

220 Carlton Ave, Brooklyn

Landmarks Preservation Commission
Application, Docket # 16-6343

Request for COFA –
Rear Façade & Bay Window Work

220 Carlton LPC - Contents

- Rear Façade
 - i. Existing Conditions
 - ii. Context
 - iii. Proposed Work Scope
 - iv. Proposed Design & Materials
 - v. Floorplans & Sections
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Rear Façade

Rear Façade - Existing



Thorocoat acrylic coating on brick, stone sills & lintels throughout

Aluminum windows & square brickmould throughout

Missing dog-tooth brick cornice

Brick infill in original opening



Context

Context – Block Plan



- **Visibility:** Rear Façade of 220 Carlton not visible from any public thoroughfare
- **Surrounding Enlargements:** Numerous 1-3 story, 8' – 25' deep enlargements in North half of block between Dekalb Ave & Willoughby Ave

Context – Visibility

NOTE: REAR OF BUILDING (AND REAR BAY) NOT VISIBLE FROM ANY PUBLIC THOROUGHFARE OR RIGHT OF WAY.



PH1
A111
LINE OF SIGHT PHOTO 1



PH4
A111
LINE OF SIGHT PHOTO 4



PH2
A111
LINE OF SIGHT PHOTO 2



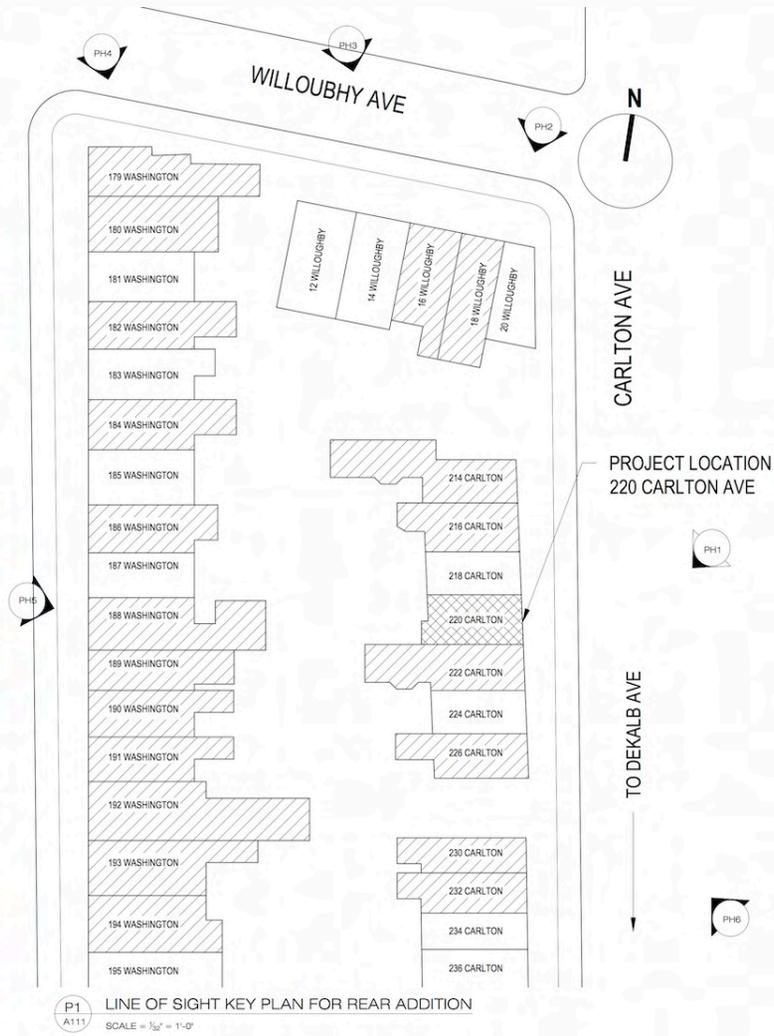
PH5
A111
LINE OF SIGHT PHOTO 5



PH3
A111
LINE OF SIGHT PHOTO 3



PH6
A111
LINE OF SIGHT PHOTO 6



Context – Adjacent Buildings



216 Carlton



218 Carlton



222 Carlton

Context – Surrounding Buildings



North toward Willoughby along Carlton Rear
Yards: 214 & 216 Carlton



South toward Dekalb along Carlton Rear
Yards: 224, 226, 228, 230 Carlton

Context – Surrounding Buildings



Southwest toward Washington Park:
191, 190, 189 Washington Park



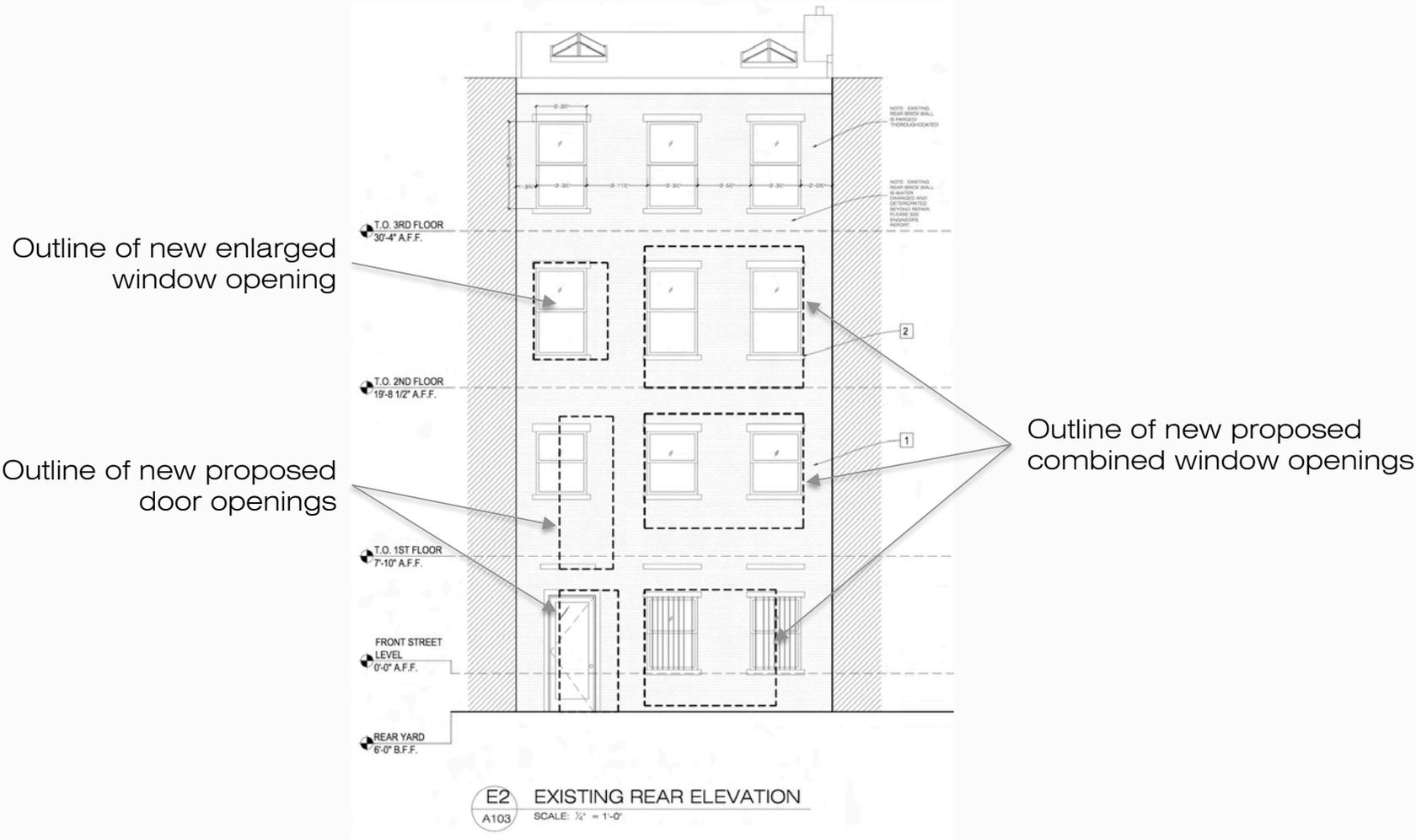
Southeast toward Washington Park:
189, 188, 187 Washington Park

Proposed Work

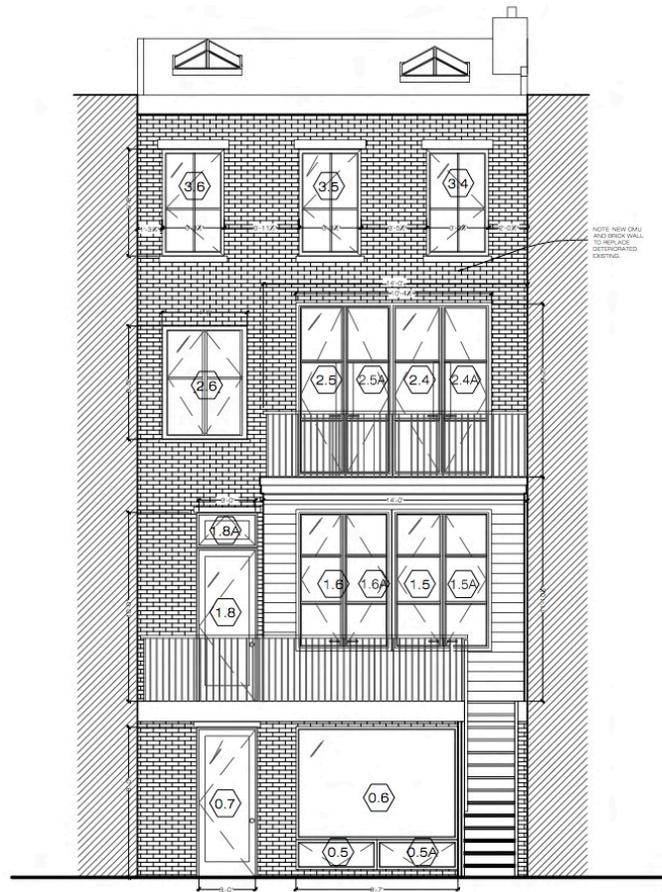
Proposed Work Scope

- Basement
 - Enlarged, combined window openings
 - New wood windows & wood patio door
- 1st Floor
 - New Bay Window (partial width)
 - New non-combustible deck & stair to yard
 - New wood patio door, divided-lite steel windows
 - New unpainted cedar lapped siding
 - Restored, unpainted brick
- 2nd Floor
 - New wood french-casement windows, divided-lite steel windows
 - Restored, unpainted brick
- 3rd Floor
 - New wood casement integral divided-lite windows (2 / 2)
 - Restored, unpainted brick, stone sills & lintels
 - Restored dog-tooth brick cornice

Rear Façade – Existing/Proposed



Rear Façade – Proposed



rear building elevation
nts

PROPOSED MATERIAL PALETTE



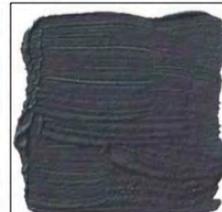
3

natural brick



6

wood siding



4

dark historical
color paint



7

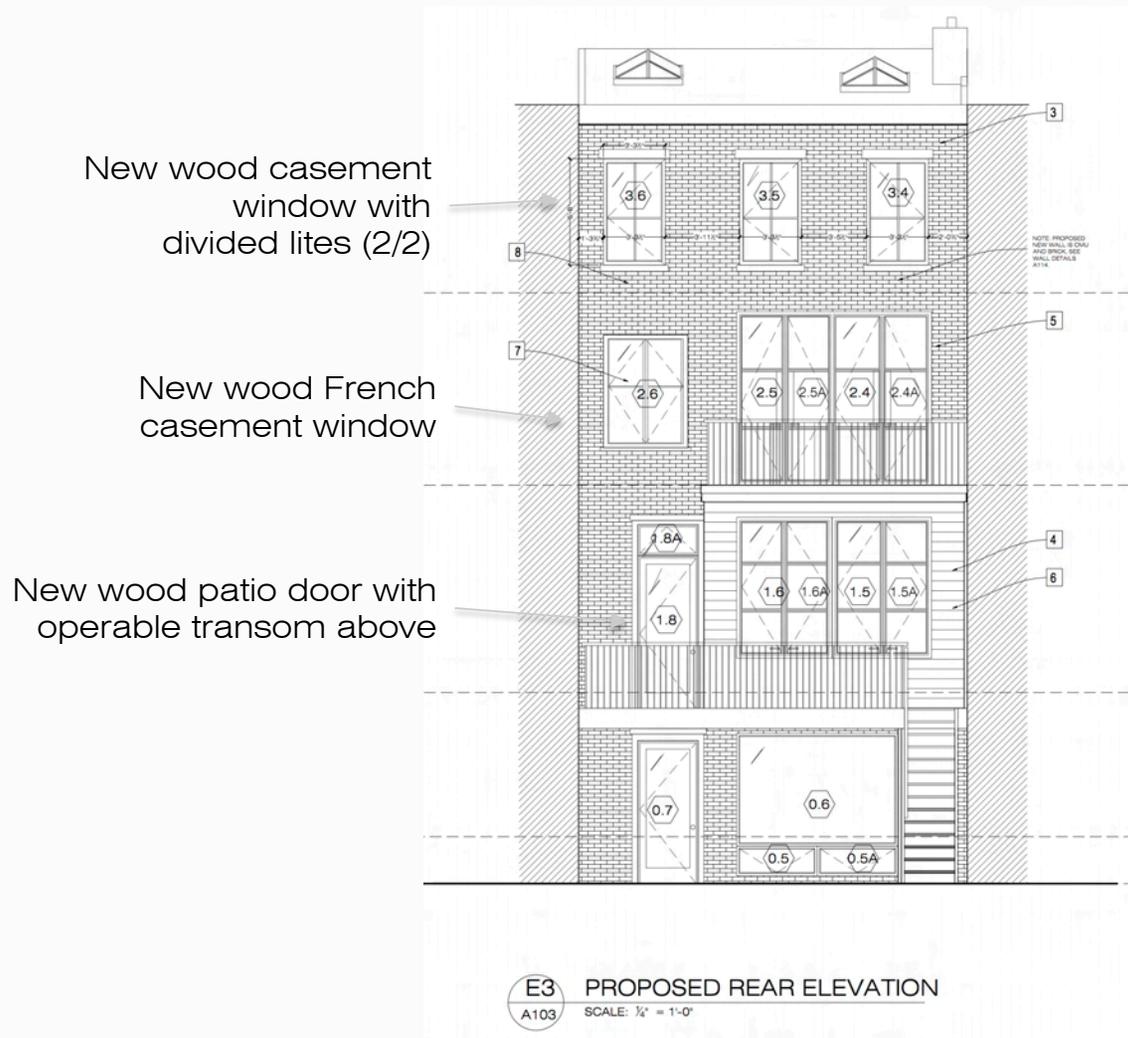
dark wood
windows



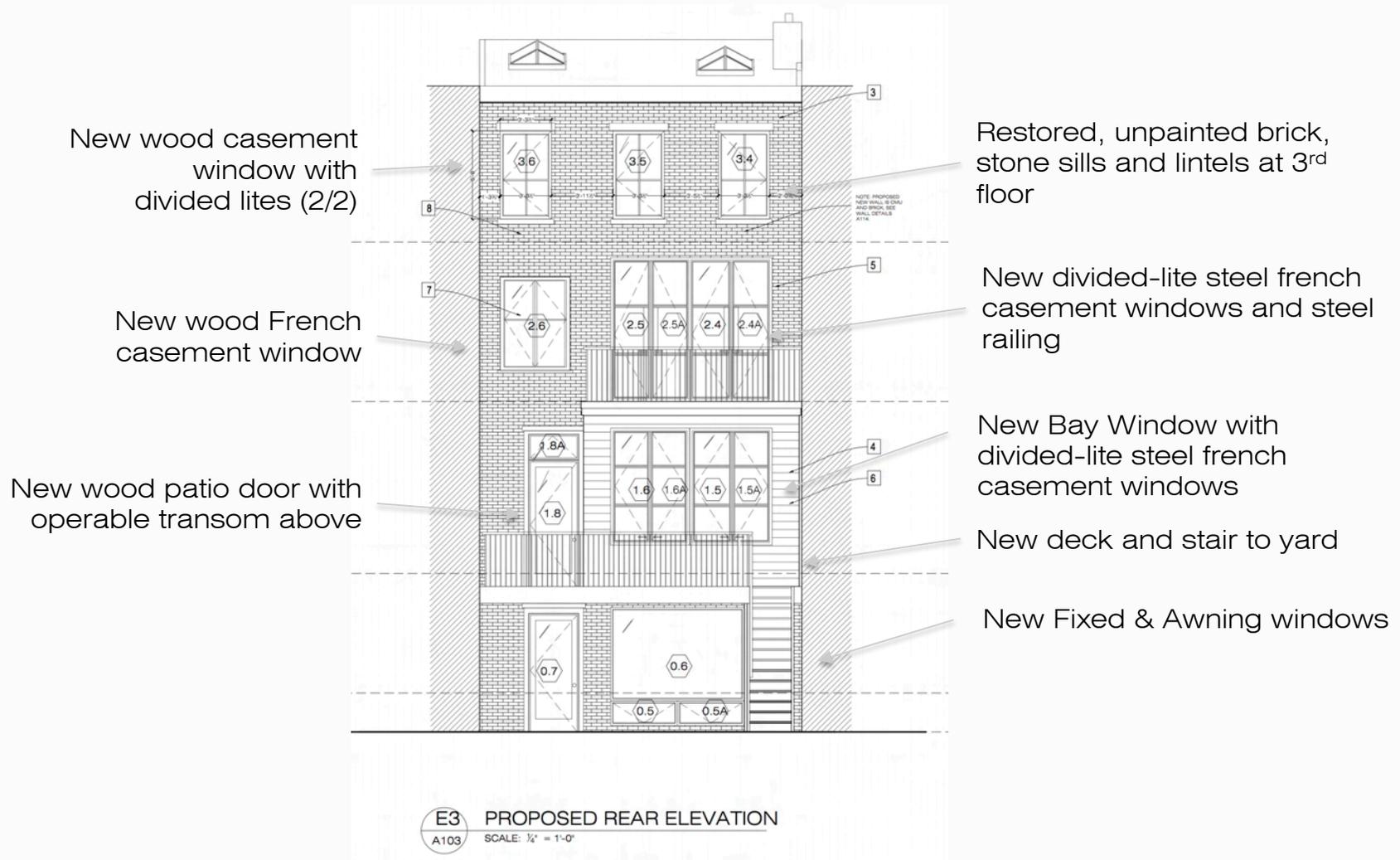
5

steel windows

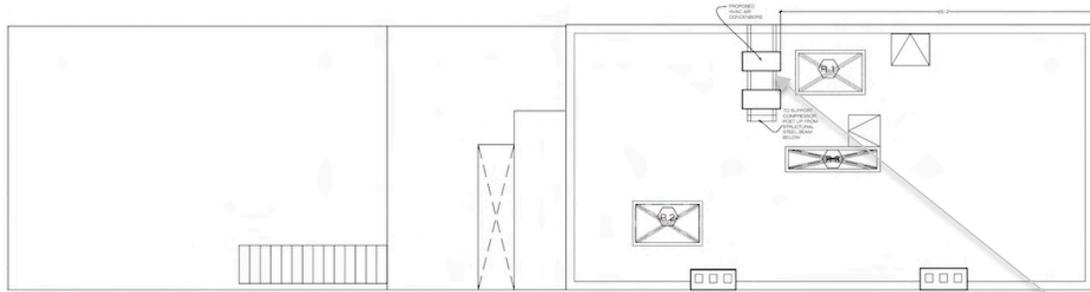
Rear Façade – Proposed



Rear Façade – Proposed

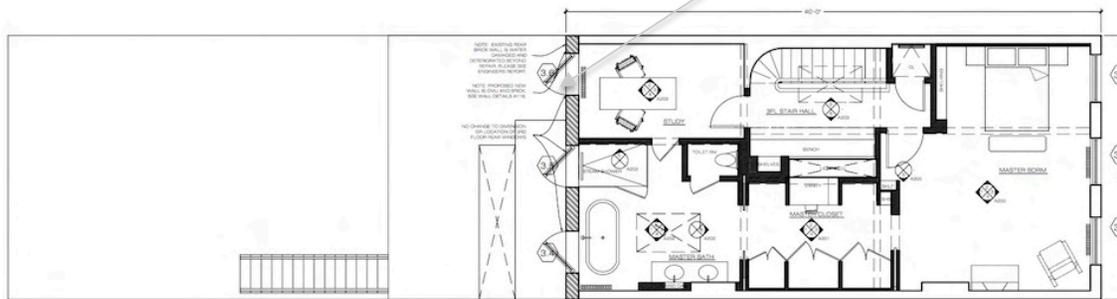


Proposed Floorplans



roof plan
nts

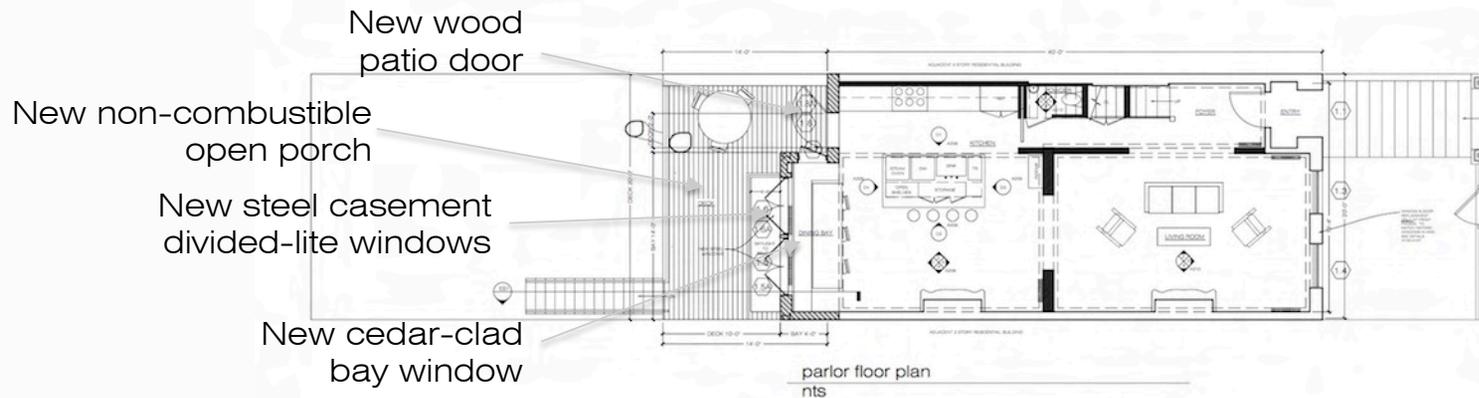
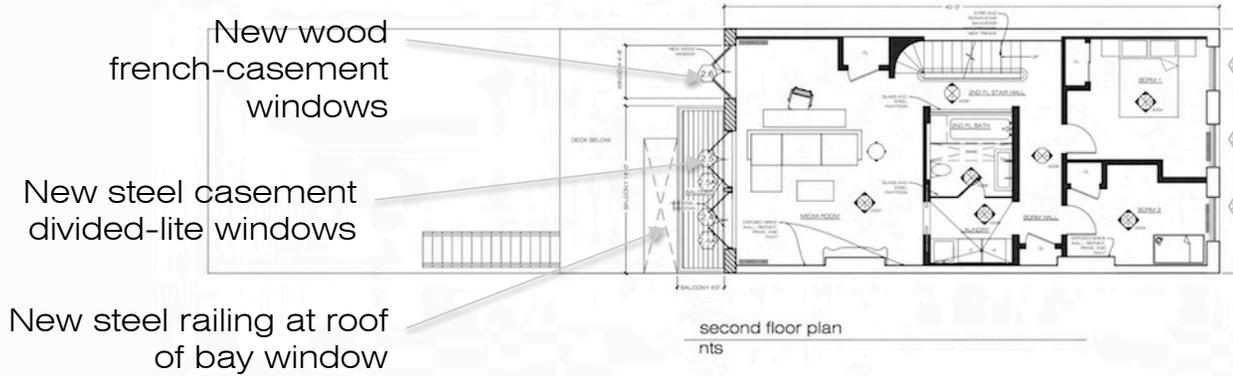
New Heat-pump
condensers



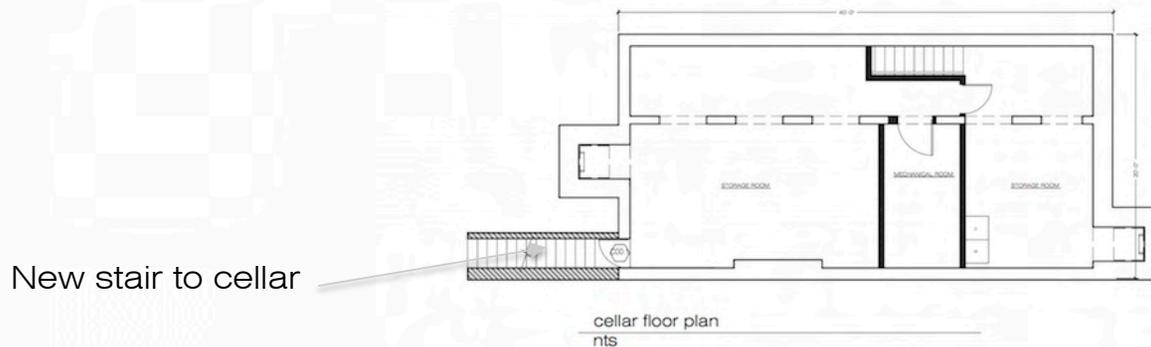
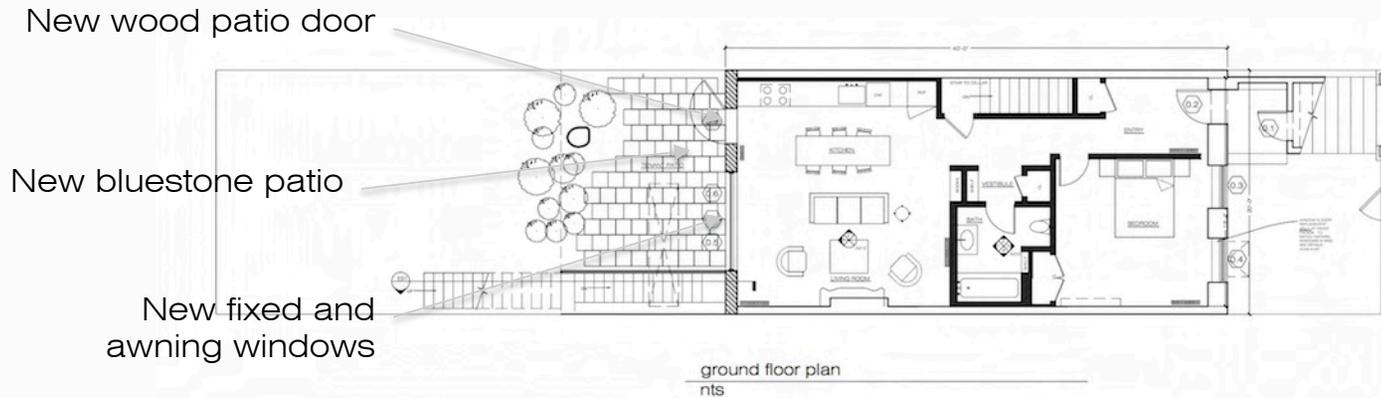
third floor plan
nts

New casement 2/2 windows,
same size as existing

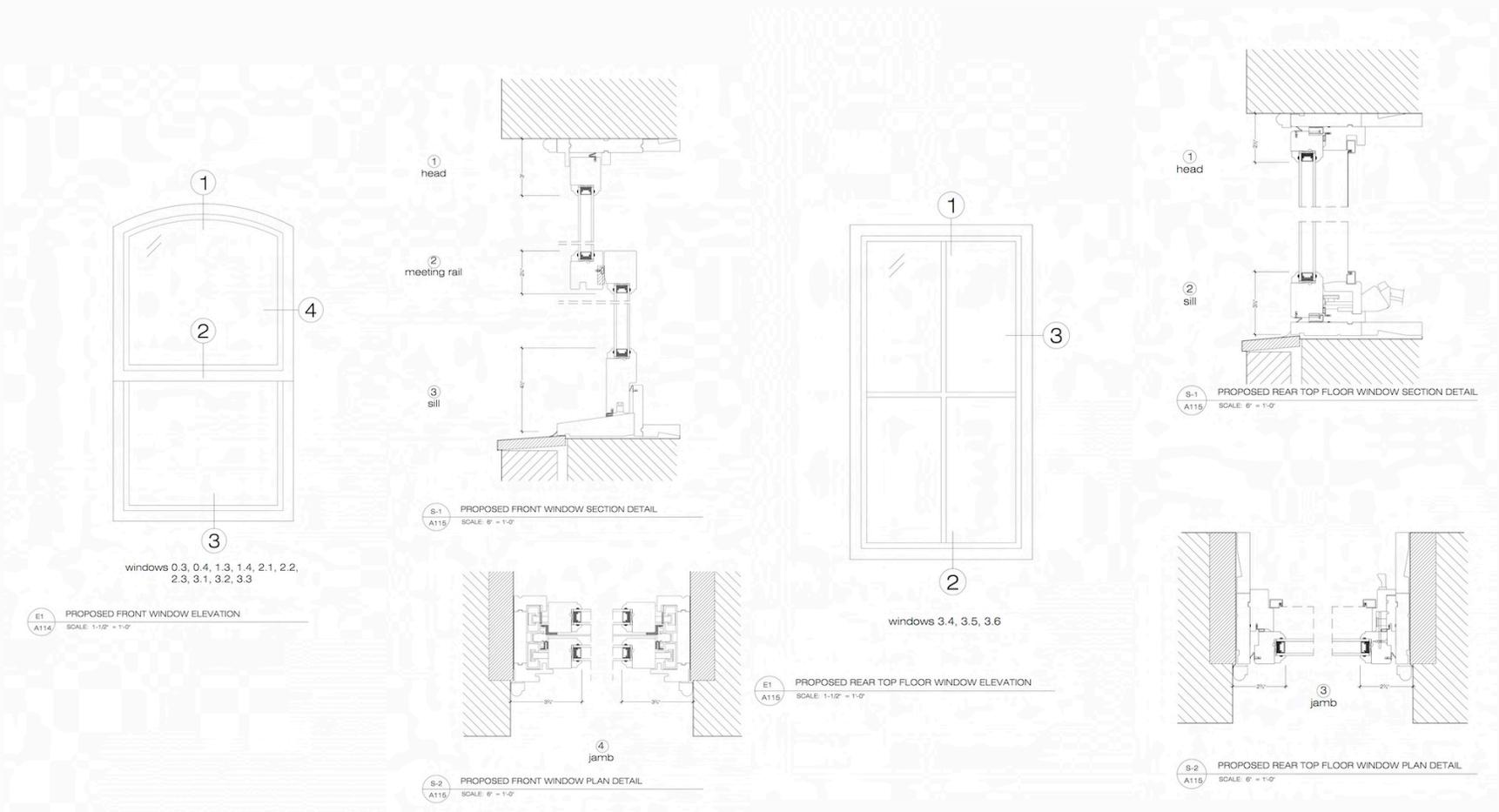
Proposed Floorplans



Proposed Floorplans



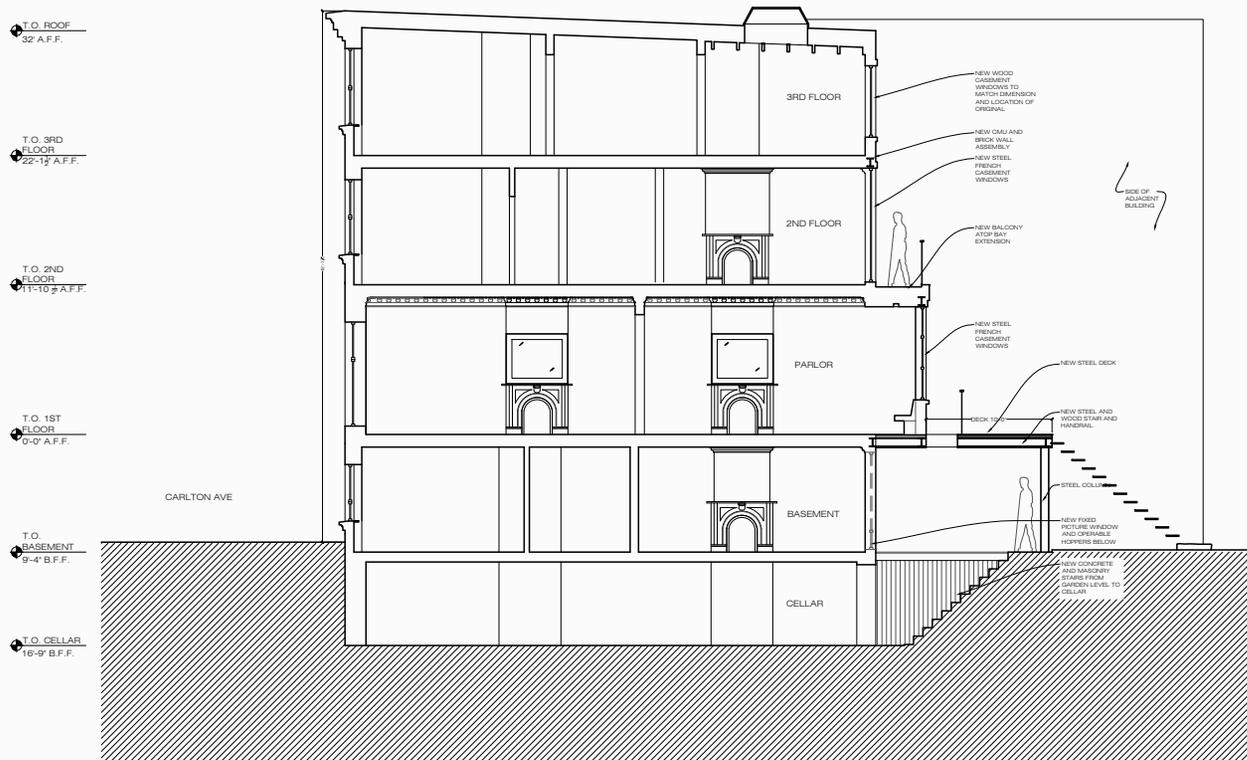
Proposed Window Sections



Front wood double-hung windows

Rear wood casement windows

Proposed Building Section



Questions / Comments ?
