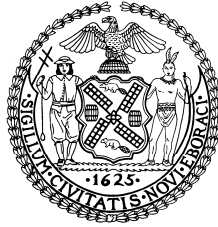


Nicholas Viest  
Chair

Latha Thompson  
District Manager



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**The City of New York**  
**Manhattan Community Board 8**  
**Landmarks Committee, Monday, January 13, 2014 – 6:30PM**  
**Marymount Manhattan College, 221 East 71<sup>st</sup> Street, Regina Peruggi Room, 2<sup>nd</sup> Floor**

**Present:** Elizabeth Ashby, Michele Birnbaum, Christina Davis, Susan Evans, David Helpern, Jane Parshall, Teri Slater, Marco Tamayo

1. **45 East 66<sup>th</sup> Street (between Madison and Park Avenues) – Upper East side Historic District – Jeffery Cole, Architect** – A neo-French Renaissance with Gothic elements style apartment building designed by Harde & Short and built in 1906-08. Application is for a penthouse rooftop addition.

**Whereas** 45 East 66<sup>th</sup> Street is an elegant gothic style building of exceptional design;

**Whereas** the existing 11<sup>th</sup> floor is set back and hidden, for the most part, by a high parapet;

**Whereas** the existing 11<sup>th</sup> floor is clad in bronze Duranodic panels;

**Whereas** the proposed 12<sup>th</sup> floor vertical addition will also be clad in bronze Duranodic panels;

**Whereas** the 12<sup>th</sup> floor will be minimally visible from the north along Madison Avenue and very visible from East 66<sup>th</sup> Street and Park Avenue;

**Whereas** the bronze Duranodic cladding is out of character with the design of the original building;

**Whereas** the proposed 12<sup>th</sup> floor addition was not part of the intent of the Harde & Short design;

**Whereas** the proposed 12<sup>th</sup> floor addition is not appropriate to the historic district;

**Therefore be it resolved** that this application be disapproved.

Vote: 7 in favor (Ashby, Birnbaum, Davis, Evans, Helpern, Parshall, Slater)

1 Abstention (Tamayo)

2. **680 Madison Avenue (between 61<sup>st</sup> and 62<sup>nd</sup> Streets) –Upper East Side Historic District – Sherida E. Paulsen, Architect** – A neo-Georgian style apartment building designed by K.B. Norton and built in 1950-51. Application is to replace windows and spandrels at the 2nd floor.

**Whereas** 680 Madison Avenue is currently being renovated in compliance with the approval of the Landmarks Preservation Commission;

**Whereas** under the approved application the three floors of the base are being changed to two floors to better accommodate retail;

**Whereas** under the approved application the proportions of the façade of the base are being retained;

**Whereas** under the approved application the installation of replicated pressed metal spandrel panels midway between the new second floor and the existing floor above require the support of box beams that protrude into the retail space;

**Whereas** under the approved application the raising of the second floor places the eye level of customers within the retail at the level of the metal spandrel panels and the box beams;

**Whereas** under the new application the proposed windows and spandrels within each of the openings will be composed of a curtain wall of insulated clear glass windows and cast glass spandrel panels with gray glass behind the spandrel panels;

**Whereas** the cast glass spandrel panels will be supported on the interior with stainless steel tubes, will be in line with the insulated glass windows, and will not protrude into the space;

**Whereas** the cast glass spandrel panels will replace opaque spandrel panels with translucent spandrel panels;

**Whereas** the molds from the original pressed metal spandrel panels will be used in making the new cast glass spandrel panels;

**Whereas** the decorative forms of the original pressed metal spandrel panels will be replicated in the cast glass spandrel panels;

**Whereas** the cast glass spandrel panels will have a matt finish;

**Whereas** the awnings will be changed from red to gray;

**Whereas** the proposed changes to the windows and spandrel panels will be an unobtrusive solution on the interior and an elegant solution on the exterior;

**Therefore be it resolved** that this application be approved.

Vote: 5 Yes (Davis, Evans, Helpern, Slater, Tamayo)

1 No (Parshall)

2 Abstentions (Ashby, Birnbaum)

**David Helpern and Jane Parshall – Co-Chairs, Landmarks Committee**