

Terri Cude, *Chair*
Daniel Miller, *First Vice Chair*
Susan Kent, *Second Vice Chair*
Bob Gormley, *District Manager*



Antony Wong, *Treasurer*
Keen Berger, *Secretary*
Erik Coler, *Assistant Secretary*

COMMUNITY BOARD NO. 2, MANHATTAN

3 WASHINGTON SQUARE VILLAGE
NEW YORK, NY 10012-1899

www.cb2manhattan.org

P: 212-979-2272 F: 212-254-5102 E: info@cb2manhattan.org

Greenwich Village ✦ Little Italy ✦ SoHo ✦ NoHo ✦ Hudson Square ✦ Chinatown ✦ Gansevoort Market

March 24, 2017

Meenakshi Srinivasan, *Chair*
NYC Landmarks Preservation Commission
One Centre St., 9th Floor North
New York, New York 10007

Dear Chair Srinivasan:

At its Full Board meeting on March 23, 2017, Community Board #2, Manhattan (CB2, Man.) adopted the following resolution:

1 *264 Mulberry St. – Application is to add exterior lighting in the courtyard on Mott St. and installation of 3 new bollards; 2 bollards on either side of the gates and 1 bollard near the ramp.

Whereas:

- A. There are to be two 12' high poles fitted with small light fixtures to illuminate the church facade and four 4' high bollards to provide safety lighting for the irregular pavement; and
- B. These have been positioned to be reasonably unobtrusive and do not detract from the building and parvise; now

Therefore be it resolved that CB2, Man. recommends approval of this application

Unanimous

Terri Cude, *Chair*
Daniel Miller, *First Vice Chair*
Susan Kent, *Second Vice Chair*
Bob Gormley, *District Manager*



Antony Wong, *Treasurer*
Keen Berger, *Secretary*
Erik Coler, *Assistant Secretary*

COMMUNITY BOARD NO. 2, MANHATTAN

3 WASHINGTON SQUARE VILLAGE

NEW YORK, NY 10012-1899

www.cb2manhattan.org

P: 212-979-2272 F: 212-254-5102 E: info@cb2manhattan.org

Greenwich Village ✦ Little Italy ✦ SoHo ✦ NoHo ✦ Hudson Square ✦ Chinatown ✦ Gansevoort Market

March 24, 2017

Meenakshi Srinivasan, *Chair*
NYC Landmarks Preservation Commission
One Centre St., 9th Floor North
New York, New York 10007

Dear Chair Srinivasan:

At its Full Board meeting on March 23, 2017, Community Board #2, Manhattan (CB2, Man.) adopted the following resolution:

2 *75 Varick St. – Application is to remove 3 bay windows on the north side of the 12th floor and replace with full height accordion-style folding doors.

Whereas:

- A. Folding doors in the same design as the existing windows will replace the windows and a glass guard rail is to be installed adjacent to the doors 18' from the front of the building; and
- B. The visibility of the doors and rail is from a great distance and is minimal and unobtrusive from any public thoroughfare; now

Therefore be it resolved that CB2, Man. recommends approval of this application.

Vote: Unanimous, with 36 Board members in favor.

Terri Cude, *Chair*
Daniel Miller, *First Vice Chair*
Susan Kent, *Second Vice Chair*
Bob Gormley, *District Manager*



Antony Wong, *Treasurer*
Keen Berger, *Secretary*
Erik Coler, *Assistant Secretary*

COMMUNITY BOARD NO. 2, MANHATTAN

3 WASHINGTON SQUARE VILLAGE
NEW YORK, NY 10012-1899

www.cb2manhattan.org

P: 212-979-2272 F: 212-254-5102 E: info@cb2manhattan.org

Greenwich Village ✦ Little Italy ✦ SoHo ✦ NoHo ✦ Hudson Square ✦ Chinatown ✦ Gansevoort Market

March 24, 2017

Meenakshi Srinivasan, *Chair*
NYC Landmarks Preservation Commission
One Centre St., 9th Floor North
New York, New York 10007

Dear Chair Srinivasan:

At its Full Board meeting on March 23, 2017, Community Board #2, Manhattan (CB2, Man.) adopted the following resolution:

3 *18 Bleeker St. - Application to modify doors and install new signage.

Whereas:

- A. The several entrances of the building need to be clearly identified and distinguished one from the other; and
- B. The canopies, signs, block lettering and unobtrusive lighting, while of a modern style, distinguish the building as a “downtown theatrical” venue while not detracting from the historic design of the building; and
- C. Replacement of certain wooden panels in the doors with glass provides more inviting entrances and does not detract from the historic design of the building; now

Therefore be it resolved that CB2, Man. recommends approval of this application

Vote: Unanimous, with 36 Board members in favor.

Terri Cude, *Chair*
Daniel Miller, *First Vice Chair*
Susan Kent, *Second Vice Chair*
Bob Gormley, *District Manager*



Antony Wong, *Treasurer*
Keen Berger, *Secretary*
Erik Coler, *Assistant Secretary*

COMMUNITY BOARD NO. 2, MANHATTAN

3 WASHINGTON SQUARE VILLAGE
NEW YORK, NY 10012-1899

www.cb2manhattan.org

P: 212-979-2272 F: 212-254-5102 E: info@cb2manhattan.org

Greenwich Village ✦ Little Italy ✦ SoHo ✦ NoHo ✦ Hudson Square ✦ Chinatown ✦ Gansevoort Market

March 24, 2017

Meenakshi Srinivasan, *Chair*
NYC Landmarks Preservation Commission
One Centre St., 9th Floor North
New York, New York 10007

Dear Chair Srinivasan:

At its Full Board meeting on March 23, 2017, Community Board #2, Manhattan (CB2, Man.) adopted the following resolution:

4 *380 W. Broadway - Application is to alter the façade to add a street level entrance for ADA compliance; and enlarge the bulkhead at the roof level.

Whereas:

- A. A new elevator to be installed which necessitates increasing the height of the bulkhead by 5'-8" with greater, though not disturbing, visibility from public thoroughfares; and
- B. A new "invisible" street level entrance to provide ADA access will be cut into an existing blank non-historic infill created to enclose the original elevator shaft, and
- C. The sidewalk will be re-graded to provide entrance to the elevator; and
- D. Historic photographs, pre-dating the installation of the existing elevator, show clearly the original infill as being similar to the adjacent existing infills; and
- D. Concurrent with the creation of the street elevator entrance there is an opportunity for installation of an infill, including a suitable elevator door, that reflects the original design and brings a missing harmony to the facade; now

Therefore be it resolved that CB2, Man. recommends:

- A. Approval of the elevator bulkhead and sidewalk re-grading; and**
- B. Denial of the elevator entrance unless the entire infill and door reflect the original design in order to bring harmony to the facade.**

Vote: Unanimous, with 36 Board members in favor.

Terri Cude, *Chair*
Daniel Miller, *First Vice Chair*
Susan Kent, *Second Vice Chair*
Bob Gormley, *District Manager*



Antony Wong, *Treasurer*
Keen Berger, *Secretary*
Erik Coler, *Assistant Secretary*

COMMUNITY BOARD NO. 2, MANHATTAN

3 WASHINGTON SQUARE VILLAGE
NEW YORK, NY 10012-1899

www.cb2manhattan.org

P: 212-979-2272 F: 212-254-5102 E: info@cb2manhattan.org

Greenwich Village ✦ Little Italy ✦ SoHo ✦ NoHo ✦ Hudson Square ✦ Chinatown ✦ Gansevoort Market

March 24, 2017

Meenakshi Srinivasan, *Chair*
NYC Landmarks Preservation Commission
One Centre St., 9th Floor North
New York, New York 10007

Dear Chair Srinivasan:

At its Full Board meeting on March 23, 2017, Community Board #2, Manhattan (CB2, Man.) adopted the following resolution:

5 *575 Broadway - Application to install 12 planters on Prince St. between Broadway and Mercer Sts.

Whereas

- A. A series of planters is to be installed on the Prince Street side of the building; and
- B. The planters are in steel with the design taken from Mercer Hotel and are 4'x 2'x 3' high with a minimum 5'-0" spacing and leaving the required 8'-0" sidewalk clearance; and
- C. The applicant made various unsubstantiated representations about approvals and precedents; and
- D. There is no historic precedent for planters in the district and the planters would detract from the historic streetscape and significant historic features in the ground floor of the building; and
- E. The characteristic unencumbered sidewalks of the district would be compromised in both aesthetic and practical terms; and
- F. There is considerable opposition to the application from members of the community and the SoHo Alliance; now

Therefore be it resolved that CB2, Man. recommends denial of this application

Vote: Unanimous, with 36 Board members in favor.

Terri Cude, *Chair*
Daniel Miller, *First Vice Chair*
Susan Kent, *Second Vice Chair*
Bob Gormley, *District Manager*



Antony Wong, *Treasurer*
Keen Berger, *Secretary*
Erik Coler, *Assistant Secretary*

COMMUNITY BOARD NO. 2, MANHATTAN

3 WASHINGTON SQUARE VILLAGE
NEW YORK, NY 10012-1899

www.cb2manhattan.org

P: 212-979-2272 F: 212-254-5102 E: info@cb2manhattan.org

Greenwich Village ✦ Little Italy ✦ SoHo ✦ NoHo ✦ Hudson Square ✦ Chinatown ✦ Gansevoort Market

March 24, 2017

Meenakshi Srinivasan, *Chair*
NYC Landmarks Preservation Commission
One Centre St., 9th Floor North
New York, New York 10007

Dear Chair Srinivasan:

At its Full Board meeting on March 23, 2017, Community Board #2, Manhattan (CB2, Man.) adopted the following resolution:

6 *147 Mercer St. - Application to install 4 planters on Prince St. and 4 planters on Mercer St. adjacent to the Mercer Hotel.

Whereas

- A. A series of planters is to be installed along both the Prince Street and Mercer Street sidewalks of the building; and
- B. The planters are in steel with design taken from mercer hotel and are 4'x 2'x 3' high with a minimum 5' spacing and leaving the required 8' sidewalk clearance; and
- C. The applicant made various unsubstantiated representations about approvals and precedents; and
- D. There is no historic precedent for planters in the district and the planters would detract from the historic streetscape and significant historic features in the ground floor of the building; and
- E. The characteristic unencumbered sidewalks of the district would be compromised in both aesthetic and practical terms; and
- F. There is considerable opposition to the application from members of the community and the SoHo Alliance; now

Therefore be it resolved that CB2, Man. recommends denial of this application

Vote: Unanimous, with 36 Board members in favor.

Terri Cude, *Chair*
Daniel Miller, *First Vice Chair*
Susan Kent, *Second Vice Chair*
Bob Gormley, *District Manager*



Antony Wong, *Treasurer*
Keen Berger, *Secretary*
Erik Coler, *Assistant Secretary*

COMMUNITY BOARD NO. 2, MANHATTAN

3 WASHINGTON SQUARE VILLAGE

NEW YORK, NY 10012-1899

www.cb2manhattan.org

P: 212-979-2272 F: 212-254-5102 E: info@cb2manhattan.org

Greenwich Village ✦ Little Italy ✦ SoHo ✦ NoHo ✦ Hudson Square ✦ Chinatown ✦ Gansevoort Market

March 24, 2017

Meenakshi Srinivasan, *Chair*
NYC Landmarks Preservation Commission
One Centre St., 9th Floor North
New York, New York 10007

Dear Chair Srinivasan:

At its Full Board meeting on March 23, 2017, Community Board #2, Manhattan (CB2, Man.) adopted the following resolution:

7 *97 Barrow St. – Application is to add a single-story rooftop addition (family room), set back from the street and to change the current two over two windows to six over six windows.

Whereas:

- A. The proposed six over six windows are appropriate to the building and are seen on similar neighboring buildings; and
- B. The rooftop addition, though not visible from directly across the street in front of the building, is prominently visible from public thoroughfares and from the public garden across Barrow Street; and
- C. This intrusion is minimized by the addition's position adjacent to a tall and large building to the west; and
- D. The applicant has represented that the parapet on the east side of the addition will be changed to a metal railing and the eastern brick chimney will terminate lower and continue with less bulky tubular metal flues; now

Be it resolved that CB2, Man. recommends:

- A. **Approval of the six over six windows; and**
- B. **Denial of the rooftop addition unless the eastern parapet is replaced with a simple metal railing and that the eastern chimney terminates in metal tubular flues.**

Vote: Unanimous, with 36 Board members in favor.

Terri Cude, *Chair*
Daniel Miller, *First Vice Chair*
Susan Kent, *Second Vice Chair*
Bob Gormley, *District Manager*



Antony Wong, *Treasurer*
Keen Berger, *Secretary*
Erik Coler, *Assistant Secretary*

COMMUNITY BOARD NO. 2, MANHATTAN

3 WASHINGTON SQUARE VILLAGE
NEW YORK, NY 10012-1899

www.cb2manhattan.org

P: 212-979-2272 F: 212-254-5102 E: info@cb2manhattan.org

Greenwich Village ✦ Little Italy ✦ SoHo ✦ NoHo ✦ Hudson Square ✦ Chinatown ✦ Gansevoort Market

March 24, 2017

Meenakshi Srinivasan, *Chair*
NYC Landmarks Preservation Commission
One Centre St., 9th Floor North
New York, New York 10007

Dear Chair Srinivasan:

At its Full Board meeting on March 23, 2017, Community Board #2, Manhattan (CB2, Man.) adopted the following resolution:

8 *38 W. 10th St. – Application is to restore the building’s facade, remove the rooftop skylight, raise the brick side elevation, and install a roof railing.

Whereas:

- A. The building is at the western end of a distinguished row of houses of similar row house design connected by a continuous balcony; and
- B. The facade restoration, including iron work, references intact neighboring buildings in the row, and detailed historic photographs, and carefully, faithfully and accurately restores the facade to its original design; and
- C. The restoration is important both for the house itself and its position as the western anchor of the row.
- D. The top floor rear windows will be returned to their original configuration; and
- E. Strip skylights are to be installed above the cornice in the roof not visible from any public thoroughfare; and
- F. The west parapet is to be made slightly higher and the change is not evident or intrusive from any public thoroughfare and the railing is unobtrusive; now

Therefore be it resolved that CB2, Man. recommends approval of this application and commends the applicant for the careful restoration of this distinguished building in an important row.

Vote: Unanimous, with 36 Board members in favor.

Terri Cude, *Chair*
Daniel Miller, *First Vice Chair*
Susan Kent, *Second Vice Chair*
Bob Gormley, *District Manager*



Antony Wong, *Treasurer*
Keen Berger, *Secretary*
Erik Coler, *Assistant Secretary*

COMMUNITY BOARD NO. 2, MANHATTAN

3 WASHINGTON SQUARE VILLAGE
NEW YORK, NY 10012-1899

www.cb2manhattan.org

P: 212-979-2272 F: 212-254-5102 E: info@cb2manhattan.org

Greenwich Village ✦ Little Italy ✦ SoHo ✦ NoHo ✦ Hudson Square ✦ Chinatown ✦ Gansevoort Market

March 24, 2017

Meenakshi Srinivasan, *Chair*
NYC Landmarks Preservation Commission
One Centre St., 9th Floor North
New York, New York 10007

Dear Chair Srinivasan:

At its Full Board meeting on March 23, 2017, Community Board #2, Manhattan (CB2, Man.) adopted the following resolution:

9 *482 Broome St. - Application is to install an elevator and to increase the current height of the bulkhead.

Whereas:

- A. A new elevator is to be installed in an existing shaft and the bulkhead must be increased by 6'-0" higher (10' high from the roof) to conform to code; and
- B. The bulkhead, though clearly visible, is not obtrusive; now

Therefore be it resolved that CB2, Man. recommends approval of this application

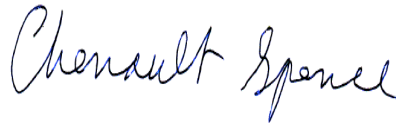
Vote: Unanimous, with 36 Board members in favor.

Please advise us of any decision or action taken in response to this resolution.

Sincerely,



Terri Cude, Chair
Community Board #2, Manhattan



Chenault Spence, Chair
Landmarks & Public Aesthetics Committee
Community Board #2, Manhattan

TC/fa

c: Hon. Jerrold L. Nadler, Congressman
Hon. Brad Hoylman, NY State Senator
Hon. Daniel L. Squadron, NY State Senator
Hon. Deborah J. Glick, Assembly Member
Hon. Yuh-Line Niou, Assembly Member
Hon. Gale A. Brewer, Man. Borough President
Hon. Corey Johnson, Council Member
Hon. Margaret Chin, Council Member
Hon. Rosie Mendez, Council Member
Lauren George, Director of Government & Community Relations,
Landmarks Preservation Commission
Amber Nowak, External Affairs Coordinator, Landmarks Preservation Commission