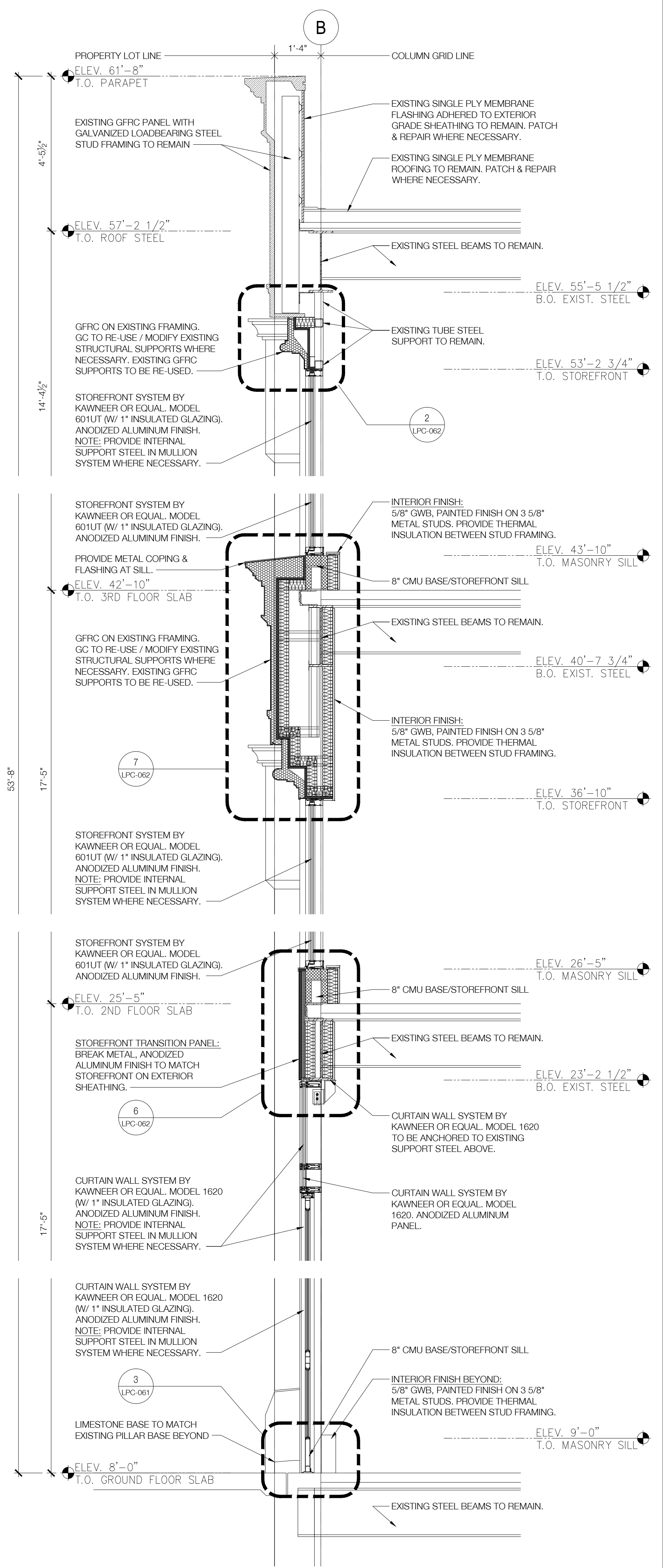
Scale **AS INDICATED**
 Drawing Date **10/20/2014**

Drawing No.

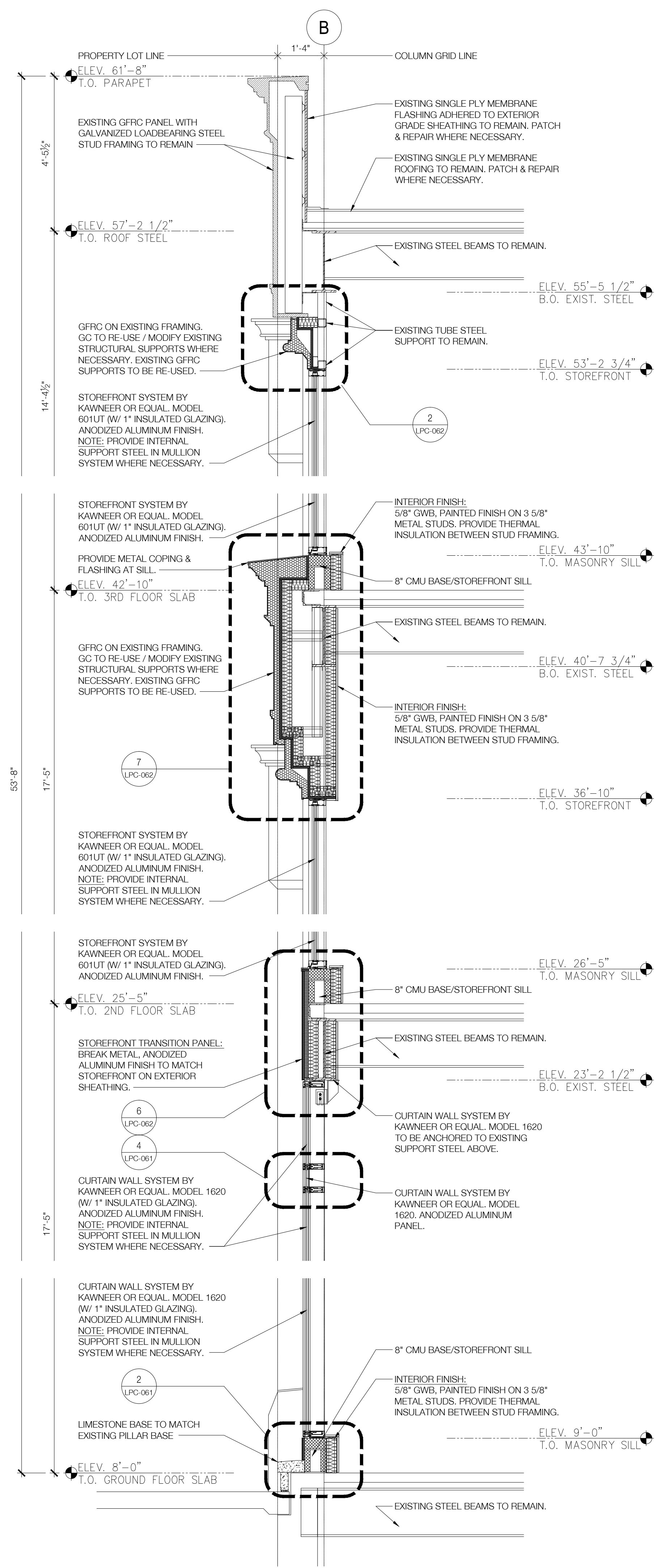
LPC-060



3 PROPOSED SECTION
 SCALE: 1/2" = 1'-0"



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



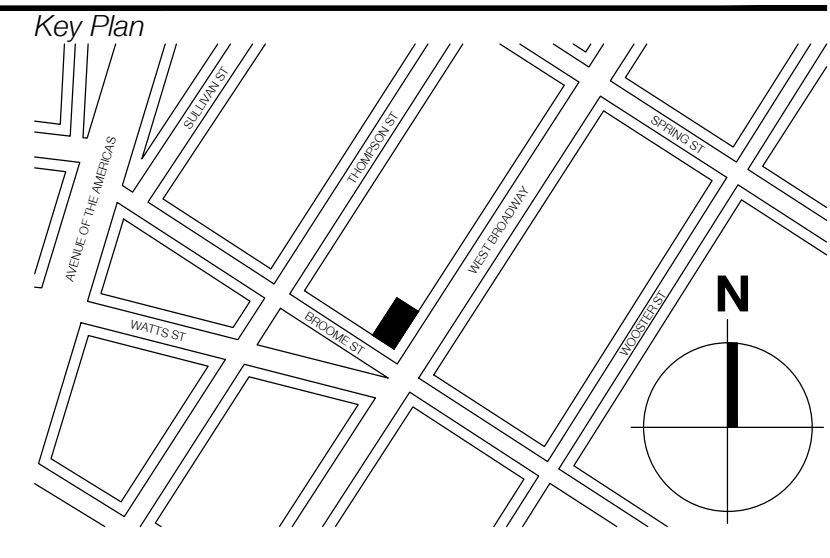
1 PROPOSED SECTION
 SCALE: 1/2" = 1'-0"

Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues

02.09.15 LANDMARKS PRESERVATION SUBMISSION
 03.25.15 LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

Job Number 014067.50

Drawing

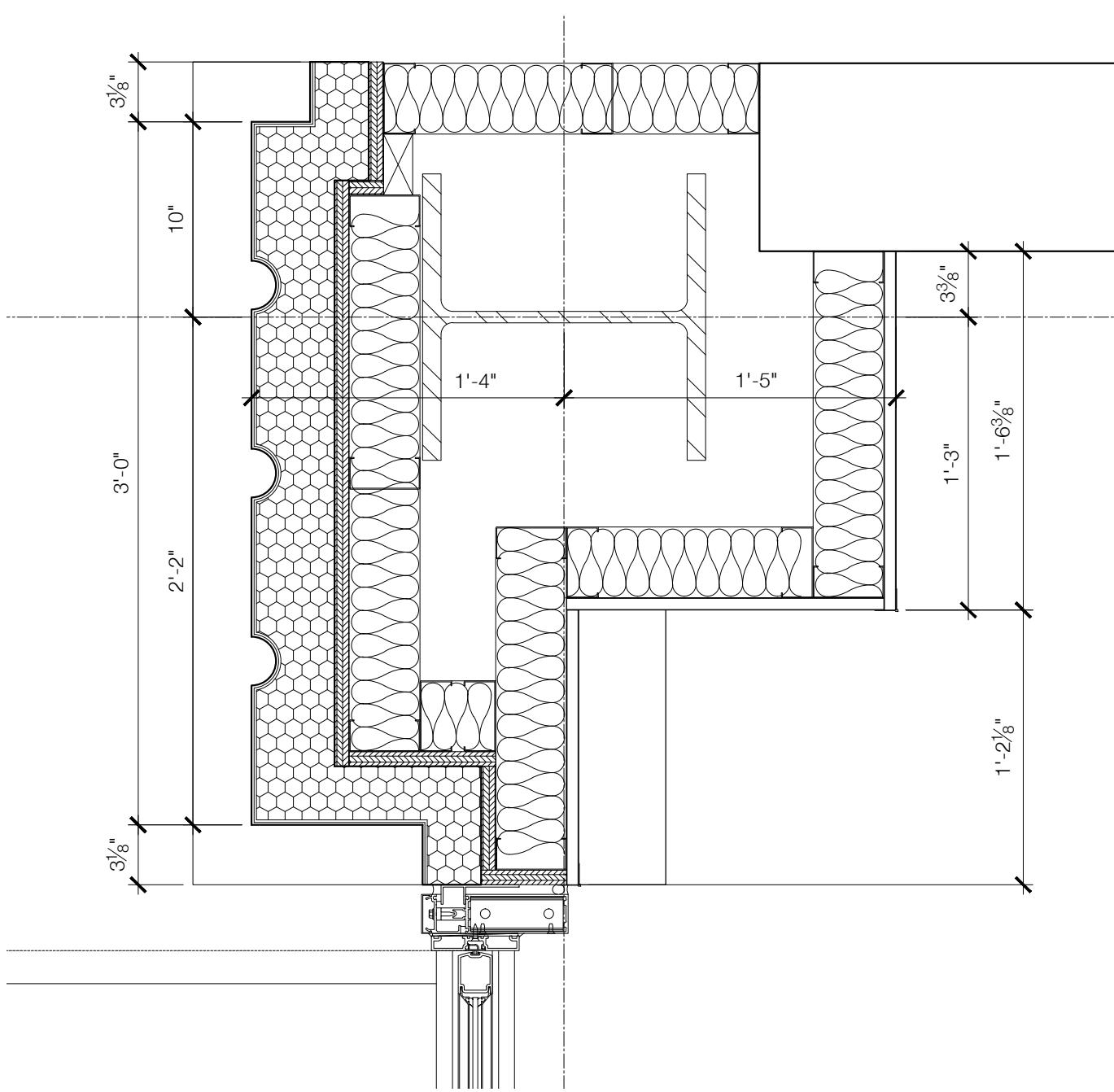
PROPOSED DETAILS @ GROUND FLOOR

Scale AS INDICATED

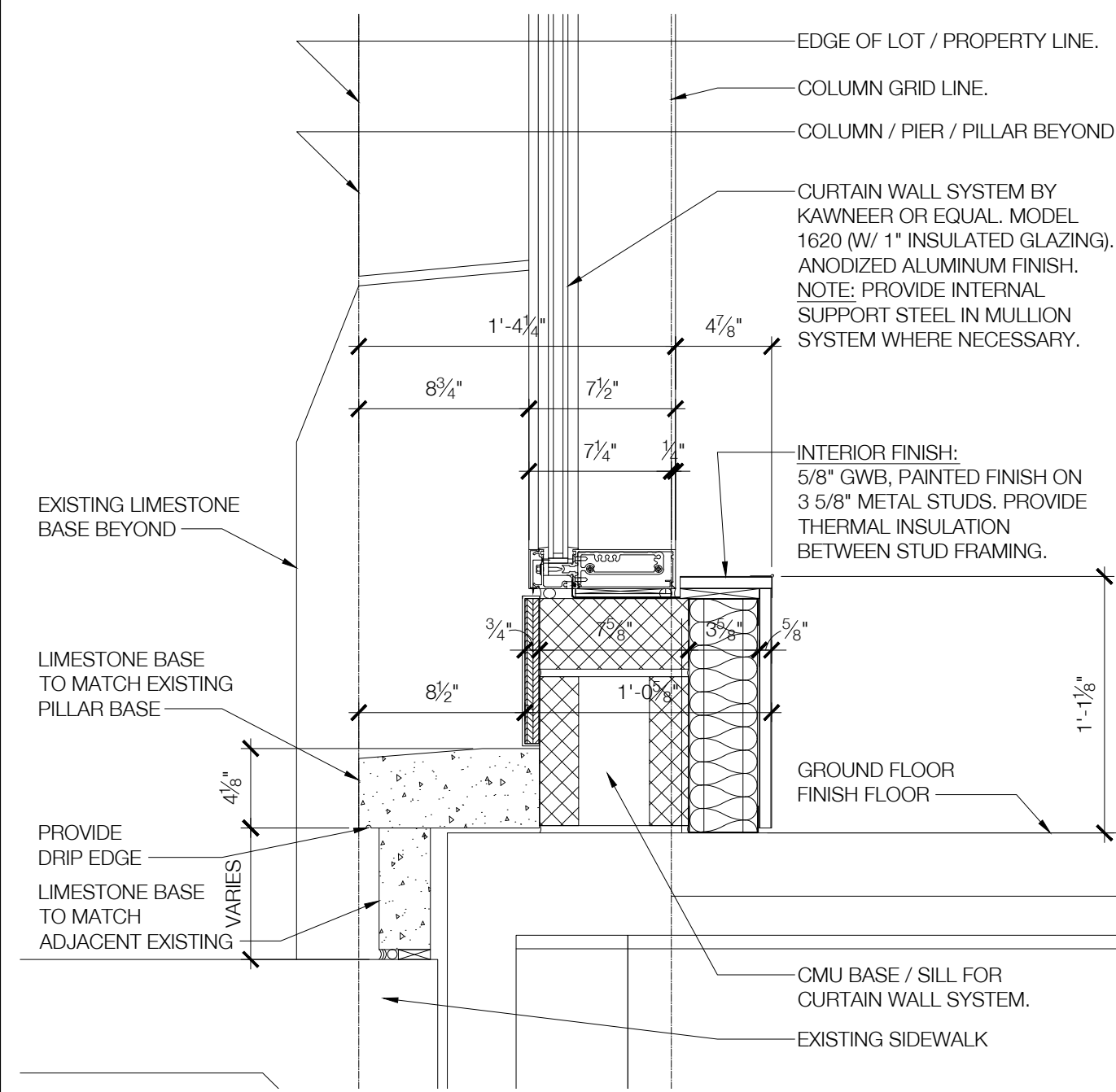
Drawing Date 10/20/2014

Drawing No.

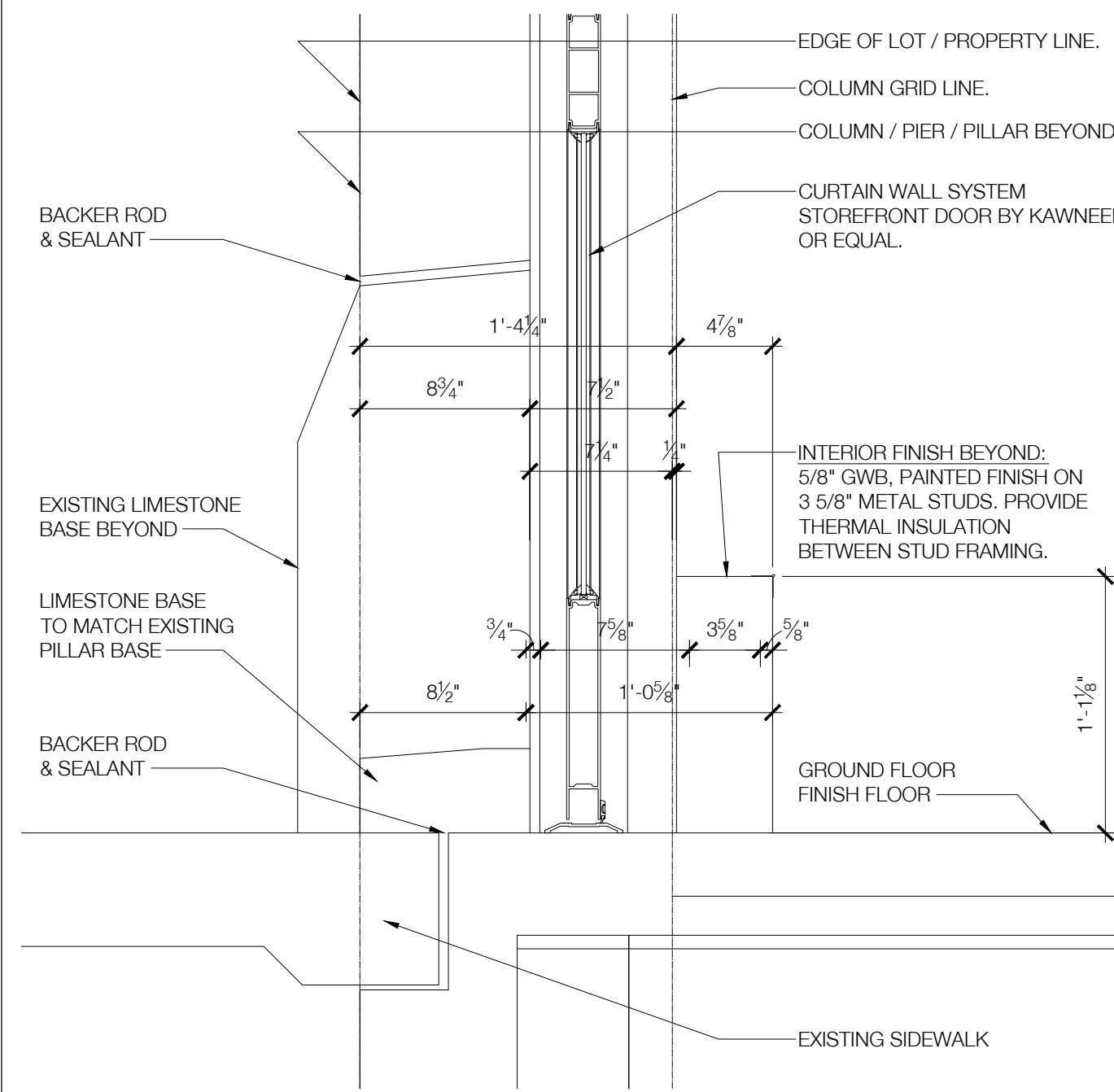
LPC-061



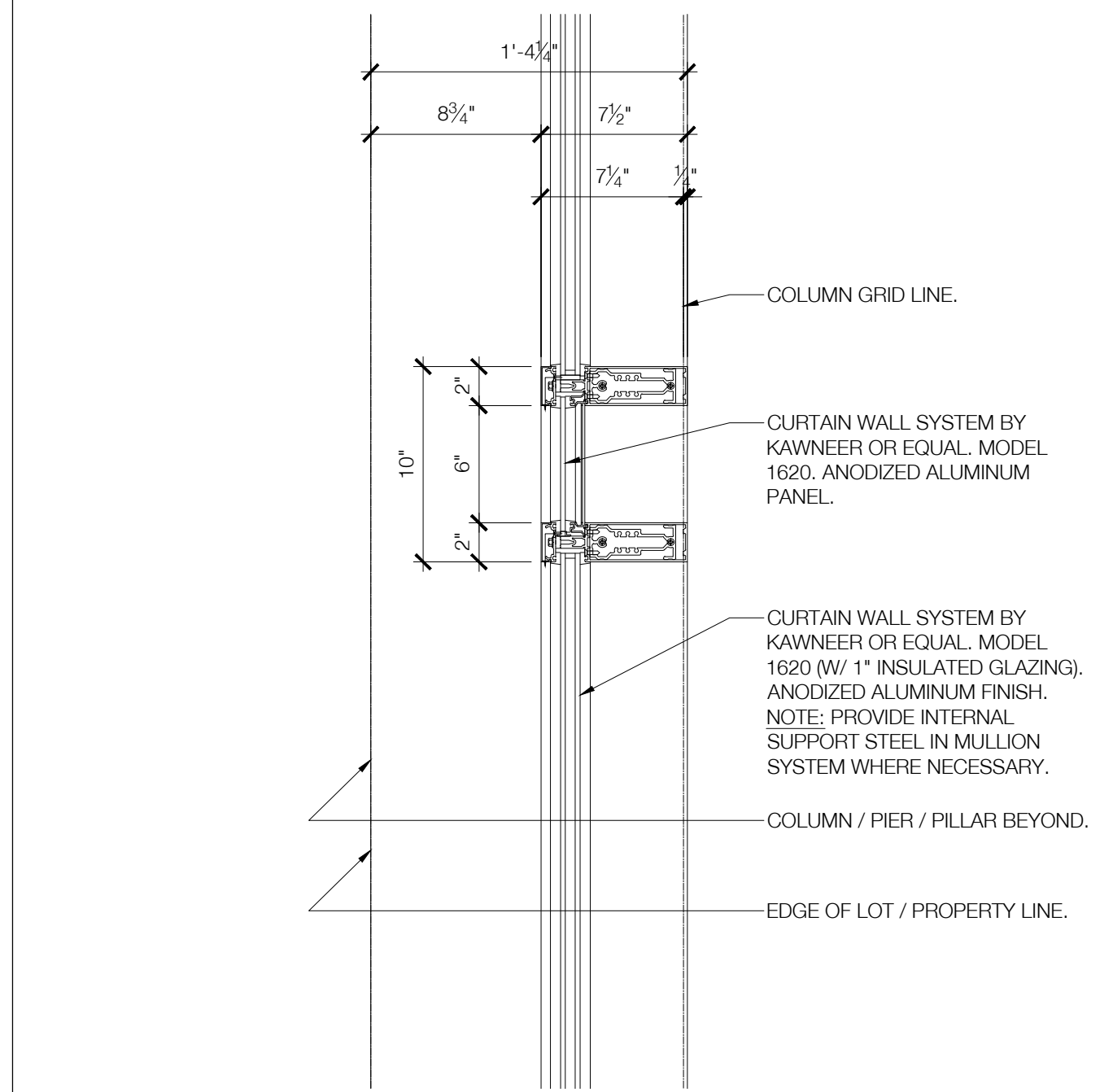
1 PLAN DETAIL
 SCALE: 1 1/2" = 1'-0"



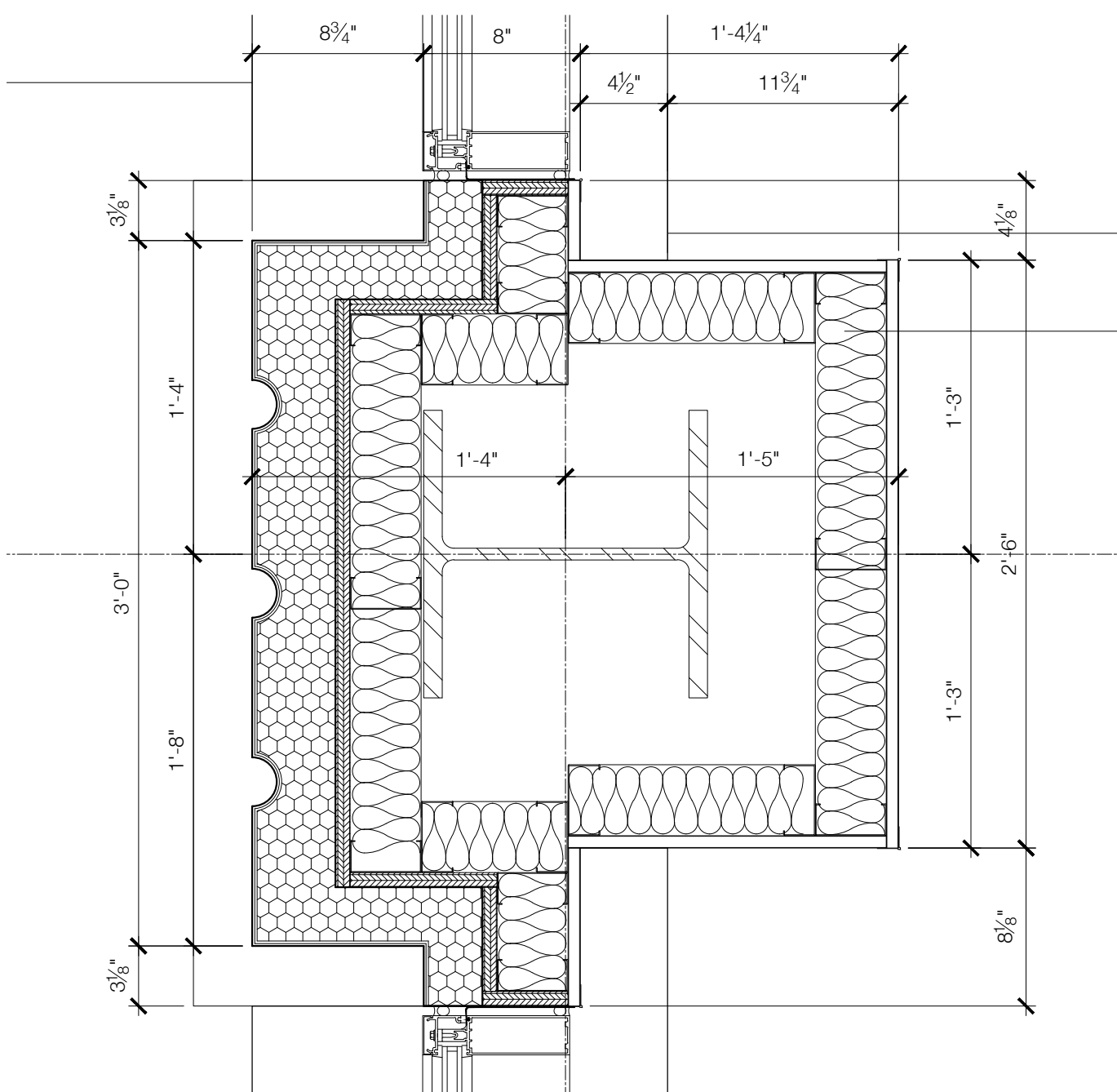
2 SECTION DETAIL
 SCALE: 1 1/2" = 1'-0"



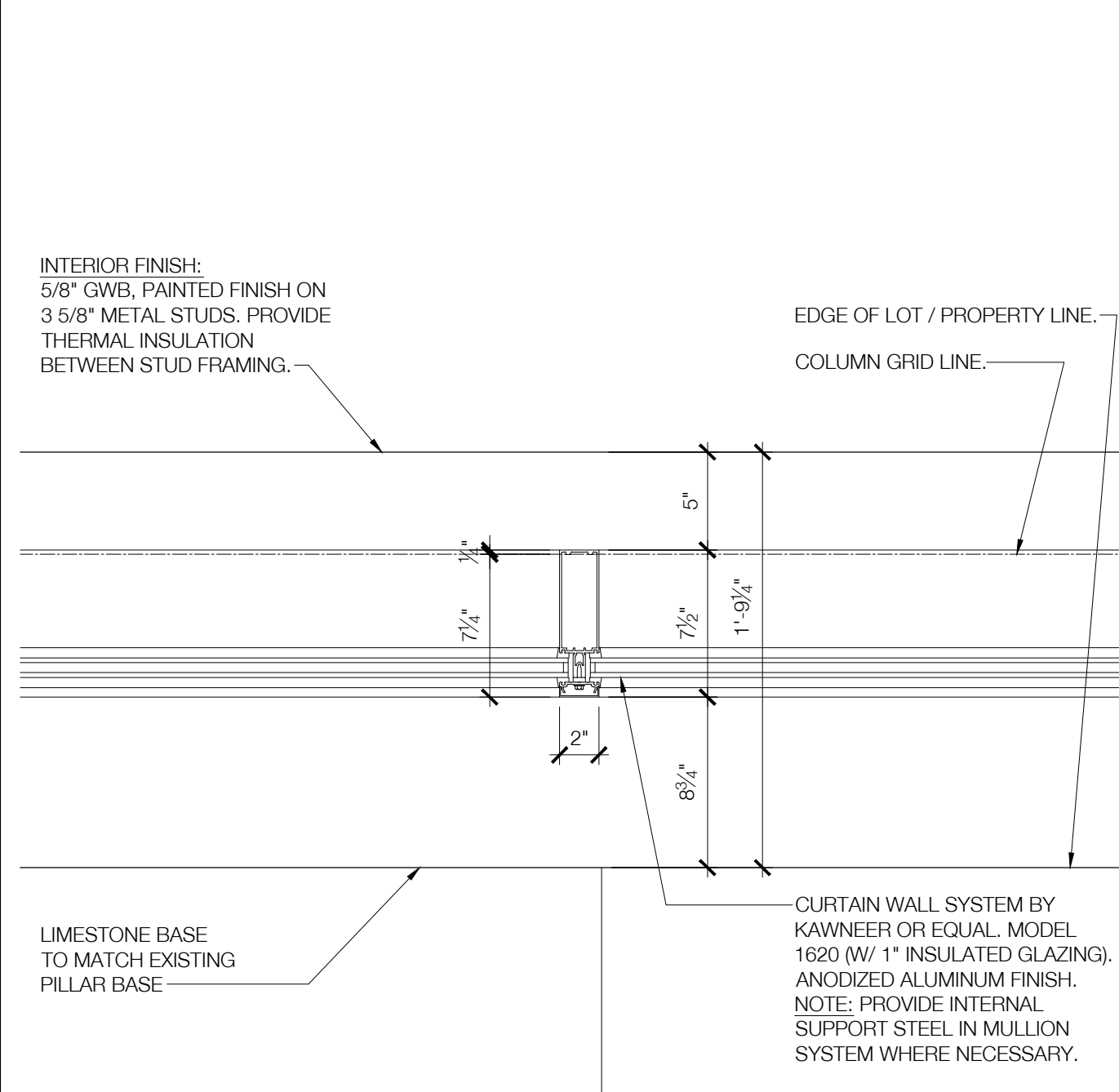
3 SECTION DETAIL
 SCALE: 1 1/2" = 1'-0"



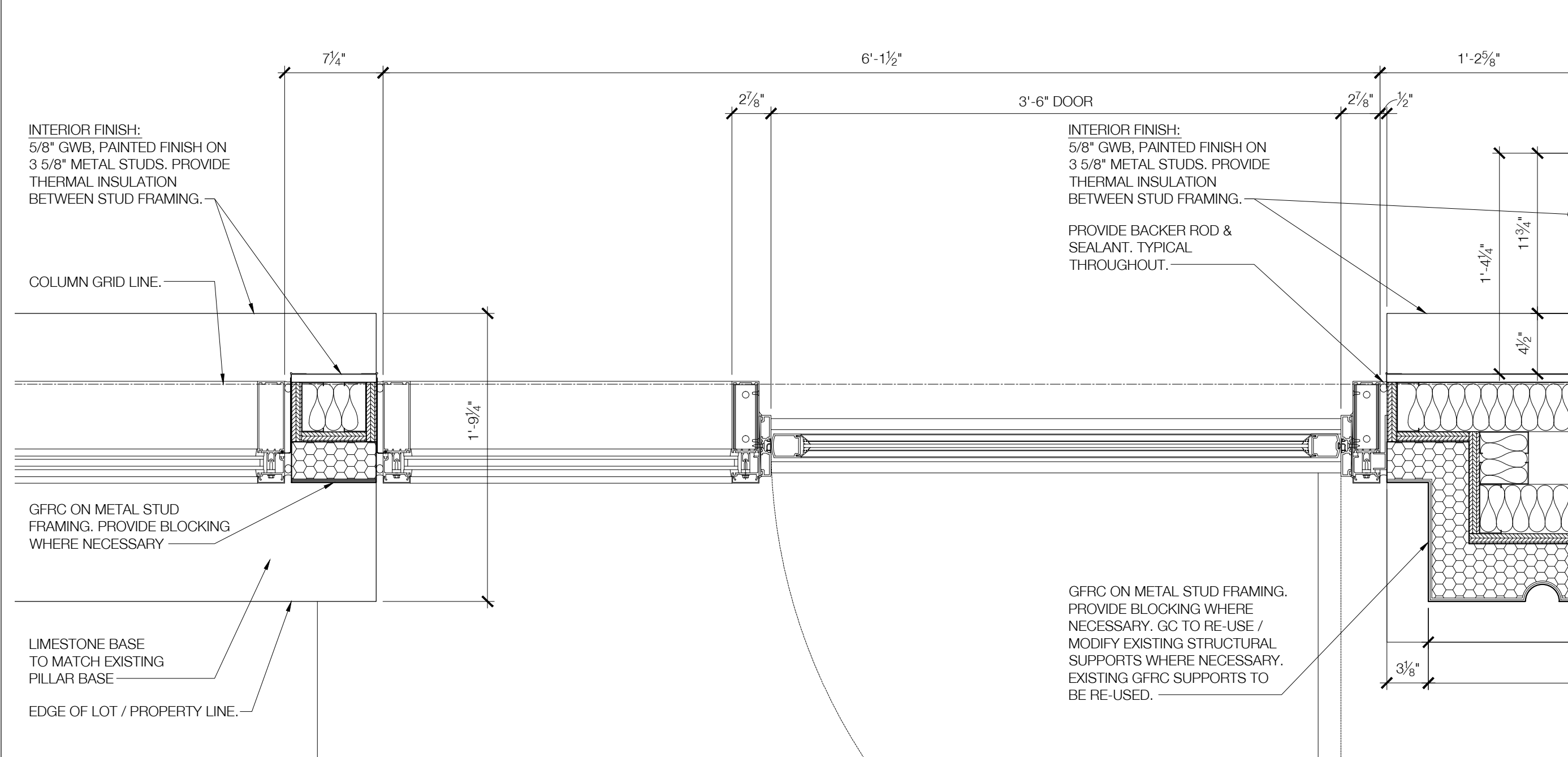
4 SECTION DETAIL
 SCALE: 1 1/2" = 1'-0"



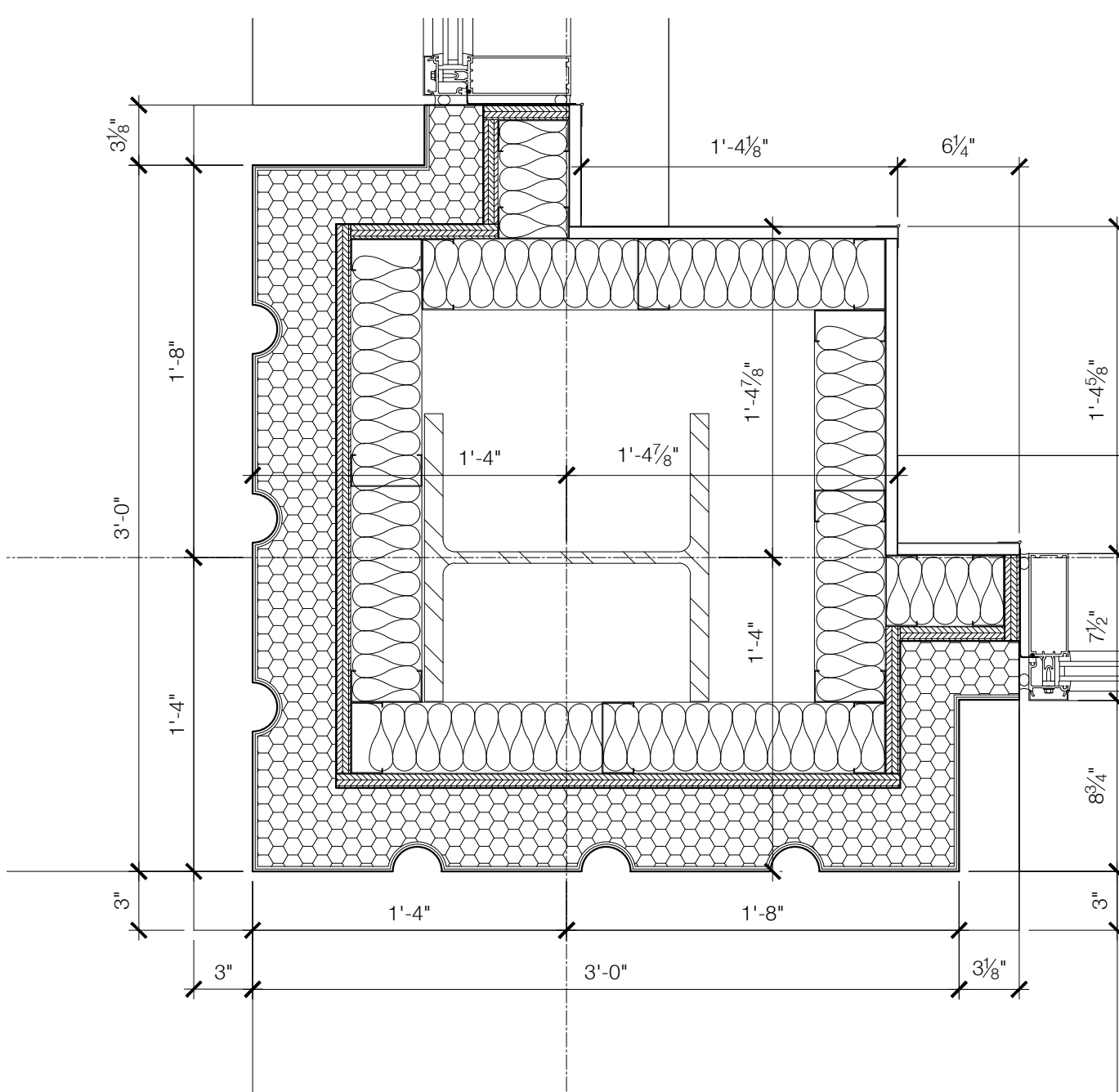
5 PLAN DETAIL
 SCALE: 1 1/2" = 1'-0"



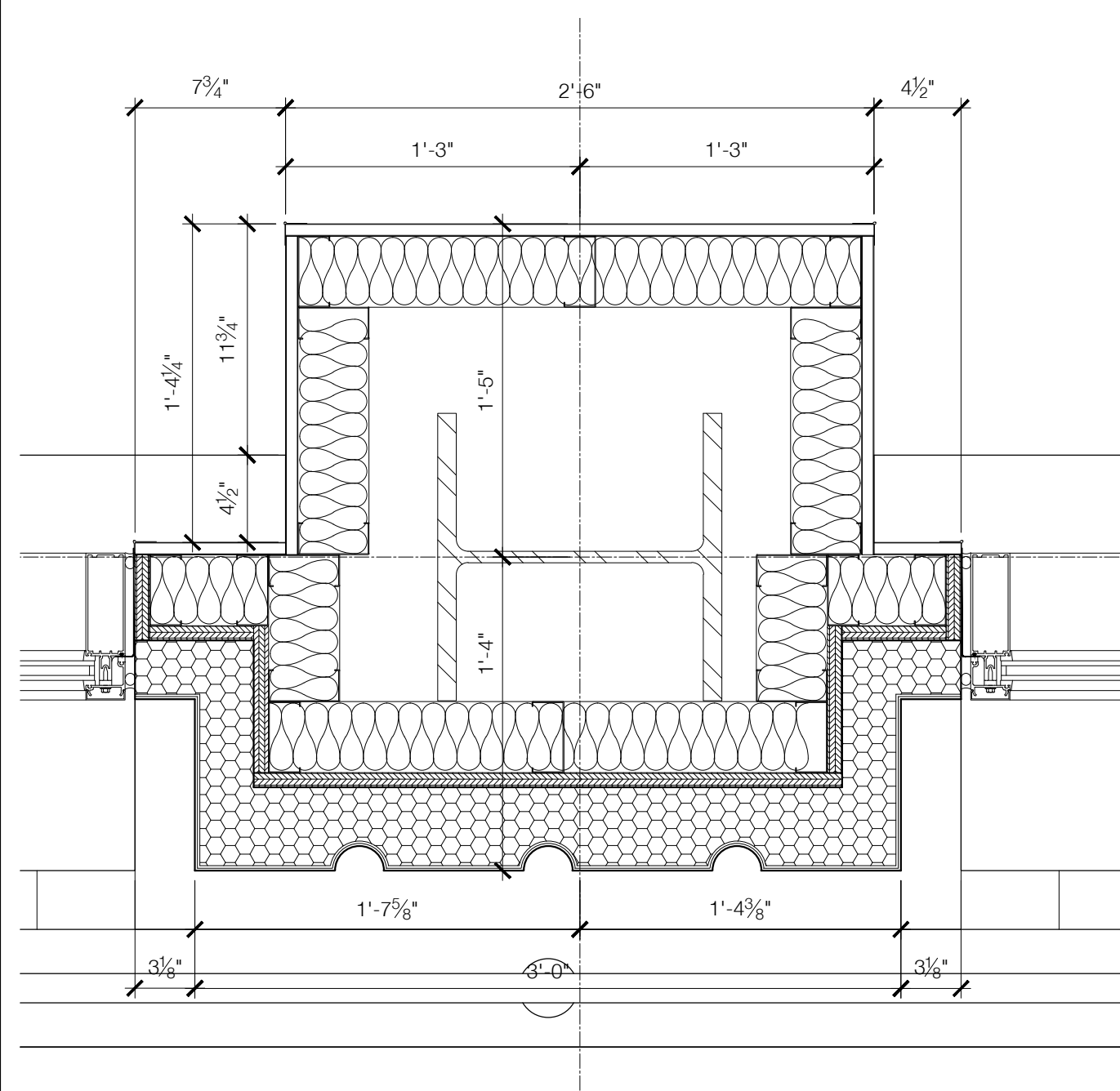
6 PLAN DETAIL
 SCALE: 1 1/2" = 1'-0"



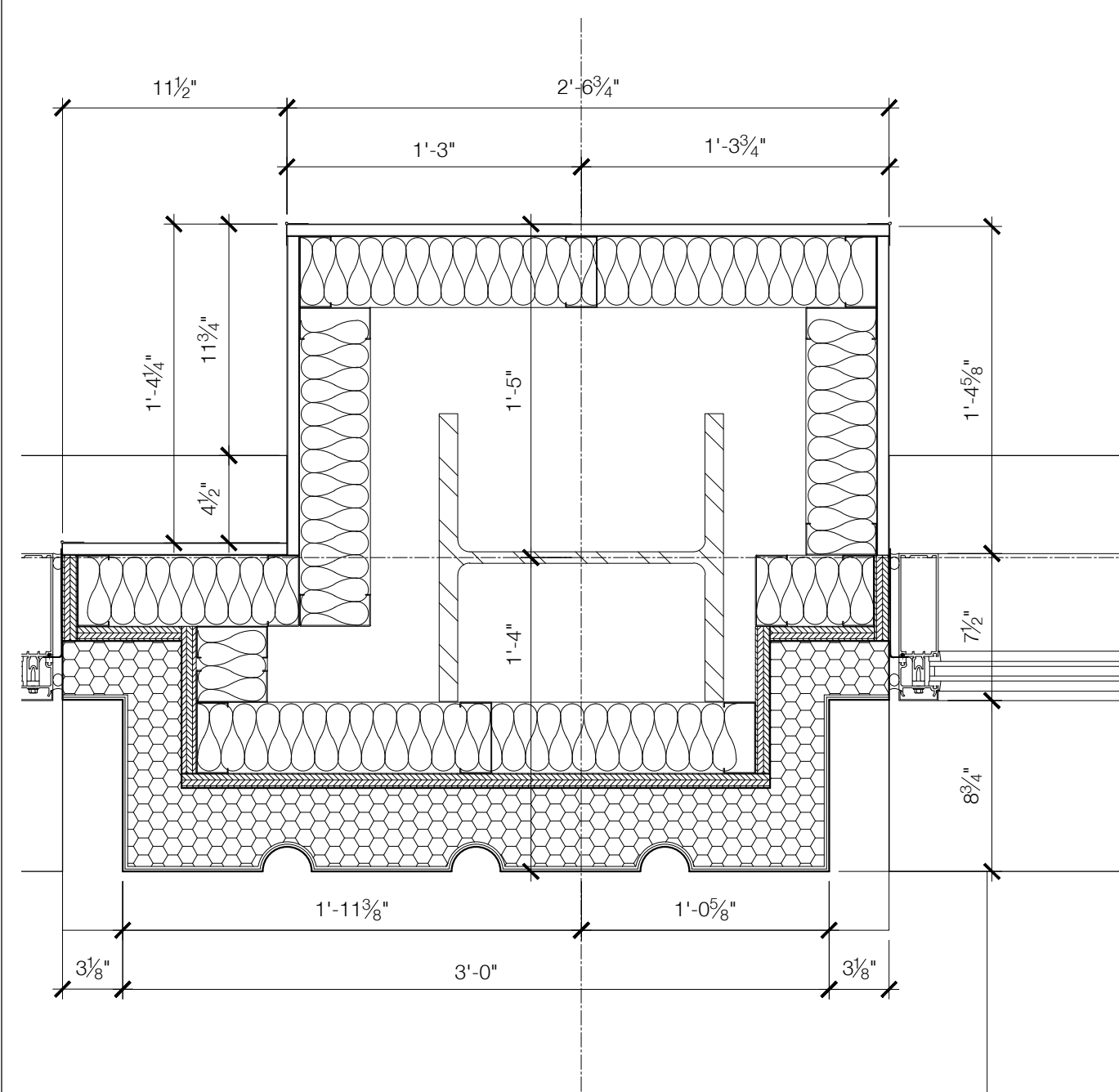
7 PLAN DETAIL
 SCALE: 1 1/2" = 1'-0"



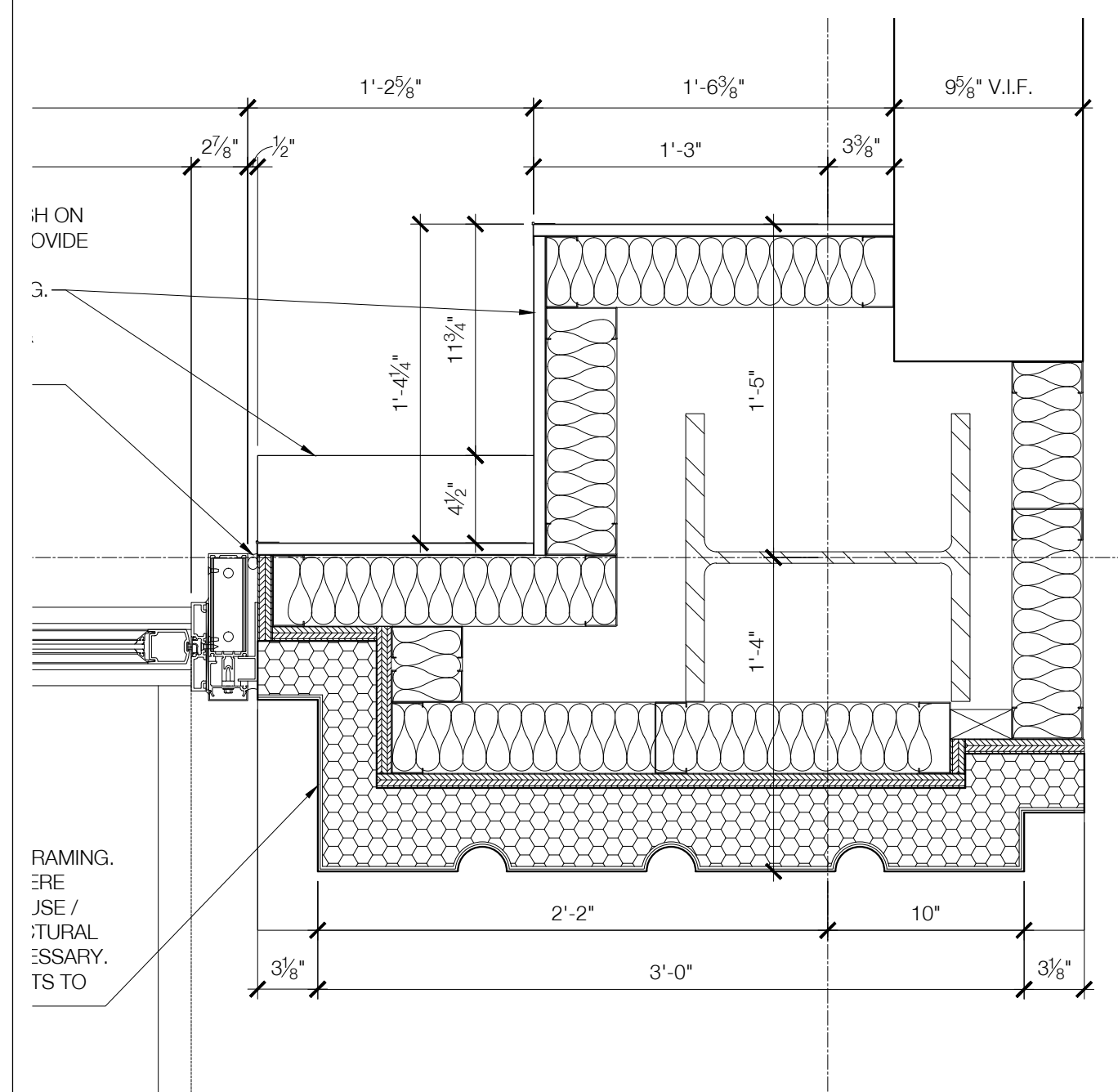
9 PLAN DETAIL
 SCALE: 1 1/2" = 1'-0"



10 PLAN DETAIL
 SCALE: 1 1/2" = 1'-0"



11 PLAN DETAIL
 SCALE: 1 1/2" = 1'-0"

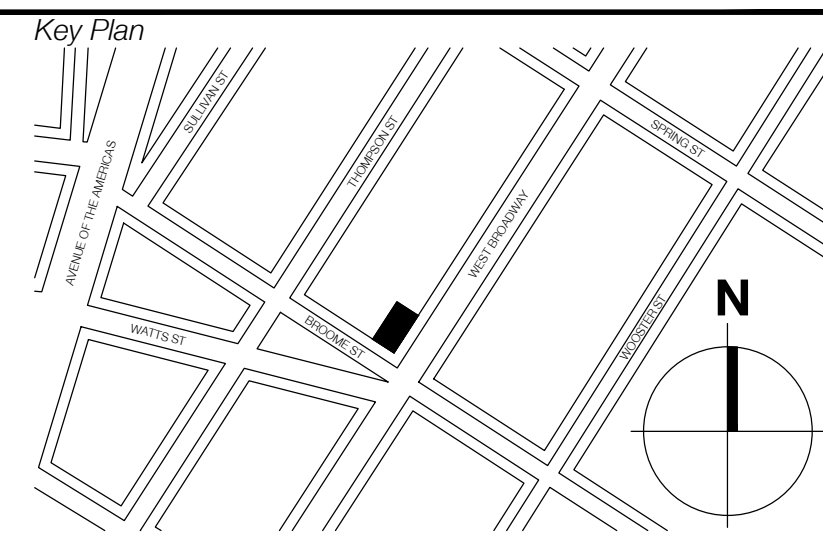


12 PLAN DETAIL
 SCALE: 1 1/2" = 1'-0"

Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues
 02.09.15 LANDMARKS PRESERVATION SUBMISSION
 03.25.15 LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

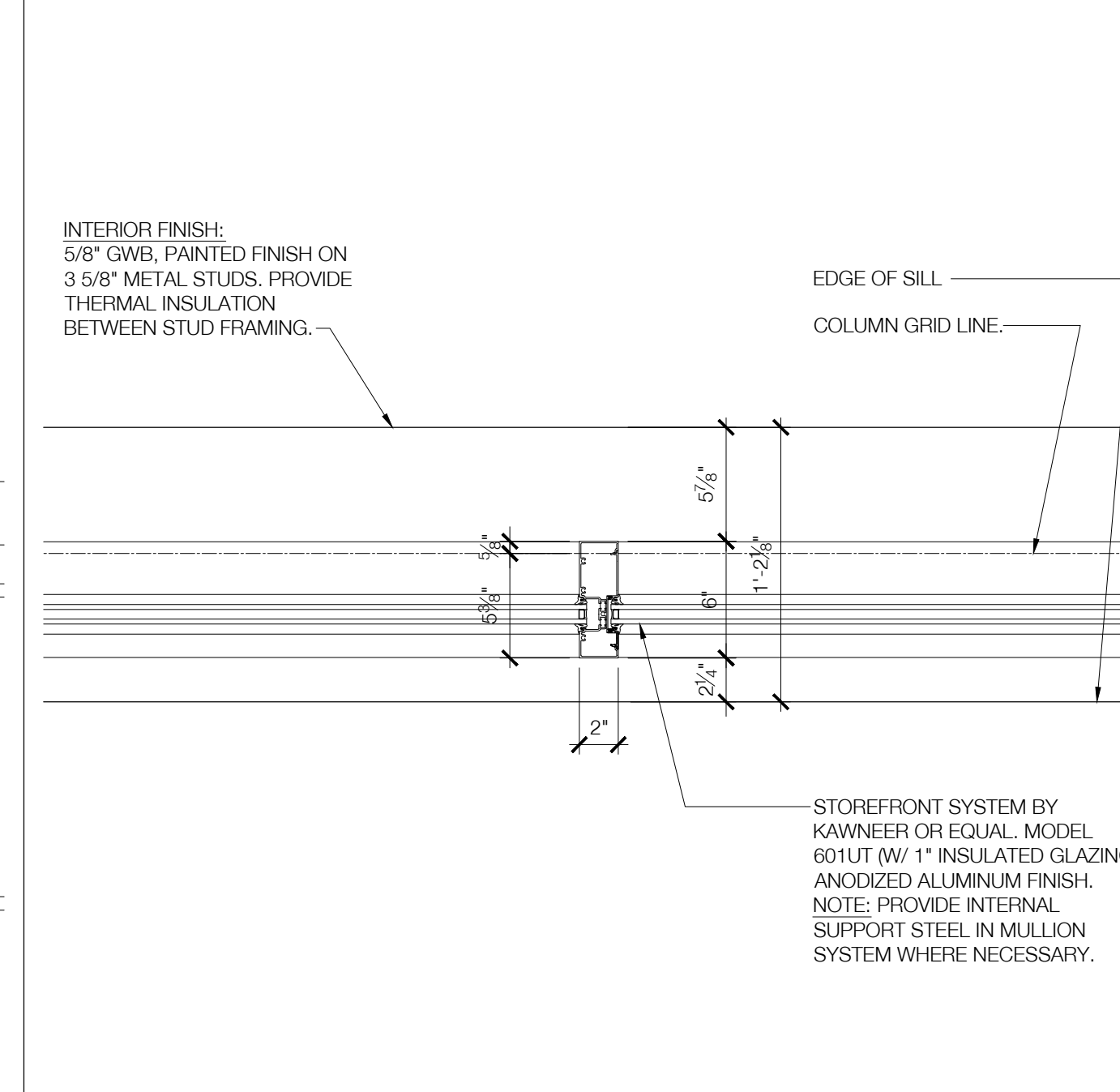
NYC LPC REFERENCE NUMBER:
LPC 16-7425

Job Number **014067.50**

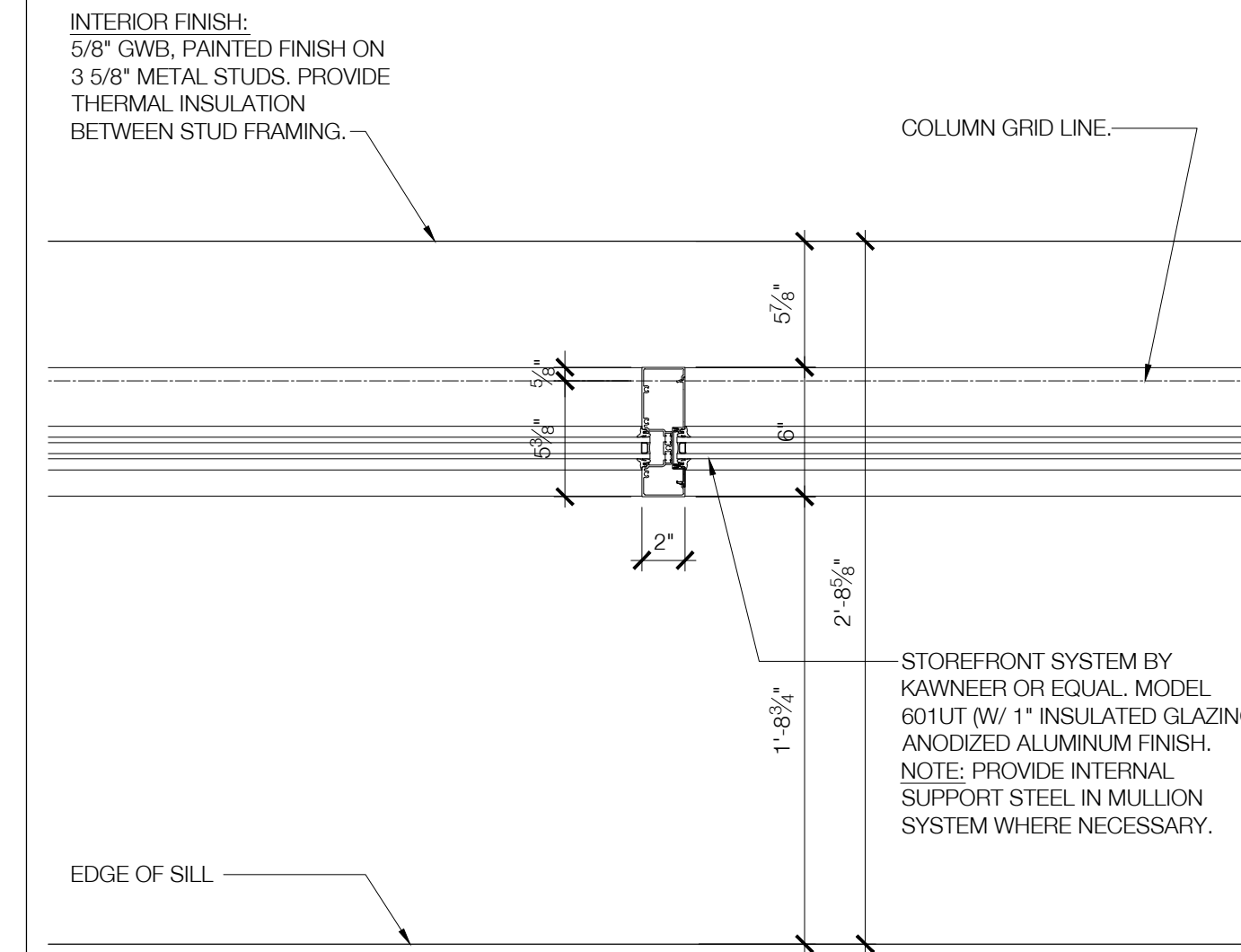
Drawing
PROPOSED DETAILS @ 2ND FLOOR (3RD FLOOR SIMILAR)
 Scale **AS INDICATED**
 Drawing Date **10/20/2014**

Drawing No.

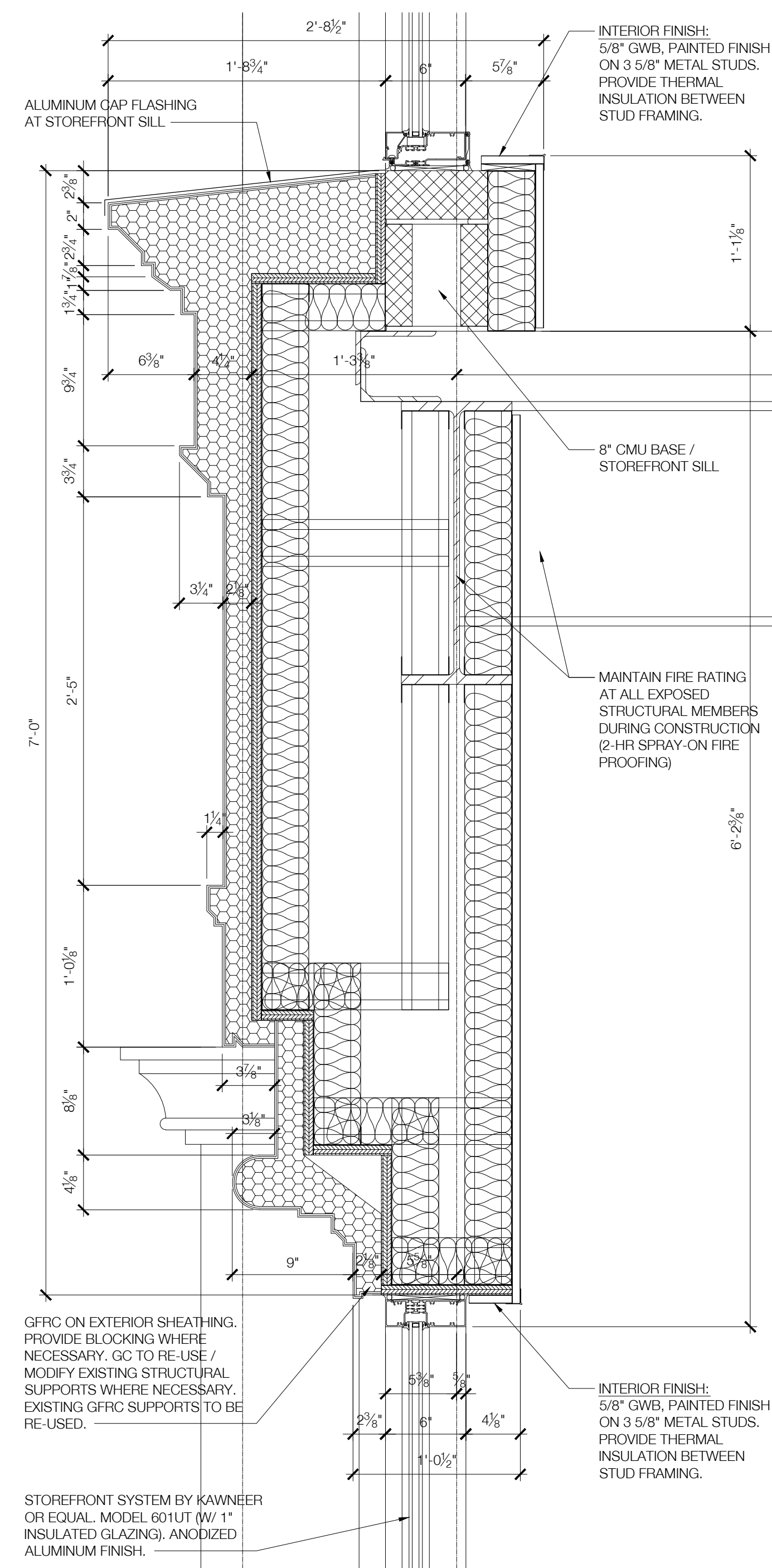
LPC-062



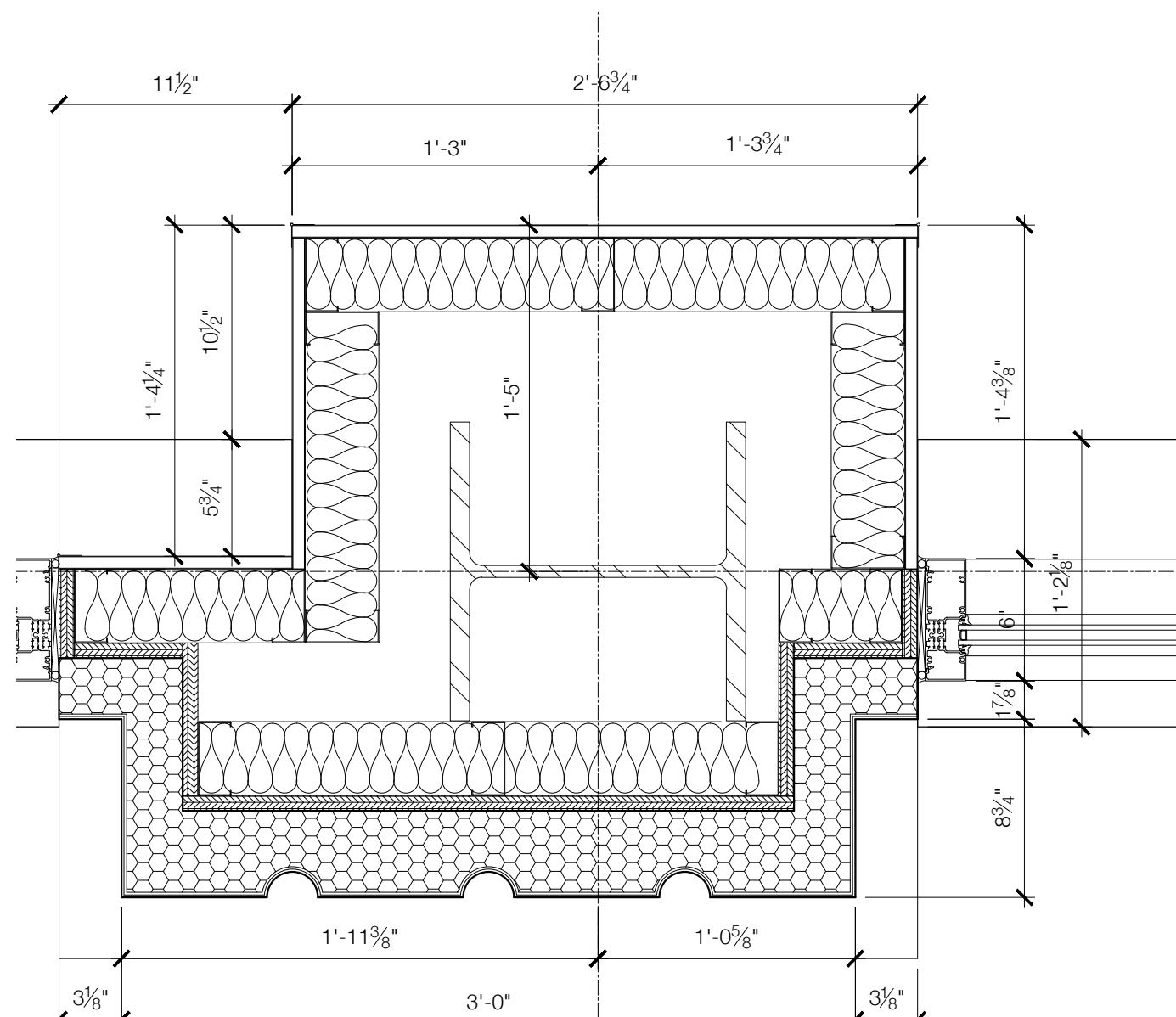
4 PLAN DETAIL
 SCALE: 1 1/2" = 1'-0"



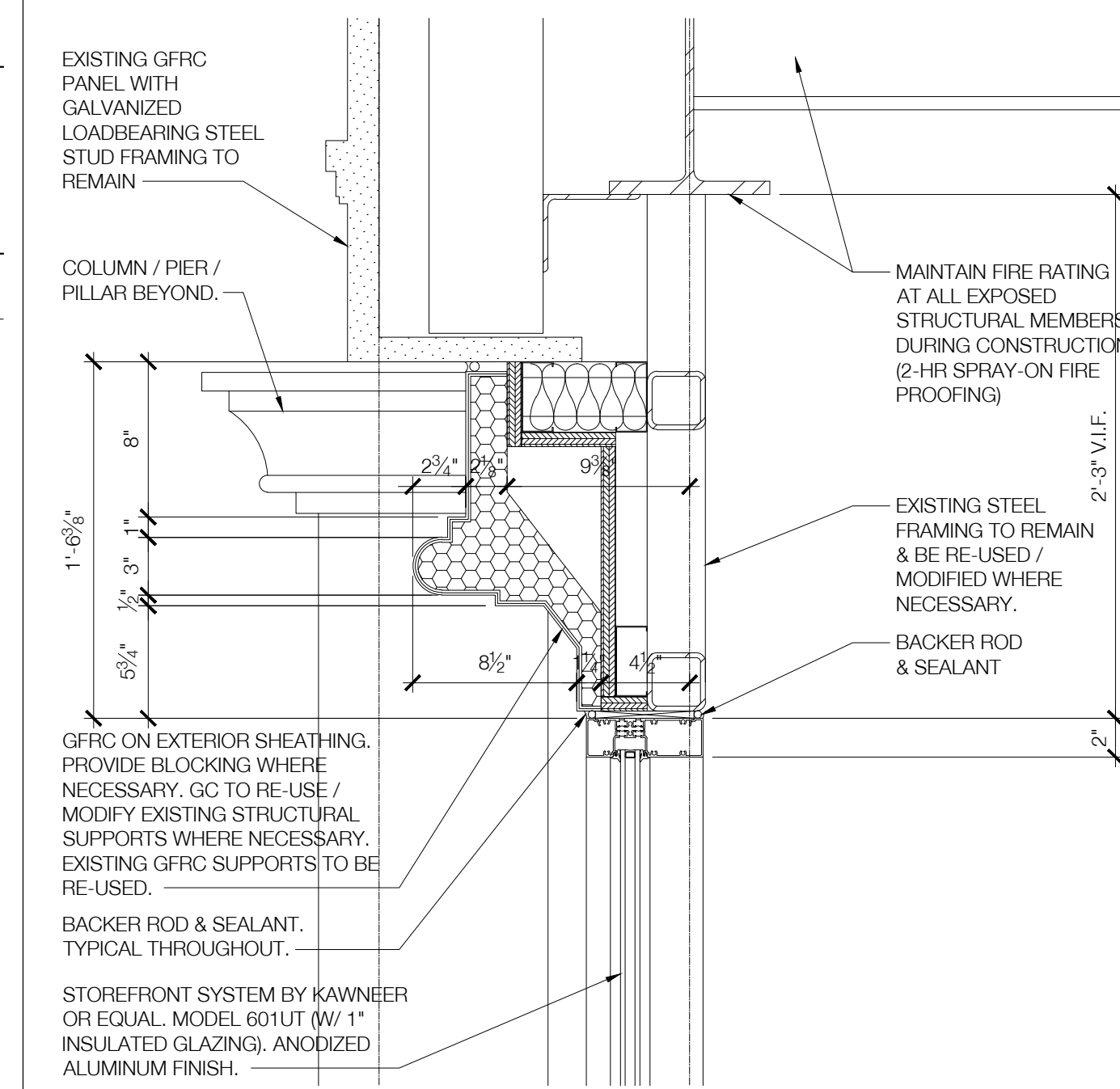
8 PLAN DETAIL
 SCALE: 1 1/2" = 1'-0"



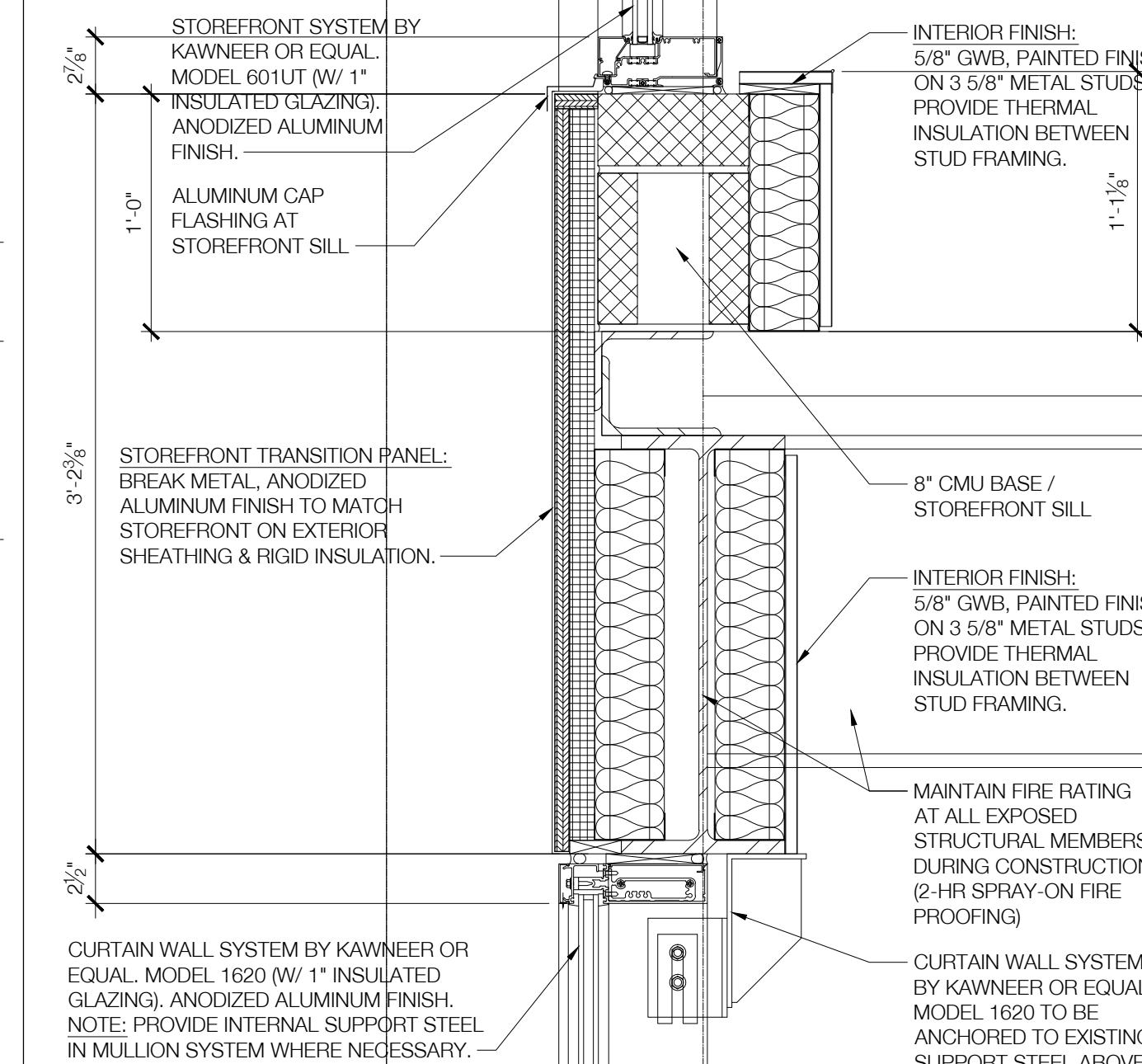
7 SECTION DETAIL
 SCALE: 1 1/2" = 1'-0"



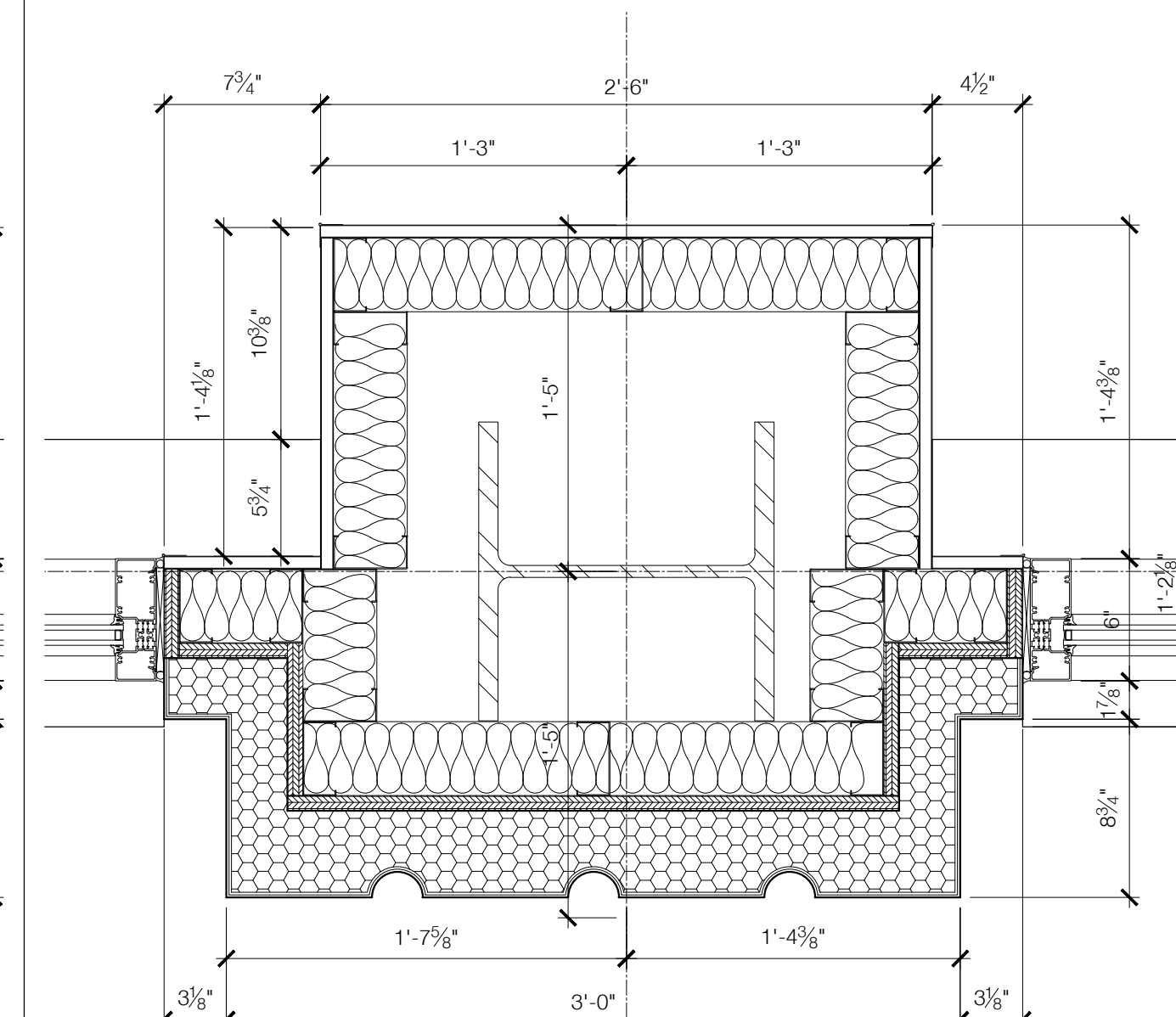
11 PLAN DETAIL
 SCALE: 1 1/2" = 1'-0"



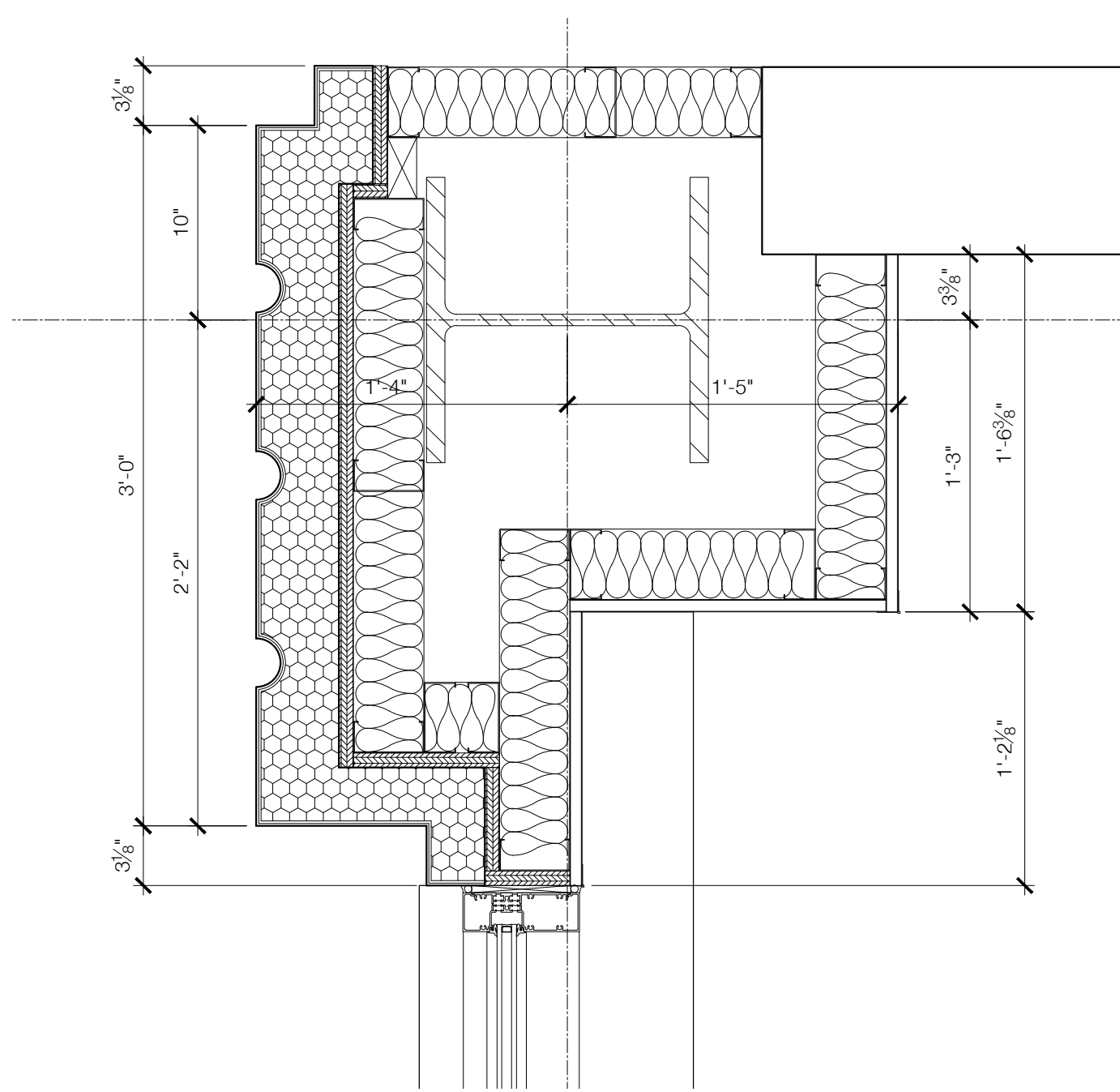
2 SECTION DETAIL
 SCALE: 1 1/2" = 1'-0"



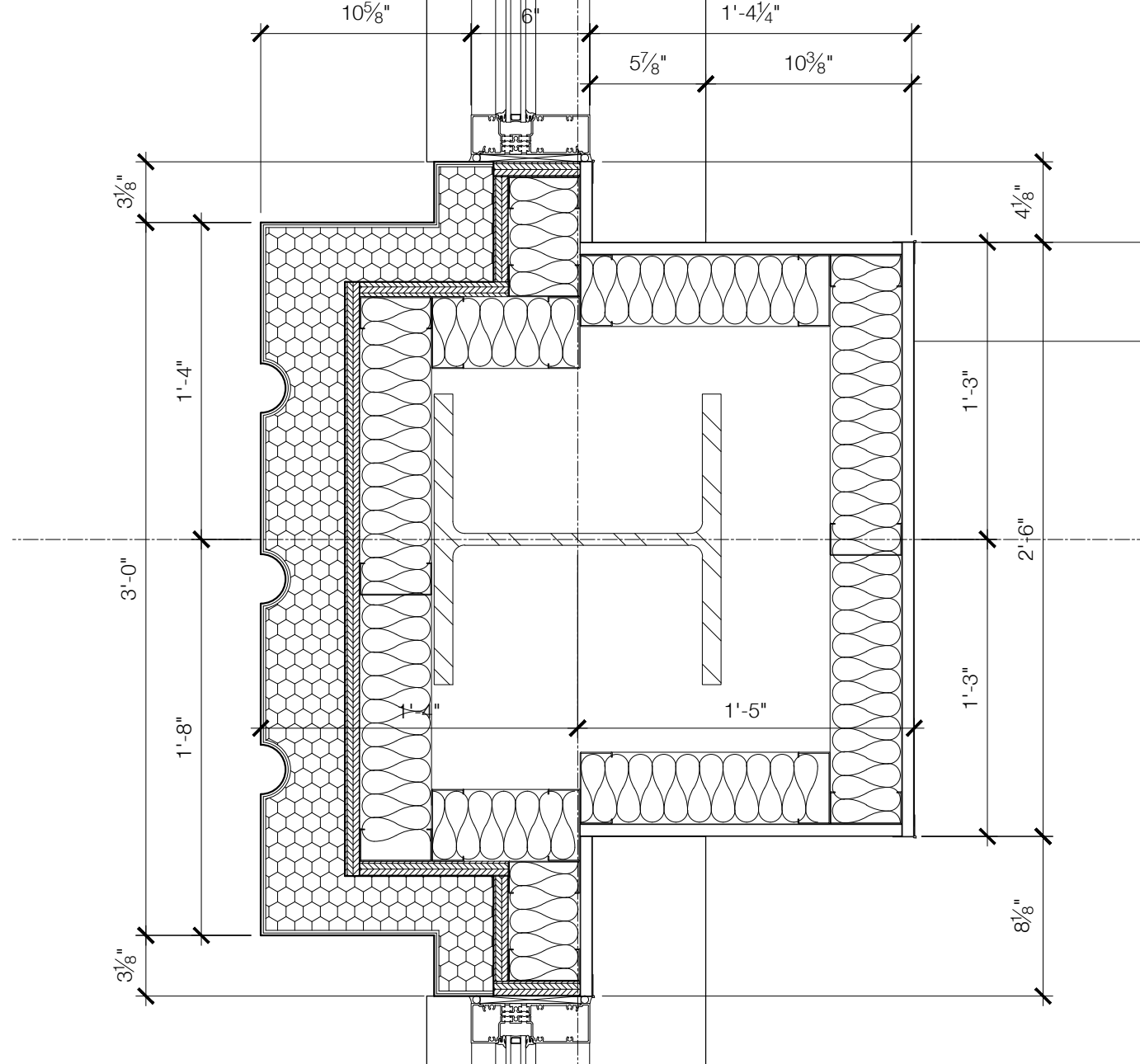
6 SECTION DETAIL
 SCALE: 1 1/2" = 1'-0"



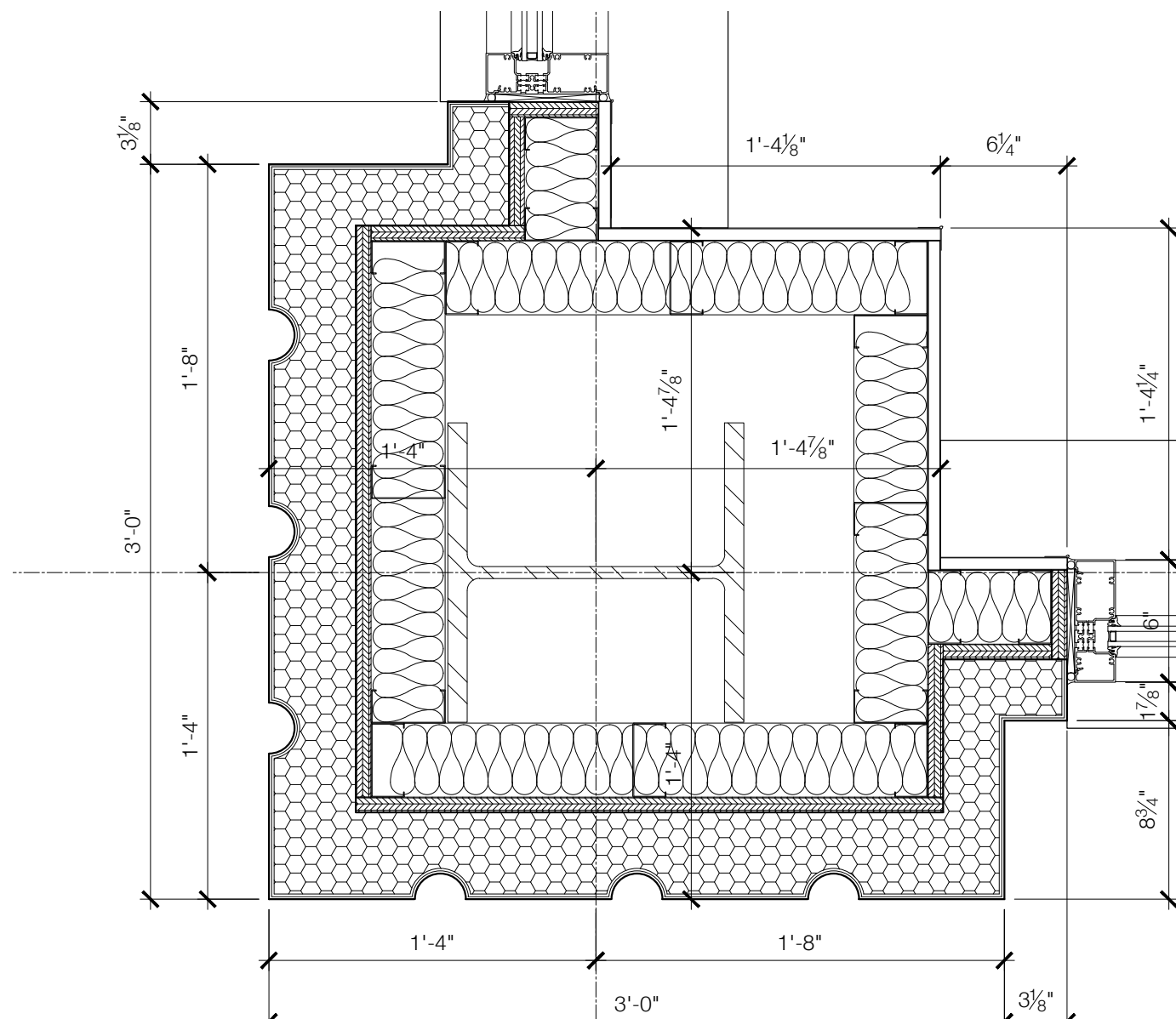
10 PLAN DETAIL
 SCALE: 1 1/2" = 1'-0"



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



5 PLAN DETAIL
 SCALE: 1 1/2" = 1'-0"



9 PLAN DETAIL
 SCALE: 1 1/2" = 1'-0"

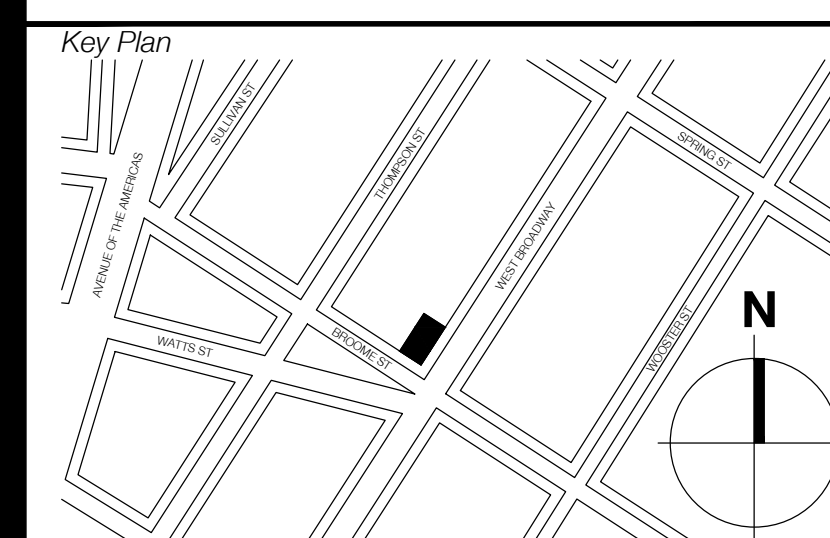
12 PLAN DETAIL
 SCALE: 1 1/2" = 1'-0"

Owner
CENTAUR PROPERTIES, INC.
 609 Greenwich Street
 New York, NY 10014
 Telephone 212 308 4443 ext 105
 Fax 212 308 8630

Architect
SBLM Architects
 545 West 45th Street
 New York, New York 10036
 Telephone 212 995 5600
 Fax 212 675 4228
 www.sblm.com

Revisions / Issues

02.09.15	LANDMARKS PRESERVATION SUBMISSION
03.25.15	LANDMARKS PRESERVATION RE-SUBMISSION



Seal

DAVID NICHOLSON
 N.Y. R.A. #015015-1

Project Title
374 West Broadway Facade Renovation
 374 West Broadway
 New York, NY 10012

NYC LPC REFERENCE NUMBER:
LPC 16-7425

Job Number **014067.50**

Drawing

PROPOSED RAMP

Scale **AS INDICATED**

Drawing Date **10/20/2014**

Drawing No.

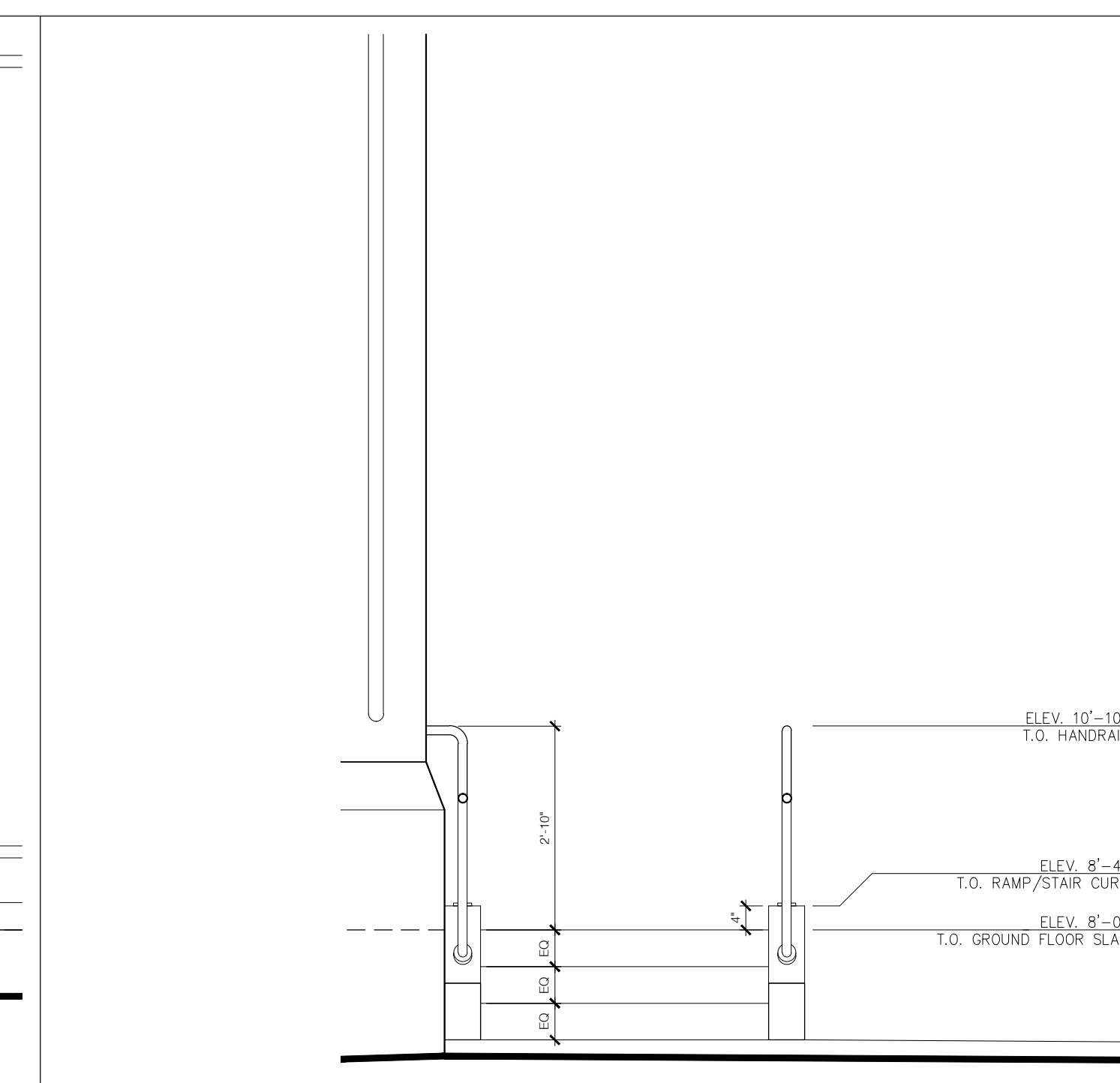
LPC-063



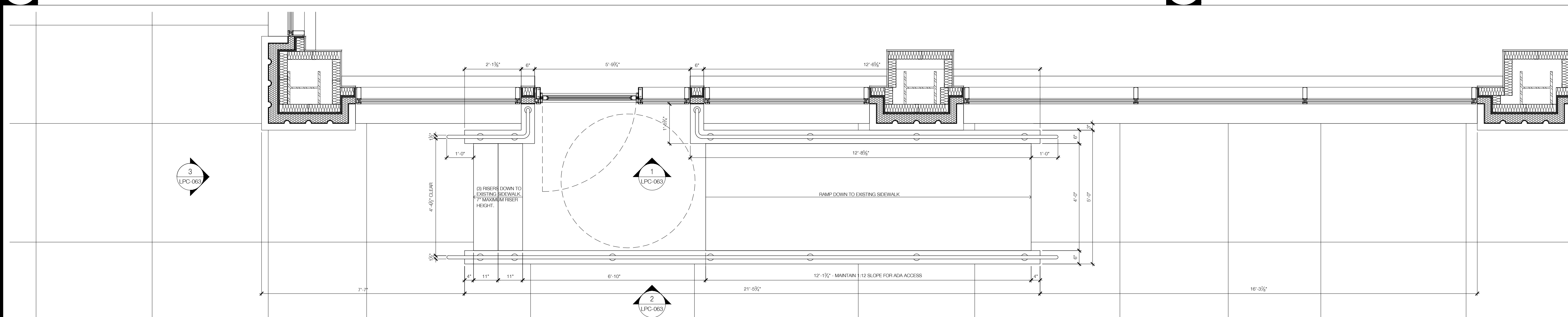
1 PROPOSED RAMP @ WEST BROADWAY ENTRY: PART SECTION ELEVATION
 SCALE: 3/4" = 1'-0"



2 PROPOSED RAMP @ WEST BROADWAY ENTRY: PART ELEVATION
 SCALE: 3/4" = 1'-0"



3 PROPOSED RAMP: PART ELEVATION
 SCALE: 3/4" = 1'-0"



4 PROPOSED RAMP @ WEST BROADWAY ENTRY: PART PLAN
 SCALE: 3/4" = 1'-0"