

PLAN No. 1492

Original

APPLICATION TO ALTER, REPAIR, ETC.

1

Application is hereby made to alter as per subjoined detailed statement of specification for Alterations, Additions or Repairs to buildings already erected, and we herewith submit Plans and Drawings of such proposed alterations; and we do hereby agree that the provisions of the Building Law will be complied with, whether the same are specified herein or not.

NEW YORK,

July 3 1886

(Sign here)

W. J. Gardner

- 1. State how many buildings to be altered, One
- 2. What is the street or avenue and the number thereof? 163 Sixth Ave, N.W. Cor 10th
- 3 How much will the alteration cost, \$ 5000.

GIVE THE FOLLOWING INFORMATION AS TO THE PRESENT BUILDING :

- 1. Size of lot on which it is located, No. feet front, 27'; feet rear, 27'; feet deep, 76'
- 2. Size of building, No. of feet front, 27'1"; feet rear, 27'1"; feet deep, 60. No. of stories in height, 3; No. of feet in height, from curb level to highest point of beams, 46
- 3. Material of building, Brick; material of front, Brick
- 4. Whether roof is peak, flat, or mansard, Flat
- 5. Depth of foundation walls, 13 feet; thickness of foundation walls, 20; materials of foundation walls, Stone
- 6. Thickness of upper walls, 12 inches. Material of upper walls, Brick
- 7. Whether independent or party-walls, Independent
- 8. How the building is occupied, As store, lodge room, dwelling.

IF TO BE RAISED OR BUILT UPON, GIVE THE FOLLOWING INFORMATION :

- 1. How many stories will the building be when raised?
- 2. How 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; 1st tier, x; 2d tier, x. Distance from centres on tier, inches; tier, inches.
- 6. How will the building be occupied?

IF TO BE EXTENDED ON ANY SIDE, GIVE THE FOLLOWING INFORMATION :

- 1. Size of extension, No. feet front, 16'; feet rear, 13'; feet deep, 8; No. of stories in height, 1; No. of feet in height, 12
- 2. What will be the material of foundation walls of extension, Stone. What will be the depth 12 or 13 feet. What will be the thickness, 20 inches.
- 3. Will foundation be laid on earth, rock, timber or piles, Earth

IF TO BE EXTENDED ON ANY SIDE, GIVE THE FOLLOWING INFORMATION :

4. What will be the base—stone or concrete? *Stone*. If base stones, give size, and how laid
24 in sq. edge to edge If concrete, give thickness, _____
5. What will be the sizes of piers? *no piers*
6. What will be the thickness of upper walls in 1st story, *12* inches ; 2d story, _____ inches ;
3d story, _____ inches ; from thence to top, _____ inches ; and of what materials to be
constructed, *Hard brick in sand & lime mortar*
7. Whether independent or party walls ; if party walls, give thickness thereof, *(Ind)* inches ;
8. With what material will walls be coped? *Blue Stone*
9. What will be the materials of front? *No front* If of stone, what kind _____
Give thickness of front ashlar, _____, and thickness of backing thereof, _____
10. Will the roof be flat, peak, or mansard? *Flat*
11. What will be the materials of roofing? *Tim*
12. Give size and material of floor beams, 1st tier, *Spence, 3 x 9* ; 2d tier, _____
_____ x _____ ; 3d tier, _____ x _____ ; 4th tier, _____ x _____ ; 5th tier,
_____ x _____ ; 6th tier, _____ x _____ ; roof tier, *Spence*
3 x 9. State distance from centres on 1st tier, *16* inches ; 2d tier, _____ inches ; 3d tier,
_____ inches ; 4th tier, _____ inches ; 5th tier, _____ inches ; 6th tier, _____ inches ;
roof tier, *16* inches.
13. If floors are to be supported by columns and girders, give the following information : Size and material
of girders under 1st floor, *None* under upper floors, _____
Size and material of columns under 1st floor, _____
under upper floors, _____
14. If the front, rear or side walls are to be supported, in whole or in part, by iron girders or lintels, give
definite particulars, *None*
15. If girders are to be supported by brick piers and columns, state the size of piers and columns.
None
16. How will the extension be connected with present or main building?
17. How will the extension be occupied? If for dwelling purposes, state how many families are to occupy
each floor, *As Hall and stairway*

IF ALTERED INTERNALLY, GIVE DEFINITE PARTICULARS AND STATE HOW THE
BUILDING WILL BE OCCUPIED.

*The 1st & 2^d tiers of beams will be lowered as
shown on section, all old beams framed for
new chimneys, the old partitions will be re-
placed by the new ones indicated on plan.
New columns (iron) & girders will be put under 1st & 2^d
& 3^d tiers of beams. — New chimneys to be built*

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:

*There will be new window ^{and door} openings made in
front rear and gable walls as shown —
The front stone columns & girders will be
taken out and iron columns and girders
put in as per plan —*

Owner John W. Hammersley Address 255 5th Ave
Architects W & J Gardiner Address 1262 Broadway
Mason, _____ Address _____
Carpenter, _____ Address _____

REPORT UPON APPLICATION.

Fire Department City of New York,

BUREAU OF INSPECTION OF BUILDINGS.

NEW YORK, July 9 1886

To the Superintendent of Buildings.

I respectfully report that I have thoroughly examined the foregoing-described building, and find the same to be built of Bricks, _____ feet in height, 27 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 Bricks 12

and that the mortar in said walls is Good and that all the walls are Good.

(The Inspector must here state what defects, if any, are in the walls, beams or other part of the building)

All the floors are deficient

John Hayes Inspector.

THE BUILDING LAW REQUIRES

- 1st.—All stone walls, must be properly bonded.
- 2d.—All skylights, over 3 feet square, must be of iron and glass.
- 3d.—All buildings over 2 stories or above 25 feet in height, *except dwellings and churches*, on streets less than 30 feet wide, must have iron shutters on *every* window and opening above the 1st story. The front windows on streets over 30 feet wide are exempted.
- 4th.—Outside fire escapes are required on all dwelling houses over two stories in height, occupied or built to be occupied by two or more families on any floor above the first, and on office buildings, hotels, 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 $\frac{1}{2}$ x $1\frac{1}{2}$ 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 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 x $\frac{3}{4}$ inch wrought iron, and in all cases must go through the walls, and be secured by nuts and 4 inch square washers, at least $\frac{3}{4}$ 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 x $\frac{3}{4}$ 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 $\frac{1}{2}$ x $3\frac{1}{2}$ inch wrought iron sides or strings. Steps may be of cast iron of the same width of strings, or $\frac{3}{4}$ 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 $1\frac{1}{2}$ x $\frac{3}{4}$ inch slats placed not over $1\frac{1}{2}$ inches apart, and secured to iron battens $1\frac{1}{2}$ x $\frac{3}{4}$ 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 $1\frac{1}{2}$ x $\frac{3}{4}$ inch sides and $\frac{3}{4}$ 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.

In constructing all balcony fire escapes, the manufacturer thereof shall securely fasten to each balcony in a conspicuous place, a CAST IRON PLATE having suitable raised letters on same, to read as follows:

“NOTICE! ANY PERSON PLACING ANY INCUMBRANCE ON THIS BALCONY IS LIABLE TO A PENALTY OF TEN DOLLARS AND IMPRISONMENT FOR TEN DAYS.”

~~No~~ No Fire Escape will be approved by this Bureau if not in accordance with above specifications. ~~It~~

5th.—All walls must be coped with stone or terra cotta. If coped with stone, the stone must not be less than $2\frac{1}{2}$ inches thick; and if with terra cotta, the terra cotta must be made with proper lap joints.

6th.—Roofs must be covered with fire-proof material.

7th.—All cornices must be fire proof.

8th.—All FURNACE FLUES OF DWELLINGHOUSES shall have at least eight-inch walls on each side. The inner four inches from the bottom of flue to the top of the second tier of floor beams, 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 fifteen 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.

Office of the Borough President of the Borough of Manhattan,
In The City of New York.

THE BUREAU OF BUILDINGS FOR THE BOROUGH OF MANHATTAN

Office, No. 220 FOURTH AVENUE,
S. W. Corner 18th Street.

Plan No. 335

APPLICATION FOR ERECTION OF BRICK BUILDINGS,

Application is hereby made to the Superintendent of Buildings of The City of New York, for the Borough of Manhattan, for the approval of the detailed statement of the specifications and plans herewith submitted, for the erection of the building herein described. All provisions of the law shall be complied with in the erection of said building whether specified herein or not.

(Sign here)

John J. Kenney

THE CITY OF NEW YORK,

BOROUGH OF MANHATTAN,

June 2 190 *5*

1. State how many buildings to be erected. one

2. What is the exact location thereof? (State on what street or avenue; the side thereof, the number of feet from the nearest street or avenue, and the name thereof) 163 First Ave and

241 East 10th St. A West Corner

3. Will the building be erected on the front or rear of lot? in yard

4. How to be occupied? closets If for dwelling, state the number of families in each house. front house 4 families Rear 3 families

5. Size of lot? 26 feet front; 26 feet rear; 100 feet deep.

Give diagram of same.

6. Size of building? 17 feet front; 17 feet rear; 4 ft 4 in feet deep.

Size of extension? feet front; feet rear; feet deep.

Number of stories in height: outhouse main building? Extension?

Height from curb level to highest point: main building? 10 feet. Extension? feet.

7. What is the character of the ground: rock, clay, sand, etc.? Clay

8. Will the foundation be laid on earth, rock, timber or piles? concrete

9. Will there be a cellar? no

10. What will be the base, stone or concrete? Concrete If base stones, give size and thickness, and how laid. If concrete, give thickness

8"

11. What will be the depth of foundation walls below curb level or surface of ground? 5 ft

12. Of what will foundation walls be built? Brick

13. Give thickness of foundation walls: front, 12 inches; sides, 12 inches; rear, 12 inches; party, 7 inches.

- 43. How basement to be occupied?
How made water-tight?
- 44. How will cellar stairs be enclosed?
- 45. How cellar to be occupied?
How made water-tight?
- 46. Will shafts be open or covered with louvre skylights full size of shafts?
.....
Size of each shaft?
- 47. Dimensions of water closet windows?
Dimensions of windows for living rooms?
- 48. Of what materials will hall partitions be constructed?
- 49. Of what materials will hall floors be constructed?
- 50. How will hall ceilings and soffits of stairs be plastered?
- 51. Of what material will stairways be constructed?
Give sizes of stair well holes
- 52. If any other building on lot, give size: front; rear; deep; stories high; how occupied; on front or rear of lot; material
How much space between it and proposed building?
- 53. How will floors and sides of water closets to the height of 16 inches be made waterproof?

6 Common Water Closets in yard

- 54. Number and location of water closets: Cellar; 1st floor; 2d floor; 3d floor; 4th floor; 5th floor; 6th floor; 7th floor
- 55. What is the estimated cost of each building, exclusive of lot? \$ *\$1400*

56. What is the estimated cost of all the buildings, exclusive of lots? \$

Owner, *New York Life Insurance Co* Address, *106 Broadway*
 Architect, *John J. Kenney* " *135 W. 24th St*
 Superintendent, *Egden Clarkson* " *5 part 27th St*
 Mason, *Thomas D. Connor* " *1123 Broadway*
 Carpenter,

If a Wall, or Part of a Wall already built is to be used, fill up the following:

THE CITY OF NEW YORK,
 BOROUGH OF MANHATTAN, 190

The undersigned gives notice that intend to use the wall of building
 as party wall in the erection of the building hereinbefore described, and respectfully requests that the same be examined and a permit granted therefor. The foundation wall built of inches thick, feet below curb; the upper wall built of inches thick, feet deep, feet in height.

(Sign here)

ORIGINAL

Form 121.

TENEMENT HOUSE DEPARTMENT

OF

THE CITY OF NEW YORK

Tenement House Department

MANHATTAN OFFICE,
No. 44 EAST 23d STREET,
S. W. Cor. 4th Avenue.

BRONX OFFICE,
Nos. 2806-8 THIRD AVENUE
Near 148th Street.

RECEIVED
No. 44 COURT STREET,
Cor. Joralemon Street.

1657

SEP 15 1909

PLAN No. SLIP ALT.

190

FILED

190

APPLICATION FOR SLIGHT ALTERATIONS AND REPAIRS.

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 **alteration of the Tenement House** herein described. THE APPLICANT AGREES TO COMPLY WITH ALL PROVISIONS OF LAW AND ORDINANCES IN THE ALTERATION OF SAID BUILDING, WHETHER SPECIFIED HEREIN OR NOT.

(Sign here)

Edu. Downey

Address

543 East 85th St.

NOTE.—The above signature to be that of the owner or of the person authorized by him to make application.

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.

INSTRUCTIONS.

VERY IMPORTANT THAT SAME BE CAREFULLY READ.

Four sets of Applications and three sets of Drawings must be filed.

NOTE.—One approved set of drawings and one approved copy of application must be kept at the premises and accessible to the Inspector, not for use as working drawings but solely for purposes of reference. This reference set of plans and application must be returned to the Department with all applications for amendment, so that the same may be recorded thereon, or new drawings showing such proposed changes must be filed.

All plans must be drawn to a uniform scale, not less than one-quarter inch to the foot, and be on linen tracing cloth or be cloth prints, and the proposed new work must be clearly distinguished from the old work by dotted lines or by other conventional methods.

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 reference set of drawings and application, above referred to, will be delivered to the person recorded as superintending the construction of the building, and the fourth copy of the application to the architect. 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 3), 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 on Form 103.

With each application shall also be filed a block plan, on sheet 8 1/4 x 13 1/2 in. (on linen tracing cloth or cloth print), giving dimensions and boundaries of each lot, distance of same from adjacent streets, the size of the building, with general dimensions, including dimensions of all courts, yards, areas, shafts and offsets from the same.

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 changes made in drawings or applications, after the date of original filing, must be made in red ink, and each 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. If alterations to plumbing are proposed form 121 a must also be filed.

NOTE.—Where it is proposed to convert or alter to the purposes of a tenement house a building not erected for such purpose, 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.

Borough of *Manhattan* Date *Sept* 190 *9*

1. No. of tenement houses to be altered *One*

2. Location *243 E 10th St x 163-1st Ave.*

3. Owner *Kamersley Estate* Address *346 B'way*

4. Architect *Edu. Downey* Address *543 E 85th St.*

5. Estimated cost of alterations or repairs *\$60.00*

6. Size of each lot? *25* front; *78-15"* deep.

7. Size of each building? *25* front; *66* deep.

8. Material of building? *Brick*

9. Is the building that is to be altered on the front or rear of the lot? *Front*

10. Is there any other building on the lot? *No* For what purpose will it be used?

11. How occupied at present? tenement No. of families? 1
Basement..... 1st Fl. store 2d Fl. 2 3d Fl. 1 4th Fl. 1
5th Fl. 6th Fl.

12. How occupied after alterations are completed? family furnished room No. of families? 1
Basement..... 1st Fl. store 2d Fl. furnished room 3d Fl. room 4th Fl. furnished room
5th Fl. 6th Fl.

13. Is there a basement? no Is there a cellar? yes

14. Number of stories above cellar or basement? 3 Height of cellar or basement ceiling above curb? 3 feet

15. Will the building or any part thereof, or any part of the premises, be occupied during the progress of the proposed alteration? yes

If the building is to be occupied during alterations give the following information :

A. Will the front, rear, or side walls or any portion thereof be removed? no

State in detail in what manner and for what purpose.....

B. Will a proper and sufficient means of egress from the building to street, to yard, and to fire escapes be maintained at all times during the progress of the alteration? yes

C. Are the fire escape balconies, stairs or ladders, or any portion of same to be altered or removed? Give details no

D. Will the entrance hall, stairs, stair halls, public halls or access to roof be altered? no
State in what respects.....

E. Are the general water closet accommodations to be altered? State in what respects no

F. Will the occupants of the building be fully provided with proper water closet accommodations during the progress of the alterations? yes

G. Will there be an adequate and sufficient supply of water on all floors at all hours of the day and night? yes

H. Will there be a light kept burning in the public hallway near the stairs upon the entrance story, and upon the second story above the entrance story, from sunset to sunrise? State character of light gas

No alterations or repairs except the following are proposed to be made to the said tenement house:—

ink in hallway "4 3/4" floors to be removed & wash basins to be installed instead also all cooking stores to be removed except on 2nd floor west side Building after alteration will be occupied as dwelling for one family furnished room & store.

Signature of applicant John Downey

Address 5nd 283rd St N York

BUREAU OF BUILDINGS

BOROUGH OF MANHATTAN, CITY OF NEW YORK

3293

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.

BUREAU OF BUILDINGS
OF THE CITY OF NEW YORK
Received NOV 29 1920
FOR THE BOROUGH
OF MANHATTAN

ALT. APPLICATION No. 3293 192-

LOCATION 163 First Ave. N.W. Cor. of BLOCK 452 LOT 37
First Ave. and Tenth St.

When properly signed by the Superintendent of Buildings of the Borough of Manhattan, this application becomes a PERMIT as required by the Building Code of The City of New York, to perform such work as is described in the foregoing statement and the attached plans and specifications which are a part hereof.

EXAMINED AND RECOMMENDED FOR APPROVAL ON Jan. 20 1921
P. P. Ruberman
Examiner

APPROVED JAN 20 1921 192
as. M.
Superintendent of Buildings, Borough of Manhattan

NEW YORK CITY, NOV. 30 1920

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 ALTERATION of the building therein described,—with the understanding that if no work is performed 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 the rules and regulations of the Bureau of Buildings for the Borough of Manhattan, all provisions of the Building Code of The City of New York, and with every other provision of law relating to this subject in effect at this date.

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 230 Grand 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 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 163 First Ave. NW Cor. 10th. 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 **Juilius Singer** [Name of Owner or Lessee] and that **Harry Hurwitz** is duly authorized by the aforesaid **Juilius Singer** to make application for the approval of such detailed statement of specifications and plans (and amendments thereto) in his 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 **Juilius Singer** 90 Eldridge St.

Lessee _____

Architect **Harry Hurwitz** 230 Grand St.

Superintendent _____

The said land and premises above referred to are situate at, bounded and described as follows, viz.: BEGINNING at a point on the N.W. Cor. side of First Ave. and Tenth St.

distant 0' feet 0" from the corner formed by the intersection of First Ave. and Tenth St. running thence North 27 feet; thence West 100 feet; thence South 27 feet; thence East 100 feet

to the point or place of beginning, being designated on the map as Block No. 452 Lot No. 37

(SIGN HERE) *Harry Hurwitz* Applicant

Sworn to before me, this 29th day of November 1920

Dimensions and Lot and Block numbers agree with Land Map.

[Signature]
Date Nov 29 1920 Tax Dept.
(Title)

ALTERATION PERMIT

**BUREAU OF BUILDINGS
BOROUGH OF MANHATTAN
CITY OF NEW YORK**

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



BUREAU OF BUILDINGS

BOROUGH OF MANHATTAN, CITY OF NEW YORK

NOTICE—This Application must be TYPEWRITTEN and filed in TRIPLICATE.
 “SPECIFICATIONS—SHEET A” [Form 152] must be filed with EVERY Alteration Application.
 “SPECIFICATIONS—SHEET B” [Form 158] must be filed, in addition, in case the building is to be raised in height or occupancy changed so as to increase floor loads, or if building is to be enlarged on one side.

RECEIVED NOV 20 1920
 FOR THE BOROUGH OF MANHATTAN

ALT. APPLICATION No. 3298 ¹⁹²⁰ ~~192~~

LOCATION 163 First Ave. N.W. Cor. of First Ave and Tenth St.

Examined 192 Examiner.

SPECIFICATIONS—SHEET A

- (1) NUMBER OF BUILDINGS TO BE ALTERED one
Any other building on lot or permit granted for one? no
- (2) ESTIMATED COST OF ALTERATION: \$ 15,000
- (3) OCCUPANCY (in detail): Lodging House. Stores on first floor and sleeping quarters on 2nd, 3rd, and 4th floors.
Of present building
Lodging House. Stores on first floor and sleeping quarters on 2nd, 3rd, and 4th floors.
Of building as altered
- (4) SIZE OF EXISTING BUILDING:

At street level	27	feet front	57	feet deep
At typical floor level	27	feet front	49' 4"	feet deep
Height	4	stories	50	feet
- (5) SIZE OF BUILDING AS ALTERED:

At street level	27'	feet front	100	feet deep
At typical floor level	27	feet front	49' 4"	feet deep
Height	4	stories	50	feet
- (6) CHARACTER OF CONSTRUCTION OF PRESENT BUILDING: ordinary
[Frame, Ordinary or Fireproof]
- (7) STATE GENERALLY IN WHAT MANNER THE BUILDING WILL BE ALTERED:

It is proposed to:
Install two new waterclosets on the second, third, and fourth floors of main building.
Erect a store extension of ordinary construction.
Rearrange the dividing partition of the existing stores.
Make present stores flushed with the building line.
And to close some minor openings in walls of main building; all of which are shown on plans.



ORIGINAL
8A-2144-38-Bu
3114

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 TRIPPLICATE

BUILDING NOTICE

Application for Minor Structures, Minor Alterations and Repairs

APPLICATION No. 3114 1940 Block 452 Lot 37
PERMIT No. 19 Sec. Vol.
LOCATION 163- 1st Avenue - 243 E. 10th Street, N/W Cor.

FEES REQUIRED FOR

DISTRICT (under building zone resolution) Use Business Height 1 1/2 Area B

EXAMINED AND RECOMMENDED

FOR APPROVAL ON Aug 21 1940 8/21/1940 19 40 W. J. Somerville
Examiner.

APPROVED 19
Borough Superintendent

City of New York, August 15th, 19 40

To THE BOROUGH SUPERINTENDENT:

Application is hereby made for approval of the plans and specifications herewith submitted, and made a part hereof, for the erection or alteration 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 the rules and regulations of the Department of Housing and Buildings, all provisions of the Administrative Code of the City of New York, and with every other provision of law relating to the erection or alteration of said structure in effect at this date.

(Sign Here) W. Randolph Oppenheimer APPLICANT

(HERE STATE DEFINITELY NATURE OF PROPOSED WORK)

I propose to As shown on plan filed with this application, it is proposed to re-model the present 1st Avenue & E. 10th Street store fronts, which are to be set flush with the building line (no structural changes)

1. Show material used. Work must be of incombustible material

OK to see plan of 8/21/40

Kalamazoo frames & base of incombustible material Aug 15/40 500

Is this a new or old building? Old

If old building, give character of construction Non-fireproof

Number of stories high 4 stories

How occupied Class A, M.D. O.L.T.

Is application made to remove a violation? No

How to be occupied Class A, M.D. O.L.T.

Cost \$ 200.

DEPARTMENT OF HOUSING & BUILDINGS

Form 14-85M-70148 114

RECEIVED SEP 19 1949

CITY OF NEW YORK
DEPARTMENT OF HOUSING AND BUILDINGS

ALTERED BUILDING

NOTICE—This Application must be TYPEWRITTEN and filed in QUADRUPPLICATE

ALT. No. 1646 ¹⁹⁴⁹ ~~1948~~ BLOCK 452 LOT 37

LOCATION 163 First Ave., & 241-243 E. 10th. St. N. W. Cor.
House Number, Street, Distance from Nearest Corner and Borough

ZONING: USE DIST. Local Retail HEIGHT DIST. 1 1/2 AREA DIST. B

Initial fee payment—Amount \$ 3²⁰ 1st Receipt No. 25895

Date 9/16/49 Cashier [Signature]

15,000 alt = 21⁰⁰ + 5²⁰ Ext. = 26²⁰ (26²⁰ - 3²⁰)
2nd payment of fee to be collected before a permit is issued—Amount \$ 23⁰⁰

Verified by R. M. [Signature] Date Oct 14 1949

2nd Receipt No. 26836 Date 10/14/49 Cashier [Signature]

EXAMINED AND RECOMMENDED

FOR APPROVAL ON 9-23 1949 [Signature] Examiner.

APPROVED SEP 23 1949 1949 [Signature] Borough Superintendent.

SPECIFICATIONS

- (1) Classification of Buildings to be Altered. (NOTE—See C26-238.0) **Brick Non F.P.**
- (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. **Stores & Offices**
(NOTE—If a multiple dwelling, authorization of owner must be filed)
A new C of O (will) (will not) be 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			Storage							Storage
1st.			Stores	75#	12		12			Stores
2nd.	2	8	OFFICES Vacant	50	8	8	16			Offices
3rd.	2	12	Vacant							To Be Removed
4th.	2	12	Vacant							To Be Removed

ORIGINAL

(2)

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

Propose to remove 3rd. and 4th. stories of main building, and extend 2nd. story to cover entire lot as shown. Erect new partitions forming offices, corridor, stair enclosure and toilet rooms on 2nd. floor, and divide present corner store into two stores also erect two new toilet rooms on first floor as shown on plans, erect new show windows in corner stores. Replace floor beams on 2nd. story and arrange windows as indicated. Replace with new stairs 1st. to 2nd. floor & provide ladder and scuttle to roof.

Budy removed from m & d plan. DWO 9/1/54

(5) Size of Existing Building:

At street level 26'11 1/2" feet front 100' feet deep 26'11 1/2" feet rear
At typical floor level 26'11 1/2" feet front 50' feet deep 26'11 1/2" feet rear
Height¹ 4 stories 50' feet

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

At street level 26'11 1/2" feet front 100' feet deep 26'11 1/2" feet rear
At typical floor level 26'11 1/2" feet front 100' feet deep 26'11 1/2" feet rear
Height¹ 2 stories 23 feet

Area² of Building as Altered: At street level 2650 Total floor area² 5300 sq. ft.
Total Height³ 23 Additional Cubic Contents⁴ 121,900 cu. ft.

(7) Estimated Cost of Alteration:⁵ ~~\$10,000~~ 19,000
Estimated Cost, exclusive of extension:

(8) Is Application made to remove violations? 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 Sand & Clay Bearing capacity 3 Ton

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

(11) Does this Application include Dropped Curb?
(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? Length feet.
Will any other miscellaneous temporary structures be required?
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. Uses should be related to pertinent legal terms, e.g., use terms like factory rather than loft, auto repairs rather than brake testing, etc.

DEPARTMENT OF HOUSING AND BUILDINGS

BOROUGH OF ~~MANHATTAN~~, CITY OF NEW YORK

No. 58989
Date March 23, 1950

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

163 First Avenue, 243 West 14th Street

Block 492 Lot 37

, 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. Class 3

N.B. or Alt. No.— 1946-1947

Construction classification— ~~non-fireproof~~

Occupancy classification— ~~Commercial~~ . Height 2 stories, 23 feet.

Date of completion— ~~March 21, 1950~~ . Located in ~~Local~~ Retail Use District.

Area 12 . Height Zone at time of issuance of permit 432-1949

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	
Basement	on ground				Storage
1st story	75	12	0	12	Stores
2nd story	50	8	8	16	Offices

[Signature]
Borough Superintendent.

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

No. **80989**
 Date **March 23, 1950**

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 ~~newly altered—existing—building—premises~~ located at
163 First Avenue, 243 East Tenth street

Block **452** Lot **37**

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.

~~XXXX~~ Alt. No.— **1646-1949** Construction classification— **nonfireproof**

Occupancy classification— **Commercial** . Height **2** stories, **23** feet.

Date of completion— **March 21, 1950** . Located in **Local Retail Use District.**

B Area **1 1/2** Height Zone at time of issuance of permit **2325-1949**

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	on ground				Storage
1st story	75	12	---	12	Stores
2d story	50	8	8	16	Offices

Sec. 6173 sub 4 Building Code, C.26-273.0 Adm. Code
 "Notwithstanding to the contrary of any provision contained in this section or in any other section of the Code of this City, the use of glass in the form of solid or laminated glass in a permanent structure shall be permitted in the main entrance hall of such structures."

Arthur J. Levine
 Borough Superintendent. *AR*

THE CITY OF NEW YORK Alt 101164482



DEPARTMENT OF BUILDINGS Temp *d*
CERTIFICATE OF OCCUPANCY

BOROUGH Manhattan

DATE **JUL 21 1998**

NO.

115163

This certificate supersedes C.O. NO

ZONING DISTRICT R7-2 C1-5

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

163 First Avenue

Block 452

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	O.G.				6	Comm	Storage
1st	75	12		6	6	Comm	Stores.
2nd	40	16	2	9	2	Res	Apartments
3rd	40	16	2	9	2	Res	Apartments

Temporary Certificate of Occupancy
For (30) Third Days only
Expires August 21, 1998

THIS CERTIFICATE OF OCCUPANCY MUST BE POSTED WITHIN THE BUILDING IN ACCORDANCE WITH THE RULES OF THE DEPARTMENT PROMULGATED MARCH 31ST, 1967.

OPEN SPACE USES _____

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

NO CHANGES OF USE OR OCCUPANCY SHALL BE MADE UNLESS ^{M-10}

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.

Randy A. Curioni, P.E.

Jason Rubin, R.P.S.

BOROUGH SUPERINTENDENT

COMMISSIONER

ORIGINAL

OFFICE COPY - DEPARTMENT OF BUILDINGS

COPY