

1969

not exempt

Landmarks Preservation Commission
May 20, 1969, Number 1
LP-0372

F. BREDT HOUSE (formerly New York Yacht Club), 30 Hylan Boulevard, Staten Island.
Built about 1850.

Landmark Site: Borough of Richmond Tax Map Block 2830, Lot 40.

On September 13, 1966, the Landmarks Preservation Commission held a public hearing on the proposed designation as a Landmark of the F. Bredt House (formerly New York Yacht Club) and the proposed designation of the related Landmark Site. (Item No. 61). Five witnesses spoke in favor of designation. The Commission continued the public hearing to November 10, 1966 (Item No. 18). Three witnesses spoke in favor of designation. The representatives of the owners of the building also appeared. Both hearings had been duly advertised in accordance with the provisions of law. The Commission has received numerous communications from people interested in the designation of this house, and it is evident that there is strong support in the community for its preservation.

DESCRIPTION AND ANALYSIS

Overlooking the narrows leading to New York's magnificent harbor, this picturesque house, standing on rolling landscaped grounds, and located next door to the Alice Austen House, is a charming example of romantic Victorian architecture, built about 1850. Although two wings have been added to the original structure and the dwelling has been subdivided into apartments, the house and lawn are much the same today as they were in 1871 when a newspaper described the sale "of a handsome seaside villa at Clifton, " with "wide and well kept grounds."

In 1868 the New York Yacht Club purchased this house in Clifton, Staten Island, and they retained the charming clubhouse for three years. The Yacht Club minutes reveal that it was bought for \$24,000 with the two acres on which it stood. In 1870, one of the Island's most gala and dramatic events was witnessed from the Clubhouse - England's first challenge to the America's Cup, the first race having taken place in 1851 when the schooner America captured the prize in British waters. One newsman reported that about 50,000 people assembled that August 8, 1870 and that "the banks of Staten Island were fairly alive with human beings, who extended in a solid row from Vanderbilt's Landing, just above the Clubhouse, all the way down to Fort Richmond."

The two and one-half story rectangular shaped frame structure is sited almost north - south on the grounds. This clapboarded dwelling has a conspicuous three-sided bay, two stories high, facing the narrows, which is repeated in shape by a prominent first floor screened porch with latticed posts and a scalloped frieze running along at the cornice level. Some of the numerous rectangular shaped windows have Greek ears or ancons in the upper corners. An important architectural feature of the house is the boldly projecting gable at the roof line, supported by carved brackets adorned with acorn-shaped pendants.

FINDINGS AND DESIGNATIONS

On the basis of a careful consideration of the history, the architecture and other features of this building, the Landmarks Preservation Commission finds that the F. Bredt House (formerly New York Yacht Club) has a special character, special historical and aesthetic interest and value as part of the development, heritage and cultural characteristics of New York City.

The Commission further finds that, among its important qualities, the Bredt House (formerly New York Yacht Club) is a picturesque and charming Victorian frame house with architectural character, that it is magnificently sited on landscaped grounds and that this house, serving as a Yacht Club, has the historical significance of having been host to the first English yacht to challenge the America's Cup in our home waters.

Accordingly, pursuant to the provisions of Chapter 63 of the Charter of the City of New York and Chapter 8-A of the Administrative Code of the City of New York, the Landmarks Preservation Commission designates as a Landmark the F. Bredt House (formerly New York Yacht Club), 30 Hylan Boulevard, Borough of Richmond and designates Tax Map Block 2830, Lot 40, Borough of Richmond, as its Landmark Site.

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