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

April 20, 2023

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

RE:130 East 67th Street (Individual Landmark) - *David Bucovy Architect, PLLC* - An Italian Renaissance Palazzo-style apartment house designed by Charles A. Platt and constructed in 1907. Application is to amend the window master plan to allow aluminum-clad wood replacement windows in addition to wood replacement windows.

Dear Chair Carroll,

At the Full Board meeting of Community Board 8 Manhattan held on April 19, 2023, the board approved the following resolution by a vote of 43 in favor, 1 opposed, 0 abstentions, and 0 not voting for cause.

WHEREAS 130 East 67th Street, at the SE corner of 67th Street and Lexington Avenue, is an Italian Renaissance palazzo-style apartment building designed by the prominent American architect Charles A. Platt and constructed in 1907; 130 East 67th Street was designated an INDIVIDUAL LANDMARK in 2006;

WHEREAS 130 East 67th Street is also known as the “Studio Building”; Charles A. Platt resided there until his death in 1933;

WHEREAS the building is crowned by an elaborate projecting cornice, the limestone elevations are proportioned and feature a rhythmic grouping of windows;

WHEREAS 130 East 67th Street established a Master Plan for window replacement in 2004; tenants are required to replace existing wood windows with in-kind wood windows;

WHEREAS a corner apartment on the 3rd floor would like to replace the existing wood windows with aluminum clad wood windows;

WHEREAS the applicant, to make this proposed change to the windows, is requesting an amendment to the Master Plan that would allow aluminum clad wood windows; aluminum clad wood windows would provide a more long-lasting system of fenestration;

WHEREAS the proposed aluminum clad windows would match and respect the historic windows; the profile, the glazing and the muntins would remain the same; ongoing maintenance would be less since aluminum windows don’t have to be painted as often;

WHEREAS the applicant was not able to state the exact number of windows at 130 East 67th Street but gave an estimate of 200 windows;

WHEREAS there are still original historic windows in the building; the proposed amendment to the Master Plan is motivated by a single unit in the building;

WHEREAS aluminum clad wood windows do not have the same heft as wood windows;

WHEREAS the fabric of the building should not be changed; it does not make any sense to have a window Master Plan where tenants have the option of either wood windows or aluminum-clad windows;

WHEREAS the 2004 window Master Plan did the right thing by mandating a wood window as the in-kind replacement window;

THEREFORE, BE IT RESOLVED THAT this application be disapproved as presented.

Please advise us of any action taken on this matter.

Sincerely,

Russell Squire

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Chair

David Helpern and Jane Parshall

David Helpern and Jane Parshall
Co-Chairs, Landmarks Committee

cc: Honorable Eric Adams, Mayor of the City of New York
Honorable Mark Levine, Manhattan Borough President
Honorable Jerry Nadler, 12th Congressional District Representative
Honorable Liz Krueger, NYS Senator, 28th Senatorial District
Honorable José M. Serrano, NYS Senator, 29th Senatorial District
Honorable Edward Gibbs, NYS Assembly Member 68th Assembly District
Honorable Alex Bores, NYS Assembly Member, 73rd Assembly District
Honorable Rebecca Seawright, NYS Assembly Member 76th Assembly District
Honorable Keith Powers, NYC Council Member, 4th Council District
Honorable Julie Menin, NYC Council Member, 5th Council District