



**ZD1 Zoning Diagram**  
Must be typewritten.

DEPT BLDGS Job No. 421490069  
Scan Code ESHS6739784

Submitted to resolve objections stated in a notice of intent to revoke issued pursuant to rule 101-15.

Yes  No

**Location Information**

House No(s) 29-23  
Street Name Queens Plaza North  
Borough Queens  
Block 403  
Lot 11  
BIN 4597154

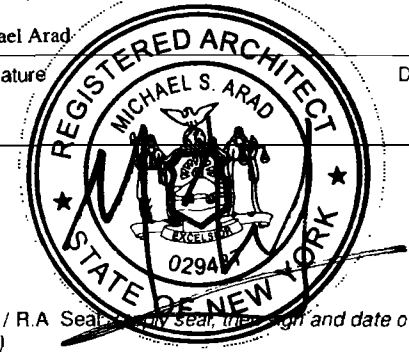
Falsification of any statement is a misdemeanor and is punishable by a fine or imprisonment, or both. It is unlawful to give to a city employee, or for a city employee to accept, any benefit, monetary or otherwise, either as a gratuity for properly performing the job or in exchange for special consideration. Violation is punishable by imprisonment or fine or both. I understand that if I am found after hearing to have knowingly or negligently falsified or allowed to be falsified any certificate, form, signed statement, application, report or certification of the correction of a violation required under the provisions of this code or of a rule of any agency, I may be barred from filing further applications or documents with the Department.

Name (please print)

Michael Arad

Signature

Date



P.E. / R.A. Seal (Seal, title, sign and date over seal)

Internal Use Only

BIS Doc #

Plan Examined and Dated

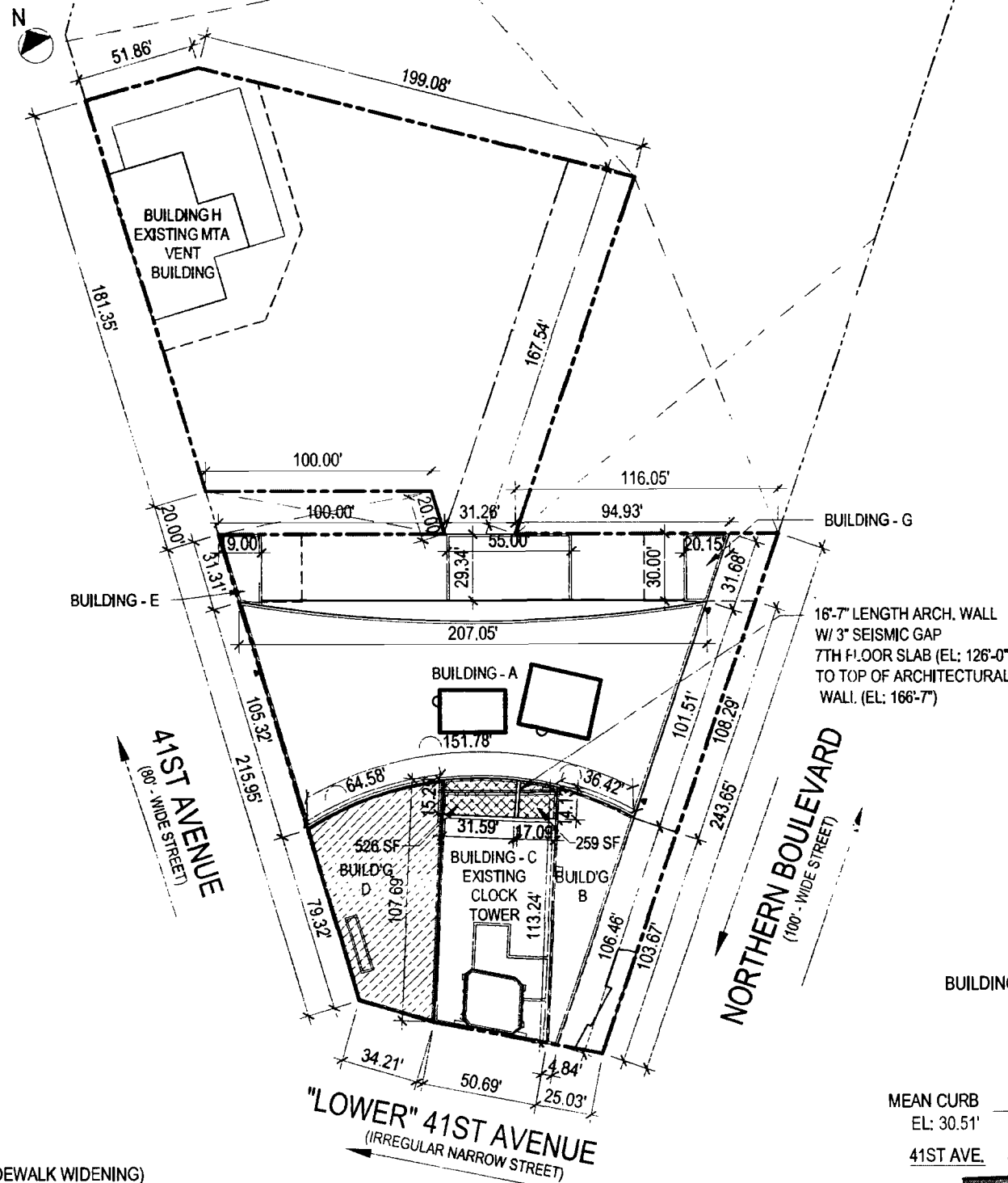
**LEGEND**

M1-6 / R10 SPECIAL LONG ISLAND CITY MIXED USE DISTRICT  
SUBDISTRICT: QUEENS PLAZA, A-1

- PROPOSED BUILDING
- ZONING LOT LINE
- MAX. BUILDING ENVELOPE
- NEW TREE

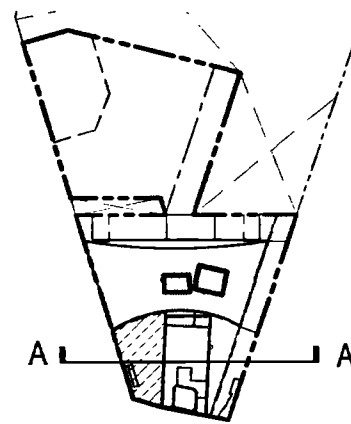
**SITE PLAN DIAGRAM**

SCALE: 1/64" = 1'-0"

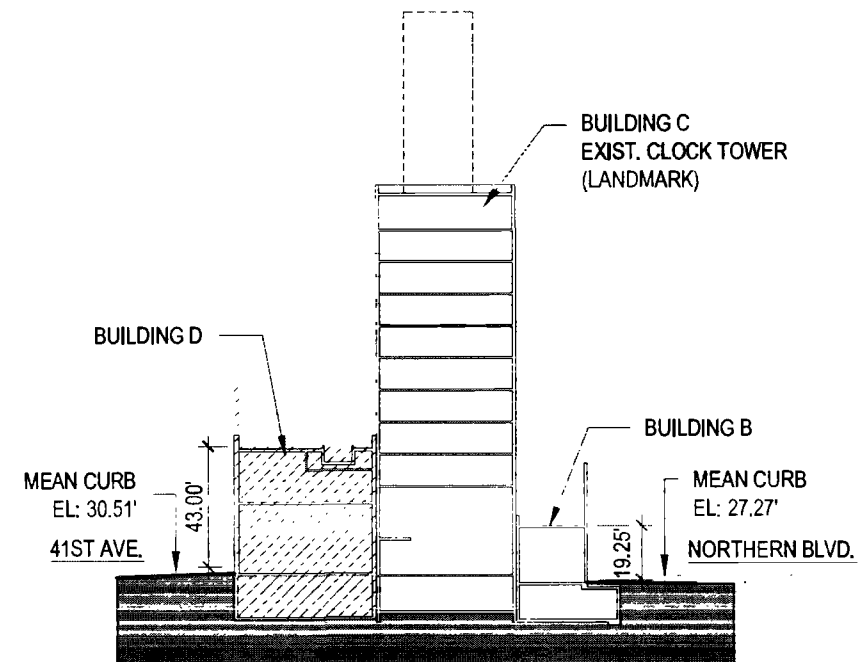


**SECTION DIAGRAM**

SCALE: NOT TO SCALE



KEY PLAN



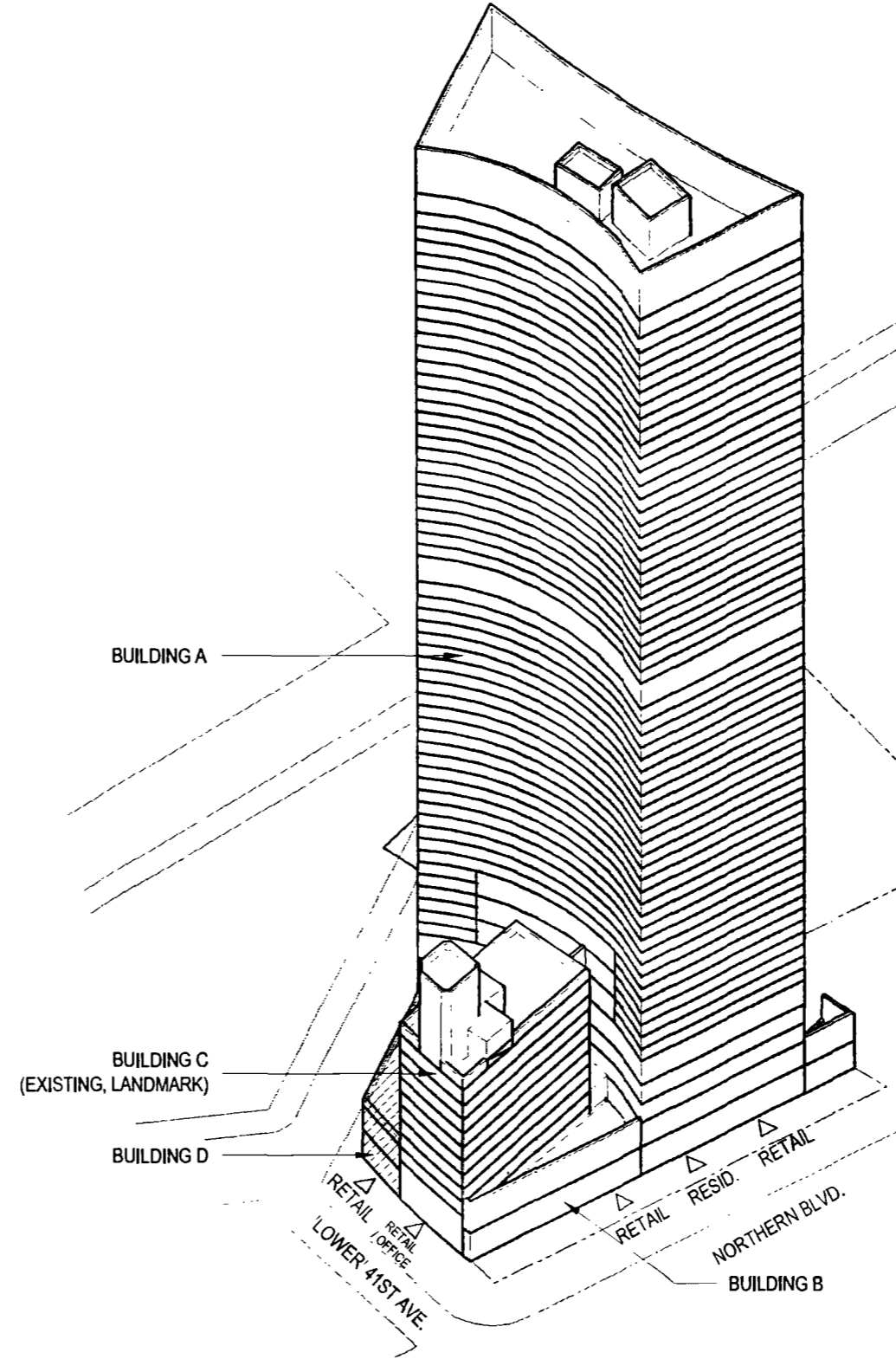
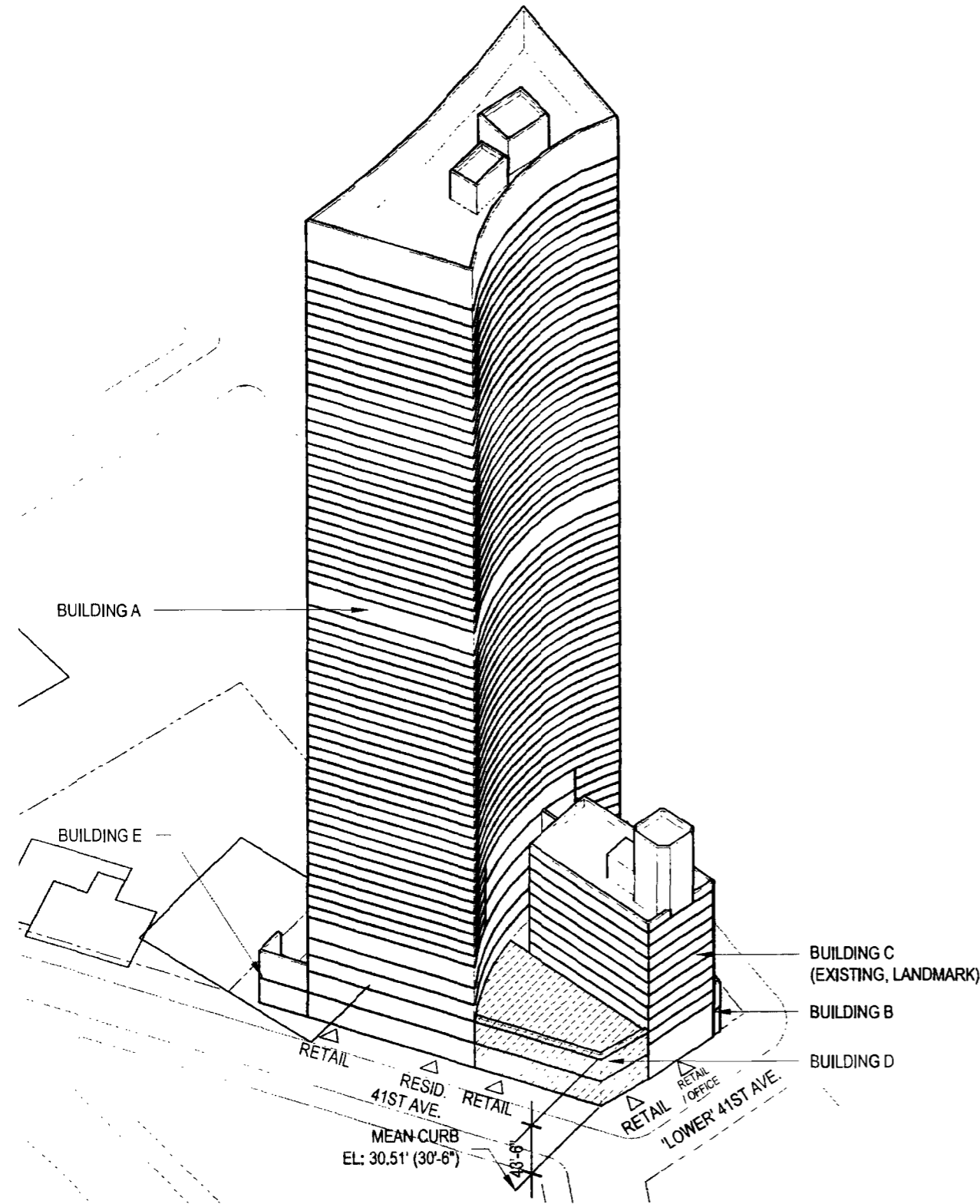
SECTION A-A

- 30' REAR YARD AS PER ZR 23-532
- NO FRONT YARD AS PER ZR 23-45
- NO SIDE YARD AS PER ZR 23-462(c)
- NO SETBACK AS PER ZR 117-52 & 117-53
- 60' MIN. BASE HEIGHT AS PER ZR 117-531
- NO MAX. BASE HEIGHT AS PER ZR 117-532
- STREET TREE PLANTING AS PER ZR 26-41
- STREET TREE PLANTING (AREA OF SIDEWALK WIDENING) AS PER ZR 117-554(f)
- NO LOT COVERAGE AS PER ZR 117-523(b)
- LOT 11 AREA 4,471 SF
- ZONING LOT AREA 72,511 SF

Plan Examined and Dated

**AXONOMETRIC DIAGRAM**

SCALE: NOT TO SCALE



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House No(s)	29-23
Street Name	Queens Plaza North
Borough	Queens
Block	403
Lot	11
BIN	4597154

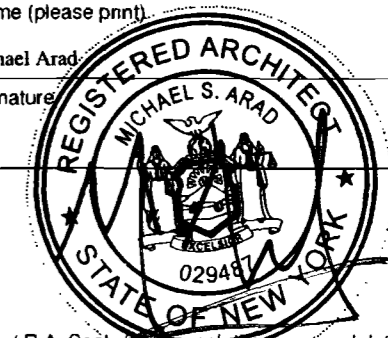
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Name (please print)

Michael Arad

Signature

Date



P E / R A Seal (apply seal when sign and date over seal)

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PLAN EXAM NER SIGN AND DATE



ZD1 Zoning Diagram

Must be typewritten.  
Sheet \_\_\_\_ of \_\_\_\_

ZD1

Sheet 3 of 3

**1 Applicant Information** *Required for all applications.*

Last Name <b>Arad</b>		First Name <b>Michael</b>		Middle Initial	
Business Name <b>Handel Architects LLP</b>			Business Telephone <b>212 595-4112</b>		
Business Address <b>120 Broadway, 6th floor</b>			Business Fax <b>212 595-9032</b>		
City <b>New York</b>	State <b>NY</b>	Zip <b>10271</b>	Mobile Telephone		
E-Mail <b>marad@handelarchitects.com</b>			License Number <b>029487</b>		

**2 Additional Zoning Characteristics** *Required as applicable.*

Dwelling Units **0**      Parking area **0** sq. ft.      Parking Spaces: Total **0**      Enclosed

**3 BSA and/or CPC Approval for Subject Application** *Required as applicable.*

**Board of Standards & Appeals (BSA)**

Variance      Cal. No. \_\_\_\_\_      Authorizing Zoning Section **72-21**  
 Special Permit      Cal. No. \_\_\_\_\_      Authorizing Zoning Section \_\_\_\_\_  
 General City Law Waiver      Cal. No. \_\_\_\_\_      General City Law Section \_\_\_\_\_  
 Other      Cal. No. \_\_\_\_\_

**City Planning Commission (CPC)**

Special Permit      ULURP No. \_\_\_\_\_      Authorizing Zoning Section \_\_\_\_\_  
 Authorization      App. No. \_\_\_\_\_      Authorizing Zoning Section \_\_\_\_\_  
 Certification      App. No. \_\_\_\_\_      Authorizing Zoning Section \_\_\_\_\_  
 Other      App. No. \_\_\_\_\_

**4 Proposed Floor Area** *Required for all applications. One Use Group per line.*

Floor Number	Building Code Gross Floor Area (sq. ft.)	Use Group	Zoning Floor Area (sq. ft.)				FAR
			Residential	Community Facility	Commercial	Manufacturing	
2	4448	6	0	0	4448	0	0.06
MEZZ	585	6	0	0	585	0	.008
1	4448	6	0	0	4369	0	0.06
CEL	4443	6	0	0	0	0	0
Totals			0	0	9402	0	0.13

**Total Zoning Floor Area 9042**

**4 Proposed Floor Area** *Required for all applications. One Use Group per line.*

Floor Number	Building Code Gross Floor Area (sq. ft.)	Use Group	Zoning Floor Area (sq. ft.)				FAR
			Residential	Community Facility	Commercial	Manufacturing	
Totals			0	0	9402	0	0.13