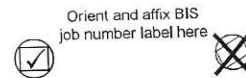




TPP1: Tenant Protection Plan

Required if dwelling units will be occupied during construction. Owner must notify the Department at least 72 hours before commencing work in connection with the Tenant Protection Plan.



1 LOCATION INFORMATION (required for all applications)

House No(s): 509 Street Name: WILLIS AVENUE

Number of dwelling units to remain occupied during construction: 7

Specific unit/apartment numbers to remain occupied: 0

Borough BRONX Block 2307 Lot 61 BIN 2000680 CB No. 201

2 TENANT PROTECTION PLAN

Required for **all** applications with occupied dwelling units (AC 28-120.1). Means and methods shall be described with particularity and in no case shall terms such as 'code compliant,' 'approved,' 'legal,' 'protected in accordance with law' or similar terms be used as a substitute for such description. The Tenant Protection Plan must be site specific. The elements of the Tenant Protection Plan may vary depending on the nature and scope of the work but at a minimum, must comply with all applicable laws and regulations, including the NYC Construction Codes, the NYC Housing Maintenance Code, the NYC Noise Control Code, and the NYC Health Code, and shall make detailed and specific provisions for:

1. **Egress** – Clarify how adequate egress will be maintained during construction.
2. **Fire Safety** – Identify safety measures to maintain fire safety of occupied dwelling during construction.
3. **Health Requirements** – Specify methods to be used for control of dust, disposal of construction debris, noise control, maintenance of sanitary facilities during construction.
 - 3.1. **Lead and asbestos** – Statement of compliance with applicable provisions of law relating to lead and asbestos, such statement shall describe with particularity what means and methods are being undertaken to meet such compliance.
4. **Compliance with Housing Standards** – Demonstrate compliance with NYC Housing Maintenance Code and NYS multiple dwelling law during construction.
5. **Structural Safety** – Identify specific measures to maintain structural stability during construction.
6. **Noise Restrictions** – Identify specific means and methods to be used for the limitation of noise to acceptable levels in accordance with the NYC Noise Control Code.
7. **Maintaining Essential Services** – Describe the means and methods to be used for maintaining heat, hot water, cold water, gas, electricity, or other utility services in accordance with the requirements of the New York City Housing Maintenance Code. Specify if a disruption of any such service is anticipated during the work, including the anticipated duration of such disruption and the means and methods to be employed to minimize such disruption, including the provision of sufficient alternatives for such service during such disruption. Notification of the disruption must be given to all affected occupants of occupied dwelling units.
8. **Other requirements** – Any additional requirements to assure tenant safety during construction.

Complete all sections that apply below.

General: All work to be done in accordance with the 2014 NYC Building code c28-104.8.4bc and regulation off all other agencies having jurisdiction.

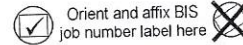
1. **Egress**- All existing means of Egress from the building to be maintained clear and free of all obstructions, such as building materials, tools etc.
2. **Fire Safety**-
 - a. All building materials stored at construction area, and/or in any area of the building are to be secured in locked area. Access to such areas to be controlled by owner and/or general contractor.
 - b. All materials stored in an orderly fashion.
 - c. All flammable materials to be kept tightly sealed in their respective manufacturer's containers. Such materials to be kept away from the Heat.
 - d. All flammable power to be used and stored in adequately ventilated space.
 - e. All electrical power be shut-off when there is exposed conduit.

If additional space is required, please complete and submit an A11 form.



AI1: Additional Information

Must be typewritten.



Page number 01 of 01 BIS Document No. _____

1 Location and Job Information *Required for all applications.*

House No(s) 509

Street Name WILLIS AVENUE

Borough BRONX

Block 2307

Lot 61

BIN 2000680

CB No. 201

2 Revisions to Plans/Drawings *Required whenever updating plans. All revisions for each page must be clearly described in section 3.*

Submission is part of a Post Approval Amendment (PAA)? ☐ Yes *PW1 required* ☐ No *Indicate all actions for this submission:*

Action	Original/New/ Omit Page ID	Superseding Page ID	Action	Original/New/ Omit Page ID	Superseding Page ID	Action	Original/New/ Omit Page ID	Superseding Page ID	Action	Original/New/ Omit Page ID	Superseding Page ID

For "Action" use "N" for new page, "S" for superseding page, "O" for omitting page.

Is this section continued on additional AI1 forms? ☐ Yes ☐ No

3 Additional Information *Required for all applications.*

- All electrical power in the construction area to be shut-off after working hours.
- Contractor at all times to make sure there is no leakage of natural gas in the building or any flammable gas use in construction.
- Health Requirements-The contractor shall undertake all actions necessary to minimize dust, dirt, timely/orderly removal of construction.
- Compliance with housing standards- All work to be performed in accordance with the 2014 NYC construction codes, the NYC Housing Maintenance. The Code and the NYS Multiple Dwelling Law (where applicable) and the regulations of all other agencies having jurisdiction.
- Structural safety- All required structural work shall be performed in a manner that will not endanger the occupant's of the space/building or other spaces within the perimeter of the building. The contractor shall provide adequate temporary bracing and shoring where ever any structural work is involved.
- Noise restrictions- Construction operation will be confined to normal working hours 8:00 am - 5:00 pm Monday to Friday except legal holidays.
- Maintaining Essential Services: In accordance with the New York City Housing Maintenance code; heat, hot water, cold water, gas, electricity or other utility services shall not be disrupted and will not be affected during the course of this project.
- Other requirements-Construction operation will not involve interruption of heating, water or electrical services to other tenants of the building.

Falsification of any statement is a misdemeanor and is punishable by a fine or imprisonment, or both. It is unlawful to give to a city employee, or for a city employee to accept, any benefit, monetary or otherwise, either as a gratuity for properly performing the job or in exchange for special consideration. Violation is punishable by imprisonment or fine or both. I understand that if I am found after hearing to have knowingly or negligently made a false statement or to have knowingly or negligently falsified or allowed to be falsified any certificate, form, signed statement, application, report or certification of the correction of a violation required under the provisions of this code or of a rule of any agency, I may be barred from filing further applications or documents with the Department.

Name (please print)

JAY A. KAVI

Signature



10/14/2020

Date

P.E. / R.A. Seal (apply seal, then sign and date over seal)

3 TENANT PROTECTION PLAN ATTACHMENTS/DRAWINGS

Required for **all** applications where separate Tenant Protection Plan attachments/drawings are included. Please append legible 11" x 17" attachments/drawings to this document.

1. Do attachments/drawings accompany this TPP1? ☐ YES ☒ NO
2. If YES, how many pages?

4 OWNER'S STATEMENT(S) AND SIGNATURE (required for **all** applications)

I hereby certify that I have reviewed the information provided herein and, to the best of my knowledge and belief, attest to its accuracy. Falsification of any statement is a misdemeanor under §§28-211.1, 28-201.2.1(2), and 28-203.1(1) of the NYC Administrative Code and is punishable by a fine or imprisonment, or both. I understand that if I am found after hearing to have knowingly or negligently made a false statement or to have knowingly or negligently falsified or allowed to be falsified any certificate, form, signed statement, application, report or certification of the correction of a violation required under the provisions of the New York City Administrative Code or of a rule of any agency, I may be barred from filing further applications or documents with the Department. It is unlawful to give to a City employee, or for a City employee to accept, any benefit, monetary or otherwise, either as a gratuity for properly performing the job or in exchange for special consideration. Violation is punishable by imprisonment or fine or both.

Name (print): SHAZAD KHAN

Relationship to Owner: MANAGING AGENT

Business Name/Agency: PLAZA AASSOCIATES, LP

Street Address: 509 WILLIS AVENUE

City: BRONX

State: NY

Zip: 10453

Telephone Number: (917) 681-7638

Fax:

Email Address: gac361@gmail.com

Signature and Date  10/14/2020

5 APPLICANT'S STATEMENT(S) AND SIGNATURE (required for **all** applications)

I hereby certify that I have reviewed the information provided herein and, to the best of my knowledge and belief, attest to its accuracy. Falsification of any statement is a misdemeanor under §§28-211.1, 28-201.2.1(2), and 28-203.1(1) of the NYC Administrative Code and is punishable by a fine or imprisonment, or both. I understand that if I am found after hearing to have knowingly or negligently made a false statement or to have knowingly or negligently falsified or allowed to be falsified any certificate, form, signed statement, application, report or certification of the correction of a violation required under the provisions of the New York City Administrative Code or of a rule of any agency, I may be barred from filing further applications or documents with the Department. It is unlawful to give to a City employee, or for a City employee to accept, any benefit, monetary or otherwise, either as a gratuity for properly performing the job or in exchange for special consideration. Violation is punishable by imprisonment or fine or both.

Name (please print)	
Signature	Date
	
P.E./R.A. Seal (apply seal, then sign and date over seal)	