

DEPARTMENT OF HOUSING AND BUILDINGS

BOROUGH OF MANHATTAN, CITY OF NEW YORK

No. 46372

Date October 10, 1956

CERTIFICATE OF OCCUPANCY

(Standard form adopted by the Board of Standards and Appeals and issued pursuant to Section 646 of the New York Charter, and Sections C.26-181.0 to C26-187.0 inclusive Administrative Code 2.1.3.1. to 2.1.3.7. Building Code.)

This certificate supersedes C. O. No.

To the owner or owners of the building or premises:

THIS CERTIFIES that the ~~new~~ ~~altered~~ ~~existing~~ building—premises located at

643-645 East 11th Street

Block 394 Lot 46, 47

, conforms substantially to the approved plans and specifications, and to the requirements of the building code and all other laws and ordinances, and of the rules and regulations of the Board of Standards and Appeals, applicable to a building of its class and kind at the time the permit was issued; and

CERTIFIES FURTHER that, any provisions of Section 646F of the New York Charter have been complied with as certified by a report of the Fire Commissioner to the Borough Superintendent.

~~Alt.~~ N.B. or Alt. No. 1206-1955

Construction classification—

Occupancy classification—Commercial

. Height _____ stories, _____ feet.

Date of completion—October 9, 1956

. Located in Residence and Local Use District.

C Area 1 1/2

. Height Zone at time of issuance of permit

2607-1955

This certificate is issued subject to the limitations hereinafter specified and to the following resolutions of the Board of Standards and Appeals: (Calendar numbers to be inserted here)

PERMISSIBLE USE AND OCCUPANCY

STORY	LIVE LOADS Lbs. per Sq. Ft.	PERSONS ACCOMMODATED			USE
		MALE	FEMALE	TOTAL	
On ground					Parking space for not more than eighteen (18) motor vehicles of multiple dwelling on same lot. NOTE: Parking space to be used solely for the storage of passenger motor vehicles of tenants of premises except as otherwise provided in Subdivision 1 (b) of Section 60 of the Multiple Dwelling Law and Subdivision 9 (b) of Section 3 of the Zoning Resolution.

Borough Superintendent

CERTIFICATE WILL BE NULL AND VOID IF ALTERED IN ANY MANNER OR ADDITIONS ARE MADE THERETO.

NO CHANGES OF USE OR OCCUPANCY NOT CONSISTENT WITH THIS CERTIFICATE SHALL BE MADE UNLESS FIRST APPROVED BY THE BOROUGH SUPERINTENDENT

Unless an approval for the same has been obtained from the Borough Superintendent, no change of rearrangement in the structural parts of the building, or affecting the light and ventilation of any part thereof, or in the exit facilities, shall be made; no enlargement, whether by extending on any side or by increasing in height shall be made; nor shall the building be moved from one location or position to another; nor shall there be any reduction or diminution of the area of the lot or plot on which the building is located.

The building or any part thereof shall not be used for any purpose other than that for which it is certified.

The superimposed, uniformly distributed loads, or concentrated loads producing the same stresses in the construction in any story shall not exceed the live loads specified on reverse side; the number of persons of either sex in any story shall not exceed that specified when sex is indicated, nor shall the aggregate number of persons in any story exceed the specified total; and the use to which any story may be put shall be restricted to that fixed by this certificate except as specifically stated.

This certificate does not in any way relieve the owner or owners or any other person or persons in possession or control of the building, or any part thereof from obtaining such other permits, licenses or approvals as may be prescribed by law for the uses or purposes for which the building is designed or intended; nor from obtaining the special certificates required for the use and operation of elevators; nor from the installation of fire alarm systems where required by law; nor from complying with any lawful order for additional fire extinguishing appliances under the discretionary powers of the fire commissioner; nor from complying with any lawful order issued with the object of maintaining the building in a safe or lawful condition; nor from complying with any authorized direction to remove encroachments into a public highway or other public place, whether attached to or part of the building or not.

If this certificate is marked "Temporary", it is applicable only to those parts of the building indicated on its face, and certifies to the legal use and occupancy of only such parts of the building; it is subject to all the provisions and conditions applying to a final or permanent certificate; it is not applicable to any building under the jurisdiction of the Housing Division unless it is also approved and endorsed by them, and it must be replaced by a full certificate at the date of expiration.

If this certificate is for an existing building, erected prior to March 14, 1916, it has been duly inspected and it has been found to have been occupied or arranged to be occupied prior to March 14, 1916, as noted on the reverse side, and that on information and belief, since that date there has been no alteration or conversion to a use that changed its classification as defined in the Building Code, or that would necessitate compliance with some special requirement or with the State Labor Law or any other law or ordinance; that there are no notices of violations or orders pending in the Department of Housing and Buildings at this time; that Section 646F of the New York City Charter has been complied with as certified by a report of the Fire Commissioner to the Borough Superintendent, and that, so long as the building is not altered, except by permission of the Borough Superintendent, the existing use and occupancy may be continued.

"§ 646 F. No certificate of occupancy shall be issued for any building, structure, enclosure, place or premises wherein containers for combustibles, chemicals, explosives, inflammables and other dangerous substances, articles, compounds or mixtures are stored, or wherein automatic or other fire alarm systems or fire extinguishing equipment are required by law to be or are installed, until the fire commissioner has tested and inspected and has certified his approval in writing of the installation of such containers, systems or equipment to the Borough Superintendent of the borough in which the installation has been made. Such approval shall be recorded on the certificate of occupancy."



DEPARTMENT OF BUILDINGS Sit. #877-86
CERTIFICATE OF OCCUPANCY

BOROUGH MANHATTAN

DATE 11/1/57

NO. 90209

This certificate supersedes C.O. No.

ZONING DISTRICT 7-2

THIS CERTIFIES that the ~~new~~ altered-~~existing~~ building-premises located at
645 East 11th Street

Block 394 Lot 46

CONFORMS SUBSTANTIALLY TO THE APPROVED PLANS AND SPECIFICATIONS AND TO THE REQUIREMENTS OF ALL APPLICABLE LAWS, RULES, AND REGULATIONS FOR THE USES AND OCCUPANCIES SPECIFIED HEREIN

PERMISSIBLE USE AND OCCUPANCY

STORY	LIVE LOAD LBS. PER SQ. FT.	MAX. NUM- BER OF PERSONS PERMITTED	ZONING Dwelling OR ROOMING UNITS	BUILDING CODE HABITABLE ROOMS	ZONING GROUP	BUILDING CODE OCCUPANCY GROUP	DESCRIPTION OF USE
Cellar							Storage/Gas and Electric meters
1st	40		1	2 1/2	4		Med. Off./Residential
2nd	40		2	5	2		Residential
3rd	40		2	5	2		Residential
4th	40		2	5	2		Residential
5th	40		2	5	2		Residential
			Old Law Tenement				
			Class "A"				
			Old Code				

OPEN SPACE USES _____

(SPECIFY-PARKING SPACES, LOADING BERTHS, OTHER USES, NONE)

NO CHANGES OF USE OR OCCUPANCY SHALL BE MADE UNLESS
 A NEW AMENDED CERTIFICATE OF OCCUPANCY IS OBTAINED

THIS CERTIFICATE OF OCCUPANCY IS ISSUED SUBJECT TO FURTHER LIMITATIONS, CONDITIONS AND
 SPECIFICATIONS NOTED ON THE REVERSE SIDE.

Serge Sabona

Walter J. ...

BOROUGH SUPERINTENDENT

COMMISSIONER

ORIGINAL OFFICE COPY-DEPARTMENT OF BUILDINGS COPY

THAT THE ZONING LOT ON WHICH THE PREMISES IS LOCATED IS BOUNDED AS FOLLOWS:

BEGINNING at a point on the North side of East 11th Street
 distant 100' West Yes from the corner formed by the intersection of
East 11th Street and Avenue "D"
 running thence West 25' feet; thence North 100' feet;
 thence East 25' feet; thence North 100' feet;
 thence _____ feet; thence _____ feet;
 thence _____ feet; thence _____ feet;
 to the point or place of beginning.

~~NEW~~ ALT. No. 577-86 DATE OF COMPLETION 2-20-57 CONSTRUCTION CLASSIFICATION Class 3-N.T.P.
 BUILDING OCCUPANCY GROUP CLASSIFICATION _____ HEIGHT 5 STORIES, 60' FEET
 Old Law Cement Class "A"

THE FOLLOWING FIRE DETECTION AND EXTINGUISHING SYSTEMS ARE REQUIRED AND WERE INSTALLED IN COMPLIANCE WITH APPLICABLE LAWS.

	YES	NO		YES	NO
STANDPIPE SYSTEM			AUTOMATIC SPRINKLER SYSTEM		
YARD HYDRANT SYSTEM					
STANDPIPE FIRE TELEPHONE AND SIGNALLING SYSTEM					
SMOKE DETECTOR		<input checked="" type="checkbox"/>			
FIRE ALARM AND SIGNAL SYSTEM					

STORM DRAINAGE DISCHARGES INTO:
 A) STORM SEWER B) COMBINED SEWER C) PRIVATE SEWAGE DISPOSAL SYSTEM

SANITARY DRAINAGE DISCHARGES INTO:
 A) SANITARY SEWER B) COMBINED SEWER C) PRIVATE SEWAGE DISPOSAL SYSTEM

LIMITATIONS OR RESTRICTIONS
 BOARD OF STANDARDS AND APPEALS CAL. NO. _____
 CITY PLANNING COMMISSION CAL. NO. _____
 OTHERS: _____

lot 48
77

B394 L46

645 E 11 St

4-4837

HOUSE NO. AND STREET

HOUSE NO. AND STREET

HOUSE NO. AND STREET

DIAGRAM

APPLICATIONS

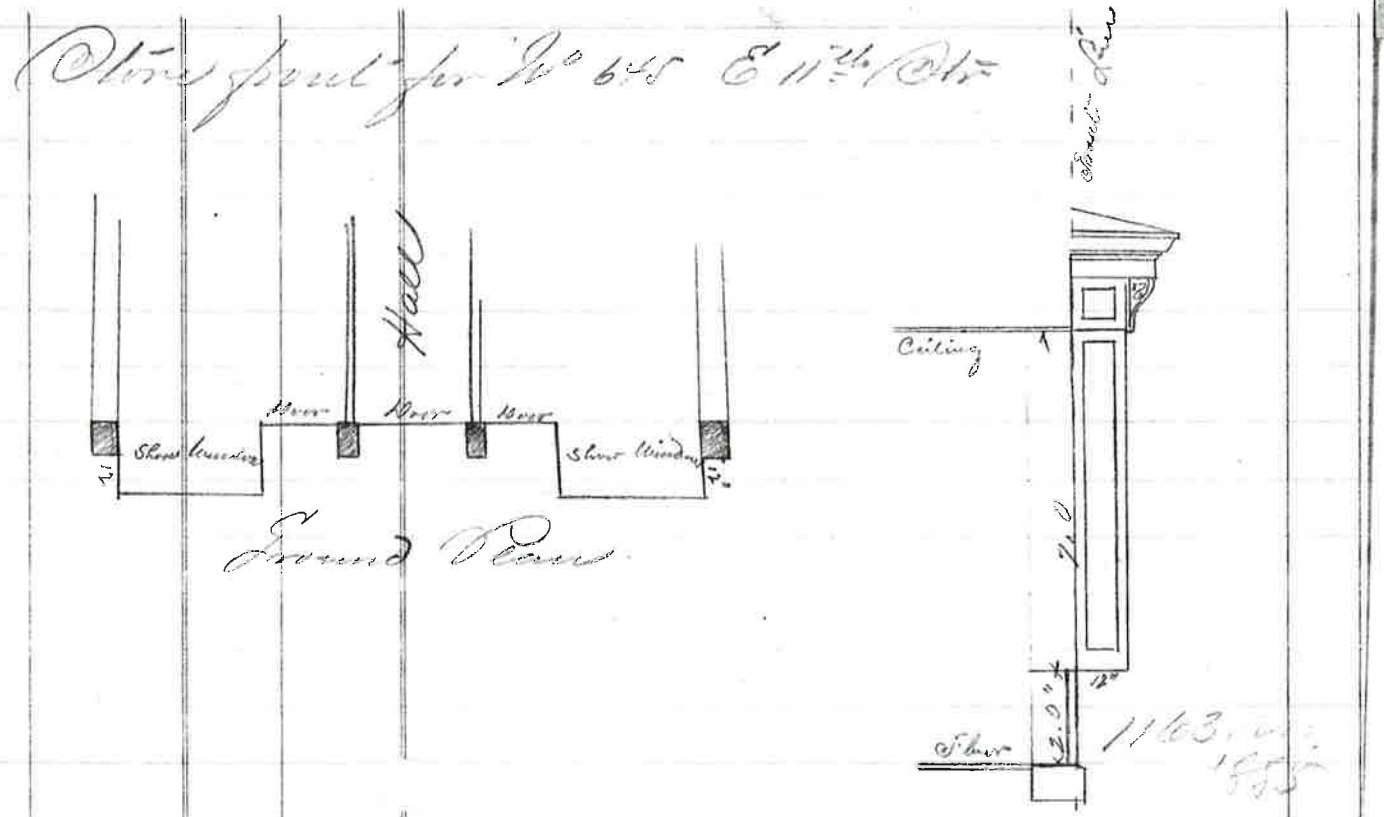
11 TH. ST. EAST 645 E. 394

N.S. 90' W. AVE. "C" PARKING.

ALT 1143-85* W 2425-70
 ALT 419-03 UB 182-74
 UB 1612-04* CO 46372
 ALT 192-06
 UB 506-06*
 V 1085-06*
 V 2527-07*
 UB 2149-10*
 FE 1348-37
 V 7980-44*
 V 3706-50*
 CC 260-55
 ALT 1206-55DC
 ALT 122-60P
 FO 1656-60
 PRS 380-61

	KIND	NO.	YEAR	FILED	COMPLETED	DRAWINGS
1	ALT	1143	1885			INSIDE
2	ALT	192	1906			INSIDE
3	ALT. P.O.	1206 46372	1955 1956	See Lot 47.		

General Index—Housing and Development Administration—Department of Buildings



FIRE DEPARTMENT, CITY OF NEW YORK.
BUREAU OF INSPECTION OF BUILDINGS.

Lot 48

City and County
of New York } ss.

Plan No. 1163, Alt. Buildings. 1885

I, Henry Zwingge Residing at 824 Westchester Ave
in the City of New York State of New York
do hereby depose and say that I am the owner
of the premises known and designated as 645 East 11th Street

in the City of New York; and that the work proposed to be done, in accordance with the accom-
panying plans and specifications upon the said premises is authorized by me, and that

Henry Ruppel

is authorized by me to make application for a permit for the proposed work in my behalf

And I further depose and say, that no other *person* or *persons* than myself, or those herein-
after named, with their several addresses, are in any manner interested in the said work, as owners,
executors, administrators or other legal representatives.

Henry B. Zwingge
Henry B. Zwingge

Subscribed and sworn to before me, this 13th
day of May A. D., 1885

Anthony H. ...
Notary Public N. Y. Co (181)

Lot 46

14 E

Original

B
L

PLAN No. 1143
394
46

I hereby make application to alter as per subjoined **Rec'd Insp'tor of Buildings, 1** 20 1925

Detailed Statement of Specification for Alterations, Additions, or Repairs to Buildings already Erected,

and herewith submit a full set of Plans and Drawings of proposed Alterations.

1. State how many buildings to be altered, One
2. What is the Street or Avenue and the number thereof, No 145 E 11th St
3. How much will the alteration cost, \$ Two hundred and thirty six 700/100
\$236 700

PRESENT BUILDING.

Give the following information as to the present building:

1. Size of lot on which it is located, No. feet front, 25.0 feet rear, 25.0 ; feet deep, 100.0
2. Size of building, No. of feet front, 25.0 ; feet rear, 25.0 ; feet deep, 50.0 ; No. of stories in height, 5 ; No of feet in height, from curb level to highest point, 56.0
3. Material of Building, Brick ; Material of front, Brick
4. Whether roof is peak, flat or mansard, Flat
5. Depth of foundation walls, _____ feet; thickness of foundation walls, _____ ; materials of foundation walls, _____
6. Thickness of upper walls, _____ inches. Material of upper walls, _____
7. Whether independent or party-walls, Independent
8. How the building is occupied, As Apartments

HOW TO BE ALTERED.

IF RAISED OR BUILT UPON,

Give the following information.

1. How many stories will the building be when raised, _____
2. How many feet high will the building be when raised, _____
3. Will the roof be flat, peak, or mansard, _____
4. What will be the thickness of wall of additional stories; _____ story, _____ inches; _____ story, _____ inches.
5. Give size and material of floor beams of additional stories; _____ story, _____, _____ x _____, _____ story, _____, _____ x _____. Distance from centres on _____ tier, _____ inches; _____ tier, _____ inches.
6. How will the building be occupied, _____

IF EXTENDED ON ANY SIDE,

Give the following information:

1. Size of extension, No. feet front, _____ ; feet rear, _____ ; feet deep, _____ ; No. of stories in height, _____, No. of feet in height, _____.
2. What will be the material of foundation walls of extension, _____ What will be the depth, _____ feet. What will be the thickness, _____ inches.
3. Will foundation be laid on earth, rock, timber or piles, _____

IF EXTENDED ON ANY SIDE,

Give the following information :

4. What will be the base—stone or concrete, _____; if base stones, give size, and how laid
_____ if concrete, give thickness, _____
5. What will be the sizes of piers, _____
6. What will be the sizes of the base of piers, _____
7. What will be the thickness of upper walls in 1st story, _____ inches; 2d story _____ inches;
3d story, _____ inches; from thence to top _____ inches; and of what materials to be
constructed, _____
8. Whether independent or party-walls; if party-walls give thickness thereof, _____ inches
9. With what material will walls be coped, _____
10. What will be the materials of front, _____; if of stone, what kind, _____
Give thickness of front ashlar, _____, and thickness of backing thereof, _____
11. Will the roof be flat, peak, or mansard, _____
12. What will be the materials of roofing, _____
13. Give size and material of floorbeams, 1st tier, _____, _____ x _____; 2d tier, _____
x _____; 3d tier, _____, _____ x _____; 4th tier, _____, _____ x _____; 5th tier,
_____, _____ x _____; 6th tier, _____, _____ x _____; roof tier _____
x _____. State distance from centres on 1st tier, _____ inches; 2d tier _____ inches; 3d tier,
_____ inches; 4th tier, _____ inches; 5th tier, _____ inches; 6th tier, _____ inches;
roof tier, _____ inches
14. If floors are to be supported by columns and girders, give the following information: Size and material
of girders under 1st floor, _____, _____ x _____ under upper floors, _____
_____ Size and material of columns under 1st floor,
_____ under upper floors, _____
15. If the front, rear or side walls are to be supported, in whole or in part, by iron girders or lintels. give
definite particulars, _____

16. If girders are to be supported by brick piers and columns, state the size of piers and columns.

17. How will the extension be connected with present or main building. _____

18. How will the extension be occupied? If for dwelling purposes, state how many families are to occupy
each floor, _____

IF ALTERED INTERNALLY,

Give definite particulars and state how the building will be occupied; and if for a dwelling, state by
how many families.

Will be occupied as stores in first story

Will be occupied as Lumber in upper stories

IF THE FRONT, REAR, OR SIDE WALLS, OR ANY PORTION THEREOF, ARE
TO BE TAKEN OUT AND REBUILT,

Give definite particulars, and state in what manner.

*The present old show windows will be taken
out and replaced by new show windows*

*The present Columns, Lintels, on front of first
story will remain ~~untouched~~ as well as joineries
untouched*

Lot 46

Owner, Henry Gwinge Address, 824 Westchester Ave
 Architect, _____ Address, _____
 Mason, _____ Address, _____
 Carpenter, Henry Ruppell Address, 184 East 3rd Street
 (The following *must be signed* by the party authorized to submit this detailed statement and the accompanying plans and drawings.)

NEW YORK, _____ 188 _____

I do hereby agree that the provisions of the Building Law *will be complied with* in the alterations of the Building herein described, *whether the same are specified herein or not.*
 (Sign here) Henry Ruppell

REPORT UPON APPLICATION.

Fire Department, City of New York,
 BUREAU OF INSPECTION OF BUILDINGS.
 NEW YORK, May 22 188 5

To the Inspector of Buildings.

I respectfully report that I have thoroughly examined the foregoing described building and find the same to be built of 5 stories, 58 feet in height, 25 feet front, 50 feet deep, flat roof. I have thoroughly examined and measured the walls, and find the foundation walls to be built of stone 20 inches thick; the upper walls are built of Brick 12 inches thick, and 50 feet in height, and that the mortar in said walls, is - hard and good, and that all the walls are - in a good and safe condition.

(The Examiner must here state what defects, if any, are in the walls, beams or other part of the building.)
The building is in a fair condition

E B Mulog Examiner.

**NOTICE TO OWNERS, ARCHITECTS AND BUILDERS.
 THE BUILDING LAW REQUIRES**

- 1st.—All stone walls must be properly bonded.
- 2d.—All skylights over 3 square feet must be of iron and glass.
- 3d.—All buildings over 2 stories or above 25 feet in height, *except dwellings and churches*, must have iron shutters on *every* window and opening above the first story.
- 4th.—Outside fire escapes are required on all tenement, flat and apartment houses, office buildings, lodging houses and factories, and the *balconies of such fire escapes must take in one window of each suite of apartments*, all to be constructed as follows:

BRACKETS must not be less than $\frac{1}{2} \times 1\frac{1}{2}$ inches wrought iron, placed edgewise, or $1\frac{1}{2}$ inch angle iron, well braced, and not more than three feet apart, and the braces to brackets must be not less than $\frac{1}{2}$ inch square wrought iron, and must extend two-thirds of the width of the respective brackets or balconies. In all cases the brackets must go through the wall, and be turned down three inches.

BRACKETS ON NEW BUILDINGS must be set as the walls are being built. When brackets are to be put up on old houses, the part going through the wall shall not be less than one inch diameter, with screw nuts and washers not less than five inches square and $\frac{1}{2}$ inch thick.

TOP RAILS.—The top rail of balcony must be $1\frac{1}{2}$ inch \times $\frac{1}{2}$ inch wrought iron, and in all cases must go through the walls, and be secured by nuts and 4 inch square washers, at least $\frac{1}{2}$ inch thick, and no top rail shall be connected at angles by the use of cast iron.

BOTTOM RAILS.—Bottom rails must be $1\frac{1}{2}$ inch \times $\frac{1}{2}$ inch wrought iron, well leaded into the wall. In frame buildings the top rails must go through the studding and be secured on the inside by washers and nuts as above.

FILLING-IN-BARS.—The filling-in bars must be not less than $\frac{1}{2}$ inch round or square wrought iron, placed not more than 6 inches from centres, and well riveted to the top and bottom rails.

STAIRS.—The stairs in all cases must be not less than 18 inches wide, and constructed of $\frac{1}{2} \times 3\frac{1}{2}$ inch wrought iron sides or strings. Steps may be of cast iron of the same width of strings, or $\frac{1}{2}$ inch round iron, double rungs, and well riveted to the strings. The stairs must be secured to a bracket on top and rest on and be secured to a bracket or extra cross bar at the bottom. All stairs must have a $\frac{1}{2}$ inch hand rail of wrought iron, well braced.

FLOORS.—The flooring of balconies must be of wrought iron $1\frac{1}{2} \times \frac{1}{2}$ inch slats placed not over $1\frac{1}{2}$ inches apart, and secured to iron battens $1\frac{1}{2} \times \frac{1}{2}$ inch, not over three feet apart and riveted at the intersection. The openings for stairways in all balconies shall not be less than 20 inches wide and 36 inches long, and have no covers.

DROP LADDERS.—Drop ladders from lower balconies where required shall not be less than 14 inches wide, and shall be made of $1\frac{1}{2} \times \frac{1}{2}$ inch sides and $\frac{1}{2}$ inch rungs of wrought iron. In no case shall a drop ladder be more than 12 feet in length. In no case shall the ends of balconies extend more than nine inches over the brackets.

SCUTTLE LADDERS.—Ladders to scuttles shall be constructed in all cases the same as the stairs or step-ladders from balconies of fire escapes.

THE HEIGHT OF RAILING around balconies shall not be less than two feet nine inches.

NO FIRE ESCAPE WILL BE APPROVED BY THIS BUREAU IF NOT IN ACCORDANCE WITH ABOVE SPECIFICATIONS.

- 5th.—All walls must be coped with stone or iron. If coped with stone the stone must not be less than $2\frac{1}{2}$ inches thick, and if with iron, the iron must not be less than $\frac{1}{2}$ inch thick, and turned down at least $1\frac{1}{2}$ inches at edges.
- 6th.—Roofs must be covered with fire-proof material.
- 7th.—All cornices must be fire-proof.
- 8th.—All furnace and boiler flues must be constructed as follows:

All FURNACE FLUES OF DWELLING HOUSES shall have at least eight-inch walls on each side. The inner four inches from the bottom of flue to a point two feet above the second story floor, shall be built of fire-brick laid with fire-clay mortar. No furnace flue shall be of less size than eight inches square, or four inches wide and sixteen inches long, inside measure. When furnace flues are located in the usual chimney stacks, the side of the flue inside of the house to which it belongs may be four inches thick. If preferred the furnace flues may be made of cast-iron, or fire-clay pipe of proper size built in the walls with an air space of not less than one inch between said pipes, and four inches of brick wall on the outside.

All BOILER FLUES must be lined with fire-brick at least twenty-five feet in height from the bottom, and in no case shall the walls of said flues be less than eight inches thick.

All flues not built for furnace or boiler flues must be altered to conform to the above requirements before they are used as such.

- 9th.—No iron beam, lintel, or girder, intended to span an opening over eight feet, or iron post, or column, intended to support a wall of stone or brick, or any floor or part thereof, shall be used for that purpose. *until tested and approved* as provided by law.

Lot 46

TENEMENT HOUSE DEPARTMENT

OF

THE CITY OF NEW YORK,

No. 61 IRVING PLACE, S. W. COR. 18TH ST.,

BOROUGH OF MANHATTAN,

BUREAU OF BUILDING

NEW YORK, 1904.

JAN 19 1906

Received MAR 19 1906

FOR THE BOROUGH OF MANHATTAN

To the Superintendent of Buildings,
Borough of Manhattan.

DEAR SIR:

Amendment to Plans and specifications
have been submitted to the Tenement House Department for
the alteration of one tenement house located at
645 East 11th Street,
Borough of Manhattan, by
Architect Harry Zlot; Address 230 Grand St.
Owner Max Friedman; Address 604 E. 5th St.
and have been approved by the Tenement House
Department on A copy of the approved amendment
plans is herewith forwarded to your department.

Yours respectfully,

Edmond Butler
Tenement House Commissioner.

By _____

'06.

Alt. 61 1904-

1920x06

Amendment to

Plan No. Alt. 61