

DEPARTMENT OF HOUSING AND BUILDINGS  
**DEPARTMENT OF HOUSING AND BUILDINGS**  
 BOROUGH OF MANHATTAN, CITY OF NEW YORK

MANHATTAN  
Municipal Bldg.,  
Manhattan

BROOKLYN  
Municipal Bldg.,  
Brooklyn

CITY OF NEW YORK  
BROOKLYN  
Brooklyn County Bldg.,  
Grand Concourse & E. 101st St.

QUEENS  
21-10 49th Avenue,  
L. I. City

RICHMOND  
Boro Hall,  
St. George, S. I.

This NOTICE must be TYPEWRITTEN and filed in TRIPLICATE

T. COST \$2526.00

DEMOLITION

JOB

ORIGINAL

PERMIT No. 160 BLOCK 372 LOT 23  
 LOCATION 300 East 3rd Street, Manhattan - On S. side of street, 318'10" W. of Ave. "D"  
 (approx. only - must be checked in field by W.P.A. Dem. Supt.)

Recommended for Approval on JUL 21 1941  
 APPROVED JUL 21 1941 *Charles H. Rosenzweig* Examiner,  
 Borough Superintendent.

To the Borough Superintendent: New York City, July 8, 1941

Notice is hereby given of intention to DEMOLISH the building, buildings or parts of building herein described and located, and the undersigned applicant hereby agrees to comply strictly with all rules and regulations of the Department of Housing and Buildings, the provisions of the Building Code and the Administrative Code of the City of New York; the New York State Labor Law and with every other provision of law relating to this subject whether specified herein or not.

Number of buildings to be demolished: One

Occupancy (in detail): Stable  
 Dimensions of structure: 22'7" Ft. front 22'7" Ft. rear 105'11 1/2" Ft. deep  
 Height: 3 & 2 Stories 30 & 20 Feet

Set back from building lines: 0 Feet  
 Dimensions of plot: 22'7" Ft. front 22'7" Ft. rear 105'11 1/2" Ft. deep

Construction: Fireproof: Brick Non-fireproof: X Frame:  
 If Multiple Dwlg.: State number of apts.      Number of rooms      Number of stores     

To be demolished by authority of Dept. Housing & Buildings - Court Precept  
 (Owner, Precept, Etc.)

Reason for Demolition: Public improvement:      New street:       
 Unsafe:      Use no longer desired: X - Violation

Vacant or Occupied at time of filing notice: Vacant  
 To be replaced by what: Lot to be vacant for one year.  
 Building has: Party wall: No Party balcony fire escape: No  
 Party wall chimney: No

Sidewalk Shed or Temporary Fence, Document No.      shed permit #      Fee \$ no charge

Bond Filed No. none

Water Department, plug permit No. tap permit #

Bureau Sewers notified that sewer connection be sealed on August 8, 1941

Electric Company notified to remove lines from building on July 22, 1941

Gas Company notified to disconnect gas lines on July 22, 1941

Compensation Insurance Policy No. All work to be done by W.P.A. labor - Dem. Proj. #165-1-97-37

Company United States Government

Expires Indefinite Certificate No. None

Name of Assured Work Projects Administration

Owner Leah Solomon Realty Co., Inc., Address Foot of 31st St. & East River, N.Y.C.

Wrecker N.Y.C. Housing Authority Address 122 E. 42nd St., N.Y.C.



[CLICK HERE TO SIGN UP FOR BUILDINGS NEWS](#)

NYC Department of Buildings  
Application Details

JUMP TO:

Premises: 300 EAST 3 STREET MANHATTAN  
BIN: 1086166 Block: 372 Lot: 23

Job No: 102731322  
Document: 01 OF 4

Job Type: NB - NEW BUILDING

<a href="#">Document Overview</a>	<a href="#">Items Required</a>	<a href="#">Virtual Job Folder</a>	<a href="#">All Permits</a>	<a href="#">Schedule A</a>	<a href="#">Schedule B</a>
<a href="#">Fees Paid</a>	<a href="#">Forms Received</a>		<a href="#">All Comments</a>	<a href="#">C/O Summary</a>	<a href="#">Plumbing Inspections</a>
	<a href="#">Plan Examination</a>			<a href="#">C/O Preview</a>	

This job is not subject to the Department's Development Challenge Process. For any issues, please contact the relevant borough office.

Last Action: SIGNED OFF 09/12/2002 (X)

Application approved on: 11/16/2000

Pre-Filed: 08/14/2000 Building Type: Other Estimated Total Cost: \$0.00  
Date Filed: 08/15/2000 Fee Structure: STANDARD Filing Method: PAPER  
Review is requested under Building Code: 1968

[Job Description](#) [Comments](#)

1 Location Information (Filed At)

House No(s): 300 Street Name: EAST 3 STREET  
Borough: Manhattan Block: 372 Lot: 23 BIN: 1086166 CB No: 103  
Work on Floor(s): \_\_\_ Apt/Condo No(s):

2 Applicant of Record Information

Name: S FOULADIN  
Business Name: THE OFFICE OF SIMON FOULADIN Business Phone: 516-621-7036  
Business Address: 24 ESTATE TERRACE MANHASSET NY 11030 Business Fax:  
E-Mail: Mobile Telephone:  
License Number: 006126

Applicant Type:  P.E.  R.A.  Sign Hanger  Other

Directive 14 Applicant

Not Applicable

Previous Applicant of Record

Not Applicable

3 Filing Representative

None

**4 Filing Status**[Click Here to View](#)**5 Job Types:**

- Alteration Type 1**
 **New Building**  
 Change in Exits/Egress
  **Alteration Type 2**
 **Full Demolition**  
 Change in Number of Stories
  **Alteration Type 3**
 **Subdivision: Improved**  
 Change in Number of Dwelling Units
  **Sign**
 **Subdivision: Condo**  
 Change in Room Count / Dwelling Units  
 Change in Occupancy / Use  
 Change inconsistent with current Cert. of Occup.  
 **Alteration Type 1, OT "No Work"**
 **Directive 14 acceptance requested?**
 Yes
  No

**6 Work Types**

- BL - Boiler**
 **FA - Fire Alarm**
 **FB - Fuel Burning**
 **FS - Fuel Storage**  
 **FP - Fire Suppression**
 **MH - Mechanical**
 **PL - Plumbing**
 **SD - Standpipe**  
 **SP - Sprinkler**
 **EQ - Construction Equipment**
 **CC - Curb Cut**  
 **OT - NEW BLDG**

**7 Plans/Construction Documents Submitted**

Plans Page Count: Not Provided

**8 Additional Information**

Enlargement proposed?

- No
  Yes
  Horizontal
  Vertical

Total Construction Floor Area: 7,989 sq.ft.

**9 Additional Considerations, Limitations or Restrictions**

Yes No

- Structural peer review required per BC §1627**
  **Peer Reviewer License No.(P.E.):**  
  **Filed to Comply with Local Law**
  **Local Law No./Year:**  
  **Other, Specify:**  
  **Restrictive Declaration / Easement**  
  **Zoning Exhibit Record (I,II,III,etc)**  
  **Landmark**  
  **Filed to Address Violation(s)**  
  **Legalization (1/1/89+)**  
  **"Little E" Hazmat Site**  
  **Unmapped Street**
  **Yes No**  
  **Adult Establishment**
  **Included in LMCCC**  
  **Compensated Development (Inclusionary Housing)**
  **Infill Zoning**  
  **Low Income Housing (Inclusionary Housing)**
  **Loft Board**  
  **Single Room Occupancy (SRO) Multiple Dwelling**
  **Quality Housing**  
  **Filing includes Lot Merger / Reapportionment (If Yes,17)**  
  **Includes permanent removal of standpipe, sprinkler or fire suppression related systems**  
  **Work includes partial demolition as defined in AC §28-101.5**  
  **Structural Stability affected by proposed work**  
  **Site Safety Job / Project**

BSA Calendar No.(s):

CPC Calendar No.(s):

**10 ECCCNYS Compliance (Applicant Statement)**

Not Provided

11 Job Description

Not Applicable

12 Zoning Characteristics

District(s): R7-2 - GENERAL RESIDENCE DISTRICT

Overlay(s):

Special District(s):

Map No.: 12C

Street legal width (ft.): 60

Street status:  Public  Private

Zoning lot includes the following tax lots: Not Provided

Proposed: Use	Zoning Area (sq.ft.)	District	FAR
Proposed Totals:		--	
Existing Total:		--	--

Proposed Lot Details: Lot Type:  Corner  Interior  Through

Lot Coverage (%): Lot Area (sq.ft.): Lot Width (ft.):

Proposed Yard Details:  No Yards Or

Front Yard (ft.): Rear Yard (ft.): Rear Yard Equivalent (ft.):

Side Yard 1 (ft.): Side Yard 2 (ft.):

Proposed Other Details: Perimeter Wall Height (ft.):

Enclosed Parking?  Yes  No No. of parking spaces:

13 Building Characteristics

Primary structural system:  Masonry  Concrete (CIP)  Concrete (Precast)  Wood  Steel (Structural)  Steel (Cold-Formed)  Steel (Encased in Concrete)

Proposed

Structural Occupancy Category:

Seismic Design Category:

Occupancy Classification: J-2 - RESIDENTIAL APT HOUSE

Construction Classification: I-D: 1 HOUR PROTECTED

Multiple Dwelling Classification: HAEA

Building Height (ft.): 56

Building Stories: 6

Dwelling Units: 12

2008 Code Designations?  Yes  No  Yes  No

Mixed use building?  Yes  No

14 Fill

Not Applicable  Off-Site  On-Site  Under 300 cubic yards

15 Construction Equipment

Chute  Sidewalk Shed Construction Material: WOOD  
 Fence Size: linear ft. BSA/MEA Approval No.:  
 Supported Scaffold  Other

16 Curb Cut Description

Not Applicable

17 Tax Lot Characteristics

Not Provided

18 Fire Protection Equipment

Existing		Proposed		Existing		Proposed	
Yes	No	Yes	No	Yes	No	Yes	No

Fire Alarm          Sprinkler      
 Fire Suppression          Standpipe

**19 Open Spaces**

Not Provided

**20 Site Characteristics**

Not Provided

**21 Demolition Details**

Not Applicable

**22 Asbestos Abatement Compliance**

Not Applicable

**23 Signs**

Not Applicable

**24 Comments**

**25 Applicant's Statements and Signatures ( See paper form or check Forms Received )**

Yes No

- For New Building and Alteration 1 applications filed under the 2008 NYC Building Code only: does this building qualify for high-rise designation?
- Directive 14 applications only: I certify that the construction documents submitted and all construction documents related to this application do not require a new or amended Certificate of Occupancy as there is no change in use, exits, or occupancy.

**26 Owner's Information**

Name: FRANK LALEZARIAN

Relationship to Owner: PRESIDENT

Business Name: 300 EAST 3RD STREET LLC

Business Phone: 516-396-5100

Business Address: 98 CUTTER MILL ROAD, STE.370 GREAT NECK NY 11021

Business Fax:

E-Mail:

Owner Type: CORPORATION

Non Profit:  Yes  No

Yes No

- Owner's Statement for Energy Conservation Construction Code of NYS
- Owner's Certification Regarding Occupied Housing (Remain Occupied)
- Owner's Certification Regarding Occupied Housing (Rent Control / Stabilization)
- Owner DHCR Notification
- Owner's Certification for Adult Establishment
- Owner's Certification for Directive 14 (if applicable)

**Condo / Co-Op or Corporation Second Officer**

Name: ABRAHAM DANIELS

Title: VICE PRESI

Business Name: 300 EAST 3RD STREET LLC

Business Phone: 516-487-9515

Business Address: 947 MIDDLE NECK ROAD GREAT NECK NY 11024

Business Fax:

E-Mail:

**Metes and Bounds**

Beginning at a point on the SOUTH side of EAST 3RD STREET

Distant 318.83 ft. WEST of the corner formed by the intersection of AVENUE D and EAST 3RD STREET

Running Thence: S 105 . 95 ft.

Thence: W 22 . 07 ft.

Running Thence: N 105 . 95 ft.

Thence: E 22 . 07 ft.

Application Details

<http://a810-bisweb.nyc.gov/bisweb/JobQueryByNumberServlet?reque...>

**Running Thence:** 0 ft.

**Thence:** 0 ft.

**Running Thence:** 0 ft.

**Thence:** 0 ft.

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If you have any questions please review these [Frequently Asked Questions](#), the [Glossary](#), or call the 311 Citizen Service Center by dialing 311 or (212) NEW YORK outside of New York City.