



THE NEW YORK CITY LANDMARKS PRESERVATION COMMISSION
1 CENTRE STREET 9TH FLOOR NORTH NEW YORK, NY 10007
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PERMIT FOR MINOR WORK

ISSUE DATE: 09/08/11	EXPIRATION DATE: 09/08/2015	DOCKET #: 123481	PMW #: PMW 12-4474
ADDRESS 865 UNION STREET-WINDOWS HISTORIC DISTRICT PARK SLOPE		BOROUGH: BROOKLYN	BLOCK/LOT: 1063 / 71

Display This Permit While Work Is In Progress

ISSUED TO:

John M. Butler & Eileen Rooney
865 Union Street
Brooklyn, NY 11215

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 September 8, 2011.

The approved work consists of alterations at the front facade consisting of the removal of eight one-over-one double-hung black-painted wood windows, including two at the areaway level, two at the parlor floor, three on the second floor, and three on the third, and the installation, in the existing masonry openings, of new one-over-one double-hung black-painted wood windows with thermo-pane double glazing, with black-painted wood brick mold and exterior screens, all as shown in drawing 1, dated May 2, 2011, prepared by Marvin Windows and Doors, a drawing of the front facade, and in dimensioned drawings of the existing windows, all hand dated 8/17/2011, prepared by the building owners, and in pictures of the existing conditions, all submitted as components of this application by the owners of the building.

In reviewing the proposal, the Commission notes that the Park Slope Historic District designation report describes 865 Union Street as a neo-Grec style rowhouse, designed by architect/builder John Magilligan and built in 1884-85; 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 Park Slope Historic District. The Commission further notes that the existing windows are in a deteriorated condition.

With regard to this proposal, the Commission finds that, in accordance with the provisions set forth in RCNY, Title 63, Section 3-04, that the new windows at the primary facade will match the historic windows in terms of configuration, operation, details, material and finish. Based on these findings, the Commission

determined that the work is appropriate to the building and to the Park Slope Historic District. The work, therefore, is approved.

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 John Graham.

Robert B. Tierney (R)

Robert B. Tierney
Chair

PLEASE NOTE: A COPY OF THIS PERMIT HAS BEEN SENT TO: