SAVE ST. VINCENT'S!
GREENWICH VILLAGE HISTORIC DISTRICT

Designated in 1969 after an earlier proposal that isolated parts of the Village into islands, the Greenwich Village Historic District came to encompass buildings of a variety of architectural styles, scale, materials, uses, and dates of construction ranging from the early nineteenth century through the present day.

Within this district, the St. Vincent's Catholic Medical Center occupies nine buildings located on Seventh Avenue between West Eleventh and West Thirteenth Streets. These nine buildings now face demolition as St. Vincent’s plans to redevelop its current site for a new hospital building and residential complex.

The Nurses’ Residence, the Francis J. Spellman Pavilion, the Alfred E. Smith Memorial building, the John J. Raskob building, the Jacob L. Reiss Mental Health Pavilion, the Dr. Harold R. Cronin Research building, the O'Toole building, the Coleman building, and the Link building are significant not only because they fall within the boundaries of the designated Greenwich Village Historic District, but also because of their contributions to its character. The buildings are relevant to Greenwich Village’s architectural fabric and merit preservation.
DATES OF CONSTRUCTION

The Greenwich Village Historic District is characterized by a diversity of dates of construction; older buildings tend to have smaller footprints and be located mid-block while larger footprints are often newer and located on corners and along the Avenues.

The Saint Vincent’s campus was built over a 60 year time span; its earliest buildings are located mid-block and its newest buildings are on the corner of and along 7th Avenue South.
The Greenwich Village Historic District encompasses a wide variety of styles, from rows of 19th century Federal and Greek Revival and Italianate buildings, to 20th century Colonial Revival, early and late modern.

ARCHITECTURAL STYLE

The Saint Vincent's buildings are built in the Colonial Revival and modern styles.
ARCHITECTURAL STYLE

Colonial Revival
Modern
Italianate
Federal
Romanesque Revival
Greek Revival
Classical Revival
Queen Anne
Vernacular
Arts and Crafts
Gothic Revival
USE

The Greenwich Village Historic District is predominantly residential with the necessary commercial and institutions function to serve residents. What this map does not show, but is highly characteristic of the Village, is the consistent adaptive use of buildings.

The Saint Vincent’s buildings all currently serve institutional use; the individual buildings have been adapted for different uses over the course of their 150-year history. O’Toole was built as a maritime union hall and is now an outpatient center. The nurses pavilion was built as a nurses residence and is now an administrative support building.
**SCALE**

The Greenwich Village Historic District predominately consists of buildings 6 stories or lower; taller buildings tend to be built on avenues and corners.

The scale of the Saint Vincent's buildings is similar to that of the buildings along Fifth Avenue.
The Saint Vincent’s buildings are predominately red brick in response to the vast use of that same material throughout Greenwich Village.
Materials:

- Red Brick
- Stone
- White Brick
- Yellow Brick
- Painted Brick
- Tile
- Glass/Metal Curtain Wall
CONCLUSION

HISTORIC PRESERVATION AND PUBLIC HEALTH ARE NOT MUTUALLY EXCLUSIVE.

In examining the St. Vincent’s Hospital Redevelopment, which proposes the demolition of nine buildings located within the Greenwich Village Historic District to build a new hospital and residential complex in their place, we established an alternate two-fold solution to meet the needs of historic preservation and public health:

1. SAVE ALL NINE BUILDINGS IN THE GREENWICH VILLAGE HISTORIC DISTRICT
The existing buildings—The Nurses’ Residence, the Francis J. Spellman Pavilion, the Alfred E. Smith Memorial building, the John J. Raskob building, the Jacob L. Reiss Mental Health Pavilion, the Dr. Harold R. Cronin Research building, the O’Toole building, the Coleman building, and the Link buildings—should not be demolished. The buildings are located within the boundaries of the designated Greenwich Village Historic District and are significant to its character. The buildings are important to its architectural fabric and its social history. Like so many buildings within the district, the nine historic buildings can be re-purposed for a variety of new uses, including residential, institutional, commercial, and educational.

2. RELOCATE ST. VINCENT’S HOSPITAL
Moving the new St. Vincent’s Hospital to a location within its catchment area and outside of the Greenwich Village Historic District will address its updated design requirements, provide flexibility and opportunity for growth, and alleviate restrictions caused by its inclusion in a designated historic district as it continues to offer state-of-the-art healthcare to its patients.

THE PRESERVATION OF ST. VINCENT’S NINE HISTORIC BUILDINGS AND THE RELOCATION OF THE NEW HOSPITAL MEET THE NEEDS OF PUBLIC HEALTH AND PRESERVATION.
PRESERVATION AND PUBLIC HEALTH

Possible Alternate Sites

Current Hospital Location
THE ST. VINCENT’S CATHOLIC MEDICAL CENTER STUDIO
COLUMBIA UNIVERSITY GRADUATE SCHOOL
OF ARCHITECTURE, PLANNING, AND PRESERVATION
Spring 2008

PROFESSOR FRANCOISE BOLLACK

Catherine Albert
Lindsay McCook
Hunter Palmer
Will Raynolds
Benjamin Sabatini