



## Staten Island Community Board 1

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Chairman: Nicholas Siclari

District Manager: Joan Cusack

### **CB1 Land Use Public Hearing Meeting/Agenda, Tuesday, February 4, 2025 at 6:30 PM – Virtual on Zoom**

Meeting ID: 275 566 6837

Passcode: E3sv3p

<https://us06web.zoom.us/j/2755666837?pwd=eld5Y3ZzWVZjeUsreTBSTHJTQTFhZz09&omn=85419785500>

**78 Fort Place, Staten Island, NY 10301, Philip L. Rampulla, AIA, Principal/Urban Planner – Consists of one tax lot composed of one zoning lot. The existing structure was built as a convent with sleeping accommodations for the Daughters of St. Paul Congregation in 1962. The site is located in the St. George neighborhood of Staten Island. The site is in an R3A District, as well as the Special Hillside Preservation District.**

**The proposal is to convert, as well as add an addition to the existing building at 78 Fort Place into residential apartments limited to adults “over 55-year-old” with 99 apartment units, ranging from studios to one bedrooms. In terms of parking, 20 accessory off-street parking spaces will be provided.**

**The site is a corner lot and interior lot with frontage along three streets that include Fort Place, Sherman Avenue and Daniel Low Terrace.**