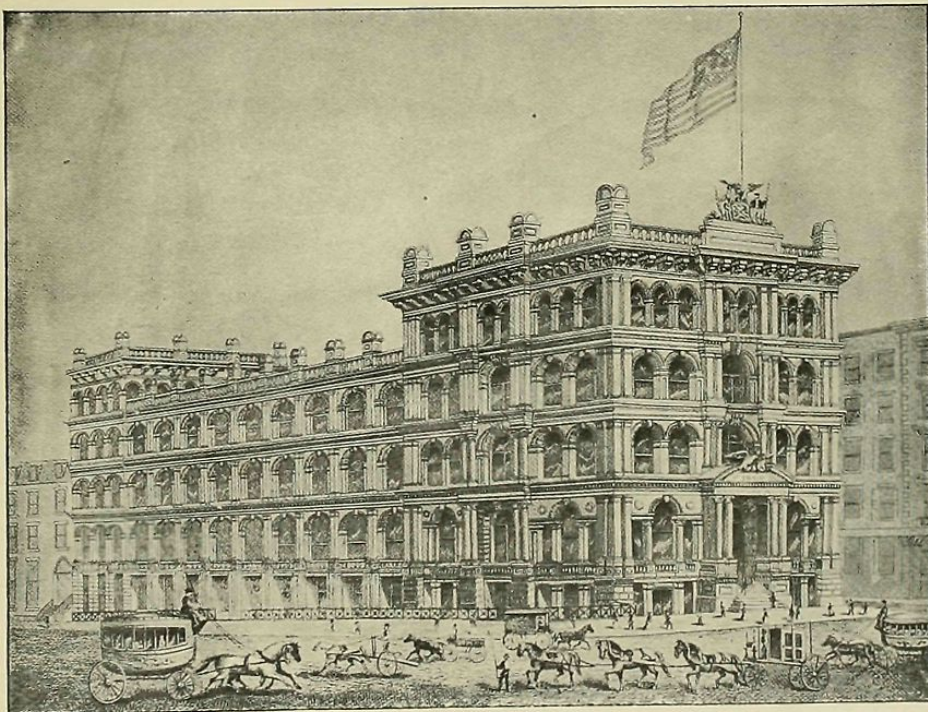


NEW YORK LIFE BUILDING.
 (The Company's headquarters in 1868.)
 Nos. 112 and 114 Broadway.



NEW YORK LIFE BUILDING.
 Plans filed 1868.

Broadway, s. w. cor. Leonard St.

Griffith Thomas, Architect.

1868.



PREFACE



THE plates given in this supplement illustrate the development of the commercial building, year by year, during the last thirty years. In the selection an effort has been made to present structures typical of some particular phase of the evolution of the "sky-scraper," or where not typical, the choice has been of buildings that illustrate the course of architectural "style," or the prevalent mode for the given year. Some of the earlier years, were lean years architecturally, as our pictures show; but twenty-five years ago New York was a provincial town compared with its metropolitan status to-day, and the erection of notable structures was not then an affair of every-day enterprise. See article elsewhere in this issue.



Broadway, s w cor 20th street.

LORD & TAYLOR BUILDING.

J. B. Giles, Architect.

1869.



Wall street, n. w. cor. Pearl street.

SEAMEN'S BANK FOR SAVINGS.

R. G. Hatfield, Architect.

1870.



N. e cor. Cedar and William Streets.

THE KEMP BUILDING,

Griffith Thomas, Architect.

1871,



Wall street, s. e. cor. Broad street.

DREXEL BUILDING.

A. Gillam, Architect.

1872.



WESTERN UNION BUILDING.

Broadway.

1873.

Geo. B. Post, lower six stories,
 H. J. Hardenburgh, upper stories,
 of later date. Architects.



Cortlandt street.

COAL EXCHANGE.

R. M. Hunt, Architect.

1874.

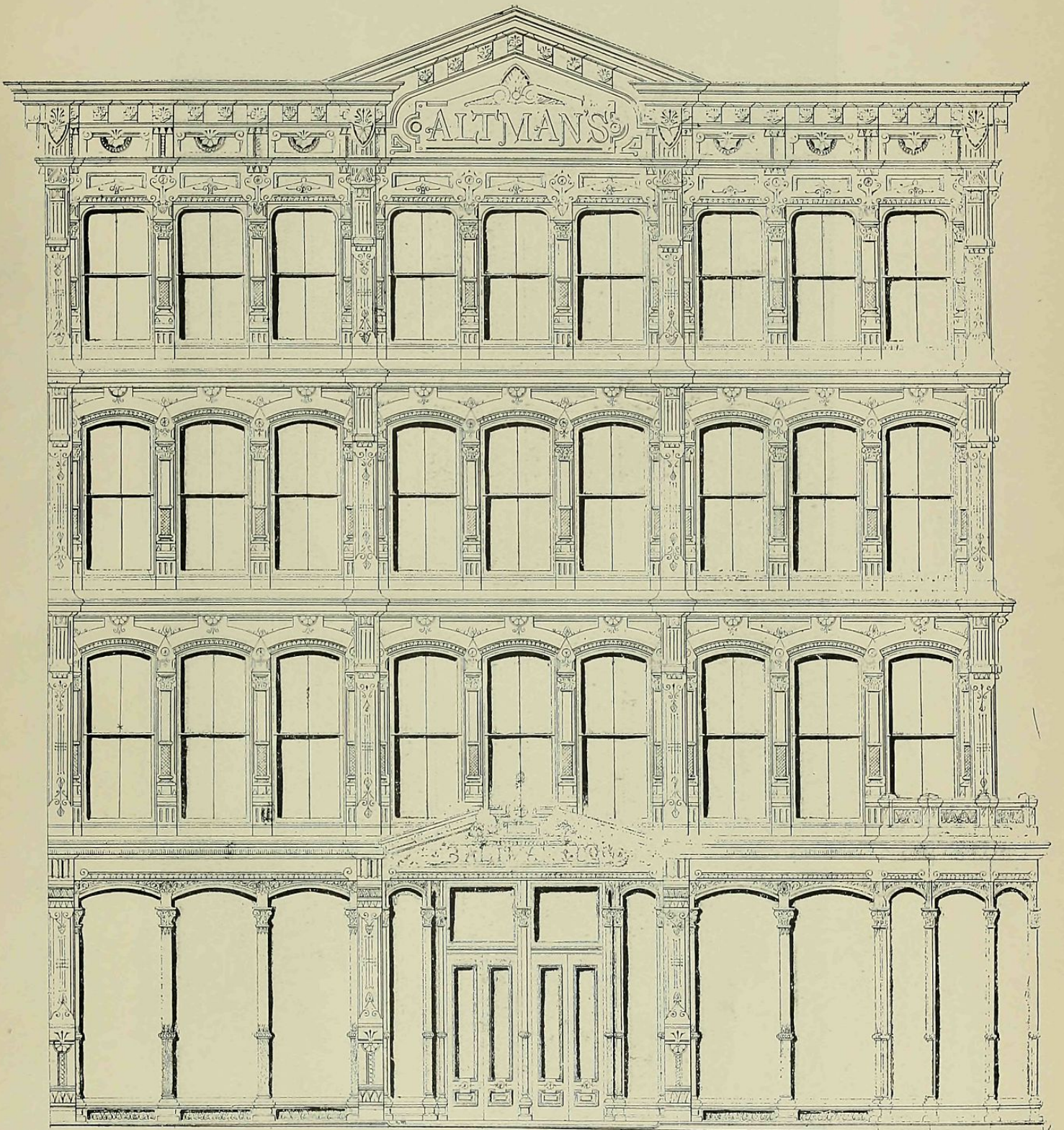


Broadway and 32d street, City.

DIME SAVINGS BANK.

S. D. Hatch, Architect.

1875.

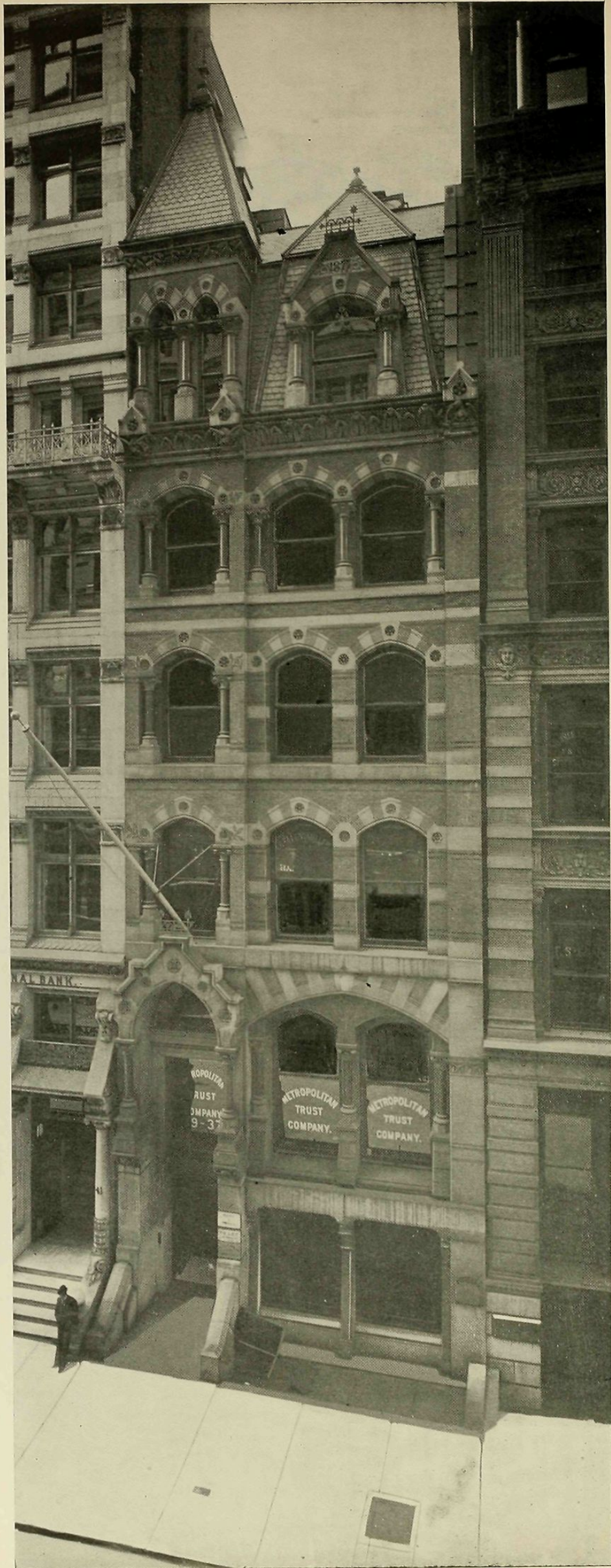


S. w. cor. 19th street and 6th avenue.

ALTMAN'S STORE.
(Old part.)

D. & J. Jardine, Architects.

1876.



METROPOLITAN TRUST COMPANY'S BUILDING.
 27 and 29 Wall street Chas. W. Clinton & Pirron Architects

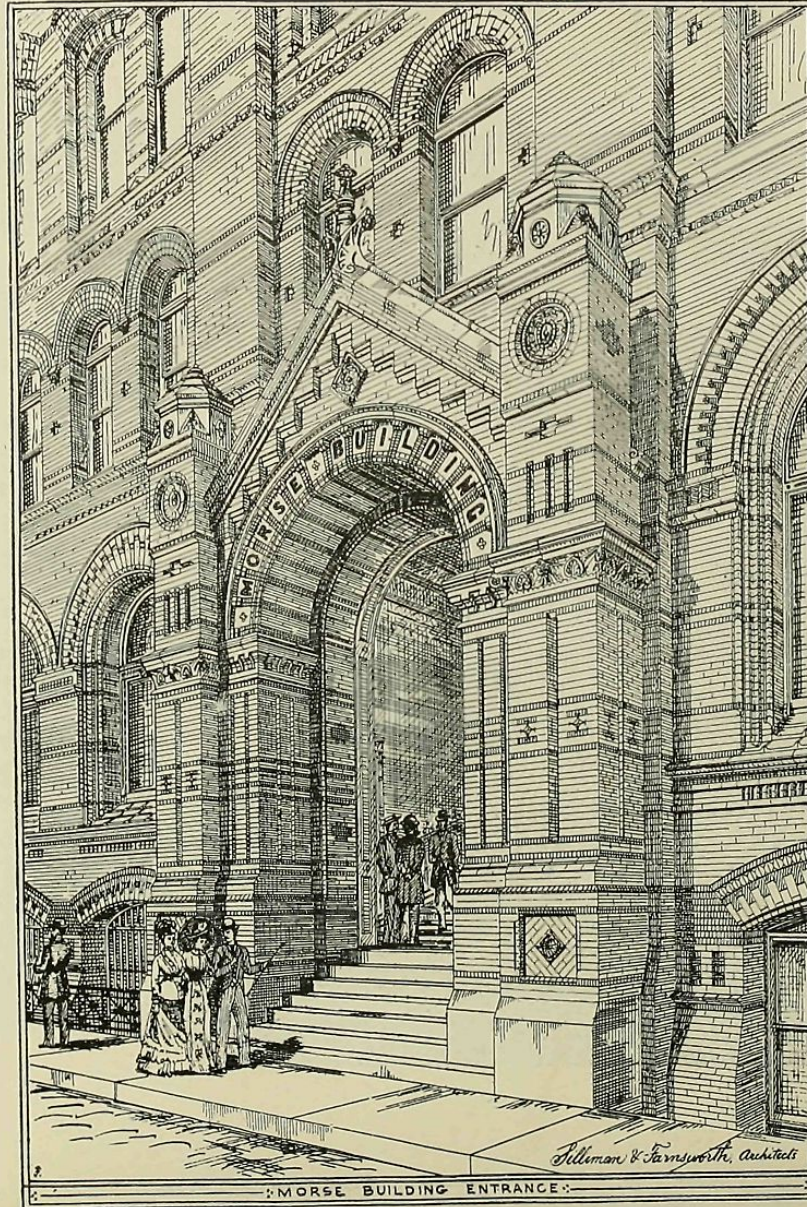


113-119 Broadway,

BOREEL BUILDING.

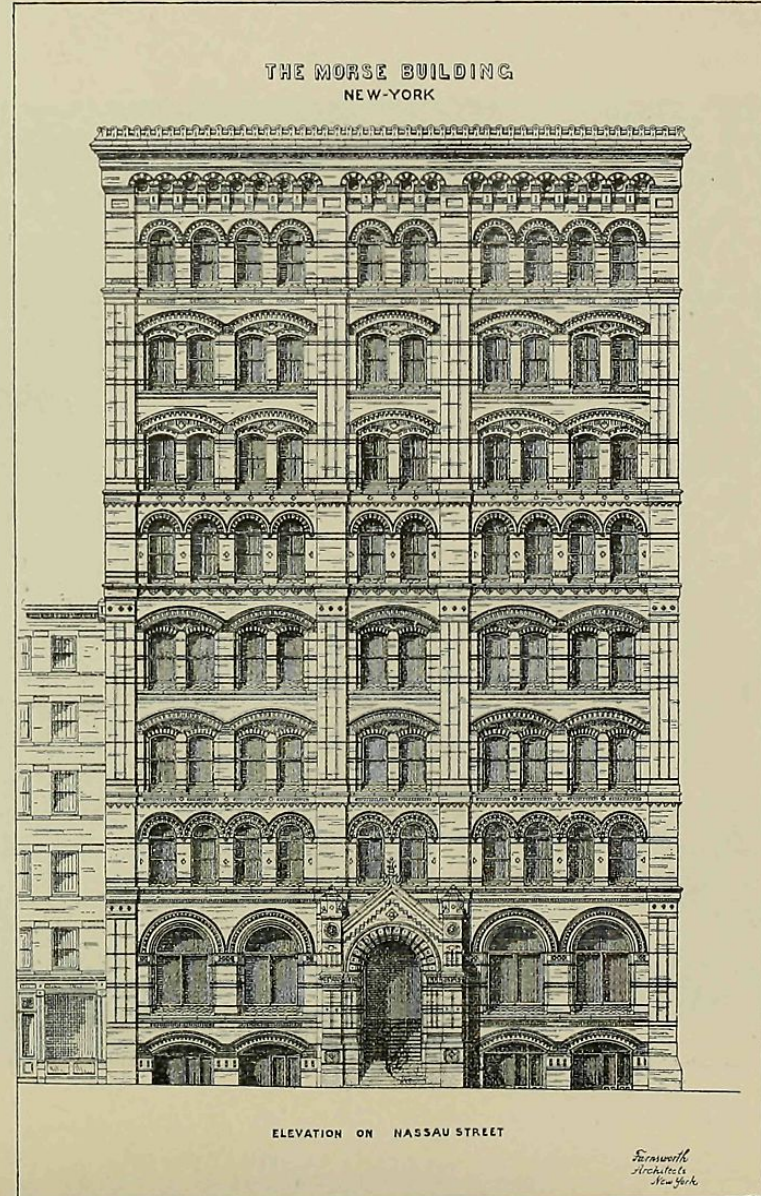
Stephen D. Hatch, Architect.

1878.



Nassau St., northwest corner Beekman St.,

THE MORSE BUILDING,



Silliman & Farnsworth, Architects.



N. w. cor. Wall street and Broadway.

UNITED BANK BUILDING.

Peabody & Stearns, Architects.

1880.



Broad Street.

MILLS BUILDING,

1881.

Geo. B. Post, Architect.



No. 1 Broadway.

WASHINGTON BUILDING,

Edward H. Kendall, Architect.

1882.

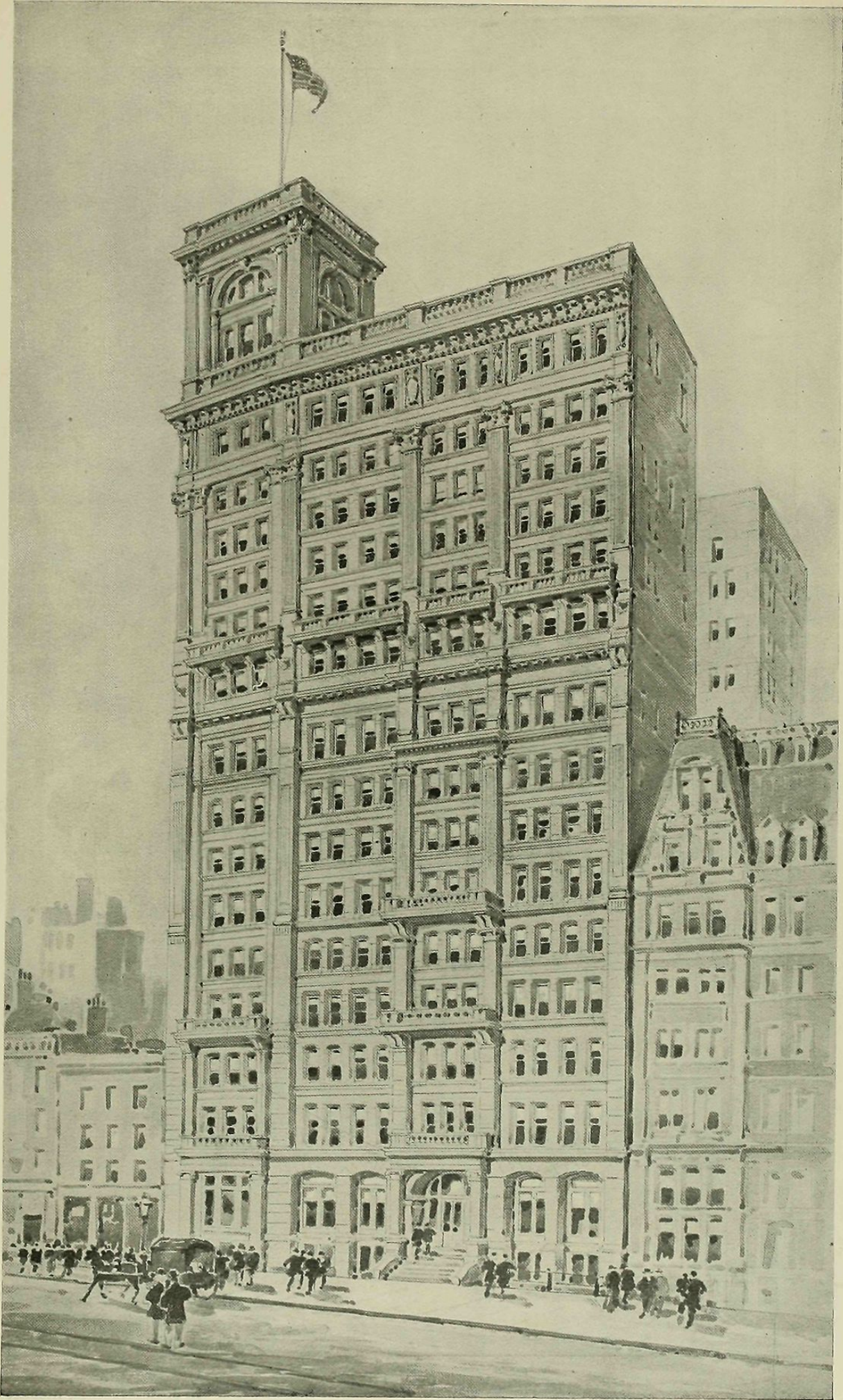


Park Row, New York.

POTTER BUILDING,

N. G. Starkweather, Architect.

1883.

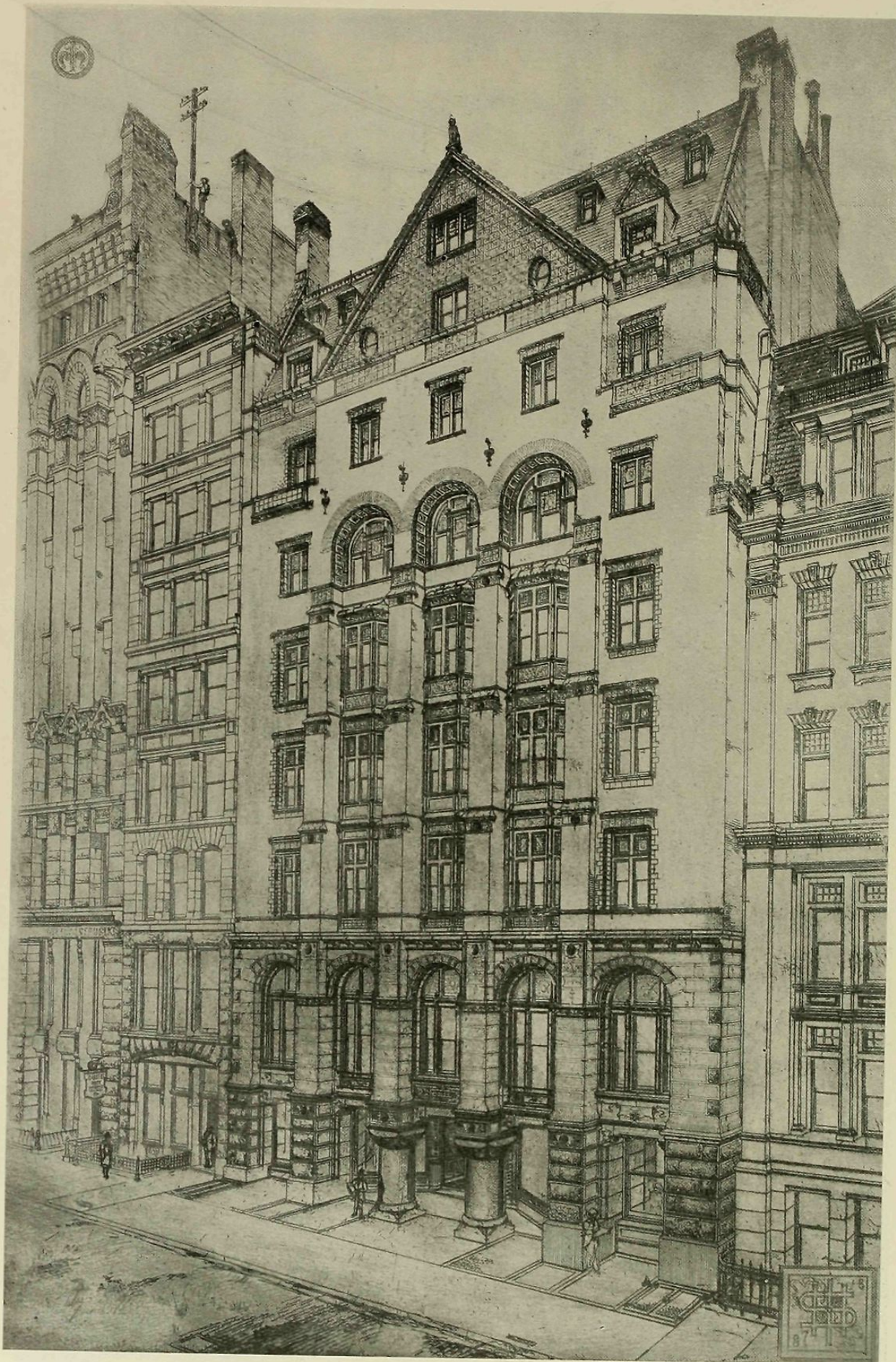


STANDARD OIL COMPANY'S BUILDING.
(Additions above the tenth story later.)

Lower Broadway.

Kimball & Thompson, Architects.

1884.

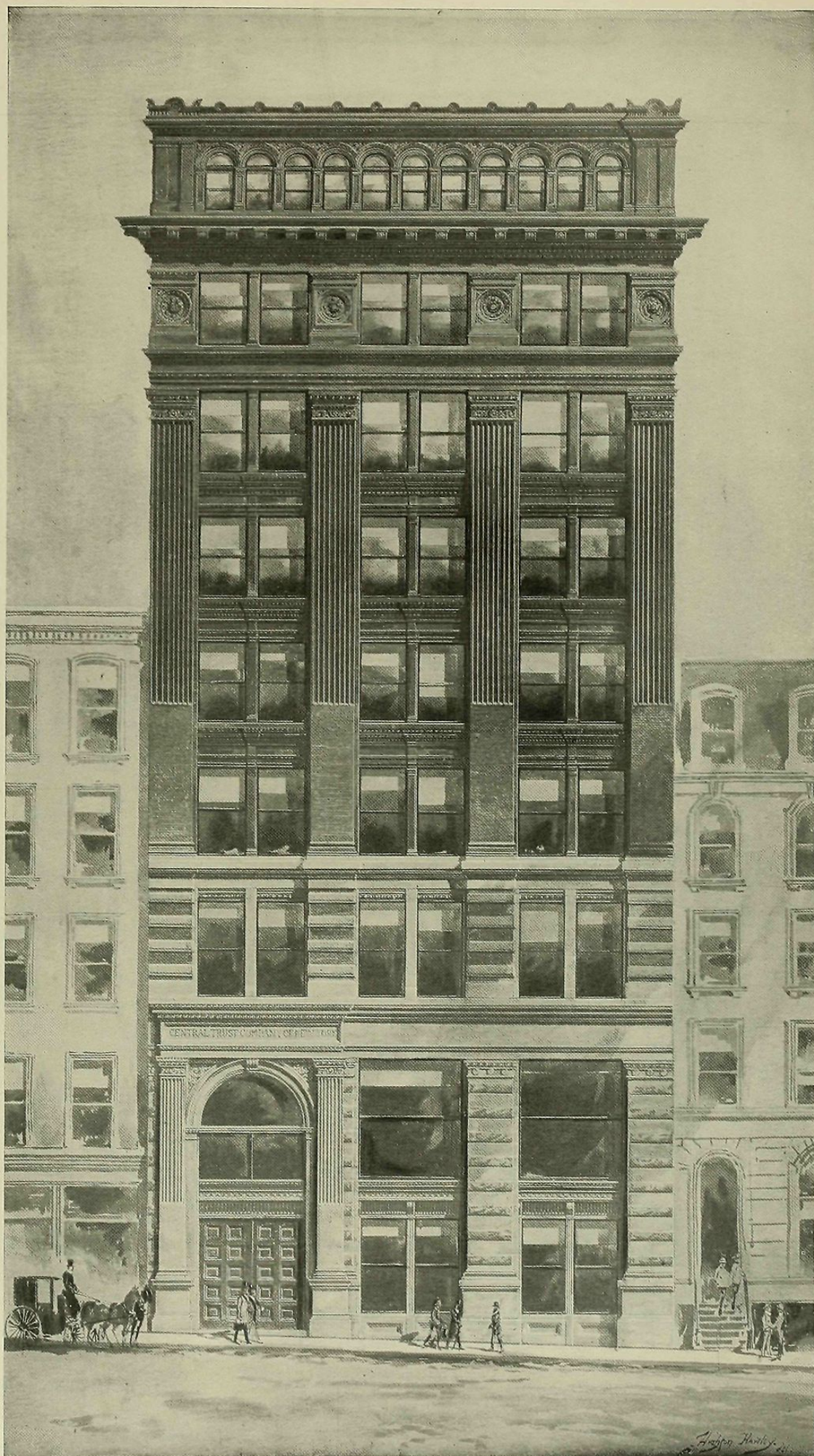


No. 10 Wall Street.

ASTOR BUILDING,

H. J. Hardenbergh, Architect.

1885.



No. 54 Wall street, New York City.

CENTRAL TRUST COMPANY'S BUILDING.

Chas. W. Clinton, Architect.

1886.



45 Wall Street.

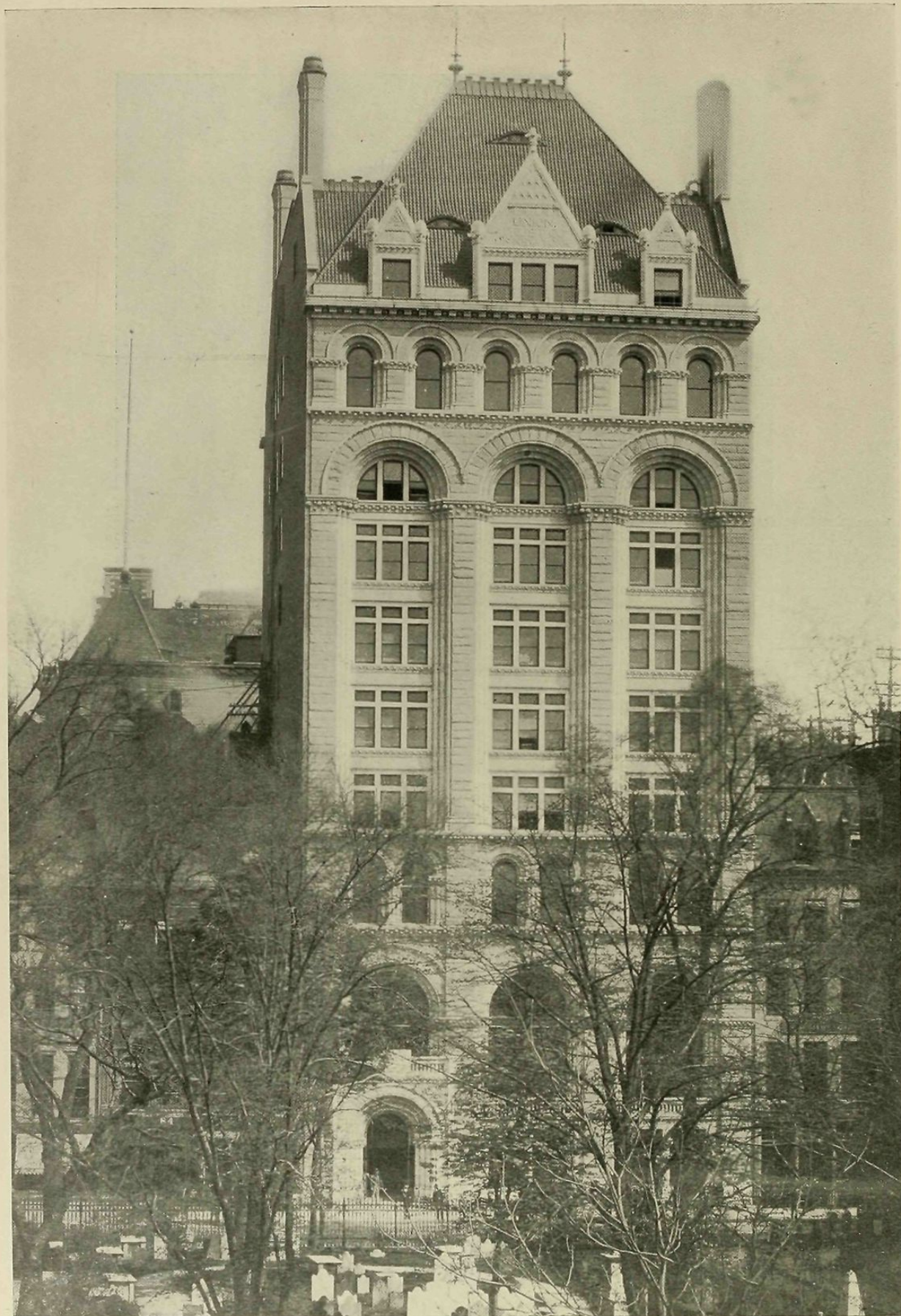
U. S. TRUST BUILDING,

R. W. Gibson, Architect.

1887.



BANK OF AMERICA.
Wall St., northwest corner William St. Chas. W. Clinton, Architect.
1888.



Lower Broadway.

UNION TRUST BUILDING,

Geo. B. Post, Architect.

1889.



No. 1 Madison avenue.

METROPOLITAN LIFE INSURANCE COMPANY BUILDING.

N. Le Brun & Sons, Architects.

1890.



Cortlandt and Church Sts.,

HAVEMEYER BUILDING.

Geo. B. Post, Architect.

1891.



Broadway and Fulton street.

MAIL AND EXPRESS BUILDING.

Carrère & Hastings, Architects.

1892.



Lower Broadway,

MANHATTAN BUILDING,

Kimball & Thompson.

1893.



5th Ave., Northwest Corner 20th St.

PRESBYTERIAN BUILDING.

James B. Baker, Architect

1894.

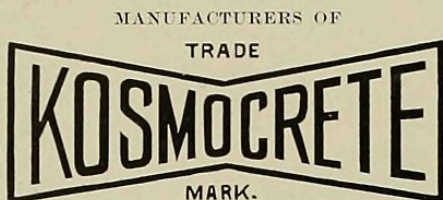
C. B. JOHNSON, President.
J. J. WILSON, Vice-President.

CHAS. H. BERGEN, Chief Engineer.
W. D. SHERMAN, Mechanical Engineer.

E. H. BAILLIE, Secretary.
F. B. JOHNSON, Treasurer.

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Main Office and Factory, 85-93 Ninth Street, Brooklyn, N. Y.

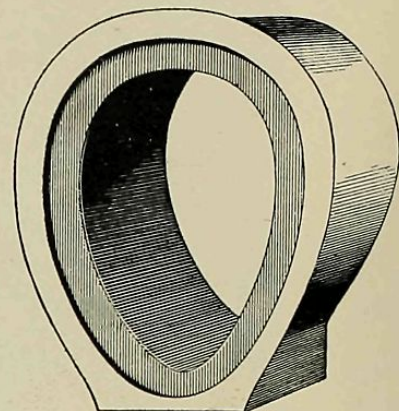


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SEWER PIPE

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Can be Laid to a Perfect Gradient.



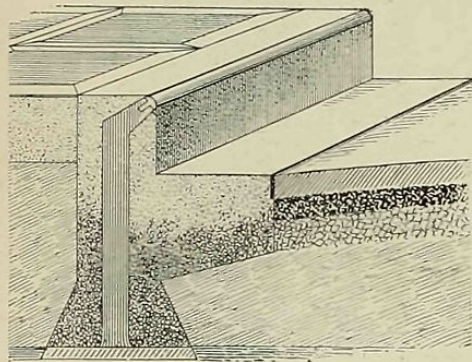
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Six miles of foundations for Union Elevated Railroad of Brooklyn.

Swimming Tank, Bergen Beach, Brooklyn.

Sea Wall, Wallabout Market, Brooklyn.

Causeway, New York Navy Yard, Brooklyn.

Sidewalks, Curbs, etc., Terminals, New York and Brooklyn Bridge.

Sidewalks, Curbs, etc., New York State Armories, 23d Regiment, Brooklyn; 14th Regiment, Brooklyn; Cohoes, Utica, Hornellsville.

Sidewalk, five miles long, eight feet in width, Ocean Parkway Brooklyn.

Capitol, Albany, N. Y. Floor of Terrace, 10,000 sq. ft.

Sidewalk and Curb, Rensselaer Co. Court House, Troy, N. Y.

Fireproof Floors, Abraham & Straus's New Warehouse, Brooklyn.

Watertight Cellars, Williams Building, 184 South St., N. Y., and many others.

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Engineers and Contractors are invited to inspect The Sherman Aerial Hoisting, Carrying and Distributing Apparatus which will be employed on this work.



Bowling Green, New York City,

BOWLING GREEN BUILDING,

W. & G. Audsley, Architects.

1895.

ST. PAUL BUILDING.....	George B. Post, Architect
HAVEMEYER STORES.....	George B. Post, Architect
EQUITABLE BUILDING.....	George B. Post, Architect
WELD ESTATE BUILDING.....	George B. Post, Architect
COE ESTATE BUILDING.....	George B. Post, Architect
EMPIRE BUILDING.....	Kimball & Thompson, Architects
STANDARD OIL BUILDING.....	Kimball & Thompson, Architects
SHERRY BUILDING.....	McKim, Mead & White, Architects
NEW YORK LIFE INSURANCE BUILDING.....	McKim, Mead & White, Architects
UNIVERSITY CLUB.....	McKim, Mead & White, Architects
EXCHANGE COURT BUILDING.....	Clinton & Russell, Architects

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NEW YORK.



SINGER BUILDING.....	Ernest Flagg, Architect
MILLS' HOTELS, Nos. 1 and 2.....	Ernest Flagg, Architect
SCRIBNER BUILDING.....	Ernest Flagg, Architect
JOHNSTON BUILDING.....	J. B. Baker, Architect
PRESBYTERIAN BUILDING.....	J. B. Baker, Architect
BANK OF COMMERCE.....	J. B. Baker, Architect
AMERICAN SURETY BUILDING.....	Bruce Price, Architect
GILLENDER BUILDING.....	Berg & Clark, Architects
HARTFORD FIRE INSURANCE BUILDING.....	Cady, Berg & See, Architects
TOWNSEND BUILDING.....	Cyrus L. W. Eidlitz, Architect
FIDELITY AND CASUALTY BUILDING.....	Cyrus L. W. Eidlitz, Architect
WASHINGTON LIFE BUILDING.....	Cyrus L. W. Eidlitz, Architect



N. w. cor. Cedar and Nassau streets.

BANK OF COMMERCE BUILDING.

J. R. Baker, Architect.

1896.

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- THE ASTORIA HOTEL.....Henry J. Hardenbergh, Architect
- EMPIRE BUILDINGKimball & Thompson, Architects
- MANHATTAN LIFE BUILDINGKimball & Thompson, “
- UNITED CHARITIES BUILDING..... R. H. Robertson and Rowe & Baker, “
- NEW YORK LIFE BUILDING.....McKim, Mead & White, “



Broadway and Rector street, New York City.

EMPIRE BUILDING.

Kimball & Thompson. Architects.

1897.



Broadway, Corner Leonard Street.

NEW YORK LIFE BUILDING.

McKim, Mead & White, Architects.