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# THE CITY RECORD

Official Journal of The City of New York

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## THE CITY RECORD

**ERIC L. ADAMS**  
Mayor

**LOUIS A. MOLINA**  
Commissioner, Department of  
Citywide Administrative Services

**JANAE C. FERREIRA**  
Editor, The City Record

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## PUBLIC HEARINGS AND MEETINGS

*See Also: Procurement; Agency Rules*

### CITY COUNCIL

#### ■ PUBLIC HEARINGS

NOTICE IS HEREBY GIVEN THAT the Council has scheduled the following public hearing on the matters indicated below:

The Subcommittee on Zoning and Franchises will hold a public hearing, accessible remotely and in person in the 16th Floor

Committee Room, 250 Broadway, New York, NY 10007, on the following matters commencing at 11:00 A.M. on May 20, 2025. The hearing will be live-streamed on the Council's website at <https://council.nyc.gov/live/>. Please visit <https://council.nyc.gov/land-use/> in advance for information about how to testify and how to submit written testimony.

#### ONE 45 FOR HARLEM

MANHATTAN CB - 10

C 250115 ZMM

Application submitted by One45 Lenox LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 6a:

- eliminating from an existing R7-2 District a C1-4 District bounded by a line midway between West 144th Street and West 145th Street, Lenox Avenue - Malcolm X. Boulevard, West 144th Street, and a line 100 feet westerly of Lenox Avenue - Malcolm X. Boulevard;
- changing from an R7-2 District to a C4-6 District property bounded by a line midway between West 144th Street and West 145th Street, Lenox Avenue - Malcolm X. Boulevard, West 144th Street, and a line 100 feet westerly of Lenox Avenue - Malcolm X. Boulevard;
- changing from a C8-3 District to a C4-6 District property bounded by West 145th Street, Lenox Avenue - Malcolm X. Boulevard, a line midway between West 144th Street and West 145th Street, and a line 160 feet easterly of Adam Clayton Powell Jr. Boulevard;

Borough of Manhattan, Community District 10, subject to the conditions of CEQR Declaration E-823.

#### ONE45 HARLEM FOR ALL

MANHATTAN CB - 10

N 250116 ZRM

Application submitted by One45 Lenox LLC, pursuant to Section 201 of the New York City Charter, for an amendment to the Zoning Resolution of the City of New York, modifying APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing area.

To view the proposed text amendment, please refer to the public documents associated with this application that are accessible through the Zoning Application Portal maintained by the Department of City Planning, which can be accessed at the following website: [zap.planning.nyc.gov/projects](http://zap.planning.nyc.gov/projects).

**ONE45 FOR HARLEM**  
**MANHATTAN CB – 10 C 250117 ZSM**

Application submitted by One45 Lenox LLC pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 74-743 of the Zoning Resolution to modify the tower regulations of Section 35-64 (Special Tower Regulations for Mixed Buildings) of a mixed-use building (Building A), in connection with a proposed mixed-use development, within a large-scale general development, bounded by West 145th Street, Lenox Avenue - Malcolm X. Boulevard, West 144th Street, a line 100 feet westerly of Lenox Avenue - Malcolm X. Boulevard, a line midway between West 144th Street and West 145th Street, and a line 160 feet easterly of Adam Clayton Powell Jr. Boulevard (Block 2013, Lot 29), in a C4-6\* District.

\*Note: This site is proposed to be rezoned by changing existing R7-2/ C1-4 and C8-3 Districts to a C4-6 District, under a concurrent related application for a Zoning Map change (C 250115 ZMM).

**For questions about accessibility and requests for additional accommodations, including language access services, please contact [swerts@council.nyc.gov](mailto:swerts@council.nyc.gov) or [nbenjamin@council.nyc.gov](mailto:nbenjamin@council.nyc.gov) or (212) 788-6936 at least three (3) business days before the hearing.**

Accessibility questions: Kaitlin Greer, [kgreer@council.nyc.gov](mailto:kgreer@council.nyc.gov), by: Thursday, May 15, 2025, 3:00 P.M.



my14-20

## CITY PLANNING COMMISSION

### ■ PUBLIC HEARINGS

The City Planning Commission will hold a public hearing accessible both in-person and remotely via the teleconferencing application Zoom, at 10:00 A.M. Eastern Daylight Time, on Wednesday, May 21, 2025, regarding the calendar items listed below. The public hearing will be held in person in the NYC City Planning Commission Hearing Room, Lower Concourse, 120 Broadway, New York, NY. Anyone attending the meeting in-person is encouraged to wear a mask.

The meeting will be live streamed through Department of City Planning's (DCP's) website and accessible from the following webpage, which contains specific instructions on how to observe and participate, as well as materials relating to the meeting: <https://www.nyc.gov/site/nycengage/events/city-planning-commission-public-meeting/481496/1>

Members of the public attending remotely should observe the meeting through DCP's website. Testimony can be provided verbally by joining the meeting using either Zoom or by calling the following number and entering the information listed below:

877 853 5247 US Toll-free  
 888 788 0099 US Toll-free  
 253 215 8782 US Toll Number  
 213 338 8477 US Toll Number

Meeting ID: **618 237 7396**  
 [Press # to skip the Participation ID]  
 Password: 1

To provide verbal testimony via Zoom please follow the instructions available through the above webpage (link above).

Written comments will also be accepted until 11:59 PM, one week before the date of the vote. Please use the CPC Comments form that is accessible through the above webpage.

Please inform the Department of City Planning if you need a reasonable accommodation, such as a sign language interpreter, in order to participate in the meeting. The submission of testimony, verbal or written, in a language other than English, will be accepted, and real time interpretation services will be provided based on available resources. Requests for a reasonable accommodation or foreign language assistance during the meeting should be emailed to [[AccessibilityInfo@planning.nyc.gov](mailto:AccessibilityInfo@planning.nyc.gov)] or made by calling 212-720-3366. Requests must be submitted at least five business days before the meeting.

**BOROUGH OF BROOKLYN**  
**Nos. 1 & 2**  
**347 FLUSHING AVENUE**  
**No. 1**

**CD 1 C 240275 ZMK**  
**IN THE MATTER OF** an application submitted by Flushing Condo Holdings LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 12d:

1. changing from an M1-2 District to an R7-1 District property bounded by a line 100 feet northerly of Flushing Avenue, Kent Avenue, Flushing Avenue, and a line 90 feet westerly of Kent Avenue;
2. changing from an M1-2 District to an M1-5 District property bounded by a line 100 feet northerly of Flushing Avenue, a line 90 feet westerly of Kent Avenue, Flushing Avenue, and Classon Avenue; and
3. establishing within the proposed R7-1 District a C2-4 District bounded by a line 100 feet northerly of Flushing Avenue, Kent Avenue, Flushing Avenue, and a line 90 feet westerly of Kent Avenue;

as shown on a diagram (for illustrative purposes only) dated February 3, 2025, and subject to the conditions of CEQR Declaration E-819.

**No. 2**

**CD 1 N 240276 ZRK**  
**IN THE MATTER OF** an application submitted by Flushing Condo Holdings LLC, pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, modifying APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing area.

Matter underlined is new, to be added;

Matter ~~struck out~~ is to be deleted;

Matter within # # is defined in Section 12-10;

\* \* \* indicates where unchanged text appears in the Zoning Resolution.

\* \* \*

**APPENDIX F**  
**Mandatory Inclusionary Housing Areas and former**  
**Inclusionary Housing Designated Areas**

\* \* \*

**BROOKLYN**

**Brooklyn Community District 1**

\* \* \*

Map 6 – [date of adoption]



■ Mandatory Inclusionary Housing area  
Area # — [date of adoption] MIH Program Option 1 and Option 2

Portion of Community District 1, Brooklyn

\* \* \*

**Nos. 3 and 4**

**236 GOLD STREET REZONING**

**No. 3**

**CD 2**

**C 250030 ZMK**

**IN THE MATTER OF** an application submitted by 236 Gold LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 12d, changing from an R6B District to a C6-2A District property bounded by a line 100 feet southerly of Concord Street, Gold Street, a line 225 feet southerly of Concord Street, and a line midway between Duffield Street and Gold Street, as shown on a diagram (for illustrative purposes only) dated February 3, 2025, and subject to the conditions of CEQR Declaration E-820.

**No. 4**

**CD 2**

**N 250032 ZRK**

**IN THE MATTER OF** an application submitted by 236 Gold LLC, pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, modifying APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing area.

Matter underlined is new, to be added;

Matter ~~struck out~~ is to be deleted;

Matter within # # is defined in Section 12-10;

\* \* \* indicates where unchanged text appears in the Zoning Resolution.

\* \* \*

## APPENDIX F

### Mandatory Inclusionary Housing Areas and former Inclusionary Housing Designated Areas

\* \* \*

## BROOKLYN

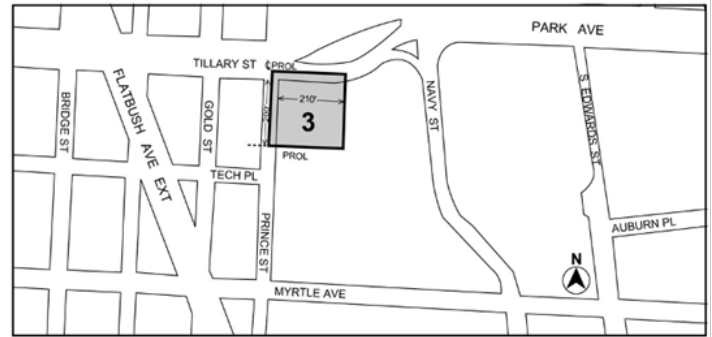
\* \* \*

### Brooklyn Community District 2

\* \* \*

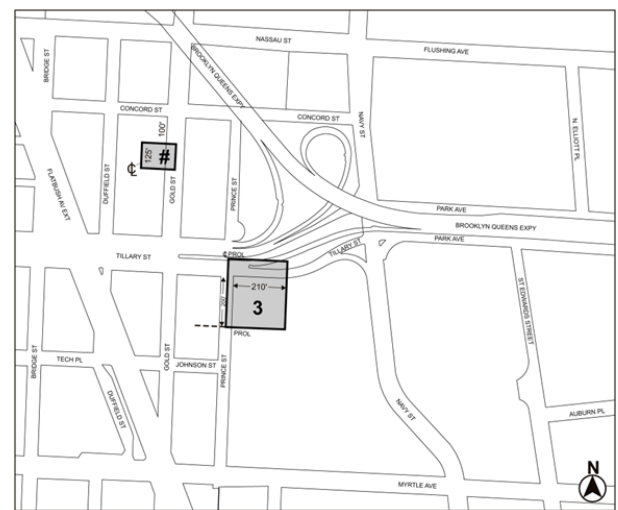
Map 7 – [date of adoption]

[EXISTING MAP]



■ Mandatory Inclusionary Housing area see Section 23-154(d)(3)  
Area 3 – 10/31/17 MIH Program Option 1

[PROPOSED MAP]



■ Mandatory Inclusionary Housing area  
Area 3 – 10/31/17 MIH Option 1  
Area # — [date of adoption] MIH Option 1 and Option 2

Portion of Community District 2, Brooklyn

\* \* \*

## BOROUGH OF MANHATTAN

**Nos. 5 - 7**

### LENOX HILL HOSPITAL

**No. 5**

**CD 8**

**C 250151 ZMM**

**IN THE MATTER OF** an application submitted by Lenox Hill Hospital pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 8c:

1. changing from an R8B District to a C1-8 District property bounded by East 77<sup>th</sup> Street, a line 100 feet westerly of Lexington Avenue, East 76<sup>th</sup> Street, and a line 100 feet easterly of Park Avenue; and
2. changing from a C1-8X District to a C1-9 District property bounded by East 77<sup>th</sup> Street, Lexington Avenue, East 76<sup>th</sup> Street, and a line 100 feet westerly of Lexington Avenue;

as shown on a diagram (for illustrative purposes only) dated February 3, 2025, and subject to the conditions of CEQR Declaration E-777.

**No. 6**

**CD 8**

**N 250152 ZRM**

**IN THE MATTER OF** an application submitted by Lenox Hill Hospital, pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, amending Article VI, Chapter 6 (Special Regulations Applying Around Mass Transit Stations), Article VII, Chapter 4 (Special Permits by the City Planning Commission), Article IX, Chapter 2 (Special Park Improvement District) and APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing area.

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

## ARTICLE VI SPECIAL REGULATIONS APPLICABLE TO CERTAIN AREAS

\* \* \*

### Chapter 6 Special Regulations Applying Around Mass Transit Stations

\* \* \*

#### 66-50 SPECIAL APPROVALS

\* \* \*

#### 66-51 Additional Floor Area for Mass Transit Station Improvements

\* \* \*

#### 66-513 Additional rules and limitations, conditions, findings, and requirements

Any authorization or special permit application pursuant to the provisions of Section 66-511 (Additional floor area for mass transit station improvements by authorization) or Section 66-512 (Additional floor area for mass transit station improvements by special permit), respectively, shall be subject to the following provisions.

(a) Additional rules and limitations on bonus #floor area#

The following rules and limitations on bonus #floor area# shall apply in addition to the provisions set forth in Sections 66-511 and 66-512:

- (1) Where a #zoning lot# contains multiple #uses# with different #floor area ratios#, the bonus may be applied to any individual #use#, and the total of all #floor area ratios# shall not exceed 20 percent of the greatest #floor area ratio# permitted on the #zoning lot#;
- (2) The #floor area# bonus may be used in combination with other #floor area# bonuses, provided that the maximum #floor area ratio# permitted through the combination of bonuses does not exceed 20 percent of the maximum #floor area ratio# otherwise permitted on the #zoning lot#. However, such 20 percent limitation shall not apply:
  - (i) where explicitly stated otherwise in a Special Purpose District; or
  - (ii) where explicitly stated otherwise in a special permit of the City Planning Commission; and
- (3) For #MIH developments# or #UAP developments#, the requirements of Article II, Chapter 7 (Additional Regulations and Administration in Residence Districts) shall not apply to the bonus #floor area# granted under the provisions of this Section.

For the purposes of applying this paragraph to applications seeking an authorization pursuant to Section 66-511 (Additional floor area for mass transit station improvements by authorization), notwithstanding the above allowances, in no event shall the amount of bonus #floor area# exceed 200,000 square feet.

(b) Conditions

\* \* \*

## ARTICLE VII ADMINISTRATION

\* \* \*

### Chapter 4 Special Permits by the City Planning Commission

\* \* \*

#### 74-90 ADDITIONAL PERMITS

\* \* \*

#### 74-904 Non-profit or voluntary hospitals in R9 or R10 Districts and certain Commercial Districts

For a #zoning lot# occupying an entire #block# located in an R9 or an R10 District, or in #commercial districts# mapped within, or with a #residential equivalent# of an R9 or an R10 District, partially within

the #Special Park Improvement District#, and containing a non-profit or voluntary hospital and related facilities, as listed in Use Group III(B), the City Planning Commission may, by special permit, allow the modifications set forth in paragraph (a) of this Section, provided the conditions set forth in paragraph (b) and findings set forth in paragraph (c) are met.

- (a) The Commission may allow an increase in the maximum #community facility# #floor area ratio# by up to a maximum of 20 percent. A #floor area# bonus pursuant to this Section may be used in combination with a #floor area# bonus permitted pursuant to Section 66-51 (Additional Floor Area for Mass Transit Station Improvements), and the combination of such bonuses may exceed 20 percent of the maximum #floor area ratio# otherwise permitted.

In connection with such #floor area# bonus, the Commission may allow modifications to applicable #bulk# regulations.

- (b) In order to grant a special permit pursuant to this Section, the following conditions shall be met:

- (1) a minimum #floor area# of 75 percent of any #development# or #enlargement# on such #zoning lot# will be allocated to such hospital #use#;
- (2) the bonus #floor area# allowed pursuant to this Section shall be exclusively allocated to such hospital #use#; and
- (3) the amount of #floor area# to be located on the portion of such #zoning lot# within the #Special Park Improvement District# shall not exceed a #floor area ratio# of 10.0.

- (c) In order to grant a special permit pursuant to this Section, the Commission shall find that:

- (1) the public benefit derived from such proposed hospital #development# or #enlargement# merits the additional #floor area# being granted pursuant to this special permit;
- (2) where #bulk# modifications are utilized, such modifications will provide a more satisfactory physical relationship to existing hospital #buildings or other structures# on the #zoning lot#, and facilitate a more efficient and integrated site plan; and
- (3) where #bulk# modifications are utilized, the distribution of #bulk# on the #zoning lot# will result in a satisfactory site plan and urban design relationships of #buildings or other structures# to adjacent #streets# and the surrounding area.

The Commission may prescribe appropriate conditions and safeguards to minimize adverse effects on the character of the surrounding area.

#### 74-91 Modification of Public Plazas

\* \* \*

## ARTICLE IX SPECIAL PURPOSE DISTRICTS

\* \* \*

### Chapter 2 Special Park Improvement District

\* \* \*

#### 92-20 SPECIAL BULK REGULATIONS

\* \* \*

#### 92-21 Special Floor Area Regulations

The underlying #floor area# regulations shall apply except as modified in this Section.

For #developments# or #enlargements# on #qualifying transit improvement sites#, a #floor area# bonus for #mass transit station# improvements may be granted by the City Planning Commission pursuant to the provisions of Section 66-51 (Additional Floor Area for Mass Transit Station Improvements). For the purposes of this paragraph, defined terms additionally include those in Section 66-11 (Definitions). In addition, a #floor area# bonus may be granted by the Commission pursuant to the provisions of Section 74-904 (Non-profit or voluntary hospitals in R9 or R10 Districts and certain Commercial Districts). No other #floor area# bonuses shall be permitted.

\* \* \*

## APPENDIX F Mandatory Inclusionary Housing Areas and former Inclusionary Housing Designated Areas



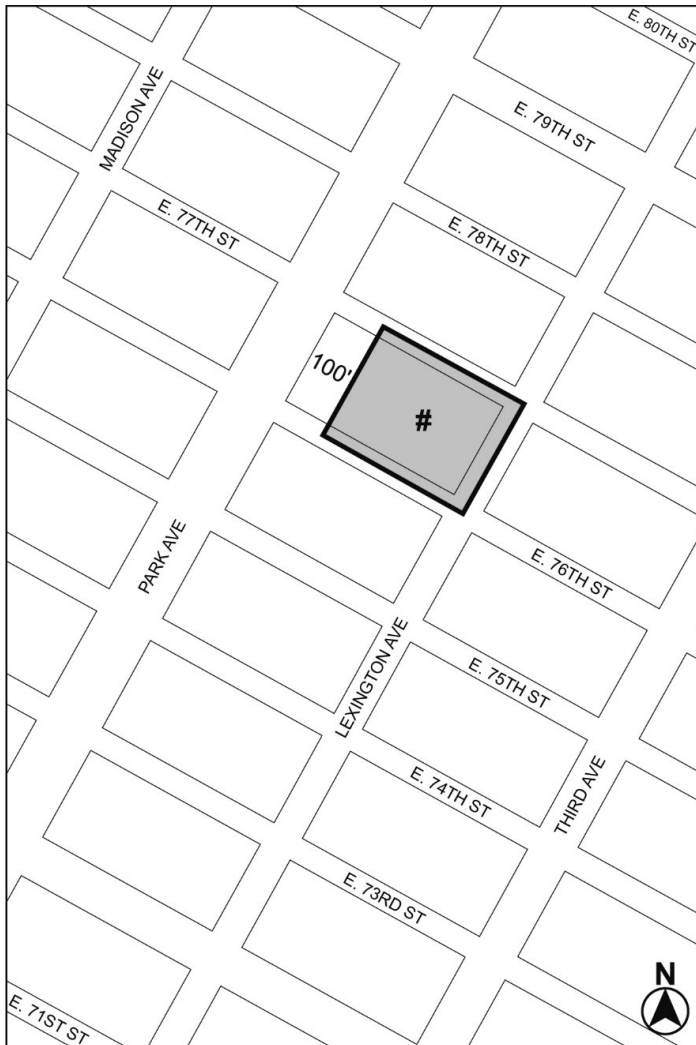
## MANHATTAN

\* \* \*

## Manhattan Community District 8

\* \* \*

Map 3 – [date of adoption]



Mandatory Inclusionary Housing area

Area # — [date of adoption] MIH Option 1 and Option 2

Portion of Community District 8, Manhattan

\* \* \*

No. 7

## CD 8

C 250153 ZSM

**IN THE MATTER OF** an application submitted by Lenox Hill Hospital pursuant to Sections 197-c and 201 of the New York City Charter for the grant of a special permit pursuant to Section 24-201 of the Zoning Resolution to:

1. allow an increase in the maximum community facility floor area ratio by up to a maximum of 20 percent of the maximum floor area ratio otherwise permitted, and to allow such 20 percent maximum to be exceeded when used in combination with a floor area bonus permitted pursuant to Section 24-51 (Additional Floor Area for Mass Transit Station Improvements);
2. modify the height and setback regulations of Section 24-50 (HEIGHT AND SETBACK REGULATIONS), Section 33-40 (HEIGHT AND SETBACK REGULATIONS), and Section 92-20 (Special Bulk Regulations); and
4. modify the lot coverage regulations of Section 24-11 (Maximum Floor Area Ratio and Percentage of Lot Coverage) and 24-12

(Height and Application of Lot Coverage);

in connection with the proposed enlargement and renovation of an existing hospital and related facilities occupying an entire block, on property located at 100 East 77<sup>th</sup> Street (Block 1411, Lots 1 & 113), in R10, C1-8\*\*, and C1-9\*\* Districts, partially within the Special Park Improvement District (PI), Borough of Manhattan, Community District 8.

\*Note: A zoning text amendment is proposed to create a new Section 74-904 (Non-profit or voluntary hospitals in R9 or R10 Districts and certain Commercial Districts) under a concurrent related application (N 250152 ZRM).

\*\*Note: Portions of the site are proposed to be rezoned by changing from existing R8B and C1-8X Districts to C1-8 and C1-9 Districts under a concurrent related application for a Zoning Map change (C 250151 ZMM).

Plans for this proposal are on file with the City Planning Commission and may be seen on the Zoning Application Portal at <https://zap.planning.nyc.gov/projects/P2017M0299>, or the Department of City Planning, 120 Broadway, 31st Floor, New York, NY, 10271-0001.

**NOTICE**

On Wednesday, May 21, 2025, a public hearing is being held by the City Planning Commission (CPC), accessible in-person and remotely, in conjunction with the above ULURP hearing to receive comments related to a Draft Environmental Impact Statement (DEIS) concerning an application by Lenox Hill Hospital (LHH, the Applicant). The Applicant is requesting a series of discretionary actions from the CPC, including a zoning map amendment to rezone from a C1-8X to a C1-9 zoning district, and from an R8B to a C1-8 zoning district; zoning text amendments; special permits; and a zoning authorization. The Proposed Actions would facilitate the enlargement and modernization of the existing LHH complex located on the 1.9-acre block bounded by Park and Lexington Avenues and East 76th and East 77th Streets (Block 1411, Lots 1 and 113) in the Upper East Side neighborhood of Manhattan Community District 8. Two building envelopes are proposed, each of which would accommodate the Proposed Project's program. Envelope 1 would include a new approximately 771,000 gross square foot (gsf), 436-foot-tall, 26-story building on Lexington Avenue and 56,000 gsf of additions to the existing hospital; Envelope 2 would include a new approximately 867,000 gsf, 395-foot-tall, 21-story building and 8,000 gsf of additions to the existing hospital. The Reasonable Worst Case Development Scenario analyzed in the DEIS also considers the as-of-right development of 111-115 East 77th Street between Lexington and Park Avenues (Block 1412, Lots 9, 10, and 11), which would be redeveloped with an approximately 46,000-gsf, six-story, 75-foot-tall building to house hospital support functions, and would be connected to the LHH complex by a utility tunnel under East 77th Street. The analysis year for the Proposed Project is 2036.

Written comments on the DEIS are requested and will be received and considered by the Lead Agency through 5:00 P.M. on Monday, June 2, 2025.

For instructions on how to submit comments and participate, both in-person and remotely, please refer to the instructions at the beginning of this agenda.

This hearing is being held pursuant to the State Environmental Quality Review Act (SEQRA) and City Environmental Quality Review (CEQR), CEQR No. 23DCP079M.

**BOROUGH OF QUEENS**

Nos. 8 and 9

**42-11 30<sup>TH</sup> AVENUE REZONING**

No. 8

## CD 1

C 240223 ZMQ

**IN THE MATTER OF** an application submitted by CG Stone Realty, LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 9a:

1. eliminating from within an existing R5 District a C1-2 District bounded by a line 150 feet northeasterly of 30<sup>th</sup> Avenue, 43<sup>rd</sup> Street, 30<sup>th</sup> Avenue, and 42<sup>nd</sup> Street;
2. changing from an R5 District to an R6A District property bounded by a line 125 feet northeasterly of 30<sup>th</sup> Avenue, 43<sup>rd</sup> Street, 30<sup>th</sup> Avenue, and 42<sup>nd</sup> Street; and
3. establishing within the proposed R6A District a C2-4 District bounded by a line 125 feet northeasterly of 30<sup>th</sup> Avenue, 43<sup>rd</sup> Street, 30<sup>th</sup> Avenue, and 42<sup>nd</sup> Street;

as shown on a diagram (for illustrative purposes only) dated February 18, 2025, and subject to the conditions of CEQR Declaration E-804.

**No. 9**

**CD 1** **N 240224 ZRQ**  
**IN THE MATTER OF** an application submitted by CG Stone Realty, LLC, pursuant to Section 201 of the New York City Charter, for an amendment of the Zoning Resolution of the City of New York, modifying APPENDIX F for the purpose of establishing a Mandatory Inclusionary Housing area.

Matter underlined is new, to be added;

Matter ~~struck out~~ is to be deleted;

Matter within # # is defined in Section 12-10;

\* \* \* indicates where unchanged text appears in the Zoning Resolution.

\* \* \*

**APPENDIX F**  
**Mandatory Inclusionary Housing Areas and former**  
**Inclusionary Housing Designated Areas**

\* \* \*

**QUEENS**  
**Queens Community District 1**

\* \* \*

Map 9—(2/25/21)

**[EXISTING MAP]**



■ Mandatory Inclusionary Housing Program Area see Section 23-154(d)(3)  
 Area 9—2/25/21 MIH Program Option 1

\* \* \*

Map 11—(10/5/23)

**[EXISTING MAP]**



■ Mandatory Inclusionary Housing Program Area see Section 23-154(d)(3)  
 Area 18—10/5/23 MIH Program Option 1 and Deep Affordability Option

Map 9—[date of adoption]

**[PROPOSED MAP]**



■ Mandatory Inclusionary Housing area  
 Area 9—2/25/21 MIH Option 1  
 Area 18—10/5/23 MIH Option 1 and Option 3  
 Area #—[date of adoption] MIH Option 1 and Option 2

Portion of Community District 1, Queens

\* \* \*

**No. 10**

**33-28 NORTHERN BLVD HRA OFFICE ACQUISITION**

**CD 1** **N 250174 PXQ**  
**IN THE MATTER OF** a Notice of Intent to Acquire Office space submitted by the Department of Citywide Administrative Services and the Human Resources Administration, pursuant to Section 195 of the New York City Charter, for office use at property located at 33-28/34-08 Northern Boulevard (Block 214, Lots 240 and 243), Borough of Queens, Community District 1.

Sara Avila, Calendar Officer  
 City Planning Commission  
 120 Broadway, 31<sup>st</sup> Floor,  
 New York, NY 10271  
 Telephone (212) 720-3366

Accessibility questions: (212) 720-3366 / accessibilityinfo@planning.nyc.gov, by: Wednesday, May 14, 2025, 5:00 P.M.



## COMMUNITY BOARDS

### ■ PUBLIC HEARINGS

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

#### BOROUGH OF BROOKLYN

COMMUNITY BOARD NO. 16 - Tuesday, May 20, 2025, at 7:00 P.M., Mount Ollie Baptist Church, 1698 St. Marks Avenue, Brooklyn, NY and via Webex.

A public hearing with respect to an SLA renewal application for Abuela Antonia Restaurant, located at 225 Rockaway Avenue (SLA) and Zoning actions for the Broadway Junction Public Realm Plan which will be presented by NYCEDC.

my16-20

## BOARD OF EDUCATION RETIREMENT SYSTEM

### ■ MEETING

Our next Executive Committee Meeting will be held *in-person* at our 55 Water Street office (50th Floor) Thursday, May 29, 2025, from 12:30 P.M. - 4:00 P.M. If you would like to attend this meeting, please reach out to Salil Mehta at smehta8@bers.nyc.gov.

my20-29

## EMERGENCY MANAGEMENT

### ■ MEETING

The Annual Meeting of the Local Emergency Planning Committee (LEPC) will be held on Tuesday June 10, 2025 at 11:00 A.M. to 1:00 P.M. at New York City Emergency Management, 165 Cadman Plaza East, Brooklyn, NY 11201.

Due to limited space, you must RSVP to attend this event. To RSVP and request an accommodation, please email nycoemlegal@oem.nyc.gov, or call 718-422-4800.

All accommodation requests must be submitted by May 30, 2025. Photo identification is required for admission.

Accessibility questions: (718) 422-4800, by: Friday, May 30, 2025, 12:00 P.M.



my20-j10

## HOUSING AUTHORITY

### ■ MEETING

The next Board Meeting of the New York City Housing Authority is scheduled for Wednesday, May 28, 2025 at 10:00 A.M. in the Ceremonial Room on the 5th Floor of 90 Church Street, New York, New York 10007 (unless otherwise noted).

Copies of the Calendar will be available on NYCHA's Website at <https://www.nyc.gov/site/nycha/about/board-meetings.page> or may be picked up at the Office of the Corporate Secretary at 90 Church Street, 5th Floor, New York, New York 10007, no earlier than 24 hours before the upcoming Board Meeting. Copies of the Draft Minutes will also be available on NYCHA's Website at <https://www.nyc.gov/site/nycha/about/board-meetings.page> or may be picked up at the Office of the Corporate Secretary no earlier than 3:00 P.M. on the Tuesday following the Board Meeting.

Any changes to the schedule will be posted here and on NYCHA's Website at <https://www.nyc.gov/site/nycha/about/board-meetings.page> 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.

The meeting will be streamed live on NYCHA's YouTube Channel at <https://www.youtube.com/c/nycha> and NYCHA's Website at <https://www.nyc.gov/site/nycha/about/board-meetings.page>.

Any person requiring a reasonable accommodation in order to participate in the Board Meeting, should contact the Office of the Corporate Secretary by phone at (212) 306-6088 or by e-mail at [corporate.secretary@nycha.nyc.gov](mailto:corporate.secretary@nycha.nyc.gov) no later than Wednesday, May 21, 2025 by 5:00 P.M.

For additional information, please visit NYCHA's Website at <https://www.nyc.gov/site/nycha/about/board-meetings.page> or contact the Office of the Corporate Secretary at (212) 306-6088.

Accessibility questions: (212) 306-6088, by: Wednesday, May 21, 2025, 5:00 P.M.



my14-28

## BOARD OF STANDARDS AND APPEALS

### ■ PUBLIC HEARINGS

**June 9th, 2025 and June 10th, 2025, 10:00 A.M. and 2:00 P.M.**

**NOTICE IS HEREBY GIVEN** of teleconference public hearings, Monday June 9th, 2025, at 10:00 A.M. and 2:00 P.M., and Tuesday June 10th, 2025, at 10:00 A.M. and 2:00 P.M., to be streamed live through the Board's website ([www.nyc.gov/bsa](http://www.nyc.gov/bsa)), with remote public participation and in-person portion, on the following matters:

#### **SOC CALENDAR**

##### **1016-84-BZ**

APPLICANT – Belkin Burden Goldman, LLP, for Henrietta Liberace, as trustee of Livia Liberace Trust, owner.

SUBJECT – Application March 31, 2025 – Extension of Term (§11-411) of a previously approved Variance for the operation of an auto repair shop (UG16B) with accessory uses which expires on July 30, 2025. C8-2 & R5 (Special Ocean Parkway District) zoning district.

PREMISES AFFECTED – 790 Coney Island Avenue, Block 5393, Lot 21, Borough of Brooklyn.

##### **COMMUNITY BOARD #12BK**

##### **83-05-BZ**

APPLICANT – Bryan Cave Leighton Paisner LLP, for Village Acquisition II, LLC, owner.

SUBJECT – Application December 23, 2024 – Amendment of a previously approved Variance (§72-21) to permit the enlargement of residential health care facility. R6 zoning district.

PREMISES AFFECTED – 214 West Houston Street and 58 Downing Street, Block 528, Lot(s) 12 & 27, Borough of Manhattan.

##### **COMMUNITY BOARD #2M**

##### **2017-243-BZIII**

APPLICANT – Vassalotti Associates Architects, LLP, for Blue Hills Fuels L.L.C. (Jeffrey Bucaro), owner.

SUBJECT – Application February 4, 2025 – Extension of Term (§11-411) of a previously approved variance which permitted the operation of an Automotive Service Station which expires on December 16, 2025, Extension of Time to Obtain a Certificate of Occupancy which expired on February 28, 2024; Waiver of the Board's Rules of Practice and Procedures. R2A zoning district.

PREMISES AFFECTED – 29-16 Francis Lewis Boulevard, Block 4398, Lot 1, Borough of Queens.

##### **COMMUNITY BOARD #4Q**

#### **APPEAL CALENDAR**

##### **2024-48-A**

APPLICANT – Rothkrug Rothkrug & Spector, LLP, for Michael A. Scott, owner.

SUBJECT – Application June 9, 2025 – Proposed single-family home located within the bed of a mapped street contrary to General City Law §35. R2-2 zoning district.

PREMISES AFFECTED – 128-16 Hook Creek Boulevard, Block 12867, Lot 0101, Borough of Queens.

##### **COMMUNITY BOARD #13Q**

#### **ZONING CALENDAR**

##### **2024-52-BZ**

APPLICANT – Law Office of Lyra J. Altman, for The Robert Frastai 2013 Irrevocable Trust, By Claire Frastai, owner.

SUBJECT – Application October 23, 2024 – Special Permit (§73-622) to permit the enlargement of a single-family semi-detached residence contrary to underlying bulk requirements. R4 zoning district.

PREMISES AFFECTED – 1226 Avenue V, Block 7372, Lot 9, Borough of Brooklyn.

##### **COMMUNITY BOARD #15BK**



**2025-05-BZ**

APPLICANT – Eric Palatnik, P.C., for 1920 Gunhill Road LLC, owner. SUBJECT – Application February 25, 2025 – Special Permit (§73-311) to permit an accessory drive through facility operating in conjunction with an as of right eating and drinking establishment (Use Group VI). C2-1/R3-2 zoning district.

PREMISES AFFECTED – 2450 Ely Avenue AKA 1920 East Gunhill Road, Bronx - Block 4505, Lot 9  
COMMUNITY BOARD #11BX

Shampa Chanda, Chair/Commissioner



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## PROCUREMENT

### *“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](https://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 PREQUALIFICATION

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 HHS Accelerator Prequalification Application using the City’s PASSPort system. The PASSPort system is a web-based system maintained by the City of New York for use by its Mayoral Agencies to manage procurement. Important business information collected in the Prequalification Application is 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 and organizational capacity. Approved organizations will be eligible to compete and would submit electronic proposals through the PASSPort system. The PASSPort Public Portal, which lists all RFPs, including HHS RFPs that require HHS Accelerator Prequalification, may be viewed, at [https://passport.cityofnewyork.us/page.aspx/en/rfp/request\\_browse\\_public](https://passport.cityofnewyork.us/page.aspx/en/rfp/request_browse_public)

All current and prospective vendors should frequently review information listed on roadmap to take full advantage of upcoming opportunities for funding. For additional information about HHS Accelerator Prequalification and PASSPort, including background materials, user guides and video tutorials, please visit <https://www.nyc.gov/site/mocs/hhsa/hhs-accelerator-guides.page>

## CITYWIDE ADMINISTRATIVE SERVICES

### DIVISION OF MUNICIPAL SUPPLY SERVICE

#### ■ AWARD

Goods

**IFB 2400075: AIR CONDITIONERS (WINDOW, IN-WALL, & PORTABLE)** - Competitive Sealed Bids - PIN# 85725B0005001

- AMT: \$4,024,250.00 - TO: Klearview Appliance Corp., 3707 Nostrand Avenue, Brooklyn, NY 11235-1907.

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#### SHERIFF

#### ■ AWARD

Goods

**ARMOR VESTS FOR DEPUTIES - DOF-OGS** - Intergovernmental Purchase - PIN# 83625O0005001 - AMT: \$142,293.00 - TO: Atlantic Tactical Inc., 763 Corporate Circle, New Cumberland, PA 17070.

NY STATE OGS Contract PC69429 (Award 23227, Group 35205).

Suppliers wishing to be considered for a contract with the Office of General Services of New York State are advised to contact the Procurement Services Group via E-Mail at: [Customer.Services@ogs.ny.gov](mailto:Customer.Services@ogs.ny.gov), or by phone at: 518-474-6717.

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## DESIGN AND CONSTRUCTION

#### ■ AWARD

Construction Related Services

### **HWCRQ06M, RC FOR RESIDENT ENGINEER INSPECTION SERVICES**

- Competitive Sealed Proposals - Other - PIN# 85024P0014014 - AMT: \$50,000,000.00 - TO: JED Engineering & Land Surveying PC, 65 Roosevelt Avenue, Suite 207, Valley Stream, NY 11581.

Requirements Contracts for Resident Engineering Inspection Services in Connection with Various Infrastructure Projects, Citywide: Type M

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Construction / Construction Services

### **BAISLEY PARK LIBRARY RENOVATION (MEDIUM GC PQL)**

- Competitive Sealed Bids/Pre-Qualified List - PIN# 85025B0032001 - AMT: \$11,544,333.00 - TO: Jobco Incorporated, 1983 Marcus Avenue, Suite 137, Lake Success, NY 11042.

This Project consists of a gut renovation to the 7,815 GSF existing library building. The scope includes partial demolition of the interior and façade, enclosure of the existing courtyard, addition of a vestibule, new storefront and windows, addition of interior partitions, finishes, and fixtures, new landscape, and new solar panels on the roof. CB: Queens 12

As per PPB Rule 3-01 (d) Special Case (1)(i) Competitive sealed bidding from prequalified vendors, except as provided in Section 3-10 (a). Section 3-10 (a) reads: Except for procurements for construction, a procurement using a PQL shall be considered a “special case” under these Rules.

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## DISTRICT ATTORNEY - RICHMOND COUNTY

#### ADMINISTRATION

#### ■ INTENT TO AWARD

Human Services / Client Services

### **NOTICE OF INTENT TO RENEW (HOPE COORDINATION)**

- Renewal - PIN# 26RQ0004 - Due 5-23-25 at 5:00 P.M.

In accordance with Section 4-04(d) of the Procurement Policy Board Rules, the Richmond County District Attorney (RCDA) intends to renew its contract with Staten Island Partnership for Community Wellness (SIPCW), located at 444 St. Marks Place, 3rd Floor, Staten Island, NY 10301, for oversight and coordination of the Heroin Overdose Prevention Education (HOPE) peer mentor recovery support services. The PIN associated with this renewal is 26RQ0004.

HOPE is a pre-arraignment diversion program that targets low-level drug offenders for early intervention and diversion from the criminal justice system into services to address their substance use. The program is administered at 444 St. Marks Place, 3rd Floor, Staten Island, NY 10301.

RCDA may renew its agreement with SIPCW on an annual basis through June 30, 2027.



A copy of the contract summary can be requested by calling Lisa Sloan at (718) 556-7089.

Comments on the contractor's performance may be submitted via email to Lisa Sloan at [lisa.sloan@rcda.nyc.gov](mailto:lisa.sloan@rcda.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.

District Attorney - Richmond County, 130 Stuyvesant Place, Suite 7, Staten Island, NY 10301. Lisa Sloan (718) 556-7089; [lisa.sloan@rcda.nyc.gov](mailto:lisa.sloan@rcda.nyc.gov)

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## NOTICE OF INTENT TO RENEW (STATEN ISLAND TREATMENT COURT SERVICES) - Renewal - PIN# 26RQ0002 - Due 5-23-25 at 5:00 P.M.

In accordance with Section 4-04(d) of the Procurement Policy Board Rules, the Richmond County District Attorney (RCDA) intends to renew its contract with Education and Assistance Corp (EAC), located at 99 Quentin Roosevelt Blvd, Suite 200, Garden City, NY 11530. The PIN associated with this renewal is 26RQ0002.

Staten Island TASC provides case management services to court-involved individuals. Additionally, a clinician performs evaluations and monthly referrals for the courts. The program is administered at 99 Quentin Roosevelt Blvd, Suite 200, Garden City, NY 11530.

RCDA may renew its agreement with EAC on an annual basis through June 30, 2026.

A copy of the contract summary can be requested by calling Lisa Sloan at (718) 556-7089.

Comments on the contractor's performance may be submitted via email to Lisa Sloan at [lisa.sloan@rcda.nyc.gov](mailto:lisa.sloan@rcda.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.

District Attorney - Richmond County, 130 Stuyvesant Place, Suite 7, Staten Island, NY 10301. Lisa Sloan (718) 556-7089; [lisa.sloan@rcda.nyc.gov](mailto:lisa.sloan@rcda.nyc.gov)

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## EDUCATION

### CENTRAL OFFICE

#### AWARD

#### Human Services/Client Services

**FY25 COMMUNITY SCHOOL SERVICE - R1191** - Renewal - PIN# 04020I0001060R001 - AMT: \$1,794,154.00 - TO: Catholic Charities Community Services Archdiocese, 1011 First Avenue, 6th Floor, New York, NY 10022-4134.

The New York City Department of Education (DOE) is seeking qualified community-based organizations (Lead CBOs) to work with schools to implement the community school strategy in approximately 165 DOE schools ranging from elementary, middle, and high schools. Robust school and community partnerships will create supportive school environments and coordinate personalized social, emotional, and academic supports that are responsive to identified needs and build on the strengths of students, families, and communities. While there may be multiple partners working in DOE schools, the Lead CBO coordinates all partners and aligns services with the DOE school's goals.

The DOE recommends the use of a new award selection method for this RFP to be released through PASSPort, the City's digital Procurement and Sourcing Solutions Portal. This new method will allow for principals or his or her authorized representative, as well as at least two additional representatives from the School Leadership Team (SLT) to make an award selection (subject to a responsibility determination) after all proposals have been evaluated by a committee, following Section 3-03(i)(1) of the PPP rules.

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## EMERGENCY MANAGEMENT

#### AWARD

#### Human Services/Client Services

**CONSULTING SERVICES** - Renewal - PIN# 01721P0001020R001 - AMT: \$2,980,100.00 - TO: Innovative Emergency Management Inc., 5420 Wade Park Blvd., Suite 140, Raleigh, NC 27607.

Preparedness Planning, Program Management, Administrative, and Training & Exercise Services.

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## ENVIRONMENTAL PROTECTION

#### WATER SUPPLY

#### AWARD

#### Goods

**BWS CAMPBELL SCIENTIFIC EQUIPMENT (BRAND SPECIFIC) 5018099X** - M/WBE Noncompetitive Small Purchase - PIN# 82625W0065001 - AMT: \$242,216.00 - TO: Portland Williams LLC, 75 N Central Avenue, Suite 105, Elmsford, NY 10523-2537.

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## FINANCE

### TREASURY AND PAYMENT SERVICES

#### AWARD

#### Services (other than human services)

**BUSINESS & EXCISE TAX LOCKBOX SERVICES** - Renewal - PIN# 83621P8003KXLR001 - AMT: \$396,000.00 - TO: Klik Technologies, 711 Executive Blvd., Valley Cottage, NY 10989-2014.

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## PARKS AND RECREATION

### BUSINESS DEVELOPMENT

#### SOLICITATION

#### Services (other than human services)

**REQUEST FOR BIDS FOR THE OPERATION OF CIRCUS CONCESSIONS AT VARIOUS PARK LOCATIONS, CITYWIDE** - Competitive Sealed Bids - PIN# CWB-CR-2024 - Due 6-2-25 at 4:00 P.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 Operation of Circus Concessions at Various Park Locations, Citywide.

There will be a recommended remote bidder meeting on Wednesday, May 28, 2025, at 1:00 P.M. If you are considering responding to this RFB, please make every effort to attend this recommended remote bidder meeting.

The Microsoft Teams link for the remote bidder meeting is as follows:

#### RECOMMENDED BIDDER MEETING

Schedule: Wednesday, May 28, 2025, at 1:00 P.M.

Join on your computer, mobile app or room device.

[https://teams.microsoft.com/join/19%3ameeting\\_ZWQwMGQxMDgtMTMyMi00MmU3LTk4YzQtNWU0NTFhZDhmMGFl%40thread.v2/0?context=%7b%22Tid%22%3a%2232f56fc7-5f81-4e22-a95b-15da66513bef%22%2c%22Oid%22%3a%220dd65b13-71a7-4031-bfb9-d016953006da%22%7d](https://teams.microsoft.com/join/19%3ameeting_ZWQwMGQxMDgtMTMyMi00MmU3LTk4YzQtNWU0NTFhZDhmMGFl%40thread.v2/0?context=%7b%22Tid%22%3a%2232f56fc7-5f81-4e22-a95b-15da66513bef%22%2c%22Oid%22%3a%220dd65b13-71a7-4031-bfb9-d016953006da%22%7d)

Meeting ID: 299 378 220 451 4

Passcode: QD2Lz3wo

Dial in by phone

+1 646-893-7101,,278423749# United States, New York City  
Phone conference ID: 278 423 749#

If you cannot attend the remote bidder meeting, please contact us by Monday, May 26, 2025, and subject to availability and by appointment only, we may set up a meeting at one of the available concession sites.

Hard copies of the RFB can be obtained, at no cost, commencing May 9, 2025, through June 2, 2025, between the hours of 9:00 A.M. and 5:00 P.M., excluding weekends and holidays, at the Concessions Unit of the New York City Department of Parks and Recreation, which is located at 830 Fifth Avenue, Room 407, New York, NY 10065. **All bids submitted in response to this RFB must be submitted by no later than June 2, 2025, at 4:00 P.M.**

The RFB is also available for download from May 9, 2025, through June 2, 2025, on Parks' website. To download the RFB, visit [www.nyc.gov/parks/businessopportunities](http://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.

**There will be a remote Bid Opening Procedure as scheduled below.** If you are considering responding to this RFB, please make every effort to participate in this recommended Remote Bid Opening Procedure:

You may join the remote Bid Opening Procedure via the Microsoft Teams link or by phone (audio only). The schedule, Microsoft Teams link or dial-in number and Phone Conference ID for each borough's Remote Bid Opening Procedure is as follows:

#### 1. Citywide Locations:

Schedule: Tuesday, June 3, 2025, at 10:00 A.M.

**Join on your computer, mobile app or room device.**

[https://teams.microsoft.com/l/meetup-join/19%3ameeting\\_Yjg0MDEyMWEtNTE1Ny00ZDAyLTg0MTYtN2YyYWFkNjMzMdkw%40thread.v2/0?context=%7b%22Tid%22%3a%2232f56fc7-5f81-4e22-a95b-15da66513bef%22%2c%22Oid%22%3a%220dd65b13-71a7-4031-bfb9-d016953006da%22%7d](https://teams.microsoft.com/l/meetup-join/19%3ameeting_Yjg0MDEyMWEtNTE1Ny00ZDAyLTg0MTYtN2YyYWFkNjMzMdkw%40thread.v2/0?context=%7b%22Tid%22%3a%2232f56fc7-5f81-4e22-a95b-15da66513bef%22%2c%22Oid%22%3a%220dd65b13-71a7-4031-bfb9-d016953006da%22%7d)

Meeting ID: 276 978 230 035

Passcode: GQ93rV6b

Dial in by phone

+1 646-893-7101,,283785485# United States, New York City

If you cannot participate via Microsoft Teams or by phone, a summary of bid results will be accessible online at [www.nyc.gov/parks/concessions](http://www.nyc.gov/parks/concessions). Look for the section named "Submit a Bid or Proposal," and select "View current active solicitations." Bid results will be posted on or around June 4, 2025.

For more information related to the RFB, contact:

Luigi Almanzar- Project Manager- [Luigi.almanzar@parks.nyc.gov](mailto:Luigi.almanzar@parks.nyc.gov)- (212) 360-3483.

**Deaf, hard-of-hearing, deaf-blind, speech-disabled, or late-deafened people who use text telephones (TTYs) or voice carry-over (VCO) phones can dial 711 to reach a free relay service, where specially trained operators will relay a conversation between a TTY/VCO user and a standard telephone user.**

**Alternatively, a message can be left on the Telecommunications Device for the Deaf (TDD). The TDD number is 212-New York (212-639-9675).**

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, Central Park, 830 Fifth Avenue, Room 407, New York, NY 10065. Luigi Almanzar (212) 360-3483; [Luigi.almanzar@parks.nyc.gov](mailto:Luigi.almanzar@parks.nyc.gov)

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#### CAPITAL PROGRAM MANAGEMENT

##### ■ AWARD

*Services (other than human services)*

**CNYG-3422MR - CONSTRUCTION MANAGEMENT SERVICES**  
- Renewal - PIN# 84622P0006011R001 - AMT: \$15,000,000.00 - TO: KS Engineers PC, 2 Riverfront Plaza, 3rd Floor, Newark, NJ 07102.

It is necessary to optimize quality, cost and efficiency and will require consideration of factors in addition to price.

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**CNYG-3322MR - CONSTRUCTION MANAGEMENT SERVICES**  
- Renewal - PIN# 84622P0006010R001 - AMT: \$15,000,000.00 - TO: Aecom USA Inc., 605 Third Avenue, New York, NY 10158-0180.

It is necessary to optimize quality, cost and efficiency and will require consideration of factors in addition to price.

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**CNYG-2422MR - CONSTRUCTION MANAGEMENT SERVICES**  
- Renewal - PIN# 84622P0006012R001 - AMT: \$15,000,000.00 - TO: De Bruin - MXML a Joint Venture, 1400 Old Country Road, Suite 106, Westbury, NY 11590.

It is necessary to optimize quality, cost and efficiency and will require consideration of factors in addition to price.

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#### POLICE DEPARTMENT

##### MANAGEMENT AND BUDGET

##### ■ AWARD

*Goods*

**RICOH: FUJITSU N7100E NTWK SHTFEDSCAN 25PPM - M/WBE Noncompetitive Small Purchase** - PIN# 05625W0013001 - AMT: \$130,065.00 - TO: Compulink Technologies Inc., 260 W 39th Street, Room 302, New York, NY 10018-4434.

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*Services (other than human services)*

**TRAINING IN FIREARMS OPERABILITY, AND RELATED DISCIPLINES** - Other - PIN# 05625U0003001 - AMT: \$915,000.00 - TO: Stria Consulting Group Inc., 1268 83rd Street, Suite 1A, Brooklyn, NY 11228.

On-Site Firearm Consultant Training

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#### SMALL BUSINESS SERVICES

##### PROCUREMENT

##### ■ AWARD

*Services (other than human services)*

**FY25-WE NYC-MASTER MONEY (CREDIT & FUNDING) NAE**  
- Negotiated Acquisition - Other - PIN# 80125N0012001 - AMT: \$118,492.00 - TO: Business Outreach Center Network Inc., 85 South Oxford Street, 2nd Floor, Brooklyn, NY 11217-1607.

The Agency is exercising Negotiated Acquisition option to extend the contract to provide Funding Workshops, Credit Workshops, and 1-on-1 Credit Counselling to Women Entrepreneurs in New York City. Women Entrepreneurs NYC (WE NYC) is the first municipal program in the country to address the entrepreneurship gender gap by offering a comprehensive set of business services tailored to the needs of women in underserved communities. Currently, the WE NYC suite of services include workshops and counseling sessions designed to build skills, knowledge and confidence; small group mentoring; networking events; and financing and legal assistance. All these services have the goal of helping pre-start-up clients launch their businesses and helping the proprietors of existing businesses grow their revenues.

The negotiated acquisition extension will allow SBS to extend the current contract for an additional one (1) year from July 1, 2024, through June 30, 2025, and allow the current provider BOCNET to continue to deliver workshops to help women entrepreneurs master critical skills.

The Department of Small Business Services is exercising a Negotiated Acquisition Extension in accordance to Section 3-04 (b)(iii) of the Procurement Policy Board Rules.

A negotiated acquisition extension allows the agency to continue services with the existing service provider who has the capability and knowledge of the services to be provided while the current RFP request is being processed.

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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 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 Sections 101-03 and 105-03 of Chapter 100 of Title 1 of the Official Compilation of the Rules of the City of New York regarding course providers, and the repeal of sections 3301-03 and 3321-01 of Chapter 3300 of Title 1 regarding construction worker safety information signs, and construction site safety training, respectively. This rule was first published on December 31, 2024, and a public hearing thereon was held on January 30, 2025.

Dated: 5/12/2024 /s/  
New York, New York James S. Oddo  
Commissioner

#### Statement of Basis and Purpose of Rule

Since the enactment of Local Law 196 of 2017, which mandated construction site safety training, the course provider program has expanded and the costs of administering the program, including contract costs and staffing needs, have increased. In 2017 there were approximately 40 course providers.

Today there are over 150, significantly increasing the Department's workload in terms of approving the providers, requiring the imposition of registration fees. Under section 1 of this rule, Rule 101-03 is amended to include a new initial registration fee of \$3,250 and a new renewal registration fee of \$3,185.

Under section 2, Rule 105-03 is amended to improve compliance by course providers. Specifically, the rule:

- Creates a registration for course providers as of July 1, 2025 and subjects them to the suspension and revocation provisions of Section 28-401.19 of the Administrative Code.
- States that the Department may refuse to renew a registration pursuant to Section 28-401.19 of the Administrative Code.
- Provides that course provider approvals issued prior to July 1, 2025 will continue to be valid and that course providers may continue to offer Department-approved courses after July 1, 2025, provided they submit an application to register by June 30, 2025.
- Adds language about investigations and audits.
- Clarifies recording-keeping requirements.
- Provides guidance on how providers can advertise.
- Provides guidance on how to conduct non-traditional course/class formats.
- Removes sections that are no longer relevant because the deadlines have passed or the described processes are no longer followed.
- Creates a requirement for providers to upload data to DOB's online platform.
- Adds a requirement that a course provider upload certificates of completion prior to withdrawing from the course provider program.

In addition, two sections of Chapter 3300 of Title 1 of the Rules of the City of New York - sections 3301-03, regarding construction worker safety information signs, and 3321-01, regarding construction site safety training - are repealed, as their provisions are currently in effect and covered by Section 3321 of the Building Code.

In response to comments received prior to and at the public hearing, the following changes have been made:

- Added that live and virtual training is limited to 9½ hours per day, including meal breaks and administrative matters.
- Clarified that notification of approved courses on the provider's website applies to any course provider who offers Department-approved training to the general public.

- Added a requirement that instructors add an attestation in the log verifying that they taught the class and the students who attended the class.
- Clarified that SST cards are to be issued upon verification of course completion certificates by an applicant.

There were many comments received regarding third-party providers claiming that barring delegation to a third party would drive up costs and limit the number of providers offering courses. These comments were rejected because the Department has no enforcement authority over third-party providers. In addition, third parties have caused confusion over whether the provider is legitimate. The third-party providers can register with the Department in accordance with this rule and can continue to operate if they do so.

Comments were received stating that the registration fees are too high. The fees were approved by the City's Office of Management and Budget after the Department performed a user cost analysis, taking into account staff time and resources and other costs to determine the fee amount. The fee amounts will therefore not be changed.

In addition, the following changes were made to better reflect current practice:

- Added that failure to submit any missing or additional documentation requested by the Department within 6 months of the request will result in the denial of the application.
- Clarified that worker certifications must be issued via the Training Connect platform.
- Specified that any required approval, license, accreditation or certification must reflect the exact name of the entity registering.

The Department of Buildings' authority for this rule is found in sections 643 and 1043 of the New York City Charter.

New material is underlined.

[Deleted material is in brackets.]

Asterisks (\*\*\*) indicate ellipses, i.e., unamended text.

**Section 1.** Section 101-03 of subchapter A of chapter 100 of Title 1 of the Rules of the City of New York is amended by adding the following entry at the end of the table set forth in that section:

Course provider registration	Initial:	Renewal:
	\$3,250	\$3,185

**§2.** Section 105-03 of subchapter E of chapter 100 of Title 1 of the Rules of the City of New York is amended to read as follows:

#### **§105-03 Course Provider Registration and Department-Approved Courses.**

(a) [**Scope.** This section outlines the requirements for Department-approved courses required by the Administrative Code and Department rules for training, license qualification and licensee continuing education. Unless otherwise authorized under the Administrative Code or Department rules, only Department-approved courses may be offered to fulfill Department course requirements]  
**Registration.** Beginning on July 1, 2025, no course provider may offer Department-approved courses unless such course provider is registered with the Department in accordance with this section. Such registration is valid for one year from the date of registration.

- (1) Current course providers may continue to offer courses until July 1, 2025, provided they apply for registration between the effective date of this section and July 1, 2025, in accordance with the provisions of subdivision (b) of this section. Providers who fail to apply must complete any course currently being offered and upload the certificates as provided in this section but may not offer any additional courses.
- (2) Once the department approves the application, the provider will be considered registered as of that date.
- (3) In the event the department denies the application, the applicant may reapply or may challenge the determination in accordance with the provisions of Section 28-401.21 of the Administrative Code. The provider may continue to operate until the reapplication or challenge is decided.

#### (b) **Course Provider Application and Renewal Process.**

- (1) The course provider applicant must submit:
  - (i) an application form provided by the Department;
  - (ii) proof that the applicant has met the requirements of paragraph (2) of subdivision [(e)](f) of this section; [and]
  - (iii) a statement attesting that the applicant will ensure that all instructors comply with the requirements of



subdivision [(d)](e) of this section and, if applicable, subdivision [(g)](h) of this section]. Course providers who are already approved as of the effective date of this subparagraph must comply with its provisions by January 1, 2020.; and

(iv) a fee as set forth in section 101-03 of these rules.

(2) [A listing of the providers of the approved courses will be available through the Department's website.] Incomplete [or inaccurate] applications will be rejected.

(3) [Incomplete or inaccurate applications will be returned to the applicant and may be resubmitted once complete or corrected.] Applications for renewal must be accompanied by the renewal fee and such additional information as the commissioner may require. Such applications must be made at least 30 days but not more than 60 days prior to the expiration of the applicant's registration.

(c) **Investigation of applicant.** The Department or its designee will conduct an investigation of each applicant to determine its qualification to become a course provider. The burden of proving that an applicant meets the required qualifications is on the applicant. An applicant's failure to meet the requirements specified by the Administrative Code or by the Department's rules, and/or an applicant's refusal to cooperate with an investigation will result in denial of the application. If an applicant fails to provide all requested documents within six (6) months of the date of the request the application will be denied.

**(d) Approved Courses.** Unless otherwise authorized under the Administrative Code or Department rules, only Department-approved courses may be offered to fulfill Department course requirements. A listing of registered providers of approved courses is available on the Department's website. The course provider must ensure compliance with the provisions of this subdivision [(c)].

(1) Course Requirements.

(i) All courses must comply with the Department's course [curricula] requirements published on its website, which lists the relevant citations for statutory or other requirements listed in this paragraph.

[(ii) No more than four (4) hours of any curriculum may consist of course materials or credits to be applied to multiple license types.

Exception: Subparagraph (ii) does not apply to course curricula for Master and Special Electrician, Master Plumber and Master Fire Suppression Piping Contractor.]

[(iii)] (ii) All [curricula] requirements must include the following information as applicable to the relevant construction trade:

- (A) Business practices;
- (B) Relevant Building Code provisions, rules, and policy and procedure notices enacted or promulgated by the Department;
- (C) Administrative Code provisions, rules and policy and procedure notices enacted or promulgated by any other City agency;
- (D) Overview of Occupational Safety and Health Standards ("OSHS") for the Construction Industry;
- (E) Relevant Department of Buildings filing and inspection requirements;
- (F) Safety/hazardous materials;
- (G) New technology;
- (H) Corruption prevention standards; and
- (I) Other subjects identified by the Commissioner.

[(iv)](iii) All courses must reflect any changes in the Department's published course [curricula] requirements or any applicable laws, rules and regulations within ninety (90) days.

(iv) Class Duration: Live and virtual training sessions may not exceed 9½ hours in total per day, including time spent covering course content, lunch/meal and other breaks, and administrative matters such as attendance and hands on and written assessments.

(2) Notification of Approved Courses. [(i)]The course provider must have [a]its own website and any course provider who offers Department-approved training to the general public must publish course schedules on its website, including dates, times, locations, the cost of the training and whether such cost includes the cost of issuing the identification card or site safety training card required by this section, the cost of such card if it is not included in the training cost, and must [otherwise make] submit all course

schedules [available in writing] to the Department [upon request]. The course provider must also notify the Department of any changes to a scheduled course at least three (3) business days prior to it being offered. All information on the course provider's website, including the location of courses and the courses taught, must be current.

[(ii) The course provider must notify the Department of any changes to the course within fourteen (14) days of such change.]

(3) Course Review. At the end of each course, the instructor(s) must conduct a review of the materials taught. The Department may require that a hands-on or written performance evaluation be given to attendees.

(4) Course Facilities. The course facilities must:

- (i) Have sufficient room to accommodate all expected attendees and the equipment needed to perform hands-on exercises where required as part of the course;
- (ii) Make provisions for the presentation of training material in all media types (e.g., computer, projectors, video/DVD players); and
- (iii) Comply with all applicable laws, rules and regulations relating to occupancy, zoning, egress, fire detection, fire suppression, light, ventilation, cleanliness, sanitary facilities, emergency notification and evacuation procedures.

(5) Attendance Record. The course provider must have in place fraud-resistant procedures for confirming the identity and attendance of individuals taking any course(s), including logs reflecting those in attendance at different times during the course, and be able to produce the logs and any other documentation demonstrating that an attendee attended the course(s). The logs must include:

- (i) The student's full name (printed);
- (ii) The student's signature;
- (iii) The name of the course;
- (iv) The name of instructor(s);
- (v) The time the course began;
- (vi) The time the course ended;
- (vii) The time of a break (if any), including when the break began and when the break ended;
- (viii) The address where the class/course or course was conducted;
- (ix) The format in which the class was conducted: in-person, virtual, webinar, hybrid online/in-person training (for hands-on training courses); and
- (x) An attestation by each instructor confirming that they taught the class and verifying the attendance list. Each instructor must print their name, sign it, and add the date.

(6) Course Completion.

(i) [For training courses, the course provider must issue a wallet-size identification card to attendees upon course completion. Such card must contain the following information:

- (A) The name of the person to whom it was issued;
- (B) A photograph of the person to whom it was issued;
- (C) The name and address of the issuing organization;
- (D) The date of issuance;
- (E) An indication of the type of training and the number of credit hours completed; and
- (F) The signature of the course provider.

(ii) For qualification and continuing education courses, the course provider must issue a certificate of completion to the attendees upon course completion. The course provider must also upload a photograph of the person and a digital copy of the certificate of completion to the Department of Buildings' platform NYC DOB Training Connect, which is only accessible to registered course providers. The course provider must upload the certificate within 60 days of course completion. Such certificate must contain the following information:

- (A) The name of the course;
- (B) The name of the person to whom it was issued;

- [(B)] (C) The name and address of the issuing organization;
- (D) The certificate number;
- [(C)](E) The date of issuance and expiration (if any);
- [(D)](F) An indication of the type of course and the number of credit hours completed; and]
- [(E)](G) The name and signature of the course provider;
- (H) The name of the instructor; and
- (I) The course provider ID number.

[(iii)] (ii) For worker certification courses, the course provider must issue an identification card to attendees upon course completion. Such card must be issued using the Department of Buildings' platform NYC DOB Training Connect, which is only accessible to registered course providers and can found at <https://dob-trainingconnect.cityofnewyork.us/>.

[(iv)] (iii) The course provider must maintain a record of all the information required on the identification cards and the certificates of completion for a minimum period of seven (7) years from the date of completion. The course provider must make these records available to the Department upon request.

(7) Department Observation and Evaluation. The Department may observe any Department-approved course without prior notification to the course provider or instructor. The Department may evaluate courses taught by course providers through audit or other means at such intervals as it deems necessary and may require additional information as it deems necessary.

(8) Audits. The Department may periodically audit the course provider to ensure compliance with this section and any rules or other Department requirements related to such training.

(9) Cooperation. The course provider must cooperate with investigations related to the course provider's compliance with the requirements of this rule or other applicable law.

[(d)](e) **Course Instructor(s).** Course providers must require that course instructor(s) demonstrate that they are credentialed or trained in instructional methods and learning processes. Course providers must also require that the instructor(s) successfully demonstrate their ability to solve or resolve problems relating to the subject matter by possession of a recognized degree, certificate, licensure or professional standing, or by extensive knowledge, training, and experience, in the subject matter being taught. To the extent that the course instructor(s) holds, or has held, a trade license issued by the Department, such license must be in good standing and not be surrendered to, suspended by or revoked by the Department.

(1) For Supported Scaffold, Suspended Scaffold and Mast-Climber training courses, the instructor(s) must also be authorized by the Occupational Safety and Health Administration ("OSHA") as a trainer(s) for its Construction and Outreach Program.

(2) For Hoisting Machine Operator courses, the instructor(s) must also hold a valid New York City Hoisting Machine Operator's license or hold a national certification for crane operation.

(3) For Master and Special Electrician courses, the instructor(s) must demonstrate credentials or training in instructional methods and learning processes through licensure or certification, including but not limited to, certification as an electrical course provider in jurisdictions following the National Electrical Code/NFPA 70.

(4) The course instructor(s) must comply with all applicable Federal, State and local laws, rules and regulations.

(5) The course instructor(s) must be in compliance with the Department's Industry Code of Conduct.

[(e)](f) **Course Provider Requirements.**

(1) The course provider must be a sole proprietorship, a partnership or a corporation that provides training, an educational institution, a governmental agency or authority, a trade union, or a trade association, provided that a governmental agency or authority need not comply with paragraph (2) of this subdivision.

(2) The course provider must provide proof that it is:

- (i) approved by or licensed as an educational institution by the New York State Department of Education;
- (ii) registered as a New York State Department of Labor

vocational, trade or apprenticeship program;

(iii) accredited by an accrediting organization recognized by the United States Department of Education or the Council for Higher Education Accreditation; or

(iv) certified by an organization accredited by the American National Standards Institute (ANSI) as a Standards Developing Organization with published standards for continuing education and training.

For alternative Mast-Climbing work platform training course provider requirements to those listed in paragraph (2) of subdivision [(e)](f), herein, see section 3314-01(m).

(3) Course providers must continuously maintain the qualifications required by paragraphs (1) and (2) of this subdivision and by subdivision [(h)](i), if applicable, and must provide a copy of such approval, license, accreditation or certification to the Department upon request. The documentation must reflect the exact name of the entity registering. The course provider must immediately notify the Department of any lapse or expiration of its approval, license, accreditation or certification, including any qualification required by subdivision [(h)](i).

(4) The course provider must comply with all applicable Federal, State and local laws, rules and regulations.

(5) The course provider must notify the Department of any changes to the course provider's name within fourteen (14) days of such change.

(6) Course providers must ensure that all their instructors comply with all applicable provisions of this section.

(7) Course providers must be in compliance with the Department's Industry Code of Conduct and Course Provider Program Handbook.

(8) Course providers must notify the Department within thirty (30) days if the course provider makes changes to its business name, its website domain, or the owner/director of the business by submitting a new application for provider approval with supporting documentation. The provider may continue to offer courses under its current name pending approval of the new application.

(9) Course providers must collect, process and retain student data records as set forth herein. Course providers must implement privacy and data security practices to guard against the unauthorized access, fraud, theft, and other misuse of such information. Course providers may not use the data collected pursuant to this rule for any other purpose, including but not limited to advertisements, without the student's consent. Course providers must comply with all applicable City, State, and federal laws relating to personally identifying information and to privacy, including but not limited to those included in the New York State General Business Law.

[(f)](g) **Department as course provider.** Notwithstanding the foregoing, the Department may act as a provider, or the sole provider, of any course offered to fulfill a Department course requirement. [A listing of available Department courses will be posted on the Department's website.]

[(g)](h) **Site Safety Training (SST) Course Instructors.** For the purposes of providing training in accordance with section 3321.1 of the Building Code and this section 105-03, a site safety training (SST) provider, as defined in item 1 of the definition of "Site Safety Training (SST) Provider" in section [3302.1]202 of the Building Code, means a course instructor as used in this section 105-03. In addition to the foregoing requirements for course instructors, an SST course instructor must meet one of the following requirements:

- (1) has successfully completed all applicable OSHA or Department requirements for conducting OSHA 10-hour classes and OSHA 30-hour classes and is authorized to conduct such classes, except that such course instructor is not required to possess a degree, certificate, licensure or demonstrate any professional standing as required by subdivision [(d)](e), beyond what is required in this paragraph;
- (2) is providing training through a 100-hour training program; or
- (3) is approved by the Department to conduct a 40-hour Site Safety Manager training course in accordance with article 402 of Chapter 4 of the Administrative Code.

[(h)](i) **Site Safety Training (SST) Course Providers.** A site safety training (SST) provider as defined in item 2 of the definition of "Site Safety Training (SST) Provider" in section [3302.1]202 of the Building Code must comply with the requirements for course providers

in this section 105-03 as well as with the applicable requirements of this subdivision [(h)].

(1) If a not-for-profit organization or a governmental agency or authority is an SST provider, it must meet the standards set forth by the Department instead of the requirement in paragraph (2) of subdivision [(e)](f).

(2) [Not later than March 1, 2021, an] An SST provider must certify to the Department that it has a language access plan that complies with requirements established by another City agency or office designated by the Mayor, as required by item 2.1 of the definition of SST provider in section 202 of the Building Code.

(3) Training may be conducted in person or in an actively proctored online format and must comply with the following:

(i) If conducted in person in a classroom setting, the SST provider must confirm the identification of the individual taking such training and must ensure that the site of such training is actively observed for the duration of the training.

(ii) If the online training is not performed in person, the SST provider must confirm the identification of the individual prior to providing secure access to the online training. The individual must attest that he/she is the individual who received the online access and will complete the training without assistance. The online program must have secure access and monitor participation during the course of training to ensure that the individual receiving the training is present for the entirety of the training.

(4) Upon completion of the SST course, the SST provider [or, if applicable, a third party,] must issue an SST card in accordance with subdivision [(i)](j) of this section. [The provisions of paragraph (6) of subdivision (c) of this section do not apply to SST courses.]

(5) If the SST provider is not the provider of the OSHA course that is required for an SST card, as defined in section [3302.1]202 of the Building Code, the SST provider must ensure that the OSHA course was conducted either in person or, if online, was actively proctored before issuing an SST card as provided in subdivision [(i)](j) of this section.

(6) The SST provider [or, if applicable, a third party,] must accept documentation, including identification cards or certificates of completion, from [a Department-approved] registered course providers. Course providers must accept SST course equivalent, as set out on the Department's website, and must apply such course hours to satisfy the training requirements of this section and section BC 3321 of the Building Code.

[(7) Beginning October 1, 2019, and on January 1, April 1 and October 1 of each year thereafter, the course provider must report the number of SST, temporary SST, limited SST and supervisory SST cards issued each quarter in a format required by the Department.]

**[(i)](j) SST cards to be issued upon verification of course completion.** The Department may require SST course completion cards to be issued by a third party. Until such time as a third party process is instituted, an] An SST provider must[, upon completion of the SST course,] issue a temporary SST card, [limited SST card,] SST card, or SST supervisor card, only after verifying that the applicant has successfully completed all required training and in accordance with subdivision [(h)](i), this subdivision and section [3302.1]202 of the Building Code. The SST provider must issue the appropriate card using the Department of Buildings' platform NYC DOB Training Connect, which is only accessible to registered course providers.

[(1) Such card must be wallet-sized and must conform to the guidelines posted on the Department's website.

(2) Any SST card issued prior to the effective date of this rule must conform to the guidelines posted on the Department's website. The course provider who issued such SST card must replace non-conforming cards by April 1, 2020 with cards that comply.]

**[(j)](k) Record-keeping and verification of SST Cards.**

[(1)] The SST course provider [or, if applicable, a third party,] must maintain a record of all temporary SST cards, [limited SST cards,] SST cards, or SST supervisor cards issued for a minimum of seven years. The SST course provider [or, if applicable, a third party,] must make these records available to the Department or its designee upon request.

[(2) The SST course provider or, if applicable, a third party, must maintain a secure online verification system containing an

up-to-date list of the name of the card holder, the unique identification card number, and the issuance and expiration date of the card. Such verification must be available to the City, including the Department or its designee, and contractors, to enable readily accessible confirmation of the names of SST card holders who have completed the SST training through the particular course provider.]

**[(l)] Advertising.** Course providers may only advertise courses/classes that they are authorized by the Department to deliver.

**[(m)] Third Parties.** The course provider may not delegate or outsource any of its duties, responsibilities or functions to any third party that is not registered with the Department. The course provider must maintain full accountability for its operations and ensure that all services provided are conducted in compliance with all applicable Federal, State and local laws, rules and regulations.

**[(n)] Non-traditional Format Courses/Classes.**

(1) The course provider may conduct training in a non-traditional format. A non-traditional format is any format other than the traditional in-person classroom format. Non-traditional formats may include virtual classrooms, webinars, on-demand training, or hybrid virtual classroom/in-person training for hands-on courses.

(2) Training conducted in a non-traditional format must comply with the following:

(i) The non-traditional format course must be approved by the Department.

(ii) The provider must confirm the identification of the individual taking such training by adhering to the actively proctored online format requirements.

(iii) The provider must ensure that participants have their web-cameras activated and are on-camera for the duration of classes conducted virtually.

(iv) For courses that include hands-on training, providers may deliver the hands-on portion of the training in-person and the remaining portion through either a live virtual classroom or live webinar.

(v) The provider must notify the Department when the hands-on portion of the course/class is scheduled.

(vi) All students must be scheduled at the same time to receive the hands-on training.

**[(o)] Denial of Registration Renewal.** The department may, following notice and an opportunity to be heard, refuse to renew a registration on any grounds on the basis of which it could deny, suspend or revoke such registration pursuant to Section 28-401.19 of the Administrative Code.

**[(k)](p) Suspension and Revocation of [Approval] Registration.**

(1) [Following notice and an opportunity to be heard, the] The Department may, in accordance with the provisions of Section 28-401.19.1 of the Administrative Code, take corrective action, including probation, suspension, or revocation of a course provider's [authority to conduct classes and to distribute course completion cards] registration, for failure to comply with the requirements of this section or with the requirements of any applicable law, rule, or regulation. However, when the public safety may be imminently jeopardized, the Commissioner may, pending [an opportunity to be heard and Department determination] a hearing and determination of charges, suspend [approval] registration for a period not exceeding [thirty (30)] fifteen (15) days.

(2) The basis for the suspension or revocation of a course approval may form the basis for the suspension or revocation of any or all of that course provider's approved courses.

(3) The Department will post on its website that the approval of a course or course provider registration has been suspended or revoked.

**[(q)] Withdrawal.** The course provider must notify the Department and its students at least 30 days prior to its withdrawal from the course provider program. The course provider must be in compliance with the record-keeping provisions of this rule, including uploading certificates of completion into the Department's online platform, Training Connect, before its withdrawal.

**§3.** Section 3301-03 of Chapter 3300 of Title 1 of the Rules of the City of New York regarding construction worker safety information signs and section 3321-01 of Chapter 3300 regarding construction site safety training are REPEALED.



## ENVIRONMENTAL PROTECTION

### ■ NOTICE

#### NOTICE OF ADOPTION OF FINAL RULE

NOTICE IS HEREBY GIVEN PURSUANT TO THE AUTHORITY VESTED IN THE COMMISSIONER OF THE DEPARTMENT OF ENVIRONMENTAL PROTECTION by Section 1403 of the New York City Charter and Section 24-149.4 of the New York City Administrative Code that the Department of Environmental Protection ("Department" or "DEP") is promulgating rules to establish requirements for control devices to reduce emissions from under-fired char broilers that were in place on or before May 6, 2016. A public hearing on the proposed rule was held on January 29, 2025. A number of comments were received. In response to these comments, a UL reference number has been corrected and a minor clarification has been made to sampling procedures.

#### Statement of Basis and Purpose

Commercial char broilers throughout the five boroughs emit an estimated 1,400 tons of particulate matter ("PM") per year based on the 2008 National Emissions Inventory ("NEI") data. More recently, NEI data from 2017 shows an estimated 4,000 tons of PM emissions. The Department of Health and Mental Hygiene estimates that such emissions contributed to more than 12% of PM attributable premature deaths annually in 2005 to 2007 or 400 deaths per year in that period. If all commercial char broilers had control technology installed, the reduction in ambient PM concentrations could have prevented nearly 350 of these premature deaths each year.

To reduce the amount of the emissions released by commercial char broilers, in 2015 the City Council amended Title 24 of the Administrative Code of the City of New York by adding a new Section 24-149.4, which prohibits the operation of any existing commercial char broiler cooking more than 875 pounds of meat per week unless it has an emissions control device that meets the requirements established by the Commissioner of the Department of Environmental Protection (Local Law Number 38 for the year 2015, effective May 6, 2016). An existing char broiler is one that was in place on or before May 6, 2016. DEP is promulgating these rules, as required by Section 24-149.4, to establish requirements for the control of emissions from existing under-fired char broilers.

The rule applies the same standard found in current rules regulating other commercial char broilers (under-fired installed after May 6, 2016, or chain-driven). That standard is that total particulate matter be reduced by 75%. In addition to the 75% standard, the rule introduces an alternative standard for compliance, under which owners may demonstrate PM emissions that are below an upper limit of 10mg/m3. The owner would decide which standard to use to demonstrate compliance.

Demonstrating the 75% PM reduction presented a challenge for many restaurant owners who do not have an Environmental Protection Agency Method 5 certified emissions control device or a device certified using the South Coast Air Quality Management District Method 5.1 test method. If owners do not have such a device, the owners are required to conduct site-specific field testing to demonstrate an emissions reduction rate of 75% or greater. Achieving or documenting a reduction of 75% or greater has proven difficult, depending on conditions at the restaurant. In some cases, the ports that the emissions control system uses do not allow the difference between the uncontrolled PM and the post-control PM to be measured, so it is impossible to measure the percentage of PM emissions reduced. In other cases, the uncontrolled PM emissions are already so low that achieving a 75% reduction would be impossible. Therefore, as part of this rule, DEP is introducing an additional compliance pathway to demonstrate that emissions from commercial char broilers meet the intent of the Air Code. The upper limit of 10mg/m3 was established by reviewing the California Division of Occupational Safety and Health exposure limits for total dust, the New York State Department of Environmental Conservation regulation for PM standards for process emission sources, and the non-detect limit of laboratories with an Environmental Laboratory Approval Program ("ELAP") Certification from the New York State Department of Health. If a restaurant demonstrates that the commercial under-fired char broiler's PM emissions are at or below the upper limit, it will satisfy the requirements of the Code. The upper limit in this rule is even more protective than the OSHA standard of 15 mg/m3 and the DEC regulation for process emission sources of 114 mg/m3. Furthermore, all the ELAP-certified labs located in New York City can continue to perform testing, because the upper limit is the same as the highest non-detect level of these labs.

In accordance with Section 24-105 of the Administrative Code, an

advisory committee, which includes representatives of the restaurant industry and related industries, representatives of the environmental protection and environmental justice communities, and persons with expertise regarding the health effects of pollutants associated with cooking devices, was consulted in the development of these rules.

Specifically, the rule:

- Creates a new chapter of DEP's rules for existing under-fired commercial char broiler emissions requirements (Title 15, Chapter 64),
- Sets forth requirements for emissions control devices, and
- Establishes certification, field testing, maintenance, and recordkeeping requirements.

The rule is authorized by Section 1043 of the New York City Charter and Sections 24-105 and 24-149.4 of the Administrative Code.

The text of the Rule follows.

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

Section 1. Title 15 of the Rules of the City of New York is amended by adding a new Chapter 64, to read as follows:

#### Chapter 64

#### Emissions Reduction Technologies for Existing Under-Fired Commercial Char Broilers

##### § 64-01 Definitions

Access Point means that which enables a device, appliance or equipment to be reached through ready access or by a means that first requires the removal or movement of a panel, door or similar obstruction.

Air Filtration Device means a device composed of fibrous materials which removes solid particulates.

CFM means cubic feet per minute.

Commercial char broiler means a device that consists primarily of a grated grill and a heat source and that is used to cook meat, including beef, lamb, pork, poultry, fish, and seafood, for human consumption at a food service establishment, as such term is defined in 24 RCNY Health Code § 81.03.

Discharge Point means the point at which particulate matter is released from a stack into the open air.

Electrostatic Precipitator (ESP) means a filtration device that removes fine particles, such as dust and smoke, from a flowing gas using the force of an induced electrostatic charge minimally impeding the flow of gases through the unit. An ESP is a type of Emissions Control Device.

Emissions Control Device means any equipment used for collecting or confining particulate matter for the purpose of preventing or reducing the emission of such particulate matter into the open air.

Existing means that the commercial char broiler was installed before May 6, 2016.

Meat means tissue of an animal body that is used for food and includes, but is not limited to, beef, lamb, pork, poultry, fish, or seafood.

Optical Particle Counter (OPC) means an instrument based on the principle of light scattering from particles. It is a real-time instrument that is used to measure particles above 0.05 micrometers in diameter.

Particulate Matter (PM) means any air- or gas-borne material, except water, that exists as a liquid or solid. "PM 10" means PM with an aerodynamic diameter equal to or less than 10 micrometers.

RH Correction Function refers to relative humidity correction. When this function is enabled, the particle growth effect due to high humidity is corrected by computing the mass concentration based on the original dry environment particle population.

Smoke means small gas-borne and airborne particulate matter arising from a process of combustion in sufficient quantity to be visible.

Stack means any duct, control equipment exhaust, or similar apparatus, which vents gases or particulate matter into the open air.

Test Port Plate means a template cover that is designed to prevent any of the air stream from escaping when the existing access plate is removed and which has an opening for the test probe to fit securely through the material (e.g. cardboard or Plexiglas).

Total Suspended Particulates means small airborne particles such as dust, fume and smoke with diameters less than 100 micrometers.

Under-fired commercial char broiler means a commercial char broiler

that has a grill, a high temperature radiant surface, and a heat source that is located below the food.

Underwriters Laboratories (UL) means an American worldwide safety consulting and certification company.

Week means a period of 7 consecutive days starting on Sunday, unless a different start day is specified in the registration filed pursuant to § 24-109 of the Administrative Code.

Wet Scrubber System means any Emissions Control Device that mixes an aqueous stream or slurry with the exhaust gases from an indirect heat exchanger to control emissions of particulate matter.

#### **§ 64-02 Emissions Control Technologies Required for Existing Under-Fired Commercial Char Broilers and Assessment**

(a) No person shall operate an existing under-fired commercial char broiler that was installed prior to May 6, 2016, to cook more than 875 pounds of meat per week unless an Emissions Control Device that meets the requirements of this chapter has been installed. The Emissions Control Device to be used must have either been tested and certified in accordance with section 64-05 and be on the Fire Department's and the Department's approved list of Emissions Control Devices found at: <https://www.nyc.gov/assets/dep/downloads/pdf/air/approved-under-fired-technology.pdf> ("certified") or have passed a site-specific field test that complies with the requirements of section 64-06. The field test must demonstrate that a 75 percent PM emissions reduction is achievable or that the measured PM concentration after the Emissions Control Device is installed is no higher than 10 mg/m<sup>3</sup>.

Except as otherwise provided in this section, the Emissions Control Device must be installed within 180 days of the effective date of this rule.

(b) If an owner cannot install an Emissions Control Device on the certified list or a non-certified Emissions Control Device that meets the requirements of this chapter, the owner must retain a professional engineer or registered architect licensed under sections 7202 or 7302 of the Education Law who shall conduct and submit an assessment. The assessment must detail the technical limitations of installing an Emissions Control Device, the financial limitations of the owner, and why they preclude the installation of an Emissions Control Device that meet the requirements of this chapter. The assessment must be submitted to the Department within one year of the effective date of this rule.

(c) If the assessment submitted pursuant to subdivision (b) of this section concludes that an Emissions Control Device can be installed to reduce an existing under-fired commercial char broiler's total PM emissions by at least 25 percent but less than 75 percent with the controlled emission being above 10 mg/m<sup>3</sup> for total PM, such assessment must describe the Emissions Control Device that can be installed to achieve such reduction. After installation of such Emissions Control Device, the owner must conduct another assessment in accordance with subdivision (b) of this section within two years of the date on which the Emissions Control Device was installed to determine if additional or different Emissions Control Devices can be installed to reduce total PM emissions by at least 75 percent or to reduce total PM emissions to less than or equal to 10 mg/m<sup>3</sup>.

(d) If the assessment concludes that no Emissions Control Device can be installed on an existing under-fired commercial char broiler or that any Emissions Control Device that could be installed cannot achieve a reduction of the existing under-fired commercial char broiler's total PM emissions by at least 25 percent or achieve a controlled emission level of less than or equal to 10 mg/m<sup>3</sup>, the assessment must include a technical and economic evaluation as described in subdivision (b), and the applicant must submit a variance petition in accordance with the procedures set forth in section 24-110 of the Administrative Code of the City of New York.

#### **§ 64-03 Types of Control Devices**

Only the following technologies may be used to achieve the reduction in PM 10:

(a) Wet Scrubbers Systems and Air Filtration Devices must comply with UL 1978 (2010) and be correctly sized for the cooking appliance as specified by the manufacturer of the under-fired commercial char broiler.

(b) Electrostatic Precipitators must comply with UL 867 (2011) or UL 8782 (2017), must have a certificate of approval from the Fire Department, and must be correctly sized for the cooking appliance as specified by the manufacturer.

(c) Air Filtration Devices such as a carbon cartridge.

(d) Other technology approved by the Department as posted on the Department's website.

#### **§ 64-04 Emissions Control Device Certification**

(a) The manufacturer of an Emissions Control Device may seek Department certification by submitting documentation that field testing has been conducted in accordance with the procedures in subdivisions (a) and (b) of section 64-05 of this chapter. Such documentation must be submitted in accordance with the requirements of subdivision (c) of section 64-05 of this chapter.

(b) The Department will maintain a list of certified Emissions Control Devices for use with particular models of under-fired commercial char broilers on the Department's website and will update the list when there are changes.

#### **§ 64-05 Testing Requirements for Certification**

(a) Test Methods. Testing for filterable and condensable particulate matter must be performed following Environmental Protection Agency Method 5, Appendix A-3 to 40 C.F.R. Part 60, or South Coast Air Quality Management District Method 5.1.

(b) Test Conditions. Tests pursuant to this section must be administered under the following test conditions derived from ASTM International Standard Test Method F 1695-20. Other provisions contained within ASTM F 1695-20, but not listed here, may be used for guidance. It is recommended that the full provisions of ASTM F 1695-20 be consulted prior to testing.

- (i) The Emissions Control Device must have been installed per manufacturer specifications.
- (ii) The Emissions Control Device must be tested using the heavy load cooking test specifications from ASTM F 1695-20.
  - a. The exhaust hood must have the capacity to operate at a nominal net exhaust ventilation rate of 400 CFM for each linear foot of active hood length. The hood must extend over the surface of the under-fired commercial char broiler by at least 6 inches in the front and sides.
  - b. The under-fired commercial char broiler must be warmed up for a minimum of 30 minutes before testing and the char broiler controls must be set such that the broiling area does not exceed 600 degrees Fahrenheit.
  - c. Pure beef finished grind hamburgers of 0.33 lbs each must be cooked on the under-fired commercial char broiler during testing. The patties must be shaped into 0.625-inch thick round patties of 5-inch diameter.
  - d. The patties must consist of 18 - 22% fat by weight and 58 - 62% moisture.
  - e. Hamburger patties must be loaded, cooked, and removed in accordance with Section 10 of ASTM International Test Method F 1695-20 using heavy load conditions.

(c) Reporting. The results of the testing required by this section must be submitted on forms prescribed by the Department available on the Department's website and must include the following information:

- (i) Name and address of the manufacturer of the under-fired commercial char broiler, brand name, trade name, model number of the under-fired commercial char broiler, any accoutrements installed to enhance or support the operation of the Emissions Control Device, the maximum air flow rate, and other relevant operating conditions during the test, as specified by the Department.
- (ii) A description of the certified Emissions Control Device used on the under-fired commercial char broiler model.
- (iii) A statement that testing has been conducted in accordance with the requirements of this section.

#### **§ 64-06 Field Testing Requirements for Emission Control Devices That Are Not Certified**

Field testing must be performed on any Emissions Control Device that is not found on the certified emissions control list established pursuant to 64-04(b) before such Emissions Control Device may be used. This one-time testing must comply with the requirements of this section. Approval is specific to the location where the test was performed. The test must demonstrate that the Emissions Control Device achieved at least a 75 percent emissions reduction or resulted in controlled emissions no higher than 10 mg/m<sup>3</sup> to be approved by the Department.

(a) Test methods

Tests must be performed using the OPC Method or the NIOSH 0500 Method. AFDs or ESPs must be used with the OPC method. Wet Scrubber Systems, ESPs, and Air Filtration Devices must be used with the NIOSH 0500 Method. The test conditions of section 64-05 (b) must be complied with for all methods.

(b) Sampling locations for all methods

For AFDs or ESPs, when taking samples while the char broiler unit

is on, readings must be taken from within the clean out Access Point downstream of the device, or at the Discharge Point. When taking samples while the unit is off, samples must be taken upstream of the Emissions Control Device. When the Emissions Control Device upstream Access Point is not reachable, the test must be conducted at a downstream Access Point or at the chimney output point. A field tester must remove the access plate and replace with a Test Port Plate and place the sampling probe inside a precut hole or place the probe directly within the Discharge Point.

(c) Flow rate and volume for OPC samples

Samples taken using OPC must be taken for a minimum of ten minutes at two liters per minute pump speed, or if the flow rate is not adjustable using the constant flow, but no more than 2 L/min. This procedure must be done with two to four samples collected with the unit on and two to four samples with the unit off. If the OPC is equipped with a filter assembly, a new glass or PVC fiber filter must be used for each test. If the OPC is equipped with RH Correction Function, it should be enabled when the humidity is expected to exceed 50 percent.

(d) Protocols for NIOSH samples

(i) A minimum 20-liter sample must be drawn into a 37mm glass or PVC fiber filter. The sample should be drawn for a minimum of ten minutes at two liters per minute pump speed, with two to four samples collected with the unit on and two to four samples with the unit off. Filters should be changed for each test.

(ii) Samples must be taken in accordance with the following sections of NIOSH Method 0500, Issue 2, August 15, 2004: "Equipment" section (except that a 37mm glass or PVC fiber filter should be used), "Preparation of Filters" section, "Sampling" section (except that the total sample volume must be a minimum 20 liters), and "Sample Preparation" section. The filters must then be collected, and the weight of the filters must be certified by an Industrial Hygienist in an accredited laboratory.

(iii) Laboratory Testing. Laboratory testing must be performed in a National Environmental Laboratory Accreditation (NELAC) or New York State Department of Health Environmental Laboratory Approval Program (ELAP) certified laboratory and must follow measurements for nuisance dust as per the NIOSH 0500 method. During each test, samples must be collected from the sampling port of the Emissions Control Device.

(e) Reporting for all methods

For OPC, the installer of the Emissions Control Device must submit a printout to the Department with the readings of Total PM and submit pictures of the filter with the unit on and off. For NIOSH 0500, complete laboratory results certified by an Industrial Hygienist must be submitted to the Department to document the reduction in PM. The owner must submit a report for site-specific testing that will include a project and test condition description, diagram of the sampling location with the cooking equipment and emissions control information, results of testing either printout readings from Total PM from OPC or laboratory results for NIOSH 0500, any supporting information including calculations, photos, and a conclusion.

**§ 64-07 Emissions Control Device and Cooking Exhaust System Maintenance**

(a) Any Emissions Control Device subject to the requirements of this chapter must be installed, operated, cleaned, and maintained in accordance with the manufacturer's specifications.

(b) Every Emissions Control Device subject to the requirements of this chapter must be inspected, cleaned and serviced in accordance with section 609.5.3 of the New York City Fire Code (2022 or subsequent standard) by a person holding a FDNY Certificate of Fitness as a Commercial Kitchen Exhaust & Precipitator Cleaning Technician.

(c) The cooking exhaust system must be inspected, cleaned and serviced in accordance with section 609.5.3 of the New York City Fire Code (2022 or subsequent standard) by a person holding a FDNY Certificate of Fitness as a Commercial Kitchen Exhaust System Cleaning Technician.

(d) Recordkeeping

On or after the effective date of this rule, any person who owns or operates an existing under-fired commercial char broiler must maintain, for at least one year, records showing date of installation of and all maintenance work performed on the Emissions Control Device, including the date, time, and a brief description of maintenance work performed. For purposes of this subdivision, maintenance includes, but is not limited to, preventative maintenance, breakdown repair, and cleaning. Such records shall be made available to the Department upon request.

§ 2. This rule shall take effect six months after publication in the City Record.

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## SPECIAL MATERIALS

### COMPTROLLER

#### ■ NOTICE

**NOTICE OF ADVANCE PAYMENT OF AWARDS PURSUANT TO THE STATUTES IN SUCH cases made and provided, notice is hereby given that the Comptroller of the City of New York, will be ready to pay, at 1 Centre St., RM 629, New York, NY 10007 on 5/29/2025 to the person or persons legally entitled an amount as certified to the Comptroller by the Corporation Counsel on damage parcels, as follows:**

Damage Parcel No.	Block	Lot
59A	3248	76
60A	3248	75
61A	3248	74
62A	3248	72
63A	3248	71
63B	3248	70

Acquired in the proceeding entitled: South Beach Area – Stage 1 subject to any liens and encumbrances of record on such property. The amount advanced shall cease to bear interest on the specified date above.

BRAD S. LANDER  
Comptroller  
my14-28

### HOUSING PRESERVATION AND DEVELOPMENT

#### ■ NOTICE

#### REQUEST FOR COMMENT REGARDING AN APPLICATION FOR A CERTIFICATION OF NO HARASSMENT PILOT PROGRAM

**Notice Date: May 15, 2025**

**To: Occupants, Former Occupants, and Other Interested Parties**

Property:	Address	Application #	Inquiry Period
506 Brook Avenue, Bronx		19/2025	April 30, 2020 to Present

**Authority: Pilot Program Administrative Code §27-2093.1, §28-505.3**

Before the Department of Buildings can issue a permit for the alteration or demolition of a multiple dwelling on the Certification of No Harassment Pilot Program building list, 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 45 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.



*For the decision on the Certification of No Harassment Final Determination please visit our website at [www.hpd.nyc.gov](http://www.hpd.nyc.gov) or call (212) 863-8266.*

**PETICIÓN DE COMENTARIO  
SOBRE UNA SOLICITUD PARA UN  
CERTIFICACIÓN DE NO ACOSO  
PROGRAMA PILOTO**

**Fecha de notificación:** May 15, 2025

**Para:** Inquilinos, Inquilinos Anteriores, y Otras Personas Interesadas

<b>Propiedad:</b>	<b>Dirección:</b>	<b>Solicitud #:</b>	<b>Período de consulta:</b>
506 Brook Avenue, Bronx		19/2025	April 30, 2020 to Present

**Autoridad:** PILOT, Código Administrativo §27-2093.1, §28-505.3

Antes de que el Departamento de Edificios pueda conceder un permiso para la alteración o demolición de una vivienda múltiple de ocupación de cuartos individuales, el propietario debe obtener una "Certificación de No Acoso" del Departamento de Preservación y Desarrollo de la Vivienda ("HPD") que indique que tiene no haber sido hostigado a los ocupantes legales del edificio durante un periodo de tiempo especificado. El acoso es una conducta por parte de un dueño de edificio que pretende causar, o causa, que los residentes se vayan o renuncien a cualquiera de sus derechos legales de ocupación. Puede incluir, entre otros, no proporcionar servicios esenciales (como calefacción, agua, gas o electricidad), bloquear ilegalmente a los residentes del edificio, iniciar demandas frívolas y utilizar amenazas o fuerza física.

El dueño del edificio identificado anteriormente ha solicitado una Certificación de No Acoso. Si tiene algún comentario o evidencia de acoso en este edificio, notifique a HPD al **CONH Unit, 100 Gold Street, 6<sup>th</sup> Floor, New York, NY 10038** por carta con matasellos no mas tarde que **45 días** después de la fecha de este aviso o por una declaración en persona realizada dentro del mismo periodo. Para hacer una cita para una declaración en persona, llame al **(212) 863-5277 o (212) 863-8211**.

Para conocer la decisión final sobre la Certificación de No Acoso, visite nuestra pagina web en [www.hpd.nyc.gov](http://www.hpd.nyc.gov) o llame al **(212) 863-8266**.

**my15-23**

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

**Notice Date:** May 15, 2025

**To:** Occupants, Former Occupants, and Other Interested Parties

<b>Property:</b>	<b>Address</b>	<b>Application #</b>	<b>Inquiry Period</b>
31-33 West 124 <sup>th</sup> Street, Manhattan		17/2025	April 7, 2022 to Present
267 West 131 <sup>st</sup> Street, Manhattan		18/2025	April 9, 2022 to Present
507 West 142 <sup>nd</sup> Street, Manhattan		27/2025	April 7, 2022 to Present
529 West 162 <sup>nd</sup> Street, Manhattan		28/2025	April 17, 2022 to Present
34-17 34 <sup>th</sup> Street, Queens		29/2025	April 17, 2022 to Present
8 West 87 <sup>th</sup> Street, Manhattan		30/2025	April 29, 2022 to Present
248 West 138 <sup>th</sup> Street, Manhattan		20/2025	April 30, 2022 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**.

*For the decision on the Certification of No Harassment Final Determination please visit our website at [www.hpd.nyc.gov](http://www.hpd.nyc.gov) or call (212) 863-8266.*

**PETICIÓN DE COMENTARIO  
SOBRE UNA SOLICITUD PARA UN  
CERTIFICACIÓN DE NO ACOSO**

**Fecha de notificación:** May 15, 2025

**Para:** Inquilinos, Inquilinos Anteriores, y Otras Personas Interesadas

<b>Propiedad:</b>	<b>Dirección:</b>	<b>Solicitud #:</b>	<b>Período de consulta:</b>
31-33 West 124 <sup>th</sup> Street, Manhattan		17/2025	April 7, 2022 to Present
267 West 131 <sup>st</sup> Street, Manhattan		18/2025	April 9, 2022 to Present
507 West 142 <sup>nd</sup> Street, Manhattan		27/2022	April 7, 2022 to Present
529 West 162 <sup>nd</sup> Street, Manhattan		28/2025	April 17, 2022 to Present
34-17 34 <sup>th</sup> Street, Queens		29/2025	April 17, 2022 to Present
8 West 87 <sup>th</sup> Street, Manhattan		30/2025	April 29, 2022 to Present
248 West 138 <sup>th</sup> Street, Manhattan		20/2025	April 30, 2022 to Present

**Autoridad:** SRO, Código Administrativo §27-2093

Antes de que el Departamento de Edificios pueda conceder un permiso para la alteración o demolición de una vivienda múltiple de ocupación de cuartos individuales, el propietario debe obtener una "Certificación de No Acoso" del Departamento de Preservación y Desarrollo de la Vivienda ("HPD") que indique que tiene no haber sido hostigado a los ocupantes legales del edificio durante un periodo de tiempo especificado. El acoso es una conducta por parte de un dueño de edificio que pretende causar, o causa, que los residentes se vayan o renuncien a cualquiera de sus derechos legales de ocupación. Puede incluir, entre otros, no proporcionar servicios esenciales (como calefacción, agua, gas o electricidad), bloquear ilegalmente a los residentes del edificio, iniciar demandas frívolas y utilizar amenazas o fuerza física.

El dueño del edificio identificado anteriormente ha solicitado una Certificación de No Acoso. Si tiene algún comentario o evidencia de acoso en este edificio, notifique a HPD al **CONH Unit, 100 Gold Street, 6<sup>th</sup> Floor, New York, NY 10038** por carta con matasellos no mas tarde que **30 días** después de la fecha de este aviso o por una declaración en persona realizada dentro del mismo periodo. Para hacer una cita para una declaración en persona, llame al **(212) 863-5277 o (212) 863-8211**.

**Para conocer la decisión final sobre la Certificación de No Acoso, visite nuestra pagina web en [www.hpd.nyc.gov](http://www.hpd.nyc.gov) o llame al (212) 863-8266.**

**my15-23**

**OFFICE OF THE MAYOR**

**■ NOTICE**

EMERGENCY EXECUTIVE ORDER NO. 798

May 13, 2025

WHEREAS, on September 2, 2021, the federal monitor in the *Nunez* use-of-force class action stated that steps must be taken immediately to address the conditions in the New York City jails; and

WHEREAS, on June 14, 2022, the federal court in *Nunez* approved the *Nunez* Action Plan, which "represents a way to move forward with concrete measures now to address the ongoing crisis at Rikers Island"; and

WHEREAS, although there has been improvement in excessive staff absenteeism, extraordinarily high rates of attrition due to staff

retirements and other departures continue to seriously affect the Department of Correction's (DOC's) staffing levels and create a serious risk to DOC's ability to carry out the safety and security measures required for the maintenance of sanitary conditions; and access to basic services, including showers, meals, visitation, religious services, commissary, and recreation; and

WHEREAS, this Order is given to prioritize compliance with the *Nunez* Action Plan and to address the effects of DOC's staffing levels, the conditions at DOC facilities, and health operations; and

WHEREAS, additional reasons for requiring the measures continued in this Order are set forth in Emergency Executive Order No. 140 of 2022, Emergency Executive Order No. 579 of 2024, and Emergency Executive Order 623 of 2024; and

WHEREAS, the state of emergency existing within DOC facilities, first declared in Emergency Executive Order No. 241, dated September 15, 2021, and extended by subsequent orders, remains in effect;

NOW, THEREFORE, pursuant to the powers vested in me by the laws of the State of New York and the City of New York, including but not limited to the New York Executive Law, the New York City Charter and the Administrative Code of the City of New York, and the common law authority to protect the public in the event of an emergency:

Section 1. I hereby direct that section 1 of Emergency Executive Order No. 795, dated May 8, 2025, is extended for five (5) days.

§ 2. This Emergency Executive Order shall take effect immediately and shall remain in effect for five (5) days unless it is terminated or modified at an earlier date.

Eric Adams  
Mayor

my20

#### EMERGENCY EXECUTIVE ORDER NO. 799

May 13, 2025

WHEREAS, it is of utmost importance to protect the health and safety of all persons in the custody of the Department of Correction ("DOC"), and of all officers and persons who work in the City of New York jails and who transport persons in custody to court and other facilities, and the public; and

WHEREAS, over 80 provisions in the various Court Orders entered in *Nunez v. City of New York*, 11 CV 5845 (SDNY), require DOC to consult with, and seek the approval of, the *Nunez* Monitor ("Monitor") prior to implementing or amending policies on issues, including but not limited to, matters relating to security practices, the use of restraints, escorts, emergency lock-ins, de-escalation, confinement management of incarcerated individuals following serious acts of violence and subsequent housing strategies, and DOC may be held in contempt of court and sanctioned if it fails to appropriately consult with and obtain approval from the Monitor regarding policies in these areas; and

WHEREAS, as fully detailed in Emergency Executive Order 579 of 2024, DOC is already experiencing a significant staffing crisis, which poses a serious risk to the health, safety, and security of all people in custody and to DOC personnel; and

WHEREAS, attempting to comply with many of the provisions of Local Law 42 and the new BOC regulations, such as by transporting individuals to court without restraints, would require a massive increase in staff and other resources, which are not available; and

WHEREAS, even if DOC had such additional staffing and resources, that still would not obviate the direct threat to public safety posed by certain provisions of Local Law 42, nor would it obviate the fact that the Monitor has yet to approve implementation of those provisions as required by the *Nunez* Orders, nor would it obviate the fact that additional time would be needed to safely implement those provisions of Local Law 42 eventually approved by the Monitor, because, as the Monitor has expressly cautioned, the safe implementation of any new requirement or reform in DOC facilities requires planning time to "evaluat[e] the operational impact, update[e] policies and procedures, updat[e] the physical plant, determin[e] the necessary staffing complement, develop[] training materials, and provide[] training to thousands of staff, all of which must occur before the changes in practice actually go into effect" [11 CV 5845 (SDNY) Dkt No. 758-3 at p. 61]; and

WHEREAS, on July 27, 2024, I issued Emergency Executive Order No. 624, and declared a state of emergency to exist within the correction facilities operated by the DOC, and such declaration remains in effect; and

WHEREAS, additional reasons for requiring the measures

continued in this Order are set forth in Emergency Executive Order No. 625, dated July 27, 2024, and Emergency Executive Order 682, dated October 30, 2024; and

NOW, THEREFORE, pursuant to the powers vested in me by the laws of the State of New York and the City of New York, including but not limited to the New York Executive Law, the New York City Charter and the Administrative Code of the City of New York, and the common law authority to protect the public in the event of an emergency:

Section 1. I hereby direct section 1 of Emergency Executive Order No. 796, dated May 8, 2025 is extended for five (5) days.

§ 2. This Emergency Executive Order shall take effect immediately and shall remain in effect for five (5) days unless it is terminated or modified at an earlier date.

Eric Adams  
Mayor

my20

#### EMERGENCY EXECUTIVE ORDER NO. 800

May 13, 2025

WHEREAS, over the past several months, thousands of asylum seekers have been arriving in New York City, from the Southern border, without having any immediate plans for shelter; and

WHEREAS, the City now faces an unprecedented humanitarian crisis that requires it to take extraordinary measures to meet the immediate needs of the asylum seekers while continuing to serve the tens of thousands of people who are currently using the DHS Shelter System; and

WHEREAS, additional reasons for requiring the measures continued in this Order are set forth in Emergency Executive Order No. 224, dated October 7, 2022, and Emergency Executive Order No. 538, dated December 27, 2023; and

WHEREAS, the state of emergency based on the arrival of thousands of individuals and families seeking asylum, first declared in Emergency Executive Order No. 224, dated October 7, 2022, and extended by subsequent orders, remains in effect;

NOW, THEREFORE, pursuant to the powers vested in me by the laws of the State of New York and the City of New York, including but not limited to the New York Executive Law, the New York City Charter and the Administrative Code of the City of New York, and the common law authority to protect the public in the event of an emergency:

Section 1. I hereby order that section 1 of Emergency Executive Order No. 797, dated May 8, 2025, is extended for five (5) days.

§ 2. This Emergency Executive Order shall take effect immediately and shall remain in effect for five (5) days unless it is terminated or modified at an earlier date.

Eric Adams  
Mayor

my20

#### EXECUTIVE ORDER NO. 51

May 13, 2025

##### MAYOR'S OFFICE TO COMBAT ANTISEMITISM

WHEREAS, the City of New York is home to the largest Jewish community outside of Israel, whose members are integral to the social and economic vitality of the City; and

WHEREAS, in recent years, particularly in the wake of the October 7, 2023 attack on Israel and the resulting conflict, there has been a rise in antisemitism and crimes directed at the Jewish community globally and within the City of New York; and

WHEREAS, the New York City Police Department reports that anti-Jewish crimes accounted for 54% of all hate crimes reported in the City of New York in calendar year 2024; and

WHEREAS, the New York City Human Rights Law prohibits discrimination against individuals based on their actual or perceived religion or creed and the New York City Commission on Human Rights enforces the Human Rights Law and carries out training and community outreach to combat hate and bias; and

WHEREAS, the New York City Police Department's Hate Crime Task Force is a citywide unit responsible for investigating hate crimes and bias incidents, which include antisemitic crimes and incidents; and

WHEREAS, the Office for the Prevention of Hate Crimes (OPHC), established in section 20-g of the Charter of the City of New

York, in response to an escalation of hate crimes, is designed to take a holistic approach to preventing hate crimes, develop and coordinate community-driven prevention strategies to address biases fueling such crimes, and foster healing for victims and their communities; and

WHEREAS, it is a significant priority of the City of New York and in the best interest of all New Yorkers to combat antisemitism and to encourage dialogue and harmony among diverse communities across the City; and

NOW, THEREFORE, by the power vested in me as Mayor of the City of New York, it is hereby ordered:

Section 1. There is established a Mayor’s Office to Combat Antisemitism. Such office shall be headed by an executive director appointed by the Mayor. The Office shall identify and develop efforts to eliminate antisemitism and anti-Jewish hate crime using the existing resources of the City of New York. In performing its functions pursuant to this Order, the Office shall coordinate as necessary and appropriate with the Office for the Prevention of Hate Crimes (“OPHC”).

§ 2. The Executive Director shall establish an Interagency Task Force to Combat Antisemitism composed of representatives of the OPHC, New York City Police Department, New York City Commission on Human Rights, and other City agencies identified by the Mayor. The Task Force will develop recommendations for agency-specific approaches to combatting antisemitism. The Office will also monitor court cases and outcomes at all levels of the justice system, liaise with the New York City Law Department on appropriate cases to bring or join, and work across agencies to address incidents and ensure New Yorkers feel protected.

§ 3. The Office shall identify and develop efforts to eliminate antisemitism and anti-Jewish hate crime; coordinate non-law enforcement responses to incidents of antisemitism on behalf of the Office of the Mayor; and serve as a liaison with the Jewish community to address issues related to services for victims of hate crimes and bias incidents motivated by antisemitism, and security for vulnerable populations and institutions.

§ 4. The Office shall liaise with the District Attorneys and law enforcement agencies to evaluate and improve reporting of antisemitism, hate crimes, and bias incidents, and establish a process to monitor such incidents.

§ 5. The Office shall encourage greater dialogue between the Jewish community and local law enforcement agencies.

§ 6. The Office shall regularly make recommendations to the Mayor in relation to, but not limited to, the following priorities:

- (a) Public education efforts aimed at combatting antisemitism;
- (b) Tracking of criminal and civil enforcement matters related to antisemitic hate crimes and bias incidents;
- (c) Reviewing curricula and agency communications for bias; and
- (d) Development of policies and initiatives to combat antisemitism.

§ 7. This Order shall take effect immediately.

Eric Adams  
Mayor

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MAYOR’S OFFICE OF CONTRACT SERVICES

■ NOTICE

Notice of Intent to Renew or Amend Contract(s) Not Included in FY25 Annual Contracting Plan and Schedule

NOTICE IS HEREBY GIVEN that the Mayor will be entering into the following renewal(s)/amendment(s) of (a) contract(s) not included in the FY 2025 Annual Contracting Plan and Schedule that is published pursuant to New York City Charter § 312(a):

Agency: DCAS 856 Real Estate  
Vendor: BBG Inc.  
Description of Services to be Provided: Appraisal Services  
Anticipated Procurement Method: Renewal  
Anticipated New Start Date: 10/1/2025  
Anticipated New End Date: 9/30/2026  
Anticipated Modifications to Scope: None  
Reason for Renewal/Amendment: To continue services

Job Titles: Appraiser, Community Coordinator, Administrative Staff Analyst  
Headcounts: 9

Agency: DCAS 856 Real Estate  
Vendor: Smith Valuation Services Inc Standard Valuation Services  
Description of Services to be Provided: DCAS Real Estate Appraisal Services (Appraisal Services - Option 1 USPAP)  
Anticipated Procurement Method: Renewal  
Anticipated New Start Date: 10/1/2025  
Anticipated New End Date: 9/30/2026  
Anticipated Modifications to Scope: None  
Reason for Renewal/Amendment: To continue services  
Job Titles: Appraiser, Community Coordinator, Administrative Staff Analyst  
Headcounts: 9

Agency: DCAS 856 Real Estate  
Vendor: Smith Valuation Services Inc Standard Valuation Services  
Description of Services to be Provided: DCAS Real Estate Appraisal Services (Appraisal Services - Option 2 UASFLA)  
Anticipated Procurement Method: Renewal  
Anticipated New Start Date: 10/1/2025  
Anticipated New End Date: 9/30/2026  
Anticipated Modifications to Scope: None  
Reason for Renewal/Amendment: To continue services  
Job Titles: Appraiser, Community Coordinator, Administrative Staff Analyst  
Headcounts: 9

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CHANGES IN PERSONNEL

BOARD OF ELECTION POLL WORKERS FOR PERIOD ENDING 03/14/25										
NAME		TITLE		NUM	SALARY	ACTION	PROV	EFF DATE	AGENCY	
POZO	LESLIE	N	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
POZO	PATRICIA	E	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PRATS	CARLITA	A	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PRATT	SUSAN		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PRELA	ARBER		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PRENTICE	MICHAEL	A	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PRICE	JONATHAN	S	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PRICE	LAVERN		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PRICE	PILLAR		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PRIDE	EBONY		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PRINCE	JUSTIN	N	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PRINCE	NICKOLET		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PRINCE	SHOUNDEL	N	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PRINCIPE	AMEDEO		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PROANO	NIURKA		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PROBST	KATHERIN	N	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PROCHETTE	JUNIOR		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PROSPER	RENATA	S	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PRYCE	BRANDON	C	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PSAROS	ELIZABET		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PUELLO	YOBANKA		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PUGA Y VIDALS	EUGENIO		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PUNTER	DOROTHY	A	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PUYA	HUGO	A	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
PYNE	KELVIN		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
QADRI SR	SULTAN	M	9POLL		\$1.0000	APPOINTED	YES	03/03/25	300	
QUICK	JANEAN	M	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
QUILES	JANELLE	I	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
QUILES	MARLENE		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
QUINONES	JAIDEN	M	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
QUINONES	SAMANTHA		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
QUINTUNA	ERIK		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
QUISPE	STEPHANI		9POLL		\$1.0000	APPOINTED	YES	03/03/25	300	
RABIN	IQBAL	B	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
RABINOVITCH	AVITAL		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
RAFFINGTON	SHEVONES		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
RAHMAN	ASHIQ		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
RAHMAN	KHANDAKE	Q	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
RAHMAN	NAFEESA	M	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
RAINFORD	KERRYANN	T	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
RAJI	BENJAMIN		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
RAMIREZ	DENTISE		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
RAMIREZ	ELAINE		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
RAMIREZ	JENNIFER		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
RAMIREZ	NATASHA		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
RAMIREZ	WILLIAM		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
RAMIREZ JR	MARSDEN	E	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
RAMIREZ PICHARD	KILIRAN	C	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
RAMOS	ELBA	M	9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
RAMOS	MITGALLIA		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	
RAMOS	NATHANAE		9POLL		\$1.0000	APPOINTED	YES	01/01/25	300	