

Nicholas Viest  
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## The City of New York Manhattan Community Board 8

**\*REVISED**

September 25, 2013

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

**Re: 42 East 76<sup>th</sup> Street (between Madison and Park Avenues) – Upper East Side Historic District**

Dear Chair Tierney:

At the Full Board meeting on Wednesday, September 18, 2013, the board adopted the following resolution regarding **42 East 76<sup>th</sup> Street (between Madison and Park Avenues) – Upper East Side Historic District – Robert A.M. Stern Architects & Bill Higgins, Preservation Consultant** – A Queen Anne style residence designed by John G. Prague and built in 1881-82. Application is to alter the front areaway, reconfigure the rear elevation, and add a rear-yard extension and rooftop addition.

**This Resolution has two parts. Part A includes the front façade and the roof top addition. Part B includes the rear façade and rear yard extensions**

### **Part A – Front Façade and the Rooftop Addition**

**WHEREAS**, the original façade design remains from the second floor up;  
**WHEREAS**, first floor façade will be restored to be similar to the original façade except for the stoop;  
**WHEREAS**, the existing areaway planter will be restored;  
**WHEREAS**, a new railing similar in design to the railing at the second floor will be added to the wall of the planter abutting the sidewalk;  
**WHEREAS**, the rooftop addition which is partly classroom and partly mechanical bulkhead, will be set back 19'-10" and will rise about 17' above the top of the parapet; and  
**WHEREAS**, the rooftop addition is not visible from the street except very minimally at three locations;  
**THEREFORE BE IT RESOLVED THAT**, Part A is **approved**.

*This recommendation was approved by a vote of 44 in favor, 0 opposed, and 0 abstentions.*

### **Part B – Rear façade and rear yard extensions**

**WHEREAS**, the glazing in the windows is carefully proportioned; and  
**WHEREAS**, the windows are residential in appearance;  
**THEREFORE BE IT RESOLVED THAT**, Part B is **approved**.

*This recommendation was approved by a vote of 44 in favor, 0 opposed, and 0 abstentions.*

Sincerely,



Nicholas Viest  
Chair



David Helpen 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