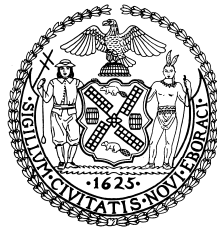


Nicholas Viest
Chair

Latha Thompson
District Manager



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The City of New York Manhattan Community Board 8

April 23, 2012

Hon. Robert B. Tierney, Chair
NYC Landmarks Preservation Commission
Municipal Building
One Centre Street, 9th Floor
New York, NY 10007

Re: 28 East 70th Street (Madison Avenue) – Upper East Historic District

Dear Chair Tierney:

At the Full Board meeting on Wednesday, April 18, 2012, the board adopted the following resolution regarding **28 East 70th Street (Madison Avenue) – Upper East Historic District – Mr. Angelo Costa, Architect** – Application is to enlarge a window opening at the 15th floor.

WHEREAS, 28 East 70th Street is an apartment building designed by Emery Roth.

WHEREAS, the proposed new window on the 15th floor was not shown in the context of the building façade.

WHEREAS, the window is dissimilar to the other windows in that it is taller than the windows on either side and not in line with the window below.

WHEREAS, the window is set too close to the corner for a masonry building of this style and period,

THEREFORE BE IT RESOLVED that this application is **disapproved** as presented.

This recommendation was approved by a vote of 37 in favor, 0 opposed, and 0 abstentions.

Sincerely,

Nicholas Viest
Chair

David Helpern and David Liston
Co-Chairs, Landmarks Committee

cc: Hon. Michael Bloomberg, Mayor of the City of New York
Hon. Scott M. Stringer, Manhattan Borough President
Hon. Liz Krueger, NYS Senate Member
Hon. Dan Quart, NYS Assembly Member
Hon. Micah Kellner, NYS Assembly Member
Hon. Daniel Garodnick, NYC Council Member
Hon. Jessica Lappin, NYC Council Member