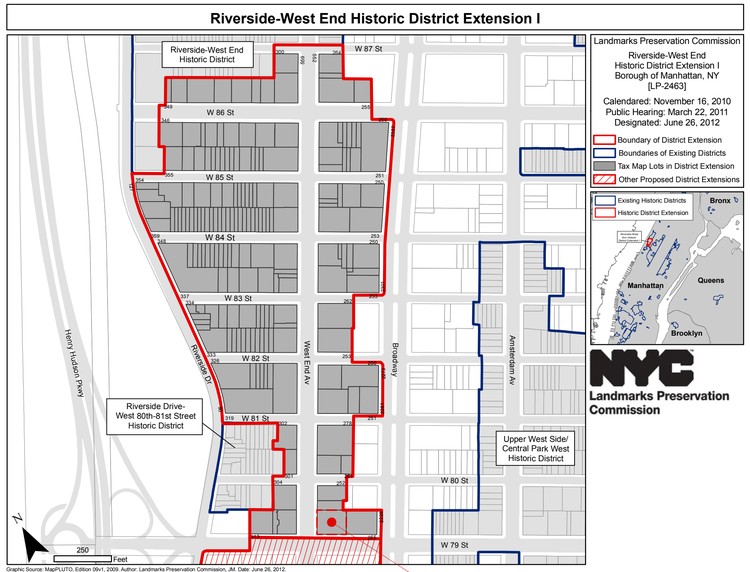
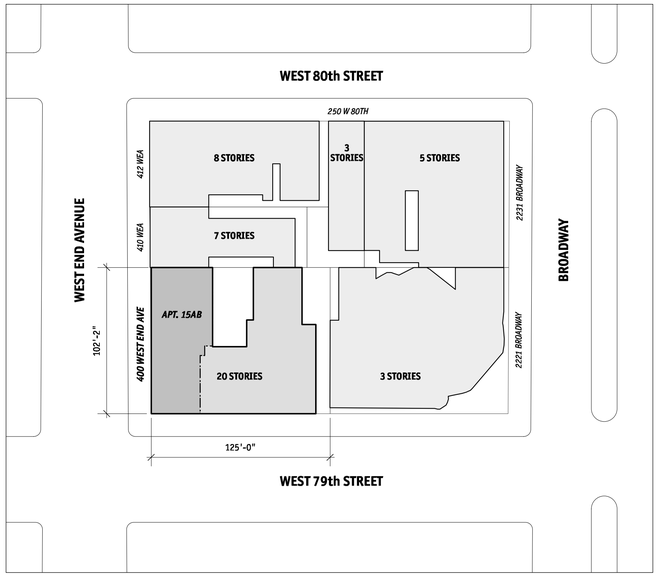
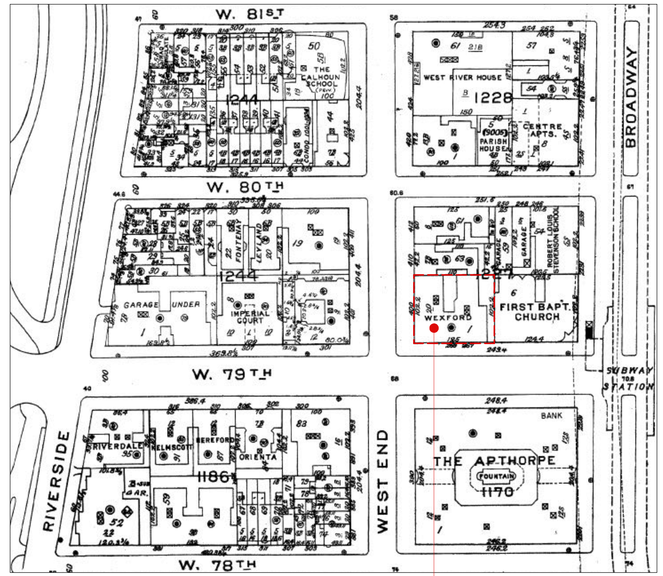


1 RIVERSIDE-WEST END HISTORIC DISTRICT
NTS

PROJECT SITE: 400 WEST END AVE



2 BLOCK PLAN
1" = 50'-0"



3 SANBORN HISTORICAL MAP
NTS

PROJECT SITE: 400 WEST END AVE

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05.14.2019

LPC - 01



1 1940 TAX PHOTO
SOUTHWEST CORNER



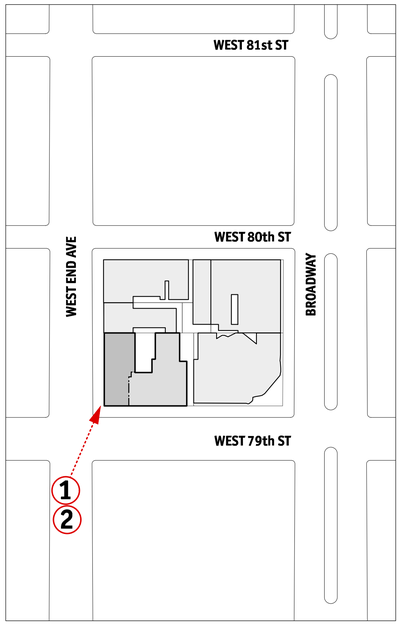
2 2019 PHOTO
SOUTHWEST CORNER

1940 Photo:
Casement Windows



2019 Photo:
Double Hung Windows





3 PHOTO KEY PLAN
1" = 100'-0"

N

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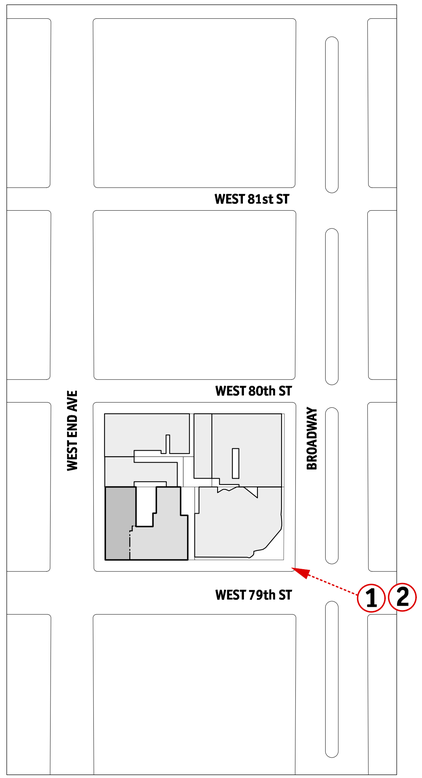
LPC - 02



1 1940 TAX PHOTO
SOUTHEAST CORNER



2 2019 PHOTO
SOUTHEAST CORNER



3 PHOTO KEY PLAN
1" = 100'-0"

N

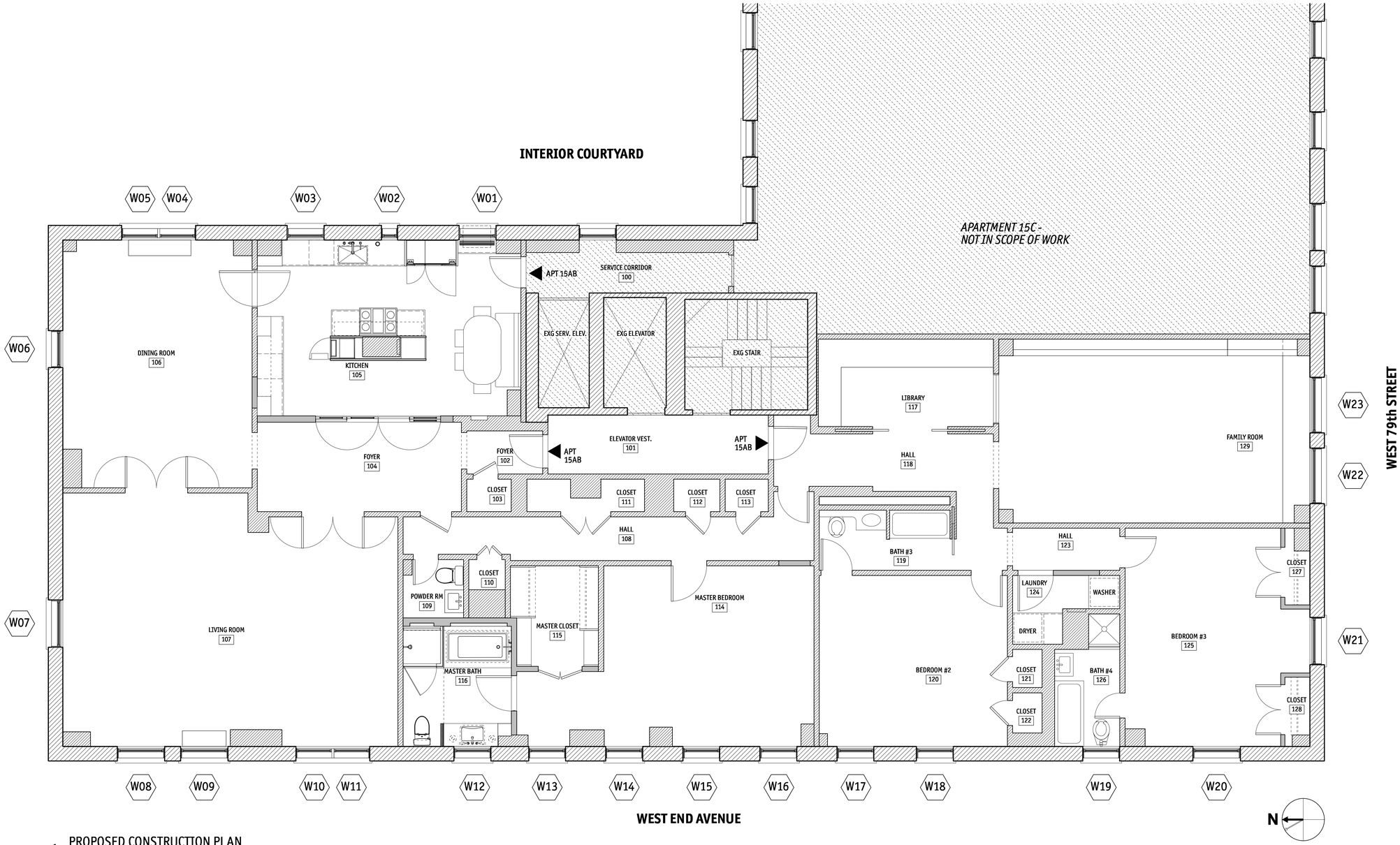
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LPC - 03



1 PROPOSED CONSTRUCTION PLAN
1/4"=1'-0"

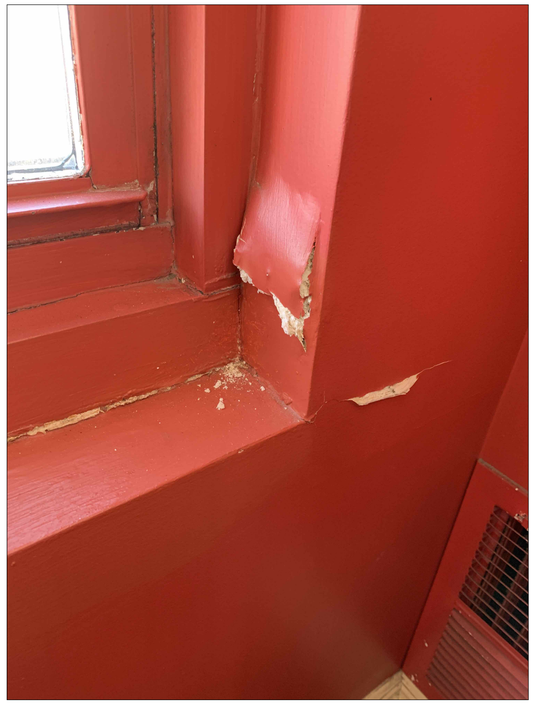
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LPC - 04



1 WINDOW DETERIORATION PHOTO



2 WINDOW DETERIORATION PHOTO



3 WINDOW DETERIORATION PHOTO



4 WINDOW DETERIORATION PHOTO

NOTE: WINDOWS ARE LEAKING WATER AND AIR, CAUSING DAMAGE AND MILDEW TO INTERIOR SURROUNDS. A NUMBER OF WINDOWS DO NOT CLOSE COMPLETELY OR DO NOT OPEN AT ALL ANYMORE.

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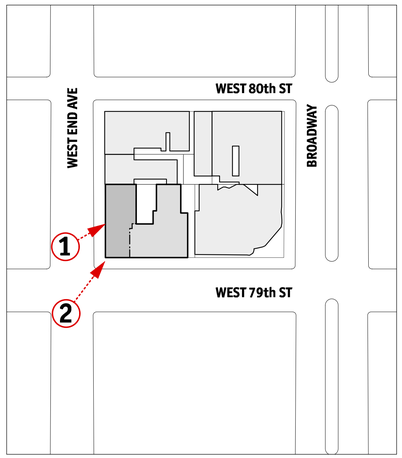
LPC - 05



1 WEST END AVENUE FACADE



2 SOUTHWEST CORNER



3 PHOTO KEY PLAN
1" = 100'-0"

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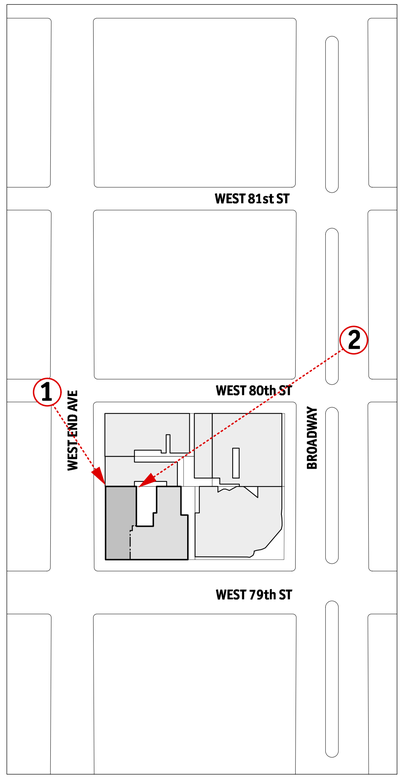
LPC - 06



1 NORTHWEST CORNER



2 EAST COURTYARD FACADE



3 PHOTO KEY PLAN
1" = 100'-0"

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LPC - 07



1 505 WEST END AVENUE
image from Google street view 2017

IN 2018, LANDMARKS PRESERVATION COMMISSION APPROVED ONE-OVER-ONE DOUBLE HUNG WINDOW REPLACEMENT IN APARTMENT 6AAB.
THE HISTORIC WINDOWS WERE SIX-OVER-ONE AND FOUR-OVER-ONE DOUBLE HUNG.
ALL OF THE WIDOWS WERE REPLACED PRIOR TO THE DESIGNATION OF THE HISTORIC DISTRICT.

PRECEDENT

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LANDMARKS PRESERVATION COMMISSION PUBLIC HEARING

05.14.2019

LPC - 08



1 5 RIVERSIDE DRIVE
image from Google street view 2017

ART DECO BUILDING
WEST END-COLLEGIATE HISTORIC DISTRICT EXTENSION
HISTORIC WINDOWS: SIX-OVER-ONE DOUBLE HUNG AND CASEMENTS



2 310 RIVERSIDE DRIVE
image from Google street view 2017

ART DECO BUILDING (originally mixed use)
RIVERSIDE/WEST END HISTORIC DISTRICT EXTENSION I
HISTORIC WINDOWS: ONE-OVER-ONE DOUBLE HUNG



3 315 RIVERSIDE DRIVE
image from Google street view 2017

ART DECO BUILDING
RIVERSIDE/WEST END HISTORIC DISTRICT EXTENSION I
HISTORIC WINDOWS: SIX-OVER-ONE DOUBLE HUNG

ART DECO BUILDINGS

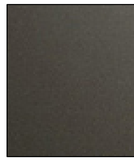
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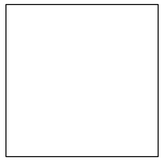
LANDMARKS PRESERVATION
COMMISSION PUBLIC HEARING

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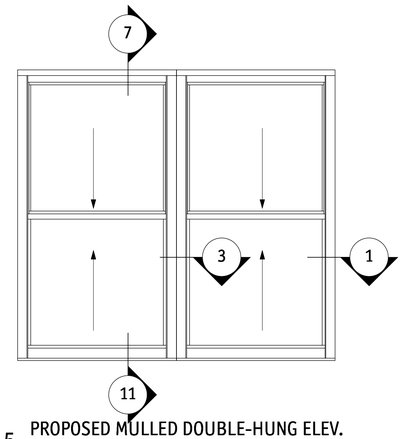
LPC - 09



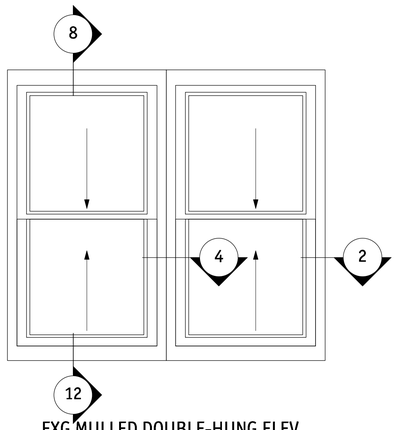
EXTERIOR FINISH
SKYLINE BRONZE (BR)



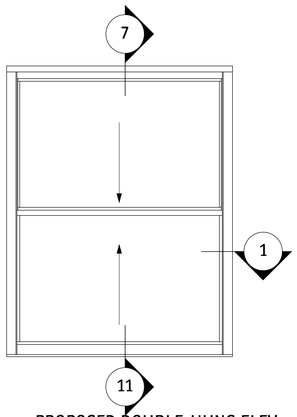
INTERIOR FINISH
SKYLINE WHITE (W)



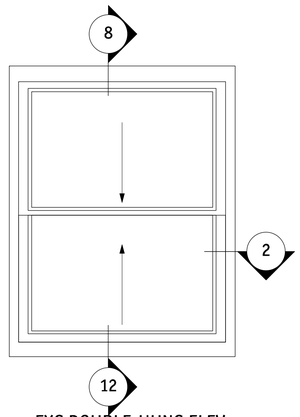
5 PROPOSED MULLED DOUBLE-HUNG ELEV.
3/4"=1'-0"



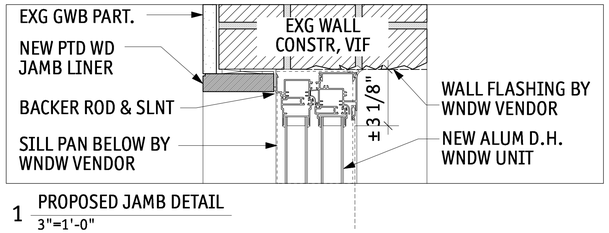
6 EXG MULLED DOUBLE-HUNG ELEV.
3/4"=1'-0"



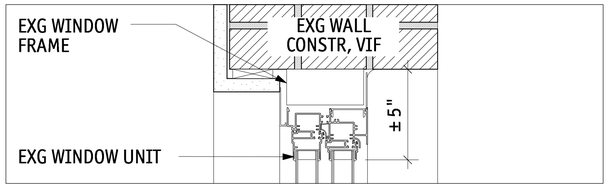
9 PROPOSED DOUBLE-HUNG ELEV.
3/4"=1'-0"



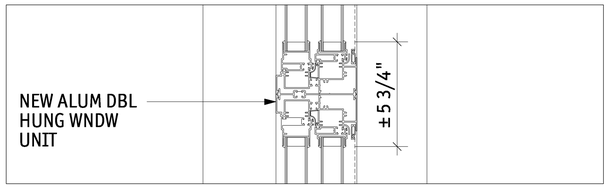
10 EXG DOUBLE-HUNG ELEV.
3/4"=1'-0"



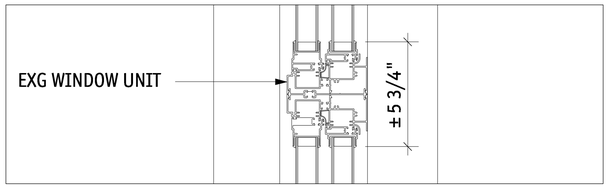
1 PROPOSED JAMB DETAIL
3"=1'-0"



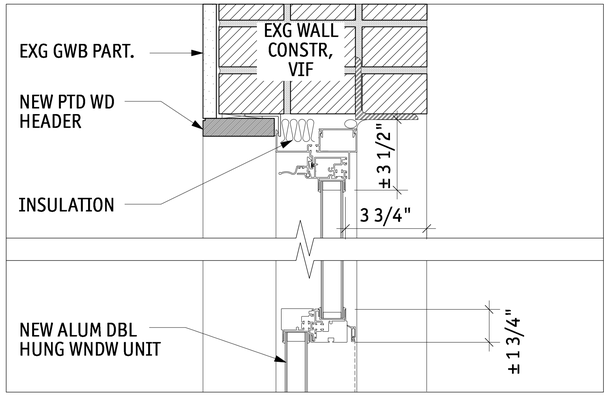
2 EXISTING JAMB DETAIL (NON-ORIGINAL)
3"=1'-0"



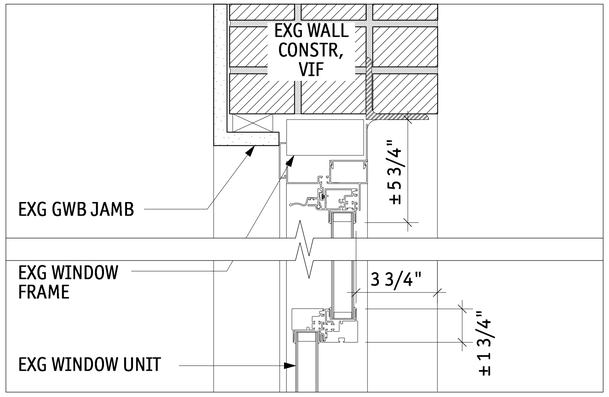
3 PROPOSED MULLED JAMB DETAIL
3"=1'-0"



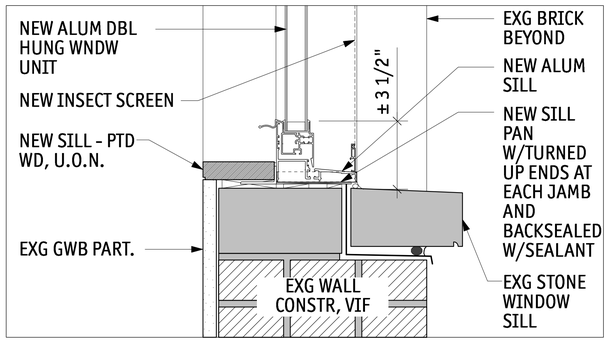
4 EXISTING MULLED JAMB DETAIL (NON-ORIGINAL)
3"=1'-0"



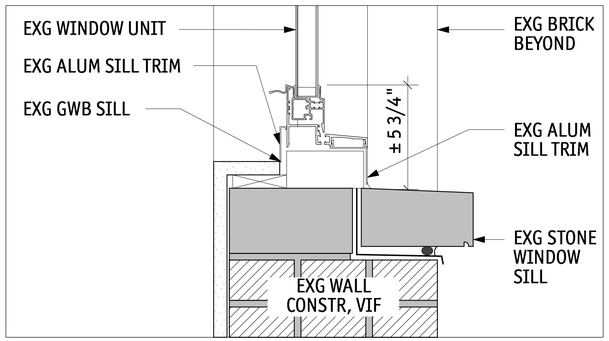
7 PROPOSED HEAD & MEETING RAIL DETAIL
3"=1'-0"



8 EXISTING HEAD & MEETING RAIL DETAIL (NON-ORIGINAL)
3"=1'-0"



11 PROPOSED SILL DETAIL
3"=1'-0"



12 EXISTING SILL DETAIL (NON-ORIGINAL)
3"=1'-0"

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LPC - 10



1 PROPOSED EXTERIOR FACADE - west



2 EXISTING EXTERIOR FACADE - west

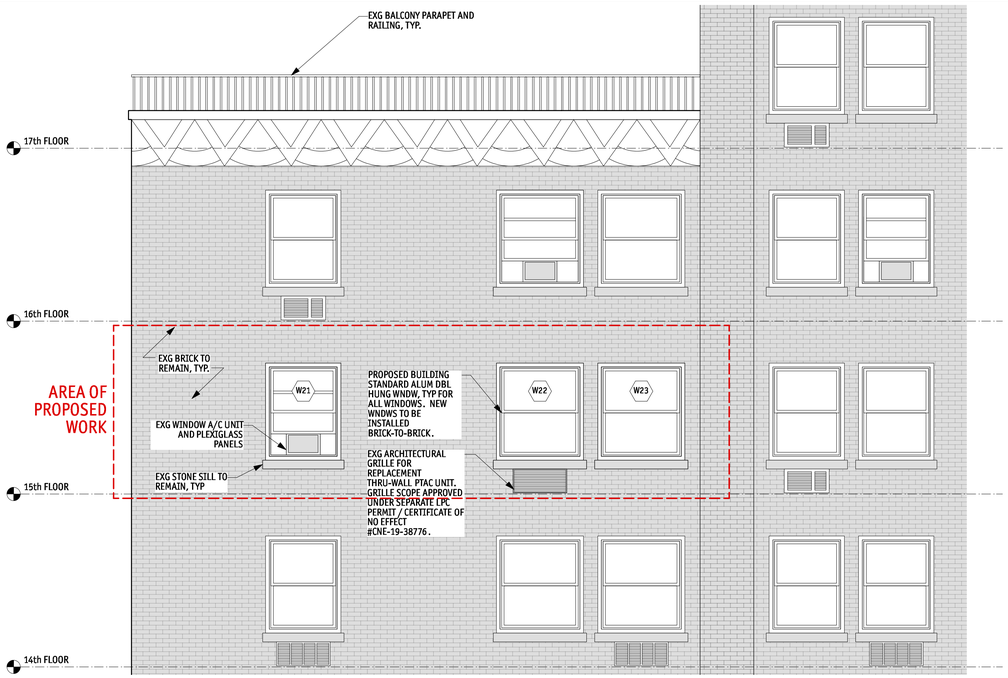
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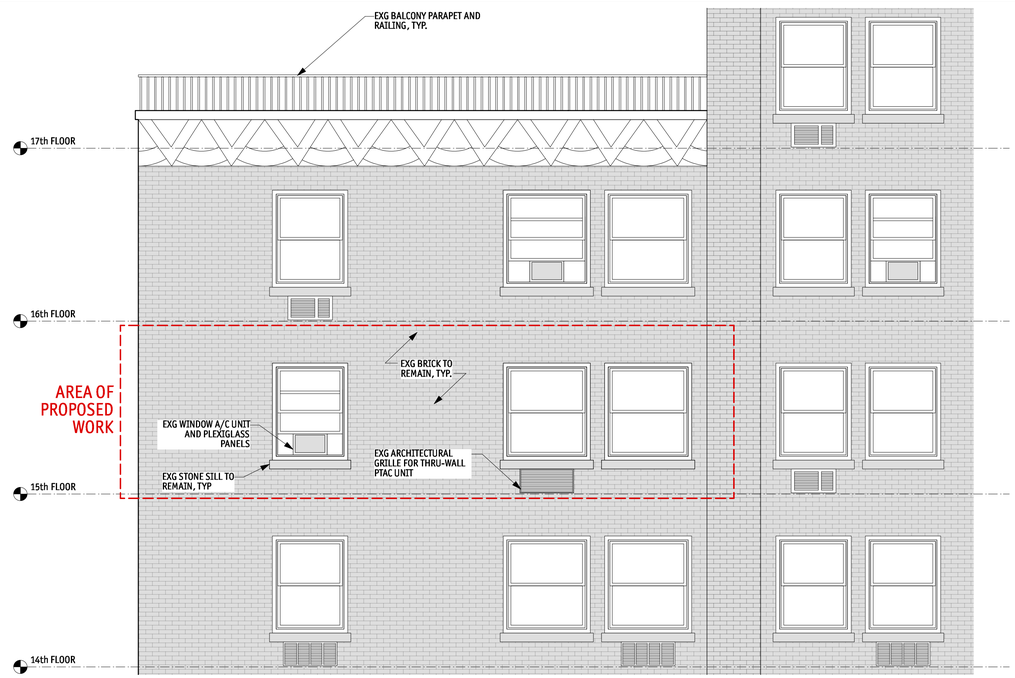
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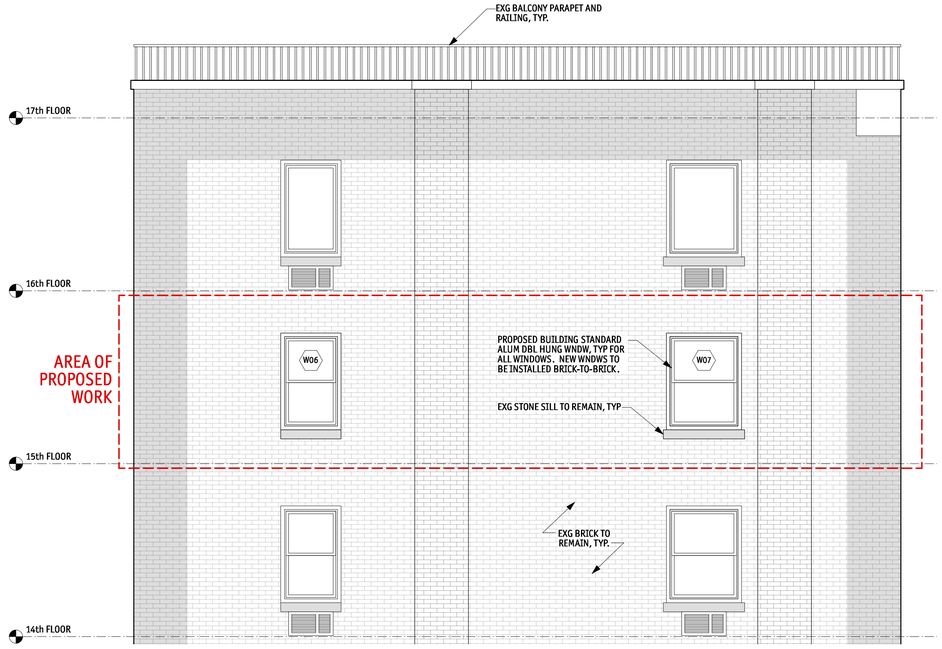
LPC - 11



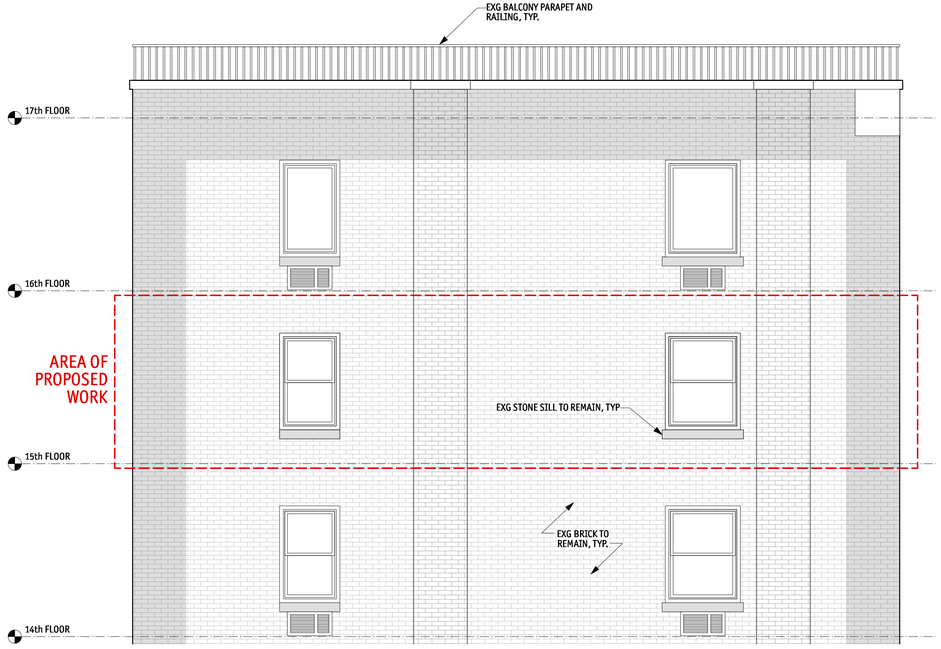
1 PROPOSED EXTERIOR FACADE - south



2 EXISTING EXTERIOR FACADE - south



3 PROPOSED EXTERIOR FACADE - north



4 EXISTING EXTERIOR FACADE - north

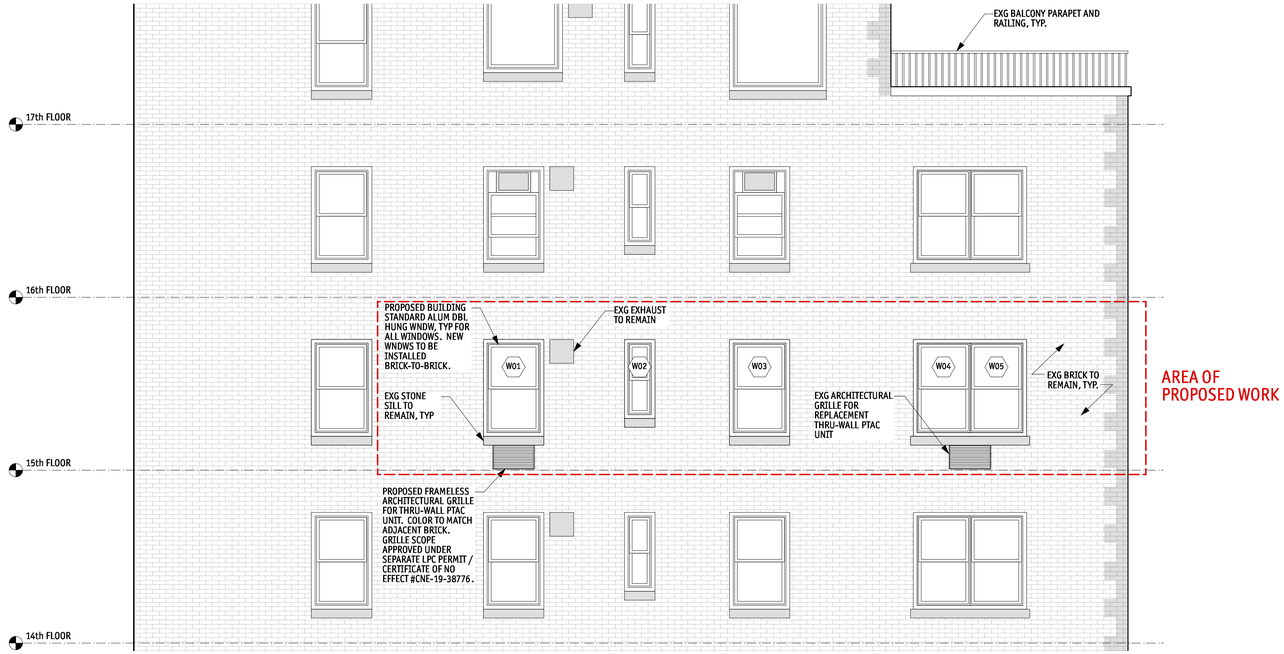
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LPC - 12



1 PROPOSED EXTERIOR FACADE - east



2 EXISTING EXTERIOR FACADE - east

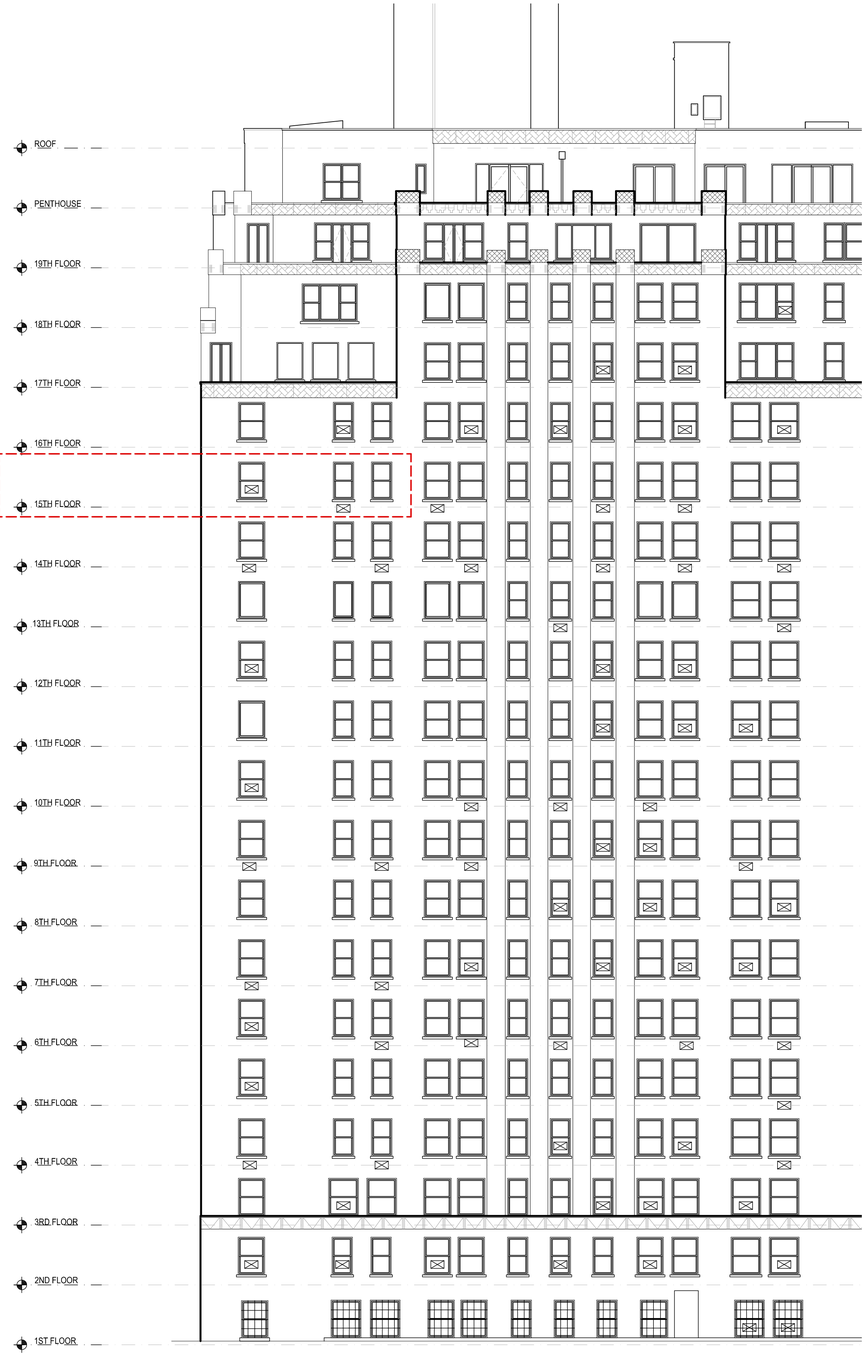
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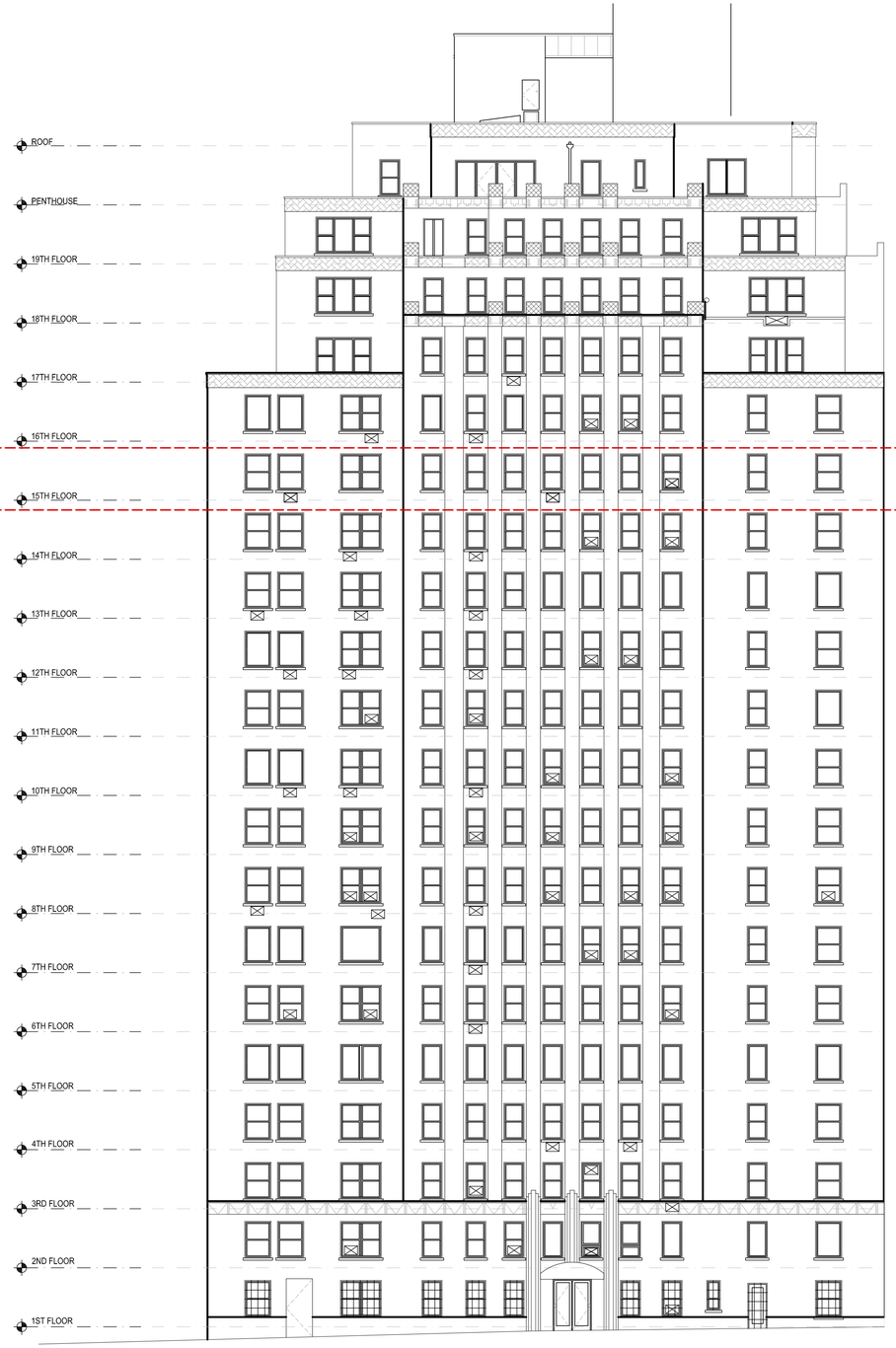
05.14.2019

LPC - 13



15th FLOOR:
AREA OF PROPOSED
WORK

1 EXISTING SOUTH ELEVATION (79th Street)
3/32"=1'-0"



15th FLOOR:
AREA OF PROPOSED
WORK

2 EXISTING WEST ELEVATION (West End Avenue)
3/32"=1'-0"

NOTE: THE EXTERIOR ELEVATIONS SHOWN ARE AN APPROXIMATION GENERATED WITH THE HELP OF FOUND DOCUMENTS AND PHOTOGRAPHS. THE ELEVATIONS DO NOT REPRESENT AN EXHAUSTIVE SURVEY OF THE BUILDING.

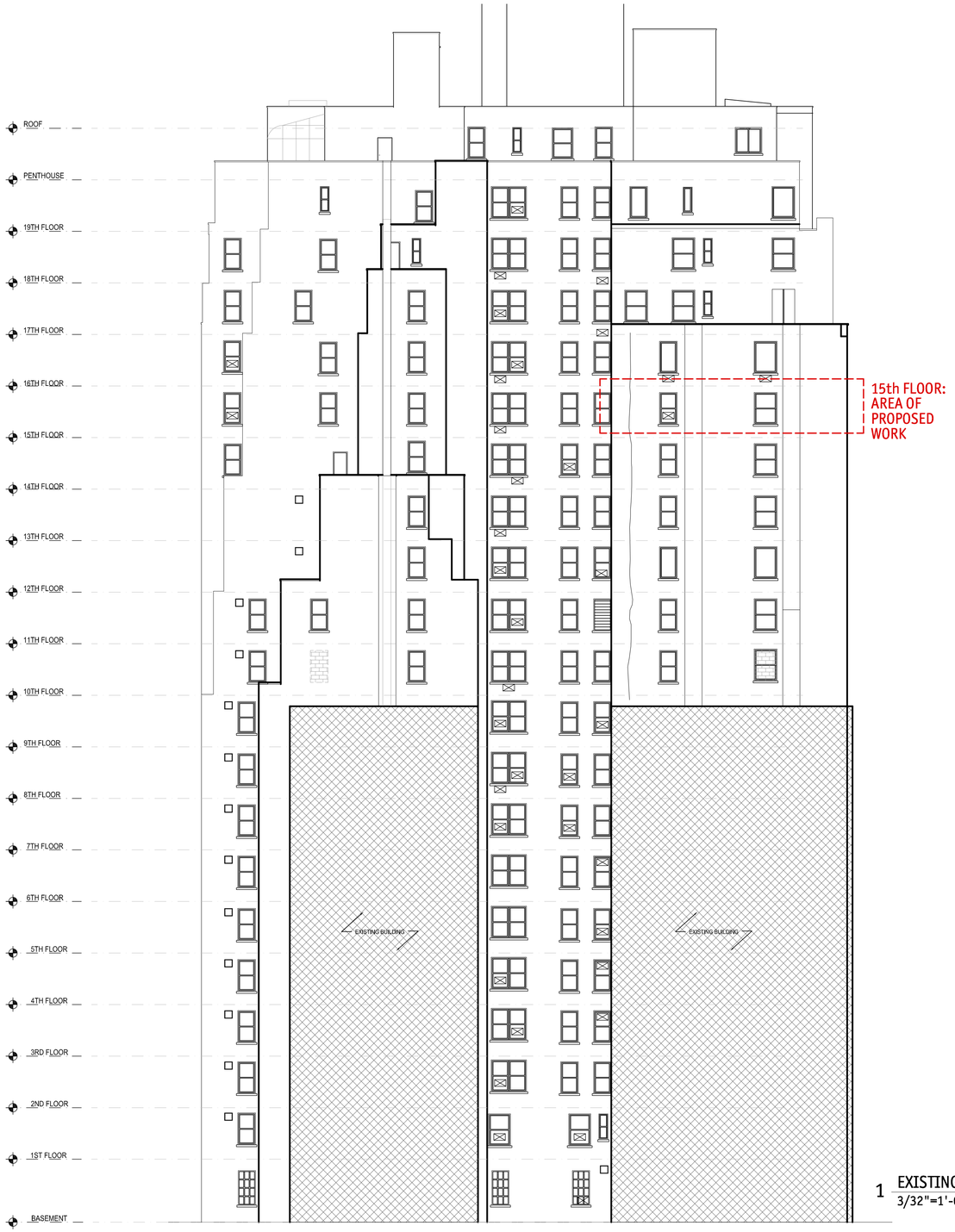
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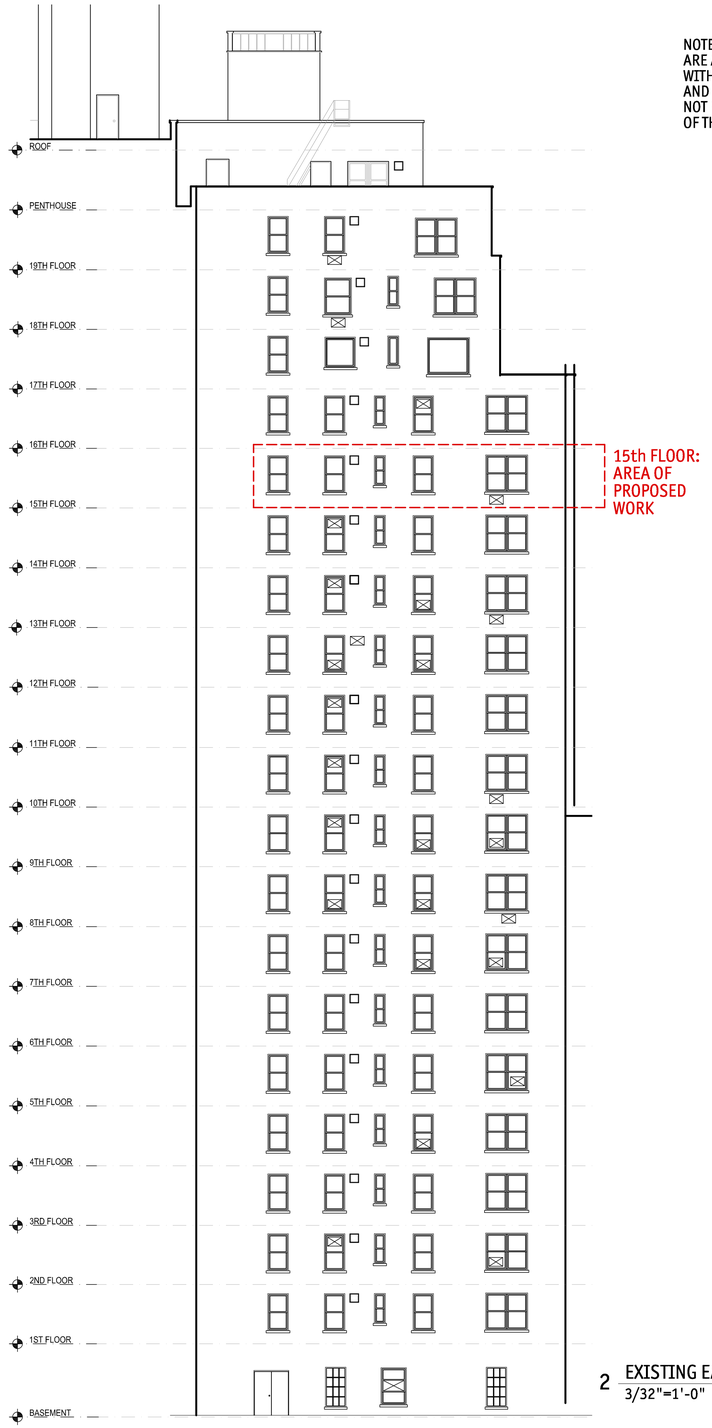
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LPC - 14



1 EXISTING NORTH ELEVATION
3/32"=1'-0"



2 EXISTING EAST COURTYARD ELEVATION
3/32"=1'-0"

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LPC - 15