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## COMMUNITY BOARD NO. 2, MANHATTAN

3 WASHINGTON SQUARE VILLAGE  
NEW YORK, NY 10012-1899

[www.cb2manhattan.org](http://www.cb2manhattan.org)

P: 212-979-2272 F: 212-254-5102 E: [info@cb2manhattan.org](mailto:info@cb2manhattan.org)

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November 17, 2017

Margery Perlmutter, Chair  
NYC Board of Standards & Appeals  
40 Rector Street, 9th Floor  
New York, New York 10006-1705

Dear Chair Perlmutter:

At its Full Board meeting on November 16, 2017, Community Board #2, Manhattan adopted the following resolution:

**666 Greenwich St.** (between Christopher and Barrow Streets): BSA Cal No 2017-256-BZ is an application for a new special permit for a physical culture establishment called “Peloton,” situated in a portion of the first floor and cellar of an existing mixed-use building, pursuant ZR 73-36 and ZR 32-31.

### Whereas:

1. The premise is located in an existing mixed-use building in a C6-2 zoning district.
2. Peloton will use this location as a fitness and production studio focused on treadmill-based workouts, floor-based cardio, strength, stretching and yoga designed for both its studio and at-home customers. The classes will be live-streamed and recorded for on-demand use.
3. The PCE contains 7,160sf of floor area on the first floor and 5,290sf in the cellar.
4. The space that is subject to this application was formerly operated as a health club/gym.
5. A term of 10 years is requested.
6. This use is compatible with the mixed-use nature of the neighborhood and will not interfere with access to the residential portion of the building.
7. It is located as to not impair the essential character or the future use of development of the surrounding area or interfere with any public improvement projects.
8. Hours of operation will be 5:30am to 10pm Monday through Friday and 7:00am to 7pm Saturday and Sunday.
9. The PCE is ADA-accessible with access to the PCE space on the first floor through the building’s common lobby on Christopher Street and by a new platform lift on Greenwich Street. There is also a platform lift from the ground floor to the cellar level inside the premises.
10. Sound attenuation measures have been taken.
11. No portion of the proposed PCE will be located on the rooftop of the subject building; it is appropriately located on an improved street; and the PCE has no potential hazards or

disadvantages that will adversely impact the privacy, quiet, light and/or air within the neighborhood.

12. No one from the neighborhood appeared to speak against this application.
13. The applicant agrees to revise the drawings to correctly label the streets.

**Therefore be it resolved,** that CB2, Man. has no objection to this application.

Vote: Unanimous, with 34 Board members in favor.

Please advise us of any decision or action taken in response to this resolution.

Sincerely,



Terri Cude, Chair  
Community Board #2, Manhattan



Anita Brandt, Chair  
Land Use & Business Development Committee  
Community Board #2, Manhattan



Frederica Sigel, Co-Chair  
Land Use & Business Development Committee  
Community Board #2, Manhattan

TC/fa

- c:
- Hon. Jerrold L. Nadler, Congressman
  - Hon. Brad Hoylman, NY State Senator
  - Hon. Deborah Glick, Assembly Member
  - Hon. Gale A. Brewer, Manhattan Borough President
  - Hon. Corey Johnson, Council Member