



West End Preservation Society (WEPS) Statement to the NYC Landmarks Preservation Commission in support of Certificates Of Appropriateness for Borough of Manhattan: 17-6917 – 378 WEA 260 W 78th St

December 8, 2015

Good Afternoon Chair Srinivasan, Commissioners and Staff,

My name is Josette Amato and I am speaking on behalf of the West End Preservation Society. WEPS support these applications. We greatly appreciate the proposed restoration of 378 West End Avenue. This 1914 Schwartz & Gross building will benefit greatly from restoration of its balconies and cornice, window replacements and other façade work, which in turn will benefit the West End Avenue streetscape. This proposal will also return this building's interior to residential apartments as it combines with 260 W 78th Street.

The West End Collegiate Church and School, an individual landmark on W 77th St, opened their doors to the upper west side in 1892. This ever growing Collegiate school has remained, for more than a century, and we will be sad to see it disappear from our neighborhoods. We are also sad to see an entire building disappear from our neighborhoods. So we must ask the question: will the replacement building bring more to the historic district than it removes? In this case, we believe the answer is a resounding yes. This proposal is respectful of the area's history while bringing something new and exciting to the space now occupied by Platten Hall, a no-style building erected in the 1960's.

This design is a stunning example of what can be imagined when there is a desire to create something beautiful and meaningful, in harmony with the streetscape. The many details incorporated into this building: the setbacks, the greenspace, the grille work, the windows, sills and surrounds, all announce their willingness to participate in this historic district.

Our preference for the new building would have been to just crest above 378 West End Ave, so as not

to overwhelm the focus of the West End Collegiate Church and the townhouses to its south in the West End–Collegiate Historic District. We are mindful, however, that the current proposal is not built to allowable capacity.

We thank the applicants for their considerable efforts and believe this project will be a welcome addition to the West End-Collegiate Historic District Extension.

Thank you.

West End Preservation Society
