

# BUREAU OF BUILDINGS

BOROUGH OF MANHATTAN, CITY OF NEW YORK

This NOTICE must be TYPEWRITTEN and filed in TRIPPLICATE

RECEIVED MAY 7 1925  
FOR THE BOROUGH OF MANHATTAN

## DEMOLITION

NOTICE No. 125 1925

N. B. } Application No. 185 1925  
ALT. }

LOCATION 89-93 Ave. A. and 440 E. 6th St. BLOCK 433 LOT 27/30  
N.W.C. (See Tax Map or Tax Receipt. Give ALL lot numbers.)

When the signature of the Superintendent of Buildings for the Borough of Manhattan has been properly affixed, this notice becomes an official notice of intention to demolish the building, buildings or parts of building herein described, in the manner agreed upon and as prescribed by law. If no work is performed hereunder within one year from the time of issuance, this notice shall expire and become void.

RECOMMENDED FOR APPROVAL ON MAY 7 1925 192

*J. H. McKein*  
Plan Clerk

APPROVED MAY 7 1925 192

Superintendent of Buildings, Borough of Manhattan

New York City, May 7th 1925.

TO THE SUPERINTENDENT OF BUILDINGS:

Notice is hereby given of intention to **DEMOLISH** the building, buildings or parts of building herein described and located, and the undersigned applicant hereby agrees to comply strictly with all rules and regulations of the Bureau of Buildings for the Borough of Manhattan, the provisions of the Building Code of the City of New York, and with every other provision of law relating to this subject.

Section 191, Building Code—"Whenever any building or part thereof, within ten feet of the building line, is to be erected or raised to exceed forty feet in height, or whenever such a building more than forty feet in height is to be demolished, the owner or the person doing or causing such work to be done shall erect and maintain during such work a substantial shed over the sidewalk in front of said building and extending, so far as practicable, from building line to curb. On streets fifty feet or less in width and on streets having sidewalks less than fifteen feet in width, such sheds may extend beyond the curb to such extent as may, on the recommendation of the superintendent of buildings, be approved by the borough president, provided that when such sheds extend to within fifteen feet of the opposite building line, the written approval of the lessees, tenants or occupants of the two stories or parts of stories next above the curb of the buildings along the opposite building line shall have been obtained before such approval is issued. Such shed shall remain in place until the building is enclosed, or, in case of a demolition, until the building has been reduced to twenty feet in height. Every such shed shall be kept properly lighted at night."

The attention of the applicant is also directed to the provisions of Sections 140-142, Chapter 23, Code of Ordinances of the City of New York with reference to placing building materials in the public thoroughfares, or otherwise encumbering the sidewalk or roadway with any article whatsoever without a permit from the President of the Borough, obtainable through the Bureau of Highways, and with reference to taking all reasonable precaution to prevent fragments or other substances from falling into the sidewalks or streets, or dust or light material from flying into any street or building during the process of demolition.

Section 200, Building Code—"In demolishing any building or part thereof, story after story shall be completely removed. No material shall be stored upon a floor of any building in the course of demolition, but old material shall be lowered to the ground immediately upon displacement. The material to be removed shall be properly wet to lay the dust incident to its removal."

Number of buildings to be demolished: FOUR  
(If only part of building, state what part.)

Classification: brick-stores and apartments.

Number of stories high: 3 1-three stories and 3-four stories.

Dimensions: 69 feet front, 69 feet rear, 100 feet deep.

I, the undersigned, have been duly authorized to file this demolition notice by

Max Bierbaum

Name

Builder,

who is the Owner, Architect, Contractor of the building or buildings to be demolished as herein prescribed.

(Sign here, with FULL name) M. Fine and Cohen Applicant.

*M. Fine* *Harry Cohen* Pres.

REFERRED TO INSPECTOR

on

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for report, giving number and character of buildings; all pending New Building, Alteration or other applications on said property, and present status of same; and also whether or not this applicant is responsible and reliable.

TOTAL Number of Buildings to be demolished,

(If only part of the building is demolished, inspector should so state.)

described as follows:

| <u>Number of Buildings</u> | <u>Stories</u> | <u>Present Occupancy</u> | <u>Character of Construction</u> |
|----------------------------|----------------|--------------------------|----------------------------------|
|----------------------------|----------------|--------------------------|----------------------------------|

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(Dated).....(Signed).....

(Title).....

REFERRED TO U. B. CLERK

MAY - 7 1925

on

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or report, stating all pending unsafe building cases against the property covered by this notice, and all unpaid bills for emergency work or survey and search fees, if any.

No Unsafe Building Case Pending

(Dated) MAY - 7 1925 (Signed) M. Mc Fadden

REFERRED TO INSPECTOR

on

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for supervision, and FINAL REPORT when work has been completed.

DEMOLITION COMMENCED 192

DEMOLITION COMPLETED 192

(Dated).....(Signed).....

Inspector.....District



# TENEMENT HOUSE DEPARTMENT

OF

## THE CITY OF NEW YORK

MANHATTAN AND RICHMOND  
OFFICE

MUNICIPAL BUILDING,

Centre and Chambers Streets.  
Borough of Manhattan.

BRONX  
OFFICE

559-61 EAST TREMONT AVENUE

Borough of The Bronx.

BROOKLYN AND QUEENS  
OFFICE

No. 503 FULTON STREET,

Borough of Brooklyn.

Plan No. 30 192 Filed MAR 8 1925 192

### APPLICATION FOR ERECTION OF NEW TENEMENT HOUSE

APPLICATION is hereby made to the Tenement House Commissioner of The City of New York for the approval of the detailed statement of the specifications and plans herewith submitted for the erection of the Tenement House herein described. THE APPLICANT AGREES TO COMPLY WITH ALL PROVISIONS OF LAW AND ORDINANCES IN THE ERECTION OF SAID BUILDING WHETHER SPECIFIED HEREIN OR NOT.

(Sign here)

*Sally Hurwitz*  
(Owner or person authorized by him)

Address 41 W. 33rd St. N. Y. C.

Three sets of Applications and two sets of Drawings must be filed.

The following heights and locations of buildings must be shown on the plans: The height of the building above the ground level, the height of the basement and roof, an elevation showing the transverse and longitudinal sections. Where the height of the building is an important difference from the typical floor plan in the neighborhood, a plan of the plot required. A city surveyor's plan of the plot must be filed in each case, showing the location of streets bounding such lot, with profile of same or below curb level, the width and grade of its diameter, and distance of the flow-line below the curb level. All plans must be drawn to a uniform scale, not less than quarter inch to the foot, and be on linen tracing cloth or be cloth prints. After approval by the Tenement House Department, one set of plans and a certificate of approval will be at once forwarded to the Bureau of Buildings by the Department.

The dimensions and boundaries of each lot must be clearly marked on plans, as must the clear measurements of all courts, yards, shafts, rooms, stairs and halls, the location of all fire escapes, and the use to which each room and the several portions of the cellar are to be put. With each application, not personally signed by the owner, must be filed a written statement (see page 6), authorizing the person signing this application to make such application. Thereafter no person other than the owner whose signature appears in the papers, or the person authorized by him as above explained, will be recognized by the Department. A new owner or a new architect may be substituted during the progress of the work only after filing a new authorization, as per page 6.

Disapproved amendments are rejected in their entirety. A subsequent amendment, filed to meet the objections, must also contain all items proposed in the original amendment not specifically disapproved.

All amendments to plans and applications must be made on a separate blank provided for that purpose, and where changes affecting the sizes of lots, buildings, courts, rooms or halls are made, separate drawings showing such changes must be filed, if required by the Department. Amendments must be typewritten. All important changes made in drawings or applications, after the date of original filing, must be made in red ink, and each such change or correction dated and initialed or signed by the person making the same. Corrected drawings will be required if changes made, in the opinion of the Department, make same necessary.

NOTE.—Where it is proposed to convert or alter to the purposes of a tenement house, the form of application used for the erection of a new tenement house must be filed in the Department and must be completely filled out. Application for "three-family and four-family converted dwellings" must be made on form 270.

**WARNING.**—The approval of plans, procured by misrepresentation of facts or conditions, mis-statements in applications, or through improper action by any officer or employee of this Department, does not legalize an illegal construction, arrangement or condition.

Borough of Manhattan Date March 1925

- How many tenement houses to be erected or buildings altered into tenement houses? ONE
- Location. Give Street and Number. (If there is no street number, state on what street or avenue, the side thereof, the number of feet from the nearest street or avenue, and the name thereof.)  
South West Corner of Ave. A and  
East 6th St.
- Owner Bierman-Elie Realty Co. Address 75 Ave "A"
- Architect Sally Hurwitz Address 41 W. 33rd St.
- Estimated cost of each building, exclusive of the lot, \$ 150,000
- Estimated cost of all buildings, exclusive of the lots, \$ \_\_\_\_\_

HH 3/18/25

7. Number of stories above cellar or basement? 6
8. Will there be a basement? No Will there be a cellar? Yes Will there be a sub-cellar? No
9. State height of basement or cellar ceiling above curb. At centre of facade 2'-0"  
 At the highest point of curb level ~~2'-5 5/8"~~ ~~1'-0 1/8"~~ 1'-9 1/8"

HH 3/18/25

FIRE PROVISIONS.

10. Will building be fireproof or non-fireproof? Non-fireproof
11. If building is to be non-fireproof, will its outer walls be of brick or stone or wood?  
Brick
12. Will there be fireproof outside stairways, fire-escapes or fire-towers? firescapes
13. Will partitions separating apartments or any part of an apartment from the public hall or other public part of the building rest directly over each other (Section 25)? Yes  
 (a) Specify material to be used for filling between studs extending through the wooden floor beams.  
Brick
14. Give width of stairs in the clear 5'-0"  
 (a) Number of apartments in building above entrance story 25  
 (b) Will building contain power passenger elevators? Yes How many? 1  
 (c) Number of stairhalls in building? One
15. Stair halls and entrance halls, including recess from same.  
 (a) Give width of entrance hall in the clear 5'-0"  
 (b) Give least width of entrance and inner vestibule doorways 5'-0"  
 (c) Specify method of fireproofing wainscoting, bases, door trim, window trim, window sashes, glass and all other trim in stair halls and entrance halls (see Section 22)  
Kalamien trim & Windows WIRE GLASS.
16. How will stair halls and entrance halls be enclosed? Fireproof Arches  
 Specify material Brick - Fireproof arches  
 (a) If studding and filling are used, specify material, and sizes of same; also how covered  
 (b) Specify kind of fireproof and self-closing doors to be used from stair halls and entrance halls.  
Kalamien
17. Of what material will bulkhead in roof be constructed? Brick
18. State material of first tier of beams Steel & Concrete Arches  
 State material of entrance and stair halls, floor and ceiling Fireproof Concrete
19. How will cellar ceiling be constructed? Fireproof  
 Will it be plastered? No
20. Specify material of proposed shafts Elev. shaft Brick, D. W. 3" Bell Blocks
21. Specify material of shaft doors Kalamien Will they be self-closing? Yes  
 Will doors extend to bottom of shafts? YES

HH 3/18/25

LIGHT AND VENTILATION.

22. State height district 1st Area district 3 Use district Business
23. Height of building through centre of facade from curb level to underside of roof beams  
62' Feet 2" Inches. Height of cornice from under side of roof beams  
9' Feet 0" Inches.
24. State number of bulkheads on roof, dimensions, height and area of each. (Section 51.) One  
for stairs - one for elevator (ELEV. BK. 5'-10" x 6'-0" x 13'-0" 38 Sq. FT.)  
(1 W. 7'-0" HIGH - 2'-6" x 2'-6" [6.25] 4") (STAIR BK 8'-2" x 14'-0" x 9'-0" [116.2])
25. Will there be a pent house on the roof? No  
 (a) Give dimensions, height and area  
 (b) For what purpose will pent house be used? (Section 51.)

NOTE.—In addition to the requirements of Sections 50 to 59 of the Tenement House Law regarding the courts and yards of tenement houses hereafter erected, attention is called to the requirements of Section 171 of the Tenement House Law, as amended by Chapter 319 of the Laws of 1916, as follows:

"Wherever the provisions of any local ordinance or regulation impose requirements for lower height of building or a less percentage of lot that may be occupied or require wider or larger courts or deeper yards the provisions of such local ordinance or regulation shall govern. Where, however, the provisions of this chapter impose requirements for lower height of building or a less percentage of lot that may be occupied or require wider or larger courts or deeper yards, than are required by such local ordinance or regulation, the provisions of this chapter shall govern."

This provision of the Tenement House Law makes effective in relation to tenement houses the Zoning Resolution passed by the Board of Estimate and Apportionment on July 25, 1916.

26. Give sizes of unoccupied space in schedule below:

### SCHEDULE OF UNOCCUPIED SPACE

#### SIZES OF COURTS, YARDS, ETC.

NOTE.—Separate schedules to be affixed here as pasters, if character and number of buildings necessitates it.

HH 3/18/25

| HOUSE No. _____<br>C. E. 609 of Ave. A.<br>E. 6th Street. | Height of Wall Forming Court<br>(Curb to Highest Point) | Width of Court | Depth of Court | Area of Court<br>(Square Feet) | HOUSE No. _____            | Height of Wall Forming Court<br>(Curb to Highest Point) | Width of Court | Depth of Court | Area of Court<br>(Square Feet) |
|---|---|----------------|----------------|--------------------------------|----------------------------|---|----------------|----------------|--------------------------------|
| Outer Court No. 1   | 66"   | 6'             | 6'             | 640                            | Outer Court No. 1          |   |                |                |                                |
| " 2   |   |                |                |                                | " 2                        |   |                |                |                                |
| " 3   |   |                |                |                                | " 3                        |   |                |                |                                |
| " 4   |   |                |                |                                | " 4                        |   |                |                |                                |
| Inner Court No. 1   |   |                |                |                                | Inner Court No. 1          |   |                |                |                                |
| " 2   |   |                |                |                                | " 2                        |   |                |                |                                |
| " 3   |   |                |                |                                | " 3                        |   |                |                |                                |
| " 4   |   |                |                |                                | " 4                        |   |                |                |                                |
| Outer Court Offset No. 1                                  |   |                |                |                                | Outer Court Offset No. 1   |   |                |                |                                |
| " 2   |   |                |                |                                | " 2                        |   |                |                |                                |
| " 3   |   |                |                |                                | " 3                        |   |                |                |                                |
| " 4   |   |                |                |                                | " 4                        |   |                |                |                                |
| Inner Court Offset No. 1                                  |   |                |                |                                | Inner Court Offset No. 1   |   |                |                |                                |
| " 2   |   |                |                |                                | " 2                        |   |                |                |                                |
| " 3   |   |                |                |                                | " 3                        |   |                |                |                                |
| " 4   |   |                |                |                                | " 4                        |   |                |                |                                |
| Rear Yard   | 65' 10"   | 47' 5"         | 42' 5"         | 3'                             | Rear Yard                  |   |                |                |                                |
| Front Yard  | 66' 2"  | 10'            | 48'            | 748' 0"                        | Front Yard                 |   |                |                |                                |
| Total of Unoccupied Space                                 |   |                |                | 804' 5"                        | Total of Unoccupied Space  |   |                |                |                                |
| Size of Lot   |   | Width          | Depth          | Area                           | Size of Lot                |   |                |                |                                |
| Size of House   |   | 17'            | 45'            | 485'                           | Size of House              |   |                |                |                                |
| Per cent. of Lot Occupied                                 |   | 28'            | 70'            | 392'                           | Per cent. of Lot Occupied  |   |                |                |                                |
| at top of 2d tier of beams                                |   |                |                | 79%                            | at top of 2d tier of beams |   |                |                |                                |
| at ground level   |   |                |                | 85%                            | at ground level            |   |                |                |                                |

HH 3/18/25

27. State height of adjoining ground in comparison with proposed level of courts and yard See Survey - NONE-NECESSARY. HH

(a) Will retaining walls be erected on these premises or those of the adjoining property? YES  
~~If necessary ON THESE PREMISES~~

If walls are to be erected on premises:

(b) Give thickness of wall 20" HH 3/18/25

(c) Give height above curb level 1-0"

(d) Give height above yard and court level 8'6" ABOVE YARD & COURT LEVEL

28. Are all encroachments shown upon the survey to be removed? NO TO REMAIN

29. Is there any other building on the lot or a permit granted for one? NO  
 \_\_\_\_\_; height \_\_\_\_\_ feet. How occupied? \_\_\_\_\_ Material? \_\_\_\_\_

Distance between same and proposed new building \_\_\_\_\_ feet.

30. Give number of rooms, apartments, etc., in building in schedule below:

NOTE.—If more than one building is to be erected under this plan, and the number of rooms or plumbing fixtures varies therein, additional schedules (furnished on application to the Department) must be filled out and attached as pasters.

1 3/18/25

|   | Cellar | Basement | 1st Floor | 2nd Floor | 3rd Floor | 4th Floor | 5th Floor | 6th Floor | 7th Floor | 8th Floor | 9th Floor | 10th Floor | 11th Floor | 12th Floor | Pent House | Total |
|---|--------|----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|------------|------------|------------|------------|-------|
| How many apartments on each floor           | X      | -        | 2         | 5         | 5         | 5         | 5         | 5         |           |           |           |            |            |            |            | 27    |
| How many rooms on each floor                |        |          | 8         | 18        | 18        | 18        | 18        | 18        |           |           |           |            |            |            |            | 98    |
| Number of rooms opening only in outer court |        |          | 4         | 6         | 6         | 6         | 6         | 6         |           |           |           |            |            |            |            | 40    |
| Number of rooms opening only in inner court |        |          |           |           |           |           |           |           |           |           |           |            |            |            |            | -     |
| Number of rooms opening on yards            |        |          | 1         | 1         | 1         | 1         | 1         | 1         |           |           |           |            |            |            |            | 6     |
| Number of rooms opening on street           |        |          | 3         | 11        | 11        | 11        | 11        | 11        |           |           |           |            |            |            |            | 58    |
| Finished height of ceilings                 | 9'-0"  |          | 9'-0"     | 9'-0"     | 9'-0"     | 9'-0"     | 9'-0"     | 9'-0"     |           |           |           |            |            |            |            | -     |
| Number of water-closets                     | 3      |          | 5         | 5         | 5         | 5         | 5         | 5         |           |           |           |            |            |            |            | 32    |
| Number of sinks                             | 5      |          | 2         | 5         | 5         | 5         | 5         | 5         |           |           |           |            |            |            |            | 32    |
| Number of wash-tubs                         | X      |          | 2         | 5         | 5         | 5         | 5         | 5         |           |           |           |            |            |            |            | 27    |
| Number of bath tubs                         | X      |          | 2         | 5         | 5         | 5         | 5         | 5         |           |           |           |            |            |            |            | 27    |

31. How will water-closet compartments be lighted at night? Electric

Specify material of floor and base of water-closet and bath compartments Tile floor with 6" sanitary marble base

32. Will there be a tank on the roof? If necessary

33. How will all courts, areas and yards, be paved? Concrete

CAUTION.—If concrete is used it must be at least equal in quality to that specified in department bulletin. Paved areas must be properly drained to the sewer as per section 91.

34. Is the street on which building is proposed to be erected now provided with a public sewer? Yes

If not, what disposition will be made of waste and sewage? HH 3/18/25



**AUTHORIZATION OF OWNER**

STATE AND CITY OF NEW YORK,  
COUNTY OF N. Y.

ss.:

May Bierman, Pres

Bierman-Elie Realty Co. Inc.

being duly sworn, deposes and says: That he resides at Number 75 Ave. A.

in the Borough of Manhattan

in the City of New York, in the County of New York

in the State of New York; that he is the owner of all that certain

lot, piece or parcel of land, situate, lying and being in the Borough of Manhattan

in The City of New York, aforesaid, and located by a certain survey bearing date of 9<sup>th</sup>

day of Feb 9 1925, made by Chas. H. Lapes

City Surveyor, a true copy of which is hereto annexed; the said premises being located on the

West corner of xxxxx Avenue A. & 6th St. an

0 feet from the nearest intersecting street, and known and designated as Number

and in such survey more particularly described

that the tenement house proposed to be erected upon the said premises will be constructed in accordance

with the accompanying detailed statement in writing of the specifications and plans submitted for the approval

of the Tenement House Department by the owners and that he hereby

duly authorize the said Harry Hurwitz

to make application in his behalf in compliance with Chapters 99 of the Laws of 1909 as amended,

and 466 of the Laws of 1901, for the approval of such detailed statement of the specifications and plans.

He further says that the full names and residences, street and number, of the owner or owners of the said land, and of every person having an interest in said premises and projected tenement house either as owner, lessee or otherwise, as required by Section 120 of the Tenement House Law, are as follows:

Bierman - Elie Realty Co No. 75 Ave "A"  
(Name) (Address)

as owners  
(Relation to premises)

May Bierman No. 75 Ave "A"  
(Name) (Address)

as President & Secretary  
(Relation to premises)

H. Elie No. 75 Ave "A"  
(Name) (Address)

as Treasurer  
(Relation to premises)

Sworn to before me this 3rd day of March 1925

May Bierman Pres

Notary Public 54 County

NOTE.—This clause to be used only when the person executing this authorization is not the sole owner of the premises described herein.



**Tenant House Department**  
OF  
THE CITY OF NEW YORK

of *Manhattan*  
**DECLARATION OF SPECIFICATIONS FOR THE ERECTION OF NEW TENEMENT HOUSE.**

Submitted.....192.....

**LOCATION**

*1. Cor. of Ave A & E 6th St*

*Berman Ellis Realty Co  
45 Ave "A"*

*Harry Hurwitz  
141 W 33rd St N.Y.C.*

THE CITY OF NEW YORK,  
OF *MANHATTAN*  
.....192.....

to certify that the within detailed state-  
specifications, and a copy of the plans  
thereof, have been submitted to the  
House Department and are hereby

*[Signature]*  
Tenement House Commissioner.

*[Signature]*

| APPLICANT'S ACTION   | DIVISIONAL ACTION                      | DEPARTMENTAL ACTION                                    |
|----------------------|--|--|
| Amended.....192..... | Disapp                                 | 192.....   |
| Amended.....192..... | Amend't of Disapproved <i>18-25</i>    | Amend't of <i>10-5-25</i> Approved <i>NOV 8 1925</i>   |
| Amended.....192..... | Amend't of Disapproved <i>9-25-25</i>  | Amend't of <i>11-13-25</i> Approved <b>NOV 14 1925</b> |
| Amended.....192..... | Amend't of Disapproved <i>10-14-25</i> | Amend't of <i>11-20-25</i> Approved <i>NOV 8 1925</i>  |
| Amended.....192..... | Amend't of Disapproved                 | Amend't of Approved                                    |
| Amended.....192..... | Amend't of Disapproved                 | Amend't of Approved                                    |
| Amended.....192..... | Amend't of Disapproved                 | Amend't of Approved                                    |
| Amended.....192..... | Amend't of Disapproved                 | Amend't of Approved                                    |
| Amended.....192..... | Amend't of Disapproved                 | Amend't of Approved                                    |
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| Amended.....192..... | Amend't of Disapproved                 | Amend't of Approved                                    |
| Amended.....192..... | Amend't of Disapproved                 | Amend't of Approved                                    |
| Amended.....192..... | Amend't of Disapproved                 | Amend't of Approved                                    |

8 Drawings filed  
City of New York  
add drawing (in.....) Date.....  
add drawings filed (in.....) Date.....  
add drawings filed (in.....) Date.....

**BUREAU OF BUILDING BUILDINGS**  
OF THE CITY OF NEW YORK  
**BOROUGH OF MANHATTAN, CITY OF NEW YORK**

Received APR 11 1925

**NOTICE**—This Application must be **TYPEWRITTEN** and **FILED IN TRIPlicate**, and one copy sworn to by Applicant. If Elevator or Plumbing Applications are filed herewith, one affidavit is sufficient for all. Plans must be filed on tracing Linen or Cloth.

*General*

*[Signature]*

**N. B. APPLICATION No.** 185, 1925

89-93 AVE A

**LOCATION** S.W. Cor. of Avenue A & East 6 St **BLOCK 433** **LOT 28-29-30**

New York City **March 23** 1925

To THE SUPERINTENDENT OF BUILDINGS:

Application is hereby made for approval of the plans and specifications herewith submitted, and made a part hereof, for the **ERECTION** of the building therein described,—with the understanding that if no work is performed hereunder within one year from the time of issuance, this approval shall expire by limitation as provided by law; and the applicant agrees to comply with all provisions of the Building Code of the City of New York, and with the provisions of all other laws and rules relating to the erection of said building in effect at this date.

Work under this approval will not be commenced until a permit has been secured, application for which will be filed with the Superintendent of Buildings, accompanied by satisfactory evidence that compensation insurance has been obtained in accordance with the provisions of the Workmen's Compensation Law.

EXAMINED AND RECOMMENDED FOR APPROVAL ON

April 13 1925  
*[Signature]*  
Examiner

**APPROVED** APR 11 1925 **192**

Superintendent of Buildings, Borough of Manhattan.  
*[Signature]*

STATE, COUNTY AND }  
CITY OF NEW YORK } SS.:

Harry Hurwitz  
Typewrite Name of Applicant.

being duly sworn, deposes and says: That he resides at Number 41 West 33rd St. **N.Y.C.**

in the Borough of **Manhattan**

in the City of **New York** in the County of **New York**

in the State of **New York**, that he is **the architect for the**

owner in fee of all that certain lot, piece or parcel of land, shown on the diagram annexed hereto and made a part hereof, situate, lying and being in the Borough of Manhattan, City of New York, aforesaid, and known and designated as Number **S.W. Corner of Avenue A & East 6th Street. 89-93 AVE A**

and hereinafter more particularly described; that the work proposed to be done upon the said premises, in accordance with the accompanying detailed statement in writing of the specifications and plans of such proposed work, including all amendments to the same which may be filed hereafter—and also all Elevator and Plumbing work (if any) proposed to be done upon the same premises and specified in separate applications **filed herewith**, and all subsequent amendments thereto—is duly authorized by

**Bierman-Elie Realty Co.**  
[Name of Owner or Lessee]

to make application for the approval of such detailed statements of specifications and plans (and amendments thereto) in **their** behalf.

Deponent further says that the full names and residences, street and number, of the owner or owners of the said land, and also of every person interested in said building or proposed building, structure or proposed structure, premises, wall, platform, staging or flooring, either as owner, lessee, or in any representative capacity, are as follows:

NAMES AND ADDRESSES

Owner Bierman-Elie Realty Co. 75 Avenue A N.Y.C.  
MAY M. Bierman (President & Secretary) 75 Avenue A N.Y.C.  
HARRY H. Elie (Treasurer) 75 Avenue A N.Y.C.

Lessee \_\_\_\_\_

Architect Harry Hurwitz 41 W 33<sup>RD</sup> ST N.Y.C.

Superintendent \_\_\_\_\_

The said land and premises above referred to are situate, bounded and described as follows, viz.:

BEGINNING at a point on the **S.W. Corner** side of **East 6th St. & Ave.A.**  
distant **0** feet **0** from the corner formed by the intersection of  
**6th Street** and **Avenue A**  
running thence **100'-0" West** feet; thence **48'-3" South** feet;  
thence **100'-0" East** feet; thence **48'-7" North** feet

to the point or place of beginning,—being designated on the map as Block No. **433** Lot No. **28, 29, 30**

(SIGN HERE) \_\_\_\_\_ APPLICANT

Sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_ 192\_\_\_\_\_

Dimensions and Lot and Block numbers agree with Land Map.

\_\_\_\_\_  
(Signature)  
Date \_\_\_\_\_ Tax Dept. \_\_\_\_\_  
(Title)

# NEW BUILDING APPLICATION

BUREAU OF BUILDINGS  
BOROUGH OF MANHATTAN  
CITY OF NEW YORK

No work under this application shall be started in connection with foundations until the soil has been examined and its bearing capacity approved by the Superintendent of Buildings.

NOTE: All elevations and grades for curbs and sidewalks must be obtained from the Commissioner of Public Works, Municipal Building, New York City.

**AFFIDAVIT OF ARCHITECT**

STATE AND CITY OF NEW YORK, }  
COUNTY OF N. Y. } ss.:

Harry Hurwitz

being duly sworn, deposes and says: That he resides at Number 41 W. 33rd St.  
in the Borough of Manhattan  
in the City of New York, in the County of New York  
in the State of New York; that he is the architect

(State whether Architect, Agent, or both)

designated in the foregoing Authorization executed by the owner of all that certain lot, piece or parcel of land, shown on the copy of survey annexed hereto and made a part hereof, situate, lying and being in the Borough of Manhattan in The City of New York aforesaid, and known and designated as Number S. W. Cor of Ave. 100 & 50th St.

and more particularly described in the said Authorization from Owner; that the statements made in the foregoing application are true; that each set of plans accompanying this application is identical in all particulars, and that said specifications and plans contain a correct description of such projected tenement house, lot, and work, and that the construction of such projected tenement house will be in accordance with such plans and specifications as approved, and that he hereby makes application in behalf of the said

Sierman-Blis Realty Co and in compliance with the foregoing Authorization and Chapters 99 of the Laws of 1909 as amended, and 466 of the Laws of 1901, as amended, for the approval of such detailed statement of specifications and plans.

Sworn to before me this 3rd day of March 1925  
[Signature]  
Notary Public [Signature] County.

NOTE.—Any false swearing in a material point in the foregoing affidavits is deemed PERJURY. (Section 120, Tenement House Law.)

**REPORT ON EXAMINATION**

To the Tenement House Commissioner of The City of New York.

SIR—I respectfully report that I have carefully examined the accompanying drawings and these specifications, and find that they conform to the provisions of the Tenement House Law and ordinances applicable thereto.

[Signature]  
Plan Examiner.

Dated Mar. 21<sup>st</sup> 1925

These plans and specifications were referred to Inspector \_\_\_\_\_ District, on the \_\_\_\_\_ day of \_\_\_\_\_ 1925

[Signature]  
Clerk.

Dated \_\_\_\_\_ 192

**FINAL REPORT**

To the Tenement House Commissioner of The City of New York.

SIR—I respectfully report that work was begun on the above described premises on the 14 day of July, 1925 and completed on the 16 day of Nov 1925, and that said premises conform in all respects to the conditions of this permit and also to the provisions of the Tenement House Law and ordinances applicable thereto. except as per I was depth

Respectfully submitted, [Signature]

Dated 1/12/25 192

Inspector \_\_\_\_\_ District.

# BUREAU OF BUILDINGS

BOROUGH OF MANHATTAN, CITY OF NEW YORK

CERTIFICATE OF OCCUPANCY No.

**10224** **1925**

HVC

Supersedes Certificate of Occupancy No.

To the owner or owners of the building:

New York **Nov. 13,** 19 **25**

THIS CERTIFIES that the building located on Block **433**, Lot **28-29-30**

known as **89-93 Avenue A S.W.C. 6th Street**

under a permit, Application No. **4545** Front **185 N.B. of** 19 **25** conforms to the approved plans and specifications accompanying said permit and any approved amendments thereto, and to the requirements of the building code and all other laws and ordinances and to the rules and regulations of the board of standards and appeals, applicable to a building of its class and kind, except that in the case of a building heretofore existing and for which no previous certificate of occupancy has been issued and which has not been altered or converted since March 14, 1916, to a use that changed its classification as defined in the building code, this certificate confirms and continues the existing uses to which the building has been put; and

CERTIFIES FURTHER that the building is of **non-fireproof** construction within the meaning of the building code and may be used and occupied as a **business & residence** building as hereinafter qualified, in a **business** district under the building zone resolution, subject to all the privileges, requirements, limitations, and conditions prescribed by law or as hereinafter specified.

| STORY            | LIVE LOADS<br>LBS. PER SQ. FT. | PERSONS ACCOMMODATED |        |                      | Use                        |
|------------------|--------------------------------|----------------------|--------|----------------------|----------------------------|
|                  |                                | MALE                 | FEMALE | TOTAL                |                            |
| 1st Story        | 120 & 40                       |                      |        | <b>18</b>            | <b>Store and tenement</b>  |
| 2nd to 6th Story | 40 on each                     |                      |        | <b>15 each store</b> | <b>Stores and tenement</b> |
|                  |                                |                      |        |                      | <b>Tenement</b>            |

This certificate is issued to

**Harry Hurwitz, Architect**  
**41 West 33rd Street, City.** for the owner or owners.

MANHATTAN  
Municipal Bldg.,  
New York, N. Y. 10007

BROOKLYN  
Municipal Bldg.,  
Brooklyn, N. Y. 11201

BRONX  
1932 Arthur Avenue,  
Bronx, N. Y. 10457

QUEENS  
120-55 Queens Blvd.,  
Kew Gardens, N. Y. 11424

RICHMOND  
Boro Hall,  
St. George, N. Y. 10301

NOTICE—This Application must be TYPEWRITTEN and filed in QUADRUPLICATE

# ALTERED BUILDING

BLOCK 433 LOT 28  
ZONING: USE DIST. C 2 5 in R 7-2  
HEIGHT DIST. 2-15-68  
AREA DIST. 905

RECEIVED  
DEPARTMENT OF BUILDINGS  
FEB 15 1968  
CITY OF NEW YORK  
BOROUGH OF MANHATTAN  
DO NOT WRITE IN THIS SPACE

LOCATION 93 Ave. A S.W.C. of East 6th Street, Manhattan  
House Number, Street, Distance from Nearest Corner and Borough

EXAMINED AND RECOMMENDED FOR APPROVAL ON FEB 15 1968 19

*J. J. Seman*  
*J. R. Kalsky*  
Examiner.  
Borough Superintendent.

APPROVED FEB 15 1968 19

Initial fee payment

2nd payment of fee to be collected before a permit is issued—Amount \$

Verified by Date

## SPECIFICATIONS

- Classification of Buildings to be Altered. (NOTE—See C26-238.0) **Class 3 N.F.P.**
- Any other buildings on lot or permit granted for one? **No**  
Is building on front or rear of lot? **Front**
- Use and Occupancy. **Stores, Tenement**  
(NOTE—If a multiple dwelling, authorization of owner must be filed)  
A new C of O (~~will~~) (will not) be required.

DEPARTMENT OF BUILDINGS  
CITY OF NEW YORK  
BOROUGH OF MANHATTAN

| STORY<br>(Include<br>cellar and<br>basement) | EXISTING LEGAL USE |       |                            | PROPOSED OCCUPANCY |                |        |       |       |       |                             |
|--|--------------------|-------|----------------------------|--------------------|----------------|--------|-------|-------|-------|-----------------------------|
|  | APTS.              | ROOMS | USE                        | LIVE LOAD          | NO. OF PERSONS |        |       | APTS. | ROOMS | USE                         |
|  |                    |       |                            |                    | MALE           | FEMALE | TOTAL |       |       |                             |
| Cellar                                       | 1                  | 3     | Janitors apt.<br>Boiler Rm | OG                 |                |        |       | 1     | 3     | Janitors apt.<br>Boiler Rm. |
| 1st Fl.                                      | 2                  | 8     | tenement, store            | 40 and 100         |                |        |       | 2     | 8     | tenement, stores<br>UG 6    |
| 2nd Fl.                                      | 4                  | 15    | tenement                   | 40                 |                |        |       | 4     | 15    | tenement                    |
| 3rd Fl.                                      | 5                  | 18    | tenement                   | 40                 |                |        |       | 5     | 18    | tenement                    |
| 4th Fl.                                      | 5                  | 18    | tenement                   | 40                 |                |        |       | 5     | 18    | tenement                    |
| 5th Fl.                                      | 5                  | 18    | tenement                   | 40                 |                |        |       | 5     | 18    | tenement                    |
| 6th Fl.                                      | 5                  | 18    | tenement                   | 40                 |                |        |       | 5     | 18    | tenement                    |

(4) State generally in what manner the Building will be altered:

**New Partitions in corner store (Dentist) Minor changes -**

**No Certificate of Occupancy will be required.**

(5) Size of Existing Building:

|                        |             |            |           |           |             |           |  |
|------------------------|-------------|------------|-----------|-----------|-------------|-----------|--|
| At street level        | <b>48-7</b> | feet front | <b>90</b> | feet deep | <b>42-1</b> | feet rear |  |
| At typical floor level | <b>48-7</b> | feet front | <b>90</b> | feet deep | <b>42-1</b> | feet rear |  |
| Height <sup>1</sup>    | <b>6</b>    | stories    | <b>60</b> | feet      |             |           |  |

(6) If volume of Building is to be changed, give the following information:

|                        |            |           |           |
|------------------------|------------|-----------|-----------|
| At street level        | feet front | feet deep | feet rear |
| At typical floor level | feet front | feet deep | feet rear |
| Height <sup>1</sup>    | stories    | feet      |           |

|   |  |         |
|---|--|---------|
| Area <sup>2</sup> of Building as Altered: At street level | Total floor area <sup>2</sup>          | sq. ft. |
| Total Height <sup>3</sup>                                 | Additional Cubic Contents <sup>4</sup> | cu. ft. |

(7) Estimated Cost of Alteration:<sup>5</sup> **\$1000.00**

Estimated Cost, exclusive of extension:

(8) Is Application made to remove violations? **NO** If Yes, State Violation Numbers

(9) If building is to be enlarged or extended or floor loads increased, Soil Data shall be submitted in accordance with Sec. C26-376.0. For alterations of a minor nature, the Applicant certifies that he has investigated the nature of the soil and finds the following:

|                   |                  |
|-------------------|------------------|
| Character of soil | Bearing capacity |
|-------------------|------------------|

(10) State what disposition will be made of waste and sewage  
(Public sewer, Private sewer, Cesspool, etc.)

**PUBLIC SEWER**

(11) Does this Application include Dropped Curb? **NO**

(If Drop Curb Permit is obtained with this Application, DIAGRAM showing the relative position of drop curb and extent thereof must be included on plot diagram.<sup>6</sup>

Drop Curb ft. @ \$ per ft. Splay ft. @ \$ per ft.

Exact distance from nearest corner to Curb Cut: feet.

Deposit: \$ Fee: \$ Total: \$

Paid 19 . Document No. . Cashier .

(12) Temporary Structures between Street Line and Curb:

Will a Sidewalk Shed be required? **NO** Length feet.

Will any other miscellaneous temporary structures be required? **NO**

Fee Required . Fee Paid 19 . Document No. . Cashier .

1. The term "height" of a structure shall mean the vertical distance from the curb level to the highest point of the roof beams in the case of flat roofs or to a point at the average height of the gable in the case of roofs having a pitch of more than one foot in four and one-half, except that in the case of structures where the grade of the street has not been legally established or where the structure does not adjoin the street, the average level of all the ground adjoining such structures shall be used instead of the curb level.

2. In computing this area, measurement shall be taken to the outside surfaces of exterior walls at each floor. Courts, yards, etc., shall be excluded. The areas of cellars and basements shall not be included.

3. Total height shall be measured from 6 inches below the lowest finished floor to the outside of the roof, and in case of sloping roofs, to the average height.

4. The cubical contents is the actual space enclosed within the outer surfaces of the outside walls and between the outer surface of the roof and six inches below the surface of the lowest floors. This includes the cube of dormers, penthouses, vaults, pits, enclosed porches, and other enclosed appendages. Outside steps, terraces, footings, courts, yards, light shafts and buildings detached from the main structure are not to be included. (Detached structures are to be separately computed.)

5. "Estimated Cost" for computation purposes on alteration of existing buildings or structures shall be the cost of all contemplated construction, including plumbing work, elevator work, standpipe fire line work, automatic sprinkler, fuel oil, air conditioning, etc.

6. Space for plot diagram is located on Affidavit Form.

7. Use should be related to pertinent legal terms, e.g., use terms like factory rather than loft, auto repairs rather than brake testing, etc.

8. If fuel burning equipment is to be installed Smoke Control Equipment Form must accompany this application.

**Bribery is a Crime:** A person who gives or offers a bribe to any employee of the City of New York, or an employee who takes or solicits a bribe, is guilty of a felony punishable by imprisonment for ten years or by a fine of \$4,000, or more, or both. Penal Law, Section 378 and 1826.

Tenement House Department

OF

THE CITY OF NEW YORK

Borough of Manhattan

DETAILED STATEMENT OF SPECIFICATIONS FOR THE ALTERATION OF A TENEMENT HOUSE.

No. Alt. 854 Submitted 192

LOCATION

W. corner of E 6th St. and Ave D

Owner Bismarck E. E. E. E.

Address 75 Ave C

Architect Harry H. H.

Address 71 W. 33rd St.

THE CITY OF NEW YORK,

BOROUGH OF \_\_\_\_\_

DEC 24 1925 192

This is to certify that the within detailed statement of specifications, and a copy of the plans relating thereto, have been submitted to the Tenement House Department and are hereby approved.

*Chapman*

Tenement House Commissioner.

*N. A. Robertson*

APPLICANT'S ACTION

- Amended ..... 192
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DEPARTMENTAL ACTION

- |                                    |                     |
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| Disapproved <b>DEC 14 1925</b> 192 |                     |
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Drawings fil  
 Diagram of proper  
 Authorization of own  
 Surv

*Not a tenement  
 N.B. Plan 30-25-02  
 W.M. v. 11/30/*

**BUILDING COMPLETED**