

THE CITY OF NEW YORK



DEPARTMENT OF BUILDINGS

CERTIFICATE OF OCCUPANCY

ALT 565/89

TEMPORARY

BOROUGH MANHATTAN

DATE: AUG 29 1991 10.

This certificate supersedes C.O. NO. T98589

ZONING DISTRICT C6-2

THIS CERTIFIES that the ~~newly~~ altered ~~existing~~ building premises located at
4 Penn Plaza

Block 781 Lot 2

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 HEREIN

PERMISSIBLE USE AND OCCUPANCY

FLOOR	AREA (SQ. FT.)	MAXIMUM GROSS FLOOR AREA (SQ. FT.)	PERMITTED USE	PERMITTED OCCUPANCY CLASS	PERMITTED OCCUPANCY CLASS	PERMITTED OCCUPANCY CLASS	DESCRIPTION OF USE
1st Floor	100	400					Restaurant, offices
	100	250					dressing rooms, lockers
							rooms
	250	5,450					storage
	174						forum (Auditor)
2nd Floor	100	150					basketball, boxing tennis,
	100	75					dance, loading (truck) area
							accessory parking
	75	353					14 motor vehicles
							mechanical equipment rooms
3rd Floor	50	8			6	E	orchestra, sports
	100						cinema
		1042			6	F4	Balcony, cinema
		42			6	F4	MSG ticket lobby, snack bar
		140			6	D2	security room
4th Floor	125	540*			6	F4	
							kitchens
							lounges (2)
							dining room*
							mechanical room
5th Floor	100	300					Offices, locker rooms
	50						storage
6th Floor	175	265					mech equip room
							Exhib area
7th Floor							acc park 2 MV
							dressing rooms
8th Floor							marshalling area,
							perform. area
9th Floor							seating area
							circus, hockey
10th Floor							ballet, boxing
							wrestling,

(CONTINUED)

OPEN SPACE USES

SPECIFIED PARKING SPACES, LOADING DOCKS, OTHER USES, NONE

N.B.

NO CHANGES OF USE OR OCCUPANCY SHALL BE MADE UNLESS
A NEW AMENDED CERTIFICATE OF OCCUPANCY IS OBTAINED

THIS CERTIFICATE OF OCCUPANCY IS ISSUED SUBJECT TO FURTHER LIMITATIONS, CONDITIONS AND
SPECIFICATIONS NOTED ON THE REVERSE SIDE.

BOROUGH SUPERINTENDENT

COMMISSIONER

☐ ORIGINAL☐ OFFICE COPY - DEPARTMENT OF BUILDINGS☐ COPY

THAT THE ZONING LOT ON WHICH THE PREMISES IS LOCATED IS BOUNDED AS FOLLOWS

BEGINNING at a point on the distant **NWC** side of **7th Avenue** feet from the corner formed by the intersection of **West 131st Street** and **7th Avenue** running thence feet; thence feet; thence **East 800'** feet; thence **North 455'** feet; thence **West 800'** feet; thence **South 455'** feet; thence feet; to the point or place of beginning.

~~XXX~~ ALT. No. 565/89 DATE OF COMPLETION
BUILDING OCCUPANCY GROUP CLASSIFICATION **F-1B**

CONSTRUCTION CLASSIFICATION **1B**
HEIGHT **11** STORIES, **145' 9"** FEET

THE FOLLOWING FIRE DETECTION AND EXTINGUISHING SYSTEMS ARE REQUIRED AND WERE INSTALLED IN COMPLIANCE WITH APPLICABLE LAWS.

	YES	NO		YES	NO
STANDPIPE SYSTEM			AUTOMATIC SPRINKLER SYSTEM		
YARD HYDRANT SYSTEM					
STANDPIPE FIRE TELEPHONE AND SIGNALLING SYSTEM					
SMOKE DETECTOR					
FIRE ALARM AND SIGNAL SYSTEM					

- STORM DRAINAGE DISCHARGES INTO
A) STORM SEWER ☐ B) COMBINED SEWER ☐ C) PRIVATE SEWAGE DISPOSAL SYSTEM ☐
- SANITARY DRAINAGE DISCHARGES INTO
A) SANITARY SEWER ☐ B) COMBINED SEWER ☐ C) PRIVATE SEWAGE DISPOSAL SYSTEM ☐

LIMITATIONS OR RESTRICTIONS
BOARD OF STANDARDS AND APPEALS CAL NO
CITY PLANNING COMMISSION CAL NO
OTHERS