

**50 Old Fulton Street Rezoning**  
City Planning Application

Presentation to the  
**City Council**  
**Subcommittee on Zoning and Franchises**  
March 11, 2020

Greenberg Traurig, LLP  
On behalf of Alwest Old Fulton, LLC

# 50 Old Fulton Street, Brooklyn



## NYC Digital Tax Map

Effective Date : 12-09-2008 17:44:00  
 End Date : Current  
 Brooklyn Block: 202

### Legend

- Streets
- Miscellaneous Text
- ↓ Possession Hooks
- Boundary Lines
- ↓ Lot Face Possession Hooks
- Regular
- Underwater
- Tax Lot Polygon
- Condo Number
- Tax Block Polygon

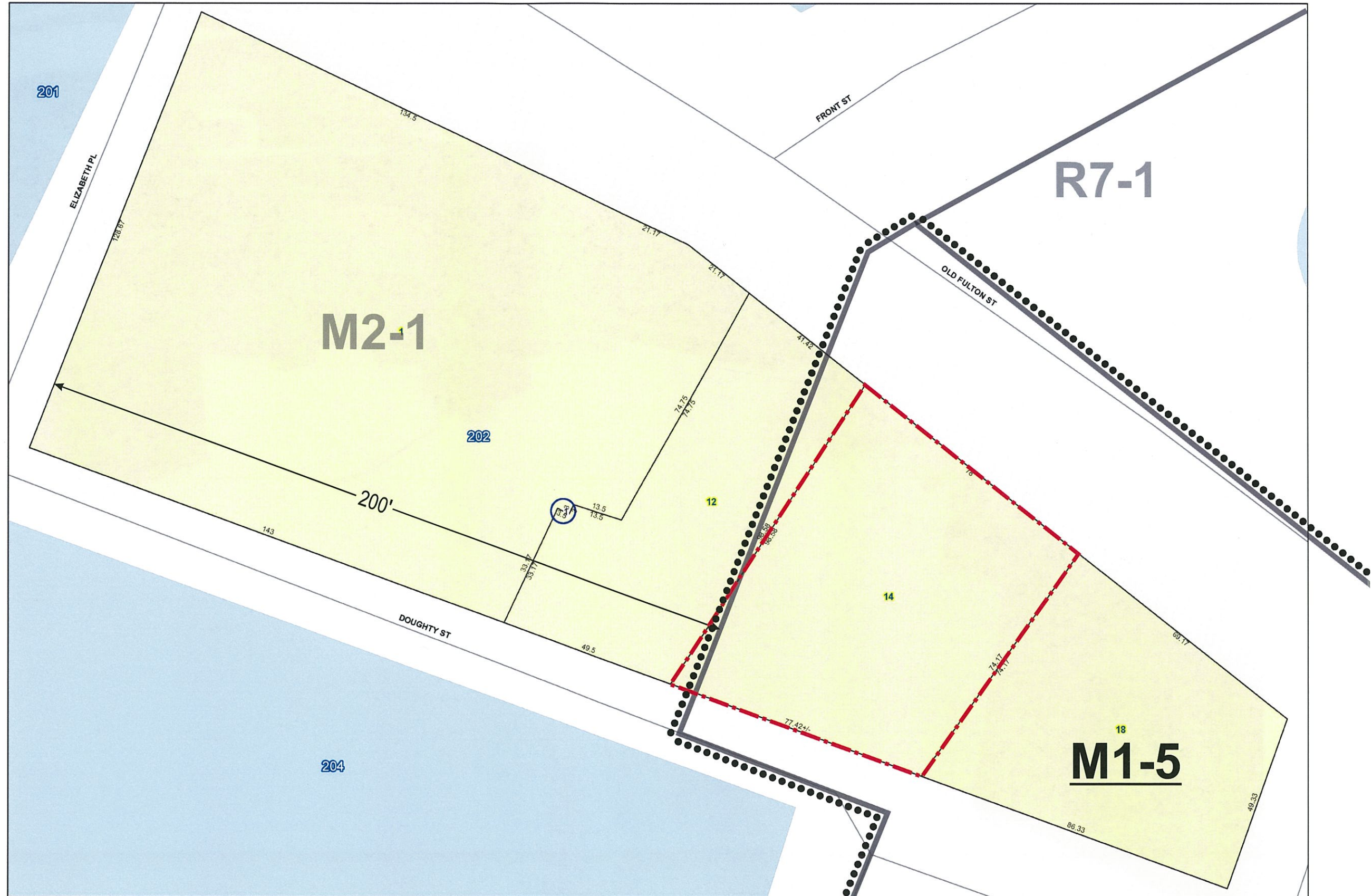
— Zoning District Line

--- Development Site

••••• Area Proposed to be Rezoned

**M2-1** Existing Zoning District

**M1-5** Proposed Zoning District





- Check Engine Light Diagnostics
- Computerized Diagnostics
- Tune-Ups, Brakes, Shocks, Tires
- Air Conditioning & Heating
- Transmissions, Mufflers, Batts
- Oil Change & Lube
- Compound & Wax Detail
- Body Work, Insurance Estima

**SAM'S AUTO BODY SHOP 成功汽車修理**

**INSURANCE CLAIMS - CHASSIS STRAIGHTENING - COMPLETE SERVICE**  
 Tel: 718-488-5990 Fax: 718-488-5991

50 Old Fulton Street, Brooklyn, NY 11201

**NEW XCELL**  
 Auto Repairs Center, Inc.  
 Tel: 718-421-4100

**CAR-O-LINER**

**GEICO**  
 Auto Repair Xpress

**GEICO**  
 Auto Repair Xpress

**Paint Protection Film**

**FOR LEASE**  
 PRIME RETAIL SPACE  
 4000 S. 10th St. #1000  
 Tel: 718-794-1010







View of Doughty Street facing east (Development Site at left).



View of the north side of Old Fulton Street facing north from the Development Site.



View of the intersection of Old Fulton Street and Front Street facing north from the Development Site.

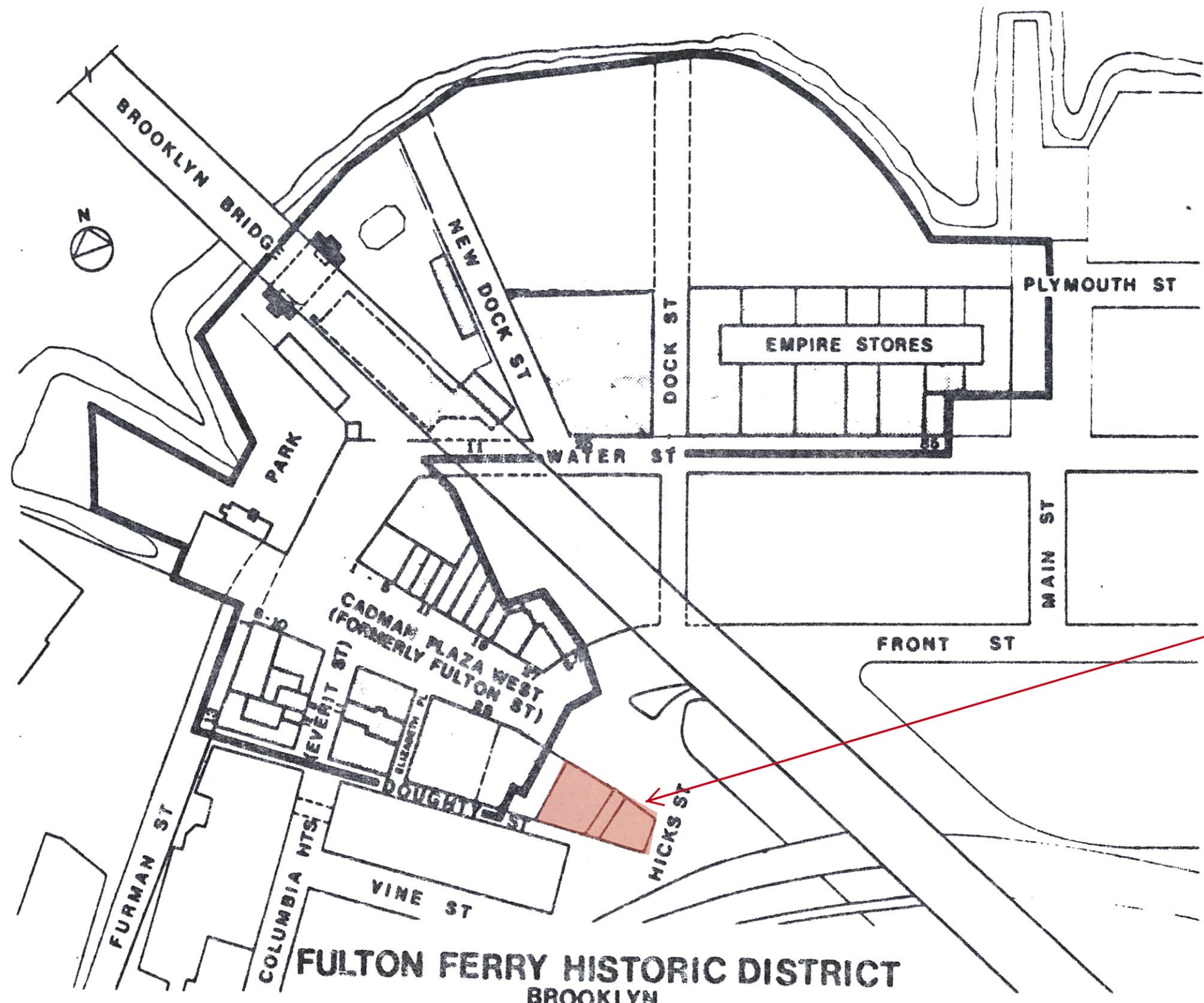


Image capture: Jul 2018 © 2019 Google

View of the south side of Old Fulton Street facing southwest. Image taken from Google Maps.



2RD-5TH FLOOR PLAN  
 FLOOR HEIGHT 16'9"  
 4,705 SQ. FT.



Proposed  
Development  
Site and  
adjacent site

**FULTON FERRY HISTORIC DISTRICT**  
**BROOKLYN**

DESIGNATED JUNE 28, 1977





50 OLD FULTON STREET, BROOKLYN, NEW YORK  
03.04.2020

THE COUNCIL 364 AVE OF THE AMERICAS  
THE CITY OF NEW YORK

Appearance Card

#2

I intend to appear and speak on Int. No. \_\_\_\_\_ Res. No. \_\_\_\_\_

in favor  in opposition

Date: 3/11/20

(PLEASE PRINT)

Name: RICHARD LOBEL

Address: 416 SHELDON LOBEL

I represent: APPLICANT

Address: 364 AVE OF THE AMERICAS

THE COUNCIL  
THE CITY OF NEW YORK

Appearance Card

I intend to appear and speak on Int. No. 7 Res. No. \_\_\_\_\_

in favor  in opposition

Date: \_\_\_\_\_

(PLEASE PRINT)

Name: Lara Birnback

Address: 35 Piermont St

I represent: Coalition for the BQE Transformation

Address: \_\_\_\_\_

THE COUNCIL  
THE CITY OF NEW YORK

Appearance Card

645

I intend to appear and speak on Int. No. \_\_\_\_\_ Res. No. \_\_\_\_\_

in favor  in opposition

Date: \_\_\_\_\_

(PLEASE PRINT)

Name: JAMES O SULLIVAN

Address: 602 WOODSIDE AVE WOODSIDE NY 11377

I represent: SEAN OGS

Address: 602 WOODSIDE AVE WOODSIDE NY 11377

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL  
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. \_\_\_\_\_ Res. No. 645

in favor  in opposition

Date: 3/11/2020

(PLEASE PRINT)

Name: Pete Janosik SWA

Address: 11 PMD PLACE NY NY

I represent: SE 206

Address: 6002 Woodside Ave, QMS

**THE COUNCIL  
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 3 Res. No. \_\_\_\_\_

in favor  in opposition

Date: \_\_\_\_\_

(PLEASE PRINT)

Name: LISA DELLER

Address: 39-68 45 ST

I represent: CB2 Queens

Address: \_\_\_\_\_

**THE COUNCIL  
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. Old Fulton Res. No. \_\_\_\_\_

in favor  in opposition

Date: 3/11

(PLEASE PRINT)

Name: Artem Westrich

Address: \_\_\_\_\_

I represent: Daryl Barlow

Address: \_\_\_\_\_

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL  
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 50 Old Fulton Res. No. \_\_\_\_\_

in favor  in opposition

Date: \_\_\_\_\_

(PLEASE PRINT)

Name: Candis Clemons

Address: 177 Concord St Apt 1B

I represent: \_\_\_\_\_

Address: \_\_\_\_\_

**THE COUNCIL  
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. OLD FULTON Res. No. \_\_\_\_\_

in favor  in opposition

Date: \_\_\_\_\_

(PLEASE PRINT)

Name: AMANDA VAN DOOREN

Address: 177 CONCORD ST, BROOKLYN

I represent: \_\_\_\_\_

Address: \_\_\_\_\_

**THE COUNCIL  
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 50 Old Fulton Res. No. \_\_\_\_\_

in favor  in opposition

Date: 3/11

(PLEASE PRINT)

Name: Rachel Scott Greenberg Traurig

Address: \_\_\_\_\_

I represent: Alwest Old Fulton LLC

Address: \_\_\_\_\_

Please complete this card and return to the Sergeant-at-Arms

**THE COUNCIL  
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. Old Fulton Res. No. \_\_\_\_\_

in favor  in opposition

Date: 3/11

Applicant

(PLEASE PRINT)

Name: Nick Hocher, Greenberg Traug

Address: \_\_\_\_\_

I represent: Alvest Old Fulton LLC

Address: \_\_\_\_\_

**THE COUNCIL  
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. Old Fulton Res. No. \_\_\_\_\_

in favor  in opposition

Date: 3/11

Applicant

(PLEASE PRINT)

Name: Tom Leiberman

Address: \_\_\_\_\_

I represent: Alvest Old Fulton LLC

Address: \_\_\_\_\_

**THE COUNCIL  
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. Old Fulton Res. No. \_\_\_\_\_

in favor  in opposition

Date: 3/11

Applicant

(PLEASE PRINT)

Name: Chris Fogarty

Address: \_\_\_\_\_

I represent: Fogarty Finger

Address: \_\_\_\_\_

Please complete this card and return to the Sergeant-at-Arms