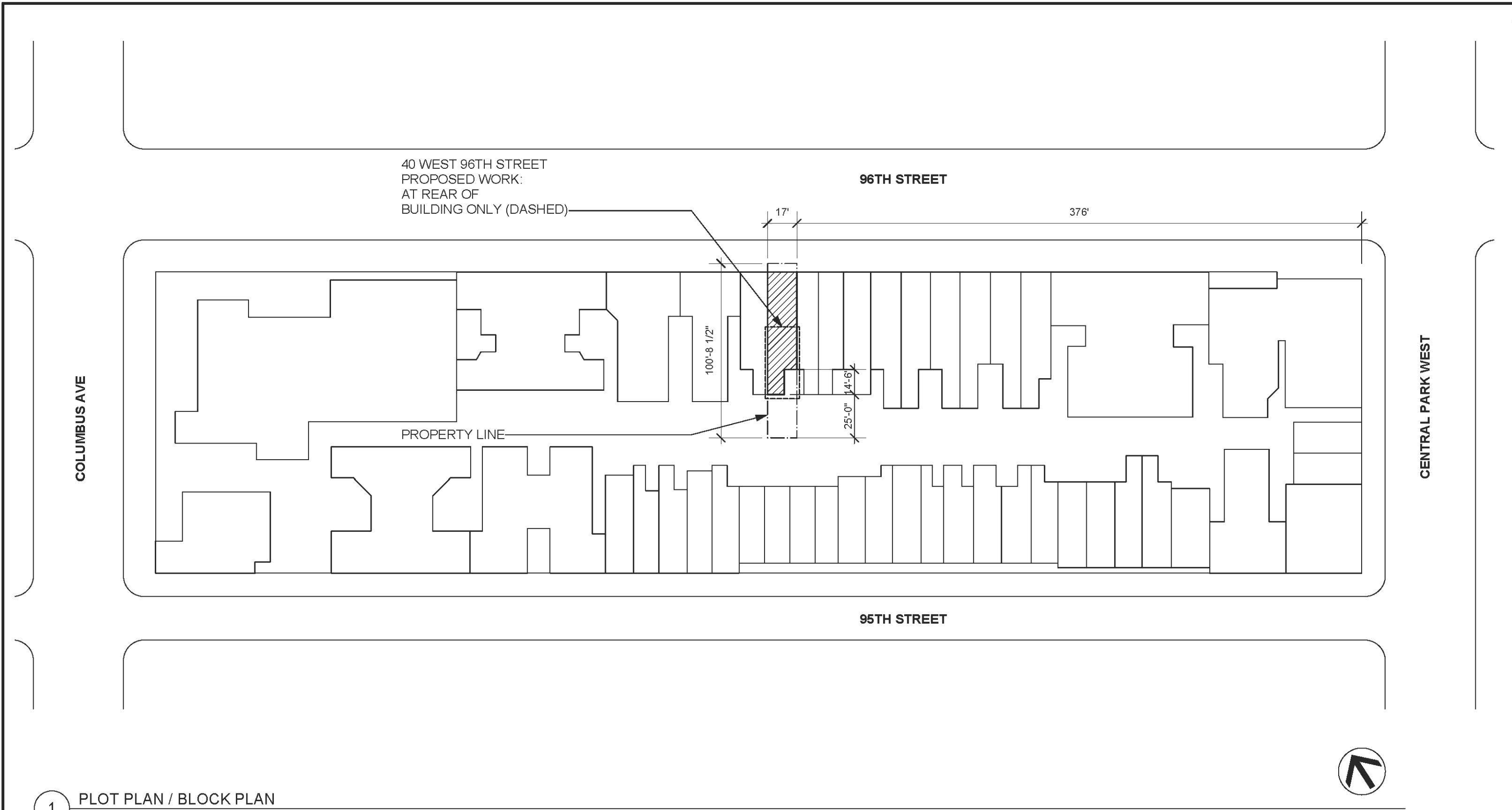


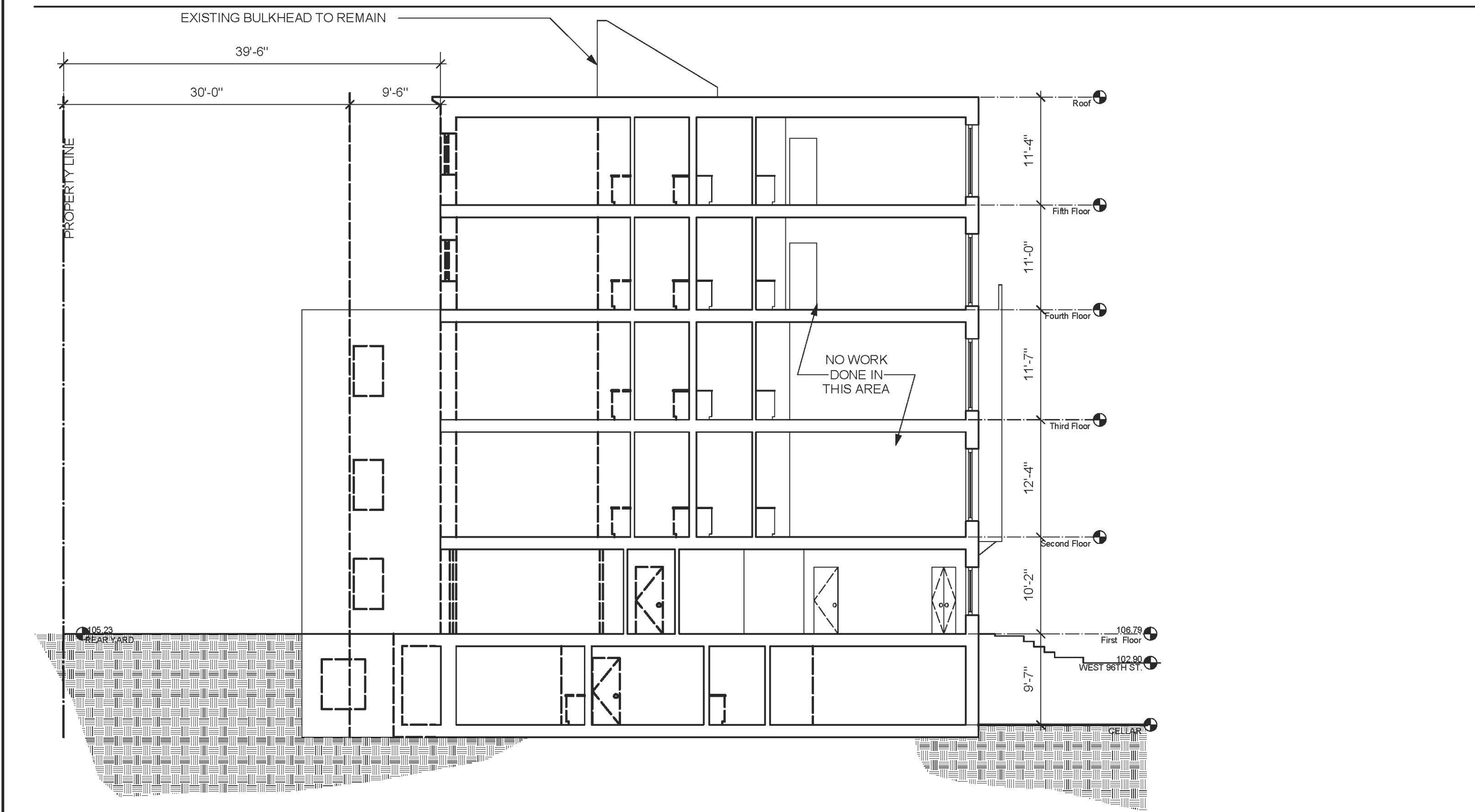


40 WEST 96TH STREET

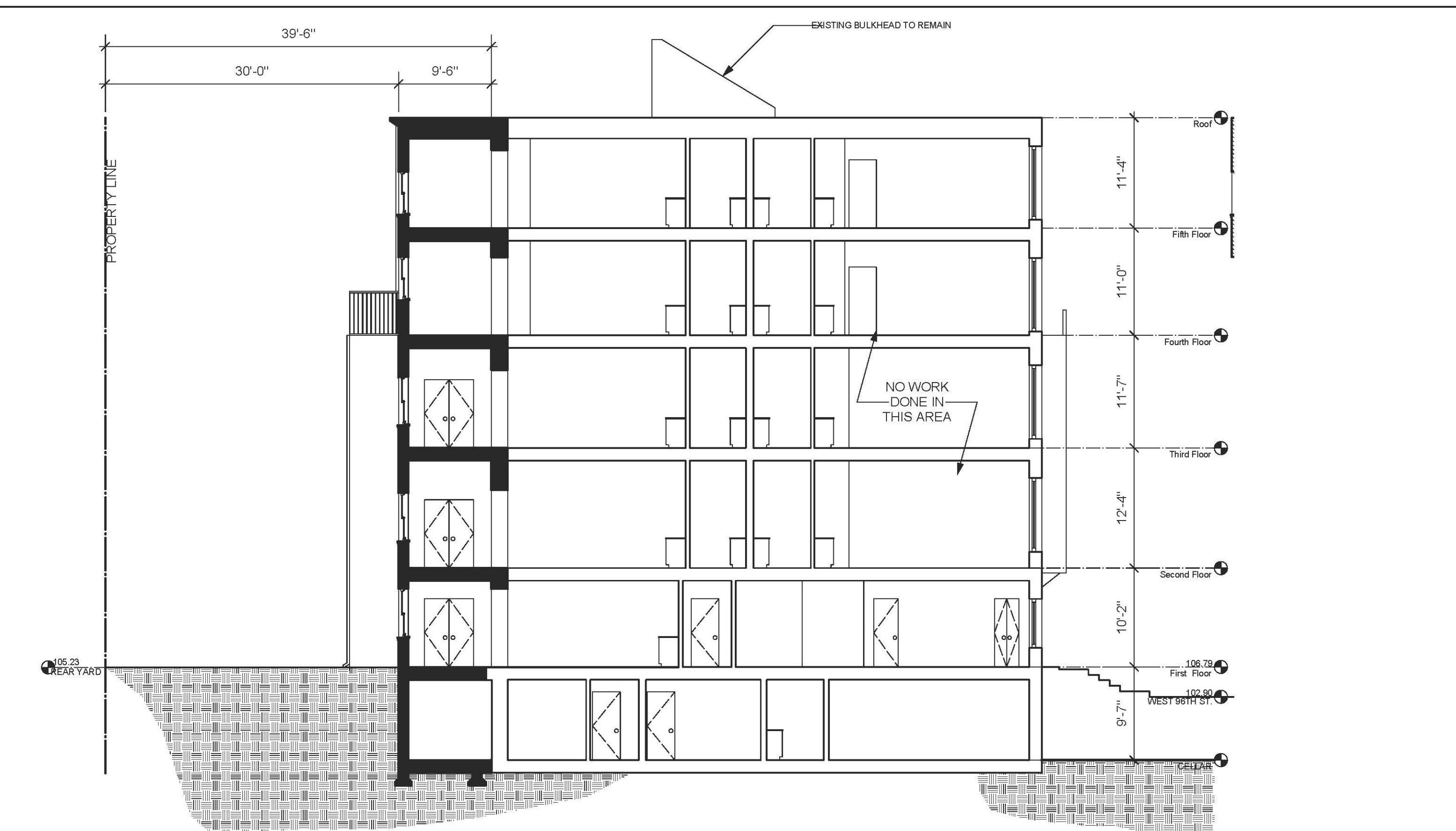
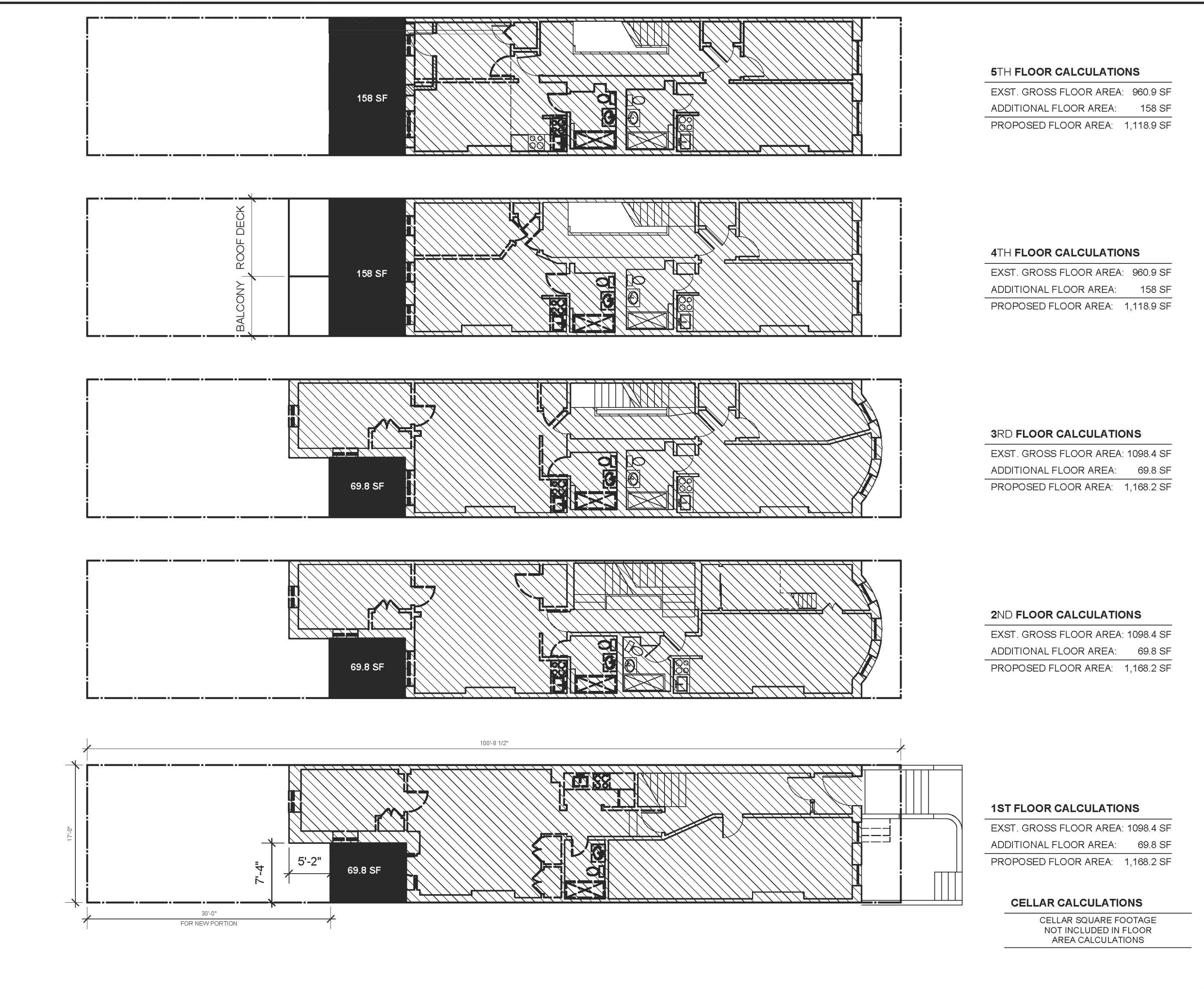


1 PLOT PLAN / BLOCK PLAN
Scale: 1" = 50'-0"

BUILDING FLOOR AREA CALCULATIONS	
EXST. BLDG. FLOOR AREA:	5,217 SF
ADDITIONAL BLDG. FLOOR AREA:	525.4 SF
PROPOSED BLDG. FLOOR AREA:	5,742.4 SF

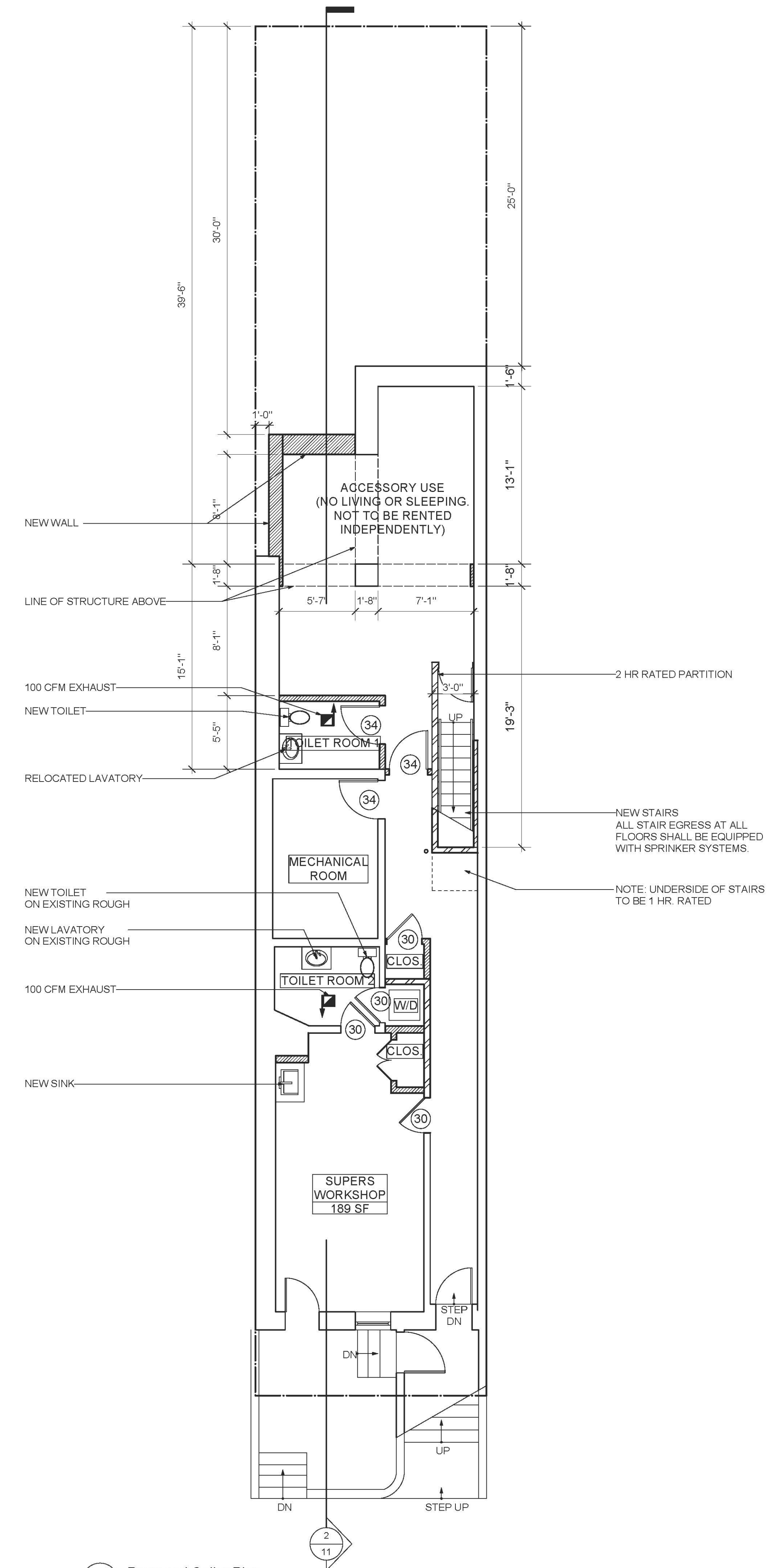
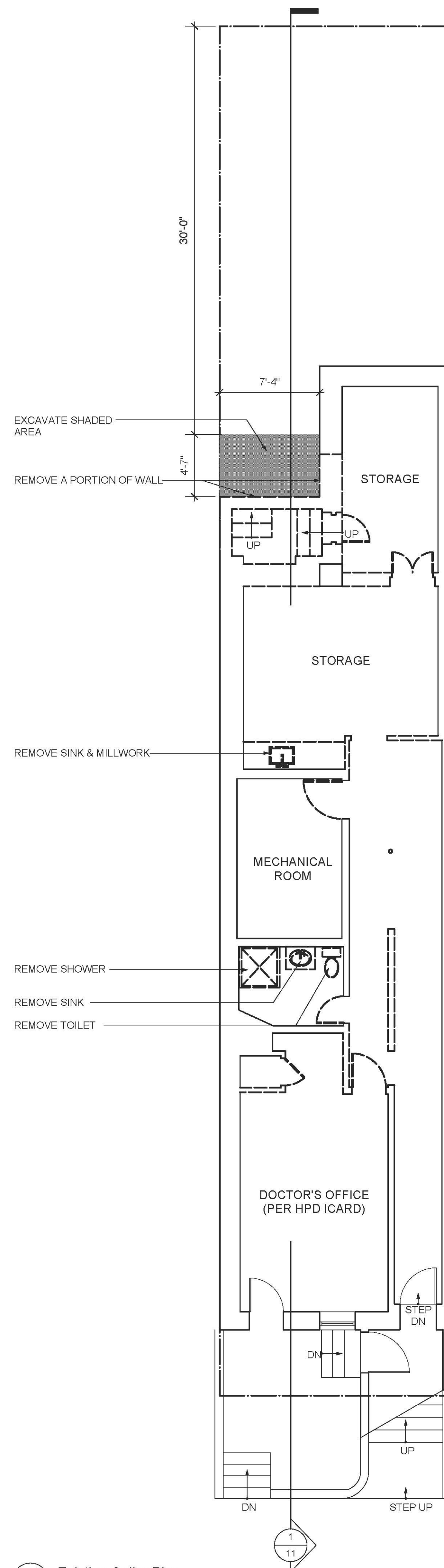


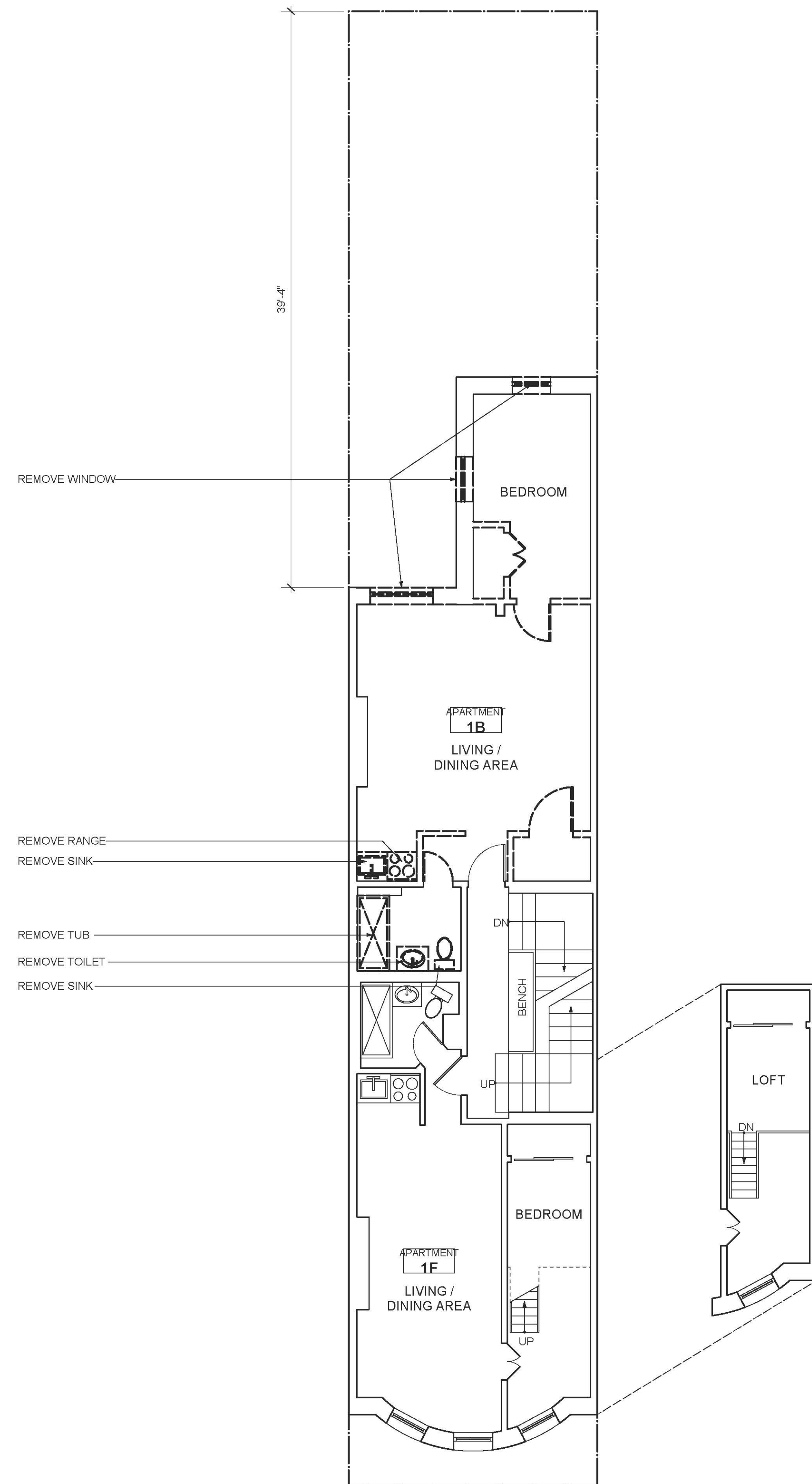
3 Existing Rear Section
Scale: 1/4" = 1'-0"



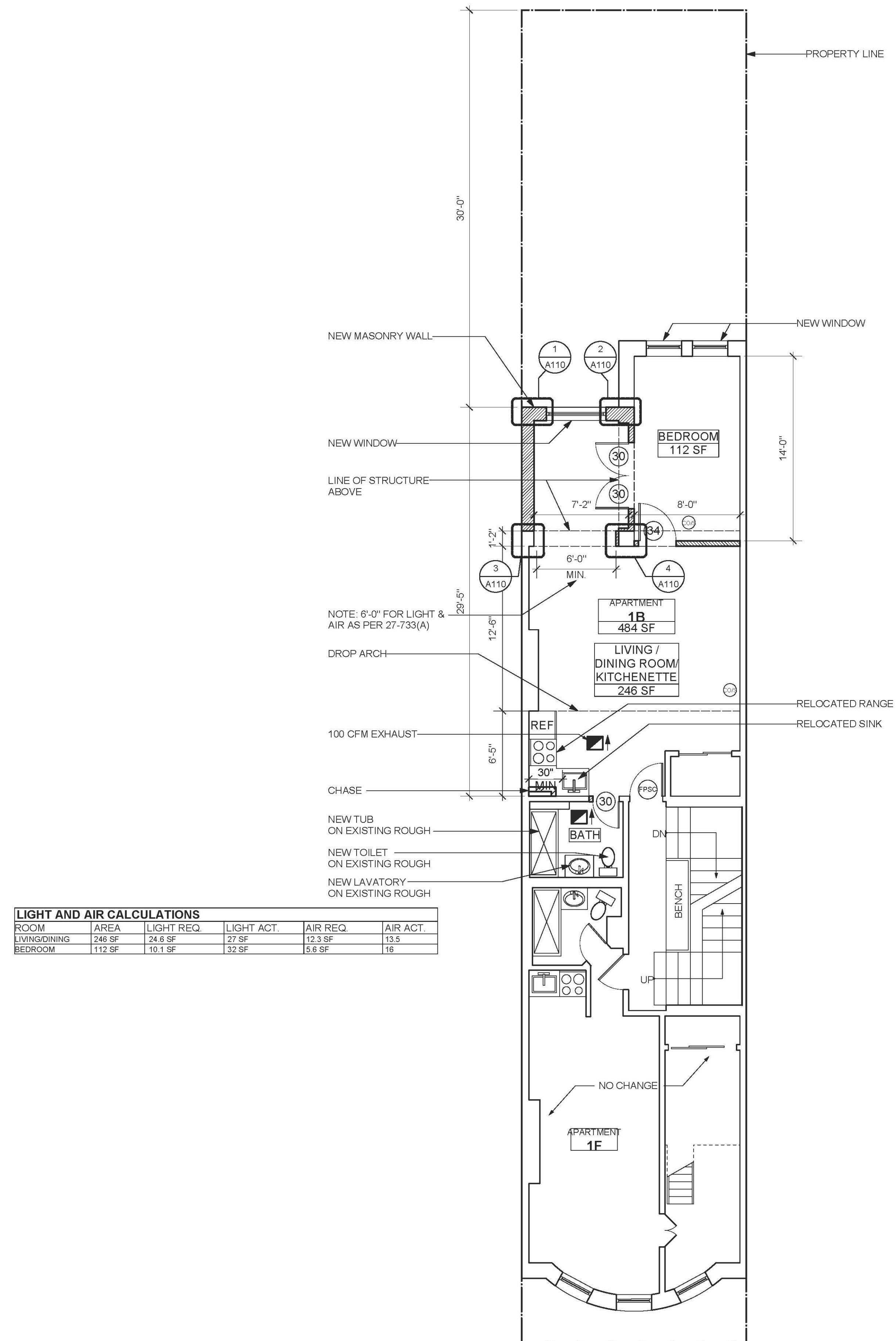
4 Proposed Rear Section
Scale: 1/4" = 1'-0"

40 WEST 96TH STREET

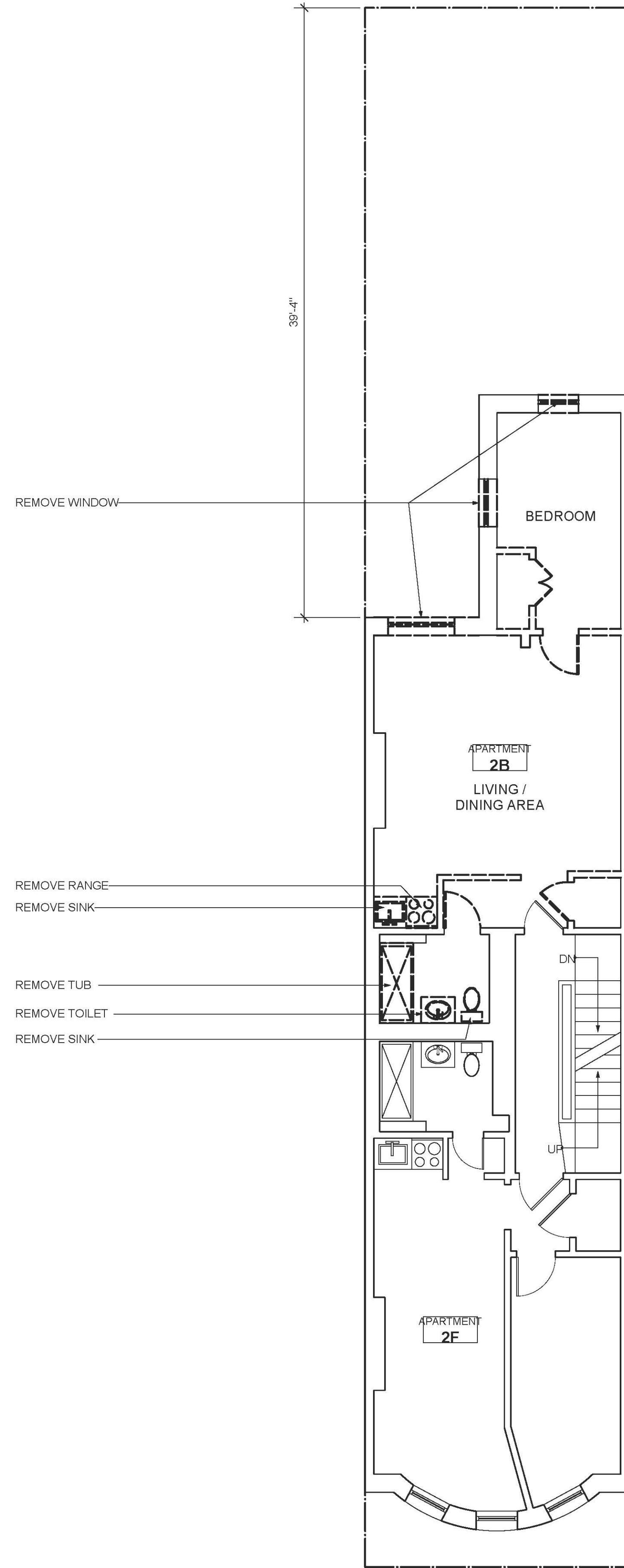




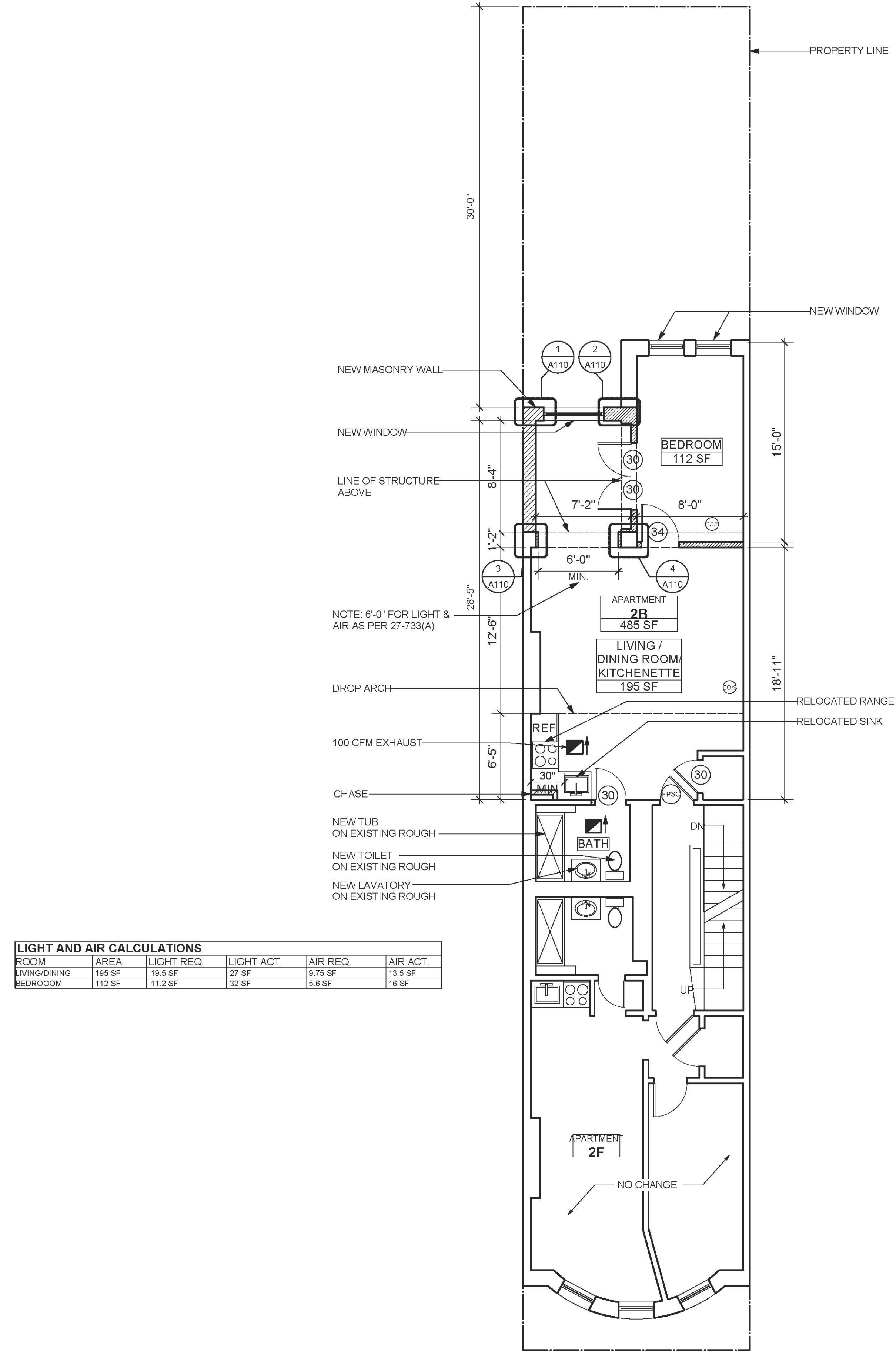
1 Existing Second Floor Plan
Scale: 3/16" = 1'-0"



2 Proposed Second Floor Plan
Scale: 3/16" = 1'-0"

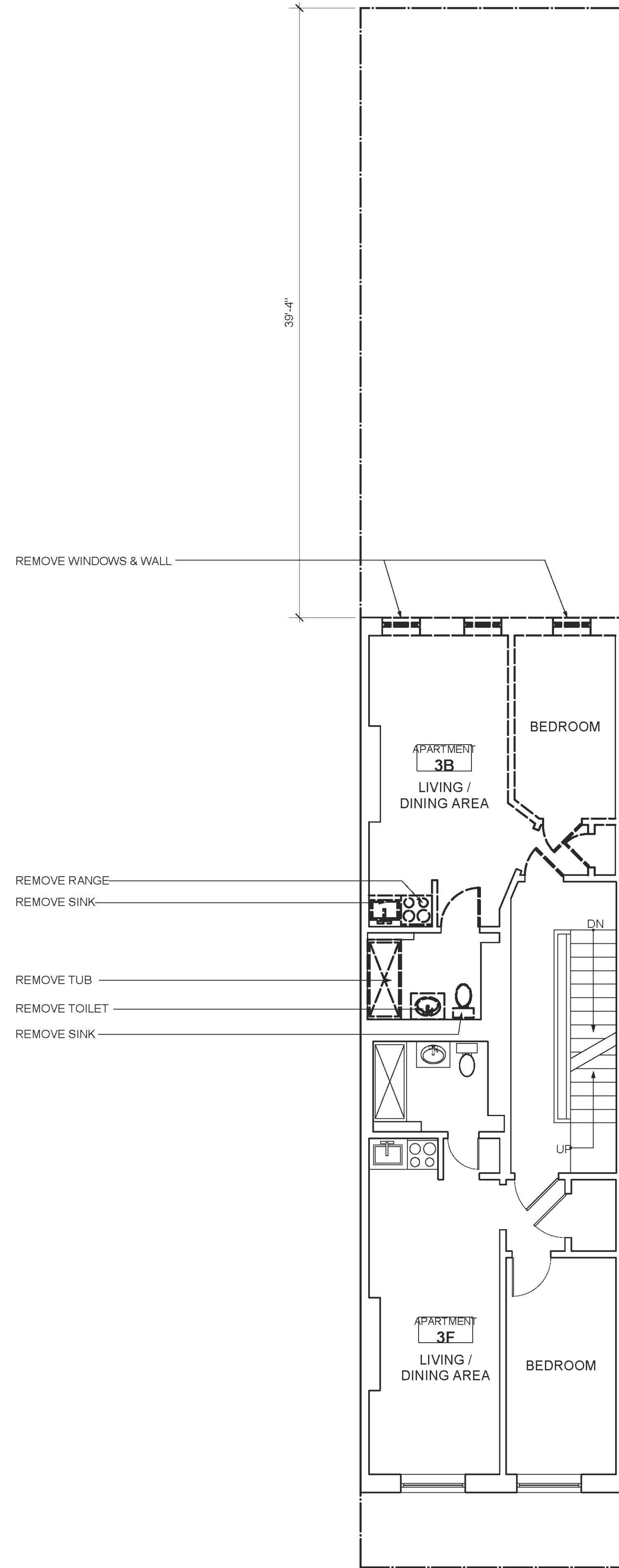


1 Existing Third Floor Plan
Scale: 3/16" = 1'-0"



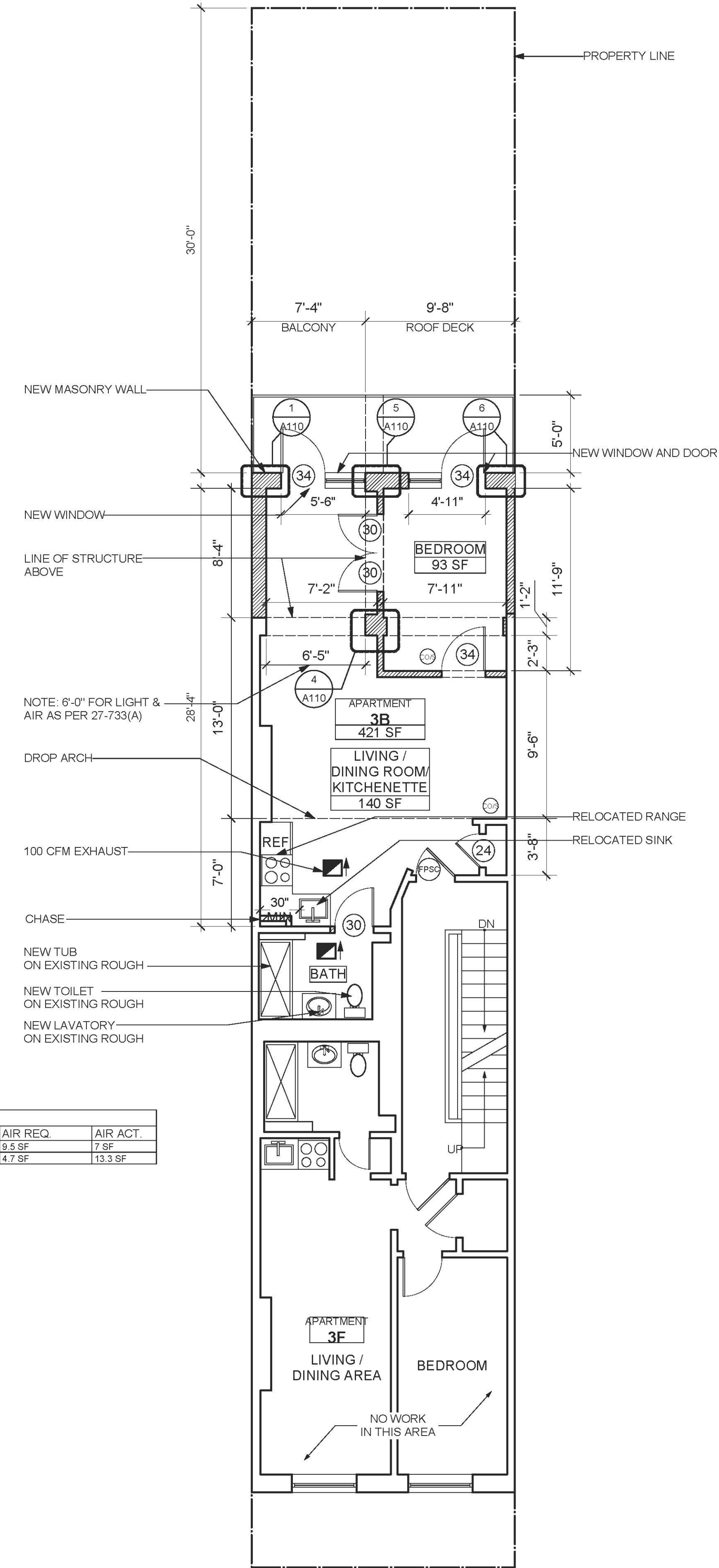
LIGHT AND AIR CALCULATIONS					
ROOM	AREA	LIGHT REQ.	LIGHT ACT.	AIR REQ.	AIR ACT.
LIVING/DINING	195 SF	19.5 SF	27 SF	9.75 SF	13.5 SF
BEDROOM	112 SF	11.2 SF	32 SF	5.6 SF	16 SF

2 Proposed Third Floor Plan
Scale: 3/16" = 1'-0"

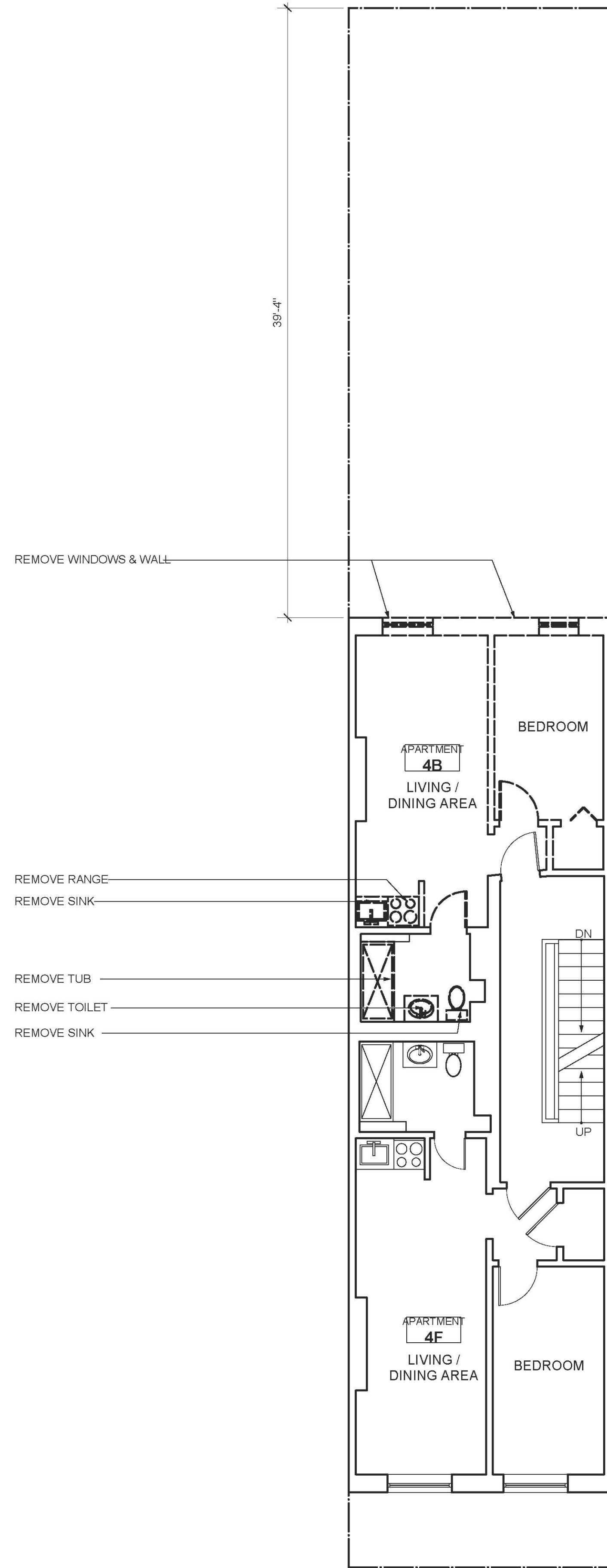


1 Existing Fourth Floor Plan
Scale: 3/16" = 1'-0"

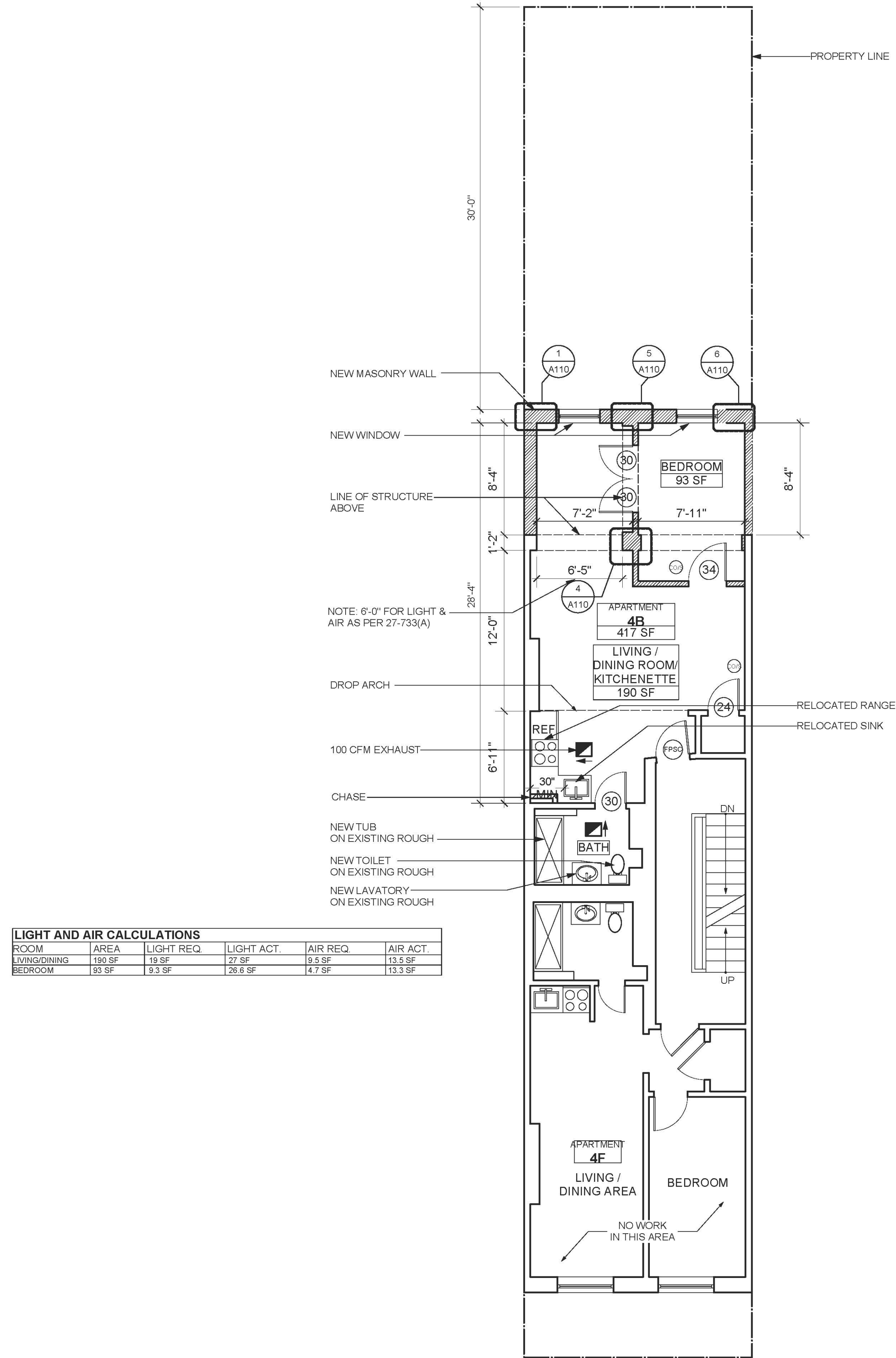
LIGHT AND AIR CALCULATIONS					
ROOM	AREA	LIGHT REQ.	LIGHT ACT.	AIR REQ.	AIR ACT.
LIVING/DINING	140 SF	19 SF	14 SF	9.5 SF	7 SF
BEDROOM	93 SF	9.3 SF	26.6 SF	4.7 SF	13.3 SF



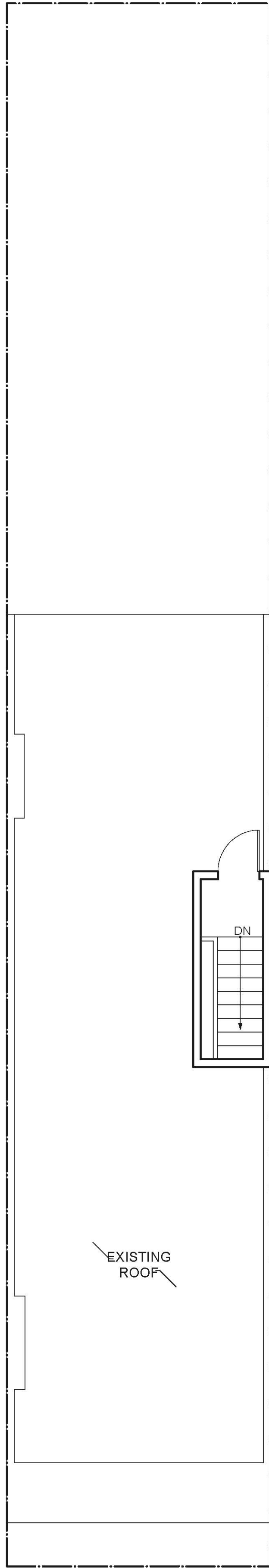
2 Proposed Fourth Floor Plan
Scale: 3/16" = 1'-0"



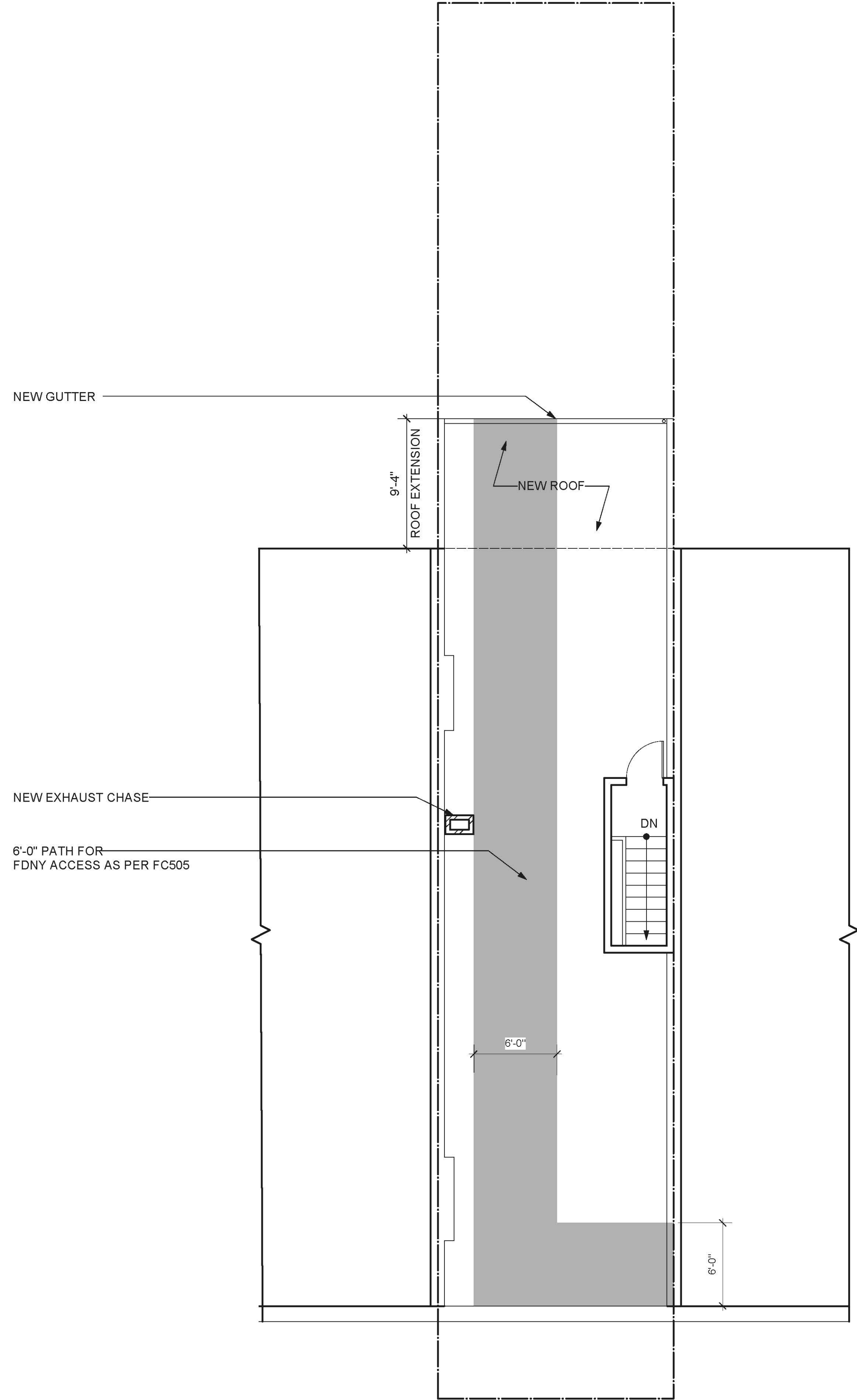
1 Existing Fifth Floor Plan
Scale: 3/16" = 1'-0"



2 Proposed Fifth Floor Plan
Scale: 3/16" = 1'-0"



1 Existing Roof Plan
Scale: 3/16" = 1'-0"



2 Proposed Roof Plan
Scale: 3/16" = 1'-0"



40 WEST 96TH STREET
EXISTING REAR ELEVATION



40 WEST 96TH STREET
EXISTING CORNICE

42 WEST 96TH STREET
EXISTING CORNICE

A Existing Cornice at rear
NTS



38 WEST 96TH STREET

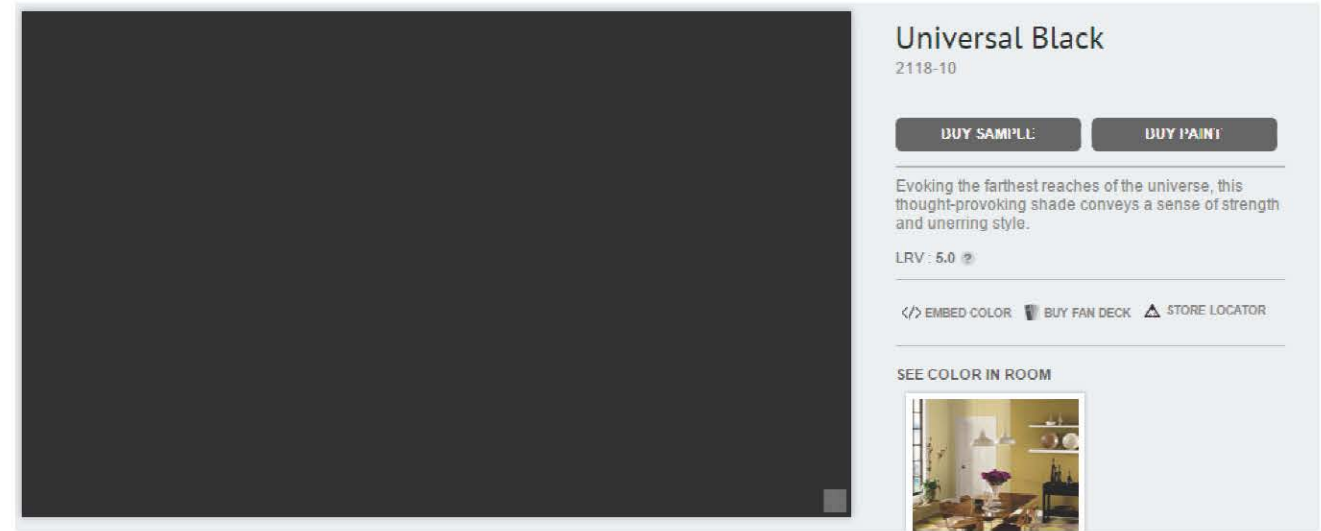
40 WEST 96TH STREET

42 WEST 96TH STREET

B Existing Rear Facade
NTS

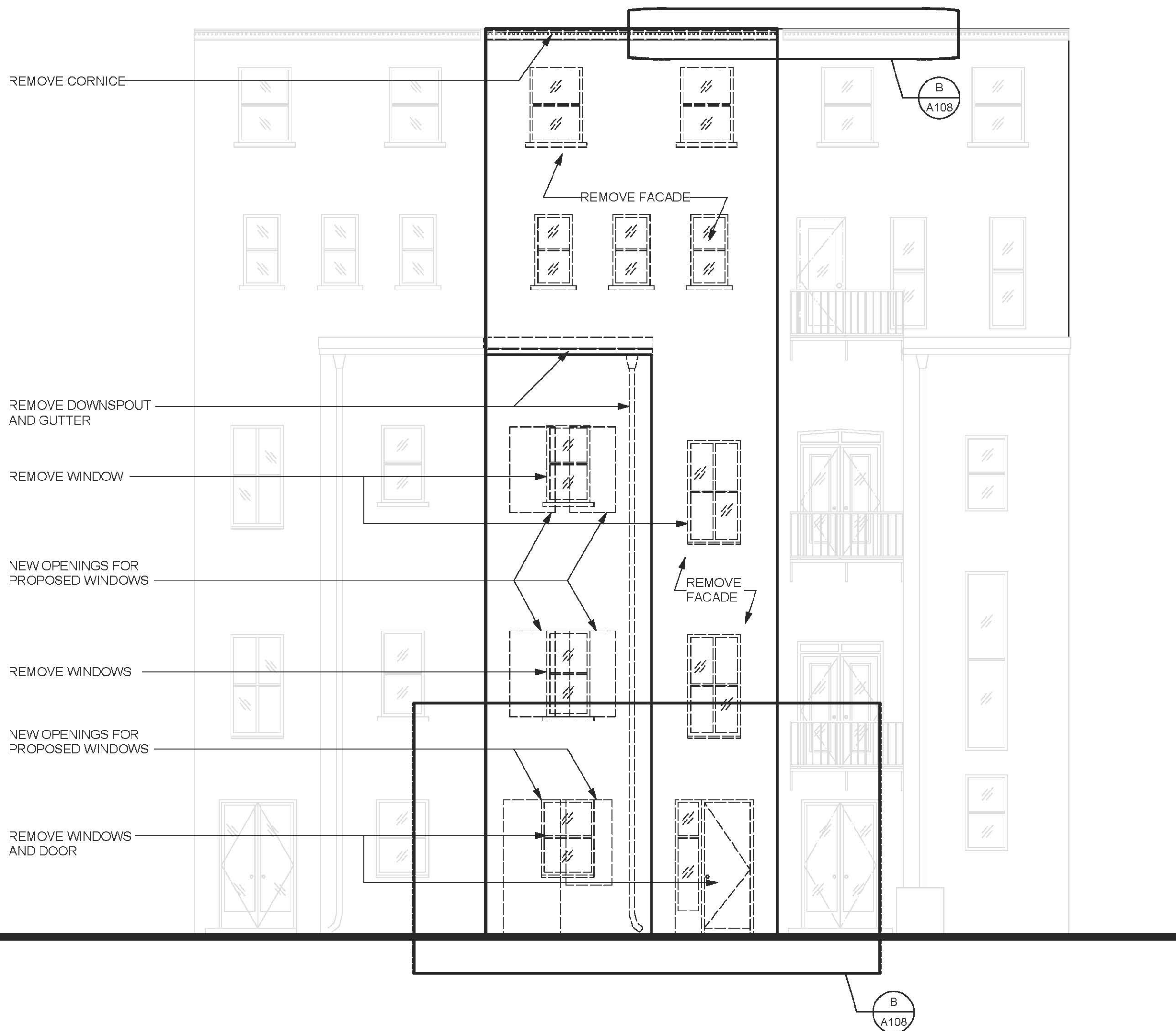


NEW CORNICE, NEW
STUCCO FACADE TO TO
BE PTD BEN. MOORE
OXFORD WHITE (#869)



NEW WINDOWS, DOORS AND
RAILINGS
TO BE PTD BEN. MOORE
UNIVERSAL BLACK (BM#2118-10)

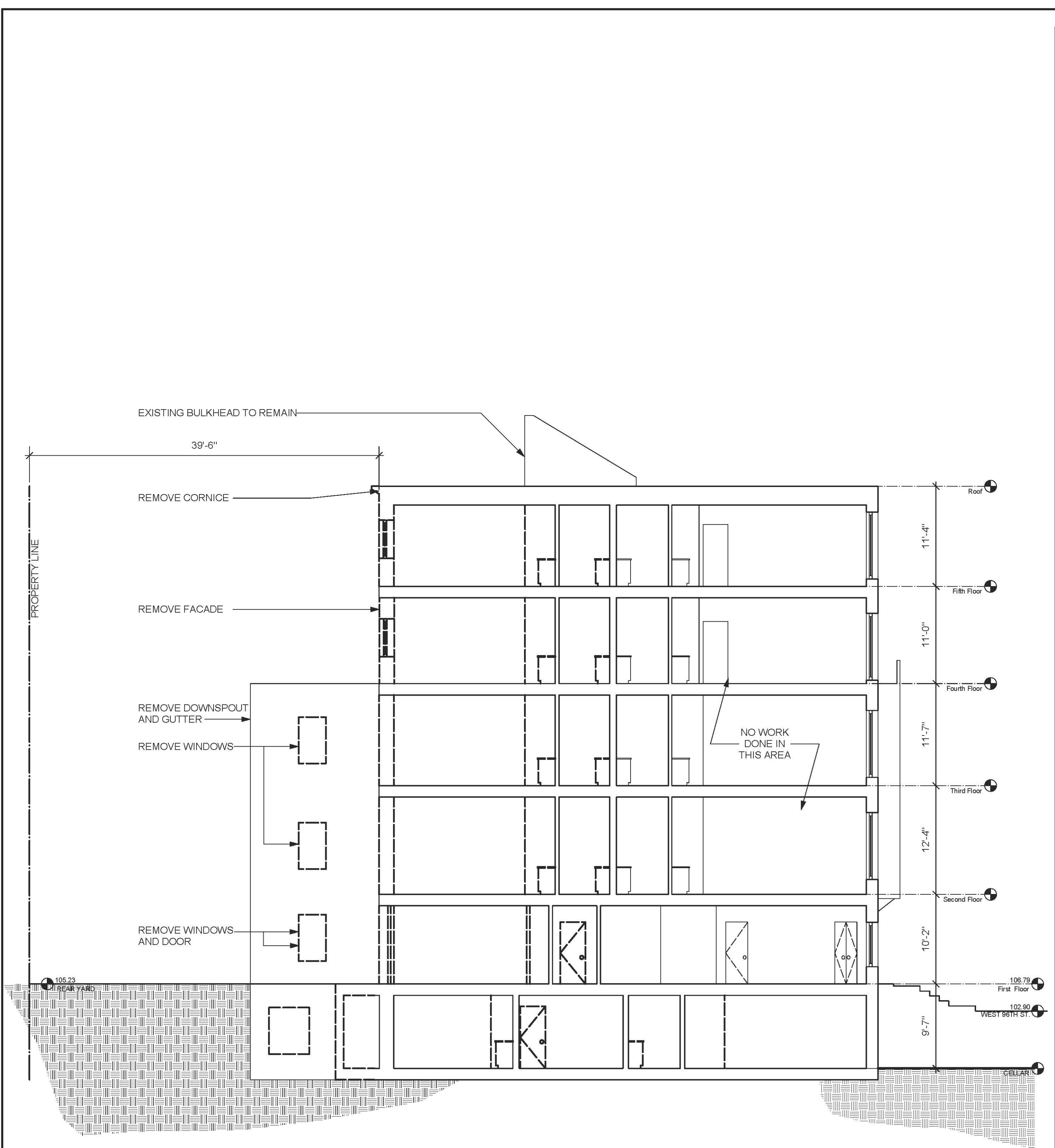
C PROPOSED PAINT COLORS
NTS



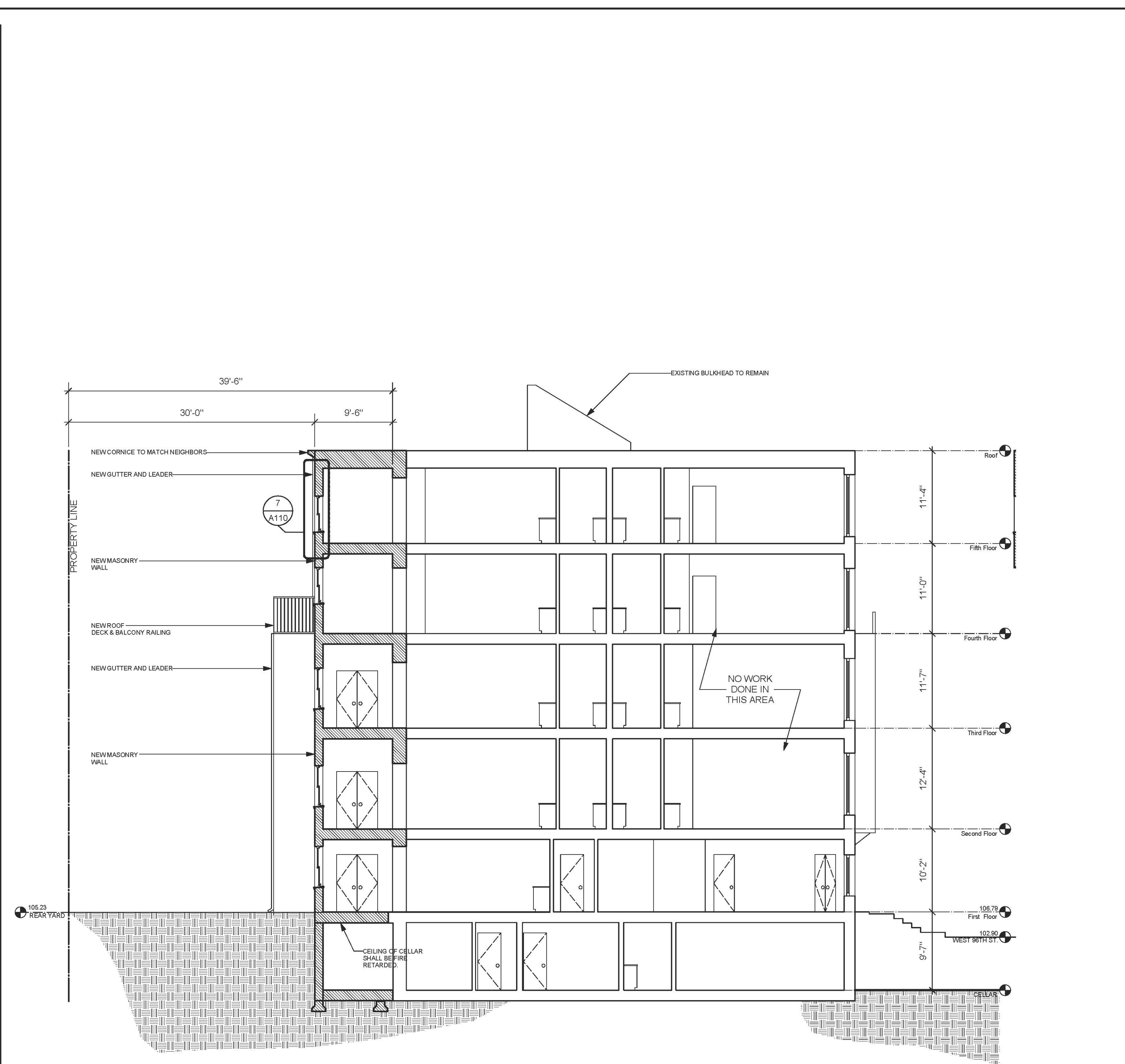
1 Existing Rear Elevation
Scale: 3/16" = 1'-0"



2 Proposed Rear Elevation
Scale: 3/16" = 1'-0"



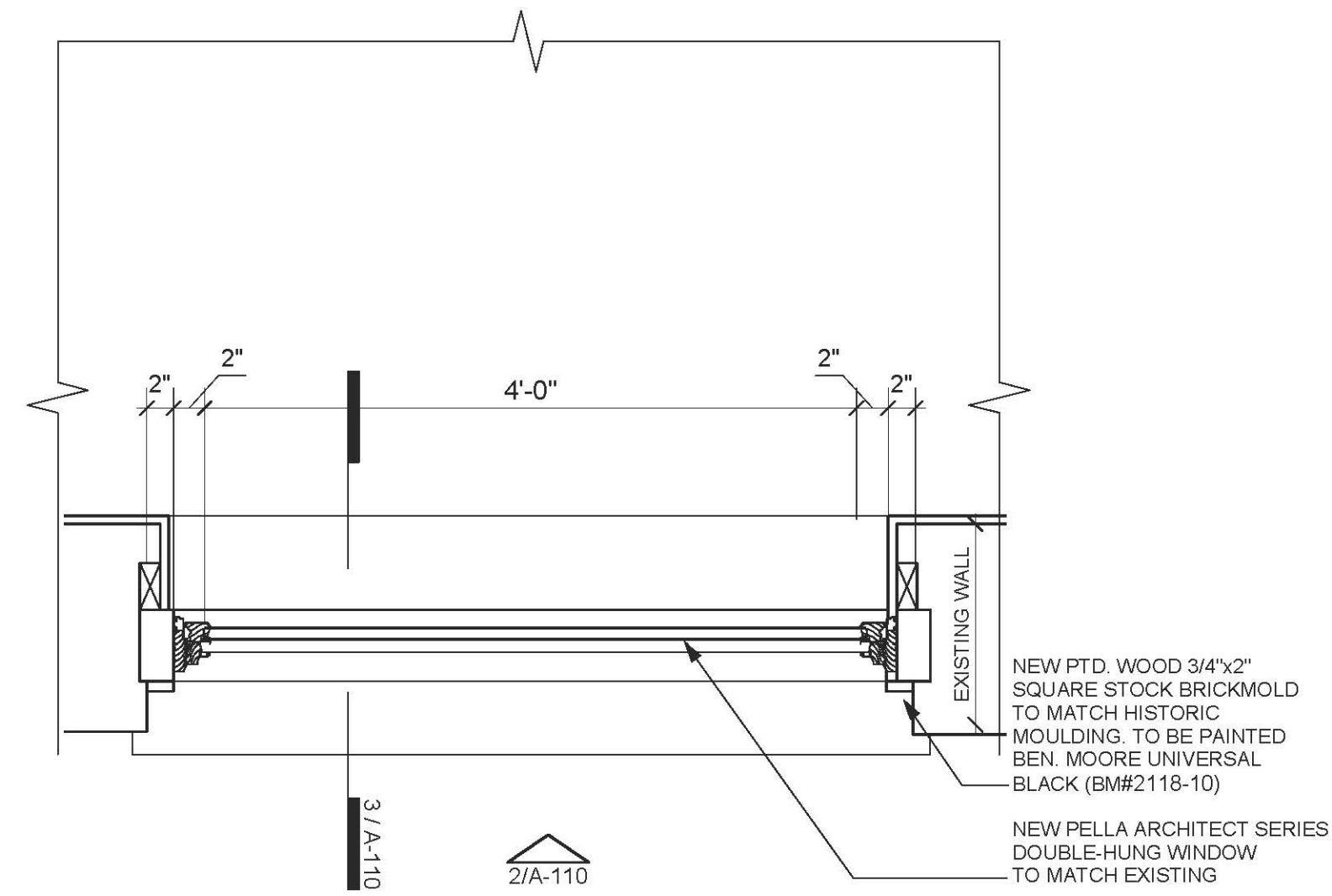
1 Existing Rear Section
Scale: 1/4" = 1'-0"



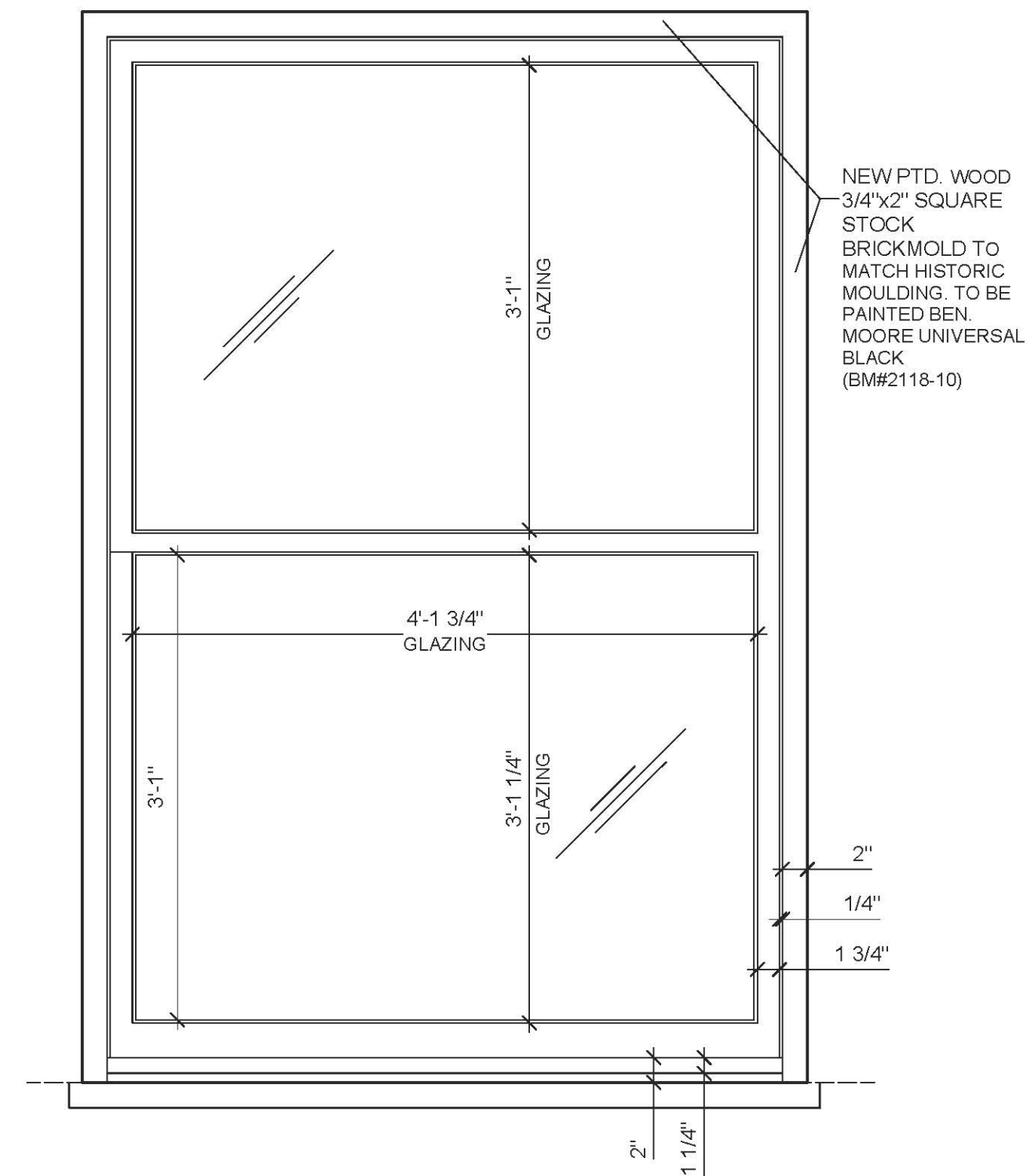
2 Proposed Rear Section
Scale: 1/4" = 1'-0"



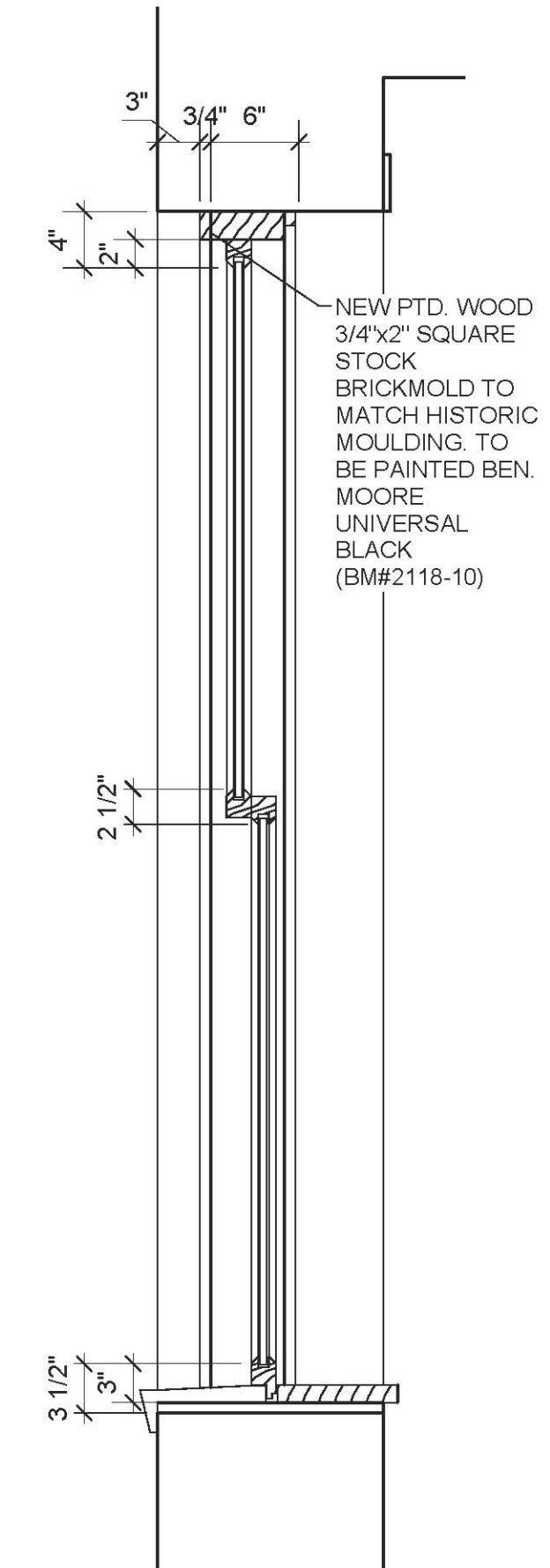
Existing Rear Elevation
Scale: 1 1/2" = 1'-0"






1 Typical Proposed Window - Enlarged
Scale: 1" = 1'-0"

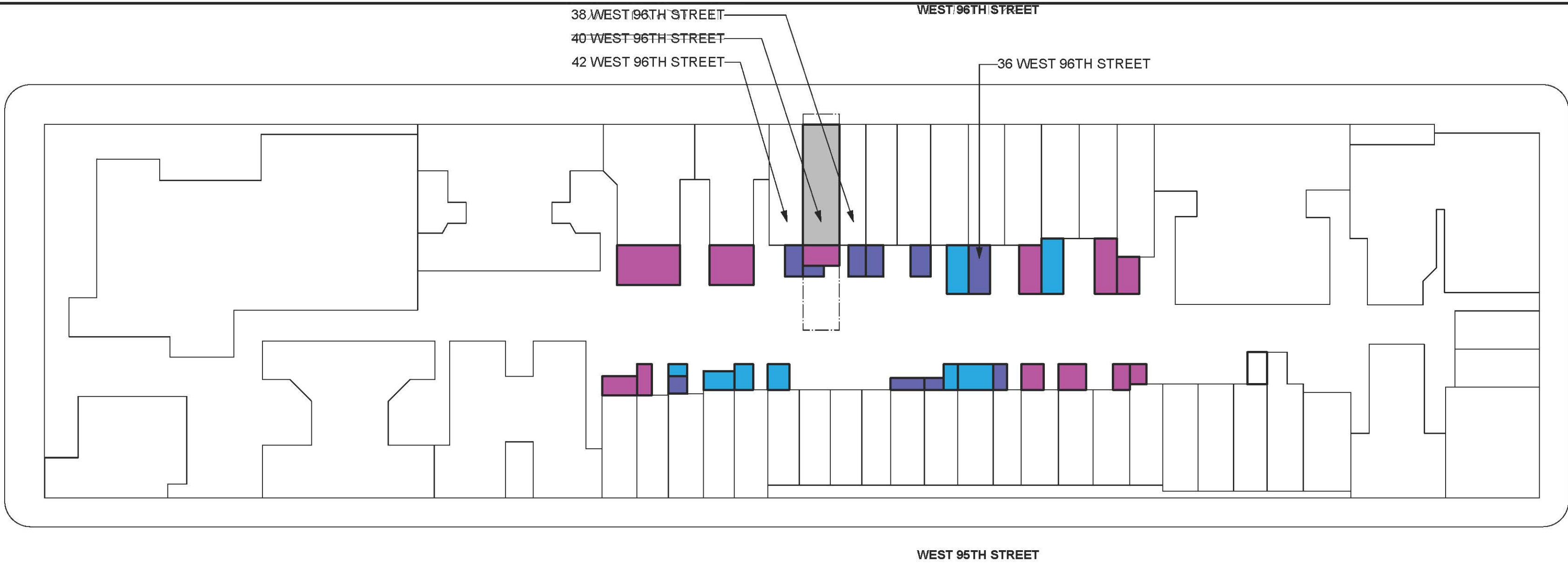


2 Typical Proposed Window - Enlarged
Scale: 1" = 1'-0"

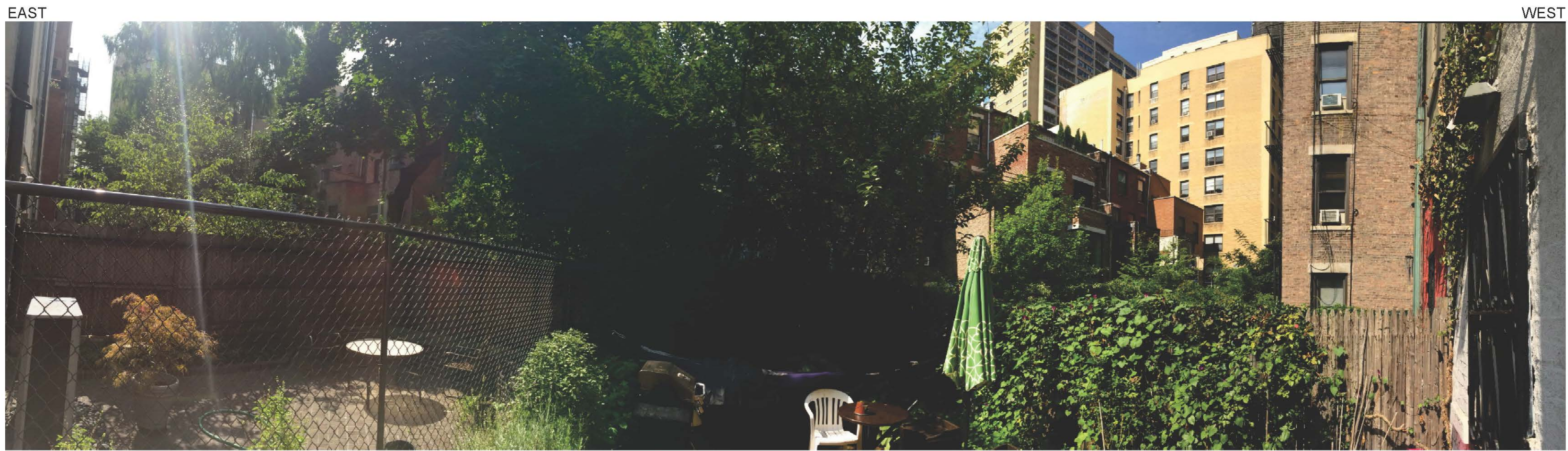


3 Typical Proposed Window - Enlarged
Scale: 1" = 1'-0"

LEGEND	
	3 STORY BUILD-OUT
	4 STORY BUILD-OUT
	5 STORY BUILD-OUT OR MORE



1 Plot Plan - Rear Massing Diagram
NTS



2 180 Panoramic, East to West



3 REAR YARD

4 36 WEST 96TH STREET