

SUBJECT OF TONIGHT'S MEETING

Franklin Towers FACADE

As for Franklin Courts...

- No gameplan has been developed for the Courts.
- Scope of work for the Courts will be discussed in a series of meetings with current TMHA residents as well as other stakeholders.
- These meetings to begin in the Fall of 2022.

Franklin Towers FAÇADE REPLACEMENT



Scope of Work Goals

- **Modernize – Aesthetically & Practically**
- **Improve Resident Comfort**
- **Improve Energy Efficiency & Sustainability**

REPLACEMENT OF FAÇADE LEADS TO OPPORTUNITIES:

SCOPE OF WORK:

- Install high performance building insulation & improve air sealing
- Install high efficiency heating & cooling system units
- Install new energy efficient windows
- Integrate new electric heating & cooling system into façade

POSITIVE OUTCOMES:

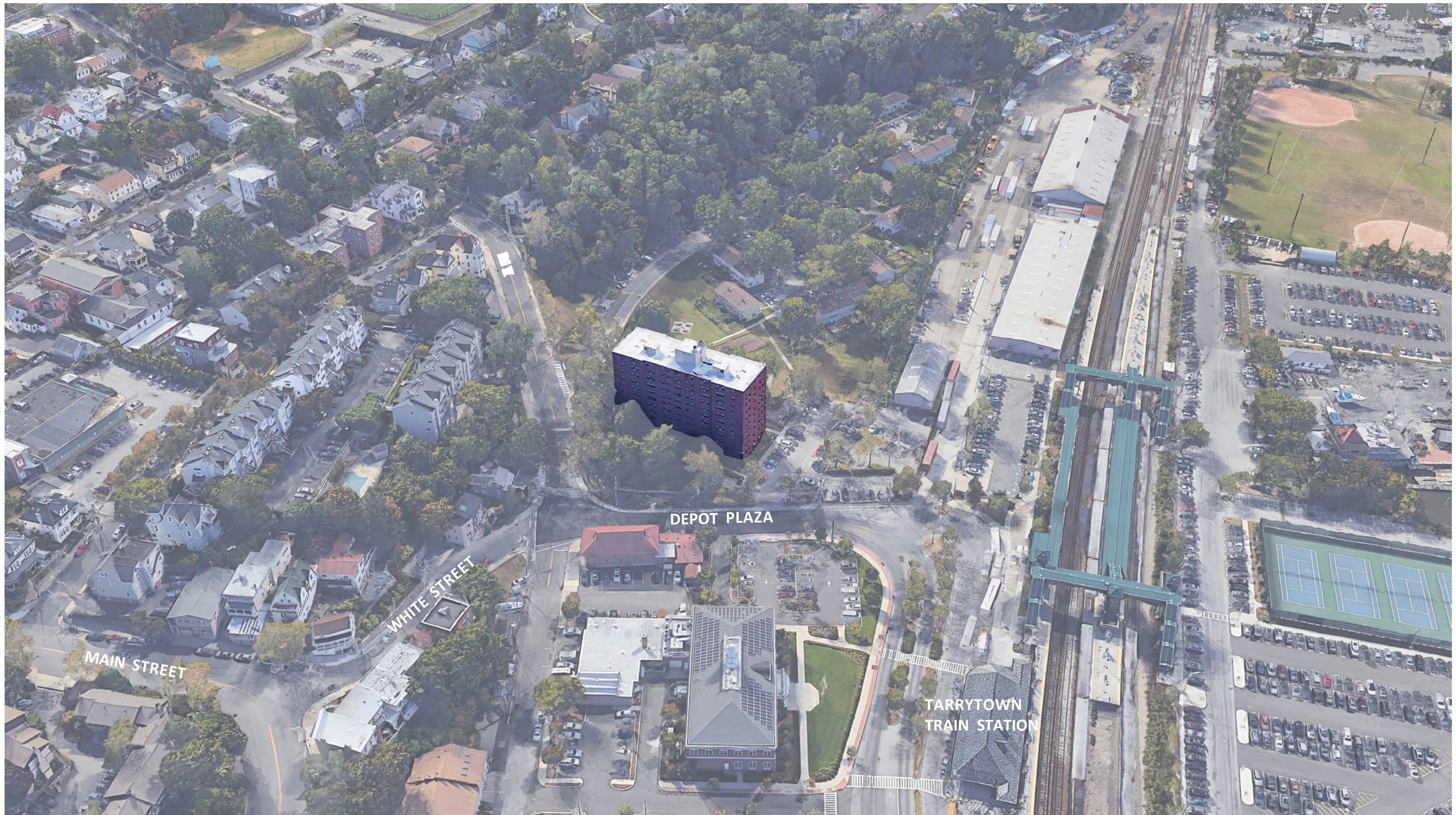
- Improve resident comfort & control of environment with in-unit thermostats for heating and air conditioning
- Eliminate seasonal AC units in windows
- Convert from fossil fuels to high efficiency electric
- Modernize the overall aesthetics of the building exterior

FRANKLIN TOWERS DESIGN STUDY

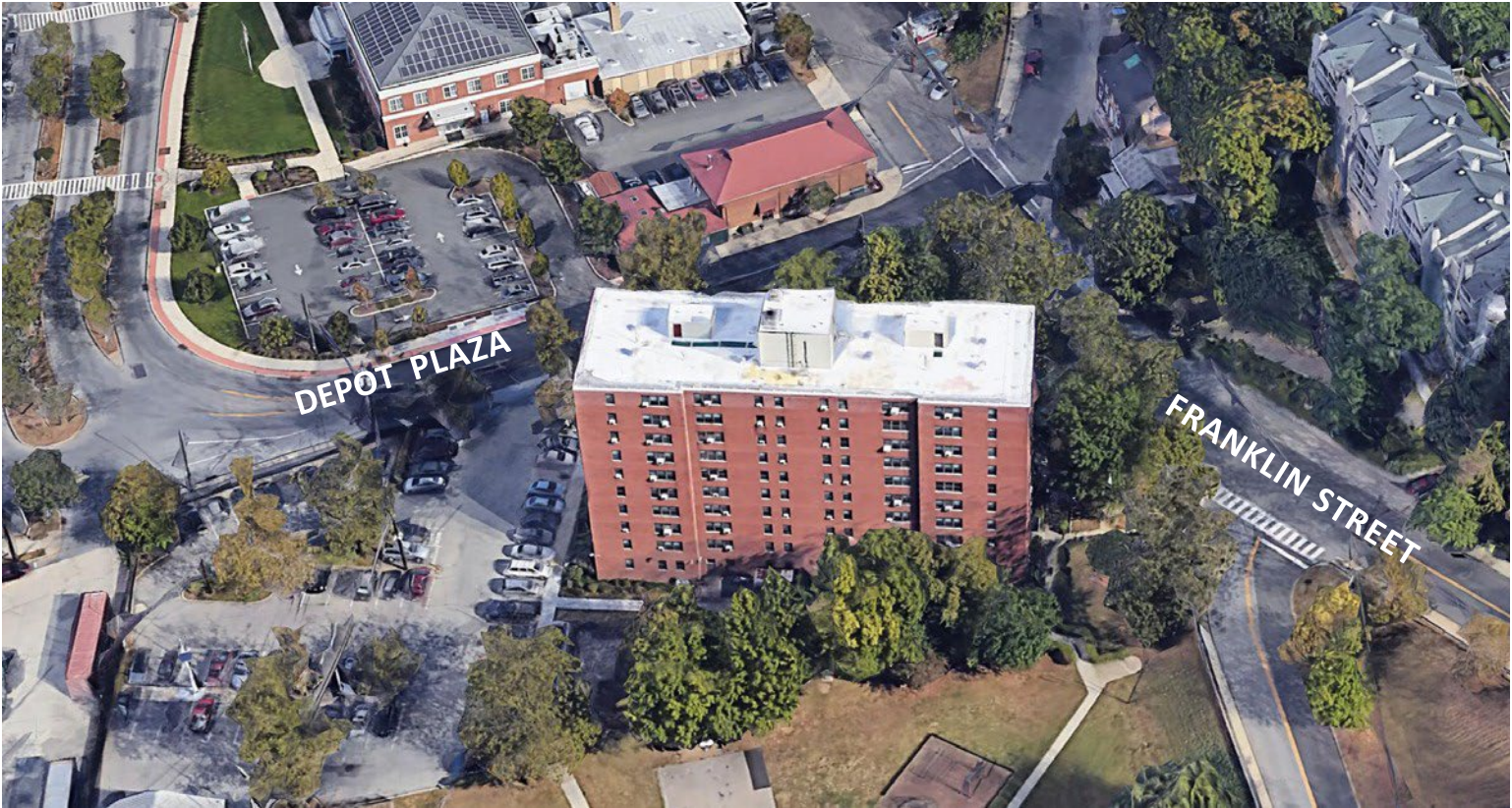
PRELIMINARY STUDY

BEYER
BLINDER
BELLE

TARRYTOWN , NY
JUNE 14, 2022



LOCATION PLAN



LOCATION PLAN



A FRANKLIN TOWERS WEST FACADE



B FRANKLIN TOWERS NORTH FACADE



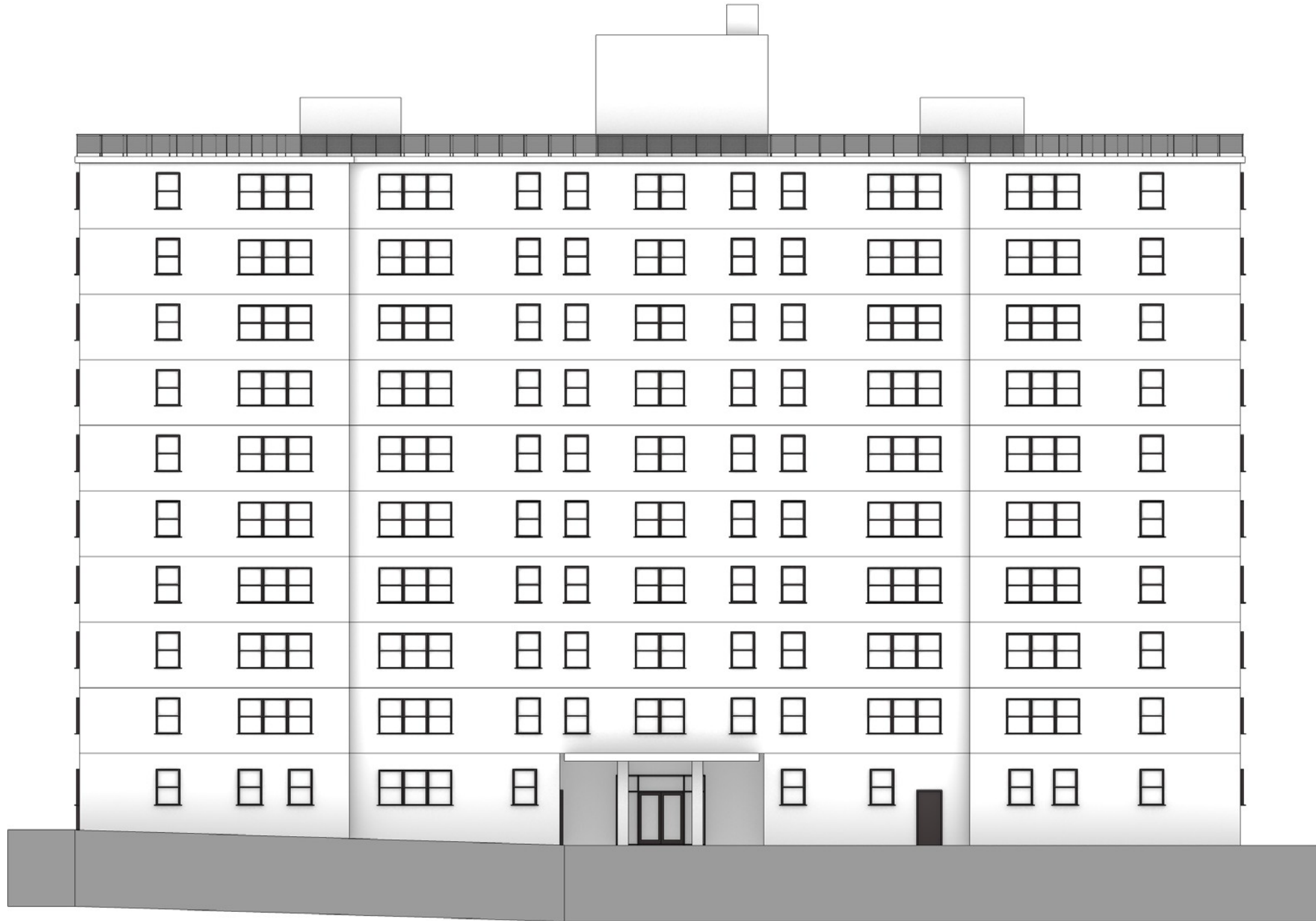
C FRANKLIN TOWERS EAST FACADE



FRANKLIN TOWERS - EXISTING



FACADE DIAGRAM - EXISTING BUILDING



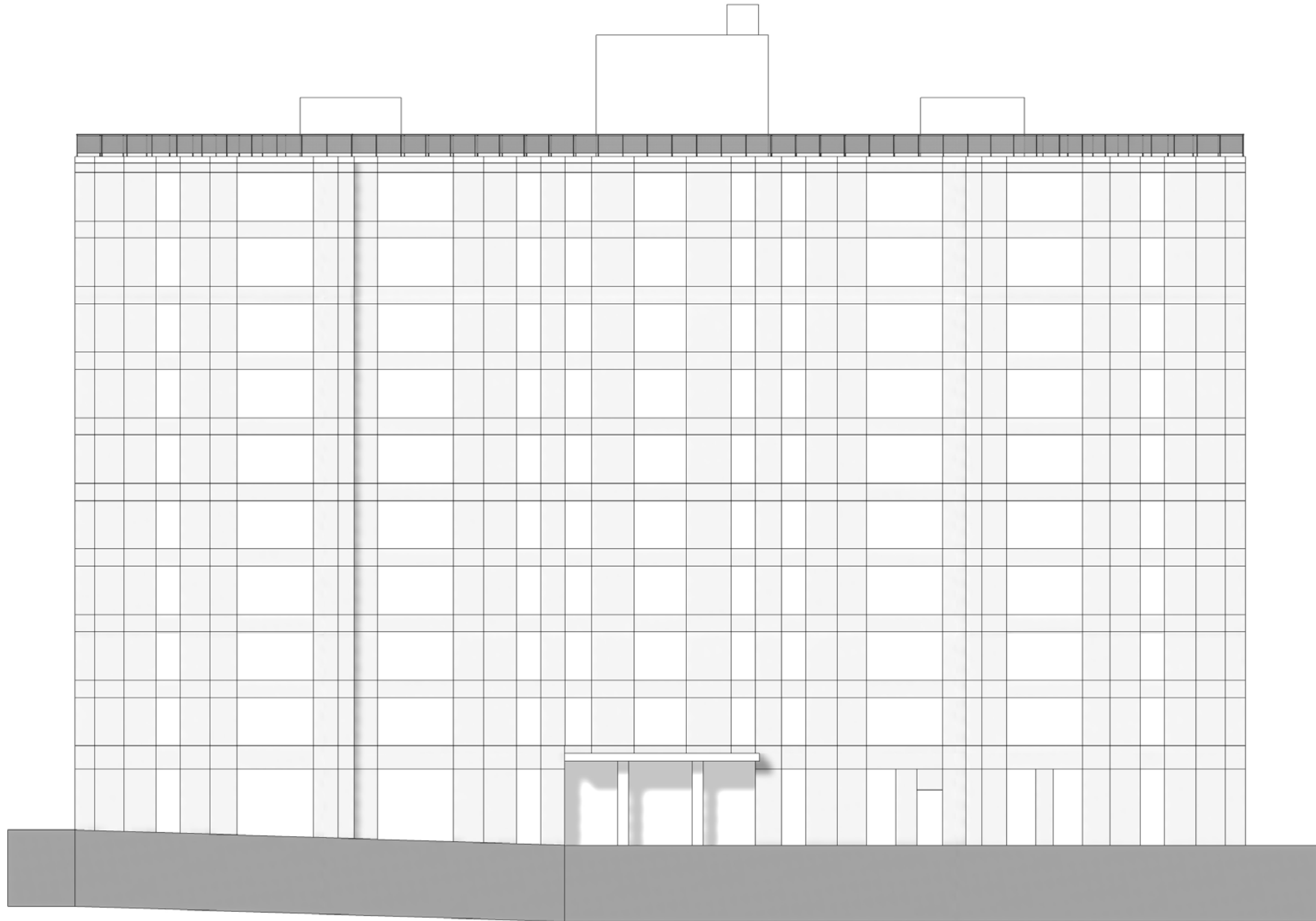
REMOVE EXISTING BRICKS

FACADE DIAGRAM - STEP 1



REMOVE EXISTING WINDOWS

FACADE DIAGRAM - STEP 2



RECLAD FACADE WITH EIFS (EXTERIOR INSULATION FINISHING SYSTEM)



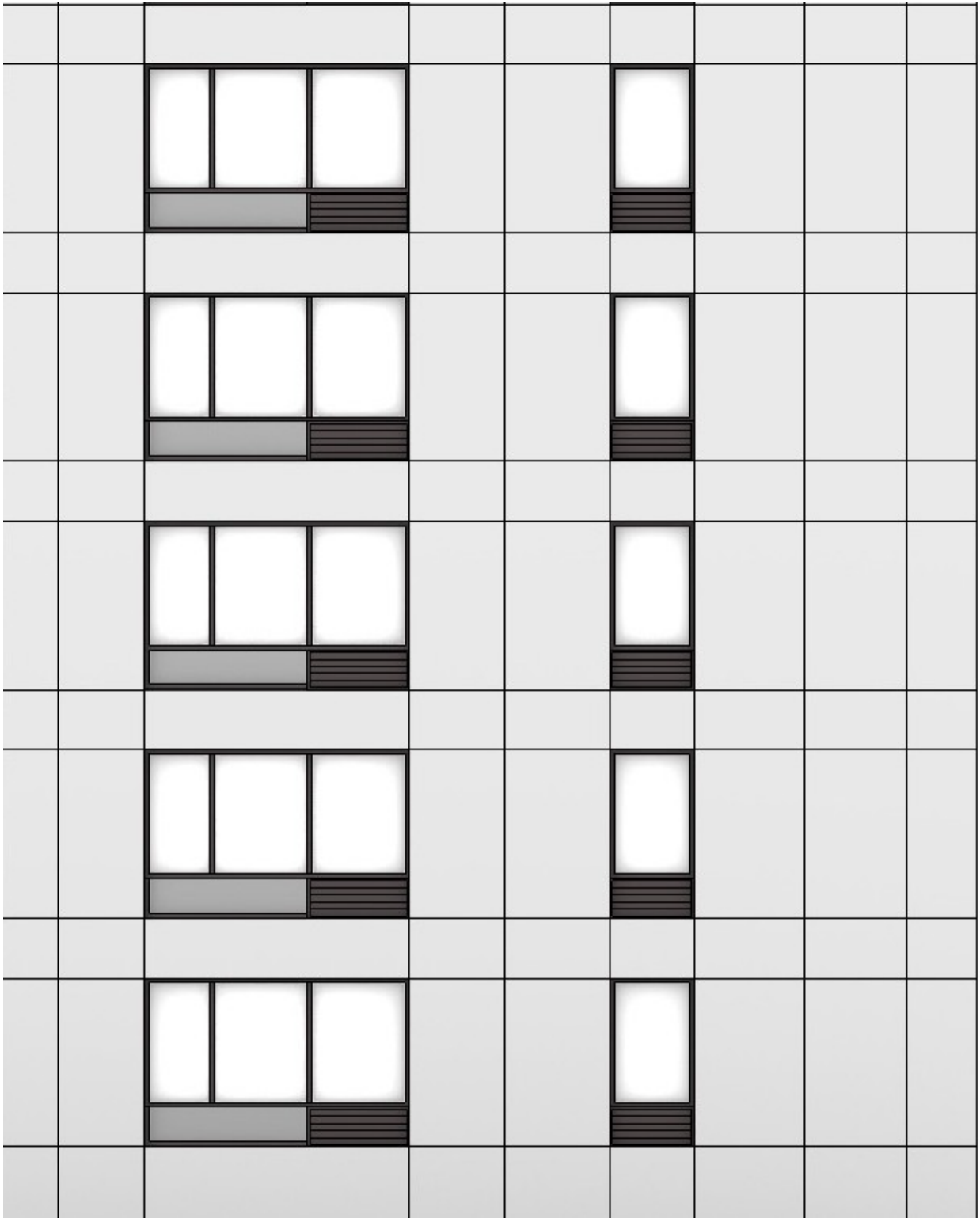
**NEW ENERGY EFFICIENT WINDOW SYSTEM INCLUDING HEATING
/ AIR CONDITIONING UNIT BELOW WINDOW**

FACADE DIAGRAM

- STEP 4



CURRENT WINDOW SYSTEM



NEW WINDOW SYSTEM

FACADE DIAGRAM - STEP 4 COMPARISON



**ADD 3 TONES OF GREY COLOR TO THE FACADE AND
ADDITIONAL DETAILING AT THE GROUND FLOOR**

FACADE DIAGRAM - STEP 5



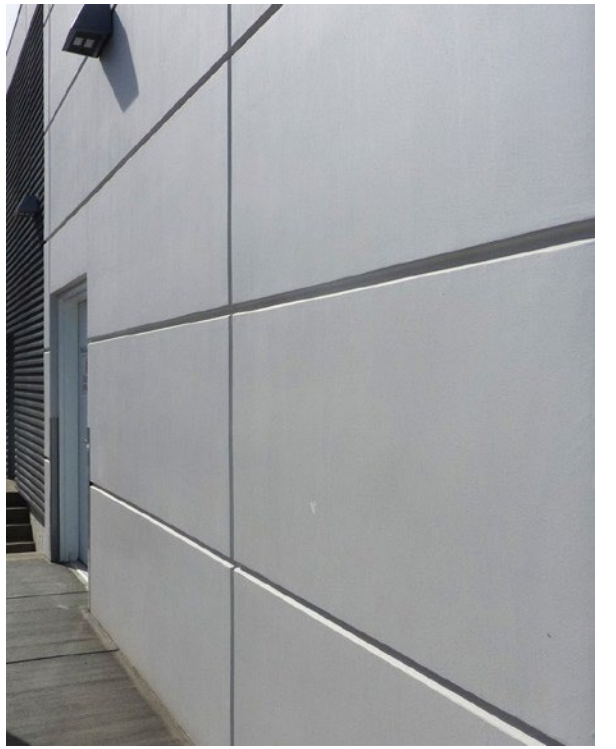
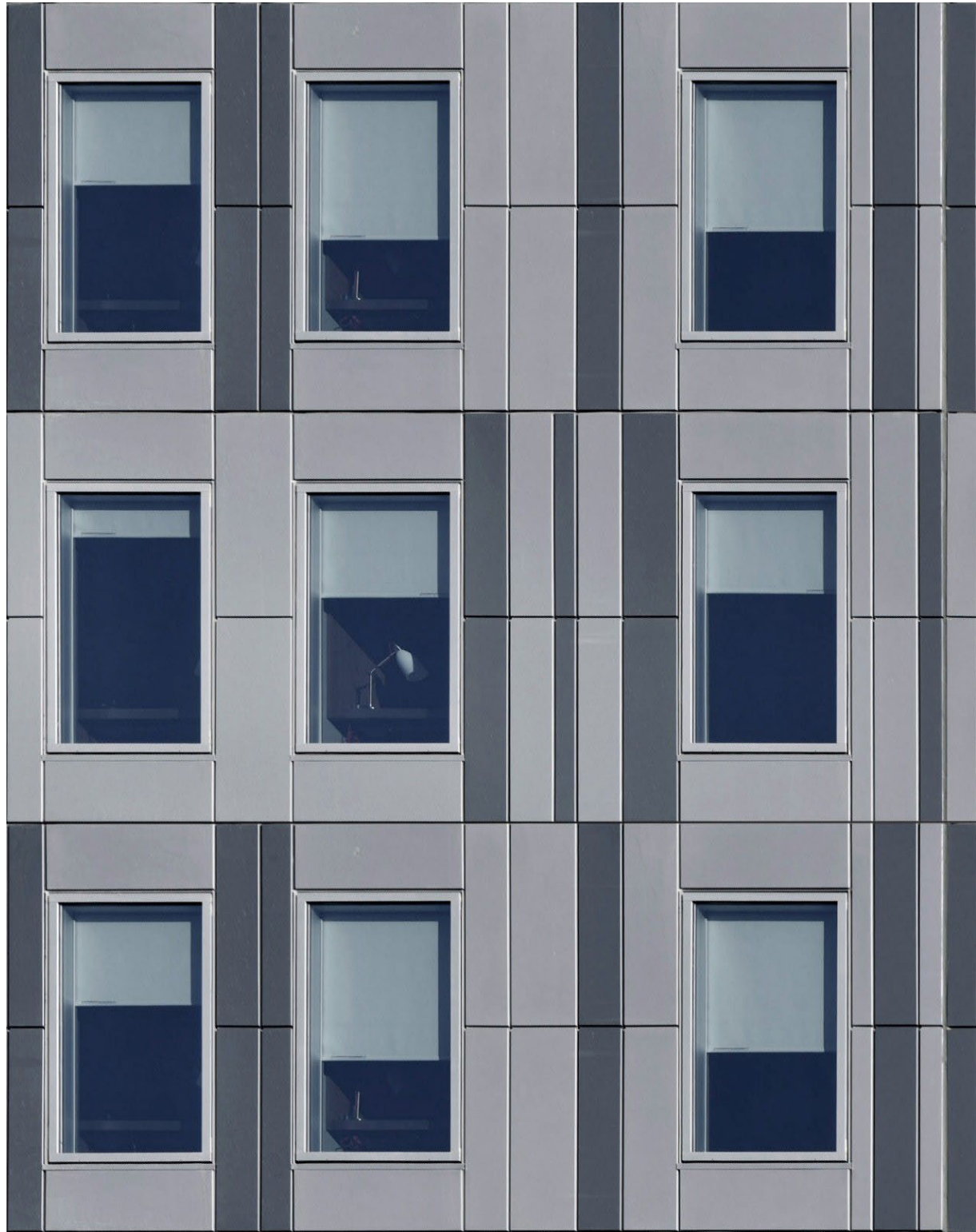
**ADD 3 TONES OF CREAM COLOR TO THE FACADE
AND ADDITIONAL DETAILING AT THE GROUND FLOOR**

FACADE DIAGRAM - STEP 5



NEW METAL CLADDING AT BUILDING ENTRY CANOPY





EIFS PRECEDENT



PROPOSED FACADE



PROPOSED ENTRANCE