



CITY OF NEW YORK

MANHATTAN COMMUNITY BOARD FOUR

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COREY JOHNSON
Chair

ROBERT J. BENFATTO, JR., ESQ.
District Manager

August 2, 2012

Hon. Robert B Tierney
Chair
Landmarks Preservation Commission
Municipal Building, 9th floor
One Centre Street
New York, NY 10007

Re: 400 West 20th Street

Dear Chair Tierney,

Manhattan Community Board 4 is writing about the application presented by Therese Virserius Design to alter two facades of the referenced property¹.

The applicant proposes to install a dark anodized aluminum and glass sliding and folding storefront at the Ninth Avenue facade. The building has an historic ornamented cast iron structural column at the corner of W. 20th Street that the applicant plans to restore and leave exposed to view. This column is shown in the 1940 tax photo, not enclosed in the façade, but free-standing at the corner entrance to the store. The applicant proposes to open the corner with a vestibule allowing access to enter both from Ninth Avenue and from W. 20th Street.

The Landmarks Committee notes receipt of correspondence from residents of the 400 block of W. 20th Street opposing a doorway, on the W. 20th Street side and requesting that the restaurant entry be only on the avenue side as is presently the case.

The Board recommends denial of any W. 20th Street entry but approval of the exposed column in the corner and the door facing the Ninth Avenue, as presented to the Landmarks Committee.

The applicant proposes to eliminate one double hung window on the north (W. 20th St) façade, and restore the sealed opening with stucco to match the existing finish, and to install a large anodized aluminum and glass window near the W. 20th St. corner corresponding to the Avenue storefront façade.

The Board recommends approval of these items.

¹ In response to questions from the Committee concerning the poor structural and cosmetic condition of the building, the applicant responded that there are plans to address maintenance of the rest of the building in the future.

Sincerely,



Corey Johnson
Chair



Damyanti Radheshwar
Co-Chair, Landmarks Committee



Pamela Wolff
Co-Chair, Landmarks Committee

cc: Speaker Christine Quinn
Manhattan Borough President Scott Stringer
NYS Senator Thomas Duane
NYS Assemblyman Richard Gottfried
Congressman Jerrold Nadler