

Alida Camp
Chair

Will Brightbill
District Manager



505 Park Avenue
Suite 620
New York, N.Y. 10022
(212) 758-4340
(212) 758-4616 (Fax)
www.cb8m.com Website
info@cb8m.com - E-Mail

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

June 19, 2020

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

RE: 5-7 East 62nd Street (between Fifth and Madison Avenues) — Upper East Side Historic District — *Arthur Chabon, Architect* — A modern style synagogue designed by Percival Goodman originally constructed in 1956. Application is to extend an elevator bulkhead.

Dear Chair Carroll,

At the Full Board meeting of Community Board 8 Manhattan held on June 17, 2020, the board **APPROVED** the following resolution by a vote of 46 in favor, 0 opposed, 0 abstentions, and 0 not voting for cause.

WHEREAS 5-7 East 62nd Street is a modern-style synagogue designed by Percival Goodman and constructed in 1956;

WHEREAS Percival Goodman, who also taught at the Columbia University School of Architecture, designed more than 50 synagogues and religious buildings around the United States that were assertive, modernist structures;

WHEREAS the applicant proposes to extend the elevator bulkhead;

WHEREAS the elevator now stops at the 5th floor; the applicant would like to extend the elevator to the 6th floor;

WHEREAS the applicant is also proposing a substantial alteration of the 6th floor Sabbath apartment;

WHEREAS the proposed elevator extension would provide access to both the 6th floor Sabbath apartment and the outdoor play yard for the synagogue preschool;

WHEREAS because of the proposed renovation of the 6th floor Sabbath apartment, the Building Code requires the extension of the elevator bulkhead;

WHEREAS the proposed bulkhead would be setback 10' from the front elevation behind the building's strong cornice line and would rise 9'2" above the roof of the Sabbath apartment, with an overall height of 19' from the roof;

WHEREAS the proposed new bulkhead would be 12' 10" wide x 19' 1" long;

WHEREAS the proposed bulkhead, although visible from the public way, disappears or fades into the rooflines of the adjoining buildings;

WHEREAS the applicant proposes to clad the bulkhead with a concrete based stucco that would match the cladding of the rest of the building;

WHEREAS the proposed position of the new bulkhead on the roof respects the adjacent building's air shaft, is set back for the street wall, is sensitive within the neighborhood and presents as geometry consistent with the rest of the building and is minimally visible from the public way;

WHEREAS even though the height of the proposed bulkhead is problematic, the applicant's proposal is a functional requirement and an acceptable solution within the constraints of the existing roof top;

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

Please advise us of any action taken on this matter.

Sincerely,

Alida Camp
Alida Camp
Chair

David Helpern and Jane Parshall
David Helpern 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