

Certificate of Occupancy

CO Number: 200700982T004

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: Bronx Address: 806 JACKSON AVENUE Building Identification Number (BIN): 2004591	Block Number: 02647 Lot Number(s): 102 Building Type: New	Certificate Type: Temporary Effective Date: 01/12/2016 Expiration Date: 04/11/2016
<i>For zoning lot metes & bounds, please see BISWeb.</i>		
B. Construction classification: 2-B (1968 Code) Building Occupancy Group classification: J-3 (1968 Code) Multiple Dwelling Law Classification: Y		
No. of stories: 3 Height in feet: 28 No. of dwelling units: 2		
C. Fire Protection Equipment: None associated with this filing.		
D. Type and number of open spaces: Parking spaces (1), Parking (162 square feet)		
E. This Certificate is issued with the following legal limitations: None		
Outstanding requirements for obtaining Final Certificate of Occupancy: There are 15 outstanding requirements. Please refer to BISWeb for further detail.		
Borough Comments: OK TO RENEW TCO FOR 90 DAYS		



Borough 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
OS P			K			1 ACCESSORY OFF-STREET PARKING SPACE
001		OG	J-3	1	2	ONE DWELLING UNIT
002		40	J-3	0.5	2	PART DWELLING UNIT/MECHANICAL CLOSET LOWER LEVEL.
003		40	J-3	5	2	PART DUPLEX DWELLING UNIT ON SECOND FLOOR UPPER LEVEL
<p>NOTE: PURSUANT TO SECT. 26-255, THE ISSUANCE OF THIS CERT. OF OCCUPANCY DOES NOT GRANT PERMISSION, EXPRESS OR IMPLIED, TO CONSTRUCT ANY WALLS, FENCE OR OTHER STRUCTURE WHICH MAY HAVE CONSTRUCTED BEYOND THE STREET LINE, NOR WAIVE ANY RIGHT BY THE CITY TO TAKE APPROPRIATE ACTION, AT WILL AS TO AN ENCROACHMENT THEREON. THIS IS A TWO FAMILY DWELLING. OCCUPANCY BY MORE THAN TWO FAMILIES IS UNLAWFUL. EXHIBIT I : REEL # 1992 PAGE #0205- 0210 EXHIBIT III: REEL # 1992 PAGE #0211-0214, HOMEOWNERS ASSOCIATION: REEL# 1686 PAGE # 330-340 & REEL #2038 PAGE #0504-0507, PARTY WALL DECLARATIONS: REEL # 1736 PAGE #1337-1346, REEL#2038 PAGE #1551-1554 EASEMENT DECLARATION & SEWER EASEMENT: REEL#1686 PAGE# 315-329 ALSO REEL #2038 PAGE #1546-1550. WATER MAIN EASEMENT : REEL# 1808 PAGE #0045-0052.</p>						
END OF SECTION						



Borough Commissioner



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END OF DOCUMENT

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