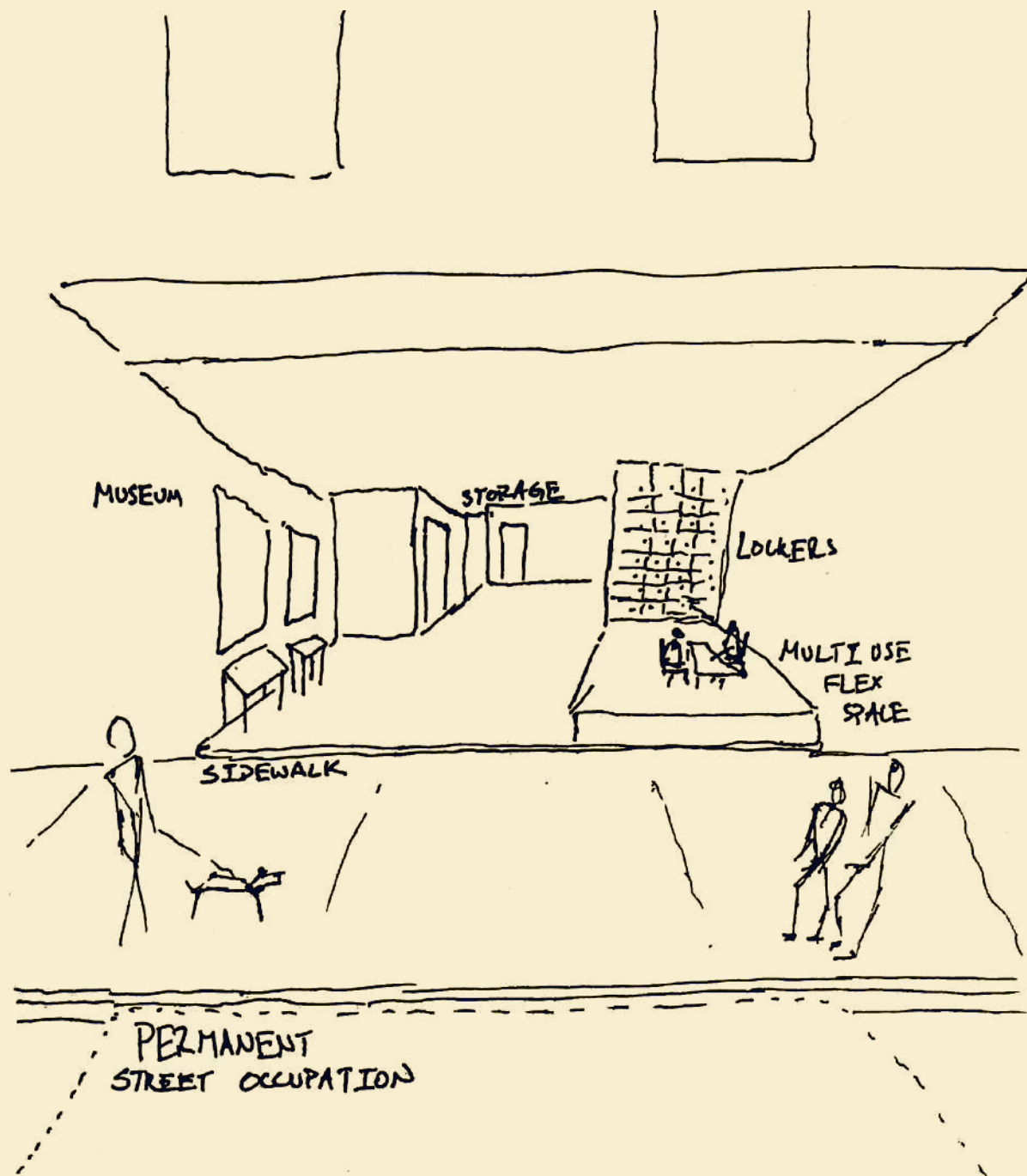
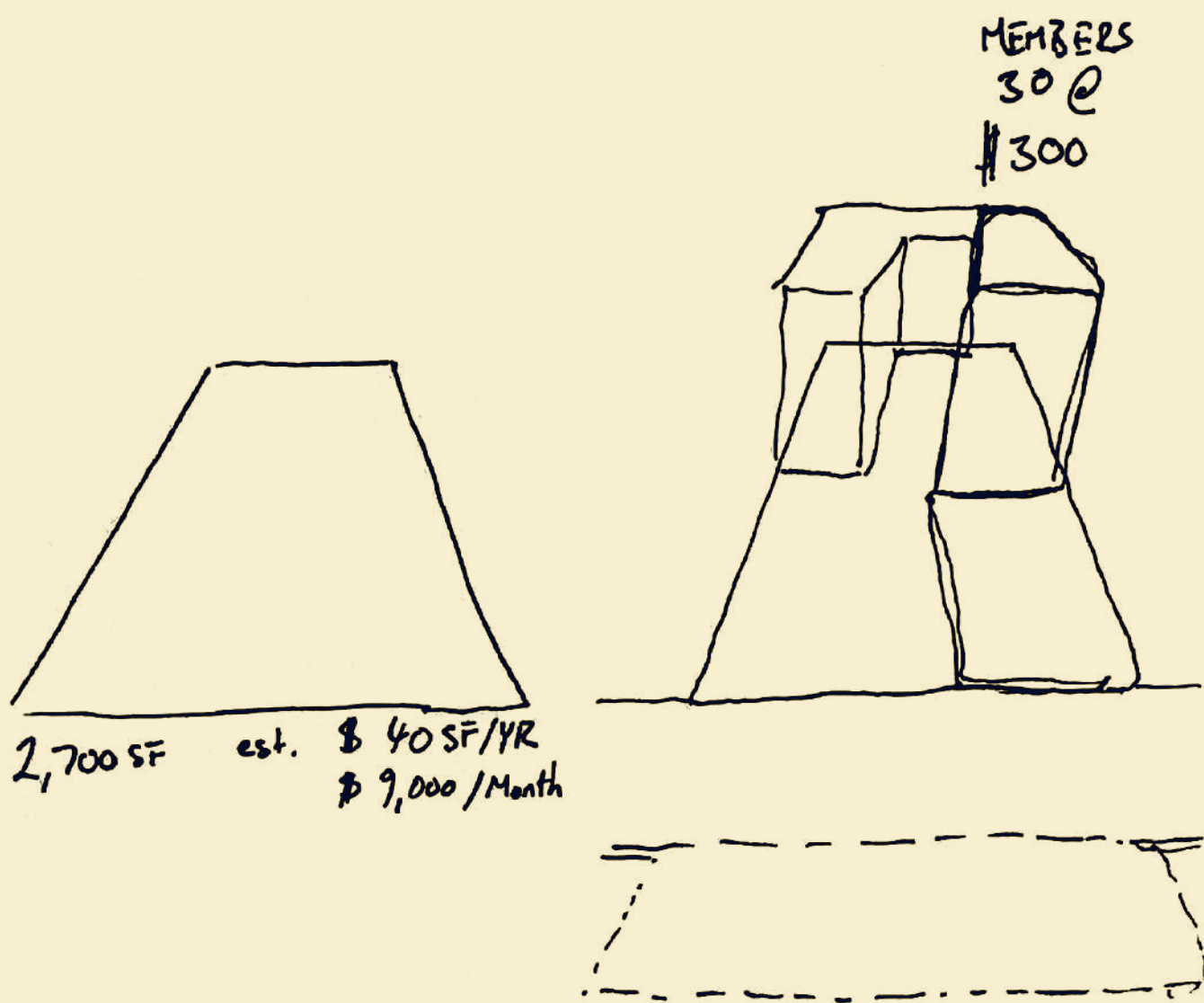
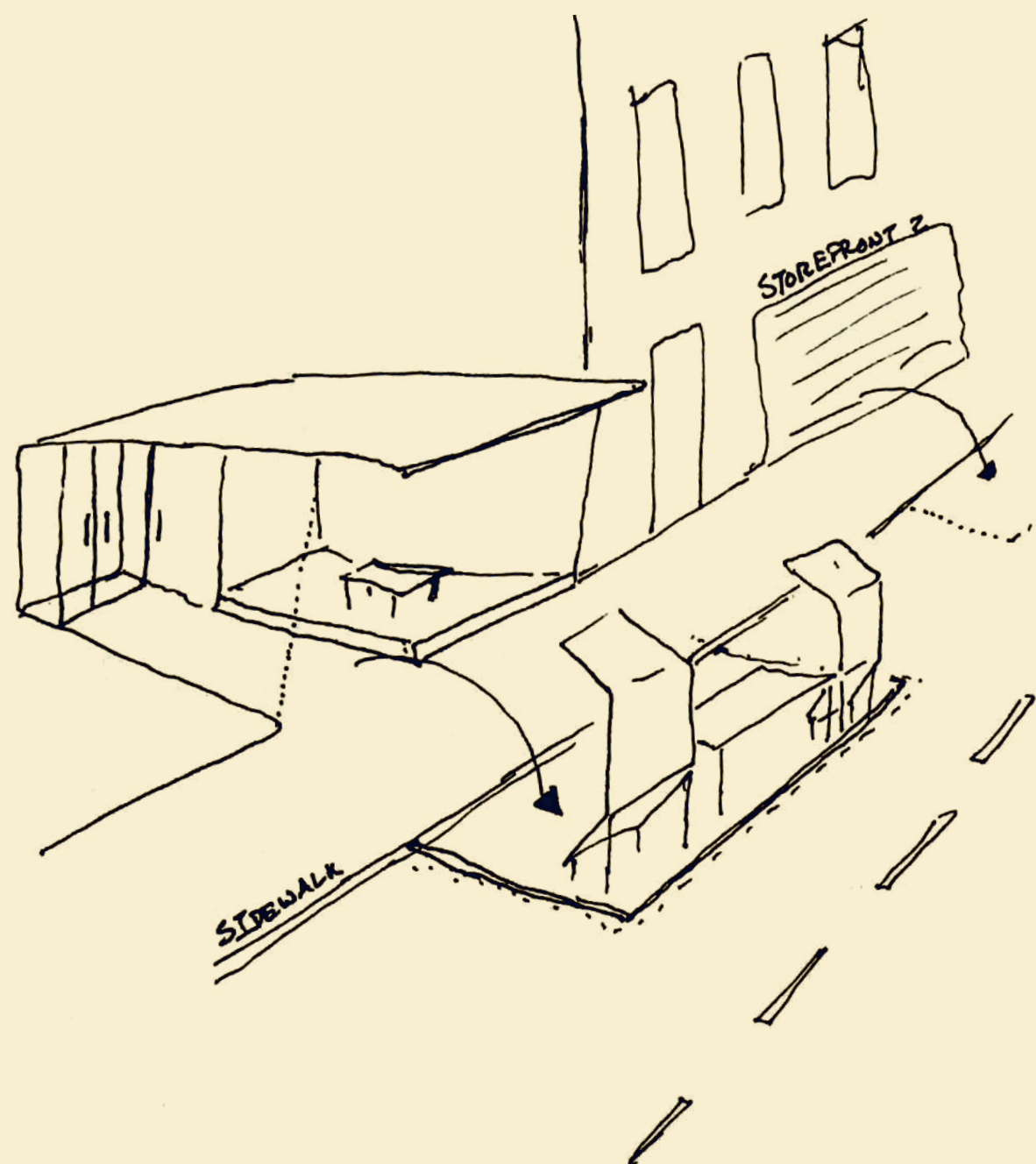


RESPONSE



ACQUIRE STOREFRONT TO ACCESS STREET

we will hack Dining Out NYC legislation to legalize street side occupation for activities with no additional charge

SUBLET PERMUTATIONS

estimating that 2,700 SF has a commercial rent cost of \$9,000/month we will lower the barrier of entry for the access of participating subletters

PROGRAMMING IN SERVICE OF VENDORS

this presents an opportunity to explore appropriate programming in a highly flexible and temporal space. how can we find and celebrate logics turning precarity into community solidarity.

SITE: 428 E 116th St.

garden as refuge

commercial kitchen for shared use

semi- sheltered inner space useful for contained activities such as childcare

bathrooms as a rest area

personal storage

flexible, open gathering space for office/sharing/theater/chilling a continuation of the sidewalk

PUBLIC LIFE FROM STREET IS WELCOME

mobile service carts act as a buffer and are deployed at different times of day

keyed 24/7 zone for carts/bikes and other services

VENDORS DISTRIBUTE THEIR CREATIONS

flex/ museum/ stage/ workshop

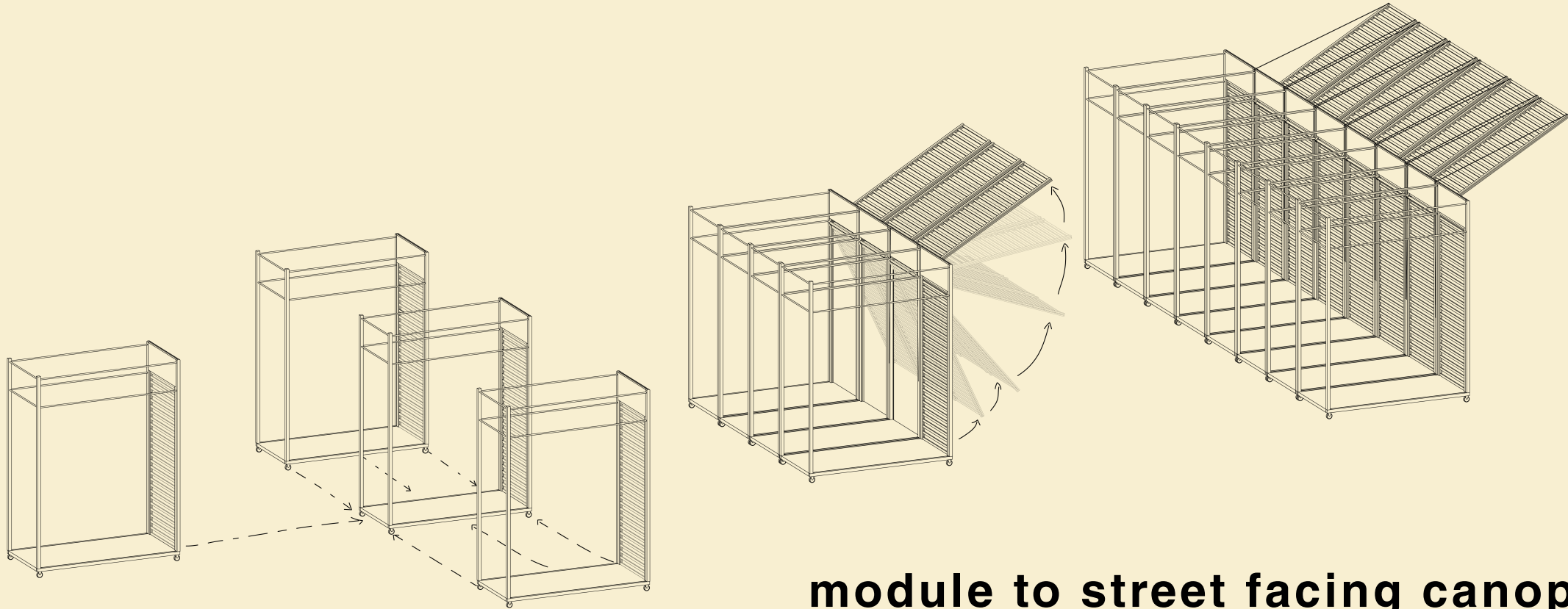
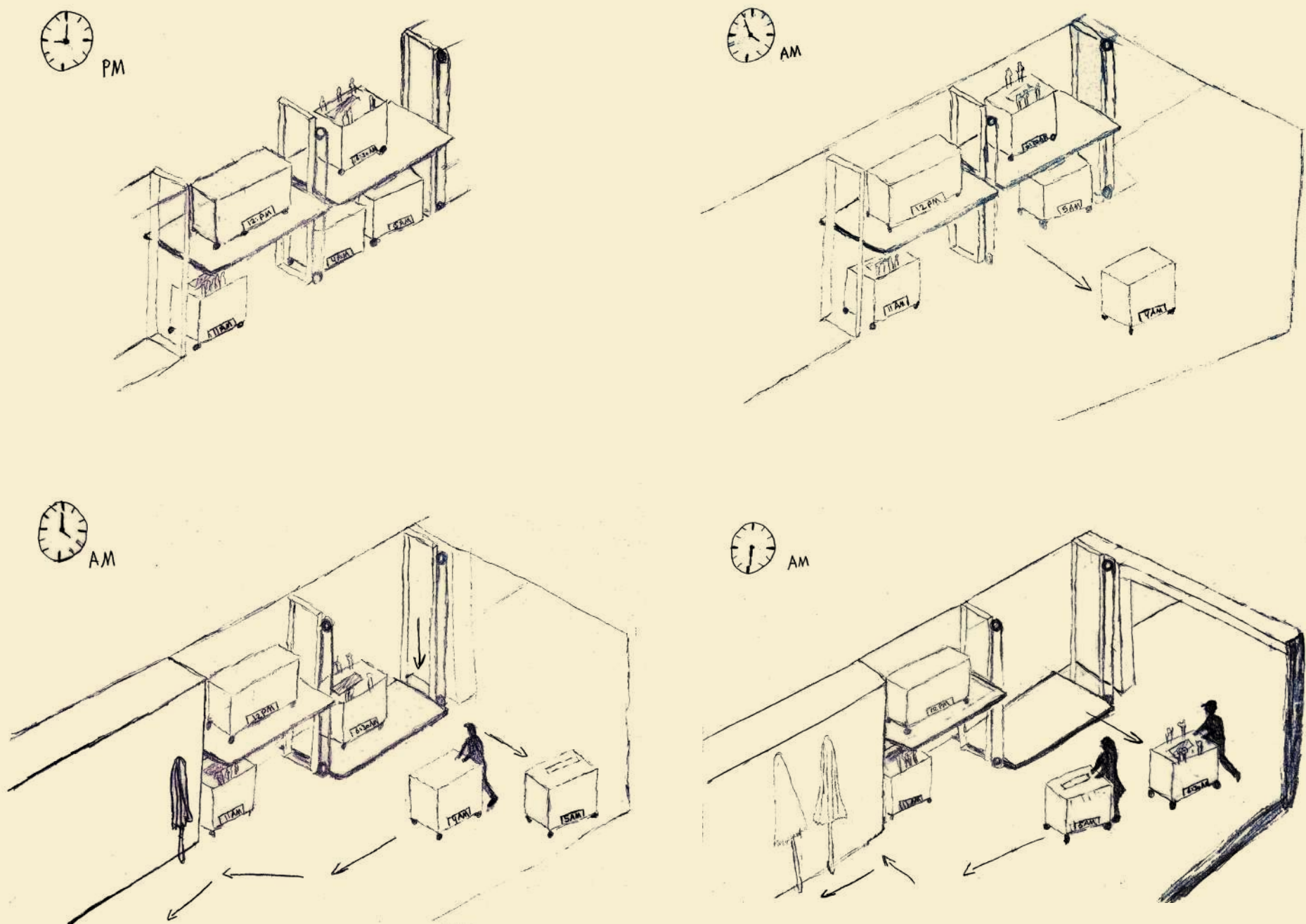
street expressly declared as continuation of the interior through frequent occupation and repurposing

main tenant: workshop for carts or other commercially viable entity that can access Dining Out NYC program
sublet services: daycare, bathrooms, personal storage, commercial kitchen, ebike charging, museum, legal counseling...

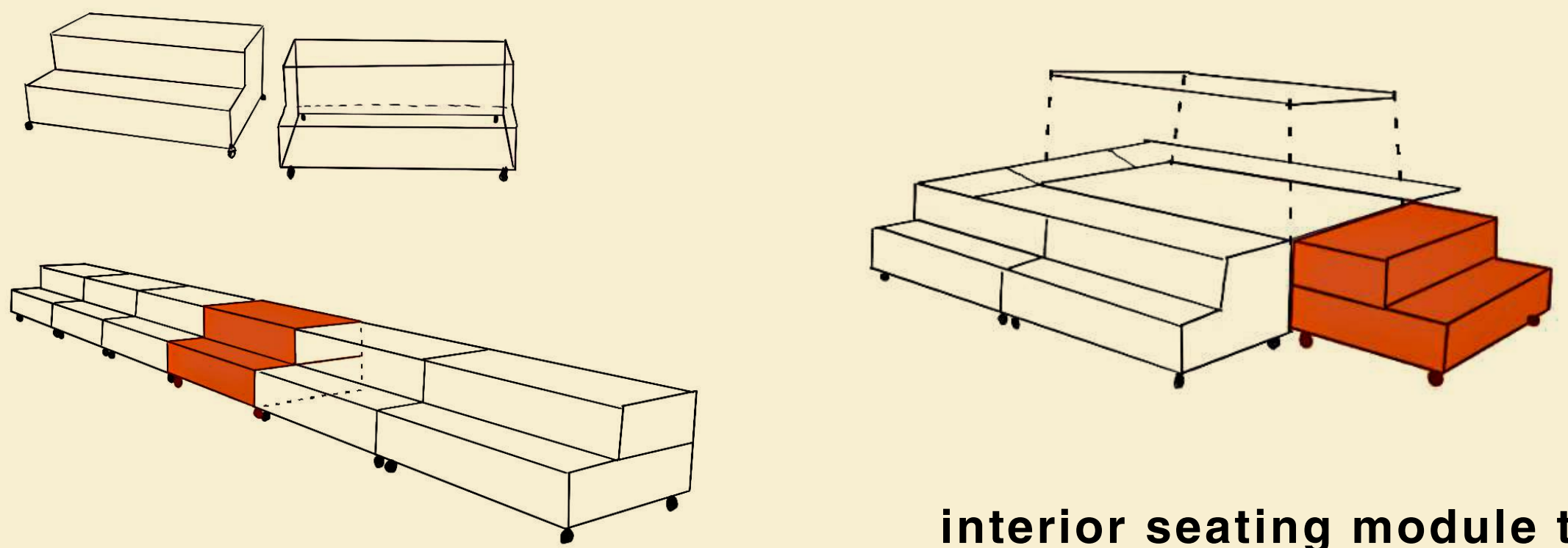


FLEXIBLE SPACE EXTENDS TO FLEXIBLE FURNITURE

elevated cart storage system operation throughout day



module to street facing canopy for deployable stage



interior seating module to deployment as raised stage platform