



**Board of Standards
and Appeals**

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New York, New York 10007**
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Margery Perlmutter
Chair/Commissioner

December 15, 2017

Honorable Speaker Melissa Mark-Viverito
105 East 116th Street
New York, NY 10029

RE: New York City Administrative Code § 25-208(a) Report on Variances and Special Permits

Dear Honorable Speaker Mark-Viverito,

Pursuant to New York City Administrative Code § 25-208(a), the Board of Standards and Appeals is providing your office with a report regarding the applications filed and decided upon for the first four months of the fiscal year, that is, from July 1, 2017 to October 31, 2017. The statute also requires reporting on the pre-application meeting held and statistics on the length of time from filing to a decision.

While the law only requires reporting on appeals, special permits and variances, the report also includes data on what is known as the "Special Order Calendar" (SOC) that includes extensions of terms, amendments to previously approved application and other sundry actions by the Board.

The Board remains excited to provide additional information about its work to the public. The report will be made available on our website shortly. Please feel free to reach out to me directly with any questions or comments regarding the report, which will be made available on our website shortly. I can be reached by phone at 212-386-0068 or by email at ccostanza@bsa.nyc.gov.

Sincerely,

Carlo Costanza
Executive Director

C: Councilmember Ben Kallos
Deputy Mayor Alicia Glen

Fiscal Year 2018 (July 1, 2017 to October 31, 2017)

FILED CASES	97
Appeal	17
GCL 36	8
Interpretive Appeal	9
SOC	
(Includes Extensions of Term, Amendments, Extensions of time to Complet	29
BZ	
Variances	
72-21	13
BZY	1
Statutory Vesting	
11-331 & 11-332	1
Special Permits	34
Waivers for Homes in a Floodplain	
64-92	6
Permit Automotive Service Station	
73-211	3
Permit a Public Utility	
73-30	1
Permit a Physical Culture Establishment	
73-36	13
Reduction in parking for community facilities or office	
73-44	1
Permit to permit Roof Top Parking	
73-49	1
Permit to permit the enlargement of certain manufacturing uses	
73-53	1
Single-family Home Enlargements	
73-622	5
Bulk modifications for certain Quality Housing Buildings	
73-623	1
Waiver of Height Restrictions around Airports	
73-66	2
Reinstatements	
11-411 (pre-1961)	3
Filed Cases for which a Pre-App meeting was held	1
Preapplication Meetings	
Total meetings requested/held	45

Fiscal Year 2018 (July 1, 2017 to October 31, 2017)

DECIDED CASES	Granted	Denied	Withdrawn	Dismissed	TOTAL DECIDED
Appeal (incl. Interpretive, CO Revocations, etc.)	1	2	5	3	11
GCL Waivers	14	0	1	1	16
Common Law Vesting	0	1	0	2	3
MDL Waivers	0	0	1	0	1
	Granted	Denied	Withdrawn	Dismissed	TOTAL DECIDED
SOC	29	0	4	0	33

(Includes Extensions of Term, Amendments, Extensions of time to Complete Construction etc.)

	Granted	Denied	Withdrawn	Dismissed	TOTAL DECIDED
BZ					
Variances	11	0	8	3	22
Special Permits	41	0	4	4	49
	Granted	Denied	Withdrawn	Dismissed	TOTAL DECIDED
Reinstatements 11-41	0	1	0	0	1

REVIEW METRICS Granted or Denied

Average Number of Days from Filing to Decision: Appeal	564
Average Number of Days from Filing to Decision: SOC	474
Average Number of Days from Filing to Decision: BZ	445

REVIEW METRICS Dismissed or Withdrawn

Average Number of Days from Filing to Decision: Appeal	1180
Average Number of Days from Filing to Decision: SOC	396
Average Number of Days from Filing to Decision: BZ	795

Initial Hearings Held

BZ	66
SOC	25
Appeal	26