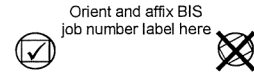




TPP1: Tenant Protection Plan

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.



BIS JOB #: 440670329

1 LOCATION INFORMATION

House No(s)	Street Name	Number of dwelling units to remain occupied during construction:
47-50	41st Street	60

Specific unit/apartment numbers to remain occupied:

All 60 Units will remain occupied

Borough Queens	Block 198	Lot 1	BIN 4002645	CB No. 402
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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.

Please see AI-1 form for continuation of TPP language

If additional space is required, please complete and submit an AI1 form.

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 STATEMENTS AND SIGNATURE

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): MIKE SANTORO

Relationship to Owner: AGENT

Business Name/Agency: SAMSON MANAGEMENT LLC

Street Address: 97-77 QUEENS BLVD., SUITE 710

City: REGO PARK

State: NY

Zip: 11374

Telephone Number: 718-830-0131

Fax:

Email Address: Santoro@Samsonmanagement.com

Signature and Date

[Handwritten Signature] 6/2/22

5 APPLICANT'S STATEMENTS AND SIGNATURE

I hereby certify that:

If applicable, I have been retained by the general contractor performing the alteration, construction, or partial demolition work.

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.

I hereby state that I have exercised a professional standard of care in certifying that this Tenant Protection Plan is complete and in accordance with applicable laws, including the rules of the Department of Buildings, as of this date. I am aware the Commissioner will rely upon the truth and accuracy of this statement. I have notified the owner that this document has been professionally certified. If an audit or other exam discloses non-compliance, I agree to notify the owner of the remedial measures that must be taken to meet legal requirements. I further realize that any misrepresentation or falsification of facts made knowingly or negligently by me, my agents or employees, or by others with my knowledge, will render me liable for legal and disciplinary action by the Department of Buildings and other appropriate authorities, including termination of participation in the professional certification procedures at the Department of Buildings.

Name (please print)	
06/30/2022	
Signature	Date
P.E./R.A. Seal (apply seal, then sign and date over seal)	



AI1: Additional Information

Must be typewritten.

Orient and affix BIS
job number label here

440670329

Page number 2 of 2

BIS Document No. 01

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

House No(s) 47-50

Street Name 41st St

Borough Queens

Block 198

Lot 1

BIN 4002645

CB No. 402

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.*

Continuation of TPP Language:

Noise Restrictions:

Where hours of the day or days of the week in which construction work may be undertaken are limited pursuant to the New York City noise control code, such limitations shall be stated. The contractor will limit noise to acceptable levels. Standard Construction operations shall take place Monday thru Friday 7:00AM to 6:00PM. AFTER HOUR PERMITS WILL BE REQUESTED FOR ANY ADDITIONAL HOURS REQUIRED. No noise measured more than 10 decibels 15' from the source shall be allowed. A noise mitigation plan shall be completed and posted visible to all tenant through DEP

Maintaining Essential Services :

No impact any building essential services..... The proposed facade work will not interrupt any building essential service at any moment of the project.

Other Requirements:

PUBLIC AVAILABILITY OF TENANT PROTECTION PLAN: Upon issuance of a permit for work containing a tenant protection plan, the department shall make the tenant protection plan publicly available on its website. **PROVISION OF COPY OF TENANT PROTECTION PLAN TO OCCUPANTS UPON REQUEST:** The owner of a building undergoing work for which a tenant protection plan is required by section 28-104.8.4 shall, upon request from an occupant of a dwelling unit within such building, provide such occupant with a paper copy of the tenant protection plan approved by the department.

Notice to Occupant to be distributed upon issuance of the work permit.

No other TPPs have been filed in conjunction with this project. Scaffold and sheds shall not obstruct any tenant egress within the the building. all terraces where work is to be done shall be closed during the work and given back to the tenant once the work is completed

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)

Ricardo Ospino

Signature

097833

Date

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



06/30/2022



AI1: Additional Information

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Page number 1 of 2

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Is this section continued on additional AI1 forms?

☒ Yes ☐ No

3 Additional Information Required for all applications.

TPP Language:

Egress:

This work proposes No impact to egress. Workers shall use interior stair in the basement and elevator for access to roof. All work will be performed at the facade and from Suspended scaffolding Site will be managed by rigging foreman and site superintendent for the awarded GC.

Fire Safety:

No impact Fire Safety.... No flammable material will be used the will risk the Fire Safety systems. Site will be managed by rigging foreman and site superintendent for the awarded GC. All Sidewalk sheds and scaffold will not obstruct any fire escapes egress or tenant exits. fire extinguishers shall be kept ready available and no smoking signs posted at the perimeters of the existing and construction areas.

Health Requirements:

The work site shall be kept clean to maintain pest control and sanitary conditions. Site will be managed by rigging foreman and site superintendent for the awarded GC. Vacuums, wet rugs and mops shall be used to remove dust. Wall will be protected with Masonite protection and construction debris will be removed from the site daily.

Lead and Asbestos:

The scope of work does not require related asbestos abatement as defined in the regulations of the NYC DEP. DEP ACP-5 Control No.:4816569 - As per filed ACP5 under this project.

Compliance with housing standards:

No impact to residential apartment areas as the workers shall use only interior stairs/elevators for access to work zone / roof top. The requirements of the New York City Housing Maintenance code, and, where applicable, the New York State Multiple Dwelling Law shall be strictly observed - all work is conducted from the exterior of the building.

Structural Safety:

The approved scope of work for facade repair work does NOT include any structural work.

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)

Ricardo Ospino

Signature



Date

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

06/30/2022