

50 HUDSON

50 HUDSON STREET
 JERSEY CITY, NJ 07302
 (LOT 13, BLOCK 14502)

PRELIMINARY & FINAL MAJOR SITE PLAN SEPTEMBER 09, 2022

50 HUDSON

50 HUDSON STREET
 JERSEY CITY, NJ 07302

OWNER
 50 HUDSON STREET, L.L.C.
 C/O TISHMAN SPEYER
 45 Rockefeller Plaza
 New York, NY 10111
 T: 212.715.0300

DESIGN ARCHITECT
 HANDEL ARCHITECTS, LLP
 120 Broadway, 8th Floor
 New York, NY 10271
 T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
 DRESDNER ROBIN
 1 Evertrust Plaza, Suite 901
 Jersey City, NJ 07302
 T: 212.297.4205

LANDSCAPE ARCHITECT
 MIELLO, BAUER, CARMAN
 200 Union Avenue
 Brielle, NJ 08730
 T: 732.528.0664 F: 732.528.1077

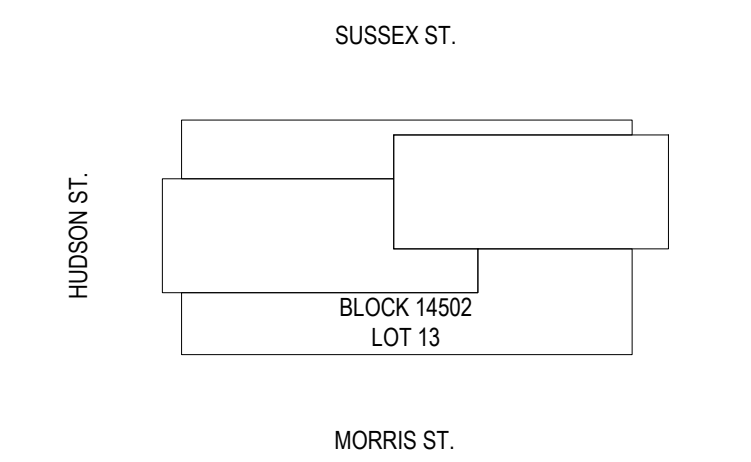
CIVIL	
SHEET NO.	SHEET NAME
G-001	COVER SHEET
G-002	ZONING TABLE
C-301	SITE PLAN
C-401	GRADING AND DRAINAGE PLAN
C-402	FLOODPROOFING PLAN
C-501	UTILITY PLAN
C-801	SOIL EROSION AND SEDIMENT CONTROL PLAN
C-802	SOIL EROSION AND SEDIMENT CONTROL - NOTES & DETAIL
C-811	REMOVALS PLAN
C-901	CONSTRUCTION NOTES & DETAILS I
C-902	CONSTRUCTION NOTES & DETAILS II
C-903	CONSTRUCTION NOTES & DETAILS III

LANDSCAPE	
SHEET NO.	SHEET NAME
L-1	OVERALL LANDSCAPE PLAN
L-2	STREETSCAPE LANDSCAPE & MATERIALS PLAN
L-3	STREETSCAPE LIGHTING PLAN
L-4	3RD FLOOR & 41ST FLOOR LANDSCAPE MATERIALS PLAN
L-5	STREETSCAPE SITE DETAILS
L-6	STREETSCAPE SITE DETAILS
L-7	STREETSCAPE SITE DETAILS
L-8	STREETSCAPE SITE DETAILS
L-9	PLANTING DETAILS
L-10	STREETSCAPE, 3RD & 41ST FLOOR MATERIALS KEY PLAN
L-11	GAR CALCULATIONS

ARCHITECTURAL	
SHEET NO.	SHEET NAME
G-000	COVER SHEET
G-001	COMBINED PHASE ROOF PLAN
A-101	CELLAR LEVEL 4 FLOOR PLAN
A-102	CELLAR LEVEL 3 FLOOR PLAN
A-103	CELLAR LEVEL 2 FLOOR PLAN
A-104	CELLAR LEVEL 1 FLOOR PLAN
A-105	LEVEL 01 AND 02 FLOOR PLANS
A-106	LEVEL 03 AND LEVEL 04-40 FLOOR PLANS
A-107	LEVEL 41 AND 42 FLOOR PLANS
A-108	ROOF PLAN
A-201	EAST ELEVATION
A-202	NORTH ELEVATION
A-203	WEST ELEVATION
A-204	SOUTH ELEVATION
A-205	ENLARGED PODIUM ELEVATIONS
A-206	ENLARGED PODIUM ELEVATIONS
A-207	ENLARGED PODIUM ELEVATIONS
A-208	ENLARGED CROWN ELEVATIONS
A-210	EXTERIOR WALL TYPE
A-211	EXTERIOR WALL TYPE
A-212	MATERIAL BOARD
A-301	SECTION EAST - WEST
A-302	SECTION NORTH - SOUTH
A-901	VISUAL IMPACT ASSESSMENT
A-902	VISUAL IMPACT ASSESSMENT
A-903	SHADOW STUDIES
A-904	SHADOW STUDIES
A-905	SHADOW STUDIES
A-906	SHADOW STUDIES

NO.	DATE	REVISION
	05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
	07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
	08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
	08/26/2022	ISSUED FOR NJDEP PERMITTING
	09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN

KEY PLAN 



SCALE NOT TO SCALE
 PROJECT NO: 1252
 SEAL & SIGNATURE

DRAWING TITLE:
COVER SHEET

DRAWING NO:
G-000

50 HUDSON

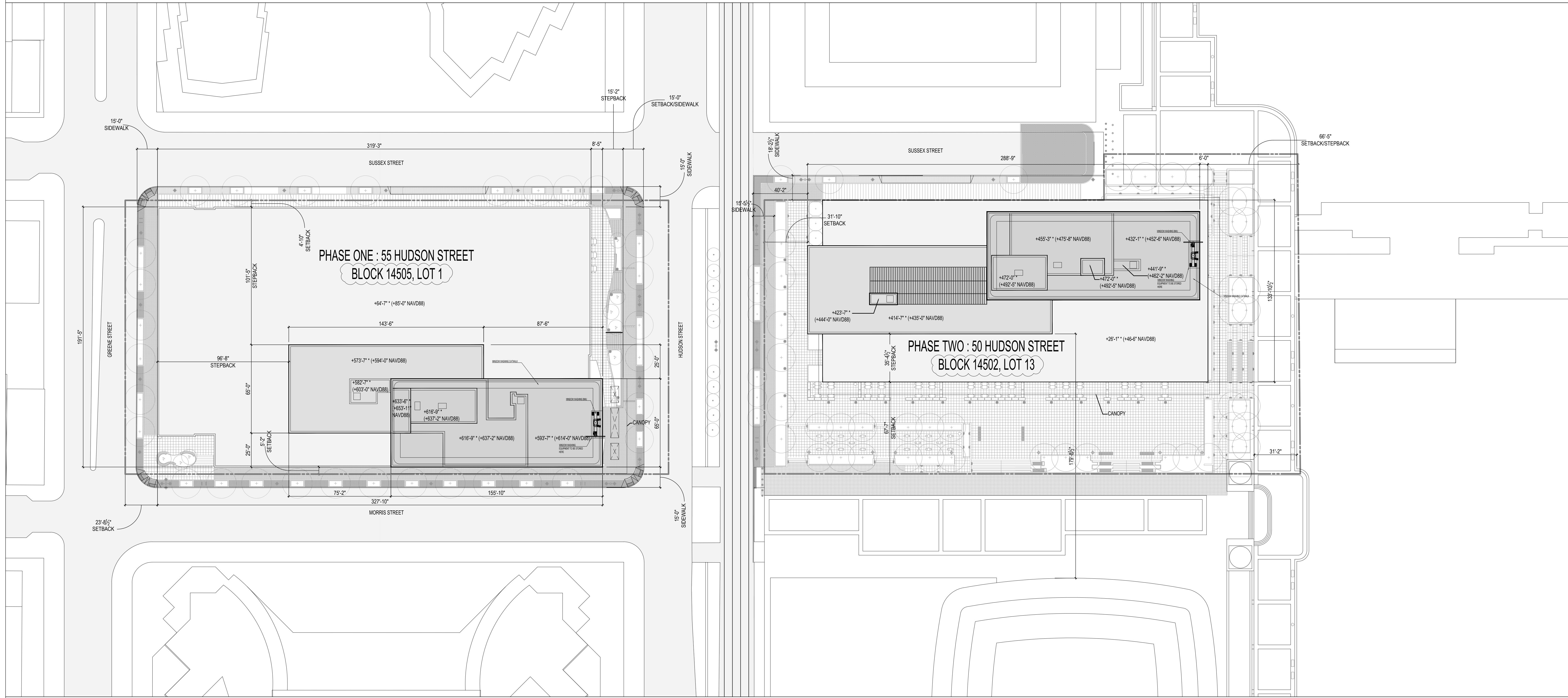
50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 8th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

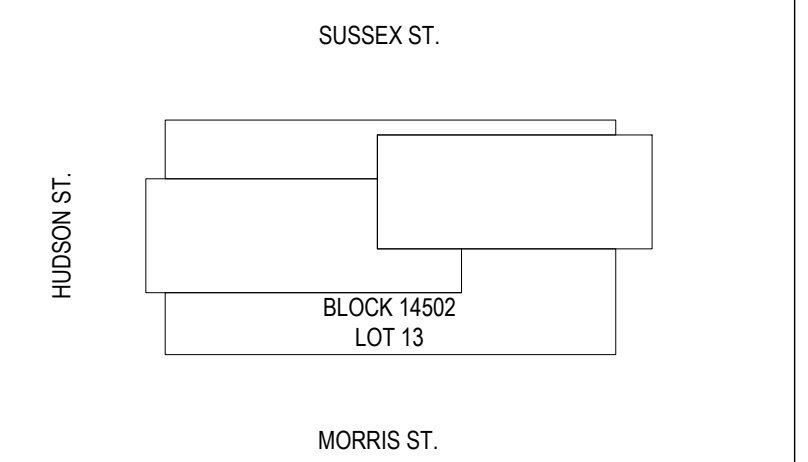
CIVIL ENGINEER
DRESDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

LANDSCAPE ARCHITECT
MEILLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077



NO.	DATE	REVISION
	05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
	07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
	08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
	08/26/2022	ISSUED FOR NJDEP PERMITTING
	09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN

KEY PLAN



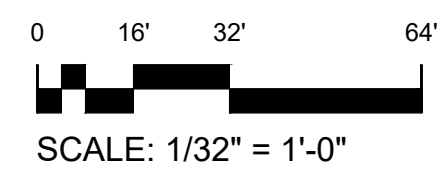
* NOTE: ALL ELEVATIONS ARE MEASURED FROM THE DATUM POINT, WHICH IS THE AVERAGE FINISHED GRADE LEVEL AT THE INTERSECTION OF SUSSEX STREET AND GREENE STREET (ESTABLISHED AT 21.5 FEET ABOVE SEA LEVEL, EQUIVALENT TO ELEVATION 20.4' NAVD88), PER V.A.11 IN THE COLGATE REDEVELOPMENT PLAN

SCALE 1/32" = 1'-0"
PROJECT NO. 1252
SEAL & SIGNATURE

DRAWING TITLE:
COMBINED PHASE
ROOF PLAN

DRAWING NO.

G-001



1 COMBINED PHASE ROOF PLAN
SCALE: 1/32" = 1'-0"

50 HUDSON

50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 8th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

LANDSCAPE ARCHITECT
MEILLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077

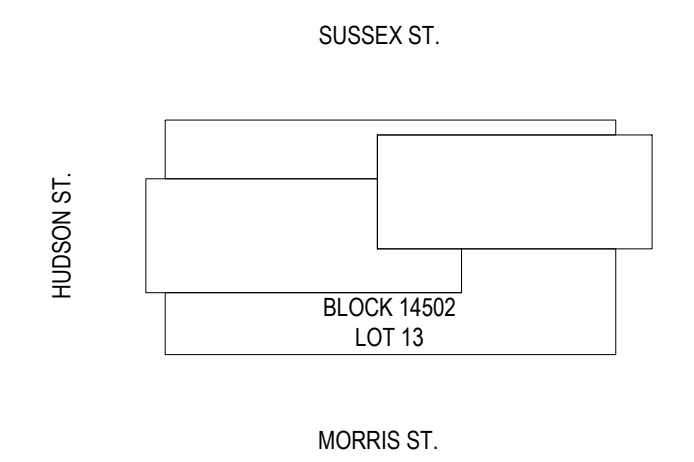
- LEGEND**
- EXISTING WALLS TO REMAIN
 - EXISTING STRUCTURE TO REMAIN
 - PROPOSED NEW WALLS
 - PROPOSED NEW STRUCTURE

- GENERAL NOTES**
1. REFER TO CIVIL AND LANDSCAPE PLANS FOR ADDITIONAL SITE INFORMATION
 2. INTERIOR WALLS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY AND ARE SUBJECT TO CHANGE

NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/26/2022	ISSUED FOR NJDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	

- KEY NOTES**
- 1.00 30 HUDSON AND 50 HUDSON GARAGES WILL BE PHYSICALLY SEPARATED PRIOR TO GOING VERTICAL ON 50 HUDSON. ALL OF 30 HUDSON PARKING WILL BE ACCOMMODATED WITHIN THE 30 HUDSON FOOTPRINT.

KEY PLAN

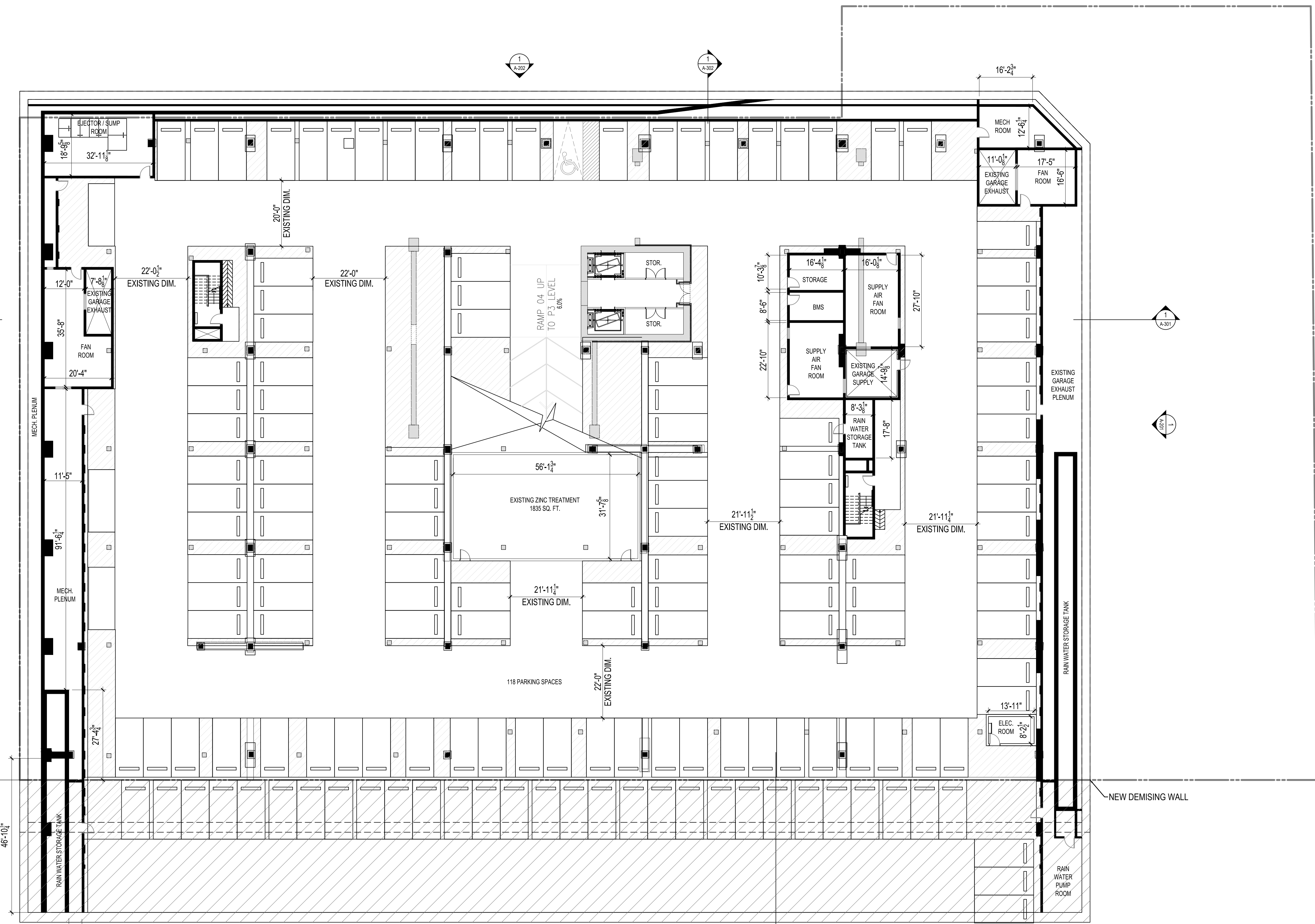
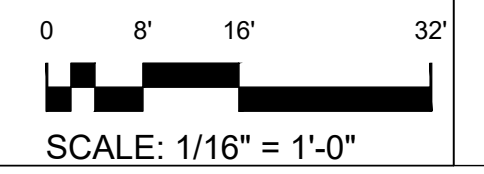


SCALE 1/16" = 1'-0"
PROJECT NO: 1252
SEAL & SIGNATURE

DRAWING TITLE:
CELLAR LEVEL 4
FLOOR PLAN

DRAWING NO:

A-101



1 CELLAR LEVEL 4 FLOOR PLAN
SCALE: 1/16" = 1'-0"

50 HUDSON

50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 8th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

LANDSCAPE ARCHITECT
MIELLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077

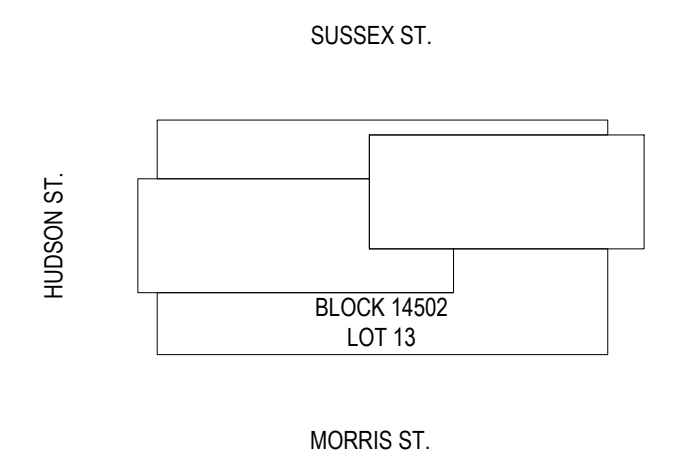
- LEGEND**
- EXISTING WALLS TO REMAIN
 - EXISTING STRUCTURE TO REMAIN
 - PROPOSED NEW WALLS
 - PROPOSED NEW STRUCTURE

- GENERAL NOTES**
1. REFER TO CIVIL AND LANDSCAPE PLANS FOR ADDITIONAL SITE INFORMATION
 2. INTERIOR WALLS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY AND ARE SUBJECT TO CHANGE

NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/26/2022	ISSUED FOR NJDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	

- KEY NOTES**
- 1.00 30 HUDSON AND 50 HUDSON GARAGES WILL BE PHYSICALLY SEPARATED PRIOR TO GOING VERTICAL ON 50 HUDSON. ALL OF 30 HUDSON PARKING WILL BE ACCOMMODATED WITHIN THE 50 HUDSON FOOTPRINT.

KEY PLAN

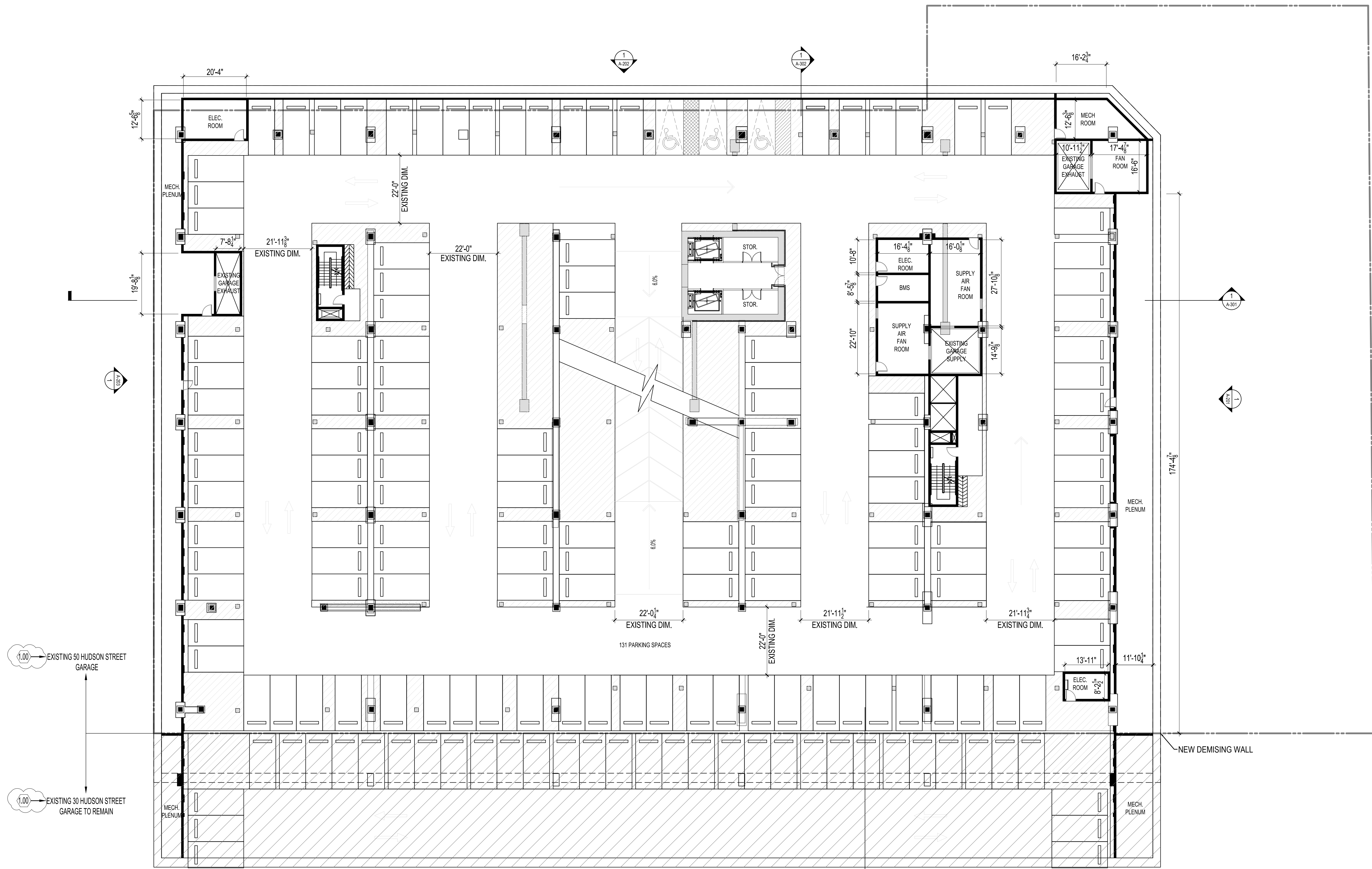
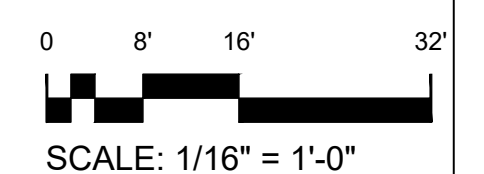


SCALE 1/16" = 1'-0"
PROJECT NO. 1252
SEAL & SIGNATURE

DRAWING TITLE:
CELLAR LEVEL 3
FLOOR PLAN

DRAWING NO.

A-102



1 CELLAR LEVEL 3 FLOOR PLAN
SCALE: 1/16" = 1'-0"

50 HUDSON

50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 8th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

LANDSCAPE ARCHITECT
MIELLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077

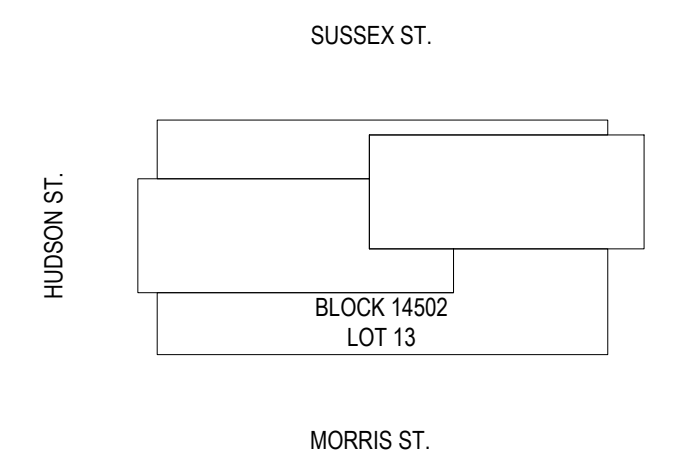
- LEGEND**
- EXISTING WALLS TO REMAIN
 - EXISTING STRUCTURE TO REMAIN
 - PROPOSED NEW WALLS
 - PROPOSED NEW STRUCTURE

- GENERAL NOTES**
1. REFER TO CIVIL AND LANDSCAPE PLANS FOR ADDITIONAL SITE INFORMATION
 2. INTERIOR WALLS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY AND ARE SUBJECT TO CHANGE

NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/26/2022	ISSUED FOR NJDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	

- KEY NOTES**
- 1.00 30 HUDSON AND 50 HUDSON GARAGES WILL BE PHYSICALLY SEPARATED PRIOR TO GOING VERTICAL ON 50 HUDSON. ALL OF 30 HUDSON PARKING WILL BE ACCOMMODATED WITHIN THE 30 HUDSON FOOTPRINT.

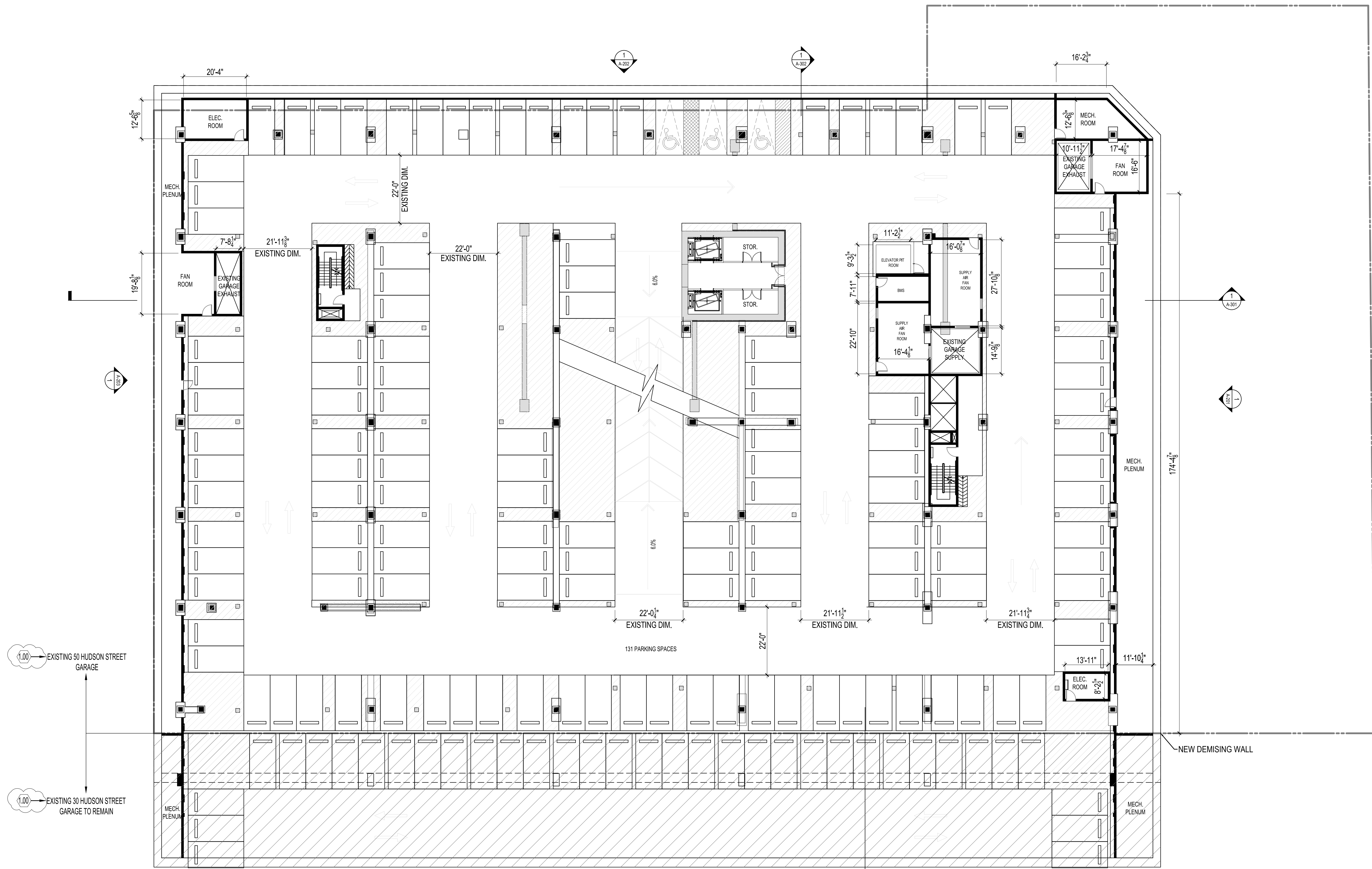
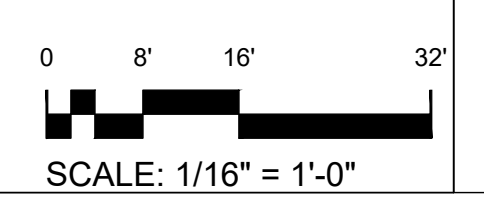
KEY PLAN

SCALE 1/16" = 1'-0"
PROJECT NO. 1252
SEAL & SIGNATURE

DRAWING TITLE:
CELLAR LEVEL 2
FLOOR PLAN

DRAWING NO.
A-103



1 CELLAR LEVEL 2 FLOOR PLAN
SCALE: 1/16" = 1'-0"

50 HUDSON

50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 8th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

LANDSCAPE ARCHITECT
MEILLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077

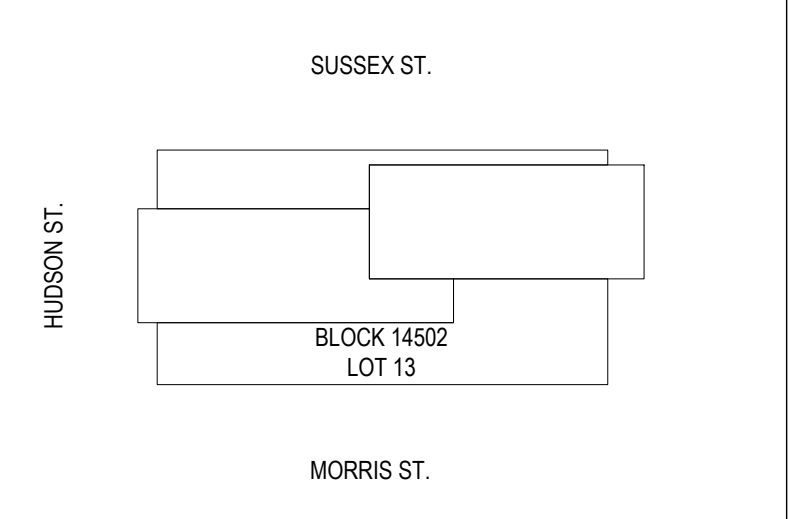
- LEGEND**
- EXISTING WALLS TO REMAIN
 - EXISTING STRUCTURE TO REMAIN
 - PROPOSED NEW WALLS
 - PROPOSED NEW STRUCTURE

- GENERAL NOTES**
1. REFER TO CIVIL AND LANDSCAPE PLANS FOR ADDITIONAL SITE INFORMATION
 2. INTERIOR WALLS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY AND ARE SUBJECT TO CHANGE

NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/26/2022	ISSUED FOR NJDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	

- KEY NOTES**
- 1.00 30 HUDSON AND 50 HUDSON GARAGES WILL BE PHYSICALLY SEPARATED PRIOR TO GOING VERTICAL ON 50 HUDSON. ALL OF 30 HUDSON PARKING WILL BE ACCOMMODATED WITHIN THE 30 HUDSON FOOTPRINT.

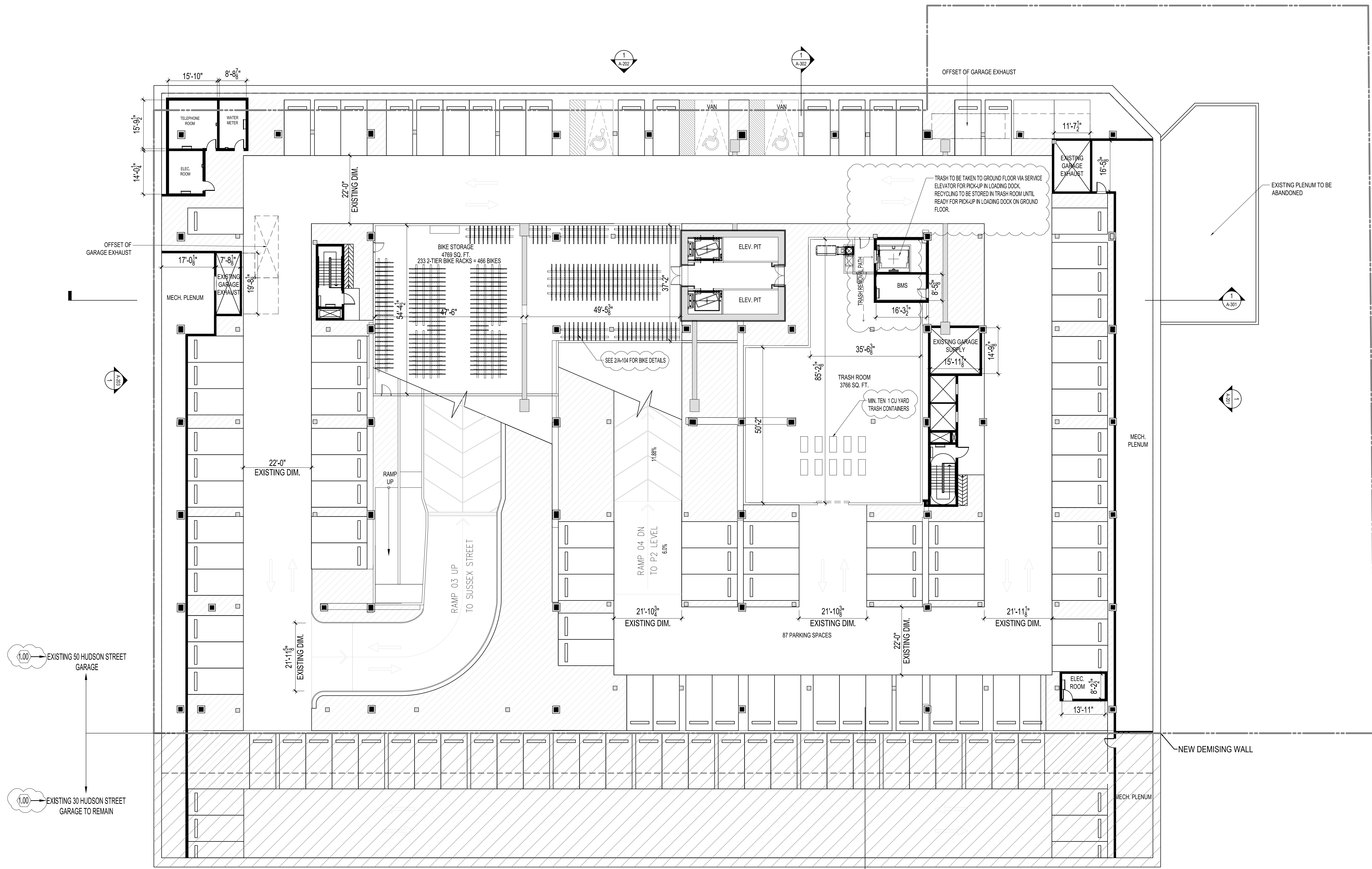
KEY PLAN



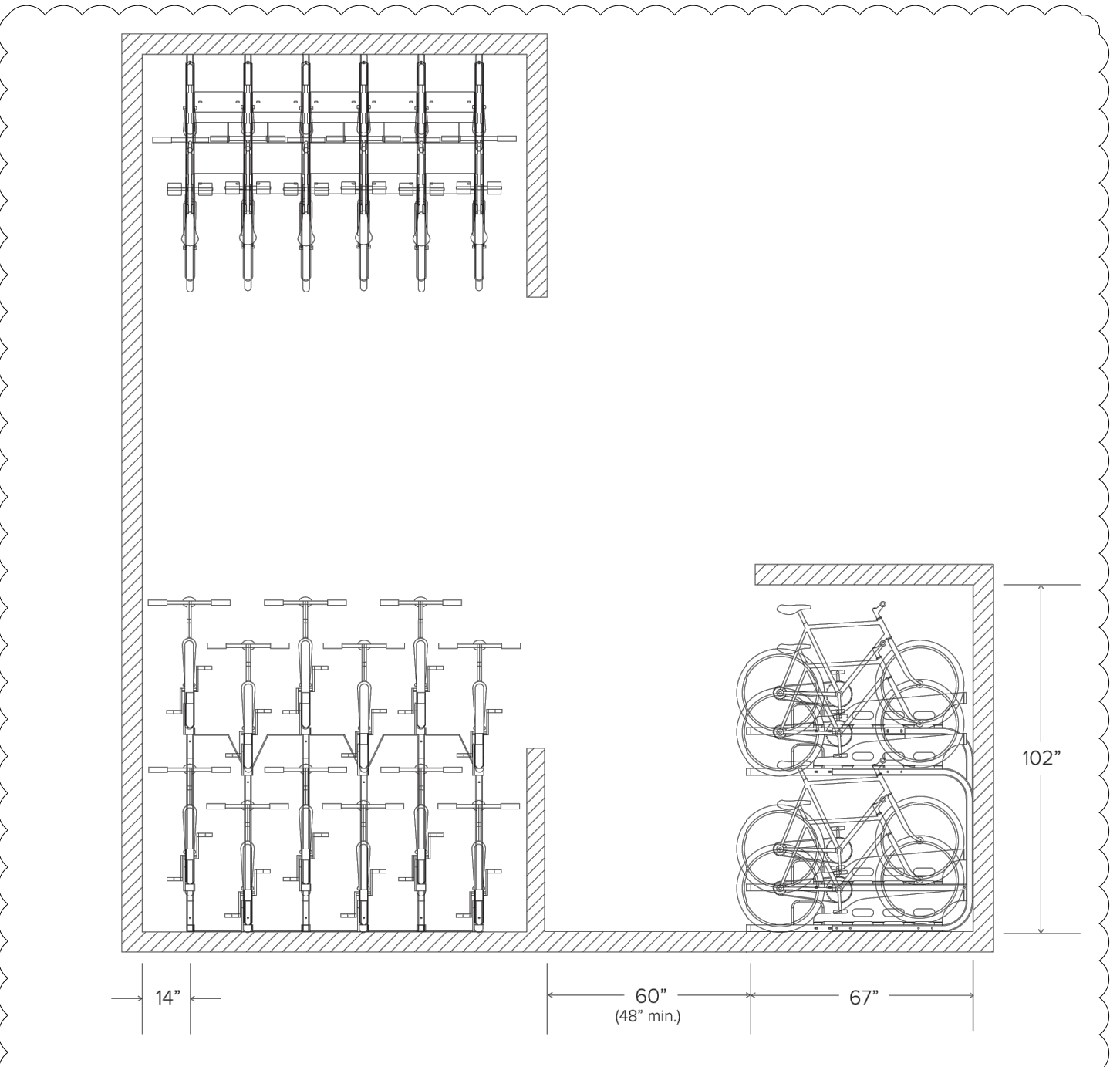
SCALE: 1/16" = 1'-0"
PROJECT NO.: 1252
SEAL & SIGNATURE

DRAWING TITLE:
CELLAR LEVEL 1 FLOOR PLAN

DRAWING NO.:
A-104



1 CELLAR LEVEL 1 FLOOR PLAN
SCALE: 1/16" = 1'-0"



2 BIKE RACK PLAN AND ELEVATIONS

50 HUDSON

50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDL ARCHITECTS, LLP
120 Broadway, 8th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

LANDSCAPE ARCHITECT
MELLLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077

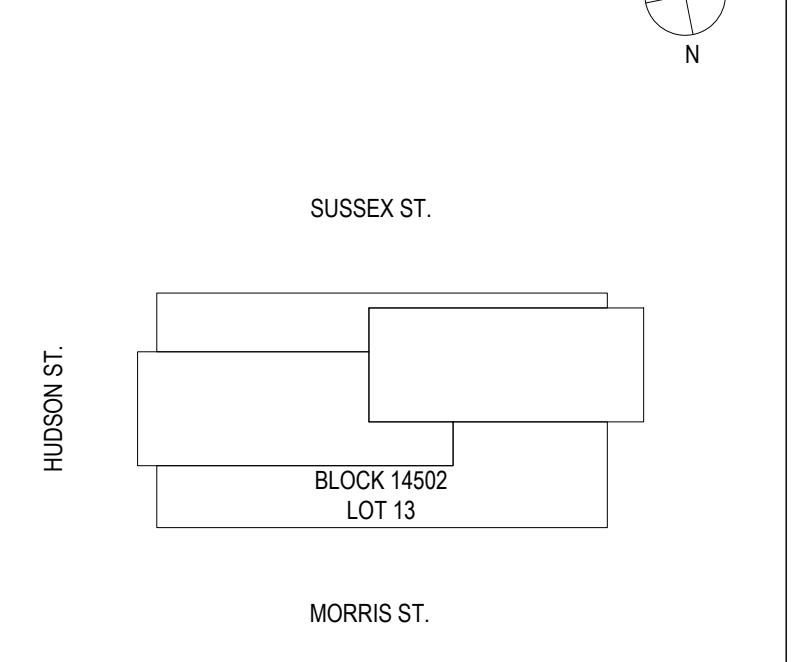
- LEGEND**
- EXISTING WALLS TO REMAIN
 - ▬ EXISTING STRUCTURE TO REMAIN
 - ▬ PROPOSED NEW WALLS
 - ▬ PROPOSED NEW STRUCTURE

- GENERAL NOTES**
1. REFER TO CIVIL AND LANDSCAPE PLANS FOR ADDITIONAL SITE INFORMATION
 2. INTERIOR WALLS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY AND ARE SUBJECT TO CHANGE

NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/26/2022	ISSUED FOR NJDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	

KEYED NOTES

KEY PLAN

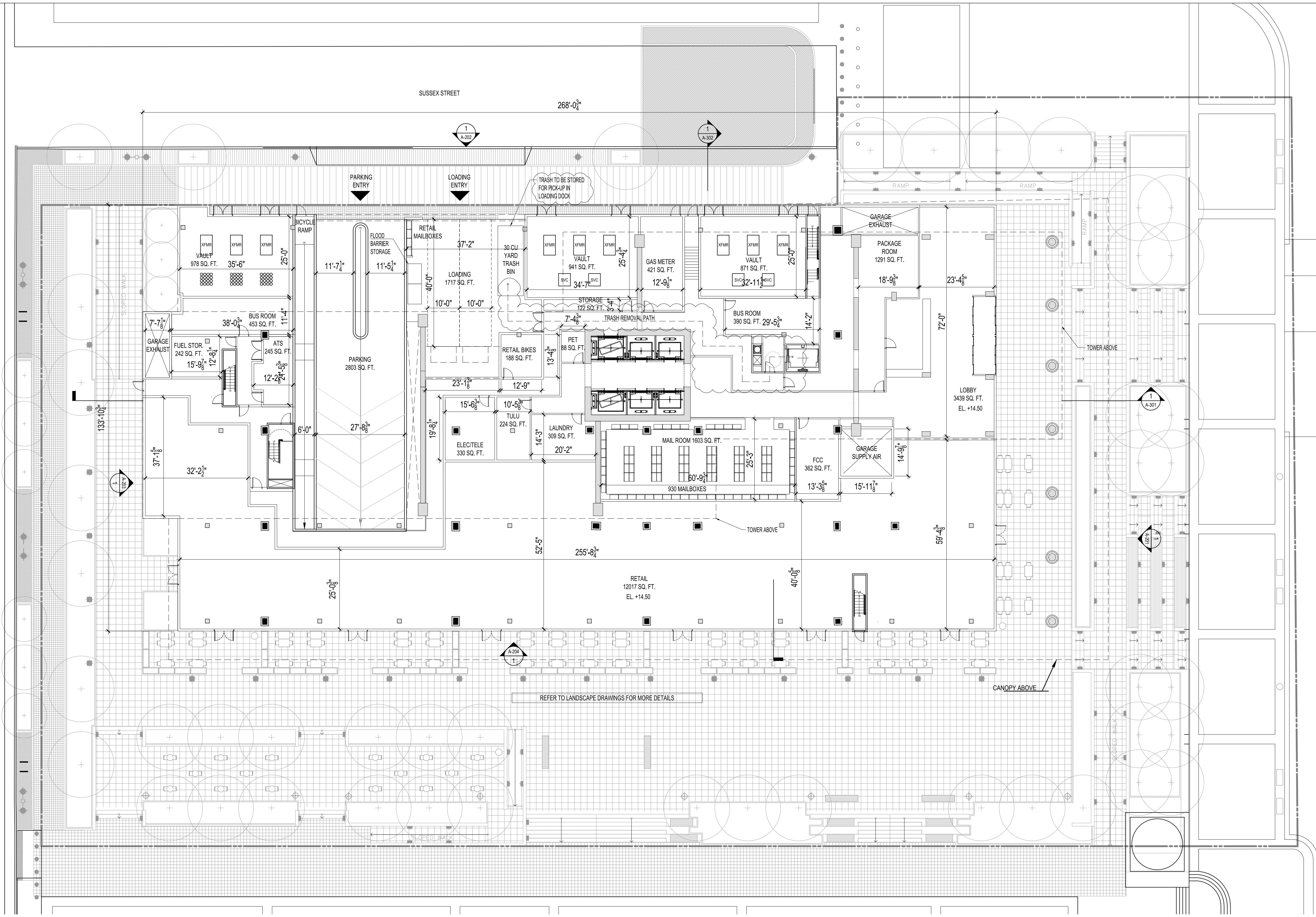
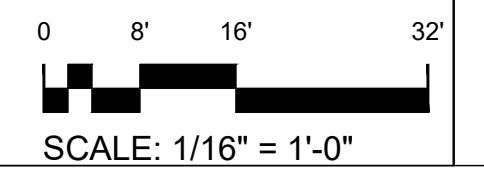


SCALE: 1/16" = 1'-0"
PROJECT NO.: 1252
SEAL & SIGNATURE

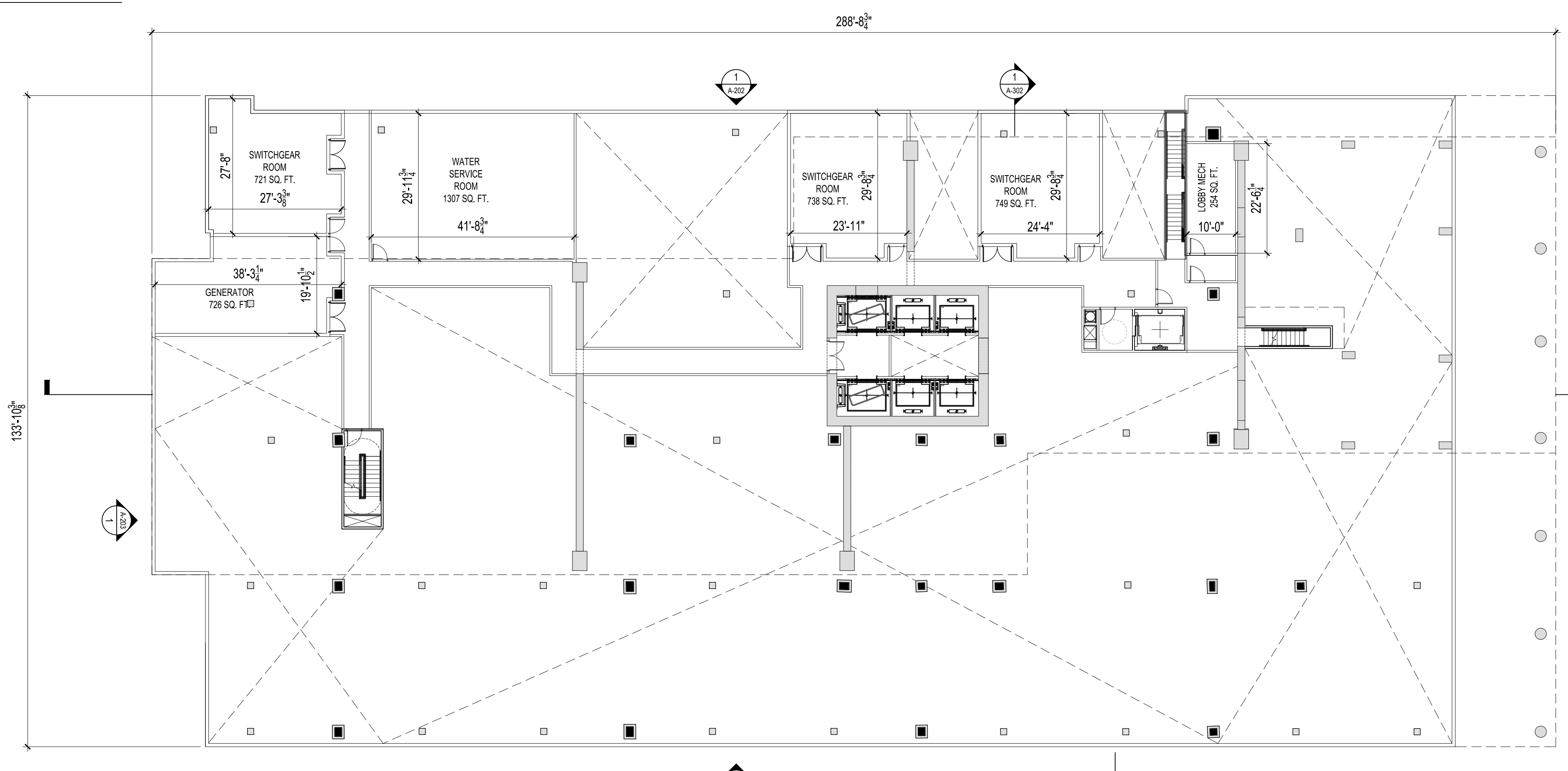
DRAWING TITLE:
LEVEL 01 AND 02 FLOOR PLANS

DRAWING NO.:

A-105



1 LEVEL 01 FLOOR PLAN
SCALE: 1/16" = 1'-0"



2 LEVEL 02 FLOOR PLAN
SCALE: 1/16" = 1'-0"

50 HUDSON

50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER

50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT

HANDEL ARCHITECTS, LLP
120 Broadway, 8th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER

DRESDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

LANDSCAPE ARCHITECT

MEILLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077

LEGEND

- EXISTING WALLS TO REMAIN
- EXISTING STRUCTURE TO REMAIN
- PROPOSED NEW WALLS
- PROPOSED NEW STRUCTURE

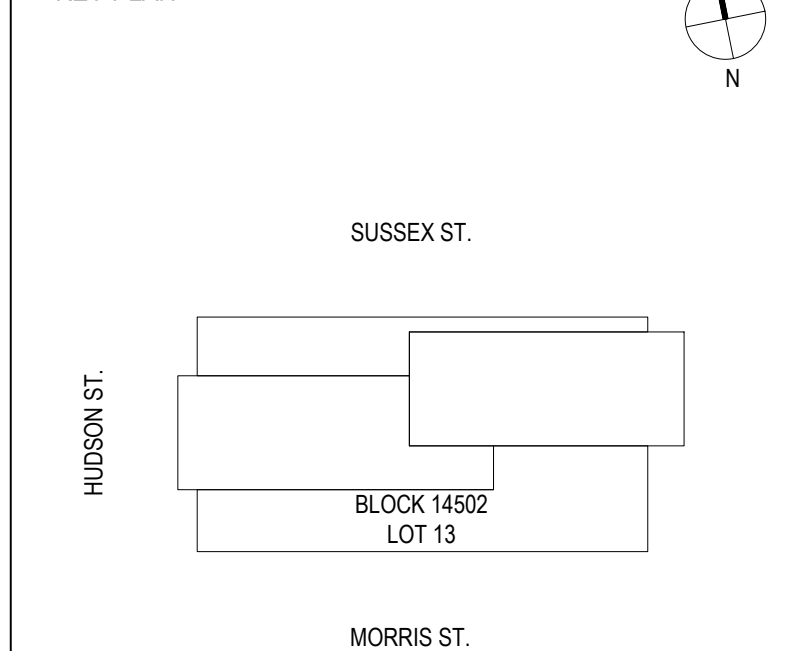
GENERAL NOTES

1. REFER TO CIVIL AND LANDSCAPE PLANS FOR ADDITIONAL SITE INFORMATION
2. INTERIOR WALLS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY AND ARE SUBJECT TO CHANGE

KEY NOTES

- LEVEL 22 WILL HAVE 24 UNITS INSTEAD OF 25. FIRE PUMP ROOM AND PLUMBING PRV ROOM WILL TAKE THE PLACE OF UNIT 401.

KEY PLAN

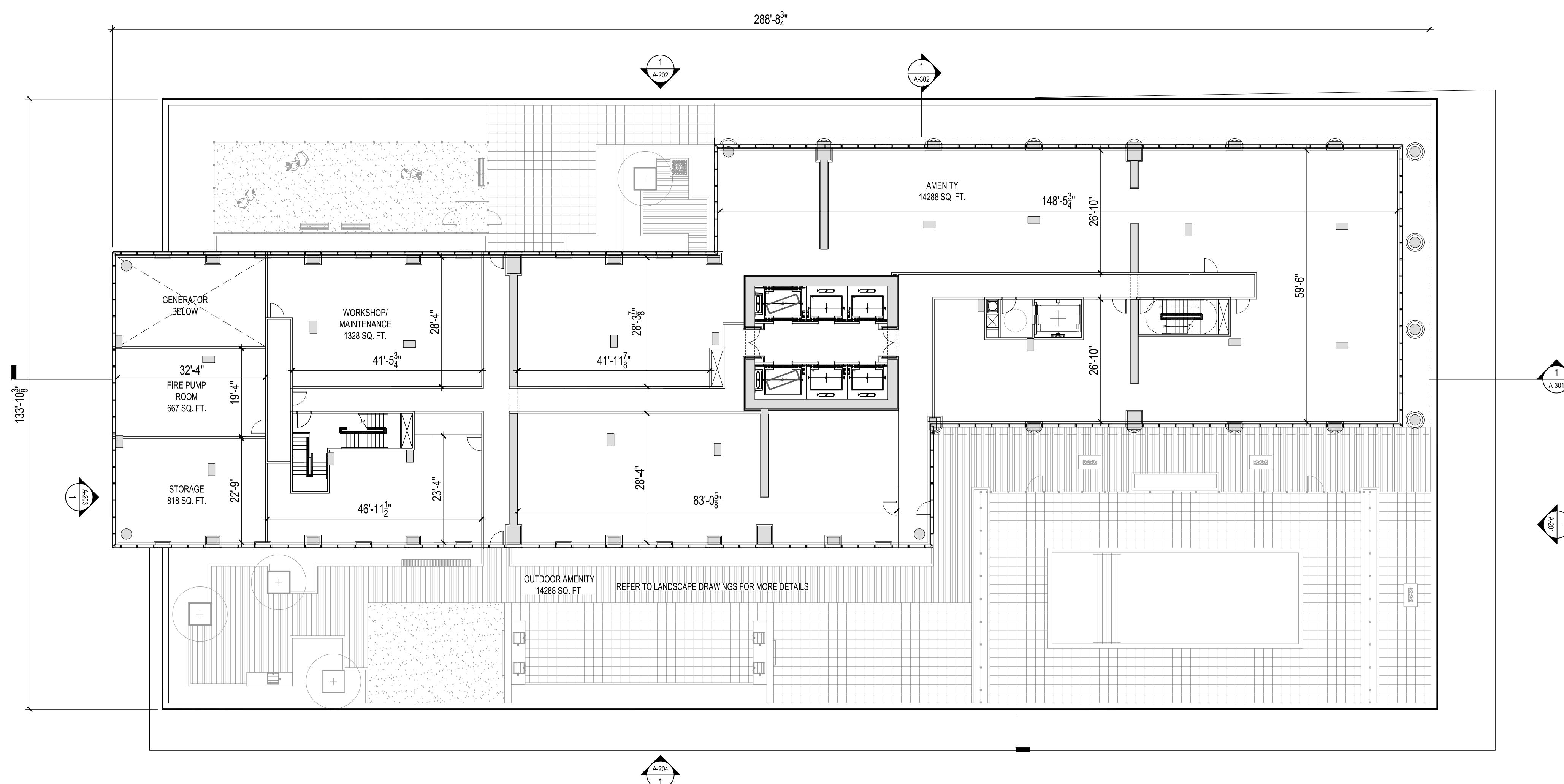
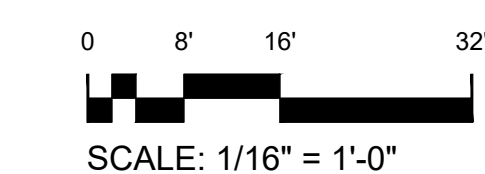


SCALE: 1/16" = 1'-0"
PROJECT NO.: 1252
SEAL & SIGNATURE

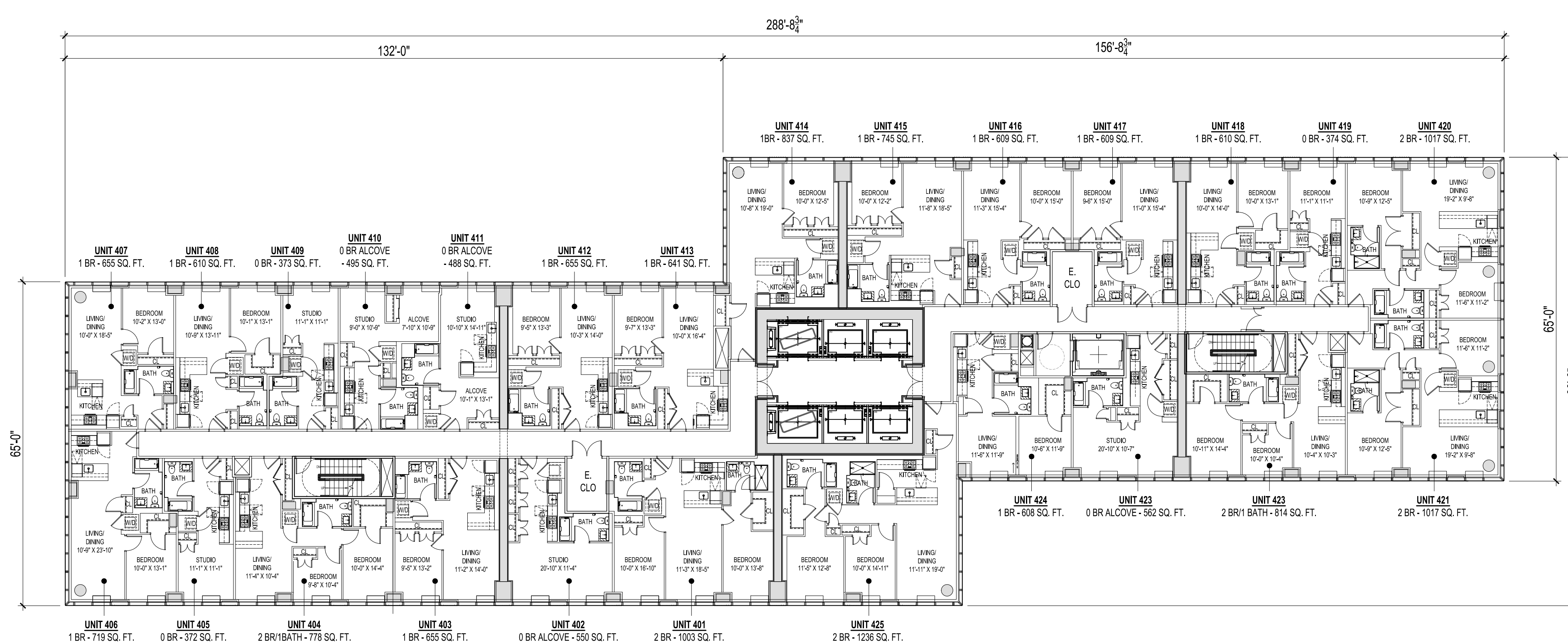
DRAWING TITLE:
LEVEL 03 AND
04-40 FLOOR
PLANS

DRAWING NO.:

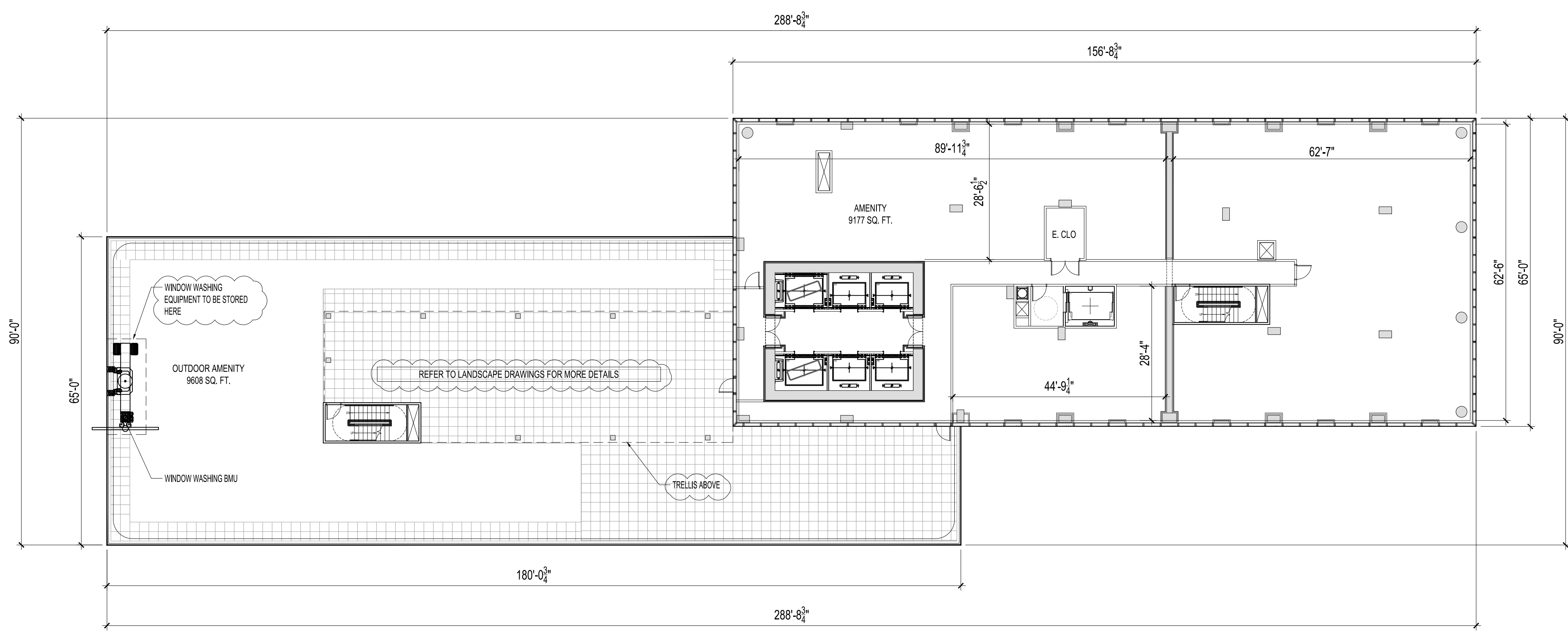
A-106



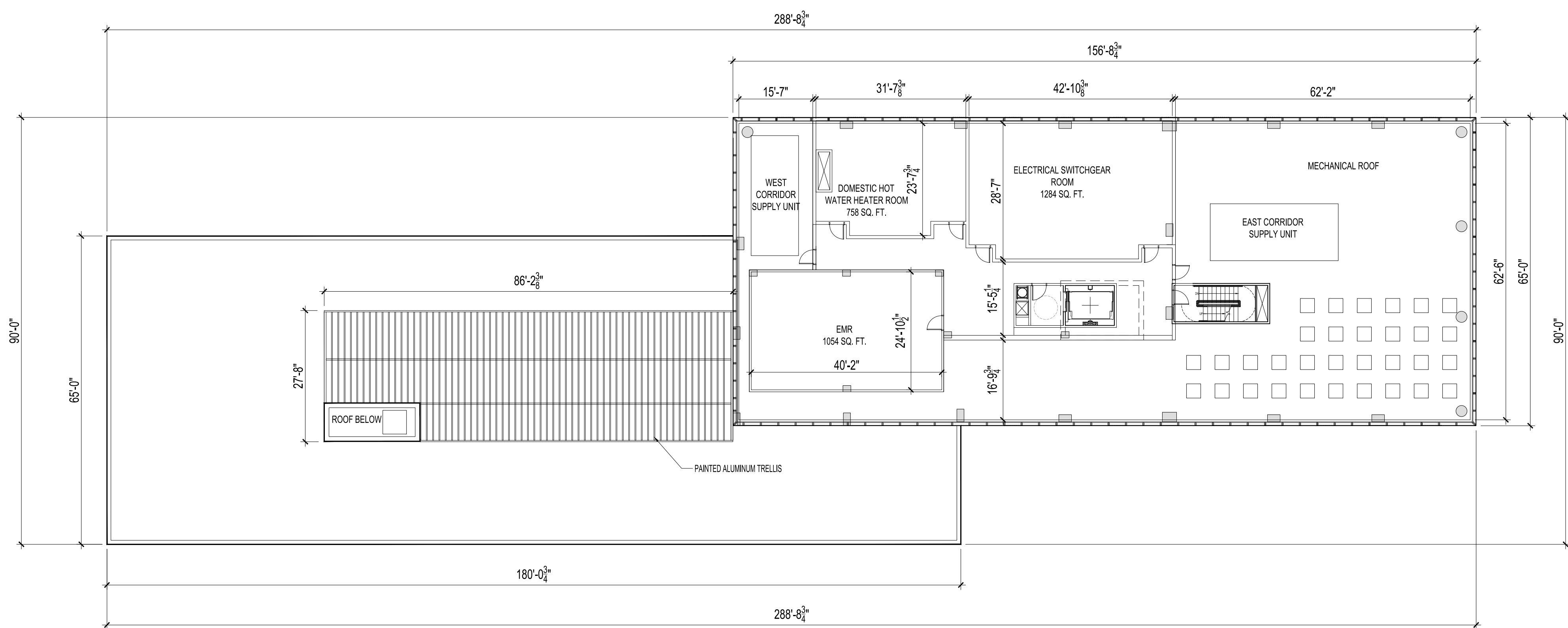
1 LEVEL 03 FLOOR PLAN
SCALE: 1/16" = 1'-0"



2 LEVEL 04-40 FLOOR PLAN*
SCALE: 1/16" = 1'-0"



1 LEVEL 41 FLOOR PLAN
SCALE: 1/16" = 1'-0"



2 LEVEL 42 MECHANICAL/EMR FLOOR PLAN
SCALE: 1/16" = 1'-0"

- LEGEND
- EXISTING WALLS TO REMAIN
 - EXISTING STRUCTURE TO REMAIN
 - PROPOSED NEW WALLS
 - PROPOSED NEW STRUCTURE

- GENERAL NOTES
1. REFER TO CIVIL AND LANDSCAPE PLANS FOR ADDITIONAL SITE INFORMATION
 2. INTERIOR WALLS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY AND ARE SUBJECT TO CHANGE

KEYED NOTES

50 HUDSON

50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 8th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

LANDSCAPE ARCHITECT
MELLLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077

NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/26/2022	ISSUED FOR NJDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	



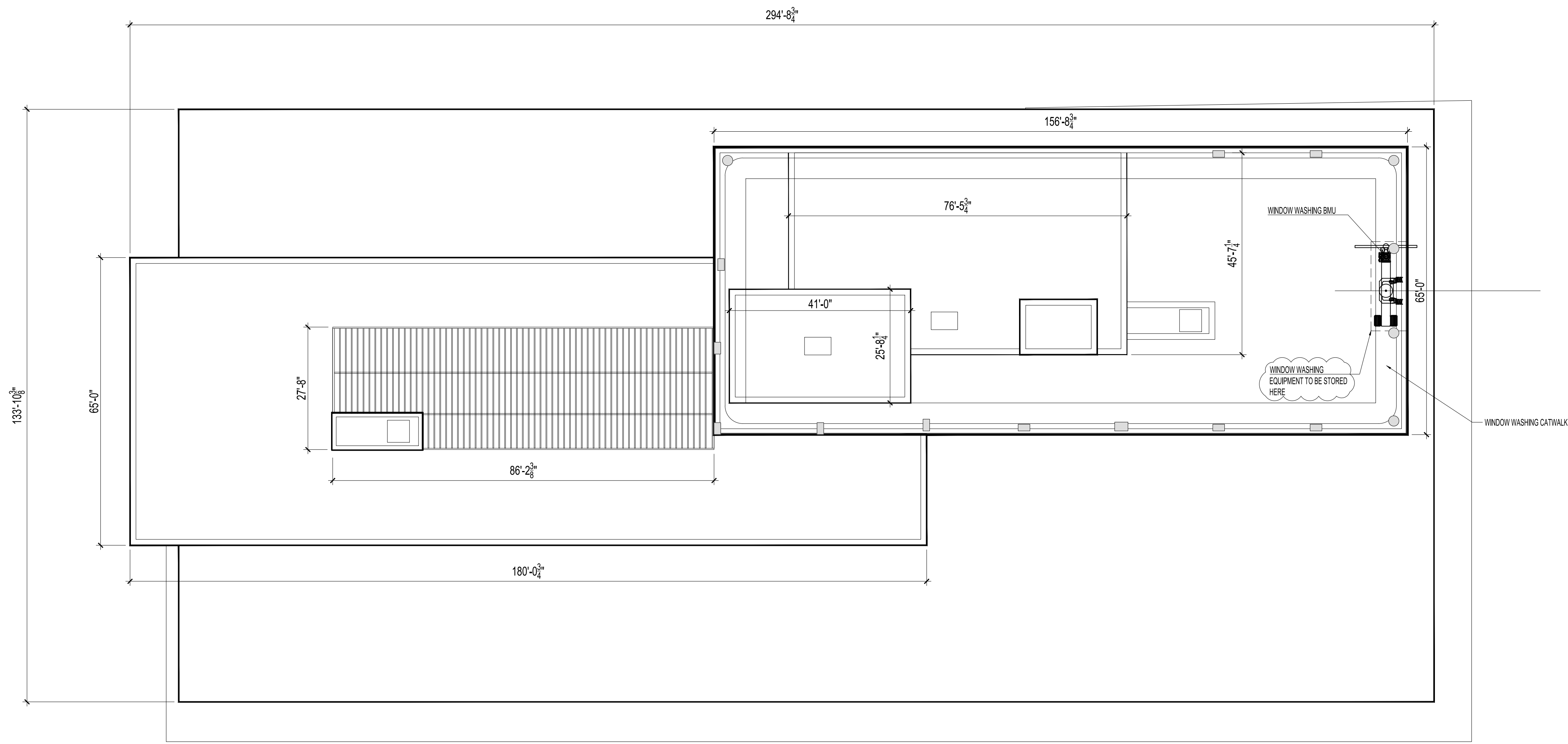
SCALE: 1/16" = 1'-0"
PROJECT NO.: 1252
SEAL & SIGNATURE

DRAWING TITLE:
LEVEL 41 AND 42
FLOOR PLANS

DRAWING NO.:

A-107





1 ROOF PLAN
SCALE: 1/16" = 1'-0"

- LEGEND**
- EXISTING WALLS TO REMAIN
 - EXISTING STRUCTURE TO REMAIN
 - PROPOSED NEW WALLS
 - PROPOSED NEW STRUCTURE

- GENERAL NOTES**
1. REFER TO CIVIL AND LANDSCAPE PLANS FOR ADDITIONAL SITE INFORMATION
 2. INTERIOR WALLS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY AND ARE SUBJECT TO CHANGE

KEYED NOTES

50 HUDSON

50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 5th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

LANDSCAPE ARCHITECT
MELLLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077

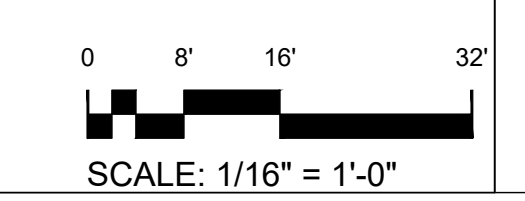
NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/26/2022	ISSUED FOR NJDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	



SCALE: 1/16" = 1'-0"
PROJECT NO.: 1252
SEAL & SIGNATURE

DRAWING TITLE:
ROOF PLAN

DRAWING NO.:
A-108



50 HUDSON

50 HUDSON STREET
JERSEY CITY, NJ 07302

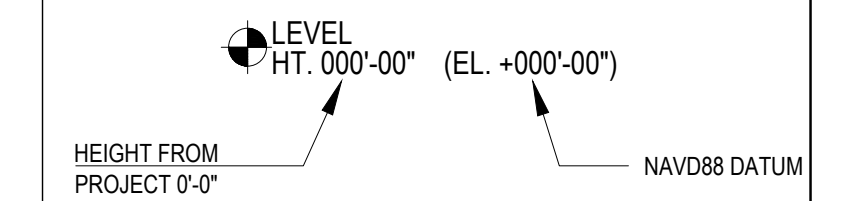
OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 6th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

LANDSCAPE ARCHITECT
MIELLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077

LEGEND



GENERAL NOTES

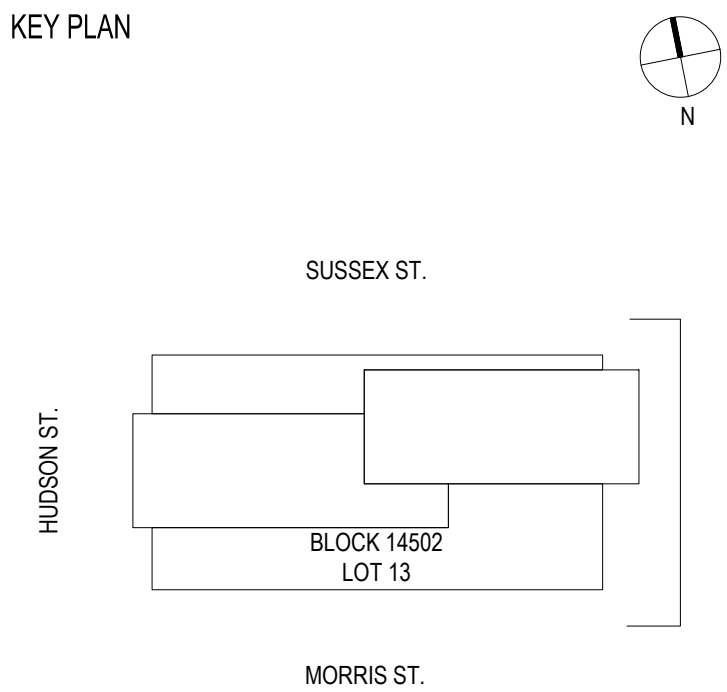
1. THE DATUM POINT IS THE AVERAGE FINISHED GRADE LEVEL AT THE INTERSECTION OF SUSSEX STREET AND GREENE STREET ESTABLISH AT 21.5 FEET ABOVE SEA LEVEL, EQUIVALENT TO ELEVATION 20' ± NAVD88, PER V.A.11 IN THE CO-GATE REDEVELOPMENT PLAN.
2. REFER TO SHEET A-212 FOR ALL MATERIAL REFERENCES.

NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/28/2022	ISSUED FOR NUDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	

KEY NOTES

1. [MTL-1]: PAINTED METAL PTAC LOUVER (MEDIUM GREY)
2. [GL-1]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS - DARK SILVER BLUE
3. [GL-1]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS - DARK SILVER BLUE
4. [GL-1A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS - DARK SILVER BLUE
5. [MTL-2]: PAINTED METAL PTAC LOUVER (SILVER)
6. [GL-2]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS - LIGHT SILVER BLUE
7. [GL-2]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS - LIGHT SILVER BLUE
8. [GL-2A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS - LIGHT SILVER BLUE
9. [MTL-2]: PAINTED METAL PTAC LOUVER
10. [GL-3]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS
11. [GL-3]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS
12. [GL-3A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS
13. [GL-3]: PAINTED ALUMINUM FRAMED STOREFRONT W/ INSULATED GLASS
14. [MTL-3]: PAINTED METAL LOUVER - PARKING
15. [BR-1]: GREY BRICK
16. METAL GUARDRAIL WITH METAL NETTING / INFILL
17. [ST-1]: STONE PANEL - POLISHED GREY
18. METAL PANEL @ L1
19. COILING LOADING / PARKING DOOR
20. [MTL-3]: PAINTED ALUMINUM WINDOW FRAME
21. [MTL-3]: METAL PANEL COLUMN COVER / CANOPY
22. [MTL-4]: DECORATIVE METAL SCREEN @ BOH
23. VERTICAL LIGHT STRIP INTEGRATED IN WINDOW SYSTEM
24. [MTL-5]: MECH LOUVER @ STOREFRONT
25. [MTL-5]: DECORATIVE PERFORATED METAL - PAINTED
26. [MTL-3 + GL-3]: PAINTED METAL FINIS IN FRONT OF GLASS

KEY PLAN

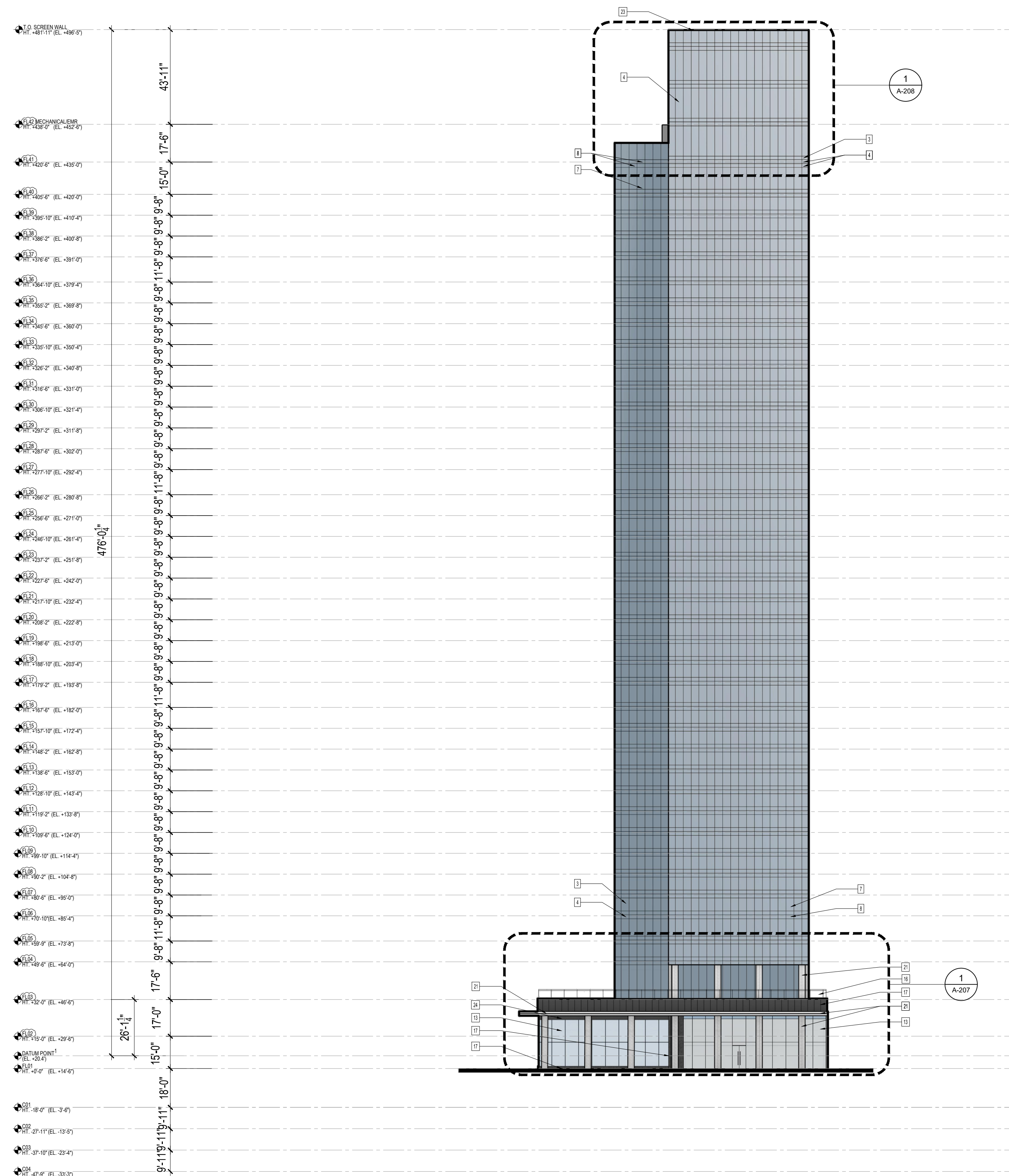


SCALE: 1/32" = 1'-0"
PROJECT NO.: 1252
SEAL & SIGNATURE

DRAWING TITLE:
EAST ELEVATION

DRAWING NO.:

A-201



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

50 HUDSON

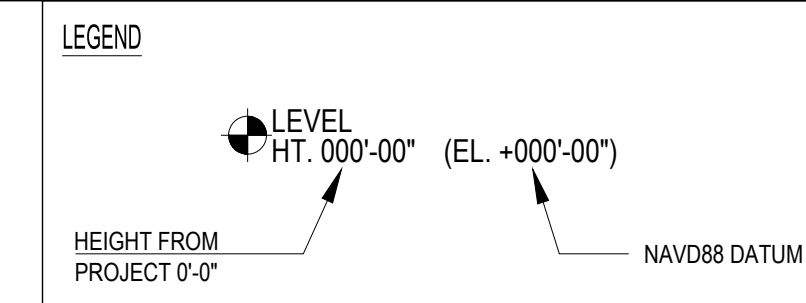
50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 6th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

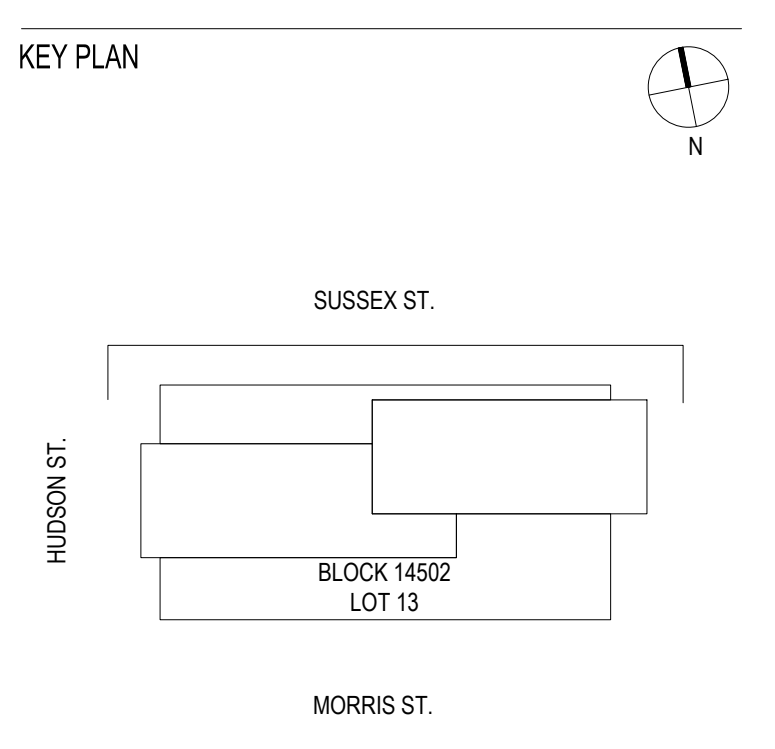
LANDSCAPE ARCHITECT
MIELLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077



- GENERAL NOTES
1. THE DATUM POINT IS THE AVERAGE FINISHED GRADE LEVEL AT THE INTERSECTION OF SUSSEX STREET AND GREENE STREET ESTABLISH AT 21.5 FEET ABOVE SEA LEVEL, EQUIVALENT TO ELEVATION 20' 4" NAVD88, PER V.A.11 IN THE CO-GATE REDEVELOPMENT PLAN.
 2. REFER TO SHEET A-212 FOR ALL MATERIAL REFERENCES.

NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/26/2022	ISSUED FOR NUDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	

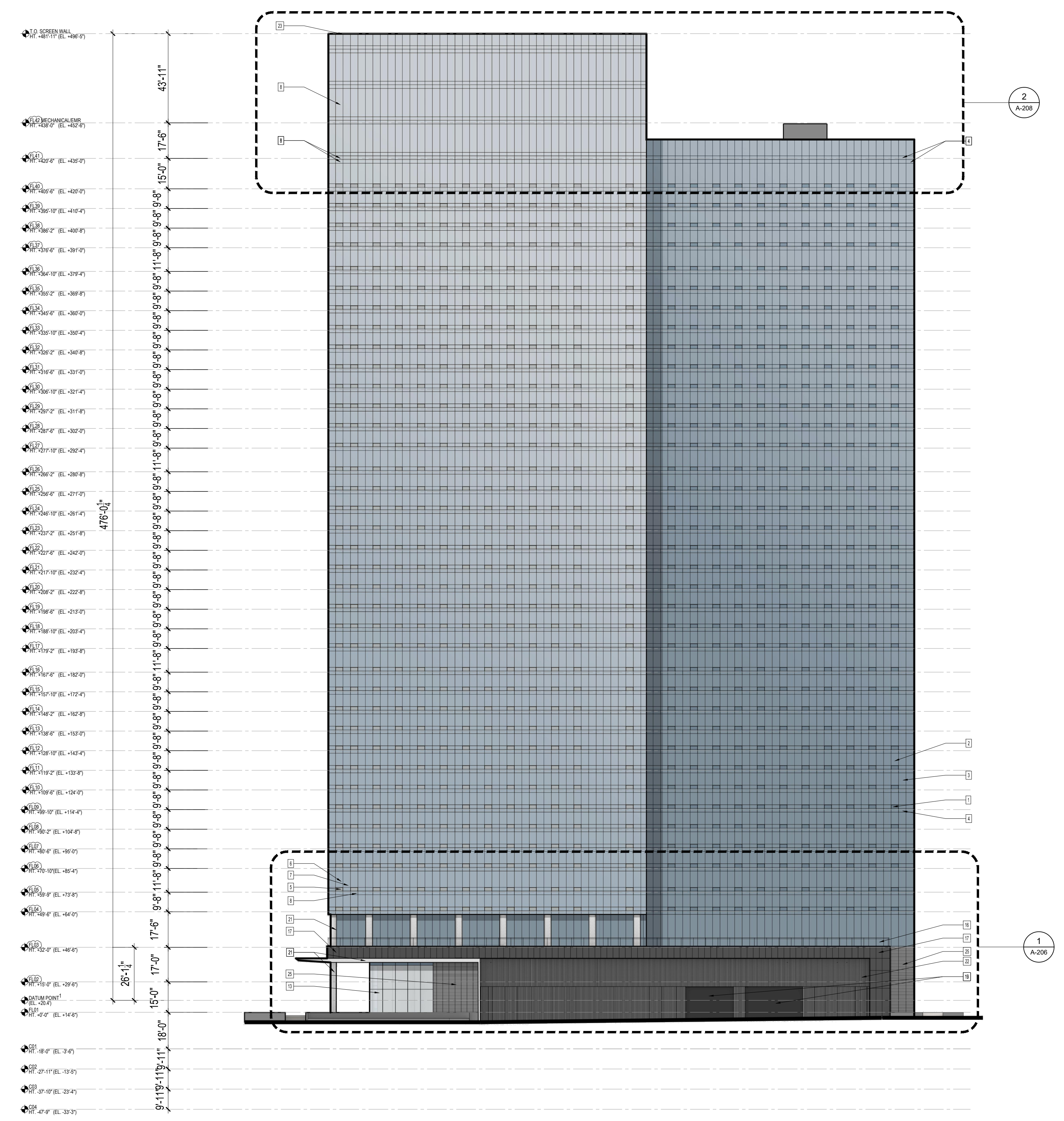
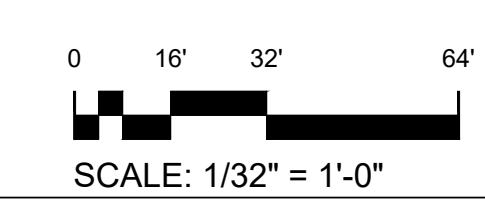
- KEY NOTES
1. [MTL-1]: PAINTED METAL PTAC LOUVER (MEDIUM GREY)
 2. [GL-1]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS (DARK SILVER BLUE)
 3. [GL-1]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS (DARK SILVER BLUE)
 4. [GL-1A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS (DARK SILVER BLUE)
 5. [MTL-2]: PAINTED METAL PTAC LOUVER (SILVER)
 6. [GL-2]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS (LIGHT SILVER BLUE)
 7. [GL-2]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS (LIGHT SILVER BLUE)
 8. [GL-2A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS (LIGHT SILVER BLUE)
 9. [MTL-2]: PAINTED METAL PTAC LOUVER
 10. [GL-3]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS
 11. [GL-3]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS
 12. [GL-3A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS
 13. [GL-3]: PAINTED ALUMINUM FRAMED STOREFRONT W/ INSULATED GLASS
 14. [MTL-3]: PAINTED METAL LOUVER - PARKING
 15. [BR-1]: GREY BRICK
 16. METAL GUARDRAIL WITH METAL NETTING / INFILL
 17. [ST-1]: STONE PANEL - POLISHED GREY
 18. METAL PANEL @ L1
 19. COILING LOADING / PARKING DOOR
 20. [MTL-3]: PAINTED ALUMINUM WINDOW FRAME
 21. [MTL-3]: METAL PANEL COLUMN COVER / CANOPY
 22. [MTL-4]: DECORATIVE METAL SCREEN @ BOH
 23. VERTICAL LIGHT STRIP INTEGRATED IN WINDOW SYSTEM
 24. [MTL-5]: MECH LOUVER @ STOREFRONT
 25. [MTL-5]: DECORATIVE PERFORATED METAL - PAINTED
 26. [MTL-3 + GL-3]: PAINTED METAL FINIS IN FRONT OF GLASS



SCALE: 1/32" = 1'-0"
PROJECT NO.: 1252
SEAL & SIGNATURE

DRAWING TITLE:
NORTH ELEVATION

DRAWING NO.:
A-202



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

50 HUDSON

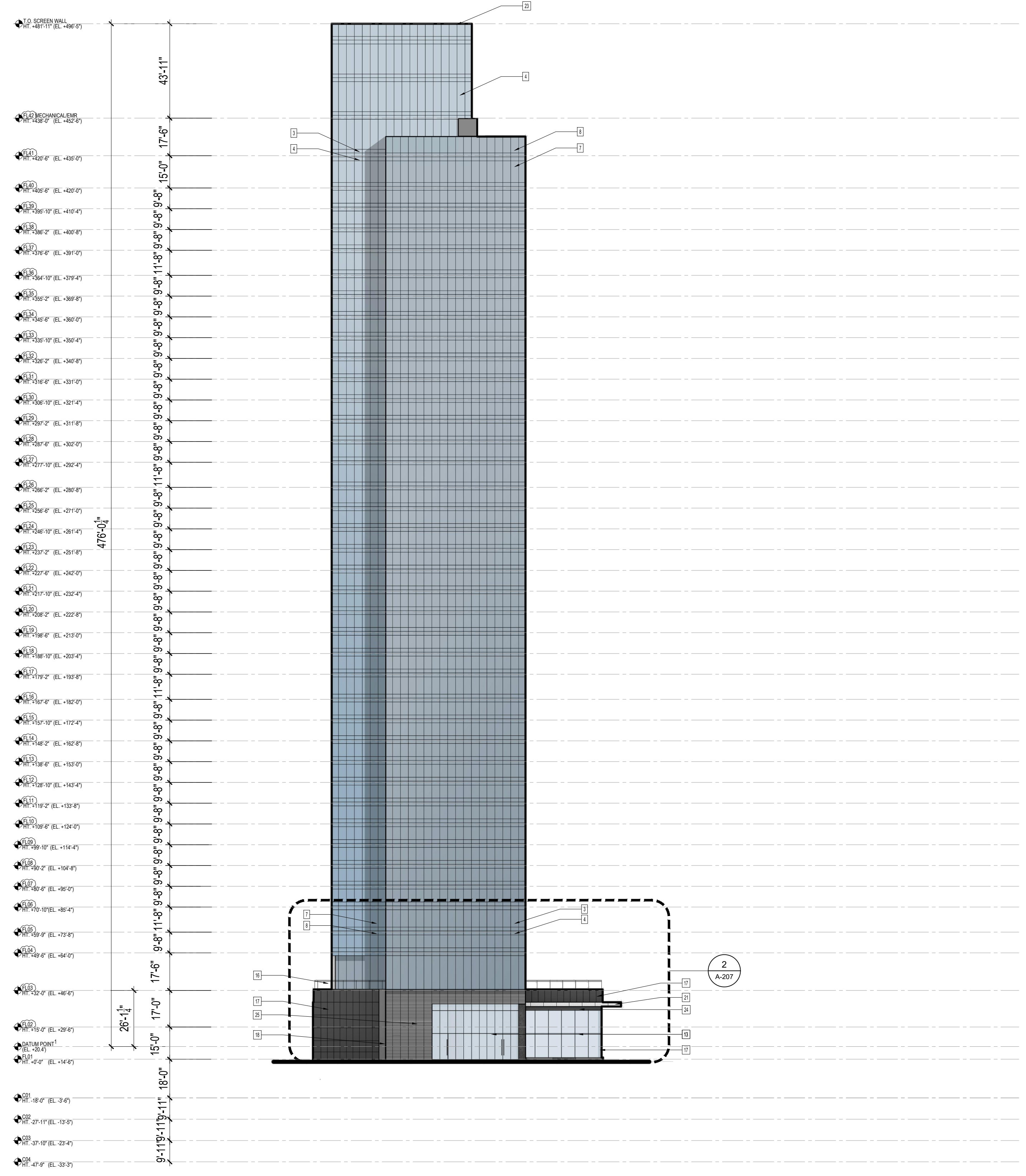
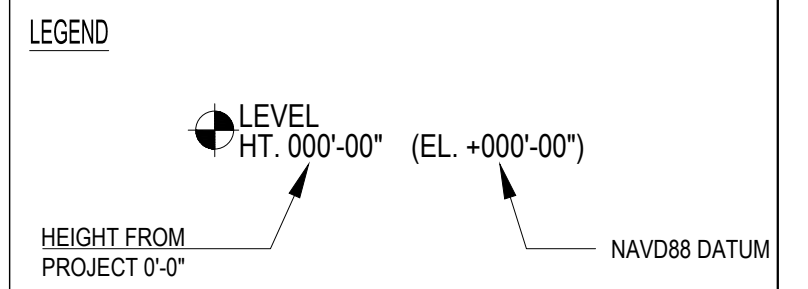
50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 8th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

LANDSCAPE ARCHITECT
MEILLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077

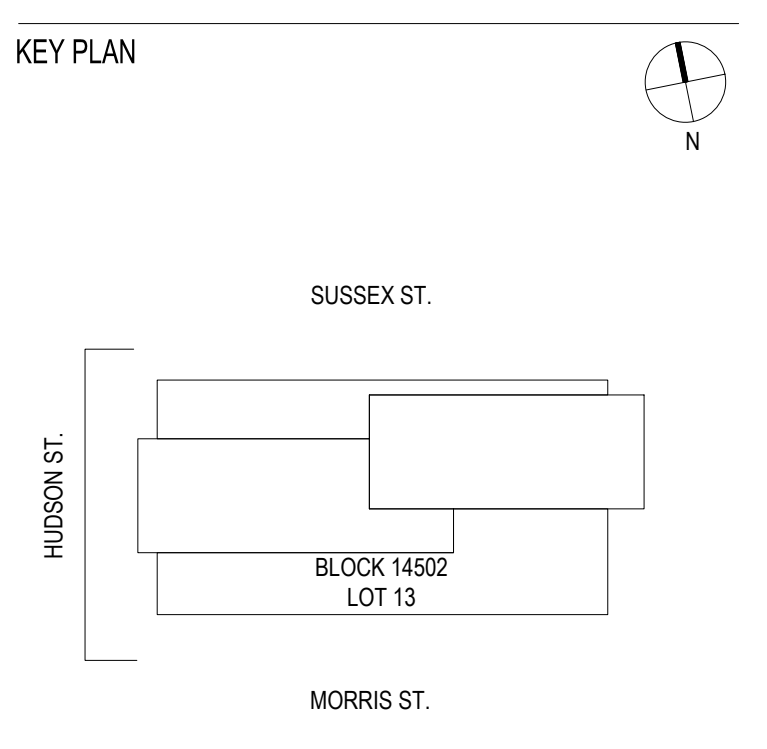


GENERAL NOTES

1. THE DATUM POINT IS THE AVERAGE FINISHED GRADE LEVEL AT THE INTERSECTION OF SUSSEX STREET AND GREENE STREET ESTABLISH AT 21.5 FEET ABOVE SEA LEVEL, EQUIVALENT TO ELEVATION 20.4' NAVD88, PER V.A.11 IN THE COLGATE REDEVELOPMENT PLAN.
2. REFER TO SHEET A-212 FOR ALL MATERIAL REFERENCES.

NO.	DATE	REVISION
	05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
	07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
	08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
	08/26/2022	ISSUED FOR NJDEP PERMITTING
	09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN

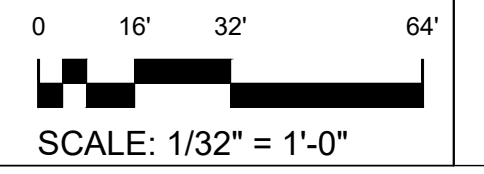
- KEY NOTES
1. [MTL-1]: PAINTED METAL PTAC LOUVER (MEDIUM GREY)
 2. [GL-1]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS (DARK SILVER BLUE)
 3. [GL-1]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS (DARK SILVER BLUE)
 4. [GL-1A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS (DARK SILVER BLUE)
 5. [MTL-2]: PAINTED METAL PTAC LOUVER (SILVER)
 6. [GL-2]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS (LIGHT SILVER BLUE)
 7. [GL-2]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS (LIGHT SILVER BLUE)
 8. [GL-2A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS (LIGHT SILVER BLUE)
 9. [MTL-2]: PAINTED METAL PTAC LOUVER
 10. [GL-3]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS
 11. [GL-3]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS
 12. [GL-3A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS
 13. [GL-3]: PAINTED ALUMINUM FRAMED STOREFRONT W/ INSULATED GLASS
 14. [MTL-3]: PAINTED METAL LOUVER - PARKING
 15. [BR-1]: GREY BRICK
 16. METAL GUARDRAIL WITH METAL NETTING / INFILL
 17. [ST-1]: STONE PANEL - POLISHED GREY
 18. METAL PANEL @ L1
 19. COILING LOADING / PARKING DOOR
 20. [MTL-3]: PAINTED ALUMINUM WINDOW FRAME
 21. [MTL-3]: METAL PANEL COLUMN COVER / CANOPY
 22. [MTL-4]: DECORATIVE METAL SCREEN @ BOH
 23. VERTICAL LIGHT STRIP INTEGRATED IN WINDOW SYSTEM
 24. [MTL-5]: MECH LOUVER @ STOREFRONT
 25. [MTL-6]: DECORATIVE PERFORATED METAL - PAINTED
 26. [MTL-3 + GL-3]: PAINTED METAL FINIS IN FRONT OF GLASS



SCALE 1/32" = 1'-0"
PROJECT NO: 1252
SEAL & SIGNATURE

DRAWING TITLE:
WEST ELEVATION

DRAWING NO:
A-203



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

50 HUDSON

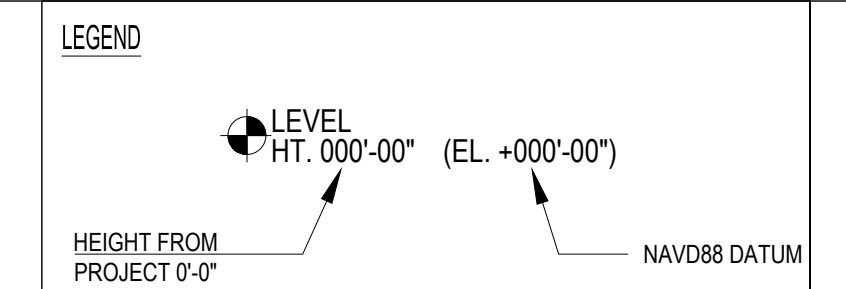
50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 6th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

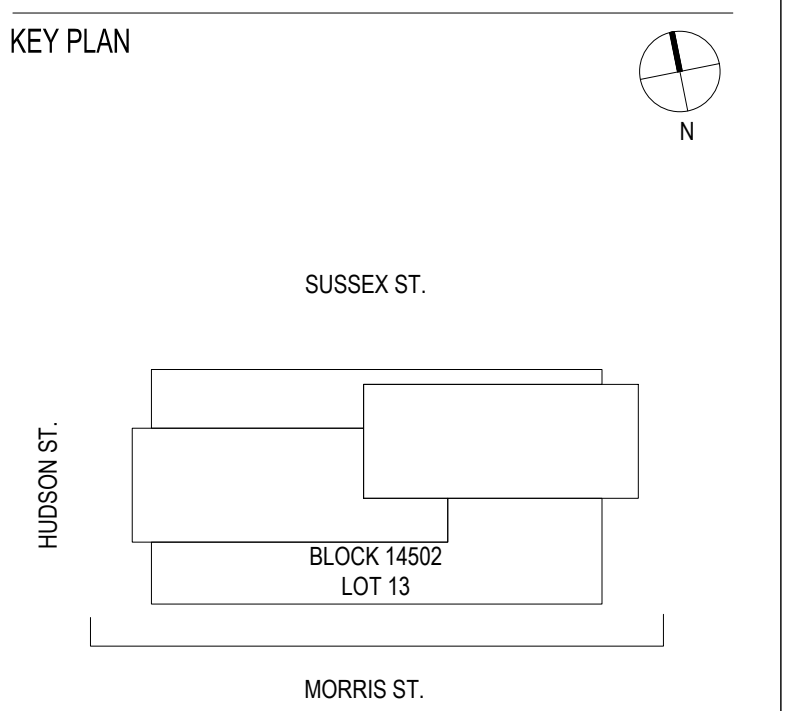
LANDSCAPE ARCHITECT
MIELLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077



- GENERAL NOTES
1. THE DATUM POINT IS THE AVERAGE FINISHED GRADE LEVEL AT THE INTERSECTION OF SUSSEX STREET AND GREENE STREET ESTABLISH AT 21.5 FEET ABOVE SEA LEVEL, EQUIVALENT TO ELEVATION 204 NAVD88, PER V.A.11 IN THE CO-GATE DEVELOPMENT PLAN.
 2. REFER TO SHEET A-212 FOR ALL MATERIAL REFERENCES.

NO.	DATE	REVISION
	05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
	07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
	08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
	08/28/2022	ISSUED FOR NJDEP PERMITTING
	09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN

- KEY NOTES
1. [MTL-1]: PAINTED METAL PTAC LOUVER - MEDIUM GREY
 2. [GL-1]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS - DARK SILVER BLUE
 3. [GL-1]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS - DARK SILVER BLUE
 4. [GL-1A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS - DARK SILVER BLUE
 5. [MTL-2]: PAINTED METAL PTAC LOUVER - SILVER
 6. [GL-2]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS - LIGHT SILVER BLUE
 7. [GL-2]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS - LIGHT SILVER BLUE
 8. [GL-2A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS - LIGHT SILVER BLUE
 9. [MTL-2]: PAINTED METAL PTAC LOUVER
 10. [GL-3]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS
 11. [GL-3]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS
 12. [GL-3A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS
 13. [GL-3]: PAINTED ALUMINUM FRAMED STOREFRONT W/ INSULATED GLASS
 14. [MTL-3]: PAINTED METAL LOUVER - PARKING
 15. [BR-1]: GREY BRICK
 16. METAL GUARDRAIL WITH METAL NETTING / INFILL
 17. [ST-1]: STONE PANEL - POLISHED GREY
 18. METAL PANEL @ L1
 19. COILING LOADING / PARKING DOOR
 20. [MTL-3]: PAINTED ALUMINUM WINDOW FRAME
 21. [MTL-3]: METAL PANEL COLUMN COVER / CANOPY
 22. [MTL-4]: DECORATIVE METAL SCREEN @ BOH
 23. VERTICAL LIGHT STRIP INTEGRATED IN WINDOW SYSTEM
 24. [MTL-5]: MECH LOUVER @ STOREFRONT
 25. [MTL-5]: DECORATIVE PERFORATED METAL - PAINTED
 26. [MTL-3 + GL-3]: PAINTED METAL FINIS IN FRONT OF GLASS

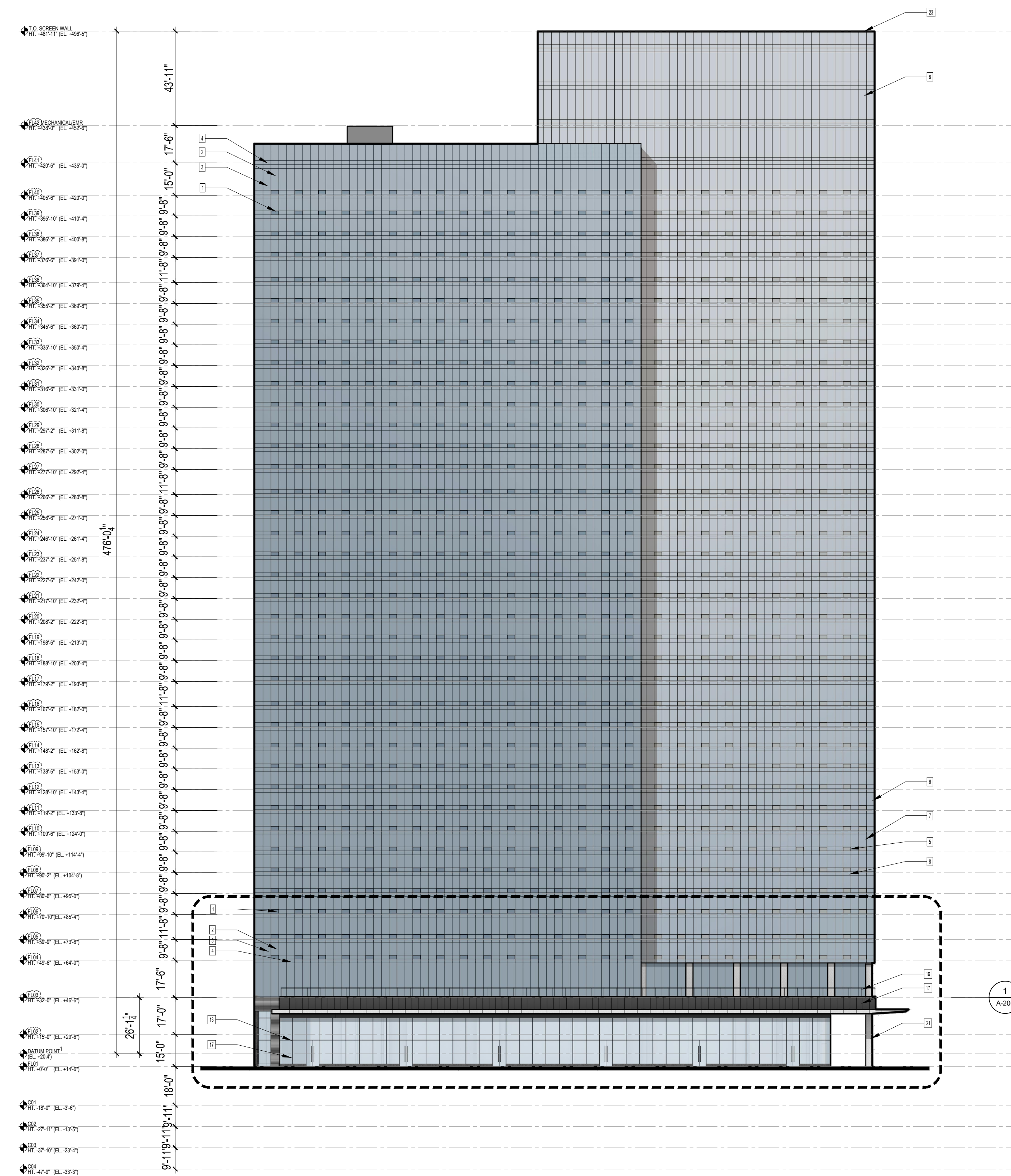
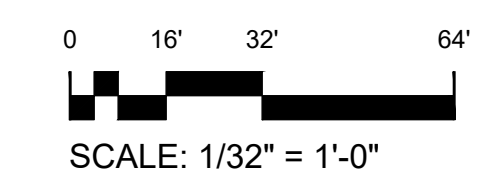


SCALE: 1/32" = 1'-0" PROJECT NO: 1252 SEAL & SIGNATURE

DRAWING TITLE:
SOUTH ELEVATION

DRAWING NO:

A-204



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

50 HUDSON

50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 6th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

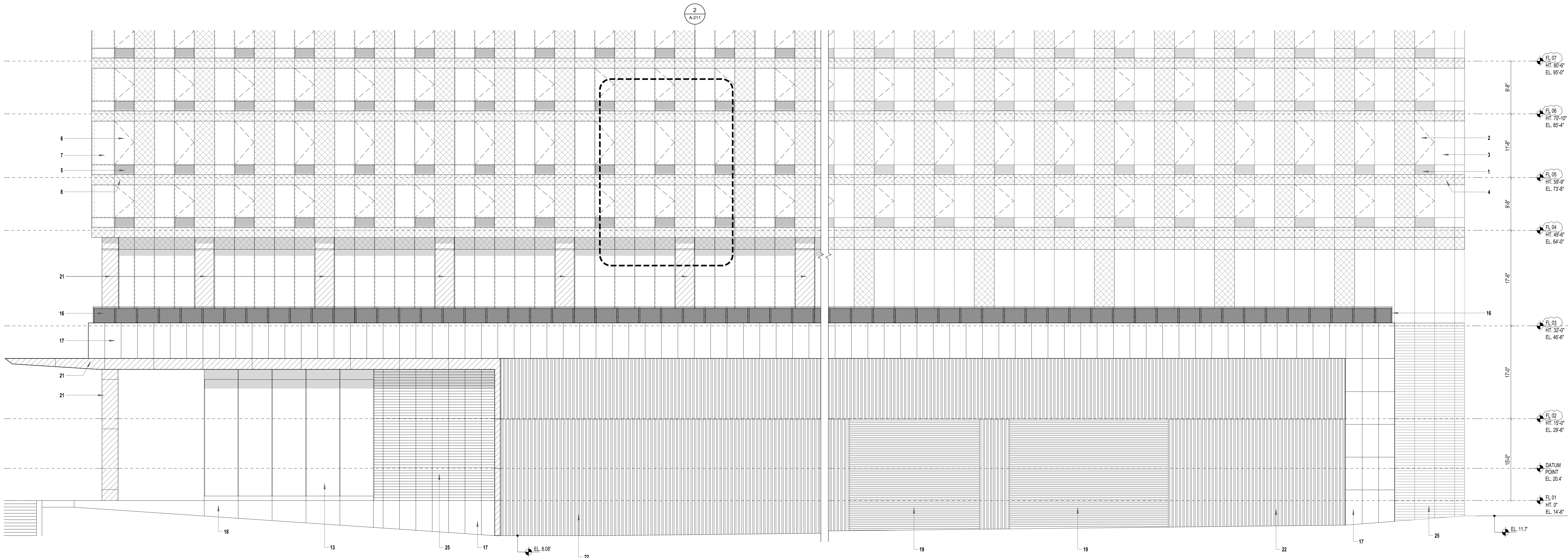
LANDSCAPE ARCHITECT
MIELLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077

KEY NOTES

1. [MTL-1]: PAINTED METAL PTAC LOUVER - MEDIUM GREY
2. [GL-1]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS - DARK SILVER BLUE
3. [GL-1]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS - DARK SILVER BLUE
4. [GL-1A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS - DARK SILVER BLUE
5. [MTL-2]: PAINTED METAL PTAC LOUVER - SILVER
6. [GL-2]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS - LIGHT SILVER BLUE
7. [GL-2]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS - LIGHT SILVER BLUE
8. [GL-2A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS - LIGHT SILVER BLUE
9. [MTL-2]: PAINTED METAL PTAC LOUVER
10. [GL-3]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS
11. [GL-3]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS
12. [GL-3A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS
13. [GL-3]: PAINTED ALUMINUM FRAMED STOREFRONT W/ INSULATED GLASS
14. [MTL-3]: PAINTED METAL LOUVER - PARKING
15. [BR-1]: GREY BRICK
16. METAL GUARDRAIL WITH METAL NETTING / INFILL
17. [ST-1]: STONE PANEL - POLISHED GREY
18. METAL PANEL @ L1
19. COILING LOADING / PARKING DOOR
20. [MTL-3]: PAINTED ALUMINUM WINDOW FRAME
21. [MTL-3]: METAL PANEL COLUMN COVER / CANOPY
22. [MTL-4]: DECORATIVE METAL SCREEN @ BOH
23. VERTICAL LIGHT STRIP INTEGRATED IN WINDOW SYSTEM
24. [MTL-3]: MECH LOUVER @ STOREFRONT
25. [MTL-5]: DECORATIVE PERFORATED METAL - PAINTED
26. [MTL-3 + GL-3]: PAINTED METAL FINS IN FRONT OF GLASS

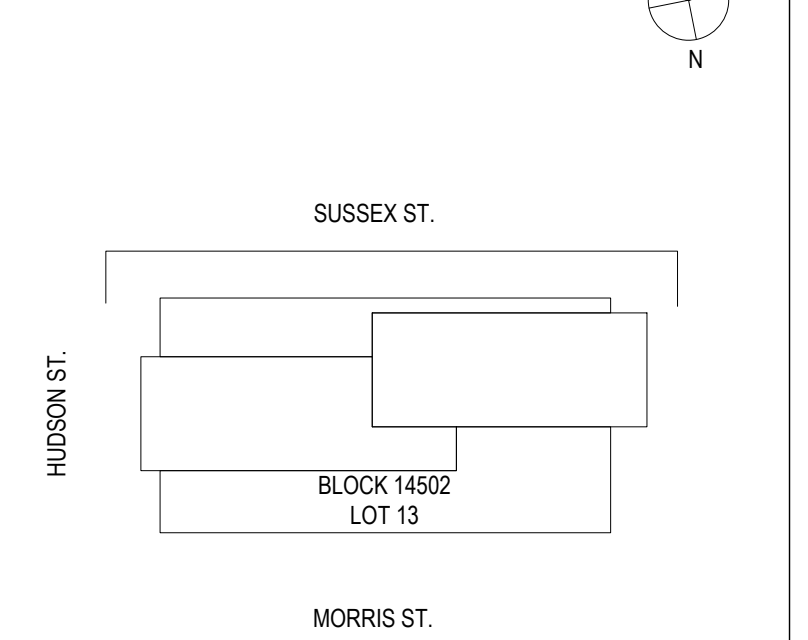
GENERAL NOTES

1. REFER TO SHEET A-212 FOR ALL MATERIAL REFERENCES



NO.	DATE	REVISION
05/02/2022	05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
07/01/2022	07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
08/09/2022	08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
08/28/2022	08/28/2022	ISSUED FOR NUDEP PERMITTING
09/09/2022	09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN

KEY PLAN

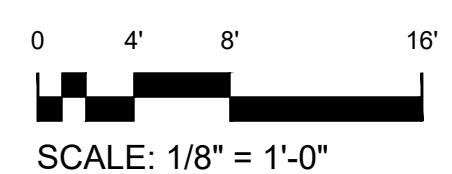


SCALE: 1/8" = 1'-0"
PROJECT NO.: 1252
SEAL & SIGNATURE

DRAWING TITLE:
ENLARGED PODIUM
ELEVATIONS

DRAWING NO.:

A-205



1 ENLARGED ELEVATION - NORTH PODIUM
SCALE: 1/8" = 1'-0"

50 HUDSON

50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 6th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

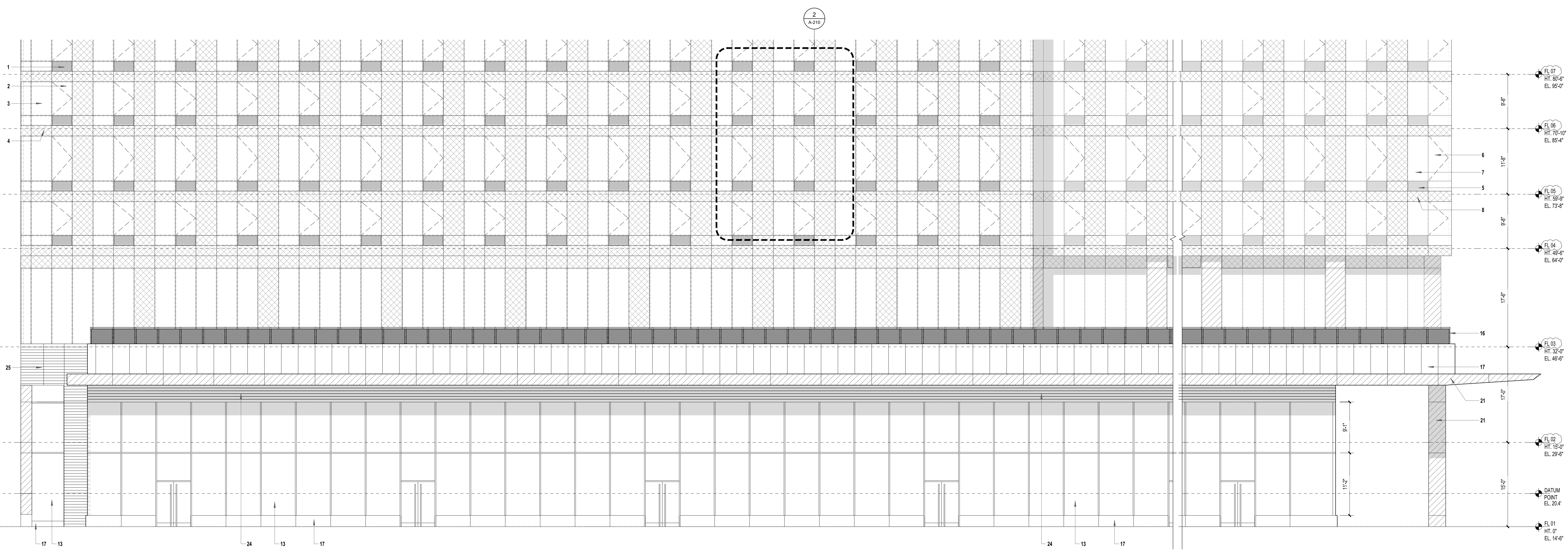
LANDSCAPE ARCHITECT
MIELLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077

KEY NOTES

1. [MTL-1]: PAINTED METAL PTAC LOUVER - MEDIUM GREY
2. [GL-1]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS - DARK SILVER BLUE
3. [GL-1]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS - DARK SILVER BLUE
4. [GL-1A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS - DARK SILVER BLUE
5. [MTL-2]: PAINTED METAL PTAC LOUVER - SILVER
6. [GL-2]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS - LIGHT SILVER BLUE
7. [GL-2]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS - LIGHT SILVER BLUE
8. [GL-2A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS - LIGHT SILVER BLUE
9. [MTL-2]: PAINTED METAL PTAC LOUVER
10. [GL-3]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS
11. [GL-3]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS
12. [GL-3A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS
13. [GL-3]: PAINTED ALUMINUM FRAMED STOREFRONT W/ INSULATED GLASS
14. [MTL-3]: PAINTED METAL LOUVER - PARKING
15. [BR-1]: GREY BRICK
16. METAL GUARDRAIL WITH METAL NETTING / INFILL
17. [ST-1]: STONE PANEL - POLISHED GREY
18. METAL PANEL @ L1
19. COILING LOADING / PARKING DOOR
20. [MTL-3]: PAINTED ALUMINUM WINDOW FRAME
21. [MTL-3]: METAL PANEL COLUMN COVER / CANOPY
22. [MTL-4]: DECORATIVE METAL SCREEN @ BOH
23. VERTICAL LIGHT STRIP INTEGRATED IN WINDOW SYSTEM
24. [MTL-3]: MECH LOUVER @ STOREFRONT
25. [MTL-5]: DECORATIVE PERFORATED METAL - PAINTED
26. [MTL-3 + GL-3]: PAINTED METAL FINS IN FRONT OF GLASS

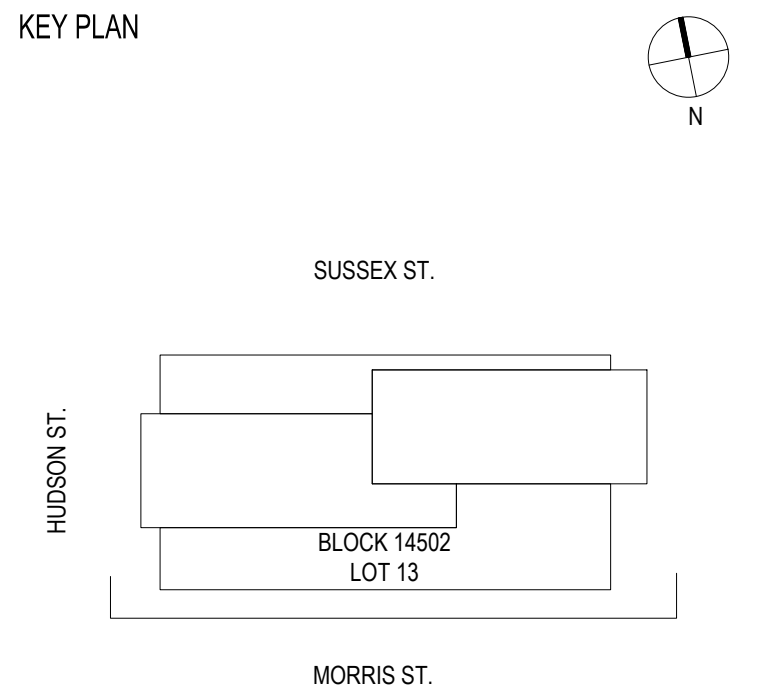
GENERAL NOTES

1. REFER TO SHEET A-212 FOR ALL MATERIAL REFERENCES



NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/28/2022	ISSUED FOR NJDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	

KEY PLAN

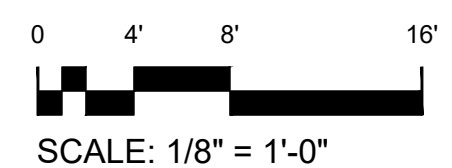


SCALE: 1/8" = 1'-0"
PROJECT NO.: 1252
SEAL & SIGNATURE

DRAWING TITLE:
ENLARGED PODIUM
ELEVATIONS

DRAWING NO.:

A-206



1 ENLARGED ELEVATION - SOUTH PODIUM
SCALE: 1/8" = 1'-0"

50 HUDSON

50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 6th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

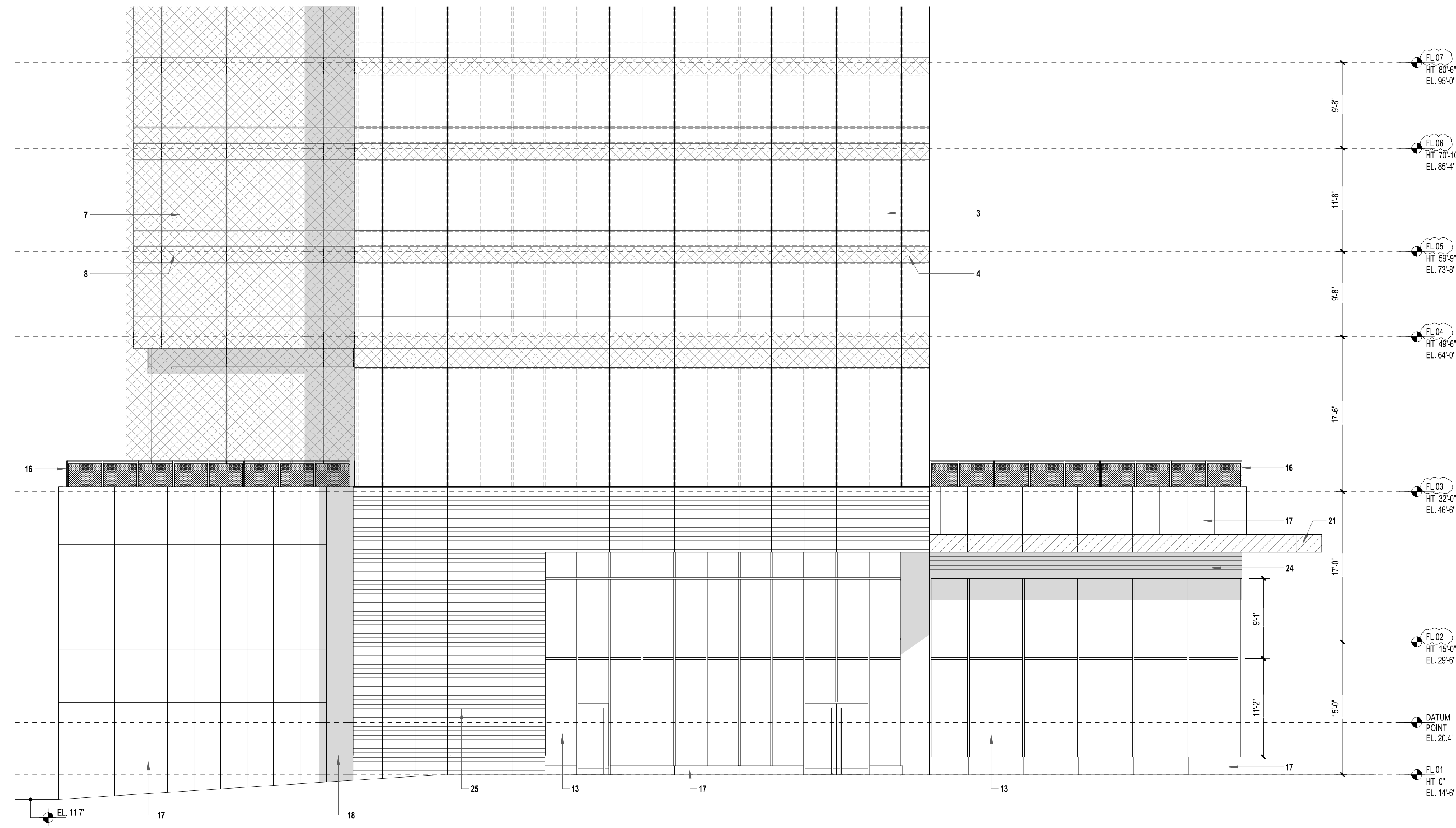
LANDSCAPE ARCHITECT
MIELLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077

KEY NOTES

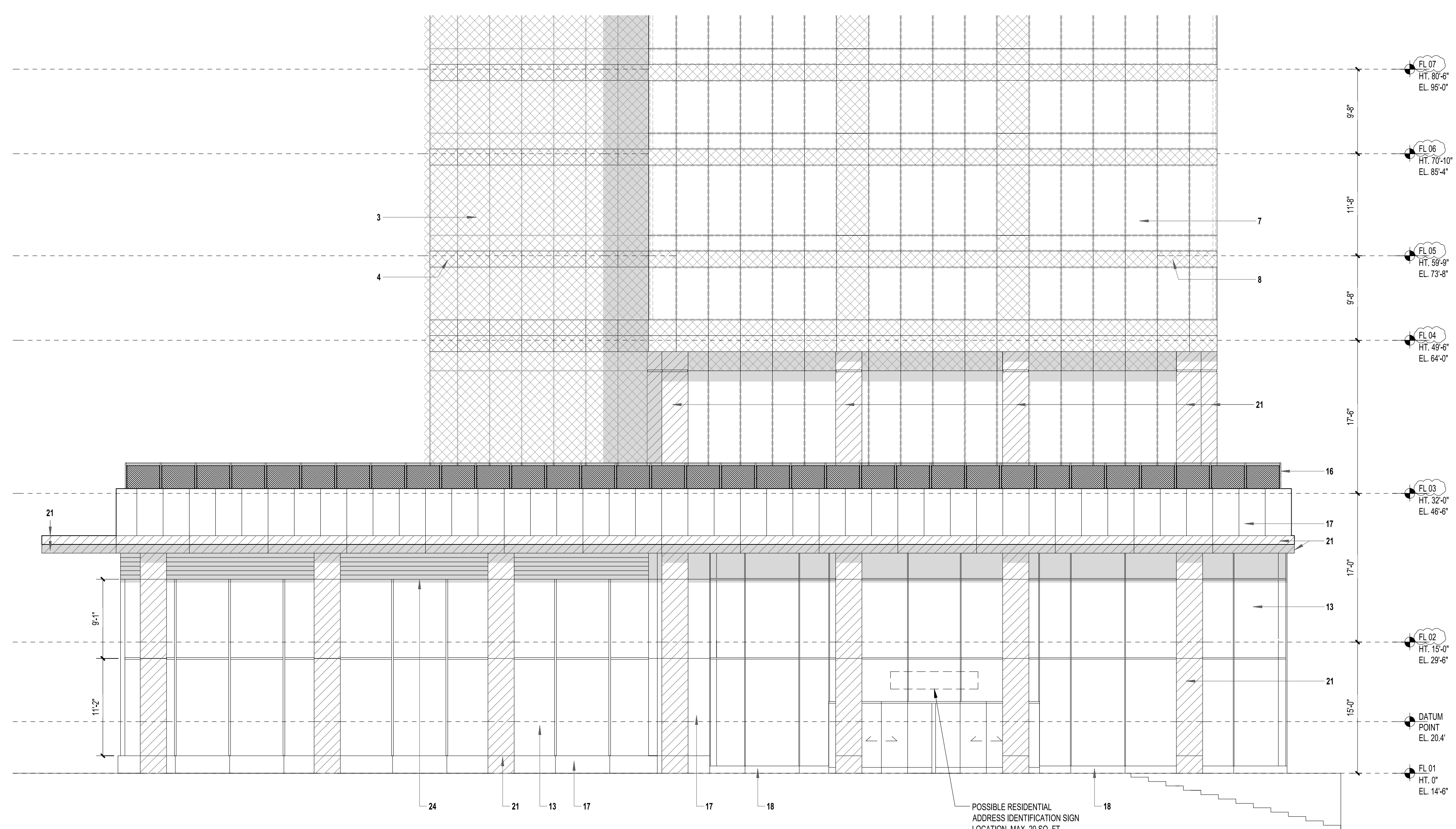
1. [MTL-1]: PAINTED METAL PTAC LOUVER - MEDIUM GREY
2. [GL-1]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS - DARK SILVER BLUE
3. [GL-1]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS - DARK SILVER BLUE
4. [GL-1A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS - DARK SILVER BLUE
5. [MTL-2]: PAINTED METAL PTAC LOUVER - SILVER
6. [GL-2]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS - LIGHT SILVER BLUE
7. [GL-2]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS - LIGHT SILVER BLUE
8. [GL-2A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS - LIGHT SILVER BLUE
9. [MTL-2]: PAINTED METAL PTAC LOUVER
10. [GL-3]: PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS
11. [GL-3]: PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS
12. [GL-3A]: PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS
13. [GL-3]: PAINTED ALUMINUM FRAMED STOREFRONT W/ INSULATED GLASS
14. [MTL-3]: PAINTED METAL LOUVER - PARKING
15. [BR-1]: GREY BRICK
16. METAL GUARDRAIL WITH METAL NETTING / INFILL
17. [ST-1]: STONE PANEL - POLISHED GREY
18. METAL PANEL @ L1
19. COILING LOADING / PARKING DOOR
20. [MTL-3]: PAINTED ALUMINUM WINDOW FRAME
21. [MTL-3]: METAL PANEL COLUMN COVER / CANOPY
22. [MTL-4]: DECORATIVE METAL SCREEN @ BOH
23. VERTICAL LIGHT STRIP INTEGRATED IN WINDOW SYSTEM
24. [MTL-3]: MECH LOUVER @ STOREFRONT
25. [MTL-5]: DECORATIVE PERFORATED METAL - PAINTED
26. [MTL-3] + [GL-3]: PAINTED METAL FINS IN FRONT OF GLASS

GENERAL NOTES

1. REFER TO SHEET A-212 FOR ALL MATERIAL REFERENCES

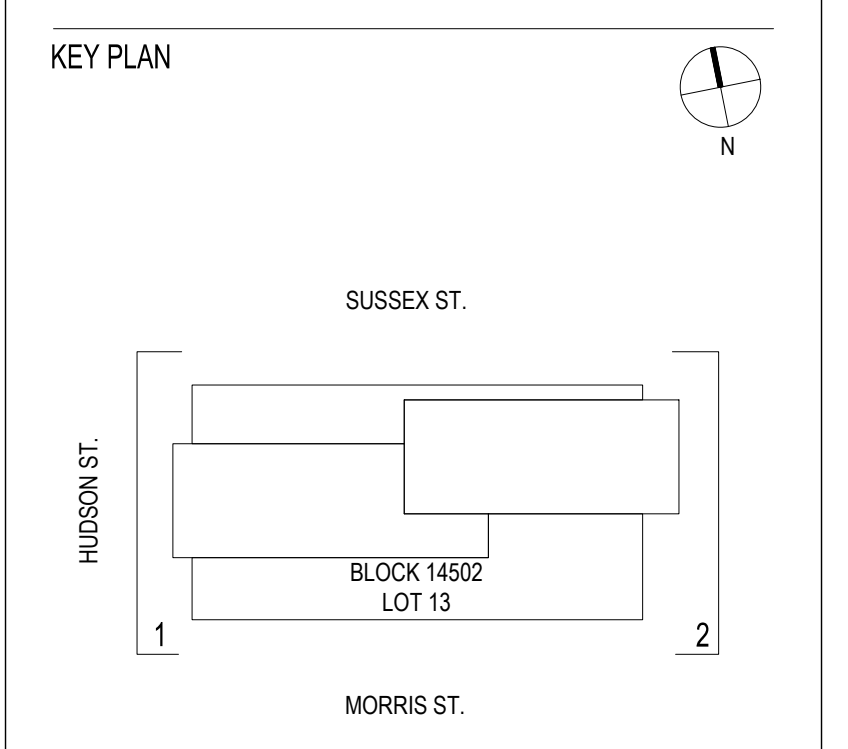


1 ENLARGED ELEVATION - WEST PODIUM
SCALE: 1/8" = 1'-0"



2 ENLARGED ELEVATION - EAST PODIUM
SCALE: 1/8" = 1'-0"

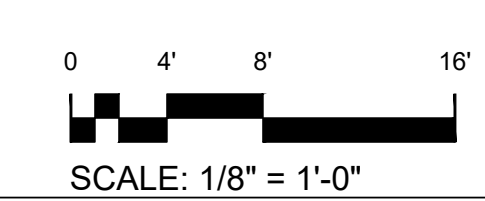
NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/28/2022	ISSUED FOR NUDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	



SCALE: 1/8" = 1'-0"
PROJECT NO.: 1252
SEAL & SIGNATURE

DRAWING TITLE:
ENLARGED PODIUM
ELEVATIONS

DRAWING NO.:
A-207



50 HUDSON

50 HUDSON STREET
JERSEY CITY, NJ 07302

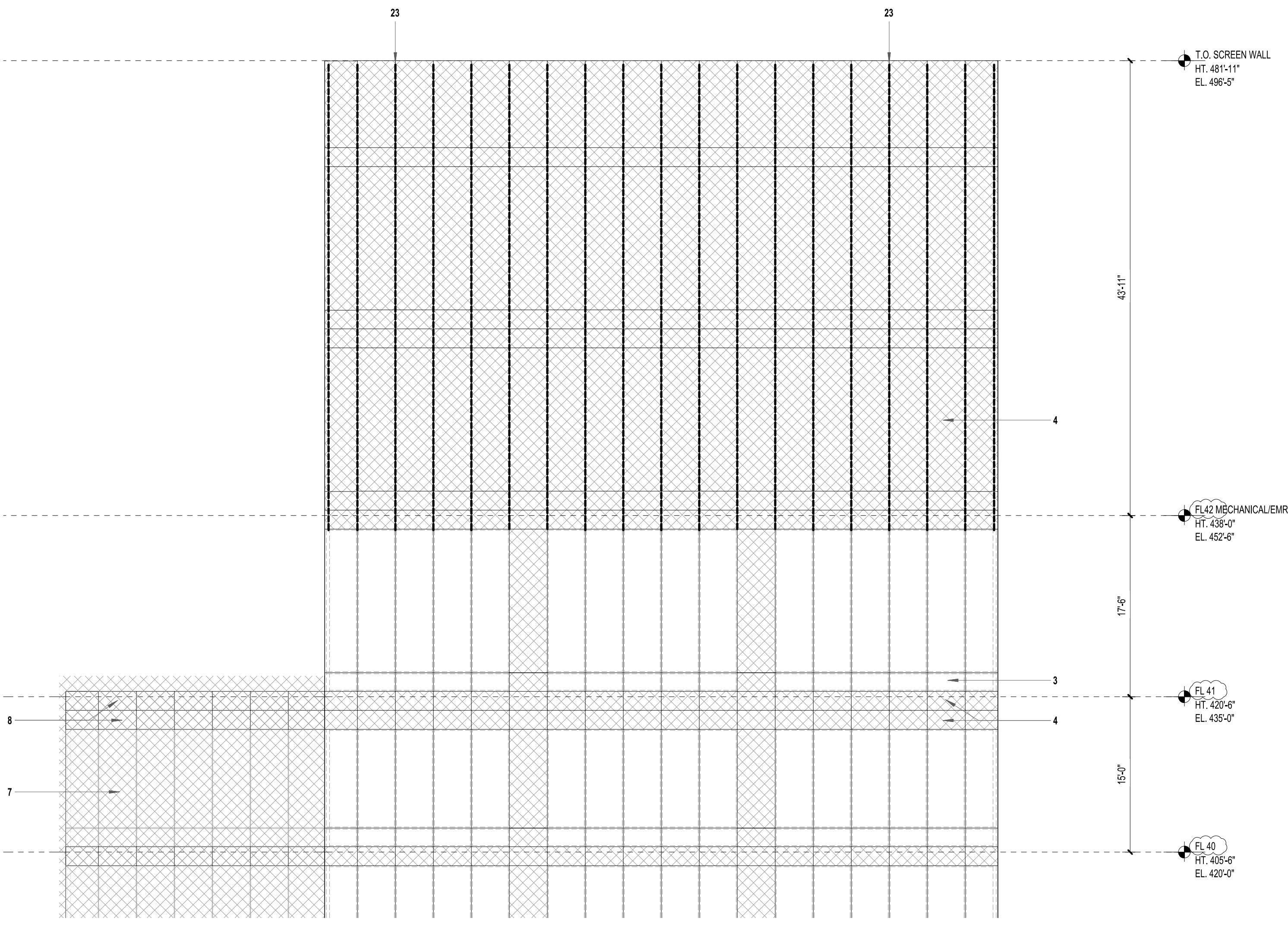
OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 8th Floor
New York, NY 10021
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESIDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

LANDSCAPE ARCHITECT
MELLLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077

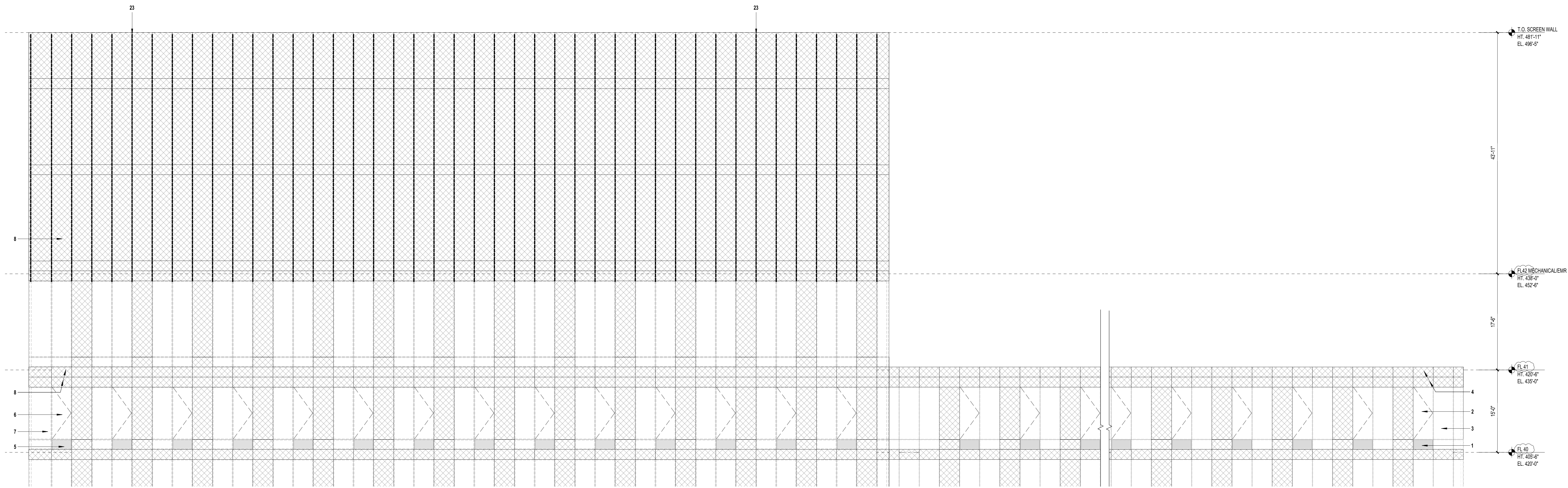
- KEY NOTES**
- [MTL-1] - PAINTED METAL PTAC LOUVER - (MEDIUM GREY)
 - [GL-1] - PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS - DARK SILVER BLUE
 - [GL-1] - PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS - DARK SILVER BLUE
 - [GL-1A] - PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS - DARK SILVER BLUE
 - [MTL-2] - PAINTED METAL PTAC LOUVER - (SILVER)
 - [GL-2] - PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS - (LIGHT SILVER BLUE)
 - [GL-2] - PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS - (LIGHT SILVER BLUE)
 - [GL-2A] - PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS - LIGHT SILVER BLUE
 - [MTL-2] - PAINTED METAL PTAC LOUVER
 - [GL-3] - PAINTED ALUMINUM FRAMED OPERABLE WINDOW W/ INSULATED GLASS
 - [GL-3] - PAINTED ALUMINUM FRAMED FIXED WINDOW W/ INSULATED GLASS
 - [GL-3A] - PAINTED ALUMINUM FRAMED FIXED SPANDREL GLASS
 - [GL-3] - PAINTED ALUMINUM FRAMED STOREFRONT W/ INSULATED GLASS
 - [MTL-3] - PAINTED METAL LOUVER - PARKING
 - [BR-1] - GREY BRICK
 - METAL GUARDRAIL WITH METAL NETTING / INFILL
 - [ST-1] - STONE PANEL - POLISHED GREY
 - METAL PANEL @ L1
 - COILING LOADING / PARKING DOOR
 - [MTL-3] - PAINTED ALUMINUM WINDOW FRAME
 - [MTL-4] - METAL PANEL COLUMN COVER / CANOPY
 - [MTL-4] - DECORATIVE METAL SCREEN @ BOH
 - VERTICAL LIGHT STRIP INTEGRATED IN WINDOW SYSTEM
 - [MTL-5] - MECH LOUVER @ STOREFRONT
 - [MTL-5] - DECORATIVE PERFORATED METAL - PAINTED
 - [MTL-5 + GL-3] - PAINTED METAL FINS IN FRONT OF GLASS
- GENERAL NOTES**
- REFER TO SHEET A-212 FOR ALL MATERIAL REFERENCES.



1 ENLARGED ELEVATION - EAST CROWN
SCALE: 1/8" = 1'-0"

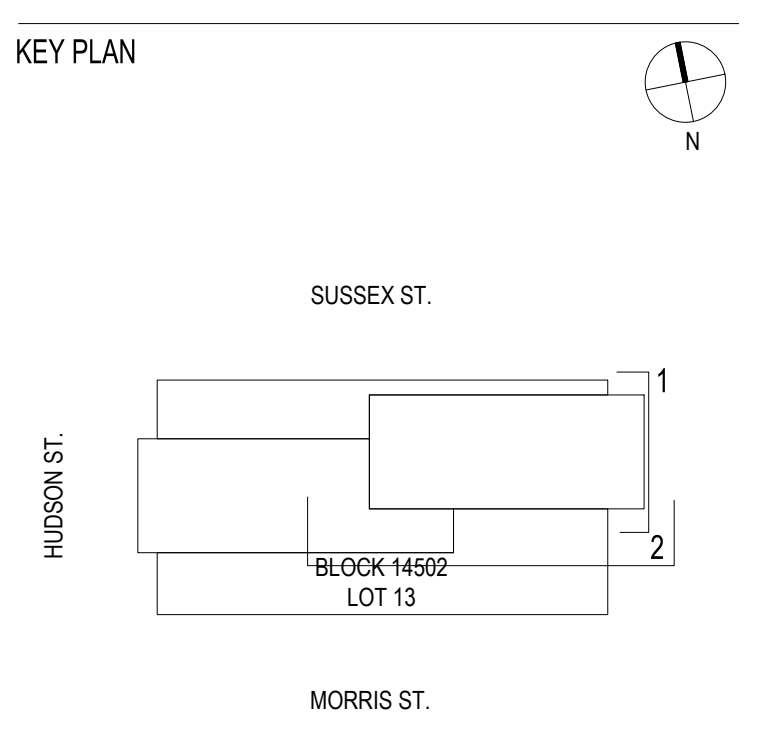


3 CROWN RENDERING
N.T.S.



2 ENLARGED ELEVATION - NORTH CROWN
SCALE: 1/8" = 1'-0"

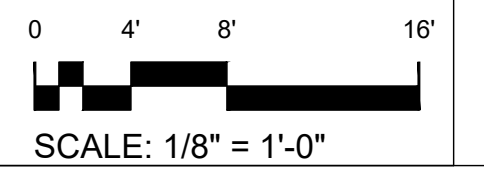
NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/26/2022	ISSUED FOR NJDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	



SCALE: 1/8" = 1'-0"
PROJECT NO.: 1252
SEAL & SIGNATURE

DRAWING TITLE:
ENLARGED CROWN ELEVATIONS

DRAWING NO.:
A-208



50 HUDSON

50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER

50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT

HANDEL ARCHITECTS, LLP
120 Broadway, 6th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER

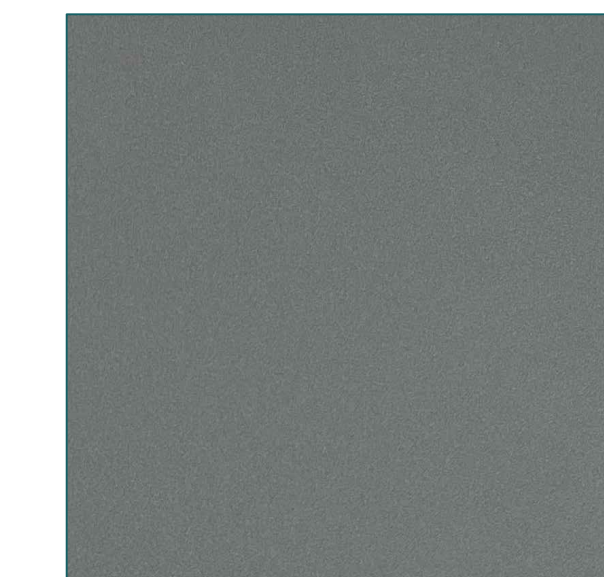
DRESDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

LANDSCAPE ARCHITECT

MIELLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077



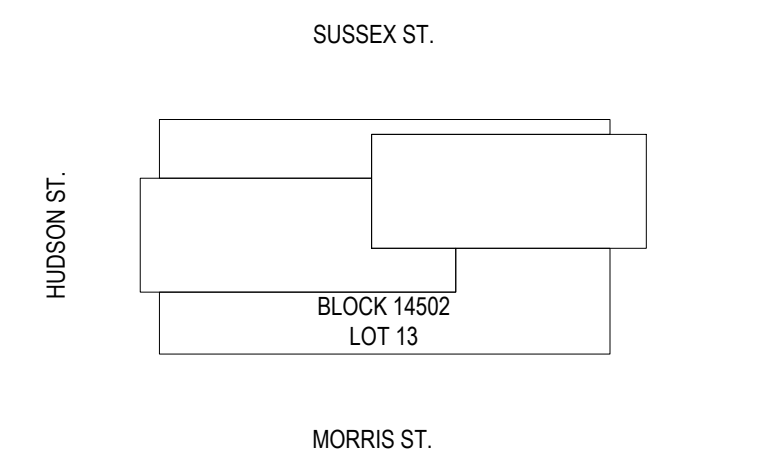
[GL-1] VISION GLASS, INSULATED, DARK SILVER BLUE



[MTL-1] PAINTED METAL, MEDIUM GREY

NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/28/2022	ISSUED FOR NJDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	

KEY PLAN

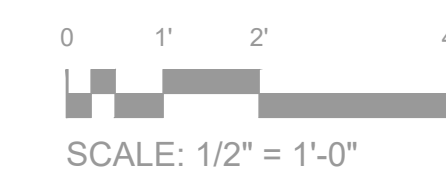


SCALE: 1/2" = 1'-0"
PROJECT NO.: 1252
SEAL & SIGNATURE

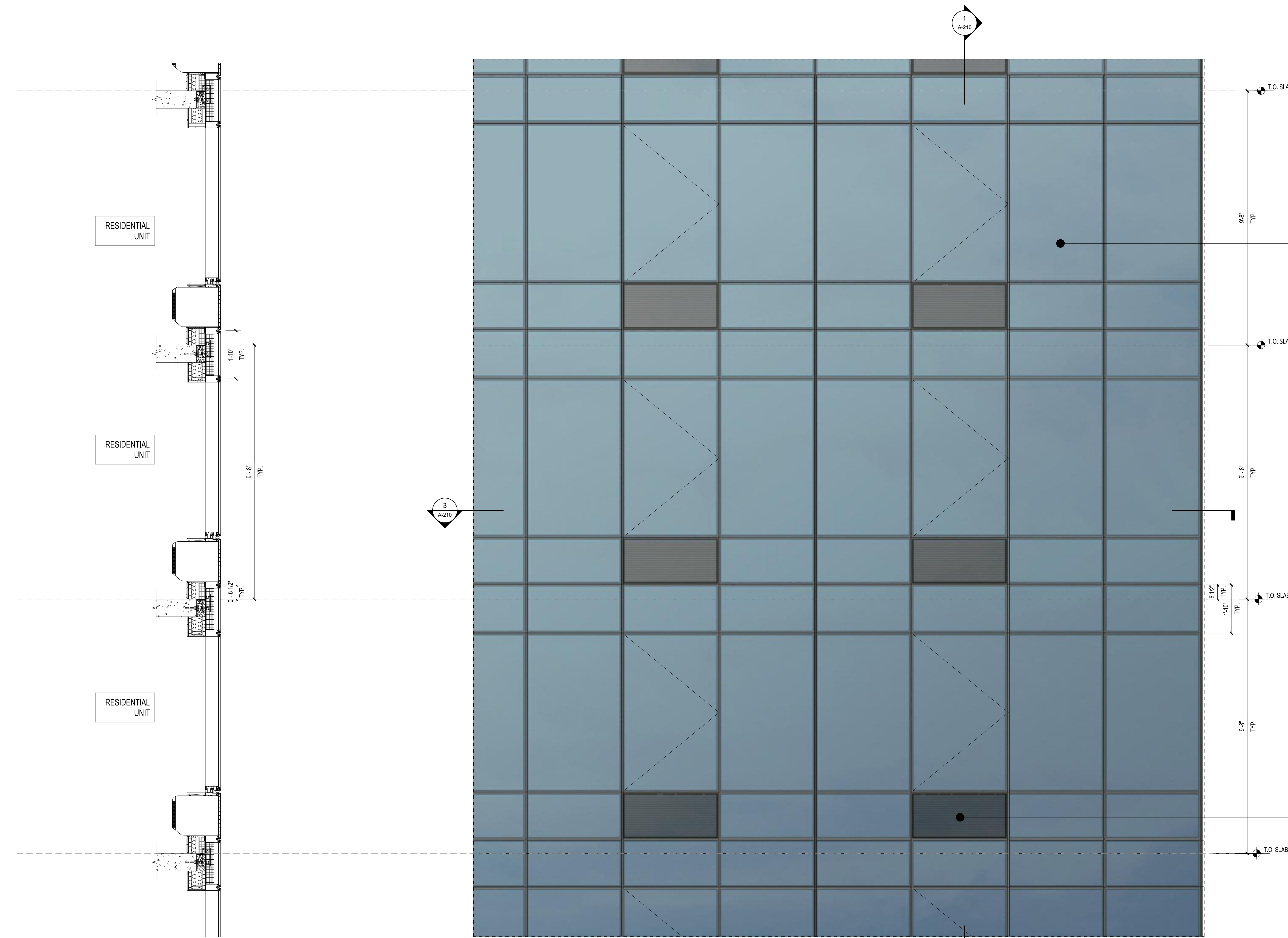
DRAWING TITLE:
EXTERIOR WALL TYPE

DRAWING NO.:

A-210

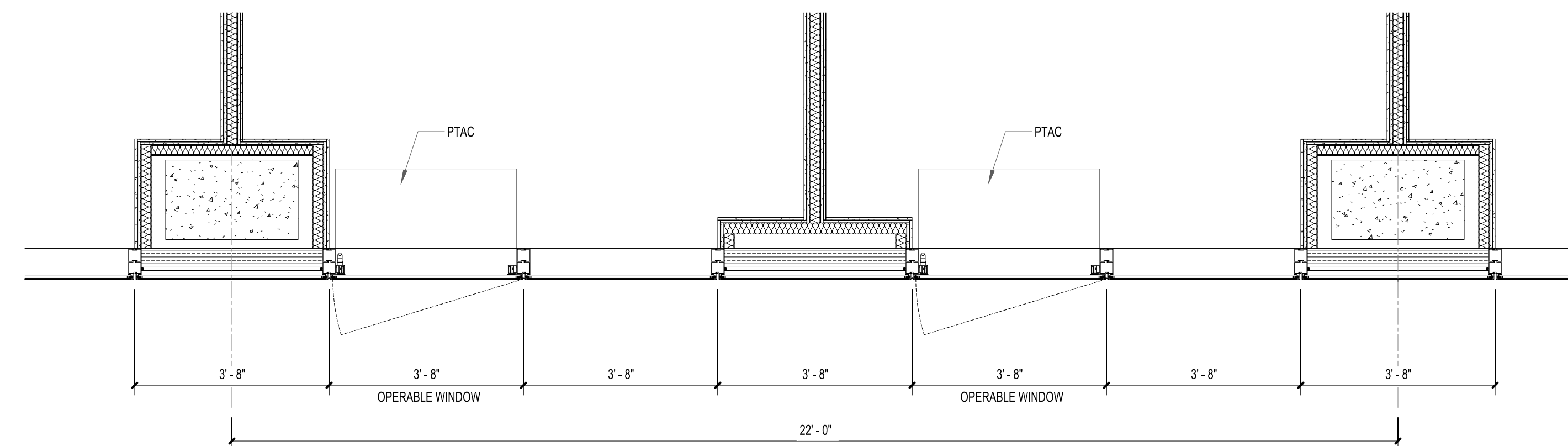


SCALE: 1/2" = 1'-0"



1 EXTERIOR WALL - SECTION - GL-1
SCALE: 1/2" = 1'-0"

2 EXTERIOR WALL - ELEVATION - GL-1
SCALE: 1/2" = 1'-0"



3 EXTERIOR WALL - PLAN - GL-1
SCALE: 1/2" = 1'-0"

50 HUDSON

50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

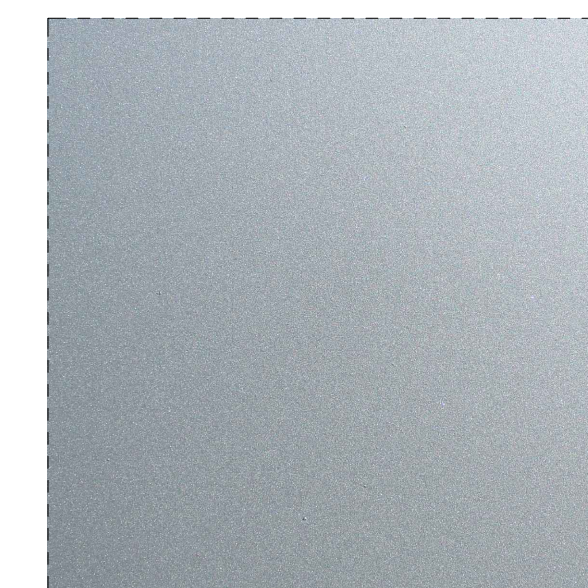
DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 8th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

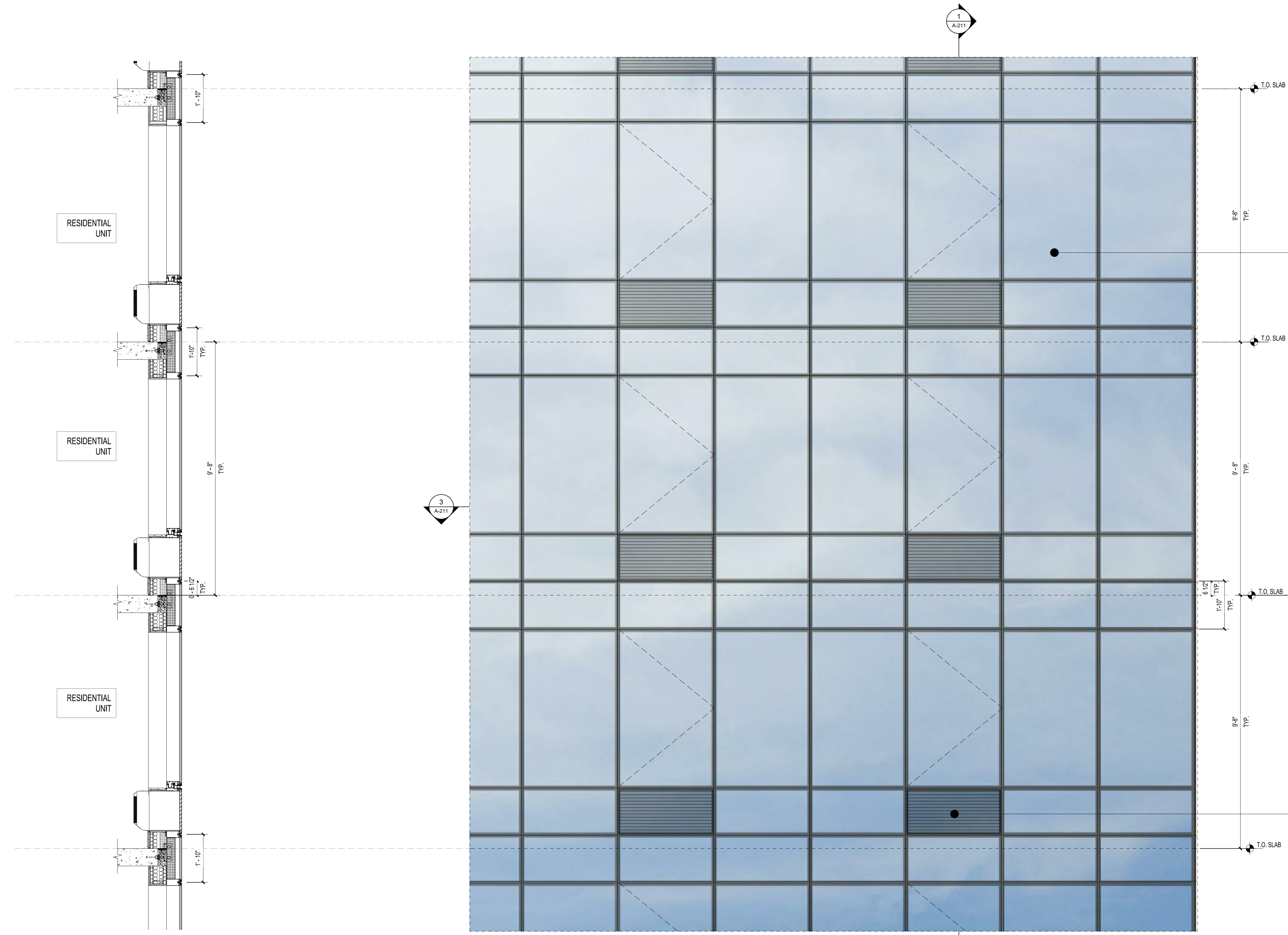
LANDSCAPE ARCHITECT
MELLLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077



[GL-2] VISION GLASS, INSULATED, LIGHT SILVER BLUE

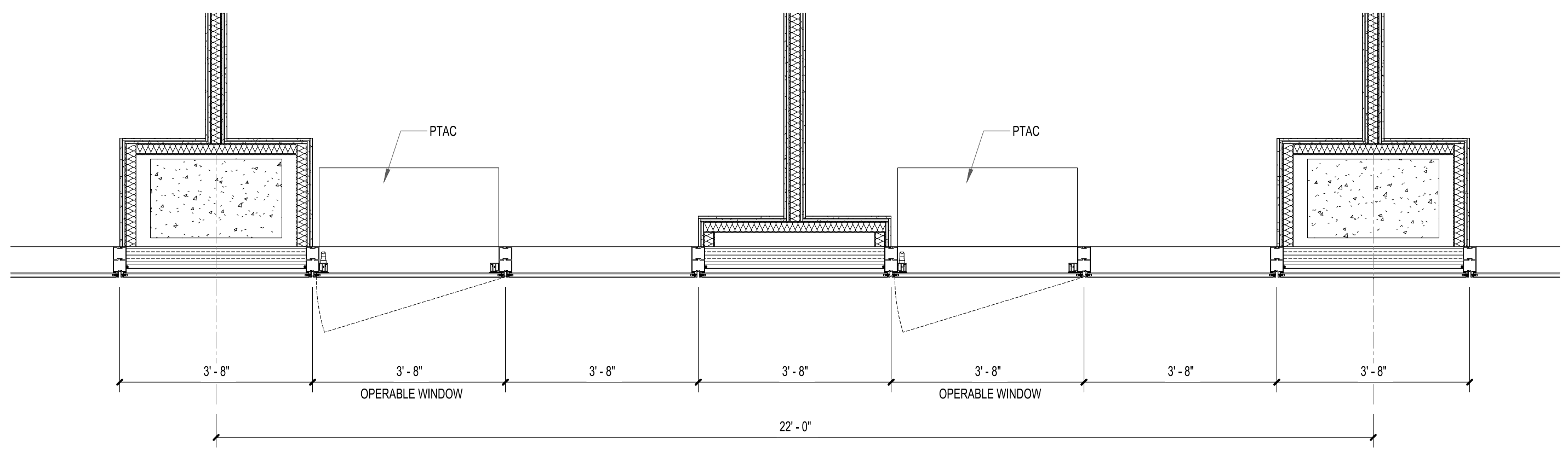


[MTL-2] PAINTED METAL, SILVER



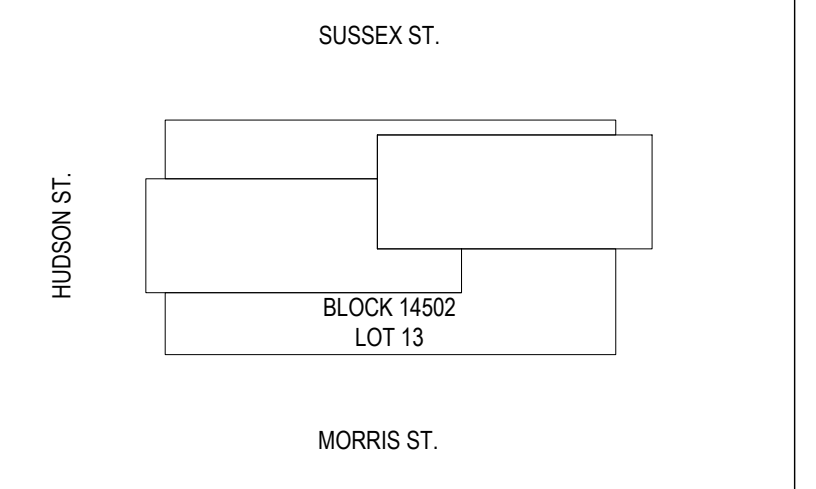
1 EXTERIOR WALL TYPE - SECTION - GL - 2
SCALE: 1/2" = 1'-0"

2 EXTERIOR WALL TYPE - ELEVATION - GL - 2
SCALE: 1/2" = 1'-0"



3 EXTERIOR WALL TYPE - PLAN - GL - 2
SCALE: 1/2" = 1'-0"

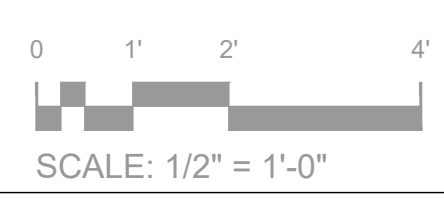
NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/26/2022	ISSUED FOR NJDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	



SCALE: 1/2" = 1'-0"
PROJECT NO.: 1252
SEAL & SIGNATURE

DRAWING TITLE:
EXTERIOR WALL TYPE

DRAWING NO.:
A-211



50 HUDSON

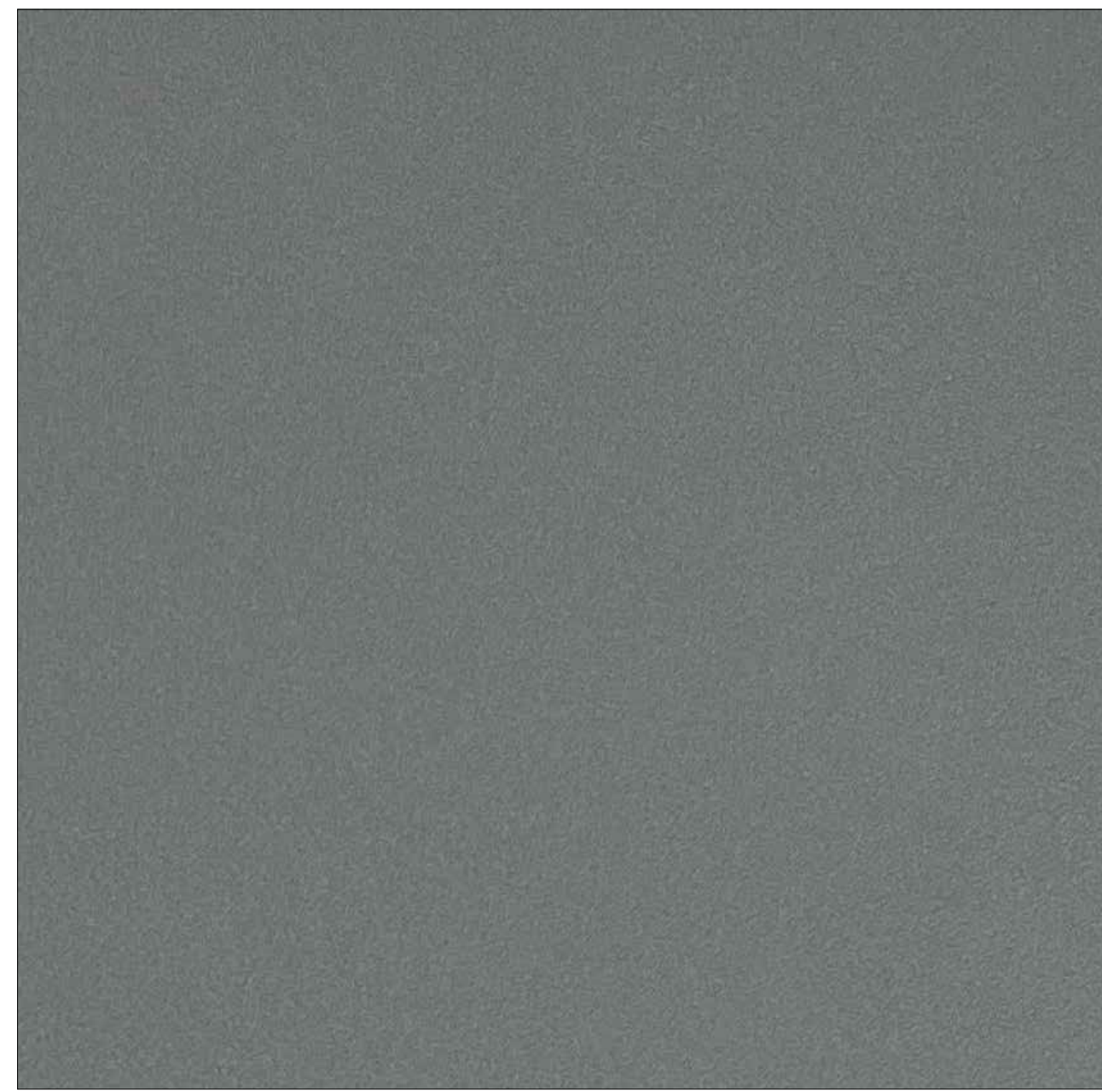
50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 6th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

LANDSCAPE ARCHITECT
MIELLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077



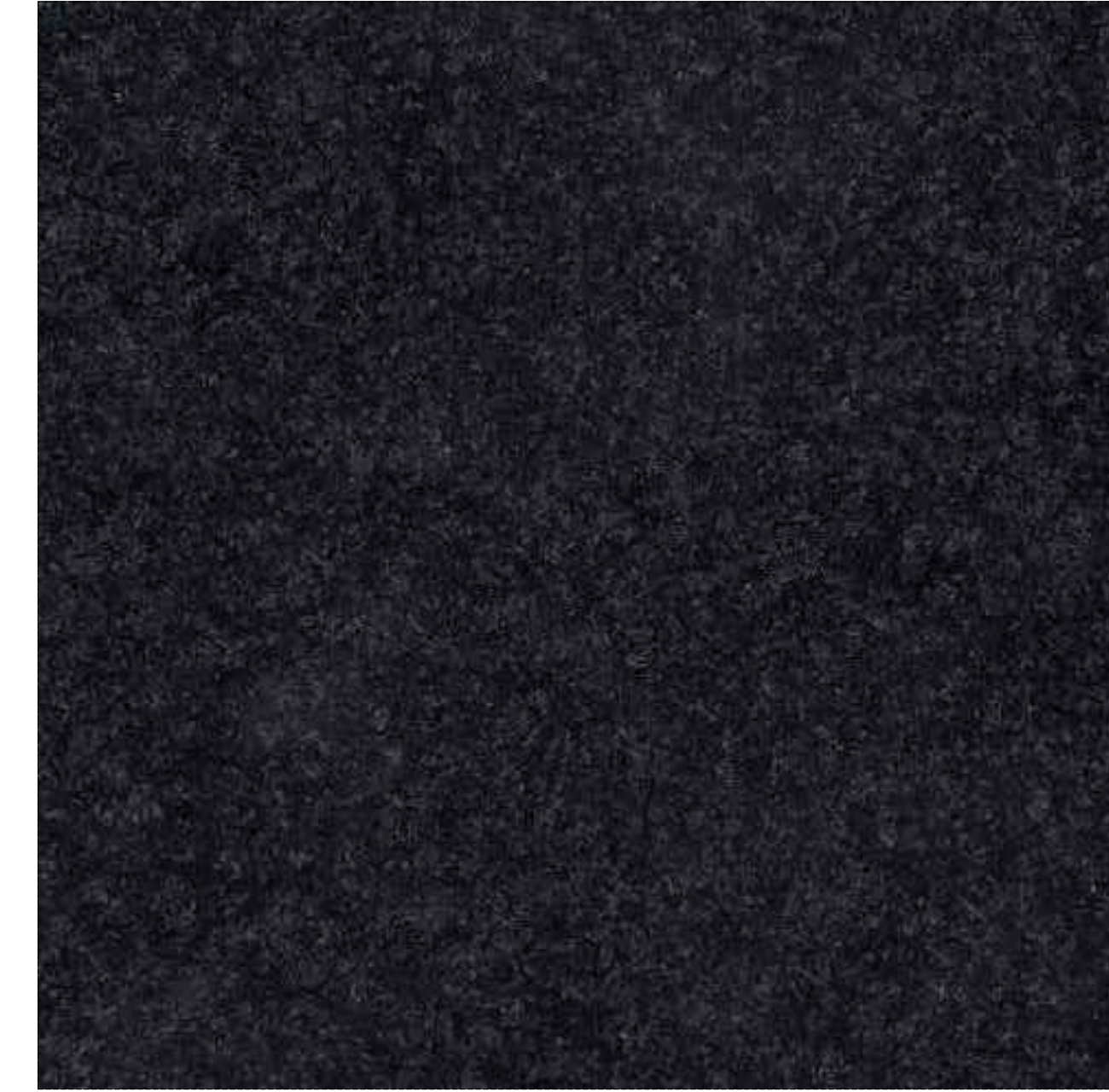
[MTL-1] PAINTED METAL
COLOR: MEDIUM GREY
LOCATION: PTAC LOUVER



[MTL-2] PAINTED METAL, SILVER
COLOR: SILVER
LOCATION: PTAC LOUVER



[MTL-3] PAINTED METAL
COLOR: LIGHT GREY
LOCATION: PARKING LOT LOUVER, WINDOW FRAME, COLUMN COVER, CANOPY, MECHANICAL LOUVER AT STOREFRONT, METAL FINIS



[ST-1] STONE PANEL - GRANITE
COLOR: POLISHED GREY
LOCATION: GROUND FLOOR EXTERIOR BASE



[GL-1] VISION GLASS, INSULATED
COLOR: DARK SILVER BLUE
LOCATION: TOWER



[GL-2] VISION GLASS, INSULATED
COLOR: LIGHT SILVER BLUE
LOCATION: TOWER

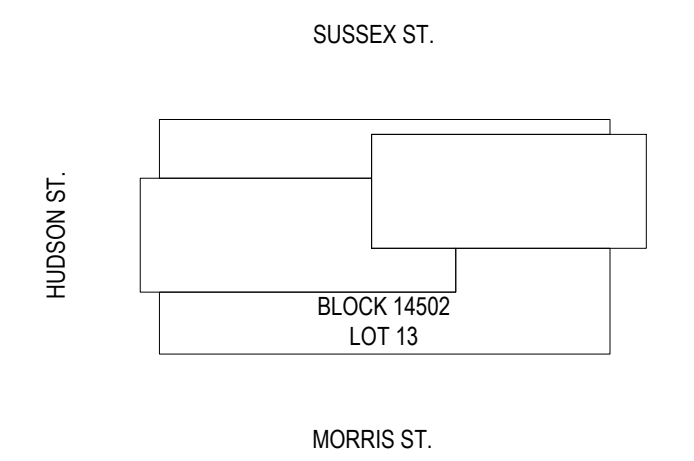


[GL-3] VISION GLASS, INSULATED
COLOR: CLEAR GLASS
LOCATION: STOREFRONT

***SUBJECT TO FINAL SELECTION. MATERIAL MAY BE SUBSTITUTED WITH EQUIVALENT.**

NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/28/2022	ISSUED FOR NJDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	

KEY PLAN 



SCALE: 1/8" = 1'-0"
PROJECT NO.: 1252
SEAL & SIGNATURE

DRAWING TITLE:
MATERIAL BOARD

DRAWING NO.: **A-212**

50 HUDSON

50 HUDSON STREET
JERSEY CITY, NJ 07302

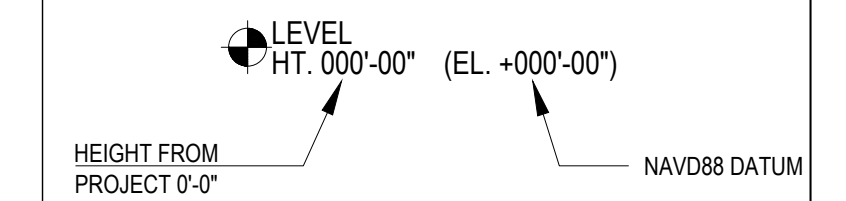
OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 6th Floor
New York, NY 10021
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

LANDSCAPE ARCHITECT
MILLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077

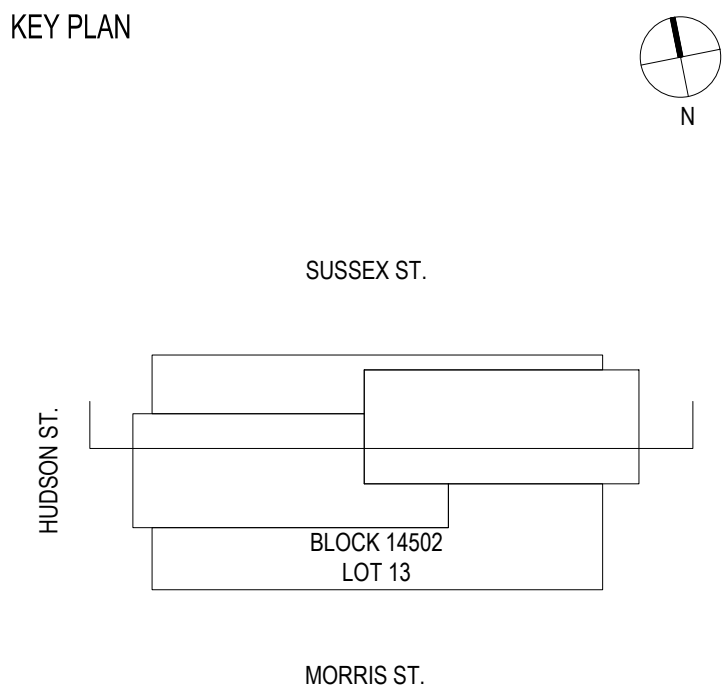
LEGEND



- GENERAL NOTES
1. THE DATUM POINT IS THE AVERAGE FINISHED GRADE LEVEL AT THE INTERSECTION OF SUSSEX STREET AND GREENE STREET ESTABLISH AT 21.5 FEET ABOVE SEA LEVEL, EQUIVALENT TO ELEVATION 20' NAVD88, PER V.A.11 IN THE CO-GATE REDEVELOPMENT PLAN

NO.	DATE	REVISION
05/02/2022	05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
07/01/2022	07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
08/09/2022	08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
08/28/2022	08/28/2022	ISSUED FOR NUDEP PERMITTING
09/09/2022	09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN

KEY PLAN

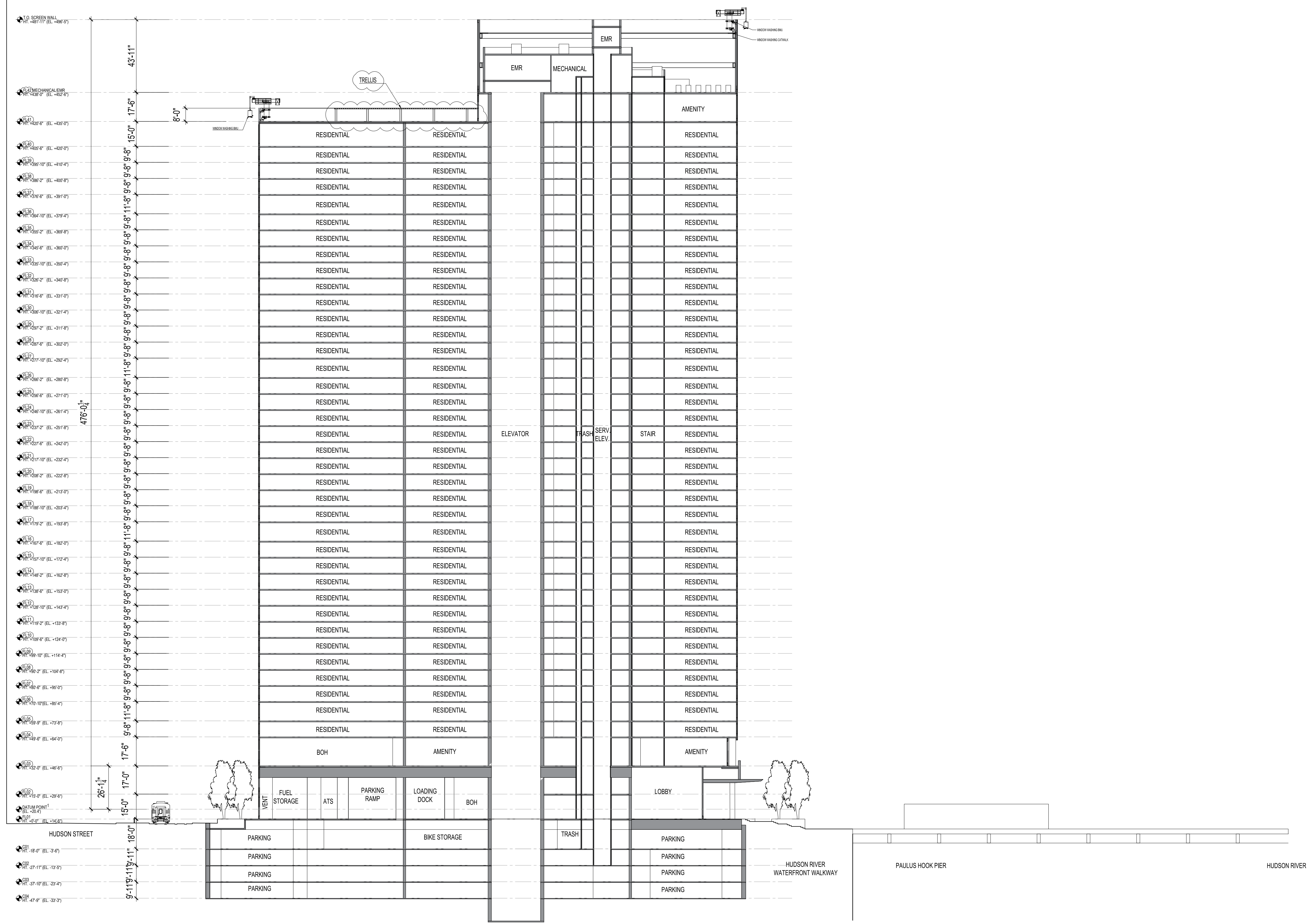
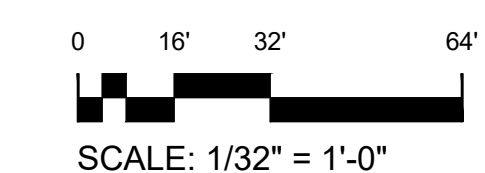


SCALE 1/32" = 1'-0"
PROJECT NO: 1252
SEAL & SIGNATURE

DRAWING TITLE:
SECTION EAST - WEST

DRAWING NO:

A-301



1 SECTION EAST - WEST
SCALE: 1/32" = 1'-0"

50 HUDSON

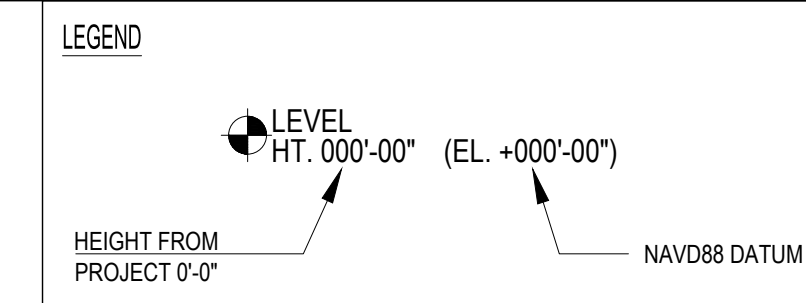
50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 6th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

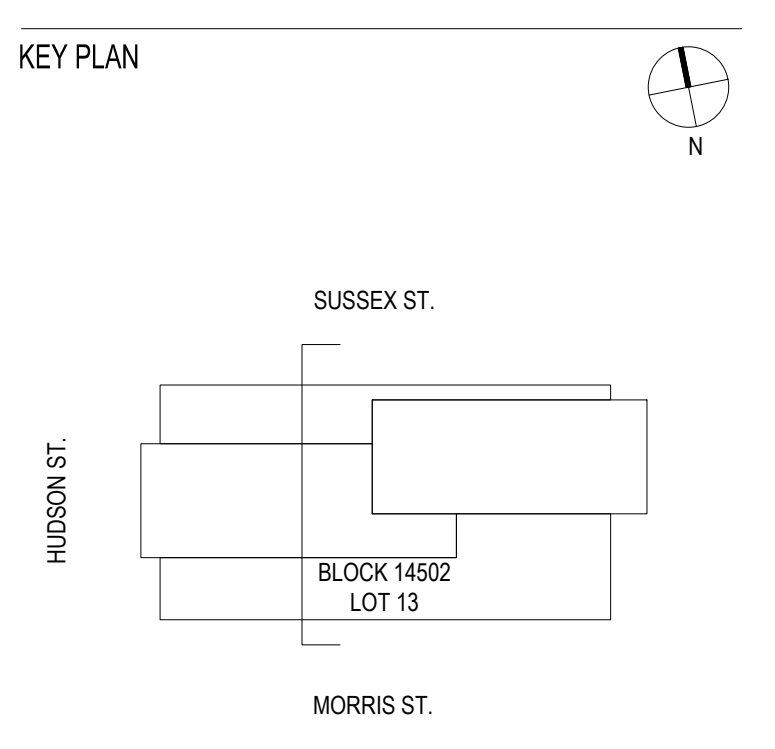
CIVIL ENGINEER
DRESNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

LANDSCAPE ARCHITECT
MILLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077



GENERAL NOTES
1. THE DATUM POINT IS THE AVERAGE FINISHED GRADE LEVEL AT THE INTERSECTION OF SUSSEX STREET AND GREENE STREET ESTABLISH AT 21.5 FEET ABOVE SEA LEVEL, EQUIVALENT TO ELEVATION 20.4 NAVD88, PER V.A.11 IN THE COLGATE REDEVELOPMENT PLAN

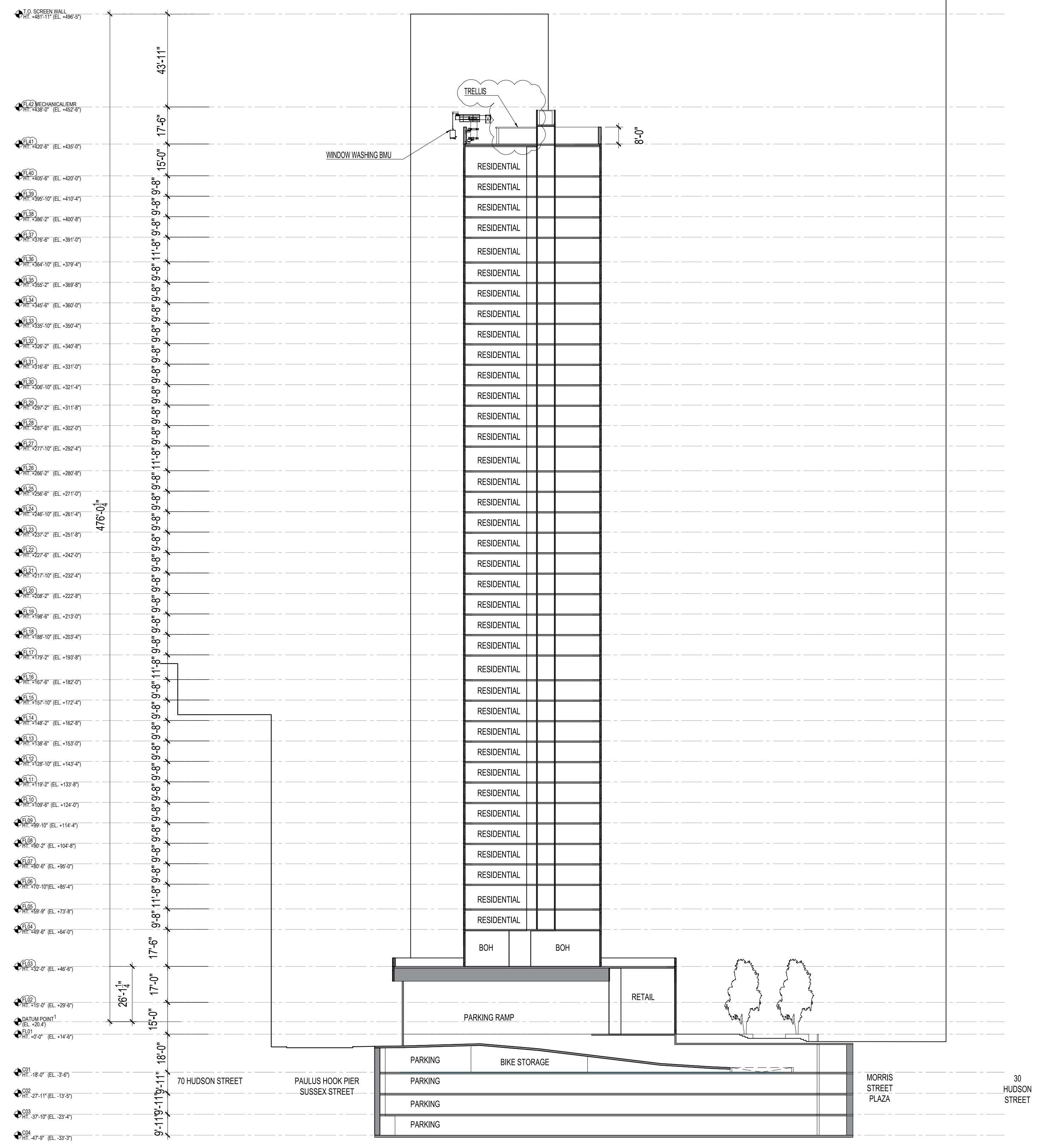
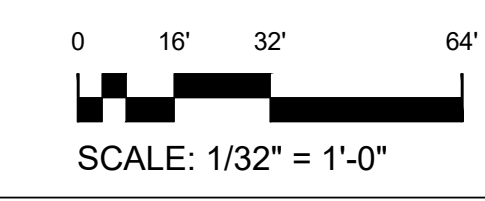
NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/28/2022	ISSUED FOR NUDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	



SCALE 1/32" = 1'-0"
PROJECT NO: 1252
SEAL & SIGNATURE

DRAWING TITLE:
SECTION
NORTH-SOUTH

DRAWING NO:
A-302



1 SECTION NORTH-SOUTH
SCALE: 1/32" = 1'-0"

50 HUDSON

50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 8th floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

LANDSCAPE ARCHITECT
MIELLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077

GENERAL NOTES
1. REFER TO SHEET A-212 FOR ALL MATERIAL REFERENCES.

VISUAL IMPACT

IN REGARDS TO VISUAL IMPACT, THERE ARE TWO ITEMS THAT ARE TO BE ADDRESSED FROM THE COLGATE REDEVELOPMENT PLAN:

1. THE REDEVELOPMENT PLAN OBJECTIVES STATES THAT RENEWAL ACTIVITIES WILL BE UNDERTAKEN IN CONFORMITY WITH, AND WILL BE DESIGNED TO MEET THE FOLLOWING OBJECTIVE OF THIS REDEVELOPMENT PLAN:
PRESERVATION, AND WHERE NECESSARY, RE-ESTABLISHMENT OF VIEW CORRIDORS CREATED BY PUBLIC STREETS TO ACCENTUATE VIEWS OF LOWER MANHATTAN, THE STATUE OF LIBERTY, ELLIS ISLAND AND LIBERTY STATE PARK (SECTION I.I.M).
2. THE URBAN DESIGN OBJECTIVES AND GUIDELINES HAS THE FOLLOWING BUILDING DESIGN OBJECTIVE FOR NEW CONSTRUCTION:
VIEW CORRIDORS ALONG THE EXISTING STREET NETWORK SHALL BE CONSIDERED SO AS TO RESTORE AND PRESERVE, TO THE MAXIMUM EXTENT FEASIBLE, SIGHT-LINES OF THE LOWER MANHATTAN SKYLINE, STATUE OF LIBERTY, ELLIS ISLAND AND LIBERTY STATE PARK (SECTION V.A.4).

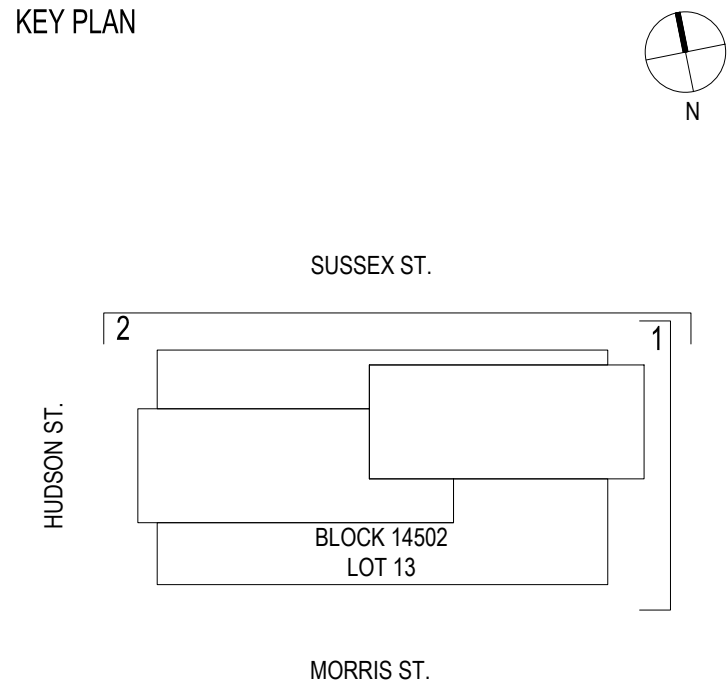
THE PROPOSED NEW CONSTRUCTION IS IN CONFORMANCE WITH THE ABOVE TWO OBJECTIVES. THE PROPOSED BUILDING IS ABIDING BY ALL SETBACK AND STEPBACK RULES AND THEREFORE MAINTAINS VIEW CORRIDORS ALONG EXISTING STREET NETWORKS AS WELL AS RELEVANT VIEWS/SITE-LINES NOTED ABOVE.

IN ADDITION TO COMPLYING WITH THE ABOVE, THE DESIGN OF THE PROPOSED CONSTRUCTION WILL ENHANCE THE URBAN DESIGN OF THE NEIGHBORHOOD, THROUGH THE FOLLOWING FEATURES:

- THE BUILDING IS ORIENTED PERPENDICULAR TO THE HUDSON RIVER TO MAXIMIZE VIEWS TO MANHATTAN THROUGH EXISTING STREET CORRIDORS.
- 50 HUDSON IS LOCATED ON THE NORTH SIDE OF THE PROPERTY WHILE 55 HUDSON IS LOCATED ON THE SOUTH SIDE OF THIS SITE IN ORDER TO ALLOW MORE SKY, VIEW AND SUNLIGHT TO PENETRATE TO THE SURROUNDING STREETS.
- SIMILARLY THE INDIVIDUAL BUILDING TOWERS OF 50 AND 55 HUDSON ARE BROKEN UP INTO TWO COMPONENTS TO REDUCE THE VISUAL IMPACT OF THEIR LENGTH AND STEP DOWN IN HEIGHT TO THE WATERFRONT.
- THE NEW APPROXIMATELY 67'-6" WIDE PLAZA TO THE SOUTH OF THE BUILDING, EXPANDS THE VIEW CORRIDOR TO THE WATERFRONT AND MANHATTAN AND ENLIVEN THE PEDESTRIAN EXPERIENCE WITH PROPOSED ACTIVE STOREFRONTS. THE PLAZA WRAPS AROUND ON THE EAST SIDE, PROVIDING SOCIAL STEPPED SEATING ALONG THE WATERFRONT.
- THE PUBLIC CAN FLOW THROUGH THE LANDSCAPED PLAZA ON THE EAST SIDE OF THE BUILDING, ENHANCING THE EXISTING PATH ON THE HUDSON RIVERFRONT WALKWAY.
- ACCESS TO THE HUDSON RIVERFRONT WALKWAY HAS BEEN MAINTAINED FROM SUSSEX STREET AND MORRIS STREET, WITH ADDITIONAL POINTS OF ENTRY FROM THE NEW LANDSCAPED PLAZA.
- ALL LOADING IS INTERIOR TO THE BUILDING.

NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/26/2022	ISSUED FOR NJDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	

KEY PLAN

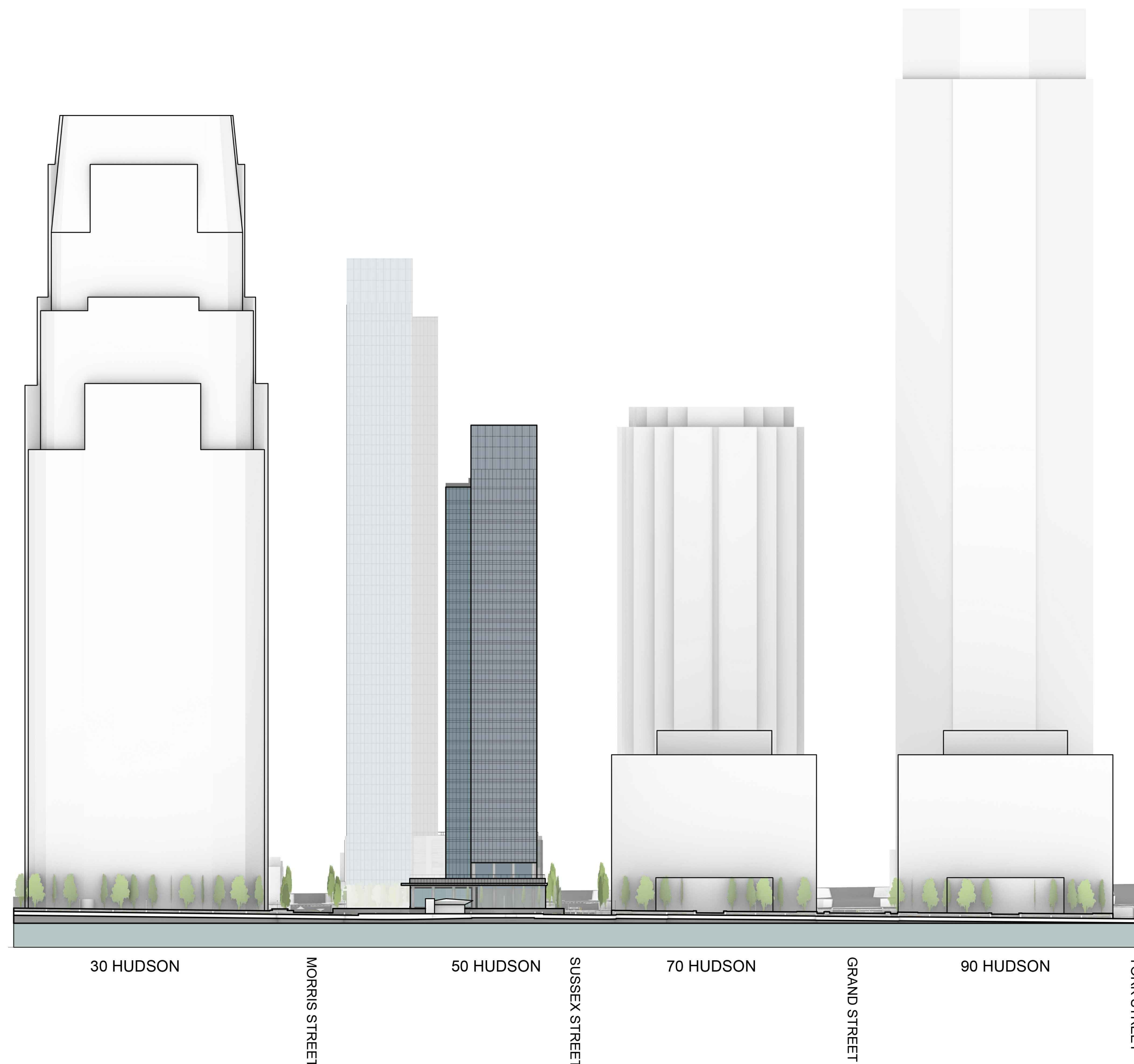


SCALE 1" = 80'-0"
PROJECT NO. 1252
SEAL & SIGNATURE

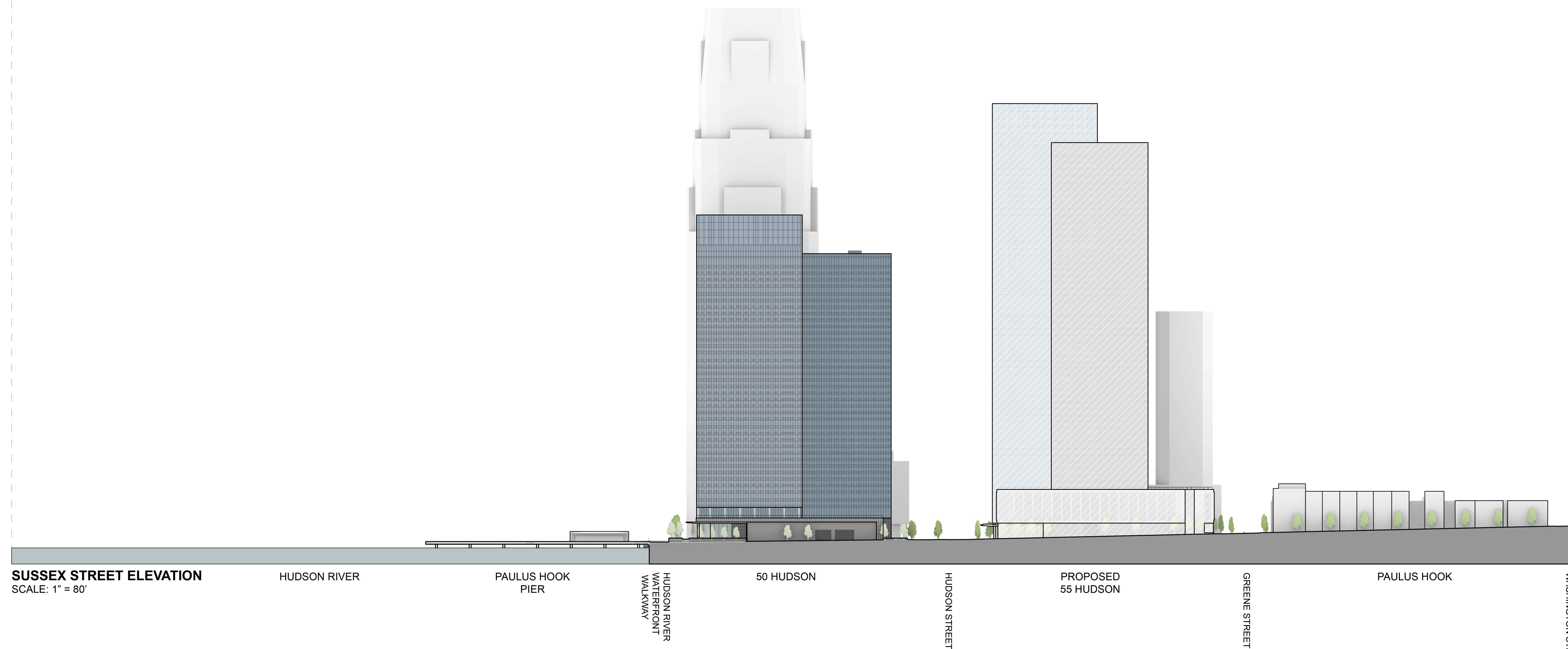
DRAWING TITLE:
VISUAL IMPACT
ASSESSMENT

DRAWING NO.

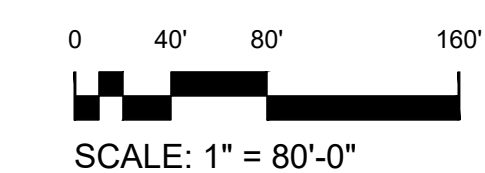
A-901



HUDSON RIVER WATERFRONT
WALKWAY ELEVATION
SCALE: 1" = 80'



SUSSEX STREET ELEVATION
SCALE: 1" = 80'



GENERAL NOTES
 1. REFER TO SHEET A-212 FOR ALL MATERIAL REFERENCES.

50 HUDSON

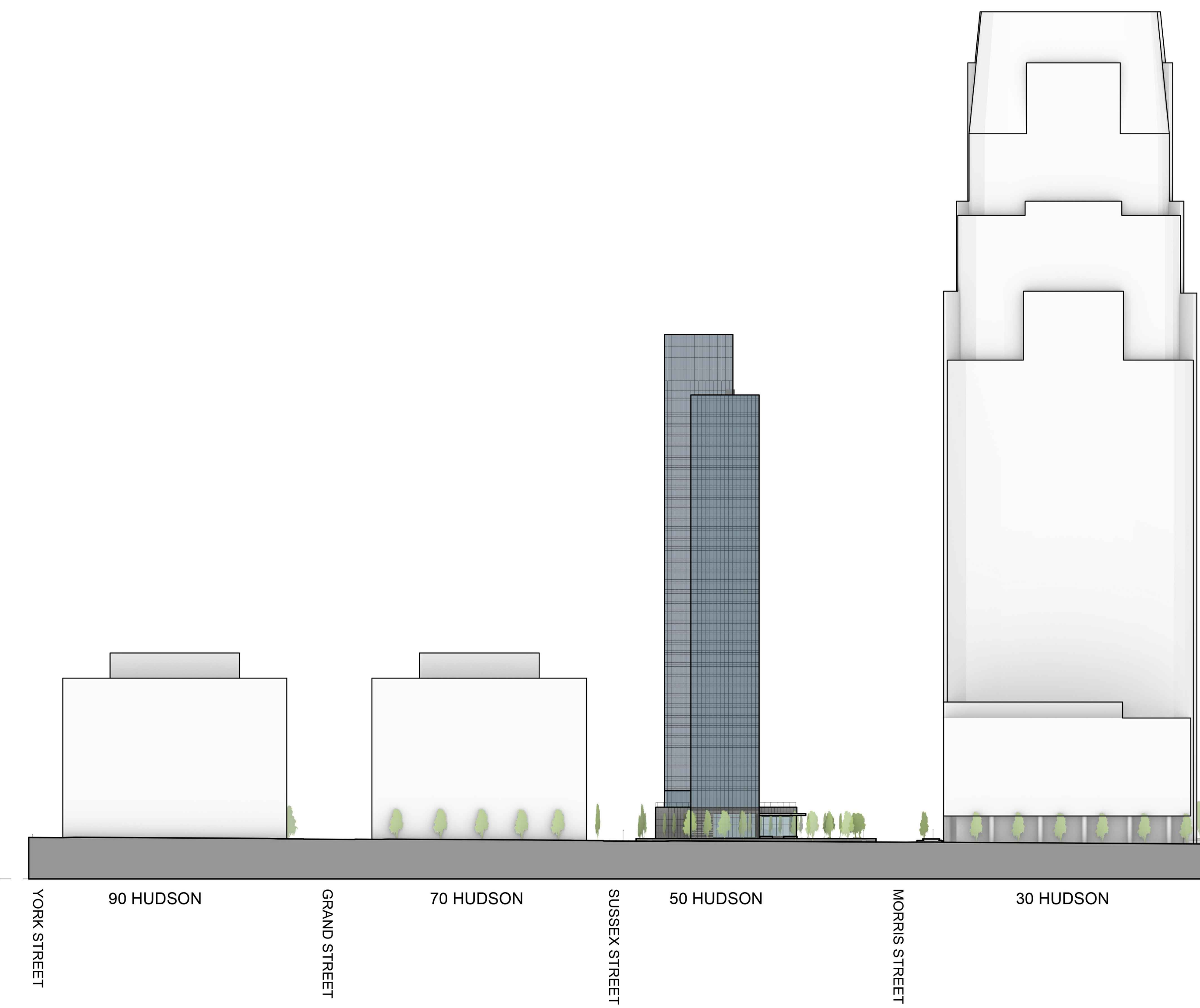
50 HUDSON STREET
 JERSEY CITY, NJ 07302

OWNER
 50 HUDSON STREET, L.L.C.
 C/O TISHMAN SPEYER
 45 Rockefeller Plaza
 New York, NY 10111
 T: 212.715.0300

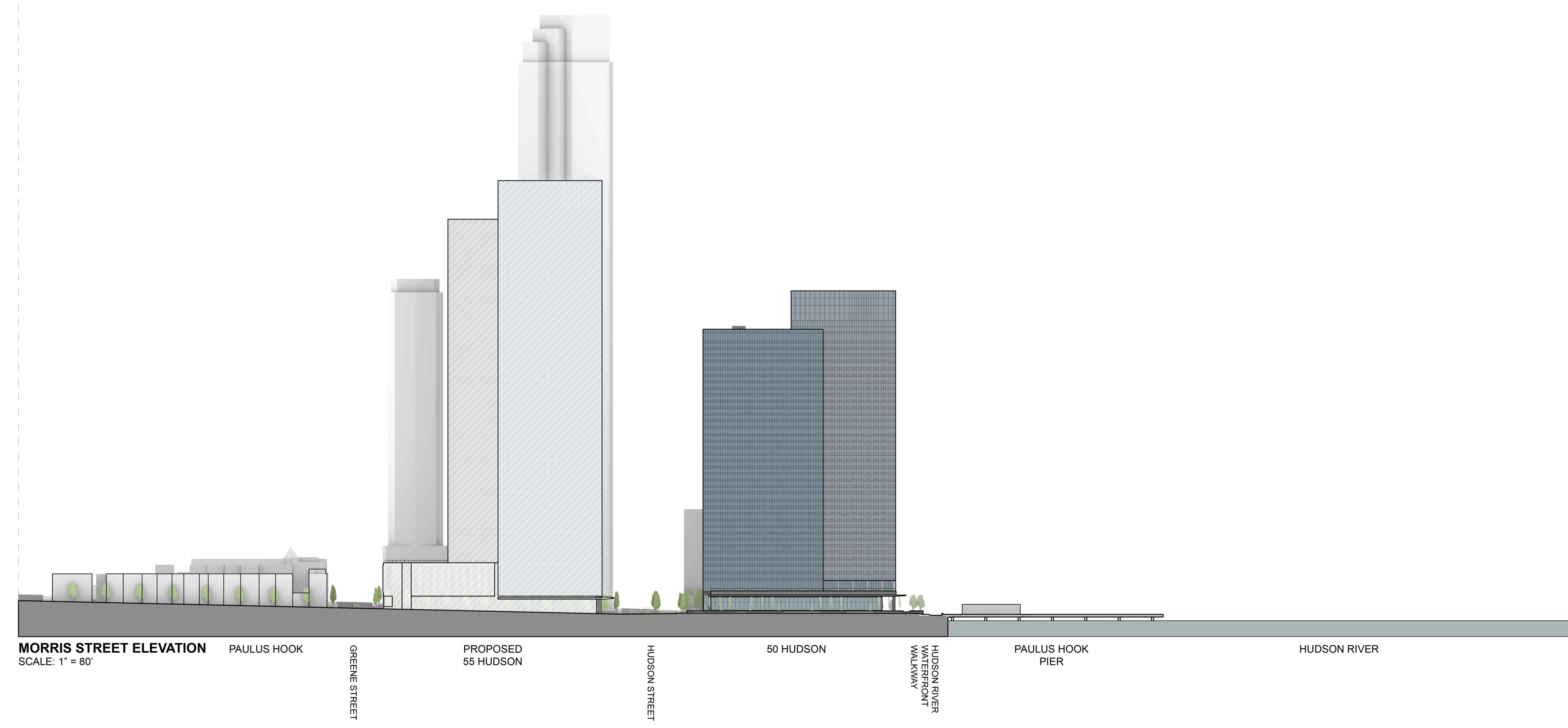
DESIGN ARCHITECT
 HANDEL ARCHITECTS, LLP
 120 Broadway, 8th Floor
 New York, NY 10271
 T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
 DRESDNER ROBIN
 1 Evertrust Plaza, Suite 901
 Jersey City, NJ 07302
 T: 212.297.4205

LANDSCAPE ARCHITECT
 MEILLO, BAUER, CARMAN
 200 Union Avenue
 Brielle, NJ 08730
 T: 732.528.0664 F: 732.528.1077

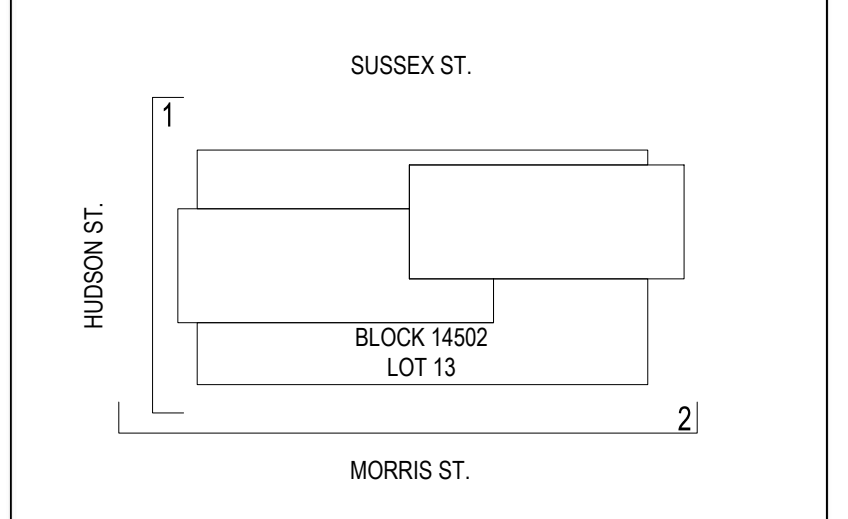


HUDSON STREET ELEVATION
 SCALE: 1" = 80'



MORRIS STREET ELEVATION
 SCALE: 1" = 80'

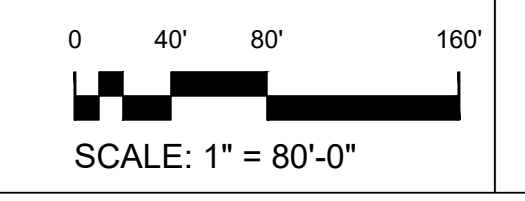
NO.	DATE	REVISION
05/02/2022		PRELIMINARY & FINAL MAJOR SITE PLAN
07/01/2022		PRELIMINARY & FINAL MAJOR SITE PLAN
08/09/2022		PRELIMINARY & FINAL MAJOR SITE PLAN
08/26/2022		ISSUED FOR NJDEP PERMITTING
09/09/2022		PRELIMINARY & FINAL MAJOR SITE PLAN



SCALE 1" = 80'-0"
 PROJECT NO: 1252
 SEAL & SIGNATURE

DRAWING TITLE:
VISUAL IMPACT ASSESSMENT

DRAWING NO:
A-902



50 HUDSON

50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER

50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT

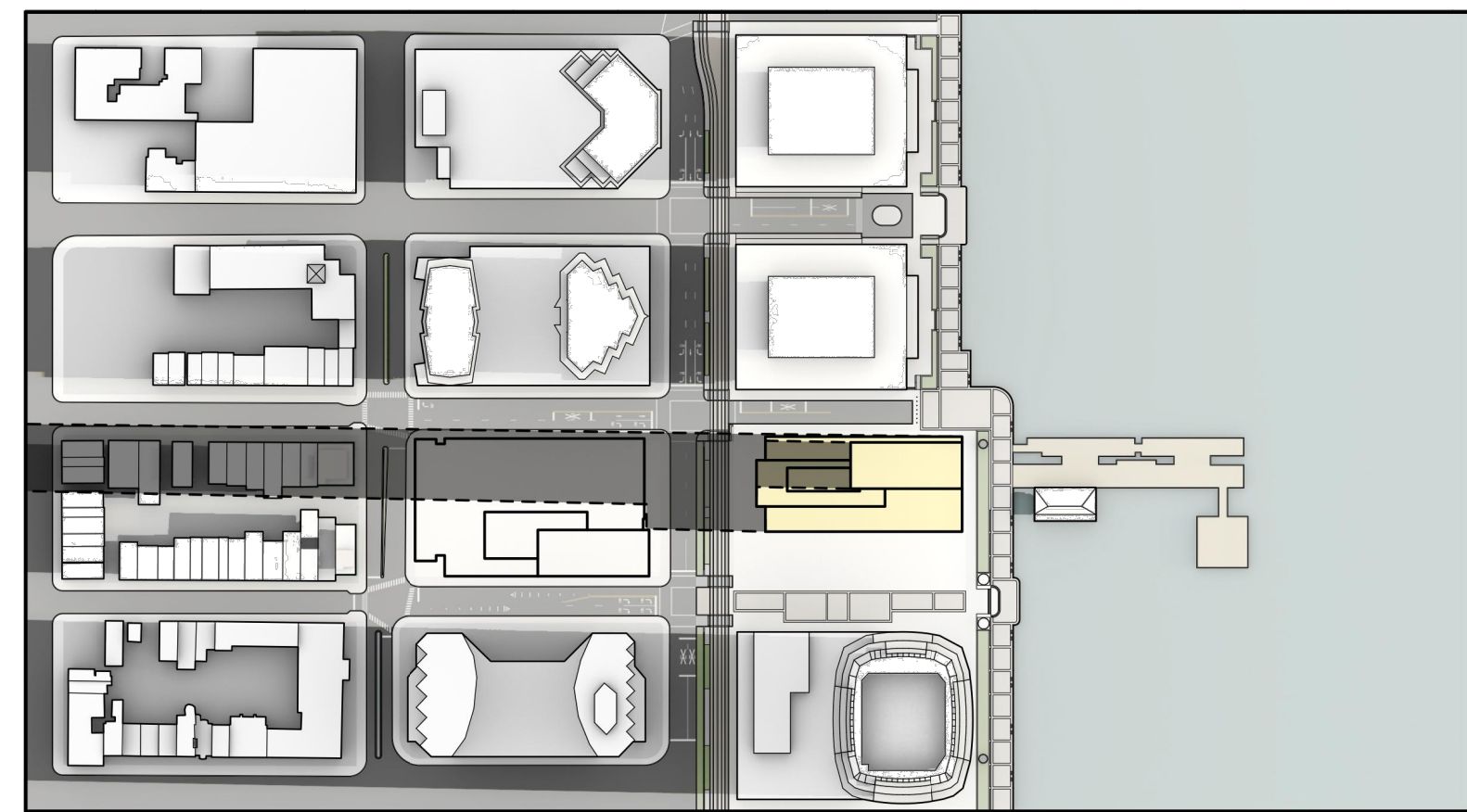
HANDEL ARCHITECTS, LLP
120 Broadway, 8th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER

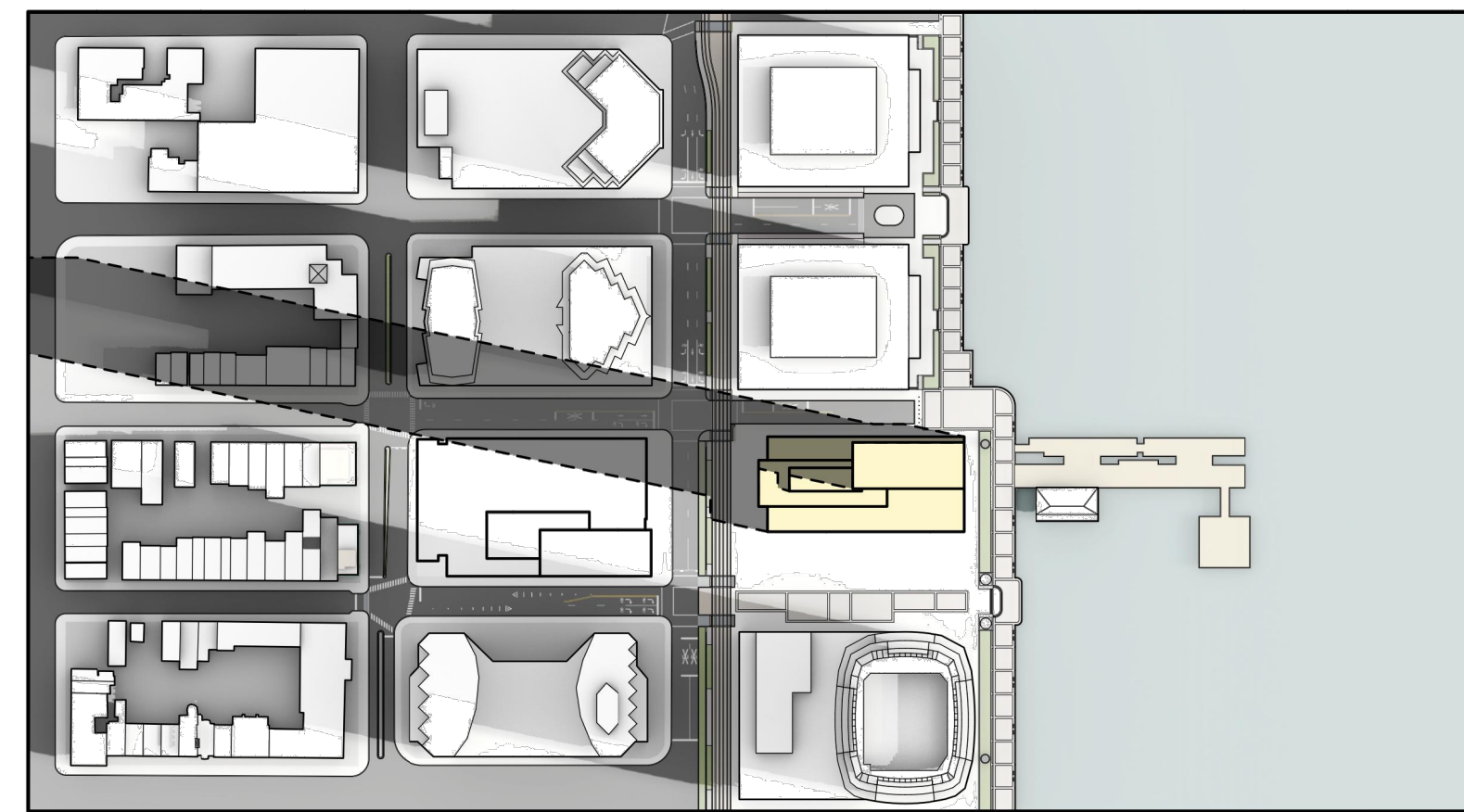
DRESDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

LANDSCAPE ARCHITECT

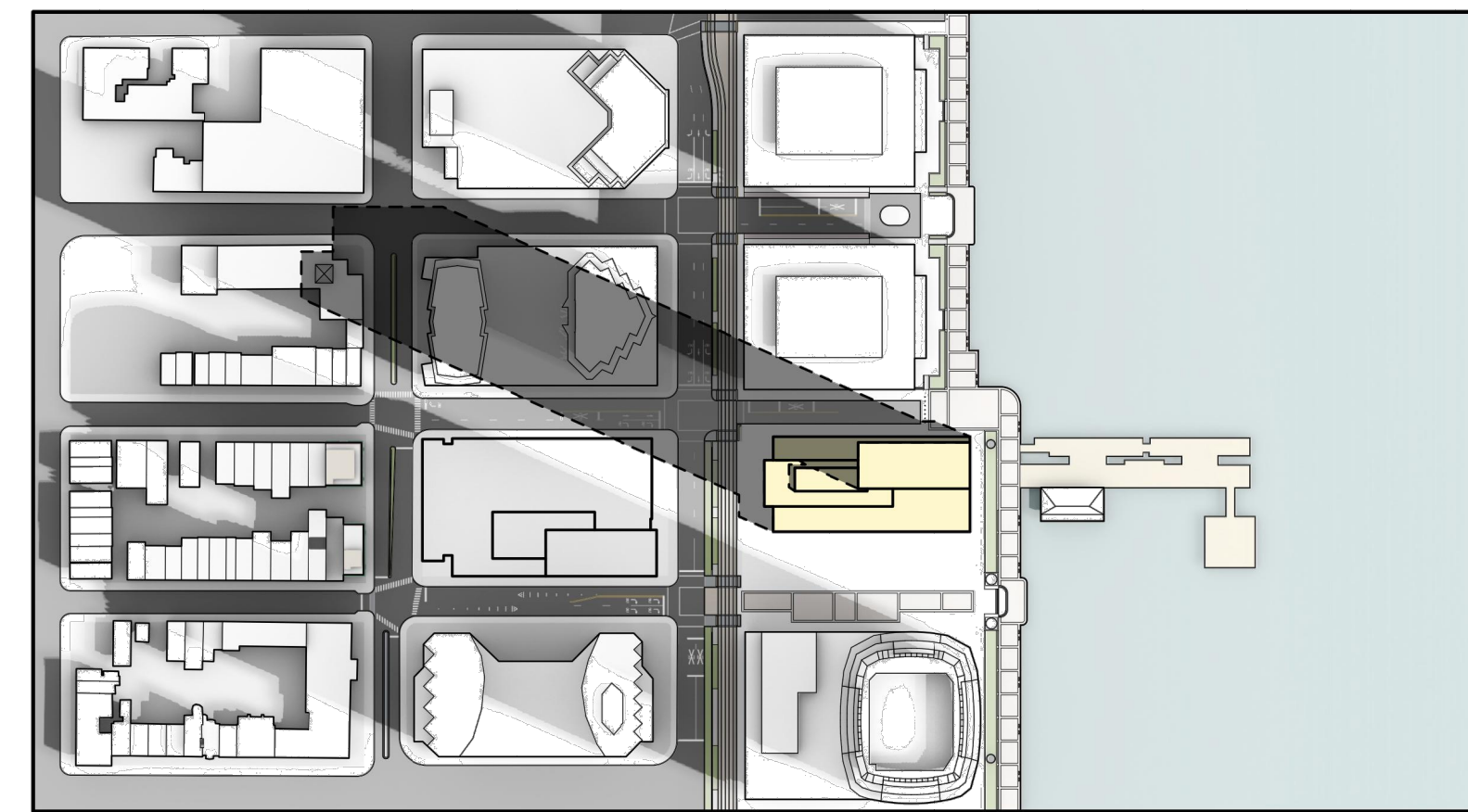
MEILLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077



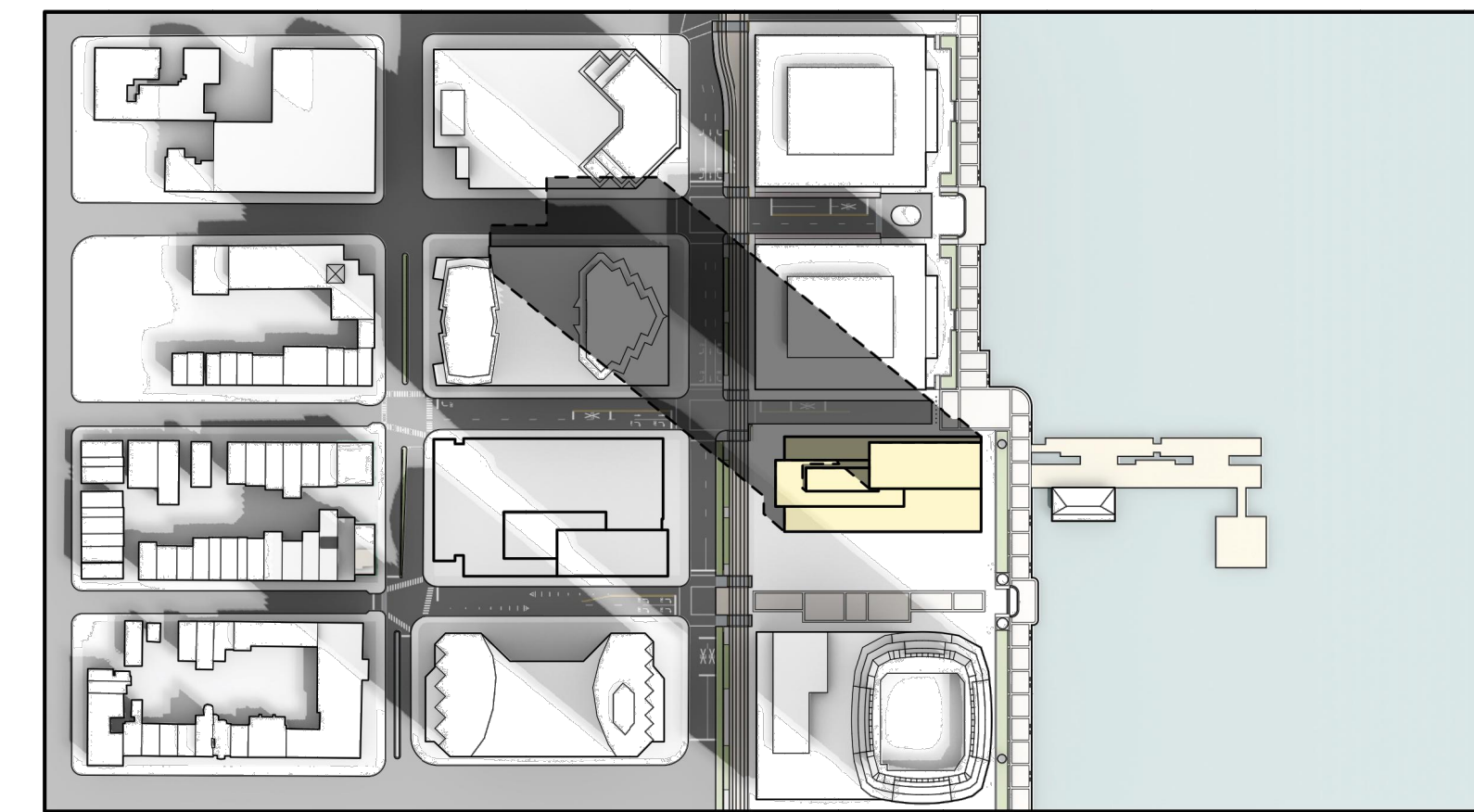
7:00 AM



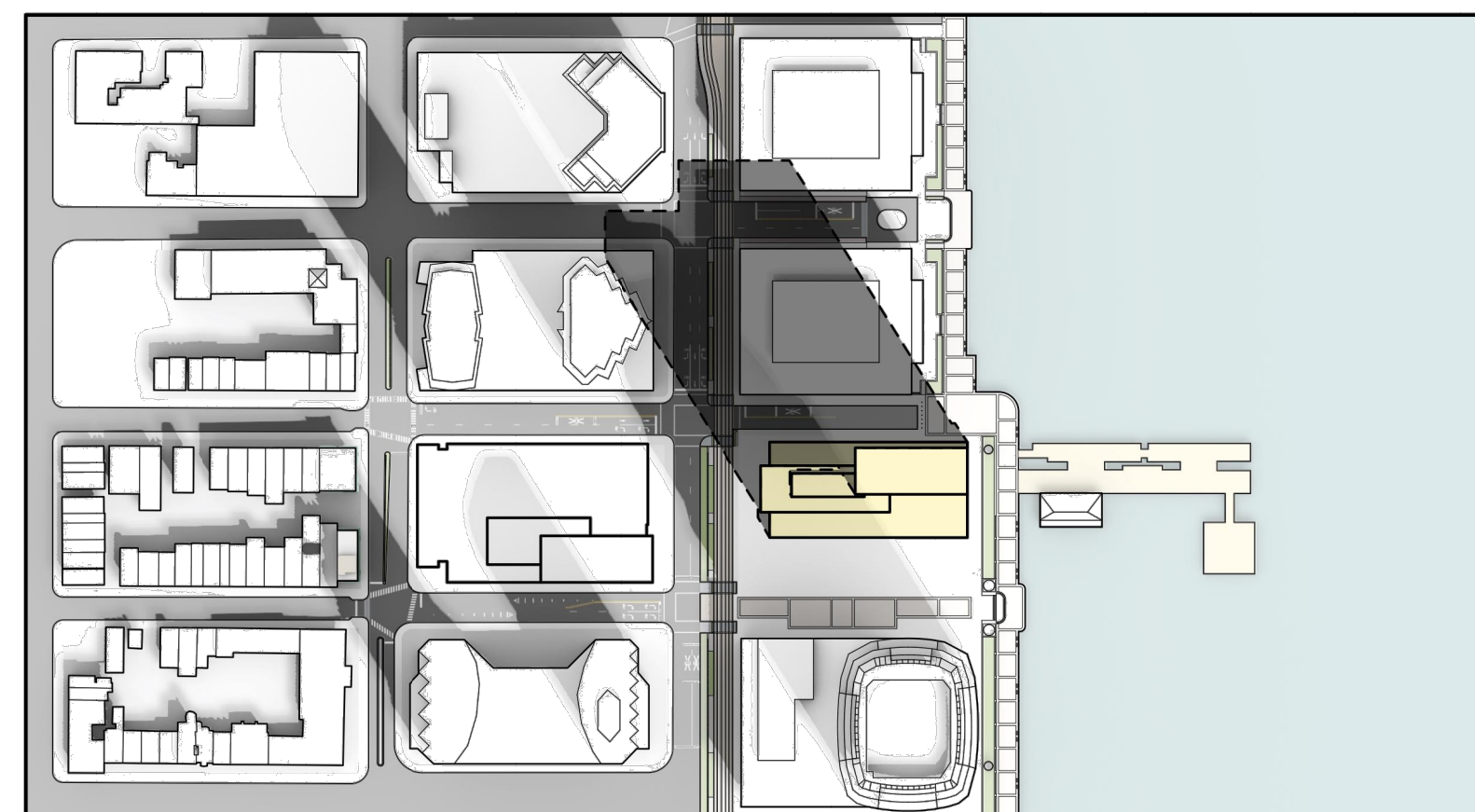
8:00 AM



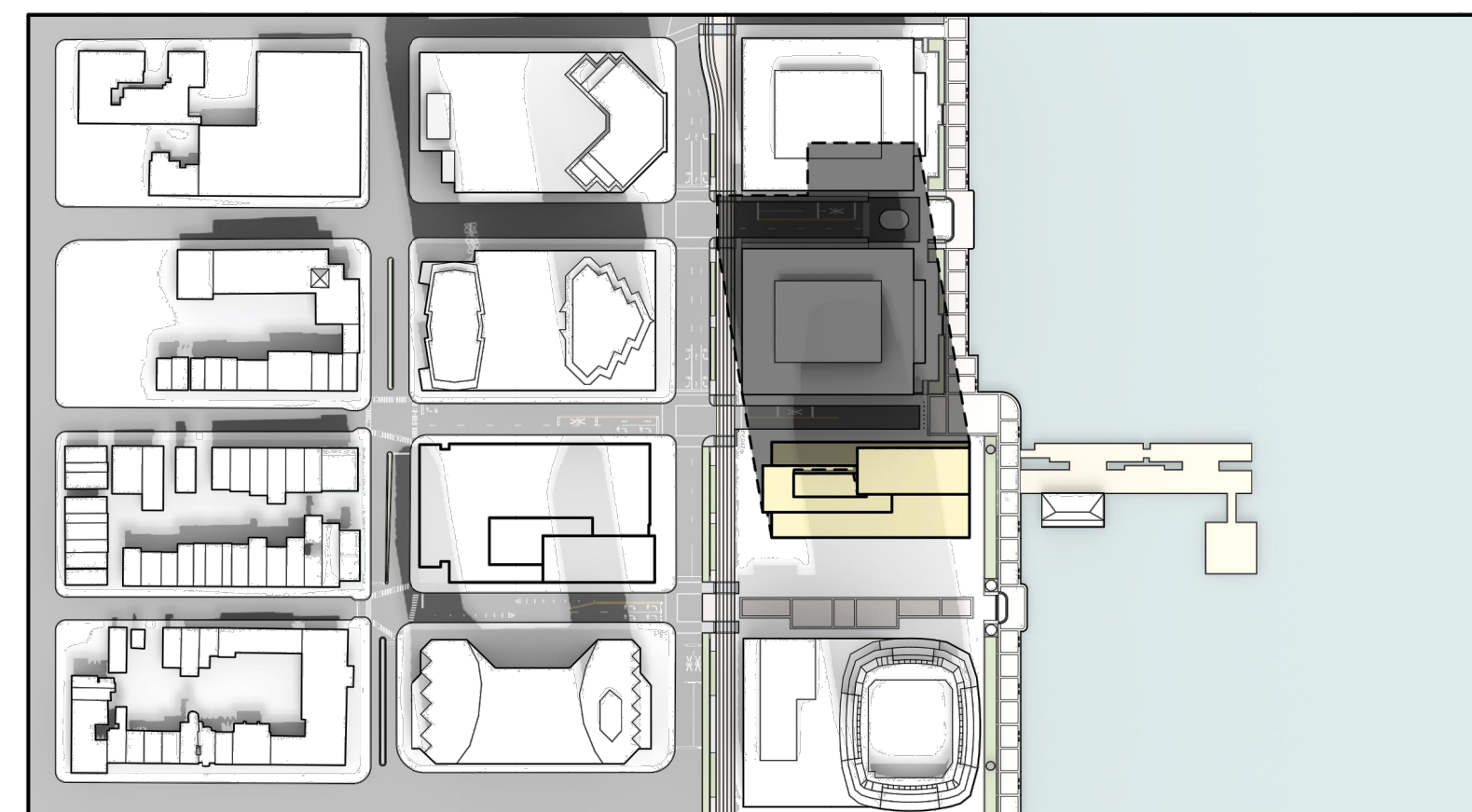
9:00 AM



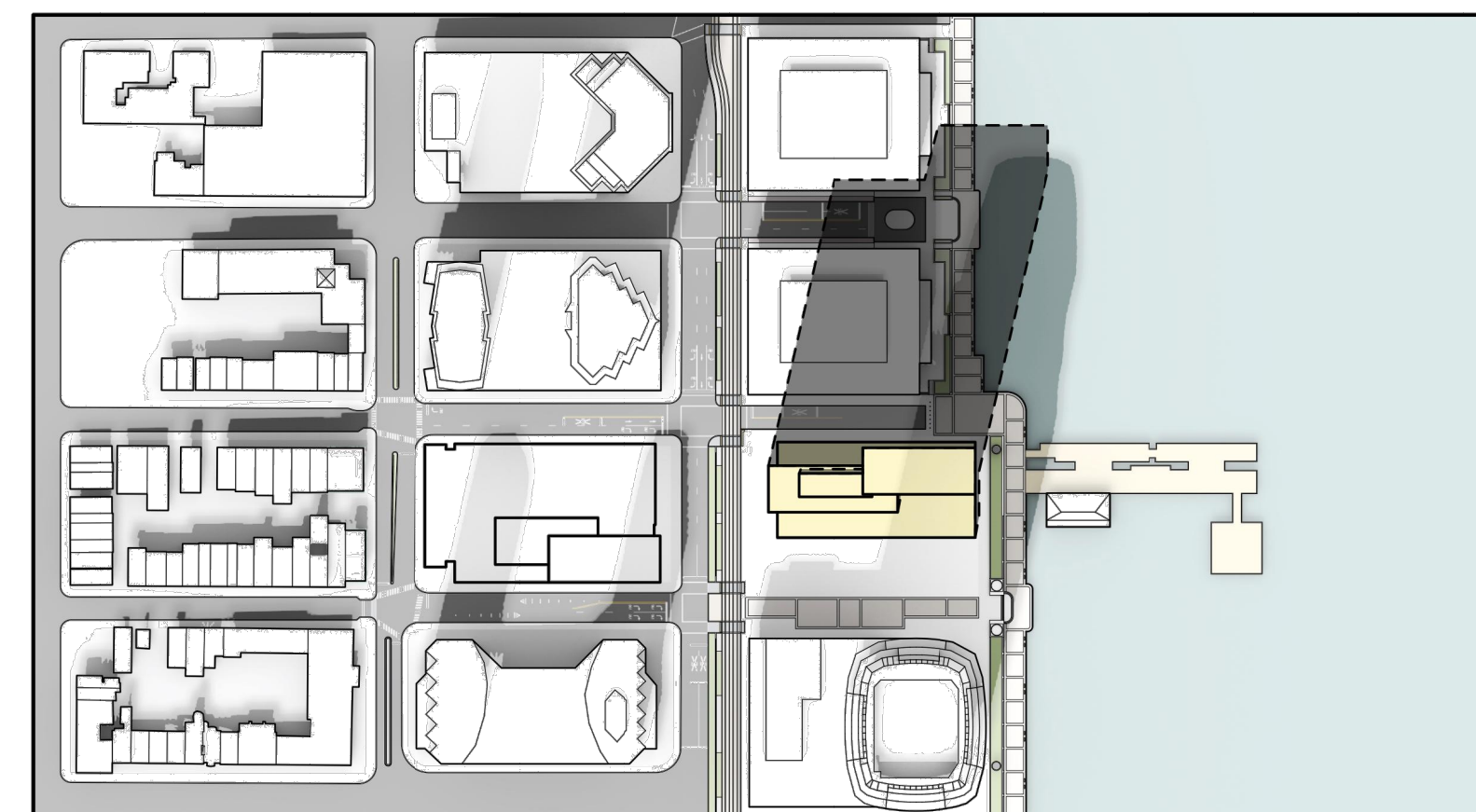
10:00 AM



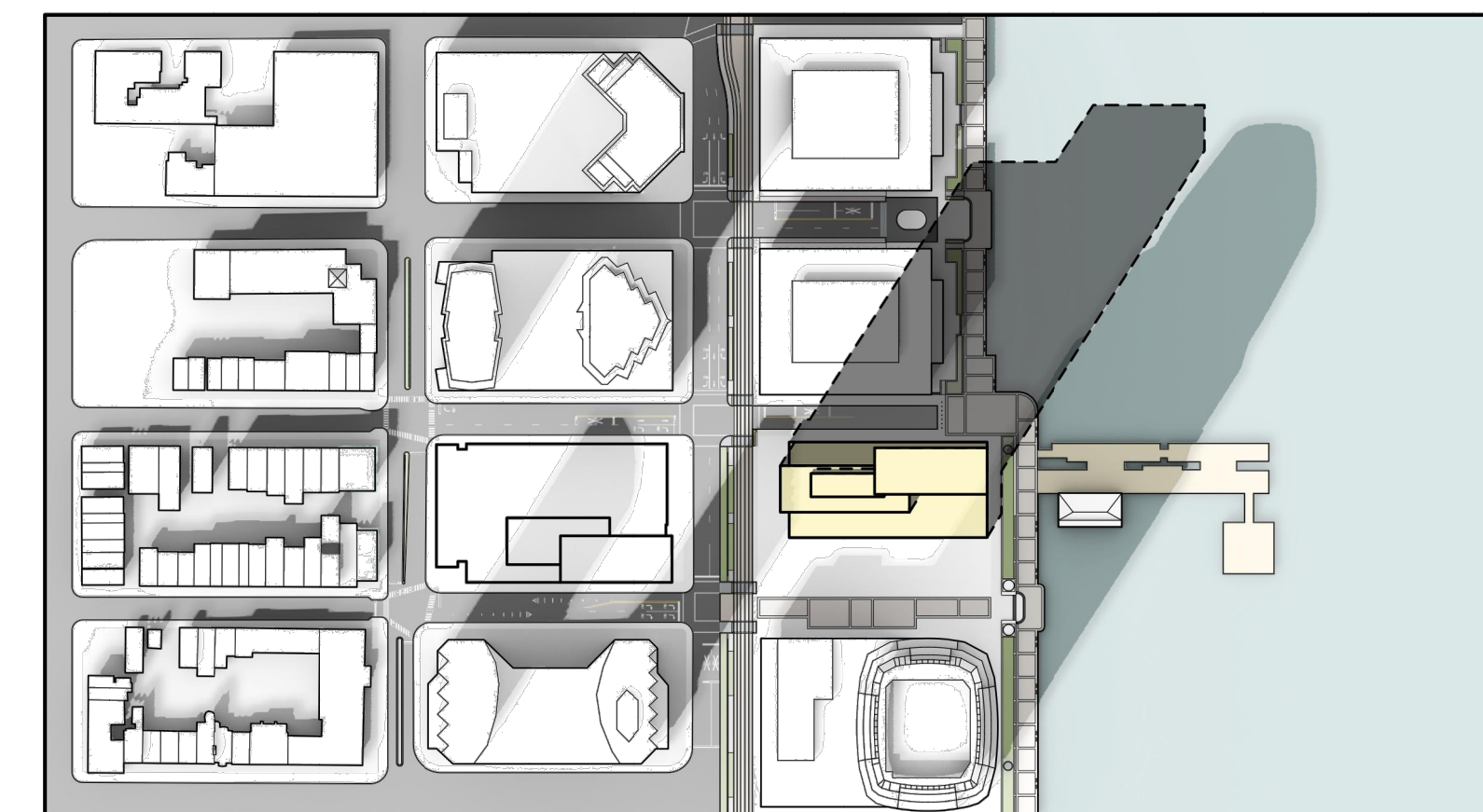
11:00 AM



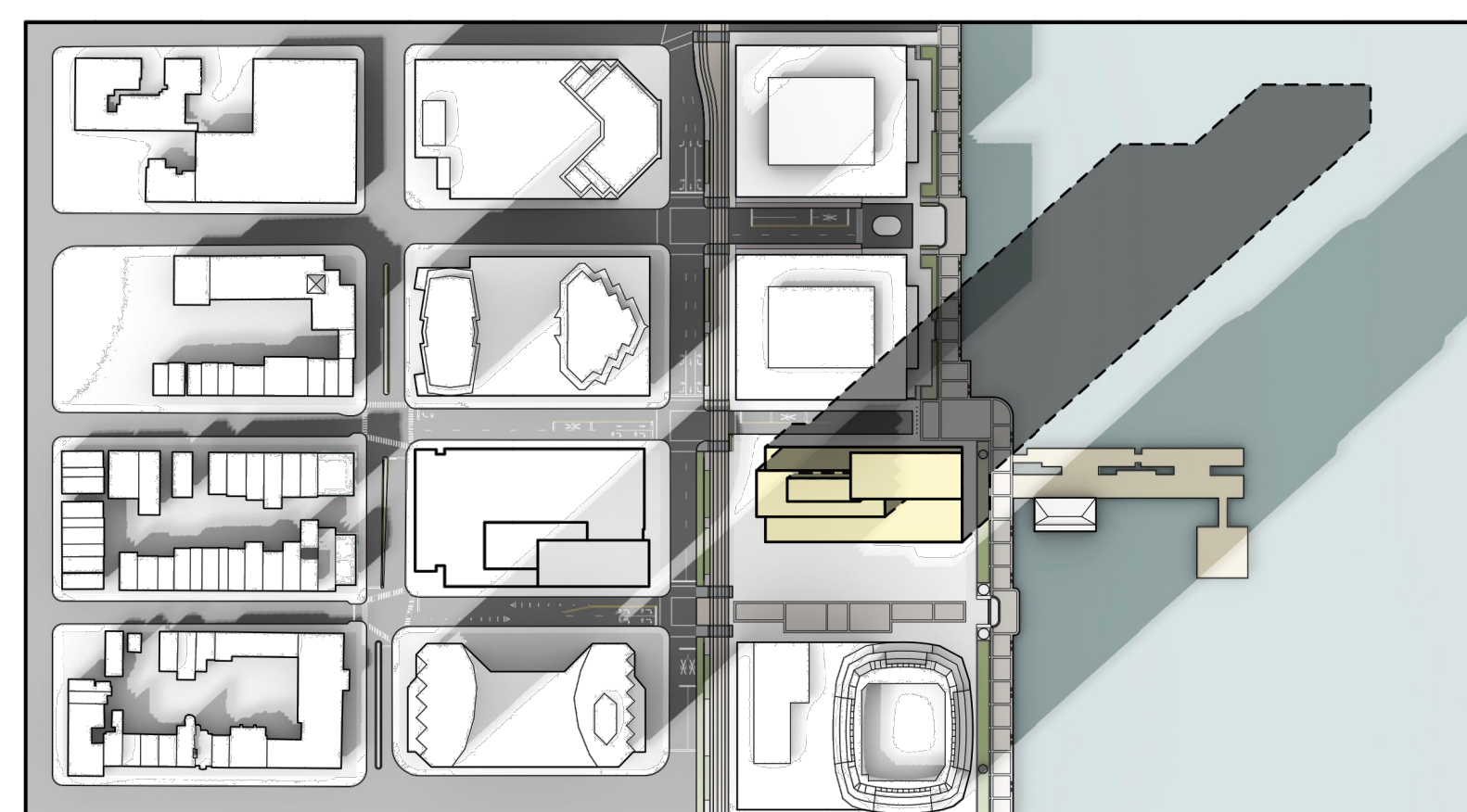
12:00 PM



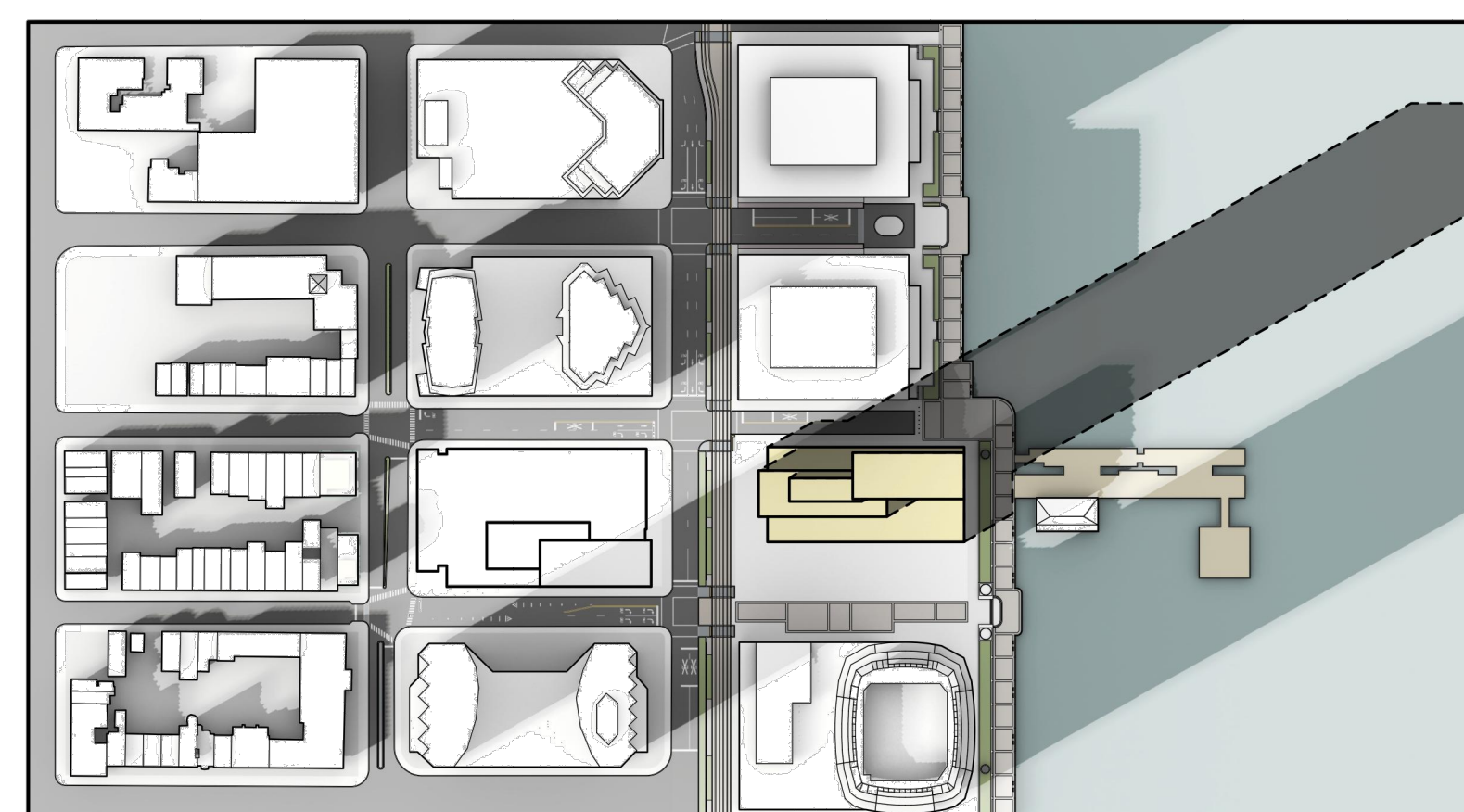
1:00 PM



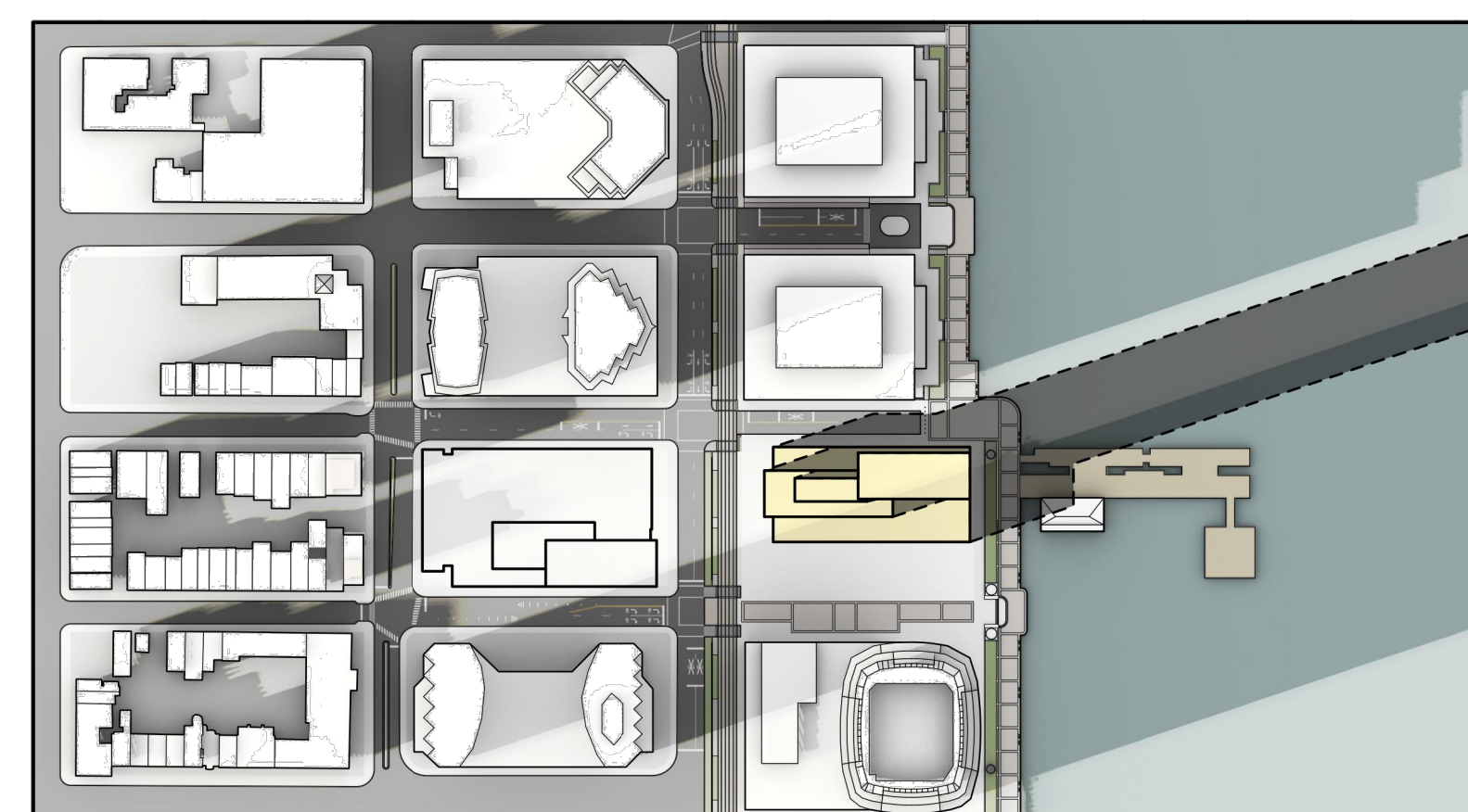
2:00 PM



3:00 PM



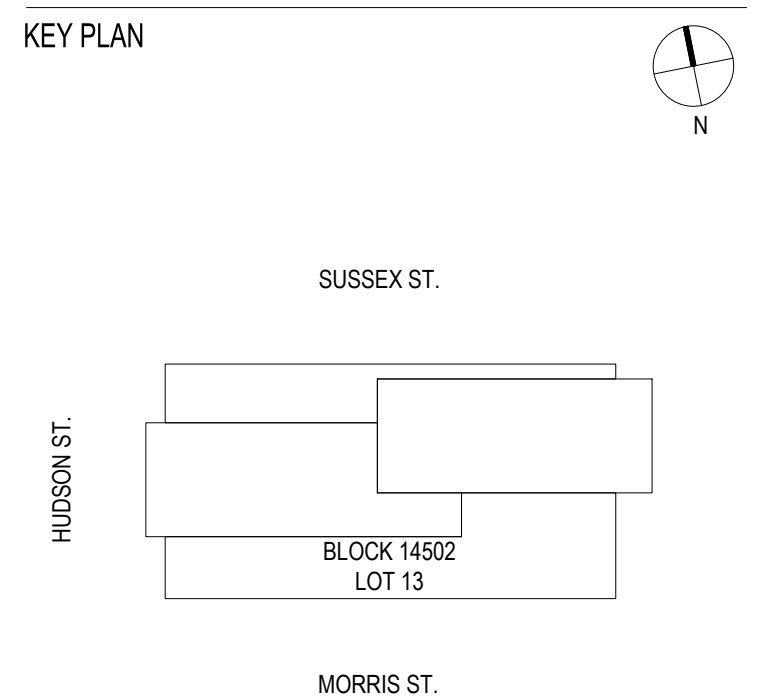
4:00 PM



5:00 PM

NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/26/2022	ISSUED FOR NJDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	

KEY PLAN



SCALE: NOT TO SCALE
PROJECT NO.: 1252
SEAL & SIGNATURE:

DRAWING TITLE:
SHADOW STUDIES

DRAWING NO.:

A-903

SPRING EQUINOX
MARCH 20, 2022: SHADOW STUDY

50 HUDSON

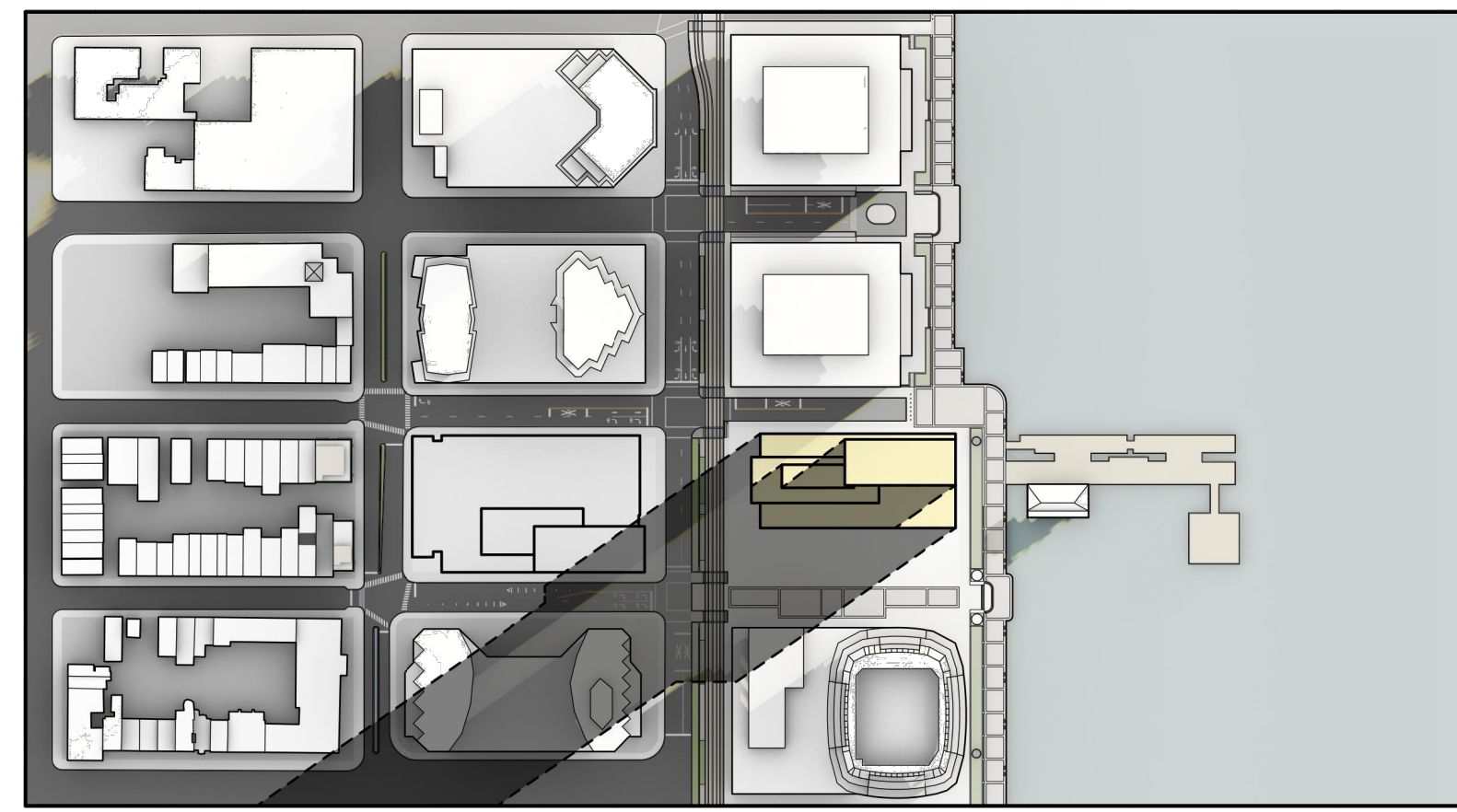
50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

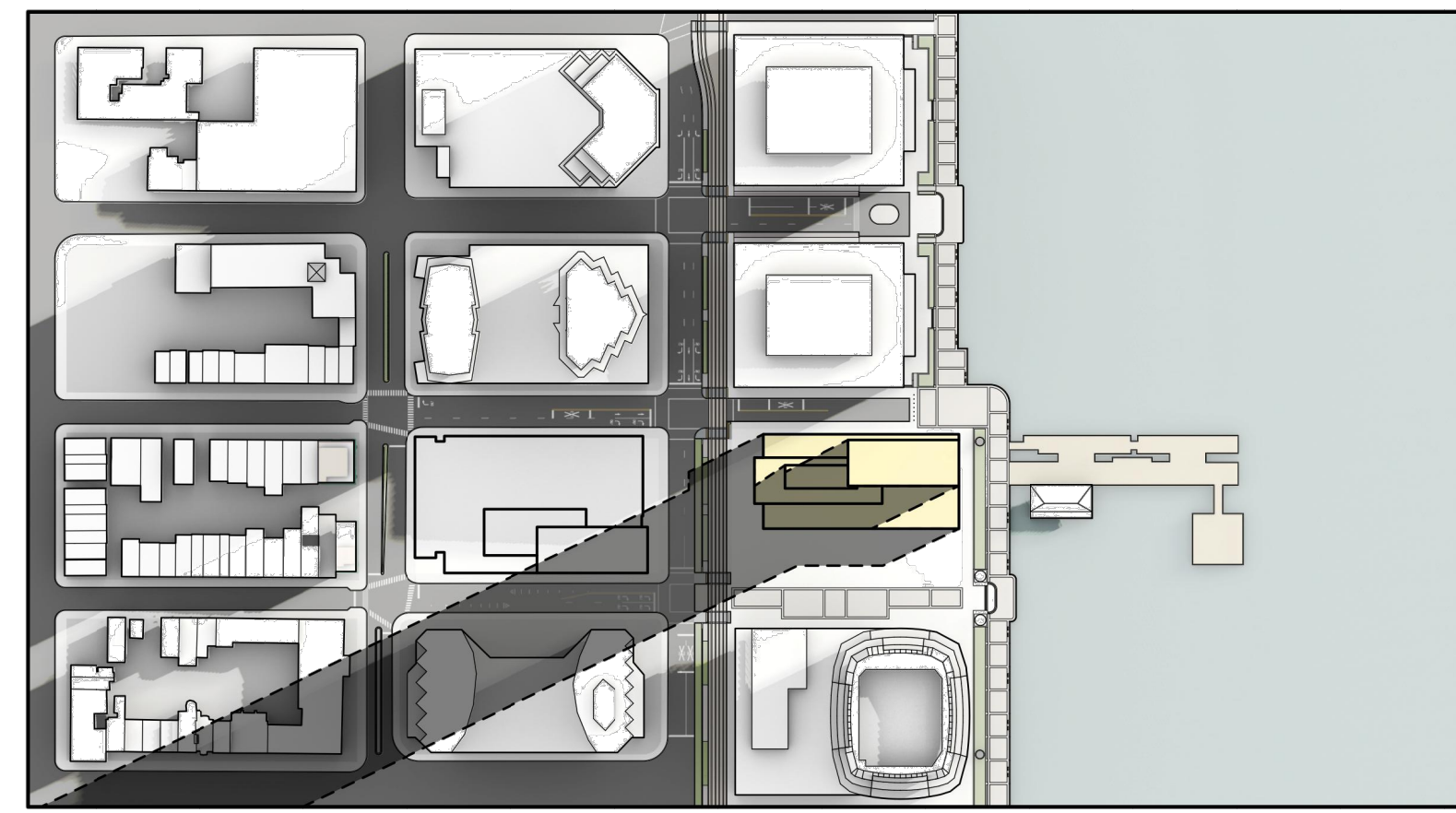
DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 8th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

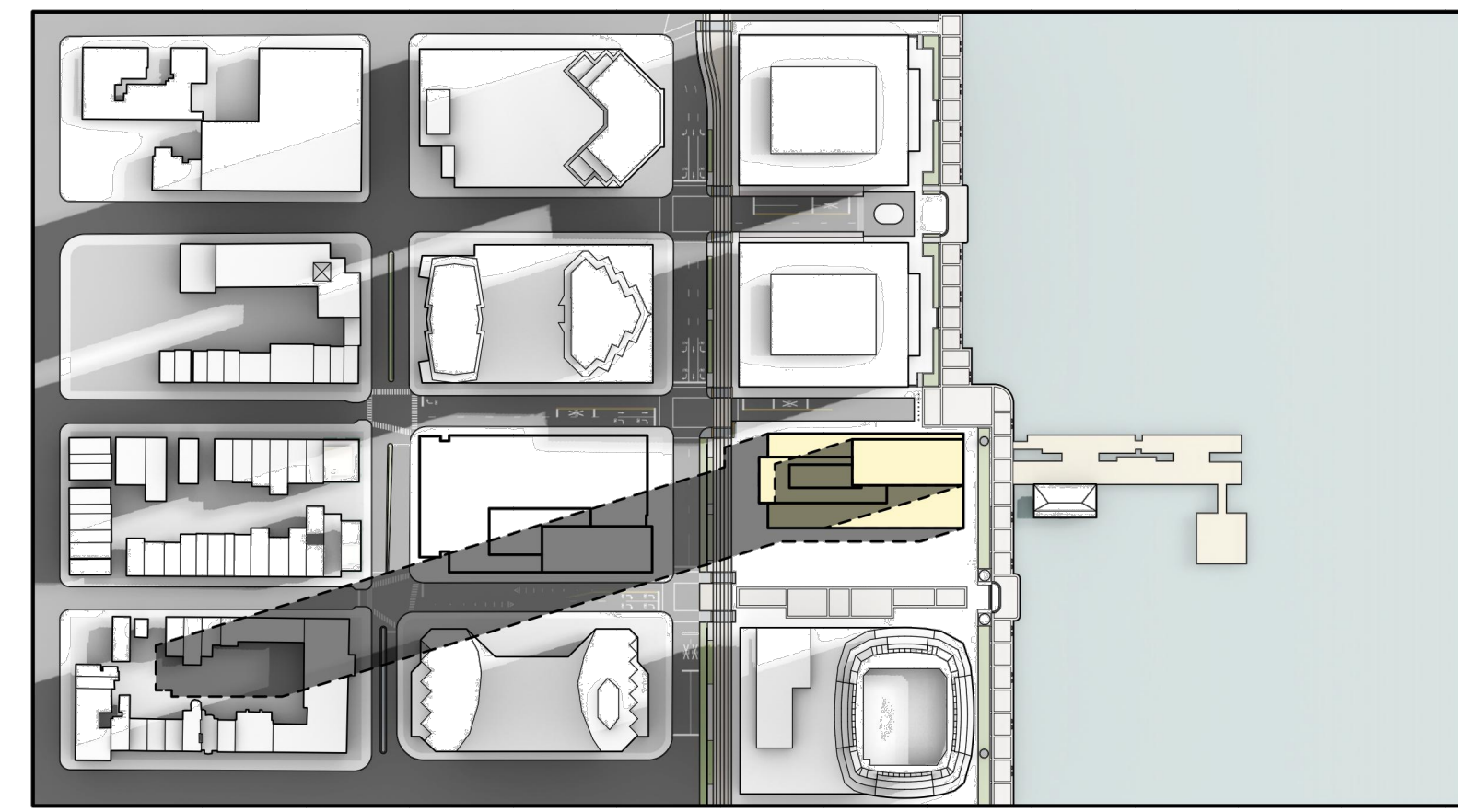
LANDSCAPE ARCHITECT
MELLLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077



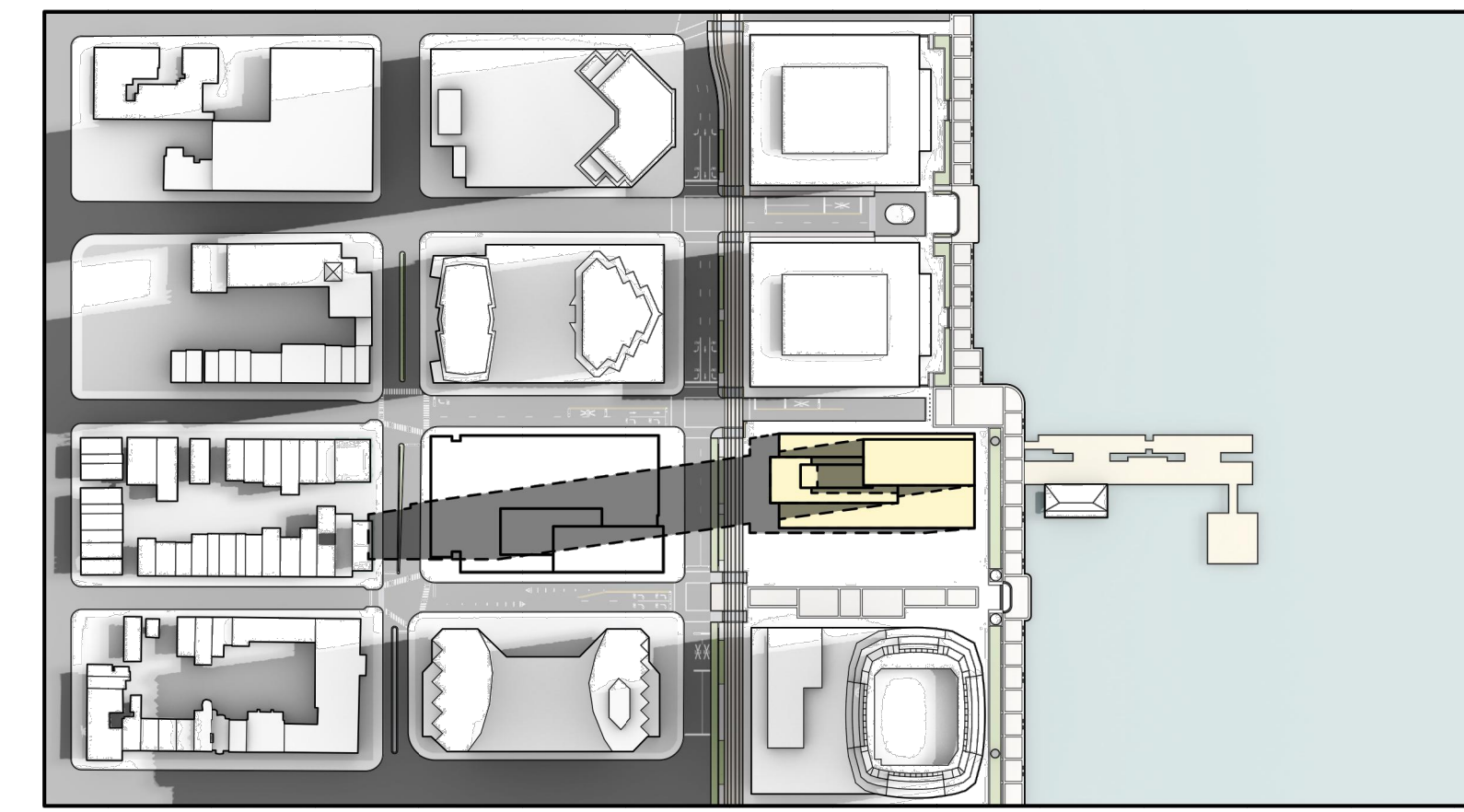
5:00 AM



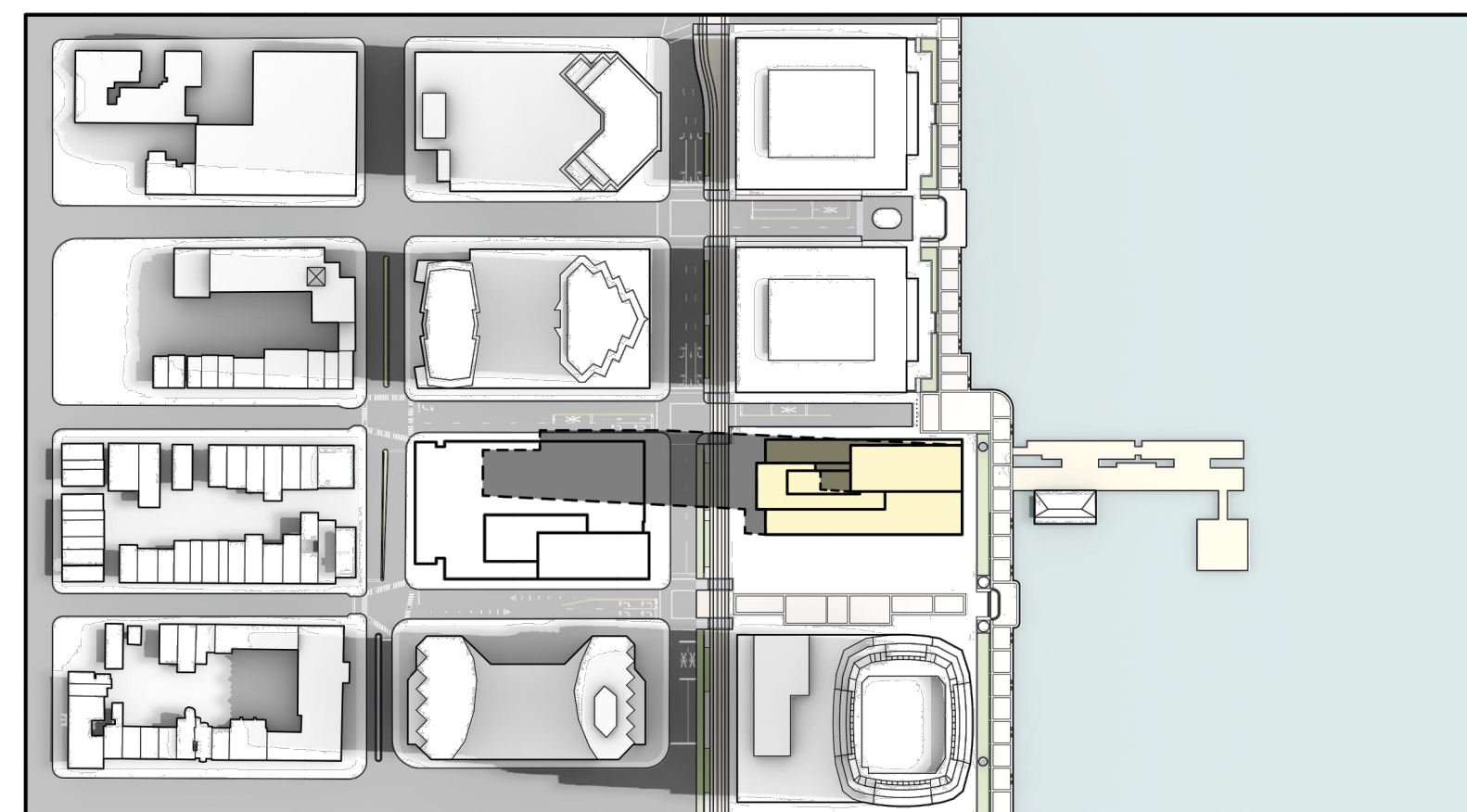
6:00 AM



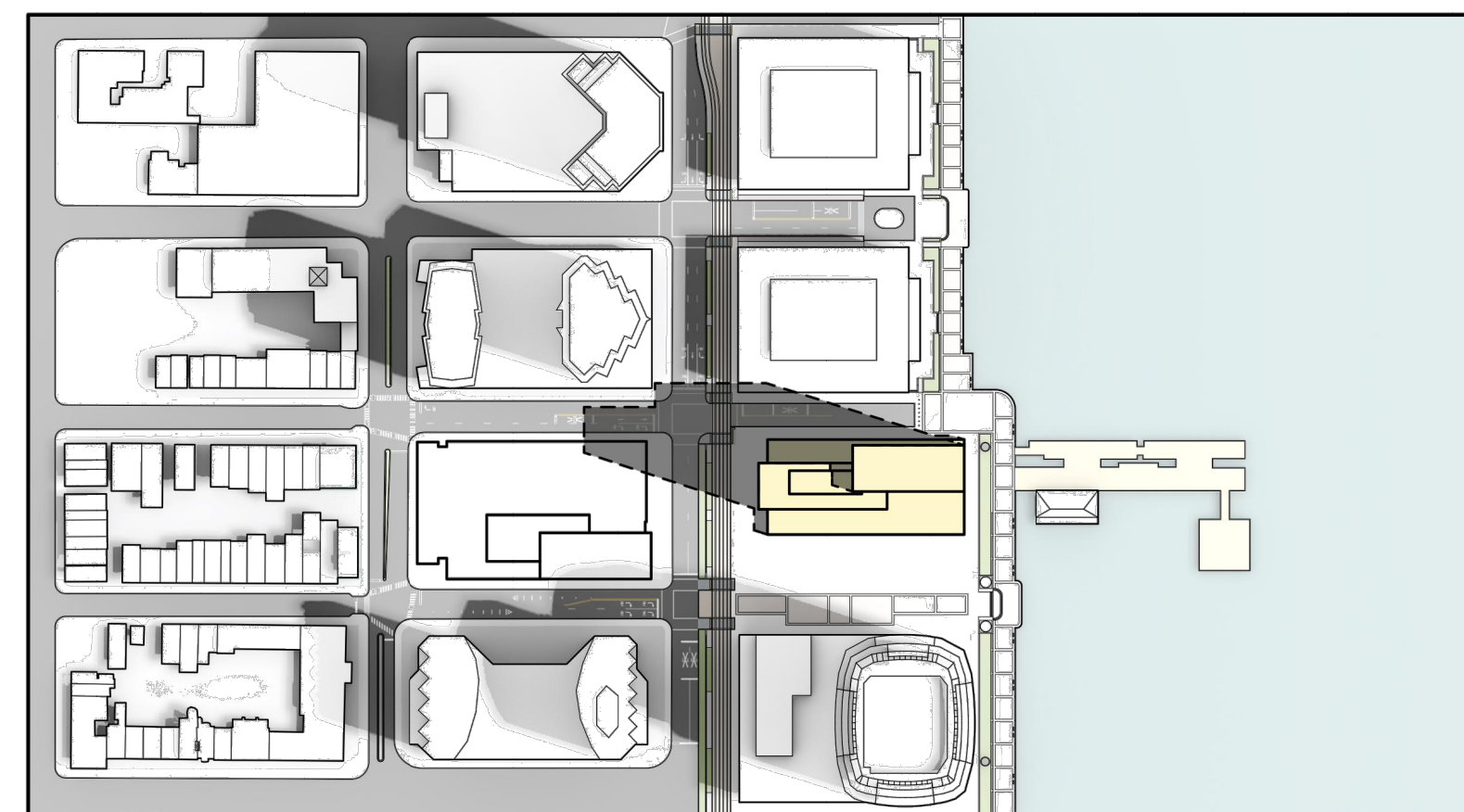
7:00 AM



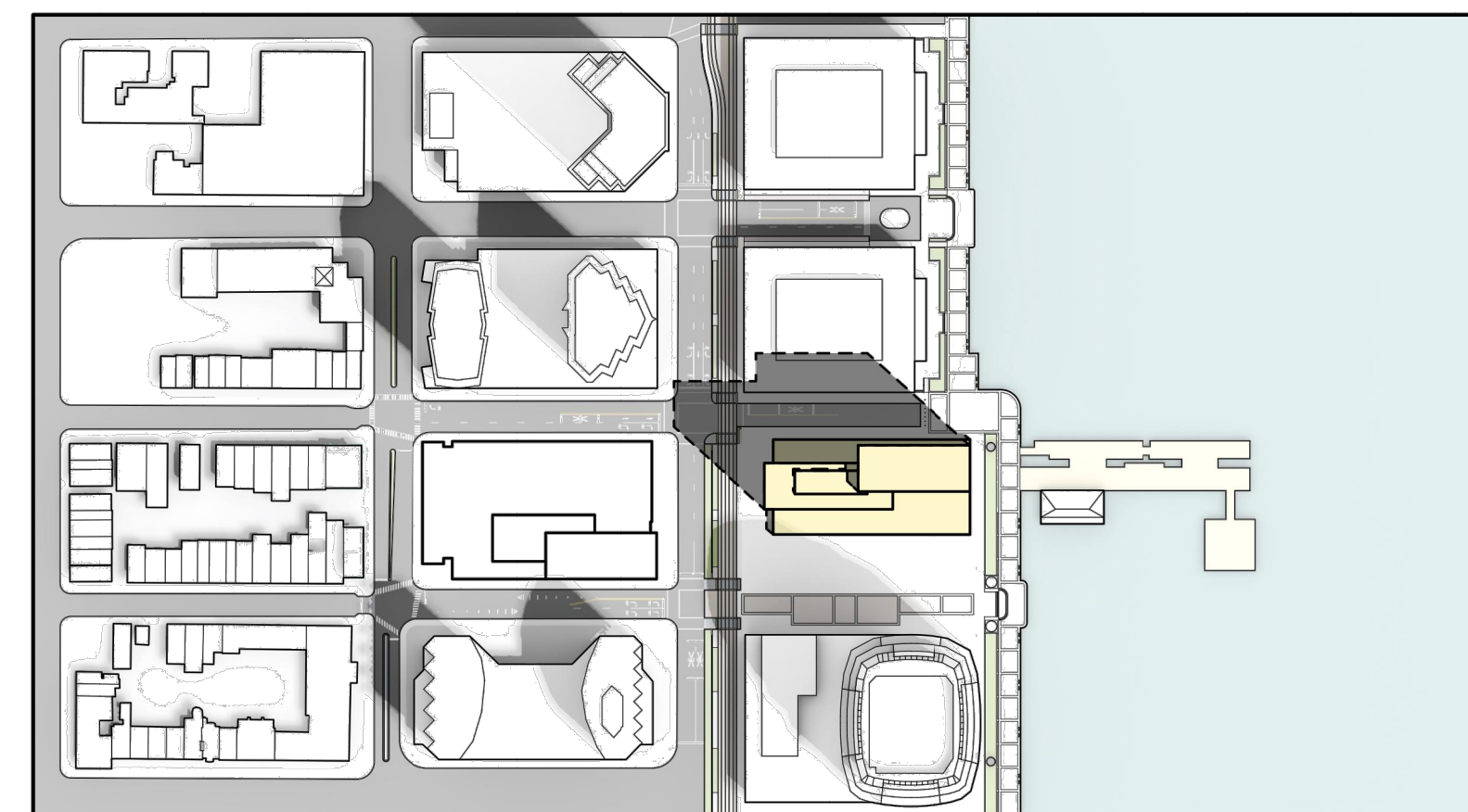
8:00 AM



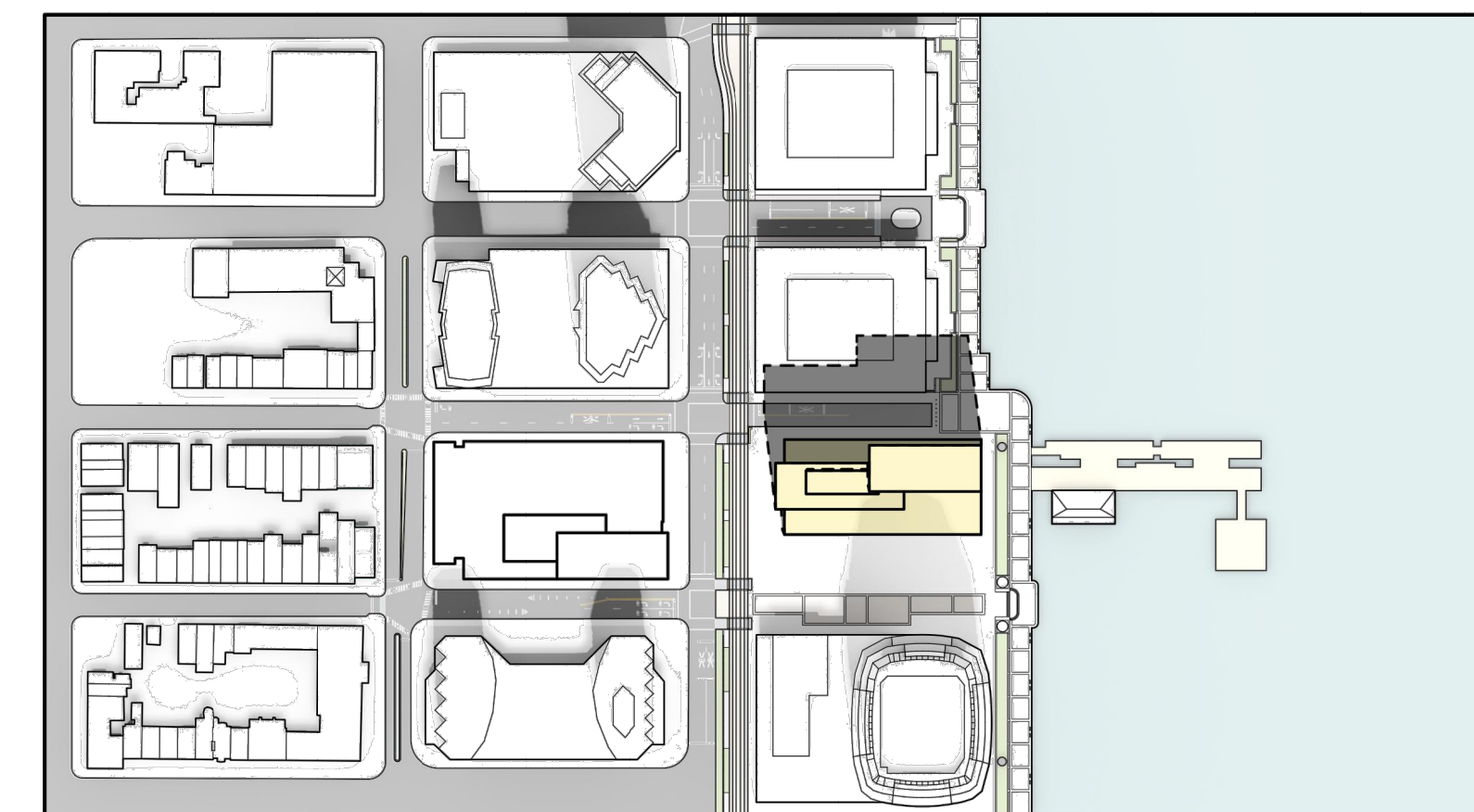
9:00 AM



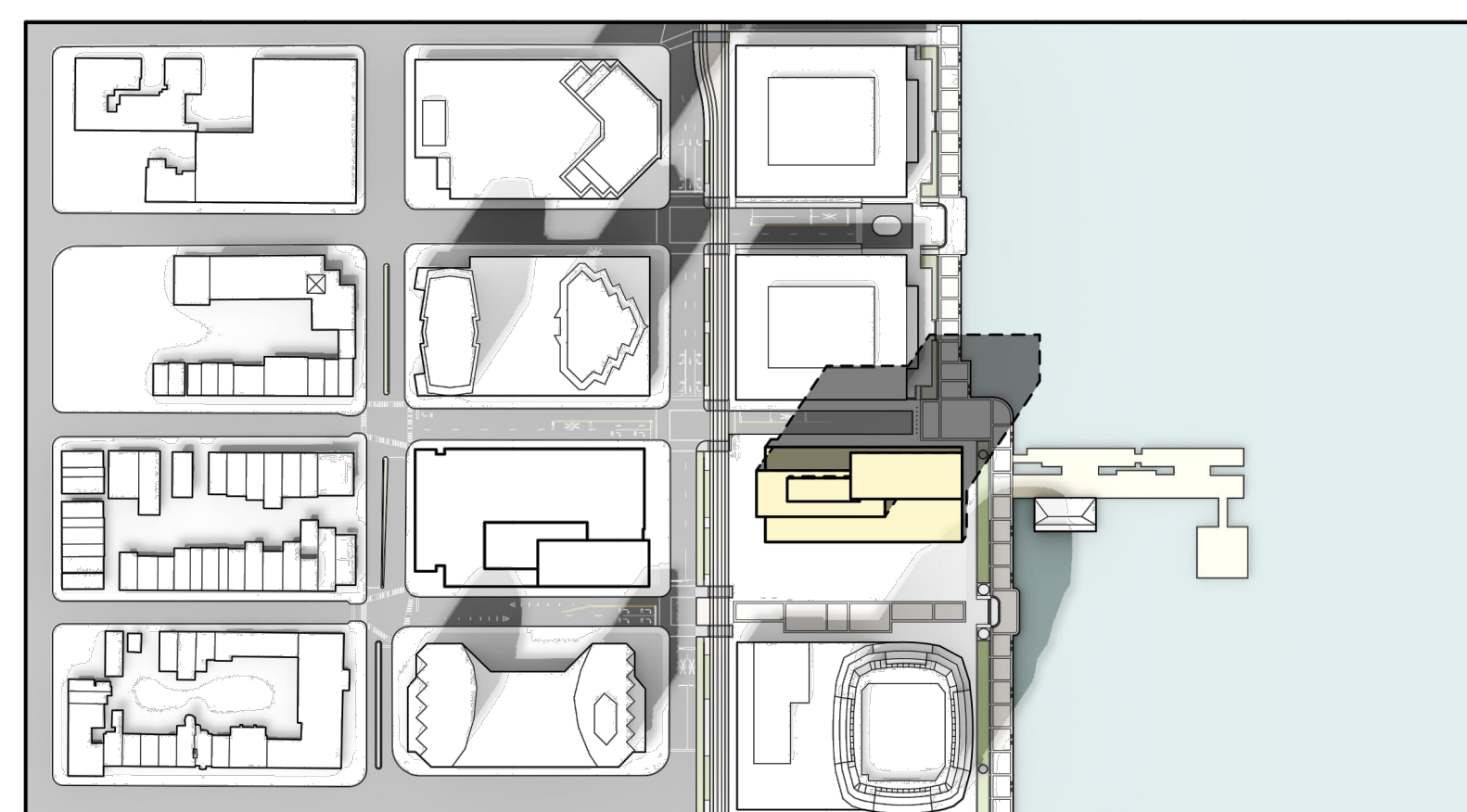
10:00 AM



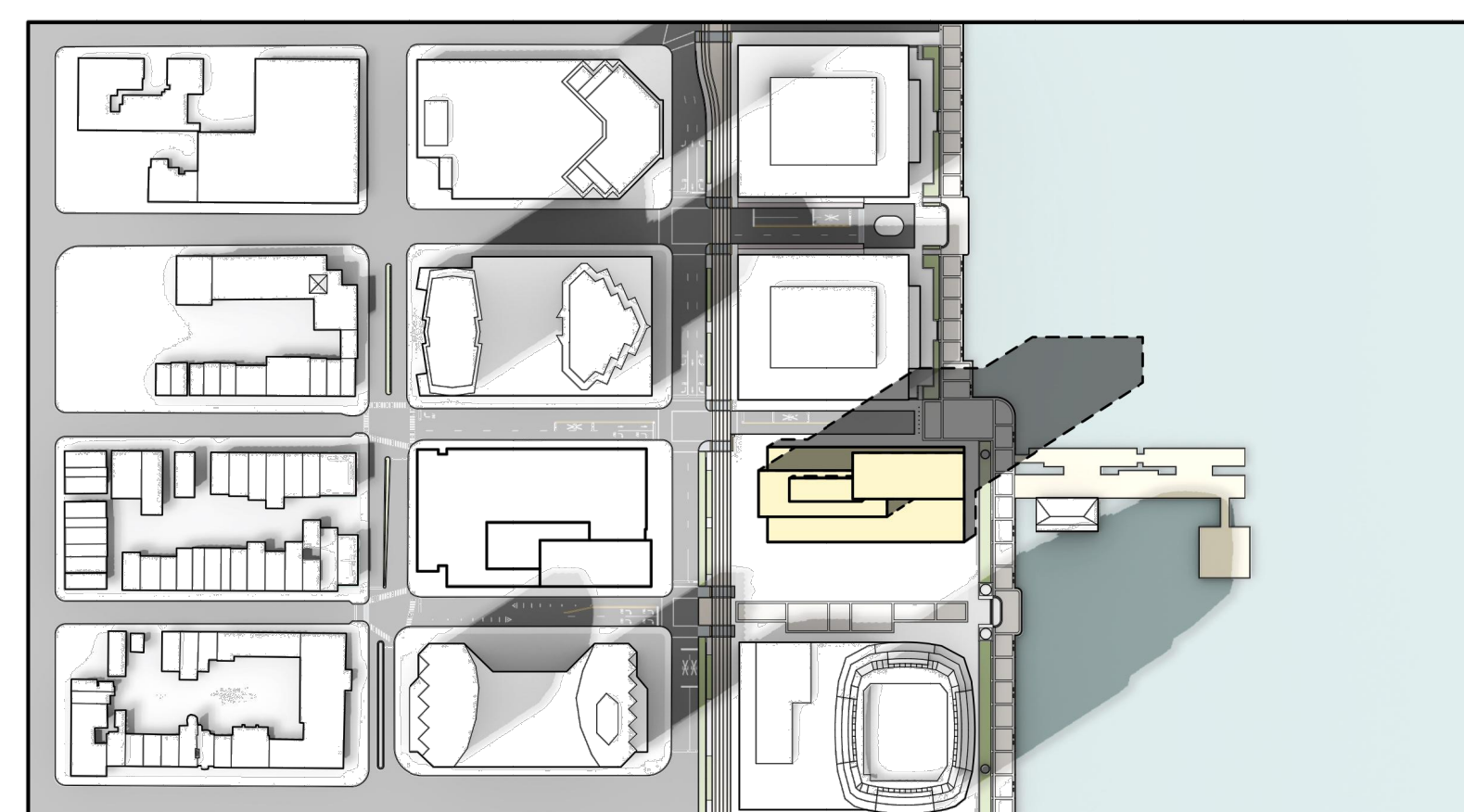
11:00 AM



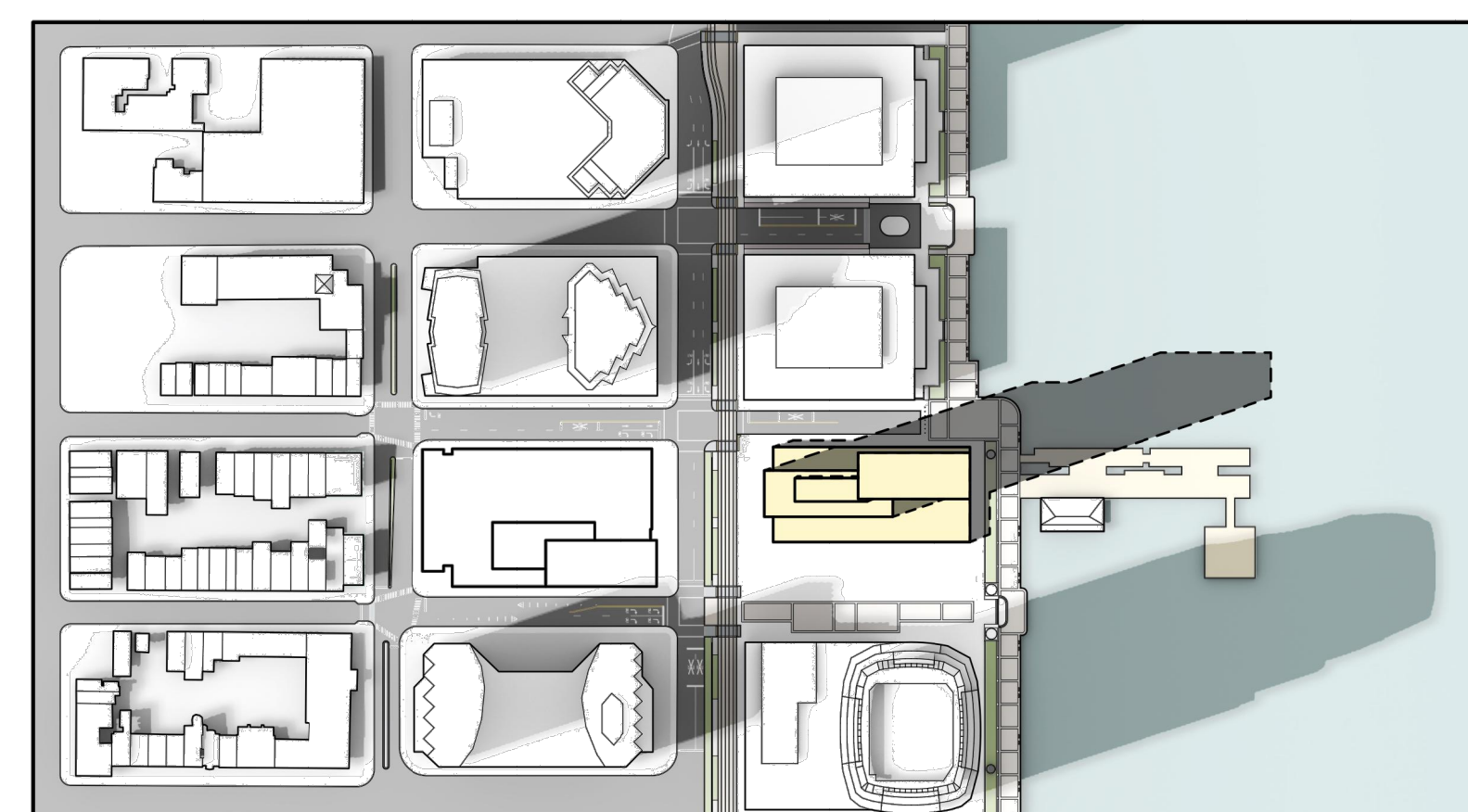
12:00 PM



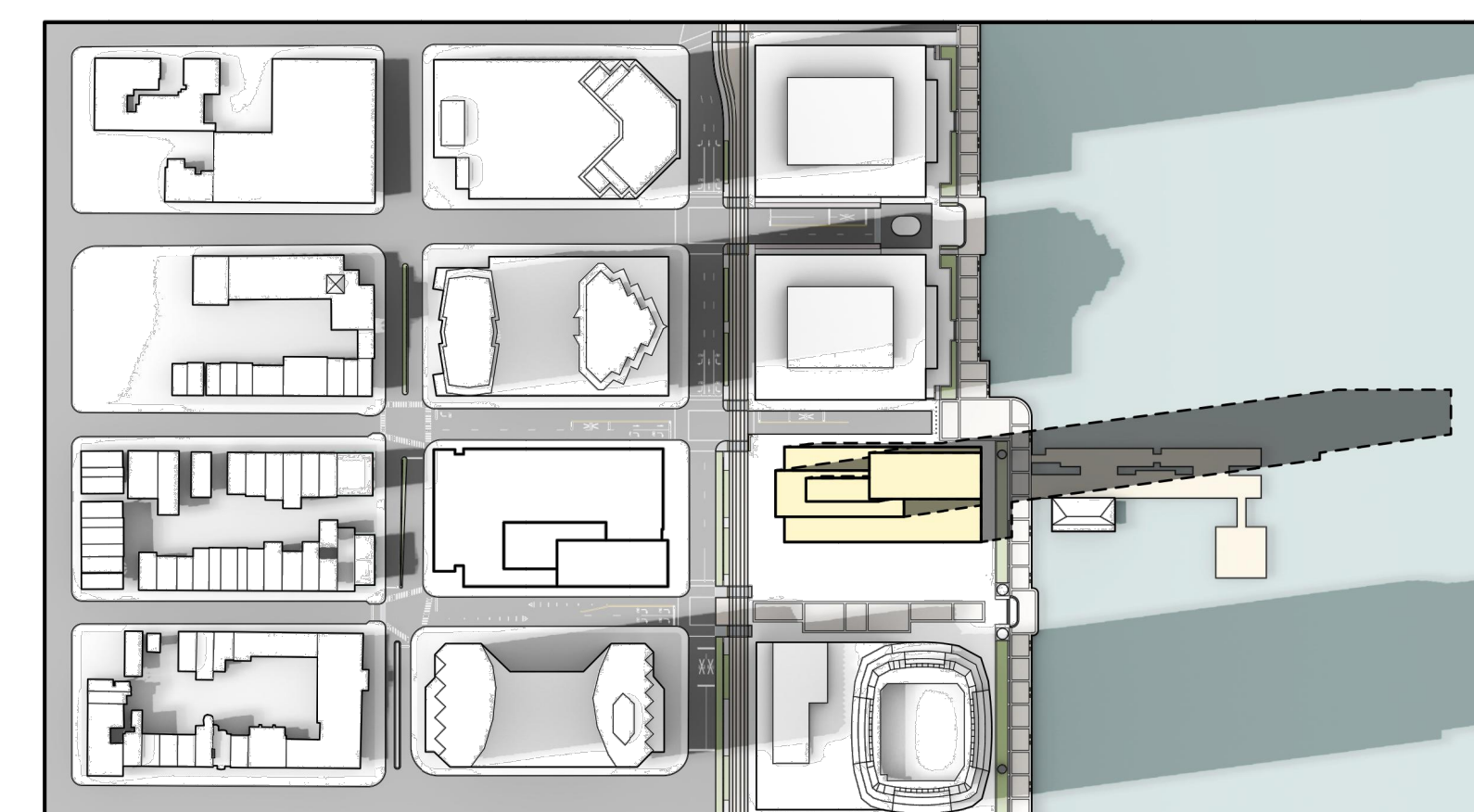
1:00 PM



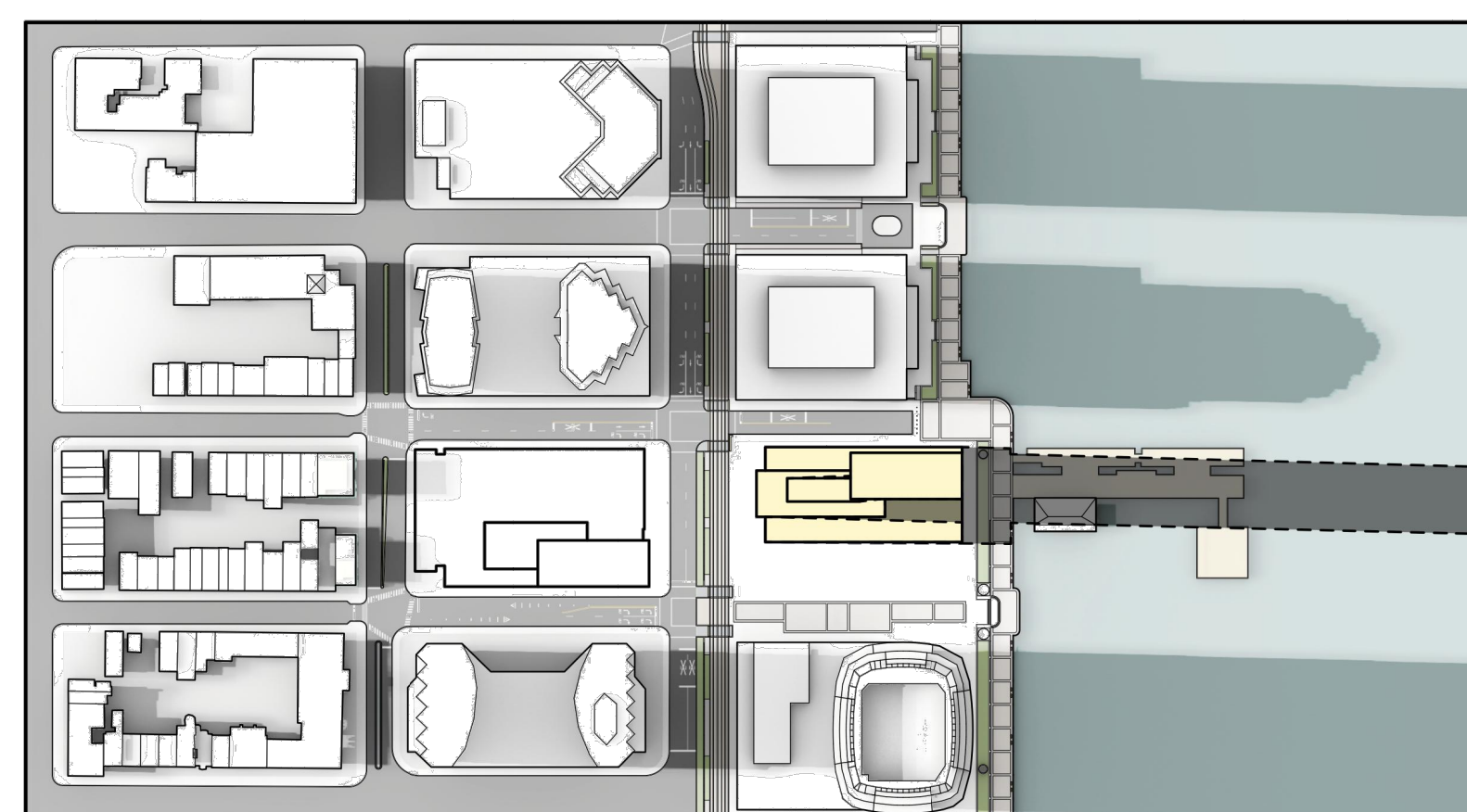
2:00 PM



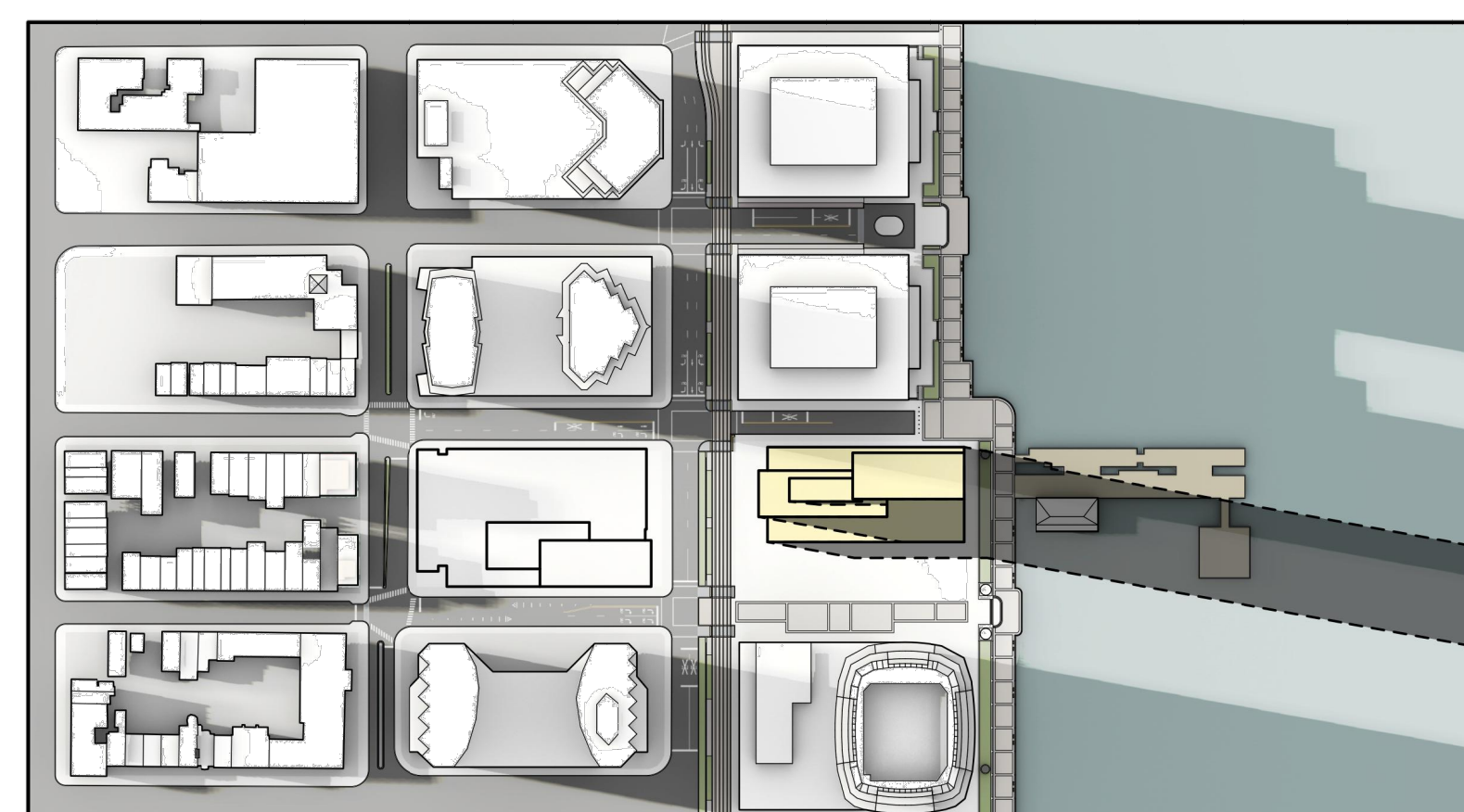
3:00 PM



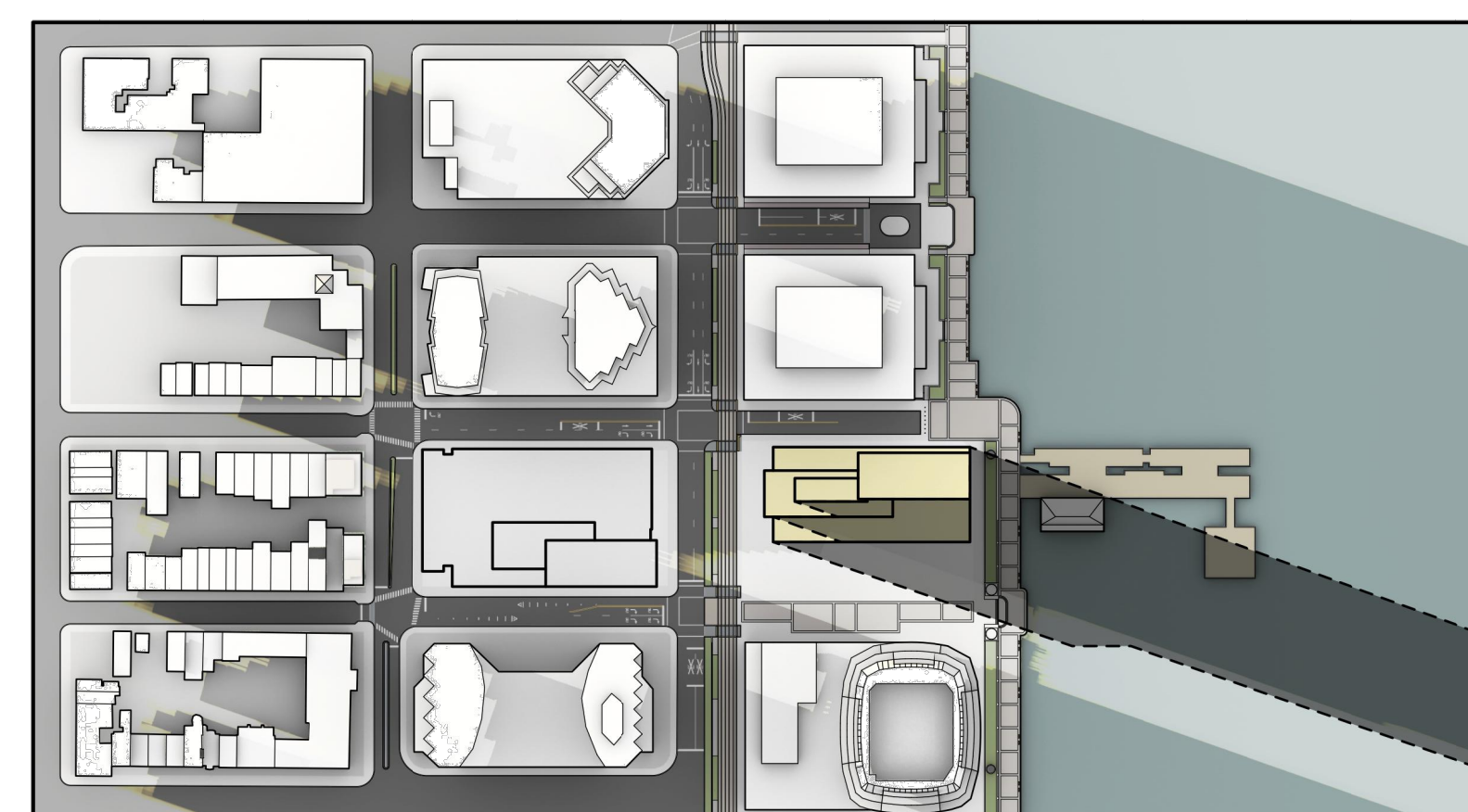
4:00 PM



5:00 PM



6:00 PM

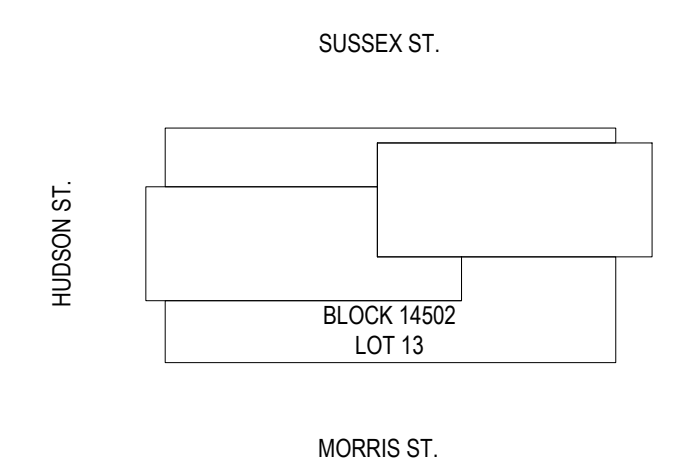
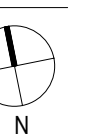


7:00 PM

SUMMER SOLSTICE
JUNE 21, 2022: SHADOW STUDY

NO.	DATE	REVISION
	05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
	07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
	08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN
	08/26/2022	ISSUED FOR NJDEP PERMITTING
	09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN

KEY PLAN



SCALE NOT TO SCALE
PROJECT NO. 1252
SEAL & SIGNATURE

DRAWING TITLE:
SHADOW STUDIES

DRAWING NO.

A-904

50 HUDSON

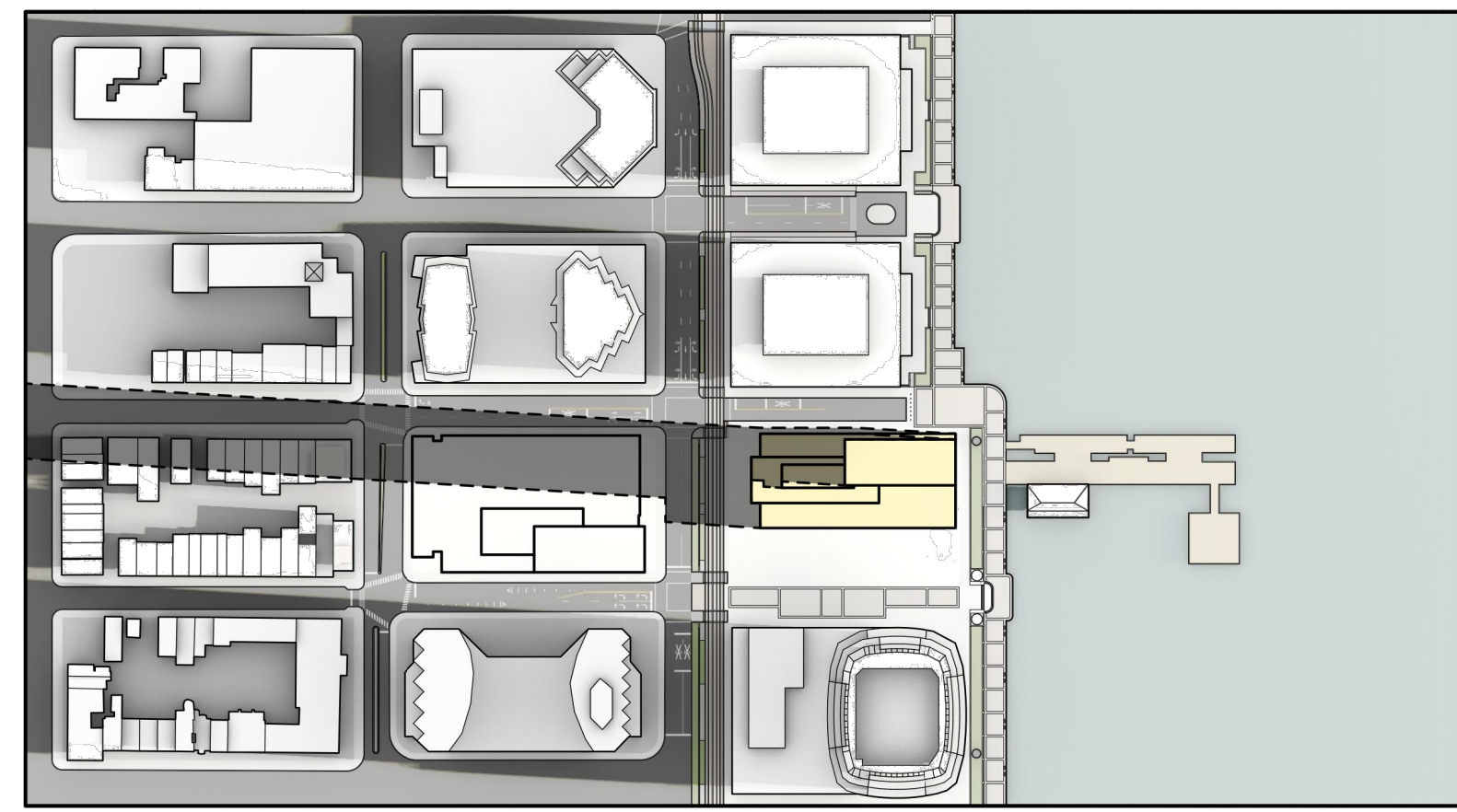
50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER
50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

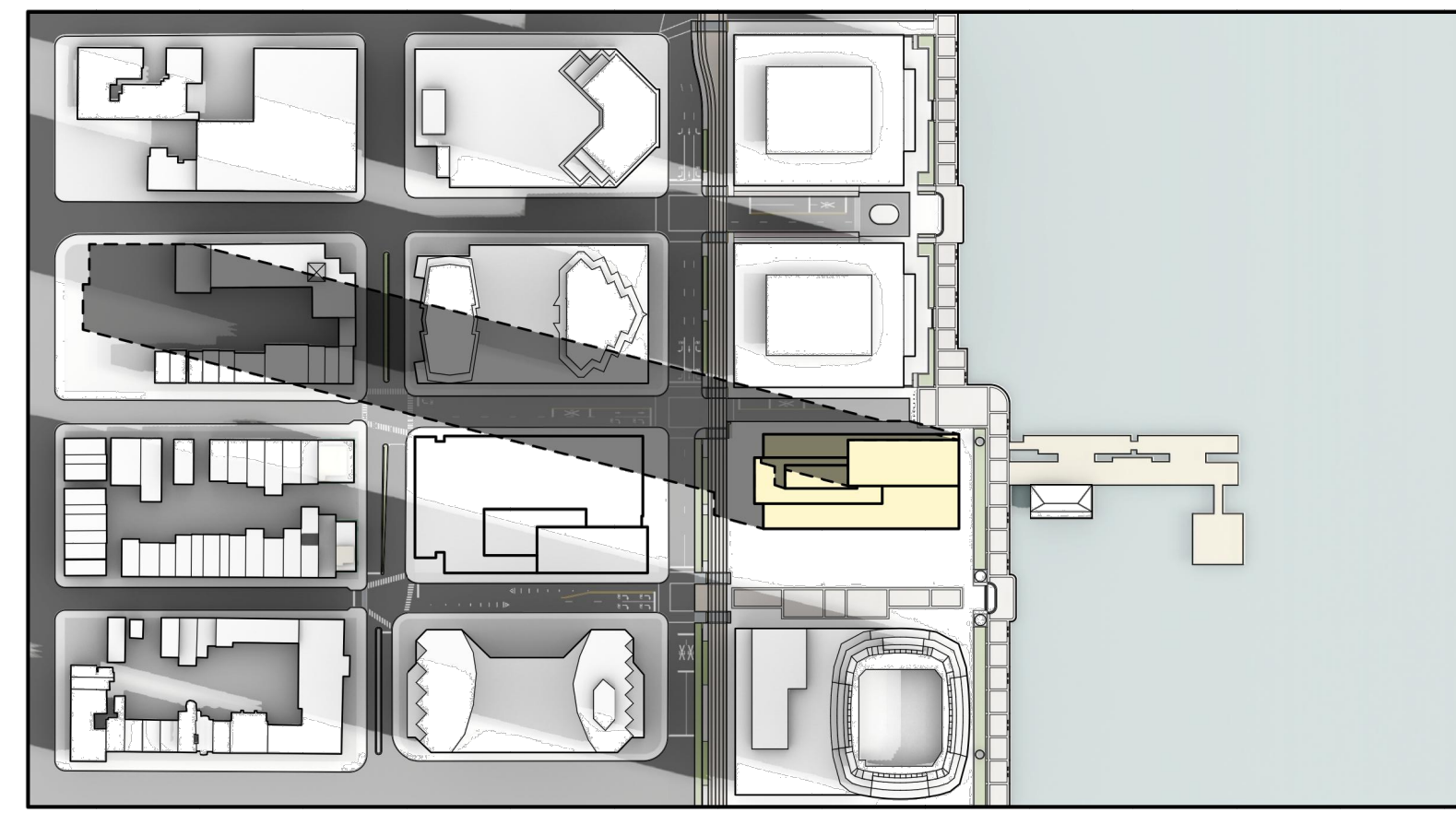
DESIGN ARCHITECT
HANDEL ARCHITECTS, LLP
120 Broadway, 8th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER
DRESDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

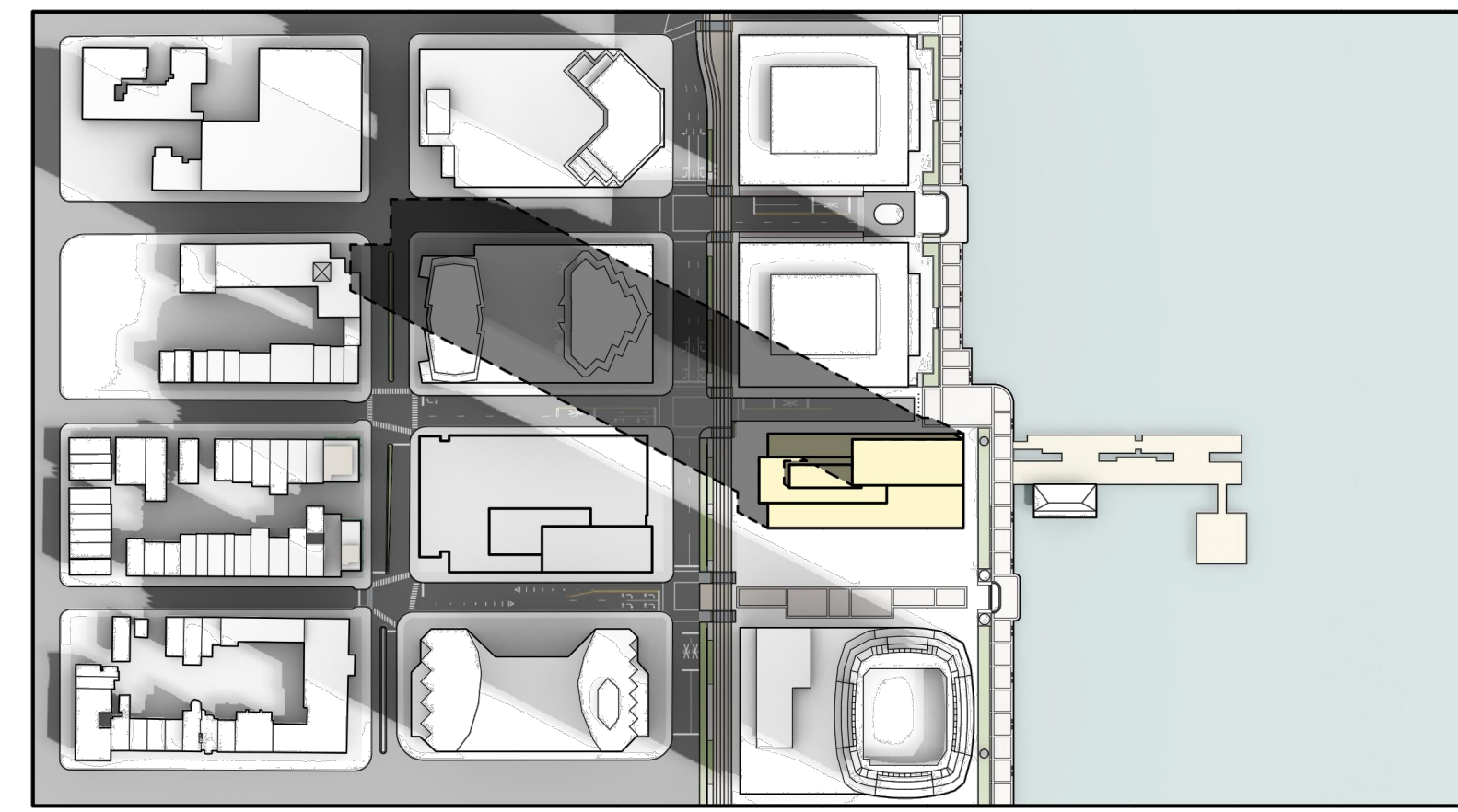
LANDSCAPE ARCHITECT
MILLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077



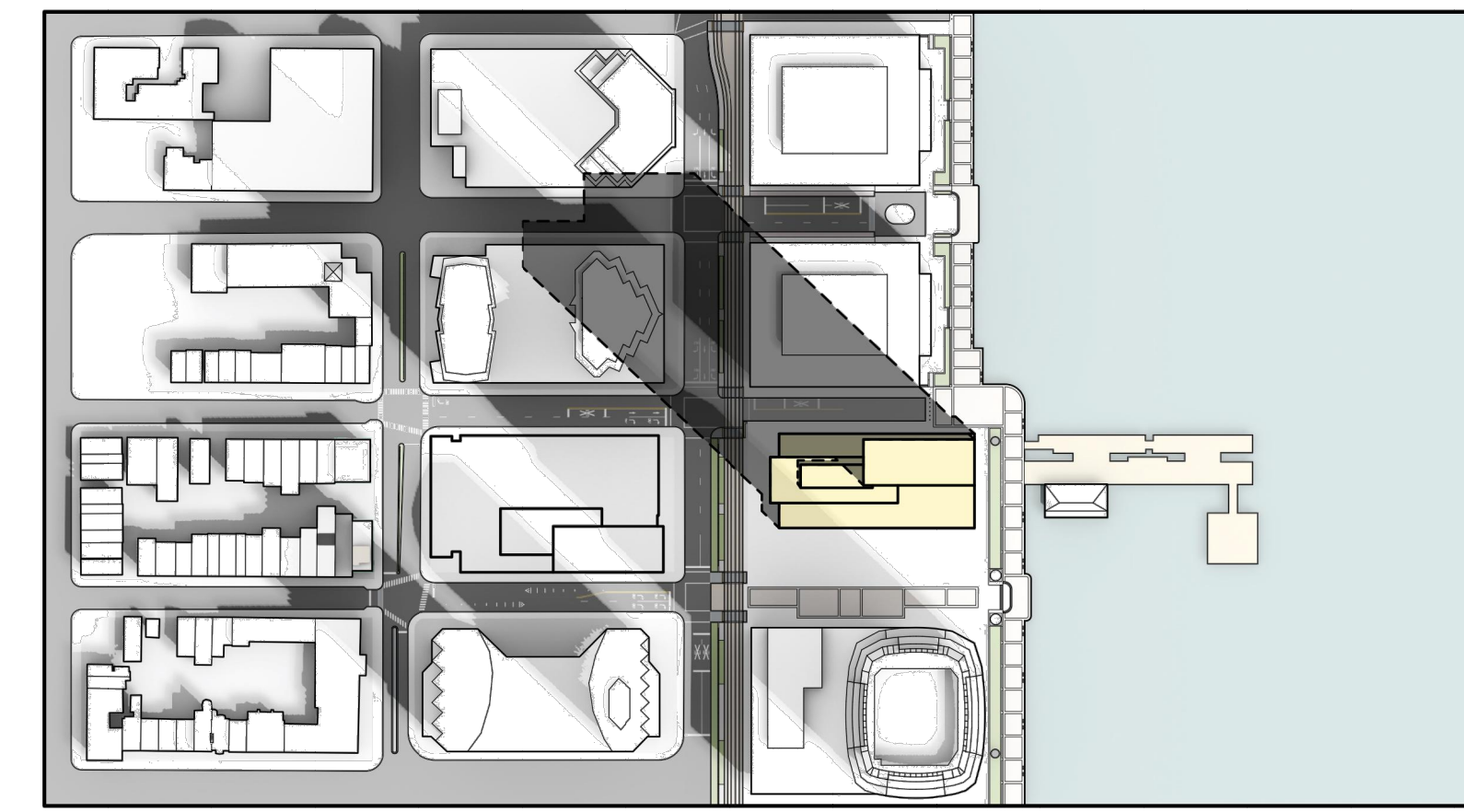
7:00 AM



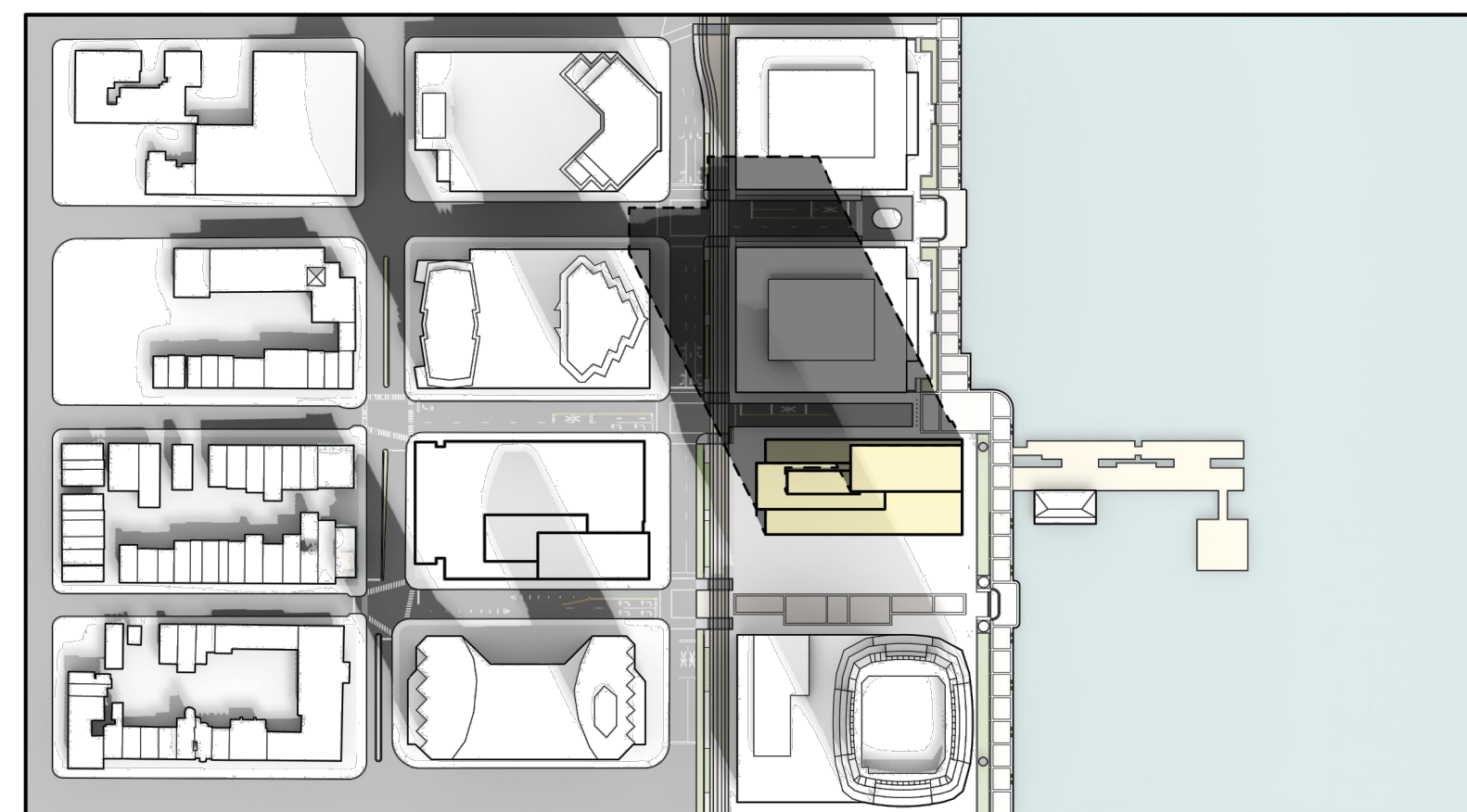
8:00 AM



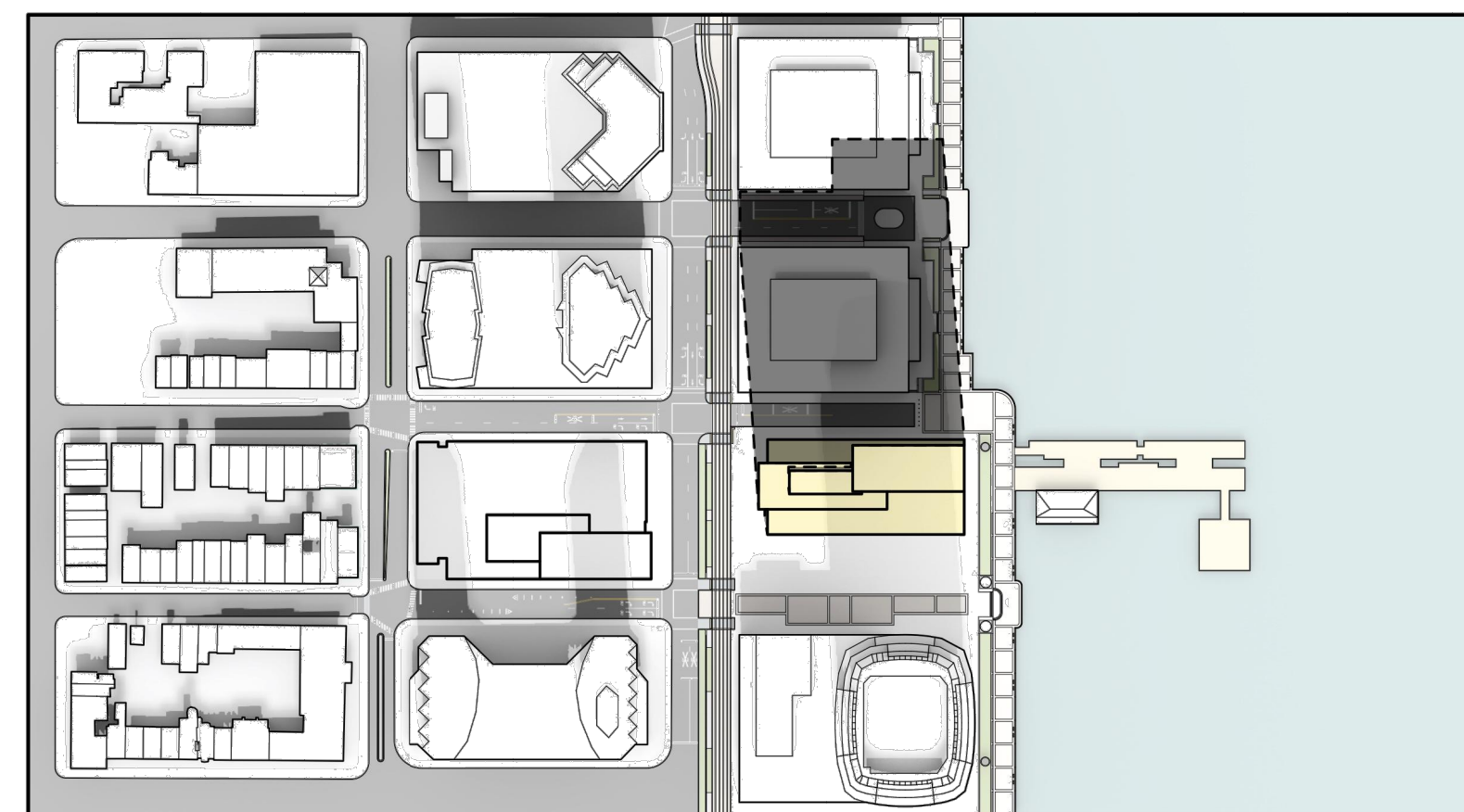
9:00 AM



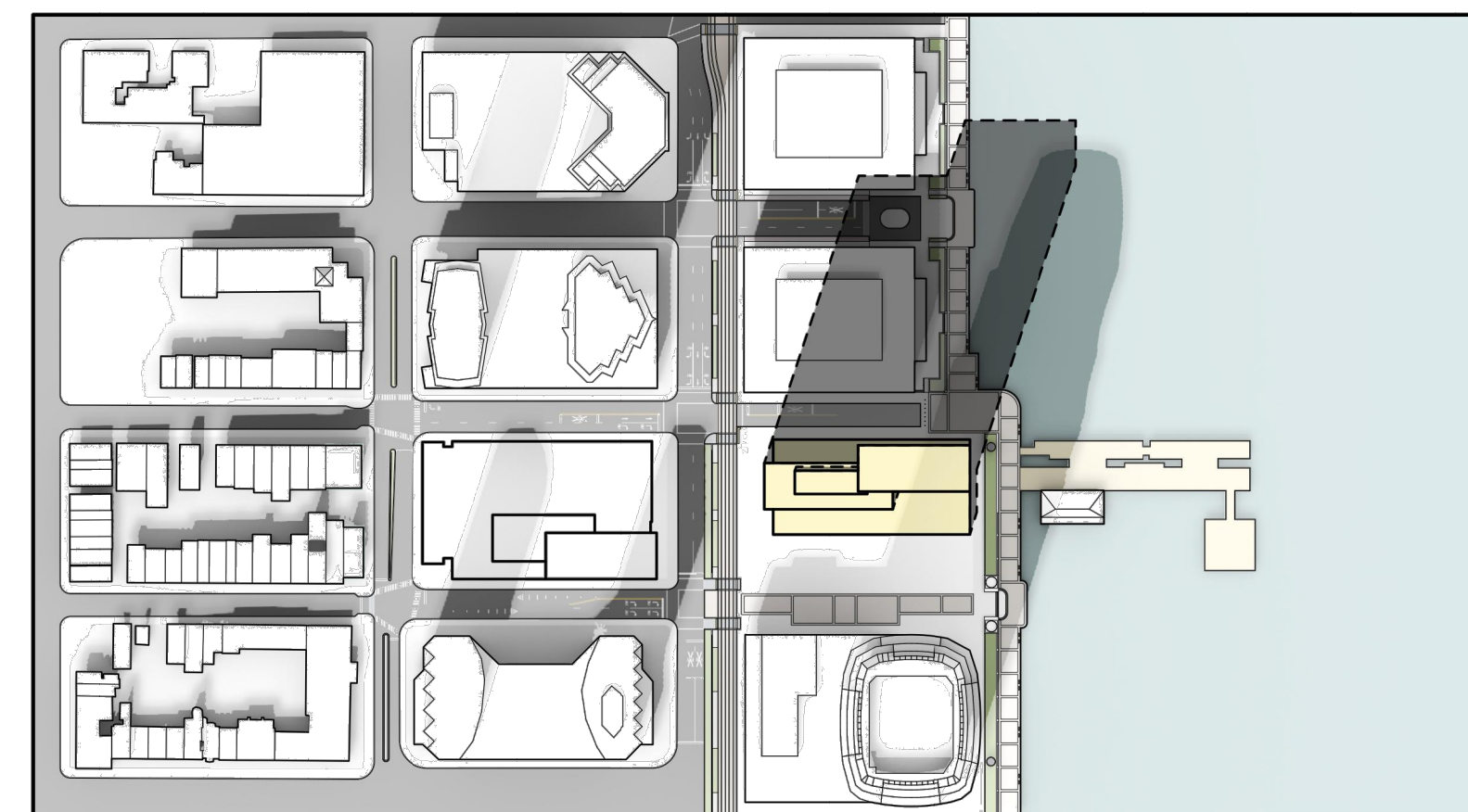
10:00 AM



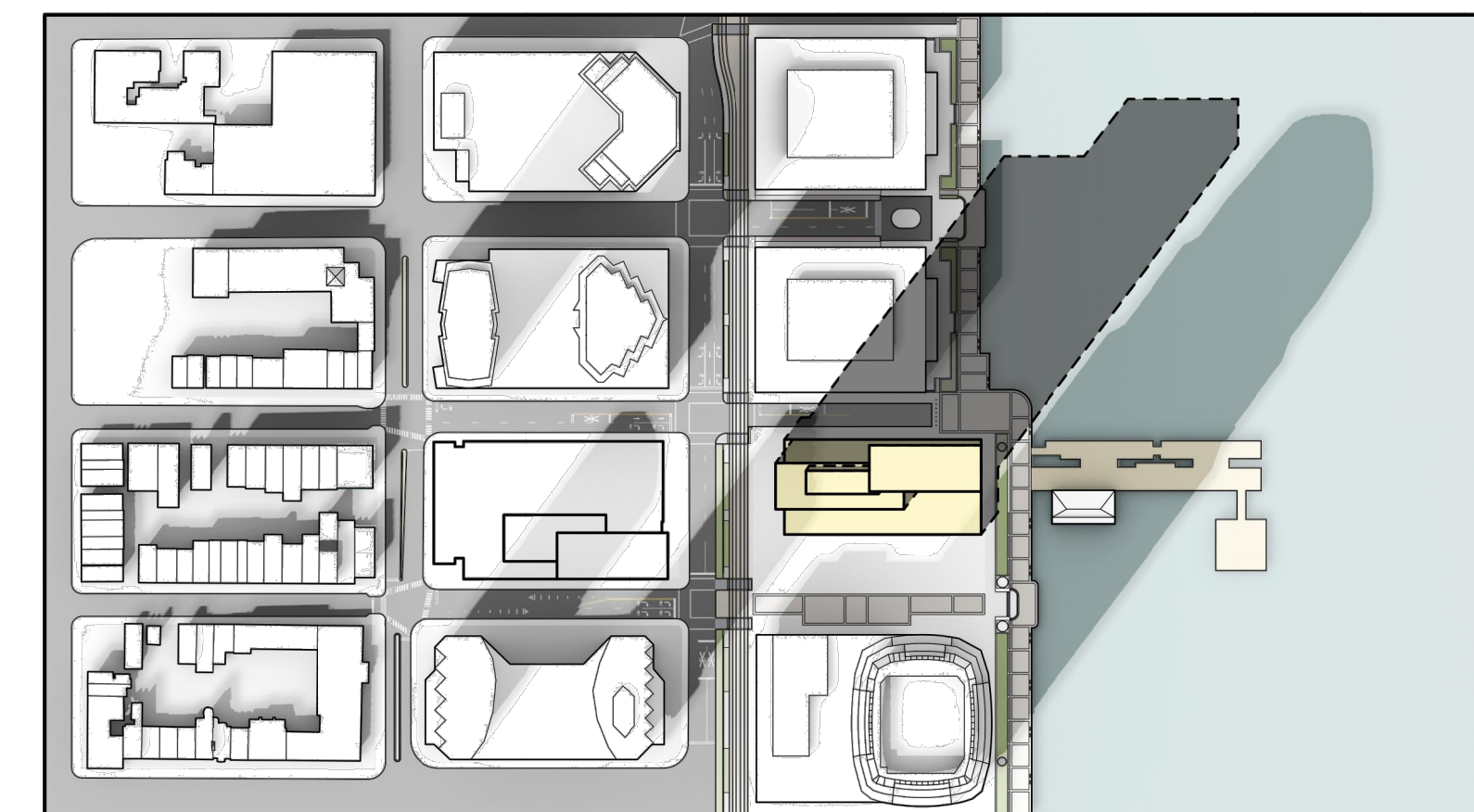
11:00 AM



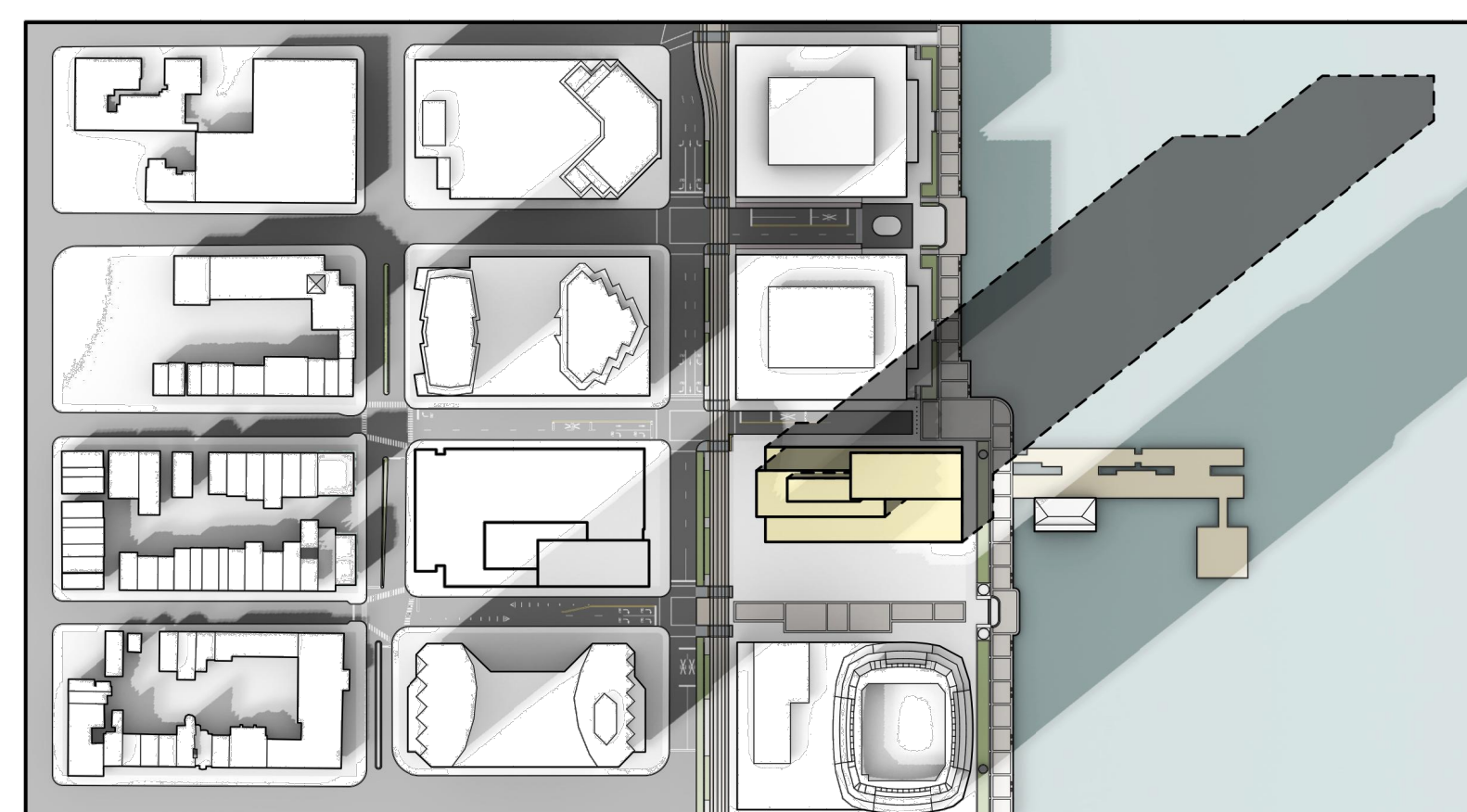
12:00 PM



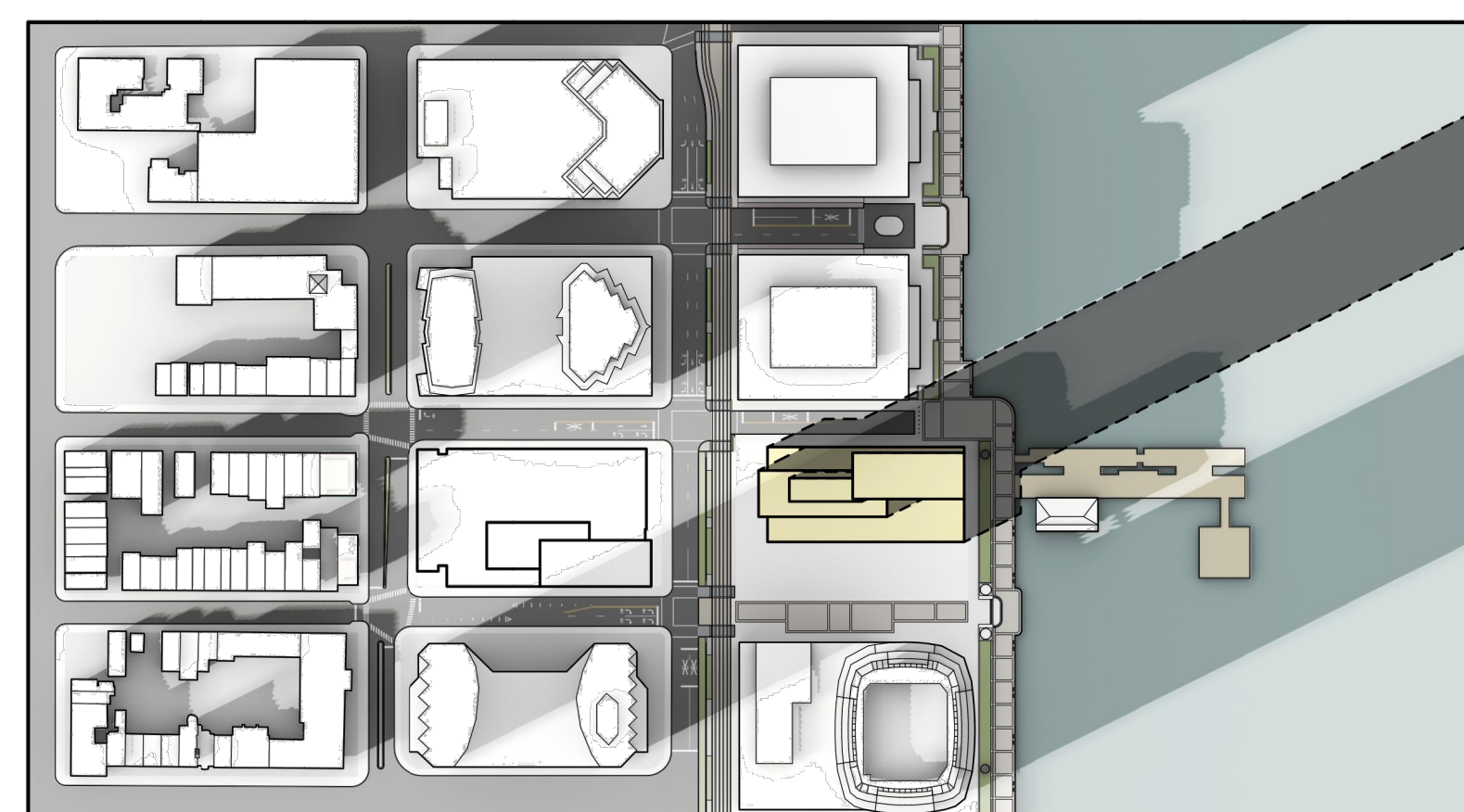
1:00 PM



2:00 PM



3:00 PM



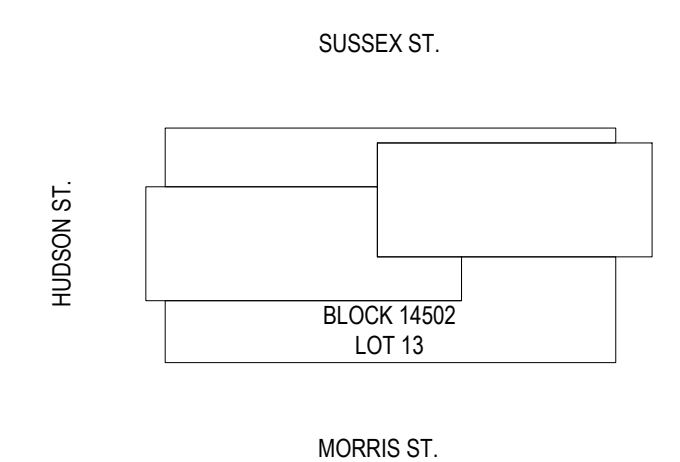
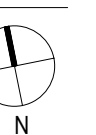
4:00 PM



5:00 PM

NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/26/2022	ISSUED FOR NJDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	

KEY PLAN



SCALE NOT TO SCALE
PROJECT NO: 1252
SEAL & SIGNATURE

DRAWING TITLE:
SHADOW STUDIES

DRAWING NO:

A-905

FALL EQUINOX
SEPTEMBER 22, 2022: SHADOW STUDY

50 HUDSON

50 HUDSON STREET
JERSEY CITY, NJ 07302

OWNER

50 HUDSON STREET, L.L.C.
C/O TISHMAN SPEYER
45 Rockefeller Plaza
New York, NY 10111
T: 212.715.0300

DESIGN ARCHITECT

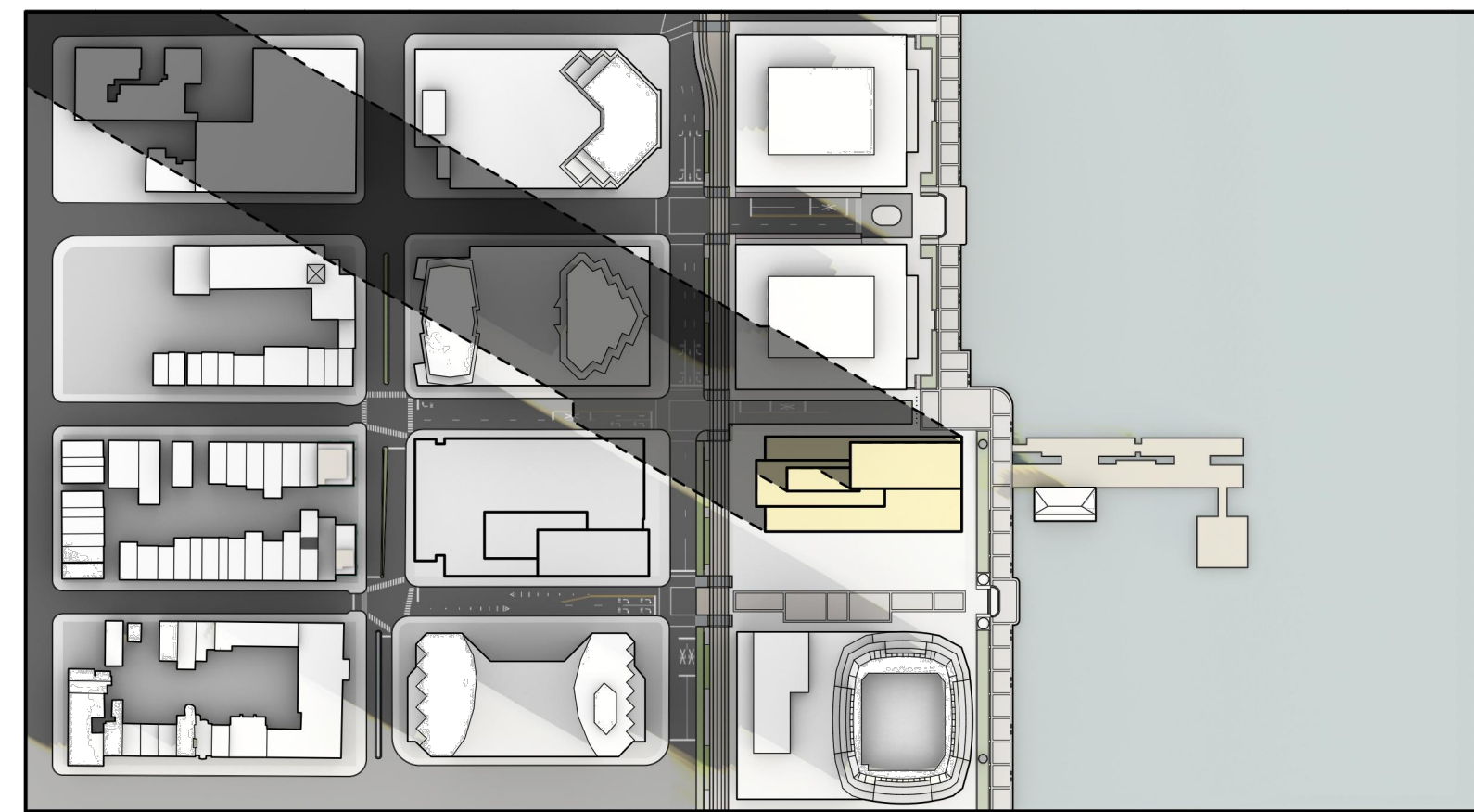
HANDEL ARCHITECTS, LLP
120 Broadway, 8th Floor
New York, NY 10271
T: 212.595.4112 F: 212.595.9032

CIVIL ENGINEER

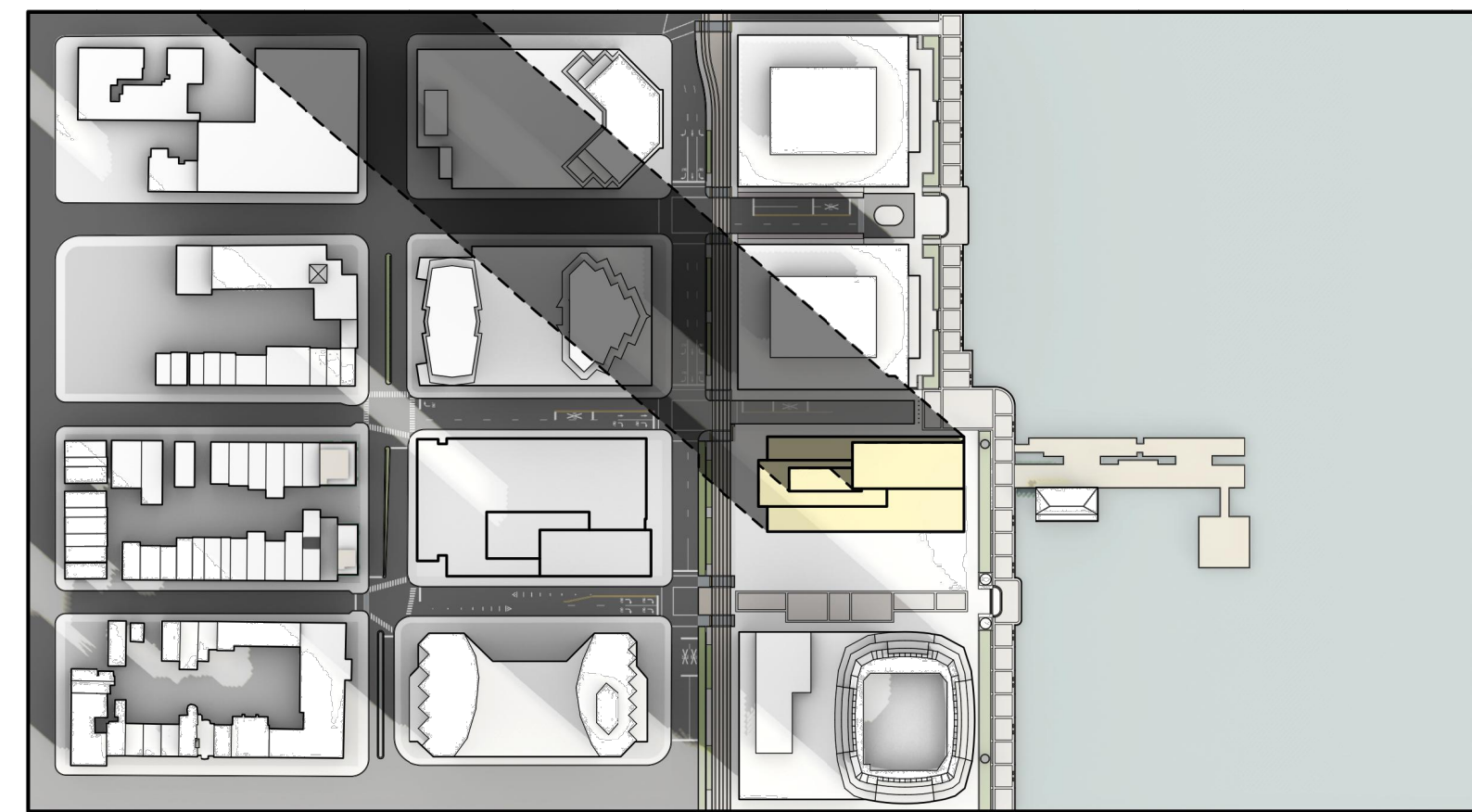
DRESDNER ROBIN
1 Evertrust Plaza, Suite 901
Jersey City, NJ 07302
T: 212.297.4205

LANDSCAPE ARCHITECT

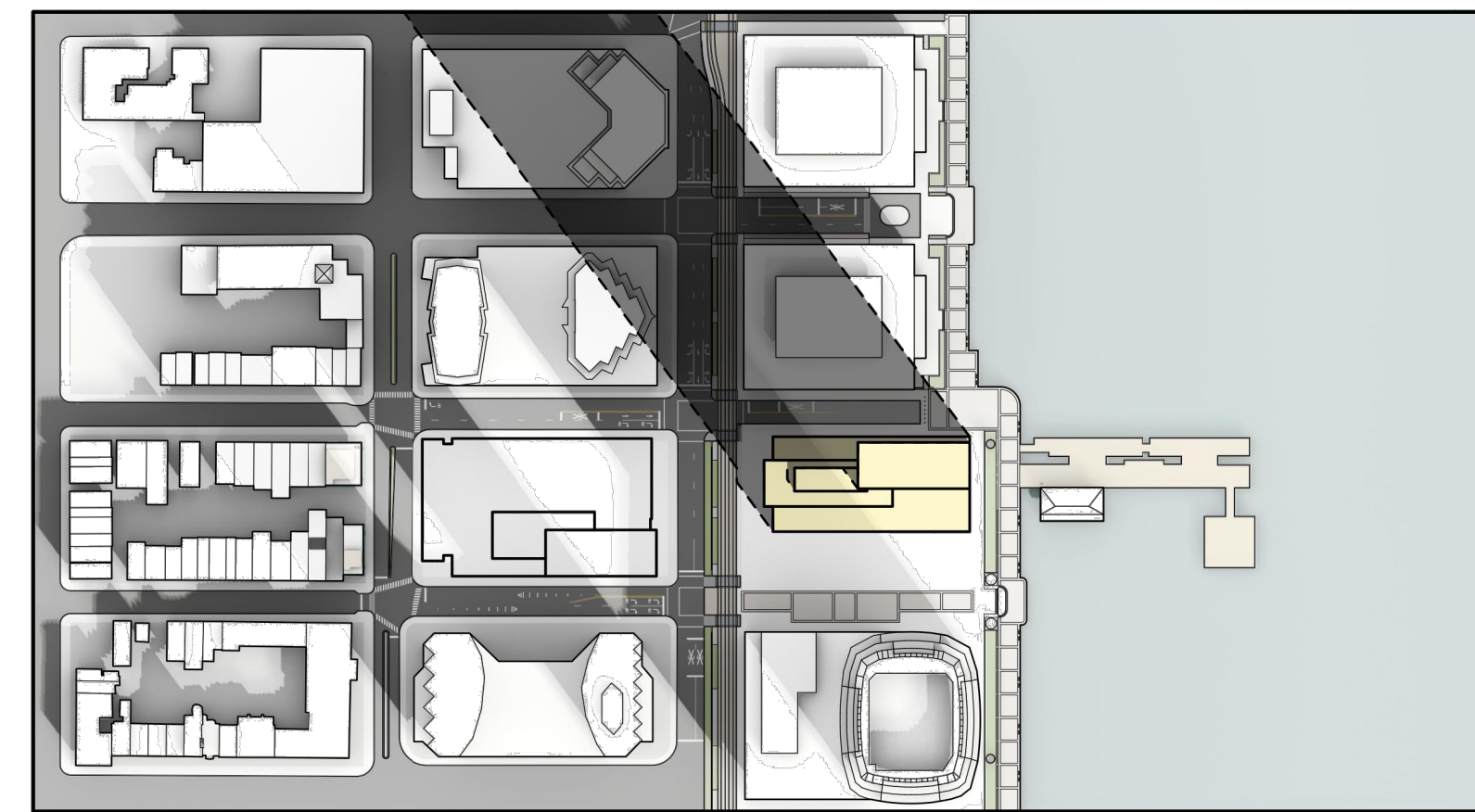
MEILLO, BAUER, CARMAN
200 Union Avenue
Brielle, NJ 08730
T: 732.528.0664 F: 732.528.1077



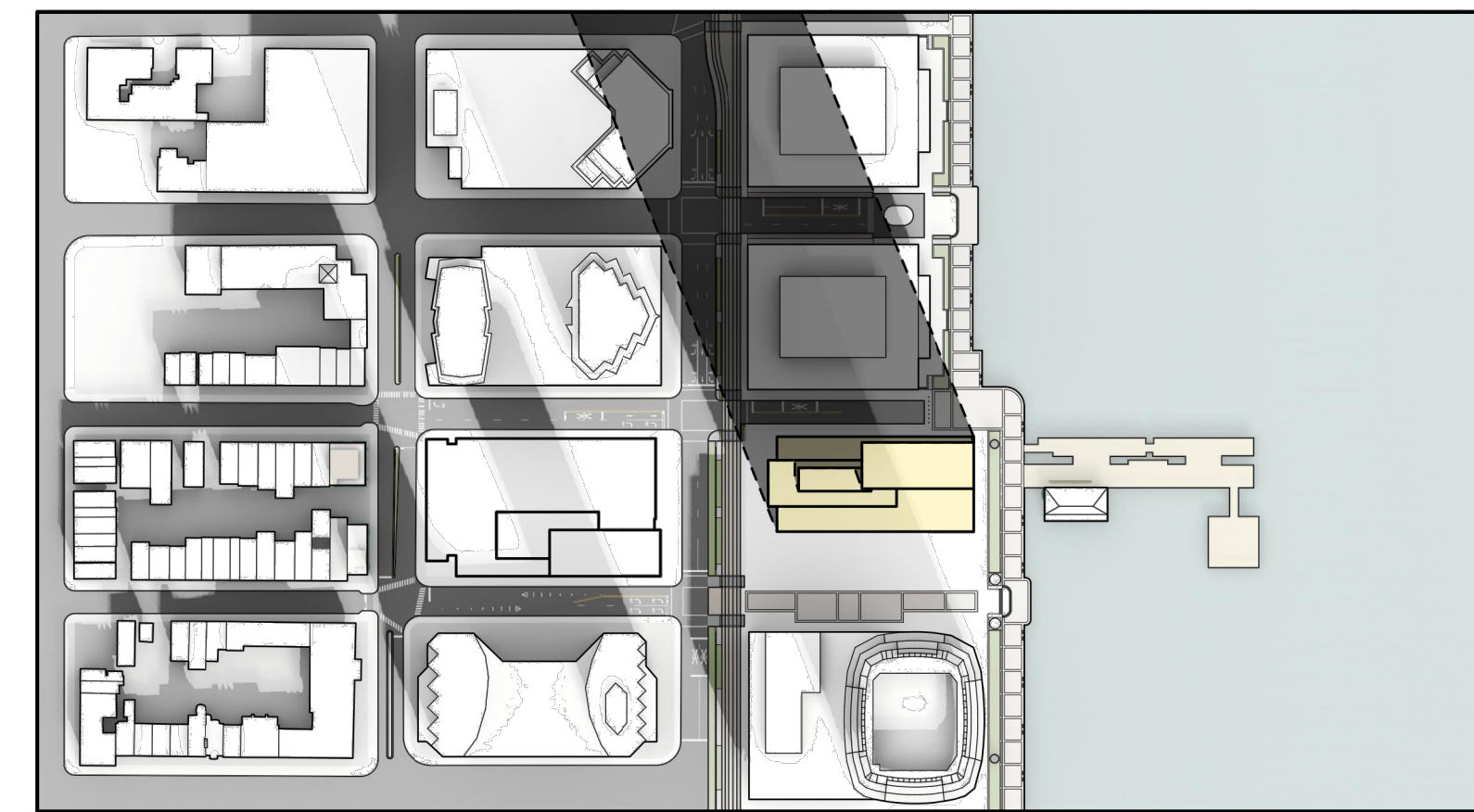
8:00 AM



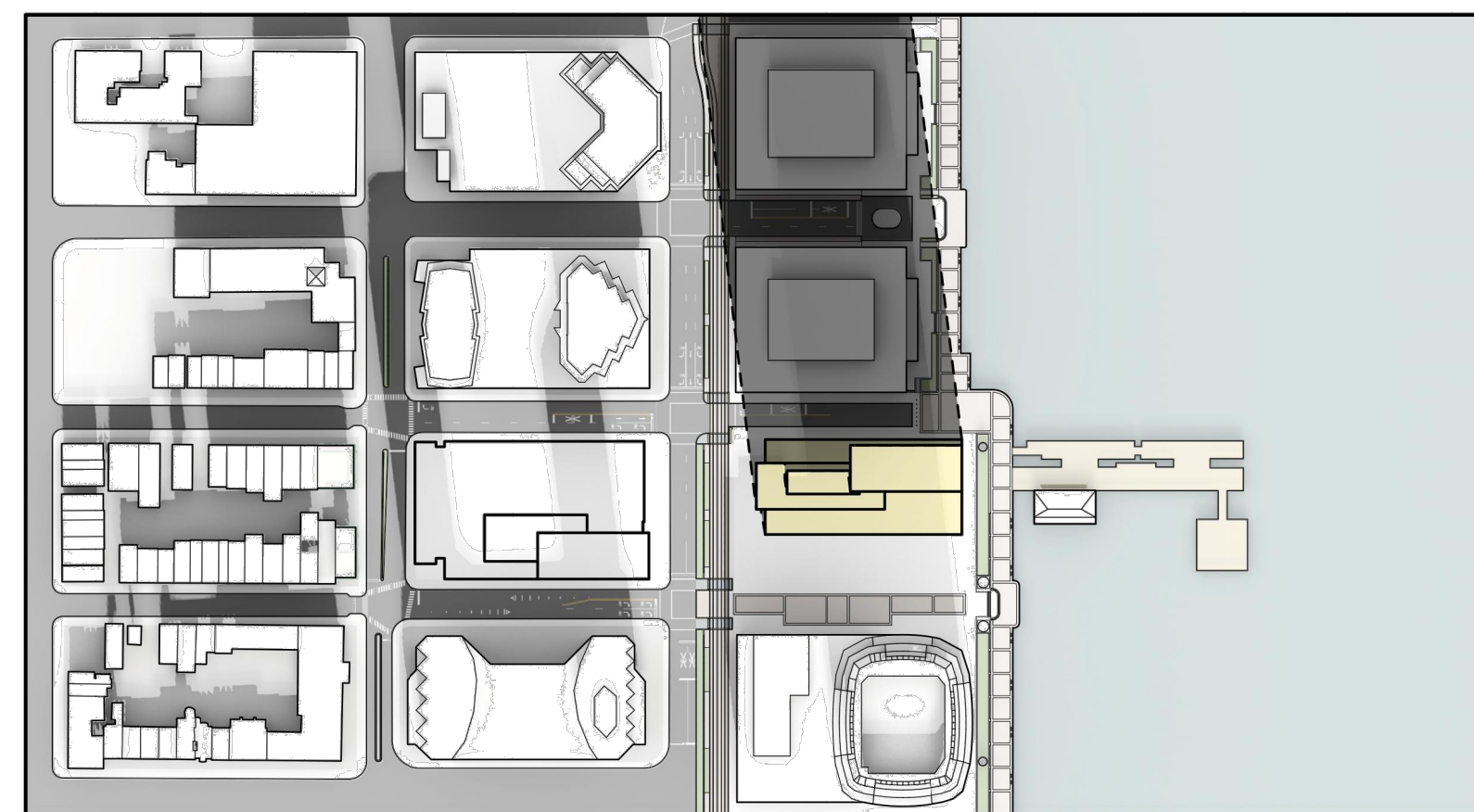
9:00 AM



10:00 AM



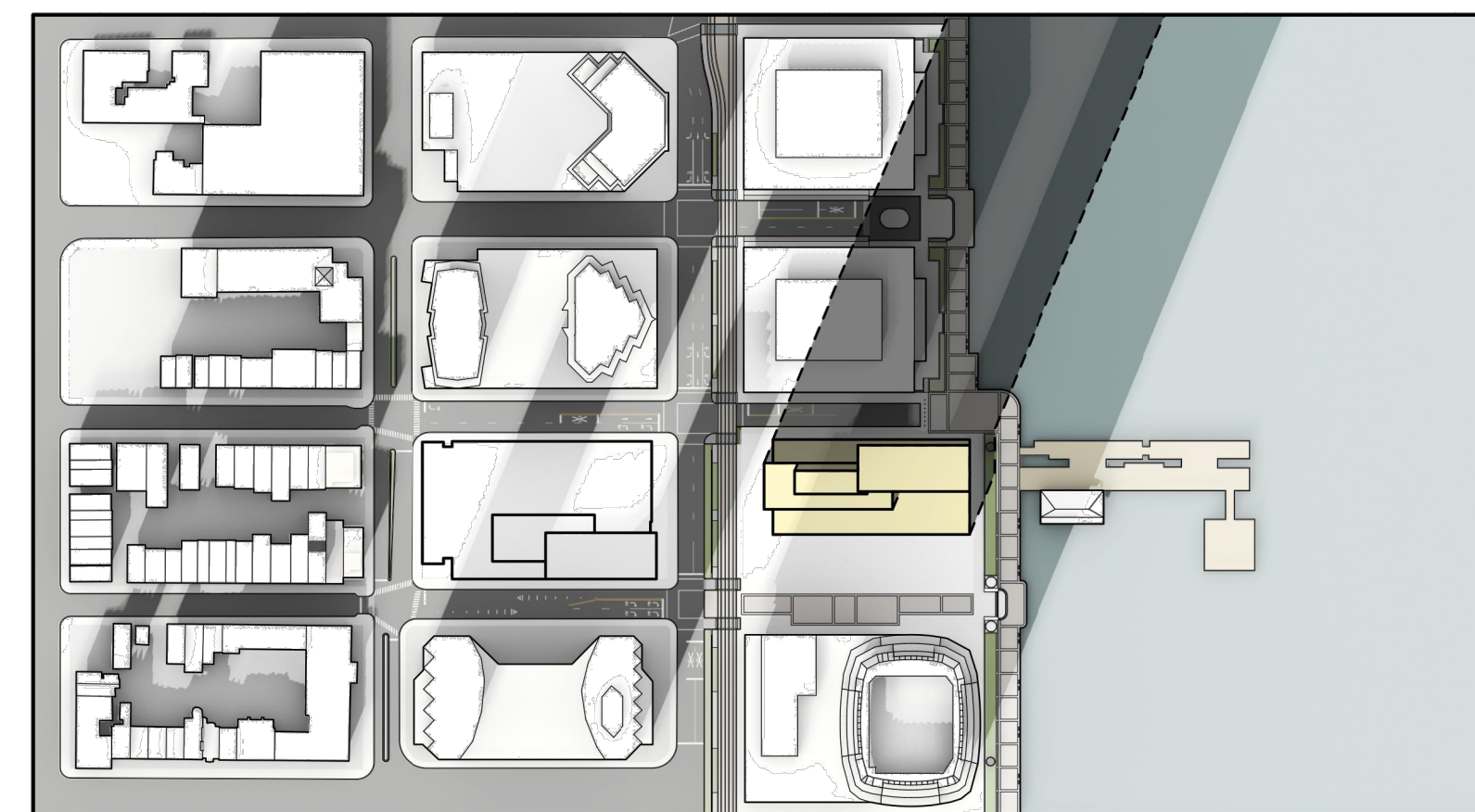
11:00 AM



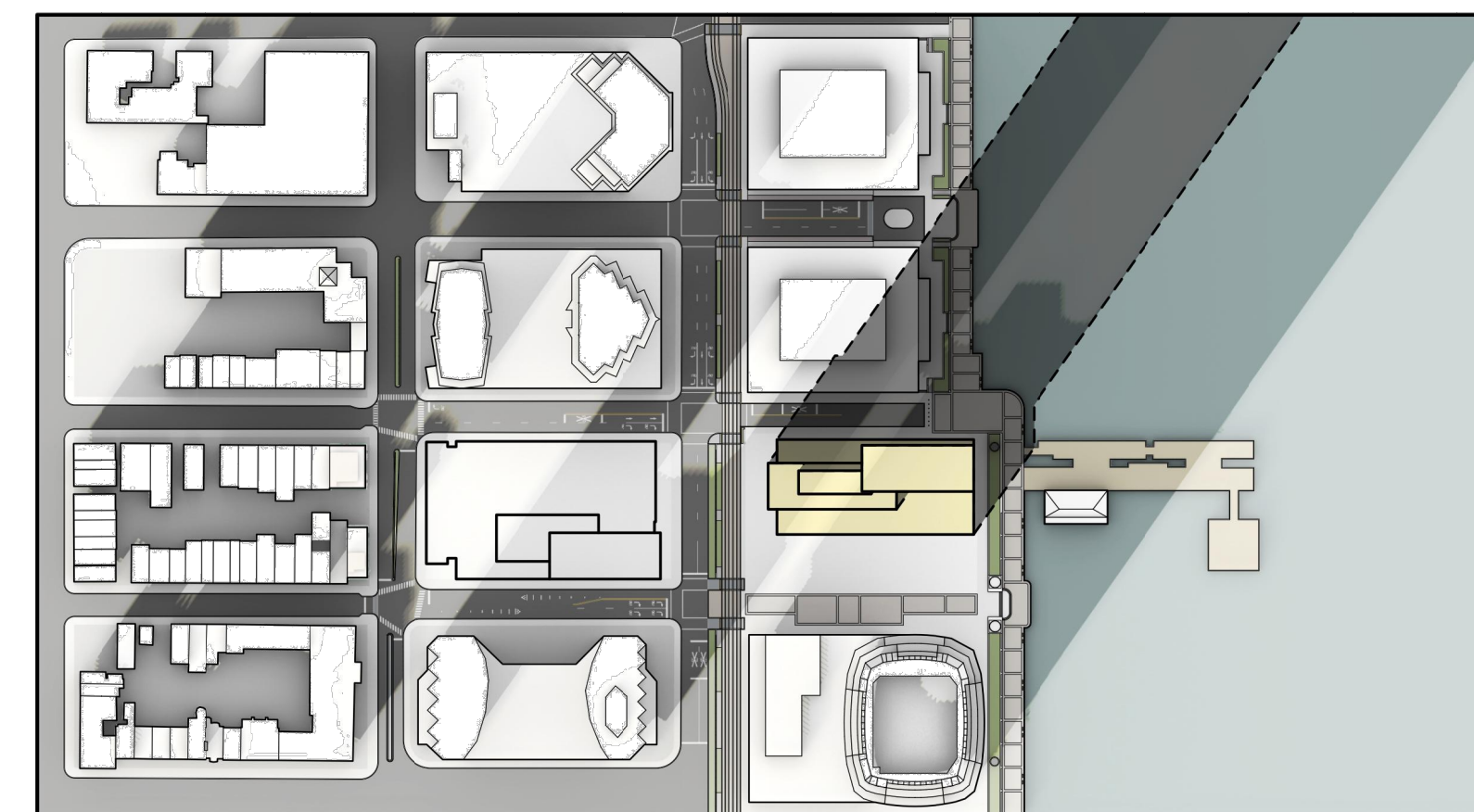
12:00 PM



1:00 PM



2:00 PM



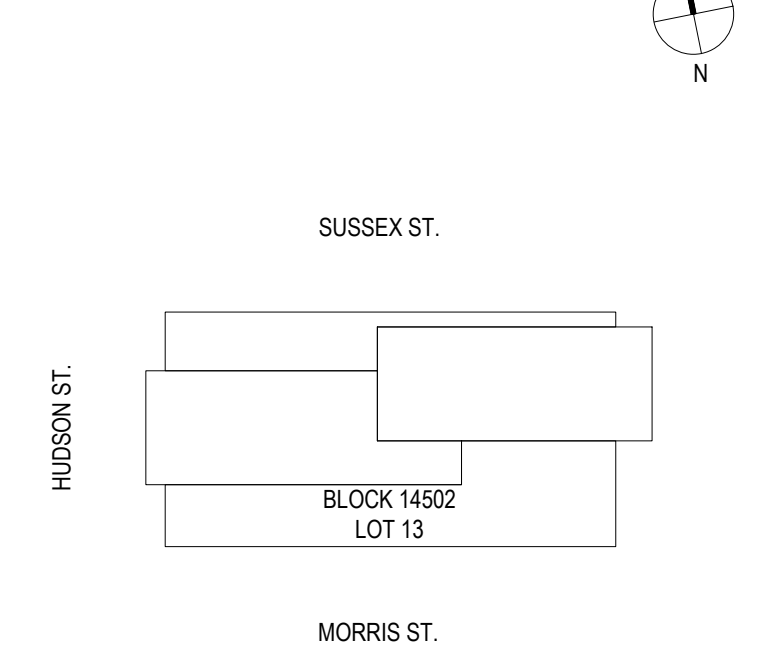
3:00 PM



4:00 PM

NO.	DATE	REVISION
05/02/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
07/01/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	
08/26/2022	ISSUED FOR NJDEP PERMITTING	
09/09/2022	PRELIMINARY & FINAL MAJOR SITE PLAN	

KEY PLAN



SCALE: NOT TO SCALE
PROJECT NO.: 1252
SEAL & SIGNATURE

DRAWING TITLE:
SHADOW STUDIES

DRAWING NO.:

A-906

WINTER SOLSTICE
DECEMBER 21, 2022: SHADOW STUDY