

ORIGINAL

DEPARTMENT OF BUILDINGS  
BOROUGH OF MANHATTAN AND THE BRONX  
Received APR 11 1899

FORM 54-1898.

Department of Buildings of the City of New York.

BOROUGH OF MANHATTAN AND THE BRONX.

Plan No. 803 *all* 189 Filed 189

NOTICE.—In making application for the approval of plans for light and ventilation of new tenement and lodging houses, or for alterations of existing tenement or lodging houses, the following drawings must be furnished. Plans of all floors, including cellar and basement, and, if necessary, transverse and longitudinal sections. All plans must be drawn to a uniform scale, not less than one-quarter inch to the foot, and be on tracing cloth or cloth prints, and each shaft or court properly designated and dimensions of same plainly marked thereat.

NOTICE.—This permit expires by its own limitation six months from date of approval of the plan by the Commissioner of Buildings, unless the building is then begun.

THOMAS J. BRADY,  
Commissioner of Buildings.

APPLICATION

TO THE

COMMISSIONER OF BUILDINGS

TO APPROVE PLANS FOR LIGHT AND VENTILATION OF PROPOSED TENEMENT OR LODGING HOUSE.

Pursuant to law, application is hereby made to the Commissioner of Buildings to approve plans herewith submitted for light and ventilation of the buildings described in the following specifications, which are made part of said plans. The plans and specifications are to be construed together, but in case of any difference between them these specifications, subject to such conditions as may be imposed by the Commissioner of Buildings, are to govern.

Location N. 57 E. 3rd St. Number of Buildings one

Owner Ernst Plath Address 60 E. Bway

Architect Kuntzer & Ruhl Address Spring St. cor. Bway

Dimensions of each Lot 20' x 92'

Dimensions of each Building 20 x 70'

Dimensions of each Extension \_\_\_\_\_

Number of floors above cellar ~~or basement~~ of main building 4 of extension \_\_\_\_\_

If it is proposed to alter an existing tenement or lodging house, or to convert a dwelling house or other building into a tenement or lodging house, state in what particulars:

This Building is a three story and basement dwelling house  
20' wide by 42 ft deep and is intended to be altered and extended to  
be 70 ft in depth to be occupied by one family each floor  
(4 families above cellar)

Cellar—How to be occupied? Coal bins and stove rooms

Basement—How to be occupied? by one family

Cellar ceiling—Height above sidewalk none

Basement ceiling—Height above sidewalk 3' 6"

	Cellar.	Basement.	1st floor.	2d floor.	3d floor.	4th floor.	5th floor.	6th floor.	7th floor.
How many families will occupy each floor.....	1	1	1	1	1				
Height of ceilings.....	6'6"	8'	11'4"	10'6"	10'				
Number of living rooms opening on shafts and courts.....		2	2	2	2				
Number of living rooms opening on street and yard.....		3	3	4	4				

Halls—How lighted and ventilated? windows & skylight over stair way

State dimensions of ventilating skylight over main hall 3' x 5'

Dimensions of windows for living rooms 12 square feet between the stop heads

Dimensions of windows for water-closet apartments over 3 sq. ft between the stop heads

Dimensions of fanlights over doors of living rooms where marked on plans 14" by width of resp. doors

Cellar—How lighted and ventilated? doors opening to areas and shaft

Basement—How lighted and ventilated? by doors & windows to street, yard & shafts.

" How made water-tight? —

Cellar—How lighted and ventilated? Cement doors opening to areas & shaft

" How made water-tight? Cement

Will cellar or basement ceiling be plastered? yes

What additional structure, if any, will be on lot? none

Distance from extreme rear of main building to rear line of lot 22

Distance from extreme rear of extension to rear line of lot —

	Cellar.	Basement.	1st floor.	2d floor.	3d floor.	4th floor.	5th floor.	6th floor.	7th floor.
Number and location of water-closets..	1	1	1	1	1				

How will the floor and sides of water-closet apartments be made water-tight? Slate platforms and slate backs & sides as far as platforms and water closet seats at least 16" high for bases.

How will water-closet apartments be ventilated? by windows of at least 3 sq. ft area between the stop heads leading to shaft with less than 10 square feet area

**OF LOT, SHAFTS, COURTS, YARDS, ETC.**

NOTE.—If several buildings and lots are of same dimensions throughout, one statement is sufficient. ALL COMPUTATIONS MUST BE MADE ON LEVEL OF FIRST STORY. SHAFTS LESS THAN TWENTY-FIVE SQUARE FEET IN AREA WILL NOT BE COMPUTED AS UNCOVERED SPACE.

NOTE.—Section 661, Laws 1887, as amended 1895, restricts the occupancy of any tenement or lodging house on any ordinary city lot to sixty-five per centum of the area of said lot, when such lot is not a corner lot, and empowers the Commissioner of Buildings to extend such occupancy to seventy-five per centum of the area of the aforesaid lot, provided "the light and ventilation of such tenement or lodging house are, in the opinion of the Commissioner of Buildings, materially improved." The same section also provides that no tenement or lodging house shall occupy more than ninety-two per centum of the area of a corner lot above the first story.

The limiting percentages that will be allowed under this provision of law is as follows:

Up to 80 feet.....	.75 per cent.	Up to 120 feet.....	.67 per cent.
" 90 ".....	.73 "	" 130 ".....	
" 100 ".....	.71 "	and above.....	.65 per cent.
" 110 ".....	.69 "		

For corner buildings upon lots less than 50 feet frontage, the maximum area that may be covered will be determined as follows:

Up to 80 feet.....	.92 per cent.	Up to 120 feet.....	.84 per cent.
" 90 ".....	.90 "	" 130 ".....	.82 "
" 100 ".....	.88 "	" 140 ".....	.80 "
" 110 ".....	.86 "	" 150 ".....	.78 "

For buildings greater than 50 feet frontage, the former tables of percentages will apply to that part which is in excess of 50 feet, and the latter scale for that which is under 50 feet.

While the uncovered area cannot be less than the above, it must be greater where required by the further regulations for shafts and fixing distance required at rear.

HOUSE No. 1.		HOUSE No. 2.		HOUSE No. 3.	
	Sq Ft.		Sq. Ft.		Sq. Ft.
Shaft		Shaft		Shaft	
No. 1, $7 \times 3 \frac{8}{8} = 25 \frac{2}{3}$		No. 1, x		No. 1, x	
" 2, x		" 2, x		" 2, x	
" 3, x		" 3, x		" 3, x	
" 4, x		" 4, x		" 4, x	
Court		Court		Court	
No. 1, x		No. 1, x		No. 1, x	
" 2, x		" 2, x		" 2, x	
Front Yard, } x		Front Yard, } x		Front Yard, } x	
Rear Yard, } $20 \times 22 = 440$		Rear Yard, } x		Rear Yard, } x	
Alley Yard, } x		Alley Yard, } x		Alley Yard, } x	
Total area of Shafts, } $465 \frac{2}{3}$		Total area of Shafts, } .....		Total area of Shafts, } .....	
etc.....		etc.....		etc.....	
House, $20 \times 70 = 1400$		House, x		House, x	
Lot, $20 \times 92 = 1840$		Lot, x		Lot, x	
Per cent. of lot covered } <i>less than 75%</i>		Per cent. of lot covered, } .....		Per cent. of lot covered } .....	

Remarks .....

And it is further understood by the owner and architect that these plans for light and ventilation of the above-described buildings are approved, and this permit is issued and accepted upon the following conditions in addition to the foregoing, and are hereby incorporated therewith, according as the same is a tenement or lodging house:

That strict adherence to the plans and specifications on which this permit is granted will be required by the Commissioner of Buildings unless permission in writing has been previously given by him allowing their modification.

That no part of the cellar or basement will be constructed during the erection or after the completion of these buildings, to be occupied wholly or in part as a dwelling, unless the same be approved herein, or a special permit in writing has been previously obtained from the Commissioner of Buildings, nor unless the same comply with the

Strict adherence to plans required.

Cellars, permit to occupy as a dwelling.

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 Borough Hall, St. George, S. I.

NOTICE—This Application must be TYPEWRITTEN and filed in QUADRUPPLICATE.

**ALTERED BUILDING**

ALT. APPLICATION No. **965** 194<sup>1</sup>BLOCK 445 LOT 58

LOCATION **57 East 3rd Street. (N/S 180 E. of 2nd Ave.)**

DISTRICT (Under Building Zone Resolution) USE **Business** HEIGHT **1 1/2** AREA **B**

EXAMINED AND RECOMMENDED FOR APPROVAL ON **6-18-41** 194  
**JUN 18 1941**  
Approved: \_\_\_\_\_ 194  
Borough Superintendent.

**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: \$ **4,000**
  - (3) PROPOSED OCCUPANCY: **Tenement Class A Multiple Dwelling (Single Room Occupancies.)**
- (NOTE: If a multiple dwelling, authorization of owner must be filed.)

STORY (Include cellar and basement)	BEFORE ALTERATION			AFTER ALTERATION						
	APTS.	ROOMS	USE	LIVE LOAD	NO. OF PERSONS			APTS.	ROOMS	USE
					MALE	FEMALE	TOTAL			
Cellar			Boiler Room & Storage							Boiler Room & Storage
B'ment.	1	6	1 Family		2	1	3	8/1	3	Single Room Occupancy
1st	1	6	1 "		3	2	5	8/1	5	" " "
2nd	1	7	1 "		3	3	6	8/1	6	" " "
3rd	1	7	1 "		3	3	6	8/1	6	" " "
4th	1	7	1 "		3	3	6	8/1	6	" " "

(4) SIZE OF EXISTING BUILDING:  
At street level 20 feet front 70 feet deep 20 feet rear  
At typical floor level 20 feet front 70 feet deep 20 feet rear  
Height<sup>1</sup> **B'ment. & 4** stories 52 feet

(5) SIZE OF BUILDING AS ALTERED:  
At street level feet front feet deep feet rear  
At typical floor level **same** feet front **same** feet deep **same** feet rear  
Height<sup>1</sup> stories feet

If volume of building is to be increased, give the following information: **No change**  
(6) AREA<sup>2</sup> OF BUILDING AS ALTERED: At street level Total floor area<sup>2</sup> sq. ft.  
(7) TOTAL HEIGHT<sup>3</sup> Cubic Contents<sup>4</sup> cu. ft.

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 structure 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.)

(8) CHARACTER OF PRESENT BUILDING:

Frame—	Fire-Protected—
Non-fireproof— <b>yes - Brick</b>	Metal—
Fireproof—	Heavy Timber—

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

Propose to Extend present Passageway on 1st, 2nd, 3rd & 4th stories to rear Fire Escape as indicated on plans, providing unobstructed means of Exit for Sleeping Rooms to new Fire Escapes at rear of Building and also erection of new Fire Escapes on Front of Building.

Passageway and rooms to be provided with Sprinkler Protection.

Erect new Bulkhead and Stair to roof.

Provide new Bath Rooms at center in B'ment., 1st, 2nd, 3rd & 4th stories as shown.

Remove stoop and provide Entrance thru Basement.

Remove partitions and erect new where shown.

Enclose present Boiler Room with 4" Terra Cotta Walls.

All Hall Doors to have Fire-Proof Self-Closing Doors.

*C.F.D. WILL BE OBTAINED - 6/11/41 RS*

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

If the building is to be enlarged or extended, the nature of soil must be indicated and plans must clearly show material and thickness of footings, foundations, upper walls, partitions, roofing, fireproofing, interior finish, window frames and sash and details of equipment installations.

REMARKS:—

State which mechanical work will be installed:

(Proper form must be filed)

Standpipe: \_\_\_\_\_

Sprinklers: Sprinkler applications will be filed at a later date

Fuel Oil: \_\_\_\_\_

Tanks: \_\_\_\_\_

Electrical: \_\_\_\_\_

Heating: \_\_\_\_\_ System \_\_\_\_\_ Fuel \_\_\_\_\_

Air cooling, refrigeration: \_\_\_\_\_

Miscellaneous (describe): \_\_\_\_\_

Plumbing: New fixtures to be installed as per Plumbing Specifications.

Is street on which building is to be erected now provided with a public sewer? \_\_\_\_\_

If not, what disposition will be made of waste and sewage? \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

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 QUADRUPPLICATE, 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. 965 194 1 BLOCK 445 LOT 58

Give Street No. and LOCATION 57 East 3rd Street. (N.S. 180' E. of 2nd Ave.)

FEES REQUIRED FOR

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. (Administrative 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 JUN 18 1941

Richard W. Campbell  
Borough Superintendent

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

Richard Shutkind  
(Typewrite name)

being duly sworn, deposes and says: That he resides at 147 - 4th Ave. in the City of N.Y., in the Borough of Manhattan

in the State of N.Y., that he is making this application for the approval of plans and specifications herewith submitted and made part hereof, for the building therein described. Deponent further says that he has personally supervised the preparation of the architectural & structural plans and that to 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 the provisions of the Building Code of the City of New York and with the provisions of all other laws and regulations applicable thereto in effect on this date.

Receiver in Foreclosure  
John J. Murphy

Deponent further says that he is duly authorized by John J. Murphy, Receiver in Foreclosure 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, 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 Owner of Record, Mortgagee & Tenants 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 structure are as follows:

Owner of Record Harold R. Zeide Chicago, Ill.  
Bessie Gorlin - Mortgagee - 244 E. 13th St., N.Y.C.  
Ester L. Weir - Tenant - 57 East 3rd St., N.Y.C.

Lessee Address  
Architect Richard Shutkind Address 147 - 4th Ave., N.Y.C.  
Engineer Address  
Superintendent Address

**DEPARTMENT OF HOUSING AND BUILDINGS**  
**BOROUGH OF MANHATTAN, CITY OF NEW YORK**

No. **28673**

Date **February 17, 1942**

**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 C.26-187.0 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

~~57 West 130 Street~~  
~~301st Street~~

Block **245** Lot **50**

, 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.

N.B. or Alt. No. ~~100-1741~~

Construction classification—~~Residential~~

Occupancy classification—~~Residential~~

Height **0** stories, **0** feet.

Date of completion—~~January 23, 1942~~

Located in ~~business~~ Use District.

Area **11**. Height Zone at time of issuance of permit **2940-1741**

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	
Cellar					<p>Residential Use</p> <p>Three (3) rooms,                      1st floor, occupancy                      1st floor had drying room</p> <p>Five (5) rooms,                      1st floor occupancy</p> <p>Two (2) rooms,                      1st floor occupancy</p> <p>Two (2) rooms,                      1st floor occupancy</p> <p>Fire Department provides                      fire alarm system October 27, 1941                      Fire alarm February 5, 1942                      Occupancy Time Detector                      February 11, 1942.</p>
Basement					
1st story					
2nd to 4th story					
5th story					

Sec. 6.1.2.3 sub-4 Building Code, C.26-273.0 Adm. Code  
 Prior to the occupation of any structure created or altered after January 1st, 1938 the authorized occupancy of each floor of such structure, as stated in the certificate of occupancy, shall be permanently posted under glass and maintained in the main entrance hall of such structure.

*Chester W. Caspell*  
 Borough Superintendent.

1551#

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.

INSTRUCTIONS—The NAME and ADDRESS of the OWNER or LESSEE of the building, and ARCHITECT or other representative must be stated. If owner is a corporation, state name and address of one of the executive officers. This application must be TYPEWRITTEN and SIGNED BY OWNER, LESSEE or any person authorized by owner or lessee.

APPLICATION FOR CERTIFICATE OF OCCUPANCY

APPLICATION No. 965 19 41 BLOCK 445 LOT 58  
(NEW Alt. ~~NEW~~)

PERMIT No. 19 41

LOCATION 57 East 3rd Street.

To the Borough Superintendent: DATE Dec. 30<sup>th</sup> 1941

The undersigned requests that a Certificate of Occupancy be issued to him stating that the Building at this location conforms to the requirements of the Building Code and all other laws, rules and regulations applicable thereto.

Owner Louvard Realty Corp. Address 246 East 13th St., N.Y.C.  
David Gorlin - Pres.

Lessee \_\_\_\_\_ Address \_\_\_\_\_

(Signed) David Gorlin Architect, Engineer or Representative.

Mail to David Gorlin Address 246 E. 13th St., NYC

Story	Live Loads Lbs. per Sq. ft.	Persons Accommodated			Apts.	Rooms	Use
		Male	Female	Total			
Cellar	<u>Conc. on earth</u>						<u>Boiler Room &amp; Storage</u>
Basement	40					3	<u>Laundry, Drying Room &amp; S.H.O.</u>
First Story	40					5	<u>Single Room Occupancy</u>
2nd "	40					6	" " "
3rd "	40					6	" " "
4th "	40					6	" " "

*0.2.1.  
No further  
alteration  
to be made  
by  
the  
owner  
or  
lessee  
of  
this  
building  
or  
any  
part  
thereof  
without  
the  
written  
consent  
of  
the  
Borough  
Superintendent  
of  
Housing  
&  
Buildings  
of  
the  
City  
of  
New  
York.*

Affidavit is herewith submitted for the issuance of a certificate of occupancy for the structure herein mentioned. (Administrative Code C26-187.0)

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

being duly sworn, deposes and says that he resides at 246 East 13th St. in the City of New York in the Borough of Manhattan in the State of New York that he has supervised the alteration of the structure at location indicated above.  
(Construction or Alteration)

The deponent further states that his relation to the above mentioned construction is described in paragraph b below.  
(a, b)

(a) That he was the \_\_\_\_\_, who supervised the construction work.  
(Licensed Architect or Professional Engineer)

(b) That he was the superintendent of construction who supervised the work, that he has had not less than ten years experience in supervising building construction.

The deponent further states that he has examined the approved plans of the structure herein referred to for which a certificate of occupancy is sought and that to the best of his knowledge and belief, the structure has been erected in accordance with the approved plans and any amendments thereto and as erected complies with the laws governing building construction except in so far as variations therefrom have been legally authorized and hereinafter noted:

Sworn to before me this 30<sup>th</sup> day of December 1941  
David Strickland (Notary Public or Commissioner of Deeds)  
COMMISSIONER OF DEEDS, CITY OF NEW YORK  
NEW YORK COUNTY CLERK'S No. 87  
COMMISSION EXPIRES Aug 4 1943  
David Gorlin (Signature)



THE CITY OF NEW YORK  
DEPARTMENT OF BUILDINGS

MANHATTAN  
Municipal Bldg.,  
New York 7

BROOKLYN  
Municipal Bldg.,  
Brooklyn 1

BRONX  
1932 Arthur Ave.,  
New York 57

QUEENS  
120-55 Queens Blvd.,  
Kew Gardens 24, L. I.

RICHMOND  
Boro Hall,  
St. George 1, S. I.

NOTICE—This Application must be TYPEWRITTEN and filed in QUADRUPLICATE

ALTERED BUILDING

BLOCK 445 LOT 58  
ZONING: USE DIST. R7-2  
HEIGHT DIST. 11/8/32  
AREA DIST. \_\_\_\_\_

DEPARTMENT OF BUILDINGS  
**1384**  
ISSUED OCT 30 1964  
DO NOT WRITE IN THIS SPACE

LOCATION 57 E. 3rd St., N/S 180' E. of 2nd Ave. Manhattan  
House Number, Street, Distance from Nearest Corner and Borough

EXAMINED AND RECOMMENDED FOR APPROVAL ON 6/29/64  
APPROVED JUN 29 1964  
*Valent. P. Jacobo* Examiner  
*Thomas V. [Signature]* Borough Superintendent

Initial fee payment 12.00

2nd payment of fee to be collected before a permit is issued—Amount \$ 15.00  
Verified by [Signature] Date 8/1/64

SPECIFICATIONS

- (1) Classification of Buildings to be Altered. (NOTE—See C26-238.0) 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. O.L.T. Cl. "A" M.D. (S.R.O.)  
(NOTE—If a multiple dwelling, authorization of owner must be filed)  
A new C of O (will) (will) be required.

A CERTIFICATE OF OCCUPANCY FOR THE ABOVE BUILDING IS REQUIRED

STORY (Include cellar and basement)	EXISTING LEGAL USE			PROPOSED OCCUPANCY						
	APTS.	ROOMS	USE	LIVE LOAD	NO. OF PERSONS			APTS.	ROOMS	USE
					MALE	FEMALE	TOTAL			
Cellar			boiler rm. & stg.	ON ground						boiler room & storage
B'ment		3	S.R.O. laundry & drying rm.						3	S.R.O. laundry & drying rm.
1st		5	S.R.O.						5	S.R.O.
2nd		6	S.R.O.						6	S.R.O.
3rd		6	S.R.O.						6	S.R.O.
4th		6	S.R.O.						6	S.R.O.

NOTE: maximum occupancy one person per room, except Basement & First Floor front room two persons.

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

Propose to reduce occupancy of all single rooms indicated on plans, to one person; so that there will be one existing bath room for each six (6) persons.

(5) Size of Existing Building:

At street level	20	feet front	70	feet deep	20	feet rear
At typical floor level	20	feet front	70	feet deep	20	feet rear
Height <sup>1</sup>	B & 4	stories	52	feet		

(6) If volume of Building is to be changed, give the following information: no change

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> None (Filed only to reduce number of persons)

Estimated Cost, exclusive of extension: no work to be performed

(8) Is Application made to remove violations? yes 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
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(10) State what disposition will be made of waste and sewage Public Sewer  
(Public sewer, Private sewer, Cesspool, etc.)

(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: none

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.

**DEPARTMENT OF BUILDINGS**

**BOROUGH OF MANHATTAN, THE CITY OF NEW YORK**

Date **October 24, 1966** No. **63677**

**CERTIFICATE OF OCCUPANCY**

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

This certificate supersedes C. O. No. **28673**

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

**57 East 3rd Street**

Block **445** Lot **52**

That the zoning lot and premises above referred to are situated, bounded and described as follows:

BEGINNING at a point on the **North** side of **East 3rd Street** distant **180** feet ~~east~~ **west** from the corner formed by the intersection of **2nd Avenue** and **East 3rd Street** running thence **east 20** feet; thence **west 20** feet; thence **north 96°-2'** feet; running thence **south 95°-2'** feet; thence \_\_\_\_\_ feet;

to the point or place of beginning, conforms substantially to the approved plans and specifications, and to the requirements of the Building Code, the Zoning Resolution and all other laws and ordinances, and of the rules 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 646e of the New York Charter have been complied with as certified by a report of the Fire Commissioner to the Borough Superintendent.

N.B. or Alt. No. \_\_\_\_\_ Construction classification— **Class 3 Nonfireproof**  
 Occupancy classification— **Single Room Occupancy** Height **3 1/2** stories, **52** feet.  
 Date of completion— **January 12, 1966** Located in **3 7-2** Zoning District.  
 at time of issuance of permit. **4200-1964**

**This certificate is issued subject to the limitations hereinafter specified and to the following resolutions of the Board of Standards and Appeals: and The City Planning Commission:**

(Calendar numbers to be inserted here)

**PERMISSIBLE USE AND OCCUPANCY**

Off-Street Parking Spaces \_\_\_\_\_  
 Off-Street Loading Berths \_\_\_\_\_

STORY	LIVE LOADS Lbs. per Sq. Ft.	PERSONS ACCOMMODATED	USE
Cellar	On Ground		Boiler room and storage.
Basement			Three (3) rooms—single room occupancy, tenants' laundry and drying room.
1st Story			Five (5) rooms—single room occupancy.
2nd, 3rd & 4th Stories			Six (6) rooms, single room occupancy on each story.
NOTE:			The single room occupancy room at front in basement and on 1st story is limited to be occupied by not more than two (2) persons in each said room.  All other single room occupancy rooms, including those over 130 square feet on all floors of this building, are limited to be occupied by not more than one (1) person in each said room.  <u>FIRE DEPARTMENT APPROVALS:</u> Sprinkler System—October 29, 1941. Interior Fire Alarm and Watchman's Time Detector—February 12, 1942. Fuel Oil Permit No. C 118066.

Borough Superintendent

37065

**DEPARTMENT OF BUILDINGS**

**BOROUGH OF Manhattan, THE CITY OF NEW YORK**

**MANHATTAN**  
Municipal Bldg.,  
New York 7

**BROOKLYN**  
Municipal Bldg.,  
Brooklyn 1

**BRONX**  
1932 Arthur Avenue,  
New York 57

**QUEENS**  
120-55 Queens Blvd.,  
Kew Gardens 24, L. I.

**RICHMOND**  
Boro Hall,  
St. George 1, S. I.

**INSTRUCTIONS**—The NAME and ADDRESS of the OWNER or LESSEE of the building, and ARCHITECT or other representative must be stated. If owner is a corporation, state name and address of one of the executive officers. This application must be TYPEWRITTEN and SIGNED BY OWNER, LESSEE or any person authorized by owner or lessee.

**APPLICATION FOR CERTIFICATE OF OCCUPANCY**

APPLICATION No. Alt. 1384 19 63 BLOCK 445 LOT 58  
(N.B. Alt. B.N.)

PERMIT No. 19

LOCATION 57 E. 3rd St., N/S 180' E. of Second Ave.

To the Borough Superintendent: DATE 19

The undersigned requests that a permanent Certificate of Occupancy be issued to him stating that the Building at this location conforms to the requirements of the Building Code and all other laws, rules and regulations applicable thereto.

Owner Louvad Realty Corp. Address 244 E. 13th St., N.Y.C.

Lessee \_\_\_\_\_ Address \_\_\_\_\_

(Signed) [Signature] Architect, Engineer or Representative.

Mail to Suirley Gorlin Address 244 E. 13th St., N.Y.C.

Story	Live Loads Lbs. per Sq. ft.	Persons Accommodated			Apts.	Rooms	Use
		Male	Female	Total			
Cellar	on grd.						<u>boiler rm. &amp; storage</u>
Basement						3	<u>furnished rooms</u> <small>NEW LAUNDRY &amp; DRYING RMS.</small>
First Story						5	furnished rooms
2nd						6	furnished rooms
3rd						6	furnished rooms
4th						6	furnished rooms

Note: FRONT ROOM ON BASEMENT & 1ST ST. LIMITED TO NOT MORE THAN 2 PERSONS IN EACH RM.  
ALL OTHER ROOMS IN BLDG. LIMITED TO NOT MORE THAN 1 PERSON IN EACH RM.

CONTINUE ON OTHER SIDE IF NECESSARY

Affidavit is herewith submitted for the issuance of a certificate of occupancy for the structure herein mentioned. (Administrative Code C26-187.0)

STATE AND CITY OF NEW YORK  
COUNTY OF

ss.: [Signature]  
Jack Gorlin  
(Typewrite Name)

being duly sworn, deposes and says that he resides at 225 E. 14th St. in the City of New York in the Borough of Manhattan in the State of New York

that he has supervised the Alteration of the structure at location indicated above.  
(Construction or Alteration)

The deponent further states that his relation to the above mentioned construction is described in paragraph below.

(a, b)

(a) That he was the Professional Engineer, who supervised the construction work.  
(Licensed Architect or Professional Engineer)

(b) That he was the superintendent of construction who supervised the work, that he has had not less than ten years experience in supervising building construction.

The deponent further states that he has examined the approved plans of the structure herein referred to for which a certificate of occupancy is sought and that to the best of his knowledge and belief, the structure has been erected in accordance with the approved plans and any amendments thereto and as erected complies with the laws governing building construction except in so far as variations therefrom have been legally authorized and hereinafter noted:

JACK GORLIN

Sworn to before me this 19 day of July 1963

[Signature]  
(Notary Public or Commissioner of Deeds)