



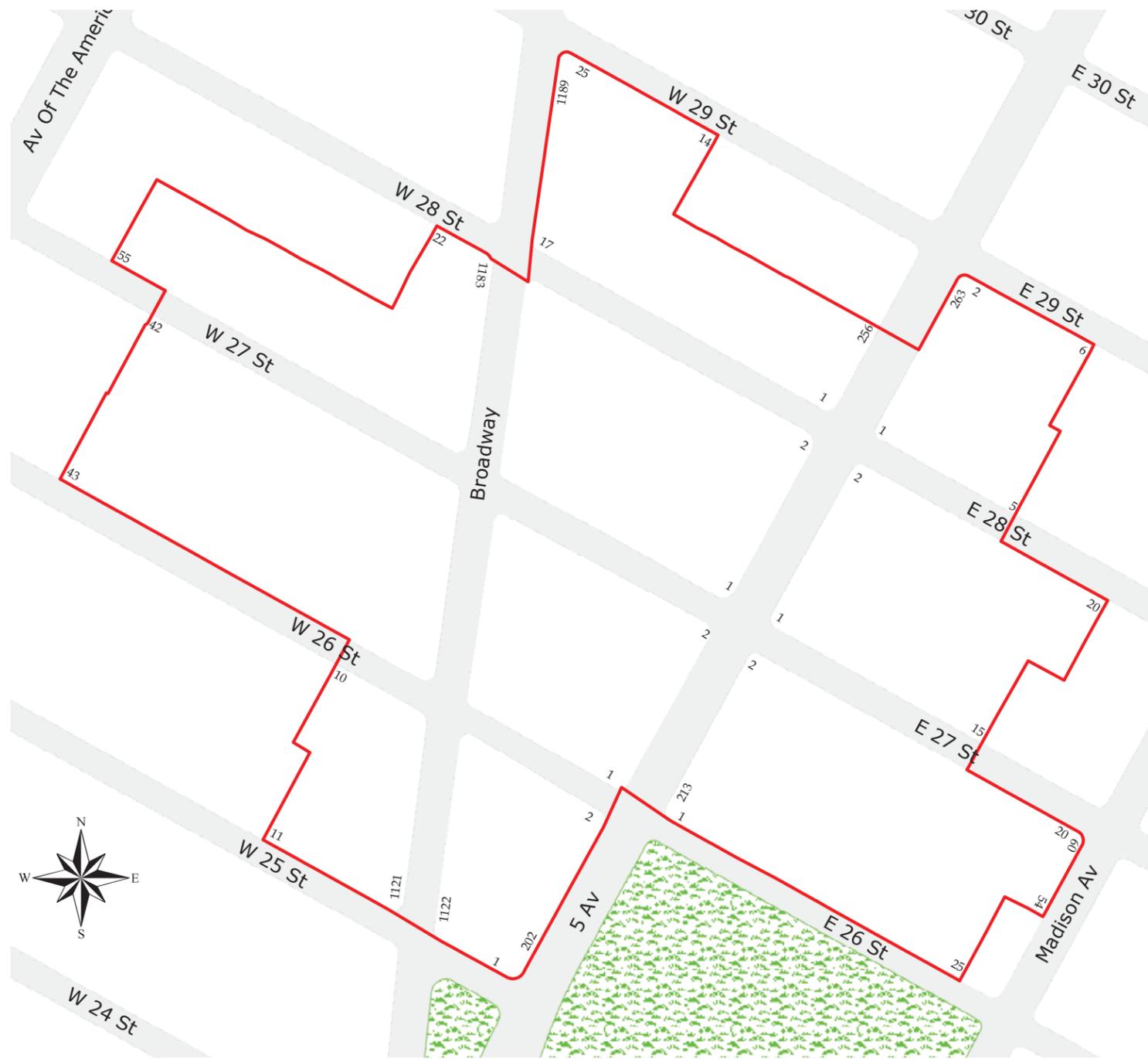
43 WEST 27TH ST · COVER

SCALE Not To Scale  
CLIENT 43 WEST 27TH - ICON  
PROJECT NUMBER 14.30  
DATE March 1, 2015

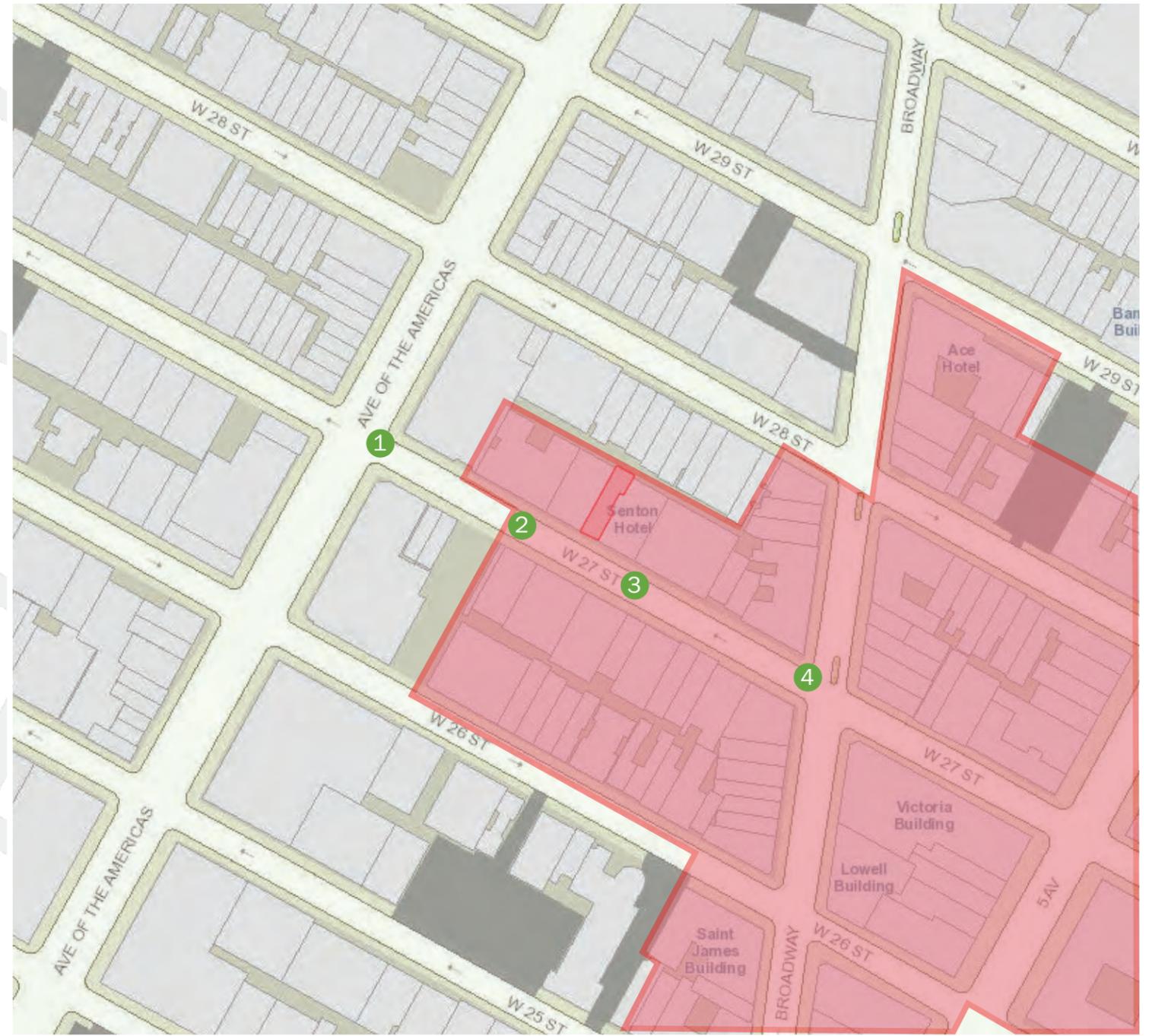
00



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MADISON SQUARE NORTH HISTORIC DISTRICT



SITE PLAN: Window Replacement Visibility Study Views

- # NOT VISIBLE
- # MODERATELY VISIBLE (FRONT ONLY)
- # MINIMALLY VISIBLE (PARTIAL BACK ONLY)

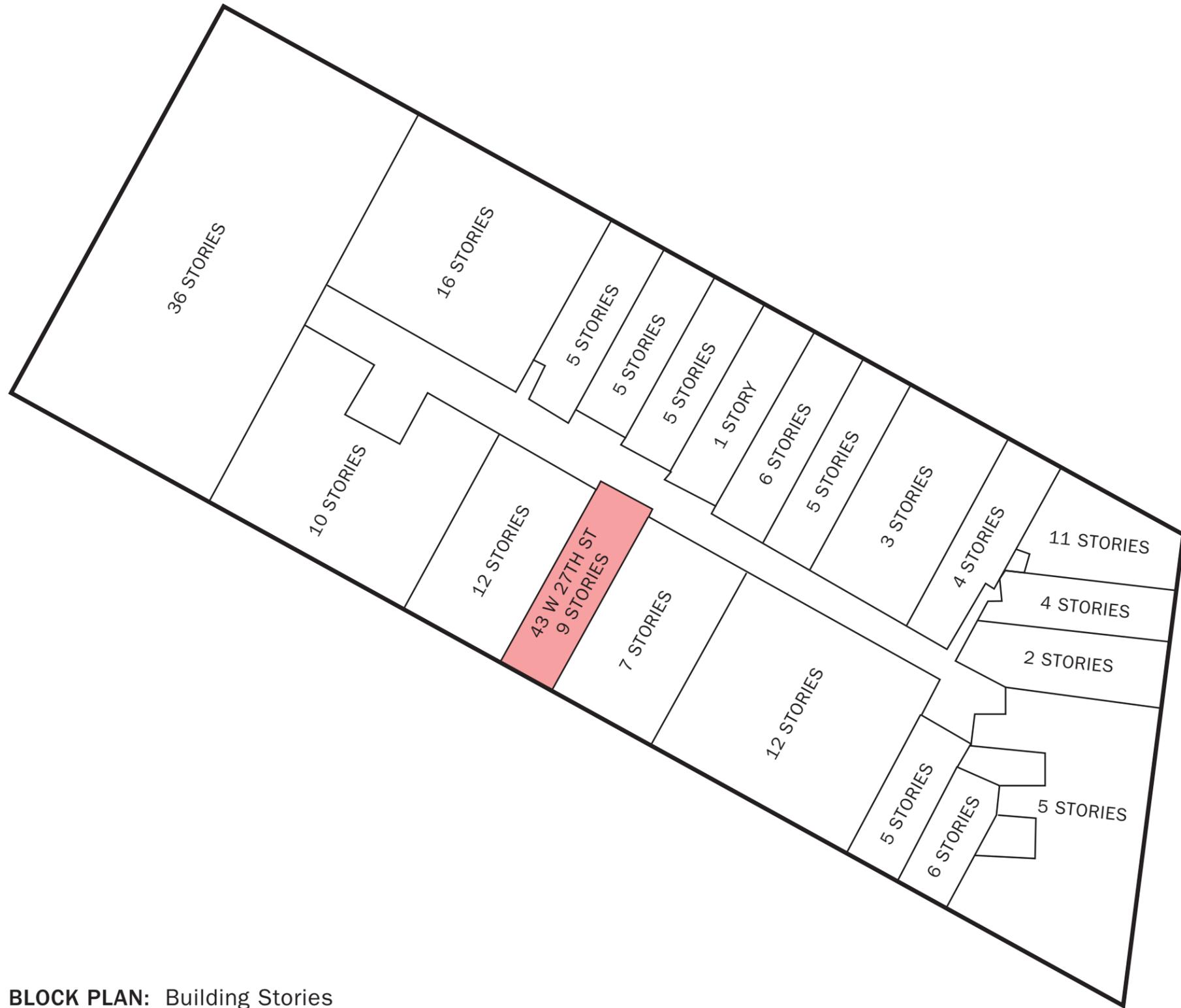
43 WEST 27TH ST · HISTORIC DISTRICT + SITE PLAN MAP



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**PROJECT NUMBER** 14.30  
**DATE** March 1, 2016

**01**



**BLOCK PLAN:** Building Stories

**43 WEST 27TH ST · BLOCK PLAN**



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14.30  
March 1, 2016



1 NOTE: THIS VIEW TAKEN OUTSIDE OF DISTRICT



2

43 WEST 27TH ST · VISIBILITY STUDIES

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 CLIENT 43 WEST 27TH - ICON  
 PROJECT NUMBER 14.30  
 DATE March 1, 2016





3



4

43 WEST 27TH ST · VISIBILITY STUDIES

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04



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1938 TAX PHOTO



1980 TAX PHOTO



HISTORIC PHOTO

43 WEST 27TH ST · HISTORIC PHOTOS



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**05**



EXISTING



PROPOSED

43 WEST 27TH ST · COMPARATIVE SOUTH ELEVATIONS

SCALE Not To Scale  
 CLIENT 43 WEST 27TH - ICON  
 PROJECT NUMBER 14.30  
 DATE March 1, 2016





PROPOSED

  STOREFRONT, CORNICE AND WATER TABLE RESTORATION UNDER LPC APPLICATION LP16-7940

NON-HISTORIC DOUBLE-HUNG WINDOWS TO BE REPLACED

EXISTING TO BE RESTORED

43 WEST 27TH ST · ELEVATION WINDOW DIAGRAM

SCALE 1/16" = 1'-0"  
 CLIENT 43 WEST 27TH - ICON  
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EXISTING HISTORIC  
WINDOWS  
(7TH FLOOR)

EXISTING HISTORIC  
WINDOWS  
(6TH FLOOR)

EXISTING NON-HISTORIC  
WINDOWS  
(5TH FLOOR)

EXISTING HISTORIC  
WINDOWS  
(4TH FLOOR)

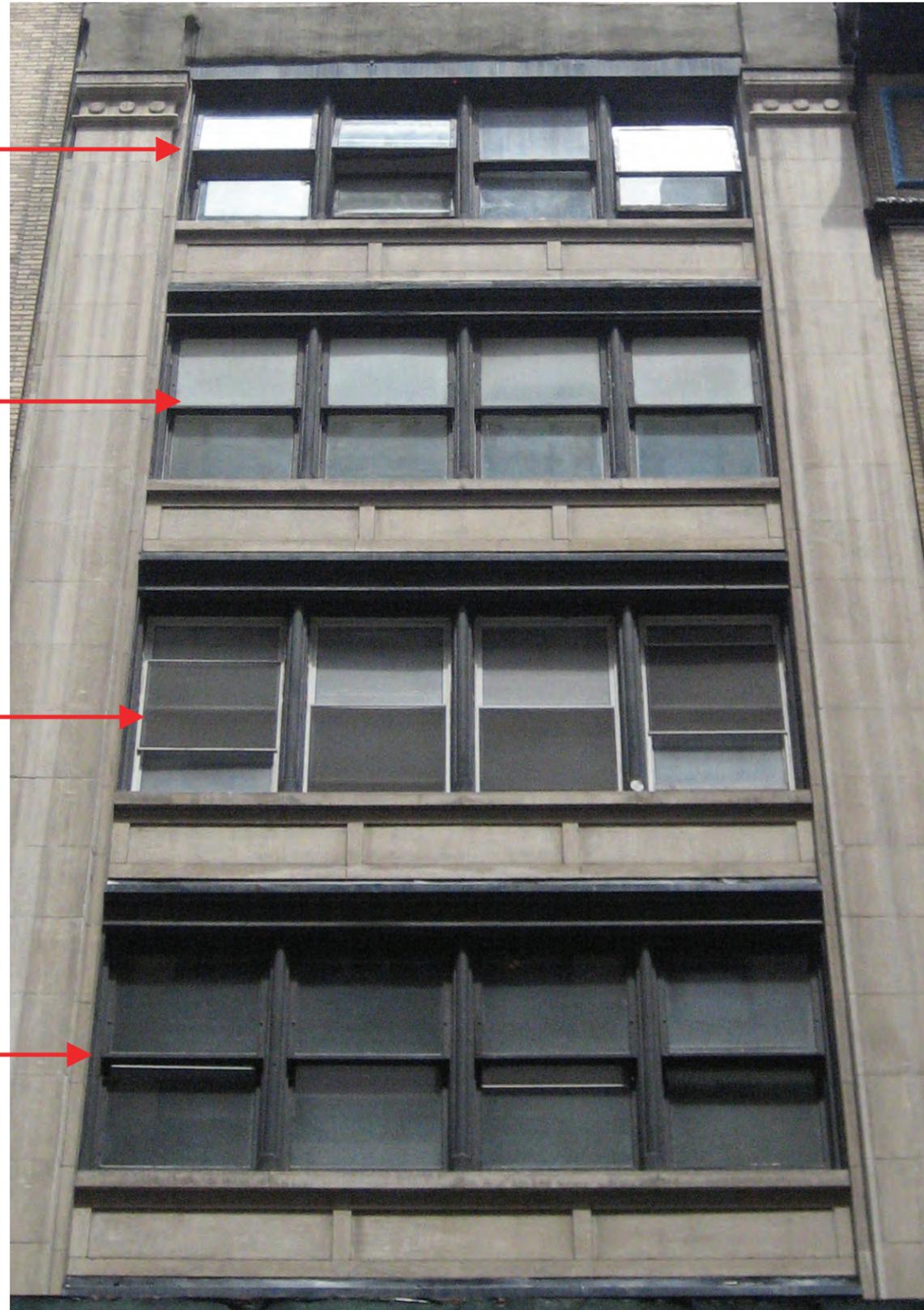


PHOTO - HISTORIC AND NON-HISTORIC WINDOW CLOSE-UPS



DETAIL PHOTOS - HISTORIC WINDOW CLOSE-UPS (4TH FLOOR)

43 WEST 27TH ST · SOUTH FACADE HISTORIC WINDOW AND OPENING PHOTOS



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14.30  
March 1, 2016



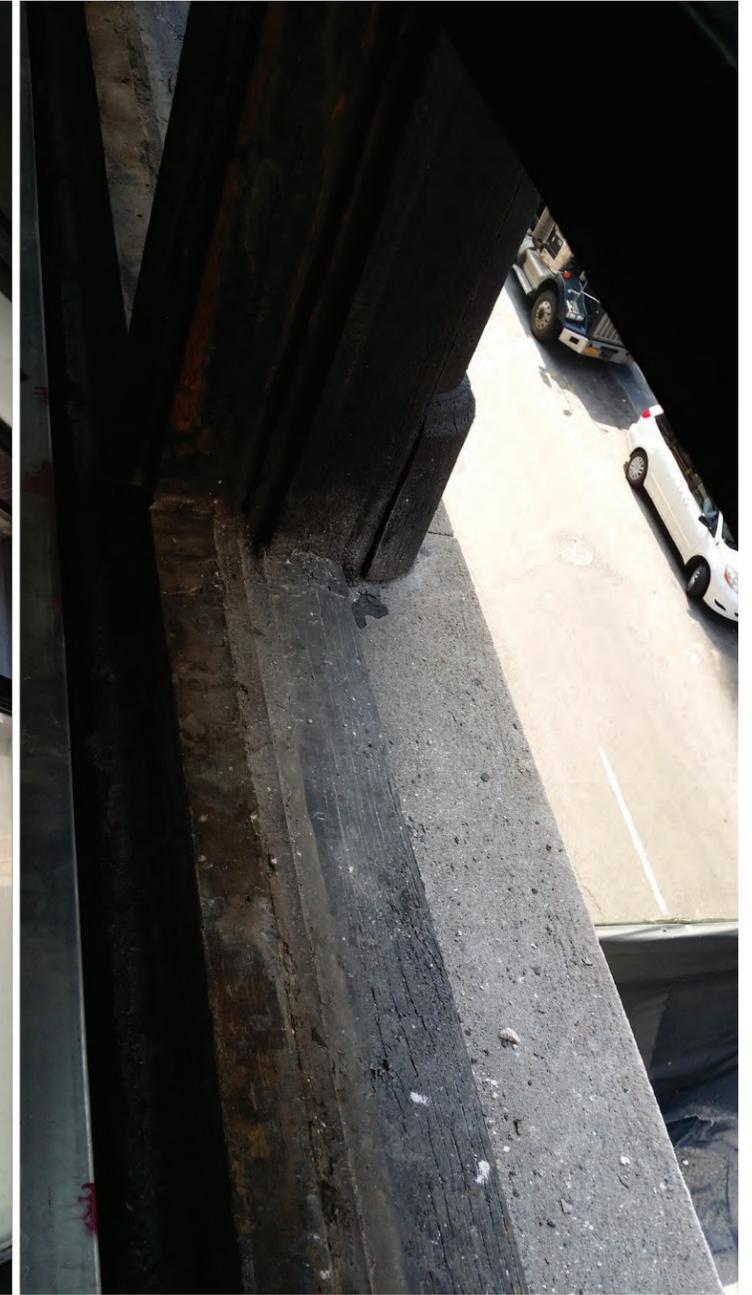
JAMB AND SILL DETAIL PHOTO



HEADER DETAIL PHOTO



INTERIOR PHOTO SHOWING MECHANISM AND JAMB



SILL DETAIL PHOTO

**NOTE: PROPOSED REPLACEMENT WINDOWS ARE TO MATCH THE DIMENSIONS AND FINISH OF EXISTING HISTORIC WINDOWS. PROPOSAL WILL REFURBISH (12) EXISTING HISTORIC WINDOWS. ALL REPLACEMENT WINDOWS TO REPLACE NON-HISTORIC WINDOWS TO BE DOUBLE HUNG.**

**43 WEST 27TH ST · SOUTH FACADE HISTORIC WINDOW AND OPENING PHOTOS**



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March 1, 2016

**09**

WINDOW MULLION DETAIL PHOTOS



EXISTING HISTORIC MULLION IN POOR CONDITION, STRIP FILL AS NEEDED TO MATCH HISTORIC PROFILE AND DIMENSION, REPAINT



EXISTING HISTORIC SILL IN POOR CONDITION, RESTORE AS NEEDED



EXISTING HISTORIC MULLION IN POOR CONDITION, STRIP FILL AS NEEDED TO MATCH HISTORIC PROFILE AND DIMENSION, REPAINT

43 WEST 27TH ST · SOUTH FACADE HISTORIC WINDOW SURROUND DETAIL PHOTOS



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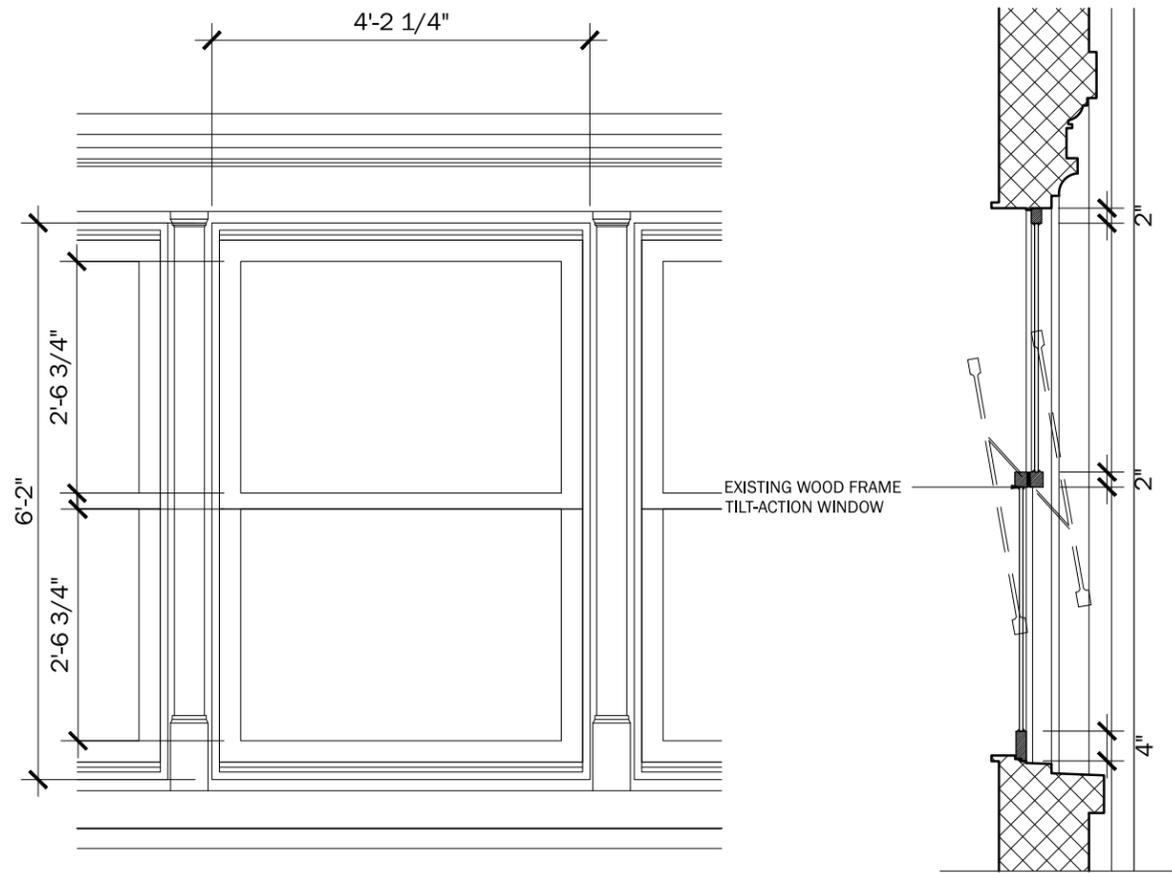
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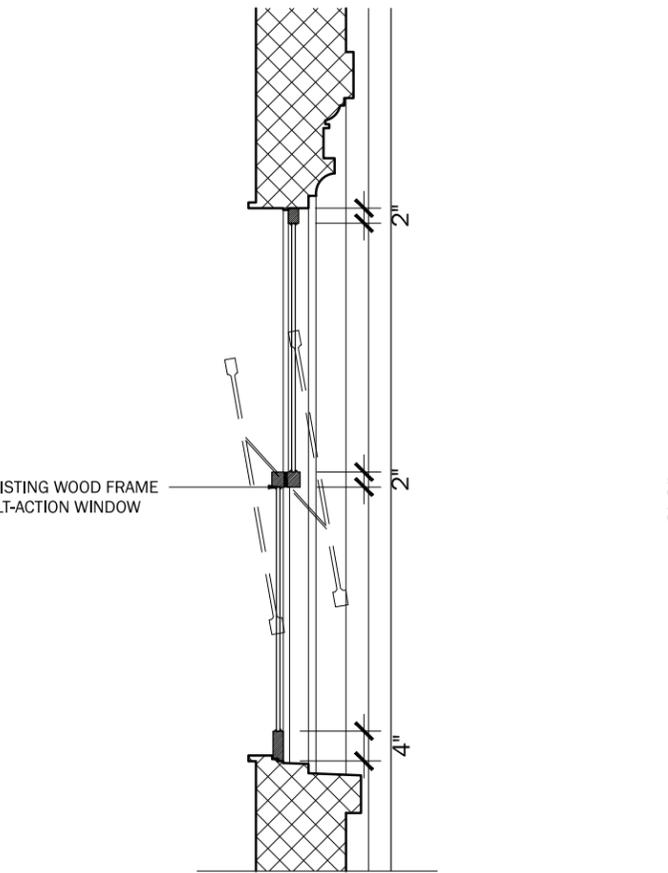
**SCALE**  
**CLIENT**  
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14.30  
March 1, 2016

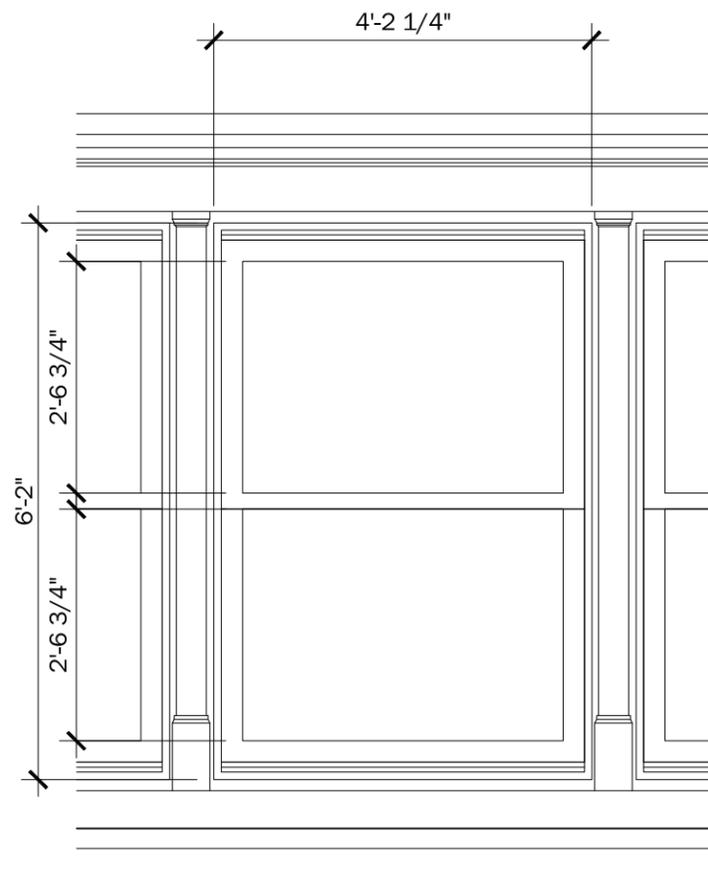
**10**



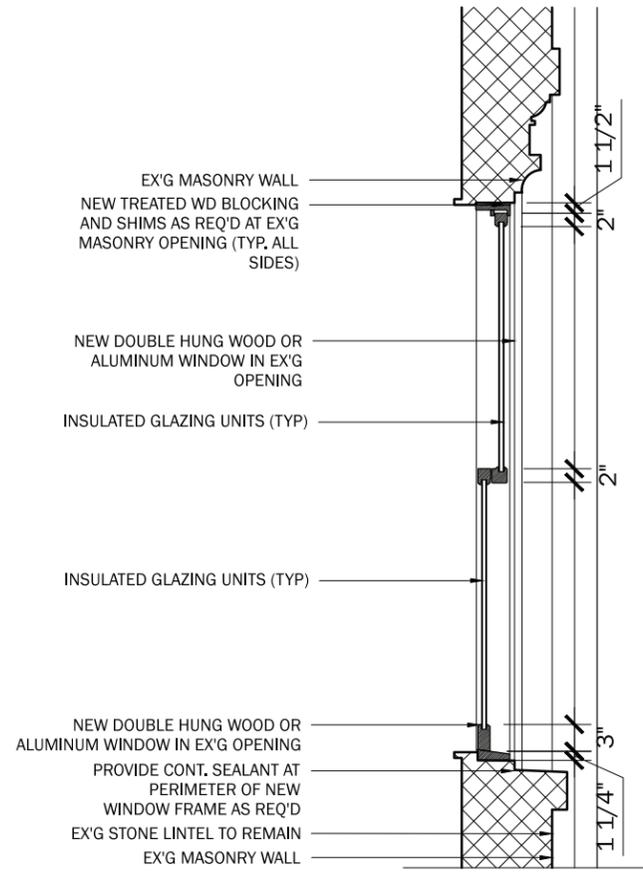
1 EX'G SOUTH HISTORIC WDW ELEVATION 1/2" = 1'-0"  
FLOORS 4, 6, 7



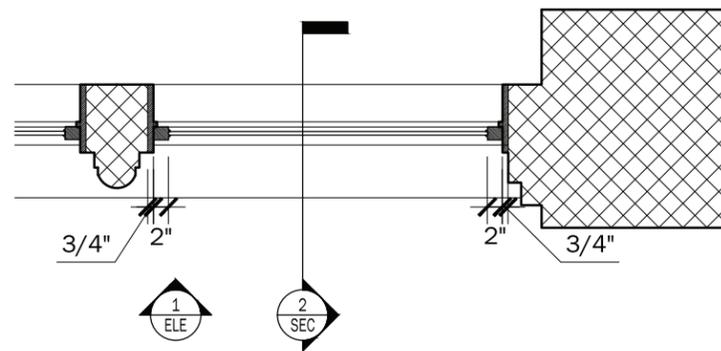
2 EX'G SOUTH HISTORIC WDW VERTICAL SECTION 1/2" = 1'-0"  
FLOORS 4, 6, 7



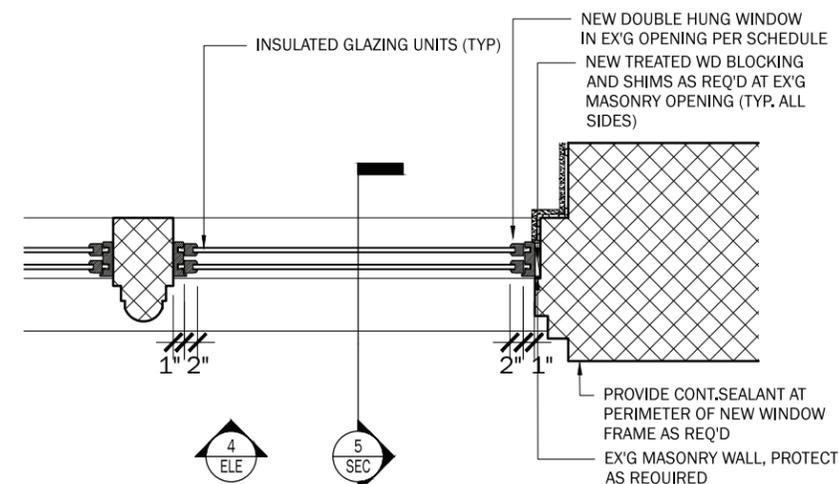
4 PROPOSED SOUTH WDW ELEVATION 1/2" = 1'-0"  
FLOORS 2, 3, 5, 8, 9



5 PROPOSED SOUTH WDW VERTICAL SECTION 1/2" = 1'-0"  
FLOORS 2, 3, 5, 8, 9



3 EX'G SOUTH HISTORIC WDW HORIZONTAL SECTION 1/2" = 1'-0"  
FLOORS 4, 6, 7



6 PROPOSED SOUTH WDW HORIZONTAL SECTION 1/2" = 1'-0"  
FLOORS 2, 3, 5, 8, 9

43 WEST 27TH ST · ELEVATION WINDOW DETAIL PROPOSED

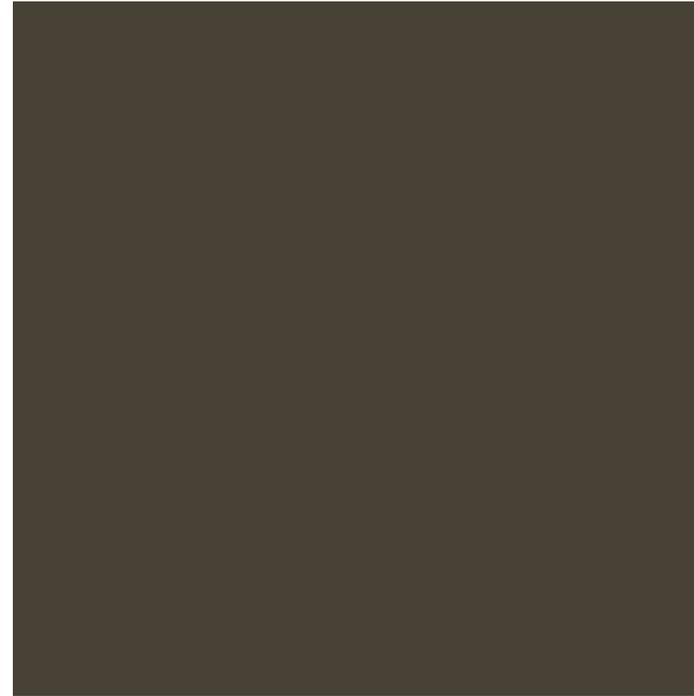


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**SCALE** 1/2" = 1'-0"  
**CLIENT** 43 WEST 27TH - ICON  
**PROJECT NUMBER** 14.30  
**DATE** FEBRUARY 5, 2016



HARDWARE FINISH: ANTIQUE BRONZE



STEEL STOREFRONT, CORNICE, WATER TABLE,  
WINDOW FRAMES, RAILINGS - QUAKER BRONZE  
**\*\*PHYSICAL SAMPLE TO BE APPROVED BY LPC\*\***



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43 WEST 27TH ST · MATERIALS, HARDWARE & FIXTURES

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<b>DATE</b>	March 1, 2016

**12**