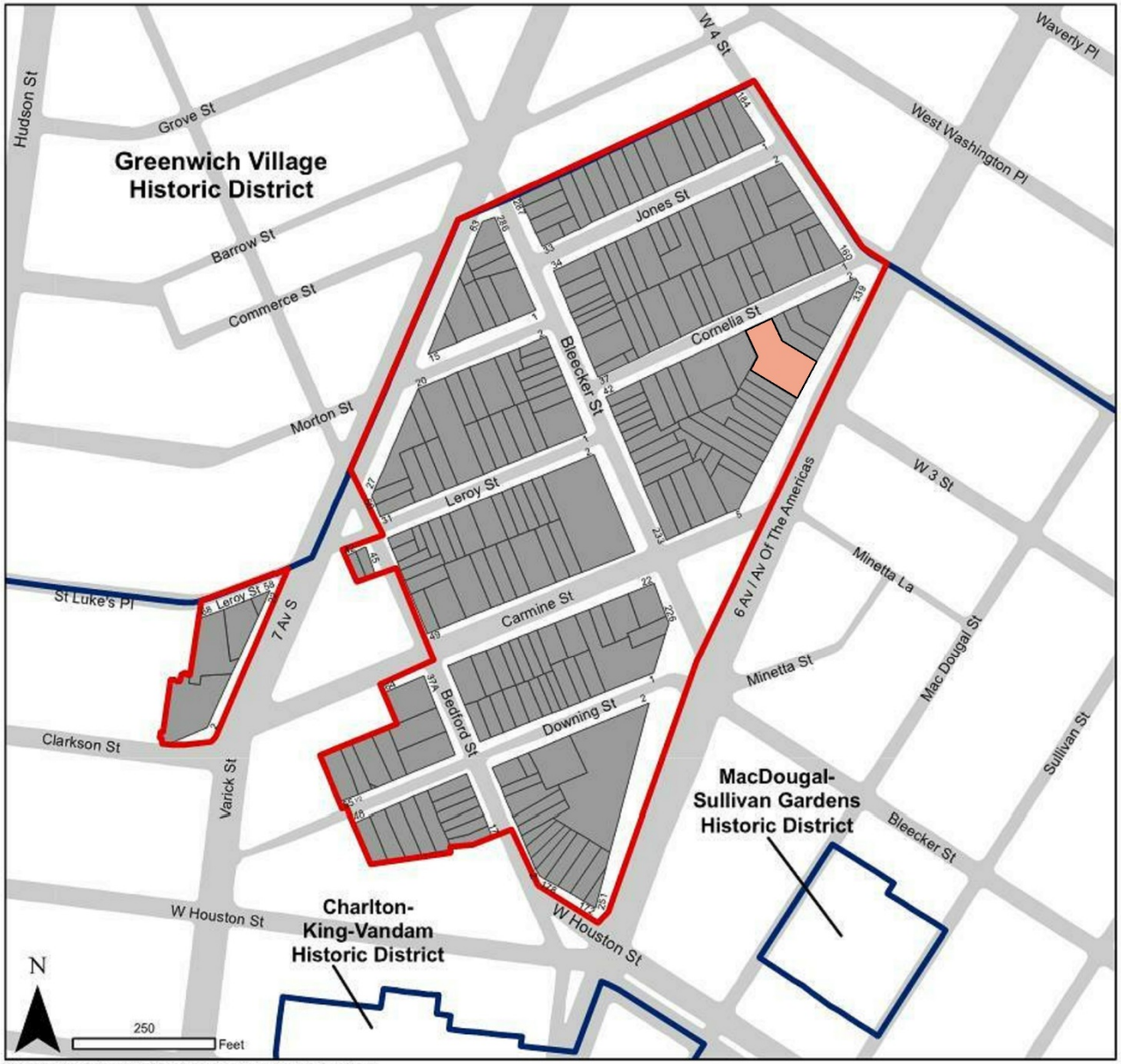
IFC Center

323-327 Avenue of the Americas, New York, NY 10014

323-327 Avenue of the Americas (PROPOSED)

14-16 Cornelia Street (PROPOSED)

Greenwich Village Historic District Extension II



Graphic Source: MapPLUTO, Edition 06C, 2006. Date: June 22, 2010. Author: JM.

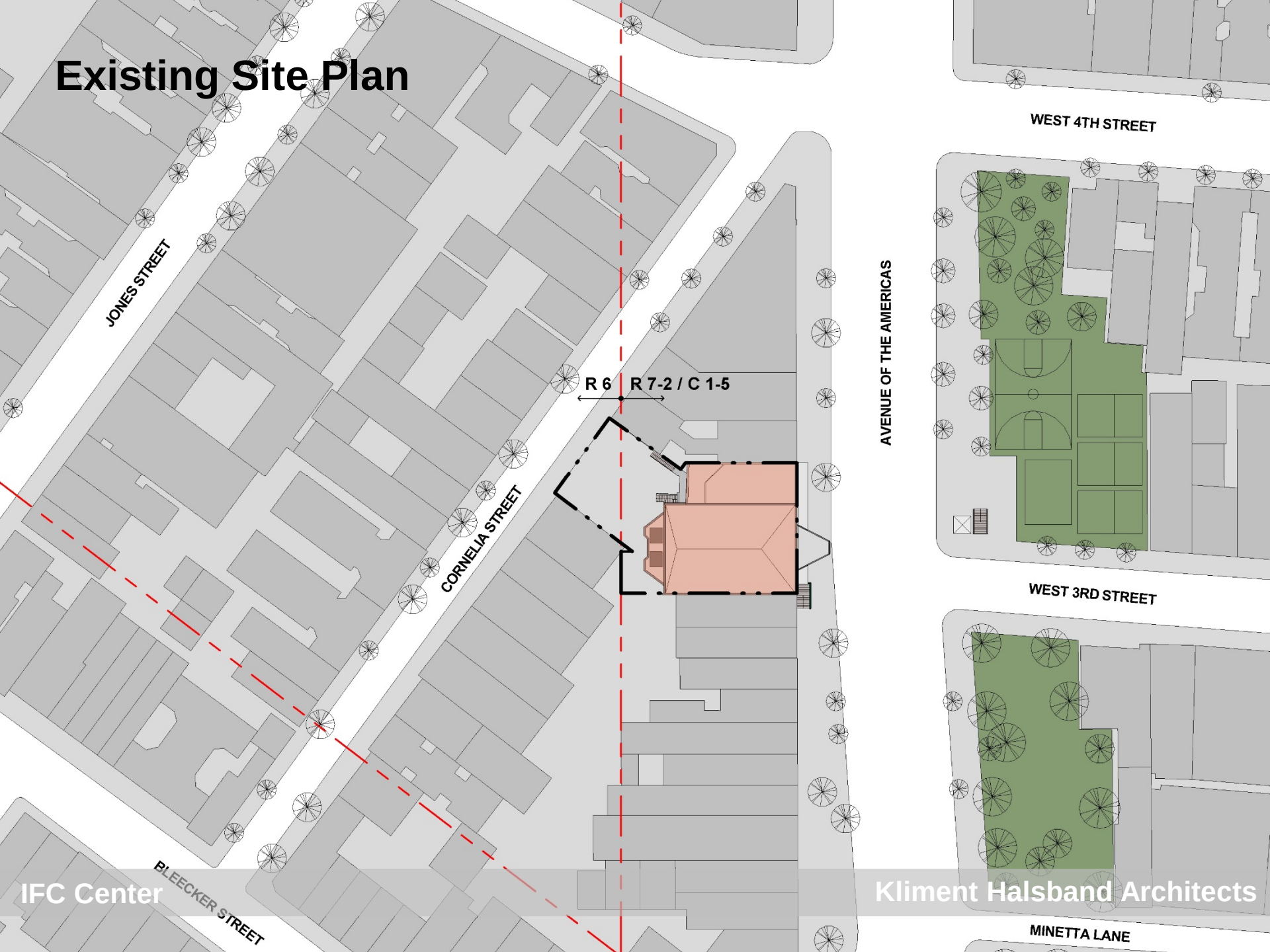
Greenwich Village
Historic District Extension II
Borough of Manhattan, NY
Landmarks Preservation Commission

Calendared: June 23, 2009
Public Hearing: October 27, 2009
Designated: June 22, 2010

- Boundary of Existing District
- Boundary of District Extension
- Tax Map Lots, District Extension

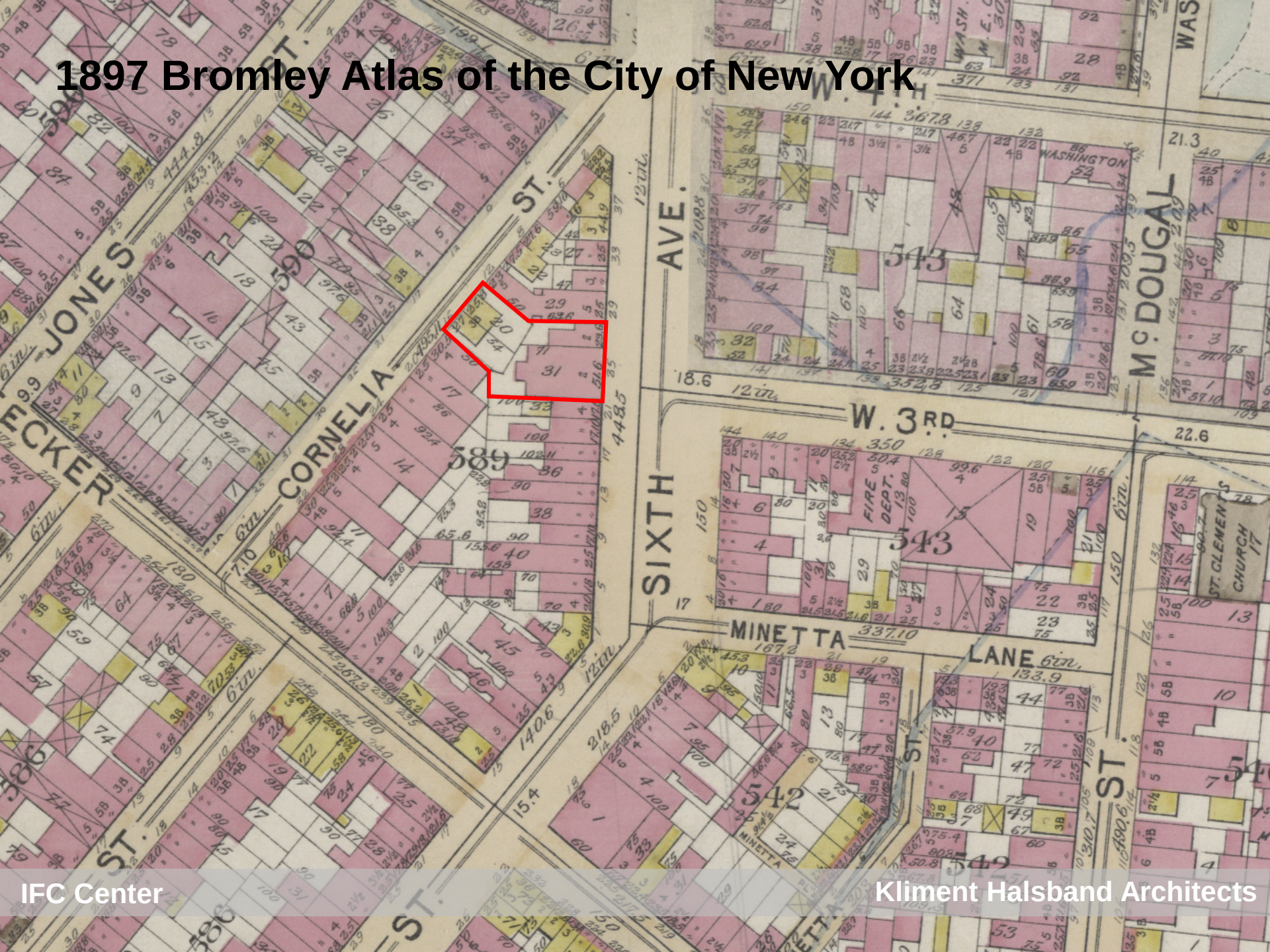
NYC™
Landmarks Preservation
Commission

Existing Site Plan



1852 Perris &
Browne Atlas
STREET
Dutch
Reformed
Church
IFC Center
Kliment Halsband Architects

1897 Bromley Atlas of the City of New York



1926 – J. Lamb Ecclesiastical Art Works

1932 – Cornelia Street

THE NEW YORK SUN, THURSDAY, JUNE 12, 1930.

The Title Guarantee & Trust Company lent $42,000 additional to J. & R. Lamb, a corporation of which Karl B. Lamb is the vice-president and treasurer, on 323-327 Sixth avenue, 74 feet 1½ inches of frontage, known as the Ecclesiastical Art Works, and the abutting property in the rear at 14-16 Cornelia street, 52¾ feet in width, this being consolidaed with five other mortgages held by the guarantee company to make a single lien of $120,000 to cover all these premises, due according to the bond, according to records filed with the Register's office.

The New York Times
Published: May 30, 1937
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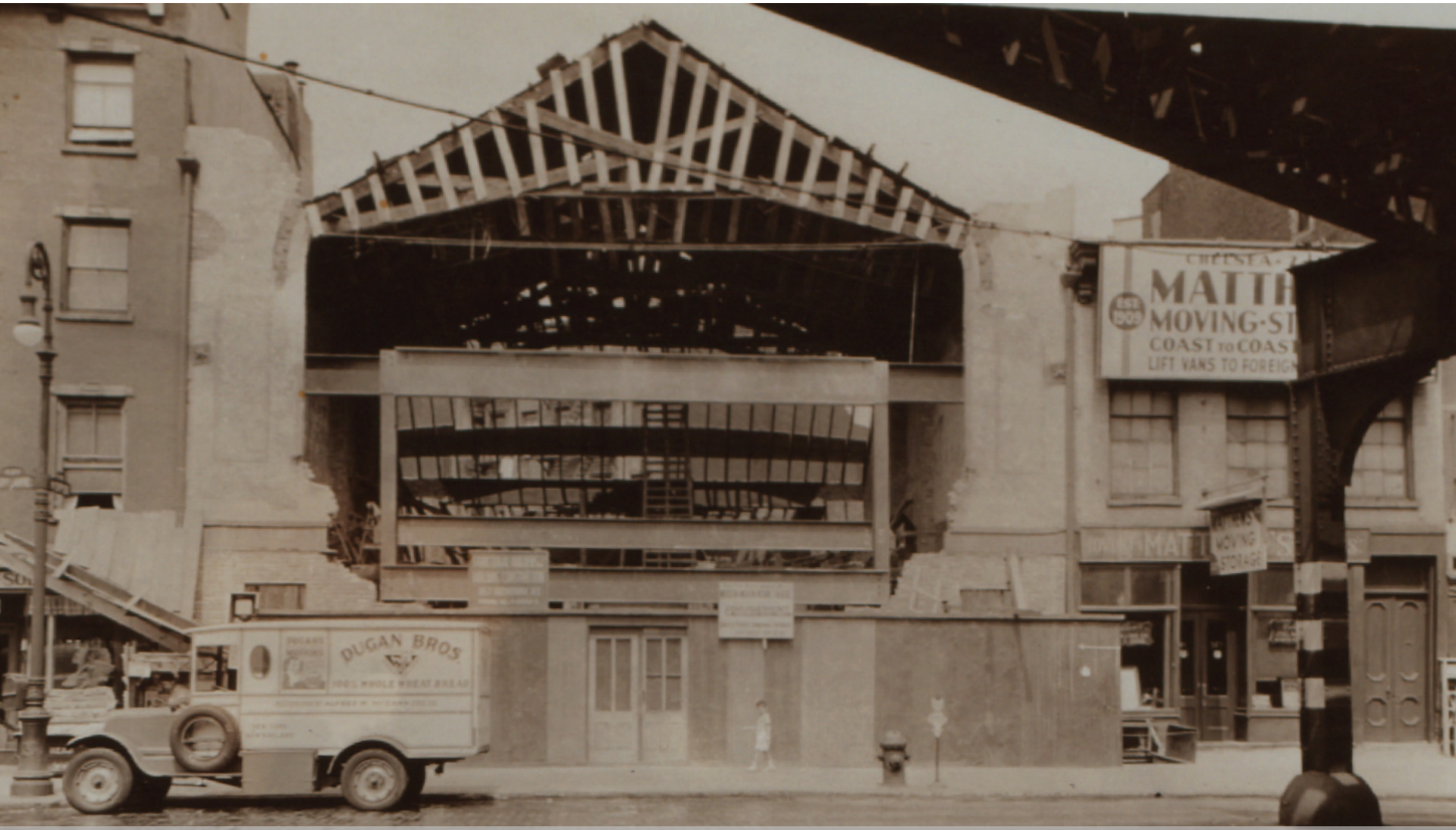
Other Notable Changes

Another interesting operation involving one of the early church edifices in Greenwich Village is under way at 223-27 Sixth Avenue, practically opposite Third Street and extending back to Cornelia Street. The old church, which was built in 1807, was altered many years ago for the ecclesiastical studios of the J. & R. Lamb Company, which moved to Tenafly a few years ago. The old church exterior still remains and it is now being altered for a theatre by the Luxor-Bleecker Amusement Company at an estimated cost of $60,000.

1937 – Construction



1937 – Waverly Theater

IFC Center

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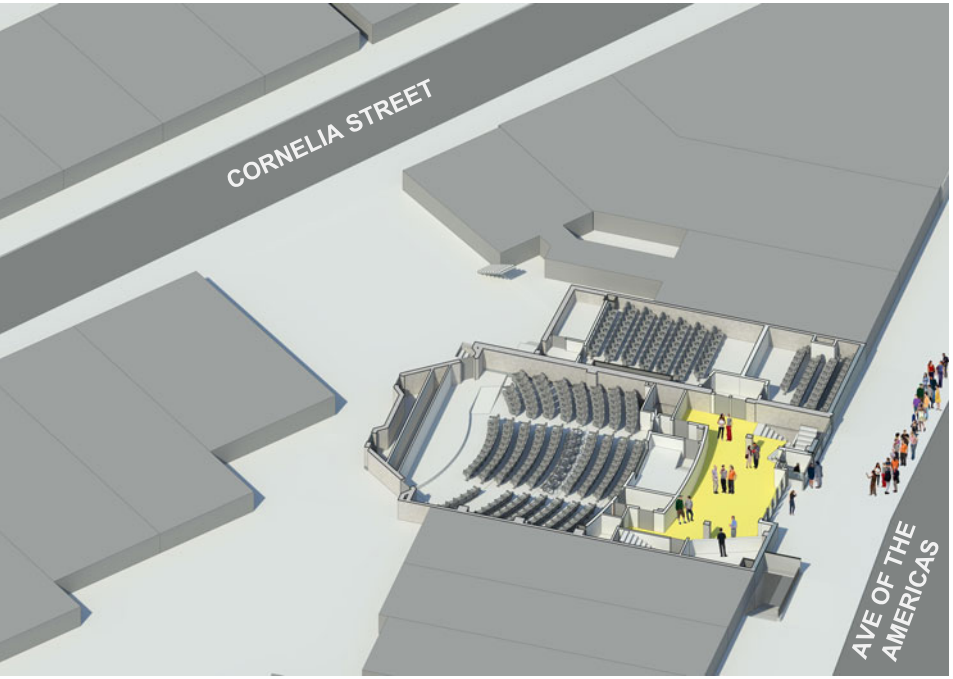
Today – IFC Center

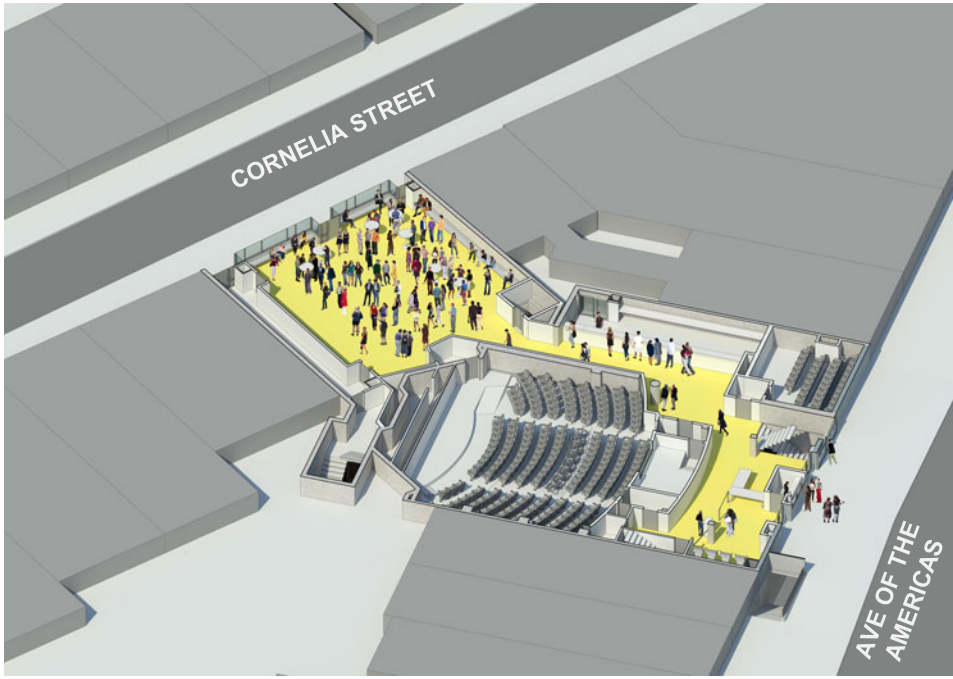
IFC Center

Kliment Halsband Architects

Proposed Site Plan

Lobby – Existing and Proposed





EXISTING

PROPOSED

NEW LOBBY AND LOUNGE AREA IN THE PROPOSED EXPANSION WILL ALLEVIATE SIDEWALK CONGESTION ON AVENUE OF THE AMERICAS.

Section

IFC
IFC
IFC
IFC
IFC
DOC NYC
WIM WENDERS
WAVERLY MIDNIGHTS
BOYHOOD
CORNELIA ST.
AVE OF THE AMERICAS

Theater Capacity

	Existing	Proposed
1	210	250
2	114	114
3	61	61
4	60	47
5	35	36
6	-	142
7	-	48
8	-	68
9	-	68
10	-	64
11	-	50
total	480	948

Waiting Area

Existing	Required	Proposed
1,488 sf	3792 sf	6,242 sf

Zoning Area

Existing	Permitted	Proposed
10,328 sf	15,400 sf	20,170 sf

Existing West Side of Avenue of the Americas

301 - 303 AVENUE OF THE AMERICAS | 305 | 307 | 309 | 311 | 313 | 315 | 317 | 319 | 321 | IFC CENTER 323 AVE OF THE AMERICAS | 329 | 331 | 2 CORNELIA STREET

View of Avenue of the Americas

EXISTING

PROPOSED

Existing West Side of Cornelia Street

Existing East Side of Cornelia Street

2-10 CORNELIA STREET | 12 | 14-16 CORNELIA STREET | 18 | 20 | 22 | 24 | 26 | 28 | 30 | 32 | 255 BLEECKER STREET

Existing East Side of Cornelia Street

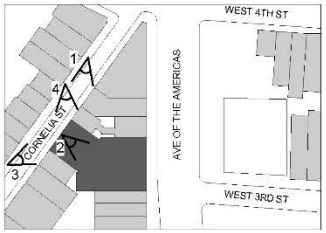
Existing Conditions - Cornelia Street

1

2

3

4



Proposed East Side of Cornelia Street

New Design, Revised after October 13 LPC Hearing

Proposed East Side of Cornelia Street

Original Design (October 13, 2015 LPC Hearing)

Proposed Elevation - Cornelia Street

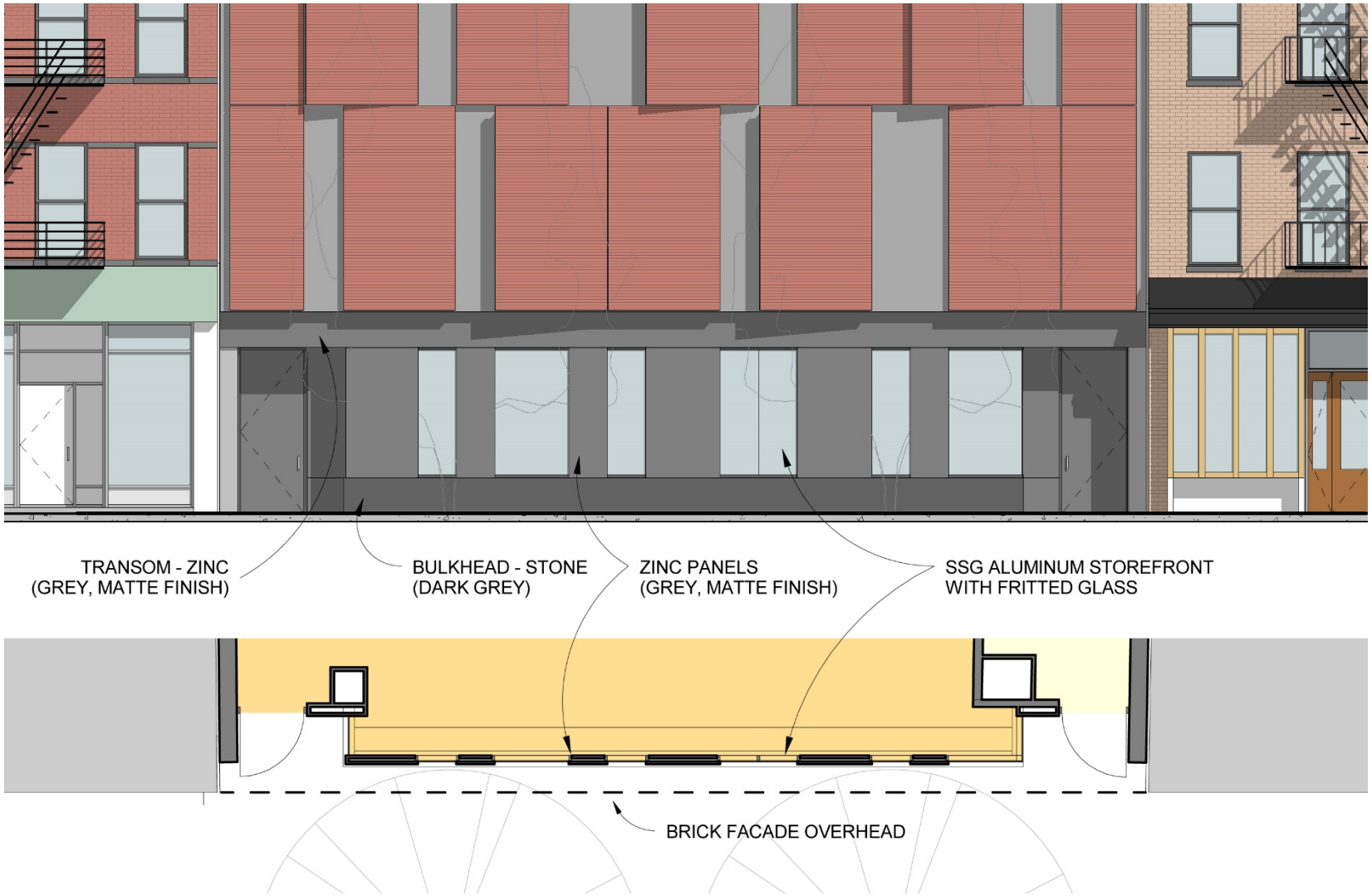
New Design, Revised after October 13 LPC Hearing

Proposed Elevation on Cornelia Street

Original Design (October 13, 2015 LPC Hearing)

Elevation and Plan Section – Cornelia Street

New Design, Revised after October 13 LPC Hearing



New Design, Revised after October 13 LPC Hearing

IFC Center **Kliment Halsband Architects**

IFC Center

Kliment Halsband Architects

New Design, Revised after October 13 LPC Hearing

IFC Center

Kliment Halsband Architects

Original Design (October 13, 2015 LPC Hearing)

View of Cornelia Street

New Design, Revised after October 13 LPC Hearing

EXISTING

PROPOSED

View of Cornelia Street

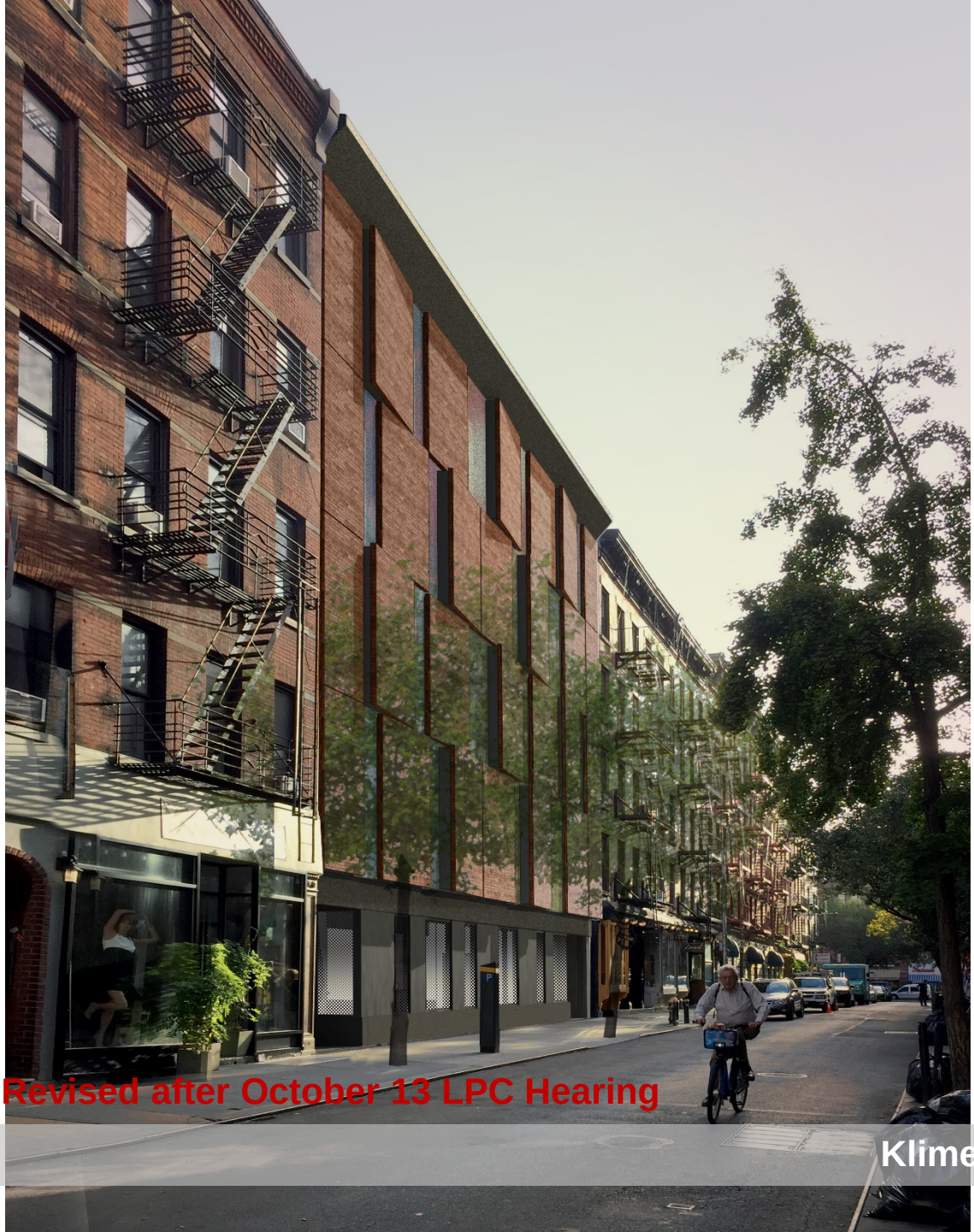
Original Design (October 13, 2015 LPC Hearing)

EXISTING

PROPOSED

IFC Center

Kliment Halsband Architects



New Design, Revised after October 13 LPC Hearing

IFC Center

Kliment Halsband Architects

Original Design (October 13, 2015 LPC Hearing)

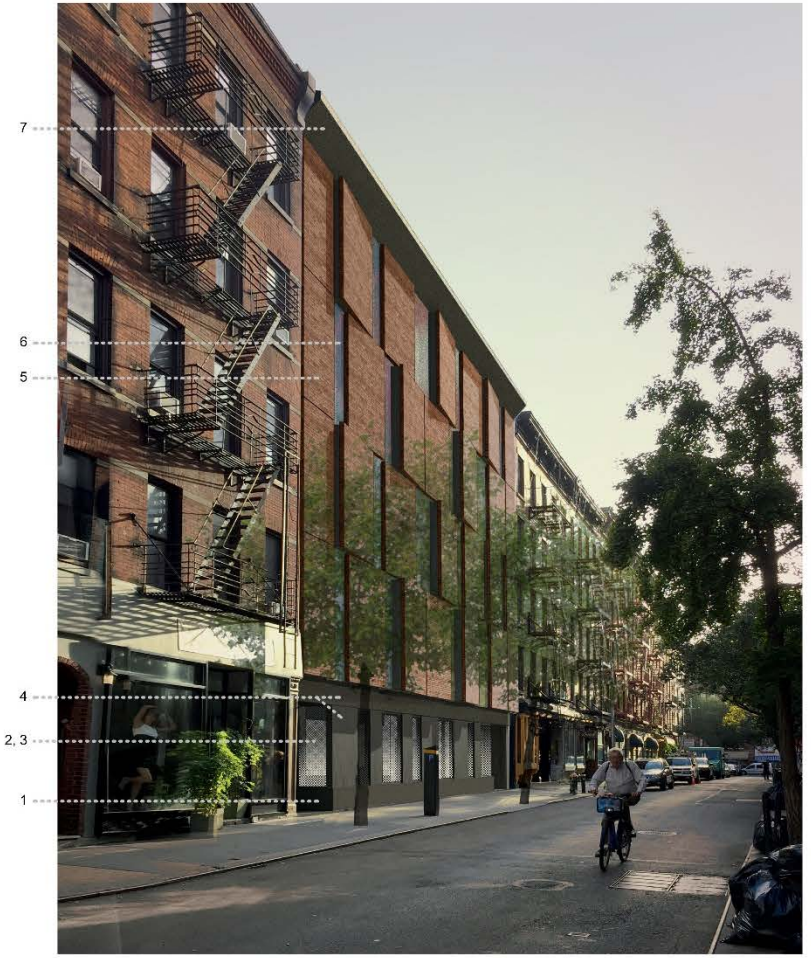
Materials

4. TRANSOM AND STOREFRONT PANELS - ZINC, GREY, MATTE FINISH

2. STOREFRONT - FRITTED GLASS

3. STOREFRONT MULLION - ALUMINUM, DARK GREY, MATTE FINISH

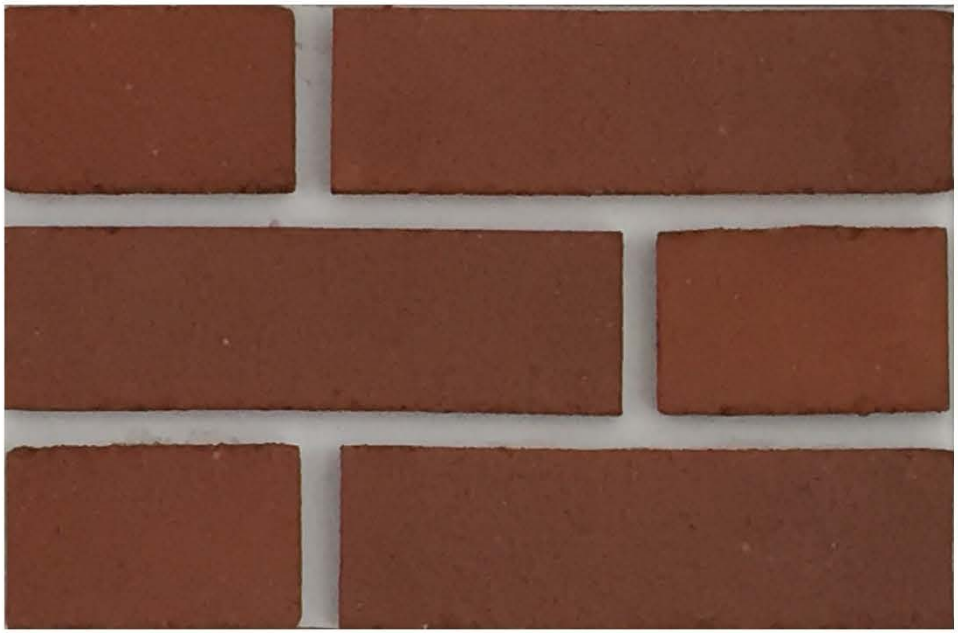
1. BULKHEAD - STONE, DARK GREY



Materials

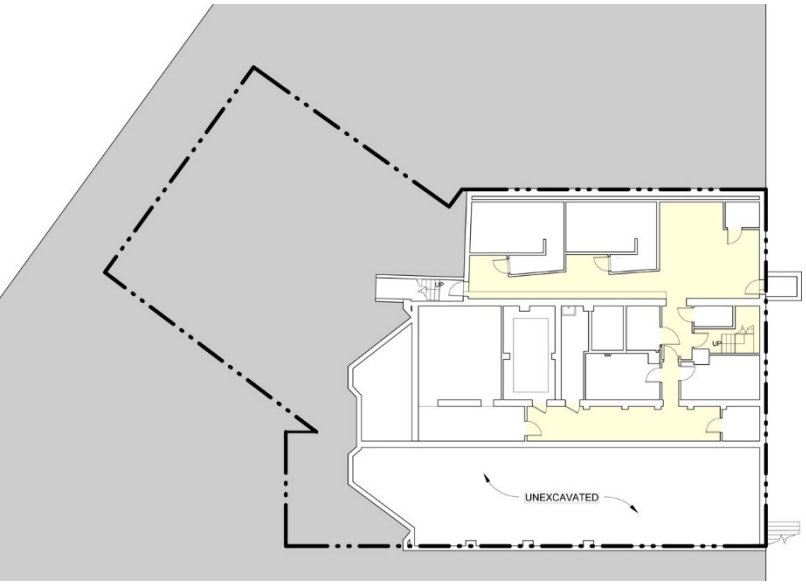
7. CORNICE - BLACK-PAINTED METAL

6. FACADE INFILL - GLASS WITH DARK GREY BACKING



5. FACADE - BRICK PANELS

Cellar Floor Plan



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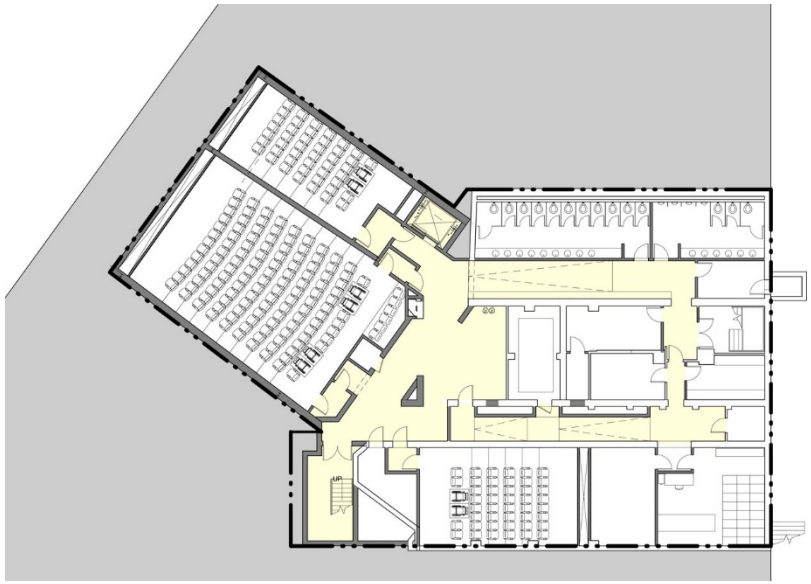
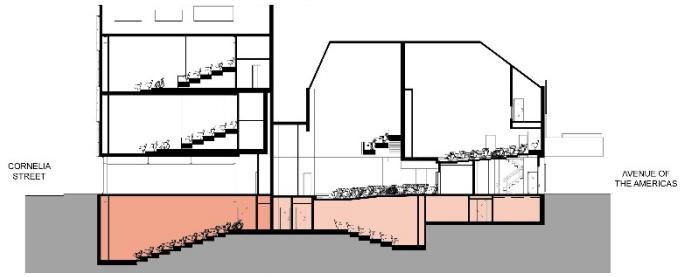
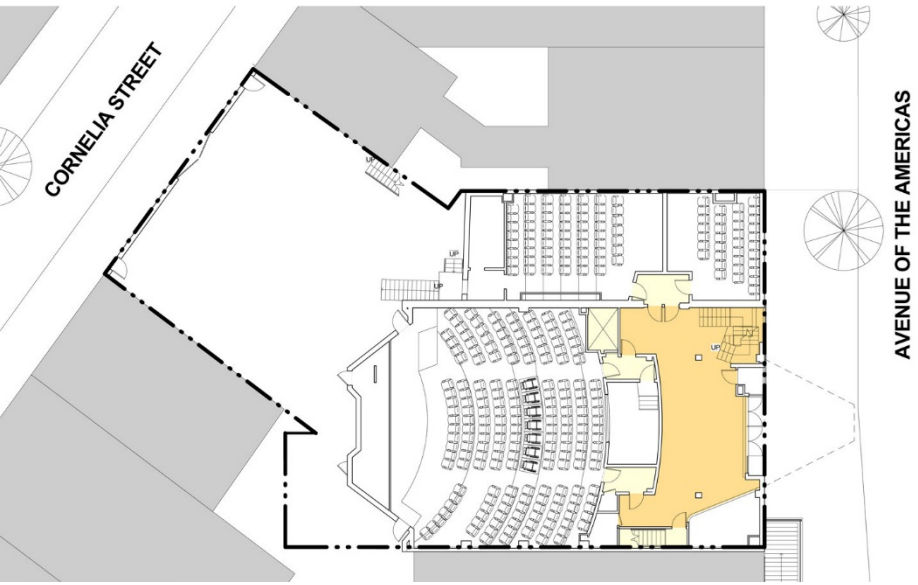


PROPOSED



Ground Floor Plan



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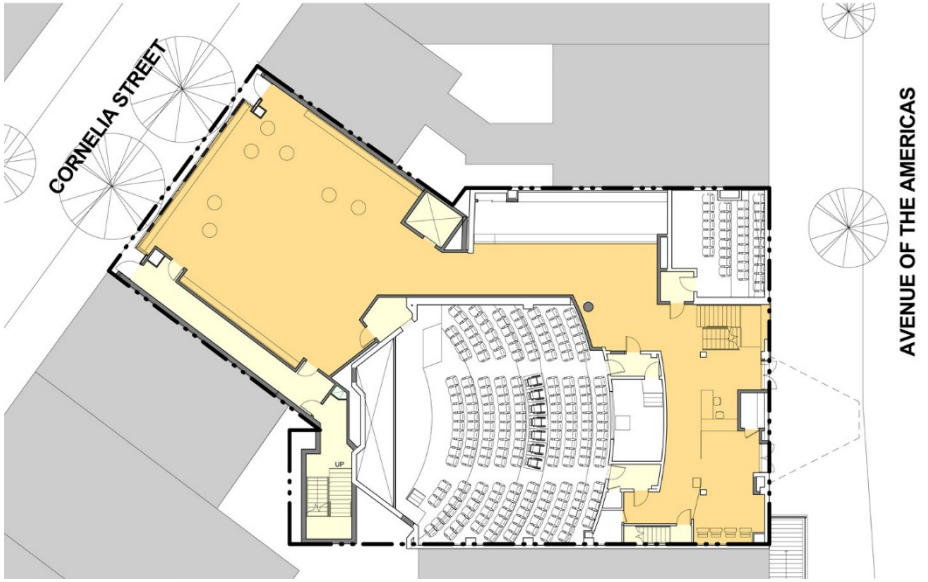
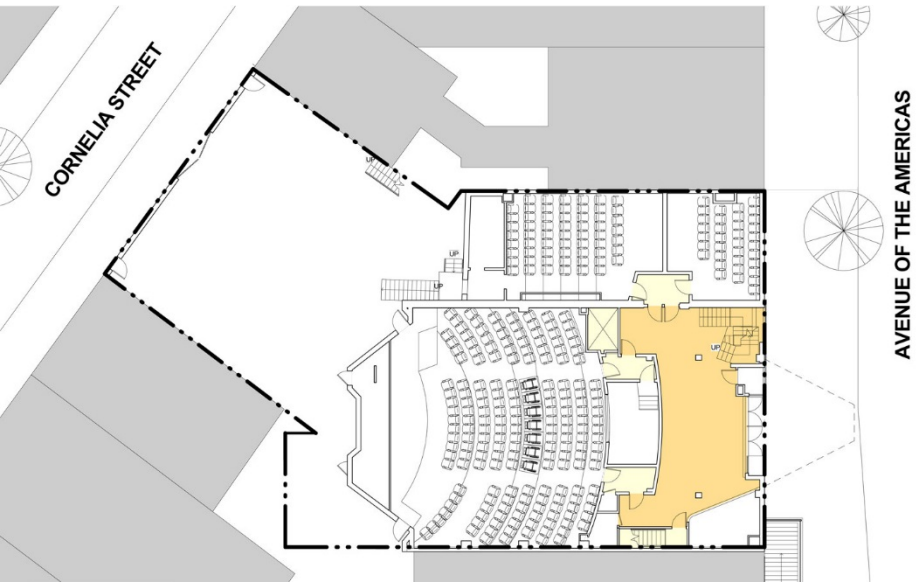


PROPOSED

New Design, Revised after October 13 LPC Hearing

Ground Floor Plan



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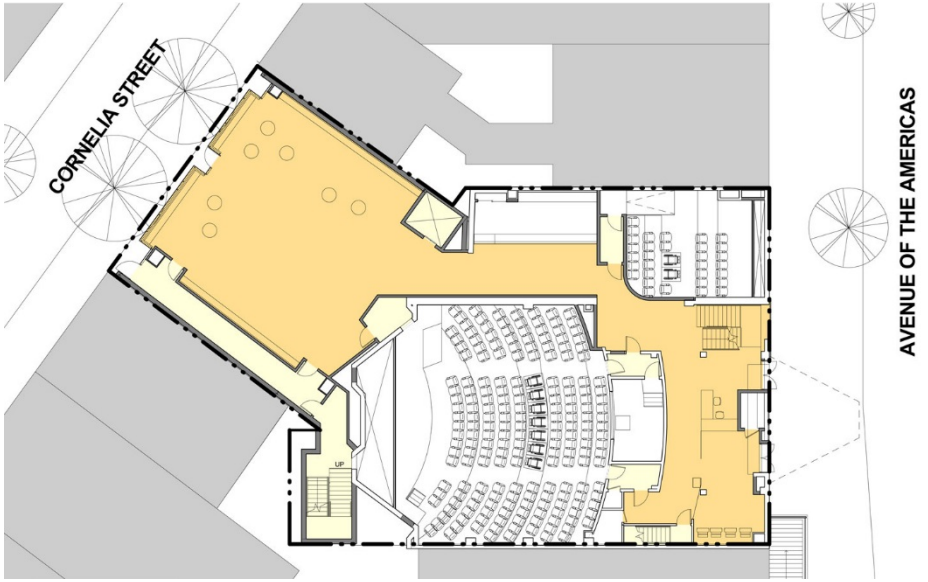
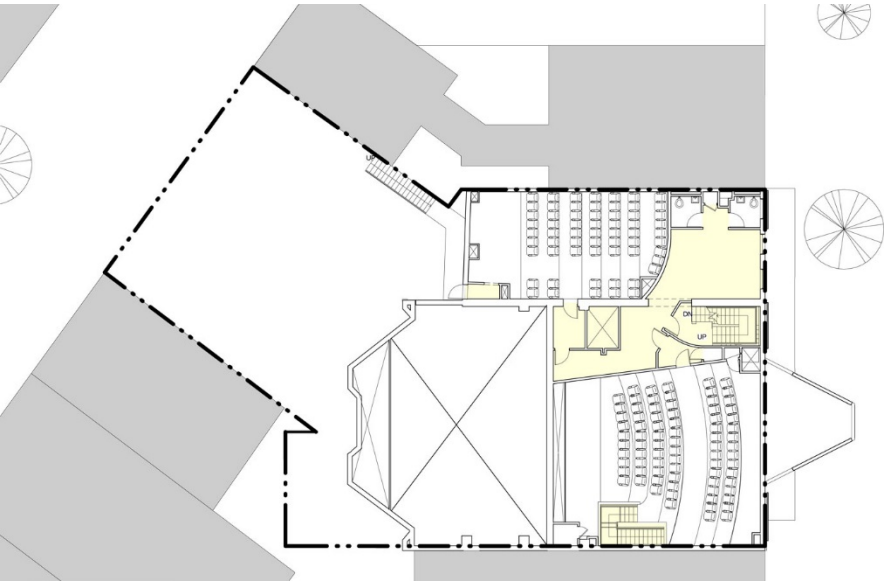


PROPOSED

Original Design (October 13, 2015 LPC Hearing)

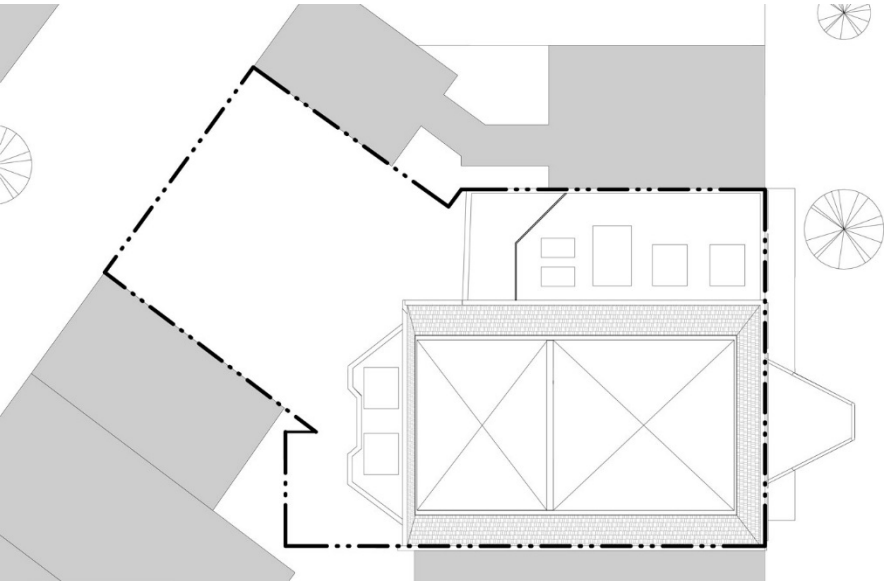
Second Floor Plan



EXISTING

PROPOSED

Third Floor Plan



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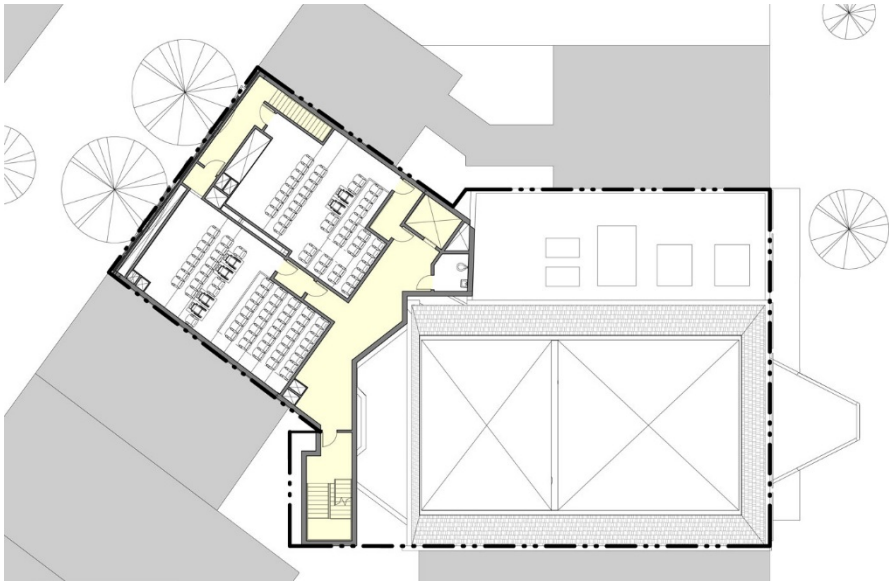

PROPOSED

Elevation Studies – Cornelia Street

Elevation Studies – Cornelia Street