

Certificate of Occupancy

CO Number: 104224778F

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: 304 5 AVENUE Building Identification Number (BIN): 1088687	Block Number: 00833 Lot Number(s): 40 Building Type: New	Certificate Type: Final Effective Date: 02/26/2018
<i>For zoning lot metes & bounds, please see BISWeb.</i>		
B. Construction classification: 1-C (1968 Code) Building Occupancy Group classification: E (1968 Code) Multiple Dwelling Law Classification: HAEA		
No. of stories: 13 Height in feet: 163 No. of dwelling units: 1		
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: None		
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		OG	D-2		6F	MECHANICAL ROOMS
CEL		OG	B-2		6F	ACCESSORY STORAGE
001		100	E J-3		6F, 2B	LOBBY(EXIT PASSAGEWAY FOR USE OF ALL TENANTS)
002	7	100	E		6B	OFFICES
003	9	100	E		6B	OFFICES
004	9	100	E		6B	OFFICES
005	9	100	E		6B	OFFICES
006	9	100	E		6B	OFFICES
007	9	100	E		6B	OFFICES
008	9	100	E		6B	OFFICES
009	9	100	E		6B	OFFICES
010		40	J-3	0.25	2A	ONE-FOURTH (1/4) CLASS "A" APARTMENT
011		40	J-3	0.25	2A	ONE-FOURTH (1/4) CLASS "A" APARTMENT



Borough Commissioner



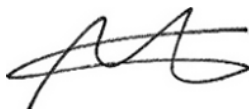
Commissioner

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013		40	J-3	0.25	2A	ONE-FOURTH (1/4) CLASS "A" APARTMENT
RO F	43	100	J-3 D-2		2B, 6F	ROOF TERRACE; MECHANICAL EQUIPMENT & ELEVATOR MACHINE ROOM
THE PROPOSAL BUILDING IS TO BE OCCUPIED BY THE OWNER OR BY A SINGLE TENANT WITH ACCESSORY DWELLING UNIT TO BE OCCUPIED BY THIS SAME OWNER OR BY A SINGLE TENANT WHO IS A MEMBER OF THE COMMERCIAL USE BELOW. THIS SINGLE TENANT BUILDING HAS A LOBBY (EXIT PASSAGEWAY FOR USE OF ALL TENANTS) ON THE 1ST FLOOR, OFFICES ON FLOORS 2-9, AND ONE (QUADRUPLEX) DWELLING UNIT ON FLOORS 10-13 WITH ACCESS TO BOTH MEANS OF EGRESS AT ALL LEVELS.						
END OF SECTION						



Borough Commissioner



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END OF DOCUMENT

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