

Delores Rubin

JESSE R. BODINE District Manager

March 17, 2016

Martin Rebholz Manhattan Borough Commissioner NYC Dept. of Buildings 280 Broadway New York, New York 10007

Re: Non-Zoning Compliant Demolition 500 West 22nd Street /197 Tenth Avenue (Block 693, Lot 37) DOB Applications No. 122406887, 122665525, and 122665543

Dear Borough Commissioner Rebholz:

Manhattan Community Board 4 (MCB4), by a vote of 32 in favor, 0 opposed, 0 abstaining and 0 present but not eligible to vote, voted to request that the New York City Department of Buildings (DOB):

- Revoke its approval for application No. 122665525 for the demolition of 500 West 22nd Street
- Revoke its approval for application No. 122665543 for the demolition of 197 Tenth Avenue
- Correct the false information provided in PW1 and HPD1 forms submitted under application No: 121947224

Furthermore, in light of recent DOB approvals of other demolition applications that contained false information, MCB4 requests a meeting with DOB to clarify the system it uses to track protected residential buildings subject to ZR 98-70 for the Special West Chelsea District (SWCD), ZR 121-50 for the Special Garment Center District and ZR 93-90 for the Special Hudson Yards District.

Background

500 West 22nd Street is a four story building containing 4 units, located at the intersection of 10th Avenue and West 22nd Street. Immediately to the south west is 197 Tenth Avenue, a twin four story building containing 4 units. 500 West 22nd Street/197 10th Avenue and have been deemed a horizontal multiple dwelling sharing mechanical equipment and on the same tax lot. To the west on that same tax lot is 500 West 22nd Street and 502 West 22nd Street, which is one story garage that has been converted into a commercial space. Further west is 504 West 22nd Street, a building

CITY OF NEW YORK

MANHATTAN COMMUNITY BOARD FOUR

330 West 42nd Street, 26th floor New York, NY 10036 tel: 212-736-4536 fax: 212-947-9512 www.nyc.gov/mcb4 that until recently contained 4 dwelling units. All of the buildings are located in the Special West Chelsea District, and all have the same owner.

In February 2016, MCB4 was notified, by a member of the community, of interior demolition taking place in 504 West 22nd Street. Initial research indicated that 504 West 22nd Street did in fact receive DOB approval for the renovation of the building's 4 existing apartments into a single family home. This alteration, while resulting in the loss of affordable apartments, received a Certificate of No Harassment (CONH) and is compliant with the Zoning Resolution.¹

However, during the course of that research, it was discovered that 504 West 22nd Street had been purchased by SREP Tenth Avenue Venture LLC, in conjunction with 500 West 22nd Street, 502 West 22nd Street, and 504 West 22nd Street.² Further research determined that in May 2015 and January 2016, job applications for the demolition of 197 Tenth Avenue, 500 West 22nd Street, and 502 West 22nd Street were submitted to DOB. All of these applications were approved:

Address	Application No.	Date Submitted	Date Approved
197 10 th Avenue	122665543	1/27/16	1/27/16
500 West 22 nd Street	122665525	1/27/16	1/27/16
502 West 22 nd Street	122406887	5/20/15	5/20/215

False DOB Filings

There is contradictory information in the PW1 forms and the DOB Application Details webpage for all of the demolition applications. For all of the above applications, the DOB site states that the demolition would not:³

- Present any major changes to exits
- Change the number of dwelling units
- Change occupancy or use
- Be inconsistent with the current Certificate of Occupancy⁴
- Change the number of stories

However, the PW1 forms submitted for these applications leave all of these answers blank.⁵ Nonetheless, the applications were approved by DOB on the same day in which they were submitted. This Board has seen an ongoing trend in which building owners receive DOB approval for applications in which professionals have provided false answers. In this example, as well as others,⁶ the false statements are self-contradicting: stating that the demolition of an entire structure will have no effect on the number of dwelling units in that structure is clearly incorrect. That statement alone should be a red flag on a work application. Instead, these applications have received approval.

¹ See Appendix A – CONH dated January 20, 2015

² Per deed dated November 11, 2010.

 ³ See Appendix B – DOB Job Application Webpage
 ⁴ 502 West 22nd Street, which is not a residential building, does not have a Certificate of Occupancy.

⁵ See Appendix C – PW1 Forms

⁶ See 559 West 22nd Street, 319-321 West 38th Street, and 517-525 West 45th Street

Noncompliance with Special West Chelsea District Section 98-70

Section 98-70 of the Special West Chelsea Zoning Text, which restricts demolition, incorporates by reference Section 93-91 of the Special Hudson Yards Zoning Text, which states, in part:⁷

93-91 Demolition⁸

The Department of Buildings shall not issue a permit for the demolition of a #multiple dwelling#, as defined in Section 93-90 (HARASSMENT), paragraph (a)(14), located within Subareas D4 or D5 in the Hell's Kitchen Subdistrict D or within Preservation Area P-2 of the #Special Garment Center District#, or an alteration permit for the partial demolition of a #multiple dwelling# located within Subareas D4 and D5 or within Preservation Area P-2 of the #Special Garment Center District#, where such partial demolition would decrease the amount of #residential floor area# in such #multiple dwelling# by 20 percent or more

This section applies to multiple dwellings in the Special West Chelsea District. 500 West 22nd Street and 197 10th Avenue are both multiple dwelling buildings and have not been deemed unsafe. MCB4 did not certify that these buildings could be demolished. Furthermore, the buildings:

- Are not city owned
- Are not subject to any HPD programs
- Were occupied prior to 1974
- Are not an exempt hotel, clubhouse, or school dormitory
- Are not an exempt residence

As such, the buildings do not meet the requirements for demolition. Yet, such approvals were granted by the agency on January 27, 2016.

Conclusion and Requests

MCB4 has worked for decades to foster the production and preservation of affordable housing while also enabling new development. This Board has also worked to help establish four Special Zoning Districts and worked with elected officials and City agencies to put into place protections for our existing housing stock.

A number of DOB approvals for demolition, contrary to the Zoning Resolution requirements threaten to negate these efforts. MCB4 requests that approvals for these applications be rescinded immediately and that DOB meet with the Board to discuss what systems are in place to enforce the protections given to multiple dwellings under ZR 98-70 for the Special West Chelsea District (SWCD), ZR 121-50 for the Special Garment Center District and ZR 93-90 for the Special Hudson Yards District.

⁷ See Appendix B – Zoning Resolution Section 93-91

⁸ Emphasis added.

MCB4 looks forward to continuing to work with DOB to ensure that its hard work shaping policy to preserve our housing stock is carried out in practice.

Sincerely,

ih Ren.

Delores Rubin MCB4 Chair

Enclosure

 cc: Hon. Gale A. Brewer, Manhattan Borough President Hon. Brad Hoylman, State Senate
 Hon. Richard Gottfried, State Assembly
 Hon. Corey Johnson, City Council
 Council of Chelsea Block Association
 West 22nd Street Block Association

THE CITY OF NEW YORK DEPARTMENT OF HOUSING PRESERVATION AND DEVELOPMENT

FINAL DETERMINATION UPON APPLICATION FOR CERTIFICATION OF NO HARASSMENT PURSUANT TO SECTIONS 98-70 AND 93-90 OF THE ZONING RESOLUTION OF THE CITY OF NEW YORK

	No. 121947224
	E01100440040
Scan Code	

- Application No.: 93/14
- Applicant(s): Dan Harrington
- **Premises:** 504 West 22nd Street, Manhattan
- Inquiry Period: December 20, 2004 to Present
- Action: Granted
- Date of Issuance: January 20, 2015

Duration: This certification will remain in effect for three years from the Date of Issuance.

Ky Commissioner

Vito Mustaciuolo Deputy Commissioner Department of Housing Preservation and Development



Appendix B - Job Application Webpages



NYC Department of Buildings **Application Details**

				Job Type: DM -	FULL DEMOLITION
Document Overview Fees Paid Crane Information After Hours Variance	Items Required Forms Received Plan Examination	<u>Virtual Job Folder</u>	All Permits All Comments		

JOB ON HOLD Last Action: APPLICATION PROCESSED - NO PLAN EXAM 01/27/2016 (E) Application approved on: 01/27/2016

Pre-Filed: 01/27/2016 Building Type: Other	Estimated Total Cost: \$0.00
Date Filed: 01/27/2016	Electronically Filed: Yes
Fee Structure: STANDARD	
Review is requested under Building Code: 2014	

Job Description Comments

1 Location Information (Filed At)			
House No(s): 197	Street Name: 10TH AVENUE			
Borough: Manhattan	Block: 693	Lot: 37	BIN: 1078397	CB No: 104
Work on Floor(s): 001 thru 004	Apt	Condo No(s):		Zip Code: 10011

2 Applicant of Record Information

Name:	RICHARD D GALLI
Business Name:	GALLI ENGINEERING P.C.
Business Address:	35 PINELAWN ROAD MELVILLE NY 11747
E-Mail:	RGALLI@GALLINET.COM

Business Phone: 631-271-9292 **Business Fax:** Mobile Telephone: License Number: 059461

Applicant Type: X P.E. R.A Sign Hanger R.L.A. Other

Directive 14 Applicant

Not Applicable

Previous Applicant of Record

Not Applicable

3 Filing Representative

Name: HOWARD TOMPKIN Business Name: RUSSO DEVELOPMENT ENTERPRISES IN Business Address: 275 HENRY STREET INWOOD NY 11096

Business Phone: 516-239-1650 Business Fax: 516-239-1634

E-Mail: HOWIE@RDEINC.NET			Mobile Telephone: Registration Number: 1869		
Filir	ng St	tatus			
Clic	k He	ere to View			
Job	Тур	es			
	Alter Alter Alter Sign	ration Type 1 or Alteration Type 1 required to meet New ration Type 1, OT "No Work" In New Building ration Type 2 In Subdivision: ration Type 3 In Subdivision: Subdivision: ve 14 acceptance requested? Yes IN No	g ion : Impr	oved	
		ypes			
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Add	ditior	Page Count: Not Provided nal Information ment proposed?			
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- Landmark
- Environmental Restrictions (Little E or RD)
- Unmapped/CCO Street
- Legalization
- Other, Specify:
- Filed to Comply with Local Law
- Restrictive Declaration / Easement
- Zoning Exhibit Record (I,II,III,etc) N
- N Filed to Address Violation(s)
- N Work includes lighting fixture and/or controls, installation or replacement. [ECC §404 and §505]
- Work includes modular construction under New York State jurisdiction
- Work includes modular construction under New York City jurisdiction N
- Structural peer review required per BC §1627 Peer Reviewer License No.(P.E.):
- Work includes permanent removal of standpipe, sprinkler or fire suppression related systems
- Work includes partial demolition as defined in AC §28-101.5, or the raising/moving of a building
- Structural Stability affected by proposed work

BSA Calendar No.(s):

CPC Calendar No.(s):

CPC Calendar No.(s):		A continent Chattaniant)	
10 NYCECC Compliance New York C Not Provided	ty Energy Conservation Code	Applicant Statement)	
11 Job Description			
DEMOLITION OF STRUCTURE			
Related BIS Job Numbers:			
Primary application Job Number:			
12 Zoning Characteristics			
District(s): C6-2 - GENERAL CEI	ITRAL COMMERCIAL DIST	RICT	
Overlay(s):			
Special District(s): WCH - WEST			
132 C	et legal width (ft.):	Street status: D Public	LI Private
Zoning lot includes the following t	ax lots: Not Provided		
13 Building Characteristics			
	Existing		2014/2008 Code Designations?
Occupancy Classification:	RES - RESID. BLDG - OLD CODE		□ Yes 🛛 No
Construction Classification:	I-E: UNPROTECTED		🗆 Yes 🛛 No
Multiple Dwelling Classification:			
Building Height (ft.):	44		
Building Stories:	4		
Dwelling Units:	4		
	Mixed use building?	X Yes D No	
14 Fill			
Not Applicable Off-Site	On-Site	I Under 300 cubic yards	
15 Construction Equipment			
Chute	Sidewalk Shed	Construction Material:	WOOD
X Fence	Size: linear ft.	BSA/MEA Approval No.	
Supported Scaffold	□ Other		
16 Curb Cut Description			
Not Applicable			
17 Tax Lot Characteristics			
Not Provided			
18 Fire Protection Equipment			
Not Applicable			

19 Open Spaces

20 Site Characteristics

Not Provided

21 Demolition Details

Pre-Demolition Inspection: NOT RECORDED

Yes No

- Demolishing a secondary structure? Specify:
- Mechanical means from out of building? I entire structure or X part of structure X
- Mechanical means from within building? Describe equipment proposed: HAND HELD POWER TOOLS X
- Demolition work affects the exterior building envelope
- □ □ The scope of work involves raising/moving of a building

22 Asbestos Abatement Compliance

The scope of work does not require related asbestos abatement as defined in the regulations of the NYC DEP. DEP ACP-5 Control No.:0000

23 Signs

Not Applicable

24 Comments

25 Applicant's Statements and Signatures (See paper form or check Forms Received)

Yes No

- For New Building and Alteration 1 applications filed under the 2008 or 2014 NYC Building Code only: does this building qualify for high-rise designation?
- Directive 14 applications only: I certify that the construction documents submitted and all construction documents related to this application do not require a new or amended Certificate of Occupancy as there is no change in use, exits, or occupancy.

26 Owner's Information

Name: EDWA GITLIN Relationship to Owner: PARTNER Business Name: SREP 10TH AVENUE PARTNERS Business Address: 201 TRESSLER BLVD STAMFORD CT 06901 E-Mail: EGITLIN@KENTONCOLLC.COM Non Profit: Yes X No

Business Phone: 203-595-4571 **Business Fax:** Owner Type: PARTNERSHIP

Yes No

- N Owner's Certification Regarding Occupied Housing (Remain Occupied)
- Owner's Certification Regarding Occupied Housing (Rent Control / Stabilization) IN
- IN **Owner DHCR Notification**
- Owner's Certification for Adult Establishment
- **Owner's Certification for Directive 14 (if applicable)**

Metes and Bounds

To view metes and bounds, see the Plot Diagram (form PD-1). A scanned image may be available here.

If you have any questions please review these Frequently Asked Questions, the Glossary, or call the 311 Citizen Service Center by dialing 311 or (212) NEW YORK outside of New York City.

BIS Menu | Property Profile | Applications | Application Data | Back





NYC Department of Buildings

Application Details

				Job Type: DM	- FULL DEMOLITION
Document Overview Fees Paid	Items Required Forms Received	Virtual Job Folder	All Permits All Comments		
Crane Information	Plan Examination		All Comments		
After Hours Variance	Permits				

JOB ON HOLD Last Action: APPLICATION PROCESSED - NO PLAN EXAM 01/27/2016 (E) Application approved on: 01/27/2016

Estimated Total Cost: \$0.00 Electronically Filed: Yes

Pre-Filed: 01/27/2016	Building Type: Other
Date Filed: 01/27/2016	
Fee Structure: STANDARD	
Review is requested under	Building Code: 2014

Job Description Comments

House No(s): 500	Street Name: WEST 22ND ST	REET		
Borough: Manhattan	Block: 693	Lot: 37	BIN: 1078398	CB No: 104
Work on Floor(s): 001 thru 004	4	Apt/Condo No(s):		Zip Code: 10011

2 Applicant of Record Information

1 Location Information (Filed At)

Name:	RICHARD D GALLI
Business Name:	GALLI ENGINEERING P.C.
Business Address:	35 PINELAWN ROAD MELVILLE NY 11747
E-Mail:	RGALLI@GALLINET.COM

Business Phone: 631-271-9292 Business Fax: Mobile Telephone: License Number: 059461

Applicant Type: X P.E. R.A Sign Hanger R.L.A. Other

Directive 14 Applicant

Not Applicable

Previous Applicant of Record

Not Applicable

3 Filing Representative

Name: HOWARD TOMPKIN Business Name: RUSSO DEVELOPMENT ENTERPRISES IN Business Address: 275 HENRY STREET INWOOD NY 11096

Business Phone: 516-239-1650 Business Fax: 516-239-1634

	E-Mail: HOWIE@RDEINC.NET	Mobile Telephone: Registration Number: 1869					
Filing	Status						
100	Here to View						
Job T	Types						
	Iteration Type 1 or Alteration Type 1 required to meet Ne Iteration Type 1, OT "No Work" New Build Iteration Type 2 Subdivision Iteration Type 3 Subdivision ign Subdivision ctive 14 acceptance requested? Yes	ling Dition on: Improved					
	k Types						
BL FP SP	L - Boiler P - Fire Suppression MH - Mechanical P - Sprinkler T - Other	FB - Fuel Burning FS - Fuel Storage PL - Plumbing SD - Standpipe CC - Curb Cut					
	s/Construction Documents Submitted						
44.040001	s Page Count: Not Provided						
CONTRACTOR OF	rdement proposed?						
Enlarg X N Street	et Frontage: 66 linear ft.	□ Vertical					
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Enlarg X N Street Additi Yes N C 1	No Yes Horizontal et Frontage: 66 linear ft. tional Considerations, Limitations or Restrictions No No Alt. required to meet New Building req's (28-101.4.5) N Alt. required to meet New Building req's (28-101.4.5) N Facade Alteration N Adult Establishment N Compensated Development (Inclusionary Housing) N Low Income Housing (Inclusionary Housing)	Yes No N Alteration is a major change to exits N Change in number of dwelling units N Change in Occupancy / Use N Change is inconsistent with current certification of occupancy N Change in number of stories N Change in number of stories N Change in number of stories N Infill Zoning N Loft Board N Quality Housing N Site Safety Job / Project N Included in LMCCC Work Includes:					
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- Landmark
- Environmental Restrictions (Little E or RD)
- Unmapped/CCO Street
- Legalization

- □ N Other, Specify:
- Filed to Comply with Local Law
- Restrictive Declaration / Easement
 - N Zoning Exhibit Record (I,II,III,etc)
- Filed to Address Violation(s)
- Work includes lighting fixture and/or controls, installation or replacement. [ECC §404 and §505]
- Work includes modular construction under New York State jurisdiction
- Work includes modular construction under New York City jurisdiction
- Structural peer review required per BC §1627
 Peer Reviewer License No.(P.E.):
- Work includes permanent removal of standpipe, sprinkler or fire suppression related systems
- Work includes partial demolition as defined in AC §28-101.5, or the raising/moving of a building
- Structural Stability affected by proposed work

BSA Calendar No.(s):

CPC Calendar No.(s):

10 NYCECC Compliance New York Ci	ty Energy Conservation Code(Applicant Statement)	
Not Provided			
11 Job Description			
DEMOLITION OF STRUCTURE			
Related BIS Job Numbers:			
Primary application Job Number:			
12 Zoning Characteristics			
District(s): C6-2 - GENERAL CEN	ITRAL COMMERCIAL DISTR	RICT	
Overlay(s):			
Special District(s): WCH - WEST	CHELSEA		
	et legal width (ft.):	Street status: D Public D	Private
Zoning lot includes the following ta	ix lots: Not Provided		
13 Building Characteristics			
	Existing		2014/2008 Code Designations?
Occupancy Classification:	RES - RESID. BLDG - OLD	Yes X No	
Construction Classification:	I-E: UNPROTECTED	□ Yes 🛛 No	
Multiple Dwelling Classification:	PE. ON NOTEOTED		
Building Height (ft.):	44		
Building Stories:	4		
Dwelling Units:	4		
	Mixed use building?	Yes X No	
4.4 mil	mixed use building.		
14 Fill Not Applicable Off-Site	On-Site	X Under 300 cubic yards	
		a onder soo cubic yards	
15 Construction Equipment	D. Cidewalk Chad	Construction Metaziah W/	00
Chute	Sidewalk Shed Size: linear ft.	Construction Material: WC	
Fence		BSA/MEA Approval No.:	
Supported Scaffold	□ Other		
16 Curb Cut Description			
Not set the first set of the set of the first set of the			
Not Applicable			
17 Tax Lot Characteristics			

19 Open Spaces

20 Site Characteristics

Not Provided

21 Demolition Details

Pre-Demolition Inspection: NOT RECORDED

Yes No

- Demolishing a secondary structure? Specify: PART OF STRUCTURE
- Mechanical means from out of building?

 Mechanical means from out of building?

 A entire structure or

 part of structure
- Mechanical means from within building? Describe equipment proposed: HAND HELD POWER TOOLS
- Demolition work affects the exterior building envelope
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- Directive 14 applications only: I certify that the construction documents submitted and all construction documents related to this application do not require a new or amended Certificate of Occupancy as there is no change in use, exits, or occupancy.

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Name: EDWA GITLIN Relationship to Owner: PARTNER Business Name: SREP 10TH AVENUE PARTNERS Business Address: 201 TRESSLER BLVD STAMFORD CT 06901 E-Mail: EGITLIN@KENTONCOLLC.COM Non Profit: Yes X No

Business Phone: 203-595-4571 Business Fax: Owner Type: PARTNERSHIP

Yes No

- Owner's Certification Regarding Occupied Housing (Remain Occupied)
- Owner's Certification Regarding Occupied Housing (Rent Control / Stabilization)
- Owner DHCR Notification
- Owner's Certification for Adult Establishment
- Owner's Certification for Directive 14 (if applicable)

Metes and Bounds

To view metes and bounds, see the Plot Diagram (form PD-1). A scanned image may be available here.

If you have any questions please review these Frequently Asked Questions, the Glossary, or call the 311 Citizen Service Center by dialing 311 or (212) NEW YORK outside of New York City.

BIS Menu | Application Data

APPENDIX C - PW1 Forms



PW1: Plan / Work Application

Must be typewritten.



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1 Location Information Re	equired for all applications.		
House No(s) 197	Street Name 10TH AV	ENUE	
Borough MANHAT	TAN Block 00693	Lot 00037 BIN 1078397	C.B. No. 104
Work on Floor(s) 001 to	004		Apt. / Condo No(s)
2 Applicant Information R	Required for all applications. Fax	, mobile telephone and e-mail addr	ess are optional information.
Last Name GALLI	First	Name RICHARD	Middle Initial D
Business Name GALLI	ENGINEERING P.C.		Business Telephone (631)271-9292
Business Address 35 PIN	ELAWN ROAD		Business Fax
City MELVIL	LE State NY	Zip 11747	Mobile Telephone
E-Mail RGALLI	@GALLINET.COM		License Number 059461
Choose one: X P.E.	R.A. Sign Hanger	R.L.A. Other:	
3 Filing Representative C	omplete only if different from app	plicant specified in section 2. Fax, n	nobile phone, and e-mail are optional info.
Last Name TOMPKI	N First	Name HOWARD	Middle Initial
Business Name RUSSO	DEVELOPMENT ENTERPRIS	ES IN E	Business Telephone (516)239-1650
Business Address 275 HE	NRY STREET		Business Fax (516)239-1634
City INWOOD	State NY	Zip 11096	Mobile Telephone
E-Mail HOWIE@	RDEINC.NET	F	Registration Number 1869
			
4 Filing Status Required for	r all applications. Choose one a	nd provide specified associated info	ormation.
XInitial Filing 5, 7, 11, 12A, 25		o Approval Actions 25-26	Reinstatement 24-26
Choose only one:		end Existing Filing 4A psequent Filing 6-7, 8A (Alt-2 only),	Withdrawal 26 11 □ Specified in 4A and 6
Professional Certification		approval Amendment (PAA) 4A, 6	
Professional Certification of		A affect filing fees? Yes	A Indicate existing document number
	New (S	Superseding) Applicant 4A, 25-26	affected by filing:
5 Job/Project Types Choo	se one and provide specified as	sociated information.	
	•		3C-E, & XFull Demolition 6B, 8D, 9A &
to meet New Building requir			9C-D, 9K, 13D-E, 14, 21A, 22
6A-E, 8B-C, 9-10, 12, 13C-F,			-E, 20, 22 Subdivision 9A, 9D, 12A-B
PW1A, PD1	New Bu	ilding 6A-E, 8F-G, 9A, 9C-K, 10, 1	2 & Condominium Improved 17
Alteration Type 1, OT: "No V	Nork" 8C, 9-10 & 13A-E,	14, 18-20, PW1A, PD1	5A Directive 14 acceptance requested?
12, 13C-F, 14, 18-19, 22, PW	1A, PD1	A, 6B-D, 9A, 9D, 22-23	
6 Work Types Select all that	t apply but no more than allowed	by job and filing type. "OT" require	d on all NB and Alteration 1 initial applications.
6A BL - Boiler PW1C	□ FS - Fuel Storage PW1C	PL - Plumbing PW1B	6E 🗆 CC - Curb Cut 16
🗆 FA - Fire Alarm	FP - Fire Suppression	□ SD - Standpipe <i>PW1B</i>	OT/LAN - Landscape
EFB - Fuel Burning PW1C	MH - Mechanical	□ SP - Sprinkler PW1B	6F 🗆 OT/ANT - Antenna
6B 🖾 EQ - Construction	6C □ OT/GC - General	6D 🗆 OT - Other, <i>describe:</i>	OT/BPP - Builders Pavement Plan 8D
Equipment 15	Construction		OT/FPP - Fire Protection Plan OT/MAR Margues 95 268
<u> </u>			OT/MAR - Marquee 8E, 26B

P۷	V1	·				PAGE 2
7	Pla	ns/Construction Documents Submitted Plans are required for most applications.		-		
	_	ns being submitted with this PW1? 🕱 Yes 🦳 No If yes, do the plans include: 📋 FO — Four	dati	ion	EN — E	nergy Analysis
8		ditional Information				
			-41	- 4 - 4		
88	<u></u>				Job Cost \$	linear ft.
		□ No emargement is proposed 80 S	-		-	/idth: ft.
					struction Floc	
		Additional Construction Floor Area:				sq. ft.
	_					
9	Ad	ditional Considerations, Limitations or Restrictions				
 9A		ew is requested under which building code? 🕱 2014 🗌 2008 🗌 1968 🛄 Prior to 1968				
	Yes					
9B		□ Alteration required to meet New Building □ □ Change in number of dwellin	g ur	nits		
		requirements (28-101.4.5) If yes, 13A-B				
		□ Alteration is a major change to exits □ □ Change is inconsistent with o	curre	ent ce	ertificate of o	ccupancy
9C		Façade Alteration Change in number of stories				
		Adult Establishment If yes, plot diagram (except DM)				
				No		
		Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling		X X	Prefab woo	old-formed steel
		Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: Single Room Occupancy (SRO) Multiple Dwelling Image: S		X	Open-web	
9D		Image: Thing metades Lot Merger / Keepporteringent // yes, // Image: Thing metaded in Encoded Image: Thing metades Lot Merger / Keepporteringent // yes, // Image: Thing metaded in Encoded Image: Thing metades Lot Merger / Keepporteringent // yes, // Image: Thing metaded in Encoded Image: Thing metades Lot Merger / Keepporteringent // yes, // Image: Thing metaded in Encoded Image: Thing metades Lot Merger / Keepporteringent // yes, // Image: Thing metaded in Encoded Image: Thing metades Lot Merger / Keepporteringent // yes, // Image: Thing metaded in Encoded Image: Thing metades Lot Merger / Keepporteringent // yes, // Image: Thing metaded in Encoded Image: Thing metades Lot Merger / Keepporteringent // yes, // Image: Thing metades Lot Merger // Keepporteringent // yes, // Image: Thing metades Lot Merger / Keepporteringent // yes, // Image: Thing metades Lot Merger // Keepporteringent // yes, // Image: Thing metades Lot Merger / Keepporteringent // yes, // Image: Thing metades // yes, // Image: Thing metades Lot Merger / Keepporteringent // yes, // Image: Thing metades // yes, // Image: Thing metades Lot Merger // yes, // Image: Thing metades // yes, // Image: Thing metades Lot Merger // yes, // Image: Thing metades // yes, // Image: Thing metades Lot Merger // yes, // Image: Thing metades // Image: Thing met			Open-web	
		XI Little "E" or RD Site (list #s—max. 5):	-			<u>+</u>
		Inmapped/CCO Street	-			
		Requesting legalization of work where no work without a permit violations have been issued	_	LI	L Number	Year
		☑ Other (please specify on line provided below): □ ☑ Filing to comply with Local Laws (list #s—max. 2)	-			
		CRFN(s) Restrictive Declaration / Easement (max. 4):				
		CRFN(s) Zoning Exhibit (I, II, III, etc max. 4):				
9E		🕱 BSA Calendar Numbers (max. 5):				
9F		CPC Calendar Numbers (max. 5):				
9G		Work includes lighting fixture and/or controls, installation or replacement. [ECC §404 and §505]		Llia	h Dien Trees	teaching #
эп		 Work includes modular construction under New York State jurisdiction Work includes modular construction under New York City jurisdiction 	91	пų	gh Rise Tean	r tracking #.
9J		Structural peer review required per BC 16. If yes, provide NYS P.E. license number:	1			
9K		Work includes permanent removal of standpipe, sprinkler or fire suppression related systems				
9L		□ Work includes partial demolition as defined in AC §28-101.5, or the raising/moving of a building <i>If y</i>	es.	21B		
υL		□ Structural stability affected by proposed work	,			
10	NY	CECC Compliance New York City Energy Conservation Code				
	_	the best of my knowledge, belief and professional judgment, all work under this application is in compliance	ce w	ith th		
		Code Compliance Path (choose one):			0110200	
		Energy Analysis (choose one):			Energy Mode	ling (EN1)
		ne best of my knowledge, belief and professional judgment, all work under this application is exempt from one of the following <i>(choose one):</i>	n the	e NY(CECC* in ac	cordance with
		The work is an alteration of a State or National historic building. The scope of the work is entirely in a "low-energy building" and is limited to the building envelope.				
		The entire scope of work is entirely in a low-energy building and is infined to the building envelope. The entire scope of work involves a temporary structure and/or one or more of the following work types:				
		FA, FP, SD, SP, FS, EQ, CC, OT/BPP, OT/FPP. Other work types are not exempt.			natio**	nahad deautere
		This is a post-approval amendment and exempt under a prior edition of the energy code. See statemer	nt of	exer	nption on atta	ached drawings.

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11	Job Descriptio	on in the second s						_	11A	Relat	ed DOB	Job Nu	mbers	
	DEMOLITION C	F STRUCTU	RE						L	<u> </u>				
									118	Primar	y applicat		o. 	
12	Zoning Charac	cteristics												
12A	District(s) C	6-2				12B Stree	t legal width	:		ft.				
	Overlay(s)					s	Street Status	: 🗌 Pub	lic 🔲 Pi	rivate				
	Special Dist.(s) W	CH					lf the zonii	ng lot inc	ludes mu	ultiple				
	Map Number 81	3					tax lots	, list all ta	ax lots he	ere 🕨			-	
120	Proposed: Use*	Zoning Flo	or Area	District	FAR	Proposed L	ot Details:				Proposed	d Yard D	etails:	
			sq. ft.				: 🔲 Corner	🗌 Interio	or 🔲 Thr	ough	Check he	ere if no y	/ards: 🛄	or
			sq. ft.		ļ	_ Lo	t Coverage			%			Yard	ft.
			sq. ft.			_	Lot Area			sq. ft.	Devel		Yard	ft.
			sq. ft. sq. ft.			 Proposed C	Lot Width			ft.	Rearta	ard Equiv Side Y		ft. ft.
			sq. ft.				Enclosed		? TYes	No		Side Y		
	Proposed Tota		sq. ft.			– If yes, r	no. of parkin	-						
	Existing Tot		sq. ft.			7	Perimeter W			ft.				
	*Use can be one o	of the following	: residen	tial, comm	ercial, n	z nanufacturing,	, or commun	nity facility	y. List o	nly one	use per lin	ne.		
13	Building Chara	actoristics *	Main use	dominan	toccupa	POLY DOT AC &	28-1015 *	*/ 100 201	A Code	oquivala	nte only	‡Dosidor		
										-		1103/00/		101 030.
13A	Primary structural	system, choos	se one :	∐ Ma: □ Wo	•		ete (CIP) Structural)	-	oncrete (teel (Col		-	teel (Enc	asod in (Concrete)
13E			Existing		· ·	Proposed] 1, 2, or :			
	Structural Occupa	ancy/Risk Cat.				!		-	lixed use		_	X Yes	No	
	Seism	ic Design Cat.			14 Code gnations?		2014 Code Designations?	13E			Existing		Propose	ed
13C		Classification*			es 🗙 No		Yes**	_		g Height		ft.		ft.
		Classification			es 🕵 No			. –	Building	-	<u> </u>			
13F	Multiple Dwelling	uilding was or				which Buildin	<u> </u>		2008		4 1968 Γ	Prior to	1069	
IJF	The earliest Cod	-						2014	2008		1968] Prior to		
				·9 ·· ·· · · · · · · · · · · ·										
14	Fill Choose one). 												
	Not Applicable	On-Sit	te	Off-	Site	χU	nder 300 cu	ibic yards	5					
15	Construction E	Equipment								16 0	urb Cut	Descri	ption	
	Chute	Sidew	alk Shed			Construction	n Material: <u>w</u>			Si	ze of cut ((with spla	iys):	ft.
	Fence	Size:		line	arft.	BSA/MEA App	proval No.			D	stance to	nearest	corner: _	ft.
	Supported Scaffol	d Other:								to	street:			
17	Tax Lot Chara	cteristics				•	_			18 F	ire Prot	ection E	Equipmo	ent
	Original tax lots be	ing merged or	reapport	ioned (if a	pplicable	e):						Ex	•	roposed
	-									-	•• Ala			es No
	Tentative tax lot nu	Imbers (now tr	ax lots on				I	1	<u> </u>		re Alarm re Suppre	⊡ ⊡		
				י, ניי ד		<u> </u>					prinkler			
										St	andpipe			

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19	Open Space	S				
		Existing	Proposed		Existing	Proposed
	Plaza Area	sq. ft.	sq. ft.	Arcade Area	sq. ft.	sq. ft
	Parking Area	sq. ft.	sq. ft.	Parking Spaces		
	Loading Berths	sq. ft.	sq. ft.	Loading Berths		
20	Site Charact	eristics		20A	Flood Hazard Area	Information
		Vetlands Il Erosion Hazard Area strict	Yes No Freshwater Wetlands Urban Renewal Flood Hazard Area If	yes, 20A	Yes No Yes No Substantial im Substantially c Floodshields p	
21	Demolition D	Details *Mechanical ed	uipment other than handheld devices t	o be used for demoi	lition or removal of debris	s (BC §3306.4).
21A 21B	Image: Second state Mecha Image: Second state Mecha Image: Second state Image: Second state	nical means* from out o nical means* from within ition work affects the ext	h building? If yes, describe equip	s will demolish: 🔲 e	entire structure or XI ND HELD POWER TO	
X	The scope of w The scope of th DEP ACP-5 Co The scope of w	e work is not an asbest ntrol No. 0000 ork is exempt from the a	e Choose one. estos abatement as defined in the regu os project as defined in the regulations usbestos requirement as defined in the ucted pursuant to plans submitted for a	of the NYC DEP.	DEP Control # is required ated by the NYC DEP (1	5 RCNY 1-23(b))
23	Sign					
	Purpose: Advertising Non-Advertising	Type: Illuminated 23A Non-Illuminated ound Roof 23B V		Yes No	ed type: Direct F If sign projects beyond to billed for annual permit?	
	Yes No			23B 🗆 🗆	Is roof sign tight, closed	or solid?
		n inside building line? Ined for changeable cop an OAC have an intere		in. 23C Sign wor	rding. If extensive, provi	de only key wording.
	🔲 🗆 Withi	n 900' and within view o	f an arterial highway? If yes, 23D	23D Distance	from Arterial Highway:	ft.
	🔲 🗆 Withir	n 200' and within view o	f a park 1/2 acre or more? If yes, 23E	23E Distance	from Park 1/2 acre or m	iore: ft.
	If ans	wer is "yes" to either of	the above two questions <u>and</u> this is an	23F OAC Sig	in Number:	
			umber is required in section 23F	23G OAC Re	gistration Number:	
24	Comments	Place additional comme	nts on an Al-1 form. See Guide for pro	per incorporation of	professional certification	statements.

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Ар	plic	ant's Statements and Signatures Required for all a	pplications.		
Falsif bene l und certifi barre subm applie this a those	ficatio fit, mo lerstar icate, ed fror hitted cable applica e prev	ant's Statements and Signatures Required for all a nof any statement is a misdemeanor and is punishable by a fine or impriso onetary or otherwise, either as a gratuity for properly performing the job or in nd that if I am found after hearing to have knowingly or negligently made a f form, signed statement, application, report or certification of the correction in filing further applications or documents with the Department I prepared or and to the best of my knowledge and belief, the construction documents an laws and rules, $\Box (\leftarrow check here if)$ except as set forth in the accompanyin- ation and supplementary schedules submitted. Cluster Development Statiously filed under the group lead job number, except as specified herein.	nment, or both. It is unlawful to give to as exchange for special consideration. Ye alse statement or to have knowing We of a violation required under the provision is supervised the preparation of the con- d work shown thereon comply with the pro- g documents. I acknowledge that i have ament (if applicable): I hereby state that	Hypernit dyeat propresent exployee and use unshable by thomsonmer explored a sign do a subject to be formis code or drawing to be by the documents and specification ovisions of the hyperbolic attemption read out the hyperbolic attemption all subject and relating to the job	te to accept, any at or fine or both. falsfied any ency, I may be ns herewith Code and other ons pertaining to are identical to
Code	e only	New Building and Alteration 1 applications filed under the 2008 or 201 : does this building qualify for high-rise designation? Yes I	No Name (put)	ARBORGEN IN	
all co	onstru	14 initial applications only: I certify that the construction documents subm ction documents related to this application do not require a new or amended y as there is no change in use, exits, or occupancy. Yes No	Certificate of	ly seal, many sign and date over sea	
Pro	opei	rty Owner's Statements and Signatures			
bene unde certif barre perm	fit, mo rstand icate, ed fror sitted v	on of any statement is a misdemeanor and is punishable by a fine or impriso onetary or otherwise, either as a gratuity for properly performing the job or in d that if I am found after heaning to have knowingly or negligently made a fai form, signed statement, application, report or certification of the correction of n filing further applications or documents with the Department. Furthermore work is complete, and that a satisfactory report of final inspection be submitt ter of completion or certificate of occupancy within the time prescribed by fai	exchange for special consideration. Viol se statement or to have knowingly or nec of a violation required under the provision I understand that I am responsible for in ed, along with all required submittal docu	ation is punishable by imprisonmer gligently falsified or allowed to be fa is of this code or of a rule of any ag suring that a final inspection be per	it or fine or both. 1 Isified any ency, I may be formed when the
and a comp	all futu oliance	norized the applicant to file this application for the work specified herein are amendments. I will not knowingly authorize any work that is not in e with all applicable laws, rules, and regulations.	Type: Corporation Othe		ency
Yes	No □	Fee Exemption Request (Non-Profit Owned and Operated)		Co-Op Tenant-shareholder 2 non-profit organization?	
		In accordance with Administrative Code §28-112.1, Exception 1, I certify that the deed holder is a corporation or association organized and operated exclusively for the purposes indicated in such section, and that	Name (please print): EDWA	GITLIN	
		the property is used exclusively by such entity for such purposed.	Relationship to Owner: PART	NER Representati	ve
		Fee Exemption Request (NYCHA/HHC, NYC Agency, or Other Government Owned and Operated) The building or any part thereof to be constructed, second and operated of the building or any part thereof to	Business Name/Agency: SREP	· · · · · · · · · · · · · · · · · · ·	ERS
		be constructed, renovated, altered or demolished is owned and operated exclusively for the purposes of the NYC Agency, NYC Authority, NYS Agency, Federal Government or any other government entity.	Street Address: 201 City: STAM		
	K I	Owner's Certifications Regarding Occupied Housing	Telephone Number: (203		
		The site of the building to be altered or demolished, or the site of the new building to be constructed, contains one or more occupied dwelling units that will remain occupied during construction. These occupied dwelling		LINGKENTONCOLDC.COM	1
		units have been clearly identified on the submitted construction documents.	Signature and Date	luss to	Lascer
	X)	The site of the building to be altered or demolished, or the site of the new building to be constructed, contains occupied housing accommodations	26A Condo/Co-Op Board	See note in bottom left corr	ner of page.
		subject to rent control or rent stabilization under Chapters 3 and 4 of Title 26 of the New York City Administrative Code. <i>If yes, select one of the following:</i>	Name (please print):		
		The owner is not required to notify the New York State Homes and	Title:		
		Community Renewal (NYSHCR) of the owner's intention to file because the nature and scope of the work proposed, pursuant to	Street Address:		
		NYSHCR regulations, does not require notification.	City:	State: Z	Zip:
		Renewal (NYSHCR) of its intention to file such construction documents/apply for such permit and has complied with all	Telephone Number:	Fax:	
		requirements imposed by the regulations of such agency as preconditions for such [filing/application].	E-Mail Address:		
		Provide date NYSHCR notified:	Signature and Date		
		Owner's Certification for Directive 14 Applications (if applicable) I have read and am fully aware of the applicant's statement that the	26B Lessee Responsible	for Annual Sign or Mar	quee Permit
		construction documents submitted and all construction documents related to this application will not require a new or amended Certificate of	Name (please print):		
		Occupancy as there is no change in use, exits, or occupancy and the work is not inconsistent with the current certificate of occupancy.	Relationship to Owner:		
		Furthermore, I understand that I am responsible for retaining a qualified design professional to perform a final inspection when the permitted work	Business Name/Agency:		
	is complete and this professional must submit a satisfactory final inspection report to the NYC Department of Buildings within the time		Street Address:		
		following inspection prescribed by Department rule.	City:	State: Z	Zip:

 \bigstar For fee waivers, please see the PW1 User Guide

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DOB Reference Number: T00001411418 User Ref ID: 197 10TH 12/14

E-Mail Address:



Must be typewritten.



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Scan Code

	Location Informa	ition Required for all applic	ations.				
	House No(s)	500 Street Name	WEST 22	ND STREET			
	Borough 1	MANHATTAN Block	00693	Lot 00037	BIN 1078398	C.B. No	. 104
	Work on Floor(s)	001 to 004				Apt. / Condo No(s)
	Applicant Informa	ation Required for all appli	cations Eav	, mobile telephor	e and e-mail add	trass are optional inf	mation
	Last Name G			Name RICHARD		Middle Initia	
		GALLI ENGINEERING P			·		e (631)271-9292
	Business Address	35 PINELAWN ROAD				Business Fax	
		MELVILLE State	NY	Zip 11747		Mobile Telephone)
	E-Mail F	RGALLI@GALLINET.COM				License Numbe	r 059461
	Choose one: X	P.E. R.A. Sig	n Hanger	🗌 R.L.A.	Other:		
r—	r —						
3	Filing Representa	ative Complete only if differ	ent from app	licant specified in	n section 2. Fax,		
	Last Name	rompkin	First N	Name HOWARD		Middle Initia	l
	Business Name	RUSSO DEVELOPMENT E	NTERPRIS	ES IN		Business Telephone	e (516)239-1650
	Business Address 2	275 HENRY STREET				Business Fax	(516)239-1634
	City 1	INWOOD State	NY	Zip 11096		Mobile Telephone)
	E-Mail B	HOWIE@RDEINC.NET				Registration Number	1869
		· · · · · · · · · · · · · · · · · · ·		, ., .,			
		quired for all applications. Cl					
X	Initial Filing 5, 7, 11, Choose only one:	, 12A, 25-26		o Approval Action and Existing Filing			atement 24-26 rawal 26
	Standard Plan Exa	amination or Review		-	-7, 8A (Alt-2 only)		cified in 4A and 6
	Professional Certif	fication PC1, POC1			ment (PAA) 4A,	•	
	Professional Certif	fication of Objections Al1		-	s? □Yes □N plicant 4A, 25-2	** .	te existing document number ed by filing:
5	Job/Project Type:	s Choose one and provide	specified ass	ociated informati	on.		
	Alteration Type 1 or	Alteration Type 1 required	Alteratio	on Type 2 5A, 6	A-D, 8A-B, 9-10,	13C-E, & 🔀 Full De	emolition 6B, 8D, 9A &
	to meet New Building	g requirements (28-101.4.5					9K, 13D-E, 14, 21A, 22
		, 13C-F, 14, 18-20, 22 &		•••			vision 9A, 9D, 12A-B
r	PW1A, PD1	T. (No. Work!) 00. 0.40.8		-	G, 9A, 9C-K, 10,		-
L	12, 13C-F, 14, 18-19,	T: "No Work" 8C, 9-10 & 22. PW1A. PD1		14, 18-20, PW1A, 6B-D, 9A, 9D, .		SA Directiv □Yes	/e 14 acceptance requested? X No
	r						
6	Work Types Selec	ct all that apply but no more t	han allowed				
6A	BL - Boiler PW1C	FS - Fuel Sto	•		bing PW1B	6E 🗆 CC - Cur	
	□ FA - Fire Alarm	FP - Fire Sup			Idpipe PW1B		- Landscape
6P	□ FB - Fuel Burning /	<u><i>PW1C</i></u> ☐ MH - Mechan 6C □ OT/GC - Gen		6D 🗆 OT - Othe	nkler <i>PW1B</i>		- Antenna - Builders Pavement Plan <i>8D</i>
00	Equipment 15	Construction			., 2020100.		- Fire Protection Plan - Marquee 8E, 26B

۲W	1														PA
7 P	lans/	Constru	ictio	n Documents	Sub	mitted Plan	s are requ	ired fo	r most appli	cations.					
Are pl	lans b	eing sub	mitted	with this PW1?) X	Yes 🔲 N	o <i>lf y</i> e	s, do th	ne plans incl	lude: 📋 FO) — Foi	undat	ion	🗌 EN — E	nergy Analy
BA	dditi	onal Info	orma	tion											
A WI	T Cos	t	wт	Cost	wt	Cost	8B Is a I	ouilding	enlargeme	ent proposed?	80	Estim	ated	Job Cost \$	
	1						-		gement is pi			Stree	t Fro	ntage: 66	lir
_	1						□Ye	es 12,	PD1		8E	Heigt	nt:	ft. V	Vidth:
	T] 🗆	Horizo	ntal i	🗆 Vertical	8F	Total	Cons	struction Floo	or Area:
			[Ac	Iditiona	l Constructi	ion Floor Area sq.					_
					14 - 41 -					<u> </u>	<u> </u>				
1				erations, Lim	_										
		s requesi	ted un	der which build	ing co	ode? 🔀 201	14 🗌 20			Prior to 1968	8				
	s No	A 14				.n.e		Yes		- • - •	e - 1 - 11	•	- • • -		
в⊔				ired to meet Ne (28-101.4.5) If					-	e in number o		•	nits		
		•		major change to					-	e in occupano e is inconsiste	-		ont o	ortificato of c	000000000
<u>с п</u>		Façade			JENI	.			_	e in number o					ccupancy
		•		ment <i>If yes, pl</i>	ot dia	aram (except	DM)								
				Development (-			I Loft Bo	-		Yes	No	Work Inclu	des:
				ousing (Inclusio		-	57		🔀 Quality				X	Prefab woo	od I-joists
				CCUpancy (SR	-		I			afety Job/Proje	ect		X	Structural of	cold-formed
		Filing inc	ludes	Lot Merger / Re	eappo	ortionment If y	ves, 17		X Include	ed in LMCCC			X	Open-web	steel joists
D		Landmar	ĸ							o address vio	lations				
		Little "E"	or RD	Site					(list #s-	<i>max. 5)</i> :					
	X	Unmapp	ed/CC	O Street								_			
				alization of wor it violations hav									L	L Number	Year
	X	Other (pl	ease	specify on line p	orovic	led below):				o comply with list #smax.		-	_		
		CRFN(s)	Res	rictive Declarat	ion / I	Easement (ma	ix. 4):					-			
		CRFN(s)	Zoni	ng Exhibit (I, II,	III, et	tc max. 4):	·			-					
E 🗆		BSA Cal	endar	Numbers (max	. 5):			_							
F		CPC Cal	endar	Numbers (max	:. 5):										
G 🗌		Work inc	ludes	lighting fixture a	and/o	r controls, inst	allation or	replac	ement. [EC0	C §404 and §	505]				
н 🗆		Work inc	ludes	modular constr	uctior	n under New Y	ork State	jurisdic	tion			91	Hiç	gh Rise Tear	n tracking #
				modular constr											
1 🗆		Structura	l peer	review require	d per	BC 16. If yes,	, provide l	VYS P.	E. license n	umber:					
< 🗆	X	Work inc	ludes	permanent rem	oval	of standpipe, s	prinkler o	r fire su	ppression r	elated system	ns				
- 🗆		Work inc	ludes	partial demolition	on as	defined in AC	§28-101.	õ, or th	e raising/mo	oving of a buil	ding If	^r yes,	21B		
		Structura	l stab	ility affected by	propo	osed work									
0 N	YCE	CC Com	plian	CE New York Cit	y Ener	gy Conservation	Code								
] To	the b	est of my	know	edge, belief an	d pro	fessional judgr	ment, all w	ork un	der this app	lication is in c	complia	nce v	vith th	ne NYCECC	*
		•		Path (choose o	ne):				ASHRAE	_			_		
_] To		est of my	know	hoose one): edge, belief an owing (choose			-		REScheck der this app	-	Mcheck empt fro			Energy Mode	• • •
				ration of a Stat			-								
	🗆 The	entire so	ope o	f work involves	a ten	nporary structu	ure and/or	one or	more of the	following wo		s:			
٢											statem	ent of	exer	notion on att	ached draw
[[[the bo	est of my one of t work is a scope o entire so FP, SD,	know he foll an alte f the v cope o SP, F	edge, belief an owing <i>(choose</i> eration of a Stat vork is entirely i	o ne) . e or N n a "le a ten BPP,	: National histori ow-energy buil nporary structu OT/FPP. Oth	c building ding" and ure and/or uer work ty	is límit one or pes ar	ed to the bu more of the a not exemp	illding envelop following wo ot. y code. See s	pe. rk type: stateme	s: ent of	fexer		ac

PW1	PAGE <u>3</u>
11 Job Description	11A Related DOB Job Numbers
DEMOLITION OF STRUCTURE	
	11B Primary application job no.
12 Zoning Characteristics	
12A District(s) C6-2	12B Street legal width: ft.
Overlay(s)	Street Status: Dublic Private
Special Dist.(s) WCH	If the zoning lot includes multiple
Map Number 8B	tax lots, list all tax lots here ►
12C Proposed: Use* Zoning Floor Area District FAR	Proposed Lot Details: Proposed Yard Details:
	Lot Type: Corner Interior Through Check here if no yards: or
	Lot Coverage % Front Yard ft. Lot Area sq. ft. Rear Yard ft.
	Lot Width ft. Rear Yard Equivalent ft.
sq. ft.	Proposed Other Details: Side Yard 1 ft.
sq. ft.	Enclosed Parking? Yes No Side Yard 2 ft.
Proposed Totals sq. ft.	If yes, no. of parking spaces:
Existing Total sq. ft.	Perimeter Wall Height ft.
	anufacturing, or community facility. List only one use per line.
13 Building Characteristics *Main use/dominant occupar	cy per AC §28-101.5. **Use 2014 Code equivalents only. [‡] Residential w/other use.
13A Primary structural system, choose one: Masonry	Concrete (CIP) Concrete (Precast)
13B Existing F	Steel (Structural) Steel (Cold-Formed) Steel (Encased in Concrete) Proposed 13D Building Type: 1, 2, or 3 Family X Other
Structural Occupancy/Risk Cat.	Mixed use building? [‡] Yes X No
2014 Code Design Cat. Designations?	2014 Code Designations? 13E Existing Proposed
13C Occupancy Classification* RES Yes XNo	Building Height 44 ft. ft.
Construction Classification 1-E	Pres No Building Stories 4 Dwelling Units 4
13F Building was originally erected pursuant to v	
The earliest Code with which this building or any part of it is	
14 Fill Choose one.	
Not Applicable On-Site Off-Site	Tunder 300 cubic yards
15 Construction Equipment	16 Curb Cut Description
Chute Sidewalk Shed	Construction Material: WOOD Size of cut (with splays): ft.
	SA/MEA Approval No Distance to nearest corner: ft.
Supported Scaffold Other:	to street:
17 Tax Lot Characteristics	18 Fire Protection Equipment
Original tax lots being merged or reapportioned (if applicable): Existing Proposed Yes No Yes No
	Fire Alarm
Tentative tax lot numbers (new tax lots only):	Fire Suppression

	V <u>1 </u>								PAGE
19	Open Spaces	;							
		Existing	Proposed				Existing		Proposed
	Plaza Area	sq. ft.	sq. ft.	Arc	ade Are	a	s	sq. ft.	sq
	Parking Area	sq. ft.	sq. ft.	Par	Parking Spaces				
	Loading Berths	sq. ft.	sq. ft.	Loa	iding Be	rths			
20	Site Characte	eristics				20A	Flood Hazard A	Area	Information
	Yes No	Erosion Hazard Area	Yes No	l	20 A		🗌 🔲 Substantia	ally d	provement? amaged? art of proposed work
21	Demolition D	etails *Mechanical eq	uipment other than handheld d	evices to be u	used for	demoli	tion or removal of a	lebris	(BC §3306.4).
21B	🕱 🗌 Mechar	ical means* from out of ical means* from within ion work affects the ext	building? If yes, describ				ntire structure or D HELD POWER		
_			sing/moving of a building						
22	Asbestos Ab The scope of wo The scope of the DEP ACP-5 Con The scope of wo	ppe of work involves rais atement Complianc rk requires related asbe work is not an asbest throl No. 0000 rk is exempt from the a	sing/moving of a building	lations of the	NYC Di	EP. D omulga	EP Control # is req	p <i>uired</i> P (15	5 RCNY 1-23(b))
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22	Asbestos Ab The scope of wo The scope of the DEP ACP-5 Con The scope of wo or is an alteration Sign Purpose: Advertising Non-Advertising Location: Groo Yes No Sign Design Design	ppe of work involves rais atement Compliance rk requires related asbe- work is not an asbesto trol No. 0000 rk is exempt from the a on to a building constru- Type: Illuminated 23A Non-Illuminated und Roof 23B W inside building line? ned for changeable cop an OAC have an interest	e Choose one. estos abatement as defined in the ps project as defined in the regu- sbestos requirement as defined inted pursuant to plans submitted Estimated Cost: \$ Total Square Feet: Height above Curb: /all Height above Roof: // If no, sign projects by: // If no, 23C	I in the regula d for approve ft. in. ft. in. ft. in. ft. in.	NYC Di ntions pro al on or r 23A IIIL Ye 23B 2 23C Sig	EP. D omulga after Aj uminate es No I I gn word	EP Control # is req ted by the NYC DE oril 1, 1987, in acco ed type: Direct if sign projects bey billed for annual pe s roof sign tight, cle	ep (15 ordano D Fl ond b rmit?	2 5 RCNY 1-23(b)) ce with § 28-106.1. lashing ☐ Indirect uilding line, is owner If no, specify in 26E or solid?
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22	Asbestos Ab The scope of wo The scope of the DEP ACP-5 Con The scope of wo or is an alterativ Sign Purpose: Advertising Non-Advertising Location: Groo Yes No Sign Design Does a Within	ppe of work involves rais atement Compliance rk requires related asbe- work is not an asbesto trol No. 0000 rk is exempt from the a on to a building constru- Type: Illuminated 23A Non-Illuminated und Roof 23B W inside building line? ned for changeable cop an OAC have an interest 900' and within view of 200' and within view of	e Choose one. estos abatement as defined in the regu- sbestos requirement as defined in the regu- sbestos requirement as defined inted pursuant to plans submitter Estimated Cost: \$ Total Square Feet: Height above Curb: //all Height above Roof: //all Height Above Roof:	t in the regulations of the regulations of the regulation of the r	PNYC Di ations pro al on or a 23A IIIL Y€ 23B □ 23C Sig 23D Dis 23D Dis	EP. D omulga after Ap uminate es No B gn word stance	EP Control # is req ted by the NYC DE oril 1, 1987, in acco ed type: Direct if sign projects beyo billed for annual pe s roof sign tight, clu ting. If extensive, p from Arterial Highw	Puired P (15 P (15 P (15 P (15 P (15 P (15) P (15)	2 5 RCNY 1-23(b)) ce with § 28-106.1. lashing □Indirect uilding line, is owner If no, specify in 268 or solid? te only key wording.

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5 Ar	oplic	ant's Statements and Signatures Required for all a	polications.	
Eala	finatio		mont or both it in unlowful to much to a state	employee: and any employee to accept, any
bene I und certi barro subr appli this a those	efit, mo derstar ficate, ed from nitted a icable applica e previ	pretary or otherwise, either as a gratuity for properly performing the job or in d that if I am found after hearing to have knowingly or negligently made a f form, signed statement, application, report or certification of the correction or filing further applications or documents with the Department. I prepared or and to the best of my knowledge and belief, the construction documents an laws and rules, \Box (check here if) except as set forth in the accompanying tion and supplementary schedules submitted. Cluster Development Stat iously filed under the group lead job number, except as specified herein.	n exchange for special consideration Vy para alse statement or to have knowingly gragul of a violation required under the provisions or supervised the preparation of the constru- d work shown thereon comply with the poor g documents. I acknowledge that a have rea ement (if applicable): I hereby state that all	on is punishable by indexcomment or fine or both. Ignitity fillibility of blowing to be faisified any sons code or of argue of any agency. I may be then docting its and epecifications herewith sion of the USC Administrative Code and other ad an index administrative code and other ad ad addinex administrative code and other ad addinex administrative code and other ad addinex addinex administrative code and other ad addinex administrative code addinex administrative code addinex administrative code addinex administrative code administrat
Cod Dire all ca	le only ctive ' onstrue	New Building and Alteration 1 applications filed under the 2008 or 201 : does this building qualify for high-rise designation? Yes 1 14 Initial applications only: I certify that the construction documents submiction documents related to this application do not require a new or amender of as there is no change in use, exits, or occupancy. No	No Name (print). No witted and Sign and Date:	B B B J S S S S S S S S S S S S S S S S
3 Pr	opei	ty Owner's Statements and Signatures		
bene unde certi ba <i>rr</i> e pern	efit, mo erst <i>an</i> o ficate, ed from nitted v	n of any statement is a misdemeanor and is punishable by a fine or impriso onetary or otherwise, either as a gratuity for properly performing the job or in i that if I am found after hearing to have knowingly or negligently made a fai form, signed statement, application, report or certification of the correction n filing further applications or documents with the Department. Furthermore work is complete, and that a satisfactory report of final inspection be submit er of completion or certificate of occupancy within the time prescribed by la	n exchange for special consideration. Violation ise statement or to have knowingly or neglig of a violation required under the provisions of , understand that I am responsible for insur led, along with all required submittal docume	on is punishable by imprisonment or fine or both. I lently falsified or allowed to be falsified any of this code or of a rule of any agency, I may be ring that a final inspection be performed when the
and	all futu	nonzed the applicant to file this application for the work specified herein ire amendments. I will not knowingly authorize any work that is not in	Owner Individual X Partne Type: Corporation C Other	ership INYCHA / HHC Government INYC Agency
com Yes		e with all applicable laws, rules, and regulations.		-Op Tenant-shareholder 26A
		Fee Exemption Request (Non-Profit Owned and Operated)	Is the deed holder a n	on-profit organization? 🗆 Yes 🛛 🖾 No
		In accordance with Administrative Code §28-112.1, Exception 1, I certify that the deed holder is a corporation or association organized and	Name (please print): EDWA	
		operated exclusively for the purposes indicated in such section, and that the property is used exclusively by such entity for such purposed. \bigstar	Relationship to Owner: PARTIN	Representative
		Fee Exemption Request (NYCHA/HHC, NYC Agency, or Other Government Owned and Operated) The building or any part thereof to	Business Name/Agency: SREP	10TH AVENUE PARTNERS
		be constructed, renovated, altered or demolished is owned and operated exclusively for the purposes of the NYC Agency, NYC Authority, NYS	Street Address: 201 TE	RESSLER BLVD
_		Agency, Federal Government or any other government entity.	City: STAMFO	DRD State: CT Zip: 06901
	x	The site of the building to be altered or demolished, or the site of the new building to be constructed, contains one or more occupied dwelling units	Telephone Number: (203) 5	595-4571 Fax:
		that will remain occupied during construction. These occupied dwelling units have been clearly identified on the submitted construction	E-Mail Address: EGITL	INGKENTONCOLLC.COM
		documents.	Signature and Date	und the
	X	The site of the building to be altered or demolished, or the site of the new building to be constructed, contains occupied housing accommodations subject to rent control or rent stabilization under Chapters 3 and 4 of Title 26 of the New York City Administrative Code. <i>If yes, select one of the</i>		See note in bottom left corner of page.
		following:	Name (please print):	
		The owner is not required to notify the New York State Homes and Community Renewal (NYSHCR) of the owner's intention to file	Title:	
		because the nature and scope of the work proposed, pursuant to NYSHCR regulations, does not require notification.	Street Address:	State: Zin:
		The owner has notified the New York State Homes and Community Renewal (NYSHCR) of its intention to file such construction	City: Telephone Number:	State: Zip: Fax:
		documents/apply for such permit and has complied with all requirements imposed by the regulations of such agency as	E-Mail Address:	
		preconditions for such [filing/application]. Provide date NYSHCR notified:	Signature and Date	
		Owner's Certification for Directive 14 Applications (if applicable)	26B Lessee Responsible fo	or Annual Sign or Marquee Permit
		I have read and am fully aware of the applicant's statement that the construction documents submitted and all construction documents related to this activity of provide a provide a monoid of Cartificate of	Name (please print):	
		to this application will not require a new or amended Certificate of Occupancy as there is no change in use, exits, or occupancy and the work is a consistent with the current conflictence of occupancy.	Relationship to Owner:	
		work is not inconsistent with the current certificate of occupancy. Furthermore, I understand that I am responsible for retaining a qualified design professional to perform a final inspection when the permitted work	Business Name/Agency:	
		is complete and this professional must submit a satisfactory final inspection report to the NYC Department of Buildings within the time	Street Address:	
	_	following inspection prescribed by Department rule.	City:	State: Zip:
		Section 26A: Section required if unit owner signed Section 26. Signature r authorized representative of Condo or Co-Op board.	Telephone Number:	Fax:
1040		e waivers, please see the PW1 User Guide	E-Mail Address:	

93-91 Demolition¹

The Department of Buildings **shall not issue a permit for the demolition of a #multiple dwelling#**, as defined in Section 93-90 (HARASSMENT), paragraph (a)(14), located within Subareas D4 or D5 in the Hell's Kitchen Subdistrict D or within Preservation Area P-2 of the #Special Garment Center District#, or an alteration permit for the partial demolition of a #multiple dwelling# located within Subareas D4 and D5 or within Preservation Area P-2 of the #Special Garment Center District#, where such partial demolition would decrease the amount of #residential floor area# in such #multiple dwelling# by 20 percent or more, unless:

- (a) such #multiple dwelling# is an unsafe #building# or an emergency exists such that demolition is required pursuant to the provisions of Title 28, Chapter 2, Articles 215 or 216 of the New York City Administrative Code; or
- (b) the Commissioner of the Department of Housing Preservation and Development, after providing sixty days notice and opportunity to comment to the local Community Board, has certified:
 - if such #multiple dwelling# is to be substantially preserved, that an alteration permit is required to allow the removal and replacement of 20 percent or more of the #floor area#;
 - (2) if such #multiple dwelling# is not to be substantially preserved, that the Department of Housing Preservation and Development has determined that the rehabilitation of such #multiple dwelling# is not feasible under any active governmentally-funded program; and
 - (3) that the Department of Housing Preservation and Development has issued a #certification of no harassment# pursuant to Section 93-90, paragraph (c), or has certified compliance with the cure provisions of Section 93-90, paragraph (d).
- (c) the following structures shall be exempt from the provisions of this Section:
 - (1) any city-owned #multiple dwellings#;
 - (2) any #multiple dwelling# which is the subject of a program

¹ Emphasis added.

approved by the Department of Housing Preservation and Development for the provision of housing for persons of low- or moderate-income and has been exempted from the provisions of this Section by written determination of the Department of Housing Preservation and Development;

- (3) any #multiple dwelling# initially occupied for #residential# purposes after January 1, 1974, except for #buildings# which are or have been interim #multiple dwellings#, pursuant to Article 7C of the Multiple Dwelling Law;
- (4) any #exempt hotel#, as defined in Section 93-90;
- (5) any #multiple dwelling# in which occupancy is restricted to clubhouse or school dormitory #use# and occupancy was restricted to clubhouse or school dormitory #use# on June 21, 2004; or
- (6) any #exempt institutional residence#, as defined in Section 93-90.