

Certificate of Occupancy

CO Number: 104741969F

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: Manhattan Address: 303 EAST 33 STREET Building Identification Number (BIN): 1087841	Block Number: 00939 Lot Number(s): 6 Building Type: New	Certificate Type: Final Effective Date: 08/04/2016
<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: 14 Height in feet: 157 No. of dwelling units: 130		
C. Fire Protection Equipment: None associated with this filing.		
D. Type and number of open spaces: None associated with this filing.		
E. This Certificate is issued with the following legal limitations: Easement(s) - Recording Info: LIGHT & AIR		
Borough Comments: 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			D-2		2	LAUNDRY ROOM, MECHANICAL ROOM, GAS ROOM, WATER ROOM, FIRE PUMP, REFUSE ROOM,ELEV MACHINE ROOM
CEL	12		B-2		2	RESIDENTIAL STORAGE, BIKE STORAGE,
CEL	4		E		2	SUPERS OFFICE
CEL	108	100	E		4	MEDICAL OFFICE
CEL	15		J-2		2	GYM
CEL	8		J-2		2	STAFF LOCKER ROOM
001	15		J-2		2	RESIDENTIAL LOBBY,COURTYARD
001	10		J-2		2	UPPER LOBBY LOUNGE
001	10		F-3		2	BILLIARD ROOM
001	3		J-2 B-2		2	MAILROOM, PACKAGE ROOM
001	10		J-2		2	LOWER LOBBY LOUNGE
001	100		E		4	MEDICAL OFFICE
001	74		E		3	NON-COMMERCIAL CLUB



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002		200	D-2		2	MECHANICAL ROOM
002		40	J-2	13	2	THIRTEEN (13) APARTMENTS
003		40	J-2	14	2	FOURTEEN (14) APARTMENTS
004 005		40	J-2	14	2	FOURTEEN (14) APARTMENTS PER FLOOR
006		40	J-2	14	2	FOURTEEN (14) APARTMENTS
007 008		40	J-2	13	2	THIRTEEN (13) APARTMENTS PER FLOOR
009		40	J-2	1.5	2	THREE ONE-HALF (1/2) APARTMENTS
009		40	J-2	7	2	SEVEN (7) APARTMENTS
010		40	J-2	7	2	SEVEN (7) APARTMENTS
010		40	J-2	1.5	2	THREE ONE-HALF (1/2) APARTMENTS
011		40	J-2	10	2	TEN(10) APARTMENTS
012		40	J-2	7	2	SEVEN (7) APARTMENTS
012		40	J-2	0.33	2	ONE-THIRD (1/3) APARTMENT



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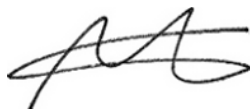
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Floor From To	Maximum persons permitted	Live load lbs per sq. ft.	Building Code occupancy group	Dwelling or Rooming Units	Zoning use group	Description of use
RO F						ROF
PT1		200	D-2		2	ELEVATOR MACHINE ROOM BOILER ROOM
PT1	60		J-2		2	ROOF TERRACE ACCESSORY TO RESIDENTS
PT1		100	J-2	0.33	2	ONE-THIRD (1/3) APARTMENT
PT2			J-2	0.33	2	ONE-THIRD (1/3) APARTMENT
<p>ZONING LOT CERTIFICATE CRFN 2008000054081 ZONING LOT DESCRIPTION CRFN 2008000054082 ZONING LOT DEVELOPMENT AND EASEMENT AGREEMENT CRFN 2008000054078 LIGHT AND AIR EASEMENT AGREEMENT CRFN 2008000054079 NOTE: THESE PREMISIS CONSIST OF LOTS 1,6,7,8,19 & 17 WHICH HAVE BEEN A SINGLE ZONING LOT UNDER ZR 12-10 AS TO OWNERSHIP. CRFN 20080000054082 NOTE: SUBSEQUENTLY, AN APPLICATION (M 990544 ZSM) REQUESTING A MODIFICATION OF THE RESTRICTIVE DECLARATION CP-21271C RELATING TO THE REMOVAL OF THE RESTRICTION THAT 7,079 SQUARE FT OF FLOOR AREA ON THE FIRST, SECOND, AND THIRD FLOORS REMAIN VACANT, WAS APPROVED BY THE CITY PLANNING COMMISSION ON AUGUST 2, 1999 NOTE: M990544 (B) ZSM- AN APPLICATION FOR A MODIFICATION OF PREVIOUSLY APPROVED SPECIAL PERMIT AND RESTRICTIVE DECLARATION INVOLVING THE ENLARGEMENT OF THE EXISTING ZONING LOT (BLOCK 939, LOTS 1,6 AND 7) TO INCLUDE BLOCK 939, LOTS 8,9 AND 17, TO MANDATE INCLUSION OF COMMUNITY FACILITY SPACE WITHIN THE PROPOSED BUILDING, AND TO CORRECT MINOR INCONSISTENCIES WITHIN THE PREVIOUSLY APPROVED DRAWINGS AND RESTRICTIVE DECLARATION, TO FACILITATE THE DEVELOPMENT OF A MIXED USE BUILDING NOTE: N070205 ZCM- AN APPLICATION FOR CERTIFICATION BY THE NEW YORK CITY TRANSIT AUTHORITY AND THE CITY PLANNING COMMISSION PURSUANT TO SECTION 95-401 OF THE ZONING RESOLUTION, THAT THE NEW YORK CITY TRANSIT AUTHORITY AND THE CITY PLANNING COMMISSION HAVE JOINTLY APPROVED AND GIVEN FINAL CERTIFICATION FOR THE LOCATION AND TYPE OF EASEMENT VOLUME THAT WOULD BE COMPATIBLE WITH THE PROPOSED DEVELOPMENT ON THE ZONING LOT</p>						
END OF SECTION						



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