

# Certificate of Occupancy

**CO Number: 301971944F**

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> Brooklyn <b>Address:</b> 527 CONEY ISLAND AVENUE <b>Building Identification Number (BIN):</b> 3425642	<b>Block Number:</b> 05113 <b>Lot Number(s):</b> 24  <b>Building Type:</b> New	<b>Certificate Type:</b> Final <b>Effective Date:</b> 02/14/2020
<i>For zoning lot metes &amp; bounds, please see BISWeb.</i>			
<b>B.</b>	<b>Construction classification:</b> 2-A (2014/2008 Code) <b>Building Occupancy Group classification:</b> R-2 (2014/2008 Code) <b>Multiple Dwelling Law Classification:</b> HAEA		
<b>No. of stories:</b> 6 <b>Height in feet:</b> 65 <b>No. of dwelling units:</b> 58			
<b>C.</b>	<b>Fire Protection Equipment:</b> Fire alarm system, Sprinkler system		
<b>D.</b>	<b>Type and number of open spaces:</b> None associated with this filing.		
<b>E.</b>	<b>This Certificate is issued with the following legal limitations:</b> None		
<b>Borough Comments:</b> None			



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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	38	OG	E		4	2 AMBULATORY DIAGNOSTIC OR HEALTH CARE FACILITY
CEL		OG	B-2		2	ACCESS. SPRINKLER ROOM, COMPACTOR ROOM, METER ROOM, ELECTRIC ROOM, THREE TOILET, JANITOR CLOSET, AND SUPER OFFICE. MANAGEMENT OFFICE, GAS METER ROOM, AND BICYCLE ROOM FOR 14 SPACES.
CEL		OG	B-2		2	PARKING GARAGE FOR 13 CARS
001	60	100	C		6	RETAIL
001		100	B-2		2	PARKING GARAGE FOR 16 CARS & 14 BICYCLES
001		100	J-2		2	RESIDENTAL LOBBY
002		40	J-2	13	2	(13) CLASS "A" APARTMENTS, ACCESSORY LAUNDRY ROOM & MECHANICAL ROOM AND TERRACE.
003		40	J-2	13	2	(13) CLASS "A" APARTMENTS, ACCESSORY LAUNDRY ROOM & MECHANICAL ROOM
004		40	J-2	13	2A	(13) CLASS "A" APARTMENTS, ACCESSORY LAUNDRY ROOM & MECHANICAL ROOM
005		40	J-2	13	2A	(13) CLASS "A" APARTMENTS, ACCESSORY LAUNDRY ROOM & MECHANICAL ROOM
006		40	J-2	6	2A	(6) CLASS "A" APARTMENTS, ACCESSORY LAUNDRY ROOM & MECHANICAL ROOM AND TERRACE.
RO F		100	J-2		2	OUTDOOR RECREATION SPACE ACCESSORY ELEVATOR MACHINE ROOM



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GENERAL NOTES: TOTAL OF "58" CLASS "A" MULTIPLE DWELLING UNITS WITH 29 REQUIRED OFF STREET ACCESSORY PARKING SPACES TOTAL OF 660 S.F. OF 29 ENCLOSED BICYCLE PARKING SPACES ARE PROVIDED WITHIN CELLAR AND FIRST FLOOR LEVELS. ACCESSORY TERRACE LOCATED AT SECOND AND SIXTH FLOOR AND OUTDOOR RECREATION SPACE AT ROOF. ZONING EXHIBITS 1 AND 3 FILED AND RECORDED AT CITY REGISTER UNDER CRFN(S) 2015000093980, 2015000093981.

**END OF SECTION**



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**END OF DOCUMENT**

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