

Certificate of Occupancy

CO Number: 302045506F

This certifies that the premises described herein 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. No change of use or occupancy shall be made unless a new Certificate of Occupancy is issued. *This document or a copy shall be available for inspection at the building at all reasonable times.*

A.	Borough: Brooklyn Address: 212 SOUTH OXFORD STREET Building Identification Number (BIN): 3397489	Block Number: 02004 Lot Number(s): 7501 Building Type: New	Certificate Type: Final Effective Date: 10/03/2011
<i>For zoning lot metes & bounds, please see BISWeb.</i>			
B.	Construction classification: 1-C (1968 Code) Building Occupancy Group classification: J2 (1968 Code) Multiple Dwelling Law Classification: HAEA		
No. of stories: 10 Height in feet: 102 No. of dwelling units: 80			
C.	Fire Protection Equipment: Standpipe system, Sprinkler system		
D.	Type and number of open spaces: None associated with this filing.		
E.	This Certificate is issued with the following legal limitations: None		
Borough Comments: None			



Acting

Borough Commissioner



Commissioner

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Permissible Use and Occupancy						
All Building Code occupancy group designations are 1968 designations, except RES, COM, or PUB which are 1938 Building Code occupancy group designations.						
Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
CEL		100	D-2 J-2 B-2		2	ACCESSORY USES,METER ROOMS,TENANT STORAGE
SUB		OG	D-2 J-2 B-2		2, 6	BIKE STORAGE, ATTENDED PARKING FOR 45 MOTORS VEHICLES, ACCESSORY USES.
001	472	100	C		6	RETAIL
001		100	J-2 D-2		2	LOBBY, COMPACTOR RM.
002	70	100	J-2		2	COMMUNITY ROOM
002		100	J-2	10	2	10 DWELLING UNITS
003		40	J-2	11	2	11 DWELLING UNITS
004		40	J-2	11	2	11 DWELLING UNITS
005		40	J-2	11	2	11 DWELLING UNITS
006		40	J-2	10	2	10 DWELLING UNITS
007		40	J-2	10	2	10 DWELLING UNITS
008		40	J-2	10	2	10 DWELLING UNITS
009		40	J-2	3.5	2	LOWER PART OF 7 DWELLING UNITS



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010		40	J-2	3.5	2	UPPER PART OF 7 DWELLING UNITS
RO F						STAIR AND ELEVATOR BULKHEADS, BOILER ROOM.
PARKING REQUIREMENTS HAVE BEEN REDUCED AS PER 36-352 OF ZONING RESOLUTION FOR GOV'T ASSISTED HOUSING, THE BUILDING WILL HAVE 25%(20) MARKET RATE UNIT, 24%(19) OF THE UNITS TO BE SOLD TO FAMILIES UP TO 130% OF AMI, 39%(31) OF THE UNITS TO BE SOLD TO FAMILIES UP TO 80%(9) OF THE UNITS TO BE SOLD TO FAMILIES UP TO 65% OF AMI. THE BLDG WILL ALSO HAVE A SUPERINTENDANT APARTMENT FOR A TOTAL OF 80 APTS GENERAL NOTE: TOTAL 80 FAMILY DWELLING UNITS WITH 45 ACCESSORY OFF-STREET PARKING SPACES & RETAIL, PAID ATTENDANTS EMPLOYED BY THE OWNER OR OPERATORS OF SUCH SPACES SHALL BE AVAILABLE TO HANDLE THE PARKING AND MOVING OF AUTOMOBILES AT ALL TIMES WHEN SUCH SPACES ARE IN USE						
END OF SECTION						



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