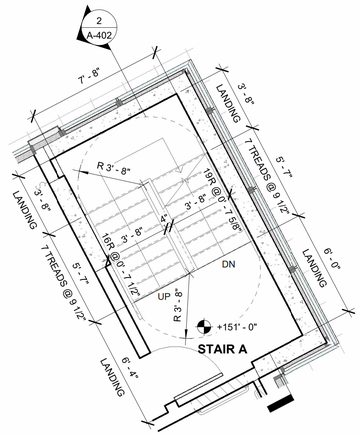
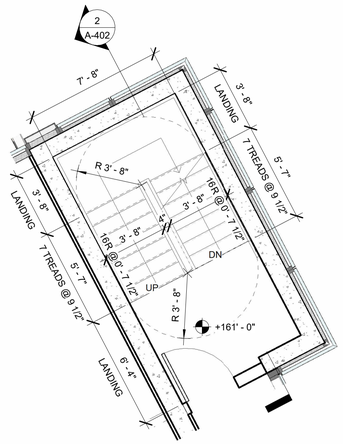
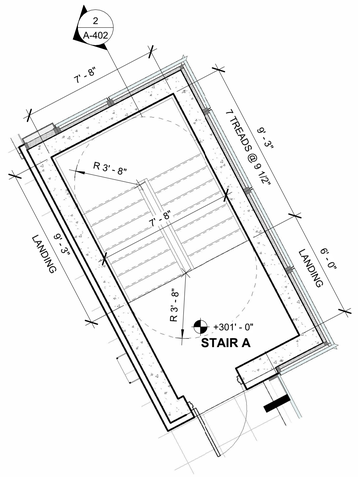
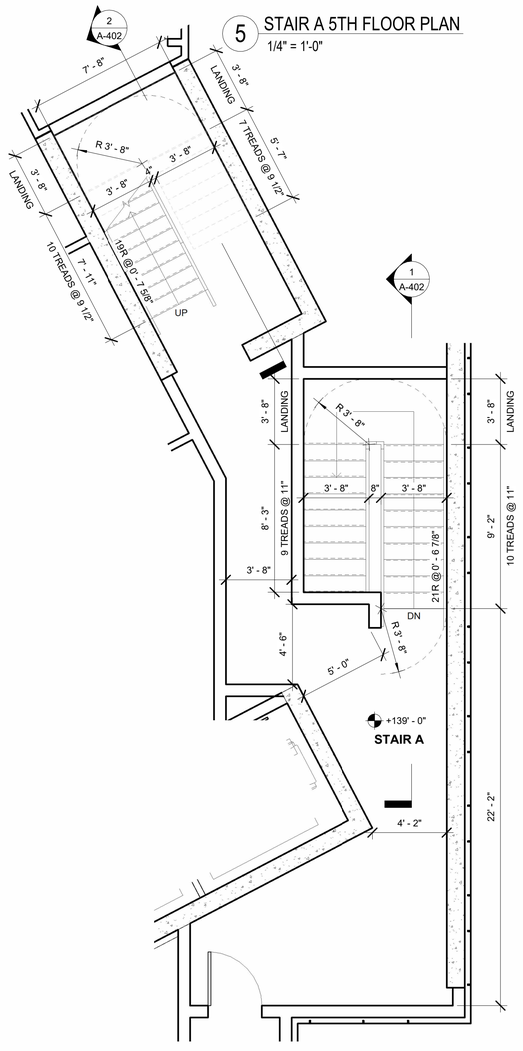


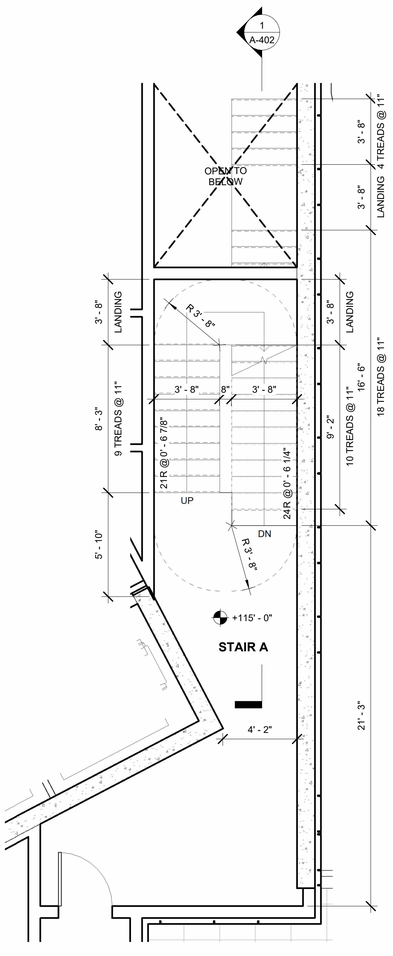




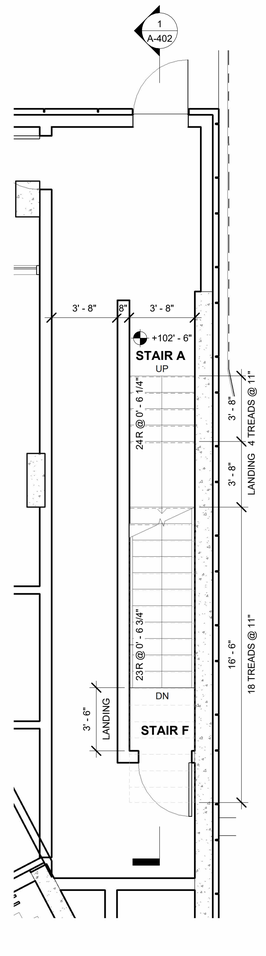
RESIDENTIAL KEY PLAN
NTS



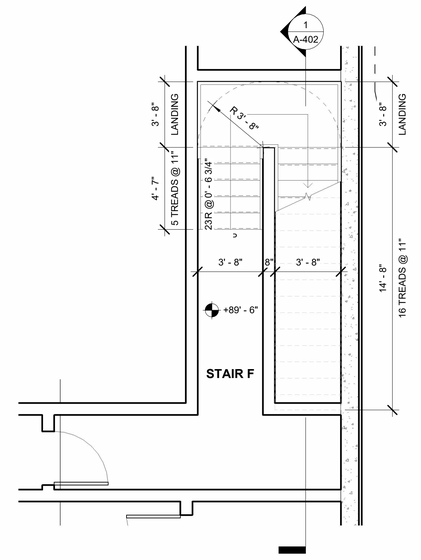
5 STAIR A 5TH FLOOR PLAN
1/4" = 1'-0"



6 STAIR A 6TH - 19TH FLOOR PLAN (TYP.)
1/4" = 1'-0"



7 STAIR A ROOF PLAN
1/4" = 1'-0"



1 STAIR F CELLAR FLOOR PLAN
1/4" = 1'-0"

4 STAIR A 4TH FLOOR PLAN
1/4" = 1'-0"

3 STAIR A 2ND-3RD FLOOR PLAN
1/4" = 1'-0"

2 STAIR A&F GROUND FLOOR PLAN
1/4" = 1'-0"

N

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Project Address:
51-08 Roosevelt Ave, Queens, NY, 11377

Project Name:
Tower

ENLARGED STAIR A & F PLANS

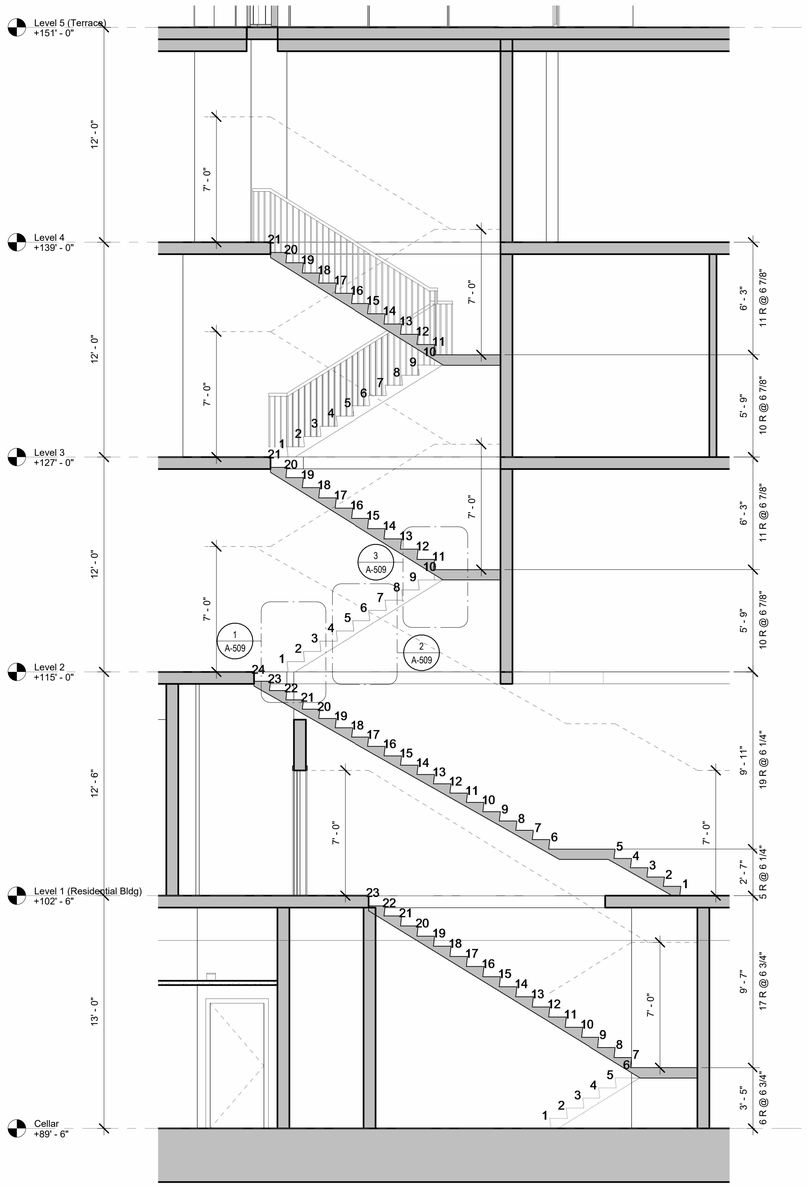
Sheet Date:	03/14/24
Project number:	SUNYSIDE
Date:	10/24/2025
Drawn by:	Author
Checked by:	Checker

A-401

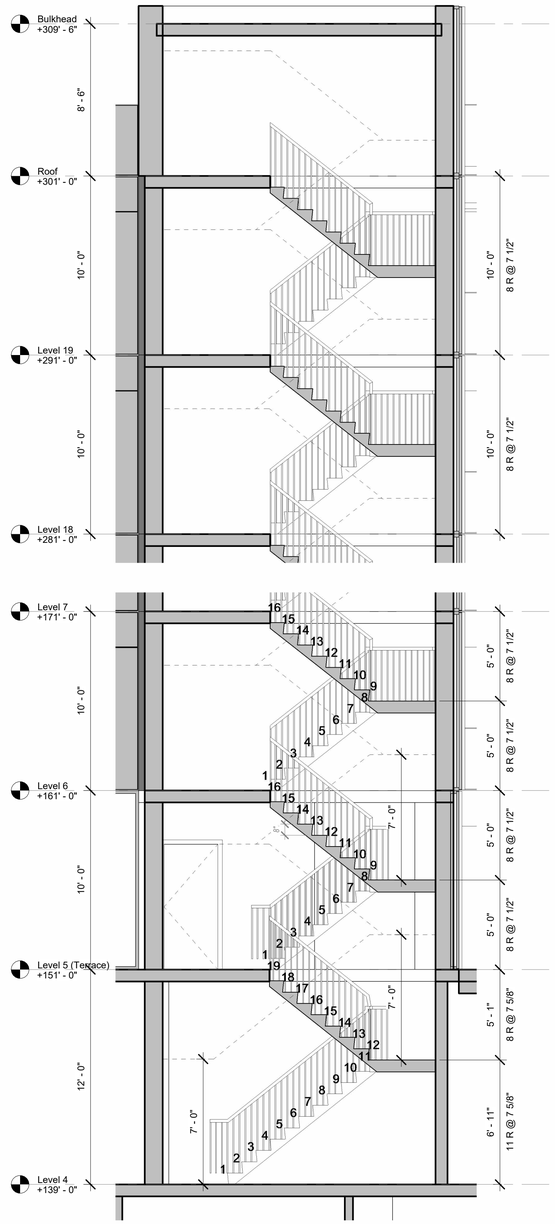
SEAL

12/6/2025 6:44:48 AM

Sheet: of 54



1 STAIR A&F SECTION
1/4" = 1'-0"



2 STAIR A SECTION
1/4" = 1'-0"

RESIDENTIAL KEY PLAN
NTS

RISER & TREADS CALCULATIONS ON EACH FLOOR:
AS PER BC 1011.5.2 EXCEOPTION 3 (R-2 OCCUPANCIES):
3.1 SUM OF TREADS AND RISERS. THE SUM OF TWO RISERS PLUS ONE TREAD EXCLUSIVE OF NOSING SHALL BE NOT LESS THAN 24 INCHES NOR MORE THAN 25 1/2 INCHES.

4TH FLOOR STAIRS
7 5/8" + 7 5/8" + 9 1/2" = < 24.75" COMPLIES

5TH FLOOR STAIRS
7 1/2" + 7 1/2" + 9 1/2" = < 24.5" COMPLIES

6TH FLOOR STAIRS
7 1/2" + 7 1/2" + 9 1/2" = < 24.5" COMPLIES

7TH FLOOR STAIRS
7 1/2" + 7 1/2" + 9 1/2" = < 24.5" COMPLIES

8TH FLOOR STAIRS
7 1/2" + 7 1/2" + 9 1/2" = < 24.5" COMPLIES

9TH FLOOR STAIRS
7 1/2" + 7 1/2" + 9 1/2" = < 24.5" COMPLIES

10TH FLOOR STAIRS
7 1/2" + 7 1/2" + 9 1/2" = < 24.5" COMPLIES

11TH FLOOR STAIRS
7 1/2" + 7 1/2" + 9 1/2" = < 24.5" COMPLIES

12TH FLOOR STAIRS
7 1/2" + 7 1/2" + 9 1/2" = < 24.5" COMPLIES

13TH FLOOR STAIRS
7 1/2" + 7 1/2" + 9 1/2" = < 24.5" COMPLIES

14TH FLOOR STAIRS
7 1/2" + 7 1/2" + 9 1/2" = < 24.5" COMPLIES

15TH FLOOR STAIRS
7 1/2" + 7 1/2" + 9 1/2" = < 24.5" COMPLIES

16TH FLOOR STAIRS
7 1/2" + 7 1/2" + 9 1/2" = < 24.5" COMPLIES

17TH FLOOR STAIRS
7 1/2" + 7 1/2" + 9 1/2" = < 24.5" COMPLIES

18TH FLOOR STAIRS
7 1/2" + 7 1/2" + 9 1/2" = < 24.5" COMPLIES

19TH FLOOR STAIRS
7 1/2" + 7 1/2" + 9 1/2" = < 24.5" COMPLIES

ROOF FLOOR STAIRS
7 1/2" + 7 1/2" + 9 1/2" = < 24.5" COMPLIES

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Project Address:
51-08 Roosevelt Ave,
Queens, NY, 11377

Project Name:
Tower

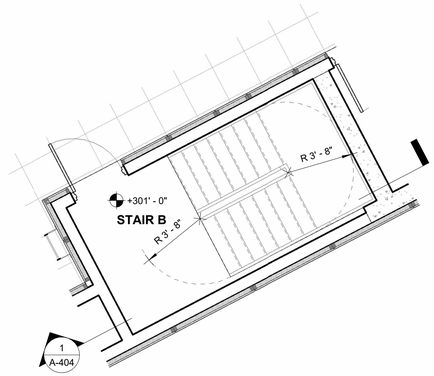
ENLARGED STAIR A & F SECTIONS

Sheet Date:	03/14/24
Project number:	SUNYSIDE
Date:	10/24/2025
Drawn by:	Author
Checked by:	Checker

A-402

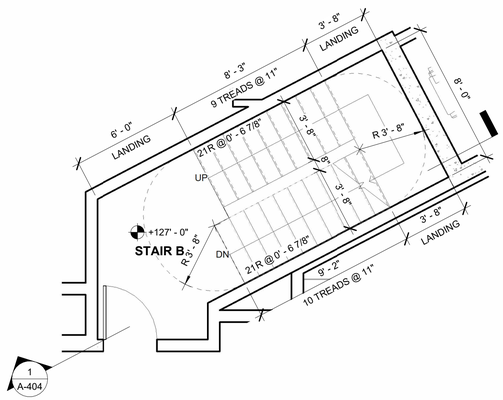
SEAL

12/26/2025 6:44:57 AM

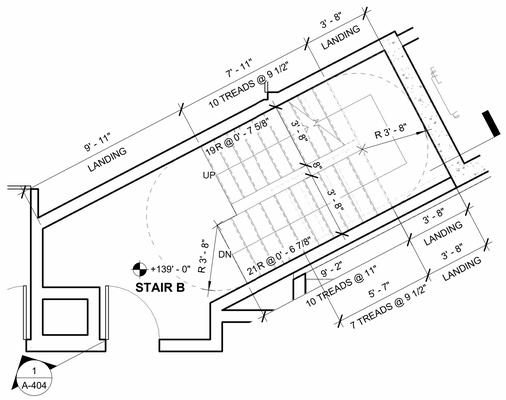


7 STAIR B ROOF PLAN
1/4" = 1'-0"

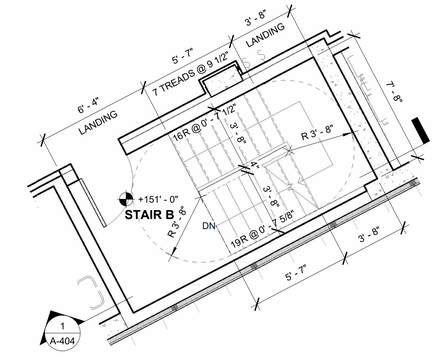
RESIDENTIAL KEY PLAN
NTS



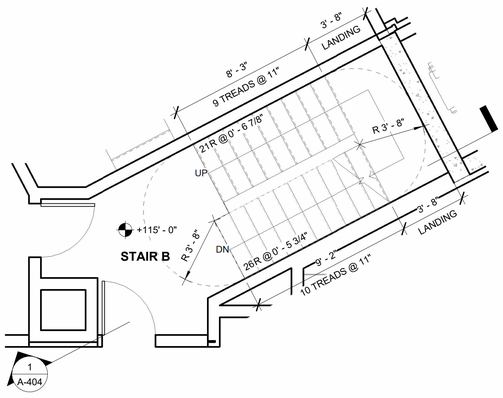
4 STAIR B 3RD FLOOR PLAN
1/4" = 1'-0"



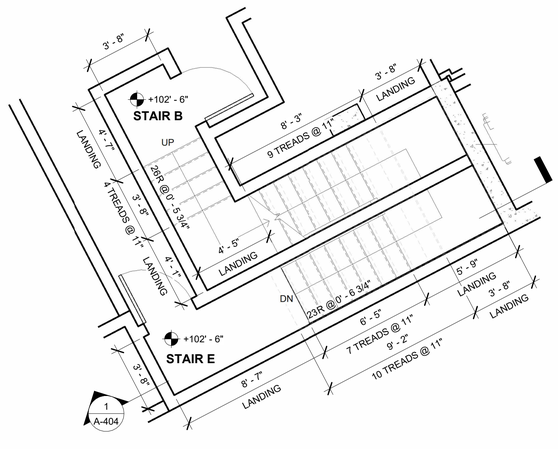
5 STAIR B 4TH FLOOR PLAN
1/4" = 1'-0"



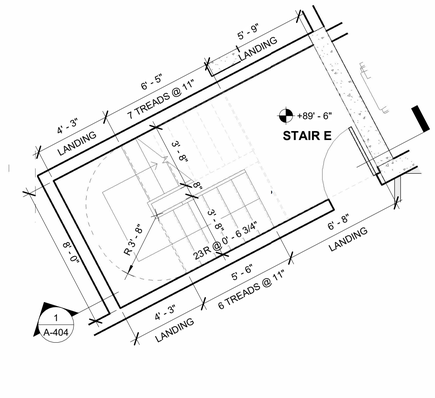
6 STAIR B 5TH - 19TH FLOOR PLAN
1/4" = 1'-0"



3 STAIR B 2ND FLOOR PLAN
1/4" = 1'-0"



2 STAIR B & E GROUND FLOOR PLAN
1/4" = 1'-0"



1 STAIR E CELLAR FLOOR PLAN
1/4" = 1'-0"

N

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Project Address:
51-08 Roosevelt Ave, Queens, NY, 11377

Project Name:
Tower

ENLARGED STAIR B & E PLANS

Sheet Date:	03/17/24
Project number:	SUNYSIDE
Date:	10/24/2025
Drawn by:	Author
Checked by:	Checker

A-403

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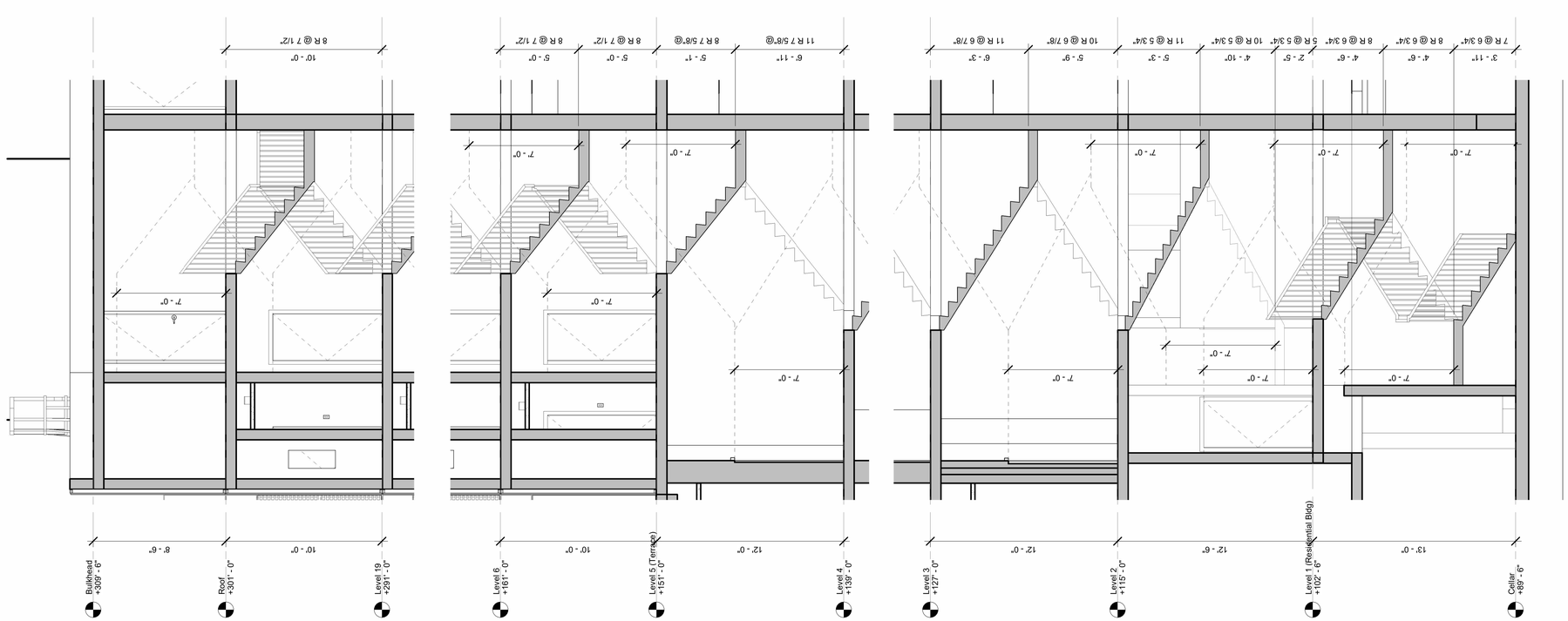
12/6/2025 6:45:07 AM

RESIDENTIAL KEY PLAN

NTS



1 STAIR B & E SECTION
1/4" = 1'-0"

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Project Name:
Tower

ENLARGED STAIR B & E SECTION

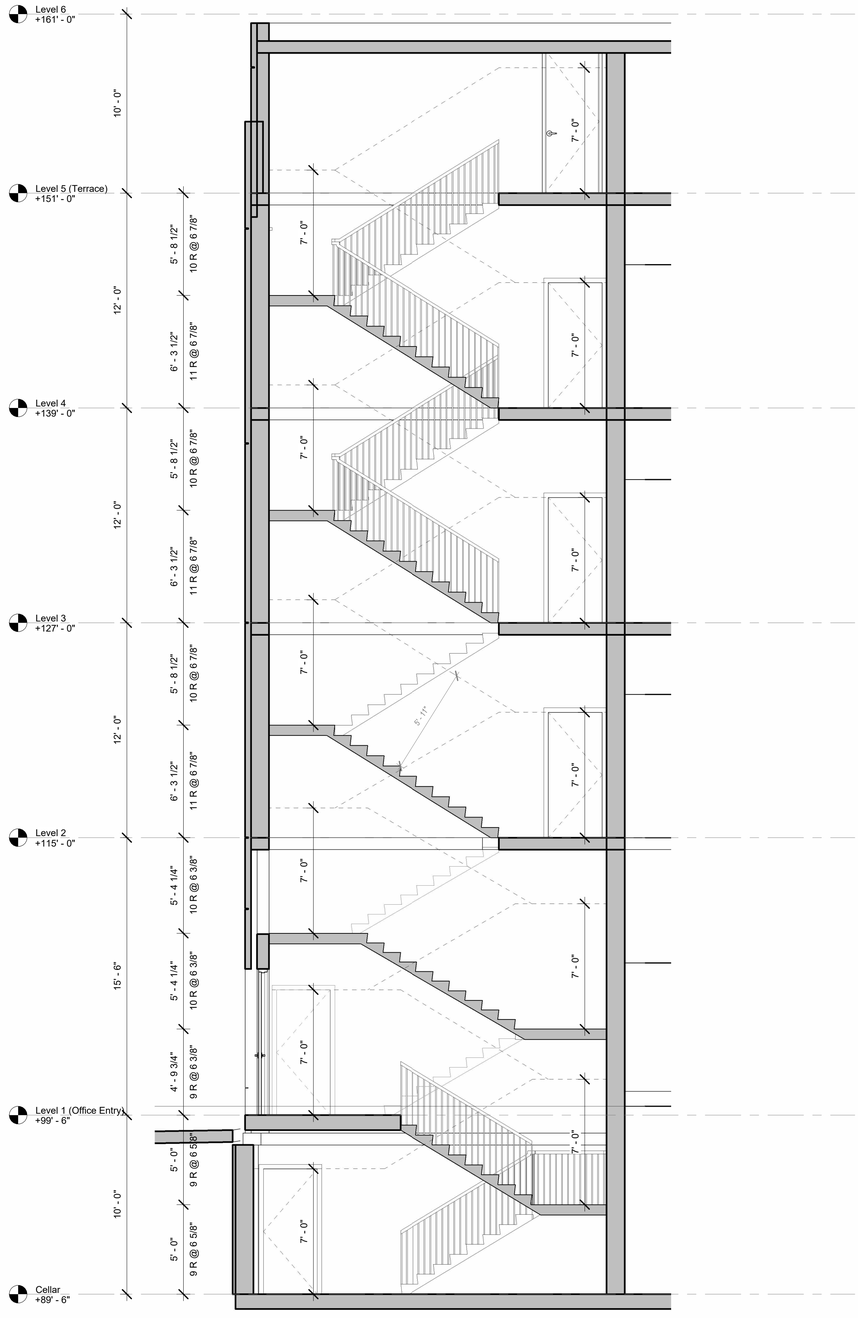
Sheet Date:	03/23/24
Project number:	SUNYSIDE
Date:	10/24/2025
Drawn by:	Author
Checked by:	Checker

A-404

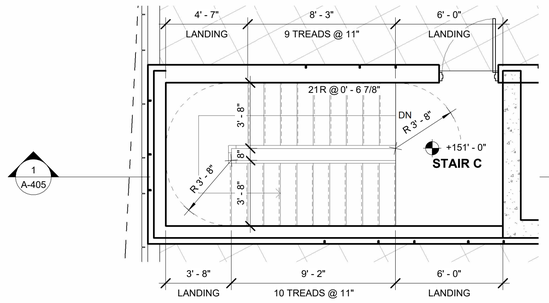
SEAL

Sheet: of 54

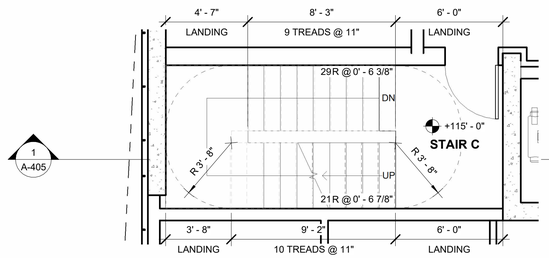
12/6/2025 6:45:17 AM



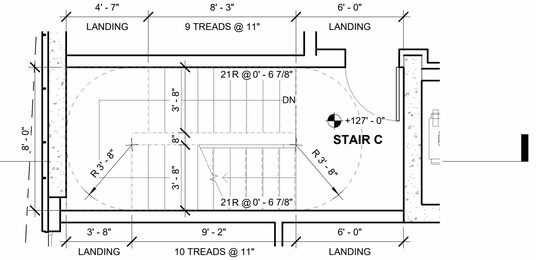
1 STAIR C & D SECTION
1/4" = 1'-0"



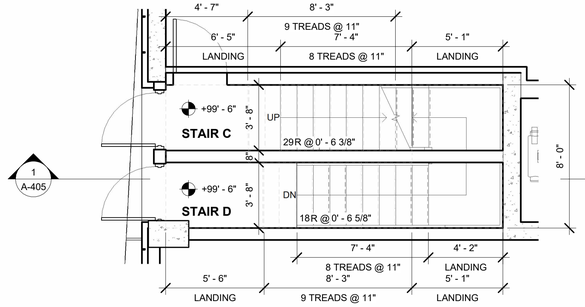
6 STAIR C 5TH FLOOR PLAN
1/4" = 1'-0"



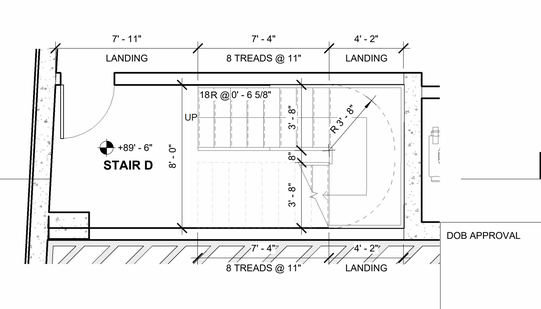
4 STAIR C 2ND FLOOR PLAN
1/4" = 1'-0"



5 STAIR C 3RD & 4TH FLOOR PLAN
1/4" = 1'-0"



3 STAIR C & D GROUND FLOOR PLAN
1/4" = 1'-0"



2 STAIR D CELLAR FLOOR PLAN
1/4" = 1'-0"

RESIDENTIAL KEY PLAN
NTS

N

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Project Address:
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Project Name:
Tower

ENLARGED STAIR C & D PLANS AND SECTION

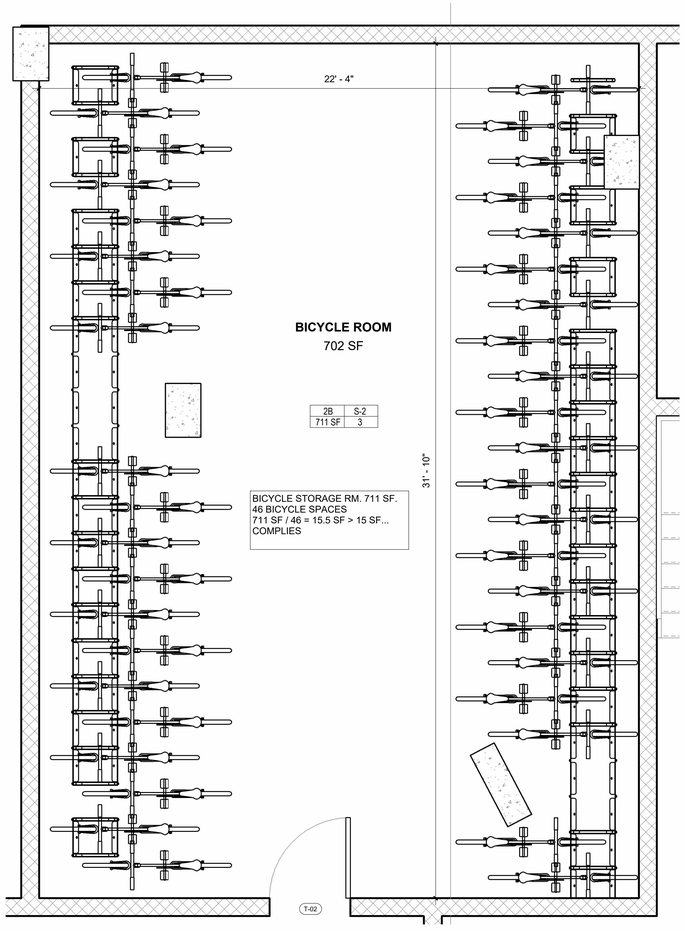
Sheet Date:	03/17/24
Project number:	SUNYSIDE
Date:	10/24/2025
Drawn by:	Author
Checked by:	Checker

A-405

SEAL

12/6/2025 6:45:26 AM

Sheet: of 54

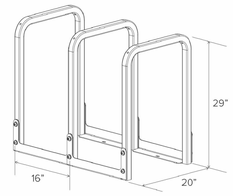


1 ENLARGED BICYCLE ROOM PLAN

3/8" = 1'-0"

DERO | U-Lockit™

Submittal Sheet



CAPACITY
2 Bikes per hoop
3 hoop minimum for stability

MATERIALS
Hoop: 1.5" 11g sq. tube
Connectors: 11g plate

FINISHES
☐ **Galvanized**
An after fabrication hot dipped galvanized finish is our standard option. Pre-fabrication galvanizing is standard on panel components.

☐ **Powder Coat**
Our powder coat finish assures a high level of adhesion and durability by following these steps:
1. Sandblast
2. Epoxy primer electrostatically applied
3. Final thick TGIC polyester powder coat

MOUNT OPTIONS
Surface only
All connections and mounting parts have pre-threaded mounting holes (except the feet). No drilling or tapping required. Dero recommends anchoring the U-Lockit to the installation surface.

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51-08 Roosevelt Ave, Queens, NY, 11377

Project Name: Tower

ENLARGED BICYCLE ROOM

Sheet Date:	03/25/24
Project number:	SUNYSIDE
Date:	10/24/2025
Drawn by:	Author
Checked by:	Checker

A-406

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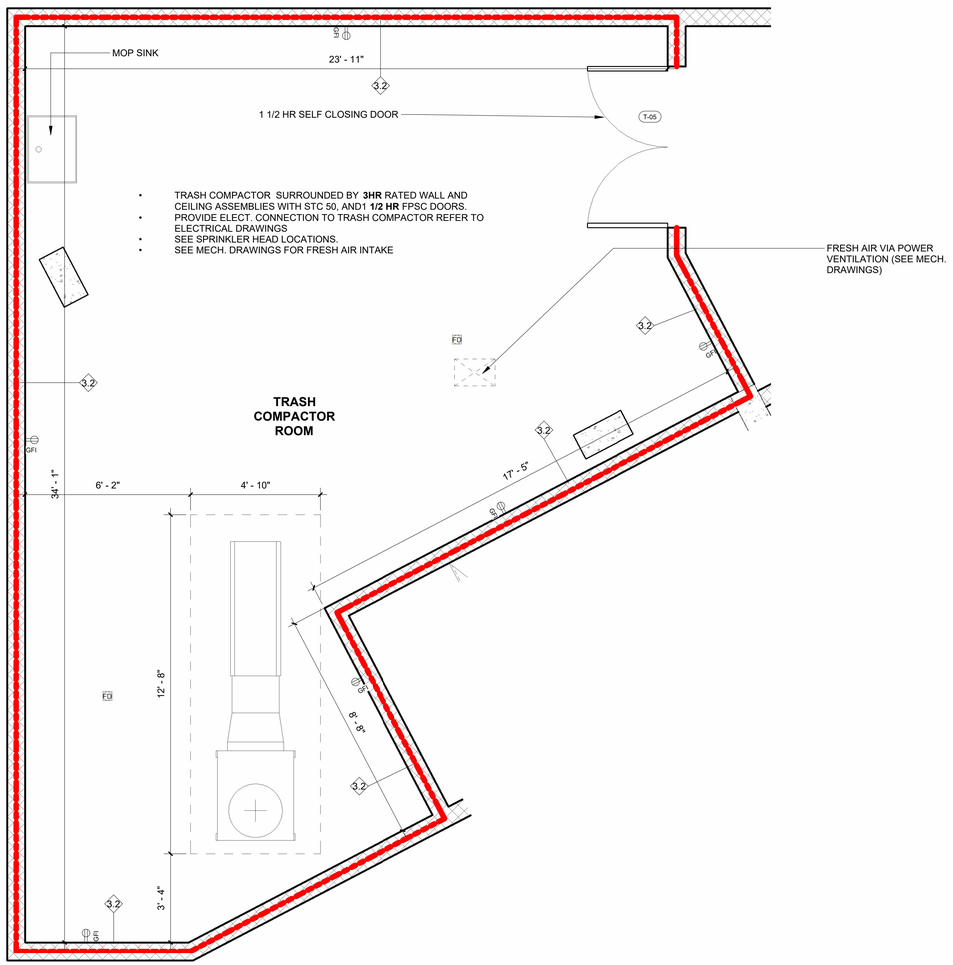
12/6/2025 6:45:33 AM



1 ENLARGED TRASH COMPACT ROOM PLAN

3/8" = 1'-0"

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No.	Revision Description	Date

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Project Address:
51-08 Roosevelt Ave, Queens, NY, 11377

Project Name:
Tower

ENLARGED COMPACT ROOM

Sheet Date: 03/25/24
Project number: SUNYSIDE
Date: 10/24/2025
Drawn by: Author
Checked by: Checker

A-407

SEAL

DOB APPROVAL

Sheet: of 54

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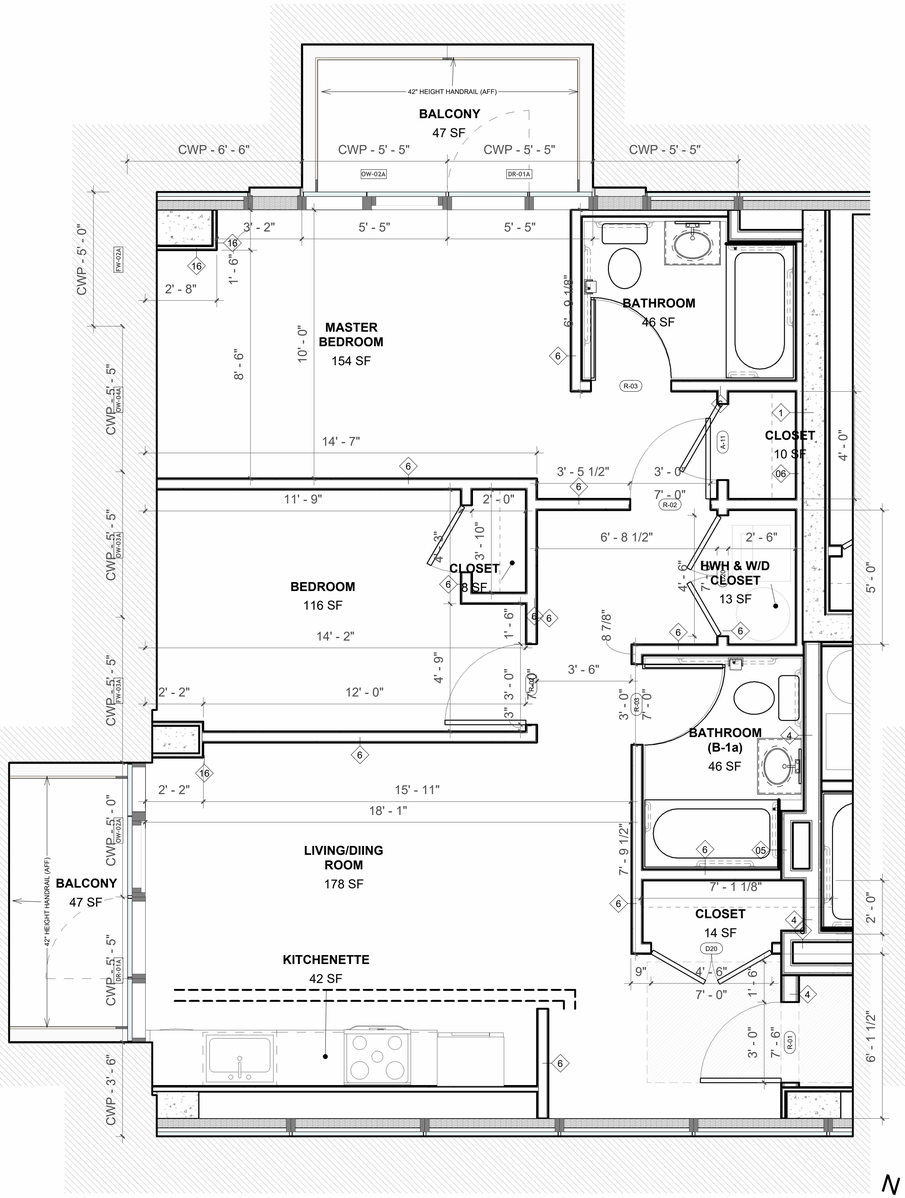
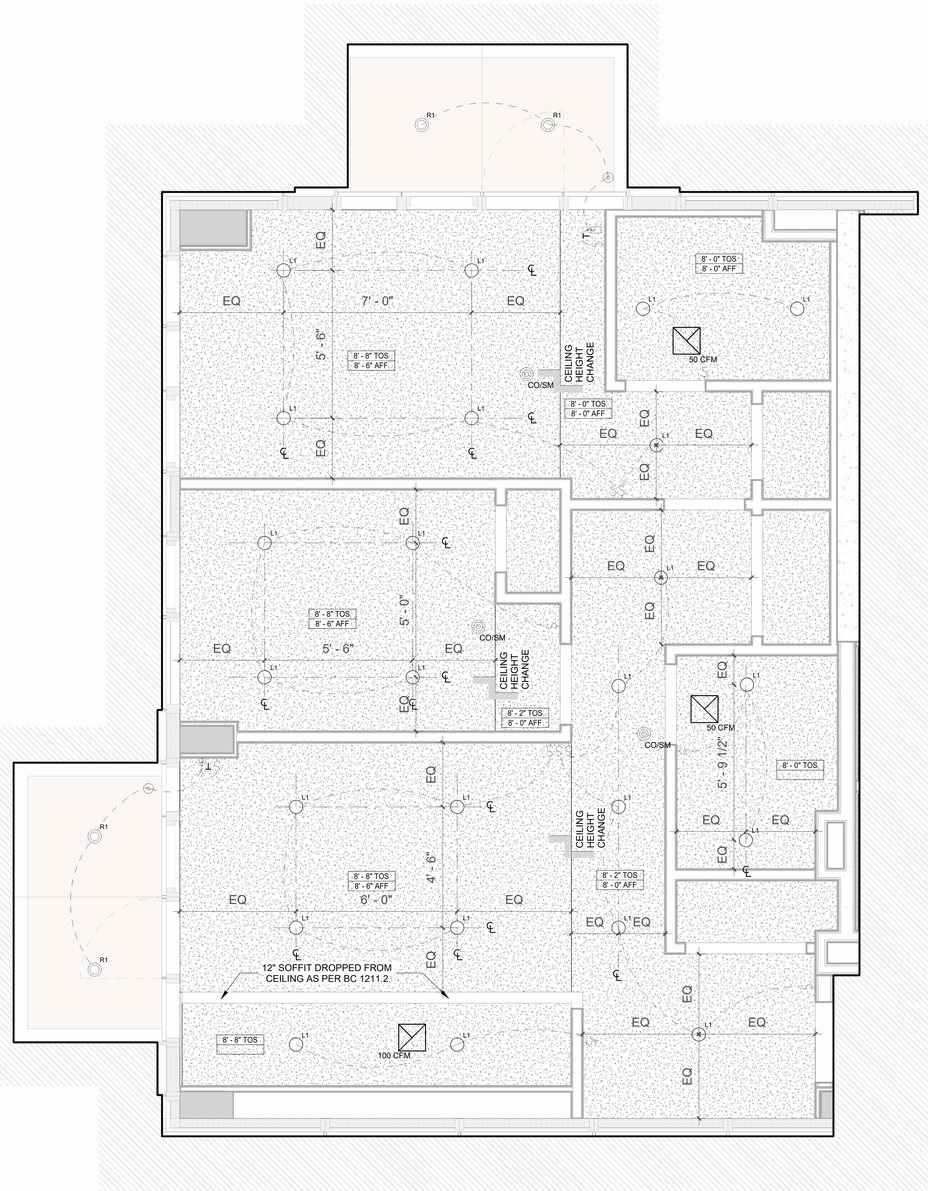


1 FLOOR PLAN - TYPICAL UNIT A

3/8" = 1'-0"



2 REFLECTING CEILING PLAN - TYPICAL UNIT A

3/8" = 1'-0"

LIGHT AND AIR CALCULATION

ROOM NAME	Area	LIGHT CALCULATION			AIR CALCULATION				COMMENTS
		MIN. 10%	PROVIDED	COMPLIANCE	MIN 2.5% OR 5.5SF		PROVIDED	COMPLIANCE	
					2.5%	5.5SF			
MASTER BEDROOM	154 SF	15.44 SF	77.72 SF	YES	3.86 SF	5.5	36.60 SF	YES	
BEDROOM	116 SF	11.65 SF	27.97 SF	YES	2.91 SF	5.5	6.30 SF	YES	
L/D	178 SF	17.81 SF	36.86 SF	YES	4.45 SF	5.5	30.30 SF	YES	

RESIDENTIAL KEY PLAN

NTS

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Project Name:
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ENLARGED TYPICAL UNITS

Sheet Date:	03/25/24
Project number:	SUNYSIDE
Date:	10/24/2025
Drawn by:	Author
Checked by:	Checker

A-408

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Sheet: of 54

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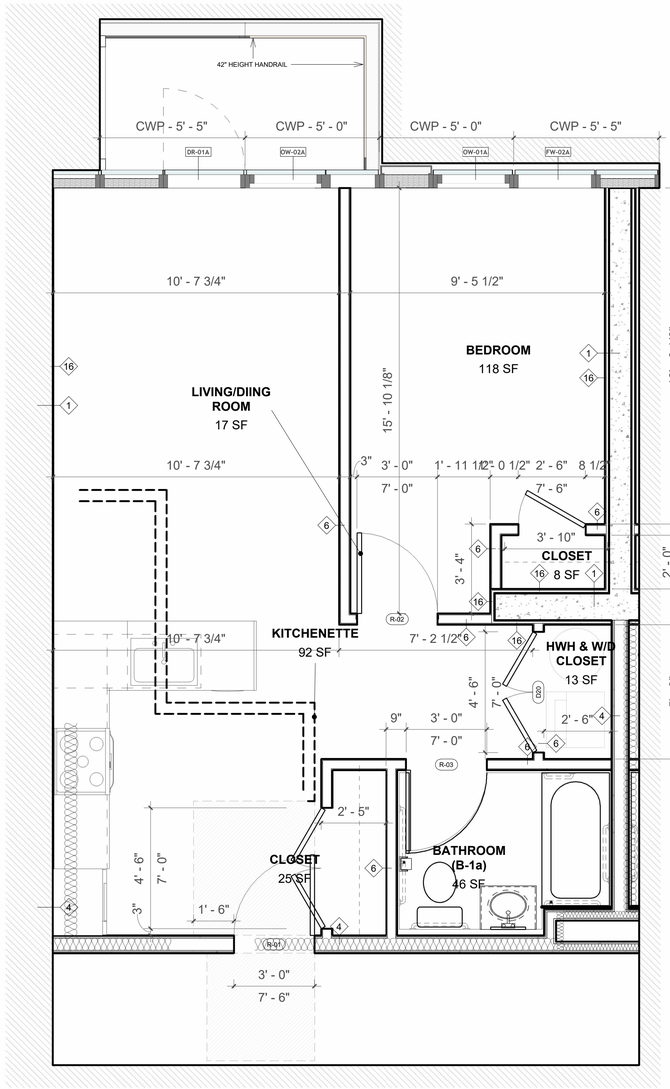
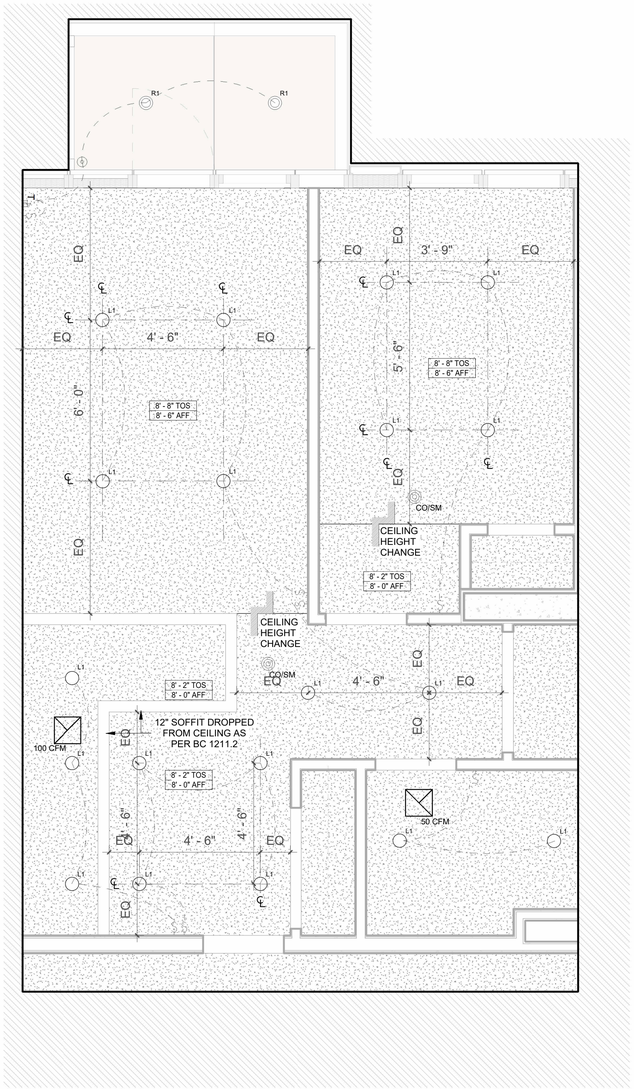


1 FLOOR PLAN - TYPICAL UNIT B

3/8" = 1'-0"



2 REFLECTING CEILING PLAN - TYPICAL UNIT B

3/8" = 1'-0"

RESIDENTIAL KEY PLAN

NTS

LIGHT AND AIR CALCULATION

ROOM NAME	Area	LIGHT CALCULATION			AIR CALCULATION				COMMENTS
		MIN. 10%	PROVIDED	COMPLIANCE	MIN 2.5% OR 5.5SF		PROVIDED	COMPLIANCE	
					2.5%	5.5SF			
L/D	17 SF	1.74 SF	36.86 SF	YES	0.43 SF	5.5	30.30 SF	YES	
BEDROOM	118 SF	11.84 SF	27.97 SF	YES	2.96 SF	5.5	6.30 SF	YES	

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ENLARGED TYPICAL UNITS

Sheet Date:	03/25/24
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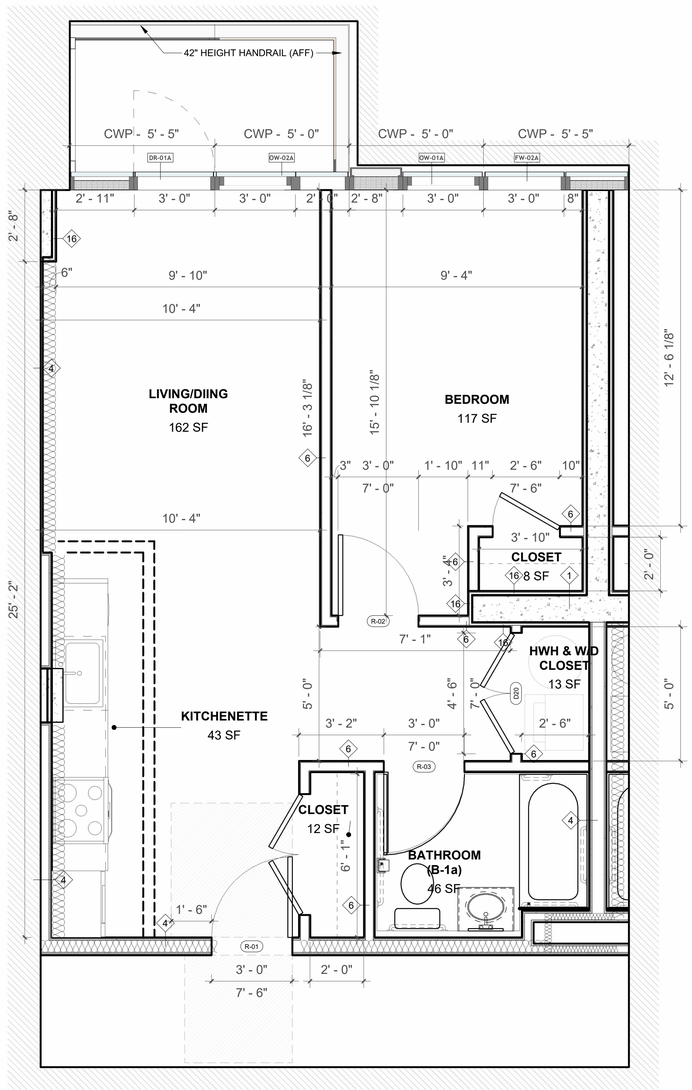
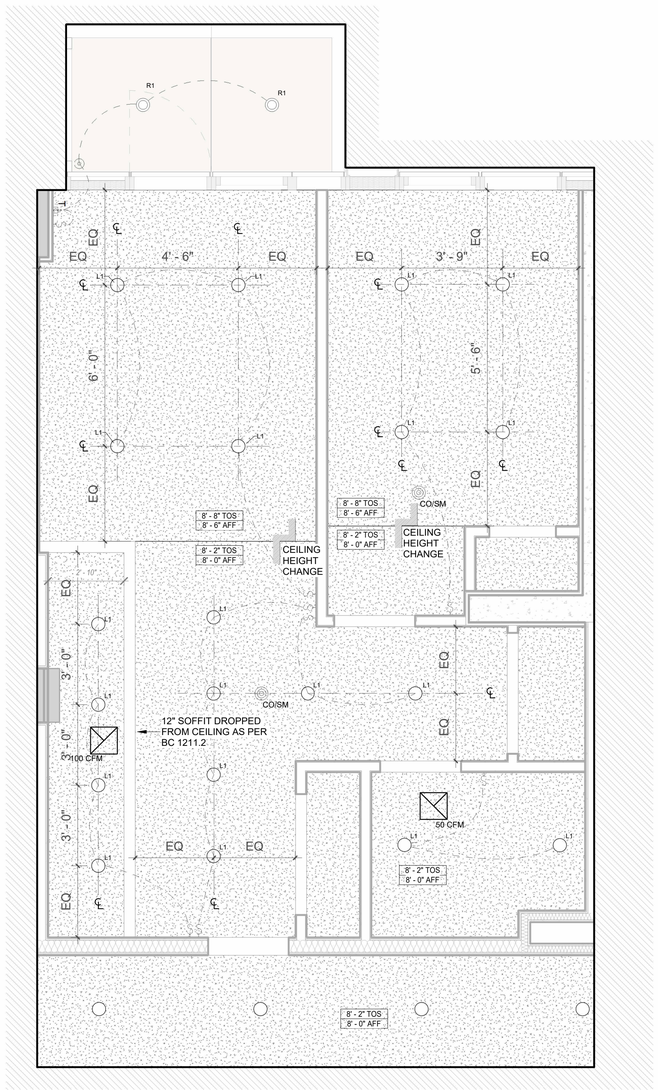


1 FLOOR PLAN - TYPICAL UNIT C

3/8" = 1'-0"



2 REFLECTING CEILING PLAN - TYPICAL UNIT C

3/8" = 1'-0"

RESIDENTIAL KEY PLAN

NTS

LIGHT AND AIR CALCULATION

ROOM NAME	Area	LIGHT CALCULATION			AIR CALCULATION				COMMENTS
		MIN. 10%	PROVIDED	COMPLIANCE	MIN 2.5% OR 5.5SF		PROVIDED	COMPLIANCE	
					2.5%	5.5SF			
L/D	162 SF	16.21 SF	36.86 SF	YES	4.05 SF	5.5	30.30 SF	YES	
BEDROOM	117 SF	11.67 SF	27.97 SF	YES	2.92 SF	5.5	6.30 SF	YES	

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ENLARGED TYPICAL UNITS

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