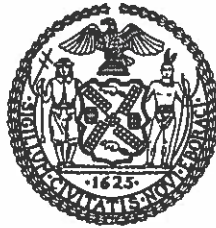


James G. Clynes
Chairman

Latha Thompson
District Manager



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

The City of New York Manhattan Community Board 8

September 20, 2016

Hon. Meenakshi Srinivasan, Chair
NYC Landmarks Preservation Commission
Municipal Building
One Centre Street, 9th Floor
New York, NY 10007

Re: 827 Madison Avenue-Upper East Side Historic District

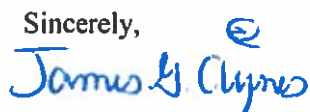
Dear Chair Srinivasan:

At the Landmarks Committee meeting on Monday, September 20, 2016, the committee adopted the following resolution regarding **827 Madison Avenue-(East 68th and East 69th Streets)-Upper East Side Historic District-Queen Anne style residence designed by Lamb & Wheeler and constructed in 1880-81. Application for the renovation of existing storefront.**

WHEREAS the current storefront has no definable style and no historic material;
WHEREAS the current storefront has a dark aspect due to the use of dark materials;
WHEREAS the current store has a two story high space in the front corner;
WHEREAS the storefront windows are expressed vertically to reflect the two story high space;
WHEREAS the second floor of the store will be extended into the corner to create two floors throughout the store;
WHEREAS the new storefront windows will have spandrel panels that reflect the two floors;
WHEREAS the stone cladding for the new façade will be light in color;
WHEREAS the new storefront openings will have clear glass;
WHEREAS the new storefront openings will be framed with a double marble surround, the outer marble having a dark color and the inner marble having a light color;
WHEREAS the window frames and spandrels will be of statuary bronze;
WHEREAS the storefront on Madison Avenue will have a single storefront opening providing an uninterrupted view into the store;
WHEREAS the entrance to the store will be discretely located in the second opening to the to the east of Madison Avenue;
WHEREAS the entrance will have a bronze marquee that will extend about eight feet from the face of the wall and taper to a thin edge;
WHEREAS the spandrel panels create a horizontal proportioning of the storefront openings which is similar to the proportioning of adjacent and nearby stores on Madison Avenue;
WHEREAS the proposed storefront design is contextual and appropriate with the historic district;
THEREFORE BE IT RESOLVED that this application is approved as presented.

This recommendation was unanimously approved by a vote of 9 in favor 0 opposed 0 abstentions.

Sincerely,


James G. Clynes


David Helpem and Jane Parshall

Chairman

Co-Chairs, Landmarks Committee

**cc: Honorable Bill de Blasio, Mayor of the City of New York
Honorable Gale Brewer, Manhattan Borough President
Honorable Liz Krueger, NYS Senator, 26th Senatorial District
Honorable Dan Quart, NYS Assembly Member, 73rd Assembly District
Honorable Ben Kallos, NYC Council Member, 5th Council District
Honorable Daniel Garodnick, NYC Council Member, 4th Council District**