

**Alida Camp  
Chair**

**Will Brightbill  
District Manager**



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**The City of New York  
Community Board 8 Manhattan**

February 20, 2020

Honorable Sarah Carroll, Chair  
NYC Landmarks Preservation Commission  
Municipal Building  
One Center Street, 9<sup>th</sup> Floor  
New York, New York 10007

**RE: 26 East 78th Street** — Metropolitan Museum Historic District. *Drew Lang, Architect.* Application for facade renovation, rear yard and roof top additions.

Dear Chair Carroll,

At the Full Board meeting of Community Board 8 Manhattan held on February 19, 2020, the board **APPROVED** the following resolution by a vote of 34 in favor, 0 opposed, 1 abstention, and 0 not voting for cause.

**WHEREAS** 26 East 78th Street is a commercially zoned 5-story Italian and New-Grec style townhouse designed by Silas M. Styles and constructed in 1871;

**WHEREAS** the applicant proposes a complete restoration of the front elevation, including the removal of non-historic decorative wrought iron at the 2nd floor, repair work at the cornice and in-kind wooden windows;

**WHEREAS** the applicant proposes to raise the roof by 5' at the 5th floor; the raised part of the 5th floor will be set back by 6' 10" and is minimally visible from the public way;

**WHEREAS** the applicant proposes a series of 5 saw-toothed windows for the north-facing part of the proposed raised roof; the windows will extend across the width of the 15'9" house;

**WHEREAS** each window will be 13'9" wide x 4' 4" tall with glass on the vertical plane and brick on the sides that will match the existing brick walls of the house;

**WHEREAS** at the rear, the existing yard is closed in by 5-story walls [the walls are on the adjacent properties];

**WHEREAS** the applicant proposes to infill the small approximately 10' x 10' rear yard with a freight elevator that will service the new owner of the property — a private art gallery;

**WHEREAS** the proposed work at the front elevation, the addition at the roof and the work at the rear is appropriate within the historic district;

Please advise us of any action taken on this matter.

Sincerely,

  
Alida Camp  
Chair

  
David Helpen and Jane Parshall  
Co-Chairs, Landmarks Committee

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