

1 **BUSINESS LICNESE & PERMITS COMMITTEE**

Item # 7

2
3 May 2, 2012

4
5 Dennis Rosen
6 Chairman
7 New York State Liquor Authority
8 80 S. Swan Street, 9th Floor
9 Albany, New York 12210

10
11 **Re: Lodging Concessions LLC. d/b/a Marriott Fairfield Inn & Suites**
12 *325 West 33rd Street (8/9)*

13
14 Dear Chairman Rosen:

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16 Manhattan Community Board 4 (MCB4) recommends denial of a new hotel on-premise liquor license to
17 **Lodging Concessions LLC. d/b/a Marriott Fairfield Inn & Suites – 325 West 33rd Street (8/9)**,
18 **unless** the following stipulations, agreed to by the applicant, is part of the method of operation for this
19 establishment with a capacity of 749, with 32 tables and 77 seats with one stand-up bar seating 6; rear
20 patio will have 9 tables & 36 seats; rooftop will have total capacity 74, with 10 tables with 38 seats,
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22 A signed copy of the questionnaire, stipulations and community agreements are enclosed.

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25 Sincerely,

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29
Corey Johnson
Chair

Paul Seres
Co-Chair
Business License & Permits
Committee

Lisa Daglian
Co-Chair
Business License & Permits
Committee

Manhattan Community Board 4

(All Fields Must Be Completed)

Liquor License Stipulations Application

APPLICANT		DOING BUSINESS AS (DBA)	
Lodging Concessions LLC		Marriott Fairfield Inn and Suites	
STREET ADDRESS		CROSS STREETS	
325 West 33 rd Street		8 th and 9 th Avenue	
OWNER	NAME: Palmetto Hospitality of Manhattan LLC	ATTORNEY	NAME: Alissa M. Yohey, Esq.
	PHONE: 864-327-4059		PHONE: 518-449-8893
	FAX: 864-699-4498		FAX: 518-449-4292
MANAGER	NAME: Lodging Concessions, LLC	LANDLORD	NAME: N/A
	PHONE: 864-327-4059		PHONE: N/A
	FAX: 864-699-4498		FAX: N/A

DESCRIPTION OF BUSINESS

Establishment Type:

Bar/Tavern
 Bed & Breakfast
 Eating Place Beer
 Cabaret
 Night Club
 Hotel
 Restaurant
 Catering Establishment
 Club (Fraternal Organization – Members Only)
 Other (Explain): _____

Method of Operation:

Restaurant
 Dance Club
 Sports Bar
 Adult Entertainment
 Wine Bar
 Pizzeria
 Cafe
 Other (Explain): Hotel

License Type:

On-Premise
 Wine
 Beer
 Wine & Beer

APPLICATION TYPE <i>(check one)</i>	<input checked="" type="radio"/> New	Has applicant owned or managed a similar business?	<input checked="" type="radio"/> YES	<input type="radio"/> NO
		What is/was the name of establishment?	Hyatt Place Garden City	
		What is/was the address of the establishment?	5 North Avenue, Garden City NJ 11530	
		What were the dates the applicant was involved with this former premise?	2009 - Present	
	<input type="radio"/> Transfer	What is the prior license #?		
		What is the expiration date on the prior license?		
		Are you making any alterations or operational changes?	<input type="radio"/> YES	<input type="radio"/> NO
		<i>If alterations or operational changes are being made, please attach the plans to this form.</i>		
	<input type="radio"/> Alteration	What is the current license #?		
		What is the expiration date on the current license?		
<i>Please describe the nature of the alterations and attach the plans</i>				

OPERATIONAL ISSUES										
HOURS		MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	SUNDAY		
	Operation	SEE	ADDITONAL	NOTES	SECTION					
	Music	6 a.m. – 10 p.m.	6 a.m. – 10 p.m.	6 a.m. – 10 p.m.	6 a.m. – 10 p.m.	6 a.m. – 10 p.m.	6 a.m. – 10 p.m.	6 a.m. – 10 p.m.	6 a.m. – 10 p.m.	
	Kitchen	SEE	ADDITONAL	NOTES	SECTION					
OCCUPANCY	INDOOR				BAR			OUTSIDE		
	Capacity (Certificate of Occupancy)	Maximum # of Persons You Anticipate Occupying Premises (Including Employees)	Number of Tables	Number of Seats	Number of Service Only Bars	Number of Stand-Up Bars	Number of Seats at Bars	Number of Seats	Number of Tables	
	749	749	32	77	0	1	6	See Additiona l	Notes	
How many floors are there? What is the capacity for each floor? (please respond in space provided)					1-2	3-4	5+	Basement: 85; 1 st Floor: 199; 2 nd Floor: 25; Floors 3-20: 24; 21 st & 22 nd Floors: 16; 23 rd Floor: 77		
Will you be applying or intending to apply for a cabaret license? If yes, will there be dancing? (please respond in space provided)					YES	NO	N/A			
Will you be hosting private parties and promotional events?					YES	NO	N/A			
Will outside promoters be used?					YES	NO	N/A			
Will the security plan submitted be implemented?					YES	NO	N/A			
Will State certified security personnel be used?					YES	NO	N/A			
Will New York Nightlife Association recommendations and NYPD Best Practices be followed?					YES	NO	N/A			
Will the applicant be using delivery bicycles? If yes, have you applied to DOT for bicycle rack? Delivery bicycles are to be clearly marked with the name of the restaurant and staff will wear attire clearly noting name. (please respond in space provided)					YES	NO	N/A			
Will the applicant be applying for a Sidewalk Café now or in the future? (please respond in space provided)					YES	NO	N/A			
If yes to the above, are plans attached and submitted to DCA? How many tables/seats? (please respond in space provided)					YES	NO	N/A			
Will applicant provide contact information to neighbors and respond to complaints that arise?					YES	NO	N/A			
If you plan to have music, what type(s)?			BACKGROUND	LIVE MUSIC	DJ					
BUILDING DESIGN										
Doors and windows will be closed when any amplified music is played and in the event of no amplified sound, will be closed by 11 PM Friday and Saturday and 10 PM on all other days.					YES	NO	N/A			
Will applicant follow the recommendations of a certified sound engineer to mitigate potential noise disturbance to the neighboring residents and buildings, including placing speakers on the floor of the establishment?					YES	NO	N/A			
Do you agree to comply with DOB rules concerning a storm enclosure? Storm enclosures can be used between November 15 and April 15, but they may NOT project more than 18 inches from the store front.)					YES	NO	N/A			

OUTDOOR ITEMS				
Will applicant use the rooftop, rear yard or any outdoor space?	YES	NO	N/A	
If yes to the above, the rear yard, rooftop, and any outdoor space will be closed and vacated by 11 PM on Friday & Saturday and 10 PM on all other days.	YES	NO	N/A	
The service and consumption of alcohol in the rear yard, on the rooftop, or in any other outdoor space will be only via seated food service.	YES	NO	N/A	
The rear yard, rooftop, and any other outdoor space will not allow standing space for patrons to drink or smoke.	YES	NO	N/A	
Applicant will do everything in their power to provide an effective sound baffling or sound controlled environment through landscaping or some type of enclosure, where possible; provided they do not violate any fire or building code regulations? This includes possibly working with landlords for soundproofing tenants apartments (such as installing soundproofing windows, acoustical tiles, etc.).	YES	NO	N/A	
Applicant will enforce a quiet environment in the outdoor space, so as not to disturb nearby residents (e.g. there will be no amplified music, as per the law, and windows and doors to areas that play amplified music shall be closed). The applicant will make every effort possible to limit the noise emanating from diners by posting signs outside and also on menus asking for respect of the neighbor's privacy and peace. The staff will also encourage a peaceful environment amongst the outdoor diners.	YES	NO	N/A	
Applicant will have a lighting plan that will allow safe usage of the outdoor space without disrupting neighbors?	YES	NO	N/A	

LOCATION & ZONING				
Primary Zoning District:	C6-4	Overlay (If Applicable):	N/A	
Is this a Special District? If yes, is it Clinton, West Chelsea or Hudson Yards?	YES	NO	N/A	Hudson Yards
Does the building have a Certificate of Occupancy ("C of O") or a letter of no objection?	YES	NO	N/A	The Hotel is being constructed at this time
Is the 500 Foot Rule or 200 Foot Rule Triggered? If yes, which? Please attach a diagram of the establishments that triggers the rule.	YES	NO	N/A	
Is a Public Assembly permit required?	YES	NO	N/A	
Are your plans filed with DOB?	YES	NO	N/A	
Building Type	<input type="radio"/> Residential <input checked="" type="radio"/> Commercial <input type="radio"/> Mixed Use <input type="radio"/> Other, describe: _____			
Adjacent Buildings	<input type="radio"/> Residential <input type="radio"/> Commercial <input checked="" type="radio"/> Mixed Use <input type="radio"/> Other, describe: _____			
NOTIFICATION: What organizations / community groups have you notified regarding your application?	# 1	Stonehenge – The Olivia (neighboring apartment building)		
	# 2	Vornado (neighboring office building)		
	# 3	US Postal Service (post office is across the street from the premise)		

ADDITIONAL INFORMATION: (Applicant Use)

- **Hours of Operation: Hotel 24 hours; Bar/Restaurant: Sunday – Thursday 6 a.m. – 11 a.m. (breakfast), 4 p.m. – 10 p.m. (dinner), Friday & Saturday 6 a.m. 11 a.m. (breakfast) 5 p.m. – 11 p.m. (dinner)**
- **Hours of Kitchen: 6 a.m. –10 p.m. 7 days a week.**
- **Outside Area Occupancy: Rear Patio – Tables: 9/Seats: 36; Rooftop: Tables: 10/Seats: 38 (The building is under construction and for safety reason it can not be seen but a diagram is attached)**

ADDITIONAL NOTES: (Office Use Only)

- **Hotel Bar: Sunday – Thursday 6 a.m. – 10 p.m.; Friday & Saturday 6 a.m. – 11 p.m.**
- **Kitchen is open daily 6 a.m. – 10 p.m.**
- **Rooftop Restaurant Lounge: Total Capacity 74; Sunday – Thursday 6 a.m. – 10 p.m.; Friday & Saturday 6 a.m. – 11 p.m.; Kitchen on roof will stay open until closing**

ADDITIONAL STIPULATIONS: (Office Use Only)

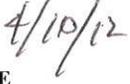
Manhattan Community Board 4 (MCB4) recommends:	<input type="radio"/> Approval <input checked="" type="radio"/> Denial unless all agreed to by applicant is part of the <u>method of operation</u> <input type="radio"/> Denial
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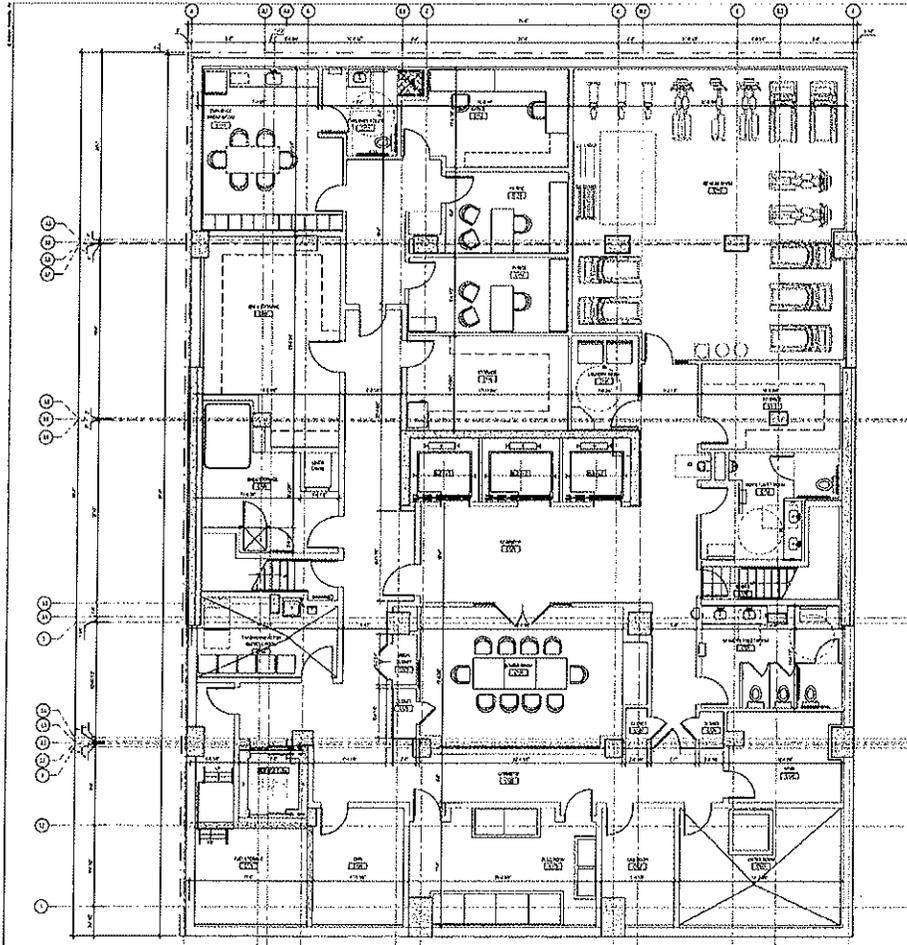
CB4 REPRESENTATIVES

 Nelly Gonzalez <i>CB4 Community Associate</i>	Lisa Daglian <i>CB4 BLP Committee Co-Chair</i>	 Paul Seres <i>CB4 BLP Committee Co-Chair</i>
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APPLICANT AGREEMENT WITH THE COMMUNITY

Pursuant to these stipulations, this applicant agrees to have these provisions incorporated in the method of operation of their liquor license. Additionally, the applicant agrees to the community agreements as the basis for the community supporting this application.

SIGN HERE →	 SIGNATURE OF APPLICANT	 DATE
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COMPARTMENT FIRE RISK

Room	Area (sq ft)	Fire Risk	Notes
101	100	Low	
102	100	Low	
103	100	Low	
104	100	Low	
105	100	Low	
106	100	Low	
107	100	Low	
108	100	Low	
109	100	Low	
110	100	Low	
111	100	Low	
112	100	Low	
113	100	Low	
114	100	Low	
115	100	Low	
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198	100	Low	
199	100	Low	
200	100	Low	

TAKE OFF OF OPERATIONAL PARAMETERS

Room	Area (sq ft)	Notes
101	100	
102	100	
103	100	
104	100	
105	100	
106	100	
107	100	
108	100	
109	100	
110	100	
111	100	
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197	100	
198	100	
199	100	
200	100	

ROOMS DESIGNATION BY ROOM NUMBER

Room	Designation
101	Storage
102	Storage
103	Storage
104	Storage
105	Storage
106	Storage
107	Storage
108	Storage
109	Storage
110	Storage
111	Storage
112	Storage
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PROPOSED FINISH

Room	Finish
101	Concrete
102	Concrete
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106	Concrete
107	Concrete
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109	Concrete
110	Concrete
111	Concrete
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FARFIELD INN & SUITES
 322 W. 35th STREET
 NEW YORK, NY 10001

OWNER
 CITY DEVELOPMENT LLC
 300 EAST 42nd STREET, SUITE 901
 NEW YORK, NY 10017

GENERAL CONTRACTOR
 PARSONS BRINCKERHOFF
 110 WEST 42nd STREET
 NEW YORK, NY 10018

ARCHITECT
 SKIDMORE OWINGS & MERRILL LLP
 110 WEST 42nd STREET
 NEW YORK, NY 10018

MECHANICAL ENGINEER
 PARSONS BRINCKERHOFF
 110 WEST 42nd STREET
 NEW YORK, NY 10018

ELECTRICAL ENGINEER
 PARSONS BRINCKERHOFF
 110 WEST 42nd STREET
 NEW YORK, NY 10018

PLUMBING ENGINEER
 PARSONS BRINCKERHOFF
 110 WEST 42nd STREET
 NEW YORK, NY 10018

STRUCTURAL CONSULTANT
 PARSONS BRINCKERHOFF
 110 WEST 42nd STREET
 NEW YORK, NY 10018

CODE CONSULTANT / INSPECTOR
 PARSONS BRINCKERHOFF
 110 WEST 42nd STREET
 NEW YORK, NY 10018

VEGETATION CONSULTANT
 PARSONS BRINCKERHOFF
 110 WEST 42nd STREET
 NEW YORK, NY 10018

ADVISORY CONSULTANT
 PARSONS BRINCKERHOFF
 110 WEST 42nd STREET
 NEW YORK, NY 10018

INTERIORS
 PARSONS BRINCKERHOFF
 110 WEST 42nd STREET
 NEW YORK, NY 10018

CELLAR PLAN

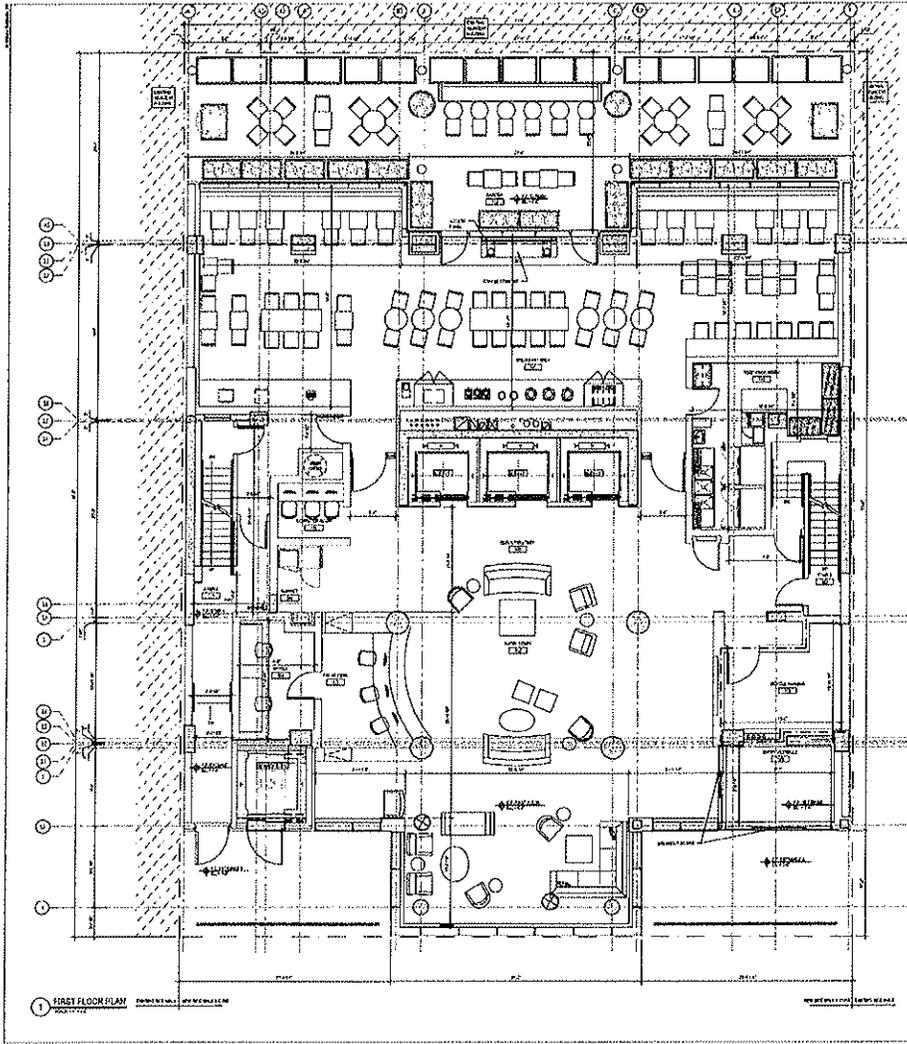
SCALE
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DATE
 11/11/11

PROJECT NO.
 11111

REVISIONS

NO.	DATE	DESCRIPTION
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0000 - FINISHES PER TABLE

NO.	DESCRIPTION	AREA	FINISH
01	FLOOR	1000	CONCRETE
02	CEILING	1000	AC
03	WALL	1000	PAINT
04	DOOR	1000	WOOD
05	WINDOW	1000	GLASS
06	STAIR	1000	CONCRETE
07	ELEVATOR	1000	CONCRETE
08	MECHANICAL	1000	CONCRETE
09	MECHANICAL	1000	CONCRETE
10	MECHANICAL	1000	CONCRETE
11	MECHANICAL	1000	CONCRETE
12	MECHANICAL	1000	CONCRETE
13	MECHANICAL	1000	CONCRETE
14	MECHANICAL	1000	CONCRETE
15	MECHANICAL	1000	CONCRETE
16	MECHANICAL	1000	CONCRETE
17	MECHANICAL	1000	CONCRETE
18	MECHANICAL	1000	CONCRETE
19	MECHANICAL	1000	CONCRETE
20	MECHANICAL	1000	CONCRETE

PROJECT LOCATION
FAIRFIELD INN & SUITES
 526 W. 33RD STREET
 NEW YORK, NY 10001

OWNER
 STOR DEVELOPMENT LLC
 300 WEST 34TH STREET SUITE 301
 NEW YORK, NY 10001

GENERAL CONTRACTOR
 JACOBS GROUP LLC
 1000 PARK AVENUE
 NEW YORK, NY 10022

ARCHITECT
 JACOBS GROUP LLC
 1000 PARK AVENUE
 NEW YORK, NY 10022

MECHANICAL CONSULTANT
 JACOBS GROUP LLC
 1000 PARK AVENUE
 NEW YORK, NY 10022

ELECTRICAL CONSULTANT
 JACOBS GROUP LLC
 1000 PARK AVENUE
 NEW YORK, NY 10022

PLUMBING CONSULTANT
 JACOBS GROUP LLC
 1000 PARK AVENUE
 NEW YORK, NY 10022

STRUCTURAL CONSULTANT
 JACOBS GROUP LLC
 1000 PARK AVENUE
 NEW YORK, NY 10022

VERTICAL TRANSPORTATION CONSULTANT
 JACOBS GROUP LLC
 1000 PARK AVENUE
 NEW YORK, NY 10022

ACoustic CONSULTANT
 JACOBS GROUP LLC
 1000 PARK AVENUE
 NEW YORK, NY 10022

ENVIRONMENTAL CONSULTANT
 JACOBS GROUP LLC
 1000 PARK AVENUE
 NEW YORK, NY 10022

PHOTOCOPY
 JACOBS GROUP LLC
 1000 PARK AVENUE
 NEW YORK, NY 10022

DATE
 11/11/11

SCALE
 1/8" = 1'-0"

PROJECT NO.
 11-0001

REVISIONS

PLANNED:

1. ALL WORK TO BE COMPLETED BY THE DATE SHOWN ON THIS PLAN.
 2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES.
 3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES.
 4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES.
 5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES.

FAIRFIELD ARCHITECTS

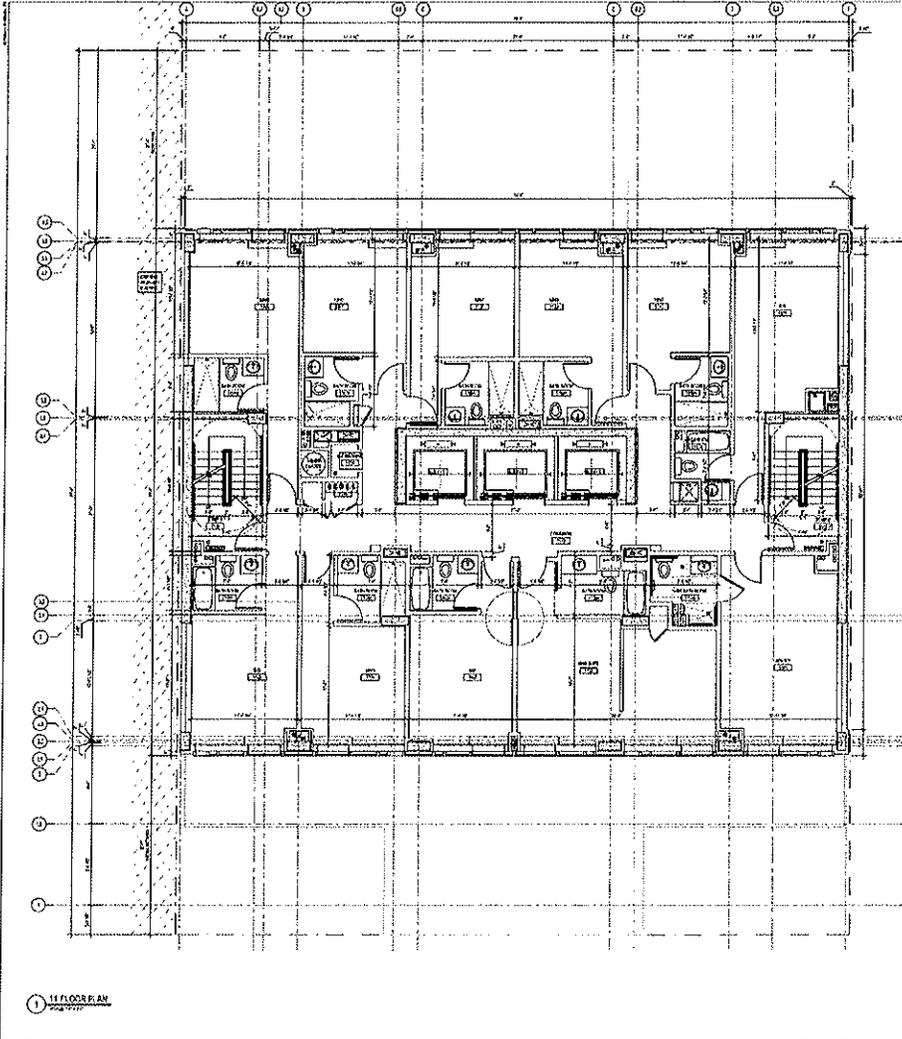
FIRST FLOOR PLAN

DATE
 11/11/11

SCALE
 1/8" = 1'-0"

PROJECT NO.
 11-0001

REVISIONS



11 FLOOR PLAN
DATE: 07/17/17

FLOOR NOTES

1. ALL ROOMS OF EQUAL OR GREATER SIZE SHALL BE FULLY FURNISHED AND EQUIPPED WITH THE FOLLOWING:
 - a. ONE KING OR TWO TWIN BEDS
 - b. ONE WORKING DESK WITH CHAIR
 - c. ONE SEATING AREA WITH SOFA OR CHAIRS
 - d. ONE TELEVISION
 - e. ONE BATHROOM WITH TUB OR SHOWER
 - f. ONE CLOSET
 - g. ONE HANGING CLOSET
 - h. ONE LINEN CLOSET
 - i. ONE IN-Room Safe
 - j. ONE IRON AND IRONING BOARD
 - k. ONE HAIR DRYER
 - l. ONE PHONE
 - m. ONE WALK-IN CLOSET
 - n. ONE BATHROOM WITH TUB OR SHOWER
 - o. ONE CLOSET
 - p. ONE HANGING CLOSET
 - q. ONE LINEN CLOSET
 - r. ONE IN-Room Safe
 - s. ONE IRON AND IRONING BOARD
 - t. ONE HAIR DRYER
 - u. ONE PHONE
 - v. ONE WALK-IN CLOSET

PROJECTIONS

FAIRFIELD INN & SUITES
325 W. 33RD STREET
NEW YORK, NY 10001

OWNER
OTD DEVELOPMENT LLC
147 EAST 86TH STREET, SUITE 207
SPARTANBURG, SC 29176
863.535.5151

HOTEL FRANCHISE
FAIRFIELD HOTEL SYSTEMS BY BRANDIT
10000 W. 10TH AVENUE
DENVER, CO 80242
303.440.0000

ARCHITECT
HELPER ARK ARCHITECTS
21 EAST 57TH STREET
NEW YORK, NY 10022
212.465.1111

MEP CONSULTANT
PAC ENGINEERING, P.C.
200 WEST 10TH STREET
NEW YORK, NY 10011
212.465.1111

STRUCTURAL CONSULTANT
KIMLEY-HORN & CO., INC.
224 EAST 57TH STREET, SUITE 200
NEW YORK, NY 10022
212.465.1111

CODE CONSULTANT/INSPECTOR
CODE LLC
60 MORTON STREET, SUITE 1021
NEW YORK, NY 10013
212.465.1111

VERTICAL TRANSPORTATION CONSULTANT
VIA LLC
100 WEST 10TH STREET, SUITE 100
LANHAMTON, MD 21093
410.438.1111

FAÇADE CONSULTANT
WSPOR & ASSOCIATES, P.C.
200 WEST 10TH STREET, SUITE 1021
NEW YORK, NY 10013
212.465.1111

ACoustIC CONSULTANT
PAC ENGINEERING, P.C.
200 WEST 10TH STREET
NEW YORK, NY 10011
212.465.1111

LIGHTING CONSULTANT
ALS LIGHTING CONSULTING INC.
100 WEST 10TH STREET, SUITE 1001
NEW YORK, NY 10011
212.465.1111

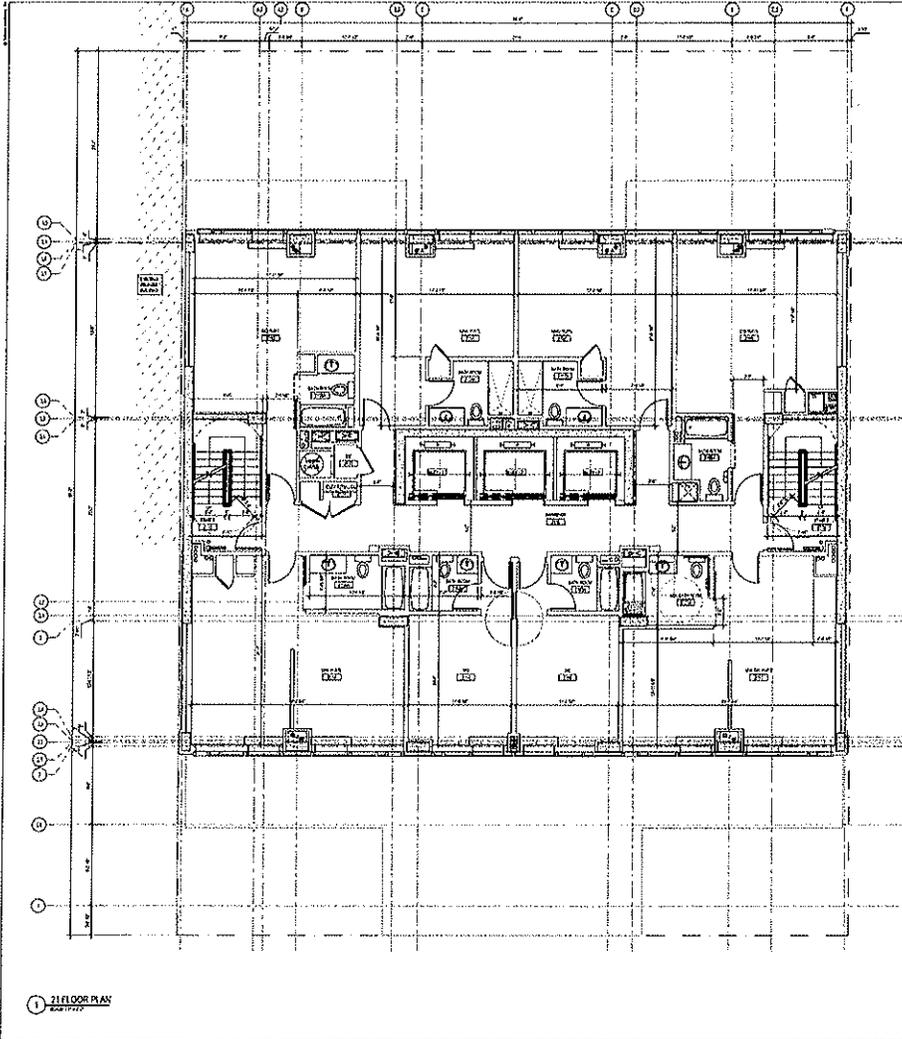
STATIONERS
STATIONERS DESIGN GROUP
1114 WEST 10TH STREET, SUITE 100
NEW YORK, NY 10011
212.465.1111

DATE: 07/17/17

HELPER ARK ARCHITECTS

11 FLOOR PLAN

DATE	07/17/17
DESIGNER	HELPER ARK ARCHITECTS
PROJECT	FAIRFIELD INN & SUITES
NO.	11 FLOOR PLAN
SCALE	AS SHOWN
BY	HELPER ARK ARCHITECTS
DATE	07/17/17



1 21 FLOOR PLAN
2008.11.17.17

REVISIONS

1. ALL DRAWINGS CONTAINED HEREIN ARE THE PROPERTY OF HELPPHAR ARCHITECTS, P.C. AND SHALL REMAIN THEIR PROPERTY. NO PART OF THIS DRAWING IS TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF HELPPHAR ARCHITECTS, P.C.

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PROJ. NO. 07-001

FARFIELD INN & SUITES
325 W. 33RD STREET
NEW YORK, NY 10001

OWNER:
CITICORP DEVELOPMENT LLC
100 WEST WASHINGTON STREET, SUITE 500
SPARTANBURG, SC 29303
803.537.4000

HOTEL FRANCHISE:
FARFIELD INN & SUITES BY HAWAIIAN
1000 KUMULIHI DRIVE
HONOLULU, HI 96813
808.551.1000

ARCHITECT:
HELPPHAR ARCHITECTS, P.C.
11 EAST 47TH STREET, 11TH FLOOR
NEW YORK, NY 10017
212.693.1000

MEP CONSULTANT:
PAC ENGINEERS, INC.
200 WEST 42ND STREET, 10TH FLOOR
NEW YORK, NY 10018
212.693.1000

STRUCTURAL CONSULTANT:
TERRACON CONSULTANTS, P.C.
11 EAST 47TH STREET, 11TH FLOOR
NEW YORK, NY 10017
212.693.1000

CODE CONSULTANT / ENGINEER:
SCOTT B. BROWN, P.E.
100 WEST 42ND STREET, 10TH FLOOR
NEW YORK, NY 10018
212.693.1000

MECHANICAL TRANSPORTATION CONSULTANT:
M.T.C. ENGINEERS, ARCHITECTS & PLANNERS, INC.
100 WEST 42ND STREET, 10TH FLOOR
NEW YORK, NY 10018
212.693.1000

ELECTRICAL CONSULTANT:
MAYNARD ELECTRIC, INC.
200 WEST 42ND STREET, 10TH FLOOR
NEW YORK, NY 10018
212.693.1000

MECHANICAL CONSULTANT:
M.E.C. ENGINEERS, ARCHITECTS & PLANNERS, INC.
100 WEST 42ND STREET, 10TH FLOOR
NEW YORK, NY 10018
212.693.1000

INTERIOR ARCHITECT:
M.A. INTERIOR DESIGN, INC.
100 WEST 42ND STREET, 10TH FLOOR
NEW YORK, NY 10018
212.693.1000

DATE: 11/17/07

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

NO.: 2008.11.17.17

PROJECT: FARFIELD INN & SUITES

DATE: 11/17/07

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

NO.: 2008.11.17.17

PROJECT: FARFIELD INN & SUITES

DATE: 11/17/07

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

NO.: 2008.11.17.17

PROJECT: FARFIELD INN & SUITES



HELPPHAR ARCHITECTS, P.C.

21 FLOOR PLAN

DATE: 11/17/07

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

NO.: 2008.11.17.17

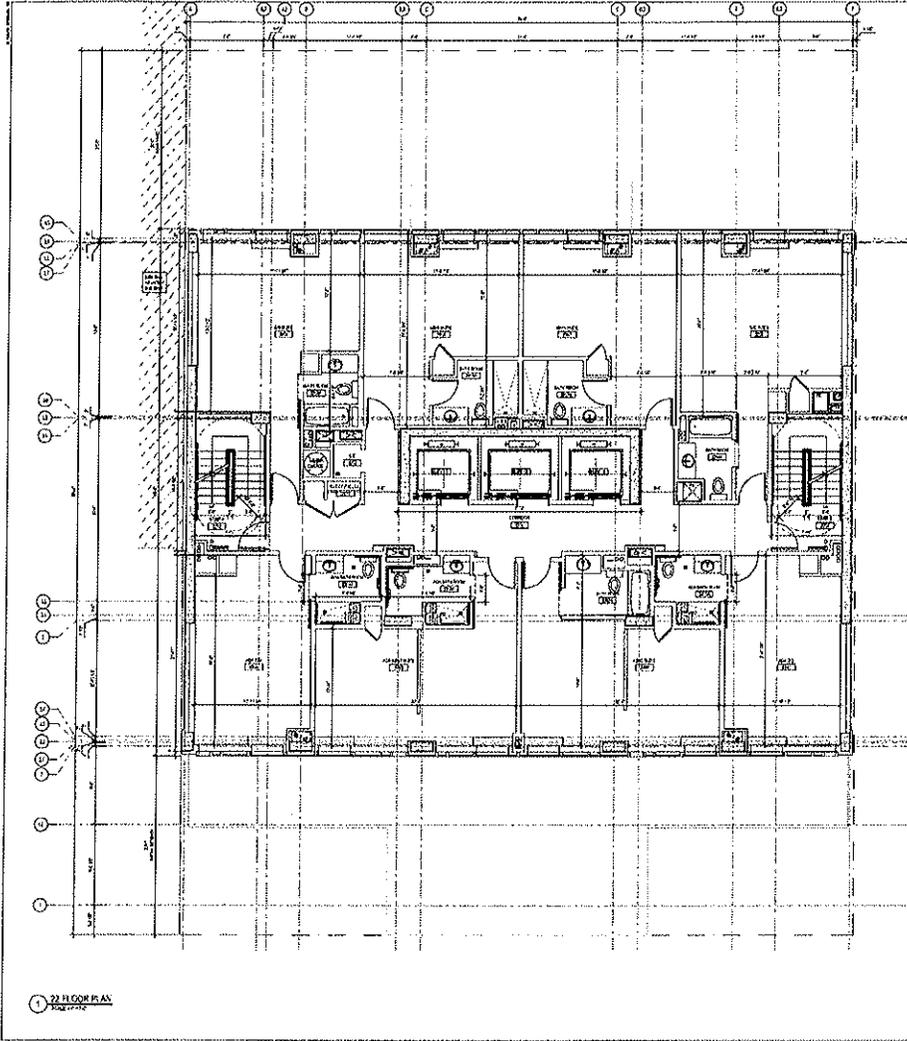
PROJECT: FARFIELD INN & SUITES

DATE: 11/17/07

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

NO.: 2008.11.17.17

PROJECT: FARFIELD INN & SUITES



PROJECT NAME:
FARFIELD INN & SUITES
 325 W. 33RD STREET
 NEW YORK, NY 10001

OWNER:
 CITY OF NEW YORK
 300 EAST MAIN STREET, 21ST FLOOR
 NEW YORK, NY 10002

HOTEL FRANCHISE:
 FARFIELD INN & SUITES BY HAWAIIAN
 1500 KALANANAKU AVENUE
 HONOLULU, HI 96813

GENERAL CONTRACTOR:
 JAMES J. COLE, INC.
 200 WEST 10TH STREET
 NEW YORK, NY 10011

ARCHITECT:
 HOKU ARCHITECTS
 2 EAST 57TH STREET
 NEW YORK, NY 10022

MECHANICAL ENGINEER:
 JACOBO P. PARRA, P.E.
 101 WEST 30TH STREET
 NEW YORK, NY 10001

ELECTRICAL CONSULTANT:
 JAMES J. COLE, P.E.
 300 EAST MAIN STREET, 21ST FLOOR
 NEW YORK, NY 10002

CODE CONSULTANT / EXPEDIENT:
 JACOBO P. PARRA, P.E.
 101 WEST 30TH STREET
 NEW YORK, NY 10001

VERTICAL TRANSPORTATION CONSULTANT:
 JACOBO P. PARRA, P.E.
 101 WEST 30TH STREET
 NEW YORK, NY 10001

PLUMBING CONSULTANT:
 JAMES J. COLE, P.E.
 300 EAST MAIN STREET, 21ST FLOOR
 NEW YORK, NY 10002

ACoustIC CONSULTANT:
 JAMES J. COLE, P.E.
 300 EAST MAIN STREET, 21ST FLOOR
 NEW YORK, NY 10002

INTERIOR DESIGNER:
 HOKU ARCHITECTS
 2 EAST 57TH STREET
 NEW YORK, NY 10022

STRUCTURAL ENGINEER:
 JAMES J. COLE, P.E.
 300 EAST MAIN STREET, 21ST FLOOR
 NEW YORK, NY 10002

22 FLOOR PLAN

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

DATE:
 2-013

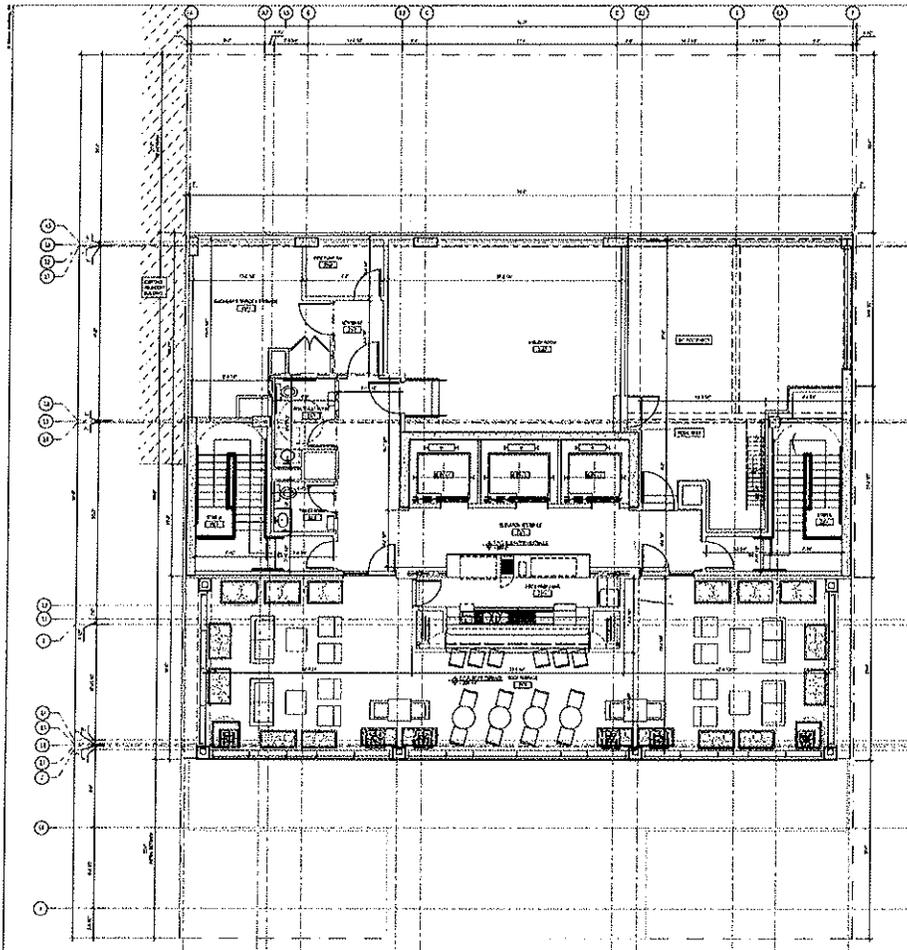
PROJECT NO.:
 22-013



HOKU ARCHITECTS

NO.	DESCRIPTION	DATE
1	ISSUED FOR PERMIT	2-013
2	ISSUED FOR CONSTRUCTION	2-013
3	ISSUED FOR OCCUPANCY	2-013

NOTES:
 1. REFER TO ALL OTHER SHEETS FOR FULL DESCRIPTION OF WORK.
 2. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE NYC DEPARTMENT OF BUILDINGS REGULATIONS AND THE NYC DEPARTMENT OF ENVIRONMENTAL CONSERVATION REGULATIONS.
 3. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE NYC DEPARTMENT OF ENVIRONMENTAL CONSERVATION REGULATIONS.
 4. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE NYC DEPARTMENT OF ENVIRONMENTAL CONSERVATION REGULATIONS.
 5. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE NYC DEPARTMENT OF ENVIRONMENTAL CONSERVATION REGULATIONS.



NO.	DESCRIPTION	QTY	UNIT	AMOUNT	TOTAL
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EXHIBIT

1. ALL DIMENSIONS ARE IN FEET AND INCHES.
 2. ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.
 3. ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.
 4. ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.
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 9. ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.
 10. ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.

PROJECT LOCATION
FAIRFIELD INN & SUITES
 320 W. 33RD STREET
 NEW YORK, NY 10001

OWNER
 270 LEVEL OF INVESTMENT
 100 EAST 42ND STREET, SUITE 500
 MANHATTAN, NY 10017
 (212) 693-1234

HOTEL FRANCHISE
 FAIRFIELD INN & SUITES BY HAWORTH
 1400 PENNSYLVANIA AVENUE
 NEW YORK, NY 10019
 (212) 693-1234

ARCHITECT
 ALLIED CONSTRUCTION, INC.
 130 FIFTH AVENUE, 10TH FLOOR
 NEW YORK, NY 10011
 (212) 693-1234

INTERIOR ARCHITECT
 INTERIOR DESIGN GROUP
 100 EAST 42ND STREET, SUITE 500
 NEW YORK, NY 10017
 (212) 693-1234

MEP ENGINEER
 MECHANICAL ENGINEERS
 100 EAST 42ND STREET, SUITE 500
 NEW YORK, NY 10017
 (212) 693-1234

STRUCTURAL CONSULTANT
 STRUCTURAL CONSULTANTS
 100 EAST 42ND STREET, SUITE 500
 NEW YORK, NY 10017
 (212) 693-1234

CODE CONSULTANT / ELEVATOR
 ELEVATOR CONSULTANTS
 100 EAST 42ND STREET, SUITE 500
 NEW YORK, NY 10017
 (212) 693-1234

GENERAL CONTRACTOR / CONSTRUCTION
 GENERAL CONTRACTORS
 100 EAST 42ND STREET, SUITE 500
 NEW YORK, NY 10017
 (212) 693-1234

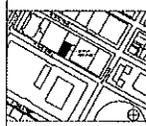
MECHANICAL ENGINEER
 MECHANICAL ENGINEERS
 100 EAST 42ND STREET, SUITE 500
 NEW YORK, NY 10017
 (212) 693-1234

ELECTRICAL ENGINEER
 ELECTRICAL ENGINEERS
 100 EAST 42ND STREET, SUITE 500
 NEW YORK, NY 10017
 (212) 693-1234

PLUMBING ENGINEER
 PLUMBING ENGINEERS
 100 EAST 42ND STREET, SUITE 500
 NEW YORK, NY 10017
 (212) 693-1234

LANDSCAPE ARCHITECT
 LANDSCAPE ARCHITECTS
 100 EAST 42ND STREET, SUITE 500
 NEW YORK, NY 10017
 (212) 693-1234

INTERIOR DESIGNER
 INTERIOR DESIGNERS
 100 EAST 42ND STREET, SUITE 500
 NEW YORK, NY 10017
 (212) 693-1234



REVISIONS

NO.	DESCRIPTION	DATE
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ROOF TERRACE PLAN

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

DATE: 10/15/11

PROJECT NO: 11-001

Marriott Fairfield Inn & Suites

325 West 33rd Street

Manhattan, New York

Menu

Appetizers

Nachos Grande	13
Grilled Chicken Quesadilla	12
Chicken Wings	13
Hot Spinach & Artichoke Dip	9
Tortilla Chips with Salsa	6

Soups & Chili

Roadhouse Chili	7
Broadway Basil & Tomato Bisque	7
Home Style Chicken & Shells	7

Sandwiches

Cheeseburger	12
Chicken Pesto Ciabatta	13
Buffalo Chicken Wrap	13

8" Pizza

Pepperoni	10
Sausage	10
Cheese	9