

June 23 2026
Public Hearing

The current proposal is:

Preservation Department – Item 13, LPC-26-11191

202 Adelphi Street – Fort Greene Historic District Borough of Brooklyn

To testify virtually, please join Zoom

Webinar ID: 165 458 2708

Passcode: 937299

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.

202 Adelphi Street LPC Public Hearing

June 23, 2026

Historic & Existing Photos



1940s Tax Photo



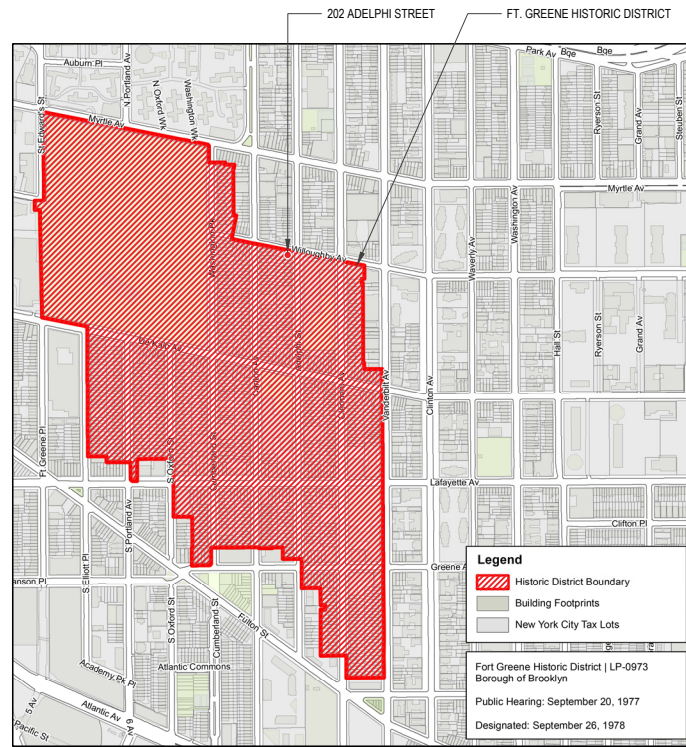
Historic Photo: 1973



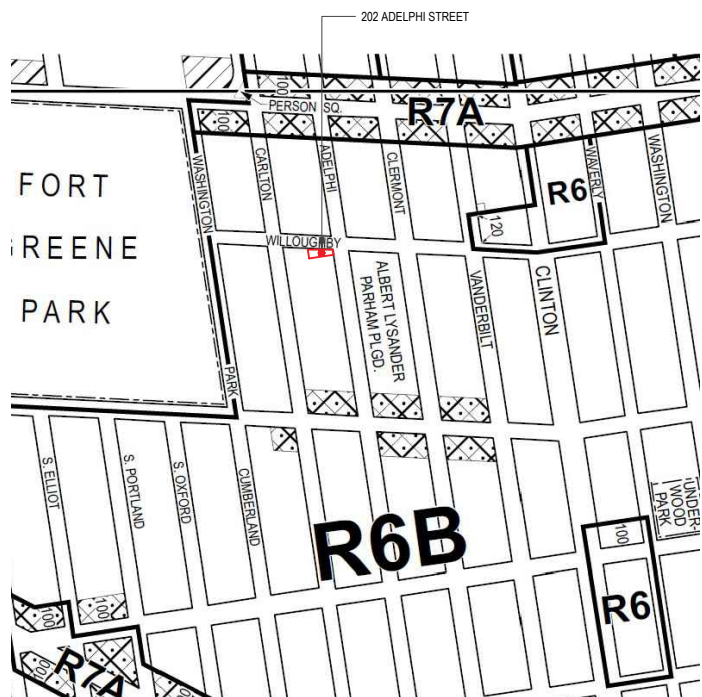
1980s Tax Photo



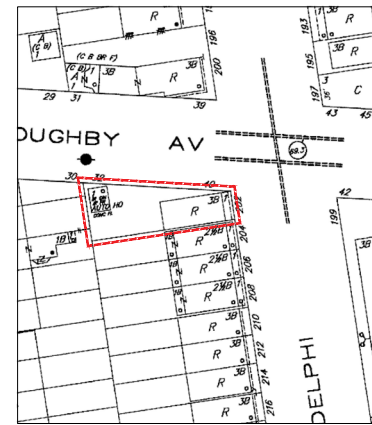
Existing Condition:
Adelphi St. Facade



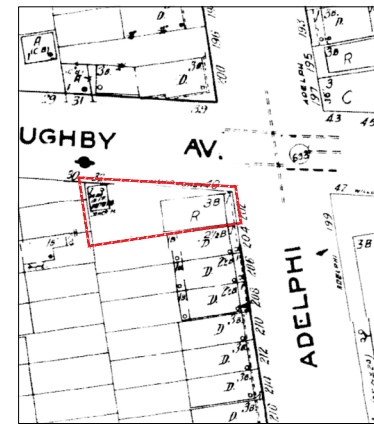
Historic District Map



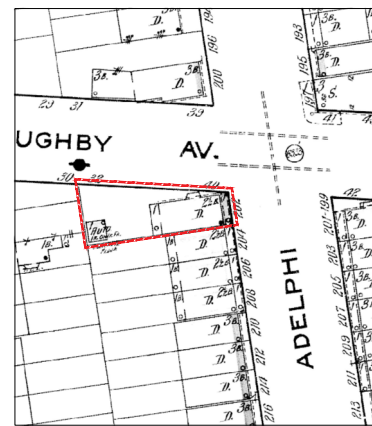
Zoning Map



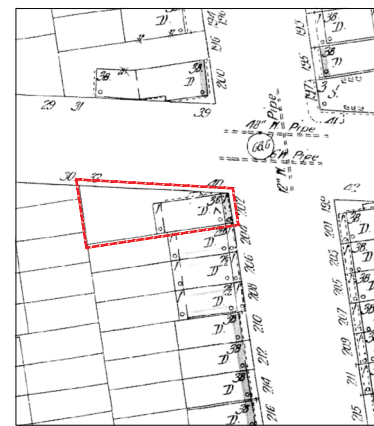
2007 LATEST SANBORN MAP



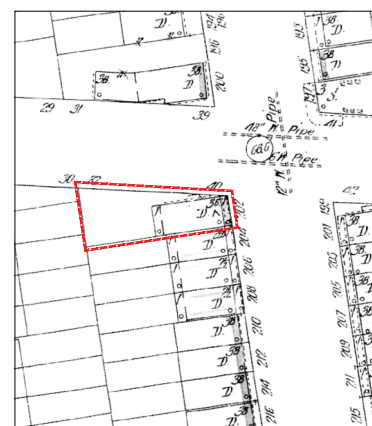
1995 FIRST DOCUMENTATION OF FRONT PORCH, REAR



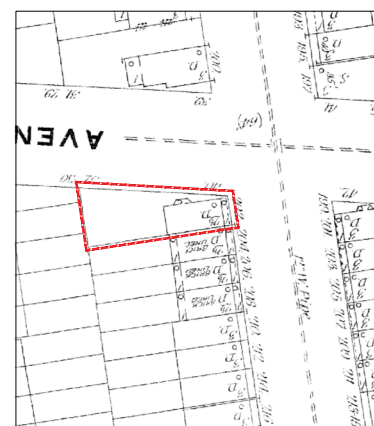
1915 1 STORY AUTO ENCLOSURE ADDED TO SW CORNER



1904 REAR ADDITION



1904 REAR ADDITION



1887 FIRST DOCUMENTED SANBORN

Historical Sanborn Maps



Aerial Site Plan & Aerial Views

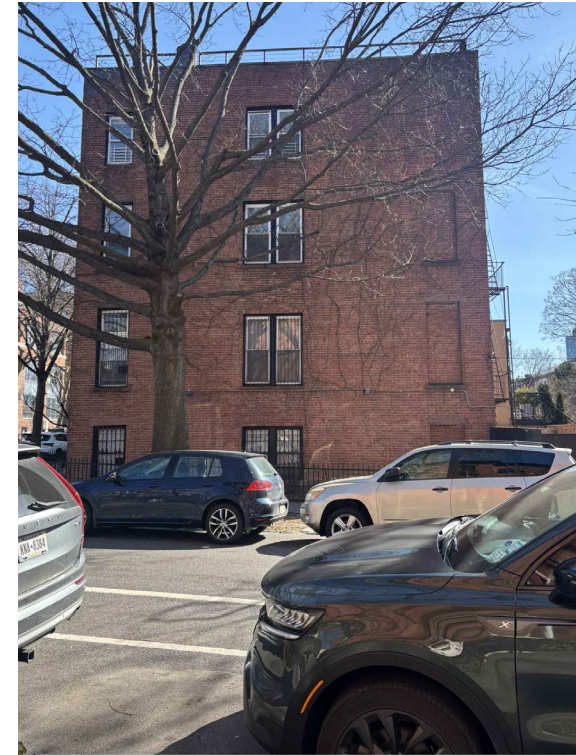
Existing Exterior Conditions



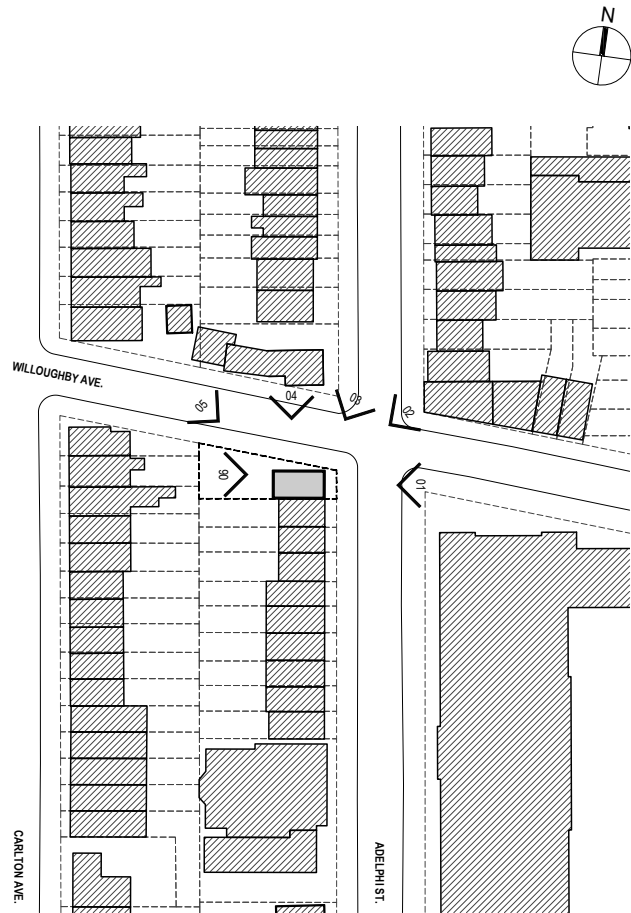
06



05



04



Key Plan



03



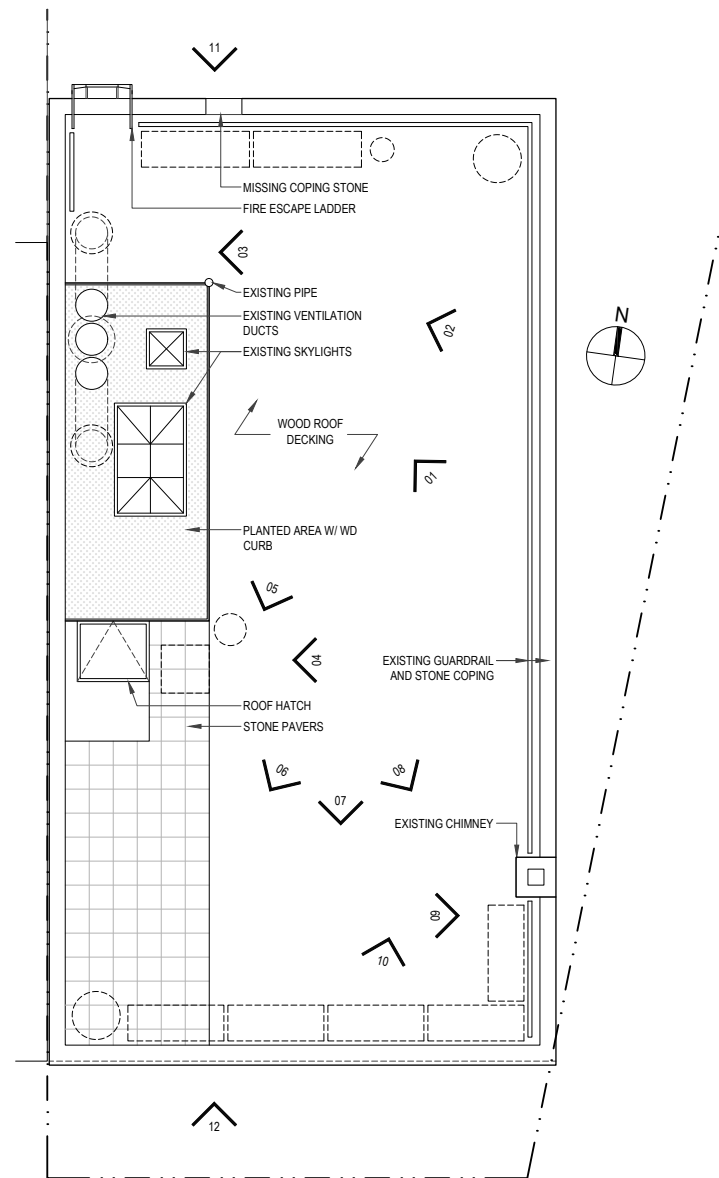
02



01

Site Photos

Existing Roof Conditions



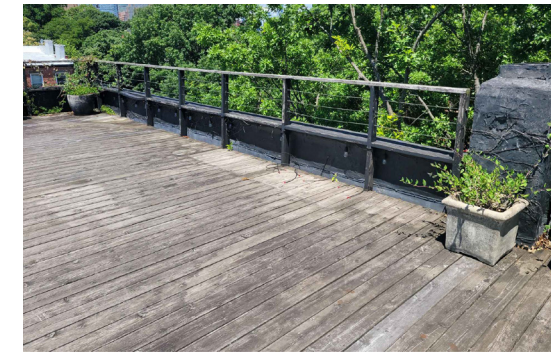
Key Plan



12 TYPICAL COPING CONDITION



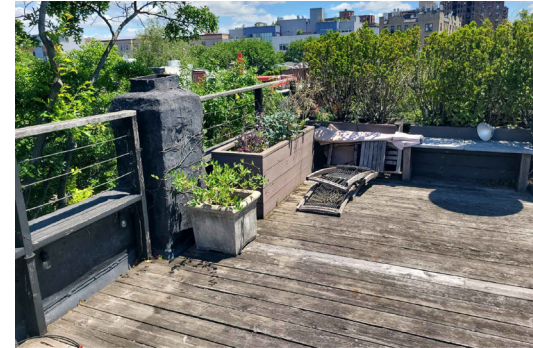
11 MISSING COPING STONE AT WEST FACADE



10 EXISTING ROOF RAIL



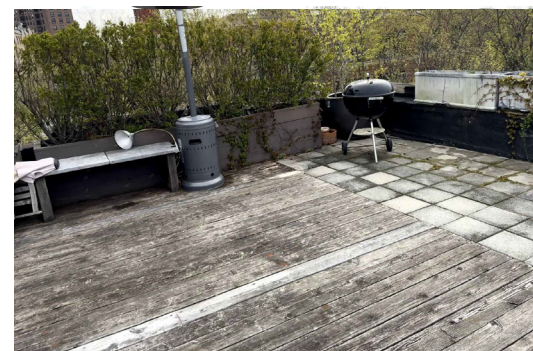
09 EXISTING CHIMNEY



08



07



06



05 EXISTING ROOF HATCH



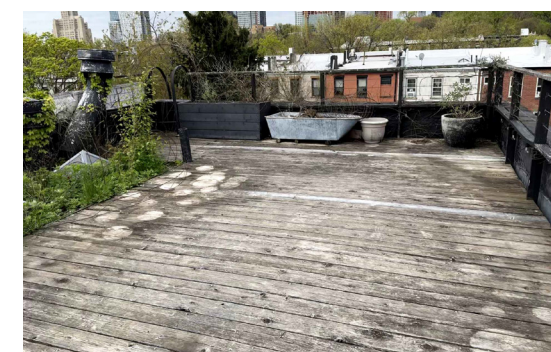
04 EXISTING ROOF HATCH



03 EXISTING VENTILATION DUCTS



02 EXISTING SKYLIGHTS AND PLANTED AREA



01

Site Photos

Block Bulkhead Analysis

1/64" = 1'-0"



Block Plan

KEY

- 1 STORY
- 2 STORIES
- 3 STORIES
- 3.5 STORIES
- 4 STORIES
- 5 STORIES
- EXISTING BULKHEAD
- PROPOSED BULKHEAD
- PROJECT SITE

Plot Plan

3/64" = 1'-0"

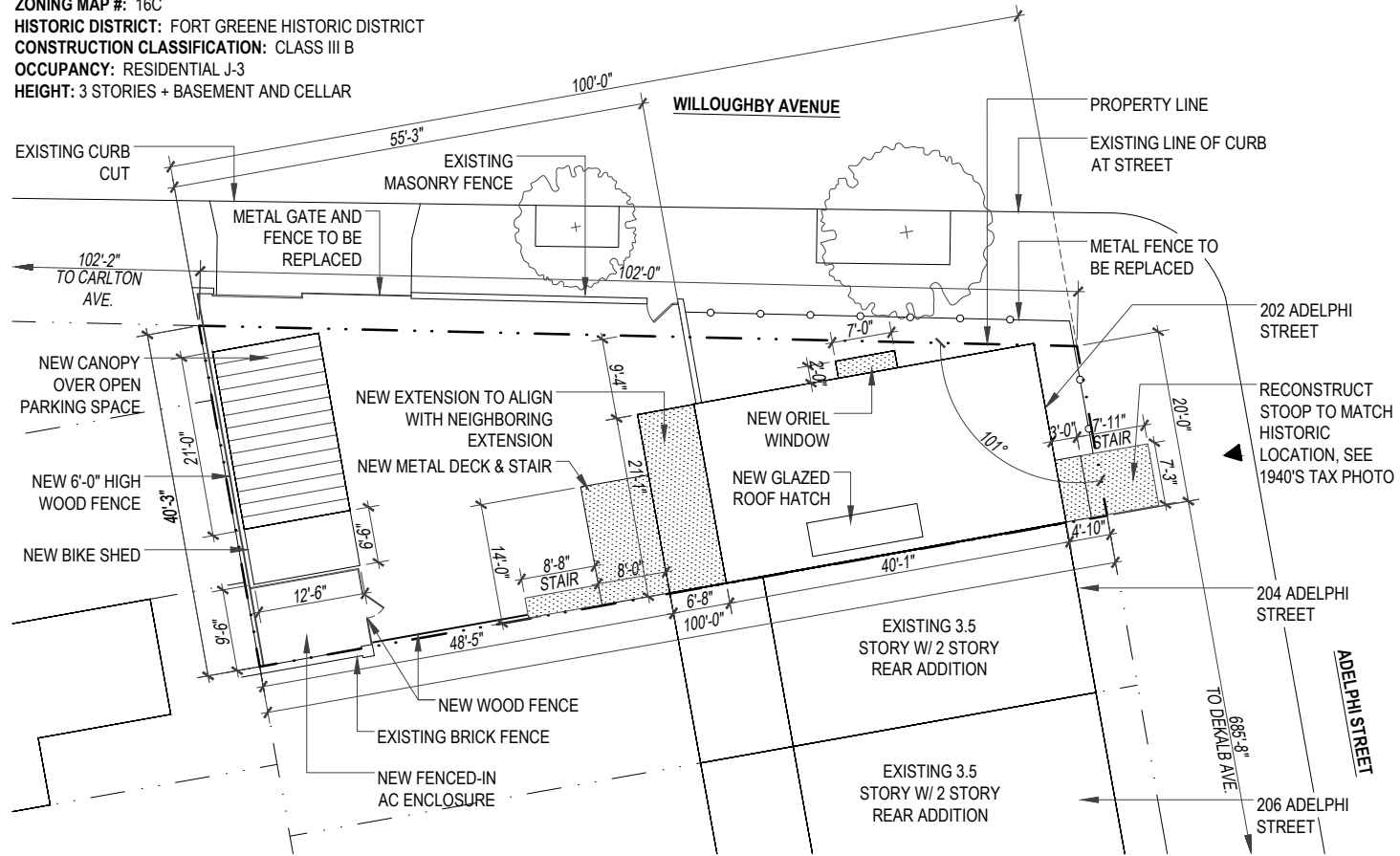


Approved by LPC 12/19/25:

202 ADELPHI STREET
BROOKLYN, NY 11205

INDICATES ADDITIONS TO EXISTING BUILDING

BLOCK #: 2090
LOT #: 35
ZONING DISTRICT: R6B
ZONING MAP #: 16C
HISTORIC DISTRICT: FORT GREENE HISTORIC DISTRICT
CONSTRUCTION CLASSIFICATION: CLASS III B
OCCUPANCY: RESIDENTIAL J-3
HEIGHT: 3 STORIES + BASEMENT AND CELLAR

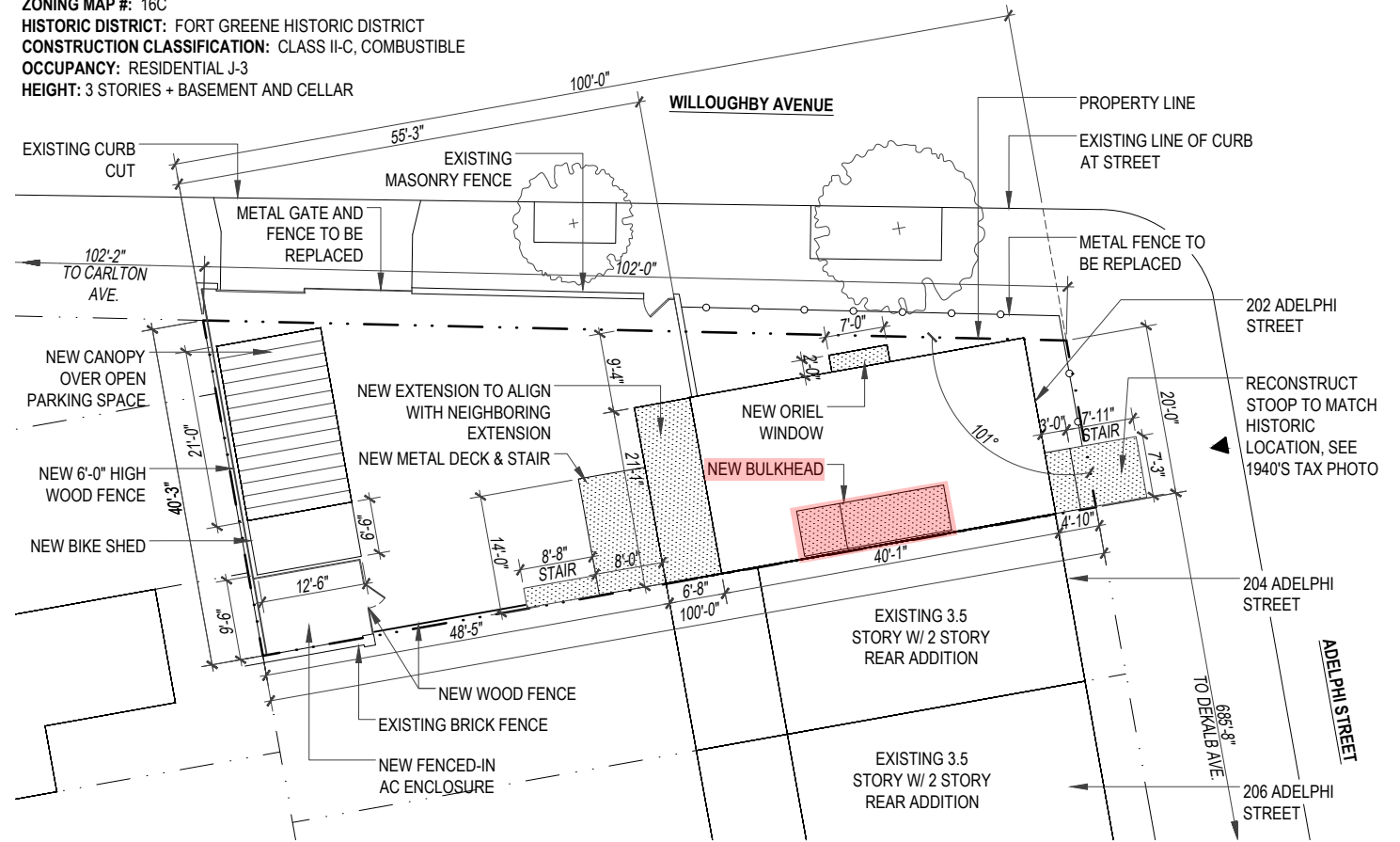


Proposed:

202 ADELPHI STREET
BROOKLYN, NY 11205

INDICATES ADDITIONS TO EXISTING BUILDING

BLOCK #: 2090
LOT #: 35
ZONING DISTRICT: R6B
ZONING MAP #: 16C
HISTORIC DISTRICT: FORT GREENE HISTORIC DISTRICT
CONSTRUCTION CLASSIFICATION: CLASS II-C, COMBUSTIBLE
OCCUPANCY: RESIDENTIAL J-3
HEIGHT: 3 STORIES + BASEMENT AND CELLAR

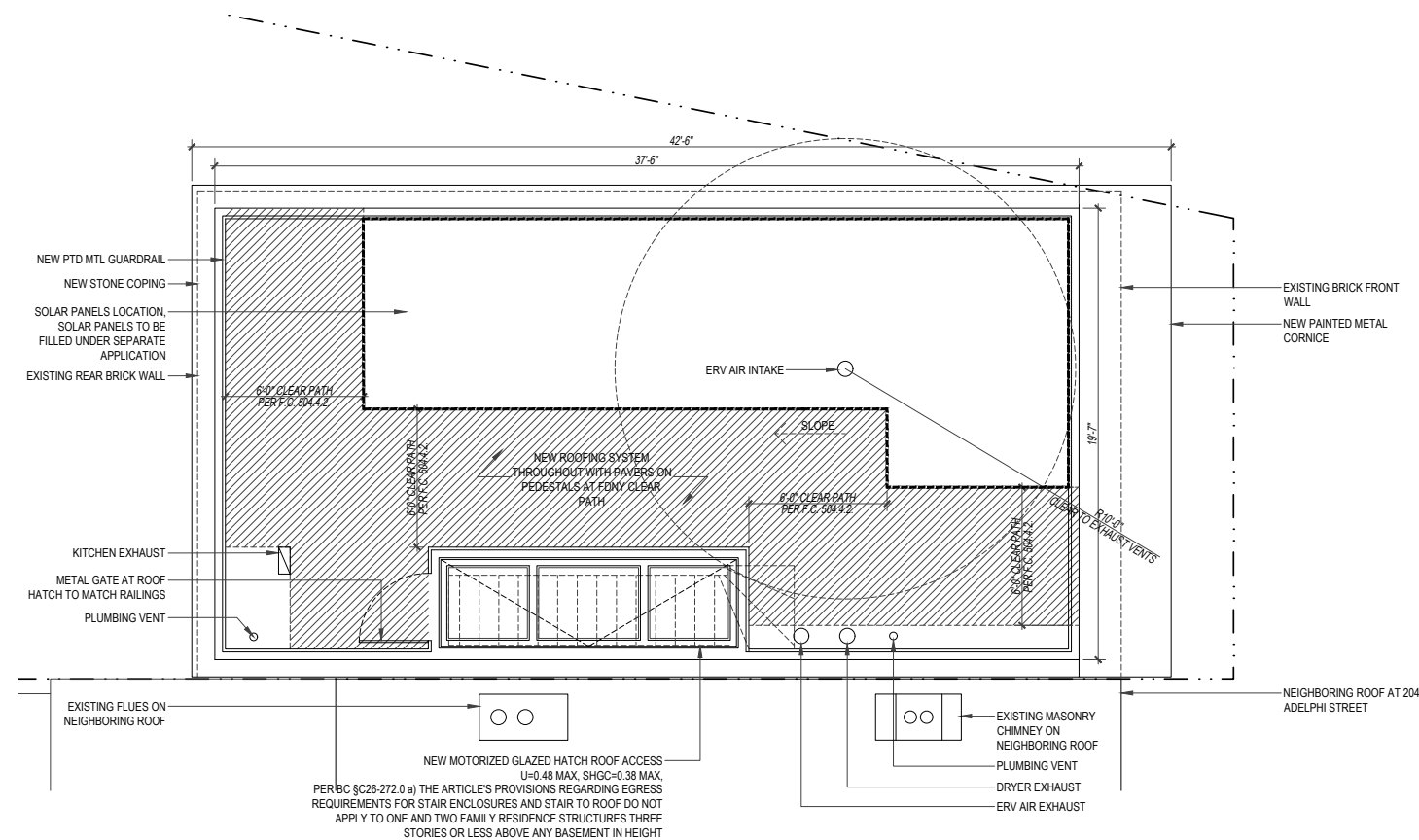


Roof Plan

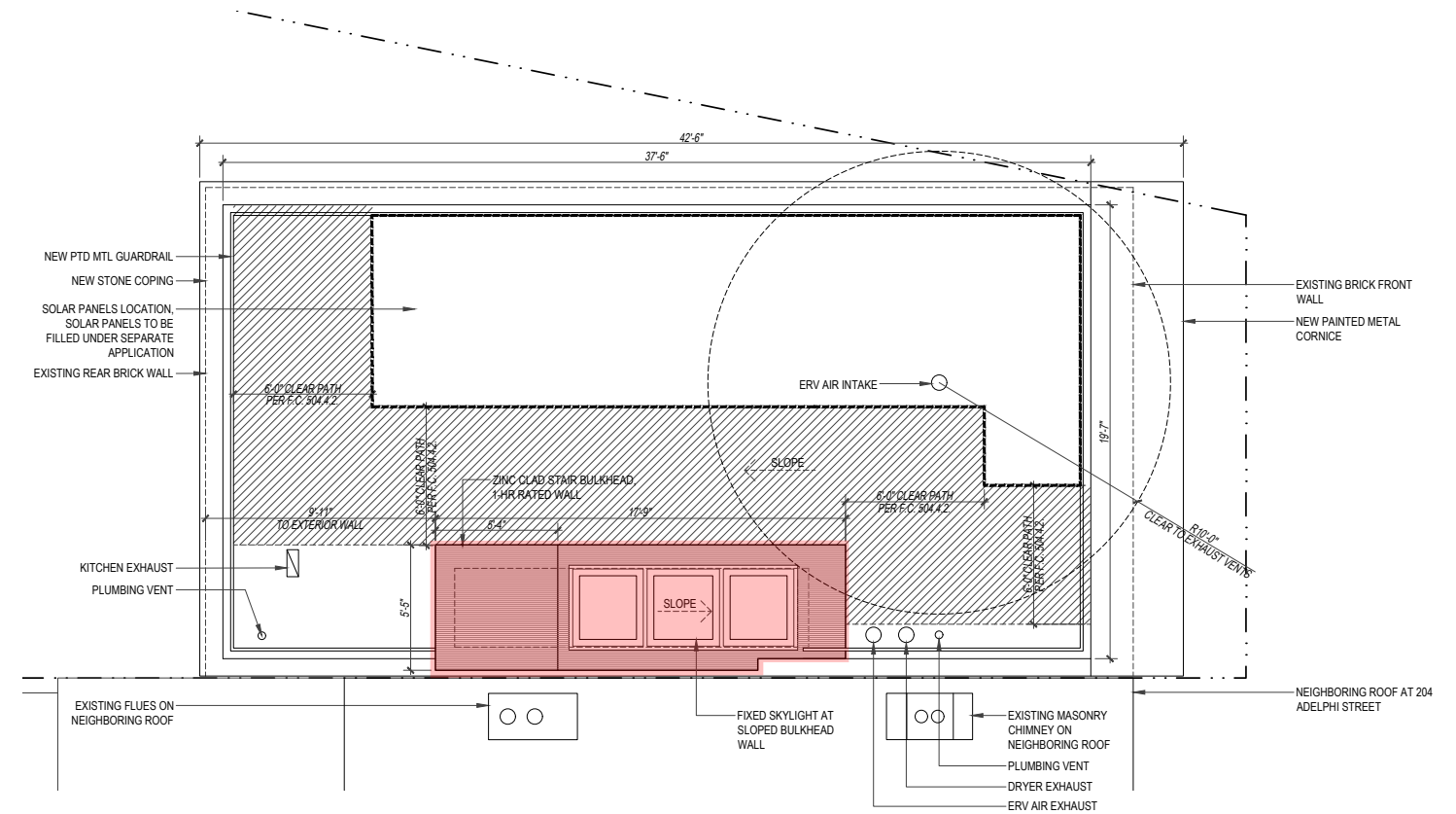
1/8" = 1'-0"



Approved by LPC 12/19/25:

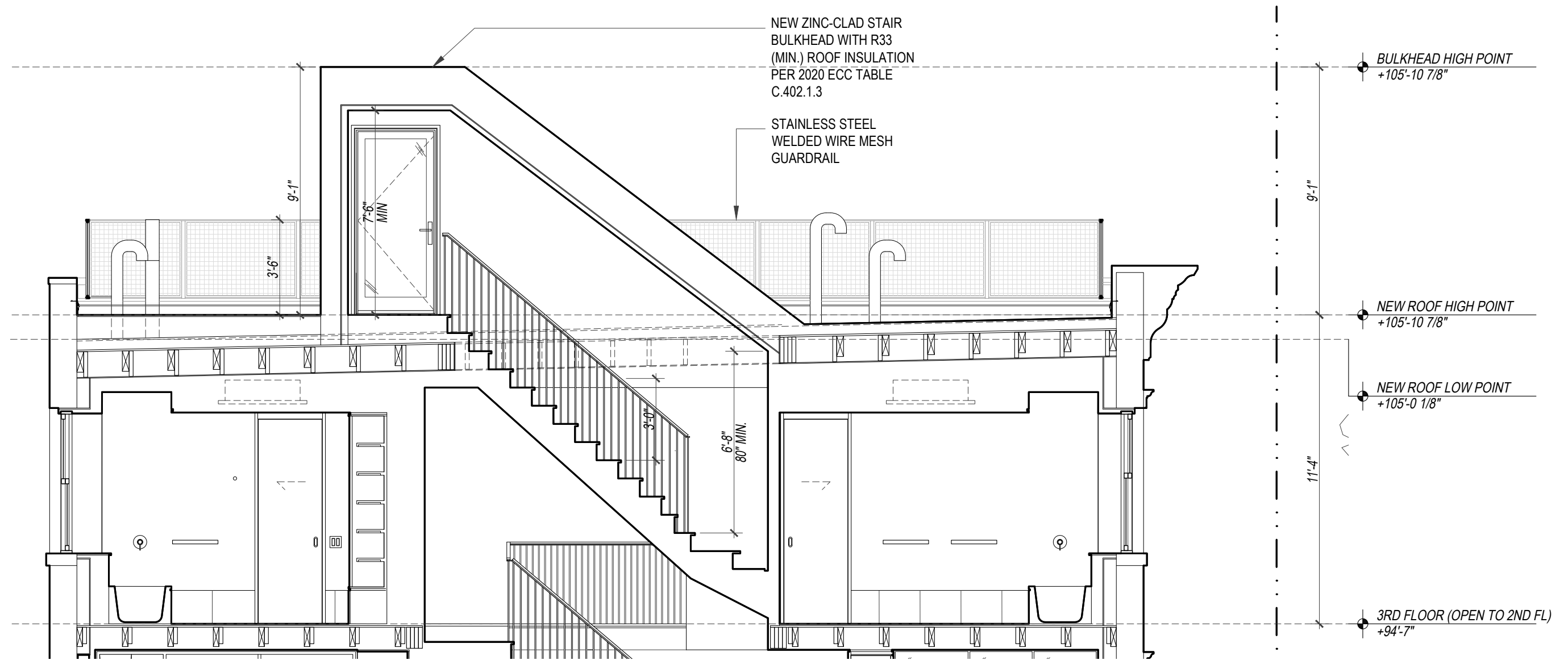


Proposed:



Proposed Bulkhead Section

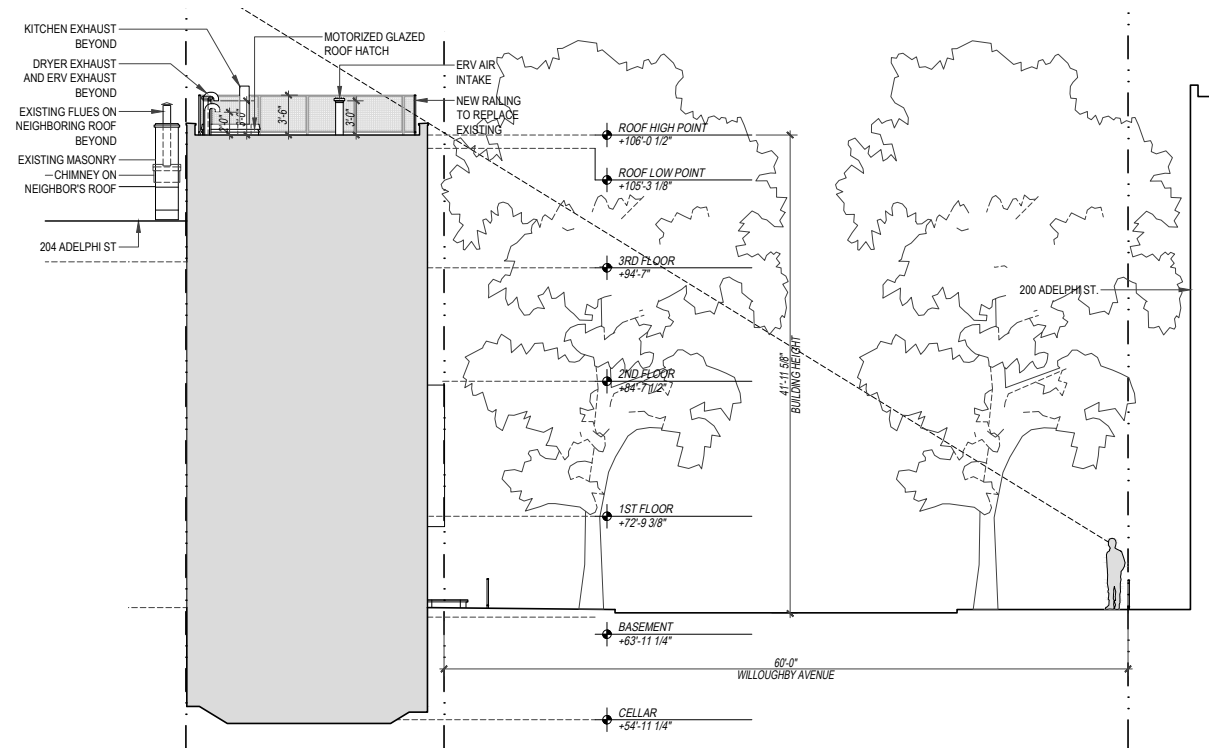
1/4" = 1'-0"



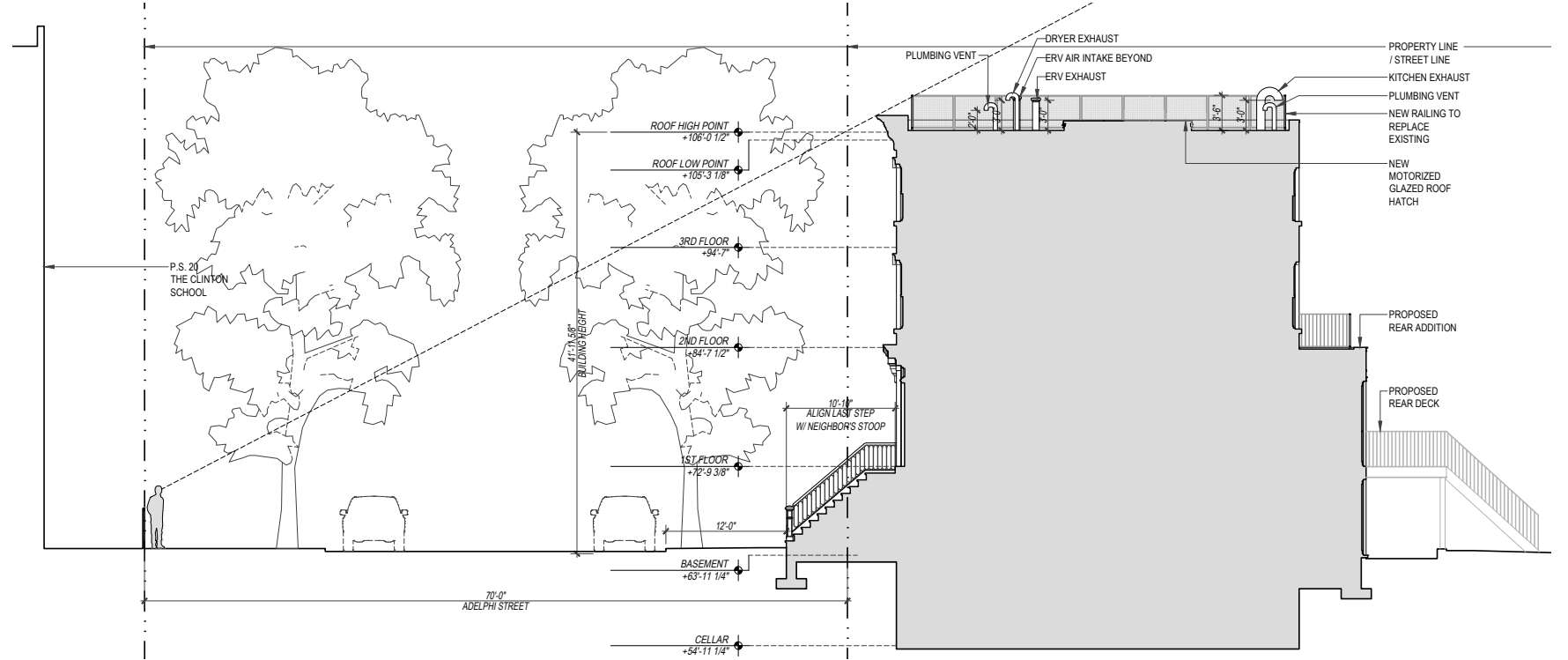
Sightline Sections

1/16" = 1'-0"

Approved by LPC 12/19/25:

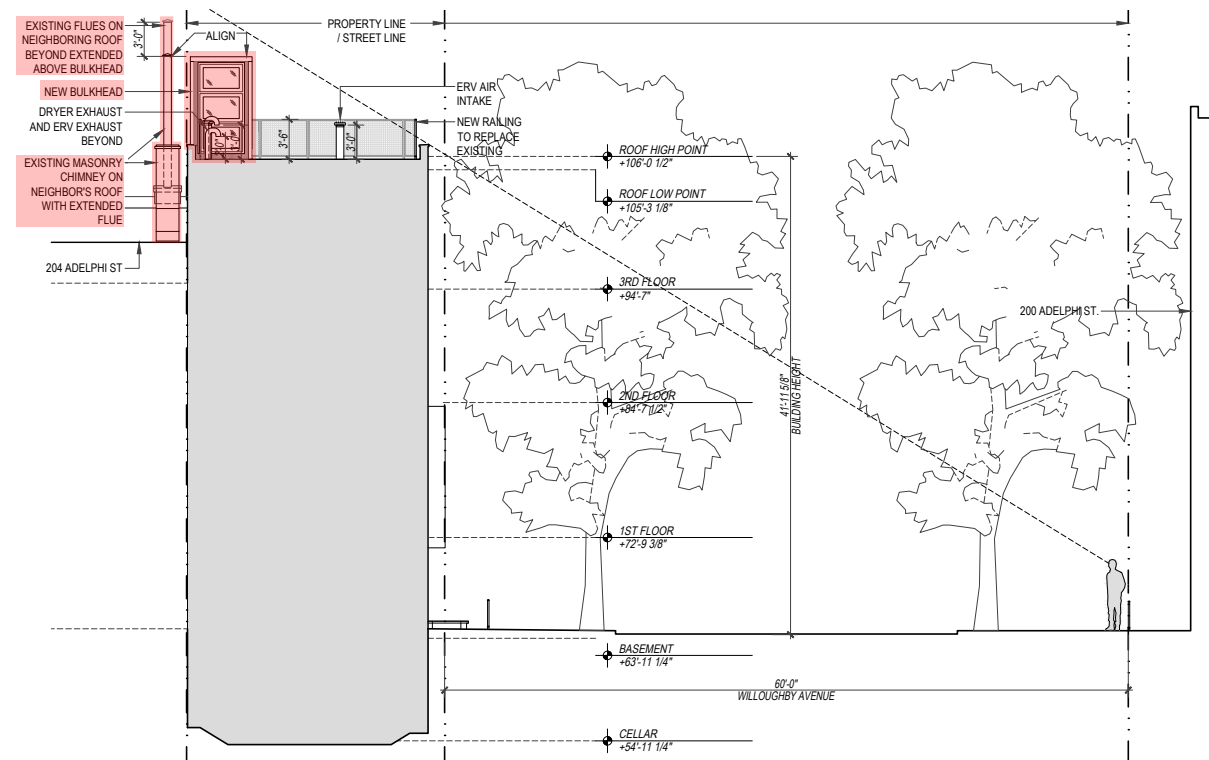


Sightline Section: Willoughby Ave

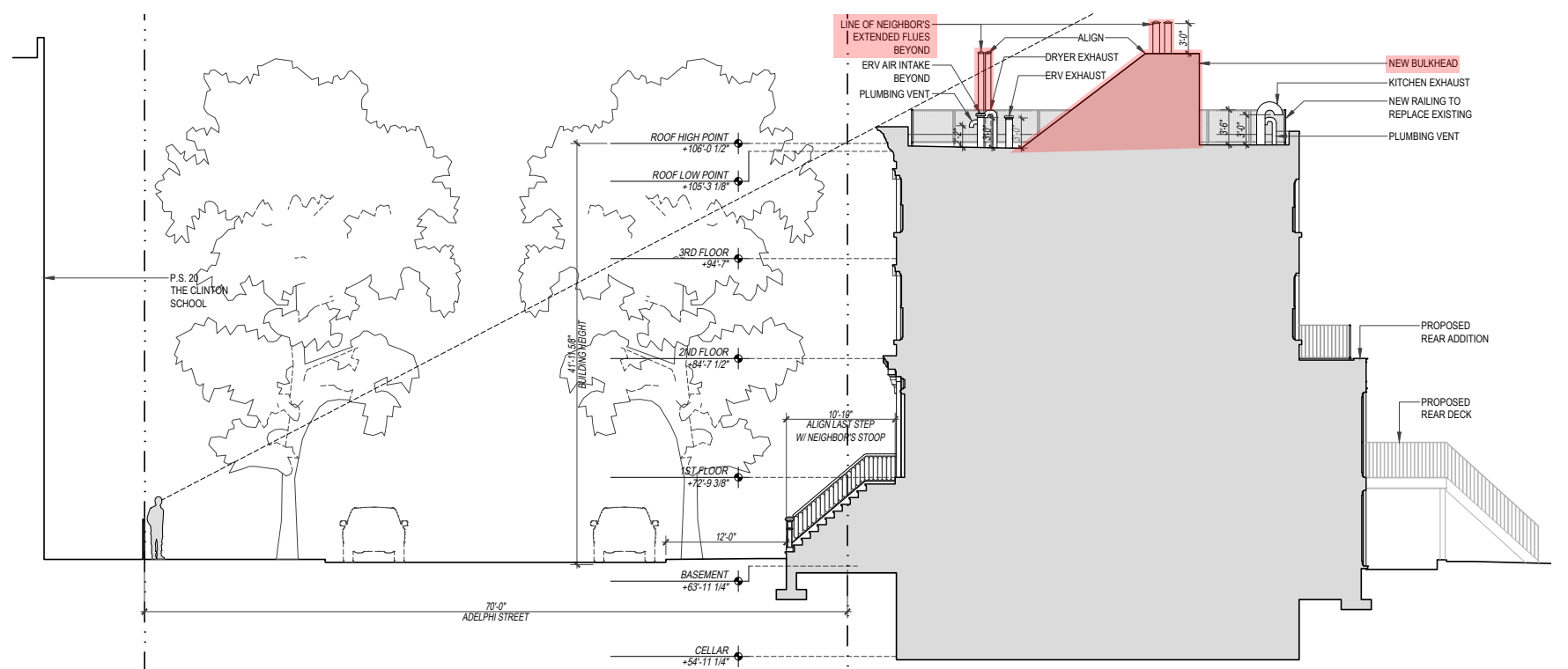


Sightline Section: Adelphi Street

Proposed:



Sightline Section: Willoughby Ave



Sightline Section: Adelphi Street

East Elevation

1/8" = 1'-0"

Approved by LPC 12/19/25:

Material Palette:



CORNICE, DECK, FENCE, WINDOWS:
BENJAMIN MOORE 1582
DEEP RIVER



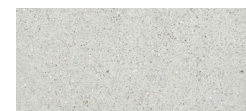
FRONT DOOR:
BENJAMIN MOORE HC-135
LAFAYETTE GREEN



BROWNSTONE



ZINC CLADDING:
RHEINZINK PREPATINA GRAPHITE GREY,
ZIGZAG PROFILE



CAST STONE COPING



ROOF GUARDRAILS:
STAINLESS STEEL



REAR YARD FENCE & HVAC ENCLOSURE:
SOLID IPE WOOD WITH CLEAR FINISH



Proposed:



West Elevation

1/8" = 1'-0"

Approved by LPC 12/19/25:

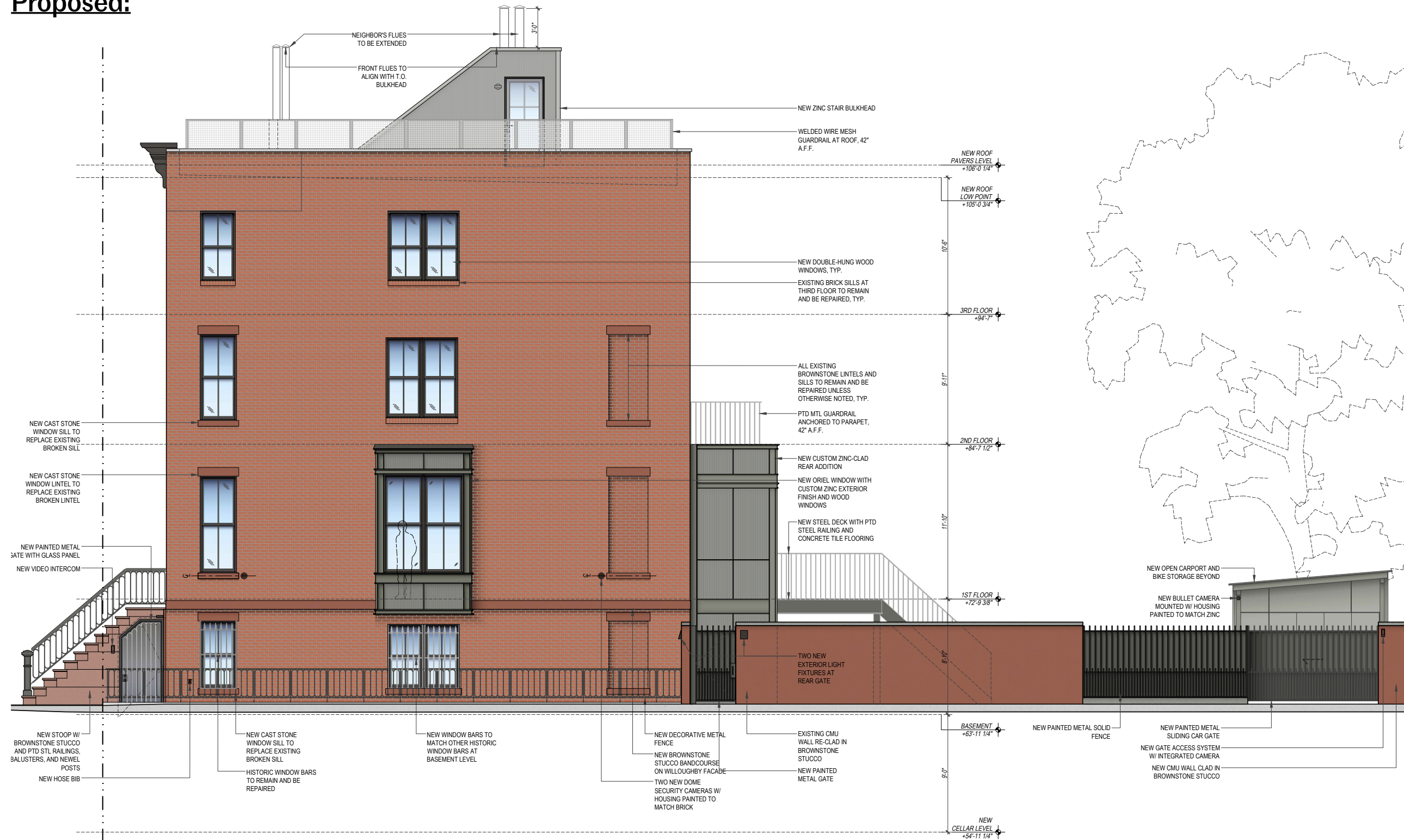
Proposed:



North Elevation

1/8" = 1'-0"

Proposed:



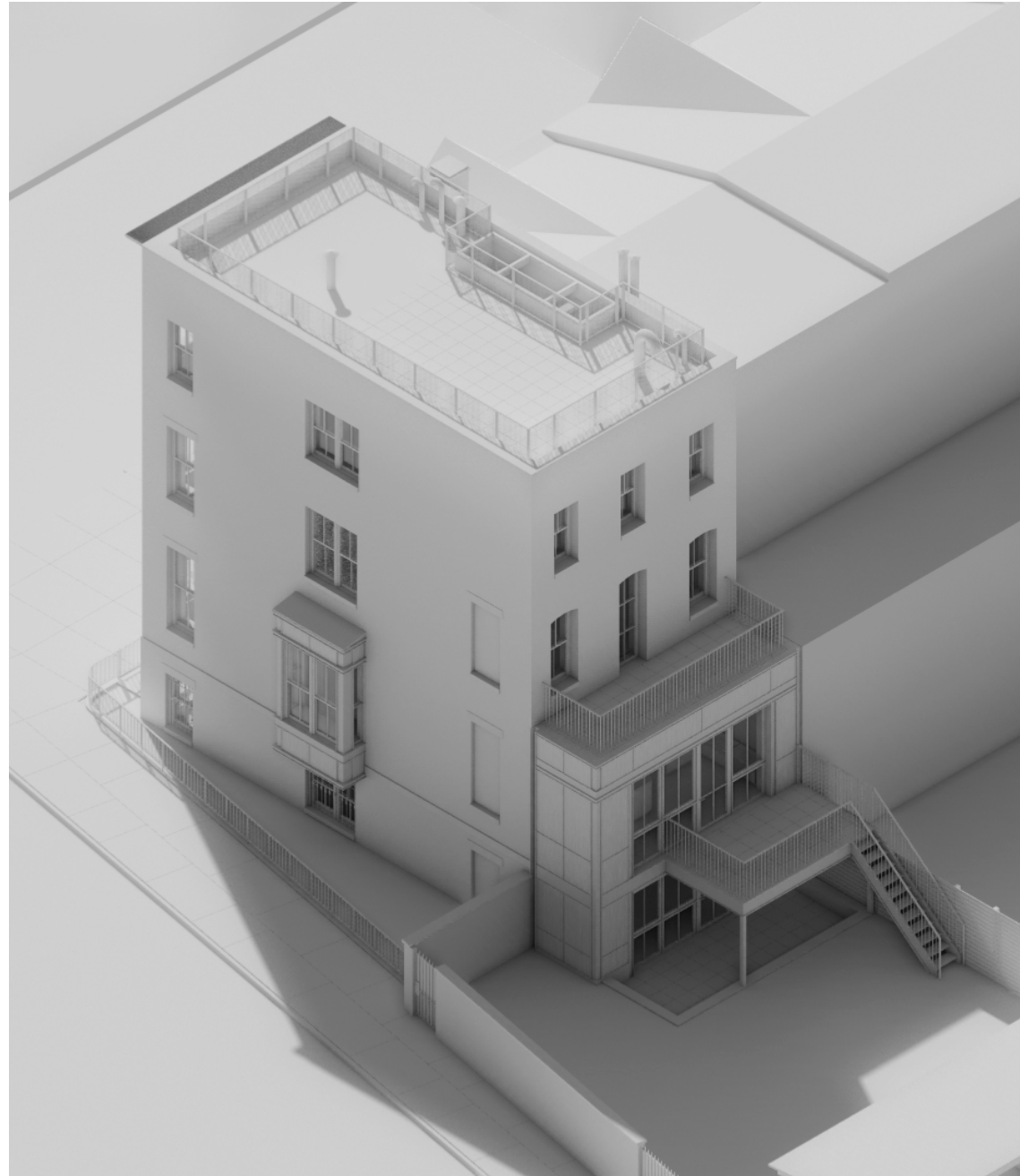
Approved by LPC 12/19/25:



Proposed:



Approved by LPC 12/19/25:



Proposed:



Bulkhead & Flues Mockup



Street-Level Comparison

Willoughby Ave facing west

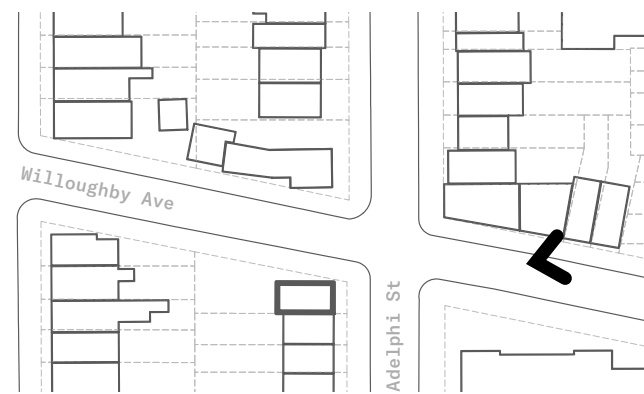
Approved by LPC 12/19/25:



Proposed:



Mockup:



Street-Level Comparison

Adelphi St. facing southwest

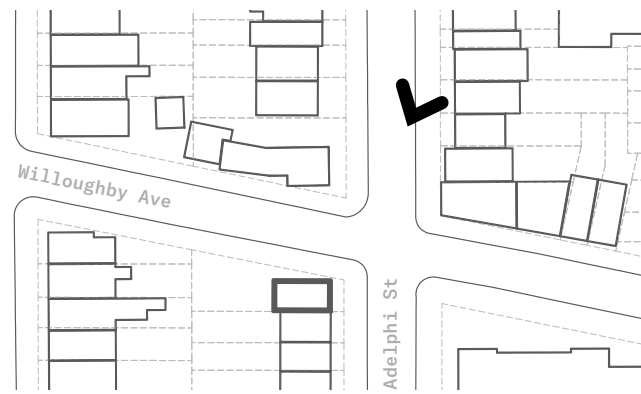
Approved by LPC 12/19/25:



Proposed:



Mockup:



Street-Level Comparison

Willoughby Ave facing east

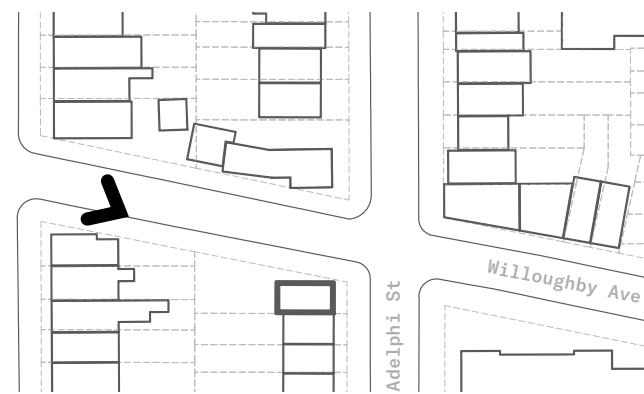
Approved by LPC 12/19/25:



Proposed:



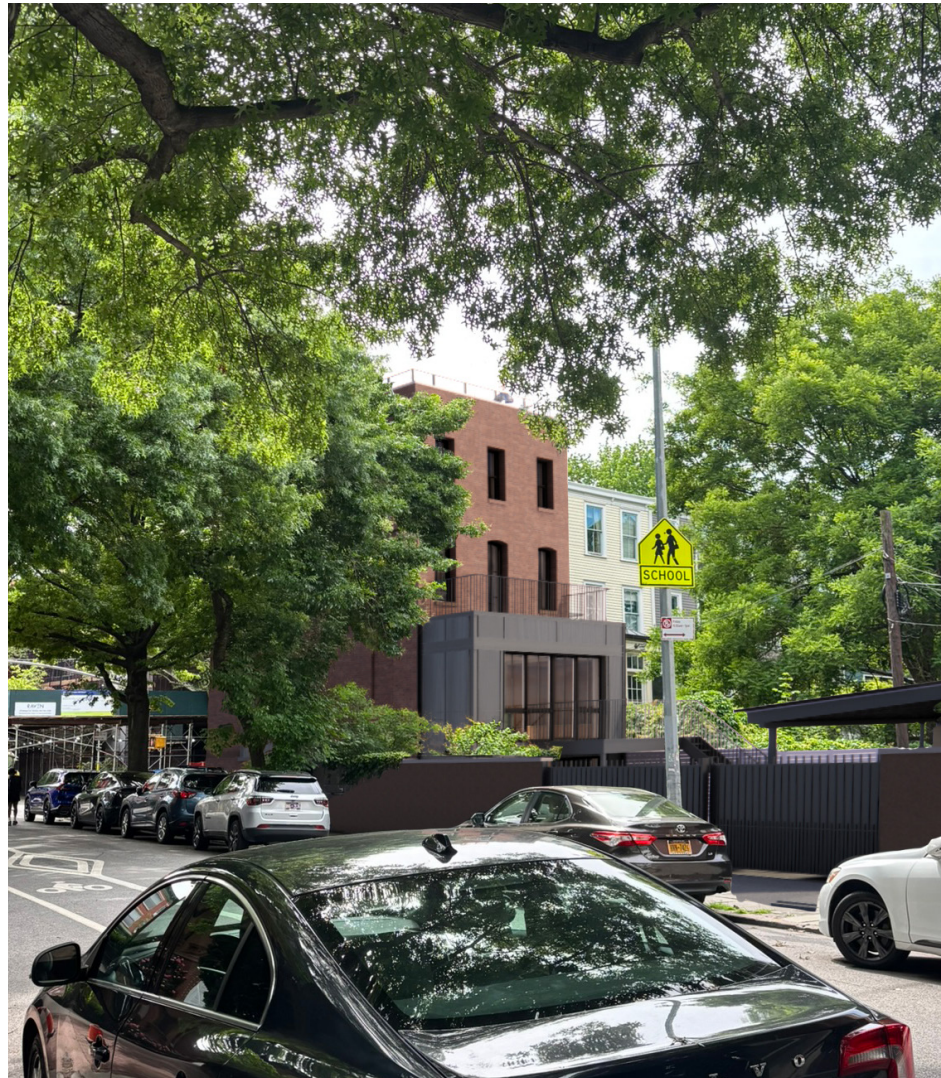
Mockup:



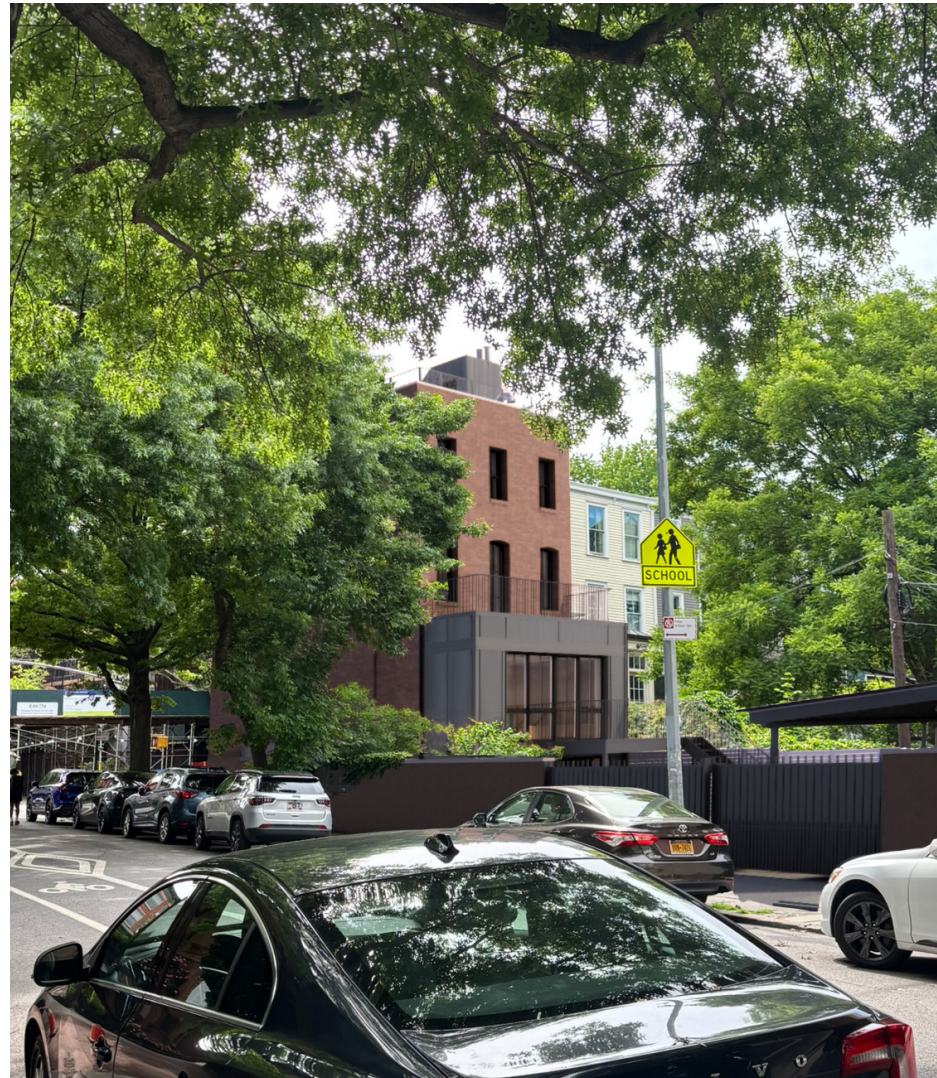
Street-Level Comparison

Willoughby Ave facing southeast

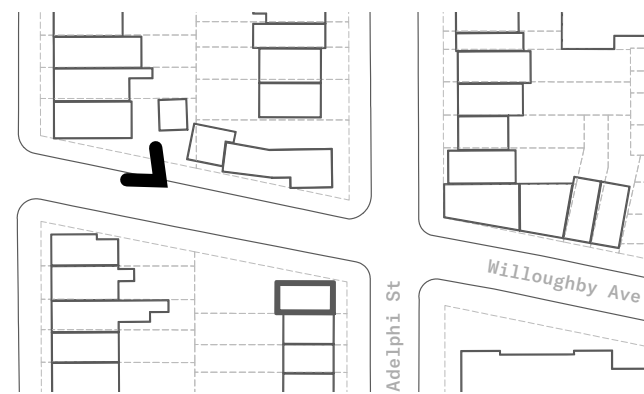
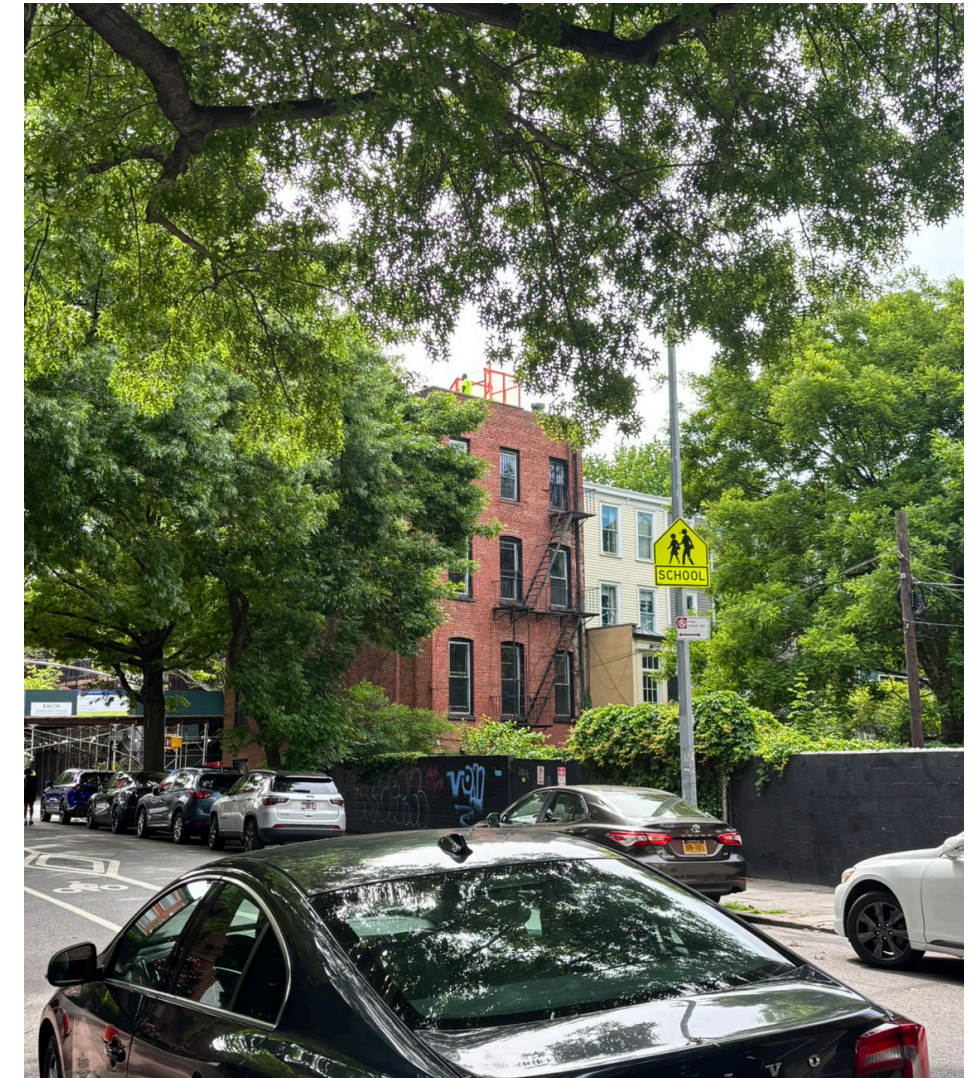
Approved by LPC 12/19/25:



Proposed:



Mockup:



June 23 2026
Public Hearing

The current proposal is:

Preservation Department – Item 13, LPC-26-11191

202 Adelphi Street – Fort Greene Historic District Borough of Brooklyn

To testify virtually, please join Zoom

Webinar ID: 165 458 2708

Passcode: 937299

By Phone: 646-828-7666 (NY)

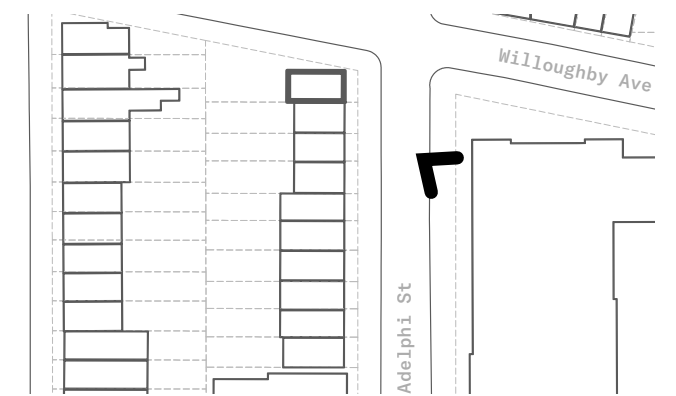
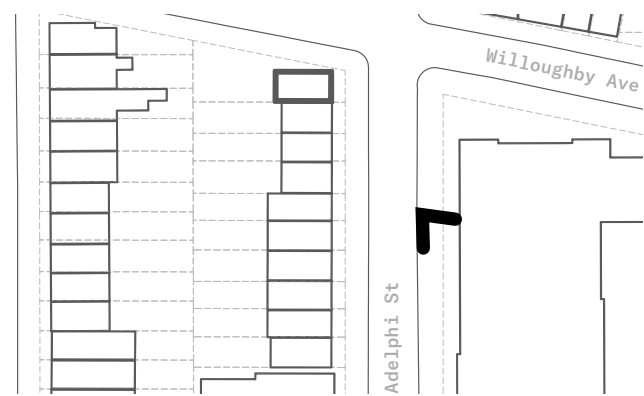
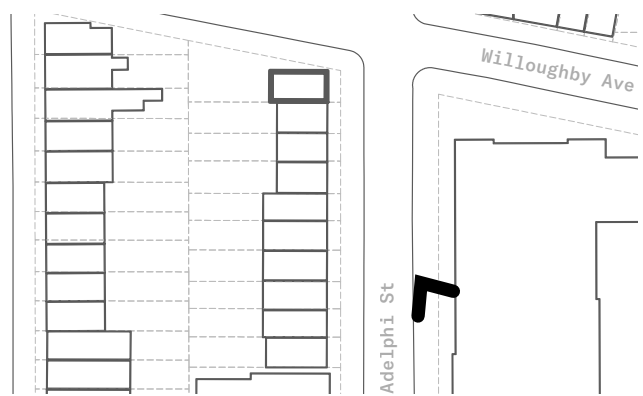
833-435-1820 (Toll-free)

833-568-8864 (Toll-free)

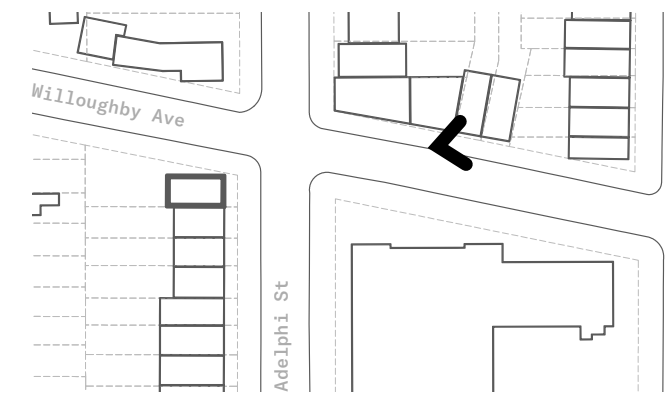
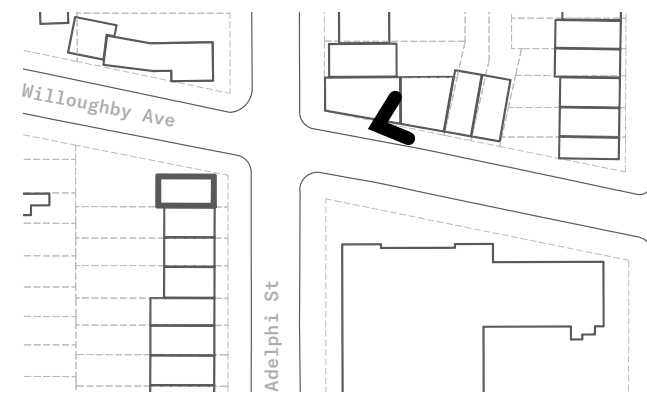
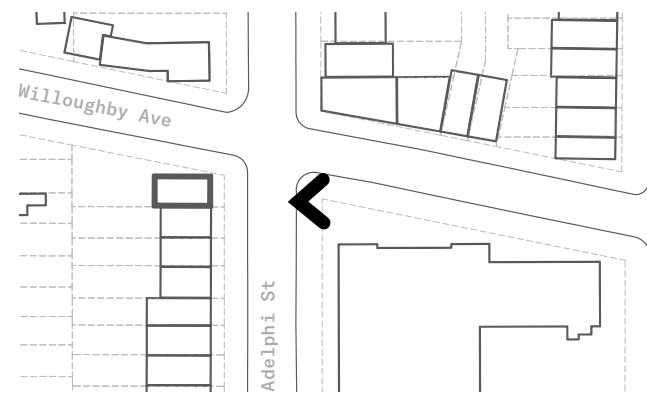
Note: If you want to testify virtually on an item, join the Zoom webinar at the agenda's "Be Here by" time (about an hour in advance). When the Chair indicates it's time to testify, "raise your hand" via the Zoom app if you want to speak (*9 on the phone). Those who signed up in advance will be called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

Appendix

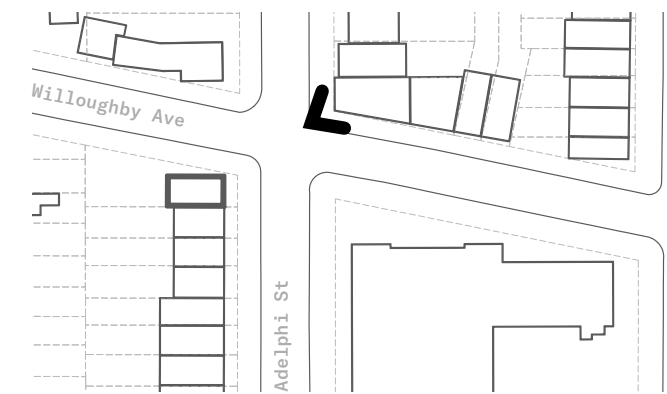
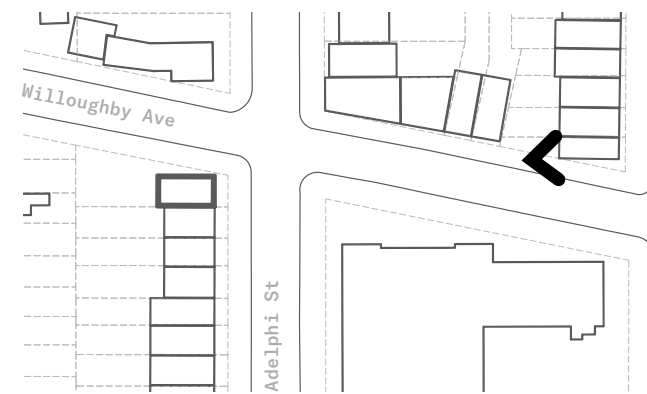
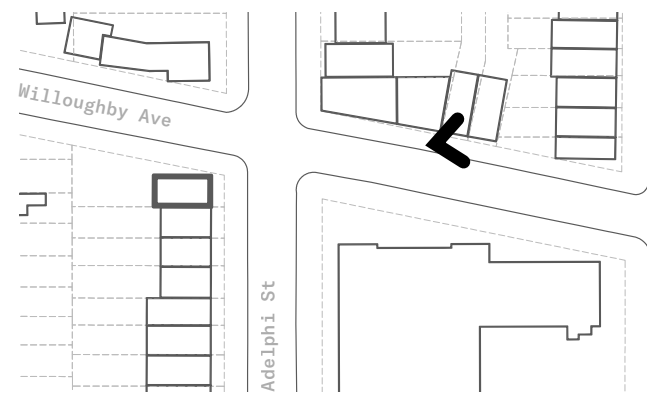
Additional Mockup Photos



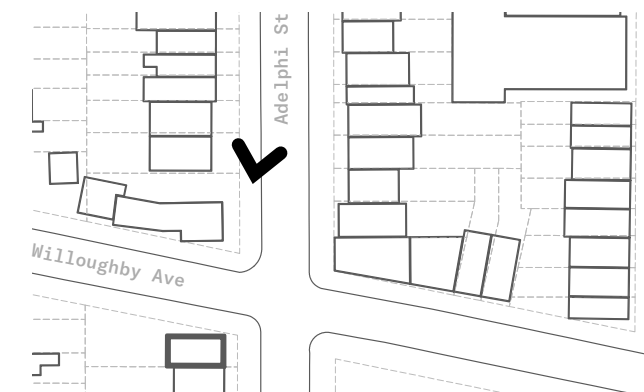
Additional Mockup Photos



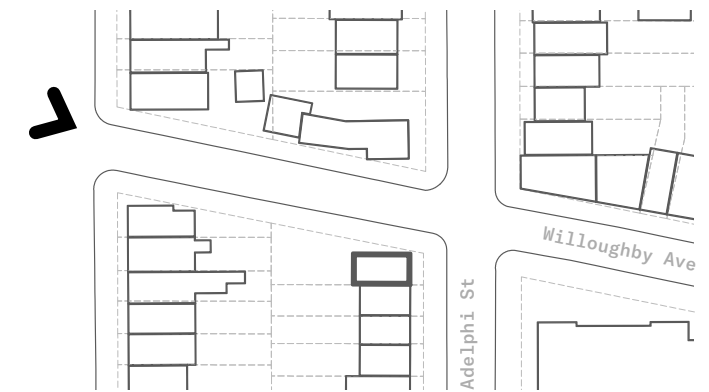
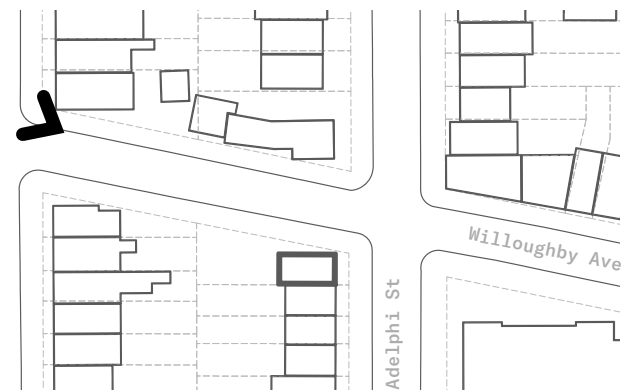
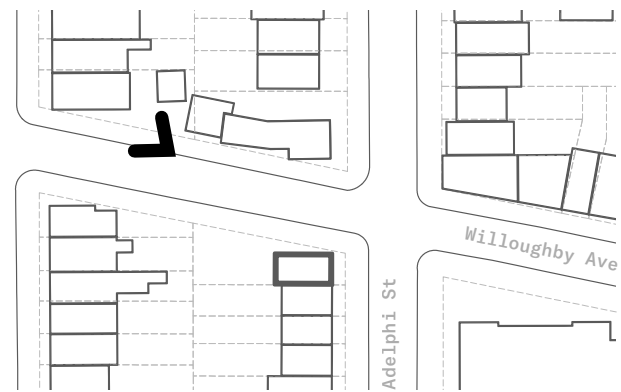
Additional Mockup Photos



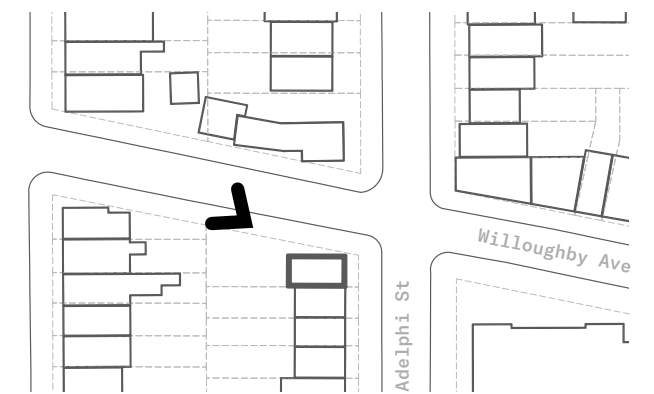
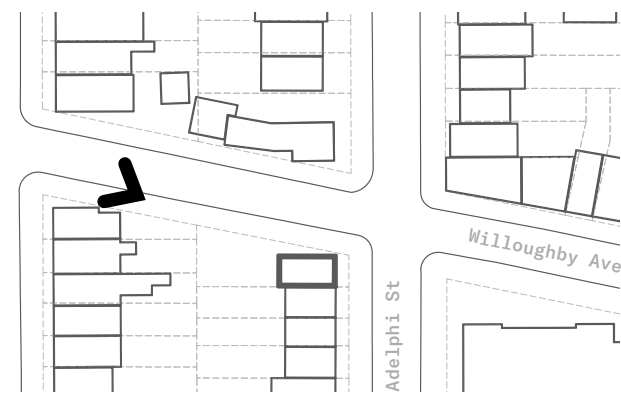
Additional Mockup Photos



Additional Mockup Photos



Additional Mockup Photos



June 23 2026
Public Hearing

The current proposal is:

Preservation Department – Item 13, LPC-26-11191

202 Adelphi Street – Fort Greene Historic District Borough of Brooklyn

To testify virtually, please join Zoom

Webinar ID: 165 458 2708

Passcode: 937299

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.