

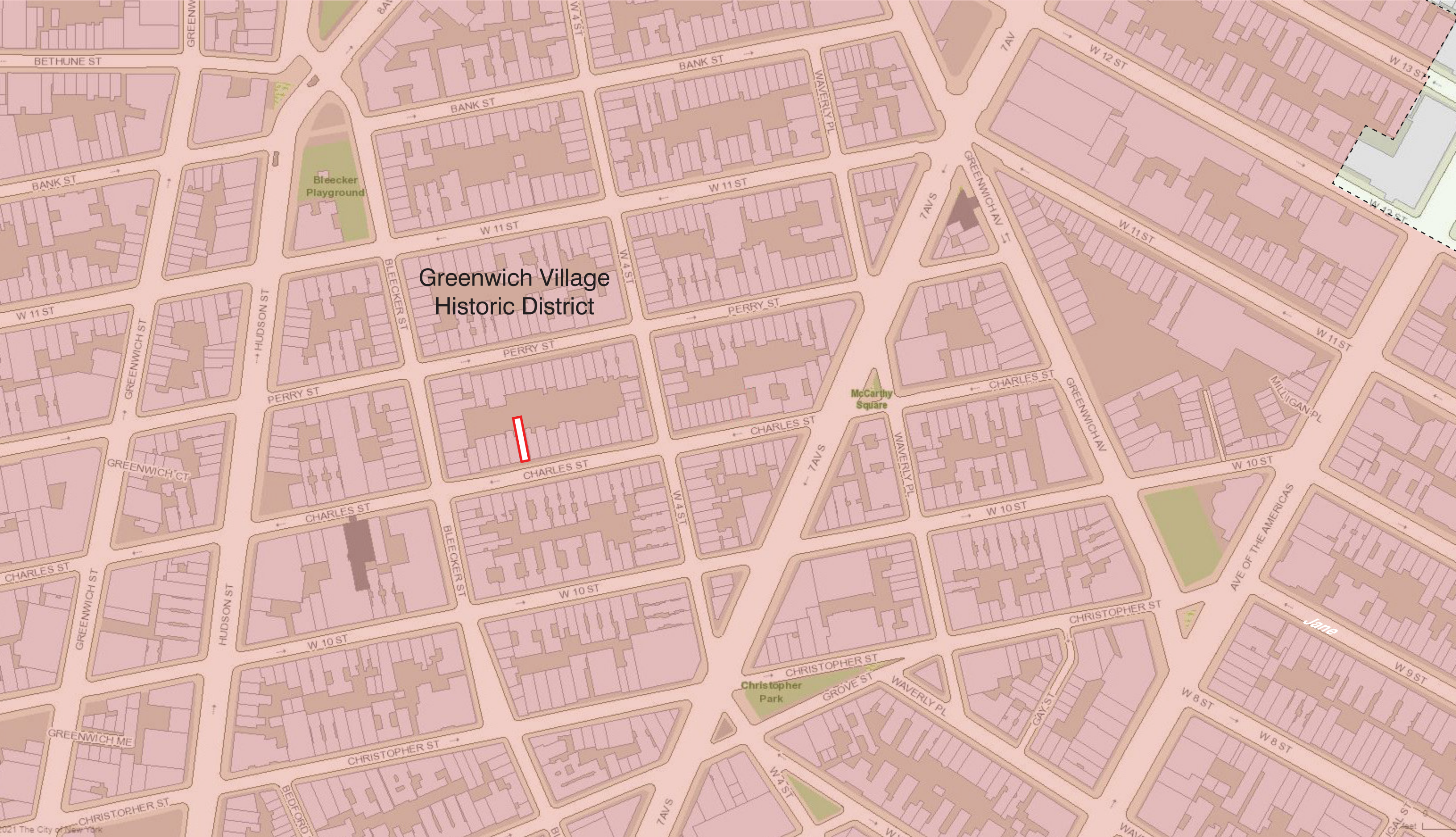


Presentation to
Manhattan Community Board 2
Landmarks & Public Aesthetics Committee

75 Charles Street

Greenwich Village Historic District

17 September 2026











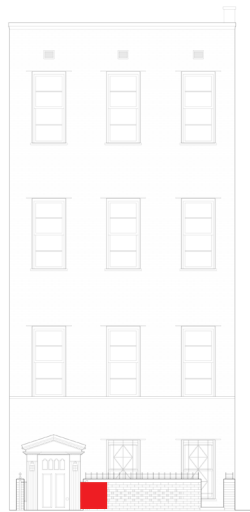
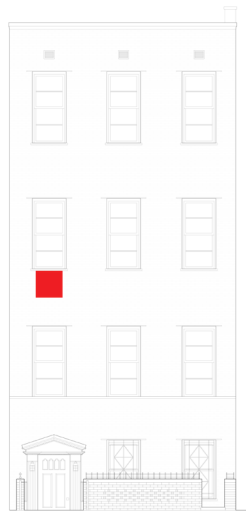
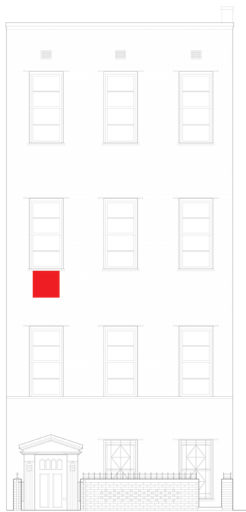
Second Floor Probe from Exterior



Second Floor Probe from Interior



Basement Floor Probe from Exterior















Existing Elevation

Proposed Elevation



Existing Elevation

Proposed Elevation



57 Charles Street, 1940s Tax Photo



57 Charles Street, 1940s Tax Photo



55 Charles Street, 1940s Tax Photo



69 Charles Street, 1940s Tax Photo





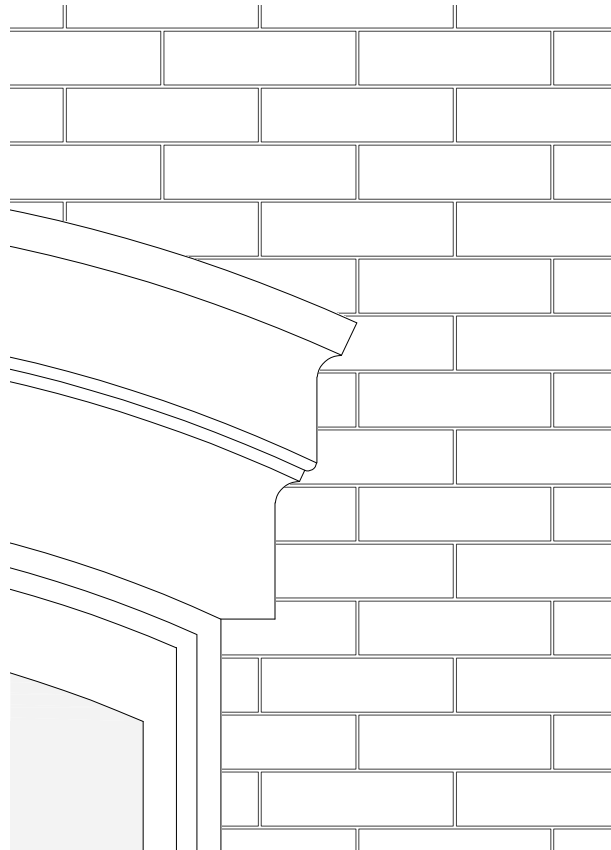
59 Charles Street, 1969 LPC Designation Photo



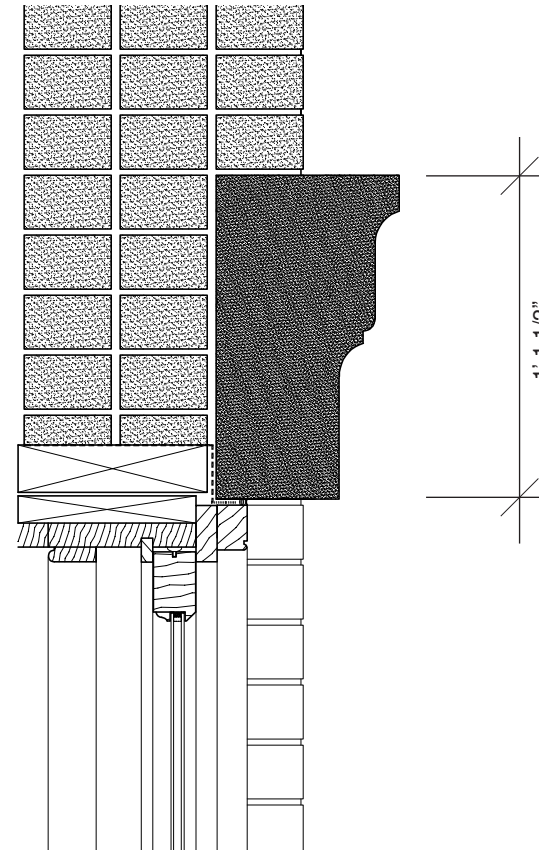
73 Charles Street, 1969 LPC Designation Photo



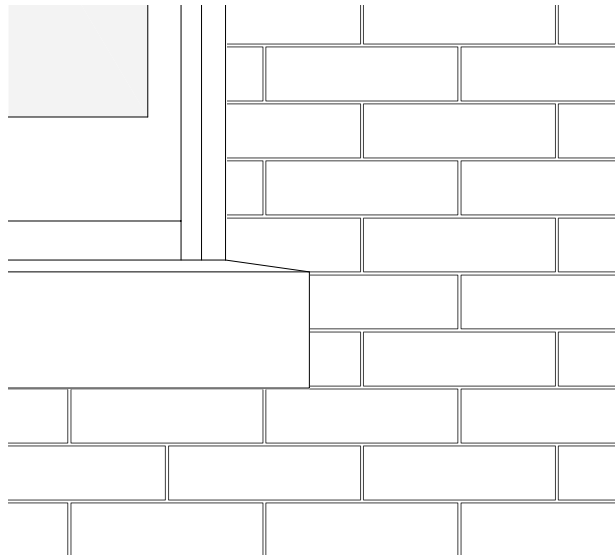
Proposed Front Door



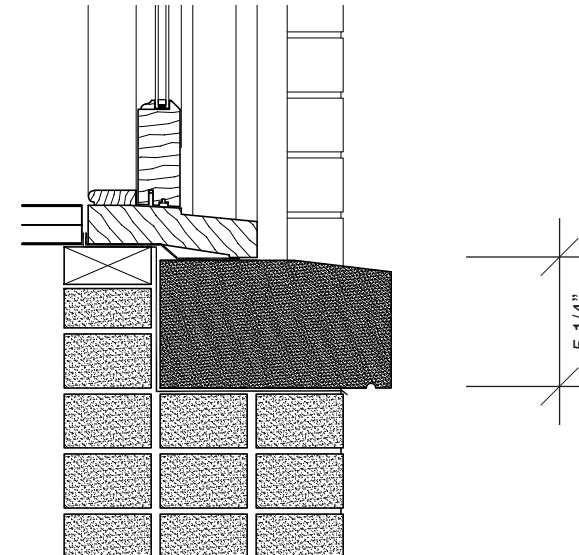
Proposed Lintel Detail



Proposed Lintel Detail



Proposed Sill Detail



Proposed Sill Detail







Probe from Exterior



Probe from Interior



67

69

71

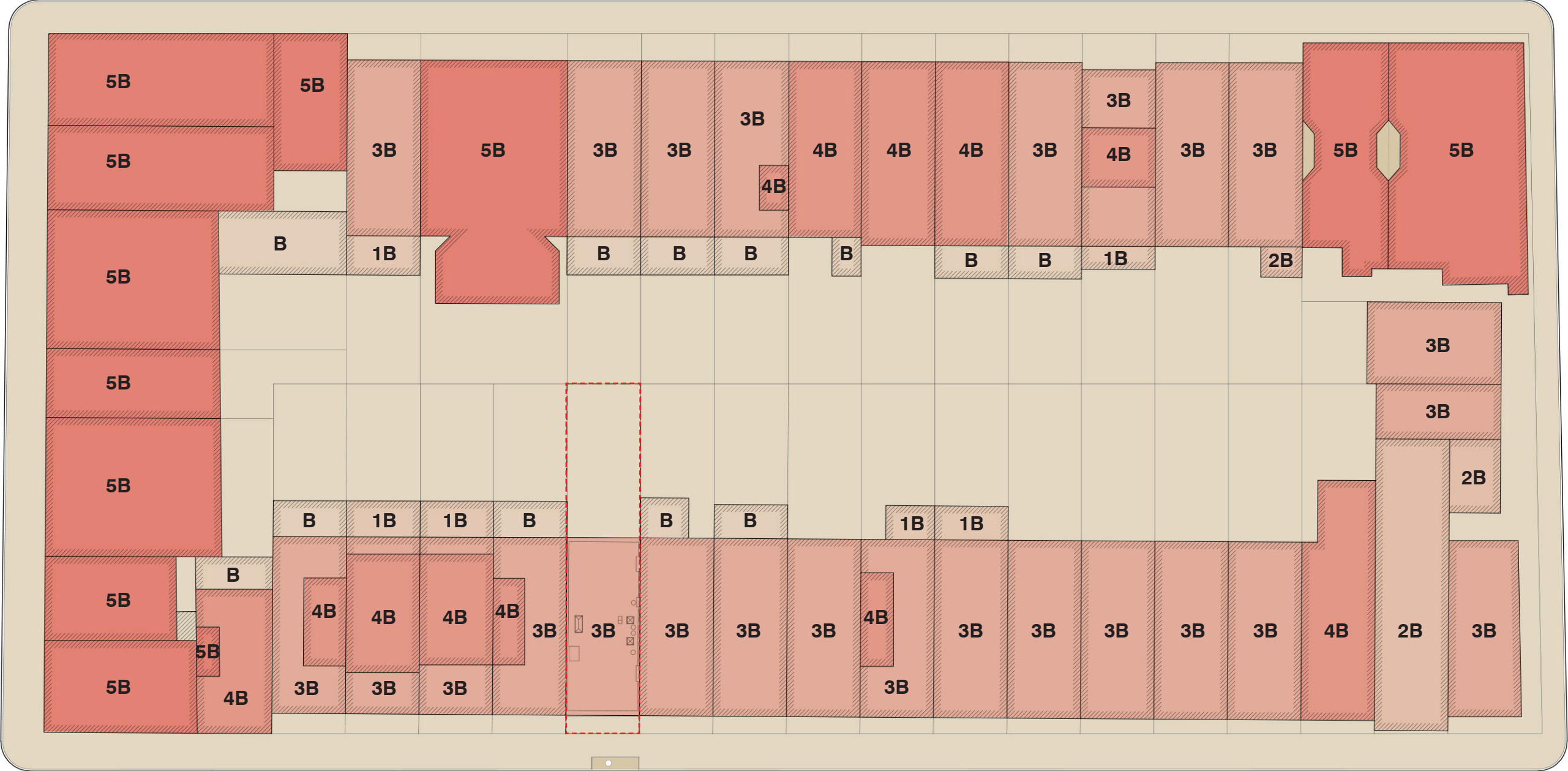
73

75

77

79-81

83

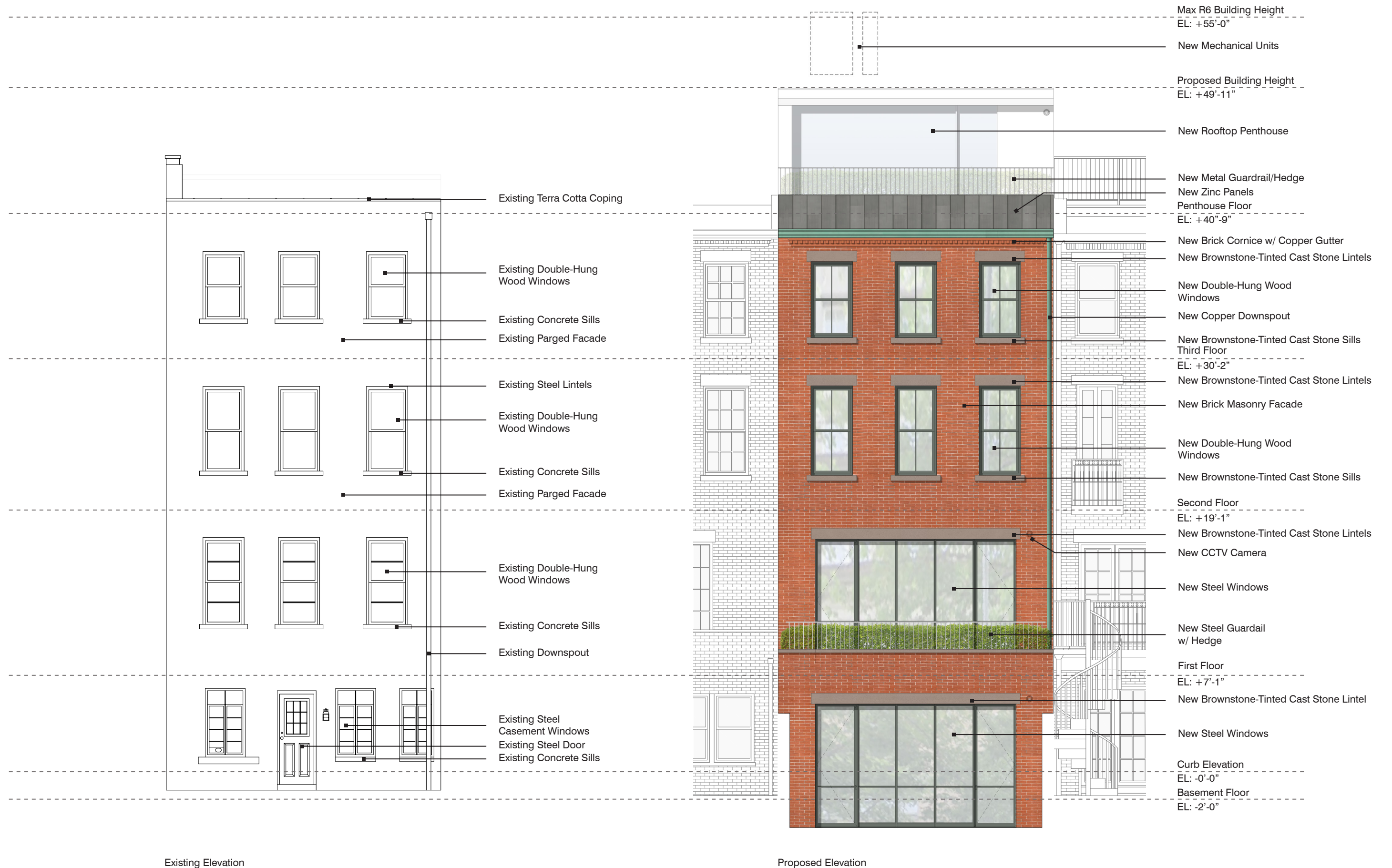




Existing Elevation



Proposed Elevation





67

69

71

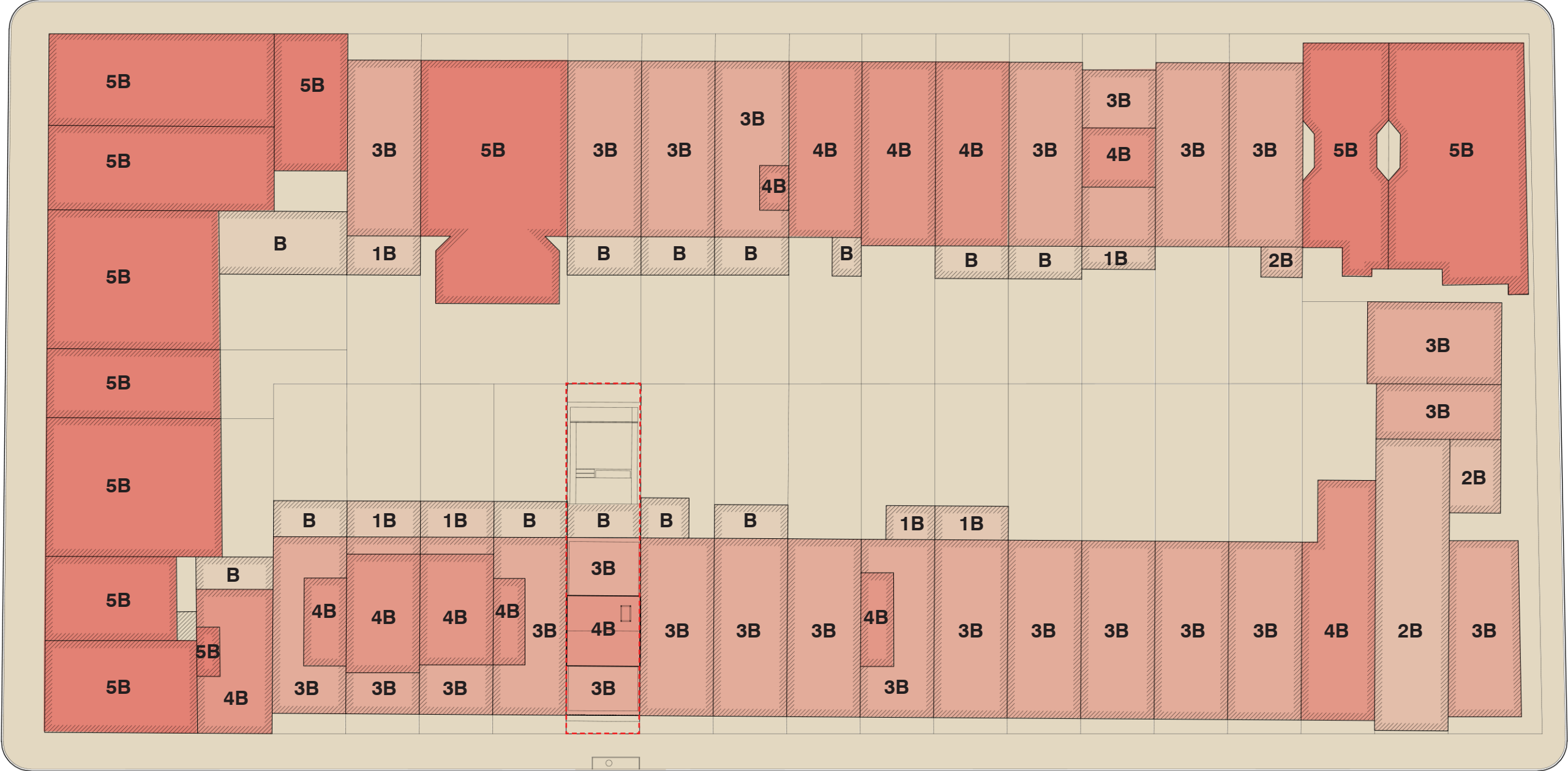
73

75

77

79-81

83





View to Northwest



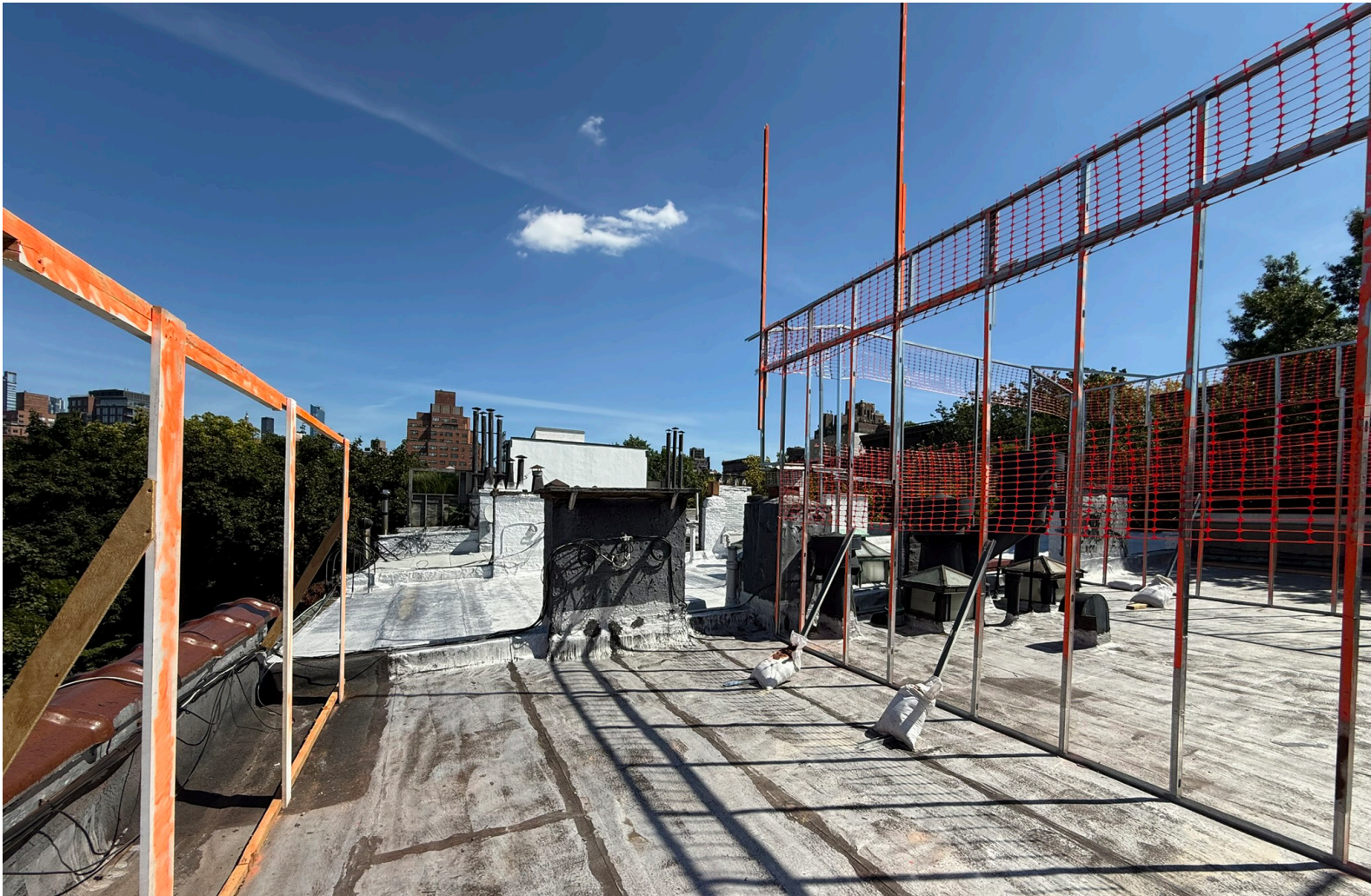
View to Northeast



View of South Guardrail



View to Southwest



View to Southeast



View of North Guardrail



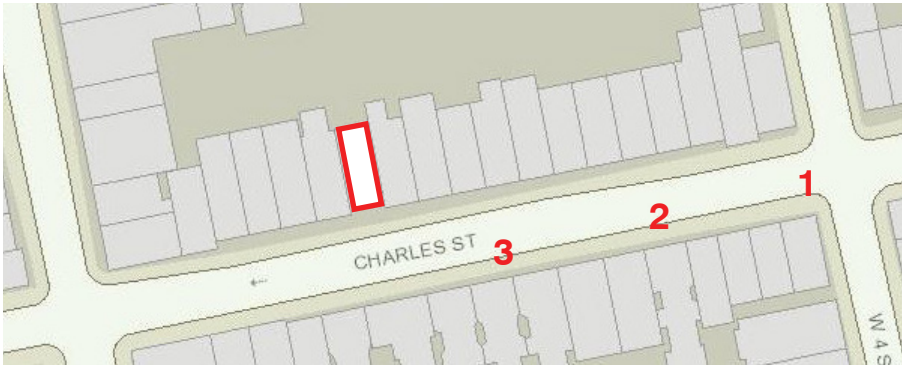
View 1



View 2



View 3





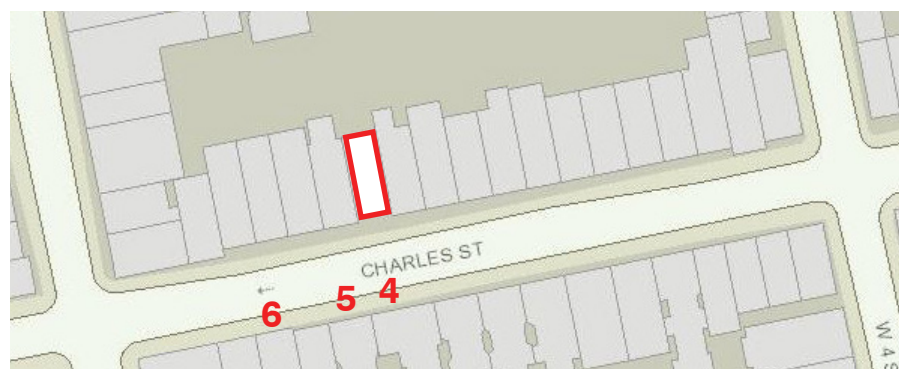
View 4



View 5



View 6





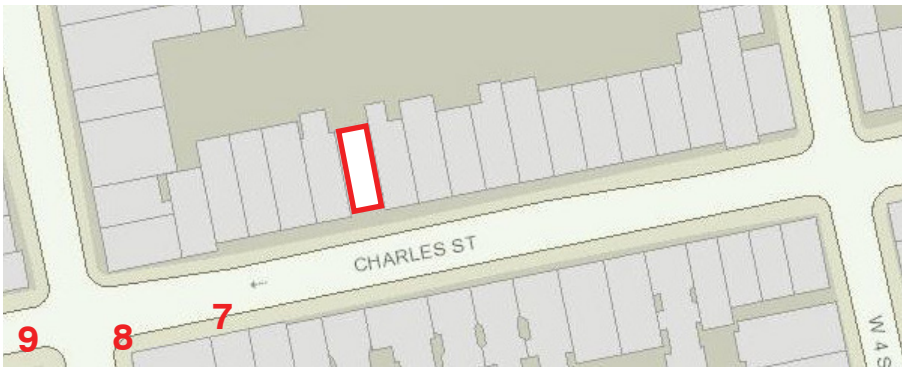
View 7

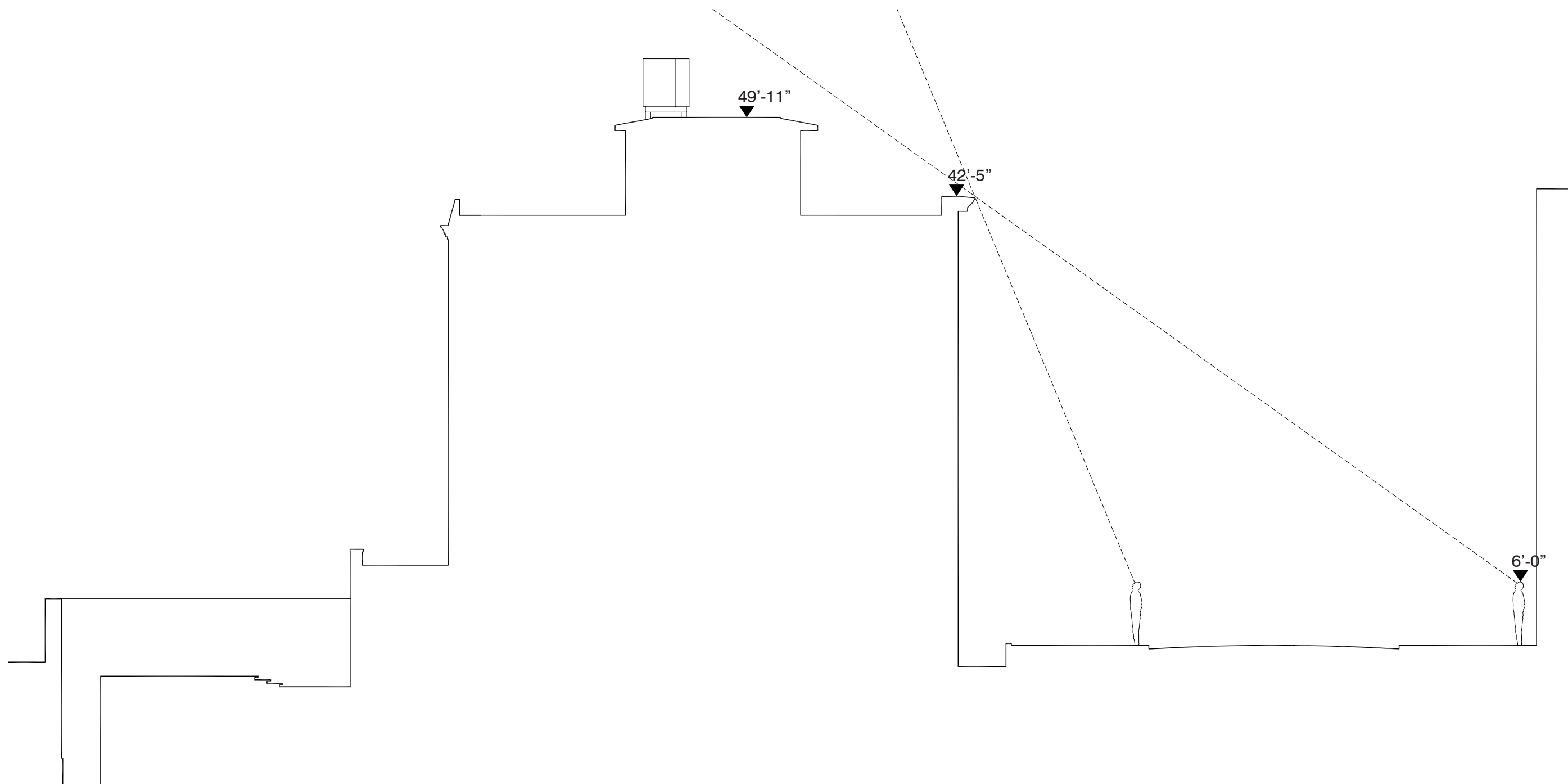


View 8



View 9



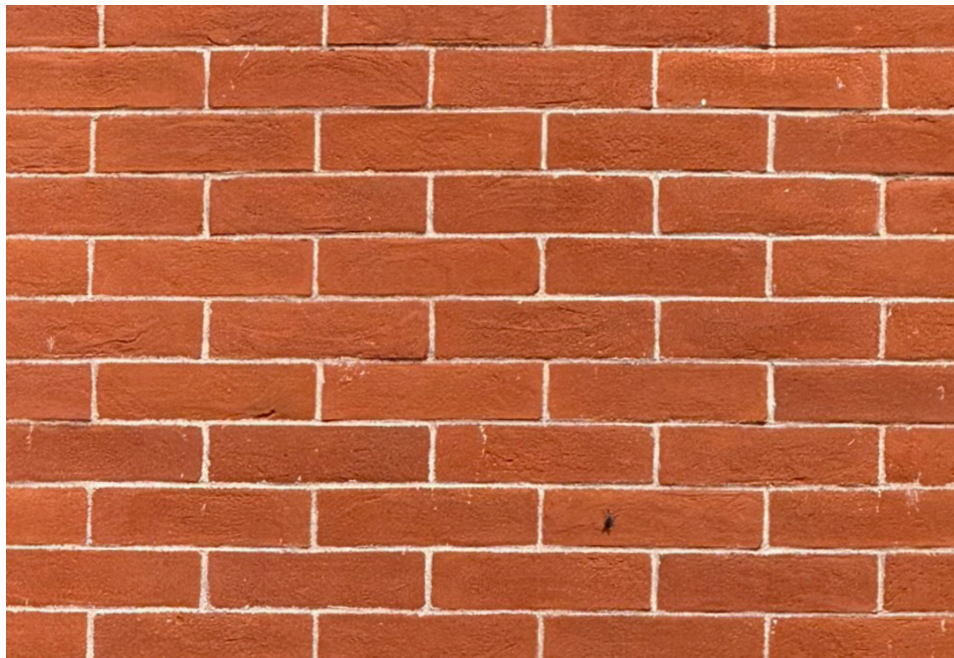




Penthouse Glazing



Penthouse Fascia

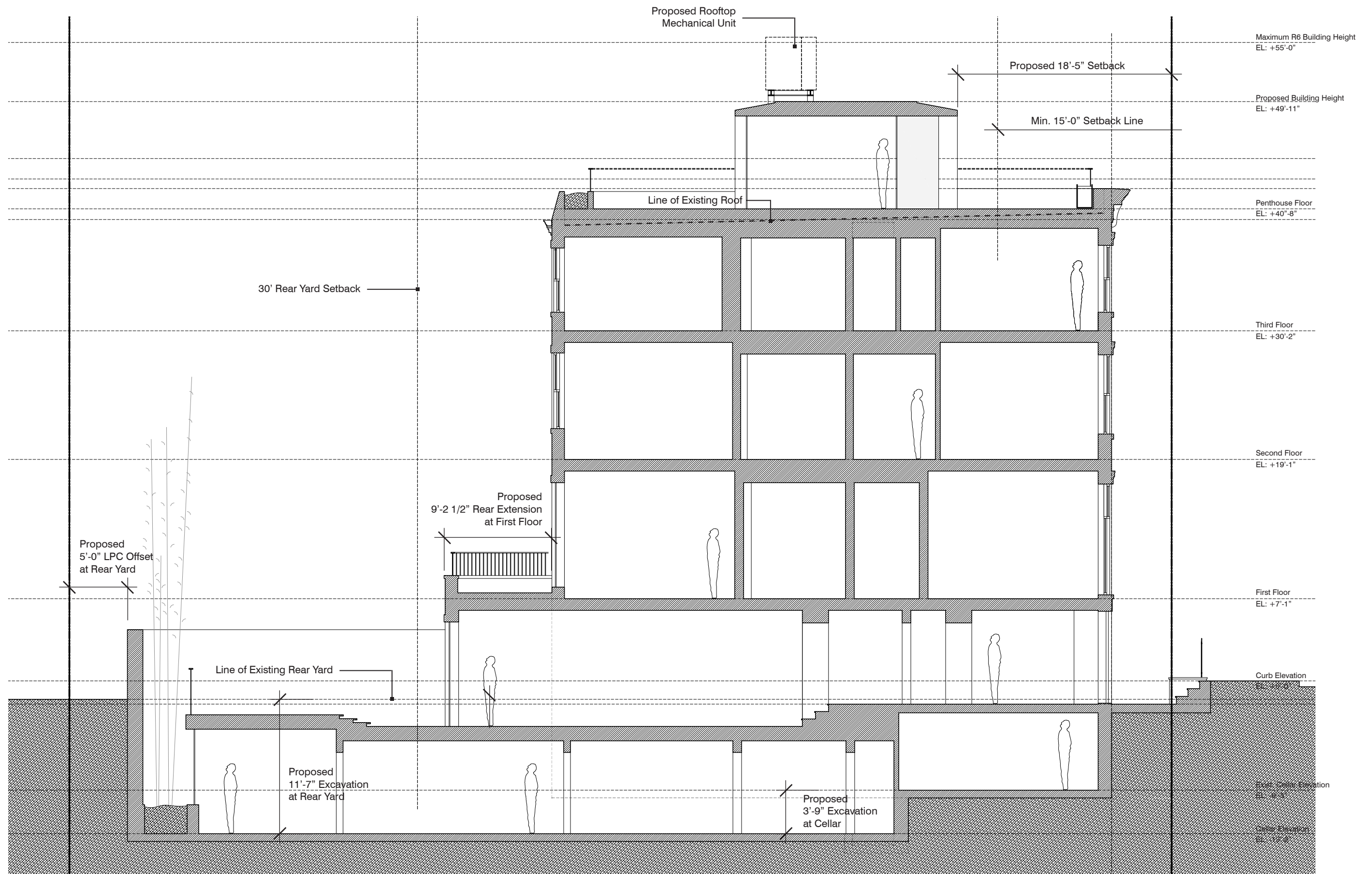


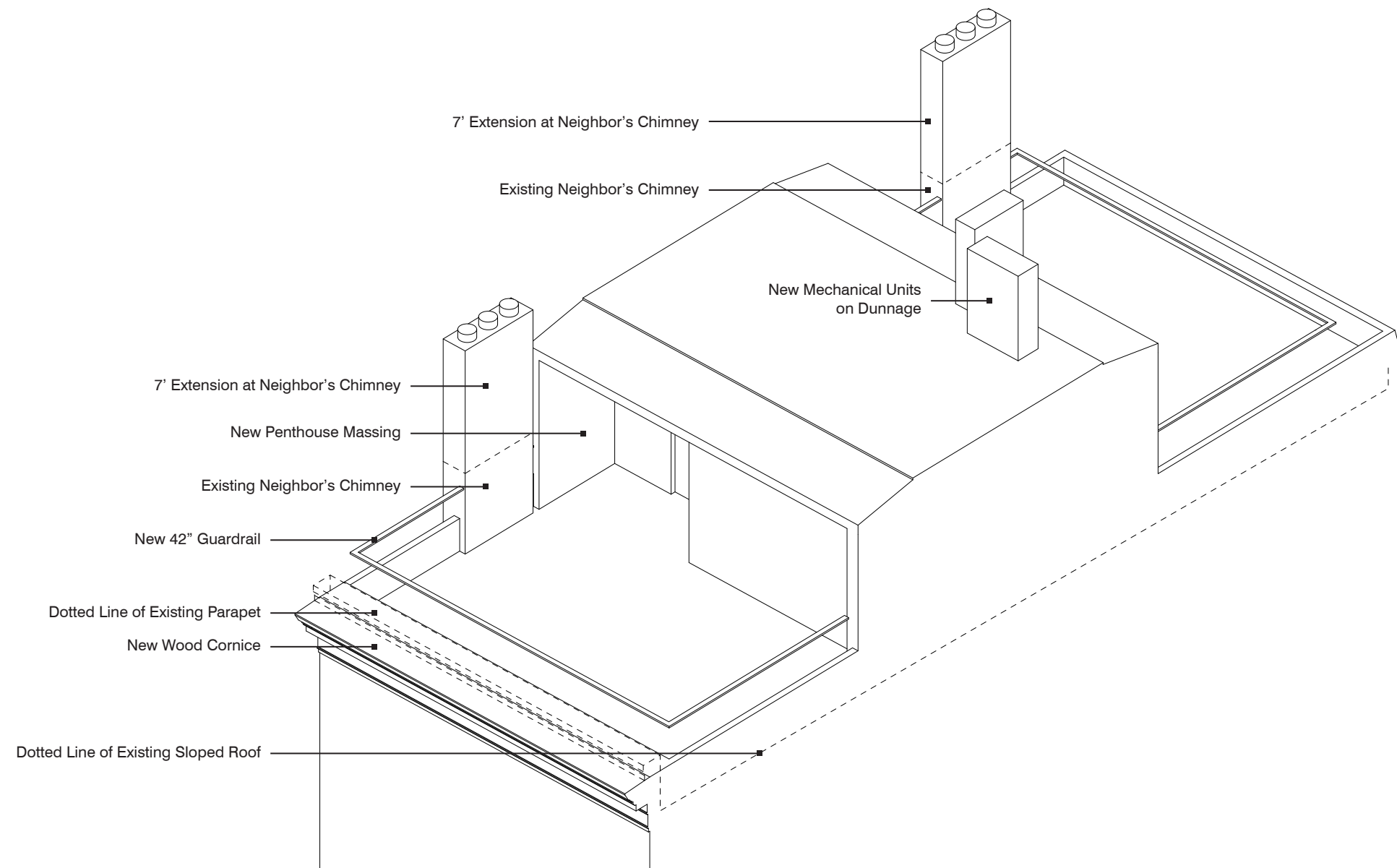
Rear Facade Masonry



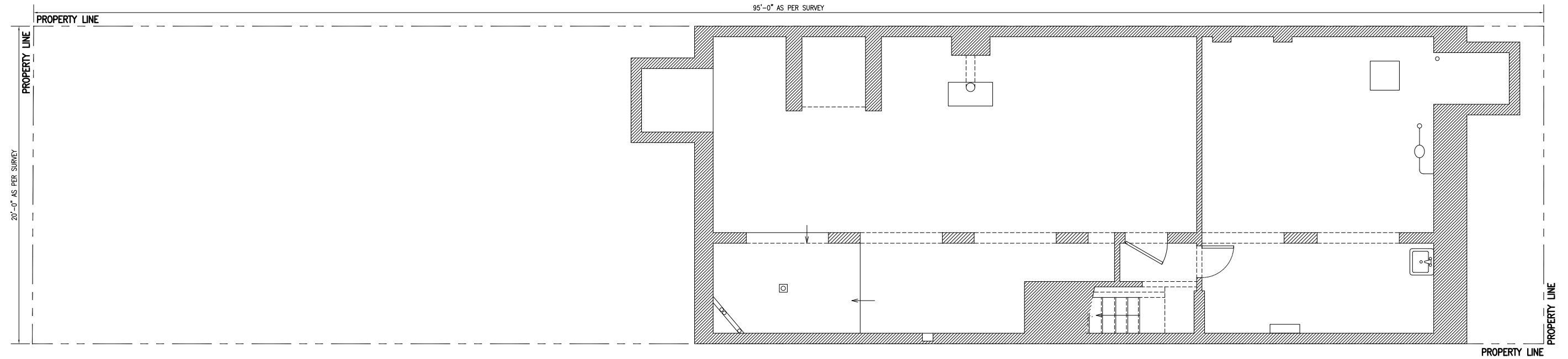
Steel Windows



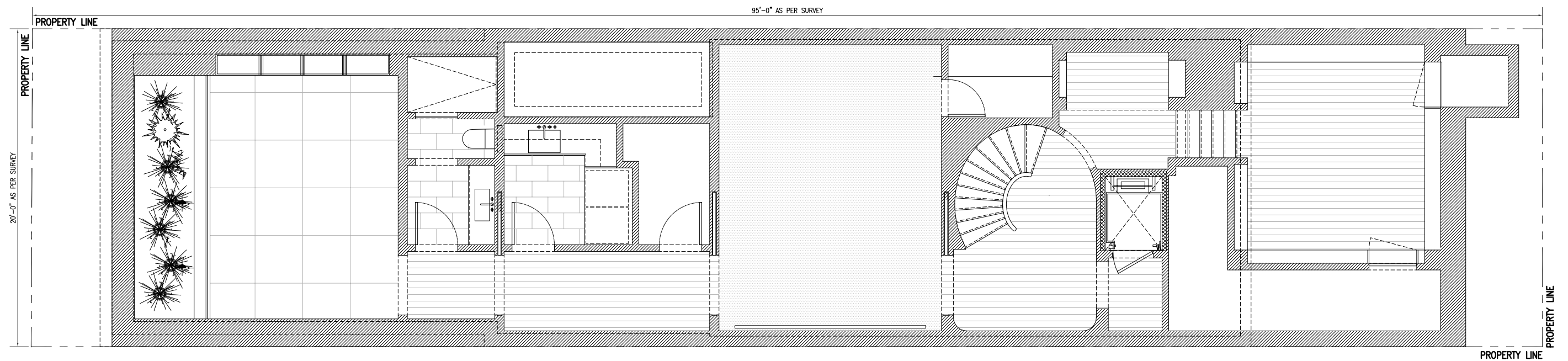




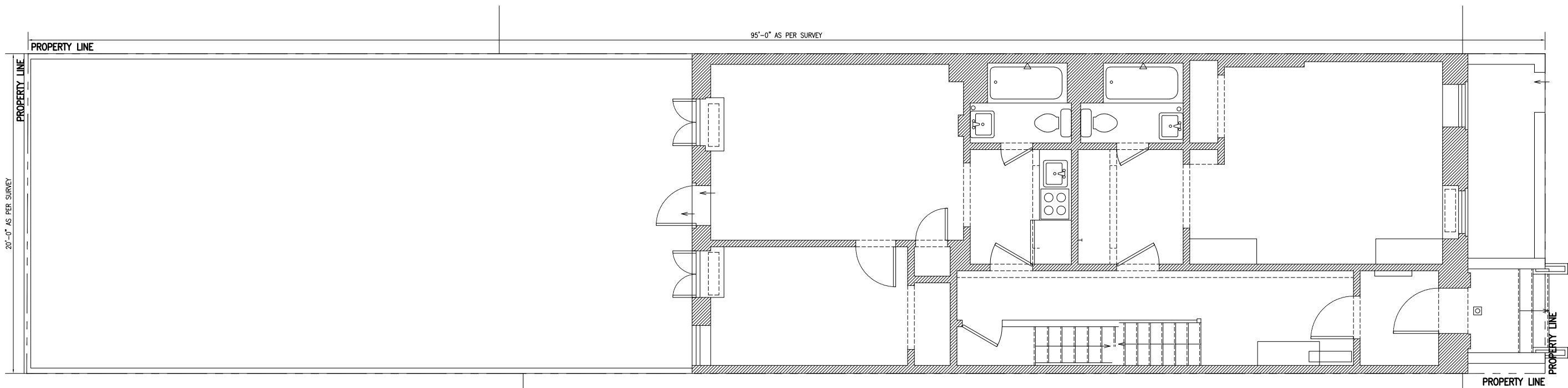
Appendix



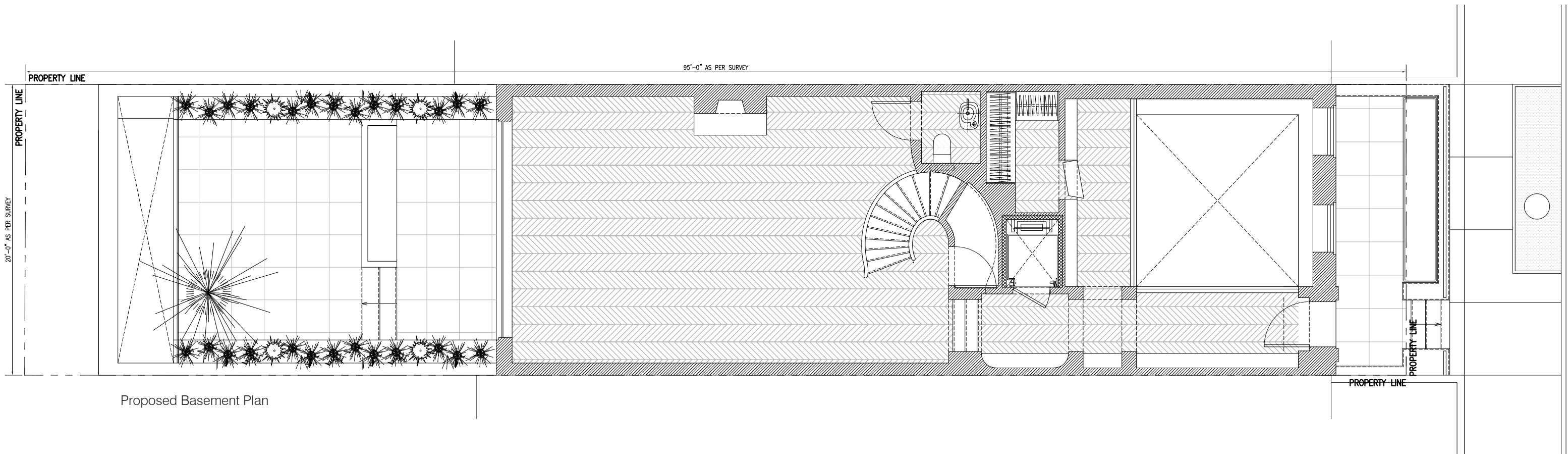
Existing Cellar Plan



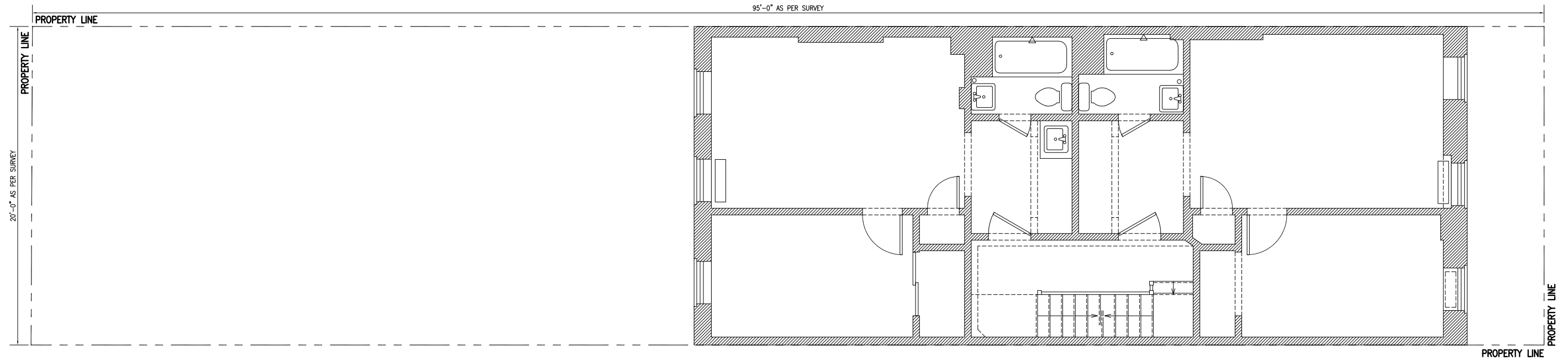
Proposed Cellar Plan



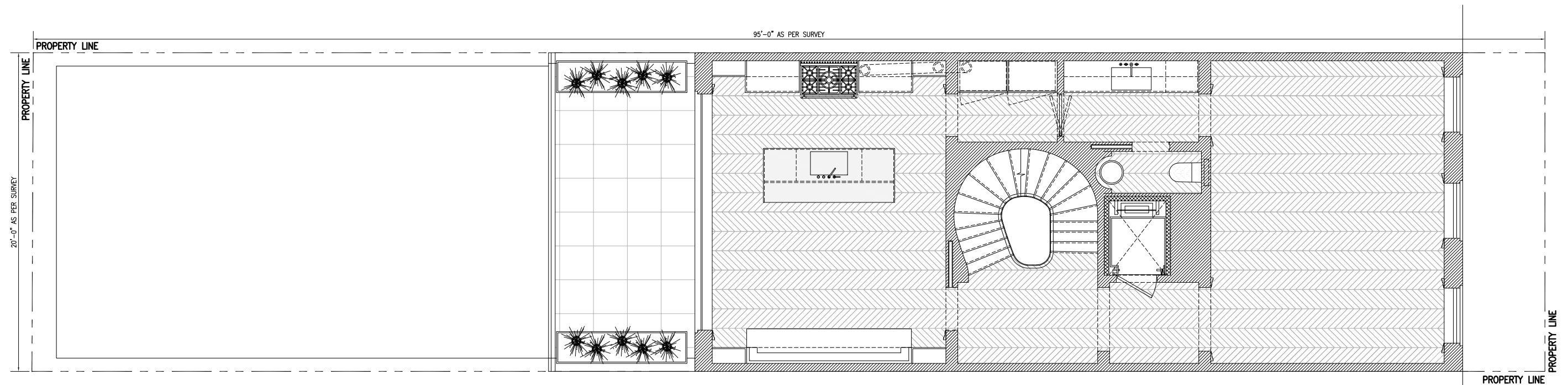
Existing Basement Plan



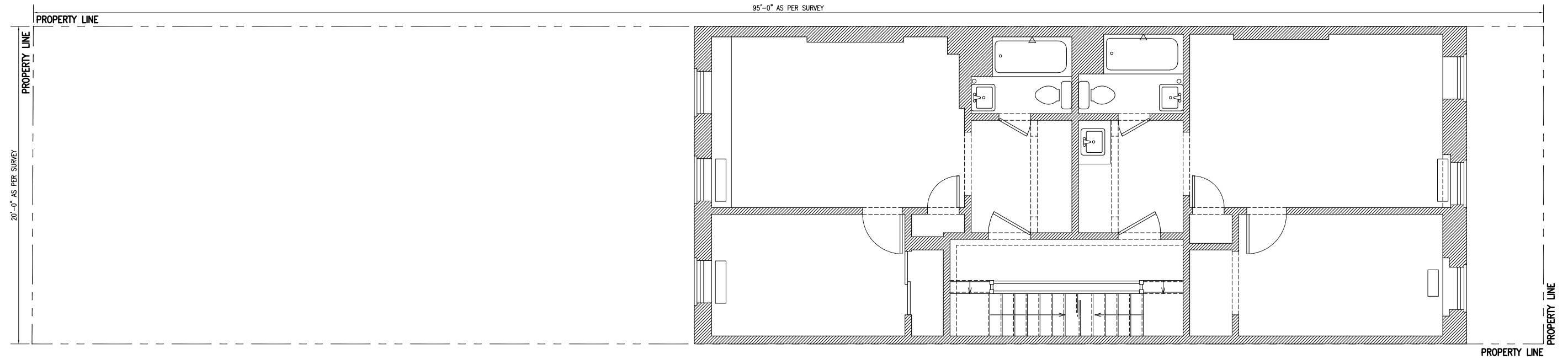
Proposed Basement Plan



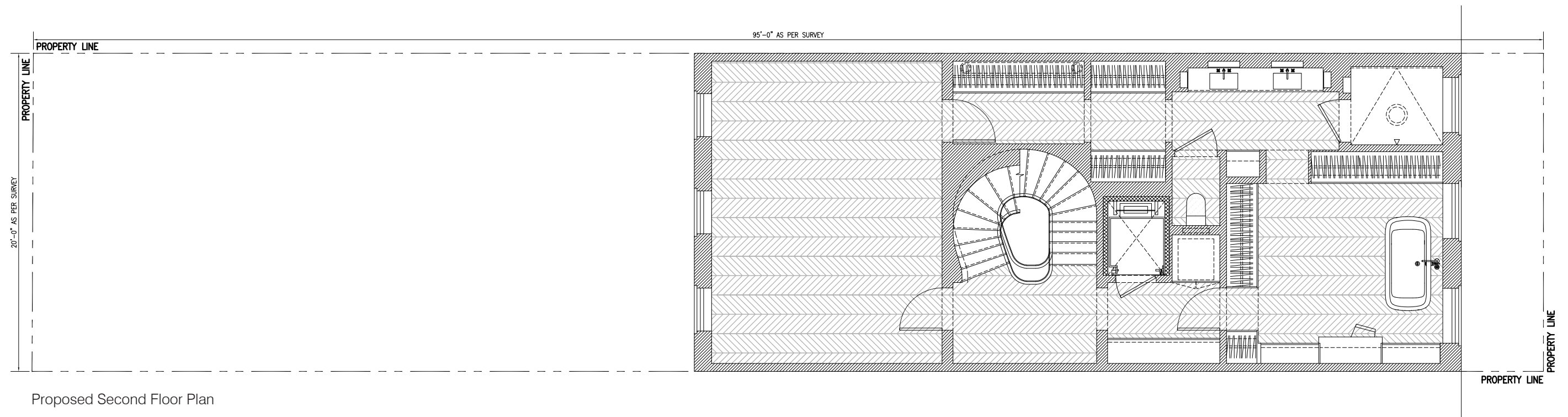
Existing First Floor Plan



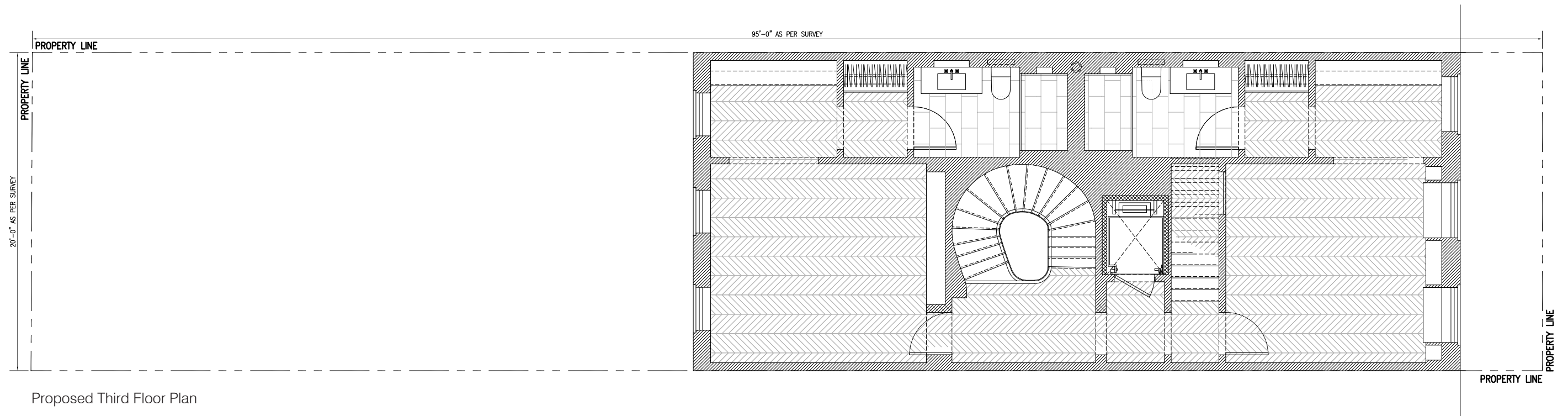
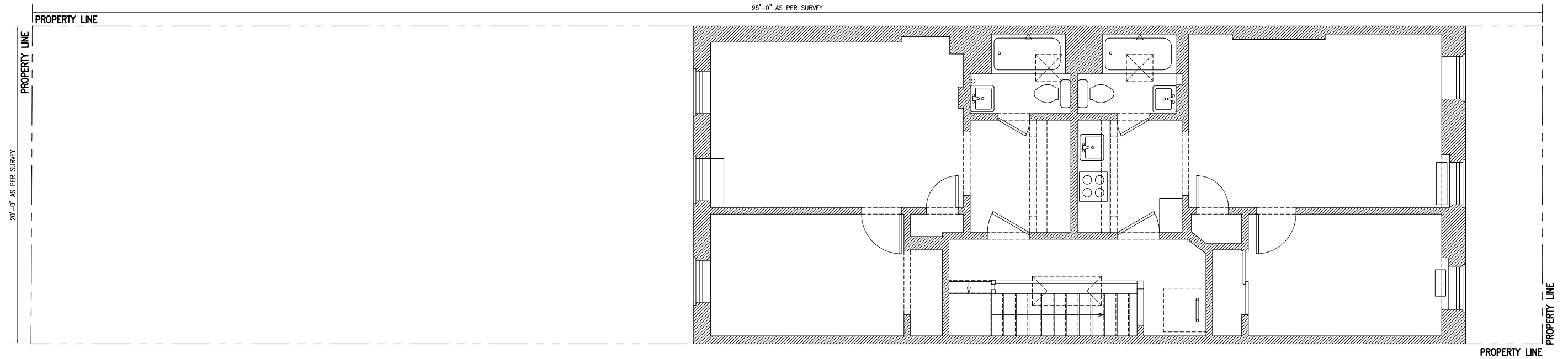
Proposed First Floor Plan

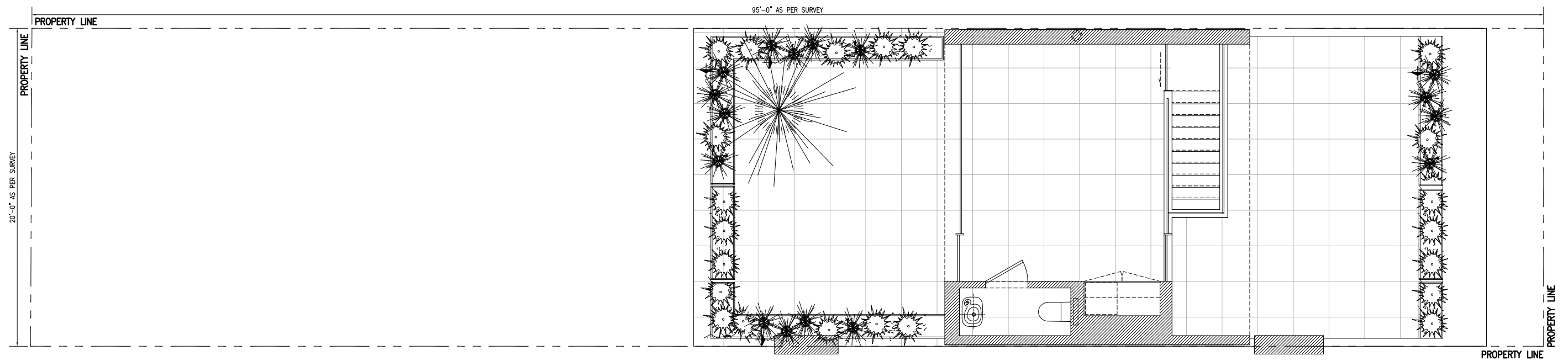
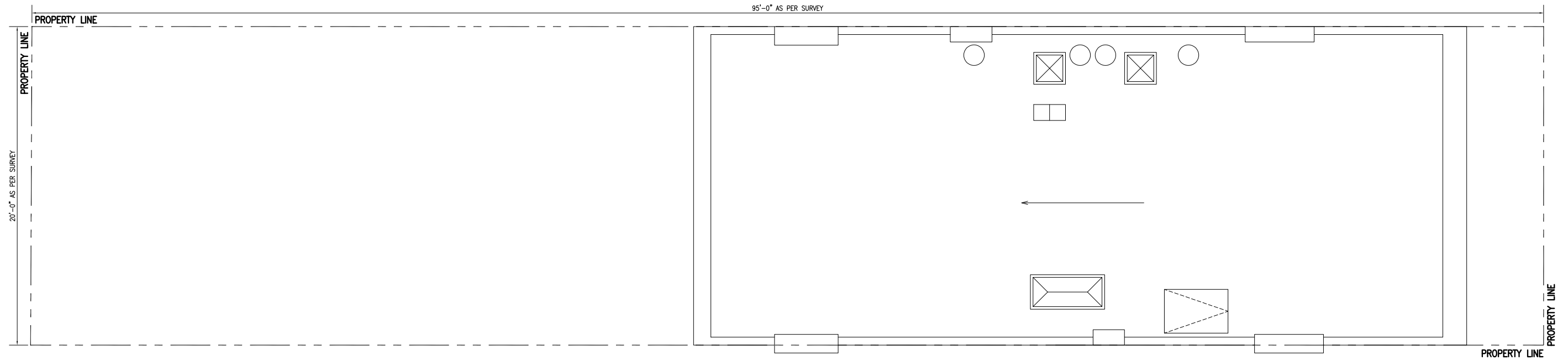


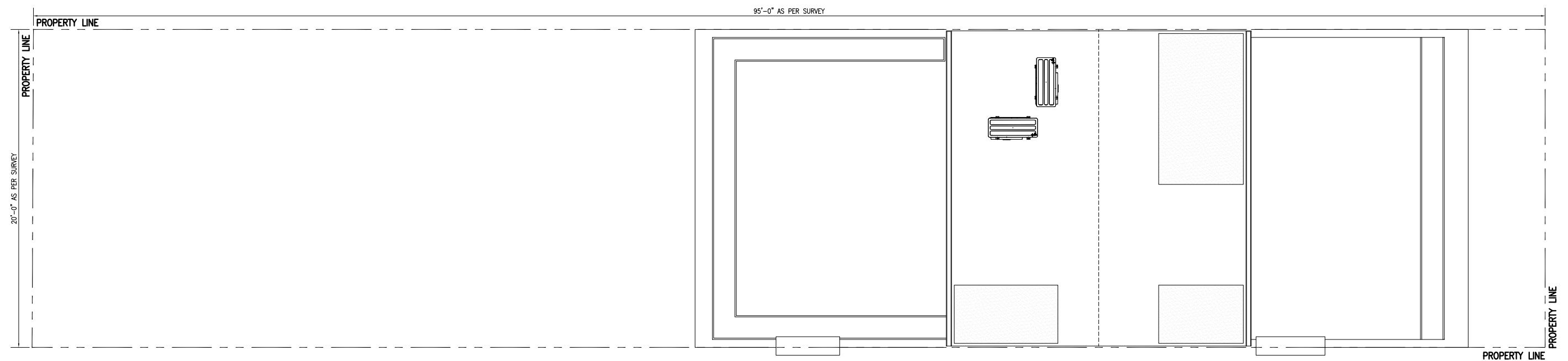
Existing Second Floor Plan



Proposed Second Floor Plan







Proposed Roof Plan