



THE COMMITTEE TO PRESERVE THE UPPER WEST SIDE

**Testimony of LANDMARK WEST!  
Certificate of Appropriateness Committee  
Before the Landmarks Preservation Commission  
43 West 74<sup>th</sup> Street  
July 20, 2021**

LANDMARK WEST! is a not-for-profit community organization committed to the preservation of the architectural heritage of the Upper West Side.

The Certificate of Appropriateness Committee wishes to comment on 43 West 74th Street, a Renaissance Revival style rowhouse from within the Upper West Side/Central Park West Historic District. This landmark was designed by Max Hensel and built in 1889-90. The application is to demolish a rear extension and reconstruct the rear extension facade.

The Landmark West Certificate of Appropriateness Committee found this proposal refreshing in many ways—a plan to once again celebrate open space and the design intent of the doughnut!

Although largely supportive, the committee was concerned about the loss of the century-old copper bays, and wondered whether they qualified as special windows that might be reincorporated into the new design.

There was also a question about the uppermost patio doors. Although the original rear wall is lost, now that it is being reinstated we were hoping the rhythm of upper floor punched openings might be returned, reducing this to a single door aperture.

On the whole, the Committee would support approval with the aforementioned clarifications.

Thank You.