

People



**Lisa M. Orrantia**

Of Counsel, Real Estate  
New York Land Use and Zoning

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vCard

Lisa Orrantia assists clients with real estate matters involving the New York City Zoning Resolution, New York City Construction Codes, and New York State Multiple Dwelling Law. Lisa helps clients obtain approvals from the City Planning Commission for zoning map and text amendments, special permits and certifications. She also appears before the New York City Board of Standards and Appeals to obtain variances and special permits and to respond to actions seeking revocation of certificates of occupancy.

Lisa works with clients seeking determinations from the Department of Buildings recognizing that proposed use and construction comply with code and zoning regulations. Having previously served as an Assistant General Counsel at the New York City Department of Buildings for 14 years, Lisa’s knowledge of the agency’s policies and procedures facilitates efficient resolutions of challenging enforcement and development issues.

**Notable Work**

**Approvals by the City Planning Commission:**

- Rezoning a vacant parcel measuring 100,000 square feet in East New York, Brooklyn, to allow the development of four new buildings consisting of approximately 450,000 square feet of floor area and ranging in height from 8 to 12 stories, with dwelling units that are affordable for families earning low and extremely low incomes.
- Creating a new zoning subdistrict for a city-owned site in Hudson Yards, Manhattan, to allow the construction of a 56-story hotel with 680 hotel rooms and a 57-story residential tower with 350 affordable and supportive housing units, plus approximately 11,000 square feet of supermarket use, 9,000 square feet of office space, and 39,000 square feet of storage space for NYPD vehicles.
- Rezoning an area comprising 41,000 square feet in Woodside, Queens, to facilitate the development of a 13 story building with approximately 7,500 square feet of performing arts space, 49,000

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**Areas of Experience**

New York Land Use and Zoning  
Real Estate  
Environment and Natural Resources  
Land Use and Development

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**Education**

J.D., Vermont Law School, Environmental Law, 1998, cum laude  
B.A., Williams College, 1993

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**Admissions**

**Bars**

New York

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**Related Content**

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square feet of retail and office uses, and 213 residential units, including permanently affordable units.

### Related Professional Experience

- New York City Department of Buildings, Assistant General Counsel, 2000-2014