

LEASES

NEW YORK

Handler Real Estate Organization announced the following leases:

• A long-term, 6,000 s/f renewal and expansion with the Fashion School at Kent State University occupying space at Handler's recently repositioned 315 West 39th Street. The Fashion School at Kent State University, which has expanded by 1,500 s/f in the building, will now occupy space on the third and fourth floors. Ownership was represented by Handler CEO and Principal **Scott Galin** along with EVP **Darell Handler** and Associate **Helen Kim**.

• Fashion and apparel company **Hansae Co., Ltd.** has relocated its U.S. headquarters, signing a long-term lease at 561 7th Avenue. The South Korean firm will occupy the entire 4,000 s/f fourth floor in the Handler-owned property, which will serve as Hansae's office and showroom. Relocating from the Penn Station market, Hansae is set to occupy its new U.S. headquarters pending build-out of the space. **Scott Galin**, along with **Richard Farley** and **Darell Handler**, represented ownership in the new transaction. **Justin Haber** and **Kyle Riker**, of **JLL**, represented Hansae in the transaction.

• **HSP Real Estate Group**, a member of

NAI Global, announced the following leases:

• **Evan Lieberman**, Senior Director, and **Michael Dylan**, Inceptum Inc., arranged a lease for potential 2020 Democratic presidential candidate, **Andrew Yang**, at 214 West 39th Street. The 1,500 s/f space is minutes away from Hudson Yards and major transportation hubs. The landlord, **Granite Management**, was represented by **Ernie Vallorano**. Asking rent was \$49 psf.

• **Howard Epstein**, director of leasing, arranged a lease renewal for **Ducson Imports Inc.**, a wholesale shoe importer, at 37 West 39th Street. The five-year extension is for the company's 1,000 s/f space and will begin September 1, 2018 after the current lease expires on August 31. Epstein represented both tenant and landlord, **BWW 39 Co.** The asking price was \$52-psf.

• **Lee & Associates NYC** announced that **Dennis Someck**, **Justin Myers**, **Zachary Steinberg** and **Aidan Velle** negotiated a 3,155 s/f lease at 285 Lafayette Street for the first retail location of **Inked**, a high-end tattoo parlor that is a division of **Quadra Media**. The lease term is eight years. **Inked** is a tattoo lifestyle digital media company that covers music, fashion, art and sports. The magazine debuted in 2004 and has nearly 1.2 million readers with a median age of 28. **Inked** is moving to Soho from 12 West 27th Street, where they previously occupied an office space. In their flagship retail location, they will host famous tattoo artists for residencies. The landlord, 285 Lafayette Realty was represented by **Albert Cohen** at **Centurion Realty**.

• **Cushman & Wakefield** arranged a long-term, 5,183 s/f lease renewal for **The Institute of International Bankers (The IIB)** at **Fisher Brothers' 299 Park Avenue**. The IIB will relocate on the 17th floor of the property, where it will maintain its headquarters through 2029. **Jonathan Schindler**, **Aron Schreier** and **David Mainthow** represented the tenant. **Fisher Brothers** was represented in-house by **Marc S. Packman** and **Charles P. Laginestra**.

• **The William Kaufman Organization** has signed five new leases for pre-built office suites at 747 Third Avenue. **Michael I. Lenchner**, Vice President and Director of Leasing of **Sage Realty Corporation**, represented building ownership in all five transactions:

• Award-winning ad agency and production company **The Vault NYC** lease 3,049 s/f and investment firm **ROAM Global Management** took 3,059 s/f. **Daniel Madison** of **Newmark Knight Frank** represented **ROAM Global Management**. **Erik S. Harris** of **Newmark Knight Frank** represented **The Vault NYC LLC** in the five-year transaction.



MICHAEL
LENCHNER

• Executive search services firm **Whitney Partners LLC** is taking an additional 2,223 s/f on the 17th floor, bringing its total presence to 5,246 s/f at the property. The tenant has been housed at 747 Third Avenue since 2012 and plans to expand later this year.

• Private debt asset man-

ager **PSC Eaglewood Americas LLC** is relocating to a 3,835 s/f unit on the 19th floor. The firm is currently located at 350 Park Avenue and expects to move to 747 Third Avenue later this spring. **Daniel Madison** of **Newmark Knight Frank** represented the tenant.

• Law firm **Fischetti & Malgieri LLP** – led by prominent criminal defense lawyer **Ronald P. Fischetti** – has renewed its 4,634 s/f lease on a portion of the 20th floor.

CONNECTICUT

Webster Bank has leased 25,000 s/f of office space at 200 Elm Street in Stamford, CT. 200 Elm Street is a Class A office property located in downtown Stamford CT and owned by **Building and Land Technology (BLT)**. **BLT** has leased over 250,000 square feet of office space at 200 Elm in less than 18 months, including approximately 200,000 s/f to tenants that are new to the Stamford market. **Ed Tonnessen** of **JLL** represented **Webster Bank** in the transaction.

NEW JERSEY

• **NAI James E. Hanson** brokered the lease for 3,770 S/F of office space at 23-00 Route 208 in Fair Lawn. **Darren Lizzack**, **Randy Horning** and **Michael Guerra** represented the landlord, 2300 Rt. 208 LLC., and the lessee, **River Drive Companies**, a newly formed real estate services company.

Notice of Qualification of **DIGITAL COLONY PARTNERS, LP**. Appl. for Auth. filed with Secy. of State of NY (SSNY) on 02/20/18. Office location: NY County. LP formed in Delaware (DE) on 08/15/17. Duration of LP is Perpetual. SSNY designated as agent of LP upon whom process against it may be served. SSNY shall mail process to Corporation Service Co. (CSC), 80 State St., Albany, NY 12207-2543. Name and addr. of each general partner are available from SSNY. DE addr. of LP: CSC, 251 Little Falls Dr., Wilmington, DE 19808. Cert. of LP filed with Secy. of State of the State of DE, 401 Federal St., Dover, DE 19901. Purpose: Any lawful activity.

Notice of Qualification of **CASA PARTNERS VIII HOLDINGS, LLC**. Appl. for Auth. filed with Secy. of State of NY (SSNY) on 02/20/18. Office location: NY County. LLC formed in Delaware (DE) on 01/30/18. Princ. office of LLC: 730 Third Ave., MS: 730/12/03, NY, NY 10017. SSNY designated as agent of LLC upon whom process against it may be served. SSNY shall mail process to the LLC at the princ. office of the LLC. DE addr. of LLC: 730 Third Ave., MS: 730/12/03, NY, NY 10017. Purpose: Any lawful activity.

True Blue Media Ventures, LLC, Arts of Org. filed with Sec. of State of NY (SSNY) 2/21/2018. Cty: New York. SSNY design. as agent upon whom process against may be served & shall mail process to Joseph M DiSalvo, 575 West End Ave., 1A, NY, NY 10024. General Purpose.

Notice of Qualification of **Fir Tree Capital Management LP**. Authority filed with NY Dept. of State on 12/29/17. Office location: NY County. LP formed in DE on 12/18/17. NY Sec. of State designated agent of LP upon whom process against it may be served and shall mail process to: 55 W. 46th St., 29th Fl., NY, NY 10036, principal business address. DE address of LP: Corporation Service Co., 251 Little Falls Dr., Wilmington, DE 19808. Name/address of genl. ptr. available from NY Sec. of State. Cert. of LP filed with DE Sec. of State, Townsend Bldg., Dover, DE 19901. Purpose: any lawful activity.

Notice of Qualification of **AJT Trading LLC**. Authority filed with NY Dept. of State on 2/6/18. Office location: NY County. LLC formed in DE on 2/5/18. NY Sec. of State designated agent of LLC on 2/6/18. Purpose: Any lawful activity.

196 Apple Orchard Apartment 7H LLC, Arts of Org. filed with Sec. of State of NY (SSNY) 2/27/2018. Cty: New York. SSNY design. as agent upon whom process against may be served & shall mail process to Barry Silberzweig P.C., 271 Madison Ave., 3rd Fl., NY, NY 10016-1042. General Purpose.

NOTICE OF FORMATION OF THE BEST LOVED NANNY, LLC. Arts of Org filed with Secy. of State NY (SSNY) on 1/23/18. Office location: NY County. SSNY designated agent upon whom process may be served and shall mail copy of process against LLC to US Corp Agents, Inc. 7014 13th Ave, #202, BK, NY, 11228. Principal business address: 75 West End Avenue, C12M, NY, NY, 10023: Propose: any lawful act.

Notice of Formation of **FC 48-53 LLC**. Arts of Org. filed with Secy. of State of NY (SSNY) on 6/25/14. Office location: NY County. SSNY designated as agent of LLC upon whom process against it may be served. SSNY shall mail process to: The LLC, 152 W. 57th St., 36th Fl., NY, NY 10019. Purpose: Any lawful activity.

2541 Aqueduct Ave. LLC, Arts of Org. filed with Sec. of State of NY (SSNY) 2/15/2018. Cty: New York. SSNY design. as agent upon whom process against may be served & shall mail process to Mandell Mandell LLP, 80-02 Kew Gardens Rd., Ste. 606, Kew Gardens, NY 11415. General Purpose.

NOTICE OF FORMATION OF LIMITED LIABILITY COMPANY. NAME: Facilitated Learning for Universal Sanitation and Hygiene, LLC. Articles of Organization were filed with the Secretary of State of New York (SSNY) on (2/8/2018). Office location: NY County. SSNY has been designated as agent of the LLC upon whom process against it may be served. SSNY shall mail a copy of process to the INC, C/O United States Corporation Agents, INC. 7014 13th Avenue, Ste 202, Brooklyn, NY 11228. Purpose: For any lawful purpose. LLC designates the above agent as the registered agent upon whom process against it may be served within State of New York.

00 BROAD STREET MANAGEMENT

Notice of Qualification of **Latigo Special Situations Opportunity GP, LLC**. Authority filed with NY Dept. of State on 12/15/17. Office location: NY County. LLC formed in DE on 12/13/17. NY Sec. of State designated agent of LLC upon whom process against it may be served and shall mail process to: 450 Park Ave., NY, NY 10022, principal business address. DE address of LLC: Cogency Global Inc., 850 New Burton Rd., Ste. 201, Dover, DE 19904. Cert. of Form. filed with DE Sec. of State, Townsend Bldg., Dover, DE 19901. Purpose: any lawful activity.

PLFC LLC Authority filed SSNY 11/27/17 Office: NY Co LLC formed DE 10/23/17 exists 1209 Orange St Wilmington DE 19801. SSNY design agent upon whom process against the LLC may be served & mail to 156 W 56 St Flr 17 NY NY 10019. Cert of Regis Filed DE SOS 401 Federal St #4 Dover DE 19901 General Purpose

Notice of Formation of 212 Fifth 20B, LLC. Arts of Org. filed with Secy. of State of NY (SSNY) on 2/16/18. Office loca-

Notice of Qualification of **JD Squared Holdings III LLC**. App. for Auth. filed with Secy. of State of NY (SSNY) on 5/9/17. Office location: NY County. LLC formed in Delaware (DE) on 3/29/17. SSNY designated as agent of LLC upon whom process against it may be served. SSNY shall mail process to: The LLC, 152 W. 57th St., 36th Fl., NY, NY 10019. DE address of LLC: Stellar Corporate Services LLC, 3500 South DuPont Hwy., Dover, DE 19901. Cert. of Form. filed with DE Secy. of State, 401 Federal St., Dover, DE 19901. Purpose: any lawful activity.

Notice of Qualification of **JD Square Management IV LLC**. App. for Auth. filed with Secy. of State of NY (SSNY) on 5/9/17. Office location: NY County. LLC formed in Delaware (DE) on 3/29/17. SSNY designated as agent of LLC upon whom process against it may be served. SSNY shall mail process to: The LLC, 152 W. 57th St., 36th Fl., NY, NY 10019. DE address of LLC: Stellar Corporate Services LLC, 3500 South DuPont Hwy., Dover, DE 19901. Cert. of Form. filed with DE Secy. of State, 401 Federal St., Dover, DE 19901. Purpose: any lawful activity.