

**Appendix B-10:**  
**Revised North Broadway Stage 1 Concept Design Package**

# NORTH BROADWAY. YONKERS, NY

PHASE 1 - CONCEPT DESIGN PACKAGE

07.20.2022

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NOTE: THE FOLLOWING CONCEPTUAL DRAWINGS ARE FOR PLANNING PURPOSES ONLY. THE CONCEPTUAL BUILDING DESIGN COMPLIES WITH THE PROPOSED ZONING PETITION AND MUST BE REVERIFIED ONCE A FORMAL REZONING IS ADOPTED. STRUCTURE, MEP AND LANDSCAPE SHOWN FOR CONCEPT AND MUST BE VERIFIED AND COORDINATED WITH THE BUILDING CODE DURING THE SITE PLAN APPROVAL PROCESS. LOCATIONS OF MECHANICAL SHAFTS ARE TO BE DETERMINED. STAIRS ARE FOR ILLUSTRATIVE PURPOSES ONLY AND TO BE REVISED TO MEET EGRESS REQUIREMENTS.

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SCALE : 1/48" = 1-0"

SITE AERIAL

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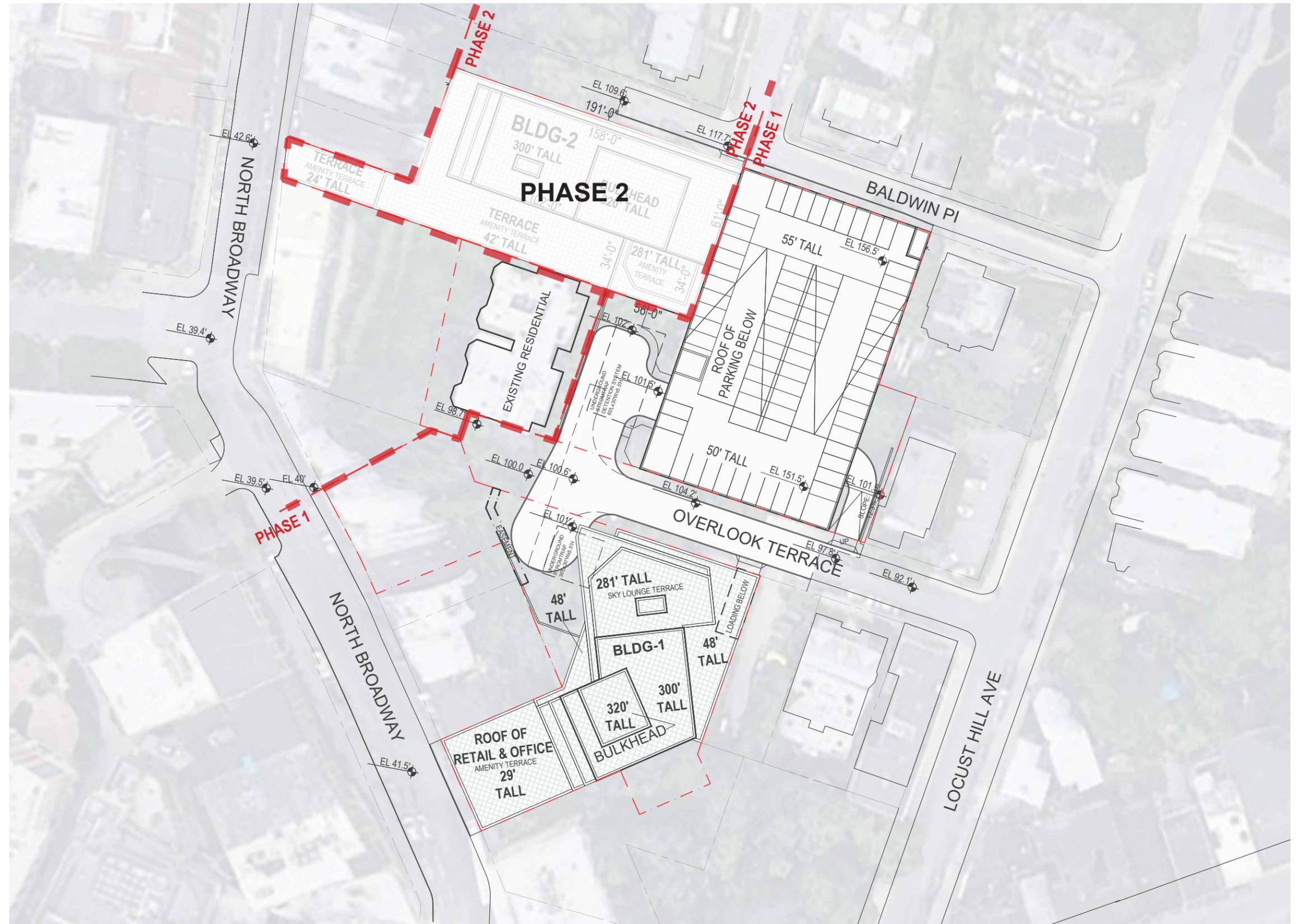


SCALE : 1/48" = 1-0"

SITE AERIAL PHASE 1

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NORTH BROADWAY



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SCALE: 1/64"=1'-0"  
 PHASE 1 - KEY PLAN

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- RESIDENTIAL
- RESI AMENITY/ LOBBY
- PARKING / MECHANICAL
- RETAIL
- OFFICE

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**PHASE 1 - STREET VIEW LOOKING EAST FROM MANOR HOUSE SQUARE**

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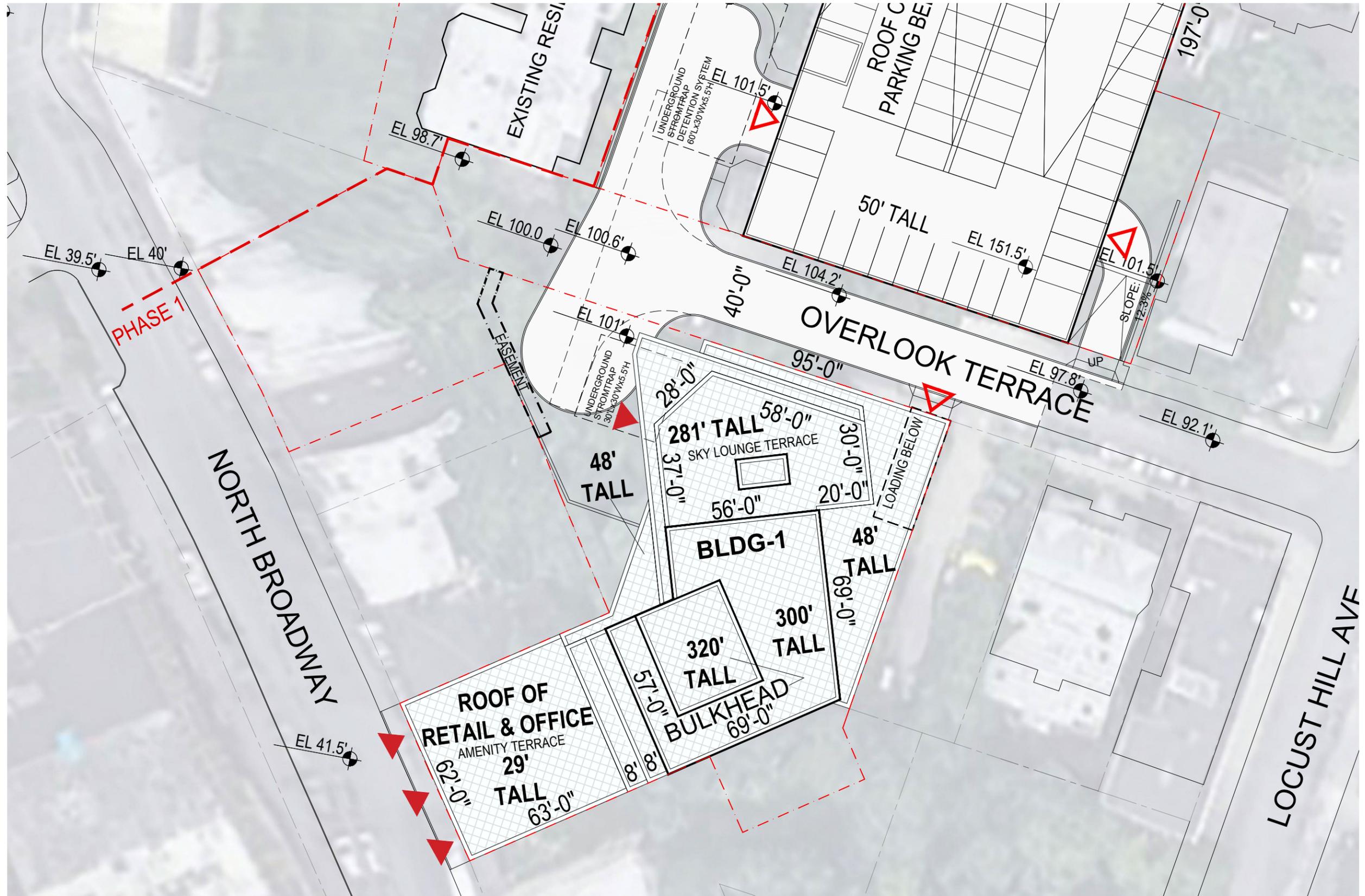


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PHASE 1 - AREAL VIEW LOOKING EAST

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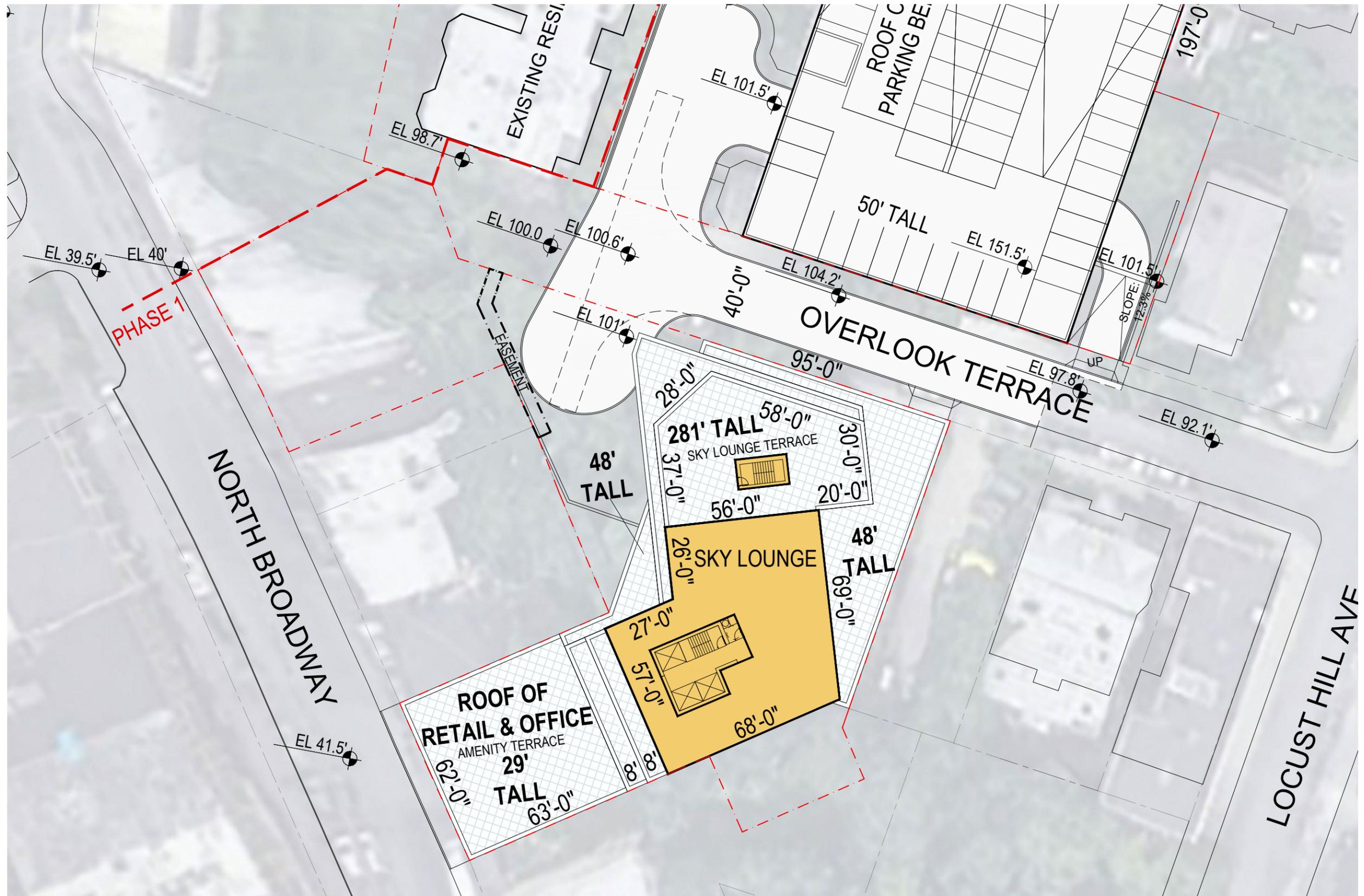
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NORTH BROADWAY, YONKERS  
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SCALE : 1/32" = 1'-0"

PHASE 1 - ROOF PLAN

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SCALE : 1/32" = 1'-0"

PHASE 1 - SKY LOUNGE

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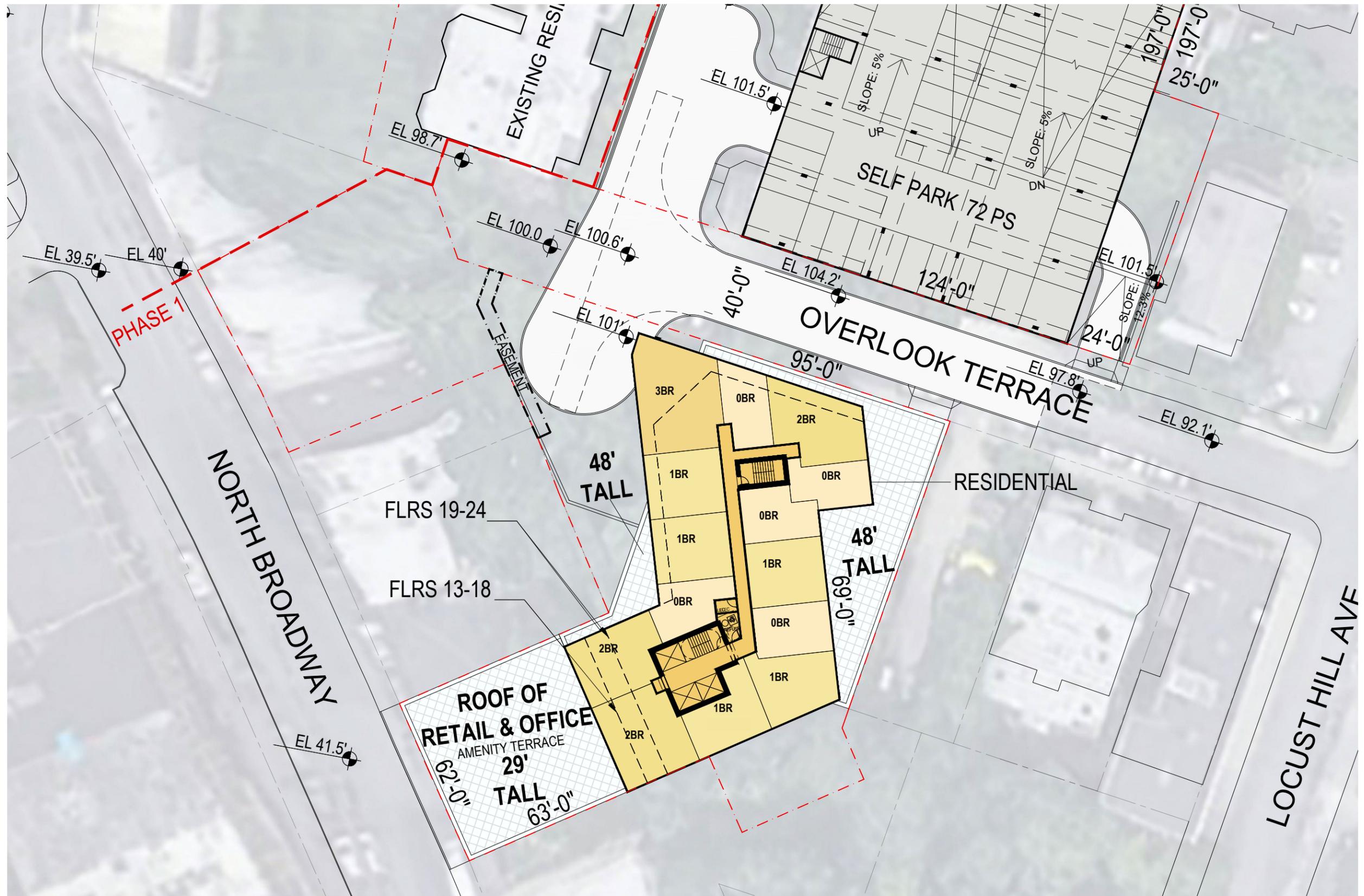
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SCALE : 1/32" = 1'-0"

PHASE 1 - TOWER PLAN

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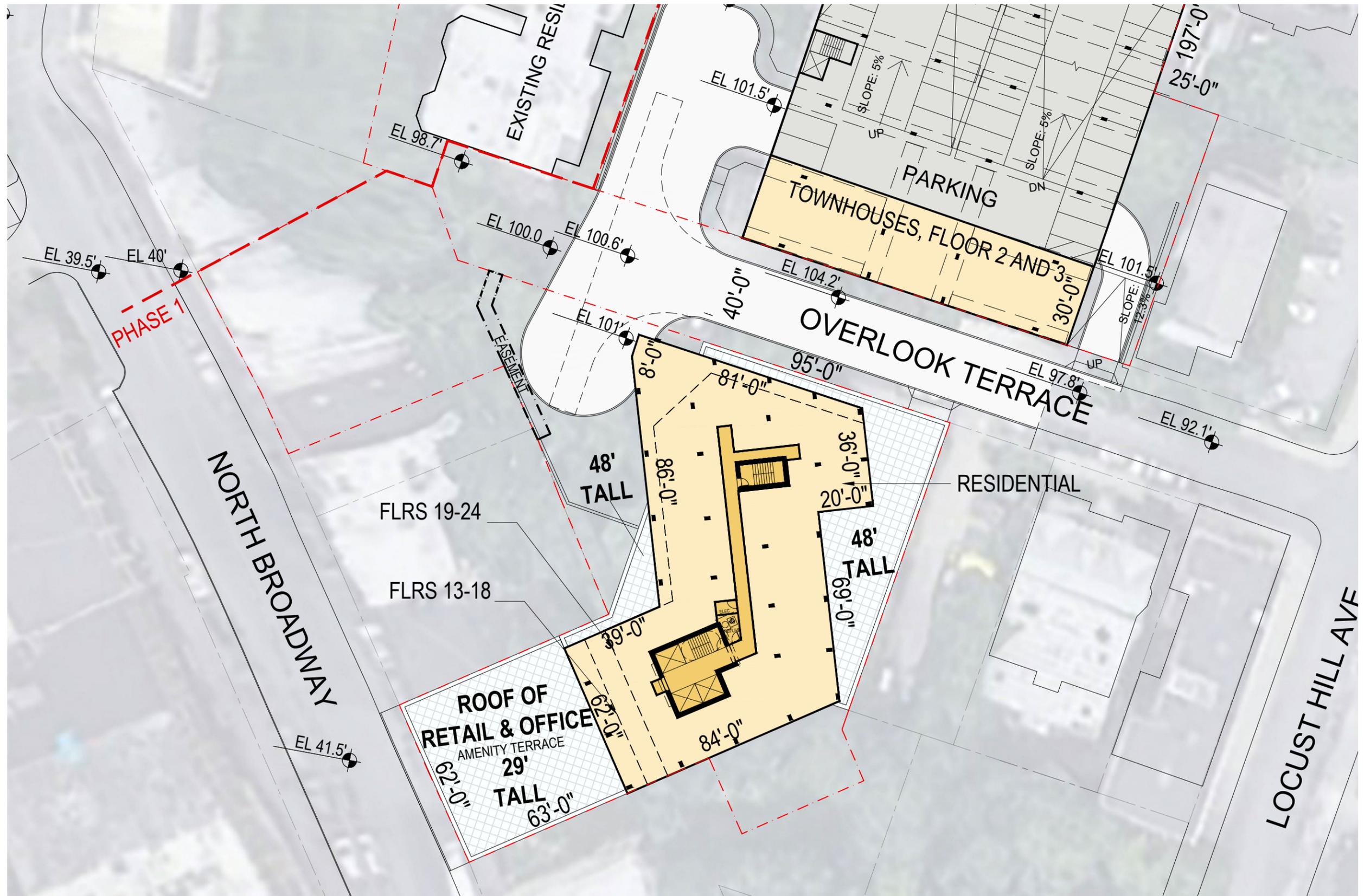
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SCALE : 1/48" = 1-0"

PHASE 1 - BLOCKING PLAN

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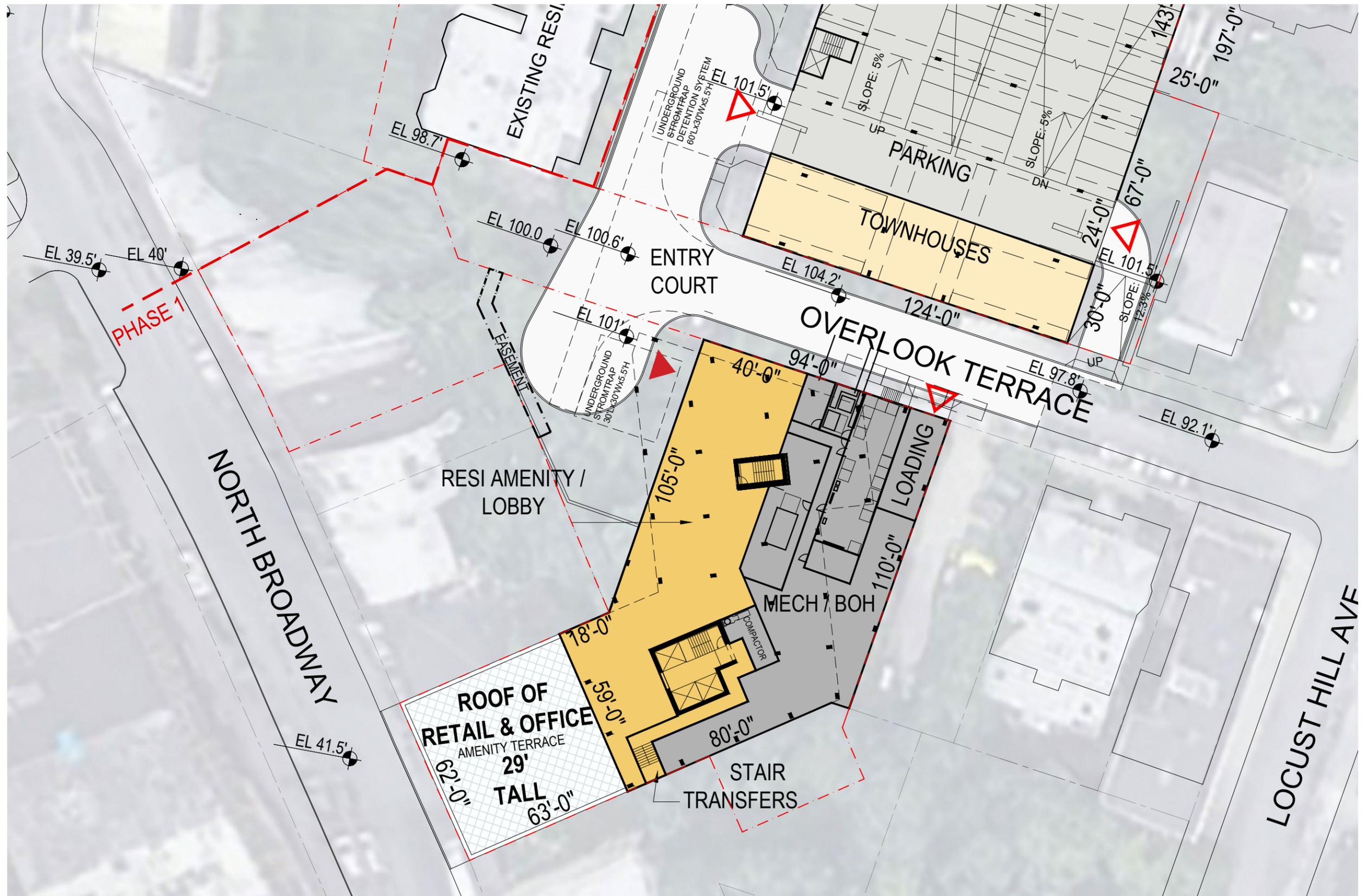
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SCALE : 1/48" = 1-0"

PHASE 1 - 2ND TO 3RD FLOOR

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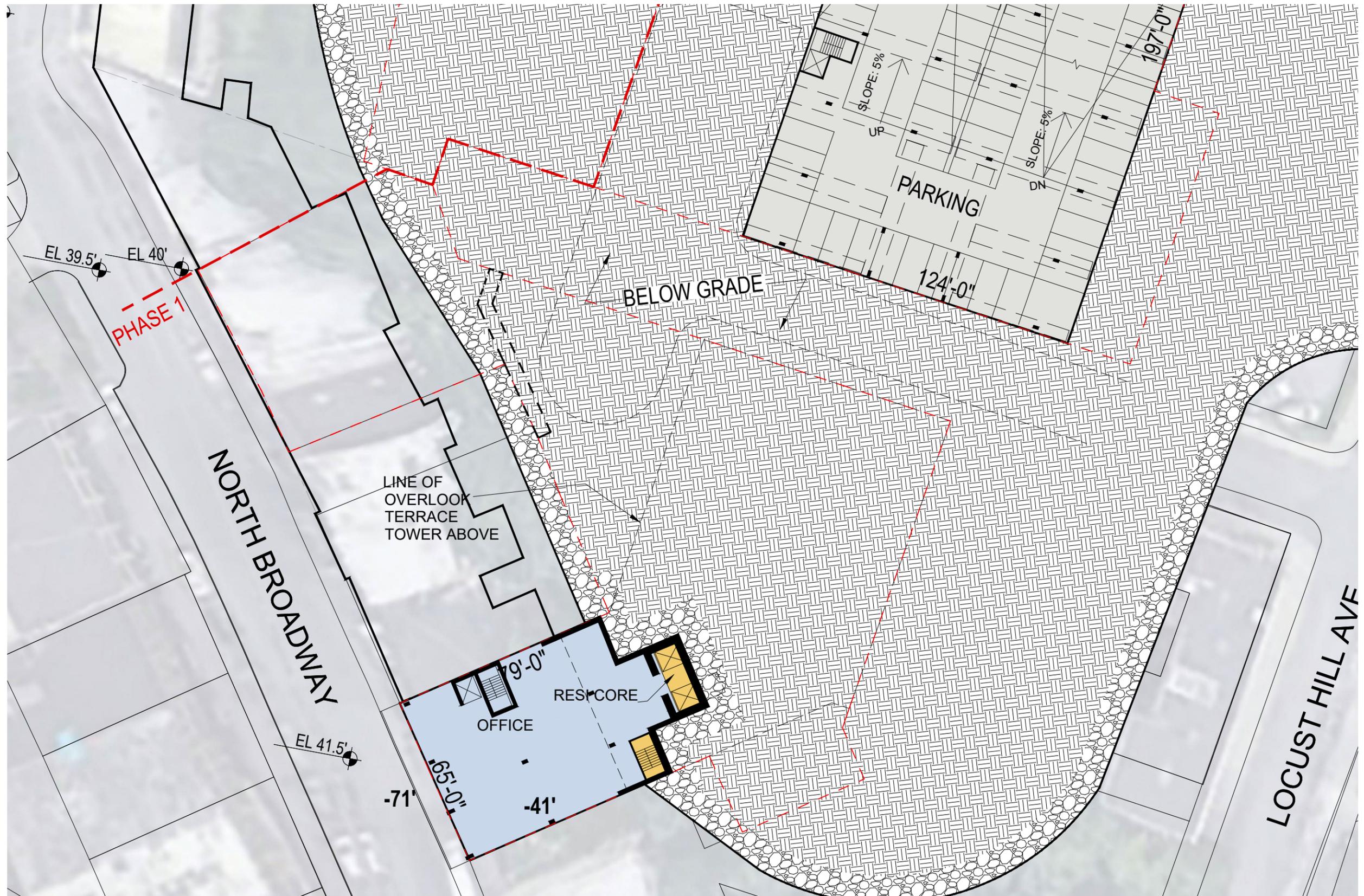
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SCALE : 1/32" = 1'-0"

PHASE 1 - GROUND FLOOR PLAN

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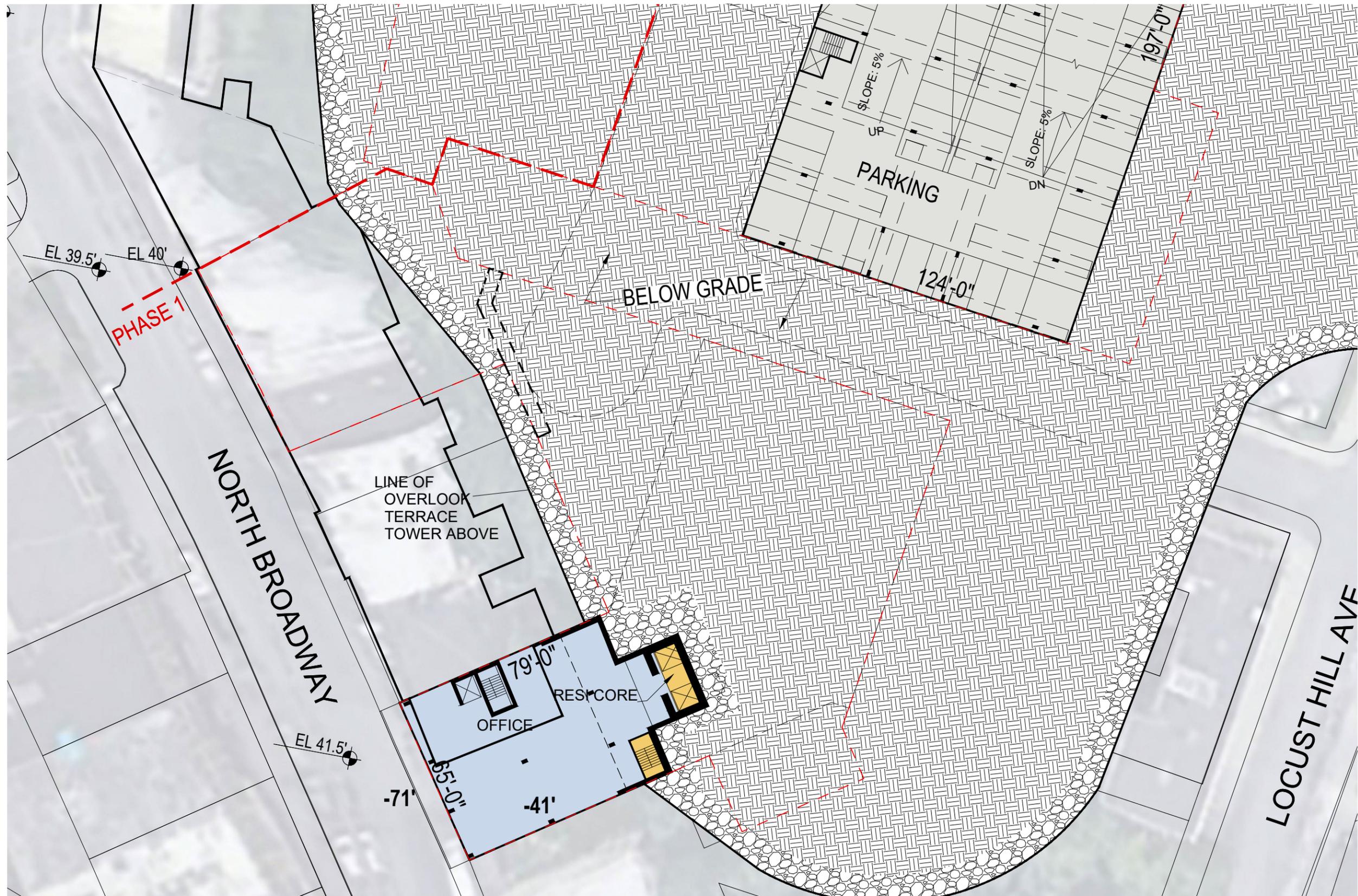
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SCALE : 1/32" = 1'-0"

PHASE 1 - LEVEL -1

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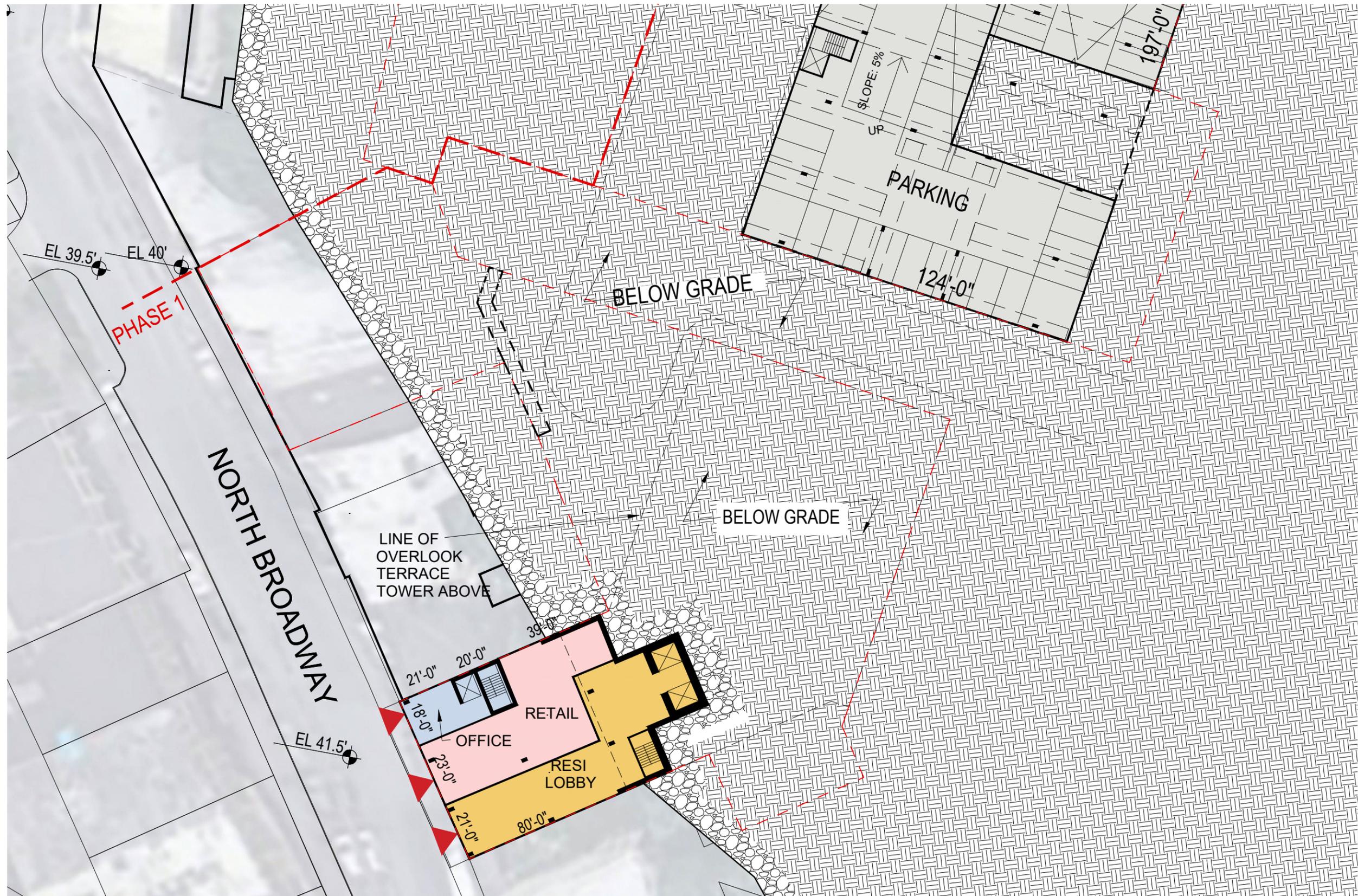
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SCALE : 1/32" = 1-0"

PHASE 1 - LEVEL -2

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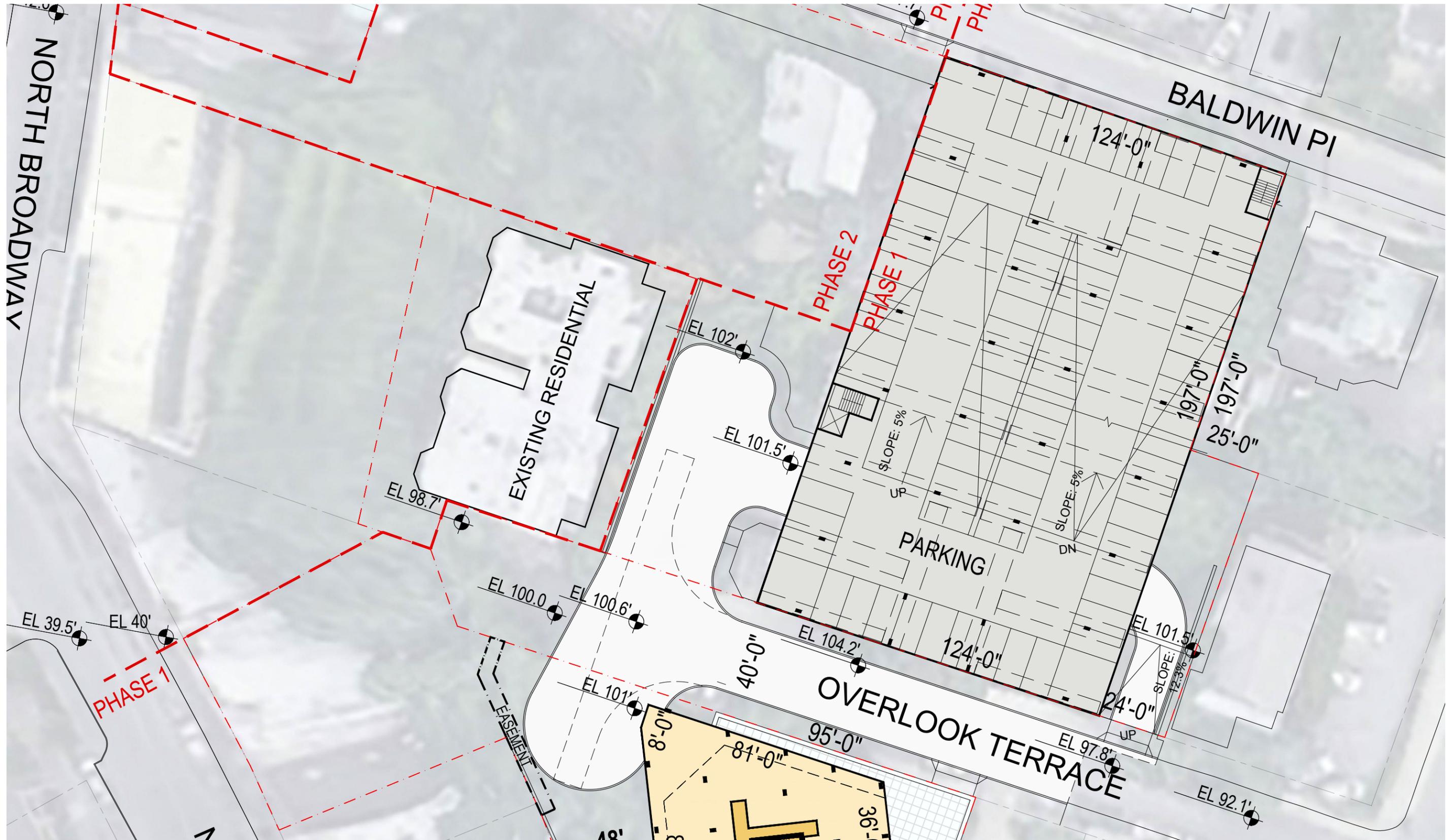
**NORTH BROADWAY, YONKERS**  
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SCALE : 1/32" = 1'-0"

PHASE 1 - LEVEL -3

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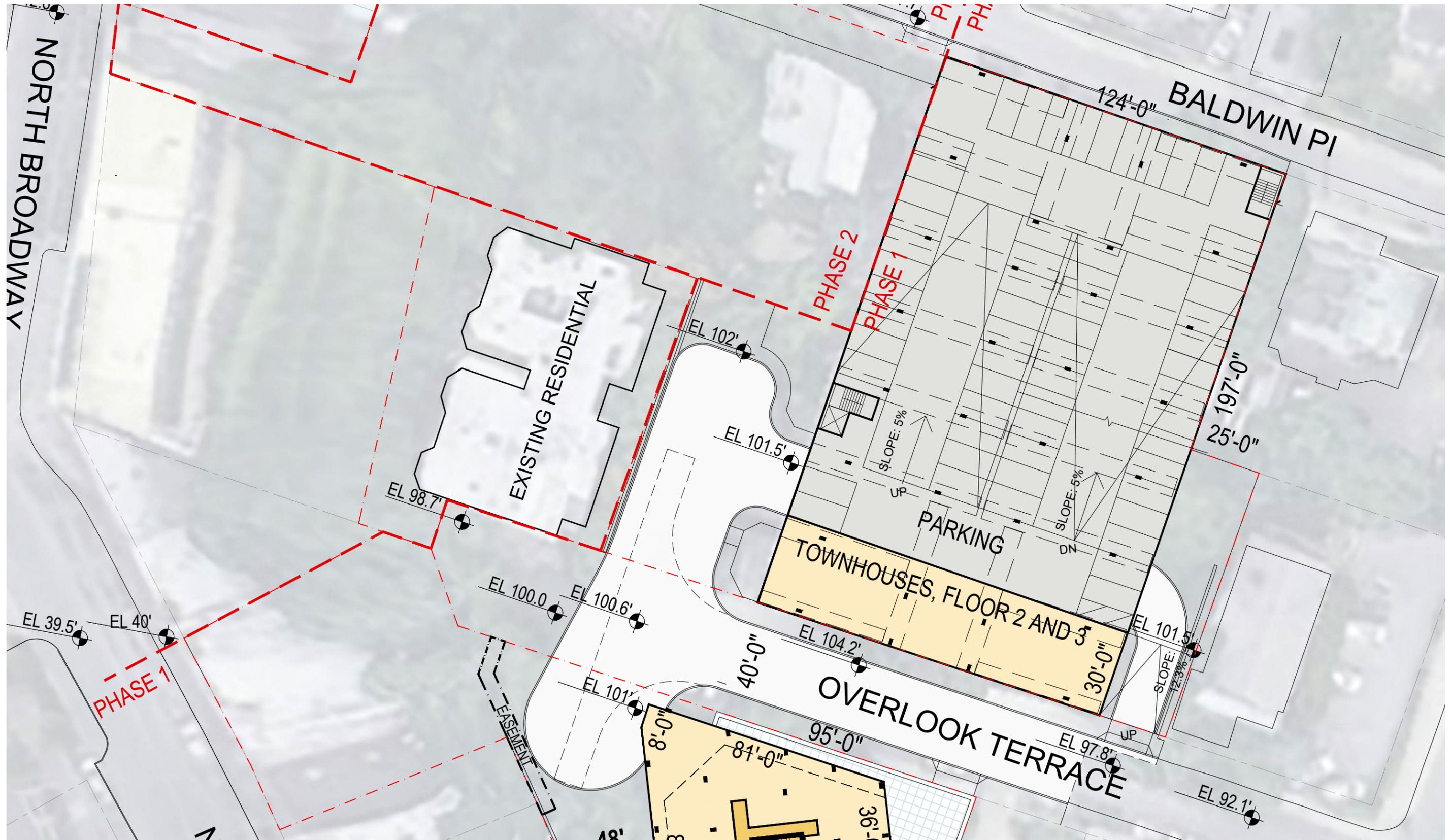
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SCALE : 1/48" = 1-0"

PHASE 1 - PARKING STRUCTURE | 4TH FLOOR TO ROOF PLAN

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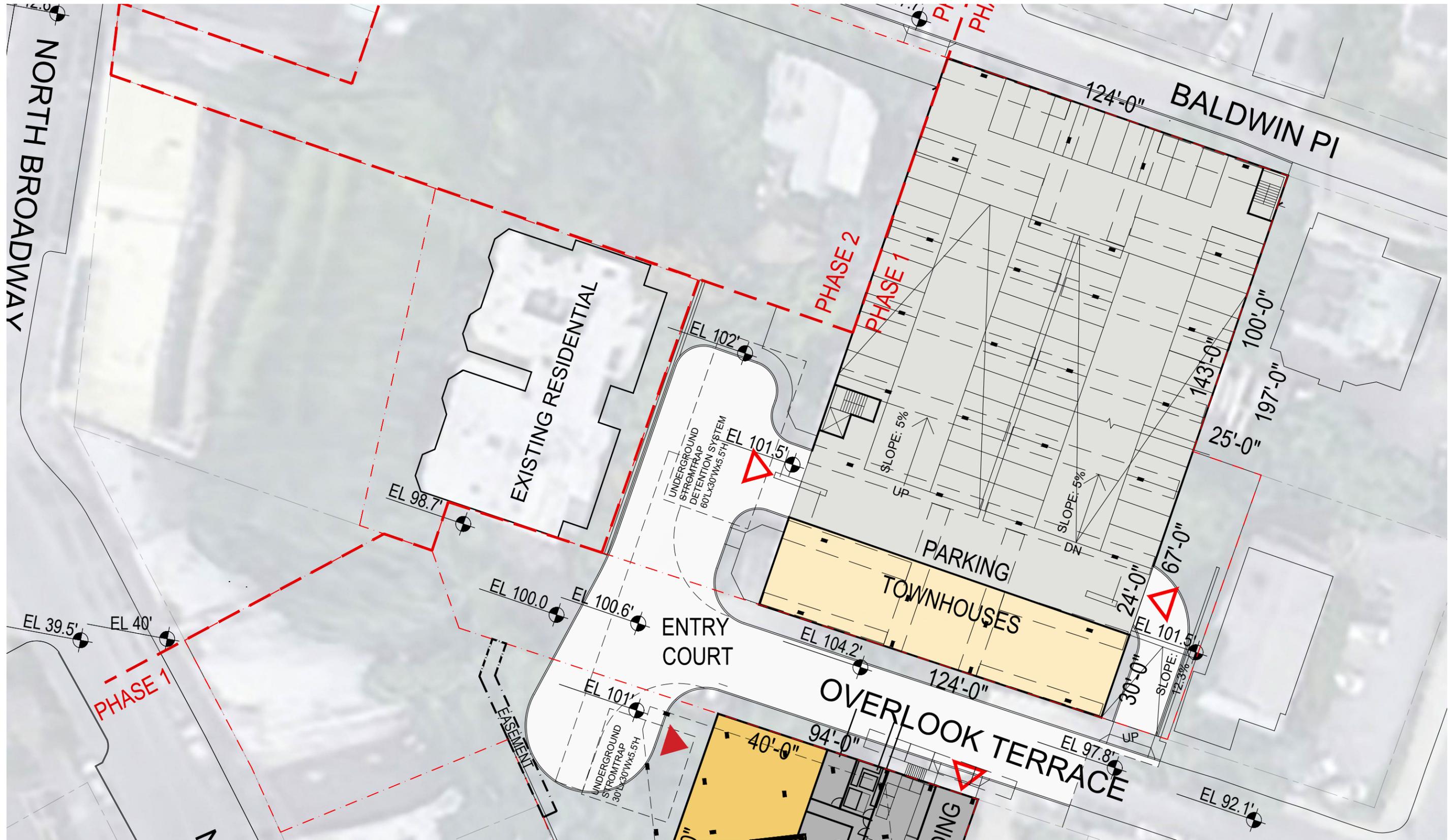
NORTH BROADWAY, YONKERS  
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SCALE : 1/48" = 1'-0"

PHASE 1 - PARKING STRUCTURE | 2ND TO 3RD FLOOR

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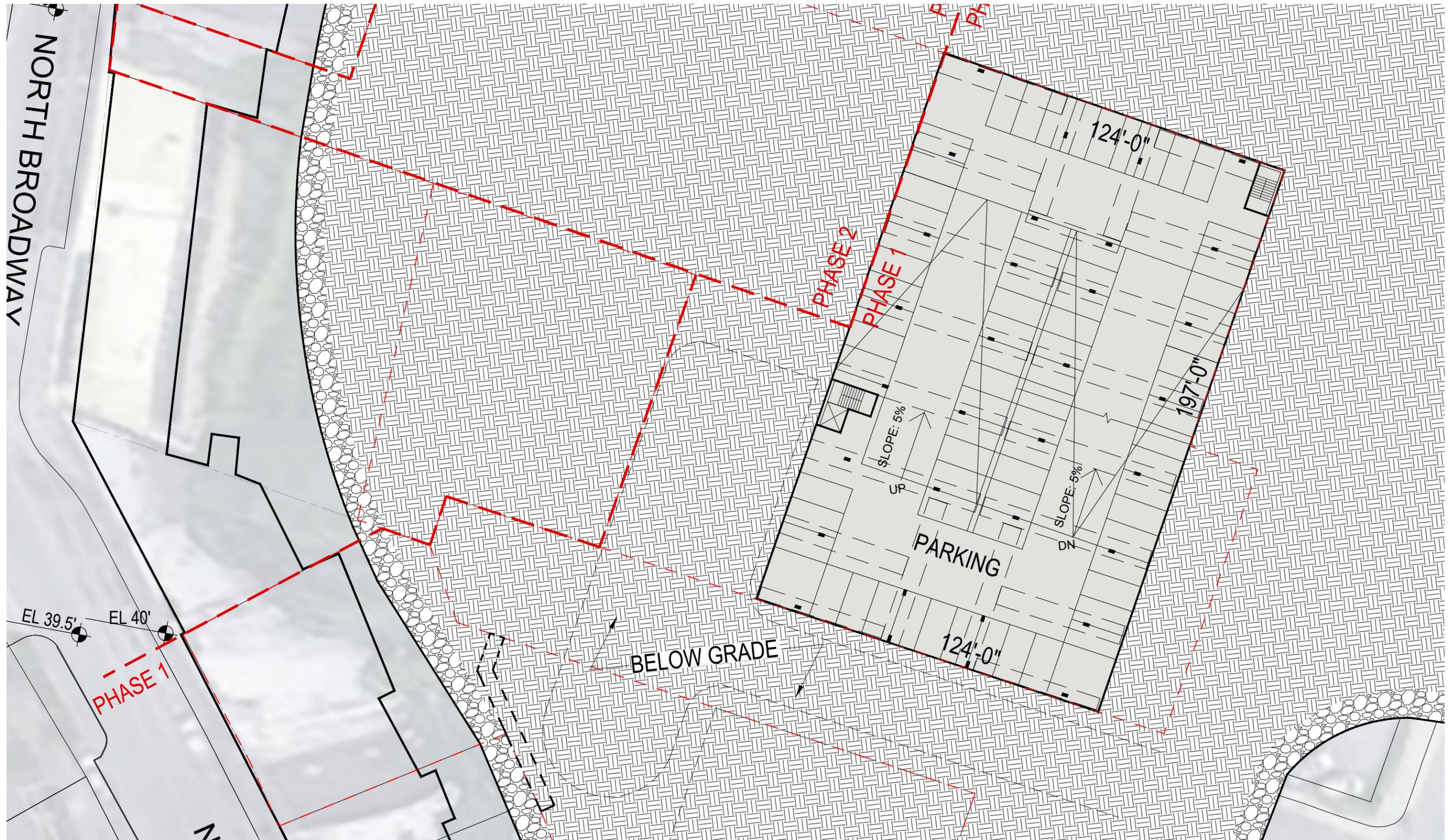
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SCALE : 1/48" = 1-0"

PHASE 1 - PARKING STRUCTURE | GROUND FLOOR

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SCALE : 1/48" = 1'-0"

PHASE 1 - PARKING STRUCTURE | LEVEL P-1

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SCALE : 1/48" = 1-0"

PHASE 1 - PARKING STRUCTURE | LEVEL P-2

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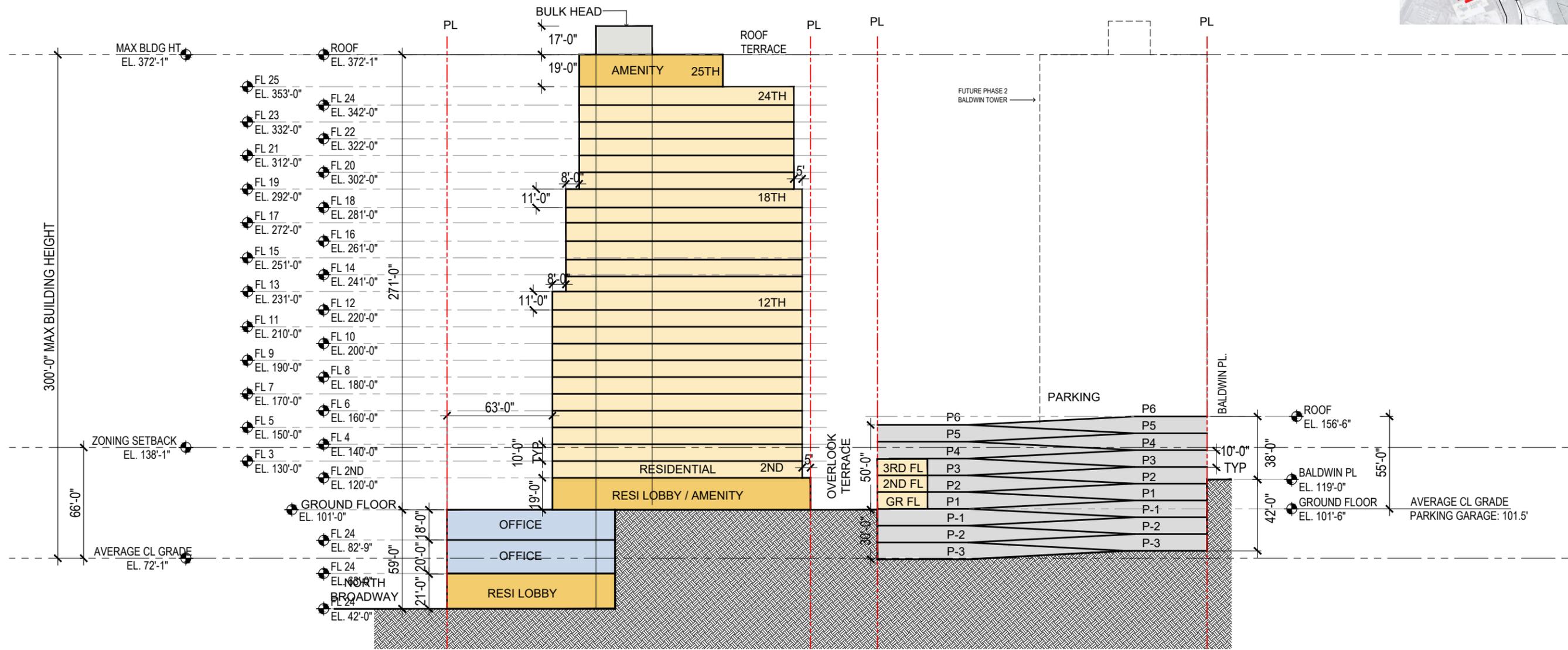
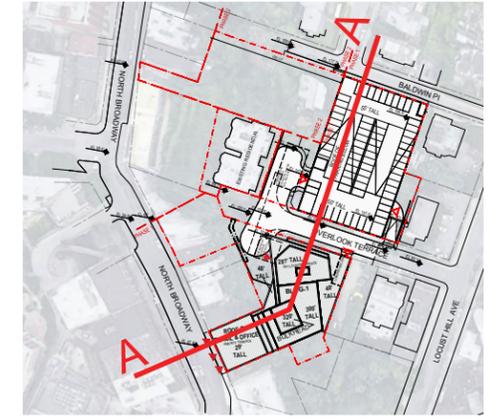
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SCALE : 1/48" = 1-0"

PHASE 1 - PARKING STRUCTURE | LEVEL P-3

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**NORTH BROADWAY, YONKERS**  
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SCALE: 1/48"=1'  
 PHASE 1 - SECTION A-A

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