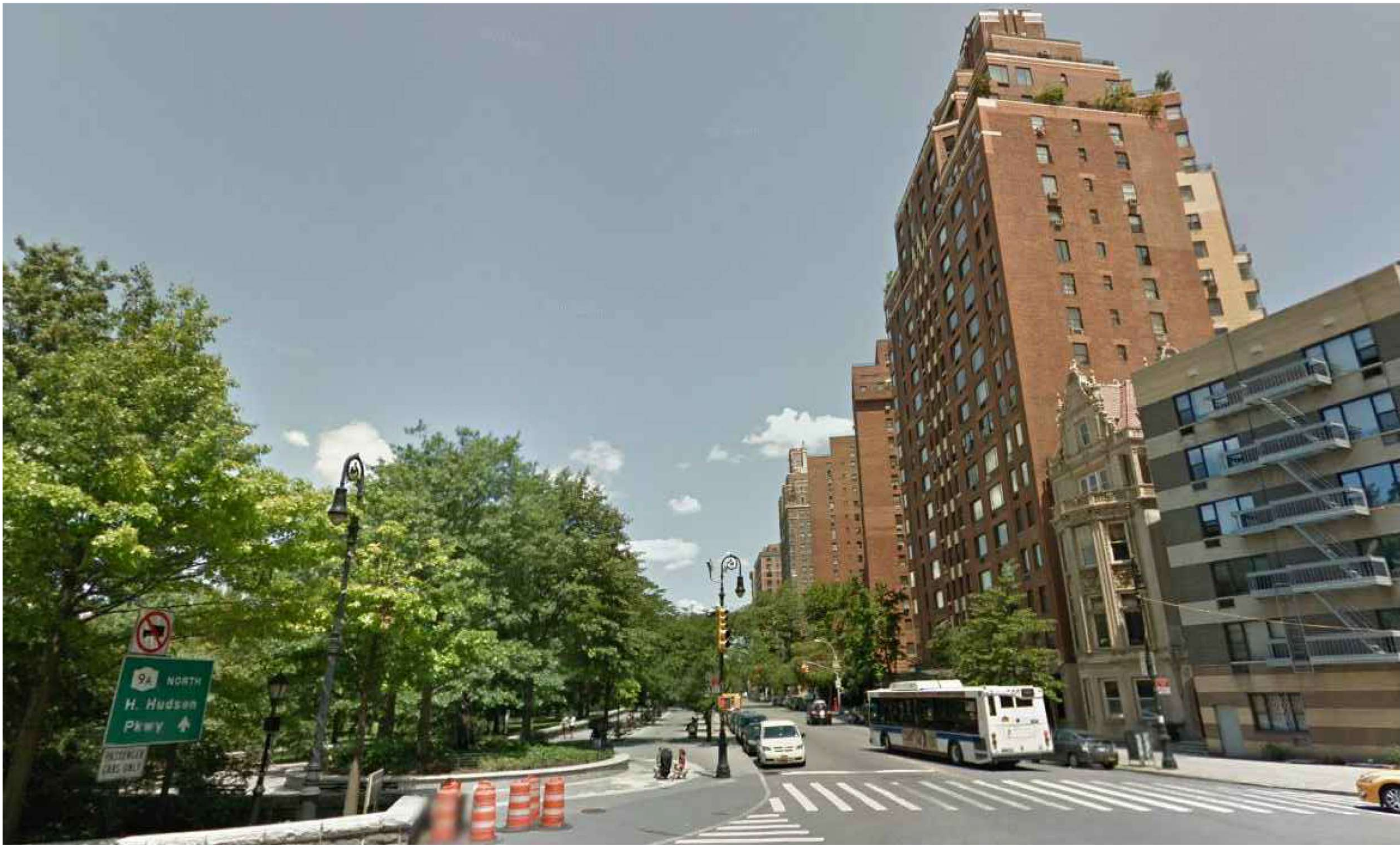




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**3 RIVERSIDE DRIVE  
NEW YORK, NY 10023**





20 VIEW OF RIVERSIDE DRIVE AND PARK  
SCALE: NTS



20 VIEW FROM CORNER OF WEST 72ND AND RIVERSIDE DRIVE  
SCALE: NTS



20 EXISTING SITE PLAN  
SCALE: NTS



10 PHOTO MONTAGE OF SURROUNDING BUILDINGS AND RIVERSIDE PARK  
SCALE: NTS

# 3 RSD

**Location**  
3 Riverside Drive  
New York, NY 10023

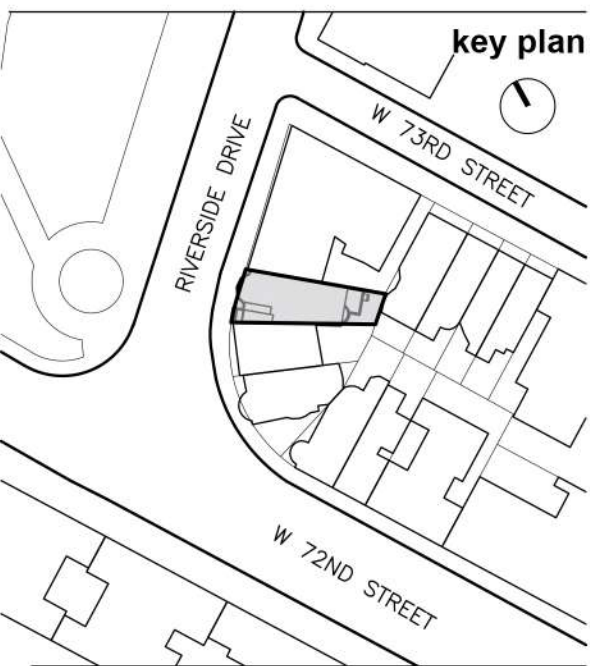
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199 East Main St. Suite 3  
Smithtown, NY 11787

**MEP Engineer**  
me engineers  
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New York, NY 10018



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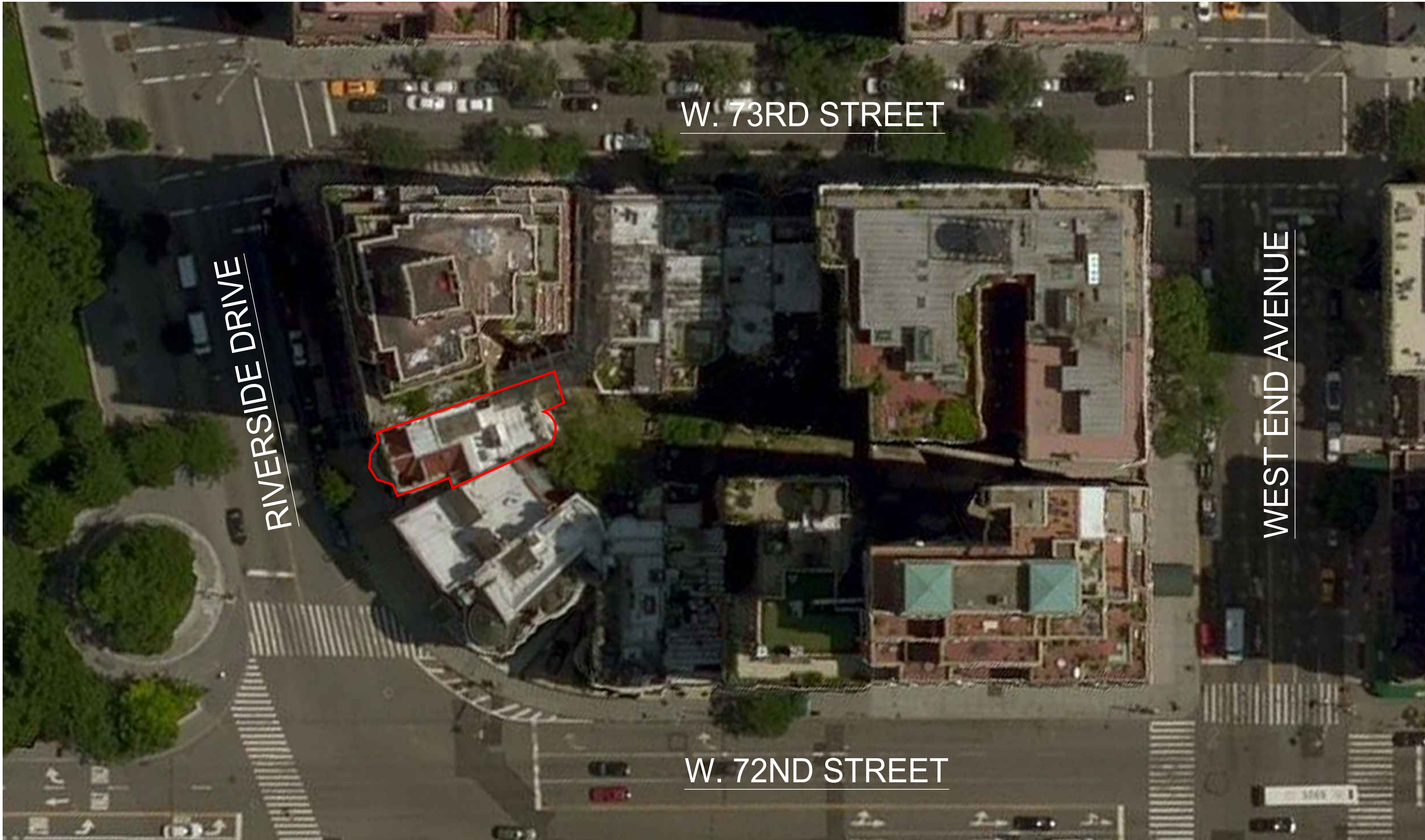
revision date  
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**SITE SURVEY AND  
LOCATION MAP**

**project number**  
1712  
**date**  
05.15.2017  
**scale**  
AS NOTED  
X OF X

**LPC-100**  
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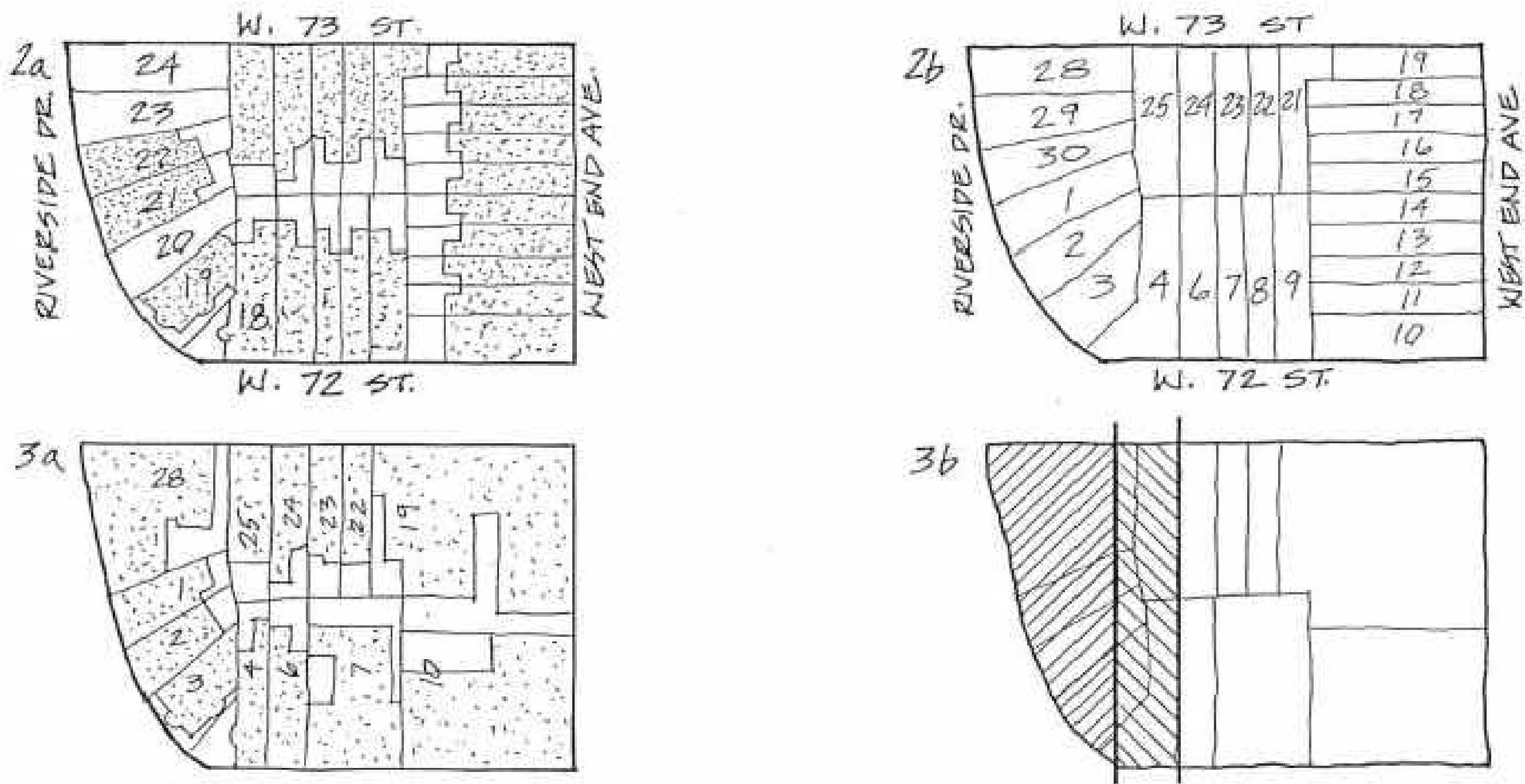
21 AERIAL VIEW OF BLOCK AND REAR YARD CONDITIONS

SCALE: NTS



20 VIEW OF REAR YARD CONDITION

SCALE: NTS



- 1) a. Original lot configuration with lot numbers (Bromley, 1879, plate 17).  
b. Original lot configuration showing 1867 (////) and 1868 (\\\\\\) purchases by John S. Sutphen, Sr.
- 2) a. Reconfigured lots with original lot numbers and existing structures c.1909 (Bromley, 1898-1909, plate 6).  
b. Reconfigured lots with new lot numbers.
- 3) a. Current lot conditions with current lot numbers and structures (Sanborn, 1988-89, plate 99).  
b. Current lot conditions showing 1867 (////) and 1868 (\\\\\\) purchases by John S. Sutphen, Sr.

11 LOT CONDITIONS AT PERIODS OF DESIGNATION WITH CURRENT LOT NUMBERS AND STRUCTURES

SCALE: NTS



ADJ. PROP.  
ABUTS PROP.  
LINE

3-RSD

1-RSD

ADJ.PROP.73RD

ADJ.PROP.72ND

VIEW OF REAR YARD CONDITION

SCALE: NTS

# 3 RSD

**Location**  
3 Riverside Drive  
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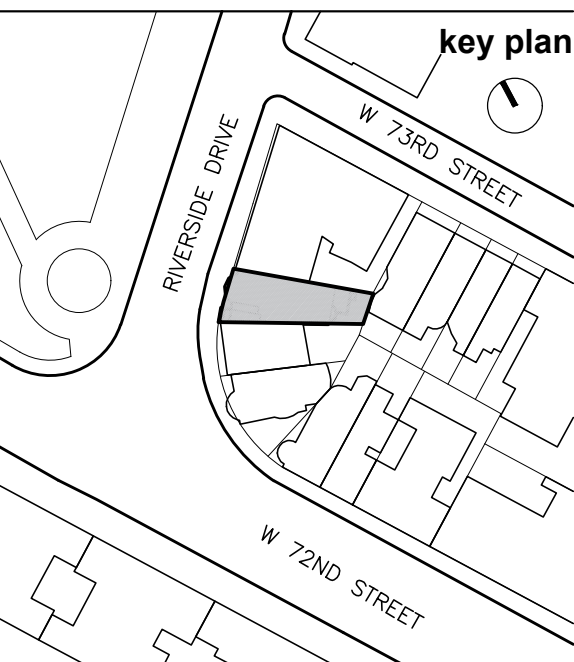
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revision date  
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ARIEL VIEWS AND  
BLOCK DESIGNATION

project number  
1712  
date  
05.15.2017  
scale  
AS NOTED

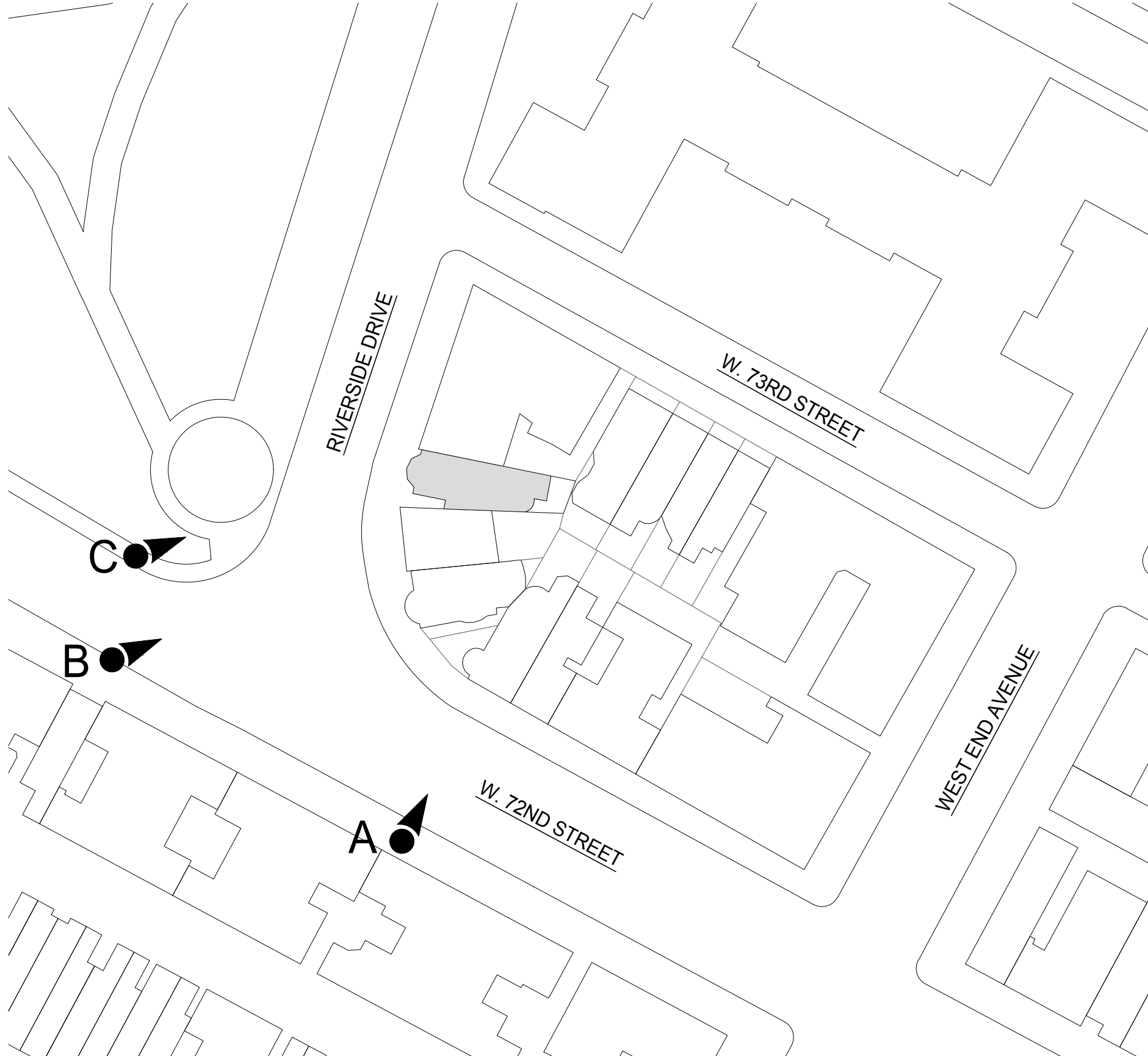
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**LPC-101**  
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**C** VIEW C - W. 72ND STREET BLOCK CONTEXT  
SCALE: NTS



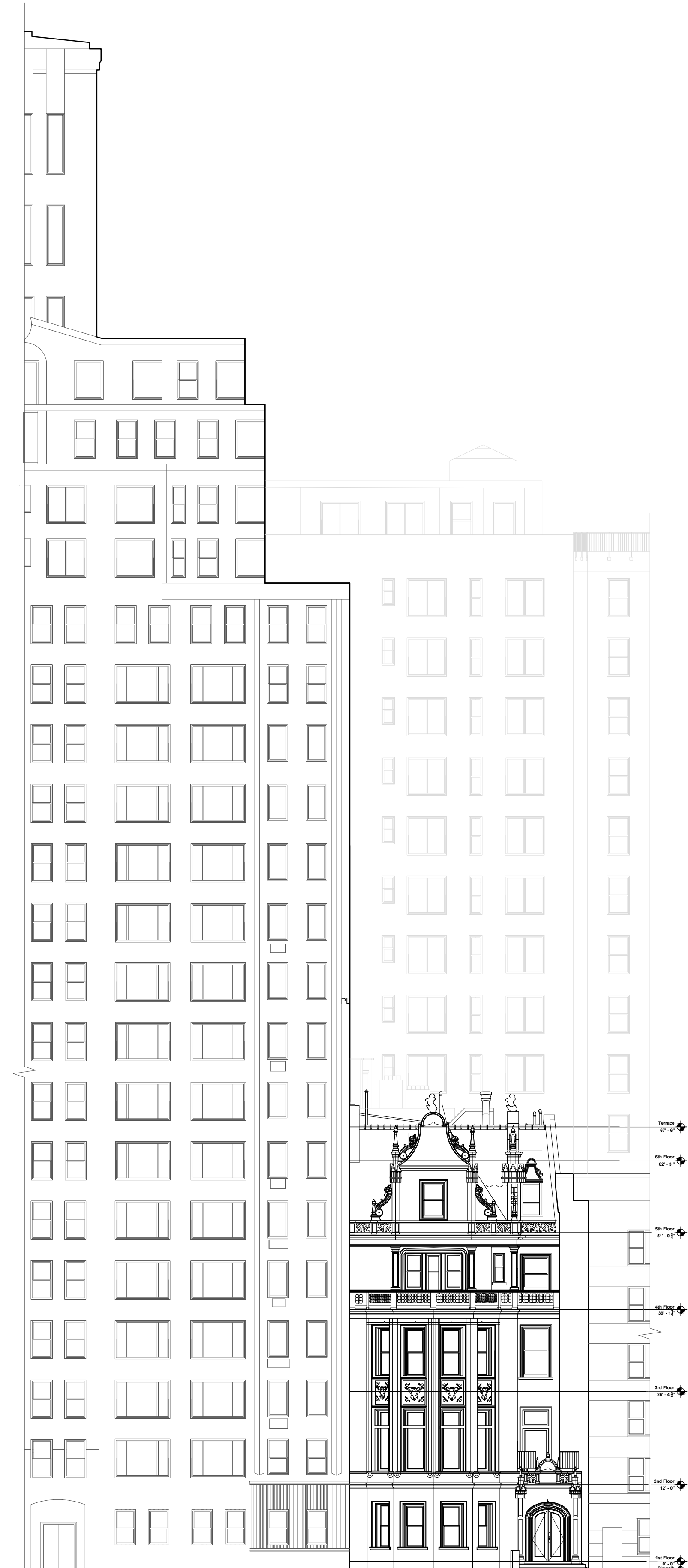
**20** PHOTO LOCATIONS PLAN  
SCALE: NTS



**B** VIEW B - RIVERSIDE DRIVE ELEVATION  
SCALE: NTS



**A** VIEW A - 72ND STREET ELEVATION  
SCALE: NTS



**10** EXISTING FRONT ELEVATION IN CONTEXT  
SCALE: NTS

# 3 RSD

**Location**  
3 Riverside Drive  
New York, NY 10023

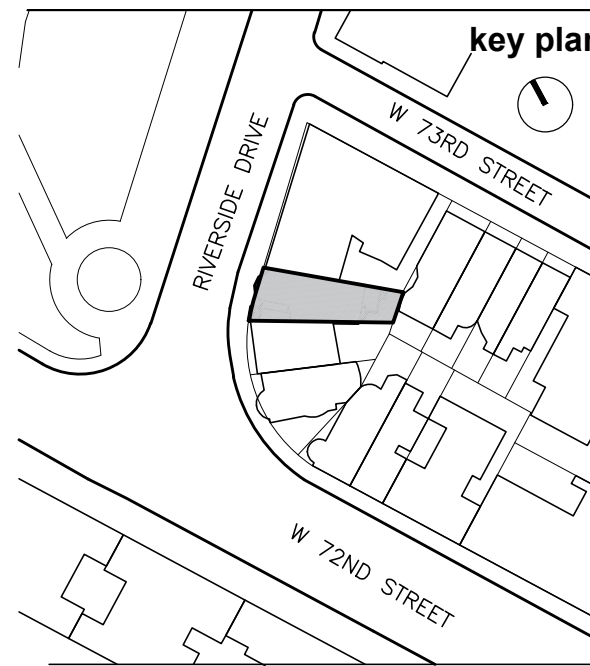
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	EXISTING BLOCK AND STREET CONDITIONS

	project number
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	05.15.2017
	scale
	AS NOTED
	X OF X

**LPC-102**  
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The Kleeberg Residence, Historic View, c.1899.  
Source: Zeisloft, The New Metropolis.

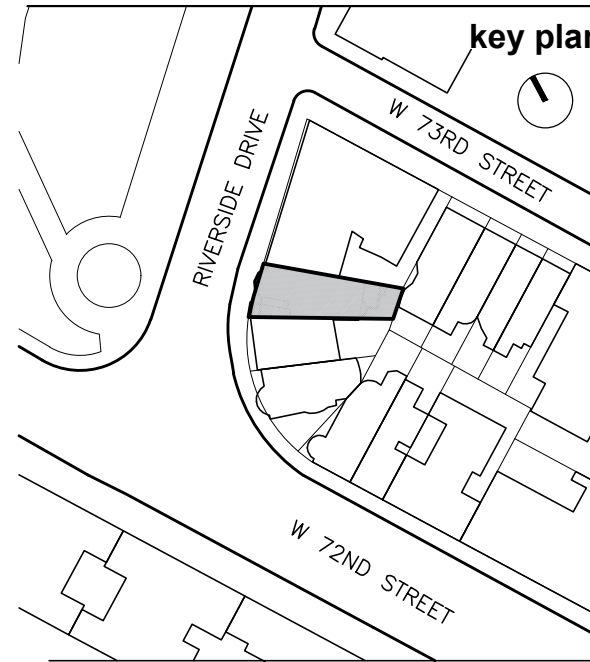


HISTORIC TAX PHOTO - C. 1939-41  
SCALE: NTS



The Kleeberg Residence, 3 Riverside Drive. C.P.H. Gilbert, 1896-98.  
Photo Credit: Carl Forster.

PHOTO OF BUILDING AT DESIGNATION - 1991  
SCALE: NTS



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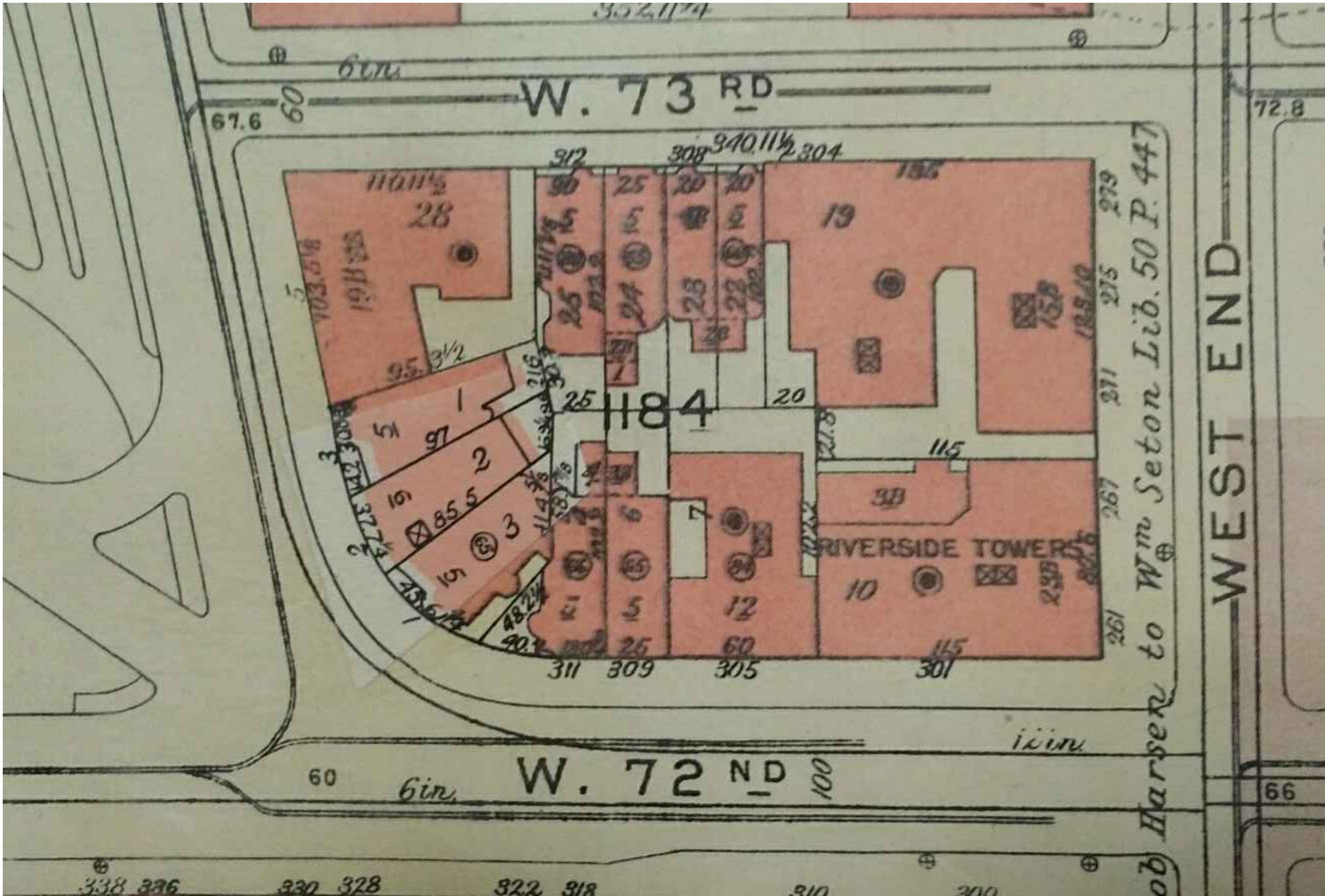
HISTORIC CONDITIONS  
STREET ELEVATION

project number  
1712  
date  
05.15.2017  
scale  
AS NOTED  
X OF X

LPC-103  
MADMADMADMADMADMAD

EXIST. PHOTO C.1899  
SCALE: NTS





11 SANBORN MAP OF BLOCK - 1988-89, PLATE 99  
SCALE: NTS



11 VIEW CORRIDOR TO WEST END AVE  
SCALE: NTS



11 VIEW OF ADDITIONS OF OTHER PROPERTIES  
SCALE: NTS



10 VIEW OF REAR YARDS  
SCALE: NTS

# 3 RSD

**Location**  
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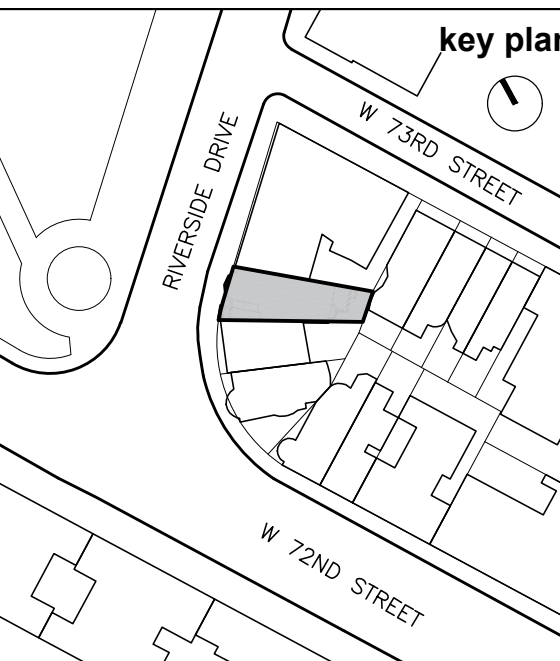
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EXISTING AND  
PROPOSED REAR VIEWS

project number  
1712  
date  
05.15.2017  
scale  
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X OF X

**LPC-104**  
MADMADMADMADMADMAD



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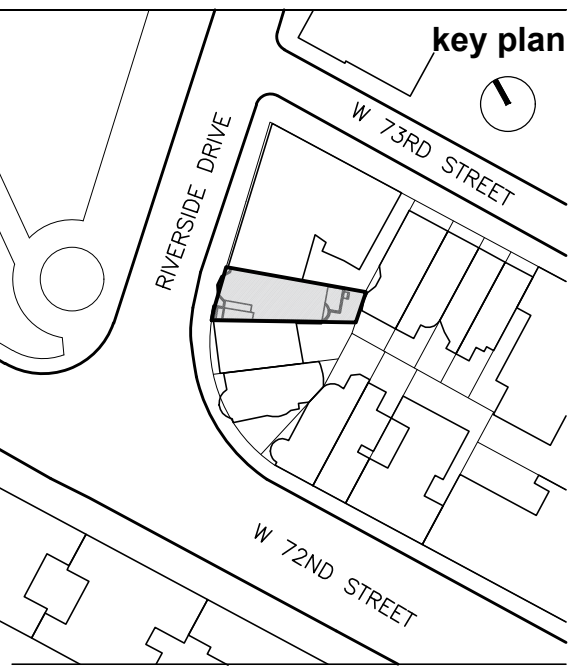
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revision	date
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EXISTING FRONT  
ELEVATION AND DETAILS

project number	1712
date	05.15.2017
scale	AS NOTED
X OF X	

**LPC-105**  
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20 EXISTING ROOF AND DORMER DETAILS  
SCALE: NTS



10 EXISTING STREET ELEVATION WEST  
NTS



30 EXISTING FRONT ELEVATION  
SCALE: 3/16" = 1'-0"



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11 EXIST. COND. SOUTH FACADE  
SCALE: NTS



12 EXIST. COND. 2ND FLOOR TERRACE  
SCALE: NTS



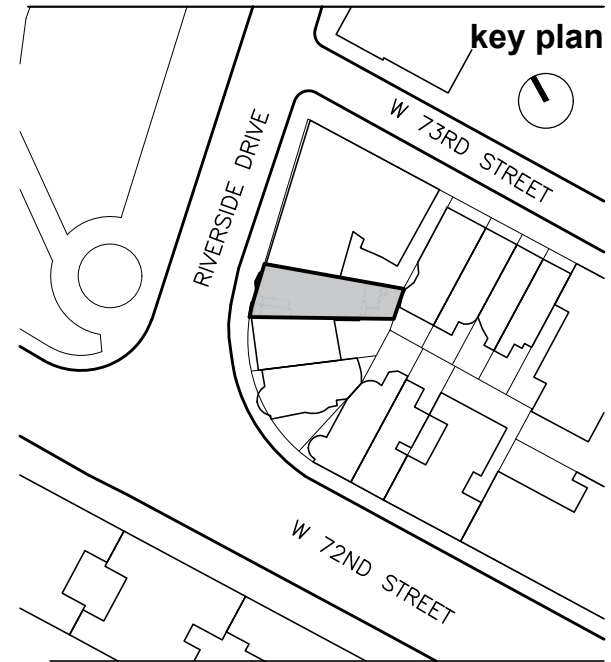
11 EXIST. COND. ENTRANCE & AREAWAY  
SCALE: NTS



10 EXIST. COND. 2ND FLOOR TERRACE WINDOW  
SCALE: NTS



30 EXISTING SIDE ELEVATION  
SCALE: 3/16" = 1'-0"



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EXISTING SIDE  
ELEVATION & AREAWAY  
CONDITIONS

project number  
1712

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05.15.2017

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AS NOTED

X OF X

**LPC-106**  
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12 EXIST. COND.OF MECH. EQUIPMENT AT ROOF  
SCALE: NTS



21 EXIST. COND. AT REAR FACADE  
SCALE: NTS



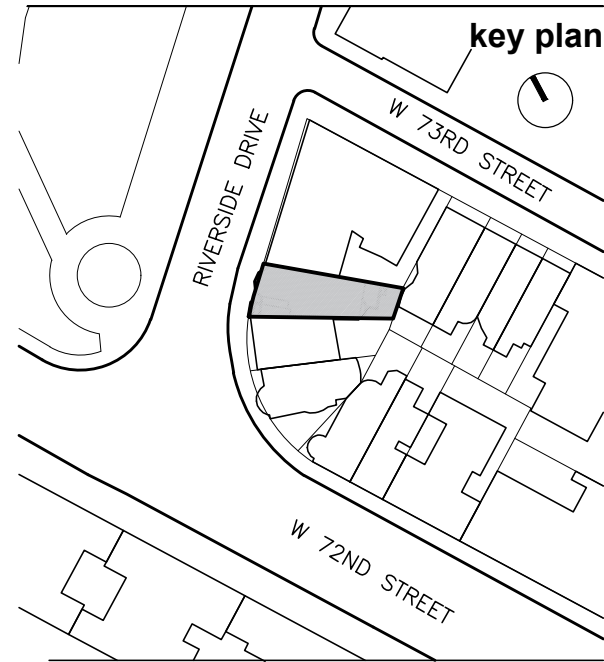
11 EXIST. COND.OF MECH. EQUIPMENT AT REAR YARD  
SCALE: NTS



10 EXIST.COND. CONCRETE YARD  
SCALE: NTS



30 EXISTING REAR ELEVATION  
SCALE: 3/16" = 1'-0"



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EXISTING REAR ELEVATION & ROOF CONDITIONS	
project number	1712
date	05.15.2017
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X OF X	

**LPC-107**  
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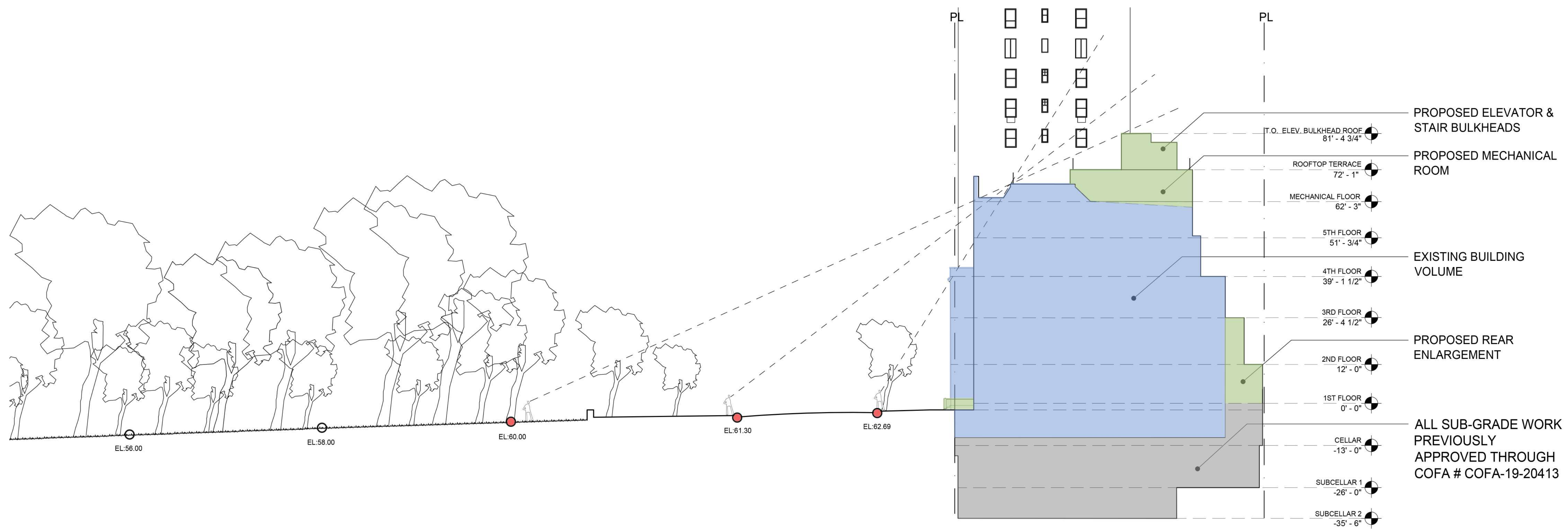
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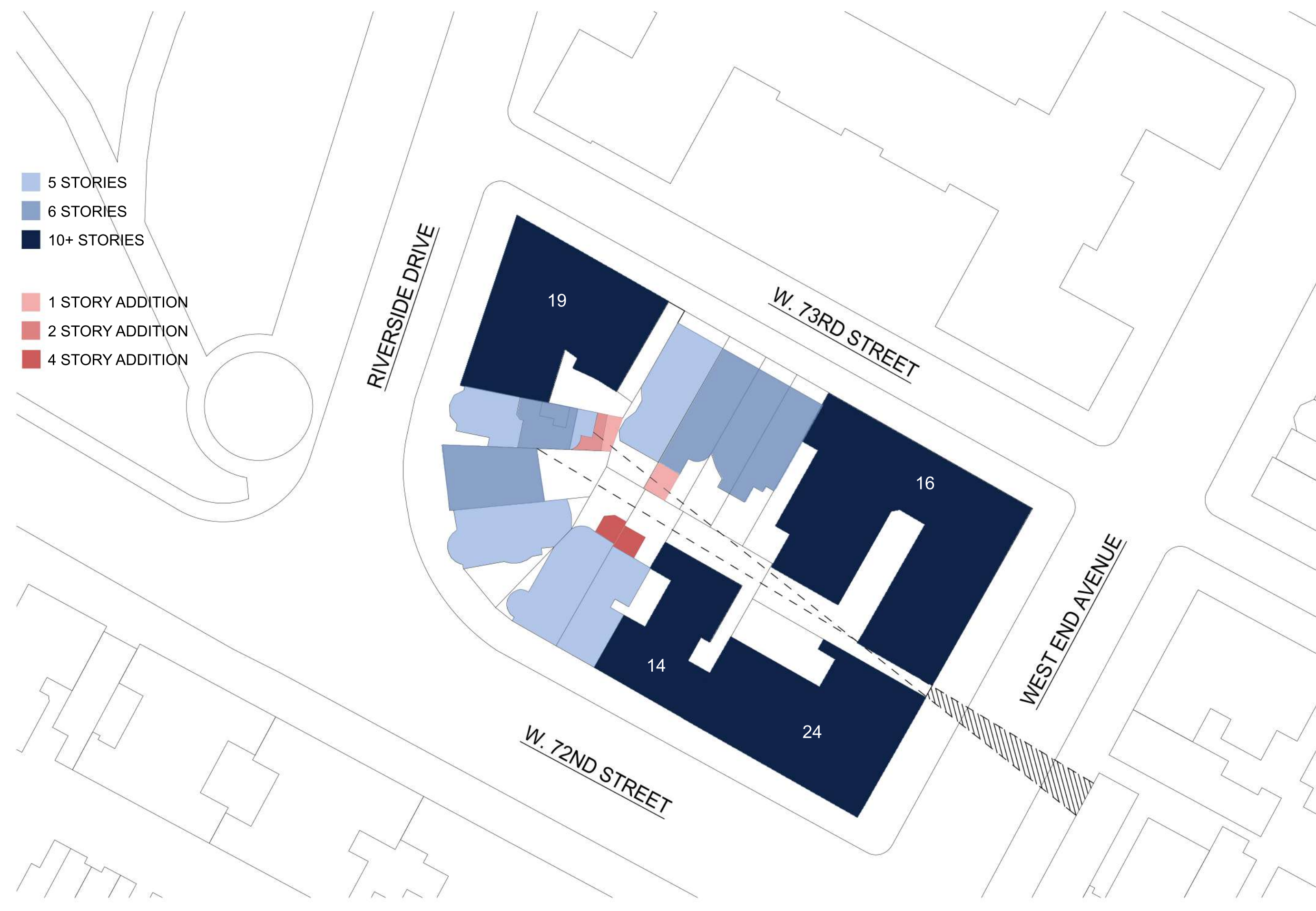
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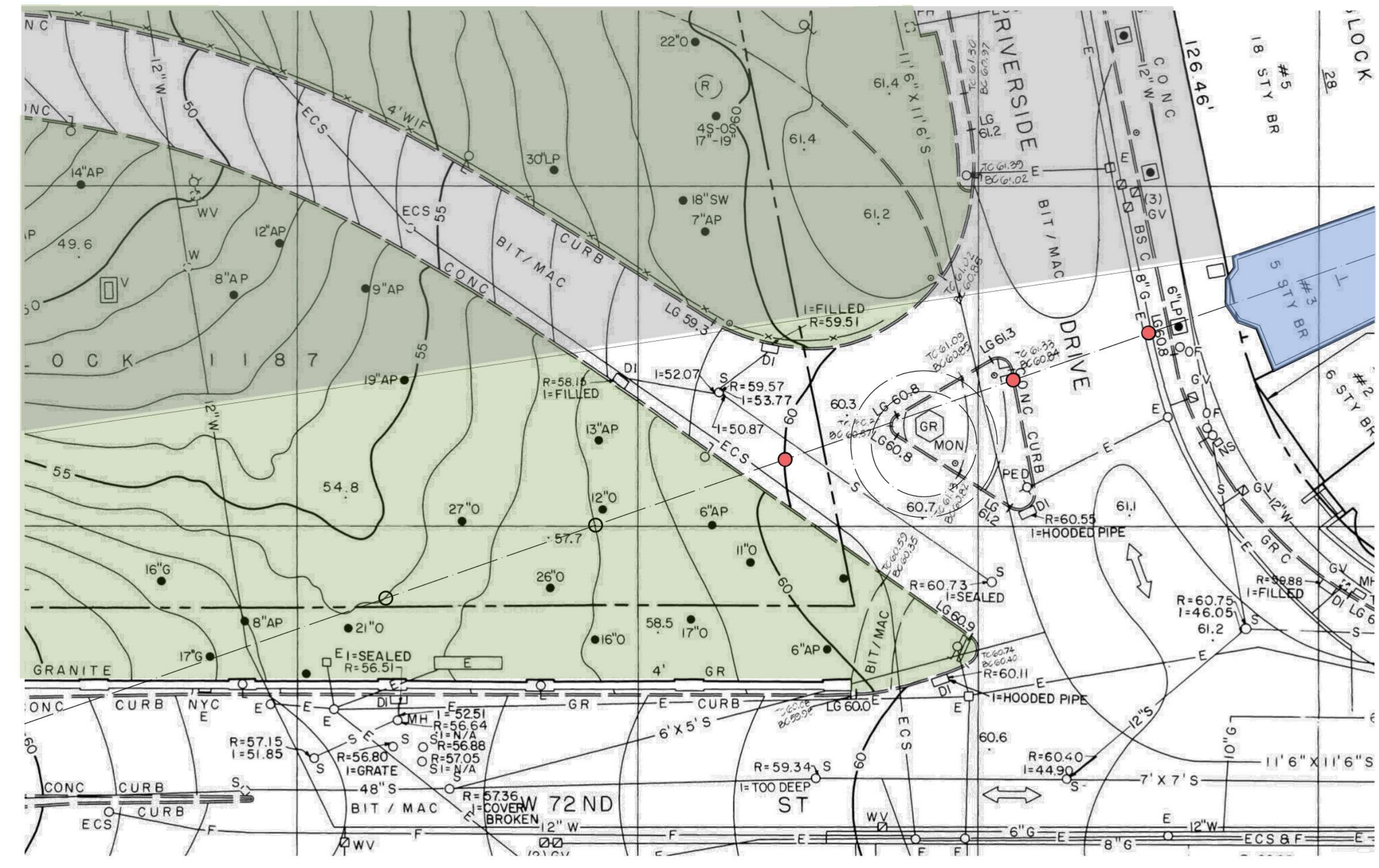
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me engineers  
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New York, NY 10018



**20 ZONING SECTION**  
SCALE: 1/16" = 1'-0"



**11 SITE PLAN WITH PHOTO LOCATIONS**  
SCALE: NTS



**10 TOPOGRAPHICAL MAP OF RIVERSIDE PARK PROVIDED BY DEPT. OF PARKS AND RECREATION**  
SCALE: NTS



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	project number
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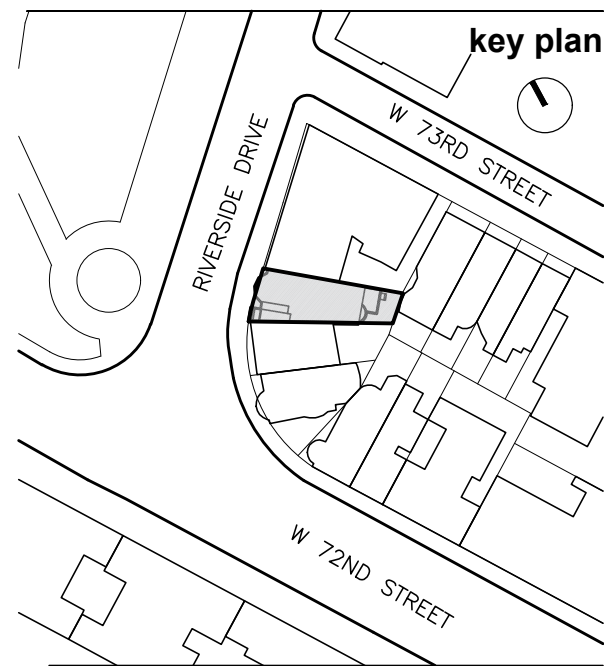
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drawing title

FRONT ELEVATION  
COMPARISONS

project number

1712

date

05.15.2017

scale

AS NOTED

X OF X

**LPC-200**  
MADMADMADMADMADMAD



11 EXISTING FRONT ELEVATION  
SCALE: 3/16" = 1'-0"

NEW ELEVATOR BULKHEAD,  
LIMESTONE CLAD  
NEW STAIR BULKHEAD BEYOND

NEW 42" GUARD RAIL  
MOUNTED TO CONCRETE  
DECK

LINE OF EXISTING ROOF  
CONDITIONS

EXISTING STONE  
DETAILS AT FACADE TO  
REMAIN, TYPICAL

LOW PRESSURE WASH  
FACADE AND PATCH  
WHERE NECESSARY,  
THROUGH SEPARATE  
APPLICATION, DOCKET  
NO. LPC-19-24153

ALL EXISTING WINDOWS  
TO BE REMOVED AND  
REPLACED WITH WOOD  
DOUBLE HUNG WINDOWS  
IN EXISTING MASONRY  
OPENINGS THROUGH  
SEPARATE APPLICATION,  
DOCKET NO.  
LPC-19-24153

PROPOSED STONE  
AREAWAY WITH  
WROUGHT IRON METAL  
GATE



10 PROPOSED FRONT ELEVATION  
SCALE: 3/16" = 1'-0"



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**Location**  
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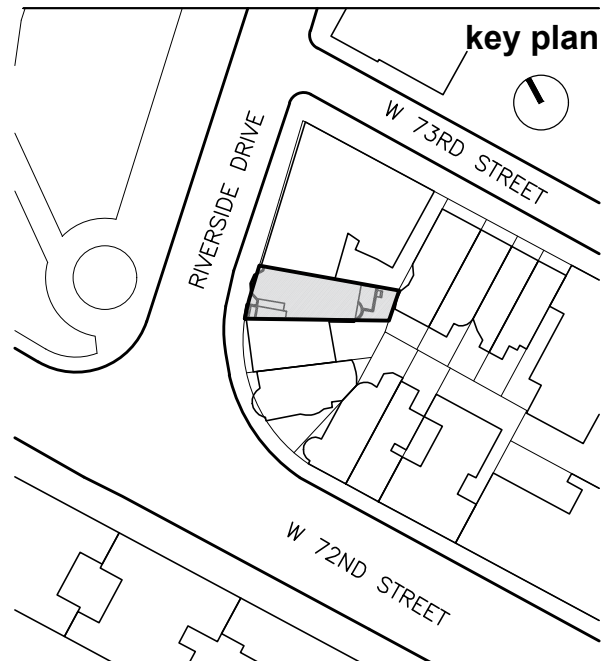
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SIDE ELEVATIONS  
COMPARISONS

project number 1712

date 05.15.2017

scale AS NOTED

X OF X

**LPC-201**  
MADMADMADMADMADMAD



11 EXISTING SIDE ELEVATION  
SCALE: 3/16" = 1'-0"



10 PROPOSED SIDE ELEVATION  
SCALE: 3/16" = 1'-0"





11 EXISTING FRONT VIEW -PHOTOGRAPH  
SCALE: NTS



10 PROPOSED FRONT VIEW -RENDERING  
SCALE: NTS

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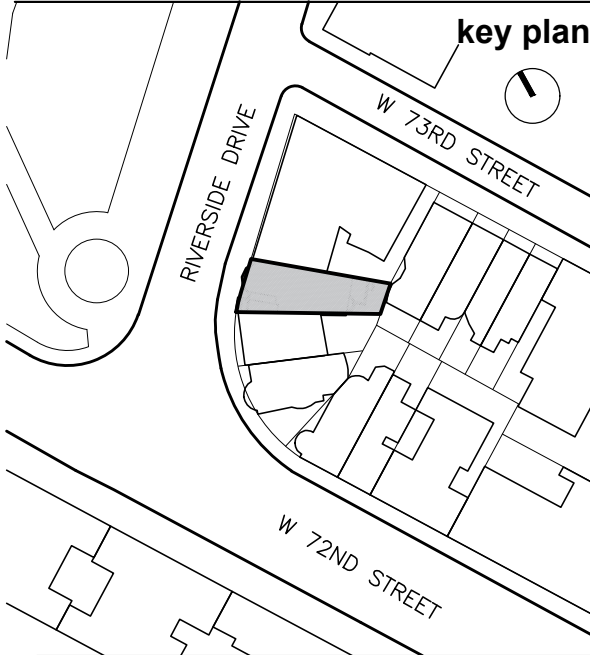
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revision	date	drawing title
		EXISTING AND PROPOSED FRONT & SIDE VIEWS
		project number 1712
		date 05.15.2017
		scale AS NOTED
		X OF X

**LPC-202**  
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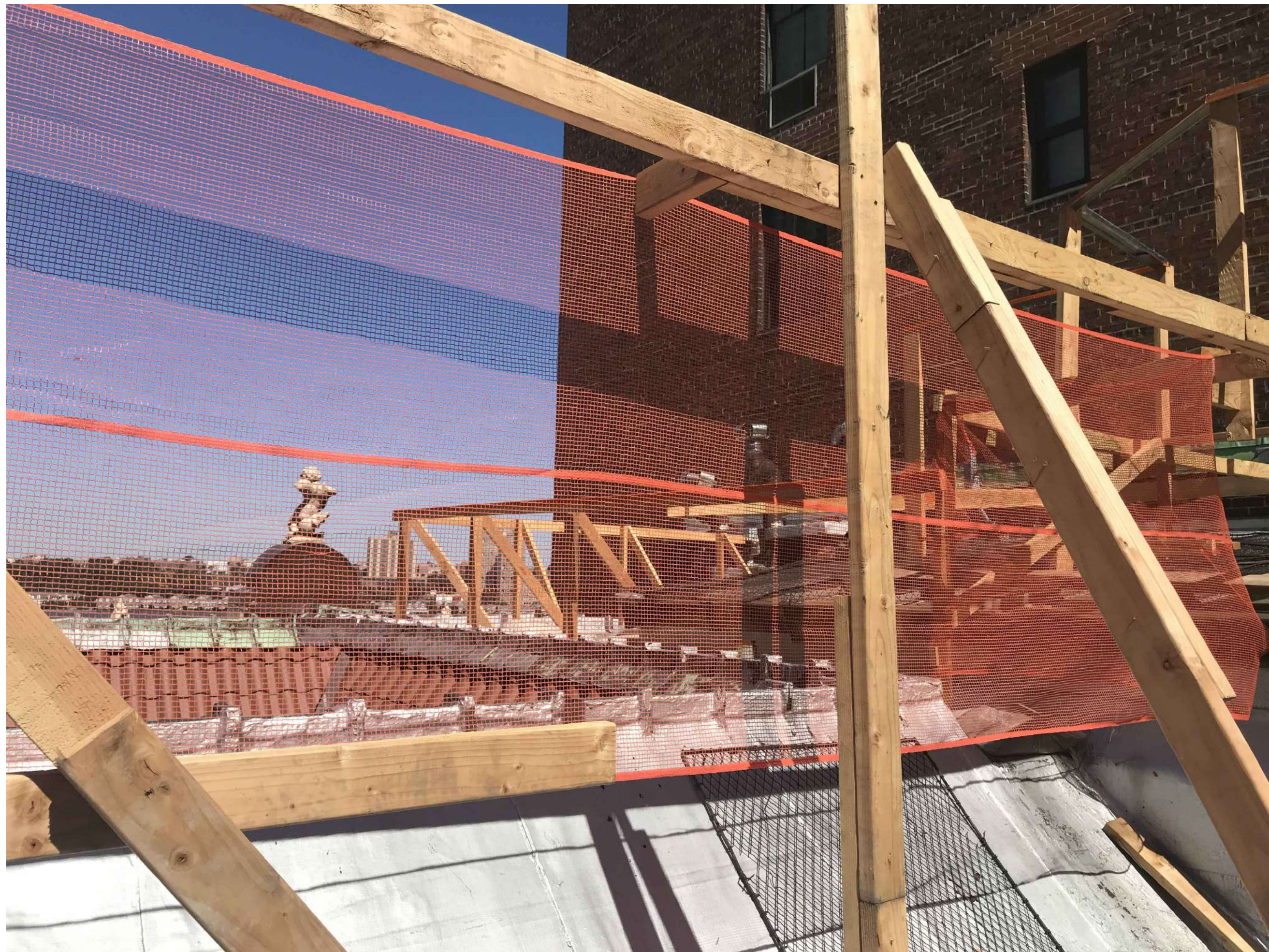
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me engineers  
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New York, NY 10018



**10** AERIAL VIEW OF EXISTING ROOFTOP CONDITION  
SCALE: NTS



**D** VIEW OF RAILING MOCK UP AT ROOFTOP TERRACE LEVEL  
SCALE: NTS



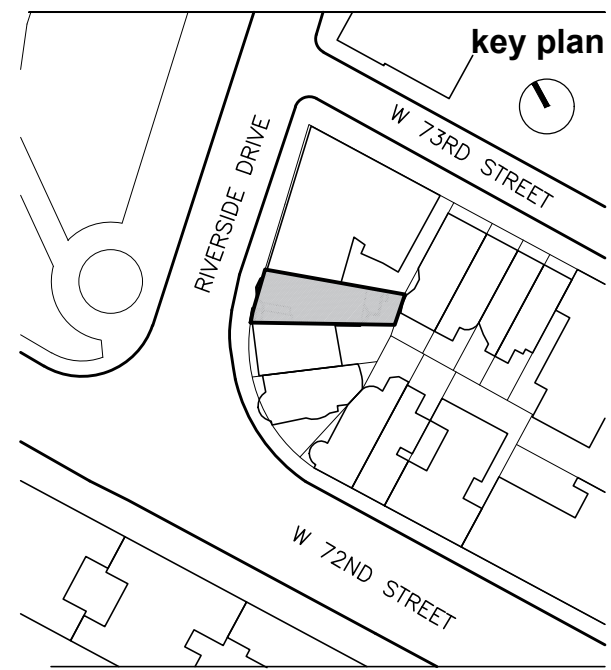
**C** VIEW OF BULKHEAD MOCK UP FROM ROOF  
SCALE: NTS



**B** VIEW OF MOCK UP LOOKING TOWARDS RIVERSIDE DRIVE  
SCALE: NTS



**A** VIEW OF REAR OF MOCK UP FROM ROOF  
SCALE: NTS



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revision date  
drawing title

PHOTOGRAPHS OF MOCK  
UP CONSTRUCTION

project number  
1712  
date  
05.15.2017  
scale  
AS NOTED  
X OF X

**LPC-204**  
MADMADMADMADMAD





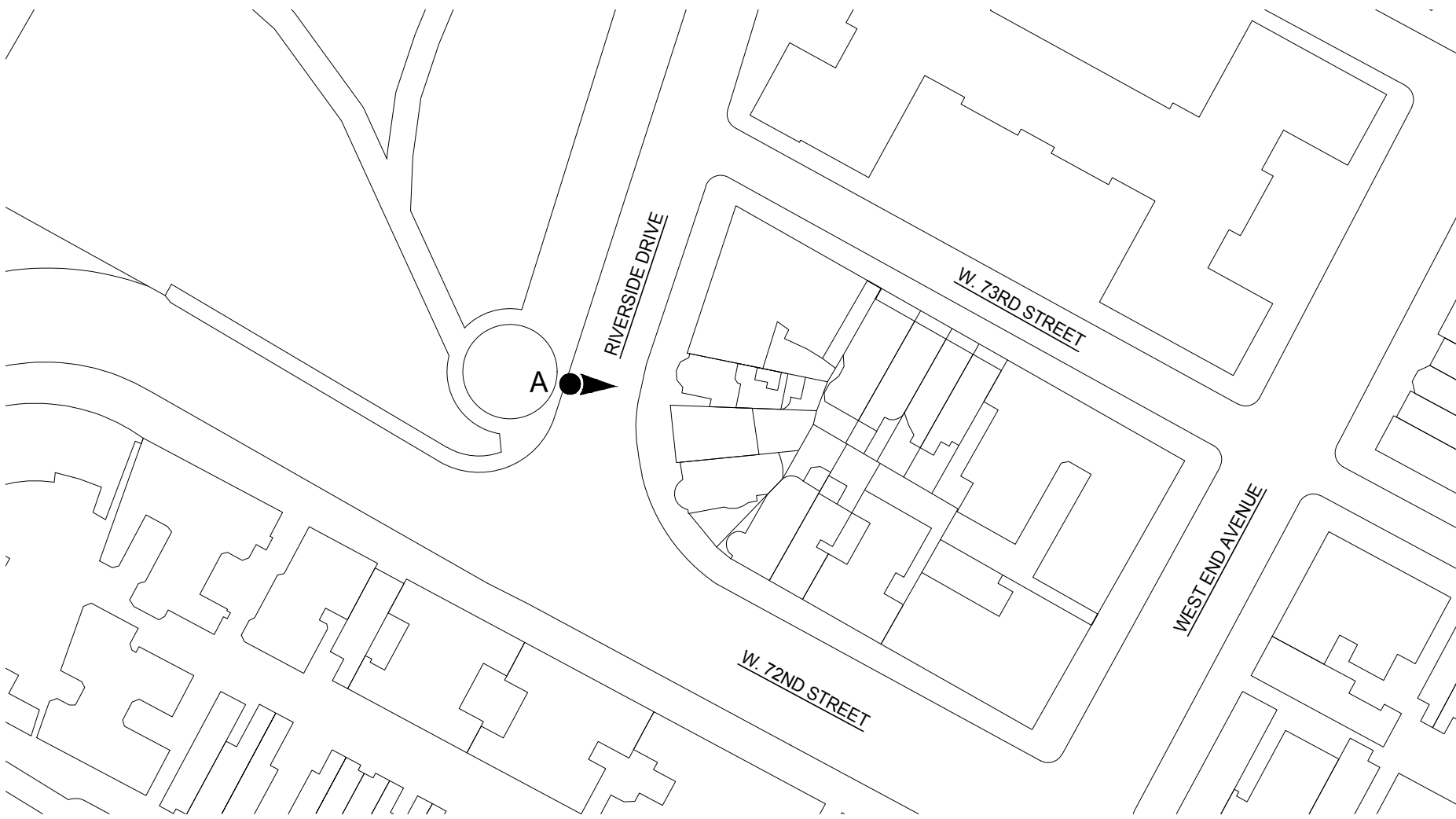
**A** PHOTO OF MOCK UP FROM RIVERSIDE DRIVE  
SCALE: NTS



**A** PHOTO OF EXISTING CONDITION FROM RIVERSIDE DRIVE  
SCALE: NTS



**A** RENDERED VIEW OF MOCK UP FROM RIVERSIDE DRIVE  
SCALE: NTS



**10** SITE PLAN WITH PHOTO LOCATION  
SCALE: NTS

# 3 RSD

**Location**  
3 Riverside Drive  
New York, NY 10023

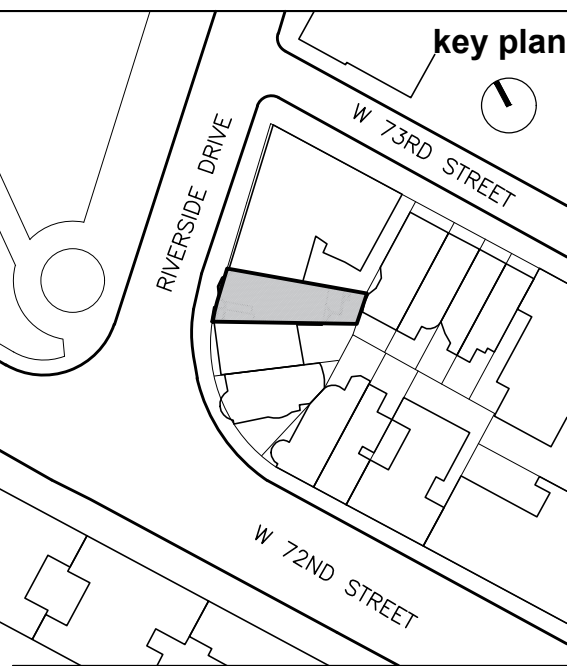
**Client**  
**3 RSD, LLC**  
c/o Zukerman Gore Brandeis &  
Crossman, LLP  
11 Times Square  
New York, NY 10036

**Architects**  
**MAD**  
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**Designer**  
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Smithtown, NY 11787

**MEP Engineer**  
me engineers  
29 West 38th St. 5th Floor  
New York, NY 10018



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**revision** **date**  
**drawing title**

**PHOTOGRAPHS OF MOCK  
UP FROM VISIBLE  
LOCATIONS**

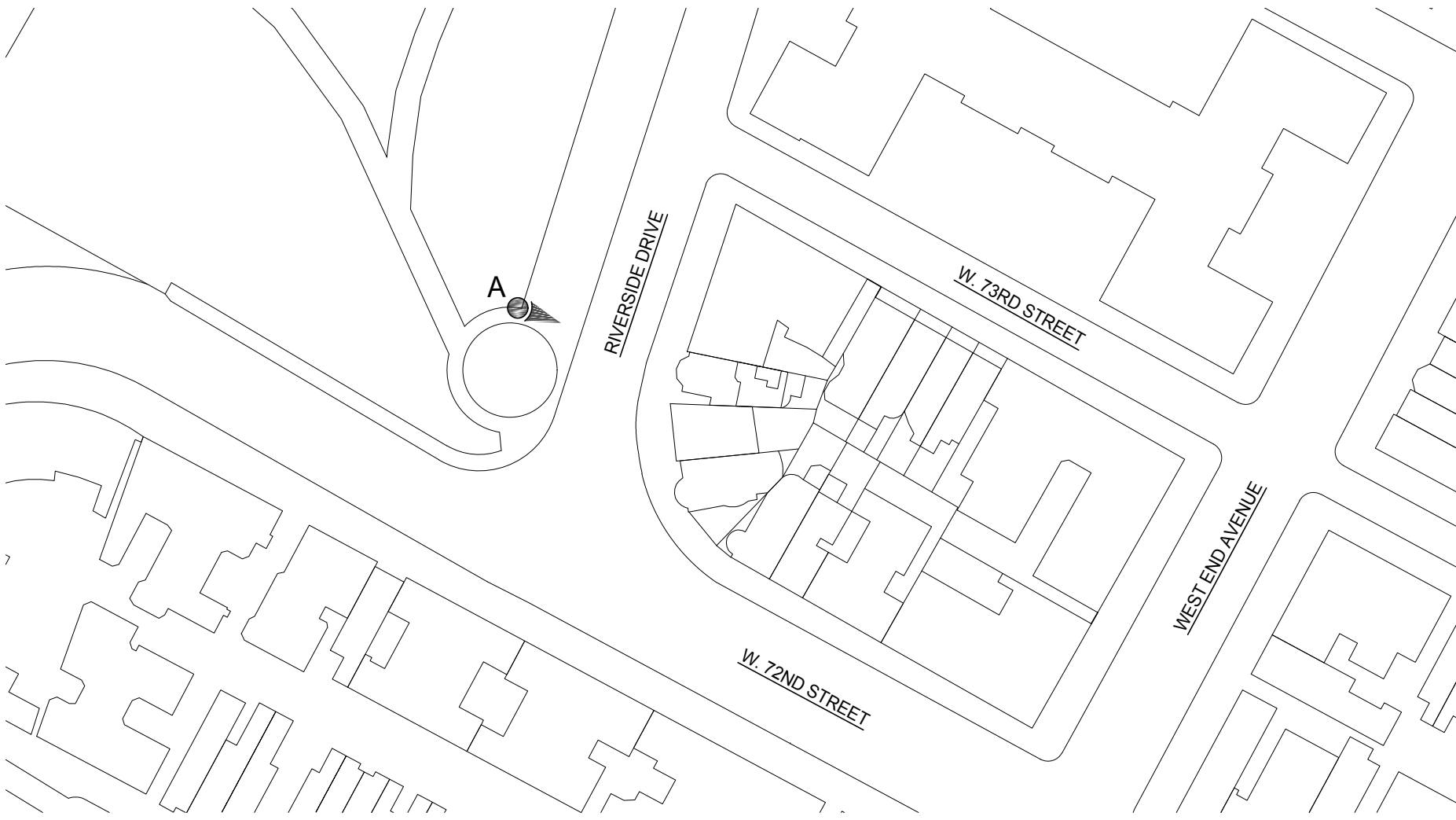
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1712  
**date**  
05.15.2017  
**scale**  
AS NOTED  
**X OF X**

**LPC-205**  
MADMADMADMADMADMAD





**A** VIEW OF MOCK UP FROM RIVERSIDE PARK  
SCALE: NTS



**10** SITE PLAN WITH PHOTO LOCATION  
SCALE: NTS



**A** VIEW OF MOCK UP FROM RIVERSIDE PARK  
SCALE: NTS

# 3 RSD

**Location**  
3 Riverside Drive  
New York, NY 10023

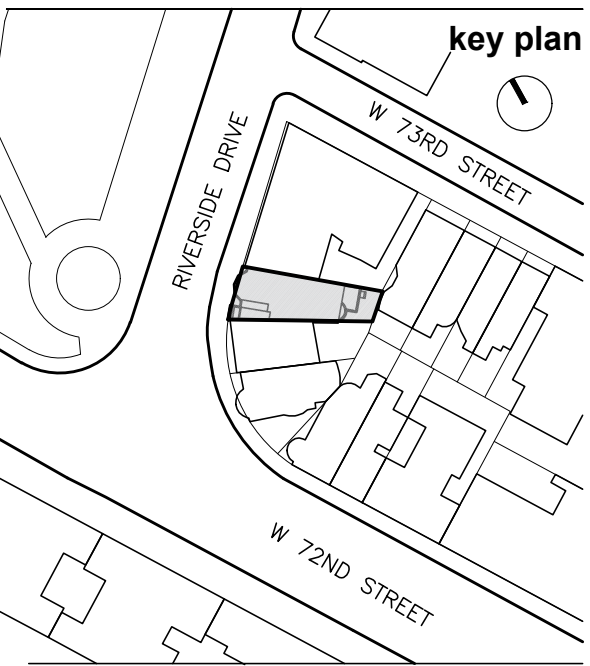
**Client**  
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New York, NY 10018



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revision		date
drawing title		

PHOTOGRAPHS OF MOCK  
UP FROM VISIBLE  
LOCATIONS

**project number**  
1712  
**date**  
05.15.2017  
**scale**  
AS NOTED  
X OF X

**LPC-206**  
MADMADMADMADMADMAD



3 RSD

Location  
3 Riverside Drive  
New York, NY 10023

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MEP Engineer  
me engineers  
29 West 38th St. 5th Floor  
New York, NY 10018



A VIEW OF MOCK-UP FROM 72ND STREET  
SCALE: NTS



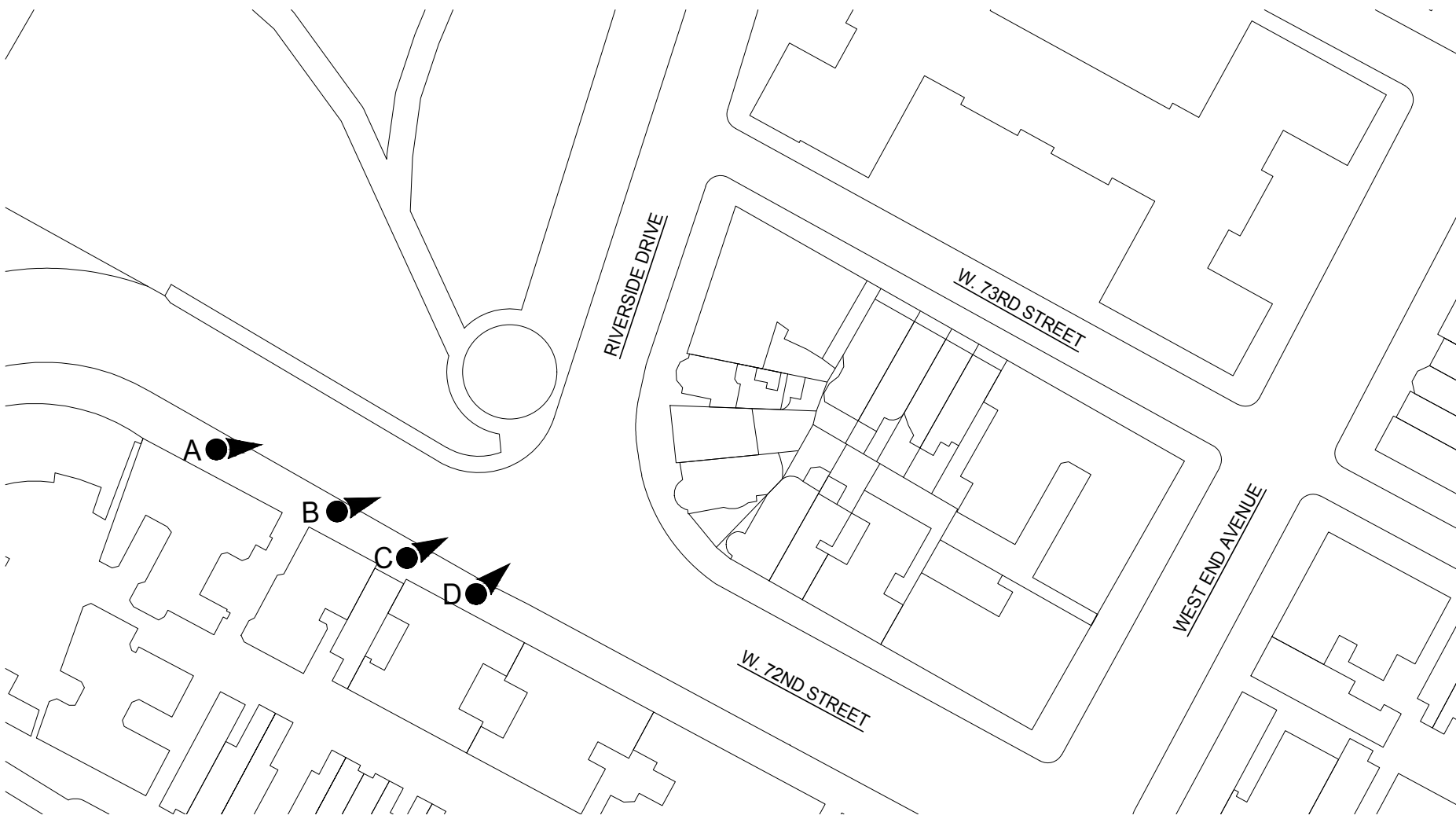
B VIEW OF MOCK-UP FROM 72ND STREET  
SCALE: NTS



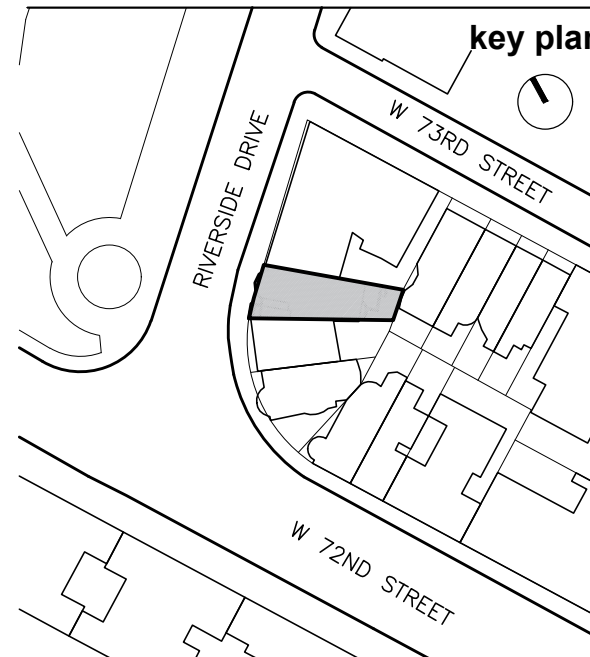
C VIEW OF MOCK-UP FROM 72ND STREET  
SCALE: NTS



D VIEW OF MOCK-UP FROM 72ND STREET  
SCALE: NTS



10 SITE PLAN WITH PHOTO LOCATION  
SCALE: NTS



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revision	date

PHOTOGRAPHS OF MOCK-UP FROM VISIBLE LOCATIONS

project number	1712
date	05.15.2017
scale	AS NOTED
X OF X	

LPC-207  
MADMADMADMADMADMAD

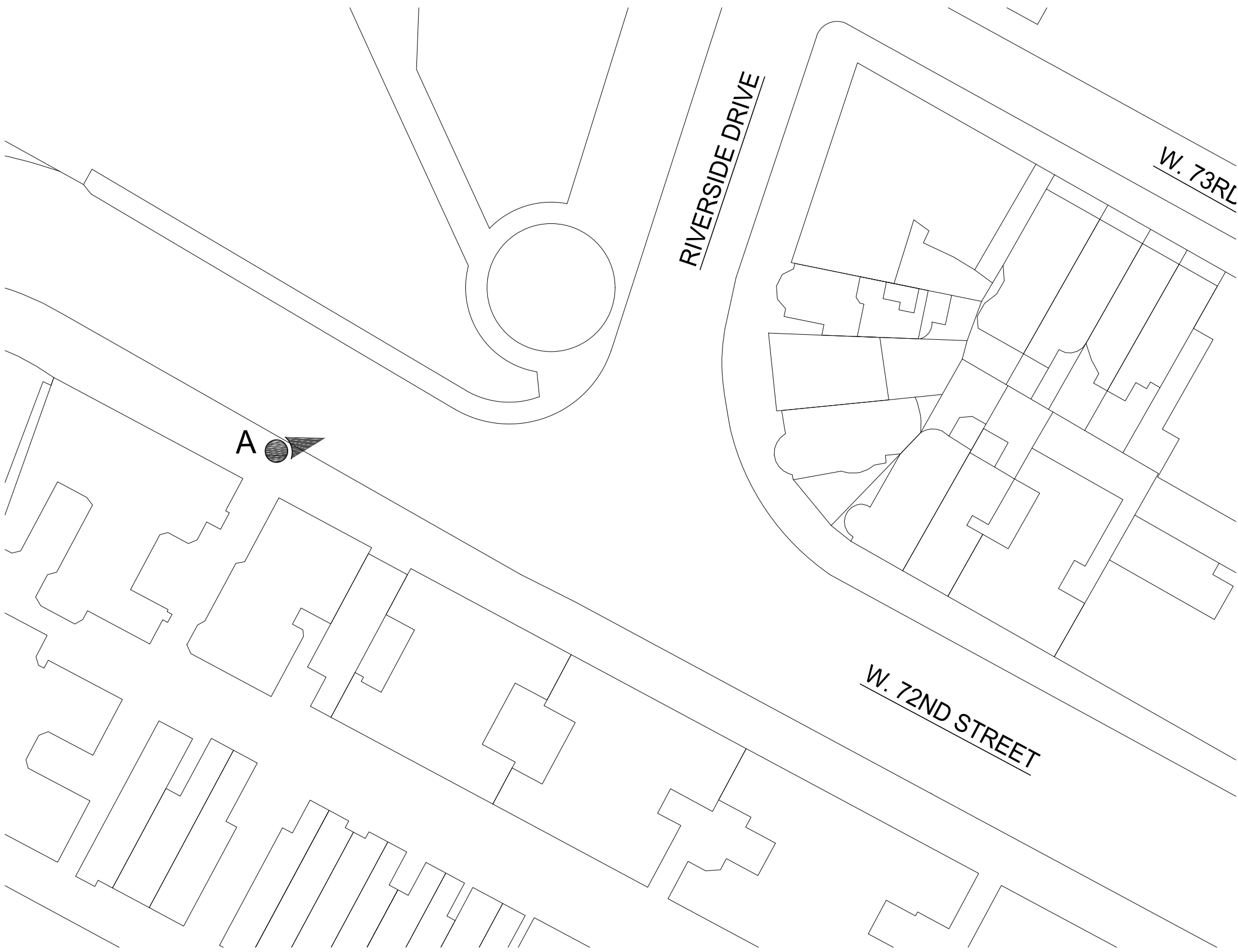




21 VIEW OF MOCK UP FROM W. 72ND STREET  
SCALE: NTS



20 MATERIAL COLLAGE OF VIEW FROM W. 72ND STREET  
SCALE: NTS



10 SITE PLAN WITH PHOTO LOCATIONS  
SCALE: NTS

# 3 RSD

**Location**  
3 Riverside Drive  
New York, NY 10023

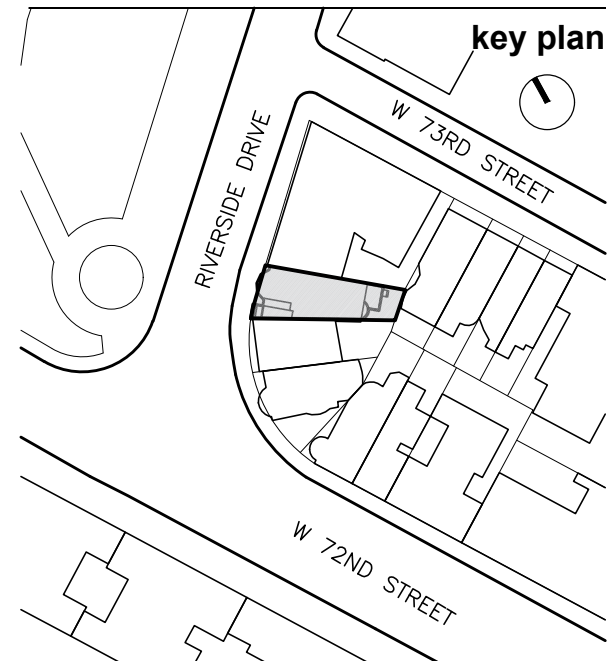
**Client**  
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New York, NY 10018



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**revision** **date**  
**drawing title**

**MOCK UP VIEW AND**  
**RENDER FROM W. 72ND**  
**STREET**

**project number**

1712

**date**

05.15.2017

**scale**

AS NOTED

**X OF X**

**LPC-208**  
MADMADMADMADMADMAD

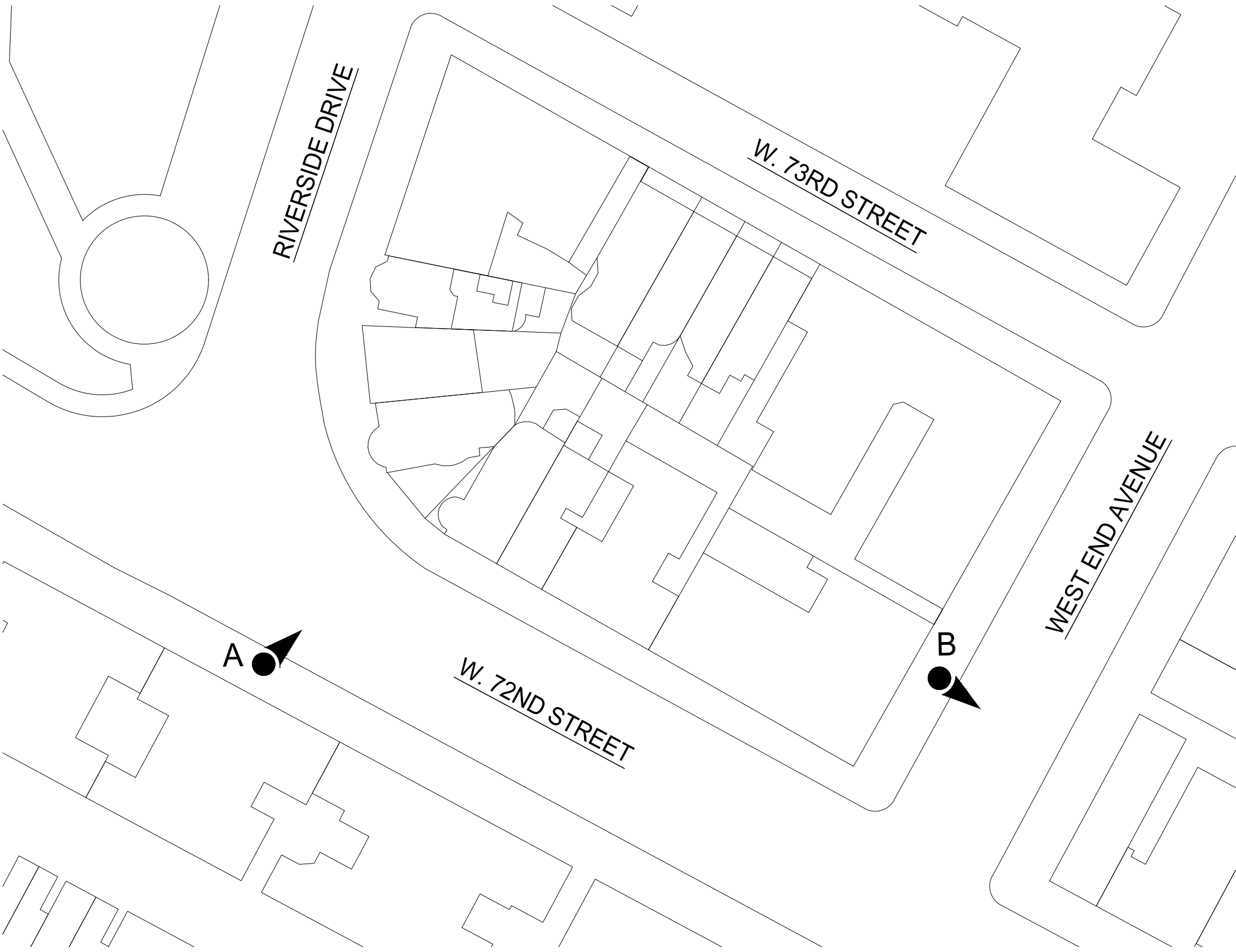




21 PRECEDENT OF INDIVIDUAL LANDMARK ROOF RAILING - 1RSD  
SCALE: NTS



20 PRECEDENT OF ROOF RAILING - WEST END AVENUE  
SCALE: NTS



11 SITE PLAN WITH PHOTO LOCATIONS  
SCALE: NTS

# 3 RSD

**Location**  
3 Riverside Drive  
New York, NY 10023

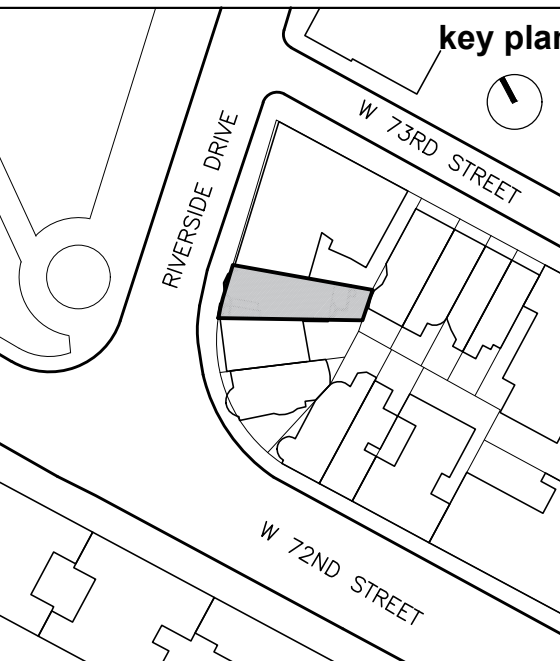
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**MEP Engineer**  
me engineers  
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New York, NY 10018



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CONTEXTUAL  
INFORMATION

project number	1712
date	05.15.2017
scale	AS NOTED
	X OF X

**LPC-209**  
MADMADMADMADMADMAD



3 RSD

Location  
3 Riverside Drive  
New York, NY 10023

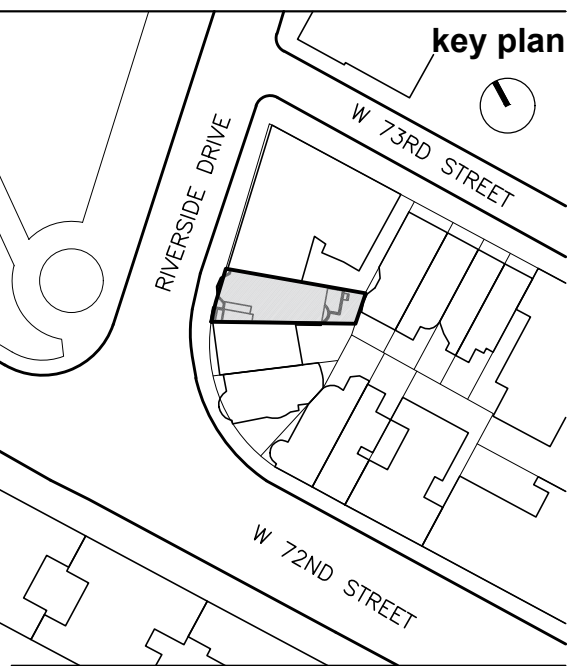
Client  
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MEP Engineer  
me engineers  
29 West 38th St. 5th Floor  
New York, NY 10018



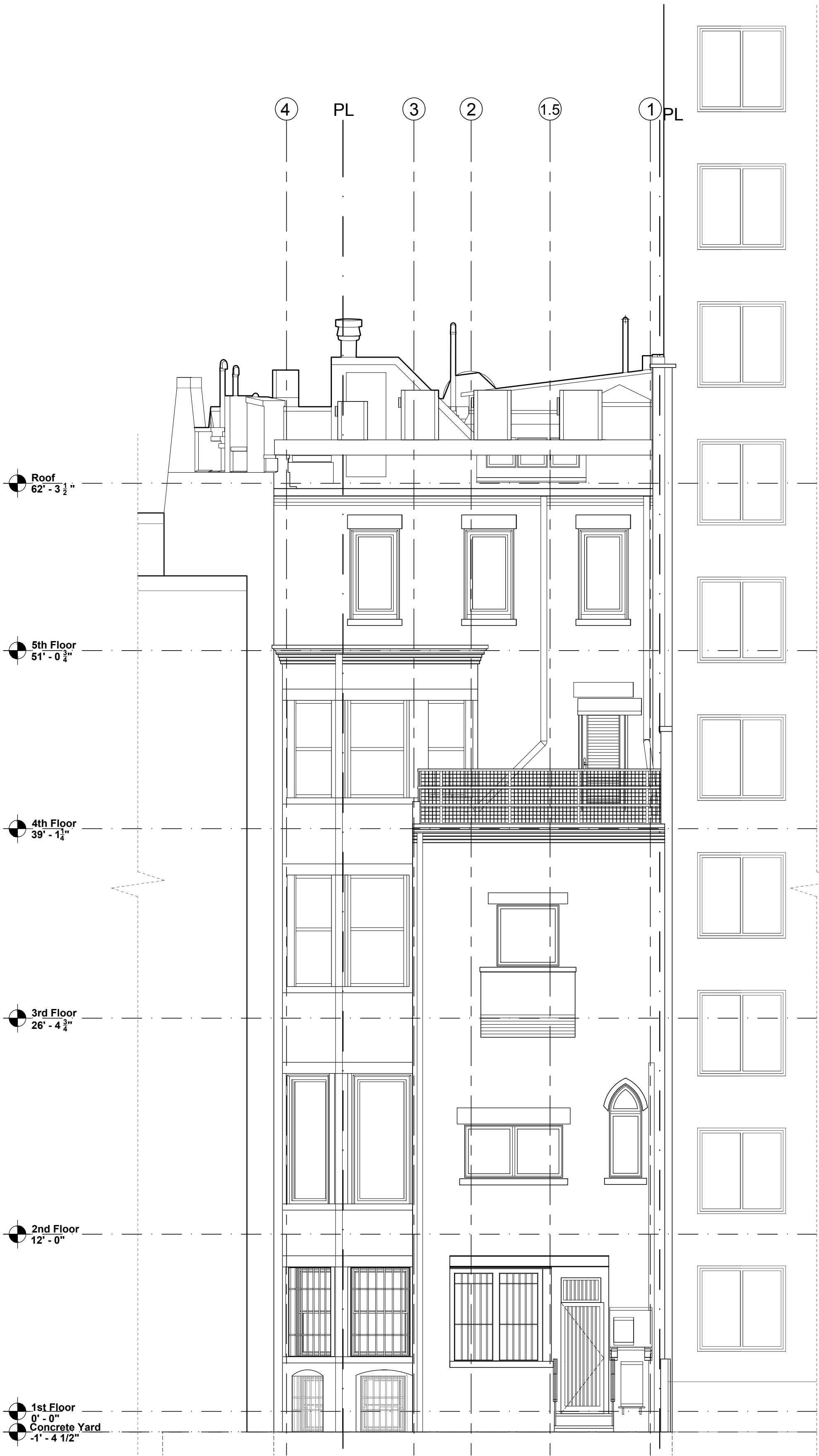
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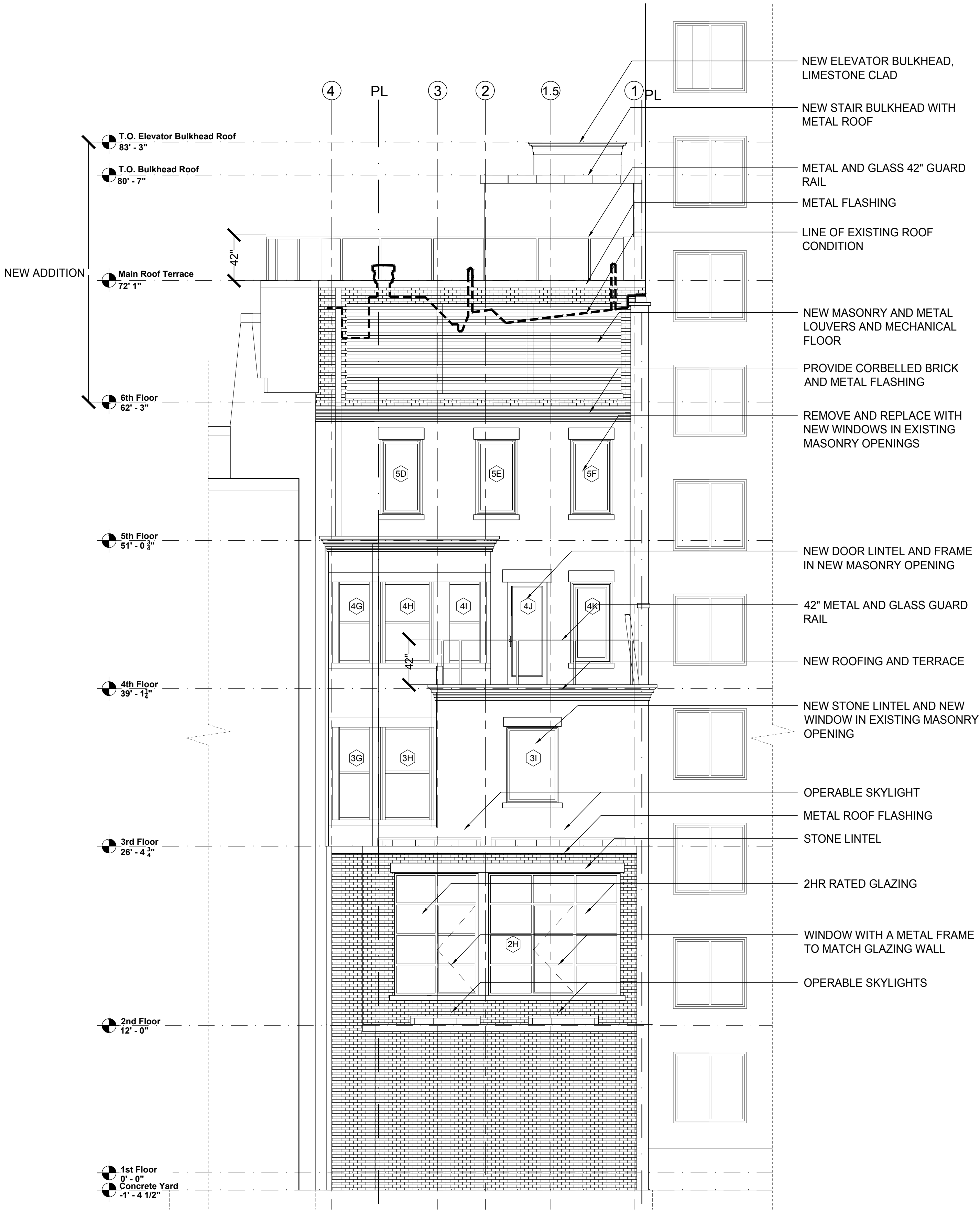
REAR ELEVATIONS  
COMPARISONS

project number  
1712  
date  
05.15.2017  
scale  
AS NOTED  
X OF X

**LPC-210**  
MADMADMADMADMADMAD



11 EXISTING REAR ELEVATION  
SCALE: 3/16" = 1'-0"



10 PROPOSED REAR ELEVATION  
SCALE: 3/16" = 1'-0"





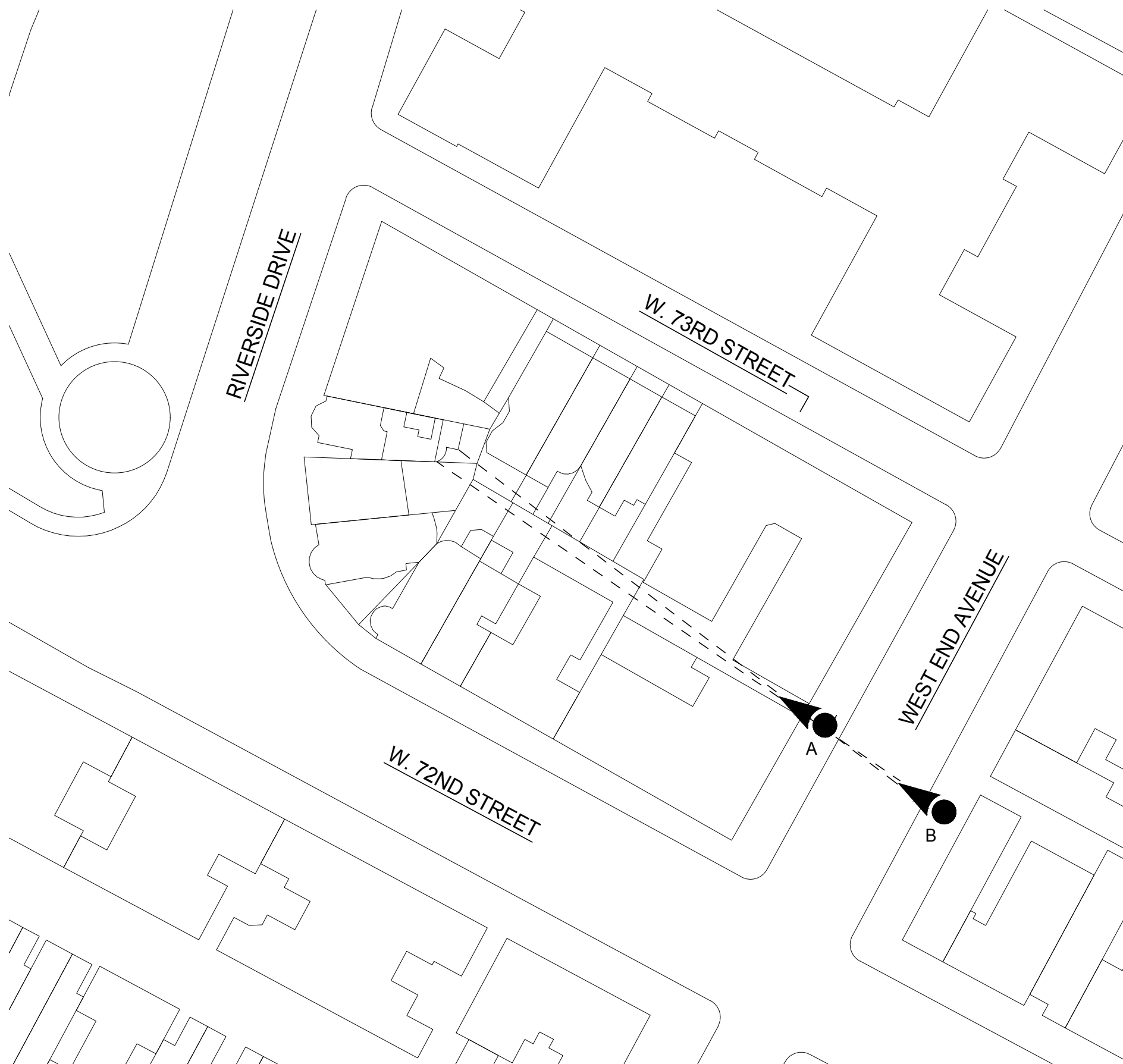
**A** REAR VIEW -MOCK-UP  
SCALE: NTS



**A** EXISTING REAR VIEW -PHOTOGRAPH  
SCALE: NTS



**A** PROPOSED REAR VIEW -RENDERING  
SCALE: NTS



**10** SITE PLAN WITH PHOTO LOCATIONS  
SCALE: NTS



**B** EXISTING REAR VIEW -PHOTOGRAPH  
SCALE: NTS



**B** PROPOSED REAR VIEW -RENDERING  
SCALE: NTS

# 3 RSD

**Location**  
3 Riverside Drive  
New York, NY 10023

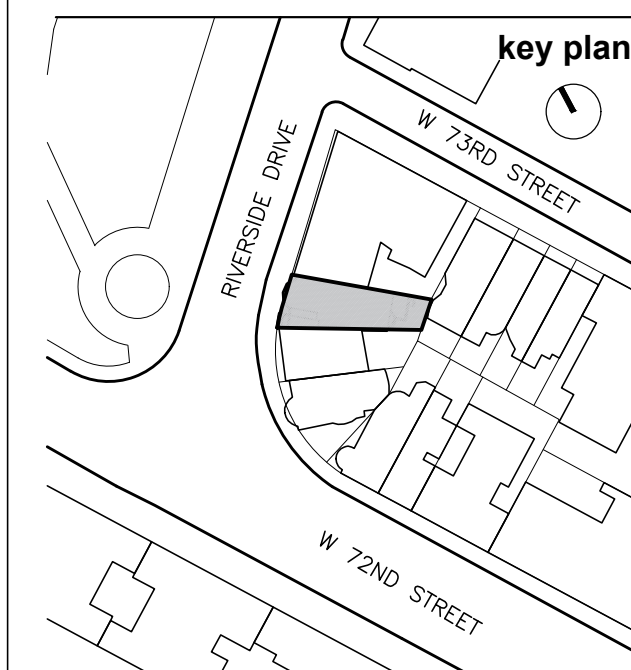
**Client**  
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New York, NY 10036

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Smithtown, NY 11787

**MEP Engineer**  
me engineers  
29 West 38th St. 5th Floor  
New York, NY 10018



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**revision** **date**  
**drawing title**

**EXISTING AND  
PROPOSED REAR VIEWS**

**project number**  
1712  
**date**  
05.15.2017  
**scale**  
AS NOTED  
X OF X

**LPC-211**  
MADMADMADMADMADMAD



# 3 RSD

**Location**  
3 Riverside Drive  
New York, NY 10023

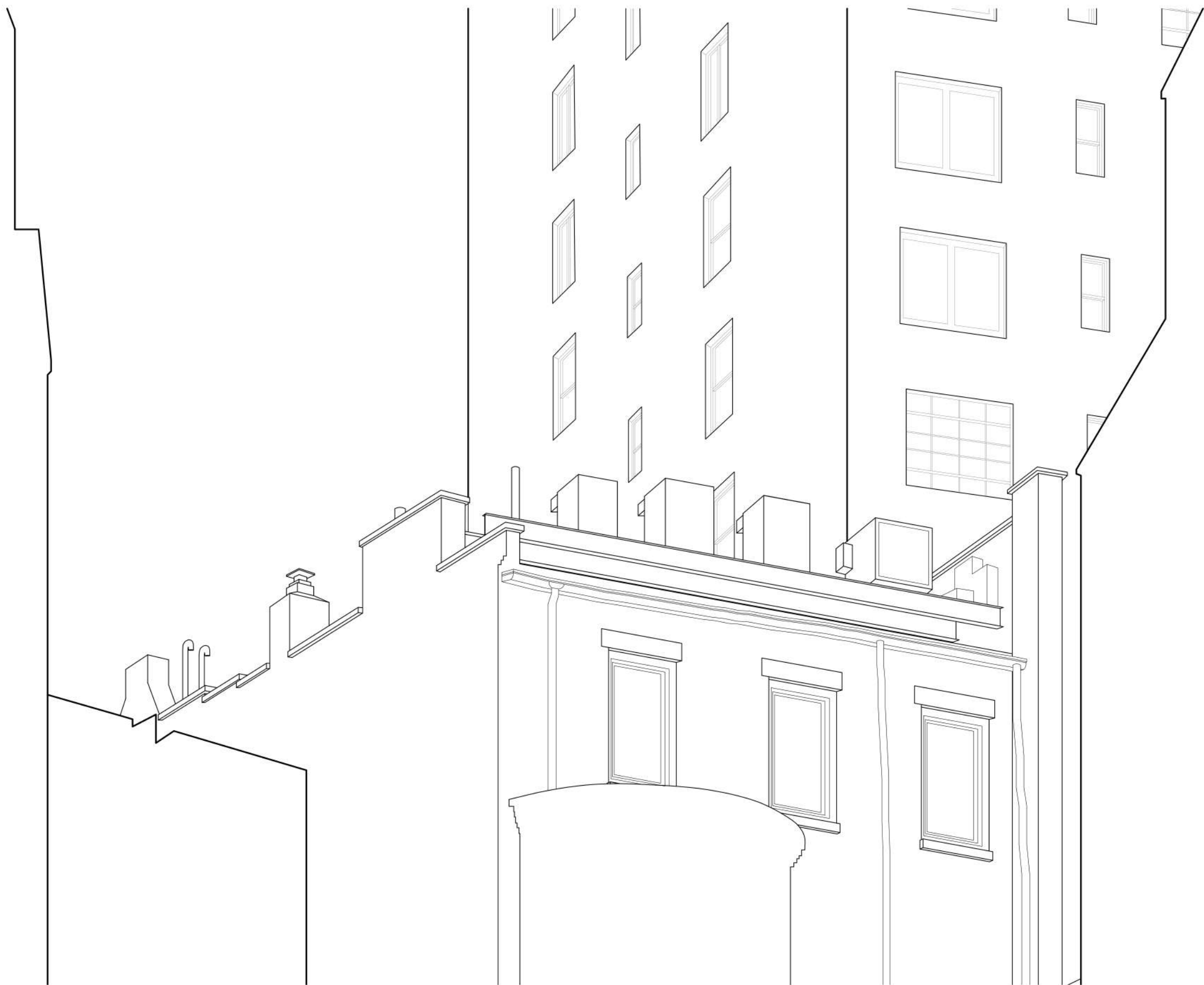
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Crossman, LLP  
11 Times Square  
New York, NY 10036

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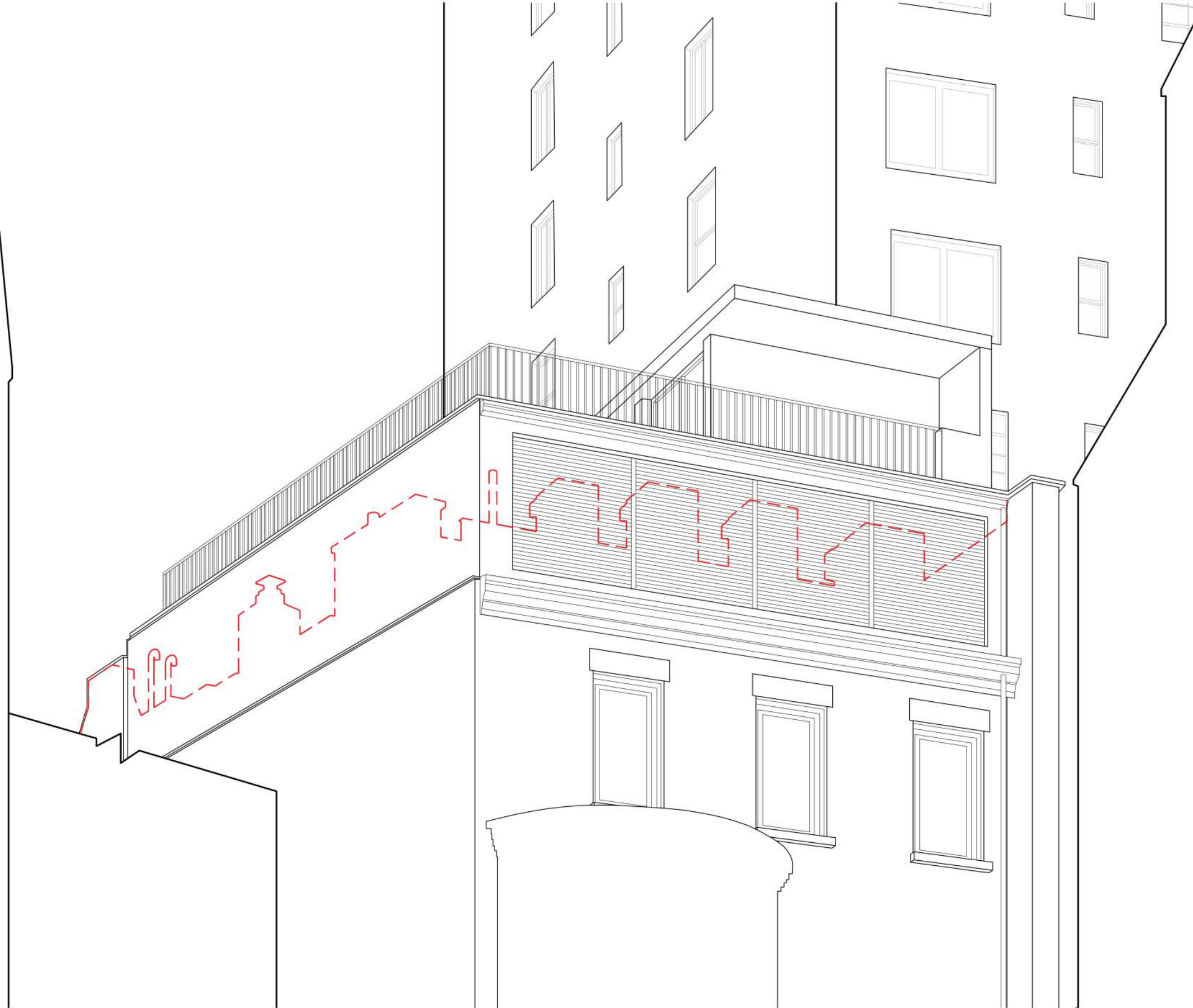
**Designer**  
Achille Salvagni Atelier  
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00186 Rome, Italy

**Structural Engineer**  
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Smithtown, NY 11787

**MEP Engineer**  
me engineers  
29 West 38th St. 5th Floor  
New York, NY 10018



21 EXISTING REAR VIEW  
SCALE: NTS



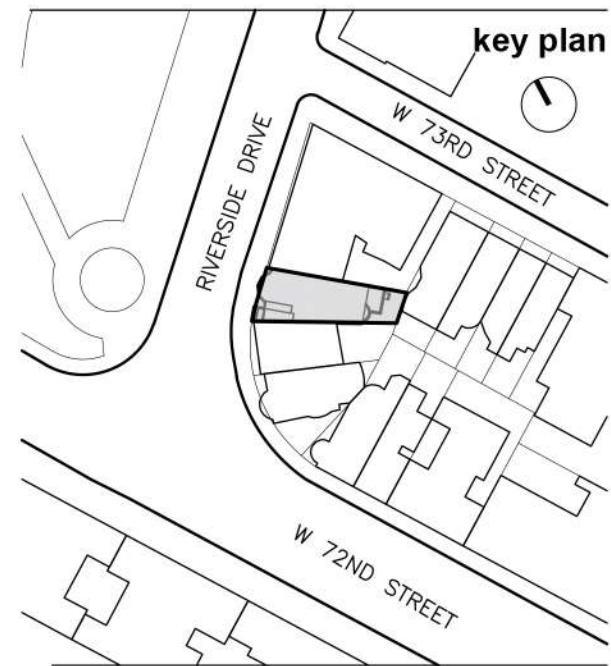
20 PROPOSED REAR VIEW  
SCALE: NTS



11 EXISTING REAR VIEW  
SCALE: NTS



10 PROPOSED REAR VIEW  
SCALE: NTS



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drawing title

EXISTING AND  
PROPOSED REAR VIEWS

project number  
1712  
date  
05.15.2017  
scale  
AS NOTED  
X OF X

**LPC-212**  
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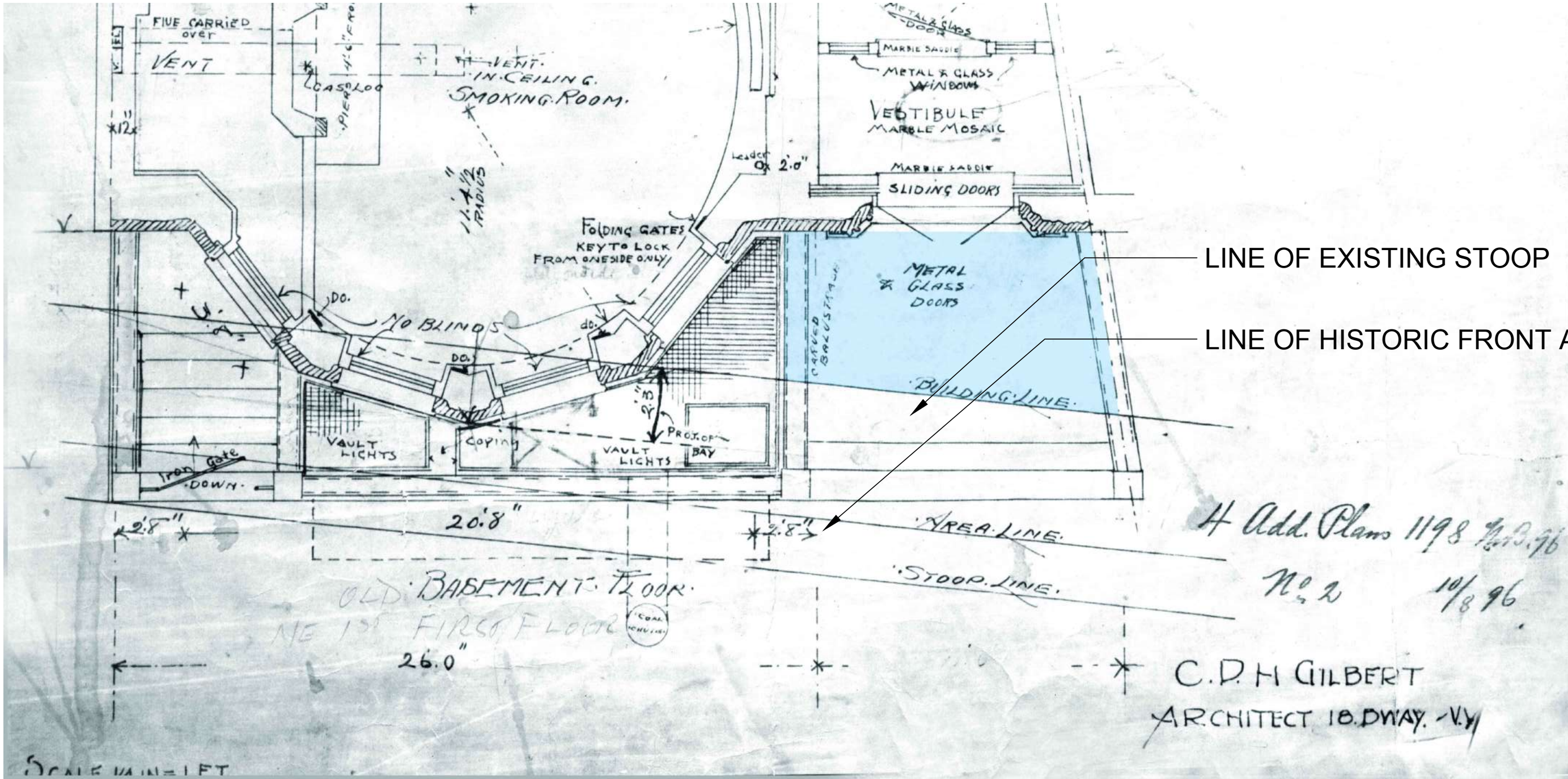




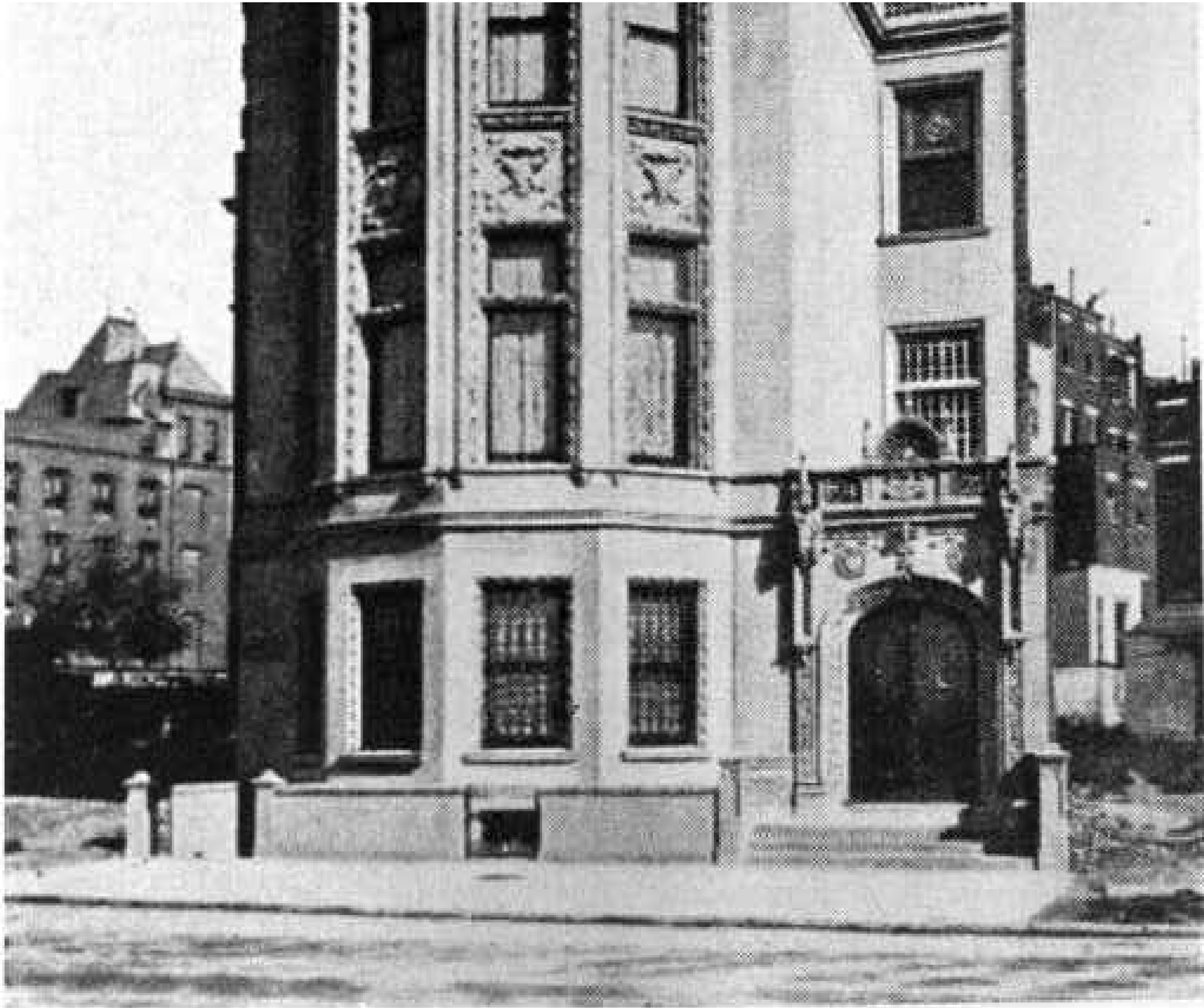
**B** LINE OF HISTORIC AREAWAY WALL  
SCALE: NTS



**A** LINE OF HISTORIC AREAWAY WALL  
SCALE: NTS



**20** HISTORIC PLAN WITH FRONT AREAWAY  
SCALE: NTS



The Kleeberg Residence, Historic View, c.1899.  
Source: Zeisloft, The New Metropolis.

**10** HISTORIC PHOTO SHOWING AREAWAY  
SCALE: NTS

# 3 RSD

**Location**  
3 Riverside Drive  
New York, NY 10023

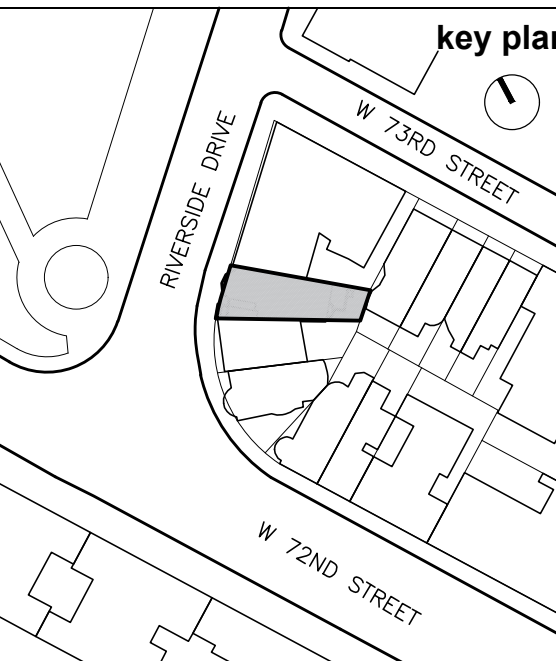
**Client**  
**3 RSD, LLC**  
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11 Times Square  
New York, NY 10036

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New York, NY 10018



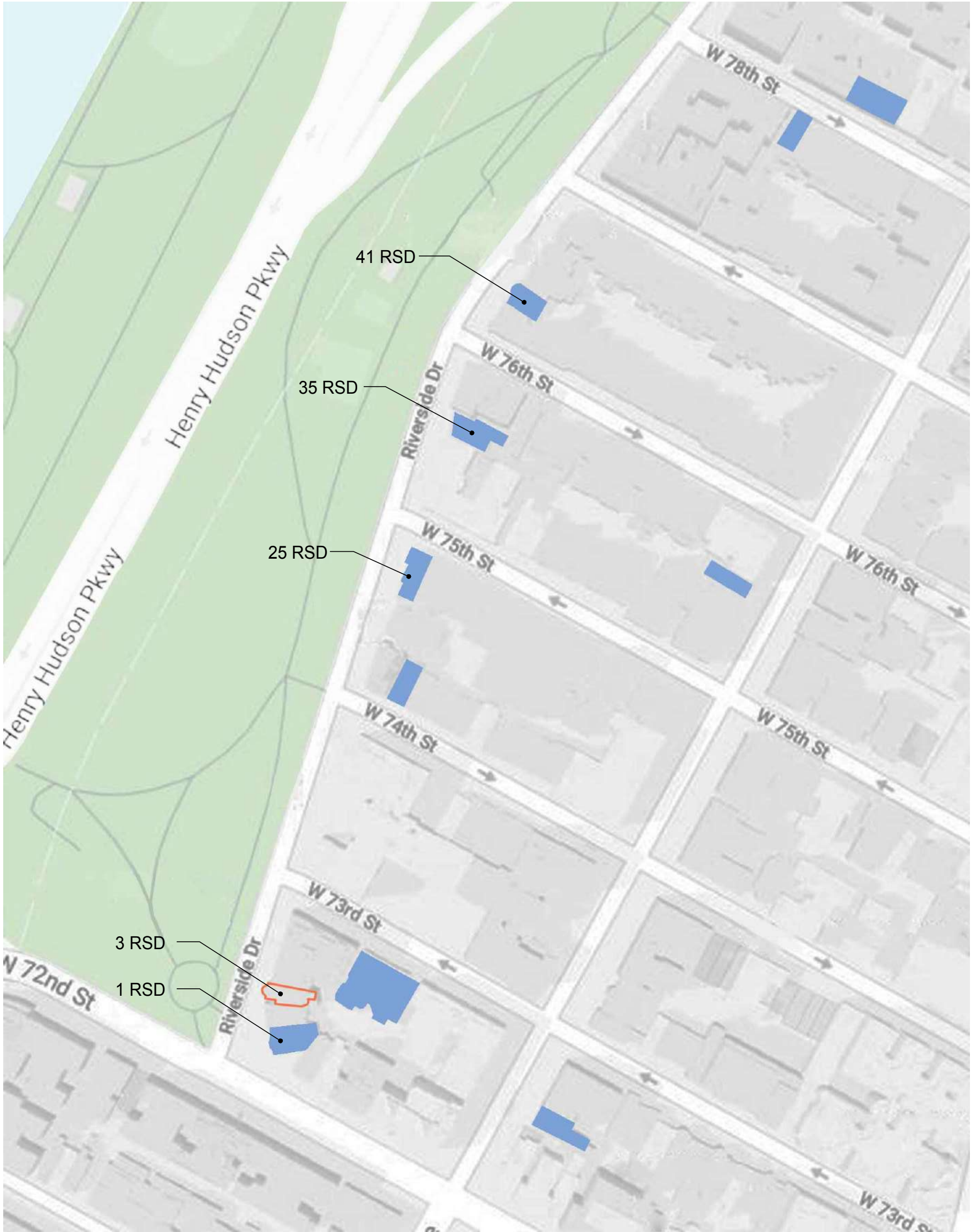
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revision	date	drawing title
		FRONT AREAWAY
		FRONT AREAWAY

project number	1712
date	05.15.2017
scale	AS NOTED
	X OF X

**LPC-300**  
MADMADMADMADMADMAD





10 RIVERSIDE DRIVE PHOTO LOCATIONS  
SCALE: NTS



E 41 RIVERSIDE DRIVE  
SCALE: NTS



D 35 RIVERSIDE DRIVE  
SCALE: NTS



C 35 RIVERSIDE DRIVE  
SCALE: NTS



B 25 RIVERSIDE DRIVE  
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A 1 RIVERSIDE DRIVE  
SCALE: NTS

# 3 RSD

**Location**  
3 Riverside Drive  
New York, NY 10023

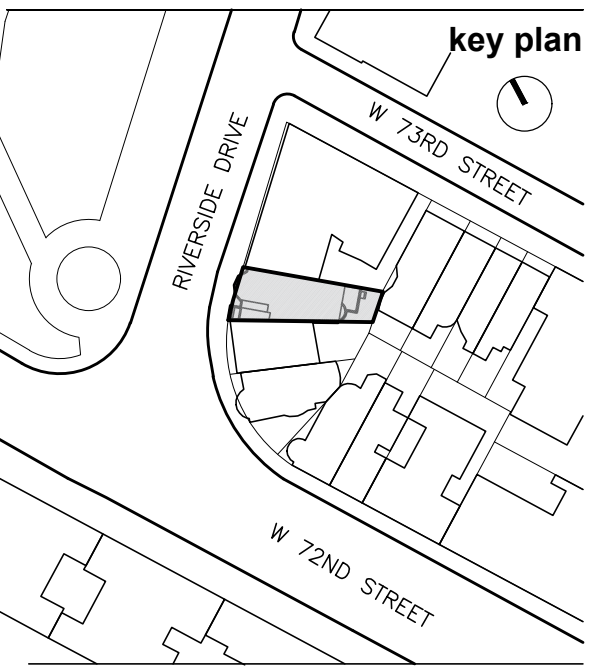
**Client**  
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c/o Zukerman Gore Brandeis &  
Crossman, LLP  
11 Times Square  
New York, NY 10036

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**MEP Engineer**  
me engineers  
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New York, NY 10018



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revision date  
drawing title

PRECEDENTS WITH  
FENCES PROTRUDING ON  
SIDEWALK

project number  
1712  
date  
05.15.2017  
scale  
AS NOTED  
X OF X

**LPC-301**  
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# 3 RSD

**Location**  
3 Riverside Drive  
New York, NY 10023

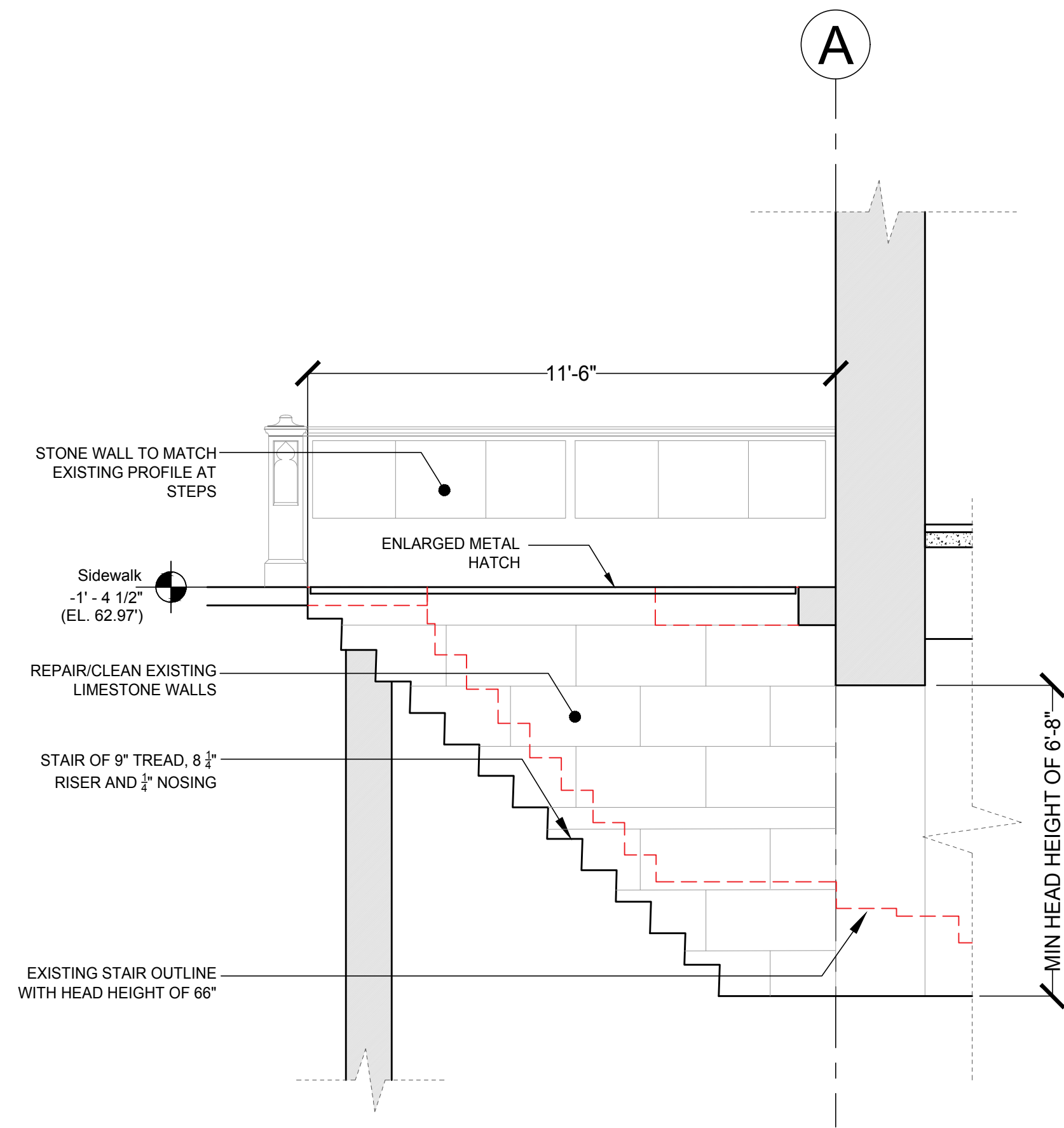
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New York, NY 10036

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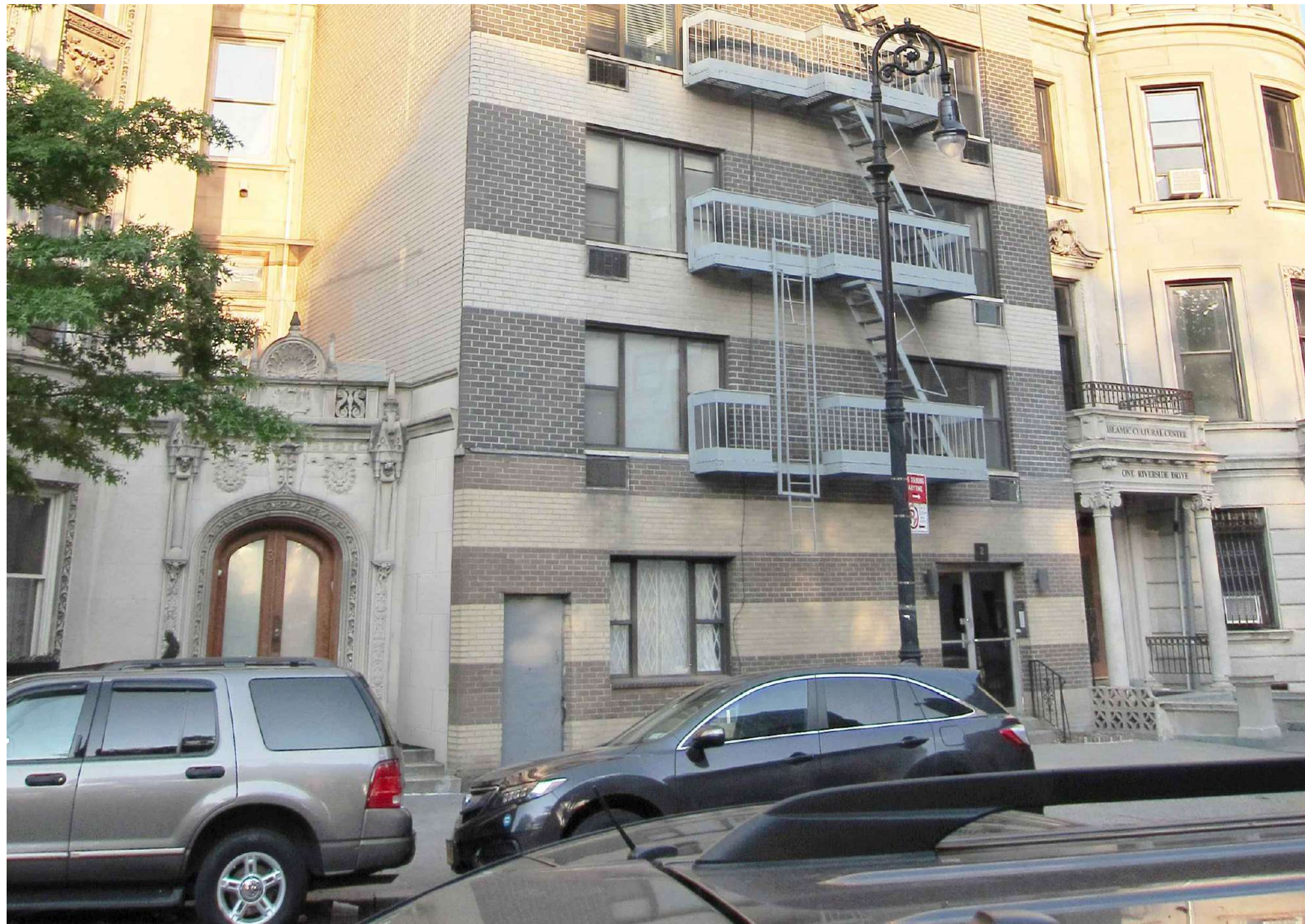
**MEP Engineer**  
me engineers  
29 West 38th St. 5th Floor  
New York, NY 10018



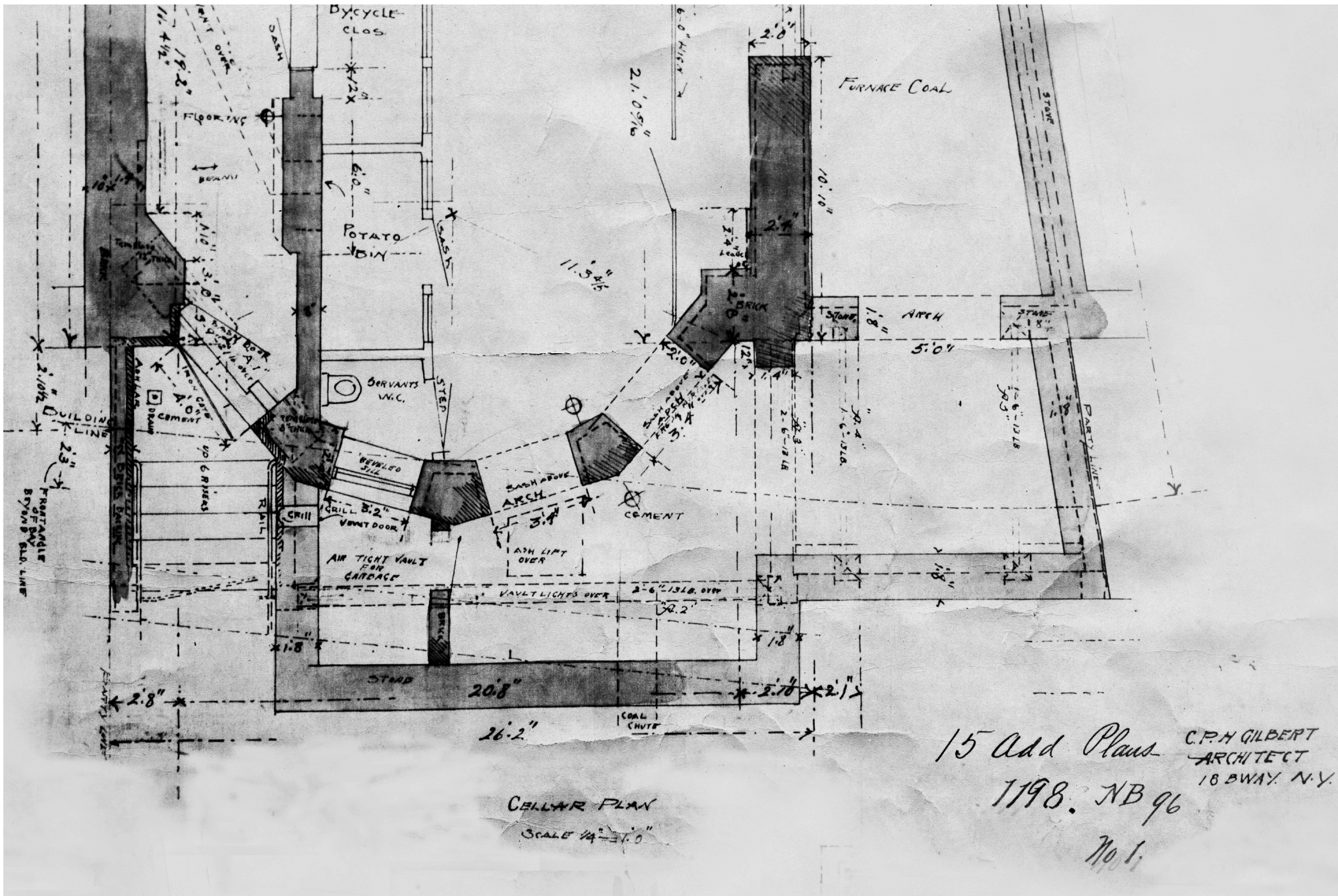
22 PROPOSED CELLAR STAIR SECTION  
SCALE: 3/8" = 1'-0"



21 EXIST. CELLAR STAIR LIMESTONE WALL  
SCALE: 3/8" = 1'-0"



20 RENDERING OF PROPOSED ENTRANCE WALL  
SCALE: 3/8" = 1'-0"



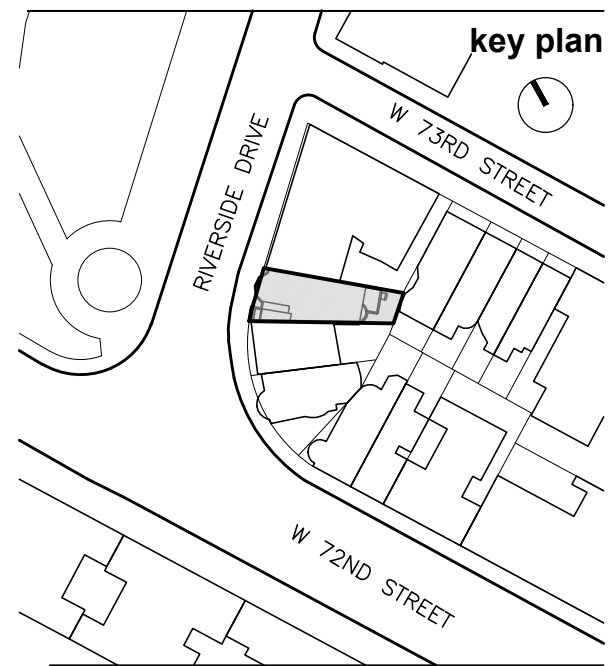
12 HISTORIC PLAN SHOWING EXISTING CELLAR STAIR AND OPENING IN WALL  
SCALE: NTS



11 PHOTO OF EXISTING REMAINS OF AREAWAY WALL  
SCALE: NTS



10 AREAWAY PRECEDENT - 35 RSD  
SCALE: NTS



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revision		date
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		PROPOSED CELLAR STAIR AND EXISTING CONDITIONS
		project number
		1712
		date
		05.15.2017
		scale
		AS NOTED
		X OF X

**LPC-302**  
MADMADMADMADMADMAD



**Location**  
3 Riverside Drive  
New York, NY 10023

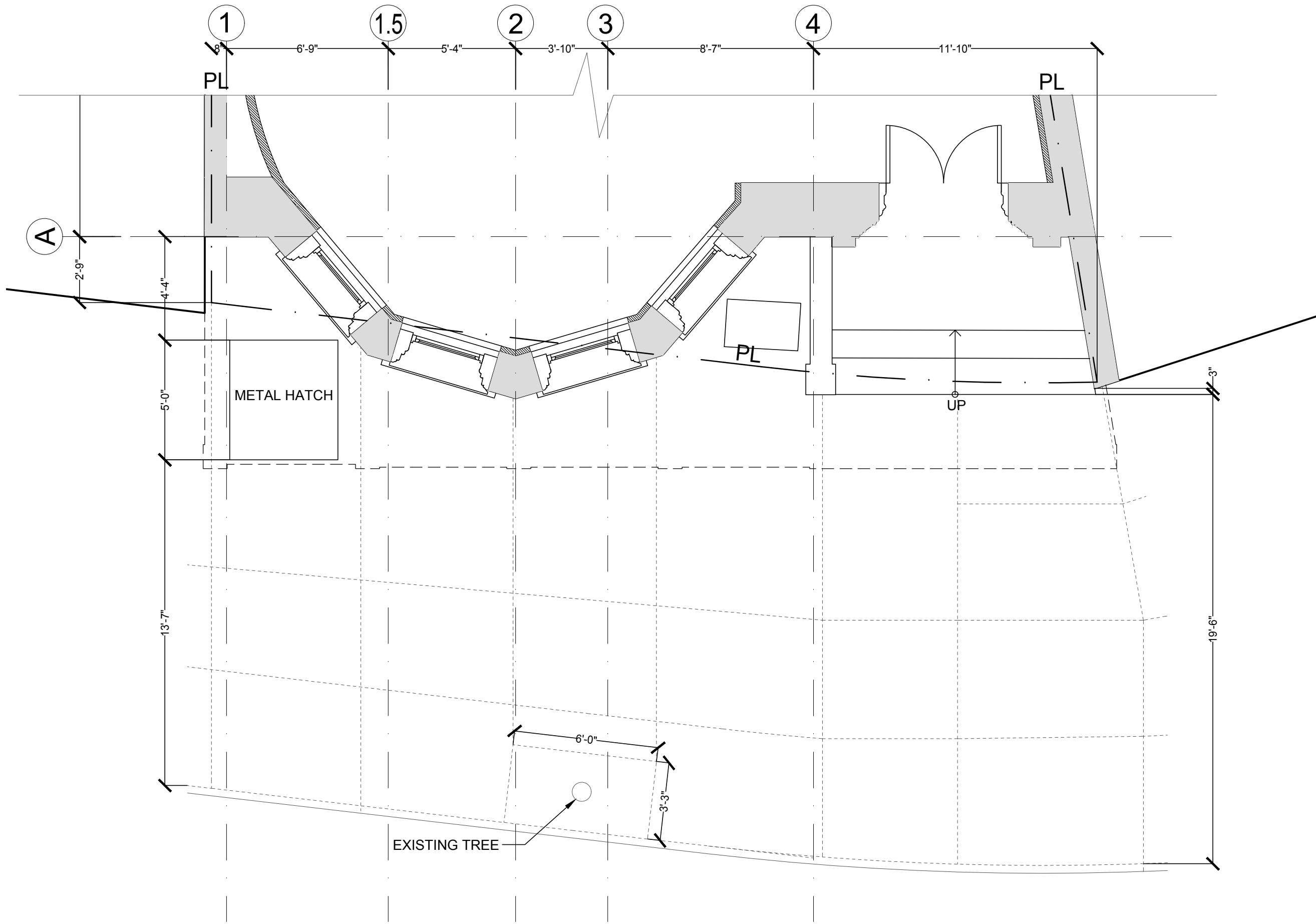
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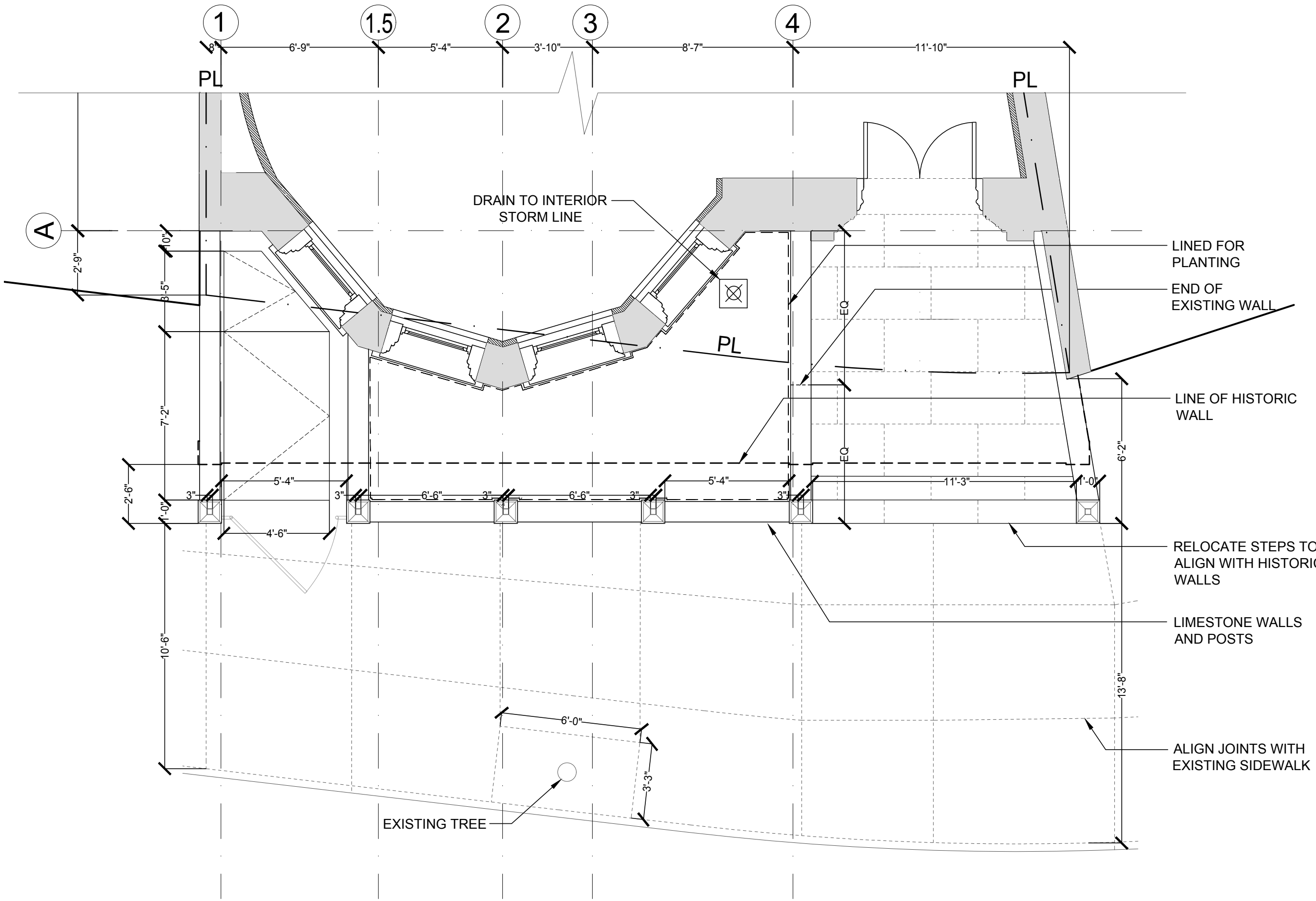
**Designer**  
Achille Salvagni Atelier  
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00186 Rome, Italy

**Structural Engineer**  
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29 West 38th St. 5th Floor  
New York, NY 10018



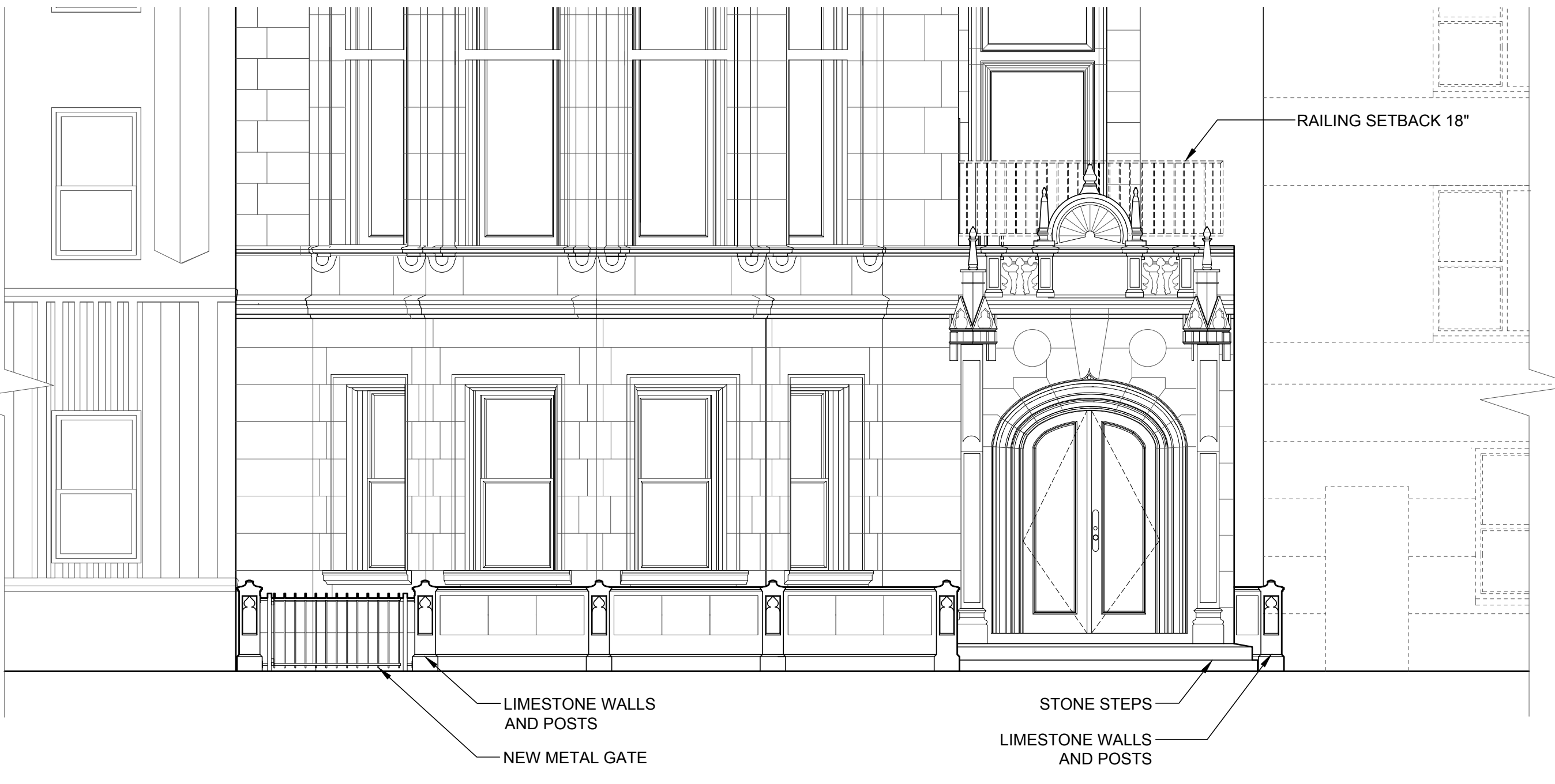
21 EXISTING AREAWAY PLAN  
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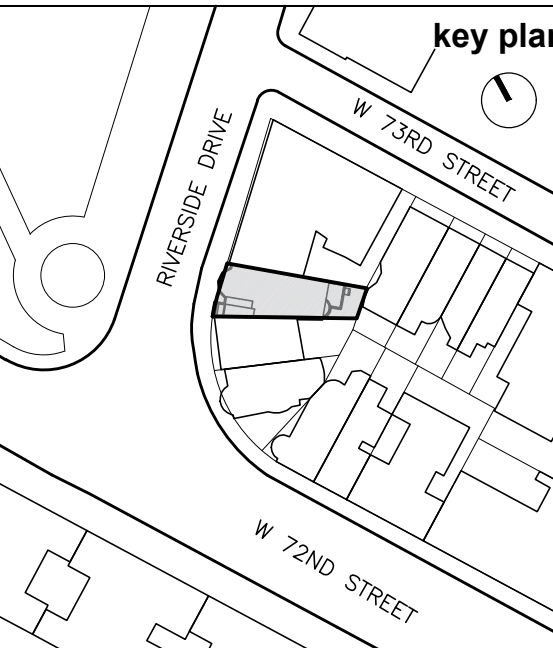
20 PROPOSED AREAWAY PLAN  
SCALE: 1/4" = 1'-0"



11 EXISTING AREAWAY ELEVATION  
SCALE: 1/4" = 1'-0"



10 PROPOSED AREAWAY ELEVATION  
SCALE: 1/4" = 1'-0"



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		PROPOSED AND EXISTING AREAWAY PLANS & ELEVATIONS
		project number 1712
		date 05.15.2017
		scale AS NOTED
		X OF X



# 3 RSD

Location  
3 Riverside Drive  
New York, NY 10023

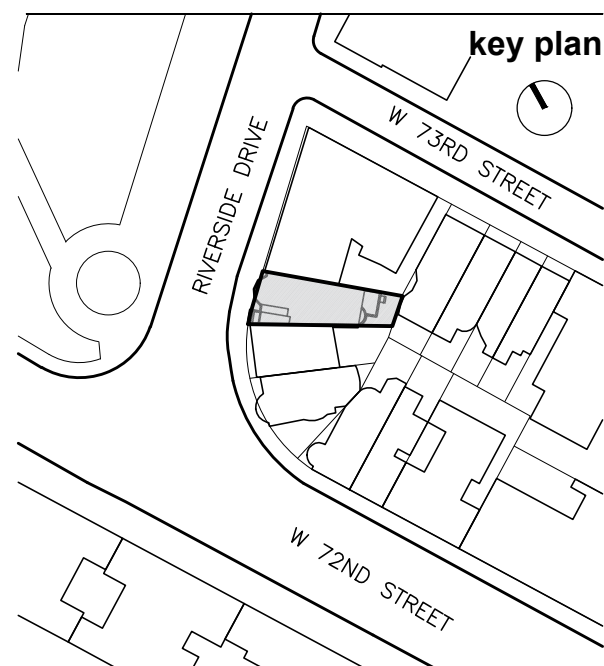
Client  
**3 RSD, LLC**  
c/o Zukerman Gore Brandeis &  
Crossman, LLP  
11 Times Square  
New York, NY 10036

Architects  
**MAD**  
Matiz Architecture & Design  
1123 Broadway, Suite 707  
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T. 212 982 4613  
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Designer  
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Structural Engineer  
Petracca Design & Engineering P.C.  
199 East Main St. Suite 3  
Smithtown, NY 11787

MEP Engineer  
me engineers  
29 West 38th St. 5th Floor  
New York, NY 10018



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revision date  
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PROPOSED EAST-WEST  
SECTION

project number

1712

date

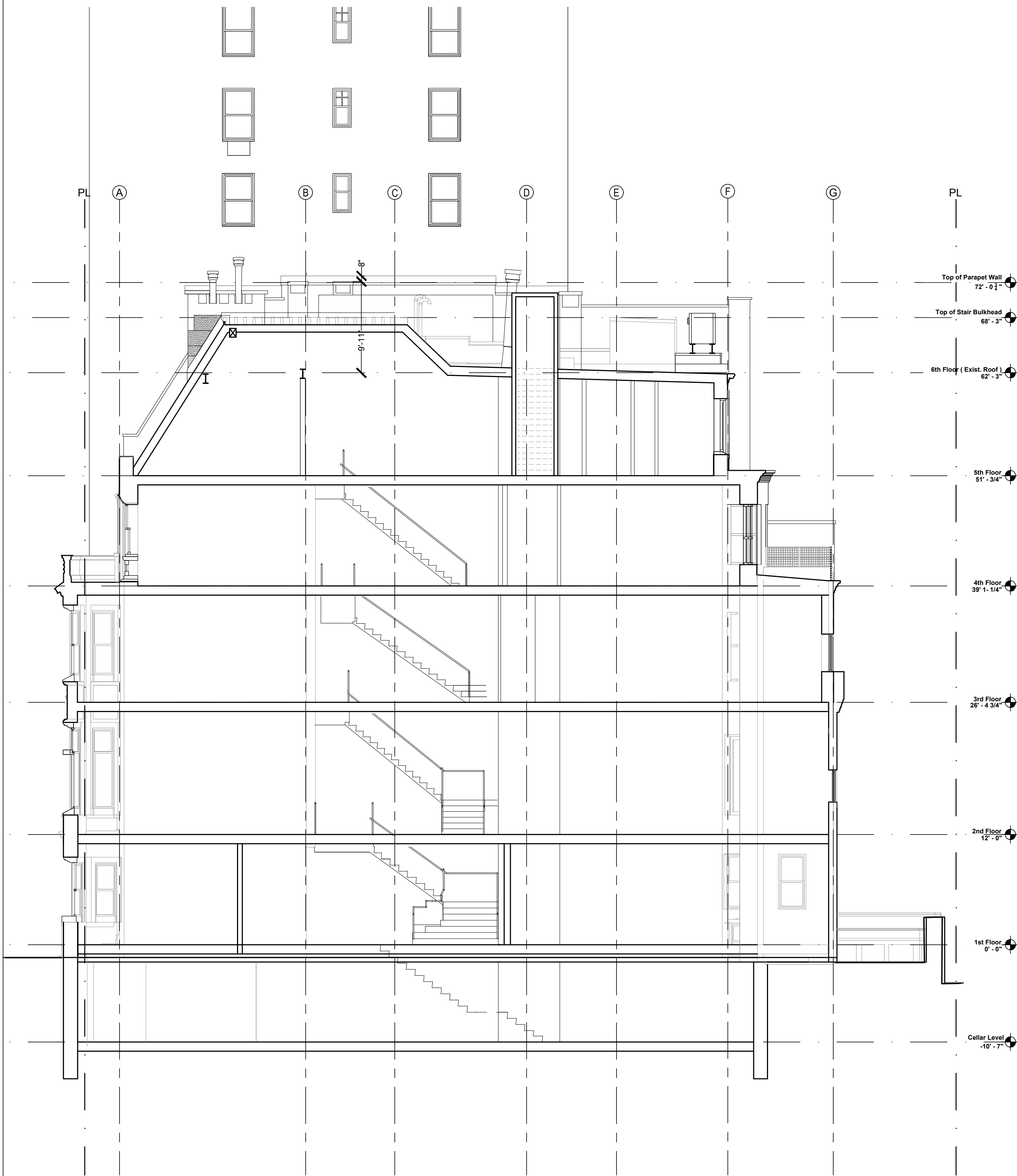
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10 EXISTING EAST-WEST SECTION  
SCALE: 1/8" = 1'-0"



11 PROPOSED EAST-WEST SECTION  
SCALE: 1/8" = 1'-0"



# 3 RSD

**Location**  
3 Riverside Drive  
New York, NY 10023

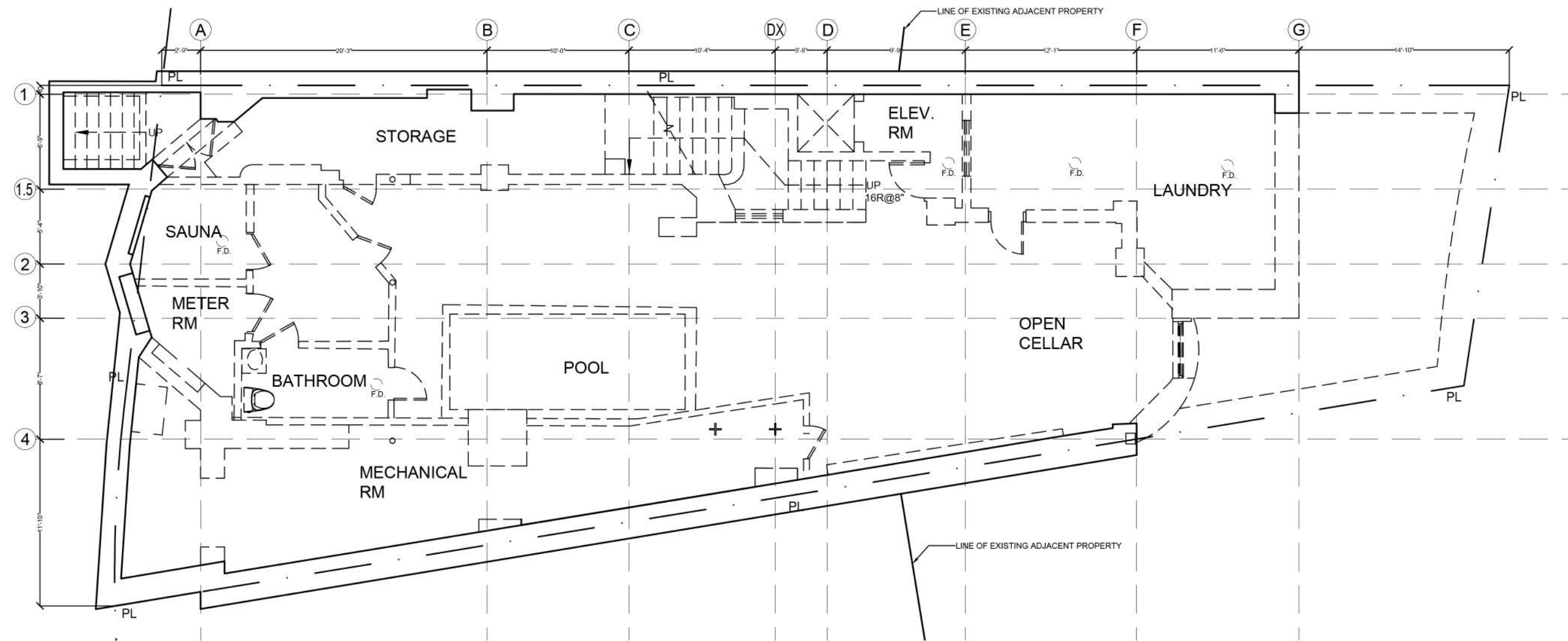
**Client**  
**3 RSD, LLC**  
c/o Zukerman Gore Brandeis &  
Crossman, LLP  
11 Times Square  
New York, NY 10036

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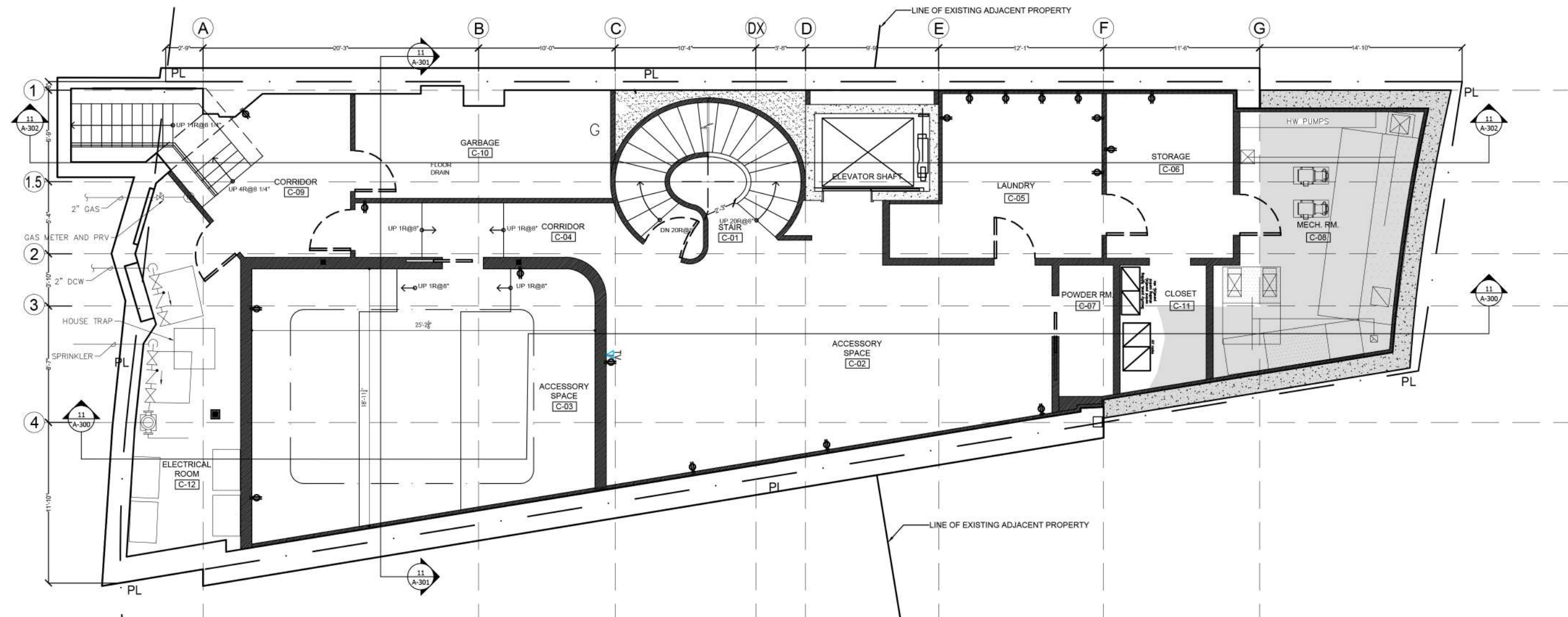
**Designer**  
Achille Salvagni Atelier  
Via dei Fienili n.42 D  
00186 Rome, Italy

**Structural Engineer**  
Petracca Design & Engineering P.C.  
199 East Main St. Suite 3  
Smithtown, NY 11787

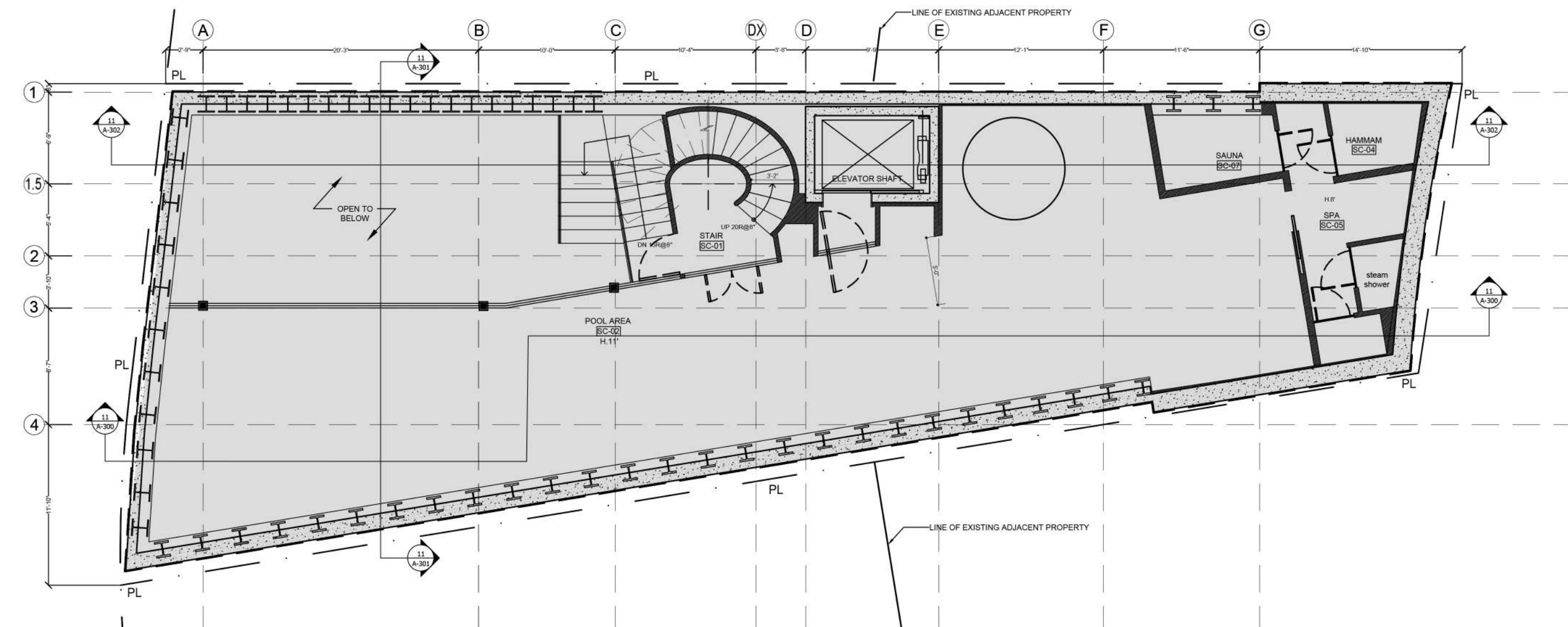
**MEP Engineer**  
me engineers  
29 West 38th St. 5th Floor  
New York, NY 10018



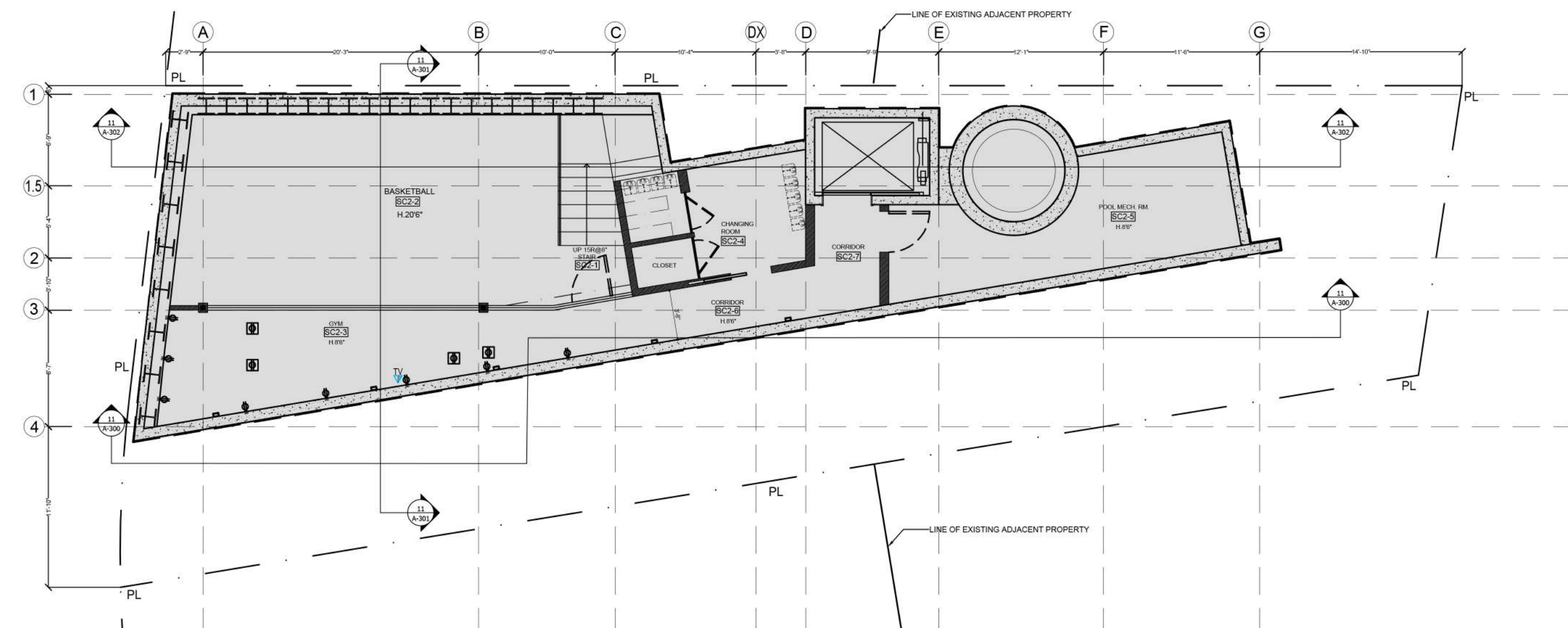
**30** EXISTING/DEMO CELLAR FLOOR PLAN  
SCALE: 1/8" = 1'-0"



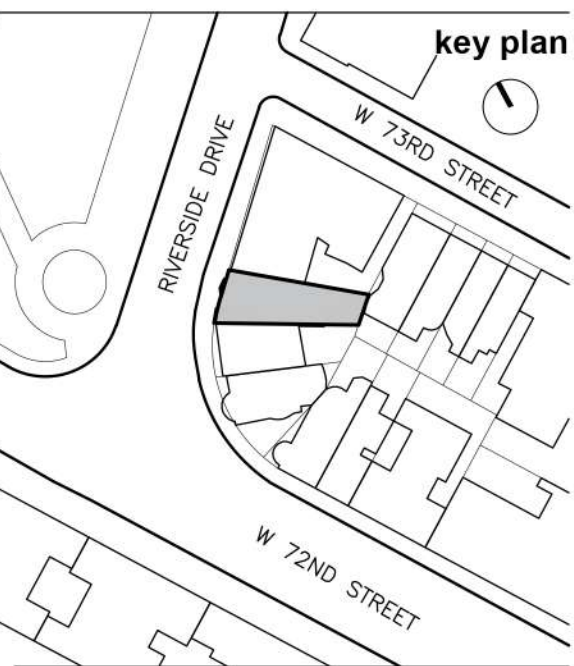
**31** PROPOSED CELLAR FLOOR PLAN  
SCALE: 1/8" = 1'-0"



**21** PROPOSED SUBCELLAR FLOOR PLAN  
SCALE: 1/8" = 1'-0"



**11** PROPOSED SUBCELLAR 2 FLOOR PLAN  
SCALE: 1/8" = 1'-0"



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EXISTING AND  
PROPOSED PLANS

project number  
1712

date  
05.15.2017

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**LPC-500**  
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# 3 RSD

**Location**  
3 Riverside Drive  
New York, NY 10023

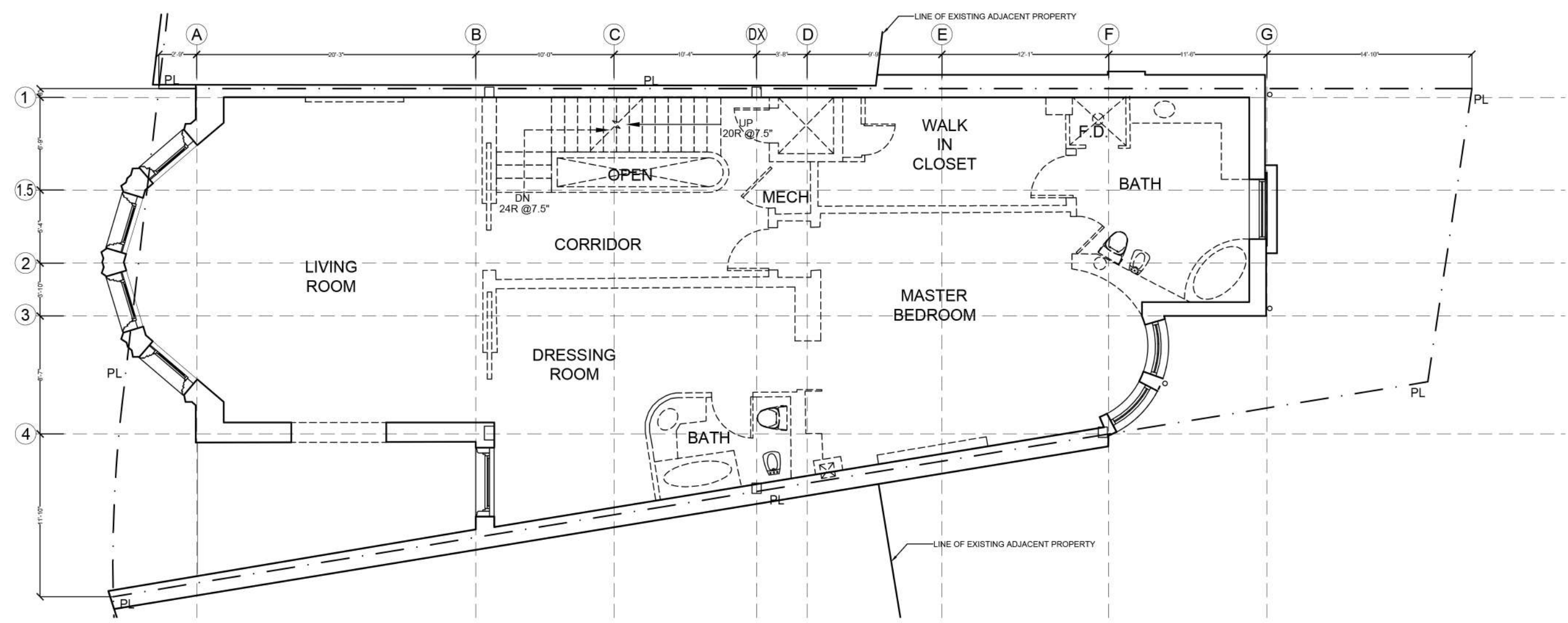
**Client**  
**3 RSD, LLC**  
c/o Zukerman Gore Brandeis &  
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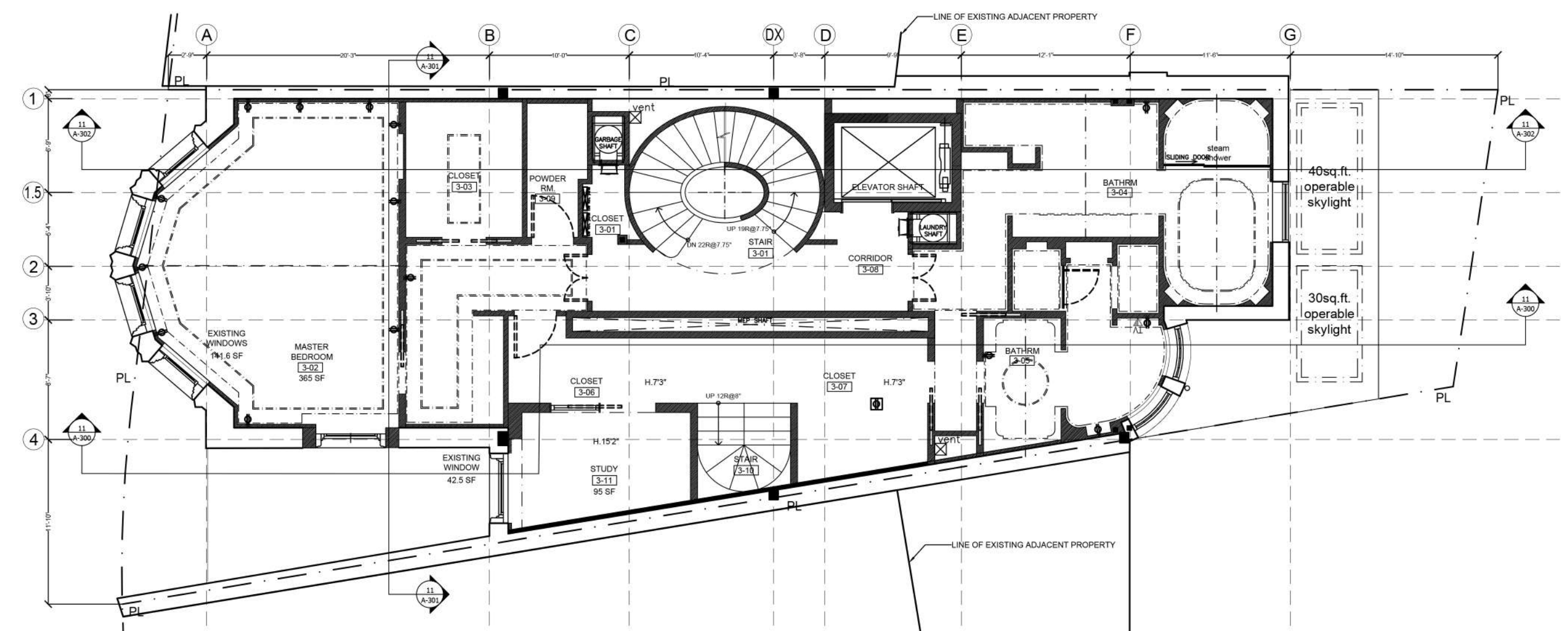
**Designer**  
Achille Salvagni Atelier  
Via dei Fienili n.42 D  
00186 Rome, Italy

**Structural Engineer**  
Petracca Design & Engineering P.C.  
199 East Main St. Suite 3  
Smithtown, NY 11787

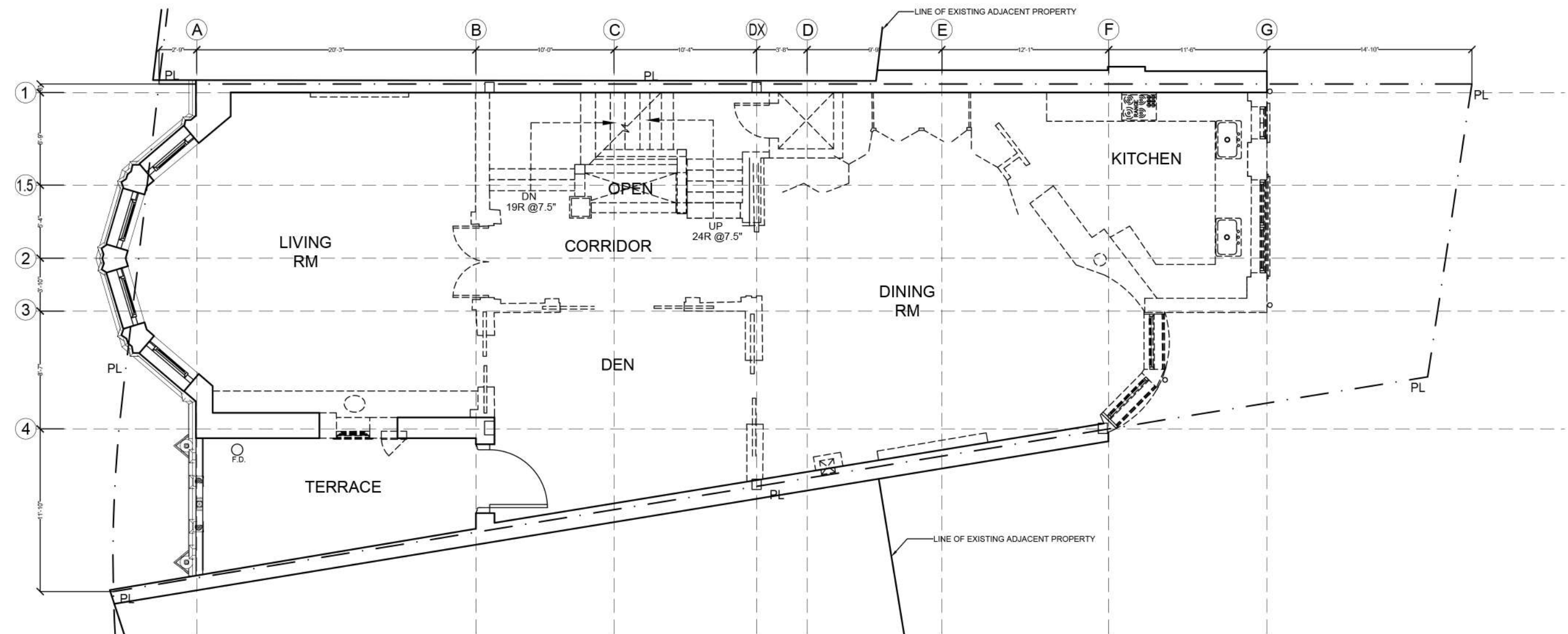
**MEP Engineer**  
me engineers  
29 West 38th St. 5th Floor  
New York, NY 10018



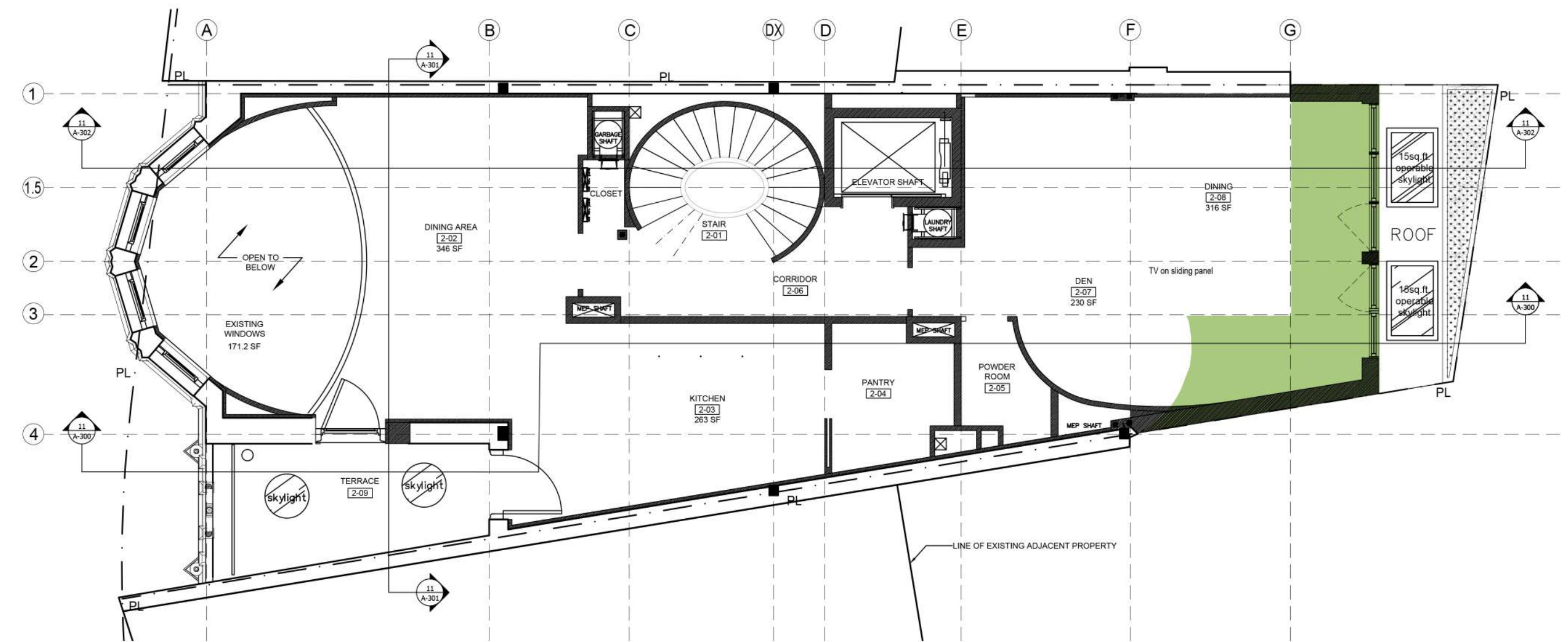
**30 EXISTING/DEMO THIRD FLOOR PLAN**  
SCALE: 1/8" = 1'-0"



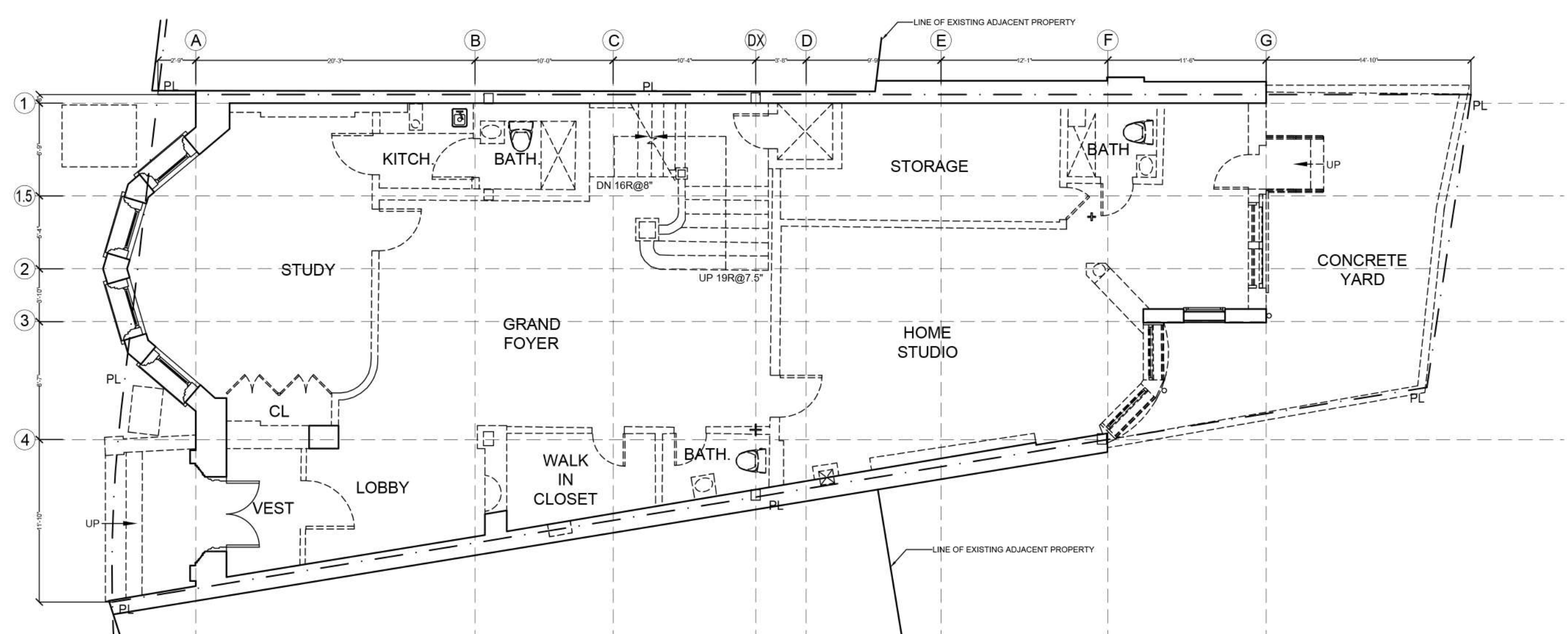
**31 PROPOSED THIRD FLOOR PLAN**  
SCALE: 1/8" = 1'-0"



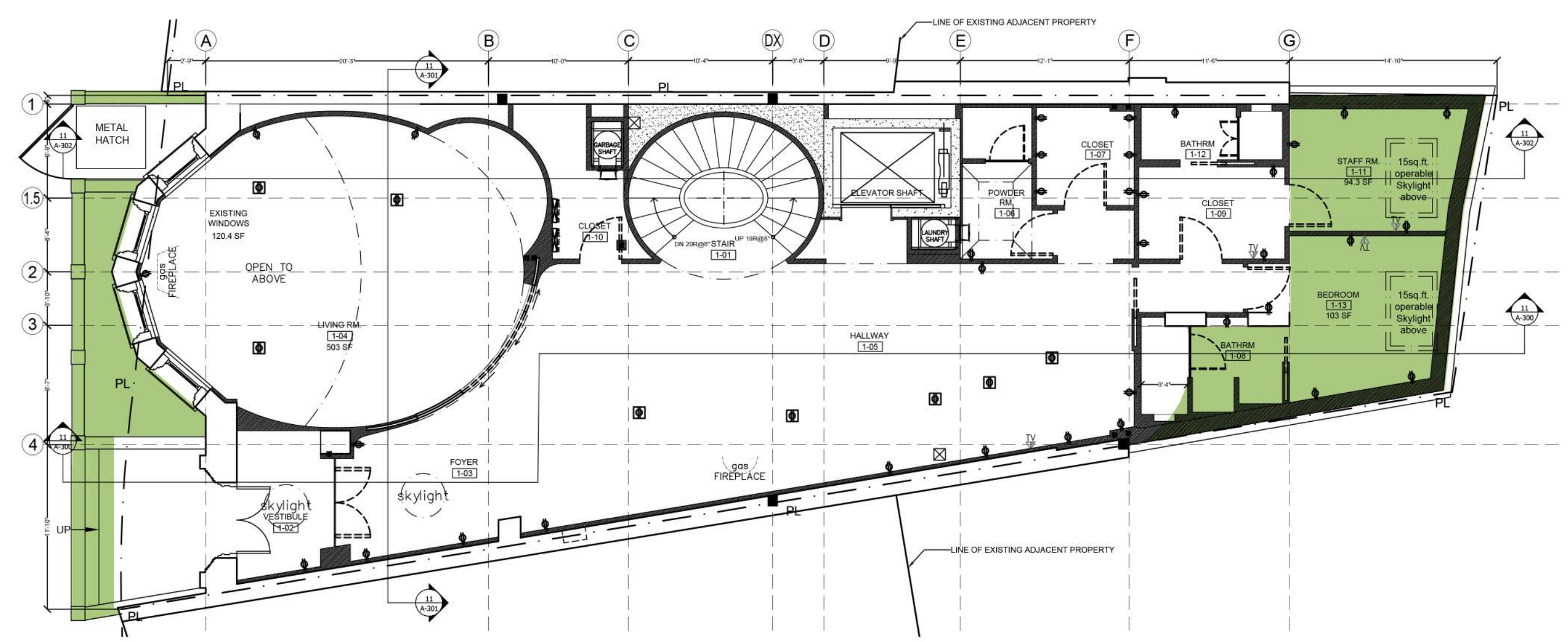
**20 EXISTING/DEMO SECOND FLOOR PLAN**  
SCALE: 1/8" = 1'-0"



**21 PROPOSED 2ND FLOOR PLAN**  
SCALE: 1/8" = 1'-0"



**10 EXISTING/DEMO GROUND FLOOR PLAN**  
SCALE: 1/8" = 1'-0"



**11 PROPOSED GROUND FLOOR PLAN**  
SCALE: 1/8" = 1'-0"



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project number	1712
date	05.15.2017
scale	AS NOTED
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# 3 RSD

**Location**  
3 Riverside Drive  
New York, NY 10023

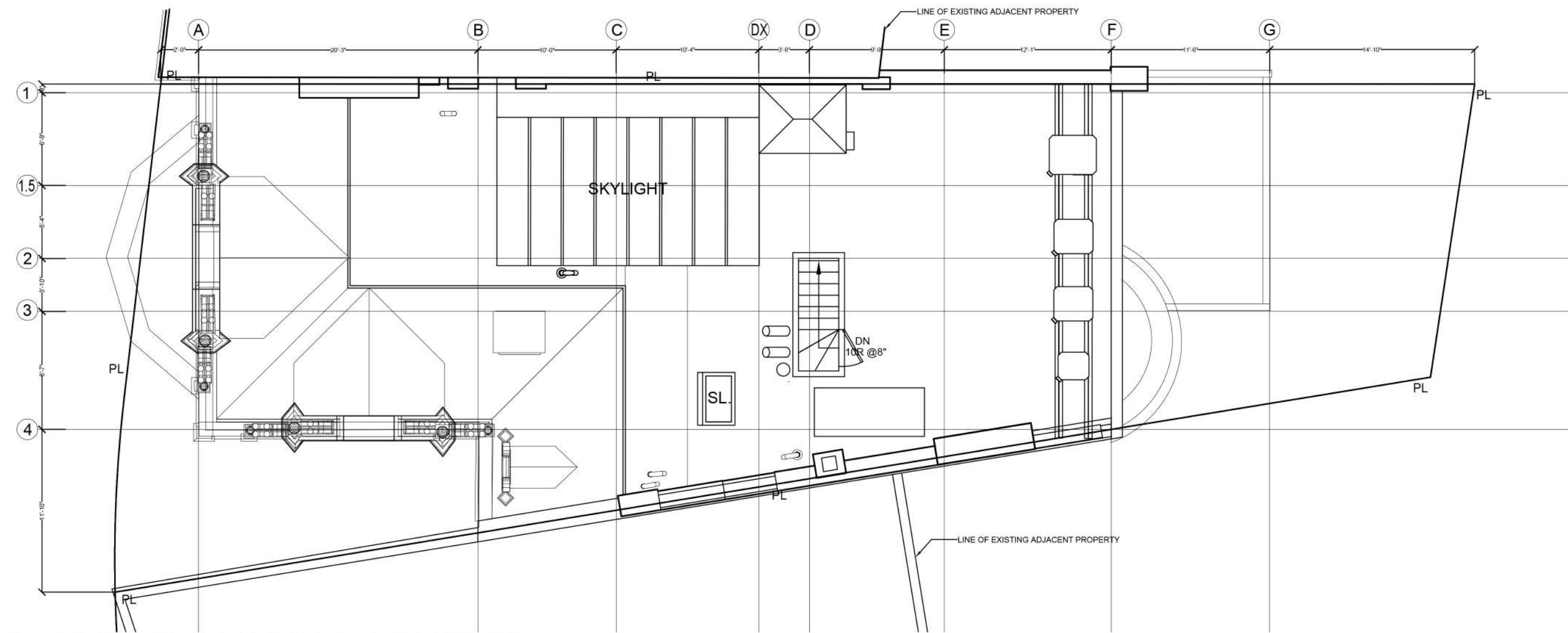
**Client**  
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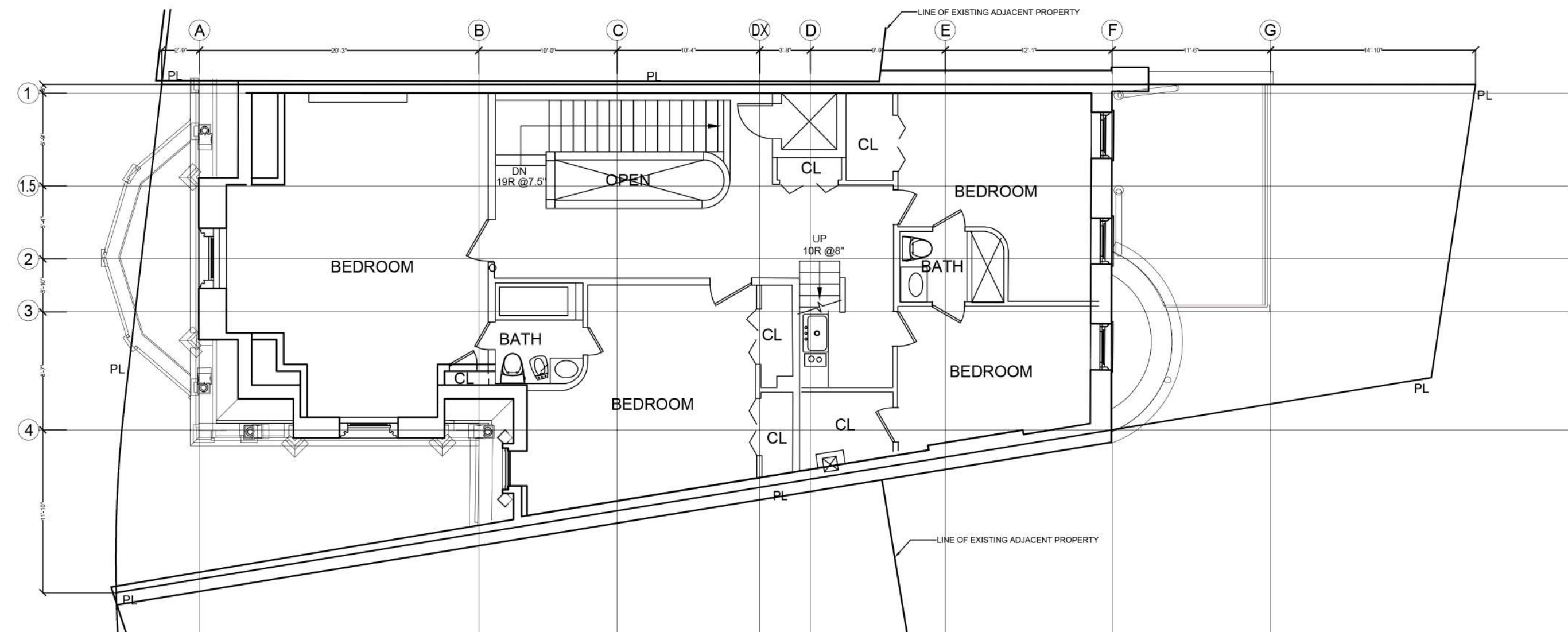
**Designer**  
Achille Salvagni Atelier  
Via dei Fienili n.42 D  
00186 Rome, Italy

**Structural Engineer**  
Petracca Design & Engineering P.C.  
199 East Main St. Suite 3  
Smithtown, NY 11787

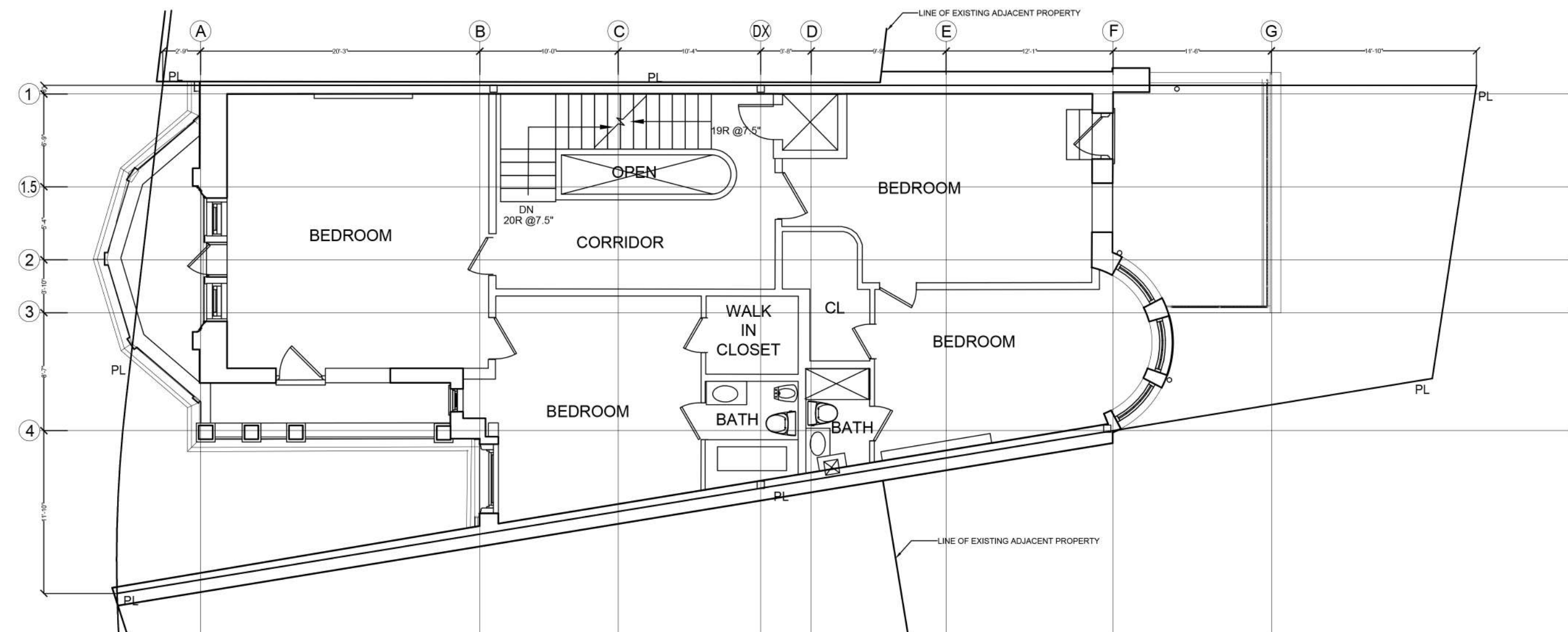
**MEP Engineer**  
me engineers  
29 West 38th St. 5th Floor  
New York, NY 10018



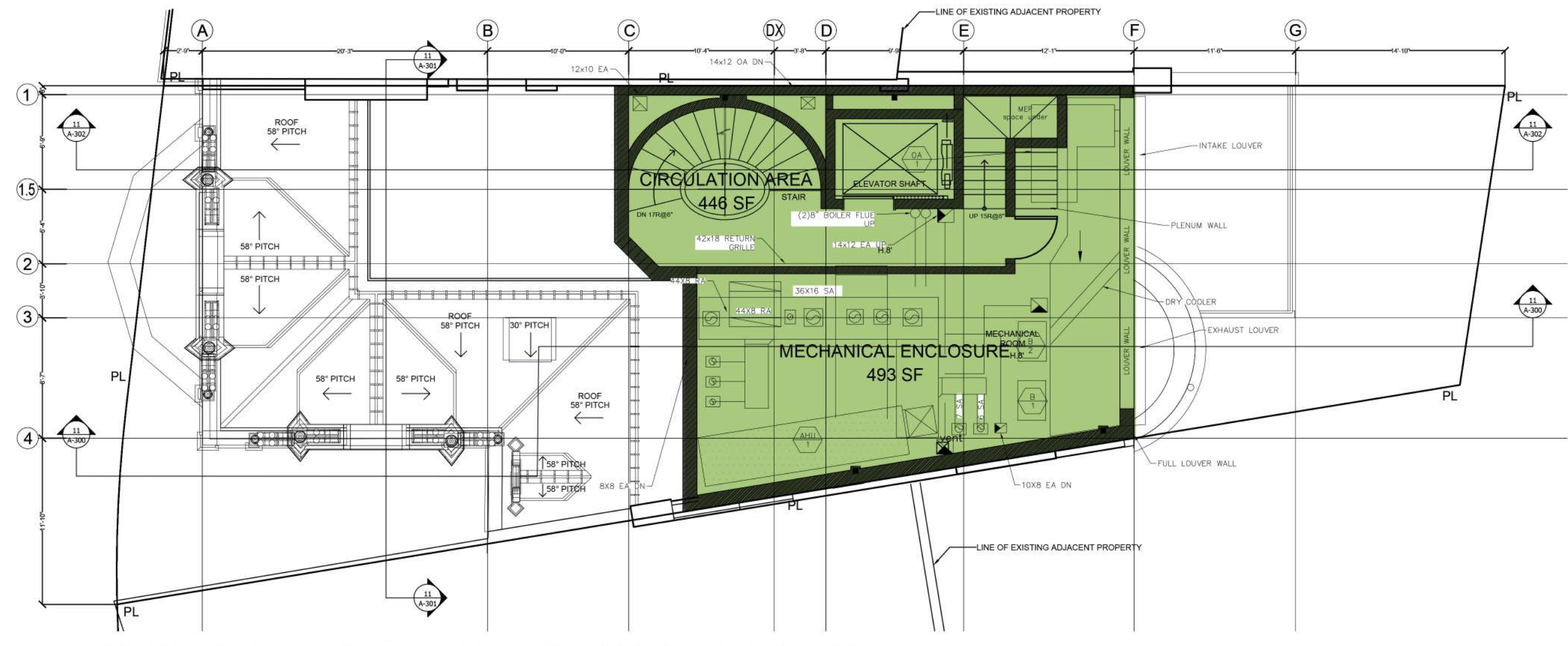
**30** EXISTING/DEMO ROOF PLAN  
SCALE: 1/8" = 1'-0"



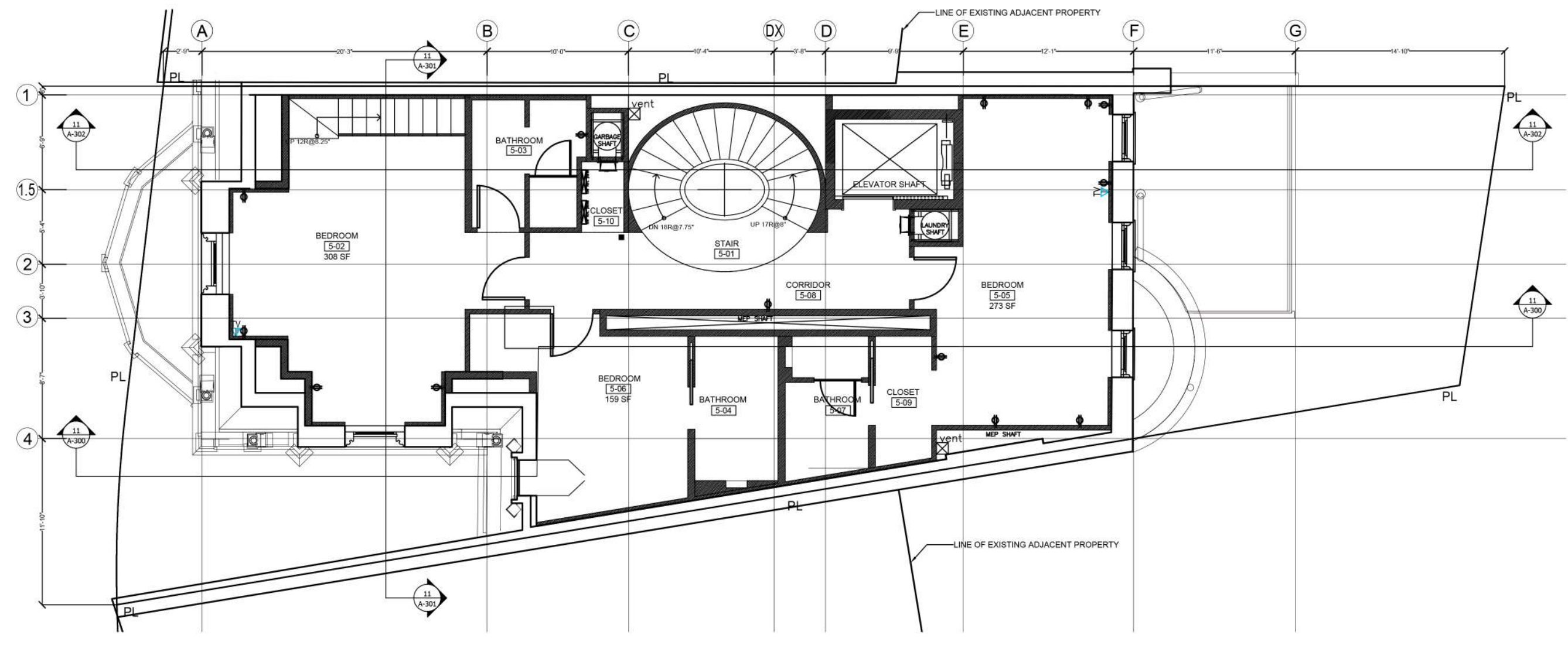
**20** EXISTING/DEMO FIFTH FLOOR PLAN  
SCALE: 1/8" = 1'-0"



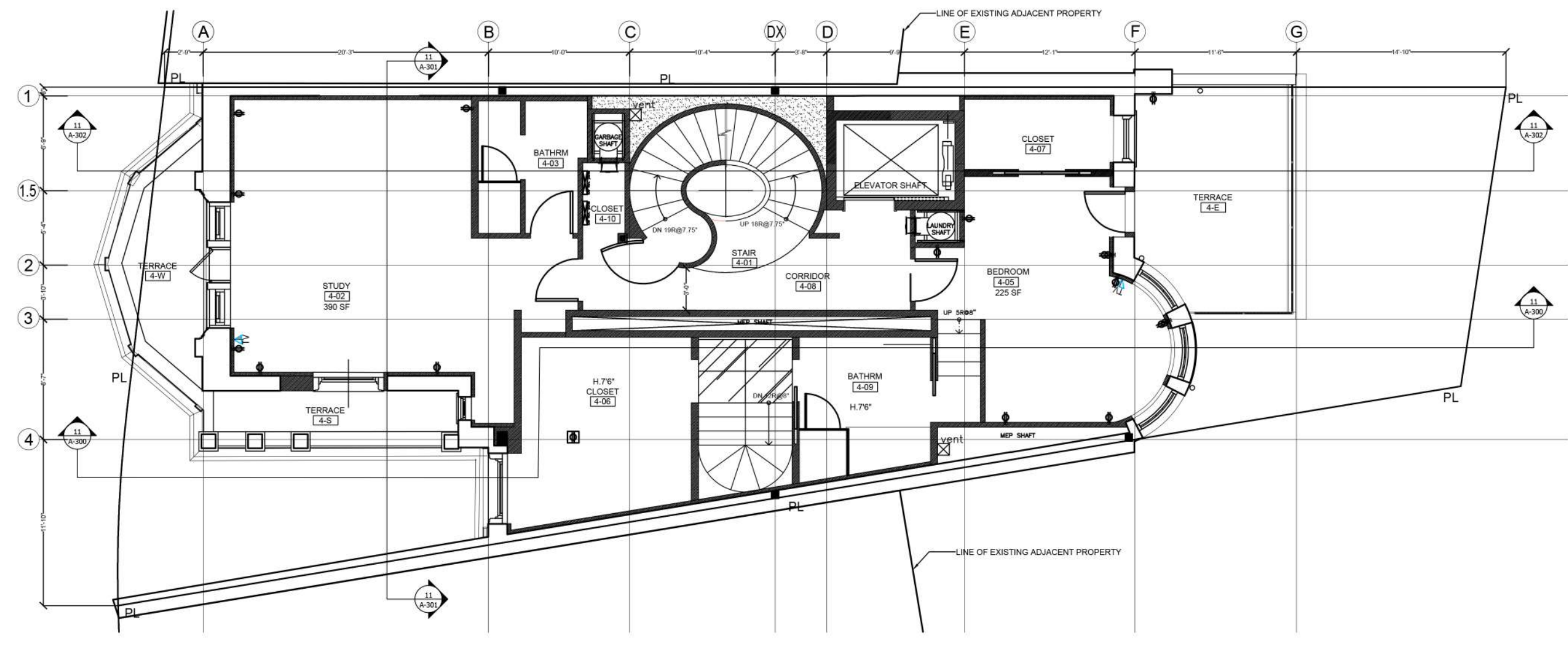
**10** EXISTING/DEMO FOURTH FLOOR PLAN  
SCALE: 1/8" = 1'-0"



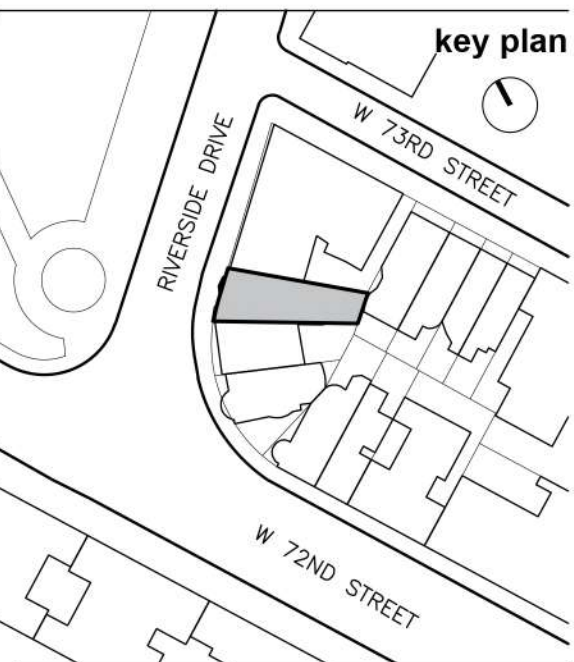
**31** PROPOSED SIXTH FLOOR PLAN-MECHANICAL  
SCALE: 1/8" = 1'-0"



**21** PROPOSED FIFTH FLOOR PLAN  
SCALE: 1/8" = 1'-0"



**11** PROPOSED FOURTH FLOOR PLAN  
SCALE: 1/8" = 1'-0"



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EXISTING AND  
PROPOSED PLANS

project number  
1712

date  
05.15.2017

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**LPC-502**  
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# 3 RSD

**Location**  
3 Riverside Drive  
New York, NY 10023

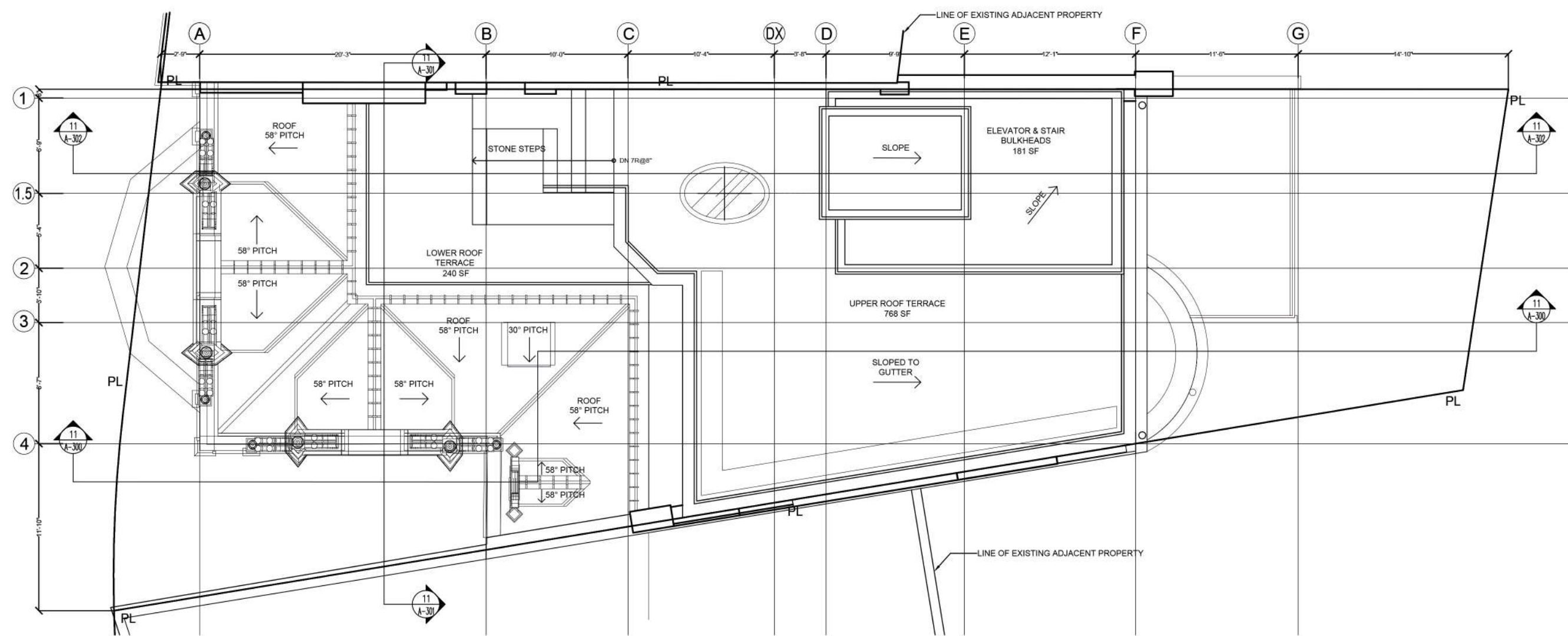
**Client**  
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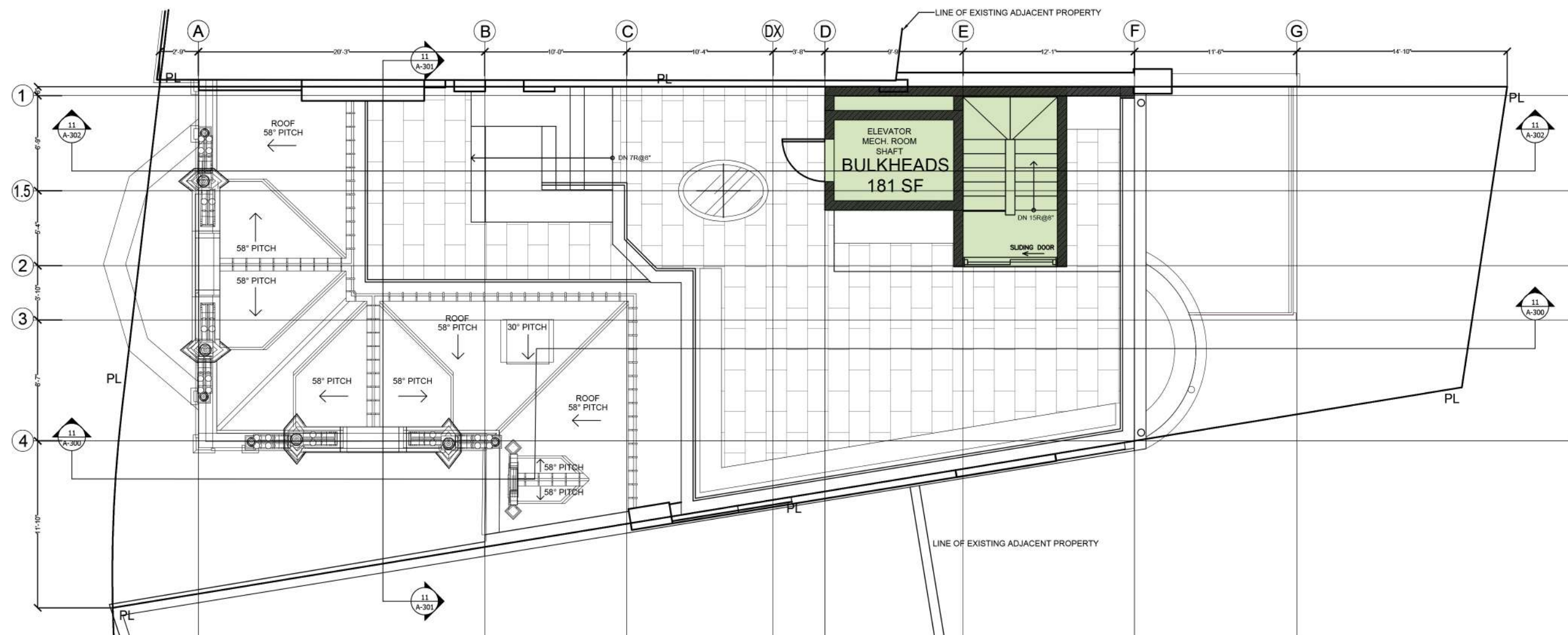
**Designer**  
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**Structural Engineer**  
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Smithtown, NY 11787

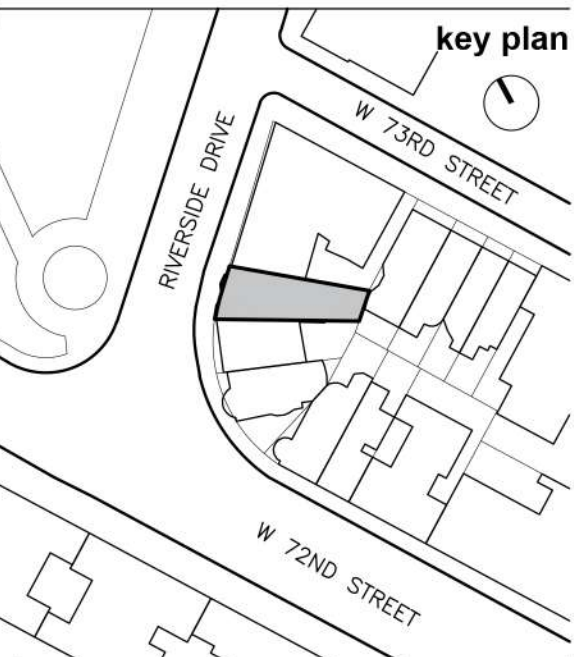
**MEP Engineer**  
me engineers  
29 West 38th St. 5th Floor  
New York, NY 10018



**20** PROPOSED BULKHEAD ROOF PLAN  
SCALE: 1/8" = 1'-0"



**10** PROPOSED ROOF PLAN  
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date	05.15.2017
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**LPC-503**  
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