

**Alan D. Sugarman  
Attorney At Law**

17 W. 70 Street  
Suite 4  
New York, NY 10023  
212-873-1371  
mobile 917-208-1516  
fax 212-202-3524  
sugarman@sugarlaw.com  
www.sugarlaw.com

January 15, 2016

**By Fax 1-646-500-6170**

Martin Rebholz, R.A.  
Borough Commissioner, Development Hub  
New York City Department of Buildings  
280 Broadway  
New York NY 10007

Re: Intent to Revoke Approvals and Permits  
Congregation Shearith Israel  
BIS Job #121328919  
Address: 8 West 70th Street, Manhattan  
Block 1122, Lot 37

Dear Commissioner Rebholz

Reference is made to your letter of December 10, 2015 to Barbara Reiss of Congregation Shearith Israel and Samuel White of Platt Byard Dovell White LLP concerning the above matter. Attached to the letter is a DOB Notice of Comments dated October 9, 2015.

On January 6, 2016, I wrote to you asking for a copy of the response from the Congregation. You have not provided that response to me. In addition, I requested to attend any meeting held between you and the Congregation as relates to that letter. You have not responded to my request.

The DOB has finally responded to my FOIL request of June, 2015. After reviewing these documents and the plans, the magnitude of the variation between the BSA approved plans and the DOB permit became apparent. I have today supplemented my second challenge and appeal and I enclose a copy for your action.

In addition, further issues were revealed perhaps not directly part of a Zoning Challenge and Appeal, and I ask that you consider the serious fire egress issues relating to the subbasement banquet hall (a so-called "accessory use" which I suspect will become a subject of future disputes.)

It also was revealed in the plans that the Congregation has moved forward with the subbasement despite a soil engineer's report stating that this was very risky. Indeed, just the week, underground erosion, perhaps from an underground stream mentioned in the soil report, contributed to partial collapse in the sidewalk at the site.

Thank you for your consideration of these issues.

**Alan D. Sugarman**

Martin Rebholz, R.A.  
January 15, 2016  
Page of 2 of 2

Sincerely,

A handwritten signature in cursive script that reads "Alan D. Sugarman". The signature is written in black ink and is positioned above the printed name.

Alan D. Sugarman