

March 17, 2026
Public Hearing

The current proposal is:

Preservation Department – Item 5, LPC-25-12245

**1669 East 22nd Street – Wyckoff-Bennett Homestead
Individual Landmark – Borough of Brooklyn**

To testify virtually, please join Zoom

Webinar ID: 160 677 1007

Passcode: 598100

By Phone: 646-828-7666 (NY)

833-435-1820 (Toll-free)

833-568-8864 (Toll-free)

Note: If you want to testify virtually 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.

APPLICATION TO THE NEW YORK CITY
 LANDMARKS PRESERVATION COMMISSION
 1669 EAST 22 STREET, BROOKLYN N.Y. 11229



THE WYCKOFF-BENNETT HOMESTEAD

PRESENTATION TO LANDMARKS PRESERVATION COMMISSION

SCOPE OF WORK: FENCE RESTORATION & MODIFICATION,
 NEW CURB CUT AND PARKING AREA OPEN PAVING, NEW
 PORCH RAILINGS

It is a violation of the law for any person, unless acting under the direction of a licensed architect, to alter an item in any way.

REVISIONS

#	Date	Description

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 RSLN@RSLNArchitecture.com

Architecture - Planning - Interior Design

PROJECT

ALTERATION OF EXISTING ONE STORY,
 ATTIC & CELLAR ONE FAMILY BUILDING.
 1669 EAST 22 STREET,
 BROOKLYN NY 11229

DRAWING TITLE

DOB JOB # B01213296-11

SEAL & SIGNATURE

DATE:
 PROJECT No:
 DRAWING BY:
 CHK BY:
 DWG No:

A-000.00

CAD FILE No:

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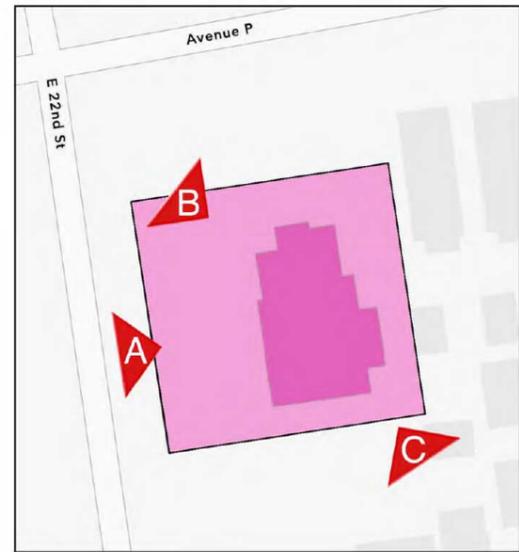


PHOTO KEY



A 1669 EAST 22 STREET
 CIRCA 2025



B 1669 EAST 22 STREET
 CIRCA 2025



C 1669 EAST 22 STREET
 CIRCA 2025

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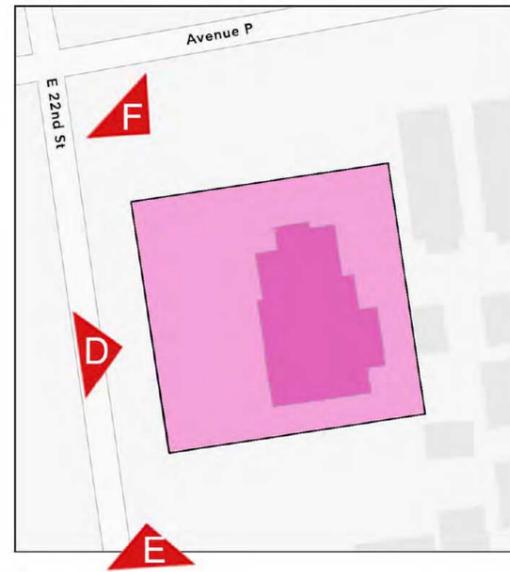


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D 1669 EAST 22 STREET
 CIRCA 2025



E FENCE POST (TYP)
 CIRCA 2025

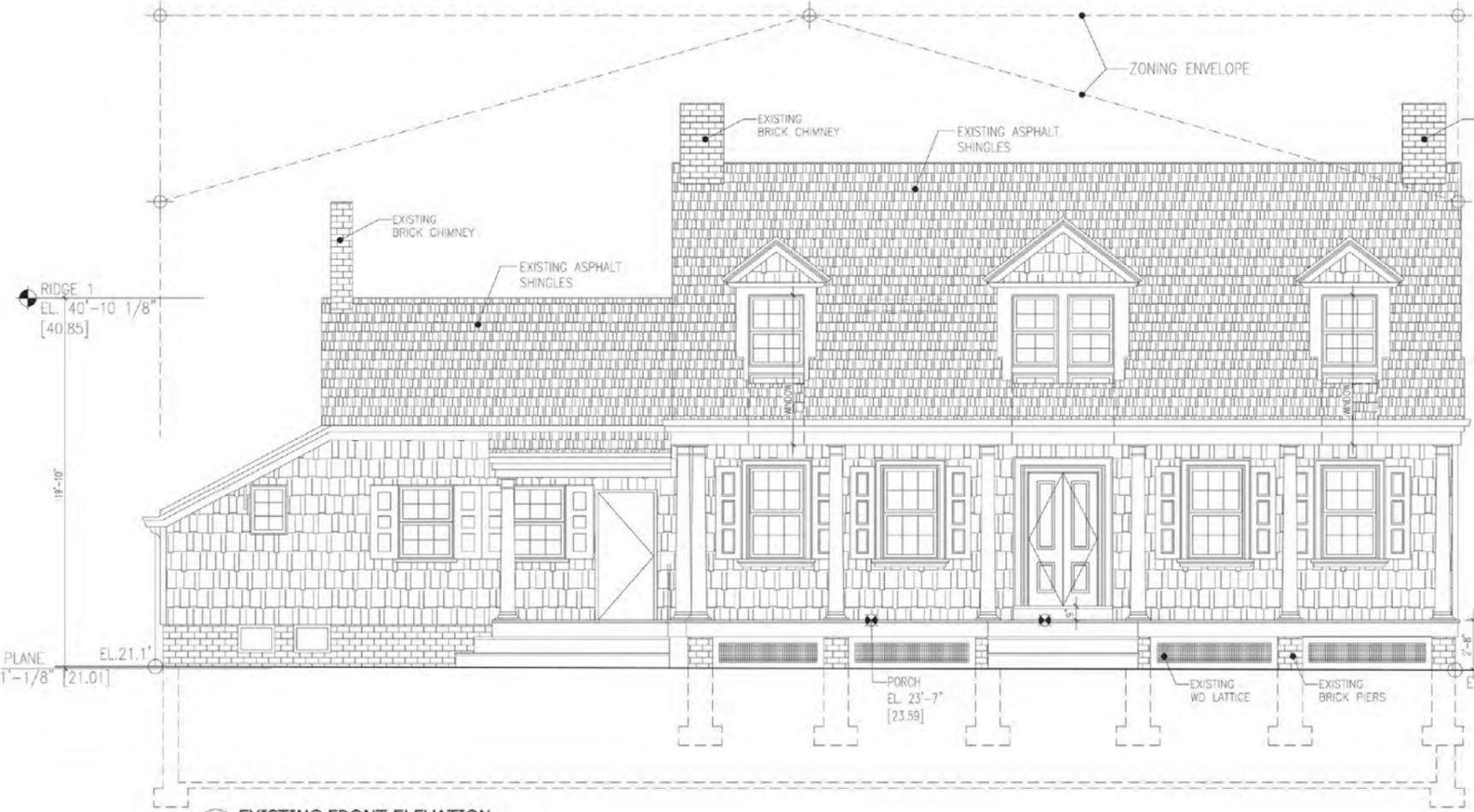


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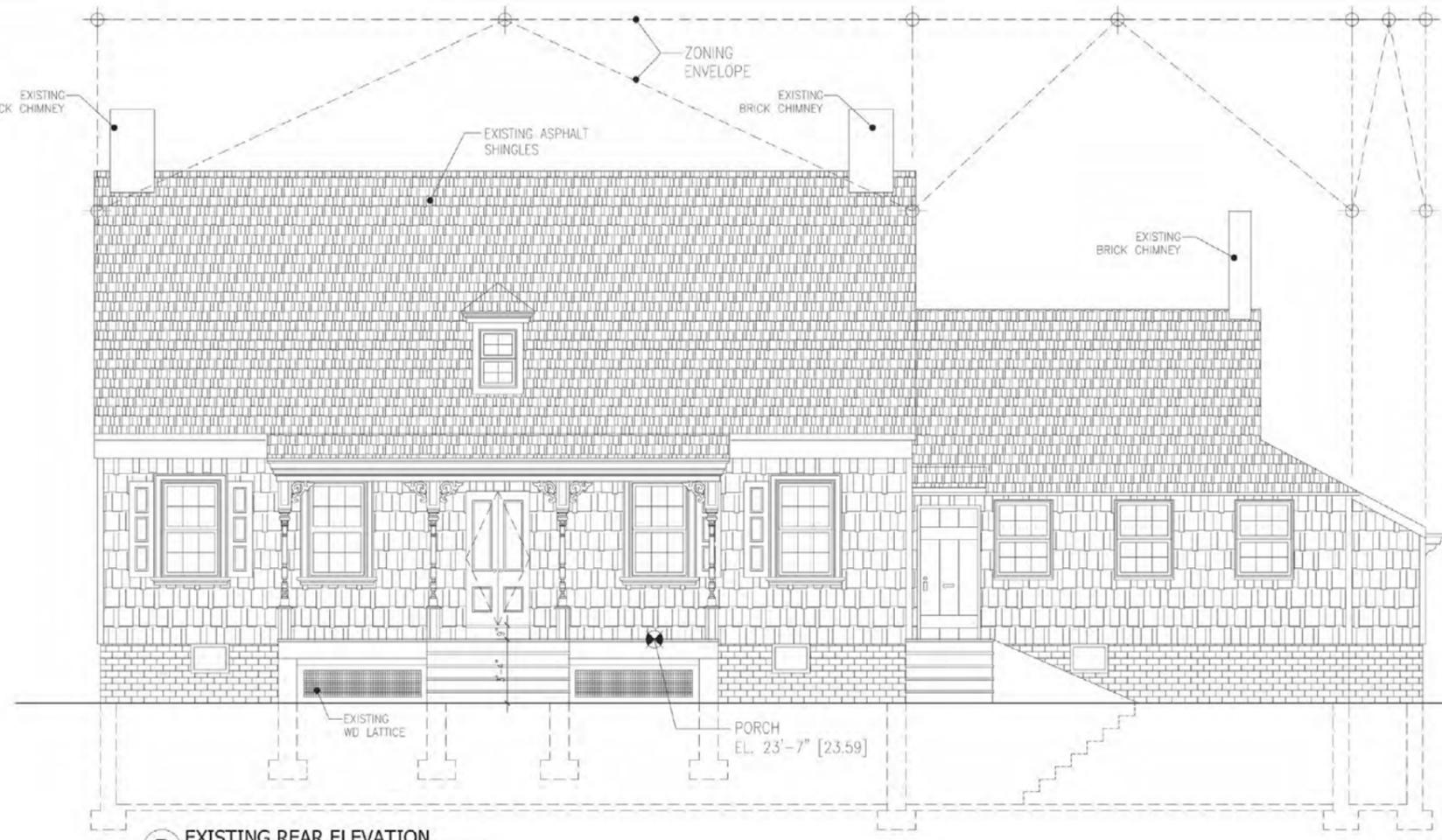
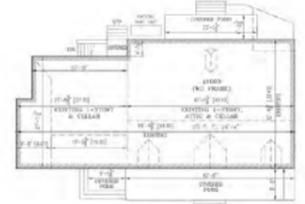
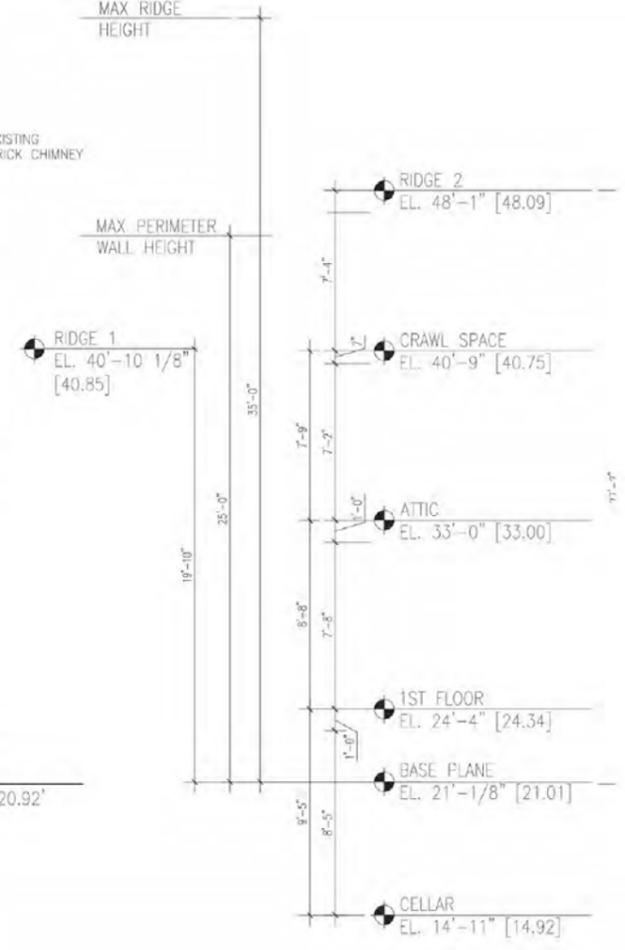
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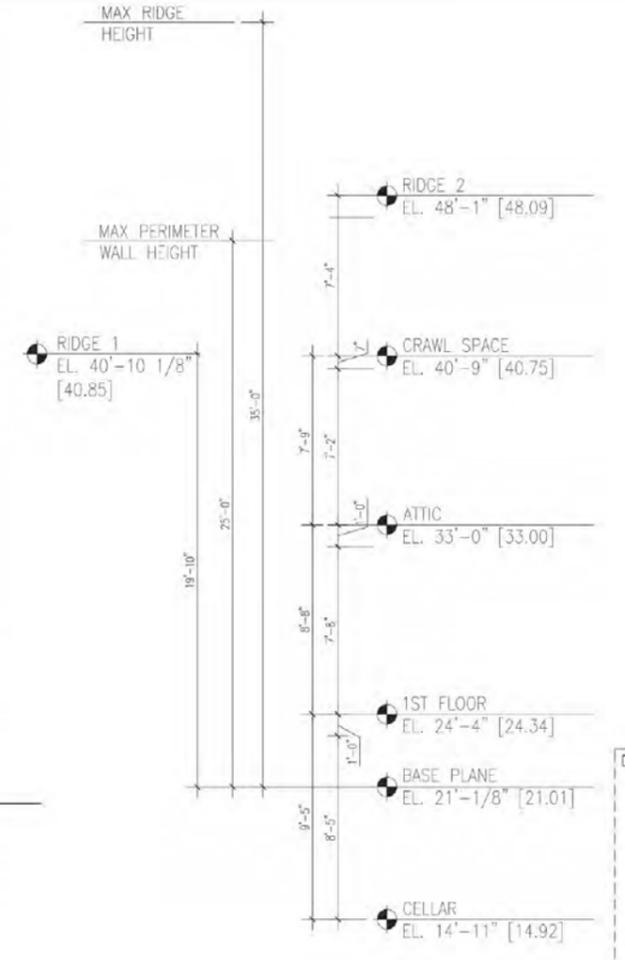
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A EXISTING FRONT ELEVATION
SCALE: 1/4"=1'-0"



B EXISTING REAR ELEVATION
SCALE: 1/4"=1'-0"



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EXISTING FRONT & REAR ELEVATIONS
DOB JOB # B01213296-11

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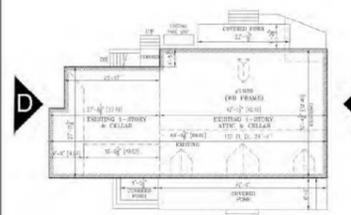
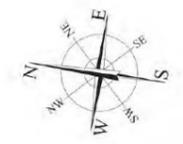
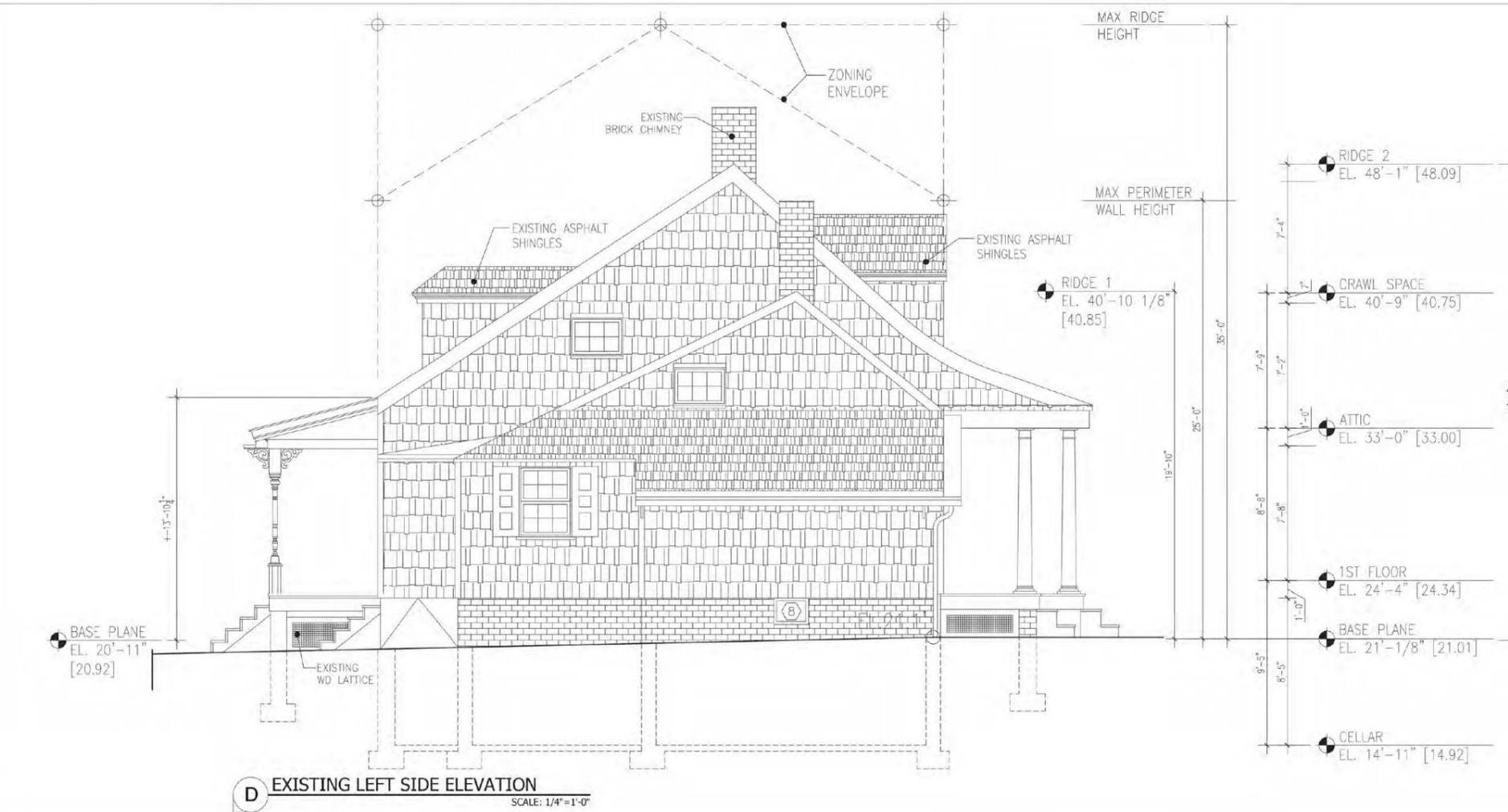
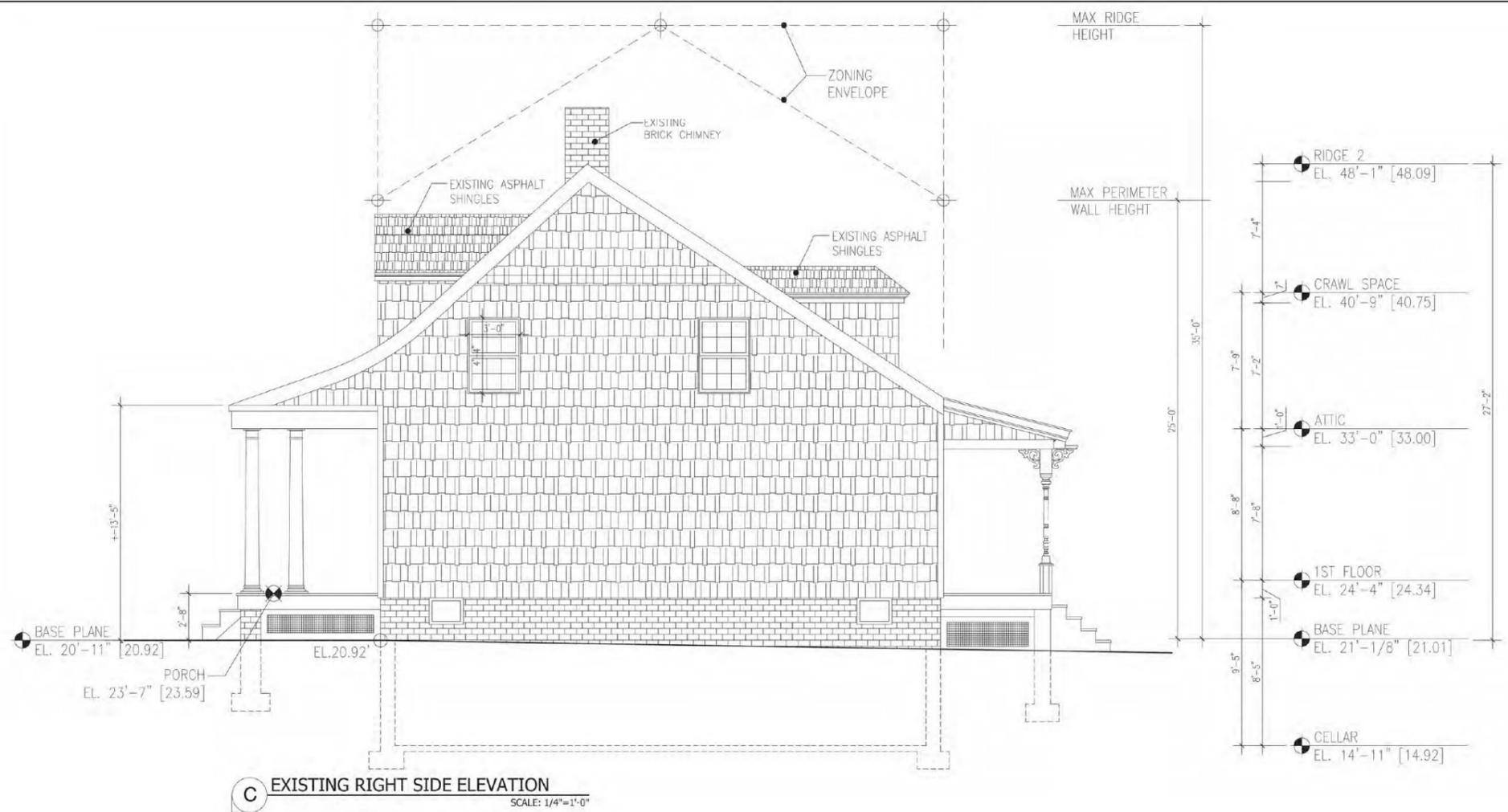
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DRAWING TITLE
EXISTING SIDE ELEVATIONS

DOB JOB # B01213296-11

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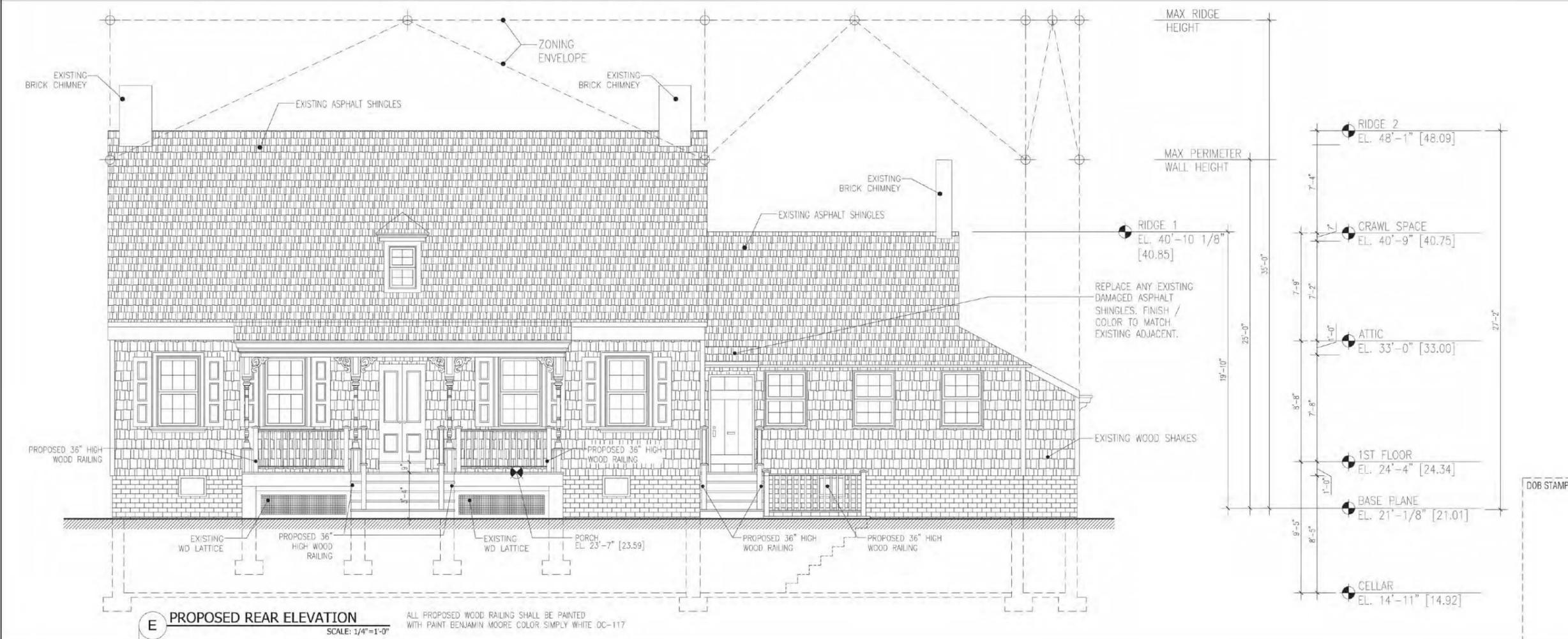
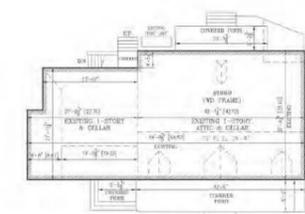
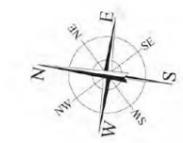
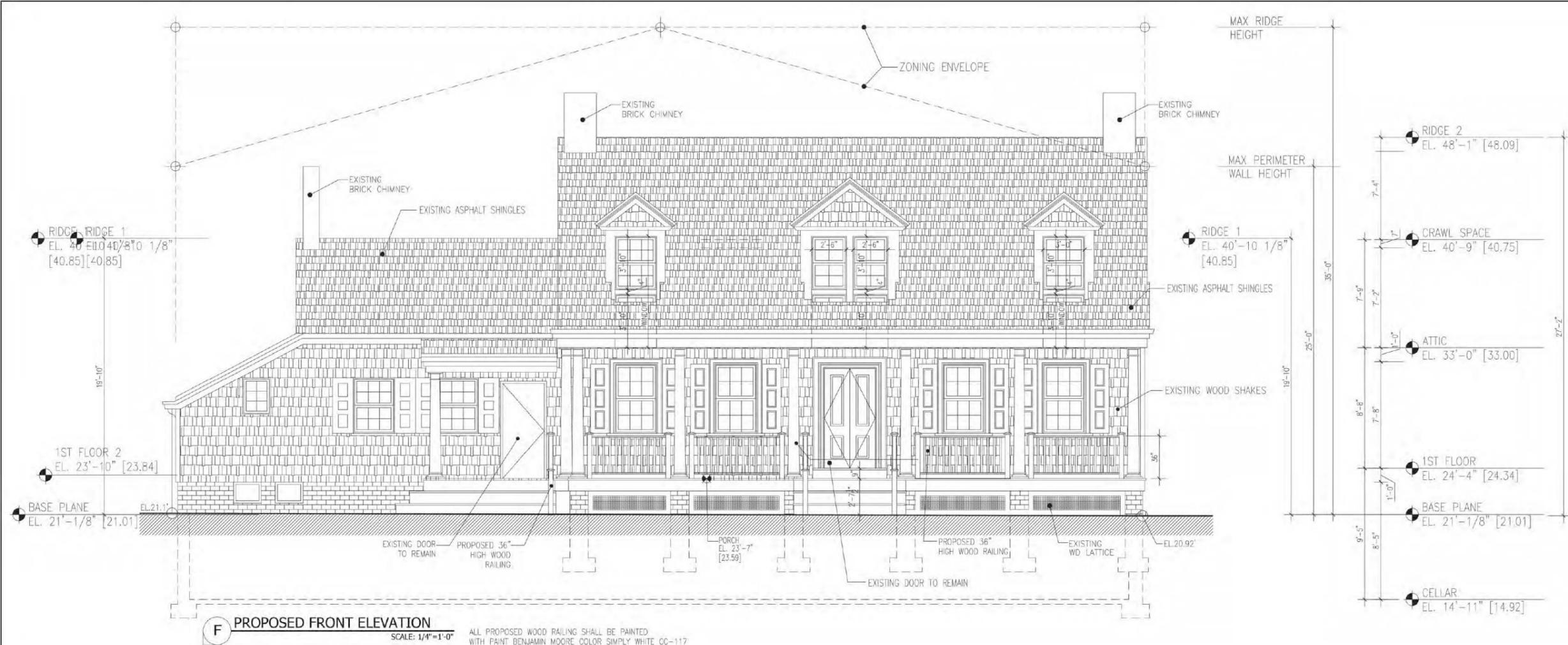
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PROPOSED FRONT & REAR ELEVATION

DOB JOB # B01213296-11

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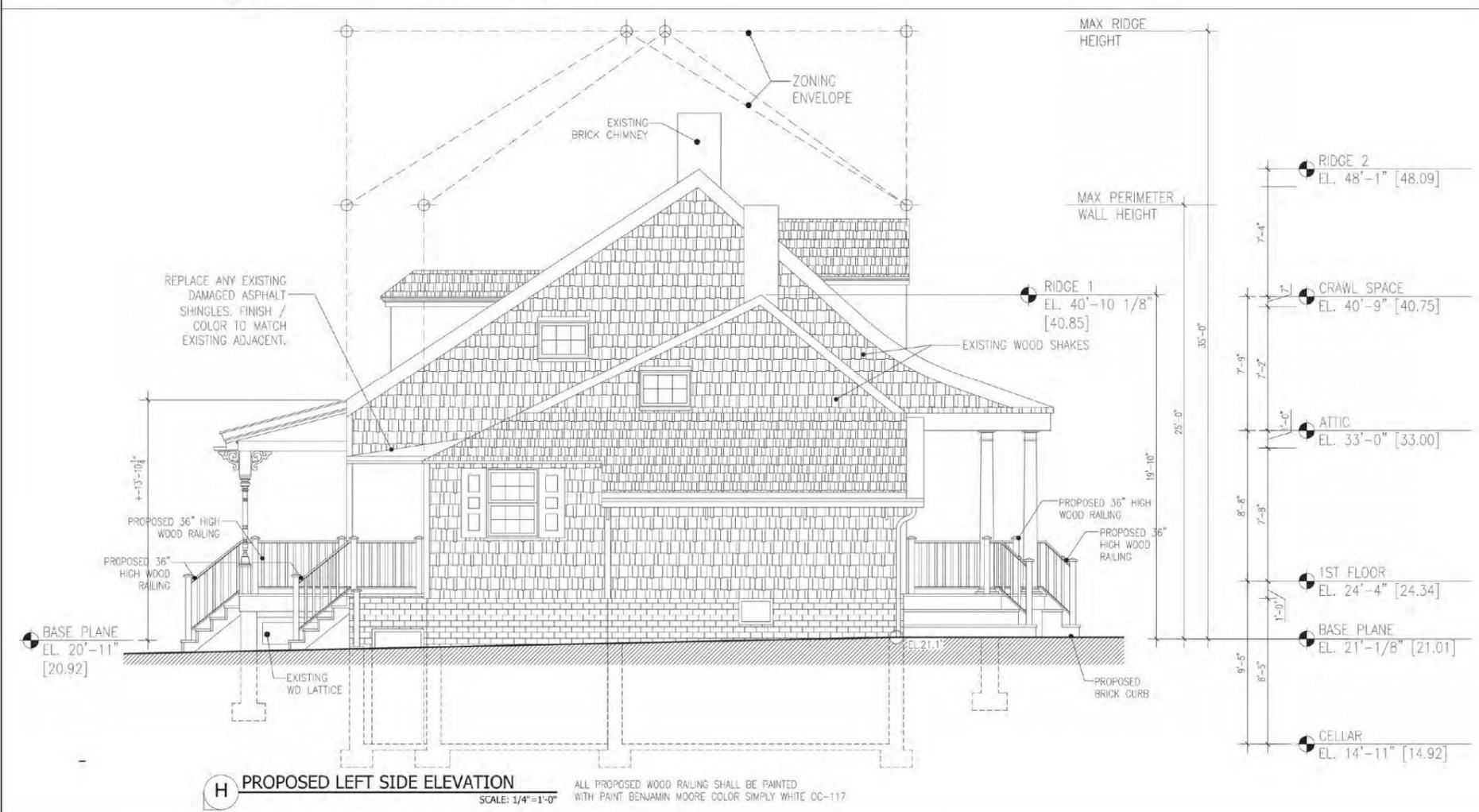
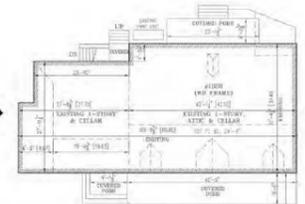
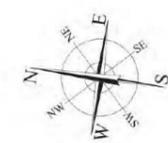
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DRAWING TITLE
PROPOSED SIDE ELEVATIONS.
EXTERIOR RAILING DETAILS
DOB JOB # B01213296-11

SEAL & SIGNATURE

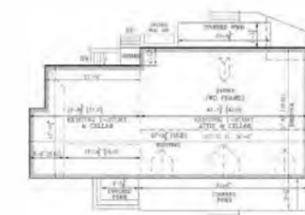
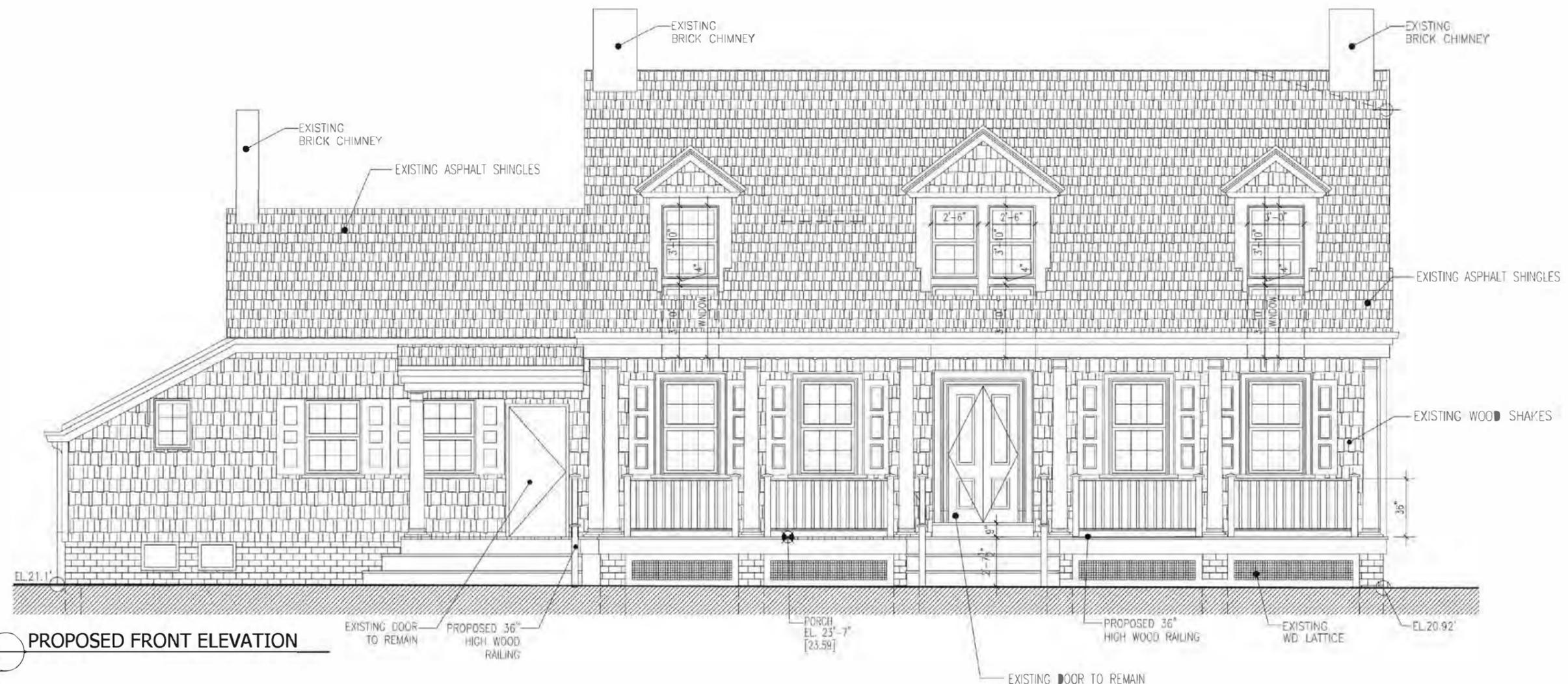
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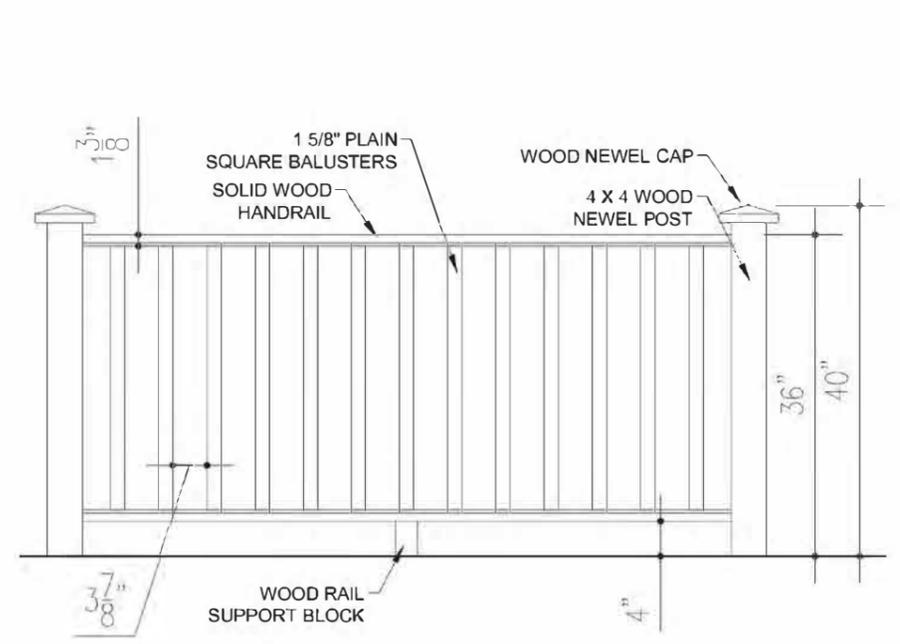
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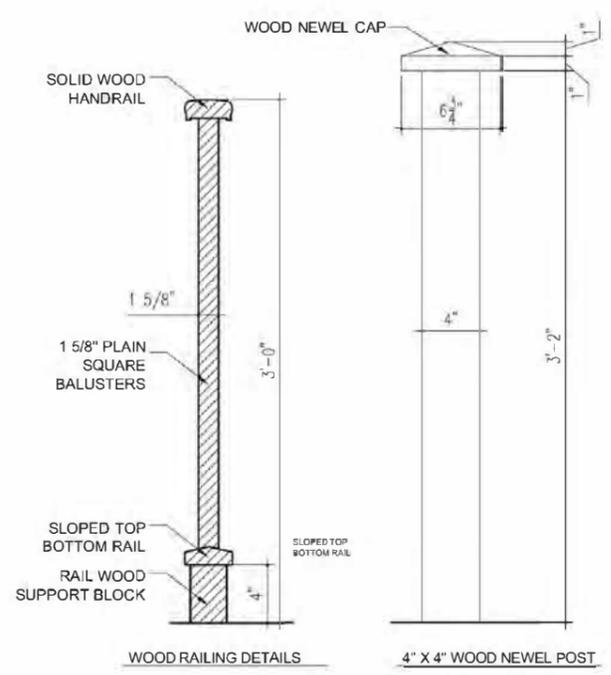


PROPOSED FRONT ELEVATION

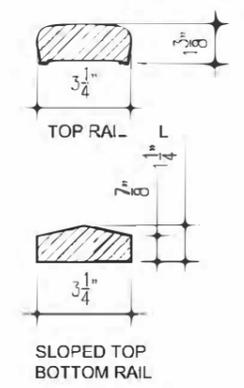
ALL PROPOSED WOOD RAILING SHALL BE PAINTED WITH PAINT BENJAMIN MOORE COLOR SIMPLY WHITE OC-117



1 PROPOSED WOOD RAILING ELEVATION



2 WOOD RAILING SECTION



3 TOP AND BOTTOM RAILS DETAILS

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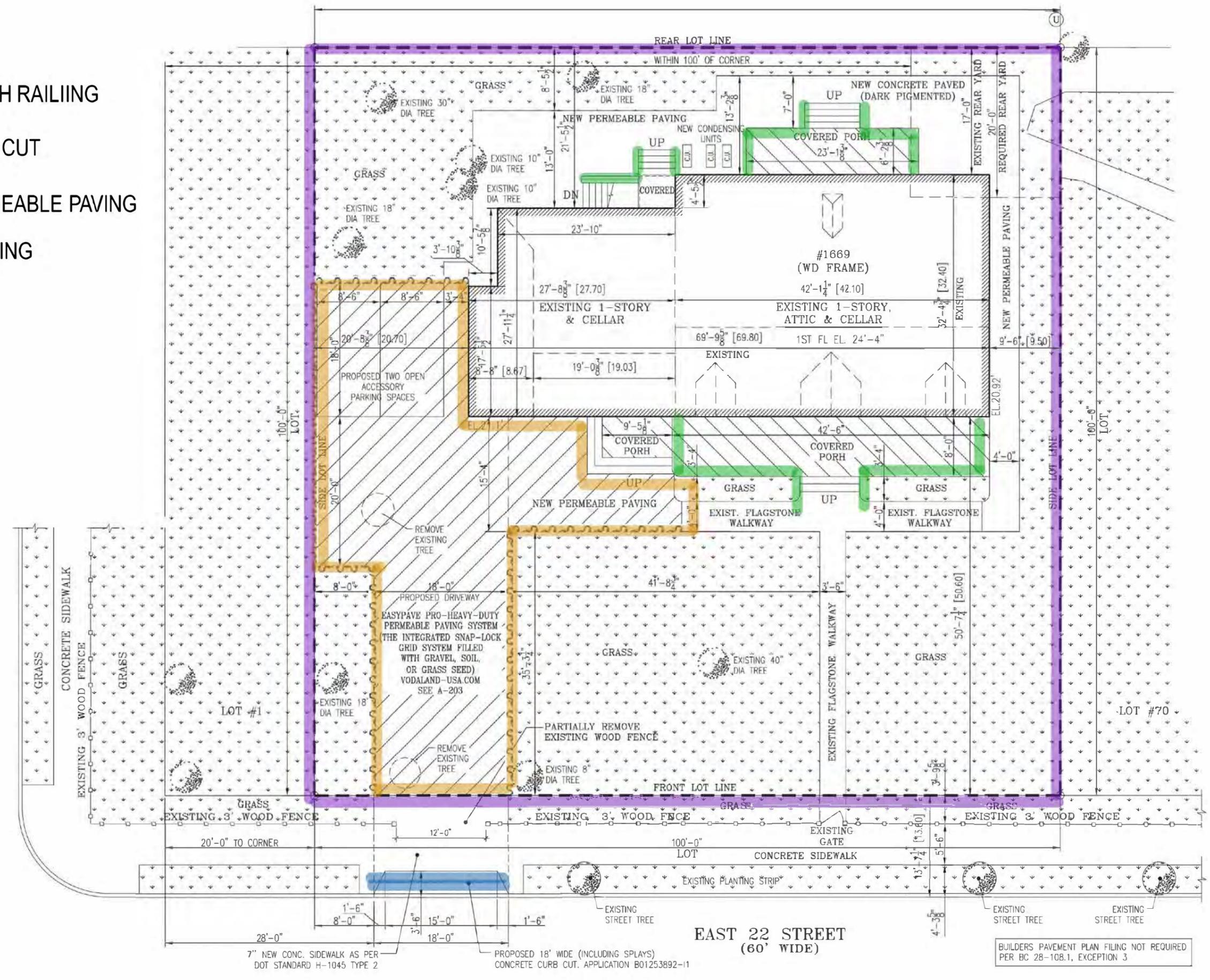
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DOB JOB # B01213296-11

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	A-603.0
	CAD No:

- PORCH RAILING
- CURB CUT
- PERMEABLE PAVING
- FENCING

AVENUE P
(IRREGULAR WIDTH)



7" NEW CONC. SIDEWALK AS PER DOT STANDARD H-1045 TYPE 2
 PROPOSED 18" WIDE (INCLUDING SPLAYS) CONCRETE CURB CUT. APPLICATION B01253892-11

BUILDERS PAVEMENT PLAN FILING NOT REQUIRED PER BC 28-108.1, EXCEPTION 3

PROPOSED PLOT PLAN

REVISIONS

#	Date	Description

- Legend:**
- TREE WITH SIZE
 - SEWER MANHOLE
 - ELECTRIC VALVE
 - WATER VALVE
 - GAS VALVE
 - LIGHT POLE
 - FIRE HYDRANT WITH GUARD POSTS
 - TRAFFIC SIGN AND DIRECTION
 - SURFACE WATER FLOW AND DIRECTION

- Abbreviations:**
- RC/IC: SWITCH/STEP UP CURB
 - DN: DOWN
 - UP: UP
 - EL: ELEVATION
 - 1ST FL EL: 1ST FLOOR ELEVATION
- ALL ELEVATIONS ARE IN NAVD83 AS PER ARCHITECTURAL SURVEY.
 • THIS PROJECT DOES NOT INCLUDE MODULAR CONSTRUCTION.



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ALTERATION OF EXISTING ONE STORY, ATTIC & CELLAR ONE FAMILY BUILDING.
 1669 EAST 22 STREET, BROOKLYN NY 11229

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ZONING / PLOT PLAN

DOB JOB # B01213296-11

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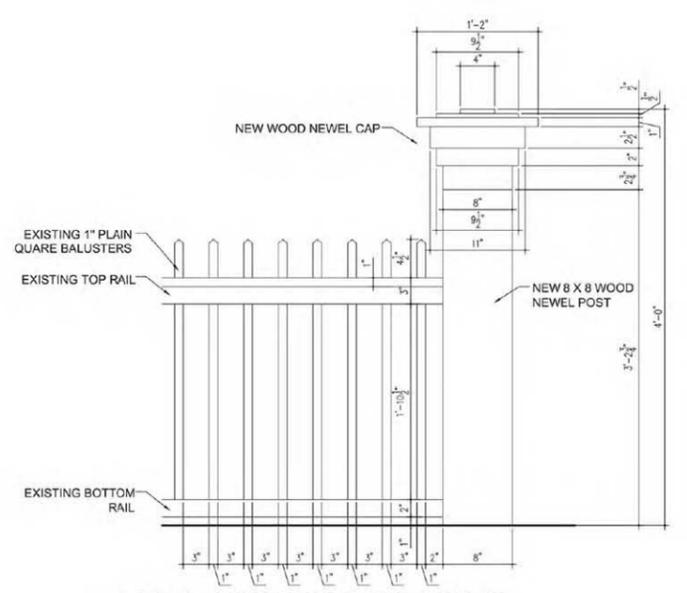
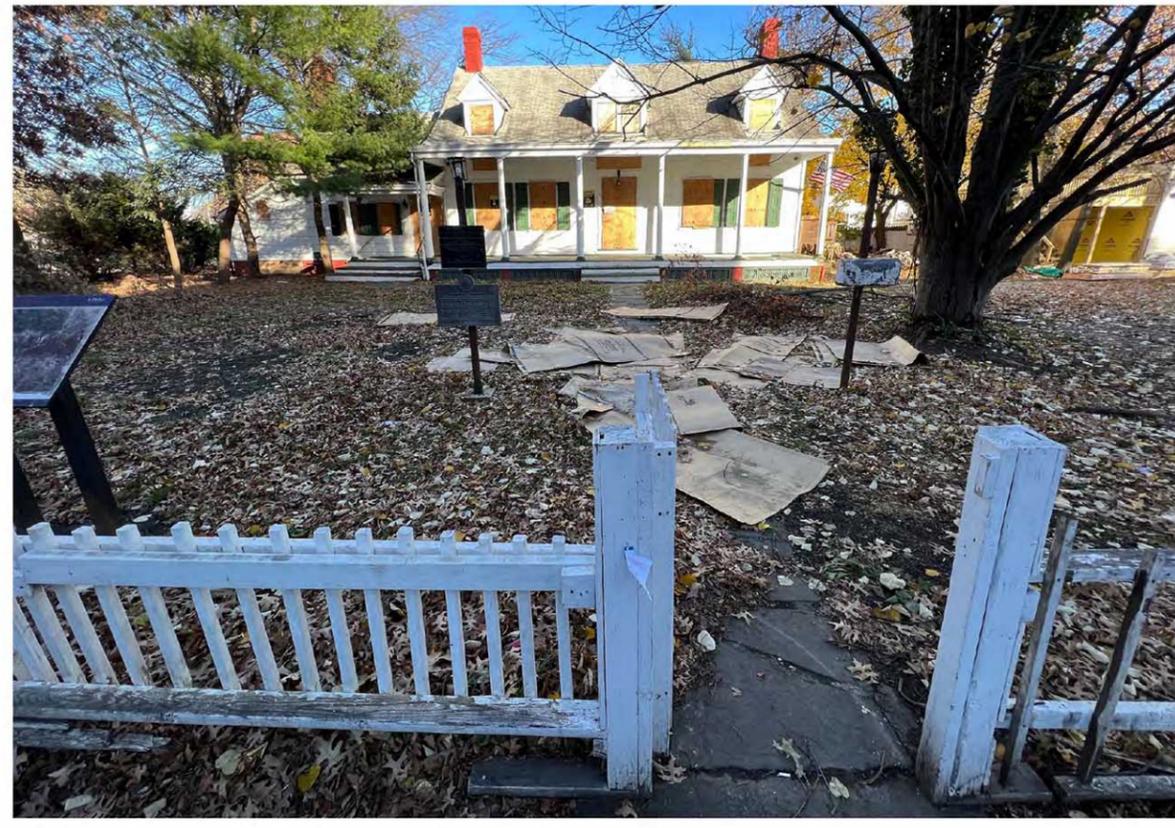
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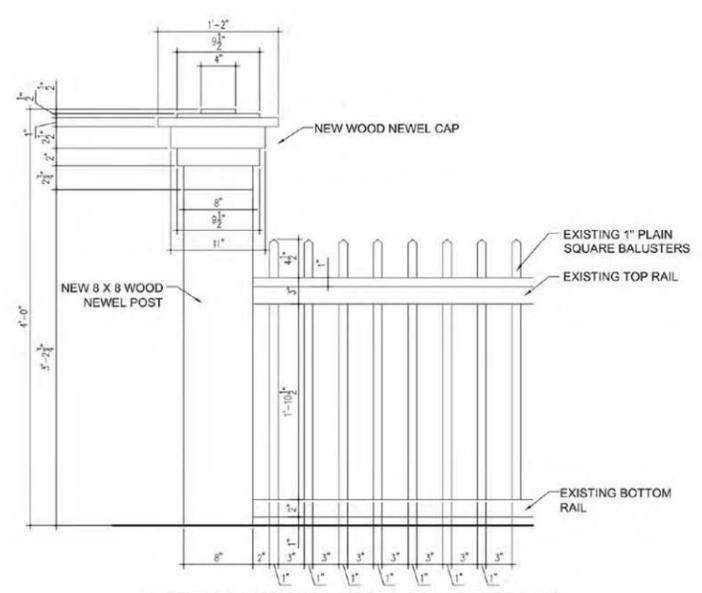
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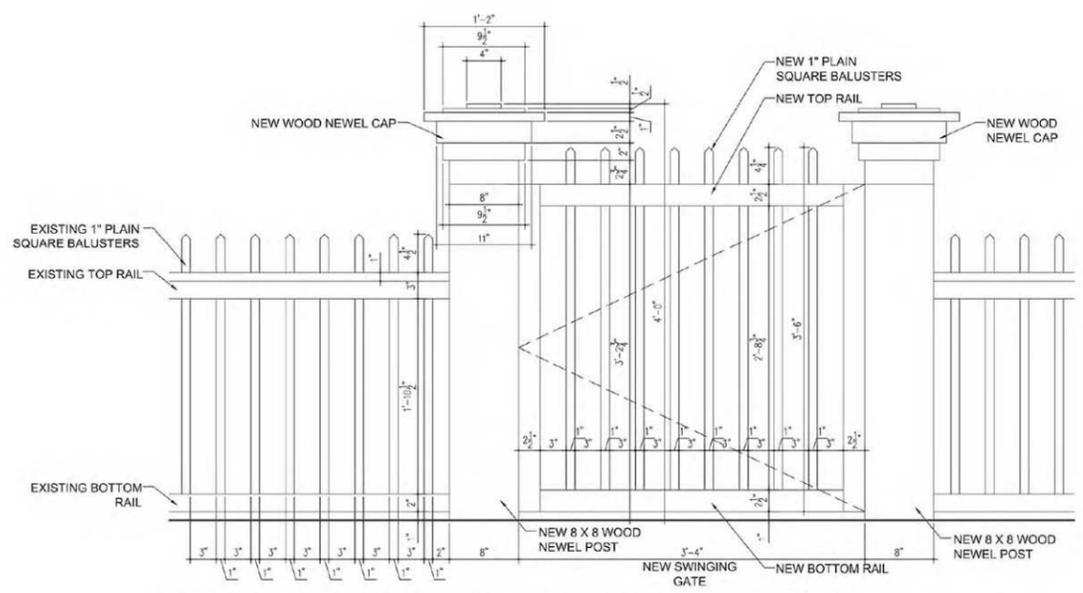
ALL EXISTING AND PROPOSED WOOD RAILING SHALL BE PAINTED WITH BENJAMIN MOORE, SIMPLY WHITE OC-117

1 PROPOSED NEWEL POST ELEVATION SCALE: 1/4"=1'-0"



ALL EXISTING AND PROPOSED WOOD RAILING SHALL BE PAINTED WITH BENJAMIN MOORE, SIMPLY WHITE OC-117

2 PROPOSED NEWEL POST ELEVATION SCALE: 1/4"=1'-0"



ALL EXISTING AND PROPOSED WOOD RAILINGS SHALL BE PAINTED WITH BENJAMIN MOORE, SIMPLY WHITE OC-117

3 PROPOSED GATE ELEVATION SCALE: 1/4"=1'-0"

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PROPOSED FENCE AND DRIVEWAY
 PAVING SYSTEM DETAILS

DOB JOB # B01213296-11

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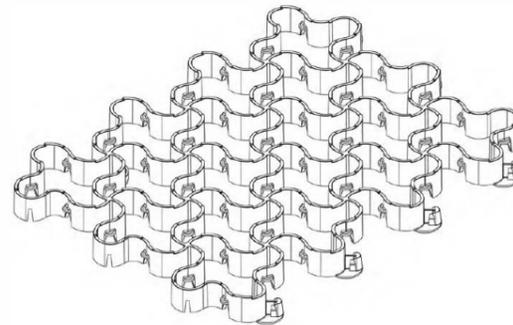
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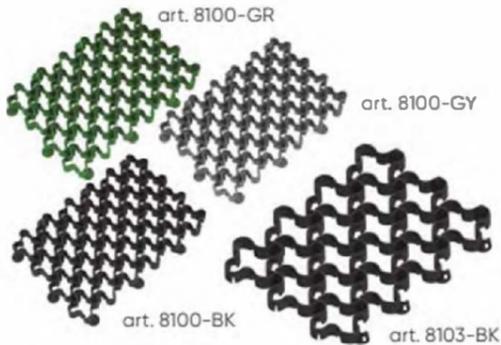
EasyPave and EasyPave Pro grids

The EasyPave Grid is our 2" tall permeable paver. Without fill, this system is able to handle up to 88,000lbs of load. When the product is filled appropriately, it can handle up to 190,000lbs of load. For sloped installation, you will want to utilize our anchors.

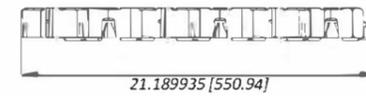
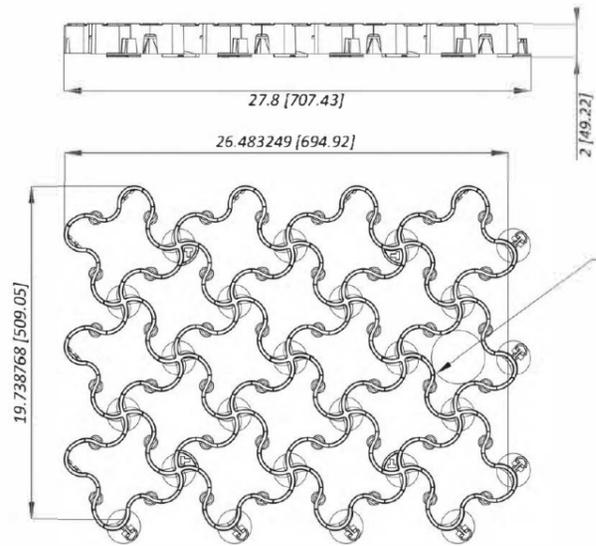


Where to use?

- Patios
- Driveways (grass and gravel)
- Parking lots / Pads (grass and gravel)
- Shed / Pad Bases



Accessories:



- DIG 3 1/2". SMOOTH OUT INSTALLATION AREA. REMOVE ANY ROCKS OR DEBRIS.
- PLACE GEOTEXTILE OR WEED BARRIER DOWN AND ADD BASE LAYER (3") OF 3/4" CLEAN (WASHED) ANGULAR GRAVEL UNDER UNITS.
- COMPACT BASE WITH EITHER HAND TAMP, VEHICLE OR PLAT COMPRESSOR
- CONNECT GRID OVER BASE, ENSURING EVERY UNIT IS IN THE SAME PATTERN
- ANCHOR UNITS AND/OR ADD EASY SPOTS WHERE NEEDED
- PLACE 1/2" OR SMALLER GRAVEL FOR THE UNIT'S AGGREGATE FILL, THEN LIGHTLY COMPACT AREA.
- ADD SEED OR SOD ON TOP IF GROWING GRASS

THE INTEGRATED SNAP-LOCK GRID SYSTEM FILLED WITH GRAVEL, SOIL, OR GRASS SEED
VODALAND-USA.COM



ADVANTAGES

- **Taller than all others**
A taller grid allows for more aggregate to be added, which results in more strength, and means it better contains the aggregate over time.
- **"S" turn grid design**
We designed our EasyPave system with a wave-like pattern that narrows at the edges. This allows for more strength, meaning ultra-heavy loads such as plow trucks, semi-trucks, and even tanks can go over this - and that is even when it's not filled!
- **The Slide and Lock Installation**
The slide-and-lock installation method prevents any possibility of disconnection. Other paving grids come with a push-down mechanism to connect the units together, but this can result in the units disconnecting when driven over. Because our grids connect horizontally, no amount of pressure from above or below will cause them to disconnect.

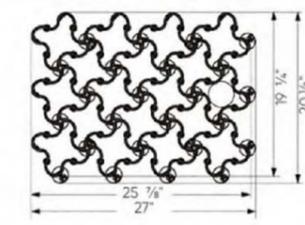
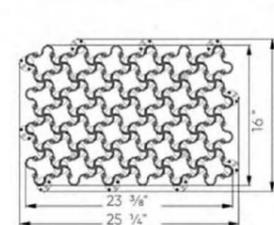
- **Anchor System (optional)**
Our EasyPave grids come with the option of using installation anchors; a feature not often included by competitors. These anchors provide additional support during installation by preventing the grids from shifting during the pouring of aggregate. Once installed, it continues to provide ongoing support to the grid by holding it firmly to the ground.
- **Aggregate and Permeability**
The system is 100% permeable, so water penetrates directly through the bottom of the system into the ground. No chance for erosion from any weather or from transportation of heavy loads. Allows for the use with soil and grass growth, which can reduce the visibility of the grid and provide a seamless look with the rest of your yard.

EasySpot

The EasySpot assists with the use of EasyPave in commercial applications. The Spots can be fastened to the grid and used for indications or markings such as parking spots, directional arrows, hazards, and much more.



Locking with small locks, holding force approx. 50 kgf



Name	Colour	Length, in	Width, in	Height, in	Weight, lb	Material
EasyPave Grid	Black, Green, Gray	25 3/8"	17 3/8"	2"	3.39	Plastic
EasyPave Pro Grid	Black	27"	20 1/2"	2"	4.0	Plastic

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