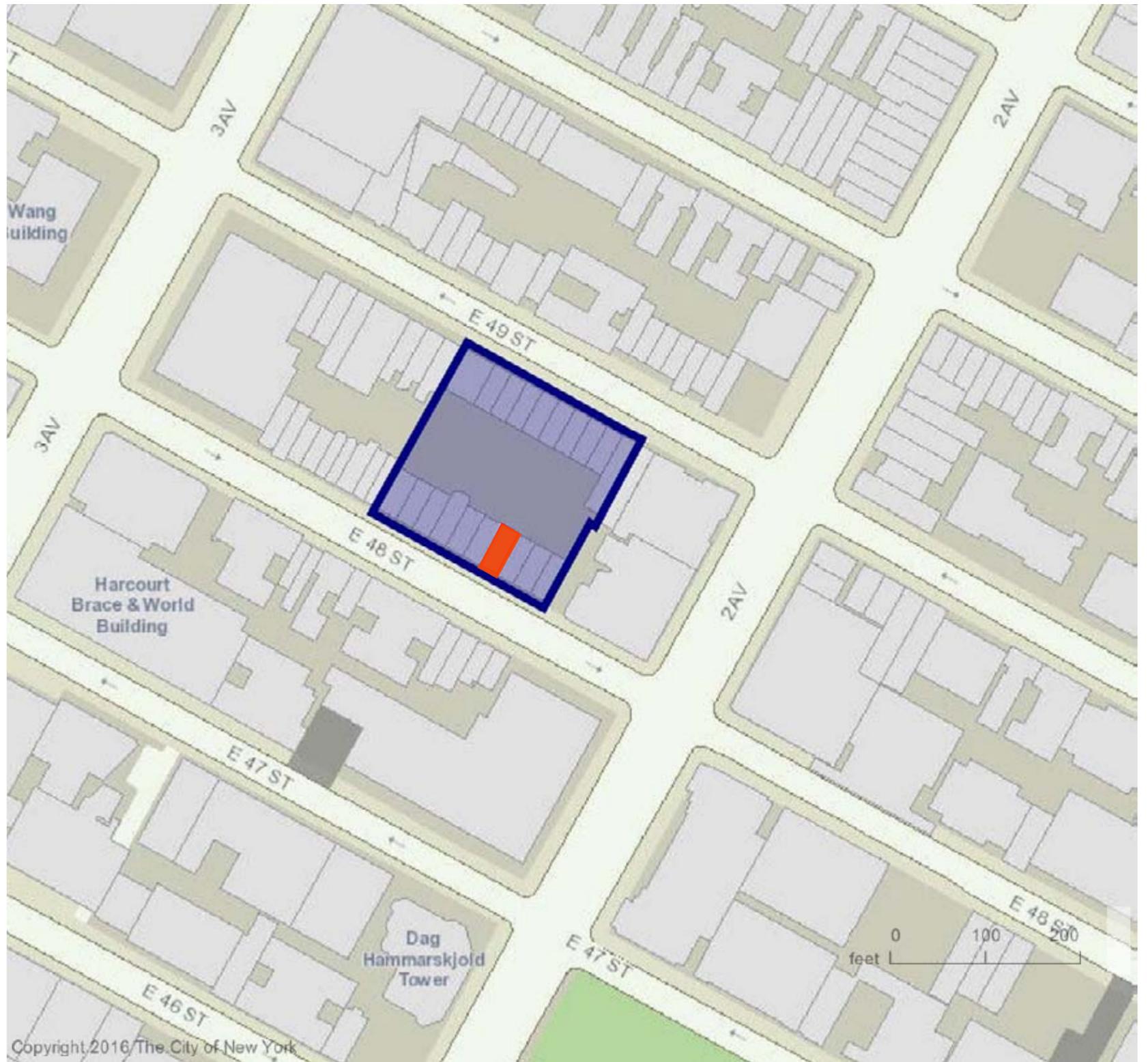


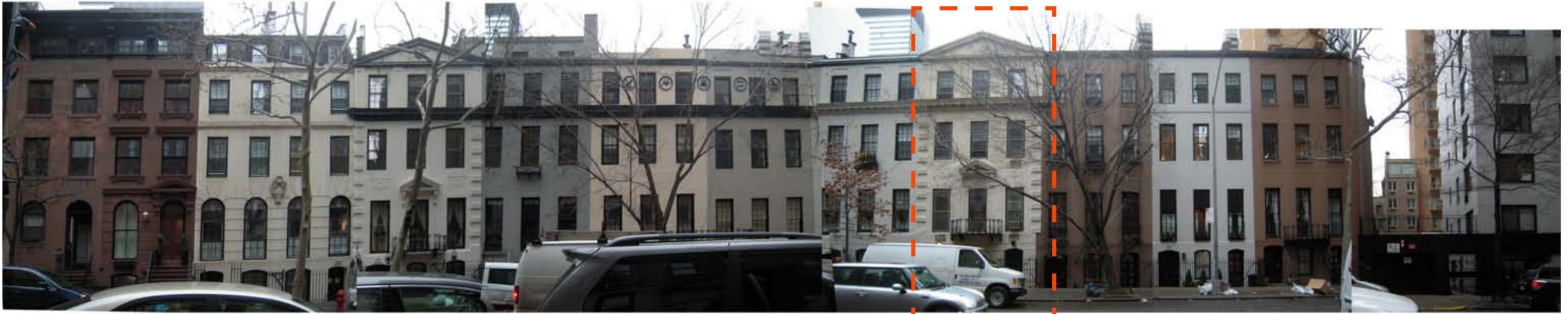
Mapos

**Application for
Restoring
Architectural Features
at 241 E. 48th St**



■ Designated Historic District

TURTLE BAY GARDENS HISTORIC DISTRICT



North View of 48th Street Between 2nd Ave & 3rd Ave

241 EAST 48TH STREET

TURTLE BAY GARDENS HISTORIC DISTRICT



South View of 49th Street Between 2nd Ave & 3rd Ave



241 EAST 48TH STREET



231 EAST 48TH STREET - "Twin" facade

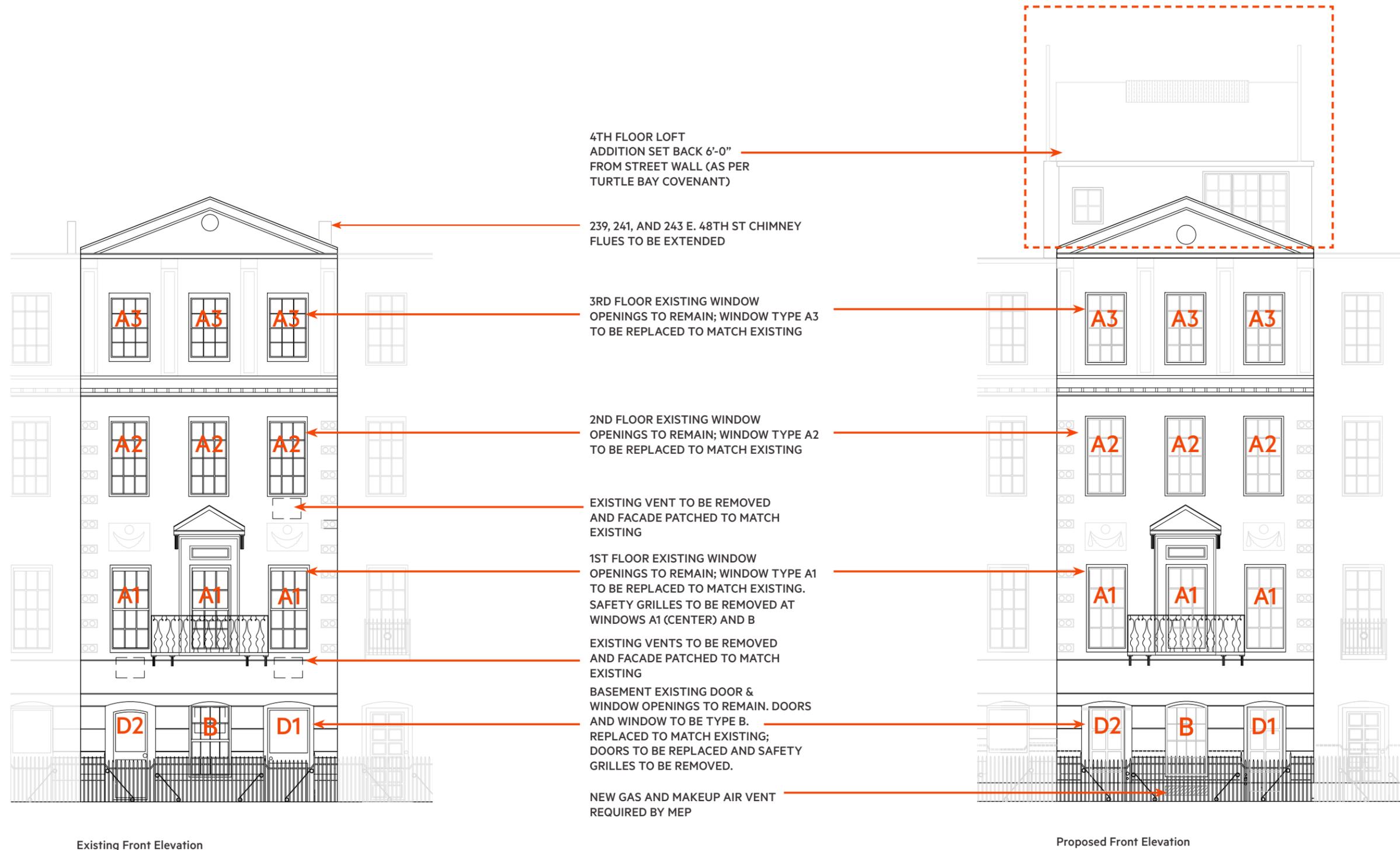
This is a photo of the Turtle Bay Gardens Historic District on East 48th Street. 241 East 48th Street is indicated in the orange dash.

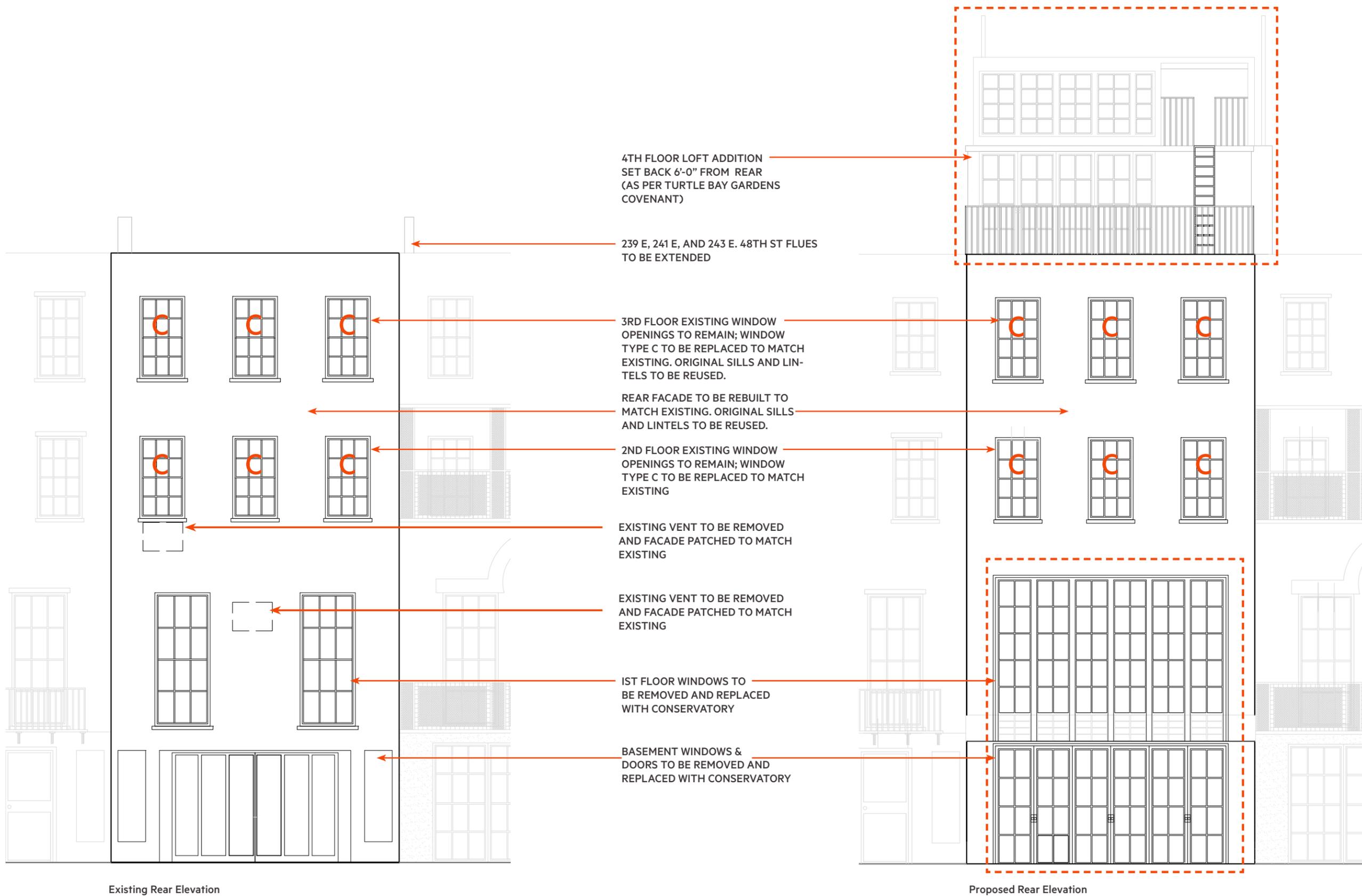
Originally constructed in the 1800s, the buildings were acquired in 1918 and in 1919 proposed to be renovated by architects Edward C. Dean and William Lawrence Bottomley as "a novel improvement in the form of American basement dwellings with gardens ... altering them into four-story private residences. The facades of the houses [were] changed and the interiors entirely remodeled."

This image represents the Dean and Bottomley facades that were designated a historic district in 1966 and continue today.

1920S Historic Photo

The Architecture of William Lawrence Bottomley: Twin Facades- 231 E 48th Street & 241 E. 48th Street







228 E. 49th Street- Right Door



230 E. 49th Street- Left Door



232 E. 49th Street- Left Door



234 E. 49th Street- Left Door



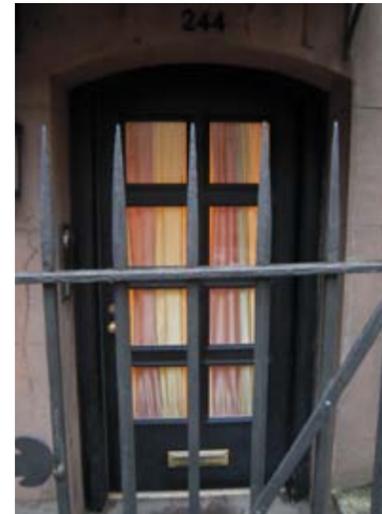
234 E. 49th Street- Right Door



239 E. 48th Street- Right Door



239 E. 48th Street- Left Door



244 E. 49th Street- Left Door



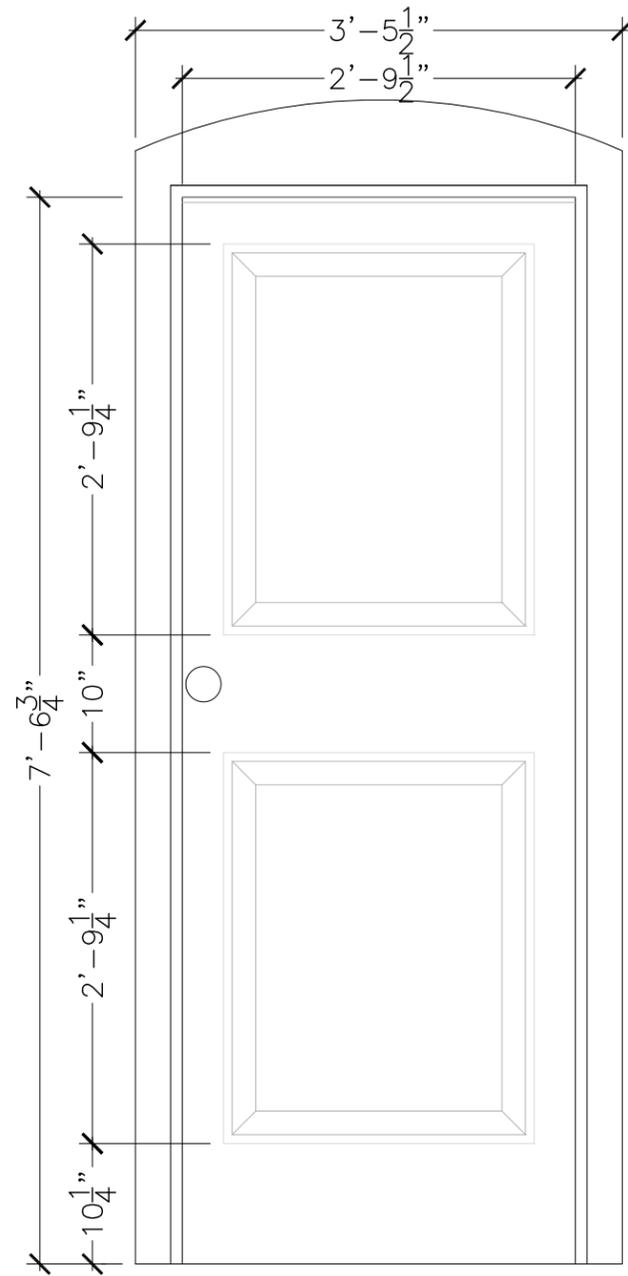
244 E. 49th Street- Right Door



247 E. 48th Street- Left Door



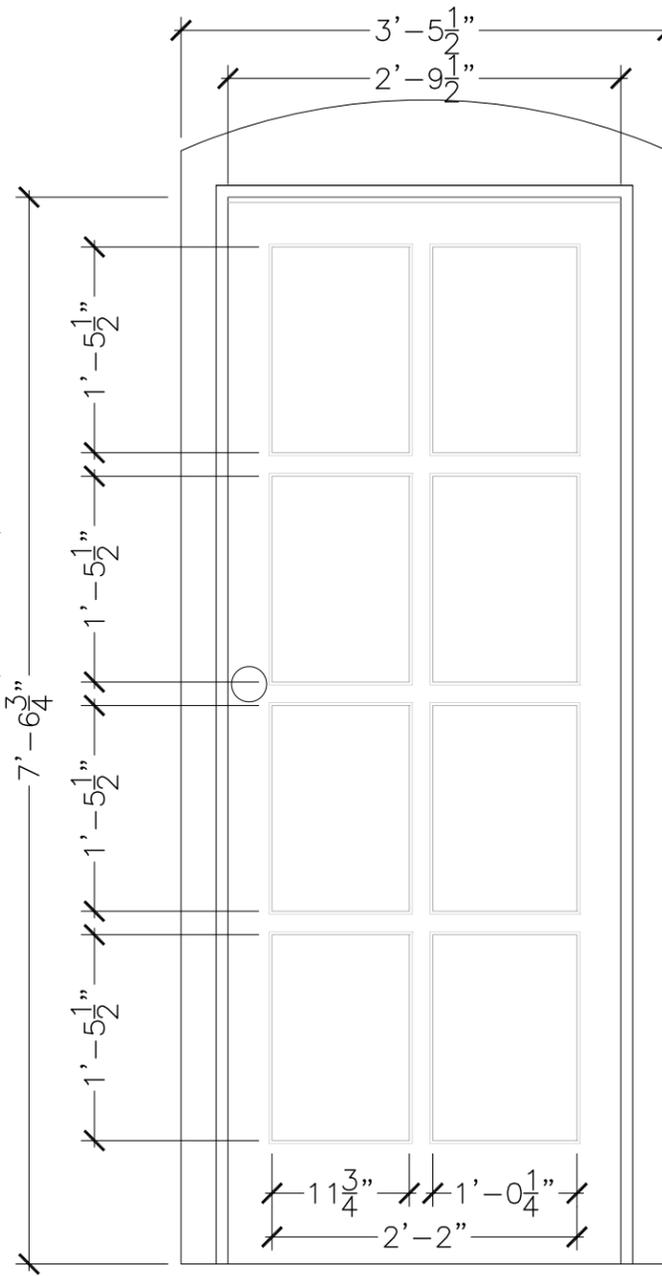
247 E. 48th Street- Right Door



Existing Right Door

← EXISTING DOOR FRAME TO REMAIN, ONLY DOOR PANEL TO BE REPLACED →

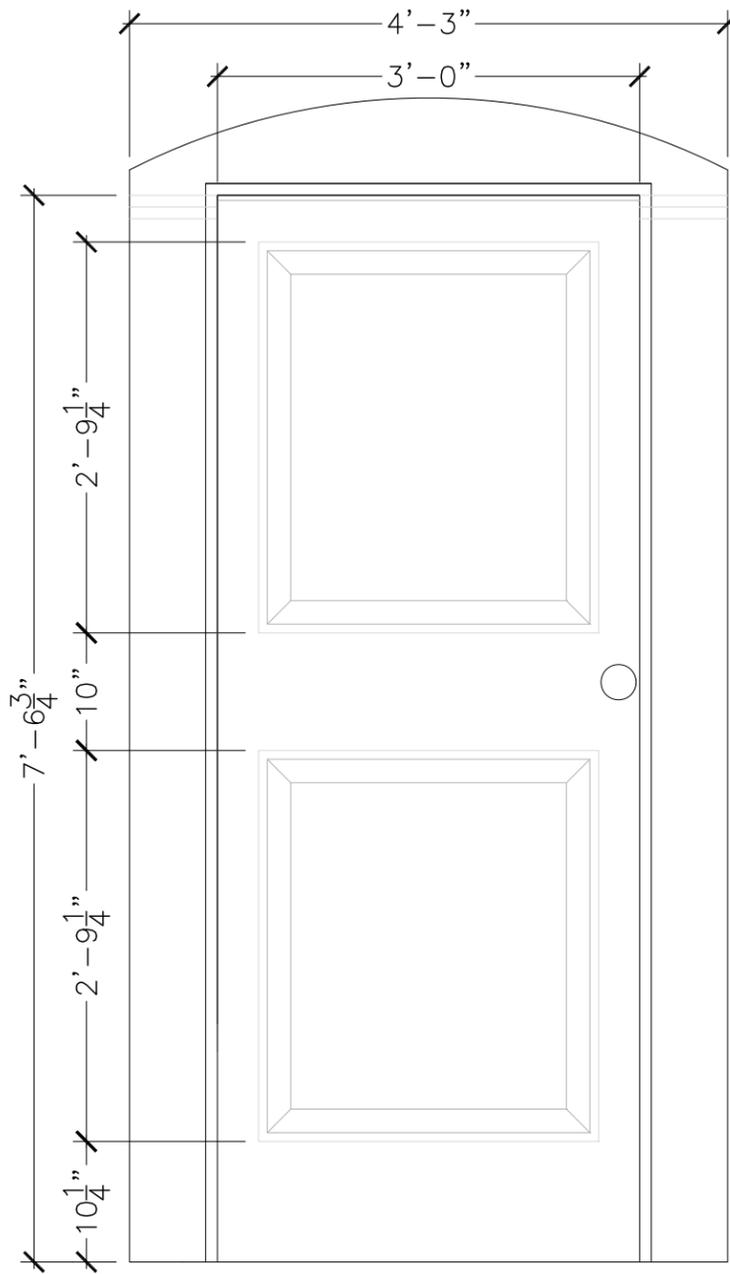
← ALL EXTERIOR DIMENSIONS AND VISIBLE FINISHES TO MATCH EXISTING →



Proposed Right Door



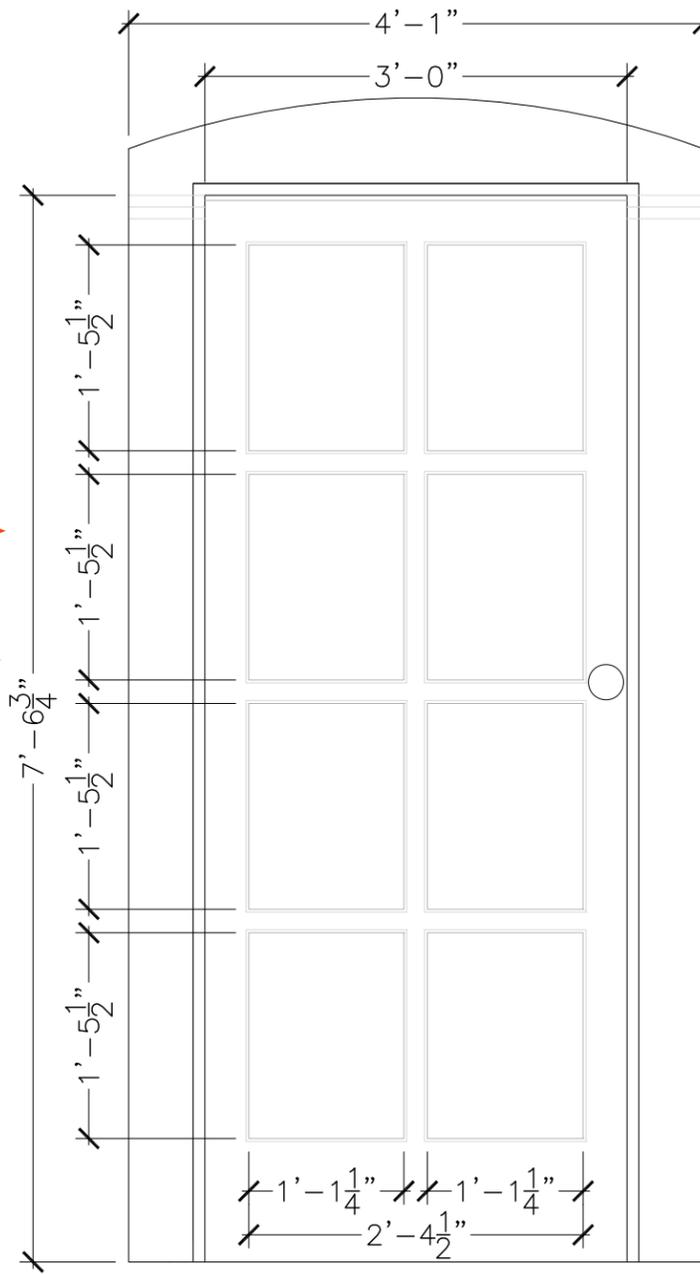
Iron Safety Grilles to be Removed



Existing Left Door

← EXISTING DOOR FRAME TO REMAIN, ONLY DOOR PANEL TO BE REPLACED →

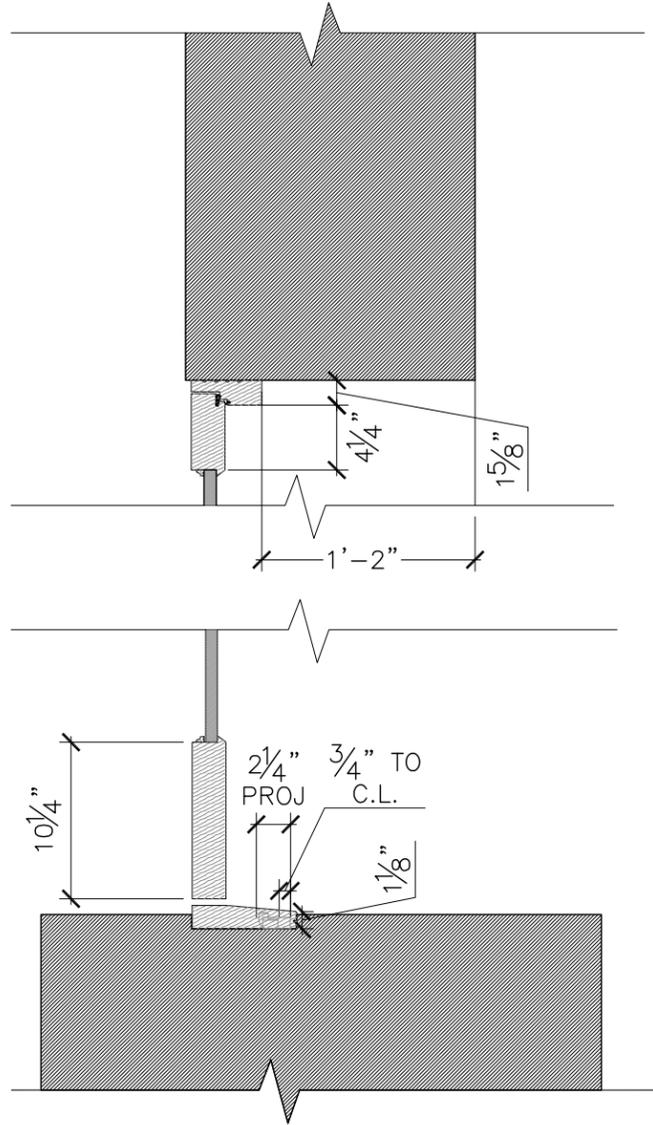
← ALL EXTERIOR DIMENSIONS AND VISIBLE FINISHES TO MATCH EXISTING →



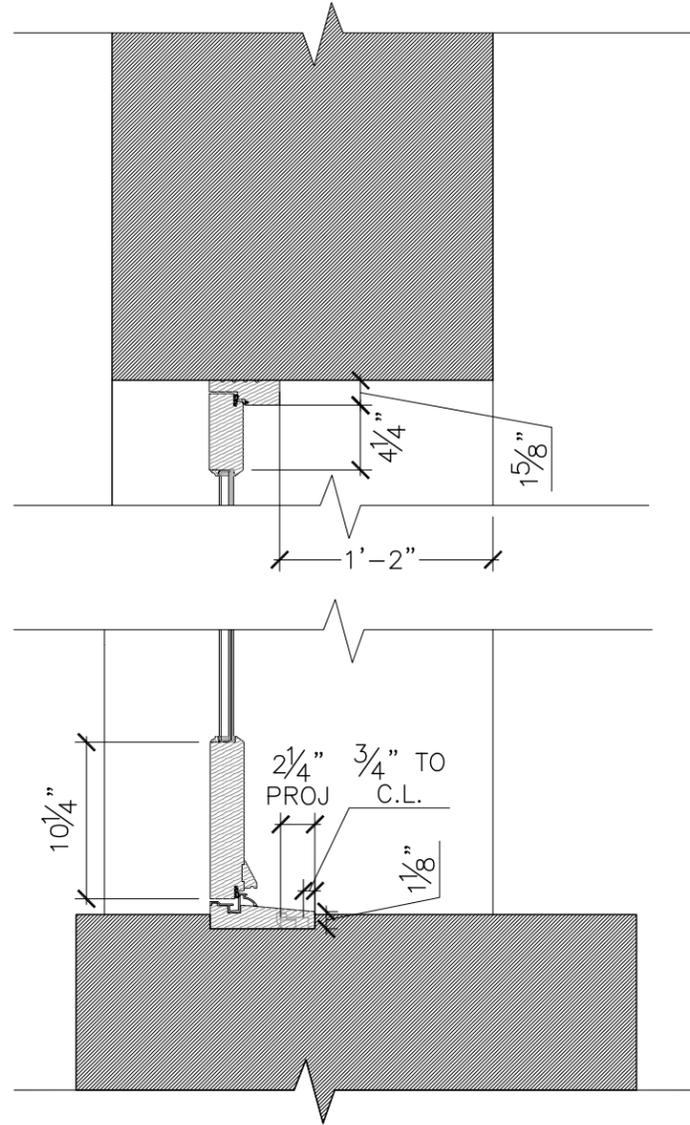
Proposed Left Door



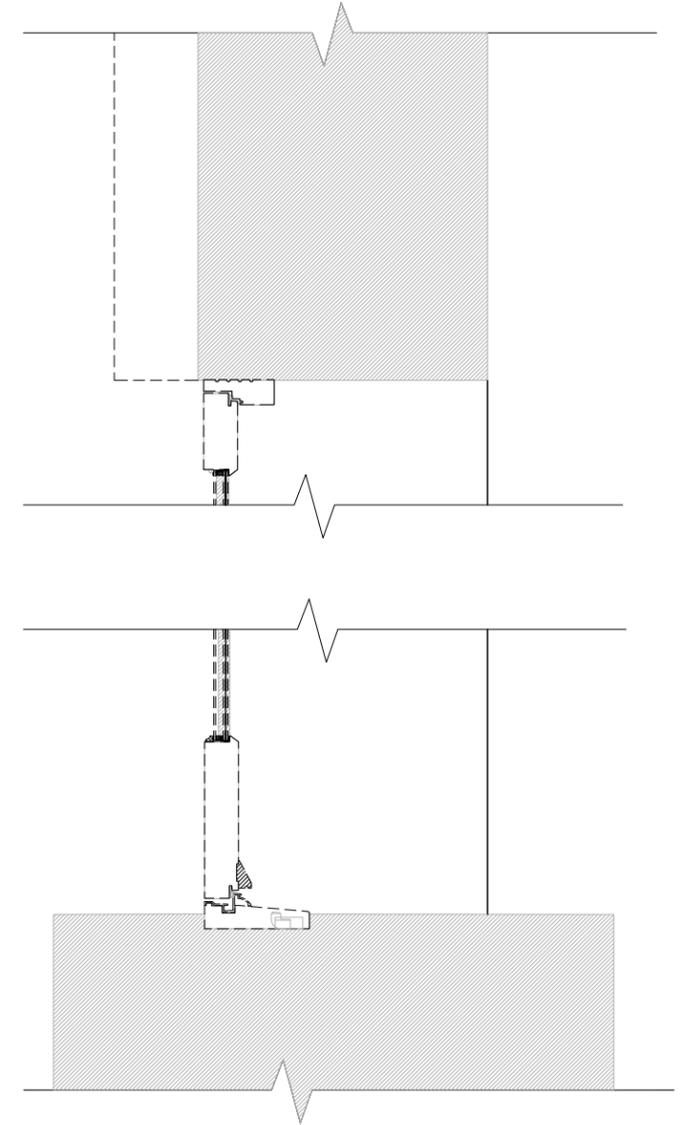
Iron Safety Grilles to be Removed



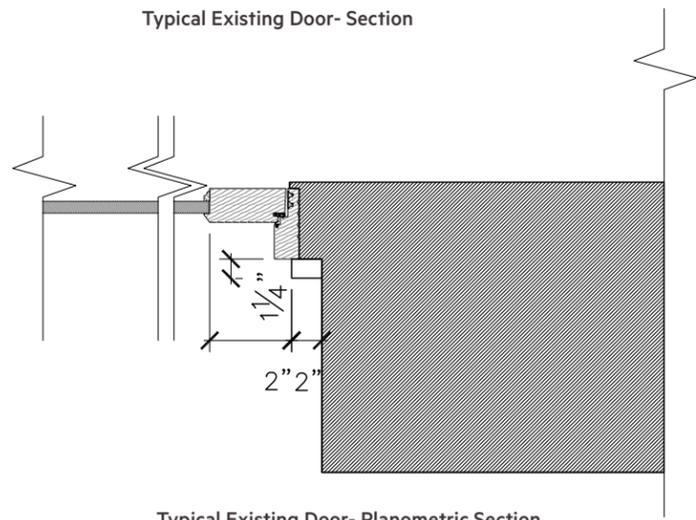
Typical Existing Door- Section



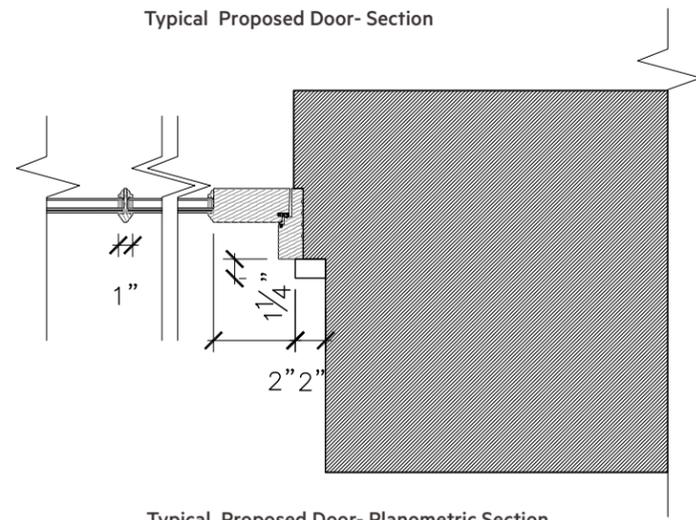
Typical Proposed Door- Section



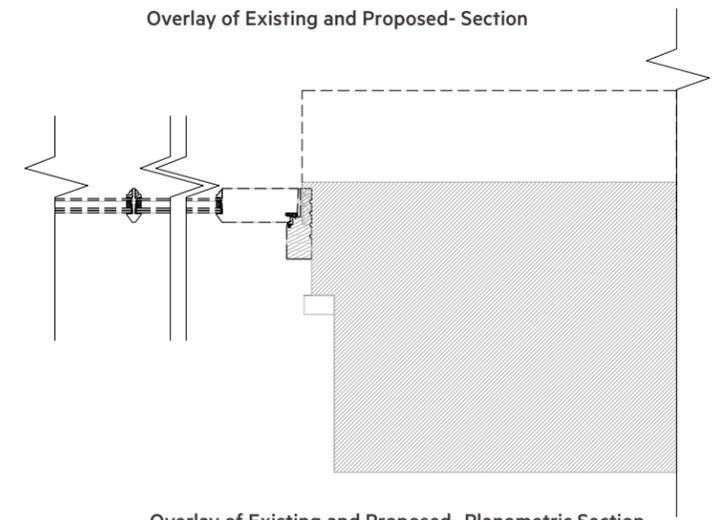
Overlay of Existing and Proposed- Section



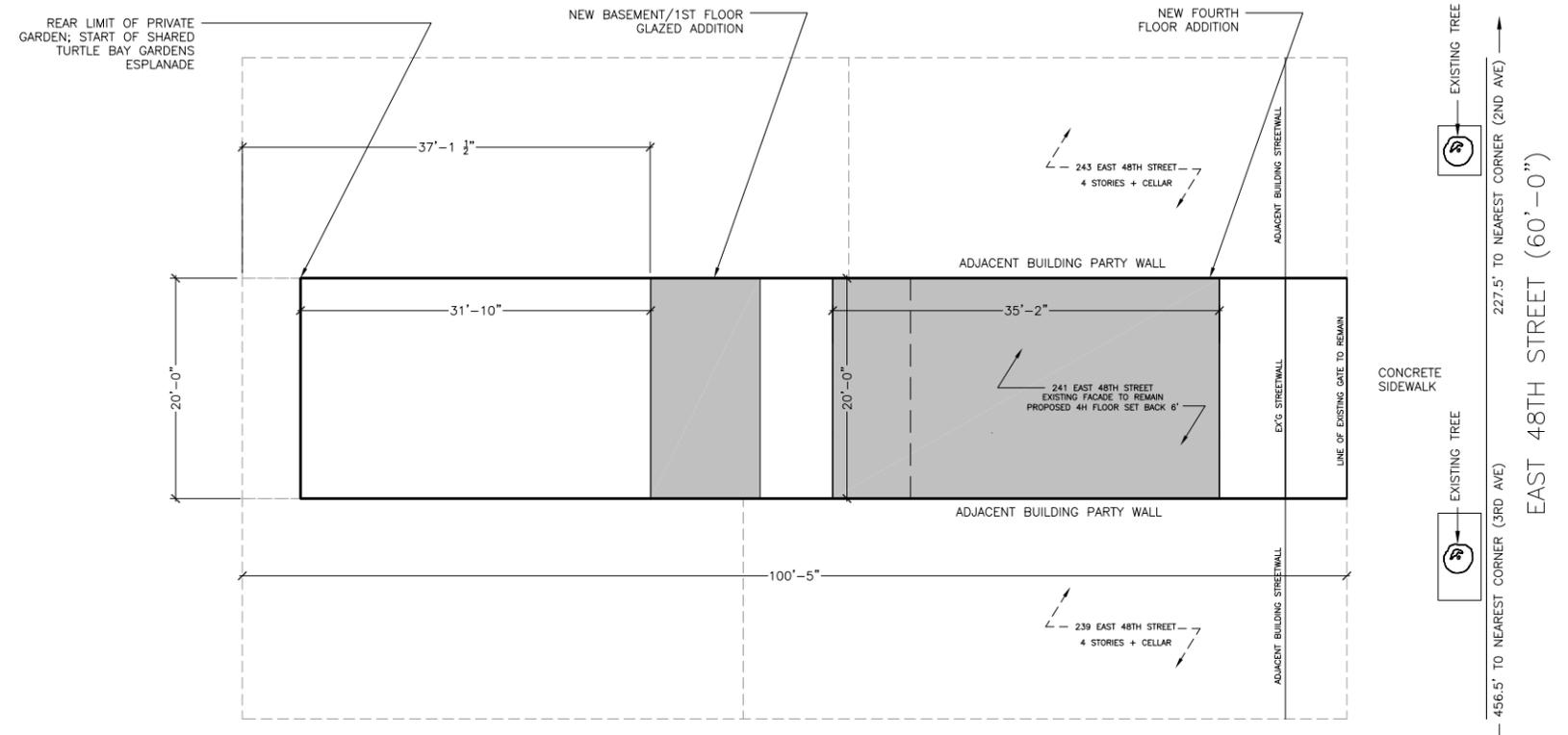
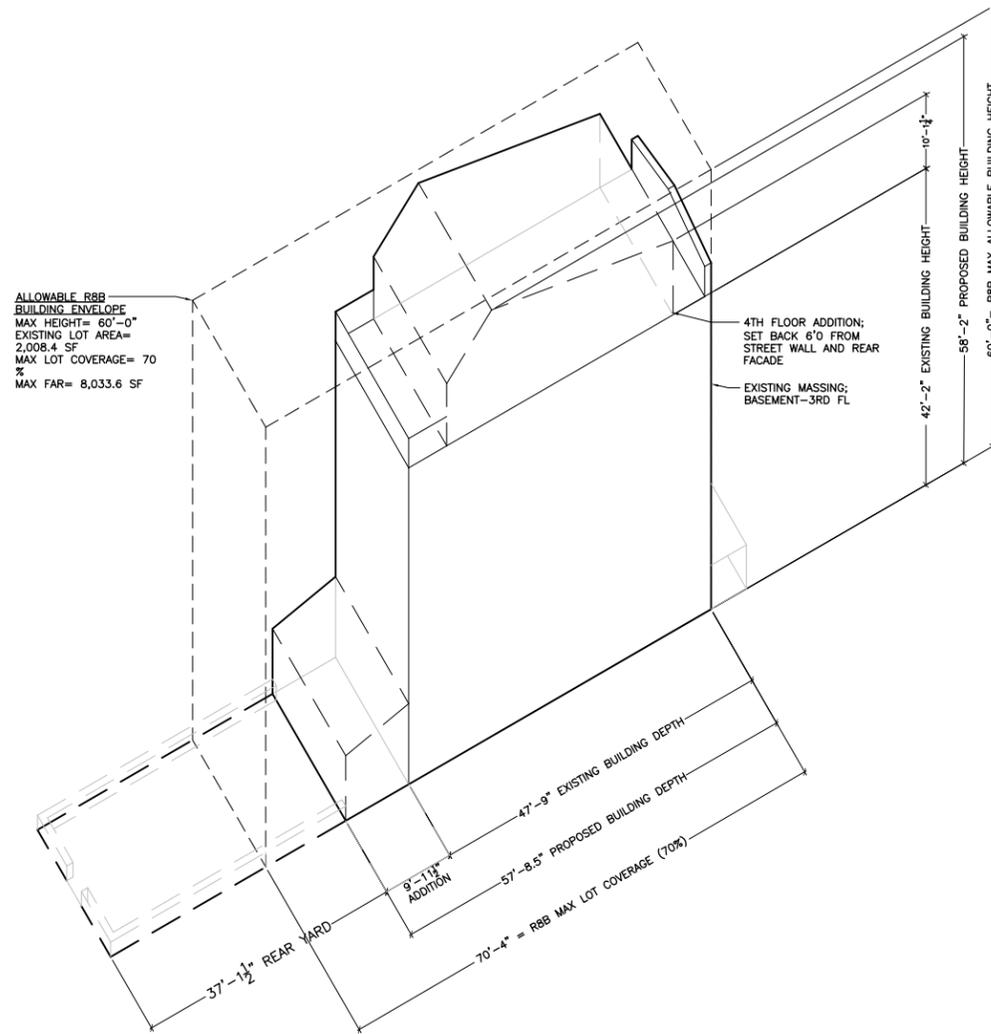
Typical Existing Door- Planometric Section



Typical Proposed Door- Planometric Section



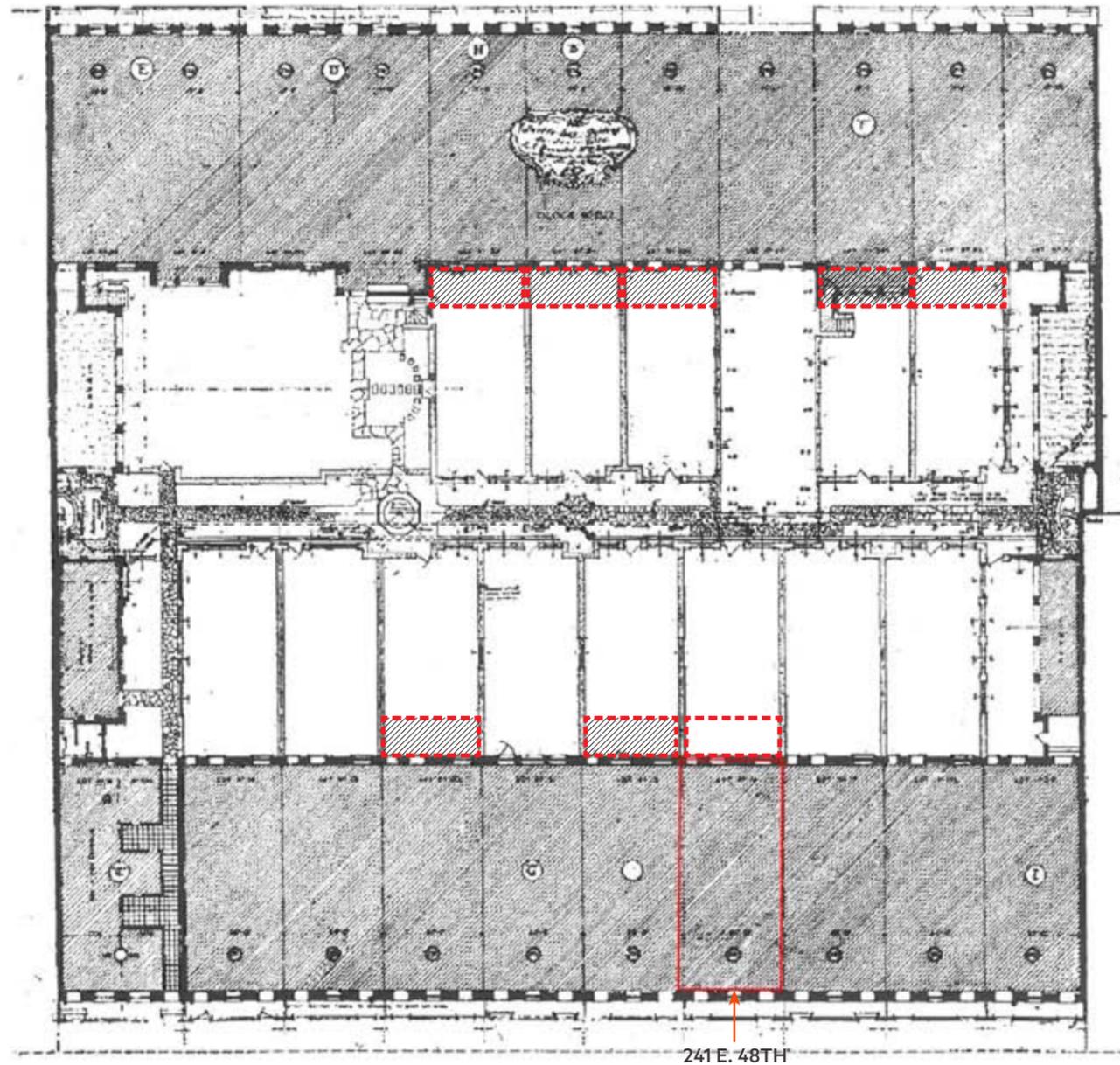
Overlay of Existing and Proposed- Planometric Section

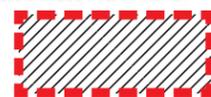


SECOND: The covenants, agreements and restrictions hereinafter set forth are impressed upon the Premises and upon each of said parcels:

A. No building on any said parcel shall have more than four floors above a basement street floor, the fourth such floor, if any, to be set back not less than 6 feet from the main front wall (that facing the street) and not less than 6 feet from the main rear wall (that facing the garden) of such building; provided, however, that the presently existing uppermost floors of the buildings on the following described parcels, which vary, or may vary, from the foregoing limitations, may continue so long as they shall exist: Nos. 226, 232, 234, 236, 242 and 246 East 49th Street and Nos. 227, 229 and 247 East 48th Street.

B. No building on any said parcel shall extend to a greater depth than the present main rear wall of the building now occupying such parcel except that an extension conforming in material and design to such building and not exceeding one floor or 10 feet above presently existing walk-in floor level from the street in height and 10 feet in depth from such main rear wall may be added to any building now or hereafter erected on any said parcel but any such extension shall be built only upon that ten feet of such parcel immediately to the rear and adjoining the main rear wall of such building, provided, however, that the presently existing extensions, which vary from the foregoing limitations, on each of the following described parcels may continue so long as they shall exist: Nos. 226, and 246 East 49th Street and Nos. 227, 235, 239, and 247 East 48th Street. An open iron balcony may be affixed to the main rear wall of any building on any said parcel, provided (1) that no more than one such balcony shall be affixed to such main rear wall, and (2) that any such balcony shall be no more than 6 feet in depth; provided, however, that the presently existing balcony, which varies from the foregoing limitations, on the following described parcel

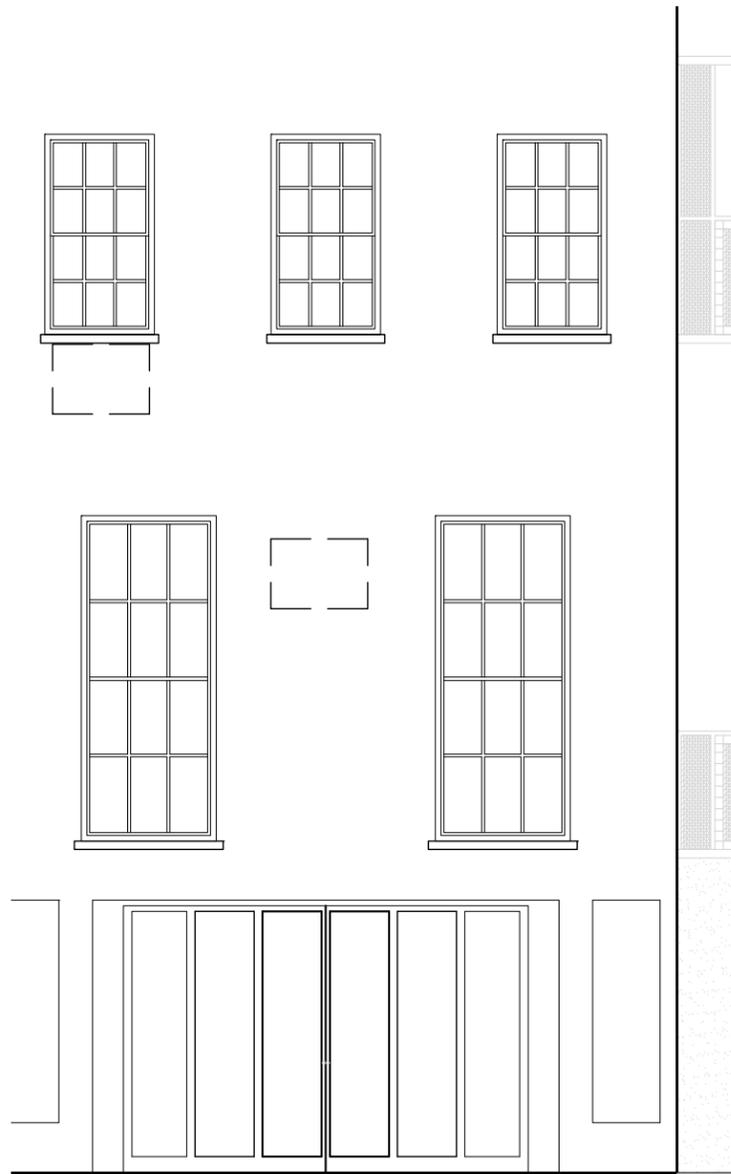


 = TURTLE BAY GARDENS HISTORIC DISTRICT HOUSES WITH 10'-0" IN REAR EXTENSIONS

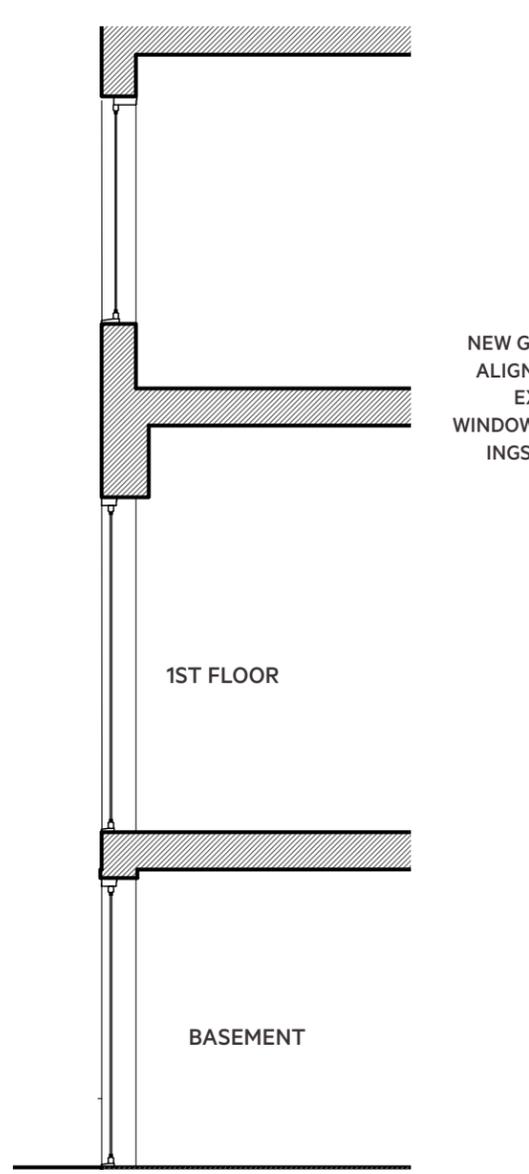
"... No building on any said parcel shall have more than four floors above a basement street floor, the fourth such floor, if any, to be set back not less than 6 feet from the main front wall (that facing the street) and not less than 6 feet from the main rear wall (that facing the garden) of such building..."
 -TURTLE BAY GARDENS HISTORIC DISTRICT AGREEMENT, 2012



Current View of Houses with Rear Extensions on E. 49th Street in Turtle Bay Gardens



Existing-North Elevation

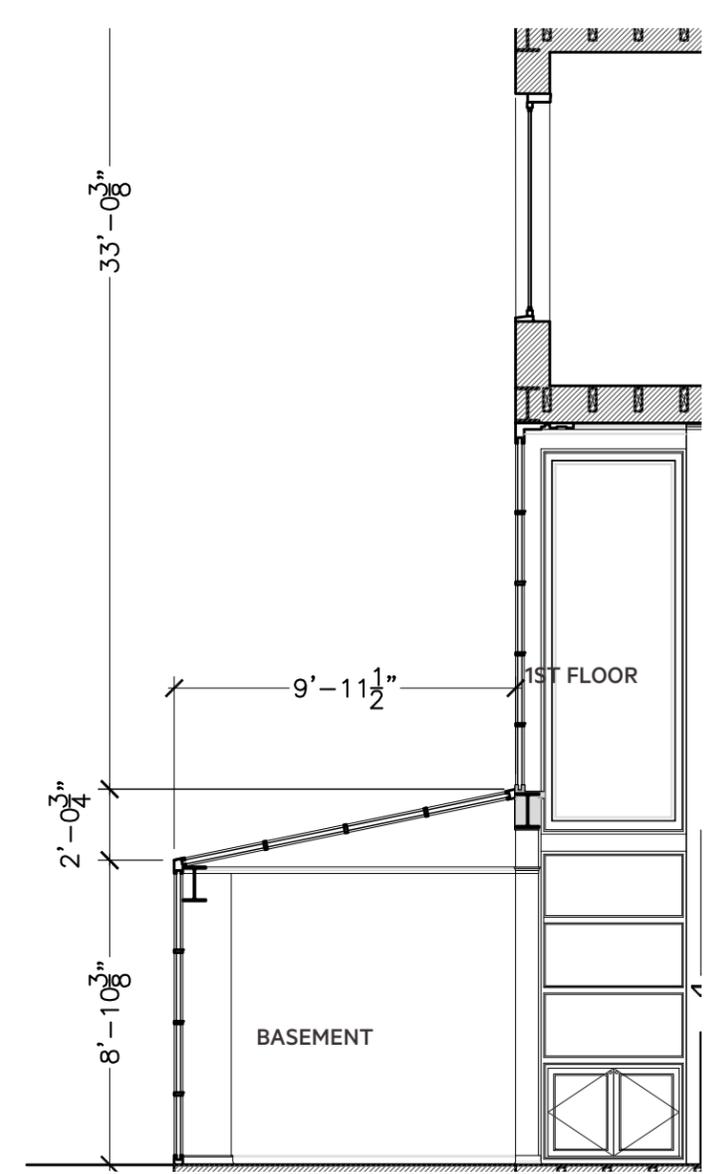


Existing - Section Through Basement & 1st Floor

NEW GLAZING
ALIGNS WITH
EXISTING
WINDOW OPEN-
INGS ABOVE



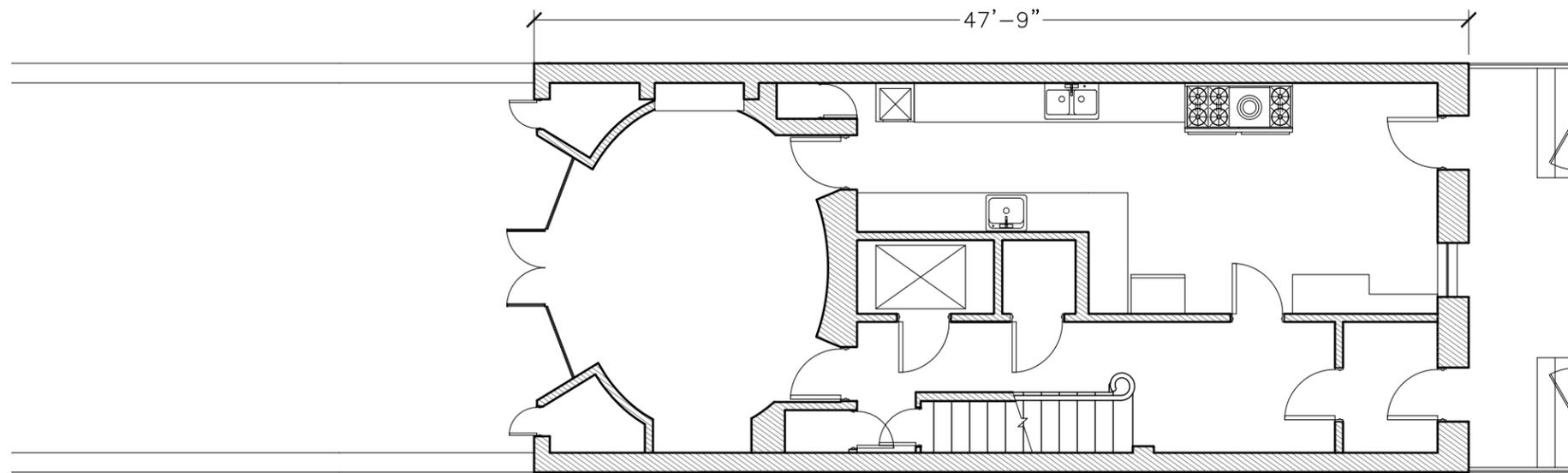
Proposed North Elevation



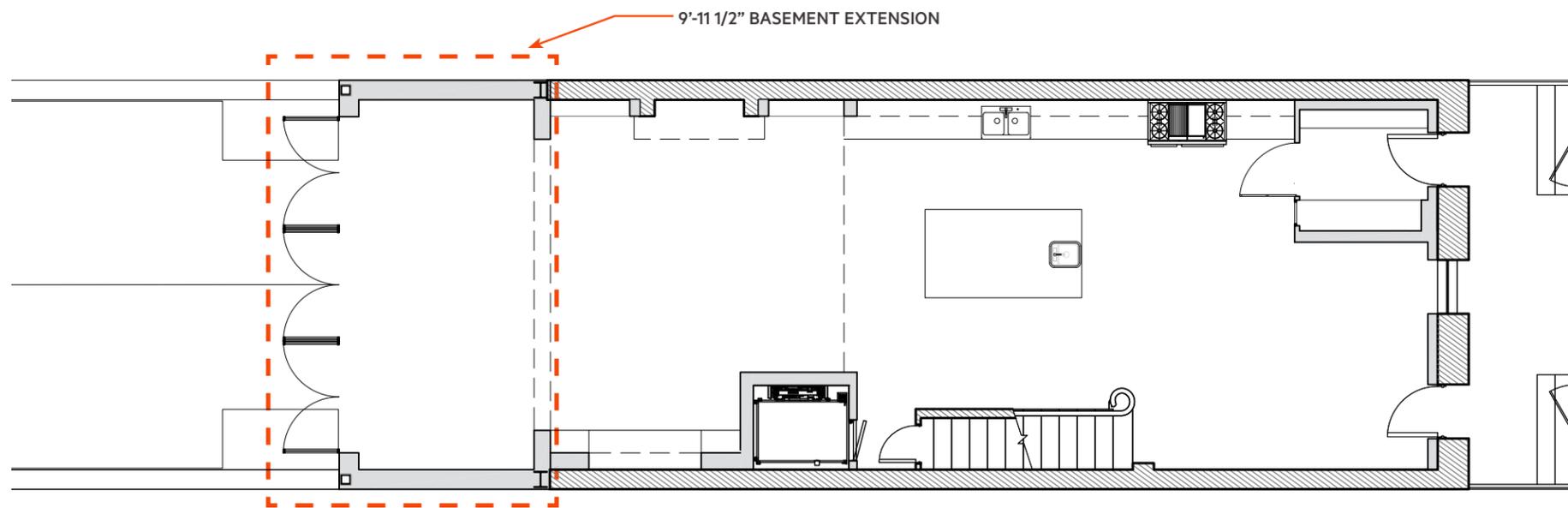
Section Through Basement & 1st Fl



Existing-North Elevation Photo



Existing Basement Plan



Proposed Basement Plan



Proposed Basement Conservatory Extension -
Perspective View from Garden

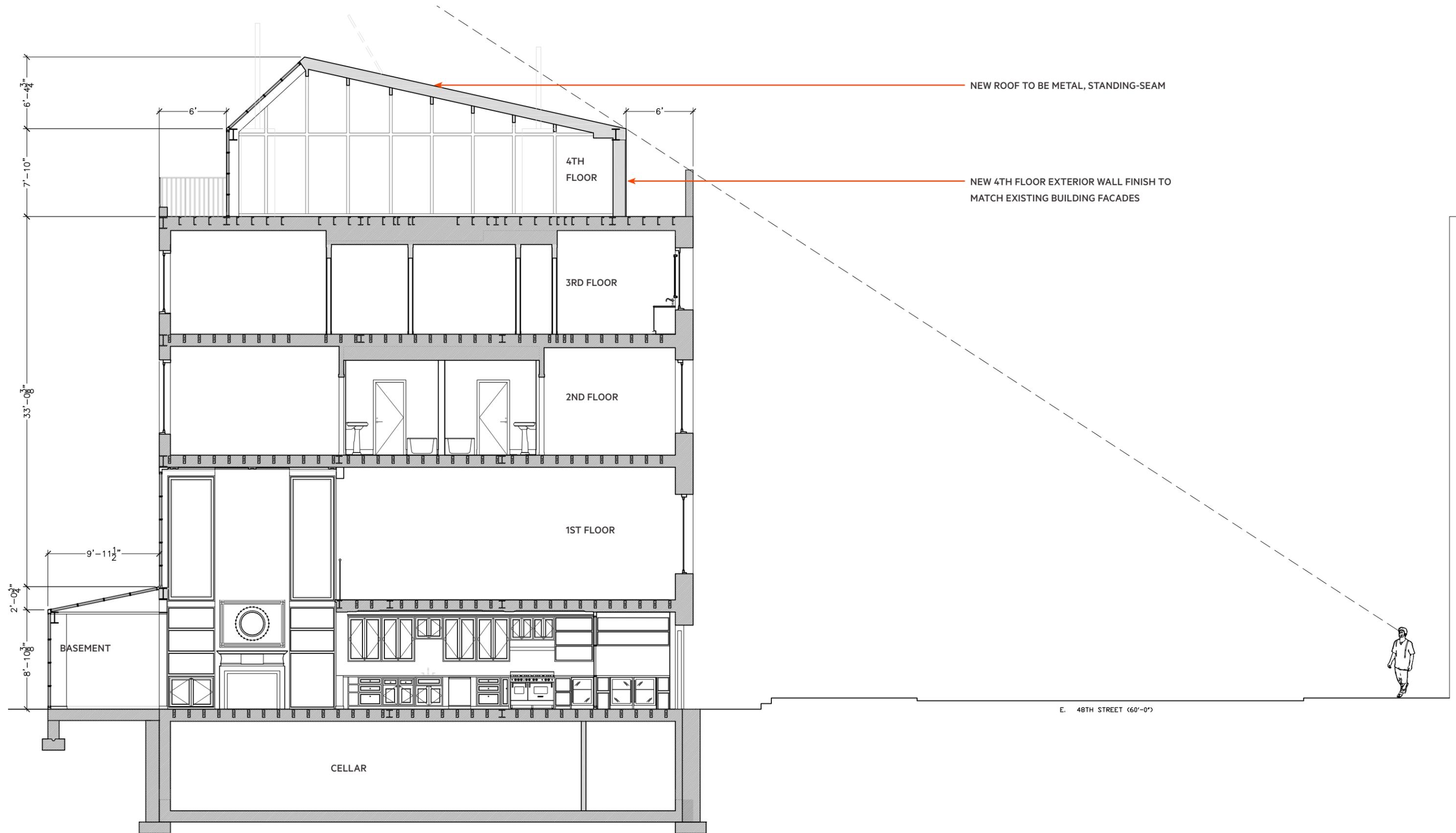




Photo of proposed addition from roof, looking west



Photo of proposed addition from roof, looking east



Photo of proposed addition from across 48th St, looking west

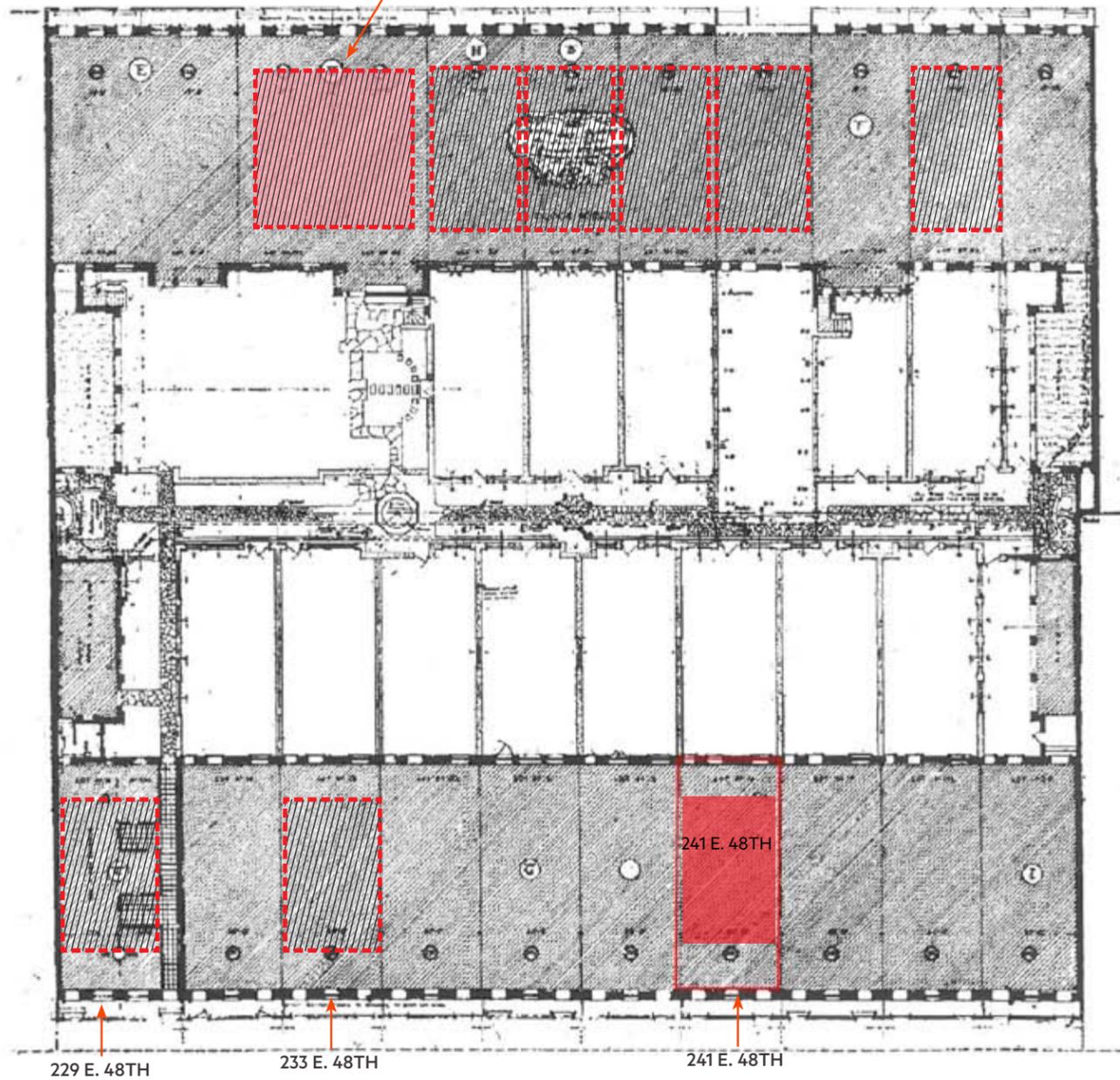


Photo of proposed addition from across 48th St



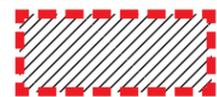
Photo of proposed addition from across 48th St, looking east

NOTE: PROPOSED ADDITION AT E. 49TH STREET,
UNDER REVIEW



“No building on any said parcel shall extend to a greater depth than the present main rear wall of the building now occupying such parcel except that an extension conforming in material and design to such building and not exceeding one floor or 10 feet above presently existing walk-in floor level from the street in height and 10 feet in depth from such main rear wall may be added to any building now or hereafter erected on any said parcel but any such extension shall be built only upon that ten feet of such parcel immediately to the rear and adjoining the main rear wall of such building...”

-TURTLE BAY GARDENS HISTORIC DISTRICT AGREEMENT, 2012



= TURTLE BAY GARDENS HISTORIC DISTRICT
HOUSES WITH 4TH FLOORS SET BACK 6'-0" FROM
FRONT AND REAR



Additions on 48th St, view from 48th St



Additions on 49th st, view from 49th st



226-228 E. 49th St



Additions on 49th st, view from 241 E. 48th St roof



1920S Historic Photo

The Architecture of William Lawrence Bottomley: Twin Facades- 231 E 48th Street & 241 E. 48th Street



Current Photo- 241 E. 48th Street

Mapos

CURRENT AND HISTORIC PHOTOS

241 E. 48th St New York, NY 10017