Former Hotel Marseilles Window Modifications
230 West 103rd St., New York, NY 10025

Landmarks Preservation Commission
May, 2017
Hotel Marseilles Pre-1915

Hotel Marseilles Circa 1915

Hotel Marseilles Circa 1920
Circa 1940 Tax Photo

Landmarks Designation Photo 1990

Current 2016 Photo
1. BROADWAY ELEVATION
SCALE: 1/16" = 1'-0"

2. WEST 103RD STREET ELEVATION
SCALE: 1/16" = 1'-0"

Former Hotel Marselles Window Modifications
230 W. 103rd St. New York, NY

LPC Presentation
May, 2017

Windows: Existing

LI-SALTZMAN ARCHITECTS, PC
ARCHITECTURE AND PRESERVATION

KEY:
- Windows Proposed for Legalization
- Windows Proposed to be Replaced
- Windows Proposed to Modified
WEST 103RD STREET ELEVATION
SCALE: 1/16" = 1'-0"
1. APPROVED LPC WINDOW TYPE B UNDER COFA # 11-4192, ON 11/15/2010
   SCALE: 3/8” = 1'-0"

2. PROPOSED MODIFICATION TO WINDOW TYPE B1
   SCALE: 3/8” = 1'-0"
   REMOVE EXISTING 1” INSULATION PANEL AND AC UNIT INSTALL WITHIN EXISTING FRAME A NEW FIXED GLASS WINDOW PANEL AND NEW 1” INSULATION PANEL TO BE SEASONALLY REMOVED FOR AC INSTALLATION.

3. INSTALLED WINDOW TYPE B2
   SCALE: 3/8” = 1'-0"

INSTALLED WINDOW TYPE B FROM INTERIOR

INSTALLED WINDOW TYPE B1 WITH AIR CONDITIONER UNIT

INSTALLED WINDOW TYPE B2 WITH GLASS PANEL

Marseilles LLC, Windows
230 W. 103rd St. New York, NY

LPC Presentation
May, 2017

Proposed for Modification Type B1
Proposed for Legalization Type B2
WEST 103RD STREET ELEVATION
SCALE: 1/16" = 1'-0"

Marselles LLC, Windows
230 W. 103rd St. New York, NY

LPC Presentation
May, 2017

Existing Non-compliant Windows:
Proposed for Replacement Types A1, A2

WINDOW TYPE A CIRCA 1912
CURRENT WINDOW TYPE A
PROPOSED WEST 103RD STREET ELEVATION

SCALE: 1/16" = 1'-0"

1 Marseilles LLC, Windows
230 W. 103rd St. New York, NY

LPC Presentation
May, 2017

Proposed Elevations
Window Types A1, A2, B1
13

APPROVED LPC WINDOW TYPE A
UNDER COFA # 11-4192, ON 11/15/2010
SCALE: 3/8" = 1'-0"

HISTORIC PHOTO OF WINDOW TYPE A CIRCA 1912

Marselles LLC, Windows
230 W. 103rd St. New York, NY

1

INSTALLED WINDOW TYPE A
SCALE: 3/8" = 1'-0"

INSTALLED WINDOW TYPE A EXTERIOR

LPC Presentation
May 2017

Window Replacement:
Proposed Type A1

LI-SALTZMAN ARCHITECTS, PC
ARCHITECTURE AND PRESERVATION

2

PROPOSED WINDOW TYPE A1
SCALE: 3/8" = 1'-0"

INSTALLED WINDOW TYPE A INTERIOR
1. PROPOSED WINDOW TYPE A1 PLAN
   SCALE: 3" = 1'-0"

2. PROPOSED WINDOW TYPE A1 SECTION
   SCALE: 1-1/2" = 1'-0"
1. APPROVED LPC WINDOW TYPE A
   UNDER COFA # 11-4192, ON 11/15/2010
   SCALE: 3/8” = 1'-0”

2. INSTALLED WINDOW TYPE A
   SCALE: 3/8” = 1'-0”

3. PROPOSED WINDOW TYPE A2
   SCALE: 3/8” = 1'-0”

HISTORIC PHOTO OF WINDOW TYPE A CIRCA 1912

INSTALLED WINDOW TYPE A EXTERIOR

INSTALLED WINDOW TYPE A INTERIOR
1 PROPOSED WINDOW TYPE A2 PLAN
SCALE: 3" = 1'-0"

2 PROPOSED WINDOW TYPE A2 SECTION
SCALE: 1-1/2" = 1'-0"