



THE NEW YORK CITY LANDMARKS PRESERVATION COMMISSION
 1 CENTRE STREET 9TH FLOOR NORTH NEW YORK NY 10007
 TEL: 212 669-7700 FAX: 212 669-7780



PERMIT

CERTIFICATE OF APPROPRIATENESS

ISSUE DATE: 05/17/16	EXPIRATION DATE: 5/17/2022	DOCKET #: 180053	COFA #: COFA 18-6059
ADDRESS: 3 EAST 84TH STREET <u>HISTORIC DISTRICT</u> METROPOLITAN MUSEUM		BOROUGH: MANHATTAN	BLOCK/LOT: 1496 / 6

Display This Permit While Work Is In Progress

ISSUED TO:

William Harra
3 East 84th Street Corporation
 c/o ABC Realty
 152 West 57th Street, 12th Fl
 New York, NY 10019

NOT ORIGINAL
COMPUTER-GENERATED COPY

Pursuant to Section 25-307 of the Administrative Code of the City of New York, the Landmarks Preservation Commission, at the Public Meeting of May 17, 2016, following the Public Hearing of the same date, voted to grant a Certificate of Appropriateness for the proposed work at the subject premises, as put forward in your application completed on April 21, 2016.

The proposed work, as approved, consists of legalizing the painting of a mural at the north (rear) façade of the penthouse, without Landmarks Preservation Commission permits. The work was shown on 10 presentation boards, labeled 1 to 10; dated May 1, 2016; and consisting of maps and photographs, all prepared by Michael Goldstein, and presented at the Public Hearing and Public Meeting.

In reviewing this proposal, the Commission noted that the Metropolitan Museum Historic District Designation Report describes 3 East 84th Street as an Art Deco style apartment building, designed by Raymond Hood and John M. Howells, and built in 1928; and that the building's style, scale, materials, and details are among the feature that contribute to the special architectural and historic character of the historic district. The Commission also noted that the mural is located at a portion of the building set back from the rear façade. The Commission further noted that Warning Letter 16-0544 was issued on November 25, 2015, for the "painting of mural at rear façade without permit(s)."

With regard to this proposal, the Commission found that that the work did not alter, destroy, or conceal any significant historic fabric; that the mural, installed at the rear façade of a stucco-clad penthouse, is visible

only from limited vantage points from a public thoroughfare and seen from a distance through a service alley in conjunction with the rear façade; that the colors are muted and do not call undue attention to the mural; that the mural only occupies a small percentage of the visible rear façade of the building, at a height which makes its presence barely perceptible from public thoroughfares; and that the work does not detract from the special architectural and historic character of the historic district. Based on these findings, the Commission determined the work to be appropriate to the building and the historic district and voted to approve the application. Therefore, Certificate of Appropriateness 18-6059 is being issued, and Warning Letter 16-0544 is hereby rescinded.

This permit is issued on the basis of the building and site conditions described in the application and disclosed during the review process. By accepting this permit, the applicant agrees to notify the Commission if the actual building or site conditions vary or if original or historic building fabric is discovered. The Commission reserves the right to amend or revoke this permit, upon written notice to the applicant, in the event that the actual building or site conditions are materially different from those described in the application or disclosed during the review process.

All approved drawings are marked approved by the Commission with a perforated seal indicating the date of the approval. The work is limited to what is contained in the perforated document. Other work or amendments to this filing must be reviewed and approved separately. The applicant is hereby put on notice that performing or maintaining any work not explicitly authorized by this permit may make the applicant liable for criminal and/or civil penalties, including imprisonment and fine. This letter constitutes the permit; a copy must be prominently displayed at the site while work is in progress. Please direct inquiries to Emma Waterloo.

Meenakshi Srinivasan
Chair

PLEASE NOTE: PERFORATED DRAWINGS AND A COPY OF THIS PERMIT HAVE BEEN SENT TO:
Michael Goldstein

cc: B. Artus, Deputy Director of Preservation/LPC; K. Rice, Enforcement Officer/LPC