

NOTICE OF PUBLIC HEARING/MEETING

February 27, 2024

Notice is hereby given that pursuant to the provisions of Title 25, chapter 3 of the Administrative Code of the City of New York (Sections 25-303, 25-307, 25-308, 25,309, 25-313, 25-318, 25-320) on Tuesday, February 27, 2024 at 9:30 AM, a public hearing will be held in the public hearing room at 1 Centre Street, 9th Floor, Borough of Manhattan, with respect to the following properties, and then followed by a public meeting. Participation by videoconference may be available as well. Please check the hearing page on LPC's website (https://www.nyc.gov/site/lpc/hearings/hearings.page) for updated hearing information. The final order and estimated times for each application will be posted on the Landmarks Preservation Commission website the Friday before the hearing. Please note that the order and estimated times are subject to change. An overflow room is located outside of the primary doors of the public hearing room. Any person requiring reasonable accommodation in order to participate in the hearing or attend the meeting should contact Gregory Cala, Community and Intergovernmental Affairs Coordinator, at gcala@lpc.nyc.gov or 212-602-7254 no later than five (5) business days before the hearing or meeting. Members of the public not attending in person can observe the meeting on LPC's YouTube channel at www.youtube.com/nyclpc and may testify on particular matters by joining the meeting using either the Zoom app or by calling in from any phone. Specific instructions on how to observe and testify, including the meeting ID and password, and the call-in number, will be posted on the agency's website, on the Monday before the public hearing.

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	RESEARCH DEPARTMENT PUBLIC MEETING AGENDA							
1	Staff: M P		LP-2681 - Temple Court Building (now The Beekman Hotel) Atrium - 5 Beekman Street (aka 3-					
	Action: Motion to Calendar W.Chen - D.Chapin	10-0-0	9 Beekman Street; 119-133 Nassau Street; 1 Manhattan - Block 90 - Lot 7503	O Theatre Alley) Zoning	CD: 1			
			ITEM PROPOSED FOR COMMISSION'S CALENDAR					
	Hearing/Meeting: Closed		A nine-story atrium as defined by a line established by the exterior walls of the second story gallery, descending to the first story and ascending to the ninth story, and terminating in a glazed, cast-iron skylight, and the fixtures and interior components of this space, which may include but are not limited to the floor, wall, and ceiling surfaces; glazing, doors and trim; cast-iron staircase with stone treads from first to ninth floor with decorative pressed-metal paneling and cast-iron grille work; cast-iron galleries with balustrades, decorative supporting brackets, encaustic tile flooring, pressed-metal ceiling plates, and double-leaf floor hatches; and flat- and round-arched door and window openings.					
		PRESERV	/ATION DEPARTMENT PUBLIC HEARING AC	GENDA				
1	Staff: M C		LPC-24-02545					
	J.Lutfy - F.Bland	10-0-0	885 Manhattan Avenue - Greenpoint Histori	ic District				
	Action: Approved with modifica	ations	Brooklyn - Block 2563 - Lot 45	Zoning C4-3A	CD : 1			
	S.Chu - A.Master	10-0-0						
	Hearing/Meeting: Closed		CERTIFICATE OF APPROPRIATENESS A commercial building originally built in 1886 and altered in 1950. Application is to replace storefront infill and façade cladding.		ion is to			

2	Staff: J G	LPC-24-04572		
	M.Goldblum - M.Ginsberg 10-0-0	428 Vanderbilt Avenue - Fort Greene Historic District		
	Action: Approved	Brooklyn - Block 1959 - Lot 67	Zoning R6B	CD : 2
	F.Bland - W.Chen 10-0-0		J	
		CERTIFICATE OF APPROPRIATENESS		
	Hearing/Meeting: Closed	An Italianate style rowhouse designed by Thomas B. Ja		2.
		Application construct rooftop and rear yard additions.		
3	Staff: L W	LPC-24-04312		
3	E.Jefferson - D.Chapin 10-0-0	252 Cumberland Street - Fort Greene Historic District		
	Action: Approved with modifications			CD: 3
	M.Ginsberg - W.Chen 10-0-0	Brooklyn - Block 2101 - Lot 58	Zoning R6B	CD : 2
	The modern whench			
	Hearing/Mosting: Closed	CERTIFICATE OF APPROPRIATENESS A vernacular frame house built c 1852 Application is to	to construct a rear var	d addition
	Hearing/Meeting: Closed	A vernacular frame house built c. 1852. Application is to construct a rear yard addition and modify window openings.		
		,		
4	Staff: TS	LPC-24-05444		
	A.Master - S.Chu 10-0-0	233 Wyckoff Street - Boerum Hill Historic District Extension		
	Action: No Action	Brooklyn - Block 387 - Lot 55	Zoning R6B	CD : 2
		CERTIFICATE OF APPROPRIATENESS		
	Hearing/Meeting: Closed	An Italianate style rowhouse built c. 1871-72. Application is to construct a rear yard		
		addition and to alter the front façade.		
5	Staff: E F	LPC-24-04607		
	F.Bland - J.Lutfy 10-0-0	487 Henry Street - Cobble Hill Historic District		
	Action: Approved with modifications	Brooklyn - Block 323 - Lot 4	Zoning R6	CD : 6
	S.Carroll - F.Bland 10-0-0		20111119 110	521 0
		CERTIFICATE OF APPROPRIATENESS		
	 Hearing/Meeting: Closed	A rowhouse built in 1844-45. Application is to construct rooftop and rear yard additions,		
		reconstruct the top floor of the rear façade, and extend chimney flues.		
6	 Staff: R Z	LPC-24-04640		
	W.Chen - F.Bland 10-0-0	28 Prospect Park West - Park Slope Historic District		
	Action: Approved with modifications		Zoning DOV	CD : 6
	J.Lutfy - W.Chen 10-0-0	Brooklyn - Block 1073 - Lot 36	Zoning R8X	CD. 0
	,	CERTIFICATE OF APPROPRIATENESS		
	 Hearing/Meeting: Closed	A French Renaissance style mansion with Romanesque Revival style details designed by		
	Treating/weeting. Closed	Charles Brigham and built in 1901. Application is to modify historic fencing and install a		
		driveway and curb cut.		

7	Staff: L P	LPC-24-03089		
	M.Goldblum - D.Chapin 10-0-0	189 Prospect Place - Prospect Heights Historic District		
	Action: Approved with modifications	Brooklyn - Block 1151 - Lot 73	Zoning R6B	CD: 8
	A.Master - E.Jefferson 10-0-0	·	_	
		CERTIFICATE OF APPROPRIATENESS		
	 Hearing/Meeting: Closed	An Italianate/Neo-Grec style rowhouse designed by F.B. Lincoln and built c. 1877.		
		Application is to legalize changes to a rooftop penthouse constructed without		
		Landmarks Preservation Commission permit(s).		
8	Staff: M G	LPC-22-07889		
	M.Goldblum - M.Ginsberg 10-0-0	459 West Broadway - SoHo-Cast Iron Historic District		
	Action: Approved	Manhattan - Block 515 - Lot 4	Zoning M1-5/R7X	CD : 2
	E.Jefferson - A.Master 10-0-0			
		CERTIFICATE OF APPROPRIATENESS		
	Hearing/Meeting: Closed	A store building designed by John H. Whitenach and built in 1888-89. Application is to		
		establish a Master Plan governing the future installation of painted wall signs.		
9	Staff: L W	LPC-24-06405		
	M.Ginsberg - M.Goldblum 9-0-0	477 West Broadway - SoHo-Cast Iron Historic District		
	Action: Approved	Manhattan - Block 515 - Lot 14	Zoning M1-5/R7X	CD : 2
	S.Chu - J.Lutfy 9-0-0	Walifiattali - Block 313 - Lot 14	ZOTHING WIT-3/K/X	CD. Z
		CERTIFICATE OF APPROPRIATENESS		
	 Hearing/Meeting: Closed	A vacant lot. Application is to construct an outdoor dining structure.		
	Treating, Weeting. Closed	A vacante lot. Application is to construct an outdoor anning structure.		
	2.6.2			
10	Staff: R W	LPC-24-04711		
	D.Chapin - M.Goldblum 9-0-0	230 West 11th Street - Greenwich Village Historic Dis	trict	
	Action: Approved with modifications	Manhattan - Block 613 - Lot 20	Zoning R6	CD : 2
	F.Bland - J.Lutfy 9-0-0			
		CERTIFICATE OF APPROPRIATENESS		
	Hearing/Meeting: Closed	An Italianate style rowhouse built in 1860. Application is to construct rooftop and rear yard additions, alter the rear façade, and excavate the cellar and rear yard.		
		yard additions, after the rear façade, and excavate the cenar and rear yard.		
11	Staff: JU	LPC-24-00943		
	J.Lutfy - A.Master 9-0-0	40 West 106th Street - Manhattan Avenue Historic District		
	Action: Approved with modifications	 Manhattan - Block 1841 - Lot 143	Zoning R8	CD : 7
	S.Carroll - M.Goldblum 8-1-0		<u> </u>	
		CERTIFICATE OF APPROPRIATENESS		
	Hearing/Meeting: Closed A Queen Anne style rowhouse with Romanesque Revival elements design		val elements designed b	y C. P. H.
	J. J.	Gilbert and built in 1886-87. Application is to legalize the installation of a rear deck and stair without Landmarks Preservation Commission permit(s).		

	0.00	LPC-24-05326		
	9-0-0			CD : 8
	9-0-0	Ivialiliatian - Block 1598 - Lot 02	ZOTHING KOB	CD. 6
		CERTIFICATE OF APPROPRIATENESS		
Hearing/Meeting: Closed		·	ned by James E. Ware a	and built in
		1878. Application is to modify a masonry opening.		
Staff: M S		LPC-24-06416		
A.Master - S.Chu	9-0-0	828-850 Madison Avenue - Upper East Side Historic D	istrict	
Action: Approved		Manhattan - Block 1384 - Lot 7502	Zoning C-5 MP	CD : 8
M.Ginsberg - F.Bland	7-2-0			
		CERTIFICATE OF APPROPRIATENESS A Neo-Renaissance style hotel building designed by George F. Pelham and built in 1925-		
Hearing/Meeting: Closed				
		26. Application is to install storefront infill and signage.		
Staff: M C		LPC-24-06148		
S.Chu - M.Ginsberg	9-0-0	1295 Madison Avenue - Expanded Carnegie Hill Historic District		
Action: Approved with modificat	tions	Manhattan - Block 1504 - Lot 7501	Zoning R10/C1-5	-5 CD : 8
A.Master - F.Bland	9-0-0			
		CERTIFICATE OF APPROPRIATENESS		
Hearing/Meeting: Closed		A neo-Renaissance style hotel building designed by Louis Korn and built in 1899-1900. Application is to legalize the installation of signage without Landmarks Preservation Commission permit(s).		
Staff: DP		LPC-23-11199		
J.Lutfy - F.Bland	9-0-0	38-47 Douglaston Parkway - Douglaston Historic Distr	ict	
Action: Approved		Queens - Block 8093 - Lot 14	Zoning R1-2	CD : 11
M.Goldblum - D.Chapin	8-1-0		J	
		CERTIFICATE OF APPROPRIATENESS		
Hearing/Meeting: Closed		A ranch style free-standing house built in 1956. Application is to legalize work completed in non-compliance with Permit for Minor Work 12-2361 and Certificate of No Effect 13-6498, as well as work completed without Landmarks Preservation Commission permit(s).		
Staff: B B	LPC-24-05842			
18 East 74th Street - Upper East Side Historic District				
Action: Laid over		Manhattan - Block 1388 - Lot 61	Zoning R8B	CD : 8
		CERTIFICATE OF APPROPRIATENESS		
Hearing/Meeting:		A rowhouse built c. 1871, altered in the neo-Italian Renaissance style by A. Wallace McCrea in 1921, and again with a two-story addition constructed c. 1980. Application is to reclad the front façade of the rooftop addition.		
	Hearing/Meeting: Closed Staff: M S A.Master - S.Chu Action: Approved M.Ginsberg - F.Bland Hearing/Meeting: Closed Staff: M C S.Chu - M.Ginsberg Action: Approved with modificat A.Master - F.Bland Hearing/Meeting: Closed Staff: D P J.Lutfy - F.Bland Action: Approved M.Goldblum - D.Chapin Hearing/Meeting: Closed	E.Jefferson - A.Master 9-0-0 Action: Approved D.Chapin - E.Jefferson 9-0-0 Hearing/Meeting: Closed Staff: M S A.Master - S.Chu 9-0-0 Action: Approved M.Ginsberg - F.Bland 7-2-0 Hearing/Meeting: Closed Staff: M C S.Chu - M.Ginsberg 9-0-0 Action: Approved with modifications A.Master - F.Bland 9-0-0 Hearing/Meeting: Closed Staff: D P J.Lutfy - F.Bland 9-0-0 Action: Approved M.Goldblum - D.Chapin 8-1-0 Hearing/Meeting: Closed Staff: B B Action: Laid over	E.Jefferson - A.Master 9-0-0 Action: Approved D.Chapin - E.Jefferson 9-0-0 Hearing/Meeting: Closed Staff: M S A.Master - S.Chu 9-0-0 Action: Approved M.Ginsberg - F.Bland 7-2-0 Staff: M C S.Chu - M.Ginsberg 9-0-0 Staff: M C S.Chu - M.Ginsberg 9-0-0 Action: Approved with modifications A.Master - F.Bland 9-0-0 Action: Approved with modifications A.Master - F.Bland 9-0-0 Action: Approved with modifications A.Master - F.Bland 9-0-0 Staff: M C S.Chu - M.Ginsberg 9-0-0 Action: Approved with modifications A.Master - F.Bland 9-0-0 Action: Approved with modifications A.Master - F.Bland 9-0-0 Action: Approved with modifications A.Master - F.Bland 9-0-0 CERTIFICATE OF APPROPRIATENESS A neo-Renaissance style hotel building designed by Ge 26. Application is to install storefront infill and signage with company of the provided of the provided Action: Approved with modifications A.Master - F.Bland 9-0-0 CERTIFICATE OF APPROPRIATENESS A neo-Renaissance style hotel building designed by Ge 26. Application is to legalize the installation of signage with Commission permit(s). CERTIFICATE OF APPROPRIATENESS A neo-Renaissance style hotel building designed by Lou Application is to legalize the installation of signage with Commission permit(s). Staff: D P J.Lutfy - F.Bland 9-0-0 Action: Approved M.Goldblum - D.Chapin 8-1-0 Hearing/Meeting: Closed CERTIFICATE OF APPROPRIATENESS A ranch style free-standing house built in 1956. Application is not pegalized in non-compliance with Permit for Minor W. Effect 13-6498, as well as work completed without Lan permit(s). Staff: B B LPC-24-05842 18 East 74th Street - Upper East Side Historic District Manhattan - Block 1388 - Lot 61 CERTIFICATE OF APPROPRIATENESS A rowhouse built c. 1871, altered in the neo-Italian Ren McCrea in 1921, and again with a two-story addition or 1921 and again with a two-stor	E.Jefferson - A.Master 9-0-0 Action: Approved D.Chapin - E.Jefferson 9-0-0 Hearing/Meeting: Closed Staff: M S A.Master - S.Chu 9-0-0 Action: Approved M.Ginsberg - F.Bland 7-2-0 Hearing/Meeting: Closed Pearing-Meeting: Pearing-Meeti

	Staff: JU	LPC-23-07671			
		43 St. Nicholas Place - Hamilton Heights/Sugar Hill Northwest Historic Distr			
	Action: Laid over	Manhattan - Block 2067 - Lot 30	Zoning R6A	CD : 9	
CERTIFICATE OF APPROPRIATENESS					
	Hearing/Meeting:	A Northern Renaissance style rowhouse designed by Clarence True and built in 1894-95. Application is to modify masonry openings and fencing, replace infill, and construct a rooftop stair bulkhead.			



ATTENTION: If you have difficulty understanding English and need language assistance, please call us 212-669-7817 or email access@lpc.nyc.gov. We will provide you with language assistance services, including interpretation and translation, at no cost to you in the language you speak.

Español (Spanish)

ATENCIÓN: si tiene dificultades para comprender el inglés y necesita ayuda con el idioma, llámenos al 212-669-7817 o escríbanos a access@lpc.nyc.gov. Le brindaremos servicios de ayuda del idioma, incluidas interpretación y traducción, a ningún costo en el idioma que habla.

繁體中文 (Traditional Chinese)

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简体中文 (Simplified Chinese)

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Polskie (Polish)

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বাঙালি (Bengali)

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Kreyòl Ayisyen (Haitian Creole)

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한국어 (Korean)

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Русский (Russian)

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العربي/ Arabic

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Urdu ودرا

توجه: اگر آپ کو انگریزی کو سمجھنے میں مشکل ہے اور زبان کی مدد کی ضرورت ہو تو، براہ کرم ہمیں 212-669-7817 پر یا ای میل عمل کوں۔ ہم آپ کو زبان کی مدد کی خدمات فراہم کرینگے، بشمول تفسیر اور ترجمہ سمیت، آپ کی زبان میں آپ کو بھی قیمت کے۔ بغیر کوئی بھی قیمت کے۔