



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



PERMIT

CERTIFICATE OF NO EFFECT

ISSUE DATE: 10/05/17	EXPIRATION DATE: 10/5/2021	DOCKET #: LPC-19-17169	CNE CNE-19-17169
ADDRESS: 39 EAST 19TH STREET		BOROUGH: Manhattan	BLOCK/LOT: 848 / 28
Ladies' Mile Historic District			

Display This Permit While Work Is In Progress

ISSUED TO:

Susan Goodale
39 East 19th Owners Corp.
666 Broadway
New York, NY 10012

Pursuant to Section 25-306 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 September 22, 2017.

The approved work consists of replacing a brown finished metal plate with a gray finished metal plate, set flush with the concrete sidewalk, in conjunction with replacing the below-grade oil tank fill box; and interior alterations at the cellar floor, including plumbing and mechanical work, as described and shown in an existing conditions photograph, dated May 15, 2017; written narratives, dated May 15, 2017, August 23, 2017, and September 13, 2017; and drawings M-001.00 through M-008.00, and EN-001.00 through EN-004.00, dated March 24, 2017, and prepared by Louis P. Arena, P.E., all submitted as components of the application.

In reviewing this proposal, the Commission notes that the Ladies' Mile Historic District Designation Report describes 39 East 19th Street as a neo-Renaissance style store and loft building, designed by Henri Fouchaux, and built in 1898-1900; 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 historic district. The Commission also notes that Notices of Violation (NOV) 04-0799 and 04-0800, were both issued on August 29, 2005, for "alterations to ground floor shopfront without permit(s)" and the "replacement of westernmost

ground floor entrance without permit(s)," respectively.

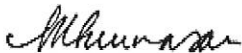
With regard to this proposal, the Commission finds that the work will not affect any significant feature of the building or site; and that the plate will be installed at concrete, set flushed with the sidewalk and finished to blend with the adjacent sidewalk paving. The work, therefore, is approved.

PLEASE NOTE: NOVs 04-0799 and 04-0800 remain in effect and are not addressed by this permit. Failure to resolve these matters may result in the issuance of a NOV originating from the Environmental Control Board in accordance with Title 63 of the Rules of the City of New York, Section 7-02 (c). Second NOVs require a court appearance and a civil fine may be imposed.

The Commission has reviewed the application and these drawings and finds that the work will have no effect on significant protected features of the building.

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

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



Meenakshi Srinivasan
Chair

PLEASE NOTE: PERFORATED DRAWINGS AND A COPY OF THIS PERMIT HAVE BEEN SENT TO:
Louis P. Arena, New York Engineering Assoc.

cc: Emma Waterloo, Deputy Director; Louis P. Arena, New York Engineering Assoc.; K. Rice, Enforcement Officer