



Department of Buildings
280 Broadway
New York, New York 10007
(212) 566-5000 | TTY (212) 566-4769
nyc.gov/buildings

MANHATTAN (1)
280 BROADWAY 3RD FLOOR
New York, NY 10007

BRONX (2)
1932 ARTHUR AVENUE
BRONX, NY 10457

BROOKLYN (3)
210 JORALEMON STREET
BROOKLYN, NY 11201

QUEENS (4)
120-55 QUEENS BLVD.
QUEENS, NY 11424

STATEN ISLAND (5)
BORO HALL - ST. GEORGE
STATEN ISLAND, NY 10301

Notice of Objections – Special Audit

Applicant Name: ANTHONY STASIO		Date: 07/22/2021	
Business Name: EDG		Job Application(s) #: 140961029	
Business Address: 58 WEST 40TH STREET NEW YORK NY 10018		Application Type: ALT 2 - PRO CERT	
Email address: ASFILING@EDGNY.COM		Premises Address: 497 3 AVENUE MANHATTAN	
Owner/email address: SBERGER@SWMANAGEMENT.COM		Zoning District: C1-9	
Directive 14		Block: 0914 Lot(s): 0061 Doc(s): 02 Code: 1968	
Examiner: James Geoghegan Note: Please e-mail: ManhPER11PlanExam@buildings.nyc.gov PER-11 Form for Special Audit Appointment Request.			
- To make the best possible use of the Plan Examiner's and your time, please make sure you are prepared to discuss and resolve these objections before arriving for your scheduled plan examination appointment. - Applicant on record may bring in latest approved plans for review during the appointment. Additional Objections may be issued upon reviewing of materials submitted to appointments. - Additional Objections may be issued upon reviewing of materials submitted to appointments. - A PAA will need to be filed to resolve most issues			
Scope of Work: PROPOSED DEMO OF INTERIOR FINISHES AS INDICATED ON PLANS AND APPLICATIONS. THERE IS NO CHANGE IN USE EGRESS OR OCCUPANCY.			
N o.	Applicable Code/Form		Date Resolved
1.	TPP-1, LL106 2019 §28-104.8.4 (1-7) §28-120	Please provide a more specific Tenant Protection Plan. <u>Applicant shall provide all required information, as per Local Law 106 2019 including, but not limited to, the following:</u> 1. Include apartment numbers to remain occupied during construction operations. 2. Under Egress Description, please provide information of how the egress of the above referenced premises is to be maintained (Specific to this building – referenced stairs, fire escapes, etc.). 3. Fire Safety – Please be more specific, indicate the presence of fire extinguishers, fire safety signage, and relevant fire ratings of any temporary partitions used during the course of construction. 4. Health Standards – Reference drop cloths, zipper covers, and any other protective barriers, or means of mitigating the spread of dust. 5. Structural Safety – Applicant shall include on TPP1 specific measures of maintaining structural stability throughout the above referenced premises during the course of construction. 6. Compliance with housing standards. The requirements of the New York city housing maintenance code, and, where applicable, the New York state multiple dwelling law shall be strictly observed. 7. Noise restrictions. Where hours of the day or the days of the week in which construction work may be undertaken	TPP1 shall be specific to SOW and Building, and shall not contain typical language, as indicated within the Administrative Code. Please upload a revised TPP1 and supplemental AI1's as a single PDF, on latest template.



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		are limited pursuant to the New York city noise control code, such limitations shall be stated.	
		8. Maintaining essential services	
2.	§28-104.7.1	The resolution of this audit shall be concurrent with that of Application No. 140959700	
3.			
4.			
5.			
6.			
7.			