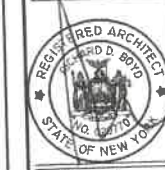


BROADWAY CONVENIENCE

250 BROADWAY AMITYVILLE, NY 11701

EXTERIOR ALTERATION FOR:
BROADWAY CONVENIENCE BUILDING
250 BROADWAY AMITYVILLE, NY 11701

BCNY ARCHITECTURE
SPECIALIZING IN FULL SERVICE COMMERCIAL ARCHITECTURE AND INTERIOR DESIGN
COMMERCIAL - ARCHITECTURE AND INTERIOR DESIGN
205 RICHMOND AVE MASSAPEQUA, NY 11758 CONTACT: TEL: 631-262-0989



COVER SHEET

REVISIONS
DATE 4/12/24
ISSUED FOR PERMIT

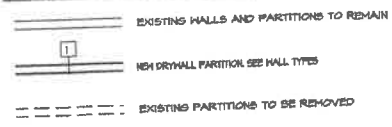
JOB NO. 23-53

SHEET NO. A-1

ABBREVIATIONS

ADA	AMERICANS WITH DISABILITIES ACT	J	JUNCTION BOX
AFP	ABOVE FINISH FLOOR	JG	JANITORS CLOSET
ACT	ACOUSTIC CEILING TILE	JT	JOINT
AC	AIR CONDITIONING	KD	KNOCK DOWN
AT	ALUMINUM	LPT	LOH POINT
AL	ALUMINUM	LAV	LAVATORY
BLK	BLOCK	LDR	LEADER
BRK	BRICK	MAS	MASONRY
BUR	BUILT UP ROOFING	MC	MEDICINE CABINET
BM	BEAM	M	MENS BATHROOM
		MO	MASONRY OPENING
C	COURSES	MS	MARBLE SADDLE
CB	CATCH BASIN	MFG	MANUFACTURING OR MANUFACTURER
CI	CAST IRON	NC	NOT IN CONTACT
CL	CENTER LINE	NIS	NOT TO SCALE
CR	CLOTHING ROD		
CS	CAST STONE		
CT	CERAMIC TILE	OA	OVERALL
CO	CLEAN OUT	OC	ON CENTER
CEH	CEMENT	OH	OVERHEAD
GLO	CLOSET		
GLB	CEILING	PNT	PAINT
COL	COLUMN	PR	PAIR
CONC	CONCRETE	PTN	PARTITION
CONSTR	CONSTRUCTION	PL	PLASTIC LAMINATE
CONT	CONTINUOUS	PVMT	PAVEMENT
CONV	CONNECTOR	PT	PRESSURE TREATED
		QT	QUARRY TILE
DA	DOUBLE ACTING		
DF	DRINKING FOUNTAIN	R	RISER
DH	DOUBLE HINGE	RA	RETURN AIR
DOP	DOOR OPENING	RAO	RADIATOR
DM	DIMENSIONS	RD	ROOF DRAIN
DN	DOWN	REFR	REFRIGERATOR
DIA	DIAMETER	RES	REGISTER
		RESB	RESILIENT
EA	EACH	RH	ROUGH
EHC	ELECTRIC WATER COOLER	RO	ROUGH OPENING
ELEV	ELEVATION	RBR	RUBBER TILE
ELEC	ELECTRIC		
ENCL	ENCLOSURE	SA	SUPPLY AIR
EOL SF	EQUALLY SPACED	SC	SOLID CORE
EHO	EXTRA WORK ORDER	SP	STAND PIPE
EXP JT	EXPANSION JOINT	SS	SERVICE SINK
		STD	STANDARD
FAI	FRESH AIR INTAKE	STOR	STORAGE
FD	FLOOR DRAIN	STEL	STEEL
FDN	FOUNTAIN	ST	STREET
FEXT	FIRE EXTINGUISHER	T	TREAD
FF	FINISHED FLOOR	T&B	TOP & BOTTOM
FIN	FINISH	TEL	TELEPHONE
FLR	FLOOR	TSL	TOP OF SLAB
FPSC	FIREPROOF SELF CLOSING	TST	TOP OF STEEL
FRFP	FIREPROOF	TC	TOP OF CONCRETE
FR	FIRE RESISTIVE	TER	TERRAZZO
FS	FULL SIZE	TM	TOP OF MALL
FTS	FOOTING	TH	TYPICAL
		TEHO	TENDANT EXTRA WORK ORDER
GA	GAUZE	UR	URINAL
GALV	GALVANIZED	UNFN	UNFINISHED
GC	GENERAL CONTRACTOR	UN	UNLESS OTHERWISE NOTED
GL	GLASS	VIF	VERIFY IN FIELD
GR	GRADE	VNB	VINYL BASE
GRLL	GRILLE	VCT	VINYL COMPOSITION TILE
GHB	GYPHUM HALL BOARD	VP	VISION PANEL
		VHC	VINYL HALL COVERING
HC	HOSE CABINET		
HTB	HEIGHT	WC	WATER CLOSET
HM	HOLLOW METAL	H	HOMENS BATHROOM
HPT	HIGH POINT	HSL	HIRE GLASS
HWM	HARDWARE	HI	HROUGHT IRON
HVAC	HEATING, VENTILATION AND AIR CONDITIONING	HO	HOOD
HDRL	HANDRAIL	YD	YARD DRAIN
HST	HEIGHT		
INSUL	INSULATION		
INT	INTERIOR		

PARTITION LEGEND



REMOVAL NOTES

- CONTRACTOR SHALL REMOVE ALL EXISTING PARTITIONS, DOORS, INTERIOR ALUMINUM FRAMES AND GLASS AS INDICATED ON PLAN WITHIN CONTRACT LIMIT LINE.
- NOT USED
- CONTRACTOR SHALL REMOVE ALL EXISTING INTERIOR FINISHES FROM FLOOR AND WALLS UNLESS DESIGNATED TO REMAIN.
- SAFE OFF AND CAP ALL EXISTING POWER AND UTILITY LINES PRIOR TO COMMENCEMENT OF DEMOLITION.
- ALL EXISTING FINISHES TO REMAIN UNLESS INDICATED ON DRAWINGS
- ALL DOORS, ALUMINUM FRAMES, INTERIOR GLASS, RAISED COMPUTER ROOM FLOOR, FIBER OPTICS, LIGHT FIXTURES AND ALL OTHER MATERIAL DESIGNATED BY TENANT TO BE SAVED, SHALL BE REMOVED AND STORED IN BUILDING WHERE DIRECTED BY TENANT.
- ALL OTHER MATERIALS NOT BEING REUSED OR SAVED SHALL BE REMOVED FROM THE SITE. ALL REMOVAL WORK SHALL BE DONE AS DIRECTED BY LANDLORD.

CONSTRUCTION NOTES

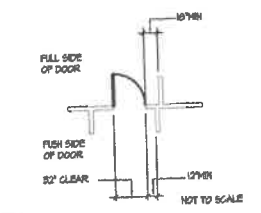
- ALL WORK SHALL BE COMPLETED IN STRICT CONFORMANCE WITH THE APPLICABLE CODES.
APPLICABLE CODES
2020 BUILDING CODE OF NEW YORK STATE
2020 EXISTING BUILDING CODE OF NEW YORK STATE
2020 FIRE CODE OF NEW YORK STATE
2020 PLUMBING CODE OF NEW YORK STATE
2020 FUEL GAS CODE OF NEW YORK STATE
2020 PROPERTY MAINTENANCE CODE OF NEW YORK STATE
2020 ENERGY CONSERVATION CODE OF NEW YORK STATE
2020 MECHANICAL CODE OF NEW YORK STATE
ASHRAE 90.1
2020 UNIFORM CODE SUPPLEMENT
100/FANSI A111-2004 - ACCESSIBLE AND USABLE BUILDINGS AND FACILITIES
- ALL DOORS TO BE 4" FROM ADJACENT HALL AT HINGE SIDE, UNLESS OTHERWISE NOTED.
- ALL DIMENSIONS ARE FINISH FACE TO FINISH FACE, UNLESS OTHERWISE NOTED.
- ALL DIMENSIONS NOTED TO BE MAINTAINED. ANY DISCREPANCIES MUST BE IMMEDIATELY IDENTIFIED TO ARCHITECT FOR FIELD ADJUSTMENT PRIOR TO PERMANENT WORK OR INSTALLATION.
- ALL METAL STUDS TO BE MINIMUM 25 GAUGE OF 1/8" GYPSUM STUDS OR EQUAL, UNLESS OTHERWISE NOTED.
- ALL SUBCONTRACTORS ARE TO REVIEW ALL DRAWINGS SPECIFICATIONS AND DETAILS FOR ADDITIONAL WORK AND TO COORDINATE THEIR WORK WITH OTHER TRADES.
- THE CARPENTRY CONTRACTOR SHALL PROVIDE ADEQUATE BLOCKING SUPPORTS WITHIN DRYWALL PARTITIONS AND CEILING TO SUPPORT ALL MILLWORK, TRIMS, FIXTURES, RAILINGS, GLASS PASCAS/DORFFITS, ETC.
- ALL SUBCONTRACTORS ARE REQUIRED, PRIOR TO BID, TO FIELD CHECK THE PROJECTS EXISTING CONDITIONS AND TO INCLUDE ALL COSTS NECESSARY FOR THE COMPLETION OF ANY WORK NO ADDITIONAL COST FOR WORK SHALL BE ACCEPTED AFTER THE BID.
- THE FLOORING CONTRACTOR SHALL FIELD INSPECT THE EXISTING FLOOR SLAB CONDITION TO DETERMINE IF ANY FLOOR LEVELING IS REQUIRED. INFORM THE ARCHITECT OF ANY WORK THAT WILL BE REQUIRED AND INCLUDE ALL COST IN BID.
- ALL EXISTING WORK TO REMAIN SHALL BE PATCHED AND REPAIRED AS REQUIRED TO ACCEPT NEW FINISHES.
- ALL SUBCONTRACTORS SHALL SUBMIT SHOP DRAWINGS AND OR SAMPLES FOR ALL PERTINENT WORK TO THE ARCHITECT FOR APPROVAL PRIOR TO THE COMMENCEMENT OF THE WORK.
- ALL CONSTRUCTION DOCUMENTS ARE COMPLEMENTARY (ARCHITECTURAL, ENGINEERING, ETC.) AND WHAT IS CALLED FOR BY ANY WILL BE BINDING AS IF CALLED FOR BY ALL. ANY WORK SHOWN OR REFERRED TO ON ANY CONSTRUCTION DOCUMENTS SHALL BE PROVIDED AS THOUGH ON ALL RELATED DOCUMENTS.
- THE ARCHITECT IS TO BE NOTIFIED OF ANY DISCREPANCIES PRIOR TO INSTALLATION OF AFFECTED WORK.
- ALL TELEPHONE AND DATA CABLING, JACKS AND OR COVER PLATES TO BE SUPPLIED AND INSTALLED BY TENANT'S VENDORS.
- ALL HARDWARE TO RECEIVE FINISH TO MATCH EXISTING BASE BUILDING STANDARD, UNLESS OTHERWISE NOTED.
- PROVIDE SILENCERS ON ALL DOOR BUICKS.
- ALL LOCKS TO BE MASTER KEYED AND GRAND MASTER KEYED PER BUILDING STANDARD.
- ALL MATERIALS TO BE INSTALLED ACCORDING TO THE STANDARDS AS SPECIFIED BY THE MANUFACTURER.
- UNDERCUT ALL DOORS AS REQUIRED FOR NEW FLOOR FINISHES.
- CARPENTER SHALL PATCH ALL OPENINGS IN GYPSUM BOARD WALLS LEFT BY REMOVAL OF TELEPHONE OR ELECTRICAL OUTLETS. VERIFY LOCATION & QUANTITY OF PATCHES REQUIRED PRIOR TO SUBMITTING BID.
- ALL SUB-CONTRACTORS SHALL BE REQUIRED TO FIRESTOP ALL OPENINGS IN RATED PARTITIONS AND FLOOR CONSTRUCTION CAUSED BY THEIR TRADE WITH FIRESTOPPING MATERIALS APPROVED FOR MAINTAINING THE REQUIRED FIRE RATING OF THE ASSEMBLY BEING PENETRATED OR THE JOINT BEING PROTECTED.

CEILING NOTES

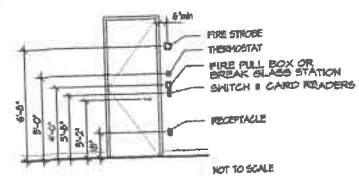
- MATCH EXISTING GYP BD
- HEIGHT TO MATCH EXISTING
- EXISTING LIGHTING TO REMAIN

ELECTRIC NOTES

- ALL ELECTRICAL WORK SHALL BE COMPLETED IN STRICT CONFORMANCE WITH THE APPLICABLE CODES.
APPLICABLE CODES
2020 BUILDING CODE OF NEW YORK STATE
2020 EXISTING BUILDING CODE OF NEW YORK STATE
2020 FIRE CODE OF NEW YORK STATE
2020 PLUMBING CODE OF NEW YORK STATE
2020 FUEL GAS CODE OF NEW YORK STATE
2020 PROPERTY MAINTENANCE CODE OF NEW YORK STATE
2020 ENERGY CONSERVATION CODE OF NEW YORK STATE
2020 MECHANICAL CODE OF NEW YORK STATE
ASHRAE 90.1
2020 UNIFORM CODE SUPPLEMENT
100/FANSI A111-2004 - ACCESSIBLE AND USABLE BUILDINGS AND FACILITIES
- ALL LIGHT SWITCHES AND CONTROL DEVICES SHALL BE INSTALL AT A HEIGHT OF 5'-8" AFF. TO THE CENTER OF THE BOX. ALL ELECTRICAL OUTLETS SHALL BE INSTALLED AT A HEIGHT OF 1'-6" AFF. TO THE CENTER OF THE BOX UNLESS OTHERWISE NOTED
- ALL EXISTING LIGHT FIXTURES TO BE SUPPLIED WITH NEW LAMP
- ALL LIGHT SWITCHES, THERMOSTATS, SPRINKLER HEADS AND OTHER WALL MOUNTED DEVICES SHALL MATCH EXISTING BASE BUILDING CONDITIONS.
- ALL SPECIAL CIRCUITS AND DEDICATED ELECTRICAL OUTLETS TO HAVE COLOR CODED RECEPTACLES.
- THE ELECTRICAL CONTRACTOR SHALL MARK ON SLAB LOCATIONS OF ALL FLOOR MOUNTED OUTLETS FOR THE TENANT'S REVIEW AND APPROVAL PRIOR TO ANY CORE DRILLING OR CHASING.
- ALL EXISTING OUTLETS ALONG EXISTING WALLS, PERIMETER CORE OR COLUMN WALL TO REMAIN OUTLETS TO BE CHECKED AND MAINTAINED BY ELECTRICAL CONTRACTOR AS ACTIVE OUTLETS UNLESS LOCATION CONFLICTS WITH NEW CONSTRUCTION OR LAYOUT.



ADA ACCESS REQUIREMENTS



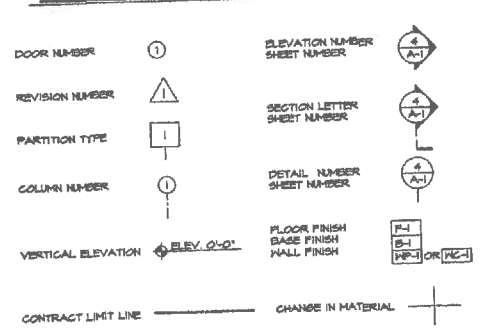
STANDARD MOUNTING HEIGHTS

BUILDING DEPARTMENT NOTES

ORIG'D SNOW LOAD	NEED DESIGN				SEISMIC DESIGN CATEGORY	SELECT TO DRAWER FROM						
	SPEED (MPH)	TOPOGRAPHIC EFFECTS	SPECIAL WIND REGION	WIND-BORN DEBRIS ZONE		WEATHERING	FROST LINE DEPTH	TERRACE	WATER DESIGN TEMP	ICE BARRIER REQUIRED	FLOOD HAZARDS	AIR FREEZING INDEX
20	150 MPH	NO	NO	THREE TRUCK GARAGE	B	SEVERE	BOF 5' EPS	HEAVY	SEE BELOW	YES	NO	59

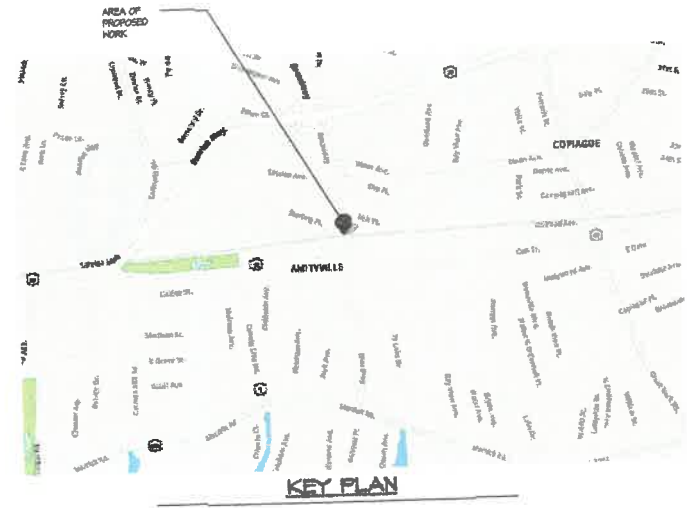
CLIMATE ZONE IS AN INTERIOR SPACES INTENDED FOR HUMAN OCCUPATION SHALL BE PROVIDED WITH INDOOR TEMPERATURE OF NOT LESS THAN 68 DEGREES FAHRENHEIT AT A POINT 5 FEET ABOVE THE FLOOR ON THE DESIGN HEATING DAY (2020 ASHRAE 55) ALSO AS PER 2020 RESIDENTIAL BUILDING CODE OF THIS CHAPTER IS SECTION SECTION 904 AND 905.1 - WIND EXPOSURE CATEGORY AND SURFACE ROUGHNESS IS B. USE C FOR BOTH SOUTH SHORE AND FIRE ISLAND.

SYMBOLS LEGEND



HVAC NOTES

- ALL HVAC WORK SHALL BE COMPLETED IN STRICT CONFORMANCE WITH THE APPLICABLE CODES.
APPLICABLE CODES
2020 BUILDING CODE OF NEW YORK STATE
2020 EXISTING BUILDING CODE OF NEW YORK STATE
2020 FIRE CODE OF NEW YORK STATE
2020 PLUMBING CODE OF NEW YORK STATE
2020 FUEL GAS CODE OF NEW YORK STATE
2020 PROPERTY MAINTENANCE CODE OF NEW YORK STATE
2020 ENERGY CONSERVATION CODE OF NEW YORK STATE
2020 MECHANICAL CODE OF NEW YORK STATE
ASHRAE 90.1
2020 UNIFORM CODE SUPPLEMENT
100/FANSI A111-2004 - ACCESSIBLE AND USABLE BUILDINGS AND FACILITIES
- EXISTING ROOF TOP UNIT AND DUCTWORK TO REMAIN, EXISTING FLEX DUCTS NOT TO BE MOVED MORE THAN 12" RUNS FOR NEW LAYOUT



KEY PLAN

EXTERIOR ALTERATION FOR:
 BROADWAY CONVENIENCE BUILDING
 250 BROADWAY AMITYVILLE, NY 11701

BCNY ARCHITECTURE
 SPECIALIZING IN ALL SERVICE RESIDENTIAL ARCHITECTURE
 200 W. 10TH ST. SUITE 200 AMITYVILLE, NY 11701
 TEL: 516.833.1111 FAX: 516.833.1112



ELEVATIONS

CLIENT	
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4/11/23	FOR PERMIT
2/22/24	FOR PERMIT
JOB NO.	23-45
SHEET NO.	A-4

- METAL FINISH COLOR: BLACK - TYPICAL
- ALUMINUM CAP. COLOR: WHITE - TYP
- 18" EPS CORNICE COLOR: WHITE TYPICAL
- FAUX COLUMN COLOR: BEIGE - TYPICAL
- EXISTING WINDOWS PAINTED COLOR: BLACK - TYPICAL
- 4" EPS WINDOW TRIM COLOR: WHITE - TYPICAL
- EXISTING STUCCO PAINTED COLOR: MATCH EXIST BEIGE-TYP
- 4" EPS WINDOW SILL COLOR: WHITE - TYPICAL
- EXISTING SIGN - TYPICAL

- EXISTING GUTTER AND CANOPY TO REMAIN - TYPICAL
- EXISTING COLOR: WHITE GUTTER AND WHITE FACIA

- 2"x4"x8" ALUMINUM BLACK STOREFRONT WITH 1" INSULATED GLASS WITH THERMAL BREAK - TYPICAL COLOR: BLACK

- FACE CULTURED STONE OR APPROVED EQUAL TYPICAL COLOR: BROWN

- FAUX COLUMN COLOR: BEIGE - TYPICAL



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

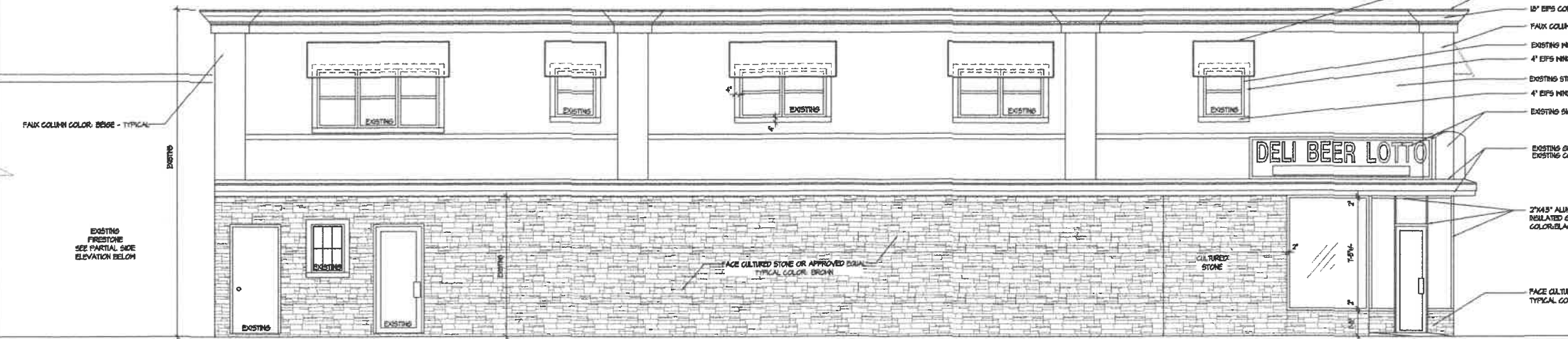
- FAUX COLUMN COLOR: BEIGE - TYPICAL
- EXISTING FIRESTONE SEE PARTIAL SIDE ELEVATION BELOW

- METAL FINISH COLOR: BLACK - TYPICAL
- ALUMINUM CAP. COLOR: WHITE - TYP
- 18" EPS CORNICE COLOR: WHITE TYPICAL
- FAUX COLUMN COLOR: BEIGE - TYPICAL
- EXISTING WINDOWS PAINTED COLOR: BLACK - TYPICAL
- 4" EPS WINDOW TRIM COLOR: WHITE - TYPICAL
- EXISTING STUCCO PAINTED COLOR: MATCH EXIST BEIGE-TYP
- 4" EPS WINDOW SILL COLOR: WHITE - TYPICAL
- EXISTING SIGN - TYPICAL

- EXISTING GUTTER AND CANOPY TO REMAIN - TYPICAL
- EXISTING COLOR: WHITE GUTTER AND WHITE FACIA

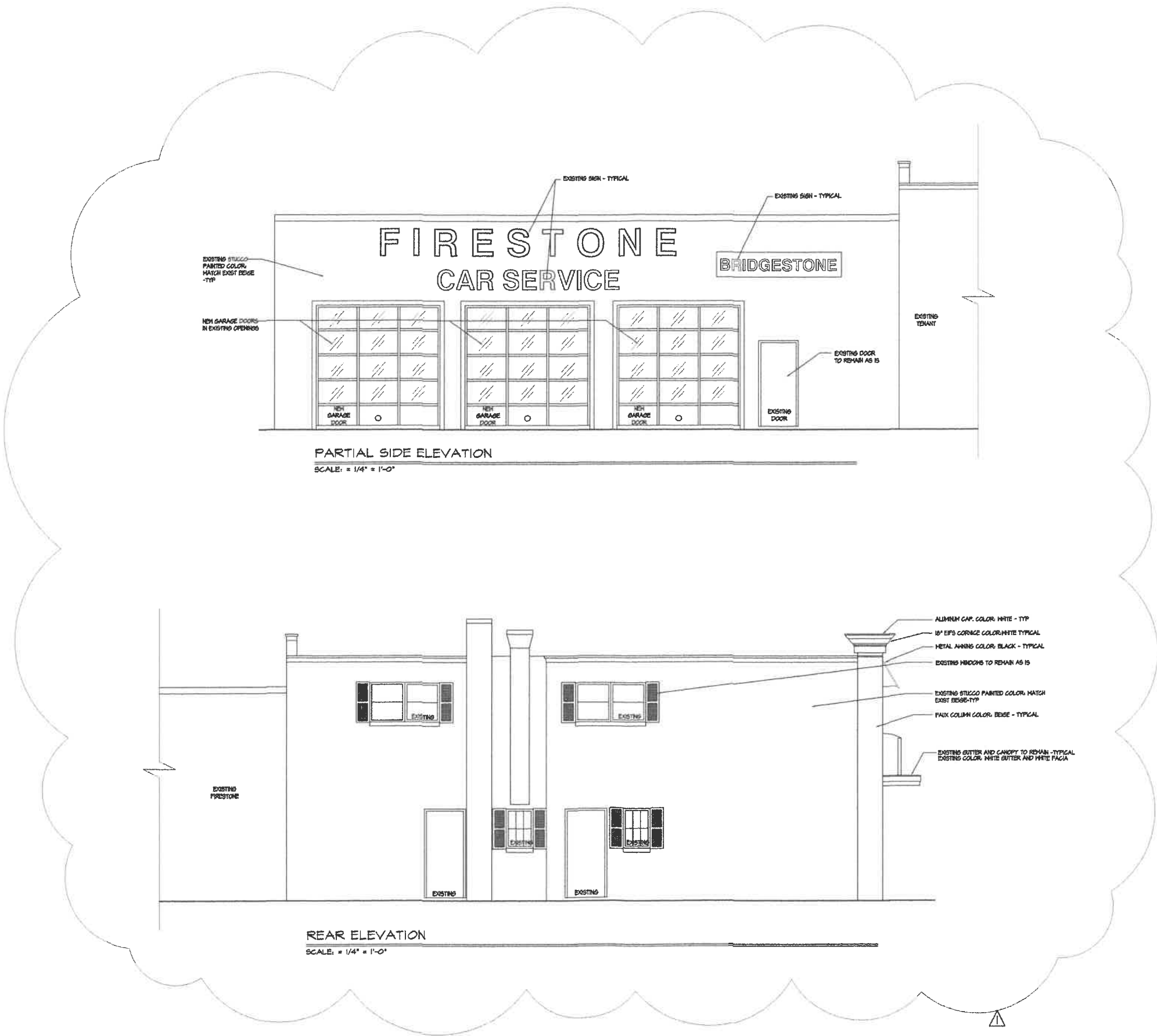
- 2"x4"x8" ALUMINUM BLACK STOREFRONT WITH 1" INSULATED GLASS WITH THERMAL BREAK - TYPICAL COLOR: BLACK

- FACE CULTURED STONE OR APPROVED EQUAL TYPICAL COLOR: RED



PARTIAL SIDE ELEVATION
 SCALE: = 1/4" = 1'-0"

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PARTIAL SIDE ELEVATION

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

REAR ELEVATION

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

EXTERIOR ALTERATION FOR:
 BROADWAY CONVENIENCE BUILDING
 250 BROADWAY AMITYVILLE, NY 11701

BCNY ARCHITECTURE
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 COMMERCIAL ARCHITECTURE & INTERIOR DESIGN
 HAGERSTOWN, NY 11753 BCNYARCHITECTURE@AOL.COM 631-262-0264



ELEVATIONS

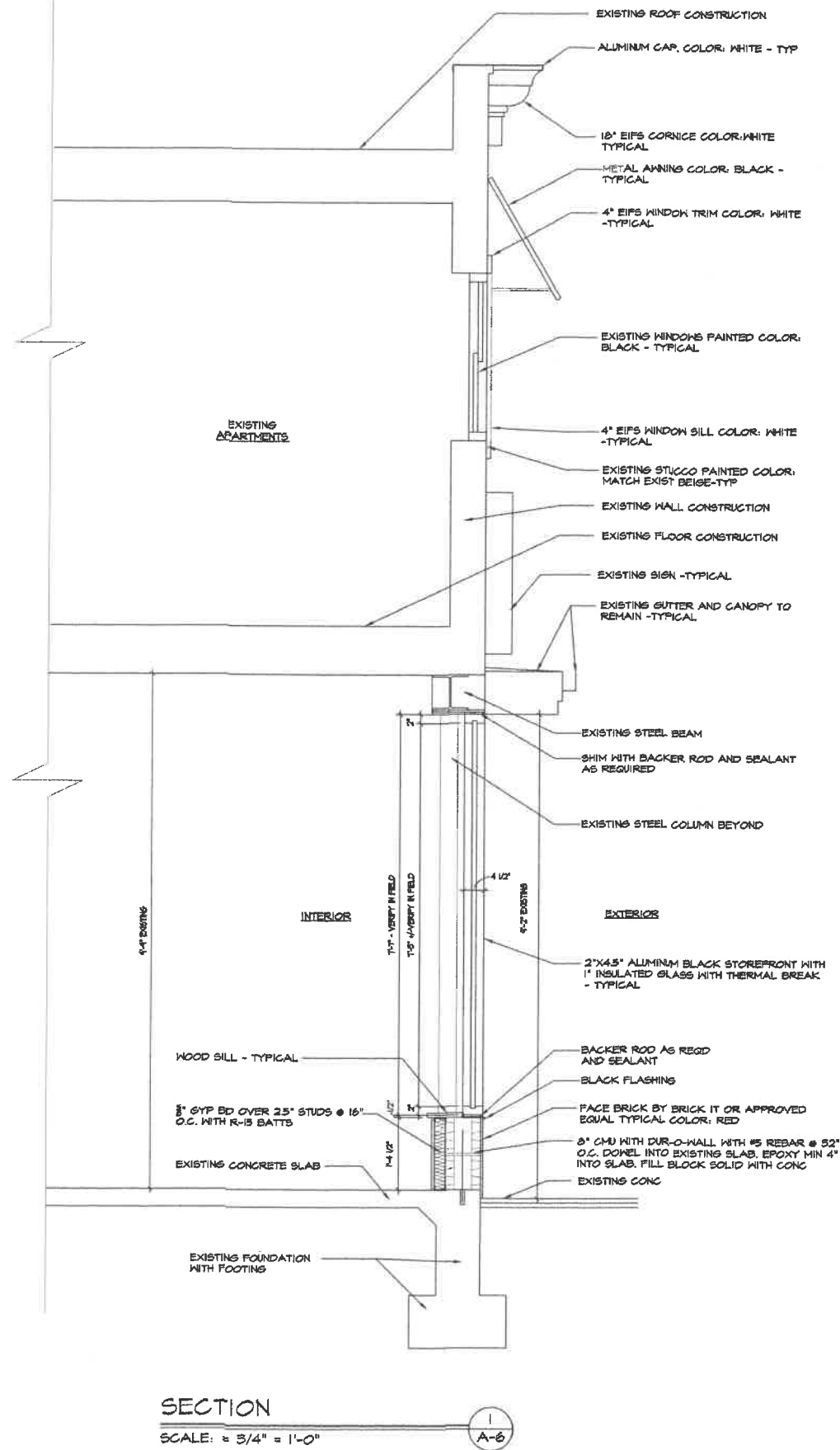
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 23-45

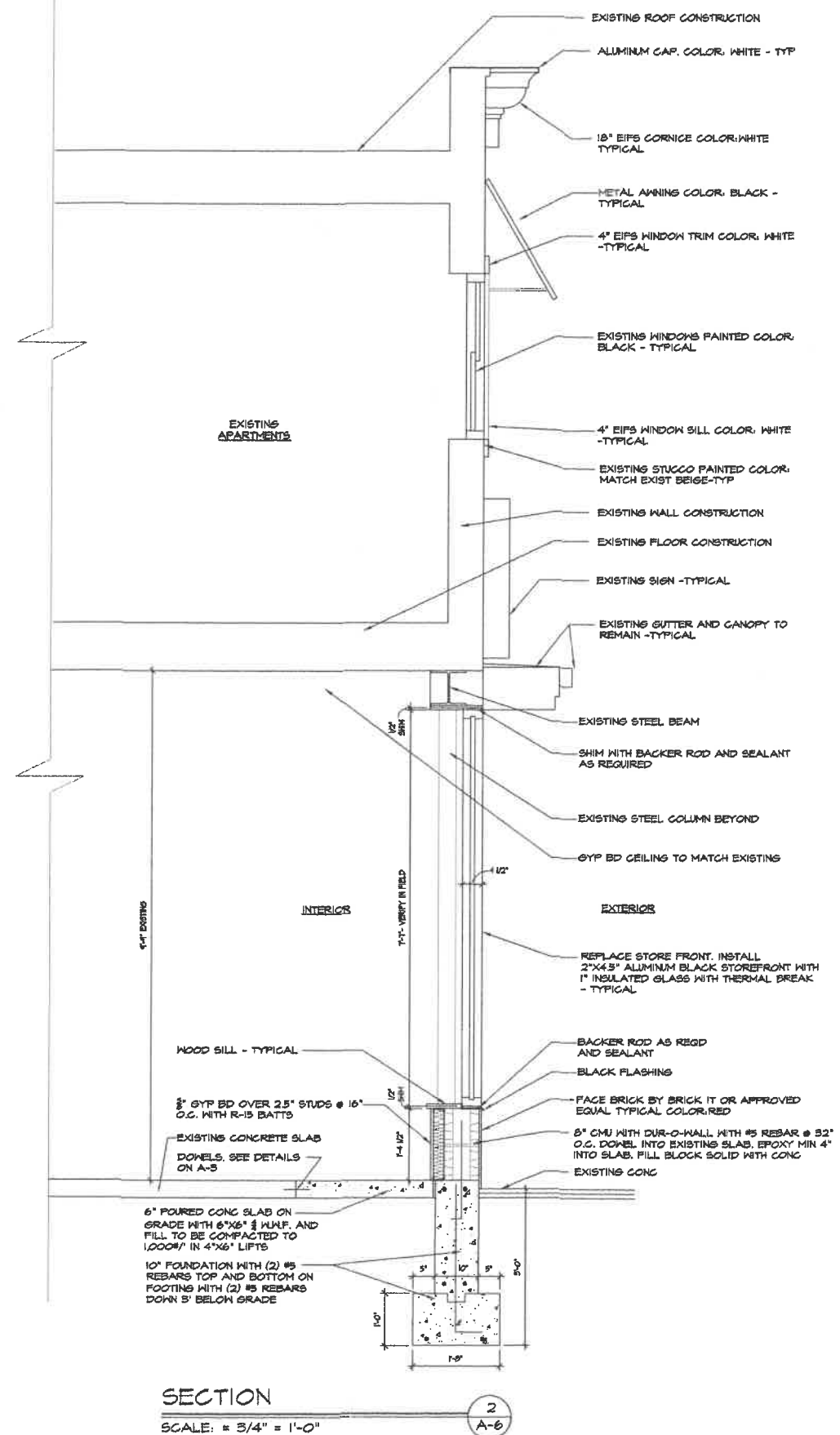
SHEET NO.
 A-5

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SECTION
SCALE: = 3/4" = 1'-0"

1
A-6



SECTION
SCALE: = 3/4" = 1'-0"

2
A-6

EXTERIOR ALTERATION FOR:
BROADWAY CONVENIENCE BUILDING
250 BROADWAY AMITYVILLE, NY 11701

EC NY ARCHITECTURE
SPECIALIZING IN FULL SERVICE RESIDENTIAL ARCHITECTURE
AND COMMERCIAL INTERIOR DESIGN
1100 AVENUE N, STE 200 AMITYVILLE, NY 11701
PHONE: 631-261-1100 FAX: 631-261-1101



SECTIONS

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23-45
SHEET NO:

A-6

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