



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



PERMIT FOR MINOR WORK

ISSUE DATE: 08/13/19	EXPIRATION DATE: 8/13/2023	DOCKET #: LPC-20-00662	PMW PMW-20-00662
ADDRESS: 561 EAST 17TH STREET		BOROUGH: BROOKLYN	BLOCK/LOT: 5203 / 45
Ditmas Park Historic District			

Display This Permit While Work Is In Progress

ISSUED TO:

Consuelo Seidel
561 East 17th Street
Brooklyn, NY 11226

NOT ORIGINAL
COMPUTER-GENERATED COPY

Pursuant to Section 25-310 of the Administrative Code of the City of New York, the Landmarks Preservation Commission hereby approves certain alterations to the subject premises as proposed in your application completed on August 08, 2019.

The approved work consists of exterior work at the pitched roof, including replacing the existing roofing with laminated asphalt architectural shingles (with a tan finish); at the second floor flat roof, and the southern bay window, including replacing existing roofing with rolled asphalt (with a tan finish finish); and replacing existing flashing, gutters, leaders, and downspouts in-kind (with a brown finish), as shown on existing conditions photographs; written specifications, dated July 18, 2019 and August 3, 2019; and on roof plan drawings, dated (received) July 19, 2019, all prepared by Daniel F. Seidel, and submitted as components of the application.

In reviewing this proposal, the Commission notes that the Ditmas Park Historic District Designation Report describes 561 East 17th Street as a Colonial Revival style residence with attic designed by Arlington D. Isham and built in 1906, and that the building's style, scale, materials and details are among the features that contribute to the special architectural and historic character of the Ditmas Park Historic District.

With regard to this proposal, the Commission finds that the work is in accordance with the provisions set forth

in Title 63 of the Rules of the City of New York, Section 2-11 for Repair, Restoration, Replacement, and Re-creation of Building Facades and Related Exterior Elements, including Section 2-11(d)(1)(iv)(I) for replacement of roofing material. Based on these findings, the Commission determined that the work is appropriate to the building and to the Ditmas Park Historic District. The work, therefore, is approved.

Please see Title 63 of the Rules of the City of New York for complete text of any Rule section(s) cited in this permit: <http://www1.nyc.gov/site/lpc/applications/rules-guides.page>

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

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

Sarah Carroll
Chair

PLEASE NOTE: PERFORATED DRAWINGS AND A COPY OF THIS PERMIT HAVE BEEN SENT TO:
Daniel Seidel

cc: Caroline Kane Levy, Deputy Director; Daniel Seidel,