

DXA studio  
255 BLEECKER STREET





# **SITE AND BUILDING HISTORY**

# Greenwich Village Historic District Extension II

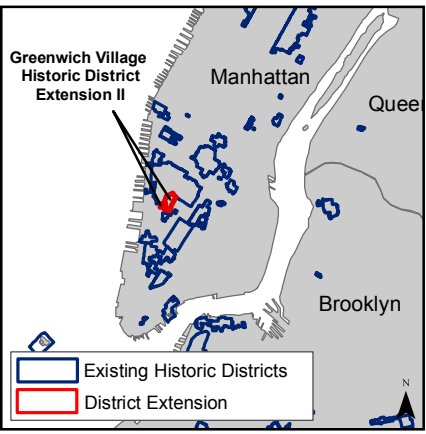


Graphic Source: MapPLUTO, Edition 06C, 2006. Date: June 22, 2010. Author: JM.

Greenwich Village  
Historic District Extension II  
Borough of Manhattan, NY  
Landmarks Preservation Commission

Calendared: June 23, 2009  
Public Hearing: October 27, 2009  
Designated: June 22, 2010

- Boundary of Existing District
- Boundary of District Extension
- Tax Map Lots, District Extension



**NYC**<sup>TM</sup>  
**Landmarks Preservation  
Commission**

## 255 BLEECKER STREET — GREENWICH VILLAGE HISTORIC DISTRICT EXTENSION II



HISTORIC TAX PHOTO, 1940  
 TAKEN PRIOR TO CONSTRUCTION OF EXISTING BUILDING



HISTORIC TAX PHOTO, 1980

255 BLEECKER STREET — HISTORIC TAX PHOTOS

SCALE	As Noted
CLIENT	Tacombi - La Cornelia
PROJECT NUMBER	15.11
DATE	May 19, 2015





1. 33 CORNELIA STREET



2. 18 CORNELIA STREET



3. 31 JONES STREET



4. 46 BEDFORD STREET



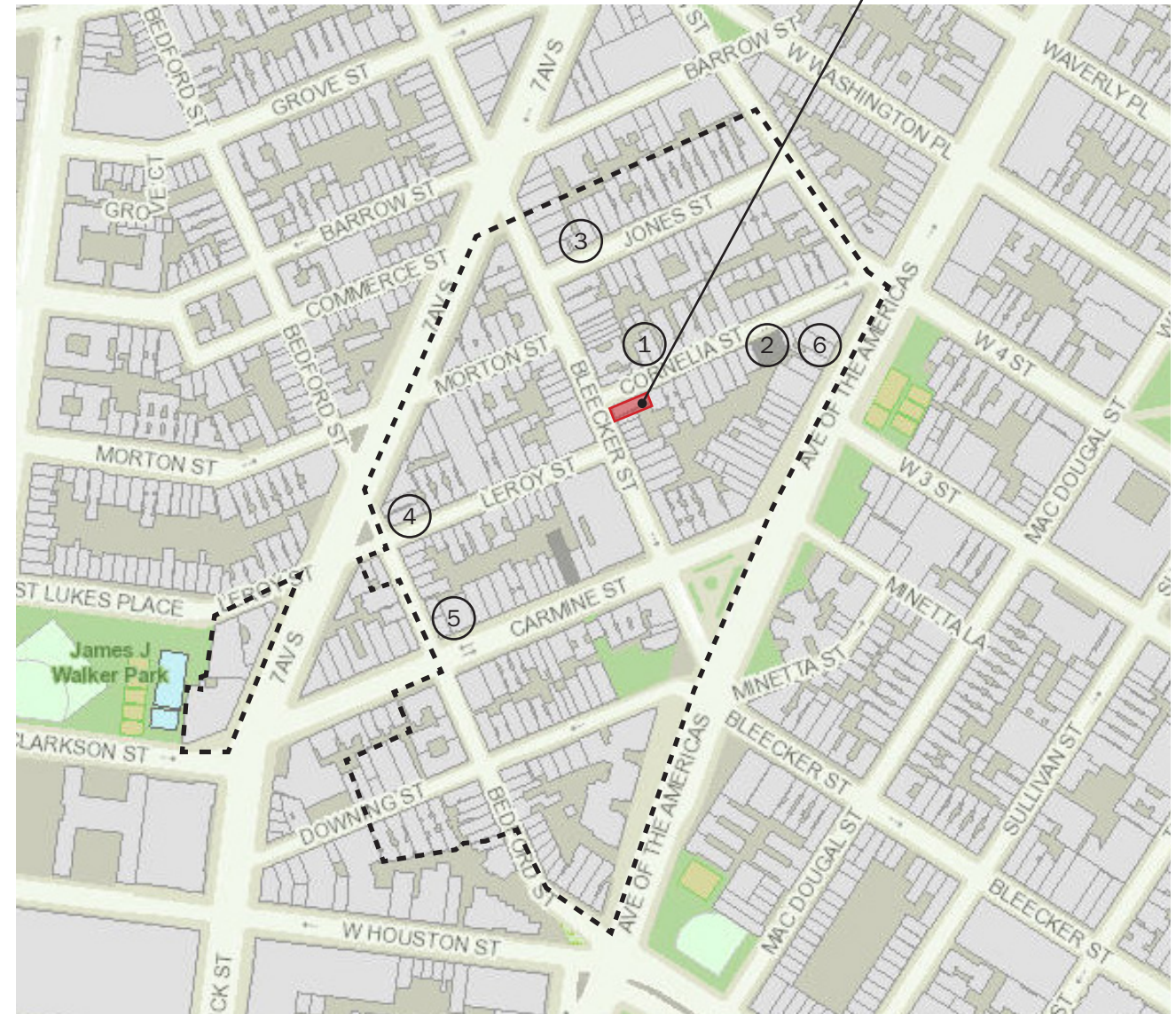
5. 49 CARMINE STREET



6. 331 AVENUE OF THE AMERICAS: REAR



6. 331 AVENUE OF THE AMERICAS: FRONT



SITE PLAN

255 BLEECKER STREET — SINGLE-STORY BUILDINGS IN DISTRICT



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255 BLEECKER STREET — EXISTING BUILDING, STREET APPROACH FROM NORTH SIDE



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**05**



255 BLEECKER STREET FROM NW CORNER



IMAGES 2-4: UPPER METAL FASCIA

1. EXISTING PHOTO - NORTHWEST CORNER, BLEECKER AND CORNELIA STREETS



IMAGE 6: DECORATIVE WOOD COLUMN  
IMAGES 7-10: METAL FASCIA

5. EXISTING PHOTO - NORTHEAST END, CORNELIA STREET



EX'G BRICK  
METAL FLASHING  
PLYWOOD SHEATHING  
2x4 SUPPORT

2. PROBE AT NW CORNER DOOR HEADER



EX'G BRICK  
STEEL ANGLE  
VERTICAL STEEL SUPPORT

3. PROBE AT NW CORNER DOOR HEADER



DECORATIVE STONE (DEMOLISHED)  
VERTICAL STEEL SUPPORT

4. PROBE AT NW CORNER DOOR HEADER, IMAGE FROM PREVIOUS RENOVATION

255 BLEECKER STREET — EXISTING STOREFRONT PICTURES + PROBE LOCATIONS



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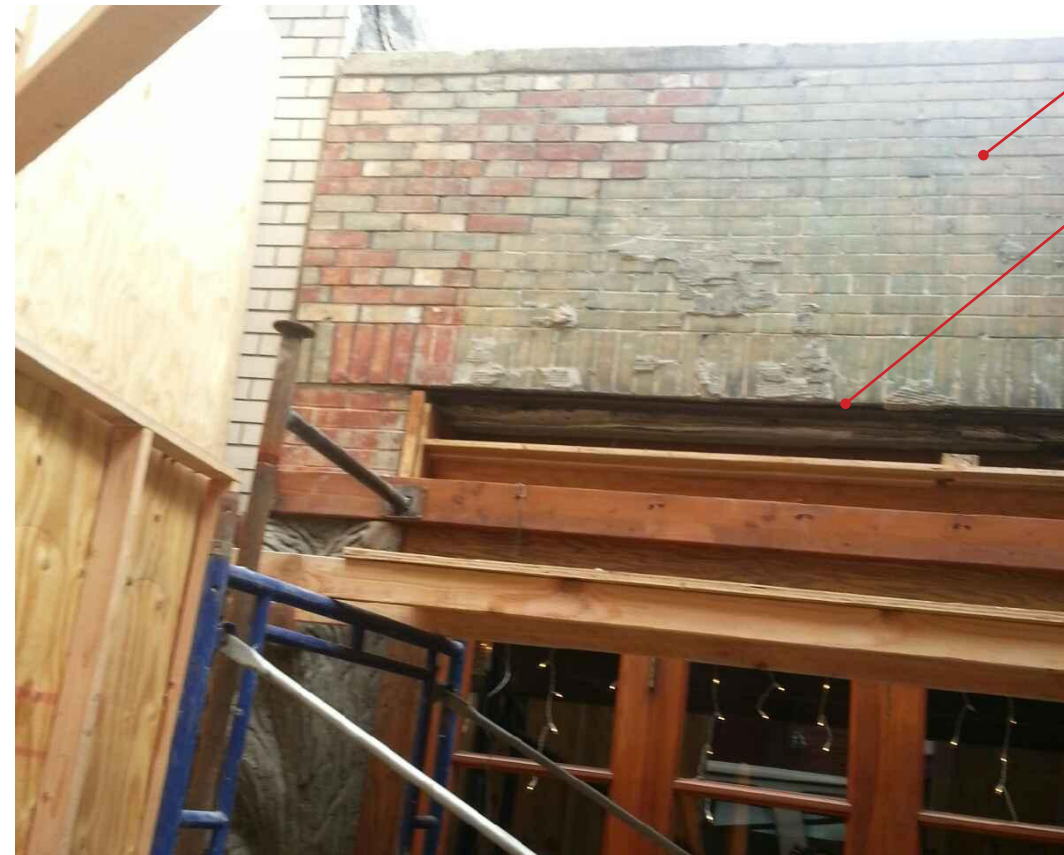


EX'G  
DECORATIVE  
WOOD  
COLUMN

PLYWOOD  
SHEATHING

EX'G BRICK

6. PROBE AT DECORATIVE WOOD COLUMNS



EX'G  
BRICK

OPENING AT BASE OF  
SOLDIER COURSE

7. PROBE AT WOOD HEADER INFILL, IMAGE FROM PREVIOUS RENOVATION

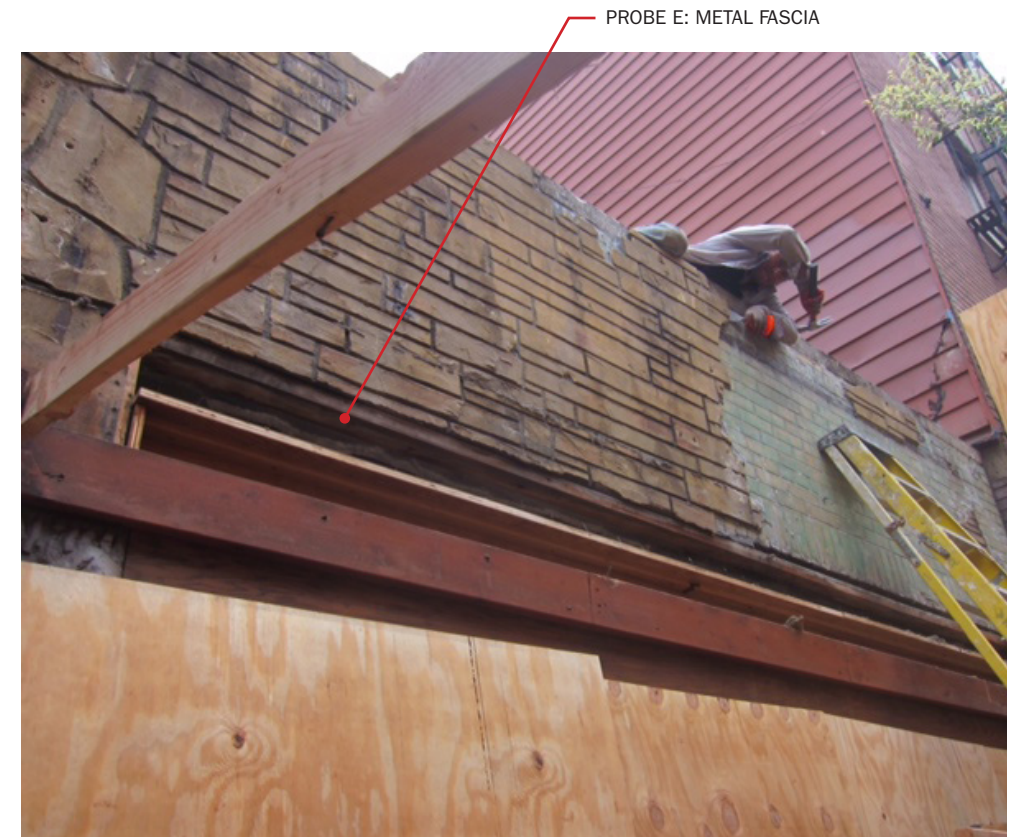


PROBE D: METAL FASCIA

8. PROBE AT WOOD HEADER INFILL, IMAGE FROM PREVIOUS RENOVATION



9. PROBE AT WOOD HEADER INFILL, IMAGE FROM PREVIOUS RENOVATION



PROBE E: METAL FASCIA

10. PROBE AT WOOD HEADER INFILL, IMAGE FROM PREVIOUS RENOVATION

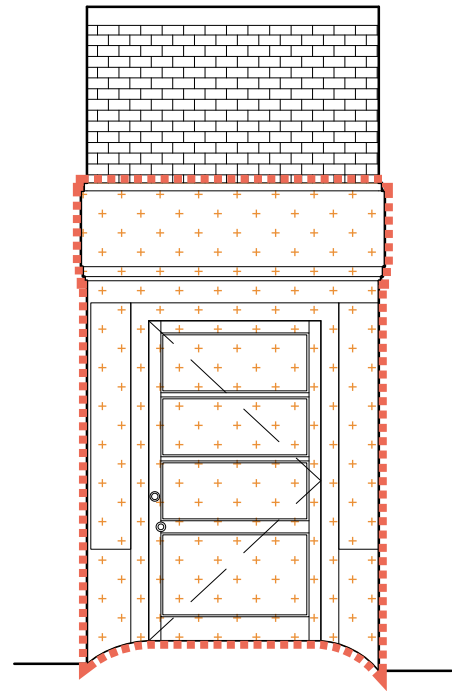
255 BLEECKER STREET — EXISTING STOREFRONT PICTURES + PROBE LOCATIONS



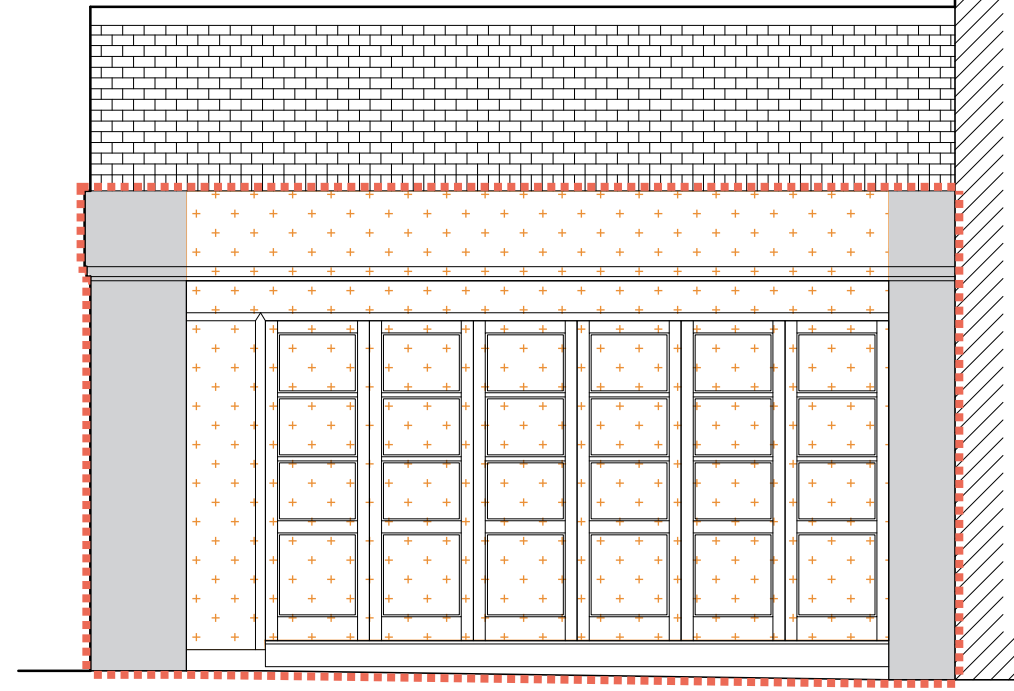
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




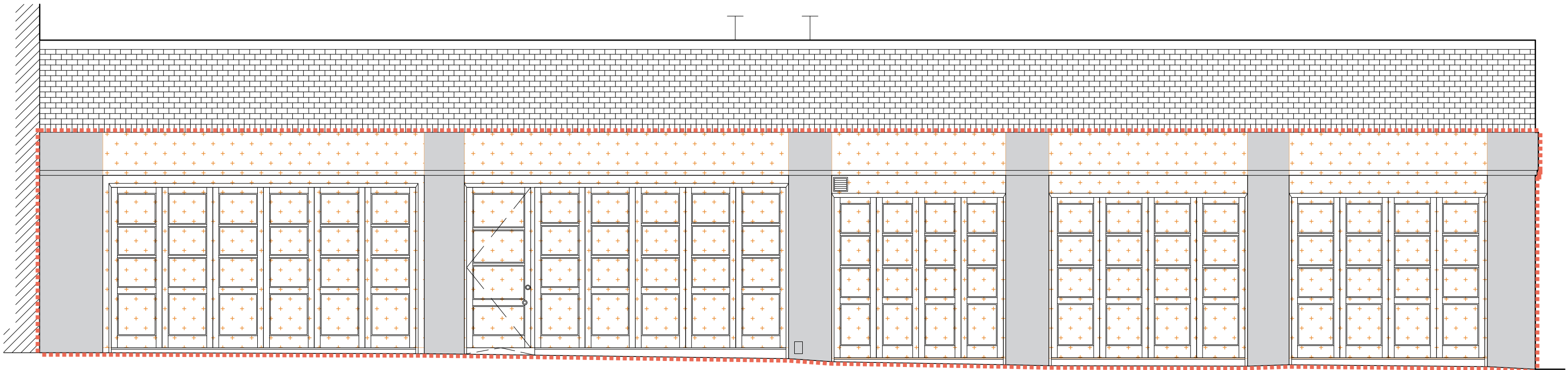


EXISTING CORNER ELEVATION  
1/4" = 1'-0"



EXISTING SOUTH ELEVATION  
1/4" = 1'-0"

-  NON-ORIGINAL CLADDING
-  NON-ORIGINAL INFILL
-  APPARENT AREA OF ALTERATIONS



EXISTING NORTH ELEVATION  
1/4" = 1'-0"

255 BLEECKER STREET — NON-ORIGINAL WORK

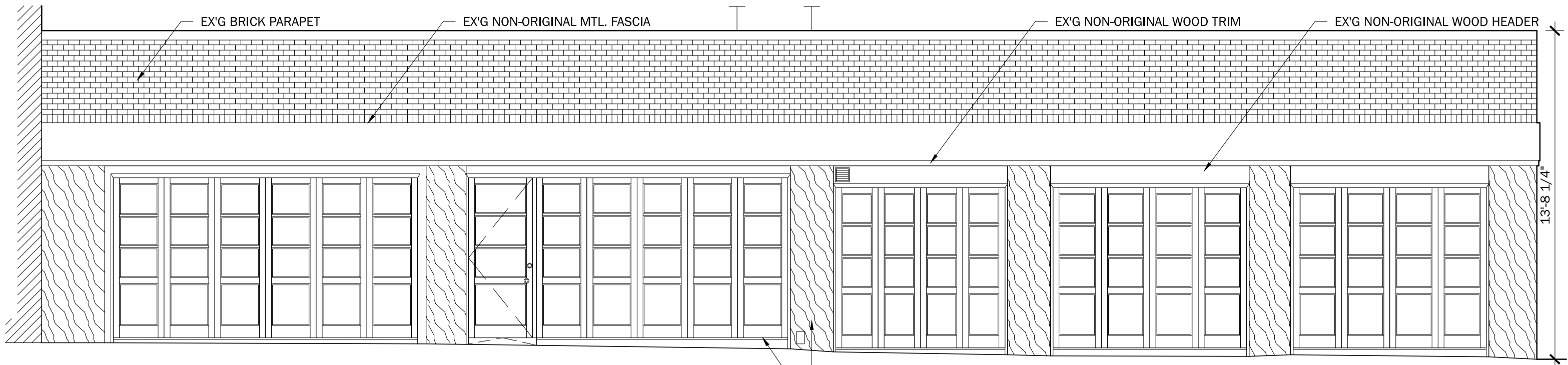


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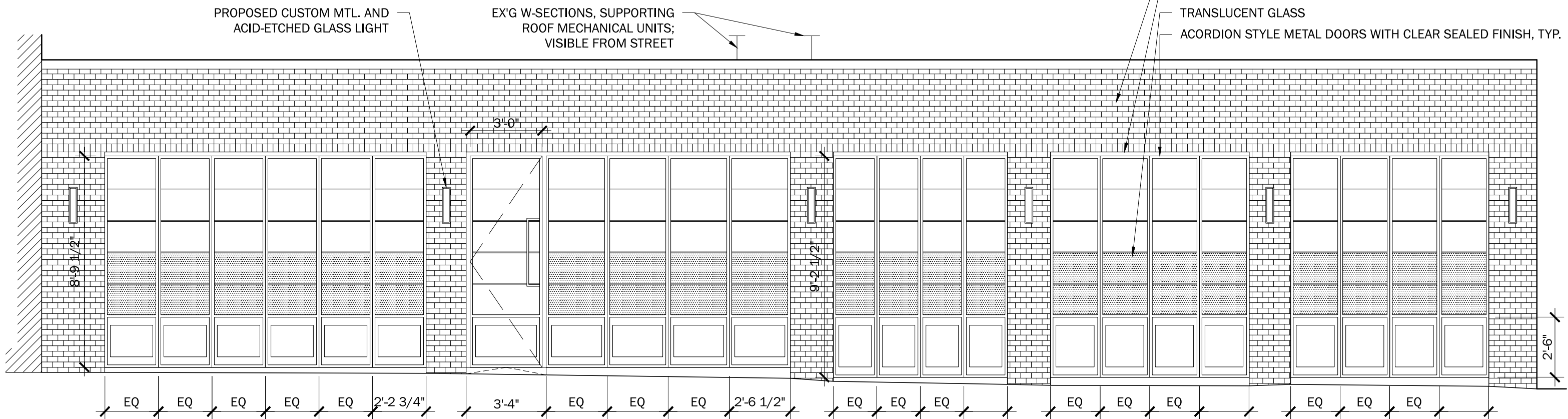
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# **PROPOSED EXTERIOR DESIGN**



EXISTING NORTH ELEVATION  
1/4" = 1'-0"



PROPOSED NORTH ELEVATION  
1/4" = 1'-0"

255 BLEECKER STREET — BUILDING ELEVATIONS

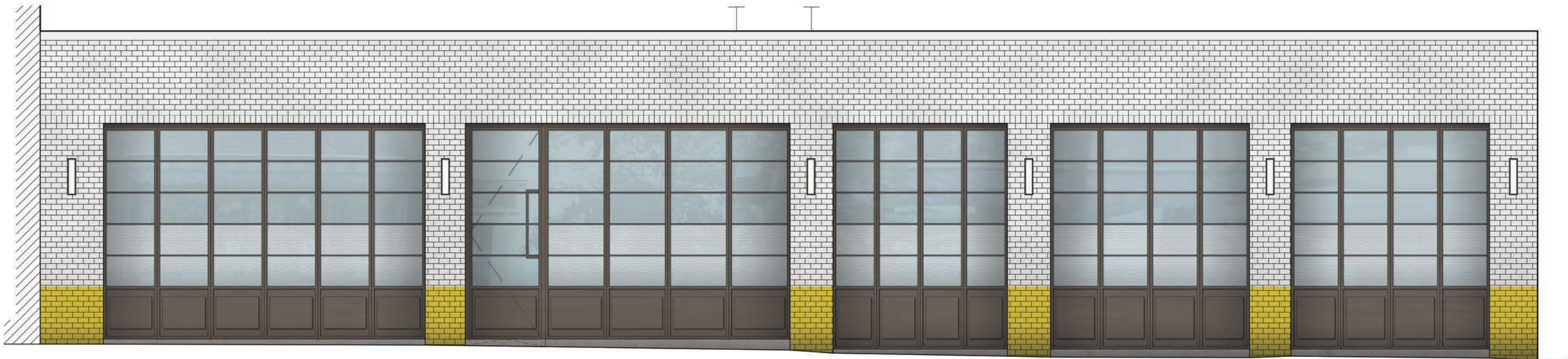


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EXISTING NORTH ELEVATION  
1/4" = 1'-0"



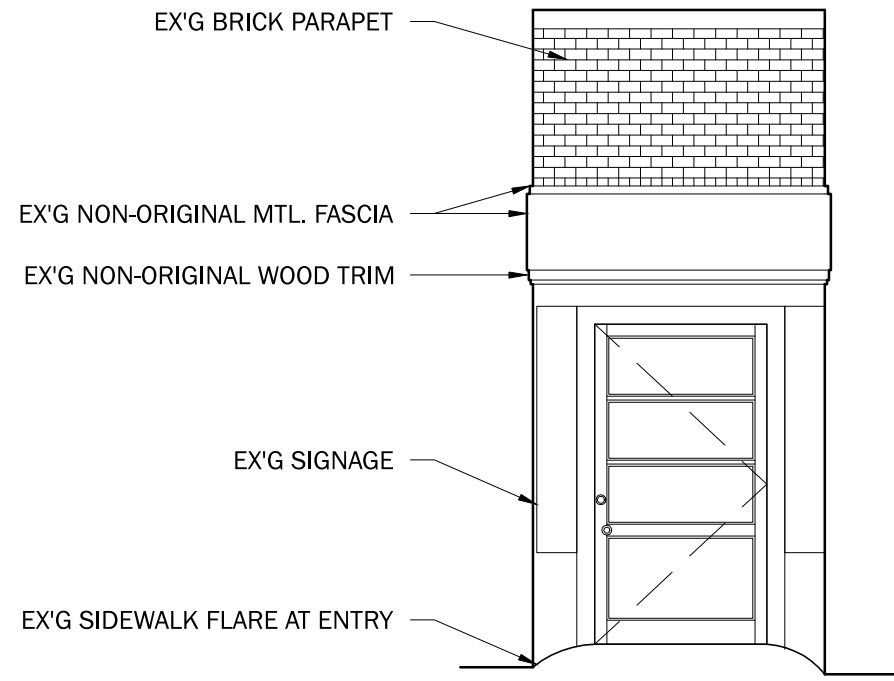
PROPOSED NORTH ELEVATION  
1/4" = 1'-0"

255 BLEECKER STREET — RENDERED BUILDING ELEVATIONS

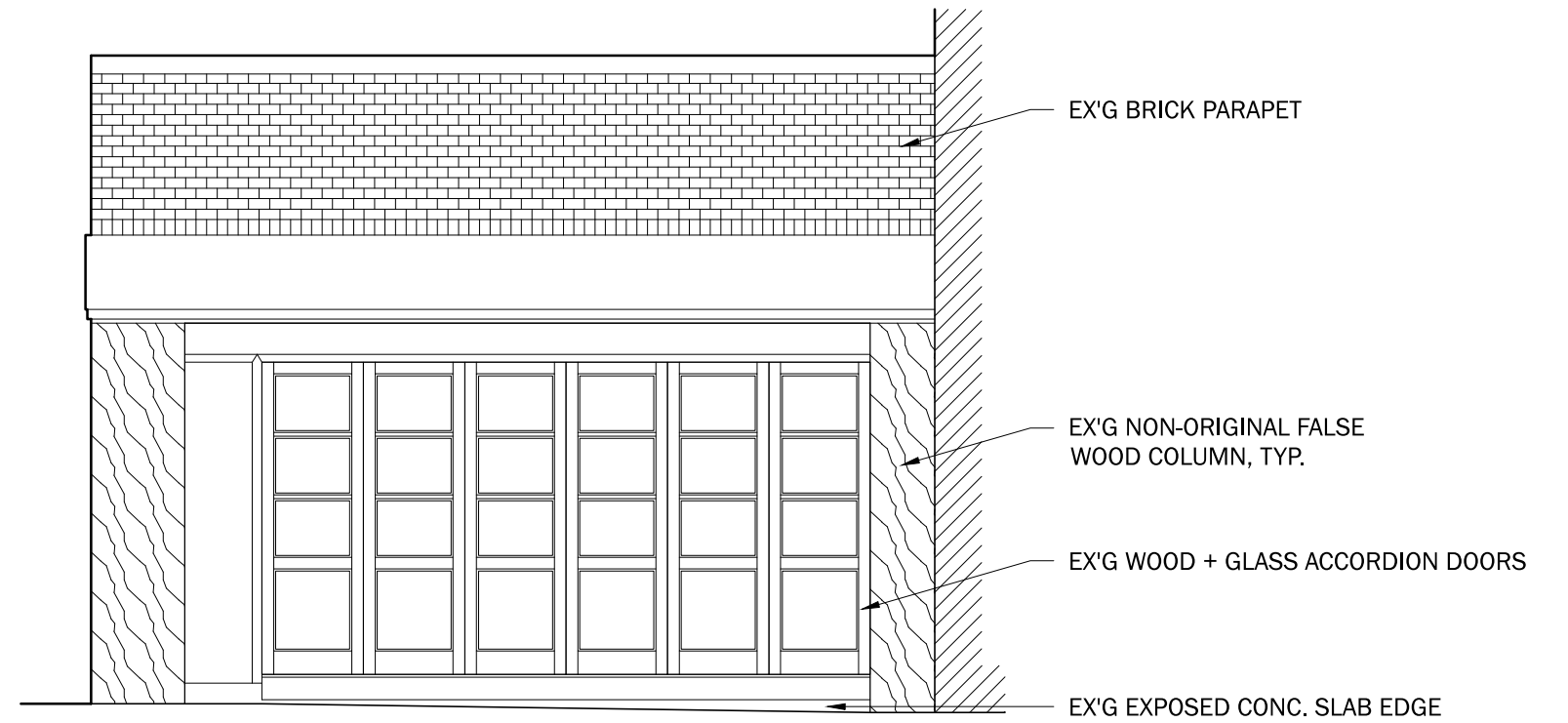


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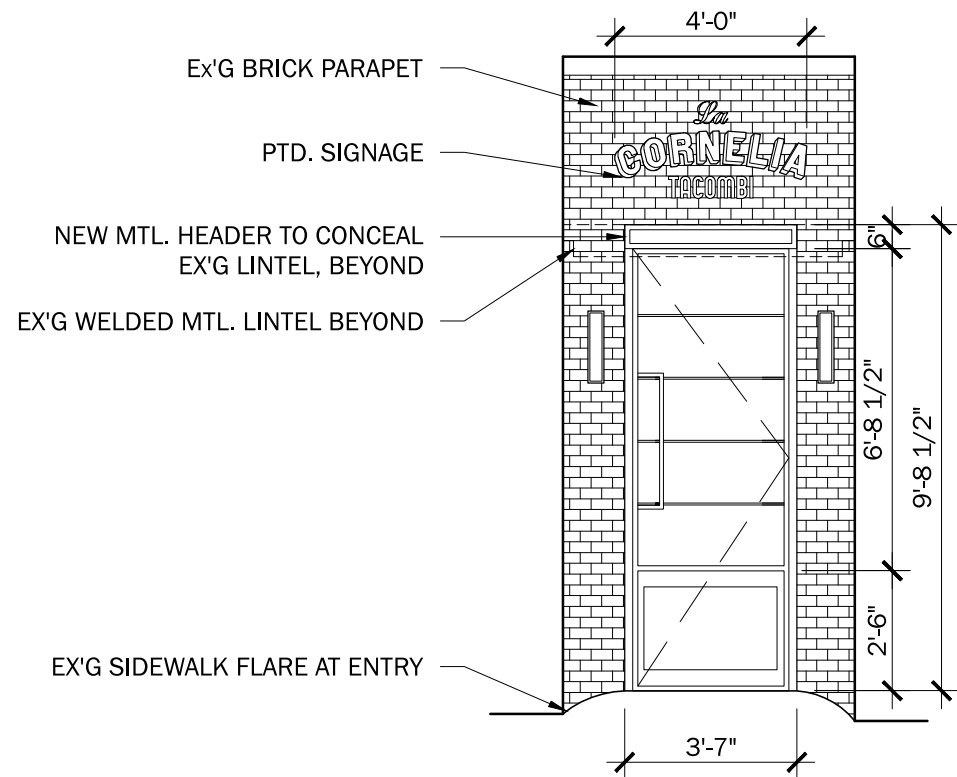
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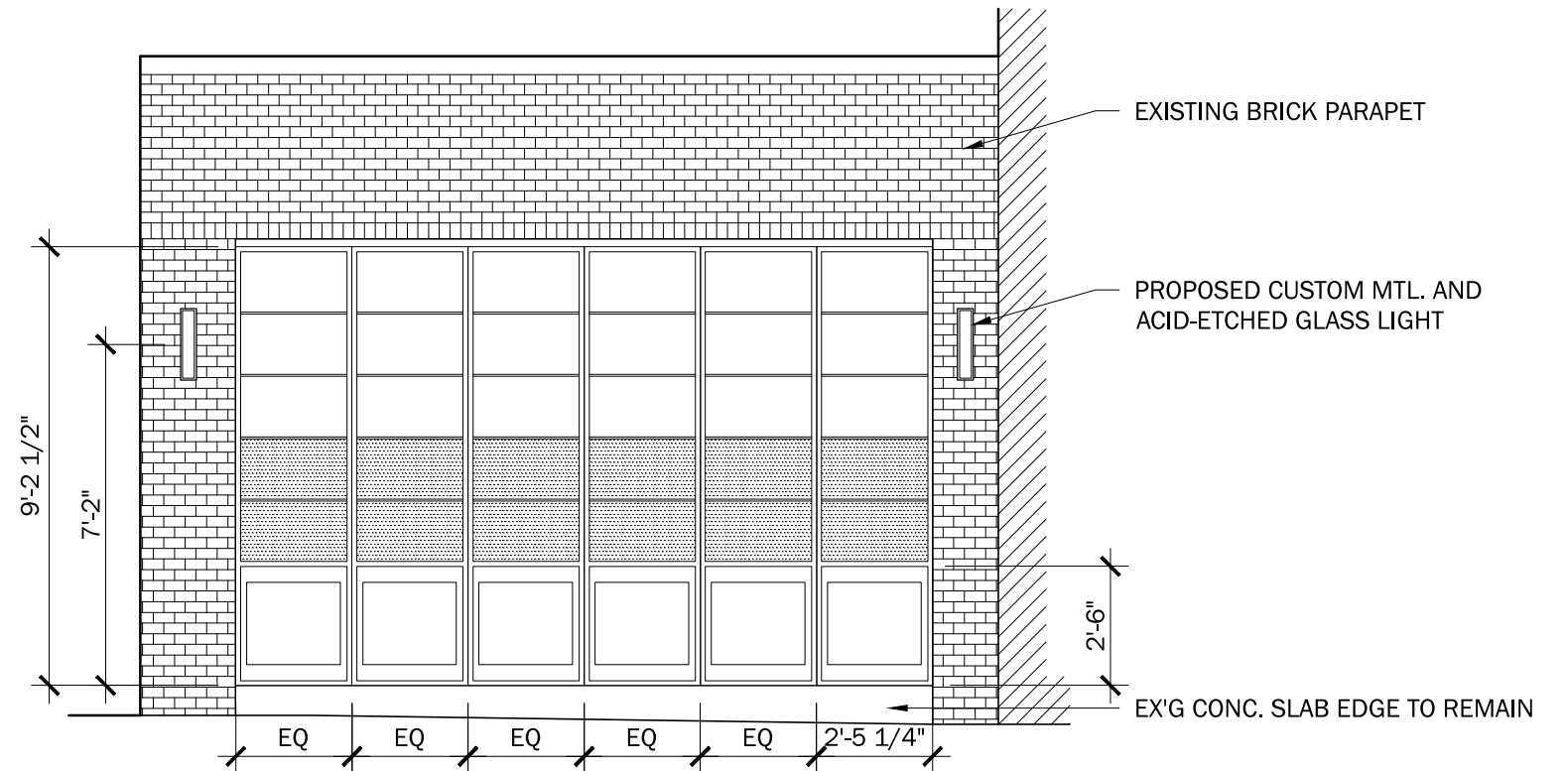
EXISTING CORNER ELEVATION  
1/4" = 1'-0"



EXISTING SOUTH ELEVATION  
1/4" = 1'-0"



PROPOSED CORNER ELEVATION  
1/4" = 1'-0"



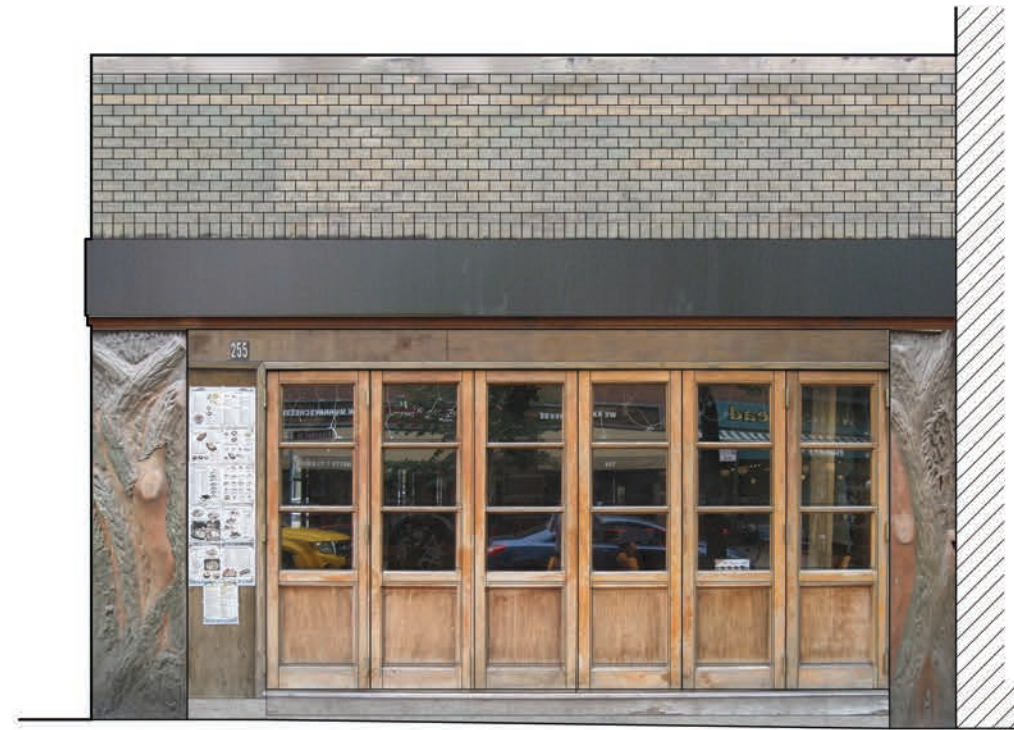
PROPOSED SOUTH ELEVATION  
1/4" = 1'-0"

255 BLEECKER STREET — BUILDING ELEVATIONS





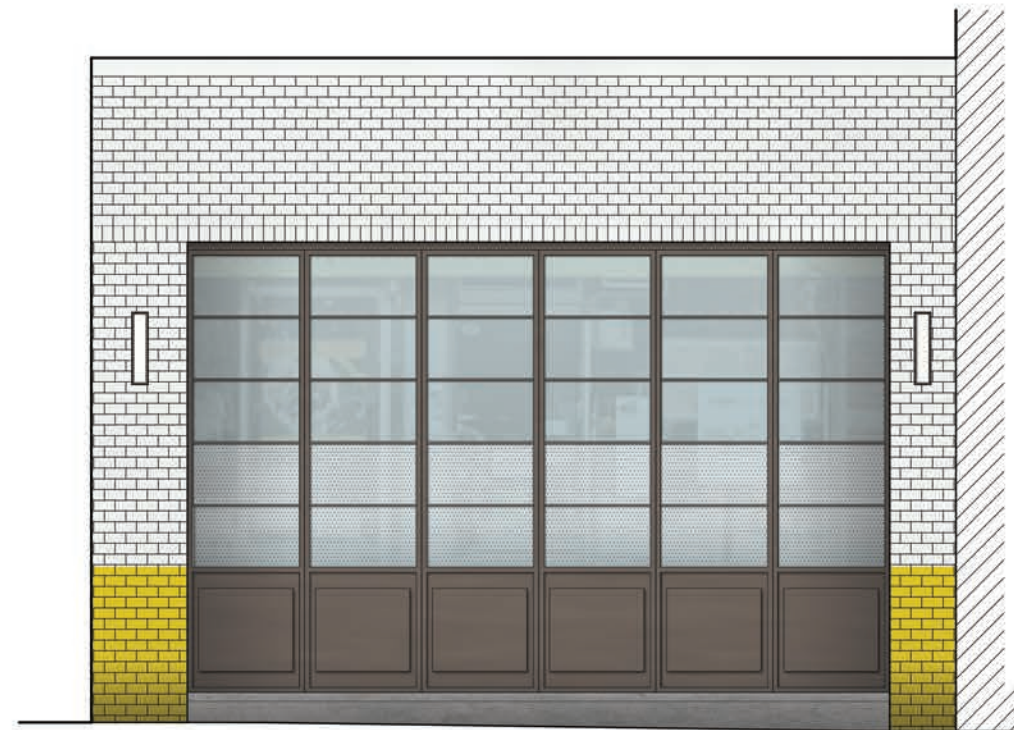
EXISTING CORNER ELEVATION  
1/4" = 1'-0"



EXISTING SOUTH ELEVATION  
1/4" = 1'-0"



PROPOSED CORNER ELEVATION  
1/4" = 1'-0"



PROPOSED SOUTH ELEVATION  
1/4" = 1'-0"

255 BLEECKER STREET — RENDERED BUILDING ELEVATIONS

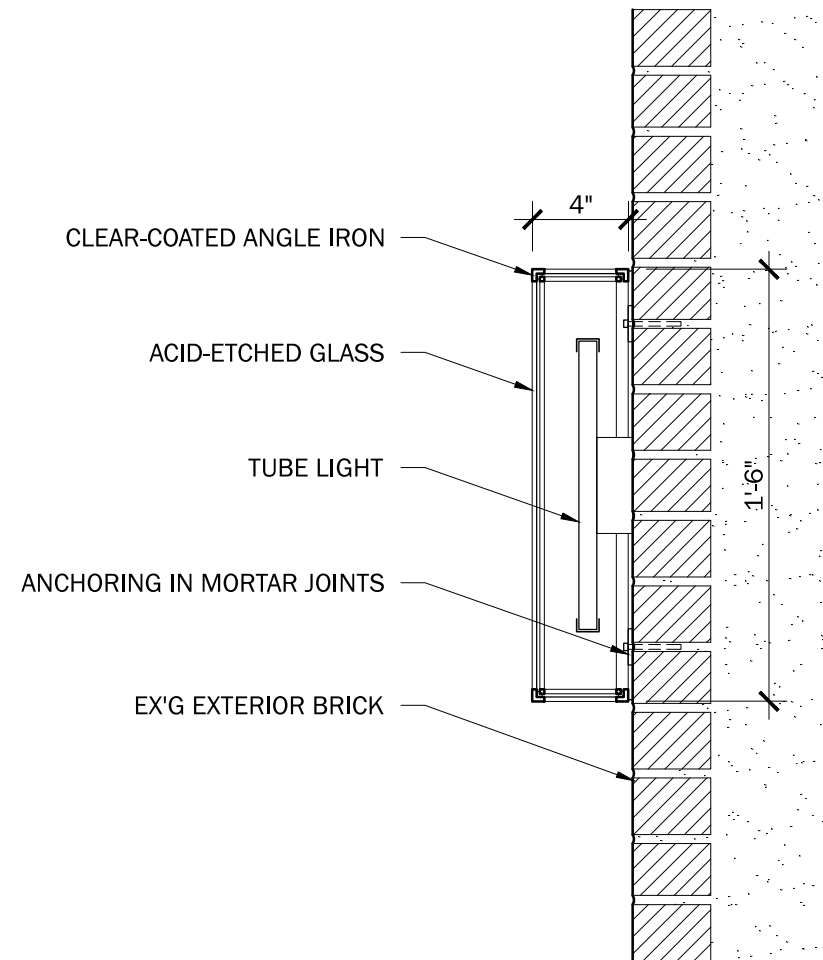


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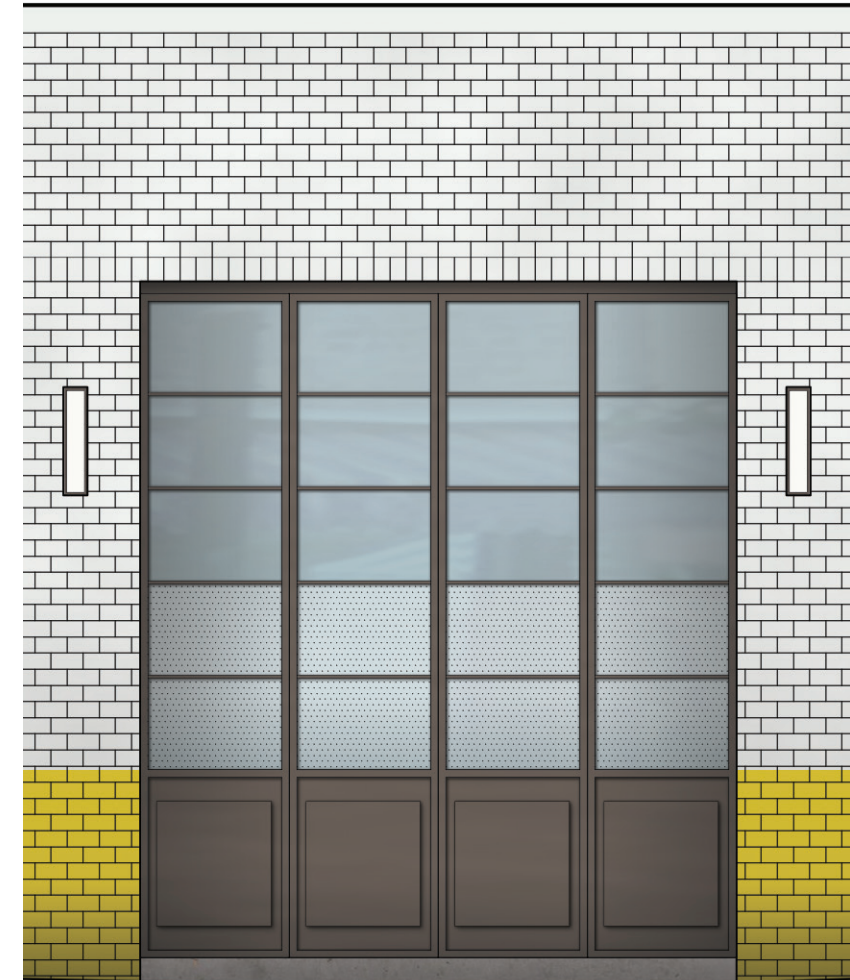
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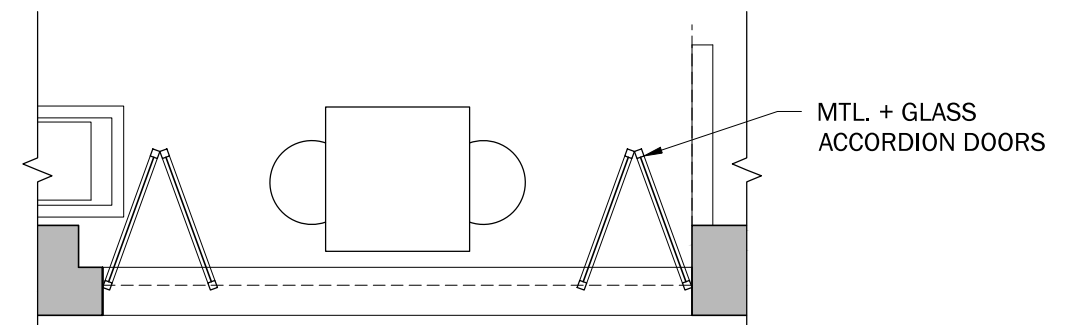
ELEVATION DETAIL, SIGNAGE  
1/2" = 1'-0"



PROPOSED LIGHTING SECTION DETAIL  
1 1/2" = 1'-0"



PROPOSED TYPICAL STOREFRONT ELEVATION  
3/8" = 1'-0"

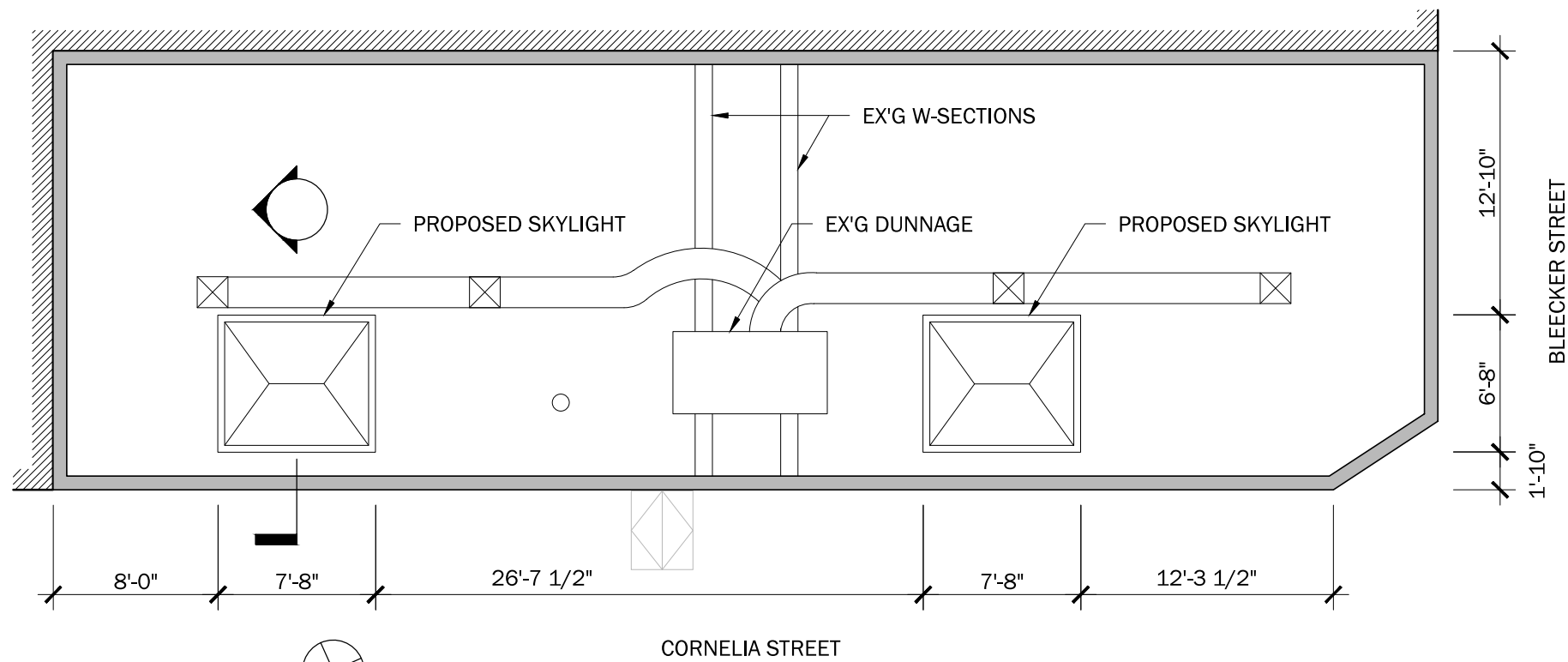


PROPOSED TYPICAL STOREFRONT PLAN  
3/8" = 1'-0"

255 BLEECKER STREET — STOREFRONT DETAILS

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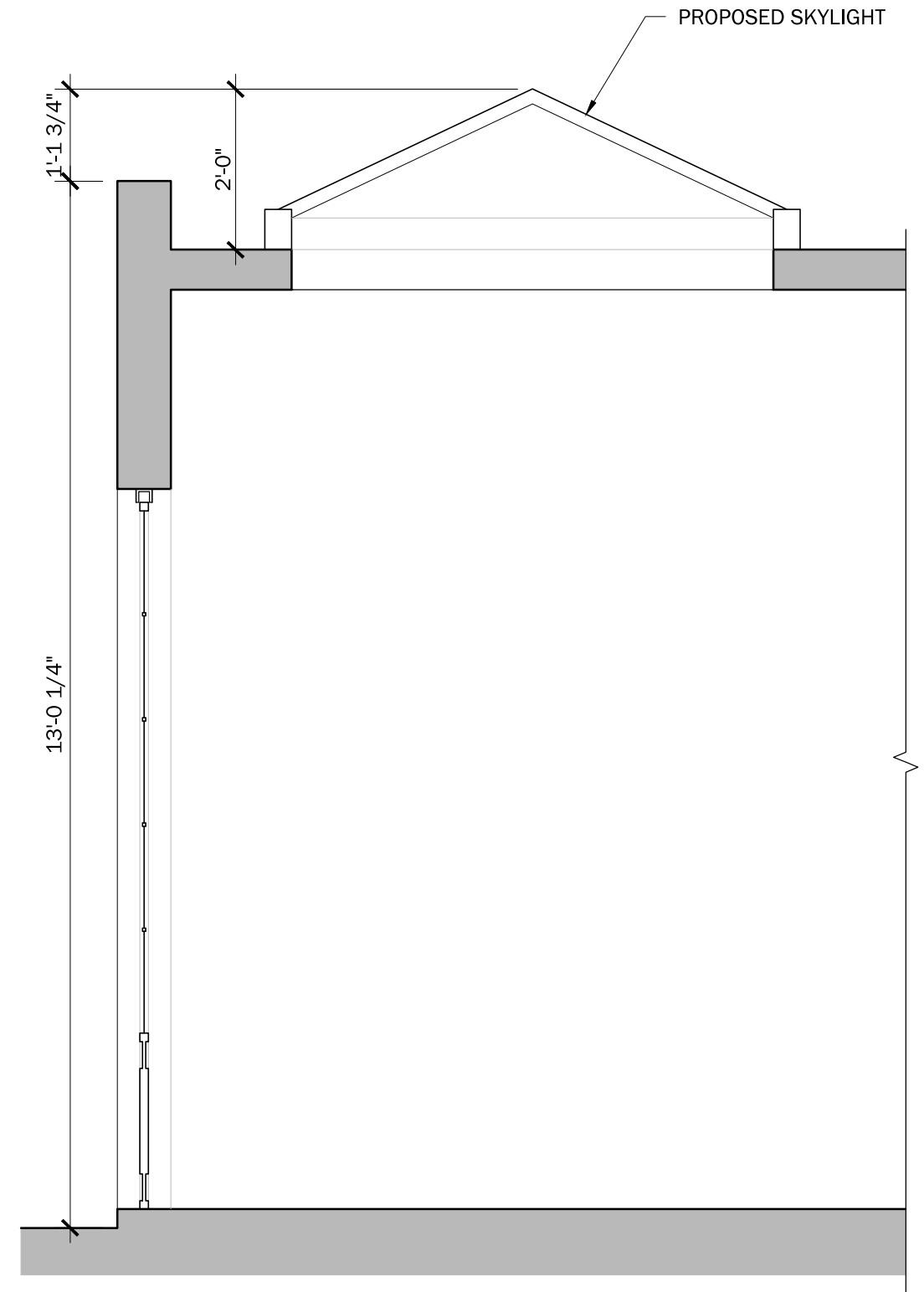


PROPOSED ROOF PLAN  
1/8" = 1'-0"



CORNELIA STREET

BLEECKER STREET



PROPOSED SKYLIGHT SECTION  
1/2" = 1'-0"

255 BLEECKER STREET — BUILDING SECTIONS

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VIEW FROM WEST AT CORNER OF BLEECKER AND CORNELIA STREETS

255 BLEECKER STREET — PROPOSED VIEW OF STREET APPROACH, DOORS CLOSED

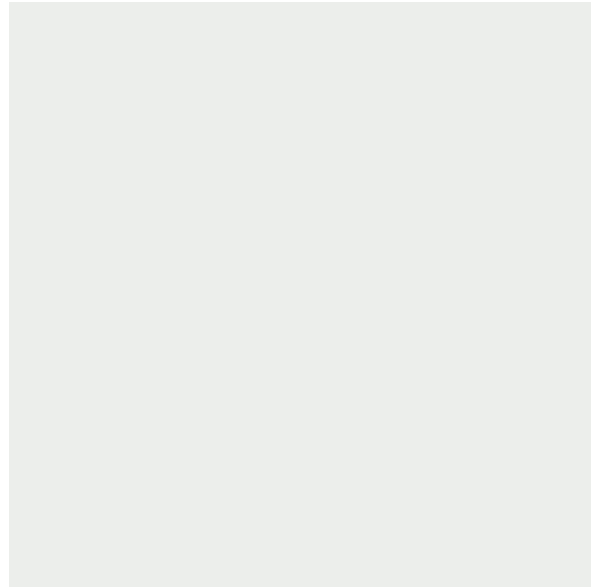


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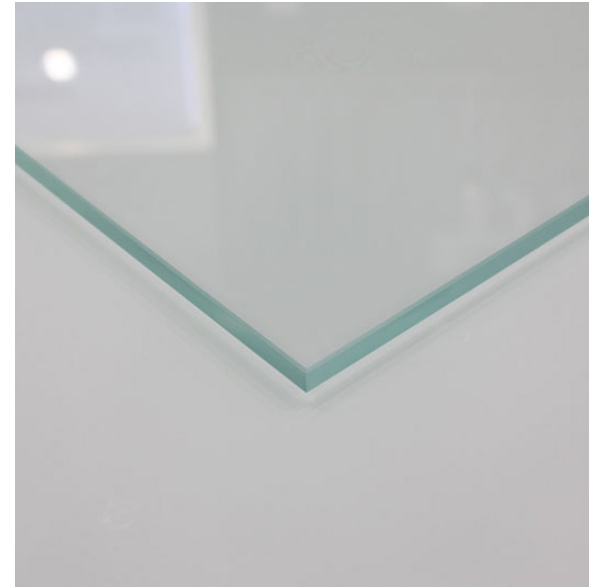
BENJAMIN MOORE YELLOW HIBISCUS 357:  
PAINTED STEEL BRICK BASE, 30" TALL DATUM



BENJAMIN MOORE DECORATORS WHITE CC-20:  
PAINT FOR EXISTING BRICK



CLEAR-COATED IRON:  
PAINTED STEEL FOR ALL DOOR + WINDOW  
FRAMING, ENTRY DOOR HARDWARE + EXTERIOR  
LIGHTING



LOW-IRON GLASS:  
GLASS FOR DOORS



ACID-ETCHED GLASS:  
GLASS FOR DOORS + EXTERIOR LIGHTS

WEST AND CORNER ELEVATIONS



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255 BLEECKER STREET — **PROPOSED FINISHES**

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