



DEPT OF BLDGS 421801688

Job Number

ES390585912

Scan Code

PW1: Plan / Work Application

Must be typewritten

DEPT. BLDGS.

421801688

Job Number

SC181108003

Scan Code

1 Location Information Required for all applications.

Doco1

House No(s) 11-20

Street Name 43 ROAD

Borough QUEENS

Block 00445

Lot 00001

BIN 4005214

C.B. No. 402

Work on Floor(s) OSP

Apt. / Condo No(s)

2 Applicant Information Required for all applications. Fax, mobile telephone and e-mail address are optional information.

Last Name BLAKELY

First Name ALEXANDER

Middle Initial

Business Name ABARCHITEKTEN

Business Telephone (212) 334-1232

Business Address 62 ALLEN STREET, 2ND FLOOR

Business Fax

City NEW YORK

State NY

Zip 10002

Mobile Telephone

E-Mail ABLAKELY@ABARCHITEKTEN.COM

License Number 028571

Choose one: ☐ P.E. ☒ R.A. ☐ Sign Hanger ☐ R.L.A. ☐ Other:**3 Filing Representative** Complete only if different from applicant specified in section 2. Fax, mobile phone, and e-mail are optional info.

Last Name BERGER/CHEI/FISCHE

First Name STU/DAVID/JOSH

Middle Initial

Business Name GEORGE BERGER & ASSOCIATES

Business Telephone (914) 337-6800

Business Address 86 YONKERS AVENUE

Business Fax

City TUCKAHOE

State NY

Zip 10707

Mobile Telephone

E-Mail LORI@GBERGERLLC.COM

Registration Number N10508

4 Filing Status Required for all applications. Choose one and provide specified associated information.☒ Initial Filing 5, 7, 11, 12A, 25-26☐ Prior to Approval Actions 25-26☐ Reinstatement 24-26

Choose only one:

☒ Standard Plan Examination or Review☐ Amend Existing Filing 4A☐ Withdrawal 26☐ Professional Certification PC1, POC1☐ Subsequent Filing 6-7, 8A (Alt-2 only), 11☐ Specified in 4A and 6☐ Professional Certification of Objections A11☐ Post Approval Amendment (PAA) 4A, 6, 24-25☐ Entire JobWill PAA affect filing fees? ☐ Yes ☐ No

4A Indicate existing document number affected by filing:

☐ New (Superseding) Applicant 4A, 25-26**5 Job/Project Types** Choose one and provide specified associated information.☐ Alteration Type 1 or Alteration Type 1 required to meet New Building requirements (28-101.4.5) 6A-E, 8B-C, 8F, 9-10, 12, 13C-F, 14, 18-20, 22 & PW1A, PD1☐ Alteration Type 2 5A, 6A-D, 8A-B, 9-10, 13C-E, & 14, 20, 22☐ Full Demolition 6B, 8D, 9A & 9C-D, 9K, 9M, 13D-E, 14, 21A, 22☐ Alteration Type 3 5A, 6B-F, 8C, 9-10, 13C-E, 20, 22☒ Subdivision 9A, 9D, 12A-B☐ Alteration Type 1, OT: "No Work" 8C, 8F, 9-10 & 12, 13C-F, 14, 18-19, 22, PW1A, PD1☐ New Building 6A-E, 8F, 9A, 9C-K, 9M, 10, 12 & 13A-E, 14, 18-20, PW1A, PD1☐ Condominium ☒ Improved 17 5A Directive 14 acceptance requested?☐ Sign 5A, 6B-D, 9A, 9D, 22-23☐ Yes ☒ No**6 Work Types** Select all that apply but no more than allowed by job and filing type. "OT" required on all NB and Alteration 1 initial applications.6A ☐ BL - Boiler PW1C☐ FS - Fuel Storage PW1C☐ PL - Plumbing PW1B6E ☐ CC - Curb Cut 16☐ FA - Fire Alarm☐ FP - Fire Suppression☐ SD - Standpipe PW1B☐ OT/LAN - Landscape☐ FB - Fuel Burning PW1C☐ MH - Mechanical☐ SP - Sprinkler PW1B6F ☐ OT/ANT - Antenna6B ☐ EQ - Construction Equipment 156C ☐ OT/GC - General Construction6D ☐ OT - Other, describe:☐ OT/BPP - Builders Pavement Plan 8D☐ OT/FPP - Fire Protection Plan☐ OT/MAR - Marquee 8E, 26B

7 Plans/Construction Documents Submitted *Plans are required for most applications.*Are plans being submitted with this PW1? ☒ Yes ☐ No If yes, do the plans include: ☐ FO — Foundation ☐ EN — Energy Analysis**8 Additional Information**

8A	WT	Cost	WT	Cost	WT	Cost	8B Is a building enlargement proposed? ☐ No enlargement is proposed ☐ Yes 12, PD1 ☐ Horizontal ☐ Vertical Additional Construction Floor Area: sq. ft.	8C Estimated Job Cost \$ 8D Street Frontage: linear ft. 8E Height: ft. Width: ft. 8F Total Building Square Footage: sq. ft.

9 Additional Considerations, Limitations or Restrictions9A Review is requested under which building code? ☐ 2014 ☐ 2008 ☒ 1968 ☐ Prior to 1968

Yes No		Yes No	
9B	☐ Alteration required to meet New Building requirements (28-101.4.5) If yes, 13A-B ☐ Alteration is a major change to exits	☐ Change in number of dwelling units ☐ Change in occupancy / use ☐ Change is inconsistent with current certificate of occupancy ☐ Change in number of stories	
9C	☐ Façade Alteration ☐ Adult Establishment If yes, plot diagram (except DM) ☐ Compensated Development (Inclusionary Housing) ☐ Low Income Housing (Inclusionary Housing) ☒ Single Room Occupancy (SRO) Multiple Dwelling ☒ Filing includes Lot Merger / Reapportionment If yes, 17	☐ Infill Zoning ☒ Loft Board ☒ Quality Housing ☒ Site Safety Job/Project ☐ Included in LMCCC	Yes No Work Includes: ☐ Prefab wood I-joists ☐ Structural cold-formed steel ☐ Open-web steel joists
9D	☒ Landmark ☒ Little "E" or RD Site ☒ Unmapped/CCO Street ☒ Requesting legalization of work where no work without a permit violations have been issued ☒ Other (please specify on line provided below):	☐ Filing to address violations (list #s—max. 5): ☐ Filing to comply with Local Laws (list #s—max. 2)	LL Number Year
☒ CRFN(s) Restrictive Declaration / Easement (max. 4): 201900208066			
☒ CRFN(s) Zoning Exhibit (I, II, III, etc. - max. 4): 2020000202255 , 2020000202256			
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]		
9H	☐ Work includes modular construction under New York State jurisdiction ☐ Work includes modular construction under New York City jurisdiction		9I High Rise Team tracking #:
9J	☐ Structural peer review required per BC 16. If yes, provide NYS P.E. license number:		
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 If yes, 21B ☐ Structural stability affected by proposed work		
9M	☐ Work involves or will result in an amount of soil disturbance greater than or equal to one acre in an MS4 area ☐ Work is part of a larger common plan or development or sale that involves or will result in an amount of soil disturbance greater than or equal to one acre in an MS4 area		

10 NYCECC Compliance *New York City Energy Conservation Code*

- ☐ To the best of my knowledge, belief and professional judgment, all work under this application is in compliance with the NYCECC*
Code Compliance Path (choose one): ☐ NYCECC ☐ ASHRAE
Energy Analysis (choose one): ☐ Tabular Analysis ☐ REScheck ☐ COMcheck ☐ Energy Modeling (EN1)
- ☐ To the best of my knowledge, belief and professional judgment, all work under this application is exempt from the NYCECC* in accordance with one of the following (choose one):
- ☐ 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 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.
 - ☐ This is a post-approval amendment and exempt under a prior edition of the energy code. See statement of exemption on attached drawings.

11 Job Description

IT IS PROPOSED TO REAPPORTION TAX LOTS 1 & 12 AS SHOWN ON PLANS. ALT I TO BE FILED FOR NEW CO AND METES AND BOUNDS.

11A Related DOB Job Numbers

11B Primary application job no.

12 Zoning Characteristics

12A District(s) **M1-4**

Overlay(s)

Special Dist.(s)

Map Number **9B**

12B Street legal width: **60** ft.

Street Status: ☒ Public ☐ Private

If the zoning lot includes multiple tax lots, list all tax lots here ►

00001 00012

12C Proposed:	Use*	Zoning	Floor Area	District	FAR
			sq. ft.		
			sq. ft.		
			sq. ft.		
			sq. ft.		
			sq. ft.		
			sq. ft.		
Proposed Totals			sq. ft.		
Existing Total			sq. ft.		

Proposed Lot Details:

Lot Type: ☐ Corner ☐ Interior ☐ Through

Lot Coverage %

Lot Area sq. ft.

Lot Width ft.

Proposed Other Details:

Enclosed Parking? ☐ Yes ☐ No

If yes, no. of parking spaces:

Perimeter Wall Height ft.

Proposed Yard Details:

Check here if no yards: ☐ or

Front Yard ft.

Rear Yard ft.

Rear Yard Equivalent ft.

Side Yard 1 ft.

Side Yard 2 ft.

*Use can be one of the following: residential, commercial, manufacturing, or community facility. List only one use per line.

13 Building Characteristics *Main use/dominant occupancy 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)

☐ Wood

☐ Steel (Structural)

☐ Steel (Cold-Formed)

☐ Steel (Encased in Concrete)

13B	Existing	Proposed
Structural Occupancy/Risk Cat.		
Seismic Design Cat.		
13C Occupancy Classification*	☐ Yes ☐ No	☒ Yes**
Construction Classification	☐ Yes ☐ No	☐ Yes ☐ No
Multiple Dwelling Classification		

13D Building Type: ☐ 1, 2, or 3 Family ☐ Other

Mixed use building? ☐ Yes ☐ No

13E	Existing	Proposed
Building Height	ft.	ft.
Building Stories		
Dwelling Units		

13F Building was originally erected pursuant to which Building Code: ☐ 2014 ☐ 2008 ☐ 1968 ☐ Prior to 1968
The earliest Code with which this building or any part of it is required to comply: ☐ 2014 ☐ 2008 ☐ 1968 ☐ Prior to 1968

14 Fill Choose one.

☐ Not Applicable

☐ On-Site

☐ Off-Site

☐ Under 300 cubic yards

15 Construction Equipment

☐ Chute

☐ Sidewalk Shed

Construction Material:

☐ Fence

Size: linear ft.

BSA/MEA Approval No.

☐ Supported Scaffold

☐ Other:

16 Curb Cut Description

Size of cut (with splays): ft.

Distance to nearest corner: ft.

to street:

17 Tax Lot Characteristics

Original tax lots being merged or reapportioned (if applicable):

00001 00012

Tentative tax lot numbers (new tax lots only):

00001 00012

18 Fire Protection Equipment

	Existing		Proposed	
	Yes	No	Yes	No
Fire Alarm	☐	☐	☐	☐
Fire Suppression	☐	☐	☐	☐
Sprinkler	☐	☐	☐	☐
Standpipe	☐	☐	☐	☐

19 Open Spaces

	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 Characteristics

- | | |
|---|--|
| Yes No | Yes No |
| ☐ ☐ Tidal Wetlands | ☐ ☐ Freshwater Wetlands |
| ☐ ☐ Coastal Erosion Hazard Area | ☐ ☐ Urban Renewal |
| ☐ ☐ Fire District | ☐ ☐ Flood Hazard Area <i>If yes, 20A</i> |

20A Flood Hazard Area Information

- | |
|---|
| Yes No |
| ☐ ☐ Substantial improvement? |
| ☐ ☐ Substantially damaged? |
| ☐ ☐ Floodshields part of proposed work? |

21 Demolition Details *Mechanical equipment other than handheld devices to be used for demolition or removal of debris (BC §3306.4).

- Yes No
- 21A ☐ ☐ Demo. filing is for a secondary structure? *If yes, specify structure being demolished:*
- ☐ ☐ Mechanical means* from out of building? *If yes, mechanical means will demolish:* ☐ entire structure or ☐ part of structure
- ☐ ☐ Mechanical means* from within building? *If yes, describe equipment proposed:*
- 21B ☐ ☐ Demolition work affects the exterior building envelope
- ☐ ☐ The scope of work involves raising/moving of a building

22 Asbestos Abatement Compliance Choose one.

- ☐ The scope of work requires related asbestos abatement as defined in the regulations of the NYC Department of Environmental Protection (DEP).
- ☐ The scope of the work is **not** an asbestos project as defined in the regulations of the NYC DEP. *DEP Control # is required.*
- DEP ACP-5 Control No. _____
- ☐ The scope of work is exempt from the asbestos requirement as defined in the regulations promulgated by the NYC DEP (15 RCNY 1-23(b)) or is an alteration to a building constructed pursuant to plans submitted for approval on or after April 1, 1987, in accordance with § 28-106.1.

23 Sign

- | | | | |
|---|--|----------------------------------|--|
| Purpose: | Type: | Estimated Cost: \$ | 23A Illuminated type: ☐ Direct ☐ Flashing ☐ Indirect |
| ☐ Advertising | ☐ Illuminated 23A | Total Square Feet: _____ | Yes No |
| ☐ Non-Advertising | ☐ Non-Illuminated | Height above Curb: _____ ft. in. | ☐ ☐ If sign projects beyond building line, is owner billed for annual permit? <i>If no, specify in 26B</i> |
| Location: ☐ Ground ☐ Roof 23B ☐ Wall | Height above Roof: _____ ft. in. | | 23B ☐ ☐ Is roof sign tight, closed or solid? |
| Yes No | | | 23C Sign wording. <i>If extensive, provide only key wording.</i> |
| ☐ ☐ Is sign inside building line? <i>If no, sign projects by:</i> _____ ft. in. | | | 23D Distance from Arterial Highway: _____ ft. |
| ☐ ☐ Designed for changeable copy? <i>If no, 23C</i> | | | 23E Distance from Park 1/2 acre or more: _____ ft. |
| ☐ ☐ Does an OAC have an interest in this sign or location? <i>If yes, 23G</i> | | | 23F OAC Sign Number: _____ |
| ☐ ☐ Within 900' and within view of an arterial highway? <i>If yes, 23D</i> | | | 23G OAC Registration Number: _____ |
| ☐ ☐ Within 200' and within view of a park 1/2 acre or more? <i>If yes, 23E</i> | | | |
- If answer is "yes" to either of the above two questions and this is an advertising sign, OAC sign number is required in section 23F*

24 Comments Place additional comments on an AI-1 form. See Guide for proper incorporation of professional certification statements.

25 Applicant's Statements and Signatures *Required for all applications.*

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. I prepared or supervised the preparation of the construction documents and specifications herewith submitted and to the best of my knowledge and belief, the construction documents and work shown thereon comply with the provisions of the NYC Administrative Code and other applicable laws and rules, ☐ (check here if) except as set forth in the accompanying documents. I acknowledge that I have read and complied with all instructions pertaining to this application and supplementary schedules submitted. **Cluster Development Statement** (if applicable): I hereby state that all specifications relating to this job are identical to those previously filed under the group lead job number, except as specified herein.

For initial New Building and Alteration 1 applications filed under the 2008 or 2014 NYC Building Code only: does this building qualify for high-rise designation? ☐ Yes ☐ No

Directive 14 initial 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. ☐ Yes ☐ No

Name (print): **ALEXANDER BLAKELY**

Sign and Date: **10.15.20**

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

26 Property Owner's Statements and Signatures

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. Furthermore, I understand that I am responsible for insuring that a final inspection be performed when the permitted work is complete, and that a satisfactory report of final inspection be submitted, along with all required submittal documents, so that the NYC Department of Buildings may issue a letter of completion or certificate of occupancy within the time prescribed by law.

I have authorized the applicant to file this application for the work specified herein and all future amendments. I will not knowingly authorize any work that is not in compliance with all applicable laws, rules, and regulations.

Yes ☐ No ☐

☐ ☐ **Fee Exemption Request (Non-Profit Owned and Operated)**
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 the property is used exclusively by such entity for such purpose. ★

☐ ☐ **Fee Exemption Request (NYCHA/HHC, NYC Agency, or Other Government Owned and Operated)** The building or any part thereof to 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.

☐ ☒ **Owner's Certifications Regarding Occupied Housing**
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 units have been clearly identified on the submitted construction documents.

☐ ☒ 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. *If yes, select one of the following:*

☐ The owner is not required to notify the New York State Homes and Community Renewal (NYSHCR) of the owner's intention to file because the nature and scope of the work proposed, pursuant to NYSHCR regulations, does not require notification.

☐ The owner has notified the New York State Homes and Community Renewal (NYSHCR) of its intention to file such construction documents/apply for such permit and has complied with all requirements imposed by the regulations of such agency as preconditions for such [filing/application].

Provide date NYSHCR notified: _____

☐ ☐ **Owner's Certification for Directive 14 Applications (if applicable)**
I have read and am fully aware of the applicant's statement that the construction documents submitted and all construction documents related 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 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 is complete and this professional must submit a satisfactory final inspection report to the NYC Department of Buildings within the time following inspection prescribed by Department rule.

Notes for Section 26A: Section required if unit owner signed Section 26. Signature required for authorized representative of Condo or Co-Op board.

★ For fee waivers, please see the PW1 User Guide

Owner ☐ Individual ☒ Partnership ☐ NYCHA / HHC
Type: ☐ Corporation ☐ Other Government ☐ NYC Agency

☐ Condo Unit Owner or Co-Op Tenant-shareholder 26A

Is the deed holder a non-profit organization? ☐ Yes ☒ No

Name (please print): **PETER PAPAMICHAEL**

Relationship to Owner: **MANAGING MEMBER**

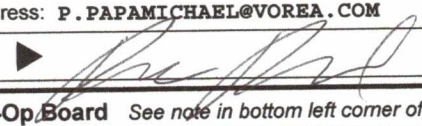
Business Name/Agency: **VM 4311 LLCQ**

Street Address: **184 N 8TH STREET**

City: **BROOKLYN** State: **NY** Zip: **11211**

Telephone Number: **(914) 393-6536** Fax: _____

E-Mail Address: **P.PAPAMICHAEL@VOREA.COM**

Signature and Date 

26A Condo/Co-Op Board *See note in bottom left corner of page.*

Name (please print): _____

Title: _____

Street Address: _____

City: _____

State: _____

Zip: _____

Telephone Number: _____

Fax: _____

E-Mail Address: _____

Signature and Date 

26B Lessee Responsible for Annual Sign or Marquee Permit

Name (please print): _____

Relationship to Owner: _____

Business Name/Agency: _____

Street Address: _____

City: _____

State: _____

Zip: _____

Telephone Number: _____

Fax: _____

E-Mail Address: _____