

Alida Camp
Chair

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The City of New York
Community Board 8 Manhattan

July 19, 2019

Hon. Sarah Carroll, Chair
NYC Landmarks Preservation Commission
Municipal Building
One Center Street, 9th Floor
New York, NY, 10007

RE: 157 East 72nd Street (between 3rd and Lexington Avenues) – Upper East Side Historic District *Michael Notaro, MVN Architect LLC*. Application is for a window replacement master plan.

Dear Chair Carroll:

At the Full Board meeting of Community Board 8 Manhattan held on July 17, 2019, the board voted to **approve** the application in accordance with the following resolution by a vote of 39 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause:

WHEREAS 157 East 72nd Street is a Renaissance Revival style building designed by Rouse & Goldstone and constructed in 1923-24;

WHEREAS the Landmarks Preservation Commission staff has approved the window replacement master plan which retains the uniform character of the replacement windows going forward — with the exception of the bathroom windows on the front elevation;

WHEREAS the original bathroom windows had frosted glazing; the applicant would like to keep the “frosted glazing/ texture obscured glazing” for the bathroom windows in the Master Plan;

WHEREAS there was concern at the Commission that the “frosted glazing/texture obscured glazing” would change the reflective character of the windows from the exterior;

WHEREAS the Commission would have preferred that the applicant use a kind of “stick on glazing” element (similar to contact paper) for the bathroom windows;

WHEREAS the applicant would like to use glazing with a “dew drop” texture as the official bathroom window replacement requirement instead of a “stick on” glazing element (applied on the inside of the window);

WHEREAS of the 123 bathroom windows in the building, 70 are on the front elevation;

WHEREAS retaining the frosted glazing for the bathroom windows that was part of the historic design of the building in the window master plan is to be commended and is appropriate within the historic district;

THEREFORE, BE IT RESOLVED THAT this application is **approved** as presented.

Please advise us of any action taken on this matter.

Sincerely,

Alida Camp (412)
Alida Camp
Chair

David Helpen and Jane Parshall (312)
David Helpen and Jane Parshall
Co-Chairs, Landmarks Committee

cc: Honorable Bill de Blasio, Mayor of the City of New York
Honorable Carolyn Maloney, 12th Congressional District Representative
Honorable Gale Brewer, Manhattan Borough President
Honorable Liz Krueger, NYS Senator, 28th Senatorial District
Honorable Dan Quart, NYS Assembly Member, 73rd Assembly District
Honorable Rebecca Seawright, NYS Assembly Member 76th Assembly District
Honorable Ben Kallos, NYC Council Member, 5th Council District
Honorable Keith Powers, NYC Council Member, 4th Council District