

CITY PLANNING PIPELINE

New Applications Filed with DCP - July 1 to July 31, 2012

APPLICANT	PROJECT/ADDRESS	DESCRIPTION	ULURP NO.	REPRESENTATIVE
ZONING TEXT AND MAP AMENDMENTS				
310 Group, LLC	310 West 40th St., MN	Cert. to increase FAR for a proposed hotel in Special Hudson Yards Dist.	130011ZCM	Jack Noy
Cornell University	Roosevelt Island, MN	Establish an improved roadway system (The Loop Road)	130007MMM	Fried Frank
Hardy Adasko, S.V.P.	Asser Levy Place, MN	City map amend (Asser Levy Place Demapping)	130017MMM	EDC/DPR
SPECIAL PERMITS/OTHER ACTIONS				
Jay A. Segal	443-453 Greenwich St., MN	Renewal of special permit to allow residential or hotel uses	13025CMM	Greenberg Traurig
LPC	Upper West Side, MN	Historic district designation (Riverside - West End Historic District Ext. I)	130002HKM	
LPC	86 Trinity Place, MN	Landmark designation (New York Curb Exchange Building)	130004HKM	
LPC	124 Bowery, MN	Landmark designation (Bowery Bank)	130005HKM	
LPC	227 Bowery, MN	Landmark designation (Bowery Mission)	130006HKM	
LPC	651-675 Park Place, BK	Historic district designation (Park Place Historic District)	130003HKK	
ACS, DIFTA & DCAS	5301 13th Ave., BK	Renewal of the lease for the entire building	130009PQK	
ACS	656 Willoughby Ave., BK	Acquisition of existing facility	130018PQK	Mary Anne Szabo
EDC	535-537 Zerega Ave., BX	Disposition of real property (CJSA Zerega Havemeyer)	130001PPX	Caren Morgan
NYCED/NYCCAS	146 Ave., QN	ProLogis JFK Site (dispo. for 212-space parking lot)	130023PPQ	NYCED/NYCCAS
LNV Broadway	2672 Broadway, MN	New 56-seat enclosed sidewalk cafe (Maria Bonita)	130008ECM	
Mexicali Enterprises	375 Third Avenue, MN	Renewal of 40-seat enclosed sidewalk cafe (Rodeo Bar & Grill)	130013ECM	
NY Fast Gourmet Premier	470 West 23rd Street, MN	Renewal of 54-seat enclosed sidewalk cafe (New York Burger)	130021ECM	
Stratos Bakery Corp.	1297 Lexington Avenue, MN	New 30-seat enclosed sidewalk cafe (Bocado Bakery Cafe)	130022ECM	
345 Court Street Corp.	345 Court Street, BK	Renewal of 30-seat enclosed sidewalk cafe (Marco Polo Restaurant)	130016ECK	
Barosa, Inc.	62-29 Woodhaven Blvd., QN	Renewal of 40-seat enclosed sidewalk cafe (Barosa)	130010ECQ	
	22-30 154th Street, QN	New 20-seat enclosed sidewalk cafe (Nonna's of Whitestone)	130014ECQ	
Point 31, Inc.	38-01 31th Avenue, QN	New 24-seat enclosed cafe (Point Brazil Restaurant)	130015ECQ	
Paul D. Selver	380 Eleventh Ave., MN	Cert. of a 210-space accessory parking garage in Special Hudson Yards Dist.	130026ZCM	Kramer Levin
Philip L. Rampulla	80 Poughkeepsie Court, SI	Cert. for school seats & lot sub. to build 2, 2-family homes in the SRDD	130012RCR	Rampulla Assoc.
Julio Mulkay	837 Carlton Blvd., SI	Sub. from 1 to 2 lots and cert. for school seats for 2-family dwellings	130019RCR	Chris Ponisi Arch.
Palermo Const. Corp.	136 & 140 Hecker St., SI	Const. of 2, 1-family dwellings and 1, 2-family dwelling	130020RCR	Valenziano, AIA
Antonio Valenziano	24, 28, 32, 36 Wandel Ave., SI	Auth. to mod. topo for 4, 1-family homes in the Special Hillside Dist.; cert. for zoning lot sub. to create 4 lots in the Special Natural Area Dist.	130027ZAR; 130028ZCR	Valenziano, AIA
Edward Laurie, PE.	160, 170, 181, & 191 Edinboro Rd., SI	Cert. for zoning lot sub. to create 4 lots in the Special Natural Area Dist.	130024ZCR	Lauria Associates.

ULURP PIPELINE

New Applications Certified into ULURP

PROJECT	DESCRIPTION	COMM. BD.	ULURP NO.	CERTIFIED
54 Greene Street	Special permit	MN 2	090002ZSM	7/9/2012
111 Mercer Street	Special permit	MN 2	120360ZSM	7/9/2012
Durst W57	Rezoning; special permits; modification of previous permits; modification of restrictive declaration	MN 4	120396ZMM; 120397ZSM; 120398ZSM; M010148(A)ZMM; M010151(B)ZSM	7/11/2012
209 McGuiness Blvd.	Rezoning; zoning text amendment	BK 1	100218ZMK; N100219ZRK	7/23/2012

Non-ULURP Referrals

PROJECT	DESCRIPTION	COMM. BD.	APP. NO.	REFERRED
Mercedes House	Zoning text amendment	MN 4	N120305ZRM	7/9/2012

BSA PIPELINE

New Applications Filed with BSA — July 4 to July 31, 2012

APPLICANT	PROJECT/ADDRESS	DESCRIPTION	APP. NO.	REPRESENTATIVE
VARIANCES				
Jessica Sheehan	164 Coffey St., BK	Reestablish 3-story, 2-family dwelling in M1-1 district	211-12-BZ	Rothkrug Rothkrug
Porsche Realty	246-12 S. Conduit Ave., QN	Continue use of advertising sign in R3X district	233-12-BZ	Fried Frank
Thomas Savino	1487 Richmond Rd., SI	Extend medical office in R2 district (side yard reqs.)	236-12-BZ	Rothkrug Rothkrug
SPECIAL PERMITS/OTHER ACTION				
44 W 28th St. Properties	44 W. 28th St., MN	Permit physical culture establishment (CrossFit)	210-12-BZ	Herrick Feinstein
1776 Eastchester Realty	1776 Eastchester Rd., BX	Permit physical culture establishment (LA Fitness)	234-12-BZ	Rothkrug Rothkrug
NBR LLC	2771 Knapp St., BK	Permit eating & drinking establish in C3 district	235-12-BZ	Slater & Beckerman
910 Manhattan Avenue	910 Manhattan Ave., BK	Permit physical culture establishment	209-12-BZ	Stuart A. Klein
Shea Max Harris	2784 Coney Island Ave., BK	Reinstate, extend term of previous approval (laundry use)	214-12-BZ	Eric Palatnik PC
Dmitriy Kotlarsky	2373 E. 70th St., BK	Legalize garage discontinuation (convert to rec. space)	206-12-BZ	George Guttman
Conver Realty	38-03 Bell Blvd., QN	Permit physical culture establishment in C2-2 district	212-12-BZ	Gerlad J. Caliendo
APPEALS				
Grand Imperial	307 W. 79th St., MN	Appeal determination that use is contrary to C of O, and Certificate of No Harassment from HPD req'd. for ADA elevator	215-12-A	Slater & Beckerman
Breezy Point Co-op.	900 Beach 184th St., QN	Enlarge 1-family dwelling in mapped street bed	213-12-A	Gary Lenhart
Breezy Point Co-op.	164 Reid Ave., QN	Reconstruct building not fronting mapped street	207-12-A	Zygmunt Staszewski
647-649 Washington Ave.	17 to 52 McGee Ln., SI	Appeal decision to deny construction of 1-family dwellings on 18 lots not fronting mapped street	208-12-A; 216-12-A- 232-12-A	Rothkrug Rothkrug

LANDMARKS PIPELINE

Proposed Designations — July 2012

NAME	ADDRESS	ACTION	DATE
Harrison Street HD	Stapleton, SI	Calendared	7/10/2012

Actions Taken — July 2012

FINAL PERMITS TO BE ISSUED AFTER LANDMARKS RECEIVES CONFORMING PLANS

ADDRESS	LANDMARK/HISTORIC DISTRICT	DESCRIPTION	DOCKET NO.	APP'D
July 10, 2012				
28 Seventh Ave. S., MN	Greenwich Village HD	Legalize rooftop HVAC installation	12-9527	W/Mod
48 Great Jones St., MN	NoHo HD Ext.	Replace storefront infill	13-0323	Yes
308 Bleecker St., MN	Greenwich Village HD	Construct rear yard addition	13-1285	Yes
310 Bleecker St., MN	Greenwich Village HD	Construct rear yard addition	13-1240	Yes
95 Horatio St., MN	Gansevoort Market HD	Replace rooftop cooling towers	13-2740	Yes
737 Park Ave., MN	Upper East Side HD	Replace windows	12-8569	Yes
117 E. 72nd St., MN	Upper East Side HD	Construct rooftop pergola	13-1260	Yes
933 Madison Ave., MN	Upper East Side HD	Replace rowhouse, construct additions	12-4140	Yes
990 Fifth Ave., MN	Metropolitan Museum HD	Replace windows	13-0288	W/D
115 W. 85th St., MN	Upper West Side/CPW HD	Construct roof, rear yard additions	12-9276	W/Mod
3 E. 94th St., MN	Carnegie Hill HD	Alter entrance, replace stoop, railings	12-9567	W/D
130 Clinton St., BK	Brooklyn Heights HD	Replace storefront infill	13-2618	W/Mod
26 8th Ave., BK	Park Slope HD	Remove bluestone to enlarge tree pit	13-0196	Yes
439 Henry St., BK	Cobble Hill HD	Replace windows, modify fence & paving	13-2550	Yes
232 Court St., BK	Cobble Hill HD	Install infill, signage	13-0503	W/Mod
37 Cheever Pl., BK	Cobble Hill HD	Construct rear yard addition	12-2348	Yes
July 17, 2012				
15 Leonard St., MN	Tribeca West HD	Demo. garages, construct new building	13-0491	Yes
45 Great Jones St., MN	NoHo East HD Ext.	Construct addition, install infill	13-1567	Yes

Chart continues on next page

LANDMARKS PIPELINE (CONT.)

Actions Taken — July 2012

FINAL PERMITS TO BE ISSUED AFTER LANDMARKS RECEIVES CONFORMING PLANS

ADDRESS	LANDMARK/HISTORIC DISTRICT	DESCRIPTION	DOCKET NO.	APP'D
30 Grove St., MN	Greenwich Village HD	Construct roof & rear yard additions	12-7860	W/Mod
162 W. 72nd St., MN	Upper West Side/CPW HD	Install ramp, modify storefront infill	12-7504	Yes
36 W. 93rd St., MN	Upper West Side/CPW HD	Amend C of A to const. rooftop additions	13-3779	Yes
210 Joralemon St., BK	Borough Hall Skyscraper HD	Modify, replace windows, inst. infill, signs	13-0937	W/Mod
240-27 Depew Ave., QN	Douglaston Hill HD	Const. foundations, raise house, const. adds.	13-1651	W/Mod
July 24, 2012				
130 W. 30th St., MN	130 West 130th St. Building	Install infill, canopy, modify rear facade	13-3682	Yes
350 Fifth Ave., MN	Empire State Building	Establish master plan (install elevator controls)	13-2619	Yes
Bryant Park, MN	Bryant Park	Establish master plan (seasonal installations)	13-0241	Yes
225 W. Broadway, MN	Tribeca East HD	Install infill, signage, replace steps	13-1700	W/Mod
498 Broome St., MN	SoHo-Cast Iron HD	Construct rooftop addition, install infill, replace windows; report to CPC (modify use)	13-1729; 13-1441	Yes
16 E. 10th St., MN	Greenwich Village HD	Excavate cellar, rear yd., const. rooftop bulkhead	12-8706	Yes
400 W. 20th St., MN	Chelsea HD	Install storefront infill	13-1089	Yes
136 W. 73rd St., MN	Upper West Side/CPW HD	Construct rear addition	13-1337	W/Mod
53 W. 88th St., MN	Upper West Side/CPW HD	Legalize non-compliant stoop, areaway walls	12-5646	Yes
50 Court St., BK	Borough Hall Skyscraper HD	Replace marquee	13-2905	Yes
120 Montague St., BK	Brooklyn Heights HD	Install trash enclosure	13-1085	W/D
244 Baltic St., BK	Cobble Hill HD	Replace garage door	13-2798	W/D
Building 207, 207A, QN	Fort Totten HD	Install access lift, ramps, remove windows	12-7189	W/Mod

New Decisions Added to CITYADMIN www.CityAdmin.org July 2012

CITY COUNCIL

RES. NOS.	PROJECT	DESCRIPTION	DATE
1428; 1429	Upper West Side Neighborhood Retail Streets, MN	Zoning text amendment (est. special enhanced commercial district); rezoning (C1-5 in R10A, est. spec. enhanced commercial districts)	6/28/2012
1444	32 Dominick St. House, MN	Landmark designation	7/25/2012
1445	34 Dominick St. House, MN	Landmark designation	7/25/2012
1446	36 Dominick St. House, MN	Landmark designation	7/25/2012
1447	Dennison and Lydia Wood House, MN	Landmark designation	7/25/2012
1448	130-138 Seventh Ave. South, MN	Withdrawal of sidewalk cafe	7/25/2012
1449	92 Seventh Ave, MN	Revocable consent (sidewalk cafe)	7/25/2012
1450	87 MacDougal St., MN	Revocable consent (sidewalk cafe)	7/25/2012
1451	Park Slope HD Extension, BK	Landmark district extension	7/25/2012
1452	212 Lafayette St., MN	Revocable consent (sidewalk cafe)	7/25/2012
1453	442 Court St., BK	Revocable consent (sidewalk cafe)	7/25/2012
1454	350 West 49th St., MN	Revocable consent (sidewalk cafe)	7/25/2012
1455	283 West 12th St., MN	Revocable consent (sidewalk cafe)	7/25/2012
1456	223 Dyckman St., MN	Revocable consent (sidewalk cafe)	7/25/2012
1457	53 Gansevoort St., MN	Revocable consent (sidewalk cafe)	7/25/2012
1458	Barbizon Hotel, MN	Landmark designation	7/25/2012
1459	Brook Avenue, BX	UDAAP and disposition by HPD (2 lots)	7/25/2012
1460	Third Party Transfer Program, BK	UDAAP by HPD (13 lots)	7/25/2012
1461	Third Party Transfer Program, BK	UDAAP by HPD (5 lots)	7/25/2012
1462	Third Party Transfer Program, BK	UDAAP by HPD (1 lot)	7/25/2012
1465	Woodhaven/Richmond Hill Rezoning, QN	Rezone R3-1, R5, C8-1, and M-1 to R3A, R3X, R4A, R4-1, R4B & R6A	7/25/2012
1466; 1467; 1468; 1469	New York University Core, MN	Elim., discont., & close parts of Mercer St. & LaGuardia Pl. for dispo. to NYU for expansion & to est. parkland; rezone R7-2 to C1-7; txt. amend to mod. owner. req. of LSGD & allow park boundary to be treated as a wide st.; spec. perm. to transf. 19,214 sq.ft. btw. lots	7/25/2012

CITY PLANNING COMMISSION

PROJECT NAME	DESCRIPTION	LOCATION	ULURP NO.	DATE
84-86 White Street	Special permit (22-space garage)	MN 1	C120179ZSM	7/11/2012
Van Tassel & Kearney Auction Mart	Landmark designation	MN 3	N120368HKM	7/11/2012
Midtown West EMS Station	Selection, acquisition of property (ambulance station)	MN 4	C120177PCM	7/11/2012
120 E. 125th St. Firehouse	UDAAP by HPD (rehabilitate vacant building)	MN 11	N120248HAM	7/11/2012
Sears Roebuck & Co. Store	Landmark designation	BK 14	N120369HKK	7/11/2012

BOARD OF STANDARDS & APPEALS

ADDRESS	DESCRIPTION	ACTION	CASE NO.	REPRESENTATIVE
52 New St., MN	Permit physical culture establishment (Cross Fit Wall Street)	App'd	111-12-BZ	Eric Palatnik PC
1200 Broadway, MN	Amend variance to const. penthouse on warehouse to residential conversion	App'd	313-77-BZ	GoldmanHarris
443 Park Ave. S., MN	Permit physical culture establishment (End 2 End)	App'd	78-12-BZ	Francis R. Angelino
115 E. 69th St., MN	Extension of term (office use)	App'd	635-57-BZ	Francis R. Angelino
207 W. 75th St., MN	Allow residential building (height, setback, lot coverage)	W/D	142-11-BZ	GoldmanHarris
280 W. 155th St., MN	Waive rear yard reqs. to build commercial building	App'd	31-12-BZ	Sheldon Lobel PC
846 Gerard Ave., BX	Reinstate variance for commercial retail in residential district	App'd	91-12-BZ	Jorge Lee
3400 Baychester Ave., BX	Extend time to obtain C of O (Getty station)	App'd	175-10-BZ	Sheldon Lobel PC
671 Fulton St., BK	Extend time to obtain C of O (Crunch Fitness)	App'd	163-04-BZ	Rothkrug Rothkrug
1024 Flatbush Ave., BK	Permit physical culture establishment (Planet Fitness)	App'd	44-12-BZ	Sheldon Lobel PC
203 Berry St., BK	Legalize physical culture establishment (Retro Fitness)	App'd	20-12-BZ	Herrick Feinstein
1643 E. 21st St., BK	Permit synagogue enlargement	App'd	107-11-BZ	Sheldon Lobel PC
5002 14th Ave., BK	Amend variance to legalize enclosure of school entrance	App'd	359-01-BZ	Sheldon Lobel PC
104-40 Queens Blvd., QN	Extension of term (transient parking)	App'd	534-65-BZ	Alfonso Duarte
145-15 33rd Ave., QN	Permit 2-story chapel (floor area, yards)	App'd	174-11-BZ	Daniel H. Braff
41-02 Forley St., QN	Legalize mosque conversion (lot coverage, yards)	App'd	71-11-BZ	Sheldon Lobel PC
34-57 107th St., QN	Vested right to continue development	App'd	180-11-A; 181-11-A	Eric Palatnik PC
157-30 Willets Pt. Blvd., QN	Extension of term (auto service station)	App'd	339-04-BZ	Eric Palatnik PC

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New Decisions Added to CITYADMIN www.CityAdmin.org July 2012

BOARD OF STANDARDS & APPEALS (CONT.)

ADDRESS	DESCRIPTION	ACTION	CASE NO.	REPRESENTATIVE
148-20 Cross Island Pkwy., QN	Extension of term (Meniko Autoworks Ltd.)	App'd	64-96-BZ	Vassalotti Assocs.
2241 Victory Blvd., SI	Extension of term (Bayer's Market)	App'd	12-91-BZ	Rampulla Assocs.

LANDMARKS PRESERVATION COMMISSION - APPROVALS & CERTIFICATES

ADDRESS	LANDMARK/HISTORIC DISTRICT	DESCRIPTION	CASE NO.	APP'D	ISSUED
320 E. 43rd St., MN	Ford Foundation Building	Install 6 Ipad stands, relocate stairs	13-3650	Yes	7/3/2012
230 Park Ave., MN	N.Y. Central/Helmley Building	Install rooftop mechanical equipment	13-3356	Yes	6/22/12
768 Fifth Ave., MN	Plaza Hotel	Alter penthouse (replace glazing, windows, doors)	13-3573	Yes	6/29/2012
5 Columbus Circle, MN	U.S. Rubber Co. Building	Install signage	13-3501	Yes	6/28/2012
171 E. 73rd St., MN	171 East 73rd Street Building	Construct roof addition, demo. & install rear extension	13-3998	Yes	7/12/2012
250 W. 77th St., MN	Hotel Belleclaire	Install canopy, lighting	13-3677	Yes	7/3/2012
2301 Amsterdam Ave., MN	Highbridge Play Center	Demo. mezzanine, install infill	13-3719	Yes	7/5/2012
78 Franklin St., MN	Tribeca East HD	Replace display window	13-3883	Yes	7/10/2012
10 Hubert St., MN	Tribeca North HD	Const. 1-story rooftop add., replace infill	13-3438	Yes	6/26/2012
430 Broome St., MN	SoHo-Cast Iron HD Ext.	Remove paving, install steps, railing	13-3537	Yes	6/29/2012
127 Prince St., MN	SoHo-Cast Iron HD	Install ramps	13-3796	Yes	7/9/2012
475 W. Broadway, MN	SoHo-Cast Iron HD	Est. master plan (painted wall signs)	13-3440	Yes	6/26/2012
640 Broadway, MN	NoHo HD	Replace infill	13-4053	Yes	7/13/2012
36 Bleecker St., MN	NoHo East HD	Construct 2 rooftop additions	13-3754	Yes	7/6/2012
11 St. Lukes Pl., MN	Greenwich Village HD	Construct rooftop addition	13-3434	Yes	6/26/2012
24 Bethune St., MN	Greenwich Village HD	Reconstruct brick facade	13-3454	Yes	6/27/2012
278 W. 11th St., MN	Greenwich Village HD	Construct stoop, alter windows, const. rear addition	13-2444	Yes	6/21/2012
1 Seventh Ave., MN	Greenwich Village HD	Demo. 3 buildings, const. 5 buildings, alter facades	13-3942	Yes	7/13/2012
415 W. 13th St., MN	Gansevoort Market HD	Replace canopy, legalize infill, replace infill	13-4047	Yes	7/13/2012
1 E. 27th St., MN	Madison Square North HD	Install infill, signage, const. rear addition	13-3697	Yes	7/6/2012
126 E. 62nd St., MN	Upper East Side HD	Construct extension	13-3756	Yes	7/6/2012
31 E. 63rd St., MN	Upper East Side HD	Alter front facade, const. bulkhead, rear yd. addition	13-3748	Yes	7/6/2012
67 W. 71st St., MN	Upper West Side-CPW HD	Amend C of A (storefronts, const. rear additions)	13-3786	Yes	7/6/2012
63 W. 89th St., MN	Upper West Side/West 73-74 HD	Alter rear facade, replace windows	13-3891	Yes	7/10/2012
20 W. 94th St., MN	Upper West Side-CPW HD	Install ramp & marquee, alter window & door	13-3525	Yes	7/2/2012
223 Berkeley Pl., BK	Park Slope HD	Const. rooftop bulkhead, construct rear addition	13-3373	Yes	6/25/2012
110 Berkeley Pl., BK	Park Slope HD	Install gas lamp, ironwork	13-3418	Yes	6/26/2012
100 Park Pl., BK	Park Slope HD	Remove pavers, create tree pit	13-3680	Yes	7/5/2012
137 St. James Pl., BK	Clinton Hill HD	Reconstruct rear ext., const. deck, railings	13-3727	Yes	7/5/2012
220 Adelphi St., BK	Fort Greene HD	Demo. rear facade, const. rear addition	13-3774	Yes	7/6/2012
81 Front St., BK	DUMBO HD	Replace infill, install signage	13-4215	Yes	7/18/2012
58 Kent St., BK	Eberhard Faber Pencil Co. HD	Reconstruct roof, const. rooftop add., install infill	13-3326	Yes	6/25/2012