



THE NEW YORK CITY LANDMARKS PRESERVATION COMMISSION
1 CENTRE STREET 9TH FLOOR NORTH NEW YORK NY 10007
TEL: 212 669-7700 FAX: 212 669-7780



BINDING REPORT

ISSUE DATE: 04/06/21	EXPIRATION DATE: 4/6/2027	DOCKET #: LPC-20-07741	SRB SRB-20-07741
<u>ADDRESS:</u> 501 BRIELLE AVENUE		BOROUGH: STATEN ISLAND	BLOCK/LOT: 1955 / 1
New York City Farm Colony- Seaview Hospital Historic District			

To the Mayor, the Council, and the Commissioner of the NYC Department of Parks & Recreation,

This report is issued pursuant to Sections 3020 and 854 (h) of the New York City Charter and Section 25-318 of the Administrative Code of the City of New York, which require a report from the Landmarks Preservation Commission for certain plans for the construction, reconstruction, alteration, or demolition of any improvement or proposed improvement which is owned by the City or is to be constructed upon property owned by the City and is or is to be located on a landmark site or in a historic district or which contains an interior landmark.

removing the artificial turf at the existing soccer field, which was installed in accordance with Commission Binding Report 10-7296, and replacing the turf in-kind, except that the footprint of the turf will be slightly larger and shifted approximately 10 to 17' southward, as well as regrading beneath the turf at the northwest and southeast corners to make them approximately 1' higher; the installation of an 8' high chain link fence, painted black, adjacent to the southwestern portion of the field; installing approximately 6' wide asphalt paths and a 4' wide webbed/gridded paving system ("grass pavers" and "Tufftrack") concealed from view by grass within the landscaping at the perimeter of the field and abutting existing pathways; repaving a poured asphalt pathway in-kind, except that it will be slightly wider where it connects Park Drive to the playground; the installation of two (2) metal bleachers, four (4) metal light poles, and two (2) concrete bollards, all painted black within the field; the replacement of a portion of an asphalt path with beige ("winter beige") colored concrete at the edge (southwest corner) of the field; the installation of concrete curbs at the northern and southern ends of the pathways; the installation of an electrical enclosure box, painted black, surrounded by evergreen plantings at landscaping located east of the soccer field; and the installation of boulders and black painted metal site furnishings along a portion of the existing southern path, including trash receptacles and water fountains (bottle fillers); and plumbing work at the first floor of the Greenbelt Recreation Center, as shown and described in current condition photographs; a 26 page presentation labeled "Reconstruction of the Synthetic Turf Field and Construction of Field Lighting at the Greenbelt Recreation Center in Blood Root Valley," including a plan, design details and

planting charts, dated (revised) February 11, 2020, and prepared by City of New York, Parks and Recreation; and drawings labeled E201.00, P001.00, P002.00, P301.00, and P701.00, dated September 14, 2020, and prepared by Daniel David Van Blarcom, P.E., and S501.00, dated September 14, 2020, and prepared by Michael J. Soltys, P.E.; and an unlabeled site plan, all submitted as components of the application.

In reviewing this application, the Commission notes that the NYC Farm Colony/Seaview Hospital Historic District Designation Report describes the site as a campus of hospital and dormitory buildings and grounds built in 1905-1917, designed by Raymond F. Almirall and Renwick, Aspinwall and Tucker; and that the Greenbelt Recreation Center, a historic building at the site, was originally built and enlarged in the early 20th century as a morgue and garage building. The Commission also notes that Commission Binding Report (CRB) 04-4968 (LPC 04-4483) was issued on February 9, 2004 for the demolition of portions of the Greenbelt Recreation Center building, restorative work, and installation of a parking areas, fencing, and recreational areas. The Commission further notes that Commission Binding Report (CRB) 10-7296 (LPC 10-6664) was issued on March 24, 2010, approving a proposal to construct a playground and to install an artificial turf soccer field on a portion of the site adjacent to the building at 501 Brielle Avenue between Walcott and Rockland Avenues.

With regard to this proposal, the Commission finds that none of the proposed work will damage or eliminate any significant architectural features of the site; that the increase in footprint and shift in placement of the artificial turf will be modest adjustments, which will maintain artificial turf in a limited area at a discrete field; that the design, texture and finish of the replacement artificial turf will help the installation recall the appearance of grass when seen at a distance, thereby helping it remain a harmonious presence within the context of the surrounding landscaping; that the asphalt paving will be in keeping with paving of this type throughout the park in terms of material; that the increase in asphalt paving will be modest in relation to the size of the site and not alter its character; that the proposed fencing, bleachers, trash receptacles, water fountains, light poles and bollards will be simply designed, limited in number, and typical of furnishings at active recreation fields in terms of material, scale and finish; that the boulders will be in keeping with landscaping features throughout the site in terms of their material, size, placement, naturalistic form, and finish; that the tinted concrete paving will be in keeping with the types of paving found within sections of the park in terms of material and finish; that the limited installation of tinted concrete in select locations at the asphalt pathways will help support wayfinding, without drawing undue attention to the paving; that the gridded/webbed paving will be concealed by the grass; that the electrical enclosure box will be modest in size, simply designed, finished to blend with its context, and concealed from view by evergreen plantings; that the placement of the box, within a portion of the landscaping at a lower grade level from the nearby roadway (Park Drive) will further help it remain a discreet presence; and that the revised scope of work is in keeping with the intent of the original approval. Based on these findings, the proposed work is determined appropriate to the NYC Farm Colony/Seaview Hospital Historic District.

This report is issued on the basis of the building and site conditions described in the application and disclosed during the review process. By accepting this permit, the applicant agrees to notify the Commission if the actual building or site conditions vary or if original or historic building fabric is discovered. The Commission reserves the right to amend or revoke this permit, upon written notice to the applicant, in the event that the actual building or site conditions are materially different from those described in the application or disclosed during the review process.

All approved drawings are marked approved by the Commission with a perforated seal indicating the date

of approval. The work is limited to what is contained in the perforated documents. Other work or amendments to this filing must be reviewed and approved separately. This report constitutes the permit; a copy must be prominently displayed at the site while work is in progress. Please direct inquiries to Misha'el Shabrami.

Sarah Carroll
Chair

cc: Bernadette Artus, Deputy Director; Sybil Young, Historic Preservation Officer, NYC Department of Parks & Recreation



THE NEW YORK CITY LANDMARKS PRESERVATION COMMISSION
1 CENTRE STREET 9TH FLOOR NORTH NEW YORK NY 10007
TEL: 212 669-7700 FAX: 212 669-7780



BINDING REPORT

ISSUE DATE: 04/21/21	EXPIRATION DATE: 4/21/2027	DOCKET #: LPC-21-02674	SRB SRB-21-02674
<u>ADDRESS:</u> 210 JORALEMON STREET		BOROUGH: BROOKLYN	BLOCK/LOT: 266 / 7501
Borough Hall Skyscraper Historic District			

To the Mayor, the Council, and the Assistant Commissioner, Department of Citywide Administrative Services:

This report is issued pursuant to Sections 3020 and 854 (h) of the New York City Charter and Section 25-318 of the Administrative Code of the City of New York, which require a report from the Landmarks Preservation Commission for certain plans for the construction, reconstruction, alteration, or demolition of any improvement or proposed improvement which is owned by the City or is to be constructed upon property owned by the City and is or is to be located on a landmark site or in a historic district or which contains an interior landmark.

The Landmarks Preservation Commission has reviewed a proposal for exterior work at the north (Joralemon Street) facade, including removing one (1) metal door at the setback 3rd floor, and installing one (1) one-over-one double-hung metal window within the existing opening; at the east and west (return) facades, removing twenty-four (24) double-hung windows at the 3rd through 11th floors, and installing louvers within the existing openings; at the south (rear) facade, removing thirteen (13) double-hung windows at the setback 3rd through 11th floors, and installing eight (8) full-height louvers and three (3) partial-height louvers in conjunction with installing new window sashes, with all window and louver finishes to match existing; at the minimally visible second floor north roof, replacing the roofing assembly; removing select HVAC equipment; and installing new HVAC equipment on new steel dunnage; at the non-visible first floor south roof, removing and replacing select HVAC equipment; at the non-visible 14th floor bulkhead at the north facade, removing two (2) louvers, enlarging the openings in width, and installing two (2) louvers; removing one (1) window and installing one (1) louver within an existing opening; and replacing one (1) louver within an existing opening; at the east facade, creating two (2) new masonry openings and installing two (2) louvers; and replacing one (1) louver within an existing opening; at the west facade, creating two (2) new masonry openings and installing two (2) louvers; replacing one (1) louver within an existing opening; and replacing one (1) window within an existing opening; and at the south facade, reducing two (2) masonry openings in height and width by infilling with brick, and installing

one (1) louver and one (1) window-and-door assembly; and replacing three (3) louvers within existing openings; and interior alterations at the subcellar 2, subcellar, cellar, and 1st through 15th floors; as shown on existing condition and historic photographs, and on drawings labeled T-100, G-001.00, G-011.00 through G-013.00, G-020.00 through G-022.00, G-100.00 through G-117.00, G-200.00, G-210.00, G-220.00, G-221.00, G-300.00 through G-305.00, G-501.00, G-600.00, G-601.00, DM-001.00 through DM-019.00, A-101.00 through A-132.00, A-201.00 through A-231.00, A-302.00 through A-331.00, A-402.00 through A-405.00, A-410.00 through A-429.00, A-502.00, A-503.00, A-510.00 through A-529.00, A-600.00 through A-605.00, A-610.00 through A-612.00, A-618.00, A-620.00 through A-631.00, A-640.00 through A-643.00, A-650.00, A-651.00, A-700.00, A-720.00 through A-722.00, A-730.00 through A-741.00, A-750.00 through A-759.00, A-800.00, A-801.00, A-809.00, A-810.00, A-811.00 through A-816.00, A-820.00, A-821.00, A-830.00, A-832.00, A-833.00, A-840.00 through A-842.00, A-850.00 through A-853.00, A-900.00 through A-902.00, A-910.00, and A-911.00, dated August 21, 2020, and prepared by Ronald Scott Sullivan, R.A.; drawings labeled S-001.00, S-100.00, S-200.00 through S-202.00, S-300.00, through S-309.00, S-400.00, S-401.00, S-503.00, S-504.00, and S-600.00, dated August 21, 2020, and prepared by Dinesh K. Jog, P.E.; drawings labeled DM-200A, DM-200B, DM-201 through DM-242, M-001, M-002, M-201 through M-226, M-226A, M-227, M-227A, M-228 through M-231, M-301 through M-313, M-401 through M-405, M-501 through M-510, M-601 through M-604, M-701 through M-707, M-801 through M-813, M-901 through M-905, DM-300 through DM-334, E-001, E-132, E-201 through E-227, E-227A, E-227B, E-228 through E-231, E-301 through E-331, E-401 through E-405, E-501 through E-504, E-601 through E-617, E-651 through E-653, E-701 through E-706, FA-001, FA-201 through FA-231, FA-501 through FA-504, SFR-001, SFR-202 through SFR-209, SFR-212, SFR-213, SFR-216, SFR-217, SFR-220, SFR-221, SFR-224 through SFR-226, SFR-228, SFR-230, T-001, T-101 through T-129, T-201 through T-207, T-210 through T-230, T-301 through T-304, T-401 through T-404, and T-701 through T-703, dated August 21, 2020, and prepared by Michael P. Desrochers, P.E.; and drawings labeled SP-001.00, DM-501.00 through DM-512.00, SP-101.00 through SP-129.00, SP-200.00, SP-300.00, SP-400.00 through SP-414.00, SP-500.00, P-001.00, DM-401.00 through DM-414.00, P-096.00 through P-125.00, P-300.00 through P-307.00, P-400.00, P-401.00, P-500.00, and P-501.00, dated August 21, 2020, and prepared by Edward R. Feinberg, P.E., all submitted as components of the application.

With regard to this proposal, the Commission finds that the work is in accordance with the provisions set forth in Title 63 of the Rules of the City of New York, Section 2-14 for Window and Doors, including Section 2-14(g)(1) for new windows and doors at secondary visible facades, Section 2-14(h)(1) for new windows and doors at secondary nonvisible or minimally visible facades, Section 2-14(h)(1)(ii) for filling in window and door openings at secondary nonvisible or minimally visible facades, and Section 2-14(h)(2)-(4) for new windows and doors in new or modified openings at secondary nonvisible or minimally visible facades; and Section 2-21 for Installation of Heating, Ventilation, Air Conditioning and other Mechanical Equipment, including Section 2-21(c)(2)(ii) for HVAC equipment within window openings on secondary facades, Section 2-21(d)(3) for installation of through-wall HVAC equipment on nonvisible secondary facades; and Section 2-21(g)(1) and 2-21 (g)(2) for installation of HVAC and other mechanical equipment on rooftops and terraces. Based on these findings, the work is approved.

Please see Title 63 of the Rules of the City of New York for complete text of any cited Rule section(s): <http://www1.nyc.gov/site/lpc/applications/rules-guides.page>

This report is issued on the basis of the building and site conditions described in the application and disclosed during the review process. By accepting this permit, the applicant agrees to notify the Commission if the actual building or site conditions vary or if original or historic building fabric is discovered. The Commission reserves the right to amend or revoke this permit, upon written notice to the

applicant, in the event that the actual building or site conditions are materially different from those described in the application or disclosed during the review process.

All approved drawings are marked approved by the Commission with a perforated seal indicating the date of approval. The work is limited to what is contained in the perforated documents. Other work or amendments to this filing must be reviewed and approved separately. This report constitutes the permit; a copy must be prominently displayed at the site while work is in progress. Please direct inquiries to Dena Tasse Winter.

Sarah Carroll
Chair

cc: Jared Knowles, Deputy Director; Kristina Cartwright, Milrose Consultants, LLC



THE NEW YORK CITY LANDMARKS PRESERVATION COMMISSION
1 CENTRE STREET 9TH FLOOR NORTH NEW YORK NY 10007
TEL: 212 669-7700 FAX: 212 669-7780



BINDING REPORT

ISSUE DATE: 04/08/21	EXPIRATION DATE: 4/8/2027	DOCKET #: LPC-21-06415	SRB SRB-21-06415
<u>ADDRESS:</u> 33 EAST BROADWAY		BOROUGH: MANHATTAN	BLOCK/LOT: 280 / 44
New York Public Library, Chatham Square Branch New York Public Library, Chatham Square Branch, Individual Landmark			

To the Mayor, the Council, and the Commissioner of the New York City Department of Design and Construction,

This report is issued pursuant to Sections 3020 and 854 (h) of the New York City Charter and Section 25-318 of the Administrative Code of the City of New York, which require a report from the Landmarks Preservation Commission for certain plans for the construction, reconstruction, alteration, or demolition of any improvement or proposed improvement which is owned by the City or is to be constructed upon property owned by the City and is or is to be located on a landmark site or in a historic district or which contains an interior landmark.

The Landmarks Preservation Commission has reviewed a proposal for replacing an existing modern red painted two-light paneled wood and glass door and two-light fixed transom at the main entrance at the ground floor of the north (East Broadway) facade with a dark stained single-light paneled wood and glass door and single-light fixed transom, as shown in a circa 1940s tax photo; a seven (7) page conditions report, featuring current condition photos, dated February 22, 2021; and drawings 1.0, 1.1, 1.2, 1.3, 1.4, 1.5, 1.6, and 1.7, dated March 21, 2021, and prepared by Chautauqua Woods Corp., all submitted as components of the application.

In reviewing this proposal, the Commission notes that the New York Public Library Chatham Square Branch Individual Landmark Designation Report describes 33 East Broadway as a Classical style library building designed by McKim, Mead & White, and built in 1903. The Commission also notes that a circa 1903 photograph of the front façade of the building documents the presence of a single light door and transom at the main building entrance in the early 20th century.

With regard to this proposal, the Commission finds that the work is in accordance with the provisions set

forth in Title 63 of the Rules of the City of New York, Section 2-14 for Window and Doors, including Section 2-14(f)(2)(i)(A) for new windows and doors at primary facades at Individual Landmarks. Based on these findings, the Commission determined that the work is appropriate to the building. The work, therefore, is approved.

Please see Title 63 of the Rules of the City of New York for complete text of any cited Rule section(s): <http://www1.nyc.gov/site/lpc/applications/rules-guides.page>

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All approved drawings are marked approved by the Commission with a perforated seal indicating the date of approval. The work is limited to what is contained in the perforated documents. Other work or amendments to this filing must be reviewed and approved separately. This report constitutes the permit; a copy must be prominently displayed at the site while work is in progress. Please direct inquiries to Julianne W Chianese.

Sarah Carroll
Chair

cc: Bernadette Artus, Deputy Director; Zeb Khan, Chautauqua Woods Handcrafted Doors and Entryways



THE NEW YORK CITY LANDMARKS PRESERVATION COMMISSION
1 CENTRE STREET 9TH FLOOR NORTH NEW YORK NY 10007
TEL: 212 669-7700 FAX: 212 669-7780



BINDING REPORT

ISSUE DATE: 04/15/21	EXPIRATION DATE: 4/15/2027	DOCKET #: LPC-21-06570	SRB SRB-21-06570
<u>ADDRESS:</u> 25 WEST 40TH STREET Apt/Floor: c,1,mz,rof		BOROUGH: MANHATTAN	BLOCK/LOT: 1257 / 1
New York Public Library, Interior Landmark			
New York Public Library, Individual Landmark			

To the Mayor, the Council, and the Deputy Commissioner, NYC Parks

This report is issued pursuant to Sections 3020 and 854 (h) of the New York City Charter and Section 25-318 of the Administrative Code of the City of New York, which require a report from the Landmarks Preservation Commission for certain plans for the construction, reconstruction, alteration, or demolition of any improvement or proposed improvement which is owned by the City or is to be constructed upon property owned by the City and is or is to be located on a landmark site or in a historic district or which contains an interior landmark.

The Landmarks Preservation Commission has reviewed a proposal for interior alterations only at the cellar, first floor, and mezzanine of the Bryant Park Grill building located within the Bryant Park Scenic Landmark, as shown on drawings labeled M-001.02, M-101.02, M-101A, M-102.02, M-103, M-401.02, M-402, M-501.01, M-601.01, all dated January 8, 2020, prepared by Matthew DeConzo, P.E., and submitted as components of the application.

This report is issued on the basis of the building and site conditions described in the application and disclosed during the review process. By accepting this permit, the applicant agrees to notify the Commission if the actual building or site conditions vary or if original or historic building fabric is discovered. The Commission reserves the right to amend or revoke this permit, upon written notice to the applicant, in the event that the actual building or site conditions are materially different from those described in the application or disclosed during the review process.

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copy must be prominently displayed at the site while work is in progress. Please direct inquiries to Karina Bishop.

Sarah Carroll
Chair

cc: Edith Bellinghausen, Deputy Director; Steven Salvesen, RP CC INC.



THE NEW YORK CITY LANDMARKS PRESERVATION COMMISSION
1 CENTRE STREET 9TH FLOOR NORTH NEW YORK NY 10007
TEL: 212 669-7700 FAX: 212 669-7780



BINDING REPORT

ISSUE DATE: 04/21/21	EXPIRATION DATE: 4/21/2027	DOCKET #: LPC-21-06907	SRB SRB-21-06907
<u>ADDRESS:</u> 95 SOUTH STREET Apt/Floor: 3rd flr		BOROUGH: MANHATTAN	BLOCK/LOT: 73 / 10
South Street Seaport Historic District			

To the Mayor, the Council, and the NYCEDC:

This report is issued pursuant to Sections 3020 and 854 (h) of the New York City Charter and Section 25-318 of the Administrative Code of the City of New York, which require a report from the Landmarks Preservation Commission for certain plans for the construction, reconstruction, alteration, or demolition of any improvement or proposed improvement which is owned by the City or is to be constructed upon property owned by the City and is or is to be located on a landmark site or in a historic district or which contains an interior landmark.

The Landmarks Preservation Commission has reviewed a proposal for interior alterations only at the third floor; as shown on drawings T-001, G-001 through G-007, DM-103, A-103, A-203, A-303, A-403, A-501 through A-505, A-600, A-700, A-800, A-801, A-900 through A-906, EN-001, EN-002, and EN-101, dated January 26, 2021, prepared by Robert Finger, R.A.; drawings M-001, M-002, M-003, M-101, M-102, M-201, M-301, M-302, and M-401, through M-404, dated January 29, 2021, prepared by Alex B. Schwartz, P.E; and submitted as components of the application.

With regard to this proposal, the Commission finds that the work will have no effect on significant protected features of the building. The work, therefore, is approved.

This report is issued on the basis of the building and site conditions described in the application and disclosed during the review process. By accepting this permit, the applicant agrees to notify the Commission if the actual building or site conditions vary or if original or historic building fabric is discovered. The Commission reserves the right to amend or revoke this permit, upon written notice to the applicant, in the event that the actual building or site conditions are materially different from those described in the application or disclosed during the review process.

All approved drawings are marked approved by the Commission with a perforated seal indicating the date

of approval. The work is limited to what is contained in the perforated documents. Other work or amendments to this filing must be reviewed and approved separately. This report constitutes the permit; a copy must be prominently displayed at the site while work is in progress. Please direct inquiries to Brian Blazak.

Sarah Carroll
Chair

cc: Jared Knowles, Deputy Director; Shana Fratacci, William Vitacco Associates



THE NEW YORK CITY LANDMARKS PRESERVATION COMMISSION
1 CENTRE STREET 9TH FLOOR NORTH NEW YORK NY 10007
TEL: 212 669-7700 FAX: 212 669-7780



BINDING REPORT

ISSUE DATE: 04/21/21	EXPIRATION DATE: 4/21/2027	DOCKET #: LPC-21-06914	SRB SRB-21-06914
<u>ADDRESS:</u> 95 SOUTH STREET Apt/Floor: Roof		BOROUGH: MANHATTAN	BLOCK/LOT: 73 / 10
South Street Seaport Historic District			

To the Mayor, the Council, and the NYC Economic Development Corp:

This report is issued pursuant to Sections 3020 and 854 (h) of the New York City Charter and Section 25-318 of the Administrative Code of the City of New York, which require a report from the Landmarks Preservation Commission for certain plans for the construction, reconstruction, alteration, or demolition of any improvement or proposed improvement which is owned by the City or is to be constructed upon property owned by the City and is or is to be located on a landmark site or in a historic district or which contains an interior landmark.

The Landmarks Preservation Commission has reviewed a proposal for exterior work at the roof, including installing a metal and glass canopy spanning the open-air atrium between two (2) existing bulkheads, with a maximum height of 4' 4"; as shown on drawings LM-101, LM-102, LM-201 through LM-204 and LM-300 through LM-307, dated December 14, 2020; drawings LM-205 through LM-208, dated December 17, 2020; and drawing LM-308, A-001, A-002, Z-100, A-100, A-101, A-300, A-400, and A-401, dated March 23, 2021, prepared by prepared by William S. Mandara, R.A.; and submitted as components of the application.

In reviewing this proposal, the Commission notes that 89 South Street is a modern pier and retail structure built in 2015.

With regard to this proposal, the Commission finds that the work is in accordance with the provisions set forth in Title 63 of the Rules of the City of New York, Section 2-15 for Rooftop and Rear Yard Additions or Enlargements, including Section 2-15(d)(2) for non-occupiable rooftop additions on buildings in a historic district. Based on these findings, the Commission determined that the work is appropriate to the building and to the South Street Seaport Historic District. The work, therefore, is approved.

Please see Title 63 of the Rules of the City of New York for complete text of any cited Rule section(s):

<http://www1.nyc.gov/site/lpc/applications/rules-guides.page>

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Sarah Carroll
Chair

cc: Jared Knowles, Deputy Director; George Giaquinto, Seaport Management Development Corp



THE NEW YORK CITY LANDMARKS PRESERVATION COMMISSION
1 CENTRE STREET 9TH FLOOR NORTH NEW YORK NY 10007
TEL: 212 669-7700 FAX: 212 669-7780



BINDING REPORT

ISSUE DATE: 04/21/21	EXPIRATION DATE: 4/21/2027	DOCKET #: LPC-21-06946	SRB SRB-21-06946
<u>ADDRESS:</u> 3101 KINGSBRIDGE TERRACE Apt/Floor: roof		BOROUGH: BRONX	BLOCK/LOT: 3257 / 111
Former 50th Precinct Police Station, Individual Landmark			

To the Mayor, the Council, and the NYC Department of Parks & Recreation:

This report is issued pursuant to Sections 3020 and 854 (h) of the New York City Charter and Section 25-318 of the Administrative Code of the City of New York, which require a report from the Landmarks Preservation Commission for certain plans for the construction, reconstruction, alteration, or demolition of any improvement or proposed improvement which is owned by the City or is to be constructed upon property owned by the City and is or is to be located on a landmark site or in a historic district or which contains an interior landmark.

The Landmarks Preservation Commission has reviewed a proposal for exterior work at the main roof, including reconstructing the brick parapet above the Kingsbridge Terrace (east) and southern (visible secondary) façade in-kind; replacing select copper flashing in-kind; removing and resetting the existing railing; removing and resetting existing terra coping stones and limited replacement in-kind; and installing a new bituminous roofing system; at the second floor of the rear (south) elevation, removing the existing metal door, sidelites, and transom, enlarging the opening and installing a new metal door, sidelites, and transom in the enlarged opening; and pointing brick mortar joints; as shown on existing condition photographs; and on drawings T-001, G-001, G-002, A-100, A-101, A-300, A-301, A-400, A-401, A-402, and A-900 through A-904, dated March 11, 2021, prepared by James Angelo Cicalo, R.A.; and submitted as components of the application.

In reviewing this application, the Commission notes that the Former 50th Precinct Police Station Designation Report describes 3101 Kingsbridge Terrace as a Beaux-Arts Style civic building designed by Horgan & Slattery, and built in 1900-02.

With regard to this proposal, the Commission finds that the work is in accordance with the provisions set forth in Title 63 of the Rules of the City of New York, Section 2-11 for Repair, Restoration, Replacement, and Re-creation of Building Facades and Related Exterior Elements, including Section 2-11(c)(3) for

pointing mortar joints; and Section 2-11(d)(1)(i) for in-kind material replacement; and Section 2-14 for Window and Doors, including Section 2-14(h)(2-4) for new windows and doors in new or modified openings at secondary nonvisible or minimally visible facades. Based on these findings, the Commission determined that the work is appropriate to the building. The work, therefore, is approved.

Please see Title 63 of the Rules of the City of New York for complete text of any cited Rule section(s): <http://www1.nyc.gov/site/lpc/applications/rules-guides.page>

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All approved drawings are marked approved by the Commission with a perforated seal indicating the date of approval. The work is limited to what is contained in the perforated documents. Other work or amendments to this filing must be reviewed and approved separately. This report constitutes the permit; a copy must be prominently displayed at the site while work is in progress. Please direct inquiries to Brian Blazak.

Sarah Carroll
Chair

cc: Jared Knowles, Deputy Director; James A. Cicalo, FSI Architecture



THE NEW YORK CITY LANDMARKS PRESERVATION COMMISSION
1 CENTRE STREET 9TH FLOOR NORTH NEW YORK NY 10007
TEL: 212 669-7700 FAX: 212 669-7780



BINDING REPORT

ISSUE DATE: 04/08/21	EXPIRATION DATE: 4/8/2027	DOCKET #: LPC-21-07220	SRB SRB-21-07220
<u>ADDRESS:</u> 200 EASTERN PARKWAY		BOROUGH: BROOKLYN	BLOCK/LOT: 1183 / 26
Brooklyn Institute of Arts and Sciences (Brooklyn Museum of Art), Individual Landmark			

To the Mayor, the Council, and the Commissioner, Department of Cultural Affairs,

This report is issued pursuant to Sections 3020 and 854 (h) of the New York City Charter and Section 25-318 of the Administrative Code of the City of New York, which require a report from the Landmarks Preservation Commission for certain plans for the construction, reconstruction, alteration, or demolition of any improvement or proposed improvement which is owned by the City or is to be constructed upon property owned by the City and is or is to be located on a landmark site or in a historic district or which contains an interior landmark.

The Landmarks Preservation Commission has reviewed a proposal for exterior work at a modern one-story courtyard addition and at the courtyard, which are not visible from public thoroughfares, including removing signage at the south facade of the courtyard addition, in conjunction with sealing the holes left by its removal with new concrete; painting the facades of the courtyard addition beige (Benjamin Moore OC-20 "Pale Oak," or equivalent); installing beige-finished planters at the roof of the courtyard addition; installing a brown-finished wood, stepped bench at the courtyard; and painting existing railings at the courtyard beige, as described and shown in an email, dated April 8, 2021, and prepared by Elliot Meier; existing conditions photographs, dated (received) March 17, 2021; and drawings A-1 through A-4, and 5, dated February 12, 2021, and prepared by Elizabeth Roberts Architects, all submitted as components of the application.

In reviewing this proposal, the Commission notes that the Brooklyn Institute of Arts and Sciences (Brooklyn Museum) Individual Landmark designation report describes 200 Eastern Parkway as an Eclectic-Roman style museum building designed by McKim, Mead & White and built in 1894-1924 and altered in 1936, with later alterations and additions.

With regard to the proposal, the Commission finds that certain aspects of the work are in accordance with the provisions set forth in Title 63 of the Rules of the City of New York, Section 2-11 for Repair,

Restoration, Replacement, and Re-creation of Building Facades and Related Exterior Elements, including Section 2-11(c)(2)(i) for painting facades and features that were originally or historically painted; and Section 2-11(c)(10) for repair of other materials; and Section 2-15 for Rooftop and Rear Yard Additions or Enlargements, including Section 2-15(d)(1) for non-occupiable rooftop additions on Individual Landmarks. Furthermore, with regard to these or other aspects of the work, the Commission finds that the proposed work will not alter or eliminate and significant features of the Individual Landmark site; that the proposed finish will be neutral in color and will blend with the surrounding finishes at the building; that the benches will be typical of courtyard landscape features in terms of materials and placement; and that none of the work will be visible from a public thoroughfare. Based on these findings, the Commission determined that the work is appropriate to the building. The work, therefore, is approved.

Please see Title 63 of the Rules of the City of New York for complete text of any cited Rule section(s): <http://www1.nyc.gov/site/lpc/applications/rules-guides.page>

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Sarah Carroll
Chair

cc: Emma Waterloo, Deputy Director; Elliot Meier, Elizabeth Roberts Architects



THE NEW YORK CITY LANDMARKS PRESERVATION COMMISSION
1 CENTRE STREET 9TH FLOOR NORTH NEW YORK NY 10007
TEL: 212 669-7700 FAX: 212 669-7780



BINDING REPORT

ISSUE DATE: 04/26/21	EXPIRATION DATE: 4/26/2027	DOCKET #: LPC-21-07378	SRB SRB-21-07378
<u>ADDRESS:</u> 10 GRAND ARMY PLAZA		BOROUGH: BROOKLYN	BLOCK/LOT: 1183 / 2
Brooklyn Public Library, Central Building, Individual Landmark			

To the Mayor, the Council, and the President of the Brooklyn Public Library,

This report is issued pursuant to Sections 3020 and 854 (h) of the New York City Charter and Section 25-318 of the Administrative Code of the City of New York, which require a report from the Landmarks Preservation Commission for certain plans for the construction, reconstruction, alteration, or demolition of any improvement or proposed improvement which is owned by the City or is to be constructed upon property owned by the City and is or is to be located on a landmark site or in a historic district or which contains an interior landmark.

The Landmarks Preservation Commission has reviewed a proposal for interior alterations only at the first floor, as shown on drawings A-001.00 through A-008.00, dated March 17, 2021, and prepared and submitted by David C. Briggs, Jr., RA as components of the application.

This report is issued on the basis of the building and site conditions described in the application and disclosed during the review process. By accepting this permit, the applicant agrees to notify the Commission if the actual building or site conditions vary or if original or historic building fabric is discovered. The Commission reserves the right to amend or revoke this permit, upon written notice to the applicant, in the event that the actual building or site conditions are materially different from those described in the application or disclosed during the review process.

All approved drawings are marked approved by the Commission with a perforated seal indicating the date of approval. The work is limited to what is contained in the perforated documents. Other work or amendments to this filing must be reviewed and approved separately. This report constitutes the permit; a copy must be prominently displayed at the site while work is in progress. Please direct inquiries to Julianne W Chianese.

Sarah Carroll
Chair

cc: Bernadette Artus, Deputy Director; Edward Jose, Loci Architecture



THE NEW YORK CITY LANDMARKS PRESERVATION COMMISSION
1 CENTRE STREET 9TH FLOOR NORTH NEW YORK NY 10007
TEL: 212 669-7700 FAX: 212 669-7780



BINDING REPORT

ISSUE DATE: 04/28/21	EXPIRATION DATE: 4/28/2027	DOCKET #: LPC-21-07605	SRB SRB-21-07605
<u>ADDRESS:</u>		BOROUGH: Brooklyn	BLOCK/LOT: /
<p>Corner Pedestrian Ramps Stuyvesant Heights Historic District Eastern Parkway, Scenic Landmark Prospect Park, Scenic Landmark Carroll Gardens Historic District Cobble Hill Historic District Extension Park Slope Historic District Extension Cobble Hill Historic District Greenpoint Historic District Park Slope Historic District Ditmas Park Historic District Bedford Stuyvesant/Expanded Stuyvesant Heights Historic District DUMBO Historic District Clinton Hill Historic District Brooklyn Academy of Music Historic District Brooklyn Heights Historic District Boerum Hill Historic District Extension Eberhard Faber Pencil Company Historic District Park Slope Historic District Extension II SoHo-Cast Iron Historic District Extension Douglaston Hill Historic District Central Park, Scenic Landmark</p>			

Morningside Park Scenic Landmark, Scenic Landmark

Metropolitan Museum Historic District

Riverside Park and Riverside Drive, Scenic Landmark

Verdi Square, Scenic Landmark

Gramercy Park Historic District

Ocean Parkway, Scenic Landmark

St. Mark's Historic District

Prospect Park South Historic District

SoHo-Cast Iron Historic District

NoHo Historic District Extension

NoHo East Historic District

Greenwich Village Historic District

South Village Historic District

Fiske Terrace-Midwood Park Historic District

Addisleigh Park Historic District

Ladies' Mile Historic District

To the Mayor, the Council, and the NYC Department of Transportation

This report is issued pursuant to Sections 3020 and 854 (h) of the New York City Charter and Section 25-318 of the Administrative Code of the City of New York, which require a report from the Landmarks Preservation Commission for certain plans for the construction, reconstruction, alteration, or demolition of any improvement or proposed improvement which is owned by the City or is to be constructed upon property owned by the City and is or is to be located on a landmark site or in a historic district or which contains an interior landmark.

The Landmarks Preservation Commission has reviewed a proposal for the installation of pedestrian ramps at multiple intersections located within historic districts and scenic landmarks in the Boroughs of Brooklyn, Manhattan and Queens. The proposed work consists of select removal of existing concrete sidewalk, and the installation of concrete, tinted or untinted, scored to match the adjacent paving, limited to corner quadrant pedestrian ramps; as described in a letter dated March 25, 2021; and as shown on location list "CY2020 Resurfacing Locations with LPC and Scenic Landmark Designation," prepared and submitted by Diane Altieri of the New York City Department of Transportation.

With regard to this proposal, the Commission finds that the work is in accordance with the provisions set

forth in Title 63 of the Rules of the City of New York, Section 2-19 for Sidewalks, including Section 2-19(g)(1) for pedestrian ramps at sidewalk intersections. Based on these findings, the Commission determined that the work is appropriate to the historic districts and scenic landmarks. The work, therefore, is approved.

This report is issued on the basis of the building and site conditions described in the application and disclosed during the review process. By accepting this permit, the applicant agrees to notify the Commission if the actual building or site conditions vary or if original or historic building fabric is discovered. The Commission reserves the right to amend or revoke this permit, upon written notice to the applicant, in the event that the actual building or site conditions are materially different from those described in the application or disclosed during the review process.

All approved drawings are marked approved by the Commission with a perforated seal indicating the date of approval. The work is limited to what is contained in the perforated documents. Other work or amendments to this filing must be reviewed and approved separately. This report constitutes the permit; a copy must be prominently displayed at the site while work is in progress. Please direct inquiries to Caroline Pasion.

Sarah Carroll
Chair

cc: Jared Knowles, Deputy Director; Diane Altieri, NYC Department of Transportation



THE NEW YORK CITY LANDMARKS PRESERVATION COMMISSION
1 CENTRE STREET 9TH FLOOR NORTH NEW YORK NY 10007
TEL: 212 669-7700 FAX: 212 669-7780



BINDING REPORT

ISSUE DATE: 04/23/21	EXPIRATION DATE: 4/23/2027	DOCKET #: LPC-21-08128	SRB SRB-21-08128
<u>ADDRESS:</u> 10 SOUTH STREET		BOROUGH: MANHATTAN	BLOCK/LOT: 2 / 2
Battery Maritime Building, Individual Landmark			

To the Mayor, the Council, and the NYC Economic Development Corporation:

This report is issued pursuant to Sections 3020 and 854 (h) of the New York City Charter and Section 25-318 of the Administrative Code of the City of New York, which require a report from the Landmarks Preservation Commission for certain plans for the construction, reconstruction, alteration, or demolition of any improvement or proposed improvement which is owned by the City or is to be constructed upon property owned by the City and is or is to be located on a landmark site or in a historic district or which contains an interior landmark.

The Landmarks Preservation Commission has reviewed a proposal for temporarily installing one (1) black aluminum panel sign with white vinyl lettering ("GOVERNORS ISLAND FERRY") at the South Street entrance, mechanically fastened to the wood facade; repairing any wood damaged by the installation, with an exterior grade epoxy and paint color to match existing, upon removal of the temporary signage; and that the installation will be installed in April 2021 and removed by October 2021; as described in a letter dated April 1, 2021, prepared by Sebastian Coss, The Trust for Governors Island; and as shown on existing condition photographs, color renderings, all submitted as components of the application.

In reviewing this proposal, the Commission notes that the Battery Maritime Building Individual Landmark Designation Report describes 10 South Street as a Beaux-Arts style marine terminal building designed by Walker & Morris and built in 1906-09.

With regard to this proposal, the Commission finds that the work is in accordance with the provisions set forth in Title 63 of the Rules of the City of New York, Section 2-05 for Temporary Installations. Based on these findings, the Commission determined that the work is appropriate to the building. The work, therefore, is approved.

This report is issued on the basis of the building and site conditions described in the application and

disclosed during the review process. By accepting this permit, the applicant agrees to notify the Commission if the actual building or site conditions vary or if original or historic building fabric is discovered. The Commission reserves the right to amend or revoke this permit, upon written notice to the applicant, in the event that the actual building or site conditions are materially different from those described in the application or disclosed during the review process.

All approved drawings are marked approved by the Commission with a perforated seal indicating the date of approval. The work is limited to what is contained in the perforated documents. Other work or amendments to this filing must be reviewed and approved separately. This report constitutes the permit; a copy must be prominently displayed at the site while work is in progress. Please direct inquiries to Dena Tasse Winter.

Sarah Carroll
Chair

cc: Jared Knowles, Deputy Director; Sebastian Coss, Trust for Governors Island