

BOROUGH OF MANHATTAN, CITY OF NEW YORK

DEPARTMENT OF BUILDINGS

MANHATTAN  
Municipal Bldg.,  
Manhattan

BROOKLYN  
Municipal Bldg.,  
Brooklyn

BRONX  
Bronx County Bldg.,  
Grand Concourse & E. 161st St.  
Bronx

QUEENS  
21-10 49th Avenue,  
L. I. City

RICHMOND  
Boro Hall  
St. George, S. I.

NOTICE—This Application must be TYPEWRITTEN and filed in TRIPLICATE

Use for Specifications of "ALTERED" Buildings

ALTERED BUILDINGS

PERMIT No. 19 BLOCK No. 402  
APPLICATION No. 2033 19 LOT No. 37  
WARD No.  
VOL. No.

LOCATION 104 Avenue B  
DISTRICT (under building zone resolution) USE Business HEIGHT 1 1/2 AREA B

SPECIFICATIONS

- (1) NUMBER OF BUILDINGS TO BE ALTERED One  
Any other building on lot or permit granted for one? No  
Is building on front or rear of lot? Front
- (2) ESTIMATED COST OF ALTERATION: \$ 3,000
- (3) OCCUPANCY (in detail): One family and 2 Stores.

STORY (include cellar and basement)	BEFORE ALTERATION			AFTER ALTERATION				
	APTS.	ROOMS	USE	LIVE LOAD	NO. OF PERSONS	APTS.	ROOMS	USE
Cellar			Storage					Storage & Boiler Room
1st Flr.			Store	100				Apartment and
2nd flr. 2 to 5th incl.	2	8	Apartments					2 stores
<del>Remove 2nd, 3rd, 4th and 5th floors.</del>								

If building is to be occupied other than dwelling with ordinary store on the first floor, give permit number under which it was erected or legally converted.

- (4) SIZE OF EXISTING BUILDING:  
At street level 20'-0" feet front 55'-0" feet deep  
At typical floor level 20'-0" feet front 55'-0" feet deep  
Height 5 stories 50'-0" feet
- (5) SIZE OF BUILDING AS ALTERED:  
At street level 20'-0" feet front 55'-0" feet deep  
At typical floor level 1 feet front 14'-0" feet deep  
Height 1 stories
- (6) CHARACTER OF PRESENT BUILDING:  
Frame—  
Non-fireproof— Ordinary.  
Fireproof—

(7) STATE GENERALLY IN WHAT MANNER THE BUILDING WILL BE ALTERED:

Remove complete the 2nd, 3rd, 4th and 5th floors with all floors, partitions and walls, party walls to remain.  
On 1st floor install new partitions, cut and frame for skylight, frame over old removed stairways, forming new stores and apartment. Remove existing store front and install new stores and apartment and install new steel in frame for new parapet. New store front flush with building line.  
All as per plans filed herewith.

12/14/26  
VMK.

If the building is to be raised in height or if the occupancy is changed so that the floor loads will be increased, the following information must be given as to the EXISTING BUILDING and the thickness of existing walls and size of footing must be clearly shown on the plans.

(8) FOUNDATIONS: Character of Soil (State one of the materials as described in Building Code, Section 231, Subdivision 2)

- Material of Foundation Walls
- Thickness of Walls
- Depth Below Curb

(9) UPPER WALLS: Material

- Kind of Mortar
- Any Ashlar
- Thickness of Walls

(10) PARTY WALLS: Any to be used?

- Thickness of Walls

If building is to be enlarged or extended, the following information as to NEW WORK must be given:

(11) FOUNDATIONS: Character of Soil (State one of the materials as described in Building Code, Section 231, Subdivision 2).

- Material of Foundation Walls
- Thickness of Walls
- Depth Below Curb

(12) UPPER WALLS: Material

- Kind of Mortar
- Any Ashlar
- Thickness of Walls

(13) PARTY WALLS: Any to be used?

- Thickness of Walls

(14) FIREPROOFING: Material and Thickness

- For Columns
- For Girders
- For Beams

(15) INTERIOR FINISH: Material

- Floor Surface
- Trim, Sash, Doors, etc.
- Plaster

(16) OUTSIDE WINDOW FRAMES AND SASH: Material

EXAMINED AND RECOMMENDED  
FOR APPROVAL ON.....

193.....

Examine-

APPROVED.....193

Commissioner of Buildings, Borough of

Little 'E' Restrictions: N/A     
 Adult Establishment: N     
 Landmark: N     
 Legalization: N

**Job Description:**

To enlarge exist. one story Building to a five story building. New Apartments New Certificate of Occupancy will be obtained.

**Plans Submitted:** ZO - AR  
**Occupancy Classification:** Existing: C - MERCANTILE MULT DWELL: HAEA  
 Proposed: J-2 - RESIDENTIAL APT HOUSE  
**Construction Classification:** EXIST OLD CODE: 3 PROP NON-COMB: 1-B

**Zoning District:** R7-2 - GENERAL RESIDENCE DISTRICT  
**Special District:** NONE  
**Street Status:** PUBLIC - LEGAL WIDTH 60  
**Map No.:** 12c

<b>Building Dimension:</b>	<b>No. Stories:</b> 1	<b>Street Frontage:</b>
	<b>Height:</b> 12	<b>Dwelling Units:</b>
<b>Total Gross Area of Building:</b>	1,140 Sq. Ft.	<b>Fill:</b>
<b>Site Area Characteristics:</b>	FIRE DIST.	
<b>Open Spaces:</b>	<b>Plaza:</b>	<b>Arcade:</b>
	<b>Parking:</b>	<b>Loading Berths:</b>
	<b>Parking Spaces:</b>	<b>Loading Berths:</b>
<b>Fire Protection Equipment:</b>	<b>SD:</b>	
	<b>SP:</b> PR	REQ
	<b>FA:</b>	

**Metes and Bounds:**

Beginning at a point on the West side of Ave B  
 Distant 0.57 Ft. South of the corner formed by the intersection of Ave B and East 7th Street  
 RUNNING THENCE S 200 FT.      THENCE W 640 . 6 FT.  
 RUNNING THENCE N 200 FT.      THENCE E 640 . 6 FT.

**Owner:** INDIVIDUAL      **Non-Profit Flag:** N

Ben- Hur Shy Individual  
 Shy Ben-Hur 104 Ave B 212 505 - 2297  
 NY NY 10009

**OCCUPANCY CERTIFICATION:** N  
**OCCUPANCY NOTIFICATION:** N  
**REL TO BLDG OWNER:** self



**CERTIFICATE OF OCCUPANCY**

Job Number ALT 103000510

Borough: MANHATTAN Date: DECEMBER 17, 2003 No: 103000510-T

This certificate superceded C.O. No 22247 ZONING DISTRICT C1-5, R7-2

This certifies that the new-altered-existing-building-premises located at  
104 AVENUE B

Block: 402 Lot: 37

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.	MAXIMUM NO. OF PERSONS PERMITTED	ZONING DWELLING OR ROOMING UNITS	BUILDING CODE HABITABLE ROOMS	ZONING USE GROUP	BUILDING CODE OCCUPANCY GROUP	DESCRIPTION OF USE
CELLAR	OG						STORAGE, METER ROOM, BOILER ROOM
1ST FLOOR	60				6	COMM.	RETAIL STORE
2ND FLOOR	40		1	2	2	RES.	DWELLING UNIT
3RD FLOOR	40		1	2	2	RES.	DWELLING UNIT
4TH FLOOR	40		1	2	2	RES.	DWELLING UNIT
5TH FLOOR	40		.5	2	2	RES.	LOWER HALF OF DUPLEX
6TH FLOOR	40		.5	2	2	RES.	UPPER HALF OF DUPLEX
							TEMMPORARY CERTIFICATE OF OCCUPANCY  TERMS: NINETY (90) DAYS  EXPIRES: MARCH 17, 2004

**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.

*Lama V. Dorio*

*[Signature]*

Borough Commissioner

Commissioner

ORIGINAL

OFFICE COPY - DEPARTMENT OF BUILDINGS

COPY