





## SECTION BC 3306 DEMOLITION

**3306.1 SCOPE.** ALL FULL DEMOLITION AND PARTIAL DEMOLITION OPERATIONS SHALL BE PERFORMED IN ACCORDANCE WITH THE REQUIREMENTS OF THIS SECTION.

**3306.2 PROTECTION OF PEDESTRIANS AND ADJOINING PROPERTY.** DEMOLITION OPERATIONS SHALL NOT COMMENCE UNTIL THE APPLICABLE PEDESTRIAN AND ADJOINING PROPERTY PROTECTION IS IN PLACE AS REQUIRED BY SECTIONS 3307, 3308 AND 3309.

**3306.2.1 SAFETY ZONE.** A SAFETY ZONE APPROVED BY THE COMMISSIONER SHALL BE PROVIDED AROUND THE DEMOLITION AREA. FENCES THAT MEET THE REQUIREMENTS OF SECTION 3307.7 SHALL BE ERECTED TO PREVENT PERSONS OTHER THAN WORKERS FROM ENTERING SUCH SAFETY ZONE.

**EXCEPTION:** PARTIAL DEMOLITION OPERATIONS LIMITED TO THE INTERIOR COMPONENTS OF THE BUILDING WHERE MECHANICAL DEMOLITION EQUIPMENT, OTHER THAN HANDHELD DEVICES, ARE NOT USED.

**3306.3 NOTIFICATION.** THE PERMIT HOLDER SHALL NOTIFY THE DEPARTMENT AND ADJOINING BUILDING OWNERS PRIOR TO THE COMMENCEMENT OF FULL AND PARTIAL DEMOLITION OPERATIONS IN ACCORDANCE WITH SECTIONS 3306.3.1 AND 3306.3.2.

**3306.3.1 NOTIFICATION OF THE DEPARTMENT.** THE PERMIT HOLDER SHALL NOTIFY THE DEPARTMENT VIA PHONE OR ELECTRONICALLY AT LEAST 24 HOURS, BUT NO MORE THAN 48 HOURS PRIOR TO THE COMMENCEMENT OF SUCH WORK.

**3306.3.2 NOTIFICATION OF ADJOINING PROPERTY OWNERS.** ADJOINING PROPERTY OWNERS SHALL BE NOTIFIED OF UPCOMING DEMOLITION OPERATIONS IN WRITING NOT LESS THAN 10 DAYS PRIOR TO THE SCHEDULED STARTING DATE OF THE DEMOLITION. THE WRITTEN NOTICE SHALL PROVIDE A DESCRIPTION OF THE WORK TO BE PERFORMED, THE TIMEFRAME AND SCHEDULE, AND CONTACT INFORMATION OF THE PERSON CAUSING THE DEMOLITION AND OF THE DEPARTMENT. DEMOLITION OR REMOVAL WORK THAT IS TO BE DONE WITH THE USE OF EXPLOSIVES SHALL ALSO BE SUBJECT TO THE NOTIFICATION REQUIREMENTS SET FORTH IN SECTIONS 3307.5.3 AND 3307.5.4 OF THE NEW YORK CITY FIRE CODE.

**EXCEPTION:** PARTIAL DEMOLITION OPERATIONS LIMITED TO THE INTERIOR COMPONENTS OF THE BUILDING WHERE MECHANICAL DEMOLITION EQUIPMENT, OTHER THAN HANDHELD DEVICES, ARE NOT USED.

**3306.4 MECHANICAL DEMOLITION.** WHERE MECHANICAL DEMOLITION EQUIPMENT, OTHER THAN HANDHELD DEVICES, IS TO BE USED IN THE FULL OR PARTIAL DEMOLITION OF A BUILDING OR IS TO BE USED TO REMOVE DEBRIS OR MOVE MATERIAL, APPROVAL OF THE COMMISSIONER FOR THE USE OF THE MECHANICAL DEMOLITION EQUIPMENT MUST BE OBTAINED PRIOR TO THE COMMENCEMENT OF DEMOLITION OPERATIONS. UNLESS PERMITTED BY THE COMMISSIONER, MECHANICAL DEMOLITION EQUIPMENT SHALL NOT BE USED WHERE A BUILDING OR PORTION THEREOF OCCUPIED BY ONE OR MORE PERSONS IS LOCATED WITHIN THE SAFETY ZONE.

**3306.5 SUBMITTAL DOCUMENTS FOR DEMOLITION.** WHERE MECHANICAL DEMOLITION EQUIPMENT, OTHER THAN HANDHELD DEVICES, ARE TO BE USED IN THE FULL OR PARTIAL DEMOLITION OF A BUILDING FROM WITHIN THE BUILDING, OR ARE TO BE USED WITHIN THE BUILDING TO REMOVE DEBRIS OR MOVE MATERIAL, DOCUMENTS PREPARED BY OR UNDER THE SUPERVISION OF AN ENGINEER MUST BE SUBMITTED AND APPROVED BY THE DEPARTMENT BEFORE DEMOLITION WORK BEGINS. THE DOCUMENTS SHALL BE SIGNED AND SEALED BY THE ENGINEER. THE APPROVED SET OF DOCUMENTS SHALL BE KEPT AT THIS SITE AT ALL TIMES AND BE ACCESSIBLE FOR INSPECTION. AT A MINIMUM, THE DEMOLITION DOCUMENTS SHALL INCLUDE THE FOLLOWING:

1. PLANS, SECTIONS, AND DETAILS OF THE BUILDING OR PORTION THEREOF TO BE DEMOLISHED CLEARLY SHOWING THE EXTENT, SEQUENCE, AND MEANS AND METHODS OF DEMOLITION.
2. LISTING AND DESCRIPTION OF ALL PROPOSED DEMOLITION EQUIPMENT, OTHER THAN HAND HELD DEVICES, TO BE USED IN DEMOLITION, INCLUDING THE SCOPE OF EQUIPMENT WORK AND POSITIONING OF EQUIPMENT ON THE EXISTING STRUCTURE. DESCRIPTION OF EQUIPMENT SHALL INCLUDE CALCULATIONS SHOWING ADEQUACY OF THE EXISTING STRUCTURE TO SUPPORT LOADS IMPOSED BY SUCH EQUIPMENT. IF MORE THAN ONE PIECE OF DEMOLITION EQUIPMENT IS PROPOSED TO BE USED AT THE SAME TIME, THE EFFECT OF THE SIMULTANEOUS LOADS IMPOSED ON THE EXISTING STRUCTURE SHALL BE DESCRIBED AND INVESTIGATED.
3. BRACING AND SHORING NECESSARY TO SUPPORT ALL DEMOLITION OPERATIONS AND EQUIPMENT THROUGH ALL SEQUENCES OF FULL OR PARTIAL DEMOLITION.
4. DESCRIPTION OF COMPLIANCE WITH THE PROVISIONS OF SECTION 3306.9.

**3306.5.1 PARTIAL DEMOLITION OPERATIONS.** THE REGISTERED DESIGN PROFESSIONAL OF RECORD SHALL SUBMIT DETAILS OF THE PARTIAL DEMOLITION OPERATION AS PART OF THE CONSTRUCTION DOCUMENTS FILED FOR ALTERATION OF THE BUILDING PROVIDED:

1. WHERE MECHANICAL DEMOLITION EQUIPMENT, OTHER THAN HANDHELD DEVICES, IS USED, CONSTRUCTION DOCUMENTS SHALL SHOW COMPLIANCE WITH ALL THE REQUIREMENTS OF SECTION 3306.5.
2. WHERE MECHANICAL DEMOLITION EQUIPMENT ARE NOT USED, THE REGISTERED DESIGN PROFESSIONAL SHALL SHOW AT A MINIMUM:
  - 2.1 PLANS, SECTIONS, AND DETAILS OF THE BUILDING OR PORTION THEREOF TO BE DEMOLISHED AND CLEARLY SHOWING THE EXTENT, SEQUENCE, AND MEANS AND METHODS OF DEMOLITION.
  - 2.2 BRACING AND SHORING NECESSARY TO SUPPORT ALL DEMOLITION OPERATIONS THROUGH ALL SEQUENCES OF THE PARTIAL DEMOLITION.
  - 2.3 DESCRIPTION OF COMPLIANCE WITH THE APPLICABLE PROVISIONS OF SECTION 3306.9.

**3306.6 SPECIAL INSPECTION:** WHERE MECHANICAL DEMOLITION EQUIPMENT, OTHER THAN HANDHELD DEVICES, IS TO BE USED IN THE FULL OR PARTIAL DEMOLITION OF A BUILDING FROM WITHIN THE BUILDING, OR IS TO BE USED WITHIN THE BUILDING TO REMOVE DEBRIS OR MOVE MATERIAL, SUCH DEMOLITION OPERATION SHALL BE SUBJECT TO SPECIAL INSPECTION IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 17. THE SPECIAL INSPECTOR SHALL VISIT THE SITE A MINIMUM OF THREE TIMES: BEFORE DEMOLITION OPERATIONS START, DURING DEMOLITION, AND AT THE CONCLUSION OF DEMOLITION.

**3306.7 DEMOLITION OF WEAKENED STRUCTURES.** WHERE A STRUCTURE TO BE DEMOLISHED HAS BEEN PARTIALLY WRECKED OR WEAKENED BY FIRE, FLOOD, EXPLOSION, AGE, OR OTHER CAUSES, IT SHALL BE SHORED OR BRACED TO THE EXTENT NECESSARY TO PERMIT ORDERLY FULL DEMOLITION OR PARTIAL DEMOLITION WITHOUT COLLAPSE. THE NECESSARY MEASURES TO ENSURE A SAFE DEMOLITION SHALL BE DETERMINED BY THE OWNER'S REGISTERED DESIGN PROFESSIONAL AND SHALL BE APPROVED BY THE COMMISSIONER.

**3306.8 FULL AND PARTIAL DEMOLITION OF STRUCTURAL STEEL, REINFORCED CONCRETE, AND HEAVY TIMBER CONSTRUCTION.** STEEL, REINFORCED CONCRETE AND HEAVY TIMBER CONSTRUCTION SHALL BE DEMOLISHED COLUMN LENGTH-BY-COLUMN LENGTH AND TIER-BY-TIER. ANY STRUCTURAL MEMBER THAT IS BEING DISMEMBERED SHALL NOT SUPPORT ANY LOAD OTHER THAN ITS OWN WEIGHT, AND SUCH MEMBER SHALL BE CHAINED OR LASHED IN PLACE TO PREVENT ANY UNCONTROLLED SWING OR DROP. STRUCTURAL MEMBERS SHALL NOT BE THROWN OR DROPPED FROM THE BUILDING, BUT SHALL BE SLOWLY AND CAREFULLY LOWERED BY HOISTS EQUIPPED WITH ADEQUATE BRAKES AND NONREVERSING SAFETY DEVICES.

**3306.9 FULL DEMOLITION AND PARTIAL DEMOLITION OPERATIONS.** IN ADDITION TO THE REQUIREMENTS OF ARTICLE 105 OF CHAPTER 1 OF TITLE 28 OF THE *ADMINISTRATIVE CODE*, THE FOLLOWING REQUIREMENTS SHALL APPLY TO ALL FULL DEMOLITION AND PARTIAL DEMOLITION OPERATIONS.

**3306.9.1 UTILITIES AND SERVICE LINES.** SERVICE UTILITY CONNECTIONS SHALL BE DISCONTINUED AND CAPPED, AND CERTIFICATIONS TO THAT EFFECT ISSUED BY THE REPRESENTATIVE UTILITY COMPANY SHALL BE FILED WITH THE DEPARTMENT.

**EXCEPTION:** PARTIAL DEMOLITION OPERATIONS.

**3306.9.2 PARTY WALL EXITS, FIRE EXITS.** NO PARTY WALL BALCONY OR HORIZONTAL FIRE EXIT SHALL BE DEMOLISHED, REMOVED, OR OBSTRUCTED IN ANY MANNER THAT WOULD DESTROY THE FULL EFFECTIVENESS OF SUCH FIRE EXIT AS A MEANS OF EGRESS, UNLESS A SUBSTITUTED MEANS OF EGRESS MEETING THE REQUIREMENTS OF CHAPTER 10 HAS BEEN PROVIDED.

**3306.9.3 DUST.** DUST PRODUCING OPERATIONS SHALL BE WETTED DOWN TO THE EXTENT NECESSARY TO CONTROL THE DUST.

**3306.9.4 WATER ACCUMULATION.** PROVISION SHALL BE MADE TO PREVENT THE ACCUMULATION OF WATER OR WATER DAMAGE TO ANY FOUNDATIONS ON THE PREMISES OR TO THE ADJOINING PROPERTY.

**3306.9.5 TEMPORARY ELEVATORS AND STANDPIPE SYSTEMS.** SEE SECTIONS 3303.8 AND 3303.12 FOR REQUIREMENTS.

**3306.9.6 SPRINKLER SYSTEMS.** WHEN EXISTING SPRINKLER SYSTEMS WITH SIAMESE HOSE CONNECTIONS ARE PRESENT IN STRUCTURES UNDERGOING FULL OR PARTIAL DEMOLITION, SUCH SYSTEMS SHALL BE MAINTAINED AS A NONAUTOMATIC SPRINKLER SYSTEM. WHEN DEMOLITION STARTS, THE SPRINKLER RISERS SHALL BE CAPPED IMMEDIATELY BELOW THE FLOOR BEING DEMOLISHED SO AS TO MAINTAIN THE SPRINKLER SYSTEM ON ALL LOWER FLOORS FOR FIRE DEPARTMENT USE. SIAMESE HOSE CONNECTIONS SHALL BE KEPT FREE FROM OBSTRUCTION AND SHALL BE MARKED BY A METAL SIGN READING "SPRINKLER SIAMESE CONNECTION" AND BY A RED LIGHT AT NIGHT.

**3306.9.7 USE OF EXPLOSIVES.** THE USE OF EXPLOSIVES IN DEMOLITION OPERATIONS SHALL CONFORM TO THE REQUIREMENTS AND LIMITATIONS IMPOSED BY THE *NEW YORK CITY FIRE CODE* AND SECTION 3312.

**3306.9.8 HAZARDS TO BE REMOVED.** HAZARDS SHALL BE REMOVED IN ACCORDANCE WITH THE FOLLOWING REQUIREMENTS:

1. BEFORE COMMENCEMENT OF ACTUAL DEMOLITION, ALL GLASS IN WINDOWS, DOORS, SKYLIGHTS, AND FIXTURES SHALL BE REMOVED.
2. IN ANY STRUCTURE MORE THAN 25 FEET HIGH (7620 MM), ANY WINDOW OR OTHER EXTERIOR WALL OPENING THAT IS WITHIN 20 FEET (6096 MM) OF A FLOOR OPENING USED FOR THE PASSAGE OF DEBRIS FROM FLOORS ABOVE SHALL BE SOLIDLY BOARDED UP OR OTHERWISE SUBSTANTIALLY COVERED, UNLESS SUCH WINDOW OR OPENING IS SO LOCATED AS TO PRECLUDE THE POSSIBILITY OF ANY PERSON BEING INJURED BY MATERIAL THAT MAY FALL FROM SUCH WINDOW OR OPENING.
3. BEFORE DEMOLITION IS STARTED, THE CELLAR AND ALL FLOORS SHALL BE THOROUGHLY CLEANED OF COMBUSTIBLE MATERIALS AND DEBRIS. ALL FIXTURES AND EQUIPMENT THAT WOULD CAUSE VOIDS IN THE FILL SHALL BE REMOVED. IF THE CELLAR IS TO BE FILLED TO GRADE, THE FIRST FLOOR CONSTRUCTION SHALL BE REMOVED AND THE EXISTING CELLAR FLOOR SHALL BE BROKEN UP TO THE EXTENT NECESSARY TO PROVIDE GROUND DRAINAGE AND PREVENT ACCUMULATION OF WATER. IF THE CELLAR IS NOT TO BE FILLED, POSITIVE CELLAR DRAINAGE SHALL BE PROVIDED.
4. ALL ASBESTOS SHALL BE REMOVED AND CERTIFICATIONS TO THAT EFFECT SHALL BE FILED WITH THE DEPARTMENT AND THE DEPARTMENT OF ENVIRONMENTAL PROTECTION.

**3306.9.9 WALLS.** DEMOLITION OF WALLS AND PARTITIONS SHALL COMPLY WITH THE FOLLOWING REQUIREMENTS

1. DEMOLITION OF WALLS AND PARTITIONS SHALL PROCEED IN A SYSTEMATIC MANNER, AND ALL WORK ABOVE EACH TIER OF FLOOR BEAMS SHALL BE COMPLETED BEFORE ANY OF THE SUPPORTING STRUCTURAL MEMBERS ARE DISTURBED.
2. SECTIONS OF MASONRY WALLS SHALL NOT BE LOOSENEED OR PERMITTED TO FALL IN SUCH MASSES AS TO AFFECT THE CARRYING CAPACITY OF FLOORS OR THE STABILITY OF STRUCTURAL SUPPORTS.
3. NO WALL, CHIMNEY, OR OTHER STRUCTURAL PART SHALL BE LEFT IN SUCH CONDITION THAT IT MAY COLLAPSE OR BE TOPPLED BY WIND, VIBRATION OR ANY OTHER CAUSE.
4. NO SECTION OF WALL WITH A HEIGHT MORE THAN 22 TIMES ITS THICKNESS SHALL BE PERMITTED TO STAND WITHOUT BRACING DESIGNED BY A REGISTERED DESIGN PROFESSIONAL.
5. WHERE BRICK OR MASONRY CHIMNEYS CANNOT BE SAFELY TOPPLED OR DROPPED, ALL MATERIALS SHALL BE DROPPED DOWN ON THE INSIDE OF SUCH CHIMNEYS.
6. ALL ENCLOSED VERTICAL SHAFTS AND STAIRS SHALL BE MAINTAINED ENCLOSED AT ALL FLOORS EXCEPT THE UPPERMOST FLOOR BEING DEMOLISHED, AND ALL WORK ON THE UPPERMOST FLOOR SHALL BE COMPLETED BEFORE STAIR AND SHAFT ENCLOSURES ON THE FLOOR BELOW ARE DISTURBED. ALL HAND RAILS AND BANISTERS SHALL BE LEFT IN PLACE UNTIL ACTUAL DEMOLITION OF SUCH FLOOR IS IN PROGRESS.

**3306.9.10 FLOORS.** NO BEARING PARTITION SHALL BE REMOVED FROM ANY FLOOR UNTIL THE FLOOR FRAMING SYSTEM ON THE FLOOR ABOVE HAS BEEN REMOVED AND LOWERED. ALL HEADER BEAMS AND HEADERS AT STAIR OPENINGS AND CHIMNEYS SHALL BE CAREFULLY EXAMINED AND, WHERE REQUIRED, SHALL BE SHORED FROM THE CELLAR FLOOR THROUGH SUCCESSIVE FLOORS. ALL OPERATIONS SHALL BE CONTINUALLY INSPECTED AS THE WORK PROGRESSES TO DETECT ANY HAZARDS THAT MAY DEVELOP.

**3306.9.11 STORAGE OF MATERIAL.** MATERIAL SHALL NOT BE STORED ON CATCH PLATFORMS, WORKING PLATFORMS, FLOORS, OR STAIRWAYS OF ANY STRUCTURE, EXCEPT THAT ANY ONE FLOOR OF A BUILDING TO BE DEMOLISHED MAY BE USED FOR THE TEMPORARY STORAGE OF MATERIAL WHEN SUCH FLOOR CAN BE EVALUATED BY AN ENGINEER AND PROVEN TO BE OF ADEQUATE STRENGTH TO SUPPORT ONE AND ONE-HALF TIMES THE LOAD TO BE SUPERIMPOSED. SUCH EVALUATION BY THE ENGINEER SHALL BE MAINTAINED BY THE PERMIT HOLDER AND MADE AVAILABLE TO THE DEPARTMENT UPON REQUEST. STORAGE SPACES SHALL NOT INTERFERE WITH ACCESS TO ANY STAIRWAY OR PASSAGEWAY, AND SUITABLE BARRICADES SHALL BE PROVIDED SO AS TO PREVENT MATERIAL FROM SLIDING OR REBOUNDED INTO ANY SPACE ACCESSIBLE TO THE PUBLIC. ALL MATERIAL SHALL BE SAFELY PILED IN SUCH STORAGE LOCATIONS IN A MANNER THAT WILL NOT OVERLOAD ANY PART OF THE STRUCTURE OR CREATE ANY HAZARD.

**3306.9.11.1 EXAMINATION.** BEFORE ANY MATERIAL IS STORED ON ANY FLOOR, THE EXISTING FLOORING ADJACENT TO BEARING WALLS, SHEAR WALLS, BEAMS AND COLUMNS SHALL BE REMOVED AND THE CONNECTIONS OF THE FLOOR FRAMING SYSTEM TO THE BEARING WALLS, SHEAR WALLS, BEAMS AND COLUMNS SHALL BE CAREFULLY EXAMINED BY A COMPETENT PERSON TO ASCERTAIN THEIR CONDITION AND ADEQUACY TO SUPPORT SUCH MATERIAL. IF THE CONNECTIONS ARE FOUND TO BE IN POOR CONDITION OR INADEQUATE TO SUPPORT THE STORED MATERIAL, NO MATERIAL SHALL BE DEPOSITED ON THE FLOOR UNTIL THESE CONNECTIONS ARE SHORED FROM THE CELLAR FLOOR THROUGH EACH SUCCESSIVE FLOOR OR OTHERWISE STRENGTHENED TO SAFELY SUPPORT SUCH MATERIAL.

**3306.9.11.2 REMOVAL OF FLOOR SLABS FOR STORAGE.** IN BUILDINGS OF NONCOMBUSTIBLE CONSTRUCTION, FLOOR SLABS TO AN ELEVATION OF NOT MORE THAN 25 FEET (7620 MM) ABOVE THE LEGALLY ESTABLISHED CURB LEVEL MAY BE REMOVED TO PROVIDE TEMPORARY STORAGE FOR DEBRIS, PROVIDED THAT:

1. THE STORED DEBRIS IS PILED WITH SUFFICIENT UNIFORMITY TO PREVENT LATER DISPLACEMENT OF INTERIOR WALLS OR COLUMNS AS DETERMINED BY A REGISTERED DESIGN PROFESSIONAL.
2. THE HEIGHT OF THE PILED MATERIAL WILL NOT BURST THE EXTERIOR WALLS DUE TO HORIZONTAL LOADING AS DETERMINED BY A REGISTERED DESIGN PROFESSIONAL.
3. THE OPERATION DOES NOT OTHERWISE ENDANGER THE STABILITY OF THE STRUCTURE.

**3306.9.11.3 CELLAR STORAGE.** DEBRIS STORED IN THE CELLAR SHALL NOT BE PILED ABOVE THE LEVEL OF THE ADJACENT EXTERIOR GRADE UNLESS THE CONTRACTOR PROVIDES SHEET-PILING, SHORING, BRACING, OR SUCH OTHER MEANS NECESSARY TO INSURE THE STABILITY OF THE WALLS AND TO PREVENT ANY WAY FROM COLLAPSING DUE TO HORIZONTAL LOADING CREATED BY THE DEBRIS AS DETERMINED BY A REGISTERED DESIGN PROFESSIONAL.

**3306.9.12 REMOVAL OF MATERIAL.** DEBRIS, BRICKS, AND SIMILAR MATERIAL SHALL BE REMOVED THROUGH OPENINGS IN THE FLOORS OF THE STRUCTURE, OR BY MEANS OF CHUTES, BUCKETS, OR HOISTS THAT COMPLY WITH THE PROVISIONS OF THIS CHAPTER. OPENINGS IN ANY FLOOR SHALL NOT AGGREGATE MORE THAN 25 PERCENT OF THE AREA OF THAT FLOOR UNLESS IT CAN BE SHOWN BY SUBMISSION FROM A REGISTERED DESIGN PROFESSIONAL TO THE SATISFACTION OF THE COMMISSIONER THAT LARGER OPENINGS WILL NOT IMPAIR THE STABILITY OF THE STRUCTURE.

EVERY OPENING USED FOR THE REMOVAL OF DEBRIS IN EVERY FLOOR, EXCEPT THE TOP OR WORKING FLOOR, SHALL BE PROVIDED WITH A TIGHT ENCLOSURE FROM FLOOR TO FLOOR, EQUIVALENT TO THAT AFFORDED BY PLANKING, NOT LESS THAN 2 INCHES (51 MM) IN THICKNESS. AS AN ALTERNATIVE, IN BUILDINGS NOT MORE THAN SIX STORIES IN HEIGHT, SUCH OPENINGS MAY BE PROTECTED BY A TIGHT TEMPORARY COVERING EQUIVALENT TO THAT AFFORDED BY PLANKS NOT LESS THAN 2 INCHES (51 MM) IN THICKNESS AND LAID CLOSE. WHEREVER SUCH COVERING HAS BEEN TEMPORARILY REMOVED TO PERMIT DEBRIS REMOVAL, FLOOR OPENINGS SHALL BE PROTECTED BY STANDARD GUARDRAILS THAT MEET THE REQUIREMENTS OF SECTION 3307.8. SUCH COVERING SHALL BE PROMPTLY REPLACED IN POSITION UPON THE CEASING OF SUCH WORK AT THE END OF EACH WORK DAY.

EVERY OPENING NOT USED FOR THE REMOVAL OF DEBRIS IN ANY FLOOR SHALL BE SOLIDLY PLANKED OVER.

**3306.9.13 RODENT EXTERMINATION.** A LICENSED EXTERMINATOR SHALL EFFECTIVELY TREAT THE PREMISES FOR RODENT EXTERMINATION AS PER THE REQUIREMENTS OF THE DEPARTMENT OF HEALTH AND MENTAL HYGIENE. **EXCEPTION:** PARTIAL DEMOLITION OPERATIONS.

**3306.10 COMPLETION OF DEMOLITION OPERATIONS.** ALL WORK REQUIRED FOR STRUCTURAL STABILITY AND PERMANENT WATERPROOFING OF ADJACENT BUILDINGS MUST BE COMPLETED PRIOR TO DEMOLITION SIGN-OFF. AT THE COMPLETION OF DEMOLITION OPERATIONS, UNLESS NEW CONSTRUCTION IS TO FOLLOW WITHIN A PERIOD OF 3 MONTHS, THE SITE SHALL BE GRADED, DRAINED, OR OTHERWISE PROTECTED AS PROVIDED IN SECTION 3303.13.

**SAFEGUARDS DURING CONSTRUCTION OR DEMOLITION:**

**3301.1.2 FIRE CODE:**

IN ADDITION TO THE REQUIREMENTS OF THIS CHAPTER, CONSTRUCTION OR DEMOLITION OPERATIONS SHALL ALSO BE CONDUCTED IN CONFORMANCE WITH THE NEW YORK CITY FIRE CODE.

### 3303.7 FIRE PREVENTION AND FIRE PROTECTION:

FIRE FIGHTING EQUIPMENT, ACCESS AT THE CONSTRUCTION OR DEMOLITION SITE AND THE CONDUCT OF ALL CONSTRUCTION OR DEMOLITION OPERATIONS AFFECTING FIRE PREVENTION AND FIRE FIGHTING SHALL COMPLY WITH THE NEW YORK CITY FIRE CODE.

### 3303.7.1 WATER SUPPLY:

NO HAZARDOUS OR COMBUSTIBLE MATERIAL SHALL BE KEPT AT THE SITE UNLESS WATER SUPPLY FOR FIRE PROTECTION, EITHER TEMPORARY OR PERMANENT, IS AVAILABLE AT THE SITE.





### 3303.7.2 FIRE EXTINGUISHERS:

FIRE EXTINGUISHERS SHALL BE PROVIDED IN ACCORDANCE WITH THE NEW YORK CITY FIRE CODE.

#### 1404 PRECAUTIONS AGAINST FIRE:

**1404.1 SMOKING:**

SMOKING SHALL BE PROHIBITED AT ALL CONSTRUCTION SITES.  
SIGNS SHALL BE POSTED IN ACCORDANCE WITH SECTION 310.

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Special & Progress Inspections: M. JUST ARCHITECTURE, PC SHALL ONLY IDENTIFY ALL REQUIRED SPECIAL & PROGRESS INSPECTIONS AS THE DESIGN APPLICANT.  THE OWNER MUST RETAIN A CERTIFIED SPECIAL INSPECTION AGENCY PRIOR TO THE ISSUANCE OF A WORK PERMIT FOR ALL OF THE REQUIRED SPECIAL & PROGRESS INSPECTION ITEMS.			
Note: THIS PLAN IS APPROVED ONLY FOR WORK INDICATED ON THE APPLICATION SPECIFICATION SHEET. ALL OTHER MATTERS SHOWN ARE NOT TO BE RELIED UPON OR TO BE CONSIDERED EITHER BEING APPROVED OR IN ACCORDANCE WITH APPLICABLE CODES.			
New York Alteration Warning Statement: IT IS A VIOLATION OF NEW YORK REGULATION 69.5(b) FOR ANY PERSON, UNLESS ACTING UNDER THE DIRECTION OF A LICENSED ARCHITECT, TO ALTER AN ITEM IN ANY WAY WITHOUT AFFIXING TO THE ITEM HIS SEAL AND THE NOTIFICATION "ALTERED BY," FOLLOWED BY A SIGNATURE, DATE OF SUCH ALTERATION AND A SPECIFIC DESCRIPTION OF THE ALTERATION			
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DOB Approval Stamps:			
Project Address: 3500 Boston Post Road Bronx, NY 10803			
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1. CONTRACTOR TO CHECK AND VERIFY ALL MEASUREMENTS AND DIMENSIONS AND ACTUAL CONDITIONS AT SITE AND BE HELD RESPONSIBLE FOR SAME. CONTRACTOR TO OBTAIN ALL PERMITS AND FEES TO START AND COMPLETE ALTERATION. UPON COMPLETION OF JOB, CONTRACTOR IS TO SUPPLY OWNER WITH A CERTIFICATE OF OCCUPANCY.
2. A STATEMENT SHALL BE FILED BY THE OWNER, THAT THE SYSTEM OF VENTILATION WILL BE KEPT IN CONTINUOUS OPERATION AT ALL TIMES DURING THE NORMAL OCCUPANCY OF THE STRUCTURE AS PROVIDED IN THE APPLICATION LAWS AS FILED BY THE LICENSED PROFESSIONAL ENGINEER OR OTHER QUALIFIED PERSON WHO CONDUCTED THE TEST OF THE SYSTEM AND NOT UNTIL THE STATEMENT OF THE OWNER IS FILED.
3. ALL PLUMBING WORK SHALL BE IN ACCORDANCE WITH REQUIREMENTS OF THE 2014 NYC PLUMBING CODE.
4. ALL WATER SUPPLIES SHALL BE OVER THE RIM OR SHALL BE PROVIDED WITH APPROVED VACUUM BREAKER FOR WATER CLOSET FLUSH VALVES, HOW BIBBS, ETC.
5. ALL NOTES, DIMENSIONS, DETAILS AND JOB CONDITIONS ARE TO BE CHECKED AND VERIFIED, ANY DISCREPANCY SHALL BE BROUGHT. TO THE ATTENTION OF THE ARCHITECT/ENGINEER PRIOR TO COMMENCEMENT OF WORK.
6. ALL REQUIRED AND NECESSARY PERMITS SHALL BE SECURED FROM ALL MUNICIPAL AGENCIES HAVING JURISDICTION AT THE COST AND EXPENSE OF THE CONTRACTOR. PRIOR TO START OF WORK, CONTRACTOR SHALL OBTAIN APPROVAL OF ALL COMPLETED WORK AS REQUIRED BY NEW YORK CITY ADMINISTRATIVE CODE AND ALL REQUIRED AGENCIES.
7. EACH CONTRACTOR WILL BE HELD RESPONSIBLE FOR HIS WORK. THE GENERAL CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS AT THE BUILDINGS AND WILL BE RESPONSIBLE FOR THE JOINING OF WORK OF ALL TRADES.
8. ALL MATERIALS, ASSEMBLIES AND METHODS OF CONSTRUCTION NOT LISTED AS CONTROLLED INSPECTIONS SHALL BE SUBJECT TO SEMI-CONTROLLED INSPECTION BY THE PERSON SUPERINTENDING THE CONSTRUCTION. SIGNED COPIES OF ALL TEST AND INSPECTION REPORTS SHALL BE FILED THROUGH THE ARCHITECT/ENGINEER WITH THE DEPARTMENT.
9. THE CONTRACTOR SHALL FAMILIARIZE HIMSELF WITH THE REQUIREMENTS OF CHAPTER 33 "SAFEGUARDS DURING CONSTRUCTION OR DEMOLITION."
10. CONTRACTOR SHALL PROVIDE ALL SHORING, BRACING, BARRICADES, TEMPORARY FENCES, PARTITIONS, AND EXCAVATIONS, ETC. TO ACCOMPLISH ALL OF THE WORK IN AN APPROVED MANNER.
11. NO DRAWINGS TO BE SCALED, DIMENSIONS ARE TO BE USED.
12. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE RULES AND REGULATIONS OF THE NEW YORK CITY BUILDING CODE.
13. ALL ELECTRIC WORK TO COMPLY WITH THE NYC BUREAU OF ELECTRICAL CONTROL.
14. THE CONTRACTOR SHALL SEE THAT THE JOB IS BROOM SWEEPED UPON COMPLETION OF THE WORK.
15. THE ARCHITECT/ENGINEER HAS NOT BEEN RETAINED TO SUPERVISE ANY CONSTRUCTION OR INSTALLATION FOR ANY EQUIPMENT.

AS PER §28-104.8.4.1 PUBLIC AVAILABILITY OF TENANT PROTECTION PLAN, THE DEPARTMENT SHALL MAKE THE TENANT PROTECTION PLAN PUBLICLY AVAILABLE ON ITS WEB SITE.

2. AS PER §28-104.8.4.2 PROVISION OF COPY OF TENANT PROTECTION PLAN TO OCCUPANTS UPON REQUEST. THE OWNER OF A BUILDING UNDERGOING WORK FOR WHICH A TENANT PROTECTION PLAN IS REQUIRED BY SECTION 28-104.8.4 SHALL, UPON REQUEST FROM AN OCCUPANT OF A DWELLING UNIT WITHIN SUCH BUILDING, PROVIDE SUCH OCCUPANT WITH A PAPER COPY OF THE TENANT PROTECTION PLAN APPROVED BY THE DEPARTMENT.

3. AS PER §28-104.8.4.3 NOTICE TO OCCUPANTS. UPON ISSUANCE OF A PERMIT FOR WORK CONTAINING A TENANT PROTECTION PLAN, THE OWNER SHALL (I) DISTRIBUTE A NOTICE REGARDING SUCH PLAN TO EACH OCCUPIED DWELLING UNIT OR (II) POST A NOTICE REGARDING SUCH PLAN IN A CONSPICUOUS MANNER IN THE BUILDING LOBBY, AS WELL AS ON EACH FLOOR WITHIN TEN FEET OF THE ELEVATOR, OR IN A BUILDING WHERE THERE IS NO ELEVATOR, WITHIN TEN FEET OF OR IN THE MAIN STAIRWELL ON SUCH FLOOR. THE NOTICE SHALL BE IN A FORM CREATED OR APPROVED BY THE DEPARTMENT AND SHALL INCLUDE:

1. A STATEMENT THAT OCCUPANTS OF THE BUILDING MAY OBTAIN A PAPER COPY OF SUCH PLAN FROM THE OWNER AND MAY ACCESS SUCH PLAN ON THE DEPARTMENT WEB SITE ;

2. THE NAME AND CONTACT INFORMATION FOR THE SITE SAFETY MANAGER, SITE SAFETY COORDINATOR OR SUPERINTENDENT OF CONSTRUCTION REQUIRED BY SECTION 3301.3 OF THE NEW YORK CITY BUILDING CODE, AS APPLICABLE, OR, IF THERE IS NO SITE SAFETY MANAGER, SITE SAFETY COORDINATOR OR SUPERINTENDENT OF CONSTRUCTION, THE NAME AND CONTACT INFORMATION OF THE OWNER OF THE BUILDING OR SUCH OWNER'S DESIGNEE; AND

3. A STATEMENT THAT OCCUPANTS OF THE BUILDING MAY CALL 311 TO MAKE COMPLAINTS ABOUT THE WORK.

4. CONSTRUCTION WORK WILL BE CONFINED TO THE AREA OF WORK, AND WILL NOT CREATE DUST, DIRT, OR OTHER SUCH INCONVENIENCES TO OTHER OCCUPIED AREAS WITHIN THE BUILDING.

5. CONSTRUCTION OPERATION WILL NOT BLOCK HALLWAYS OR MEANS OF EGRESS FOR TENANTS OF BUILDING.

6. CONSTRUCTION OPERATIONS WILL NOT INVOLVE INTERRUPTION OF HEATING, WATER OR ELECTRICAL SERVICES TO OTHER TENANTS OF THE BUILDING.

7. EGRESS:  
AT ALL TIMES IN THE COURSE OF CONSTRUCTION PROVISION IS MADE FOR ADEQUATE EGRESS, AS REQUIRED BY THE CODE. REQUIRED EGRESS MUST NOT BE OBSTRUCTED AT ANY TIME.

8. FIRE SAFETY:  
ALL NECESSARY LAWS AND CONTROLS AS WELL AS ANY ADDITIONAL SAFETY MEASURES NECESSITATED BY THE CONSTRUCTION SHALL BE STRICTLY OBSERVED.

9. HEALTH REQUIREMENTS:  
PROVISION FOR CONTROL OF DUST, DISPOSAL OF CONSTRUCTION DEBRIS, PEST CONTROL AND MAINTENANCE OF SANITARY FACILITIES, AND LIMITATION OF NOISE TO ACCEPTABLE LEVELS SHALL BE INCLUDED.

10. SERVICES:  
CONTINUATION OF ESSENTIAL SERVICES AS REQUIRED BY THE NEW YORK CITY BUILDING CODE.

11. STRUCTURAL STABILITY:  
NO WORK TO BE DONE WHERE THERE MIGHT BE ANY DANGER TO OCCUPANTS DUE TO STRUCTURAL WORK.

12. NOISE RESTRICTIONS:  
CONSTRUCTION OPERATION WILL BE CONFINED TO NORMAL WORKING HOURS: 8 A.M. TO 5 P.M., MONDAYS THROUGH FRIDAYS, EXCEPT LEGAL HOLIDAYS. HOURS OF THE DAY OR DAYS OF THE WEEK IN WHICH CONSTRUCTION WORK MAY BE UNDERTAKEN SHALL OBSERVE THE LIMITATIONS PURSUANT TO THE NEW YORK CITY NOISE CONTROL CODE.

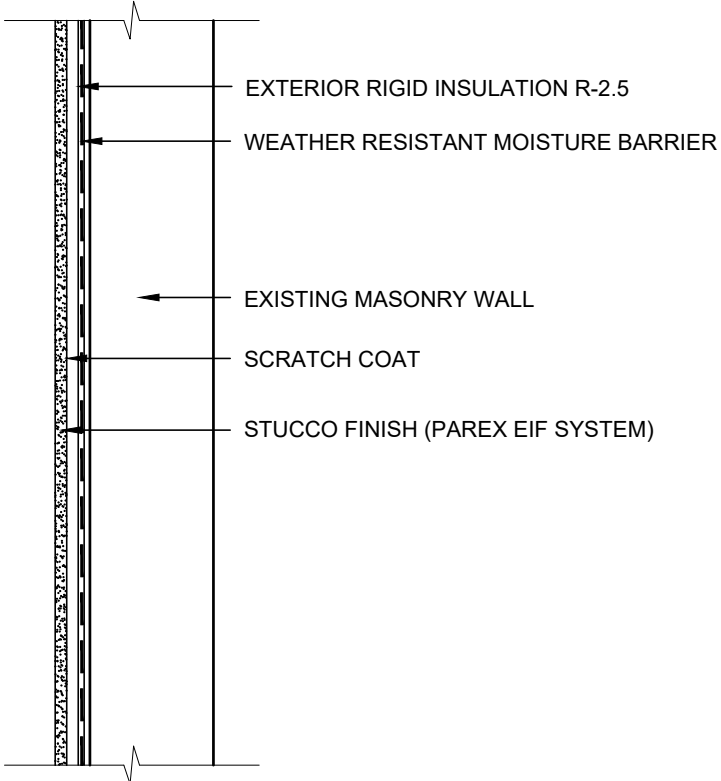
1. ALL MATERIALS AND CONSTRUCTION METHODS SHALL BE IN COMPLIANCE WITH THE REGULATIONS OF THE BUILDING CODE OF THE CITY OF NEW YORK, 2014 EDITION WITH LATEST AMENDMENTS.
2. NO WORK SHALL COMMENCE WITHOUT THE ISSUANCE OF THE REQUIRED PERMITS BY THE COMMISSIONER.
3. THE CONTRACTOR SHALL COMPLY WITH THE PROVISIONS OF SUBCHAPTER THREE ARTICLE SEVEN AND RS-19 REGARDING THE SAFETY OF PUBLIC AND PROPERTY DURING BUILDING OPERATIONS.
4. ALL NOTES, DIMENSIONS, DETAILS AND JOB CONDITIONS ARE TO BE VERIFIED IN THE FIELD PRIOR TO THE COMMENCEMENT OF WORK. ANY DISCREPANCIES SHALL BE IMMEDIATELY PRESENTED TO THE ENGINEER FOR SUBSEQUENT DIRECTION.
5. DRAWINGS SHALL NOT BE SCALED. ONLY GIVEN DIMENSIONS ARE TO BE USED.
6. NO FOUNDATION OR EARTHWORK PERMIT SHALL BE ISSUED UNLESS AND UNTIL AT LEAST FIVE DAYS PRIOR WRITTEN NOTICE OF THE PERMIT APPLICATION SHALL HAVE BEEN GIVEN BY THE APPLICANT TO THE OWNERS OF ALL ADJOINING LOTS, BUILDINGS AND SERVICE FACILITIES WHICH MAY BE AFFECTED BY THE PROPOSED FOUNDATION WORK OR EARTHWORK OPERATIONS.
7. ALL FOUNDATION AND EARTHWORK OPERATIONS SHALL BE PERFORMED IN ACCORDANCE WITH THE REQUIREMENTS OF SUBCHAPTERS ELEVEN AND NINETEEN OF THE CODE; AND ALL LOTS, BUILDINGS AND SERVICE FACILITIES ADJOINING THE FOUNDATION AND EARTHWORK AREAS SHALL BE PROTECTED AND SUPPORTED IN ACCORDANCE WITH THE REQUIREMENTS OF SUBCHAPTER ELEVEN AND NINETEEN OF THE CODE AND SUBCHAPTER SEVENTEEN OF CHAPTER ONE OF TITLE TWENTY SIX OF THE ADMINISTRATIVE CODE.

1. ALL CONCRETE WORK TO CONFORM TO ACI BUILDING CODE (ACI 318) AND BE IN ACCORDANCE WITH THE MANUAL OF STANDARD PRACTICE FOR DETAILING OF REINFORCED CONCRETE STRUCTURES (ACI 315) AND SUB-ARTICLE 1004.0 OF THE NEW YORK CITY BUILDING CODE.
2. MINIMUM CONCRETE STRENGTHS @ 28 DAYS:  $f_c=4,000$  p.s.i.
3. ALL REINFORCING BARS TO CONFORM TO ASTM DESIGNATION A615, GRADE 60 AND W.W. FABRIC TO CONFORM TO ASTM DESIGNATION A82 AND A185.
4. ALL SLABS SHALL BE FINISHED AS NOTED ON ARCHITECTURAL DRAWINGS.
5. ALL PLUMBING SLOTS TO BE FILLED WITH CONCRETE TO THE SAME DEPTH AS THE SLAB AFTER PIPING IS INSTALLED.
6. GROUT FOR STEEL COLUMN BASES TO BE NON-SHRINK.
7. NO HORIZONTAL CONSTRUCTION JOINTS WILL BE PERMITTED IN WALLS, BUTTRESSES, OR FOOTINGS.

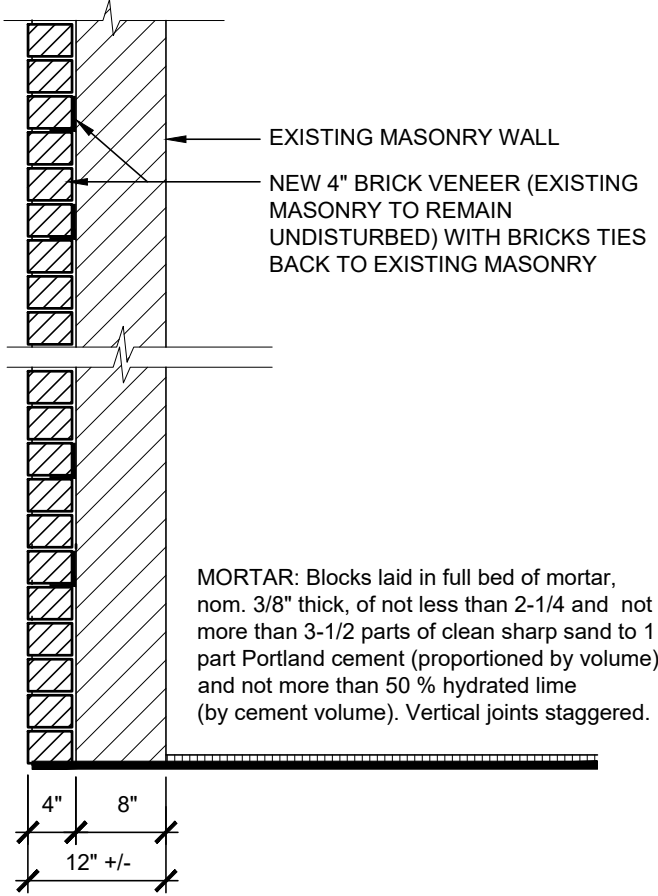
EMERGENCY LIGHTING FACILITIES SHALL BE ARRANGED TO PROVIDE INITIAL ILLUMINATION THAT IS AT LEAST AN AVERAGE OF 2 FOOT-CANDLE (22 LUX) AND A MINIMUM AT ANY POINT OF 0.2 FOOT-CANDLE (2.15 LUX) MEASURED ALONG THE PATH OF EGRESS AT FLOOR LEVEL. ILLUMINATION LEVELS SHALL BE PERMITTED TO DECLINE TO 0.6 FOOT-CANDLE (6.46 LUX) AVERAGE AND A MINIMUM AT ANY POINT OF 0.06 FOOT-CANDLE (0.646 LUX) AT THE END OF THE EMERGENCY LIGHTING TIME DURATION. A MAXIMUM-TO-MINIMUM ILLUMINATION UNIFORMITY RATIO OF 40 TO 1 SHALL NOT BE EXCEEDED.

[illegible]

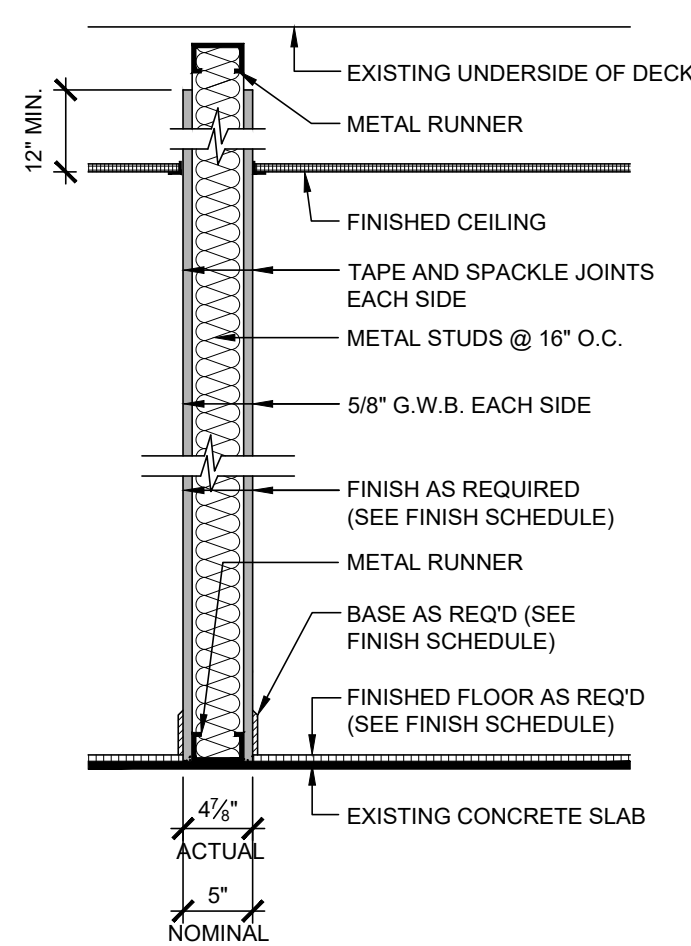




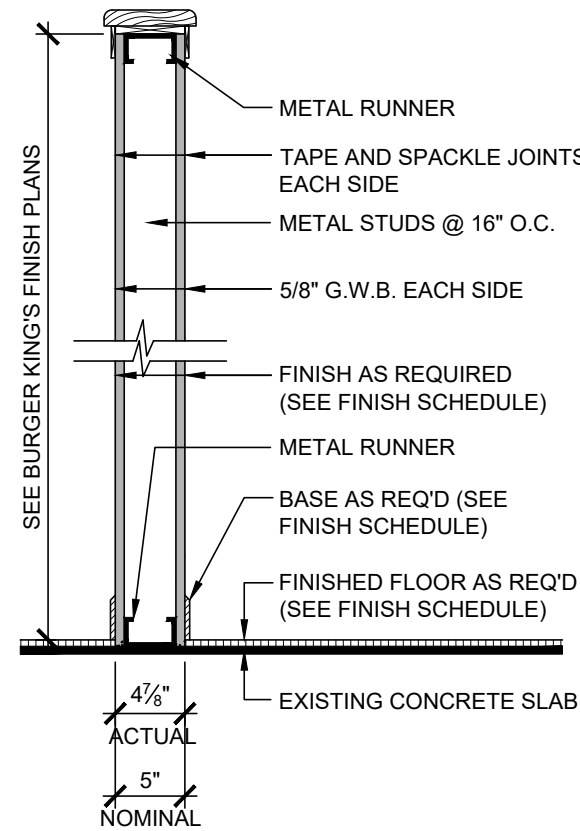
1 **STUCCO FINISH (PAREX EIF SYSTEM)  
OVER EXISTING MASONRY WALL**



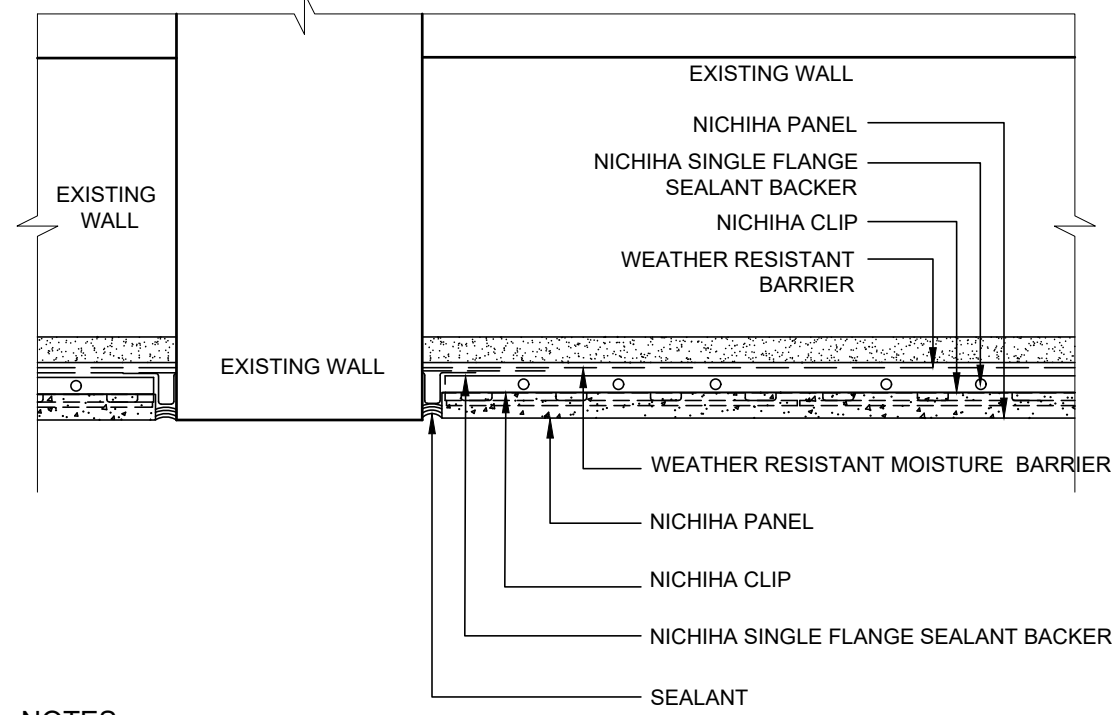
2 **NEW 4" BRICK VENEER ON  
EXISTING BRICK WALL**



3 **NON-RATED INTERIOR PARTITION**  
FOR TYPE 3 - USE 3-5/8" METAL STUDS @ 16" O.C.

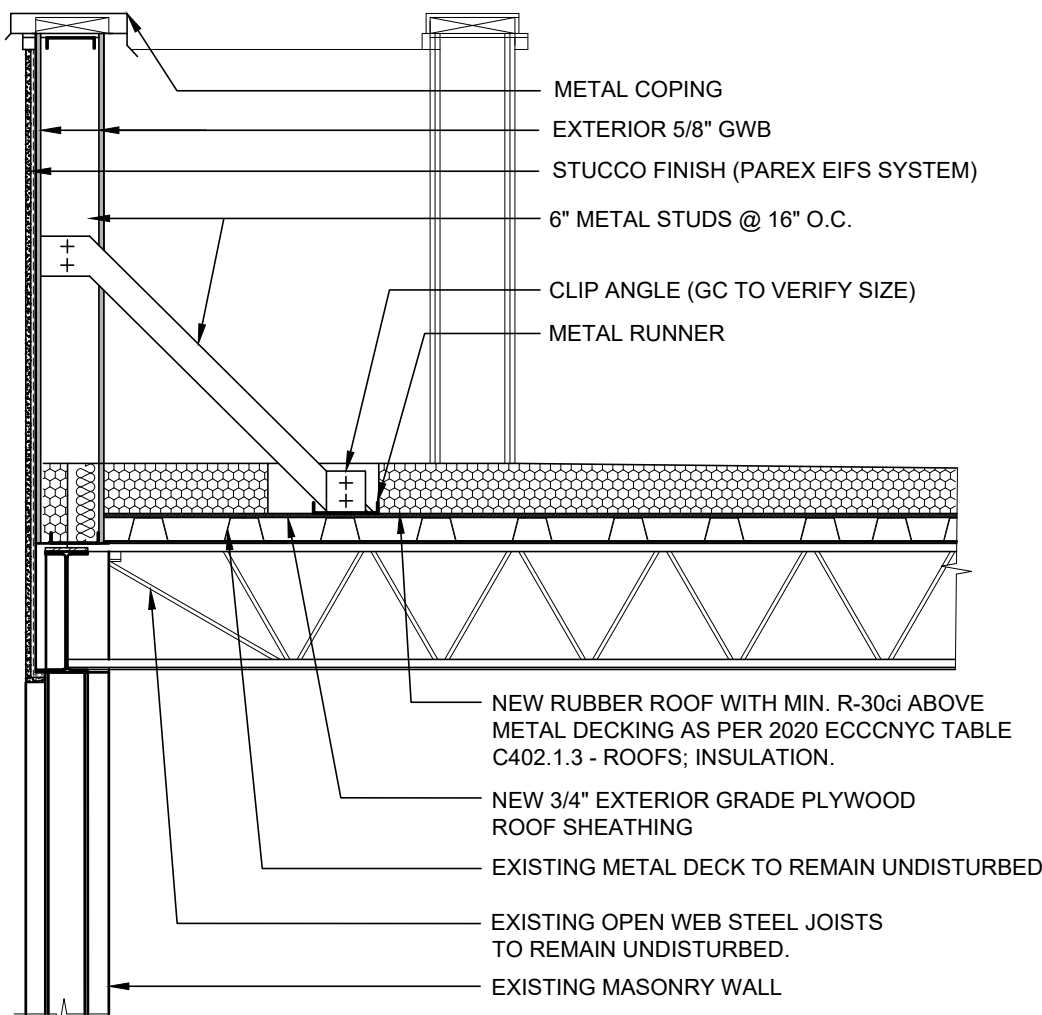


4 **NON-RATED INTERIOR PARTITION**  
FOR TYPE 4 - USE 3-5/8" METAL STUDS @ 16" O.C.  
FOR WET WALLS/AREAS - USE 5/8" WATER/MOLD RESISTANT  
GWB & NO BATT INSULATION

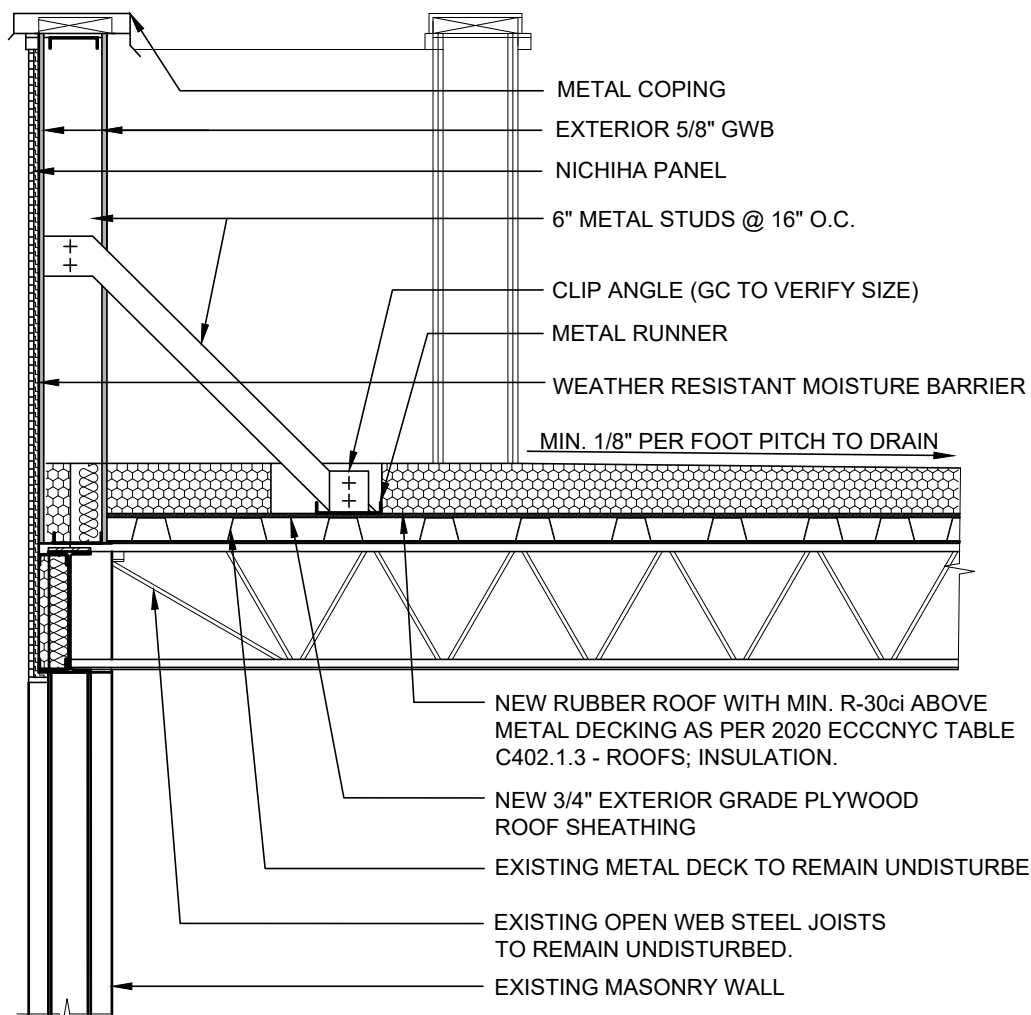


- NOTES:
- THIS CONCEPTUAL DETAIL IS A GUIDE FOR INSTALLATION OF NICHHA PRODUCTS. ARCHITECTS/ENGINEERS/ CONTRACTORS ARE RESPONSIBLE FOR SUCCESSFUL APPLICATION WHICH DEPENDS UPON SUBSTRATE DESIGN AND CONSTRUCTION BUILT IN ACCORDANCE WITH BEST PRACTICES AND LOCAL BUILDING CODES.
  - METAL FRAMING MEMBERS MUST BE A MINIMUM OF 18 GA.
  - NICHHA PANEL REPRESENTED HERE IS 5/8" NICHHA PRODUCT, ADJUST ACCORDINGLY FOR OTHER NICHHA PRODUCT THICKNESSES.
  - SHEATHING REPRESENTED HERE IS 5/8" EXTERIOR GYPSUM WALLBOARD, IF USING OSB OR PLYWOOD ADJUST ACCORDINGLY.
  - FOR PENETRATIONS GREATER THAN 1.5", BLOCK/FRAME OUT THE OPENING. SMALLER PENETRATIONS MAY BE CUT THROUGH PANEL AND SEALED WITH POLYURETHANE SEALANT.

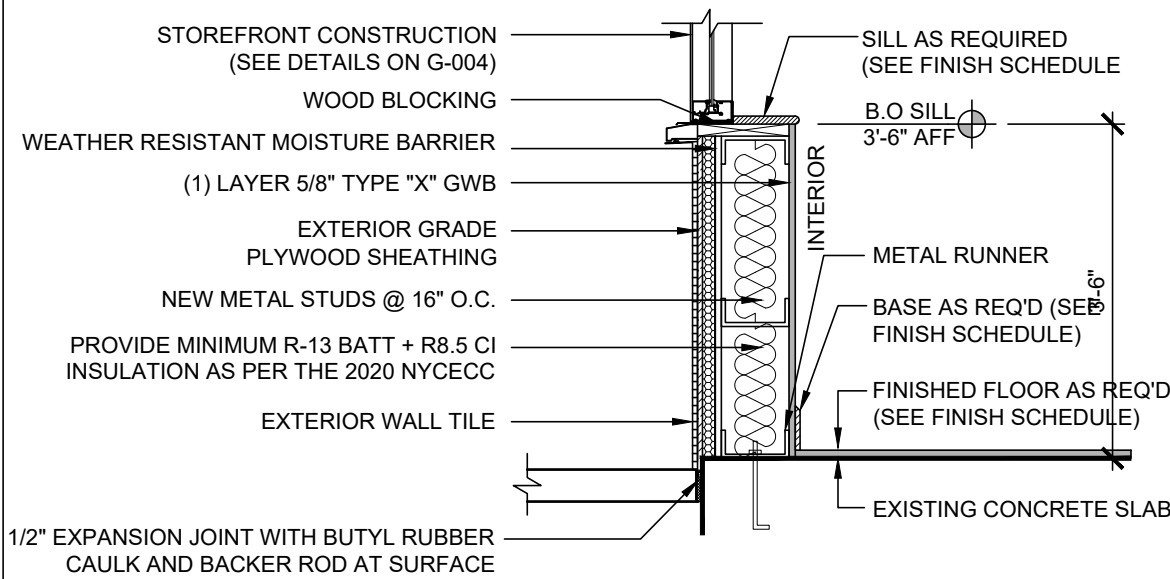
5 **NICHHA PANEL AT WALL DETAIL**  
NTS



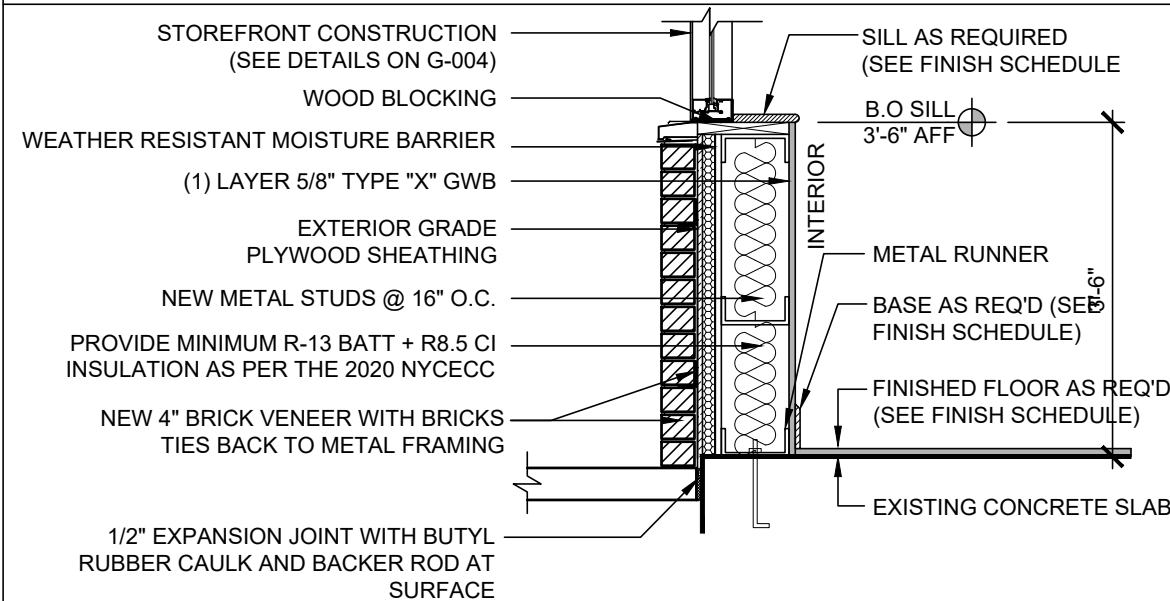
6 **PARAPET WALL WITH EIFS  
FINISH AT EXIST. OWSJ**



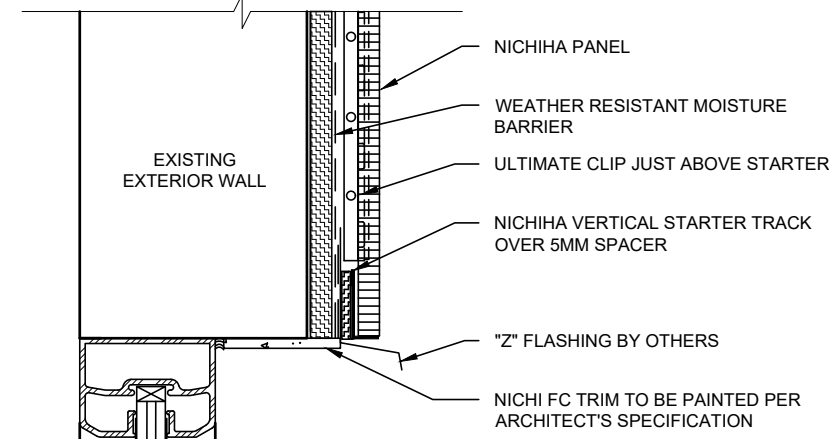
7 **PARAPET WALL WITH NICHHA EXTERIOR  
WALL TILE FINISH AT EXIST. OWSJ**



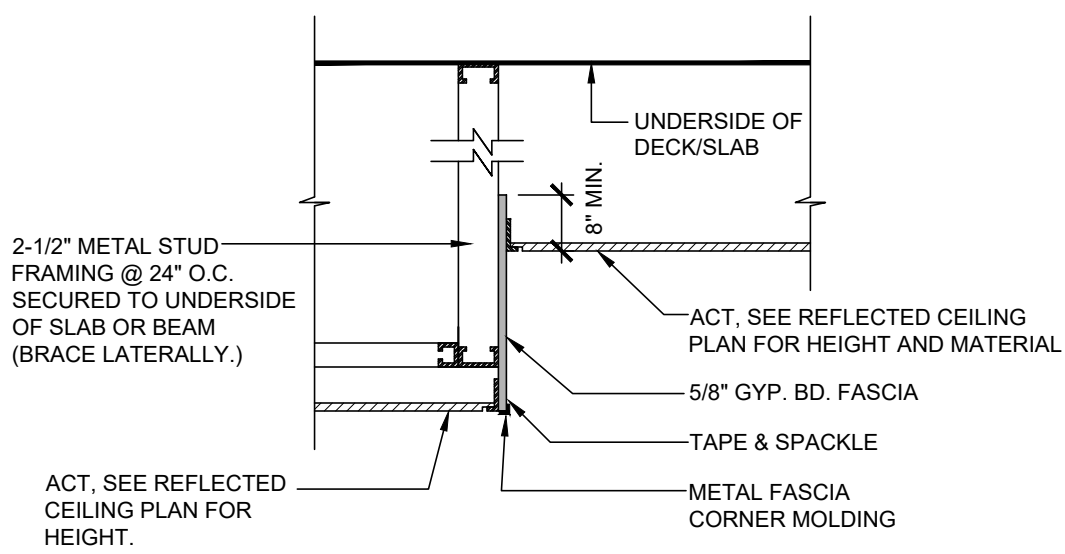
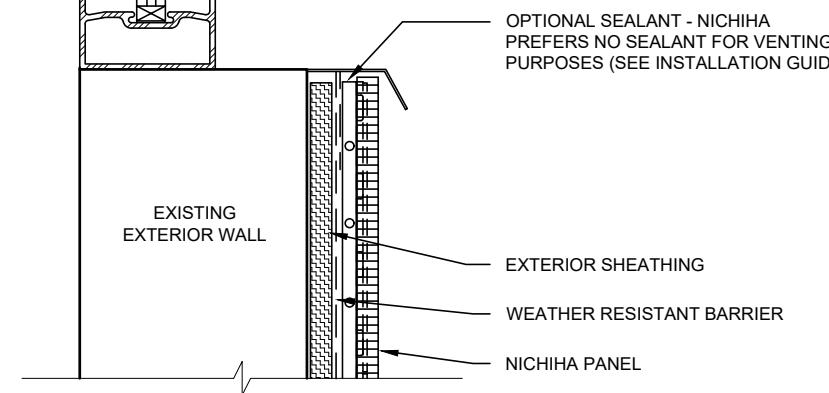
8 **EXTERIOR WALL UNDER STOREFRONT  
WITH EXTERIOR WALL TILE FINISH**



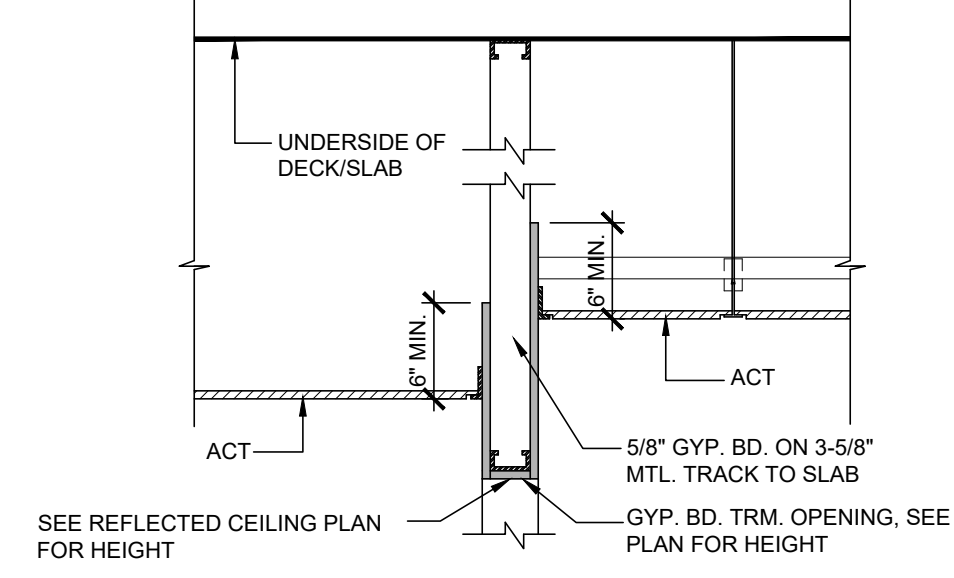
9 **EXTERIOR WALL UNDER STOREFRONT  
WITH BRICK VENEER**



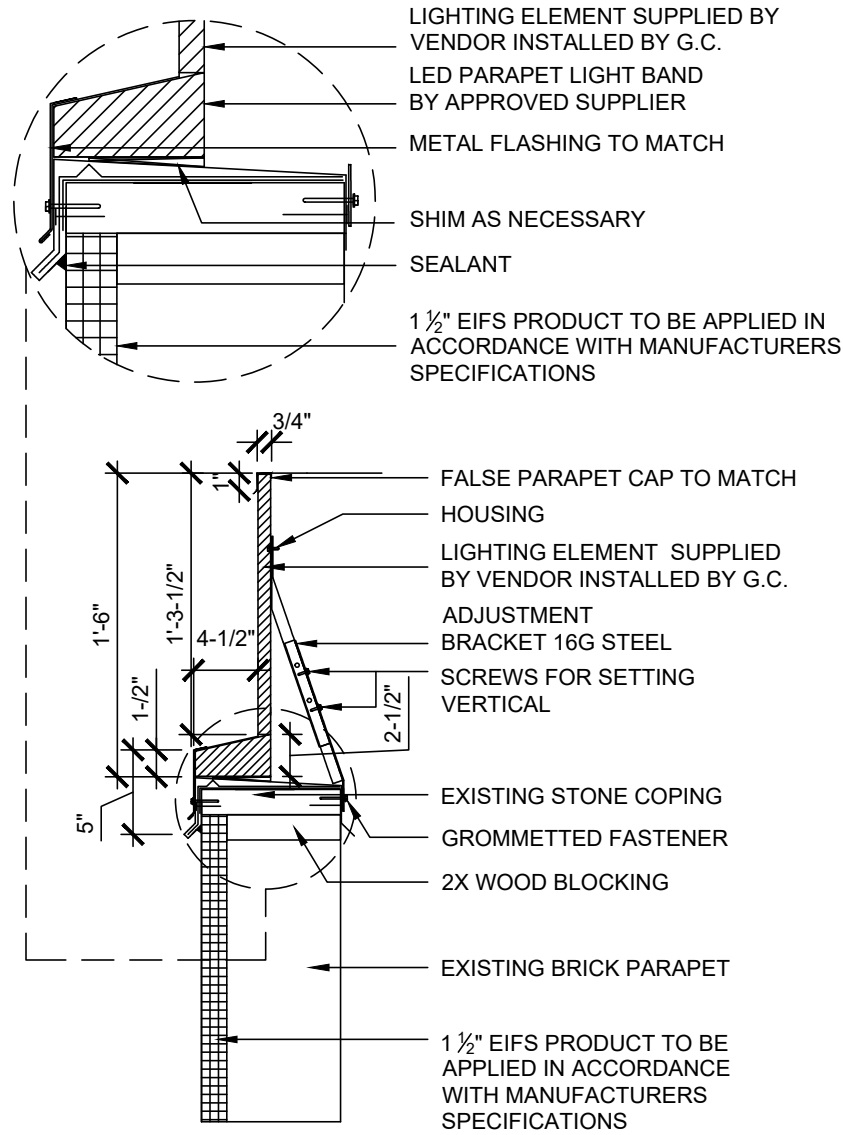
**NICHHA VERTICAL PANEL AT STOREFRONT  
DETAIL**  
NTS



**GWB FASCIA DETAIL**  
NOT TO SCALE



**GWB OPENING DETAIL**  
NOT TO SCALE

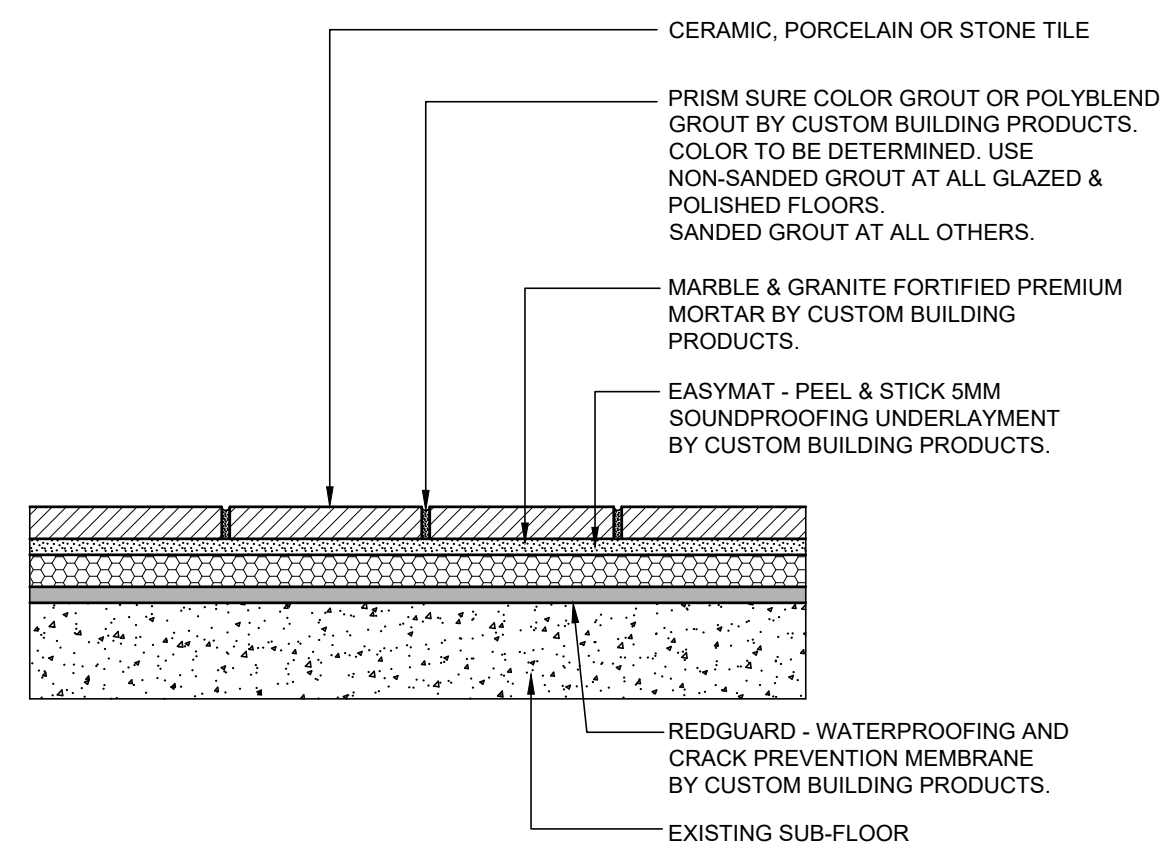


**PARAPET BAND DETAIL**  
SCALE: 1/2" = 1'-0"

NOTE TO INSTALLER:  
ALL GROUT SHALL BE SEALED WITH (2) COATS OF TILELAB SURFACEGARD PENETRATING SEALER BY CUSTOM BUILDING PRODUCTS.

NOTE TO INSTALLER:  
ALL UNGLAZED TILE SHALL BE SEALED WITH (2) COATS OF TILELAB SURFACEGARD PENETRATING SEALER BY CUSTOM BUILDING PRODUCTS. APPLY MINIMUM 24 HOURS PRIOR TO GROUTING.

NOTE TO INSTALLER:  
ALL FLOOR TILES ARE TO BE 100% BACK-BUTTERED. OCCASSIONALLY LIFT UP TILE TO ENSURE 100% COVERAGE.

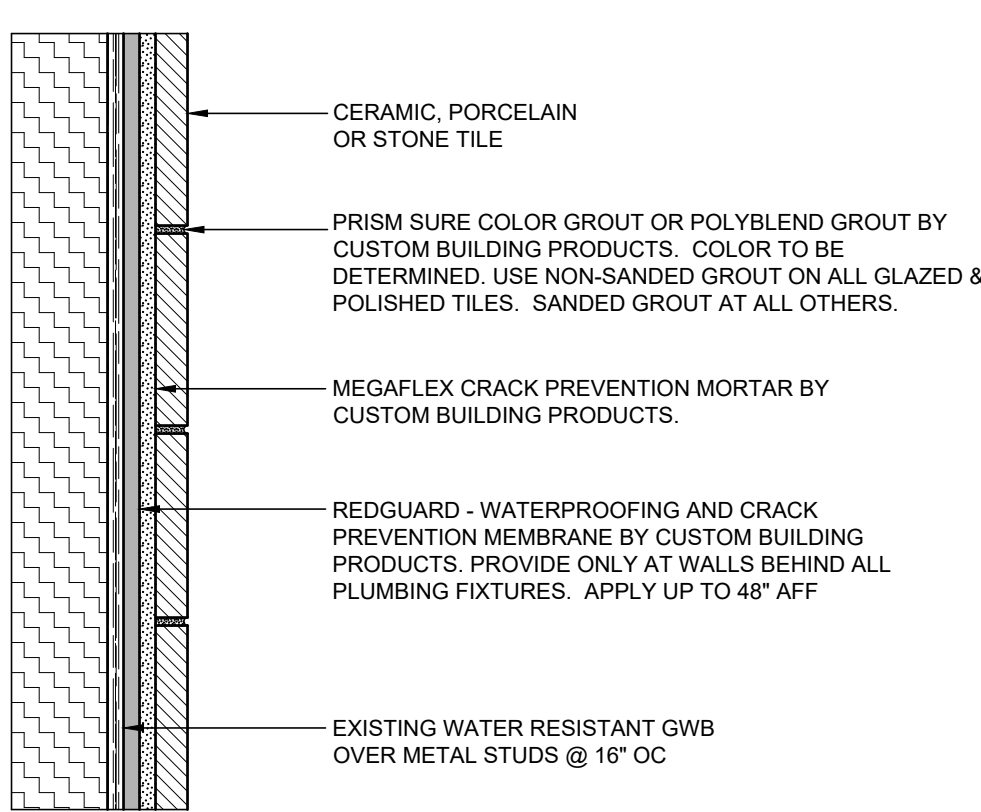


**FLOOR TILE INSTALLATION DETAIL**  
SCALE: 1" = 1'-0"

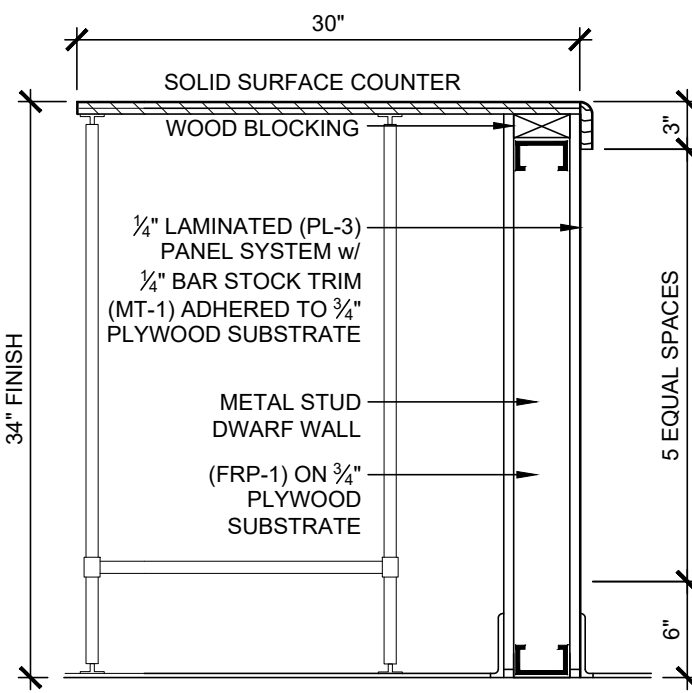
NOTE TO INSTALLER:  
ALL GROUT SHALL BE SEALED WITH (2) COATS OF TILELAB SURFACEGARD PENETRATING SEALER BY CUSTOM BUILDING PRODUCTS.

NOTE TO INSTALLER:  
ALL UNGLAZED TILE SHALL BE SEALED WITH (2) COATS OF TILELAB SURFACEGARD PENETRATING SEALER BY CUSTOM BUILDING PRODUCTS. APPLY MINIMUM 24 HOURS PRIOR TO GROUTING.

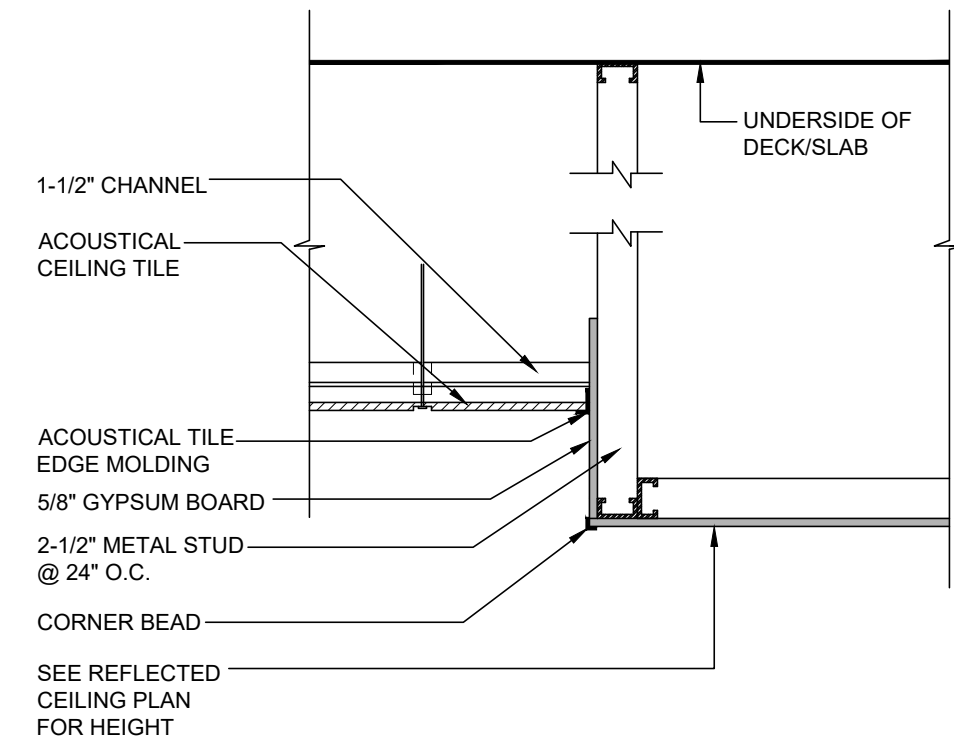
NOTE TO INSTALLER:  
ALL FLOOR TILES ARE TO BE 100% BACK-BUTTERED. OCCASSIONALLY LIFT UP TILE TO ENSURE 100% COVERAGE.



**WALL TILE INSTALLATION DETAIL**  
SCALE: 1" = 1'-0"



**SECTION AT SERVICE COUNTER**  
SCALE: 1/2" = 1'-0"



**GWB SOFFIT & FASCIA DETAIL**  
NOT TO SCALE

Michael D. Just, R.A., A.I.A.  
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**JUST ARCHITECTURE**  
572 Henry Street - Brooklyn, New York 11231

Rev. #	Date	Description	By
02-16-21	02-16-21	AS PER DOB OBJECTIONS	MY
03-11-21	03-11-21	AS PER DOB OBJECTIONS	MY

**Matthew Mbamelu**  
**APPROVED**  
Date: 04/01/2021

Special & Progress Inspections:  
M. JUST ARCHITECTURE, PC SHALL ONLY IDENTIFY ALL REQUIRED SPECIAL & PROGRESS INSPECTIONS AS THE DESIGN APPLICANT.

THE OWNER MUST RETAIN A CERTIFIED SPECIAL INSPECTION AGENCY PRIOR TO THE ISSUANCE OF A WORK PERMIT FOR ALL OF THE REQUIRED SPECIAL & PROGRESS INSPECTION ITEMS.

Note:  
THIS PLAN IS APPROVED ONLY FOR WORK INDICATED ON THE APPLICATION SPECIFICATION SHEET. ALL OTHER MATTERS SHOWN ARE NOT TO BE RELIED UPON OR TO BE CONSIDERED EITHER BEING APPROVED OR IN ACCORDANCE WITH APPLICABLE CODES.

New York Alteration Warning Statement:  
IT IS A VIOLATION OF NEW YORK REGULATION 26.05(b) FOR ANY PERSON, UNLESS ACTING UNDER THE DIRECTION OF A LICENSED ARCHITECT, TO ALTER AN ITEM IN ANY WAY WITHOUT AFFIXING TO THE ITEM HIS SEAL AND THE NOTIFICATION "ALTERED BY" FOLLOWED BY A SIGNATURE, DATE OF SUCH ALTERATION AND A SPECIFIC DESCRIPTION OF THE ALTERATION

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Client:  
Jay DellaMonica  
Creative Food Corp  
200 Garden City Plaza  
Garden City, NY 11530

DOB Approval Stamps:

Project Address:  
**3500 Boston Post Road**  
**Bronx, NY 10803**



Drawing Title:  
**DETAILS**

NYCDOB APPLICATION:  
**X00450536-I1**

BLOCK: 4723	Job No.: 18049	Date: 03-11-21
LOT: 66	Drawn By: 2b	Sheet: 4 of 25
ZONE: C2-2 in R5	MY	
MAP:		

Drawing No.:  
**G-003.00**

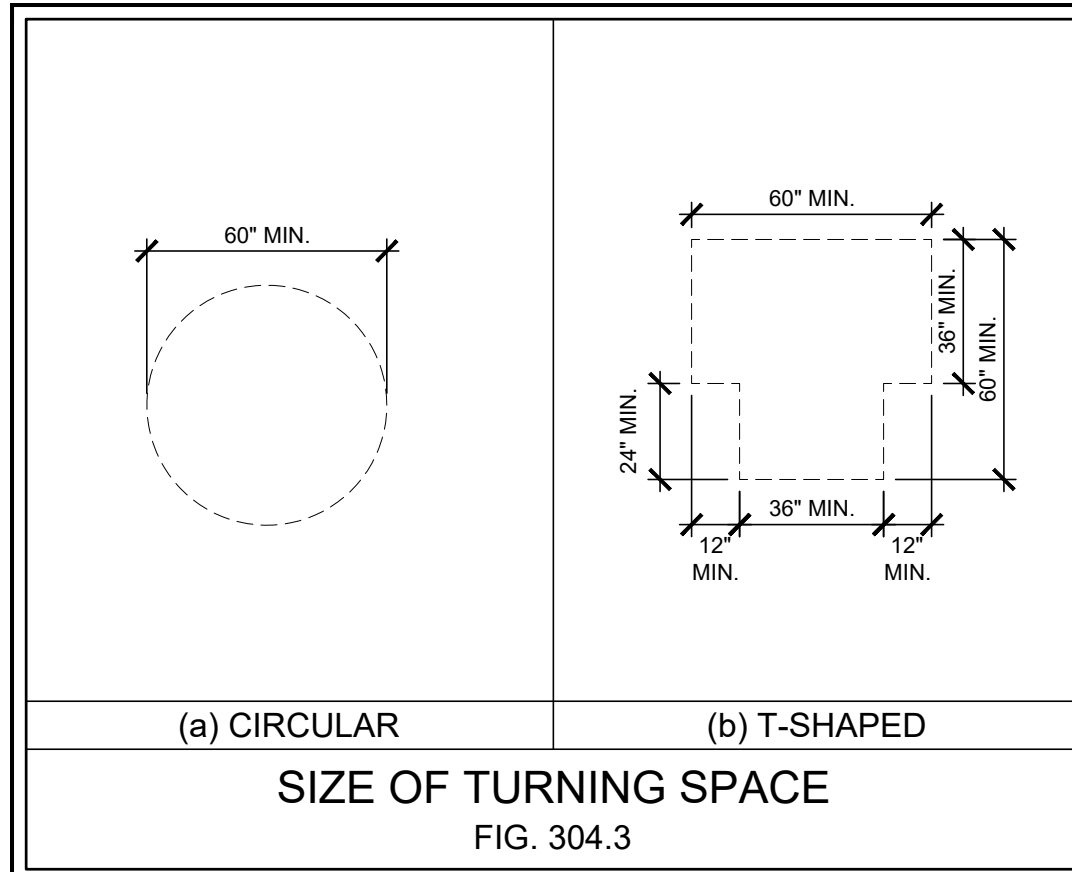




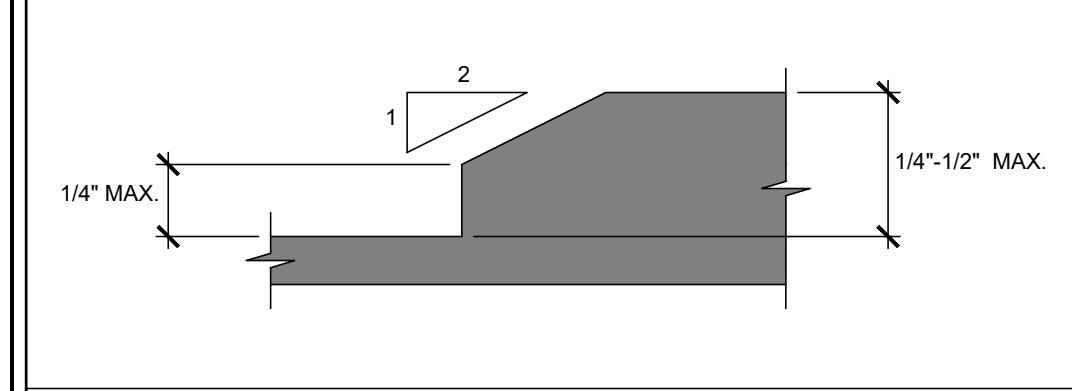




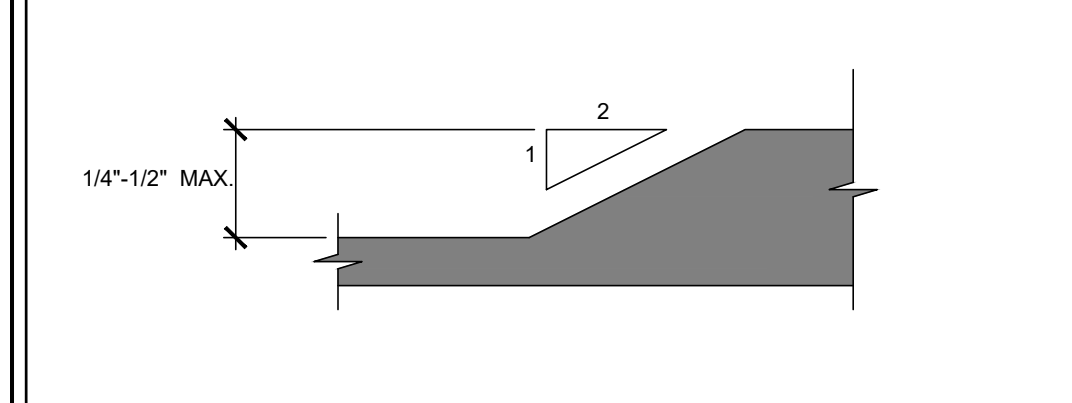




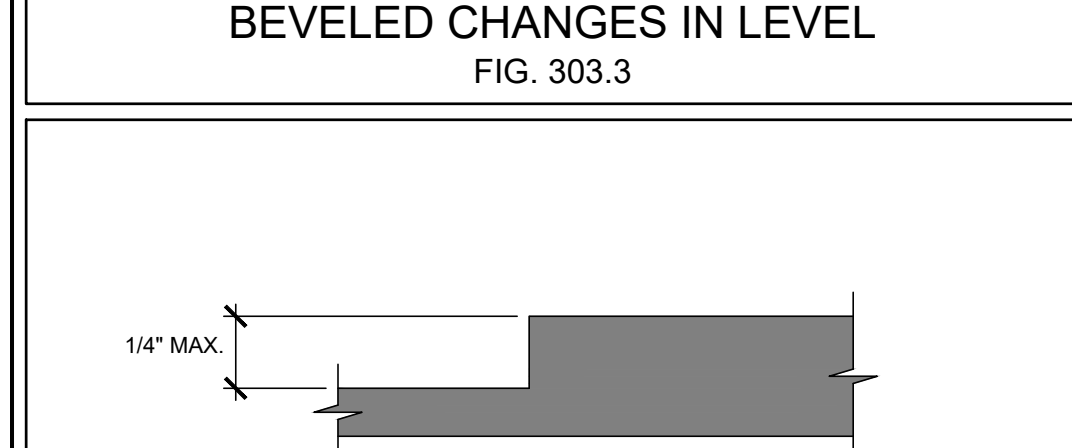
SIZE OF TURNING SPACE  
FIG. 304.3



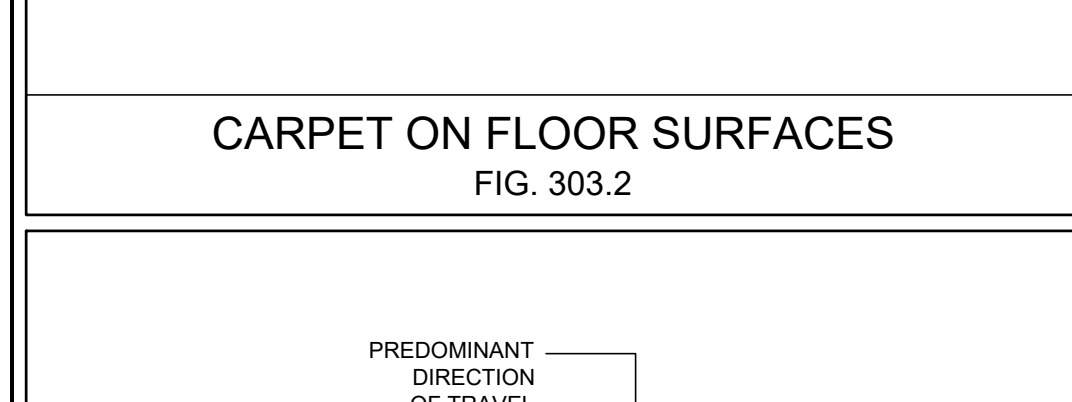
BEVELED CHANGES IN LEVEL  
FIG. 303.3



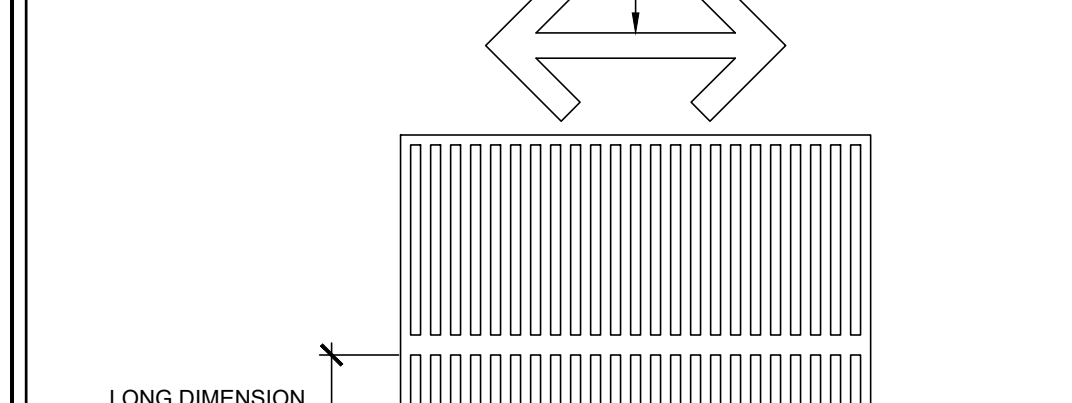
CARPET ON FLOOR SURFACES  
FIG. 303.2



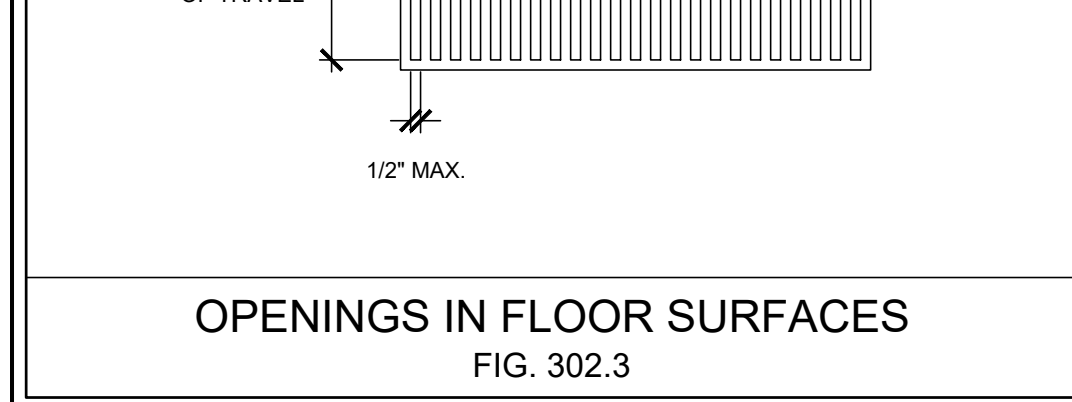
OPENINGS IN FLOOR SURFACES  
FIG. 302.3



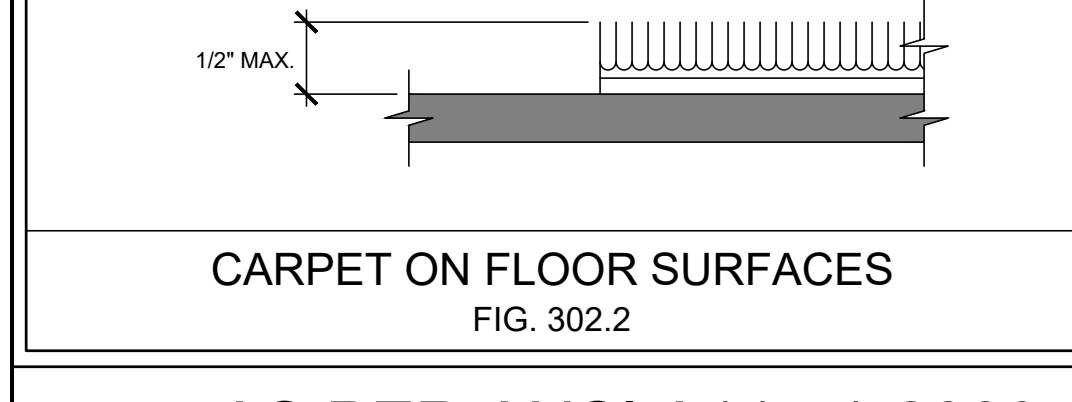
CARPET ON FLOOR SURFACES  
FIG. 302.2



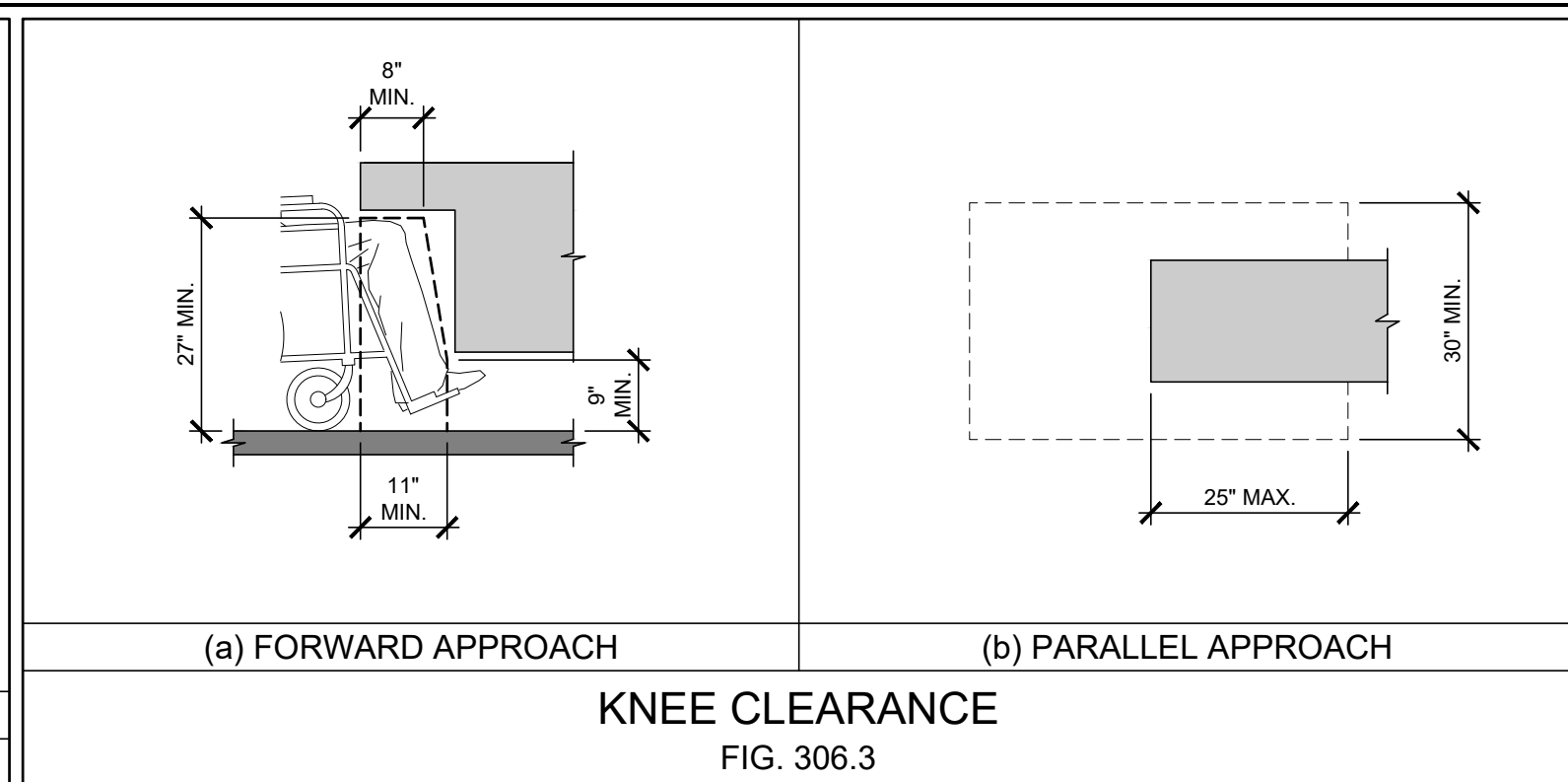
SIZE OF CLEAR FLOOR SPACE  
FIG. 305.3



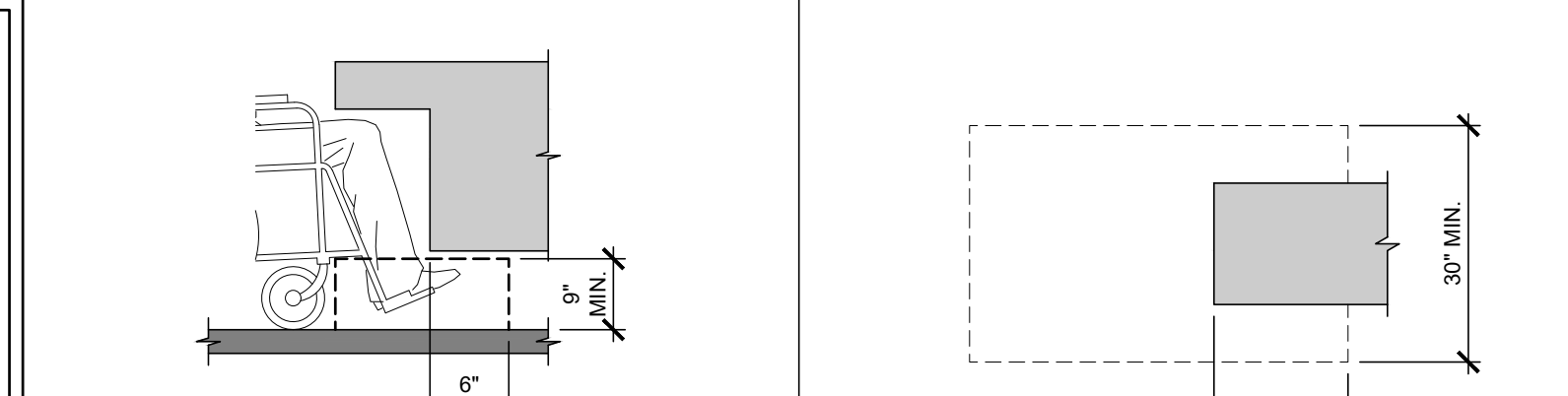
UNOBSTRUCTED SIDE REACH  
FIG. 308.3.1



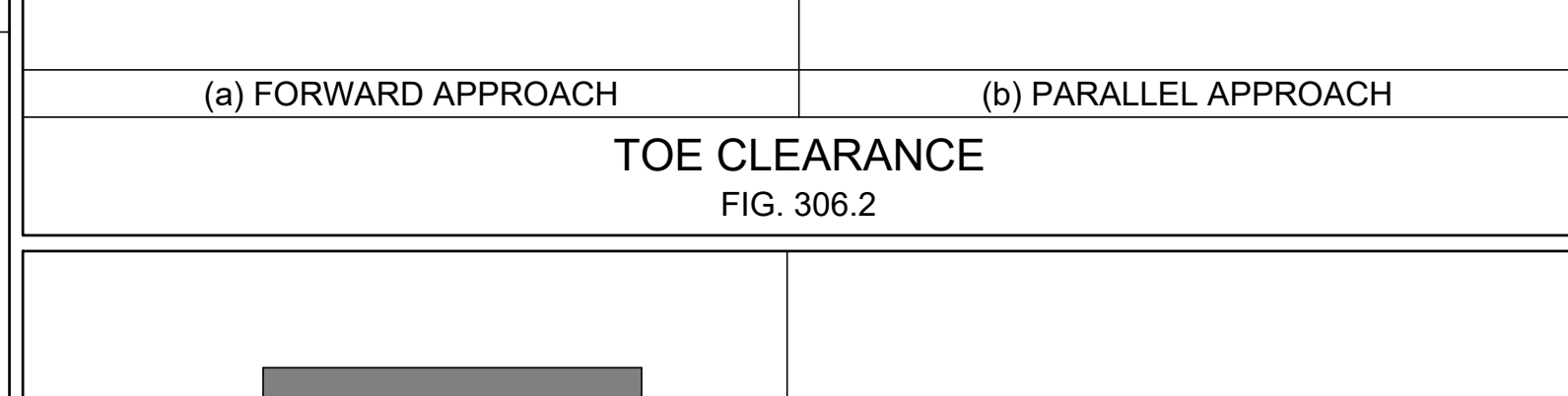
UNOBSTRUCTED SIDE REACH  
FIG. 308.3.2



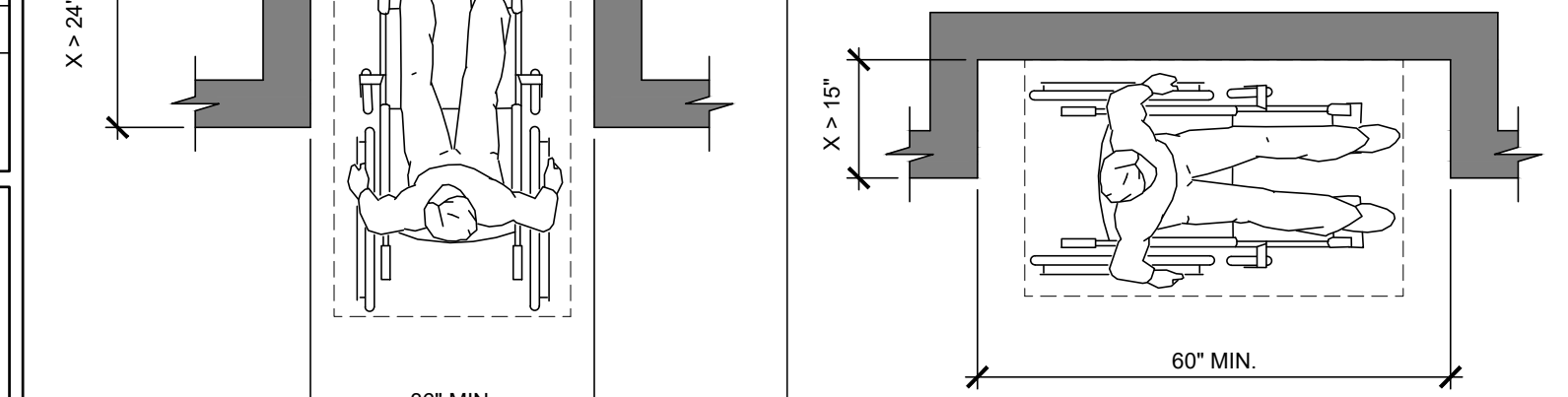
KNEE CLEARANCE  
FIG. 306.3



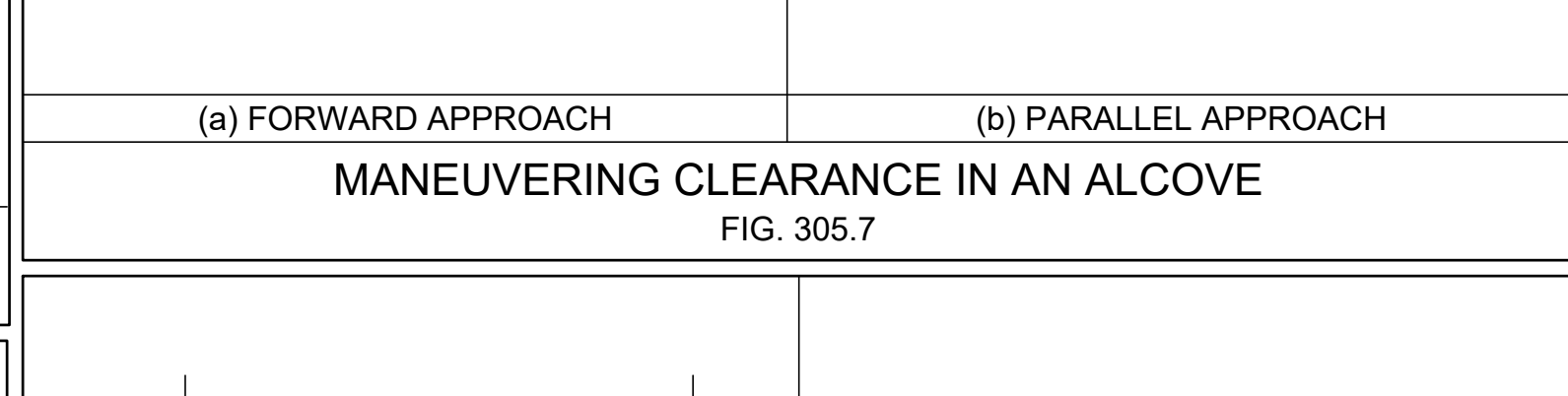
TOE CLEARANCE  
FIG. 306.2



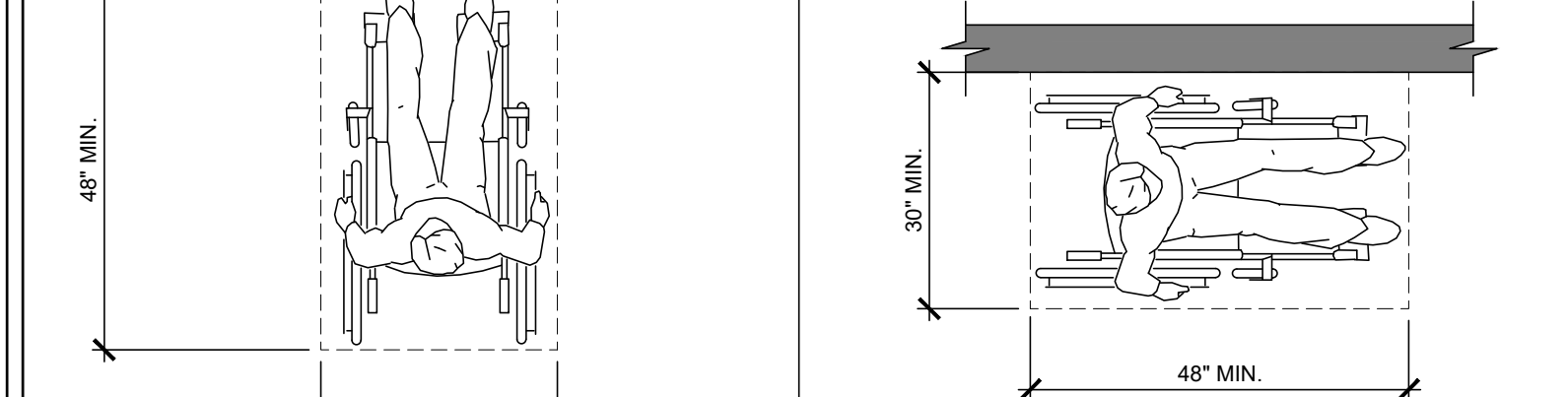
MANEUVERING CLEARANCE IN AN ALCOVE  
FIG. 305.7



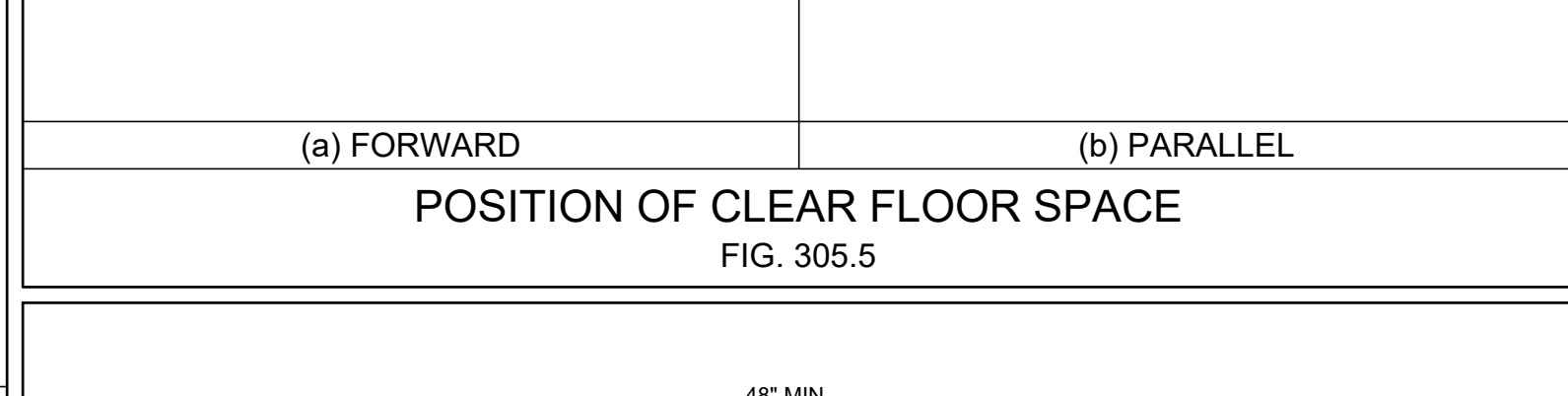
POSITION OF CLEAR FLOOR SPACE  
FIG. 305.5



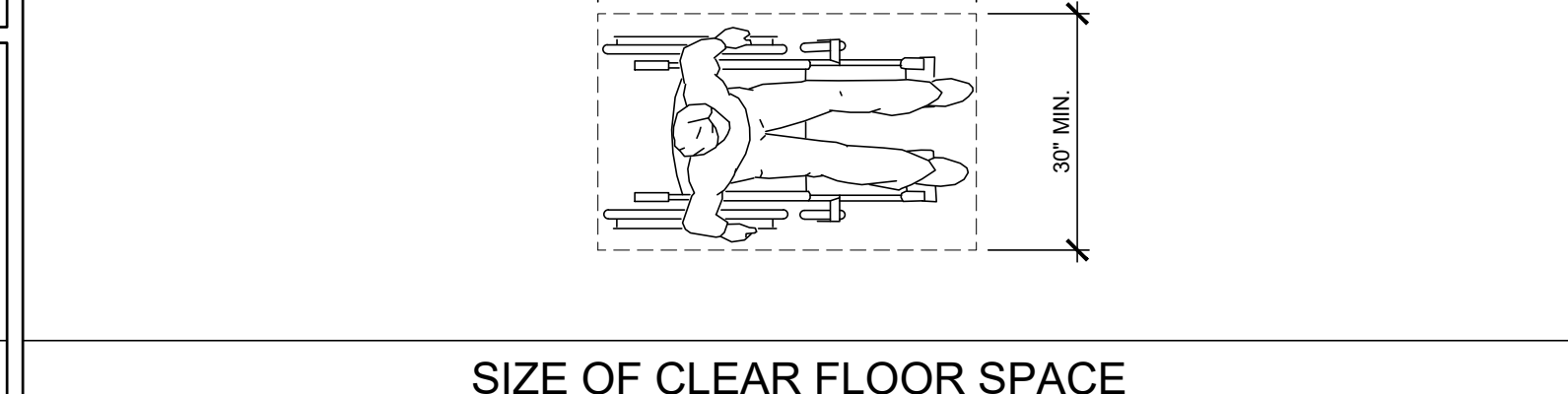
UNOBSTRUCTED SIDE REACH  
FIG. 308.3.1



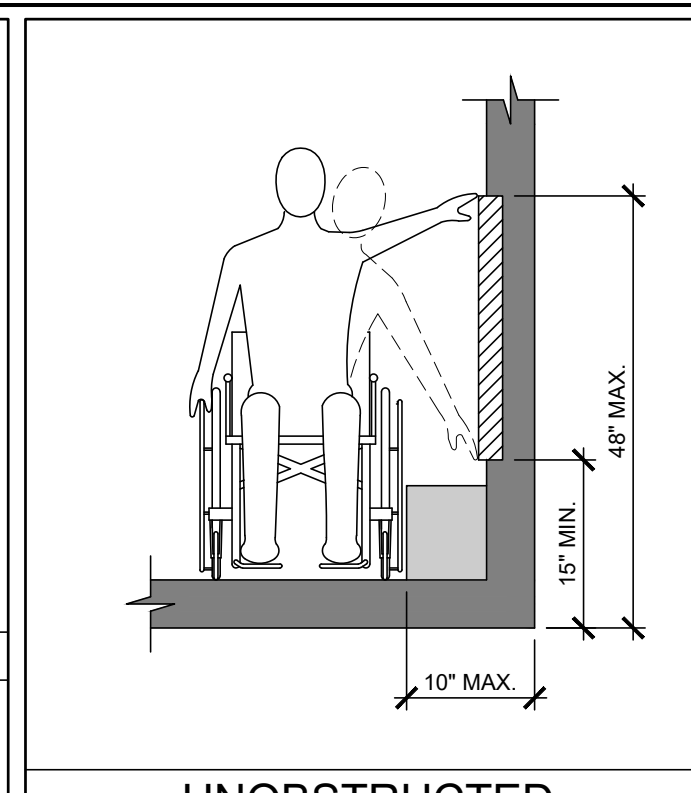
UNOBSTRUCTED HIGH SIDE REACH  
FIG. 308.3.2



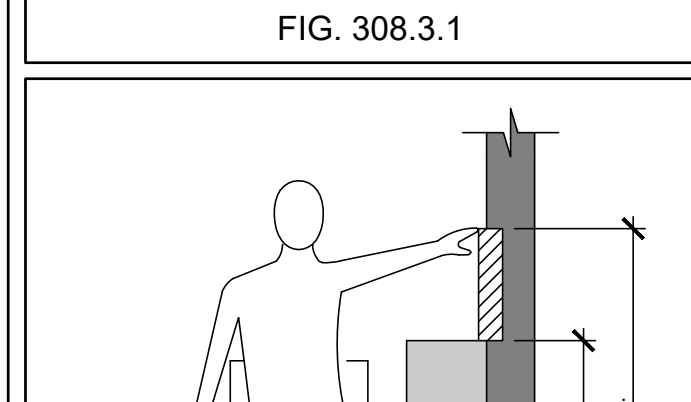
UNOBSTRUCTED HIGH FORWARD REACH  
FIG. 308.2.2



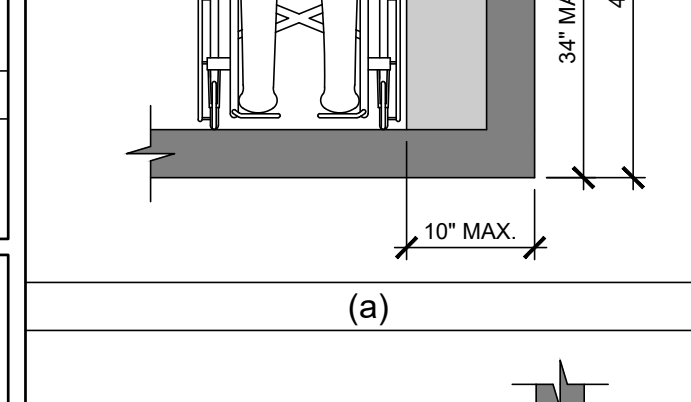
UNOBSTRUCTED HIGH FORWARD REACH  
FIG. 308.2.2



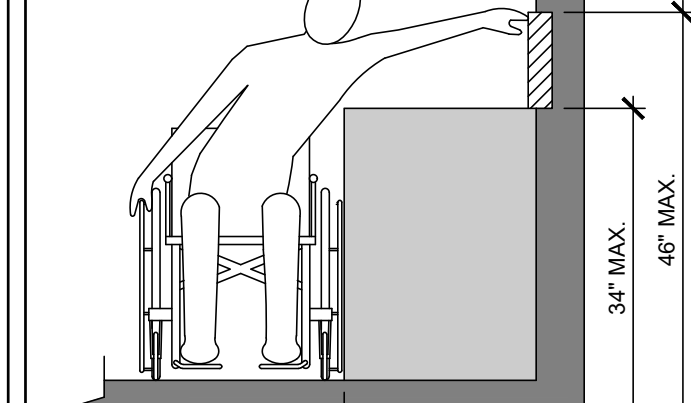
UNOBSTRUCTED SIDE REACH  
FIG. 308.3.1



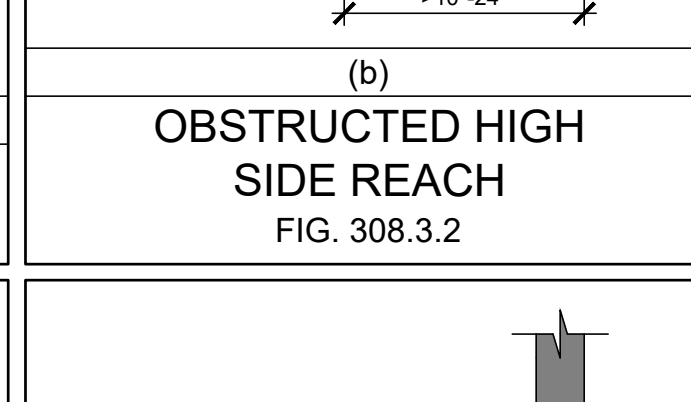
UNOBSTRUCTED SIDE REACH  
FIG. 308.3.1



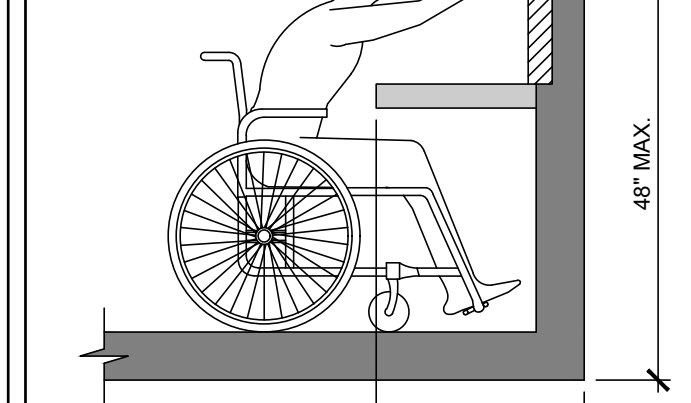
UNOBSTRUCTED SIDE REACH  
FIG. 308.3.1



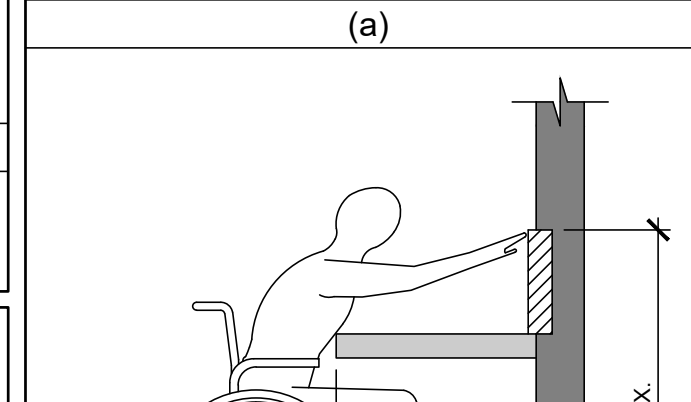
UNOBSTRUCTED SIDE REACH  
FIG. 308.3.1



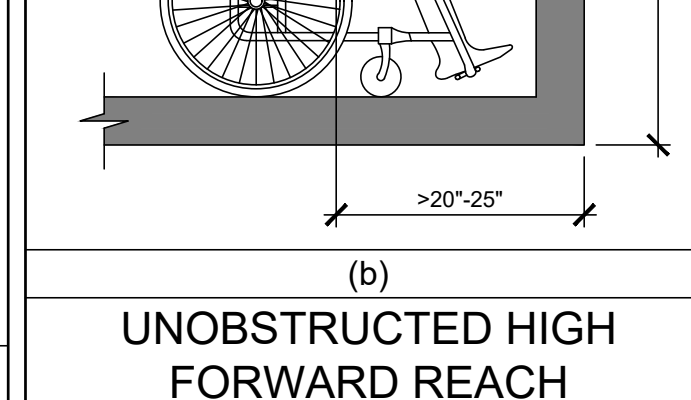
UNOBSTRUCTED SIDE REACH  
FIG. 308.3.1



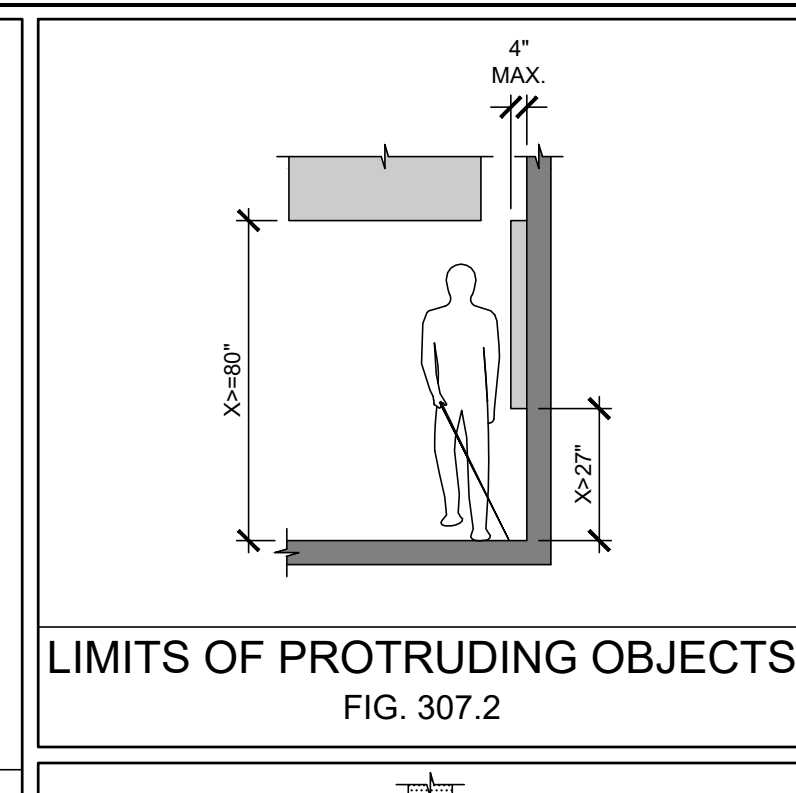
UNOBSTRUCTED SIDE REACH  
FIG. 308.3.1



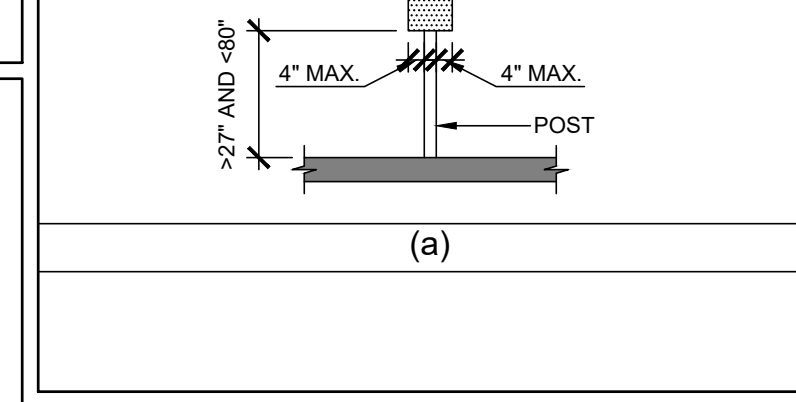
UNOBSTRUCTED SIDE REACH  
FIG. 308.3.1



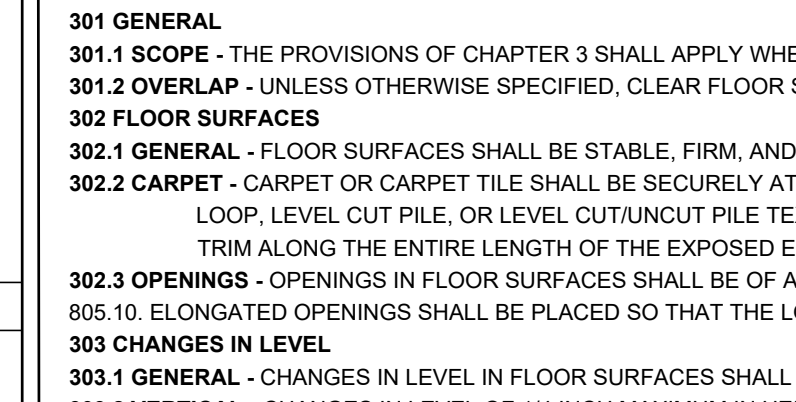
UNOBSTRUCTED SIDE REACH  
FIG. 308.3.1



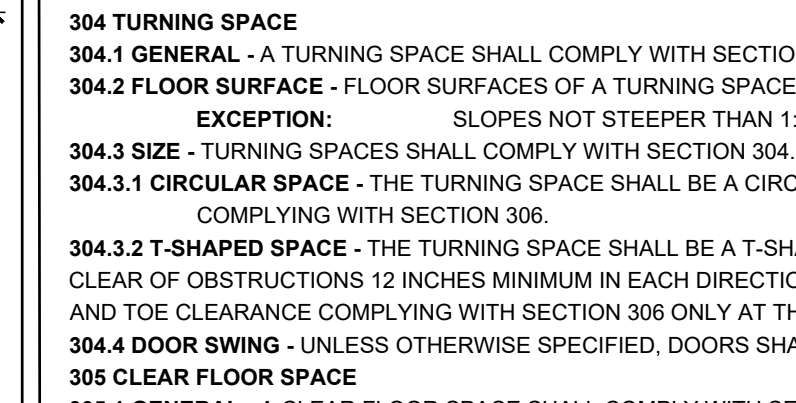
UNOBSTRUCTED SIDE REACH  
FIG. 308.3.1



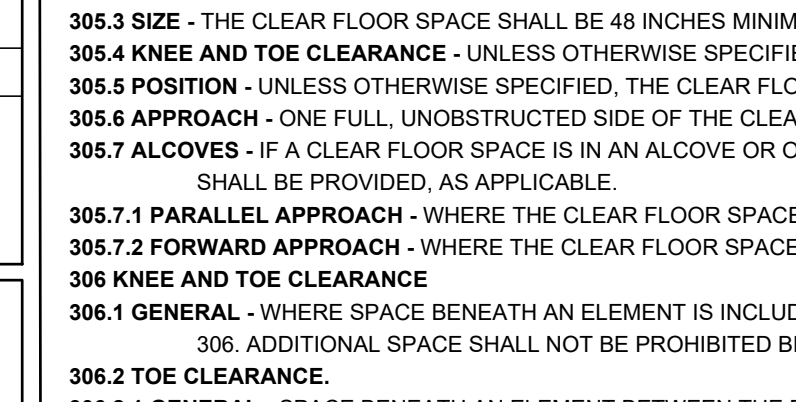
UNOBSTRUCTED SIDE REACH  
FIG. 308.3.1



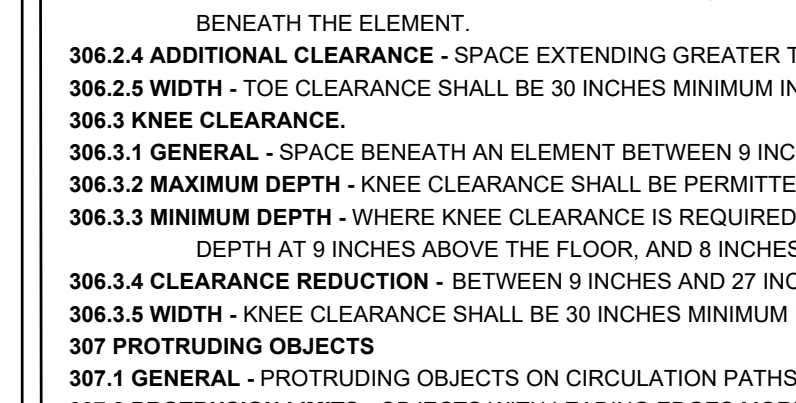
UNOBSTRUCTED SIDE REACH  
FIG. 308.3.1



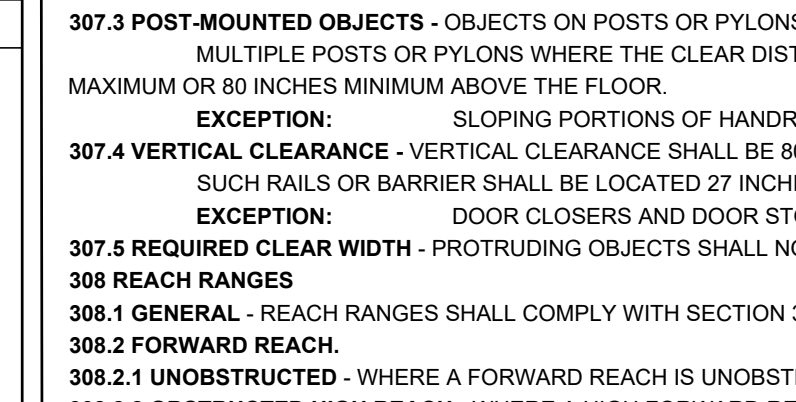
UNOBSTRUCTED SIDE REACH  
FIG. 308.3.1



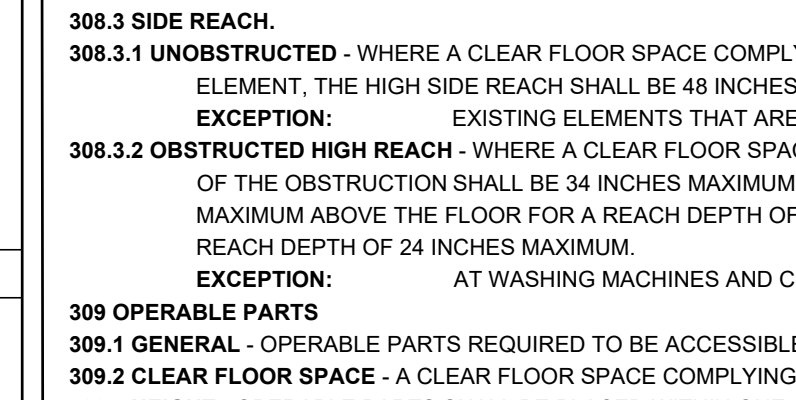
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FIG. 308.3.1



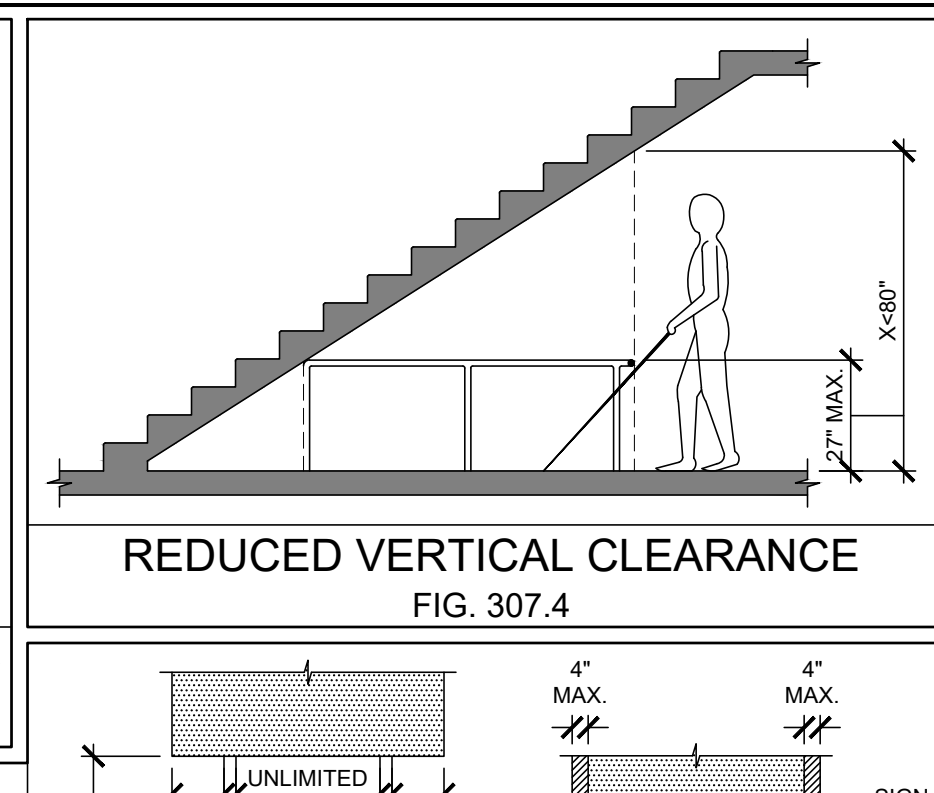
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FIG. 308.3.1



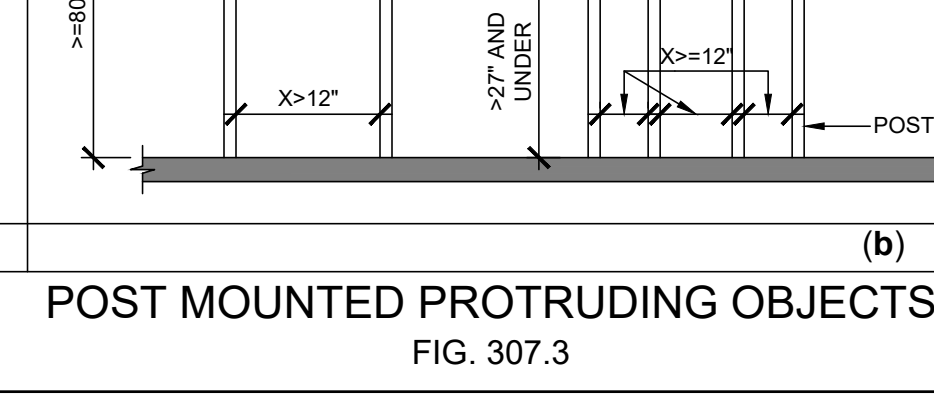
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FIG. 308.3.1



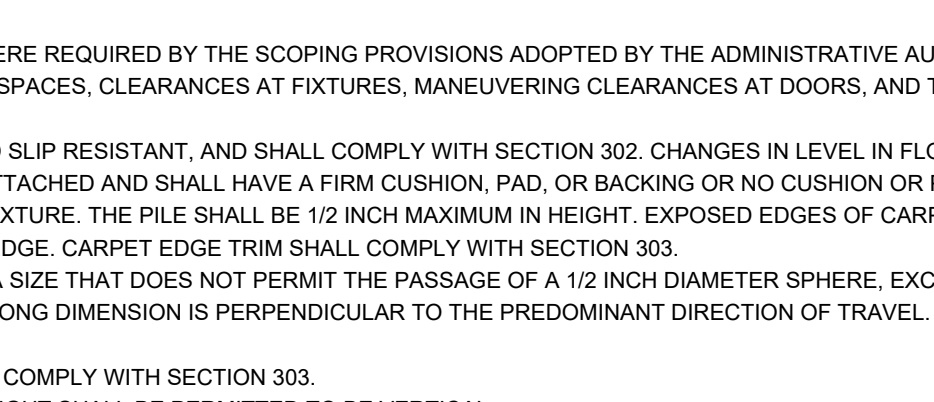
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FIG. 308.3.1



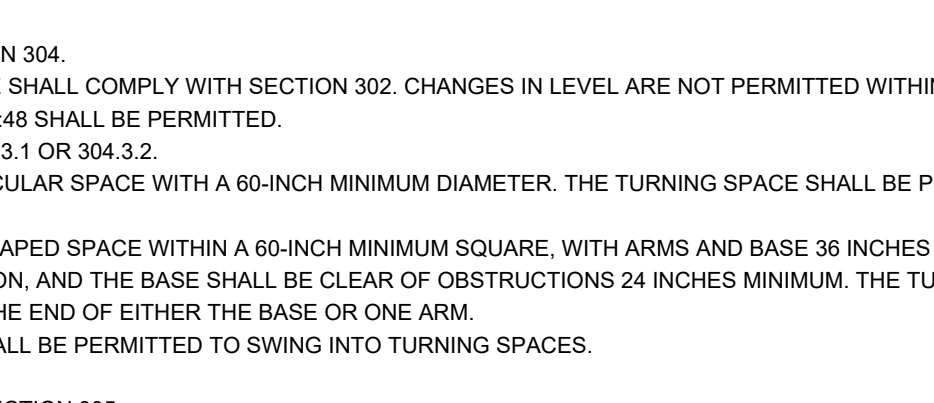
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FIG. 308.3.1



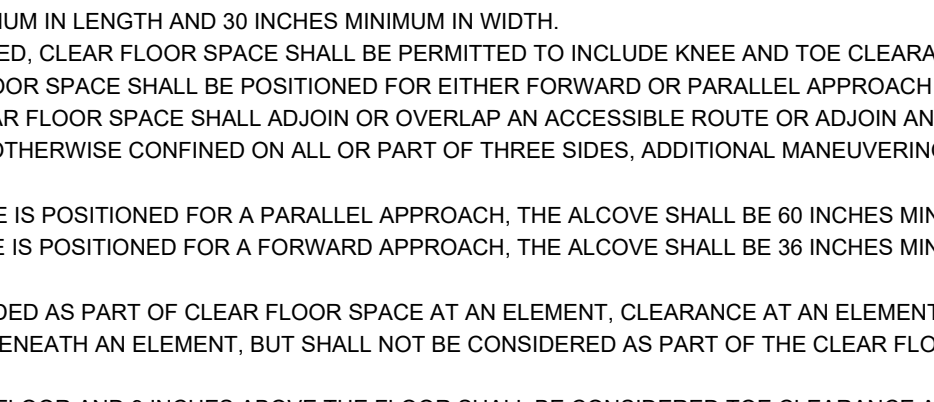
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FIG. 308.3.1



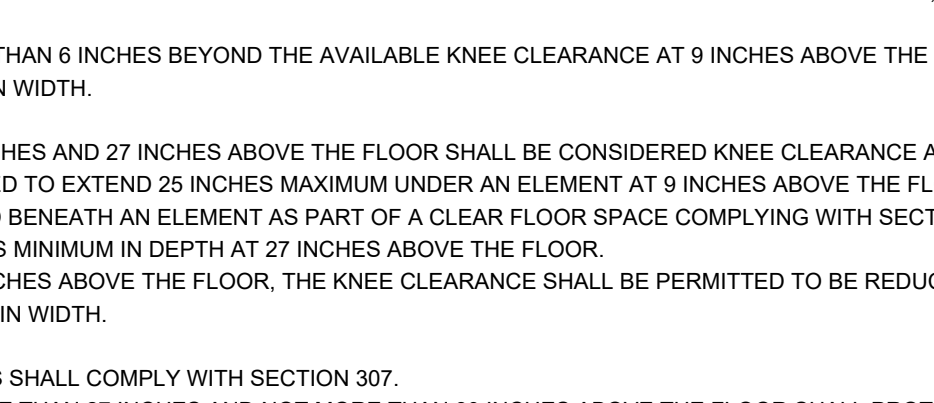
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FIG. 308.3.1



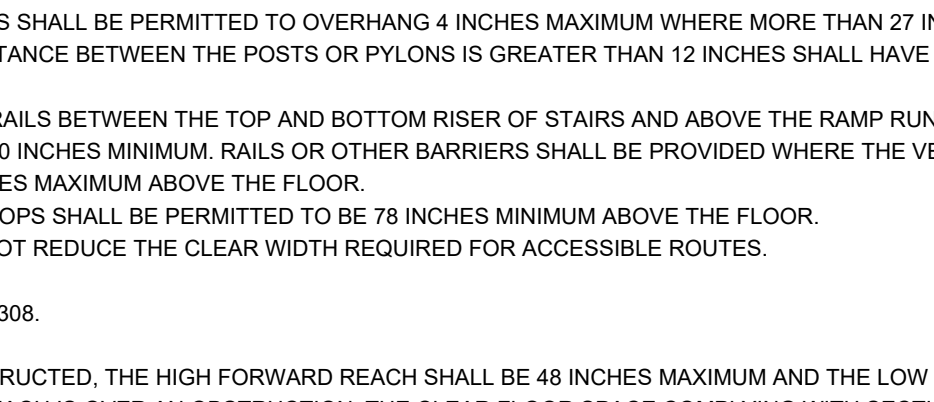
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FIG. 308.3.1



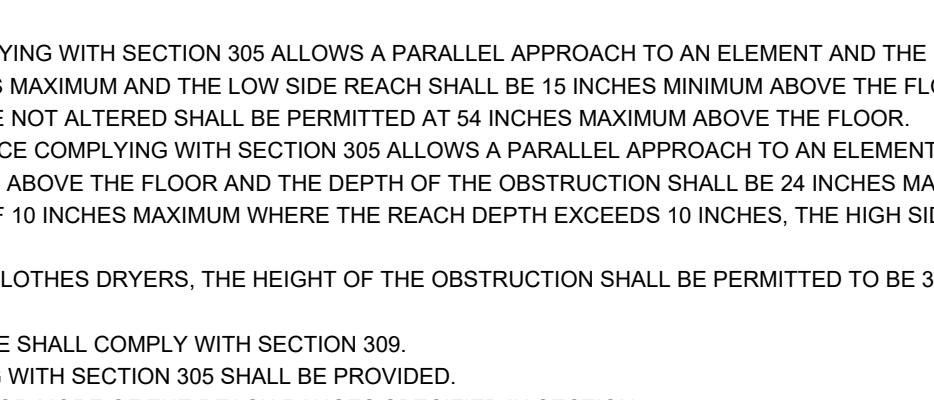
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FIG. 308.3.1



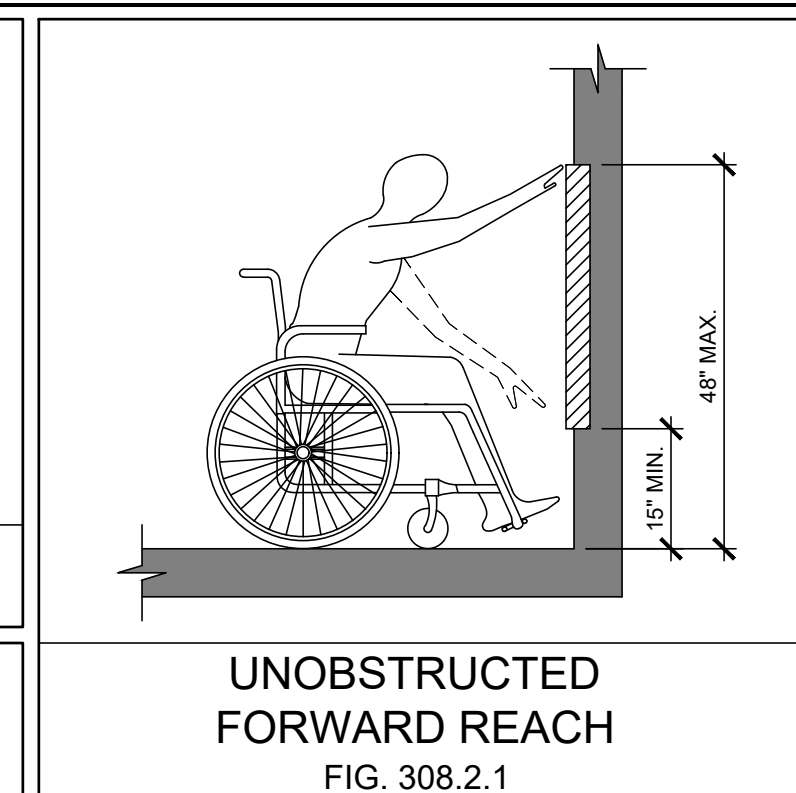
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FIG. 308.3.1



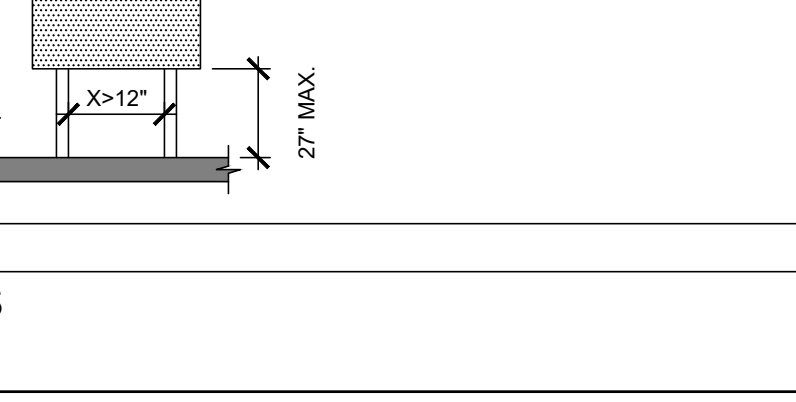
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FIG. 308.3.1



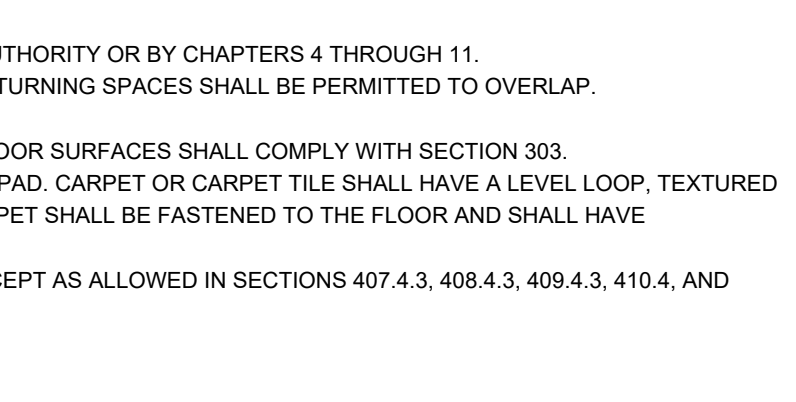
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FIG. 308.3.1



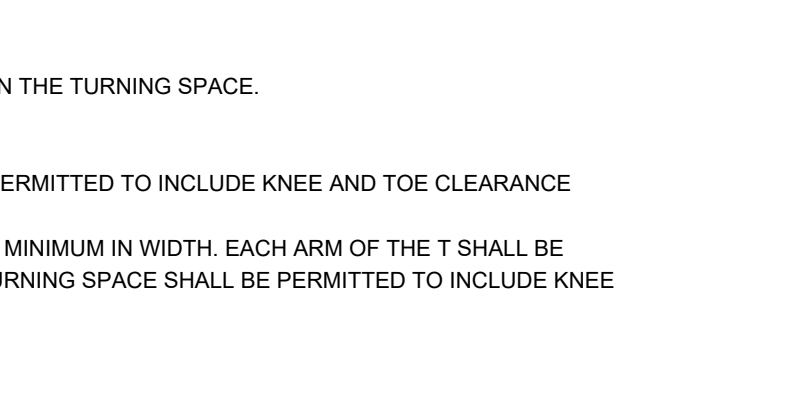
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FIG. 308.3.1



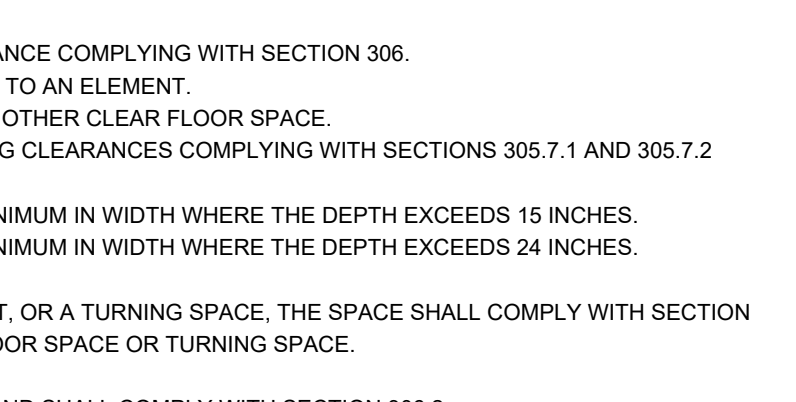
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FIG. 308.3.1



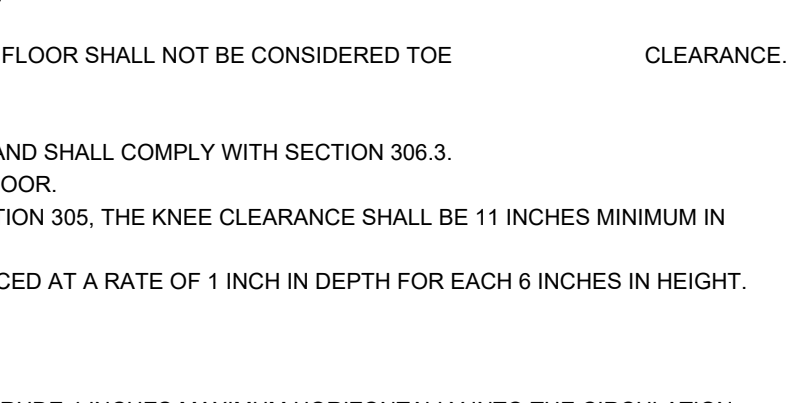
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FIG. 308.3.1



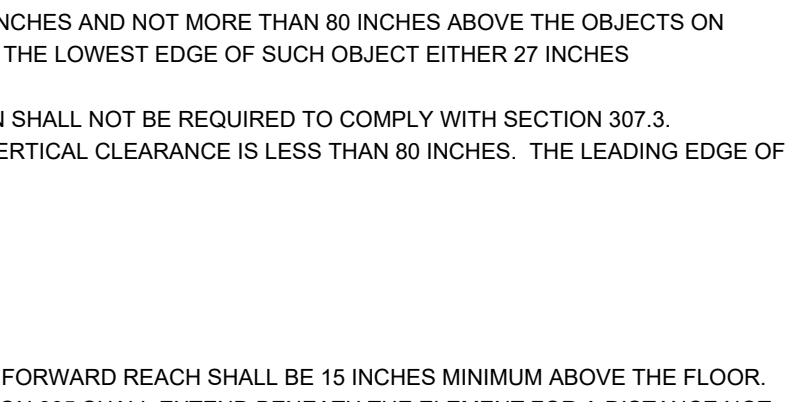
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FIG. 308.3.1



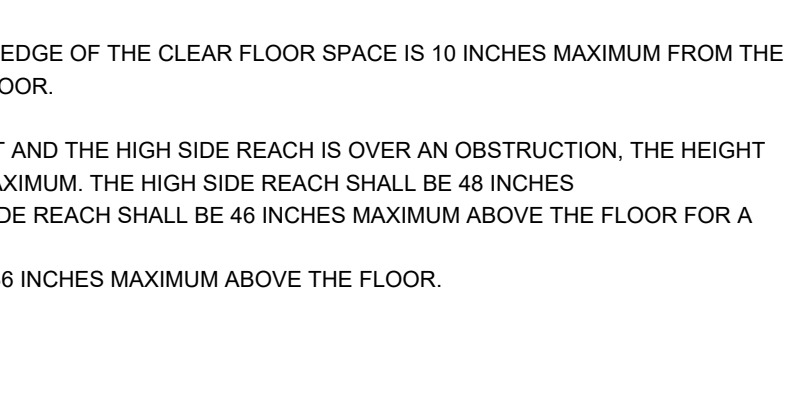
UNOBSTRUCTED SIDE REACH  
FIG. 308.3.1



UNOBSTRUCTED SIDE REACH  
FIG. 308.3.1



UNOBSTRUCTED SIDE REACH  
FIG. 308.3.1



UNOBSTRUCTED SIDE REACH  
FIG. 308.3.1

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Date: 04/01/2021

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DOB Approval Stamps:

Project Address:  
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Bronx, NY 10803

Seal:

Drawing Title:  
HANDICAP BUILDING  
BLOCKS DETAILS

NYCDOB APPLICATION:  
X00450536-I1

BLOCK: 4723  
LOT: 66  
ZONE: C2-2 in R5  
MAP: 2b

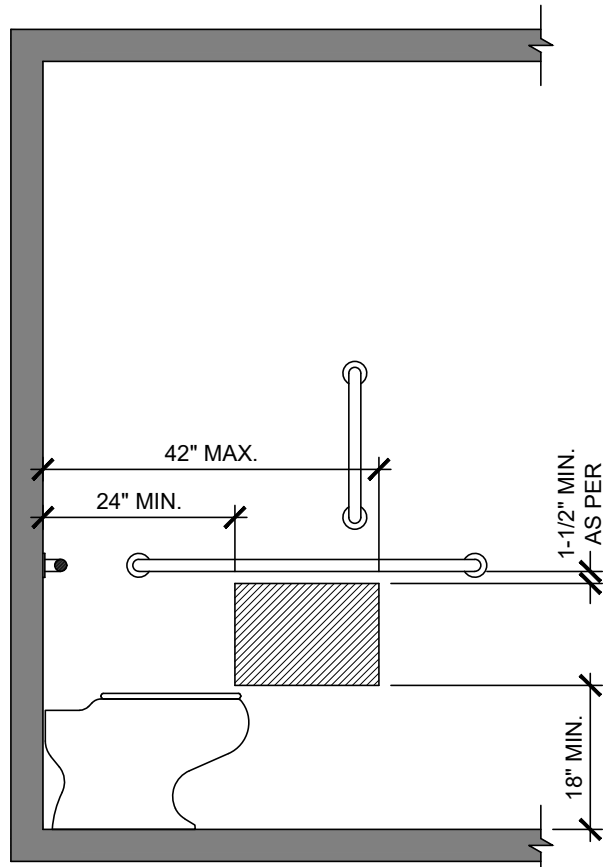
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Sheet: 7 of 25

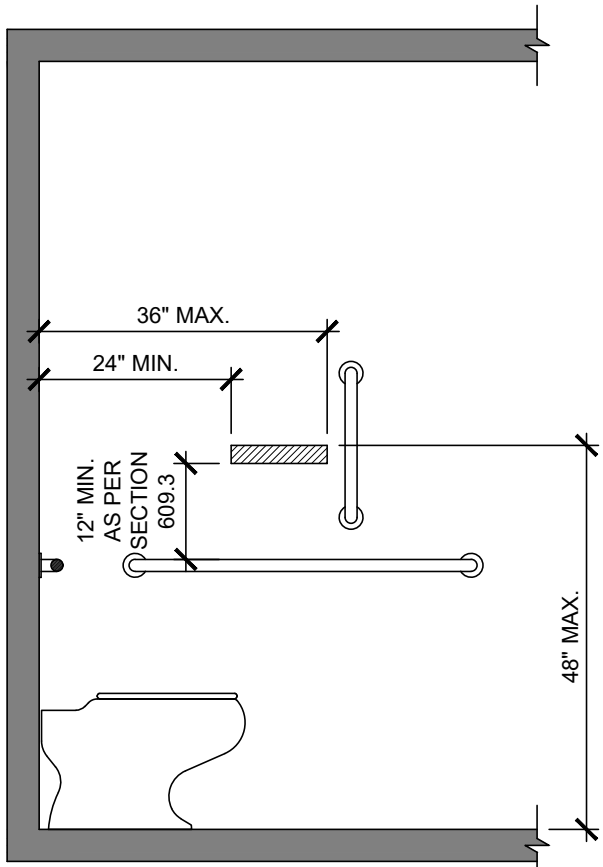
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G-006.00

AS PER ANSI A117.1-2009 AND CHAPTER 11 OF THE 2014 NEW YORK CITY BUILDING CODE

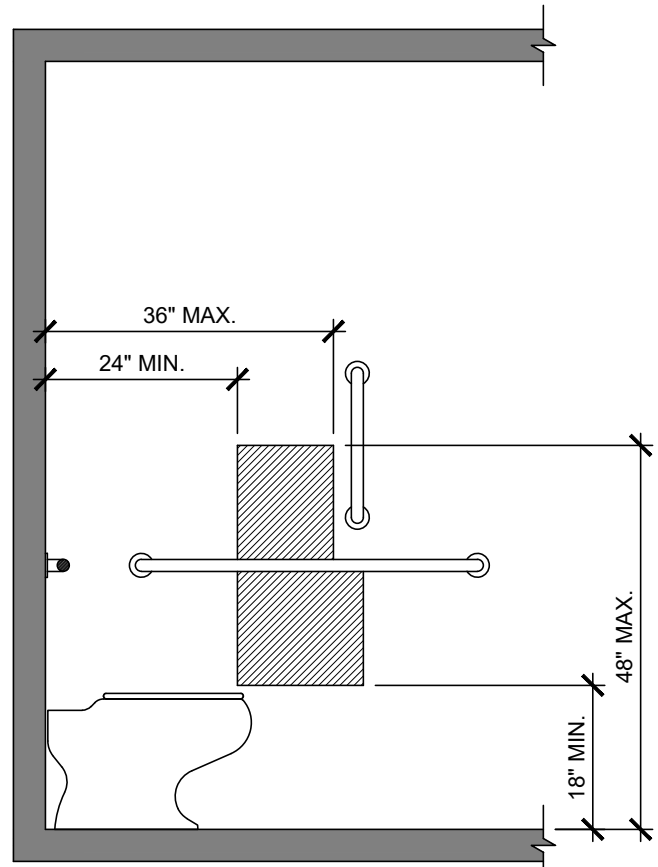




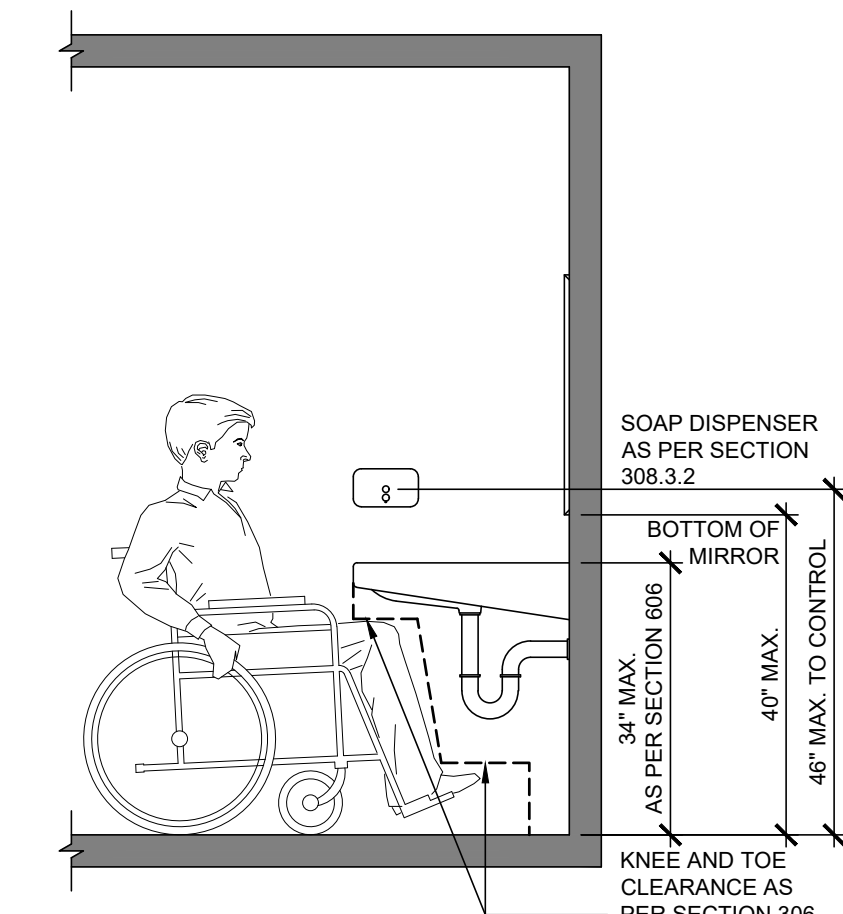
LOCATION OF PROTRUDING TOILET PAPER DISPENSER BELOW GRAB BAR  
FIG. 604.7(a)  
SCALE: 1/2" = 1'-0"



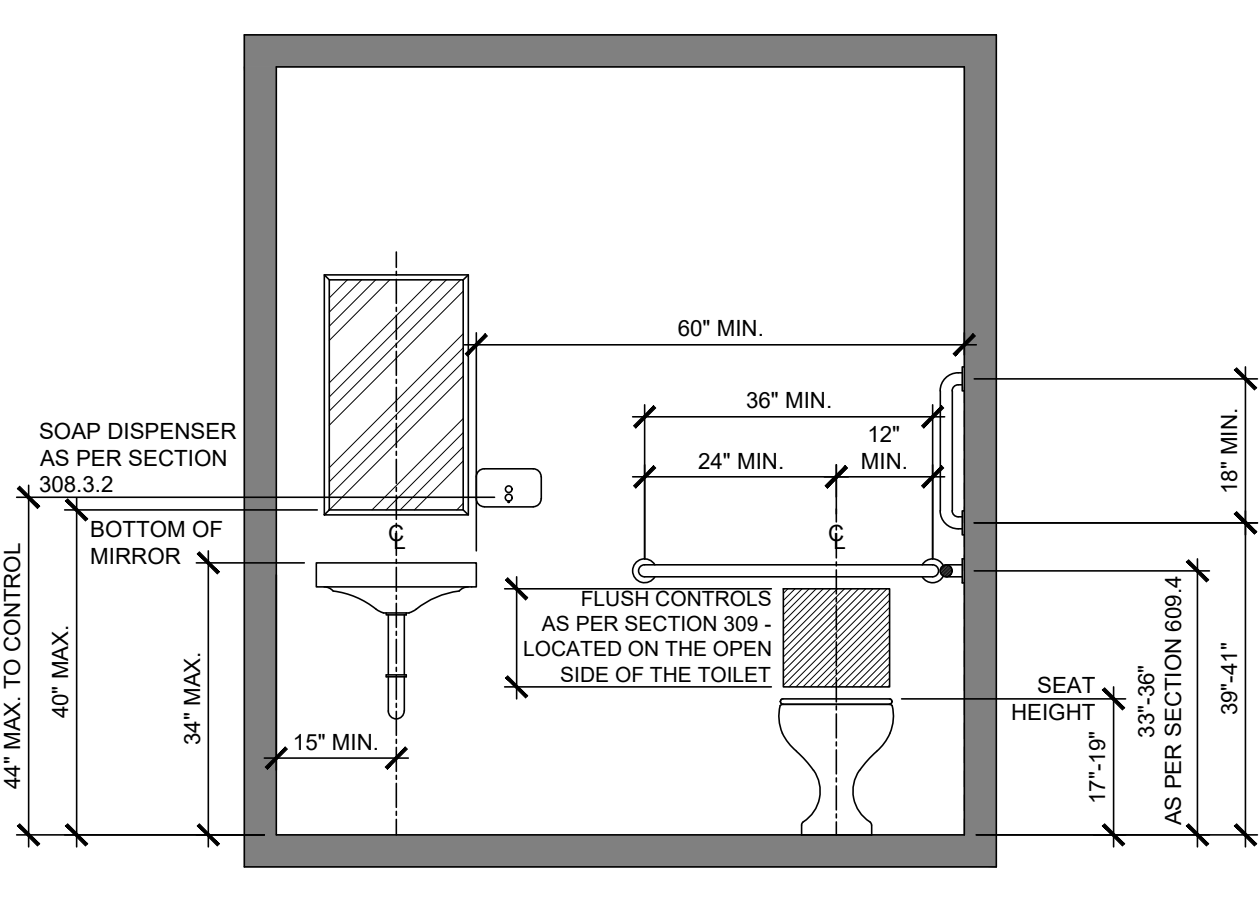
LOCATION OF PROTRUDING TOILET PAPER DISPENSER ABOVE GRAB BAR  
FIG. 604.7(b)  
SCALE: 1/2" = 1'-0"



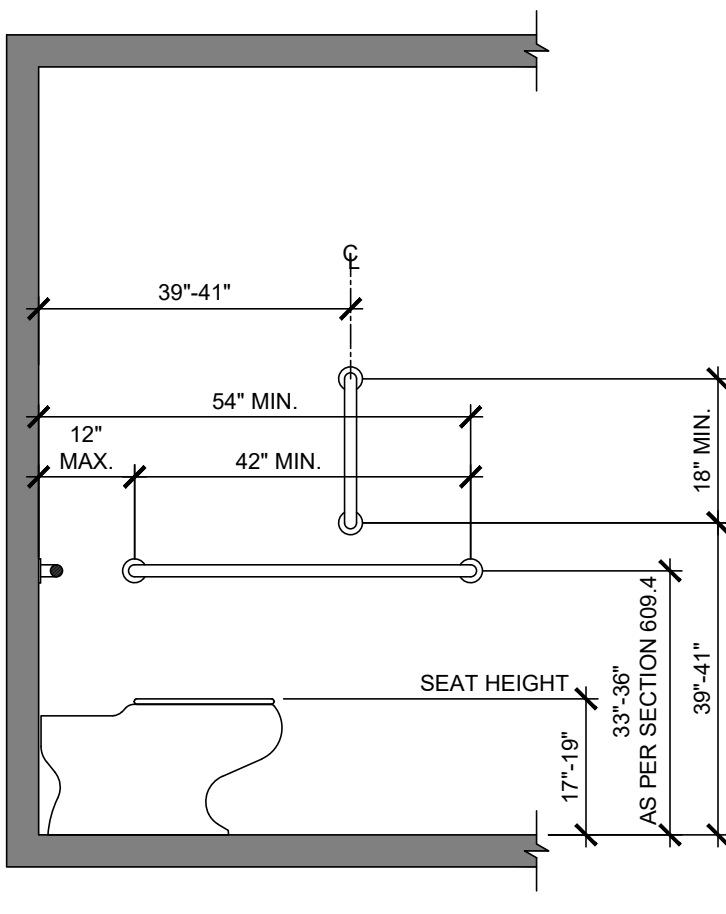
LOCATION OF RECESSED TOILET PAPER DISPENSER  
FIG. 604.7(c)  
SCALE: 1/2" = 1'-0"



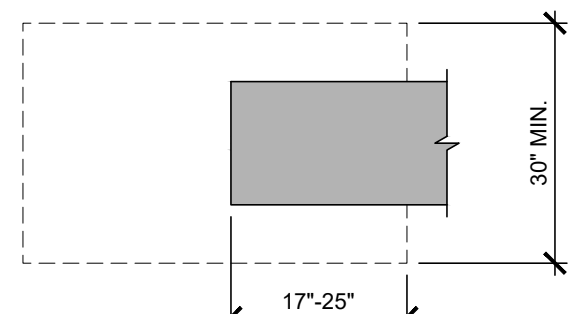
LAVATORY SIDE ELEVATION  
SCALE: 1/2" = 1'-0"



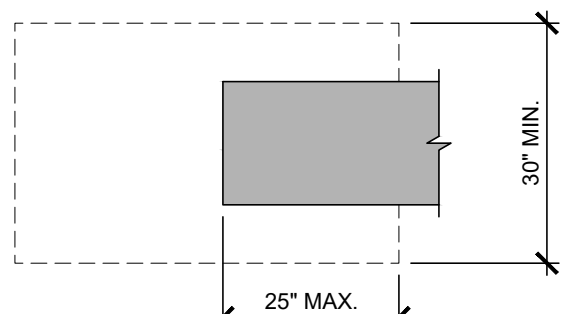
ELEVATION OF PLUMBING WALL  
SCALE: 1/2" = 1'-0"



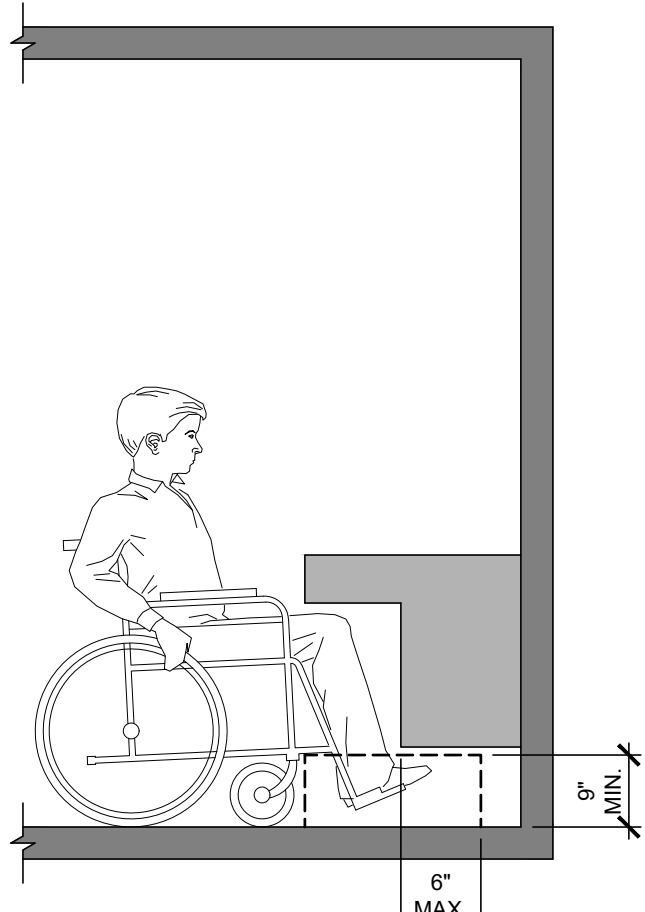
ELEVATION OF SIDE GRAB BAR WALL  
SCALE: 1/2" = 1'-0"



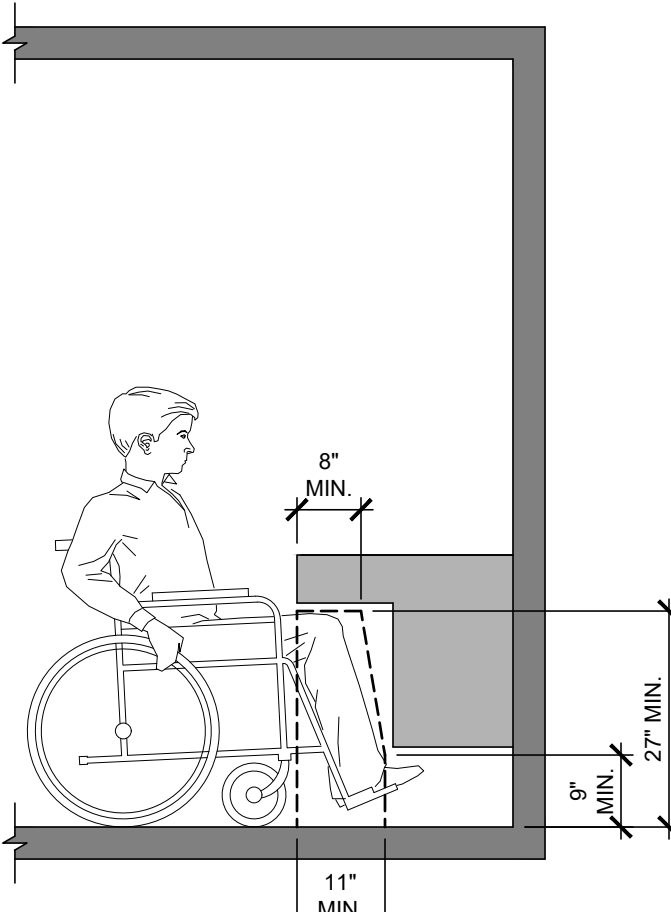
TOE CLEARANCE - PLAN  
FIG. 306.2 (b)  
SCALE: 1/2" = 1'-0"



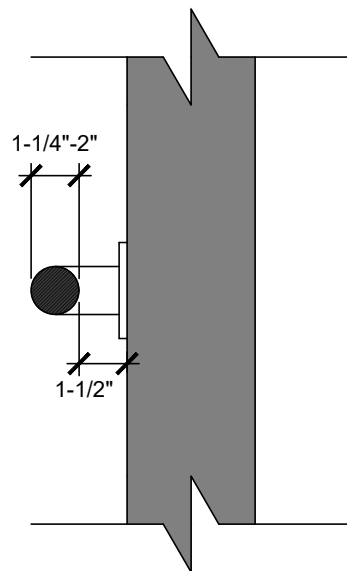
KNEE CLEARANCE - PLAN  
FIG. 306.3 (b)  
SCALE: 1/2" = 1'-0"



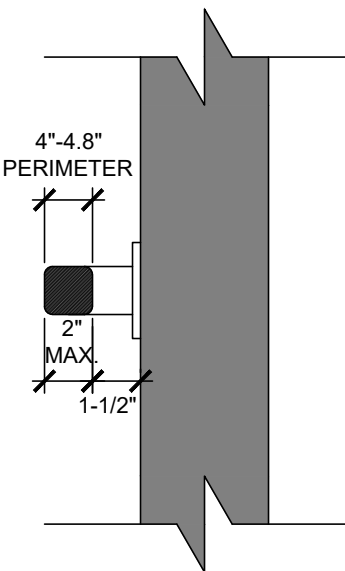
TOE CLEARANCE - ELEVATION  
FIG. 306.2 (a)  
SCALE: 1/2" = 1'-0"



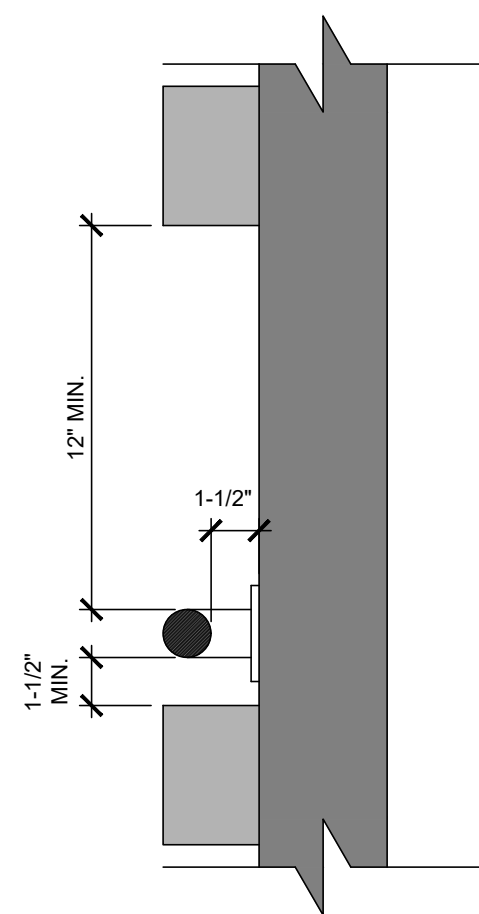
KNEE CLEARANCE - ELEVATION  
FIG. 306.3 (a)  
SCALE: 1/2" = 1'-0"



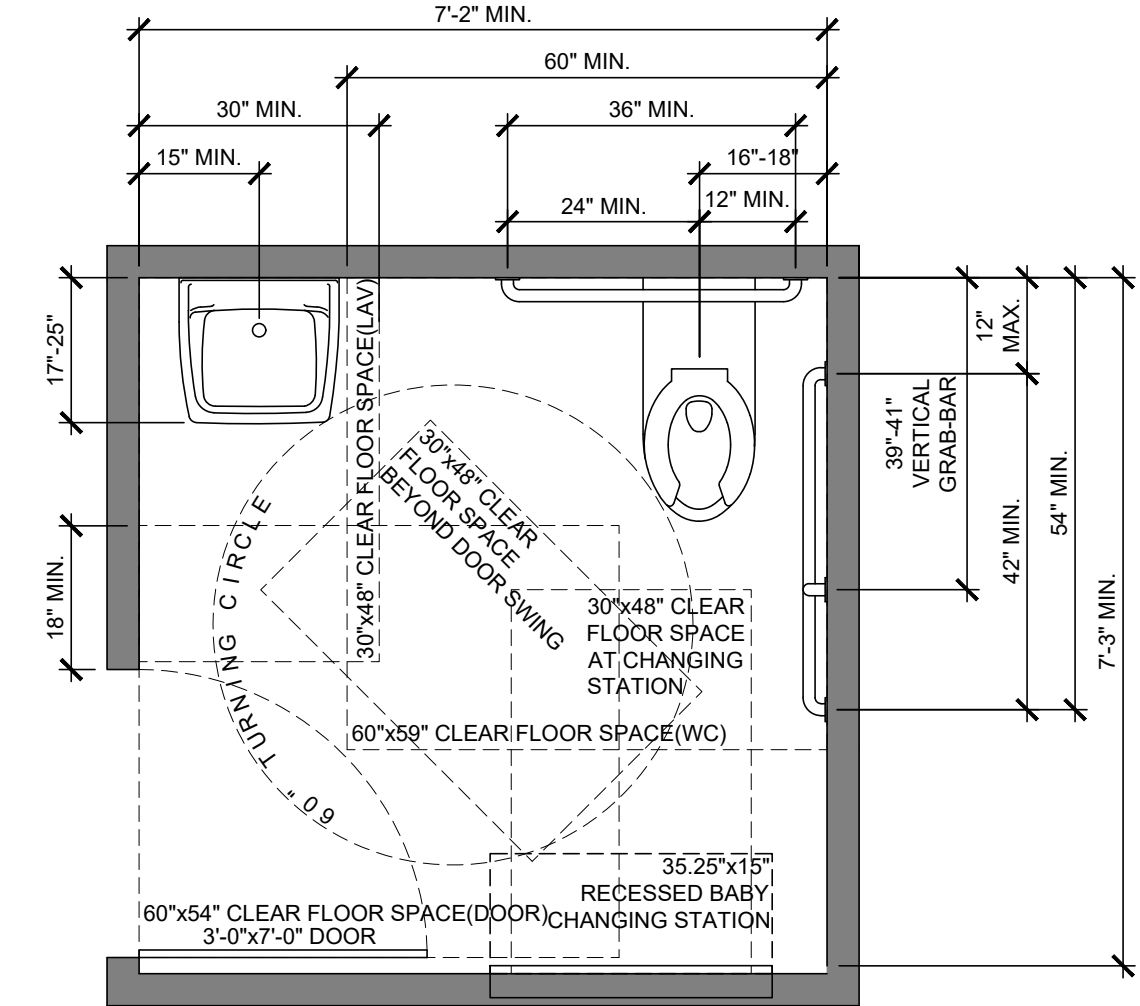
SIZE OF GRAB BARS - CIRCULAR  
FIG. 609.2(a)  
SCALE: 1/2" = 1'-0"



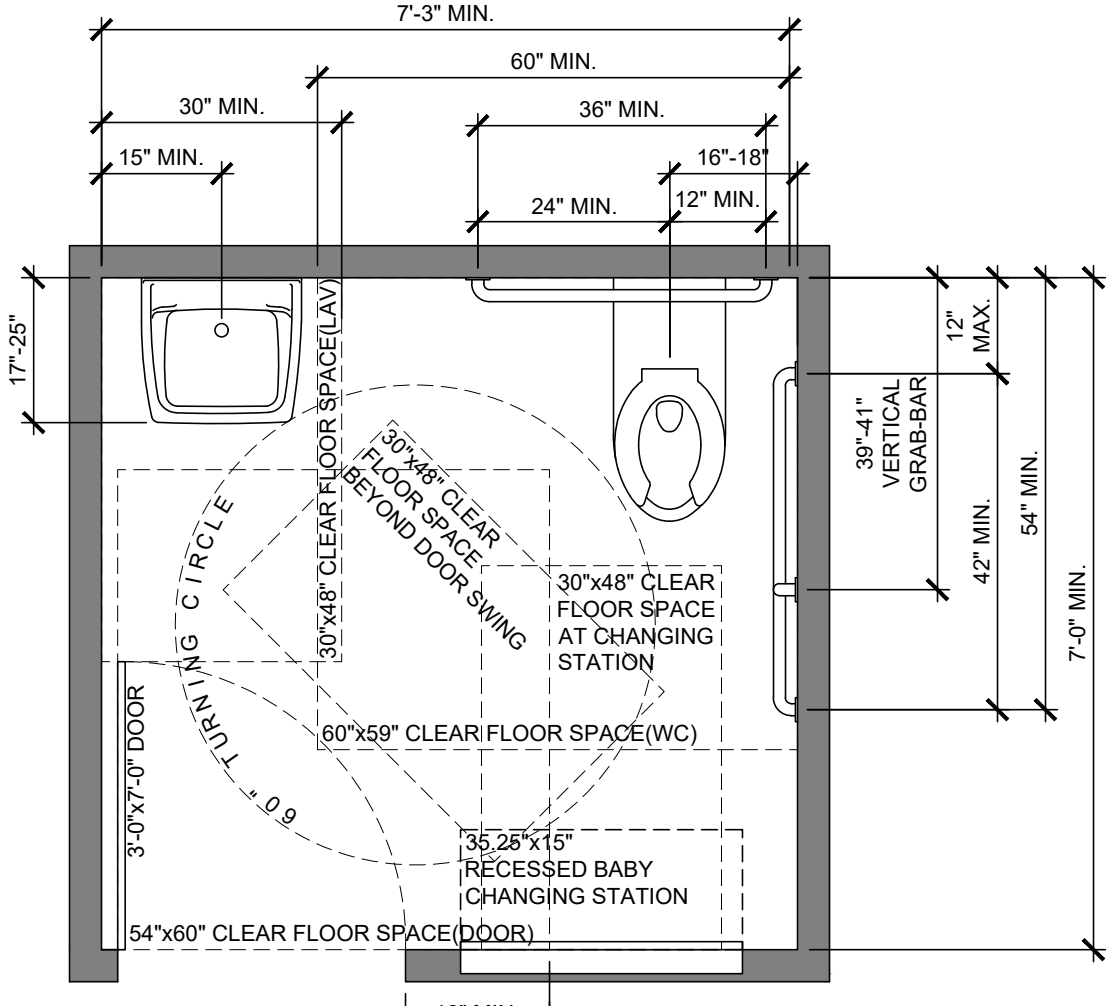
SIZE OF GRAB BARS - NONCIRCULAR  
FIG. 609.2  
SCALE: 1/2" = 1'-0"



SPACING OF GRAB BARS  
FIG. 609.3  
SCALE: 1/2" = 1'-0"



HANDICAP ACCESSIBLE UNISEX TOILET ROOM PLAN DETAIL  
SCALE: 1/2" = 1'-0"



HANDICAP ACCESSIBLE UNISEX TOILET ROOM PLAN DETAIL  
SCALE: 1/2" = 1'-0"

- NOTES:
- THESE INTENT OF THIS DETAIL SHEET IS TO INDICATE THE MINIMUM SIZE ACCESSIBLE UNISEX TOILET ROOM, CLEARANCES & MOUNTING HEIGHTS REQUIRED IN ORDER TO COMPLY WITH ANSI A117.1-2009 & CHAPTER 11 OF THE 2008 NYC BUILDING CODE.
  - THESE DRAWINGS ARE NOT INTENDED TO INDICATE FINISHES. FOR INTERIOR FINISH NOTES & SCHEDULES IF ANY, REFER TO ARCHITECTURAL PLANS. (INTERIOR FINISHES OF TOILET ROOM CAN INCLUDE BUT NOT LIMITED TO: TILE, PAINT, LIGHTING, PLUMBING FIXTURES, PLUMBING HARDWARE, DOOR HARDWARE, GRAB-BARS, MIRROR, TOILET PAPER DISPENSER, SOAP DISPENSER, TOWEL DISPENSER/HAND DRYER, TRASH RECEPTACLE, BABY CHANGING STATION, ETC...
  - ALL PLUMBING FIXTURES TO BE ADA COMPLIANT.
  - ALL OPERABLE PARTS SUCH AS CONTROLS, DOOR HARDWARE, DOOR CLOSERS, ETC. SHALL BE ACCESSIBLE AND COMPLY WITH ANSI A117.1-2009 AND CHAPTER 11 OF THE 2008 NEW YORK CITY BUILDING CODE.
  - CLEAR FLOOR SPACES ARE PERMITTED TO OVERLAP EACH OTHER AND THE TURNING SPACE.
  - THE DOOR MAY SWING INTO ANY REQUIRED FIXTURE CLEARANCE PROVIDED THERE IS A MINIMUM 30"x48" CLEAR SPACE PROVIDED BEYOND THE SWING OF THE DOOR.

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Drawing Title:  
HANDICAP UNISEX TOILET ROOM DETAILS

NYCDOB APPLICATION:  
X00450536-I1

BLOCK: 4723	Job No.: 18049	Date: 03-11-21
LOT: 66	Drawn By: 2b	Sheet: 8 of 25
ZONE: C2-2 in R5		
MAP:		

Drawing No.: G-007.00

HANDICAP ACCESSIBLE UNISEX TOILET ROOM DETAILS AS PER ANSI A117.1-2009 AND CHAPTER 11 OF THE 2014 NEW YORK CITY BUILDING CODE



**405.1 GENERAL.**  
RAMPS ALONG ACCESSIBLE ROUTES SHALL COMPLY WITH SECTION 405.2.

**EXCEPTION:**  
IN ASSEMBLY AREAS, AISLE RAMPS ADJACENT TO SEATING AND NOT SERVING ELEMENTS REQUIRED TO BE ON AN ACCESSIBLE ROUTE SHALL NOT BE REQUIRED TO COMPLY WITH SECTION 405.

**405.2 SLOPE.**  
RAMP RUNS SHALL HAVE A RUNNING SLOPE GREATER THAN 1:20 AND NOT STEEPER THAN 1:12

**EXCEPTION:**  
IN EXISTING BUILDINGS OR FACILITIES, RAMPS SHALL BE PERMITTED TO HAVE SLOPES STEEPER THAN 1:12 COMPLYING WITH TABLE 405.2 WHERE SUCH SLOPES ARE NECESSARY DUE TO SPACE LIMITATIONS.

**405.3 CROSS SLOPE.**  
CROSS SLOPE OF RAMP RUNS SHALL NOT BE STEEPER THAN 1:48

**405.4 FLOOR SURFACES.**  
FLOOR SURFACES OF RAMP RUNS SHALL COMPLY WITH SECTION 302.

**405.5 CLEAR WIDTH.**  
THE CLEAR WIDTH OF A RAMP SHALL BE 36 INCHES MINIMUM. HANDRAILS AND HANDRAIL SUPPORTS THAT ARE PROVIDED ON THE RAMP RUN SHALL NOT PROJECT INTO THE REQUIRED CLEAR WIDTH OF THE RAMP RUN.

**405.6 RISE.**  
THE RISE FOR ANY RAMP RUN SHALL BE 30 INCHES MAXIMUM.

**405.7 LANDINGS.**  
RAMPS SHALL HAVE LANDINGS AT THE BOTTOM AND TOP OF EACH RUN. LANDINGS SHALL COMPLY WITH SECTION 405.7.

**405.7.1 SLOPE.**  
LANDINGS SHALL HAVE A SLOPE NOT STEEPER THAN 1:48 AND SHALL COMPLY WITH SECTION 302.

**405.7.2 WIDTH.**  
CLEAR WIDTH OF LANDINGS SHALL BE AT LEAST AS WIDE AS THE WIDEST RAMP RUN LEADING TO THE LANDING.

**405.7.3 LENGTH.**  
LANDINGS SHALL HAVE A CLEAR LENGTH OF 60 INCHES MINIMUM.

**405.7.4 CHANGE IN DIRECTION.**  
RAMPS THAT CHANGE DIRECTION AT RAMP LANDINGS SHALL BE SIZED TO PROVIDE A TURNING SPACE COMPLYING WITH SECTION 304.3.

**405.7.5 DOORWAYS.**  
WHERE DOORWAYS ARE ADJACENT TO A RAMP LANDING, MANEUVERING CLEARANCES REQUIRED BY SECTIONS 404.2.3 AND 404.3.2 SHALL BE PERMITTED TO OVERLAP THE LANDING AREA. WHERE A DOOR THAT IS SUBJECT TO LOCKING IS LOCATED ADJACENT TO A RAMP LANDING, THE LANDING SHALL BE SIZED TO PROVIDE A TURNING SPACE COMPLYING WITH SECTION 304.3.

**405.8 HANDRAILS.**  
RAMP RUNS WITH A RISE GREATER THAN 8 INCHES SHALL HAVE HANDRAILS COMPLYING WITH SECTION 505.

**405.9 EDGE PROTECTION.**  
EDGE PROTECTION COMPLYING WITH SECTION 405.9.1 OR 405.9.2 SHALL BE PROVIDED ON EACH SIDE OF RAMP RUNS AND AT EACH SIDE OF RAMP LANDINGS.

**EXCEPTIONS:**

1. EDGE PROTECTION SHALL NOT BE REQUIRED ON RAMPS NOT REQUIRED TO HAVE HANDRAILS AND THAT HAVE FLARED SIDES COMPLYING WITH SECTION 406.3.
2. EDGE PROTECTION SHALL NOT BE REQUIRED ON THE SIDES OF RAMP LANDINGS SERVING ADJOINING RAMP RUN OR STAIRWAY.
3. EDGE PROTECTION SHALL NOT BE REQUIRED ON THE SIDES OF RAMP LANDINGS HAVING A VERTICAL DROP-OFF OF ½ INCH MAXIMUM WITHIN 10 INCHES HORIZONTALLY OF THE MINIMUM LANDING AREA SPECIFIED IN SECTION 405.7.
4. EDGE PROTECTION SHALL NOT BE REQUIRED ON THE SIDES OF RAMPED AISLES WHERE THE RAMPS PROVIDE ACCESS TO THE ADJACENT SEATS AND AISLE WAYS.

**405.9.1 EXTENDED FLOOR SURFACE.**  
THE FLOOR SURFACE OF THE RAMP RUN OR RAMP LANDING SHALL EXTEND 12 INCHES MINIMUM BEYOND THE INSIDE FACE OF A RAILING COMPLYING WITH SECTION 505.

**405.9.2 CURB OR BARRIER.**  
A CURB COMPLYING WITH SECTION 405.9.2.1 OR A BARRIER COMPLYING WITH SECTION 405.9.2.2 SHALL BE PROVIDED.

**405.9.2.1 CURB.**  
A CURB SHALL BE A MINIMUM OF 4 INCHES IN HEIGHT.

**405.9.2.2 BARRIER.**  
BARRIERS SHALL BE CONSTRUCTED SO THAT THE BARRIER PREVENTS THE PASSAGE OF A 4-INCH DIAMETER SPHERE WHERE ANY PORTION OF THE SPHERE IS WITHIN 4 INCHES OF THE FLOOR.

**405.10 WET CONDITIONS.**  
LANDINGS SUBJECT TO WET CONDITIONS SHALL BE DESIGNED TO PREVENT THE ACCUMULATION OF WATER.

TABLE 405.2 - ALLOWABLE RAMP DIMENSIONS FOR CONSTRUCTION IN EXISTING SITES, BUILDINGS AND FACILITIES	
SLOPE <sup>1</sup>	MAXIMUM RISE
STEEPER THAN 1:10 BUT NOT STEEPER THAN 1:8	3 INCHES
STEEPER THAN 1:12 BUT NOT STEEPER THAN 1:10	6 INCHES

<sup>1</sup> A SLOPE STEEPER THAN 1:8 SHALL NOT BE PERMITTED

**505.1 GENERAL.**  
HANDRAILS REQUIRED BY SECTION 405.8 FOR STAIRS, OR SECTION 504.6 FOR STAIRS, SHALL COMPLY WITH SECTION 505.2.

**505.2 LOCATION.**  
HANDRAILS SHALL BE PROVIDED ON BOTH SIDES OF STAIRS AND RAMPS.

**EXCEPTIONS:**  
1. IN ASSEMBLY SEATING AREAS, HANDRAILS SHALL NOT BE REQUIRED ON BOTH SIDES ALONG AISLE STAIRS, PROVIDED WITH A HANDRAIL EITHER AT THE SIDE OR WITHIN THE AISLE.  
2. IN ASSEMBLY SEATING AREAS, HANDRAILS SHALL NOT BE REQUIRED ON THE SIDES OF RAMPED AISLES SERVING SEATS.

**505.3 CONTINUITY.**  
HANDRAILS SHALL BE CONTINUOUS WITHIN THE FULL LENGTH OF EACH STAIR FLIGHT OR RAMP RUN. INSIDE HANDRAILS ON SWITCHBACK OR DOGLEG STAIRS OR RAMPS SHALL BE CONTINUOUS BETWEEN FLIGHTS OR RUNS. OTHER HANDRAILS SHALL COMPLY WITH SECTIONS 505.10 AND 307.

**EXCEPTION:**  
HANDRAILS SHALL NOT BE REQUIRED TO BE CONTINUOUS IN AISLES SERVING SEATING WHERE HANDRAILS ARE DISCONTINUOUS TO PROVIDE ACCESS TO SEATING AND TO PERMIT CROSSOVERS WITHIN THE AISLES.

**505.4 HEIGHT.**  
TOP OF GRIPPING SURFACES OF HANDRAILS SHALL BE 34 INCHES MINIMUM AND 38 INCHES MAXIMUM VERTICALLY ABOVE STAIR NOSINGS, RAMP SURFACES AND WALKING SURFACES. HANDRAILS SHALL BE AT A CONSISTENT HEIGHT ABOVE STAIR NOSINGS, RAMP SURFACES AND WALKING SURFACES.

**505.5 CLEARANCE.**  
CLEARANCE BETWEEN HANDRAIL GRIPPING SURFACE AND ADJACENT SURFACES SHALL BE 1-1/2" INCHES MINIMUM.

**505.6 GRIPPING SURFACE.**  
GRIPPING SURFACES SHALL BE CONTINUOUS, WITHOUT INTERRUPTION BY NEWEL POSTS, OTHER CONSTRUCTION ELEMENTS, OR OBSTRUCTIONS.

**EXCEPTIONS:**  
1. HANDRAIL BRACKETS OR BALUSTERS ATTACHED TO THE BOTTOM SURFACE OF THE HANDRAIL SHALL NOT BE CONSIDERED OBSTRUCTIONS, PROVIDED THE BRACKETS OR BALUSTERS COMPLY WITH THE FOLLOWING CRITERIA:  
a. NOT MORE THAN 20 PERCENT OF THE HANDRAIL LENGTH IS OCCURRED.  
b. HORIZONTAL PROJECTIONS BEYOND THE SIDES OF THE HANDRAIL OCCUR 1-1/2 INCHES MINIMUM BELOW THE BOTTOM OF THE HANDRAIL, AND PROVIDED THAT FOR EACH 1/2 INCH OF ADDITIONAL PERIMETER DIMENSION ABOVE 4 INCHES, THE VERTICAL CLEARANCE DIMENSION OF 1-1/2 INCH CAN BE REDUCED BY 1/8 INCH, AND  
c. EDGES SHALL BE ROUNDED.  
2. WHERE HANDRAILS ARE PROVIDED ALONG WALKING SURFACES WITH SLOPES NOT STEEPER THAN 1:20, THE BOTTOMS OF HANDRAIL GRIPPING SURFACES SHALL BE PERMITTED TO BE OBSTRUCTED ALONG THEIR ENTIRE LENGTH WHERE THEY ARE INTEGRAL TO CRASH RAILS OR BUMPER GUARDS.

**505.7 CROSS SECTION.**  
HANDRAILS SHALL HAVE A CROSS SECTION COMPLYING WITH SECTION 505.7.1 OR 505.7.2.

**505.7.1 CIRCULAR CROSS SECTION.**  
HANDRAILS WITH A CIRCULAR CROSS SECTION SHALL HAVE AN OUTSIDE DIAMETER OF 1-1/4 INCHES MINIMUM AND 2 INCHES MAXIMUM.

**505.7.2 NONCIRCULAR CROSS SECTION.**  
HANDRAILS WITH A NONCIRCULAR CROSS SECTION SHALL HAVE A PERIMETER DIMENSION OF 4 INCHES MINIMUM AND 6-1/4 INCHES MAXIMUM, AND A CROSS-SECTION DIMENSION OF 2-1/4 INCHES MAXIMUM.

**505.8 SURFACES.**  
HANDRAILS, AND ANY WALL OR OTHER SURFACES ADJACENT TO THEM, SHALL BE FREE OF ANY SHARP OR ABRASIVE ELEMENTS. EDGES SHALL BE ROUNDED.

**505.9 FITTINGS.**  
HANDRAILS SHALL NOT ROTATE WITHIN THEIR FITTINGS.

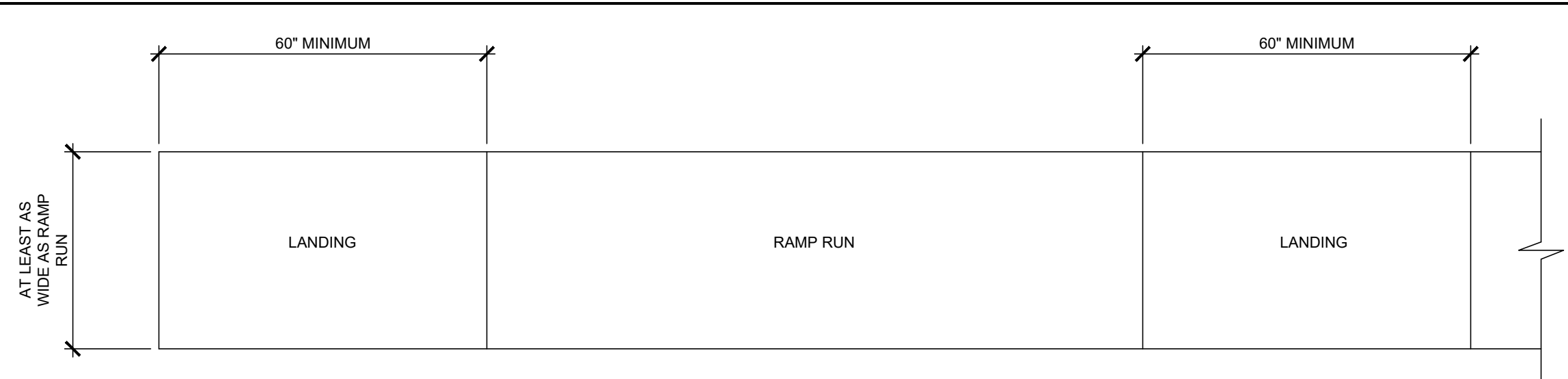
**505.10 HANDRAIL EXTENSIONS.**  
HANDRAILS SHALL EXTEND BEYOND AND IN THE SAME DIRECTION OF STAIR FLIGHTS AND RAMP RUNS IN ACCORDANCE WITH SECTION 505.10.

**EXCEPTIONS:**  
1. CONTINUOUS HANDRAILS AT THE INSIDE TURN OF STAIRS AND RAMPS.  
2. HANDRAIL EXTENSIONS ARE NOT REQUIRED IN AISLES SERVING SEATING WHERE THE HANDRAILS ARE DISCONTINUOUS TO PROVIDE ACCESS TO SEATING AND TO PERMIT CROSSOVERS WITHIN THE AISLE.  
3. IN ALTERATIONS, FULL EXTENSIONS OF HANDRAILS SHALL NOT BE REQUIRED WHERE SUCH EXTENSIONS WOULD BE HAZARDOUS DUE TO PLAN CONFIGURATION.

**505.10.1 TOP AND BOTTOM EXTENSION AT RAMPS.**  
RAMP HANDRAILS SHALL BE EXTEND HORIZONTALLY ABOVE THE LEADING 12 INCHES MINIMUM BEYOND THE TOP AND BOTTOM RAMP RUNS. EXTENSIONS SHALL RETURN TO A WALL, GUARD, OR FLOOR, OR SHALL BE CONTINUOUS TO THE HANDRAIL OF AN ADJACENT RAMP RUN.

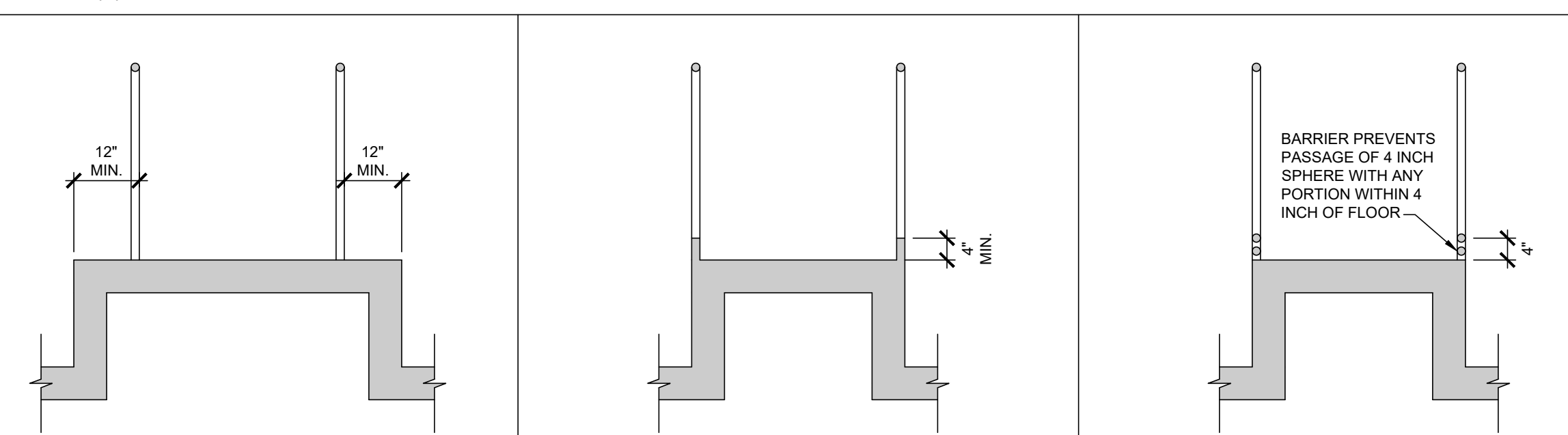
**505.10.2 TOP EXTENSION AT STAIRS.**  
AT THE TOP OF A STAIR FLIGHT, HANDRAILS SHALL EXTEND HORIZONTALLY ABOVE THE LANDING FOR 12 INCHES MINIMUM BEGINNING DIRECTLY ABOVE THE LANDING NOSING. EXTENSIONS SHALL RETURN TO A WALL, GUARD, OR THE LANDING SURFACE, OR SHALL BE CONTINUOUS TO THE HANDRAIL OF AN ADJACENT STAIR FLIGHT.

**505.10.3 BOTTOM EXTENSION AT STAIRS.**  
AT THE BOTTOM OF A STAIR FLIGHT, HANDRAILS SHALL EXTEND AT THE SLOPE OF THE STAIR FLIGHT FOR A HORIZONTAL DISTANCE EQUAL TO ONE TREAD DEPTH BEYOND THE BOTTOM TREAD NOSING. EXTENSIONS SHALL RETURN TO A WALL, GUARD, OR THE LANDING SURFACE, OR SHALL BE CONTINUOUS TO THE HANDRAIL OF AN ADJACENT STAIR FLIGHT.



### RAMP LANDINGS

FIG. 405.7(a)

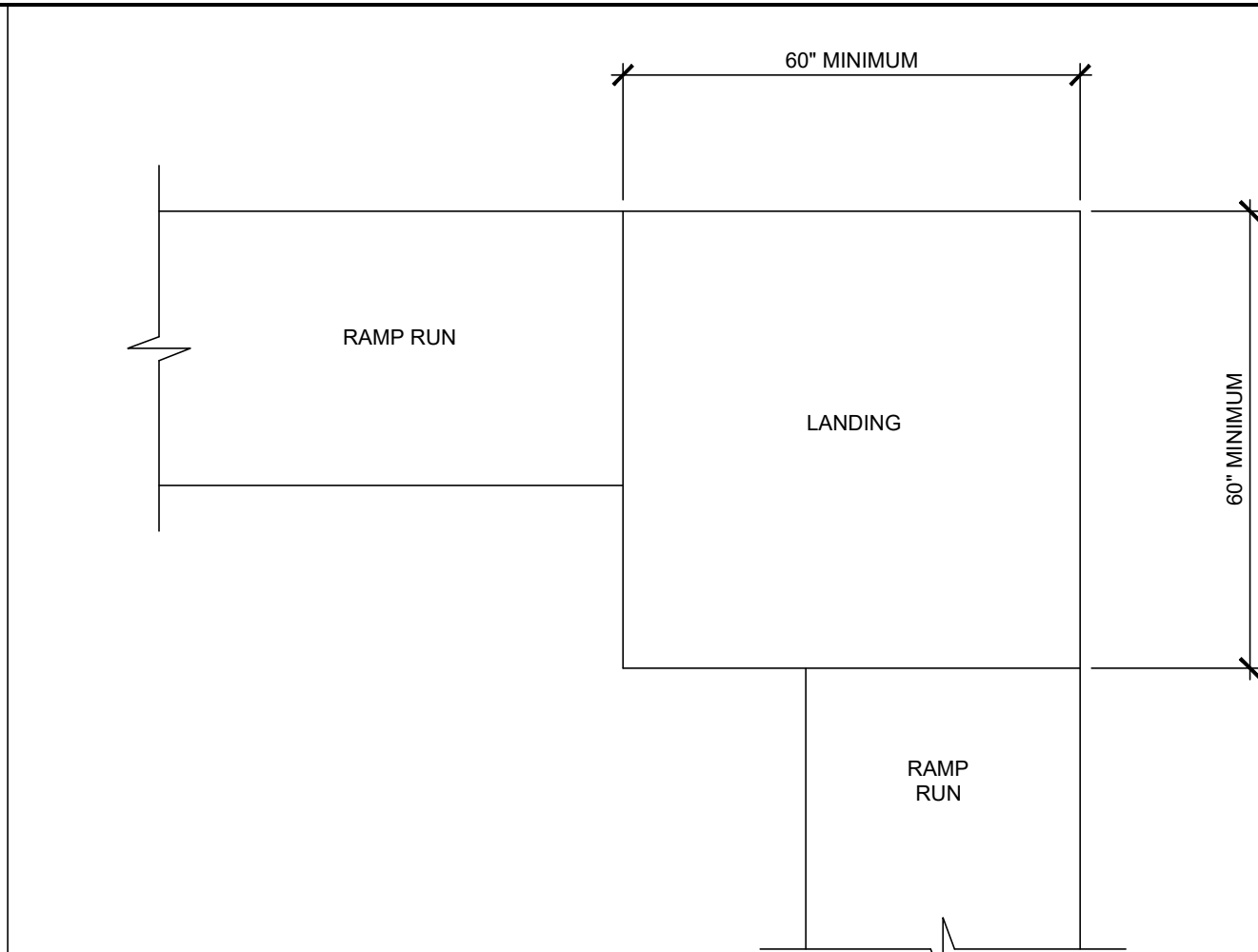


### EXTENDED FLOOR SURFACE

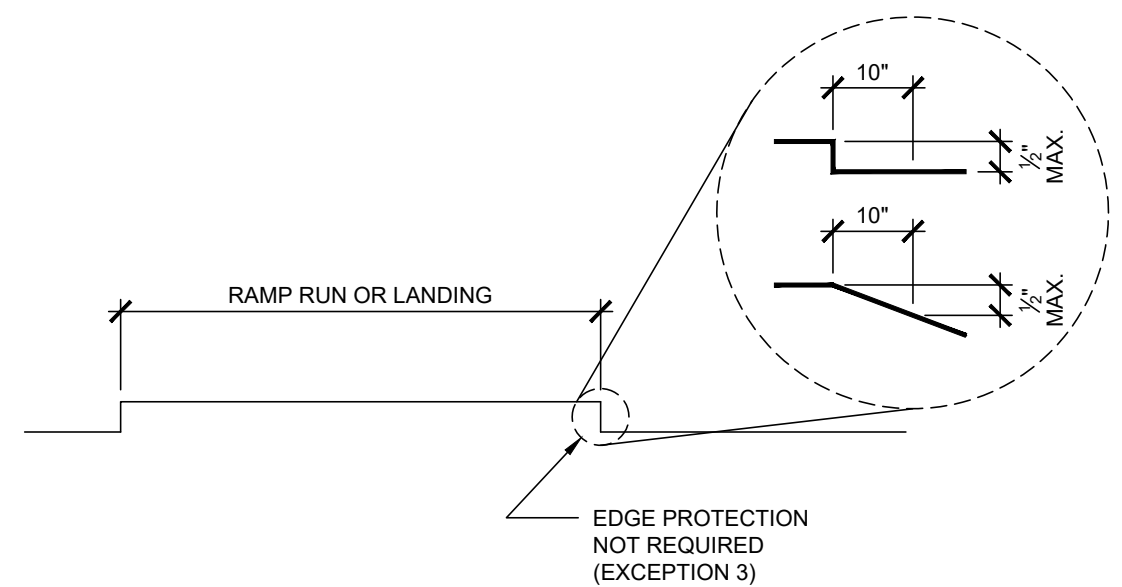
FIG. 405.9.1

CURB  
FIG. 405.9.2(a)

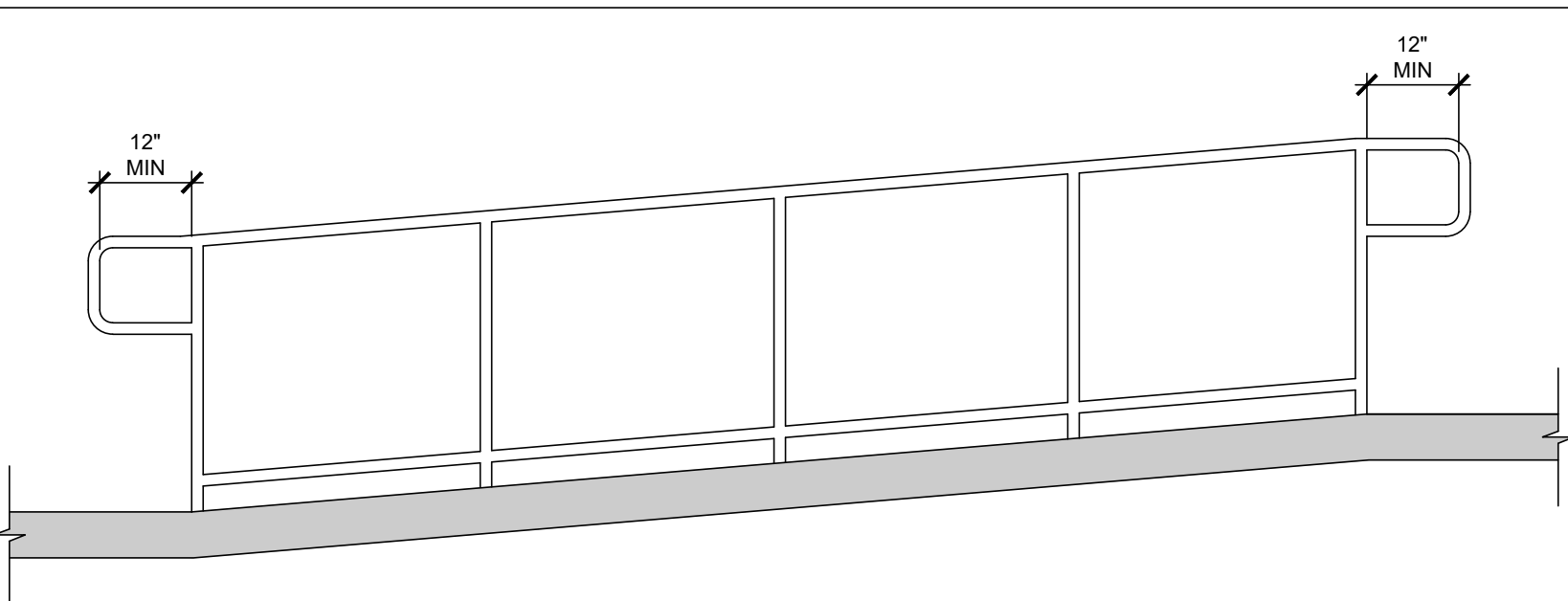
BARRIER  
FIG. 405.9.2(b)



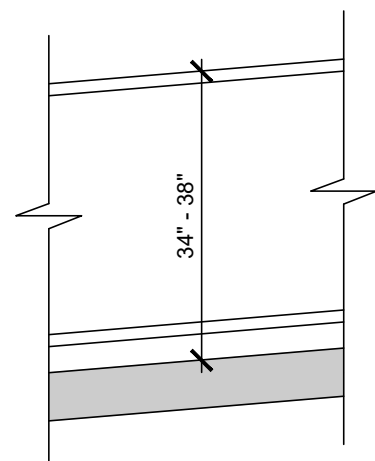
RAMP LANDINGS  
FIG. 405.7(b)



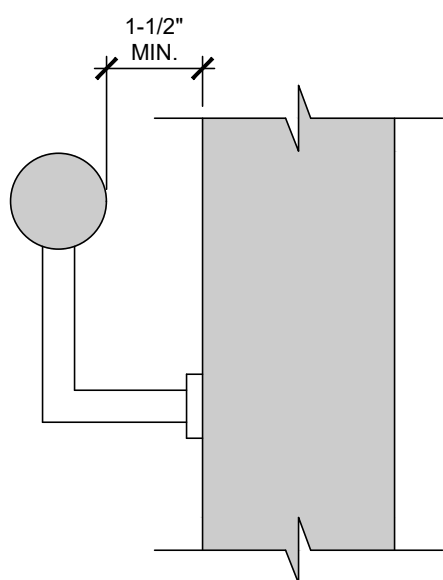
EDGE PROTECTION - LIMITED DROP OFF  
FIG. 405.9



### TOP AND BOTTOM HANDRAIL EXTENSIONS AT RAMPS

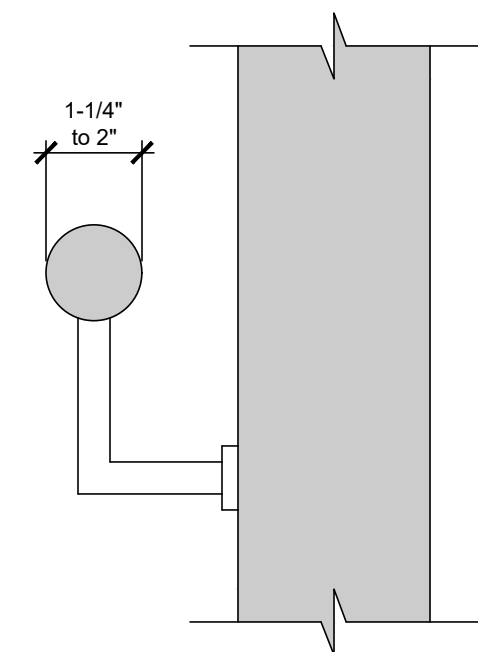


RAMPS  
FIG. 505.4(b)

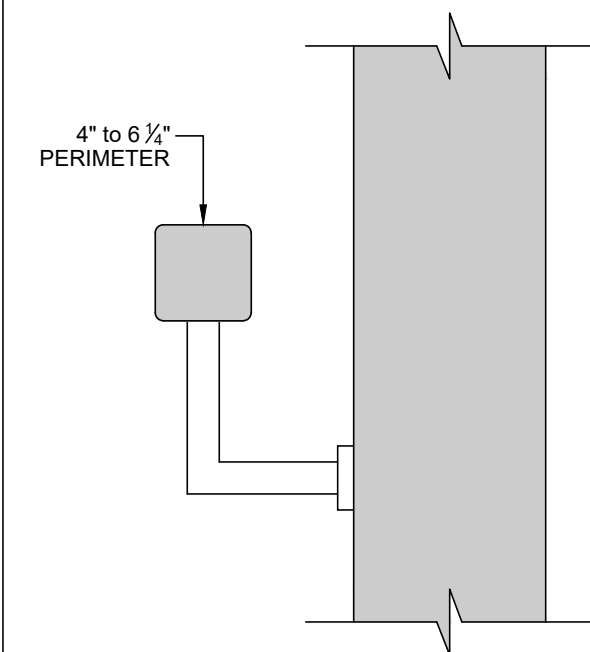


## HANDRAIL CLEARANCE

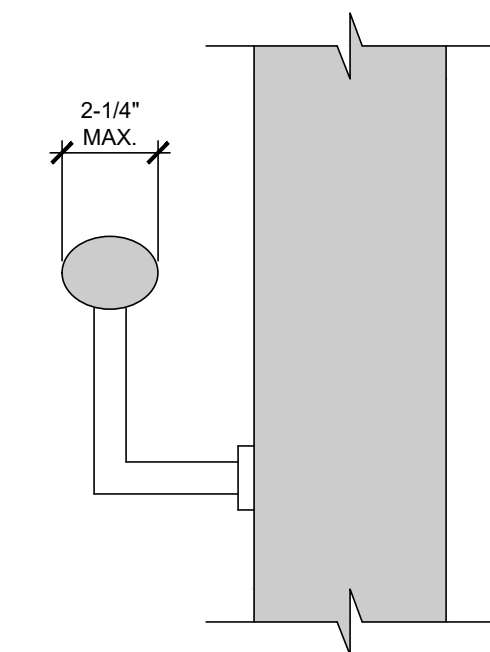
### FIG. 505.5



CIRCULAR  
FIG. 505.7(a)



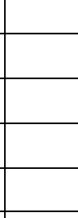


NONCIRCULAR  
FIG. 505.7(b)



NONCIRCULAR  
FIG. 505.7(c)

### HANDRAIL CROSS SECTION

FIG. 505.7

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	03-11-21	AS PER DOB OBJECTIONS	MY
<div><div>Building</div><div> <b>Matthew Mbamelu</b> <b>APPROVED</b> Date: 04/01/2021</div></div>			
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<b>DOB Approval Stamps:</b>			
<b>Project Address:</b> 3500 Boston Post Road Bronx, NY 10803			
<b>Seal:</b> 			
<b>Drawing Title:</b> <b>HANDICAP RAMP &amp; RAILING DETAILS</b>			
<b>NYCDOB APPLICATION:</b> <b>X00450536-11</b>			
<b>BLOCK:</b> LOT: ZONE:	4723 66 C2-2 in R5 2b	<b>Job No.:</b> 18049 <b>Drawn By:</b> MAY MY	<b>Date:</b> 03-11-21 <b>Sheet:</b> 9 of 25
<b>Drawing No.:</b> <b>G-008.00</b>			







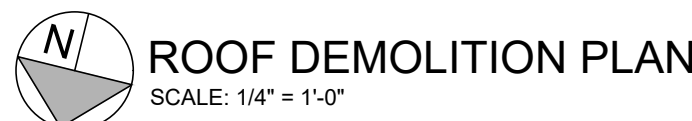






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**DM-001.00**



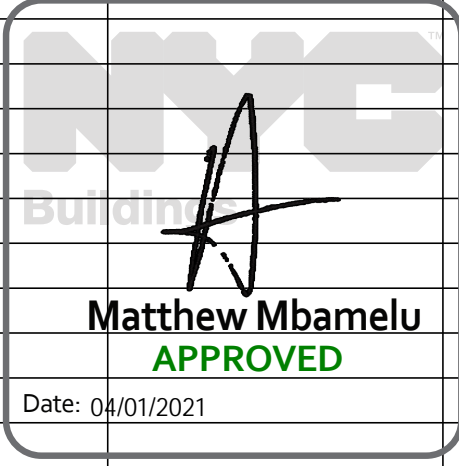


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2. NEW BUILDING APPLICATION FOR ADJACENT BUILDING ON THE SAME LOT & SITE WORK FILED & APPROVED UNDER SEPARATE APPLICATION #220696361.
3. RELATED EXTERIOR SIGNAGE FOR BURGER KING FILED UNDER SEPARATE APPLICATION.
4. RELATED TEMPORARY WOOD CONSTRUCTION FENCE FILED UNDER SEPARATE APPLICATION IN DOB NOW.
5. RELATED MECHANICAL WORK FILED UNDER SEPARATE APPLICATION X00433355-11 IN DOB NOW.
6. RELATED PLUMBING WORK FILED UNDER SEPARATE APPLICATION X00433349-11 IN DOB NOW.

Drawing No.:  
**DM-002.00**



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Jay DellaMonica  
Creative Food Corp  
200 Garden City Plaza  
Garden City, NY 11530

DOB Approval Stamps:

Project Address:  
3500 Boston Post Road  
Bronx, NY 10803

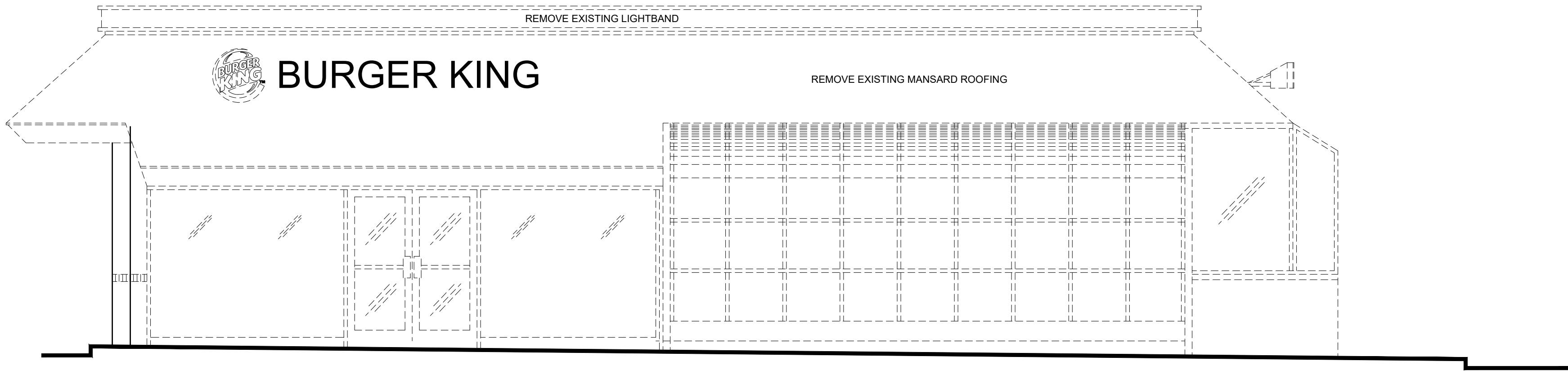


Drawing Title:  
NORTH & SOUTH  
DEMOLITION  
ELEVATIONS

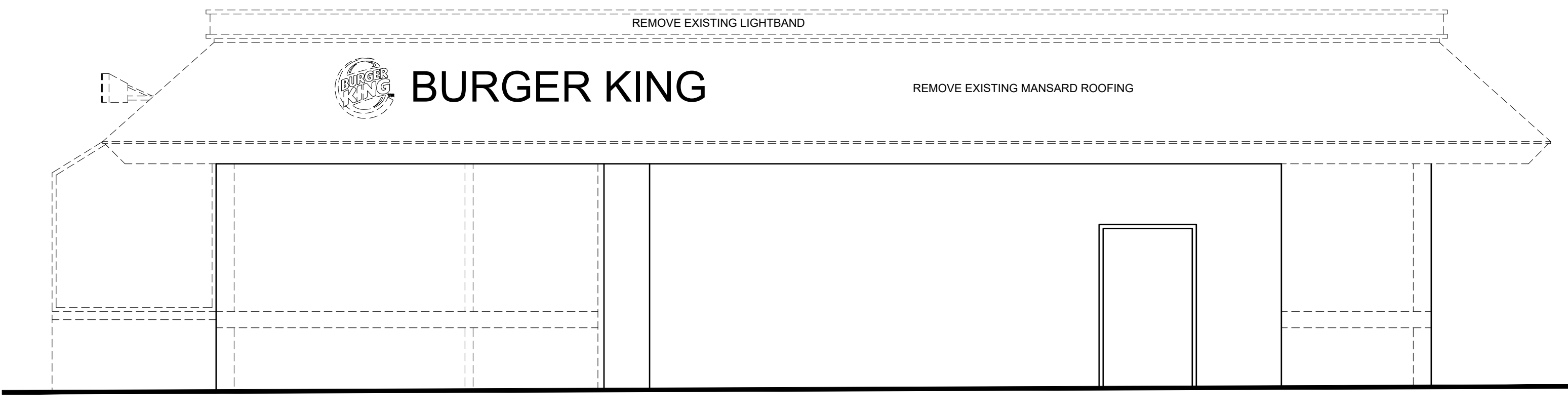
NYCDOB APPLICATION:  
X00450536-I1

BLOCK: 4723	Job No.: 18049	Date: 03-11-21
LOT: 66	Drawn By: MY	Sheet: 14 of 25
ZONE: C2-2 in R5		
MAP: 2b		

Drawing No.:  
DM-003.00



SOUTH DEMOLITION ELEVATION  
SCALE: 1/4" = 1'-0"



NORTH DEMOLITION ELEVATION  
SCALE: 1/4" = 1'-0"

DEMOLITION LEGEND

- EXISTING CONSTRUCTION TO REMAIN UNDISTURBED
- EXISTING CONSTRUCTION TO BE REMOVED

ELEVATION DEMOLITION NOTES

- ALL CONDITIONS ARE EXISTING TO REMAIN UNDISTURBED UNLESS OTHERWISE NOTED.
- REMOVE & DISPOSE OF EXISTING STOREFRONTS ALONG BOSTON ROAD & EASTCHESTER AVENUE AS INDICATED ON PLAN.
  - EXISTING LINTELS TO REMAIN UNDISTURBED.
- REMOVE & DISPOSE OF EXISTING EXTERIOR DOORS, FRAMES & HARDWARE AT SIDE & REAR WALLS AS INDICATED ON PLAN.
- REMOVE & DISPOSE OF EXISTING SIGNAGE AS INDICATED ON ELEVATION.
- REMOVE & DISPOSE OF EXISTING WINDOW AT AS INDICATED ON PLAN.
- PROVIDE TEMPORARY LIGHTING
- REMOVE AND DISPOSE OF ALL DEBRIS.





SCALE: 1/4" = 1'-0"

FIRST FLOOR: 150.29'


GRADE AT FRONT: 150.82'




SCALE: 1/4" = 1'-0"

FIRST FLOOR: 150.29'

GRADE AT FRONT: 149.84'

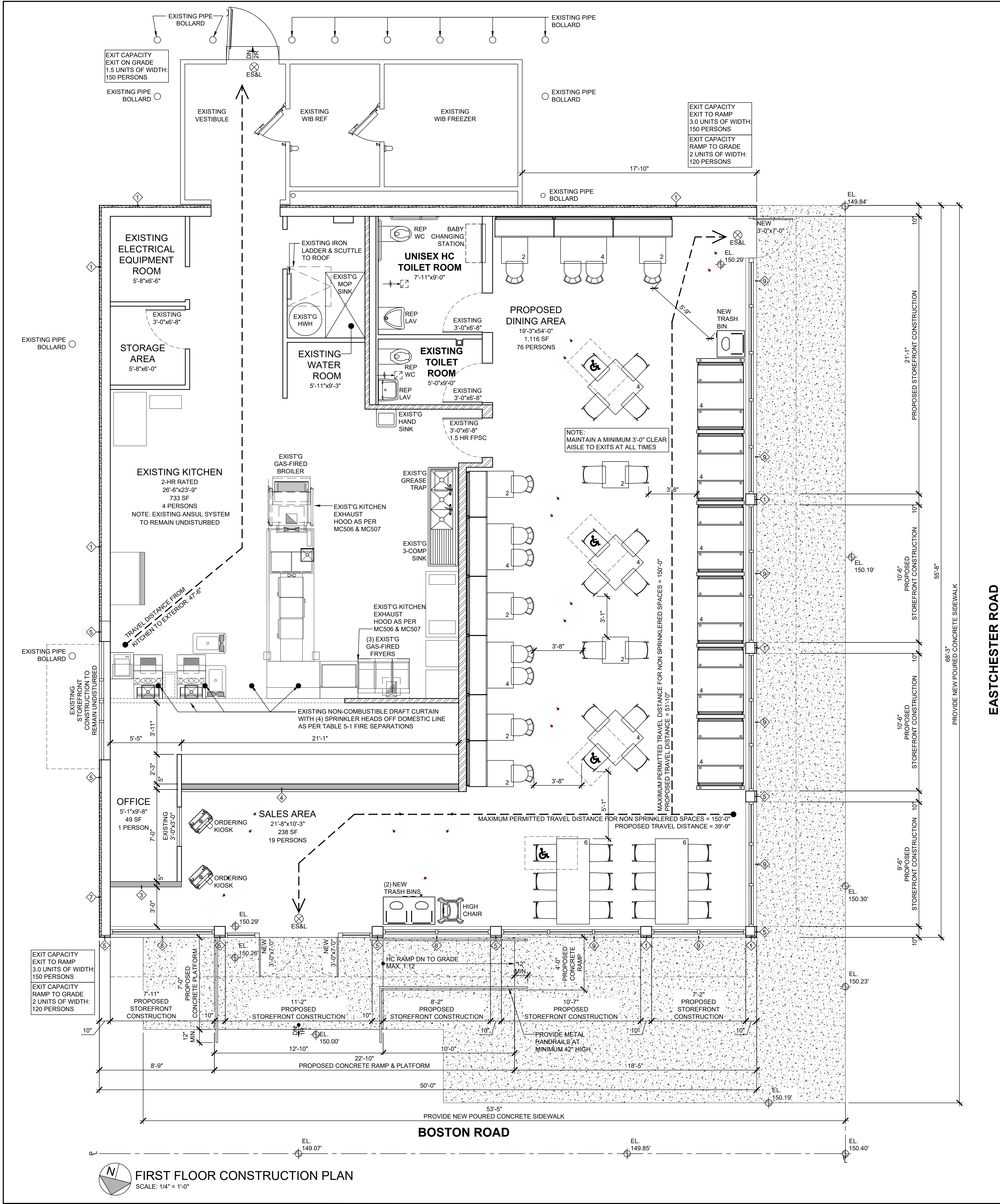
 EXISTING CONSTRUCTION TO REMAIN UNDISTURBED

 EXISTING CONSTRUCTION TO BE REMOVED

1. ALL CONDITIONS ARE EXISTING TO REMAIN UNDISTURBED UNLESS OTHERWISE NOTED.
2. REMOVE & DISPOSE OF EXISTING STOREFRONTS ALONG BOSTON ROAD & EASTCHESTER AVENUE AS INDICATED ON PLAN.
- 2.1. EXISTING LINTELS TO REMAIN UNDISTURBED.
3. REMOVE & DISPOSE OF EXISTING EXTERIOR DOORS, FRAMES & HARDWARE AT SIDE & REAR WALLS AS INDICATED ON PLAN.
4. REMOVE & DISPOSE OF EXISTING SIGNAGE AS INDICATED ON ELEVATION.
5. REMOVE & DISPOSE OF EXISTING WINDOW AT AS INDICATED ON PLAN.
6. PROVIDE TEMPORARY LIGHTING
7. REMOVE AND DISPOSE OF ALL DEBRIS.

		<div>Michael D. Just, R.A., A.I.A. 718.855.1237 mjust@mjarch.com www.justarchitectureny.com</div>	
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<p>Drawing Title:</p> <p><b>EAST &amp; WEST</b> <b>DEMOLITION</b> <b>ELEVATIONS</b></p>			
<p>NYCDOB APPLICATION:</p> <p><b>X00450536-I1</b></p>			
<p><b>BLOCK:</b> 4723 <b>LOT:</b> 66 <b>ZONE:</b> C2-2 in R5 <b>MAP:</b> 2b</p>		<p><b>Job No.:</b> 18049 <b>Drawn By:</b> MY</p>	<p><b>Date:</b> 03-11-21 <b>Sheet:</b> 15 of 25</p>
<p>Drawing No.:</p> <p><b>DM-004.00</b></p>			





FIRST FLOOR CONSTRUCTION LEGEND

- EXISTING CONSTRUCTION TO REMAIN UNDISTURBED
- EXISTING 2-HR RATED CONSTRUCTION TO REMAIN UNDISTURBED
- PROPOSED EIFS FINISH ON EXISTING EXTERIOR WALL
- PROPOSED EXTERIOR WALL TILE ON EXISTING EXTERIOR WALL
- PROPOSED NON-RATED INTERIOR PARTITION
- EXISTING NON-COMBUSTIBLE DRAFT CURTAIN WITH SPRINKLER HEADS OFF DOMESTIC LINE AS PER TABLE 5-1 FIRE SEPARATIONS
- EXHAUST FAN WITH DUCT TO EXTERIOR
- WALL TAG (SEE DETAILS ON G-003)
- PROPOSED ILLUMINATED EXIT SIGN (NOT TO EXCEED 5 WATTS PER SIDE AS PER 2020 ECCNYC)

FIRST FLOOR CONSTRUCTION NOTES

- ALL CONDITIONS ARE EXISTING TO REMAIN UNDISTURBED UNLESS OTHERWISE NOTED.
- ALL RELATED PLUMBING WORK IS TO BE FILED UNDER SEPARATE APPLICATION IN DOB NOW.
- ALL RELATED MECHANICAL WORK IS TO BE FILED UNDER SEPARATE APPLICATION IN DOB NOW.
- ALL EXIT SIGNS AND LIGHTS TO REMAIN IN OPERATING CONDITION THROUGHOUT CONSTRUCTION.
- PROVIDE NEW EXTERIOR NON LOAD BEARING PARTITION AS INDICATED ON PLAN.
  - AS PER 2020 ECCNYC TABLE, ALL METAL AS PER TABLE C402.1.3 - METAL FRAMED WALLS TO HAVE A MINIMUM R-13 CAVITY INSULATION + R8.5 CONTINUOUS INSULATION.
- PROVIDE NEW POURED CONCRETE RAMP & PLATFORM DOWN TO GRADE AS INDICATED ON PLAN.
  - PROVIDE HANDRAILS AT MINIMUM 42" HIGH AS INDICATED ON PLAN.
  - DOWEL NEW SLAB TO ASPHALT.
  - PROVIDE 6x6x10/10 WELDED WIRE FABRIC.
  - PROVIDE BROOM FINISH.
  - CONCRETE TO BE MINIMUM 3000 PSI.
- PROVIDE NEW STOREFRONT AND EXTERIOR DOOR AT FACADE AS INDICATED ON PLANS.
  - SEE DETAILS ON SHEET G-009 FOR COORDINATION.
  - AS PER 2020 ECCNYC TABLE C402.4 ALL NEW FIXED FENESTRATION SHALL BE PROVIDED WITH A MAXIMUM U-FACTOR OF 0.30 AND A MAXIMUM S.H.G.C. OF 0.36.
  - AS PER 2020 ECCNYC TABLE C402.4 ALL NEW ENTRANCES SHALL BE PROVIDED WITH A MAXIMUM U-FACTOR OF 0.77 AND A MAXIMUM S.H.G.C. OF 0.36.
  - AS PER 2020 ECCNYC TABLE C402.4 ALL NEW OPERABLE FENESTRATION SHALL BE PROVIDED WITH A MAXIMUM U-FACTOR OF 0.45 AND A MAXIMUM S.H.G.C. OF 0.36.
- PROVIDE NEW EIFS AT EXTERIOR WALL AS INDICATED ON PLAN. SEE DETAILS ON G-002. COORDINATE WITH ROOF PLAN ON A-002 AND EXTERIOR ELEVATIONS ON A-004 & A-006.
- PROVIDE NEW METAL CANOPIES AS INDICATED ON PLANS. COORDINATE WITH EXTERIOR ELEVATIONS ON A-004 & A-005.
  - SEE HANDICAP RAMP & RAILINGS DETAILS ON G-008.
- PROVIDE NEW INTERIOR NON-LOAD BEARING PARTITIONS, FURRING, DOORS & FRAMES AS INDICATED ON PLANS. PROVIDE RATINGS AS INDICATED ON PLAN.
- PROVIDE NEW FINISH FLOORING THROUGHOUT FIRST FLOOR. SEE FINISH SCHEDULE ON G-008. ALL FINISHES TO BE VERIFIED BY OWNER PRIOR TO PURCHASE AND/OR INSTALLATION.
- PROVIDE FURNITURE AND DECOR PACKAGE AS PER 'BURGER KING' FINISH PLANS AND SCHEDULES.
- PROVIDE NEW FRP FINISH AT KITCHEN PARTITIONS AS PER 'BURGER KING' FINISH PLANS AND SCHEDULES.
- PROVIDE NEW LIGHTING AT FIRST FLOOR.
  - SEE REFLECTED CEILING PLANS FOR COORDINATION.
  - SEE EN-001 FOR TABULAR ANALYSIS.

RELATED FILINGS:

- ALTERATION TYPE I ESTABLISHING PERMITTED USE & OCCUPANCY FILED & APPROVED UNDER SEPARATE APPLICATION #220710498.
- EXISTING PA COMPLETED UNDER APPLICATION #201061206.
- NEW BUILDING APPLICATION FOR ADJACENT BUILDING ON THE SAME LOT & SITE WORK FILED & APPROVED UNDER SEPARATE APPLICATION #220696361.
- RELATED EXTERIOR SIGNAGE FOR BURGER KING FILED UNDER SEPARATE APPLICATION.
- RELATED TEMPORARY WOOD CONSTRUCTION FENCE FILED UNDER SEPARATE APPLICATION IN DOB NOW.
- RELATED MECHANICAL WORK FILED UNDER SEPARATE APPLICATION X00433355-11 IN DOB NOW.
- RELATED PLUMBING WORK FILED UNDER SEPARATE APPLICATION X00433349-11 IN DOB NOW.

EXISTING EATING AND DRINKING ESTABLISHMENT:

USE & OCCUPANCY PERMITTED UNDER CO# 51340.  
MAX. NUMBER OF PERSONS AS PER ALTERATION TYPE I FILED & APPROVED UNDER APPLICATION #220710498: 110  
EXISTING PA COMPLETED UNDER APPLICATION #201061206.  
ALTERATION TYPE II - EXISTING RESTAURANT RENOVATION FILED & APPROVED UNDER SEPARATE APPLICATION #200592260.  
ALTERATION TYPE II - RANGE HOOD & ANSUL SYSTEM FILED & APPROVED UNDER SEPARATE APPLICATION #200430202.

3,019.00 SF  
USE GROUP: 6A  
OCCUPANCY GROUP: A-2  
NUMBER OF SEATS (PATRONS): 76  
NUMBER OF STANDEES (PATRONS): 19  
NUMBER OF EMPLOYEES: 5  
TOTAL NUMBER OF PERSONS AT EATING & DRINKING ESTABLISHMENT: 100

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JUST

ARCHITECTURE

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03-11-21		AS PER DOB OBJECTIONS	MY

Matthew Mbamelu

APPROVED

Date: 04/01/2021

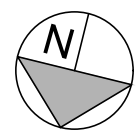
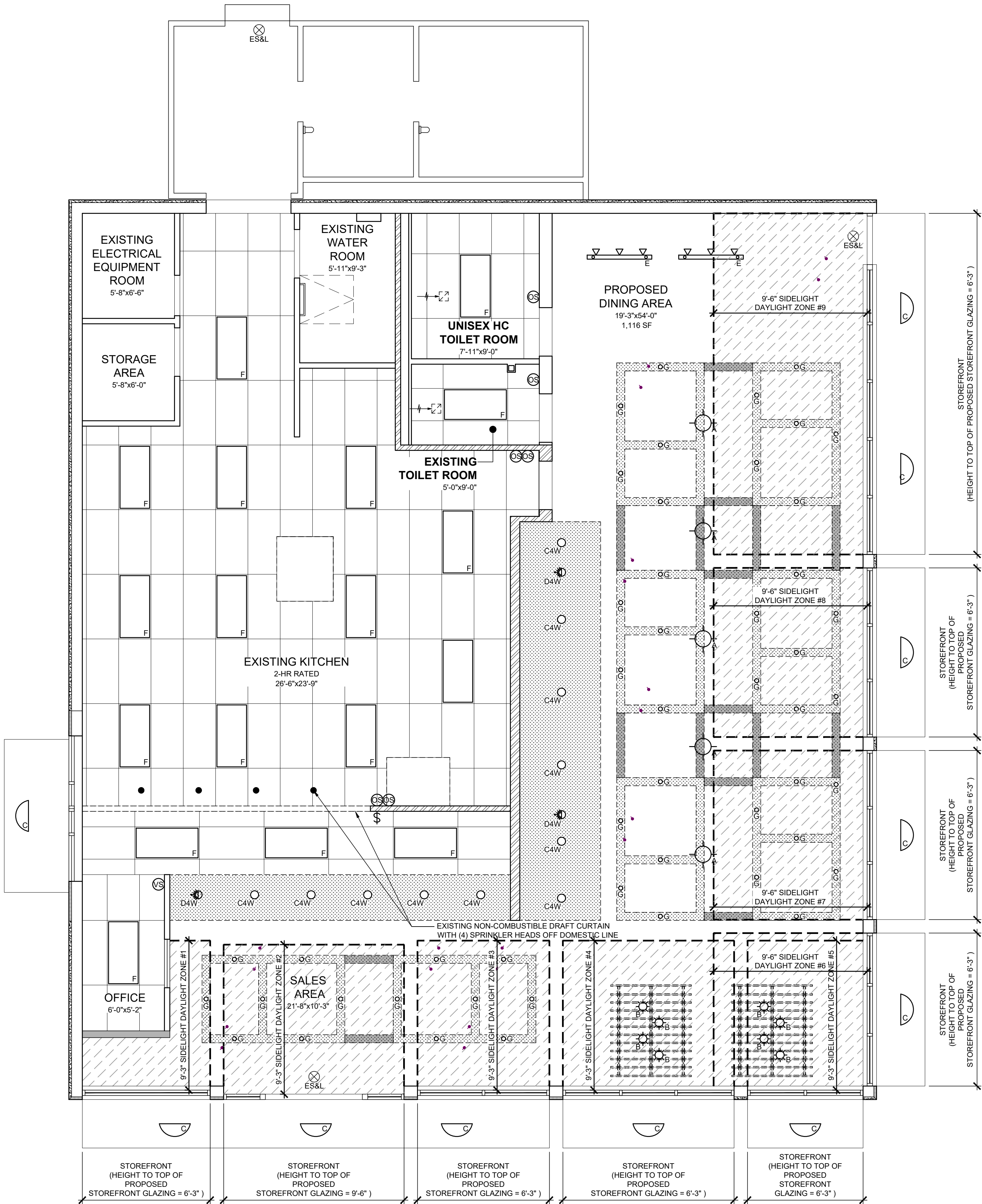
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Jay DellaMonica  
Creative Food Corp  
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Garden City, NY 11530  
DOB Approval Stamps:  
Project Address:  
3500 Boston Post Road  
Bronx, NY 10803  
Seal:  
Drawing Title:  
FIRST FLOOR  
CONSTRUCTION PLAN  
NYCDOB APPLICATION:  
X00450536-11  
BLOCK: 4723  
LOT: 66  
ZONE: C2-2 in R5  
MAP: 2b  
Job No.: 18049  
Drawn By: MY  
Date: 03-11-21  
Sheet: 16 of 25  
Drawing No.:  
A-001.00





A-002.00





FIRST FLOOR REFLECTED CEILING PLAN  
SCALE: 1/4" = 1'-0"

BOSTON ROAD

EASTCHESTER ROAD

LIGHTING CONTROLS SCHEDULE (SPACE-BY-SPACE)				
SPACE	OPERATING TYPE	MAKE (OR COMPARABLE)	SYMBOL	
KITCHEN (SINK AREA)	COMMERCIAL GRADE LIGHT SWITCH	LEVITON	Ⓞ	Ⓞ
KITCHEN (COOKING LINE)	COMMERCIAL GRADE OCCUPANCY SENSOR	LEVITON		
MANAGERS OFFICE	COMMERCIAL GRADE LIGHT SWITCH	LEVITON	Ⓞ	Ⓞ
KITCHEN (SERVICE AREA)	COMMERCIAL GRADE OCCUPANCY SENSOR	LEVITON		
RESTROOMS	COMMERCIAL GRADE OCCUPANCY SENSOR	LEVITON	Ⓞ	Ⓞ
DINING ROOM	COMMERCIAL GRADE LIGHT SWITCH	LEVITON		

FIRST FLOOR REFLECTED CEILING LEGEND

- EXISTING CONSTRUCTION TO REMAIN UNDISTURBED

EXISTING 2-HR RATED CONSTRUCTION TO REMAIN UNDISTURBED

AREA OF DAYLIGHT ZONE

GWB DROPPED SOFFIT

OCCUPANCY SENSOR AS PER 2020 NYCECC

PHOTOCELL ON/TIMECLOCK OFF AS PER 2020 NYCECC

VACANCY SENSOR AS PER 2020 NYCECC

SWITCH - ALL SWITCHES TO BE DIMMER TYPE LUTRON OR EQUAL

EXISTING DRAFT CURTAIN W/ SPRINKLER HEADS AS PER TABLE 5-1 FIRE SEPARATIONS

EXHAUST FAN WITH DUCT TO EXTERIOR

PROPOSED ILLUMINATED EXIT SIGN (NOT TO EXCEED 5 WATTS PER SIDE AS PER 2020 ECCNYC)
- NEW PENDANT LIGHT FIXTURE - A

NEW PENDANT LIGHT FIXTURE - B

EXTERIOR GRADE CANOPY LIGHT FIXTURE - C

4" RECESSED LIGHT FIXTURE - C4W

4" RECESSED LIGHT FIXTURE - D4W

TRACK LIGHT FIXTURE - E

2" SOFFIT RECESSED LIGHT FIXTURE - G

CEILING HEIGHT/TYPE SEE NOTES ON A-003

TYPE 'F' - 2'x4" LAY-IN PANEL LIGHTING (KITCHEN) IN A 24"x48" ACOUSTICAL TILE CEILING

FIRST FLOOR REFLECTED CEILING NOTES

- ALL CONDITIONS ARE EXISTING TO REMAIN UNDISTURBED UNLESS OTHERWISE NOTED.
- REFER TO 'BURGER KING' INTERIOR LIGHTING FINISH PLANS FOR EXACT LIGHTING LOCATIONS.
- PROVIDE NEW LAY-IN ACOUSTIC TILE HUNG CEILINGS AT LOCATIONS AND HEIGHTS AS INDICATED ON PLAN AND LEGEND. SEE CEILING DETAILS ON G-003.
- 15/16" DBL. WEBB HOT DIPPED GALV. STEEL TEE, ALUMINUM CAP #2XA BY U.S.G.-COLOR: WHITE WITH SHEETROCK BRAND LAY-IN CEILING TILE - "CLIMAPLUS" #3270, WHITE VINYL 24"x48"x1/2"
- PROVIDE NEW DROPPED SOFFITS AT LOCATIONS AND HEIGHTS AS INDICATED ON PLAN, RCP LEGEND & CEILING DETAILS ON G-003.
- PROVIDE NEW LIGHT FIXTURES THROUGHOUT FIRST FLOOR AS INDICATED ON PLAN AND SCHEDULE. SEE ELECTRICAL PLANS FOR COORDINATION.
- ALL NEW INTERIOR LIGHTING SHALL COMPLY WITH 2020 ECCNYC TABLE C405.4.2(1) DINING - CAFETERIA/FAST FOOD: 0.90 WATTS/SF.
- ALL NEW EXTERIOR LIGHTING SHALL COMPLY WITH 2020 ECCNYC TABLE C405.5.2(2) - BASIC SITE ALLOWANCES - ZONE 4.
- OCCUPANCY SENSORS SHALL BE PROVIDED AT ALL AREAS INDICATED ON PLAN AS PER 2016 ECCNYC.
- PROVIDE ILLUMINATED EXIT SIGNS AS INDICATED ON PLAN. ILLUMINATED EXIT SIGNS SHALL BE MAX 0.5 WATTS PER SIDE AS PER 2016 ECCNYC.
- AS PER C402.5.8 RECESSED LIGHTING RECESSED LUMINAIRES INSTALLED IN THE BUILDING THERMAL ENVELOPE SHALL BE ALL OF THE FOLLOWING: IC-RATED, LABELED AS HAVING AN AIR LEAKAGE RATE OF NOT MORE 2.0 CFM (0.94 L/S) WHEN TESTED IN ACCORDANCE WITH ASTM E 283 AT A 1.57 PSF (75PA) PRESSURE DIFFERENTIAL SEALED WITH A GASKET OR CAULK BETWEEN THE HOUSING AND INTERIOR WALL OR CEILING COVERING.

**C405.2.3 DAYLIGHT-RESPONSIVE CONTROLS**  
DAYLIGHT-RESPONSIVE CONTROLS COMPLYING WITH SECTION C405.2.3.1 SHALL BE PROVIDED TO CONTROL THE ELECTRIC LIGHTS WITHIN DAYLIGHT ZONES IN THE FOLLOWING SPACES:  
1. SPACES WITH A TOTAL OF MORE THAN 150 WATTS OF GENERAL LIGHTING WITHIN SIDELIGHT DAYLIGHT ZONES COMPLYING WITH SECTION C405.2.3.2.

**C405.2.3.1 DAYLIGHT-RESPONSIVE CONTROL FUNCTION**  
WHERE REQUIRED, DAYLIGHT-RESPONSIVE CONTROLS SHALL BE PROVIDED WITHIN EACH SPACE FOR CONTROL OF LIGHTS IN THAT SPACE AND SHALL COMPLY WITH ALL OF THE FOLLOWING:  
1. LIGHTS IN TOP LIGHT DAYLIGHT ZONES IN ACCORDANCE WITH SECTION C405.2.3.3 SHALL BE CONTROLLED INDEPENDENTLY OF LIGHTS IN SIDELIGHT DAYLIGHT ZONES IN ACCORDANCE WITH SECTION C405.2.3.2.  
2. DAYLIGHT RESPONSIVE CONTROLS WITHIN EACH SPACE SHALL BE CONFIGURED SO THAT THEY CAN BE CALIBRATED FROM WITHIN THAT SPACE BY AUTHORIZED PERSONNEL.  
3. CALIBRATION MECHANISMS SHALL BE READILY ACCESSIBLE.  
4. WHERE LOCATED IN OFFICES, CLASSROOMS, LABORATORIES AND LIBRARY READING ROOMS, DAYLIGHT RESPONSIVE CONTROLS SHALL DIM LIGHTS CONTINUOUSLY FROM FULL LIGHT OUTPUT TO 15 PERCENT OF FULL LIGHT OUTPUT OR LOWER.  
5. DAYLIGHT RESPONSIVE CONTROLS SHALL BE CAPABLE OF A COMPLETE SHUTOFF OF ALL CONTROLLED LIGHTS.  
6. LIGHTS IN SIDELIGHT DAYLIGHT ZONES IN ACCORDANCE WITH SECTION C405.2.3.2 FACING DIFFERENT CARDINAL ORIENTATIONS (I.E., WITHIN 45 DEGREES (0.79 RAD) OF DUE NORTH, EAST, SOUTH, WEST) SHALL BE CONTROLLED INDEPENDENTLY OF EACH OTHER.  
EXCEPTION: UP TO 150 WATTS OF LIGHTING IN EACH SPACE IS PERMITTED TO BE CONTROLLED TOGETHER WITH LIGHTING IN A DAYLIGHT ZONE FACING A DIFFERENT CARDINAL ORIENTATION.

**C405.2.3.2 SIDELIGHT DAYLIGHT ZONE**  
THE SIDELIGHT DAYLIGHT ZONE IS THE FLOOR AREA ADJACENT TO VERTICAL FENESTRATION WHICH COMPLIES WITH ALL OF THE FOLLOWING:  
1. WHERE THE FENESTRATION IS LOCATED IN A WALL, THE DAYLIGHT ZONE SHALL EXTEND Laterally TO THE NEAREST FULL-HEIGHT WALL, OR UP TO 1.0 TIMES THE HEIGHT FROM THE FLOOR TO THE TOP OF THE FENESTRATION, AND LONGITUDINALLY FROM THE EDGE OF THE FENESTRATION TO THE NEAREST FULL-HEIGHT WALL, OR UP TO 2 FEET (610 MM), WHICHEVER IS LESS, AS INDICATED IN FIGURE C405.2.3.2(1).  
2. WHERE THE FENESTRATION IS LOCATED IN A ROOFTOP MONITOR, THE DAYLIGHT ZONE SHALL EXTEND Laterally TO THE NEAREST OBSTRUCTION THAT IS TALLER THAN 0.7 TIMES THE CEILING HEIGHT, OR UP TO 1.0 TIMES THE HEIGHT FROM THE FLOOR TO THE BOTTOM OF THE FENESTRATION, WHICHEVER IS LESS, AND LONGITUDINALLY FROM THE EDGE OF THE FENESTRATION TO THE NEAREST OBSTRUCTION THAT IS TALLER THAN 0.7 TIMES THE CEILING HEIGHT, OR UP TO 0.25 TIMES THE HEIGHT FROM THE FLOOR TO THE BOTTOM OF THE FENESTRATION, WHICHEVER IS LESS, AS INDICATED IN FIGURES C405.2.3.2(2) AND C405.2.3.2(3).  
3. THE AREA OF THE FENESTRATION IS NOT LESS THAN 24 SQUARE FEET (2.23 M2).  
4. THE DISTANCE FROM THE FENESTRATION TO ANY BUILDING OR GEOLOGICAL FORMATION WHICH WOULD BLOCK ACCESS TO DAYLIGHT IS GREATER THAN THE HEIGHT FROM THE BOTTOM OF THE FENESTRATION TO THE TOP OF THE BUILDING OR GEOLOGICAL FORMATION.  
5. WHERE LOCATED IN EXISTING BUILDINGS, THE VISIBLE TRANSMITTANCE OF THE FENESTRATION IS NOT LESS THAN 0.20.

**DAYLIGHT ZONE BREAKDOWN:**  
SIDELIGHT DAYLIGHT ZONE #1 = 396.00 WATTS (NOT OVERLAPPING ANY OTHER ZONE)  
TOTAL DAYLIGHT ZONE WATTAGE = 396.00 WATTS

FIRST FLOOR LIGHTING SCHEDULE:

AREA OF AFFECTED LIGHTING: 2,028.79 SF  
TOTAL CONNECTED INTERIOR LIGHTING = 1,570.00 WATTS  
TOTAL CONNECTED EXTERIOR LIGHTING = 440.00 WATTS  
TOTAL CONNECTED LIGHTING = 2,010.00 WATTS

**MAXIMUM PERMITTED INTERIOR LIGHTING POWER DENSITY AT FIRST FLOOR AS PER TABLE C405.4.2(1):**  
DINING - CAFETERIA/FAST FOOD: 0.90 WATTS/SF x 1,485.35 SF = 1,336.81 WATTS > 778.00 WATTS (PROPOSED)

AS PER TABLE C405.4.2(2) FOOD PREPARATION AREA: 1.21 WATTS/SF x 958.00 SF = 1,149.60 WATTS > 792.00 WATTS (PROPOSED)

**MAXIMUM PERMITTED EXTERIOR LIGHTING POWER DENSITY AT FIRST FLOOR:**  
AS PER TABLE C405.5.2(2) - BASIC SITE ALLOWANCES - ZONE 4 - 1300 WATTS > 1,100.00 WATTS (PROPOSED)

**TYPE "A" - 5 LED PENDANT LIGHT FIXTURES x 10 WATTS = 50 WATTS**  
NAUTICAL FURNISHINGS  
LED PENDANT  
MODEL: SP305-18-60D-927-03 (BK304 - REFER TO BURGER KING FINISH SCHEDULES)  
TOTAL INPUT WATTAGE PER FIXTURE = 10 WATTS

**TYPE "F" - 18 FIXTURES x 44 WATTS = 792 WATTS**  
24"x48" LAY-IN FIXTURE  
VOLUMETRIC TROFFER  
GE #LV724B048MM840VLTWHITE  
TOTAL INPUT WATTAGE PER FIXTURE = 44 WATTS

**TYPE "B" - 8 LED PENDANT LIGHT FIXTURES x 8 WATTS = 64 WATTS**  
NAUTICAL FURNISHINGS  
LED PENDANT  
MODEL: (BK305 - REFER TO BURGER KING FINISH SCHEDULES)  
TOTAL INPUT WATTAGE PER FIXTURE = 8 WATTS

**TYPE "G" - 48 SOFFIT RECESSED LED LIGHT FIXTURE x10 WATTS = 490 WATTS**  
JUNO LIGHTING  
2" RECESSED LED  
MODEL: SP34378B-9-F1-SN  
TOTAL INPUT WATTAGE PER FIXTURE = 10 WATTS

**TYPE "C" - 11 EXTERIOR GRADE FIXTURES x 40 WATTS = 440 WATTS**  
KONTECH USA LIGHTING  
DECORATIVE WALL SCONCE  
MODEL: KON-WS-40-DN  
TOTAL INPUT WATTAGE PER FIXTURE = 40 WATTS

**LED COMBO EXIT/EMERGENCY LIGHT**  
COOPER #APC7R  
Maximum of 5 watts per side

**TYPE "C4W" - 11 RECESSED LED LIGHT FIXTURE x 11 WATTS = 121 WATTS**  
JUNO LIGHTING  
4" RECESSED LED  
MODEL: SP34505-930-6-WWH  
TOTAL INPUT WATTAGE PER FIXTURE = 11 WATTS

**TYPE "D4W" - 3 RECESSED LED LIGHT FIXTURE x 11 WATTS = 33 WATTS**  
JUNO LIGHTING  
4" RECESSED LED  
MODEL: SP34506-27K-6WWH  
TOTAL INPUT WATTAGE PER FIXTURE = 11 WATTS

**TYPE "E" - 2 LED TRACK LIGHT FIXTURE x10 WATTS = 20 WATTS**  
JUNO LIGHTING  
TRACK LIGHT FIXTURE  
MODEL: R600L3KNBZ  
TOTAL INPUT WATTAGE PER FIXTURE = 10 WATTS

DAYLIGHT RESPONSIVE CONTROLS SCHEDULE

TAG	OPERATING TYPE	DAYLIGHT ZONE/FIXTURES CONTROLLED	CARDINAL ORIENTATION	TOTAL WATTAGE
PC1	PHOTOCELL ON/TIMECLOCK OFF	(2) LL4 IN SIDELIGHT DAYLIGHT ZONE #1	WEST	23 WATTS
PC2	PHOTOCELL ON/TIMECLOCK OFF	(3) LL1 & (1) C SIDELIGHT DAYLIGHT ZONE #2	WEST	40.30 WATTS
PC3	PHOTOCELL ON/TIMECLOCK OFF	(2) LL1 & (1) C SIDELIGHT DAYLIGHT ZONE #3	EAST	30.70 WATTS
PC4	PHOTOCELL ON/TIMECLOCK OFF	ALL OTHER LIGHTING WITHIN SIDELIGHT DAYLIGHT ZONE #4	N/A	145.50 WATTS < 150.00 WATTS OK

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Rev. #	Date	Description	By
02-16-21	02-16-21	AS PER DOB OBJECTIONS	MY
03-11-21	03-11-21	AS PER DOB OBJECTIONS	MY

Matthew Mbamelu

APPROVED

Date: 04/01/2021

Special & Progress Inspections:  
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Jay DellaMonica  
Creative Food Corp  
200 Garden City Plaza  
Garden City, NY 11530

DOB Approval Stamps:

Project Address:  
3500 Boston Post Road  
Bronx, NY 10803

Drawing Title:  
FIRST FLOOR  
REFLECTED CEILING  
PLAN

NYCDOB APPLICATION:

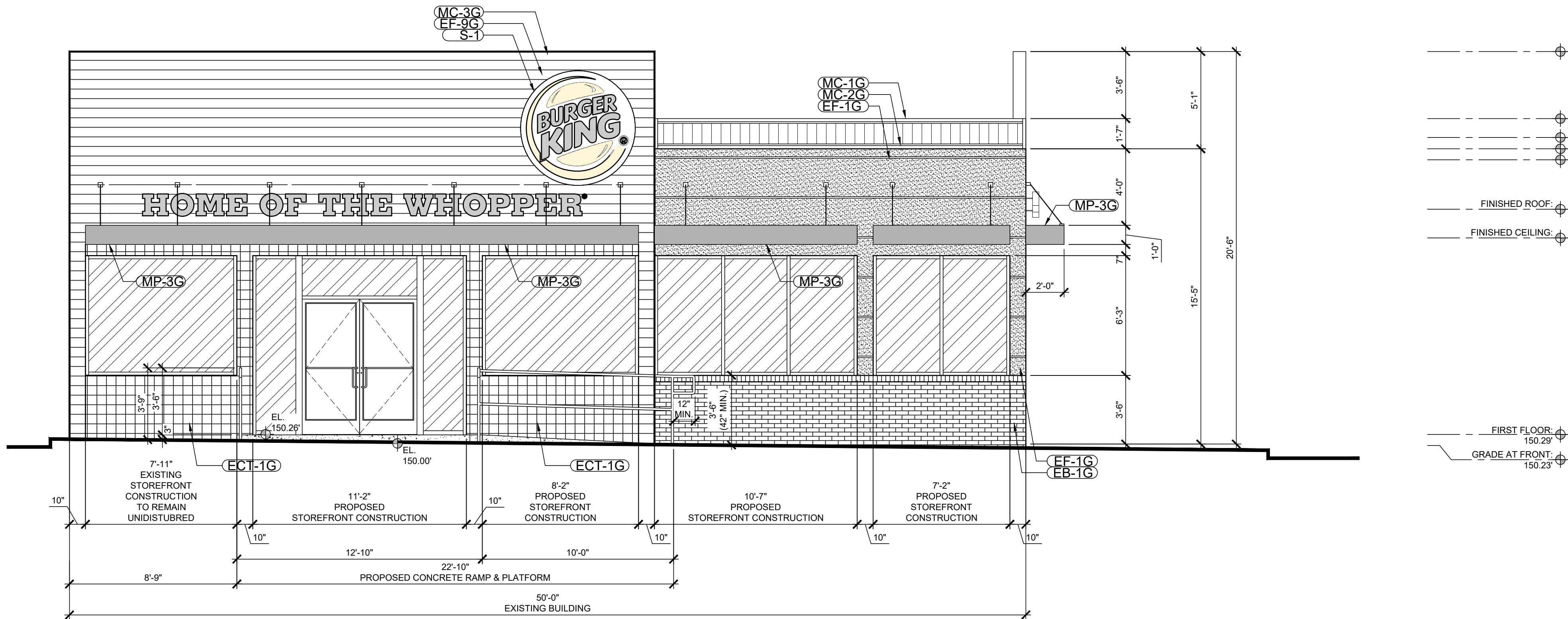
X00450536-I1

BLOCK: 4723	Job No.: 18049	Date: 03-11-21
LOT: 66	Drawn By: MY	Sheet: 18 of 25
MAP: C2-2 in R5 2b		

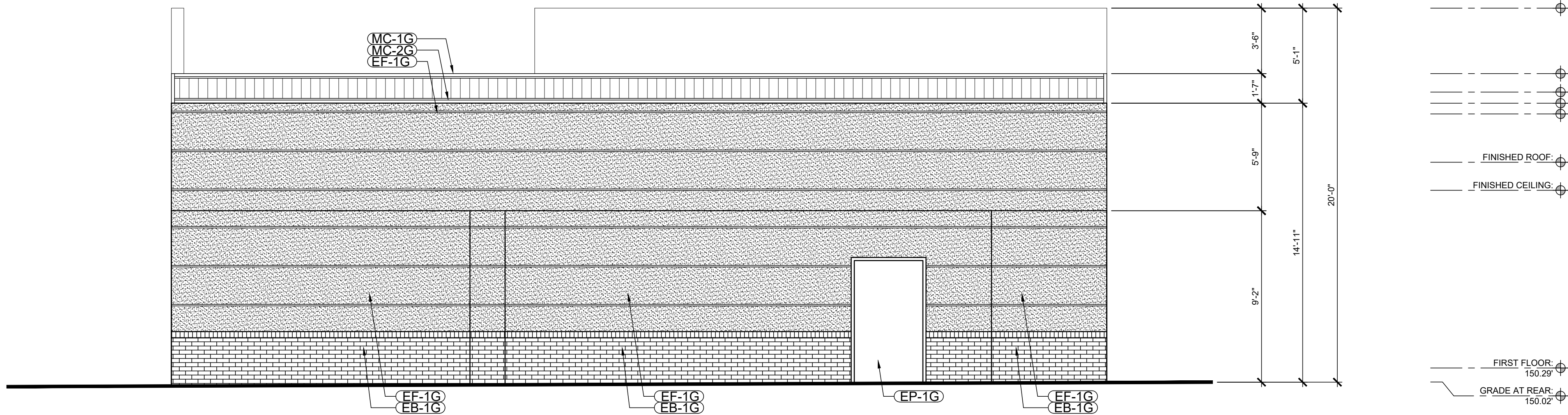
Drawing No.:

A-003.00





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



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

ELEVATION LEGEND

	EXISTING CONSTRUCTION TO REMAIN UNDISTURBED
	PROPOSED EIFS FINISH (SEE DETAILS ON G-003)
	PROPOSED BRICK VENEER
	NEW EXTERIOR 18"x10' PANELS ON EXISTING MASONRY WALL (NICHHA VINTAGE WOOD). SEE DETAILS ON G-002.
	NEW EXTERIOR WALL TILE AS PER BURGER KING FINISH SCHEDULES

ELEVATION NOTES

- ALL CONDITIONS ARE EXISTING TO REMAIN UNDISTURBED UNLESS OTHERWISE NOTED.
- PROVIDE NEW EXTERIOR NON LOAD BEARING PARTITION AS INDICATED ON PLAN.
  - AS PER 2020 ECCNYC TABLE, ALL METAL AS PER TABLE C402.1.3 - METAL FRAMED WALLS TO HAVE A MINIMUM R-13 CAVITY INSULATION + R8.5 CONTINUOUS INSULATION.
- PROVIDE NEW Poured CONCRETE RAMP & PLATFORM DOWN TO GRADE AS INDICATED ON PLAN.
  - PROVIDE HANDRAILS AT MINIMUM 42" HIGH AS INDICATED ON PLAN.
- PROVIDE NEW STOREFRONT AND EXTERIOR DOOR AT FACADE AS INDICATED ON PLANS.
  - SEE DETAILS ON SHEET G-009 FOR COORDINATION.
  - AS PER 2020 ECCNYC TABLE C402.4 ALL NEW FIXED FENESTRATION SHALL BE PROVIDED WITH A MAXIMUM U-FACTOR OF 0.30 AND A MAXIMUM S.H.G.C. OF 0.36.
  - AS PER 2020 ECCNYC TABLE C402.4 ALL NEW ENTRANCES SHALL BE PROVIDED WITH A MAXIMUM U-FACTOR OF 0.77 AND A MAXIMUM S.H.G.C. OF 0.36.
  - AS PER 2020 ECCNYC TABLE C402.4 ALL NEW OPERABLE FENESTRATION SHALL BE PROVIDED WITH A MAXIMUM U-FACTOR OF 0.45 AND A MAXIMUM S.H.G.C. OF 0.36.
- ELEVATION AS PER BURGER KING'S FINISH PLANS & ELEVATION SCHEDULES.
- PROVIDE NEW NICHHA VINTAGE WOOD PANELS IN 'CEDAR BROWN' COLOR AS INDICATED ON ELEVATION. SEE DETAILS ON G-001.
- BUILD UP PARAPET WALL & PROVIDE NEW EIFS AS INDICATED ON ELEVATION AS PER BURGER KING'S FINISH PLANS & ELEVATION SCHEDULE. SEE DETAIL ON G-001.
- PROVIDE NEW LIGHTBAND AS INDICATED ON ELEVATION AS PER BURGER KING'S ELEVATION SCHEDULES.
- PROVIDE NEW BRICK VENEER AS INDICATED ON ELEVATION. SEE SEE EXTERIOR FINISH SCHEDULE ON A-005.
- PROVIDE NEW METAL CANOPIES AS INDICATED ON ELEVATION AS PER BURGER KING'S GARDEN GRILL FINISH SCHEDULE.
- PROVIDE RED FASCIA LETTERING ON 'FLAME GRILLING SINCE 1954' SIGN AS PER BURGER KING FINISH SCHEDULE.
  - ALL SIGNS TO BE FILED UNDER SEPARATE APPLICATION.
- ALL FINISHES AS PER KING GARDEN GRILL FINISH SCHEDULE.

Rev. #	Date	Description	By
02-16-21		AS PER DOB OBJECTIONS	MY
03-11-21		AS PER DOB OBJECTIONS	MY



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DOB Approval Stamps:

Project Address:  
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Drawing Title:  
**PROPOSED NORTH & SOUTH ELEVATIONS**

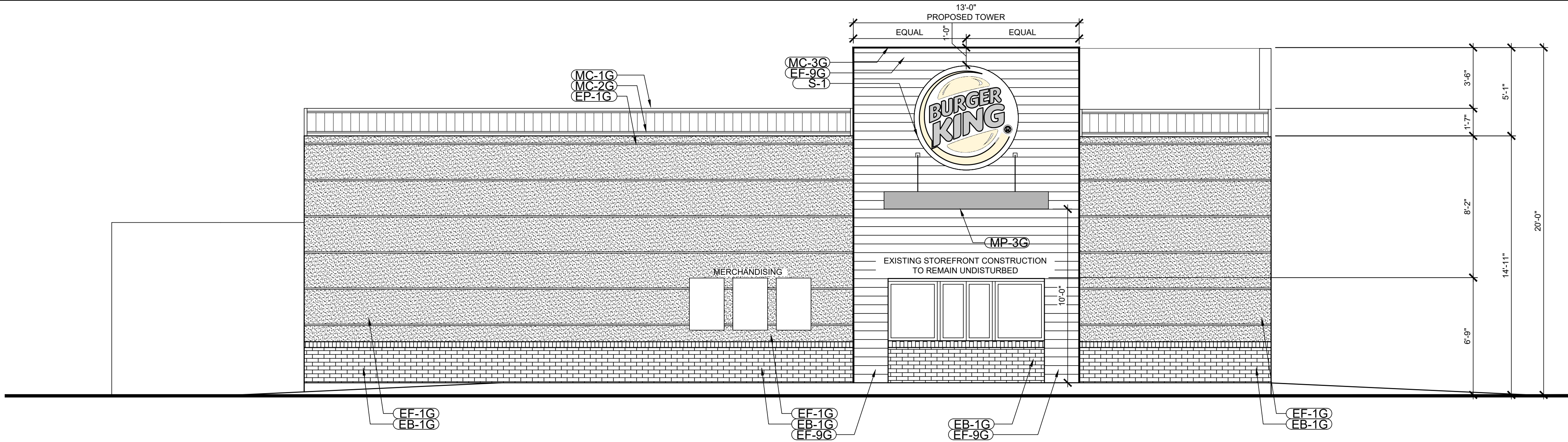
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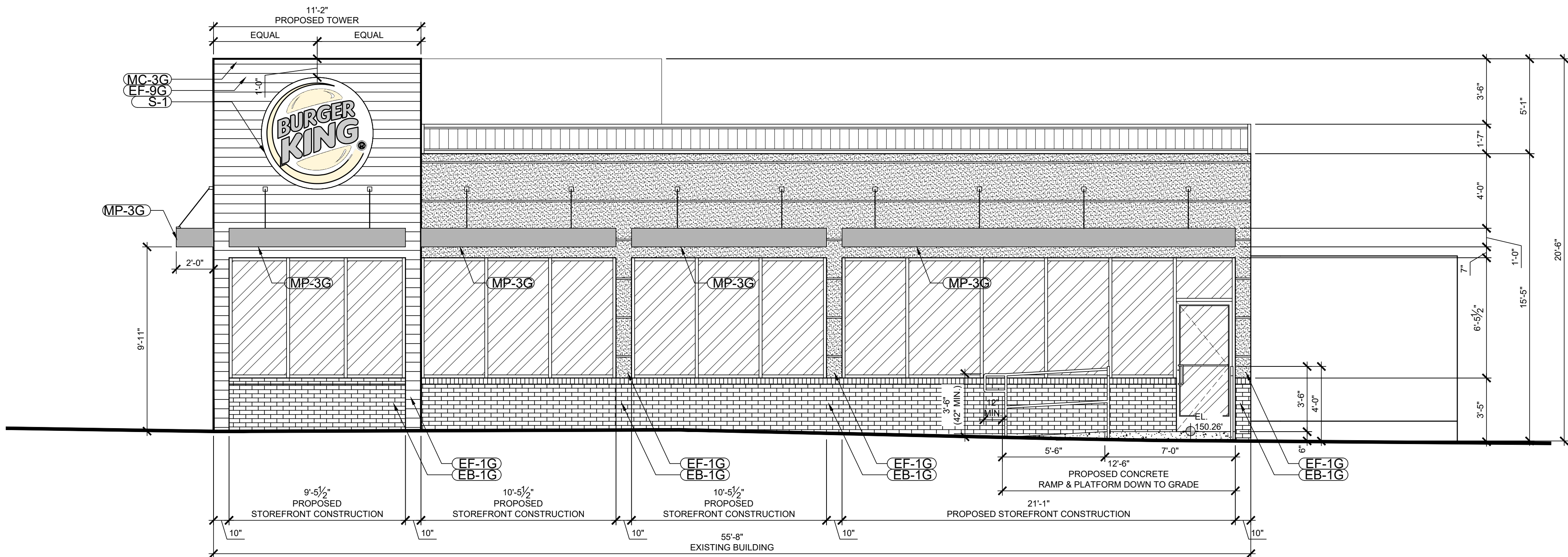
Drawing No.:  
**A-004.00**



WEST DEMOLITION ELEVATION  
SCALE: 1/4" = 1'-0"



EAST DEMOLITION ELEVATION  
SCALE: 1/4" = 1'-0"



ELEVATION LEGEND

EXISTING CONSTRUCTION TO REMAIN UNDISTURBED

PROPOSED EIFS FINISH (SEE DETAILS ON G-003)

PROPOSED BRICK VENEER

NEW EXTERIOR 18"x10' PANELS ON EXISTING MASONRY WALL (NICHHA VINTAGE WOOD). SEE DETAILS ON G-002.

NEW EXTERIOR WALL TILE AS PER BURGER KING FINISH SCHEDULES

ELEVATION NOTES

- ALL CONDITIONS ARE EXISTING TO REMAIN UNDISTURBED UNLESS OTHERWISE NOTED.
- PROVIDE NEW POURED CONCRETE RAMP & PLATFORM DOWN TO GRADE AS INDICATED ON PLAN.
  - PROVIDE HANDRAILS AT MINIMUM 42" HIGH AS INDICATED ON PLAN.
- PROVIDE NEW STOREFRONT AND EXTERIOR DOOR AT FACADE AS INDICATED ON PLANS.
  - SEE DETAILS ON SHEET G-009 FOR COORDINATION.
  - AS PER 2020 ECCNYC TABLE C402.4 ALL NEW FIXED FENESTRATION SHALL BE PROVIDED WITH A MAXIMUM U-FACTOR OF 0.30 AND A MAXIMUM S.H.G.C. OF 0.36.
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**APPROVED**  
Date: 04/01/2021

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Seal:

Drawing Title:  
**PROPOSED EAST & WEST ELEVATIONS**


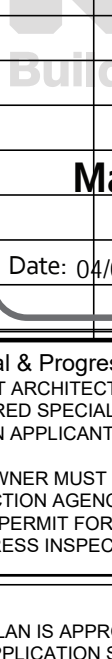

NYCDOB APPLICATION:  
**X00450536-I1**

BLOCK: 4723	Job No.: 18049	Date: 03-11-21
LOT: 66	Drawn By: 2b	Sheet: 20 of 25
ZONE: C2-2 in R5	MAP: MY	

Drawing No.:  
**A-005.00**



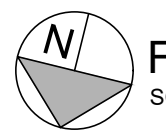
## BURGER KING GARDEN GRILL FINISH SCHEDULE

 <div>Michael D. Just, R.A., A.I.A. 718.855.1237 <a href="mailto:mjust@mjarch.com">mjust@mjarch.com</a> <a href="http://www.justarchitectureny.com">www.justarchitectureny.com</a></div>			
<b>ARCHITECTURE</b>			
572 Henry Street - Brooklyn, New York 11231			
Rev.	Date:	Description:	By:
02-16-21		AS PER DOB OBJECTIONS	MY
03-11-21		AS PER DOB OBJECTIONS	MY
<div></div> <div><b>Matthew Mbelulu</b> <b>APPROVED</b> Date: 04/01/2021</div>			
<b>Special &amp; Progress Inspections:</b> M. JUST ARCHITECTURE, PC SHALL ONLY IDENTIFY ALL REQUIRED SPECIAL & PROGRESS INSPECTIONS AS THE DESIGN APPLICANT.  THE OWNER MUST RETAIN A CERTIFIED SPECIAL INSPECTION AGENCY PRIOR TO THE ISSUANCE OF A WORK PERMIT FOR ALL OF THE REQUIRED SPECIAL & PROGRESS INSPECTION ITEMS.			
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<b>Client:</b> Jay DellaMonica Creative Food Corp 200 Garden City Plaza Garden City, NY 11530			
<b>DOB Approval Stamps:</b>			
<b>Project Address:</b> 3500 Boston Post Road Bronx, NY 10803			
<b>Seal:</b> 			
<b>Drawing Title:</b> <b>BURGER KING GARDEN GRILL FINISH SCHEDULE</b>			
<b>NYCDOB APPLICATION:</b> <b>X00450536-I1</b>			
<b>BLOCK:</b> LOT: ZONE:	4723 66 C2-2 in R5 Ma 2b	<b>Job No.:</b> 18049 <b>Drawn By:</b> MAY	<b>Date:</b> 03-11-21 <b>Sheet:</b> 21 of 25
<b>Drawing No.:</b> <b>A-006.00</b>			



## BOSTON ROAD

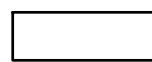
NOTE:  
REFER TO 'BURGER KING' FINISH  
PLANS & SCHEDULE FOR FULL  
COORDINATION.



**FIRST FLOOR FINISHES PLAN**  
SCALE: 1/4" = 1'-0"

SCALE: 1/4" = 1'-0"

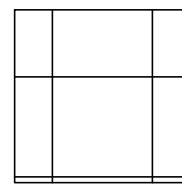
### FIRST FLOOR FLOOR FINISHES LEGEND



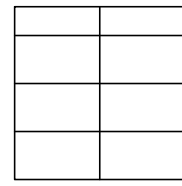
EXISTING CONSTRUCTION TO  
REMAIN UNDISTURBED



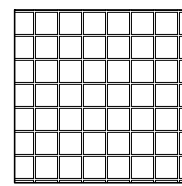
EXISTING 2-HR RATED CONSTRUCTION  
TO REMAIN UNDISTURBED



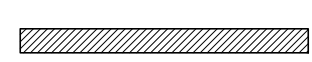
MAIN DINING FLOOR TILE - CT-25G



TOILET ROOM FLOOR TILE - CT-27G



KITCHEN FLOOR TILE - CT-10G



MAIN DINING ACCENT FLOOR  
TILE - CT-29G




MAIN DINING ACCENT FLOOR  
TILE - CT-28G

## 20/20 GARDEN GRILL INTERIOR FINISHES SCHEDULE

[illegible]

NOTE:  
REFER TO 'BURGER KING' FINISH  
PLANS & SCHEDULE FOR FULL  
COORDINATION.


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# ARCHITECTURE

572 Henry Street - Brooklyn, New York 11231

Rev. #	Date:	Description:	By:
	02-16-21	AS PER DOB OBJECTIONS	MY
	03-11-21	AS PER DOB OBJECTIONS	MY



Matthew Mbamelu

APPROVED

Date: 04/01/2021

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M. JUST ARCHITECTURE, PC

Client:  
Jay DellaMonica  
Creative Food Corp  
200 Garden City Plaza  
Garden City, NY 11530

### DOB Approval Stamps

Project Address:  
3500 Boston Post Road  
Bronx, NY 10803

Seal:



Drawing Title:  
**FIRST FLOOR FINISHES  
PLAN**

NYCDOB APPLICATION

X00450536-11

BLOCK: 4723	Job No.: 18049	Date: 03-11-2011
LOT: 66	Drawn By: MY	Sheet: 22 of 25
ZONE: C2-2 in R5		
MAP: 2b		

Drawing No.:

A-007.00







2020 PROGRESS INSPECTIONS FOR ENERGY CODE COMPLIANCE - COMMERCIAL BUILDINGS				
INSPECTION/TEST		PERIODIC(MINIMUM)	REFERENCE STANDARD (SEE ECC CHAPTER C4) OR OTHER CRITERIA	ECC OR OTHER CITATION
IIA	ENVELOPE INSPECTIONS			
IIA2	<b>INSULATION PLACEMENT AND R-VALUES:</b> INSTALLED INSULATION FOR EACH COMPONENT OF THE CONDITIONED SPACE ENVELOPE AND AT JUNCTIONS BETWEEN COMPONENTS SHALL BE VISUALLY INSPECTED TO ENSURE THAT THE R-VALUES ARE MARKED, THAT SUCH R-VALUES CONFORM TO THE R-VALUES IDENTIFIED IN THE CONSTRUCTION DOCUMENTS AND THAT THE INSULATION IS PROPERLY INSTALLED. CERTIFICATIONS FOR UNMARKED INSULATION SHALL BE SIMILARLY VISUALLY INSPECTED.	AS REQUIRED TO VERIFY CONTINUOUS ENCLOSURE WHILE WALLS, CEILINGS AND FLOORS ARE OPEN	APPROVED CONSTRUCTION DOCUMENTS	C303.1, C303.2, C402.1, C402.2; C402.6; C406 ASHRAE 90.1 - 5.5, 5.6, 5.8, 5.9, 11 OR APPENDIX G, APPENDIX I
IIA3	<b>FENESTRATION AND DOOR U-FACTOR AND PRODUCT RATINGS:</b> U-FACTORS, SHGC AND VT VALUES OF INSTALLED FENESTRATION SHALL BE VISUALLY INSPECTED FOR CONFORMANCE WITH THE U-FACTORS, SHGC AND VT VALUES IDENTIFIED IN THE CONSTRUCTION DRAWINGS BY VERIFYING THE MANUFACTURER'S NFRC LABELS OR, WHERE NOT LABELED, USING THE RATINGS IN ECC TABLES C303.1.3(1), (2) AND (3).	AS REQUIRED DURING INSTALLATION	APPROVED CONSTRUCTION DOCUMENTS; NFRC 100, NFRC 200	C303.1, C303.1.3, C402.1.4, C402.4, C406; ASHRAE 90.1 - 5.4.2, 5.5, 5.6, 5.8.2, 5.9, 11 OR APPENDIX G, APPENDIX I
IIA4	<b>FENESTRATION AIR LEAKAGE:</b> WINDOWS AND SLIDING OR SWINGING DOOR ASSEMBLIES, EXCEPT SITE-BUILT WINDOWS AND/OR DOORS, SHALL BE VISUALLY INSPECTED TO VERIFY THAT INSTALLED ASSEMBLIES ARE LISTED AND LABELED BY THE MANUFACTURER TO THE REFERENCED STANDARD.  FOR CURTAIN WALL, STOREFRONT GLAZING, COMMERCIAL ENTRANCE DOORS AND REVOLVING DOORS, THE TESTING REPORTS SHALL BE REVIEWED TO VERIFY THAT THE INSTALLED ASSEMBLY COMPLIES WITH THE STANDARD CITED IN THE APPROVED PLANS.	AS REQUIRED DURING INSTALLATION; PRIOR TO FINAL CONSTRUCTION INSPECTION	NFRC 400, AAMA/WDMA/CSA101/I.S.2/A440 ASTM E283; ANSI/DASMA 105	C402.5.2, C402.5.6; ASHRAE 90.1 - 5.4.3.2, 5.4.3.3, 5.8.2, 5.9
IIA5	<b>FENESTRATION AREAS:</b> DIMENSIONS OF WINDOWS, DOORS, AND SKYLIGHTS, SHALL BE VERIFIED BY VISUAL INSPECTION.	PRIOR TO FINAL CONSTRUCTION INSPECTION	APPROVED CONSTRUCTION DOCUMENTS	C402.4; ASHRAE 90.1 - 5.4, 5.5.4, 5.6, 5.9, 11 OR APPENDIX G
IIA6	<b>AIR BARRIER - VISUAL INSPECTION:</b> OPENINGS AND PENETRATIONS IN THE BUILDING ENVELOPE, INCLUDING SITE BUILT FENESTRATION AND DOORS, SHALL BE VISUALLY INSPECTED TO VERIFY THAT A CONTINUOUS AIR BARRIER AROUND THE ENVELOPE FORMS AN AIR-TIGHT ENCLOSURE  THE PROGRESS INSPECTOR SHALL VISUALLY INSPECT TO VERIFY THAT MATERIALS AND/OR ASSEMBLIES HAVE BEEN TESTED AND MEET THE REQUIREMENTS OF THE RESPECTIVE STANDARDS, OR THAT THE BUILDING IS TESTED AND MEETS THE REQUIREMENTS OF THE STANDARD, IN ACCORDANCE WITH THE STANDARD(S) CITED IN THE APPROVED PLANS.	AS REQUIRED DURING DURING CONSTRUCTION	APPROVED CONSTRUCTION DOCUMENTS; ASTM E2178, ASTM E2357, ASTM E1677, ASTM E779, ASTM E283	C402.5; ASHRAE 90.1 - 5.4.3.1, 5.4.3.5, 5.9
IIC	ELECTRICAL POWER AND LIGHTING SYSTEMS			
IIC3	<b>INTERIOR LIGHTING POWER:</b> INSTALLED LIGHTING SHALL BE VERIFIED FOR COMPLIANCE WITH THE LIGHTING POWER ALLOWANCE BY VISUAL INSPECTION OF FIXTURES, LAMPS, BALLASTS, AND TRANSFORMERS	PRIOR TO FINAL ELECTRICAL AND CONSTRUCTION INSPECTION	APPROVED CONSTRUCTION DOCUMENTS	C405.3, C406; ASHRAE 90.1 - 9.1, 9.2, 9.5, 9.6, 9.7; 1 RCNY §101-07(c)(3)(v)(C)4, APPENDIX I
IIC5	<b>LIGHTING CONTROLS:</b> EACH TYPE OF REQUIRED LIGHTING CONTROLS, INCLUDING: <ul style="list-style-type: none"><li>OCCUPANT SENSORS</li><li>MANUAL INTERIOR LIGHTING CONTROLS</li><li>LIGHT-REDUCTION CONTROLS</li><li>AUTOMATIC LIGHTING SHUT-OFF</li><li>DAYLIGHT ZONE CONTROLS</li><li>SLEEPING UNIT CONTROLS</li><li>EXTERIOR LIGHTING CONTROLS</li></ul> SHALL BE VERIFIED BY VISUAL INSPECTION AND TESTED FOR FUNCTIONALITY AND PROPER OPERATION.	PRIOR TO FINAL ELECTRICAL AND CONSTRUCTION INSPECTION	APPROVED CONSTRUCTION DOCUMENTS, INCLUDING CONTROL SYSTEM NARRATIVES	C405.2; C406; ASHRAE 90.1 - 9.4.1, 9.4.3, 9.7, APPENDIX I

[illegible]



## ENERGY COMPLIANCE STATEMENT

TO THE BEST OF MY KNOWLEDGE, BELIEF AND PROFESSIONAL JUDGMENT, THESE PLANS AND SPECIFICATIONS ARE IN COMPLIANCE WITH THE 2020 ENERGY CONSERVATION CONSTRUCTION CODE OF NEW YORK CITY, USING CHAPTER C4.

## TABULAR ANALYSIS

CLIMATE ZONE: 4A AS PER TABLE C301.1  
COMMERCIAL BUILDING

WORK ITEMS INCLUDING NEW AND/OR REPLACEMENT	PROPOSED DESIGN VALUE	CODE PRESCRIPTIVE VALUE AND CITATION	SUPPORTING DOCUMENTATION
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**GENERAL REQUIREMENTS AS PER CHAPTER C3:**

## BUILDING ENVELOPE REQUIREMENTS AS PER SECTION C402: OPAQUE ASSEMBLIES

<b>ROOFS:</b> INSULATION ENTIRELY ABOVE ROOF DECK: PROPOSED ROOFING	MINIMUM R-30ci	AS PER TABLE C402.1.3 - ROOFS; INSULATION WITH A MINIMUM R-30ci.	SEE DETAILS ON G-001 & CONSTRUCTION NOTES ON A-002.
<b>METAL FRAMED WALLS:</b> NEW METAL FRAME WALL AT STOREFRONT	MINIMUM R-13 CAVITY INSULATION + R8.5 CONTINUOUS INSULATION	AS PER TABLE C402.1.3 - METAL FRAMED WALLS TO HAVE A MINIMUM R-13 CAVITY INSULATION + R8.5 CONTINUOUS INSULATION	SEE DETAILS ON G-003, NOTES ON A-001 & A-002

## BUILDING ENVELOPE REQUIREMENTS AS PER SECTION C402: FENESTRATION

<b>U-FACTOR: ENTRY DOOR:</b> STOREFRONT ENTRY DOOR	MAXIMUM U-FACTOR 0.77	AS PER TABLE C402.4 - U-FACTOR - ENTRANCE DOORS TO HAVE A MAXIMUM U-FACTOR OF 0.77	SEE NOTES ON G-004, A-001 & A-002
<b>U-FACTOR: FIXED FENESTRATION:</b> PROPOSED STOREFRONT	MAXIMUM U-FACTOR 0.30	AS PER TABLE C402.4 - U-FACTOR - FIXED FENESTRATION TO HAVE A MAXIMUM U-FACTOR OF 0.30	SEE NOTES ON G-004, A-001 & A-002
<b>SHGC: SHGC:</b> PROPOSED STOREFRONT & DOORS	MAXIMUM SHGC 0.36	AS PER TABLE C402.4 - SHGC - OPERABLE FENESTRATION AND ENTRANCE DOORS TO HAVE A MAXIMUM SHGC OF 0.36	SEE NOTES ON G-004, A-001 & A-002
<b>FENESTRATION AIR LEAKAGE:</b> PROPOSED STOREFRONT & DOORS	MAXIMUM LEAKAGE RATE FOR STOREFRONT GLAZING - 0.06 CFM/SF AS PER NFRC 400 OR ASTM E 283 AT 1.57 PSF. COMMERCIAL GLAZED SWINGING ENTRANCE DOORS - 1.00 CFM/SF AS PER NFRC 400 OR ASTM E 283 AT 1.57 PSF.	AS PER TABLE C402.5.2 NEW FENESTRATION SHALL MEET THE MAXIMUM AIR LEAKAGE RATE FOR FENESTRATION ASSEMBLIES AS FOLLOWS: STOREFRONT GLAZING - 0.06 CFM/SF AS PER NFRC 400 OR ASTM E 283 AT 1.57 PSF. COMMERCIAL GLAZED SWINGING ENTRANCE DOORS - 1.00 CFM/SF AS PER NFRC 400 OR ASTM E 283 AT 1.57 PSF.	SEE NOTES ON G-004, A-001 & A-002

**BUILDING MECHANICAL SYSTEMS REQUIREMENTS AS PER SECTION C403:**

NOT APPLICABLE UNDER THIS APPLICATION

**SERVICE WATER HEATING REQUIREMENTS AS PER SECTION C404:**

NOT APPLICABLE UNDER THIS APPLICATION

**ELECTRICAL POWER AND LIGHTING SYSTEMS REQUIREMENTS AS PER SECTION C405:**

<b>EXIT SIGNS:</b> INTERNALLY ILLUMINATED EXIT SIGNS	INTERNALLY EXIT SIGNS SHALL NOT EXCEED 5 WATTS PER SIDE	AS PER SECTION C405.3 INTERNALLY ILLUMINATED EXIT SIGN SHALL NOT BE MORE THAN 5 WATTS PER SIDE	SEE NOTES ON A-003
<b>INTERIOR LIGHTING POWER:</b> FIRST FLOOR - PROPOSED TOTAL AREA OF CONNECTED INTERIOR LIGHTING POWER = 1,570.00 WATTS	TOTAL PROPOSED INTERIOR LIGHTING POWER DENSITY AT FIRST FLOOR:  PROPOSED INTERIOR LIGHTING POWER AT FIRST FLOOR = DINING - CAFETERIA/FAST FOOD: 0.90 WATTS/SF x 1,485.35 SF = 1,336.81 WATTS > 778.00 WATTS (PROPOSED)  FOOD PREPARATION AREA: 1.21 WATTS/SF x 958.00 SF = 1,149.60 WATTS > 792.00 WATTS (PROPOSED)	<b>MAXIMUM PERMITTED INTERIOR LIGHTING POWER DENSITY AT FIRST FLOOR AS PER 2020 NYCECC:</b>  <b>TABLE C405.4.2(1):</b> DINING - CAFETERIA/FAST FOOD: 0.90 WATTS/SF x 1,485.35 SF = 1,336.81 WATTS > 778.00 WATTS (PROPOSED)  <b>TABLE C405.4.2(2):</b> FOOD PREPARATION AREA: 1.21 WATTS/SF x 958.00 SF = 1,149.60 WATTS > 792.00 WATTS (PROPOSED)	SEE NOTES ON A-003
<b>EXTERIOR LIGHTING POWER:</b> FIRST FLOOR - PROPOSED TOTAL AREA OF EXTERIOR LIGHTING POWER = 350.00 SF	TOTAL PROPOSED EXTERIOR LIGHTING POWER DENSITY AT FIRST FLOOR:  <b>PROPOSED EXTERIOR LIGHTING POWER DENSITY AT FIRST FLOOR OSP:</b> ZONE 4 - 440.00 WATTS	AS PER TABLE C405.5.2(2) - BASIC SITE ALLOWANCES FOR:  ZONE 4 - 500 WATTS > 440.00WATTS (PROPOSED)	SEE NOTES ON A-004.
<b>LIGHTING CONTROLS:</b> LIGHT SWITCHES	NEW LIGHTING TO BE CONTROLLED BY AT LEAST ONE MANUAL CONTROL FOR THE LIGHTING SERVING EACH AREA.	AS PER THE 2020 ECCNYC NEW LIGHTING TO BE CONTROLLED BY AT LEAST ONE MANUAL CONTROL FOR THE LIGHTING SERVING EACH AREA.	SEE NOTES ON A-003

 Michael D. Just, R.A., A.I.A.  
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**ARCHITECTURE**

572 Henry Street - Brooklyn, New York 11231

Rev. #	Date:	Description:	By:
	02-16-21	AS PER DOB OBJECTIONS	MY
	03-11-21	AS PER DOB OBJECTIONS	MY



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Client:  
Jay DellaMonica  
Creative Food Corp  
200 Garden City Plaza  
Garden City, NY 11530

DOB Approval Stamps:

Project Address:  
3500 Boston Post Road  
Bronx, NY 10803

Seal:

The seal is circular with a double-lined border. The outer ring contains the text "REGISTERED ARCHITECT" at the top and "STATE OF NEW YORK" at the bottom, separated by two stars. Inside the ring, the name "MICHAEL D. JUSTI" is written in an arc. Below the name is a shield depicting a landscape with a sun, a river, and a ship. The year "18270" is inscribed below the shield. A large, stylized signature is written across the seal.

Drawing Title:  
**TABULAR ANALYSIS**

NYCDOB APPLICATION:

X00450536-I1

BLOCK: 4723	Job No.: 18049	Date: 03-11-21
LOT: 66		
ZONE: C2-2 in R5	Drawn By: MY	Sheet: 25 of 25
MAP: 2b		

Drawing No.:

EN-003.00