

The current proposal is:

Preservation Department – Item 3, LPC-23-00996

163 Bleecker Street – South Village Historic District Borough of Manhattan

To Testify Please Join Zoom

Webinar ID: 857 9328 6573

Passcode: 043215

By Phone: 1 646-558-8656 US (New York)

877-853-5257 (Toll free) US

888 475 4499 (Toll free)

Note: If you want to testify on an item, join the Zoom webinar at the agenda's "Be Here by" time (about an hour in advance). When the Chair indicates it's time to testify, "raise your hand" via the Zoom app if you want to speak (*9 on the phone). Those who signed up in advance will be called first.

PROPOSED FACADE FOR:

163 BLEECKER STREET

NEW YORK CITY, NEW YORK

PRESENTED TO NEW YORK CITY
LANDMARKS PRESERVATION COMMISSION (LPC)

FOR THE PUBLIC HEARING ON

OCTOBER 18, 2022

ARCHITECT

MOJO • STUMER

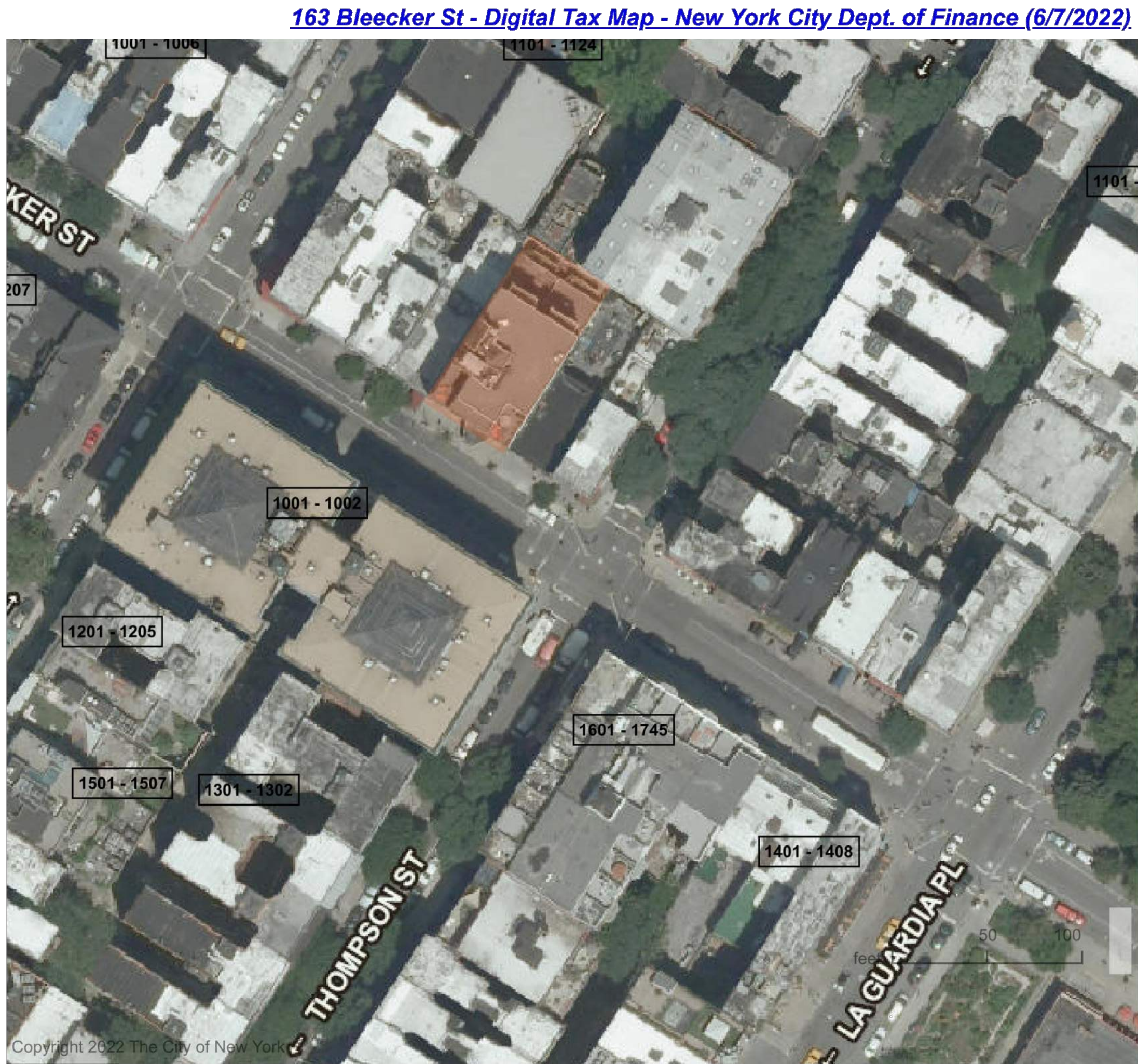
ASSOCIATES

OWNER

109 E. 9TH ST. LLC

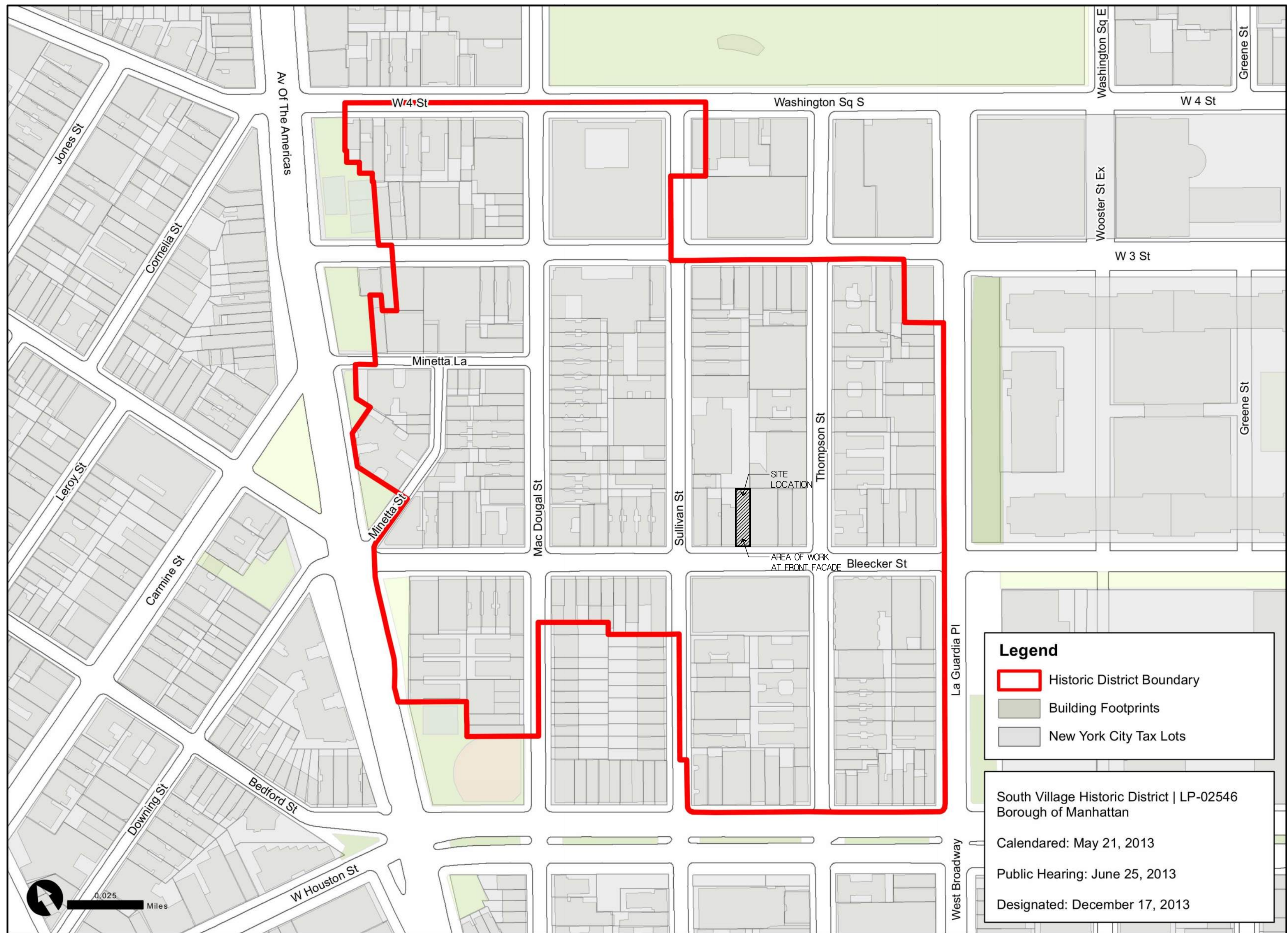
FILING REPRESENTATIVE

PRAXIS WorkShop Inc.



- | | |
|-------------------------------|---|
| Borough Boundary | C50 Condo Flag/Condo Number |
| Tax Block Boundary | A50 Air Right Flag/Lot Number |
| 50 Tax Block Number | S50 Subterranean Right Flag/Lot Number |
| Tax Lot Boundary | R REUC Flag |
| 50 Tax Lot Number | Under Water Tax Lot Boundary |
| Condo FKA Tax Lot Number | Other Boundary |
| 50.5 Tax Lot Dimension | Possession Hook |
| Approximate Tax Lot Dimension | Misc Miscellaneous Text |
| Condo Units Range Label | Small Tax Lot Dimension |
| Building Footprint | Surface Water |

South Village Historic District | LP-02546



Graphic Source: Map PLUTO, Edition 18v1, Author: New York City Landmarks Preservation Commission, LCR Date: 3.20.2019

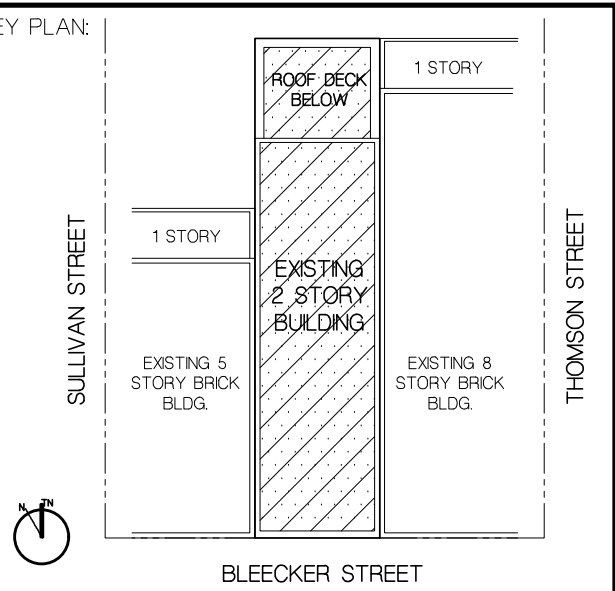
CONSULTANTS:

REVISION:

LANDMARKS
PRESERVATION
COMMISSION SET

DATE : OCT 18, 2022

DOB NOW JOB



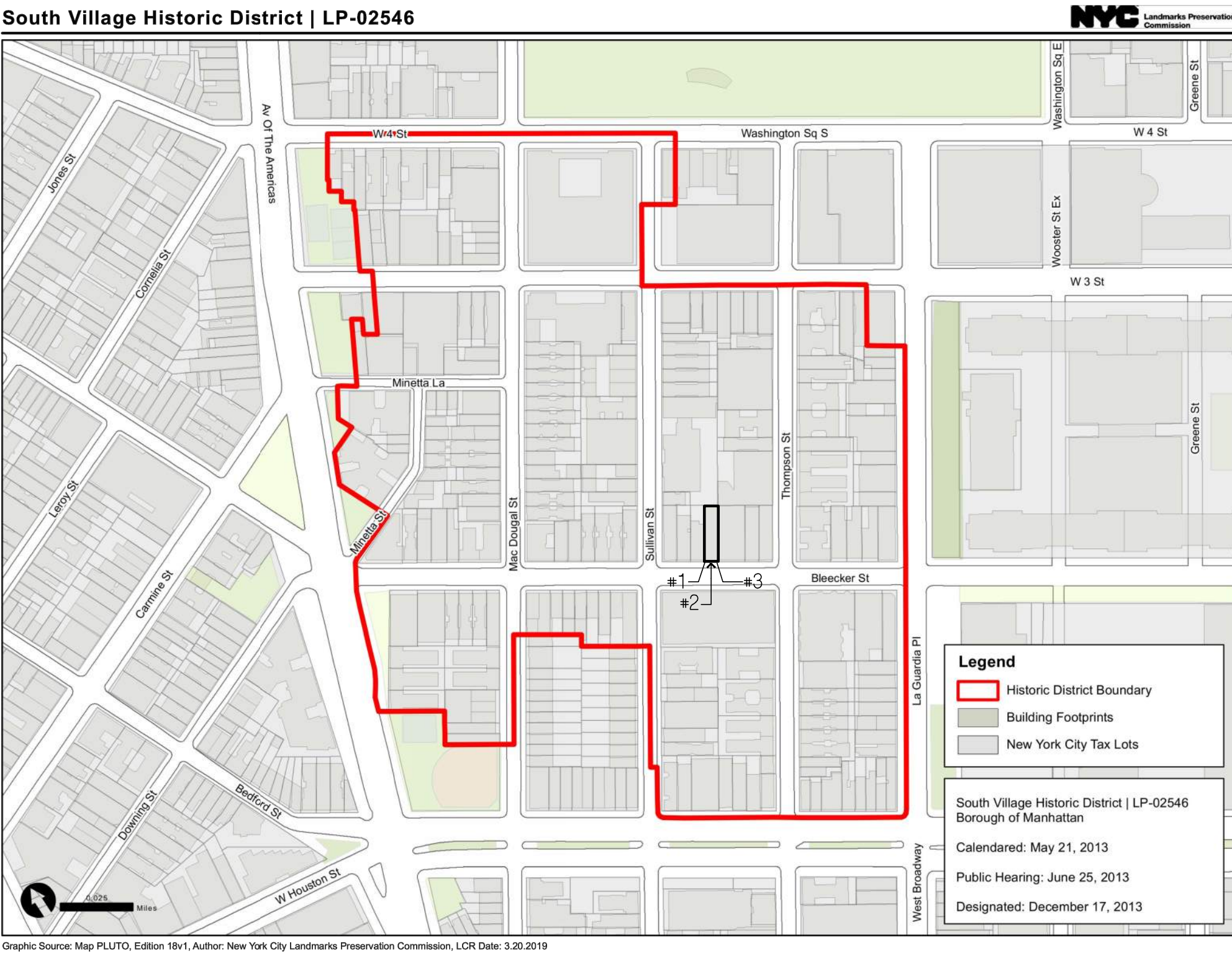
PROJECT TITLE:
**COMMERCIAL
BUILDING ALTERATION**
163 BLEECKER STREET
NEW YORK, NY 10021

SCALE: AS SHOWN
DATE: OCT 18, 2022
DRAWN BY: GLC/AM
PROJECT NUMBER: 2022.08

DRAWING TITLE:
HISTORIC DISTRICT MAP

DRAWING NUMBER:

G-002.00



KEY MAP



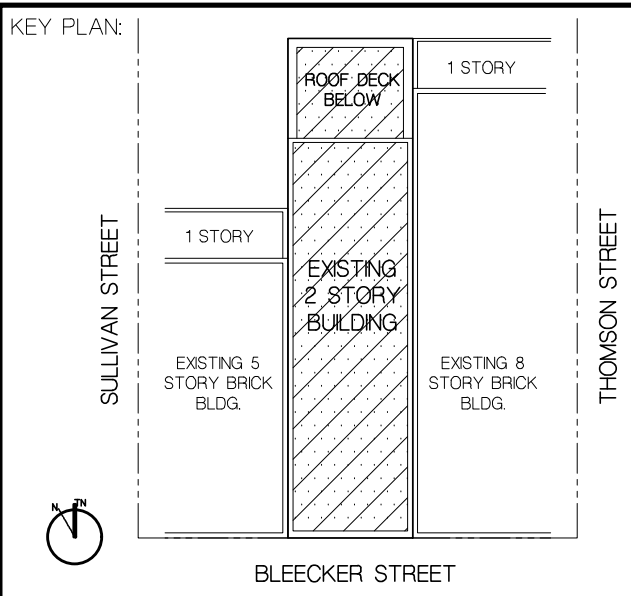
163 BLEECKER - 2013 PHOTO 1



163 BLEECKER - 1940 TAX LOT PHOTO 2



163 BLEECKER - 2011 PHOTO 3





169-167 BLEECKER



165 BLEECKER



159 BLEECKER



157 BLEECKER



155 BLEECKER



BLEECKER STREET BETWEEN THOMPSON AND SULLIVAN LOOKING NORTHWEST



BLEECKER STREET BETWEEN THOMPSON AND SULLIVAN LOOKING NORTHEAST

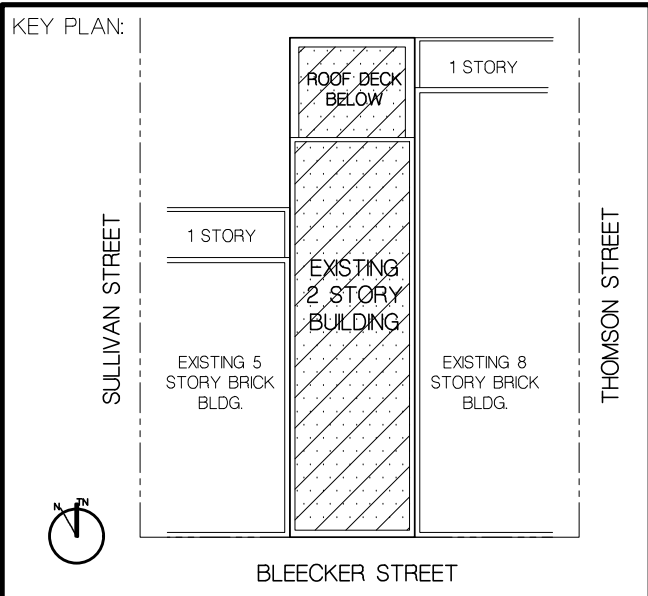
CONSULTANTS:

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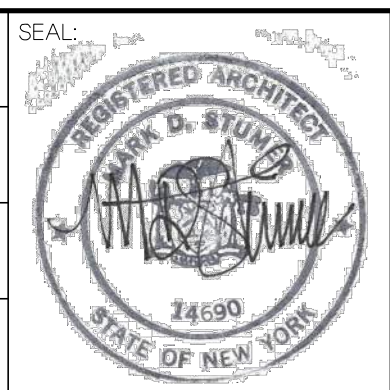
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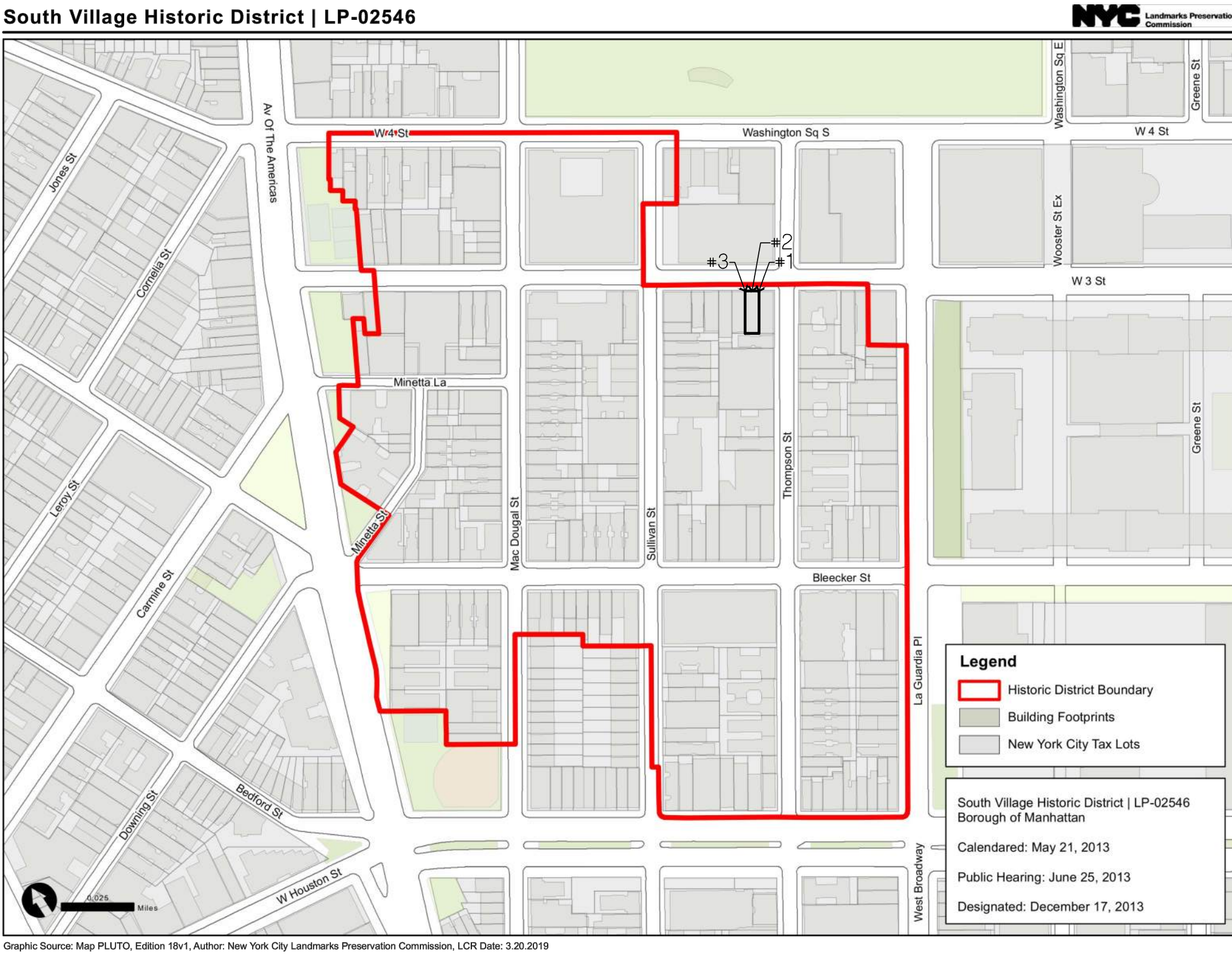


DRAWING TITLE
**BLEECKER STREET
155 THRU 169
EXISTG BUILDING PHOTOS**

DRAWING NUMBER:

G-004.00





KEY MAP



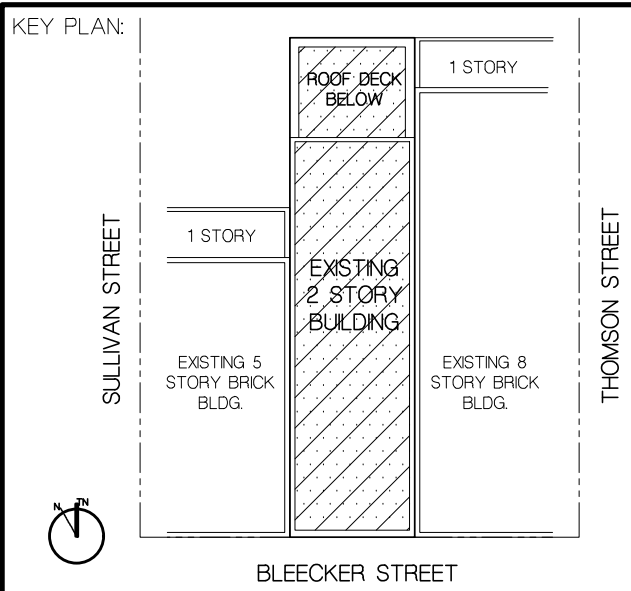
80 WEST 3RD STREET - PHOTO 1

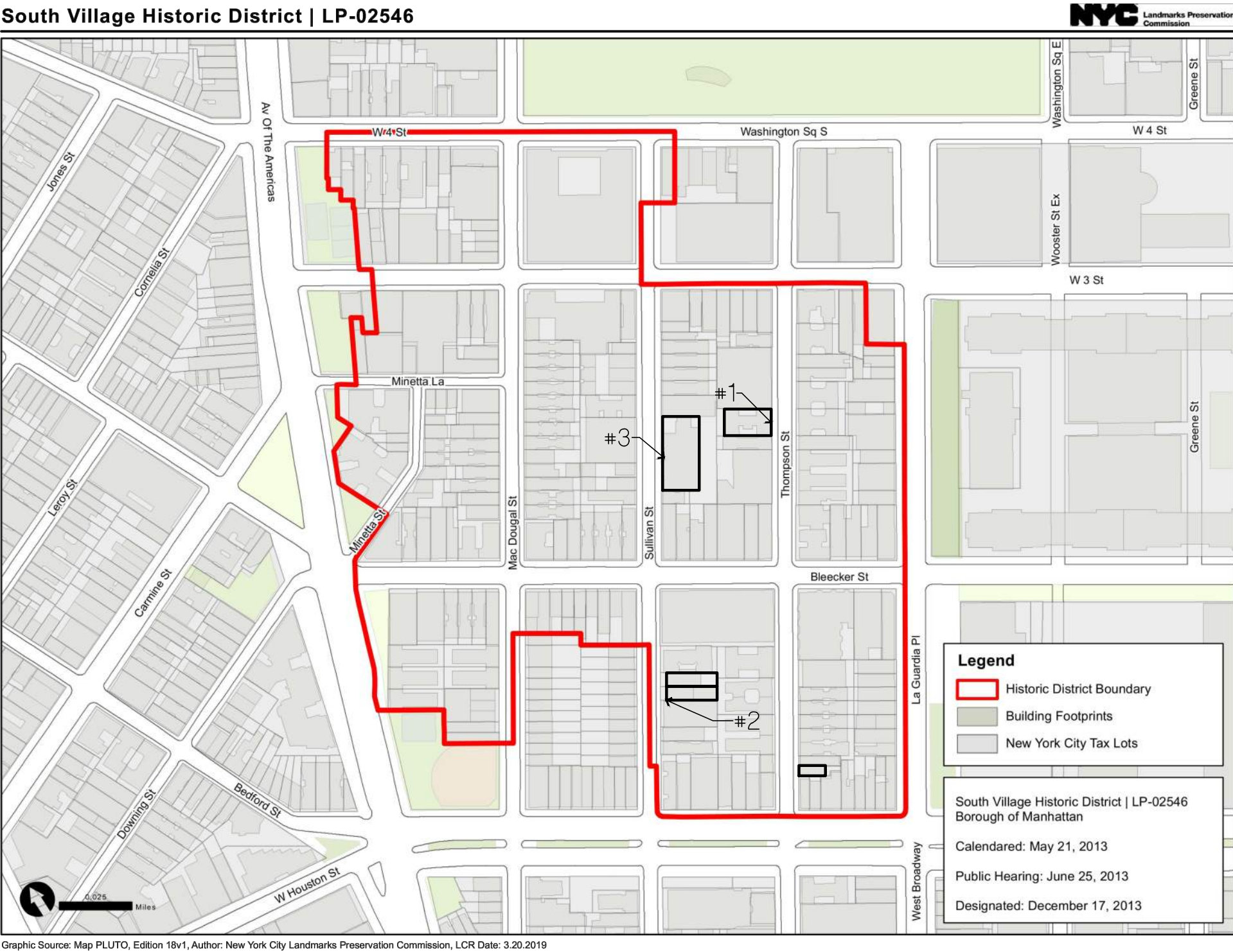


80 WEST 3RD STREET - PHOTO 2



80 WEST 3RD STREET - PHOTO 3





KEY MAP



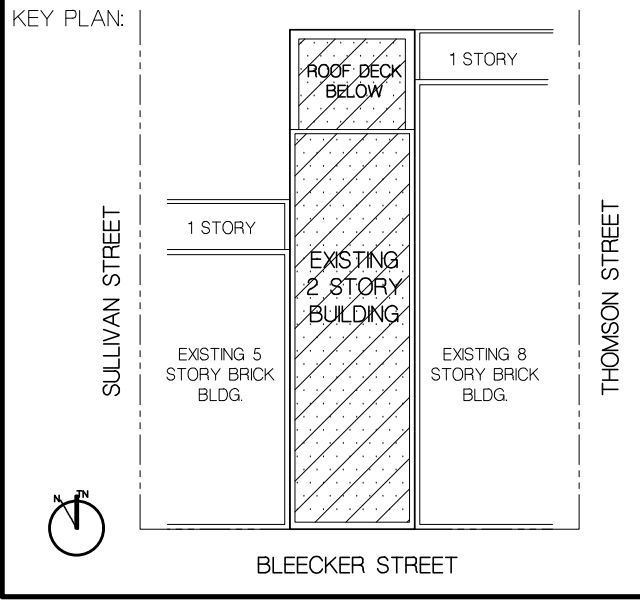
219 THOMPSON STREET - PHOTO 1



179 SULLIVAN STREET - PHOTO 2



209 SULIVAN STREET - PHOTO 3





163 BLEECKER STREET PROPOSED FACADE RENDERING
SCALE: NTS - (PLEASE NOTE, SMALL TREE TO BE PLACED IN FRONT OF BUILDING INTENTIONALLY LEFT OUT TO VIEW FACADE IN ITS ENTIRETY)

163 BLEECKER STREET | SOUTH VILLAGE HISTORIC DISTRICT IN NEW YORK CITY
PROPOSED BUILDING RENOVATION | FACADE DESCRIPTION

The proposed renovation of 163 Bleecker Street comes after a 2020 fire caused significant damage to the structure. Prior to the fire, the building's architecture held little historic value, as major façade renovations in the years 1931, 1980, and 1993 resulted in a façade of various modern and thematic styles, including a faux-Chinese pagoda roof structure directly below the second-floor windows, with no aesthetic connection to the fabric of the South Village Historic District.

The original structure built in 1892 by Charles E. Hadden was modest in its conception and detailing, displaying little to no ornate character on its exterior wall surfaces, an all-glass ground level storefront, and two large windows placed at its second level. In the currently proposed renovation, the building will be repurposed for use as a live music venue, tying into the long and storied history of the Greenwich Village music scene, but it will also receive a new façade designed to carefully reintegrate the building back into the fabric of the South Village Historic District neighborhood.

The Façade design draws on inspiration from the facades at 80 West 3rd Street (currently Amity Hall) and 219 Thompson (currently the Chess Forum) in addition to some of the other contextually rich contemporary examples such as those found at 179 and 209 Sullivan Street.

What we found throughout the area, and particularly at 80 West 3rd Street, is the insertion of a dark panelized window and door system into a brick surround. The double height storefront at Amity Hall includes a signage band between the entry level and upper portion. Another example we found with a similar idea, is at the Chess Forum at 219 Thompson Street. Here again the same strategy of a dark panelized insertion into a brick surround was used.

The facades at 80 West 3rd Street and 219 Thompson were used as relevant references for the design at 163 Bleecker, where the dark panelized multi-story venue is contained similarly between the brick surround. The panelized window and door system adds great depth and historic texture to the new facade while also creating a direct connection between the interior of the venue and the ground level street scene. This aspect of the facade design is inspired by and is reminiscent of the rich musical and artistic periods dating back to the Beatnik and Bohemian rediscovery period.

With respect to the building's occupancy, it is scheduled solely for commercial use including its second story where the venue's operating offices are located. The office space, directly above the venue's double height entrance, is also included as part of the panelized insertion but is separated from the venue on the ground floor and mezzanine with two rows of spandrel panels between the ground floor double height venue and the second floor where the office is located.

Regarding the facade's design and its connection to it's immediate neighbors, we established alignments between the top of the double height entry of the venue where the clear glass is interrupted by the spandrel panels separating the second floor office and the top of the adjacent base and lobby entrance at 159 Bleecker. Additional relationships were made between the height and alignment of the second floor office window and horizontal metal band above with the windows and brick bands also at the 159 Bleecker apartment building to further reinforce tying in to its neighbor.

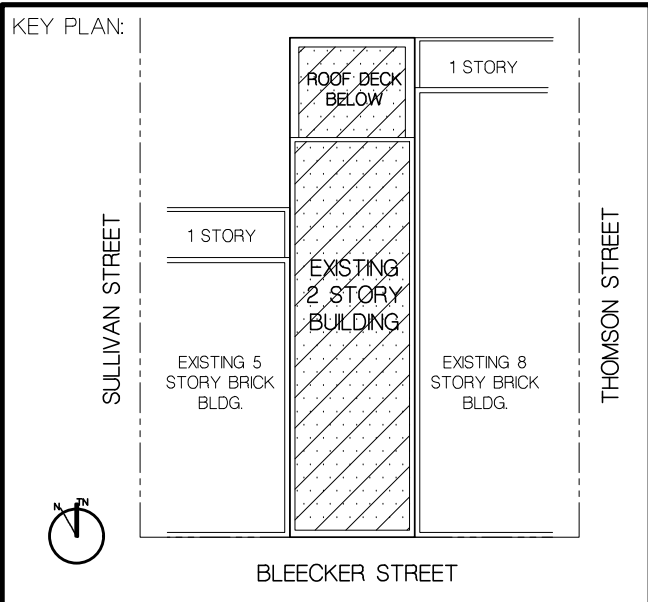
The alignments and proportioning systems used at 163 Bleecker connect it as a natural extension of the immediate adjacent buildings and prevent it from appearing like a forced insertion into the existing facade fabric on its block.

We noticed diverse color ranges in brick throughout the district, with tones usually in red, brown, and gray. Brick selection for the facade at 163 Bleecker gravitated towards warm gray to keep tonal consistency with the window and door frame color and to remain neutral with respect to the varying material and color tones found at 159 and 169 Bleecker. The brick size is modular to maintain dimensional uniformity with the rest of the South Village Historic District.

Regarding the marquee, it follows examples found at 179 Sullivan Street and 80 West 3rd Street in its materiality, proportions, and color. As is done at 179 Sullivan, it will also use a dark painted steel channel. The name of the venue is proposed to be placed at the top of the marquee in light colored lettering. A separate LED illuminated sign is proposed to be placed within the channel flanges to announce scheduled venue events.

With respect to the acoustical design, the venue is planned to include a ground floor vestibule to mitigate sound output from within the main space of the venue to the street. The interior perimeter walls will be lined with wall framing and sheathing but connected with isolation clips to prevent sound vibration from transferring through the walls. Interior materials will also be carefully selected to absorb noise and keep it within the venue.

In the facade design at 163 Bleecker Street, we took the opportunity to integrate the existing structure back into the historical fabric found in the South Village Historic District through use of proportionality and material, while also reintroducing the sense of vibrancy and character that epitomized the periods of beatnik and bohemian rediscovery of the Village.



DEMOLITION LEGEND:

- INDICATES EXISTING WALL TO REMAIN

- INDICATES WALL TO BE REMOVED

- INDICATES EXISTING WINDOW TO BE REMOVED

- INDICATES LINE OF EXISTING SOFFIT ABOVE TO REMAIN

- HATCHED AREAS INDICATE AREAS OF EXISTING ROOF/FLOOR FINISH & EXISTING ROOF/FLOOR CONSTRUCTION TO BE REMOVED AS INDICATED.

- INDICATES EXISTING DOOR TO BE REMOVED

REFERENCE KEYED NOTES - DEMOLITION:

1

REMOVE NON-STRUCTURAL PARTITION WALLS AS INDICATED AND ALL ASSOCIATED COMPONENTS INCLUDING BUT NOT LIMITED TO: METAL STUDS, WOOD STUDS, GYPSUM BOARD OR PLASTER, AND ALL ATTACHMENTS, FROM SLAB TO SLAB.

2

REMOVE INTERIOR DOOR OR WINDOW ASSEMBLY IN ITS ENTIRETY.
A. COORDINATE WITH BUILDING MANAGEMENT REGARDING DOORS OR OTHER COMPONENTS TO BE SAVED OR STORED.

3

REMOVE NON-STRUCTURAL CEILING SYSTEM AND ALL ASSOCIATED COMPONENTS UP TO STRUCTURAL DECK, INCLUDING BUT NOT LIMITED TO: ACOUSTIC CEILING SYSTEMS (TILES, GRID, SUSPENSION COMPONENTS) SHEETROCK OR PLASTER CEILINGS, LIGHTING FIXTURES, DIFFUSERS, ETC. UNLESS OTHERWISE NOTED. COORDINATE WITH MECHANICAL DRAWINGS.
A. ANY WIRING OR LIFE SAFETY ELEMENTS SUPPORTED BY CEILING OR CEILING SUPPORTS MUST BE LEFT OR RE-SUPPORTED TO CAUSE NO INTERRUPTION OF SERVICES DURING CONSTRUCTION.

4

REMOVE FINISH FLOORING DOWN TO EXISTING CONCRETE SLAB, INCLUDING BUT NOT LIMITED TO: CARPET/CARPET PAD INCLUDING ADHESIVES AND SUB-BASE, VCT INCLUDING ADHESIVE OR SUB-BASE, CERAMIC TILE, STONE, INCLUDING MUDSET AND ADHESIVES, WOOD FLOOR, SUB-FLOOR, ADHESIVES AND ALL ATTACHMENTS, AND ANY AND ALL OTHER SPECIALTY FLOORS AND SUB-FLOOR. PATCH AND LEVEL EXISTING SLAB AS REQUIRED FOR A FLUSH SURFACE ADEQUATE FOR INSTALLATION OF NEW FINISH FLOORING MATERIALS.
CONTRACTOR TO VERIFY ALL FINISH FLOOR CONDITIONS PRIOR TO BID.

5

REMOVE MILLWORK AND CABINETRY IN ITS ENTIRETY, INCLUDING ANY ASSOCIATED FIXTURES OR APPLIANCES.

6

REMOVE PLUMBING FIXTURES AND ALL ASSOCIATED COMPONENTS IN THEIR ENTIRETY: CUT, CAP AND FLUSH ALL ABANDONED STUBS, AND PROVIDE REQUIRED PATCHING. SEE PLUMBING DRAWINGS.

7

SEE MECHANICAL DRAWINGS FOR DEMOLITION OF EXISTING HVAC SYSTEMS AND DUCTWORK.

DEMOLITION NOTES:

1

CONTRACTOR NOTE: BIDDERS, BEFORE SUBMITTING PROPOSALS, SHALL VISIT AND CAREFULLY EXAMINE THE AREA AFFECTED BY THIS WORK TO FAMILIARIZE THEMSELVES WITH THE EXISTING CONDITIONS AND THE DIFFICULTIES THAT WILL ATTEND THE EXECUTION OF THE WORK. SUBMISSIONS OF A PROPOSAL WILL BE CONSTRUED AS EVIDENCE THAT SUCH EXAMINATION HAS BEEN MADE IN AN ATTEMPT TO OBSERVE DIFFICULTIES THAT WOULD BE ENCOUNTERED ONLY IF SUCH AN EXAMINATION HAD BEEN MADE.

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REFER TO MECHANICAL, PLUMBING, ELECTRICAL AND STRUCTURAL DRAWINGS INCLUDED IN THIS DRAWING PACKAGE FOR ADDITIONAL SELECTIVE DEMOLITION WITH REGARDS TO THE RESPECTIVE TRADES. DEMOLITION CONTRACTOR TO FAMILIARIZE HIM/HER SELF WITH THE ENTIRE CONSTRUCTION DRAWING PACKAGE, AND MAKE PROVISIONS FOR THE NEW WORK TO BE COMPLETED AS DESCRIBED IN THE DRAWINGS AND SPECIFICATIONS. THE CONTRACTOR SHALL NOTIFY THE ARCHITECT/ENGINEER IMMEDIATELY SHOULD THERE BE ANY PROBLEMS OR DISCREPANCIES FROM WHAT EXISTS IN THE FIELD TO WHAT IS INDICATED ON THE DRAWINGS.

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CONTRACTOR SHALL MEET WITH OWNER TO COORDINATE ALL WORK SCHEDULING, ETC. AND TO SEE IF ANY EXISTING ITEMS SHALL BE SAVED AND IF NECESSARY REMOVED CAREFULLY AND GIVEN TO OWNER.

5

MAINTAIN ALL EXISTING REQUIRED BUILDING SHAFTS AND FIRE RATED WALLS WITH SAME FIRE RATING AS BEFORE.

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CONTRACTOR SHALL TAKE ALL PRECAUTIONS DURING DEMOLITION WORK SO AS NOT TO CAUSE ANY DAMAGE TO EXISTING WORK TO REMAIN.

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ALL DEMOLISHED MATERIALS AND DEBRIS SHALL BE LEGALLY DISPOSED OF AND REMOVED FROM THE SITE BY THE CONTRACTOR. CONTRACTOR SHALL REMOVE ALL DEBRIS FROM BUILDING AND SITE AT THE END OF EACH DAY. ACCUMULATION OF RUBBISH SHALL NOT BE PERMITTED.

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MAINTAIN AT ALL TIMES THE EMERGENCY LIGHTING THROUGHOUT THE BUILDING DURING DEMOLITION WORK, AS WELL AS RECONSTRUCTION WORK. PROVIDE ALL NECESSARY TEMPORARY LIGHTING, PARTITIONS AND DUST COVERS.

12

CUT, CAP AND FLUSH ALL ABANDONED STUBS, AND PROVIDE REQUIRED PATCHING. PROVIDE ABANDONED OUTLETS WITH BLANK COVER.

13

PROVIDE BOX AND SPLICE WIRES WHERE IT IS REQUIRED TO MAINTAIN CONTINUITY OF CIRCUITS OR REMOVE WIRING AND SPLICE WIRE AT NEAREST ACTIVE BOX FROM OUTLETS WHICH HAVE BEEN TERMINATED.

14

INCLUDE IN BID ALL DEMOLITION WORK AS REQUIRED TO COMPLETE ALL NEW WORK AS DELINEATED BY ARCHITECTURAL AND ENGINEERING DRAWINGS WHETHER SHOWN ON DRAWINGS OR NOT.

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MOJO•STUMER

ASSOCIATES, P.C.

WWW.MOJOSTUMER.COM

14 Plaza Road
Greenvale, NY 11548

(t) 516.625.3344
(f) 516.625.3418

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CONSULTANTS:

REVISION:

LANDMARKS

PRESERVATION

COMMISSION SET

DATE : OCT 18, 2022

DOB NOW JOB

KEY PLAN:

SULLIVAN STREET

1 STORY

EXISTING 8 STORY BRICK BLDG.

EXISTING 6 STORY BRICK BUILDING

EXISTING 8 STORY BRICK BLDG.

THOUSAN STREET

1 STORY

ROOF DECK BELOW

BLEECKER STREET

PROJECT TITLE:

COMMERCIAL

BUILDING ALTERATION

163 BLEECKER STREET
NEW YORK, NY 10021

SCALE:

AS SHOWN

DATE:

OCT 18, 2022

DRAWN BY:

GLC/AM

PROJECT NUMBER:

2022.08

SEAL:

DRAWING TITLE:

CELLAR & FIRST FLOOR

DEMOLITION PLAN

DRAWING NUMBER:

DM-100.00

DEMOLITION LEGEND:

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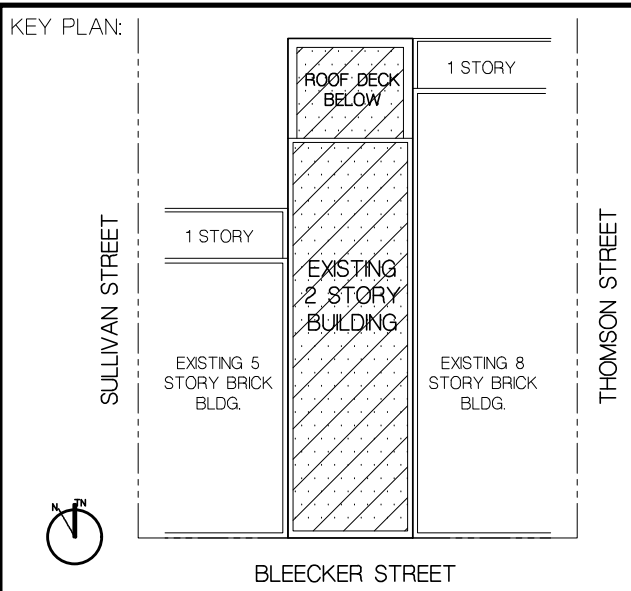
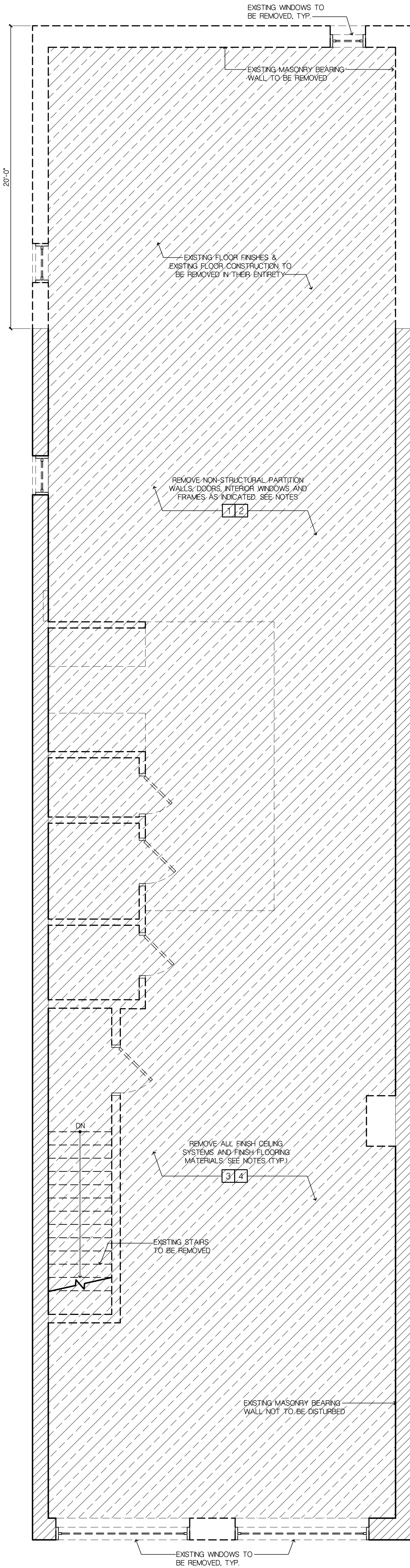
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CONSTRUCTION LEGEND:

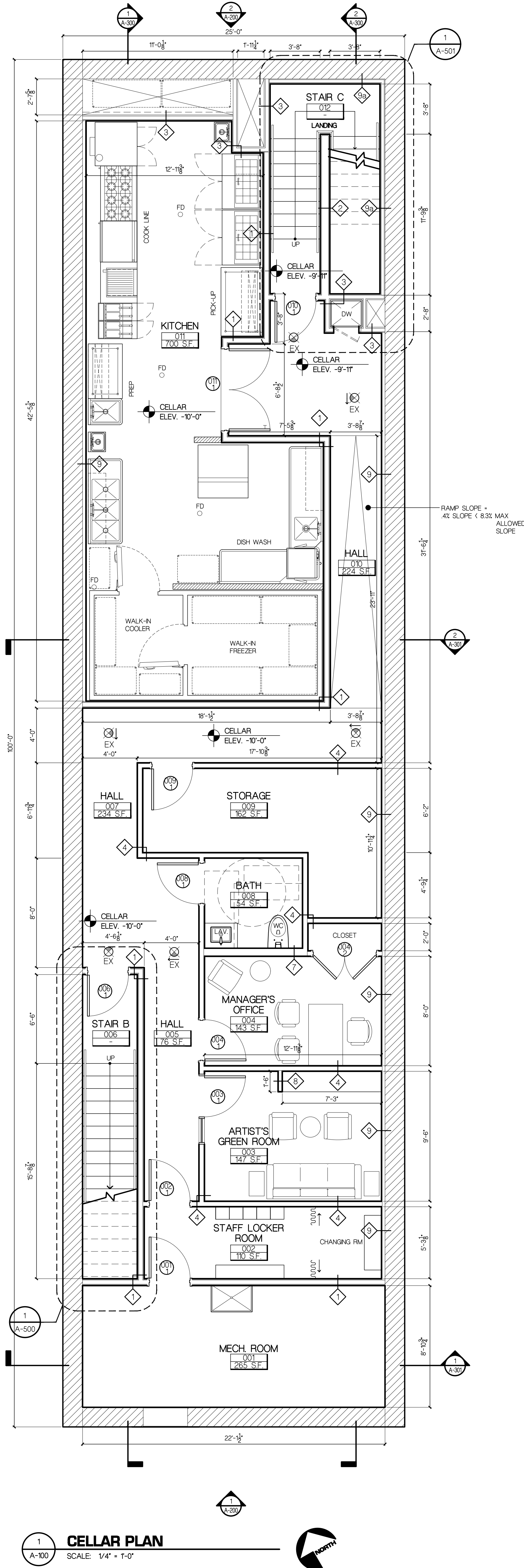
- INDICATES EXISTING WALLS TO REMAIN
 - INDICATES NEW FRAMED WALL
 - INDICATES LINE OF SOFFIT ABOVE
 - INDICATES REQUIRED ANSI 117.1 CLEARANCES
 - INDICATES LINE OF WALL BELOW
 - INDICATES DOOR TAG
SEE DOOR SCHEDULE & DETAILS ON DWG./
 - INDICATES WINDOW TAG
SEE WINDOW SCHEDULE & DETAILS ON DWG./
 - INDICATES PARTITION TAG
SEE PARTITION TYPES & DETAILS ON DWG./
 - INDICATES FLOOR FINISH SEE FINISH SCHEDULE
 - INDICATES PLUMBING FIXTURE
SEE PLUMBING FIXTURE SCHEDULE ON DWG./
 - INDICATES FIRE PROOF SELF CLOSING DOOR
- ROOM TAG
- ROOM NAME
 - ROOM NAME
 - ROOM NUMBER
 - ROOM SQUARE FOOTAGE

FIRE PREVENTION LEGEND:

- INDICATES COMBINATION SMOKE & CARBON MONOXIDE DETECTOR
- INDICATES CEILING MOUNTED EXT. SIGN

CONSTRUCTION NOTES:

- ALL DIMENSIONS TAKEN TO ROUGH FRAMING OR FACE OF MASONRY UNLESS SPECIFICALLY NOTED OTHERWISE. DIMENSIONS FROM EXISTING WALLS ARE TAKEN TO EXISTING FINISH.
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CELLAR PLAN

SCALE: 1/4" = 1'-0"

MOJO•STUMER
ASSOCIATES, P.C.

WWW.MOJOSTUMER.COM
14 Plaza Road (t) 516.625.3344
Greenvale, NY 11548 (f) 516.625.3418

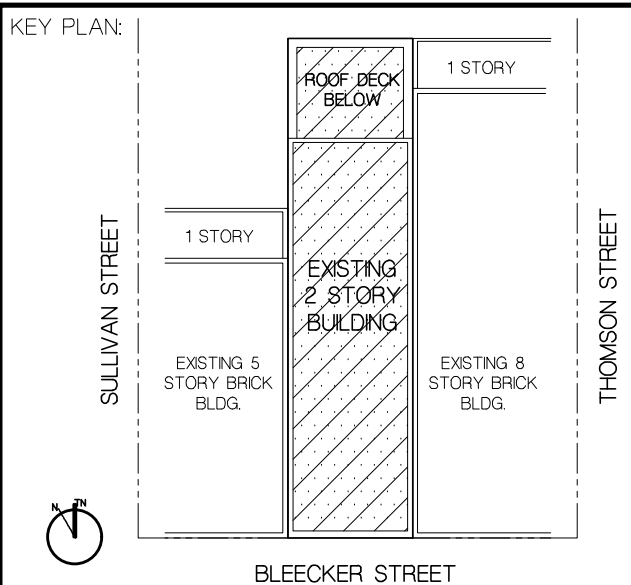
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CONSULTANTS:

LANDMARKS
PRESERVATION
COMMISSION SET

DATE: OCT 18, 2022

DOB NOW JOB



PROJECT TITLE:
**COMMERCIAL
BUILDING ALTERATION**
153 BLEECKER STREET
NEW YORK, NY 10021

SCALE:
AS SHOWN
DATE:
OCT 18, 2022
DRAWN BY:
GLC/AM
PROJECT NUMBER:
2022.08

DRAWING TITLE:
CELLAR PLAN

DRAWING NUMBER:

A-100.00

CONSTRUCTION LEGEND:

- INDICATES EXISTING WALLS TO REMAIN
- INDICATES NEW FRAMED WALL
- INDICATES LINE OF SOFFIT ABOVE
- INDICATES REQUIRED ANSI 117.1 CLEARANCES
- INDICATES LINE OF WALL BELOW
- INDICATES DOOR TAG
SEE DOOR SCHEDULE & DETAILS ON DWG./
- INDICATES WINDOW TAG
SEE WINDOW SCHEDULE & DETAILS ON DWG./
- INDICATES PARTITION TAG
SEE PARTITION TYPES & DETAILS ON DWG./
- INDICATES FLOOR FINISH SEE FINISH SCHEDULE
- INDICATES PLUMBING FIXTURE
SEE PLUMBING FIXTURE SCHEDULE ON DWG./
- INDICATES FIRE PROOF SELF CLOSING DOOR

ROOM TAG

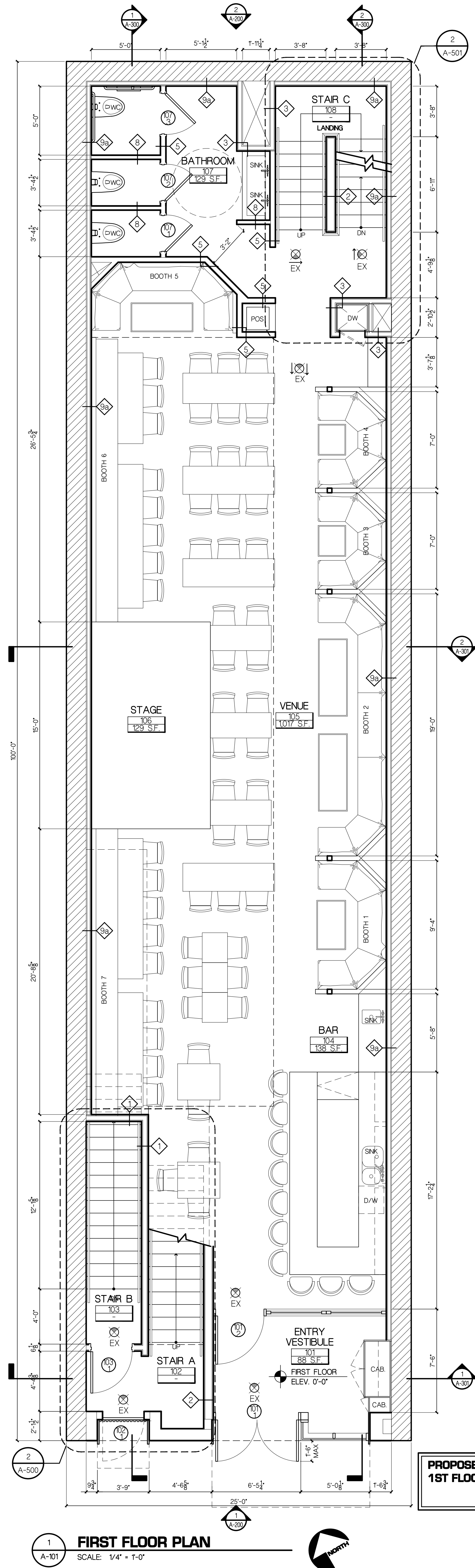
- ROOM NAME
- ROOM NAME
- ROOM NUMBER
- ROOM SQUARE FOOTAGE

FIRE PREVENTION LEGEND:

- INDICATES COMBINATION SMOKE & CARBON MONOXIDE DETECTOR
- INDICATES CEILING MOUNTED EXT SIGN

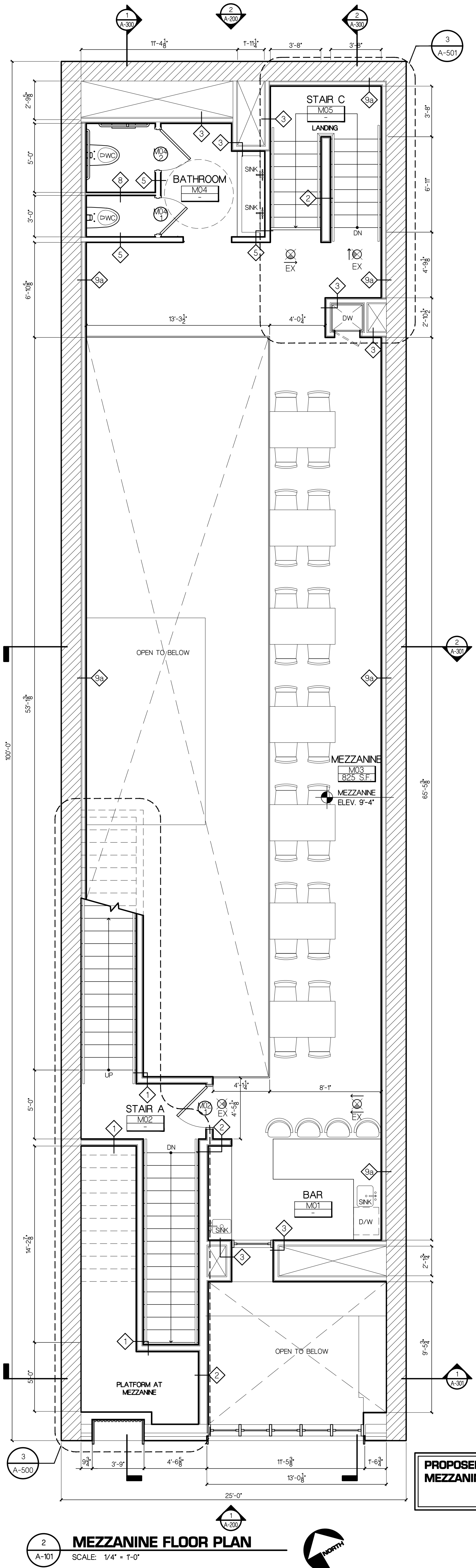
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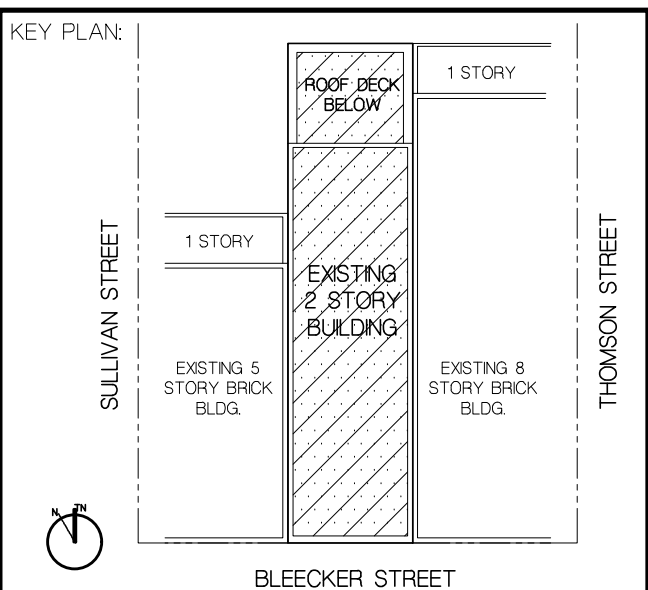
FIRST FLOOR PLAN

SCALE: 1/4" = 1'-0"



MEZZANINE FLOOR PLAN

SCALE: 1/4" = 1'-0"



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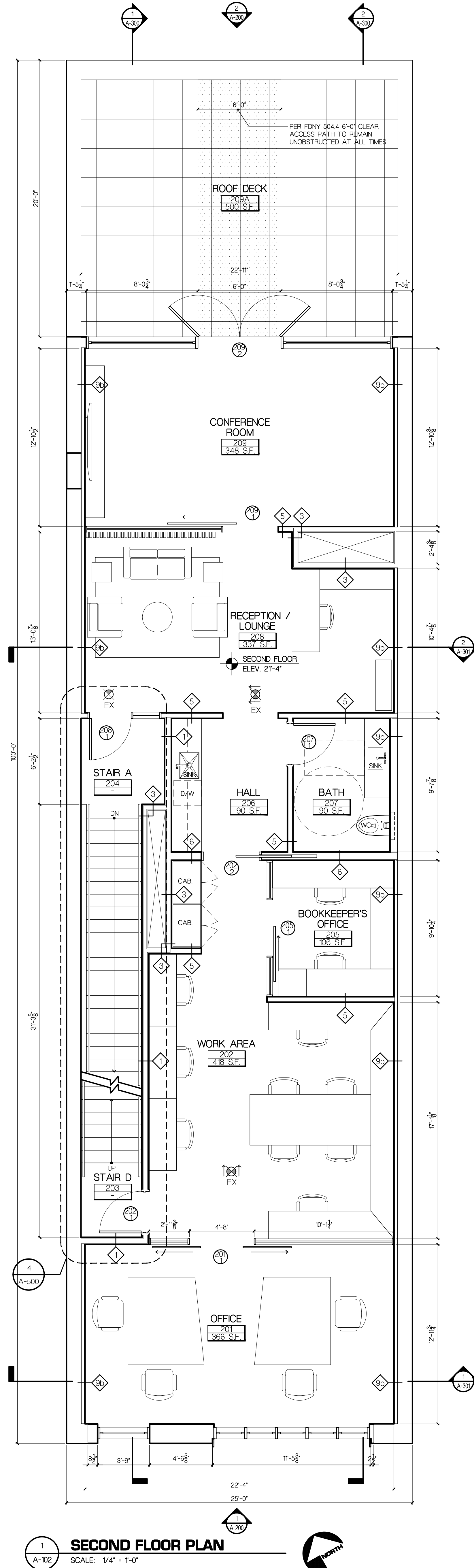
- ROOM TAG
- ROOM NAME
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 - ROOM SQUARE FOOTAGE

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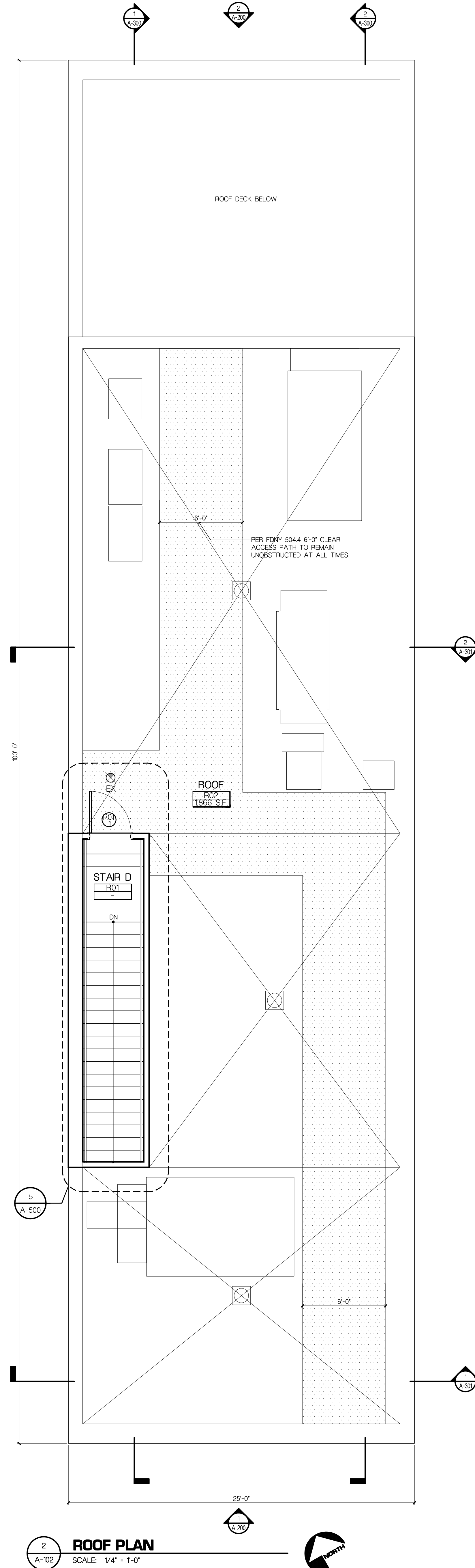
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1 SECOND FLOOR PLAN

SCALE: 1/4" = 1'-0"



2 ROOF PLAN

SCALE: 1/4" = 1'-0"

MOJO•STUMER
ASSOCIATES, P.C.

14 Plaza Road (t) 516.625.3344
Greenvale, NY 11548 (f) 516.625.3418

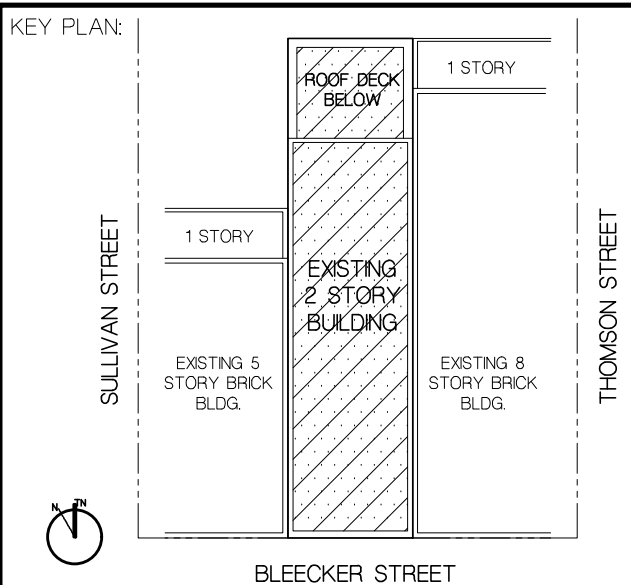
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CONSULTANTS:

REVISION:

**LANDMARKS
PRESERVATION
COMMISSION SET****D A T E : OCT 18, 2022**

DOB NOW JOB



PROJECT TITLE:
**COMMERCIAL
BUILDING ALTERATION**
163 BLEEKER STREET
NEW YORK, NY 10021

SCALE:
AS SHOWN
DATE:
OCT 18, 2022
DRAWN BY:
GLC/AM
PROJECT NUMBER:
2022.08

DRAWING TITLE:
**SECOND & ROOF
FLOOR PLANS**

DRAWING NUMBER:

A-102.00



1
A-200
163 BLEECKER STREET EXISTING ELEVATION
SCALE: 1/8" = 1'-0"



2
A-200
163 BLEECKER STREET PROPOSED ELEVATION
SCALE: 1/8" = 1'-0"

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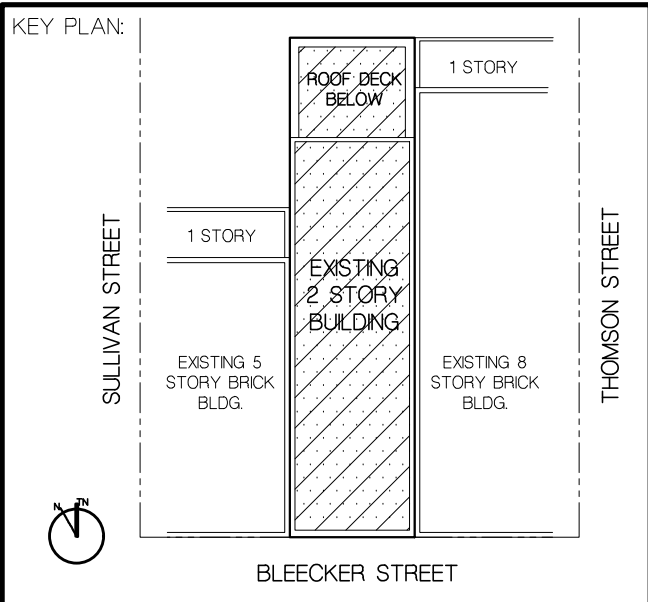
CONSULTANTS:

REVISION:

**LANDMARKS
PRESERVATION
COMMISSION SET**

DATE : OCT 18, 2022

DOB NOW JOB



PROJECT TITLE:
**COMMERCIAL
BUILDING ALTERATION**
163 BLEECKER STREET
NEW YORK, NY 10021

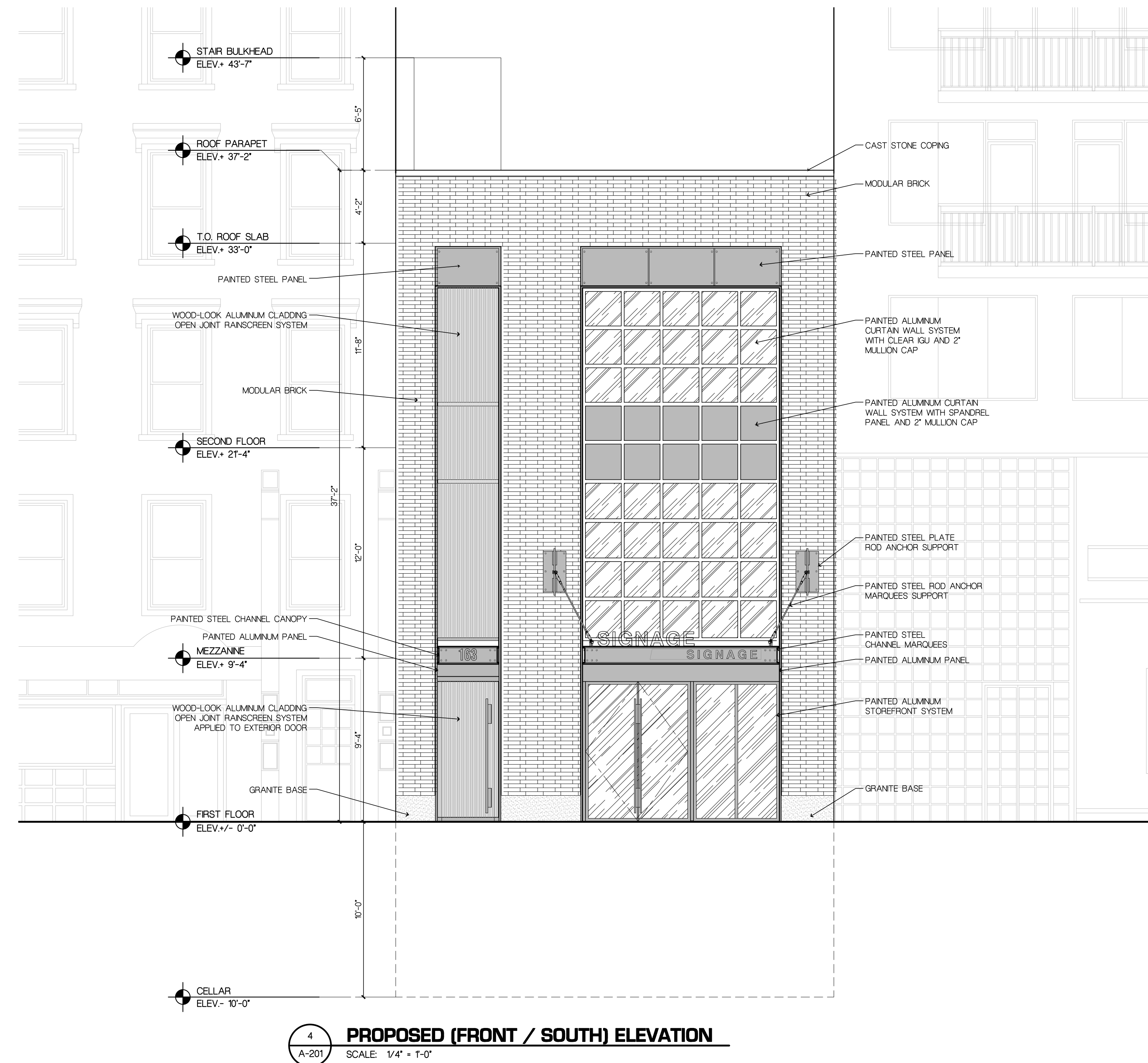
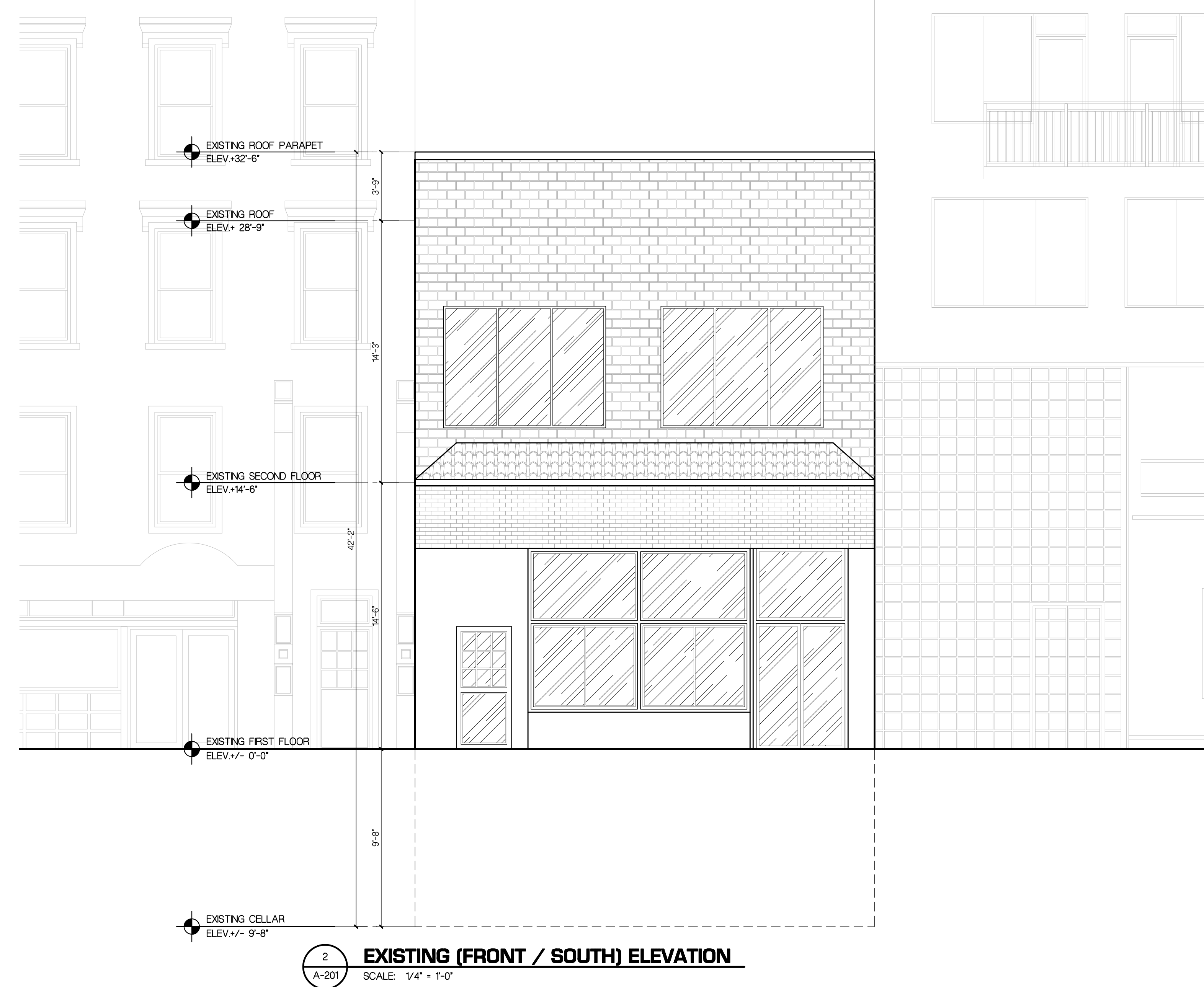
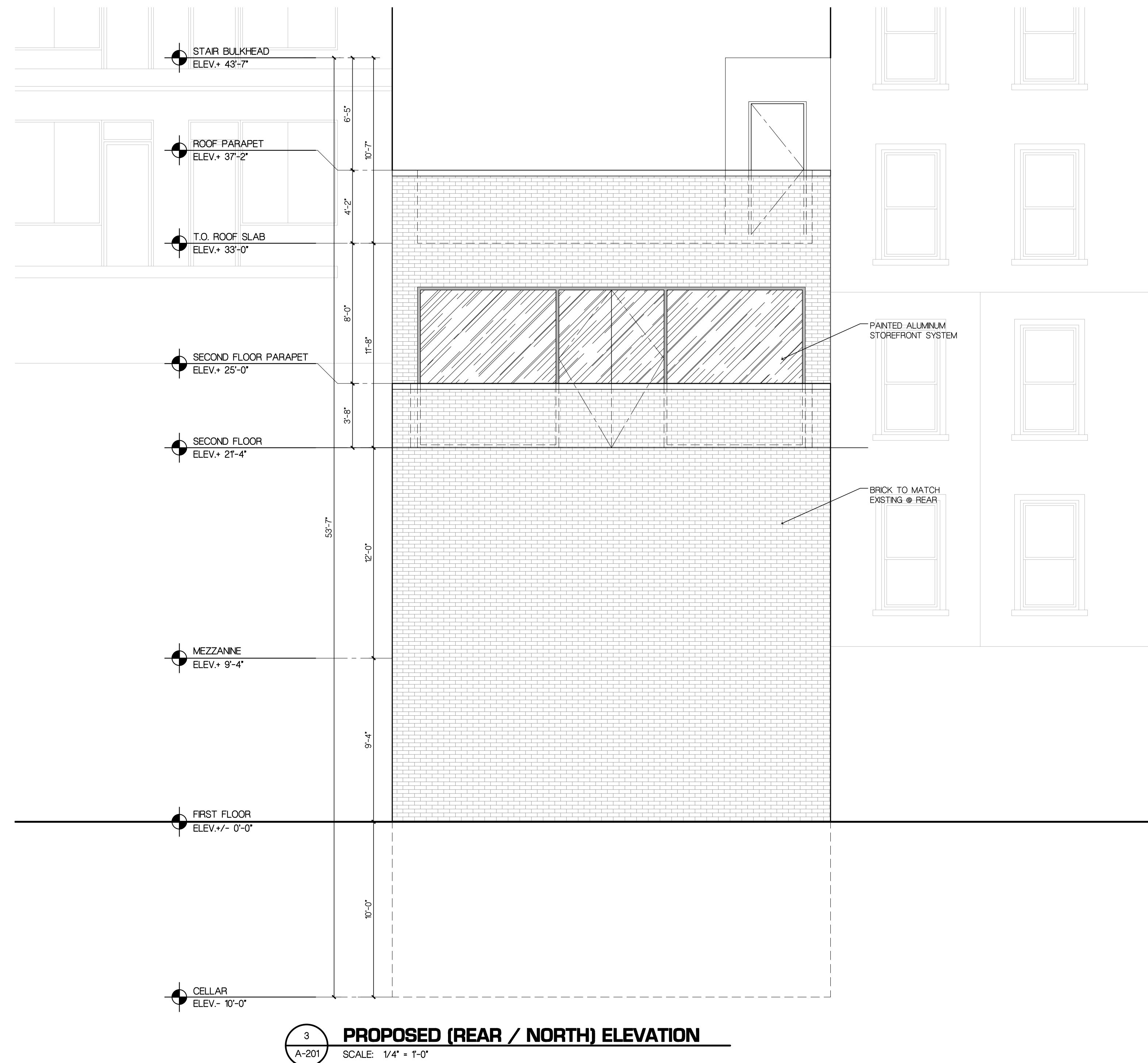
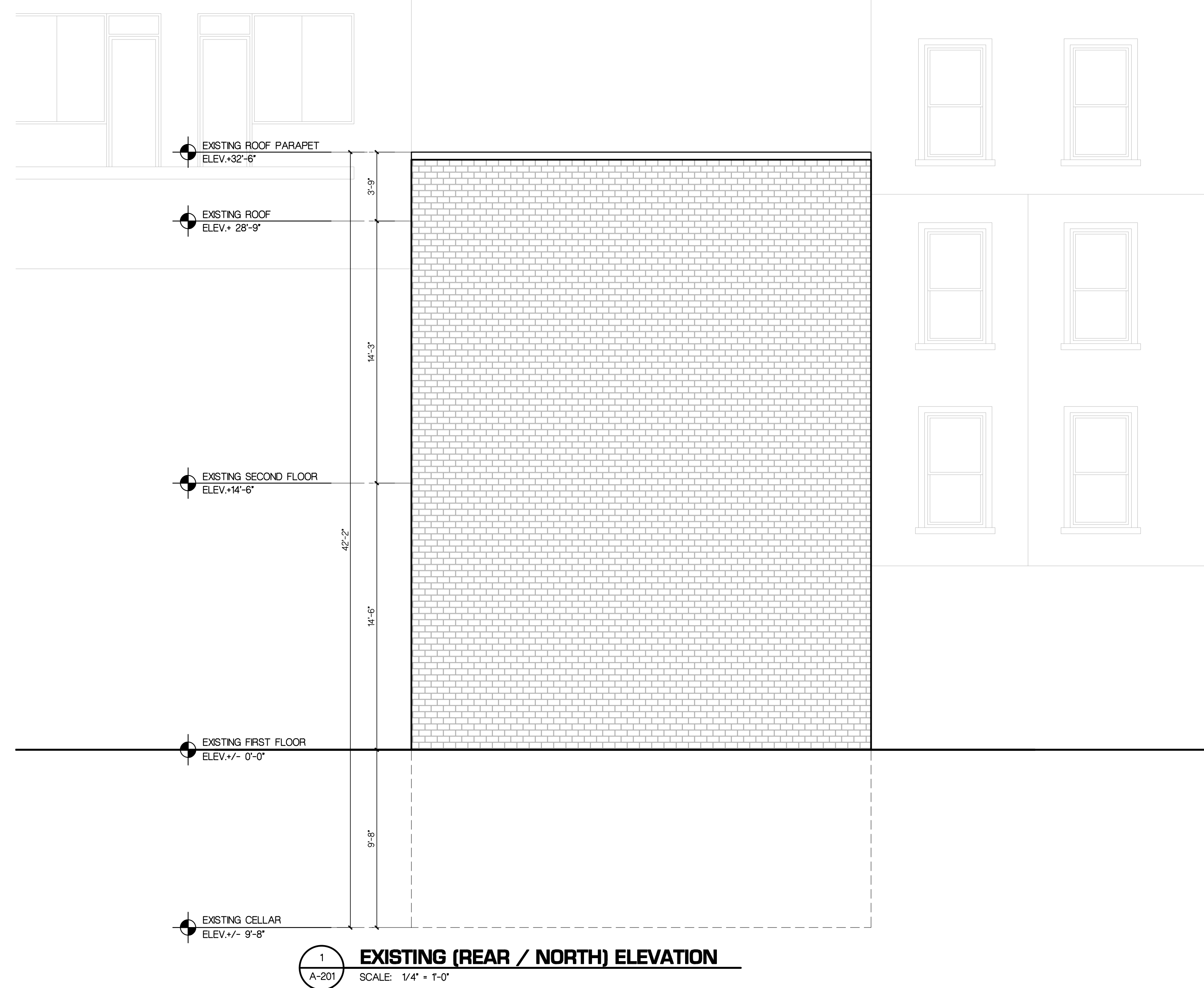
SCALE:
AS SHOWN
DATE:
OCT 18, 2022
DRAWN BY:
GLC/AM
PROJECT NUMBER:
2022.08

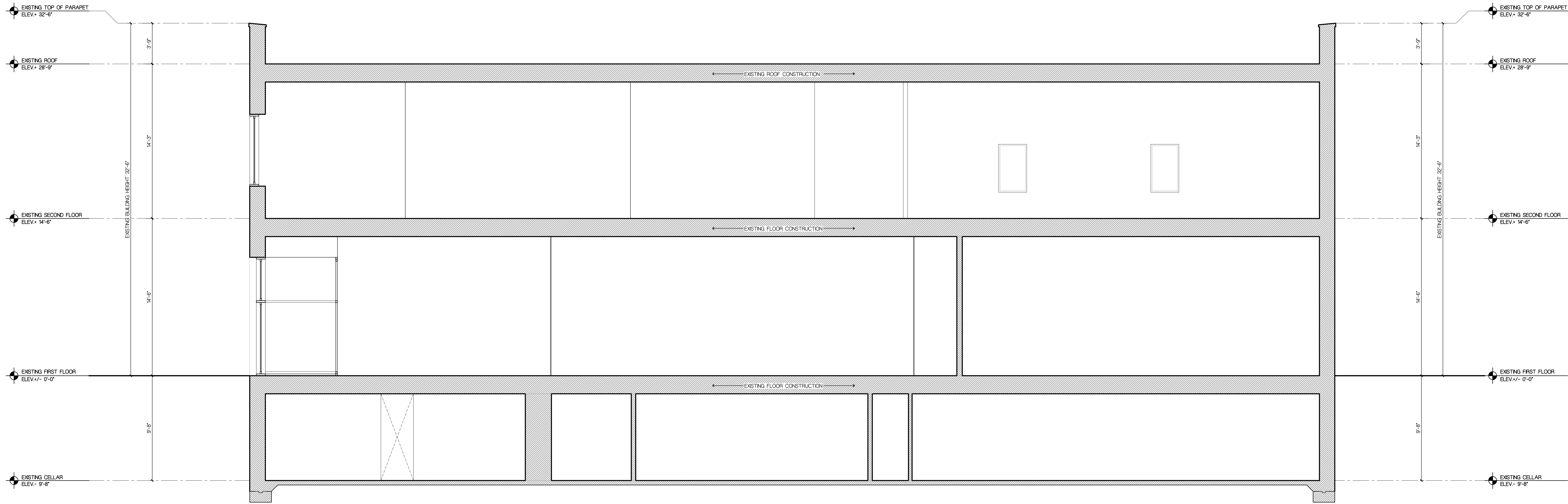
SEAL:
REGISTERED ARCHITECT
NEW YORK STATE
74690

DRAWING TITLE:
**163 BLEECKER STREET
EXISTING & PROPOSED
ELEVATIONS**

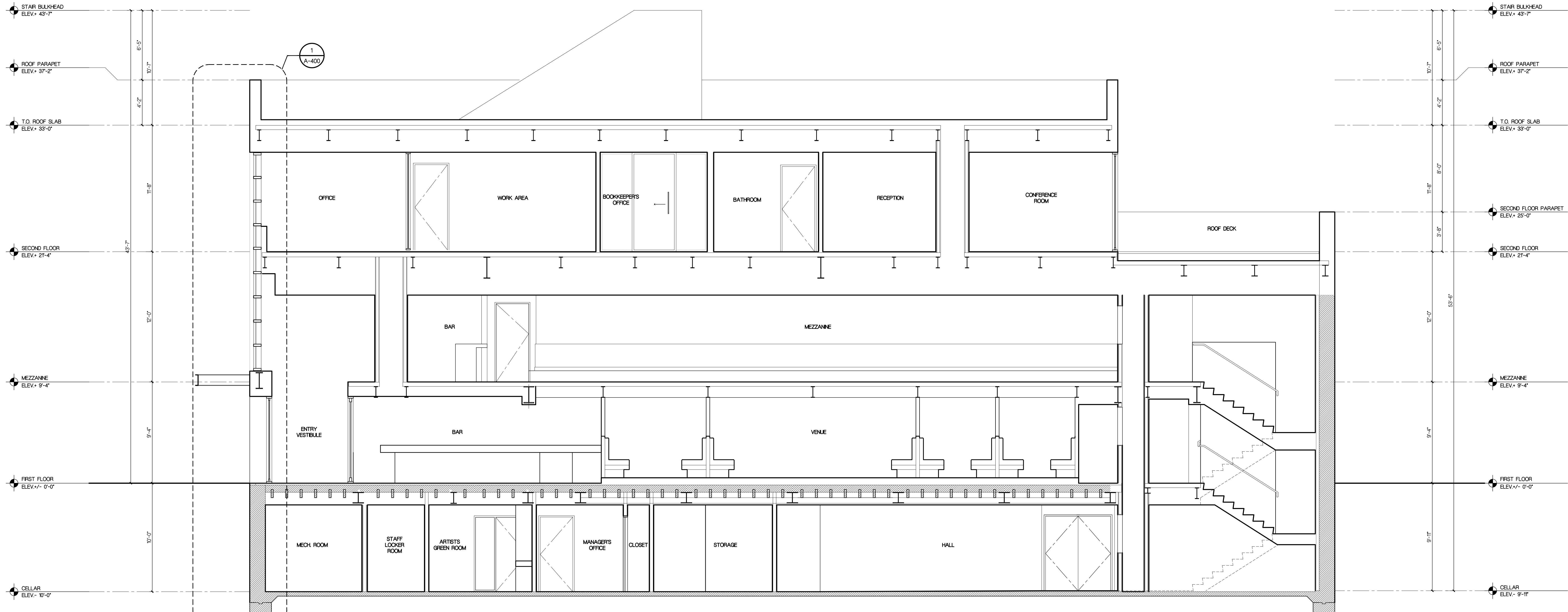
DRAWING NUMBER:

A-200.00





1
A-300
EXISTING BUILDING SECTION
SCALE: 1/4" = 1'-0"



2
A-300
PROPOSED BUILDING SECTION
SCALE: 1/4" = 1'-0"

CONSULTANTS:

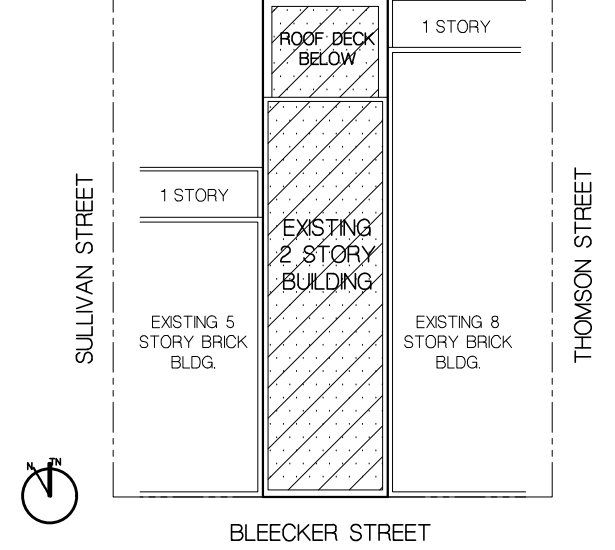
REVISION:

LANDMARKS
PRESERVATION
COMMISSION SET

DATE : OCT 18, 2022

DOB NOW JOB *

KEY PLAN:



PROJECT TITLE:

COMMERCIAL
BUILDING ALTERATION
163 BLEEKER STREET
NEW YORK, NY 10021

SCALE:

AS SHOWN

DATE:

OCT 18, 2022

DRAWN BY:

GLC/AM

PROJECT NUMBER:

2022.08

DRAWING TITLE:

EXISTING & PROPOSED
BUILDING SECTIONS

DRAWING NUMBER:

A-300.00

DATE: OCT 18, 2022

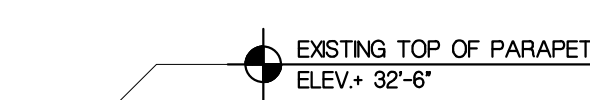
8 NOW JOB •:



163 BLEECKER STREET
NEW YORK, NY 10021

EXISTING & PROPOSED BUILDING SECTIONS

AVING NUMBER:



1
A-301

EXISTING BUILDING SECTION

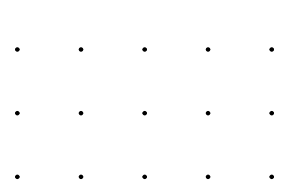
SCALE: 1/4" = 1'-0"



2
A-301

PROPOSED BUILDING SECTION

SCALE: 1/4" = 1'-0"



14 Plaza Road (t) 516.625.3344
Greenvale, NY 11548 (f) 516.625.3418

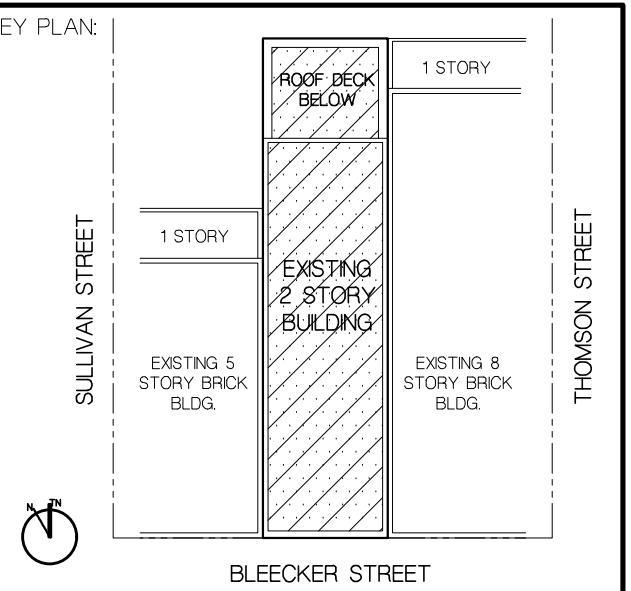
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CONSULTANTS:

LANDMARKS PRESERVATION COMMISSION SET

DATE : OCT 18, 2022

OB NOW JOB #:



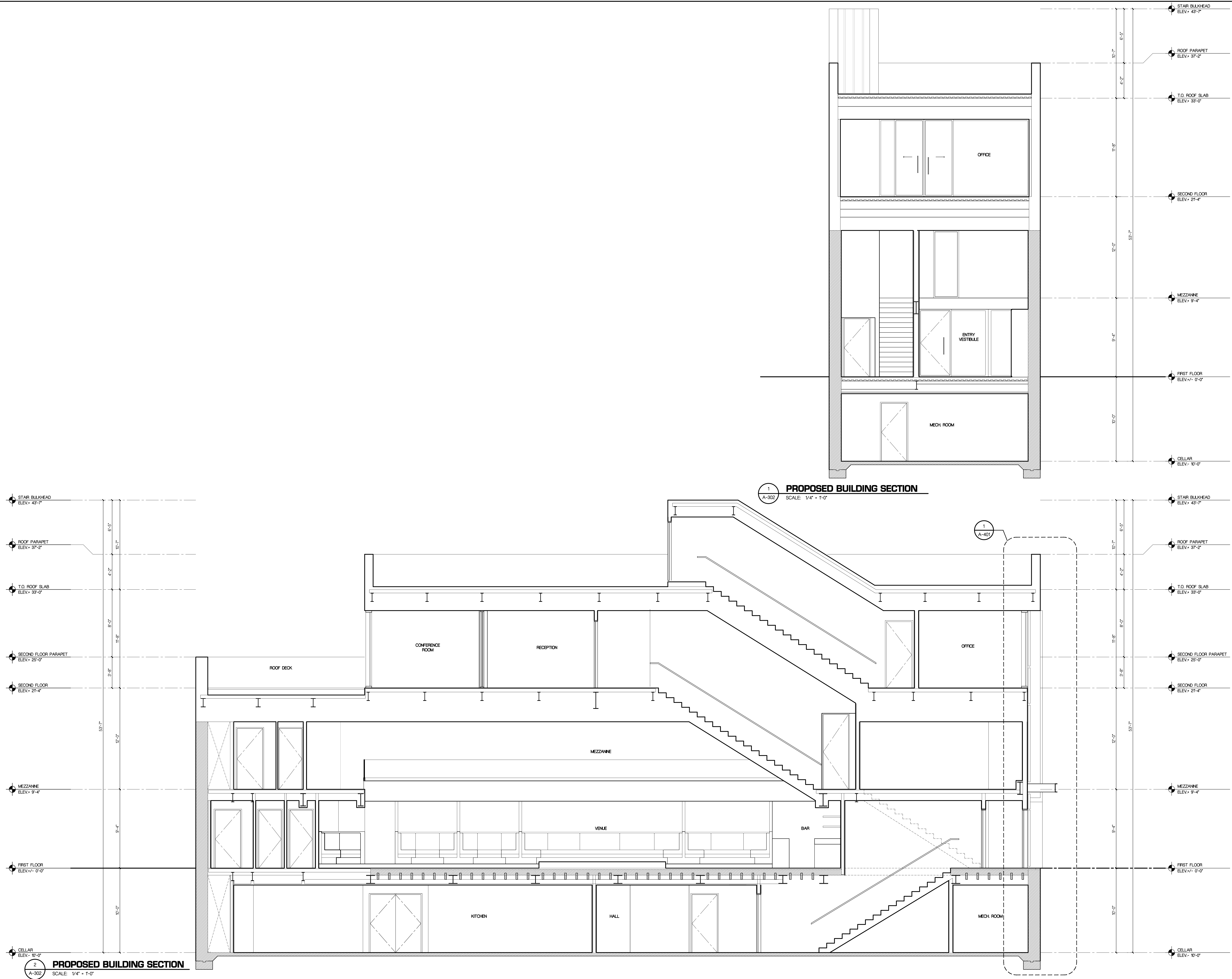
PROJECT TITLE:
**COMMERCIAL
BUILDING ALTERATION**
163 BLEECKER STREET
NEW YORK, NY 10021

SCALE:	SEAL:
AS SHOWN	
DATE:	
OCT 18, 2022	
DRAWN BY:	
GLC/AM	
PROJECT NUMBER:	
2022.08	

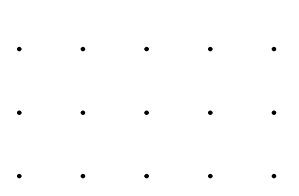
RAWING TITLE:
**PROPOSED ADDITIONAL
BUILDING SECTIONS**

DRAWING NUMBER

A-302.00







14 Plaza Road (t) 516.625.3344
Greenvale, NY 11548 (f) 516.625.3418

CONSULTANTS:

LANDMARKS PRESERVATION COMMISSION SET

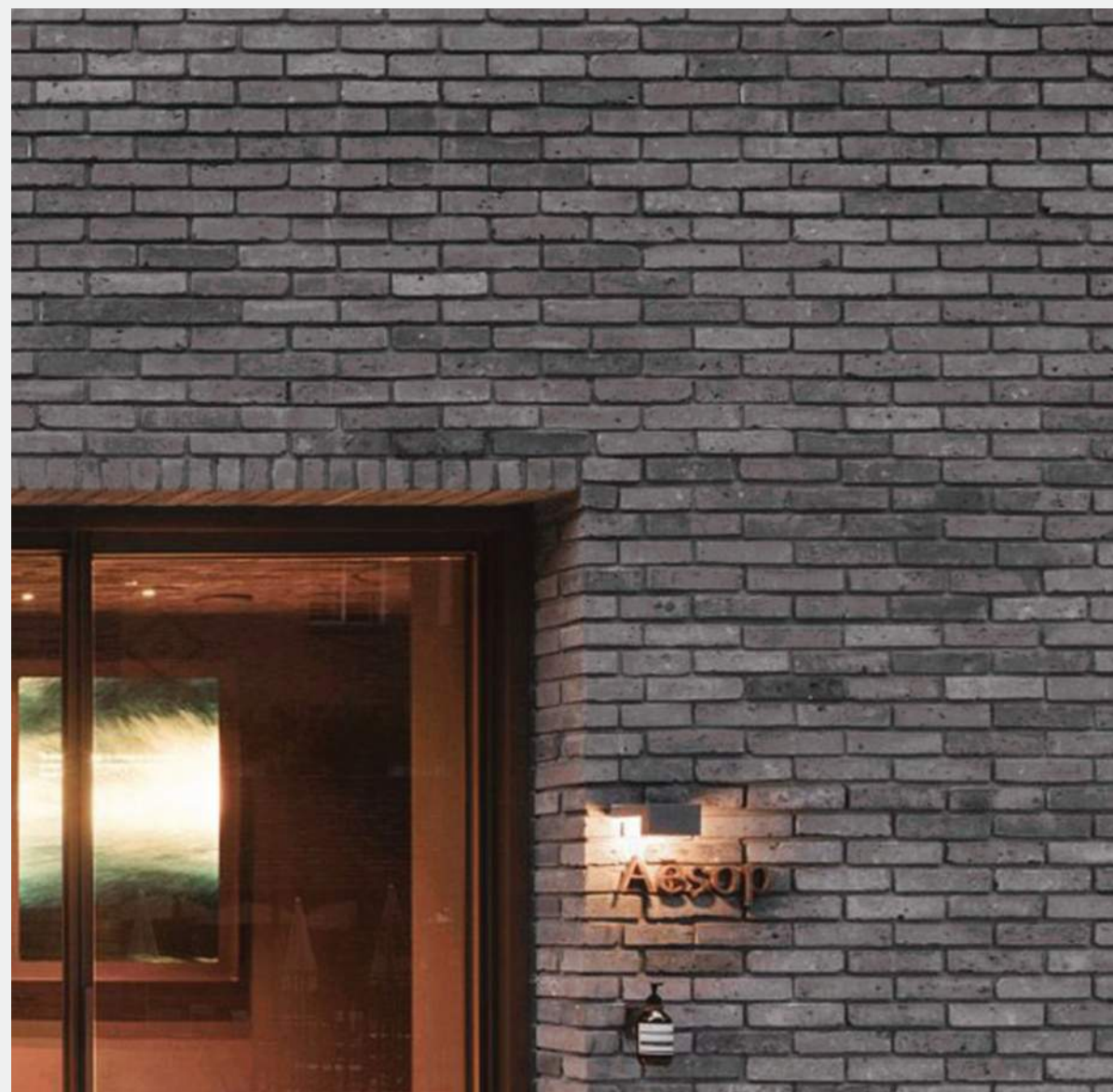
DOB NOW JOB •



**WALL SECTION @
SOUTH MASONRY PIER**

A-401.00





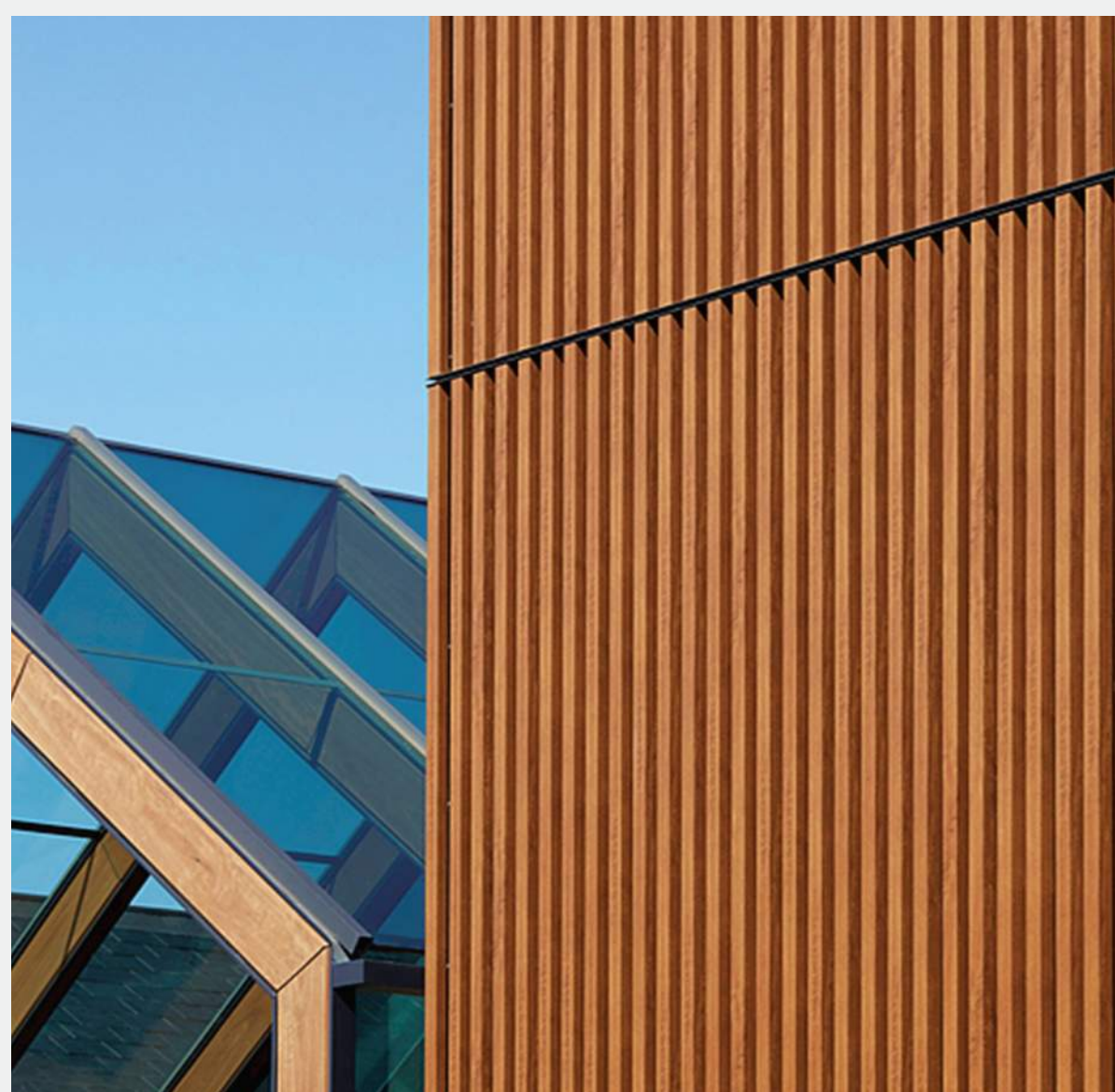
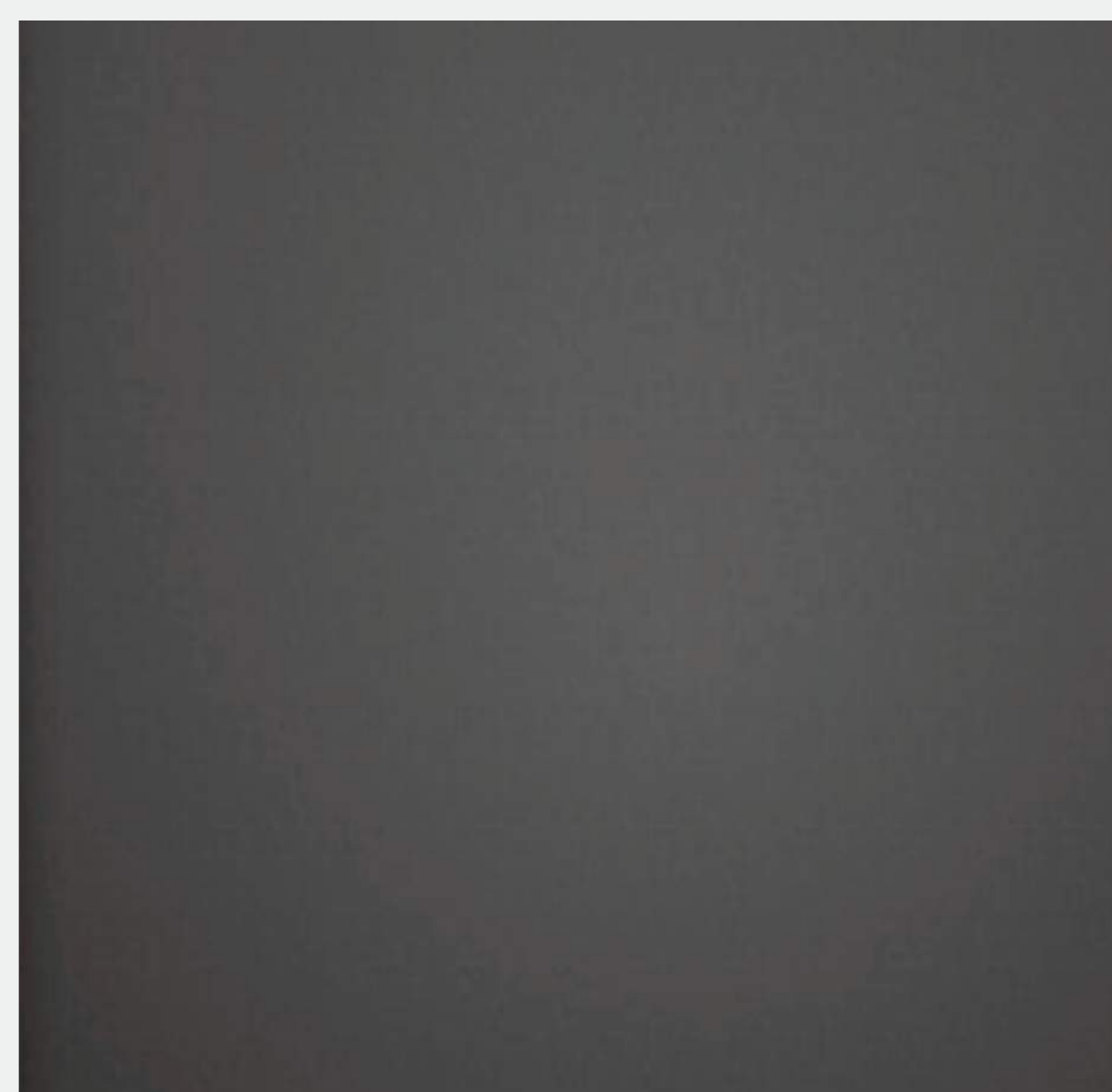
BRICK

URANO TEXTURED (MODULAR SIZE BRICK)
BY BELDEN TRI-STATE OR EQUAL



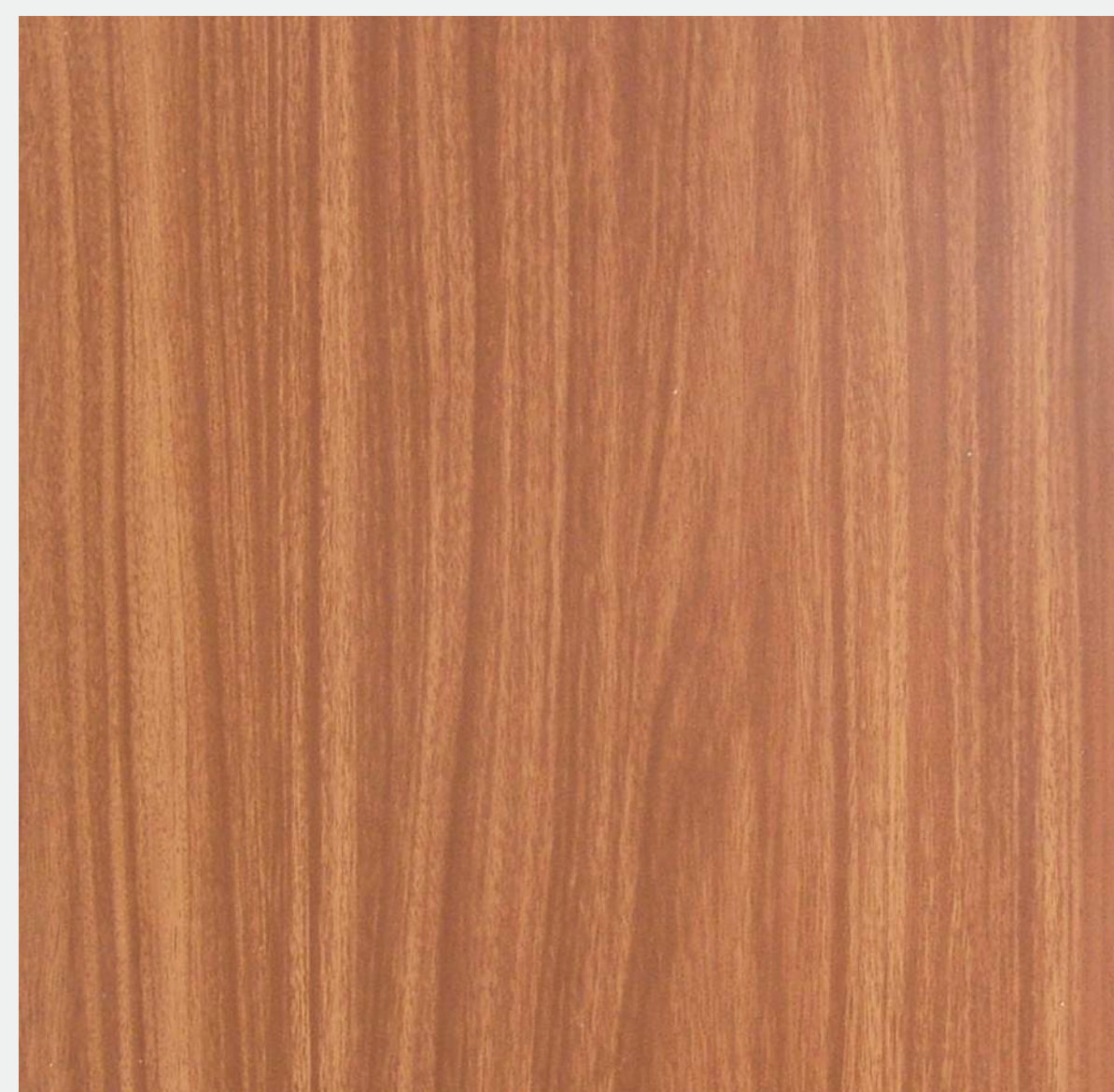
METAL

DON GREY (LOT #073119 DARK GREY COLOR)
BY ALPOLIC OR EQUAL



WOOD - LOOK ALUMINUM

LIGHT CHERRY (LCF-0102)
BY LUXYCLAD OR EQUAL



October 18th, 2022
Public Hearing

The current proposal is:

Preservation Department – Item 3, LPC-23-00996

163 Bleecker Street – South Village Historic District Borough of Manhattan

To Testify Please Join Zoom

Webinar ID: 857 9328 6573

Passcode: 043215

By Phone: 1 646-558-8656 US (New York)

877-853-5257 (Toll free) US

888 475 4499 (Toll free)

Note: If you want to testify on an item, join the Zoom webinar at the agenda's "Be Here by" time (about an hour in advance). When the Chair indicates it's time to testify, "raise your hand" via the Zoom app if you want to speak (*9 on the phone). Those who signed up in advance will be called first.