

# Certificate of Occupancy

**CO Number: 210025836F**

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.*

<b>A.</b> <b>Borough:</b> Bronx <b>Address:</b> 2254 GRAND AVENUE <b>Building Identification Number (BIN):</b> 2124719	<b>Block Number:</b> 03196 <b>Lot Number(s):</b> 52  <b>Building Type:</b> New	<b>Certificate Type:</b> Final <b>Effective Date:</b> 02/07/2017
<i>For zoning lot metes &amp; bounds, please see BISWeb.</i>		
<b>B.</b> <b>Construction classification:</b> 2-B (1968 Code) <b>Building Occupancy Group classification:</b> J2 (1968 Code) <b>Multiple Dwelling Law Classification:</b> HACB		
<b>No. of stories:</b> 3 <b>Height in feet:</b> 32 <b>No. of dwelling units:</b> 3		
<b>C.</b> <b>Fire Protection Equipment:</b> None associated with this filing.		
<b>D.</b> <b>Type and number of open spaces:</b> Parking spaces (1), Parking (153 square feet)		
<b>E.</b> <b>This Certificate is issued with the following legal limitations:</b> None		
<b>Borough Comments:</b> None		



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		OG	B-2		2b	BOILER ROOM & STORAGE.
OSP		OG	K		2b	ONE ACCESORY PARKING SPACE.
001		40	J-2	1	2a	(1) CLASS "A" APARTMENT
002		40	J-2	1	2a	(1) CLASS "A" APARTMENT
003		40	J-2	1	2a	(1) CLASS "A" APARTMENT
GENERAL NOTE: (1) 3 FAMILY, 3 STORY BLDG W/1 PARKING SPACE. TAX LOT 52 CONSIST OF A SINGLE ZONING LOT. RESTRICTIVE DECLARATION HAS BEEN FILED AT THE BRONX COUNTY CLERK OFFICE UNDER DOCUMENTS: CERTIFICATE EXHIBIT "I" CRFN #2015000115385. ZONING LOT DESCRIPTION: EXHIBIT "III" CRFN#2015000197122. NO LIVING, SLEEPING OR COOKING IS PERMITTED IN THE CELLAR & IN NO CASE SHALL THE CELLAR BE RENTED INDEPENDENTLY.						
END OF SECTION						



Borough Commissioner



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