The current proposal is:

**Preservation Department – Item 8, LPC-22-06889**

**31 Perry Street – Greenwich Village Historic District**

**Borough of Manhattan**

Note: this is a Public Meeting item. No public testimony will be received today as the hearing on this item is closed
31 Perry Street
Greenwich Village Historic District
SIDE (EAST) ELEVATION:

- REDUCE AMOUNT OF LOT LINE GLASS.
- WINDOWS CLOSEST TO NEIGHBOR SHOULD BE LIMITED.
- WINDOWS SHOULD BE ASYMMETRICAL AND BIASED TO NORTHERN CORNER.

LEVEL 04 MEZZANINE (PENTHOUSE):

- REDUCE AMOUNT OF GLASS.
- SEEMS A BIT TALL.
03 May 2022 East Elevation in Context

Proposed East Elevation in Context
Existing Conditions

31 Perry Rear Elevation (Looking South)

31 Perry Rear Elevation (Looking Southeast)

31 Perry Rear Elevation (Looking Southwest)

31 Perry Rear Yard (Looking North from Second Floor)
Appendix
Existing Rear Axonometric (Looking Southeast)

Proposed Rear Axonometric (Looking Southeast)

Area of Eliminated Volume
Existing Conditions
Rear Yards

View of Adjacent Rear Yards (Looking East)

View of Adjacent Rear Yards (Looking Southeast)
31 Perry Street
Greenwich Village Historic District

Proposed Materials

Mezzanine Glazing
Mezzanine Fascia
Rear Facade Masonry
Steel Windows
Previously-Approved Rear Elevation

LPC Docket # LPC-20-02848, COFA-20-02848

Proposed Rear Elevation

37-39 Perry Street (Rear Elevation)

64 Perry Street (Rear Elevation)
Visibility from 227 Waverly Place (Spring)

Visibility from 227 Waverly Place (Winter, Photocollage)

Visibility from 215 West 11th Street (Spring)
Existing Level 02 Plan

Proposed Level 02 Plan
Existing Perry Street Elevation

Proposed Perry Street Elevation
Existing Building Section
The current proposal is:

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31 Perry Street – Greenwich Village Historic District
Borough of Manhattan

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