

Waterfront
Access



Safety &
Accessibility



Facades &
Alleys



Retail
Activation



Housing
Options



Comments



Restore 40 Second Street



Project Location:

40 Second St

Project Type:

Redevelopment and/or
Renovation of an Existing
Building

Project Sponsor:

Anna Blalobroda

Property Ownership:

Square Foot Holdings,
LLC

Funding Estimate:

\$151,000

Total Project Cost

\$113,000

Total NYF Funds Requested

25%

Sponsor Match %

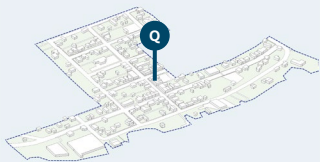
Project Overview:

This comprehensive historic building restoration focuses on preserving the architectural integrity of both the front and rear facades. The front facade will undergo complete cornice restoration with eight new corbels, brick repointing and breathable paint application, replacement of six broken windows with historically accurate wooden windows, and full restoration of the ground floor's Federal style storefront. The rear of the building requires equally extensive work, including demolition and rebuilding of staircases, along with brick facade restoration involving paint removal, repointing, and repainting. All window frames, both exterior and interior, will be rebuilt and painted to match the historic character, while new roof drainage systems will be installed to protect the restored structure.



NY Forward

Restore 40 Second Street



40 Second Street

Existing Site Conditions

This Federal style building is disintegrating including challenges with drainage from the roof, broken and malfunctioning windows, water damage, and issues with the façade, as well as insulating. In addition, the interior stairs are falling apart and pose safety risks.

Capacity & Partners

The project sponsor has experience as a contractor and has renovated multiple states across New York City, Los Angeles, and San Clemente. With experience managing grant funding.

Alignment with Vision & Goals

The proposed project supports key goals of **expanding housing options** and **preserving historic structures** by restoring the building into a structurally sound, legally compliant residential and commercial space. The renovation will maintain its architectural integrity and historical significance while also **enhancing retail opportunities**.

Readiness & Timeframe

With planning, cost estimations, and preliminary site designs and financing analysis in progress, the project will be ready for construction if granted funding.



Redevelopment /
Renovation



Small



\$113,000

No Proposed Condition Image Provided



Above: Current back façade