NOTICE OF CERTIFICATION

Pursuant to the Uniform Land Use Procedure

Application #: C 220426 ZMR	**Project Name**: 541-545 Bay Street
CEQR Number: 23DCP037R	**Borough(s)**: Staten Island **Community District Number(s)**: 1

Please use the above application number on all correspondence concerning this application

***Docket Description**:*

IN THE MATTER OF an application submitted by Epsilon Enterprises Realty, LLC pursuant to Sections 197-c and 201 of the New York City Charter for an amendment of the Zoning Map, Section No. 21c:

1. changing from a C4-2 District to an R6 District property bounded by Sands Street, the easterly boundary line of the Staten Island Rapid Transit (SIRT) Right-of-Way, Prospect Street, and Bay Street;

2. establishing within a proposed R6 District a C2-3 District bounded by Sands Street, the easterly boundary line of the Staten Island Rapid Transit (SIRT) Right-of-Way, Prospect Street, and Bay Street; and

3. establishing a Special Bay Street Corridor District (BSC) bounded by Sands Street, the easterly boundary line of the Staten Island Rapid Transit (SIRT) Right-of-Way, Prospect Street, and Bay Street;

Borough of the Staten Island, Community District 1, as shown on a diagram (for illustrative purposes only) dated July 10, 2023, and subject to the conditions of CEQR Declaration E-722.

Related Applications:	N 220392 ZRR				

Applicant(s): Epsilon Enterprises Realty, LLC 126 Whitman Avenue Staten Island, NY 10304		**Applicant Contact**: Erik Palatnik Erik Palatnik, PC 32 Broadway, Suite 114 New York, NY 10004

Contact: *Address questions about this application to the following DCP Office:*

DEPARTMENT OF CITY PLANNING
Staten Island Office
Address: 130 Stuyvesant Place, 6th Fl.Staten Island NY 10301
Phone: 718-556-7240
Email: SI_DL@planning.nyc.gov

Public Review Timeline:

On **07/10/2023** the above listed application was certified as complete by the Department of City Planning.

The period for community board review begins on **07/19/2023** and must be completed by **10/02/2023**