



NOTICE OF PUBLIC HEARING/MEETING

October 21, 2025

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, October 21, 2025, at 9:00 AM, a public hearing will be held in the public hearing room at 253 Broadway, 2nd Floor, Borough of Manhattan, with respect to the following properties, and then followed by a public meeting. Participation by video conference 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 Steven Thomson, Director of Community and Intergovernmental Affairs, at sthomson@lpc.nyc.gov or 212-669-7923 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.

PRESERVATION DEPARTMENT PUBLIC HEARING AGENDA		
1	Staff: M G Approximate Time: 9:00 am - 9:15 am Be Here by: 9:00 am	LPC-25-09348 45-40 Court Square - New York State Supreme Court, Queens County, Long Island City Branch - Individual Landmark Queens - Block 83 - Lot 18 Zoning M1-5/R7-3 CD: 2 BINDING REPORT A neo-English Renaissance style courthouse (25-10 Court Square) designed by Peter M. Coco and built in 1904-05, and a parking garage (45-40 Court Square) designed by Skidmore, Owings & Merrill and built in 1988. Application is to install a solar canopy structure on the parking garage roof.
2	Staff: R Z Approximate Time: 9:15 am - 9:30 am Be Here by: 9:00 am <u>Go to Research Item #1</u>	LPC-25-11315 44-72 23rd Street - Hunters Point Historic District Queens - Block 78 - Lot 31 Zoning R6B, LIC CD: 2 CERTIFICATE OF APPROPRIATENESS A modified Romanesque Revival style rowhouse with a Classical style cornice built in 1887. Application is to modify openings at the rear façade.
3	Staff: M G Approximate Time: 10:30 am - 10:45 am Be Here by: 9:30 am	LPC-25-03952 Macomb's Dam Bridge - Macomb's Dam Bridge (originally Central Bridge) and 155th Street Viaduct) - Individual Landmark Multiple - Block - Lot Zoning CD: BINDING REPORT A metal truss swing-type bridge designed by Alfred Pancoast Boller and built in 1890-95. Application is to repaint the bridge.

4	Staff: L P Approximate Time: 10:45 am - 12:15 pm Be Here by: 9:45 am	LPC-25-04617 188 Duffield Street (aka 182-188 Duffield Street) - Duffield Street Houses - Individual Landmark Brooklyn - Block 2058 - Lot 40 Zoning C6-4.5, DB CD: 2 CERTIFICATE OF APPROPRIATENESS A Greek Revival style rowhouse built c. 1839 (no. 182), a Greek Revival/vernacular style rowhouse built in 1847 (no. 184), a Greek Revival/Federal style rowhouse built c. 1835-38 (no. 186), and a Greek Revival style rowhouse built c. 1835-38 and altered in the Queen Anne/Second Empire style c. 1881-83 (no. 188), all moved to the current site and altered in 1990. Application is to combine the buildings, modify an entrance, partially reconstruct the roofs, interior walls and floors, and rear facades, and construct a new building at the rear of the site.
5	Staff: K R Approximate Time: 12:15 pm - 12:30 pm Be Here by: 11:15 am	LPC-25-03730 263 Madison Street - Bedford Historic District Brooklyn - Block 1818 - Lot 60 Zoning R6B CD: 3 CERTIFICATE OF APPROPRIATENESS A neo-Grec style rowhouse designed by Frederick D. Vrooman and built c. 1881. Application is to legalize the removal of window security grilles without Landmarks Preservation Commission permit(s).
	Approximate Time: 12:30 pm - 1:00 pm	LUNCH Lunch Time
6	Staff: R L Approximate Time: 1:00 pm - 1:30 pm Be Here by: 12:30 pm	LPC-26-01465 322 3rd Avenue (aka 153 2nd Street and 340 3rd Avenue) - Brooklyn Rapid Transit Company (BRT) Central Power Station Engine House - Individual Landmark Brooklyn - Block 967 - Lot 7501 Zoning M2-1/M1-4 CD: 6 TRANSFER OF DEVELOPMENT RIGHTS A Classical/Romanesque Revival style power station designed by Thomas E. Murray and built in 1901-04, and altered and combined with a new annex building designed by Herzon & de Meuron Architects and built in 2022. Application is to request that the Landmarks Preservation Commission issue a favorable report to the City Planning Commission regarding a continuing maintenance program for the landmark in connection with a transfer of development rights pursuant to Section 75-42 of the Zoning Resolution.
7	Staff: D L Approximate Time: 1:30 pm - 2:00 pm Be Here by: 12:30 pm	LPC-26-02129 361 Broadway - James White Building - Individual Landmark Manhattan - Block 174 - Lot 7505 Zoning C6-4A, C6-2 CD: 1 TRANSFER OF DEVELOPMENT RIGHTS A Classical Revival style commercial building designed by W. Wheeler Smith and built in 1881-82. Application is to request that the Landmarks Preservation Commission issue a favorable report to the City Planning Commission regarding a continuing maintenance program for the landmark in connection with a transfer of development rights pursuant to Section 75-42 of the Zoning Resolution.

8	Staff: R W Approximate Time: 2:00 pm - 2:30 pm Be Here by: 1:00 pm	LPC-26-02128 390 Fifth Avenue - Gorham Building - Individual Landmark Manhattan - Block 837 - Lot 48 Zoning C5-3, M1-6, CD: 5 TRANSFER OF DEVELOPMENT RIGHTS A Florentine Renaissance style office building designed by Stanford White of McKim, Mead & White and built in 1904-1906. Application is to request that the Landmarks Preservation Commission issue a favorable report to the City Planning Commission regarding a continuing maintenance program for the landmark in connection with a transfer of development rights pursuant to Section 75-422 of the Zoning Resolution.
9	Staff: R Z Approximate Time: 2:30 pm - 3:00 pm Be Here by: 1:30 pm	LPC-26-02755 125 Park Avenue - Pershing Square Building - Individual Landmark Manhattan - Block 1296 - Lot 1 Zoning C5-3, MID CD: 5 CERTIFICATE OF APPROPRIATENESS A Lombard Revival style office building designed by John Sloan in association with York & Sawyer and built in 1921-23. Application is to modify an entrance and install signage and lighting.
10	Staff: R Z Approximate Time: 3:00 pm - 3:15 pm Be Here by: 2:00 pm	LPC-25-07749 128 East 36th Street - Murray Hill Historic District Extension Manhattan - Block 891 - Lot 74 Zoning R10 CD: 6 CERTIFICATE OF APPROPRIATENESS A Second Empire style rowhouse built c. 1863. Application is to legalize the installation of a plaque sign without Landmarks Preservation Commission permit(s).
11	Staff: J U Approximate Time: 3:15 pm - 3:30 pm Be Here by: 2:15 pm	LPC-25-09049 821 Park Avenue - Upper East Side Historic District Manhattan - Block 1410 - Lot 1 Zoning R10 CD: 8 CERTIFICATE OF APPROPRIATENESS A neo-Renaissance style flats building built c. 1890. Application is to replace storefront infill.
12	Staff: L W Approximate Time: 3:30 pm - 4:00 pm Be Here by: 2:30 pm	LPC-25-11313 1143 Park Avenue - Expanded Carnegie Hill Historic District Manhattan - Block 1520 - Lot 101 Zoning R10, PI CD: 8 CERTIFICATE OF APPROPRIATENESS A rowhouse designed by John Sullivan built in 1884-85 and altered by Emery Roth in 1924. Application is to modify the front façade, install a cornice, and construct rooftop and rear yard additions.
13	Staff: A K Approximate Time: 4:00 pm - End Be Here by: 3:00 pm	LPC-25-07751 134 West 130th Street - Central Harlem – West 130-132nd Street Historic District Manhattan - Block 1914 - Lot 47 Zoning R7-2 CD: 10 CERTIFICATE OF APPROPRIATENESS A neo-Grec style rowhouse designed by Cleverdon & Putzel and built in 1885. Application is to construct a rear yard addition.

	Staff: T S Laid over	LPC-25-12929 113 Noble Street - Greenpoint Historic District Brooklyn - Block 2566 - Lot 73 Zoning R6B CD: 1 CERTIFICATE OF APPROPRIATENESS An Italianate style frame house built c. 1861. Application is to alter the front façade, construct rooftop and rear yard additions, and excavate the rear yard.
	Staff: B B Laid over	LPC-26-00699 404 Fifth Avenue - Stewart & Company Building - Individual Landmark Manhattan - Block 838 - Lot 48 Zoning C5-3 CD: 5 CERTIFICATE OF APPROPRIATENESS A neo-Classical and Chicago School of Architecture style store and loft building designed by Warren & Wetmore and built in 1914. Application is to replace storefront infill.
RESEARCH DEPARTMENT PUBLIC HEARING AGENDA		
1	Staff: M C Approximate Time: 9:30 am - 10:00 am Be Here by: 9:30 am <i>PM: 06/17/2025 Motion to Calendar</i>	LP-2692 - Beverley Square West Historic District - Brooklyn - Block - Lot CD: 14 ITEM PROPOSED FOR PUBLIC HEARING The proposed Beverley Square West Historic District consists of the properties bounded by a line beginning at the southeastern corner of Beverley Road and Argyle Road, continuing easterly along the southern curblineline of Beverly Road, across Rugby Road and Marlborough Road, to a point on a line extending northerly from the eastern property line of 237 Marlborough Road; southerly along said line and the eastern property lines of 237 through 339 Marlborough Road; westerly along the southern property line of 339 Marlborough Road and a line extending to the western curblineline of Marlborough Road; southerly along the western curblineline of Marlborough Road to a point on a line extending easterly from the southern property line of 352 Marlborough Road; westerly along said line and the southern property line of 352 Marlborough Road; southerly along the eastern property lines of 341 through 359 Rugby Road and a line extending to the northern curblineline of Cortelyou Road; westerly along the northern curblineline of Cortelyou Road to the eastern curblineline of Rugby Road; northerly along the eastern curblineline of Rugby Road to a point on a line extending easterly from the southern property line of 324 Rugby Road; westerly along said line, the southern property lines of 324 Rugby Road and 309 Argyle Road, and a line extending to the western curblineline of Argyle Road; southerly along the western curblineline of Argyle Road to the northern curblineline of Cortelyou Road; westerly along the northern curblineline of Cortelyou Road to a point on a line extending southerly from the western property line of 364 Argyle Road; northerly along said line and the western property lines of 364 through 226 Argyle Road; easterly along the northern property line of 226 Argyle Road and a line extending across Argyle Road to the eastern curblineline of Argyle Road; and northerly along the eastern curblineline of Argyle Road to the point of beginning.

2	Staff: M C Approximate Time: 10:00 am - 10:30 am Be Here by: 9:30 am <i>PM: 06/17/2025 Motion to Calendar</i> <u>Go back to Preservation item #3</u>	LP-2693 - Ditmas Park West Historic District - Brooklyn - Block - Lot CD: 14 ITEM PROPOSED FOR PUBLIC HEARING The proposed Ditmas Park West Historic District consists of the properties bounded by a line beginning at the southeastern corner of Dorchester Road and Westminster Road, continuing easterly along the southern curblineline of Dorchester Road across Argyle Road, Rugby Road, and Marlborough Road to a point on a line extending northerly from the eastern property line of 443 Marlborough Road; southerly along said line, the eastern property lines of 443 through 501 Marlborough Road, and a line extending to the northern curblineline of Ditmas Avenue; westerly along the northern curblineline of Ditmas Avenue across Marlborough Road, Rugby Road, Argyle Road, and Westminster Road to a point on a line extending southerly from the western property line of 1135 Ditmas Avenue; northerly along said line and the western property line of 1135 Ditmas Avenue; westerly along the southern property line of 518 Westminster Road; northerly along the western property lines of 518 through 456 Westminster Road; easterly along the northern property line of 456 Westminster Road and a line extending to the eastern curblineline of Westminster Road; and northerly along the eastern curblineline of Westminster Road to the point of beginning.
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বাঙালি (Bengali)

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Kreyòl Ayisyen (Haitian Creole)

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Русский (Russian)

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العربية/Arabic

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Urdu ودرا

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