REPLACEMENT OF PENTHOUSE AT 40 W84TH STREET, NEW YORK

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40 W84TH STREET,
NEW YORK, NY 10024
BLOCK 1197
LOT 52
- NO WORK ON THIS FACADE
PROPOSED PLAN

NOTE: NO CHANGES IN F.A.R.

1. PROPOSED PENTHOUSE PLAN

2. PROPOSED PENTHOUSE ROOF PLAN

LANDMARKS PUBLIC HEARING - NOVEMBER 17, 2020
40 W84TH STREET

DOCKET: LPC-20-06245
EXISTING WEST ELEVATION

EXISTING CORRUGATED METAL CLADDING TO REMAIN
EXISTING BRICK FACADE, NO WORK

EXISTING FACADE BELOW, NO WORK

EXISTING CORRUGATED METAL CLADDING TO BE REPLACED
EXISTING ALUM. CLAD WINDOWS & DOORS TO BE REPLACED
EXISTING METAL RAILING TO BE REPLACED
EXISTING BRICK FACADE, NO WORK

EXISTING COMMON ROOF BEYOND, NO WORK

EXISTING FACADE BELOW, NO WORK
EXISTING CORRUGATED METAL CLADDING TO REMAIN
EXISTING BRICK FACADE, NO WORK

EXISTING COMMON ROOF BEYOND, NO WORK

EXISTING FACADE BELOW, NO WORK

NEW LOW-IRON TEMPERED GLASS RAILING W/ METAL CAP RAIL
NEW METAL FLASHING & FASCIA
NEW STUCCO ON EXTERIOR INSULATION
NEW ALUM. CLAD SLIDING DOORS
NEW LOW-IRON TEMPERED GLASS RAILING W/ METAL CAP RAIL

HATCHED AREA SHOWS LIMITS OF NEW PENTHOUSE AND PARAPET WALLS THROUGHOUT, TYP.

EXISTING BRICK FACADE, NO WORK
EXISTING CORRUGATED METAL CLADDING TO REMAIN

PROPOSED WEST ELEVATION
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TBD ARCHITECTURE & DESIGN STUDIO 373 BROADWAY #F11 NY NY 10013. 646.688.3329 TBDDESIGNSTUDIO.COM
HATCHED AREA SHOWS LIMITS OF NEW PENTHOUSE AND PARAPET WALLS THROUGHOUT, TYP.
STONE TREADS TO MATCH PAVERS
EXISTING BRICK FACADE, NO WORK
EXISTING CORRUGATED METAL CLADDING TO BE REPLACED
EXISTING ALUM. CLAD WINDOWS & DOORS TO BE REPLACED
EXISTING BRICK FACADE, NO WORK
NEW LOW-IRON TEMPERED GLASS RAILING W/ METAL CAP RAIL
NEW METAL FLASHING & FASCIA
NEW STUCCO ON EXTERIOR INSULATION
NEW ALUM. CLAD SLIDING DOORS
STONE TREADS TO MATCH PAVERS
EXISTING FACADE BELOW, NO WORK

PROPOSED NORTH ELEVATION

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PROPOSED GLASS RAILING DETAIL

T.O. GUARD WALL
@ PH ROOF
NEW "U" CHANNEL METAL CAP
NEW REMOVABLE GLASS GUARD WALL
EXISTING TERRA COTTA COPING BEYOND, SHOWN DASHED
NEW GLASS GUARD WALL SHOE, MOUNTED TO MASONRY PARAPET WALL W/ METAL BLOCKING FOR DRAINAGE
EXIST. PARAPET WALL
NEW REMOVABLE NONCOMBUSTIBLE PAVERS ON RAISED PEDESTAL SYSTEM
T.O. TERRACE PAVERS
@ PH ROOF
NEW RAISED PAVER PEDESTAL SYSTEM W/ CROSS BRACING AS REQ'D.
NEW WATERPROOFING, SEE DETAILS
EXIST. ROOFING ASSEMBLY
EXIST. ROOF SLAB
T.O. EXIST ROOF DECK

3'-6" AFF

EXIST. STONE COPING

EXIST. ROOFING ASSEMBLY
EXIST. ROOF SLAB

VARIES

NEW "U" CHANNEL METAL CAP
NEW REMOVABLE GLASS GUARD WALL
EXISTING TERRA COTTA COPING BEYOND, SHOWN DASHED
NEW GLASS GUARD WALL SHOE, MOUNTED TO MASONRY PARAPET WALL W/ METAL BLOCKING FOR DRAINAGE
EXIST. PARAPET WALL
NEW REMOVABLE NONCOMBUSTIBLE PAVERS ON RAISED PEDESTAL SYSTEM
T.O. TERRACE PAVERS
@ PH ROOF
NEW RAISED PAVER PEDESTAL SYSTEM W/ CROSS BRACING AS REQ'D.
NEW WATERPROOFING, SEE DETAILS
EXIST. ROOFING ASSEMBLY
EXIST. ROOF SLAB
T.O. EXIST ROOF DECK

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VISIBILITY FROM W84TH STREET

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- PROPOSED WORK IS NOT VISIBLE FROM STREET
VISIBILITY FROM W83RD STREET

- PROPOSED WORK IS NOT VISIBLE FROM STREET
CLOSE UP VIEW OF VISIBLE AREA

PROPOSED GLASS GUARD RAIL ON PENTHOUSE ROOF

ENLARGED AREA
CLOSE UP VIEW OF VISIBLE AREA

PROPOSED GLASS GUARD RAIL ON PENTHOUSE ROOF

ENLARGED AREA
- PROPOSED WORK IS NOT VISIBLE FROM STREET
EXISTING PARAPET LOOKING SOUTHWEST

EXISTING METAL GUARD RAIL TO BE REPLACED WITH GLASS GUARD RAIL

EXISTING PARAPET LOOKING NORTH

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