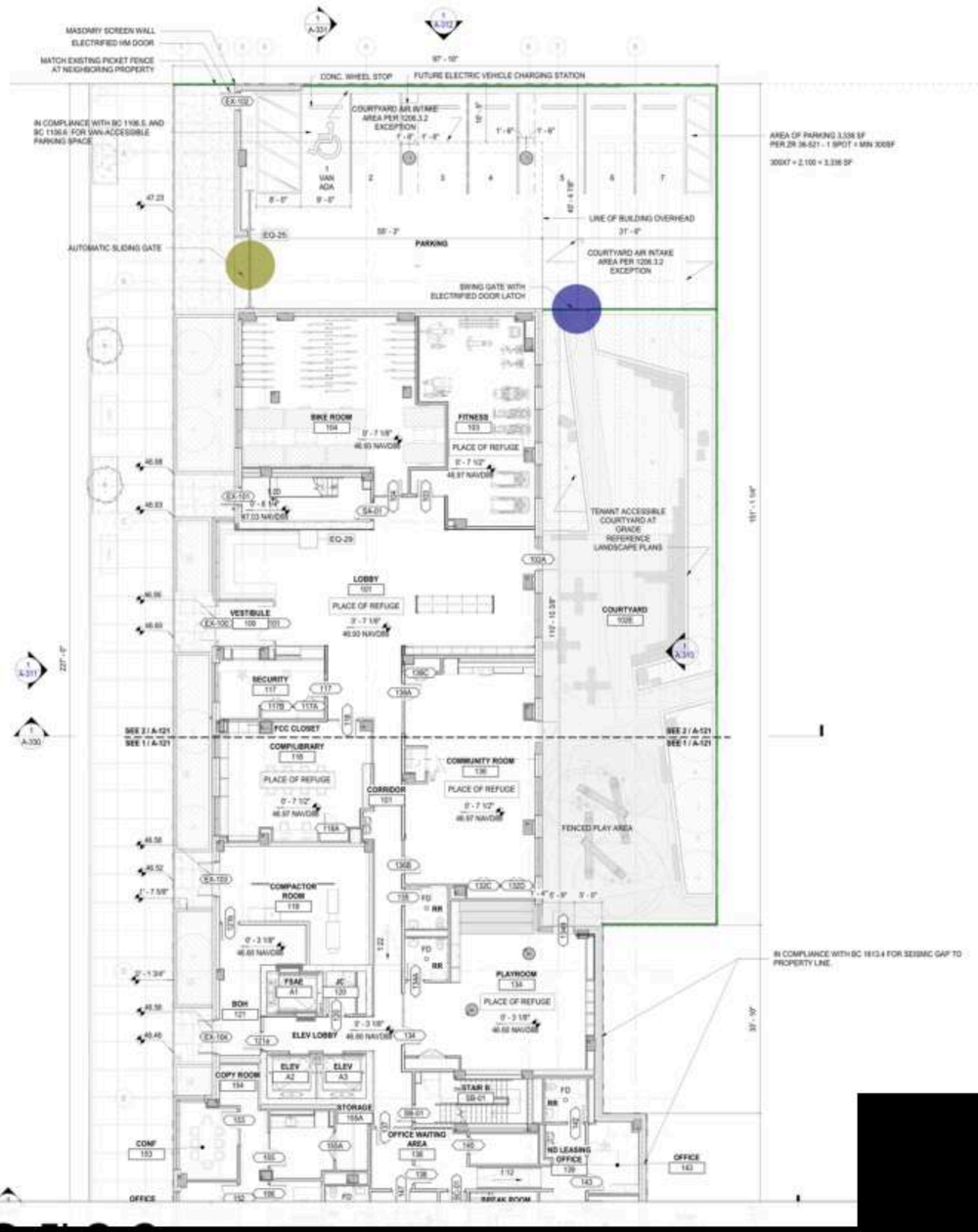
MIH NOTES

1. AN ARCHITECT AFFIDAVIT IS PROVIDED WITH THESE PLANS TO THE HPD DIVISION OF THE BUILDING AND LAND DEVELOPMENT SERVICES (BLDS) THAT CERTIFIES THE AMOUNT OF AFFORDABLE FLOOR AREA, THAT THE PROJECT COMPLIES WITH SECTION 504 OF THE REHABILITATION ACT OF 1973 AND IMPLEMENTING REGULATIONS AT 24 PART CFR 8 AND THE FHA DESIGN MANUAL AS SAFE HARBOR AS WELL AS CHAPTER 11 OF THE NYC BUILDING CODE.
2. ALL REQUIRED UNIT DISTRIBUTION AND UNIT SIZE CHARTS ARE PROVIDED IN THE SUPPLEMENTAL DOCUMENTS PDF TO THE HPD DIVISION OF BLDS DEMONSTRATING THE QUANTITY, SIZE AND DISTRIBUTION OF THE AFFORDABLE UNITS IN THE PROJECT COMPLIES WITH ALL REQUIREMENTS.
3. THERE ARE 157 AFFORDABLE RESIDENCES HPD UNITS IN THE PROJECT. 5% OF THE UNITS MEET THE FEDERAL ACCESSIBILITY STANDARDS (UFAS) FOR PERSONS WITH MOBILITY DISABILITIES. THESE UNITS ARE DESIGNATED AS UFAS M ON THE PLANS

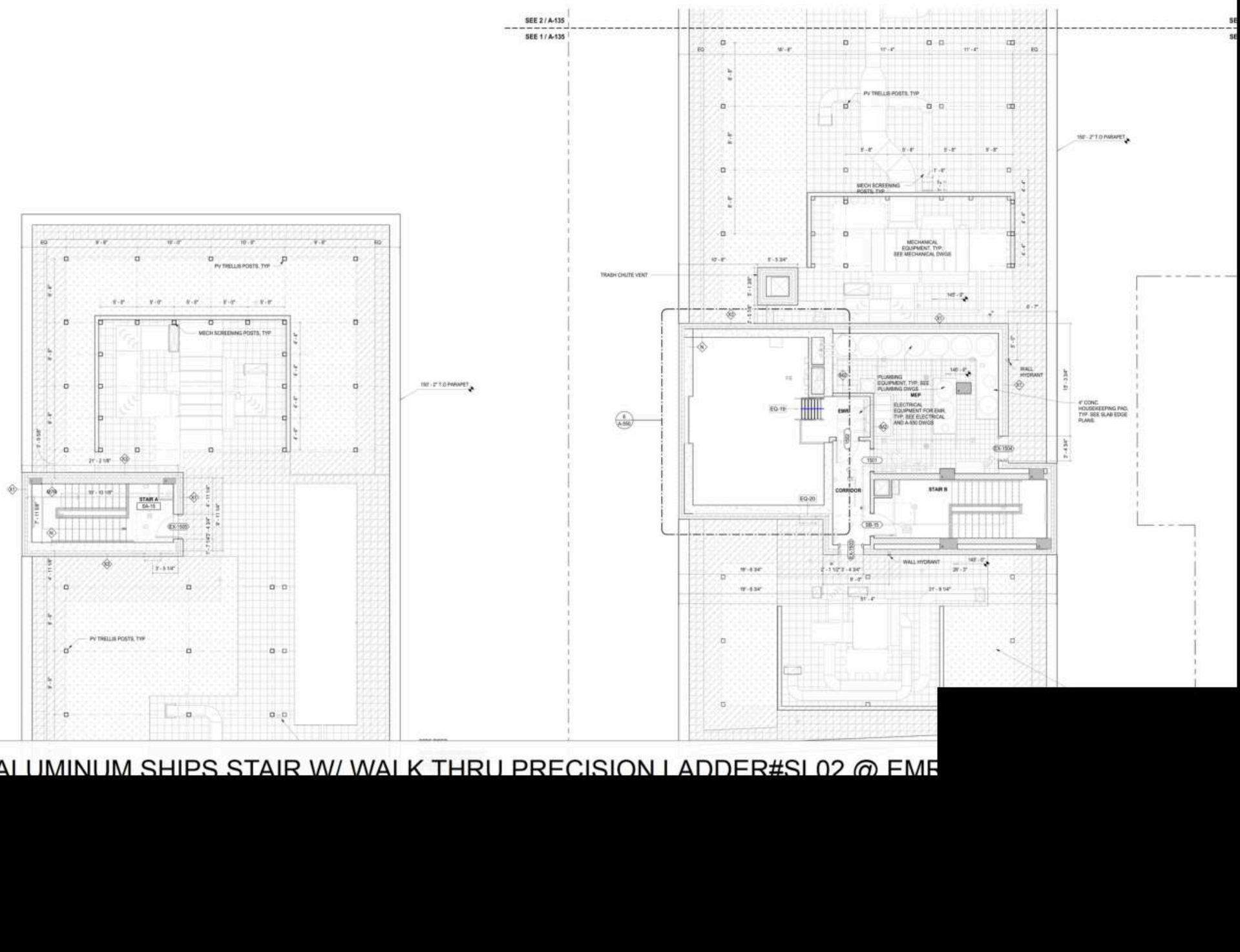
[redacted]

1. ALL BUILDING FLOOR LEVELS REFER TO THE BASE POINT AS 0'0" DATUM (SEE SHEET Z-040).
2. T.O.S. EL. 0'-0" (NAVD88) +46.34') UNLESS OTHERWISE NOTED.
3. COLUMN GRID LINES ARE FOR REFERENCE ONLY. SEE SLAB EDGE DWGS FOR COLUMN LOCATIONS.
4. REFER TO SHEET **G-010** FOR PROJECT SUMMARY + GENERAL NOTES
5. REFER TO SHEET **G-015** FOR GRAPHIC SYMBOLS AND ABBREVIATIONS.
6. REFER TO SHEET **G-020/G-021/G-022** FOR ACCESSIBILITY NOTES AND DIAGRAMS.
7. REFER TO SHEETS TO **A-140** TO **A-155** FOR STRUCTURAL EDGE OF SLAB DRAWINGS.
8. FOR INTERIOR DIMENSIONS AND INTERIOR ELEVATION TAGS SEE ENLARGED PLANS.
9. **FOR SITE PLAN, SEE SHEET A-001.**
10. EGRESS AND ACCESSIBILITY SIGNS TO COMPLY WITH BC CHAPTER 10; ANSI A-117 CH. 7; ADAAG CH. 7.
11. SEE A-020 TO A-030 SERIES AND NOTED DETAILS FOR WALL, FLOOR, AND CEILING ASSEMBLIES.
12. VERIFY ALL WINDOW DIMENSIONS WITH WINDOW SCHEDULE.
13. REFER TO ELEVATIONS & PLANS FOR WINDOW TAGS.
14. REFUSE CHUTE AND ROOMS TO COMPLY WITH 2022 NYC BC.
15. EXIT MARKINGS TO COMPLY WITH 2022 NYC BC.
16. EGRESS STAIR WALLS AND ELEVATOR CORE TO BE MIN. 2 HOUR RATED CONSTRUCTION U.O.N.
17. ALL DOORS SERVING EGRESS STAIRS, EGRESS PATHS, AND CORRIDORS TO BE F.P.S.C., 90-MINUTE U.O.
18. ALL CORRIDOR WALLS SEPARATING APARTMENTS FROM CORRIDOR TO BE 2 HR FIRE RATED
19. PROVIDE WALL REINFORCEMENT FOR GRAB BARS AND BENCHES IN ALL BATHROOM WALLS PER 2022
20. ALL BACK OF HOUSE SPACES TO BE PAINTED. FLOORS, WALLS AND CEILING PER MATERIAL AS IDENTIF
21. ALL BACK OF HOUSE GWB WALLS SHALL RECIEVE WB-7 BASE. SEE FINISH SCHEDULE.
22. ALL COLUMNS IN UNITS AND COMMON AREAS WITHOUT GWP FURRING SHALL BE SKIM-COATED AND PA



GENERAL PLAN NOTES

1. REFER TO SHEET A-073 FOR FINISH SCHEDULE
2. PER HPD DESIGN GUIDELINES, DWELLING UNIT AREA REFERS TO THE AREA WITHIN THE PERIMETER WALLS, W
   AREA BETWEEN THE FINISHED SURFACES OF ALL EXTERIOR WALLS AND DEMISING PARTITIONS.
3. IN COMPLIANCE WITH BC1211.1 FOR STUDIO UNITS THE KITCHEN IS SEPARATED FROM THE LIVING/SLEEPING
   SOFFIT.
4. FOR LIGHT AND AIR COMPLIANCE (BC1203.1/1205.2) REFER TO SHEET G-080.
5. FOR ACCESSIBILITY PER BC1107.2 REFER TO SHEET G-031 AND G-032
6. A SUFFICIENT AMOUNT OF ACCESSIBLE SEATING SPACES AT TABLES AND WORK SURFACES SHALL BE PROVI
   RECREATION SPACES.
7. FOR CLOSET TYPES/DETAILS PLEASE REF. SHEET A-900.
8. ALL CLOSETS ARE 2'-0" DEEP UNLESS OTHERWISE DIMENSIONED.
9. INTERIOR OF ALL TELECOM CLOSET ON 2ND-14TH FLOORS AND OF THE IT ROOM IN THE CELLAR TO HAVE FIR
   TREATED PLYWOOD ON ALL PARTITIONS AND WALLS.
10. SMOKE AND CARBON MONOXIDE DETECTOR IS PROVIDED IN ALL RESIDENTIAL UNITS.
11. A FIRE SERVICE ACCESS ELEVATOR LOBBY SHALL NOT BE REQUIRED PER BC 3007.6 EXCEPTION NO.2.



EQ-19 ALUMINUM SHIPS STAIR W/ WALK THRU PRECISION LADDER#SL02 @ EMR

GENERAL ELEVATION NOTES

1. SEE SPECIFICATIONS IN PROJECT MANUAL FOR ADDITIONAL REQUIREMENTS.
2. REFERENCE DRAWINGS A-400s AND WINDOW SCHEDULE A-060 FOR FOR LOCATIONS, GLAZING OITC AND BIRD-FRIENDLY GLASS REQUIREMENTS.
3. NAVD88 + 46.34' = PROJECT 0'-0"

EXTERIOR MATERIALS LEGEND

KEY #	DESCRIPTION
[redacted]	INSPARENT MINERAL SILICATE CONCRETE STAIN
GLAZING	
GL-02	INSULATED GLAZING UNIT - OPERABLE
GL-03	INSULATED GLAZING UNIT - FIXED + 70'-0"
GL-04	INSULATED GLAZING UNIT - OPERABLE + 70'-0"
GL-05	INSULATED GLAZING UNIT - STOREFRONT EXTERIOR
MASONRY	
MAS-01A	DARK UTILITY BRICK, STACK BOND
MAS-01B	DARK UTILITY BRICK, STACKED BOND
MAS-02A	MED. UTILITY BRICK, 1/3 RUNNING BOND

EXTERIOR MATERIALS LE

KEY #	DESCRIPTION
MAS-02B	MED. UTILITY BRICK, ROWLOCK COURS
MAS-03A	LIGHT UTILITY BRICK, 1/3 RUNNING BON
MAS-03C	LIGHT UTILITY BRICK, 1/3 RUNNING BON
METAL	
LVR-1	[redacted]
MT-10	
MT-11	INSULATED METAL SPANDREL PANEL
MT-12	MECHANICAL EQUIPMENT SCREENING
MT-13	
RL-01	[redacted]
STONE	



[redacted]