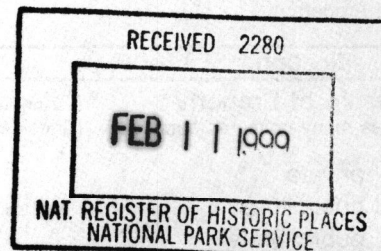


United States Department of the Interior
National Park Service

National Register of Historic Places
Registration Form



This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in *How to Complete the National Register of Historic Places Registration Form* (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name West Street, 21, Building at

other names/site number Le Rivage

2. Location

street & number 21 West Street ☐ not for publication

city or town New York ☐ vicinity

state New York code NY county New York code 061 zip code 10004

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this ☒ nomination ☐ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property ☒ meets ☐ does not meet the National Register criteria. I recommend that this property be considered significant ☐ nationally ☐ statewide ☒ locally. (☐ See continuation sheet for additional comments.)

[Signature] Deputy Commissioner 21 Sept. '98
Signature of certifying official/Title Date
NYS Office of Parks, Recreation and Historic Preservation
State or Federal agency and bureau

In my opinion, the property ☐ meets ☐ does not meet the National Register criteria. (☐ See continuation sheet for additional comments.)

Signature of certifying official/Title Date

State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that the property is:

- ☒ entered in the National Register.
☐ See continuation sheet.
- ☐ determined eligible for the National Register
☐ See continuation sheet.
- ☐ determined not eligible for the National Register.
- ☐ removed from the National Register.
- ☐ other, (explain) _____

[Signature]
Signature of the Keeper

Date of Action

3/12/99

21 West St., Bldg at

Name of Property

New York County, New York

County and State

5. Classification**Ownership of Property**

(Check as many boxes as apply)

- ☒ private
☐ public-local
☐ public-State
☐ public-Federal

Category of Property

(Check only one box)

- ☒ building(s)
☐ district
☐ site
☐ structure
☐ object

Number of Resources within Property

(Do not include previously listed resources in the count.)

Contributing

Noncontributing

1

buildings

sites

structures

objects

1

0

Total

Name of related multiple property listing

(Enter "N/A" if property is not part of a multiple property listing.)

N/A

Number of contributing resources previously listed in the National Register

0

6. Function or Use**Historic Functions**

(Enter categories from instructions)

COMMERCE/TRADE: Business

Current Functions

(Enter categories from instructions)

DOMESTIC: Multiple dwelling

7. Description**Architectural Classification**

(Enter categories from instructions)

MODERNE MOVEMENT: Art Deco

Materials

(Enter categories from instructions)

foundation concrete

walls brick

roof built-up

other

Narrative Description

(Describe the historic and current condition of the property on one or more continuation sheets.)

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

21 West Street
New York County, NY

Section number 7 Page 1

Description

Twenty-one West Street is a 32-story Art Deco skyscraper that was built in 1929-31. Located near the lower tip of Manhattan, the building occupies the full block of Morris Street, bounded by Washington Street to the east and West Street to the west. Across West Street, once the Hudson River waterfront, is now the Battery Park City development. Across the streets to the north and east is the vehicular entrance to the Brooklyn-Battery Tunnel. Adjacent to the south is the Downtown Athletic Club, a 35-story Art Deco skyscraper designed by the same architect as 21 West Street and completed one year earlier. There is the potential for a large historic district in lower Manhattan but there is strong opposition to such a proposal. This nomination includes one contributing building. The building has a high level of integrity on the exterior, although the interior has been significantly altered over time and will be altered again as the building is converted to apartments.

The 21 West Street building is a steel frame structure faced with yellow, orange and red ironspot brick in numerous geometric shapes. In addition, the multi colored brick is laid and corbelled in decorative patterns. The elevations on Morris, Washington, and West Streets are fully visible, while the south elevation abuts the adjacent building. Terra cotta coping stones used at the terminus of each setback parapet, are finished with a speckled orange glaze to blend with the brick. Full floor setbacks of the building elevations occur at floors 22, 27, 30, and 31. There are additional setbacks on the east elevation at floors 11 and 17. The main entrance to the building is centered on the Morris Street (north elevation) and is flanked by burgundy granite columns with two-toned copper alloy capitals.

At the street level, a loggia extends around the perimeter of the building. It consists of red brick piers with granite bases, which support corbelled arches and cantilevered corners. Details of the loggia include yellow, orange, and red ironspot brick laid in decorative patterns which alternate with copper alloy (bronze) panels of a low relief geometric pattern. Behind the loggia are commercial storefront windows in tripartite and paired arrangements with transoms above. The horizontal mullion separating the storefront windows from the transoms is also decorated with a low relief geometric pattern. Originally this relief pattern was finished in aluminum and gold leaf to blend with both the front entrance comprised of white metal, red brass, and yellow brass and the decorative bronze loggia. The storefronts are now over-painted. Directly above the transom are panels of decorative metal which alternate with a single row of yellow brick. The ceiling of the loggia consists of multi-colored warm toned inlaid ceramic tiles with large cast metal lighting fixtures placed directly behind each red brick pier of the loggia.

Above the first story, the piers that support the loggia engage the facade and continue up the full height of the building. The piers are delineated from the rest of the facade through the use of yellow beveled brick. The

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

21 West Street
New York County, NY

Section number 7 Page 2

spandrel panels between the piers are orange and red ironspot brick. At each setback, the piers terminate with decorative merlons. The melons vary in height and geometric configuration.

The windows at 21 West Street are large rolled steel windows. The building was one of the first in New York to have glazed corners, a feature previously reserved for apartment buildings. The windows are a primary feature of the building envelope, punctuated by the decorative brick piers and spandrels. The effect is cage-like, emphasizing the steel structure beneath. The corner windows consist of three parts: a fixed corner unit that wraps around the building forming the corner - flanking either side of the fixed corner portion are two two-over-two, double-hung operable units. The majority of the remaining windows located on the north, south, east, and west facades are four-over-four, double-hung units arranged in pairs between the brick piers. On the second story, slightly taller and significantly narrower two-over-two, double-hung windows are arranged in groups of three (and one group of four) between the piers. Most of the original rolled steel windows are extant, although many exhibit severe corrosion. Approximately 15% of the original windows on the upper floors have been replaced with aluminum sash.

The exterior masonry envelope of 21 West Street is in fair condition. The majority of the face brick and decorative brick are in good condition, although heavily soiled. Some areas of mortar are deteriorated, requiring repointing. Areas requiring the most extensive repairs are window lintels, setback roofs and parapet walls, where roofing and caulking at coping stones has failed. Some cracking and displacement exists at parapets and some decorative terra cotta elements are cracked. All coping stones are in place, except those at the 30th story, where severe cracking and displacement required selective removals.

Three storefront windows have been replaced. All storefront transoms are original and are in need of cleaning and repair. Four non-historic doors have been installed within original storefronts. The granite veneer below the storefronts and at the base of each pier is cracked in several places.

The main entrance to the building has been altered with the installation of a mechanical unit over the door and a veneer of granite at the loggia surrounding the door. Two of four original swinging entrance doors have been replaced with a revolving door, circa 1950. A decorative grille, which was originally over the entrance, has been removed leaving the original transom.

The primary interior spaces of the first floor are the vestibule, lobby, and elevator banks, which remain largely intact. The vestibule is a square, one-and-one-half story high room centered on the north facade. The vestibule leads to the main lobby. Two elevator banks project south on either side of the main lobby space and a stair leading to the mezzanine is located at the eastern end of the lobby. The geometric patterning and

United States Department of the Interior
National Park ServiceNATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET21 West Street
New York County, NY

Section number 7 Page 3

palette exhibited on the exterior storefronts and main entrance are carried through to the vestibule, lobby, and elevator banks. These three integral rooms are clad in a striated beige travertine veneer and decorative plaster. The floors are a combination of travertine and gray, tan and pink terrazzo laid between narrow brass channels in an interlocking pattern. The decorative plaster was originally leafed with three finishes: a red-toned gold leaf, aluminum leaf with orange shellac (which appeared as yellow gold), and aluminum leaf with a clear coating. This pallet is found in the decorative metals of the numerous entrance doors, elevator doors, mezzanine stair, and lighting fixtures that remain intact today. The vestibule and adjacent storeroom doors and large scale transoms that flank the main lobby on the north elevation are a combination of glass, hammered white metal, and copper alloy detailing. Nautical motifs are also incorporated into the design of the public spaces. A marble mosaic of lower Manhattan is centered in the lobby and is fashioned after an early mariner's map. In addition, the elevator bank lighting fixtures are in the form of a wave with a shell motif cast on either side. The remaining areas of the first floor are mechanical rooms and open retail space which have no significant architectural elements. The building has no basement.

The upper floors of the building are gutted and are currently being renovated as apartments. It appears that there had been a five foot marble wainscot and terrazzo flooring in the elevator lobbies of each floor at one time. Selective areas of plaster and travertine veneer were removed, by a previous owner, in the lobby, vestibule and elevator banks in order to install a dropped ceiling and HVAC ducts (circa 1950). The plaster is over-painted in a flat color obscuring the original leafed finishes. The travertine walls and terrazzo floor are moderately soiled. The white metal and copper alloy doors and decorative elements in the lobby, vestibule and elevator banks are in good condition.

Building at 21 West Street
Name of Property

New York County, NY
County and State

8. Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- ☒ **A** Property is associated with events that have made a significant contribution to the broad patterns of our history.
- ☐ **B** Property is associated with the lives of persons significant in our past.
- ☒ **C** Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- ☐ **D** Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations

(Mark "x" in all the boxes that apply.)

Property is:

- ☐ **A** owned by a religious institution or used for religious purposes.
- ☐ **B** removed from its original location.
- ☐ **C** a birthplace or grave.
- ☐ **D** a cemetery.
- ☐ **E** a reconstructed building, object, or structure.
- ☐ **F** a commemorative property.
- ☐ **G** less than 50 years of age or achieved significance within the past 50 years.

Areas of Significance

(Enter categories from instructions)

Architecture

Commerce

Period of Significance

1929-31

Significant Dates

1929-31

Significant Person

(Complete if Criterion B is marked above)

Cultural Affiliation

N/A

Architect/Builder

Starrett & Van Vleck

Narrative Statement of Significance

(Explain the significance of the property on one or more continuation sheets.)

9. Major Bibliographical References

Bibliography

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

Previous documentation on file (NPS):

- ☐ preliminary determination of individual listing (36 CFR 67) has been requested
- ☐ previously listed in the National Register
- ☐ previously determined eligible by the National Register
- ☐ designated a National Historic Landmark
- ☐ recorded by Historic American Buildings Survey

- ☐ recorded by Historic American Engineering Record # _____

Primary location of additional data:

- ☒ State Historic Preservation Office
- ☐ Other State agency
- ☐ Federal agency
- ☐ Local government
- ☐ University
- ☐ Other

Name of repository:

Building at 21 West Street
Name of Property

New York County, New York
County and State

10. Geographical Data

Acreage of Property less than one acre

UTM References

(Place additional UTM references on a continuation sheet.)

1	1	8	5	8	3	1	2	9	4	5	0	6	3	9	1
Zone	Easting		Northing												
2															

3															
Zone	Easting		Northing												
4															

☐ See continuation sheet

Verbal Boundary Description

(Describe the boundaries of the property on a continuation sheet.)

Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.)

11. Form Prepared By

name/title contact: Peter Shaver (see also continuation sheet)

organization NYS Office of Parks, REc. & Hist. Pres. date December 10, 1998

street & number P.O. Box 189, Peebles Island telephone 518-237-8643

city or town Waterford state NY zip code 12188

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets

Maps

A **USGS map** (7.5 or 15 minute series) indicating the property's location.

A **Sketch map** for historic districts and properties having large acreage or numerous resources.

Photographs

Representative **black and white photographs** of the property.

Additional items

(Check with the SHPO or FPO for any additional items)

Property Owner

(Complete this item at the request of SHPO or FPO.)

name _____

street & number _____ telephone _____

city or town _____ state _____ zip code _____

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 *et seq.*).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 20503.

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

21 West Street
New York County, NY

Section number 8 Page 1

Statement of Significance

The Building at 21 West Street (a.k.a. Le Rivage), a 32-story Art Deco skyscraper, is historically significant for its association with the boom in skyscraper construction in lower Manhattan between World War I and the Depression. It is also significant as an excellent example of Art Deco commercial architecture in New York City as well as an important example of the work of the prominent architectural firm of Starrett & Van Vleck. Built in 1929-31 as a speculative office building, the building exhibits the distinguishing features of the Art Deco style with its variegated brickwork laid in geometric and stylized patterns, ziggurat setbacks, and glazed corners. The building retains a high degree of integrity on the exterior and the Art Deco lobby remains on the interior. The upper floors were gutted by a previous owner and are currently being renovated as luxury apartments.

The lower tip of Manhattan, a 1 1/2 square mile area south of Canal Street and bounded by the Hudson and East Rivers, was the location of "Nieuw Amsterdam," founded in 1625, as the first permanent European settlement in the area. The streets of the district, still extant, were laid out by its first inhabitants and vary in direction and width, recalling the medieval patterns of northern European communities. Broadway was the main residential thoroughfare in the city until the mid-1800's. All of the settlement's activities, including farming, were confined to this part of lower Manhattan.

Between 1850 and 1870, as the city's population grew rapidly and urbanization began to set in, New York was being divided into specialized districts. Business in Manhattan's tip focused on the shipping industry, due to its prime waterfront location. Auxiliary industries of accounting, banking and speculating followed as downtown New York slowly developed into the City's major commercial district. Financial institutions were grouped at the center and shipping companies established themselves on the perimeter, close to their piers. Surrounding this core are a later series of concentric landfills which support the successive waves of warehouses, countinghouses and wharves necessary to serve the water-oriented enterprises. Several marketplaces were soon established in the area, the most famous being the Washington Market (now the site of the World Trade Center), also taking advantage of the area's close proximity to the docks. With this sudden commercial growth, West Street became the primary thoroughfare in this thriving waterfront area.

As these commercial districts encroached on residential communities, the wealthy maintained a convenient distance by moving farther north along Broadway. Eventually, business followed them, moving north, and repeating the same pattern. This northward migration was also driven by the rapid population growth of the city, which doubled between 1800 and 1820, and reached a million and a half by 1895. The commercial and industrial presence dominated the southern tip of New York.

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

21 West Street
New York County, NY

Section number 8 Page 2

It soon became necessary for the city to create cheap and rapid systems of transportation, allowing the population to continue its move to the city's northern boundaries. Between 1868 and 1881, elevated railways (or "Els") were built along First, Second, Third, Sixth and Ninth Avenues, as well as one crosstown line along 53rd Street. These lines promoted growth on the upper east and west sides above 49th Street. The construction of New York's first subway system between 1890 and 1910 facilitated the northward movement of residential communities leaving lower Manhattan almost exclusively as a business district.

As people moved out of downtown Manhattan, residential communities were demolished to make room for office towers; others districts quickly deteriorated as they were abandoned. By the 1920's tenement houses began to spring up on the fringe of Manhattan's commercial and financial center. The downtown district soon became characterized by its immigrant population, crowded tenement houses, and noisy streets. Businessmen recognized the development opportunities offered by these economically marginal areas. Land was available for purchase at a relatively low price; developers anticipated a high rental return on their investment from commercial tenants, who were drawn to the convenient waterfront location.

With growing speculative interests, by the early 1930's the transformation of the West Street area was well underway. Large-scale development had saturated the tip of Manhattan as tenements were bulldozed for the construction of skyscrapers. New York's famed business district resulted from this early renewal.

Since its settlement, lower Manhattan has been subject to successive waves of growth as it developed into the commercial center of New York. During the 1930's, as the shipping industry grew, prominent companies established their headquarters on the water's edge. Twenty-one West Street was constructed in 1929-31 as a part of the downtown redevelopment of that period. Constructed as a speculative office tower, 21 West Street had frontage along the Hudson River and the myriad of active piers along lower Manhattan. The owners and builders, the 21 West Street Corporation, sought and found tenants with close ties to the numerous shipping related industries prospering at the time. Such tenants included importers and exporters, shipping companies, and maritime lawyers, as well as the prominent maritime architectural firm of Gibbs & Cox.

The main offices of Gibbs & Cox were housed at 21 West Street for over 30 years. During World War II, they obtained lucrative naval contracts and devoted most of their personnel to designing and retrofitting ships for the U.S. Navy. One of their most famous projects was the ship the *United States*. Designed (retrofitted) in the 1950's for the U.S. Navy, it was one of the largest ships in the navy at the time.

Few residential buildings remained in lower Manhattan by the early 20th century, making it particularly desolate in non-business hours. Although this is one of New York's major tourist attractions, with the Statue of

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

21 West Street
New York County, NY

Section number 8 Page 3

Liberty, Wall Street and Trinity Church all within close proximity; banks and securities firms are the areas major sources of revenue. Recently, public policy has facilitated a change, and despite the dominance of the financial industry, there has been an infusion of residential buildings and conversions throughout the downtown area. The construction of Battery Park City, which took the place of the piers that once lined the water's edge, marked the beginning of this change. The evolution of 21 West Street from a state-of-the-art office building to an abandoned defunct structure and now to a residential building, is indicative of the constant evolution of lower Manhattan.

Twenty-one West Street remains an excellent example of the architectural and development trends of lower Manhattan during the golden years of United States shipping industry.

Twenty-one West Street was designed in the emerging Art Deco style by famed New York architects Starrett & Van Vleck, the designers of Saks Fifth Avenue, Bloomingdales and the adjacent Downtown Athletic Club. (Twenty-one West Street was completed one year after the Downtown Athletic Club).

A 32-story, steel-framed, telescoping building with six setbacks, 21 West Street is an example of the skyscraper zoning requirements begun in 1916. The building is clad with oversized, multi-shaped yellow, orange and red ironspot brick and terra cotta, creating a unique organic exterior within the Art Deco mode. In addition, the vertical thrust of the masonry piers and the horizontal banding of the windows create a grid, illustrative of the steel frame beneath. Twenty-one West Street was the first office building in New York to have glazed corners, a feature previously reserved for apartment buildings.

The exterior decorative metals and leafing at the loggia, main entrance and storefronts was indicative of this new style and was carried into the vestibule, lobby and elevator banks. This consistent pallet of rich red golds, yellow golds and silver tones between the interior and exterior was an unusual design feature.

The nautical motifs incorporated into the interior are especially significant and earmark this buildings original use. The multi-colored marble mosaic of lower Manhattan is in the style of an old mariner's map and is prominently centered in the lobby. The cast bronze lighting fixtures of the elevator banks depict waves with shell detailing.

After having been abandoned for over a decade, 21 West Street has a remarkably high level of architectural integrity. The exterior envelope is primarily intact having had few alterations since 1931. Windows have been replaced with one-over-one aluminum windows on 4 1/2 of 32 floors. Three of 14 storefronts were replaced with new materials. Four doors within storefront were replaced with aluminum and glass doors. Decorative utility doors remain. A portion of the front entrance was altered, circa 1950, to

United States Department of the Interior
National Park ServiceNATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET21 West Street
New York County, NY

Section number 8 Page 4

accommodate new HVAC systems and to replace two of the four original front doors with a centered revolving door. Also at this time, a dropped ceiling was installed in the vestibule, lobby and elevator banks to hide the new mechanical equipment. When the dropped ceiling was installed, holes were cut through the original plaster ceiling. Two relatively small areas of travertine stone veneer were removed from the lobby, but the majority of veneer remains along with the marble mosaic. The terrazzo floor is also intact. Upper floors, which were originally finished by tenants, were gutted by a previous owner.

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

21 West Street
New York County, NY

Section number 9 Page 1

Major Bibliographical References

Chase, Parker W. New York the Wonder City 1932. New York: New York Bound, 1932, reprinted 1983.

Kurshan, Virginia. New York City Landmarks Preservation Commission designation report for "21 West Street Building," New York, 1998.

Municipal Archives - photo collection

Museum of the City New York - photo collection.

New-York Historical Society - photo collection.

Stern, Robert A.M., Gregory Gilmartin, and Thomas Millins. New York 1930, Architecture and Urbanism between the Two World Wars. New York: Rizzoli, 1987.

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

21 West Street
New York County, NY

Section number 10 Page 1

Geographical Data

Verbal Boundary Description

The boundary of this nomination is outlined on the accompanying map.

Boundary Justification

The boundary includes the entire lot on which 21 West Street stands.

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

(property name)
(property location)

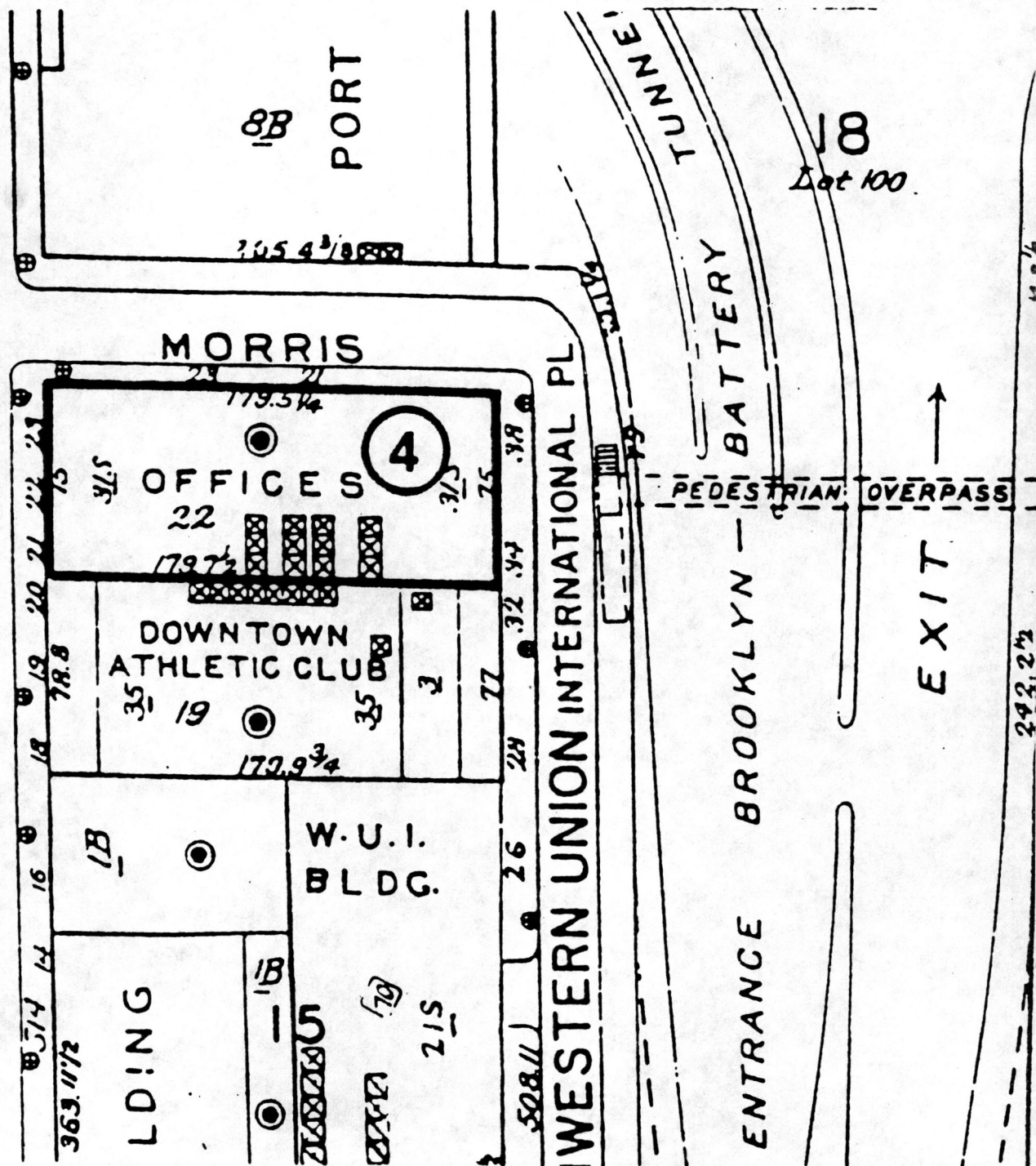
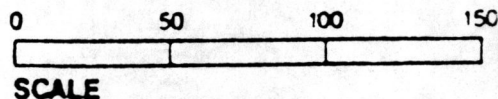
Section number 11 Page 1

Form Prepared By

Draft nomination prepared by:

Jenifer Balson
Building Conservation Associates
902 Broadway, Suite 1601
New York, NY 10010

Edited by Peter Shaver, SHPO



Building at 21 West Street
New York County, NY
1" = approximately 75'
Sanborn Insurance Map c.1990

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

REQUESTED ACTION: NOMINATION

PROPERTY Building at 21 West Street
NAME:

MULTIPLE
NAME:

STATE & COUNTY: NEW YORK, New York

DATE RECEIVED: 2/11/99 DATE OF PENDING LIST: 2/24/99
DATE OF 16TH DAY: 3/12/99 DATE OF 45TH DAY: 3/28/99
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 99000316

REASONS FOR REVIEW:

APPEAL: N DATA PROBLEM: N LANDSCAPE: N LESS THAN 50 YEARS: N
OTHER: N PDIL: N PERIOD: N PROGRAM UNAPPROVED: N
REQUEST: N SAMPLE: N SLR DRAFT: N NATIONAL: N

COMMENT WAIVER: N

☒ ACCEPT ☐ RETURN ☐ REJECT 3/12/99 DATE

ABSTRACT/SUMMARY COMMENTS:

Entered in the
National Register

RECOM./CRITERIA _____

REVIEWER _____ DISCIPLINE _____

TELEPHONE _____ DATE _____

DOCUMENTATION see attached comments Y/N see attached SLR Y/N



Building at
21 West Street
New York County, NY
View: Morris & West St. elevations,
facing southeast
Photo: Nicole Stull, 1997
Neg: BCA, NY, NY
Photo # 1 of 6



Building at 21 West St.
New York County, NY
View: Washington St. & Morris St. elevations,
facing west
Photo: Nicole Stell, 1997
Neg: Building Cons. Assoc., NY, NY
Photo # 2 of 6



Building at 21 West Street
New York County, NY

View: corner of Morris St. & Washington
St., facing southwest

Photo by: Nicole Stull, 1997

Neg: Building Conservation Assoc., NY, NY

Photo # 3 of 6



Building at 21 West Street
New York County, NY

View: Interior, main lobby, facing southwest

photo by: Nicole Stall, 1997

Neg. Bldg Conservation Associates, NY, NY

Photo # 4 of 6



Building at 21 West St.

New York County, NY

View: Interior, west elevator bank
off of main lobby

Photo by: Nicole Stull, 1997

Neg. Building Conservation Associates, NY,
NY

Photo # 5 of 6



Building at 21 West St.

New York County, NY

View: Interior, typical upper floor, facing east

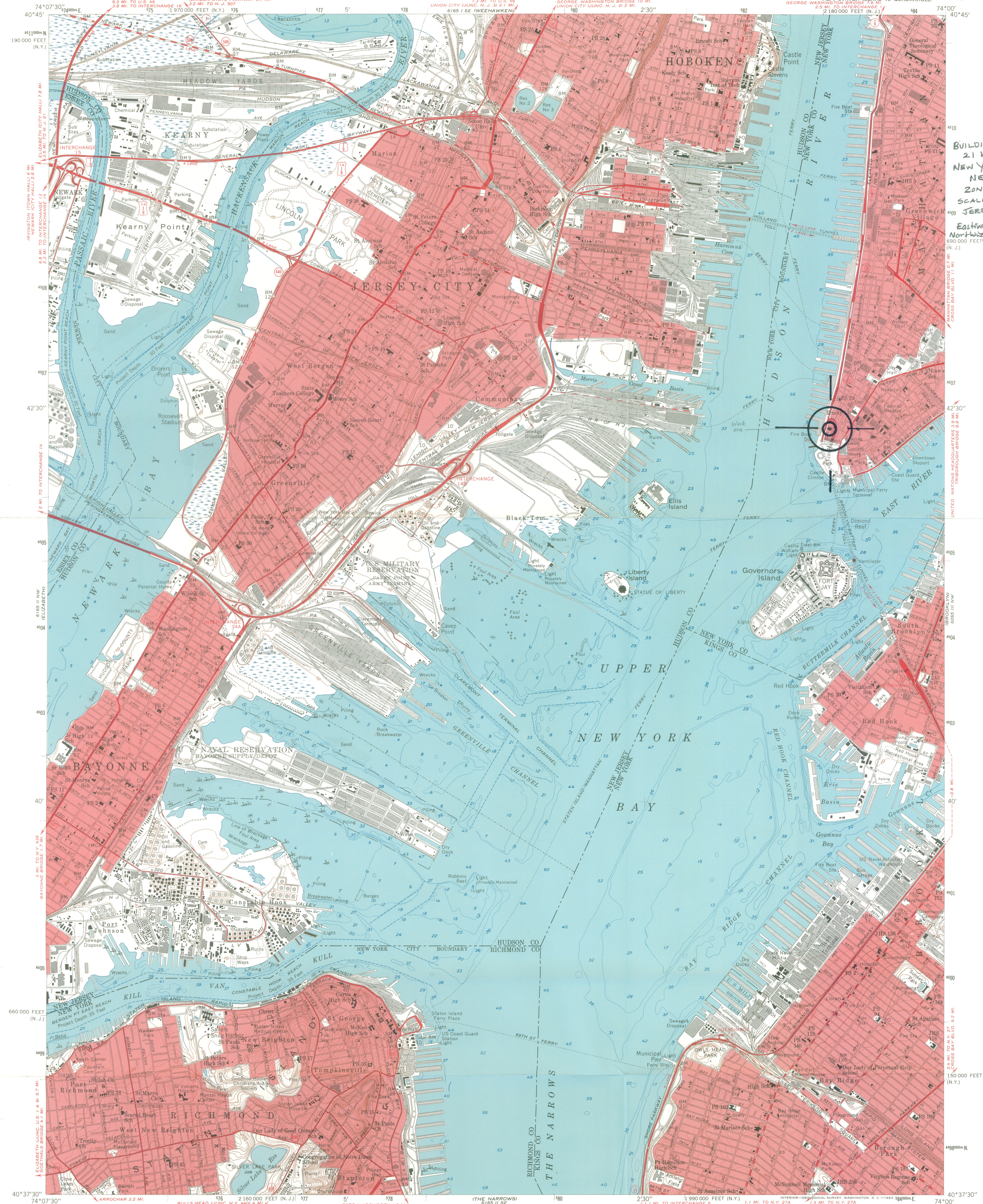
Photo by: Nicole Stall, 1997

Neg: Building Conservation Associates, NY, NY

Photo # 6 of 6

UNITED STATES
DEPARTMENT OF THE INTERIOR
GEOLOGICAL SURVEY

JERSEY CITY QUADRANGLE
NEW JERSEY-NEW YORK
7.5 MINUTE SERIES (TOPOGRAPHIC)
NE/4 STATEN ISLAND 15' QUADRANGLE
2.5 MI. TO INTERCHANGE 1
2.180 000 FEET (N.J.)



BUILDING AT
21 WEST STREET
NEW YORK CITY,
NEW YORK
ZONE 18
SCALE 1:240 000
JERSEY CITY QUAD
Easting 583129
Northing 4506391
(N.J.)

Mapped, edited, and published by the Geological Survey
Control by USC&GS, USCE, Board of Estimate and Apportionment
of New York City, and New Jersey Geodetic Survey
Culture and drainage in part compiled from aerial photographs
taken 1954, and from USC&GS charts T-5111, T-5277, T-5332, T-5450,
T-5453, T-5454, T-5460, T-5461, T-5466, T-5469, and T-5470
Topography in Richmond County by Kelsh plotter from aerial
photographs taken 1954. Field check 1955. Topography in New Jersey
and in Kings and New York Counties, New York, by planetable surveys 1955
Hydrography compiled from USC&GS charts 285 (1955), 287 (1954),
541 (1955), and 745 (1956)
Polyconic projection. 1927 North American datum
10,000-foot grids based on New York coordinate system,
Long Island zone, and New Jersey coordinate system
1000 meter Universal Transverse Mercator grid ticks,
zone 18, shown in blue
Red tint indicates areas in which only
landmark buildings are shown

SCALE 1:24000
1000 0 1000 2000 3000 4000 5000 6000 7000 FEET
1 5 0 1 KILOMETER
CONTOUR INTERVAL 10 FEET
DASHED LINES REPRESENT 5-FOOT CONTOURS
DATUM IS MEAN SEA LEVEL
DEPTH CURVES AND SOUNDINGS IN FEET—DATUM IS MEAN LOW WATER
SHORELINE SHOWN REPRESENTS THE APPROXIMATE LINE OF MEAN HIGH WATER
THE MEAN RANGE OF TIDE IS APPROXIMATELY 4.4 FEET IN
NEW YORK BAY AND 5.1 FEET IN NEWARK BAY
THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS
FOR SALE BY U.S. GEOLOGICAL SURVEY, WASHINGTON 25, D. C.
A FOLDER DESCRIBING TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST

ROAD CLASSIFICATION
Heavy-duty ——— Light-duty ———
Medium-duty ——— Unimproved dirt ———
U.S. Route ——— State Route ———

JERSEY CITY, N.J.—N.Y.
NE/4 STATEN ISLAND 15' QUADRANGLE
N4037.5—W7400.7/5
1955
AMS 6165 II NE-SERIES V822