

(8) CHARACTER OF PRESENT BUILDING:

~~Frame~~
Non-fireproof— Brick
~~Fireproof~~

~~Plaster~~
~~Metal~~
~~Heavy Timber~~

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

Item 3 In basement, enclose existing bathroom and provide ventilation therefor
On 2nd floor, change existing bathroom to sleeping room and change
existing inside sleeping room to bathroom.
On 3rd floor, convert inside sleeping room to new bathroom.

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 footings must be clearly shown on the plans. No change in height or occupancy.

(10) NATURE OF SOIL UPON WHICH FOOTINGS WILL REST IN TERMS OF SECTION 7.5.2, BUILDING CODE:

(11) FOOTINGS: Material

(12) FOUNDATION WALLS: Material

(13) UPPER WALLS: Material

Kind of Mortar
Any Ashlar
Thickness of Walls

(14) 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:

(15) NATURE OF SOIL UPON WHICH FOOTINGS WILL REST IN TERMS OF SECTION 7.5.2, BUILDING CODE:

(16) FOOTINGS: Material

(17) FOUNDATION WALLS: Material

(18) UPPER WALLS: Material

Kind of Mortar
Any Ashlar
Thickness of Walls

(19) PARTY WALLS: Any to be used?

Thickness of Walls

(20) FIREPROOFING: Material and Thickness

For Columns
For Girders
For Beams

(21) INTERIOR FINISH: Material

Floor Surface
Trim, Sash, Doors, etc.
Plaster

(22) OUTSIDE WINDOW FRAMES AND SASH: Material

(23) ANY ELECTRICAL WORK TO BE DONE?

REMARKS

Inspector.

DEPARTMENT OF HOUSING AND BUILDINGS

BOROUGH OF MANHATTAN, CITY OF NEW YORK

MANHATTAN
Municipal Bldg.,
Manhattan

BROOKLYN
Municipal Bldg.,
Brooklyn

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

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, and one copy sworn to by Applicant. If Elevator or Plumbing Applications are filed herewith, one affidavit is sufficient for all.

AFFIDAVIT

FORM A

APPLICATION NO. 1290 1940 BLOCK 454 LOT 69

PERMIT NO. 19 SEC. VOL.

LOCATION 303 East 12th St. - N/S 78' E/of 2nd Ave.

FEES REQUIRED FOR

EXAMINED AND RECOMMENDED:
FOR APPROVAL ON May 27 1940
APPROVED 19
Examiner
Borough Superintendent

TO THE BOROUGH SUPERINTENDENT:

Application is hereby made for approval of the plans and specifications herewith submitted and to be made a part hereof for the structure herein described, with the understanding that:

If this application shall be disapproved in part and if no further action is taken thereon within one year after notice of partial disapproval, it shall be automatically withdrawn.

Any permit issued under which no work is commenced within one year from the time of issuance shall expire by limitation. (Adm. Code C-26-177.0).

Work will be supervised by Licensed Architect, Professional Engineer or by a Superintendent of Construction who has had ten years' experience supervising building construction and who has been properly qualified. (Adm. Code C-26-187.0).

Work under this approval will not be commenced until a permit has been obtained, application for which will be filed with the Borough Superintendent, accompanied by satisfactory evidence that compensation insurance has been obtained in accordance with the provisions of the Workmen's Compensation Law. (Adm. Code C-26-161.0).

Work will be carried out in compliance with all the provisions of the Administrative Code of the City of New York and with the provisions of other laws and rules in effect on this date relating to the erection of said structure.

STATE AND CITY OF NEW YORK }
COUNTY OF New York } ss.:

David Kaufman
153 Centre St.
(Number and Street)
Manhattan
being duly sworn, deposes and says: That he resides at
in the City of New York in the Borough of
in the State of New York

that he is making this application for the approval of plans and specifications herewith submitted and made a part hereof, for the building therein described. Deponent further says that he has personally supervised the preparation of the structural
(Architectural, Structural or Mechanical)

plans and that to the best of his knowledge and belief, the structure, if built in accordance with such plans, will conform to the Administrative Code; the Rules and Regulations of the Board of Standards and Appeals; The Charter; The Multiple Dwelling Law; The Labor Law; The General City Law; The Building Zone Resolution or any other provisions of law applicable thereto, except as hereinafter otherwise noted.

Deponent further says that he is professional engineer 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 303 E. 12 St. 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 Arthur Rosenstein
(Name of Owner or Lessee who has Owner's consent)

and that David Kaufman duly authorized by the aforesaid owner 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 Lower Second Ave. Corp. & Fourth Ave. Holding Co. 935 Park Ave., N.Y.C.
 Arthur Rosenstein, Pres. 935 Park Ave., N.Y.C.
 Adolph Rosenstein, Sec. 935 Park Ave., N.Y.C.
 Lessee Sam Lamagna 305 East 12th St., N.Y.C.
~~Architect~~ Prof. Eng. - David Kaufman 153 Centre St., N.Y.C.

Superintendent
 The said land and premises above referred to are situated, bounded and described as follows, viz.: BEGINNING at a point on the north side of East 12th St. distant 78 feet east from the corner formed by the intersection of East 12th St. and Second Ave. running thence east-21 feet; thence north-51.9 feet; west-21 feet; thence south-51.9 feet to the point or place of beginning,—being designated on the map as Block No. 454 Lot No. 69

(SIGN HERE) David Kaufman APPLICANT
 Sworn to before me, this 19th day of April, 1940
Rosie Kaufman
 Notary Public or Commissioner of Deeds
 COMMISSIONER OF DEEDS
 CITY OF NEW YORK
 New York County No. 121
 Comm. Expires Oct. 17, 1941
 Affix Seal of Registered Architect or Professional Engineer Here

NOTE.—If building is a Multiple Dwelling, the following authorization is required:

AUTHORIZATION OF OWNER

Arthur Rosenstein Deposposes and says: That he resides at 935 Park Ave. Borough Manhattan City of New York State of New York; that he is president of Owner of all that certain piece or lot of land situated in the Borough of Manhattan in the City of New York, and located on the north side of East 12th St. and known as No. 303 on said street; that the multiple dwelling proposed to be altered upon said premises will be constructed in accordance with the annexed specifications and plans submitted herewith for the approval of the Department of Housing and Buildings; that the work will be supervised by Licensed Architect, Professional Engineer or a Superintendent of Construction who has had ten years' experience supervising building construction and who has been properly qualified; and that David Kaufman is duly authorized by said owner to make application in said owner's behalf for the approval of such specifications and plans in compliance with Chapter 713 of the Laws of 1929.

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

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 multiple dwelling either as owner, lessee, or otherwise, as required by Section 300 of the Multiple Dwelling Law, are as follows:

Lower Second Ave. Corp. and Fourth Ave. Holding Co., owner No. 935 Park Ave., N.Y.C.
 Name and Relationship to premises Address
Arthur Rosenstein, pres. No. 935 Park Ave., N.Y.C.
 Name and Relationship to premises Address
Adolph Rosenstein, sec. No. 935 Park Ave., N.Y.C.
 Name and Relationship to premises Address

Arthur Rosenstein
 Signature

RECORD OF INSPECTORS

BONDS
 SPRINKLER
 MULTIPLE DWELLING
 CURB CUTS
 PLASTERING
 PLUMBING
 IRON AND STEEL
 REINFORCED CONCRETE
 ELEVATOR
 FLOOR CARDS
 CONSTRUCTION
 AMENDMENTS
 VIOLATIONS
 COMPLETED
 RESULT FINAL INSP.—CANCELED BY SUPT.
 CANCELED BY LIMIT.

Date Signed Off.....19

I hereby certify that the above report is true in every respect and that the work indicated has been done in the manner required by the Rules and Regulations of this Department, except where reported adversely.

Signed.....Inspector

THE CITY OF NEW YORK
DEPARTMENT OF BUILDINGS

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

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

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

QUEENS
129-55 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

BLOCK 454 **LOT** 69

ZONING: USE DIST......**R7-2**.....

HEIGHT DIST. 5' 10"

AREA DIST. 1

ALTERED BUILDING

DEPARTMENT OF BUILDINGS

REF-6100

017 66 2 1938

BROUGH OF ...

DO NOT WRITE IN THIS SPACE

193

LOCATION 303 E. 12th St., N/S E. 12th St., 78'-0" E/o 2nd Ave., Manhattan

House Number, Street, Distance from Nearest Corner and Borough

EXAMINED AND RECOMMENDED

FOR APPROVAL ON

APPROVED.....19

Examiner.

Borough Superintendent.

Initial fee payment

FEB -6-70 6 5 2 3 0 1 195 69 FEB 61.00

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

Verified by M. K. Kishor Date 10/11/2023

Old Code

SPECIFICATIONS

(1) Classification of Buildings to be Altered. (NOTE—See C26-238.0)

Class 3

(2) Any other buildings on lot or permit granted for one? **No**

Is building on front or rear of lot? **Front**

(3) Use and Occupancy. **Class A M.D. (Heretofor converted)**

(NOTE—If a multiple dwelling, authorization of owner must be filed)

A new C of O (will) ~~(XXXXXX)~~ be required.

[illegible]

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

Rearrange old and install new partitions at all floors for new kitchenettes, baths, closets, etc. Remove existing stairs and frame floor openings, install new stairs in new location, all as shown on attached plans.

(5) Size of Existing Building:

At street level	21'-0"	feet front	42'-0"	feet deep	21'-0"	feet rear
At typical floor level	21'-0"	feet front	42'-0"	feet deep	21'-0"	feet rear
Height ¹	3 and Basement	stories	35'-0"	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 ¹	stories	feet	

Area ² of Building as Altered: At street level	Total floor area ²	sq. ft.
Total Height ³	Additional Cubic Contents ⁴	cu. ft.

(7) Estimated Cost of Alteration:⁵ \$40,000.00

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.⁶

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.

THE CITY OF NEW YORK

DEPARTMENT OF BUILDINGS

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

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

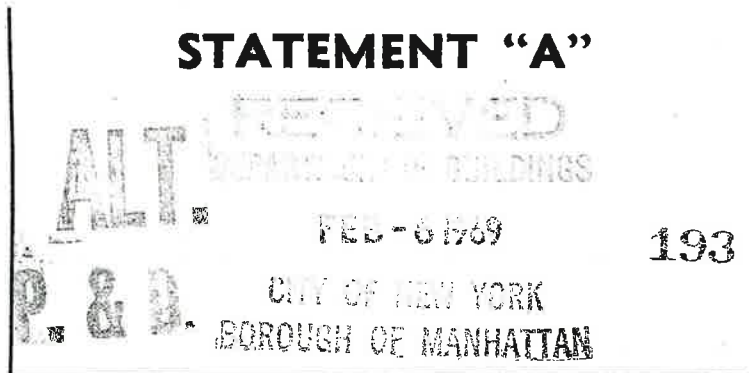
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120-55 Queens Blvd.,
Kew Gardens, N. Y. 11424

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

STATEMENT "A"

BLOCK 454 LOT 69



LOCATION 303 E. 12th St. N/S E. 12th St. 78'-0" E/o Second Ave., Manhattan
House Number Street Distance from Nearest Corner Borough

To the Borough Superintendent:

Application is hereby made for approval of the plans and specifications herewith submitted and to be made a part hereof for the structure herein described, with the understanding that:

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Any permit issued under which no work is commenced within one year from the time of issuance shall expire by limitation. (Adm. Code C26-177.0.)

Work will be supervised by Licensed Architect, Professional Engineer or by a Superintendent of Construction who has had ten years' experience supervising building construction and who has been properly qualified. (Adm. Code C26-187.0.)

Work under this approval will not be commenced until a permit has been obtained, application for which will be filed with the Borough Superintendent, accompanied by satisfactory evidence that compensation insurance has been obtained in accordance with the provisions of the Workmen's Compensation Law. (Adm. Code C26-161.0.)

EXAMINED AND RECOMMENDED
FOR APPROVAL ON 6/15/69, 19

APPROVED 6/15/69, 19

Isadore M. Cohen Examiner
Borough Superintendent

HENRY GEORGE GREENE

(Typewrite Name)

states that he resides at 855 Avenue of the Americas
in the Borough of Manhattan; in the City of New York;
in the State of New York; that he is making this application for the approval of

Architectural

(Architectural, Structural, Mechanical, Etc.)

specifications herewith submitted and made part hereof.

Applicant further states that he has personally supervised the preparation of such

Architectural

(Architectural, Structural, Mechanical, Etc.)

the best of his knowledge and belief, the work will be carried out in compliance therewith, and the structure, if built in accordance with such plans, will conform with all applicable provisions of the charter, the administrative code, the multiple dwelling law, the labor law, the general city law, the zoning resolution, the rules of the board and all other laws governing building construction, except as specifically noted otherwise.

Applicant further states that he is duly authorized by Ramoy Realty Company

(Name of Owner)

who is 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, to make application for the approval of such detailed statements of specifications and plans, elevator or plumbing work (if any) and amendments thereto, in the said owner's behalf.

Applicant further states 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 structure, are as follows:

Owner's name Ramoy Realty Company Address 469 Seventh Avenue, N.Y.C.
(If a corporation, give full name and address of at least two officers.)

Julius B. Raynes - partner 469 Seventh Avenue, N.Y.C.

Harold Strassman - partner 469 Seventh Avenue, N.Y.C.

Lessee Address

Architect Henry George Greene Address 855 6th Ave., N.Y.C. 10001

Engineer Address

Superintendent Address

NOTICE—This statement must be TYPEWRITTEN and filed in QUADRUPLICATE.

That the said land and premises above referred to are situated, bounded and described as follows:
(NOTE—See diagram below)

BEGINNING at a point on the North side of East 12th Street distant 78'-0" feet East from the corner formed by the intersection of Second Avenue and East 12th Street

running thence North 51'-9" (Direction) feet; thence East 21'-0" (Direction) feet;

thence South 51'-9" (Direction) feet; thence West 21'-0" (Direction) feet;

to the point or place of beginning, being designated on the map as

Block No. 454 Lot No. 69

(SIGN HERE)

Henry George Greene



Applicant

AUTHORIZATION OF OWNER: I hereby state that I have authorized the applicant to file this application for the work specified herein.

(Signature of Owner or Officer of Corp.)

Falsification of any statement is an offense under Section 982-9.0 of the Administrative Code and is punishable by a fine of not more than five hundred dollars (\$500.00) or imprisonment of not more than sixty (60) days or both.

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.

Above Block and Lot Verified _____ 19__

House Number 303 E. 125th Dated 2/6/69 1969

Department of

President of the Borough of Manhattan
Topographical Bureau

Bureau of

PLOT DIAGRAM must be drawn to indicated scale, showing the correct street lines from the city plan; the plot to be built upon in relation to the street lines and the portion of the lot to be occupied by the building; the legal grades and the existing grades, properly identified, of streets at nearest points from the proposed buildings in each direction; the House numbers and the Block and Lot numbers. Obtain this data from Bureau of Sewers and Highways and the Tax Department or consult Plan Desk in each Borough as to where data is available. Show dimensions of lot, building, courts and yards.

Status of Street: private East 125th; public highway _____; other _____

The legal width of East 125th is 60 ft.; sidewalk width should be _____ ft.

The legal width of _____ is _____ ft.; sidewalk width should be _____ ft.

The street lines as shown in the diagram are substantially correct. Proposed changes in street lines and grades, if any, are indicated in red. The legal grades and the existing grades are indicated on the diagram thus: Legal Grade, 25.00. Existing, 24.00.

Dated 2/6/69 1969 Bureau of

DIAGRAM

