

PROPOSED IMPROVEMENTS

IN THE MATTER OF REPLACING EXISTING WINDOWS AT 23 West 83rd Street, 4, NEW YORK, NY 10024

N

LOCATION PLAN

N.T.S.

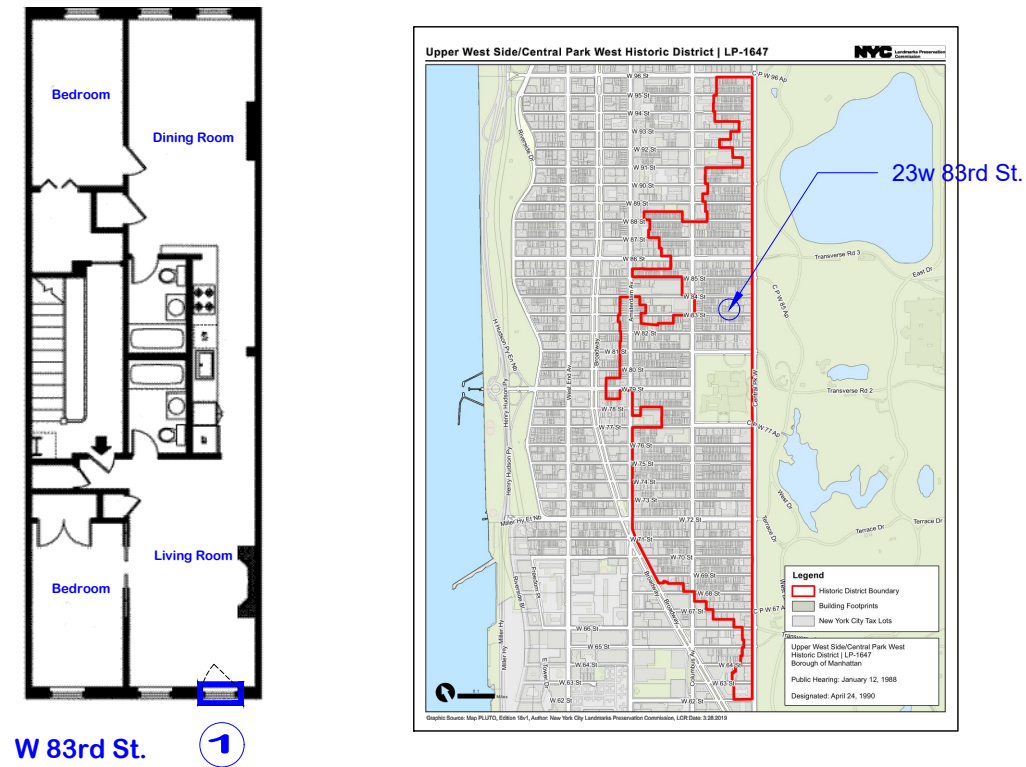


N

WINDOWS KEY PLAN

N.T.S.

23 West 83rd Street , Apt. 4



INDEX OF DRAWINGS

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Project Name and Address:

Nascimento, Maya and Lubliner, Alan Residence

23 West 83rd Street , 4

Drw. Title:

Location Plan + Window Key Plan + Historic District Map & Index of Drawings

Drw.	Rev. 1		Rev. 4	
	e. mircevsk	11/22/2021	12/20/2021	
	Date:	10/01/2021	Rev. 2	11/30/2021
	Scale:	NOT TO SCALE	Rev. 3	12/7/2021

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LEGEND & ABBREVIATIONS

INSTALLATION

SYMBOL	DESCRIPTION
WIF	WITHIN THE EXISTING FRAME
MO	MASONRY OPENING
WS	WINDOW SIZE
SSO	STEEL SASH OPENING
WSO	WOOD SASH OPENING
CMU	CONCRETE MASONRY UNIT
DLO	DAYLIGHT OPENING

WINDOW TYPES

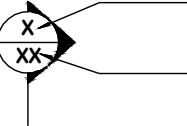
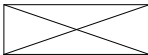
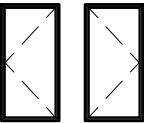
SYMBOL	DESCRIPTION
PDH	TEMPEST PREMIUM DOUBLE HUNG WINDOW
PTBR	TEMPEST PREMIUM TALL BOTTOM RAIL DH WINDOW
PTBREHGDH	TEMPEST PREMIUM TALL BOTTOM RAIL EQUAL GLASS DH WINDOW
QDH	TEMPEST QUALITY DOUBLE HUNG WINDOW
CP	TEMPEST INSWING CASEMENT-PIVOT WINDOW
HP	TEMPEST HORIZONTAL PIVOT WINDOW
FC	TEMPEST HISTORIC FIBERGLASS CASEMENT WINDOW
FAD	TEMPEST FIBERGLASS ARCHITECTURAL DOOR
FTT	TEMPEST FIBERGLASS TILT & TURN WINDOW
CUDH-NG2	MARVIN ALUMINUM CLAD WOOD ULTIMATE DOUBLE HUNG WINDOW-NG2
WUDH	MARVIN WOOD ULTIMATE DOUBLE HUNG WINDOW
WUDH-M	MARVIN WOOD ULTIMATE DOUBLE HUNG MAGNUM WINDOW
WMTT	MARVIN WOOD MAGNUM TILT-TURN WINDOWS
CMTT	MARVIN CLAD MAGNUM TILT-TURN WINDOWS
CUC	MARVIN CLAD ULTIMATE CASEMENT WINDOWS
WUC	MARVIN WOOD ULTIMATE CASEMENT WINDOWS
CUFC	MARVIN CLAD ULTIMATE FRENCH CASEMENT
WUFC	MARVIN WOOD ULTIMATE FRENCH CASEMENT
ARC 5000	ARCADIA 5000 SERIES SLIDING DOOR
ARC T500	ARCADIA T500 SERIES SLIDING WINDOWS
ARC 8250	ARCADIA 8250 SERIES HINGED TERRACE DOOR
ARC T-325	ARCADIA T-325 SERIES OUTSWING CASEMENT
ARC T-200	ARCADIA T-200 SERIES OUTSWING CASEMENT
ARC 5820/5920	ARCADIA MULTI-PANEL SLIDING PATIO DOOR SYSTEM
OPT-680TT	OPTIMUM 680 TILT-AND-TURN WINDOWS
OPT-680C	OPTIMUM 680 ALUMINUM CASEMENT SERIES
OPT FR4700	OPTIMUM FR4700, 3/4 HOUR FIRE-RATED STEEL CASEMENT
OPT FR7650	OPTIMUM FR7650 3/4 HOUR FIRE-RATED STEEL DOUBLE HUNG
OPT-HR4700	OPTIMUM HR4700 STEEL CASEMENT
OPT-HR4500	OPTIMUM HOT ROLLED STEEL WINDOWS AND DOORS
OPT-RTS430	OPTIMUM THERMALLY BROKEN STEEL WINDOWS AND DOORS

GLASS

SYMBOL	DESCRIPTION
IG	INSULATING GLASS
CT	CLEAR TEMPERED
CA	CLEAR ANNEALED
ACIDT	ACID ETCHED TEMPERED
ACIDA	ACID ETCHED ANNEALED
SANDB	SANDBLASTED GLASS
OBS	OBSCURE (PRIVACY) GLASS
LAMWA	LAMINATED WHITE ANNEALED
LAMCA	LAMINATED CLEAR ANNEALED
LOW-E	LOW EMISSIVITY COATING
CG7036	GUARDIAN LOW-E CLIMAGUARD 70/36
PLKEA	PILKINGTON ENERGY ADVANTAGE, LOW-E
SLRBN60	SOLARBAN 60, LOW-E
ARG.	ARGON GAS BETWEEN THE GLASS
#2	GLASS SURFACE WITH LOW EMISSIVITY COATING
18, 316, 14, 532	GLASS THICKNESS RESPECTIVELY 1/8", 3/16", 1/4", 5/32"

MISCELLANEOUS

SYMBOL	DESCRIPTION
NIC	NOT INCLUDED IN CONTRACT
FLR	FLOOR
VIF	VERIFY IN FIELD
AFF	ABOVE FINISHED FLOOR
AEF	ABOVE EXISTING FLOOR
ALUM	ALUMINUM MATERIAL
N/A	NOT APPLICABLE OR REQUIRED
PT	PRESSURE TREATED WOOD
FR	FIRE RESISTANT WOOD
SDL	SIMULATED DIVIDED LITE
PANEL	ALUMINUM FACED INSULATING PANEL
TTN	TOP TRANSOM
BTN	BOTTOM TRANSOM
SBO	SUPPLIED BY OTHERS
TBD	TO BE DETERMINED
TBC	TO BE CONFIRMED
NTS	NOT TO SCALE

SYMBOL	DESCRIPTION
	DRAWING REVISION NUMBER
	CURRENT REVISION CLOUD
	SECTION # OR DETAIL CUT
	WATERPROOFING MEMBRANE
	WINDOW / DOOR ORIENTATION
OC	CENTER TO CENTER MEASUREMENTS
	WOOD BLOCK SPACER
	SASH OPENING ORIENTATION
O	NON OPERABLE SASH
X	OPERABLE SASH
	BACKER ROD
	CAULK SEALANT
	UNDEFINED EXISTING MATERIAL
	COMPOSITE SHIM (1/8" TO 1/4")
	INSULATION MATERIAL
CL	CENTER LINE (MIRROR AXIS)
	GREYFLEX EXPANDING TAPE
	CASEMENT WINDOW SWING DIRECTION, DASHED ARROW POINTS HINGE LOCATION

PROPOSED IMPROVEMENTS

IN THE MATTER OF REPLACING EXISTING WINDOWS AT 23 West 83rd Street, 4, NEW YORK, NY 10024

Window Schedule														Glass Diminution			
Window #	Location	Window Type	WS	WS	Ext. Finish	Int. Finish	Hardware Finish	Glazing:		Glass Thickness		Grids		Screens	Historic Window	Proposed Window	Diminution
			Width	Height				Exterior	Interior	Top	Bottom	Type	Layout		Glass Area (sf)	Glass Area (sf)	%
1	Living Room	CP	35.5	68.5	Black	White	Polished chrome	316 Low - ET #2	316CT + Argon	1-1/4"		NONE	N/A	NO	10.17	11.66	-14.68%

Note:
Clear anodized Roton Hinge located on left jamb when viewed from the interior

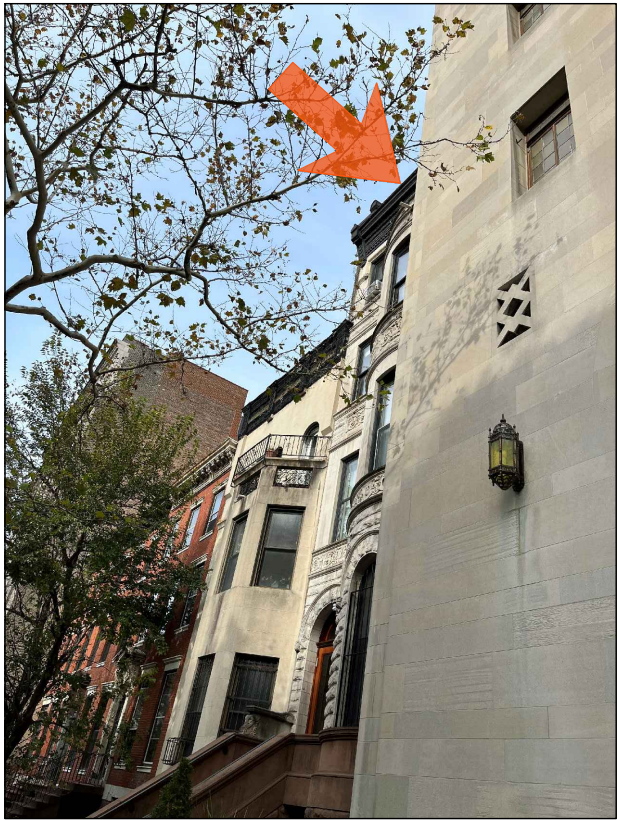


Tax Photo 1



Tax Photo 2

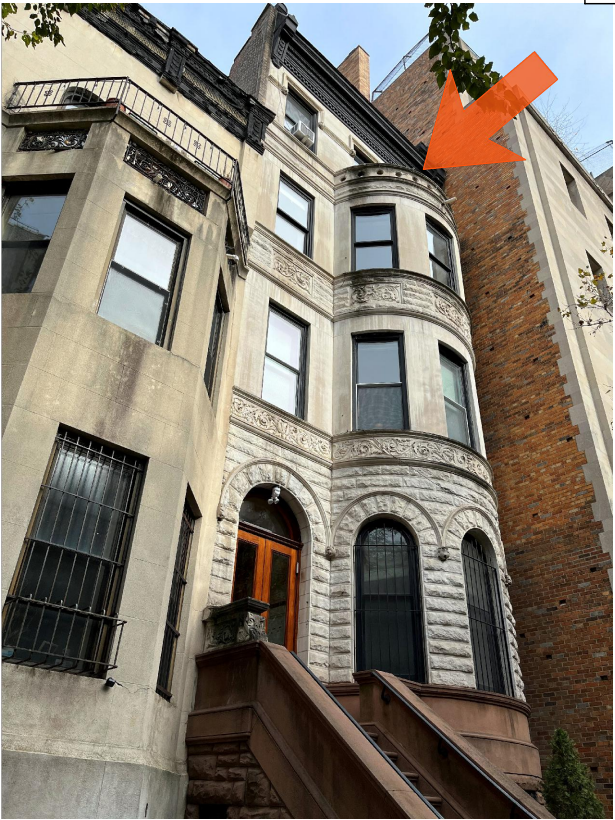




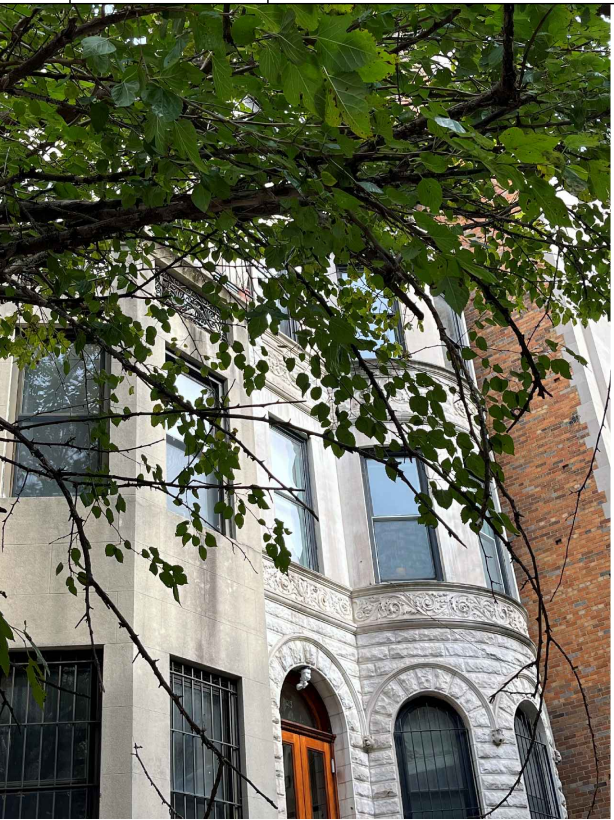
20 feet east north side 83rd Street



20 feet west from south side of 83rd Street



20 feet west north side 83rd Street



40 feet west from south side 83rd Street



40 feet west on north side of 83rd Street



Directly across the street south side of 83rd Street



From sidewalk directly in front of building



Existing exterior sill



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PANORAMA WINDOWS, LTD.

767 East 132nd Street

Bronx, New York 10454

Project Name and Address:

Nascimento, Maya and Lubliner, Alan, Residence

23 West 83rd Street

Apartment,4

Drw. Title:

Building Exterior Photos

Drw. e. mircevska	Rev. 1 11/22/2021	Rev. 4 12/20/2021	Sheet: 4
Date: 10/01/2021	Rev. 2 11/30/2021	Rev. 5 ----	PIC-1
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23 West 83rd Street South Facade



23 West 83rd Street South Facade



23 West 83rd Street South Facade



23 West 83rd Street South Facade



23 West 83rd Street South Facade

NOTE:
All PHOTOS ARE TAKEN ON 12/20/2021
WHEN LEAVES ARE GONE



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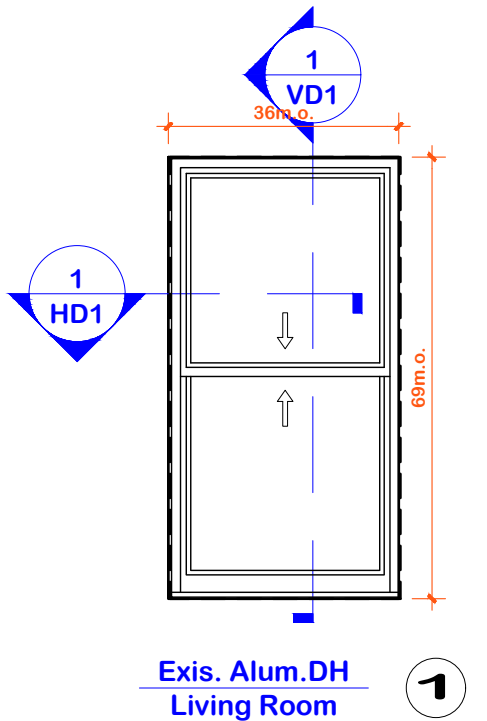
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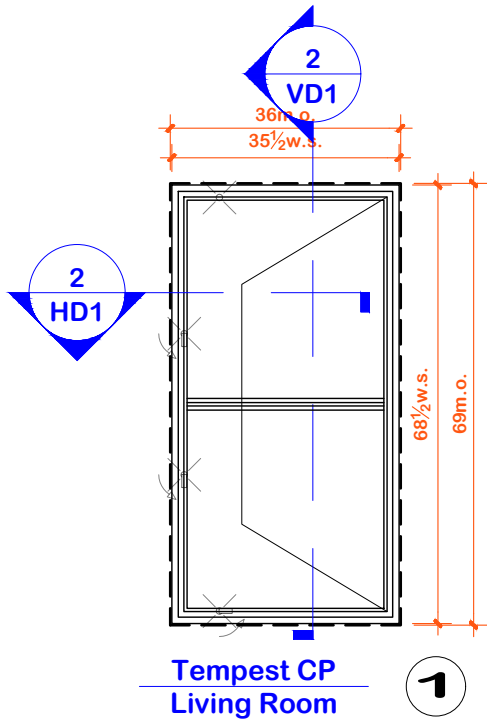
PIC-2



Existing Condition - Interior View



Existing Windows Elevation SOUTH



Proposed Windows Elevation SOUTH



23 W 83rd Street South Facade

EL1

Existing & Proposed Window Elevations

Scale 1:30

Proposed Fasten Within Existing Wood Master Frame



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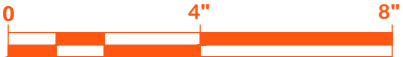
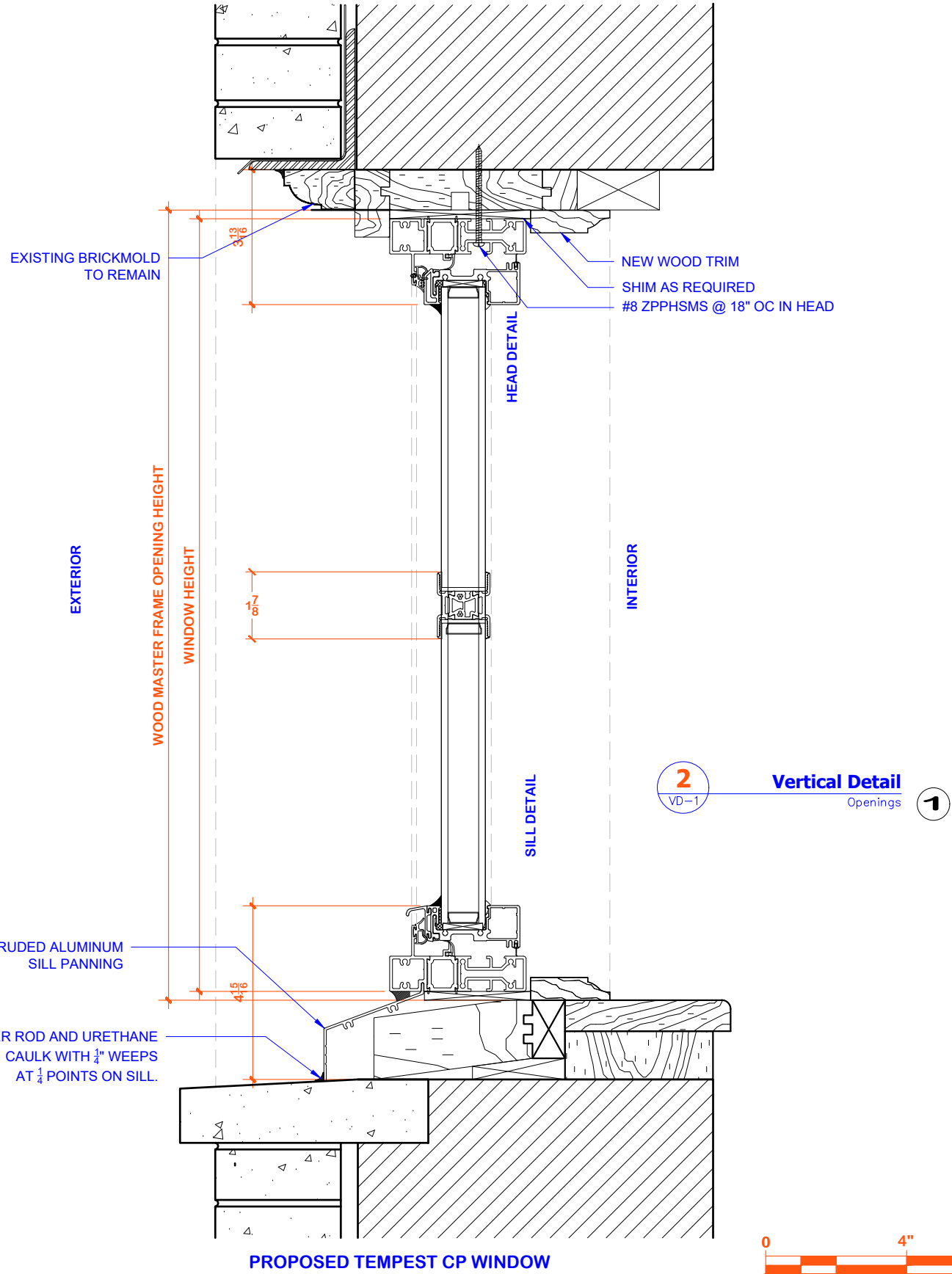
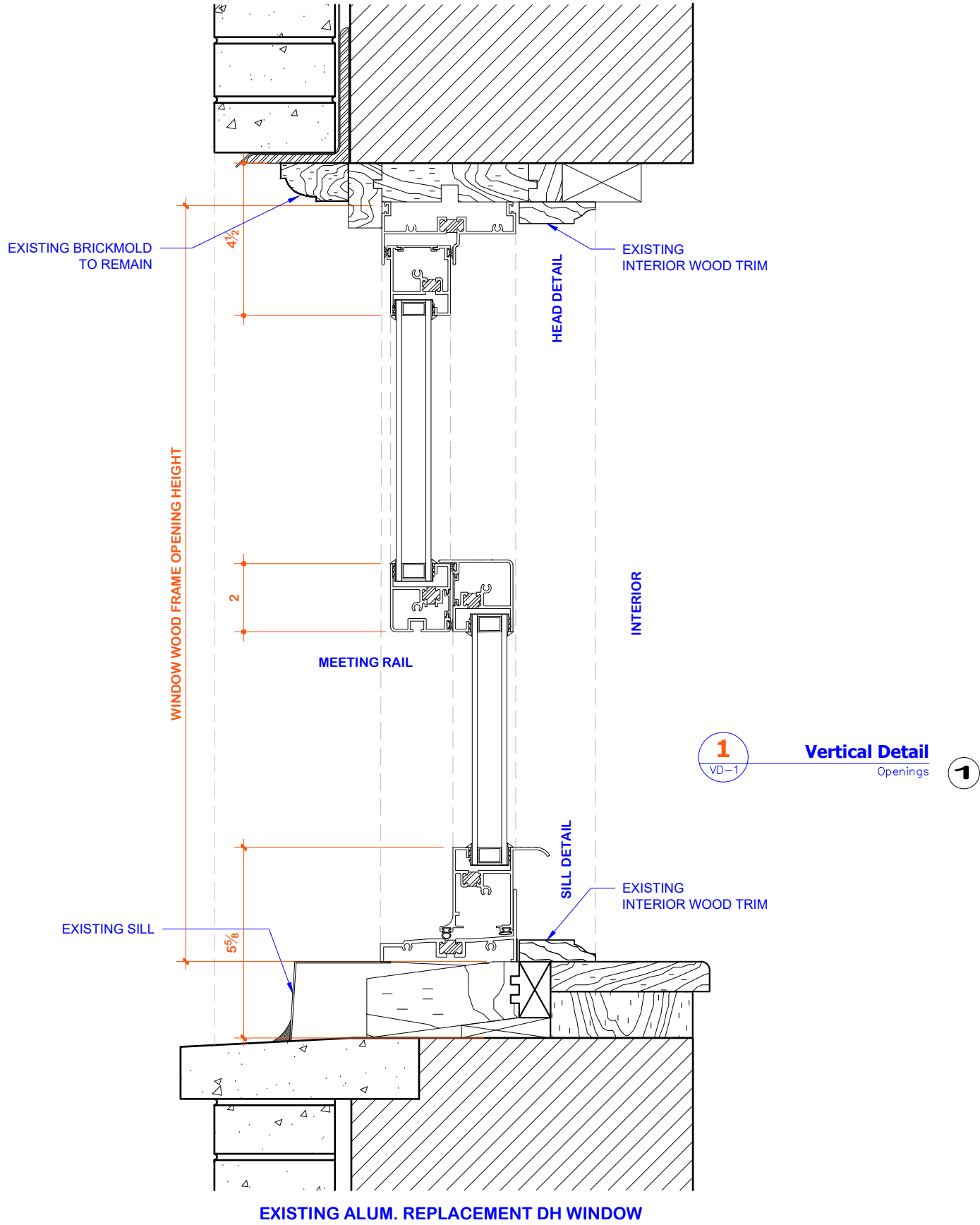
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Apartment,4

Drw. Title:
Existing & Proposed Window Elevations

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VD1

Existing & Proposed Window Section Details

Scale 1:4

Proposed Fasten Within Existing Wood Master Frame



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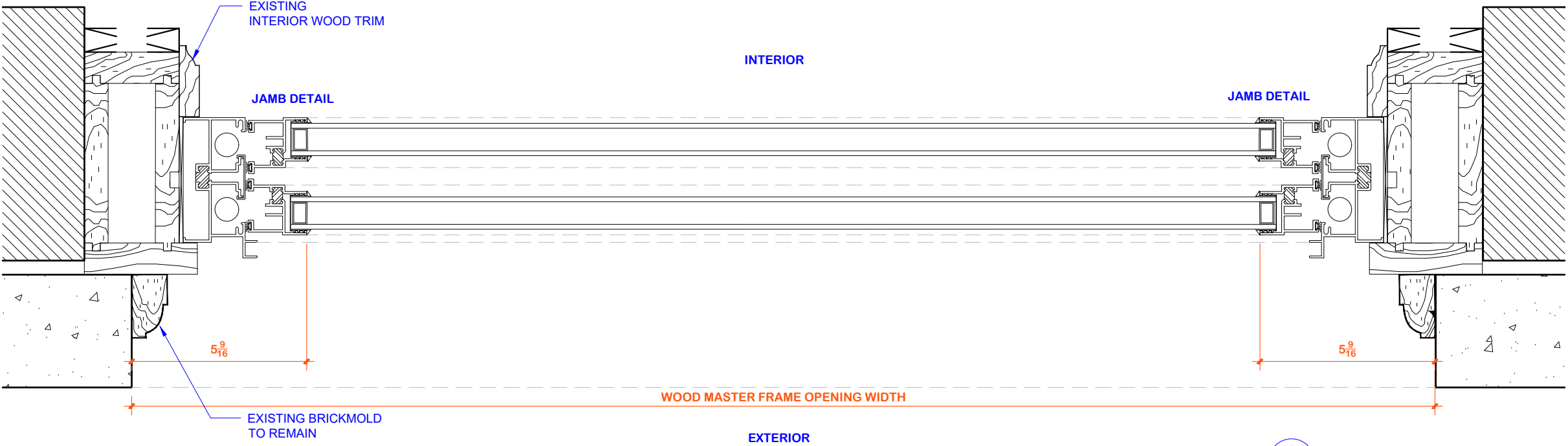
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Apartment,4

Drw. Title:

Existing & Proposed Window Section Details

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EXISTING ALUMINUM REPL. DH WINDOW

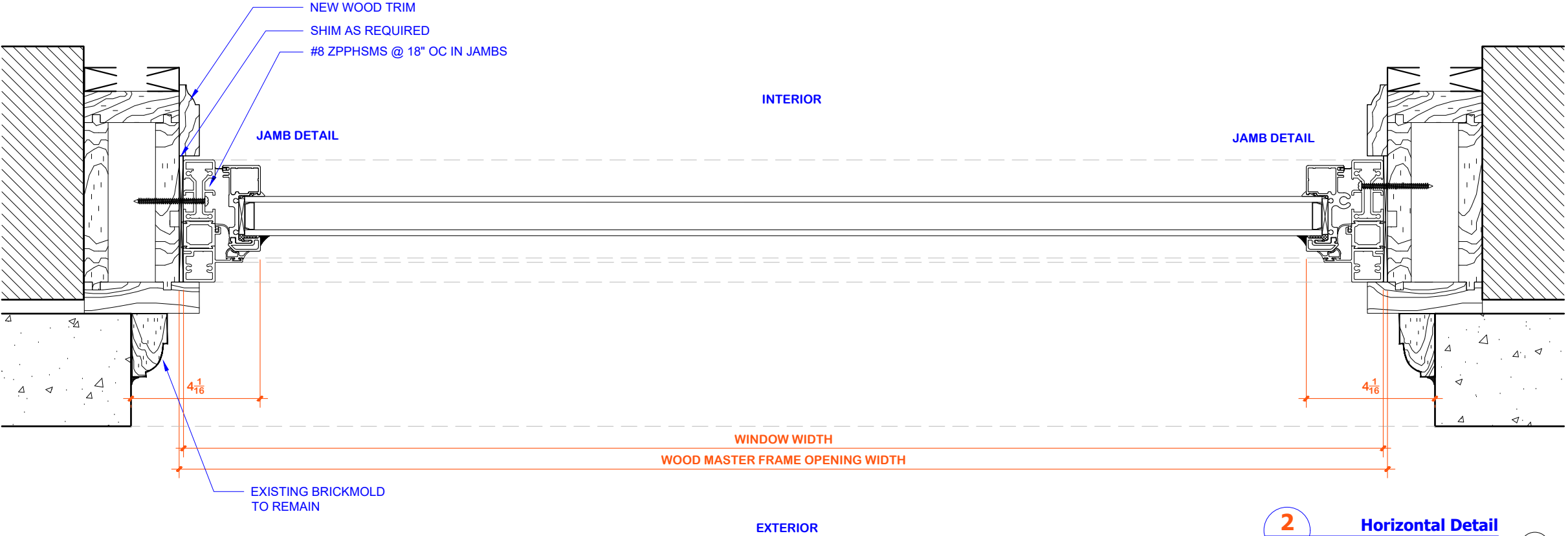
1

HD-1

Horizontal Detail

Openings

1



(PROPOSED TEMPEST CP WINDOW)

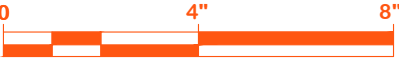
2

HD-1

Horizontal Detail

Openings

1



HD1

Existing & Proposed Window Section Details

Scale 1:4

Proposed Fasten Within Existing Wood Master Frame



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