



PW1: Plan / Work Application

Must be typewritten.



1 Location Information Required for all applications.

House No(s) 2461	Street Name BROADWAY
Borough MANHATTAN	Block 01239 Lot 00010 BIN 1033583 C.B. No. 107
Work on Floor(s) 001 to 015, CEL, ROF	Apt. / Condo No(s)

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

Last Name CHEN	First Name ERAN	Middle Initial
Business Name ODA: ARCHITECTURE, P.C.	Business Telephone (646) 478-7455	
Business Address 250 PARK AVENUE SOUTH, THIRD FLOOR	Business Fax	
City NEW YORK	State NY Zip 10003	Mobile Telephone
E-Mail ERAN@ODA-ARCHITECTURE.COM	License Number 036207	
Choose one: <input type="checkbox"/> P.E. <input checked="" type="checkbox"/> R.A. <input type="checkbox"/> Sign Hanger <input type="checkbox"/> R.L.A. <input type="checkbox"/> 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 BE/BO/TO/DA	First Name IV/SA/IB/AN	Middle Initial
Business Name JM ZONING	Business Telephone (212) 964-4464	
Business Address 299 BROADWAY, SUITE 1100	Business Fax (775) 628-3726	
City NEW YORK	State NY Zip 10007	Mobile Telephone
E-Mail JOEY@JMZONING.COM	Registration Number 001185	

4 Filing Status Required for all applications. Choose one and provide specified associated information.

<input checked="" type="checkbox"/> Initial Filing 5, 7, 11, 12A, 25-26 Choose only one: <input checked="" type="checkbox"/> Standard Plan Examination or Review <input type="checkbox"/> Professional Certification PC1, POC1 <input type="checkbox"/> Professional Certification of Objections A11	<input type="checkbox"/> Prior to Approval Actions 25-26 <input type="checkbox"/> Amend Existing Filing 4A <input type="checkbox"/> Subsequent Filing 6-7, 8A (Alt-2 only), 11 <input type="checkbox"/> Post Approval Amendment (PAA) 4A, 6, 24-25 Will PAA affect filing fees? <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> New (Superseding) Applicant 4A, 25-26	<input type="checkbox"/> Reinstatement 24-26 <input type="checkbox"/> Withdrawal 26 <input type="checkbox"/> Specified in 4A and 6 <input type="checkbox"/> Entire Job 4A Indicate existing document number affected by filing:
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5 Job/Project Types Choose one and provide specified associated information.

<input type="checkbox"/> Alteration Type 1 or Alteration Type 1 required to meet New Building requirements (28-101.4.5) 6A-E, 8B-C, 9-10, 12, 13C-F, 14, 18-20, 22 & PW1A, PD1	<input type="checkbox"/> Alteration Type 2 5A, 6A-D, 8A-B, 9-10, 13C-E, & 14, 20, 22	<input type="checkbox"/> Full Demolition 6B, 8D, 9A & 9C-D, 9K, 13D-E, 14, 21A, 22
<input type="checkbox"/> Alteration Type 1, OT: "No Work" 8C, 9-10 & 12, 13C-F, 14, 18-19, 22, PW1A, PD1	<input type="checkbox"/> Alteration Type 3 5A, 6B-F, 8C, 9-10, 13C-E, 20, 22	<input type="checkbox"/> Subdivision 9A, 9D, 12A-B
	<input checked="" type="checkbox"/> New Building 6A-E, 8F-G, 9A, 9C-K, 10, 12 & 13A-E, 14, 18-20, PW1A, PD1	<input type="checkbox"/> Condominium <input type="checkbox"/> Improved 17
	<input type="checkbox"/> Sign 5A, 6B-D, 9A, 9D, 22-23	5A Directive 14 acceptance requested? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> 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 <input type="checkbox"/> BL - Boiler PW1C	<input type="checkbox"/> FS - Fuel Storage PW1C	<input type="checkbox"/> PL - Plumbing PW1B	6E <input type="checkbox"/> CC - Curb Cut 16
<input type="checkbox"/> FA - Fire Alarm	<input type="checkbox"/> FP - Fire Suppression	<input type="checkbox"/> SD - Standpipe PW1B	<input type="checkbox"/> OT/LAN - Landscape
<input type="checkbox"/> FB - Fuel Burning PW1C	<input type="checkbox"/> MH - Mechanical	<input type="checkbox"/> SP - Sprinkler PW1B	6F <input type="checkbox"/> OT/ANT - Antenna
6B <input checked="" type="checkbox"/> EQ - Construction Equipment 15	6C <input checked="" type="checkbox"/> OT/GC - General Construction	6D <input type="checkbox"/> OT - Other, describe:	<input type="checkbox"/> OT/BPP - Builders Pavement Plan 8D
			<input type="checkbox"/> OT/FPP - Fire Protection Plan
			<input type="checkbox"/> 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?	8C Estimated Job Cost \$
						<input type="checkbox"/> No enlargement is proposed	8D Street Frontage: linear ft.
						<input type="checkbox"/> Yes 12, PD1	8E Height: ft. Width: ft.
						<input type="checkbox"/> Horizontal <input type="checkbox"/> Vertical	8F Total Construction Floor Area: sq. ft.
						Additional Construction Floor Area: sq. ft.	76999

9 Additional Considerations, Limitations or Restrictions

9A 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

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*

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):
☐ CRFN(s) Restrictive Declaration / Easement (max. 4):
☒ CRFN(s) Zoning Exhibit (I, II, III, etc. - max. 4):

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

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	11A Related DOB Job Numbers
CONSTRUCT NEW FIFTEEN (15) STORY MIXED USE BUILDING.	
11B Primary application job no.	

12 Zoning Characteristics				
12A District(s) C4-6A		12B Street legal width: 150 ft.		
Overlay(s)		Street Status: <input checked="" type="checkbox"/> Public <input type="checkbox"/> Private		
Special Dist.(s) EC-3		If the zoning lot includes multiple tax lots, list all tax lots here ►		
Map Number 5D				
12C Proposed: Use*	Zoning Floor Area	District	FAR	Proposed Lot Details:
RESIDENTIAL	58757 sq. ft.	C4-6A	10.94	Lot Type: <input checked="" type="checkbox"/> Corner <input type="checkbox"/> Interior <input type="checkbox"/> Through
COMMERCIAL	5662 sq. ft.	C4-6A	1.06	Lot Coverage 99 %
	sq. ft.			Lot Area 5369 sq. ft.
	sq. ft.			Lot Width 100 ft.
	sq. ft.			Proposed Other Details:
	sq. ft.			Enclosed Parking? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Proposed Totals	64419 sq. ft.		12	If yes, no. of parking spaces:
Existing Total	sq. ft.			Perimeter Wall Height 148 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:		<input type="checkbox"/> Masonry <input checked="" type="checkbox"/> Concrete (CIP) <input type="checkbox"/> Concrete (Precast) <input type="checkbox"/> Wood <input type="checkbox"/> Steel (Structural) <input type="checkbox"/> Steel (Cold-Formed) <input type="checkbox"/> Steel (Encased in Concrete)		
13B	Existing	Proposed	13D Building Type: <input type="checkbox"/> 1, 2, or 3 Family <input checked="" type="checkbox"/> Other	
Structural Occupancy/Risk Cat.		2	Mixed use building? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Seismic Design Cat.		B	13E	
13C Occupancy Classification*	<input type="checkbox"/> Yes <input type="checkbox"/> No	R-2	Existing	
Construction Classification	<input type="checkbox"/> Yes <input type="checkbox"/> No	1-B	Proposed	
Multiple Dwelling Classification		HAEA	Building Height	
13F	Building was originally erected pursuant to which Building Code:		ft. 197 ft.	
	The earliest Code with which this building or any part of it is required to comply:		Building Stories	
			15	
			Dwelling Units	
			33	

14 Fill Choose one.
<input type="checkbox"/> Not Applicable <input type="checkbox"/> On-Site <input type="checkbox"/> Off-Site <input checked="" type="checkbox"/> Under 300 cubic yards

15 Construction Equipment	16 Curb Cut Description
<input type="checkbox"/> Chute <input type="checkbox"/> Sidewalk Shed <input type="checkbox"/> Construction Material: PLYWOOD <input checked="" type="checkbox"/> Fence Size: _____ linear ft. BSA/MEA Approval No. _____ <input type="checkbox"/> Supported Scaffold <input type="checkbox"/> Other: _____	Size of cut (with splays): _____ ft. Distance to nearest corner: _____ ft. to street: _____

17 Tax Lot Characteristics	18 Fire Protection Equipment
Original tax lots being merged or reapportioned (if applicable):	Existing Yes No Proposed Yes No
00010 00110	Fire Alarm <input type="checkbox"/> <input type="checkbox"/> <input checked="" type="checkbox"/> <input type="checkbox"/>
Tentative tax lot numbers (new tax lots only):	Fire Suppression <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input checked="" type="checkbox"/>
00010	Sprinkler <input type="checkbox"/> <input type="checkbox"/> <input checked="" type="checkbox"/> <input type="checkbox"/>
	Standpipe <input type="checkbox"/> <input type="checkbox"/> <input checked="" type="checkbox"/> <input type="checkbox"/>

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	20A Flood Hazard Area Information
Yes No <input type="checkbox"/> <input checked="" type="checkbox"/> Tidal Wetlands <input type="checkbox"/> <input checked="" type="checkbox"/> Coastal Erosion Hazard Area <input checked="" type="checkbox"/> <input type="checkbox"/> Fire District	Yes No <input type="checkbox"/> <input checked="" type="checkbox"/> Freshwater Wetlands <input type="checkbox"/> <input checked="" type="checkbox"/> Urban Renewal <input type="checkbox"/> <input checked="" type="checkbox"/> Flood Hazard Area <i>If yes, 20A</i> Yes No <input type="checkbox"/> <input type="checkbox"/> Substantial improvement? <input type="checkbox"/> <input type="checkbox"/> Substantially damaged? <input type="checkbox"/> <input type="checkbox"/> Floodshields part of proposed work?

21 Demolition Details <i>*Mechanical equipment other than handheld devices to be used for demolition or removal of debris (BC §3306.4).</i>
Yes No 21A <input type="checkbox"/> <input type="checkbox"/> Demo. filing is for a secondary structure? <i>If yes, specify structure being demolished:</i> <input type="checkbox"/> <input type="checkbox"/> Mechanical means* from out of building? <i>If yes, mechanical means will demolish:</i> <input type="checkbox"/> entire structure or <input type="checkbox"/> part of structure <input type="checkbox"/> <input type="checkbox"/> Mechanical means* from within building? <i>If yes, describe equipment proposed:</i> 21B <input type="checkbox"/> <input type="checkbox"/> Demolition work affects the exterior building envelope <input type="checkbox"/> <input type="checkbox"/> The scope of work involves raising/moving of a building

22 Asbestos Abatement Compliance <i>Choose one.</i>
<input type="checkbox"/> The scope of work requires related asbestos abatement as defined in the regulations of the NYC Department of Environmental Protection (DEP). <input type="checkbox"/> The scope of the work is not an asbestos project as defined in the regulations of the NYC DEP. <i>DEP Control # is required.</i> DEP ACP-5 Control No. _____ <input type="checkbox"/> 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: <input type="checkbox"/> Advertising <input type="checkbox"/> Non-Advertising	Type: <input type="checkbox"/> Illuminated 23A <input type="checkbox"/> Non-Illuminated	Estimated Cost: \$ _____ Total Square Feet: _____ Height above Curb: _____ ft. in. Height above Roof: _____ ft. in. Yes No <input type="checkbox"/> <input type="checkbox"/> Is sign inside building line? <i>If no, sign projects by:</i> _____ ft. in. <input type="checkbox"/> <input type="checkbox"/> Designed for changeable copy? <i>If no, 23C</i> <input type="checkbox"/> <input type="checkbox"/> Does an OAC have an interest in this sign or location? <i>If yes, 23G</i> <input type="checkbox"/> <input type="checkbox"/> Within 900' and within view of an arterial highway? <i>If yes, 23D</i> <input type="checkbox"/> <input type="checkbox"/> Within 200' and within view of a park 1/2 acre or more? <i>If yes, 23E</i> ► <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</i>	23A Illuminated type: <input type="checkbox"/> Direct <input type="checkbox"/> Flashing <input type="checkbox"/> Indirect Yes No <input type="checkbox"/> <input type="checkbox"/> If sign projects beyond building line, is owner billed for annual permit? <i>If no, specify in 26B</i> 23B <input type="checkbox"/> <input type="checkbox"/> Is roof sign tight, closed or solid? 23C Sign wording. <i>If extensive, provide only key wording.</i> 23D Distance from Arterial Highway: _____ ft. 23E Distance from Park 1/2 acre or more: _____ ft. 23F OAC Sign Number: _____ 23G OAC Registration Number: _____

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

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 special permits 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): GRAN CHEN
 Sign and Date: 05/30/2017
 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 (NYCHAMHC, 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 (NYSOCR) 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 (NYSOCR) 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): ROBERT ROSENTHAL

Relationship to Owner: OWNER'S REPRESENTATIVE

Business Name/Agency: 2461 BROADWAY LLC

Street Address: 2329 NOSTRAND AVENUE

City: BROOKLYN State: NY Zip: 11210

Telephone Number: (718) 692-4181 Fax: _____

E-Mail Address: ROBERT@HAMPSHIREPROP.COM

Signature and Date: [Signature] 5/30/17

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: [Signature]

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: _____