



Thomas Fariello
Acting Commissioner

January 09, 2014

Derek Lee, R.A.
Borough Commissioner

JOHN CALCAGNILE (Applicant)
JOHN D CALCAGNILE ARCHITECT
160-55 CROSS BAY BLVD, HOWARD BEACH NY 11414

120-55 Queens Boulevard
Kew Gardens, NY 11424

JOHN VALDEZ (Owner)
159-27 83 STREET
HOWARD BEACH NY 11414

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RE: INTENT TO REVOKE APPROVAL(S) AND PERMIT(S)
159-27 83 STREET
Block: 14004 Lot: 00109
Application #: 420473730

Dear Sir or Madam:

The Department of Buildings (the "Department") intends to revoke the approval and permit issued in connection with the application referenced above, pursuant to Sections 28-104.2.10 and 28-105.10.1 of the Administrative Code of the City of New York ("AC"), within fifteen calendar days of the posting of this letter by mail unless sufficient information is presented to the Department to demonstrate that the approval and permit should not be

Pursuant to AC §§ 28-104.2.10 and 28-105.10.1, the Department may revoke approval of construction documents for failure to comply with the provisions of the AC, other applicable laws or rules, or whenever a false statement or misrepresentation of material fact in the submittal documents upon the basis of which the approval was issued, or whenever any approval or permit has been issued in error.

The Department intends to revoke the approval and permit for the reasons set forth on the attached Objection Sheet, dated January 07, 2014.

In order to prevent revocation of the approval and permit upon the expiration of the fifteen day notice period, your appointment with N. Dartois is scheduled for January 24, 2014 @ 10:00 AM in 120-55 Queens Blvd., Kew Gardens, NY 11424 to present information to the Department demonstrating that the permit should not be revoked. Your response may be deemed unresponsive if the architect or engineer of record fails to attend the appointment.

Sincerely,

Derek Lee, R.A.
Borough Commissioner

DL/JC

cc: Derek Lee, Borough Commissioner

Premises file

Supporting Documentation/Construction Documents:

- 1) All values developed in the energy analysis must be reflected in the construction documents.
2) All mandatory requirements must be identified in the construction documents.
3) All applicable progress inspections must be described in the construction documents.*

11)	1 RCNY §5000-01(g)	All energy code related data (including prof. statement, COMcheck, TR8 inspections, and references to supporting data) should be grouped on the sheet (s) labeled "EN" in drawing set.		
12)	DOB	Provide diagram(s) showing thermal boundary on EN drawing(s).		
13)	502; 1 RCNY §5000-01 (g)(1)	R-values and U-factors not provided on the drawings to match the Analysis. Insulation R-values shall be equal to or greater than the declared R values, and any assembly shall be equal to or less than the assembly U factors declared in the Energy Analysis.		
14)	502.3; 1 RCNY §5000-01 (g)(1)	Provide U-factor and SHGC fenestration values in drawing schedules to match or be less than those provided in Energy Analysis.		
15)	502.4	Drawings do not specify mandatory provisions for air leakage, including where applicable, outdoor air intake and exhaust dampers, loading dock weatherseals, vestibules and recessed lighting seals where lighting is in the thermal envelope.		
16)	503.2	Drawings do not address heating and cooling load calculations for deriving correct equipment size. Reference procedures in the ASHRAE/ACCA 183.		
17)	503.2.3	No indication that proposed equipment meets or exceeds minimum efficiency requirements.		
18)	503.2.4	Drawings do not specify all applicable required controls including thermostatic, zone, heat pump supplementary heat, deadband, off-hour, setback and shutdown controls as applicable		
19)	503.2.7	Drawings do not address duct and plenum insulation and sealing.		
20)	503.2.9.3	The construction drawings do not indicate that an operating and maintenance manual is to be provided to the building owner by the mechanical contractor.		
21)	503.3, 503.4	Requirements for economizers and hydronic system controls for mechanical system not fully addressed.		
22)	1 RCNY §5000-01 (g)(2)	A narrative is not provided for each mandatory control system describing its function and operation and specifying proper setpoints of equipment and controls.		
23)	504.2	No indication of service water heating equipment performance efficiency ratings.		
24)	504.3	Drawings do not indicate set point temperature controls, 110°F for dwellings and 90°F for other occupancies.		
25)	504.5	No service water pipe insulation indicated.		
26)	504.6	Service hot water system controls not indicated for automatic circulating systems.		
27)	505.2	Mandatory lighting controls not provided.		
28)	505.4	Show compliance with internally illuminated exit signs of maximum of 5 watts per side.		
29)	505.5.2; §5000-01(g)(3)(i)(A)	Compliance with lighting power density (Watts per square foot) as per Table 505.5.2 not shown. Lighting schedule should indicate input wattage per fixture and the types of ballasts.		
30)	505.5.3	Drawings do not indicate that within dwelling units, at least 50% of newly installed permanent lighting fixtures use high-efficacy lamps.		
31)	505.6	Drawings do not indicate that exterior lighting complies with efficiency and allowance limits.		

End of Objections

Refer to DOB website for examples: