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THE ROYAL BANK OF CANADA SITE

CEQR No. 90-074M

PHASE 1A
ARCHAEOLOGICAL ASSESSMENT

1990

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PHASE 1A ARCHAEOLOGICAL ASSESSMENT

FOR THE

ROYAL BANK OF CANADA PROJECT SITE

CEQR NO. 90-074M

PREPARED

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& Fleming, Inc.
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DATE: April, 1990

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INTRODUCTION

In order to gain approval for a proposed project (CEQR #90-074M) on Lot 22, Block 42 in lower Manhattan, the Royal Bank of Canada must satisfy certain City Environmental Quality Review requirements. Among them is an Archaeological Documentary Study of the site. In a letter from the Department of Environmental Protection dated March 12, 1990 it was stated the "the project site has the potential to yield significant archaeological information from the Colonial Period of New York City." Historical Perspectives, Inc. has been subcontracted by Allee King Rosen & Fleming to provide the archaeological report.

The site is in the heart of Manhattan's financial district and consists of three existing vacant commercial buildings which occupy the western portion of the block and are bounded by Liberty Street to the north, William Street to the west, and Cedar to the south. To the east is the remainder of Block 42 which is bounded by Pearl Street on the east. The East River shoreline ran along Pearl Street before European settlers began landfilling in the seventeenth century; the shoreline is presently three blocks east at South Street. The project block slopes downward toward Pearl Street from William Street.

METHODOLOGY

A Phase IA Archaeological Assessment is based on documentary research and a site survey. No subsurface testing is involved. The purpose of the archival study and the site survey is to address the issues of 1) the potential of the Royal Bank of Canada (RBC) site to have contained significant archaeological resources, and 2) the possibility that any such resources may have survived the subsurface disturbances concomitant with urban development.

In order to trace how and by whom the project site parcels were used over time, the following lines of research were followed:

- 1) Maps and atlases - Located in various New York City repositories, the full range of maps and land use atlases, from 1695 to the present, were examined.
- 2) Buildings Department - The New York City Buildings Department has kept records since 1868. Current records were viewed at the Buildings Department and older ones at the Municipal Archives.
- 3) Landmarks Preservation Commission - LPC's predictive model maps for potential prehistoric and historic archaeological sites in lower Manhattan were examined.
- 4) Census Records - Census records for 1850 and 1870 were studied, but because the enumerator did not provide street names or addresses, very little data could be obtained from this source.
- 5) Tax Assessment Records - Tax assessment records dating back to the eighteenth century were researched in the Municipal Archives.
- 6) Conveyance Records - Land transaction records were copied and are appended to this report (Appendix A).
- 7) City Directories - City Directories as far back as 1787 were thoroughly perused in order to find information about the early residents of the project site parcels.
- 8) Archaeological Literature - Reports from sites in the vicinity of the RBC site (e.g. 60 Wall Street, Barclay's Bank) were examined for applicable data.
- 9) Secondary Source Material - Histories such as I. N. P. Stokes' *ICONOGRAPHY OF MANHATTAN ISLAND* were researched for pertinent information.
- 10) Soil Borings - Available soil boring logs were studied for data about subsurface conditions.
- 11) Site Visits - Two site visits were made and photographs taken.

PREHISTORIC POTENTIAL

Established models of prehistoric settlement and subsistence patterns for the metropolitan New York area are based on regional models developed by years of archeological investigations. These patterns varied through time with the availability and diversity of resources, environmental fluctuations, and numerous other factors. In order to predict the likelihood that the project site was utilized prehistorically on an extended basis, it is helpful to reconstruct the prehistoric environment in a general manner.

During the last episode of the Pleistocene Age in the Northeast, the Wisconsin, ice reached its maximum advance between 18,000 and 16,000 years ago. Following this time, glaciers slowly retreated north, depositing gravel along their melting margins. By 13,000 years ago the ice had retreated north, leaving the New York area open for the re-establishment of flora and fauna. Shortly thereafter, between 12,000 and 9,500 years ago, Paleo-Indians occupied the area, settling on high bluffs, river edges, and along lowland swamps. No settlements have been identified within Manhattan.

Settlement pattern studies show that the following Archaic Period (7,000 to 3,000 years ago) is "represented by numerous, small, nearly always multi-component sites, variously situated on tidal inlets, coves, and bays, particularly at the heads of the latter, and on fresh-water ponds on...Manhattan Island...and along the lower Hudson River on terraces and knolls, at various elevations having no consistent relationship to the particular cultural complexity" (Ritchie 1980:143).

During the subsequent Woodland Period (3,000 to 500 years ago) Native Americans had a preference to occupy knolls or well-drained terraces in close proximity to fresh water resources. Sites of this period are often located near lakes, streams and rivers (Ibid:201). The diverse and abundant array of terrestrial and aquatic resources that would have been available in the pristine environment of lower Manhattan would have been attractive for prehistoric hunters and gatherers during this period.

At the time of European Contact, Manhattan was occupied by a large number of Munsee-Delaware speaking Indians. Robert Grumet's compiled map of known Indian land use in Manhattan based on research by numerous historians and archaeologists shows no trail or site in proximity to the RBC site (Figure 3). The closest one shown, several blocks north of the project site, is "Ashibic" which applies to a ridge which once existed near Beekman Street adjacent to a marsh. "Both the ridge and its neighboring marsh have been obliterated by subsequent development" (Grumet: 1981: 3).

According to Alanson Skinner's research in the early twentieth century, the only Indian remains left on Manhattan Island at that time were located at the northwestern end of the island (Skinner 1961:51). This may be the result of the earlier European

development on the southern part of the island, and the later occupation by Native Americans at the northern end, and thus higher site visibility. No settlements were identified by Skinner near the RBC project site. In the general region of the project site - that is, lower Manhattan - a site near the Collect Pond (in the vicinity of the present City Hall) was identified by Skinner, but was based entirely on secondary accounts by early settlers (Ibid.:51).

On the New York City Landmarks Preservation Commission's "Predictive Model" of prehistoric land use - based on the known availability of resources, distances to fresh water and established regional models of settlement and subsistence - the project site is not in a zone marked as sensitive. The preservation of prehistoric sites in an urban environment is rare due to the fact that later historic development often disturbs or destroys such sites. This is particularly true in lower Manhattan where development of an urban landscape has been occurring for over three hundred years. However, some prehistoric material has been recovered from archaeological excavations in lower Manhattan in recent years (e.g. 60 Wall Street and Staadt Huys sites). These artifacts are evidence of Native American occupation, but they do not represent a verifiable site.

One cannot rule out the probability that Native Americans were present on or near the Royal Bank of Canada site which originally was on a northeast facing slope close by a fresh water source. Figure 4, the Viele Map shows the slope, and Figure 5, a 1920 Bromley Atlas depicts where an inlet from the East River once existed. Also, the East River shoreline was only a block away at present Pearl Street. However, three centuries of development - that is, farming, landfill, construction, demolition, and usage - have certainly disturbed and probably destroyed any remnants of prehistoric utilization since remains in this region tend to be shallow beneath the surface. Therefore, a prehistoric component per se is not a consideration for the RBC site, although, if subsurface testing is ever undertaken, the investigators should be alert to the possibility of finding prehistoric evidence.

HISTORIC ERA POTENTIAL

The area in which the RBC project site lies was slightly north of the seventeenth century village of New York whose northern boundary was the wall rampart erected in 1653 at what is now Wall Street. Originally it was part of a Dutch grant apparently deeded from Gov. Kieft to Hendrik Jansen, a tailor. "His land lay along the East River South of Maiden Lane, [which is adjacent to the project site to the north] along the south side which his palisades ran; his south line was near Pine Street [a block south of the project site], or adjoining the line of Tymen Jansen. The grant to him is not of record but he is found in New Amsterdam as early as April, 1638" (Stokes 1915-1927:II,197). On August 26, 1641, Jansen deeded the land to Maryn Adriaensen. On August 27, just one day later, Adriaensen deeded the property to Jan Jansen Damen (Ibid:IV,94). Stokes stated that Block 42 was part of the Damen farm (Ibid:VI,86). His conclusion is corroborated by the MacCoun 1909 rendering of a map showing New York from 1653-1664 which has the words "Clover Waytie" [Clover Pasture] written across an area in which the project site would be; it is noted as part of Jan Jansen Damens' Bowerie.

"The Damen farm house is shown on the Castello Plan. It was east of Broadway, at Cedar St." (Ibid:VI,86). Figure 6 is a version of the 1660 Castello Plan as included in Stokes' ICONOGRAPHY OF MANHATTAN ISLAND. There are ten numbered locations beyond the wall; numbers 5 and 6 are the two houses which "still belonged, in 1660, to Jan Vinje and the other heirs of Adriana Cuvilje (or Adreinne Cuviller), widow of Jan Jansen Damen. The more northerly dwelling seems to have been the Damen farmhouse" (Ibid:II,338). [These houses fronted on Broadway which is two blocks west of the project site.] Damen had died in 1651 and left the property to his wife, (Ibid:VI,123) the mother of Jan [Jean] Vinje [Vinge, Vigne] who was reputed by some historians to be the first child born of European parents in New Netherland (Ibid:IV,40).

The Damen heirs sold off their property in various parts. One of them was "a large irregular parcel east of Broadway, north to Maiden Lane, vested in Maj. William Dyre. The deed to him has not been found, nor is it recited in his conveyance of the same property to Thomas Lloyd, April 23, 1686" (Ibid:VI,86) although it probably includes the RBC site. Our deed research in the grantee-grantor records housed at the Municipal Reference Library found no entries prior to 1720 for the site block.

The Dyre property made have included the area in Stokes' description of the Castello Plan. He said that "Beyond the Water Gate [entrance in the wall at Wall and Pearl Streets]...there were but three houses south of the Maidens' Path in 1660" (Ibid:II,339). These are indicated by numbers 7, 8, and 9 on the plan (Figure 6) and the little houses are on Pearl Street, a half block east of the project site. On the Miller Plan of 1695 (Figure 7) a fair amount of development has taken place north of the wall since 1660. A

building is drawn at the corner of Liberty and William Streets, but no documentary verification or explanation of this cartographic notation could be found.

At that time, and until 1794, Liberty Street was named Crown Street. It was laid out through the Damen Farm in 1692 and was sometimes called New Dutch Church Street for the church which was in the block west of the project site (Ibid:V,1280). Cedar Street was originally Little Queen Street and was laid out in 1692. "It was renamed in 1794 in a belated flareup of anti-royalist sentiment that erased most reminders of the British era. The numerous changes of names made at that time encountered considerable opposition" (Moscow,1979:35). Cedar Street east of William Street was not cut through until 1828, thus forming the southern boundary of the project block. From the time it was opened in 1657 until 1794, the portion of William Street from Maiden Lane (probably south toward Wall Street was named Smith Street.

An intensive study of eighteenth century maps available at various New York City repositories was made in order to trace the early development of the project site and its surrounding area. Most helpful were the 1729 Lyne Plan (Figure 8), a 1735 Plan of the City of New York (Figure 9), and Grim's 1742-3-4 General Plan (Figure 10). They do not completely agree, but they do show that development was going on in the project site. The block clearly was lotted during this period, but conveyance records or other documents do not give indication as to who occupied the houses and lots. Yet we can rely on I.N.P. Stokes, the finest chronicler of early New York City history, to provide a sample description of the project area in the mid to late eighteenth century, and for that purpose the following extensive entry about the area then known as "Pot-Baker's Hill" is quoted:

"Nicholas Duplessis, a surgeon, recently arrived from London, advertises that he may be found 'at his House in Crown-Street [Liberty St.], near Pot-Bakers Hill, opposite the House of Mr. Jonathan Fish.' -N.Y.POST-BOY, June 22, 1752...A few later advertisements serve to show its [Pot-Bakers Hill] location, and the period when the name was used: The Widow Sommer lived 'next Door to Mr. Laffert's on Pot-Baker's Hill in Smith [William] Street.' - N.Y.POST-BOY, MAY 14, 1753. The address of Cornelius Kupper, a painter and glazier, was 'on Pot-Baker's Hill, next to Door to Mr. Dirck Leffert's' - IBID., Nov. 10, 1755. Richard Curson sold wines 'on Pot-Baker's Hill, near the New Dutch Church' (cor. Nassau and Liberty Sts.). IBID., Jan. 17, 1757. James Watt, a book-binder, was 'At the House of William Eustick, on Pott-Bakers Hill, near Joseph Haynes's.' Jarvis Roebuck, a cork-cutter, lived 'at the foot of Pot-Baker's Hill, between the Fly Market [Maiden Lane at Pearl St.] and the New Dutch Church.'-N.Y.GAZ.,Feb. 4, 1763. Benj. Coates lived on "Pot Baker's Hill in the house opposite the New Dutch Church."-IBID., May 16, 1763. Sam'l Brown's address

was' at the foot of Pot Baker's Hill between the New Dutch Church and Fly Market.'-N.Y. MERC., Feb 9, 1767. The 'nailery' of Harry Ustick was 'on Pot Baker's Hill in Smith Street.'-Rivington's GAZETEER, March 3, 1774. A house and lot offered for sale were 'in Smith Street, on Pot-Baker's Hill, near the New-Dutch-Church...Pot Baker's Hill was therefore the declivity lying eastward from William St., north of Liberty St.; and is indicated approximately as Block 68 on Landmark Map, Pl.174, Vol.III."

The block to which Stokes referred is one north of the Project block. However, on Ratzer's 1766-67 Map, the letters spelling "POTBAKERS HILL" begin on the western end of the project block and run through the block to the west where the Dutch Church was.

The exact boundaries of Pot-Bakers Hill are relatively unimportant; what is interesting are the names and occupations that Stokes mentioned which begin to fill in the picture of what the project area was like during the late eighteenth and early nineteenth centuries. A view of 1800 further engages one's imagination (Figure 11). As the town of New York grew and prospered, its boundaries pushed northward past the defensive wall which was no longer necessary. As the above quote from Stokes illustrates, the project area had mixed commercial and residential usage. Tradespeople and professionals alike often lived and worked in the same buildings. There were neighborhood churches serving the residents. For example, the Prior-Dunning map of 1817 depicts three churches within a block of the project block.

The port of New York was assuming world-wide importance promoting increased commercial activity. Stokes noted that "Smith Street [William] was at that time one of the several retail shopping districts of the City," and cited the N.Y.POST BOY of November 10, 1760 which advertised that "A general Assortment of European and India Goods suitable for the Season" are for sale at the store of Robert and Richard Ray "in Smith-Street near the Old Dutch Church" (Stokes:IV,716). In 1794 the residents of Smith Street, which at that time had three names along its length, petitioned that it be officially given one name because it was confusing to strangers who know William Street for business "being principally [sic] merchants in the Dry Goods Line" (Ibid:V,1305). The Common Council complied, naming the entire street William Street.

The listings in the city directories, from 1786 (the first one) through 1814 illustrate the variety of occupations and occupants represented in the project area - and the project site in particular - in what was a mixed commercial and residential neighborhood. It is difficult to identify exact locations in the earliest directories before the street names were changed from Crown and Smith to Liberty and William, but in the project neighborhood some of the residents had stores, shops, or were merchants. There was a bricklayer, a tailor, a carpenter, a shoe

maker, a silver smith, a hair dresser, an engraver, a tobacconist, a baker, a hatter, an ironmonger, and a clockmaker. There was also a toy shop and a confectionery shop as well as a boarding house. There are several particularly interesting entries such as Thomas Steel at 27 Crown Street who was a "ichal mailer," and Mrs. S. Lloyd at 6 Smith Street who made "stays and mantuas." There were clearly some of the elite class present such as Mrs. Beekman at 25 Crown Street who is listed as "gentlewoman," two "gentlemen," and two "esq" [esquire].

Of relevance to the project site are Elias Nexen who, listed as a grocer at Burling Slip in 1787, moved to the corner of Liberty and William Streets in 1795 and remained there as a "merchant" and later "port warden" until his death in 1825, and John and Fredrick Roorback. In the deed records they are recorded in 1786 as buying parcels on the project site from their father's estate. In the 1787 city directory they are listed:

Roorback, Frederick store 36 Smith
Roorback, John esq. c.l. & n.p. 36 Smith

Unfortunately, those cryptic letters are not explained, nor do the Roorbacks appear again in the documents which were examined. While these findings are of interest as contributing to a general description of the project site during that era, they did not have to be researched further since the parcels are on William Street where any archaeological resources associated with these early residents have been destroyed by subsequent building activity. The topic of disturbance will be discussed in the following section of this report.

William Elliot's IMPROVED NEW YORK DOUBLE DIRECTORY of 1812 is a boon for the researcher since it lists names by street addresses instead of just alphabetically. Cedar Street had not yet been opened east of William Street, but we can get the names and occupations of persons along Liberty and William and thus an indication of what the project site was like in the early nineteenth century. The reader may refer to Figure 12, an 1857 Atlas, that has the lots listed using the following street numbers.

- #2 Liberty - Fawsitt, Wm. gr.
Fawsitt, Wm. smith
- #4 Liberty - Western Starprinting Office
- #6 Liberty - Barlas, Wm. librarian & bookseller
- #8 Liberty - Ferris, Thomas grocer
- [No #10 listed]
- #12 Liberty - Nexen, Elias port warden

- #68 William - Ryan, James J.
- #70 William - Cuthbert, Ann boarding house
- #72 William - Storey, J.
- #72 1/2 William - Vanslyck, A. C. counsel
- #74 William - Stockholm, Andw. broker

- #76 William - Brebrions, Madame French teacher
 Botefluhr, John grocer, 16 Liberty [perhaps he
 boarded with Madame]
- #78 William - Ackerman, Lawrence upholsterer

Some documentary sources indicate a change from this "small town neighborhood" mix around the end of the first quarter of the century. This is not surprising considering the emergence of the nearby Wall Street area as a financial center as well as the proximity of the seaport district. Archaeological studies on two sites in the vicinity also support this conclusion. About the 60 Wall Street site only a few blocks away from the RBC project site, the report says "with the rise in commercial activity, Wall Street properties increasingly came under the control of companies, which either razed the former dwellings or converted them into commercial properties...the study area lots fronting Pine Street also changed from mixed commercial/residential use to exclusively commercial and financial occupancy" (Bianci and Rutsch 1987:64). And this comment from the Barclay's Bank site report: "However, the principal transformation in function of the area appears to have occurred between 1800 and 1820 rather than after the fire of 1835. This suggests that the rise of the port in the early nineteenth century (see Albion 1939:1-13) was the principal factor in promoting change despite perturbations associated with the Embargo of 1807 and the War of 1812" (Berger 1983:19). Of course, the RBC project site was not precisely located in either Wall Street or the seaport, but close on the periphery and was affected by the facts both of higher land values and urban crowding which made residential occupancy of the lots increasingly less economical.

The following excerpts from the Minutes of the Common Council during the period are evidence of the changes taking place. In April of 1828 the owners of property in the block bounded by Maiden, Pine, Pearl, and William Streets (in which the project site is located) petitioned for the opening of Cedar Street east of William because they felt "greatly exposed to danger of fire, several alleys opening therein as a great nuisance" (MCC:Vol.17,103). We were fortunate in our research to find one map of 1827 which may show the offensive alleys - see Figure 13. In June of the same year the Street Committee reported to the Common Council about the opening of Cedar Street that after an inspection of the premises they thought that "there does not exist in any part of the city a greater Nuisance than is to be found within the Block...The buildings required to be removed on William & Pearl Streets are Old & of no great value, those standing on the interior of the Block are a mere mass of rubbish forming & generally containing filth of a nature which must be highly insalubrious & prejudicial to the health of the neighborhood & inhabitants in that vicinity" (MCC:Vol17.,247-248).

Therefore, in December of 1828 the Common Council resolved "to widen Liberty St. east of Broadway, beginning the first of the next May, and to remove buildings and encumbrances within 30 days thereafter" (quoted in Stokes: V,1680). In March of 1830 the NEW

YORK MIRROR was pleased with the "the opening and widening of Ann, Cedar, and Liberty Streets, which formerly threaded their sinuous courses between piles of rookeries, but are now enlarged..." (Ibid:V,1690). The first cartographic renderings of the newly opened Cedar Street that were located were the Smith Brothers Map of 1830 and the Chapin and Hooker Map of 1832. In 1834 the NEW YORK EVENING POST commented about the "downtown" improvements made within the past six or eight years. "Almost all of the old buildings are gone and now there are "few less than four stories high, and many of them five, and even six stories" (Ibid:V,1725). The NEW YORK COMMERCIAL ADVERTISER reported in 1836 that "Already the whole of Cedar Street, east of Broadway is built up - Liberty Street is rapidly following" in commercial building (Ibid:V1738).

The tax assessment records also indicate a change in ownership and a shift toward a more commercial use of the building lots in the early 1830s. Between 1830 and 1834 there was a definite shift in the nomenclature for the kind of buildings. Until 1830 they were called houses; after 1834 they were called stores.

It is possible, though not certain, that another generation of buildings were erected about mid-century. The caption which accompanies an 1852 view (Figure 14) of a portion of Liberty Street, though not necessarily the project site, says that it "'shows Liberty-street, in process of rebuilding, 1852.' The old brick buildings have been torn down, to be replaced by others faced with white marble, and the whole street - in the course of a single year - was 'completely metamorphosed'" (Kouwenhoven 1953:246). This situation may or may not apply to the project site. What is certain is that by the time Perris' 1857 Atlas was issued, the project site hosted substantial structures (Figure 12). The color coding of the atlas shows that all of the buildings were first, second, or third class "stone or brick stores" with the exception of 76 William Street which was coded as "brick 2nd class store - hazardous." The "hazardous" referred to an activity taking place in a given location such as a livery stable or a foundry of some sort.

By 1857 structures covered most of the project site with the exception of a few vacant spaces, and ownership had become substantially divorced from the occupancy of the property. Doggett's 1851 Directory, like the 1812 Directory, gives names of business men by street address and is a valuable research tool. It suggests that residency as well as ownership was divorced from commercial occupancy of the property.

Archaeological Potential

Because of subsequent building episodes that caused considerable subsurface disturbance on the site, the history of the project parcels after 1857 is concerned with the building record rather than with people. It would have been extraneous to the scope of the report to track occupants on lots which have been

severely impacted by nineteenth century building episodes when the disturbance record can be reconstructed. The results of research on this topic will be found in the next section of the report "Post Mid-nineteenth Century Building Record." Investigation into the building/subsurface disturbance record of the site was conducted concurrently with research on the earlier inhabitants and usage of the project site parcels. It became apparent that the only portions of the site which might have escaped significant subsurface disturbance were small spaces behind what were numbers 2 and 4 Liberty Street as shown on the 1857 Atlas (Figure 12). (See the following section of the report for the rationale for this decision.) Therefore, the discussion of areas of potential archaeological sensitivity will be limited to those two loci.

Numbers 2 and 4 Liberty Street

Because of gaps (and in some cases because they are undecipherable) in tax, deed, and other documentary records, few specific facts were gleaned about the two lots for the eighteenth century. (Appendix B is a compiled list of entries in tax records and city directories.) But a clearer, though far from complete, picture begins to emerge towards the end of the 1700s.

4 Liberty Street:

In 1793 David Stebbins, a grocer, was listed in the city directory at 52 Crown Street. The next year Crown Street was renamed Liberty and Stebbins is listed at 4 Liberty. He shared what must have been a successful business with Simon Stebbins, perhaps a brother or son, and they opened another emporium at 361 Water Street. David, who lived on Catherine Street, must have managed the Water Street store, because Simon was listed at 4 Liberty until 1810 when he moved his shop to Front Street. It is probable that Simon lived at 4 Liberty, because the first time that a separate residence was given for him was the year when he moved his shop. There are no tax records for the property during the Stebbins' seventeen-year occupancy period of 1793 to 1810, nor are they mentioned in the land conveyance records.

The entry for 4 Liberty in the 1812 city/street directory was "Western Starprinting Office," but no further information was obtained.

According to city directories, Matthias Smith, a painter, moved to 4 Liberty from 2 Gold Street in 1815. He did not appear in deed records, but did appear in 1817 as the tax payer for the property which contained a "house" and was valued at \$2500.00. By 1819 he had moved, and in 1820 the listing was "Smith, Matthais, butch 3 Fly Market, h[ome] 1st c[orner] 1st Avenue." Thus, his tenure at the address was four years.

Daniel West, also a painter, was the next occupant of the parcel. His first appearance in the city directory was in 1818 when he was listed at 4 Liberty Street and continued to be listed

until 1827 when he moved to 136 William Street. West's name was not found in the deed records, but he was shown as the taxpayer on a "house" at 4 Liberty from 1818 until 1827 - the same nine years when he was listed in the city directories. No hard evidence supports this hypothesis, but it is possible that West also resided at his place of business because his entry in the city directory of 1851-52 gives both his home and shop at 233 William Street which suggests it was his habit to live and work at the same location.

By 1834-5, the taxpayers for the property are listed as "Pettibone & Long" and they paid tax on a "store" rather than a "house." Several other taxpayers are listed until 1845 when both deed and tax records indicate that Cornelius V. S. Roosevelt acquired the property which he, and then his estate, and finally his heirs held until at least 1884. In the 1851 city/street directory the entry for 4 Liberty is "Veltman & Wood, crockery." Both of the company principals, Hiram Veltman and George Wood, lived elsewhere. Therefore, the lot clearly is restricted to commercial usage by non-owners and non-residents by the mid-nineteenth century.

In summary, building development began at least by the second quarter of the eighteenth century according to maps of the period, although no specific facts have been found about usage or occupants from the late seventeenth through the late eighteenth century. Other kinds of documentary evidence show that 4 Liberty functioned as a grocery store and then a painter's shop from at least 1793 until 1826. The tradesmen may well have resided in the same building with their shops. Therefore, a century of habitation may have left material culture remains of significant value to the archaeological record on whatever portion of the lot may have escaped severe subsurface impact. (The backyard area which may have been unscathed will be described in the next section of the report.)

2 Liberty Street:

The available records concerning 2 Liberty are more difficult to follow than those for 4 Liberty. Especially murky is the period before 1805 when Mary and Rufus King were the grantors of the lot (Lot 30 in the deed records) to Thomas Stevenson. ("Rufus King, esq." at 38 Smith Street was listed in the 1787 city directory.) Before Stevenson was ever mentioned in directories or tax listings at the address, it was occupied by William Fawsitt, smith, from 1809 until 1812, but his appearance was only in city directories.

There were no tax listings for 2 Liberty from 1808 until 1817 when two people were assessed: John Bradshaw in a house valued at \$2000.00 and "Thomas Stevenson in rear of house" with a property value of \$6000.00. Bradshaw or a member of his family was listed continuously from 1813 until 1832 at either 1, 2, or 3 Liberty Street. [In the interest of clarity, it may be advisable to pause here in the historical narrative and jump ahead in time in order to explain how the discrepancies in addresses and the apparent

double occupancies were finally interpreted. It seems logical to assume that a grocery store faced Liberty Street on the front of the lot and that another business - a smith's shop - was located at the rear of the lot. An 1827 map (Figure 13) which shows alleys in the block, and the 1828 description of the block (cited above) which also mentions alleys, would support this conclusion. As for the various house numbers assigned, it should be remembered that spelling and numbering were much more casual at that time than in the present.] John Bradshaw, the grocer, remained at 2 Liberty until 1831 when he seems to have moved to 8 Liberty according to city directories and the tax lists. In 1826 there was a directory entry "Bradshaw and Fenton, smiths, rear 2 Liberty." This may refer to John Bradshaw Jr. who is listed as a smith in the rear of 2 Liberty in 1827, 28, and 29. The only home listing for those years are for John at 27 Howard Street in 1826 and John Jr. at 27 Howard Street in 1827. To complicate matters, Joseph Bradshaw appeared in 1831 as a smith at 8 Liberty with his home at 8 Howard Street only to move the smith shop to 4 Liberty and his home to 170 Hester Street the following year. Mercifully for the researcher, all the Bradshaws had relocated away from the project block by 1833.

Going back to Thomas Stevenson who was deeded the property in 1805, directories from 1815 showed him as a smith at 1 Liberty and tax listings from 1817 placed him at the rear of 2 Liberty. His home was at 17 Gold Street where he also had his smith shop after 1820. Perhaps he then leased the space to Bradshaw, although a lease transaction between them was not officially recorded until 1830. Notwithstanding that fact, the person paying taxes on 2 Liberty in 1831 and until 1834 was John Nicholson. In 1831 he had been running a boarding house at 99 Front, but moved to 2 Liberty in 1831 where he called his establishment "Burns House" or "Tavern," and stayed there until 1834. In that same year, the tax listing for the property changed from "house" to "store" and the assessed were Witherall (spelled various ways through the years) & Co. who operated as "com. merchants" at that location until 1839 or 40.

Horace St. John's hardware store replaced them in 1840 for two years. Thereafter, the property was acquired by Hugh Maxwell who owned and leased it to, among others, an auctioneer. According to the 1851 city directory, the building housed Curtis & Lumby, crockery, "W.M. Lathrop, com. mer." and W. R. Dwight who dealt in varnish. It may be that Maxwell had built the substantial six story structure shown on Perris' 1857 atlas and noted in the 1858 tax records. The property remained in Maxwell's family until 1883.

In summary, while no specific facts have been found about usage or occupants from the late seventeenth through the late eighteenth century, building development began at least by the second quarter of the eighteenth century according to maps of the period. Other kinds of documentary evidence show that the front portion of 2 Liberty hosted a grocery store and a tavern between 1813 and 1834. To the rear of the lot there was a smith's shop

which may have begun operation in 1809 and lasted until c.1833. That area of the lot may have escaped severe subsurface disturbance and could contain relatively intact archaeological resources from the periods before, during, and shortly after its usage as a smithy.

POST MID-NINETEENTH CENTURY BUILDING RECORD

An 1857 William Perris Atlas is the first to show the block with a scale adequate for obtaining specific information about the project site on a lot by lot basis (Figure 12). (The reader should use the referenced maps in order to follow this discussion.) There are fifteen lots on the site; the street addresses are given, but not the lot numbers. They include numbers 29,31,33,35,37, and 39 Cedar Street; numbers 68,70,72,74,76, and 78 William Street; and 2,4,6,8,10, and 12 Liberty. (The discrepancy is because some lots were given two street addresses.) Each lot has a building on it, and each building appears to house a commercial enterprise of some kind since none of the lots are color coded to show residential use. Behind 4 and 6 Liberty Street there are open spaces. It was difficult to assign the vacant spaces to particular lots when viewing the 1857 Atlas, but a tax map for 1856/71 clearly shows that they belong to the Liberty Street rather than the Cedar Street lots (Figure 15).

On the Robinson Atlas of 1884, all of the Cedar Street parcels as well as 68 and 70 William Street have been combined into one lot which hosts the "Kemp Building" (Figure 16). An 1897 Bromley Atlas gives more detail (Figure 17). The consolidated lots form Lot 22 which is occupied by the "Kemp Building." It is five stories high with a basement. The vacant space to the rear of the building corresponds to the space shown behind 4 and 6 Liberty Street on the 1857 Atlas. The remaining eight lots on the site have 5 story structures except for 2 Liberty which has a 6 story building. A small space behind 2 Liberty is shown as vacant, a skylighted addition shown in 1857 having apparently been removed. Using the entire range of maps available, we calculate that the space is approximately 11.5 feet by 30 feet.

After the turn of the century another generation of buildings were erected. In 1901-2 a structure with apparently the same lot dimensions as the Kemp Building replaced it on the corner of William and Cedar - the Royal Bank of Canada Building still standing today (Lot 22, 68-70 William Street - NB #1438,1901: architect: Goldwin Starrett - Photo 1). It is 15 stories tall with a basement. According to NYC Building Department records, the ground was "sand," and the foundation laid on "earth." The foundation walls are recorded as 24 inches thick and 12 feet deep. Catch basins below the basement floor are noted. A 1903 Alteration Permit (#1409) states that the depth of foundation walls is 16 feet below curb level and that the foundation walls are 36 inch thick concrete. A plan in the Buildings Department shows an eastward sloping basement with a depth averaging about 15 feet. (At grade level, the curb along Cedar Street moving east from the corner of William Street has a slope downward of about 50 inches - see photo 2) Our field inspection revealed an uneven basement floor with an average depth of some 12 feet below the first floor of the building. Mascioni, Behrmann, and Coady, P.C., architects for the proposed project, have measured the basement of 68 William Street

at 14 feet deep taken from the building entrance level to the top of the basement floor. These measurements do not account for the depth of the basement slab, or footings, or catch basins. Also, there have been alterations over the years which have caused further subsurface disturbance. For example, in 1917, a fireproof and burglar proof stone concrete vault was built in the cellar (ALT # 1566, 1917; architect: York Safe and Lock Co., 55 Maiden Lane); no actual figures were available for this vault. In 1922, new vaults were "rearranged" (ALT #1699, 1922), and in 1981 there was a vault alteration (ALT #1702, 1981) (See photo 11 of an existing vault.) No soil boring data for the cellar space under the RBC building was located. A boring taken in 1989 under the sidewalk on Cedar Street near the corner of William Street showed miscellaneous fill between 4 and 8 feet, fine sand and silt from 8 to 14 feet and reddish brown silt and sand from 14 to 45 feet below which was glacial till. The basement of 68 William Street (Royal Bank of Canada Building) at c. 14 feet is deeper than the part of the boring that contained cultural refuse.

Next door to the north of 68-70 William Street is 72 William Street. The lot it occupied in 1857 measures about 21 feet across by about 68 feet deep on the Atlas and the building is color-coded as a first class stone or brick store. On the 1884 Atlas it was Lot 1372 with the dimensions approximately the same as before. (Tax maps give the exact dimensions of the slightly irregular lot: 21.6 feet across the front, 24.2 in the rear, 68.6 on the southern boundary and 68.1 on the northern line.) On the 1897 Atlas, it is listed as Lot 23 and hosts a 5 story structure. That structure may have been replaced around 1901 when other construction activity took place on the project site, because atlas notations between 1902 and 1950 describe the building as 4 stories tall rather than 5. In 1950, the "unsafe" building was demolished (DEM # 176, rec. Jun 6, 1950) and a new 12 story "extension will be added to existing 76 William St." (ALT #65-1950). It lost its separate lot designation and became part of Lot 26. There was to be no change in the building lot dimensions, but the "foundations will be on piles." Data extracted from a pile driving report dated January 22, 1951 indicate that the length of the pilings sunk under support columns in the basement ranged from c.20 feet to c.30 feet. The depth of the basement according to the current architectural team is c.16 feet below the building entrance level. Our field inspection revealed an uneven basement floor, so that figure (16 feet) is subject to some variation.

On the 1857 Atlas three parcels with street addresses of 74, 76, and 78 William Street are situated between 72 William Street and the corner of Liberty and William Streets. In 1897 they are numbered Lots 24, 25, and 26 and are each occupied by 5 story buildings. Around the corner on Liberty Street at numbers 8, 6, and 4 Liberty three stores are depicted on the 1857 Atlas. These three lots each host 5 story buildings at the time the 1897 Atlas was issued. All of these structures were replaced by 1901 by a twelve story office building (with basement) called the Bishop

Building and all of the lots consolidated as Lot 26 (NB #2042, 1899; architect Clinton Russell). (Figure 5 is a tracing of a Bromley Atlas of 1905 corrected to 1920 which shows the building/lot configuration here being discussed. It is rather small, but nevertheless a valuable graphic aid for following the verbal description.) The New Building Application stated that the brick foundation walls were to be 19 feet deep from the curb level and 24 inches thick. The foundations were set on pilings. In 1950 the Bishop Building, along with its neighbor (76 William, as noted above), was remodeled and the two effectively became one building. A 1951 Sanborn Atlas shows the two combined as the Continental Insurance Building. New piles were driven at that time. The Building Alteration proposal stated that "It is proposed to use concrete fill steel pipe piles instead of the Raymond piles as originally planned" (ALT #65, 1950). According to the pile driving report by Spencer, White and Prentice, Inc., 61 new piles were driven. The renovated building, as part of the Royal Bank of Canada complex, still occupies the space and views of it may be seen in Photos 1 and 4.

The last building lot on the project site is 2 Liberty Street, which was Lot 1380 on the 1884 map and Lot 30 on maps from 1897 until 1950 when it became part of Lot 26, at that time the Continental Insurance Building complex. The 1857 Atlas shows a first class stone or brick store with a skylighted rear addition which covers the lot. In 1884 the rear addition is gone and the vacant space corresponds to the "yard" noted on nineteenth century tax maps (Figure 15). In 1897 a 6 story building is shown. The New Building permit for the 6 story structure which replaced it in 1903 stated that the foundations were laid on piles and concrete footings. The foundation walls were to be 8 feet, 2 inches below the curb level on ground of clay and sand. Photo 5 shows the building as it is today. Atlas notations about this building vary; most call it a 6 story building, but one says 5 with basement and another says 6 with basement. This confusion is probably because the first story level is about 20 inches below grade. There have been one and perhaps two extensions of this first story space since its original 1903 construction; there is no evidence that subsurface pilings were used for the extensions. These extensions cover approximately the "yard" space shown on the tax map (Figure 15) which was very probably where the early nineteenth century smithies were located and which shows vacant or partially vacant on most cartographic representations. Therefore, it may contain material remains from that usage or from an earlier period.

Map measurements as well as measurements given on other kinds of documents such as Buildings Department records exhibit noticeable variations. Therefore there is no way to precisely overlay early lot use patterns with today's configuration. According to the current survey, done in 1989, the archaeologically sensitive area measures approximately 30 feet by 15 feet. It is called Area A and shown on Figure 18, a reduction of the survey map. (Photos 9 and 10 show the current conditions.) The fact that it is about a foot and a half below grade may well have impacted

any existing cultural resources. But to what extent cannot be ascertained without subsurface investigation. The concrete basement floor slab may have served to protect material below it. Features such as cisterns and privies, even when truncated, can yield valuable information about past lifeways.

There is one space on the RBC project site left to be reckoned with. It is marked Area B on Figure 18 which shows loci of potential archaeological sensitivity. It was originally part of Lot 29 or 4 Liberty Street as shown on nineteenth century tax maps. But since that time it is not possible or necessary to assign its usage with any particular building. However, it is its association with the early period documented in the previous historic account which is important in terms of archaeological remains since it probably functioned as a back yard space during that time. Some vacant space is shown on each of the cartographic renderings, though the measurements vary. It is currently about 31 by 11 feet and is partially covered by a one story addition whose subsurface impact is unknown. In fact, the entire space may have been disturbed, but, like Area A, only subsurface investigation can substantiate its condition. Photos 12 and 13 show the current conditions. They are difficult for the viewer to understand, but the dark, constricted space was not accessible and could be seen only from window ledges.

DISCUSSION

Using the range of documentary sources available for study, research has indicated that most of the Royal Bank of Canada project site has undergone a high degree of subsurface disturbance in terms of the possible existence of intact archaeological resources. This disturbance is described in the preceding section; it is due primarily to construction activity. There are variations in both surface grade and basement depths, but cellar depths over most of the site are at the very least 12 feet deep and often several feet more. This does not account for the thickness of the basement floor slabs themselves. In some places there are foundation pilings which go considerably deeper still. For example, while 2 Liberty Street has a relatively shallow basement, a Buildings Department record states that there are foundation pilings. There are, in some places, such underground features as vaults, catch basins, or utility lines.

It appears that disturbance has impacted the area at least to the interface of strata which might contain cultural material and the sterile soil strata below. According to logs from soil borings taken at four points on the periphery of the site, outside the basements, the deepest point at which sterile soil occurs is at 13 feet. (The soil borings location map and the logs are attached as Appendix C.) At two locations, there seems to be only 8 feet of material between grade and sterile soil. If basement depths represent - at a minimum - 12 feet of excavation, it is clear that there is little or no possibility that cultural materials of \pm 2 feet which might have survived would be intact enough to make a significant contribution to the archaeological record. Integrity is an important criterion when determining whether or not to investigate archaeological remains; artifacts which have no clear association within a cultural matrix can have only limited value to research topics.

However, two loci on the RBC project site appear to have survived serious subsurface disturbance from basements, pilings, and other building features. They were discussed in the preceding section and are shown on Figure 18.

Area A is in the rear portion of what was 2 Liberty Street as shown on nineteenth century tax maps. Building development began there at least by the second quarter of the eighteenth century if not earlier. The front portion of the lot hosted a grocery store and a tavern between 1813 and 1834. To the rear of the lot there was a smithy which may have begun operation in 1809 and lasted until c.1833. That rear area of the lot could contain relatively intact archaeological resources from the periods before, during, and shortly after its usage as a smithy. Evidence from the use as a smithy could contain valuable data from the early eighteenth century. When it did not function as a smithy, the area might have been used as a backyard and could contain features such as privies

or cisterns. These kinds of features serve as time capsules, often containing stratified materials from datable periods which perhaps could be associated with some of the known occupants of the lot as well as with other heretofore unknown occupants and/or usages. While there has been some known disturbance to Area A - that is, it has been excavated to about a foot and a half below grade, and the footings for the building are eight feet deep - it may not have been so extensive as to have destroyed its archaeological integrity. For instance, shaft features such as cisterns and privies often yield artifactual material even when truncated. Also, there are examples from nearby sites such as 60 Wall Street where intact cultural remains were found under relatively shallow (i.e. less than 10 feet) cellars (Bianci and Rutsch 1987:3).

Area B was originally part of 4 Liberty Street as shown on nineteenth century tax maps and may very well have functioned as a backyard space for that lot for many decades. Building development began at least by the second quarter of the eighteenth century. It hosted a grocery store and then a painter's shop from at least 1793 until 1826. The tradesmen, whose names are known, may have resided in the same building with their shops. Therefore, a century of habitation may have left material culture remains of significant value to the archaeological record on whatever portion of the lot may have escaped severe subsurface impact.

Therefore, two areas of the Royal Bank of Canada site have the potential to yield significant archaeological resources from the late eighteenth and first half of the nineteenth centuries. However, the degree of disturbance they may have encountered is problematical. It is possible that earlier demolition episodes associated with, for instance, the early 1900s construction phase has already impacted cultural material. Area A is in the rear of the 2 Liberty Street building; the front part of the building is less than 2 feet below current grade, but there are foundation pilings. There is no record of pilings in the rear portion of the lot - Area A - but its elevation may be lower than the front part. If there has been no disturbance other than the 2 feet, there may still be intact material below the concrete floor slab of the existing "basement extensions," as they are labeled on the site survey (Figure 18). Area A covers a space approximately 16 feet by 30 feet. In Area B, there is no record of the "yard" portion ever having been built upon; it is currently covered by a concrete slab which may serve as protection for what lies below it. There is a "one story brick" structure covering part of the area; its subsurface impact is unknown. Also unknown, pending a complete survey, is the elevation of Area B in relation to grade. Area B is approximately 11 feet by 31 feet.

CONCLUSIONS

The contents of this report were discussed with representatives of the Royal Bank of Canada at this point in the process. We felt that archival material available to us had been exhaustively researched and we made a further request that RBC ascertain if they possessed any additional records which might clarify the construction history and/or the existing conditions of Areas A and B. Also, our field inspection of those areas was a limited reconnaissance, hampered by physical constraints. The site survey drawing (Fig.18) we had received had not fully mapped Area B because, it was surmised, of the difficulty of gaining entry to the space which is walled in by tall buildings and virtually inaccessible.

After consultation between the archaeologists and the Royal Bank of Canada representatives, RBC initiated an intensive study of Areas A and B to be done by the engineering firm of Mascioni Behrmann & Coady, P.C. The study was based on the archaeological report, soil boring logs, and information obtained from RBC archives (e.g., a 1949 survey map). Also, the difficult task of a thorough field survey of Areas A and B was undertaken in order to obtain elevations and to examine building foundations. The resultant data were combined and put in the form of drawings showing the existing conditions in Areas A and B. Five of those drawings have been reduced and included in this report and were crucial in arriving at the final conclusions (Figures 19, 20, 21, 22, & 23).

Figure 19 is a plan view of Areas A and B showing the yard portions and the building additions, and the locations shown on drawings A-A (Figure 21), B-B (Figure 22), and B1-B1 (Figure 23). It may be used to orient the reader. Figure 20 is a section view of both areas showing soil strata and intrusions into them by building foundations. The line denoting grade before 1903 construction and the line denoting the top of undisturbed soil, as well as the types and thicknesses of soil strata, were interpolated from borings B1 and B5 taken on Cedar Street and Liberty Street respectively. (The soil boring map and logs are Appendix C of this report.) Figure 21 is a section drawing of Area A showing depth and width of foundation footings impact. Figures 22 and 23 are sections showing the depth and width of building foundation impacts in the front (east) and rear (west) sections of Area B.

The drawings and the conditions they represent were discussed by the archaeologists and the engineers. The following is a summary of the data contained in the drawings which the engineers believe is a conservative rendering of subsurface disturbance. Area A has been severely impacted by the construction of the 2 Liberty Street building and its basement extensions. At least 10 feet 3 inches of material below the pre-1903 grade was excavated for foundations. The foundations then extend another 3 feet into previously undisturbed soil making a total depth disturbance of 14

feet 3 inches. The horizontal extent of the builder's trench for the foundations is 4 feet for the entire yard portion of Area A. The width of the yard varies from 4 to 7 feet; therefore, a 3 foot wide wedge of the eastern section of the yard is the only section which may possibly have escaped significant disturbance.

The situation is similar in Area B. In the front, or eastern, section, 11 feet 2 inches of the pre 1900 material was excavated for the foundations of the 68 and 76 William Street buildings. The footings excavations then extended into undisturbed soil another 3 feet next to 68 William and 2 feet next to 76 William. The horizontal impact of the builder's trenches overlap leaving the entire space disturbed down to between 13 feet 2 inches and 14 feet 2 inches. Equal disturbance has been encountered in the rear, or western, section of Area B.

Thus, it appears that testing for archaeological resources in Areas A and B is not warranted. All material above original, undisturbed soils has been excavated, taking with it evidence of a living "floor" which could contain remains of pre-1900 activities on the site. The 3-foot-wide wedge of possibly undisturbed area in Area A is too small to require subsurface testing. Sometimes deep features such as privies or wells can extend into sterile soils, and even if the first few feet of these deep features have been truncated they may still contain cultural resources in the bottom portions. However, more than 13 feet of excavation below grade indicates obliteration rather than truncation. No further archaeological investigation of the Royal Bank of Canada site is recommended.

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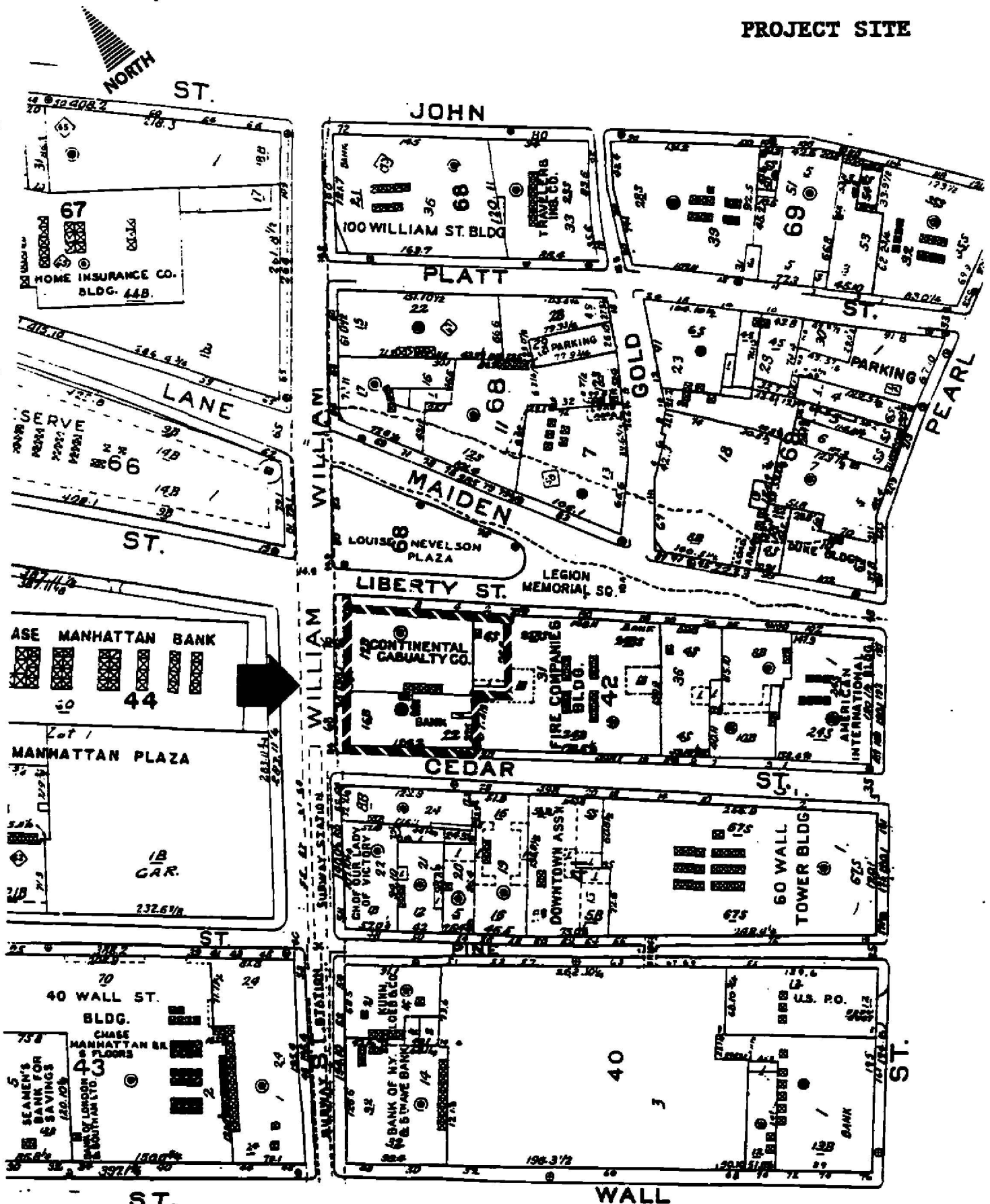
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Figure 2

PROJECT SITE



Site Map furnished by AKRF, Inc.

4



Figure 4

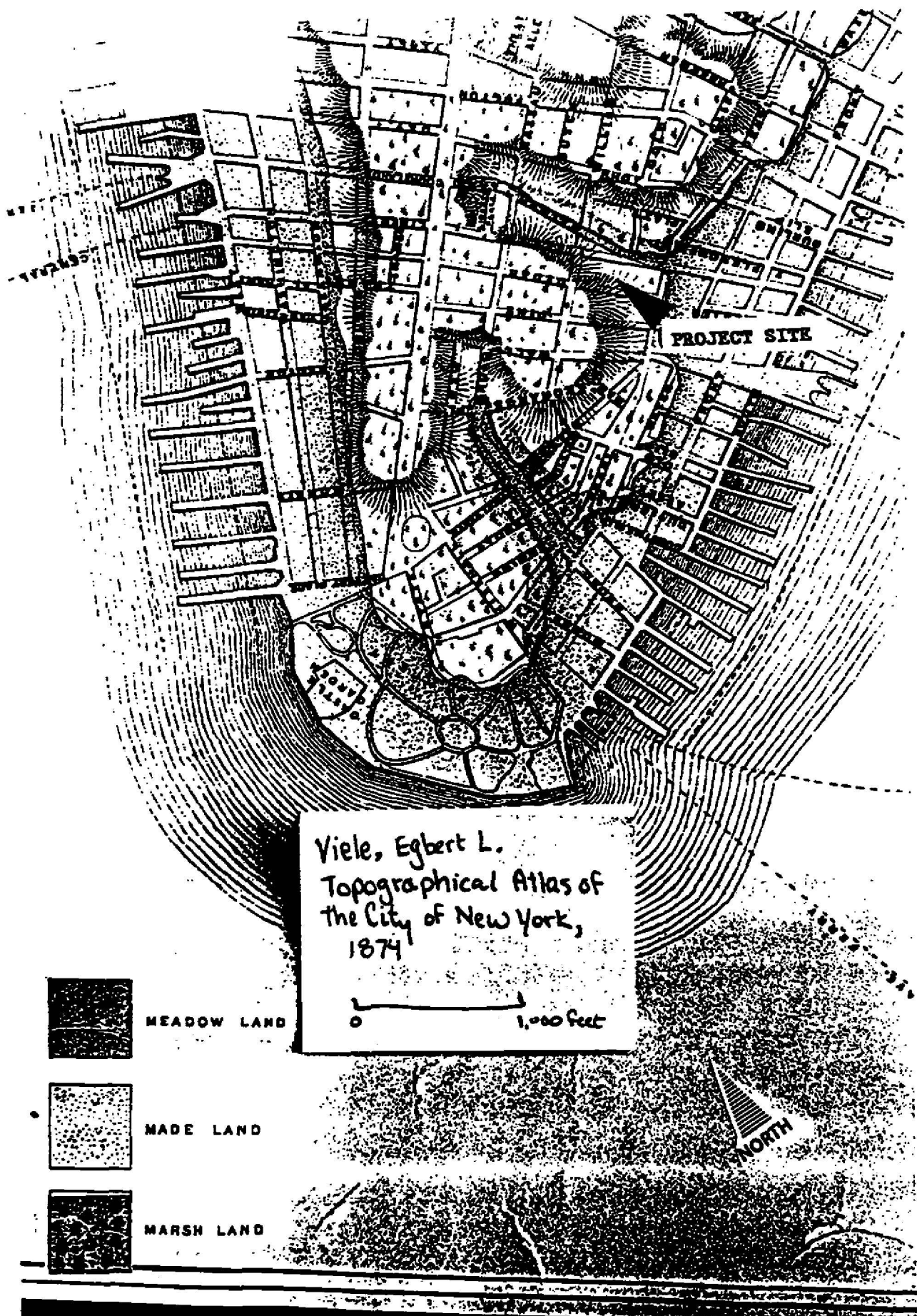
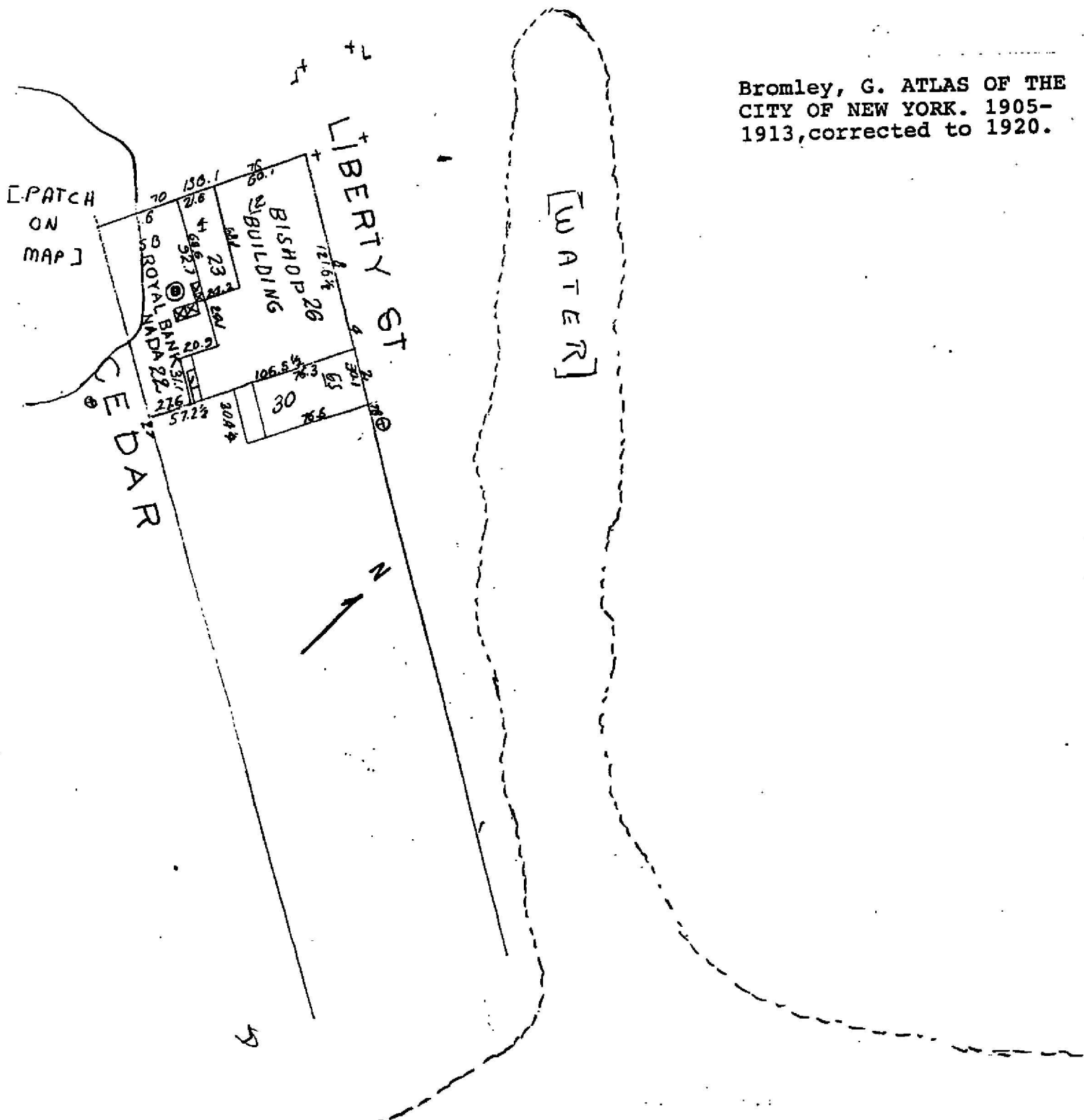
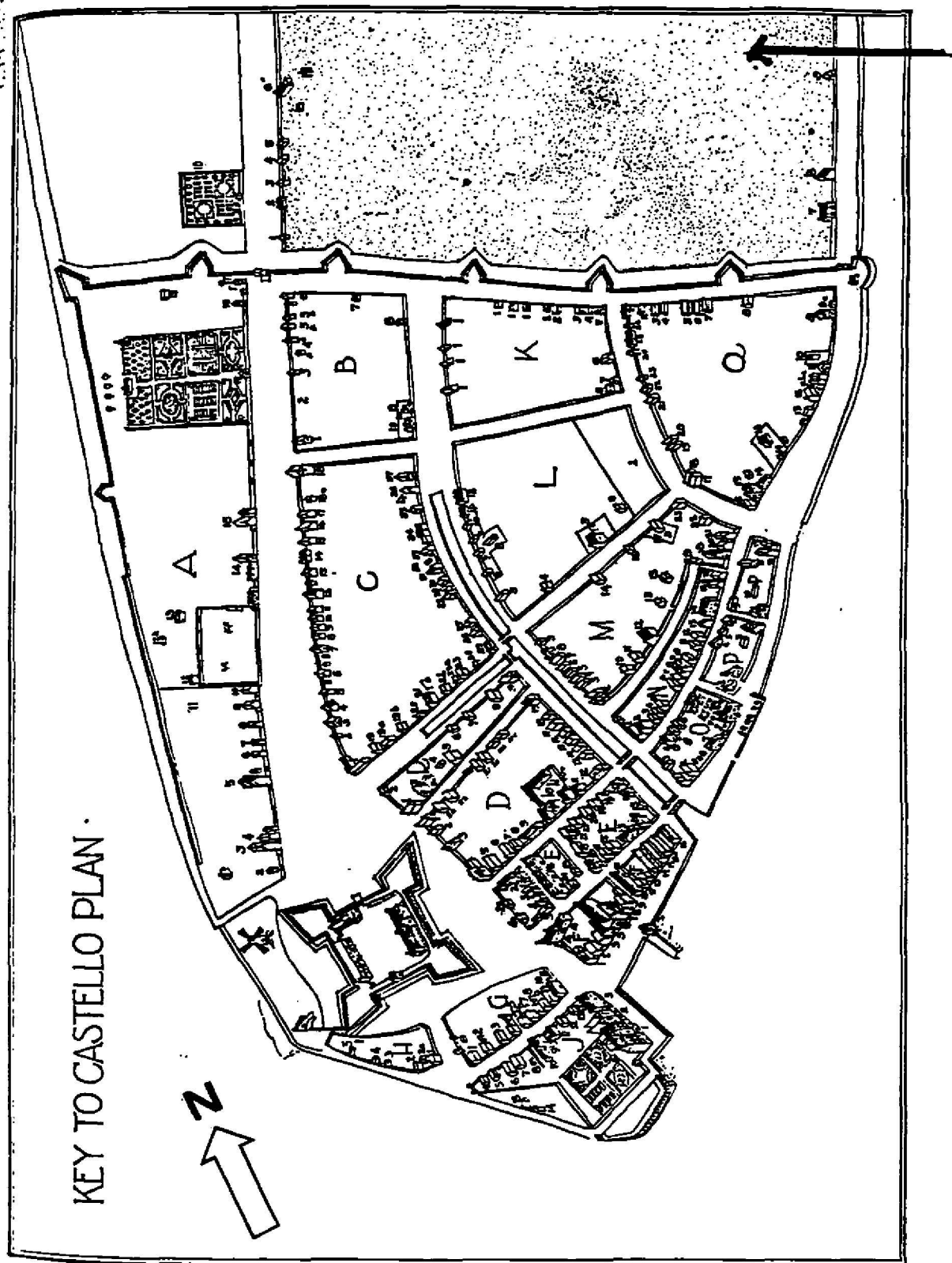
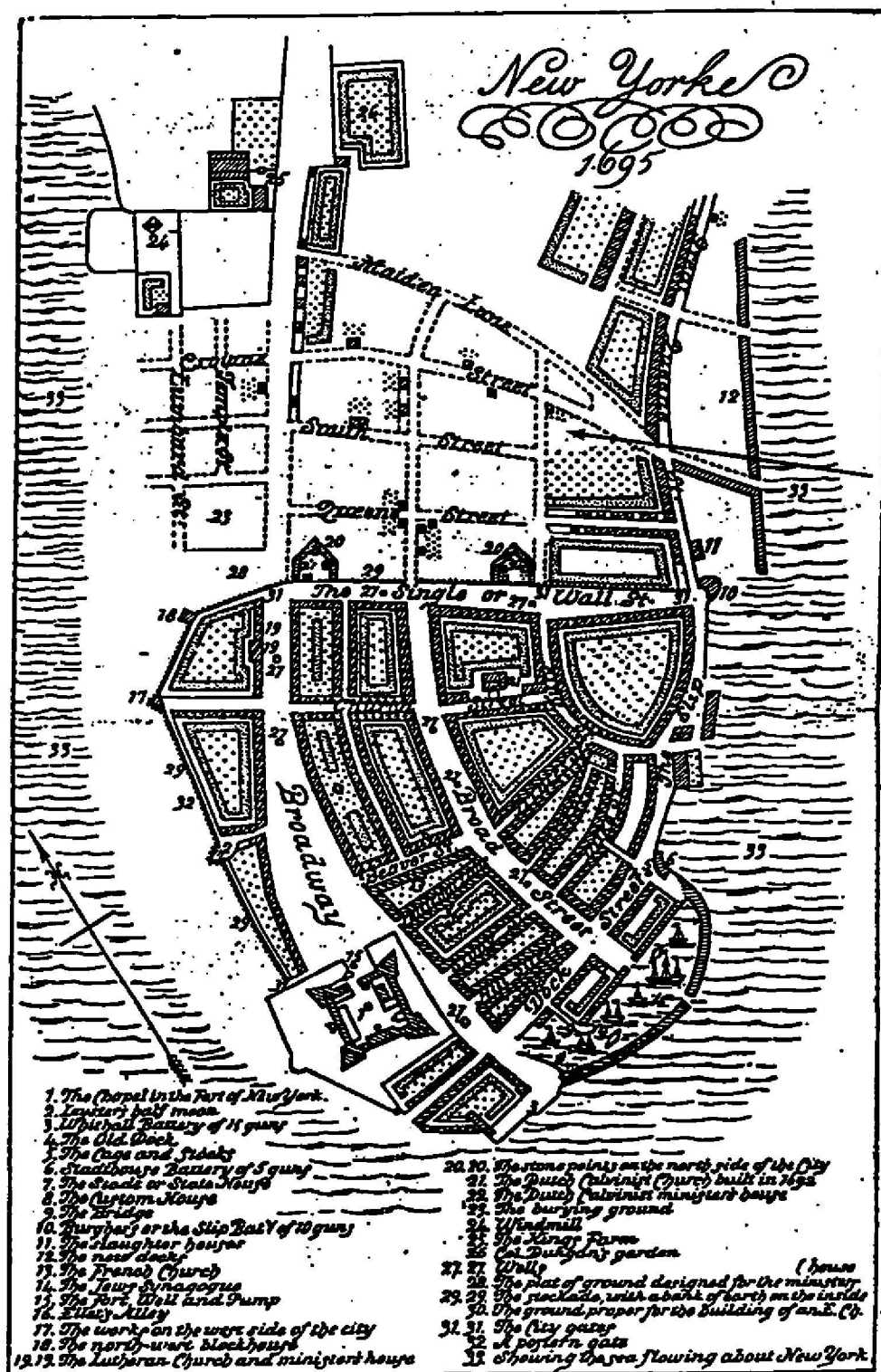


Figure 5

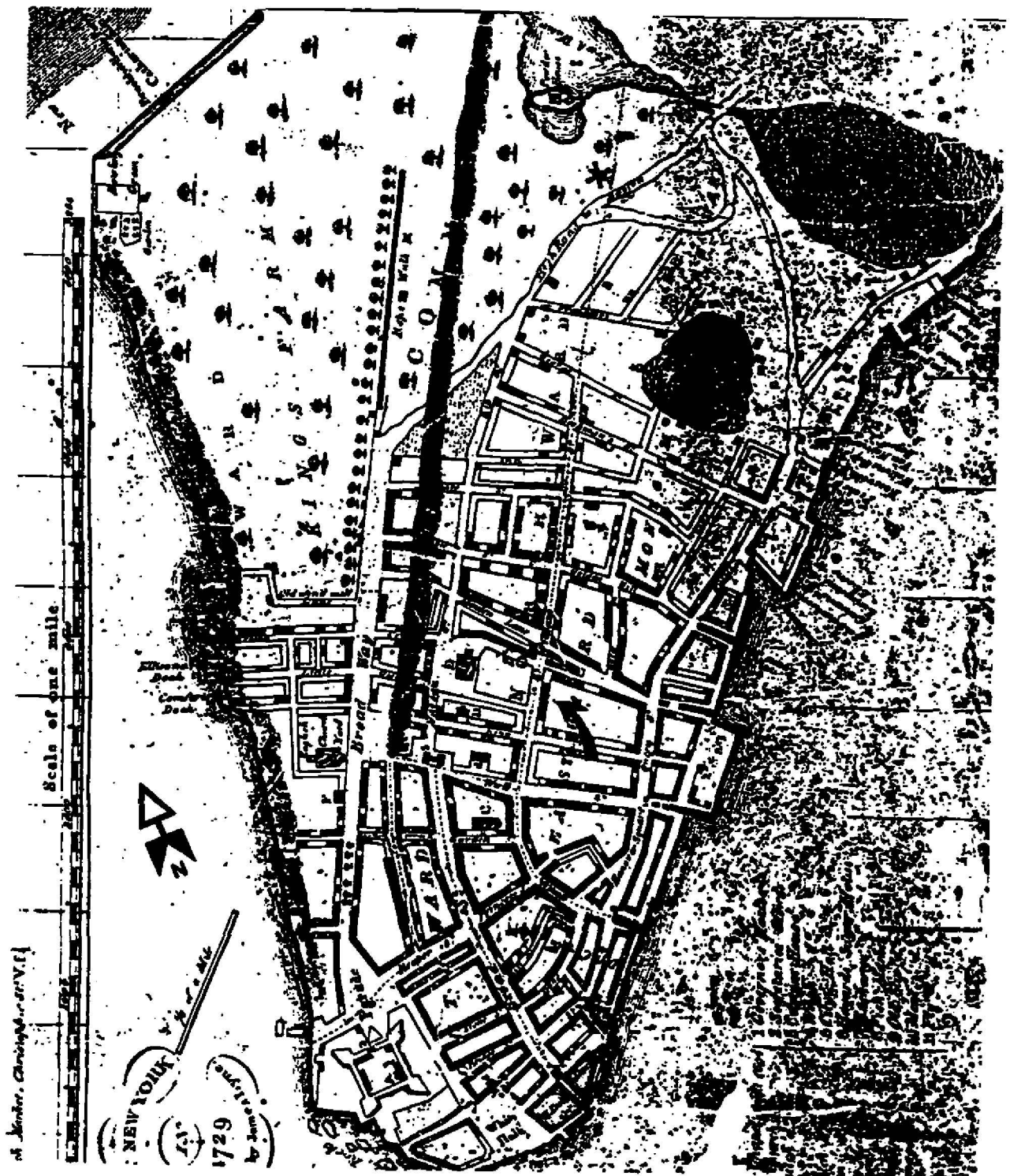


Bromley, G. ATLAS OF THE
CITY OF NEW YORK. 1905-
1913, corrected to 1920.

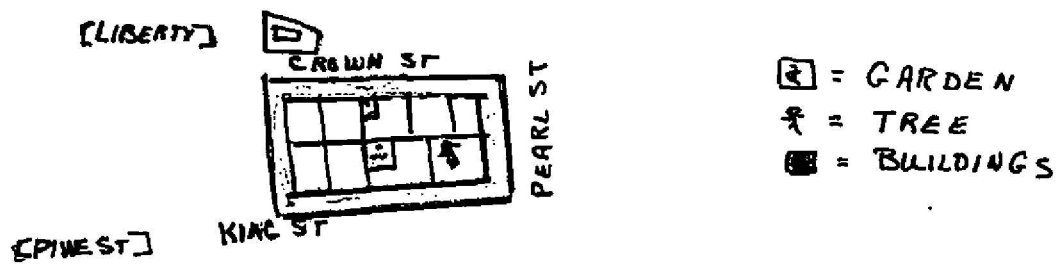




The Miller Plan of 1695 as redrawn for Janvier's 1894
IN OLD NEW YORK



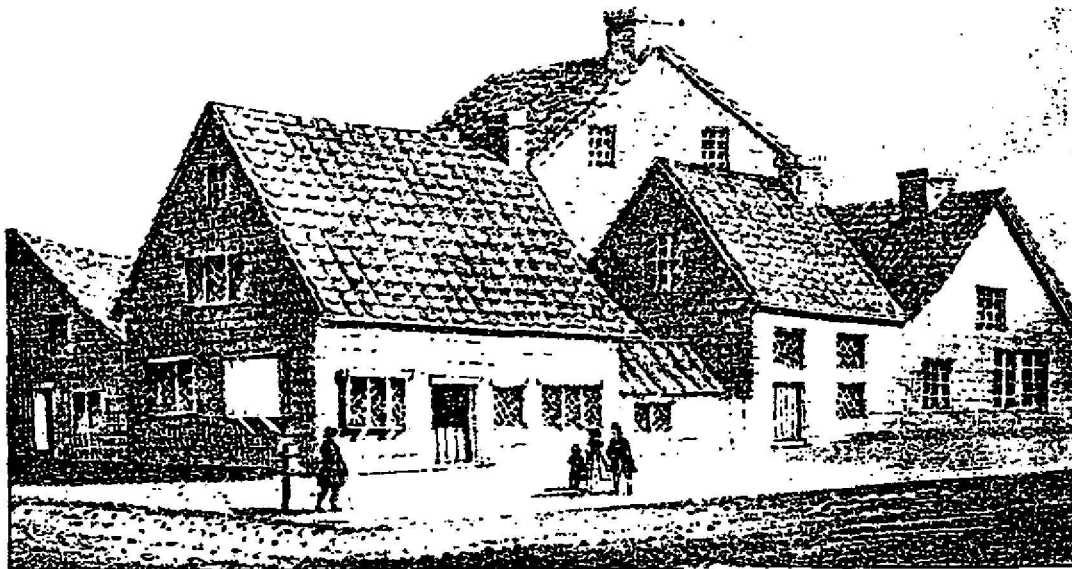
Plan of New York in 1729 (Lyne 1729)



Project Block as shown on Grim's General Plan, 1742-3-4.

Tracing from Stokes, Vol.I, Pl.32A

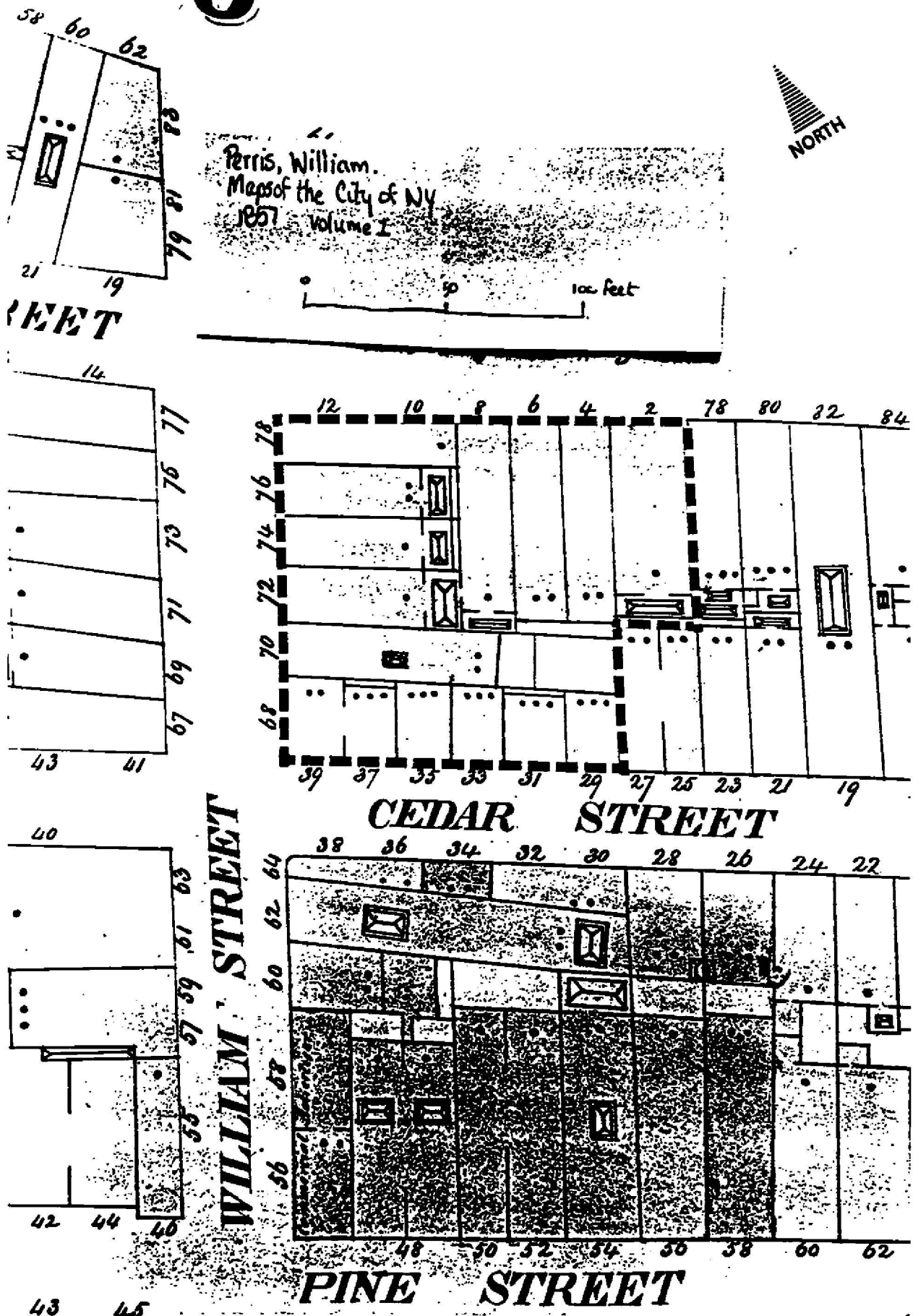
Figure 11



VIEW OF OLD BUILDINGS IN WILLIAM STREET, LOOKING TOWARDS MAIDEN LANE, 1800.

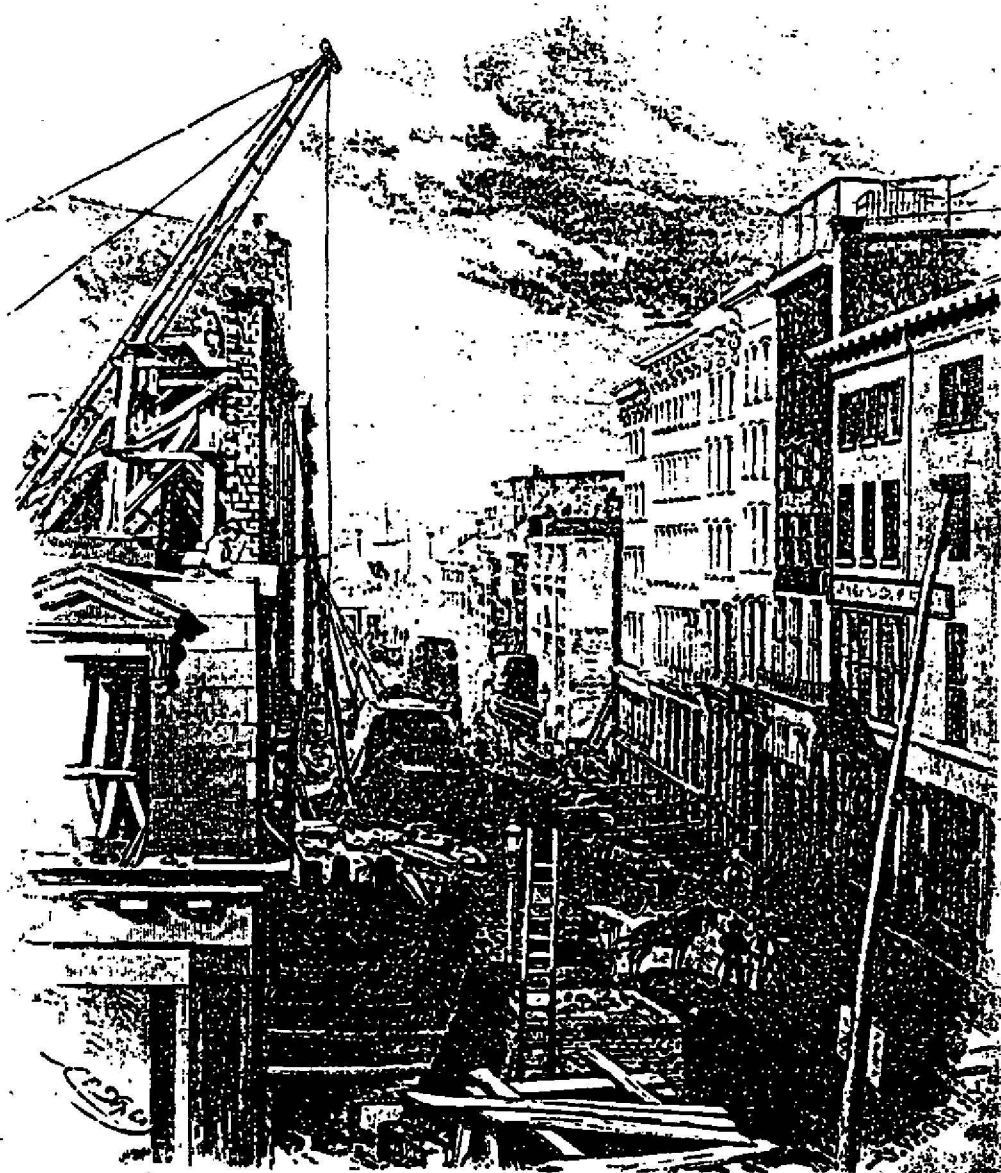
Photocopy from Goodwin, Royce, & Putnam, HISTORIC NEW YORK

Figure 12





1827 map photocopied from Haskell's MANHATTAN MAPS: A COOPERATIVE LIST, (1931). Map #714. Enlarged - note alleys in project block.

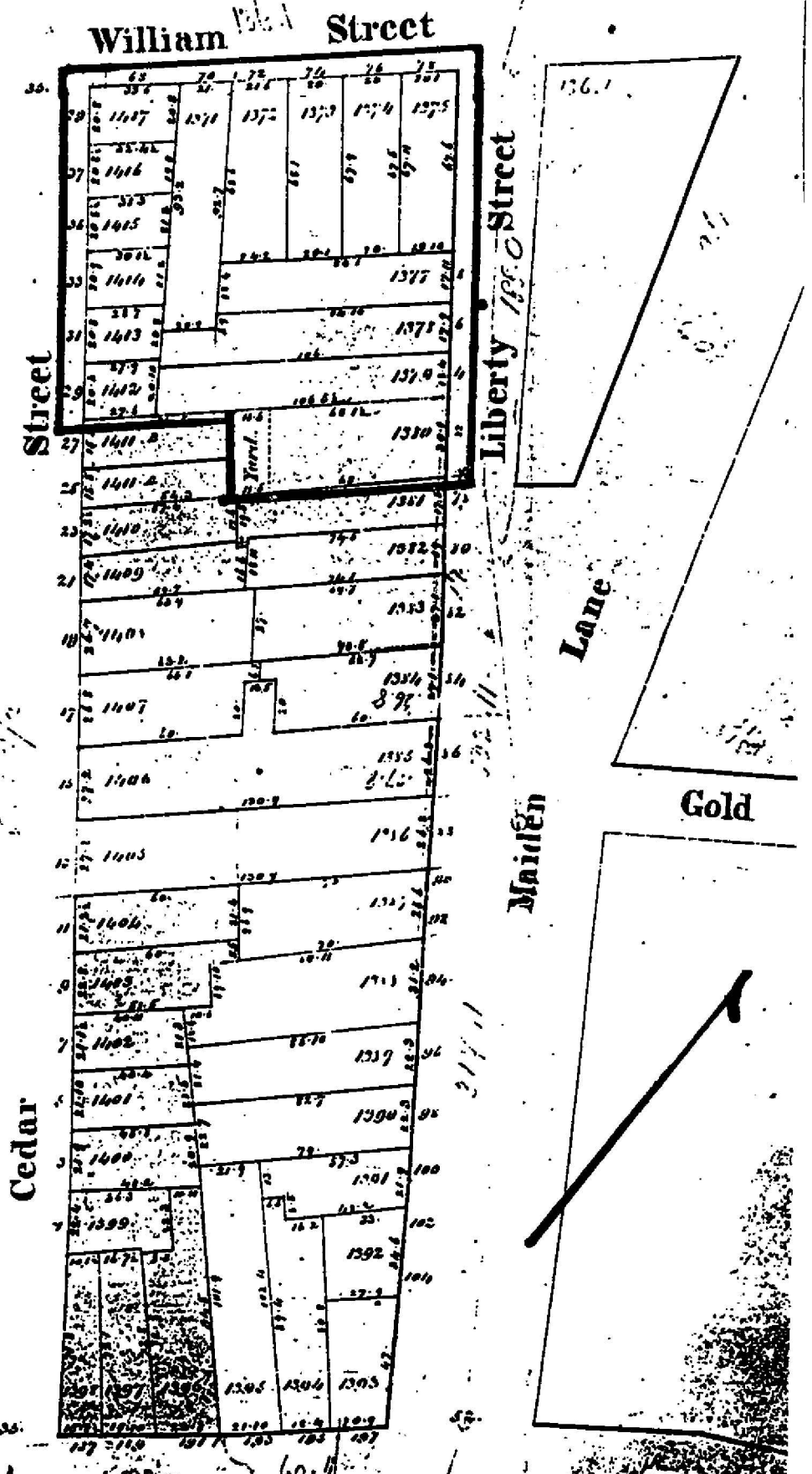


Liberty-street, in process of re-building, 1852.

Author's collection

1856/1871

Tanbap. 1850/1871 Kap 4/



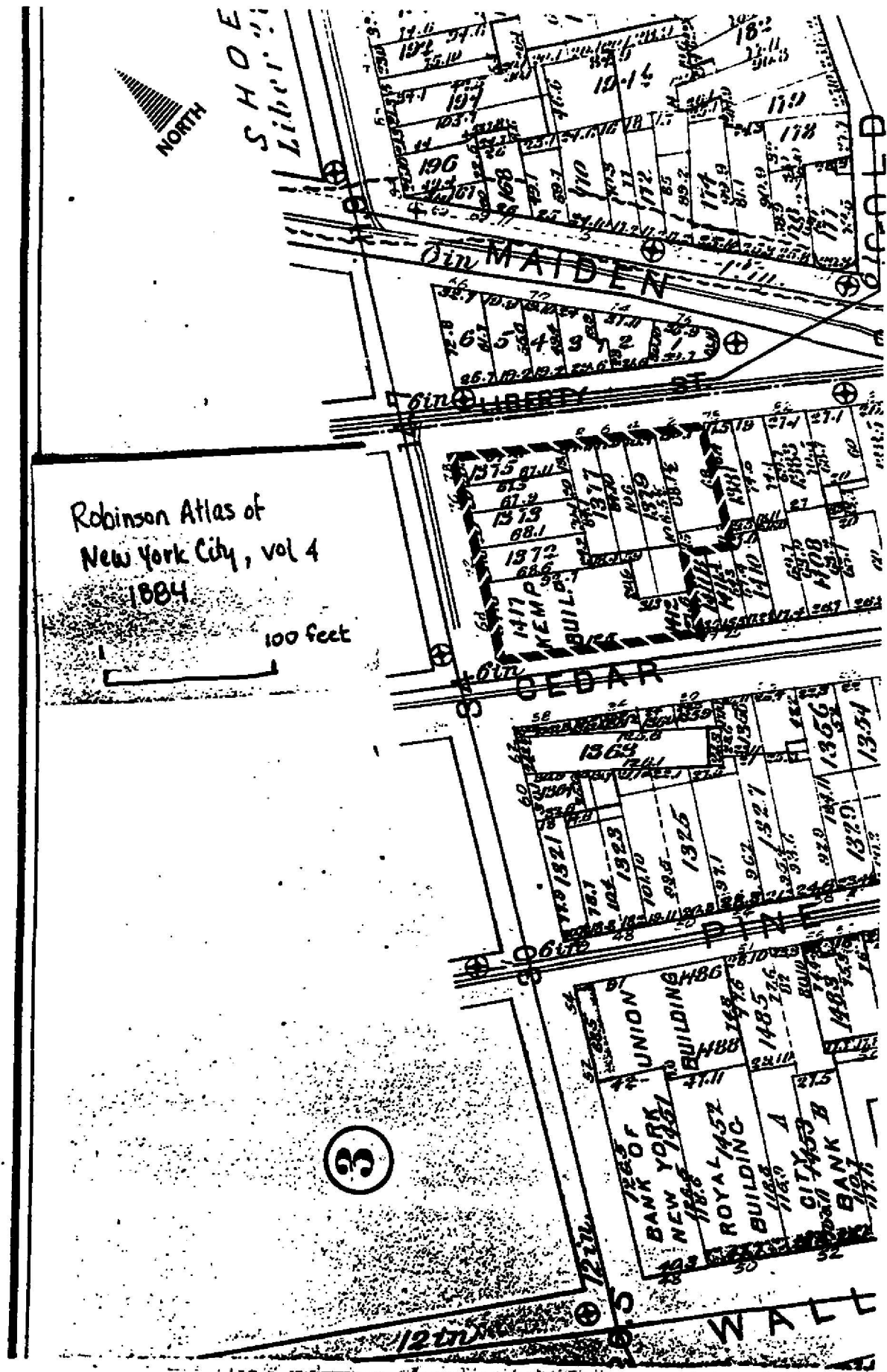
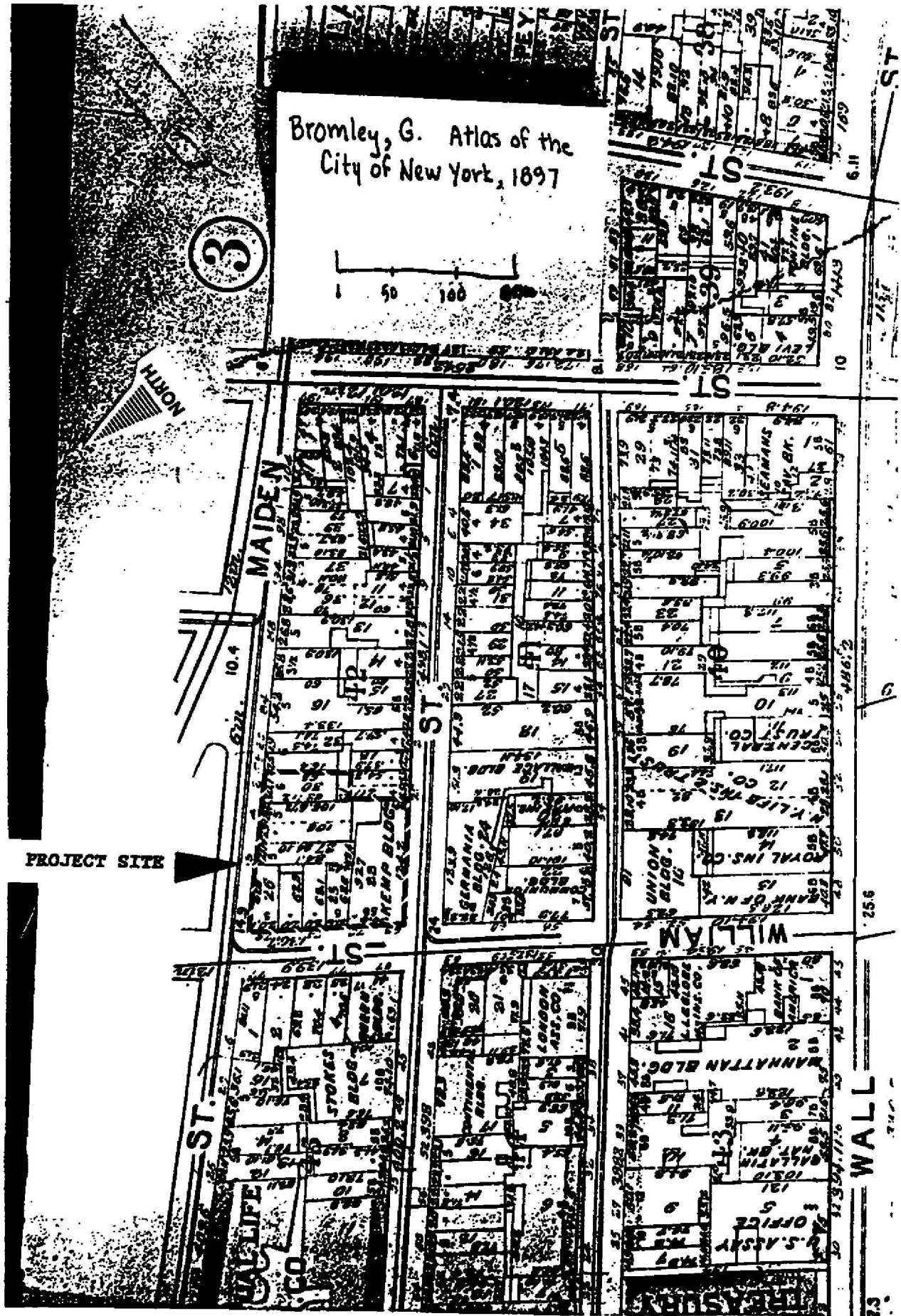


Figure 17




WILLIAM

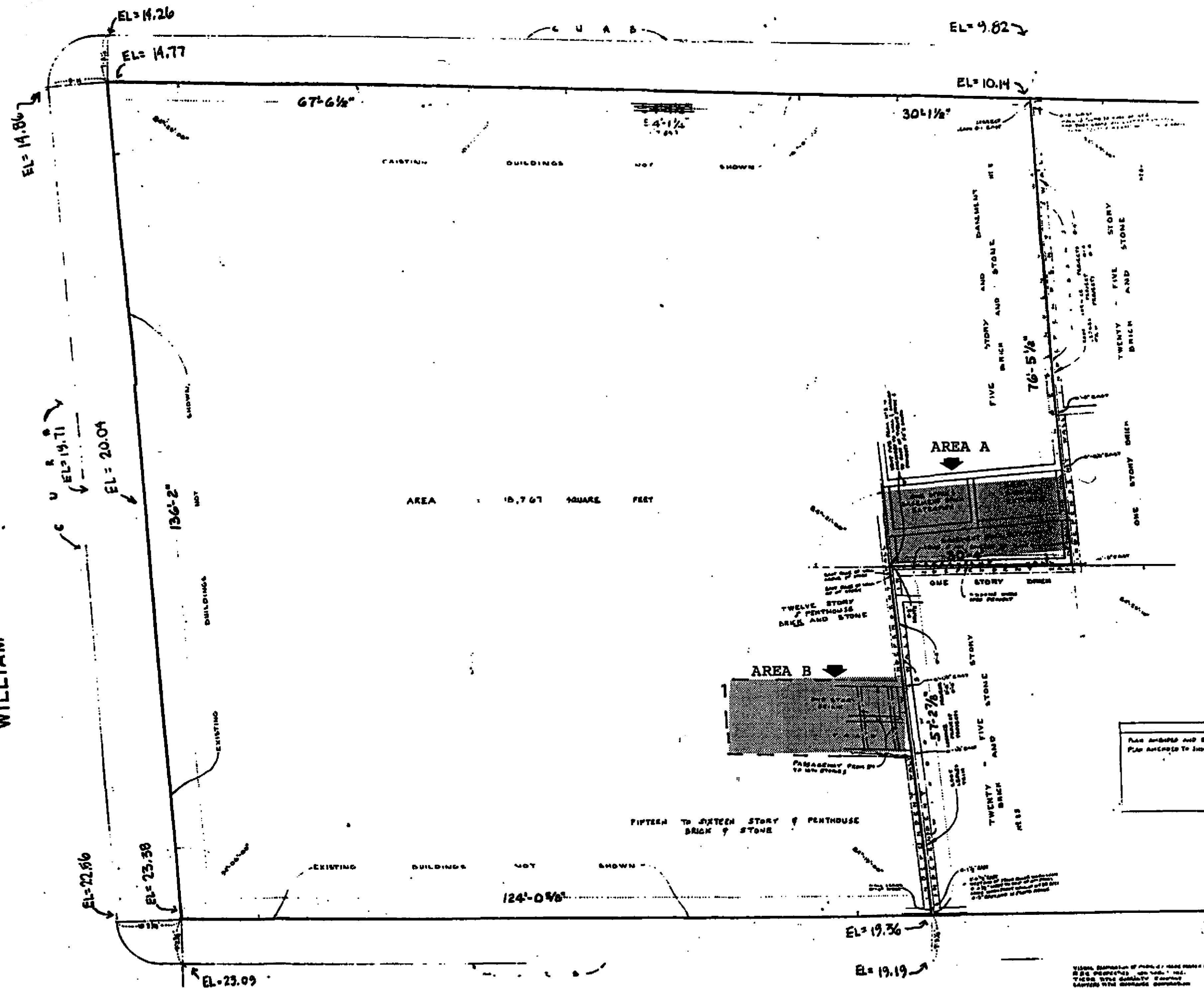
CEDAR

STREET

SITE SURVEY

 = Areas of Archaeological Sensitivity

Dashed lines (---) were added to the survey map and indicate the probable extent of Area B.



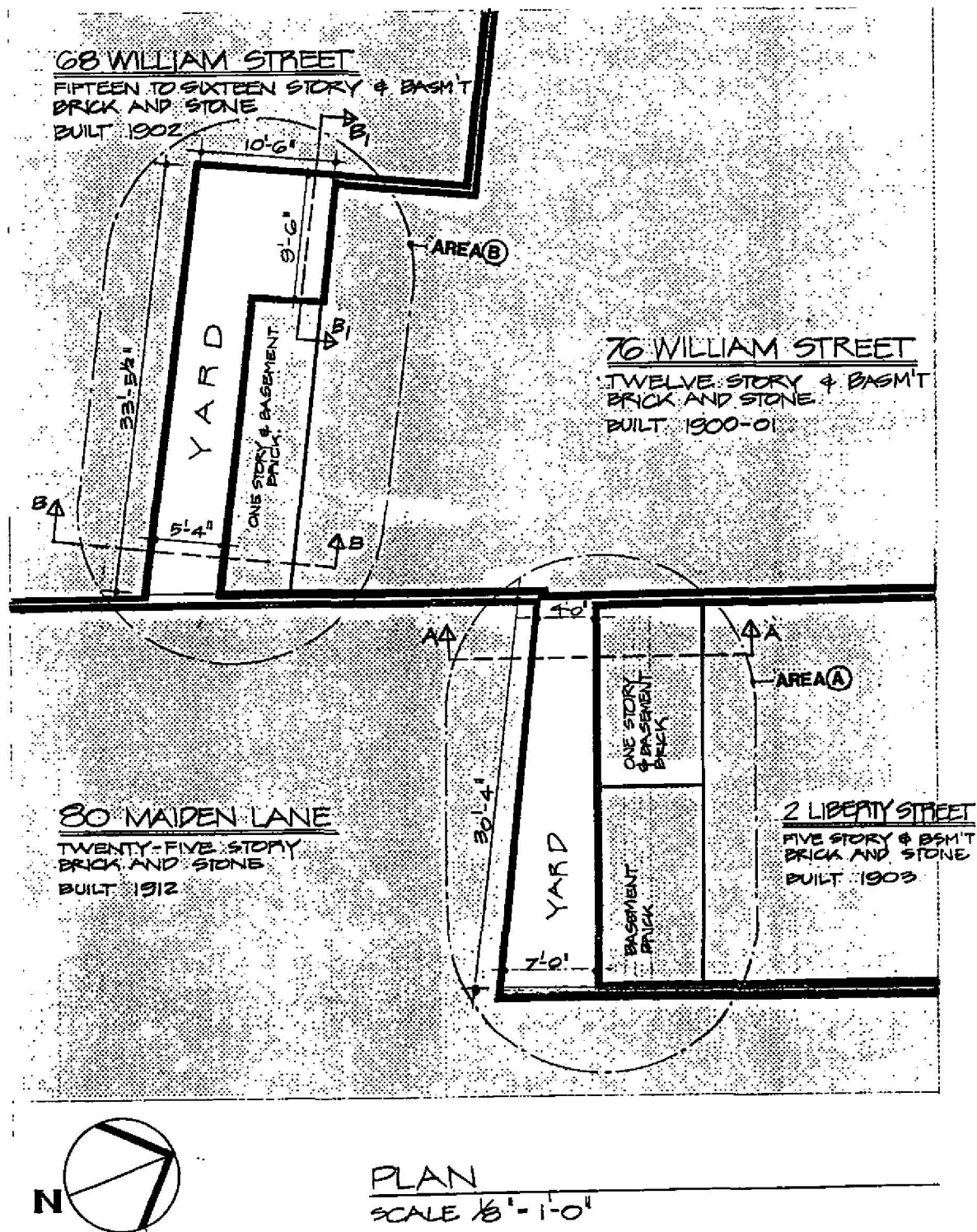
AMENDMENTS
PLAN AMENDED AND ELEVATIONS ADDED DURING 21 1989 EARL B. LOVELL - S.P. BELCHER, INC.
PLAN AMENDED TO SHOW CORRECTED GRID DIMENSIONS APRIL 7 1989 EARL B. LOVELL - S.P. BELCHER, INC.

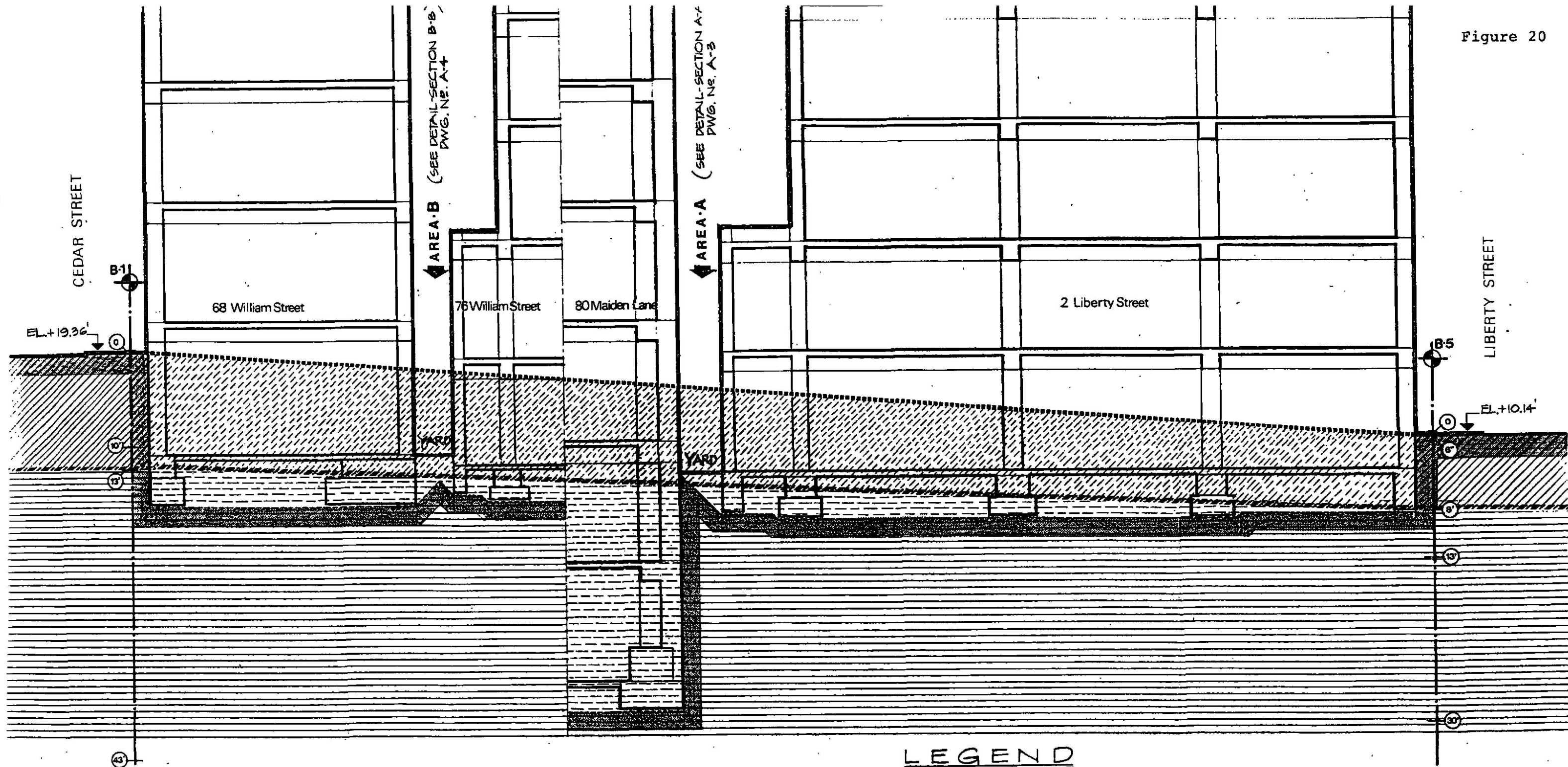
ELEVATIONS ARE ACTUAL AND REFER TO VALUES USED BY THE TERRACONOMIC SURVEY BUREAU OF MEASUREMENT WHICH IS 1.10 FT ABOVE NATIONAL GEODETIC SURVEY VERTICAL DATUM OF 1929 (U.S. COAST & GEODETIC SURVEY DATUM) 1.00 FT ABOVE SEA LEVEL, ADJUSTED WITH NEW JERSEY

EXTRACT OF SURVEY BY J. SCHULZ DATED SEPTEMBER 11 1980 AND EARL B. LOVELL - S.P. BELCHER, INC. DATED SEPTEMBER 27 1981 WITH VERTICAL ELEVATION OF PENTHOUSE FLOOR MARK 1.00 FT ABOVE SEA LEVEL - J.P. BELCHER, INC.

COMPILED BY EARL B. LOVELL - S.P. BELCHER, INC. PREPARED BY EARL B. LOVELL - S.P. BELCHER, INC. EARL B. LOVELL - S.P. BELCHER, INC.

Benjamin D. Reading





SECTION B1-B5

SCALE 1/100

NOTE:

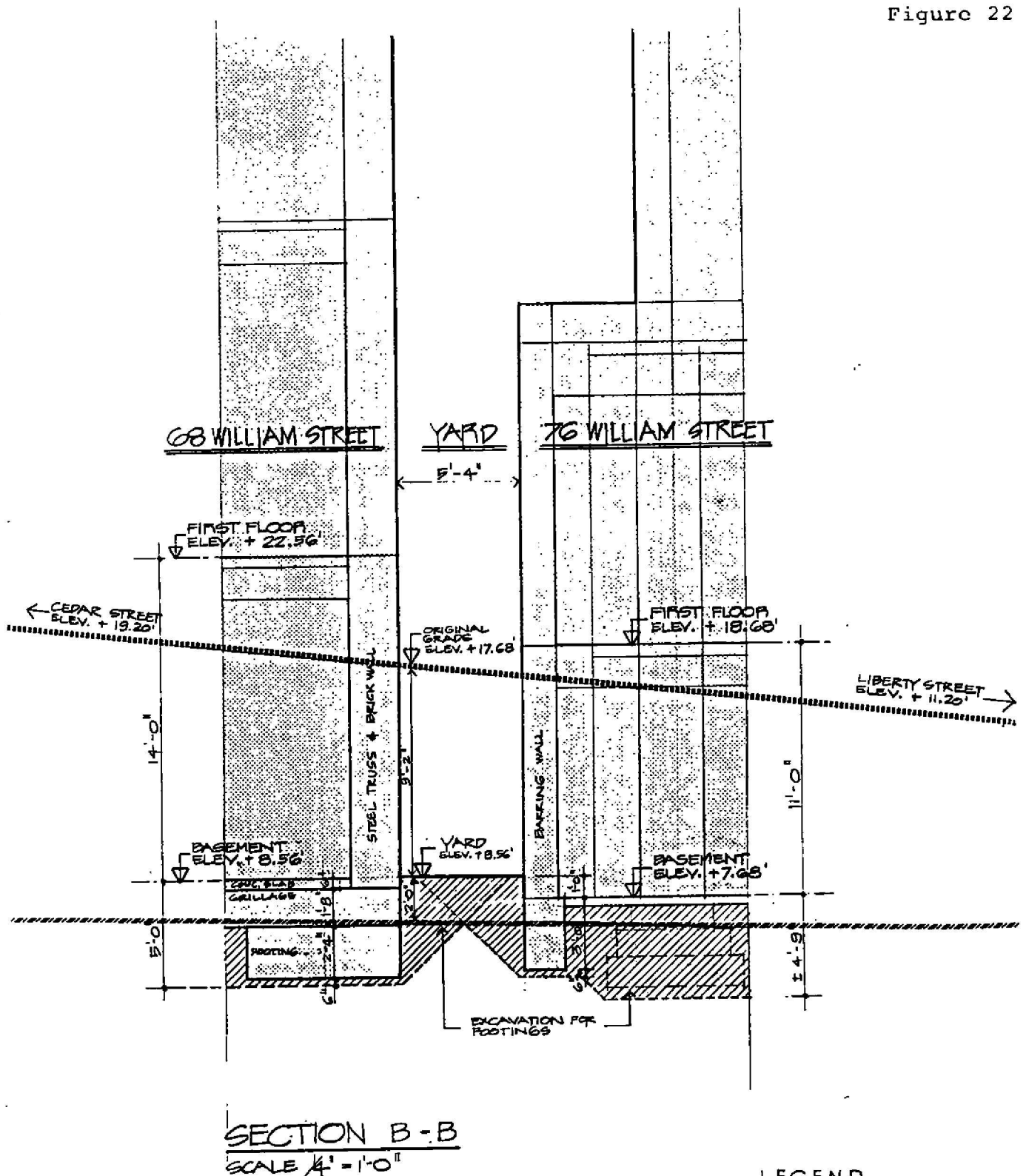
SEE ATTACHMENT 2 & 3 FOR BORINGS B1, B5, LOCATION AND DESCRIPTION

LEGEND

- ORIGINAL GRADE (TOP OF FILL)
- ORIGINAL TOP OF UNDISTURBED SOIL
- [Hatched Box] EXCAVATED FILL
- [Hatched Box] UNEXCAVATED FILL
- [Hatched Box] EXCAVATED UNDISTURBED SOIL
- [Hatched Box] UNEXCAVATED UNDISTURBED SOIL



[illegible]

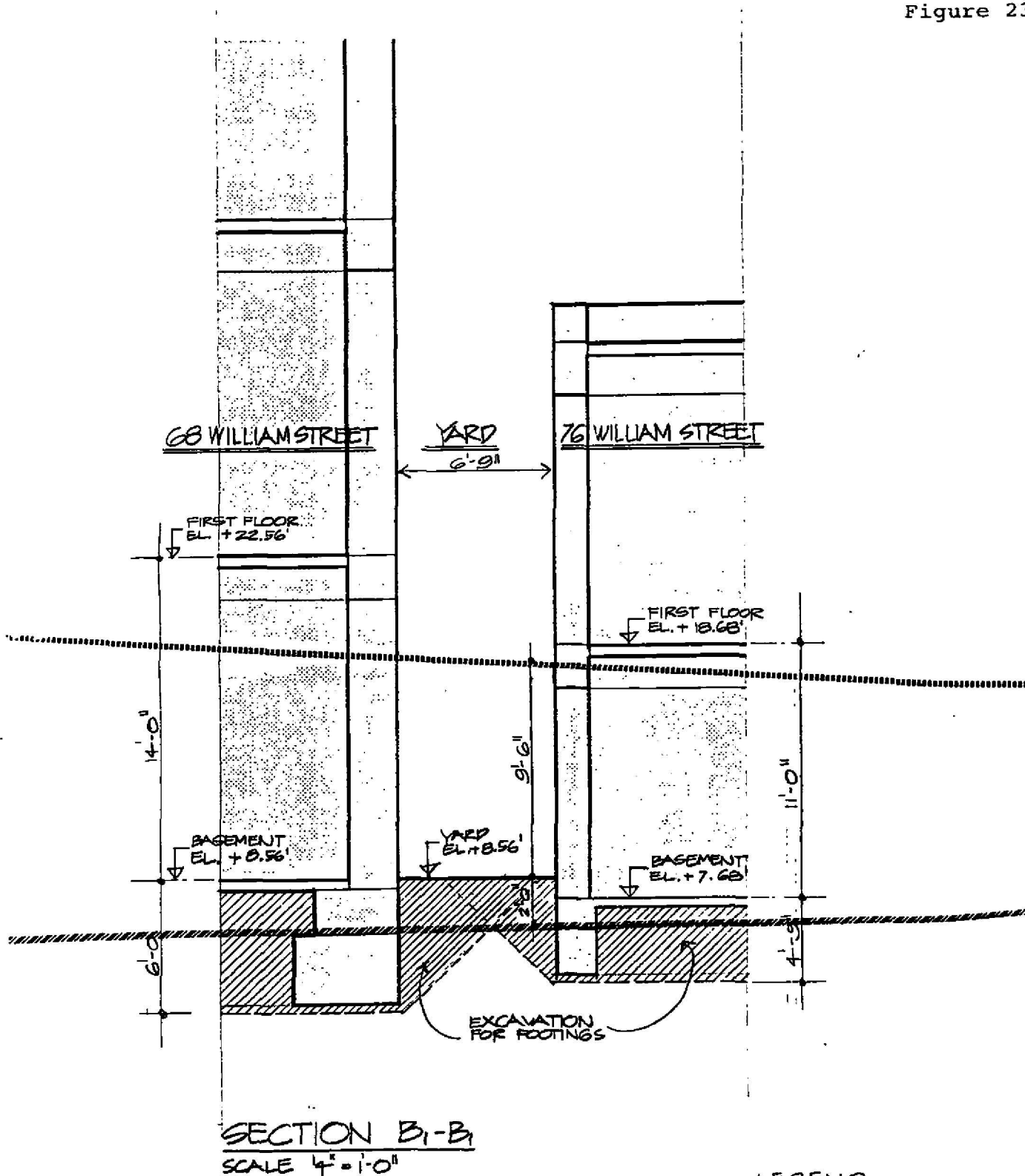


LEGEND

- ORIGINAL GRADE (TOP OF FILL) (BEFORE 1900)
- ORIGINAL TOP OF UNDISTURBED SOIL



Figure 23



LEGEND

..... ORIGINAL GRADE (TOP OF FILL) BEFORE 1900

----- ORIGINAL TOP OF UNDISTURBED SOIL.





Photo 1 (above):
General view of Royal
Bank of Canada, looking
N./N.E; from left to
right: corner of Cedar
St., 68-72 William St.,
and corner of Liberty St.,
from Plaza accross the
street.

Photo 2 (right):
looking W. into
Cedar St., from corner
of 68 William St.



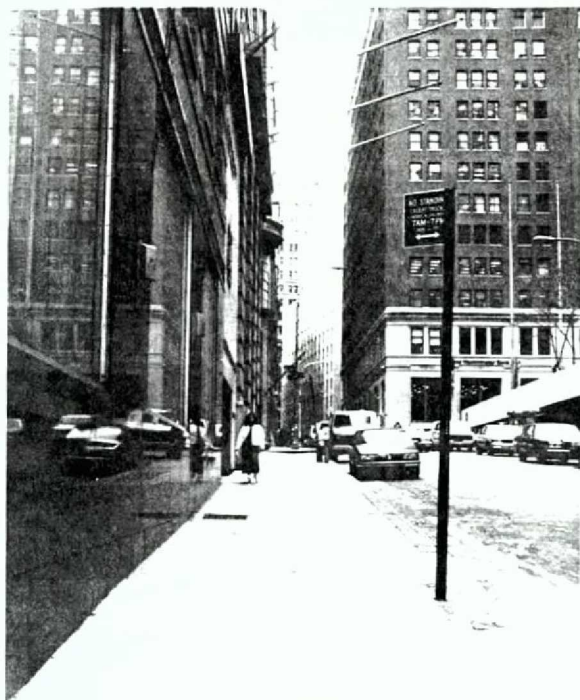


Photo 3 (above):
view of William St.,
looking S., from
corner of Liberty
St.

Photo 4 (right):
general view of
Liberty St. near
William St. corner,
looking S./S.W,
from Legion Memorial
Square



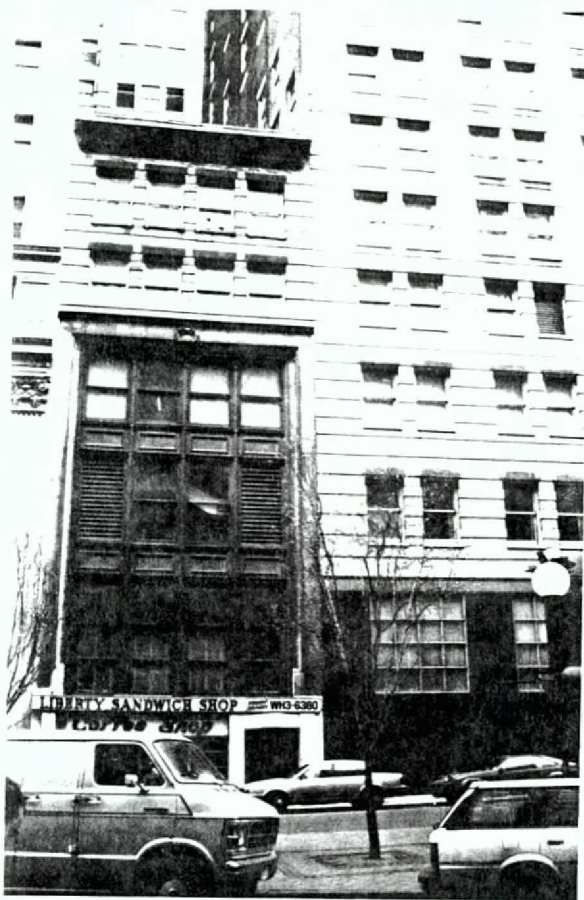
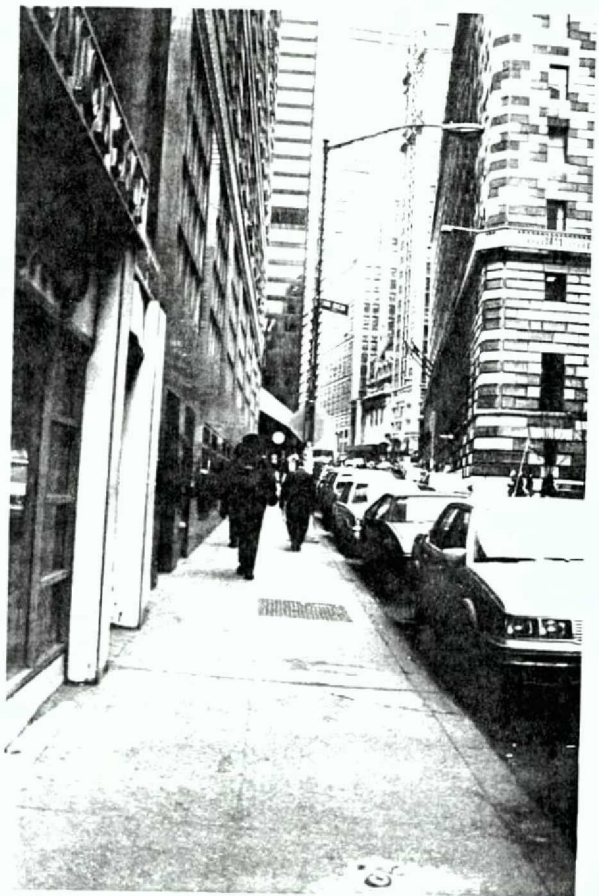


Photo 5 (above):
view of 2 Liberty St.
(Coffee Shop on 1st
floor), looking
S., from Legion
Memorial Square

Photo 6 (right):
view of Liberty St.
looking W., from the
Coffee Shop, 2 Liberty
St.



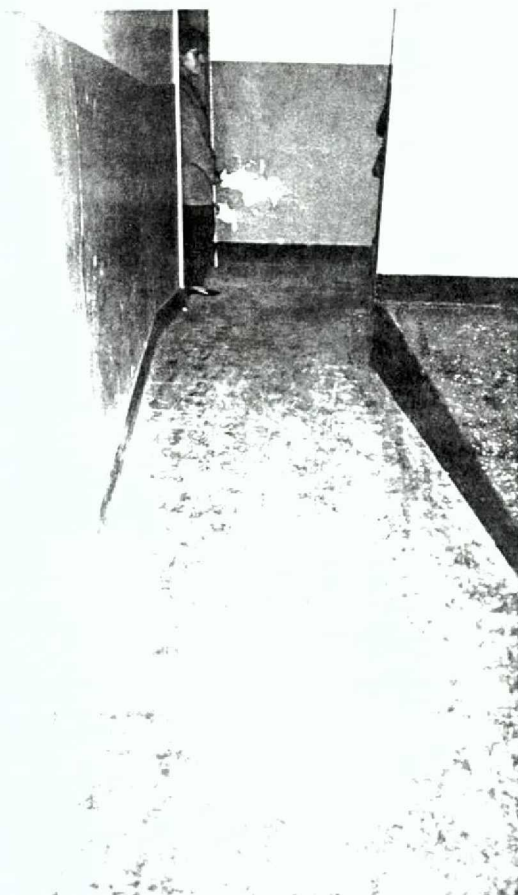


Photo 7 (above):
basement of 76 William St.,
down hallway from base of
stairs.

Photo 8 (right):
basement of 76 William St.,
showing a stepped pier.

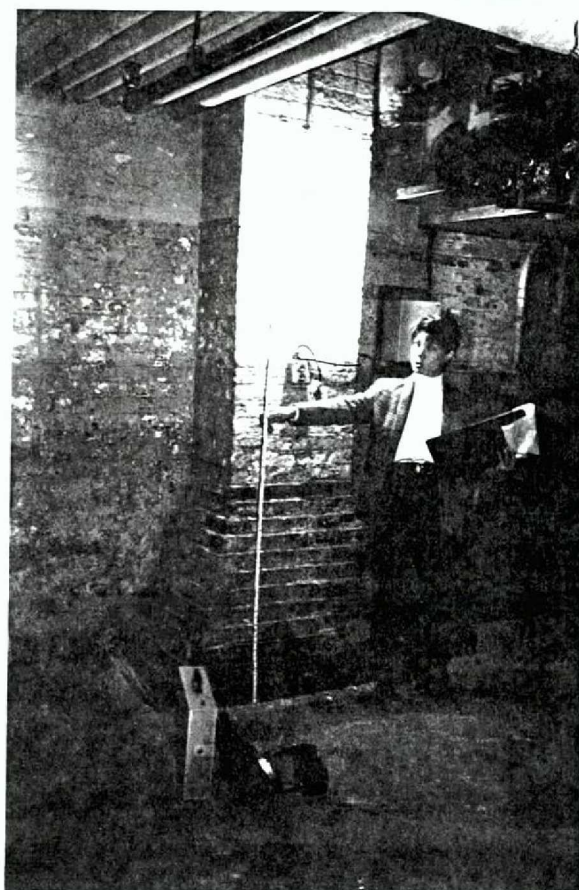




Photo 9 (above): Vault under 68 William Street.

Photo 10 (below): Area A behind 2 Liberty Street.
Looking east.

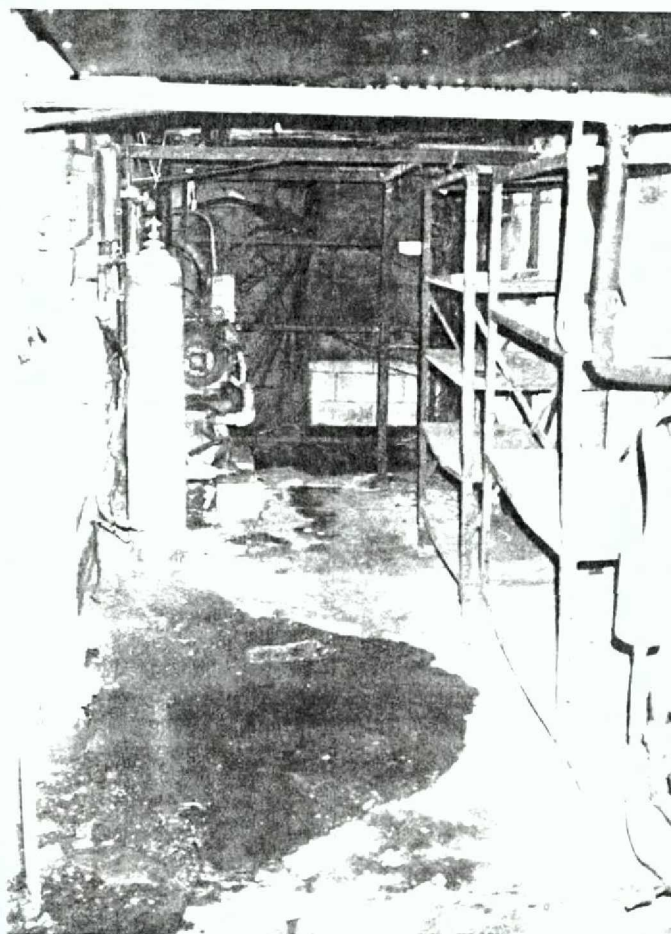


Photo 11: Area A behind 2 Liberty Street.
Looking west. (Composite of photos taken
with flash attachment.)

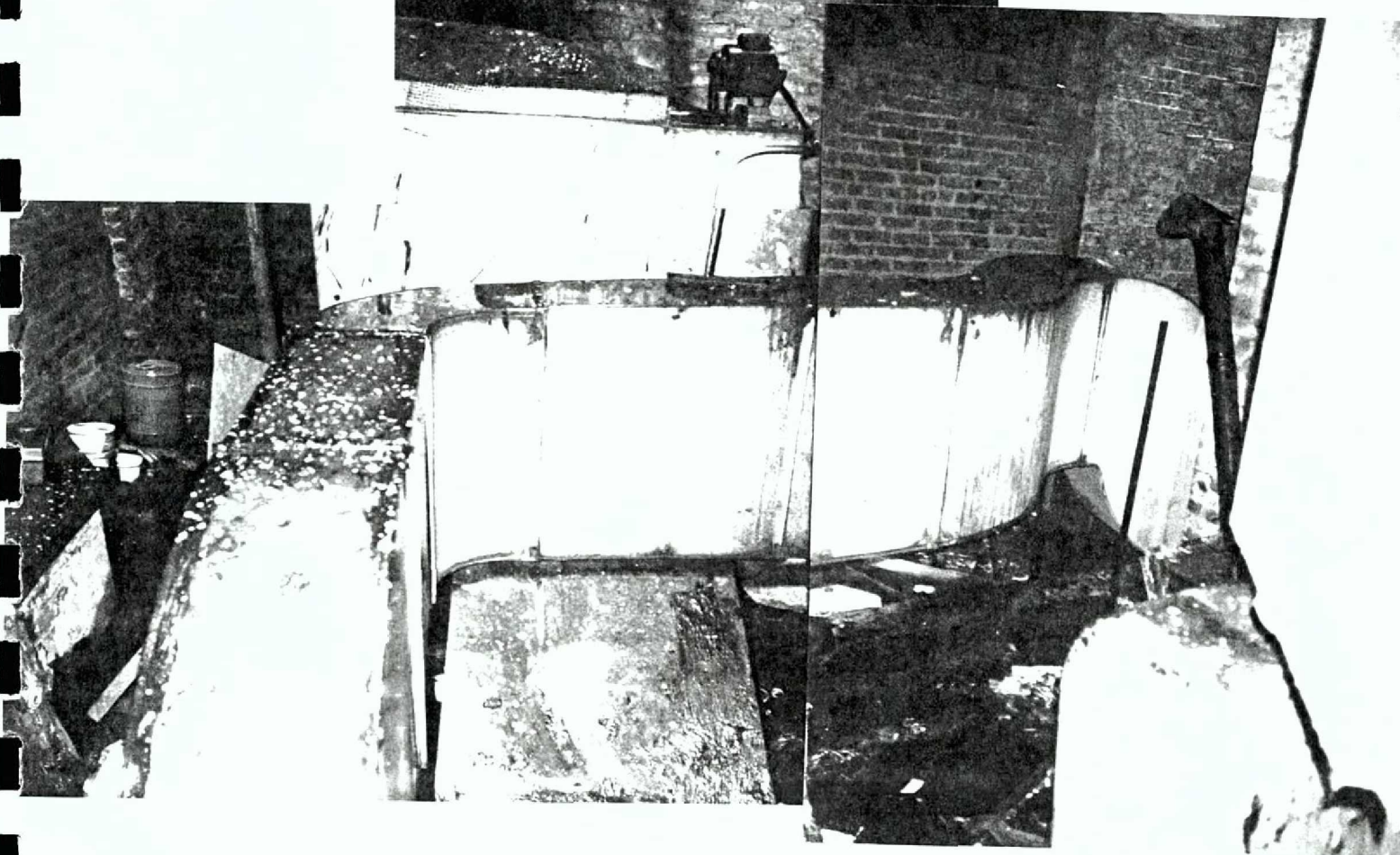
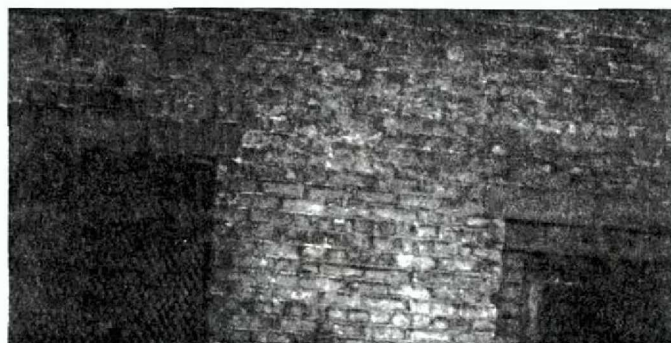


Photo 12 (right):
Looking down into
Area B. Facing east.

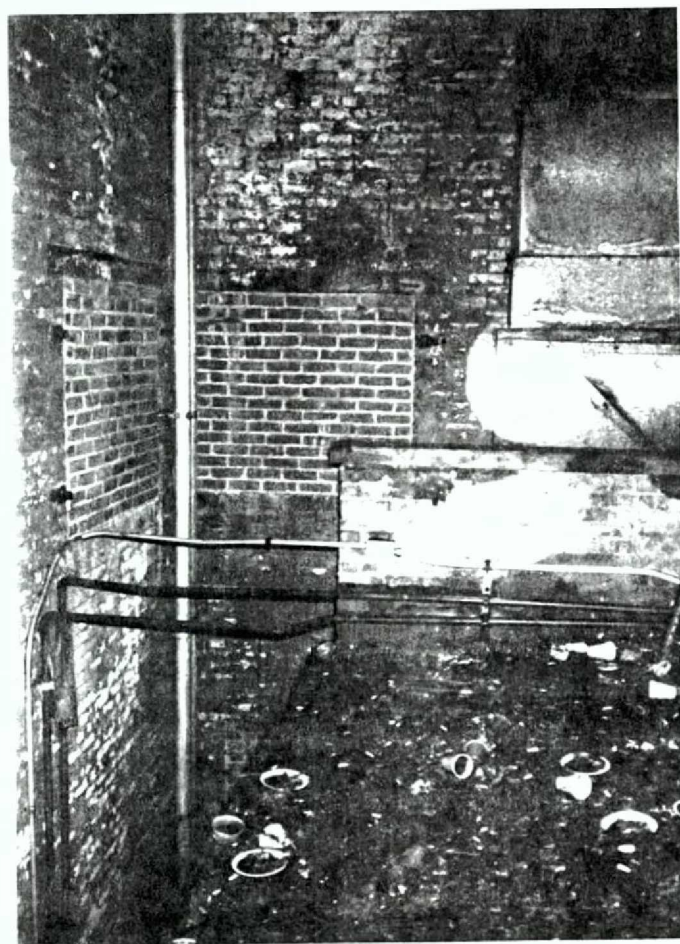
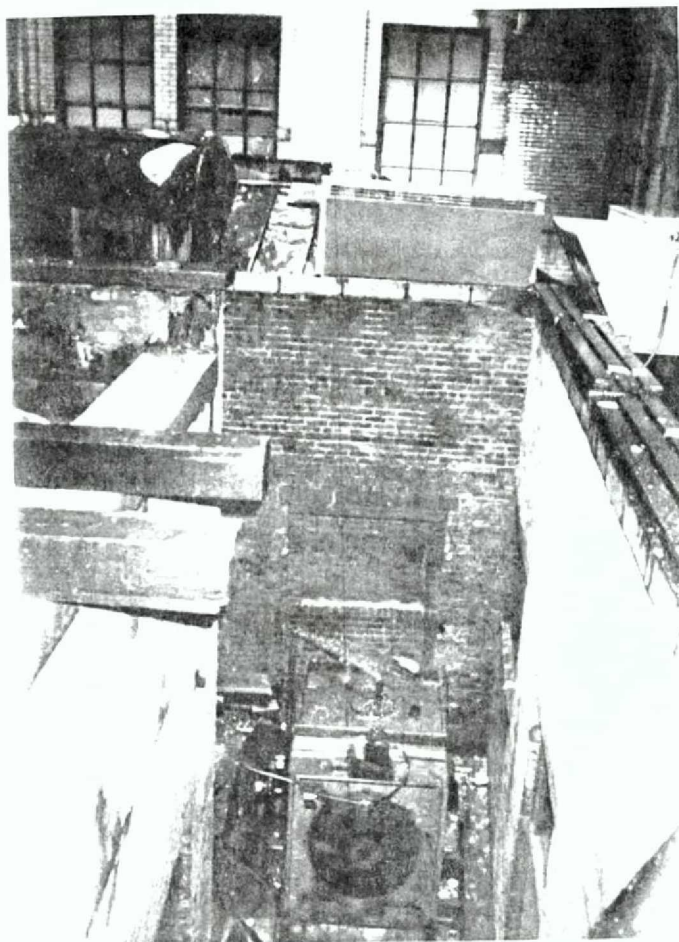


Photo 13 (Left):
Looking down into
Area B. Facing west.

Appendix A

Conveyance Records 1720 -1989

GRANTOR	GRANTEE	DATE OF RECORD.	CONV- EYANCE LIBER/PAGE	INDEX LOT NO	REMARKS
VAN BORSSUM, Margaret	LOUW, Cornelius Margaret	<u>1720</u> May 5	30/67	24,25,26	
LOUW, Cornelius Margaret	ROSEVELT, Jacobus	<u>1722</u> Sept 13	30/285	24,25,26	
ROSEVELT, Jacobus	LOW, Cornelius	Sept 14	30/283	24,25,26	
WILLETT, Marinus (Sheriff)	ALSOP, John	<u>1786</u> Mar 27	43/313	21,26	
SHOURT, Owen (Interest)					
ROORBACH, Johannis (Exrs of) John Garrit Frances Frederick Margaret LATHAM, Joseph Catherine DOBSON, (formerly) QUACKENBOS, Sophia	ROORBACH, John- Frederick	Sept 27	44/7	21,22,23, 26	See Will of John-ROORBACH, Frederick L30 WP454
ROORBACH, John	ROORBACH, Frederick	Oct 13	44/24	22,23,26	Power of Attorney
KEMMENA, Englebert	WILMERDING, William	<u>1798</u> Jan 19	52/321	[19,20],30	

<u>1805</u>				
KING, Rufus Mary	STEVENSON, Thomas	Nov 8	71/77	[19,20],30
<u>1810</u>				
KETELTAS, Philip D. Lavina HACKETT, Ann KETELTAS (formerly)	STORY, Thomas	FEB 14	86/79	23
<u>1811</u>				
KETELTAS, Mary Jane FISH, Sarah KETELTAS, Abraham William John Elizabeth Clarissa Heirs of KETELTAS, Abraham FISH, John	KETELTAS, Ann Philip D.	Feb 17	86/103	22,23
<u>1816</u>				
KETELTAS, Abraham (Exr of)	STOREY, Thomas	Jun 5	93/520	22/23
<u>1817</u>				
MCREADY, Barbara	MARTIN, Samuel BELL, James	Feb 21	113/320	26
<u>1818</u>				
MARTIN, Samuel	MCDONALD, John	Aug 1	122/423	26
BELL, James L. (Sheriff) STORY, Thomas (interest of)	MASTERTON, James	Jan 3	124/472	23

BELL, James L. (Sheriff) STORY, Thomas (Interest of)	STEELE, Robert	Mar 12	126/241	22	
BELL, James MARTIN, Samuel Jr BELL, Eleanor	McREADY, Barbara	<u>1824</u> Feb 7	173/134	26	Equity of Redemption
MARTIN, Samuel Jr	BELL, James	Feb 7	173/137	26	Power of Attorney
MARTIN, Samuel Jr	McREADY, Barbara	<u>1825</u> Feb 12	185/147	26	Confirmation Deed
STEPHENS, John (Exr of)	MOWATT, James	<u>1827</u> May 26	221/365	30	
STEPHENS, Stephens	MOWATT, James	<u>1828</u> Jun 17	238/199	30	
MOWATT, James	MOWATT, Charles	<u>1829</u> Feb 14	246/298	30	
STEVENSON, Thomas	BRADSHAW, John	<u>1830</u> Nov 15	268/1	[19,20],30	Lease
McREADY, Barbara	LAWRENCE, William-	<u>1831</u> Feb 14	269/290	26	
MOWATT, Charles (Trustee of) MOWATT, James	SICKES, George G	mAR 2	269/519	30	
SICKELS, George G. Susan	SETON, Alfred	<u>1831</u> Apr 26	273/107	30	

PARK, John	LAURENCE, William- -Beach	Dec 15	278/466	26	Surr of lease
McLEOD, Ann PRALL, Maria Heirs of MASTERTON, James	KINNEY, Franklin	<u>1832</u> May 2	284/410	23	
KINNEY, Franklin S.	LAWRENCE, William- B.	May 2	284/412	26	
KINNEY, Franklin S.	LAWRENCE, William- B.	May 2	284/591	23	
DOUGLAS, Margaret	MAXWELL, Hugh	Nov 28	291/137	[19,20],30	Asst of lease
NEXSEN, Elias (Excr of)	LAWRENCE, William- B.	<u>1833</u> Nov 2	305/69	24,25,26	
NEXSEN, William E. Elias MABEE, Susan THOMPSON, Janette Mary W. NEXSEN, George W. BOGERT, Margaret (Heirs of) NEXSEN, Elias Selina MABEE, Simon THOMPSON, William R. Alexander R. NEXSEN, Catharine	LAWRENCE, William- B.	Dec 16	305/375	24,25,26	
NEXSEN, Francis B. Mary Ann	LAWRENCE, William- B.	Dec 16	305/378	24/25/26	

TURK, Tanneke	LAWRENCE, William-B.	<u>1836</u> May 13	359/49	24,25,26
CUSHMAN, J. Newland (Master in Chancery) William Beach et al Defendants	WOLFE, John D.	<u>1845</u> Jan 6	455/183	26
SHERMAN, Benjamin F. (Master in Chancery)	WOLFE, John David	Feb 21	453/444	26
RUGGLES, Philo T. (Master in Chancery) Hay Stevenson et al Defendants	STEVENSON, John B. MAXWELL, Hugh	Mar 3	458/308	30
SHERMAN, Benjamin F. (Master in Chancery) William Beach et al Defendants	WOLFE, John David	Apr 19	461/82	25
McMURRAY, William (Master in Chancery) William B. Lawrence et al Defendants	WOLFE, John David	Apr 29	460/294	26
WOLFE, John David Dorothea AL	BISHOP, Japhot	Oct 18	468/62	26
WOLFE, John David Dorothea A.L.	BISHOP, Japhet	Oct 20	463/592	26
WOLFE, John David Dorothea A.L.	BISHOP, Japhet	Oct 21	468/82	23
WOLFE, John David	ROOSEVELT, Cornelius V.S.	Dec 24	470/226	26

WOLFE, John David	ROOSEVELT, Cornelius V.S.	Dec 25	469/438	25	
GARNISS, David R. (Master in Chancery) Hugh Maxwell et al Defendants	MAXWELL, Hugh	<u>1847</u> Jun 8	472/167	30	
CHILD, William S. DAVIS, Jessie-Isabella WEBB, Thomas	ANTE-NUPTIAL AGREEMENT	<u>1861</u> Apr 26	828/675	22	
COSTELLE, H.C. Feyre DAVIS, Blance	WEBB, Thomas	Jul 10	841/253	22	Trust Deed
DAVIS, Hamilton-Jackson	WEBB, Thomas	<u>1863</u> Apr 28	880/93	22	¼ Inyterest
McCREADY, Ann	KEMP, George	<u>1864</u> Aug 1	918/81	21	
WEBB, Thomas Trustee Will of STEELE, Robert	DAVIS, Henry Steel CHILD, Jessie- Isabella	<u>1865</u> Sep 9	886/187	22	
DAVIS, Henry Steele CHILD, William S. Jessie-Isabella COSTELLO, Blanche	BLAKE, Anson Jr	<u>1866</u> Oct 2	981/532	22	Trust
WEBB, Thomas Eleanor	KEMP, George	<u>1867</u> Mar 8	995/479	22	

BLAKE, Anson Blake Jr	KEMP, George	Mar 8	995/481	22	See L981 Cp 534
WEBB, Thomas					L828 Cp 675
(Trustee)					L841 Cp 253
DAVIS, Henry S.					
CHILD, William S.					
Jessie-Isabella					
COSTELLE, Blanche					

ROOSEVELT, Cornelius VS	PARTITION DEED	<u>1871</u>			
(Exr of)	ALLOTMENTS AS FOLLOWS	Nov 17	1185/488	25,26	
ROOSEVELT, Mary W.	ROOSEVELT, James A.				
Widow of	Robert B.				
ROOSEVELT, S. Weir	Theodore				
James A.	Cornelius V.S.				
Robert B.	Mary W.				
Theodore					
Cornelius V.S.					
Cornelius					
Hilborne L.					
James W.					
Franck					

ROOSEVELT, James W.	ROOSEVELT, James A.	Nov 17	1185/524	25/26	
Hilborne	Robert B.				
Franck	Theodore				
(Gdn of)	Cornelius-V.S.				
	Cornelius				
	Mary W.				

ROOSEVELT, James A.	ROOSEVELT, Robert B.	Nov 17	1185/569	25	
Elizabeth					
Theodore					
Martha B.					
Cornelius V.S.					
Laura H.					
Mary W.					
Cornelius					

Hilborne L.
James W.
Frank

ROOSEVELT, James A. Elizabeth N. Robert B. Elizabeth T. Theodore Martha B. Cornelius V.S. Laura H.	ROOSEVELT, Mary W. Cornelius Hilborne L. James W. Frank	Nov 17	1185/597	26
---	---	--------	----------	----

BRUCE, David Wolfe BISHOP, George Wolfe Trustees of Will of WOLFE, John David HOFFMAN, William B.	BRUCE, George W.	<u>1873</u> Feb 25	1233/529	26
--	------------------	-----------------------	----------	----

MAN, Albon JACKSON, James H. DAVIS, John A (Commissioners in partition) Estate of WOLFE, John David	WOLFE, John David (Exrs of) WOLFE, Catharine- Lorillard	May 1	1254/283	24
---	--	-------	----------	----

MAXWELL, Hugh (Exrs of)	MAXWELL, Caroline	<u>1874</u> May 6	1288/273	30
----------------------------	-------------------	----------------------	----------	----

MAXWELL, Caroline E. (Trustee will of) MAXWELL, Hugh TRAPHAGEN, Caroline R. MAXWELL (formerly)	TRAPHAGEN, Caroline	<u>1877</u> Apr 10	1406/284	30
--	---------------------	-----------------------	----------	----

WOLFE, Catharine-Lorillard	HOFFMAN, William-Bayard	Oct 23	1418/301	26
ROOSEVELT, Cornelius	ROOSEVELT, James-A. Theodore	Nov 21	1438/364	26
<u>1880</u>				
HOFFMAN, Mary Gracie Exr will of	BRUCE, David Wolfe	Dec 31	1567/325	26
HOFFMAN, William-Bayard	BISHOP, David Wolfe			
	BRUCE, George W. Exrs and Trus of WOLFE, John David			
<u>1883</u>				
TRAPHAGEN, Caroline R. William C.	ROTCHFORD, William	Feb 7	1697/386	30
RUTCHFORD, William Ellen	SCHAUD, August	Feb 7	1697/389	30
SCHAUD, August	SIMPSON, Sallie R	Dec 28	1759/394	30
<u>1884</u>				
ROOSEVELT, Cornelius Anna	ROOSEVELT, J. West	Jun 26	1889/119	26
<u>1888</u>				
BRUCE, David Wolfe BISHOP, David Wolfe Trustees Wills of WOLFE, John David Catharine-Lorillard	JACKSON, James M. ALLE, William H. MILLER, Henry (Commissioners)	Jan 9	2118/61	24
JACKSON, James H. ALLEE, William H. (Commissioners in Partitions) Estate of WOLFE, Catharine-Lorillard	BRUCE, David W. BROWN, George Bruce BRUCE, Mathilda W Trustees Will of BRUCE, George W. BROWN, George Bruce BISHOP, David Wolfe	Jan 9	2118/67	26

Will of
WOLFE, John David
BISHOP, David Wolfe
Trustees Will of
WOLFE, John David

BRUCE, David Wolfe
Mathilda W.
Catharine W.

MODERN DEEDS/ OWNERS LISTS

1890-1965

Block 42, LOT 22 (formerly 21,22)
68-70 William St

GRANTEE	GRANTOR	DATE	LIB.	PG
Number Sixty Eight	New York	1901	64	371
William Street	Realty Corp.			
Royal Bldg. Corp.	Number Sixty Eight	1919	3080	46
	William St			
GRANTOR	GRANTEE	DATE	LIB	PG
Royal Bldg Corp.	Royal Bank of	1965	5348	397
	Canada Trust Company			

Block 42, LOTS 23,26,30

72-78 William St

2-10 Liberty St (see prior sets for lots 23,24,25,26,30)

GRANTOR

Rockefeller, John D Jr.

GRANTEE

Continental

Casualty Co.

DATE

1945

LIB.

4331

PG

57

Block 42, LOT 23
72 William St

GRANTEE	GRANTOR	DATE	LIB	PG	
Bishop David Wolfe (Exr & Trus of) Parsons, F.V.-V. (Trustee)	White, Mathilda W. (Exr & Trus of) Parsons, H. Bishop, C.-F. & D.W.	1910	129	35	1/2 Interest
Declaration that the actual consideration for (129 CP 35) sec. 1 is \$20.000	White M.W. (Exr & Tr of) Parsons, H. Bishop, C.-F & D.M	1928	3659	35	
Berley, Beatrice Bend Alice Bishop Bea V. Cortlandt	Bishop, Cortlandt F. (Exrs of) Bishop, Amy Bend	1935	3908	347	QUITCLAIM Pursuant to judgment entered in NY County Clerk's Office on Jan 22 1935

Block 42, LOT 24
74 William St

GRANTEE	GRANTOR	DATE	LIB	PG
Bishop, David Wolfe	Speir, Gilbert M. (referee)	1896	35	304
Berle, Bea. B. A.B. B. V.-C.	Bishop, C.F. (Exr of) Bishop, Amy B.	1935	3908	347

Block 42, LOT 25
76 William St

GRANTEE	GRANTOR	DATE	LIB	PG	
Levy, Jefferson M. L. Napoleon*	Tubbs, G.W. F.J.	1890	2340	334	*1/2 interest
Levy, J.M.	Levy, L.N. L.H.W.	1894	24	387	1/2 interest
Bishop, D.W.	Levy, J.M.	1896	36	175	
Berle, B.B.	Bishop, C.F.	1935	3908	347	
A.B.	(Exr of)				
B.V.-C.	Bishop, A.B.				

Block 42, LOT 26
76 William St, 8 Liberty St

GRANTEE	GRANTOR	DATE	LIB	PG	
Bishop, D.W. (Ex. of)	Bishop D.W.	1910	127	105	
Parsons F. V.-C.	C.F.				
Bishop, C.-F., D.W. (Ts)	Amy B.				
Bishop D.W. (Ext of)	White, Mathilda W.	1910	126	293	1/2 interest
	(Ext of)				
Parsons, F. V.-C.	Parsons, Herbert				
Bishop, C.-F., D.W. (Ts)	Bishop, C.-F., D.W.				
Declaration etc. is \$80.000	White M.W. (Exrst ts of) Parsons H. Bishop C.F. & D.W.	1928	3659	34	
Berle, B.B. Alice Bishop B.V.-C.	Bishop, C.F. (Exr of) Bishop A.B.	1935	3908	347	QUITCLAIM etc. covers all of lots 26 described as 4 separate parcels

Block 42, LOT 30
2 Liberty St

GRANTEE	GRANTOR	DATE	LIB	PG
Bishop, C.F., D.W. Parsons, F. V.-C. (Trustees Will of Bishop D.W. decid)	Simpson, Sallick	1902	72	338
Berle, B.B. A.B. B. V.-C.	Bishop C.F.(exr of) Bishop A.B.	1935	3908	347 QUITCLAM etc.
Rockefeller, J.D. J	Berle B.B.(aka Bea. Berle A.B. " B.V.C. (Special Guardian of)	1943	4222	313 Pursuant to order of Supreme Court, State & County of NY, dated July 29, 1943 RI&I to street rights and to strips and gores adjoining premises

COMPUTERIZED MODERN DEED/OWNER LISTS
1989

Block 42, LOT 22

BLOCK	LOT	GRANTOR/MORTGATOR	GRANTEE/MORTGATEE	REC.DATE	REEL	PAGE	INSTR	REMARKS
00042	0022	ROYAL BK 7 TR CO	ORION ROYAL INC	02/23/89	01539	932	DEED	
00042	0022	ROYAL BANK 7 TR CO	ORION ROYAL INC	02/23/89	01539	937	DEED	CORRECTD FROM L26 ON 03/03/89 SEE R1543 P58
00042	0022	ROYAL BANK & TR CO	ORION ROYAL INC	03/03/89	01543	58	SMIS	DEED RECORDED ON 02/23/89 LOT CORRECTION SEE R1539 P937

Appendix B

Entries from Tax Records and City
Directories: 1793-1858

2 LIBERTY STREET

Date	Tax Assessment Information	City Directory Tax Map
------	----------------------------	------------------------

1808	to no Liberty Street	
1817		
1812		Wm Fawsitt, gr
		Wm Fawsitt, smith
1817	Jno Bradshaw Thos Stevenson house	JB: grocer
	in rear	TS: smith, 1 Liberty
	of house	h. 17 Gold
1818	Jno Bradshaw Thos Stevenson house	JB: grocer
	Shop	TS: smith, 1 Liberty,
	in Rear	h. 17 Gold
1819	Jno Bradshaw Thos Stevenson house	JB: not listed
	Shop	TS: smith, 1 Liberty,
		h. 17 Gold
1820	Jno Bradshaw Thos Stevenson hs	JB: not listed
	Shop	TS: 17 Gold
1821	Jno Bradshaw	JB: not listed
1822	Jno Bradshaw	JB: not listed
1823	Jno Bradshaw	JB: grocer
1824	Jno Bradshaw	JB: grocer
1825	Jno Bradshaw	JB: grocer
1826	Jno Bradshaw	JB: grocer
		and 27 Howard
1827	Jno Bradshaw	JB: grocer
1828	Jno Bradshaw	JB: grocer
1828		JB, jnr.: smith,
		rear 2 Liberty,
		h. 27 Howard
1829	vacant [JB at 8 Liberty]	JB: grocer,
		2 Liberty
1830	vacant [JB at 8 Liberty]	JB: grocer,
		11 Chatham
1831	John Nicholson	JN: Burns' House
1832	John Nicholson	JN: Burns' House
1833	John Nicholson	JN: Burns' House
1834	Witherall & Co.	JN: Burns Tavern,
		19 Warren
1835	Wetheral & Co.	Witherall, Ames & Co.,
		com. merchants
1835		<u>Tax Map: Witherell,</u>
		Ames
		WA: com. merchants
		<u>Tax Map: Hugh</u>
		Maxwell
		HM: att. & couns.,
		38 Wall,
		h. 18 St. Marks

2 LIBERTY STREET (continued)

Date	Tax Assessment Information	City Directory	Tax Map
1836	Wetheral & Co.	Store	WA: com. merchants HM: att. & couns., 38 Wall, h. 18 St. Marks
1837	Wetheral & Co.	Store	WG: Witherell, George, com. mer.
1838	Wetherall & Co.	Store	WG: com. mer.
1839	not checked		
1840	H. St. John	Store	Horace St. John, hardware, 2 Liberty, h. 665 Greenwich Hiram E. St. John, iron, 2 Liberty, h. 372 Hudson
1841	H. St. John	Store	HS: hardware, h. 781 Greenwich HS: iron, h. 372 Hudson
1842	Hugh Maxwell	ow	Store
			Hugh Maxwell, atty & counsellor, 4 Wall
1843	Hugh Maxwell	owner or agent	HM: counsellor, 4 Wall
	J. M. Miller	o	Store
			J.M. Miller & Co., auctioneers, 2 Liberty, h. 422 Broome
1844	H. Maxwell	ow	HM: counsellor, 4 Wall
	Miller & Co.	o	Store
			JM: James M. Miller, auction, h. 420 Broome
1845	H. Maxwell	ow	Store
			HM: lawyer, 11 Wall JM: auctn, h. 420 Broome
1846	H. Maxwell	ow	Store
			HM: lawyer, 11 Wall JM: auct'n, 78 Maiden, h. 420 Broome
1847	H. Maxwell	ow	Store
			HM: lawyer, 11 Wall

2 LIBERTY STREET (continued)

Date	Tax Assessment Information			City Directory	Tax Map
1848	H. Maxwell	ow	Store	HM: lawyer,	
				11 Wall	
1849	H. Maxwell	ow	Store	HM: collector	
				of customs,	
				11 Wall	
1850	H. Maxwell	ow	Store	HM: not on shelf	
1851	H. Maxwell	ow	Store	HM: collector	
				of customs,	
				customs house,	
				11 Wall	
1851				Curtis & Lumby,	
				crockery,	
				2 Liberty	
				*Edwin Curtis,	
				h. 146 Thompson	
				*William Lumby,	
				[no h.]	
				W.M. Lathrop,	
				com. mer.,	
				[h. elsewhere]	
				W.R. Dwight,	
				varnish,	
				h. Brooklyn	
1852	H. Maxwell	ow	Store	HM: not on shelf	
1853	H. Maxwell	ow	Store	HM: late col.	
				customs,	
				195 Broadway	
1854	H. Maxwell	ow	Store	HM: not checked	
1855	H. Maxwell	ow	Store	HM: not checked	
1856	H. Maxwell	ow	Store	HM: not checked	
1857	H. Maxwell	ow	Store	HM: not checked	
	Edw. Schuntt			ES: not listed	
1858	H. Maxwell			HM: not checked	
			Houses on Lot: 1		
			Stories High: 6		
			Lot Size: 30x68		
			House Size: 30x62		

4 LIBERTY STREET

<u>Date</u>	<u>Tax Assessment Information</u>	<u>City Directory Tax Map</u>
1793		David Stebbins, grocer, 52 Crown [4 Liberty]
1794		DS: grocer
1795		DS: grocer
1796		David Stebbins & Simon Stebbins, grocers
1797		DS&:grocers
1798		Simon Stebbins, grocer
1799		not on shelf
1800		SS: grocer
1801		SS: grocer
1802		SS: grocer
1803		SS: grocer
1804		SS: grocer
1805		SS: grocer
1806		SS: grocer
1807		SS: grocer
1808	no Liberty Street	SS: grocer
1809	no Liberty Street	SS: grocer
1810	no Liberty Street	SS: grocer, 45 Ferry
1811	tax volume missing	
1812	no Liberty Street	
1813	no Liberty Street	
1814	tax volume missing	
1815		Mathais Smith, painter, 4 Liberty
1816	no Liberty Street	MS: painter
1817	M. Smith	House MS: painter
1818	Mrs. Humphrey[?] Daniel West in 4 Liberty	House MS: not listed DW: painter, 4 Liberty
1819	Mrs. Simmins[?] Daniel West	House DW: painter
1820	Daniel West	Hs DW: painter
1821	D. West	House DW: painter
1822	copy too faint to read	DW: painter
1823	Daniel West	DW: painter
1824	Daniel West	House DW: painter
1825	Daniel West	House DW: painter
1826	Daniel West	House DW: painter
1827	Daniel West	Hs DW: painter, 136 William

4 LIBERTY STREET (continued)

Date	Tax Assessment Information		City Directory	Tax Map
1828	vacant	Chs Mowats[?]		CW: not checked
1829	Charles Mowats		House	CW: not checked
1830	Charles Mowatt		H	CW: not checked
1831	Sickells		Lot	S: not checked
1832	vacant	Chas[?] Reefson[?]	House	CR: not checked
1833	Chas. H. Nierwell[?]		House	CN: not checked
1834	Pettibone & Long		House	P&: not checked
1835	Pettibone & Long		Store	P&: not checked
1835				Tax Map: in pencil, too faint to read
1836	Pettibone & Long		Store	P&: not checked
1837	Pettibone & Long		Store	P&: not checked
1838	Hull & Bowne		Store	H&: not checked
1839	not checked			H&: not checked
1840	Hull & Bowne		Store	H&: not checked
1841	P. Bowne & Co.		Store	PB: not checked
1842	H. St. John	o		HS: not checked [HS, hardware, at 2 Liberty, 1840 and 1841]
1843	J. Repham[?]	o	Store	JR: not checked
1844	Eliz W.B. Lawrence[?] ow		Store	EL: not checked
	[illegible]	o		not checked
1845	C.V.S. Roosevelt	ow	Store	CR: not checked
1846	C.V.S. Roosevelt	ow	Store	CR: not checked
1847	C.V.S. Roosevelt	ow	Store	CR: not checked
1848	C.V.S. Roosevelt		Store	CR: not checked
1849	C.V.S. Roosevelt		Store	CR: not checked
1850	C.V.S. Roosevelt		Store	CR: not checked
1851	C.V.S. Roosevelt		Store	CR: not checked
				Veltman & Wood, crockery, 4 Liberty *Hiram Veltman [h. elsewhere, and business elsewhere] *George Wood [no h. listed]
1852	C.V.S. Roosevelt		Store	CR: not checked
1853	C.V.S. Roosevelt		Store	CR: not checked
1854	C.V.S. Roosevelt		Store	CR: not checked
1855	C.V.S. Roosevelt		Store	CR: not checked

4 LIBERTY STREET (continued)

<u>Date</u>	<u>Tax Assessment Information</u>	<u>City Directory</u>	<u>Tax Map</u>
-------------	-----------------------------------	-----------------------	----------------

1856	C.V.S. Roosevelt	Store	CR: not checked
1857	C.V.S. Roosevelt	Store	CR: not checked
1858	C.V.S. Roosevelt	Houses on Lot: 1	
		Stories High: 5	
		Lot Size: 18'4"x106'5.5"	
		House Size: 18'4"x80'	

Appendix C

Soil Borings Map and Logs

FIGURE 12

BORING LOCATION PLAN

LOCATE B.1 AT EXISTING SIDEWALK GRATING, REMOVE GRATING, INSTALL AND COMPLETE THE BORING AND REPLACE THE GRATING.

LOCATE B.2 SOUTH AND EAST OF EXIST. COLUMN 21, DRILL THROUGH SIDEWALK, COMPLETE THE BORING, AND FILL THE HOLES IN SIDEWALK AND CELLAR FLOOR.

BUILDING LINE OF EXISTING BUILDING.


SUBWAY TUNNEL BELOW.

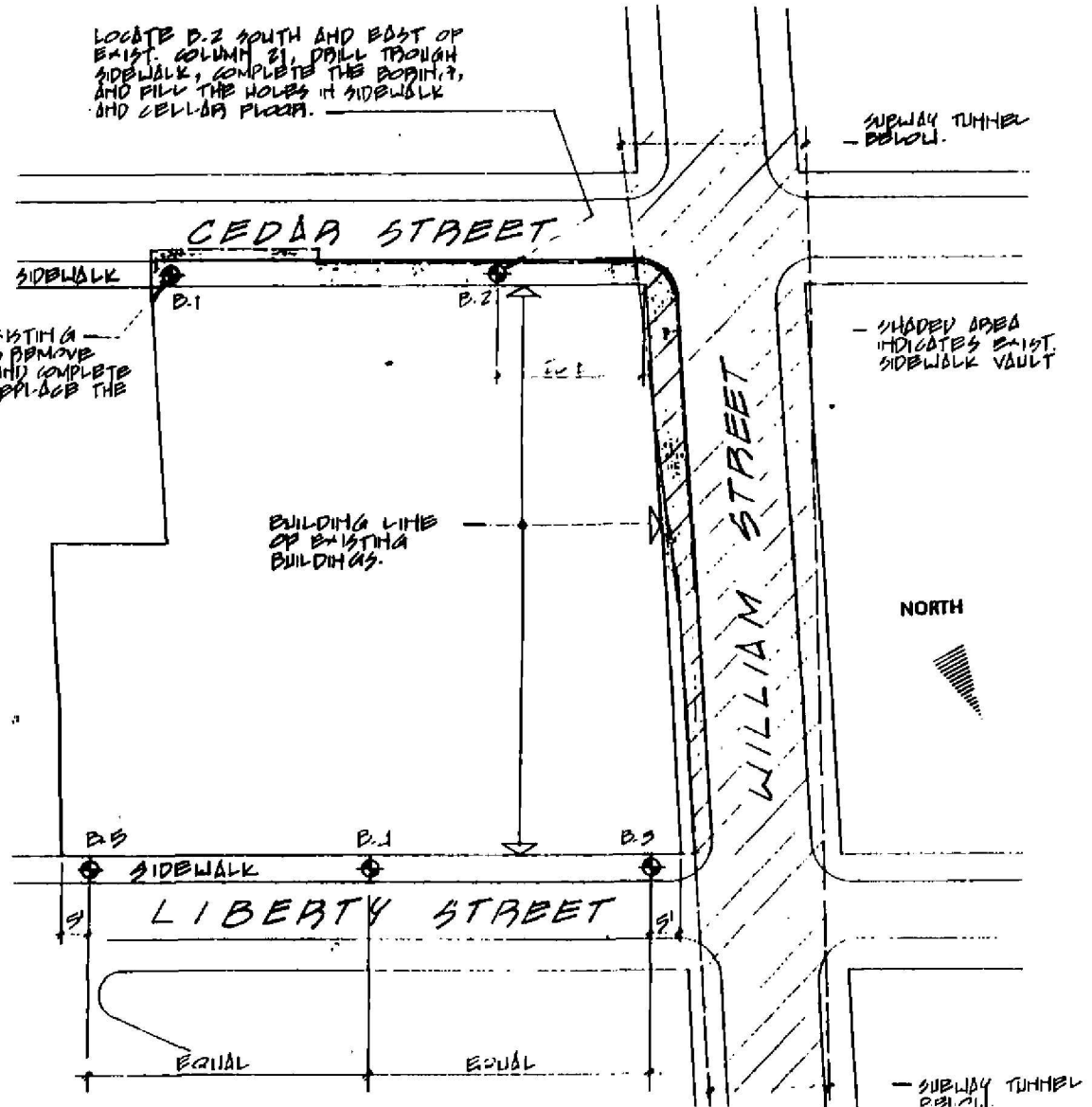
SHADED AREA INDICATES EXIST. SIDEWALK VAULT

NORTH

SUBWAY TUNNEL BELOW.

NOTES:

1. BORING LOCATIONS ARE SHOWN THUS.  B.
2. BORINGS, SAMPLES AND EVALUATIONS SHALL CONFORM WITH THE REQUIREMENTS OF THE NEW YORK CITY BUILDING CODE. BORINGS SHALL BE INSPECTED BY A LICENSED ENGINEER WHO SHALL PROVIDE A CONTROLLED INSPECTION DOCUMENT COVERING THESE BORINGS WHICH IS ACCEPTABLE TO THE BUILDING DEPARTMENT.
3. EXTEND BORINGS FIFTY (50) FEET BELOW GRADE OR UNTIL HARDEN OR ROCK IS ENCOUNTERED.
4. IF HARDEN OR ROCK IS ENCOUNTERED, EXTEND BORINGS 5 FEET INTO SUCH MATERIAL.
5. FOR BIDDING PURPOSES, THE CONTRACTOR SHALL ASSUME 17.5 LH. FT. OF EARTH BORING AND 2.5 LH. FT. OF ROCK BORING.
6. PROVIDE WELL POINTS AT B.2 AND B.3 AS PER SPECS.
7. INSTALL BORINGS IN THE FOLLOWING ORDER: B.3, B.2, B.1, B.4 AND B.5



STANLEY H GOLDSTEIN, P.C.
989 SIXTH AVENUE, NEW YORK, NEW YORK 10018

TELECOPY TRANSMITTAL

TELECOPIER 212-714-9275

DATE:

2/8/89

TRANSMIT TO:

JOHN MASCIONI

COMPANY:

ADDRESS:

TELECOPY NO.:

213-6283

TELEPHONE NO.:

FROM:

Stanley G.

TOTAL NUMBER OF PAGES SENT 4 INCLUDING TRANSMITTAL

NOTE:

Borings B-1 and B-2 were stopped
in glacial till. As per my
request, Boring B-5 was extended
through the till and cored into
rock. The till was found to be
about 20' thick !!

We have been forced to abandon
Boring B-3 because of heavy Con Ed
utilities in the area. Consequently,
I have requested W/G to redrill
B-2 and core into rock.

We are transmitting on a BROTHER FAX-100

If you do not receive all pages, please call
us : soon as possible at 212-714-9270

WARREN GEORGE, INC.

FOOT OF JERSEY AVENUE

P. O. BOX 413

JERSEY CITY, N.J. 07303

TEST BORINGS

BORING LOG		SPOON SAMPLE AND CORE DATA				BLOWS ON CASING		
DEPTH FROM TO	DESCRIPTION OF MATERIAL	SAMPLE NUMBER	DEPTH FROM TO	BLUES PER FT.	UNDISTURBED SOUND	TESTED CORE	0-1	1-10
				CODE RECORD INCHES	CODE RECORD, 10. PSI. REMARKS		1-2	2-10
0' / 10'	REMOVE SAWDUST GRAB TO VOID TO BASEMENT FLOOR	1	10-12		100/1"		2-2	21-22
10' / 13'	BRICK & SLATE	2	15-17		17-23-25-29		2-3	21-22
13' / 43'	RED BROWN FINE SAND SAND SILT	3	20-22		8-11-15-23		2-4	21-22
43' / 52'	GRAY FINE SAND SILT SAND GRAVEL (T.11)	4	25-27		11-13-17-17		2-5	21-22
		5	30-32		9-10-14-24		2-6	21-22
		6	35-37		7-9-11-14		2-7	21-22
		7	40-42		12-17-19-23		2-8	21-22
		8	45-47		23-34-40-42		2-9	21-22
		9	50-52		38-49-83-100/2"		2-10	21-22
							2-11	21-22
							2-12	21-22
							2-13	21-22
							2-14	21-22
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							2-97	21-22
							2-98	21-22
							2-99	21-22
							2-100	21-22

GROUND WATER

DATE	TIME	WATER

Drive Hammer 300 Lbs.

Spoon Hammer 150 Lbs.

Casing Size 4 Inch

Spoon Size 2 Inch

Size of Core Bit Inch

* Under Remarks mention kind of bit, loss of sample, loss of drilling water, soft, sandy or broken rock, caving, cavities, unusual ground water conditions, etc., at depth encountered.

ADDITIONAL REMARKS

DRILLER J. McKeown

HELPER

HELPER

DEPTH		SPOON SAMPLE AND CORE DATA		BLOWS ON CASING		
FEET TO	DESCRIPTION OF MATERIAL	DEPTH FEET TO	SP. SAMPLE NO.	NO. OF BLOWS	FEET TO	
0' 4"	Concrete sidewalk	1	1.3	9. 8. 3. 3	0-1	50-00
		2	8.7	4. 5. 7. 9	1-1	50-11
4' 8'	fine fill	3	10.12	5. 7. 10. 11	2-1	51-02
		4	15.17	7. 7. 9. 10	3-1	52-03
8' 14'	fine to med. Sand, w/ traces of silt	5	20.22	9. 10. 15. 14	4-1	52-05
		6	25.27	10. 10. 15. 17	5-1	52-06
14' 42'	Red brown silty fine sand.	7	30.32	7. 7. 8. 15	6-1	52-07
		8	35.37	5. 7. 9. 14	7-1	52-08
42' 67'	Orange brown sand with some gravel. Trace of silt	9	40.42	10. 15. 21. 32	8-1	52-09
		10	45.47	15. 25. 33. 41	9-1	52-10
67' 68'	Decomposed rock	11	50.51.6	36. 75. 100/6"	10-1	52-11
		12	55.56.7	75. 98. 100/1"	11-1	52-12
68' 73'	Rock	13	60.60.8	100/2"	12-1	52-13
	fine shells	14	65'	100/0"	13-1	52-14
					14-1	52-15
					15-1	52-16
					16-1	52-17
					17-1	52-18
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					78-1	52-79</

DRILLER Sam Kuntz
HELPER S. J. Schuman
HELPER

WARREN GEORGE, INC.

FOOT OF JERSEY AVENUE
P. O. BOX 413
JERSEY CITY, N.J. 07303

TEST BORINGS

N.Y. TEL. (201) 422-2777
STANLEY H. GOLDSTEIN

RECEIVED
FEB 2 1989
REGISTERED
CONSULTING ENGINEER

Project <u>LIBERTY & CEDAR Johnson Soil</u>		Date <u>2/8</u>		19 <u>89</u>			
Boring No. <u>B-4</u>		Job No. _____		Sig No. _____			
BOD/26 LOG		SPONGE SAMPLE AND CORE DATA				BLOWS ON CASING	
DEPTH FROM TO	DESCRIPTION OF MATERIAL	SAMPLE NO.	DEPTH FROM - TO	BLOWS PER FT. CORRECTION INCHES	TEST NO. NO. TEST	TEST NO.	TEST NO.
0	Blown MF SAND	1	1-3	7-9-9-11	0-1	00-01	00-01
12	SOME BLACK wood	2	5-7	6-8-12-12	1-2	01-02	01-02
	Fill				2-3	02-03	02-03
12'	Red Brown MF	3	10-12	7-9-11-14	3-4	03-04	03-04
37'	SAND SOME SILTY GRAVEL	4	15-17	7-12-12-12	4-5	04-05	04-05
37'	Gray Blown MF Sand	5	20-22	13-20-14-13	5-6	05-06	05-06
62'	SOME GRADE Till	6	25-27	10-17-20-22	6-7	06-07	06-07
62'	Roller Bit Rock	7	30-32	7-9-13-19	7-8	07-08	07-08
62'	Miss Schulte	8	35-37	12-19-21-29	8-9	08-09	08-09
62'		9	40-42	27-53-100/5	9-10	09-10	09-10
62'		10	45-47	29-33-70-100/1	10-11	10-11	10-11
		11	50-52	36-100/6	11-12	11-12	11-12
		12	55-57	29-46-100/2	12-13	12-13	12-13
		13	60-62	100/5	13-14	13-14	13-14
	E.O.B 67'				14-15	14-15	14-15
					15-16	15-16	15-16
					16-17	16-17	16-17
					17-18	17-18	17-18
					18-19	18-19	18-19
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					95-96	95-96	95-96
					96-97	96-97	96-97
					97-98	97-98	97-98
					98-99	98-99	98-99
					99-100	99-100	99-100

GROUND WATER			Drive Hammer	700	Lbs.
DATE	TIME	WATER	Speed Hammer	100	Lbs.
			Casing Size	4" 3/4"	Inch
			Spore Size	2"	Inch
			Size of Core Bit	1 1/2"	Inch

* Under Remarks mention kind of bit, loss of sample, loss of drilling water, soft, sandy or broken rock, casing, services unusual ground water conditions, etc., at depth encountered.

ADDITIONAL REMARKS _____

DRILLER J. H. GUYER

HELPER _____

HELPER _____

WARREN GEORGE, INC.

FOOT OF JERSEY AVENUE

P. O. BOX 412

JERSEY CITY, N.J. 07303

TEST BORING

Project ROYAL BANK OF CANADA - MASCIONI & BERMANA
 Boring No. 135 Job No. _____ Rig No. _____ Date 2/6 19 89

Boring Log		Spoon Sample and Core Data				Blows on Casing	
Depth from TO	Description of Material	Depth from TO	Blows per ft. Core Recovered - Inches	Blows per ft. Undisturbed Sample	Interval Casing	Blows	5m-00
0	SIDEWALK	1	1-3	4-11-12-17		1-2	60-61
6"		2	5-7	100/0		2-3	61-62
6'	RED MF SAND HEAVY COARSE GRAVE	3	10-12	6-13-15-25		3-4	62-63
8'		4	15-17	7-9-11-14		4-5	63-64
8'	LT BROWN FINE SAND SOME GRAVE; SITT	5	20-22	8-13-13-21		5-6	64-65
13'		6	25-27	2-7-9-13		6-7	65-66
13'	RED BROWN MF SAND SOME SITT 16 GRAVE	7	30-32	22-24-30-36		7-8	66-67
30'		8	35-37	100/5		8-9	67-68
30'	RED GRAY MF SAND (Till) SOME SITT	9	40-42	100/5		9-10	68-69
58'2"		10	45-47	75-100/5		10-11	69-70
		11	50-52	75-100/5		11-12	70-71
		12	55-57	100/4		12-13	71-72
						13-14	72-73
						14-15	73-74
						15-16	74-75
						16-17	75-76
						17-18	76-77
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						32-33	91-92
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						39-40	98-99
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						42-43	101-102
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						55-56	114-115
						56-57	115-116
						57-58	116-117
						58-59	117-118

STANLEY H. GOLDSTEIN
 FEB 08 1989
 CONSULTING ENGINEER

WATER LEVEL 17'9"
 WATER LEVEL WIDE WELL POINT 22'9"

Drive Hammer 300 Lbs.
 Spoon Hammer 100 Lbs.
 Casing