



# THE CITY RECORD

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## TABLE OF CONTENTS

### PUBLIC HEARINGS AND MEETINGS

Board Meetings	1501
City Council	1502
City Planning Commission	1503
Community Boards	1504
Environmental Control Board	1504
Housing Authority	1504
Information Technology and Telecommunications	1505
Landmarks Preservation Commission	1505
Transportation	1506

### COURT NOTICE

Supreme Court	1507
<i>Bronx County</i>	1507

### PROPERTY DISPOSITION

Citywide Administrative Services	1507
<i>Office of Citywide Procurement</i>	1507
Police	1507

### PROCUREMENT

Administration for Children's Services	1508
<i>Office of Procurement</i>	1508
Citywide Administrative Services	1509

<i>Office of Citywide Procurement</i>	1509
Comptroller	1509
District Attorney - New York County	1509
<i>Purchasing</i>	1509
Economic Development Corporation	1509
<i>Contracts</i>	1509
Health and Hospitals Corporation	1510
Health and Mental Hygiene	1510
<i>Agency Chief Contracting Officer</i>	1510
Housing Authority	1510
<i>Supply Management</i>	1510
Human Resources Administration	1511
<i>Agency Chief Contracting Officer</i>	1511
Information Technology and Telecommunications	1511
Mayor's Office of Criminal Justice	1511
Parks and Recreation	1511

### AGENCY PUBLIC HEARINGS

Human Resources Administration	1512
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### AGENCY RULES

Buildings	1513
Housing Preservation and Development	1514

### SPECIAL MATERIALS

Housing Preservation and Development	1515
Changes in Personnel	1516

## THE CITY RECORD

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## PUBLIC HEARINGS AND MEETINGS

*See Also: Procurement; Agency Rules*

## BOARD MEETINGS

### MEETING

#### City Planning Commission

Meets in Spector Hall, 22 Reade Street, New York, NY 10007, twice  
monthly on Wednesday, at 10:00 A.M., unless otherwise ordered by the  
Commission.



#### City Council

Meets by Charter twice a month in Councilman's Chamber, City Hall,  
Manhattan, NY 10007, at 1:30 P.M.

#### Contract Awards Public Hearing

Meets in Spector Hall, 22 Reade Street, Main Floor, Manhattan, weekly,  
on Thursday, commencing 10:00 A.M., and other days, times and  
location as warranted.

#### Civilian Complaint Review Board

Generally meets at 10:00 A.M. on the second Wednesday of each month  
at 40 Rector Street, 2nd Floor, New York, NY 10006. Visit <http://www.nyc.gov/html/ccrb/html/meeting.html> for additional information and  
scheduling changes.

#### Design Commission

Meets at City Hall, Third Floor, New York, NY 10007. For meeting  
schedule, please visit [nyc.gov/designcommission](http://nyc.gov/designcommission) or call (212) 788-3071.

#### Department of Education

Meets in the Hall of the Board for a monthly business meeting on the  
Third Wednesday, of each month at 6:00 P.M. The Annual Meeting is  
held on the first Tuesday of July at 10:00 A.M.

#### Board of Elections

32 Broadway, 7th Floor, New York, NY 10004, on Tuesday, at 1:30 P.M.  
and at the call of the Commissioner.

#### Environmental Control Board

Meets at 100 Church Street, 12th Floor, Training Room #143, New York,  
NY 10007 at 9:15 A.M. once a month at the call of the Chairman.

#### Board of Health

Meets at Gotham Center, 42-09 28th Street, Long Island City, NY 11101,  
at 10:00 A.M., quarterly or at the call of the Chairman.

#### Health Insurance Board

Meets in Room 530, Municipal Building, Manhattan, NY 10007, at the  
call of the Chairman.

#### Board of Higher Education

Meets at 535 East 80th Street, Manhattan, NY 10021, at 5:30 P.M., on  
fourth Monday in January, February, March, April, June, September,  
October, November and December. Annual meeting held on fourth  
Monday in May.

#### Citywide Administrative Services

Division of Citywide Personnel Services will hold hearings as needed in  
Room 2203, 2 Washington Street, New York, NY 10004.

**Commission on Human Rights**

Meets on 10th Floor in the Commission's Central Office, 40 Rector Street, New York, NY 10006, on the fourth Wednesday of each month, at 8:00 A.M.

**In Rem Foreclosure Release Board**

Meets in Spector Hall, 22 Reade Street, Main Floor, Manhattan, monthly on Tuesdays, commencing 10:00 A.M., and other days, times and location as warranted.

**Franchise and Concession Review Committee**

Meets in Spector Hall, 22 Reade Street, Main Floor, and other days, times and location as warranted.

**Real Property Acquisition and Disposition**

Meets in Spector Hall, 22 Reade Street, Main Floor, Manhattan, bi-weekly, on Wednesdays, commencing 10:00 A.M., and other days, times and location as warranted.

**Landmarks Preservation Commission**

Meets in the Hearing Room, Municipal Building, 9th Floor North, 1 Centre Street in Manhattan on approximately three Tuesday's each month, commencing at 9:30 A.M. unless otherwise noticed by the Commission. For current meeting dates, times and agendas, please visit our website at www.nyc.gov/landmarks.

**Employees' Retirement System**

Meets in the Boardroom, 22nd Floor, 335 Adams Street, Brooklyn, NY 11201, at 9:30 A.M., on the third Thursday of each month, at the call of the Chairman.

**Housing Authority**

Board Meetings of the New York City Housing Authority are scheduled for the last Wednesday of each month (except August) at 10:00 A.M. in the Board Room on the 12th Floor of 250 Broadway, New York, NY 10007 (unless otherwise noted). Any changes to the schedule will be posted here and on NYCHA's website at http://www.nyc.gov/html/nycha/html/about/boardmeeting\_schedule.shtml to the extent practicable at a reasonable time before the meeting. For additional information, please visit NYCHA's website or contact (212) 306-6088.

**Parole Commission**

Meets at its office, 100 Centre Street, Manhattan, NY 10013, on Thursday, at 10:30 A.M.

**Board of Revision of Awards**

Meets in Room 603, Municipal Building, Manhattan, NY 10007, at the call of the Chairman.

**Board of Standards and Appeals**

Meets at 40 Rector Street, 6th Floor, Hearing Room "E" on Tuesdays at 10:00 A.M. Review Sessions begin at 9:30 A.M. and are customarily held on Mondays preceding a Tuesday public hearing in the BSA conference room on the 9th Floor of 40 Rector Street. For changes in the schedule, or additional information, please call the Application Desk at (212) 513-4670 or consult the bulletin board at the Board's Offices, at 40 Rector Street, 9th Floor.

**Tax Commission**

Meets in Room 936, Municipal Building, Manhattan, NY 10007, each month at the call of the President. Manhattan, monthly on Wednesdays, commencing 2:30 P.M.

**CITY COUNCIL**

**■ PUBLIC HEARINGS**

**NOTICE IS HEREBY GIVEN** that the Council has scheduled the following public hearings on the matters indicated below:

The Subcommittee on Zoning and Franchises will hold a public hearing on the following matters in the Council Committee Room, 250

Broadway, 16th Floor, New York City, NY 10007, commencing at 9:30 A.M. on Thursday, April 23, 2015:

**MONTE-CARLO NYC**

**MANHATTAN CB - 8**

**20155354 TCM**

Application pursuant to Section 20-226 of the Administrative Code of the City of New York, concerning the petition of Pacap, LLC, d/b/a Monte-Carlo NYC, for a revocable consent to establish, maintain and operate an unenclosed sidewalk café located at 181 East 78<sup>th</sup> Street.

**39-41 WEST 23<sup>RD</sup> STREET**

**MANHATTAN CB - 5**

**C 140404 ZSM**

Application submitted by 39 West 23<sup>rd</sup> Street, LLC pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 74-711 of the Zoning Resolution to modify:

1. the use regulations of Section 42-00 to allow residential uses (Use Group 2 uses) on portions of the ground floor, cellar and sub-cellar, and on the 2<sup>nd</sup> - 24<sup>th</sup> floors; and
2. the bulk regulations of Section 43-28 (Special Provisions for Through Lots), Section 43-313 (For zoning lots with multiple rear

lot lines), and Section 43-43 (Maximum Height of Front Wall and Required Front Setbacks);

of a proposed mixed use building with a 10-story segment and a 24-story segment, on property located at 39-41 West 23<sup>rd</sup> Street a.k.a. 20-22 West 24<sup>th</sup> Street (Block 825, Lots 20, 60 and 1001-1005), in an M1-6 District, within the Ladies' Mile Historic District.

**39-41 WEST 23<sup>RD</sup> STREET**

**MANHATTAN CB - 5**

**C 140405 ZSM**

Application submitted by 39 West 23rd Street, LLC pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Sections 13-45 (Special Permits for additional parking spaces) and 13-451 (Additional parking spaces for residential growth) of the Zoning Resolution to allow an automated accessory parking facility with a maximum capacity of 50 spaces on portions of the ground floor and sub-cellar of a proposed mixed-use building on property located at 39-41 West 23<sup>rd</sup> Street a.k.a. 20-22 West 24<sup>th</sup> Street (Block 825, Lots 20, 60 and 1001-1005) in an M1-6 District.

**CHERRY HILL GOURMET TEXT AMENDMENT**

**BROOKLYN CB - 15**

**N 150109 ZRK**

Application submitted by Cherry Hill Gourmet Market pursuant to Section 201 of the New York City Charter for an amendment of the Zoning Resolution of the City of New York, concerning use regulations in Article IX, Chapter 4 (Special Sheephead Bay District).

Matter in underline is new, to be added;  
Matter in ~~strikeout~~ is old, to be deleted;  
Matter within # # is defined in Section 12-10;  
\* \* \* indicates where unchanged text appears in the Zoning Resolution

**Article IX**

**SPECIAL PURPOSE DISTRICTS**

\* \* \*

**Chapter 4**

**Special Sheephead Bay District**

\* \* \*

**94-06**

**Special Use Regulations**

In order to preserve the character of the area and to encourage waterfront and related #uses#, special limitations are imposed on the location, size and kinds of #uses# permitted within the Special District as set forth in this Section.

~~(2/2/11)~~

**94-061**

**Permitted residential, community facility and commercial U uses permitted by right**

(a) #Residential# and #community facility uses#

#Uses# listed in Use Groups 1, 2, 3 and 4 shall be allowed anywhere within the Special District, except as set forth in Section 94-065 (Restriction on ground floor use).

(b) #Commercial uses#

In ~~a~~ Areas A, B, C, D and E, as indicated in Appendix A (District Map) of this Chapter, only those #commercial uses# shall be limited to those listed in Section 94-062 (Use Group SB), and those #uses# listed in Section 62-211 (Water-Dependent (WD) uses) from Use Groups 6, 7, 9 and 14, except for and those #uses# permitted under pursuant to Section 94-063 (Uses permitted by special permit), shall be allowed. In addition, in Area B, a food store, as listed in Section 32-15 (Use Group 6), shall also be allowed on a #zoning lot# existing on (effective date of amendment). Such food store shall be limited to one such establishment per #zoning lot# and shall be limited to 15,000 square feet of #floor area# utilized for the sale of food and non-food grocery products, and further such establishment shall be limited to an additional 6,500 square feet of #floor area# for #accessory# office and storage space. There shall be no limitation on the amount of #floor area# utilized for eating or drinking places as listed in Use Group SB, pursuant to Section 94-062.

In Area F, only #commercial uses# permitted by listed in Use Group 6 and those listed in Section 62-211 from Use Groups 6, 7, 9 and 14 shall be allowed within the underlying #Commercial Districts# boundaries.

In Area G, only #commercial uses# permitted by listed in Use Groups 6, 7, 8 and 9 and those listed in Section 62-211 from Use Groups 6, 7, 9 and 14 shall be allowed within the underlying #Commercial Districts# boundaries.

In Area H, except for #uses# permitted under pursuant to Section 94-063, #commercial uses# shall be limited to those listed in Section 62-211 from Use Groups 6, 7, 9 and 14 and the following #uses#:

\* \* \*

**The Subcommittee on Landmarks, Public Siting and Maritime Uses will hold a public hearing in the Council Committee Room, 250 Broadway, 16th Floor, New York City, NY 10007, commencing at 11:00 A.M. on Thursday, April 23, 2015.**

**The Subcommittee on Planning, Dispositions and Concessions will hold a public hearing on the following matters in the Council Committee Room, 250 Broadway, 16th Floor, New York City, NY 10007, commencing at 1:00 P.M. on Thursday, April 23, 2015.**

**NEW ROADS PLAZA**

**BRONX CB - 3 N 150196 HAX**

Application submitted by the Department of Housing Preservation and Development (HPD):

- 1) pursuant to Article 16 of the General Municipal Law of New York State for:
  - a) the designation of property located at 986-996 Washington Avenue and 489-493 East 164<sup>th</sup> Street (Block 2369, Lot 1, 2, 3, 4, 5, 53, 54, 90 and 153), as an Urban Development Action Area; and
  - b) an Urban Development Action Area Project for such area;

to facilitate development of a eight-story building for use as a non-profit institution with sleeping accommodations containing approximately 94 units of supportive and affordable housing.

**NEW ROADS PLAZA**

**BRONX CB - 3 C 150197 ZSX**

Application submitted by the NYC Department of Housing Preservation & Development and South Bronx Overall Economic Development Organization pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 74-902 of the Zoning Resolution to modify the requirements of Section 24-111 (Maximum floor area ratio for certain community facility uses) to permit the allowable community facility floor area ratio of Section 24-11 (Maximum Floor Area Ratio and Percentage of Lot Coverage) to apply to a non-profit institution with sleeping accommodations in connection with a proposed 8-story building on property located at 986-996 Washington Avenue a.k.a. 489-493 East 164<sup>th</sup> Street (Block 2369, Lots 1, 2, 3, 4, 5, 53, 54, 90 and 153), in an M1-1/ R7-2 District, with a Special Mixed Use District (MX-7), Borough of the Bronx, Community District 3.

**1561 WALTON AVENUE**

**BRONX CB - 4 C 150174 PQX**

Application submitted by the Department of Housing Preservation and Development (HPD), pursuant to Section 197-c of the New York City charter, for the acquisition of property located at 1561 Walton Avenue (Block 2845, Lot 47), to facilitate the development of a nine to eleven-story residential development with approximately 60 dwelling units of rental housing affordable to low-income and homeless individuals or families and community facility space.

**1561 WALTON AVENUE**

**BRONX CB - 4 C 150175 HAX**

Application submitted by the Department of Housing Preservation and Development (HPD):

- 1) pursuant to Article 16 of the General Municipal Law of New York State for:
  - a) the designation of property located at 1561 Walton Avenue (Block 2845, Lot 47), as an Urban Development Action Area; and
  - b) an Urban Development Action Area Project for such area; and
- 2) pursuant to Section 197-c of the New York City Charter for the disposition of property (Block 2845, Lot 47) to a developer to be selected by HPD;

to facilitate development of a nine to eleven-story residential building with approximately 60 units (55,113 square feet) of rental housing affordable to low-income and homeless individuals or families.

**a17-23**

**CITY PLANNING COMMISSION**

**■ PUBLIC HEARINGS**

**NOTICE IS HEREBY GIVEN** that resolutions have been adopted by the City Planning Commission, scheduling public hearings on the following matters to be held at 22 Reade Street, New York, NY, on Wednesday, April 22, 2015 at 10:00 A.M.

**CITYWIDE**

**No. 1**

**DRAFT TEN-YEAR CAPITAL STRATEGY**

Pursuant to Section 234 of the New York City Charter, the Draft Ten-Year Capital Strategy, Fiscal Years 2016-2025, was issued jointly by the Office of Management and Budget and the Department of City Planning in February 2015. After a public comment period, it will be issued in final form by the Mayor. Issued every two years, the strategy proposes capital commitments to be made during the ensuing ten years, by program category and agency.

The draft strategy is available on the Office of Management and Budget's website at [http://www.nyc.gov/html/omb/downloads/pdf/ptyp2\\_15.pdf](http://www.nyc.gov/html/omb/downloads/pdf/ptyp2_15.pdf)

**BOROUGH OF MANHATTAN**

**No. 2**

**179 LUDLOW STREET OFFICE SPACE**

**CD 3 N 150299 PXM**

**IN THE MATTER OF** a Notice of Intent to acquire office space submitted by the Department of Citywide Administrative Services, pursuant to Section 195 of the New York City Charter for use of property located at 179 Ludlow Street (Block 412, Lot 26) (Community Board 3 offices).

**No. 3**

**3291-95 BROADWAY OFFICE SPACE**

**CD 9 N 150300 PXM**

**IN THE MATTER OF** a Notice of Intent to acquire office space submitted by the Department of Citywide Administrative Services, pursuant to Section 195 of the New York City Charter for use of property located at 3291-95 Broadway (Block 1999, Lot 36) (Community Board 9 offices).

**BOROUGH OF BROOKLYN**

**No. 4**

**CROWN HEIGHTS NORTH III HISTORIC DISTRICT**

**CD 8 N 150321 HKK**

**IN THE MATTER OF** a communication dated April 3, 2015, from the Executive Director of the Landmarks Preservation Commission regarding the landmark designation of the Crown Heights North III Historic District, designated by the Landmarks Preservation Commission on March 24, 2015 (Designation List 479, LP-2489).

The Crown Heights North III Historic District consists of the properties bounded by a line beginning at the northeast corner of Kingston Avenue and Pacific Street, extending southerly across Pacific Street and along the eastern curbline of Kingston Avenue, crossing Dean Street and Bergen Street, to the southeast corner of Kingston Avenue and Bergen Street, and continuing westerly across Kingston Avenue to the southwest corner of Kingston Avenue and Bergen Street, southerly along the western curbline of Kingston Avenue to the northwest corner of Kingston Avenue and St. Mark's Avenue, easterly across Kingston Avenue to the northeast corner of Kingston Avenue and St. Mark's Avenue, southerly across St. Mark's Avenue and along the eastern curbline of Kingston Avenue, crossing Prospect Place and Park Place, to the southeast corner of Kingston Avenue and Park Place, westerly across Kingston Avenue, along the southern curbline of Park Place, and across Brooklyn Avenue to the southwest corner of Brooklyn Avenue and Park Place, southerly along the western curbline of Brooklyn Avenue to the point formed by its intersection with a line extending westerly from the southern property line of 277 Brooklyn Avenue, across Brooklyn Avenue and easterly along the southern property lines of 277 Brooklyn Avenue and 968 to 982 (block 1264, lot 116) Lincoln Place, southerly along the western property line of 982 Lincoln Place, northeasterly along the southern property lines of 982, 984 (block 1264, lot 17), and 986 (block 1264, lot 18) Lincoln Place, southerly along the western property line of 988 Lincoln Place, easterly along the southern property lines of 988 to 994 Lincoln Place, northerly along the eastern property line of 994 Lincoln Place, easterly along the southern property line of 996 Lincoln Place, northerly along the eastern property line of 996 Lincoln Place and across Lincoln Place to the northern curbline of Lincoln Place, easterly along said curbline and across Kingston Avenue to the northeast corner of Kingston Avenue and Lincoln Place, southerly across Lincoln Place and along the eastern curbline of Kingston Avenue, easterly along the southern property line of 285 Kingston Avenue, northerly along the eastern property lines of 285 and 283 Kingston Avenue, easterly along the southern property lines of 1050 to 1110 Lincoln Place, northerly along the eastern property line of 1110 Lincoln Place and across Lincoln Place to the northern curbline of Lincoln Place, easterly along said curbline to the northwest corner of Albany Avenue and Lincoln Place, northerly along the western curbline of Albany Avenue, westerly along the northern property line of 288 Albany Avenue, northerly along the eastern property line of 1107 Lincoln Place, westerly along the northern property lines of 1107 to 1103 Lincoln Place, northerly along the eastern property line of 1103 Lincoln Place, westerly along the northern property lines of 1103 to 1097 Lincoln Place, southerly along the western property line of 1097 Lincoln Place, westerly along the northern property lines of 1095 to 1079 Lincoln Place, southerly along the western property line of 1079 Lincoln Place, westerly along the

northern property line of 1077 Lincoln Place, southerly along the western property line of 1077 Lincoln Place, westerly along the northern property line of 1075 Lincoln Place, southerly along the western property line of 1075 Lincoln Place, westerly along the northern property line of 1073 Lincoln Place, southerly along the western property line of 1073 Lincoln Place, westerly along the northern property line of 1071 Lincoln Place, southerly along the western property line of 1071 Lincoln Place, westerly along the northern property line of 1069 Lincoln Place, southerly along the western property line of 1069 Lincoln Place, westerly along the northern property line of 1067 Lincoln Place, southerly along the western property line of 1067 Lincoln Place, westerly along the northern property lines of 1065 and 1063 Lincoln Place, northerly along the eastern property line of 1061 Lincoln Place, westerly along the northern property line of 1061 Lincoln Place, northerly along the eastern property line of 1059 Lincoln Place, westerly along the northern property lines of 1059 to 1049 Lincoln Place, southerly along the western property line of 1049 Lincoln Place, westerly along the northern property line of 267 Kingston Avenue and across Kingston Avenue to the western curblineline of Kingston Avenue, northerly along the western curblineline of Kingston Avenue, westerly along the northern property lines of 260 Kingston Avenue and 1025 to 979 Lincoln Place, northerly along the eastern property line of 1034 St. John's Place and across St. John's Place to the northern curblineline of St. John's Place, easterly along the northern curblineline of St. John's Place, northerly along the eastern property lines of 1045 St. John's Place and 1062-1062A Sterling Place and across Sterling Place to the northern curblineline of Sterling Place, easterly along said curblineline and across Kingston Avenue to the point formed by its intersection with a line extending northerly from the western property line of 1120 Sterling Place, southerly across Sterling Place and along the western property line of 1120 Sterling Place, easterly along the southern property line of 1120 Sterling Place, northerly along the eastern property line of 1120 Sterling Place, easterly along the southern property lines of 1134-1134A, 1136-1136A, and 1138-1138A Sterling Place, southerly along the western property lines of 36-36A to 48-48A Hampton Place, easterly along the southern property line of 48-48A Hampton Place, northerly along the western curblineline of Hampton Place to the point formed by its intersection with a line extending westerly from the southern property line of 41-41A Hampton Place, easterly across Hampton Place and along the southern property line of 41-41A Hampton Place, northerly along the eastern property lines of 41-41A Hampton Place to 33-33A Hampton Place, easterly along the southern property lines of 1156 to 1180 Sterling Place, northerly along the eastern property line of 1180 Sterling Place and across Sterling Place to the northern curblineline of Sterling Place, easterly along the northern curblineline of Sterling Place, across Albany Avenue, and continuing along the northern curblineline of Sterling Place, northerly along the eastern property lines of 253 Albany Avenue (aka 1201 Sterling Place) to 227 Albany Avenue (aka 1170 Park Place) to the southern curblineline of Park Place, westerly along the southern curblineline of Park Place and across Albany Avenue to the southwest corner of Albany Avenue and Park Place, northerly across Park Place and along the western curblineline of Albany Avenue, westerly along the southern curblineline of Prospect Place to the point formed by its intersection with a line extending southerly from the eastern lot line of 1111 Prospect Place, northerly across Prospect Place and along the eastern property line of 1111 Prospect Place, easterly along the southern property lines of 970 and 974 St. Mark's Avenue, northerly along the eastern property line of 974 St. Mark's Avenue, easterly along the southern property lines of 976 to 982 St. Mark's Avenue, northerly along the eastern property line of 982 St. Mark's Avenue, easterly along the southern curblineline of St. Mark's Avenue to the southwest corner of St. Mark's Avenue and Albany Avenue, northerly across St. Mark's Avenue to the northwest corner of St. Mark's Avenue and Albany Avenue, westerly along the northern curblineline of St. Mark's Avenue, northerly along the eastern property line of 947 St. Mark's Avenue, easterly along the southern property lines of 1352 to 1358 Bergen Street, northerly along the eastern property line of 1358 Bergen Street, across Bergen Street, and along the eastern property lines of 1357 Bergen Street and 1470 Dean Street, westerly along the southern curblineline of Dean Street to the point formed by its intersection with a line extending southward from the eastern property line of 1465 Dean Street, northerly across Dean Street and along the eastern property line of 1465 Dean Street, westerly along the northern property line of 1465 Dean Street, northerly along the eastern property line of 1506 Pacific Street and across Pacific Street to the northern curblineline of Pacific Street, easterly along the northern curblineline of Pacific Street, northerly along the eastern property line of 1559 Pacific Street, westerly along the northern property lines of 1559 to 1515 Pacific Street, southerly along the western property line of 1515 Pacific Street,

westerly along the northern property line of 1513 Pacific Street, southerly along the western property line of 1513 Pacific Street, westerly along the northern property lines of 1509 to 1505 Pacific Street, and southerly along the eastern curblineline of Kingston Avenue to the point of beginning to the point of the beginning.

YVETTE V. GRUEL, Calendar Officer  
 City Planning Commission  
 22 Reade Street, Room 2E, New York, NY 10007  
 Telephone (212) 720-3370

a9-22

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## COMMUNITY BOARDS

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### ■ PUBLIC HEARINGS

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**PUBLIC NOTICE IS HEREBY GIVEN** that the following matters have been scheduled for public hearing by Community Board:

#### BOROUGH OF BROOKLYN

COMMUNITY BOARD NO. 10 - Monday, April 20, 2015 at 7:15 P.M., Shore Hill Community Room, 9000 Shore Road, Brooklyn, NY

#BSA 105-10-BZ

Application filed seeking an amendment of a previously granted 73-622 special permit, to permit a second story enlargement at the front of an existing one-family, two-story home in an R4A/Special Bay Ridge zoning district at 269 77th Street, Brooklyn, NY.

a14-20

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## ENVIRONMENTAL CONTROL BOARD

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### ■ MEETING

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#### *OFFICE OF ADMINISTRATIVE TRIALS AND HEARINGS/ ENVIRONMENTAL CONTROL BOARD*

The next meeting will take place on Thursday, April 30, 2015 at 100 Church Street, 12<sup>th</sup> Floor, Training Room #143, New York, N.Y. 10007 at 9:15 A.M., at the call of the Chairman.

a16-20

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## HOUSING AUTHORITY

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### ■ MEETING

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The next Board Meeting of the New York City Housing Authority is scheduled for Wednesday, April 29, 2015 at 10:00 A.M. in the Board Room on the 12th Floor of 250 Broadway, New York, NY (unless otherwise noted). Copies of the Calendar are available on NYCHA's Website or can be picked up at the Office of the Corporate Secretary at 250 Broadway, 12th Floor, New York, NY, no earlier than 24 hours before the upcoming Board Meeting. Copies of the Minutes are also available on NYCHA's website or can be picked up at the Office of the Corporate Secretary no earlier than 3:00 P.M. on the Thursday after the Board Meeting.

Any changes to the schedule will be posted here and on NYCHA's Website at [http://www.nyc.gov/html/nycha/html/about/boardmeeting\\_schedule.shtml](http://www.nyc.gov/html/nycha/html/about/boardmeeting_schedule.shtml) to the extent practicable at a reasonable time before the meeting.

The meeting is open to the public. Pre-registration at least 45 minutes before the scheduled Board Meeting is required by all speakers. Comments are limited to the items on the Calendar. Speaking time will be limited to three minutes. The public comment period will conclude upon all speakers being heard or at the expiration of 30 minutes allotted by law for public comment, whichever occurs first.

Any person requiring a reasonable accommodation in order to participate in the Board Meeting, should contact the Office of the Corporate Secretary at (212) 306-6088 no later than five business days before the Board Meeting. For additional information, please visit NYCHA's Website or contact (212) 306-6088.

a15-29

## INFORMATION TECHNOLOGY AND TELECOMMUNICATIONS

### ■ PUBLIC HEARINGS

NOTICE OF A FRANCHISE AND CONCESSION REVIEW COMMITTEE ("FCRC") PUBLIC HEARING to be held on Monday May 11, 2015 commencing at 2:30 P.M. at 22 Reade Street, Borough of Manhattan on the following items: 1) a proposed information services franchise agreement between the City of New York and Phoenix Fiber Network, LLC; and 2) a proposed telecommunications services franchise agreement between the City of New York and Phoenix Fiber Network, LLC. The proposed franchise agreements authorize the franchisees to install, operate and maintain facilities on, over and under the City's inalienable property to provide, respectively, information services and telecommunications services, each as defined in the respective franchise agreements. The proposed franchise agreements have a term ending June 30, 2021, subject to possible renewal to the fifteenth anniversary of the date the agreements become effective, and provide for compensation to the City to begin at 38 cents per linear foot in Manhattan and 33 cents per linear foot in other boroughs, escalating two cents a quarter thereafter, subject to certain adjustments.

A copy of the proposed franchise agreements may be viewed at The Department of Information Technology and Telecommunications, 2 Metrotech Center, 4th Floor, Brooklyn, NY 11201, commencing April 27, 2015 through May 11, 2015, between the hours of 9:30 A.M. and 3:30 P.M., excluding Saturdays, Sundays and holidays. Hard copies of the proposed franchise agreements may be obtained, by appointment, at a cost of \$.25 per page. All payments shall be made at the time of pickup by check or money order made payable to the New York City Department of Finance. The proposed franchise agreements may also be obtained in PDF form at no cost, by email request. Interested parties should contact Roxanne Chambers at 718-403-6730 or by email at RChambers@doitt.nyc.gov.

NOTE: Individuals requesting sign language interpreters at the public hearing should contact the Mayor's Office of Contract Services, Public Hearing Unit, 253 Broadway, 9<sup>th</sup> Floor, New York, NY 10007, (212) 788-7490, no later than SEVEN (7) BUSINESS DAYS PRIOR TO THE PUBLIC HEARING. TDD users should call Verizon relay service.

The Hearing may be cablecast on NYCMedia channels.

a17-m11

## LANDMARKS PRESERVATION COMMISSION

### ■ PUBLIC HEARINGS

NOTICE IS HEREBY GIVEN that pursuant to the provisions of Title 25, chapter 3 of the Administrative Code of the City of New York (Sections 25-303, 25-307, 25-308, 25-309, 25-313, 25-318, 25-320) on Tuesday, April 21, 2015 at 9:30 A.M., a public hearing will be held at 1 Centre Street, 9<sup>th</sup> Floor, Borough of Manhattan with respect to the following properties and then followed by a public meeting. The final order and estimated times for each application will be posted on the Landmarks Preservation Commission website the Friday before the hearing. Any person requiring reasonable accommodation in order to participate in the hearing or attend the meeting should contact the Landmarks Commission no later than five (5) business days before the hearing or meeting.

#### 78 Richmond Terrace - 120th Police Precinct Station House - Individual Landmark

16-7926 - Block 9, Lot 28, Zoned C4-2  
Community District 1, Staten Island

#### BINDING REPORT

A neo-Renaissance style police precinct building designed by James Whitford and built in 1920-23. Application is to install rooftop mechanical equipment.

#### 35-19 87th Street - Jackson Heights Historic District

16-7797 - Block 1461, Lot 76, Zoned R5  
Community District 3, Queens

#### CERTIFICATE OF APPROPRIATENESS

An Anglo-American style garden home designed by C.F. McAvoy and built in 1925. Application is to legalize the construction of the areaway wall, reconstruction of steps and installation of pavers without Landmarks Preservation Commission permit(s).

#### 32-11 Douglas Road - Douglaston Historic District

16-4552 - Block 8162, Lot 120, Zoned R1-2  
Community District 11, Queens

#### CERTIFICATE OF APPROPRIATENESS

A vacant lot. Application is to construct a house.

#### 5001 Fieldston Road - Fieldston Historic District

15-3796 - Block 5829, Lot 3601, Zoned R1-2

Community District 8, Bronx

#### CERTIFICATE OF APPROPRIATENESS

A Dutch Colonial Revival style house designed by Dwight James Baum and built in 1918-19. Application is to replace windows.

#### 350 West 246th Street - Fieldston Historic District

16-4012 - Block 5810, Lot 430, Zoned R1-2

Community District 8, Bronx

#### CERTIFICATE OF APPROPRIATENESS

A Tudor Revival style house designed by Louis Kurtz and built in 1934-35. Application is to replace windows.

#### 127 Noble Street - Greenpoint Historic District

16-7294 - Block 2566, Lot 66, Zoned R6B

Community District 1, Brooklyn

#### CERTIFICATE OF APPROPRIATENESS

An Italianate style house built in 1866. Application is to construct rooftop and rear yard additions.

#### 212-214 Carlton Avenue - Fort Greene Historic District

16-7681 - Block 2089, Lot 40, Zoned R69B

Community District 2, Brooklyn

#### CERTIFICATE OF APPROPRIATENESS

An Italianate style rowhouse, built by Thomas B. Jackson circa 1865, with a one-story extension built in 1902. Application is to install glassblock windows.

#### 442 Henry Street - Cobble Hill Historic District

16-7644 - Block 322, Lot 41, Zoned R6

Community District 6, Brooklyn

#### CERTIFICATE OF APPROPRIATENESS

An Italianate style rowhouse built in the 1850's. Application is to construct a rear yard addition.

#### 40 Wooster Street - SoHo-Cast Iron Historic District

16-1235 - Block 475, Lot 34, Zoned M1-5B

Community District 2, Manhattan

#### CERTIFICATE OF APPROPRIATENESS

A store building designed by Buchman & Deisler and built in 1895-96. Application is to construct a rooftop addition.

#### 40 Wooster Street - SoHo-Cast Iron Historic District

16-8526 - Block 475, Lot 34, Zoned M1-5B

Community District 2, Manhattan

#### MODIFICATION OF USE AND BULK

A store building designed by Buchman & Deisler and built in 1895-96. Application is to request that the Landmarks Preservation Commission issue a report to the City Planning Commission relating to an application for a Modification of Use and Bulk pursuant to Section 74-711 of the Zoning Resolution.

#### 374 West Broadway, aka 372-374 and 376 West Broadway, 504-506 Broome Street - SoHo-Cast Iron Historic District Extension

16-7425 - Block 488, Lot 34, Zoned M1-5A

Community District 2, Manhattan

#### CERTIFICATE OF APPROPRIATENESS

A three-story store building designed by Bridges & Lavin and built c. 2001. Application is to redesign the facades and construct a ramp.

#### 49 Carmine Street - Greenwich Village Historic District Extension II

16-8368 - Block 586, Lot 42, Zoned R6

Community District 2, Manhattan

#### CERTIFICATE OF APPROPRIATENESS

An altered Federal style rowhouse built circa 1828. Application is to replace storefront windows.

#### 154 West 14th Street - 154 West 14th Street Building- Individual Landmark

16-2086 - Block 609, Lot 7, Zoned C6-3A, C2-6

Community District 2, Manhattan

#### CERTIFICATE OF APPROPRIATENESS

A loft building incorporating Secessionist, Art Nouveau, Arts & Crafts, and Mission Revival style motifs, designed by Herman Lee Meader and built in 1912-13. Application is to install rooftop mechanical equipment.

#### 100 Fifth Avenue, aka 98-104 Fifth Avenue and 3 West 15th Street - Ladies' Mile Historic District

16-5851 - Block 817, Lot 7502, Zoned C6-4M, C6-2M

Community District 5, Manhattan

#### CERTIFICATE OF APPROPRIATENESS

A Beaux-Arts style store, loft, and office building designed by Albert S. Gottlieb and built in 1905-07. Application is to install a barrier-free access ramp, railings and signage.

#### 4 West 19th Street, aka 2-6 West 19th Street, 140 Fifth Avenue - Ladies' Mile Historic District

16-5098 - Block 820, Lot 7501, Zoned C6-4M, C6-4A

Community District 5, Manhattan

#### CERTIFICATE OF APPROPRIATENESS

A neo-Renaissance style store and loft building designed by Robert Maynicke and built in 1899-1901. Application is to modify storefront infill.

**375 Park Avenue, aka 99, 103-127 East 52nd Street, 100-120 East 53rd Street – Four Seasons Restaurant, Ground Floor and First Floor Interior Landmark; Seagram Building-Individual Landmark.**

16-8263 - Block 1307, Lot 1, Zoned C5-2.5, C5-3  
Community District 5, Manhattan

**CERTIFICATE OF APPROPRIATENESS**

An International style restaurant interior designed by Philip Johnson and built in 1958-59, within the Seagram Building, an International style office tower, designed by Ludwig Mies van der Rohe with Philip Johnson, and Kahn & Jacobs, and built in 1956-58. Application is to alter portions of designated interiors alter the sidewalk canopies.

**212 - 222 East 16th Street - Stuyvesant Square Historic District**

16-8072 - Block 897, Lot 16, 28, 29, Zoned R7B

Community District 6, Manhattan

**CERTIFICATE OF APPROPRIATENESS**

Three Anglo-Italianate style rowhouses built in 1852, and a four-story school building designed by Chapman, Evans, and Delahanty and built in 1963-65. Application is to construct rooftop and rear yard additions, combine the rowhouses and construct a multi-story atrium behind the front facades, demolish the rear facades, alter the areaways, and install flag poles.

**27 East 62nd Street - Upper East Side Historic District**

16-8419 - Block 1377, Lot 24, Zoned C5-1, R8B

Community District 8, Manhattan

**CERTIFICATE OF APPROPRIATENESS**

An apartment building with neo-Renaissance style details designed by Lawlor and Haase and built in 1912-1913. Application is to construct additions.

**36 East 68th Street - Upper East Side Historic District**

16-4137 - Block 1382, Lot 47, Zoned R8B

Community District 8, Manhattan

**CERTIFICATE OF APPROPRIATENESS**

A rowhouse designed by R.W. Buckley and built in 1879, and modified in the neo-Classical style by Morris & O'Connor in 1932. Application is to reconstruct the front facade, modify the roof and rear facade, and excavate the cellar.

**16 East 84th Street - Metropolitan Museum Historic District**

16-8938 - Block 1495, Lot 7502, Zoned R8B

Community District 8, Manhattan

**CERTIFICATE OF APPROPRIATENESS**

An altered neo-Georgian style rowhouse designed by Clinton & Russell and built in 1899-1900. Application is to legalize windows installed at the 3rd floor without Landmarks Preservation Commission permits.

**316 West 88th Street - Riverside-West End Historic District**

16-2993 - Block 1249, Lot 57, Zoned R8

Community District 7, Manhattan

**CERTIFICATE OF APPROPRIATENESS**

An Elizabethan Renaissance Revival style rowhouse designed by Clarence True and built in 1890-91. Application is to construct roof and rear yard additions, reconstruct stoop, and excavate the areaway.

a8-21

**NOTICE IS HEREBY GIVEN** that pursuant to the provisions of Title 25, Chapter 3 of the Administrative Code of the City of New York (Sections 25-303, 25-307, 25-308, 25-309, 25-313, 25-318, 25-320) (formerly Chapter 8-A, Sections 207-6.0, 207-7.0, 207-12.0, 207-17.0, and 207-19.0), on Tuesday, April 21, 2015, at 9:30 A.M., a public hearing will be held at 1 Centre Street, 9<sup>th</sup> Floor, Borough of Manhattan with respect to the following property and then followed by a public meeting. The order and estimated times for each application will be posted on the Landmarks Preservation Commission website the Friday before the hearing. Any person requiring reasonable accommodation in order to participate in the hearing or attend the meeting should contact the Landmarks Commission no later than five (5) business days before the hearing or meeting.

The Bank of Manhattan Company Long Island City Branch Building, 29-27 Queens Plaza North (aka 29-27 41<sup>st</sup> Avenue, 29-39 Northern Boulevard), Queens  
LP-2570

Landmark Site: Queens Block 403, Lot 21 in part  
Community District 1

a7-20

**TRANSPORTATION**

■ PUBLIC HEARINGS

**NOTICE IS HEREBY GIVEN**, pursuant to law, that the following proposed revocable consents, have been scheduled for a public hearing

by the New York City Department of Transportation. The hearing will be held at 55 Water Street, 9<sup>th</sup> Floor, Room 945 commencing at 2:00 P.M. on Wednesday, April 22, 2015. Interested parties can obtain copies of proposed agreements or request sign-language interpreters (with at least seven days prior notice) at 55 Water Street, 9<sup>th</sup> Floor SW, New York, NY 10041, or by calling (212) 839-6550.

**#1 IN THE MATTER OF** a proposed revocable consent authorizing 2 Gold L.L.C. to continue to maintain and use bollards on the south sidewalk of Platt Street, east of Gold Street, and on the east sidewalk of Gold Street, south of Platt Street, in the Borough of Manhattan. The proposed revocable consent is for a term of ten years from July 1, 2015 to June 30, 2025 and provides among other terms and conditions for compensation payable to the City according to the following schedule:

For the period from July 1, 2015 to June 30, 2025 - \$1,500/per annum.

the maintenance of a security deposit in the sum of \$2,000 and the insurance shall be in the amount of Two Million Dollars (\$2,000,000) per occurrence, and Two Million Dollars (\$2,000,000) aggregate.

**#2 IN THE MATTER OF** a proposed revocable consent authorizing 924 West End Avenue, Inc. to continue to maintain and use two lampposts on the north sidewalk of West 105<sup>th</sup> Street, between West End Avenue and Broadway, in the Borough of Manhattan. The proposed revocable consent is for a term of ten years from July 1, 2015 to June 30, 2025 and provides among other terms and conditions for compensation payable to the City according to the following schedule:

For the period from July 1, 2015 to June 30, 2025 - \$300/per annum.

the maintenance of a security deposit in the sum of \$2,500 and the insurance shall be in the amount of Two Million Dollars (\$2,000,000) per occurrence, and Two Million Dollars (\$2,000,000) aggregate

**#3 IN THE MATTER OF** a proposed revocable consent authorizing 2727 Knapp Street Storage, LLC to construct, maintain and use a force main, together with a manhole, under and along east sidewalk of Knapp Street, south of Voorhies Avenue, in the Borough of Brooklyn. The proposed revocable consent is for a term of ten years from the date of Approval by the Mayor to June 30, 2025 and provides among other terms and conditions for compensation payable to the City according to the following schedule:

From the Date of Approval by the Mayor to June 30, 2015 - \$1,405/annum

For the period July 1, 2015 to June 30, 2016 - \$1,443

For the period July 1, 2016 to June 30, 2017 - \$1,481

For the period July 1, 2017 to June 30, 2018 - \$1,519

For the period July 1, 2018 to June 30, 2019 - \$1,557

For the period July 1, 2019 to June 30, 2020 - \$1,595

For the period July 1, 2020 to June 30, 2021 - \$1,633

For the period July 1, 2021 to June 30, 2022 - \$1,671

For the period July 1, 2022 to June 30, 2023 - \$1,709

For the period July 1, 2023 to June 30, 2024 - \$1,747

For the period July 1, 2024 to June 30, 2025 - \$1,785

the maintenance of a security deposit in the sum of \$10,000 and the insurance shall be the amount of Two Million Dollars (2,000,000) per occurrence, and Two Million Dollars (\$2,000,000) aggregate.

**#4 IN THE MATTER OF** a proposed revocable consent authorizing EE Ling Lim, Trustee of the Liow 2011 Family Trust to continue to maintain and use a fenced-in area, together with a stair and two planters, on the north sidewalk of East 77<sup>th</sup> Street, east of Madison Avenue, in the Borough of Manhattan. The proposed revocable consent is for a term of ten years from July 1, 2015 to June 30, 2025 and provides among other terms and conditions for compensation payable to the City according to the following schedule:

For the period July 1, 2015 to June 30, 2025 - \$25/per annum

the maintenance of a security deposit in the sum of \$2,000 and the insurance shall be the amount of One Million Dollars (\$1,000,000) per occurrence, and Two Million Dollars (\$2,000,000) aggregate.

**#5 IN THE MATTER OF** a modification of revocable consent authorizing New York University to construct, maintain and use an additional two (2) pipes under and across West 3<sup>rd</sup> Street, east of MacDougal Street, in the Borough of Manhattan. The proposed modified revocable consent is for a term of nine years from the date of Approval by the Mayor to June 30, 2024 and provides among other terms and conditions for compensation payable to the City according to the following schedule:

For the period July 1, 2014 to June 30, 2015 - \$164,036 + \$3,000/per annum (prorated from the date of Approval by the Mayor)

For the period July 1, 2015 to June 30, 2016 - \$171,596

For the period July 1, 2016 to June 30, 2017 - \$176,156

For the period July 1, 2017 to June 30, 2018 - \$180,716

For the period July 1, 2018 to June 30, 2019 - \$185,276

For the period July 1, 2019 to June 30, 2020 - \$189,836

For the period July 1, 2020 to June 30, 2021 - \$194,396

For the period July 1, 2021 to June 30, 2022 - \$198,956

For the period July 1, 2022 to June 30, 2023 - \$203,516

For the period July 1, 2023 to June 30, 2024 - \$208,076

the maintenance of a security deposit in the sum of \$146,000 and the insurance shall be the amount of Two Million Dollars (\$2,000,000) per occurrence, and Two Million Dollars (\$2,000,000) aggregate.

**#6 IN THE MATTER OF** a proposed revocable consent authorizing Shelia Bauchman to continue to maintain and use fenced-in area, together with steps and trash enclosure, on the south sidewalk of West 83<sup>rd</sup> Street, east of Columbus Avenue, in the Borough of Manhattan. The proposed revocable consent is for a term of ten years from July 1, 2015 to June 30, 2025 and provides among other terms and conditions for compensation payable to the City according to the following schedule:

For the period July 1, 2015 to June 30, 2025 - \$25/per annum

the maintenance of a security deposit in the sum of \$3,000 and the insurance shall be the amount of One Million Dollars (\$1,000,000) per occurrence, and Two Million Dollars (\$2,000,000) aggregate.

**#7 IN THE MATTER OF** a proposed revocable consent authorizing Southwest Properties, LLC to continue to maintain and use a stoop and a fenced-in area on the south sidewalk of West 23<sup>rd</sup> Street, between Eighth and Ninth Avenues, in the Borough of Manhattan. The proposed revocable consent is for a term of ten years from July 1, 2015 to June 30, 2025 and provides among other terms and conditions for compensation payable to the City according to the following schedule:

- For the period July 1, 2015 to June 30, 2016 - \$3,001
- For the period July 1, 2016 to June 30, 2017 - \$3,083
- For the period July 1, 2017 to June 30, 2018 - \$3,165
- For the period July 1, 2018 to June 30, 2019 - \$3,247
- For the period July 1, 2019 to June 30, 2020 - \$3,329
- For the period July 1, 2020 to June 30, 2021 - \$3,411
- For the period July 1, 2021 to June 30, 2022 - \$3,493
- For the period July 1, 2022 to June 30, 2023 - \$3,575
- For the period July 1, 2023 to June 30, 2024 - \$3,657
- For the period July 1, 2024 to June 30, 2025 - \$3,739

the maintenance of a security deposit in the sum of \$5,000 and the insurance shall be the amount of Two Million Dollars (\$2,000,000) per occurrence, and Two Million Dollars (\$2,000,000) aggregate

a2-22

# COURT NOTICE

## SUPREME COURT

### BRONX COUNTY

#### ■ NOTICE

**BRONX COUNTY  
IA PART 12  
NOTICE OF ACQUISITION  
INDEX NUMBER 250112/15  
CONDEMNATION PROCEEDING**

#### **IN THE MATTER OF** the Application of the **NEW YORK CITY SCHOOL CONSTRUCTION AUTHORITY,**

To Acquire By Exercise of its Powers of Eminent Domain Title in Fee Simple Absolute to Certain Real Property Known as Tax Block 3188, Lot 8, Located in the Borough of the Bronx, City of New York, in Connection With P.S. 33X Annex – Bronx.

**PLEASE TAKE NOTICE**, that by order of the Supreme Court of the State of New York, County of Bronx, IA Part 12 (Hon. John A. Barone, J.S.C.), duly entered in the office of the Clerk of the County of Bronx on March 24, 2015, the application of the New York City School Construction Authority (“SCA”) to acquire certain real property, for the construction of an elementary school annex, was granted and the SCA was thereby authorized to file an acquisition map with the Office of the City Register. Said map, showing the property acquired by the SCA, was filed with the City Register on April 1, 2015. Title to the real property vested in the SCA on April 1, 2015.

**PLEASE TAKE FURTHER NOTICE**, that the SCA has acquired the following parcel of real property:

Parcel	Block	Lot
1	3188	8

**PLEASE TAKE FURTHER NOTICE**, that pursuant to said Order, and to §§ 503 and 504 of the Eminent Domain Procedure Law of the State of New York, each and every person interested in the real property acquired in the above-referenced proceeding and having any claim or demand on account thereof, shall have a period of one hundred and eighty (180) days from the date of service of The Notice of Acquisition for this proceeding, to file a written claim with the Clerk of the Court of Bronx County, and to serve within the same time a copy thereof on the Corporation Counsel of the City of New York, Tax and Bankruptcy Litigation Division, 100 Church Street, New York, NY 10007. Pursuant to EDPL § 504, the claim shall include:

- a. the name and post office address of the condemnee;
- b. reasonable identification by reference to the acquisition map, or otherwise, of the property affected by the acquisition, and the condemnee’s interest therein;
- c. a general statement of the nature and type of damages claimed, including a schedule of fixture items which comprise part or all of the damages claimed; and,
- d. if represented by an attorney, the name, address and telephone number of the condemnee’s attorney.

Pursuant to EDPL § 503(C), in the event a claim is made for fixtures or for any interest other than the fee in the real property acquired, a copy of the claim, together with the schedule of fixture items, if applicable, shall also be served upon the fee owner of said real property.

Dated: New York, NY  
April 2, 2015

**ZAHARY W. CARTER**  
Corporation Counsel of the City of New York  
Attorney for the Condemnor,  
New York City School Construction Authority  
100 Church Street, Room 5-235  
New York, NY 10007  
212-356-2140

a13-24

# PROPERTY DISPOSITION

## CITYWIDE ADMINISTRATIVE SERVICES

### OFFICE OF CITYWIDE PROCUREMENT

#### ■ NOTICE

The Department of Citywide Administrative Services, Office of Citywide Procurement is currently selling surplus assets on the internet. Visit <http://www.publicsurplus.com/sms/nycdcas.ny/browse/home>.

To begin bidding, simply click on ‘Register’ on the home page.

There are no fees to register. Offerings may include but are not limited to: office supplies/equipment, furniture, building supplies, machine tools, HVAC/plumbing/electrical equipment, lab equipment, marine equipment, and more.

Public access to computer workstations and assistance with placing bids is available at the following locations:

- DCAS Central Storehouse, 66-26 Metropolitan Avenue, Middle Village, NY 11379
- DCAS, Office of Citywide Procurement, 1 Centre Street, 18th Floor, New York, NY 1000

j2-d31

# POLICE

#### ■ NOTICE

### OWNERS ARE WANTED BY THE PROPERTY CLERK DIVISION OF THE NEW YORK CITY POLICE DEPARTMENT

The following listed property is in the custody, of the Property Clerk Division without claimants. Recovered, lost, abandoned property,

obtained from prisoners, emotionally disturbed, intoxicated and deceased persons; and property obtained from persons incapable of caring for themselves.

Motor vehicles, boats, bicycles, business machines, cameras, calculating machines, electrical and optical property, furniture, furs, handbags, hardware, jewelry, photographic equipment, radios, robes, sound systems, surgical and musical instruments, tools, wearing apparel, communications equipment, computers, and other miscellaneous articles.

**INQUIRIES**

Inquiries relating to such property should be made in the Borough concerned, at the following office of the Property Clerk.

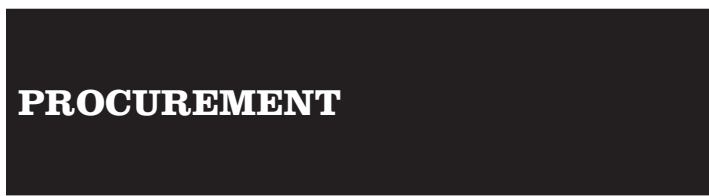
**FOR MOTOR VEHICLES (All Boroughs):**

- Springfield Gardens Auto Pound, 174-20 North Boundary Road, Queens, NY 11430, (718) 553-9555
- Erie Basin Auto Pound, 700 Columbia Street, Brooklyn, NY 11231, (718) 246-2030

**FOR ALL OTHER PROPERTY**

- Manhattan - 1 Police Plaza, New York, NY 10038, (646) 610-5906
- Brooklyn - 84th Precinct, 301 Gold Street, Brooklyn, NY 11201, (718) 875-6675
- Bronx Property Clerk - 215 East 161 Street, Bronx, NY 10451, (718) 590-2806
- Queens Property Clerk - 47-07 Pearson Place, Long Island City, NY 11101, (718) 433-2678
- Staten Island Property Clerk - 1 Edgewater Plaza, Staten Island, NY 10301, (718) 876-8484

j2-d31



***“Compete To Win” More Contracts!***

***Thanks to a new City initiative - “Compete To Win” - the NYC Department of Small Business Services offers a new set of FREE services to help create more opportunities for minority and women-owned businesses to compete, connect and grow their business with the City. With NYC Construction Loan, Technical Assistance, NYC Construction Mentorship, Bond Readiness, and NYC Teaming services, the City will be able to help even more small businesses than before.***

- ***Win More Contracts at [nyc.gov/competetowin](http://nyc.gov/competetowin)***

***“The City of New York is committed to achieving excellence in the design and construction of its capital program, and building on the tradition of innovation in architecture and engineering that has contributed to the City’s prestige as a global destination. The contracting opportunities for construction/construction services and construction-related services that appear in the individual agency listings below reflect that commitment to excellence.”***

**HHS ACCELERATOR**

To respond to human services Requests for Proposals (RFPs), in accordance with Section 3-16 of the Procurement Policy Board Rules of the City of New York (“PPB Rules”), vendors must first complete and submit an electronic prequalification application using the City’s Health and Human Services (HHS) Accelerator System. The HHS Accelerator System is a web-based system maintained by the City of New York for use by its human services Agencies to manage procurement. The process removes redundancy by capturing information about boards, filings, policies, and general service experience centrally. As a result, specific proposals for funding are more focused on program design, scope, and budget.

Important information about the new method

- Prequalification applications are required every three years.
- Documents related to annual corporate filings must be submitted on an annual basis to remain eligible to compete.

- Prequalification applications will be reviewed to validate compliance with corporate filings, organizational capacity, and relevant service experience.
- Approved organizations will be eligible to compete and would submit electronic proposals through the system.

The Client and Community Service Catalog, which lists all Prequalification service categories and the NYC Procurement Roadmap, which lists all RFPs to be managed by HHS Accelerator may be viewed at <http://www.nyc.gov/html/hhsaccelerator/html/roadmap/roadmap.shtml>. All current and prospective vendors should frequently review information listed on roadmap to take full advantage of upcoming opportunities for funding.

**Participating NYC Agencies**

HHS Accelerator, led by the Office of the Mayor, is governed by an Executive Steering Committee of Agency Heads who represent the following NYC Agencies:

- Administration for Children’s Services (ACS)
- Department for the Aging (DFTA)
- Department of Consumer Affairs (DCA)
- Department of Corrections (DOC)
- Department of Health and Mental Hygiene (DOHMH)
- Department of Homeless Services (DHS)
- Department of Probation (DOP)
- Department of Small Business Services (SBS)
- Department of Youth and Community Development (DYCD)
- Housing and Preservation Department (HPD)
- Human Resources Administration (HRA)
- Office of the Criminal Justice Coordinator (CJC)

To sign up for training on the new system, and for additional information about HHS Accelerator, including background materials, user guides and video tutorials, please visit [www.nyc.gov/hhsaccelerator](http://www.nyc.gov/hhsaccelerator)

**ADMINISTRATION FOR CHILDREN’S SERVICES**

**OFFICE OF PROCUREMENT**

■ SOLICITATION

*Services (other than human services)*

**AUDIT AND ANALYSIS CONSULTANT SERVICES - Request for Proposals - PIN# 06812P0012 - Due 5-11-15 at 3:00 P.M.**

The Administration for Children’s Services seeks an appropriately qualified contractor to provide Auditing and Accounting consultant services for contracts identified by the Financial Services Division. The contractor will conduct reviews of fiscal and programmatic activities to identify areas of financial risk to ACS.

The contractor will be expected to provide ACS with auditors, accountants, and analysts who possess the qualifications, experience and staff to accomplish ACS’ goals and objectives of ensuring there are no overpayments to contractors, no financial non-compliance issues, and minimal financial risk to ACS. It is anticipated that there will be approximately 6 types of projects of varying size and complexity.

The contractor will conduct the following:

- Sample selected Financial Services Unit contracts of various sizes to determine areas of financial non-compliance and possible overpayment;
- Conduct full reviews and/or full audits based on the above findings;
- Review financial and program records of the Financial Services Unit’s selected contracts;
- Analyze the business processes of ACS Financial Services and contract vendors, and make recommendations to minimize financial risk; and
- Provide written reports and qualified opinions as needed.

A Pre-Proposal Conference regarding this RFP is scheduled for Thursday, April 30, 2015 at 10:00 A.M. in the following location: 150 William Street, 8th Floor, Room 8A1. Proposers must register at the ACS website to obtain a copy of the proposal. Use the following link to view and download the proposal: <https://a068-acsvsweb.nyc.gov/rfponline/jsp/index.jsp>

For additional information, send all email requests to [don.pinchas@acs.nyc.gov](mailto:don.pinchas@acs.nyc.gov) and [beverly.matthews@acs.nyc.gov](mailto:beverly.matthews@acs.nyc.gov). Please type the PIN above and type of service into the subject line. If all else fails, you may call Doron Pinchas at (212) 341-3488 or Beverly Matthews at (212) 341-3464 to make arrangements to pick up a proposal in person.

*Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other*



information; and for opening and reading of bids at date and time specified above.

Administration for Children's Services, 150 William Street, 9th Floor, New York, NY 10038. Doron Pinchas (212) 341-3488; Fax: (212) 341-9830; [doron.pinchas@acs.nyc.gov](mailto:doron.pinchas@acs.nyc.gov)

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**CITYWIDE ADMINISTRATIVE SERVICES**

■ INTENT TO AWARD

*Goods*

**PHARMACEUTICAL PRIME VENDOR/CARDINAL HEALTH411 OGS** - Negotiated Acquisition - PIN# 8571300004001N001 - Due 4-22-15

This advertisement is intended for informational purposes only. DCAS is seeking to use the Negotiated Acquisition Method to extend its current contract pursuant to §3-04(b)(2)(D) of the Procurement Policy Board Rules to maintain the uninterrupted supply of goods to the City for a contract period of two years.

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

Citywide Administrative Services, 1 Centre Street, 18th Floor, New York, NY 10007. Wendy Almonte (212) 486-0471; Fax: (212) 313-3198; [walmonte@dcas.nyc.gov](mailto:walmonte@dcas.nyc.gov)

a15-21

■ SOLICITATION

*Goods*

**AVIATION JET FUEL, BULK DELIVERY** - Other - PIN# 857PS1500480 - Due 5-14-15 at 9:30 A.M.

A Pre-Solicitation Conference for the above mentioned commodity is scheduled for May 14, 2015 at 9:30 A.M. at 1 Centre Street, 18th Floor, New York, NY 10007.

The purpose of this conference is to review proposed specifications for the commodity listed above to ensure a good product and maximum competition. Please make every effort to attend this conference, your participation will assist us in revising the attached specifications so they can be issued as a part of final bid package.

A copy of the pre-solicitation package can be downloaded from the City Record Online site at <http://a856-internet.nyc.gov/nycvendoronline/home.asp>. Enrollment is free. Please review the documents before you attend the conference.

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

Citywide Administrative Services, 1 Centre Street, 18th Floor, New York, NY 10007. Veronica Vanderpool (212) 386-6329; Fax: (212) 313-3301; [vvanderpool@dcas.nyc.gov](mailto:vvanderpool@dcas.nyc.gov)

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**OFFICE OF CITYWIDE PROCUREMENT**

■ VENDOR LIST

*Goods*

**EQUIPMENT FOR DEPARTMENT OF SANITATION**

In accordance with PPB Rules, Section 2.05(c)(3), an acceptable brands list will be established for the following equipment for the Department of Sanitation:

- A. Collection Truck Bodies
- B. Collection Truck Cab Chassis
- C. Major Component Parts (Engine, Transmission, etc.)

Applications for consideration of equipment products for inclusion on the acceptable brands list are available from: Mr. Edward Andersen, Procurement Analyst, Department of Citywide Administrative Services, Office of Citywide Procurement, 1 Centre Street, 18th Floor, New York, NY 10007. (212) 669-8509

j2-d31

**COMPTROLLER**

■ INTENT TO AWARD

*Services (other than human services)*

**PENSION ASSET RECONCILIATION AND INVESTMENT SYSTEM (PARIS)** - Negotiated Acquisition - Available only from a single source - PIN# 01515BIS0000 - Due 4-30-15 at 5:00 P.M.

Seeking to enter into negotiations with QED Financial Systems Inc. to provide ongoing maintenance services that are required for the Pension Asset Reconciliation and Investment System (PARIS). The system is updated on a daily basis with data sent from the custodian bank. QED is the owner of the application which it has customized based on its understanding of the Comptroller's Office's business requirements and has the specific expertise to support, maintain and continue these services in the most cost effective manner and the complex code structure present in the base application to deliver the desired results. Contract term from August 1, 2015 through July 31, 2016.

Any firm which believes it can provide these required services in a future procurement is invited to express interest via email to [BIS\\_Solicitations@comptroller.nyc.gov](mailto:BIS_Solicitations@comptroller.nyc.gov).

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

Comptroller, 1 Centre Street, Room 1225, New York, NY 10007. Caroline Wisniewski (212) 669-8218; Fax: (212) 815-8507; [cwisnie@comptroller.nyc.gov](mailto:cwisnie@comptroller.nyc.gov)

a17-23

**DISTRICT ATTORNEY - NEW YORK COUNTY**

**PURCHASING**

■ SOLICITATION

*Services (other than human services)*

**MESSENGER SERVICE** - Public Bid - PIN# 2015DANYMESSENGER - Due 5-11-15 at 4:00 P.M.

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

District Attorney - New York County, 1 Hogan Place, Room 760, New York, NY 10013. Barbara Kaye (212) 335-9816; Fax: (212) 335-9877; [kayeb@dany.nyc.gov](mailto:kayeb@dany.nyc.gov)

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**ECONOMIC DEVELOPMENT CORPORATION**

**CONTRACTS**

■ SOLICITATION

*Goods and Services*

**TELEPORT SITE B-1** - Request for Proposals - PIN# 5390-0 - Due 9-25-15 at 4:00 P.M.

The New York City Economic Development Corporation ("NYCEDC") and the Port Authority of New York and New Jersey ("the Port Authority") are seeking proposals to develop a manufacturing use on all or part of an 18-acre site ("the Site") located within Staten Island's industrial "Working West Shore." The successful response to this request for proposals (RFP) will be for a project that generates quality jobs in a dynamic industry; depending on the strength of the response, the City may be willing to consider certain forms of tax relief and other financial assistance to support the project's development.

This RFP follows a broader Request for Expressions of Interest ("RFEI") issued for the entire Teleport last year. Responses to that RFEI and subsequent diligence have informed the current understanding of which uses might be desirable and possible at the Site today.

Based upon that diligence, Modular Construction Assembly, Flood Defense System fabrication, and the manufacture of Green Energy systems (solar panels, wind turbines) were identified as uses that may be good fits for the Site, and as growth industries with strong potential

in the region and on Staten Island's West Shore. NYCEDC and the Port Authority will also consider other manufacturing uses not listed above; the foregoing merely represents examples of uses considered and explored in the preparation of this RFP.

NYCEDC plans to select a consultant on the basis of factors stated in the open RFP which include, but are not limited to: the quality of the proposal, experience of key staff identified in the proposal, experience and quality of any subcontractors proposed, demonstrated successful experience in performing services similar to those encompassed in the open RFP.

If a proposal is selected, it will be on the basis of a thoughtful approach to both maximizing the development potential of the Site and managing it in a manner that acts as a catalyst to the economy of Staten Island as a whole. Responses to this RFP should aim to accomplish the following goals ("Development Goals"):

- Identify a development plan for one or more manufacturing uses on the Site
- Preserve and expand quality jobs for local residents and help fulfill the area's potential as a vital employment center;
- Establish a site plan that addresses the infrastructure, access and utility needs for the proposed project and is not incompatible with the surrounding uses at The Teleport; and
- Propose an environmentally sensitive development that considers on-site and nearby ecological resources and neighboring communities.

This project has Minority and Women Owned Business Enterprise ("M/WBE") participation goals, and all respondents will be required to submit an M/WBE Sub-Contractors Participation Plan with their response. To learn more about NYCEDC's M/WBE program, visit <http://www.nycedc.com/opportunitymwbe>. For the list of companies who have been certified with the Empire State Development's Division of Minority and Women Business Development as M/WBE, please go to the <http://www.esd.ny.gov/MWBE/directorySearch.html>.

NYCEDC established the Kick Start Loan programs for Minority, Women and Disadvantaged Business Enterprise (M/W/DBE) interested in working on NYCEDC construction projects. Kick Start Loans facilitates financing for short-term mobilization needs such as insurance, labor, supplies and equipment. Bidders/subcontractors are strongly encouraged to visit the NYCEDC website [www.nycedc.com/opportunitymwbe](http://www.nycedc.com/opportunitymwbe) to learn more about the program.

Optional site visit and information sessions will be held at 5 Teleport Drive, Staten Island, NY on: May 4, 2015 at 10:00 A.M.; June 30, 2015 at 10:00 A.M.; and August 27, 2015 at 10:00 A.M. Those who wish to attend must RSVP by 3:00 P.M. on May 1st for the May 4th tour, June 29th for the June 30th tour, and August 26th for the August 27th tour by emailing [TeleportRFP@edc.nyc](mailto:TeleportRFP@edc.nyc).

This open RFP has multiple deadlines to submit questions and/or clarification requests. Respondents may submit questions and/or request clarifications from NYCEDC by 5:00 P.M. on the following dates and times: May 5, 2015; July 1, 2015; and August 28, 2015.

Questions regarding the subject matter of this RFP should be directed to [TeleportRFP@edc.nyc](mailto:TeleportRFP@edc.nyc). For all questions that do not pertain to the subject matter of this open RFP please contact NYCEDC's Contracts Hotline at (212) 312-3969. Answers to all questions will be posted to [www.nycedc.com/RFP](http://www.nycedc.com/RFP) within one week following the above deadlines.

The open RFP is available for in-person pick-up between 9:30 A.M. and 4:30 P.M., Monday through Friday, from NYCEDC. This OPEN RFP allows respondents to submit proposals prior to one of three deadlines: June 2, 2015; July 31, 2015 and September 25, 2015. NYCEDC will review proposals submitted prior to each submission deadline, and may commence negotiations with one or more respondents at any time prior to the last of the three submission deadlines. Please submit ten (10) sets of your proposal.

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

*Economic Development Corporation, 110 William Street, 4th Floor, New York, NY 10038. Maryann Catalano (212) 312-3969; Fax: (212) 312-3918; [teleportrfp@edc.nyc](mailto:teleportrfp@edc.nyc)*

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## HEALTH AND HOSPITALS CORPORATION

The New York City Health and Hospitals Corporation is regularly soliciting bids for supplies and equipment at its Central Purchasing Offices, 346 Broadway, New York City,

Room 516, for its Hospitals and Diagnostic and Treatment Centers. All interested parties are welcome to review the bids that are posted in Room 516 weekdays between 9:00 A.M. and 4:30 P.M. For information regarding bids and the bidding process, please call (212) 442-4018.

j2-d31

## HEALTH AND MENTAL HYGIENE

### ■ AWARD

*Human Services/Client Services*

**PUBLIC HEALTH SCHOLARS** - Request for Proposals - PIN# 14AC011303R0X00 - AMT: \$750,000.00 - TO: Research Foundation of The City University of New York, 230 West 41st Street, New York, NY 10036.

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### AGENCY CHIEF CONTRACTING OFFICER

### ■ INTENT TO AWARD

*Services (other than human services)*

**LABORATORY TESTING SERVICES** - Negotiated Acquisition - Testing or experimentation is required - PIN# 16TB006101R0X00 - Due 4-27-15 at 5:00 P.M.

The Department of Health and Mental Hygiene ("DOHMH") intends to enter into a negotiated acquisition extension contract with Quest Diagnostics, Inc. in order to continue providing laboratory testing services on an as-needed basis for the DOHMH's Bureau of Tuberculosis Control and Bureau of STD Prevention and Control.

This notice of intent to award is for informational purposes only. Any contractor that believes it can provide these services for such procurement in the future is invited to submit an expression of intent, which must be received no later than April 27, 2015 by 5:00 P.M. EST. Any questions regarding this negotiated acquisition extension should be addressed in writing to the contracting officer listed above.

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

*Health and Mental Hygiene, 42-09 28th Street, 17th Floor, Long Island City, NY 11101. Jose Rodriguez (347) 396-6754; Fax: (347) 396-6758; [jrodriguez3@health.nyc.gov](mailto:jrodriguez3@health.nyc.gov)*

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## HOUSING AUTHORITY

### SUPPLY MANAGEMENT

### ■ SOLICITATION

*Goods*

**SMD FURNISH HYDRAULIC PARTS** - Competitive Sealed Bids - PIN# RFQ 62238 MF - Due 5-7-15 at 10:30 A.M.

Interested firms are invited to obtain a copy on NYCHA's website. To conduct a search for the RFQ number; vendors are instructed to open the "Doing Business with NYCHA", using the link: <http://www.nyc.gov/nychabusiness>. Once on that page, please scroll mid page, on the left hand column, select "Selling to NYCHA", click into "Getting Started: Register or Log-in" link. If you have supplied goods or services to NYCHA in the past and you have your log-in credentials, click "Returning iSupplier Users" and "Log-In Here" If you do not have your log-in credentials, select "Request a Log-In ID." Upon access, select "Sourcing Supplier" then "Sourcing Homepage", reference applicable RFQ number per solicitation.

Suppliers electing to obtain a non-electronic paper document will be subject to a \$25 non-refundable fee; payable to NYCHA by USPS-money order/certified check only for each set of RFQ documents requested. Remit payment to NYCHA Finance Department at 90 Church Street, 6th Floor; obtain receipt and present it to the Supply Management Procurement Group; RFQ package will be generated at time of request.

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

Housing Authority, 90 Church Street, 6th Floor, New York, NY 10007.  
 Marjorie Flores (212) 306-4728; marjorie.flores@nycha.nyc.gov

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*Goods and Services*

**SMD BOILER WELDING AND REPAIRS-VARIOUS BROOKLYN DEVELOPMENTS** - Competitive Sealed Bids - PIN# 62248 - Due 5-21-15 at 10:00 A.M.

The terms of this contract is 2 years. Bid Security Required.

Interested firms are invited to obtain a copy on NYCHA's website. To conduct a search for the RFQ number; vendors are instructed to open the "Doing Business with NYCHA", using the link: <http://www.nycha.gov/nychabusiness>. Once on that page, please scroll down to mid page, on the left hand column, select "Selling to NYCHA", click into "Getting Started: Register or Log-in" link. If you have supplied goods or services to NYCHA in the past and you have your log-in credentials, click "Returning iSupplier Users" and "Log-In Here." If you do not have your log-in credentials, select "Request a Log-In ID." Upon access, select "Sourcing Supplier" then "Sourcing Homepage", reference applicable RFQ number per solicitation.

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Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

Housing Authority, 90 Church Street, 6th Floor, New York, NY 10007.  
 Erneste Pierre-Louis (212) 306-3609; Fax: (212) 306-5109;  
 erneste.pierre-louis@nycha.nyc.gov

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**HUMAN RESOURCES ADMINISTRATION**

**AGENCY CHIEF CONTRACTING OFFICER**

■ AWARD

*Human Services/Client Services*

**PROVISION OF NON-EMERGENCY NY/NY III SCATTER SITE HOUSING AND SUPPORTIVE SERVICES** - Renewal - PIN# 06909P0003CNVR002 - AMT: \$3,365,400.00 - TO: Harlem United Community AIDS Center, Inc., 306 Lenox Avenue, 3rd Floor, New York, NY 10027. Term: 1/1/2015 - 12/31/2017

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**INFORMATION TECHNOLOGY AND TELECOMMUNICATIONS**

■ SOLICITATION

*Services (other than human services)*

**INFORMATION SERVICES FRANCHISE SOLICITATION** - Other - PIN# 8582015FRANCHI - Due 6-21-18 at 5:00 P.M.

SOLICITATION OF PROPOSALS REGARDING FRANCHISES, IN THE CITY OF NEW YORK, AUTHORIZING THE INSTALLATION OF LANDLINE FACILITIES IN THE CITY'S PUBLIC RIGHTS-OF-WAY FOR THE PROVISION OF INFORMATION SERVICES, AS SUCH SERVICES ARE DEFINED BY FEDERAL LAW (AND ADDITIONAL FRANCHISES FOR THE PROVISION OF TELECOMMUNICATIONS SERVICES AS SUCH SERVICES ARE DEFINED BY FEDERAL LAW)

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

Information Technology and Telecommunications, 2 MetroTech Center, 4th Floor, Brooklyn, NY 11201. Joseph Grieco (718) 403-6704; franchiseopportunities@doitt.nyc.gov

a16-29

**MAYOR'S OFFICE OF CRIMINAL JUSTICE**

■ AWARD

*Human Services/Client Services*

**ADMINISTRATIVE AND SUPPORT SERVICES TO CRIMINAL JUSTICE AGENCIES** - Sole Source - Available only from a single source - PIN# 002015S0001001 - AMT: \$36,154,250.00 - TO: New York City Criminal Justice Agency, 32 Court Street, #401, Brooklyn, NY 11201.

The Mayor's Office of Criminal Justice ("MOCJ"), in accordance with Section 3-05 of the Procurement Policy Board Rules, intends to enter into agreement with the New York City Criminal Justice Agency (CJA) to provide administrative and support services to criminal justice agencies, including release on recognizance information on defendants for arraignments hearings, bail expedition, and research. The term of the contract will be for between two years, from July 1, 2015 to June 30, 2017, with two (2) two-year options to renew for the periods July 1, 2017 to June 30, 2019 and from July 1, 2019 to June 30, 2021.

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**PARKS AND RECREATION**

■ VENDOR LIST

*Construction/Construction Services*

**PREQUALIFIED VENDOR LIST: GENERAL CONSTRUCTION - NON-COMPLEX GENERAL CONSTRUCTION SITE WORK ASSOCIATED WITH NEW YORK CITY DEPARTMENT OF PARKS AND RECREATION ("DPR" AND/OR "PARKS") PARKS AND PLAYGROUNDS CONSTRUCTION AND RECONSTRUCTION PROJECTS**

DPR is seeking to evaluate and pre-qualify a list of general contractors (a "PQL") exclusively to conduct non-complex general construction site work involving the construction and reconstruction of DPR parks and playgrounds projects not exceeding \$3 million per contract ("General Construction").

By establishing contractor's qualification and experience in advance, DPR will have a pool of competent contractors from which it can draw to promptly and effectively reconstruct and construction its parks, playgrounds, beaches, gardens and green-streets. DPR will select contractors from the General Construction PQL for non-complex general construction site work of up to \$3,000,000.00 per contract, through the use of a Competitive Sealed Bid solicited from the PQL generated from this RFQ.

The vendors selected for inclusion in the General Construction PQL will be invited to participate in the NYC Construction Mentorship. NYC Construction Mentorship focuses on increasing the use of small NYC contracts, and winning larger contracts with larger values. Firms participating in NYC Construction Mentorship will have the opportunity to take management classes and receive on-the-job training provided by a construction management firm.

DPR will only consider applications for this General Construction PQL from contractors who meet any one of the following criteria:

- 1) The submitting entity must be a Certified Minority/Woman Business enterprise (M/WBE)\*;
- 2) The submitting entity must be a registered joint venture or have a valid legal agreement as a joint venture, with at least one of the entities in the joint venture being a certified M/WBE\*;
- 3) The submitting entity must indicate a commitment to sub-contract no less than 50 percent of any awarded job to a certified M/WBE for every work order awarded.

\*Firms that are in the process of becoming a New York City-certified M/WBE may submit a PQL application and submit a M/WBE Acknowledgement Letter, which states the Department of Small Business Services has began the Certification process.

Application documents may also be obtained on-line at: <http://a856-internet.nyc.gov/nycvendoronline/home.aspx> or <http://www.nycgovparks.org/opportunities/business>

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

Parks and Recreation, Olmsted Center, Annex, Flushing Meadows-Corona Park, Flushing, NY 11368. Charlette Hamamgian (718) 760-6789; Fax: (718) 760-6781; charlette.hamamgian@parks.nyc.gov

j2-d31

SOLICITATION

Goods and Services

OPERATION OF WEST 3RD STREET NEWSSTAND - Public Bid - PIN#M125-TS - Due 5-8-15 at 11:00 A.M.

In accordance with Section 1-12 of the Concession Rules of the City of New York, the New York City Department of Parks and Recreation ("Parks") is issuing, as of the date of this notice, a Request for Bids ("RFB") for the renovation, operation and maintenance of a newsstand at the Avenue of the Americas and West 3rd Street, Manhattan.

The RFB is available for download, Parks' website. To download the RFB, visit www.nyc.gov/parks/businessopportunities, click on the link for "Concessions Opportunities at Parks" and, after logging in, click on the "download" link that appears adjacent to the RFB's description.

TELECOMMUNICATION DEVICE FOR THE DEAF (TDD) 212-504-4115

Use the following address unless otherwise specified in notice, to secure, examine or submit bid/proposal documents, vendor pre-qualification and other forms; specifications/blueprints; other information; and for opening and reading of bids at date and time specified above.

Parks and Recreation, The Arsenal, 830 Fifth Avenue, Room 407, New York, NY 10065. Glenn Kaalund (212) 360-1397; Fax: (212) 360-3434; glenn.kaalund@parks.nyc.gov

a10-23

AGENCY PUBLIC HEARINGS ON CONTRACT AWARDS

NOTE: INDIVIDUALS REQUESTING SIGN LANGUAGE INTERPRETERS SHOULD CONTACT THE MAYOR'S OFFICE OF CONTRACT SERVICES, PUBLIC HEARINGS UNIT, 253 BROADWAY, 9TH FLOOR, NEW YORK, N.Y. 10007, (212) 788-7490, NO LATER THAN SEVEN (7) BUSINESS DAYS PRIOR TO THE PUBLIC HEARING. TDD USERS SHOULD CALL VERIZON RELAY SERVICES.

HUMAN RESOURCES ADMINISTRATION

PUBLIC HEARINGS

NOTICE IS HERBY GIVEN that a Contract Public Hearing will be held on Friday, May 1, 2015 at 150 Greenwich Street, 37th Floor, Conference Room C, Borough of Manhattan, commencing at 10:00 A.M. on the following:

IN THE MATTER OF three proposed contracts between the Human Resources Administration of the City of New York and the vendors listed below for the provision of anti-eviction legal services and advocacy to low income families and individuals. The term of these contracts will be for one (1) year from July 1, 2014 to June 30, 2015.

Table with 4 columns: Contractor/Address, E-PIN, Amount, Service Area. Lists three contractors for anti-eviction legal services.

IN THE MATTER OF a proposed contract between the Human Resources Administration of the City of New York and the vendor listed below for the provision of sustaining and expanding the Group Representation Unit for anti-eviction services. The term of this contract will be for one (1) year from July 1, 2014 to June 30, 2015

Table with 4 columns: Contractor/Address, E-PIN, Amount, Service Area. Lists Brooklyn Legal Services.

IN THE MATTER OF a proposed contract between the Human Resources Administration of the City of New York and the vendor listed below for the provision of legal assistance for detained immigrants living throughout the five boroughs. The term of this contract will be for one (1) year from July 1, 2014 to June 30, 2015

Table with 4 columns: Contractor/Address, E-PIN, Amount, Service Area. Lists Vera Institute of Justice, Inc.

IN THE MATTER OF one (1) proposed contract between the Human Resources Administration of the City of New York and the vendor listed below for the provision of funding for universal legal representation for indigent and detained immigrants in NYC. The term of this contract will be for one (1) year from July 1, 2014 to June 30, 2015

Table with 4 columns: Contractor/Address, E-PIN, Amount, Service Area. Lists Brooklyn Defender Services.

IN THE MATTER OF a proposed contract between the Human Resources Administration of the City of New York and the vendor listed below for the provision of legal services to victims of domestic violence living throughout New York City. The term of this contract will be for one (1) year from July 1, 2014 to June 30, 2015

Table with 4 columns: Contractor/Address, E-PIN, Amount, Service Area. Lists Safe Horizon, Inc.

IN THE MATTER OF three (3) proposed contracts between the Human Resources Administration of the City of New York and the vendors listed below for the provision of award for the Immigration Opportunities Initiative (IOI): English language instruction and immigration legal services. The term of these contracts will be for one (1) year from July 1, 2014 to June 30, 2015.

Table with 4 columns: Contractor/Address, E-PIN, Amount, Service Area. Lists three contractors for immigration legal services.

IN THE MATTER OF a proposed contract between the Human Resources Administration of the City of New York and the vendor listed below for the provision of legal services to the working poor. The term of this contract will be for one (1) year from July 1, 2014 to June 30, 2015

Table with 4 columns: Contractor/Address, E-PIN, Amount, Service Area. Lists Urban Justice Center.

The proposed contractors have been selected through the City Council Discretionary Funds Appropriation, pursuant to Section 1-02 (e) of the Procurement Policy Board (PPB) Rules.

Draft copies of the proposed contracts are available for public inspection at the Human Resources Administration of the City of New York, 150 Greenwich Street, 37th Floor, New York, NY 10007 on business days, from April 20, 2015 to May 1, 2015 excluding Saturdays, Sundays and holidays, from 10:00 A.M. to 5:00 P.M.

If you need to schedule an inspection appointment and/or need additional information, please contact Dory Mount at (929) 221-6351 or Sarathi Ramadas at (929) 221-6354.

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# AGENCY RULES

## BUILDINGS

### ■ NOTICE

#### NOTICE OF ADOPTION OF RULE

**NOTICE IS HEREBY GIVEN**, pursuant to the authority vested in the Commissioner of the Department of Buildings by Section 643 of the New York City Charter and in accordance with Section 1043 of the Charter, that the Department of Buildings hereby adopts the amendments to Section 102-01(j) of Chapter 100 of Title 1 of the Official Compilation of the Rules of the City of New York, regarding clarification of existing violations in the Department's rules by amending their sections of law and violation descriptions.

This rule was first published on February 19, 2015 and a public hearing thereon was held on March 25, 2015.

Dated: 4/13/15 /s/ Rick D. Chandler, P.E.  
New York, NY Commissioner

#### Statement of Basis and Purpose

Local Law 141 of 2013, which went into effect on December 31, 2014, amends the Administrative Code of the City of New York, the New York City Plumbing Code, the New York City Building Code, the New York City Mechanical Code and the New York City Fuel Gas Code.

Local Law 141 amended some requirements, added new requirements and renumbered existing sections of the affected codes. The following amendments to 1 RCNY § 102-01 add certain new violations contained in the NYC Construction Codes and Zoning Resolution, some of which were created by the enactment of Local Law 141. In addition, unrelated to Local Law 141, the Department of Buildings clarifies existing violations in its rules by amending their sections of law and violation descriptions. These violations relate to:

- the requirement to obtain a service equipment Certificate of Compliance prior to operation;
- the operation, maintenance, testing, and inspection of elevators and conveying systems, and the provision of notice when an elevator will be out of service due to repair work;
- the tampering, removing or defacing of a Stop Work Order or Vacate Order prior to its rescission by the Commissioner;
- failing to obey a Vacate Order;
- failing to conduct or file a final inspection of permitted work with the Department of Buildings;
- damaging or removing trees in a Special Natural Area District without certification, authorization or special permit; and
- the requirement to make readily available a scaffold training certificate card.

Finally, the Department of Buildings makes one change to correct a typographical error in a previously adopted Rule change regarding scaffold training certification violations.

The Department of Buildings' authority for these rules is found in sections 643 and 1043 of the New York City Charter and sections 28-201.2, 28-201.2.1, 28-201.2.2, and 28-202.1 of the New York City Administrative Code.

New material is underlined.  
[Deleted material is in brackets.]

“Shall” and “must” denote mandatory requirements and may be used interchangeably in the rules of this department, unless otherwise specified or unless the context clearly indicates otherwise.

Section 1. Subdivision (j) of section 102-01 of Title 1 of the Rules of the City of New York is amended by adding eight new violations relating to sections 28-116.2.4.2, 28-207.2.5, 28-207.4, 28-207.4.4, 28-304.6, and 28-304.10 of the New York City Administrative Code and section 105-20 of the New York City Zoning Resolution, and amending five existing violations relating to sections 27-185 and 28-301.1 of the New York City Administrative Code and sections 3314.4.6 of the 2008 Building Code and 3314.4.5.2 of the 2014 Building Code, to read as follows:

Section of Law	Classification	Violation Description
<u>28-116.2.4.2</u>	<u>Class 2</u>	<u>Failure to conduct or file a final inspection of permitted work with the Department.</u>
[27-185 & BC 3007.1] <u>28-116.4.1</u>	Class 2	Operation of [an elevator without equipment use permit or] service equipment <u>without Certificate of Compliance.</u>
<u>28-207.2.5</u>	<u>Class 1</u>	<u>Tampered with, removed or defaced a written posted Stop Work Order.</u>
<u>28-207.4</u>	<u>Class 1</u>	<u>Failure to obey a Vacate Order.</u>
<u>28-207.4.4</u>	<u>Class 1</u>	<u>Removed or defaced a written posted Vacate Order.</u>
[28-301.1] <u>28-304.1</u>	Class 1	Failure to maintain [building in code-compliant manner: service equipment – elevator per BC 3001.2; 27-987] <u>elevator or conveying system.</u>
[28-301.1] <u>28-304.1</u>	Class 2	Failure to maintain [building in code-compliant manner: service equipment – elevator per BC 3001.2; 27-987] <u>elevator or conveying system.</u>
[28-301.1] <u>28-304.1</u>	Class 3	Failure to maintain [building in code-compliant manner: service equipment – elevator per BC 3001.2; 27-987] <u>elevator or conveying system.</u>
<u>28-304.6</u>	<u>Class 1</u>	<u>Failure to inspect or test elevator or conveying system.</u>
<u>28-304.6</u>	<u>Class 2</u>	<u>Failure to inspect or test elevator or conveying system.</u>
<u>28-304.10</u>	<u>Class 2</u>	<u>Failure to provide notice of elevator to be out of service for alteration work.</u>
<u>ZR 105-20</u>	<u>Class 2</u>	<u>Damaged or removed a tree within a Special Natural Area District without certification, authorization or special permit.</u>
BC 3314.4.6 (2008 code) & BC [3314.4.5.2] <u>3314.4.5.8</u> (2014 code)	Class 2	Scaffold training [certification] <u>certificate card not readily available for inspection.</u>

**HOUSING PRESERVATION AND DEVELOPMENT**

■ NOTICE

**Notice of Adoption**

**NOTICE IS HEREBY GIVEN** that pursuant to section 1043 of the New York City Charter, the Department of Housing Preservation and Development hereby adopts amendments to rules governing fees for administration of loan programs and other municipality-aided projects. The proposed rules were published in the City Record on March 2, 2015. A public hearing was held on April 9, 2015.

**Statement of Basis and Purpose of Adopted Rule**

The adopted rule amends certain provisions of the Department of Housing Preservation and Development’s (HPD) rules governing fees for administration of loan programs and certain other municipality-aided projects. The rule provides for a fee to be collected by HPD for monitoring contracts for compliance with equal employment opportunity and prevailing wage and labor standards.

EO 50 of 1980 (as amended by Executive Order 94 of 1986, Executive Order 108 of 1986, and Executive Order 159 of 2011) prohibits entities doing business with New York City from discriminating against any employee, applicant, or supplier. It requires an entity that receives City funding to submit an employment report prior to contract award. For HPD housing construction contracts, the project sponsor and prime contractors are among the entities required to submit construction employment reports to HPD’s Labor Monitoring Unit for compliance review. The \$1,400 fee will cover the agency’s costs in processing and reviewing the two submitted reports.

The Federal Davis Bacon Act (40 U.S.C. §3141 et seq.), State Labor Law §§220 and 230, Real Property Tax Law §421-a(8), and New York City Administrative Code §6-109 require payment of prevailing wages and compliance with labor standards by contractors. HPD’s Labor Monitoring Unit reviews payrolls and associated documentation, conducts site visits to gather data on wages, hours of work and other employment conditions, investigates complaints, and cooperates with other labor investigatory agencies like the U.S. Department of Labor. The \$30,000 fee will cover the required cost related to ongoing monitoring and enforcement of these requirements.

HPD has determined that certain programs covered by the equal employment opportunity and prevailing wage laws should be exempt from payment of fees for compliance monitoring. The exempt programs provide loans or grants to projects for small buildings, buildings that were impacted by Super Storm Sandy, formerly City-owned buildings, or buildings that are under court-ordered administration. All of these projects have limited financial resources and imposition of the fee is a hardship and impractical. Therefore, HPD has determined that these programs should be exempt from the proposed compliance monitoring fees.

“Shall” and “must” denote mandatory requirements and may be used interchangeably in the rules of this department, unless otherwise specified or unless the context clearly indicates otherwise.

New material in the following rule is underlined, deleted material is in [brackets].

Section one, Section 37-02 of chapter 37 of title 28 of the rules of the city of New York is amended to read as follows:

§37-02 Definitions.

For purposes of this chapter:

- (a) Appraisal Fee. “Appraisal Fee” shall mean the amount charged to a grantee, borrower, or recipient for HPD’s administrative costs in connection with a Simple Appraisal or a Complex Appraisal.
- (b) Certificate of Incorporation Fee. “Certificate of Incorporation Fee” shall mean the amount charged to an applicant for HPD’s administrative costs in connection with the review of the formation or dissolution of a housing development fund corporation pursuant to Article XI of the Private Housing Finance Law or any amendment to the certificate of incorporation of a housing development fund corporation.
- (c) City-owned Property. “City-owned Property” shall mean real property title to which is held by the City of New York.
- (d) Complex Appraisal. “Complex Appraisal” shall mean an investigation by an appraiser to estimate the value of a property that is the basis of underwriting of a loan or grant or that will be conveyed from City to private ownership where such property consists of:

- (1) six or more tax lots consisting entirely of vacant land, for which the valuation can be made solely based upon available comparable sales data; or
- (2) any improved residential property consisting of four or more class A units; or
- (3) any improved property consisting of a combination of commercial and residential uses; or
- (4) any property consisting of a combination of vacant and improved land; or
- (5) any other complex development project consisting of a combination of uses.

(e) Equal Employment Compliance Fee. “Equal Employment Compliance Fee” shall mean the amount charged to both a project sponsor and to a prime contractor for HPD’s administrative costs in processing and reviewing employment reports required to be submitted pursuant to Executive Order 50 of 1980.

[(e)] (f) HPD. “HPD” shall mean the Department of Housing Preservation and Development of the City of New York.

(g) Labor and Prevailing Wage Compliance Fee. “Labor and Prevailing Wage Compliance Fee” shall mean the amount charged to a project sponsor for each project for HPD’s administrative costs in processing and reviewing compliance with the Federal Davis Bacon Act (40 U.S.C. §3141 et seq.), State Labor Law §§220 and 230, Real Property Tax Law §421-a(8), and New York City Administrative Code §6-109 labor and prevailing wage requirements.

[(f)] (h) License Agreement Fee. “License Agreement Fee” shall mean the amount charged to an applicant for HPD’s administrative costs in connection with preparing each license agreement or renewal thereof for short-term use of City-owned property. Such fee shall not be deemed to be a rental or use and occupancy charge.

[(g)] (i) Mortgage Refinance Fee. “Mortgage Refinance Fee” shall mean the amount charged to a grantee, borrower, or recipient for HPD’s administrative costs in connection with processing requests to subordinate, satisfy or otherwise modify HPD debt.

[(h)] (j) Simple Appraisal. “Simple Appraisal” shall mean an investigation by an appraiser to estimate the value of a property that is the basis of underwriting of a loan or grant or that will be conveyed from City to private ownership where such property consists of:

- (1) five or fewer tax lots consisting entirely of vacant land, for which the valuation can be made solely based upon available comparable sales data; or
- (2) any improved residential property consisting of not more than three class A residential units for which the valuation can be made solely based upon available comparable sales data.

§2. Section 37-03 of chapter 37 of title 28 of the rules of the city of New York is amended to read as follows:

§37-03 Amount of Fee.

The amount of each fee authorized under this chapter shall be as follows:

- (a) Appraisal Fee. HPD may charge an Appraisal Fee in the amount of two thousand five hundred dollars (\$2,500) for each Simple Appraisal, and in the amount of three thousand dollars (\$3,000) for each Complex Appraisal.
- (b) Certificate of Incorporation Fee. HPD may charge a Certificate of Incorporation fee in the amount of two hundred and fifty dollars (\$250).
- (c) Equal Employment Compliance Fee. HPD may charge an Equal Employment Compliance Fee in the amount of seven hundred dollars (\$700) for each employment report it reviews for compliance, not to exceed one thousand four hundred dollars (\$1,400) per project unless such project is exempt under subdivision b of section 37-04 of these rules.
- (d) Labor and Prevailing Wage Compliance Fee. HPD may charge a Labor and Prevailing Wage Compliance Fee in the amount of thirty thousand dollars (\$30,000) for each project it reviews for compliance unless such project is exempt under subdivision b of section 37-04 of these rules.
- (e) License Agreement Fee. HPD may charge a License Agreement Fee in the amount of one hundred dollars (\$100).

[(d)] (f) Mortgage Refinance Fee. HPD may charge a Mortgage Refinance Fee in the amount of four hundred dollars (\$400).

§3. Section 37-04 of chapter 37 of title 28 of the rules of the city of New York is amended to read as follows:

§37-04

- (a) All fees authorized pursuant to this chapter shall be due and payable as directed by HPD. The fees set forth in this chapter shall be in addition to any other fees authorized under any other law or rules.
- (b) The following loan or grant programs are exempt from the Equal Employment Compliance Fee and the Labor and Prevailing Wage Compliance Fee:
  - (1) One- to Four-Family Programs. Loans or grants made to owners of one- to four-family buildings for rehabilitation and repairs.
  - (2) Super Storm Sandy Disaster Recovery Programs. Community Development Block Grant Disaster Recovery Fund loans or grants made to owners for construction, rehabilitation, repair, or improvement of buildings impacted by Super Storm Sandy.
  - (3) Lead Paint Primary Prevention Program. Loans or grants made to building owners to treat lead-based paint hazards.
  - (4) Article 7A Financial Assistance. Loans made to administrators appointed under Real Property Actions and Proceedings Law Article 7A for the repair or rehabilitation of a subject building.
  - (5) Neighborhood Entrepreneurs Program. Loans made to neighborhood-based private property managers to own and manage occupied and vacant City-owned buildings.
  - (6) Neighborhood Redevelopment Program. Loans made to community-based, not-for-profit organizations for rehabilitation and operation of rental housing.

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**HOUSING PRESERVATION AND DEVELOPMENT**

■ NOTICE

**REQUEST FOR COMMENT REGARDING AN APPLICATION FOR A CERTIFICATION OF NO HARASSMENT**

**Notice Date:** April 10, 2015  
**To:** Occupants, Former Occupants, and Other Interested Parties

Property:	Address	Application #	Inquiry Period
54 West 120 <sup>th</sup> Street, Manhattan		20/15	March 2, 2012 to Present
236 West 112 <sup>th</sup> Street, Manhattan		21/15	March 2, 2012 to Present
244 West 136 <sup>th</sup> Street, Manhattan		22/15	March 12, 2012 to Present
32 East 13 <sup>th</sup> Street, Manhattan		27/15	March 16, 2012 to Present
257 3 <sup>rd</sup> Avenue, Manhattan		28/15	March 16, 2012 to Present

457 Convent Avenue, Manhattan	32/15	March 19, 2012 to Present
237 West 136 <sup>th</sup> Street, Manhattan	33/15	March 24, 2012 to Present
119 West 122 <sup>nd</sup> Street, Manhattan	35/15	March 30, 2012 to Present
377 Grove Street, Brooklyn	23/15	March 13, 2012 to Present
586 Madison Street, Brooklyn	24/15	March 13, 2012 to Present
447 Putnam Avenue, Brooklyn	26/15	March 13, 2012 to Present
4015 Atlantic Avenue, Brooklyn	29/15	March 17, 2012 to Present
55 St. Marks Avenue, Brooklyn	34/15	March 26, 2012 to Present

**Authority:** SRO, Administrative Code §27-2093

Before the Department of Buildings can issue a permit for the alteration or demolition of a single room occupancy multiple dwelling, the owner must obtain a "Certification of No Harassment" from the Department of Housing Preservation and Development ("HPD") stating that there has not been harassment of the building's lawful occupants during a specified time period. Harassment is conduct by an owner that is intended to cause, or does cause, residents to leave or otherwise surrender any of their legal occupancy rights. It can include, but is not limited to, failure to provide essential services (such as heat, water, gas, or electricity), illegally locking out building residents, starting frivolous lawsuits, and using threats or physical force.

The owner of the building identified above has applied for a Certification of No Harassment. If you have any comments or evidence of harassment at this building, please notify HPD at **CONH Unit, 100 Gold Street, 6<sup>th</sup> Floor, New York, NY 10038** by letter postmarked not later than 30 days from the date of this notice or by an in-person statement made within the same period. To schedule an appointment for an in-person statement, please call **(212) 863-5277 or (212) 863-8211**.

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**REQUEST FOR COMMENT REGARDING AN APPLICATION FOR A CERTIFICATION OF NO HARASSMENT**

**Notice Date:** April 10, 2015  
**To:** Occupants, Former Occupants, and Other Interested Parties

Property:	Address	Application #	Inquiry Period
136 North 8 <sup>th</sup> Street, Brooklyn		25/15	October 4, 2004 to Present

**Authority:** Greenpoint-Williamsburg Anti-Harassment Area, Zoning Resolution §§23-013, 93-90

Before the Department of Buildings can issue a permit for the alteration or demolition of a multiple dwelling in certain areas designated in the Zoning Resolution, the owner must obtain a "Certification of No Harassment" from the Department of Housing Preservation and Development ("HPD") stating that there has not been harassment of the building's lawful occupants during a specified time period. Harassment is conduct by an owner that is intended to cause, or does cause, residents to leave or otherwise surrender any of their legal occupancy rights. It can include, but is not limited to, failure to provide essential services (such as heat, water, gas, or electricity), illegally locking out building residents, starting frivolous lawsuits, and using threats or physical force.

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