

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICENATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM

FOR NPS USE ONLY

RECEIVED

OCT 18 1979

DATE ENTERED

DEC 26 1979

SEE INSTRUCTIONS IN HOW TO COMPLETE NATIONAL REGISTER FORMS
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS**1 NAME**

HISTORIC

Alwyn Court Apartments

AND/OR COMMON

2 LOCATION

STREET & NUMBER

180 West 58th Street

CITY, TOWN

New York

VICINITY OF

NOT FOR PUBLICATION

CONGRESSIONAL DISTRICT

18

STATE

New York

CODE

036

COUNTY

New York

CODE

061

3 CLASSIFICATION

CATEGORY

☐ DISTRICT
☐ BUILDING(S)
☐ STRUCTURE
☐ SITE
☐ OBJECT

OWNERSHIP

☐ PUBLIC
☒ PRIVATE
☐ BOTH

PUBLIC ACQUISITION

☐ IN PROCESS
☐ BEING CONSIDERED☒ STATUS☐ OCCUPIED
☐ UNOCCUPIED
☐ WORK IN PROGRESS
☐ ACCESSIBLE
☒ YES: RESTRICTED
☒ YES: UNRESTRICTED
☐ NO

PRESENT USE

☐ AGRICULTURE
☐ COMMERCIAL
☐ EDUCATIONAL
☐ ENTERTAINMENT
☐ GOVERNMENT
☐ INDUSTRIAL
☐ MILITARY
☐ MUSEUM
☐ PARK
☒ PRIVATE RESIDENCE
☐ RELIGIOUS
☐ SCIENTIFIC
☐ TRANSPORTATION
☐ OTHER:**4 OWNER OF PROPERTY**

NAME Mr. Stan Dinstein c/o Two Trees

STREET & NUMBER

30 West 57th Street

CITY, TOWN

New York

VICINITY OF

STATE

New York 10019

5 LOCATION OF LEGAL DESCRIPTIONCOURTHOUSE,
REGISTRY OF DEEDS, ETC.

New York County Hall of Records

STREET & NUMBER

31 Chambers Street

CITY, TOWN

New York

STATE

New York

6 REPRESENTATION IN EXISTING SURVEYS

TITLE

Landmarks Preservation Commission Designation Report, "Alwyn Court Apartments," LP-0254, No. 5.

DATE

June 7, 1966

☐ FEDERAL ☐ STATE ☐ COUNTY ☒ LOCALDEPOSITORY FOR
SURVEY RECORDS

Landmarks Preservation Commission

CITY, TOWN

New York

STATE

New York

7 DESCRIPTION

CONDITION

☐ EXCELLENT
☒ GOOD
☐ FAIR

☐ DETERIORATED
☐ RUINS
☐ UNEXPOSED

CHECK ONE

☐ UNALTERED
☒ ALTERED

CHECK ONE

☒ ORIGINAL SITE
☐ MOVED DATE _____

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

Alwyn Court, an apartment house in the French Renaissance style, was built in 1907-09 and is located at the southeast corner of Seventh Avenue and 58th Street (180 West 58th Street). Containing twelve stories, the facade is divided horizontally into the base (four floors), the shaft (five floors) and the crown (three floors) by strong projecting decorative bands. Pilasters with Corinthian capitals vertically separate the Seventh Avenue elevation into four bays and the 58th Street elevation into five. The building is crowned by a roof balustrade with the capitals of the pilasters projecting slightly above the cornice. The shafts of the pilasters, some with Ionic capitals, are treated as Renaissance panels and have a profusion of French Renaissance details. The tripartite windows at each floor are separated by richly decorated mullions and spindles; the spandrels between floors are divided into three panels, each luxuriantly decorated. The whole stone facade is heavily fenestrated and is distinguished by its richly ornamented terra-cotta sculpture work, a "filigree of fine ornament on every pilaster, soffit and mullion." Details of ornament and architecture consist of early French Renaissance and French Renaissance borrowings from Italy, such as the Quattrocento pilasters and baldacchino canopies, and the crowned salamander, much in evidence, a symbol of King Francis the First.² The prominent rounded corner facing the corner of Seventh Avenue and 58th Street is a striking and interesting feature contributing to the overall feeling of richness. The recessed corner arch is decorated with the same detail as the rest of the facade and contains salamanders set between each pair of baldacchino canopies. (There are two pairs of canopies.)

The original entrance to the building was relocated from the rounded corner bay to the Seventh Avenue side of the building in 1938. South of this entrance, the building contains a modern shop front, taking up about one quarter of the ground floor frontage. Along the north side of the building is a handsome wrought iron gate with fine decorative scroll work and topped by fleur-de-lis ornament.

The neighborhood in which Alwyn Court is situated, traditionally the center of New York's cultural life, consists today of small shops, luxury hotels (one of the most distinguished being the Plaza, a New York City landmark two blocks east of Alwyn Court), concert halls--Carnegie Hall one block south (also a New York City landmark building), and Lincoln Center, seven blocks northwest--and Central Park, one block north.

When Alwyn Court was constructed, it contained twenty-two apartments with two apartments of fourteen rooms and five baths on each of the twelve floors. The vast suites were decorated with Caen stone, marble and wood panelling and exhibited the luxury of French Renaissance lavishness, with music rooms, salons, drawing rooms, libraries, conservatories, living and dining rooms. None of this remains, however, the interior having been completely remodelled by Edgar Ellinger in 1938 with \$200,000 from the Drydock Savings Bank. This re-modelling retained only the concrete floor arches and the exterior walls and created a completely new interior without any change in the steel shell.³ It was rebuilt with seventy-five apartments with six apartments of three, four and five rooms to each floor.

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM**

FOR NPS USE ONLY

RECEIVED OCT 18 1979

DEC 26 1979

DATE ENTERED

CONTINUATION SHEET Alwyn Court ITEM NUMBER 7 PAGE 2

Footnotes

- 1 "Alwyn Court, N.Y. Harde & Short, Architects," Architects' and Builders' Magazine, June, 1910, v. X, No. 9, 335.
- 2 A portion of this description is taken from the Landmarks Preservation Commission, Alwyn Court Designation Report (LP-0254), New York, 1966.
- 3 "Recent Modernization of Alwyn Court for the Dry Dock Savings Institution by Ellinger Construction Corp." Reprint from Buildings and Building Management, March 1939.

8 SIGNIFICANCE

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW				
☐ PREHISTORIC	☐ ARCHEOLOGY-PREHISTORIC	☐ COMMUNITY PLANNING	☐ LANDSCAPE ARCHITECTURE	☐ RELIGION	
☐ 1400-1499	☐ ARCHEOLOGY-HISTORIC	☐ CONSERVATION	☐ LAW	☐ SCIENCE	
☐ 1500-1599	☒ AGRICULTURE	☐ ECONOMICS	☐ LITERATURE	☐ SCULPTURE	
☐ 1600-1699	☐ ARCHITECTURE	☐ EDUCATION	☐ MILITARY	☐ SOCIAL/HUMANITARIAN	
☐ 1700-1799	☐ ART	☐ ENGINEERING	☐ MUSIC	☐ THEATER	
☒ 1800-1899	☐ COMMERCE	☐ EXPLORATION/SETTLEMENT	☐ PHILOSOPHY	☐ TRANSPORTATION	
☐ 1900-	☐ COMMUNICATIONS	☐ INDUSTRY	☐ POLITICS/GOVERNMENT	☐ OTHER (SPECIFY)	
		☐ INVENTION			

SPECIFIC DATES 1907-1909 BUILDER/ARCHITECT Harde & Short

STATEMENT OF SIGNIFICANCE

A unique turn of the century example of an apartment house utilizing terra-cotta decoration as well as one of the earliest luxury apartment houses built on the upper west side, Alwyn Court is the finest building of its type in New York City. The building is significant in the history of New York residential architecture for its social history as well as its architectural merit.

Alwyn Court contributed to the transition of Manhattan's upper west side from an area of open countryside and farmhouses to an affluent residential neighborhood and an urban environment. After the opening of Broadway in about 1869, the construction of the elevated railroad and the introduction of trolley lines in 1880 that made the adjacent portion of Central Park accessible and opened the area to construction, the rapid growth of population in the upper part of Manhattan was assured.¹

Alwyn Court remains today a reminder of the origin of the upper class acceptance of apartment house residences in place of the self-contained private dwelling. At the turn of the century, a time of transition, the apartment residence was a fairly new experiment for middle and upper income families and a new concept in residential housing in this country. The concept originated in France and was introduced here by Richard Morris Hunt in 1869 in his design for the Stuyvesant at 142 East 18th Street, the first apartment house in New York City.² Early attempts to provide the advantages and amenities, without the responsibilities, of private housing, plus the additional conveniences of a condensed space on one floor in a highly urban setting, gained general acceptance. Alwyn Court is closely related in plan to the most famous of these buildings, the Dakota, built in 1884 by Henry Janeway Hardenbergh at 1 West 72nd Street, the first of the vast "superblock apartments,"³ as well as the Apthorp, designed by Clinton and Russell in 1908 at 2201-19 Broadway.

Alwyn Court is an outstanding manifestation of the fashion for eclecticism in architecture which became popular after the World's Columbian Exposition in Chicago in 1893. Its early French Renaissance style, incorporating as it does Italian Renaissance borrowings, is seen in many of its details, as well as motifs of terra-cotta ornament (and includes the Quattrocento pilasters). The use of terra-cotta (a cast clay product glazed and fired), a material in vogue at the time Alwyn Court was built, made it possible to build the entire structure for under a million dollars. Since each mold could be used repeatedly, the amount of decoration desired was restricted only by the budget. This made possible the richness and complexity of the exterior decoration which would have been economically prohibitive in stone.⁴

9 MAJOR BIBLIOGRAPHICAL REFERENCES

See attached sheet.

10 GEOGRAPHICAL DATA

UTM NOT VERIFIED

ACREAGE OF NOMINATED PROPERTY less than one acre.

QUADRANGLE NAME Central Park

QUADRANGLE SCALE 1:24,000

UTM REFERENCES

A 18 586 100 4513 060

B

C

D

E

F

G

H

VERBAL BOUNDARY DESCRIPTION Borough of Manhattan Tax Map Block 1010, Lot 61.
The block bounded on the north by West 58th Street; on the west by Seventh
Avenue; on the south by 909 Seventh Avenue; and on the east by 172 West
58th Street.

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE CODE COUNTY CODE

STATE CODE COUNTY CODE

11 FORM PREPARED BY

Edited by E. Spencer-Ralph, N.Y. State Division
for Historic Preservation, Office of Parks &
Recreation, Empire State Plaza, Albany, N.Y. 12238

NAME / TITLE

Suzanne J. Wilson, Consultant

ORGANIZATION

92 Perry Street

DATE

January 30, 1979

STREET & NUMBER

New York, New York 10014

TELEPHONE

(212) 255-0816

CITY OR TOWN

STATE

12 STATE HISTORIC PRESERVATION OFFICER CERTIFICATION

THE EVALUATED SIGNIFICANCE OF THIS PROPERTY WITHIN THE STATE IS:

NATIONAL

STATE

LOCAL X

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register, and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

STATE HISTORIC PRESERVATION OFFICER SIGNATURE

TITLE Director, Historic Preservation Field Services Bureau DATE 10/9/79

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

KEEPER OF THE NATIONAL REGISTER

ATTEST: Kristin O'Connell

CHIEF OF REGISTRATION

DATE 12/26/79

DATE 12/20/79

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM**

FOR NPS USE ONLY

RECEIVED OCT 18 1979

DATE ENTERED

DEC 26 1979

CONTINUATION SHEET Alwyn Court

ITEM NUMBER 8 PAGE 2

Alwyn Court's striking rounded corner bay was thought desirable from a tenant's point of view because of the "simultaneous command it gives of two streets furnish(ing) an interior attraction which any occupier would be delighted to acquire...."⁵

Although comparatively small and without the individual entrances that characterized the other well-known courtyard buildings, Alwyn Court's courtyard is an interesting feature which remains an elegant appurtenance still admired today for its rarity and its reminder of a past filled with amenities we still hold precious amidst the hectic pace of modern urban life. The idea of a courtyard developed from that of an airshaft, but in New York at that time architects were concerned with additional amenities besides creating a respite from the noise and tension of urban life, and in New York those aesthetic and social values then fashionable gave the concept of a courtyard an added attractiveness.⁶

"In this building ...(Alwyn Court), the ultimate seems to have been reached in apartment house construction, in extent, in planning, in equipment, and all appurtenances..."⁷

The spaciousness and luxury of the original rooms (one of the thirty-four room suites had been equipped as a faithful replica of a French castle with costly French panels and stones) were designed for an era when home entertaining on a lavish scale was more in vogue among the well-to-do. As the way of life for which this building was designed passed away with the Depression, little by little its large suites were vacated, until the last tenant moved out in 1936. The building remained vacant for two years, but its structural soundness was a factor arguing for its interior remodelling rather than its demolition.⁸

The architects of Alwyn Court, Herbert S. Harde and R. Thomas Short, who also designed the very similar rounded corner bay building at 45 East 66th Street in 1908, specialized in multiple dwellings in New York City from the late 1890's until the end of their partnership around World War I. An early building designed by Harde which also contains a rounded corner is at the northeast corner of 80th Street and West End Avenue. In 1903, Harde and Short designed the "Red House" at 350 West 88th Street, where we find the salamander motif seen at Alwyn Court. Their three most important buildings are Alwyn Court, 45 East 66th Street and 44 West 77th Street, built ca. 1906-07. Alwyn Court was constructed by Hedden Construction Company of Broadway at a cost of \$900,000 and was named after one of the owners, Alwyn Ball, Jr.

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM

FOR NPS USE ONLY

RECEIVED OCT 18 1979

DEC 26 1979

DATE ENTERED

CONTINUATION SHEET

ITEM NUMBER 8 PAGE 3

Footnotes

¹ Stephen Jenkins, The Greatest Street in the World (New York: G.P. Putnam's Sons, 1911), p. 276.

² Andrew Alpern, Apartments for the Affluent (New York: McGraw-Hill, 1975), forward (by Harmon H. Goldstone).

³ Alan Burnham, New York Landmarks (Middletown: Wesleyan University Press, 1963), p. 152.

⁴ Landmarks Preservation Commission, Alwyn Court Designation Report (LP-0254) (N.Y., 1966).

⁵ Franz K. Winkler [Montgomery Schuyler] "Mitigating the 'Gridiron' Street Plan - Some Good Effects Achieved in New York City," Architectural Record, May, 1911, v. 29, p. 385.

⁶ Elizabeth Hawes, "The Annals of Apartments: Courtyards," The New York Times, September 12, 1976.

⁷ "Alwyn Court, N.Y., Harde & Short, Architects," Architects' and Builders' Magazine, June 1910, v. X, No. 9, p. 335.

⁸ Recent Modernization of Alwyn Court for the Dry Dock Savings Institution by Ellinger Construction Corporation. Reprint from March, 1939 issue of Buildings and Building Management.

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM**

FOR NPS USE ONLY

RECEIVED

OCT 18 1979

DEC 26 1979

DATE ENTERED

CONTINUATION SHEET Alwyn Court

ITEM NUMBER 9

PAGE 1

Bibliography

Alpern, Andrew. Apartments for the Affluent. New York: McGraw-Hill, 1975.

"Alwyn Court, N.Y. Harde & Short, Architects," Architects' and Builders' Magazine, June, 1910, v. X, No. 9, 335.

Burnham, Alan. New York Landmarks. Middletown: Wesleyan University Press, 1963.

Hawes, Elizabeth, "The Annals of Apartments: Courtyards," The New York Times, September 12, 1976.

Jenkins, Stephen. The Greatest Street in the World. New York: G.P. Putnam's Sons, 1911.

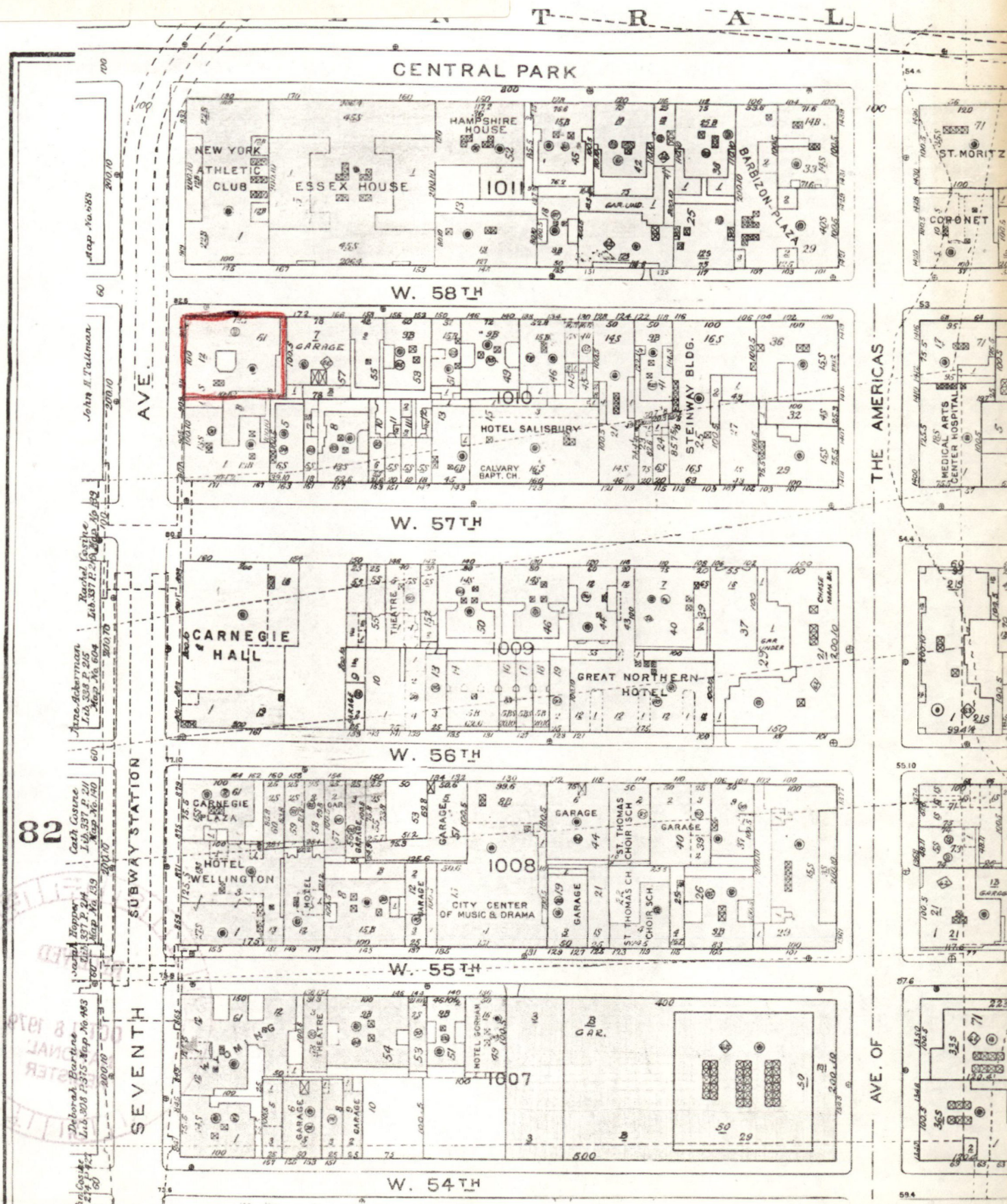
Landmarks Preservation Commission, Alwyn Court Designation Report, (LP-0254) N. Y., 1966.

"Recent Modernization of Alwyn Court for the Dry Dock Savings Institution by Ellinger Construction Corporation." Reprint from March, 1939 issue of Buildings and Building Management.

Winkler, Franz [Montgomery Schuyler]. "Mitigating the Gridiron Street Plan - Some Good Effects Achieved in New York City," Architectural Record, May, 1911, v. 29, 379-96.

ALWYN COURT, 180 West 58th Street,
NEW YORK COUNTY (Manhattan)

map provided by New York City
Landmarks Preservation Commission,
New York



DEC 26 1979



Property

Alwyn Court Apartments

State

NY (New York)

Working Number

*10-18-79 2527**79001599*

TECHNICAL

CONTROL

Photos

Maps

3
1,1

Early luxury apartment home which contributed to the transition of the upper west side from a rural area to an affluent residential area. Also architecturally significant as an example of the eclecticism popular at the turn of the century & for its terra cotta decoration. Over interest photo.

HISTORIAN

Accept
Lightner
12-20-79

ARCHITECTURAL HISTORIAN

Accept
O'Connell
12/20/79

Important luxury apt. house, significant representative of trend toward apt. living ~~in dense urban area~~ among upper classes. + also interesting as application of elaborate Chateausque architectural ornament to large-scale multiple residence

ARCHEOLOGIST

OTHER

HAER

Inventory _____

Review _____

REVIEW UNIT CHIEF

BRANCH CHIEF

KEEPER

National Register Write-up _____

Send-back _____

Entered *DEC 26 1979*

Federal Register Entry

2-3-81

Re-submit _____



Alwyn Court Apartments, New York, New York.

Photo by: Stephen L. Senigo, 1979.

Neg. at: New York City Landmarks

OCT 18 1979 Preservation Commission. PHOTO 1

View from Northwest

New York County

#10/5



New York County

Alwyn Court Apartments, New York, New York.

Photo by: Stephen L. Senigo, 1979.

Neg. at: New York City Landmarks

Preservation Commission.

View of Lobby entrance.

PHOTO 245

OCT 18 1979

DEC 26 1979



Alwyn Court Apartments, New York, New York.

Photo by: Stephen L. Senigo, 1979.

Neg. at: New York City Landmarks

Preservation Commission.

View of lobby. OCT 18 1979

PHOTO 3/5/1979

New York County



LANDMARKS PRESERVATION COMMISSION

305 Broadway, New York, N. Y. 10007

Alwyn Court Apartments
180 West 58th Street
New York City, New York County
Photo: Suzanne J. Wilson, 1979
Neg: N.Y.C. Landmarks Preservation C
Commission
Detail, southeast corner facade

OCT 18 1979

DOE
DEC 26 1979 PHOTO *4/5*



LANDMARKS PRESERVATION COMMISSION

305 Broadway, New York, N. Y. 10007

Alwyn Court Apartments
180 West 58th Street
New York City, New York County
Photo: Suzanne J. Wilson, 1979
Neg: N.Y.C. Landmarks Preservation
Commission
Detail southeast bay

OCT 18 1979

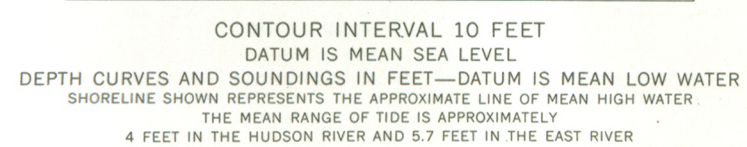
DOE
DEC 26 1979

PHOTO 50/5

CENTRAL PARK QUADRANGLE
NEW YORK-NEW JERSEY
7.5 MINUTE SERIES (TOPOGRAPHIC)
SW/4 HARLEM 15' QUADRANGLE



Red tint indicates areas in which only landmark buildings are shown



THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS
FOR SALE BY U.S. GEOLOGICAL SURVEY, WASHINGTON, D. C. 20242
A FOLDER DESCRIBING TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST

Heavy-duty Light-duty
Medium-duty Unimproved dirt =====

 Interstate Route  U. S. Route  State Route

AMS 6265 IV SW—SERIES V821



ENTRIES IN THE NATIONAL REGISTER

STATE NEW YORK

Date Entered DEC 26 1979

Name

Location

Alwyn Court Apartments

New York
New York County

Also Notified

Honorable Daniel P. Moynihan

Honorable Jacob K. Javits
Honorable S. William Green

State Historic Preservation Officer
Mr. Orin Lehman
Commissioner
Parks and Recreation
Agency Building #1
Empire State Plaza
Albany, New York 12238

NR Byers/bjr 1/8/80

For further information, please call the National Register at (202) 343-6401.