

BLOCK <u>1941</u> LOT <u>20</u>	APPLICATION for STREET NUMBER(S)** OFFICE OF THE PRESIDENT OF THE BOROUGH OF BROOKLYN TOPOGRAPHICAL BUREAU - STREET NUMBER DIVISION ROOM 340, BOROUGH HALL, BROOKLYN, NY 11201 TEL: (718) 802-3816 FAX: (718) 802-3735	Sanborn Atlas Information VOL. <u>5</u> PAGE <u>2</u>
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REQUESTED ADDITIONAL (HOUSE NUMBER(S))		OFFICIAL HOUSE NUMBERS SHOWN IN RED
NEW BUILDING(S) NUMBER(S) 140' 160' 40' Skillman Street Dekalb Avenue		Franklin Avenue PRESIDENT, BOROUGH OF BROOKLYN TOPOGRAPHICAL BUREAU
THE HOUSE NUMBER(S) ASSIGNED MUST BE DISPLAYED CHAP. 5 SECT. 3-505 ADMIN. CODE; CITY OF NY		

APPLICANTS NAME: <u>Alexander Zabasajja</u> COMPANY: <u>AZSK Architects PC</u> ADDRESS: <u>32 Broadway</u> <u>Manhattan, NY 10004</u> PHONE NO.: <u>908-930-0609</u>	FILLED OUT BY TOPO STAFF ASSIGNED BY: <u>[Signature]</u> REVIEWED BY: <u>9-9-2020</u>	DATE AUG 19 2020
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- PURPOSE OF APPLICATION (check where appropriate)**
- ☒ **New construction - existing lot**
(Must be accompanied by PW-1 & PD-1 applications signed by PE or RA)
- ☐ **New construction - new subdivision/consolidation/reconfiguration**
(Must be accompanied by PW-1 & PD-1 applications signed by PE or RA – PLUS a copy of a signed Tentative Lot form from Finance)
- ☐ **Demolition**
(Must be accompanied by PW-1 & PD-1 applications signed by PE or RA)
- ☐ **Renovation of existing structure**
(Must be accompanied by PW-1 & PD-1 applications signed by PE or RA)
- ☐ **Existing structure - application for ☐ new, ☐ additional or ☐ verification of address**
(For application w/out DOB's forms, only the owner of the property with a copy of the deed and Schedule A, can make request.)

INSTRUCTIONS TO APPLICANT

- Check **PURPOSE OF APPLICATION** above.
- Attach appropriate documentation as required.
- NO RED INK/PENCIL ON TOPO OR DOB FORMS**
- Complete site/plot plan including the following:
 - north arrow
 - all street names
 - dimensions of site
 - distance to nearest corner
 - footprint of building and location of entrance

APPLICANT COMMENT/REQUEST

4 entrances

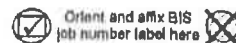
NOTE: THIS FORM MAY ONLY BE USED FOR SITES WITH A LOT SIZE OF 5,000 SQUARE FEET IN AREA OR LESS.
APPLICATIONS FOR SITES WITH A LOT SIZE GREATER THAN 5,000 SQUARE FEET MUST INCLUDE 10 COPIES OF
GROUND OR FIRST FLOOR PLANS (No bigger than 11x17). EACH PLAN MUST HAVE ORIGINAL STAMP AND SIGNATURE OF
NEW YORK STATE PROFESSIONAL ENGINEER (P.E.) OR REGISTERED ARCHITECT (R.A.).

** \$100 fee per house number. (Bank Certified Checks or Money Orders payable to Brooklyn Borough President's Office. Cash accepted.)



PW1: Plan / Work Application

Must be typewritten



1 Location Information Required for all applications.

House No(s) 500

Street Name DEKALB AVENUE

Borough BROOKLYN

Block 01941

Lot 00020

BIN 3055395

C.B. No. 303

Work on Floor(s) 001

Apt. / Condo No(s)

2 Applicant Information Required for all applications. Fax, mobile telephone and e-mail address are optional information.

Last Name ZABASAJJA

First Name ALEXANDER

Middle Initial B

Business Name AZSK ARCHITECTS PC

Business Telephone (908) 930-0609

Business Address 32 BROADWAY

Business Fax

City MANHATTAN

State NY

Zip 10004

Mobile Telephone

E-Mail AZABASAJJA@GMAIL.COM

License Number 026432

Choose one: ☐ P.E. ☒ R.A. ☐ Sign Hanger ☐ R.L.A. ☐ Other:

3 Filing Representative Complete only if different from applicant specified in section 2. Fax, mobile phone, and e-mail are optional info.

Last Name TYRNAUER / BRIGGS

First Name JOEL / CAROL

Middle Initial

Business Name ADVANCED BUILDERS SERVICES

Business Telephone (718) 305-1511

Business Address 18 HEYWARD STREET, 3RD FLOOR

Business Fax

City BROOKLYN

State NY

Zip 11249

Mobile Telephone

E-Mail JOEL@ABSERVICENY.COM

Registration Number 004024

4 Filing Status Required for all applications. Choose one and provide specified associated information.

☒ Initial Filing 5, 7, 11, 12A, 25-26

Choose only one:

☒ Standard Plan Examination or Review

☐ Professional Certification PC1, POC1

☐ Professional Certification of Objections A11

☐ Prior to Approval Actions 25-26

☐ Amend Existing Filing 4A

☐ Subsequent Filing 6-7, 8A (Alt-2 only), 11

☐ Post Approval Amendment (PAA) 4A, 6, 24-25

Will PAA affect filing fees? ☐ Yes ☐ No

☐ New (Superseding) Applicant 4A, 25-26

☐ Reinstatement 24-26

☐ Withdrawal 26

☐ Specified in 4A and 6

☐ Entire Job

4A Indicate existing document number affected by filing:

5 Job/Project Types Choose one and provide specified associated information.

☒ Alteration Type 1 or Alteration Type 1 required to meet New Building requirements (28-101.4.6)

6A-E, 6B-C, 8F, 9-10, 12, 13C-F, 14, 18-20, 22 & PW1A, PD1

☐ Alteration Type 1, OT: "No Work" 8C, 8F, 9-10 & 12, 13C-F, 14, 18-19, 22, PW1A, PD1

☐ Alteration Type 2 5A, 6A-D, 8A-B, 9-10, 13C-E, & 14, 20, 22

☐ Alteration Type 3 5A, 6B-F, 8C, 9-10, 13C-E, 20, 22

☐ New Building 6A-E, 8F, 9A, 9C-K, 9M, 10, 12 & 13A-E, 14, 18-20, PW1A, PD1

☐ Sign 5A, 6B-D, 9A, 9D, 22-23

☐ Full Demolition 6B, 8D, 9A & 9C-D, 9K, 9M, 13D-E, 14, 21A, 22

☐ Subdivision 9A, 9D, 12A-B

☐ Condominium ☐ Improved 17

5A Directive 14 acceptance requested?

☐ Yes ☒ No

6 Work Types Select all that apply but no more than allowed by job and filing type. "OT" required on all NB and Alteration 1 Initial applications.

6A ☐ BL - Boiler PW1C

☐ FA - Fire Alarm

☐ FB - Fuel Burning PW1C

6B ☐ EQ - Construction Equipment 15

☐ FS - Fuel Storage PW1C

☐ FP - Fire Suppression

☐ MH - Mechanical

6C ☒ OT/GC - General Construction

☐ PL - Plumbing PW1B

☐ SD - Standpipe PW1B

☐ SP - Sprinkler PW1B

6D ☐ OT - Other, describe:

6E ☐ CC - Curb Cut 16

☐ OT/LAN - Landscape

6F ☐ OT/ANT - Antenna

☐ OT/BPP - Builders Pavement Plan 8D

☐ OT/FPP - Fire Protection Plan

☐ OT/MAR - Marquee 8E, 26B

DOB Reference Number: T00002216660-000046

User Ref ID: 500 ALT.1 8/19

Are plans being submitted with this PW1? ☒ Yes ☐ No If yes, do the plans include: ☐ FO — Foundation ☒ EN — Energy Analysis

8A	WT	Cost	WT	Cost	WT	Cost	8B	Is a building enlargement proposed?	8C	Estimated Job Cost	\$387100
								☒ No enlargement is proposed	8D	Street Frontage:	linear ft.
								☐ Yes 12, PD1	8E	Height:	ft. Width: ft.
								☐ Horizontal ☐ Vertical	8F	Total Building Square Footage:	
								Additional Construction Floor Area:		58400	sq. ft.
								sq. ft.			

9A Review is requested under which building code?		☐ 2014	☐ 2008	☒ 1968	☐ Prior to 1968
		Yes No			
9B	☐ ☒ Alteration required to meet New Building requirements (28-101.4.5) <i>If yes, 13A-B</i>				
	☒ ☐ Alteration is a major change to exits				
9C	☐ ☒ Façade Alteration				
	☐ ☒ Adult Establishment <i>If yes, plot diagram (except DM)</i>				
	☐ ☒ Compensated Development (Inclusionary Housing)				
	☐ ☒ Low Income Housing (Inclusionary Housing)				
	☐ ☒ Single Room Occupancy (SRO) Multiple Dwelling				
	☐ ☒ Filing Includes Lot Merger / Reapportionment <i>If yes, 17</i>				
9D	☐ ☒ Landmark				
	☐ ☒ Little "E" or RD Site				
	☐ ☒ Unmapped/CCO Street				
	☐ ☒ Requesting legalization of work where no work without a permit violations have been issued				
	☐ ☒ Other (please specify on line provided below):				
	☐ ☒ CRFN(a) Restrictive Declaration / Easement (max. 4):				
	☒ ☐ CRFN(a) Zoning Exhibit (I, II, III, etc. - max. 4):				
9E	☐ ☒ BSA Calendar Numbers (max. 5):				
9F	☐ ☒ CPC Calendar Numbers (max. 5):				
9G	☒ ☐ Work includes lighting fixture and/or controls, installation or replacement. [ECC §404 and §505]				
9H	☐ ☒ Work includes modular construction under New York State jurisdiction				
	☐ ☒ Work includes modular construction under New York City jurisdiction				
9J	☐ ☒ Structural peer review required per BC 16. <i>If yes, provide NYS P.E. license number:</i>				
9K	☐ ☒ Work includes permanent removal of standpipes, sprinkler or fire suppression related systems				
9L	☐ ☒ Work includes partial demolition as defined in AC §28-101.5, or the raising/moving of a building <i>If yes, 21B</i>				
	☐ ☒ Structural stability affected by proposed work				
9M	☐ ☐ Work involves or will result in an amount of soil disturbance greater than or equal to one acre in an MS4 area				
	☐ ☐ Work is part of a larger common plan or development or sale that involves or will result in an amount of soil disturbance greater than or equal to one acre in an MS4 area				

☒ To the best of my knowledge, belief and professional judgment, all work under this application is in compliance with the NYCECC*

Code Compliance Path (choose one): ☒ NYCECC ☐ ASHRAE

Energy Analysis (choose one): ☒ Tabular Analysis ☐ REScheck ☐ COMcheck ☐ Energy Modeling (EN1)

☐ To the best of my knowledge, belief and professional judgment, all work under this application is exempt from the NYCECC* in accordance with one of the following (choose one):

- ☐ The work is an alteration of a State or National historic building.
- ☐ The scope of the work is entirely in a "low-energy building" and is limited to the building envelope.
- ☐ The entire scope of work involves a temporary structure and/or one or more of the following work types:
FA, FP, SD, SP, FS, EQ, CC, OT/BPP, OT/PPP. Other work types are not exempt.

☐ This is a post-approval amendment and exempt under a prior edition of the energy code. See statement of exemption on attached drawings.

DOB Reference Number: T00002216660-000046 8/19
 Dear Ref ID: 500 ALT.1

11 Job Description

PROPOSED CHANGE TO THE OCCUPANCY OF EXISTING 1ST FLOOR OFFICE SPACE. DIVIDING THE FIRST FLOOR INTO FIVE (5) INDIVIDUAL RETAIL SPACES WITH INDIVIDUAL EXITS TO THE STREET.

11A Related DOB Job Numbers

11B Primary application job no.

12 Zoning Characteristics12A District(s) **R7A**Overlay(s) **C2-4**

Special Dist.(s)

Map Number **16C**12B Street legal width: **80** ft.Street Status: ☒ Public ☐ Private

If the zoning lot includes multiple tax lots, list all tax lots here ▶

12C Proposed: Use*

COMMERCIAL

Zoning Floor Area

56198

sq. ft.

District

C2-4

FAR

4.6

Proposed Lot Details:

Lot Type: ☒ Corner ☐ Interior ☐ ThroughLot Coverage **100** %Lot Area **12240** sq. ft.Lot Width **239** ft.

Proposed Other Details:

Enclosed Parking? ☐ Yes ☒ No

If yes, no. of parking spaces:

Perimeter Wall Height **75** ft.

Proposed Yard Details:

Check here if no yards: ☒ or

Front Yard ft.

Rear Yard ft.

Rear Yard Equivalent ft.

Side Yard 1 ft.

Side Yard 2 ft.

Proposed Totals **56198** sq. ft. **4.6**Existing Total **56198** sq. ft.

*Use can be one of the following: residential, commercial, manufacturing, or community facility. List only one use per line.

13 Building Characteristics *Main use/dominant occupancy per AC §28-101.5. **Use 2014 Code equivalents only. *Residential w/other use.

13A Primary structural system, choose one:

☐ Masonry☐ Concrete (CIP)☐ Concrete (Precast)☐ Wood☐ Steel (Structural)☐ Steel (Cold-Formed) ☐ Steel (Encased in Concrete)

13B

Structural Occupancy/Risk Cat.

Seismic Design Cat.

Existing

Proposed

2014 Code Designations?

2014 Code Designations?

13C

Occupancy Classification*

COM☐ Yes ☒ No**M**☒ Yes**

Construction Classification

1☐ Yes ☒ No**1**☐ Yes ☒ No

Multiple Dwelling Classification

13D Building Type: ☐ 1, 2, or 3 Family ☒ OtherMixed use building? ☐ Yes ☒ No

13E

Existing

Proposed

Building Height **75** ft. **75** ft.Building Stories **6** **6**Dwelling Units **0** **0**

13F

Building was originally erected pursuant to which Building Code: ☐ 2014 ☐ 2008 ☒ 1968 ☐ Prior to 1968The earliest Code with which this building or any part of it is required to comply: ☐ 2014 ☐ 2008 ☒ 1968 ☐ Prior to 1968**14 Fill Choose one.**☒ Not Applicable☐ On-Site☐ Off-Site☐ Under 300 cubic yards**15 Construction Equipment**☐ Chute☐ Sidewalk Shed

Construction Material:

☐ Fence

Size: linear ft.

BSA/MEA Approval No.

☐ Supported Scaffold☐ Other:**16 Curb Cut Description**

Size of cut (with splays): ft.

Distance to nearest corner: ft.

to street:

17 Tax Lot Characteristics

Original tax lots being merged or reapportioned (if applicable):

Tentative tax lot numbers (new tax lots only):

18 Fire Protection Equipment

Existing Proposed

Yes No Yes No

Fire Alarm ☒ ☐ ☐ ☒Fire Suppression ☐ ☒ ☐ ☒Sprinkler ☒ ☐ ☐ ☒Standpipe ☒ ☐ ☐ ☒

19 Open Spaces

	Existing	Proposed		Existing	Proposed
Plaza Area	sq. ft.	sq. ft.	Arcade Area	sq. ft.	sq. ft.
Parking Area	sq. ft.	sq. ft.	Parking Spaces		
Loading Berths	sq. ft.	sq. ft.	Loading Berths		

20 Site Characteristics

Yes No

- ☐ ☒ Tidal Wetlands
☐ ☒ Coastal Erosion Hazard Area
☒ ☐ Fire District

Yes No

- ☐ ☒ Freshwater Wetlands
☐ ☒ Urban Renewal
☐ ☒ Flood Hazard Area *If yes, 20A*

20A Flood Hazard Area Information

Yes No

- ☐ ☐ Substantial improvement?
☐ ☐ Substantially damaged?
☐ ☐ Floodhazards part of proposed work?

21 Demolition Details *Mechanical equipment other than handheld devices to be used for demolition or removal of debris (BC §3306.4).

Yes No

- 21A ☐ ☐ Demo. filling is for a secondary structure? *If yes, specify structure being demolished:*
☐ ☐ Mechanical means* from out of building? *If yes, mechanical means will demolish:* ☐ entire structure or ☐ part of structure
☐ ☐ Mechanical means* from within building? *If yes, describe equipment proposed:*
 21B ☐ ☐ Demolition work affects the exterior building envelope
☐ ☐ The scope of work involves raising/moving of a building

22 Asbestos Abatement Compliance Choose one.

- ☐ The scope of work requires related asbestos abatement as defined in the regulations of the NYC Department of Environmental Protection (DEP).
☒ The scope of the work is not an asbestos project as defined in the regulations of the NYC DEP. *DEP Control # is required.*
 DEP ACP-5 Control No. 3514003
☐ The scope of work is exempt from the asbestos requirement as defined in the regulations promulgated by the NYC DEP (15 RCNY 1-23(b)) or is an alteration to a building constructed pursuant to plans submitted for approval on or after April 1, 1987, in accordance with § 28-106.1.

23 Sign

- Purpose: ☐ Advertising ☐ Non-Advertising
 Type: ☐ Illuminated 23A ☐ Non-Illuminated
 Location: ☐ Ground ☐ Roof 23B ☐ Wall
 Estimated Cost: \$
 Total Square Feet:
 Height above Curb: ft. in.
 Height above Roof: ft. in.
 Yes No
☐ ☐ Is sign inside building line? *If no, sign projects by:* ft. in.
☐ ☐ Designed for changeable copy? *If no, 23C*
☐ ☐ Does an OAC have an interest in this sign or location? *If yes, 23G*
☐ ☐ Within 900' and within view of an arterial highway? *If yes, 23D*
☐ ☐ Within 200' and within view of a park 1/2 acre or more? *If yes, 23E*

→ If answer is "yes" to either of the above two questions and this is an advertising sign, OAC sign number is required in section 23F

- 23A Illuminated type: ☐ Direct ☐ Flashing ☐ Indirect
 Yes No
☐ ☐ If sign projects beyond building line, is owner billed for annual permit? *If no, specify in 26B*

- 23B ☐ ☐ Is roof sign tight, closed or solid?
 23C Sign wording. *If extensive, provide only key wording.*

- 23D Distance from Arterial Highway: ft.
 23E Distance from Park 1/2 acre or more: ft.
 23F OAC Sign Number:
 23G OAC Registration Number:

24 Comments Place additional comments on an AI-1 form. See Guide for proper incorporation of professional certification statements.

25 Applicant's Statements and Signatures *Required for all applications.*

Falsification of any statement is a misdemeanor and is punishable by a fine or imprisonment, or both. It is unlawful to give to a city employee, or for a city employee to accept, any benefit, monetary or otherwise, either as a gratuity for properly performing the job or in exchange for special consideration. Violation is punishable by imprisonment or fine or both. I understand that if I am found after hearing to have knowingly or negligently made a false statement or to have knowingly or negligently falsified or allowed to be falsified any certificate, form, signed statement, application, report or certification of the correction of a violation required under the provisions of this code or of a rule of any agency, I may be barred from filing further applications or documents with the Department. I prepared or supervised the preparation of the construction documents and specifications herewith submitted and to the best of my knowledge and belief, the construction documents and work shown thereon comply with the provisions of the NYC Administrative Code and other applicable laws and rules. ☐ (I-check here if) except as set forth in the accompanying documents. I acknowledge that I have read and complied with all instructions pertaining to this application and supplementary schedules submitted. **Cluster Development Statement** (if applicable): I hereby state that all specifications relating to this job are identical to those previously filed under the group lead job number, except as specified herein.

For Initial New Building and Alteration 1 applications filed under the 2008 or 2014 NYC Building Code only: does this building qualify for high-rise designation? ☐ Yes ☐ No

Directive 14 Initial applications only: I certify that the construction documents submitted and all construction documents related to this application do not require a new or amended Certificate of Occupancy as there is no change in use, exits, or occupancy. ☐ Yes ☐ No

Name (print): ALEXANDER B. ZABABAJJA

Sign and Date: 10.7.19

P.E.Y.R.A. Seal (Apply seal, then sign and date over seal)

26 Property Owner's Statements and Signatures

Falsification of any statement is a misdemeanor and is punishable by a fine or imprisonment, or both. It is unlawful to give to a city employee, or for a city employee to accept, any benefit, monetary or otherwise, either as a gratuity for properly performing the job or in exchange for special consideration. Violation is punishable by imprisonment or fine or both. I understand that if I am found after hearing to have knowingly or negligently made a false statement or to have knowingly or negligently falsified or allowed to be falsified any certificate, form, signed statement, application, report or certification of the correction of a violation required under the provisions of this code or of a rule of any agency, I may be barred from filing further applications or documents with the Department. Furthermore, I understand that I am responsible for insuring that a final inspection be performed when the permitted work is complete, and that a satisfactory report of final inspection be submitted, along with all required submittal documents, so that the NYC Department of Buildings may issue a letter of completion or certificate of occupancy within the time prescribed by law.

I have authorized the applicant to file this application for the work specified herein and all future amendments. I will not knowingly authorize any work that is not in compliance with all applicable laws, rules, and regulations.

Yes No

☐ ☐ **Fee Exemption Request (Non-Profit Owned and Operated)**
In accordance with Administrative Code §28-112.1, Exception 1, I certify that the deed holder is a corporation or association organized and operated exclusively for the purposes indicated in such section, and that the property is used exclusively by such entity for such purposes. ★

☐ ☐ **Fee Exemption Request (NYCHA/HHC, NYC Agency, or Other Government Owned and Operated)** The building or any part thereof to be constructed, renovated, altered or demolished is owned and operated exclusively for the purposes of the NYC Agency, NYC Authority, NYS Agency, Federal Government or any other government entity.

☐ ☒ **Owner's Certifications Regarding Occupied Housing**
The site of the building to be altered or demolished, or the site of the new building to be constructed, contains one or more occupied dwelling units that will remain occupied during construction. These occupied dwelling units have been clearly identified on the submitted construction documents.

☐ ☒ The site of the building to be altered or demolished, or the site of the new building to be constructed, contains occupied housing accommodations subject to rent control or rent stabilization under Chapters 3 and 4 of Title 25 of the New York City Administrative Code. If yes, select one of the following:

☐ The owner is not required to notify the New York State Homes and Community Renewal (NYSHCR) of the owner's intention to file because the nature and scope of the work proposed, pursuant to NYSHCR regulations, does not require notification.

☐ The owner has notified the New York State Homes and Community Renewal (NYSHCR) of its intention to file such construction documents/apply for such permit and has complied with all requirements imposed by the regulations of such agency as preconditions for such [filing/application].

Provide date NYSHCR notified:

☐ ☐ **Owner's Certification for Directive 14 Applications (if applicable)**
I have read and am fully aware of the applicant's statement that the construction documents submitted and all construction documents related to this application will not require a new or amended Certificate of Occupancy as there is no change in use, exits, or occupancy and the work is not inconsistent with the current certificate of occupancy. Furthermore, I understand that I am responsible for retaining a qualified design professional to perform a final inspection when the permitted work is complete and this professional must submit a satisfactory final inspection report to the NYC Department of Buildings within the time following inspection prescribed by Department rule.

Notes for Section 26A: Section required if unit owner signed Section 26.
Signature required for authorized representative of Condo or Co-Op board.

★ For fee waivers, please see the PW1 User Guide

Owner: ☐ Individual ☒ Partnership ☐ NYCHA / HHC
Type: ☐ Corporation ☐ Other Government ☐ NYC Agency
☐ Condo Unit Owner or Co-Op Tenant-shareholder 26A

Is the deed holder a non-profit organization? ☐ Yes ☒ No

Name (please print): JOSEPH HEIMAN

Relationship to Owner:

Business Name/Agency: DEKALB CENTER, LLC

Street Address: 199 LEE AVENUE, #201

City: BROOKLYN State: NY Zip: 11211

Telephone Number: (973) 250-5050 Fax:

E-Mail Address: JOE@ROYALPROPERTYMGT.COM

Signature and Date

26A Condo/Co-Op Board *See note in bottom left corner of page.*

Name (please print):

Title:

Street Address:

City:

State:

Zip:

Telephone Number:

Fax:

E-Mail Address:

Signature and Date

26B Lessee Responsible for Annual Sign or Marquee Permit

Name (please print):

Relationship to Owner:

Business Name/Agency:

Street Address:

City:

State:

Zip:

Telephone Number:

Fax:

E-Mail Address:

DOB Reference Number: T00002216660

User Ref ID: 500 ALT.I 8/19

403.2 SEPARATE FACILITIES
WHERE PLUMBING FIXTURES ARE REQUIRED, SEPARATE FACILITIES SHALL BE PROVIDED FOR EACH SEX.

EXCEPTIONS:
2. IN STRUCTURES OR TENANT SPACES WHERE COMBINED EMPLOYEE AND PUBLIC TOILET FACILITIES ARE PROVIDED IN ACCORDANCE WITH SECTION 403.3, SEPARATE FACILITIES SHALL NOT BE REQUIRED WHERE THE TOTAL NUMBER OF EMPLOYEES, CUSTOMERS, PATRONS AND VISITORS IS 30 OR FEWER.

403.3 REQUIRED EMPLOYEE AND PUBLIC TOILET FACILITIES

EMPLOYEES SHALL BE PROVIDED WITH TOILET FACILITIES IN ALL OCCUPANCIES. THE NUMBER OF PLUMBING FIXTURES LOCATED WITHIN THE REQUIRED EMPLOYEE TOILET FACILITIES SHALL BE PROVIDED IN ACCORDANCE WITH SECTION PC 403 FOR ALL EMPLOYEES. CUSTOMERS, PATRONS AND VISITORS SHALL BE PROVIDED WITH PUBLIC TOILET FACILITIES IN STRUCTURES AND TENANT SPACES INTENDED FOR PUBLIC UTILIZATION. THE NUMBER OF PLUMBING FIXTURES LOCATED WITHIN THE REQUIRED PUBLIC TOILET FACILITIES SHALL BE PROVIDED IN ACCORDANCE WITH SECTION PC 403 FOR ALL CUSTOMERS, PATRONS AND VISITORS. EMPLOYEE AND PUBLIC TOILET FACILITIES MAY BE SEPARATE OR COMBINED. WHERE COMBINED FACILITIES ARE PROVIDED, THE NUMBER OF PLUMBING FIXTURES SHALL BE IN ACCORDANCE WITH SECTION PC 403 FOR ALL USERS.

EXCEPTION: PUBLIC UTILIZATION OF TOILET FACILITIES SHALL NOT BE REQUIRED FOR:

2. ESTABLISHMENTS LESS THAN 10,000 SQUARE FEET (929 M2) CLASSIFIED AS OCCUPANCY GROUP B OR M PURSUANT TO SECTIONS 304.1 AND 309.1 OF THE NEW YORK CITY BUILDING CODE, RESPECTIVELY, PROVIDED HOWEVER THAT THIS EXCEPTION SHALL NOT APPLY TO A BUILDING OR NONACCESSORY TENANT SPACE USED FOR ASSEMBLY PURPOSES BY FEWER THAN 75 PERSONS AND CLASSIFIED AS GROUP B OCCUPANCY IN ACCORDANCE WITH SECTION 303.1, EXCEPTION 2 OF THE NEW YORK CITY BUILDING CODE.

WALL LEGEND	
	EXISTING WALL TO REMAIN
	PROPOSED LIGHT GAUGE METAL STUD NON RATED PARTITION
	PROPOSED 2 HOUR RATED WALL
	MECHANICAL VENTILATION
	BATHROOMS 75 CFM
	WALL TAG

REFER TO STRUCTURAL PLAN AND ALT 2 JOB #321909896 FILED SEPARATELY FOR REMOVAL OF EXTERIOR
1ST FLOOR BRICK WALL TO BE REPLACED WITH STORE FRONT WINDOWS.

PROPOSING NEW INDIVIDUAL DOOR OPENINGS FOR EACH SPACE ON THIS APPLICATION

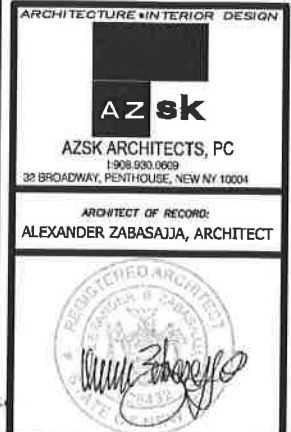
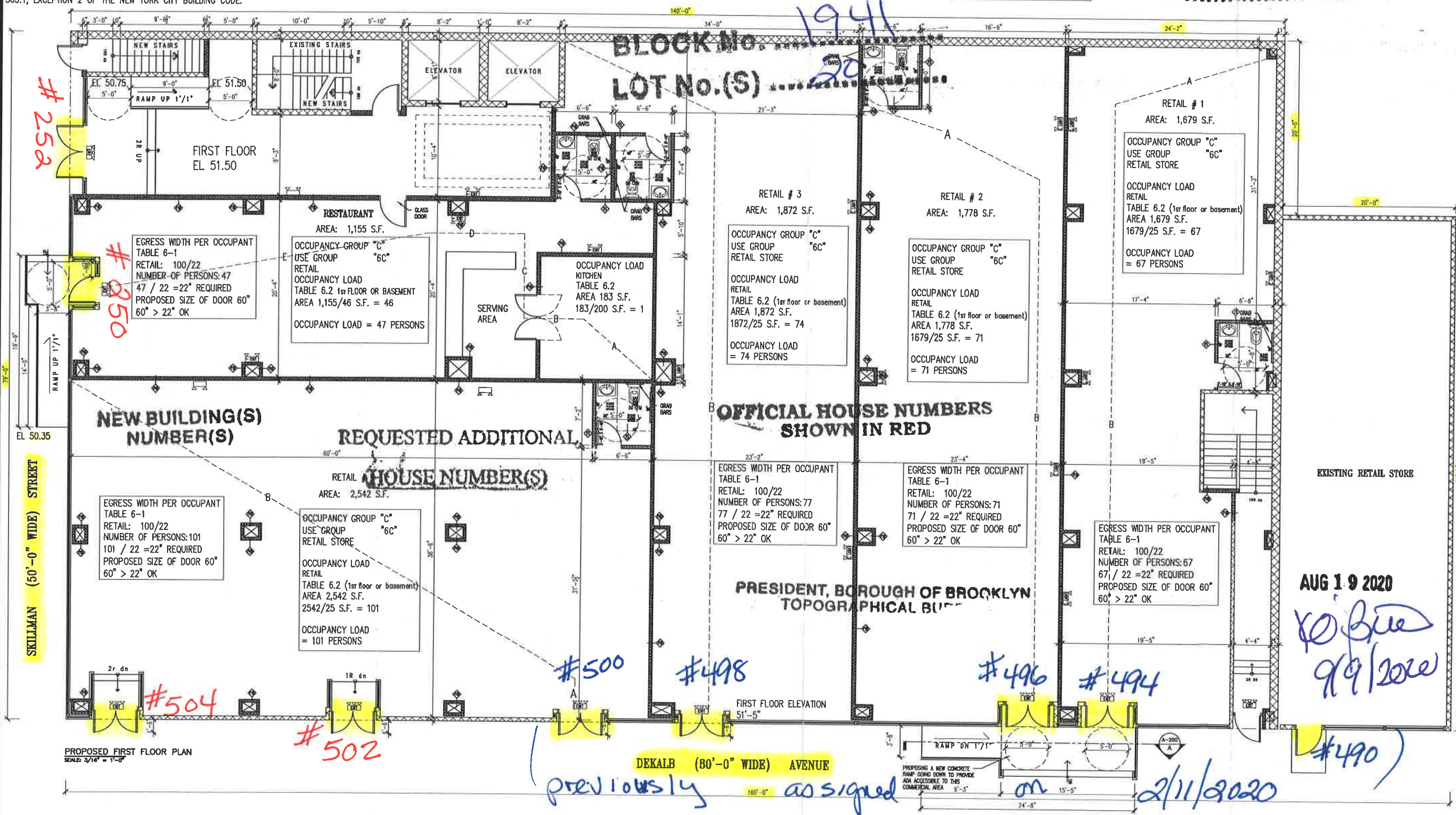
NOTE:
THE BUILDING IS FULLY SPRINKLED
MAXIMUM TRAVEL DISTANCE 200'

TABLE 6.3 MAXIMUM OCCUPANT LOAD—
SPACES WITH ONE DOOR
[Max. Occupant Load]**

Occupancy Group Classification	Max. Occupant Load with One Door
A	10
B	50
C	75
D	50
E	75
F	75
G	75
H	15
J	20

**If, as enacted but this heading probably intended to be omitted.

VOL. 5 PAGE 2



ENGINEERING CONSULTANTS:

DATE: REVISION:

GENERAL CONDITIONS:

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PROJECT:
500 DEKALB AVENUE
BROOKLYN, NY 11205

PROJECT INFORMATION:

PROPOSED FLOOR PLAN

DRAWING DATE: 9/25/2019
PROJECT NUMBER:
SCALE: AS NOTED
DRAWN BY: FS CHECKED BY: AZ
DRAWING TITLE: AREA: XXX SF.

A-100.00
5 of 7
DRAWING NUMBER: