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SEP - Professional Certification Audits & Inspections Unit - Notice of Objections

Applicant: ZARINA KINDO 62 BRIGHTON 2 PLACE PHB BROOKLYN NY 11235	Examiner: Mohamed Elnagar		Dated: 05/16/2018	
	Premises Address: 17-38 GREENE AVENUE		Application: 421561768	
	Description: LEGALIZE THE REMOVAL OF APARTMENT AT CELLAR (3PC BATH, GAS RANGE, & KITCHEN SINK) LEGALIZE LAVATORY & TOILET AT CELLAR. NEW WASHER DRYER & SLOP SINK. REMOVE ECB VIOLATIONS 35240429N, 35240430K, 35274664Z, 35275155P. NO CHANGE IN EGRESS, USE, OR OCCUPANCY.		Block: 3436	Lot: 27
			District: R6B	Map:

☐	Non applicable Dir. 14	☐	Zoning Non-Compliance	☐	Questionable Cellar Layout
☒	Incomplete Submission	☐	Local Law 58/87	☒	Inadequate Job Cost
☒	Incomplete Plans	☐	Other Agency Approval Req'd	☐	Misleading/Incomplete Job Description

Examiners Signature:

1st and 2nd 10-Day Notice appointments are automatically scheduled. Any additional appointments shall be requested by email to: PER12Appointments@buildings.nyc.gov. Please make sure you are prepared to discuss and resolve these objections along with the inspector's comments on the DOB and/or ECB violations before arriving for your scheduled appointment.

Please be advised that the job folder will be with the examiner at time of appointment.

1	Dir 5/1977, HMC §27-2087 BB 2011-010 12/2/19	☒ a) Remove all non-structural partitions in the cellar and indicate on Plan (Open Cellar, No Sleeping, No Eating, No Cooking). ☒ b) Provide open stair from cellar to the residence above except for a door at the top of the stair. ☒ c) Provide direct access from cellar to the outdoors	N/A
2	AC 28 104.7.1 AC 28 104.7.11	☒ a) Show lot diagram drawn to scale showing the building limits, zoning, occupancy / construction class, property lines, all yards by dimension, distances from lot and street lines, line of curb and all paving at grade. ☒ b) Show complete 1 st floor plan, drawn to scale indicating all information, and dimensions.	N.A PROVIDE PLAN OF LEGACY OF EXISTING LOT ON INCL. FASIDL EXTENSION AND REAR EXTENSION
3	Energy Code LL 85 NYCECC 2011	a) This application is not exempt because the work type is not exempt and the envelope is affected. Check the top box (compliance) on the PW1, section 10 and provide complete energy code tabular analysis on plan. b) Provide Energy Code Compliance professional statement on plans c) Provide (TR8) Energy compliance progress inspection	AND REAR EXTENSION
4	AC 28-112.3	The cost estimate has been significantly underestimated – Submit a revised PW3 form to include all work to be performed under this application. Cost estimates shall include total value of work, including materials and labor.	AND EXTRA UNDER PAA

AFTER FIVE (5) APPOINTMENTS, IF AUDIT OBJECTIONS HAVE NOT BEEN RESOLVED, APPLICANT TO MAKE A MANUAL APPOINTMENT WITH CHIEF PLAN EXAMINER FOR RESOLUTION.